

VICINITY MAP

GENERAL NOTES

- ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, THE CITY OF IRVINE LANDSCAPE MANUAL AND STANDARD PLANS, THE CITY OF IRVINE STREET DESIGN MANUAL, STANDARD ENCROACHMENT CONDITIONS, SPECIAL REQUIREMENTS OF THE CONSTRUCTION PERMIT, CALIFORNIA MUTCD AND THE WORK AREA TRAFFIC CONTROL HANDBOOK (W.A.T.C.H. MANUAL). WHENEVER SPECIAL REQUIREMENTS CONFLICT ON ANY SUBJECT MATTER, THE CITY ENGINEER OR HIS REPRESENTATIVE SHALL DETERMINE WHICH SPECIAL REQUIREMENT OR CODE WILL GOVERN.
- THE CITY OF IRVINE INSPECTION SERVICES DIVISION MUST BE NOTIFIED BEFORE STARTING ANY WORK. THE CONTRACTOR SHALL REQUEST A PRE-JOB MEETING AND SUBMIT REQUIRED ITEMS AT LEAST 48 HOURS IN ADVANCE OF THE MEETING. THE CITY INSPECTOR, CONTRACTOR, LANDSCAPE ARCHITECT, ENGINEER, AND DEVELOPER'S REPRESENTATIVE SHALL BE PRESENT TO REVIEW GRADING, IRRIGATION, PLANTING AND RELATED ITEMS.
- ALL INSPECTIONS SHALL BE MADE BY THE CITY INSPECTION SERVICES DIVISION. THE CONTRACTOR SHALL REQUEST INSPECTION AND DELIVER REQUIRED SUBMITTALS AT LEAST 48 HOURS IN ADVANCE OF THE TIME INSPECTION IS REQUIRED. NO ITEM SHALL BE COVERED OR ENCLOSED UNTIL IT HAS BEEN INSPECTED AND APPROVED BY THE CITY INSPECTOR. EACH ITEM SHALL BE INSPECTED FOR CONFORMANCE TO THE PLANS AND SPECIFICATIONS. ANY SUBSTITUTIONS SHALL BE APPROVED BY THE CITY ENGINEER PRIOR TO INSTALLATION. INSTALLATION AND WARRANTY OF ANY APPROVED SUBSTITUTION SHALL BE CONTRACTOR'S RESPONSIBILITY. ANY CHANGES REQUIRED FOR INSTALLATION OF ANY APPROVED SUBSTITUTION MUST BE MADE TO THE SATISFACTION OF THE CITY.
- THE CONTRACTOR SHALL MAINTAIN RECORD DRAWINGS ON THE JOB SITE AT ALL TIMES. HE SHALL RECORD ACCURATELY ON ONE SET OF RECORD DRAWINGS ALL CHANGES IN THE WORK CONSTITUTING DEPARTURES FROM THE ORIGINAL RECORD DRAWINGS. THE CHANGES AND DIMENSIONS SHALL BE RECORDED IN A LEGIBLE AND WORKMANLIKE MANNER TO THE SATISFACTION OF THE CITY INSPECTOR. DIMENSIONS SHALL BE FROM TWO PERMANENT POINTS OF REFERENCE (BUILDINGS, MONUMENTS, SIDEWALKS, CURBS, PAVEMENTS, ETC.) DATA TO BE SHOWN ON RECORD DRAWINGS SHALL BE RECORDED DAY TO DAY AS THE PROJECT IS BEING INSTALLED.
- IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY THE LOCATION AND TO PROTECT ALL EXISTING UNDERGROUND UTILITIES. THE CONTRACTOR SHALL NOTIFY UNDERGROUND SERVICE ALERT (U.S.A.) 800/422-4133 AT LEAST 72 HOURS PRIOR TO ANY EXCAVATION TO LOCATE EXISTING UTILITIES.
- THE CONTRACTOR SHALL OBTAIN ALL NECESSARY O.S.H.A. PERMITS.
- AFTER COMPLETION OF ROUGH GRADING AND PRIOR TO SOIL PREPARATION, THE LANDSCAPE ARCHITECT SHALL PROVIDE THE TESTING OF PLANTING SOILS AND COMPOSTED ORGANIC HUMUS MATERIALS BY AN INDEPENDENT AGRONOMIC SOILS TESTING LABORATORY (MEMBER OF THE CALIFORNIA ASSOCIATION OF AGRICULTURAL LABS). REPRESENTATIVE SOIL SAMPLES SHALL BE TAKEN IN THE FIELD AND A WRITTEN REPORT SHALL BE PREPARED BY THE SOIL SCIENTIST AND SHALL INCLUDE RECOMMENDATIONS FOR SOIL AMENDMENTS, PREPLANT FERTILIZATION, PLANTING BACKFILL MIX, HYDROMULCH SLURRY, AND AUGER HOLE REQUIREMENTS, AND POST-MAINTENANCE FERTILIZATION PROGRAM. TEST RESULTS AND RECOMMENDATIONS SHALL BE APPROVED BY THE CITY ENGINEER PRIOR TO SOIL PREPARATION.
- THE CONTRACTOR SHALL NOT STORE ANY EQUIPMENT OR MATERIALS ON THE STREET.
- THE CONTRACTOR SHALL NOT STORE MATERIALS OR EQUIPMENT, PERMIT BURNING, OPERATE OR PARK EQUIPMENT UNDER THE BRANCHES OF ANY EXISTING TREE. THE CONTRACTOR SHALL PROVIDE FENCES OR OTHER BARRIERS AS NECESSARY AT THE DRIP LINE TO PROTECT EXISTING TREES FROM DAMAGE DURING CONSTRUCTION.
- TREES SHALL BE PLANTED A MINIMUM DISTANCE OF:
 - THREE FEET FROM ANY CITY MAINTENANCE LIMIT LINE.
 - FOUR FEET FROM UTILITY INSTALLATIONS INCLUDING, BUT NOT LIMITED TO SEWERS, GAS, WATER LINES, METER VAULTS, CATCH BASINS, ETC.
 - FOUR FEET FROM FIRE HYDRANTS
 - TWENTY FEET FROM LIGHT STANDARDS
 - TREE LIMBS MUST HAVE A CLEARANCE OF 14.5 FEET OVER STREETS, 8 FEET OVER BICYCLE TRAILS, AND 7 FEET OVER PEDESTRIAN-TRAVELED WAYS.
- REVISIONS MADE ON THE PLANS AFTER APPROVAL BY THE CITY ENGINEER SHALL BE APPROVED BY THE CITY ENGINEER AND SO NOTED ON THE TITLE SHEET TO IMPLEMENTATION IN THE FIELD.
- NOTIFICATION OF NONCOMPLIANCE: IF, IN THE COURSE OF FULFILLING THEIR RESPONSIBILITY, THE DESIGN LANDSCAPE ARCHITECT FINDS THAT THE WORK IS NOT BEING DONE IN CONFORMANCE WITH THE APPROVED PLANS, THE DISCREPANCIES SHALL BE REPORTED IMMEDIATELY IN WRITING TO THE PERSON IN CHARGE OF THE WORK AND TO THE CITY INSPECTOR. RECOMMENDATIONS FOR CORRECTIVE MEASURES, IF NECESSARY, SHALL BE SUBMITTED TO THE CITY ENGINEER FOR APPROVAL.
- THE DESIGN LANDSCAPE ARCHITECT SHALL PROVIDE A CERTIFICATE OF COMPLIANCE TO THE CITY INSPECTION SERVICES DIVISION PRIOR TO BEGINNING THE MAINTENANCE PERIOD.
- ALL CONCRETE WORK SHOWN ON PLANS SHALL BE CONSTRUCTED WITH TYPE 5, SEVEN (7) SACK CEMENT UNLESS DEEMED UNNECESSARY BY THE SULPHATE CONTENT TESTS CONDUCTED BY THE SOILS ENGINEER AND APPROVED BY THE CITY.
- PERMANENT POWER TO AUTOMATIC CONTROLLERS SHALL BE CONTINUOUS AND ESTABLISHED PRIOR TO THE BEGINNING OF THE MAINTENANCE PERIOD.

GENERAL NOTES (CONTINUED)

- THE CONTRACTOR SHALL PROVIDE FULL MAINTENANCE OF ALL LANDSCAPE AREAS FOR A MINIMUM OF 90 DAYS AFTER INITIAL FIELD APPROVAL. THE MAINTENANCE PERIOD SHALL COMMENCE WHEN ALL ELEMENTS OF THE PROJECT ARE COMPLETED IN ACCORDANCE WITH THE APPROVED PLANS AND WRITTEN APPROVAL FROM THE CITY INSPECTION DIVISION HAS BEEN OBTAINED. PARTIAL ACCEPTANCE OF IMPROVEMENTS WITHIN THE SCOPE OF WORK OF APPROVED PLANS WILL NOT BE AUTHORIZED WITHOUT APPROVAL BY THE CITY ENGINEER.

MINIMUM INSPECTIONS REQUIRED BY PROJECT LANDSCAPE ARCHITECT

- IRRIGATION EQUIPMENT, WORKMANSHIP, AND COVERAGE TEST.
- FINAL IRRIGATION, APPROVAL TO BEGIN PLANTING.
- PLANT MATERIALS FOR TYPE, QUALITY PLACEMENT, SOIL PREPARATION.
- APPROVAL TO BEGIN MAINTENANCE PERIOD.
- FINAL, PRIOR TO ACCEPTANCE BY OWNER, AFTER 120-DAY MAINTENANCE PERIOD.

THE OWNER SHALL NOTIFY THE CITY INSPECTOR AND THE IRVINE RANCH WATER DISTRICT INSPECTOR NOT LESS THAN 48 HOURS (2 WORKING DAYS) IN ADVANCE OF THESE OBSERVATIONS. FILED REPORTS BY THE LANDSCAPE ARCHITECT SHALL BE FORWARDED TO THE CITY INSPECTOR WITHIN ONE (1) WEEK OF THE DATE OF THE OBSERVATION.

COMPUTERIZED IRRIGATION CONTROL SYSTEM SPECIFICATIONS

- ALL MATERIALS FURNISHED AND INSTALLED SHALL BE NEW AND SHALL CONFORM TO THE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, CURRENT EDITION, AS ADOPTED BY THE CITY.
- ALL MATERIALS EXCEPT INTERCONNECT CONDUCTORS SHALL HAVE A FIVE-YEAR WARRANTY. THE CONTRACTOR SHALL SUBMIT PROOF OF WARRANTY TO THE CITY INSPECTOR PRIOR TO THE START OF THE MAINTENANCE PERIOD. IT IS THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN THE NECESSARY WARRANTY INSPECTIONS FROM THE EQUIPMENT SUPPLIER. NO INSTALLATIONS WILL BE ACCEPTED WITHOUT PROOF OF WARRANTY.
- ALL INCIDENTAL PARTS WHICH ARE NOT SHOWN ON THE PLANS OR SPECIFIED HEREIN AND ARE NECESSARY TO COMPLETE OR MODIFY THE EXISTING SYSTEMS SHALL BE FURNISHED AND INSTALLED AS THOUGH SUCH PARTS WERE SHOWN ON PLANS OR SPECIFIED. ALL SYSTEMS SHALL BE IN SATISFACTORY OPERATION AT THE TIME OF COMPLETION.
- EXISTING INTERCONNECT SYSTEMS SHALL BE MAINTAINED IN EFFECTIVE OPERATION BY THE CONTRACTOR FOR THE DURATION OF THE WORK. THE CONTRACTOR SHALL NOTIFY THE CITY INSPECTOR 48 HOURS PRIOR TO PERFORMING ANY WORK ON AN EXISTING SYSTEM.
- THE CONTRACTOR SHALL COORDINATE WITH THE LOCAL PHONE COMPANY FOR CONNECTIONS TO THE TELEPHONE SERVICE AND/OR INSTALLATIONS OF CONDUIT, TELEPHONE CONDUCTORS, JACKS, AND MODEMS AT THE LOCATIONS SHOWN ON THE DRAWINGS. MINOR CHANGES CAUSED BY ACTUAL SITE CONDITIONS SHALL BE MADE AT NO COST TO THE CITY. ALL CHANGES TO THE PLANS SHALL BE APPROVED BY THE CITY ENGINEER.
- A FUNCTIONAL TEST FOR EACH NEW OR MODIFIED ELECTRICAL SYSTEM SHALL CONSIST OF NOT LESS THAN 5 DAYS OF CONTINUOUS, SATISFACTORY OPERATION. IF UNSATISFACTORY PERFORMANCE OF THE SYSTEM DEVELOPS, THE CONDITION SHALL BE CORRECTED AND THE TEST SHALL BE REPEATED UNTIL THE 5 DAYS OF CONTINUOUS SATISFACTORY OPERATION ARE OBTAINED.

THE CITY OF IRVINE

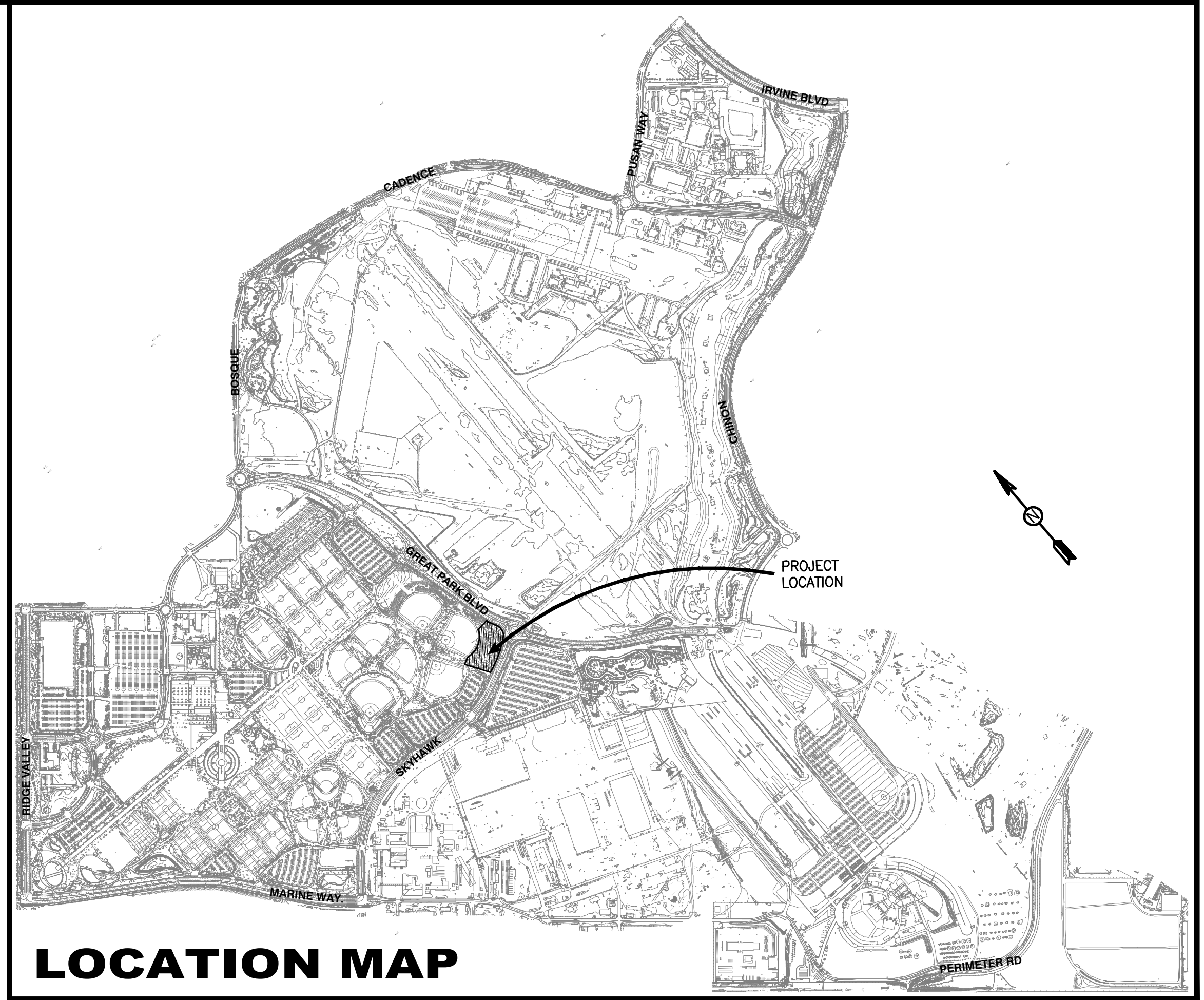


GREAT PARK

MAINTENANCE & OPERATIONS FACILITY
BID SET - 11/21/2025

CITY CIP NO. 372414

CITY PC NO. 00954071-PARK



LOCATION MAP

CONSULTANT TEAM

LANDSCAPE ARCHITECT
CLARK AND GREEN ASSOCIATES

15420 LAGUNA CANYON ROAD, SUITE 210
IRVINE, CA. 92618
(714)434-9803
CONTACT: KEVIN LANGE

CIVIL ENGINEER
HUNSAKER AND ASSOCIATES
3 HUGHES
IRVINE, CA. 92618
(949)458-5412
CONTACT: VIVIAN VU

DRY UTILITY CONSULTANT
MORROW MANAGEMENT
1130 VIA CALLEJON
SAN CLEMENTE, CA. 92673
(949)218-9400
CONTACT: SCOTT MORROW

ARCHITECT
SVA ARCHITECTS, INC.
6 HUTTON CENTRE DRIVE,
SUITE 1150
SANTA ANA, CA. 92707
(949)809-3380
CONTACT: DOUGLAS BROWN

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SUMMARY OF MAINTENANCE RESPONSIBILITIES

	CITY MAINTAINED	PRIVATELY MAINTAINED	TOTAL
PLANTING AREA	49,535 sf.	0 sf.	49,535 sf.
TOTAL	49,535 sf.	0 sf.	49,535 sf.


APPROVAL FOR ON-SITE RECYCLED WATER SYSTEM ONLY

WATER METERS AND ALL OTHER CONNECTIONS TO IRVINE RANCH WATER DISTRICT FACILITIES MUST BE APPLIED FOR, OR APPROVED THROUGH THE IRVINE RANCH WATER DISTRICT SUBDIVISION / DEVELOPMENT SECTION. FOR SPECIFIC REQUIREMENTS ABOUT OBTAINING A SERVICE, CALL: (949) 453-5300.

PLAN CHECK NUMBER: 3581R2
ON-SITE APPROVAL: [Signature] DATE: 11/13/2025

Drawing Name: h:\SPW\24-313 SVA Arch - Sports Park, Main Bldg, Restroom, Construction Document, Issues\23 Set\002 Title Sheet, Maint. Facility.dwg
Plot Date: Jun 14, 2026 - 3:02pm by: klange

3	1/15/2026	ADDENDUM #3 CHANGES	C&G		
NO.	DATE	REVISIONS	ENGR.	APPROV.	DATE



CLARK AND GREEN ASSOCIATES
15420 LAGUNA CANYON ROAD, SUITE 210
IRVINE, CA. 92618
(714)434-9803
CONTACT: KEVIN LANGE

APPROVED BY: CITY ENGINEER	R.C.E. NO.	DATE	APPROVED BY: RWD SWHAWY SEWER FACILITIES	R.C.E. NO.	DATE
APPROVED BY: ORANGE COUNTY FIRE MARSHALL		DATE	APPROVED BY: IRVINE RANCH WATER FACILITIES		DATE

TITLESHEET

SHT 1A3 OF 10 SHT(S)

PROJECT NO. 1153: XXXXX XXXXXX XXXXXX

PROPOSED IRRIGATION MAINLINE PLACEMENT IS DIAGRAMMATIC. THE TIE-IN FROM THE NEW MAINLINE ROUTING TO THE EXISTING MAINLINE WILL OCCUR AT THIS GENERAL LOCATION +/- 5'-0" OFF THE EXISTING CONCRETE WALK, ACCORDING TO IRRIGATION AS-BUILT INFORMATION. INSTALLING CONTRACTOR SHALL NOTIFY OWNERS REPRESENTATIVE OF ANY CONFLICTS.

EXISTING LIGHT POLE

EXISTING SPORTS PARK PARKING LOT

NEW IRRIGATION MAINLINE LOCATED 2' OFF CONCRETE PATH.

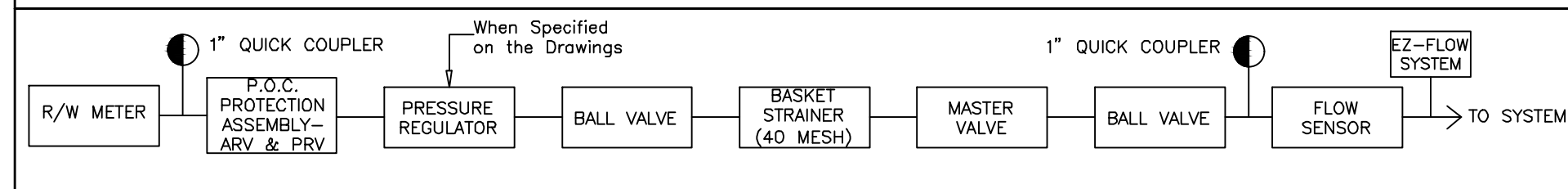
PROPOSED IRRIGATION MAINLINE PLACEMENT IS DIAGRAMMATIC. THE TIE-IN FROM THE NEW MAINLINE ROUTING TO THE EXISTING MAINLINE WILL OCCUR AT THIS GENERAL LOCATION +/- 10'-0" FROM THE EXISTING IRRIGATION PUMP, ACCORDING TO IRRIGATION AS-BUILT INFORMATION. REFER TO DETAIL "P" SHEET FOR JOINT RESTRAINTS THAT SHALL BE USED AT THIS CONNECTION. INSTALLING CONTRACTOR SHALL NOTIFY OWNERS REPRESENTATIVE OF ANY CONFLICTS.

RECYCLED WATER METER "3" INFORMATION	
WATER POC H.G.L.	640 (Zone C)
WATER METER ELEVATION	340.40 Feet
POC STATIC PRESSURE	69 PSI
WATER METER SIZE	4" Dia.
REQUIRED DYNAMIC PRESSURE	103 PSI
TOTAL MAX. IRRIGATION DEMAND BY THIS METER	500 Gpm
CIVIL STATION NO.	38+34.25 SKYHAWK
WATER METER ADDRESS	14551 SKYHAWK
TOTAL AREA SERVICED BY METER #3	39.9 ACRES

RW / DW SEPARATION NOTES

- ASSURE THAT NO "RECLAIMED WATER" IS INSTALLED PAST "PRIVATE PROPERTY" LINES. THIS INCLUDES ANY GATED ENTRIES TO HOMES, BACKYARDS, OR ANY AREA UNDER THE CONTROL OF THE INDIVIDUAL HOMEOWNER.
- SLEEVE RECYCLED MAINLINE, 5' EACH SIDE OF THE DOMESTIC WATER SERVICE, WITH PURPLE CLASS 200 SLEEVES.

P.O.C. LAYOUT DETAIL



EXISTING SPORTS PARK FIELDS

EXISTING VALVES TO BE LOCATED ON NEW MAINLINE PATH. NEW MAINLINE SHALL BE PLACED +/- 15' OFF EXISTING BASEBALL FENCE LOCATION. CONTRACTOR SHALL VERIFY LOCATION AND ENSURE NO CONFLICT WITH EXISTING FACILITIES.

CONTRACTOR TO ENSURE IRRIGATION OPERATES THROUGHOUT CONSTRUCTION.

EXISTING LIGHT POLE TYPICAL

CURRENT IRRIGATION MAINLINE PLACEMENT IS DIAGRAMMATIC. THE TIE-IN FROM THE NEW MAINLINE ROUTING TO THE EXISTING MAINLINE WILL OCCUR AT THIS LOCATION +/- 5' FROM THE BASEBALL FENCE LINE ACCORDING TO IRRIGATION AS-BUILT INFORMATION. INSTALLING CONTRACTOR SHALL NOTIFY OWNERS REPRESENTATIVE OF ANY CONFLICTS.

PERIMETER BLOCK WALL SPLIT-FACE WITH PRECISION CAP (PER SEPARATE PLAN SET)

SLIDING VEHICULAR GATE (PER ARCHITECTS PLAN SET)

PERIMETER BLOCK WALL SPLIT-FACE WITH PRECISION CAP (PER SEPARATE PLAN SET)

RELOCATED IRRIGATION MAINLINE STARTING POINT LOCATION PRIOR TO INSTALLATION

GREAT PARK BLVD

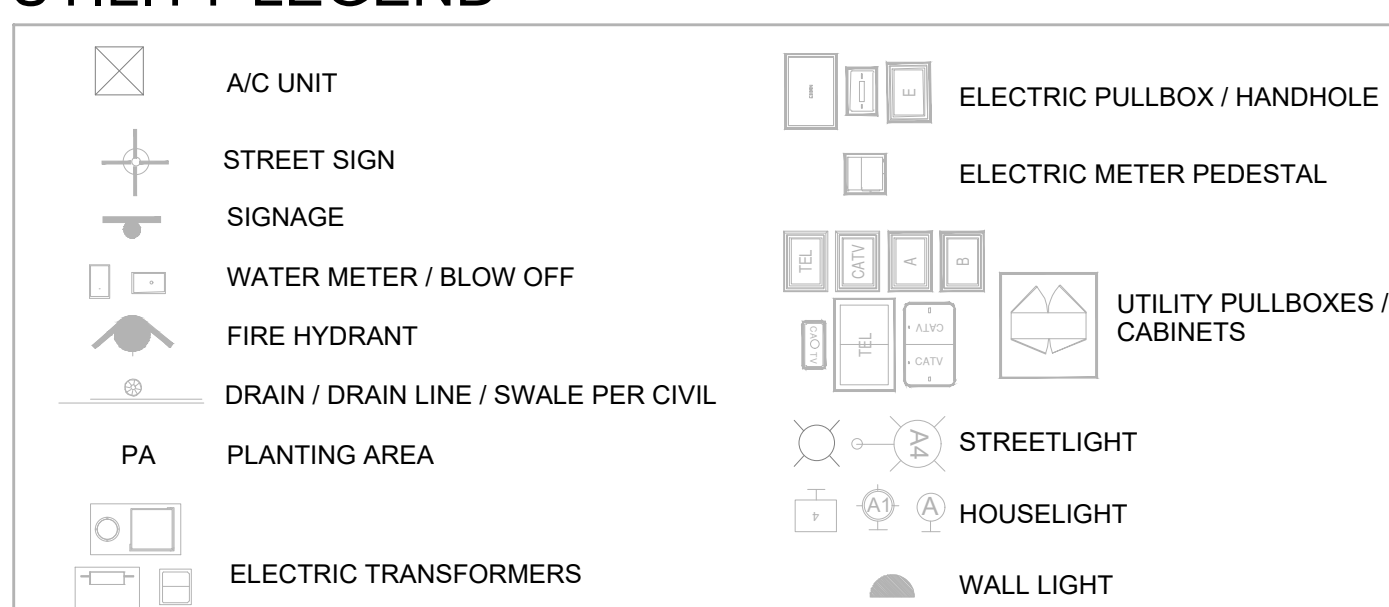
IRRIGATION MAINLINE NOTES

- IRRIGATION MAINLINE IS SHOWN DIAGRAMMATIC FOR CLARITY PURPOSE ONLY. CONTRACTOR SHALL LOCATE AND INSTALL IRRIGATION MAINLINE WITHIN PLANTING AREA AND 18" MIN. FROM EDGE OF ANY HARDSCAPE (BACK OF WALK).
- IF NO PLANTING AREA IS AVAILABLE AT BACK OF WALK, CONTRACTOR SHALL LOCATE AND INSTALL MAINLINE PIPE IN SHRUB PARKWAY, 12" MIN. FROM EDGE OF HARDSCAPE (FRONT OF WALK). VERIFY PRIOR TO INSTALLATION.

IRRIGATION CONSTRUCTION NOTES

- REFER TO (SWEENEY & ASSOCIATES SPORTS PARK - PHASE 2 LANDSCAPE IRRIGATION PLANS) (PDS 3851R) FOR LOCATION OF EXISTING WATER METER (POC #12). IRRIGATION CONTROLLER, MAINLINE PIPING AND ADDITIONAL INFORMATION ON EXISTING IRRIGATION SYSTEM.
- EXISTING IRRIGATION. PROTECT IN PLACE. REPLACE ALL EXISTING IRRIGATION DAMAGED DURING THE INSTALLATION OF THE NEW IRRIGATION SYSTEM AT NO ADDITIONAL COST TO THE OWNER.
 - CONTRACTOR TO CONNECT INTO EXISTING 4" MAINLINE PIPE AT LOCATION SHOWN ON PLAN. VERIFY PIPE SIZE PRIOR TO NEW MAINLINE CONNECTION.
 - CONTRACTOR TO CONNECT INTO EXISTING 6" MAINLINE PIPE AT LOCATION SHOWN ON PLAN. VERIFY PIPE SIZE PRIOR TO NEW MAINLINE CONNECTION.
 - CONTRACTOR TO CONNECT INTO EXISTING 8" MAINLINE PIPE AT LOCATION SHOWN ON PLAN. VERIFY PIPE SIZE PRIOR TO NEW MAINLINE CONNECTION.

UTILITY LEGEND



THERE ARE NO LOOPED METERS ON THIS SYSTEM.

EDISON LIGHT POLE NOTE

ALL MAINLINE, LATERAL PIPING & SPRINKLERS SHALL NOT BE INSTALLED CLOSER THAN 18" TO ANY EDISON LIGHT POLE FOOTING. MODIFY AS NECESSARY.

IRRIGATION SHEET NOTE

REFER TO SHEET(S) L-2.1 & L-3.1 - L-3.2 FOR IRRIGATION LEGENDS, NOTES & DETAILS.

LATERAL PIPE SIZING LEGEND

3/4"	LATERAL PIPING SIZE BETWEEN TWO IDENTICAL TIE MARKS SHALL BE SIZED THE SAME.
1"	
1 1/4"	
1 1/2"	
2"	
2 1/2"	

ADDITIONAL IRRIGATION NOTES

- CONTRACTOR SHALL ALLOW FOR ON-SITE MODIFICATION OF IRRIGATION LAYOUT AND ALLOW IN THE BID PRICE FOR ADJUSTMENTS.
- CONTRACTOR SHALL REVIEW VALVE SEQUENCING WITH THE OWNER'S REPRESENTATIVE AND OBTAIN APPROVAL OF SEQUENCING PLAN PRIOR TO INSTALLATION.
- THE DESIGN IS DIAGRAMMATIC. ALL IRRIGATION EQUIPMENT, PIPING, VALVES, ETC. SHOWN WITHIN PAVED AREAS IS FOR DESIGN CLARIFICATION ONLY AND SHALL BE INSTALLED PRECISELY WITHIN PLANTING AREAS. LOCATE ALL VALVES IN SHRUB AREAS ONLY. NO ADDITIONAL COMPENSATION ALLOWED.
- REPLACE ALL NEW & EXISTING SHRUBS / TREES DAMAGED DURING THE INSTALLATION OF THE IRRIGATION SYSTEM OR ACCESS, AS NECESSARY.
- PROVIDE SLEEVING WHERE IRRIGATION SYSTEM PASSES THROUGH OR BELOW ANY HARDSCAPE ITEMS SUCH AS MASONRY WALLS, FOOTINGS, ETC.
- MODIFY AND ADJUST EXISTING AND NEW IRRIGATION SYSTEMS FOR PROPER COVERAGE ALONG LIMIT OF WORK.

VALVE LOCATION NOTE

THE CONTRACTOR SHALL STAKE OUT EACH PRESSURE REGULATOR, MASTER VALVE, FLOW SENSOR, REMOTE CONTROL VALVE, GATE VALVE, AIR RELEASE VALVE AND QUICK COUPLER VALVE LOCATION FOR REVIEW AND APPROVAL BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL COST ASSOCIATED WITH RELOCATING VALVES IF FAILURE TO OBTAIN LANDSCAPE ARCHITECT'S APPROVAL.

TREE IRRIGATION NOTES

THREE BUBBLER LOCATION SHOWN ON PLAN IS FOR REFERENCE ONLY. VERIFY FINAL TREE LOCATION PRIOR TO BUBBLER INSTALLATION. REFER TO IRRIGATION DETAILS AND LEGEND.

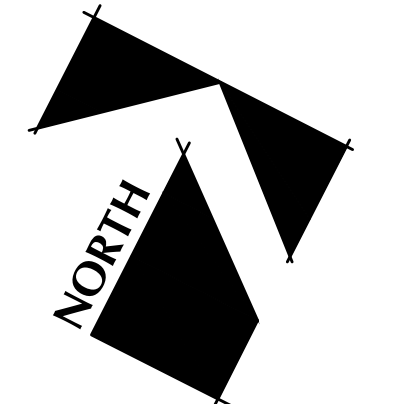
APPROVAL FOR ON-SITE RECYCLED WATER SYSTEM ONLY

WATER METERS AND ALL OTHER CONNECTIONS TO IRVINE RANCH WATER DISTRICT FACILITIES MUST BE APPLIED FOR, OR APPROVED THROUGH THE IRVINE RANCH WATER DISTRICT SUBDIVISION / DEVELOPMENT SECTION. FOR SPECIFIC REQUIREMENTS ABOUT OBTAINING A SERVICE, CALL: (949) 453-5300.

PLAN CHECK NUMBER: 3581R2
ON-SITE APPROVAL: DPFL
DATE: 11/13/2025

EXISTING MAINLINE NOTE

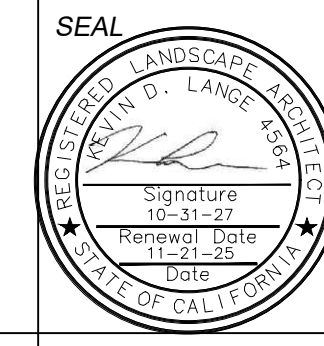
PROTECT IN PLACE EXISTING MAINLINE AND CONTROL WIRE UNLESS NOTED OTHERWISE



3 1/15/2026 ADDENDUM #3 CHANGES

CITY OF IRVINE

PLANS PREPARED BY:



DRAWN BY: KDL

DESIGNED BY: KL

CHECKED BY: LS, KL

RECOMMENDED:

IRWD PC NO. #3851R2
APPROVED BY:
IRVINE RANCH WATER DISTRICT
FOR RECLAIMED WATER SERVICE

DATE

GREAT PARK
MAINTENANCE & OPERATIONS FACILITY
IRRIGATION PLAN
CITY OF IRVINE
PROJECT DELIVERY & SUSTAINABILITY DEPARTMENT
PUBLIC WORKS & TRANSPORTATION DEPARTMENT

PLAN CHECK NO.
00954071 - PARK

LANDSCAPE PERMIT NO.
- LCE

SHEET:
L-1.1A3 OF 10

JOB NO. 24-313
BID SET 11/21/2025

SPECIAL ON-SITE RECYCLED WATER NOTES

THE FOLLOWING SPECIAL ON-SITE RECYCLED WATER NOTES ARE TO BE SHOWN ON ALL ON-SITE RECYCLED WATER SYSTEM CONSTRUCTION PLANS:

- A. THE INSTALLATION OF THE IRRIGATION WATER SYSTEM SHALL CONFORM TO THE REGULATIONS FOR THE CONSTRUCTION OF IRRIGATION WATER SYSTEMS WITHIN THE IRWD AND THE ACCOMPANYING PLANS AND SPECIFICATIONS.
- B. ALL ON-SITE RECYCLED AND POTABLE WATER PIPING INSTALLED ON THIS PROJECT SHALL BE IDENTIFIED IN ACCORDANCE WITH THE IRWD RULES AND REGULATIONS AND THE IRRIGATION SPECIFICATIONS.
- C. RECYCLED WATER PIPING SHALL BE PURPLE PVC. CONSTANT PRESSURE MAIN LINE PIPING 2" AND LARGER, RUBBER-RING JOINT, PVC CLASS 200, SOLVENT WELD JOINT; PVC CLASS 315, CONSTANT PRESSURE MAIN LINE PIPING 12" AND SMALLER, PVC SCHEDULE 40, INTERMITTENT PRESSURE LATERAL LINE PIPING, SOLVENT WELD JOINT, PVC CLASS 200, SCHEDULE 40.
- D. MARKING ON THE PURPLE PVC PIPE SHALL INCLUDE THE FOLLOWING:
- CAUTION: RECYCLED WATER - DO NOT DRINK; NOMINAL PIPE SIZE, PVC-120, PRESSURE RATING IN POUNDS PER SQUARE INCH AT 73 DEGREES, AND ASTM DESIGNATIONS SUCH AS 1785, 2241, 2672, 3139. PRINTING SHALL BE PLACED CONTINUOUSLY ON TWO SIDES OF THE PIPE.
- E. ALL RECYCLED WATER SPRINKLER CONTROL VALVES, ISOLATION VALVES, QUICK COUPLERS AND ALL APPURTENANCES SHALL BE TAGGED IN IDENTIFICATION TAGS.
- F. TAGS SHALL BE WEATHERPROOF PLASTIC, 3-inch x 4-inch, PURPLE IN COLOR WITH THE WORDS "WARNING RECYCLED WATER - DO NOT DRINK" IMPRINTED ON ONE SIDE, AND "AVISO - AGUA IMPURA - NO TOMAR" ON THE OTHER SIDE. IMPRINTING SHALL BE PERMANENT AND BLACK IN COLOR. USE TAGS AS MANUFACTURED BY T. CHRISTY ENTERPRISES OR APPROVED EQUAL.
- G. ONE TAG SHALL BE ATTACHED TO EACH APPURTENANCE AS FOLLOWS:
- a. ATTACH TO VALVE STEM DIRECTLY OR WITH PLASTIC TIE-WRAP OR
 - b. ATTACH TO SOLENOID WIRE DIRECTLY OR WITH PLASTIC TIE-WRAP OR
 - c. ATTACH TO VALVE COVER WITH EXISTING VALVE COVER BOLT
 - d. ATTACH TO BODY OF THE RELATIVE APPURTENANCE WITH A PLASTIC TIE-WRAP
- H. WARNING TAPE SHALL BE A MINIMUM OF 3 INCHES WIDE AND SHALL RUN CONTINUOUSLY FOR THE ENTIRE LENGTH OF ALL CONSTANT PRESSURE MAIN LINE PIPING. THE TAPE SHALL BE ATTACHED TO THE TOP OF THE PIPE WITH PLASTIC TAPE BANDED AROUND THE WARNING TAPE AND THE PIPE EVERY FIVE FEET ON CENTER.
- I. WARNING TAPE FOR THE CONSTANT PRESSURE POTABLE WATER PIPING SHALL BE BLUE IN COLOR WITH THE WORDS "CAUTION: BURIED WATERLINE BELOW" IMPRINTED IN MINIMUM 1-inch HIGH LETTERS, BLACK IN COLOR. IMPRINTING SHALL BE CONTINUOUS AND PERMANENT.
- J. IRWD SHALL BE NOTIFIED TWO DAYS PRIOR TO THE START OF IRRIGATION CONSTRUCTION AT (949) 453-5300 AND EACH WORKDAY THEREAFTER UNTIL COMPLETION OF PROJECT.
- K. ALL PRESSURE MAIN LINE PIPING FROM THE RECYCLED WATER SYSTEM SHALL BE INSTALLED TO MAINTAIN 10 FEET MINIMUM HORIZONTAL SEPARATION FROM ALL POTABLE WATER PIPING, WHERE RECYCLED AND POTABLE WATER PRESSURE MAIN LINE PIPING CROSS. THE RECYCLED WATER PIPING SHALL BE INSTALLED BELOW THE POTABLE WATER PIPING IN A CLASS 200 PURPLE-COLORED PVC SLEEVE WHICH EXTENDS A MINIMUM OF 5 FEET ON EITHER SIDE OF THE POTABLE WATER PIPING. PROVIDE A MINIMUM VERTICAL CLEARANCE OF 8 INCHES. CONVENTIONAL (WHITE) PVC PIPE MAY BE USED FOR SLEEVING MATERIAL. IF IT IS TAPED WITH 3-inch wide PURPLE WARNING TAPE WHICH READS "CAUTION: RECYCLED WATER - DO NOT DRINK".
- L. THE IRRIGATION SYSTEM MUST BE DESIGNED TO OPERATE BETWEEN THE HOURS OF 9:00 PM AND 6:00 AM UNLESS OTHERWISE DIRECTED BY THE DISTRICT ENGINEER.
- M. ALL NEW COMMON AREAS WHERE RECYCLED WATER IS USED AND THAT ARE ACCESSIBLE TO THE GENERAL PUBLIC SHALL BE POSTED WITH PERMANENT CONSPICUOUS SIGNS THAT INCLUDE THE FOLLOWING WORDING IN A SIGN NO LESS THAN 4 INCHES HIGH BY 8 INCHES WIDE: "RECYCLED WATER - DO NOT DRINK". EACH SIGN SHALL ALSO DISPLAY AN INTERNATIONAL SYMBOL CONVEYING THE SAME WARNING.
- N. ADJUST SPRAY HEADS TO PROVIDE OVERSPRAY ONTO AREAS NOT UNDER THE CONTROL OF THE CUSTOMER, FOR EXAMPLE, POOL DECKS, PRIVATE PATIOS, STREETS AND SIDEWALKS.
- O. CONTACT THE IRWD ENGINEERING DEPARTMENT OFFICE TWO DAYS PRIOR TO THE IRRIGATION SYSTEM COVERAGE TEST (949) 453-5300 AND ARRANGE A WALK THROUGH OF THE SYSTEM.
- P. FAILURE TO COMPLY WITH ANY OR ALL OF THE ABOVE GUIDELINES PUTS YOUR SYSTEM IN VIOLATION OF IRWD RULES AND REGULATIONS, AND WILL RESULT IN TERMINATION OF SERVICE UNTIL THE APPROPRIATE CORRECTIVE STEPS HAVE BEEN TAKEN.
- Q. WARNING TAPE SHALL BE USED ON ALL CONSTANT PRESSURE MAINS.
- R. WARNING TAPE SHALL BE A MINIMUM OF 3 INCHES WIDE AND SHALL RUN CONTINUOUSLY FOR THE ENTIRE LENGTH OF ALL CONSTANT PRESSURE MAIN LINE PIPING. THE TAPE SHALL BE ATTACHED TO THE TOP OF THE PIPE WITH PLASTIC TAPE BANDED AROUND THE WARNING TAPE AND THE PIPE EVERY 5 FEET ON CENTER.
- S. WARNING TAPE FOR THE CONSTANT PRESSURE RECYCLED WATER PIPING SHALL BE PURPLE IN COLOR WITH THE WORDS "RECYCLED WATER - DO NOT DRINK" IMPRINTED IN MINIMUM 1-inch HIGH, BLACK LETTERS. IMPRINTING SHALL BE CONTINUOUS AND PERMANENT.

GUIDELINES FOR RECYCLED WATER USE

THE FOLLOWING GUIDELINES HAVE BEEN ESTABLISHED BY IRWD IN CONJUNCTION WITH OCHA AND THE SANTA ANA REGIONAL WATER QUALITY CONTROL BOARD. THEY ARE INTENDED TO PROVIDE THE BASIC PARAMETERS FOR THE USE OF RECYCLED WATER IN LANDSCAPE IRRIGATION. TO OPERATE YOUR SYSTEM IN COMPLIANCE WITH THESE GUIDELINES YOU MUST:

- A. IRRIGATION BETWEEN THE HOURS OF 9:00 PM AND 6:00 AM ONLY. WATERING OUTSIDE THIS TIME FRAME MUST BE DONE MANUALLY WITH QUALIFIED SUPERVISORY PERSONNEL ON-SITE. NO SYSTEM SHALL AT ANY TIME BE LEFT UNATTENDED DURING USE OUTSIDE THE NORMAL SCHEDULE.
- B. IRRIGATE IN A MANNER THAT WILL MINIMIZE RUNOFF POOLING AND PONDING. THE APPLICATION RATE MUST NOT EXCEED THE INFILTRATION RATE OF THE SOIL. TIMERS MUST BE ADJUSTED SO AS TO BE COMPATIBLE WITH THE LOWEST SOIL INFILTRATION RATE PRESENT. THIS PROCEDURE MAY BE FACILITATED BY THE EFFICIENT SCHEDULING OF THE AUTOMATIC CONTROL CLOCKS, (I.E., EMPLOYING THE REPEAT FUNCTION TO BREAK UP THE TOTAL IRRIGATION TIME INTO CYCLES THAT WILL PROMOTE MAXIMUM SOIL ABSORPTION).
- C. ADJUST SPRAY HEADS TO ELIMINATE OVERSPRAY ONTO AREAS NOT UNDER THE CONTROL OF THE CUSTOMER. FOR EXAMPLE, POOL DECKS, PRIVATE PATIOS, STREETS AND SIDEWALKS.
- D. DO NOT USE QUICK COUPLERS FOR WASH DOWN OF HARDSCAPE.
- E. MONITOR AND MAINTAIN THE SYSTEM TO MINIMIZE EQUIPMENT AND MATERIAL FAILURE. BROKEN SPRINKLER HEADS, LEAKS, UNRELIABLE VALVES, ETC., SHOULD BE REPAIRED AS SOON AS THEY BECOME APPARENT.
- F. EDUCATE ALL MAINTENANCE PERSONNEL, ON A CONTINUOUS BASIS, OF THE PRESENCE OF RECYCLED WATER, AND THE FACT THAT IT IS NOT APPROVED FOR DRINKING PURPOSES, GIVING THE HIGH TURNOVER RATE OF EMPLOYEES IN THE LANDSCAPE INDUSTRY. IT IS IMPORTANT THAT THIS INFORMATION BE DISSEMINATED ON AN ALMOST DAILY BASIS. IT IS YOU, THE LANDSCAPE CONTRACTOR, WHO IS RESPONSIBLE FOR EDUCATING EACH AND EVERY ONE OF YOUR EMPLOYEES.
- G. OBTAIN PRIOR APPROVAL FOR ALL PROPOSED CHANGES AND MODIFICATIONS TO ANY ON-SITE FACILITIES. SUCH CHANGES MUST BE SUBMITTED TO, AND APPROVED BY, THE IRWD ENGINEERING OFFICE AND DESIGNED IN ACCORDANCE WITH IRWD STANDARDS.

FAILURE TO COMPLY WITH ANY OR ALL OF THE ABOVE GUIDELINES PUTS YOUR SYSTEM IN VIOLATION TO IRWD'S RULES AND REGULATIONS, AND WILL RESULT IN TERMINATION OF SERVICE UNTIL THE APPROPRIATE CORRECTIVE STEPS HAVE BEEN TAKEN.

IRWD FEELS THAT THE BENEFITS TO BE DERIVED FROM THE SUCCESSFUL APPLICATION OF RECYCLED WATER JUSTIFY THE OPERATING REQUIREMENTS THAT HAVE BEEN ESTABLISHED. IF YOU HAVE ANY QUESTIONS, OR IF WE CAN BE OF ANY ASSISTANCE, PLEASE DO NOT HESITATE TO CALL OUR ON-SITE RECYCLED WATER GROUP (949) 453-5300.

REGIONAL WATER QUALITY CONTROL BOARD NOTES

- A. THE AVERAGE NUMBER OF PEOPLE AT THIS USE SITE ON A DAILY BASIS:
- VARIES
- B. BOUNDARIES TO THE PROPOSED USE SITE, FOOTPRINT OF ANY FACILITIES ON THE PREMISES, DRINKING WATER FOUNTAINS, AND ANY RECYCLED WATER OF POTABLE WATER IMPOUNDMENT TO BE USED:
- SEE PLAN
- C. THE PERSON OR PERSON RESPONSIBLE FOR THE OPERATION OF THE RECYCLED WATER SYSTEM AT EACH USE AREA:
- VARIES
- D. THE SPECIFIC USE TO BE MADE OF THE RECYCLED WATER AT EACH USE AREA:
- LANDSCAPE IRRIGATION
- E. THE METHODS TO BE USED TO ASSURE THAT THE INSTALLATION AND OPERATION OF THE RECYCLED WATER SYSTEM WILL NOT RESULT IN CROSS CONNECTION BETWEEN THE RECYCLED WATER AND THE POTABLE WATER PIPING SYSTEM. DESCRIBE THE PRESSURE TEST DONE BEFORE INSTALLATION OF THE METER.
- MAINLINE INSTALL, PLACEMENT AND PRESSURE TESTING TO BE WITNESSED BY CITY INSPECTOR. RECYCLED WATER LATERAL & MAINLINE TO BE INSPECTED BY IRWD.
- F. PIPE LOCATIONS OF BOTH RECYCLED WATER AND POTABLE SYSTEMS, OF BRIEF EXPLANATION FOR THE EXCLUSION OF SYSTEM NOT SHOWN:
- THERE IS NO DOMESTIC SERVICE PLANNED FOR THIS AREA OR DURING THE TIME OF INSTALLATION.

GENERAL IRRIGATION NOTES

1. THE IRRIGATION DESIGN IS DIAGRAMMATIC. ALL PIPING, VALVES, ETC. SHOWN WITHIN PAVED SURFACES IS FOR DESIGN CLARIFICATION ONLY AND SHALL BE INSTALLED WITHIN PLANTING AREAS. THE CONTRACTOR SHALL LOCATE ALL VALVES IN SHRUB AREAS. NO ADDITIONAL COMPENSATION ALLOWED.
2. ALL MAINLINE PIPING, LATERAL PIPING AND CONTROL WIRES UNDER PAVING SHALL BE INSTALLED IN SEPARATE SLEEVES. MAINLINE AND LATERAL PIPING SLEEVE SIZE SHALL BE A MINIMUM OF TWICE (2X) THE DIAMETER OF THE PIPE TO BE SLEEVED. CONTROLLER WIRE SLEEVES SHALL BE OF SUFFICIENT SIZE FOR THE REQUIRED NUMBER OF WIRES UNDER PAVING SURFACES. SLEEVES SHALL BE INSTALLED PRIOR TO PAVING.
3. PIPE SIZES SHALL CONFORM TO THOSE SHOWN ON THE DRAWINGS. NO SUBSTITUTIONS OF SMALLER PIPE SIZES SHALL BE PERMITTED, BUT SUBSTITUTIONS OF LARGER SIZES MAY BE APPROVED. ALL DAMAGED AND REJECTED PIPE SHALL BE REMOVED FROM THE SITE AT THE TIME OF SAID REJECTION.
4. INSTALL BASKET STRAINER AND ALL MAINLINE PIPING BETWEEN THE POINT OF CONNECTION AND THE BASKET STRAINER ASSEMBLY PER LOCAL CODES, HEALTH DEPARTMENT AND IRRIGATION LEGEND, NOTES & DETAILS. FINAL LOCATION OF THE BASKET STRAINER SHALL BE APPROVED BY THE OWNERS AUTHORIZED REPRESENTATIVE.
5. 120 VAC ELECTRICAL POWER SOURCE AT CONTROLLER LOCATION SHALL BE PROVIDED BY THE CONTRACTOR UNLESS INDICATED OTHERWISE ON THE IRRIGATION PLAN. THE CONTRACTOR SHALL MAKE THE FINAL CONNECTION FROM THE ELECTRICAL SOURCE TO THE IRRIGATION CONTROLLER. FINAL LOCATION OF IRRIGATION CONTROLLER SHALL BE APPROVED BY OWNERS AUTHORIZED REPRESENTATIVE. ALL SPRINKLER HEADS SHALL BE FIELD ADJUSTED TO PREVENT OVERSPRAY ONTO THE CONTROLLER ASSEMBLY.
6. ALL SPRINKLER HEADS SHALL BE SET PERPENDICULAR TO FINISH GRADE UNLESS OTHERWISE SPECIFIED.
7. THE CONTRACTOR SHALL FLUSH AND ADJUST ALL SPRINKLER HEADS AND VALVES FOR OPTIMUM COVERAGE WITH MINIMAL OVERSPRAY ONTO WALKS, STREETS, WALLS, CURBS, ETC. AND AS DIRECTED BY THE OWNERS AUTHORIZED REPRESENTATIVE.
8. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO FAMILIARIZE THEMSELVES WITH ALL GRADE DIFFERENCES, LOCATION OF WALLS, RETAINING WALLS, STRUCTURES, UTILITIES, ETC. THE CONTRACTOR SHALL REPAIR OR REPLACE ALL ITEMS DAMAGED BY THEIR WORK. THEY SHALL COORDINATE THEIR WORK WITH OTHER CONTRACTORS FOR THE LOCATION AND INSTALLATION OF PIPE SLEEVES AND LATERALS THROUGH WALLS, UNDER ROADWAYS AND PAVING ETC.
9. THE SPRINKLER SYSTEM DESIGN IS BASED ON A MINIMUM OPERATING PRESSURE AND A MAXIMUM FLOW DEMAND INDICATED ON THE IRRIGATION PLANS. THE CONTRACTOR SHALL VERIFY EXISTING WATER PRESSURE. FOR EACH POINT OF CONNECTION, PRIOR TO THE INSTALLATION OF THE LANDSCAPE IRRIGATION SYSTEMS, REPORT ANY DIFFERENCE BETWEEN THE WATER PRESSURE INDICATED ON THE DRAWINGS AND THE ACTUAL PRESSURE READING AT THE IRRIGATION POINT OF CONNECTION TO THE OWNERS AUTHORIZED REPRESENTATIVE PRIOR TO START OF WORK.
10. DO NOT WILLFULLY INSTALL THE SPRINKLER SYSTEM AS SHOWN ON THE DRAWINGS WHEN IT IS OBVIOUS IN THE FIELD THAT UNKNOWN OBSTRUCTION, GRADE DIFFERENCES OR DIFFERENCES IN THE AREA DIMENSIONS EXIST THAT MIGHT NOT HAVE BEEN CONSIDERED IN THE ENGINEERING. SUCH OBSTRUCTIONS OR DIFFERENCES SHOULD BE BROUGHT TO THE ATTENTION OF THE OWNERS AUTHORIZED REPRESENTATIVE. IN THE EVENT THIS NOTIFICATION IS NOT PERFORMED, THE CONTRACTOR SHALL MAKE ALL THE NECESSARY REVISIONS AT CONTRACTOR'S OWN EXPENSE.
11. ALL SPRINKLER EQUIPMENT NOT OTHERWISE DETAILED OR SPECIFIED SHALL BE INSTALLED AS PER MANUFACTURER'S RECOMMENDATIONS AND SPECIFICATIONS.
12. THE CONTRACTOR SHALL INSTALL KBI SERIES ANTI-DRAIN VALVES (OR APPROVED EQUAL) ON ALL HEADS IN AREAS WHERE FINISH GRADE EXCEEDS 4". WHERE POST VALVE SHUT-OFF DRAINING OF THE IRRIGATION HEAD OCCURS OR AS DIRECTED BY THE OWNERS AUTHORIZED REPRESENTATIVE.
13. THE CONTRACTOR SHALL PROVIDE PRESSURE COMPENSATING SCREENS (PCS) AS NEEDED TO REDUCE OR ELIMINATE OVERSPRAY ONTO AREAS NOT UNDER THE CONTROL OF THE CUSTOMER.
14. ALL BASKET STRAINERS, MASTER VALVES, FLOW SENSORS, REMOTE CONTROL VALVES, DIRECTED RELIEF VALVES, GATE VALVES, QUICK COUPLERS, PULL / SPARE WIRE BOXES SHALL BE INSTALLED COMPLETE IN SUITABLE VALVE BOXES COMPLETE WITH LOCKING COVERS, GRAVEL, ROCK, ETC., AND AS SHOWN ON THE IRRIGATION DETAILS. THEY SHALL BE CARBON, NOS OR APPROVED EQUAL AND SHALL BE MARKED INDICATING CONTROLLER AND STATION NUMBER AND / OR AS INDICATED ON THE IRRIGATION DETAILS. LOCATE ALL VALVE BOXES IN SHRUB AREAS ONLY.
15. WHEN NON-POTABLE OR RECLAIMED WATER IS BEING USED FOR IRRIGATION, ALL PVC PIPING MUST MEET OR EXCEED IAPMO AND NSF STANDARDS FOR PVC TYPE I, GRADE 1 PIPE. ALL BELOW GRADE PVC PIPE SHALL BE PURPLE PVC MANUFACTURED FOR RECYCLED (RECLAIMED) WATER SYSTEMS. ALL ON GRADE PVC PIPE SHALL BE PVC UVR BROWN PIPE WITH STENCILED WARNINGS IN WATERPROOF INK STATING "CAUTION RECLAIMED WATER".
16. ALL TWO-WIRE CABLE SHALL BE A MINIMUM 14 GAUGE, 2-CONDUCTOR PARALLEL CABLE WITH HIGH DENSITY JACKET SUITABLE FOR DIRECT BURIAL. 2-WIRE SLEEVE/JACKET SHALL BE COLOR AS INDICATED PER THE IRRIGATION LEGEND. ALL TWO WIRE CABLE SHALL BE INSTALLED WITHIN A PVC GRAY SCH 40 CONDUIT 1.25" IN SIZE.
18. MAINLINE SHALL BE PRESSURE TESTED FOR 3 HRS @ 150 PSI PRIOR TO BACKFILL.

MAINTENANCE NOTE

MAINTENANCE SCHEDULE: A REGULAR MAINTENANCE SCHEDULE SATISFYING THE FOLLOWING CONDITIONS SHALL BE SUBMITTED AS PART OF THE LANDSCAPE DOCUMENTATION PACKAGE. LANDSCAPE SHALL BE MAINTAINED TO ENSURE WATER EFFICIENCY. A REGULAR MAINTENANCE SCHEDULE SHALL INCLUDE, BUT NOT BE LIMITED TO, CHECKING, ADJUSTING, AND REPAIRING IRRIGATION EQUIPMENT, RESETTling THE AUTOMATIC CONTROLLER, AERATING AND DETATCHING TURF AREAS, REPLISHING MULCH, FERTILIZING, PRUNING, AND WEEDING IN ALL LANDSCAPE AREAS. WHENEVER POSSIBLE, REPAIR OF IRRIGATION EQUIPMENT SHALL BE DONE WITH THE ORIGINALLY SPECIFIED MATERIALS OR THEIR EQUIVALENTS. A LANDSCAPE IRRIGATION AUDIT SCHEDULE AS REQUIRED IN CHAPTER 20.09 OF TITLE 20 MAY BE RECOMMENDED. THE MAXIMUM PERIOD BETWEEN AUDITS SHALL BE FIVE YEARS.

MAINTENANCE TASK	FREQUENCY
CONTROLLER CABINET - OPEN CABINET, CLEAN OUT DEBRIS, AND REPLACE BATTERY AS NECESSARY. CHECK WIRING AND REPAIR AS NEEDED. CHECK CLOCK AND RESET, IF NECESSARY.	QUARTERLY
IRWD SCHEDULE - ADJUST SCHEDULE FOR SEASONAL VARIATIONS AND OTHER CONDITIONS WHICH MAY AFFECT THE AMOUNT OF WATER NEEDED TO MAINTAIN PLANT HEALTH. ADJUST AS NECESSARY.	MONTHLY
POC - VISUALLY INSPECT COMPONENTS FOR LEAKS, PRESSURE SETTINGS, SETTLEMENT OR OTHER DAMAGE AFFECTING THE OPERATION OF A COMPONENT REPAIR AS NEEDED.	QUARTERLY
REMOTE CONTROL VALVES, ISOLATION VALVES AND QUICK COUPLER VALVES - VISUALLY INSPECT FOR LEAKS, SETTLEMENT, WIRE CONNECTIONS AND PRESSURE SETTINGS. REPAIR OR ADJUST AS NEEDED.	QUARTERLY
MAINLINE AND LATERALS - VISUALLY INSPECT FOR LEAKS OR SETTLEMENT OF TRENCH.	QUARTERLY
SPRINKLERS - VISUALLY CHECK FOR ANY BROKEN, MISALIGNED OR CLOGGED HEADS, HEADS WITH INCORRECT ARC, INADEQUATE COVERAGE OR OVERSPRAY AND LOW HEAD DRAINAGE. REPAIR AS NEEDED.	WEEKLY
FILTERS AND STRAINERS - VISUALLY CHECK FOR LEAKS AND BROKEN FITTINGS. CLEAN AND FLUSH SCREENS.	MONTHLY

IRRIGATION MOCK-UP NOTES

- AFTER APPROVAL OF ALL IRRIGATION SUBMITTALS BY LANDSCAPE ARCHITECT AND PRIOR TO ANY IRRIGATION INSTALLATION, THE CONTRACTOR SHALL PREPARE AN IRRIGATION MOCK-UP TO BE REVIEWED BY THE OWNERS REPRESENTATIVE.
- THE LOCATION SHALL BE SELECTED BY THE OWNERS REPRESENTATIVE AND CONSIST OF A 6 FT. x 6 FT. SQUARE AREA LOCATED WITHIN THE PROJECT LANDSCAPE AREA. THE FOLLOWING ITEMS SHALL BE PROVIDED WITHIN THE IRRIGATION MOCK-UP AREA...
 - 1. VALVE BOX (SHRUB APPLICATION) INSTALLATION.
- NOTIFY THE OWNERS REPRESENTATIVE (90) HOURS PRIOR TO SCHEDULING IRRIGATION MOCK-UP REVIEW.
- IRRIGATION MOCK-UP SHALL BE REMOVED AT COMPLETION OF IRRIGATION INSTALLATION AND AS DIRECTED BY THE OWNERS REPRESENTATIVE.

SPRAY LAYOUT NOTE

WHEN VERTICAL OBSTRUCTIONS (STREET LIGHTS, UTILITY ENCLOSURES, ETC.) INTERFERE WITH THE SPRAY PATTERN OF THE ROTOR SPRINKLER LAYOUT AS TO PREVENT PROPER HEAD TO HEAD COVERAGE, CONTRACTOR SHALL FIELD ADJUST THE ROTOR SPRINKLER SYSTEM LAYOUT BY INSTALLING QUARTER / HALF CIRCLE SPRINKLER POP-UP HEADS ON EACH SIDE OF THE OBSTRUCTION.

- ALL ADJUSTMENTS SHALL BE MADE AT NO ADDITIONAL COST TO THE OWNER.

COORDINATION NOTE

FULL COORDINATION WITH THE CITY INSPECTION STAFF IS REQUIRED AND THE RESPONSIBILITY OF THE INSTALLING CONTRACTOR.

IRRIGATION LEGEND

IRRIGATION HEAD LEGEND															
HEAD SYMBOL					MANUFACTURER/MODEL NUMBER-DESCRIPTION	NOZZLE	ARC/ADJUST	FLOW RATE IN GPM				PSI	RADIUS	DETAIL	SHEET
F	H	Q	V	F				H	Q	V					
①					RAIN BIRD 5006-PL-FC-SAM-R-NP-S3 6" POP-UP STAINLESS STEEL TURF ROTOR	MPR-25-F	360°	3.82				45	25'	522	L-3.1
①	①				RAIN BIRD 5006-PL-PC-SAM-R-NP-S3 6" POP-UP STAINLESS STEEL TURF ROTOR	MPR-25-H	50°-360°	1.98	1.00			45	25'	522	L-3.1
①					RAIN BIRD 5012-PL-FC-SAM-R-NP 12" POP-UP SHRUB ROTOR W/ CHECK VALVE	MPR-25-F	360°	3.82				45	25'	521	L-3.1
①	①				RAIN BIRD 5012-PL-PC-SAM-R-NP 12" POP-UP SHRUB ROTOR W/ CHECK VALVE	MPR-25-H	40°-360°	3.00	1.40			45	25'	521	L-3.1
②					RAIN BIRD 5012-PL-FC-SAM-R-NP 12" POP-UP SHRUB ROTOR W/ CHECK VALVE	MPR-30-F	360°	5.78				45	30'	521	L-3.1
②	②				RAIN BIRD 5012-PL-PC-SAM-R-NP 12" POP-UP SHRUB ROTOR W/ CHECK VALVE	MPR-30-H	40°-360°	2.96	1.40			45	30'	521	L-3.1
②					RAIN BIRD 5012-PL-PC-SAM-R-NP 12" POP-UP SHRUB ROTOR W/ CHECK VALVE	MPR-35-H	40°-360°	3.81	1.92			45	35'	521	L-3.1
●					RAIN BIRD R004-S-P30-N W/PA-80 PROVIDE (2) TREE BUBBLERS TO EACH TREE INDICATED ON THE IRRIGATION PLAN.	1402	TRICKLE	0.50 (2)-1.00				30	1'-3"	519	L-3.1
▽					RAINBIRD RD-12-S-P45-F-N SHRUB 12" POP-UP WITH ROTARY NOZZLE	R-VN14 Series	45°-360°	1.12	0.58	0.29		35	8'-14"	521	L-3.1
▽	▽				RAINBIRD RD-12-S-P45-F-N SHRUB 12" POP-UP WITH ROTARY NOZZLE	R-VN18 Series	45°-360°	1.67	0.91	0.47		35	13'-18"	521	L-3.1
* CONTRACTOR SHALL INSTALL LOW DRAINAGE VALVES MODEL HC-500-50M AT ALL SPRINKLERS INSTALLED ON RISERS/SHRUB ADAPTERS TO PREVENT LOW HEAD DRAINAGE, AS NECESSARY TO PREVENT LOW DRAINAGE. NO LOW HEAD DRAINAGE IS ALLOWED.															

•CONTRACTOR SHALL INSTALL HUNTER CHANCE MODEL HC-50E-50M, AT ALL SPRINKLERS INSTALLED ON RISERS/SHRUB ADAPTERS TO PREVENT LOW HEAD DRAINAGE, AS NECESSARY TO PREVENT LOW HEAD DRAINAGE, NO LOW HEAD DRAINAGE IS ALLOWED.

IRRIGATION EQUIPMENT LEGEND

SYMBOL	LEGEND	MANUF.	MODEL NUMBER / DESCRIPTION	DETAIL	SHEET
⊕	RAINBIRD CALSENSE		PLASTIC REMOTE CONTROL VALVE MODEL PESB-R-PBS-D WITH PRESSURE REGULATING MODULE. SEE PLAN FOR VALVE SIZE. PROVIDE (1) CALSENSE TWO-STATION DECODER MODEL QS-2W-2AS1 TO EACH REMOTE CONTROL VALVE. REFER TO DETAILS.	510	L-3.1 L-3.2
⊕	RAINBIRD CALSENSE		PLASTIC REMOTE CONTROL VALVE MODEL PESB-R WITH SENSINER PSR PRESSURE REGULATOR MODEL PSR-40. PROVIDE (1) CALSENSE TWO-STATION DECODER MODEL QS-2W-2AS1 TO EACH REMOTE CONTROL VALVE. SEE PLAN FOR VALVE SIZE. REFER TO DETAILS.	510	L-3.1 L-3.2
⊕	RAINBIRD		DRIP PLASTIC DRIP REMOTE CONTROL VALVE ZONE KIT WITH PRESSURE REGULATING BASKET FILTERS. USE THE FOLLOWING DRIP REMOTE CONTROL VALVE ZONE KIT MODEL. SEE PLAN FOR VALVE SIZE. •DRIP RCV WITH FLOWS OF 3.0 TO 20.0gpm, PROVIDE ZONE KIT MODEL KCZ-PBB-100-COM. •DRIP RCV WITH FLOWS OF 20.1 TO 40.0gpm, PROVIDE ZONE KIT MODEL KCZ-PBB-150-COM.	FJ	L-3.2
⊕	(EXISTING)		DRIP SHRUB TUBING, TECHLINE SERIES, MODEL TL-CD-DR-06-18, DRIPLINE WITH 0.6gph, PRESSURE COMPENSATING VALVE BOXES COMPLETE WITH LOCKING COVERS, GRAVEL, ROCK, ETC., AND AS SHOWN ON THE IRRIGATION DETAILS. INSTALL SOIL STAPLES AT 5' O.C. AT ALL TEES, ELBOWS, CROSS AND CHANGES IN DIRECTION. INSTALL DRIP TUBING AT 18" O.C. ROW SPACING STARTING 12" AWAY FROM HARDSCAPE EDGE (WALKS/CURBS/ETC), MAINTAIN A TRIANGULAR EMTY LATENCY. REFER TO NOTES AND DETAILS.	B,E J,K,L	L-3.2
⊕	SIGNATURE		QUICK COUPLER VALVE MODEL 76AS, 1" VALVE WITH ACME THREADS AND PURPLE LOCKING COVER.	508	L-3.1
⊕	NIBCO		ISOLATION VALVE, SEE PLAN FOR MAINLINE SIZE. •MODEL T-1T-800A, BRASS, TWO-PIECE BALL VALVE WITH LEVER HANDLE FOR MAINLINE SIZE 1" TO 26". •MODEL F-613-06-200A, DUCTILE IRON, RESILIENT WEDGE, EPOXY COATED GATE VALVE WITH FLANGE CONNECTIONS. INSTALL WITH MEGA-LUGS/ADAPTERS FOR MAINLINE SIZES 3" AND LARGER.	506 507	L-3.1 L-3.2
⊕	APPROVED		MAINLINE PIPE, SIZE MAINLINES PER PLAN. •PURPLE PVC SCH. 40 IPS FOR MAINLINE SIZES 1" TO 18". •PURPLE PVC CLASS 315 IPS FOR MAINLINE SIZES 2" AND 3". •PURPLE CLASS 200 IPS RUBBER RING JOINTS FOR MAINLINE SIZES 4" AND LARGER. INSTALL WITH 200 MAINLINE DEEP BELL DUCTILE IRON FITTINGS AND JOINT RESTRAINTS. REFER TO DETAILS FOR ADDITIONAL INFORMATION.	500 501 P/Q	L-3.1 L-3.2
⊕	APPROVED		LATERAL PIPE, MINIMUM PIPE SIZE SHALL BE 3/4", SIZE LATERALS PER PLAN. •PURPLE PVC SCH. 40 IPS FOR LATERAL SIZES 3/4" TO 2".	500 501	L-3.1
⊕	APPROVED		LATERAL PIPE, MINIMUM PIPE SIZE SHALL BE 3/4", SIZE LATERALS PER PLAN. •PURPLE PVC SCH. 40 IPS FOR LATERAL SIZES 3/4" TO 2".	500 501	L-3.1
⊕	APPROVED		IRRIGATION SLEEVES TO BE INSTALLED PER DRIP UTILITY PLANS, VERIFY PRIOR TO BID, IF IRRIGATION SLEEVES DO NOT EXIST/ARE NOT INSTALLED, CONTRACTOR SHALL PROVIDE AND INSTALL (2)-6" AND (2)-4" PURPLE CLASS 200 MAINLINE SLEEVES PRIOR TO ROADS/HARDSCAPE INSTALLATION. VERIFY LOCATION.	500 501	L-3.1
⊕	APPROVED		IRRIGATION MAINLINE & CONTROL WIRE SLEEVES SHALL BE INSTALLED PER IRRIGATION PLAN. VERIFY LOCATION. CONTRACTOR SHALL PROVIDE AND INSTALL PURPLE SCH. 40 MAINLINE SLEEVES PRIOR TO HARDSCAPE/PAVING INSTALLATION.	500 501	L-3.1
⊕	APPROVED		IRRIGATION LATERAL SLEEVES TO BE INSTALLED PER IRRIGATION PLAN. VERIFY LOCATION. SLEEVES SHALL BE PURPLE SCH. 40 PVC, 2X LATERAL LINE SIZE. INSTALL PRIOR TO HARDSCAPE/PAVING INSTALLATION.	500 501	L-3.1
⊕	APPROVED		RECYCLED WATER SIGN, PER IRWD SPECIFICATIONS, VERIFY LOCATION WITH OWNER'S REPRESENTATIVE PRIOR TO INSTALLATION.	C	L-3.2
⊕	APPROVED		SPARE TWO-WIRE PULL BOX, TWO-WIRE SHALL HAVE A 36" LOOP OF EXTRA WIRE, NEATLY BUNDLED, TAPE & TERMINATED WITHIN VALVE BOX, SPARE TWO-WIRE CABLE SLEEVES SHALL BE GRABBLE IN COLOR. REFER TO NOTES AND DETAILS FOR ADDITIONAL INFORMATION. INSTALL GROUND PLATES PER MANUFACTURERS RECOMMENDATIONS.	517	L-3.1
⊕	CALSENSE I.T.S.		TWO-WIRE GROUND PLATE, PROVIDE 3M-ID-0208-S WIRE CONNECTORS FOR ALL TWO-WIRE SPLICES. INSTALL EVERY 500' IN DIA. AND AT EVERY 2-WIRE DEAD END RUNS. LOCATION SHOWN ON PLAN IS DIAGRAMMATIC. PROVIDE (1)-500, 840 OF 2MM/ELL OR 2MM/SH BACKFILL, VERIFY. REFER TO DETAILS FOR ADDITIONAL INFORMATION. INSTALL PER MANUFACTURERS RECOMMENDATIONS. ALL 2-WIRE TO BE INSTALLED WITH 1.25" GRAY CONDUIT.	516 M	L-3.1 L-3.2
⊕	CALSENSE I.T.S.		2-WIRE PATH ISOLATION SWITCH AT 2-WIRE PATH BRANCHES AND 1-INTERSECTIONS. INSTALL I.T.S. TWO-WIRE PATH ISOLATION SWITCH MODEL TWS WITH 3M-ID-0208-S WIRE CONNECTORS FOR ALL SPLICES. VERIFY LOCATION PRIOR TO INSTALLATION. PROVIDE ID TAG MODEL ID-STD-02 AND PLACE TAG ON WIRING 2-WIRE PATH FEED WIRE (WIRE FROM CONTROLLER). PROVIDE GROUND PLATE AND SURGE PROTECTION DECODER FOR ISOLATION SWITCH GROUNDING. REFER TO DETAILS. ALL 2-WIRE TO BE INSTALLED WITH 1.25" GRAY CONDUIT.	516 N	L-3.1 L-3.2
⊕	LOCATION NOT SHOWN ON PLAN	CHRISTY'S	VALVE ID TAGS, PURPLE ID TAG WITH VALVE STATION # / IDENTIFICATION INDICATED ON TAG MODEL ID-STD-02 AND PURPLE ID TAG WITH WORDING INDICATING "WARNING RECYCLED/RECLAIMED WATER DO NOT DRINK" PRINTED ON TAG MODEL ID-MAX-02-BG006. PROVIDE ID TAGS TO MV, FS, PRV, AFR, REMOTE CONTROL VALVE, GATE VALVE AND QUICK COUPLER VALVE.	--	--
⊕	LOCATION NOT SHOWN ON PLAN	KBI	LATERAL PIPE SWING / SPRING CHECK VALVE, LATERAL LINE SIZE, VERIFY LOCATION. • MODEL KSC-1-KC2, PVC SCH. 40, INSTALL PER DETAILS AND MANUFACTURER'S RECOMMENDATIONS.	L	L-3.2
⊕	LOCATION NOT SHOWN ON PLAN	----	PVC PIPE TO DRIP TUBING HEADER / EXHAUST CONNECTION WITH SCH. 40 FITTINGS AND DRIP BARB FITTINGS. REFER TO NOTES AND DETAILS.	E,J	L-3.2
⊕	LOCATION NOT SHOWN ON PLAN	RAINBIRD	DRIP TUBING AIR RELIEF VALVE MODEL TLAVR INSTALLED WITH DRIP BARB FITTINGS, VERIFY LOCATION. REFER TO NOTES AND DETAILS.	K	L-3.2
⊕		NIBCO	DRIP MANUAL LINE FLUSH VALVE MODEL 4660-S. REFER TO NOTES AND DETAILS.	O	L-3.2
⊕		RAINBIRD	DRIP SHRUB TUBING OPERATION INDICATOR SPRINKLER MODEL RD-12-S-P30-F-N-(8-HEVAN), 12" POP-UP WITH (1) 8" HE-VAN NOZZLE. ADJUST NOZZLE TO CLOSE POSITION AND LOCATE INDICATOR NEAR DESIGNATED DRIP RCV VALVE BOX. REFER TO DETAILS.	B,E,J	L-3.2
⊕	RCV HYDROZONE	CONTRACTOR	HYDROZONE LEGEND		
⊕	RCV DESIGN PSI	SEQUENCE	SB=SHRUB		
⊕	RCV DESIGN PSI	VALVE SIZE	TR=TREE		
⊕			RETRACTOR VALVE CALL-OUT		

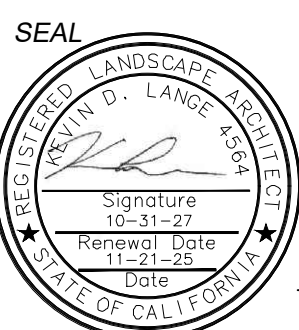
3/1/15/2026 ADDENDUM #3 CHANGES

NO. DATE REVISIONS

CITY OF IRVINE PLANS PREPARED BY:



APP. DATE LICENSE NO. 4564 EXP. DATE



DRAWN BY: KDL

DESIGNED BY: KL

CHECKED BY: LS, KL

RECOMMENDED:

DATE: 11-21-25

IRWD PC NO. #385IR2
APPROVED BY:
IRVINE RANCH WATER DISTRICT
FOR RECLAIMED WATER SERVICE

DATE

GREAT PARK
MAINTENANCE & OPERATIONS FACILITY
IRRIGATION LEGEND
CITY OF IRVINE
PROJECT DELIVERY & SUSTAINABILITY DEPARTMENT
PUBLIC WORKS & TRANSPORTATION DEPARTMENT

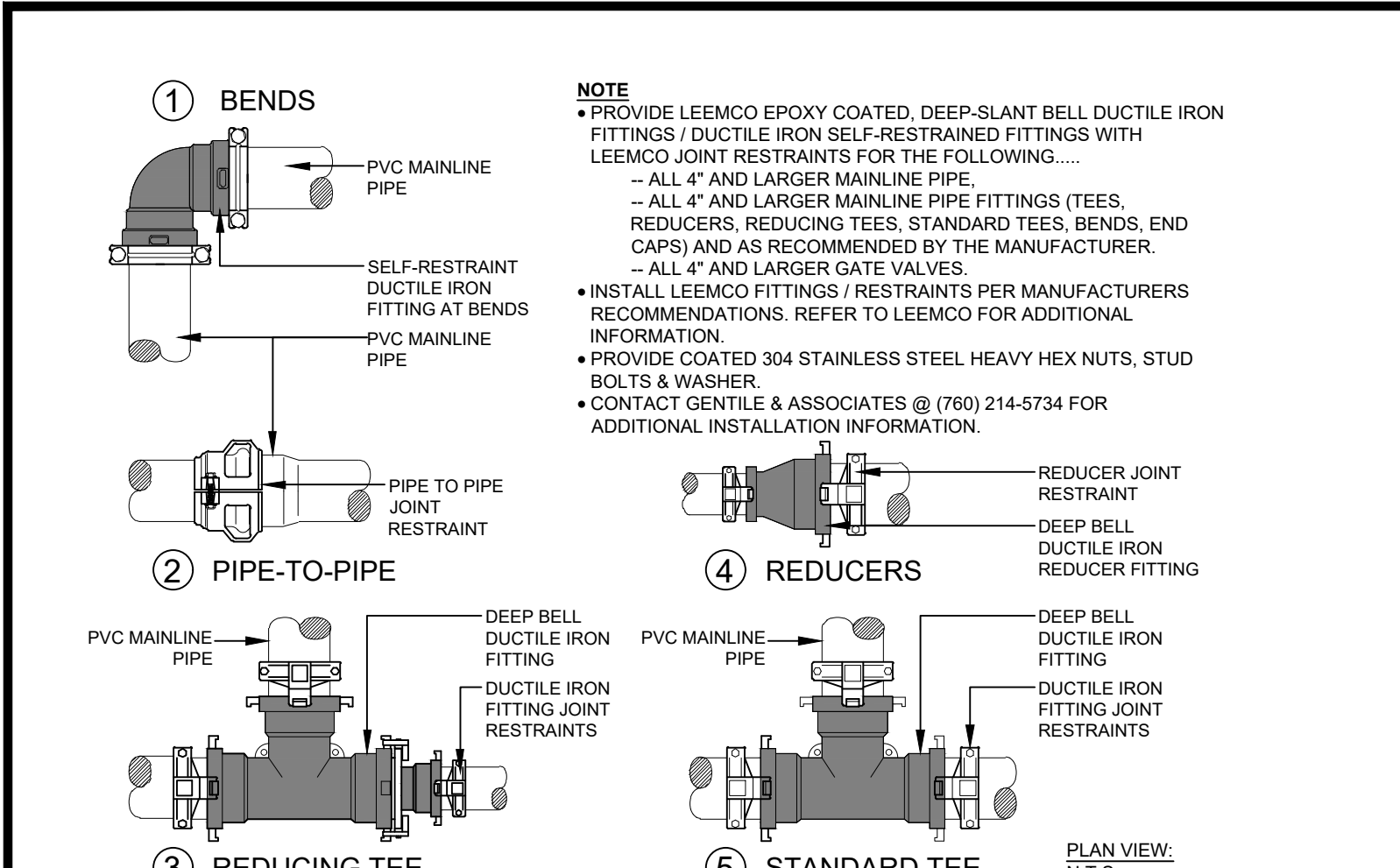
811
Know what's below.
Call before you dig.

PLAN CHECK NO.
00954071 - PARK

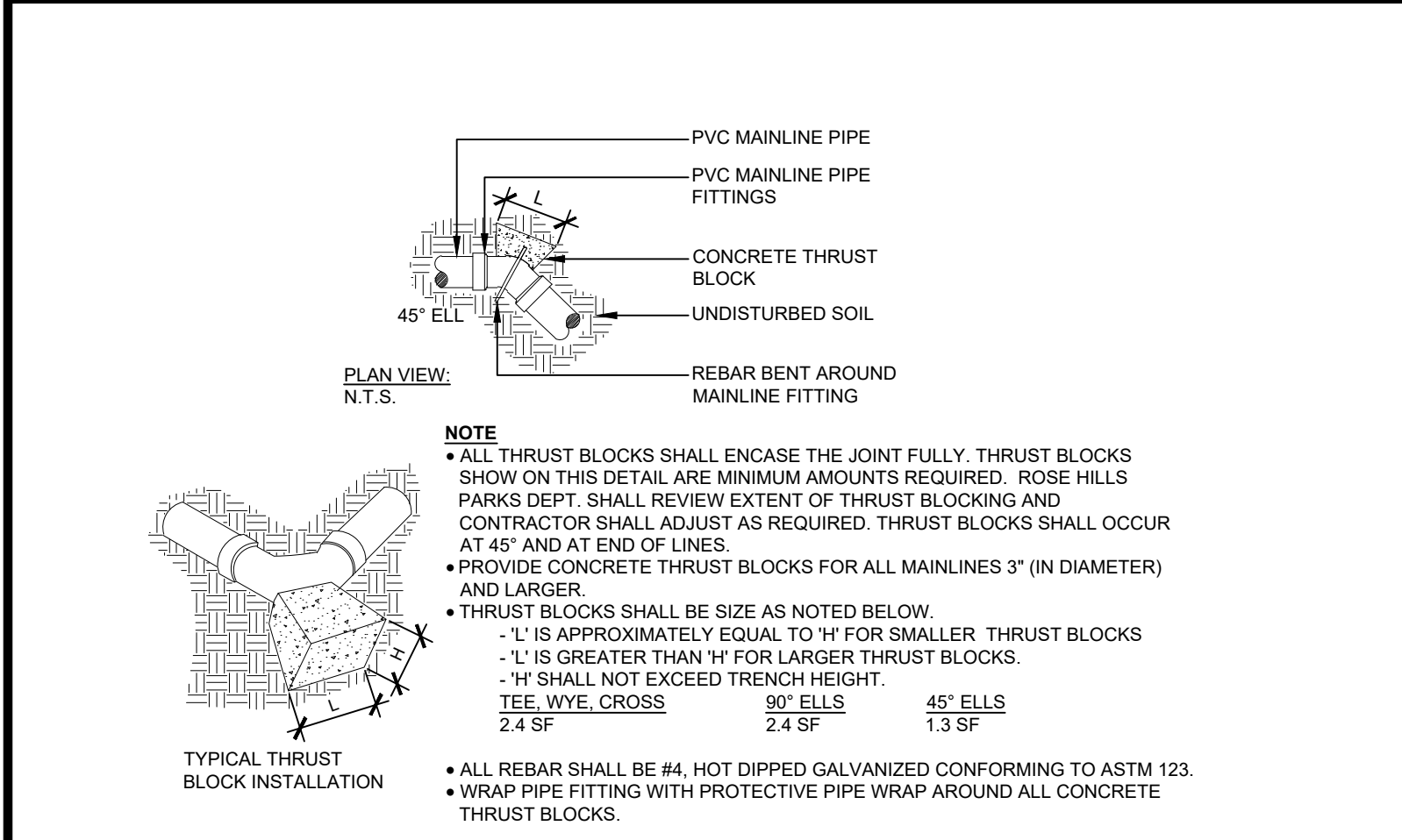
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- LCE

SHEET:
L-2.1A3 OF 10

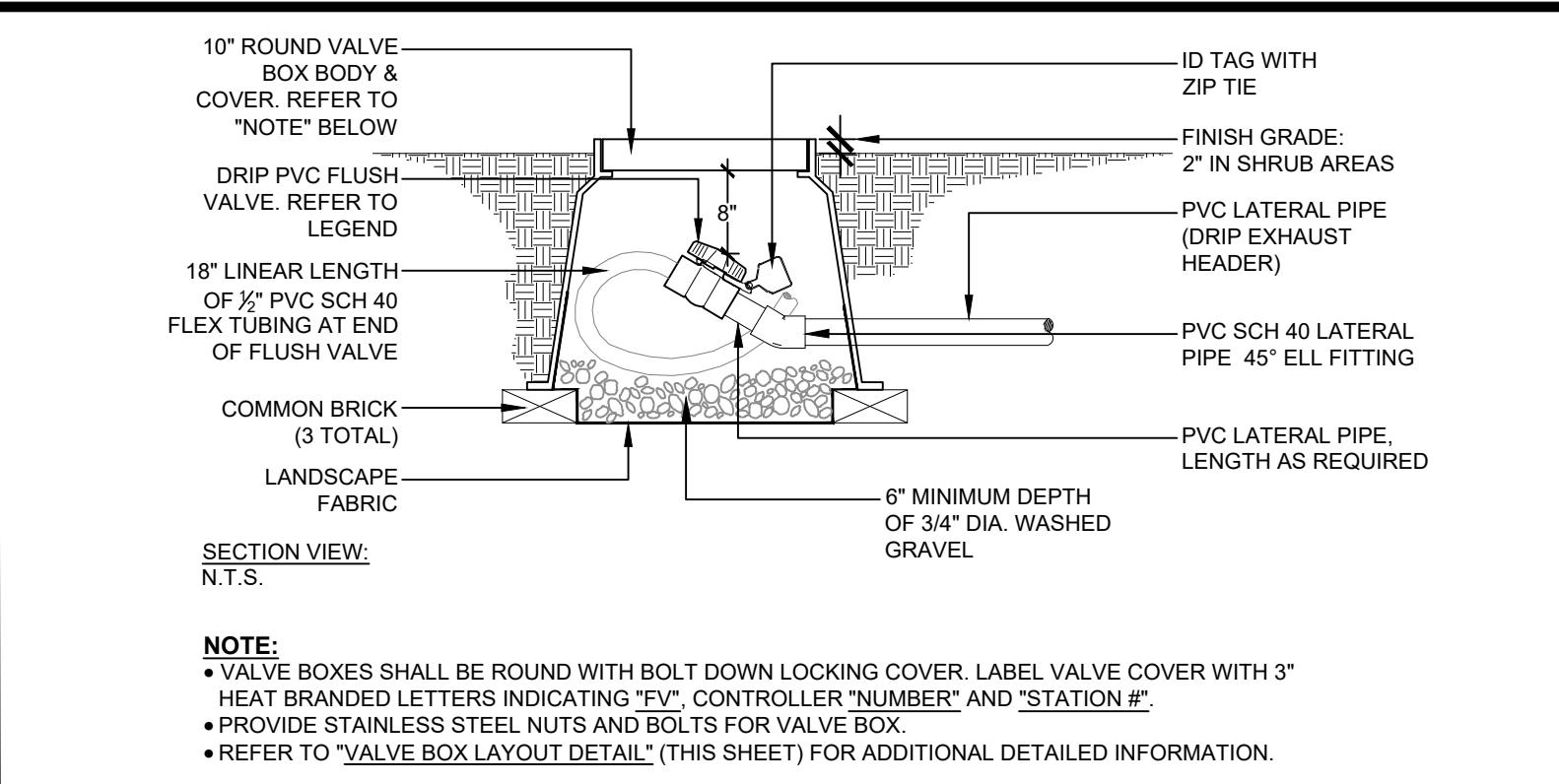
JOB NO. 24-313
BID SET 11/21/2025



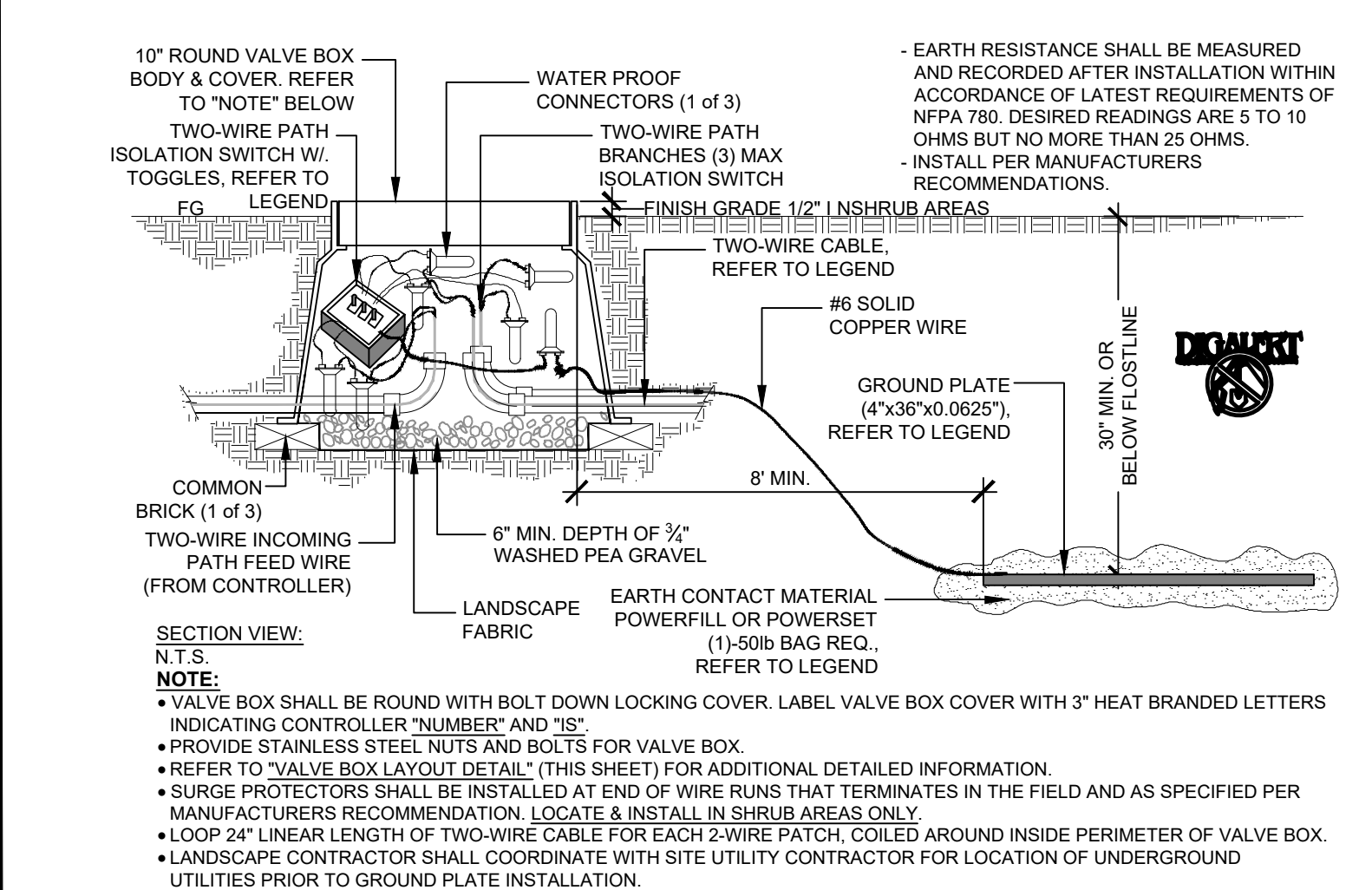
Q JOINT RESTRAINTS



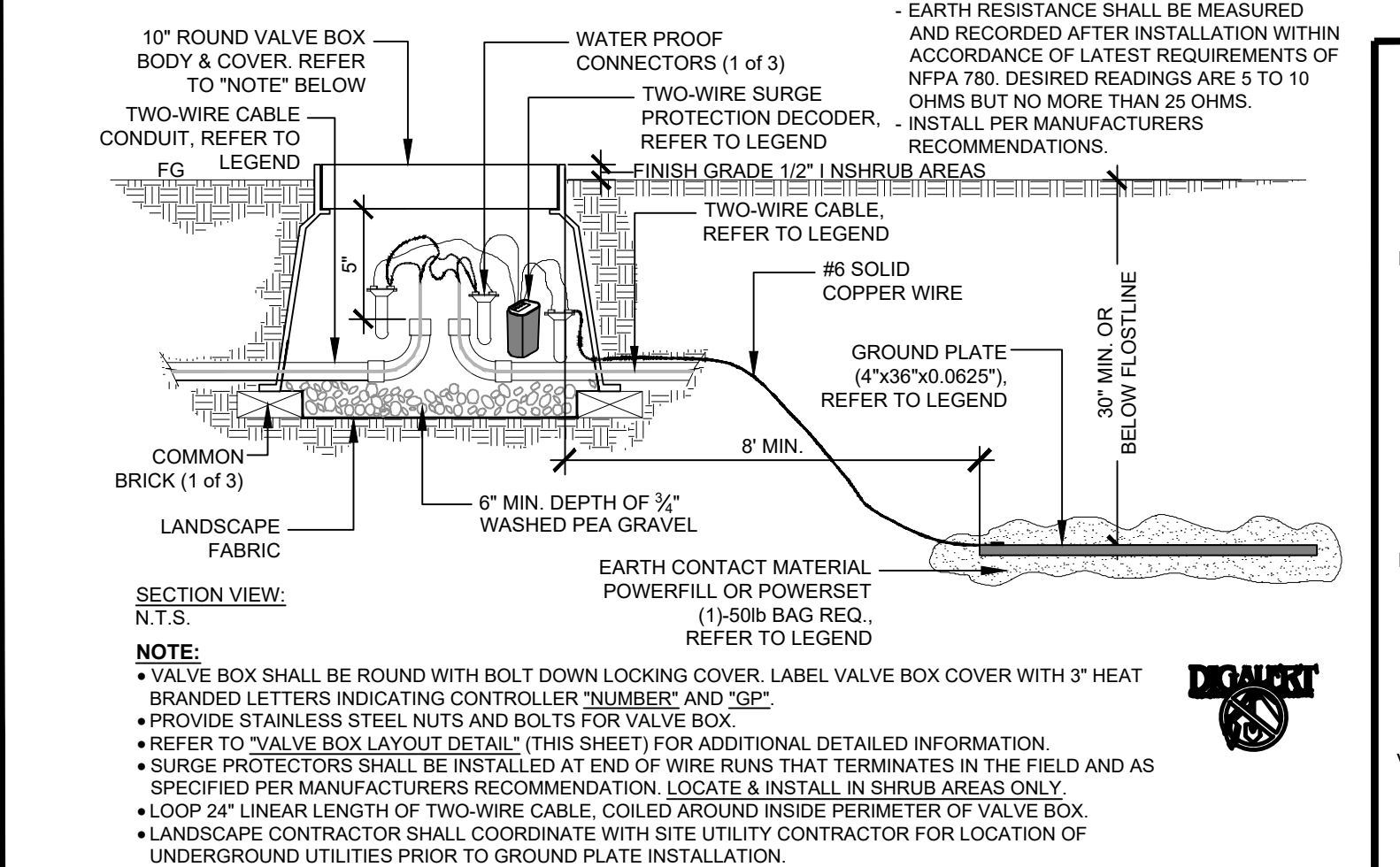
P CONCRETE THRUST BLOCKS



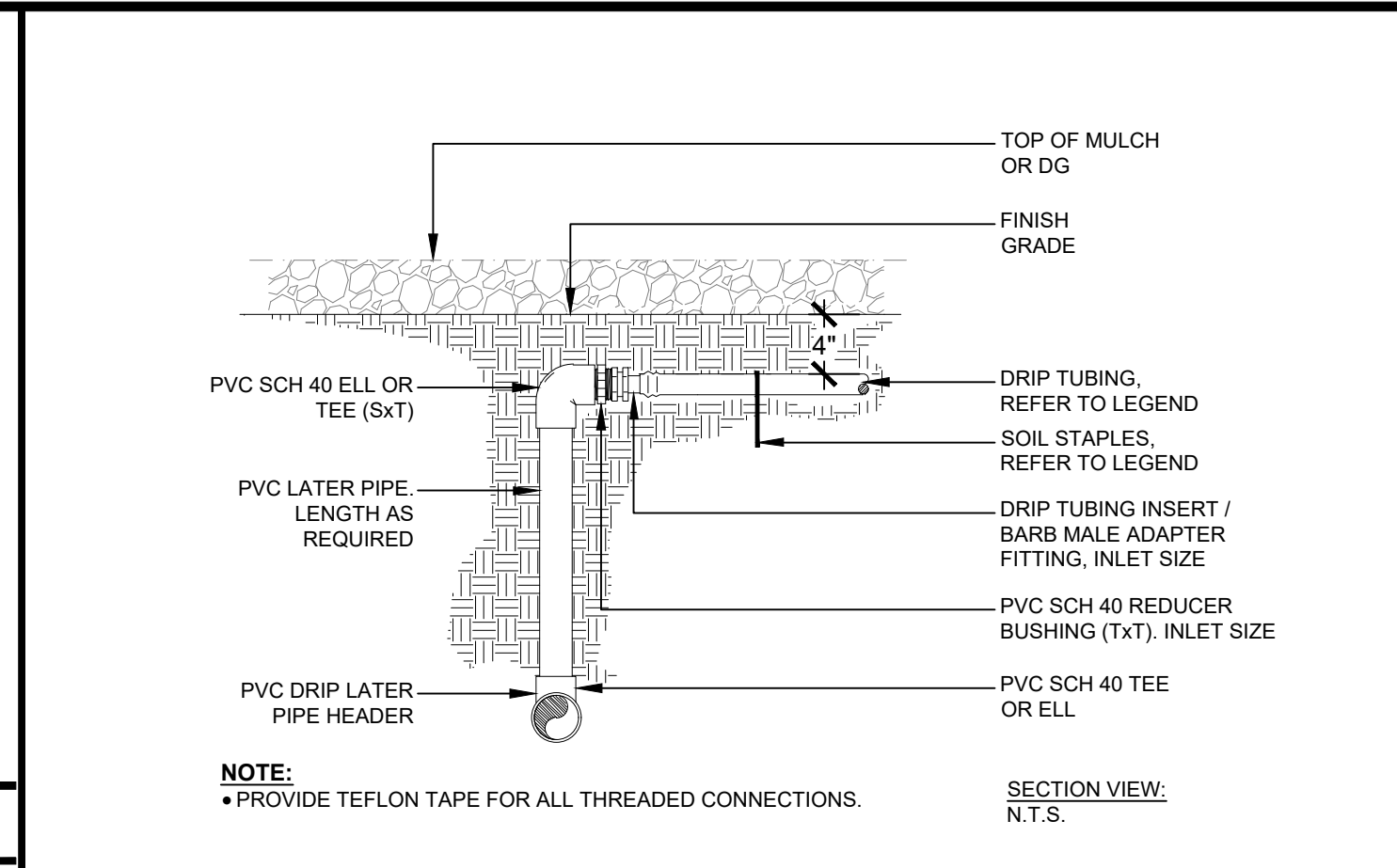
O DRIP FLUSH VALVE



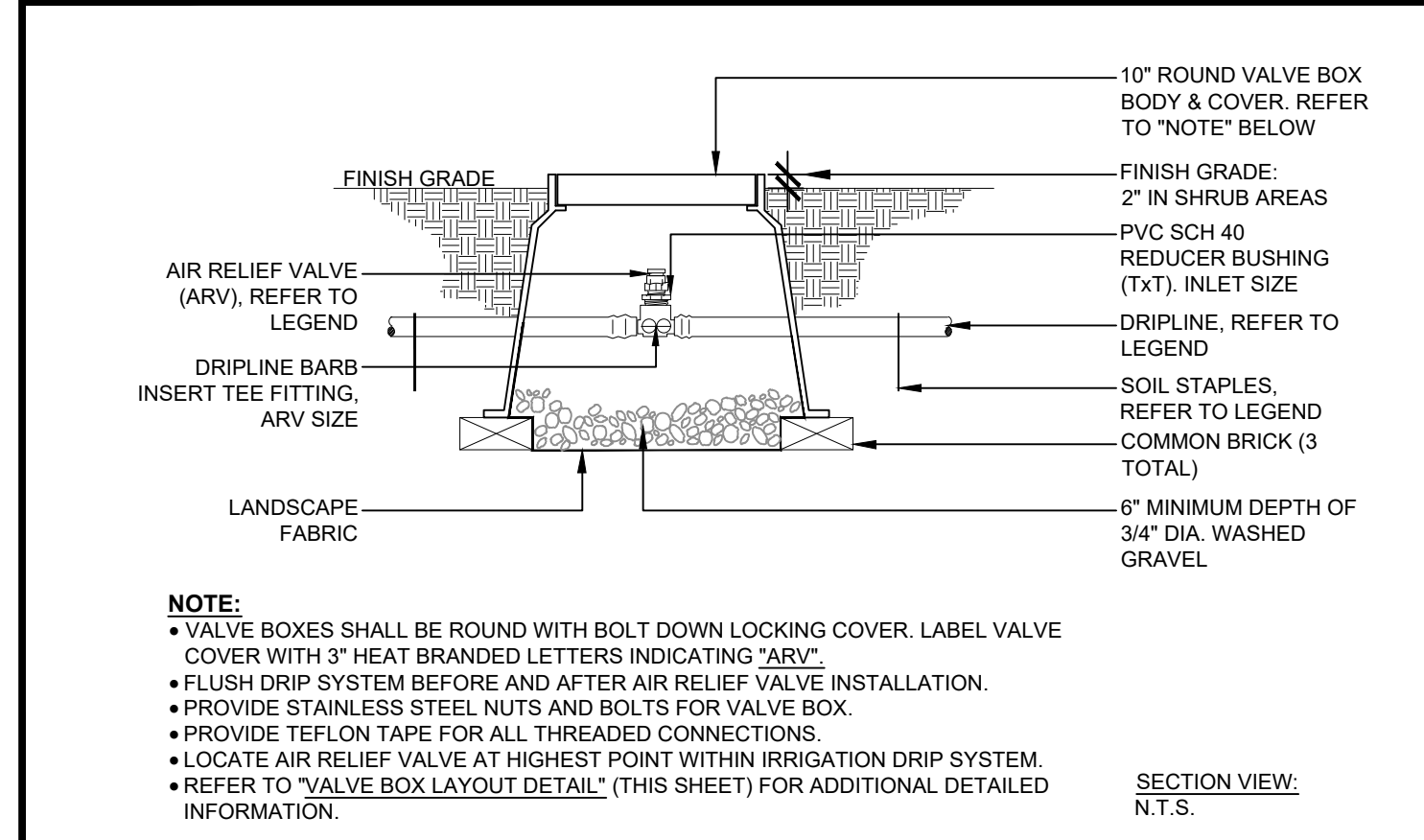
N TWO WIRE PATH ISOLATION SWITCH



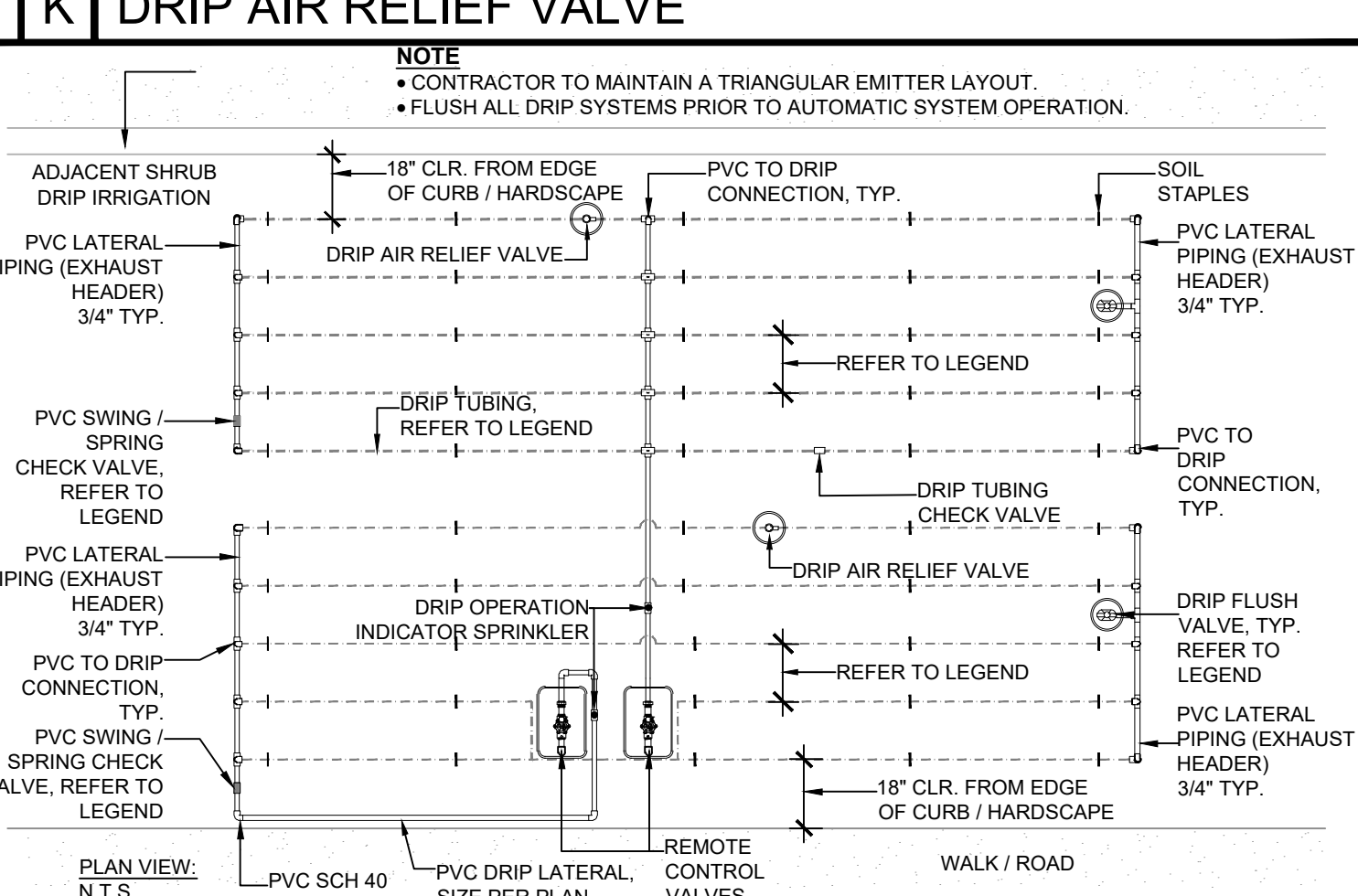
M SURGE PROTECTION GROUND PLATE



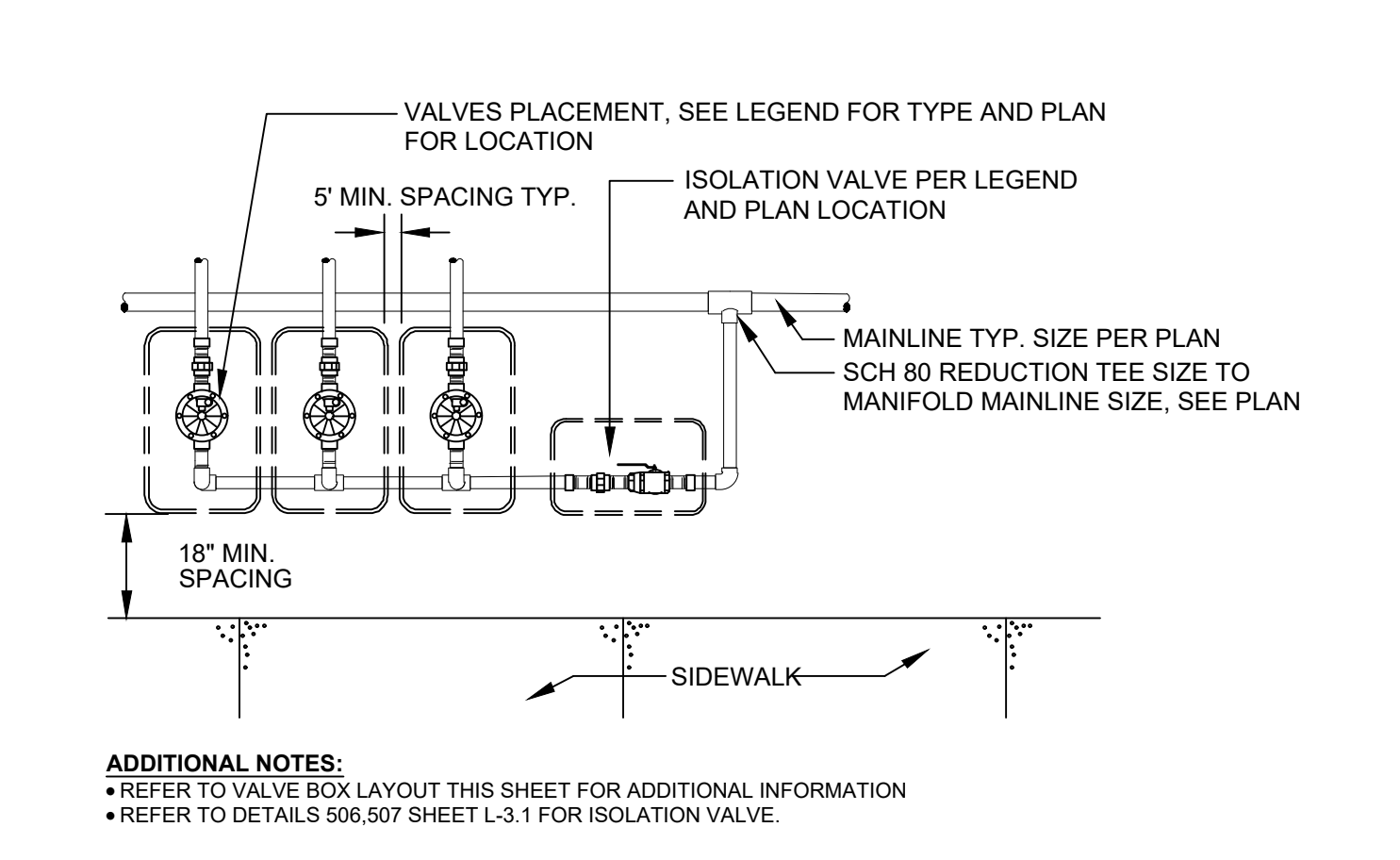
L PVC LATERAL PIPE TO DRIP TRANSITION



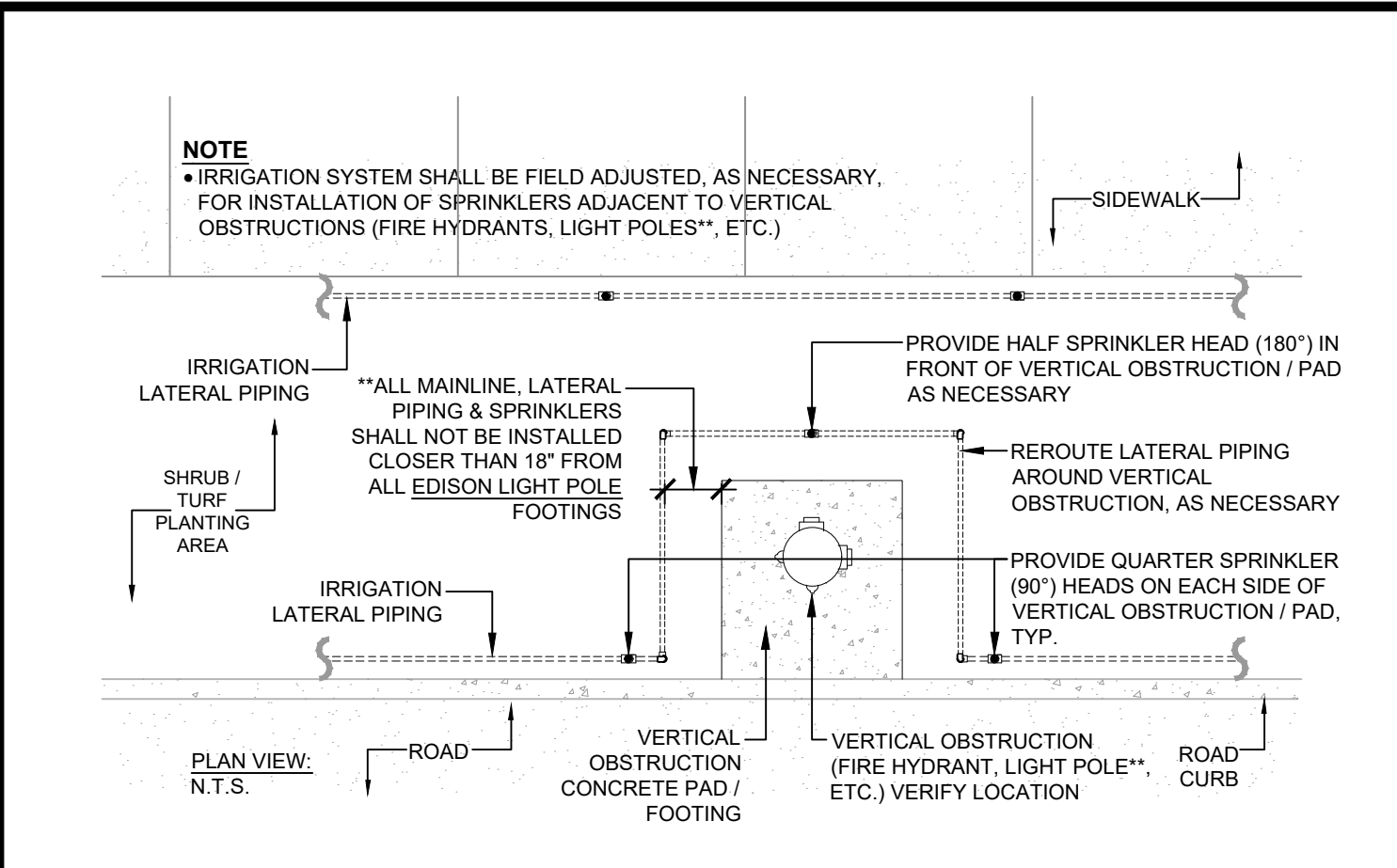
K DRIP AIR RELIEF VALVE



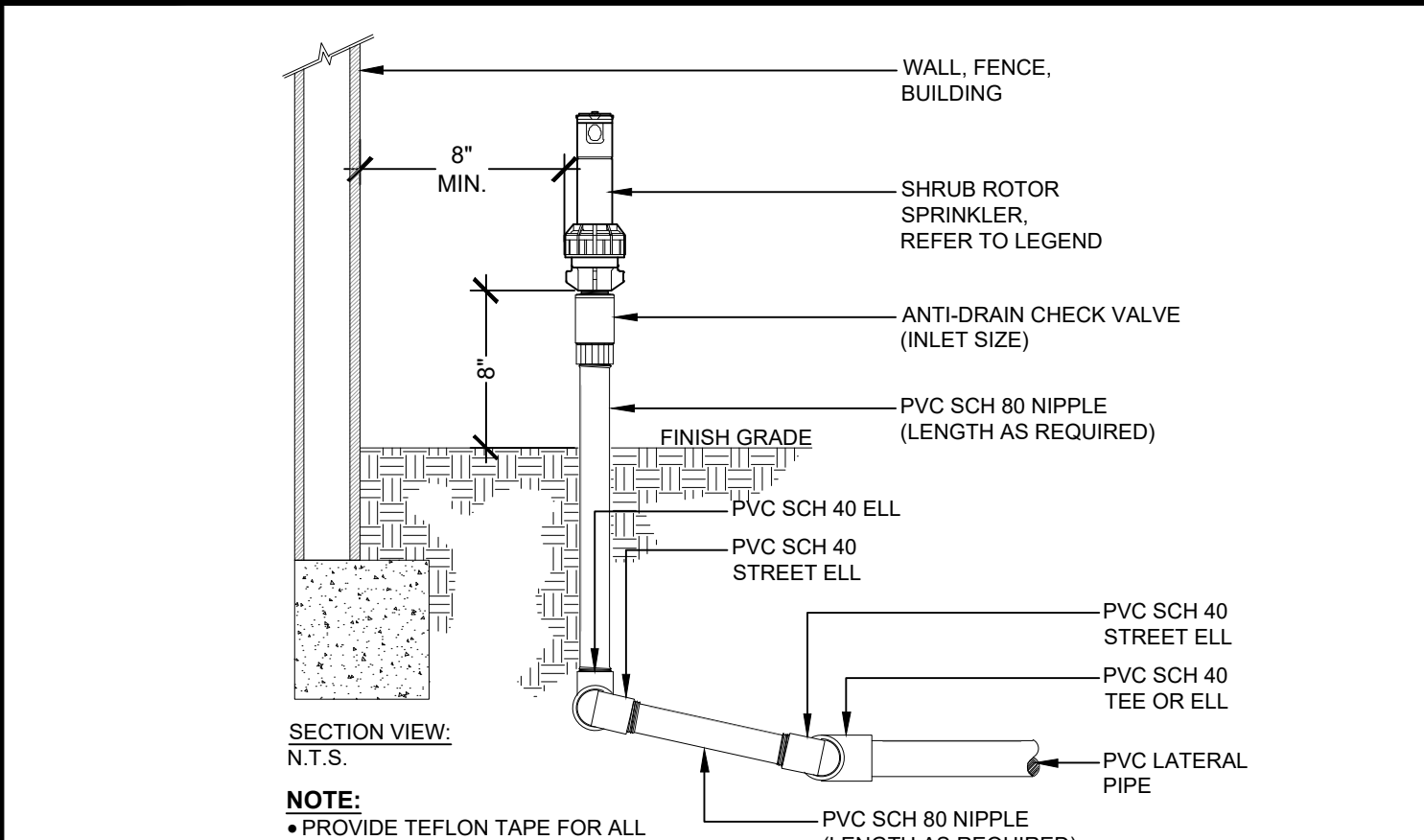
J DRIP TUBING LAYOUT (CENTER / END FEED)



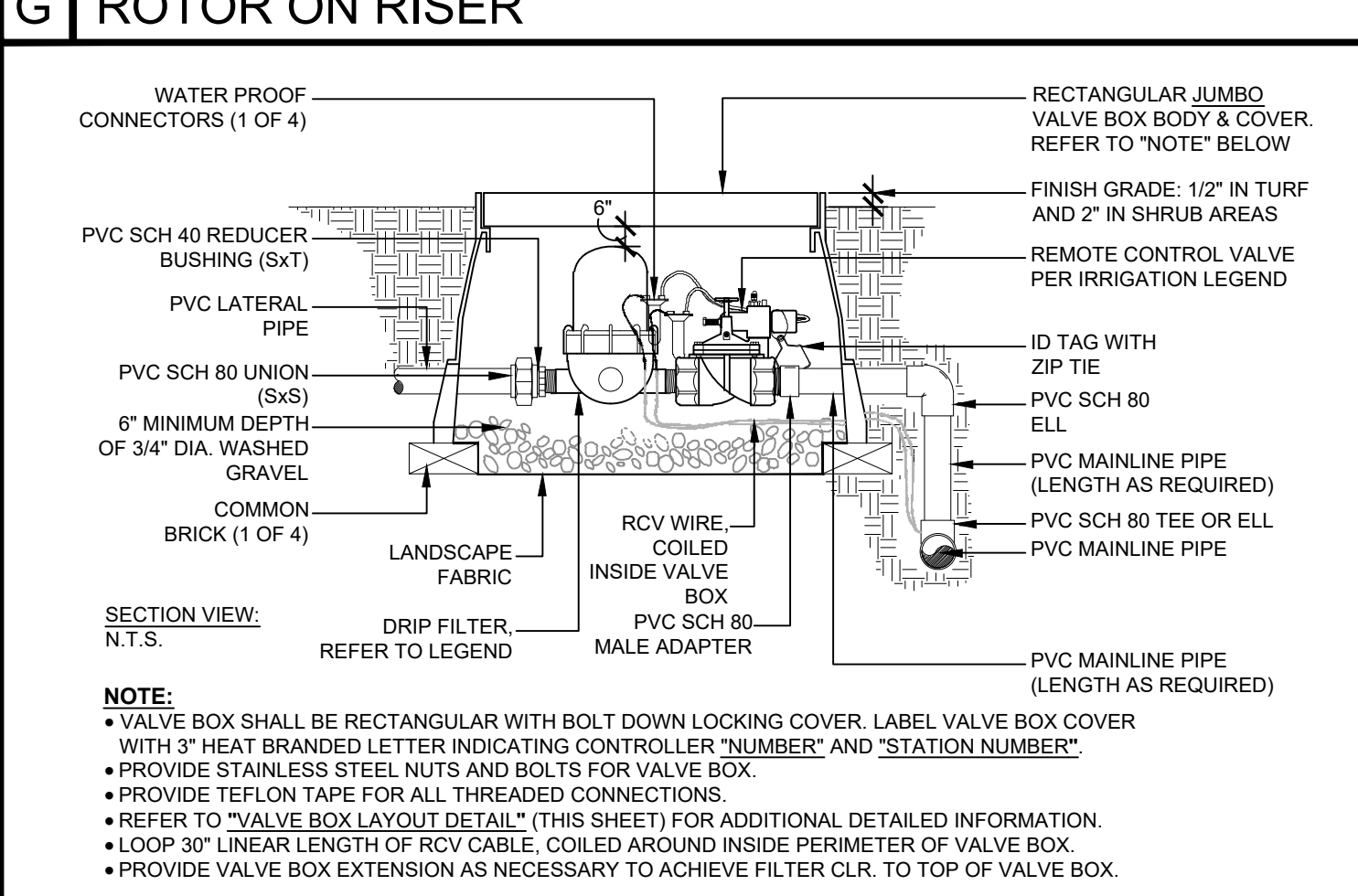
I TYPICAL MANIFOLD LAYOUT



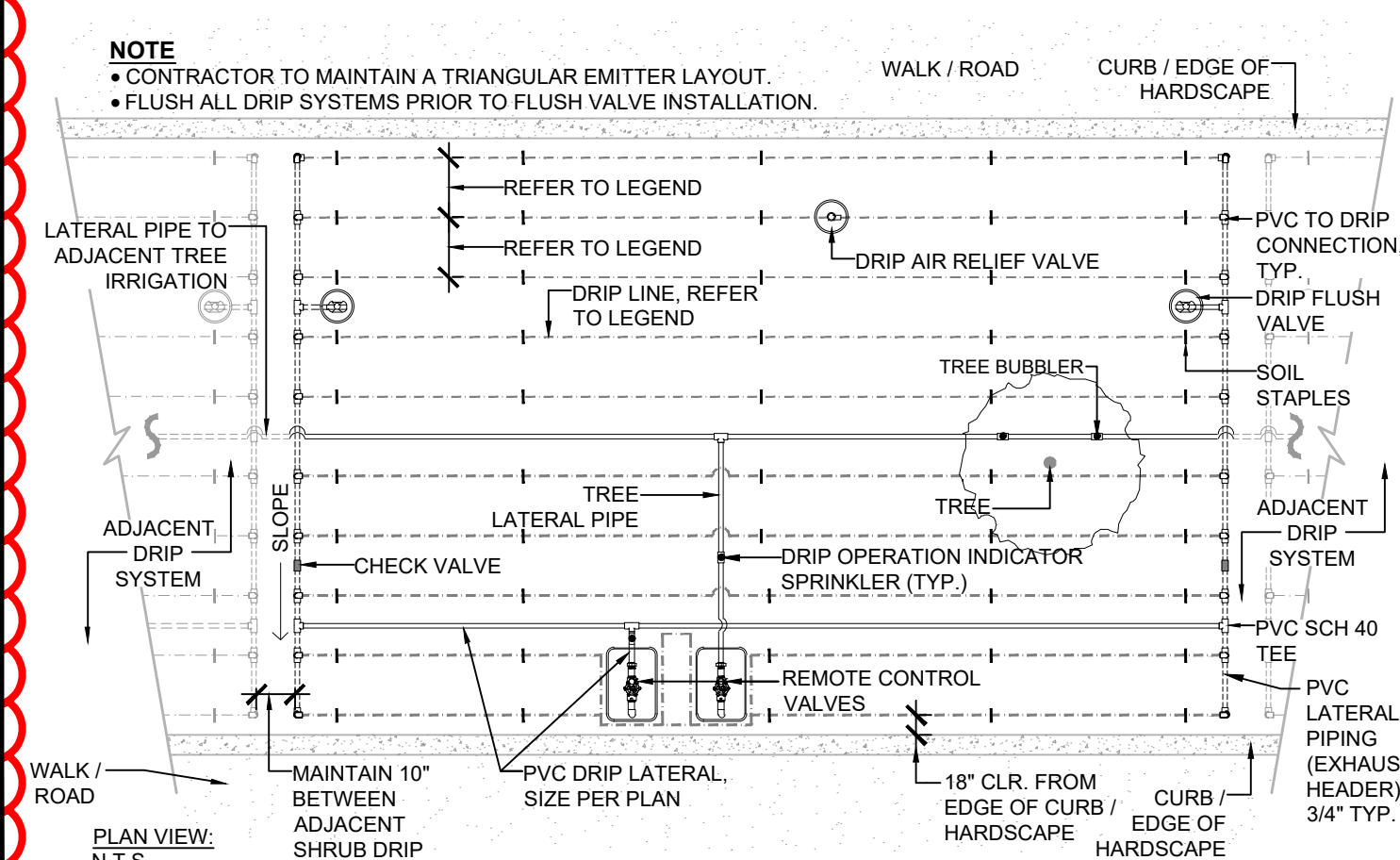
H SPRINKLERS @ VERTICAL OBSTRUCTION



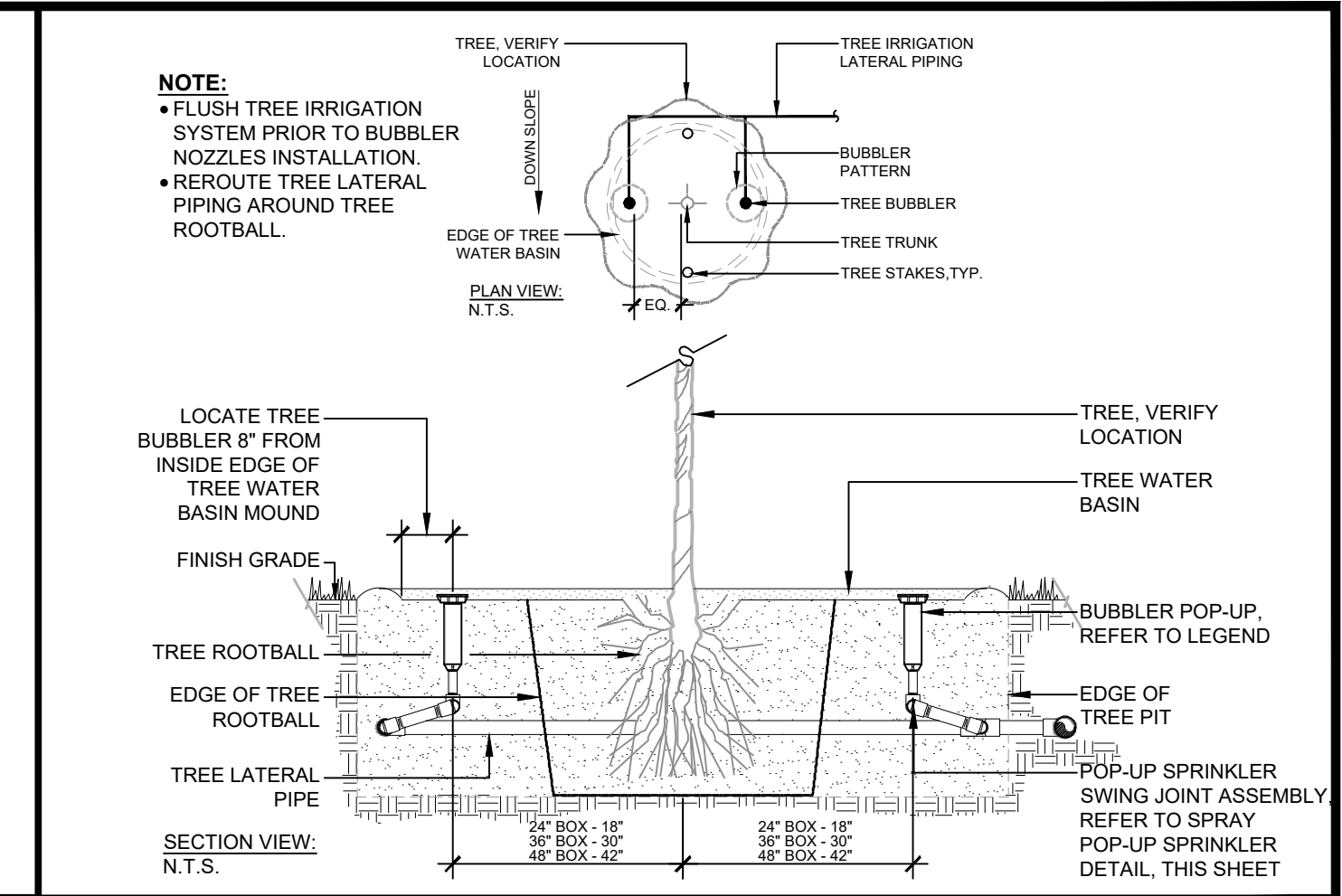
G ROTOR ON RISER



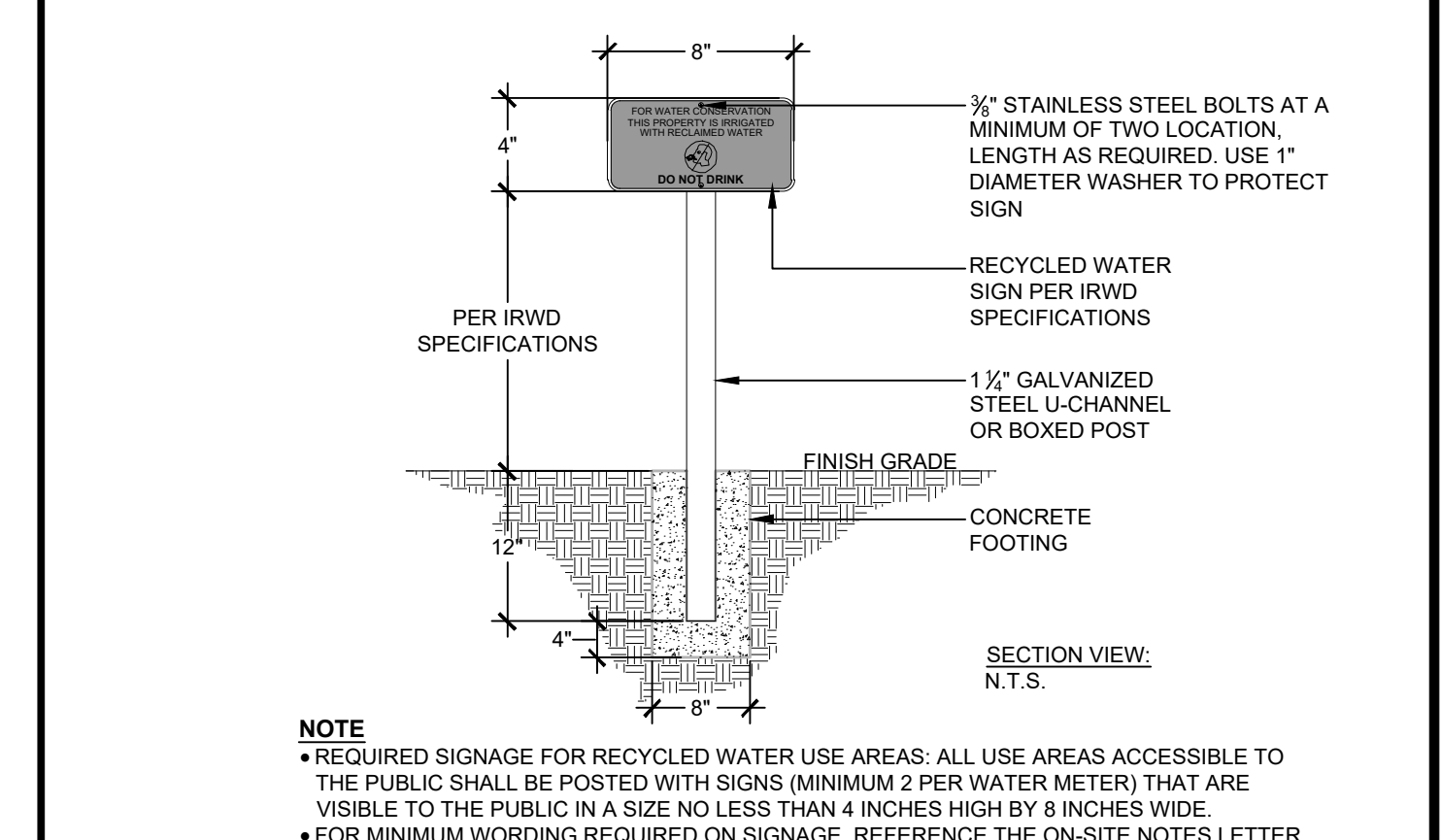
F DRIP REMOTE CONTROL VALVE



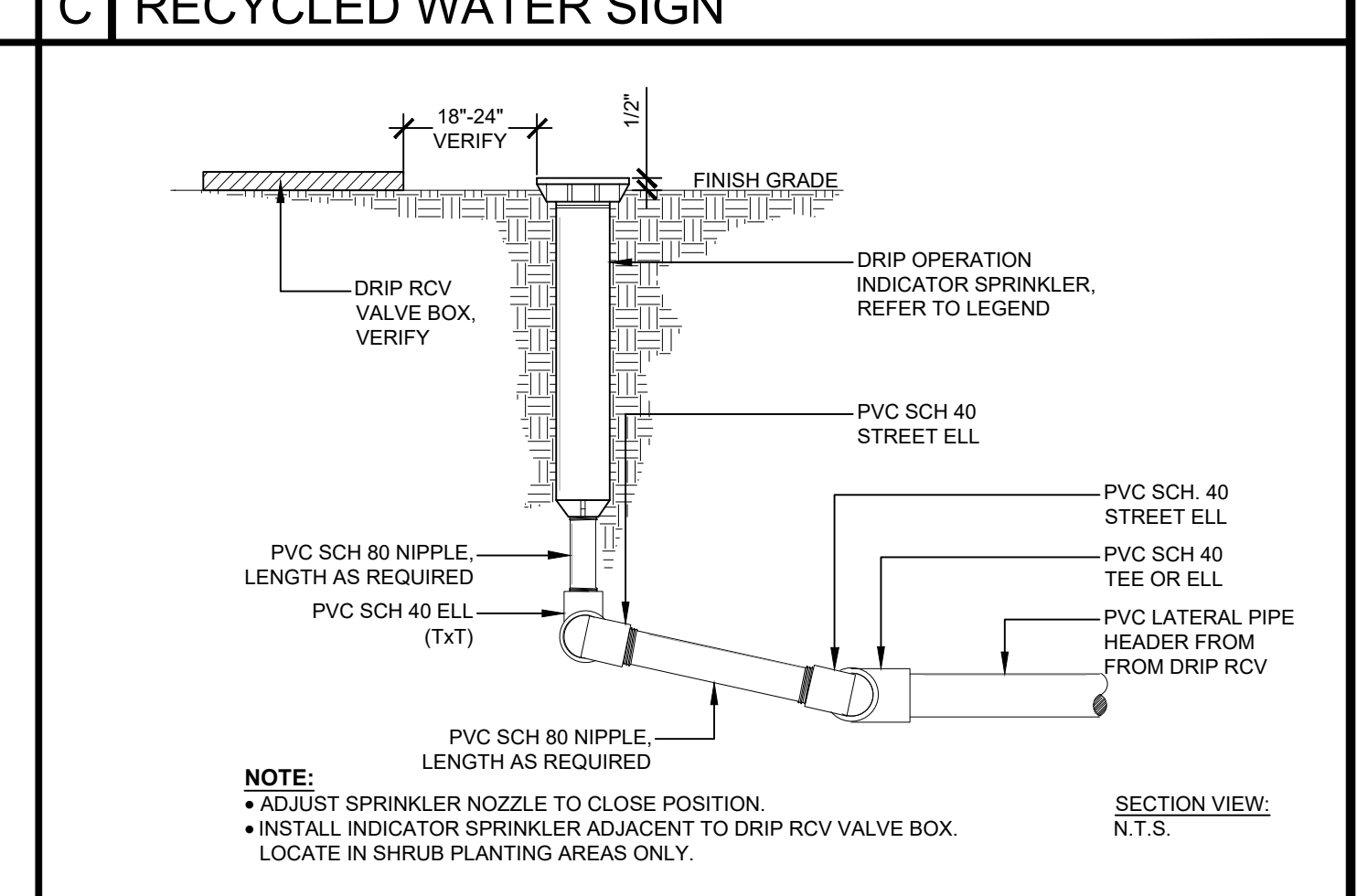
E DRIP TUBING LAYOUT (END FEED)



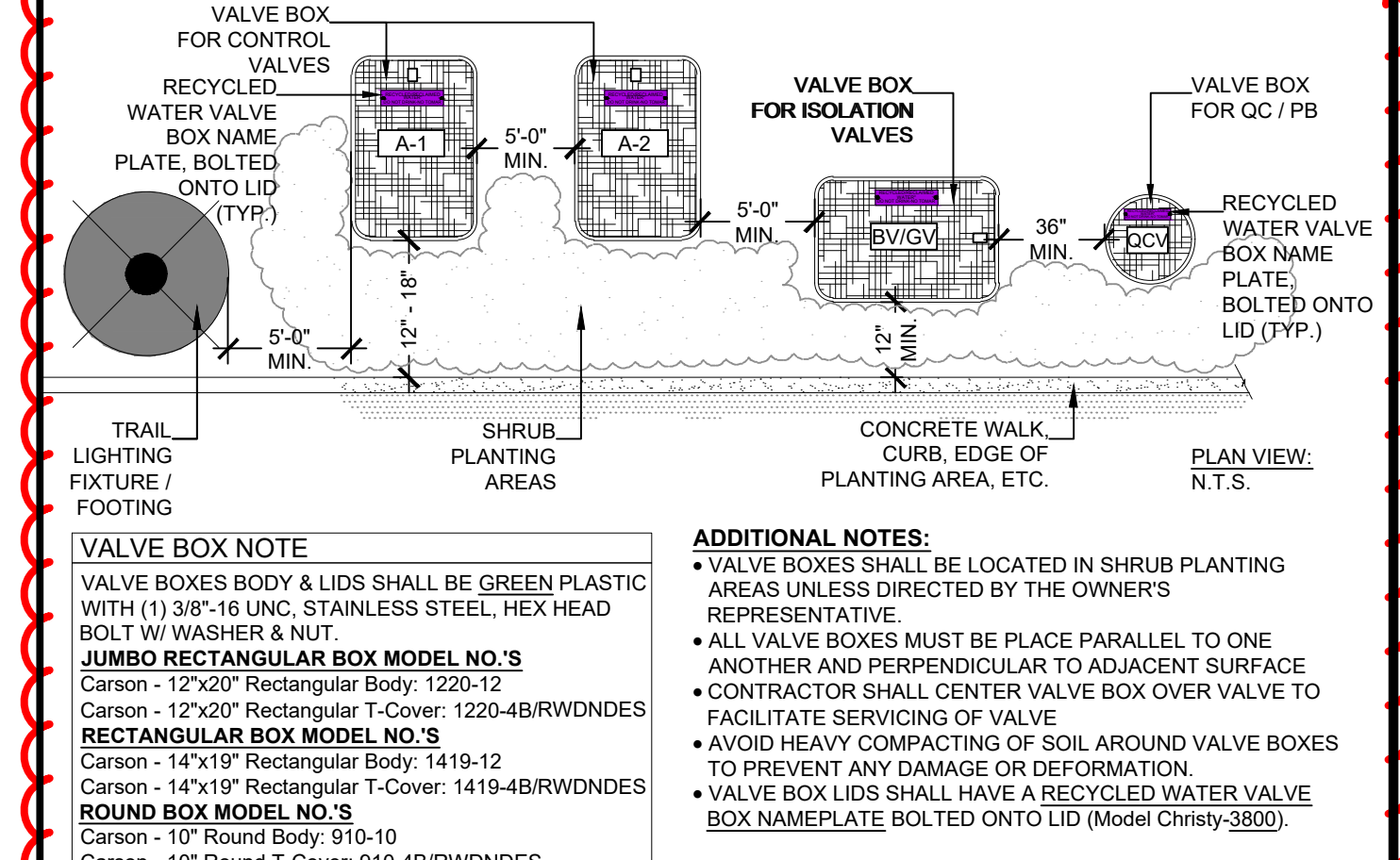
D TREE IRRIGATION



C RECYCLED WATER SIGN



B DRIP OPERATION INDICATOR SPRINKLER



A VALVE BOX LAYOUT

3/15/2026 ADDENDUM #3 CHANGES

NO.	DATE	REVISIONS

CITY OF IRVINE	PLANS PREPARED BY:	SEAL	DRAWN BY: KDL
			DESIGNED BY: KL
			CHECKED BY: LS, KL
			RECOMMENDED:
APP. DATE	LICENSE NO. 4564 EXP. DATE	DATE: 11-21-25	

IRWD PC NO. #381R2	GREAT PARK
APPROVED BY:	MAINTENANCE & OPERATIONS FACILITY
FOR RECLAIMED WATER SERVICE	IRRIGATION DETAILS
	CITY OF IRVINE
	PROJECT DELIVERY & SUSTAINABILITY DEPARTMENT
	PUBLIC WORKS & TRANSPORTATION DEPARTMENT
DATE	

APPROVAL FOR ON-SITE RECYCLED WATER SYSTEM ONLY

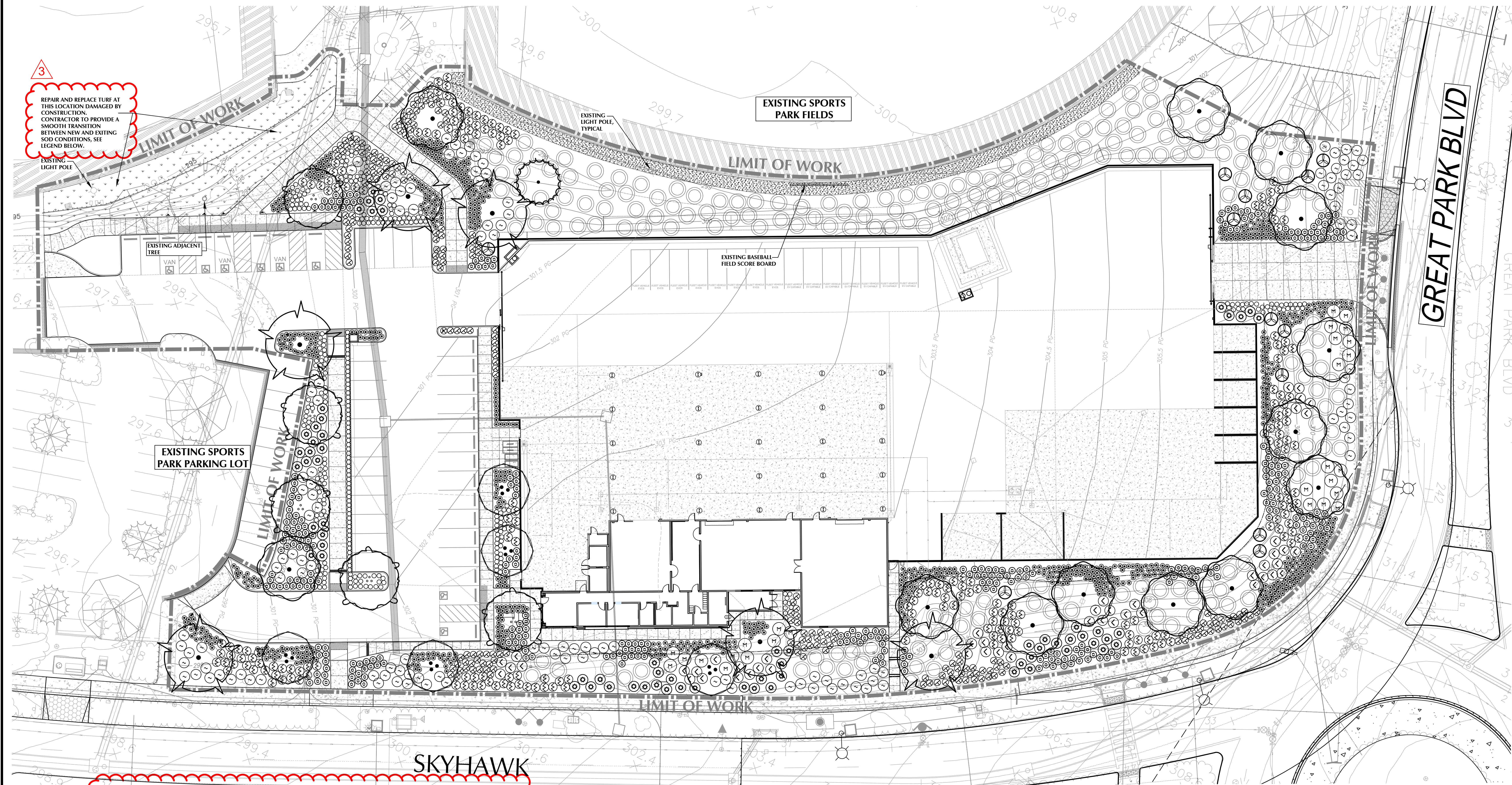
WATER METERS AND ALL OTHER CONNECTIONS TO IRVINE RANCH WATER DISTRICT FACILITIES MUST BE APPLIED FOR, OR APPROVED, THROUGH THE IRVINE RANCH WATER DISTRICT SUBDIVISION / DEVELOPMENT SECTION. FOR SPECIFIC REQUIREMENTS ABOUT OBTAINING A SERVICE, CALL: (949) 453-5300.

PLAN CHECK NUMBER: 3581R2

ON-SITE APPROVAL: [Signature]

DATE: 11/13/2025

PLAN CHECK NO.	00954071 - PARK
LANDSCAPE PERMIT NO.	- LCE
SHEET:	L-3.2A3 OF 10
JOB NO.	24-313
BID SET	11/21/2025



3
REPAIR AND REPLACE TURF AT THIS LOCATION DAMAGED BY CONSTRUCTION. CONTRACTOR TO PROVIDE A SMOOTH TRANSITION BETWEEN NEW AND EXISTING SOD CONDITIONS. SEE LEGEND BELOW.

GREAT PARK BLVD

SODDED TURF LEGEND & NOTES

SYMBOL

TURFWAY II OVERSEEDDED
SODDED TURF SHALL BE AVAILABLE FROM WEST COAST TURF, PHONE: (888) 893-8873.

SOIL AMENDMENTS
FOR SODDED AREA TO BE LANDSCAPED THE FOLLOWING AMENDMENTS SHALL BE UNIFORMLY BROADCAST AND THOROUGHLY INCORPORATED BY MEANS OF A ROTOTILLER OR EQUAL TO A DEPTH NO LESS THAN 8 INCHES.

4 CU YARDS - NITROGEN FORTIFIED ORGANIC AMENDMENT (COMPOST* OR REDWOOD OR FIR SAWDUST)
*RATES AND FERTILIZERS MAY HAVE TO BE ADJUSTED DEPENDING ON ANALYSIS OF SELECTED COMPOST.

-12 LBS - SOIL SULFUR
-10 LBS - AMMONIUM PHOSPHATE (16-20-0)

TURF AREA FINISH GRADING
AFTER SOIL PREPARATION AND ESTABLISHMENT OF FINAL GRADES CAREFULLY SMOOTH ALL SURFACES TO BE PLANTED. ROLL AND RAKE ALL AREAS TO EXPOSE SOIL DEPRESSIONS OR SURFACE IRREGULARITIES. REGRADE AS REQUIRED BY OWNER'S REPRESENTATIVE. SOIL SHALL BE LOOSE, FRIABLE AND MOIST PRIOR TO LAYING OF TURF.

SODDED TURF INSTALLATION PROCEDURE

1. LAY FIRST STRIP OF SOD SLABS ALONG A STRAIGHT LINE. USE A STRING IN IRREGULAR AREAS. BUTT JOINTS TIGHTLY; DO NOT OVERLAP EDGES. ON SECOND STRIP, STAGGER JOINTS JUST AS IN LAYING MASONRY. USE A SHARP KNIFE TO CUT SOD TO FIT CURVES, EDGES, SPRINKLER HEADS, ETC. LAY SOD IN ONE DIRECTION ONLY.
2. DO NOT LAY ENTIRE LAWN BEFORE WATERING. WHEN A CONVENIENTLY LARGE AREA HAS BEEN SODDED, WATER LIGHTLY TO PREVENT DRYING. CONTINUE TO LAY SOD AND WATER REPEATEDLY UNTIL INSTALLATION IS COMPLETE.
3. AFTER LAYING SOD, ROLL LIGHTLY TO ELIMINATE IRREGULARITIES AND TO FORM GOOD CONTACT BETWEEN SOD AND SOIL. AVOID HEAVY ROLLER OR EXCESSIVE INITIAL WATERING WHICH MAY CAUSE ROLLER MARKS.
4. WATER THOROUGHLY THE COMPLETED LAWN SURFACE. SOIL SHOULD BE MOISTENED AT LEAST 8 INCHES DEEP. REPEAT WATERING AT REGULAR INTERVALS TO KEEP SOD MOIST AT ALL TIMES UNTIL ROOTED. AFTER SOD IS ESTABLISHED, DECREASE FREQUENCY AND INCREASE AMOUNT OF WATER PER APPLICATION AS NECESSARY.
5. ALL UNSUCCESSFULLY ESTABLISHED SOD SHALL BE REMOVED AND NEW SOD LAID TO THE SATISFACTION OF THE OWNER'S REPRESENTATIVE.

SHRUB LEGEND

SYMBOL	QTY.	SIZE	BOTANICAL NAME	COMMON NAME	COMMENTS
	203	5 GAL.	ACACIA 'DESERT CARPET'	DESERT CARPET ACACIA	8' SPACING
	311	1 GAL.	CAREX DIVULSA	BERKELEY SEDGE	2' SPACING
	69	1 GAL.	EREMOPHILA GLABRA 'MINGENOW GOLD'	GOLD EMU BUSH	5' SPACING
	211	1 GAL.	IVA HAYESIANA	SAN DIEGO MARSH-ELDER	4' SPACING
	12	5 GAL.	HETEROMELES ARBUTIFOLIA	TOYON	PER PLAN
	127	5 GAL.	LANTANA CAMARA 'NEW GOLD'	NEW GOLD LANTANA	5' SPACING
	826	1 GAL.	LOMANDRA SPP.	MAT RUSH	2' SPACING
	50	1 GAL.	MUHLENBERGIA CAPILLARIS 'REGAL MIST'	PINK MUHLY FOUNTAIN GRASS	4' SPACING
	27	1 GAL.	MYOPORUM PARVIFOLIUM	MYOPORUM	4' SPACING
	211	5 GAL.	RHAPHIOLEPIS SPP.	INDIAN HAWTHORN	3' SPACING
	315	1 GAL.	WESTRINGIA FRUTICOSA 'MORNING LIGHT'	COAST ROSEMARY	3' SPACING

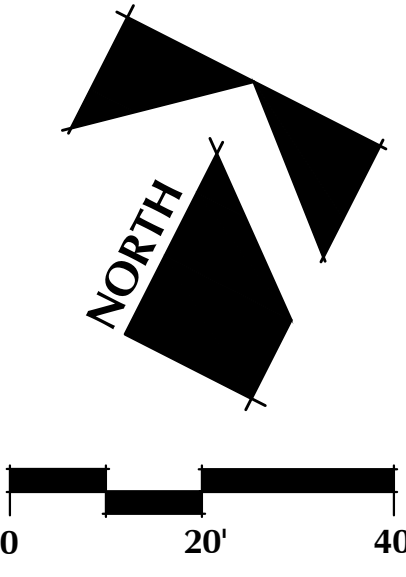
***ALL PLANTING SHALL BE SETBACK 'SPACING' DISTANCE + 12" FOR ALL HARDSCAPE EDGES.

NOTE:

1. SHRUB QUANTITIES PER THIS SHEET ONLY.
2. REFER TO THE PLANTING NOTES AND DETAILS ON THE PLANTING DETAILS AND NOTES SHEET AND THE PLANTING SPECIFICATIONS SHEET.
3. MULCH ALL LANDSCAPE AREAS WITH A 3" LAYER MINIMUM OF 'FOREST FLOOR' (5/8"-1/2"), AS MANUFACTURED BY AGUINAGA GREEN OR APPROVED EQUAL.
AGUINAGA GREEN
PHONE: 949.786.9558
4. *ALL ACACIA 'DESERT CARPET' MUST BE PURCHASED FROM AN APPROVED LICENSED VENDOR AND MUST HAVE PATENT TAG ON EACH PLANT.

PLANT MATERIAL NOTE:

ALL PLANT MATERIAL INCLUDING TREES, SHRUBS, AND VINES SHALL BE INSPECTED AND APPROVED BY THE LANDSCAPE ARCHITECT, VIA PHOTO SUBMITTALS, PRIOR TO DELIVERY TO SITE. PHOTO SUBMITTALS SHALL INCLUDE NURSERY SUPPLIER AND DATE OF PHOTOS. ANY MATERIAL DELIVERED TO SITE WITHOUT APPROVAL IS SUBJECT TO REJECTION. PHOTO SUBMITTALS SHALL BE SENT TO LANDSCAPE ARCHITECT A MINIMUM OF 48 HOURS PRIOR TO SHIPMENT OF MATERIAL TO THE PROJECT SITE AND SHOULD INCLUDE SOME TYPE OF SCALE REFERENCE IN PHOTO. TREES SHALL BE NOTED WITH HEIGHT FROM FINISH GRADE IN CONTAINER AND CANOPY HEAD SIZE. LANDSCAPE ARCHITECT SHALL BE NOTIFIED OF SCHEDULED NURSERY DELIVERY TIMES A MINIMUM OF 24 HOURS PRIOR TO SHIPMENT OF PLANT MATERIAL. REFER TO PLANTING NOTES AND SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS REGARDING QUALITY OF NURSERY STOCK.



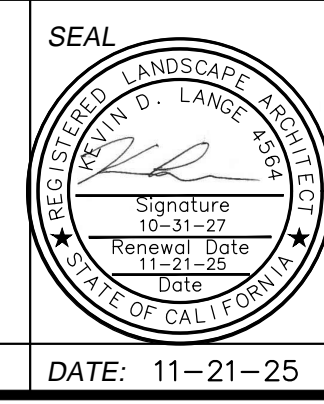
NO.	DATE	REVISIONS	APP.	DATE
3	1/15/2026	ADDENDUM #3 CHANGES		

CITY OF IRVINE

PLANS PREPARED BY:

CLARK & GREEN Associates Landscape Architecture

LICENSE NO. 4564 EXP. DATE



DRAWN BY:	KDL
DESIGNED BY:	KL
CHECKED BY:	LS, KL
RECOMMENDED:	

DATE: 11-21-25

IRWD PC NO. #385IR2
APPROVED BY:
IRVINE RANCH WATER DISTRICT
FOR RECLAIMED WATER SERVICE

DATE

GREAT PARK
MAINTENANCE & OPERATIONS FACILITY
SHRUB PLANTING PLAN
CITY OF IRVINE
PROJECT DELIVERY & SUSTAINABILITY DEPARTMENT
PUBLIC WORKS & TRANSPORTATION DEPARTMENT

PLAN CHECK NO.	00954071 - PARK
LANDSCAPE PERMIT NO.	- LCE
SHEET:	L-5.1A3 OF 10

JOB NO. 24-313
BID SET 11/21/2025

GENERAL PLANTING NOTES

1. THE CONTRACTOR SHALL MAINTAIN A QUALIFIED SUPERVISOR ON THE SITE AT ALL TIMES DURING CONSTRUCTION THROUGH COMPLETION OF PICK-UP WORK. ALL EMPTY BAGGED AMENDMENTS, FERTILIZERS, SEEDS, ETC. USED ON PROJECT SHALL STAY ON SITE IN A NEAT, CLEAN AND ORDERLY MANNER UNTIL FINAL APPROVAL BY LANDSCAPE ARCHITECT. ALL MATERIALS OTHER THAN SOIL ORGANIC AMENDMENTS SHALL BE DELIVERED IN UNOPENED BAGS. PACKING LISTS SHALL BE PROVIDED TO VERIFY FURNISHED QUANTITIES. ANY EXCESS MATERIALS REMOVED FROM THE JOB SITE SHALL BE IDENTIFIED PRIOR TO THEIR REMOVAL.

2. THE CONTRACTOR SHALL VERIFY ALL PLANT MATERIAL QUANTITIES PRIOR TO INSTALLATION. PLANT MATERIAL QUANTITIES LISTED FOR CONVENIENCE OF CONTRACTOR. ACTUAL NUMBER OF SYMBOLS SHALL HAVE PRIORITY OVER QUANTITY DESIGNATED. (NO ADDITIONAL COMPENSATION SHALL BE PROVIDED.)

3. THE CONTRACTOR SHALL FURNISH AND PAY FOR ALL CONTAINER GROWN TREES, SHRUBS AND VINES, INCLUDING SEEDED AREAS, SODDED TURF, HYDROMULCHES AND FLATTED GROUNDCOVERS. THE CONTRACTOR SHALL ALSO BE RESPONSIBLE AND PAY FOR: PLANTING OF ALL PLANT MATERIALS; THE SPECIFIED GUARANTEE OF ALL PLANT MATERIALS; THE STAKING AND GUYING OF TREES AND THE CONTINUOUS PROTECTION OF ALL PLANT MATERIALS UPON THEIR ARRIVAL AT THE SITE.

4. GROUND COVER PLANTING
GROUND COVER PLANTING SHALL BE AS SHOWN ON PLAN UNLESS OTHERWISE NOTED. SEE DETAIL 601 & 602. THIS SHEET FOR FLATTED GROUND COVER PLANTING.

5. PLANT MATERIAL
ALL PLANT MATERIAL SHALL BE SUBJECT TO APPROVAL BY THE LANDSCAPE ARCHITECT AND/OR OWNER PRIOR TO INSTALLATION.

6. BOXED TREES
ALL BOXED TREES SHALL BE SELECTED AND SPOTTED BY THE LANDSCAPE ARCHITECT OR OWNER'S REPRESENTATIVE.

7. VINES
NOT USED

8. NOT USED

9. SOIL AMENDMENTS, FERTILIZERS & SOIL CONDITIONERS
THE SOIL AMENDMENTS SPECIFIED BELOW ARE FOR BIDDING AND INSTALLATION. THE OWNER HAS PROVIDED AND PAID FOR THE INITIAL SOILS AGRONOMY REPORT FROM AN APPROVED SOILS LABORATORY AND ADDITIONAL SPECIFICATIONS MAY BE PROVIDED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION OF PLANT MATERIALS. ANY MODIFICATION TO THE BELOW SPECIFICATION MUST BE IN WRITING FROM THE OWNER OR LANDSCAPE ARCHITECT. AT THE DIRECTION OF THE OWNER OR LANDSCAPE ARCHITECT, THE CONTRACTOR SHALL PROVIDE ADDITIONAL SOILS AGRONOMY TESTING. ADDITIONAL SOILS AGRONOMY TESTING SHALL BE PAID FOR BY THE CONTRACTOR AND SHALL BE COLLECTED IN THE MANNER AS DEFINED IN THE SPECIFICATIONS.

10. FLAT AREAS AND SLOPES LESS THAN 3:1
FOR AREA TO BE LANDSCAPED ON LESS THAN 3:1 SLOPE, THE FOLLOWING AMENDMENTS SHALL BE UNIFORMLY BROADCAST AND THOROUGHLY INCORPORATED BY MEANS OF A ROTOTILLER OR EQUAL TO A DEPTH OF 8". RIP SOILS 24 INCHES DEEP IF THE SITE HAS BEEN COMPACTED FROM SITE CONSTRUCTION ACTIVITIES (i.e. HEAVY EQUIPMENT, HAUL ROADS, VEHICULAR TRAFFIC). ANY AREAS OF CONTAMINATION SHALL BE OVER EXCAVATED AND REMOVED FROM THE SITE (CONCRETE WASHINGS, PAINTS, MASONRY DEBRIS, ETC)

AMOUNT PER 1,000 SQUARE FEET

- AMMONIUM SULFATE (21-0-0) - 5 LBS
- POTASSIUM SULFATE (0-0-50) - 8 LBS
- TRIPLE SUPERPHOSPHATE (0-45-0) - 4 LBS
- AGRICULTURAL GYPSUM - 30 LBS
- ORGANIC SOIL AMENDMENT - ABOUT 3 CY, SUFFICIENT FOR 3% TO 5% SOIL ORGANIC MATTER ON A DRY WEIGHT BASIS

COMPOSTED ORGANIC AMENDMENT SHALL ADHERE TO THE DEFINITION FOR COMPOSTED ORGANIC AMENDMENT ON THIS SHEET. ANALYSIS OF PROPOSED COMPOSTED AMENDMENT SHALL BE SUBMITTED TO LANDSCAPE ARCHITECT FOR REVIEW BEFORE INSTALLATION.

11. HAND PLANTED SLOPES GREATER THAN 3:1
FOR HAND PLANTED OR SODDED SLOPES GREATER THAN 3:1 UNIFORMLY BROADCAST:

AMOUNT PER 1,000 SQUARE FEET

- AMMONIUM SULFATE (21-0-0) - 5 LBS
- POTASSIUM SULFATE (0-0-50) - 8 LBS
- TRIPLE SUPERPHOSPHATE (0-45-0) - 4 LBS
- AGRICULTURAL GYPSUM - 30 LBS
- ORGANIC SOIL AMENDMENT - ABOUT 3 CY, SUFFICIENT FOR 3% TO 5% SOIL ORGANIC MATTER ON A DRY WEIGHT BASIS

RAKE OR SCRATCH THE ABOVE INTO SOIL TO INCORPORATE AND WATER THOROUGHLY AFTER INSTALLATION OF PLANTS. ALL AREAS ARE TO BE THOROUGHLY WATERED, SUCH THAT SOIL IS WET TO A MINIMUM DEPTH OF 12" AT LEAST ONCE PRIOR TO PLANTING.

12. PLANTING BACKFILL

A. THE PLANTING PITS FOR TREES AND SHRUBS SHALL BE EXCAVATED PER PLANT DETAILS. THE BACKFILL MIX FOR USE AROUND THE ROOTBALL OF ALL TREES AND SHRUBS SHALL CONSIST OF THE FOLLOWING FORMULA PER CUBIC YARD OF BACKFILL:

AMOUNT PER 1,000 SQUARE FEET

- AMMONIUM SULFATE (21-0-0) - 1/4 LB
- POTASSIUM SULFATE (0-0-50) - 1/3 LB
- TRIPLE SUPERPHOSPHATE (0-45-0) - 1/4 LB
- AGRICULTURAL GYPSUM - 1.5 LBS
- ORGANIC SOIL AMENDMENT - ABOUT 15% BY VOLUME, SUFFICIENT FOR 3% TO 5% SOIL ORGANIC MATTER ON A DRY WEIGHT BASIS

IN ALL CASES, THERE SHALL BE POSITIVE DRAINAGE AWAY FROM THE ROOT CROWN OF THE PLANT MATERIAL

B. PRIOR TO PLANTING, A SAMPLE BACKFILL MIXTURE SHALL BE CREATED UNDER THE OBSERVATION OF THE LANDSCAPE ARCHITECT AND/OR OWNER. THIS MIXTURE SHALL BECOME THE "CONTROL" BACKFILL AND SHALL BE TESTED BY THE APPROVED SOIL LABORATORY FOR ESTABLISHING THE CONTROL BACKFILL COMPOSITION.

C. THROUGHOUT THE PROJECT DURATION, AT ANY TIME, THE LANDSCAPE ARCHITECT MAY SAMPLE THE ACTUAL BACKFILL MIXTURES IMPLEMENTED ON THE PROJECT AND RETEST THESE BY THE APPROVED SOILS LABORATORY FOR COMPARISON WITH THE "CONTROL" SAMPLE. IF THE SUBSEQUENT BACKFILL MIXTURES ARE NOT REASONABLY CONSISTENT AS DETERMINED BY THE LANDSCAPE ARCHITECT WITH THE CONTROL SAMPLE, THE CONTRACTOR SHALL REMOVE ALL PLANT MATERIAL AND RE-AMEND AND RE-PLANT. IF MORE THAN THREE (3) SAMPLES ARE NOT REASONABLY CONSISTENT WITH THE CONTROL SAMPLE ANALYSIS THE CONTRACTOR SHALL PAY FOR ALL FUTURE SAMPLES.

45 DAY & 120 DAY FERTILIZER

13. FORTY FIVE (45) DAYS AFTER INSTALLATION ALL LANDSCAPE SHALL BE FERTILIZED WITH THE FOLLOWING:

APPLY AMMONIUM SULFATE (21-0-0) AT 5 POUNDS PER 1,000 SQUARE FEET.

ALL MATERIALS SHALL BE THOROUGHLY IRRIGATED INTO SOILS IMMEDIATELY AFTER APPLICATION.

14. ONE HUNDRED TWENTY (120) DAYS AFTER INSTALLATION ALL LANDSCAPE SHALL BE BROADCAST FERTILIZED WITH THE FOLLOWING:

APPLY AMMONIUM SULFATE (21-0-0) AT 5 POUNDS PER 1,000 SQUARE FEET.

ALL MATERIALS SHALL BE THOROUGHLY IRRIGATED INTO SOILS IMMEDIATELY AFTER APPLICATION.

FOR CONTINUED SITE MAINTENANCE, APPLY THE FOLLOWING:

- AMMONIUM SULFATE (21-0-0) AT 5 LBS PER 1,000 SF ONCE PER QUARTER
- YARA ORR SIMPLOT CALCIUM AMMONIUM NITRATE (27-0-0) AT 4 LBS PER 1,000 SF IN AREAS WITH LOW SOIL AERATION
- GYPSUM AT 10 LBS PER 1,000 SF ANNUALLY OR AS NEEDED
- NITROGEN, PHOSPHOROUS AND POTASSIUM AS NEEDED (12-12-12) AT 8 LBS PER 1,000 SF

15. FOR ALL STAKED TREES, SEE DETAIL C,D & F, THIS SHEET.

16. GUYED TREES - OMIT

17. FOR SHRUB PLANTING, SEE DETAIL A, B, & D, THIS SHEET.

18. PRE-INSTALLATION WEED ABATEMENT

ON IRRIGATED FILL SLOPES AND FLAT AREAS TO BE SEEDED OR SODDED REMOVE ALL EXISTING VEGETATION, EXCEPT AS IDENTIFIED BY LANDSCAPE ARCHITECT FOR PRESERVATION IN PLACE. THE SHRUBS OR TREES TO BE PRESERVED SHALL BE CLEARLY MARKED WITH AN ORANGE RIBBON. FERTILIZE THESE AREAS WITH 300 LBS. PER ACRE OF 14-4-9, OR EQUIVALENT. IRRIGATION FOR 2-4 WEEKS, 2-4 TIMES DAILY TO KEEP THE SOIL SURFACE MOIST IN ORDER TO GERMINATE THE WEED SEEDS EXISTING IN THE SOIL. ONCE THE WEED SEEDS HAVE GERMINATED AND ATTAINED SUFFICIENT GROWTH, APPLY A BROAD SPECTRUM, NON-SELECTIVE HERBICIDE ACCORDING TO THE MANUFACTURER'S LABEL RECOMMENDATIONS AND LICENSED PCA. AFTER SEVEN DAYS, GRUB ALL WEED GROWTH FROM AREAS TO OWNER'S APPROVAL. REPEAT ENTIRE PROCEDURE IF DIRECTED BY LANDSCAPE ARCHITECT OR OWNER.

19. SHRUB PLANTING METHOD

EXCAVATE PLANTING PIT TO TWO (2) TIMES THE DIAMETER OF ROOTBALL AND 1-1/2 TIMES ITS DEPTH. FILL BOTTOM OF PLANTING PIT WITH UNCOMPACTED NATIVE SOIL TO BRING LEVEL TO PROPER PLANTING DEPTH. BACKFILL AROUND ROOTBALL WITH AMENDED SOIL. FORM BASIN ON DOWN-SLOPE SIDE OF PLANTING PIT TO HOLD MOISTURE WITHIN THE ROOT ZONE. REMOVE BASINS 60 DAYS AFTER PLANTING.

20. FIRST WATERING OF NEWLY PLANTED MATERIAL

WET THE ROOT ZONE BY HAND WATERING THE PITS TO THE LOWEST EDGE BASIN. AFTER AMENDED SOIL HAS BEEN WETTED, THE SPRINKLERS SHOULD CONTROL THE MOISTURE FROM THAT POINT ON.

21. ESTABLISHMENT/MAINTENANCE PERIOD (90 DAYS)
THE CONTRACTOR SHALL PROVIDE FOR A 45 DAY ESTABLISHMENT AND A 45 DAY MAINTENANCE PERIOD AFTER THE APPROVAL IN WRITING OF THE INSTALLATION OF THE PROJECT. THE MAINTENANCE SHALL BE PER THE ABOVE NOTES AND THE PROJECT LANDSCAPE SPECIFICATIONS.

22. TREE ROOT BARRIERS

INSTALL "DEEP ROOT" (OR APPROVED EQUAL) TREE ROOT BARRIERS ON ALL TREES WITHIN 5'-0" OF SIDEWALKS OR HARD SURFACES. CHECK MANUFACTURERS CALCULATOR CHART FOR NUMBER OF PANELS REQUIRED FOR EACH SIZE TREE. AVAILABLE FROM: DEEP ROOT PARTNERS, L.P. 81 LANGTON ST #4 SAN FRANCISCO, CA 94103 (800) 458-7668, FAX - (800) 277-7668

23. SHRUB LAYOUT

CONTRACTOR SHALL PROVIDE COLORED FLAGS FOR ALL SHRUB MASSES ALL SLOPE AREAS TO BE SPOTTED BY LANDSCAPE ARCHITECT PRIOR TO PLANTING. AN ADEQUATE QUANTITY OF DIFFERENT COLORS SHALL BE PROVIDED FOR APPROPRIATE LAYOUT CLARITY.

24. MULCH

CONTRACTOR SHALL PROVIDE 2" LAYER OF FOREST FLOOR (1/2" - 1-1/2") OR EQUAL MULCH IN ALL SHRUB PLANTING AREAS INCLUDING SLOPES 2:1 AND LESS. PROVIDE 2" LAYER OF MULCH AROUND TREE TRUNK IN TURF AREAS. MULCH SHALL EXTEND IN A 36" DIAMETER CIRCLE FROM TRUNK, BUT KEEP 6" CLEAR AROUND SURFACE OF BARK. DO NOT MULCH SURFACE OF ROOTBALLS.

MULCH AVAILABLE FROM:
AQUINAGA FERTILIZER COMPANY
PHONE (949) 786-9558, FAX (949) 786-9574

25. DEFINITION OF COMPOSTED ORGANIC AMENDMENT

- A. HUMUS MATERIAL SHALL HAVE AN ACID-SOLUBLE ASH CONTENT OF NO LESS THAN 6% AND NO MORE THAN 25%.
- B. THE pH OF THE MATERIAL SHALL BE BETWEEN 6 AND 7.5.
- C. THE SLAT CONTENT SHALL BE LESS THAN 10 MILLIMHO/CM @ 25 DEGREES C ON A SATURATED PASTE EXTRACT.
- D. BORON CONTENT OF THE SATURATED EXTRACT SHALL BE LESS THAN 1.0 PARTS PER MILLION.
- E. SILICON CONTENT (ACID-SOLUBLE ASH) SHALL BE LESS THAN 50%.
- F. CALCIUM CARBONATE SHALL NOT BE PRESENT IF TO BE APPLIED ON ALKALINE SOILS.
- G. TYPES OF ACCEPTABLE PRODUCTS ARE COMPOST, MANURES, MUSHROOM COMPOSTS, STRAW, ALFALFA, PEAT MOSSES, ETC. LOW IN SALTS, LOW IN HEAVY METALS, FREE FROM WEED SEEDS, FREE OF PATHOGENS AND OTHER DELETERIOUS MATERIALS.
- H. COMPOSTED WOOD PRODUCTS ARE CONDITIONALLY ACCEPTABLE (STABLE HUMUS MUST BE PRESENT). WOOD BASED PRODUCTS ARE NOT ACCEPTABLE WHICH ARE BASED ON RED WOOD OR CEDAR.
- I. SLUDGE-BASED MATERIALS ARE NOT ACCEPTABLE.
- J. CARBON/NITROGEN RATION IS LESS THAN 25:1.
- K. THE COMPOST SHALL BE AEROBIC WITHOUT MALODOROUS PRESENCE OF DECOMPOSITION PRODUCTS.
- L. THE MAXIMUM PARTICLE SIZE SHALL BE 0.5 INCH, 80% OR MORE SHALL PASS A NO. 4 SCREEN FOR SOIL AMENDING. THE MAXIMUM PARTICLE SIZE SHALL BE 0.25 INCH FOR HYDROSEEDING.

MAXIMUM TOTAL PERMISSIBLE POLLUTANT CONCENTRATIONS IN AMENDMENT IN PARTS PER MILLION ON A DRY WEIGHT BASIS:

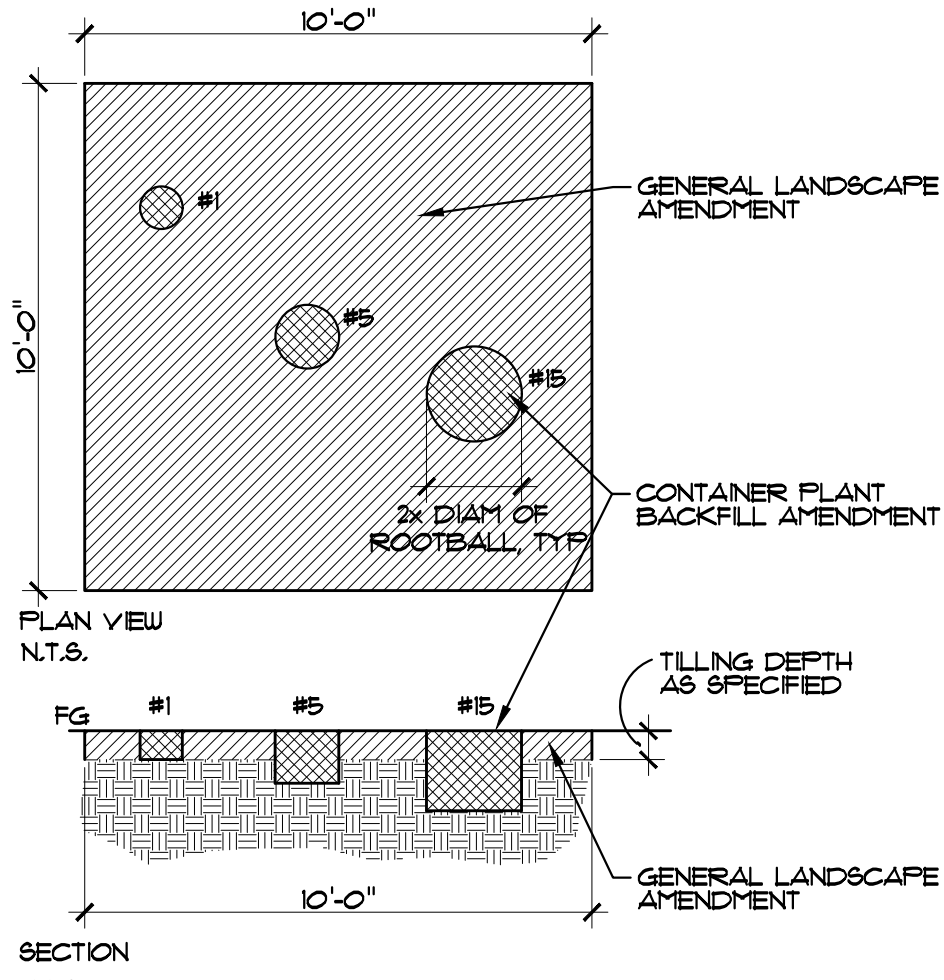
- ARSENIC 20
- CADMIUM 15
- CHROMIUM 300
- COBALT 50
- COPPER 150
- LEAD 200
- MERCURY 10
- MOLYBDENUM 60
- NICKEL 100
- SELENIUM 50
- SILVER 10
- VANADIUM 200
- ZINC 300

SOIL PREP/AMENDMENT MOCK UP

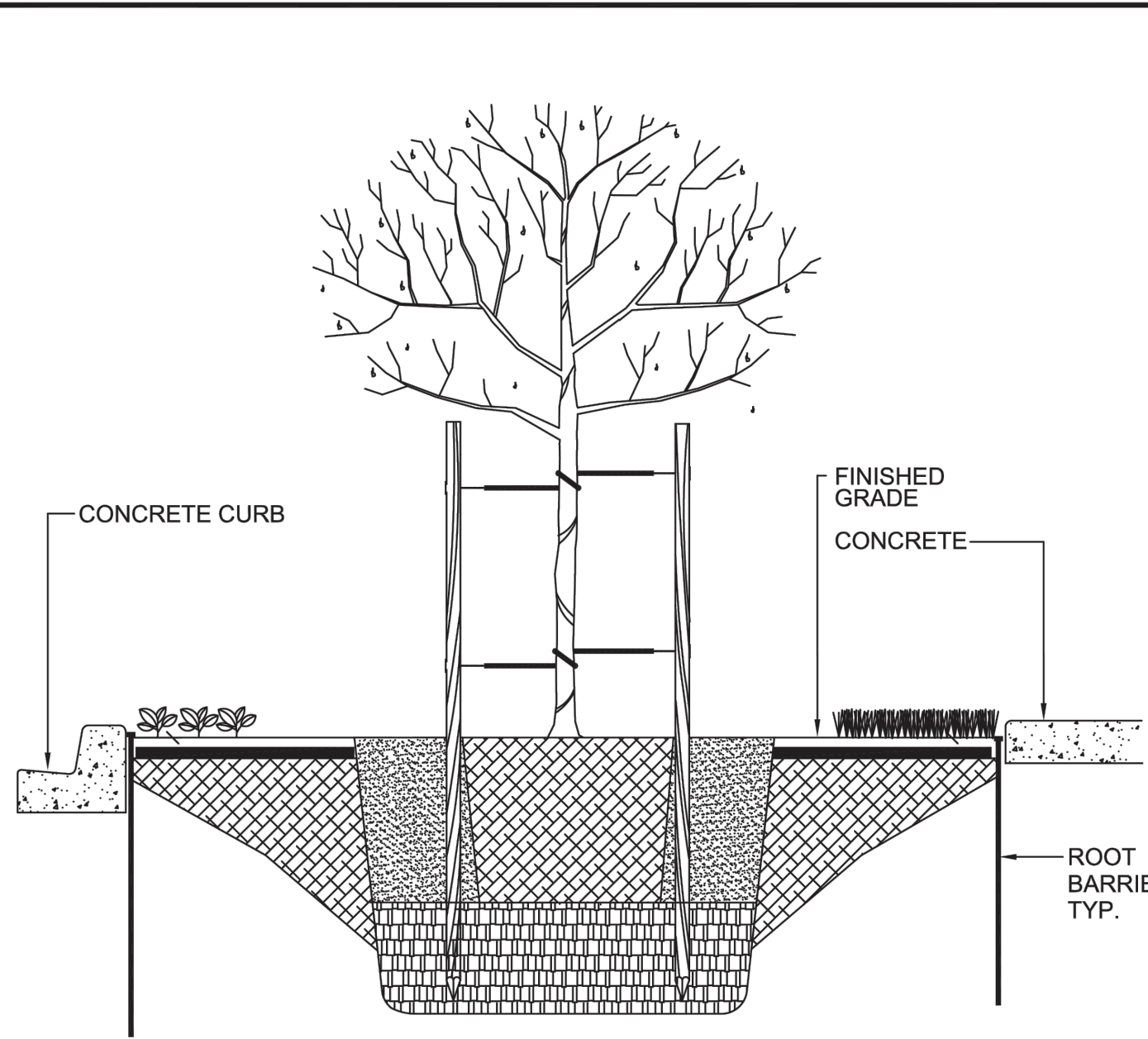
TO ENSURE THAT APPROPRIATE MEANS AND METHODS OF SOIL PREPARATION HAVE BEEN UNDERTAKEN AND THE REQUIRED QUANTITIES OF SOIL AMENDMENTS HAVE BEEN APPLIED, THE CONTRACTOR SHALL PREPARE A SOIL PREPARATION AND AMENDMENT MOCK-UP TO BE REVIEWED BY THE OWNER'S REPRESENTATIVE AND ANALYZED FOR SOIL AGRONOMIC ACCEPTABILITY. THE SOIL PREPARATION MOCK-UP LOCATION SHALL BE SELECTED BY THE OWNER'S REPRESENTATIVE AND CONSIST OF A 10 FT. X 10 FT. SQUARE AREA LOCATED WITHIN A PROJECT LANDSCAPE AREA. THE CONTRACTOR SHALL PREPARE THIS AREA, UNDER THE OBSERVATION OF THE OWNER'S REPRESENTATIVE, CONSISTENT WITH THE REQUIREMENTS IN THE PLANS AND SPECIFICATIONS AND UTILIZE THE SOIL AMENDMENT COMPONENTS AND QUANTITIES AS IDENTIFIED IN THE PLANS, OR AS UPDATED PER THE LATEST AGRONOMIC SOIL REPORT PROVIDED TO THE CONTRACTOR. CONTRACTOR SHALL VERIFY PRIOR TO DEVELOPING THE MOCK-UP, THE SOIL AMENDMENT QUANTITIES SHALL BE PRO RATA AMOUNTS OF THE REQUIRED SPECIFICATIONS AND SHALL BE CONFIRMED BY THE OWNER'S REPRESENTATIVE.

AFTER COMPLETION OF THE 10 FT. X 10 FT. GENERAL LANDSCAPE MOCK-UP AREA THE CONTRACTOR SHALL ALSO EXCAVATE WITHIN THE MOCK UP AREA PLANT PITS FOR A #1, A #5 AND A #15 CONTAINER PLANT SIZE AND AMEND THE EXCAVATED SOIL AS SPECIFIED FOR THE CONTAINER PLANTINGS.

UPON COMPLETION OF THE GENERAL LANDSCAPE AND CONTAINER PLANT MOCK-UP THE CONTRACTOR SHALL IRRIGATE UNTIL WATER HAS PENETRATED INTO THE NATIVE SUB-GRADE. AFTER DRYING, THE SOIL SHALL AGAIN BE SAMPLED BY THE OWNER'S REPRESENTATIVE AND TESTED BY THE OWNER'S AGRONOMIC LABORATORY TO DETERMINE SOIL AGRONOMIC SUITABILITY. IF REQUIRED, ADJUSTMENTS MAY BE MADE TO THE SOIL AMENDMENT SPECIFICATIONS AS RECOMMENDED BY THE AGRONOMIC SOILS LABORATORY.



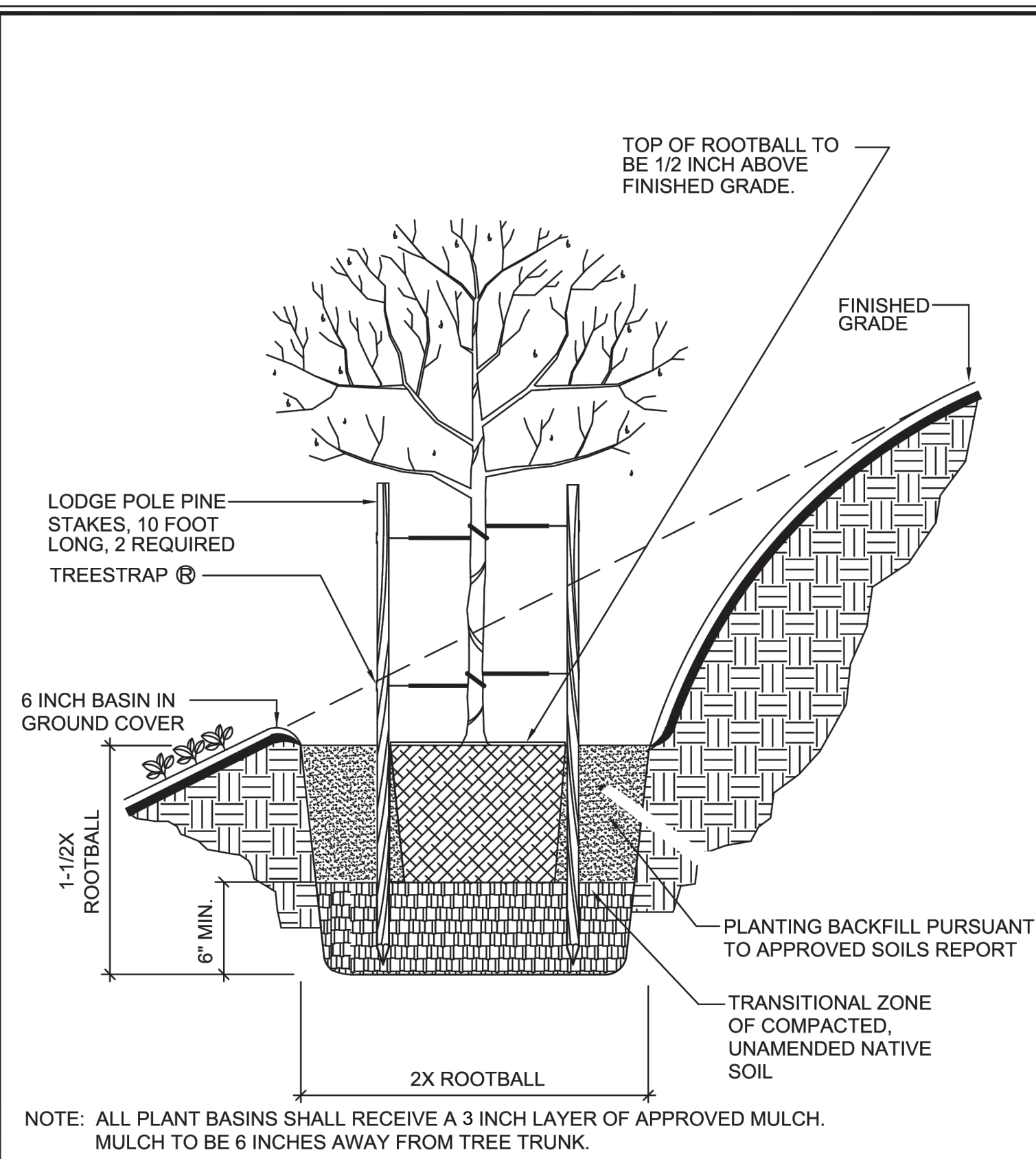
SOIL PREP/AMENDMENT
MOCK UP DIAGRAM



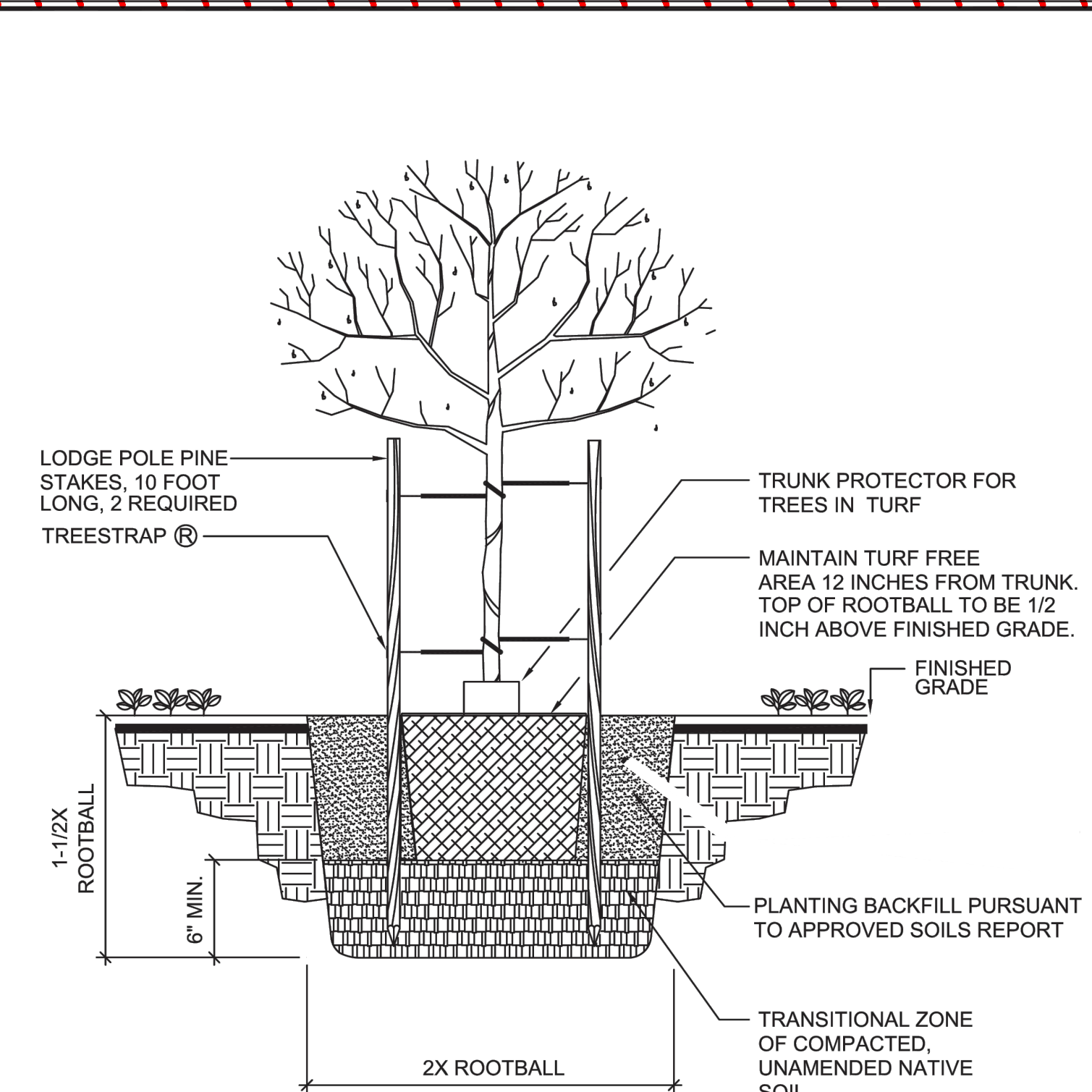
NOTE:

- 1. TOP OF ROOT CONTROL BARRIER MUST BE AT GRADE.
- 2. POSITION ROOT CONTROL BARRIER ADJACENT TO STRUCTURE.
- 3. RAISED ROOT DEFLECTORS MUST BE FACING PLANTED AREA.
- 4. PROVIDE A MIN. OF 12 FEET OF ROOT BARRIER EACH SIDE OF TREE TRUNK.
- 5. ROOT BARRIER SHALL EXTEND A MIN. OF 18 INCHES BELOW GRADE ON WALK SIDE.
- 6. ROOT BARRIER SHALL EXTEND A MIN. OF 24 INCHES BELOW GRADE ON CURB SIDE.
- 7. TREE PLANTING AND STAKING SHALL BE PERFORMED IN ACCORDANCE WITH STANDARD PLAN NOS. 604 THROUGH 607.

REVISIONS	CITY OF IRVINE	STANDARD PLAN NO.
	ROOT BARRIER	608
Approved by:	Mark L. Carroll R.C.E. 31915 City Engineer	Date: 6-22-09
Sheet 1 of 1		

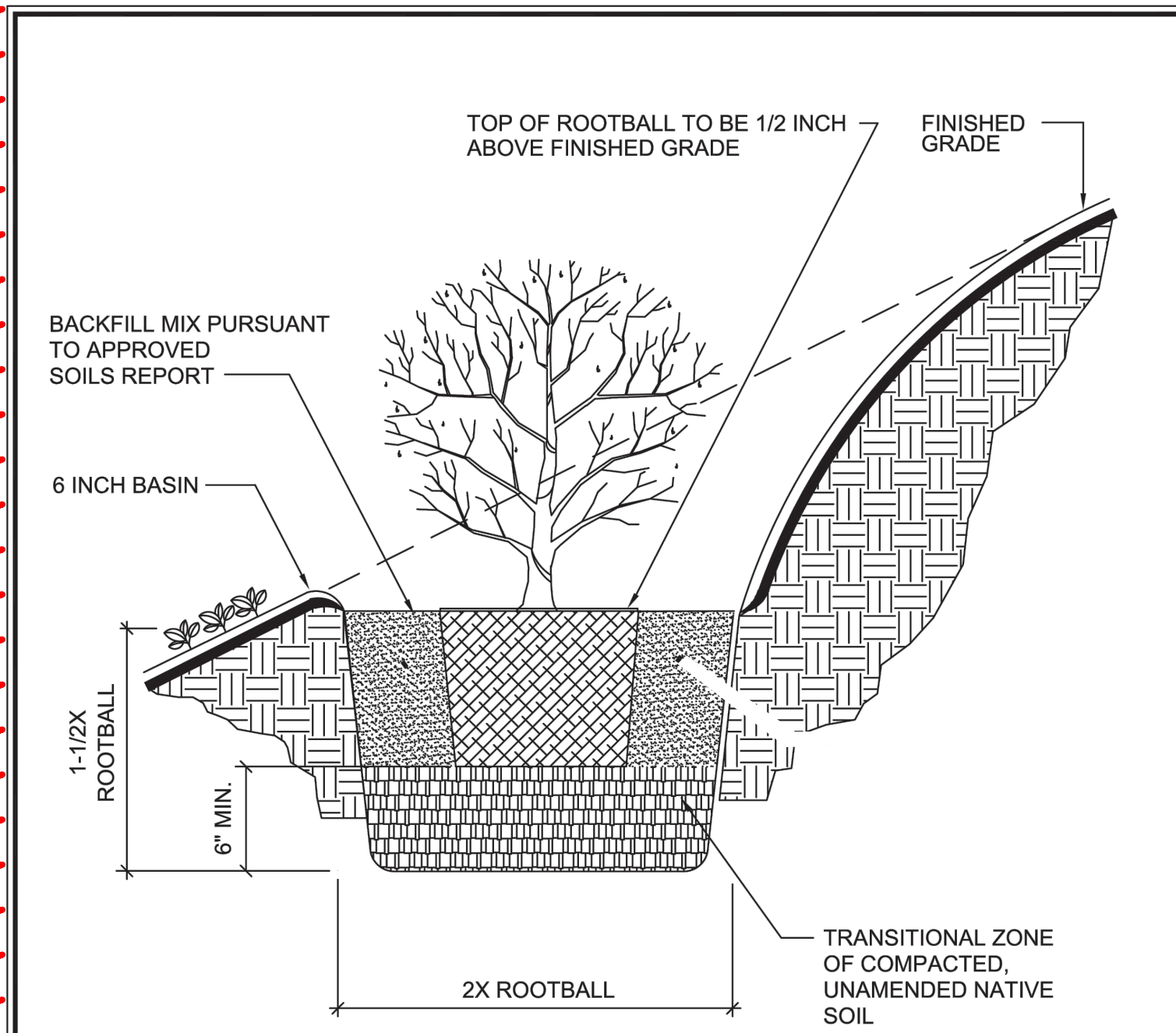


REVISIONS	CITY OF IRVINE	STANDARD PLAN NO.
	DOUBLE STAKE TREE ON SLOPE, 15 GAL. & 36" BOX	607
Approved by:	Mark L. Carroll R.C.E. 31915 City Engineer	Date: 6-22-09
Sheet 1 of 3		



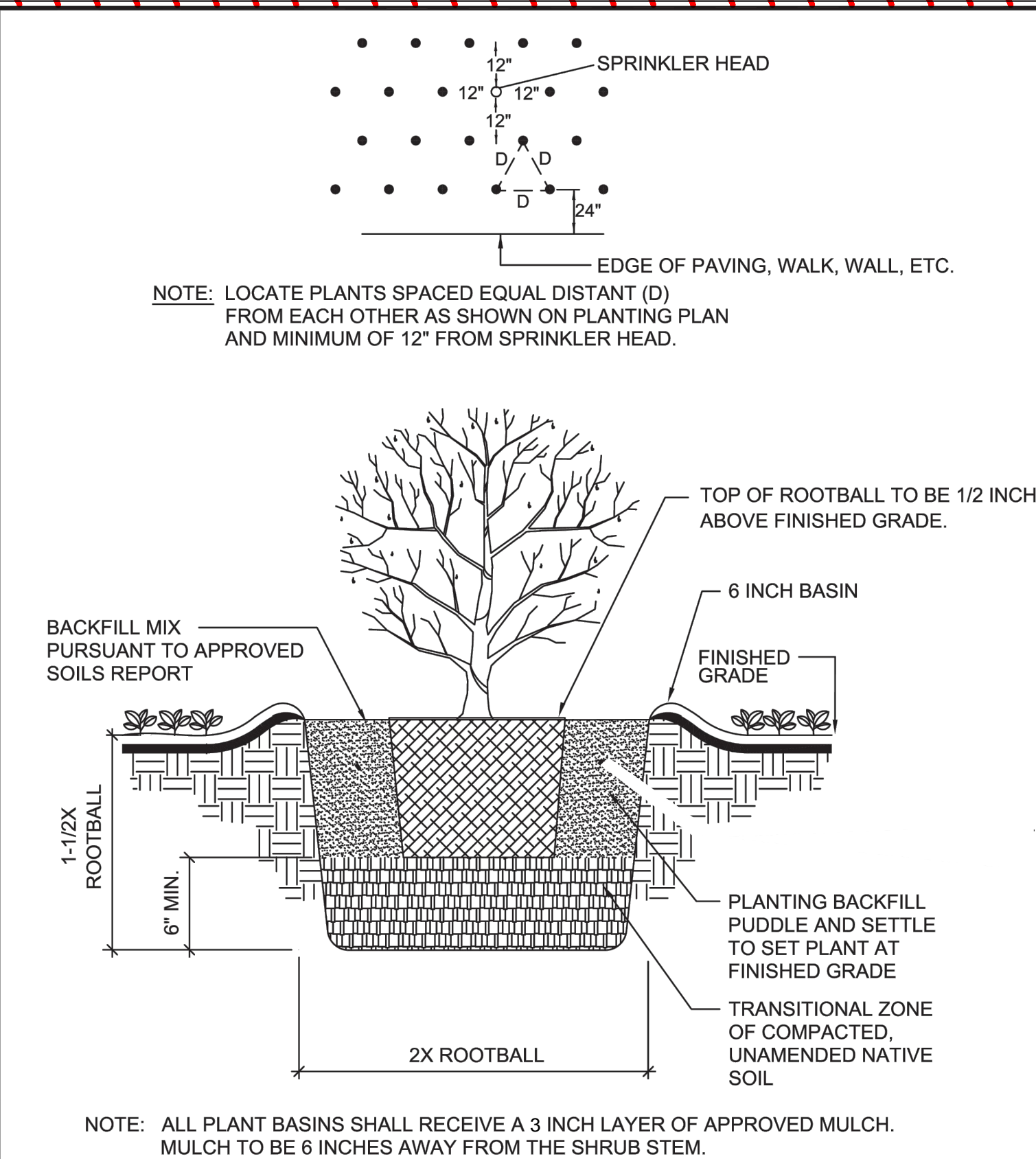
NOTE: ALL PLANT BASINS SHALL RECEIVE A 3 INCH LAYER OF APPROVED MULCH. MULCH TO BE 6 INCHES AWAY FROM THE TREE TRUNK.

REVISIONS	CITY OF IRVINE	STANDARD PLAN NO.
	DOUBLE STAKE TREE, 15 GAL. & 36" INCH BOX	606
Approved by:	Mark L. Carroll R.C.E. 31915 City Engineer	Date: 6-22-09
Sheet 1 of 3		



NOTE: ALL PLANT BASINS SHALL RECEIVE A 3 INCH LAYER OF APPROVED MULCH. MULCH TO BE 6 INCHES AWAY FROM THE SHRUB STEM.

REVISIONS	CITY OF IRVINE	STANDARD PLAN NO.
	SHRUB PLANTING ON SLOPE	602
Approved by:	Mark L. Carroll R.C.E. 31915 City Engineer	Date: 6-22-09
Sheet 1 of 3		



NOTE: ALL PLANT BASINS SHALL RECEIVE A 3 INCH LAYER OF APPROVED MULCH. MULCH TO BE 6 INCHES AWAY FROM THE SHRUB STEM.

REVISIONS	CITY OF IRVINE	STANDARD PLAN NO.
	SHRUB PLANTING	601
Approved by:	Mark L. Carroll R.C.E. 31915 City Engineer	Date: 6-22-09
Sheet 1 of 3		

GENERAL PLANTING NOTES

3	1/15/2026	ADDENDUM #3 CHANGES	CITY OF IRVINE	PLANS PREPARED BY:
NO.	DATE	REVISIONS	APP.	DATE



DRAWN BY:	KDL
DESIGNED BY:	KL
CHECKED BY:	LS, KL
RECOMMENDED:	

IRWD PC NO. #385IR2
APPROVED BY:
IRVINE RANCH WATER DISTRICT
FOR RECLAIMED WATER SERVICE

DATE

GREAT PARK
MAINTENANCE & OPERATIONS FACILITY
PLANTING DETAILS
CITY OF IRVINE
PROJECT DELIVERY & SUSTAINABILITY DEPARTMENT
PUBLIC WORKS & TRANSPORTATION DEPARTMENT

PLAN CHECK NO.
00954071 - PARK
LANDSCAPE PERMIT NO.
- LCE
SHEET:
L-6.1A3 OF 10

JOB NO. 24-313
BID SET 11/21/2025

SECTION 02810

IRRIGATION SYSTEMS

PART I-GENERAL

1.01 SUMMARY

A. Section Includes: Automatic sprinkler irrigation systems and controls.

B. Related Sections:

1. Section 02900-Landscaping.

C. Permits: Apply for and secure required permits.

1.02 REFERENCES:

D. ASTM:

1. B 62-85 - Standard Specification for Composition Bronze or Ounce Metal Castings.

2. D 1784-81 - Standard Specification for Rigid Poly (Vinyl Chloride) (PVC) Compounds and Chlorinated Poly (Vinyl Chloride) (CPVC) Compounds.

3. D 1785-83 - Standard Specification for Poly (Vinyl Chloride) (PVC) Plastic Pipe, Schedules 40, 80, and 120.

4. D 22421-84 - Standard Specification for Poly (Vinyl Chloride) (PVC) Pressure-Rated Pipe (SDR-Series).

E. National Sanitation Foundation (NSF):

1. Requirements for Seal of Approval.

F. Plastics Pipe Institute (PPI):

1. Recommendations for hydrostatic design stresses for PVC pipe.

G. Standard Specifications for Public Works Construction, as reference in Document 00705-General Provisions.

1.03 SUBMITTALS:

A. Product Data: Submit detailed lists of materials proposed for use. Prepare typewritten material list using the following format. Double space between each item:

ITEM NO. DESCRIPTION MANUFACTURER MODEL NO.

B. Project Record Documents: Record information on a daily basis and submit for review of Landscape Architect.

1. Dimension, from 2 permanent points of reference, such as building corners, sidewalks, or curbs, the location of the following items:

a. Routing of main pressure lines, at a maximum of 100 feet intervals.

b. The routing of 24 volt control and common wiring.

c. Point of connection to electrical power.

d. Automatic control valves.

e. Point of connection to water.

f. Gate valves.

g. Quick coupling valves.

h. Other related equipment.

C. Controller Charts:

1. Prepare charts after Project Record Drawings have been approved by Landscape Architect.

2. Provide 2 controller charts as follows:

a. Chart shall be a reproduction of the Record Drawings, if the scale permits fitting the controller door. If photo reduction prints are required, keep reduction to maximum size possible to retain full legibility.

b. Chart shall be blackline print of the actual "As built" system, showing the area covered by that controller.

c. Provide 2 charts for each controller.

3. Identify the area of coverage of each remote control valve, using a distinctly different translucent pastel color, drawn over the entire area of coverage.

4. Following approval, hermetically seal charts between 2 layers of 20-mil plastic sheet, and mount using Velcro or similar fasteners.

5. Charts shall be completed and approved prior to final review of irrigation system.

D. Checklist: Provide a signed and dated checklist and submit for review of landscape architect prior to final review of the work.

1. Use the following format:

a. Plumbing Permits: If not required, so note.

b. Material Approvals: Approved by and date.

c. Pressure Line Tests: By whom and date.

d. Record Drawings: Received by and date.

e. Controller Charts: Received by and date.

f. Materials and Equipment Furnished: Received by and date.

g. Operating and Maintenance Data: Received by and date.

h. System and Equipment Operation Instructions: Received by and date.

i. Manufacturer's Warranties (if required): Received by and date.

j. Written Guaranty: Received by and date.

k. Lowering of Heads in Lawn Areas: If incomplete, so state.

2. Provide catalog and part sheets on materials and equipment installed under this Section.

3. Include index sheet stating contractor's and equipment manufacturer's name, address, and phone number.

E. Miscellaneous Items: Furnish the following tools as a part of this Contract:

1. Two sets of keys for each automatic controller cabinet, and each controller enclosure cabinet lock.

2. Two wrenches for disassembly and assembly, or adjustment, of each type sprinkler head used in this installation requiring such special tools.

3. One 30-inch sprinkler key for every 12 lock lid valve boxes used in this installation.

4. Two 5-foot long valve keys for gate valves.

5. Six quick coupler keys and matching hose swivels for each type of quick coupling valve.

6. Four keys total for loose key hose bibs.

7. Extra materials: Provide four (4) extra heads of each type installed.

F. Test Reports: Submit test reports of pressure testing.

G. Instructions: Provide maintenance manuals, instructions, and demonstrations to Owner's maintenance personnel.

1. Maintenance manuals shall include sufficient detail to permit operating personnel to understand, operate, and maintain equipment.

1.04 QUALITY ASSURANCE:

A. Qualifications: Installer shall be regularly engaged, and specializing, in the installation of equivalent irrigation systems using solvent-gasket joints.

B. Certifications: Electrical wiring, controls, motors, and devices shall be UL listed and labeled.

1.05 DELIVERY, STORAGE, AND HANDLING:

A. Exercise care in handling, loading, unloading, and storing PVC pipe and fittings. Pipe shall be transported in a vehicle which allows the length of pipe to lie flat without undue bending or concentrated external loading at any point. Pipe that has been dented or damaged shall be discarded.

1.06 WARRANTY:

A. The Work will be inspected by the Owners' Representative for acceptance upon receipt of the Contractor's written assertion that the Work has been completed. If, in the Owners' Representative judgment, the Work has been completed and is ready for acceptance, it will so certify to the owner, which may accept the completed Work. The Owners' Representative will, in its certification to the owner, give the date when the Work was completed. This will be the date when the Contractor is relieved from responsibility to protect the Work. Unless otherwise noted in the Contract, all work shall be warranted by the Contractor against defective workmanship and materials for a period of (1) year from the date the Work was completed. The Contractor shall replace any such defective work in a manner satisfactory to the Owners' Representative, after notice to do so from the Owners' Representative, and within the time specified in the notice. If the Contractor fails to make such replacement or repairs within the time specified in the notice, the owner may perform this work and the Contractor's sureties shall be liable for the cost thereof.

1.07 MAINTENANCE:

The entire sprinkler irrigation system shall be under full automatic operation for a period of 7 days after any planting, and for the full duration of the maintenance period.

A. Extra Materials: Provide 4 extra heads of each type installed.

PART 2 - PRODUCTS

2.01 PIPING AND FITTINGS:

A. Pressure supply line from point of connection through backflow prevention unit shall be copper or brass.

1. Copper Pipe and Fittings:

a. Pipe: Type K, hard tempered.

b. Fittings: Wrought copper, solder joint type.

c. Joints shall be soldered with silver solder, 45 percent silver, 15 percent copper, 16 percent zinc, and 24 percent cadmium. Solid at 1125 F. and liquid at 1145 F.

2. Brass Pipe and Fittings:

a. Brass pipe shall be 85 percent red brass, ANSI Schedule 40 screwed pipe.

b. Fittings shall be medium brass, screwed 125 pound class.

B. Pressure supply lines 1-1/2 inches and smaller downstream of backflow prevention unit shall be ASTM D 1785 Schedule 40 PVC. Pressure lines 2 inches and larger shall be Class 315 PVC. Above grade pressure supply lines shall be in accordance with the typed noted on drawings.

1. Identification Markings: Identify all pipe and fittings with the following indelible markings:

a. Manufacture's name.

b. Nominal pipe size.

c. Schedule or class.

d. Pressure rating, in PSI.

e. NSF Seal of Approval.

f. IAMPO Seal of Approval

g. Date of extrusion.

2. Pipe (Solvent Weld Type): Manufacture from virgin polyvinyl chloride compound in accordance with ASTM D 2241 or ASTM D 1784, Class 12454-B (formerly Type I, Grade 1). Hydrostatic design stress rating 2,000 psi.

3. Fittings: Standard weight, ASTM D 1785 Schedule 80 unless approved otherwise by Landscape Architect, injection molded solvent-weld PVC. Comply with ASTM D 1784, Class 13454-B.

a. Threads (Where Required): Injection molded type.

b. Tees and Ells: Side gated.

4. Threaded Nipples: Standard weight, ASTM D 1785 Schedule 80 with molded threads.

C. Metal:

1. Galvanized Pipe: ASA Schedule 40 mild steel with threaded connections.

2. Fittings: Medium galvanized screwed beaded malleable iron.

3. Protective coating: Two coats of Koppers No. 50 Bitumastic.

D. Non-pressure Lines: ASTM D 1784 Class 14333-D (formerly Type II, Grade 1) PVC with solvent-weld joints. Comply with general requirements for pressure lines.

E. Visible Pipe and Fittings:

1. General: Integral gray color.

2. Threaded Risers and Nipples: ASTM D 1785 Schedule 80 PVC.

3. Other Risers and Fittings: ASTM D 1785 Schedule 40 PVC, solvent weld.

F. Sleeves:

1. 4 inches and smaller: ASTM D 1785 Schedule 40 PVC.

2. Larger than 4 inches: ASTM D 1784 Class 12454-C (formerly Type I, Grade 2, Class 415) PVC.

G. Conduit: ASTM D 1785 Schedule 80 PVC.

H. Identification:

1. Tags: Polyurethane Behr Desopaid, yellow in color with black letters 2-3/4 inches by 2-1/2 inches for 3 character ID and 3"x4" for 4 plus character ID, as manufactured by Christy's or equal. Install purple colored tags in reclaimed water applications.

2. Attach identification tag showing valve number on each solenoid pigtail.

2.02 JOINT CEMENT AND PRIMER:

A. Non-pressure plastic pipe and fittings shall be cemented using a 100 percent active solvent, blue in color.

B. Pressure plastic pipe and fittings shall be coated with a primer and then with a 100 percent active solvent.

C. Both primer and solvent shall be similar in all respects to that manufactured by Christy's or approved equal.

2.03 VALVES: IN ACCORDANCE WITH TYPE NOTED ON DRAWINGS

A. Gate valves:

1. 3 inches and Smaller, (Unless Otherwise Noted on Drawings): ASTM B 62 brass body, 150 pound saturated steam-rated with screwed joints, non-rising stem, screwed bonnet, solid wedge disc. Provide with bronze handwheel. Nibco, or approved equal.

B. Swing Check Valves 2 Inches and Smaller: 200 pound W.O.G. bronze construction with replaceable composition, neoprene, or rubber disc, conforming FS-WVV-V-51D, Class A, Type IV.

C. Anti-Drain Valves: Heavy duty virgin PVC construction with F.I.P. thread inlet and outlet. Internal parts shall be stainless steel and neoprene. Anti-drain valve shall be field adjustable against drawout from 5 to 40 feet of head. Anti-drain valve shall be similar to the Valcon ADV, in accordance with type noted on drawings.

D. Quick Coupling Valves: In accordance with type noted on drawings.

E. Remote Control Valves: In accordance with type noted on drawings.

F. Valve Boxes:

1. Non-Traffic Type: Specification grade plastic box with locking cover. Carson Industries or approved equal, as detailed on Drawings. Install 3/8" x 2 1/2" hex head bolt for locking of box.

a. Remote Control Valves: 12 inches by 17 inches by 12-1/4 inches Model 1419-12. Color per drawing. Emboss valve station numbers on top of cover.

b. Gate Valves: 10 inches diameter by 10-1/4 inches Model 910-10. Color per drawing.

2. Traffic Type: 10-1/4-inch diameter precast concrete, as manufactured by Brooks Products, 1850 Parco Ave, Ontario, CA 91761 888-307-7470. Provide bolt-down cast iron cover.

G. Valve Sleeves: For manual control valves, 6" diameter, PVC pipe, length as needed.

2.04 HEADS:

A. Small Lawn Sprinkler Heads: In accordance with type noted on Drawings.

B. Small Shrubbery Sprinkler Heads: In accordance with type noted on Drawings.

C. Rotary Sprinkler Heads: In accordance with type noted on Drawings.

D. Tree Irrigators: Provide assemblies as indicated on Drawings, including vents and filters.

2.05 TRICKLE DRIP EMITTERS AND EMITTER TUBING:

A. Emitter Body: In accordance with type, indicated on drawings provide inlet barb. Flow shall be regulated through a silicone flapped diaphragm with a flow path of 1/4-inch. The emitter shall pressure compensate for rated flow 10 percent plus or minus over a pressure variant of 10 to 50 pounds per square inch.

B. Dripline: Polyethylene UV resistant pressure compensating, inline emitter tubing. Pressure variant 8.5-60 psi (pounds per square inch).

1. Inside diameter of 0.54 inches and outside diameter of 0.63 inches.

2. Emitter spacing per drawings.

C. Tubing: Polyethylene co-extruded from linear, low density, UV-resistant material as manufactured by Rainbird or as indicated on the drawings.

1. 1/2-inch tubing shall have an inside diameter of 0.54-inch and an outside diameter of 0.63-inch.

2. 1/8-inch tubing shall have an inside diameter of 0.16-inch and an outside diameter of 0.22-inch.

D. Fittings: Molded from UV resistant ABS. Use Rainbird compression fittings.

2.06 BACKFLOW PREVENTION UNITS:

A. Backflow Preventer: In accordance with type noted on Drawings.

B. Strainers: In accordance with type noted on Drawings

2.07 AUTOMATIC CONTROLLER:

A. Provide type and size as noted on Drawings.

2.08 ELECTRICAL WIRING AND SERVICE:

A. High Voltage:

1. Electrical service to automatic controller shall be in accordance with Division 16 Sections. Provide final hookup to equipment as a part of the Work of this Section.

B. Low Voltage:

1. Connections between controller and remote control valves shall be made with direct burial AWG-UF, 600 volt wire, 14 gage or larger, insulation thickness 3/64-inch, utilizing low density high molecular weight polyethylene insulation.

2. Splices, where permitted, shall be waterproofed using Rainbird, SnapTite, Scotch-Lok No. 3576 Connectors, or fusible heat shrink tubing.

3. Pilot wires shall be a different color for each controller. Common wires shall be white with a different color stripe for each controller. Minimum size shall be No. 14 gage.

PART 3 - EXECUTION

3.01 EXAMINATION:

A. Before work commences, a conference shall be held with Landscape Architect regarding requirements of the Work of this Section.

1. Do not install irrigation system when field obstructions, grade differences, or discrepancies in area dimensions exist that may not have been considered in the original design.

B. Examine surfaces for conditions that shall adversely affect execution, permanence and quality of Work.

1. Verify that grading has been completed and the work of this Section can properly proceed.

2. Exercise care in excavating and working near existing utilities. Be responsible for existing utilities and for damages to utilities which are caused by operations or neglect. Check existing utility drawings for locations.

C. Notify Landscape Architect in writing of existing conditions that are not shown, or that differ from those shown on Drawings.

D. Do not proceed with Work until discrepancies are corrected or existing utilities are located.

3.02 PREPARATION:

A. Lay out each system using staking method as approved by Landscape Architect. Maintain and protect approved staking layout. Piping or equipment shown diagrammatically on Drawings outside of planting areas shall be installed inside planting areas whenever possible.

B. Lay out sprinkler heads and make any minor adjustments required due to differences between actual site conditions and the Drawings. Minor adjustments shall be maintained within the original design intent in order to avoid conflicts between planting and architectural features.

C. Protection: Protect the installed work and materials of other trades from damage during irrigation installation system operations.

3.03 TRENCHING AND BACKFILLING:

A. Excavate trenches in straight lines to required depths. Follow approved layout for each system. Bottom of trench shall be flat to insure piping is supported continuously on an even grade.

B. Provide minimum coverage as follows:

1. Pressure supply lines: 18 inches.

2. Non-pressure lines: 12 inches.

3. Control wire: 18 inches. Place under pressure supply lines.

C. Provide not less than 4 inches clearance between each line and not less than 4 inches clearance between lines of other trades, unless otherwise noted in details on Drawing.

D. Protect materials to prevent intrusion of dirt and moisture.

E. Test all systems prior to backfilling. If the only piping installed is over 20 feet long, pressure testing is required for that section at the time of installation. Upon completion of piping installation, the entire system shall be tested.

F. Backfill Material: Clean, fine granular material, free of rocks and debris.

G. Compact backfill with mechanical devices to a dry density equal to adjacent grade, free of dips, depressions, humps, or other irregularities.

1. Compaction by truck or other vehicle is not permitted.

H. Under Paving:

1. Backfill with sand, one layer 6 inches below pipe and one layer 3 inches above pipe, and compact in layers to 95 percent compaction using mechanical tamping devices. Set in place, cap, and pressure test piping under paving prior to installation of paving work.

2. Install piping under existing walks by jacking, boring, or hydraulic driving. Cutting or breaking of sidewalks or concrete is not allowed without Architect's approval. No hydraulic driving will be permitted under concrete paving.

3. Provide for a minimum cover of 18 inches between top of pipe and bottom of aggregate base for pressure and non-pressure piping installed under asphaltic concrete paving.

3.04 INSTALLATION:

A. Plastic pipe and fittings shall be installed in accordance with manufacturer's instructions.

B. Install backflow assemblies in shrub areas at minimum height permitted by local code.

C. Brass Pipe and Fittings: Assemble using Teflon tape applied to male threads only.

D. Plastic Pipe and Threaded Fittings: Assemble using Teflon tape applied to male threads only.

E. Galvanized Metal Pipe and Fittings: Assemble using Teflon tape applied to male threads only. Coat below grade portions with 2 coats of protective coating.

F. Quick Coupling Valves: Unless otherwise indicated, locate valves within 6 to 12 inches of nearest edge of hardscape.

G. Check Valves and Anti-Drain Valves: Install where required to prevent low-head drainage.

H. Tree Irrigators: Locate at each tree. Install where required to prevent low-head drainage.

I. Backflow Prevention Unit and Automatic Controllers: Verify location with Landscape Architect. Install in accordance with manufacturer's instructions.

J. Sprinkler Heads:

1. Shrub heads shall be installed as noted on Drawings.

2. Elevate full heads in lawn areas to a minimum of 4 inches above grade.

3. Install heads along curbs, walks, and paving level with grade in lawn areas.

4. Lower raised heads within 10 days after notification by the Owner.

5. Set all heads perpendicular to finished grade, unless otherwise directed by Landscape Architect.

K. Remote Control Valves: Install valves in shrub or ground cover areas wherever possible, or where shown on Drawings. When grouped together, allow at least 12 inches between valves. Install each control valve in a separate valve box.

L. Contractor to ensure irrigation operates throughout construction to existing project perimeter landscape and sports fields to limit disruption and maintenance landscape. Contract to provide schedule to owners project team detailing installation of new irrigation facilities, change-over the newly installed mainline, valves and laterials, and flushing of new/old equipment including spray heads, rotors and drip line.

3.05 UTILITY SERVICES:

A. Connect to existing water outlet or gate valve at locations indicated on Drawings and make minor changes in location necessary due to actual site conditions as work of this Section.

B. Connect to existing electrical service. Make minor changes in location as necessary due to actual site conditions as work of this Section.

3.06 WIRING:

A. Place wiring in the same trench and along the same routing as the pressure supply lines, unless otherwise approved.

1. Install wiring prior to main line whenever possible.

2. When more than one wire is placed in a trench, tape wires together at maximum 10 feet on centers.

B. Provide a 12-inch expansion loop at each connection and directional change. Provide a sufficient length at each splice to allow valve bonnet to be brought to the surface without disconnection.

C. Use a continuous wire between controller and remote control valves.

1. Except as otherwise approved, do not splice wire at any point.

2. Approved splices shall be enclosed in a box.

D. If wires under paved areas cannot be continuous, splices shall be enclosed in an approved junction box.

3.07 VALVE BOXES:

A. All Valve boxes shall have installed 3/8" x 2 1/2" hex head bolt for locking of box.

B. Fill area under box with minimum of 1 cubic feet of 3/4-inch crushed gravel before box is installed.

3.08 FIELD QUALITY CONTROL:

A. Contractor's Responsibility:

1. Notify Landscape Architect for the following reviews, with 48 hours minimum notice.

a. Pressure supply line installation and testing.

b. System layout.

c. Automatic controller installation.

d. Control wire installation.

e. Lateral line and sprinkler head installation.

f. Emitter tubing and emitter installation.

g. Coverage tests prior to landscape planting.

2. Provide 7 days notice for Final Review.

3. Provide "walkie-talkie" equipment and/or personnel to maintain communication from review area to automatic controllers.

4. Provide up-to-date Project Record Drawings at each review.

a. In the event Contractor calls for a review without up-to-date Project Record Drawings, or without preparing the system for inspection, Contractor shall be responsible for reimbursing Landscape Architect on an hourly basis for the inconvenience. No further reviews will be scheduled until this charge has been paid.

B. Pressure Tests:

1. Do not install remote control valves, quick couplers, or any other valve assembly until testing of pressure main lines is completed and approved.

2. Do not backfill trenches more than necessary until testing has been reviewed, tested, and approved.

3. Provide equipment necessary to test systems, including force pump.

4. Perform hydrostatic tests in presence of the Architect.

5. Test pressure supply lines under hydrostatic pressure of 150 pounds per square inch for a period of 2 hours, unless otherwise directed by Landscape Architect in writing.

C. System Flushing: After sprinkler pipe lines and risers are in place and connected, and prior to installation of sprinkler heads, thoroughly flush all lines with a full head of water. Install sprinkler heads after lines have been flushed to the satisfaction of the Architect.

D. Coverage Tests:

1. Perform coverage tests after sprinkler system is completed, but prior to any planting, in the presence of the Architect.

2. Test system to ensure that planting areas are watered adequately and uniformly.

3. Make necessary adjustments, including realignment of heads, to provide required coverage as directed by Landscape Architect.

4. If it is determined that coverage can be improved by a nozzle change, make such changes, or arrange with the manufacturer to have such changes made, as part of the work of this Section. Make changes prior to any planting.

3.09 CLEANING:

A. Upon completion of the work, restore ground surfaces to required elevations and remove excess materials, debris and equipment from the site to satisfaction of Landscape Architect.

3.10 DEMONSTRATION:

A. Provide instruction to maintenance personnel in proper operation of equipment.

END OF SECTION

APPROVAL FOR ON-SITE RECYCLED WATER SYSTEM ONLY

WATER METERS AND ALL OTHER CONNECTIONS TO IRVINE RANCH WATER DISTRICT FACILITIES MUST BE APPLIED FOR, OR APPROVED THROUGH THE IRVINE RANCH WATER DISTRICT SUBDIVISION DEVELOPMENT SECTION. FOR SPECIFIC REQUIREMENTS ABOUT OBTAINING A SERVICE, CALL: (949) 453-5300.

PLAN CHECK NUMBER: 358IR2

ON-SITE APPROVAL: DPFL

DATE: 11/13/2025

811

Know what's below.
Call before you dig.

PLAN CHECK NO.
00954071 - PARK

LANDSCAPE PERMIT NO.
- LCE

SHEET:
L-7.1A3 OF 10

GREAT PARK
MAINTENANCE & OPERATIONS FACILITY
IRRIGATION SPECIFICATIONS

CITY OF IRVINE
PROJECT DELIVERY & SUSTAINABILITY DEPARTMENT
PUBLIC WORKS & TRANSPORTATION DEPARTMENT

DATE

IRWD PC NO. #385IR2

APPROVED BY:
IRVINE RANCH WATER DISTRICT
FOR RECLAIMED WATER SERVICE

DRAWN BY: KDL

DESIGNED BY: KL

CHECKED BY: LS, KL

RECOMMENDED:

SEAL
CLARK & GREEN
Associates
Landscape Architecture

LICENSE NO. 4564 EXP. DATE

DATE: 11-21-25

CITY OF IRVINE

PLANS PREPARED BY:

CITY OF IRVINE

APP. DATE

NO.

DATE

REVISIONS

3

1/15/2026

ADDENDUM #3 CHANGES

JOB NO. 24-313

BID SET 11/21/2025