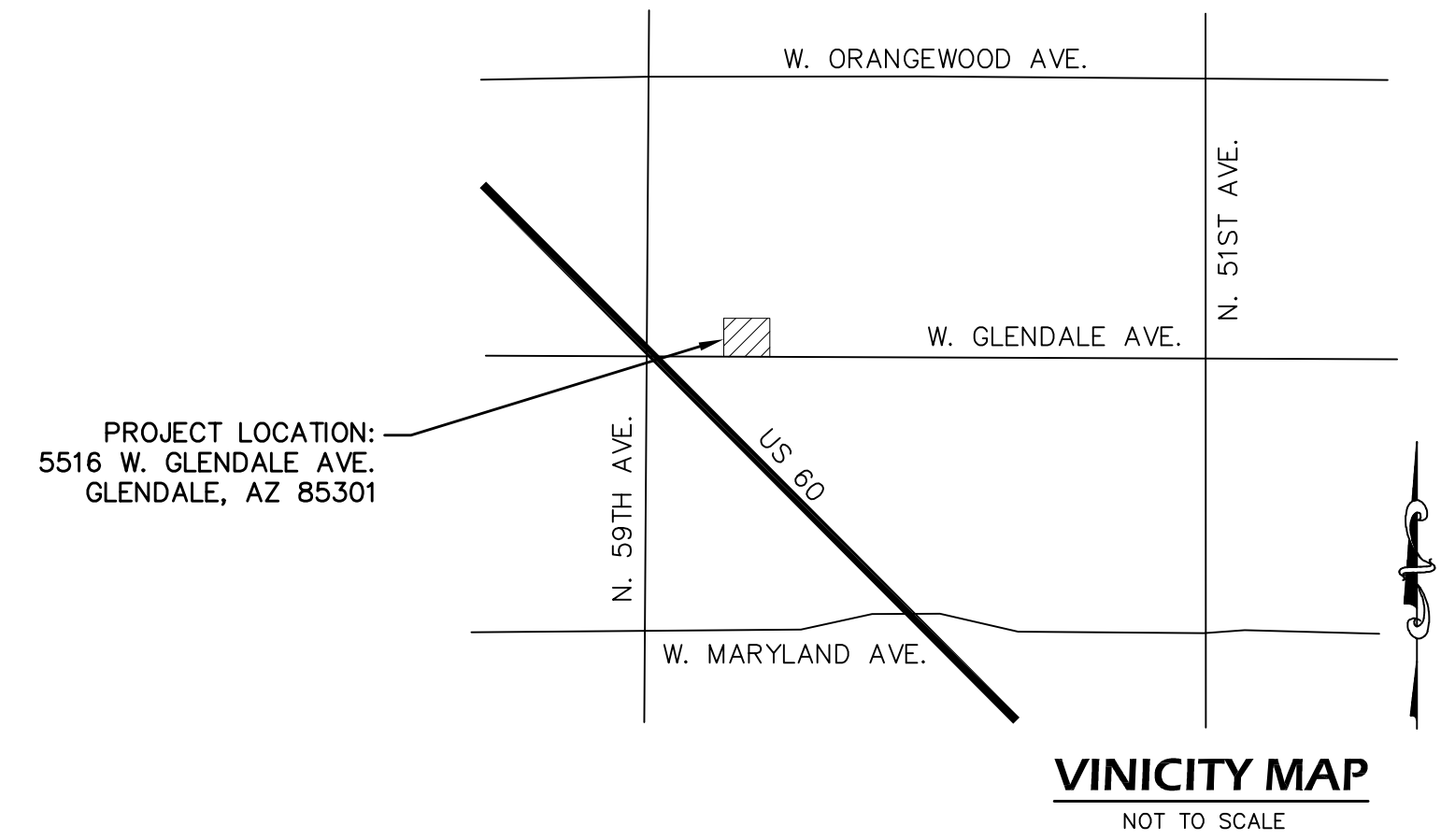
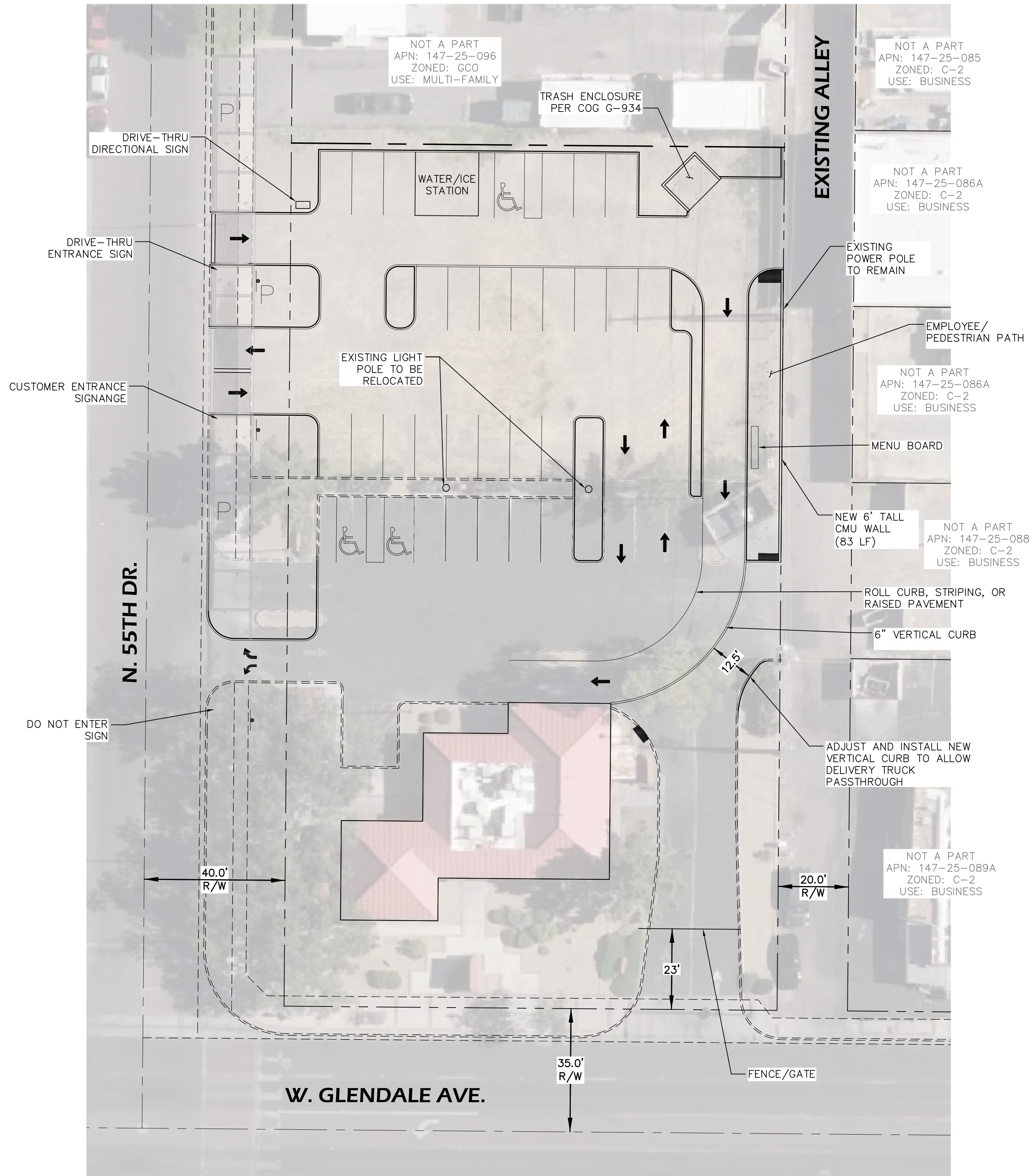
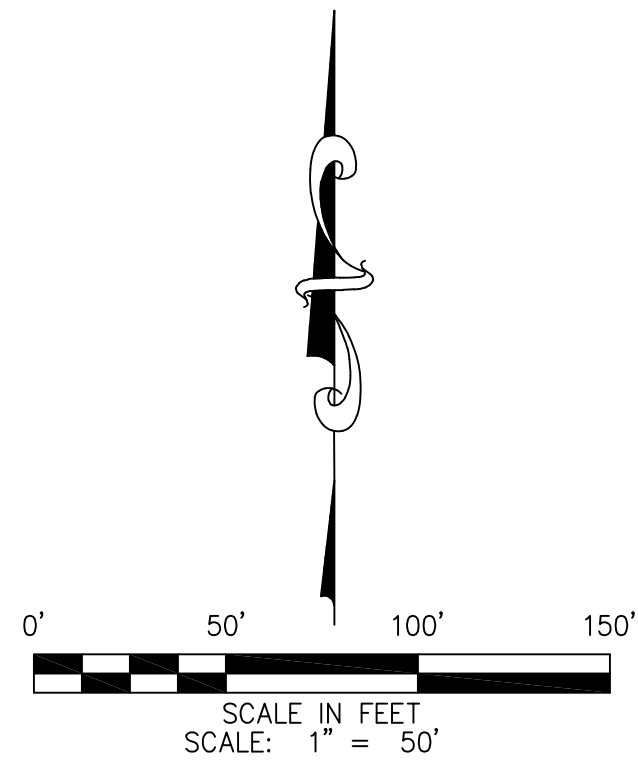


# SITE AND PLOT PLAN FOR 5616 W. GLENDALE AVE, GLENDALE AZ 85301

A PORTION OF SECTION 5, TOWNSHIP 2 NORTH, RANGE 2 EAST,  
GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA

City of Glendale  
Received 10-25-2021



**OWNER/DEVELOPER**  
GKP&B LIMITED PARTNERSHIP  
203 N. MACDONALD ST  
MESA, AZ 85201  
ATTN: STEVE GARDAY  
SJGARDAY@GMAIL.COM  
623-451-4738

**ENGINEER**  
PREFLING ENGINEERING  
4435 E. CHANDLER BLVD, SUITE 200  
PHOENIX, AZ 85048  
CONTACT PERSON: MIKE PREFLING  
TEL. NO. 480-625-9795  
E-MAIL: mike@preflingeng.com

**SITE DATA - EXISTING**

A.P. NO.  
147-25-091  
147-25-092  
147-25-093

TOTAL SITE AREA  
20,300 FT<sup>2</sup> (0.47 ACRES)

EXISTING RESTAURANT AREA  
~3,150 FT<sup>2</sup>

EXISTING PARKING  
11  
2 ACCESSIBLE  
13 TOTAL

ADDRESS  
5516 W. GLENDALE AVE  
GLENDALE, AZ 85301

ZONING  
C-2

SCOPE OF WORK:  
EXPANSION OF PARKING TO SERVE THE  
EXISTING PETE'S FISH AND CHIPS  
RESTAURANT.

**PROPOSED EXPANSION DATA**

A.P. NO.  
147-25-094  
147-25-095

TOTAL SITE AREA  
34,300 FT<sup>2</sup> (0.79 ACRES)

PROPOSED PARKING  
23 NEW  
1 NEW ACCESSIBLE

**PETE'S FISH & CHIPS  
EXPANSION**

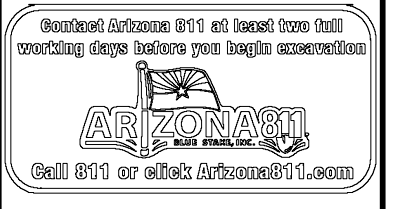
A PORTION OF SECTION 5,  
TOWNSHIP 2 NORTH, RANGE 2 EAST,  
OF THE GILA AND SALT RIVER MERIDIAN,  
MARICOPA COUNTY, ARIZONA.

4435 E. Chandler Blvd  
Suite 200  
Phoenix, AZ 85048  
480-625-9795

**PETE'S FISH & CHIPS  
SITE PLAN EXPANSION**



Version	1	1ST SUBMITTAL	10/03/2021
Designed by: MJP			
Drawn by: MJP			
Checked by: MJP			
Date:	10/03/2021		



SEAL

46785  
MICHAEL J.  
PREFLING

Signed: 10-03-2021

EXPIRES: 9/30/22

JOB NUMBER  
**100**

SHEET  
**1 OF 1**

# PLANTING KEYNOTES

- VERIFY SMOOTH GRADE CONDITIONS TO ALL AREAS PRIOR TO BEGINNING LANDSCAPE. ELIMINATE ANY CONFLICTS THAT WOULD IMPACT ULTIMATE SOLUTION.
- 1 TREE PLANTING AND STAKING (DOUBLE STAKE). DETAIL TBD.
- 2 SHRUB PLANTING. DETAIL TBD.
- 3 DECOMPOSED GRANITE TO ALL LANDSCAPE AREAS. DETAIL TBD. PROVIDE UNIFORM FINISH GRADE 3" BELOW TOP OF ALL WALKS & CURBS PRIOR TO PLACEMENT OF TOPDRESSING. BLEND NEW AND EXISTING DECOMPOSED GRANITE SEAMLESSLY. SEE MATERIAL QUANTITIES. A PRE-EMERGENT HERBICIDE SHALL BE APPLIED TO THE GROUND PRIOR TO PLACEMENT.
- 4 FINISH GRADE TO BE 1" BELOW ADJACENT HARDSCAPE OR HEADER.
- 5 SVT TRIANGLE, PER CIVIL PLANS, MAINTAIN SHRUB HEIGHT BELOW 24". (TBD)
- 6 EXISTING SITE/ SCREEN WALLS (TBD)
- 7 TREES THAT OVERHANG THE SIGHT DISTANCE LINE (S.D.L.) OR SIGHT VISIBILITY EASEMENT (S.V.E.) TO BE TRIMMED TO A HEIGHT OF NO LESS THAN 7' AT ALL TIMES. (TBD)

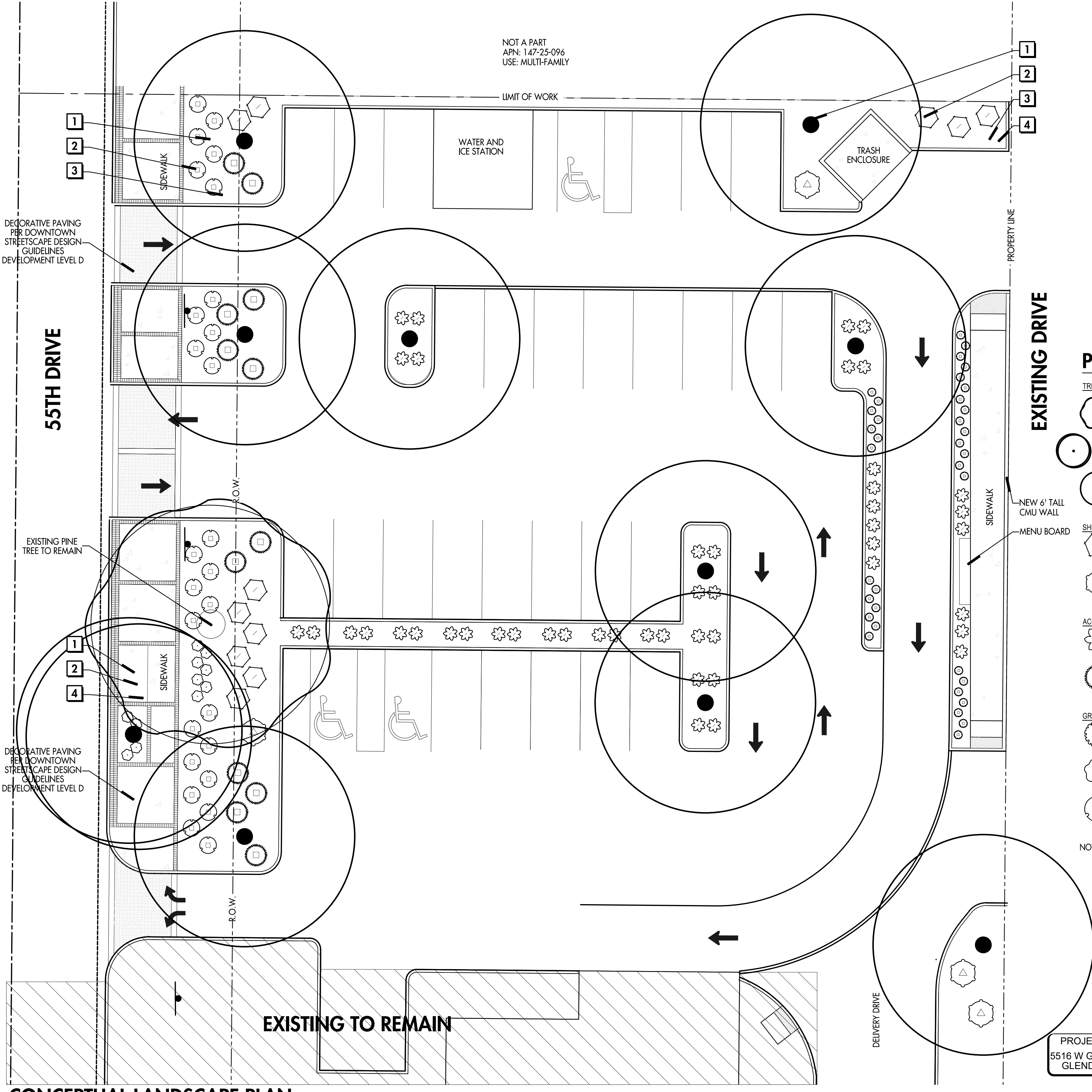
# CITY OF GLENDALE LANDSCAPE NOTES

- A. LANDSCAPING IN MEDIANS AND RIGHT-OF-WAYS  
The city encourages Smart Growth and the use of LID storm water techniques in the right-of-way. Below are some design standards for landscaping in the right-of-way or median:
1. All plant material must be selected from the Arizona Department of Water Resources Low Water Use Plant List. Not all plant materials are appropriate for use within the public right-of-way. The selected plant materials are also to be consistent with the appropriate character of the areas described.
  2. Trees should be located so that the expected mature tree canopy does not ultimately extend into the travel lanes. Consider the mature tree height and placement of trees to minimize potentially adverse effects on above-ground utilities, street lighting or signage. Tree density must be no closer than 25 feet on center along pedestrian corridors. Trees should not be planted within 10 feet of an existing private wall, sign or street light pole. Natural growth habits and excessive watering frequencies shall be taken into consideration to minimize maintenance needs. Plant material clearance shall be provided to prevent conflict with signs, lighting, fire equipment or median crossings. Landscaping must not create hazards to public safety through plant growth habit, structure, or location. Trees should be provided at the rate of 1 tree per 35 lineal feet on center. The minimum size is 1.5 gallon with 50 percent of the trees to be 24" box or larger.
  3. Decomposed Granite must be 3/4" inch screened Desert Gold or of a matching color to adjacent landscaped areas. A sample will be submitted to the Engineering Division for approval prior to the contractor ordering and bringing it to the site. Color shall match what exists in the area. Decomposed granite will be distributed uniformly to a depth of 2 inches covering the entire landscape area. A pre-emergent herbicide shall be applied before and after placing the granite.
  4. Care should be taken when designing landscaping within the sight distance triangles. Mounds within sight distance easements must not exceed 18 inches as measured above the final grade elevation. The maximum slope of any mounding shall be 4:1. The finished landscape grade of the decomposed granite should be smooth, uniform, and a minimum of 2 inches below the top of curb.
  5. Backflow preventers and controllers may be placed in the median.
  6. The Engineering Division will inspect all landscape and irrigation work in the medians.
  7. All street right-of-way landscaping shall conform to the city's Landscape Ordinance and an approved street landscape master plan, and shall contain plant materials listed in that master plan.
  8. Within thirty (30) feet of any street intersection trees shall not be planted which are so numerous or so close together that the trunks obstruct more than twenty (20) percent of the view of operators of vehicles on the adjacent street.
  9. Design trees and plants so they will not grow within two (2) feet of the face of any curb or within one (1) foot of any sidewalk located on public right-of-way, except that tree canopies over eighty-four (84) inches in height and plants under two (2) foot in height are exempted from this provision.
  10. Sight distance requirements for trees and shrubs shall follow the City's Standard Details G-447 and G-448. These sight lines must clearly show on the landscape plans. Trees planted within the sight triangle are to have the canopy pruned to a height of 8 feet or higher upon installation. Height will be measured from pavement grade and total height will include the height of any mounding.
  11. Median boll noses less than 4' wide shall have brick pavers or stamped concrete installed. No plant material will be allowed.
- B. MAINTENANCE RESPONSIBILITY  
Maintenance of landscaping within rights-of-ways behind the street curb will be the responsibility of the developer, property owner, or a homeowners association. Median landscaping will be maintained by the City after the landscape establishment period ends and the landscaping is accepted by the City. The landscape establishment period for median landscaping shall be 180 days or as stated in the project specifications. During the landscape establishment period, the developer will be responsible for all costs, including trash pickup, watering, electric for the controller and plant replacement. The landscape establishment period begins after the approval of the landscaping and irrigation system by the City's Inspector and Parks Department. The water and electric meter accounts will be in the contractor's name until the landscape establishment period expires.
- C. NOMENCLATURE  
For inspection and identification, durable and legible labels written in weather resistant ink shall identify the correct plant name and size, as specified in the plant list, and shall be securely attached to all tree trunks delivered to the site.
- D. SOIL  
Soil shall be natural and fertile and shall not be excessive in acid or alkaline, nor contain toxic substances harmful to plant growth, and be reasonably free of noxious weeds, clay lumps, clods, stones, roots, stumps and debris of any kind. Mulch in planting basins shall consist of 25 pounds of soil sulphur thoroughly mixed with one cubic yard of organic mulch. Mulch shall be evenly spread throughout the tree basin to a depth of 2 inches.
- E. TREE PLANTING  
Remove the nursery stakes and ties. Do not prune unless there are dead or broken branches. Once planted, the top of the root ball should be level or slightly above the finished grade to avoid crown rots. Do not pack the soil. Apply enough water to thoroughly wet the soil to the depth of the root ball. Apply organic mulch at a depth of three to four inches on top of the soil area that was tilled. See the University of Arizona, College of Agriculture: Planting Guidelines publication AZ1022.
- F. RIGHT-OF-WAY INSPECTIONS FOR CITY PROJECTS  
The City's Engineering Division will arrange a pre-construction meeting with the contractor to review approved plans, MAG requirements, testing, maintenance responsibility, project schedule, etc. City staff will inspect the work during construction for compliance with the approved plans. City staff will perform a walkthrough with the contractor after completion of work to begin the landscape establishment period. The warranty period once any punch list items are completed. At the end of the landscape establishment period, a final walk through with the contractor will be performed to determine any plant replacements or repairs to the system. Once completed, the Engineering Division will issue the Final Letter of Acceptance to end the warranty period and begin city maintenance of the landscaping. Upon acceptance, the contractor will remove his name from the water and electric accounts and establish them in the City's name.

# PRELIMINARY SITE DATA

**EXISTING** A.P. NO. 147-25-091, 147-25-092, 147-25-093  
NET SITE AREA: 20,300 SQFT. ( 0.47 ACRES)  
RESTAURANT AREA: 3,150 SQFT.  
EXISTING PARKING: 11, 2 ACCESSABLE, 13 TOTAL

**PROPOSED** A.P. NO. 147-25-094, 147-25-095  
TOTAL SITE AREA: 14,000 SQFT. ( 0.32 ACRES)  
PROPOSED PARKING: 30 NEW  
REQUIRED PARKING: 13 SPACES  
TOTAL LANDSCAPE AREA PROPOSED: 3,718.4 SQFT  
REQUIRED LANDSCAPE AREA: 20 % OF TOTAL SITE AREA= 2,800 SQFT



# PROJECT INFORMATION

**CIVIL ENGINEER**  
**MICHAEL PREFLING**  
4435 E Chandler Blvd, Suite 200  
Phoenix, Arizona 85048  
Contact: Michael Prefling  
Tel: (480) 625-9795  
Email: mike@preflingeng.com

# LANDSCAPE ARCHITECT

**collectiV LANDSCAPE ARCHITECTS**  
1426 North 2nd Street  
Suite 200  
Phoenix, Arizona 85004  
Contact: Jim Smith  
Tel: 602.358.7711  
Email: jims@collectivla.com

# OWNER/DEVELOPER

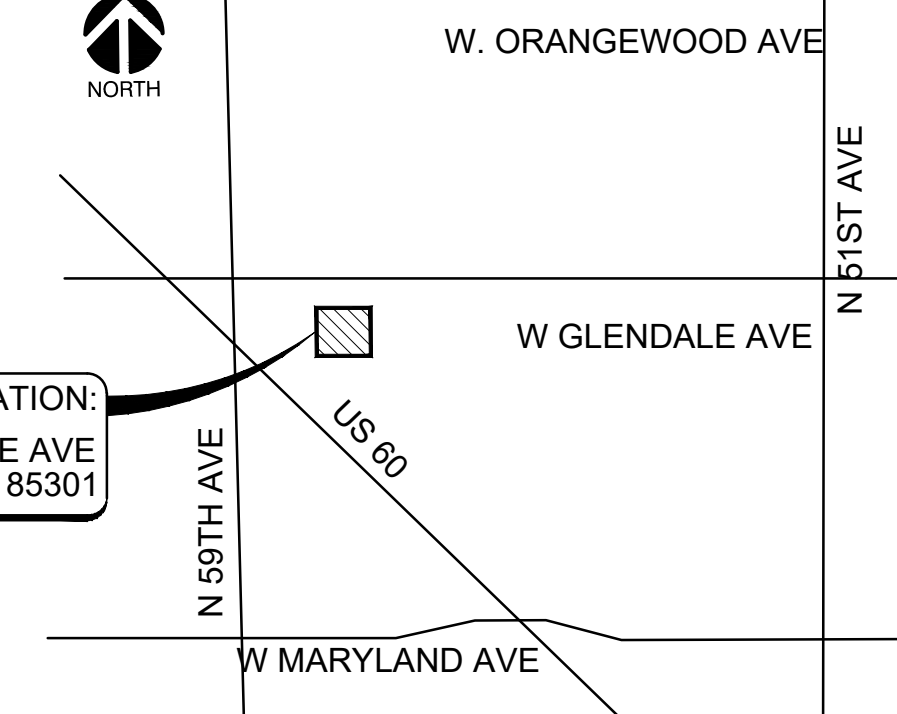
**GKP&B LIMITED PARTNERSHIP**  
203 N Macdonald st  
Mesa, AZ 85201  
Contact: Steve Garday  
Tel: 623.451.4738  
Email: sigarday@gmail.com

# PLANT LEGEND

TREES	BOTANICAL / COMMON NAME	SIZE
	PINUS ELДАРICA AFGHAN PINE	PROTECT IN PLACE
	ULMUS PARVIFOLIA 'TRUE GREEN' TRUE GREEN LACEBARK ELM	36"BOX
	ULMUS PARVIFOLIA 'TRUE GREEN' TRUE GREEN LACEBARK ELM *50% 15 GAL 50% 24" BOX	VARIES
SHRUBS	BOTANICAL / COMMON NAME	SIZE
	CALLIANDRA ERIOPHYLLA FAIRY DUSTER	5 GAL
	CAESALPINIA GILLIESII YELLOW BIRD OF PARADISE	5 GAL
ACCENT	BOTANICAL / COMMON NAME	SIZE
	HESPERALOE PARVIFLORA 'DESERT FLAMENCO' TM DESERT FLAMENCO RED YUCCA	5 GAL
	DASYLIRION WHEELERI GREY DESERT SPOON 5" ON CENTER	5 GAL
GROUND COVER	BOTANICAL / COMMON NAME	SIZE
	ROSMARINUS OFFICINALIS 'HUNTINGTON CARPET' HUNTINGTON CARPET ROSEMARY	5 GAL
	DALEA CAPITATA 'SIERRA GOLD' TM SIERRA GOLD DALEA 2" ON CENTER	5 GAL
	LANTANA MONTEVIDENSIS TRAILING LANTANA 2" ON CENTER	5 GAL

NOTE: ALL AREAS TO RECEIVE 2" DEEP DECOMPOSED GRANITE TOPDRESSING.  
ALL AREAS WITHIN THE LIMIT OF WORK TO RECEIVE AN AUTOMATIC IRRIGATION SYSTEM.

# VICINITY MAP N.T.S.



# CONCEPTUAL LANDSCAPE PLAN

**collectiV**  
landscape architects  
1426 N. 2nd Street, Suite 200  
Phoenix, Arizona 85004  
www.collectivla.com  
Telephone: 602.358.7711  
info@collectivla.com

**PETE'S FISH & CHIPS**  
5516 W GLENDALE AVENUE  
GLENDALE, AZ 85301

ARIZONA  
Soil 811 or check arizona811.com

REGISTERED LANDSCAPE ARCHITECT  
36932  
JIM SMITH  
9/24/21  
AZ 2021, U.S.A.

EXPIRES 12-31-22  
THIS DRAWING IS AN INSTRUMENT OF SERVICE AND THE PROPERTY OF COLLECTIV LANDSCAPE ARCHITECTS. THIS DRAWING MAY NOT BE REPRODUCED, OR REPRODUCTIONS HEREOF USED, WITHOUT SPECIFIC WRITTEN PERMISSION.  
DRAWN MM  
CHECKED JS  
DATE 09/24/2021  
REVISION DATE:  
JOB NO. 45.290

# CONCEPTUAL LANDSCAPE PLAN