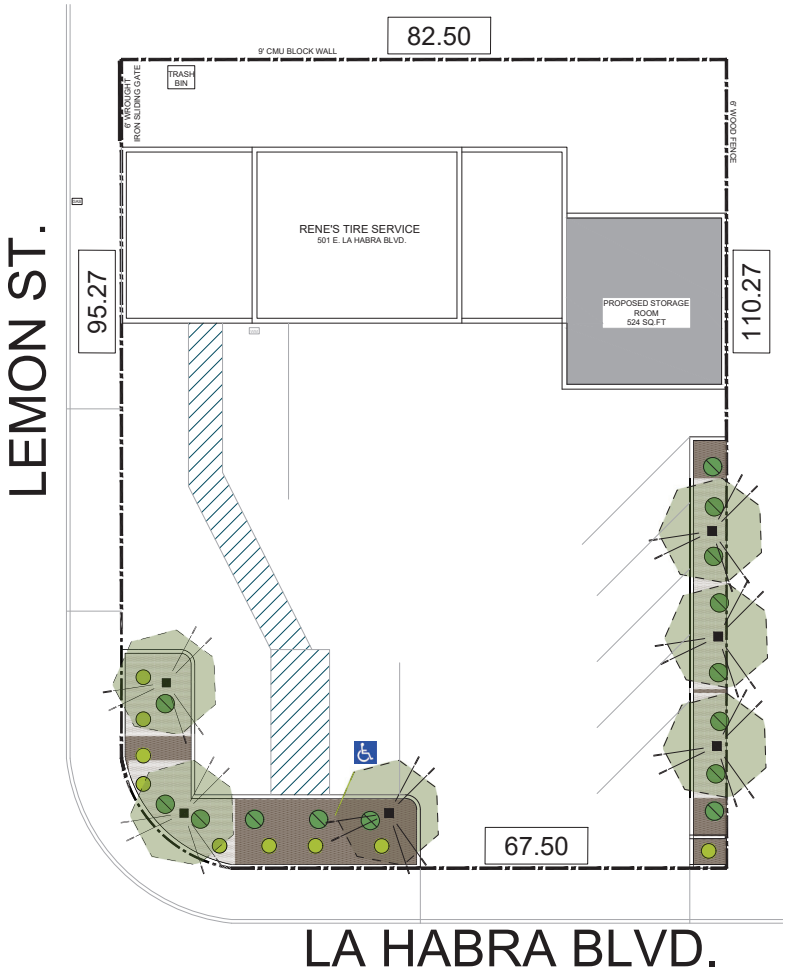


## COVENANT AND AGREEMENT

"THE SUBDIVIDER SHALL RECORD A COVENANT AND AGREEMENT SATISFACTORY TO THE ADVISORY AGENCY GUARANTEEING THAT:

a. THE PLANTING AND IRRIGATION SYSTEM SHALL BE COMPLETED BY THE DEVELOPER/BUILDER PRIOR TO CLOSE OF ESCROW OF 50 PERCENT OF THE UNITS OF THE PROJECT OR PHASE.
b. SIXTY DAYS AFTER LANDSCAPE AND IRRIGATION INSTALLATION, THE LANDSCAPE PROFESSIONAL SHALL SUBMIT TO THE HOMEOWNERS/PROPERTY OWNERS ASSOCIATION A CERTIFICATE OF SUBSTANTIAL COMPLETION (§12.40 G. LAMC.)
c. THE DEVELOPER/BUILDER SHALL MAINTAIN THE LANDSCAPING AND IRRIGATION FOR 60 DAYS AFTER COMPLETION OF THE LANDSCAPE AND IRRIGATION INSTALLATION.
d. THE DEVELOPER/BUILDER SHALL GUARANTEE ALL TREES AND IRRIGATION FOR A PERIOD OF SIX MONTHS AND ALL OTHER PLANTS FOR A PERIOD OF 60 DAYS AFTER LANDSCAPE AND IRRIGATION INSTALLATION."

| LANDSCAPE SCOPE | |
|---|---|
| EXISTING LANDSCAPE | |
| TOTAL | 472 SQ. FT. |
| PROPOSED LANDSCAPE | |
| LANDSCAPE AREA I (SHREDDED WOOD CHIPS) | 472 SQ. FT. |
| TOTAL LANDSCAPE PROVIDED: | |
| MIN. 10% LANDSCAPE: | 472 SQ. FT. |

| HARDSCAPE SCOPE | |
|---|---|
| SITE SQUARE FOOTAGE | 8,937 SQ. FT. |
| EXISTING STRUCTURES | 1,440 SQ. FT. |
| EXISTING PAVEMENT AREAS | 6,745 SQ. FT. |

| PROPOSED SHRUB LEGEND | | | | | |
|---|---|---|---|---|---|
| SYM. | BOTANICAL NAME | COMMON NAME | QTY. | SIZE | WUCOLS |
| | LEUCOPHYLLUM FRUTESCENS | TEXAS RANGER | 202 | 5 GAL. | LOW 1 |
| | LANTANA CAMARA | BUSH LANTANA | 33 | 5 GAL. | LOW 1 |
| | | | | | |

SHREDDED WOOD CHIPS 1" - 3" LENGTH, 3/8" - 5/8" DIAMETER 3" THICK MIN COVER.

| PROPOSED TREE LEGEND | | | | | |
|---|---|---|---|---|---|
| SYM. | BOTANICAL NAME | COMMON NAME | QTY. | SIZE | WUCOLS |
| | EXISTING TREE | CRAPE MYRTLE | | 24" box | LOW 1 |
| | | | | | |

NORTH

LANDSCAPE PLAN
SCALE: 1/8" = 1'-0"


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**notes**

1. Drawings are based on survey data and may not accurately represent what is physically present.
2. Do not scale from this drawing. All dimensions to be site verified by the contractor before proceeding.
3. All dimensions are in feet unless noted otherwise.
4. Carlos Perez-Ramirez shall be notified in writing of any discrepancies.

**revisions**

| REV | DATE | DRAWN | APP. | NOTES |
|---|---|---|---|---|
| REV_1_NO | | | | |
| REV_2_NO | | | | |
| REV_3_NO | | | | |
| REV_4_NO | | | | |


ARCHITECTURAL NOTICE:
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**project north**
not to scale

| | |
|---|---|
| status: | ARCHITECTURAL |
| client: | RENE_SALGADO_SOTELO AND_ALBERTANA_SALGADO |
| project: | RENE'S_TIRE_SHOP |
| title: | LANDSCAPE_PLAN |
| revision: | REV NO |
| drawn by: | CPR |
| approved by: | |
| date: | 09_04_25 |
| job no: | 501 |
| scale + size: | NTS |
| drawing no: | A1.1 |