

**Marked Agendas
Approved Minutes
Approved Reports**



Planning & Development Services

7447 East Indian School Road
Scottsdale, Arizona 85251

October 21, 2019

51-DR-2017#2
Chris McKibben
Toll Brothers
8767 E Via De Ventura
Scottsdale, AZ 85259

RE: DRB APPROVAL NOTIFICATION

Case Reference No: 51-DR-2017#2 Sereno Canyon Phase 4 - Mountain House Lodge, Villas and Cottages

The Development Review Board approved the above referenced case on October 17, 2019. For your use and reference, we have enclosed the following documents:

- Approved Stipulations/Ordinance Requirements
- Accepted Basis of Design Reports
- Accepted Case Drainage Report
- Construction Document Submittal Requirements/Instructions
- This approval expires two (2) years from date of approval if a permit has not been issued, or if no permit is required, work for which approval has been granted has not been completed.
 - These instructions are provided to you so that you may begin to assemble information you will need when submitting your construction documents to obtain a building permit. For assistance with the submittal instructions, please contact your project coordinator, Jesus Murillo, 480-312-7849.
- Table: "About Fees"
 - A brief overview of fee types. A plan review fee is paid when construction documents are submitted, after which construction may begin. You may review the current year's fee schedule at: <https://www.scottsdaleaz.gov/planning-development/fees>

Please note that fees may change without notice. Since every project is unique and will have permit fees based upon its characteristics, some projects may require additional fees. Please contact the One Stop Shop at 480-312-2500.

Finally, please note that as the applicant, it is your responsibility to distribute copies of all enclosed documents to any persons involved with this project, including but not limited to the owner, engineers, architect, and developer.

Sincerely,

Jesus Murillo
Senior Planner
jmurillo@scottsdaleAZ.gov

About Fees

The following table is intended to assist you in estimating your potential application, plan review, and building permit fees. Other fees may also apply, for example Water Resources Non-Residential Development, Parking-in-Lieu Fees, or Assessment District Fees; and those fees are not listed in this package the plan review staff is responsible for determining additional applicable fees.

Type of Activity	Type of Fee	Subcategory	When paid?
Commercial	Application	Preapplication, Variance, Zoning Appeal, Continuance, Development Review Board, ESL, General Plan, Rezoning, Sign Review, Special Event, Staff Approval, Temporary Sales Trailer, Use Permit, or Zoning Text Amendment	At time of application submittal
	Plan Review	- Commercial, foundation, addition, tenant improvement/remodel - Apartments/Condos - Engineering site review - Signs - Plat fees - Misc. Plan Review - Lot Tie/Lot Split - Pools & Spas - Recordation	At time of construction document submittal
	Building Permit	- Commercial addition, remodel, tenant improvement, foundation only, shell only - Fence walls or Retaining walls - Misc. Permit - Signs	After construction document approval and before site construction begins
Residential	Application	Preapplication, Variance, Zoning Appeal, Continuance, Development Review Board, ESL, General Plan, Rezoning, Sign Review, Special Event, Staff Approval, Temporary Sales Trailer, Use Permit, or Zoning Text Amendment	At time of application submittal
	Plan Review	- Single family custom, addition, remodel, standard plans - Engineering site review - Misc. plan reviews	At time of construction document submittal
	Building Permit	- Single family custom, addition, remodel, detached structure, standard plans - Fence walls or Retaining walls - Misc. Permit - Signs	After construction document approval and before site construction begins

DEVELOPMENT REVIEW BOARD REPORT



Meeting Date: October 17, 2019 Item No. 4
General Plan Element: *Character and Design*
General Plan Goal: *Foster quality design that enhances Scottsdale as a unique southwestern desert community.*

ACTION

Sereno Canyon Phase 4 – Mountain Lodge, Villas, and Cottages
51-DR-2017#2

Location: Northwest corner of East Pinnacle Peak Road and North 128th Street
Request: Request approval for building elevations and landscape plans for the Sereno Canyon Resort Lodge building, townhouse dwelling units, and cottage resort units, as a part of the Phase 4 development of the Sereno Canyon Community, all on a 129-acre site.

OWNER

Crown Community Development
630-851-5490

ARCHITECT/DESIGNER

Jeff Denzak
Swaback Partners, LLC
480-367-2100

ENGINEER

Jorge Garre
Argus Consulting
480-596-1131

APPLICANT CONTACT

Oscar Dominguez
Toll Brothers
480-314-6711

BACKGROUND

Zoning

The site is zoned Resort/Townhouse Residential, Environmentally Sensitive Lands (R-4R ESL) zoning. The City Council approved a General Plan and zoning district map amendment to include the existing zoning district in December of 2012.

The surrounding property, within the Sereno Canyon project area, is zoned with three differing zoning districts: 132 acres of the Resort/Townhouse Residential District, Environmentally Sensitive

By the HON. Member in Charge, Department of the Interior, in the House of Representatives of the United States of America, in testimony before the Committee on the Interior and Natural Resources, in the House of Representatives of the United States of America, on the subject of the proposed legislation for the establishment of a National System of Public Lands, and for other purposes.

STATEMENT OF THE SECRETARY OF THE INTERIOR

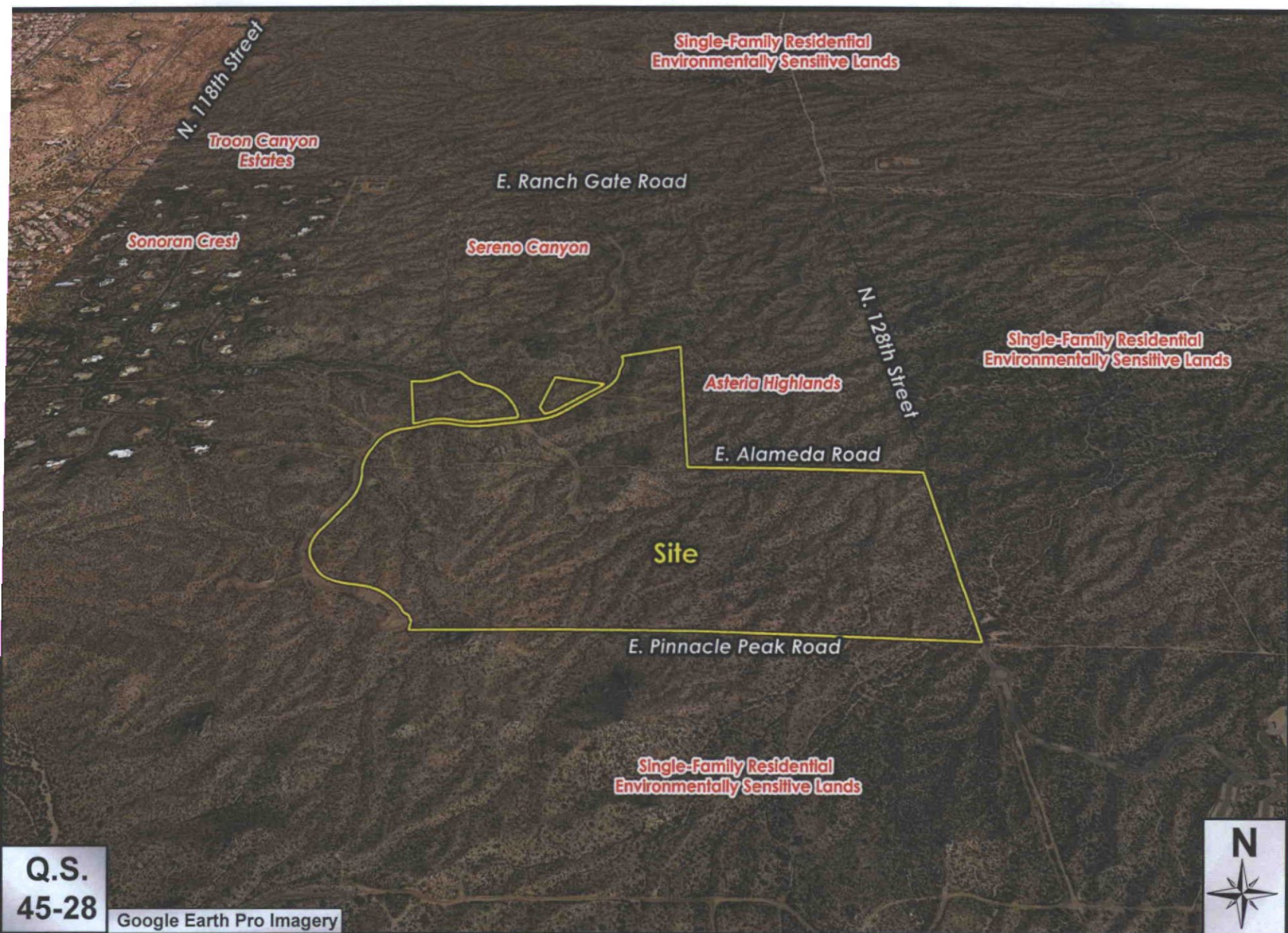
1. The Secretary of the Interior, in testimony before the Committee on the Interior and Natural Resources, in the House of Representatives of the United States of America, on the subject of the proposed legislation for the establishment of a National System of Public Lands, and for other purposes, has the honor to state that the Department of the Interior has been studying the subject of the proposed legislation for the establishment of a National System of Public Lands, and for other purposes, for some time past.

2. The Secretary of the Interior, in testimony before the Committee on the Interior and Natural Resources, in the House of Representatives of the United States of America, on the subject of the proposed legislation for the establishment of a National System of Public Lands, and for other purposes, has the honor to state that the Department of the Interior has been studying the subject of the proposed legislation for the establishment of a National System of Public Lands, and for other purposes, for some time past.

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REMARKS OF THE SECRETARY OF THE INTERIOR

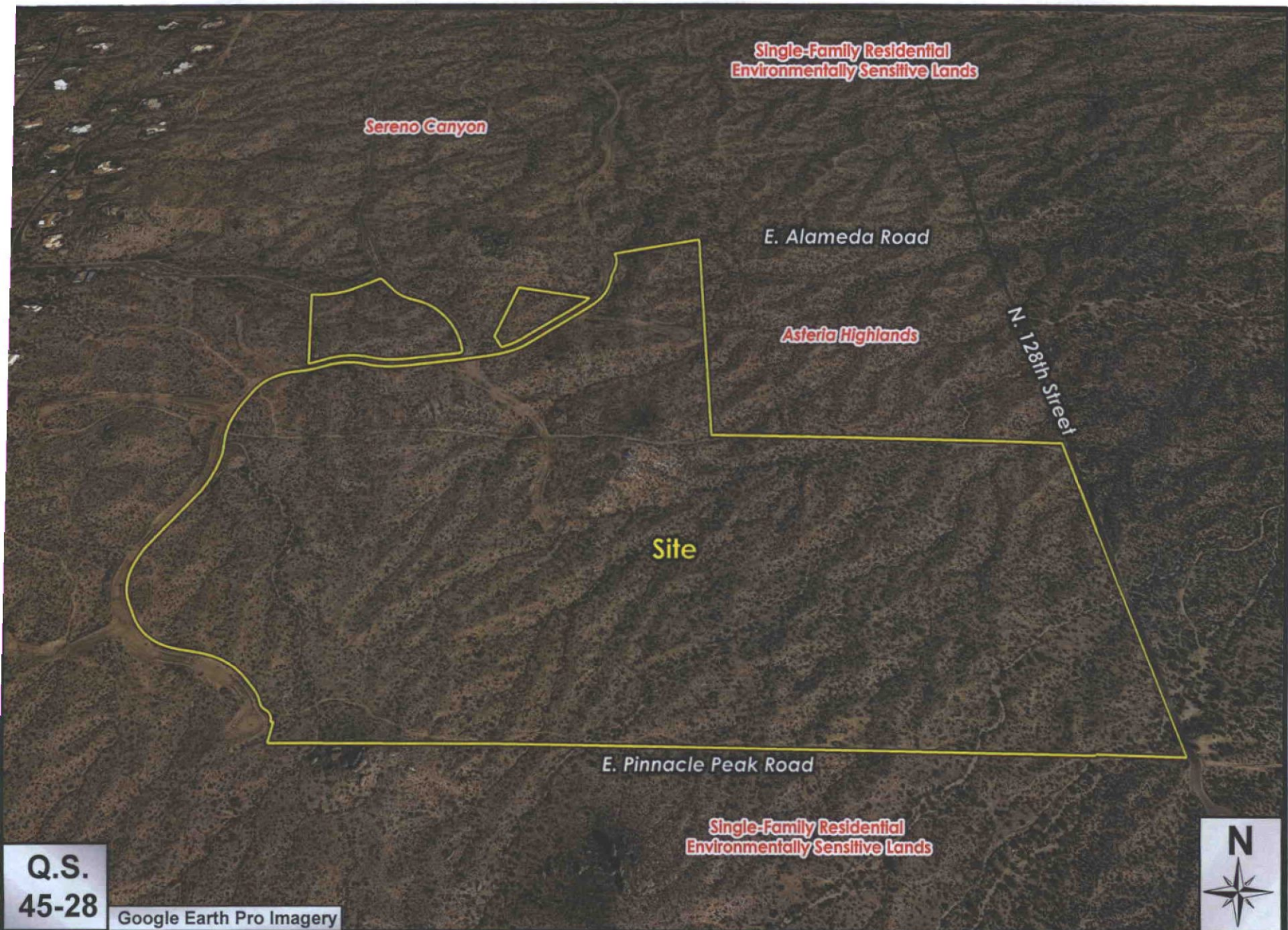
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Sereno Canyon Phase 4 – Resort Lodge

ATTACHMENT #1

51-DR-2017#2



Q.S.

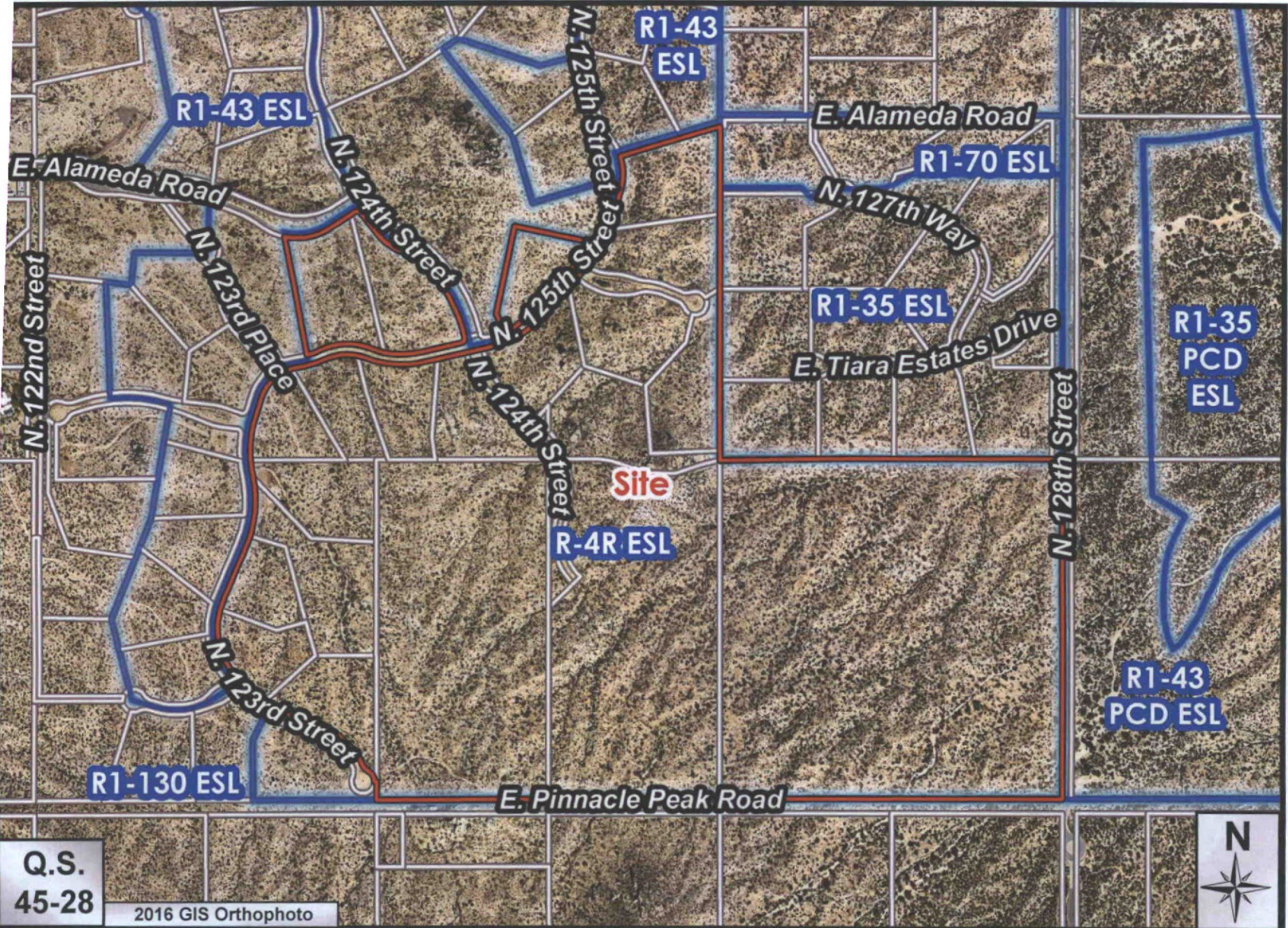
45-28

Google Earth Pro Imagery

Sereno Canyon Phase 4 – Resort Lodge

ATTACHMENT #1A

51-DR-2017#2



Sereno Canyon Phase 4 – Resort Lodge

51-DR-2017

ATTACHMENT #2

Sereno Canyon Phase 4 DRB Review

9.10.18
UPDATED 10.04.19

Program, Operation and Management

Introduction

The Resort Club at Sereno Canyon (Phase 4 of the Sereno Canyon Community Plan) consists of 132 acres at the southern end of the property and will include 296 units. This "vacation home series" will include a range of designs including:

- 4 Estate Vacation homes
- 90 Resort Townhomes
- 129 Resort Villas
- 44 Resort Paired Villas
- 25 Lodge Cottages

The accompanying Resort Club Site Plan articulates the overall layout for this portion of Sereno Canyon. The vacation homes have been organized in a series of small enclaves that maximize the connection to the Sonoran Desert as well as provide stunning views in every direction. Significant areas of natural open space and rock outcroppings have been incorporated throughout the plan. The enclaves of housing units have been carefully situated around the resort's central amenity feature and include trail connections for convenient walking access. The new Resort Club Gatehouse is planned along 128th Street.

Overview

The central feature of the Resort Club, the "Resort Core", will include the impressive Mountain House Lodge, 44 resort paired villas and up to 25 lodge cottages (at a minimum; the initial phase shall include 6 to 12 units-demand for future cottages appears very strong and will likely be done all at once). "The Mountain House Lodge" (minimum of 9,000 sf (conditioned) complex and currently designed at over 20,000 sf) will be the community's iconic club facility with a resort lifestyle, luxury-level operation and a range of amenities expected to serve up to 397 homes in the Sereno Canyon community. The 268 Resort Club vacation oriented residences may be offered for overnight guest rentals as part of the Lodge experience as well as overnight rentals associated with the 29 lodge cottages. With its stunning location and back-drop along the McDowell Mountain Preserve, this exclusive private resort community will provide a unique setting and environment designed to serve overnight guests, resident members, outside members and guests of members.

In addition, the Resort Core will include; 2 swimming pools, fitness pavilion, spa, café and a series of beautiful outdoor terraces and patios that make the Mountain House Lodge feel more like a grand desert mountain estate. The carefully crafted indoor/ outdoor spaces will be engaged with spectacular, one-of-a-kind views in every direction. The club building's desert contemporary forms, colors and materials will complement the majestic mountains and will be accentuated with broad roof overhangs that provide shade for comfort and help to frame special vistas. Toll Brothers is also interested in coordinating with the Preserve Conservancy to explore opportunities for "glamping" and other unique resort experiences directly adjacent to the Lodge.

Program

The building program has been strategically organized to provide resident members and Lodge guests with the expected amenities of a high-end resort style desert community. The entry *club room* welcomes residents with dramatic views and a setting for comfortable gathering and social events. The state of the art *fitness facility* and *spa* provides a focus on health and wellness. The *conference room/ multi-purpose* space provides the opportunity for special events and programs. In addition; the *outdoor pools, lawns, yoga pavilion, barbecue terrace* and series of *desert botanical gardens* will provide residents and guests with a beautiful mountain side focal amenity.

Members will be made up of residents of Sereno Canyon and certain adjacent property owners (specific to property owners who entered into agreements with the current owner of the development) who elect to join the club subject to an initiation fee and monthly dues, with membership working much like the club memberships offered by the Four Seasons, the Ritz Carlton, and the JW Marriott.

Office and management space has been incorporated into the overall Lodge building program. The entry club room includes a reception desk and alcove for the resort/ Lifestyle Director. On-site management staff will handle day-to-day operation and associated duties for the Mountain House Lodge and associated hospitality functions including but not limited to; check-in and check-out of overnight guests, housekeeping, laundry and accounting services. Toll will explore the most appropriate arrangement for the management of the Lodge based on future discussions with potential consultants. Considerations include Troon Management (who manages the Resort Fractional Ownership Community- The Rocks Luxury Club), as well as Toll Golf (a division of Toll Brothers) which manages hospitality and high-end club facilities such as Snowmass in Colorado which includes a luxury spa, restaurant, specialty retail and championship golf course.

Spa appointments, fitness training and or yoga/fitness classes will be made in advance through the Lodge staff and coordinated with designated therapists and instructors (vendors) who will provide as needed services based on appointments. Based on demand and interest, we envision health and wellness programs will grow over time and become a significant component of the Lodge experience (i.e.; "Saturday Sunrise Yoga class out on the Lodge Lawn").

Resort Operations, Fees and Taxes

Rates for the Lodge Cottages will be established based on specific industry related economic and market factors (supply and demand). For the remaining resort vacation oriented homes, overnight rates shall be determined by the individual unit owners based on parameters established and agreed upon within the community's CC&Rs. Owners will not be required to offer their unit for nightly rental, but they may elect to offer their units through online travel "sites", (e.g. Airbnb, VRBO, etc.). The Lodge management office will also be available to assist unit owners with the reservation process as well as all related concierge oriented services expected from a high-end boutique resort (check-in/ check-out/ unit preparation/ dining reservations/ travel and site seeing assistance/ recreation & golf reservations/ grocery services/ etc.). Units booked through any online travel sites will be handled by the resort management staff in order to ensure continuity and the highest level of service; for such units, payments of fees and taxes shall be the responsibility of the unit owner and/or the online travel site, depending on applicable law. Only actualized overnight guest stays will be tied to hotel taxation requirements, and otherwise the units will be taxed solely as typical residences.

Special Uses

In addition to the core program for residents and guests, the Mountain House Lodge also includes a special dining component. The program includes a sophisticated kitchen with pizza oven, multiple bars, several dining areas and a chef's table for special event dining as well as demo kitchen for cooking classes. Toll Brothers is currently working with Chef Tony Rea (previous head chef at the Boulders Resort) of "Creations in Cuisine" on the design and theme of the dining experience. A full kitchen, bar and dining area will be implemented as part of the Lodge construction. This will include a private dining room for smaller parties as well as a teaching kitchen for unique dining experiences (the kitchen area will also accommodate catering for special events). The special menu will focus on healthy eating within a social atmosphere that celebrates the very best aspects of the desert setting. Additional staffing will be provided for food and beverage management, food preparation and food service. Laundry, maintenance, and miscellaneous services will be contracted with a yet to be identified vendor. There will be some on-site laundry services, employee break room area and maintenance area in the Lodge as part of the typical "back-of-house" facilities.

Lodge Phasing

The Mountain House Lodge will be designed with multiple phases in mind based on economic conditions, the associated business model and realized demand (the Lodge is currently designed for over 20,000 sf). The intent is to build the Lodge all at once. The overall conceptual phasing strategy for the Resort Club is illustrated in the accompanying exhibits.

Overarching Design Concepts

Ordinances, Master Plans, General Plan and Standards

The overall design and theme of the proposed development is consistent with the natural setting of this specific area of the City, the ESLO and the scenic corridor designation along the 128th Street Right of Way. The land planning, site design and associated range of architectural components embrace the City's expectations for a very high-end desert centric resort community environment. All these project development components have been carefully orchestrated within the context of City policies, procedures, applicable design standards, plans and guidelines.

Architectural Character, Landscaping and Site Design

The plan is organized in such a manner to promote desirable relationships between indoor and outdoor living. Building locations, open space opportunities and pedestrian connectivity will reinforce the beautiful desert setting.

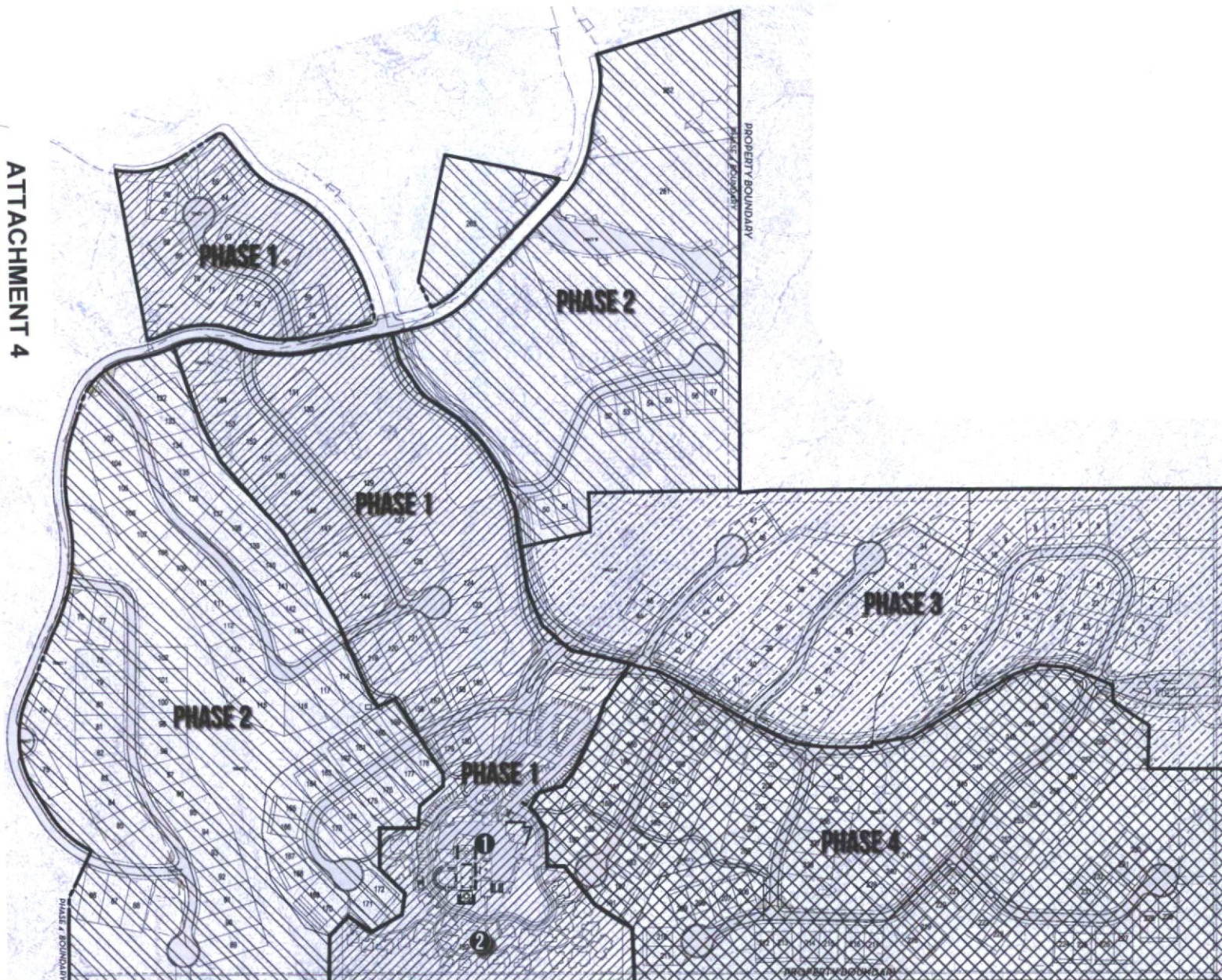
The plan layout, organized around a series of small enclaves, along with the accompanying range of vacation home designs (all inspired by the design of the Mountain House Lodge) will ensure a vibrant and diverse palette of desert contemporary architecture.

The City's Sensitive Design Principles associated with desert environment have been at the forefront of both the site layout as well as the architectural design. Views, predominant breezes, solar orientation, topography and natural desert landscape have all been carefully considered relative to all aspects of the design. These incorporated design aspects relate directly to the City's Environmentally Sensitive Lands Overlay- with the singular purpose of "Conserving the character of the natural desert". The land planning and associated site design is complemented by unique architectural plans and elevations that move away from typical stylistic templates to ones that are oriented to contextual and authentic desert contemporary character.

PHASING PLAN

PHASING LEGEND

-  PHASE 1
-  PHASE 2
-  PHASE 3
-  PHASE 4

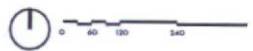


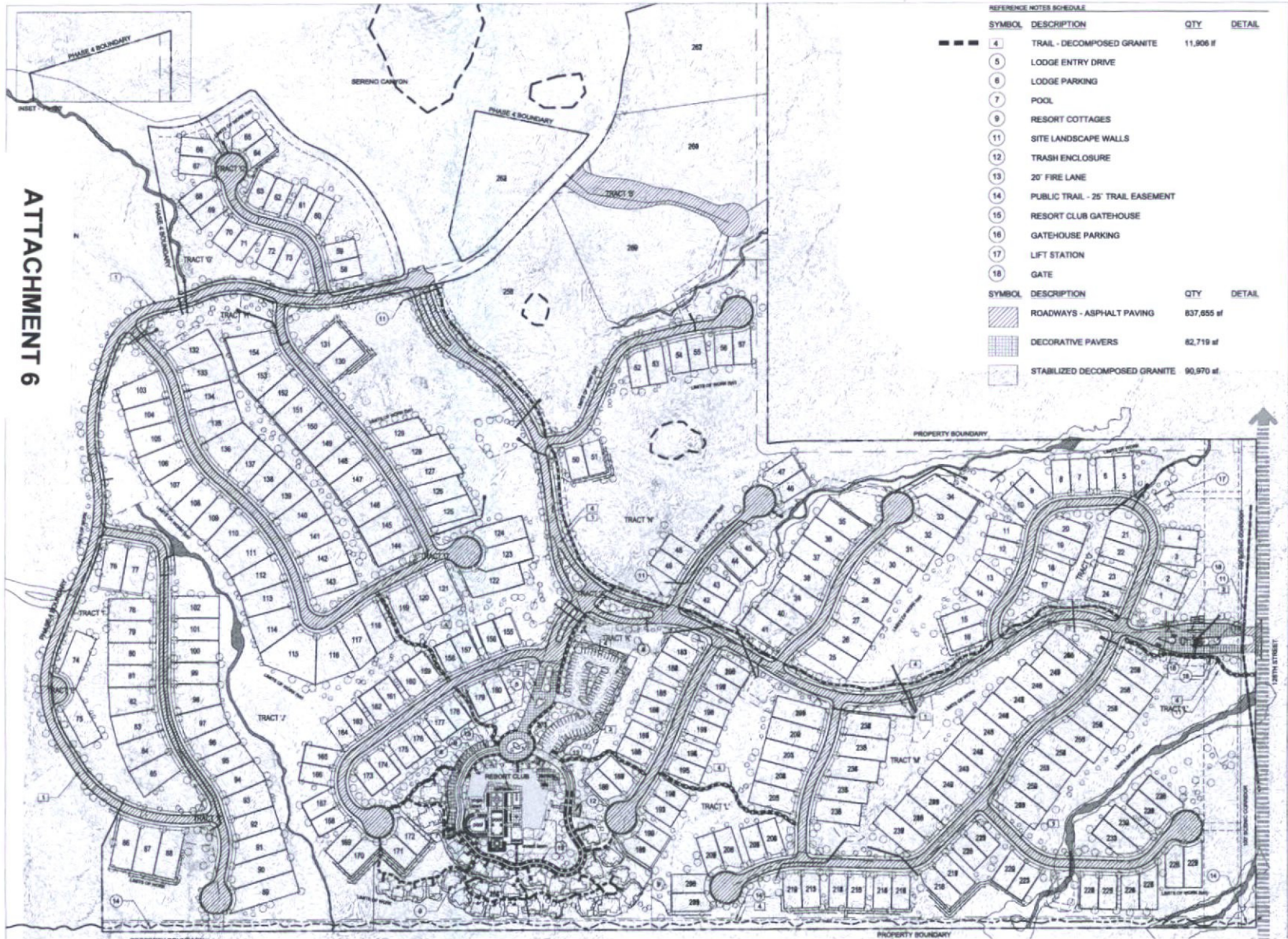
- 1** Note: Mountain House Lodge building may be phased in two phases. Phase 1 will build roughly half of overall square footage. Phase 2 will build the remainder.
- 2** Note: Resort Cottages to be phased to reflect market demand. 6 cottages to be built in Phase 1.
- 3** Note: Phasing is conceptual in nature and subject to change.





Note: Layout locations shown are conceptual and may change during final design phases





ATTACHMENT 7



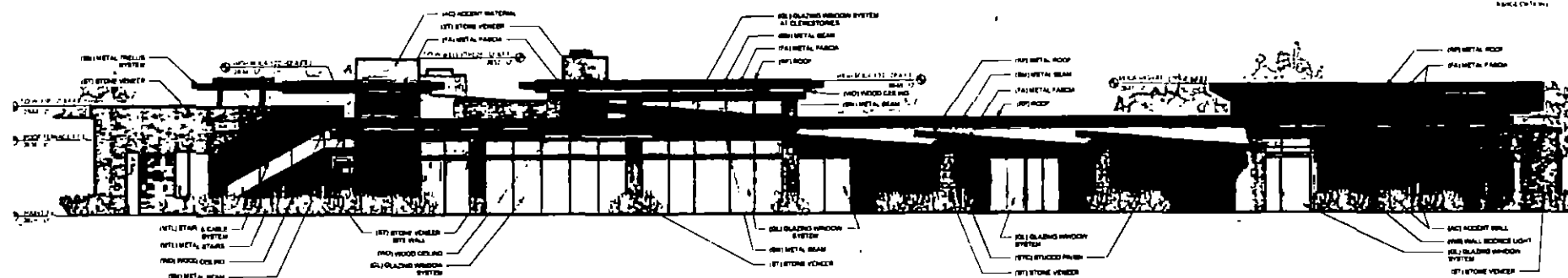
Note: Layout locations shown are conceptual and may change during design phases





Note: Layout locations shown are conceptual and may change during design phases



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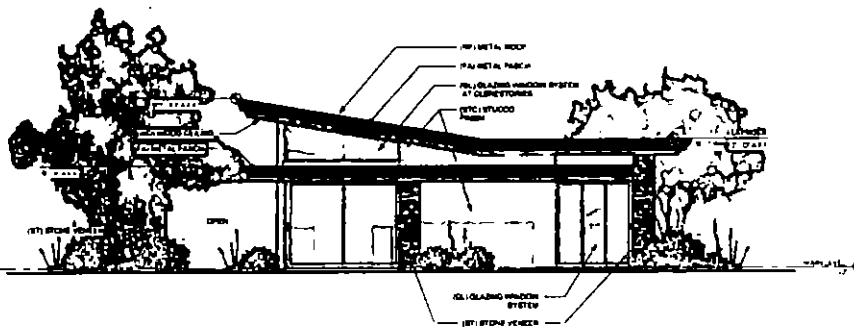
LODGE COLOR ELEVATION
7.30.19 | D.R.B. REVIEW

2011-12-12

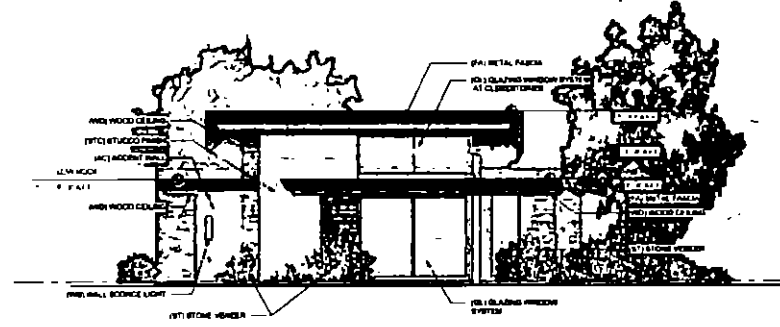
2



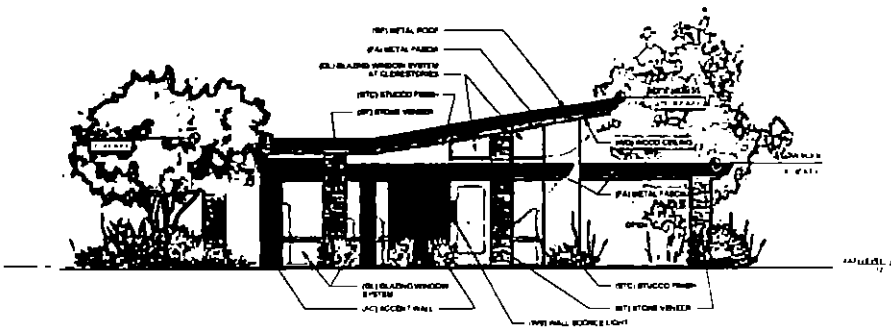
- GENERAL NOTES:**
- 1. ALL FINISHES TO BE APPROVED BY THE ARCHITECT.
 - 2. ALL MATERIALS TO BE OF QUALITY AND DURABLE.
 - 3. ALL FINISHES TO BE OF A COLOR AND TEXTURE THAT COMPLEMENT THE SURROUNDING ENVIRONMENT.
 - 4. ALL FINISHES TO BE OF A COLOR AND TEXTURE THAT COMPLEMENT THE SURROUNDING ENVIRONMENT.
 - 5. ALL FINISHES TO BE OF A COLOR AND TEXTURE THAT COMPLEMENT THE SURROUNDING ENVIRONMENT.
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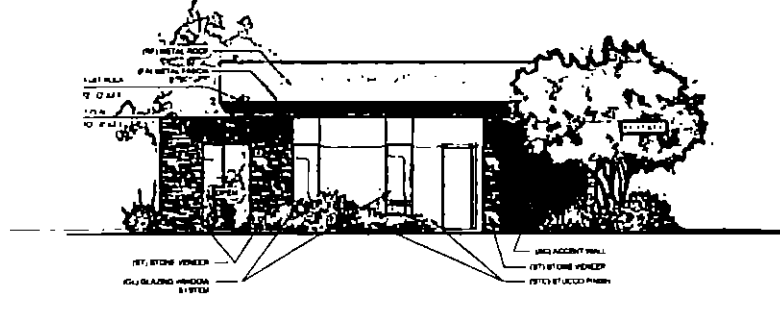
3 NORTH ELEVATION
4 1/2" x 11" S.D.P.



1 EAST ELEVATION
4 1/2" x 11" S.D.P.



4 SOUTH ELEVATION
4 1/2" x 11" S.D.P.



2 WEST ELEVATION
4 1/2" x 11" S.D.P.

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1. **అంశం:** - పరిశీలించిన అంశం కు సంబంధించిన అంశం
2. **అంశం:** - పరిశీలించిన అంశం కు సంబంధించిన అంశం
3. **అంశం:** - పరిశీలించిన అంశం కు సంబంధించిన అంశం
4. **అంశం:** - పరిశీలించిన అంశం కు సంబంధించిన అంశం
5. **అంశం:** - పరిశీలించిన అంశం కు సంబంధించిన అంశం



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[illegible][illegible]

VACATION HOME SERIES



Rear Elevation
scale: 3/16" = 1'-0"



Front Elevation
scale: 3/16" = 1'-0"

RESORT PAIRED VILLAS 1-3

VACATION HOME SERIES



Left Side Elevation

scale: 3/16" = 1'-0"



Right Side Elevation

scale: 3/16" = 1'-0"

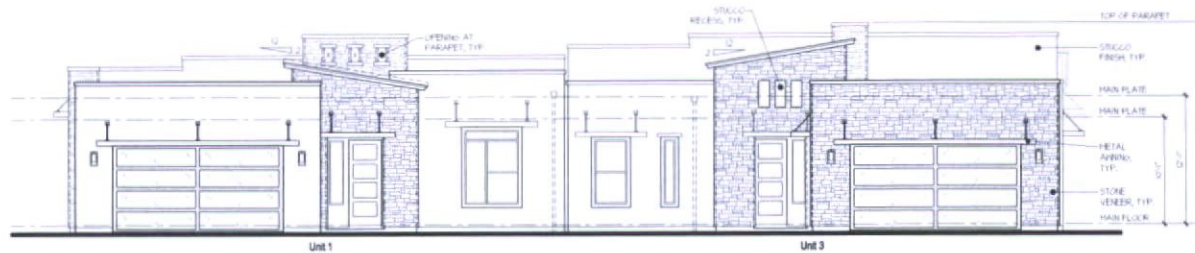
RESORT PAIRED VILLAS 1-3

VACATION HOME SERIES



Rear Elevation

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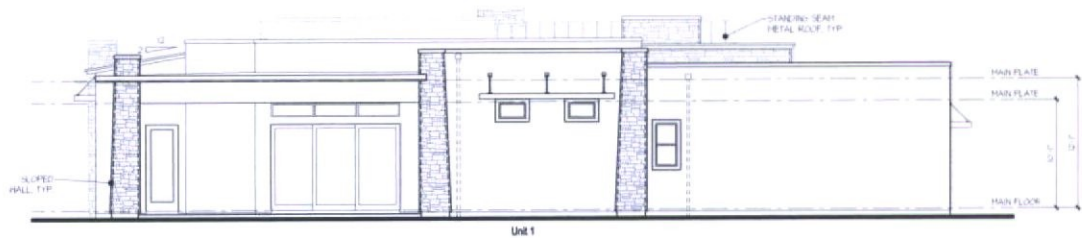


Front Elevation

scale: 3/16" = 1'-0"

RESORT PAIRED VILLAS 1-3

VACATION HOME SERIES



Left Side Elevation

scale: 3/16" = 1'-0"



Right Side Elevation

scale: 3/16" = 1'-0"

RESORT PAIRED VILLAS 1-3

VACATION HOME SERIES



Rear Elevation
scale: 3/16" = 1'-0"



Front Elevation
scale: 3/16" = 1'-0"

RESORT TOWNHOME 2-1

VACATION HOME SERIES



Left Side Elevation

scale: 3/16" = 1'-0"



Right Side Elevation

scale: 3/16" = 1'-0"

RESORT TOWNHOME 2-1

VACATION HOME SERIES



Rear Elevation
scale: 3/16" = 1'-0"



Front Elevation
scale: 3/16" = 1'-0"

RESORT TOWNHOME 4-3

VACATION HOME SERIES



Left Side Elevation

scale: 3/16" = 1'-0"



Right Side Elevation

scale: 3/16" = 1'-0"

RESORT TOWNHOME 4-3

VACATION HOME SERIES



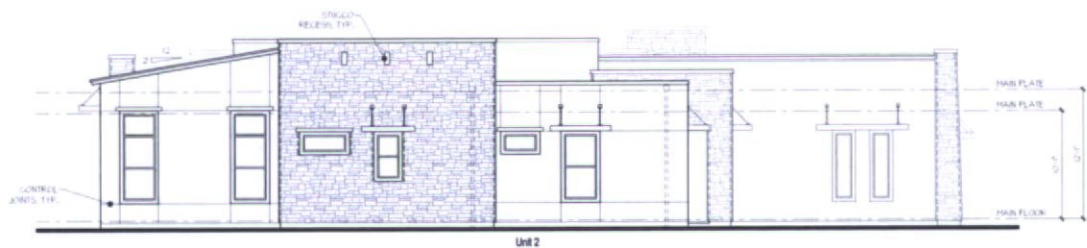
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Front Elevation
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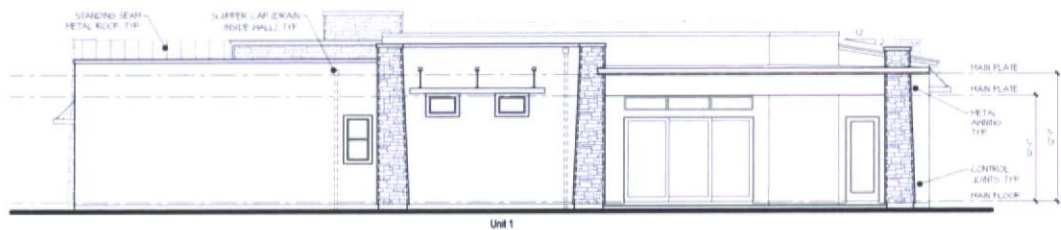
RESORT TOWNHOME 2-1

VACATION HOME SERIES



Left Side Elevation

scale: 3/16" = 1'-0"



Right Side Elevation

scale: 3/16" = 1'-0"

RESORT TOWNHOME 2-1

VACATION HOME SERIES



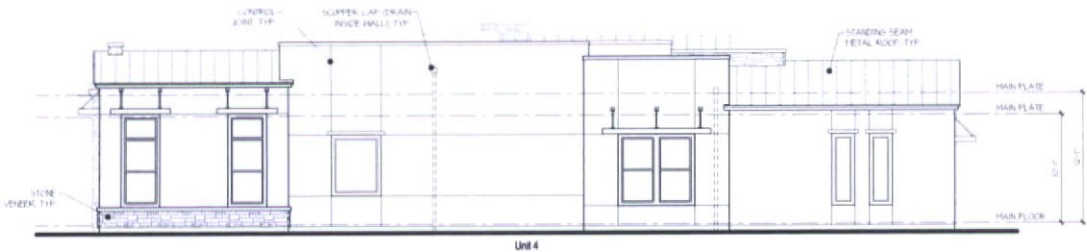
Rear Elevation
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Front Elevation
scale: 3/16" = 1'-0"

RESORT TOWNHOME 4-3

VACATION HOME SERIES



Left Side Elevation

scale: 3/16" = 1'-0"



Right Side Elevation

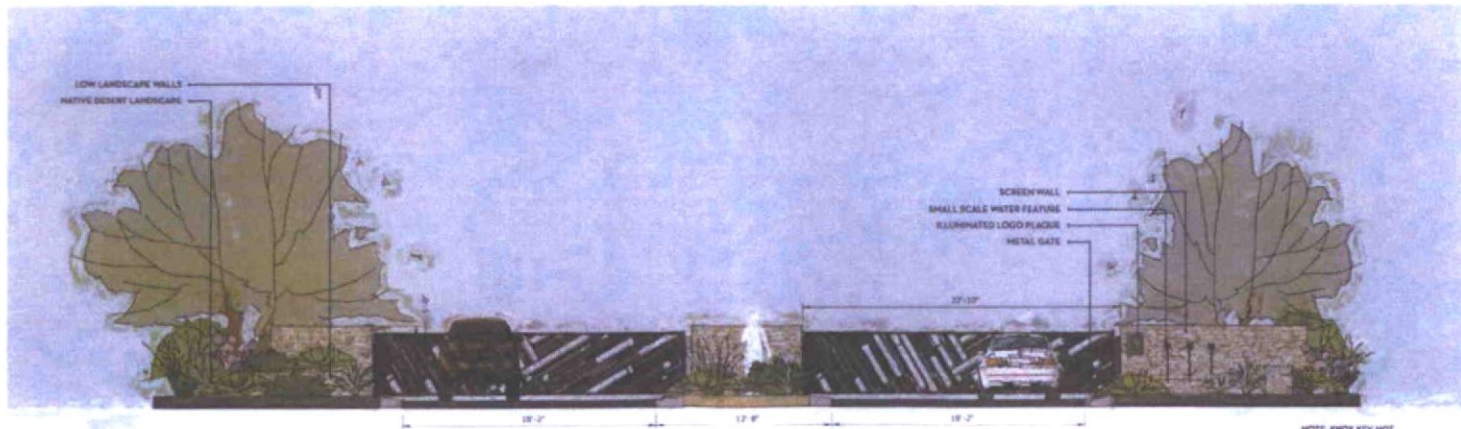
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RESORT TOWNHOME 4-3



ENTRY ELEVATION
AT 128TH STREET

NOTE: EXISTING ILLUSTRATIONS ARE INTENDED TO REPRESENT DESIGN CONCEPTS AND ARE NOT REPRESENTATIVE OF A FINAL DESIGN. DIMENSIONS ARE TO BE DETERMINED BY THE FINAL DESIGN.



ENTRY GATES
AT RANCH GATE RD & 128TH ST

NOTE: EXISTING ILLUSTRATIONS ARE INTENDED TO REPRESENT DESIGN CONCEPTS AND ARE NOT REPRESENTATIVE OF A FINAL DESIGN. DIMENSIONS ARE TO BE DETERMINED BY THE FINAL DESIGN.

SCALE: 1/4\"/>

SERENO CANYON PHASE 4

ROOF



RF 1 - FOAM ROOF - DE6147
CHESTER BROWN
LRV: 15

WOOD CEILING



WD 1 - 6" WIDE x RANDOM LENGTH (6"
MIN) MAPLE-BROWN TO RED TONES

METAL STAIR



MTL 1 - METAL STAIR TREADS,
STRINGERS, & STRUCTURE

STANDING SEAM/FASCIA



FA 4 - ANODIZED BRONZE



SS 4 - ANODIZED BRONZE

STUCCO



STC B - DE6048 -
COBBLESTONE PATH
LRV: 25



STC C - DE6062 - TEA BAG
LRV: 12

BEAMS



BM 2 - DOUBLE-CHANNEL STEEL BEAM
(A) BLACK
(B) GREY

ACCENT FEATURES



AC 1 - BOARD FORM CONCRETE - GREY



AC 3 - WOOD SIDING - THERMORY
(A) DARK
(B) LIGHT

GLASS

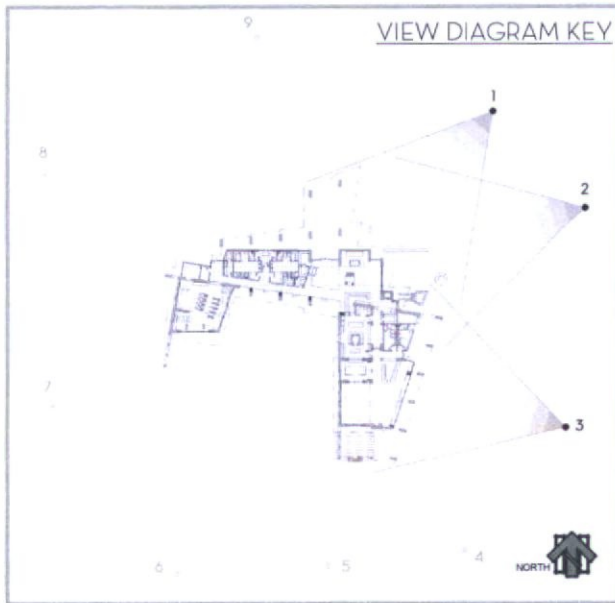
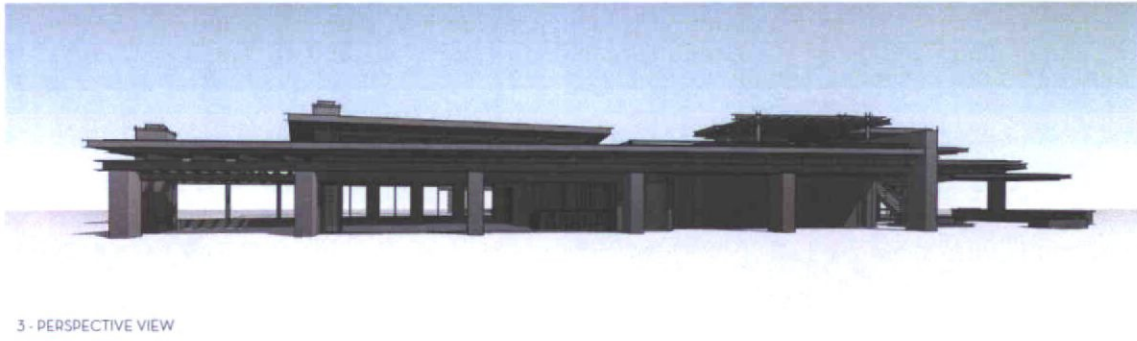
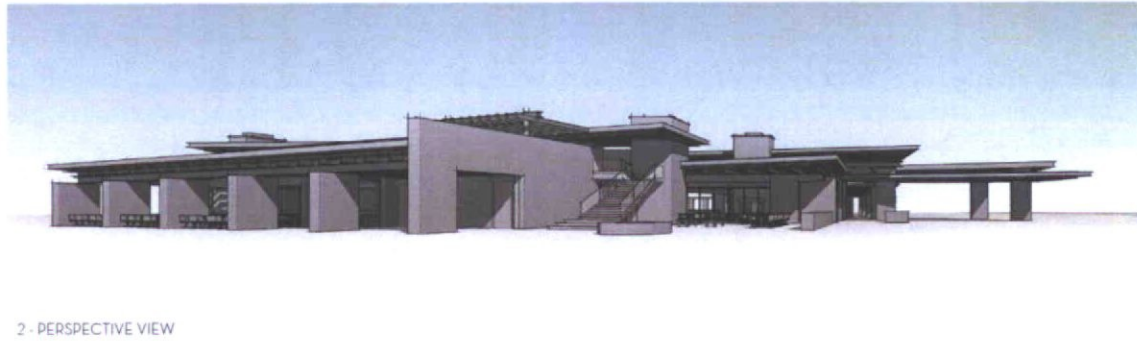
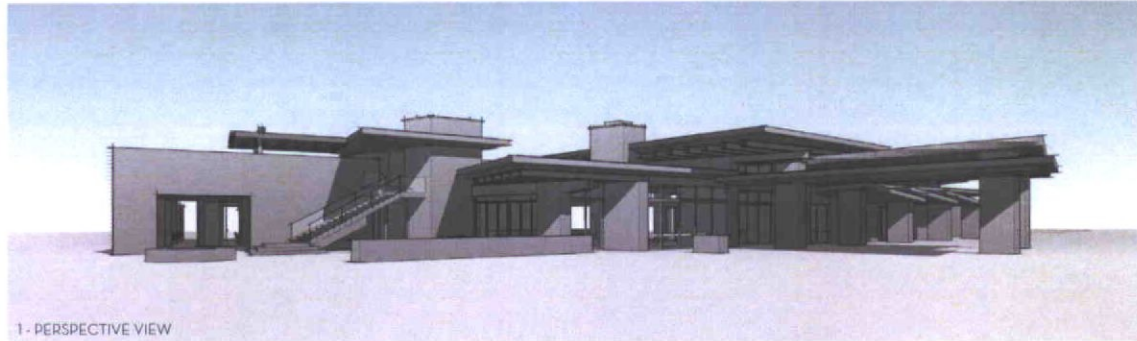


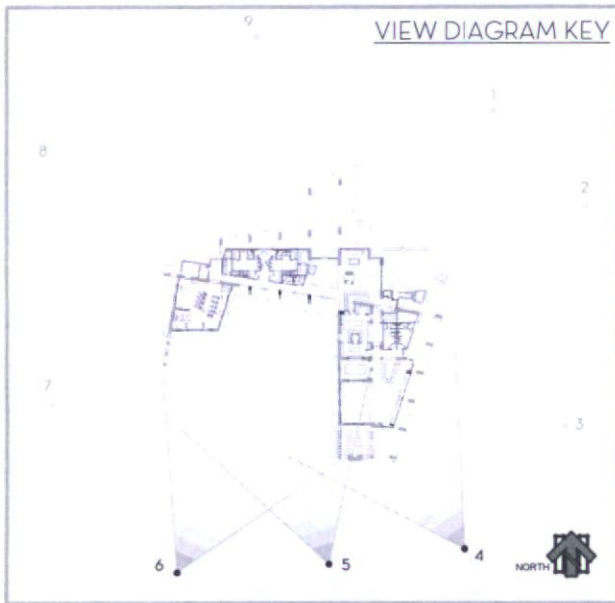
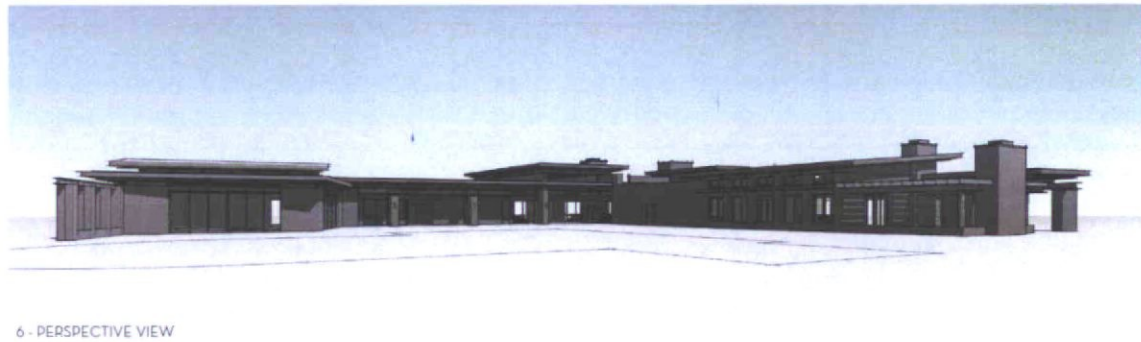
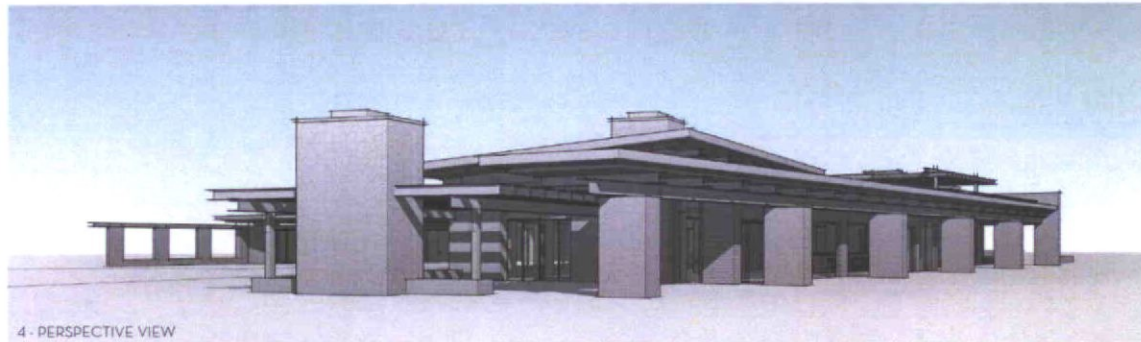
GL - GLAZING WINDOW SYSTEM
(B) GREY

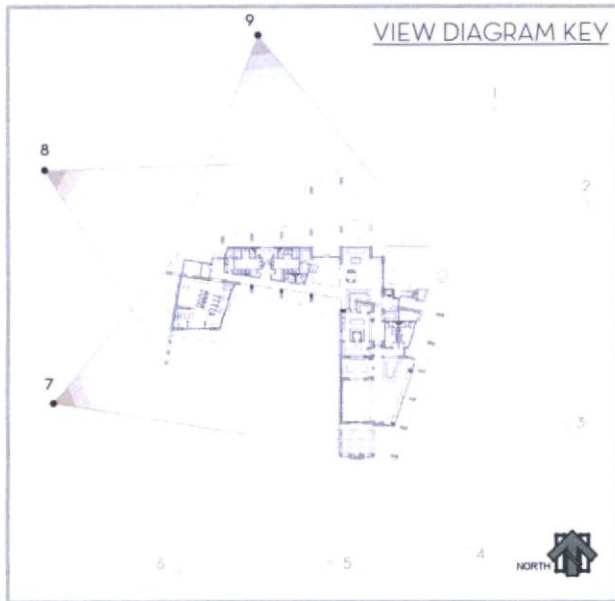
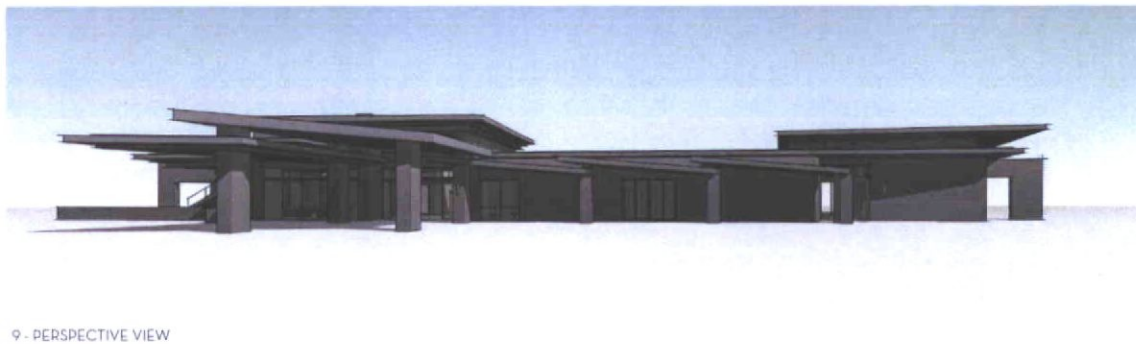
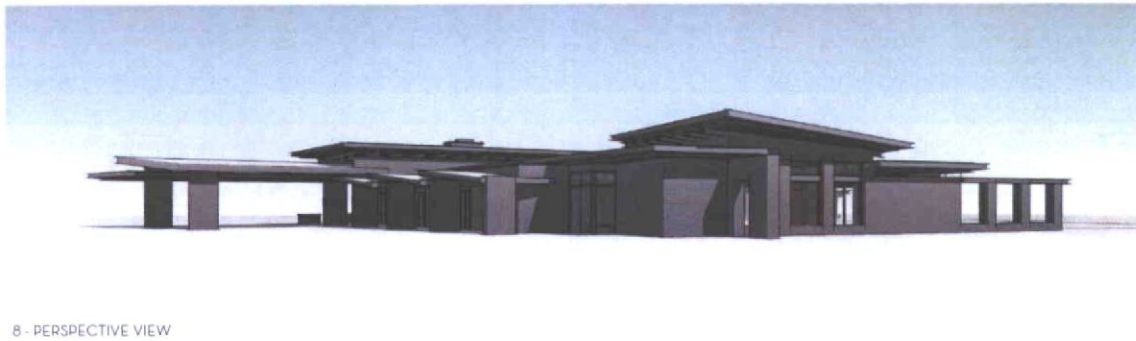
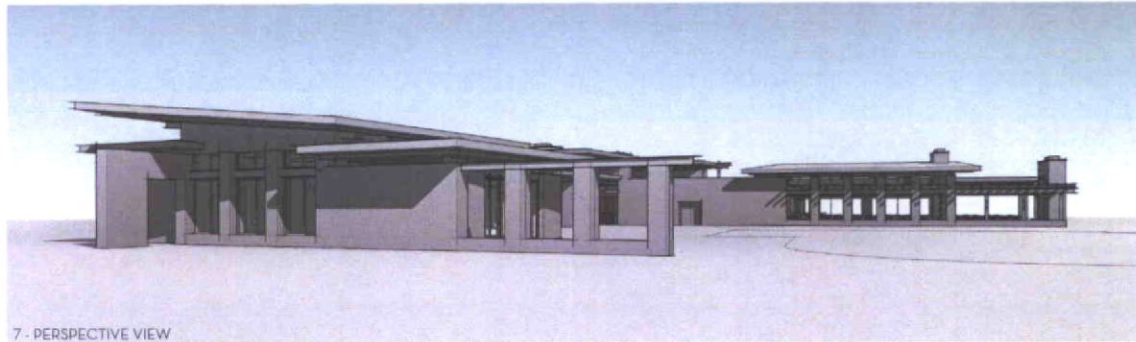
STONE

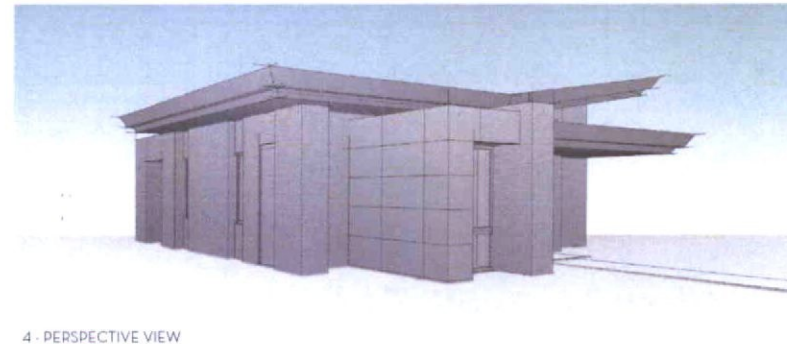
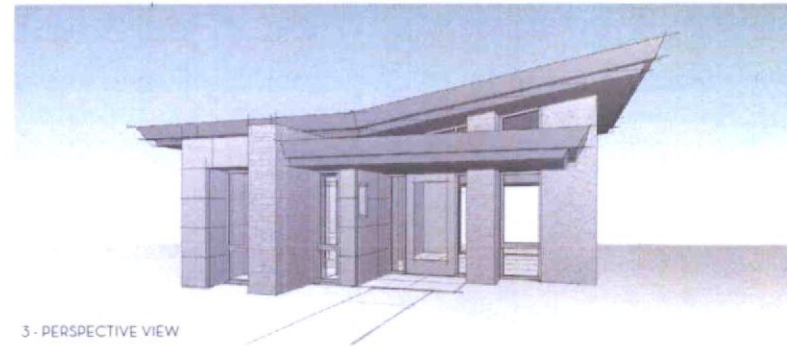
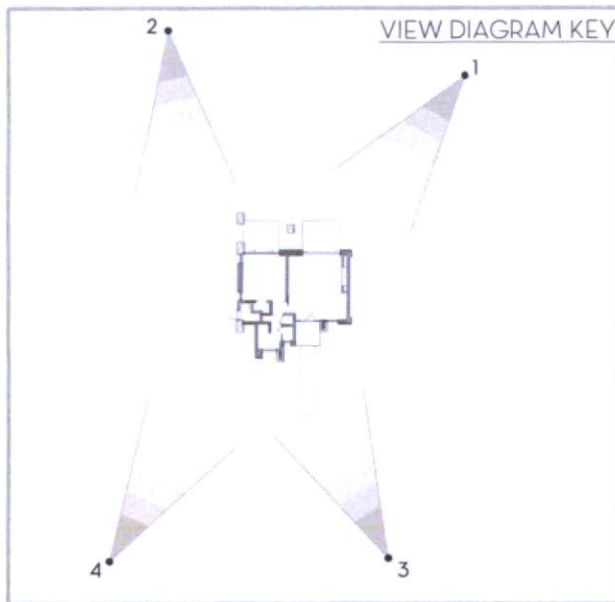
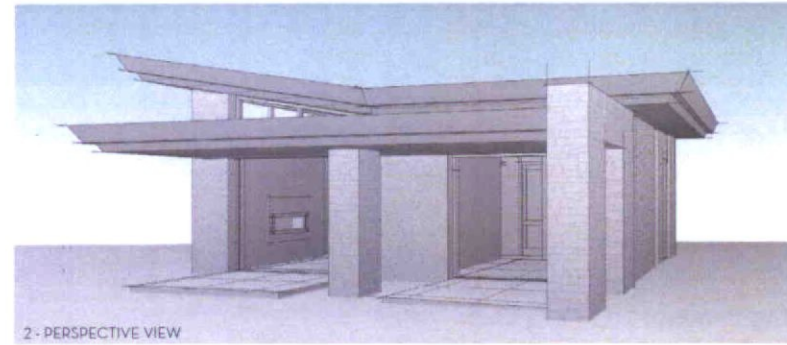
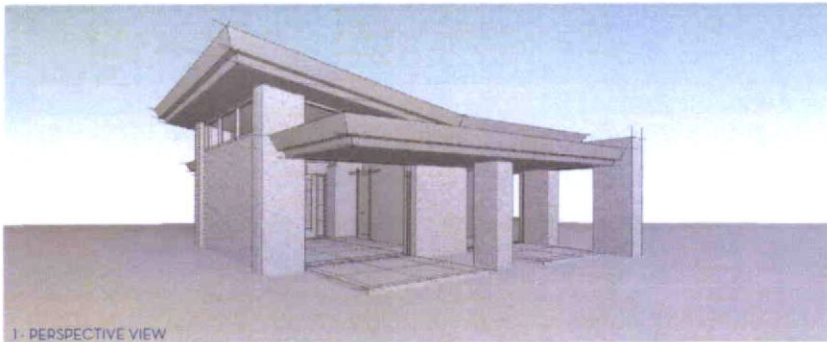


ST 3 - DARK - LEDGE STONE VENEER - EARTH
TONES - TAN, DARK GREYS, BROWNS, RUST









ROOF



RF 2 - FOAM ROOF - DE6221
FLINTSTONE
LRV: 43

WOOD CEILING



WD 1 - 6" WIDE x RANDOM LENGTH (6'
MIN.) MAPLE-BROWN TO RED TONES

STANDING SEAM & FASCIA



FA 4 - ANODIZED BRONZE



SS 4 - ANODIZED BRONZE

STUCCO



STC A - DE6066 - DESERT ROCK
LRV: 54

ACCENT FEATURES



AC 2 - RUSTED METAL FINISH - CORTEN
OR COLD ROLLED STEEL

GLASS



GL - GLAZING WINDOW SYSTEM
(A) ANODIZED BRONZE

STONE

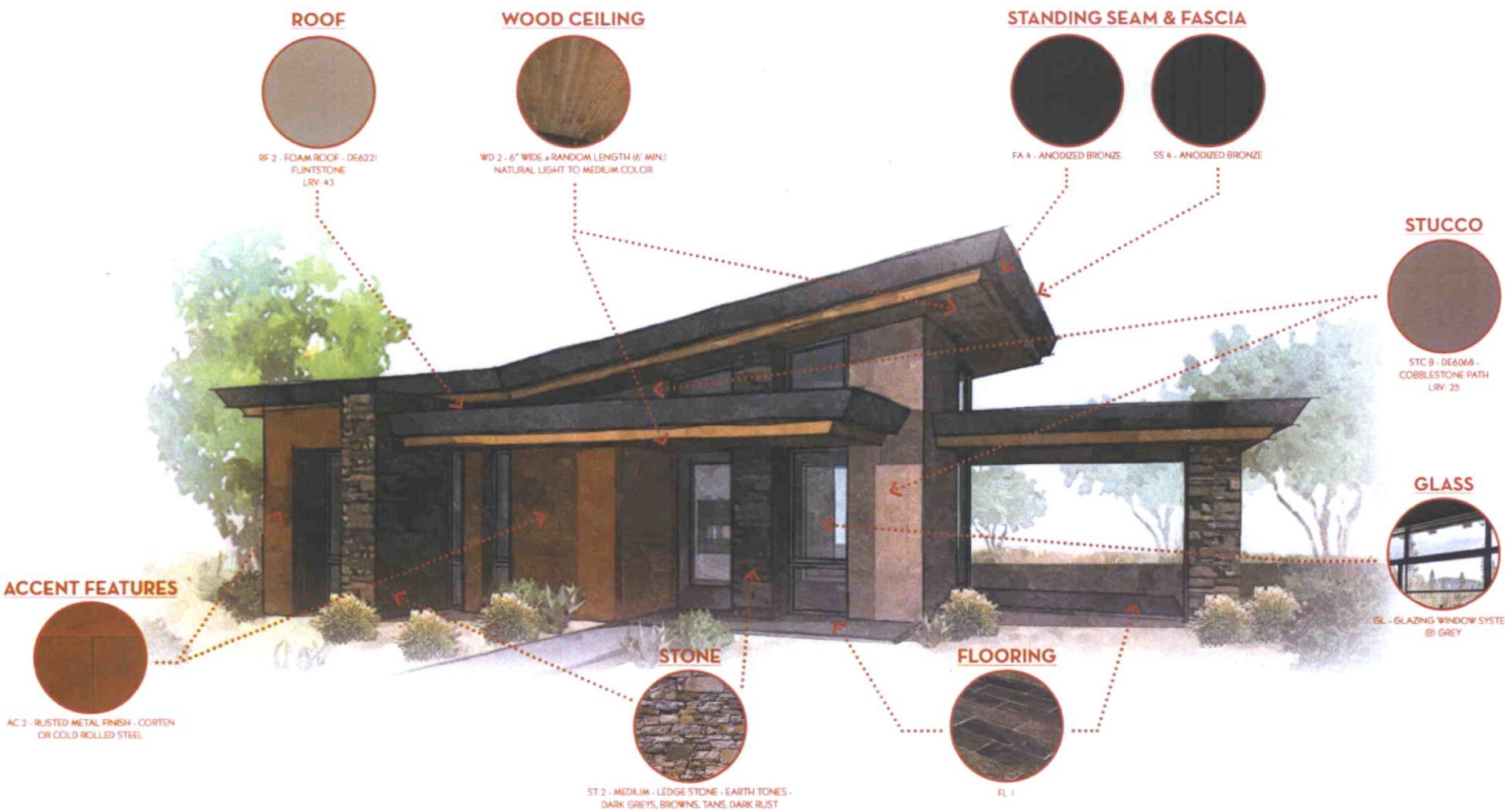


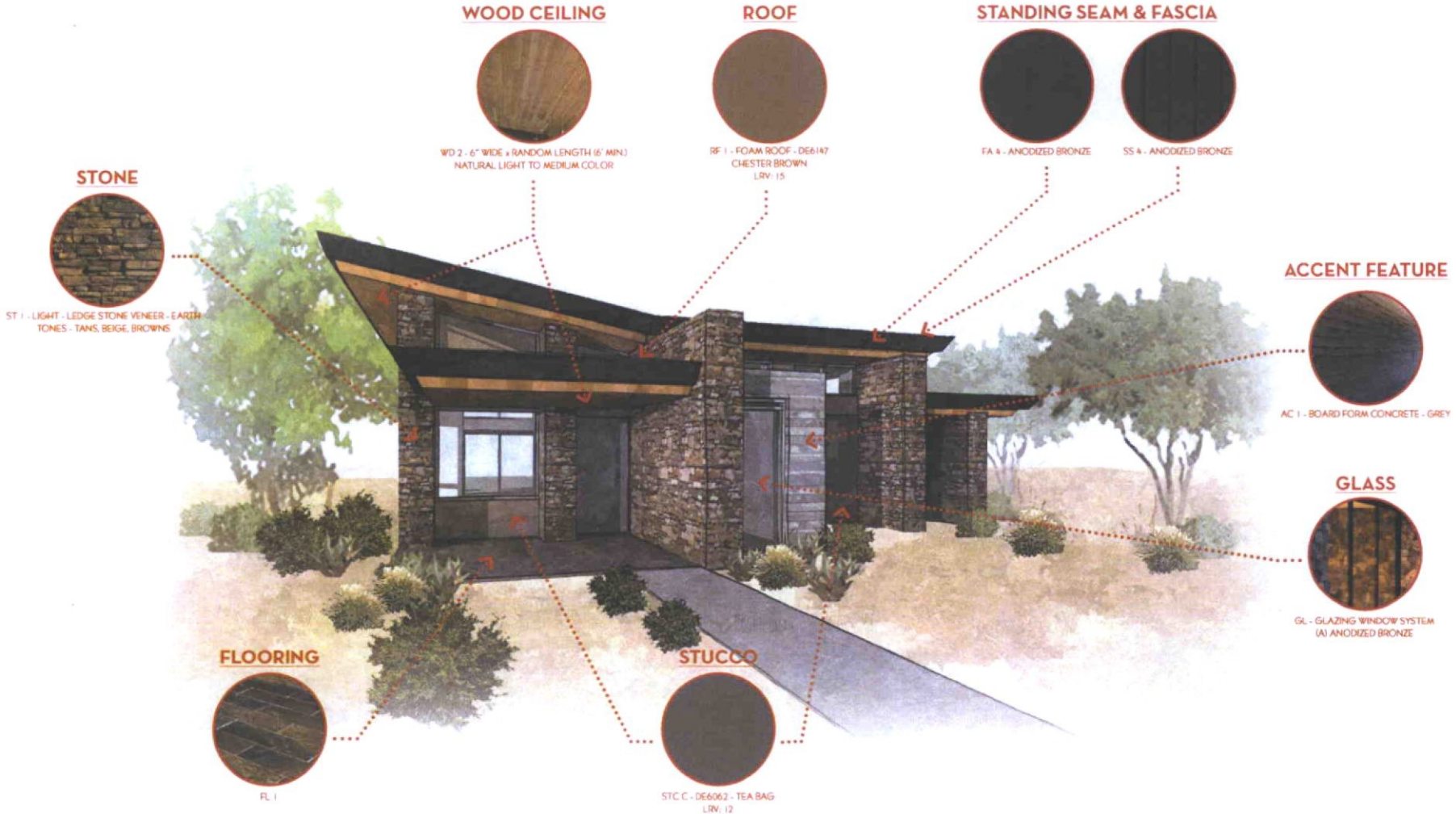
ST 1 - LIGHT - LEDGE STONE VENEER - EARTH
TONES - TANS, BEIGE, BROWNS

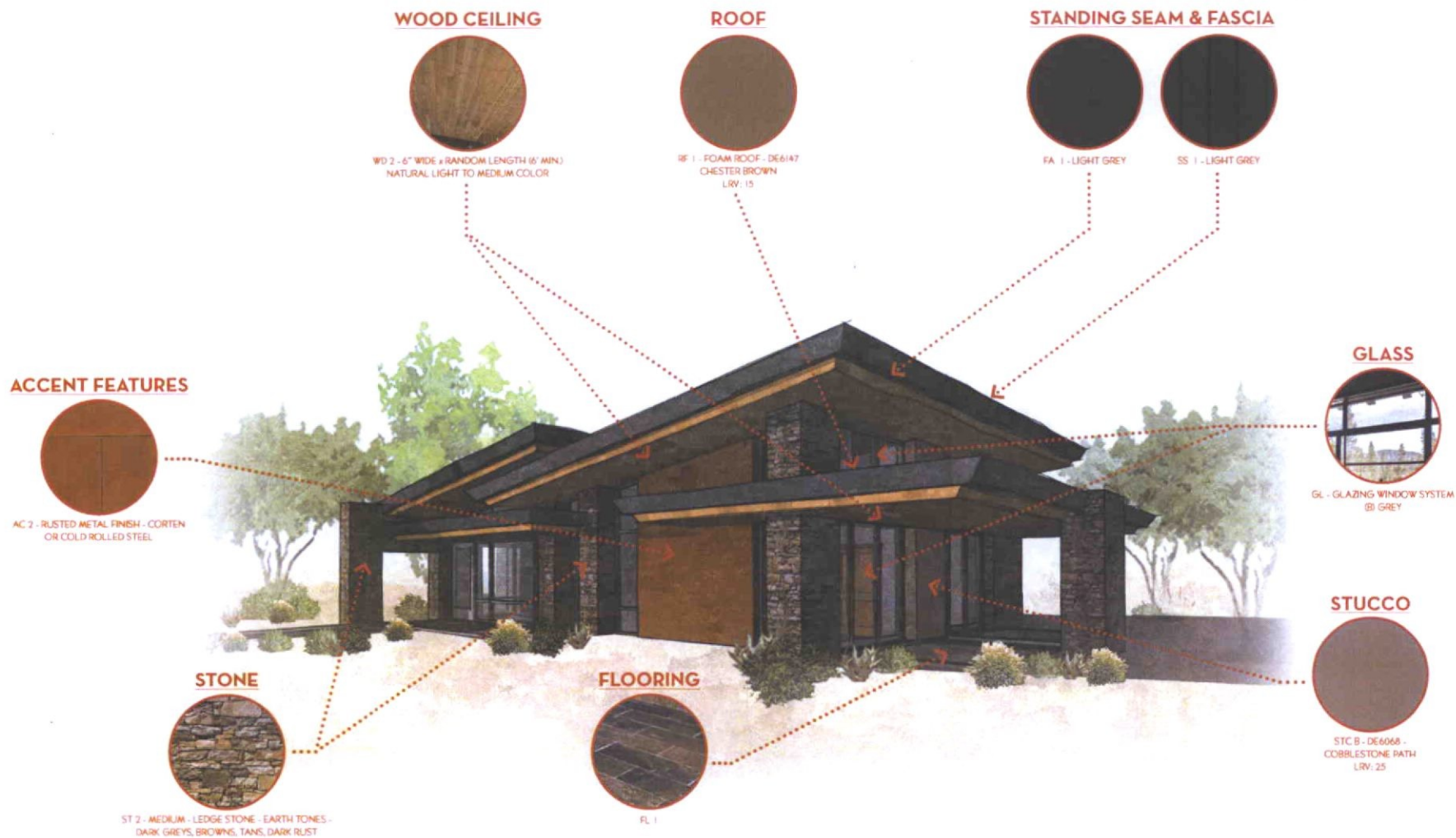
FLOORING

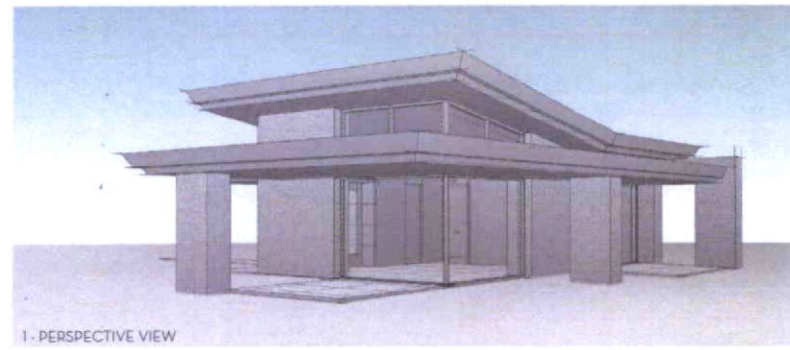
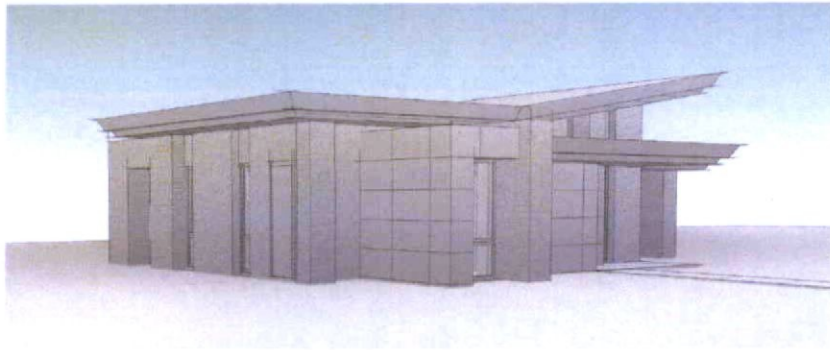


FL 1

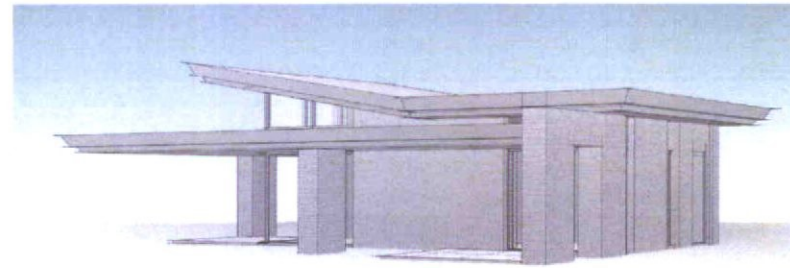
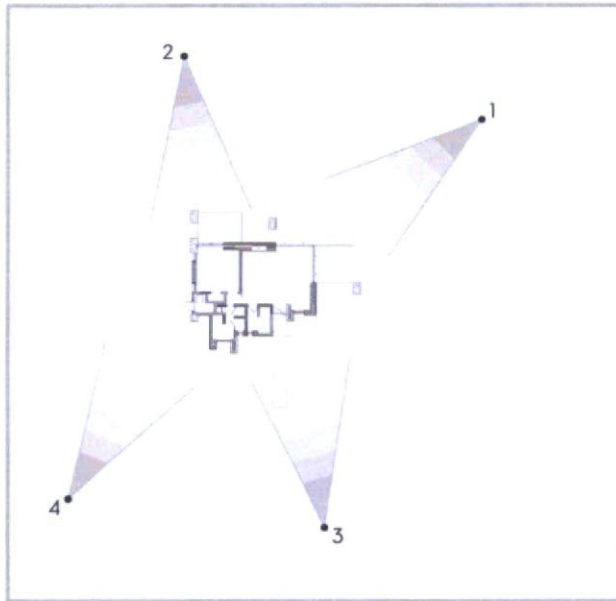




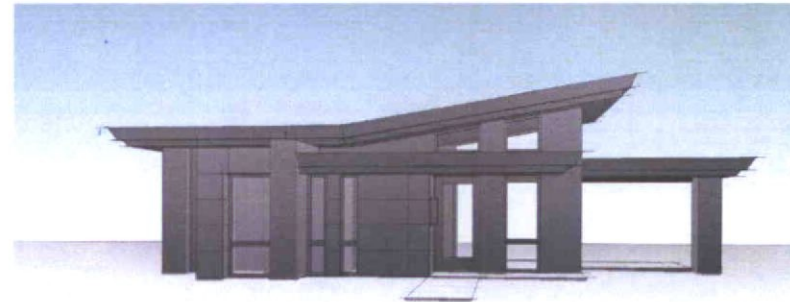




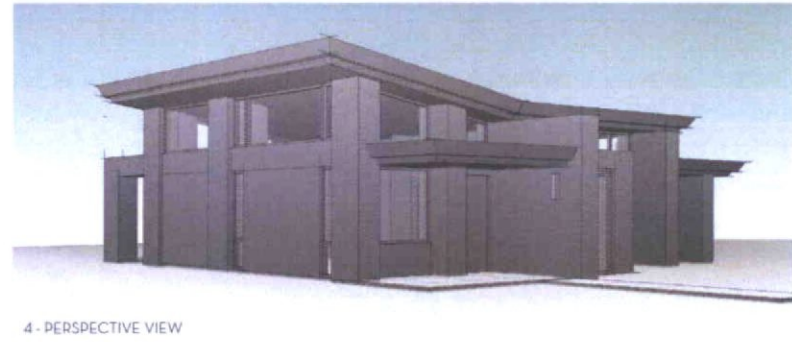
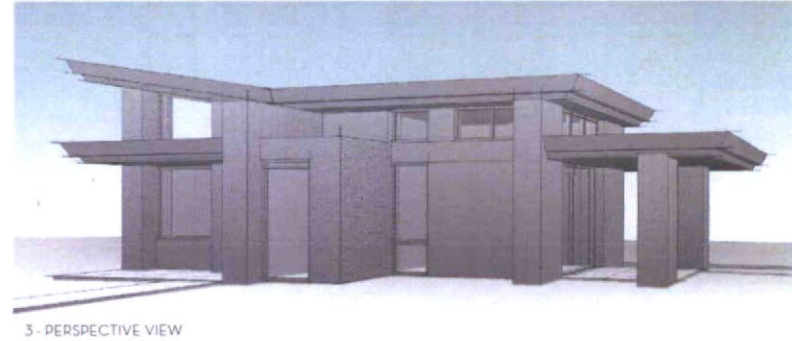
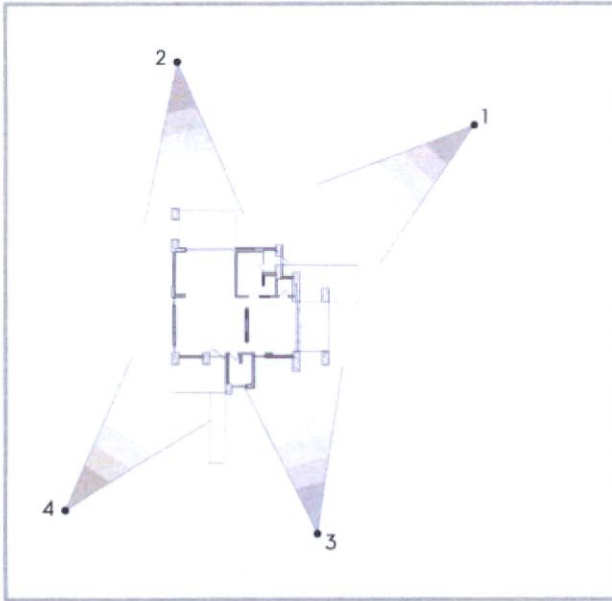
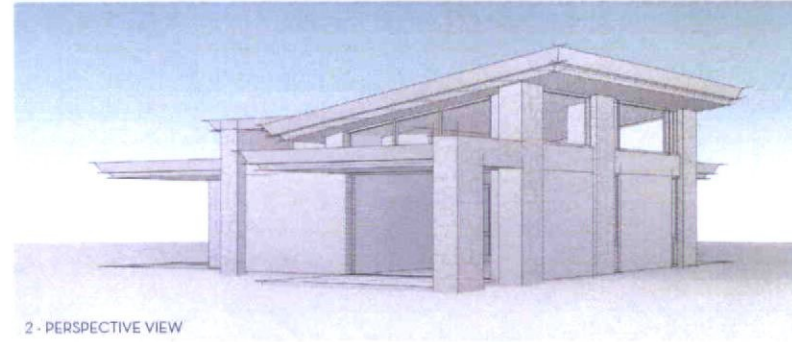
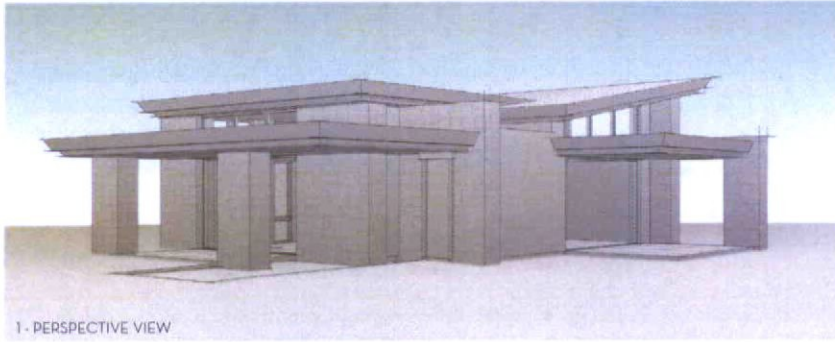
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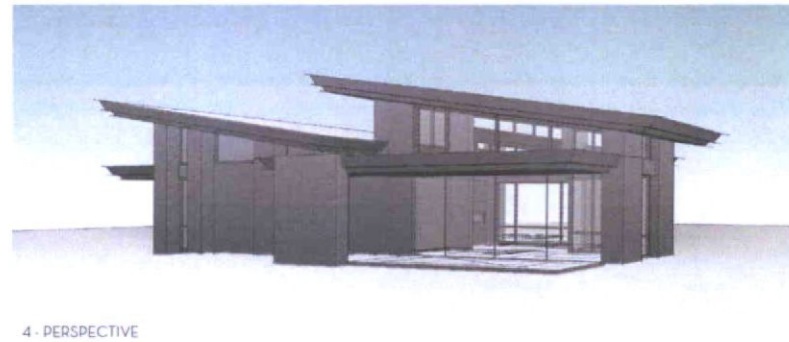
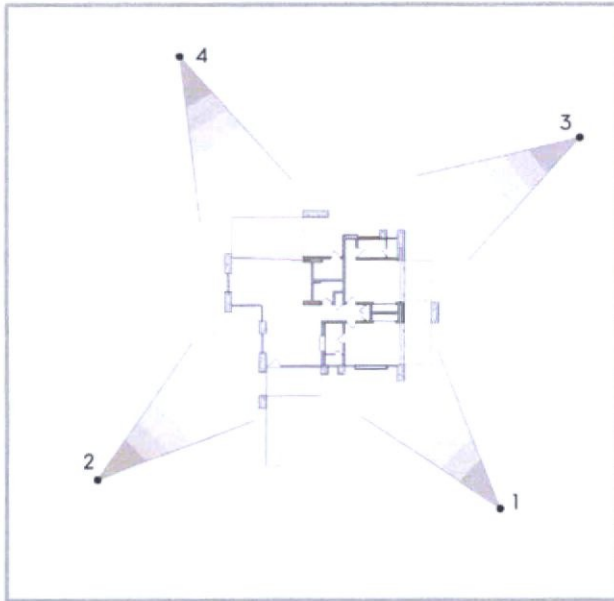
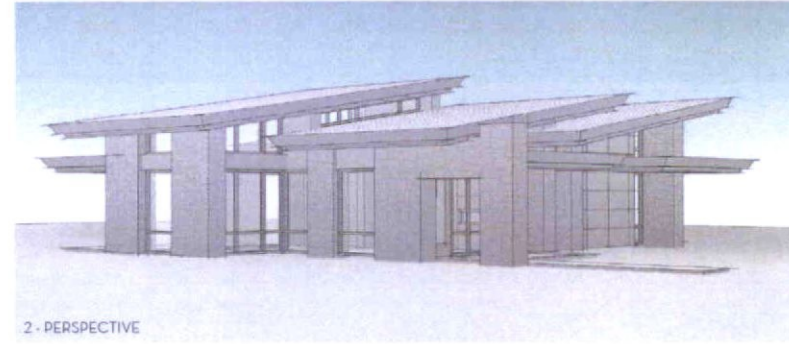
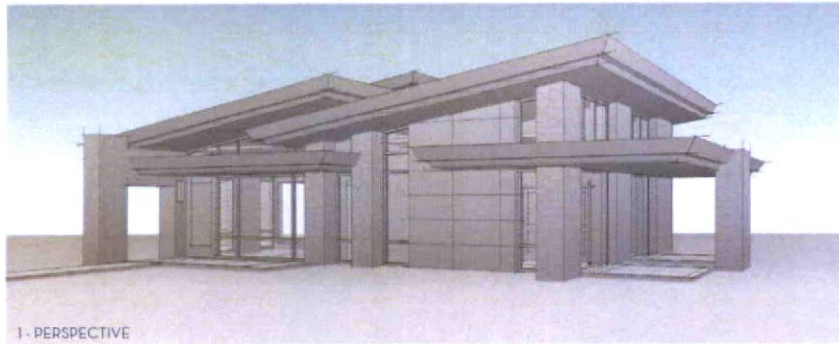


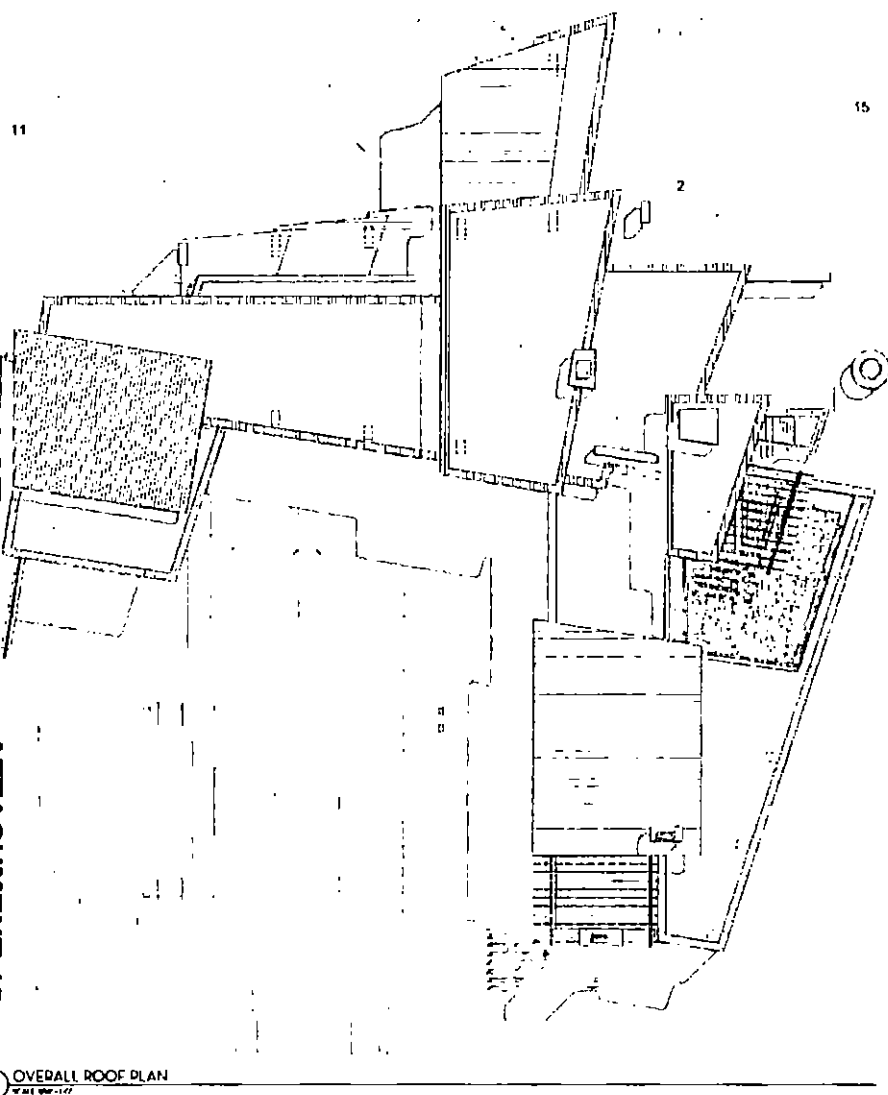
2 - PERSPECTIVE VIEW



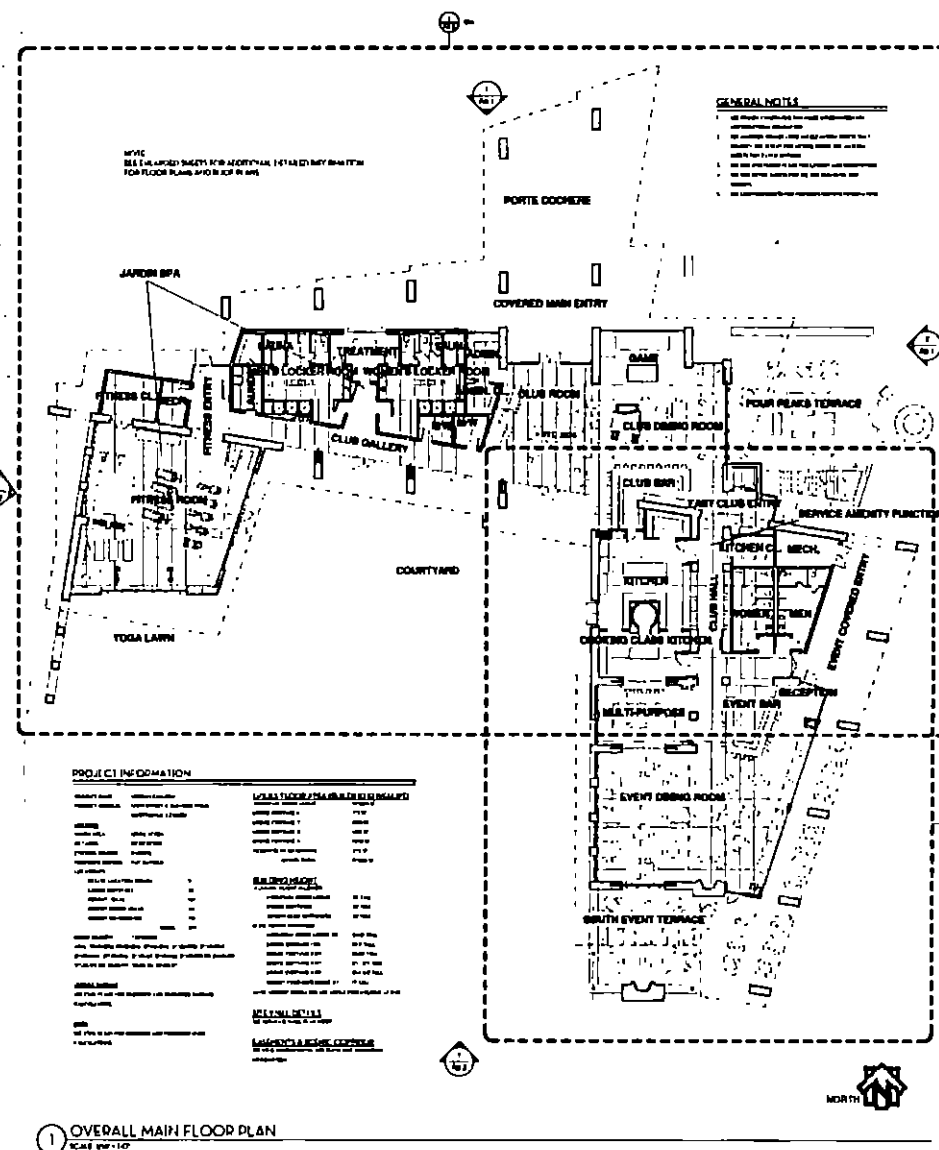
3 - PERSPECTIVE VIEW

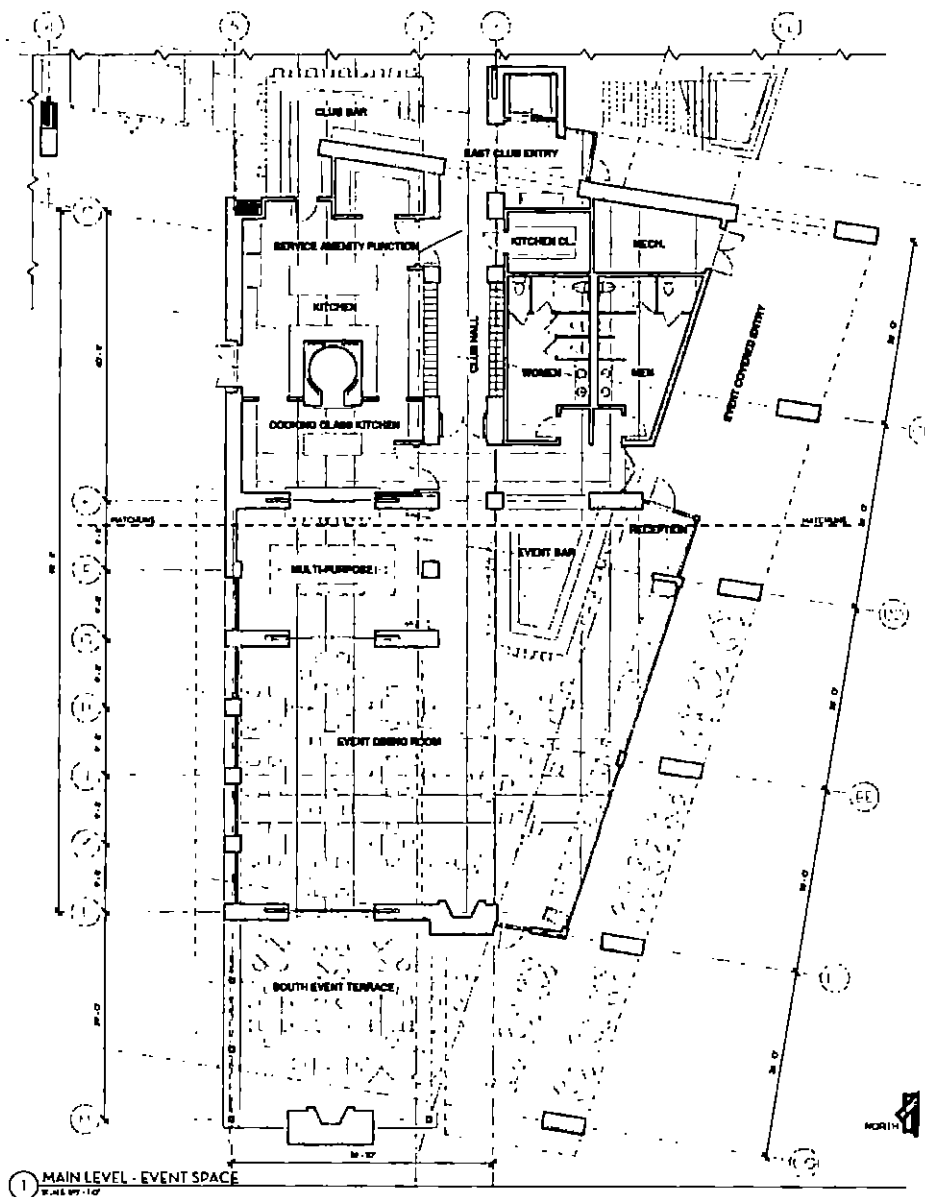
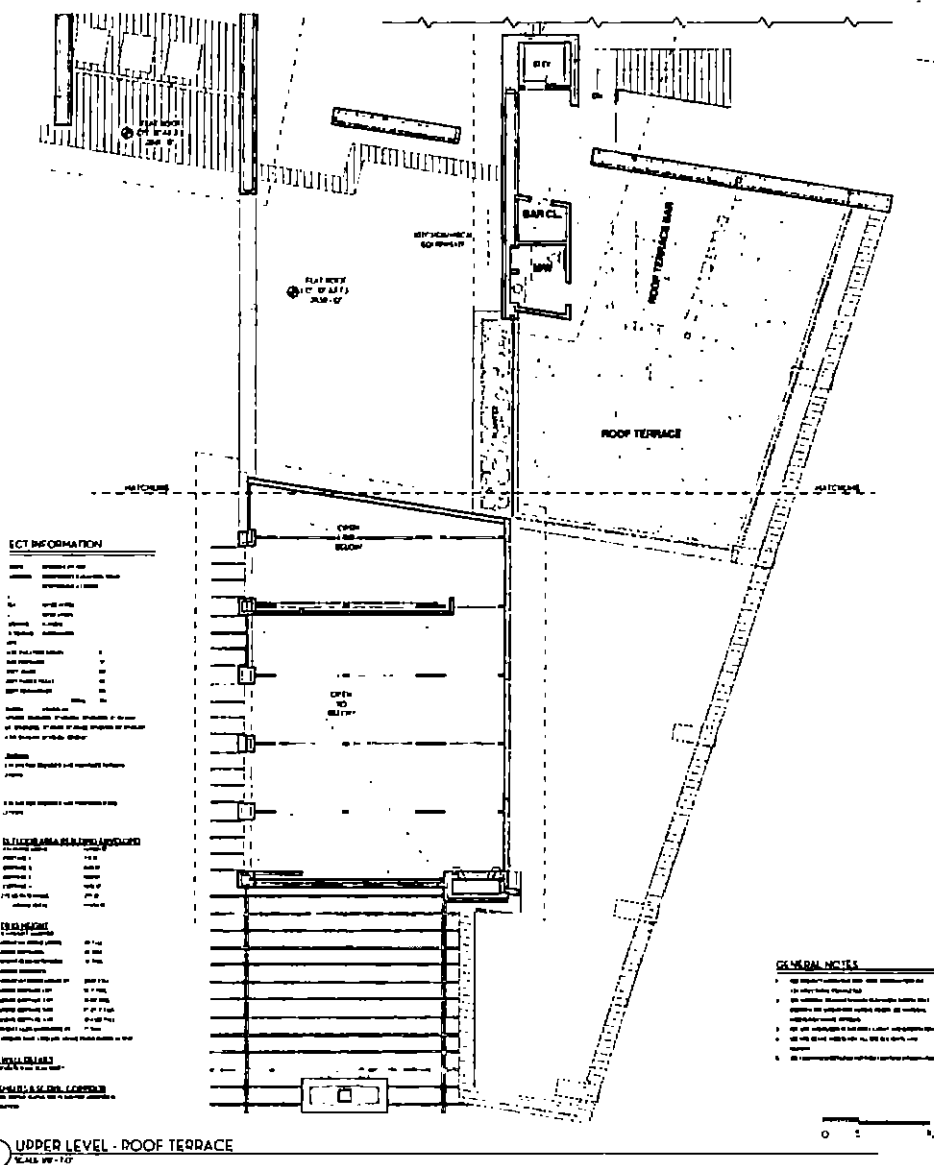




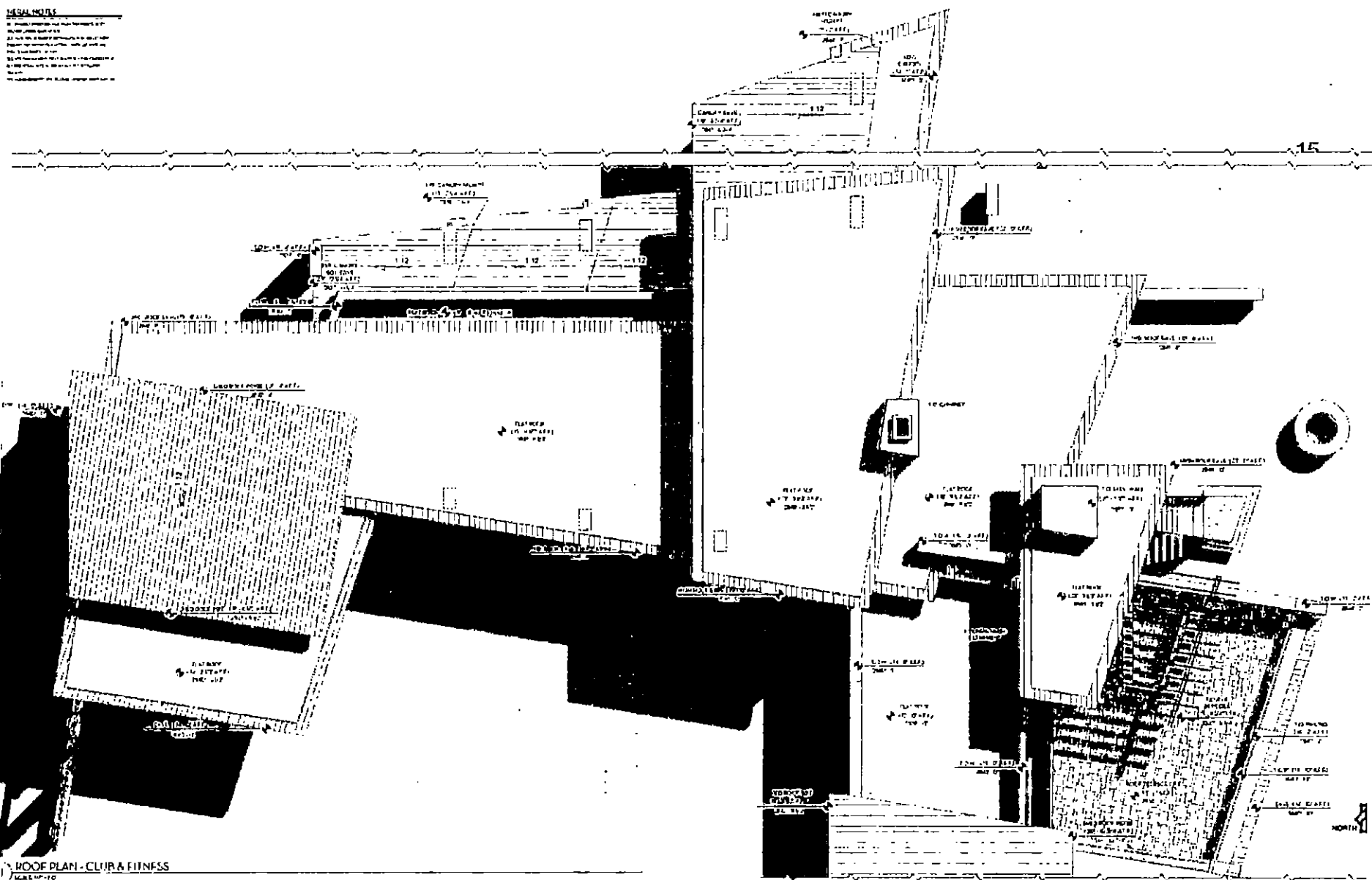


OVERALL ROOF PLAN





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 4. The Architect is not responsible for any errors or omissions in these drawings.



ROOF PLAN - CLUB & FITNESS
 SCALE: 1/8" = 1'-0"

SWABACK
 Architects + Planners

Toll Brothers

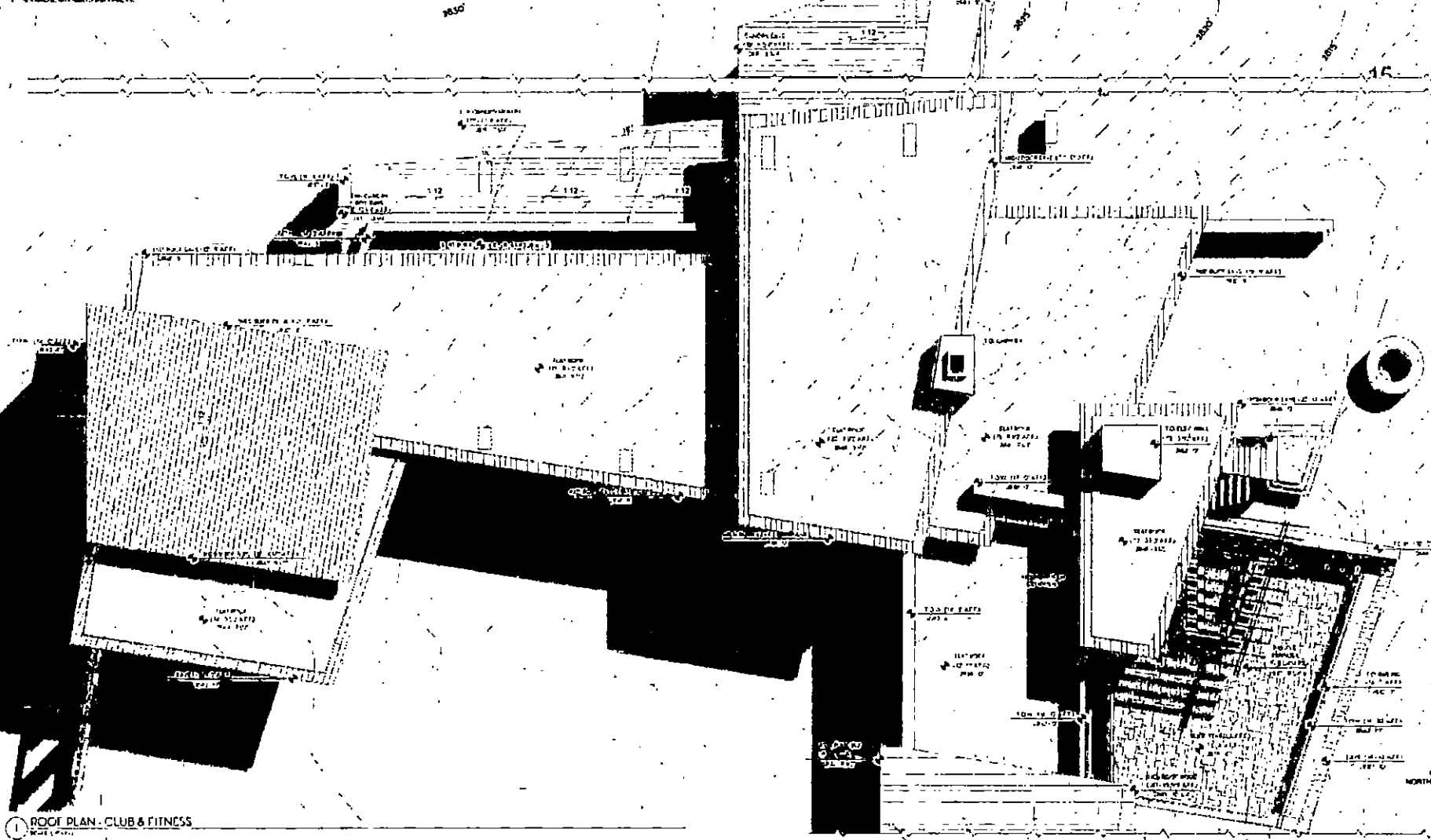
SERENO CANYON PHASE 4
 RESORT CLUB DRB Package

LODGE ROOF PLAN - CLUB AND FIT

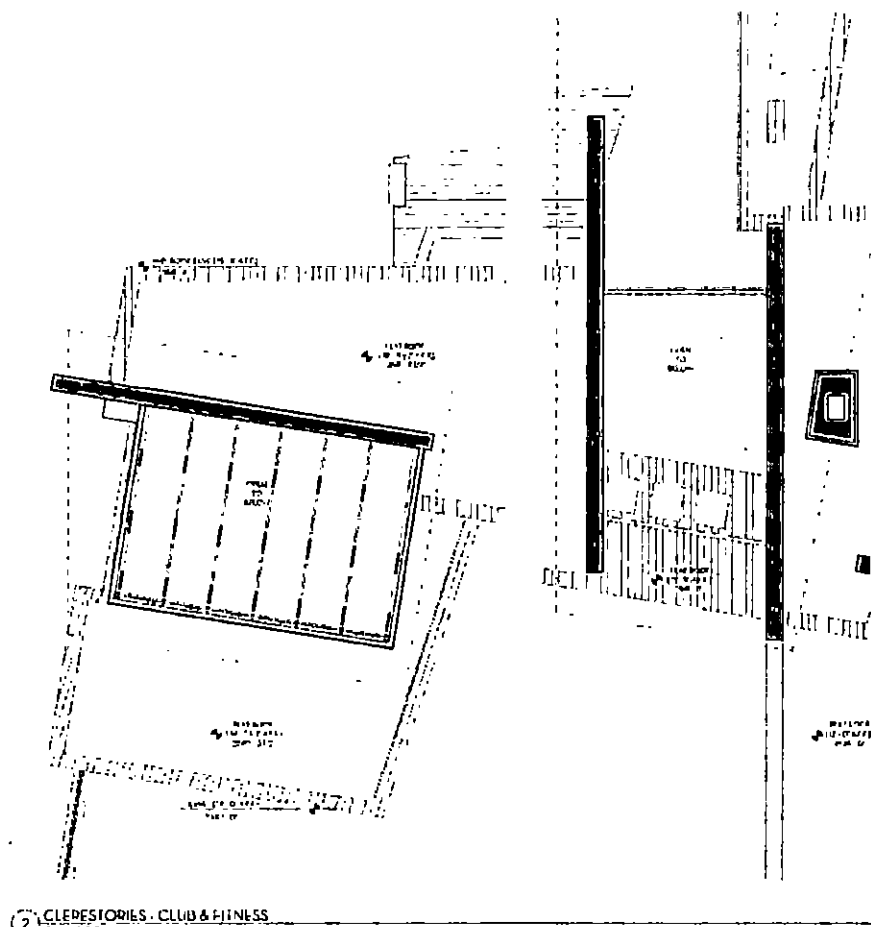
7.30.19 | D.R.B. REVIEW

GENERAL NOTES

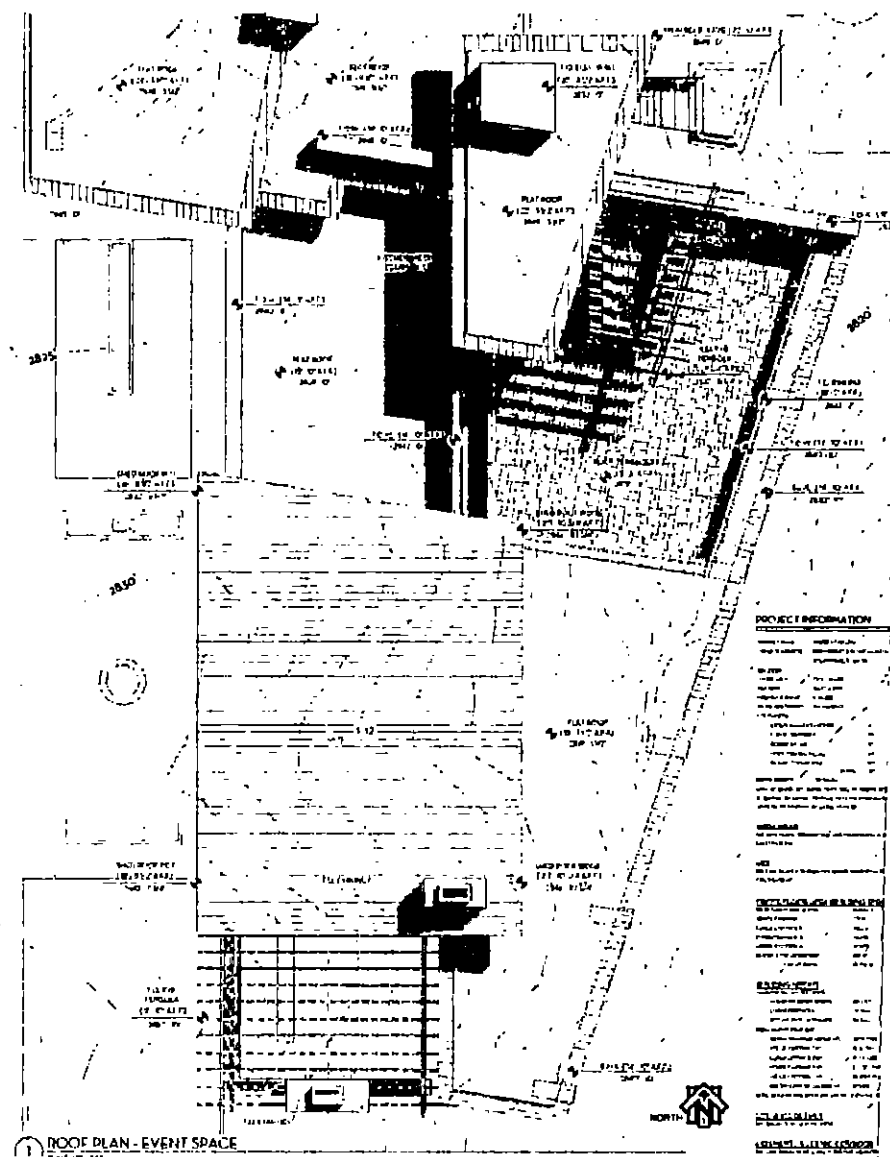
1. ALL ROOF DECKS SHALL BE FINISHED WITH 2" MINIMUM THICKNESS OF CONCRETE OVER 1" MINIMUM THICKNESS OF POLYSTYRENE INSULATION.
2. ALL ROOF DECKS SHALL BE FINISHED WITH 2" MINIMUM THICKNESS OF CONCRETE OVER 1" MINIMUM THICKNESS OF POLYSTYRENE INSULATION.
3. ALL ROOF DECKS SHALL BE FINISHED WITH 2" MINIMUM THICKNESS OF CONCRETE OVER 1" MINIMUM THICKNESS OF POLYSTYRENE INSULATION.
4. ALL ROOF DECKS SHALL BE FINISHED WITH 2" MINIMUM THICKNESS OF CONCRETE OVER 1" MINIMUM THICKNESS OF POLYSTYRENE INSULATION.
5. ALL ROOF DECKS SHALL BE FINISHED WITH 2" MINIMUM THICKNESS OF CONCRETE OVER 1" MINIMUM THICKNESS OF POLYSTYRENE INSULATION.
6. ALL ROOF DECKS SHALL BE FINISHED WITH 2" MINIMUM THICKNESS OF CONCRETE OVER 1" MINIMUM THICKNESS OF POLYSTYRENE INSULATION.
7. ALL ROOF DECKS SHALL BE FINISHED WITH 2" MINIMUM THICKNESS OF CONCRETE OVER 1" MINIMUM THICKNESS OF POLYSTYRENE INSULATION.
8. ALL ROOF DECKS SHALL BE FINISHED WITH 2" MINIMUM THICKNESS OF CONCRETE OVER 1" MINIMUM THICKNESS OF POLYSTYRENE INSULATION.
9. ALL ROOF DECKS SHALL BE FINISHED WITH 2" MINIMUM THICKNESS OF CONCRETE OVER 1" MINIMUM THICKNESS OF POLYSTYRENE INSULATION.
10. ALL ROOF DECKS SHALL BE FINISHED WITH 2" MINIMUM THICKNESS OF CONCRETE OVER 1" MINIMUM THICKNESS OF POLYSTYRENE INSULATION.



1. ROOF PLAN - CLUB & FITNESS



2) CLEDESTORIES, CLUB & FITNESS



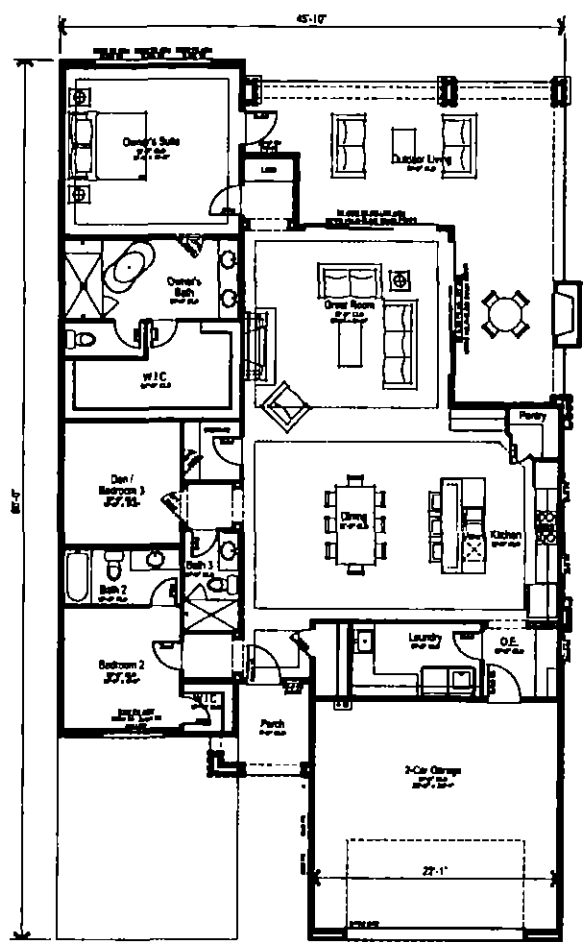
1) ROOF PLAN - EVENT SPACE

PROJECT INFORMATION

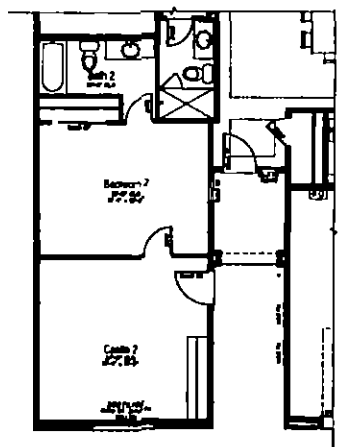
PROJECT NAME	SERENO CANYON PHASE 4
PROJECT LOCATION	RESORT CLUB DRB PACKAGE
PROJECT TYPE	CLUB & FITNESS
PROJECT SIZE	10,000 SQ. FT.
PROJECT DATE	7.30.19
PROJECT STATUS	REVIEW
PROJECT OWNER	SWABACK Architects + Planners
PROJECT ARCHITECT	Toll Brothers
PROJECT ENGINEER	SWABACK Architects + Planners
PROJECT LANDSCAPE ARCHITECT	SWABACK Architects + Planners
PROJECT INTERIOR ARCHITECT	SWABACK Architects + Planners
PROJECT EXTERIOR ARCHITECT	SWABACK Architects + Planners
PROJECT MECHANICAL ENGINEER	SWABACK Architects + Planners
PROJECT ELECTRICAL ENGINEER	SWABACK Architects + Planners
PROJECT PLUMBING ENGINEER	SWABACK Architects + Planners
PROJECT FIRE ENGINEER	SWABACK Architects + Planners
PROJECT HISTORIC ARCHITECT	SWABACK Architects + Planners
PROJECT ENVIRONMENTAL ENGINEER	SWABACK Architects + Planners
PROJECT TRANSPORTATION ENGINEER	SWABACK Architects + Planners
PROJECT SPECIALTIES	SWABACK Architects + Planners
PROJECT NOTES	SWABACK Architects + Planners
PROJECT CONTACT	SWABACK Architects + Planners
PROJECT PHONE	SWABACK Architects + Planners
PROJECT FAX	SWABACK Architects + Planners
PROJECT EMAIL	SWABACK Architects + Planners
PROJECT WEBSITE	SWABACK Architects + Planners
PROJECT ADDRESS	SWABACK Architects + Planners
PROJECT CITY	SWABACK Architects + Planners
PROJECT STATE	SWABACK Architects + Planners
PROJECT ZIP	SWABACK Architects + Planners
PROJECT COUNTRY	SWABACK Architects + Planners
PROJECT REGION	SWABACK Architects + Planners
PROJECT CLIMATE	SWABACK Architects + Planners
PROJECT SOIL TYPE	SWABACK Architects + Planners
PROJECT WATER TABLE	SWABACK Architects + Planners
PROJECT SEISMIC ZONE	SWABACK Architects + Planners
PROJECT FLOOD ZONE	SWABACK Architects + Planners
PROJECT WIND ZONE	SWABACK Architects + Planners
PROJECT HAIL ZONE	SWABACK Architects + Planners
PROJECT Tornado ZONE	SWABACK Architects + Planners
PROJECT Other ZONE	SWABACK Architects + Planners

VACATION HOME SERIES

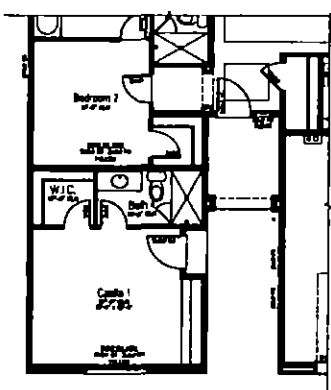
FOOTAGES UNIT 1		
Area	Area	Area
Living	27.00	27.00
Dining	27.00	27.00
Kitchen	27.00	27.00
Bedroom 1	27.00	27.00
Bedroom 2	27.00	27.00
Bath	27.00	27.00
W.C.	27.00	27.00
Laundry	27.00	27.00
Storage	27.00	27.00
Porch	27.00	27.00
Other	27.00	27.00
Total	27.00	27.00



Main Floor Plan
PAIRED VILLA & TOWNHOME - UNIT 1
Main Floor - 2,147 S.F.



Optional Casita 2
Partial Main Floor Plan



Optional Casita 1

VACATION HOME SERIES

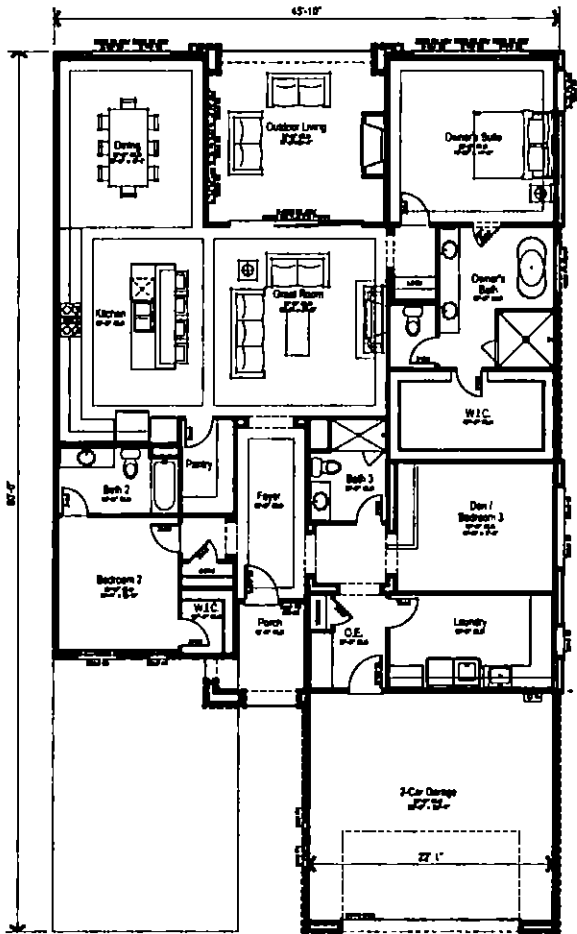
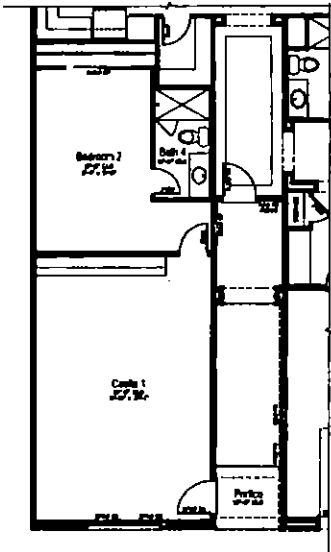


PAIRED VILLA & TOWNHOME - UNIT 2
Main Floor - 2,222 S.F.

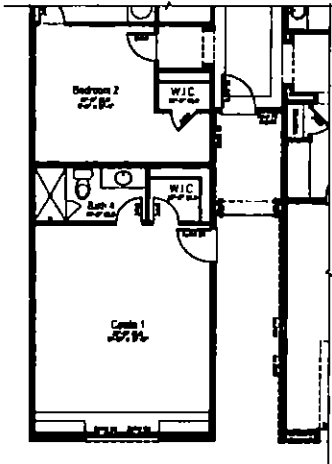


FOOTAGES UNIT 3			
	Area	Perimeter	Volume
1	27.15	112.12	112.12
2	27.15	112.12	112.12
3	27.15	112.12	112.12
4	27.15	112.12	112.12
5	27.15	112.12	112.12
6	27.15	112.12	112.12
7	27.15	112.12	112.12
8	27.15	112.12	112.12
9	27.15	112.12	112.12
10	27.15	112.12	112.12
11	27.15	112.12	112.12
12	27.15	112.12	112.12
13	27.15	112.12	112.12
14	27.15	112.12	112.12
15	27.15	112.12	112.12
16	27.15	112.12	112.12
17	27.15	112.12	112.12
18	27.15	112.12	112.12
19	27.15	112.12	112.12
20	27.15	112.12	112.12
21	27.15	112.12	112.12
22	27.15	112.12	112.12
23	27.15	112.12	112.12
24	27.15	112.12	112.12
25	27.15	112.12	112.12
26	27.15	112.12	112.12
27	27.15	112.12	112.12
28	27.15	112.12	112.12
29	27.15	112.12	112.12
30	27.15	112.12	112.12
31	27.15	112.12	112.12
32	27.15	112.12	112.12
33	27.15	112.12	112.12
34	27.15	112.12	112.12
35	27.15	112.12	112.12
36	27.15	112.12	112.12
37	27.15	112.12	112.12
38	27.15	112.12	112.12
39	27.15	112.12	112.12
40	27.15	112.12	112.12
41	27.15	112.12	112.12
42	27.15	112.12	112.12
43	27.15	112.12	112.12
44	27.15	112.12	112.12
45	27.15	112.12	112.12
46	27.15	112.12	112.12
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51	27.15	112.12	112.12
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66	27.15	112.12	112.12
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81	27.15	112.12	112.12
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83	27.15	112.12	112.12
84	27.15	112.12	112.12
85	27.15	112.12	112.12
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94	27.15	112.12	112.12
95	27.15	112.12	112.12
96	27.15	112.12	112.12
97	27.15	112.12	112.12
98	27.15	112.12	112.12
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100	27.15	112.12	112.12

VACATION HOME SERIES

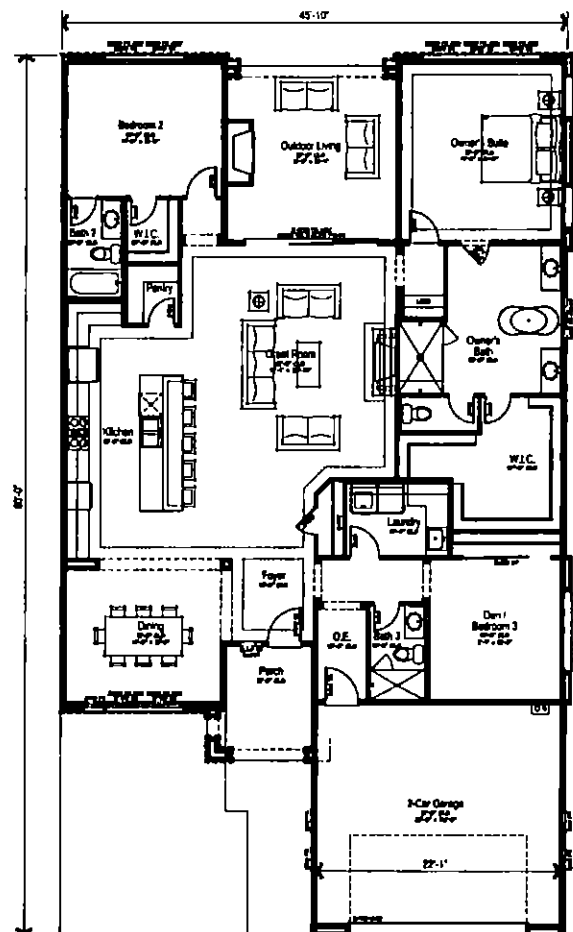


PAIRED VILLA & TOWNHOME - UNIT 3
Main Floor - 2,315 S.F.



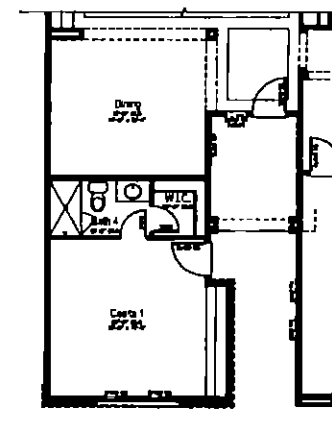
S.F. FOOTAGES UNIT 4			
Overall	2,407	2,407	2,407
Bedroom 1	107	107	107
Bedroom 2	107	107	107
Bedroom 3	107	107	107
Living	107	107	107
Dining	107	107	107
Kitchen	107	107	107
Bath 1	107	107	107
Bath 2	107	107	107
Bath 3	107	107	107
Garage	107	107	107
Other	107	107	107
Total	2,407	2,407	2,407

VACATION HOME SERIES



Main Floor Plan

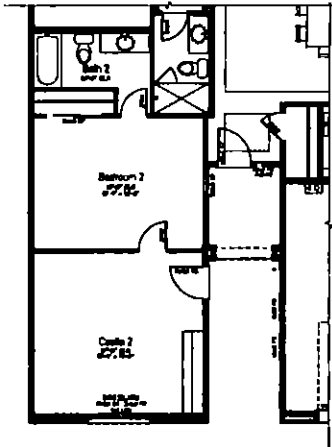
PAIRED VILLA & TOWNHOME - UNIT 2 Main Floor - 2,407 S.F.



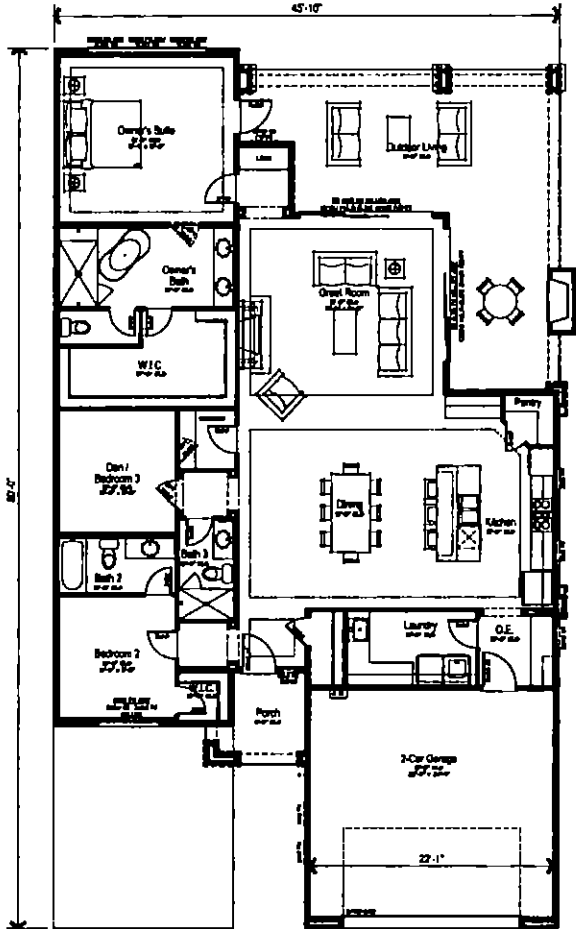
Optional Casita 1

FOOTAGES UNIT 1			
	Area	Perimeter	Volume
Overall	45'-10"	88'-2"	
Living Room	277.85		
Dining Room	277.85		
Kitchen	277.85		
Bedroom 1	277.85		
Bedroom 2	277.85		
Bathroom	277.85		
W.C.	277.85		
Laundry	277.85		
Garage	277.85		
Other	277.85		

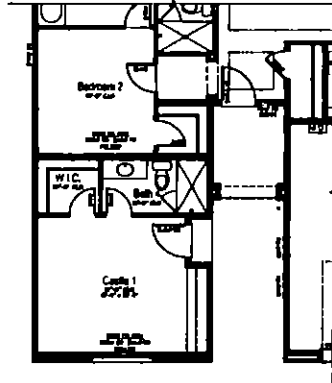
VACATION HOME SERIES



Optional Casita 2
Partial Main Floor Plan

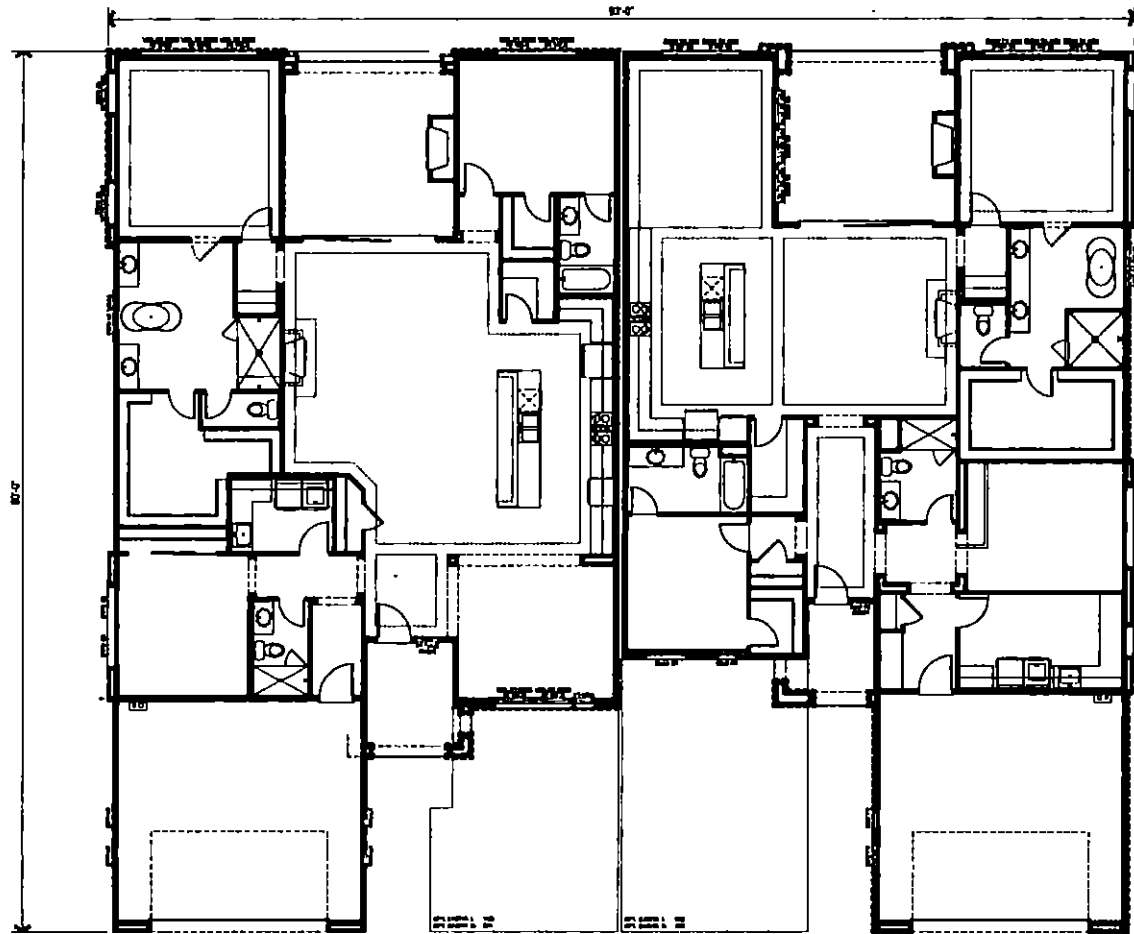


Main Floor Plan
PAIRED VILLA & TOWNHOME - UNIT 1
Main Floor - 2,147 S.F.



Optional Casita 1

VACATION HOME SERIES

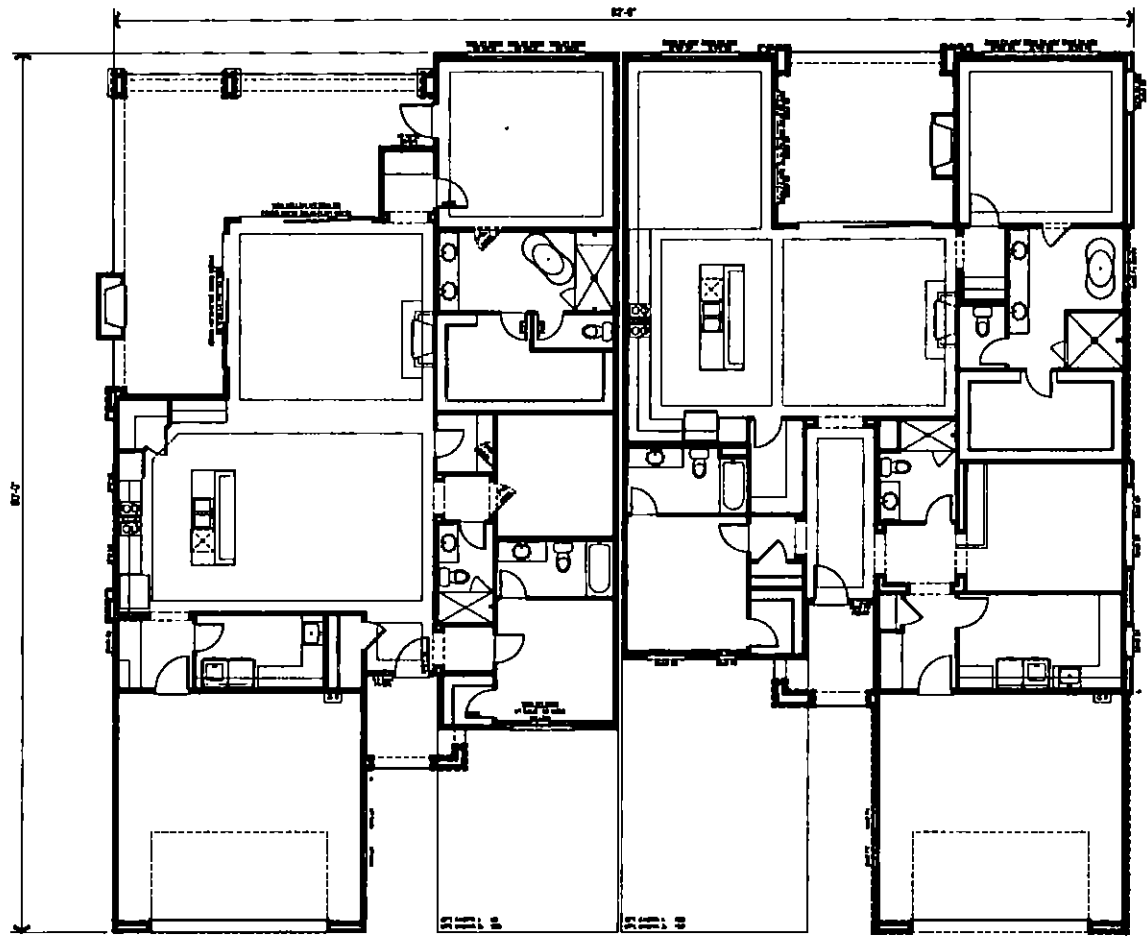


Unit 4

Unit 3

PAIRED VILLA & TOWNHOME

VACATION HOME SERIES

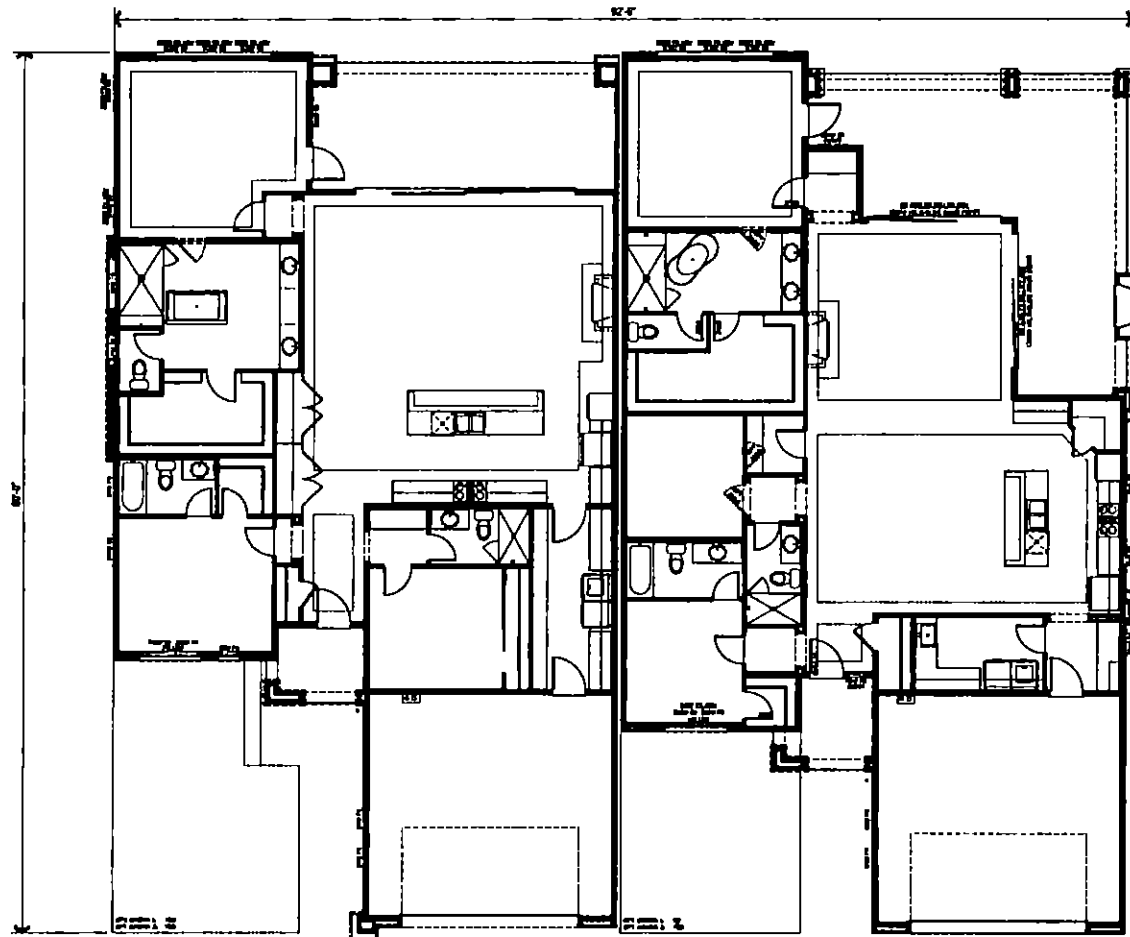


Unit 1

Unit 3

PAIRED VILLA & TOWNHOME

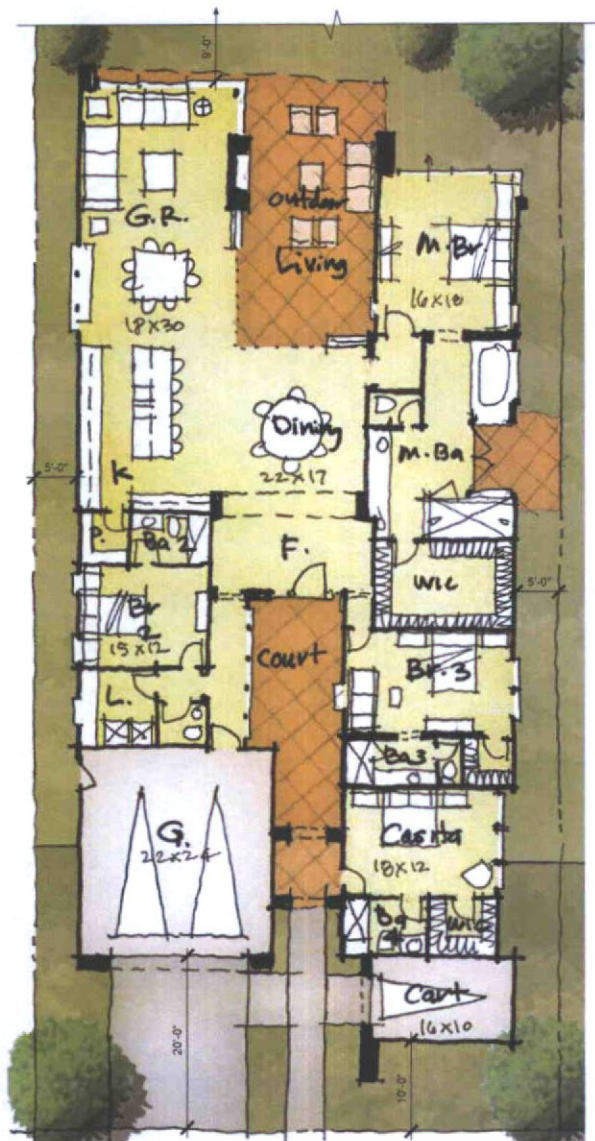
VACATION HOME SERIES



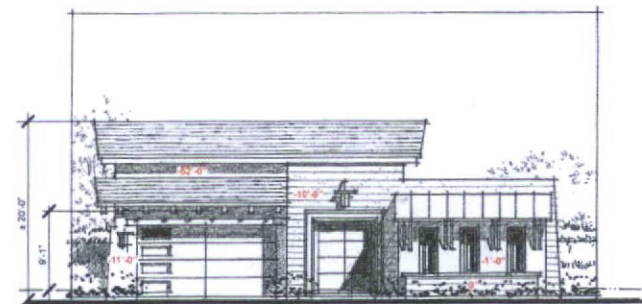
Unit 2

Unit 1

PAIRED VILLA & TOWNHOME

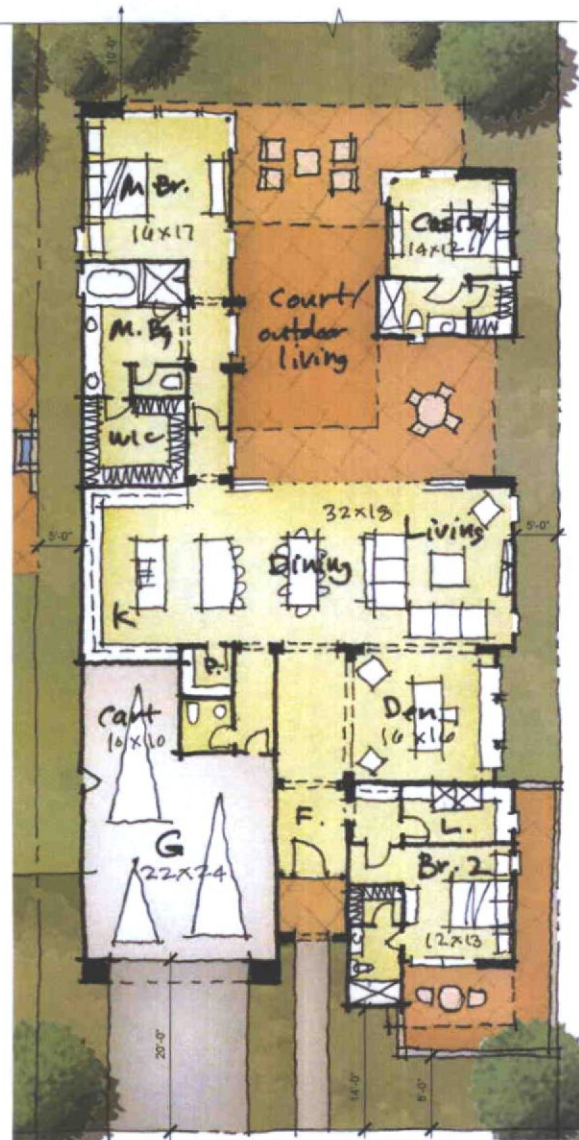


VILLA 1
60' X 130' LOT
±3,492 S.F.
REAR COURT - 1

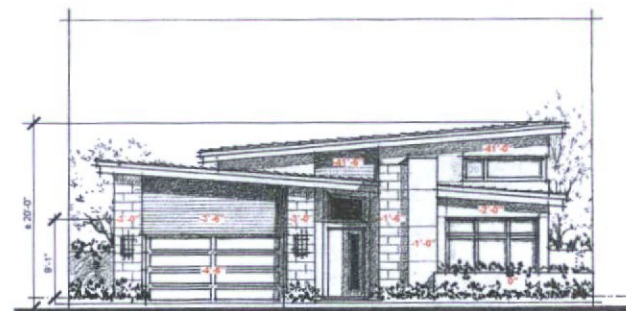


ADOBE RANCH



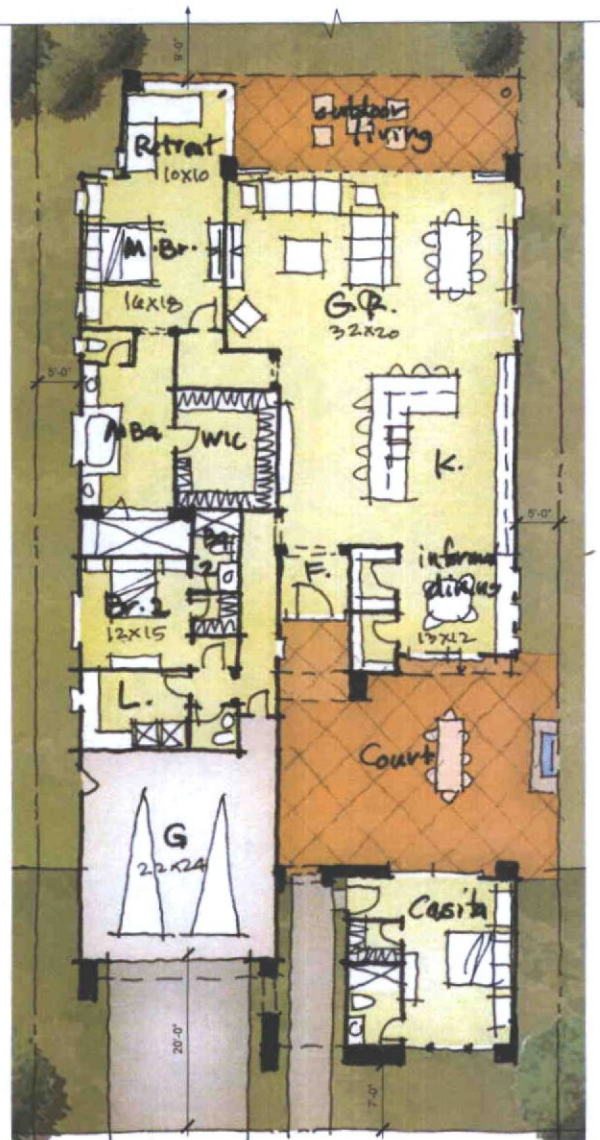


VILLA 3
60' X 130' LOT
±2,764 S.F.
REAR COURT - 3

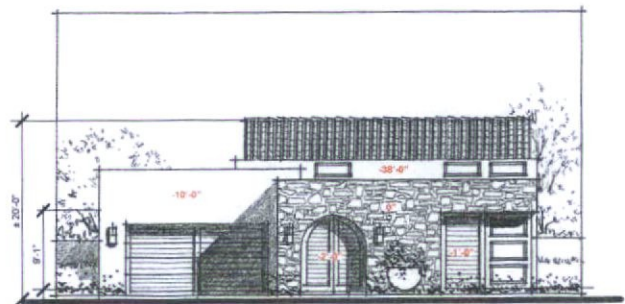


CONTEMPORARY



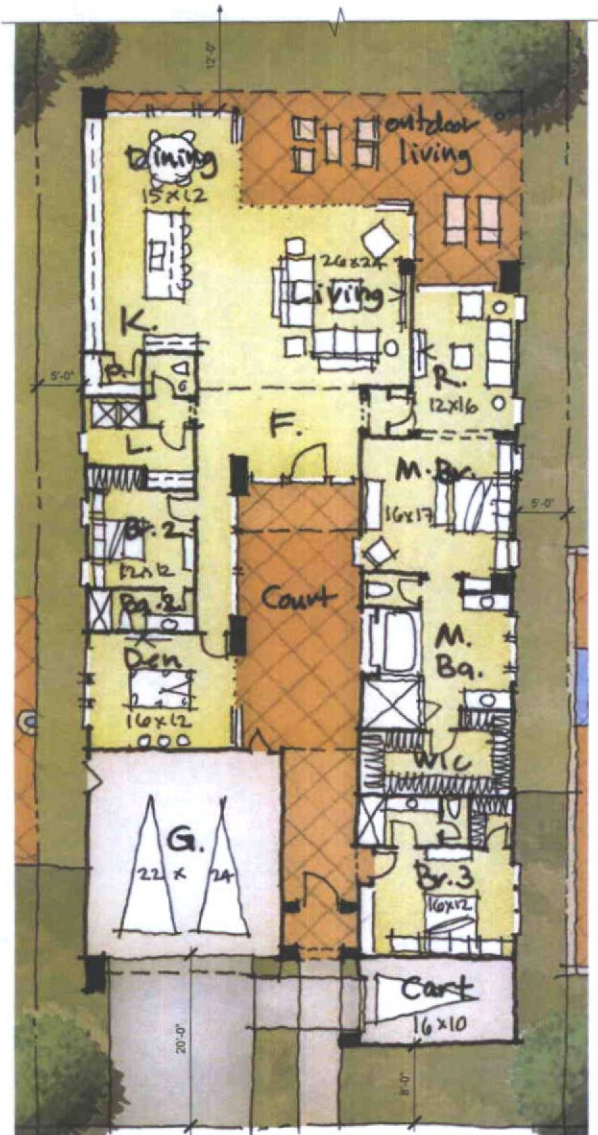


VILLA 4
60' X 130' LOT
±3,528 S.F.
FRONT COURT - 1

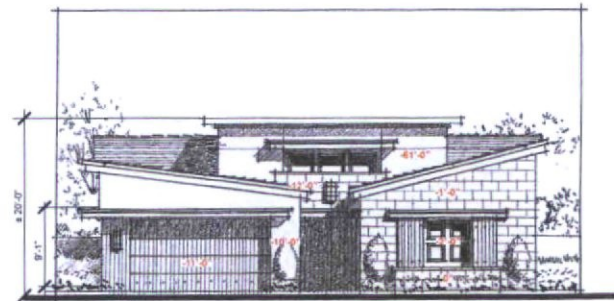


CONTEMPORARY





VILLA 5
60' X 130' LOT
±2,852 S.F.
CENTER COURT

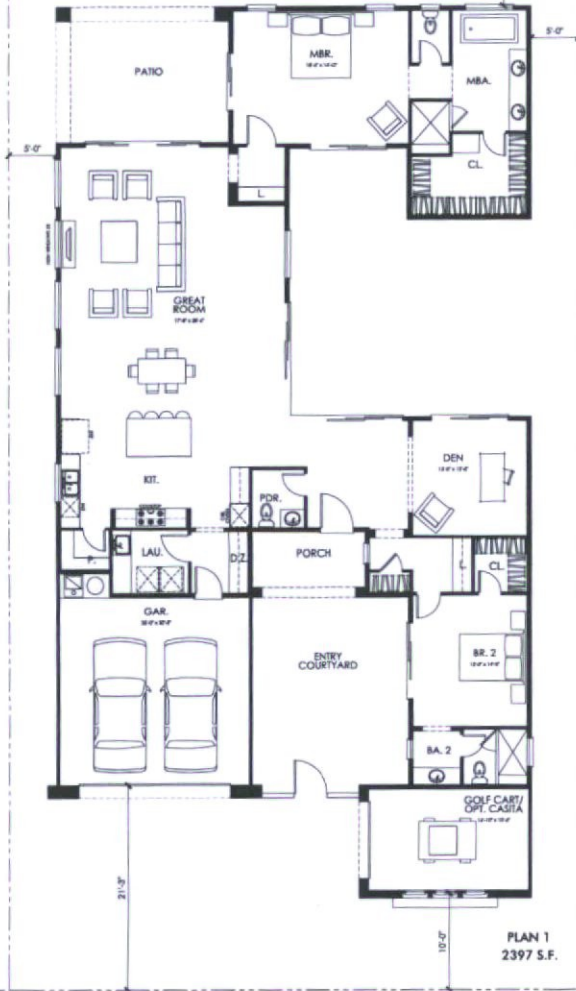


MID-CENTURY MODERN



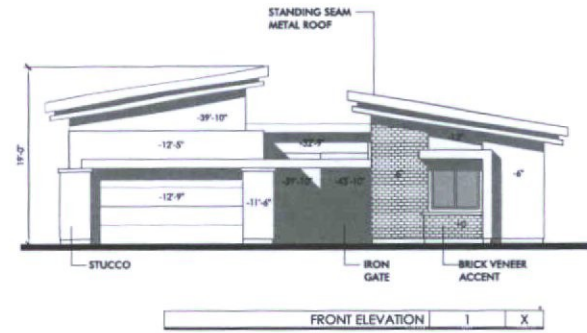
TO CREATE QUALITY PHYSICAL AND SOCIAL ENVIRONMENTS

VACATION HOME SERIES



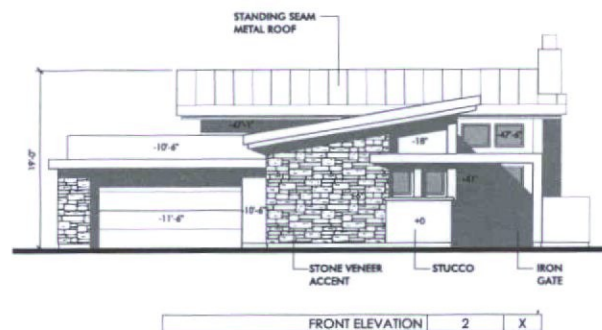
TO CREATE QUALITY PHYSICAL AND SOCIAL ENVIRONMENTS

VACATION HOME SERIES



PLAN 1
DESERT CONTEMPORARY
2266 S.F.

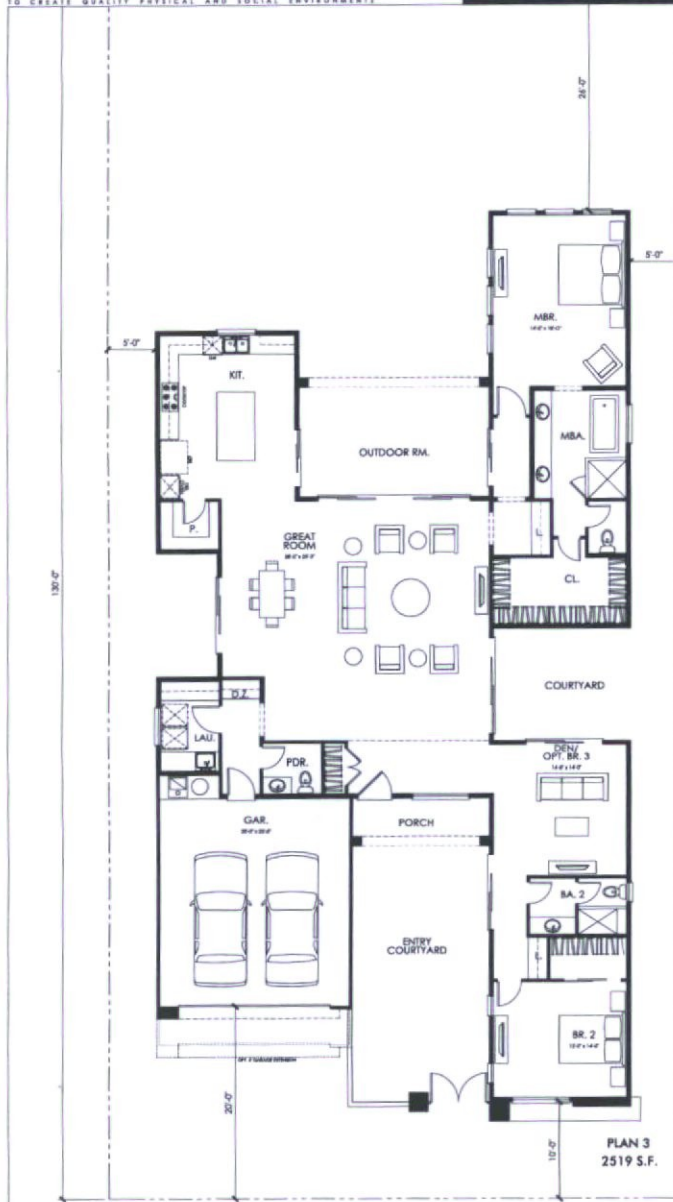
**VACATION HOME
SERIES**



PLAN 2
DESERT CONTEMPORARY
2388 S.F.

TO CREATE QUALITY PHYSICAL AND SOCIAL ENVIRONMENTS

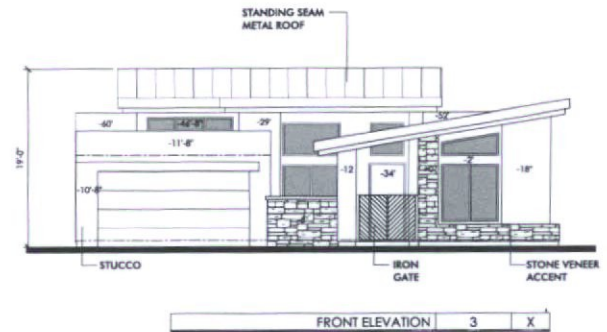
VACATION HOME SERIES



PLAN 3
2519 S.F.

TO CREATE QUALITY PHYSICAL AND SOCIAL ENVIRONMENTS

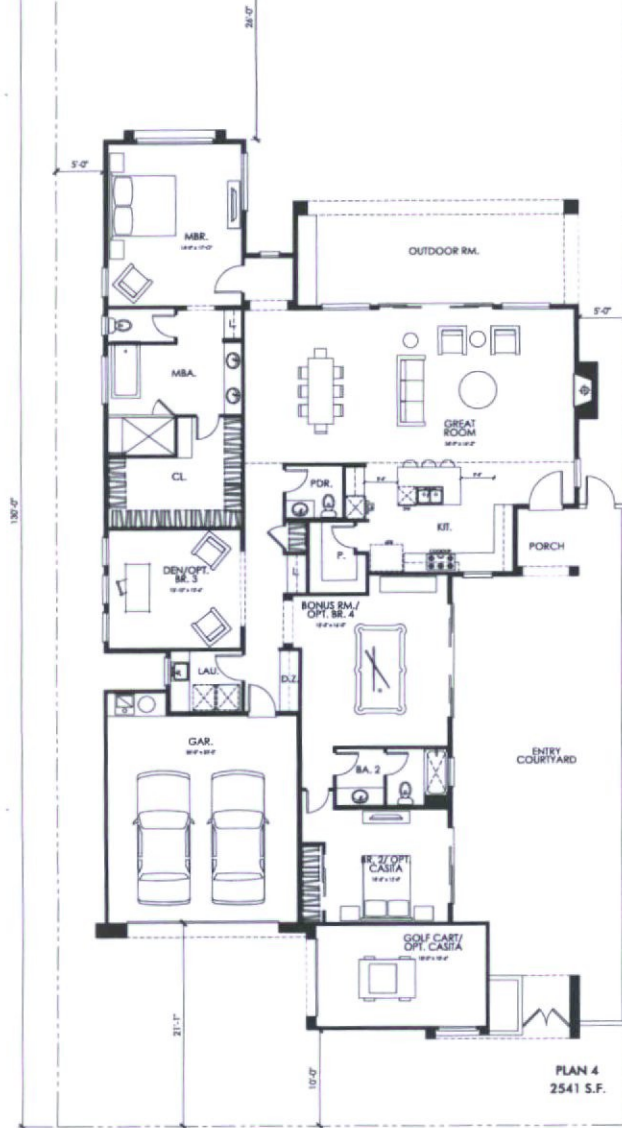
VACATION HOME SERIES



PLAN 3
DESERT CONTEMPORARY
2482 S.F.

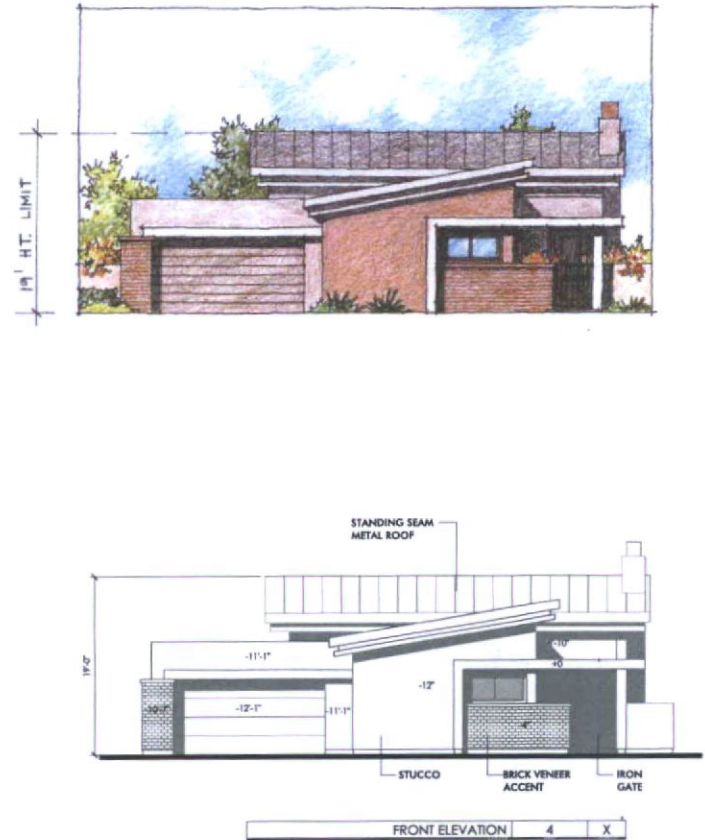
TO CREATE QUALITY PHYSICAL AND SOCIAL ENVIRONMENTS

VACATION HOME SERIES



TO CREATE QUALITY PHYSICAL AND SOCIAL ENVIRONMENTS

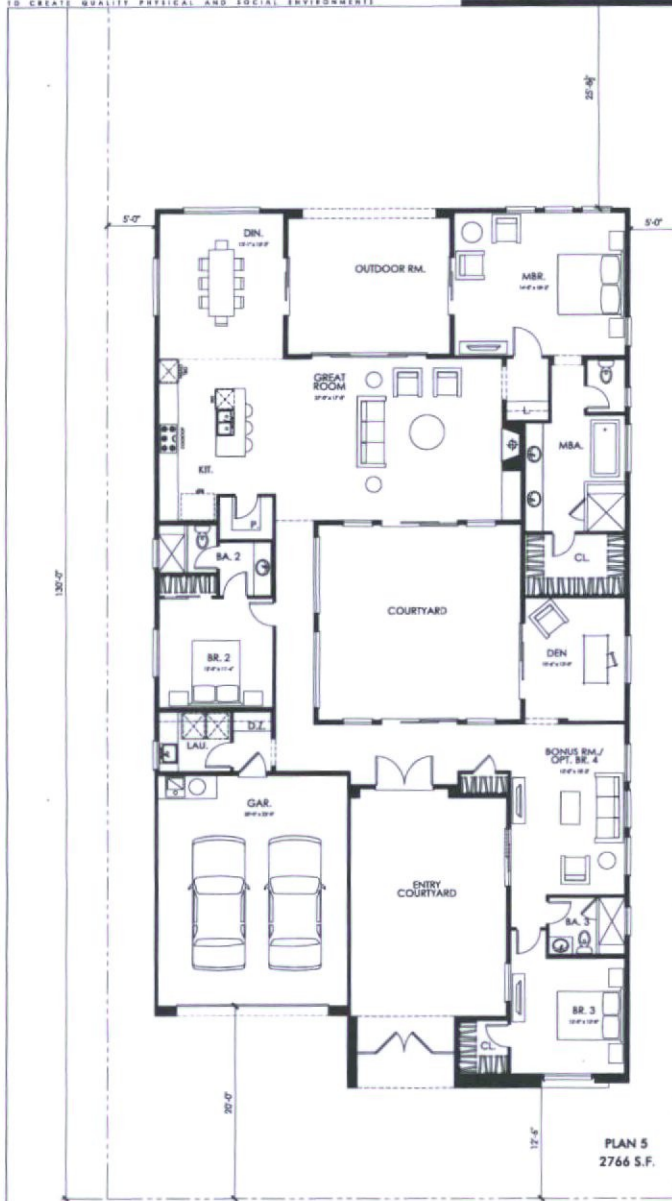
VACATION HOME SERIES



PLAN 4
DESERT CONTEMPORARY
2554 S.F.

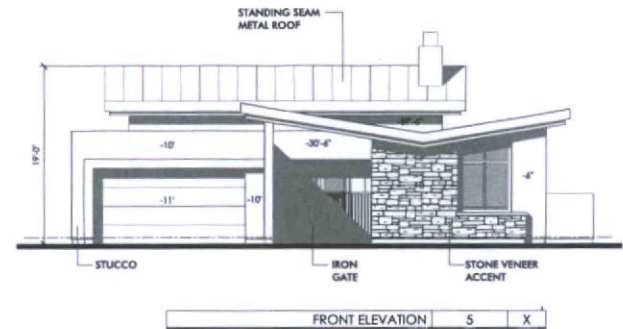
TO CREATE QUALITY PHYSICAL AND SOCIAL ENVIRONMENTS

VACATION HOME SERIES



TO CREATE QUALITY PHYSICAL AND SOCIAL ENVIRONMENTS

VACATION HOME SERIES



PLAN 5
DESERT CONTEMPORARY
2728 S.F.

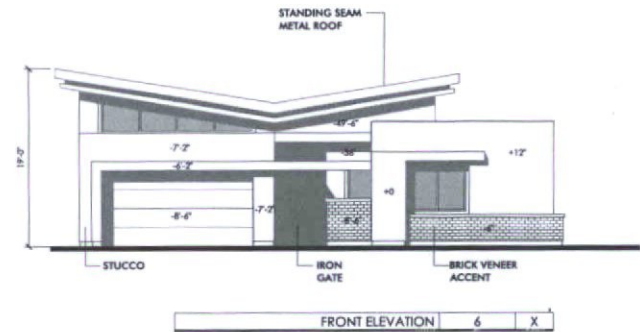
TO CREATE QUALITY PHYSICAL AND SOCIAL ENVIRONMENTS

VACATION HOME SERIES



TO CREATE QUALITY PHYSICAL AND SOCIAL ENVIRONMENTS

VACATION HOME SERIES



PLAN 6
DESERT CONTEMPORARY
2777 S.F.

**1 1/2" TALL STANDING
SEAM METAL ROOF**

FASCIA METAL



FA 1 - LIGHT GREY



SS 1 - LIGHT GREY



FA 2 - BURGANDY



SS 2 - BURGANDY



FA 3 - DARK GREY



SS 3 - DARK GREY



FA 4 - ANODIZED BRONZE



SS 4 - ANODIZED BRONZE

STUCCO



STC 1 - DE6221 - FLINTSTONE
LRV: 43



STC A - DE6066 -
DESERT ROCK
LRV: 54



STC 2 - DE6215 - WOODEN PEG
LRV: 31



STC B - DE6068 -
COBBLESTONE PATH
LRV: 25



STC 3 - DE6216 - BARREL STOVE
LRV: 21



STC C - DE6062 - TEA BAG
LRV: 12



STC 4 - DE6126 - STOCKHORSE
LRV: 14



STC D - DE6063 -
BLACK WALNUT
LRV: 8

FOAM ROOF



RF 1 - FOAM ROOF - DE6147
CHESTER BROWN
LRV: 15



RF 2 - FOAM ROOF - DE6221
FLINTSTONE
LRV: 43



RF 3 - FOAM ROOF - DE6218
ANTIQUE PAPER
LRV: 81

WOOD CEILING



WD 1 - 6" WIDE x RANDOM LENGTH (6' MIN)
MAPLE-BROWN TO RED TONES



WD 2 - 6" WIDE x RANDOM LENGTH (6' MIN)
NATURAL LIGHT TO MEDIUM COLOR

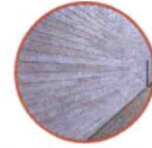
ACCENT FEATURE



AC 1 - BOARD FORM CONCRETE - GREY



AC 2 - RUSTED METAL FINISH - CORTEN
OR COLD ROLLED STEEL



AC 3 - WOOD SIDING - THERMORY
(A) DARK
(B) LIGHT

METAL STAIR



MTL 1 - METAL STAIR TREADS,
STRINGERS, & STRUCTURE



MTL 2 - METAL RAILING
SYSTEM W/ CABLES

STONE



ST 1 - LIGHT - LEDGE STONE VENEER - EARTH
TONES - TANS, BEIGE, BROWNS



ST 2 - MEDIUM - LEDGE STONE - EARTH TONES -
DARK GREYS, BROWNS, TANS, DARK RUST



ST 3 - DARK - LEDGE STONE VENEER - EARTH
TONES - TAN, DARK GREYS, BROWNS, RUST

GLASS



GL - GLAZING WINDOW SYSTEM
(A) ANODIZED BRONZE



GL - GLAZING WINDOW SYSTEM
(B) GREY

BEAMS



BM 1 - WIDE-FLANGE STEEL BEAM
(A) BLACK
(B) GREY



BM 2 - DOUBLE-CHANNEL STEEL BEAM
(A) BLACK
(B) GREY

FLOORING

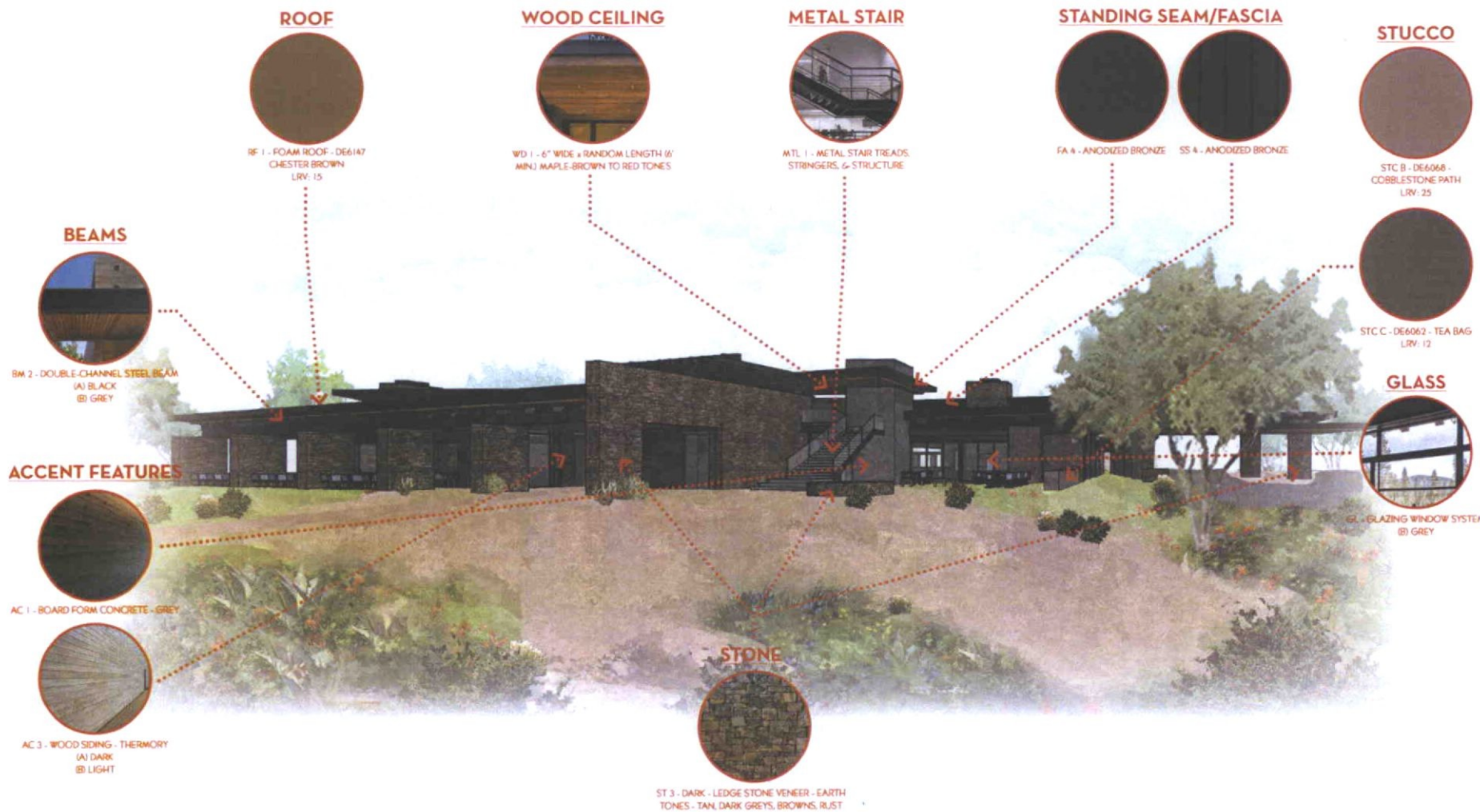


FL 1



FL 2

Material Board for Sereno Canyon Phase 4 represents the color and material palette options for the Resort Club Gate House, Mountain House Lodge and Lodge Cottages.



ROOF



RF 2 - FOAM ROOF - D66221
FLINTSTONE
LRV: 43

WOOD CEILING



WD 1 - 6" WIDE x RANDOM LENGTH (6'
MIN.) MAPLE-BROWN TO RED TONES

STANDING SEAM & FASCIA



FA 4 - ANODIZED BRONZE



SS 4 - ANODIZED BRONZE

STUCCO



STC A - D66066 - DESERT ROCK
LRV: 54

ACCENT FEATURES



AC 2 - RUSTED METAL FINISH - CORTEN
OR COLD ROLLED STEEL

GLASS



GL - GLAZING WINDOW SYSTEM
(A) ANODIZED BRONZE

STONE



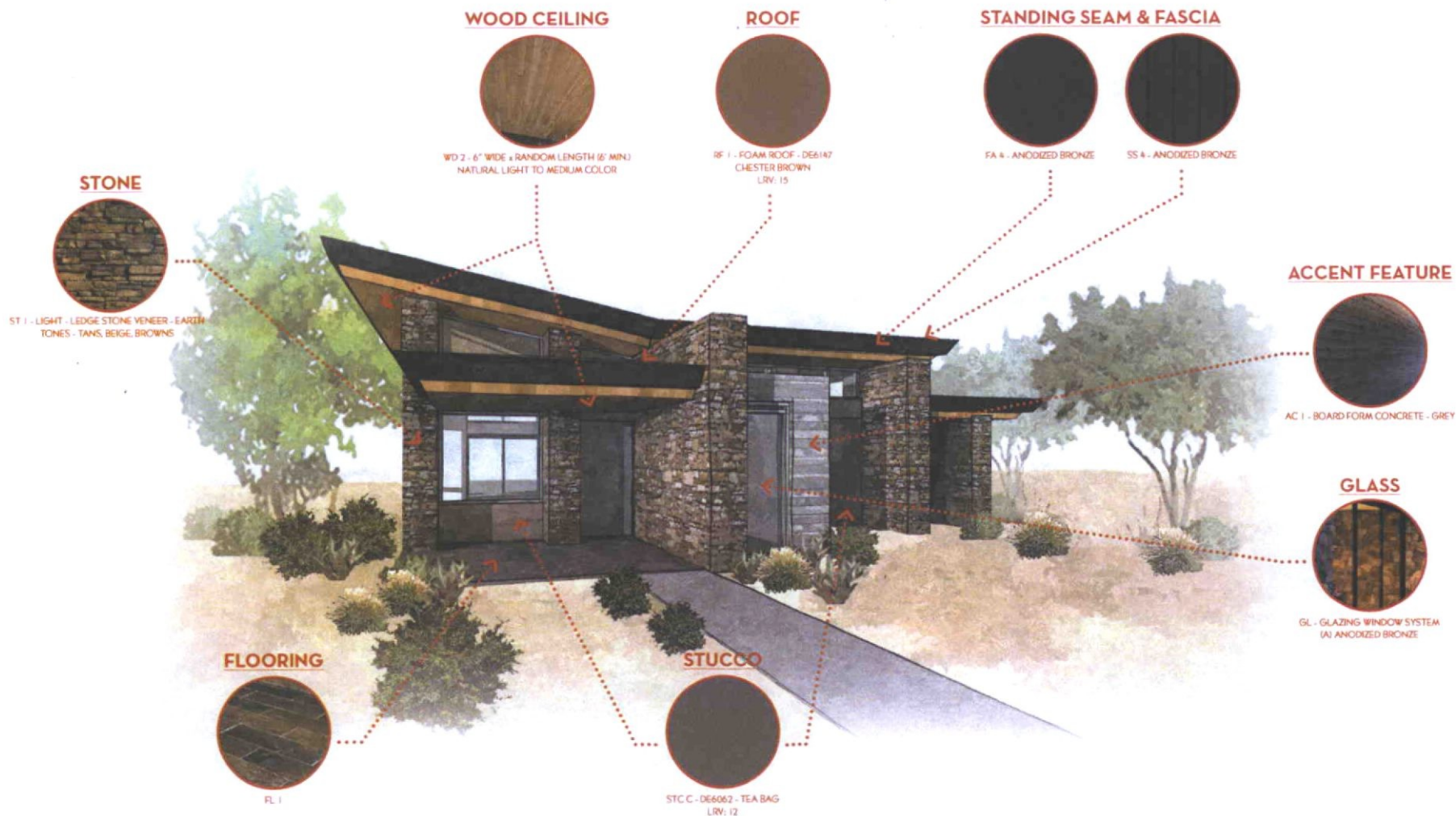
ST 1 - LIGHT - LEDGE STONE VENEER - EARTH
TONES - TANS, BEIGE, BROWNS

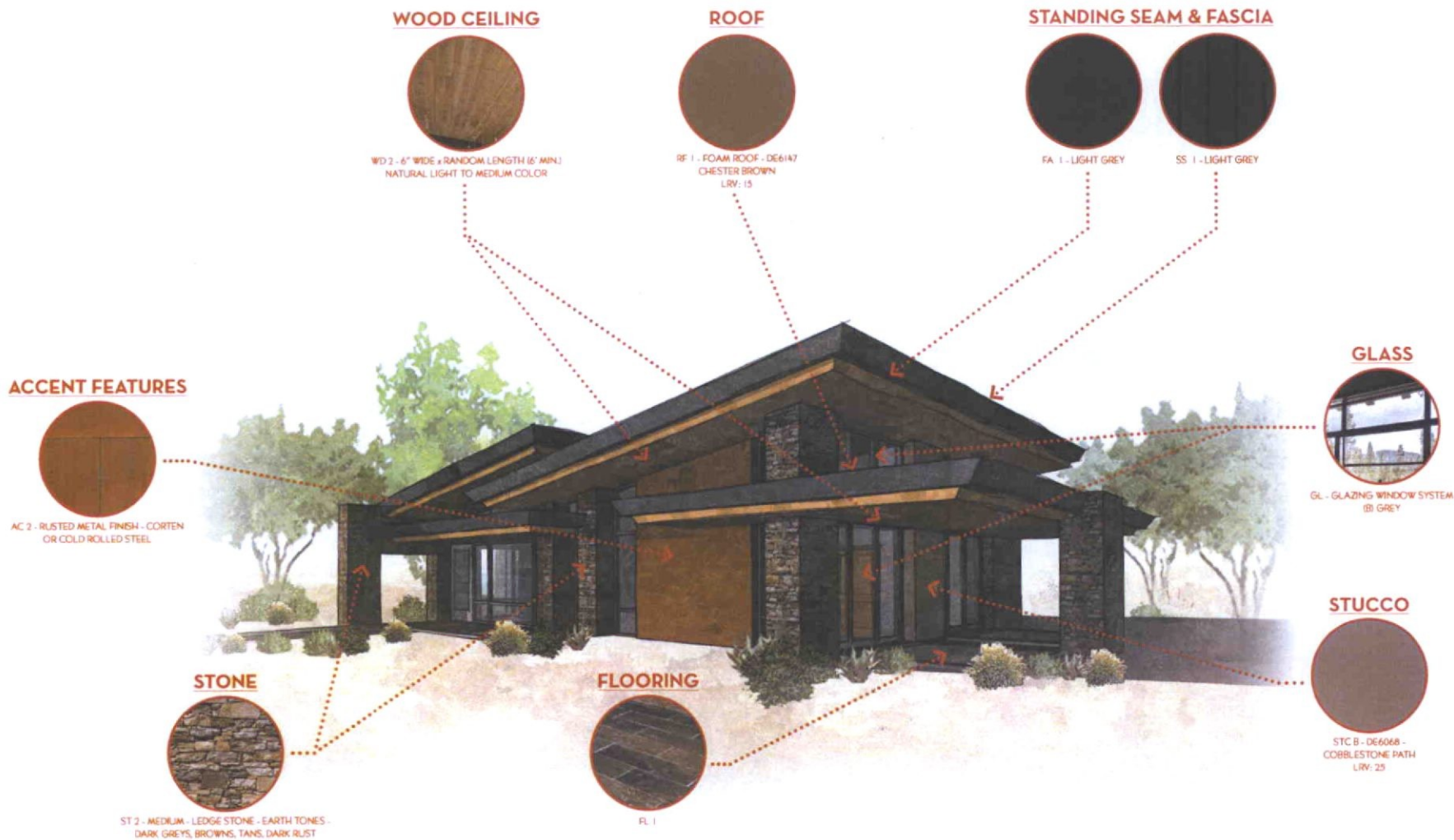
FLOORING



FL 1







CIRCULATION PLAN

PEDESTRIAN, VEHICULAR, BIKEWAYS, & TRAILS

LEGEND

- STREET
- PARKING
- FIRE LANE
- MAJOR TRAIL / WALKWAY
- MINOR TRAIL / WALKWAY
- PUBLIC TRAIL

Note: Layout locations shown a conceptual and may change during design phases



ATTACHMENT 19





REFERENCE NOTES SCHEDULE

SYMBOL	DESCRIPTION	QTY	DETAIL
4	TRAIL - DECOMPOSED GRANITE	11,908 lf	
5	LODGE ENTRY DRIVE		
6	LODGE PARKING		
7	POOL		
8	RESORT COTTAGES		
11	SITE LANDSCAPE WALLS		
12	TRASH ENCLOSURE		
13	20' FIRE LANE		
14	PUBLIC TRAIL - 25' TRAIL EASEMENT		
15	RESORT CLUB GATEHOUSE		
16	GATEHOUSE PARKING		
17	LIFT STATION		
18	GATE		

SYMBOL	DESCRIPTION	QTY	DETAIL
	ROADWAYS - ASPHALT PAVING	837,855 sf	
	DECORATIVE PAVERS	82,719 sf	
	STABILIZED DECOMPOSED GRANITE	90,970 sf	

CONCEPT GRAPHICS SCHEDULE

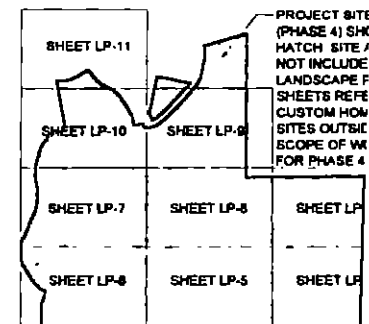
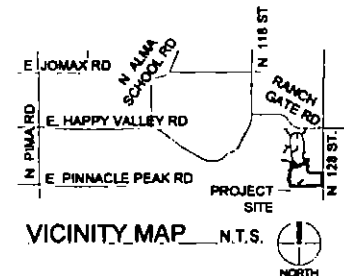
SYMBOL	NOTES
	TRAIL MARKER
	PUBLIC TRAILHEAD
	128TH STREET - FUTURE

NOTE: ALL LOCATIONS OF FEATURES SHOWN, CONCEPTUAL AND 1 CHANGE UPON FIN



LANDSCAPE NOTES

1. Treatment vignettes are intended to illustrate an example of intent and not intended to show specific locations or arrangements of landscape materials.
 2. Sample plots of each treatment to be built on-site for approval by landscape architect.
 3. Trees shown in vignettes and approximate plant densities above are for reference only.
 4. Final tree, cacti & plant locations and arrangements are subject to field adjustments during construction due to unknown excavation, rock, & site conditions prior to construction.
 5. All salvaged plant materials included in overall landscape treatment area quantities. Based on available salvaged material, plant quantities will adjust upward.
 6. Areas of salvaged desert surface soil without plant materials/groundcovers shall not exceed dimensions of more than 7 feet in any one direction, measured between plant canopies and/or coverage.
 7. A minimum of 50 percentage (unless otherwise stipulated by the Development Review Board, and/or the Zoning Ordinance requirements) of the provided trees shall be mature trees, pursuant to the City of Scottsdale's Zoning Ordinance Article X, Section 10.301, as defined in the City of Scottsdale's Zoning Ordinance Article 10, Section 3.100.
 8. A single trunk tree's caliper size, that is to be equal to or less than 4-inches, shall be determined by utilizing the smallest diameter of the trunk 6-inches above finished grade adjacent to the trunk. A tree's caliper size, for single trunk trees that are to have a diameter greater than 4-inches, shall be determined by utilizing the smallest diameter of the trunk 12-inches above finished grade adjacent to the trunk. A multiple trunk tree's caliper size is measured at 6" above the location that the trunk splits originates, or 6" above finished grade if all trunks originate from the soil.
 9. Thorny trees, shrubs and cacti shall be planted so that their mature size/canopy will be at least 4 feet away from any easements or parking area curbing. Please refer to DSPM SEC 2.1.1001.13.
 10. Areas within the sight distance triangles is to be clear of landscaping, signs, or other visibility obstructions with a height greater than 1.5 feet. Trees within the sight triangle shall have a single trunk and a canopy that begins at 8 feet in height upon installation. All heights are measured from nearest street line elevation.
 11. Retention/detention basins shall be constructed solely from the approved civil plans. Any alteration of the approved design (additional fill, boulders etc.) shall require additional final plans staff review and approval.
 12. All rights-of-way adjacent to this property shall be landscaped and maintained by the property owner.
 13. Prior to the establishment of water service, non-residential projects with an estimated annual water demand of ten (10) acre-feet or more shall submit a conservation plan in accordance with Sections 49-245 through 49-248 of the City Code of the City of Scottsdale to the Water Conservation Office.
 14. Final lighting is approved with the submitted.
 15. No lighting is approved with the submitted.
 16. The approval of these plans recognize the construction of a low voltage system and does not authorize any violation of the current City of Scottsdale adopted electrical code.
 17. The landscape specification section(s) of these plans have not reviewed and shall not be part of the City of Scottsdale's Approval.
 18. All signs require separate permits and approvals.
 19. New landscaping, including salvaged plant material, and landscaping indicated to remain, which is destroyed, damaged, or expires during construction shall be replaced with like size, kind, and quantity prior to the issuance of the Certificate of Occupancy / Letter of Acceptance to the satisfaction of the Inspection Services Staff.
 20. All revegetated NAOS shall be restored for 3 years. At the end of 3 years, the irrigation systems to the revegetated NAOS shall be permanently disconnected.
 21. No irrigation shall be provided to undisturbed Natural Area Open Space (NAOS) areas.
 22. Provide the Natural Area Open Space (NAOS) and Limits of Construction (LOC) Protection Program on the Plans.
- NATURAL AREA OPEN SPACE (NAOS) AND LIMITS OF CONSTRUCTION (LOC) PROTECTION PROGRAM**
- a. No building, grading, or construction activity shall encroach into areas designated as NAOS, or outside the designated limits of construction envelope.
 - b. All NAOS and area outside of the LOC shall be protected from damage prior to, and during construction by the following methods:
 1. A registered land surveyor shall stake all NAOS and LOC disturbance based on this exhibit.
 2. ± Three (3) foot tall steel rebar, or City of Scottsdale Inspection Services approved similar, shall be set along the NAOS and LOC, and connected with gold roping by the contractor prior to any clearing or grading.
 3. All cactus subject to the City of Scottsdale's native plant ordinance directly adjacent, within two feet, of the NAOS and LOC line shall be fenced with wire fencing to prevent damage.
 4. The contractor shall maintain the staking, roping, and fencing intact during the duration of the construction activity.
 - c. The contractor shall remove staking, roping, and fencing after receipt of the Letter of Acceptance/Certificate of Occupancy from the City of Scottsdale for all construction work.



KEY MAP 1" = 500'-0"

DRB Package

SERENO CANYON

MATCHLINE-SEE SHEET LP-8

MATCHLINE-SEE SHEET LP-4

Landscape treatments - refer to LP-2 for description	
1. native landscape	
2. enhanced native landscape	
3. specialty enhanced landscape	

REFERENCE NOTES LP-3

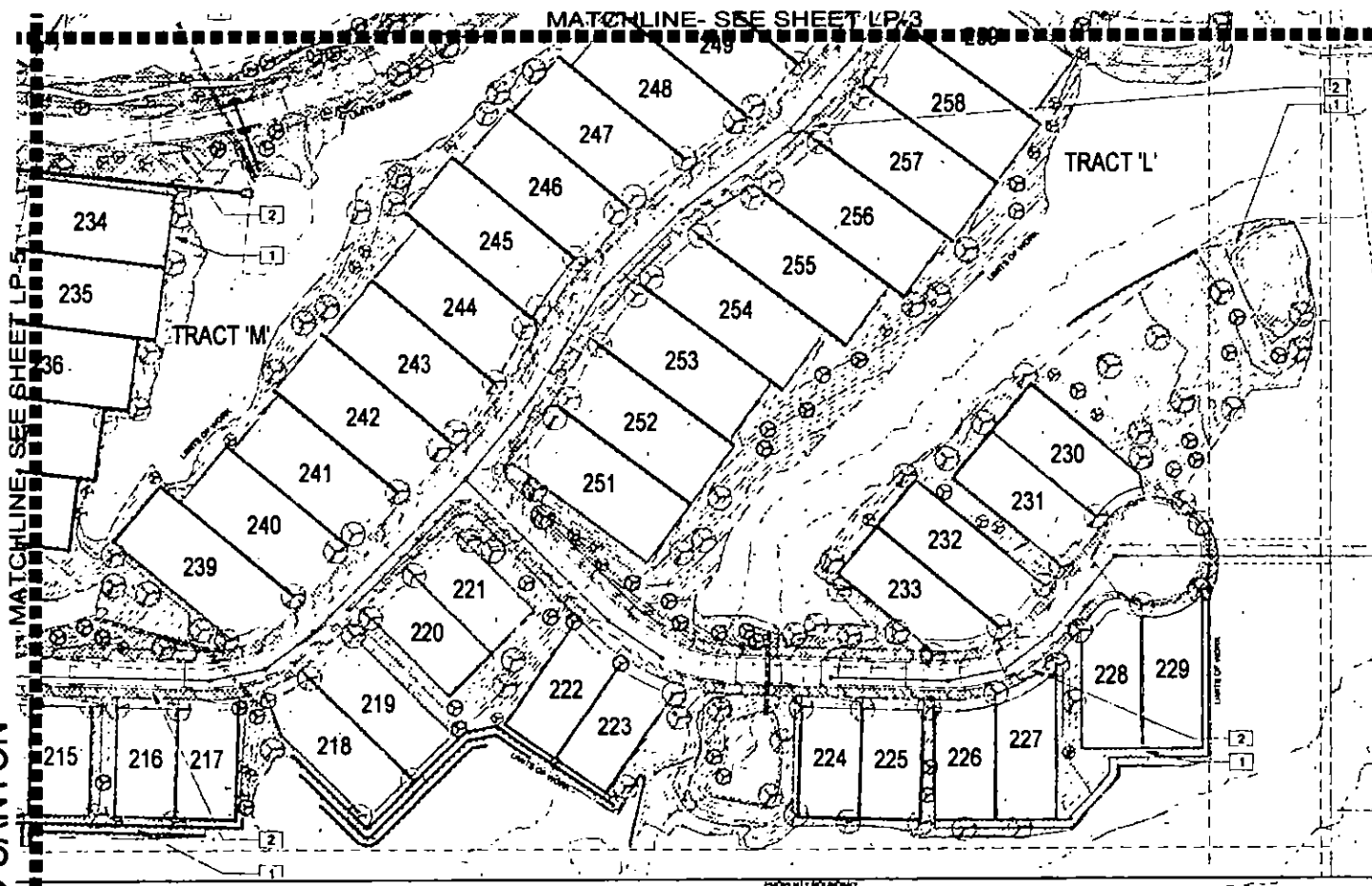
SYMBOL	DESCRIPTION	QTY
1	Native Treatment	139 122 sf
2	Enhanced Native Treatment	38,100 sf
3	Specialty Enhanced Treatment	10 649 sf

PLANT SCHEDULE LP-3

Symbol	Botanical name / Common name	SIZE	QTY
TREES			
	<i>Acacia greggii</i> / Calicoe Acacia	15 Gal	35
	<i>Callis pallida</i> / Spiny Hackberry	15 Gal	29
	<i>Cardium Bonkum</i> / Blue Palo Verde	30" Box	41
	<i>Cercocarpus microphyllum</i> /	24" Box	23
	<i>Chryse laevis</i> / Desert Ironwood	48" Box	41
	<i>Prosopis juliflora</i> / Velvet Mesquite	24" Box	50
SHRUBS			
	<i>Artemisia tridentata</i> /	1 Gal	49
	<i>Artemisia polytricha</i> / Desert Saltbush	1 Gal	61
	<i>Callisandra encalypta</i> / Fairy Duster	1 Gal	49
	<i>Encelia farinosa</i> / Brittle Bush	1 Gal	61
	<i>Ephedra aspera</i> / Mormon Tea	5 Gal	38
	<i>Eriogonum fasciculatum</i> / Turpentine Bush	1 Gal	42
	<i>Hyssopus arvensis</i> / Desert Lavender	1 Gal	34
	<i>Justicia californica</i> / Chuparosa	5 Gal	59
	<i>Koeberlinia spinosa</i> / Cholla-like Thorn	5 Gal	29
	<i>Larrea tridentata</i> / Creosote Bush	5 Gal	85
	<i>Lycium arborescens</i> / Desert Wolfberry	5 Gal	54
	<i>Sarcocolla chrysocoma</i> / Yucca	5 Gal	80
	<i>Yucca baccata</i> / Cholla-like	1 Gal	34
ACCENT/ACTIVELY ACCENT			
	<i>Agave deserti</i> / Desert Agave	5 Gal	29
	<i>Agave murphyi</i> / Murphay's Agave	5 Gal	20
	<i>Agave schottii</i> / Palmer's Agave	5 Gal	18
	<i>Caryophyllus giganteus</i> / Saguaro	Min 5' Tall	5
	<i>Dasylirion wheeleri</i> / Desert Spoon	5 Gal	12
	<i>Echinocactus virgineus</i> /	5 Gal	32
	<i>Opuntia basilaris</i> /	5 Gal	32
	<i>Opuntia engelmannii</i> /	5 Gal	26
	<i>Fouquieria splendens</i> / Cholla	1 Gal	50
	<i>Yucca elata</i> / Spiky Yucca	5 Gal	34
	<i>Yucca angustifolia</i> /	5 Gal	48
	<i>Yucca baccata</i> / Cholla-like	5 Gal	39
	<i>Yucca elata</i> / Spiky Yucca	5 Gal	29
	<i>Yucca elata</i> / Spiky Yucca	5 Gal	26
	<i>Yucca elata</i> / Spiky Yucca	15 Gal	23
GRASS/ANNUALS/PERENNIALS			
	<i>Amaranthus viridis</i> / Sand Verbena	1 Gal	94
	<i>Artemisia purpurea</i> / Purple Thromas	1 Gal	123
	<i>Baccharis multiflora</i> / Desert Mangle	1 Gal	199
	<i>Bouteloua curtipendula</i> /	1 Gal	128
	<i>Eriogonum pulchellum</i> / Fluffgrass	1 Gal	53
	<i>Hieracium sibiricum</i> / Quail Mesquite	1 Gal	98
	<i>Lupinus albus</i> / Desert Lupine	1 Gal	127
	<i>Pennisetum setaceum</i> / Pearly Pennant	1 Gal	156
	<i>Pennisetum setaceum</i> / Pearly Pennant	1 Gal	105
	<i>Pennisetum setaceum</i> / Pearly Pennant	1 Gal	112
NOTE: REFER TO LANDSCAPE VIGNETTES FOR CONCEPTUAL DESIGN INTENT, SEE LP-2 for materials			
	selected desert surface and decomposed granite, 2" min. depth in all planting areas (typ.)		
	color: warm gold; size: screened		
	surface boulder 2' or 1 ton maximum size		
	RIP RAP - see civil plans		

DRB Package

SERENO CANYON



PLANT SCHEDULE LP-4

Botanical name / Common name	SIZE	QTY
TREES		
Acacia greggii / Golden Acacia	15 Gal	26
Calla pallida / Spiny Hackberry	15 Gal	37
Conocarpus bonariensis / Blue Palo Verde	30" Bar	38
Prosopis juliflora / Silky Mesquite	24" Bar	21
Olneya tesota / Desert Ironwood	48" Bar	53
Prosopis juliflora / Velvet Mesquite	24" Bar	32
SHRUBS		
Artemisia tridentata / Shrub Sage	1 Gal	47
Atropis polyacris / Desert Saltbush	1 Gal	58
Callitriche emoryi / Fairy Duster	1 Gal	46
Eriogonum fasciculatum / Britton Bush	1 Gal	58
Ephedra aspera / Mormon Tea	5 Gal	34
Encelia californica / Turpentine Bush	1 Gal	39
Hymenocallis / Desert Lavender	1 Gal	33
Artemisia californica / Chaparral	5 Gal	58
Koeberlinia amplex / Cruciform Thorn	5 Gal	28
Larrea tridentata / Creosote Bush	5 Gal	65
Lycium andersonii / Desert Wolfberry	5 Gal	52
Sarcobatus barnebyi / Cholla	5 Gal	57
Viguiera elaeagnifolia / Golden Yucca	1 Gal	34
ACCENT PLANTS / BUCCALENTS		
Agave deserti / Desert Agave	5 Gal	28
Agave murphyi / Murphy's Agave	5 Gal	21
Agave schottii / Palmer's Agave	5 Gal	19
Daylily (various) / Desert Spoon	5 Gal	12
Echinocactus polycephalus / Fat Cholla	5 Gal	28
Fouquieria splendens / Cholla	1 Gal	25
Fouquieria splendens / Cholla	1 Gal	50
Opuntia engelmannii / Cholla	5 Gal	34
Opuntia engelmannii / Cholla	5 Gal	47
Opuntia engelmannii / Cholla	5 Gal	38
Opuntia engelmannii / Cholla	5 Gal	28
Yucca baccata / Banana Yucca	5 Gal	23
Yucca elata / Spiky Yucca	15 Gal	21
GRASSES / ANNUALS / PERENNIALS		
Abrus villosus / Sand Verbena	1 Gal	88
Arabis purpurea / Purple Threem	1 Gal	120
Balaia multicaulis / Desert Mangold	1 Gal	191
Bouteloua curtipendula / Cane Grass	1 Gal	128
Eriogonum pulchellum / Fullbloss	1 Gal	51
Hesperis matronalis / Night-blo	1 Gal	98
Lupinus arboreus / Desert Lupine	1 Gal	121
Penstemon parryi / Parry's Penstemon	1 Gal	151
Penstemon parryi / Parry's Penstemon	1 Gal	100
Penstemon parryi / Parry's Penstemon	1 Gal	107

NOTE: REFER TO LANDSCAPE VIGNETTES FOR CONCEPTUAL DESIGN INTENT, SEE LP-3

- 1. native landscape
- 2. enhanced native landscape
- 3. specialty enhanced landscape

SYMBOL	DESCRIPTION	QTY
1	Native Treatment	145,026 sf
2	Enhanced Native Treatment	45,683 sf

REFERENCE NOTES LP-4

SYMBOL	DESCRIPTION	QTY
1	Native Treatment	145,026 sf
2	Enhanced Native Treatment	45,683 sf

SERENO CANYON

MATCHLINE-SEE SHEET 1-P-6

PLANT SCHEDULE LP-5

Symbol	Botanical name / Common name	SIZE	QTY
TREES			
	<i>Acacia greggii</i> / Catclaw Acacia	15 Gal	24
	<i>Colts paw</i> / Spiny Hackberry	15 Gal	57
	<i>Cercocarpus bursatum</i> / Blue Palo Verde	36" Bar	75
	<i>Persea microphyllum</i> / Coastal Palo Verde	24" Bar	44
	<i>Olneya tesota</i> / Desert Ironwood	48" Bar	81
	<i>Prosopis juliflora</i> / Velvet Mesquite	24" Bar	83

SHRILING

<i>Amygdalus delavayi</i> / Himalayan Buriage	1 Oct	98
<i>Amelops poyracae</i> / Desert Saltbush	1 Oct	120
<i>Callisaurus apurphila</i> / Fairy Duster	1 Oct	60
<i>Eriodictyon latroense</i> / Brittle Bush	1 Oct	117
<i>Ephedra squarrosa</i> / Mormon Tea	5 Oct	65
<i>Encarnaciona taroifolia</i> / Turpentine Bush	1 Oct	82
<i>Hymen emoryi</i> / Desert Lavender	1 Oct	67
<i>Jatropha californica</i> / Chuparosa	5 Oct	115
<i>Koeberlinia exonioides</i> / Crucifixion Thorn	5 Oct	51
<i>Larrea tridentata</i> / Creosote Bush	5 Oct	116
<i>Lychnium anderssonii</i> / Desert Yellowfly	5 Oct	96
<i>Sarcocolla chihuensis</i> / Yucca	5 Oct	111
<i>Viguiera deltoidea</i> / Goldfinger	1 Oct	61

ACCENT IN ACTIVE ELEMENTS

Agave schottii / Desert Agave	5' tall	48
Agave munrobyi / Murphy's Agave	5' tall	37
Agave palmieri / Palmer's Agave	5' tall	36
Carragee gigantea / Saguaro	Mn 5' tall	15
Dasylirion wheeleri / Desert Spoon	5' tall	22
Ferocactus cylindricus /		
Conejete barrel Cactus	5' tall	50
Ferocactus wislizeni /		
Conejete barrel of Cholla	5' tall	45
Fouquieria splendens / Palo Verde	Lg Bare Root	86
Mammillaria monocarpa /		
Pink Milk Cactus	5' tall	58
Neovates elaeagnifolia /		
Prickly Pear	5' tall	79
Opuntia missillii / Chiriquito Cholla	5' tall	68
Opuntia versicolor / Baginham Cholla	5' tall	48
Yucca baccata / Bearpaw Yucca	5' tall	45
Yucca elata / Joshua Yucca	15' tall	44

GRASSE VANDUJA PERENNIALS

<i>Asteris villosa</i> / Starfish Thimble	1 Gal	182
<i>Arctostaphylos purpurea</i> / Purple Thymean	1 Gal	202
<i>Baleya multiflora</i> / Desert Marigold	1 Gal	371
<i>Suaeda frutescens</i> / SAGE COAST GRASS	1 Gal	247
<i>Eriogonum pulchellum</i> / Fluffies	1 Gal	104
<i>Vilcania tetragyna</i> / Curry Mesquite	1 Gal	173
<i>Lupinus sparsiflorus</i> / Desert Lupine	1 Gal	340
<i>Pentstemon perryi</i> / Perry's Penstemon	1 Gal	280
<i>Pentstemon pseudospectabilis</i> / Desert Penstemon	1 Gal	191
<i>Rhamnus arborescens</i> / California Rhamnus	1 Gal	265

TRUE

MEYRON 500 / HYBRID CYANOON DACTYLOH	0.373.66
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NOTE: REFER TO LANDSCAPE VIGNETTES FOR
CONCEPTUAL DESIGN INTENT, SEE L-2

Wahlverfahren

☐ salvaged desert surface soil-decomposed granite 2" min. depth in a planting area (type)
color: espresso gold, size: 2" screened

- surface insulation
2nd or 1 ton minimum size
- RSP RAP - see cut plans

Landscape treatments -
refer to LP-2 for description

1. native landscape

enhanced nutrient incorporation

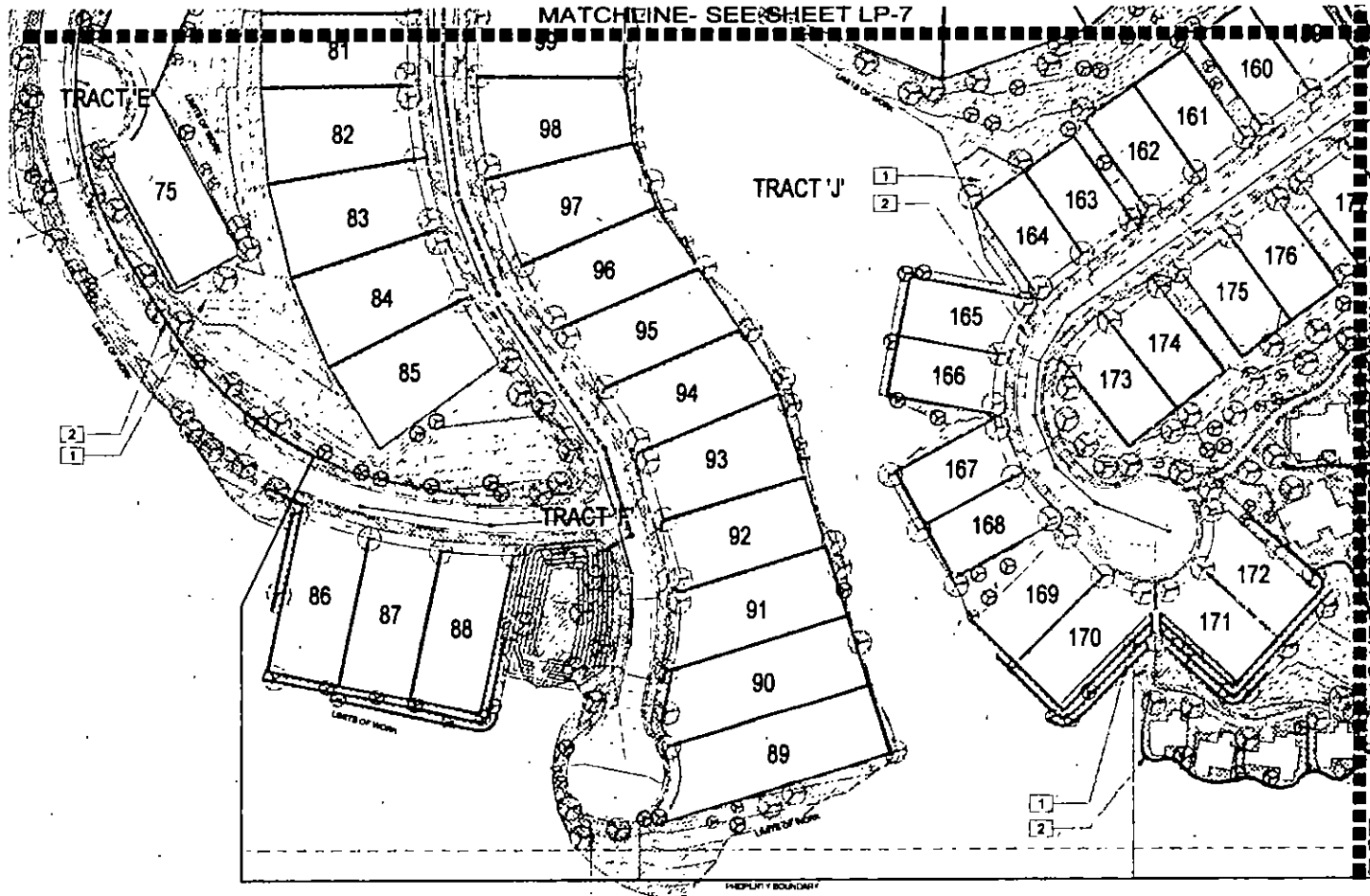
2. **CHANGING THE NAME OF THE COMPANY**

References

REFERENCE NOTES LP. 9

SYMBOL	DESCRIPTION	QTY
1	Native Treatment	129.725
2	Enhanced Native Treatment	112.405
3	Specialty Enhanced Treatment	33.648 sf
4	Turf	8.373 sf

MATCHLINE- SEE SHEET LP-7



PLANT SCHEDULE LP-5

Botanical name / Common name	SIZE	QTY
TREES		
Acacia greggii / Canyon Acacia	15 Gal	28
Celtis pallida / Spiny Hackberry	15 Gal	20
Condalia torreyana / Blue Palo Verde	36" Box	52
Condalia macrophyllum /		
Football Palo Verde	24" Box	21
Olneya tesota / Desert Ironwood	48" Box	36
Prosopis juliflora / Velvet Mesquite	24" Box	51
SHRUBS		
Artemisia tridentata /		
Thorned Sagebrush	1 Gal	53
Artemisia polycarpa / Desert Saltbush	1 Gal	64
Callitriche canadensis / Fluffy Duet	1 Gal	48
Eriogonum fasciculatum / Brittle Bush	1 Gal	64
Ephedra sparsa / Mormon Tea	5 Gal	36
Encelia californica / Turquoise Bush	1 Gal	44
Hyptis emoryi / Desert Lavender	1 Gal	37
Jasione californica / Chusquea	5 Gal	64
Koeberlinia spinosa / Crucifixion Thorn	5 Gal	30
Larrea tridentata / Creosote Bush	5 Gal	70
Lycium andersonii / Desert Wolfberry	5 Gal	57
Sarcobatus vermiculatus / Joplin	5 Gal	83
Viguiera deltoidea / Goldenrods	1 Gal	36
ACCENT/CACTUS/SUCCULENTS		
Agave deserti / Desert Agave	5 Gal	28
Agave schottii / Mulberry Agave	5 Gal	23
Agave palmieri / Palmier Agave	5 Gal	22
Caryophyllus giganteus / Saguaro	Min. 5' Tall	3
Daylily cactus / Desert Spoon	5 Gal	12
Coronilla laurifolia /		
Coronilla laurifolia	5 Gal	32
Echinocactus setaceus /		
Spiny Cholla	5 Gal	27
Fouquieria splendens / Cholla	Lg. Bare Root	36
Mammillaria microcarpa /		
Pink Cholla	5 Gal	37
Opuntia engelmannii /		
Engelmann's Pricklypear	5 Gal	80
Opuntia alagoa / Cholla	5 Gal	43
Opuntia versicolor / Elephant Cholla	5 Gal	30
Yucca baccata / Beavers Yucca	5 Gal	27
Yucca elata / Soapstone Yucca	15 Gal	23
GRASS/BIENNIAL/SUPERANNUAL		
Abronia villosa / Sand Verbena	1 Gal	84
Arabis purpurea / Purple Threasson	1 Gal	131
Baccharis multiflora / Desert Mangold	1 Gal	238
Chorizanthe rigida /		
Red Cholla	1 Gal	138
Eriogonum subcaeruleum / Fluffgrass	1 Gal	53
Hilaria belangeri / Curry Mesquite	1 Gal	107
Lupinus arborescens / Desert Lupine	1 Gal	132
Penstemon parryi / Parry's Penstemon	1 Gal	162
Penstemon penstemon /		
Desert Penstemon	1 Gal	106
Sphaeralcea angustata /		
Desert Globemaster	1 Gal	120

NOTE: REFER TO LANDSCAPE VIGNETTES FOR CONCEPTUAL DESIGN INTENT, SEE LP-2 FOR MATERIALS

- unpaved desert surface soil-accriment gravel 2" min depth in all planting areas (typ)
- color 'express gold' size 1" screened
- surface boulder 2'x4' at 1 ton minimum size
- RIP RAP - see civil plans



Landscape treatments - refer to LP-2 for description	
1. native landscape	
2. enhanced native landscape	
3. specialty enhanced landscape	

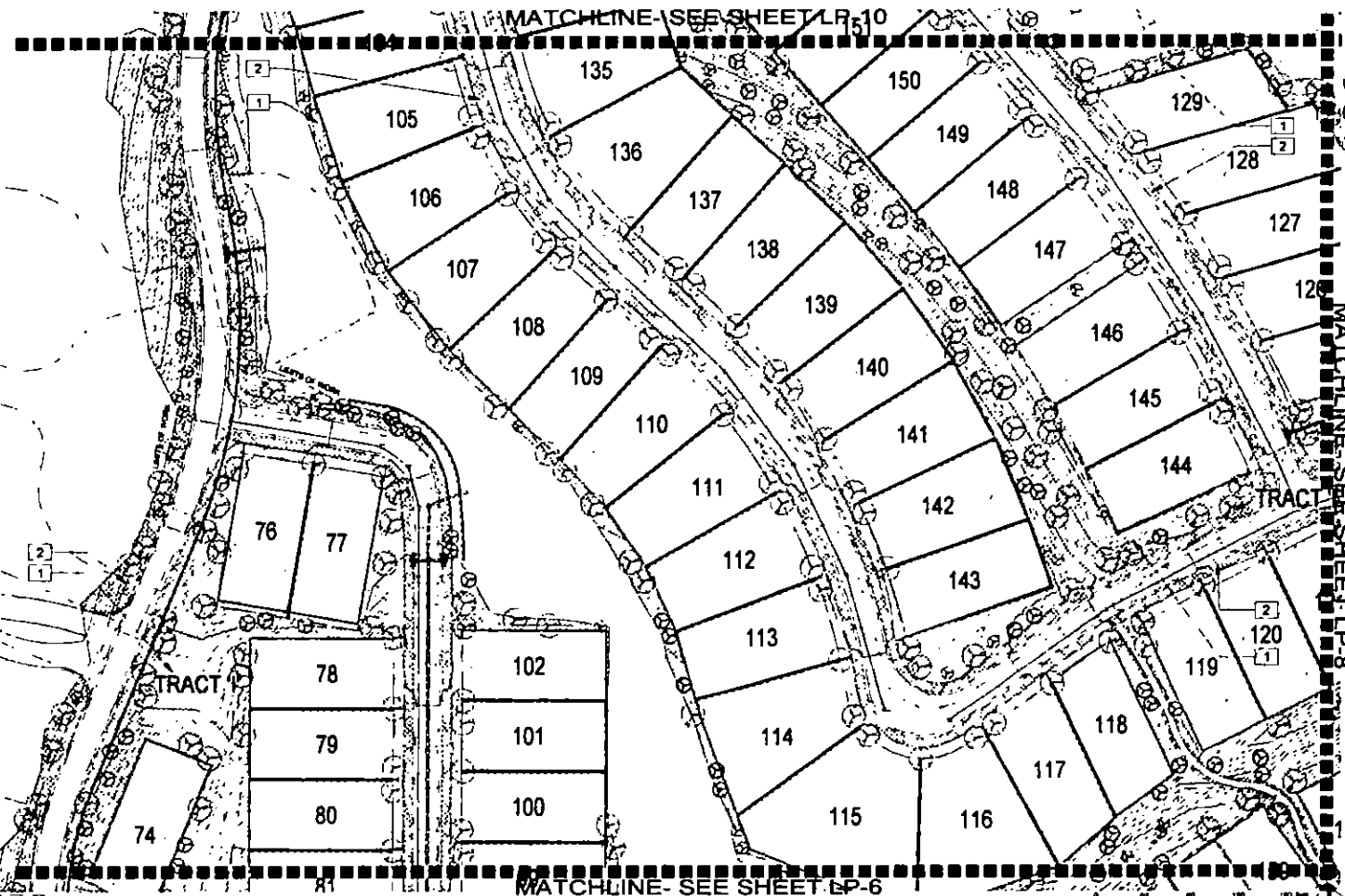
REFERENCE NOTES LP-5		
SYMBOL	DESCRIPTION	QTY
1	Native Treatment	125,122 sf
2	Enhanced Native Treatment	63,087 sf

DRB Package

SERENO CANYON

MATCHLINE - SEE SHEET LP-10

MATCHLINE - SEE SHEET LP-6



PLANT SCHEDULE LP-7

Symbol	Botanical name / Common name	SIZE	QTY
TREES			
1	Acacia greggii / Catclaw Acacia	15 Gal	32
2	Calla pallida / Spiny Hackberry	15 Gal	30
3	Caragana korshinskii / Blue Palo Verde	36" Box	54
4	Caragana microphylla /		
5	Quercus laevis / Desert Liveoak	24" Box	27
6	Prosopis juliflora / Velvet Mesquite	48" Box	58
7	Prosopis juliflora / Velvet Mesquite	24" Box	80
SHRUBS			
8	Artemisia tridentata /	1 Gal	48
9	Artemisia tridentata /	1 Gal	58
10	Calliandra eriophylla / Fairy Duster	1 Gal	45
11	Eriodaphne diffusa / Brittle Bush	1 Gal	55
12	Ephedra viridis / Mormon Tea	5 Gal	33
13	Encyonema laevigata / Turpentine Bush	1 Gal	40
14	Hyssopus officinalis / Desert Lavender	1 Gal	34
15	Justicia californica / Chuparosa	5 Gal	58
16	Koeberlinia speciosa / Crucifixion Thorn	5 Gal	27
17	Larrea tridentata / Cholla Bush	5 Gal	63
18	Lycium arborescens / Desert Wolfberry	5 Gal	51
19	Sarcocolla chrysocoma / Yucca	5 Gal	57
20	Yucca elata / Silver Cholla	1 Gal	33
AGGREGATE PLANTS/SUCCULENTS			
21	Agave deserti / Desert Agave	5 Gal	27
22	Agave schottlandii / Monrovia Agave	5 Gal	21
23	Agave schottlandii / Monrovia Agave	5 Gal	20
24	Dasylirion wheeleri / Desert Spoon	5 Gal	11
25	Echinocactus viridicarpus /		
26	Echinocactus viridicarpus /	5 Gal	28
27	Fouquieria splendens /	5 Gal	24
28	Fouquieria splendens /	1/2 Bare Root	48
29	Ipomoea pes-caprae /	5 Gal	34
30	Opuntia engelmannii /	5 Gal	48
31	Opuntia engelmannii /	5 Gal	38
32	Opuntia engelmannii /	5 Gal	27
33	Yucca elata / Silver Cholla	5 Gal	24
34	Yucca elata / Silver Cholla	15 Gal	21
GRASSES/ANNUALS/PERENNIALS			
35	Amaranthus viridis /	1 Gal	84
36	Amaranthus viridis /	1 Gal	118
37	Bouteloua curtipendula /	1 Gal	183
38	Bouteloua curtipendula /		
39	Eriogonum fasciculatum /	1 Gal	125
40	Eriogonum fasciculatum /	1 Gal	51
41	Hemerocallis filifolia /	1 Gal	97
42	Lupinus arboreus /	1 Gal	119
43	Parthenocissus vitacea /	1 Gal	149
44	Parthenocissus vitacea /		
45	Parthenocissus vitacea /	1 Gal	98
46	Parthenocissus vitacea /	1 Gal	108

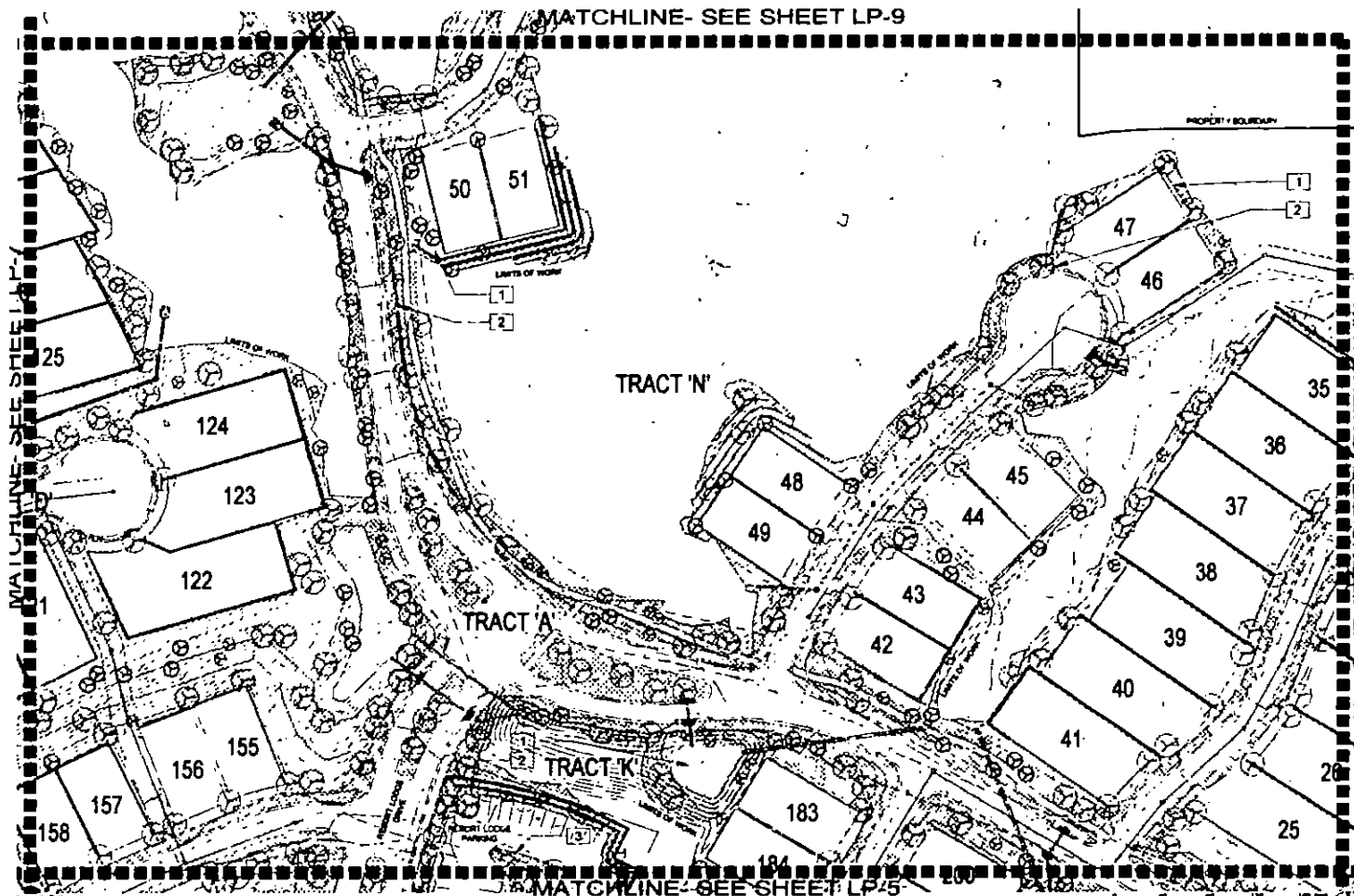
NOTE: REFER TO LANDSCAPE VIGNETTES FOR CONCEPTUAL DESIGN INTENT. SEE LP-2 FOR MATERIALS.

- ☐ salvaged desert surface soil - decomposed granite 2" min. depth in all planting areas (typ)
- ☐ color: express gold; size: 1" screened
- ☐ surface boulder 2 1/4' or 1 ton maximum size
- ☐ R/P RAP - see civil plans

LANDSCAPE TREATMENTS - refer to LP-2 for description	
1. native landscape	
2. enhanced native landscape	
3. specialty enhanced landscape	

REFERENCE NOTES LP-7

SYMBOL	DESCRIPTION	QTY
1	Native Treatment	114 439 sf
2	Enhanced Native Treatment	58 298 sf



PLANT SCHEDULE LP-8

Botanical name / Common name	SIZE	QTY
TREES		
<i>Acacia greggii</i> / Cardon Acacia	15 Gal	33
<i>Celtis pallida</i> / Spiny Hackberry	15 Gal	37
<i>Cercocarpus floridum</i> / Blue Palo Verde	36" Box	45
<i>Prosopis juliflora</i> / Silky Wattle	24" Box	37
<i>Olneya tesota</i> / Desert Ironwood	48" Box	62
<i>Prosopis juliflora</i> / Velvet Mesquite	24" Box	71
SHRUBS		
<i>Artemisia tridentata</i> / Tripartite Sagebrush	1 Gal	83
<i>Artemisia tridentata</i> / Tripartite Sagebrush	1 Gal	73
<i>Callitriche angustifolia</i> / Fairy Duster	1 Gal	56
<i>Encelia farinosa</i> / Brittle Bush	1 Gal	74
<i>Ephedra aspera</i> / Mormon Tea	5 Gal	42
<i>Encarnia lanifolia</i> / Turpentine Bush	1 Gal	51
<i>Hyphae emeryi</i> / Desert Lavender	1 Gal	42
<i>Justicia californica</i> / Chuparosa	5 Gal	71
<i>Koeberlinia sparsa</i> / Crucifixion Thorn	5 Gal	33
<i>Larrea tridentata</i> / Creosote Bush	5 Gal	78
<i>Lycium andersonii</i> / Desert Wolfberry	5 Gal	64
<i>Sarcocolla chrysantha</i> / Yucca	5 Gal	49
<i>Viguiera dentata</i> / Goldeneye	1 Gal	45
ACCENTS/ANNUALS/PERENNIALS		
<i>Agave deserti</i> / Desert Agave	5 Gal	33
<i>Agave murphyi</i> / Murphy's Agave	5 Gal	25
<i>Agave palmieri</i> / Palmier's Agave	5 Gal	24
<i>Carnegiea gigantea</i> / Saguaro	Min 5' Tall	9
<i>Dasylirion wheeleri</i> / Desert Spoon	5 Gal	14
<i>Echinocactus polycephalus</i> / Cholla	5 Gal	38
<i>Echinocactus polycephalus</i> / Cholla	5 Gal	27
<i>Fouquieria splendens</i> / Cholla	Lg Bare Root	57
<i>Yucca elata</i> / Spiky Yucca	5 Gal	41
<i>Opuntia engelmannii</i> / Cholla	5 Gal	52
<i>Opuntia engelmannii</i> / Cholla	5 Gal	46
<i>Opuntia versicolor</i> / Cholla	5 Gal	34
<i>Yucca baccata</i> / Banana Yucca	5 Gal	30
<i>Yucca elata</i> / Spiky Yucca	15 Gal	27
GRASS/ANNUALS/PERENNIALS		
<i>Artemisia tridentata</i> / Sand Verbena	1 Gal	110
<i>Artemisia tridentata</i> / Purple Threeseed	1 Gal	130
<i>Bakewellia multicaulis</i> / Desert Mangold	1 Gal	236
<i>Dasylirion wheeleri</i> / Cholla	1 Gal	153
<i>Echinocactus polycephalus</i> / Cholla	1 Gal	69
<i>Hesperaloe parviflora</i> / Cholla	1 Gal	114
<i>Lycium andersonii</i> / Desert Wolfberry	1 Gal	145
<i>Pereskia parryi</i> / Parry's Pereskia	1 Gal	181
<i>Pereskia parryi</i> / Parry's Pereskia	1 Gal	121
<i>Pereskia parryi</i> / Parry's Pereskia	1 Gal	135

NOTE: REFER TO LANDSCAPE VIGNETTES FOR CONCEPTUAL DESIGN INTENT, SEE LP-2

1. salvaged desert surface soil decomposed granite 2" min depth in all planting areas (typ) color: warm tan/gold, area 1/2 screened

2. surface boulder 24" or 1 ton maximum size

3. RIP RAP - see drill plans

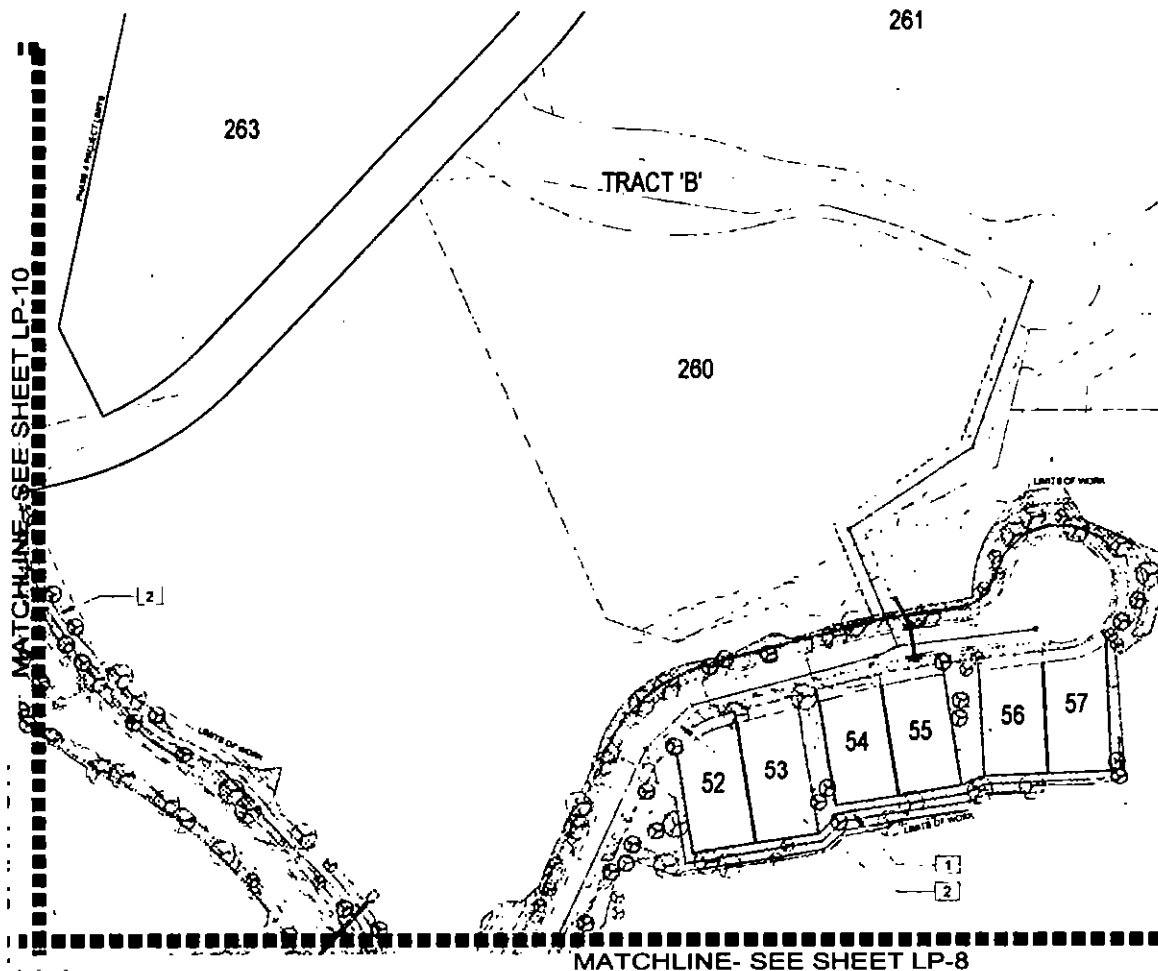


Landscape treatments - refer to LP-3 for description

1. native landscape
2. enhanced native landscape
3. specialty enhanced landscape

REFERENCE NOTES LP-4

SYMBOL	DESCRIPTION	QTY
1	Native Treatment	114 124 sf
2	Enhanced Native Treatment	74 665 sf
3	Specialty Enhanced Treatment	9 185 sf



REFERENCE NOTES LP-9

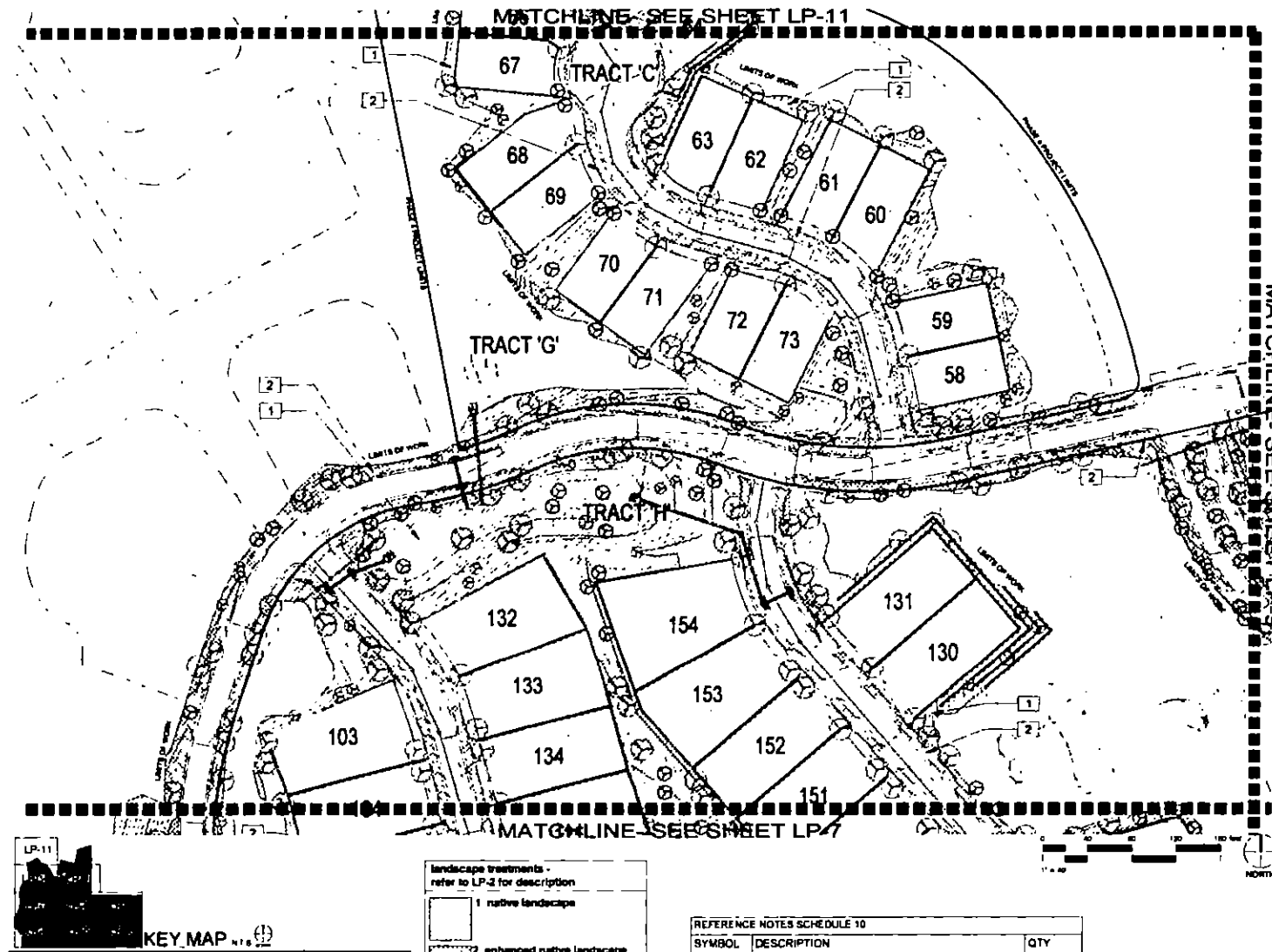
SYMBOL	DESCRIPTION	QTY
1	Native Treatment	15,833 sf
2	Enhanced Native Treatment	30,057 sf

PLANT SCHEDULE LP-9

Botanical name / Common name	SIZE	QTY
TREES		
<i>Acacia greggii</i> / Calceolaria	15 Gal	17
<i>Celtis pallida</i> / Spiny Hackberry	15 Gal	19
<i>Cercocarpus floridanus</i> / Blue Palo Verde	36" Box	9
<i>Ficus platyphylla</i> /		
<i>Quercus laevis</i> / Live Oak	24" Box	15
<i>Quercus laevis</i> / Live Oak	48" Box	8
<i>Prosopis juliflora</i> / Velvet Mesquite	24" Box	18
SHRUBS		
<i>Artemisia tridentata</i> /		
<i>Artemisia tridentata</i> /	1 Gal	19
<i>Artemisia tridentata</i> /	1 Gal	20
<i>Callisander anaphylla</i> / Fairy Duster	1 Gal	16
<i>Encelia farinosa</i> / Brittle Bush	1 Gal	21
<i>Ephedra aspera</i> / Mormon Tea	5 Gal	11
<i>Eriogonum fasciculatum</i> / Turpentine Bush	1 Gal	15
<i>Hyphae emeryi</i> / Desert Lavender	1 Gal	13
<i>Justicia californica</i> / Chaparral	5 Gal	21
<i>Koeberlinia spinosa</i> / Crucifixion Thorn	5 Gal	9
<i>Larrea tridentata</i> / Creosote Bush	5 Gal	22
<i>Lycium arborescens</i> / Desert Wolfberry	5 Gal	18
<i>Sarcocolla chrysocoma</i> / Joybush	5 Gal	20
<i>Viguiera dentata</i> / Goldeneye	1 Gal	11
ACCENT PLANTS / SUCCULENTS		
<i>Agave deserti</i> / Desert Agave	5 Gal	8
<i>Agave murphyi</i> / Murphree's Agave	5 Gal	8
<i>Agave schottii</i> / Palmer's Agave	5 Gal	8
<i>Dasylirion wheeleri</i> / Desert Spoon	5 Gal	4
<i>Echinocactus cylindricus</i> /		
<i>Echinocactus cylindricus</i> /	5 Gal	9
<i>Fouquieria splendens</i> / Occotillo	1 Gal	27
<i>Fouquieria splendens</i> / Occotillo	1 Gal	27
<i>Grayia nana</i> /		
<i>Grayia nana</i> /	5 Gal	12
<i>Opuntia engelmannii</i> /		
<i>Opuntia engelmannii</i> /	5 Gal	15
<i>Opuntia engelmannii</i> /	5 Gal	13
<i>Opuntia engelmannii</i> /	5 Gal	10
<i>Yucca baccata</i> / Banana Yucca	5 Gal	8
<i>Yucca elata</i> / Soapstone Yucca	15 Gal	8
GRASSES / ANNUALS / PERENNIALS		
<i>Abronia villosa</i> / Sand Verbena	1 Gal	28
<i>Ambrosia artemisiifolia</i> / Purple Thistle	1 Gal	36
<i>Baccharis multiflora</i> / Desert Marigold	1 Gal	86
<i>Bouteloua curtipendula</i> /		
<i>Bouteloua curtipendula</i> /	1 Gal	46
<i>Eriogonum elaeagnifolium</i> / Fluffgrass	1 Gal	19
<i>Hesperis matronalis</i> / Curry Plant	1 Gal	35
<i>Lupinus albus</i> / Desert Lupine	1 Gal	43
<i>Parthenocissus vitacea</i> / Parry's Pernettya	1 Gal	48
<i>Parthenocissus vitacea</i> /		
<i>Parthenocissus vitacea</i> /	1 Gal	32
<i>Parthenocissus vitacea</i> /	1 Gal	30

NOTE: REFER TO LANDSCAPE VIGNETTE FOR CONCEPTUAL DESIGN INTENT, SEE LP-3

- 1. salvaged desert surface soil-decomposed granite, 2" min. depth w/ all planting areas (typ.)
- 2. color: warm gray, size: 1/2" screened
- 3. surface boulder
- 4. 2" or 3" min. minimum size
- 5. R/R RAP - see over plans



PLANT SCHEDULE LP-10

Symbol	Botanical name / Common name	SIZE	QTY
TREES			
	Asclepias speciosa / California Poppy	15 Gal	44
	Calla pallida / Sperry Hackberry	15 Gal	44
	Cercocarpus fendleri / Blue Palo Verde	36" Box	45
	Condalia microphylla /		
	Dryas leucos / Desert Ironwood	24" Box	23
	Prosopis juliflora / Velvet Mesquite	48" Box	32
		24" Box	34
SHRUBS			
	Argemone mexicana /		
	Argemone mexicana /	1 Gal	43
	Argemone mexicana /	1 Gal	49
	Calliandra eriophylla / Fairy Duster	1 Gal	39
	Eriogonum fasciculatum / Brittle Bush	1 Gal	90
	Ephedra aspera / Mormon Tea	8 Gal	28
	Eriogonum fasciculatum / Turpentine Bush	1 Gal	35
	Hyoscyamus aureus / Desert Lavender	1 Gal	29
	Justicia californica / Chuparosa	5 Gal	50
	Koeberlinia speciosa / Crucifixion Thorn	5 Gal	23
	Larrea tridentata / Creosote Bush	5 Gal	55
	Lycium americanum / Desert Wolfberry	5 Gal	44
	Bryonia crenata / Japanese	8 Gal	49
	Viguiera dentata / Goldeneye	1 Gal	28
ACCENTS/CACTUS/SUCCULENTS			
	Agave deserti / Desert Agave	5 Gal	23
	Agave murphyi / Murphy's Agave	5 Gal	18
	Agave schottii / Palmer's Agave	5 Gal	17
	Dieracis whelanii / Desert Beacon	5 Gal	10
	Echinocactus chihuahuensis /		
	Echinocactus chihuahuensis /	5 Gal	25
	Echinocactus chihuahuensis /		
	Echinocactus chihuahuensis /	5 Gal	21
	Feuilles splendens / Ocotillo	Lg. Bare Root	45
	Hechtia macrocarpa /		
	Hechtia macrocarpa /	5 Gal	29
	Opuntia engelmannii /		
	Opuntia engelmannii /	5 Gal	39
	Opuntia engelmannii /	5 Gal	31
	Opuntia engelmannii /	5 Gal	24
	Yucca baccata / Banana Yucca	5 Gal	21
	Yucca elata / Soapstone Yucca	15 Gal	18
GRASSES/ANNUAL/PERENNIALS			
	Abrus villosus / Sand Verbena	1 Gal	73
	Arabis purpurea / Purple Threeween	1 Gal	101
	Betula nana / Desert Margot	1 Gal	182
	Brickellia ericoides /		
	Brickellia ericoides /	1 Gal	109
	Eriogonum fasciculatum /		
	Eriogonum fasciculatum /	1 Gal	45
	Hesperis matronalis /		
	Hesperis matronalis /	1 Gal	84
	Lupinus texensis /		
	Lupinus texensis /	1 Gal	103
	Parthenocissus /		
	Parthenocissus /	1 Gal	126
	Parthenocissus /		
	Parthenocissus /	1 Gal	80
	Parthenocissus /		
	Parthenocissus /	1 Gal	94

NOTE: REFER TO LANDSCAPE VIGNETTES FOR CONCEPTUAL DESIGN INTENT, SEE LP-2

☐ salvaged desert surface soil-decomposed granite 2" min. depth in all planting areas (typ)
 color: warm gold, size 2" screened
☐ surface boulder
 24" or 1 1/2" minimum size
☐ RIP RAP - see end plans

REFERENCE NOTES SCHEDULE 10

SYMBOL	DESCRIPTION	QTY
(1)	Native Treatment	81,654 sf
(2)	Enhanced Native Treatment	51,756 sf

landscape treatments - refer to LP-2 for description

	1 native landscape
	2 enhanced native landscape
	3 specialty enhanced landscape

PLANT SCHEDULE LP-11

Botanical name / Common name

Symbol	TREE S	SIZE	QTY
	Acacia greggii / Calceolar Acacia	15 Gal	3
	Celastrus pallidus / Spiny Hackberry	15 Gal	5
	Cercocarpus benderi / Blue Palo Verde	36" Dia.	1
	Cercocarpus macrophyllum /	24" Dia	4
	Fouquieria splendens / Desert Ironwood	48" Dia	3

SHRUBS

	Synedrella nodiflora /	1 Gal	7
	Albizia polyacris / Desert Saltbush	1 Gal	4
	Callisander encyphyla / Fairy Duster	1 Gal	3
	Encelia farinosa / Brittle Bush	1 Gal	7
	Encelia teretifolia / Turpentine Bush	1 Gal	3
	Justicia californica / Chuparosa	5 Gal	3
	Larrea tridentata / Creosote Bush	5 Gal	7
	Lycium andersonii / Desert Wolfberry	5 Gal	4
	Bencomia chrysantha / Japote	5 Gal	5

ACCENT/CACTI/SUCCULENTS

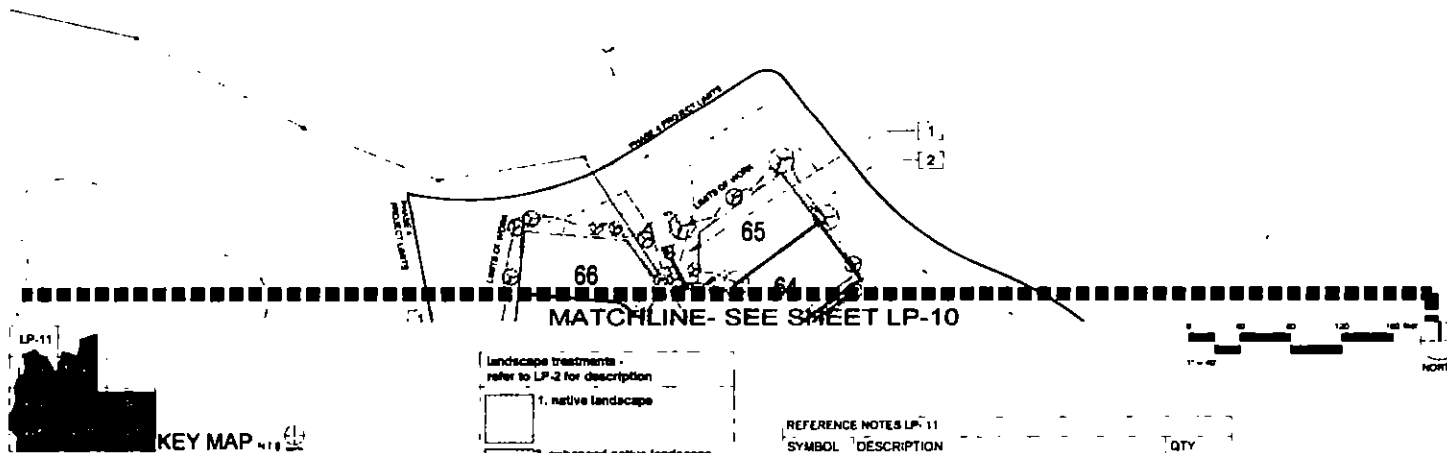
	Agave deserti / Desert Agave	5 Gal	3
	Echinocactus cyathocarpus /	5 Gal	2
	Compass Bell of Cactus	5 Gal	2
	Echinocactus setiger /	5 Gal	4
	High Hook Barrel Cactus	5 Gal	4
	Fouquieria splendens / Occote	Lg Bare Root	17
	Mesququite macrocarpa /	5 Gal	5
	High Hook Cactus	5 Gal	5
	Opuntia engelmannii /	5 Gal	3
	Engelmann's Pricklypear	5 Gal	3
	Opuntia ligula / Chardnut Cholla	5 Gal	3
	Opuntia versicolor / Bagheim Cholla	5 Gal	5
	Yucca beccata / Banana Yucca	5 Gal	3

GRASSES/ANNUALS/PERENNIALS

	Abronia villosa / Sand Verbena	1 Gal	5
	Arabis purpurea / Purple Throated	1 Gal	8
	Baileya multistata / Desert Marigold	1 Gal	9
	Bouteloua curtipendula /	1 Gal	5
	Salt Grass	1 Gal	5
	Eriogonum juchaeum / Fluffgrass	1 Gal	5
	Muhlenbergia torreyana / Curl Mesquite	1 Gal	5
	Lupinus arboreus / Desert Lupine	1 Gal	7
	Penstemon parryi / Parry's Penstemon	1 Gal	5
	Penstemon pseudospectabilis /	1 Gal	5
	Desert Penstemon	1 Gal	5
	Schizanthus antherus /	1 Gal	9
	Desert Orobanchaceae	1 Gal	9

NOTE: REFER TO LANDSCAPE VIGNETTES FOR CONCEPTUAL DESIGN INTENT, SEE LP-2

- salvaged desert surface soil - decomposed granite 2" min depth in all planting areas (typ)
- color: excess gold, size: screened
- surface boulder 2'-4' or 1 ton minimum size
- RIP RAP - see civil plans



LANDSCAPE TREATMENTS - refer to LP-2 for description	
	1. native landscape
	2. enhanced native landscape
	3. specialty enhanced landscape

REFERENCE NOTES LP-11

SYMBOL	DESCRIPTION	QTY
[1]	Native Treatment	4,919 sf
[2]	Enhanced Native Treatment	130 sf

WALL PLAN

WALL PLAN LEGEND

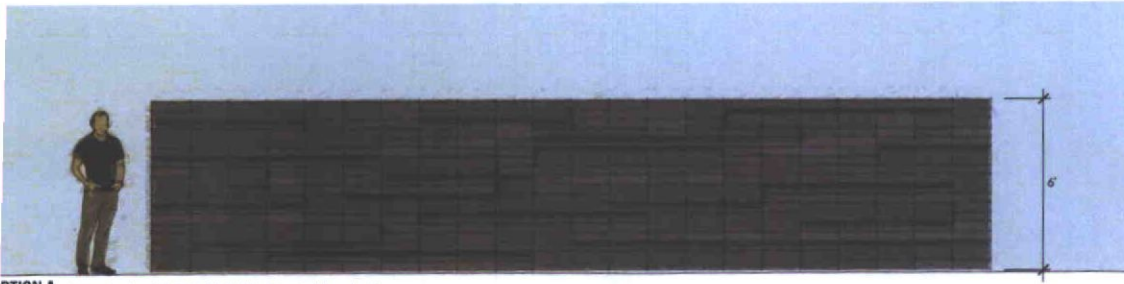
- SCREEN WALL - CMU BLOCK
- PARTIAL VIEW FENCE - 4' WALL / 2' F
- VIEW FENCE - 5' FENCE / 1' WALL
- DOOLEY WALL - CMU BLOCK
- LANDSCAPE WALL - STONE VENEER
- PATIO WALL - LOW STUCCO WALL
- PERIMETER 'COWBOY' FENCE
- RETAINING WALL - CMU BLOCK



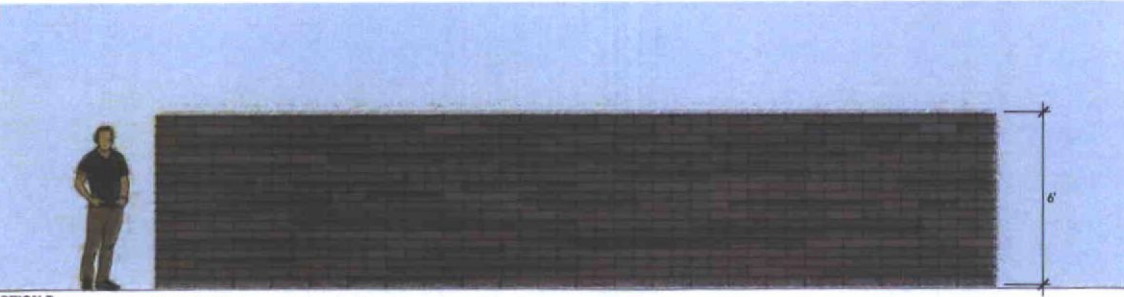
Note: Layout locations shown are conceptual and may change during design phases



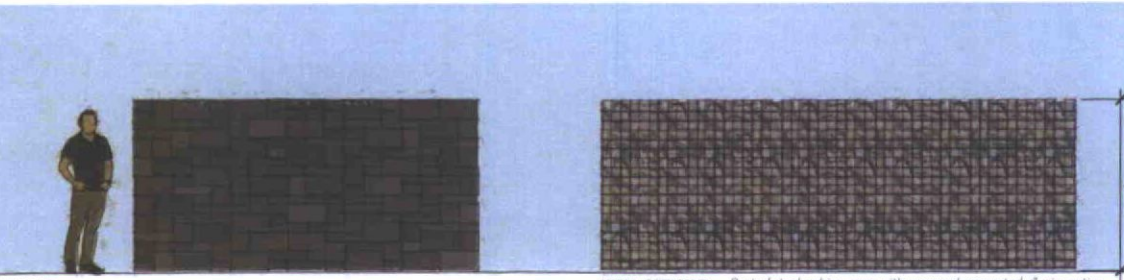
WALLS & COL



OPTION A Integral color 4" & 8" ht. CMU Block in stack bond with random 1/2" inset/offset. 5 color blend.



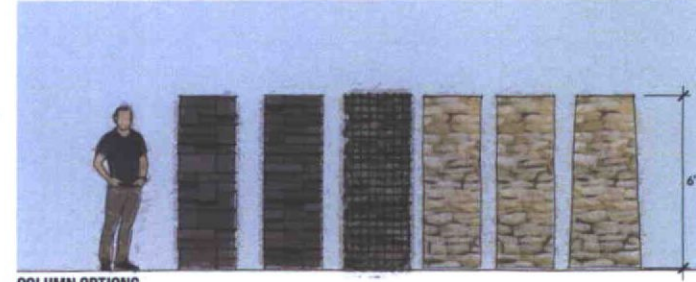
OPTION B Integral color 4" ht. CMU Block in running bond with random 1/2" inset/offset. 5 color blend.



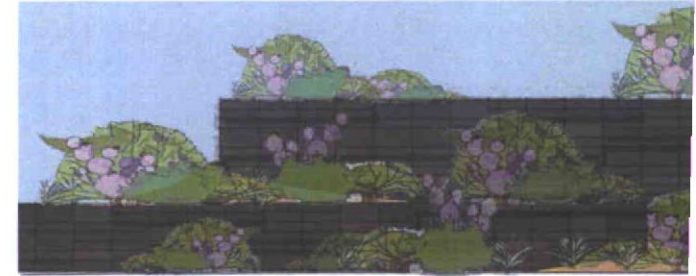
OPTION C Integral color CMU Block in random ashlar pattern. 5 color blend.

WALL OPTION D Rusty steel gabion cage with screened excavated 4" min. native stone fill. Specialty accent walls only

Perimeter and site walls shall be constructed with 6 or 8-inch-wide concrete masonry blocks, 8 inches wide brick, stone, concrete, or a similar solid and durable material to match the building. Stucco and paint the surface of concrete block walls to match the on-site buildings unless they are split-faced, grid or similar decorative types of block. Grade breaks shall be located at the top of the wall at piers or corners wherever possible. Varied setbacks, alignments, and/or heights and/or piers or buttresses for walls over 200 feet long. Horizontal and vertical alignment of the wall shall vary for visual interest.



COLUMN OPTIONS



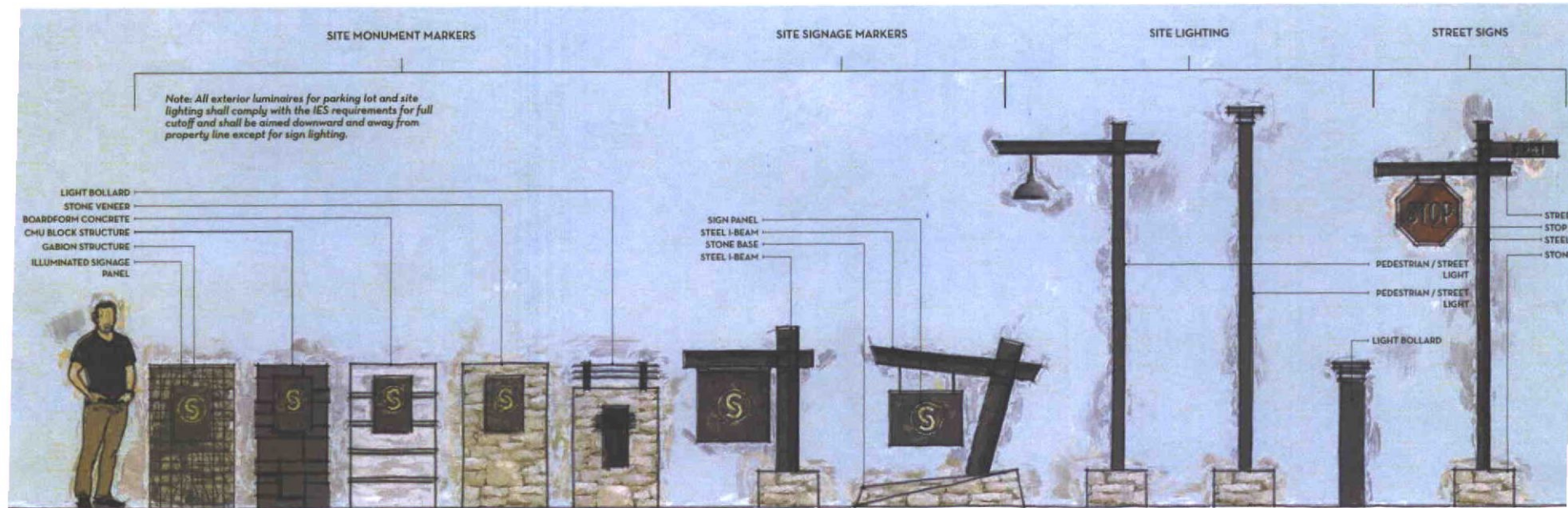
RETAINING WALL CONCEPT

NOTE: DESIGN ILLUSTRATIONS ARE INTENDED TO CONCEPTS AND ARE NOT REPRESENTATIVE OF A DIMENSIONAL AND CONCEPTUAL. SEE CIVIL FOR AN ACTUAL WALL LAYOUT.



RESIDENTIAL RETAINING WALL & FENCING CONCEPT

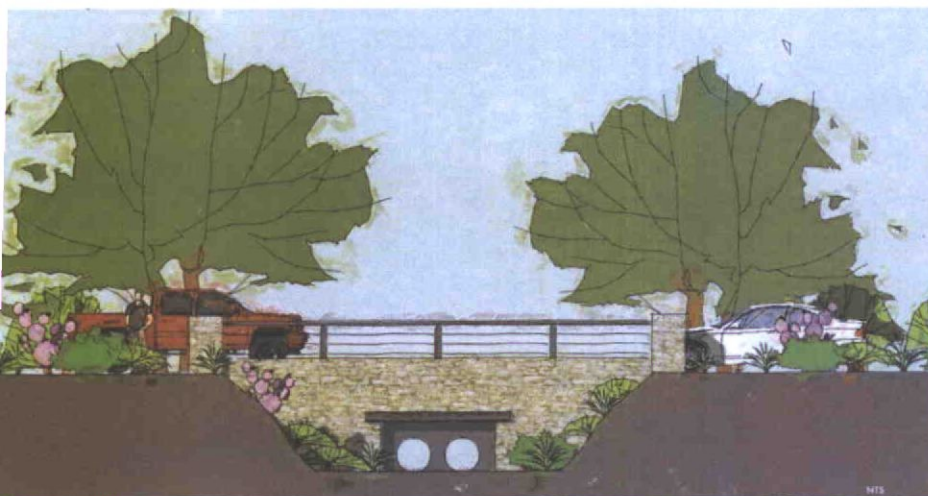
NOTE: DESIGN ILLUSTRATIONS ARE INTENDED TO CONCEPTS AND ARE NOT REPRESENTATIVE OF A DIMENSIONAL AND CONCEPTUAL. SEE CIVIL FOR AN ACTUAL WALL LAYOUT.



ITE ELEMENTS

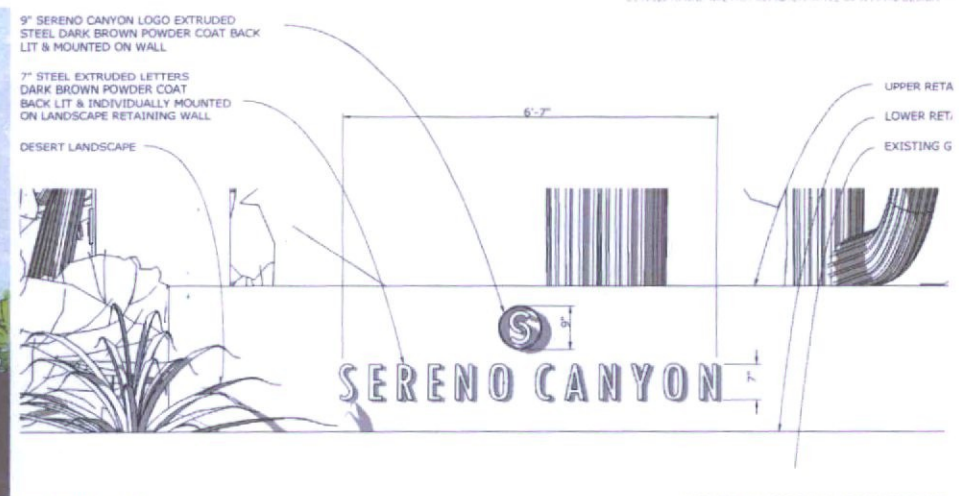
SCALE

NOTE: DESIGN ILLUSTRATIONS ARE INTENDED TO REPRESENT DESIGN CONCEPTS AND ARE NOT REPRESENTATIVE OF A FINAL DESIGN.



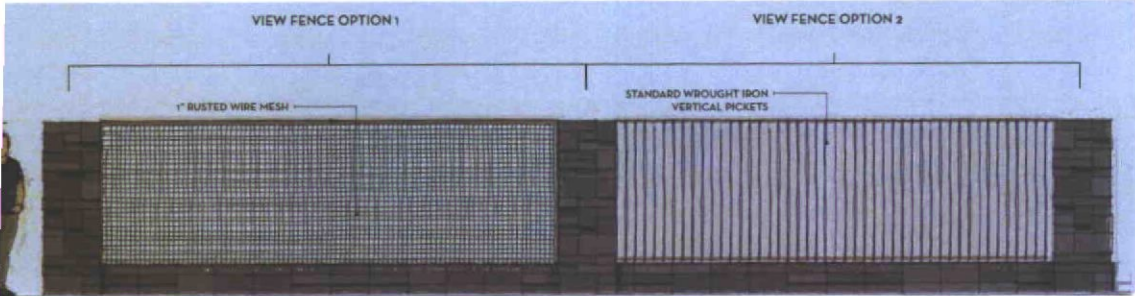
CULVERT CROSSING

NOTE: DESIGN ILLUSTRATIONS ARE INTENDED TO REPRESENT DESIGN CONCEPTS AND ARE NOT REPRESENTATIVE OF A FINAL DESIGN.



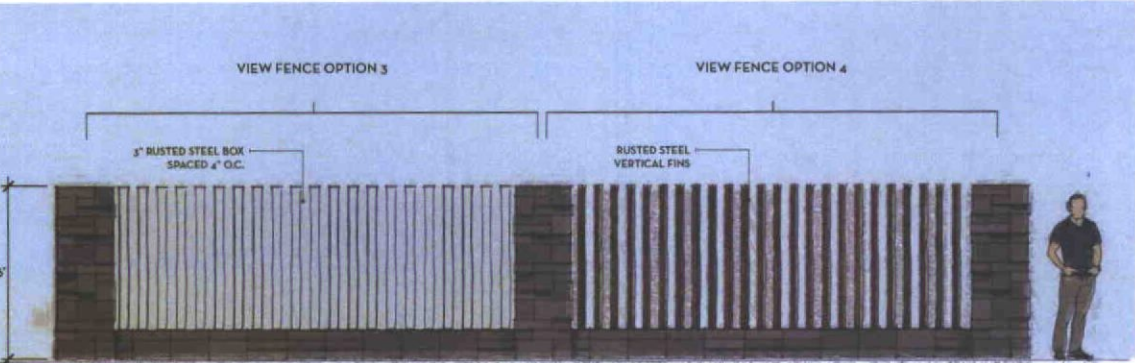
ENTRY SIGN DETAIL

NOTE: DESIGN ILLUSTRATIONS ARE INTENDED TO REPRESENT DESIGN CONCEPTS AND ARE NOT REPRESENTATIVE OF A FINAL DESIGN.



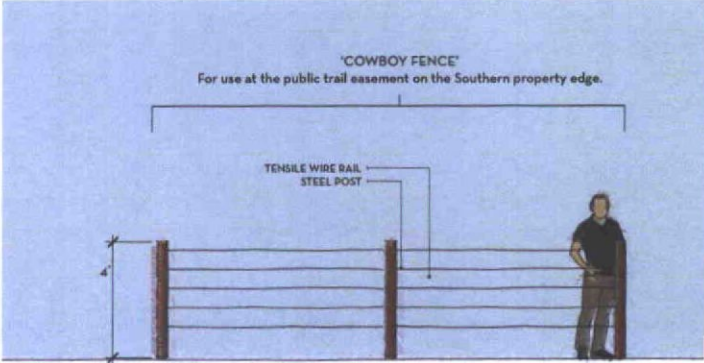
VIEW FENCE OPTION 1

SCALE: 1/8" = 1'



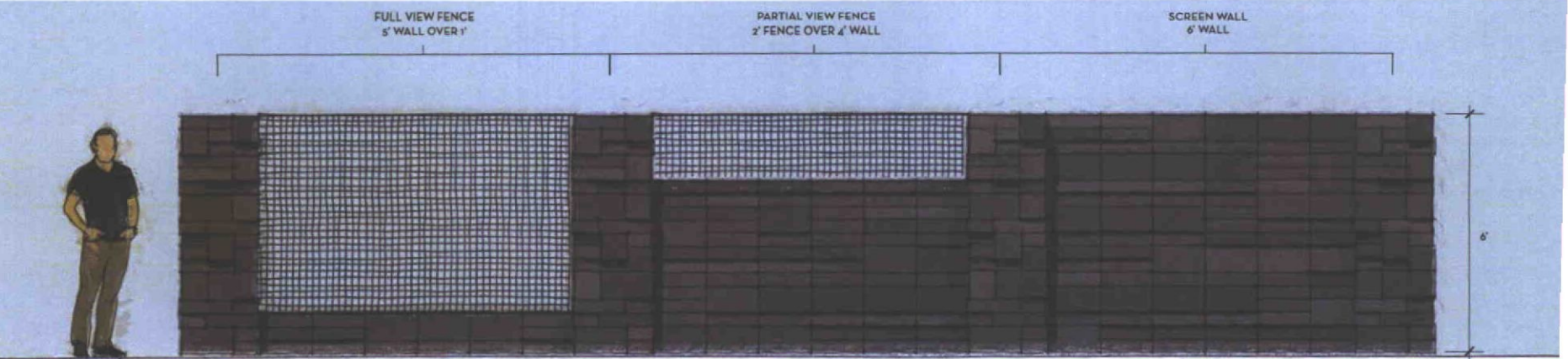
VIEW FENCE OPTION 3

SCALE: 1/8" = 1'



COWBOY FENCE

SCALE: 1/8" = 1'



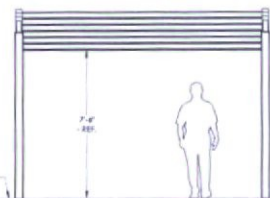
FULL VIEW FENCE 5' WALL OVER 1"

PARTIAL VIEW FENCE 2' FENCE OVER 4' WALL

SCREEN WALL 6' WALL

NOTE: ELEVATION ILLUSTRATIONS ARE INTENDED TO REPRESENT CONCEPTS AND ARE NOT A FINAL DESIGN.

UND ORNAMENTATION FINISH:
5 SHOT BLASTED TO NEAR WHITE CONDITION (SSPC SP-10), WASHED
DOWN WITH A PHOSPHATE SPRAY, COATED WITH AN EPOXY PRIMER
1 COAT BASE, OVER COATED WITH A SUPER DURABLE TGIC POLYESTER
1 AND OVER CURED.
OR MATRIX (WWW.FOUGON.COM) FOR AVAILABLE COLORS.



NOTE: STRUCTURE SHOWN IS REPRESENTATIONAL. LENGTH, WIDTH, HEIGHT AND DOOR POSITION CAN BE MODIFIED TO MEET REQUIREMENTS.

PORTERCORP HAS EARNED A PCI-4000 CERTIFICATION FROM THE GLOBALLY RECOGNIZED POWDER COATING INSTITUTE (PCI). QUALITY FINISHING IS CRUCIAL TO THE LONG TERM PERFORMANCE OF SHELTER STRUCTURES. THE CERTIFICATION UNDERSCORES THE COMMITMENT PORTERCORP HAS MADE TO MANUFACTURING QUALITY PRODUCTS.



DB-59: 11 X 12 MONOSLOPE
PARASOLEIL COLLECTION

poligon®

www.polygon.com
616-399-1963



PORTER

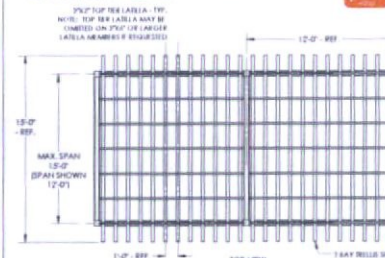
THIS IS A CONCEPT DRAWING. DIMENSIONS SHOWN ARE REPRESENTATIVE TO ADAPT THIS CONCEPT TO MEET PROJECT SPECIFIC DESIGN REQUIREMENTS. FORWARD YOUR REQUEST TO POLYGON CUSTOMER SERVICE.



PORTERCO CORP HAS EARNED A PCI-4000 CERTIFICATION FROM THE GLOBALLY RECOGNIZED POWDER COATING INSTITUTE (PCI). QUALITY FINISHING IS CRUCIAL TO THE LONG TERM PERFORMANCE OF SHELTER STRUCTURES. THE CERTIFICATION UNDERSCORES THE COMMITMENT PORTERCO HAS MADE TO MANUFACTURING QUALITY PRODUCTS.

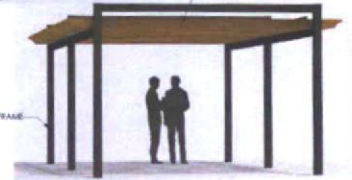
GENERAL FRAME NOTES:

- ALL STEEL COMPONENTS (STRUCTURAL MEMBERS, ORIENTATION, SANDING, ETC.) ARE POWDER COATED IN THE FOLLOWING MANNER (UNLESS REQUESTED OTHERWISE):
 - SHOT-BLASTED TO NEAR WHITE CONDITION (REPAIRS TO BE MATCHED)
 - WASHED AND SEALED IN A PHOSPHATE SPRAY
 - PRIME-COATED WITH POLI-5000 HIGH PERFORMANCE POWDER APPLIED SMOO
 - TOP-COATED WITH SUPER-DURABLE TOGIC POLYESTER POWDER AND OVEN-CURED
- 2. SEE POLYDECO.COM FOR COLOR OPTIONS

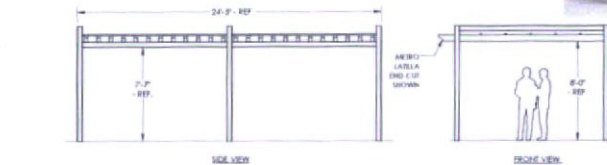


WOOD SPECIES AND FINISH OPTIONS:
CEDAR - 2"x6" AND 2"x8" NOM. SIZES
FRESH - 1) NATURAL, UNCOATED
PE - 1) 1/2"x6" NOM.
FRESH - NATURAL, SARGOL
MANGROVE - 1) 1/2"x6" NOM.
FRESH - NATURAL, SARGOL

FOR BEARING AND LABELA
END CUT OPTIONS SEE "WHEEL
OPTIONS/CREATIVE" LOCATION
ON POLYCON WEB SITE.



POWDER COATED STEEL FR.



FRONT VIEW

DB113: 15'-0"X24'-5"
PREMIER WOOD TRELLIS COLLECTION

poligon®

616-399-1863



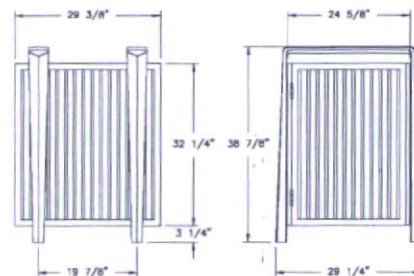
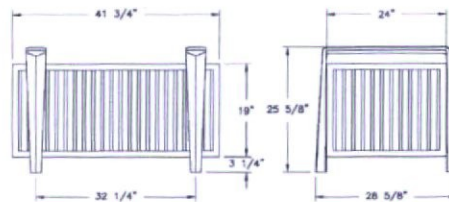
PORTER
INSTITUTE

BRIL
uct Data Sheet

landscapeforms



RO3F39C



SWABACK^{inc}
Architects + Planners

Toll Brothers®

COCHRAN

- Continuous fabric frame constructed of aluminum castings weld to make the final form
- Fabric is secured to the frame with desimet connectors
- A fabric self edge provides a firm border and a 1½" reveal both structural frame and fabric rail
- Seating fabric is replaceable
- Seat height for the lounge chair is 19"
- Seating height for the chaise lounge is 10"
- Glides are made of tough nylon to resist damage from dragging rough surfaces
- Available freestanding only



	chaise longue	31"	66"	33"	43 lb
---	---------------	-----	-----	-----	-------

SITE D

7.30.19 | D.R.B. REVIEW

IN HOUSE LODGE SITE FURNISHINGS



MP-240
M: PIERCE BIKE POST
IN GROUND
-16

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25 LBS
304 STAINLESS

1. BIKE RACKS ACCORDING TO MANUFACTURER'S SPECIFICATIONS
2. FAST TO SELECT COLOR FINISH, SEE MANUFACTURER'S SPECIFICATIONS
3. SITE PLAN FOR LOCATION OR CONSULT OWNER

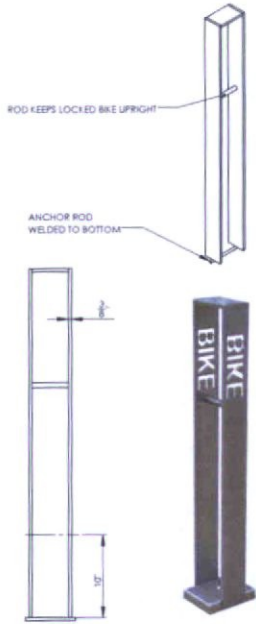


31" 31" 31"

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MACRAX DIVISION
GRABER MANUFACTURING, INC.
1080 LINCOLN DRIVE
WAUNAKEE, WI 53097
PH: (800) 448-7931, PH: (262) 849-1080, PH: (262) 849-1081
WWW.MACRAX.COM, E-MAIL: SALES@MACRAX.COM

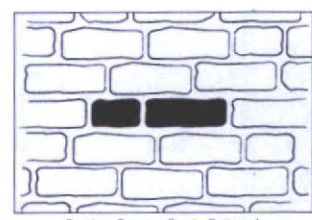


RESORT CLUB PAVING

BELGARD



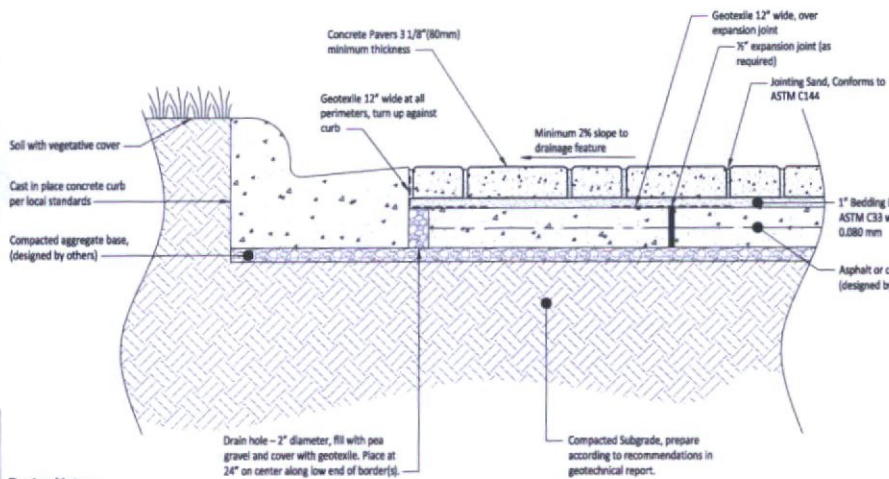
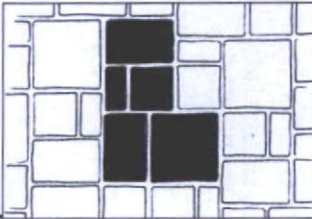
OLD WORLD PAVER™



Random Running Bond - Pattern A

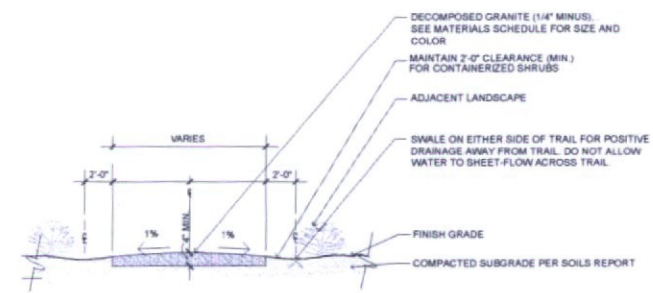


MEGA-LAFITT®



Design Notes:

1. Cross section as shown is suitable for vehicular applications. Paver thickness subject to aspect ratio requirements, contact Oldcastle Architectural for product guidance based on the intended traffic loading.
2. Depth of base, and thickness of asphalt/concrete slab, subject to site specific conditions (traffic loading, soil conditions, groundwater levels, climatic conditions). See others.
3. Additional drain holes may be required depending on the size of the pavement area. The rule of thumb is to have at least one drain hole per 500 square feet of surf. Storm drains should be used at low spots.
4. Drain pipes may be required within the aggregate base depending on the permeability of the subgrade soils. Verify drainage needs with the geotechnical engineer. Ensure pipes are able to daylight via gravity flow to surface, or connect to catch basin.
5. Ensure the geotextile above the drain hole has good drainage characteristics and is not prone to clogging.



INSTALLATION:

1. PREPARE SUB-GRADE TO LINE AND GRADE ALLOWING FOR POSITIVE DRAINAGE.
2. SUB-GRADE SHALL BE COMPACTED AS SPECIFIED PRIOR TO PLACEMENT OF GRANITE COMPACT BASE MATERIAL (AS SPECIFIED) PRIOR TO PLACEMENT OF GRANITE.
3. SPREAD GRANITE OVER PREPARED SUB-BASE/BASE MATERIAL TO SPECIFIED DEPTH.
4. AFTER SPREADING AND LEVELING GRANITE, THOROUGHLY SATURATE THE ENTIRE DEPTH OF GRANITE WITH WATER. (RANDOM CORE SAMPLING SHOULD BE DONE TO ENSURE FULL DEPTH PENETRATION.)
5. AFTER THE GRANITE HAS BEEN SATURATED, ALLOW TO DRY TO A COMPATIBLE CONSISTENCY. (OPTIMUM MOISTURE) AND COMPACT WITH A VIBRATORY COMPACTOR OR 3 1/2 TON STEEL DRUM ROLLER. (DRY TIME CAN RANGE FROM 2 TO 24 HOURS DEPENDING ON WEATHER CONDITIONS.)
6. PROTECT FROM TRAFFIC UNTIL ENTIRE DEPTH OF GRANITE HAS COMPLETELY DRIED. (THIS COULD BE 48 TO 72 HOURS DEPENDING ON WEATHER CONDITIONS.)

5 COMPACTED DECOMPOSED GRANITE TRAIL

SCALE: 1/8\"/>

SERENO CANYON PHASE 4

RESORT CLUB DRB Package

SITE D

7.30.19 | D.R.B. REVIEW

SIGN DETAILS

9" SERENO CANYON LOGO
EXTRUDED STEEL DARK BROWN POWDER COAT
BACK LIT & MOUNTED ON WALL

7" STEEL EXTRUDED LETTERS
DARK BROWN POWDER COAT
BACK LIT & INDIVIDUALLY MOUNTED
ON LANDSCAPE RETAINING WALL

DESERT LANDSCAPE

6'-7"

UPPER RETAINING WALL

LOWER RETAINING WALL

EXISTING GRADE

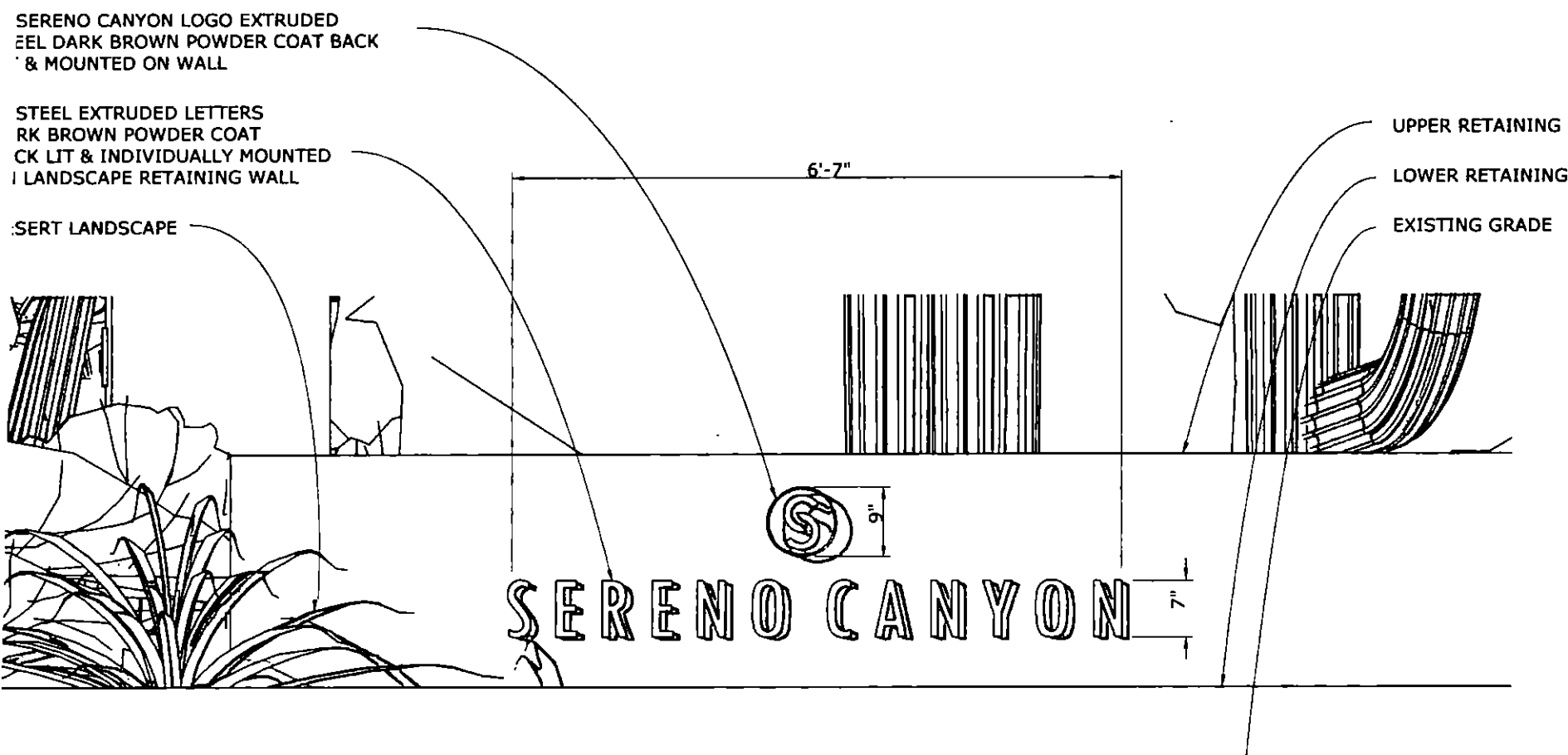


SCALE: 1/8\"/>

ENTRY SIGN DETAIL

NOTE: DESIGN ILLUSTRATIONS ARE INTENDED TO REPRESENT CONCEPTS AND ARE NOT REPRESENTATIVE OF A FINAL DESIGN.

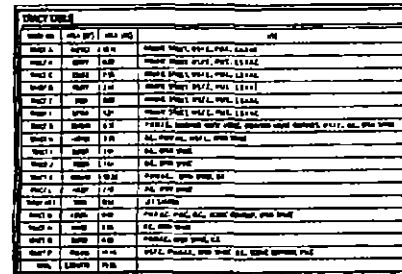
SIGN DETAILS



SCALE: 1/8\"/>

NOTE: DESIGN ILLUSTRATIONS ARE INTENDED TO REPRESENT CONCEPTS AND ARE NOT REPRESENTATIVE OF A FINAL DESIGN.

ENTRY SIGN DETAIL

[illegible]

2.1.2. DATA TABLE

GROUP	CHARGE AREA	EXPENSES IN \$K	REVENUES IN \$K	REVENUES EXPENSES	AVG.
Group 1	1st	-	7.1	5.6	75.5
Group 2	2nd	-	1.1	1.9	70.0
Group 3	3rd	-	11.1	1.1	10.0
Group 4-5	4th	10.1	10.1	10.1	10.1
Group 6	5th	10.1	10.1	10.1	10.1
Group 7	6th	10.1	10.1	10.1	10.1
Group 8-9	7th	10.1	10.1	10.1	10.1
Group 10-11	8th	10.1	10.1	10.1	10.1
Group 12-13	9th	10.1	10.1	10.1	10.1

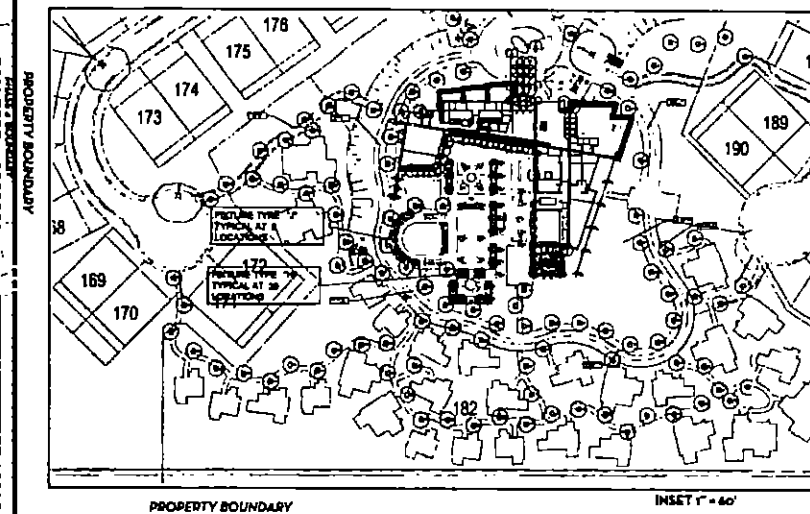
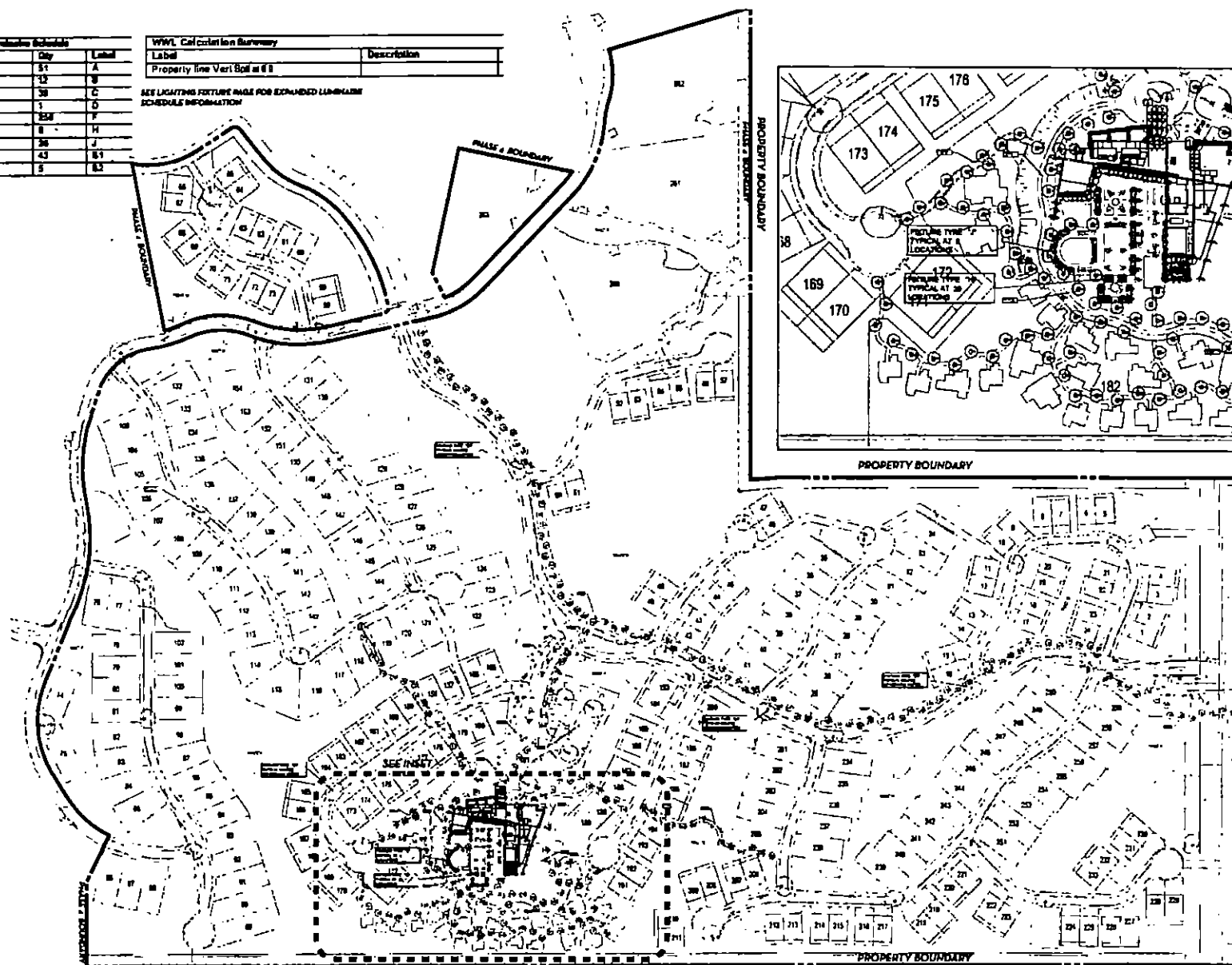


**SLATER
HANFMAN
GROUP**

Luminance Schedule		
Day	Label	
5:1	A	
12	B	
30	C	
1	D	
12M	E	
8	F	
4.5	G	
5	H	

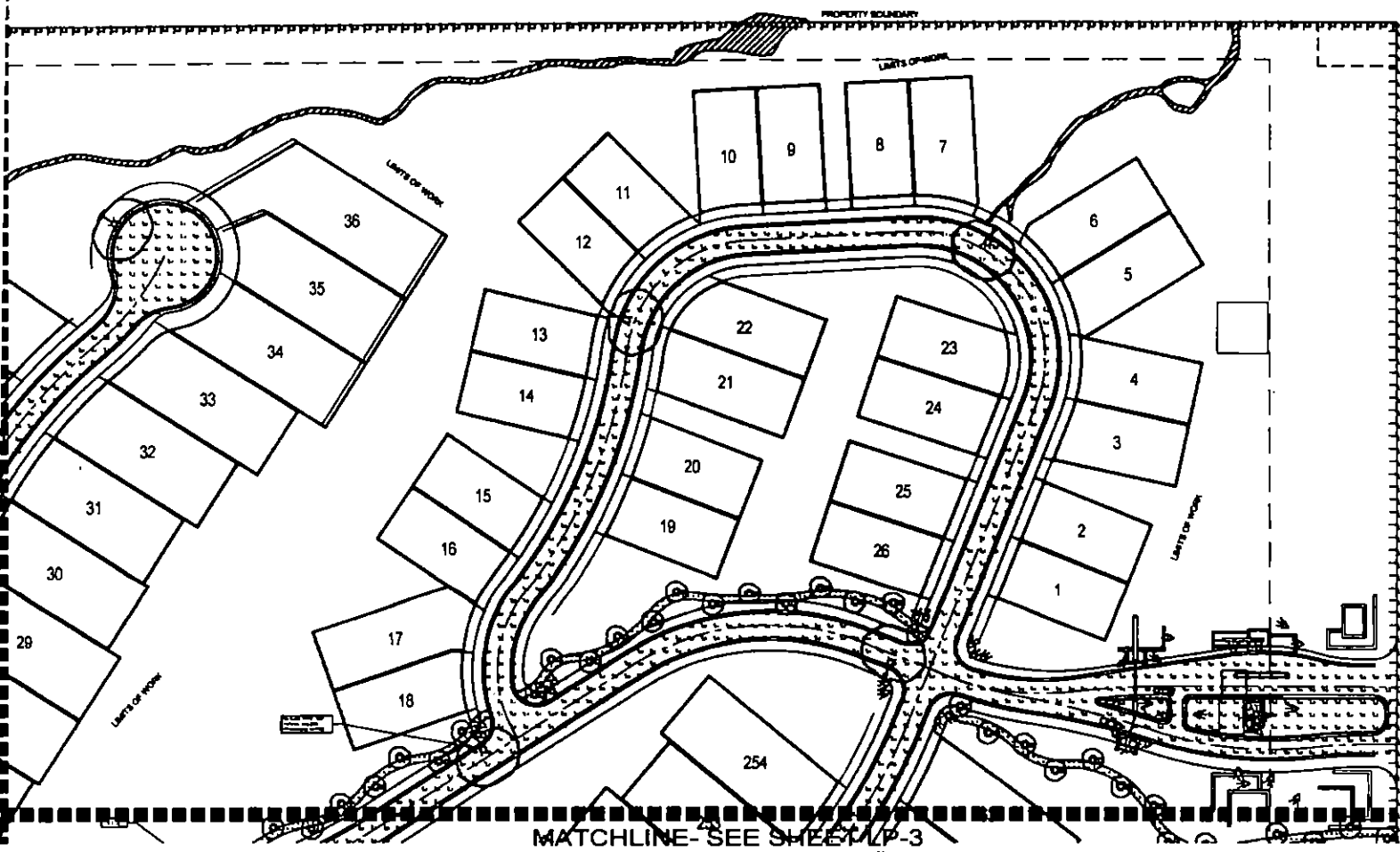
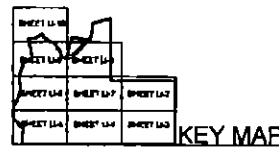
WWL Calculation Summary	
Label	Description
Property line Vert. Boll at 6 ft	

SEE LIGHTING FIXTURE SCHEDULE FOR EXPANDED LUMINANCE SCHEDULE INFORMATION



Note: Layout locations shown are conceptual and may change during final design phases





Sheet	Area	Notes
1A	Clubhouse	Clubhouse building and parking area
1B	Clubhouse	Clubhouse building and parking area
1C	Clubhouse	Clubhouse building and parking area
1D	Clubhouse	Clubhouse building and parking area
1E	Clubhouse	Clubhouse building and parking area
1F	Clubhouse	Clubhouse building and parking area
1G	Clubhouse	Clubhouse building and parking area

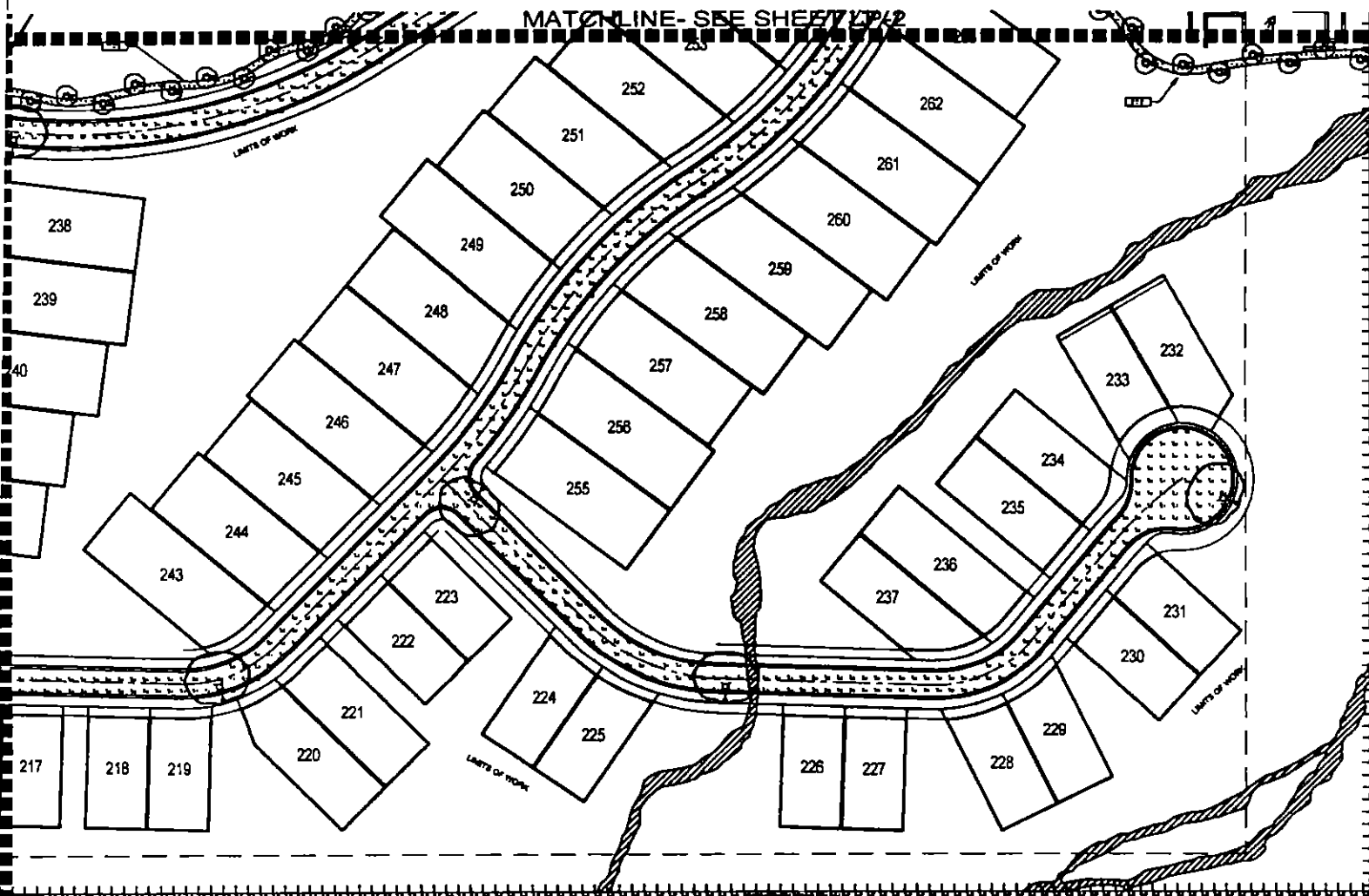
Sheet	Area	Notes
1A	Clubhouse	Clubhouse building and parking area
1B	Clubhouse	Clubhouse building and parking area
1C	Clubhouse	Clubhouse building and parking area
1D	Clubhouse	Clubhouse building and parking area
1E	Clubhouse	Clubhouse building and parking area
1F	Clubhouse	Clubhouse building and parking area
1G	Clubhouse	Clubhouse building and parking area

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SERENO CANYON PHASE 4
RESORT CLUB DRB Package

LIGHTING
7.30.19 | D.R.B. REVIEW



NO.	DESCRIPTION	DATE	BY	CHKD.
1	PRELIMINARY LAYOUT	10/1/17	SW	SW
2	REVISIONS	10/1/17	SW	SW
3	REVISIONS	10/1/17	SW	SW
4	REVISIONS	10/1/17	SW	SW
5	REVISIONS	10/1/17	SW	SW
6	REVISIONS	10/1/17	SW	SW
7	REVISIONS	10/1/17	SW	SW
8	REVISIONS	10/1/17	SW	SW
9	REVISIONS	10/1/17	SW	SW
10	REVISIONS	10/1/17	SW	SW

NO.	DESCRIPTION	DATE	BY	CHKD.
1	PRELIMINARY LAYOUT	10/1/17	SW	SW
2	REVISIONS	10/1/17	SW	SW
3	REVISIONS	10/1/17	SW	SW
4	REVISIONS	10/1/17	SW	SW
5	REVISIONS	10/1/17	SW	SW
6	REVISIONS	10/1/17	SW	SW
7	REVISIONS	10/1/17	SW	SW
8	REVISIONS	10/1/17	SW	SW
9	REVISIONS	10/1/17	SW	SW
10	REVISIONS	10/1/17	SW	SW

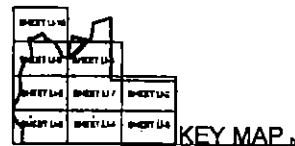
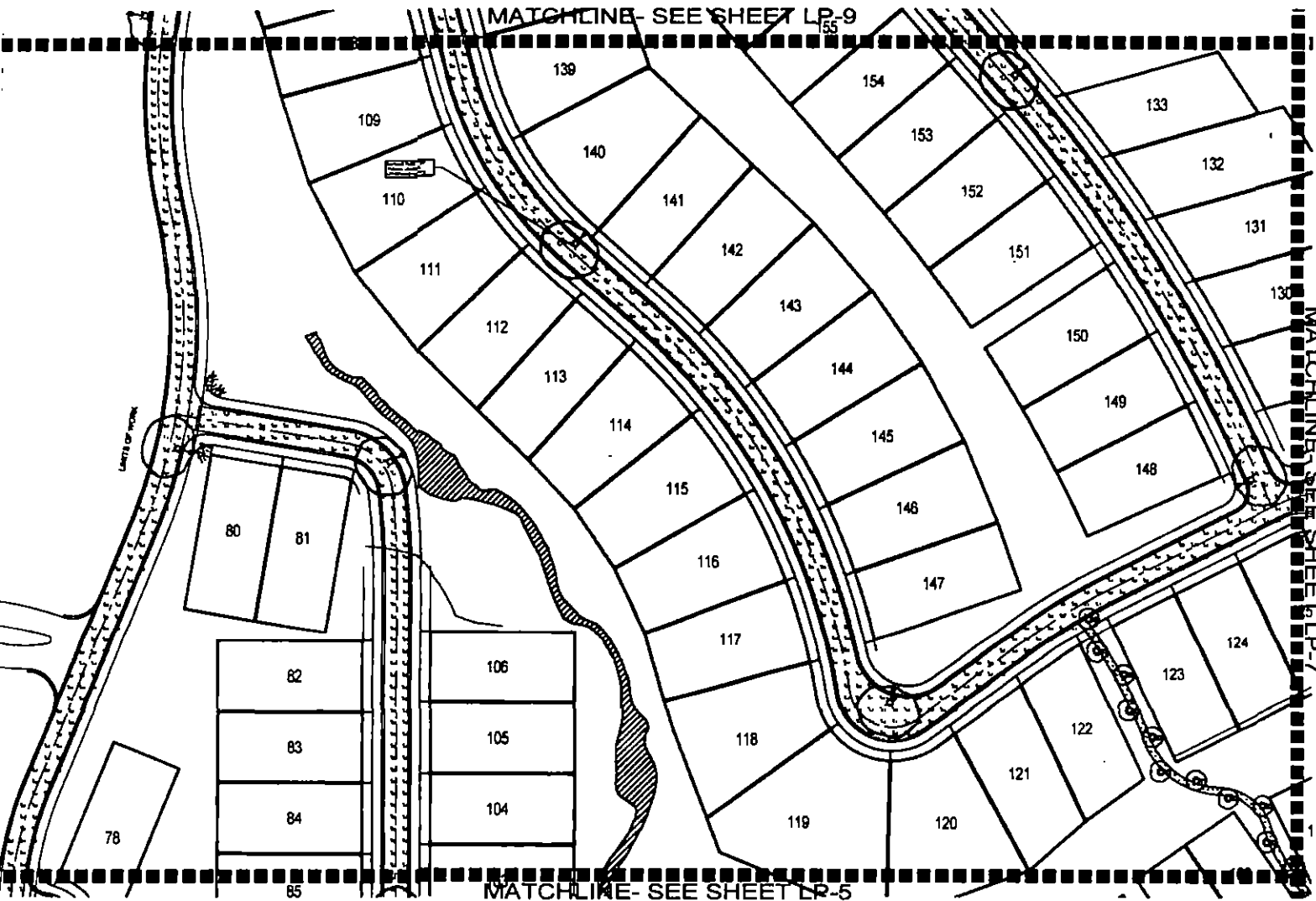


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SERENO CANYON PHASE 4
RESORT CLUB DRB Package

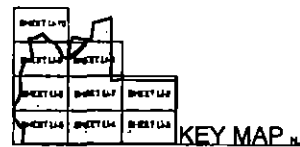
LIGHTING
7.30.19 | D.R.B. REVIEW



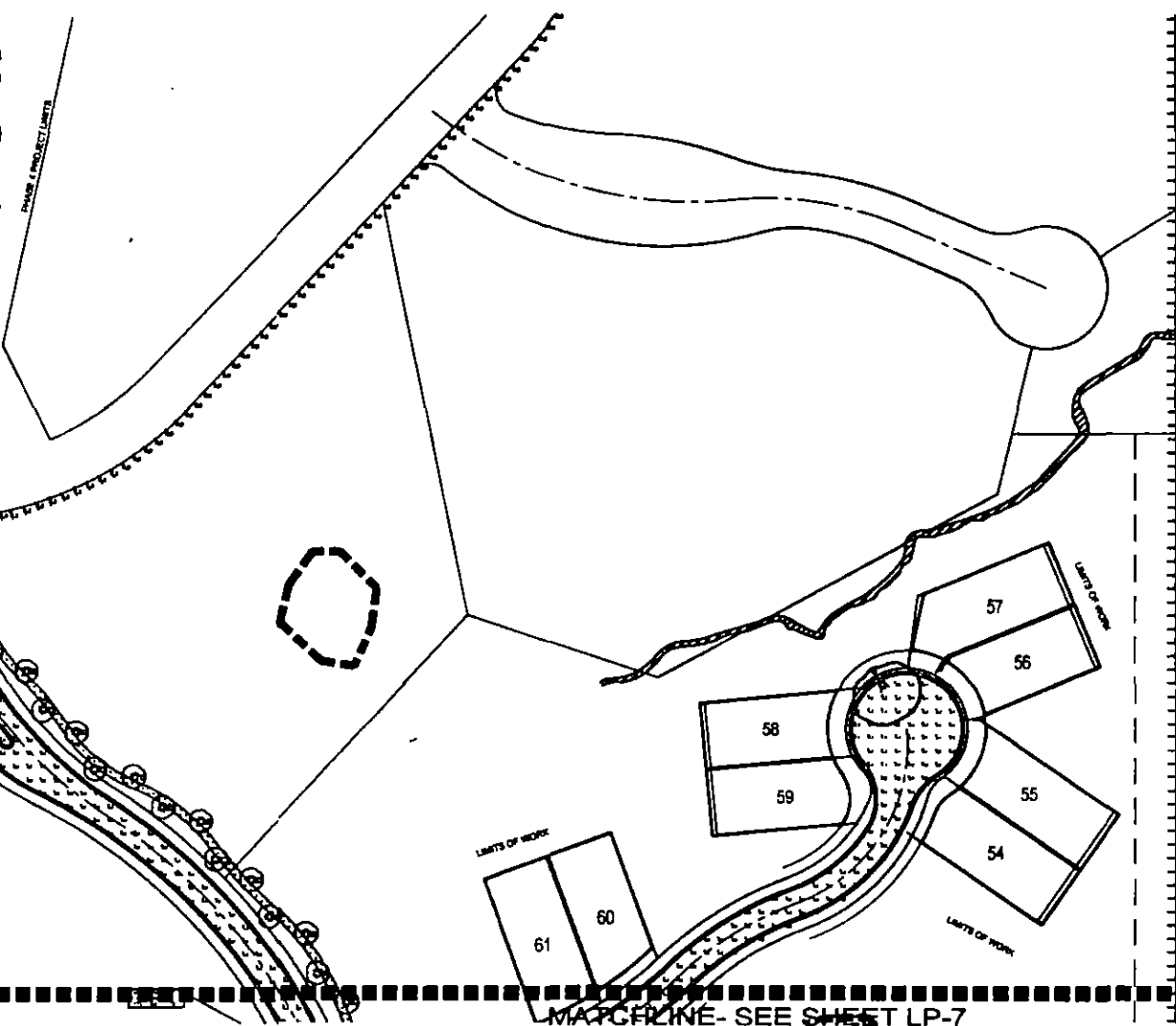
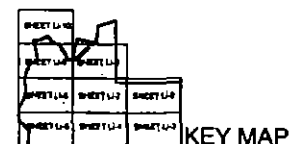
Lot	Area	Volume	Notes
78	1.00	1.00	1.00
79	1.00	1.00	1.00
80	1.00	1.00	1.00
81	1.00	1.00	1.00
82	1.00	1.00	1.00
83	1.00	1.00	1.00
84	1.00	1.00	1.00
85	1.00	1.00	1.00
86	1.00	1.00	1.00
87	1.00	1.00	1.00
88	1.00	1.00	1.00
89	1.00	1.00	1.00
90	1.00	1.00	1.00
91	1.00	1.00	1.00
92	1.00	1.00	1.00
93	1.00	1.00	1.00
94	1.00	1.00	1.00
95	1.00	1.00	1.00
96	1.00	1.00	1.00
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104	1.00	1.00	1.00
105	1.00	1.00	1.00
106	1.00	1.00	1.00
107	1.00	1.00	1.00
108	1.00	1.00	1.00
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112	1.00	1.00	1.00
113	1.00	1.00	1.00
114	1.00	1.00	1.00
115	1.00	1.00	1.00
116	1.00	1.00	1.00
117	1.00	1.00	1.00
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130	1.00	1.00	1.00
131	1.00	1.00	1.00
132	1.00	1.00	1.00
133	1.00	1.00	1.00
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141	1.00	1.00	1.00
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148	1.00	1.00	1.00
149	1.00	1.00	1.00
150	1.00	1.00	1.00
151	1.00	1.00	1.00
152	1.00	1.00	1.00
153	1.00	1.00	1.00
154	1.00	1.00	1.00

Lot	Area	Volume	Notes
155	1.00	1.00	1.00
156	1.00	1.00	1.00
157	1.00	1.00	1.00
158	1.00	1.00	1.00
159	1.00	1.00	1.00
160	1.00	1.00	1.00
161	1.00	1.00	1.00
162	1.00	1.00	1.00
163	1.00	1.00	1.00
164	1.00	1.00	1.00
165	1.00	1.00	1.00
166	1.00	1.00	1.00
167	1.00	1.00	1.00
168	1.00	1.00	1.00
169	1.00	1.00	1.00
170	1.00	1.00	1.00
171	1.00	1.00	1.00
172	1.00	1.00	1.00
173	1.00	1.00	1.00
174	1.00	1.00	1.00
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176	1.00	1.00	1.00
177	1.00	1.00	1.00
178	1.00	1.00	1.00
179	1.00	1.00	1.00
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182	1.00	1.00	1.00
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184	1.00	1.00	1.00
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186	1.00	1.00	1.00
187	1.00	1.00	1.00
188	1.00	1.00	1.00
189	1.00	1.00	1.00
190	1.00	1.00	1.00
191	1.00	1.00	1.00
192	1.00	1.00	1.00
193	1.00	1.00	1.00
194	1.00	1.00	1.00
195	1.00	1.00	1.00
196	1.00	1.00	1.00
197	1.00	1.00	1.00
198	1.00	1.00	1.00
199	1.00	1.00	1.00
200	1.00	1.00	1.00





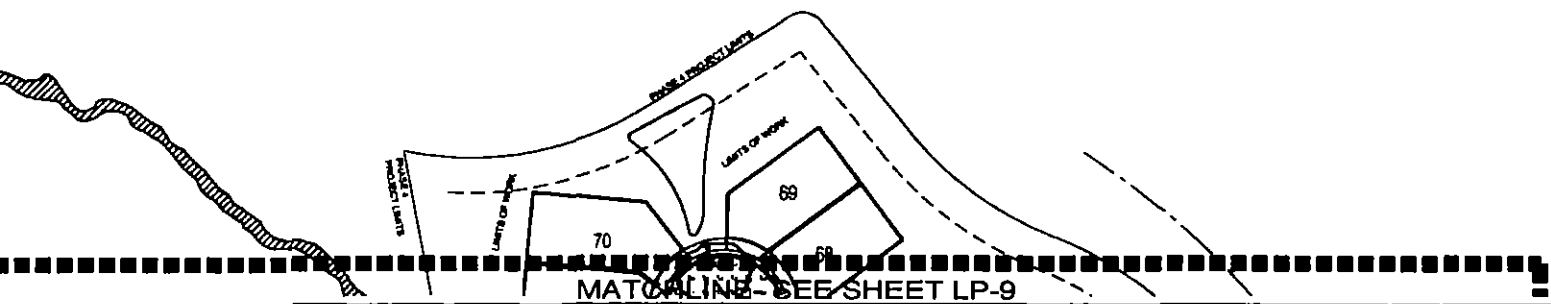
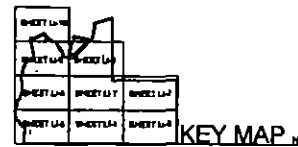
Wage Calculation Summary		Wage Breakdown					
Category	Amount	Basic	Shift	OT	Standby	Special	Other
Basic Wage	100.00	100.00					
Shift Allowance	20.00		20.00				
Overtime	30.00			30.00			
Standby	10.00				10.00		
Special Allowance	5.00					5.00	
Other	0.00						0.00
Total	165.00	100.00	20.00	30.00	10.00	5.00	0.00



Note: Charges reflected in the site plan will include the general lighting requirements and calculations outlined here.

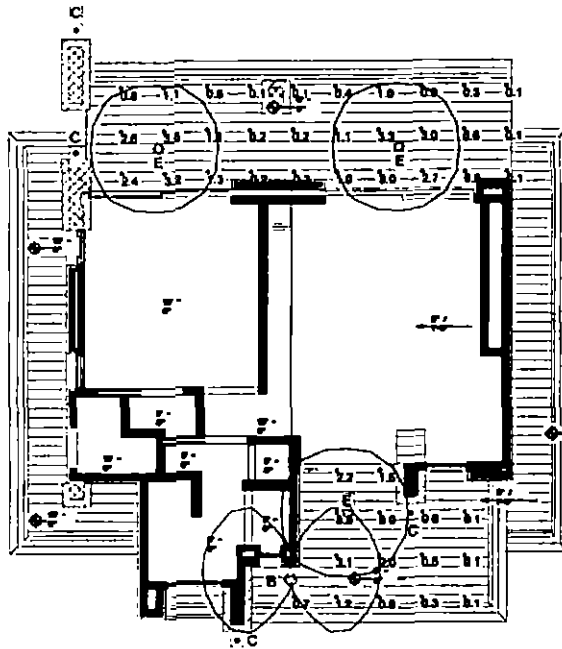
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WEEK 10 - 10/27/2019										
Activity	Start	End	Start	End	Start	End	Start	End	Start	End
Wrestling	10:00	10:30	10:30	11:00	11:00	11:30	11:30	12:00	12:00	12:30
Cardio	12:30	1:00	1:00	1:30	1:30	2:00	2:00	2:30	2:30	3:00
Weightlifting	3:00	3:30	3:30	4:00	4:00	4:30	4:30	5:00	5:00	5:30
Cardio	5:30	6:00	6:00	6:30	6:30	7:00	7:00	7:30	7:30	8:00
Wrestling	8:00	8:30	8:30	9:00	9:00	9:30	9:30	10:00	10:00	10:30
Cardio	10:30	11:00	11:00	11:30	11:30	12:00	12:00	12:30	12:30	1:00
Weightlifting	1:00	1:30	1:30	2:00	2:00	2:30	2:30	3:00	3:00	3:30
Cardio	3:30	4:00	4:00	4:30	4:30	5:00	5:00	5:30	5:30	6:00
Wrestling	6:00	6:30	6:30	7:00	7:00	7:30	7:30	8:00	8:00	8:30
Cardio	8:30	9:00	9:00	9:30	9:30	10:00	10:00	10:30	10:30	11:00
Weightlifting	11:00	11:30	11:30	12:00	12:00	12:30	12:30	1:00	1:00	1:30
Cardio	1:30	2:00	2:00	2:30	2:30	3:00	3:00	3:30	3:30	4:00
Wrestling	4:00	4:30	4:30	5:00	5:00	5:30	5:30	6:00	6:00	6:30
Cardio	6:30	7:00	7:00	7:30	7:30	8:00	8:00	8:30	8:30	9:00
Weightlifting	9:00	9:30	9:30	10:00	10:00	10:30	10:30	11:00	11:00	11:30
Cardio	11:30	12:00	12:00	12:30	12:30	1:00	1:00	1:30	1:30	2:00
Wrestling	2:00	2:30	2:30	3:00	3:00	3:30	3:30	4:00	4:00	4:30
Cardio	4:30	5:00	5:00	5:30	5:30	6:00	6:00	6:30	6:30	7:00
Weightlifting	7:00	7:30	7:30	8:00	8:00	8:30	8:30	9:00	9:00	9:30
Cardio	9:30	10:00	10:00	10:30	10:30	11:00	11:00	11:30	11:30	12:00
Wrestling	12:00	12:30	12:30	1:00	1:00	1:30	1:30	2:00	2:00	2:30
Cardio	2:30	3:00	3:00	3:30	3:30	4:00	4:00	4:30	4:30	5:00
Weightlifting	5:00	5:30	5:30	6:00	6:00	6:30	6:30	7:00	7:00	7:30
Cardio	7:30	8:00	8:00	8:30	8:30	9:00	9:00	9:30	9:30	10:00
Wrestling	10:00	10:30	10:30	11:00	11:00	11:30	11:30	12:00	12:00	12:30
Cardio	12:30	1:00	1:00	1:30	1:30	2:00	2:00	2:30	2:30	3:00
Weightlifting	3:00	3:30	3:30	4:00	4:00	4:30	4:30	5:00	5:00	5:30
Cardio	5:30	6:00	6:00	6:30	6:30	7:00	7:00	7:30	7:30	8:00
Wrestling	8:00	8:30	8:30	9:00	9:00	9:30	9:30	10:00	10:00	10:30
Cardio	10:30	11:00	11:00	11:30	11:30	12:00	12:00	12:30	12:30	1:00
Weightlifting	1:00	1:30	1:30	2:00	2:00	2:30	2:30	3:00	3:00	3:30
Cardio	3:30	4:00	4:00	4:30	4:30	5:00	5:00	5:30	5:30	6:00
Wrestling	6:00	6:30	6:30	7:00	7:00	7:30	7:30	8:00	8:00	8:30
Cardio	8:30	9:00	9:00	9:30	9:30	10:00	10:00	10:30	10:30	11:00
Weightlifting	11:00	11:30	11:30	12:00	12:00	12:30	12:30	1:00	1:00	1:30
Cardio	1:30	2:00	2:00	2:30	2:30	3:00	3:00	3:30	3:30	4:00
Wrestling	4:00	4:30	4:30	5:00	5:00	5:30	5:30	6:00	6:00	6:30
Cardio	6:30	7:00	7:00	7:30	7:30	8:00	8:00	8:30	8:30	9:00
Weightlifting	9:00	9:30	9:30	10:00	10:00	10:30	10:30	11:00	11:00	11:30
Cardio	11:30	12:00	12:00	12:30	12:30	1:00	1:00	1:30	1:30	2:00
Wrestling	2:00	2:30	2:30	3:00	3:00	3:30	3:30	4:00	4:00	4:30
Cardio	4:30	5:00	5:00	5:30	5:30	6:00	6:00	6:30	6:30	7:00
Weightlifting	7:00	7:30	7:30	8:00	8:00	8:30	8:30	9:00	9:00	9:30
Cardio	9:30	10:00	10:00	10:30	10:30	11:00	11:00	11:30	11:30	12:00
Wrestling	12:00	12:30	12:30	1:00	1:00	1:30	1:30	2:00	2:00	2:30
Cardio	2:30	3:00	3:00	3:30	3:30	4:00	4:00	4:30	4:30	5:00
Weightlifting	5:00	5:30	5:30	6:00	6:00	6:30	6:30	7:00	7:00	7:30
Cardio	7:30	8:00	8:00	8:30	8:30	9:00	9:00	9:30	9:30	10:00
Wrestling	10:00	10:30	10:30	11:00	11:00	11:30	11:30	12:00	12:00	12:30
Cardio	12:30	1:00	1:00	1:30	1:30	2:00	2:00	2:30	2:30	3:00
Weightlifting	3:00	3:30	3:30	4:00	4:00	4:30	4:30	5:00	5:00	5:30
Cardio	5:30	6:00	6:00	6:30	6:30	7:00	7:00	7:30	7:30	8:00
Wrestling	8:00	8:30	8:30	9:00	9:00	9:30	9:30	10:00	10:00	10:30
Cardio	10:30	11:00	11:00	11:30	11:30	12:00	12:00	12:30	12:30	1:00
Weightlifting	1:00	1:30	1:30	2:00	2:00	2:30	2:30	3:00	3:00	3:30
Cardio	3:30	4:00	4:00	4:30	4:30	5:00	5:00	5:30	5:30	6:00
Wrestling	6:00	6:30	6:30	7:00	7:00	7:30	7:30	8:00	8:00	8:30
Cardio	8:30	9:00	9:00	9:30	9:30	10:00	10:00	10:30	10:30	11:00
Weightlifting	11:00	11:30	11:30	12:00	12:00	12:30	12:30	1:00	1:00	1:30
Cardio	1:30	2:00	2:00	2:30	2:30	3:00	3:00	3:30	3:30	4:00
Wrestling	4:00	4:30	4:30	5:00	5:00	5:30	5:30	6:00	6:00	6:30
Cardio	6:30	7:00	7:00	7:30	7:30	8:00	8:00	8:30	8:30	9:00
Weightlifting	9:00	9:30	9:30	10:00	10:00	10:30	10:30	11:00	11:00	11:30
Cardio	11:30	12:00	12:00	12:30	12:30	1:00	1:00	1:30	1:30	2:00
Wrestling	2:00	2:30	2:30	3:00	3:00	3:30	3:30	4:00	4:00	4:30
Cardio	4:30	5:00	5:00	5:30	5:30	6:00	6:00	6:30	6:30	7:00
Weightlifting	7:00	7:30	7:30	8:00	8:00	8:30	8:30	9:00	9:00	9:30
Cardio	9:30	10:00	10:00	10:30	10:30	11:00	11:00	11:30	11:30	12:00
Wrestling	12:00	12:30	12:30	1:00	1:00	1:30	1:30	2:00	2:00	2:30
Cardio	2:30	3:00	3:00	3:30	3:30	4:00	4:00	4:30	4:30	5:00
Weightlifting	5:00	5:30	5:30	6:00	6:00	6:30	6:30	7:00	7:00	7:30
Cardio	7:30	8:00	8:00	8:30	8:30	9:00	9:00	9:30	9:30	10:00
Wrestling	10:00	10:30	10:30	11:00	11:00	11:30	11:30	12:00	12:00	12:30
Cardio	12:30	1:00	1:00	1:30	1:30	2:00	2:00	2:30	2:30	3:00
Weightlifting	3:00	3:30	3:30	4:00	4:00	4:30	4:30	5:00	5:00	5:30
Cardio	5:30	6:00	6:00	6:30	6:30	7:00	7:00	7:30	7:30	8:00
Wrestling	8:00	8:30	8:30	9:00	9:00	9:30	9:30	10:00	10:00	10:30
Cardio	10:30	11:00	11:00	11:30	11:30	12:00	12:00	12:30	12:30	1:00
Weightlifting	1:00	1:30	1:30	2:00	2:00	2:30	2:30	3:00	3:00	3:30
Cardio	3:30	4:00	4:00	4:30	4:30	5:00	5:00	5:30	5:30	6:00
Wrestling	6:00	6:30	6:30	7:00	7:00	7:30	7:30	8:00	8:00	8:30
Cardio	8:30	9:00	9:00	9:30	9:30	10:00	10:00	10:30	10:30	11:00
Weightlifting	11:00	11:30	11:30	12:00	12:00	12:30	12:30	1:00	1:00	1:30
Cardio	1:30	2:00	2:00	2:30	2:30	3:00	3:00	3:30	3:30	4:00
Wrestling	4:00	4:30	4:30	5:00	5:00	5:30	5:30	6:00	6:00	6:30
Cardio	6:30	7:00	7:00	7:30	7:30	8:00	8:00	8:30	8:30	9:00
Weightlifting	9:00	9:30	9:30	10:00	10:00	10:30	10:30	11:00	11:00	11:30
Cardio	11:30	12:00	12:00	12:30	12:30	1:00	1:00	1:30	1:30	2:00
Wrestling	2:00	2:30	2:30	3:00	3:00	3:30	3:30	4:00	4:00	4:30
Cardio	4:30	5:00	5:00	5:30	5:30	6:00	6:00	6:30	6:30	7:00
Weightlifting	7:00	7:30	7:30	8:00	8:00	8:30	8:30	9:00	9:00	9:30
Cardio	9:30	10:00	10:00	10:30	10:30	11:00	11:00	11:30	11:30	12:00
Wrestling	12:00	12:30	12:30	1:00	1:00	1:30	1:30	2:00	2:00	2:30
Cardio	2:30	3:00	3:00	3:30	3:30	4:00	4:00	4:30	4:30	5:00
Weightlifting	5:00	5:30	5:30	6:00	6:00	6:30	6:30	7:00	7:00	7:30
Cardio	7:30	8:00	8:00	8:30	8:30	9:00	9:00	9:30	9:30	10:00
Wrestling	10:00	10:30	10:30	11:00	11:00	11:30	11:30	12:00	12:00	12:30
Cardio	12:30	1:00	1:00	1:30	1:30	2:00	2:00	2:30	2:30	3:00
Weightlifting	3:00	3:30	3:30	4:00	4:00	4:30	4:30	5:00	5:00	5:30
Cardio	5:30	6:00	6:00	6:30	6:30	7:00	7:00	7:30	7:30	8:00
Wrestling	8:00	8:30	8:30	9:00	9:00	9:30	9:30	10:00	10:00	10:30
Cardio	10:30	11:00	11:00	11:30	11:30	12:00	12:00	12:30	12:30	1:00
Weightlifting	1:00	1:30	1:30	2:00	2:00	2:30	2:30	3:00	3:00	3:30
Cardio	3:30	4:00	4:00	4:30	4:30	5:00	5:00	5:30	5:30	6:00
Wrestling	6:00	6:30	6:30	7:00	7:00	7:30	7:30	8:00	8:00	8:30
Cardio	8:30	9:00	9:00	9:30	9:30	10:00	10:00	10:30	10:30	11:00
Weightlifting	11:00	11:30	11:30	12:00	12:00	12:30	12:30	1:00	1:00	1:30
Cardio	1:30	2:00	2:00	2:30	2:30	3:00	3:00	3:30	3:30	4:00
Wrestling	4:00	4:30	4:30	5:00	5:00	5:30	5:30	6:00	6:00	6:30
Cardio	6:30	7:00	7:00	7:30	7:30	8:00	8:00	8:30	8:30	9:00
Weightlifting	9:00	9:30	9:30	10:00	10:00	10:30	10:30	11:00	11:00	11:30
Cardio	11:30	12:00	12:00	12:30	12:30	1:00	1:00	1:30	1:30	2:00
Wrestling	2:00	2:30	2:30	3:00	3:00	3:30	3:30	4:00	4:00	4:30
Cardio	4:30	5:00	5:00	5:30	5:30	6:00	6:00	6:30	6:30	7:00
Weightlifting	7:00	7:30	7:30	8:00	8:00	8:30	8:30	9:00	9:00	9:30
Cardio	9:30	10:00	10:00	10:30	10:30	11:00	11:00	11:30	11:30	12:00
Wrestling	12:00	12:30	12:30	1:00	1:00	1:30	1:30	2:00	2:00	2:30
Cardio	2:30	3:00	3:00	3:30	3:30	4:00	4:00	4:30	4:30	5:00
Weightlifting	5:00	5:30	5:30							



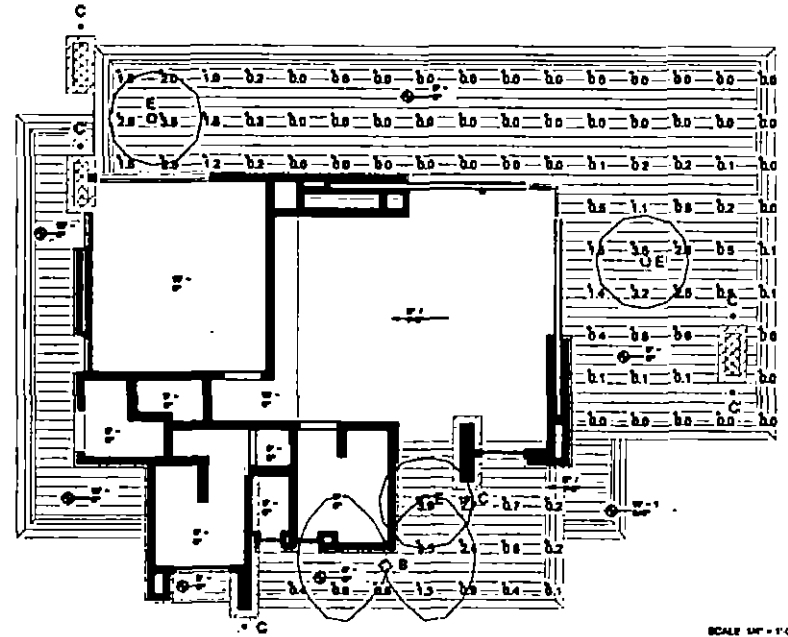


SCALE 1/4" = 1'-0"

Room	Area	Volume	Height	Notes
Living	17.0	17.0	10.0	
Dining	12.0	12.0	10.0	
Kitchen	10.0	10.0	10.0	
Bedroom	13.0	13.0	10.0	
Bath	5.0	5.0	10.0	
Entry	2.0	2.0	10.0	
Stair	1.0	1.0	10.0	
Garage	1.0	1.0	10.0	

Room	Area	Volume	Height	Notes
Living	17.0	17.0	10.0	
Dining	12.0	12.0	10.0	
Kitchen	10.0	10.0	10.0	
Bedroom	13.0	13.0	10.0	
Bath	5.0	5.0	10.0	
Entry	2.0	2.0	10.0	
Stair	1.0	1.0	10.0	
Garage	1.0	1.0	10.0	

LODGE COTTAGE 1 - 721 SF



SCALE 1/4" = 1'-0"

Room	Area	Volume	Height	Notes
Living	17.0	17.0	10.0	
Dining	12.0	12.0	10.0	
Kitchen	10.0	10.0	10.0	
Bedroom	13.0	13.0	10.0	
Bath	5.0	5.0	10.0	
Entry	2.0	2.0	10.0	
Stair	1.0	1.0	10.0	
Garage	1.0	1.0	10.0	

Room	Area	Volume	Height	Notes
Living	17.0	17.0	10.0	
Dining	12.0	12.0	10.0	
Kitchen	10.0	10.0	10.0	
Bedroom	13.0	13.0	10.0	
Bath	5.0	5.0	10.0	
Entry	2.0	2.0	10.0	
Stair	1.0	1.0	10.0	
Garage	1.0	1.0	10.0	

LODGE COTTAGE 2 - 840 SF

Engineering & Technology

Figure 1. Schematic representation of the experimental design. The subjects were divided into two groups: a control group and an experimental group. The control group received a standard training program, while the experimental group received a training program with a focus on improving their performance. The results of the training program were compared between the two groups.

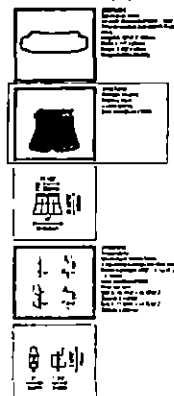
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ELEMENT
IN FORMER

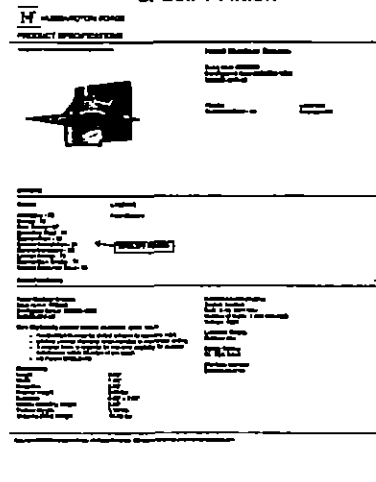
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PROJECT NAME	SERENO CANYON	DATE	
PROJECT TYPE	C	DATE	

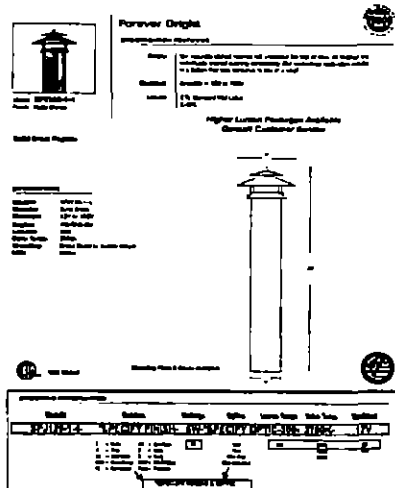
ERCO Tests In-ground luminaire



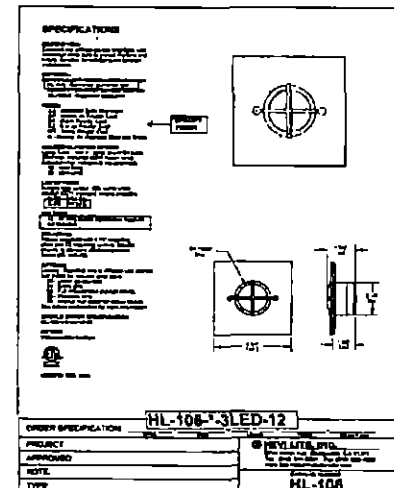
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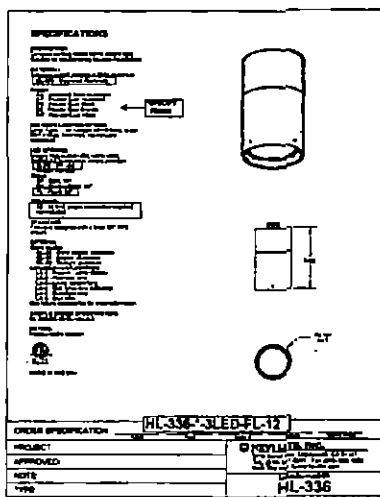
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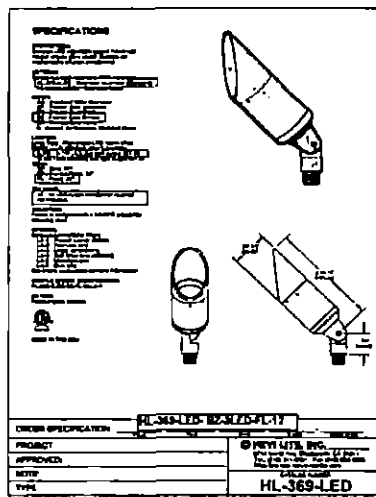
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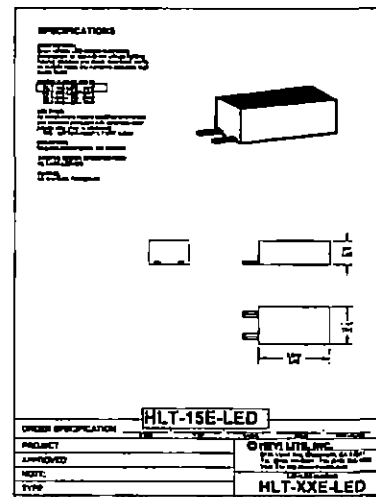
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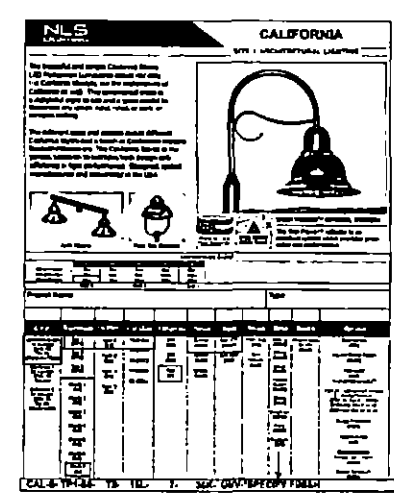
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PROJECT NAME	SERENO CANYON	DATE	
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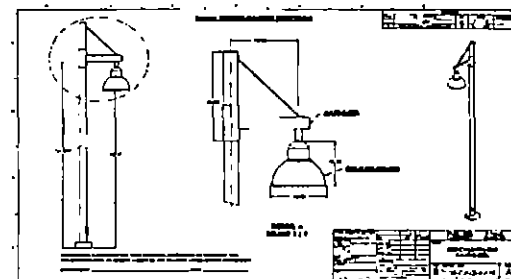


PRODUCT INFORMATION

Lighting fixture information and specifications. Includes a table with columns for fixture type, height, and other details.

FIXTURE CUT SHEET

Grid showing fixture layout and specifications for S1.



NLS ARCHITECTURAL ARM 19

Technical drawing of a lighting fixture assembly, showing a pole, arm, and fixture. Includes a detail view of the fixture mounting.

A18-S- 8GL- 412R-SPECIFY FINISH

NLS ROUND STRAIGHT STEEL POLE

Technical drawing of a lighting fixture assembly, showing a pole, arm, and fixture. Includes a detail view of the fixture mounting.

PRODUCT INFORMATION

Lighting fixture information and specifications. Includes a table with columns for fixture type, height, and other details.

FIXTURE CUT SHEET

Grid showing fixture layout and specifications for S1; S2.

NLS CALIFORNIA

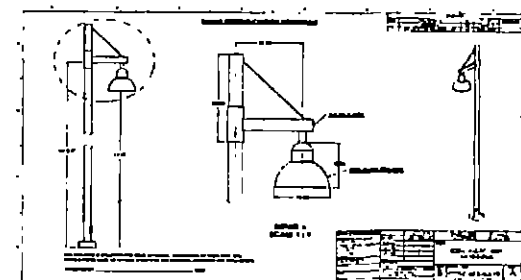
Technical drawing of a lighting fixture assembly, showing a pole, arm, and fixture. Includes a detail view of the fixture mounting.

PRODUCT INFORMATION

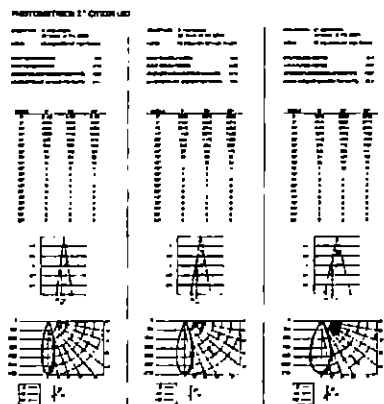
Lighting fixture information and specifications. Includes a table with columns for fixture type, height, and other details.

FIXTURE CUT SHEET

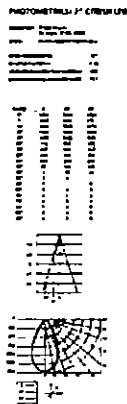
Grid showing fixture layout and specifications for S2.



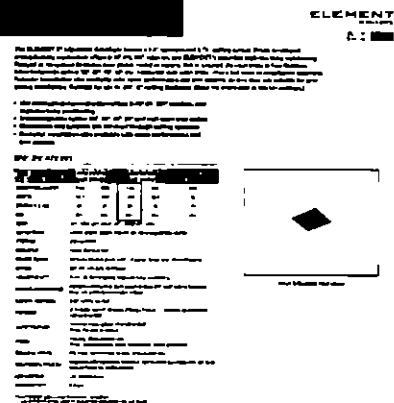
PROJECT NAME	SERENO CANYON	E
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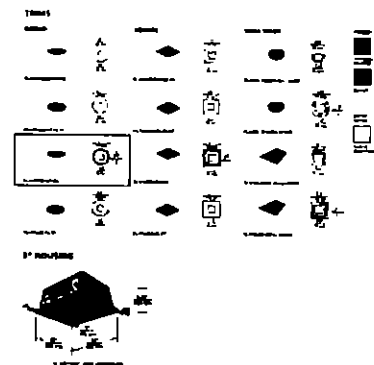
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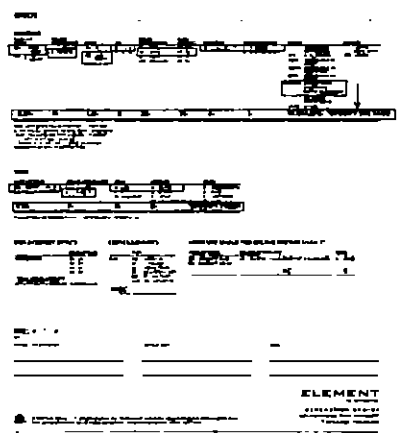
PROJECT NAME	SERENO CANYON	K
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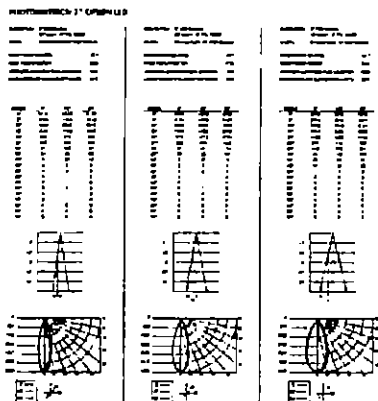
PROJECT NAME	SERENO CANYON	K
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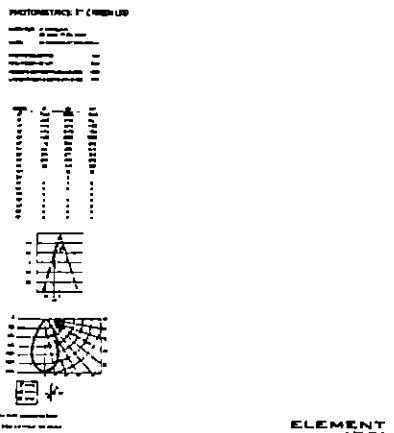
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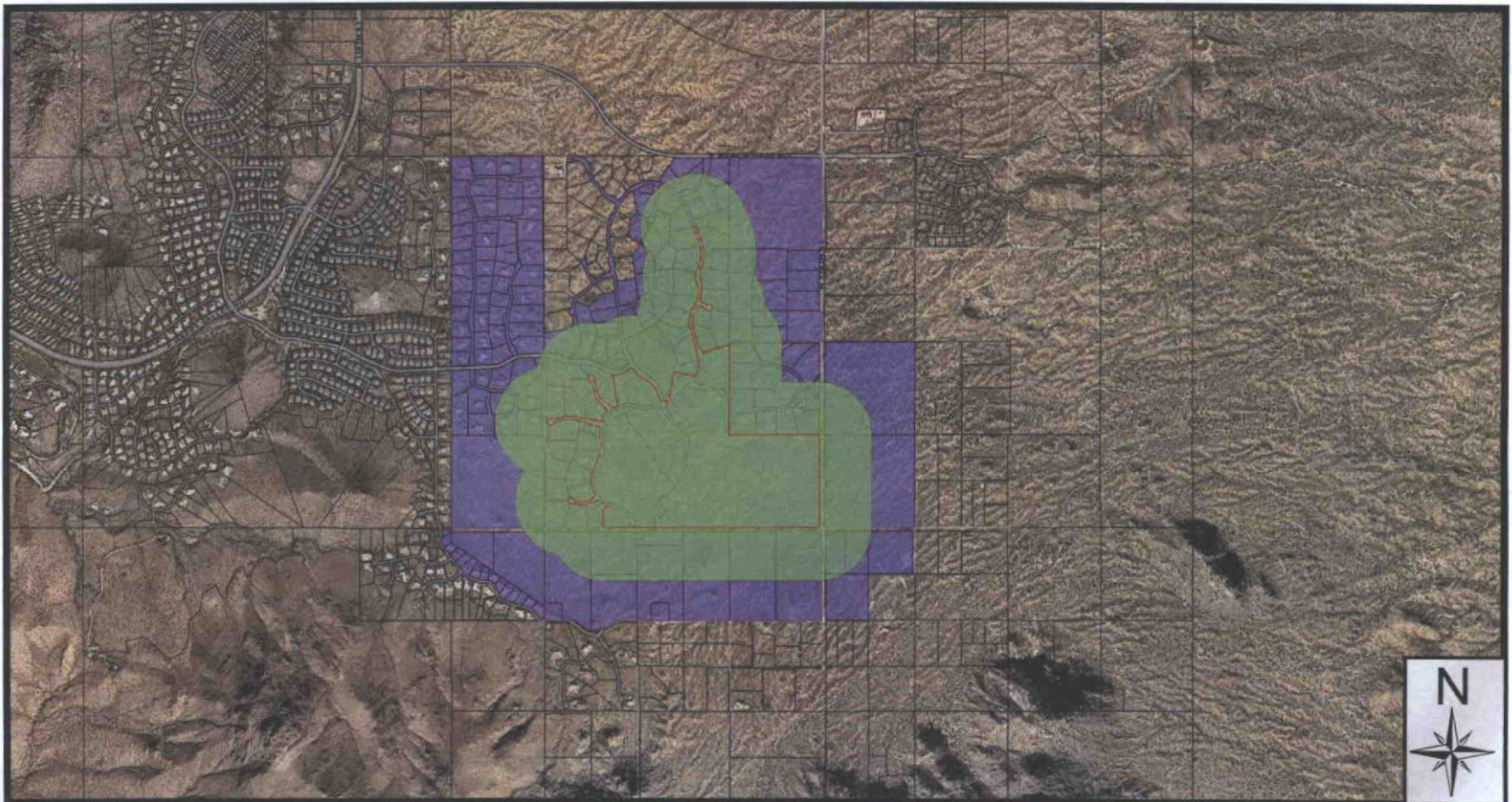
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PROJECT NAME	SERENO CANYON	K
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Sereno Canyon Phase 4 - Mountain House Lodge, Villas and Cottages



Additional Notifications:

Interested Parties List
Adjacent HOA's
P&Z E-Newsletter
Facebook
Twitter
Nextdoor.com
City Website-Projects in the hearing process

Pulled Labels
August 9, 2019

Map Legend:



Site Boundary



Properties within 750-feet

Postcards: 208

51-DR-2017#2