

BLOSSOM GARDENS PLAYGROUND IMPROVEMENTS

3480 BLOSSOM DRIVE NE
SALEM, OREGON

DRAWINGS FOR:

BLOSSOM GARDENS APARTMENTS LLC
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SALEM, OR 97301
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LANDSCAPE ARCHITECT:

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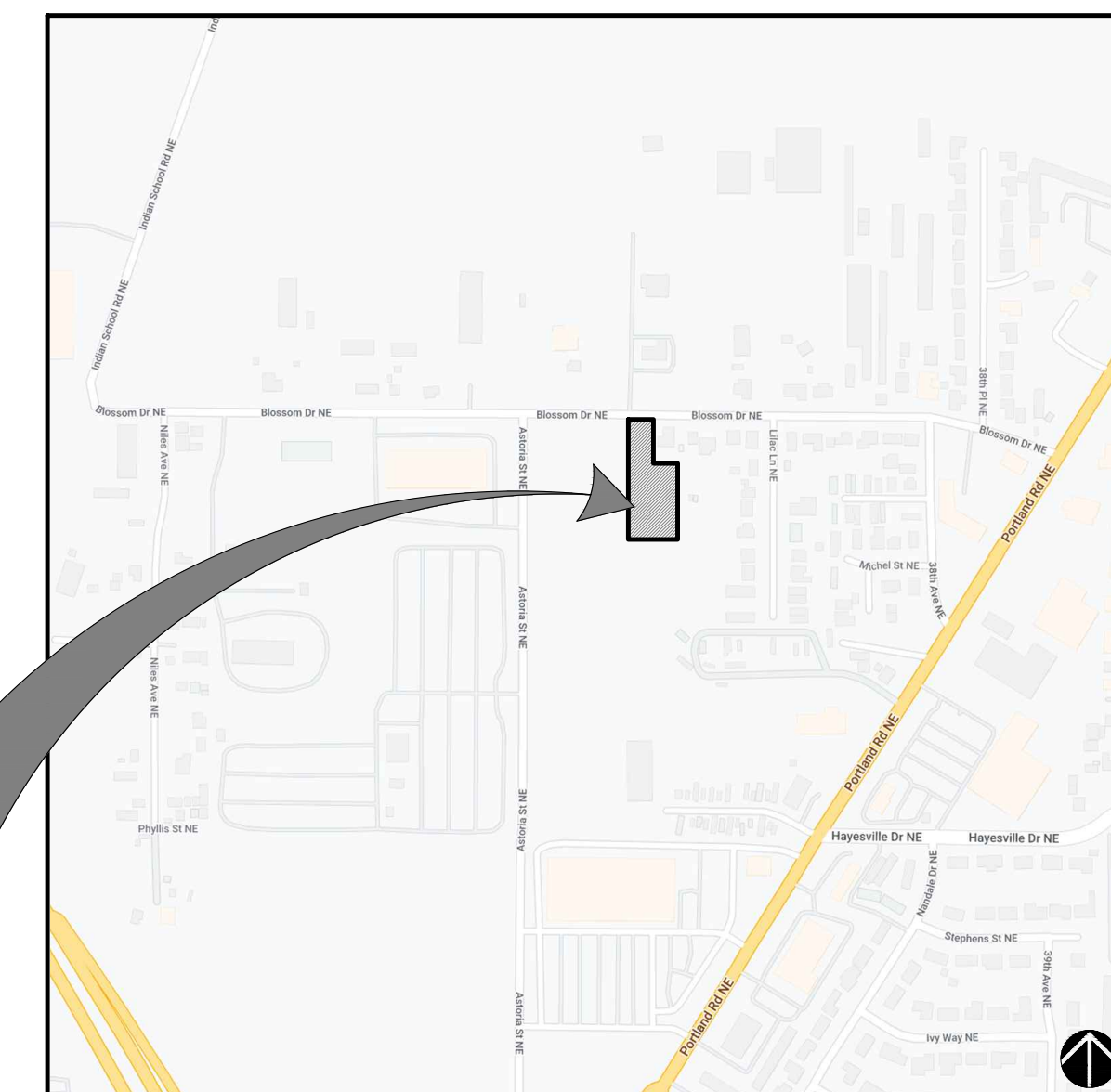
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- L1.1 AMENITY SITE PLAN
- L1.2 PLAYGROUND LAYOUT
- L1.3 SITE CONSTRUCTION DETAILS
- L1.4 SITE CONSTRUCTION DETAILS
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- L2.3 PROPOSED PLANTING PLAN
- L2.4 PLANTING NOTES AND DETAILS
- L3.1 PROPOSED IRRIGATION PLAN

SITE INFORMATION:

TAX LOT: 073W01A003301
ZONE: RM2

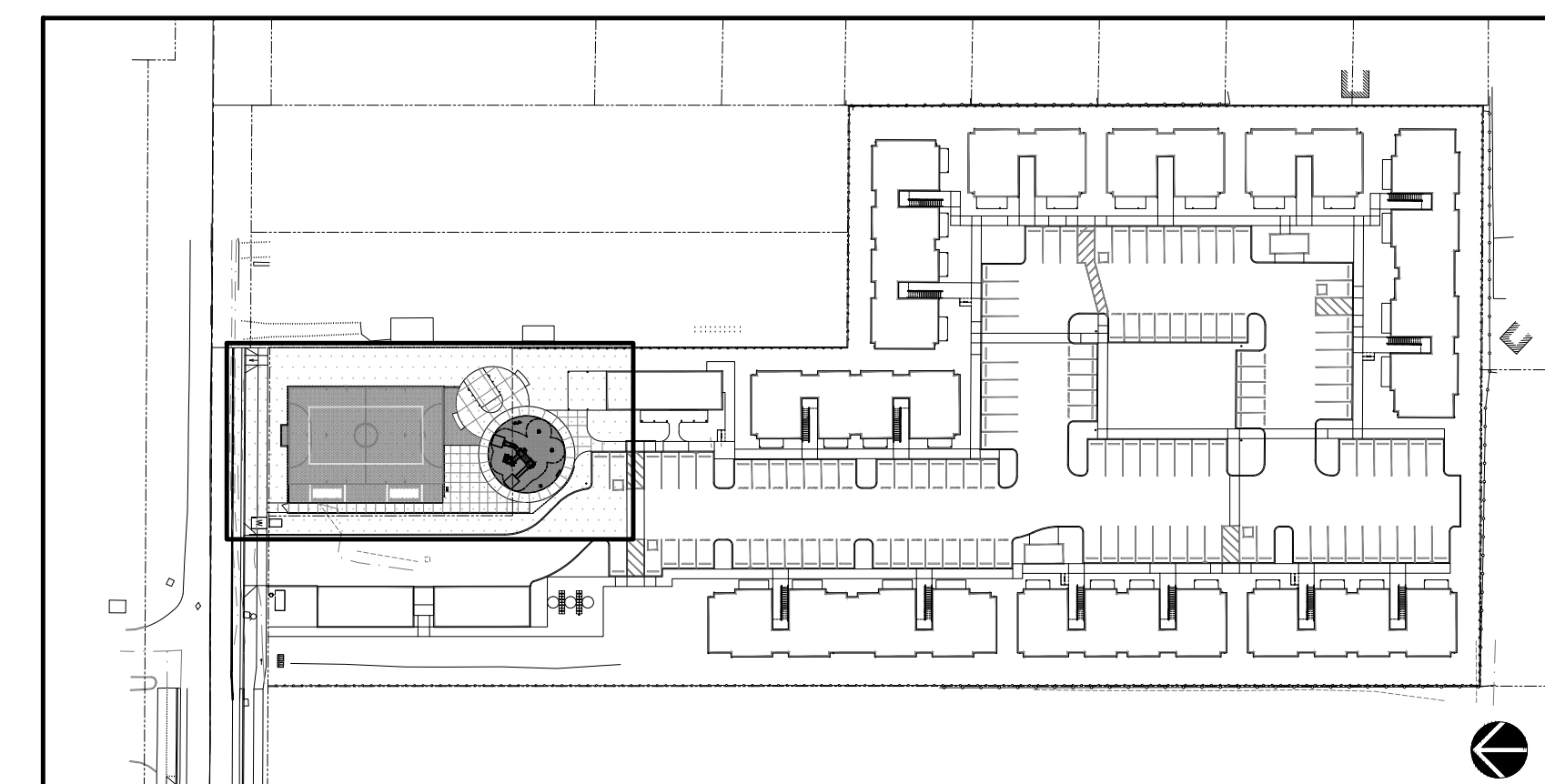
VICINITY MAP:



MAP COURTESY OF GOOGLE

PROJECT
SITE

KEY MAP:



Laurus
Designs, LLC



1012 Pine Street
Silverton, Oregon 97381

503.784.6494
laurusdesigns.com

BLOSSOM
GARDENS
PLAYGROUND
IMPROVEMENTS

BLOSSOM DRIVE
SALEM, OREGON



COVER
SHEET

MAY 1ST, 2025

REVISIONS

#	DATE	NOTES	INITIALS
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LO.0

SHEET 1 OF 10

PROJECT #: 1487R

CALL BEFORE YOU DIG

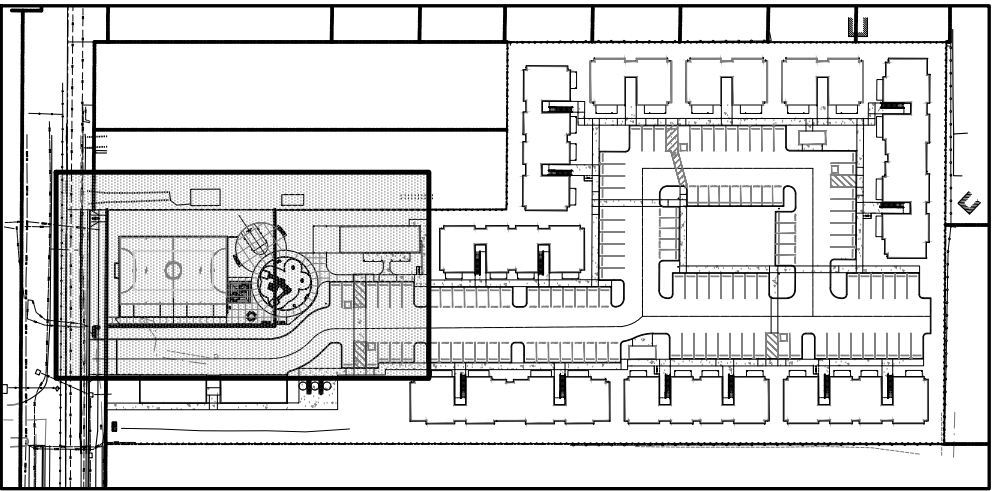
AVOID CUTTING UNDERGROUND
UTILITY LINES. IT'S COSTLY.



OR

1.800.332.2344
www.callbeforeyoudig.org

KEY MAP:



LEGEND:

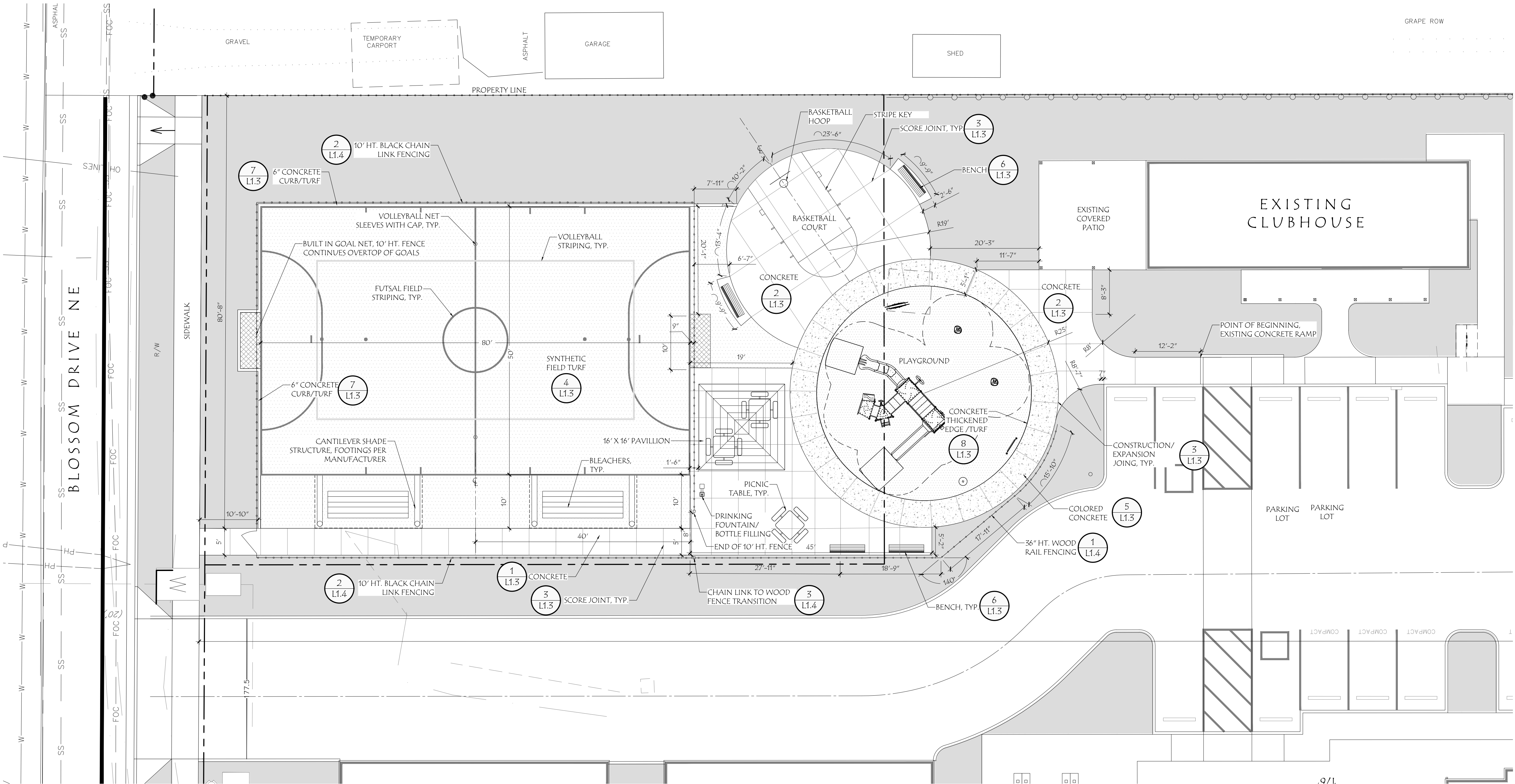
- PLANTER AREAS
- CONCRETE, SCORE AS SHOWN, EQUAL SPACES WHERE POSSIBLE, ALIGN JOINTS AS SHOWN, EXPANSION JOINTS AT STRUCTURES AND SEPARATE CONCRETE FEATURES, LIGHT BROOM FINISH, NO SHINERS
- COLORED CONCRETE: DAVIS COLORS 5084 HARVEST GOLD SCORE AS SHOWN, EQUAL SPACES WHERE POSSIBLE, ALIGN JOINTS AS SHOWN, EXPANSION JOINTS AT STRUCTURES AND SEPARATE CONCRETE FEATURES, LIGHT BROOM FINISH, NO SHINERS
- SYNTHETIC SPORTS TURF WITH STRIPING PLUS TURF SEE CIVIL DRAWINGS FOR PERF. PIPE DRAIN LOCATION
- SYNTHETIC TURF WITH PROTECTIVE FALL RUBBER UNDERLAY, CHILDREN'S PLAY AREA AND SURFACE TO CONFORM TO CPSC AND ASTM PLAYGROUND STANDARD AND GUIDELINES.
- VOLLEYBALL NET SLEEVE (2) INSTALL PER TURF MANUFACTURER SPECIFICATIONS FOR EQUIPMENT IN TURF PRODUCT

- FENCING: 10' HEIGHT BALL FENCE STYLE: BLACK, CHAIN LINK
- 36" HEIGHT PLAYGROUND FENCE STYLE: WOOD RAIL
- DRINKING FOUNTAIN/BOTTLE FILLING STATION MANUFACTURER: GLOBAL INDUSTRIAL MODEL: WB761216BK COLOR: BLACK
- PICNIC TABLES (2) AND (1) ACCESSIBLE TABLE MANUFACTURER: ULTRA SITE STYLE/SIZE: 46" KENSINGTON SQUARE TABLE COLOR: BLACK POWDERCOAT FRAME COLOR: BLACK POWDERCOAT MOUNT: SURFACE
- BENCH WITH BACK (4) MANUFACTURER: ULTRA SITE STYLE/SIZE: JACKSON BENCH, 6' LENGTH COLOR: BLACK FRAME COLOR: BLACK POWDERCOAT MOUNT: SURFACE (4)

- BLEACHERS (2) 3 ROW, 15' LENGTH MATERIAL AND FINISH: ALUMINUM MOUNT: OWNER SELECT
- 16' X 16' PAVILION TIMBER FRAME MANUFACTURER: YARDISTRY -OR APPROVED EQUAL-
- CANTILEVER SHADE COVER (2) 10' X 20' PALRAM - CANOPIA SYDNEY FOOTING PER MANUFACTURER OR BY STRUCTURAL ENGINEER -OR APPROVED EQUAL-
- TRASH RECEPTACLE (2) MANUFACTURER: ULTRA SITE STYLE/SIZE: KENSINGTON 36 GAL. MOUNT: SURFACE

GENERAL NOTES:

1. VERIFY ALL UTILITIES PRIOR TO CONSTRUCTION. SEE CIVIL DRAWINGS. CALL BEFORE YOU DIG. NOTIFY LANDSCAPE ARCHITECT OF CONFLICTS.
2. SEE ARCHITECTURAL DRAWINGS FOR SITE PLAN.
3. SEE CIVIL DRAWINGS FOR GRADING, UTILITIES, AND STORMWATER.
4. CHILDREN'S PLAY AREA AND WOODCHIP PLAY SURFACE TO CONFORM TO CPSC AND ASTM PLAYGROUND STANDARD AND GUIDELINES. PLAY EQUIPMENT DETAILS SEE SHEET L1.2. CONTACT PARK N PLAY NORTHWEST FOR MORE INFORMATION.
5. SITE DETAILS SEE SHEETS L1.3 AND L1.4.
6. PLANTING PLAN SEE SHEET L2.1.



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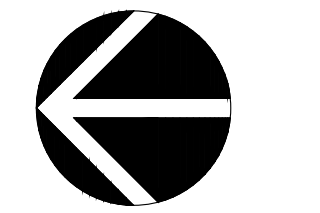
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BLOSSOM GARDENS PLAYGROUND IMPROVEMENTS

BLOSSOM DRIVE
SALEM, OREGON



AMENITY SITE PLAN



SCALE: 1" = 10' - 0"

0' 5' 10' 20'
SCALE

MAY 1ST, 2025

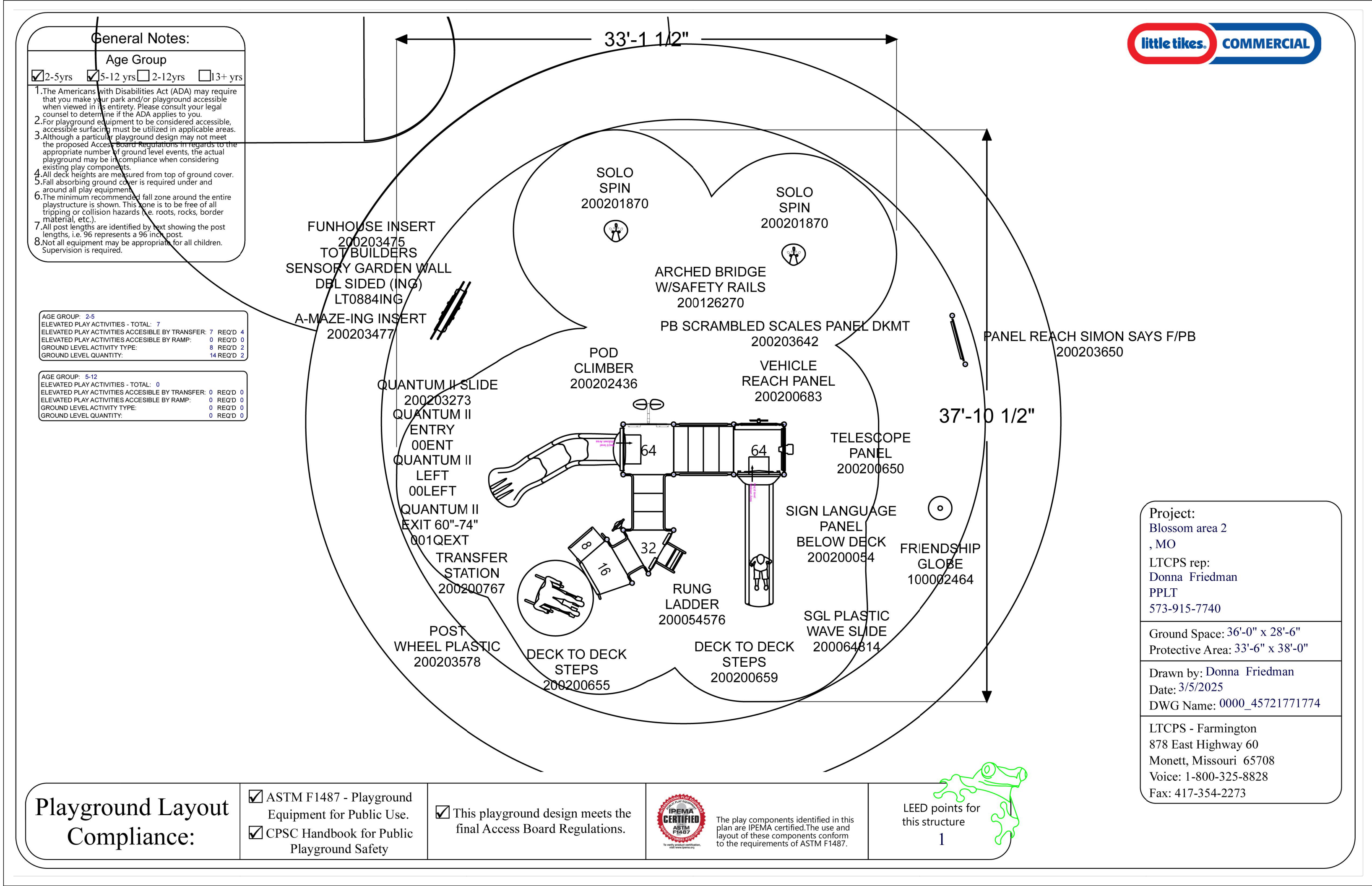
REVISIONS

#	DATE	NOTES	INITIALS
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L1.1

SHEET 2 OF 10

PROJECT #: 1487R



GENERAL NOTES:

1. VERIFY ALL UTILITIES PRIOR TO CONSTRUCTION. SEE CIVIL DRAWINGS. CALL BEFORE YOU DIG. NOTIFY LANDSCAPE ARCHITECT OF CONFLICTS.
2. SITE LAYOUT PLAN SEE SHEET L1.1.
3. CONTACT PARK N PLAY NORTHWEST FOR MORE INFORMATION.
4. SITE DETAILS SEE SHEETS L1.3 AND L1.4.

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PLAYGROUND SITE PLAN

MAY 1ST, 2025

REVISIONS

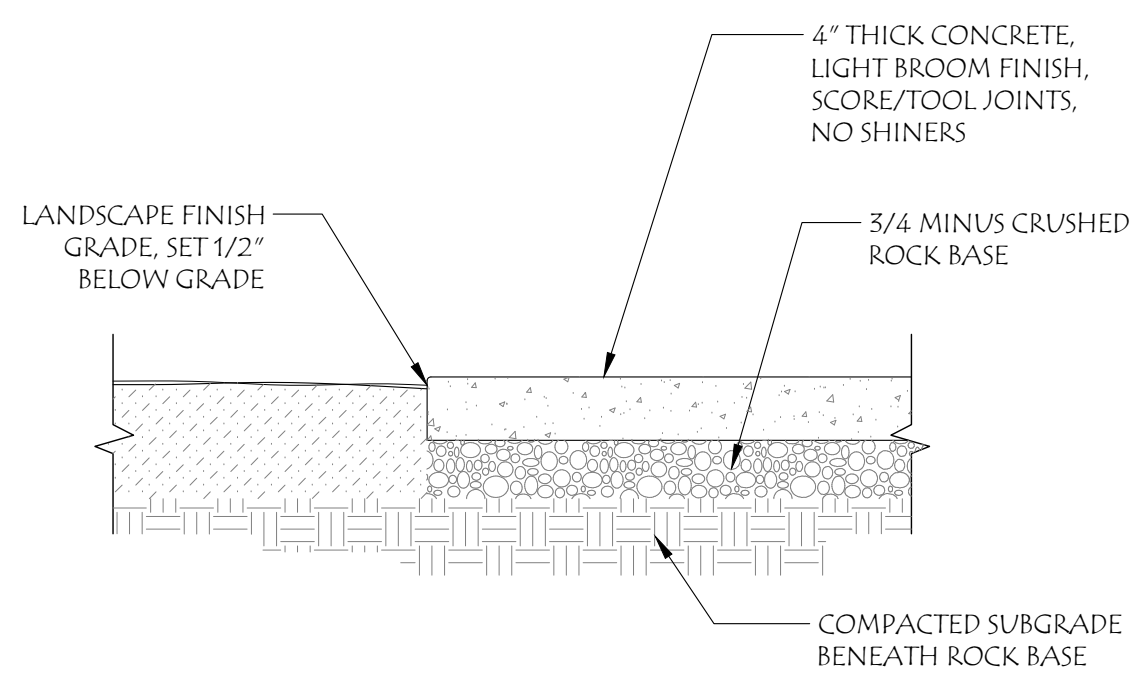
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L1.2

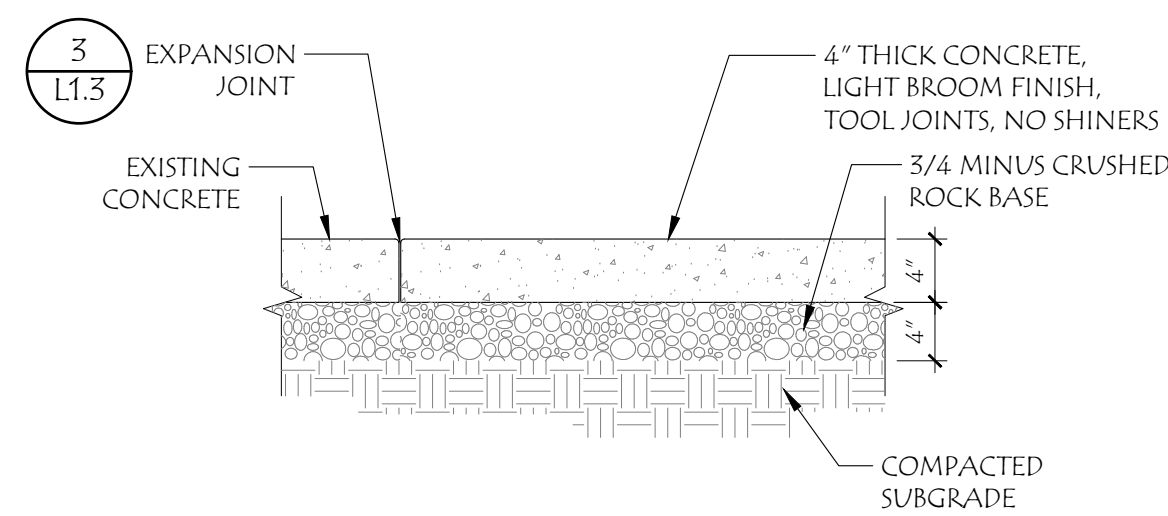
SHEET 3 OF 10

PROJECT #: 1487R

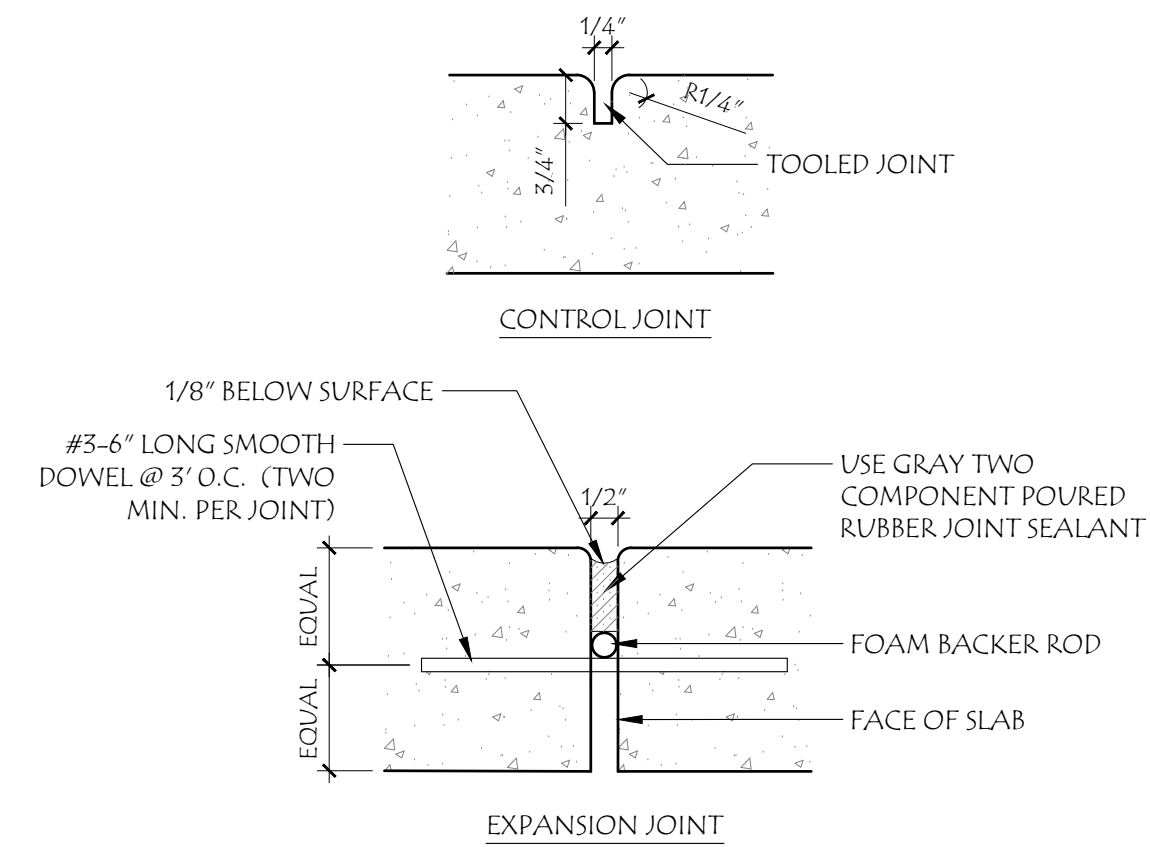




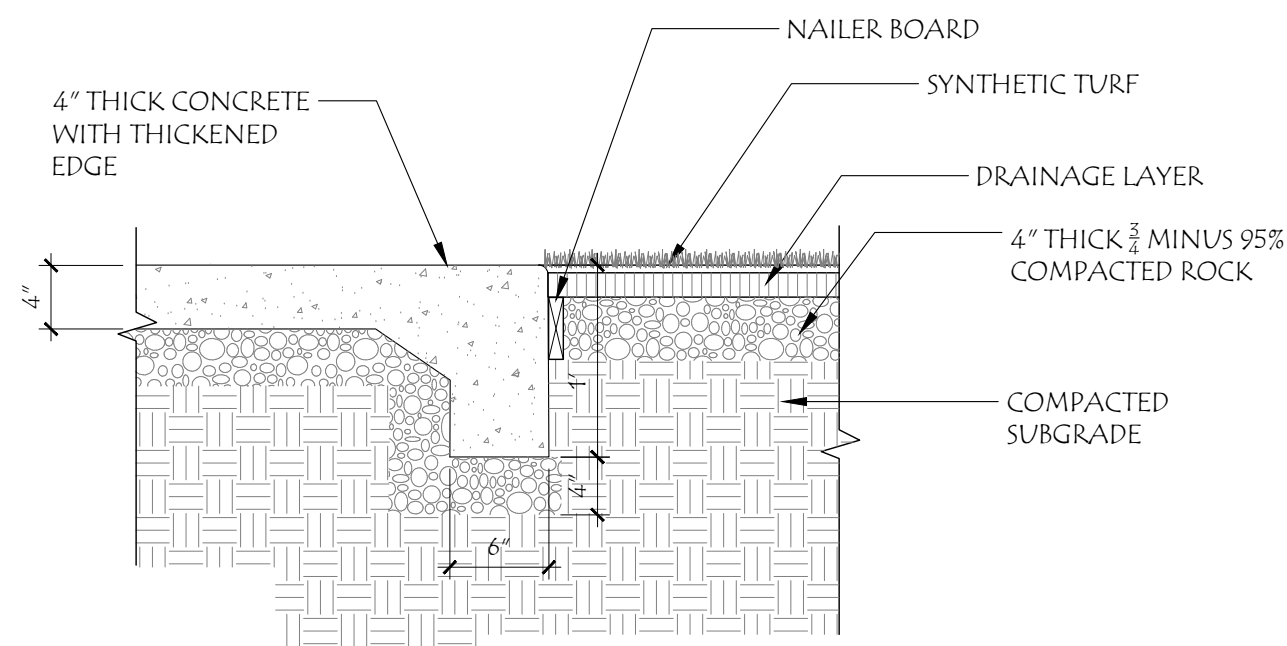
1 LANDSCAPE / CONCRETE
SCALE: NTS



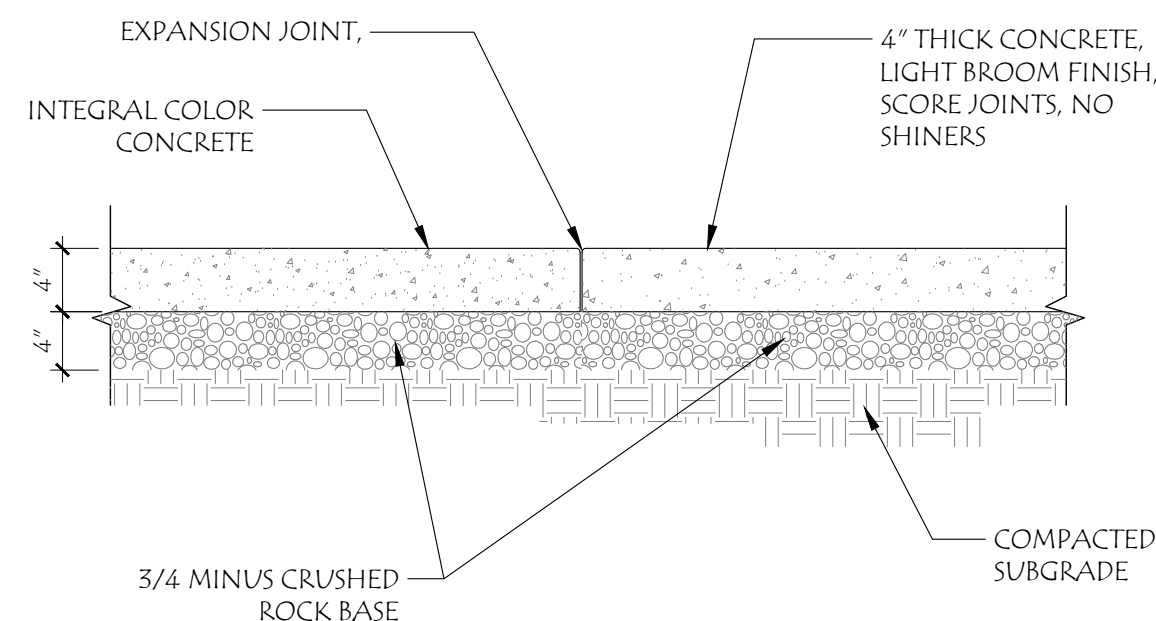
2 4" THICK CONCRETE DETAIL
SCALE: NTS



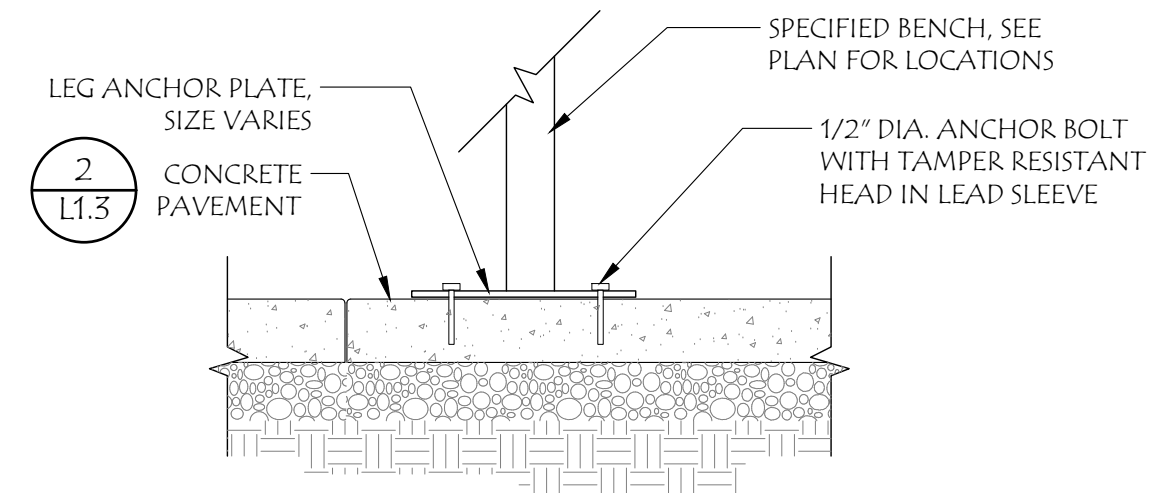
3 TOOL / EXPANSION JOINTS
SCALE: NTS



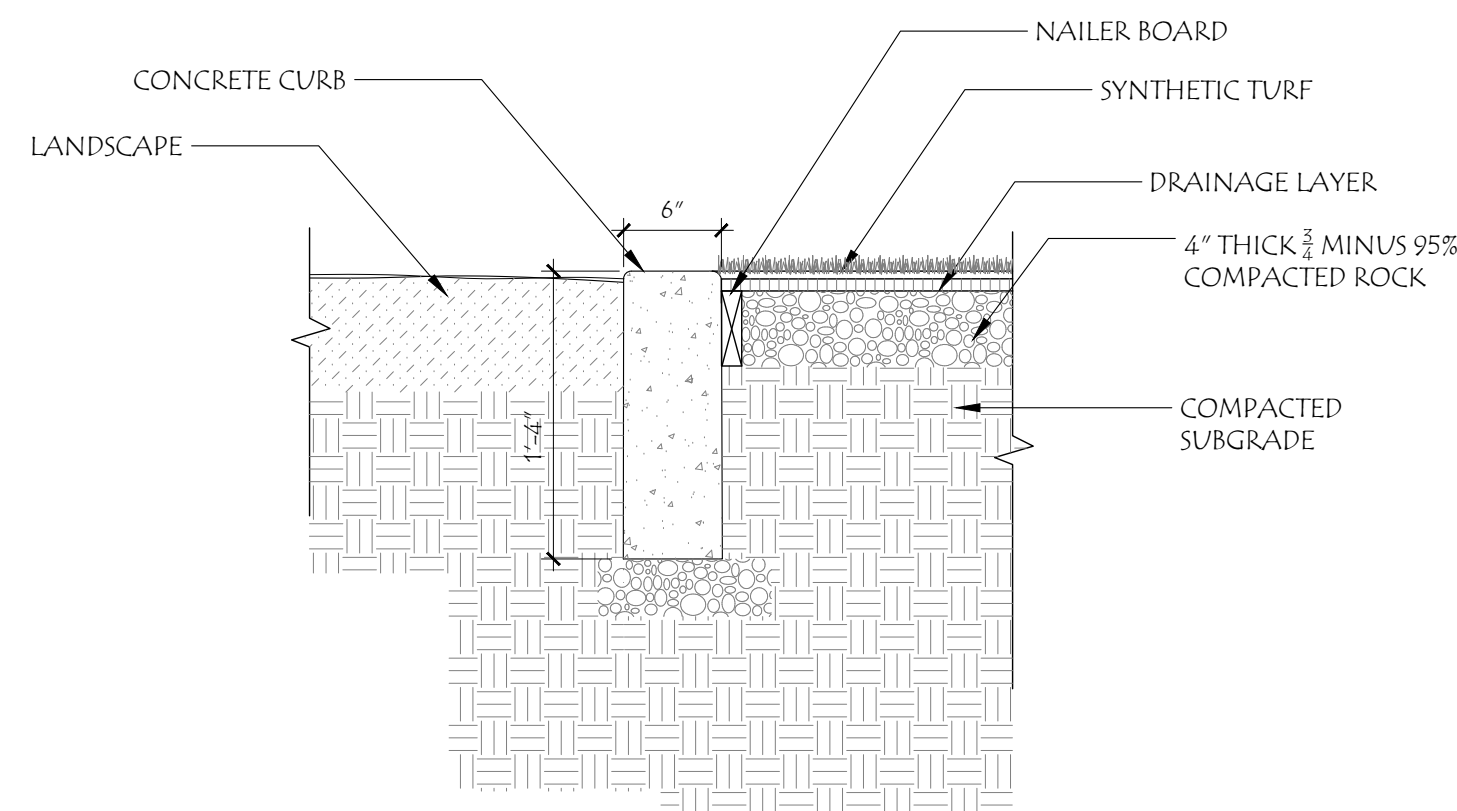
4 CONCRETE / SYNTHETIC TURF SURFACING
SCALE: NTS



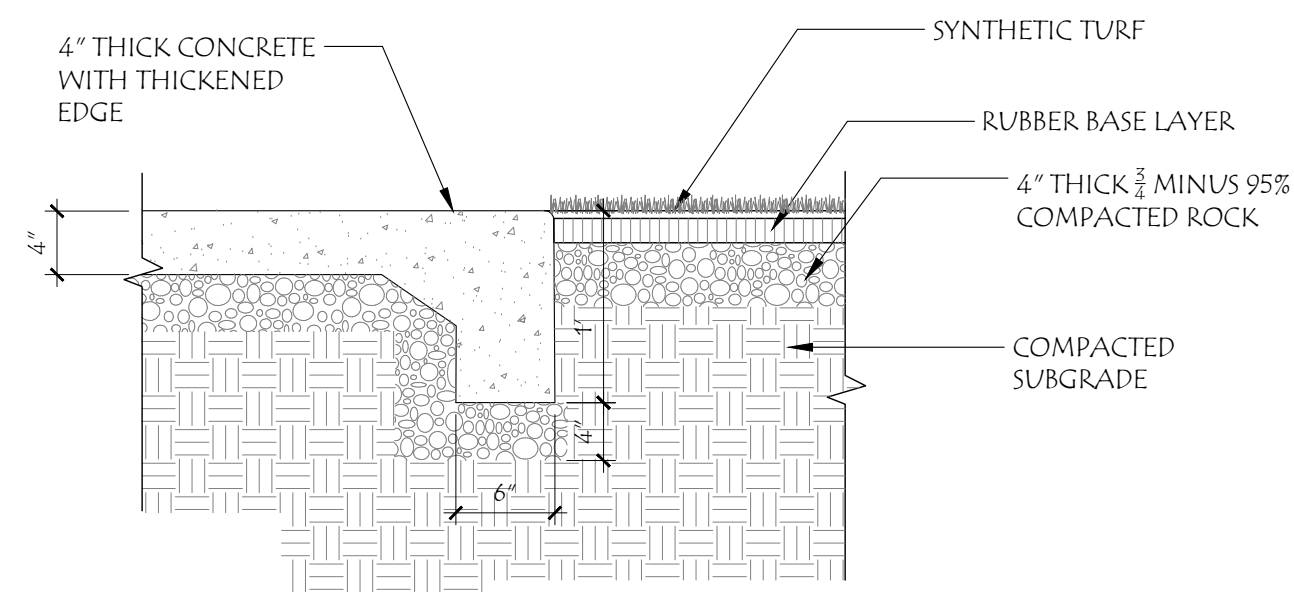
5 COLORED CONCRETE
SCALE: NTS



6 BENCH SURFACE MOUNT
SCALE: NTS



7 LANDSCAPE / CURB / SYNTHETIC TURF FIELD
SCALE: NTS



8 PLAY AREA: CONCRETE / SYNTHETIC TURF SURFACING
SCALE: NTS

GENERAL NOTES:

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2. SITE LAYOUT PLAN SEE SHEET L1.1.
3. PLAYGROUND LAYOUT SEE SHEET L1.2.

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BLOSSOM DRIVE
SALEM, OREGON



SITE DETAILS

MAY 1ST, 2025

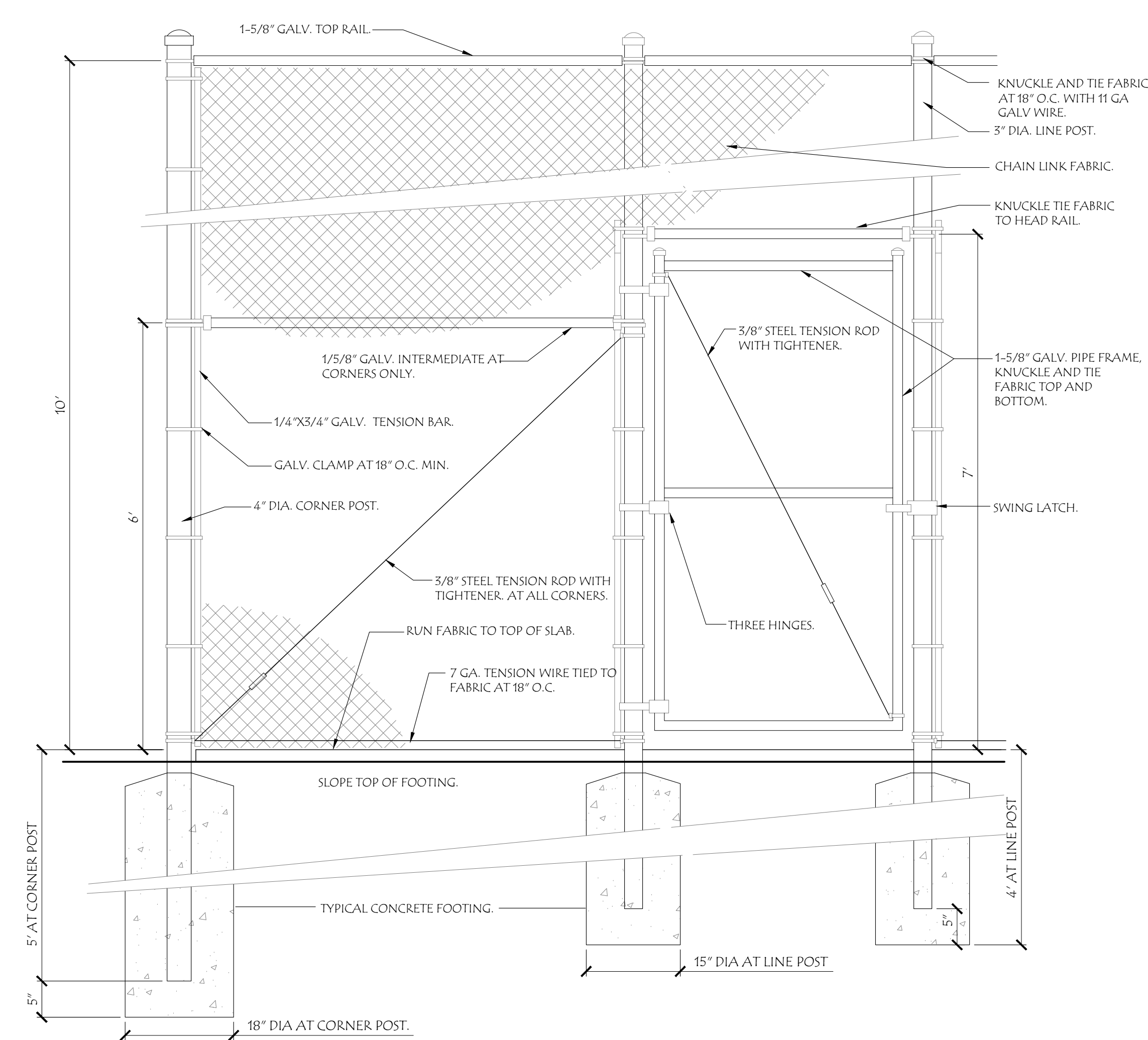
REVISIONS

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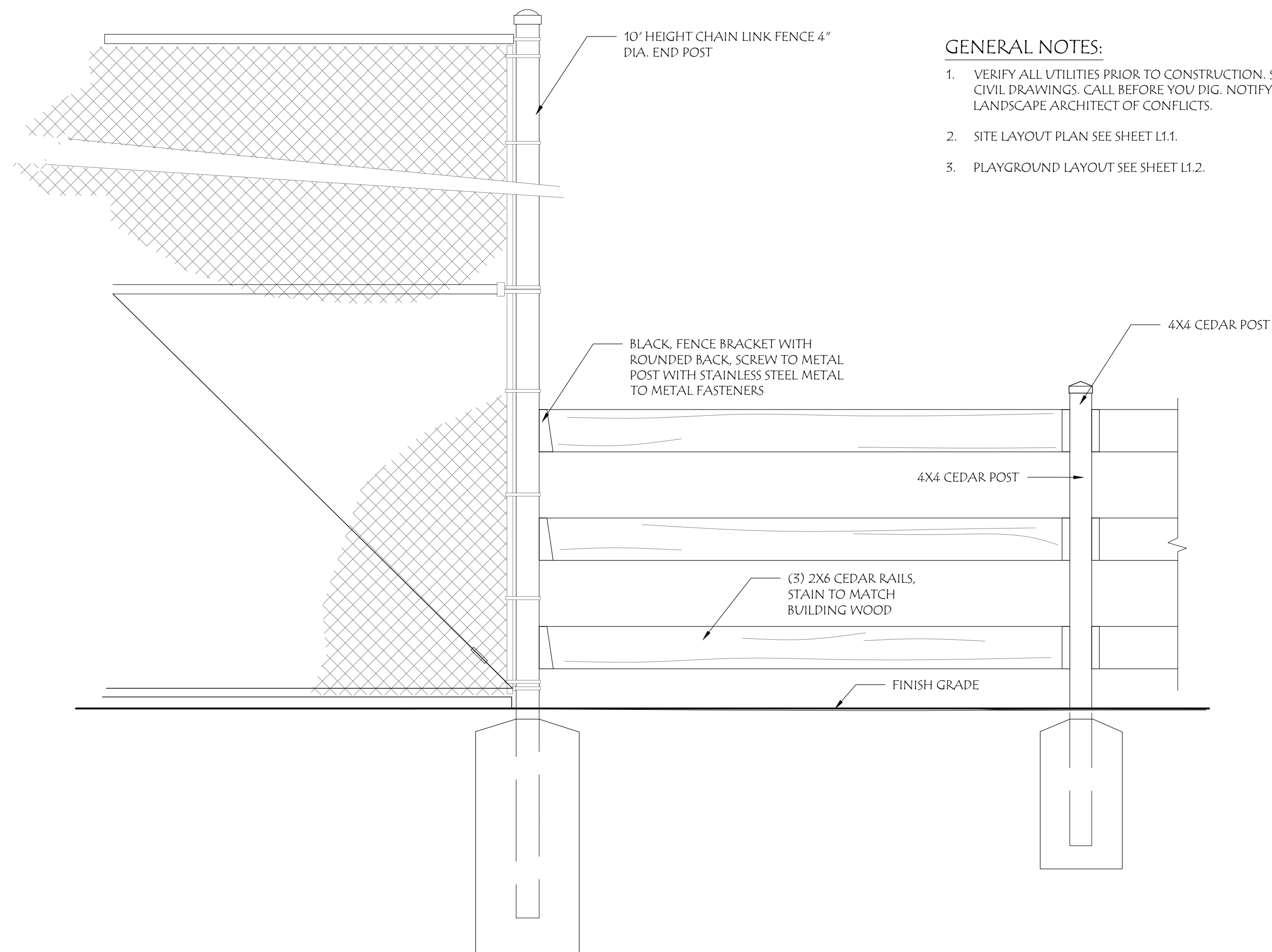
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SHEET 4 OF 10

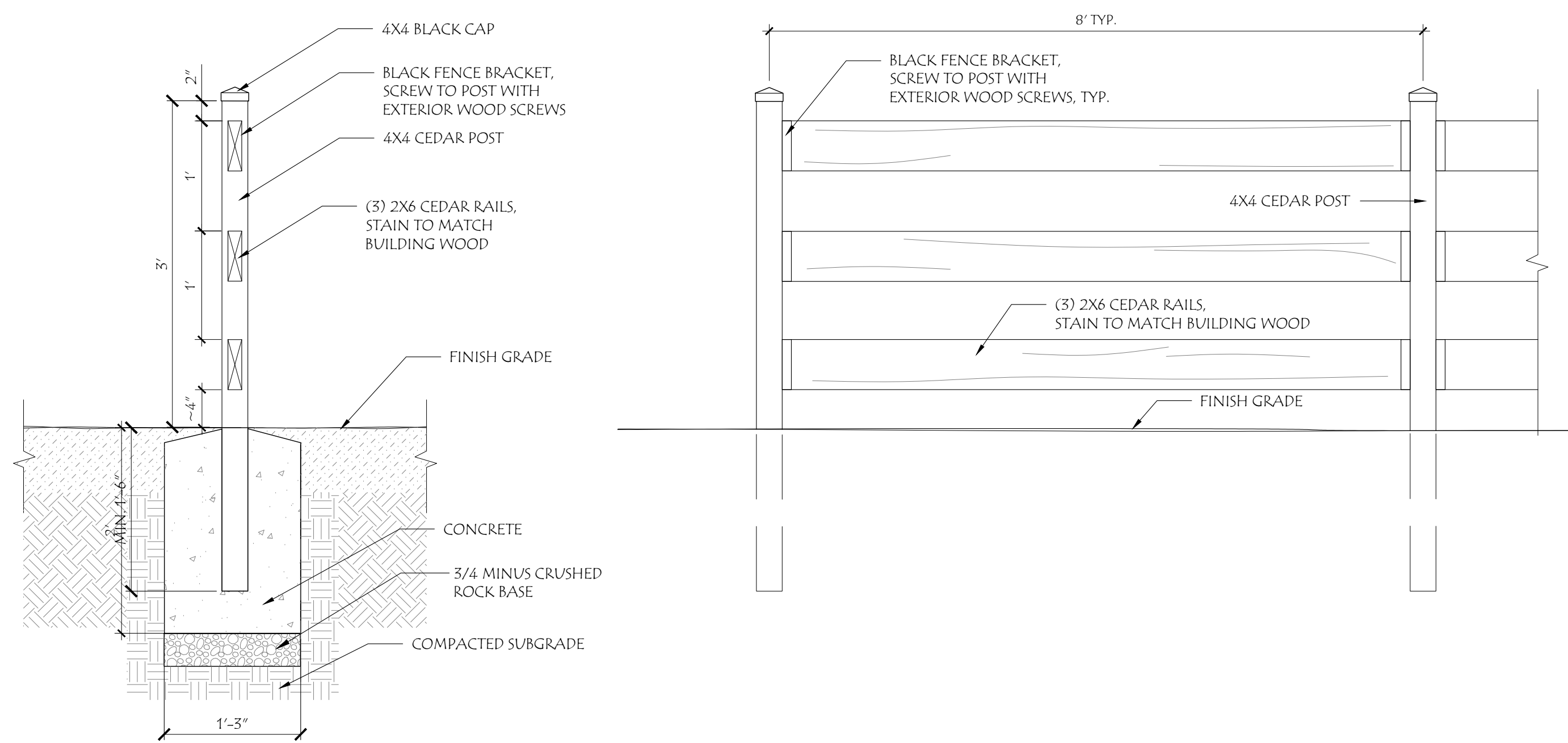
PROJECT #: 1487R



1 10' HEIGHT CHAIN LINK FENCE/GATE
SCALE: NTS



2 CHAIN LINK TO WOOD RAIL FENCE DETAIL
SCALE: NTS



3 36" HT. WOOD BOARD RAIL FENCE
SCALE: NTS

GENERAL NOTES:

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2. SITE LAYOUT PLAN SEE SHEET L1.1.
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BLOSSOM DRIVE
SALEM, OREGON



PLAYGROUND
SITE PLAN

MAY 1ST, 2025

REVISIONS

#	DATE	NOTES	INITIALS
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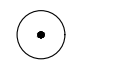
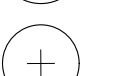
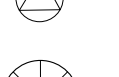
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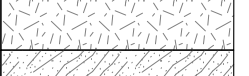
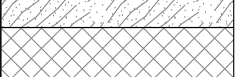
SHEET 5 OF 10

PROJECT #: 1487R

APPROVED EXISTING PLANT SCHEDULE

TREES	QTY	BOTANICAL / COMMON NAME	SIZE
	2	ACER CIRCINATUM / VINE MAPLE	1" CAL., B&B
	4	CARPINUS BETULUS 'FASTIGIATA' / PYRAMIDAL EUROPEAN HORNBEAN	1 1/4" CAL., B&B STREET TREE
	5	CEDRUS DEODARA 'KARL FUCHS' / KARL FUCHS DEODAR CEDAR	6'-8" HT., B&B
	15	CERCIS CANADENSIS / EASTERN REDBUD	1 1/2" CAL., B&B
	9	CHAMAECYPARIS NOOTKATENSIS 'GLAUCA PENDULA' / WEEPING NOOTKA FALSE CYPRESS	6'-8" HT., B&B
	5	CHAMAECYPARIS OBTUSA 'GRACILIS' / SLENDER HINOKI CYPRESS	6'-8" HT., B&B
	21	NYSSA SYLVATICA 'WILDFIRE' / BLACK GUM	1 1/2" CAL., B&B
	13	PARROTIA PERSICA 'VANESSA' / VANESSA PERSIAN PARROTIA	1 1/2" CAL., B&B
	6	ULMUS PARVIFOLIA 'EMER II' TM / ALLEE LACEBARK ELM	1 1/2" CAL., B&B
	8	ZELKOVA SERRATA 'GREEN VASE' / SAWLEAF ZELKOVA	1 1/2" CAL., B&B

SHRUBS	QTY	BOTANICAL / COMMON NAME	SIZE
	64	ABELIA X GRANDIFLORA 'KALEIDOSCOPE' / KALEIDOSCOPE ABELIA	2 GAL.
	49	ABELIA X GRANDIFLORA 'SHERWOODII' / SHERWOOD GLOSSY ABELIA	2 GAL.
	9	CAMELLIA JAPONICA 'APRIL DAWN' / APRIL DAWN CAMELLIA	3 GAL.
	89	EUONYMUS ALATUS 'COMPACTUS' / COMPACT BURNING BUSH	5 GAL.
	88	EUONYMUS JAPONICUS 'SILVER KING' / SILVER KING EUONYMUS	3 GAL.
	18	ILEX CRENATA 'SKY PENCIL' / SKY PENCIL JAPANESE HOLLY	24"-30" HT.
	4	LEUCOTHOE FONTANESIANA 'RAINBOW' / RAINBOW LEUCOTHOE	3 GAL.
	11	LEUCOTHOE FONTANESIANA 'ZEBLID' / SCARLETTA' DROOPING LEUCOTHOE	2 GAL.
	58	LIGUSTRUM JAPONICUM 'TEXANUM' / TEXAS JAPANESE PRIVET	5 GAL.
	62	LONICERA PILEATA / PRIVET HONEYSUCKLE	2 GAL.
	50	MAHONIA AQUIFOLIUM / OREGON GRAPE	2 GAL.
	62	NANDINA DOMESTICA 'GULF STREAM' TM / GULF STREAM HEAVENLY BAMBOO	2 GAL.
	26	NANDINA DOMESTICA 'ATROPURPUREA NANA' / DWARF HEAVENLY BAMBOO	2 GAL.
	12	OSMANTHUS HETEROPHYLLUS 'GOSHIKI' / GOSHIKI HOLLY OLIVE	5 GAL.
	47	PRUNUS LAUROCERASUS 'MOUNT VERNON' / MOUNT VERNON LAUREL	1 GAL.
	54	RHAPHIOLEPIS INDICA 'BALLERINA' / BALLERINA INDIAN HAWTHORN	2 GAL.
	60	RHAPHIOLEPIS UMBELLATA 'MINOR' / YEDDA HAWTHORN	2 GAL.
	82	SARCOCOCCA CONFUSA / SWEETROX	2 GAL.
	31	SPIRAEA JAPONICA 'GOLDFLAME' / GOLDFLAME JAPANESE SPIREA	2 GAL.

GRASSES / PERENNIALS	QTY	BOTANICAL / COMMON NAME	SIZE
	48	CALAMAGROSTIS X ACUTIFLORA 'KARL FOERSTER' / KARL FOERSTER FEATHER REED GRASS	1 GAL.
	11	HEMEROCALLIS SPP. / DAYLILY	1 GAL.
	41	PENNISETUM ALOPECUROIDES 'HAMELN' / HAMELN DWARF FOUNTAIN GRASS	1 GAL.
GROUND COVERS	QTY	BOTANICAL / COMMON NAME	SIZE
	KINN 382 (2,257 sf)	ARCTOSTAPHYLOS UVA-URSI 'MASSACHUSETTS' / MASSACHUSETTS MANZANITA	1 GAL.
	LOWF 72 (1,087 sf)	COTONEASTER DAMMERI 'LOWFAST' / LOWFAST BEARBERRY COTONEASTER	1 GAL.
	STRW 342 (1,308 sf)	FRAGARIA VIRGINIANA / VIRGINIA STRAWBERRY	4" POT
	PACH 340 (734 sf)	PACHYSANDRA TERMINALIS 'SILVER EDGE' / SILVER EDGE JAPANESE PACHYSANDRA	4" POT
	RASP 59 (841 sf)	RUBUS CALYCINOIDES 'EMERALD CARPET' / EMERALD CARPET CREEPING RASPBERRY	1 GAL.
	LAWN 12,102 sf	PROTIME PT301 WATER SMARTER FESCUE OR EQUAL	SEED @ RATE OF 7-10 LBS PER 1,000 SF

GENERAL NOTES:

1. PLANTING PLAN THIS SHEET FROM APPROVED PERMITTED LANDSCAPE PLANS DATED MARCH 18TH, 2023 WITH FINAL REVISION DATE OF JUNE 12TH, 2023.
2. PLANTS INSTALLED AND INSPECTED BY LANDSCAPE ARCHITECT IN OCTOBER 2024.
3. APPROVED PLANT SCHEDULE SEE THIS SHEET.
4. APPROVED PLANTING REQUIREMENTS SEE PLAN FOR SETBACKS AND NOTES BELOW FOR PARKING THIS SHEET.

MULTIFAMILY LANDSCAPE REQUIREMENTS

CONDITIONS OF APPROVAL #7 = 71 REQUIRED TREES
PROPOSED = 92 TREES

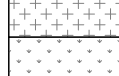
OPEN SPACE REQUIRED: 30% MINIMUM, INCLUDING ACTIVE AND PASSIVE RECREATION, PRIVATE SPACE
OPEN SPACE PROVIDED: 37% (18,400 SF) INCLUDING LAWN AREAS, SPORTS COURT, CLUB HOUSE PATIO

BUILDING PERIMETER: 1 TREE (10 UNITS) PER 60 LF OF BUILDING WALL (WITHIN 25' OF BUILDING)
1 SHRUB (1 PLANT UNIT) PER 15 LF
2 PLANT UNITS AT ENTRY WAYS

TYPE C IN ALL PERIMETER SETBACKS: SEE PLAN FOR CALCULATIONS

PARKING: 1 CANOPY TREE PER 50 FEET OF PARKING PERIMETER (WITHIN 10' OF PARKING PERIMETER)

RAIN GARDEN PLANT SCHEDULE

TREES	QTY	BOTANICAL / COMMON NAME	SIZE
	10	CORNUS NUTTALLI X FLORIDA 'EDDIE'S WHITE WONDER' / EDDIE'S WHITE WONDER DOGWOOD	11/2" CAL., B&B
SMALL TREE/LARGE SHRUBS	QTY	BOTANICAL / COMMON NAME	SIZE
	32	OEMLERIA CERASIFORMIS / INDIAN PLUM	3 GAL.
SHRUBS	QTY	BOTANICAL / COMMON NAME	SIZE
	40	CORNUS SERICEA 'KELSEY' / KELSEY DOGWOOD	1 GAL.
	76	MAHONIA AQUIFOLIUM / OREGON GRAPE	1 GAL.
	20	RIBES SANGUINEUM / RED FLOWERING CURRANT	1 GAL.
	65	SYMPHORICARPOS ALBUS / COMMON SNOWBERRY	1 GAL.
GROUND COVERS	QTY	BOTANICAL / COMMON NAME	SIZE
	ZONE1 (2,561 sf)	CAREX Densa / DENSE SEDGE JUNCUS ENSIFOLIUS / DAGGER-LEAF RUSH JUNCUS TENUIS / SLENDER RUSH SCIRPUS MICROCARPUS / SMALL FRUITED BULRUSH	PLUG, MIN. 1" X 6"
	ZONE2 (2,735 sf)	FRAGARIA VIRGINIANA / WILD STRAWBERRY ACHILLEA MILLEFOLIUM / WESTERN YARROW POTENTILLA GRACILIS / SLENDER CINQUEFOIL LUPINUS MICRANTHUS / SMALL-FLOWERED LUPINE	1 GAL.

RAIN GARDEN PLANTING REQUIREMENTS

FACILITY NUMBER	FACILITY SF	TREES	SMALL TREES/ LARGE SHRUBS	SMALL SHRUBS	GROUND COVERS
1	5,346 SF (176' CONTOUR)	12	32	201	5,296 SF

REQUIREMENTS PER 100 SF

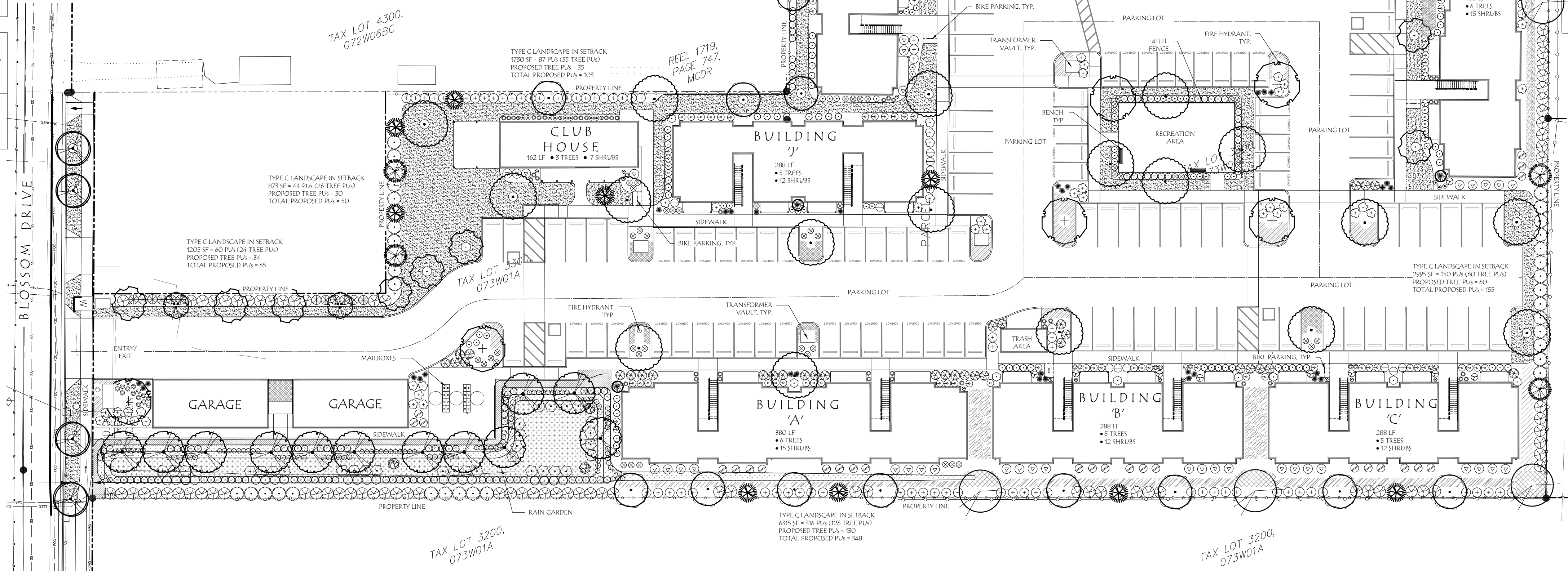
1 TREE -OR-

4 LARGE SHRUBS -OR-

6 SMALL SHRUBS

GRASSES, HERBS AND GROUND COVER FOR COMPLETE COVERAGE

2" PEA GRAVEL ZONE 1



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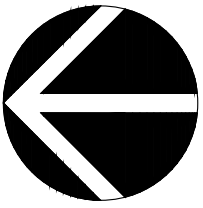
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BLOSSOM GARDENS
PLAYGROUND
IMPROVEMENTS

BLOSSOM DRIVE
SALEM, OREGON



EXISTING
APPROVED
PLANTING PLAN



SCALE: 1" = 30' - 0"

0' 15' 30' 60'
SCALE

MAY 1ST, 2025

REVISIONS

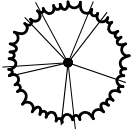
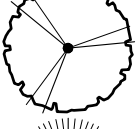
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L2.1

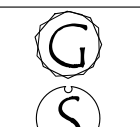
SHEET 6 OF 10

PROJECT #: 1487R

STORMWATER FACILITY PLANT SCHEDULE

TREES	QTY	BOTANICAL / COMMON NAME	SIZE
	4	CALOCEDRUS DECURRENS / INCENSE CEDAR	6'-8' HT., B&B
	2	CORNUS NUTTALLI X FLORIDA 'EDDIE'S WHITE WONDER' / EDDIE'S WHITE WONDER DOGWOOD	11/2" CAL., B&B
	4	THUJA PLICATA / WESTERN RED CEDAR	6'-8' HT., B&B

SMALL TREE / LARGE SHRUB	QTY	BOTANICAL / COMMON NAME	SIZE
	8	ACER CIRCINATUM / VINE MAPLE	1" CAL., B&B

SMALL SHRUBS	QTY	BOTANICAL / COMMON NAME	SIZE
	31	MAHONIA AQUIFOLIUM / OREGON GRAPE	1 GAL.
	25	SYMPHORICARPOS ALBUS / COMMON SNOWBERRY	1 GAL.

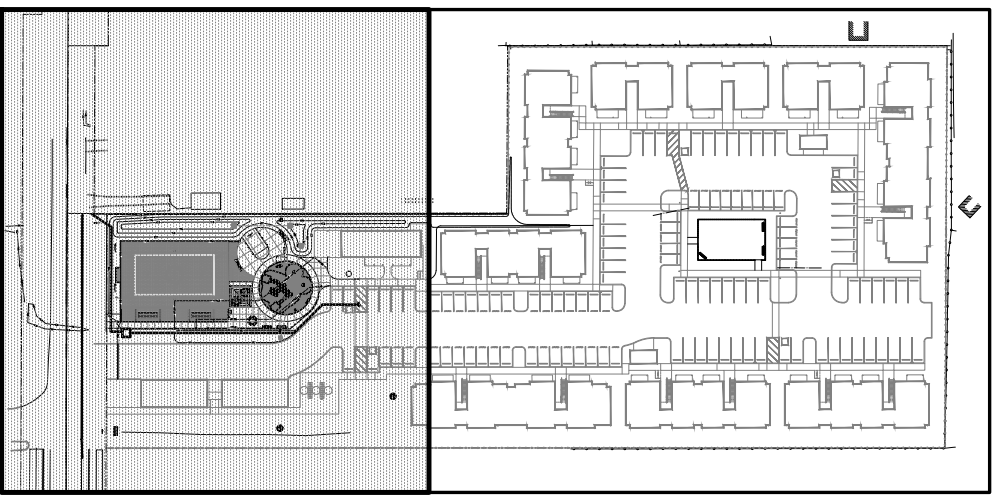
GROUND COVERS		QTY	BOTANICAL / COMMON NAME	SIZE	SPACING
	KINN (851 SF)	979	ARCTOSTAPHYLOS UVA-URSI "MASSACHUSETTS" / MASSACHUSETTS MANZANITA	1 GAL.	12" o.c.
	ZONE1 (514 SF)	148	CAREX Densa / DENSE SEDGE	1 GAL.	12" o.c., PLANT RANDOMLY FOR FULL COVERAGE
		148	JUNCUS ENSIFOLIUS / DAGGER-LEAF RUSH		
		148	JUNCUS TENUIS / SLENDER RUSH		
		148	SCIRPUS MICROCARPUS / SMALL FRUITED BULRUSH		
	ZONE2 (740 SF)	851	ELYMUS GLAUCUS / BLUE WILDRYE	1 GAL.	12" o.c.

STORMWATER FACILITY PLANTING REQUIREMENTS

FACILITY NUMBER	FACILITY SF	TREES	SMALL TREES / LARGE SHRUBS	SMALL SHRUBS	GROUND COVERS*
1	2,135 SF	11	8	56	2,105 SF

REQUIREMENTS PER 100 SF
1 TREE -OR-
4 LARGE SHRUBS -OR-
6 SMALL SHRUBS
GRASSES, HERBS AND GROUND COVER
2" PEA GRAVEL ZONE 1 (ENTIRE FACILITY)
*AREA DOES NOT INCLUDE OUTFALLS, OVERFLOWS, CHECKDAMS

KEY MAP:



LEGEND:

--- LIMITS OF LANDSCAPE

GENERAL NOTES:

1. VERIFY ALL UTILITIES PRIOR TO CONSTRUCTION. SEE CIVIL DRAWINGS. CALL BEFORE YOU DIG. NOTIFY LANDSCAPE ARCHITECT OF CONFLICTS.
2. SEE CIVIL DRAWINGS FOR GRADING, UTILITIES, AND STORMWATER INFORMATION.
3. PLANTS TO BE SIZED ACCORDING TO SALEM REQUIREMENTS FOR GENERAL PLANTING. RELOCATE EXISTING PLANTS WHERE POSSIBLE. SEE SCHEDULE FOR MORE INFORMATION.
4. LAYOUT PLAN SEE SHEET L1.1.
5. STORMWATER FACILITY PLANTINGS PER CITY OF SALEM STORMWATER REQUIREMENTS.
6. ADDITIONAL STREET TREE SELECTED FROM SALEM APPROVED STREET TREE LIST.
7. EXISTING PLANTS INSTALLED AND INSPECTED BY LANDSCAPE ARCHITECT IN OCTOBER 2024. SEE EXISTING PLANTING SHEET L2.1.
8. EXISTING PLANTS TO REMAIN PLANT SCHEDULE AND PROPOSED PLANT SCHEDULE SEE THIS SHEET.
9. STORMWATER FACILITY PLANT SCHEDULE AND REQUIREMENTS SEE THIS SHEET.
10. PLANTING NOTES AND DETAILS SEE SHEET L2.4.
11. APPROVED PLANTING REQUIREMENTS SEE PLAN FOR SETBACKS AND NOTES BELOW FOR PARKING THIS SHEET.
12. IRRIGATION PLAN SEE SHEET L3.1.

MULTIFAMILY LANDSCAPE REQUIREMENTS

SITE AREA SQUARE FOOTAGE (SF): 152,517 SF (TWO PROPERTIES)
1 TREE PER 2000 SF GROSS AREA = 77 TREES
PROPOSED = 95 TREES

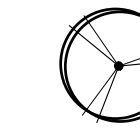
OPEN SPACE REQUIRED: 30% MINIMUM, INCLUDING ACTIVE AND PASSIVE RECREATION, PRIVATE SPACE
LANDSCAPE OPEN SPACE PROVIDED: 29,406 SF INCLUDING LAWN AREAS, SPORTS COURT, CLUB HOUSE PATIO, DOES NOT INCLUDE PRIVATE PATIO SPACE

BUILDING PERIMETER: 1 TREE (10 UNITS) PER 60 LF OF BUILDING WALL (WITHIN 25' OF BUILDING)
1 SHRUB (1 PLANT UNIT) PER 15 LF
2 PLANT UNITS AT ENTRY WAYS

TYPE C IN ALL PERIMETER SETBACKS: SEE PLAN FOR CALCULATIONS

PARKING: 1 CANOPY TREE PER 50 FEET OF PARKING PERIMETER (WITHIN 10' OF PARKING PERIMETER)

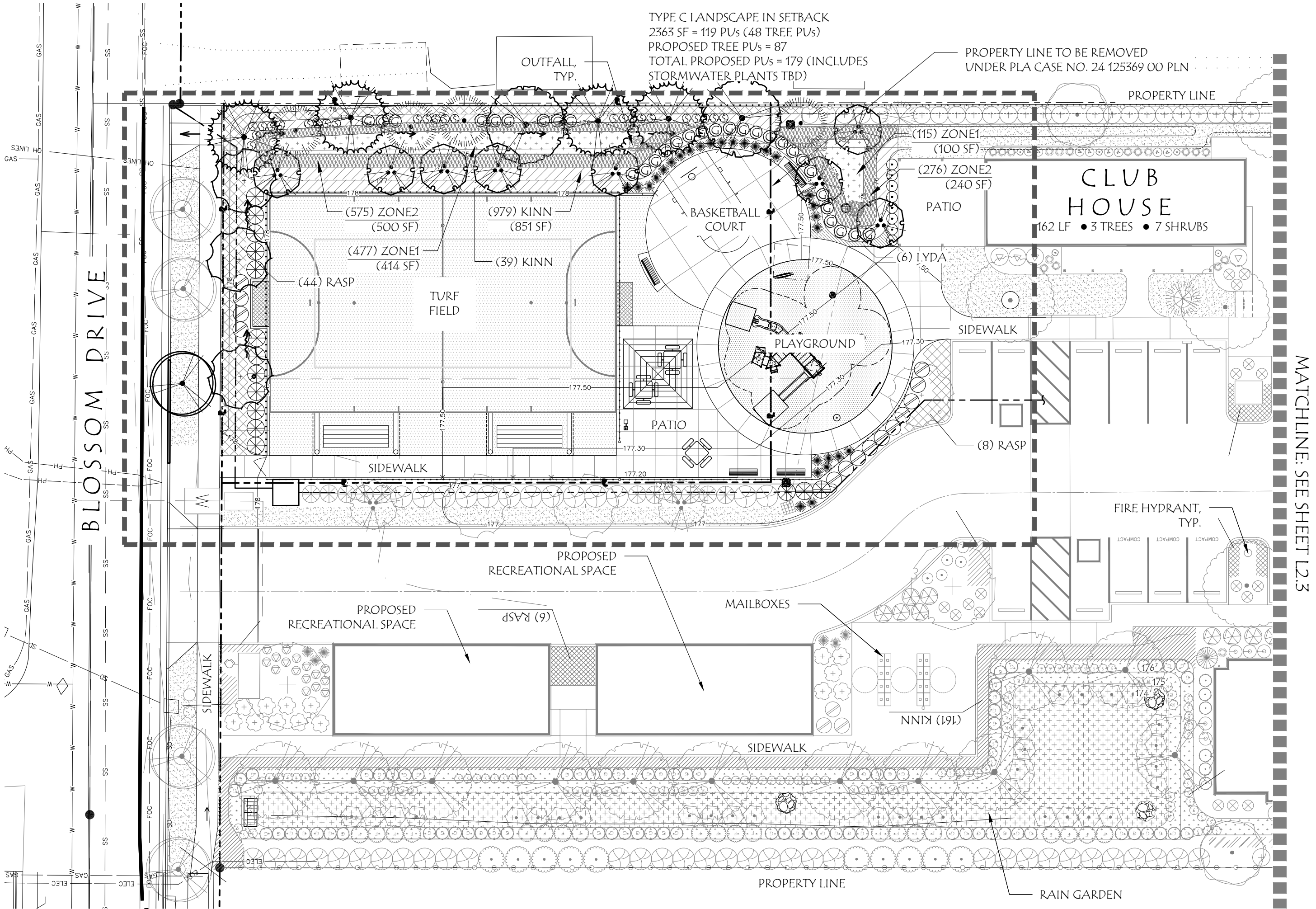
PROPOSED PLANT SCHEDULE

TREES	QTY	BOTANICAL / COMMON NAME	SIZE	NOTES
	1	CARPINUS BETULUS 'FASTIGIATA' / PYRAMIDAL EUROPEAN HORNBEAN	1 1/2" CAL., B&B STREET TREE	
	3	PARROTIA PERSICA 'VANESSA' / VANESSA PERSIAN PARROTIA	1 1/2" CAL., B&B	RELOCATE EXISTING

SHRUBS	QTY	BOTANICAL / COMMON NAME	SIZE	
	8	ABELIA X GRANDIFLORA "KALEIDOSCOPE" / KALEIDOSCOPE ABELIA	2 GAL.	
	14	ABELIA X GRANDIFLORA "SHERWOODII" / SHERWOOD GLOSSY ABELIA	3 GAL.	
	15	OSMANTHUS HETEROPHYLLUS "GOSHIKI" / GOSHIKI HOLLY OLIVE	5 GAL.	RELOCATE EXISTING

GRASSES	QTY	BOTANICAL / COMMON NAME	SIZE
	30	PENNISETUM ALOPECUROIDES "HAMELN" / HAMELN DWARF FOUNTAIN GRASS	1 GAL.

GROUND COVERS	QTY	BOTANICAL / COMMON NAME	SIZE	SPACING
	KINN 39 (230 SF)	ARCTOSTAPHYLOS UVA-URSI "MASSACHUSETTS" / MASSACHUSETTS MANZANITA	1 GAL.	30" o.c.
	LYDA 6 (33 SF)	GENISTA LYDIA / LYDIA BROOM	1 GAL.	48" o.c.
	RASP 58 (875 SF)	RUBUS CALYCINOIDES "EMERALD CARPET" / EMERALD CARPET CREEPING RASPBERRY	1 GAL.	48" o.c.
	LAWN 453 SF	PROTIME PT301 WATER SMARTER FESCUE OR EQUAL	SEED @ RATE OF 7-10 LBS PER 1,000 SF	



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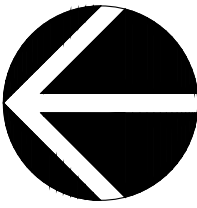
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BLOSSOM GARDENS PLAYGROUND IMPROVEMENTS

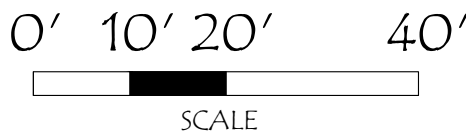
BLOSSOM DRIVE
SALEM, OREGON



PROPOSED PLANTING PLAN



SCALE: 1" = 20' - 0"



MAY 1ST, 2025

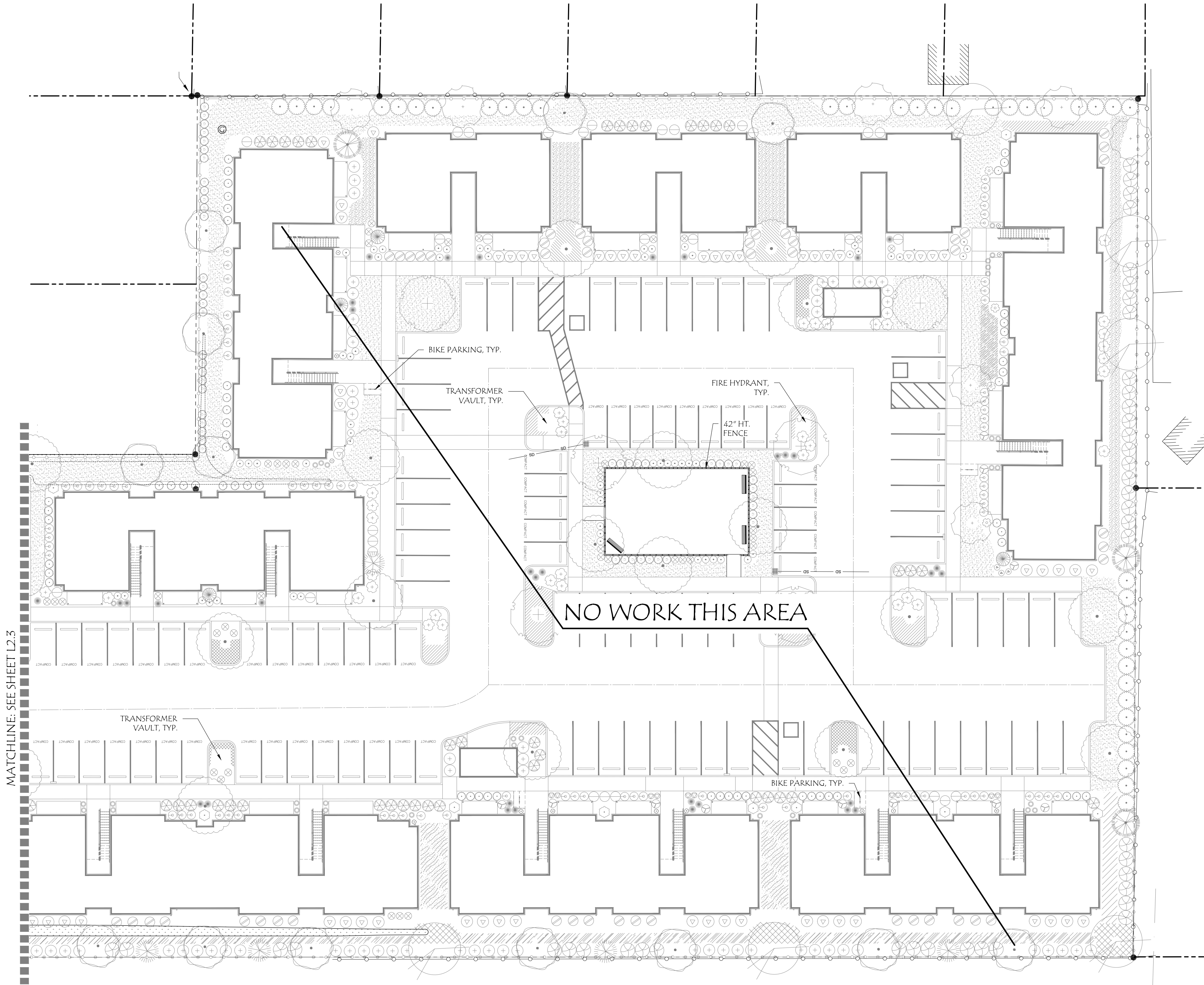
REVISIONS

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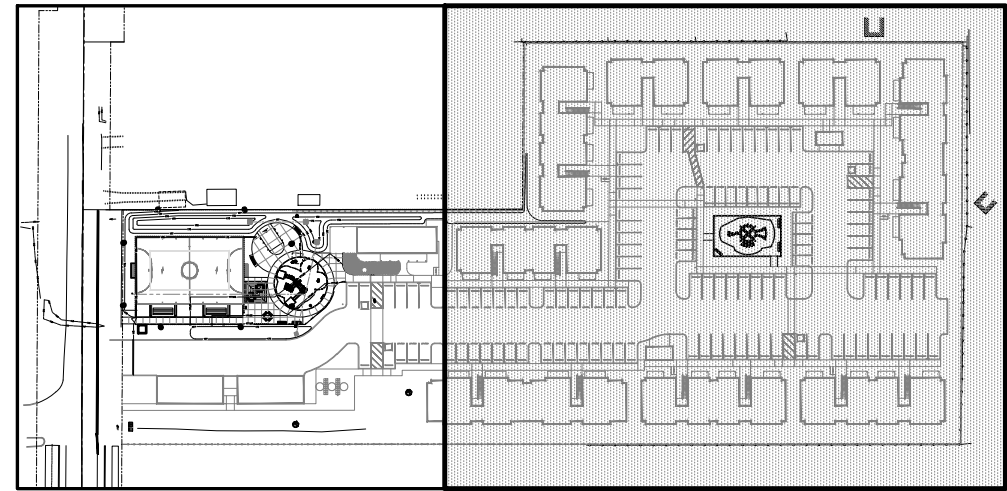
L2.2

SHEET 7 OF 10

PROJECT #: 1487R



KEY MAP:



GENERAL NOTES:

1. VERIFY ALL UTILITIES PRIOR TO CONSTRUCTION. SEE CIVIL DRAWINGS. CALL BEFORE YOU DIG. NOTIFY LANDSCAPE ARCHITECT OF CONFLICTS.
2. SEE CIVIL DRAWINGS FOR GRADING, UTILITIES, AND STORMWATER INFORMATION.
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10. PLANTING NOTES AND DETAILS SEE SHEET L2.4.
11. APPROVED PLANTING REQUIREMENTS SEE PLAN FOR SETBACKS AND NOTES BELOW FOR PARKING THIS SHEET.
12. IRRIGATION PLAN SEE SHEET L3.1.

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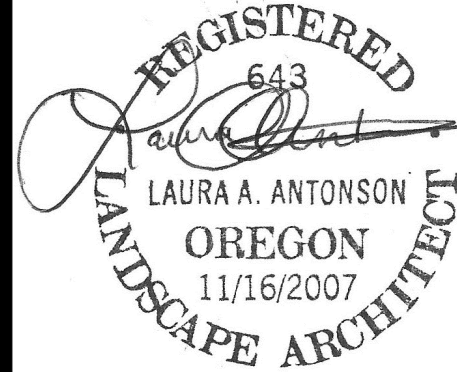


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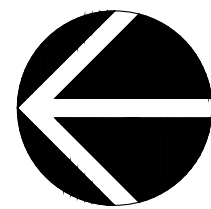
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BLOSSOM
GARDENS
PLAYGROUND
IMPROVEMENTS

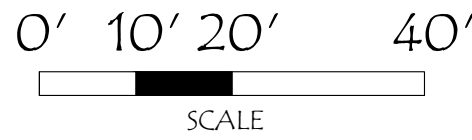
BLOSSOM DRIVE
SALEM, OREGON



PROPOSED
PLANTING PLAN



SCALE: 1" = 20' - 0"



MAY 1ST, 2025

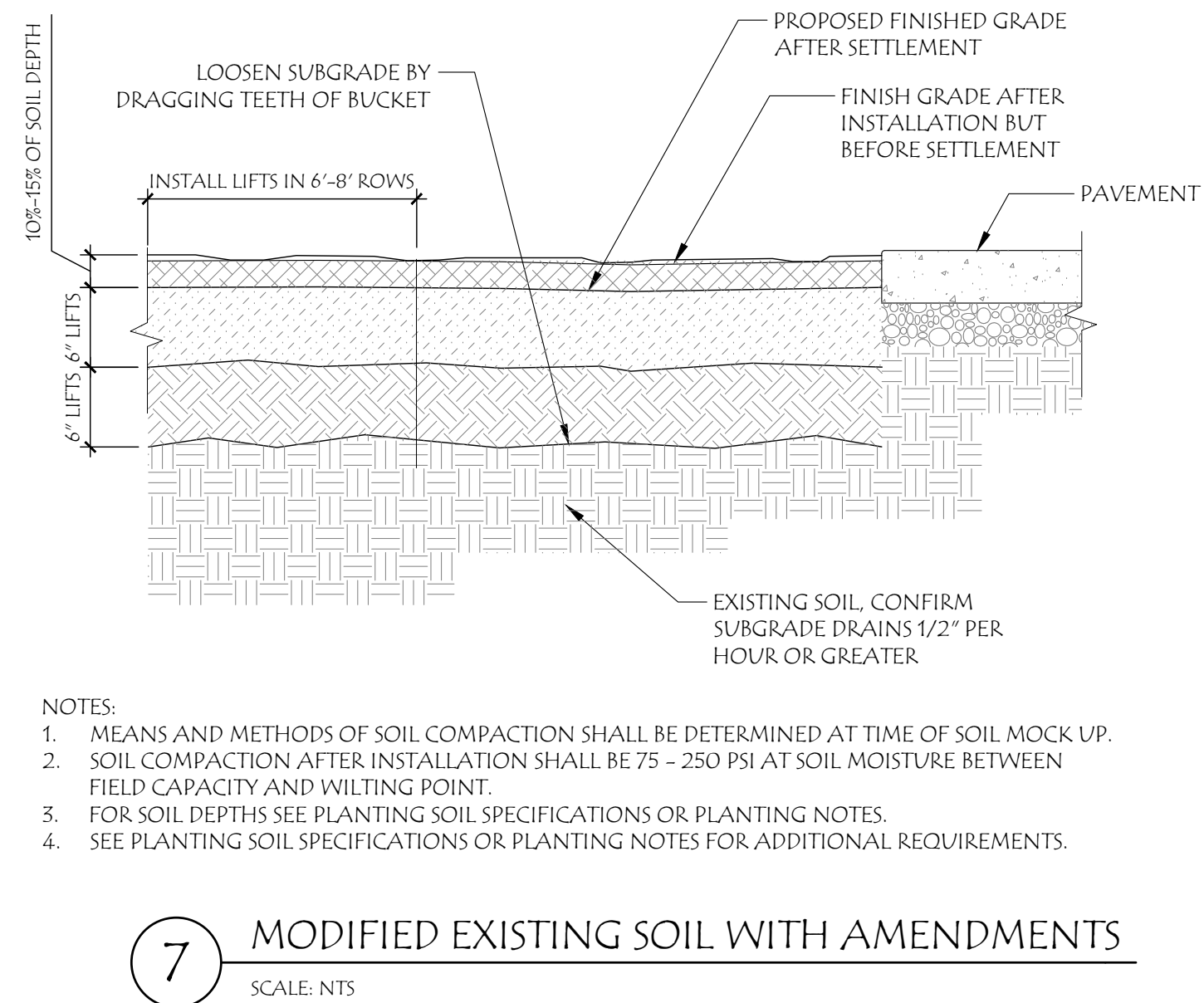
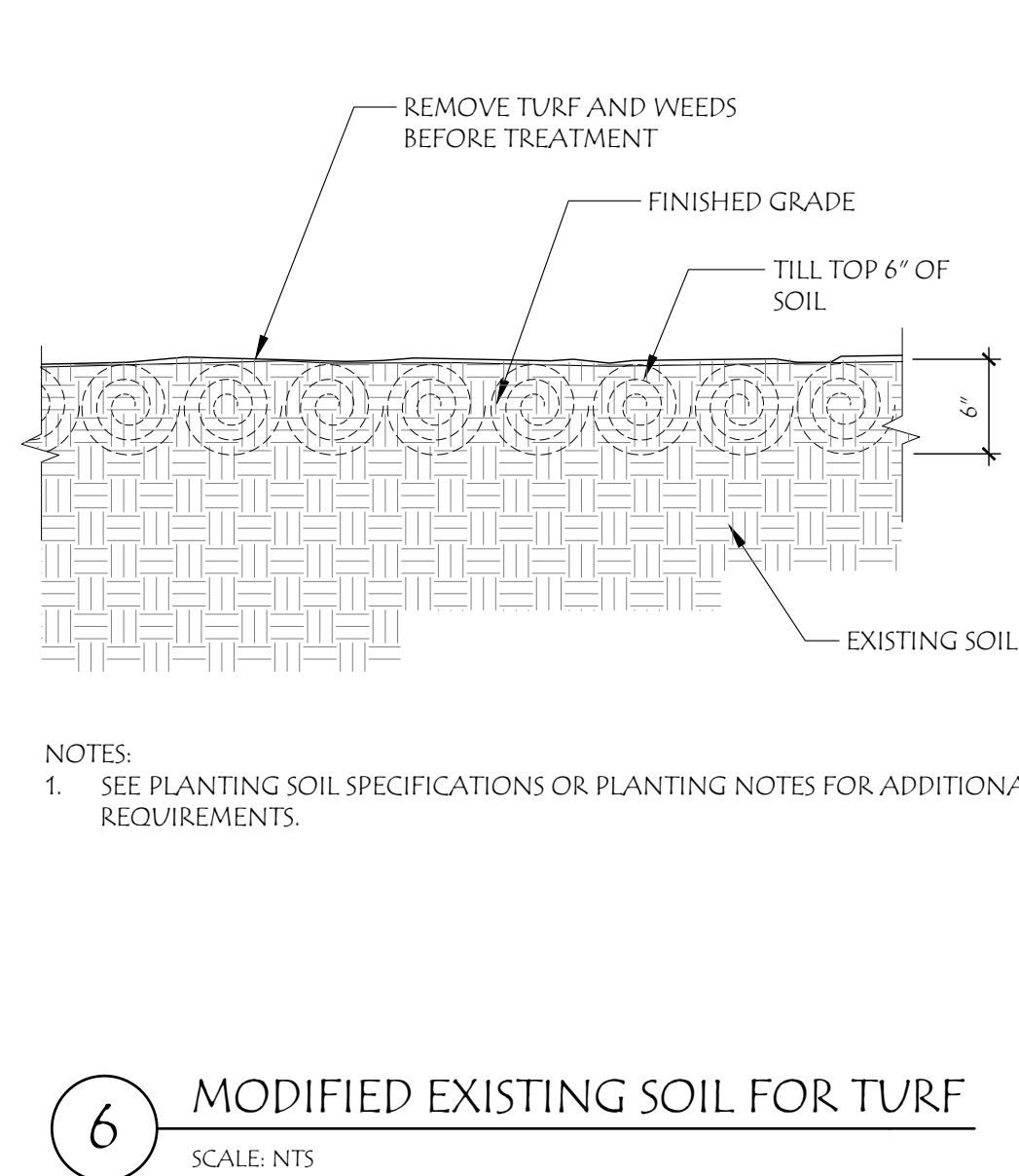
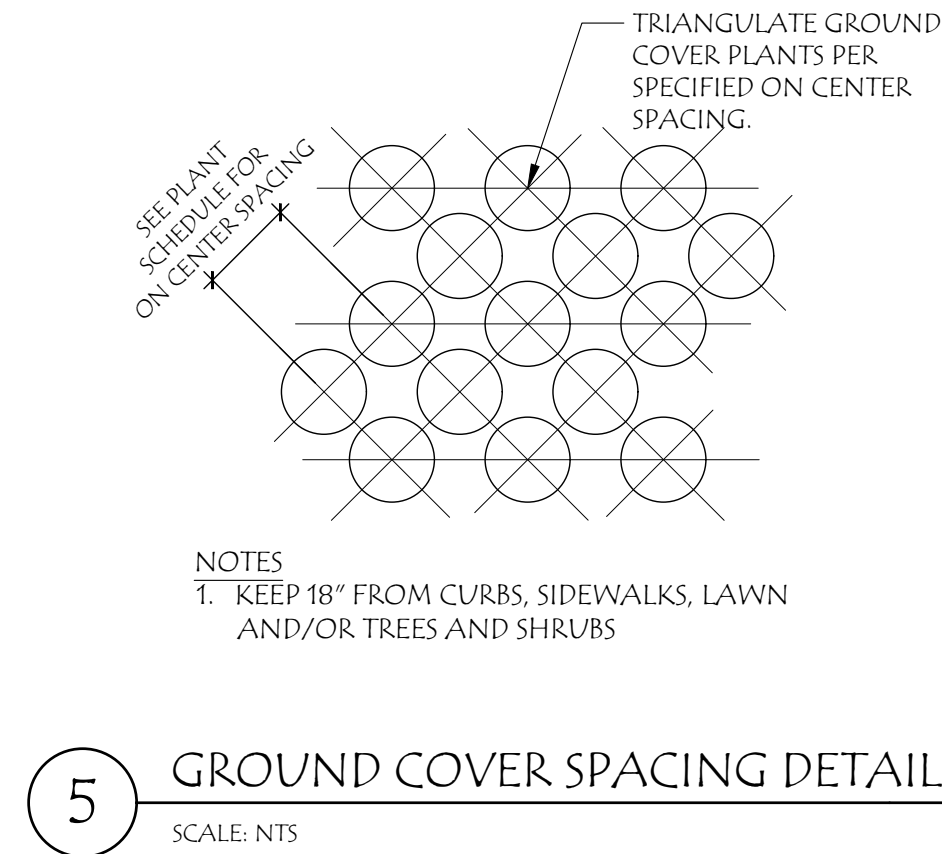
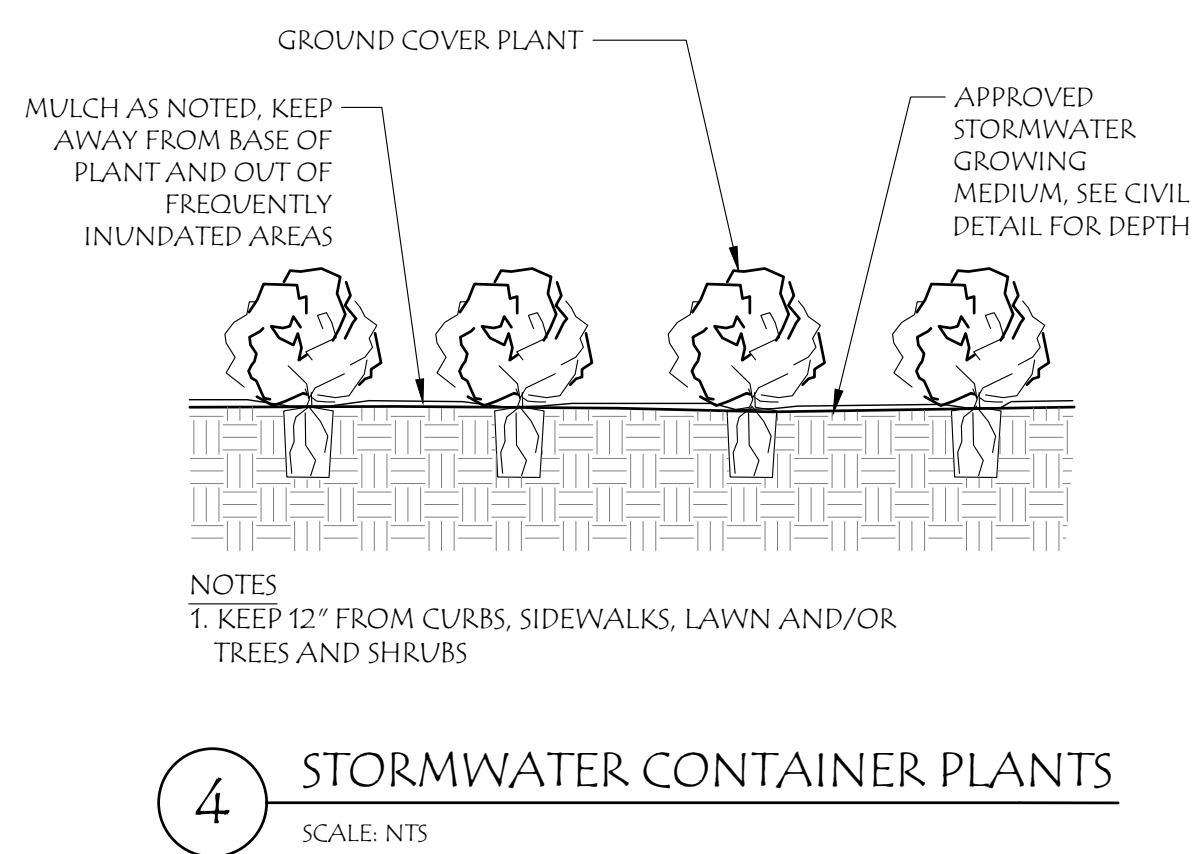
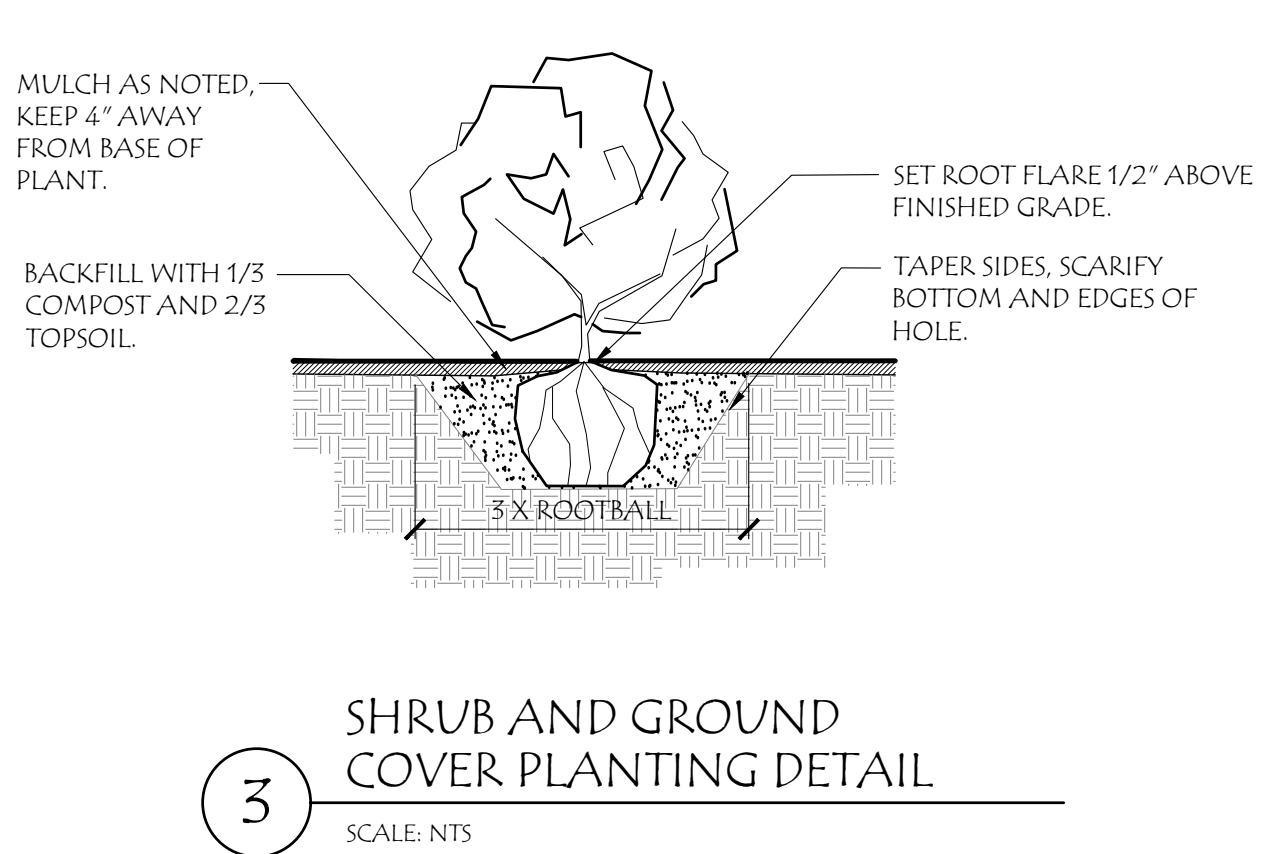
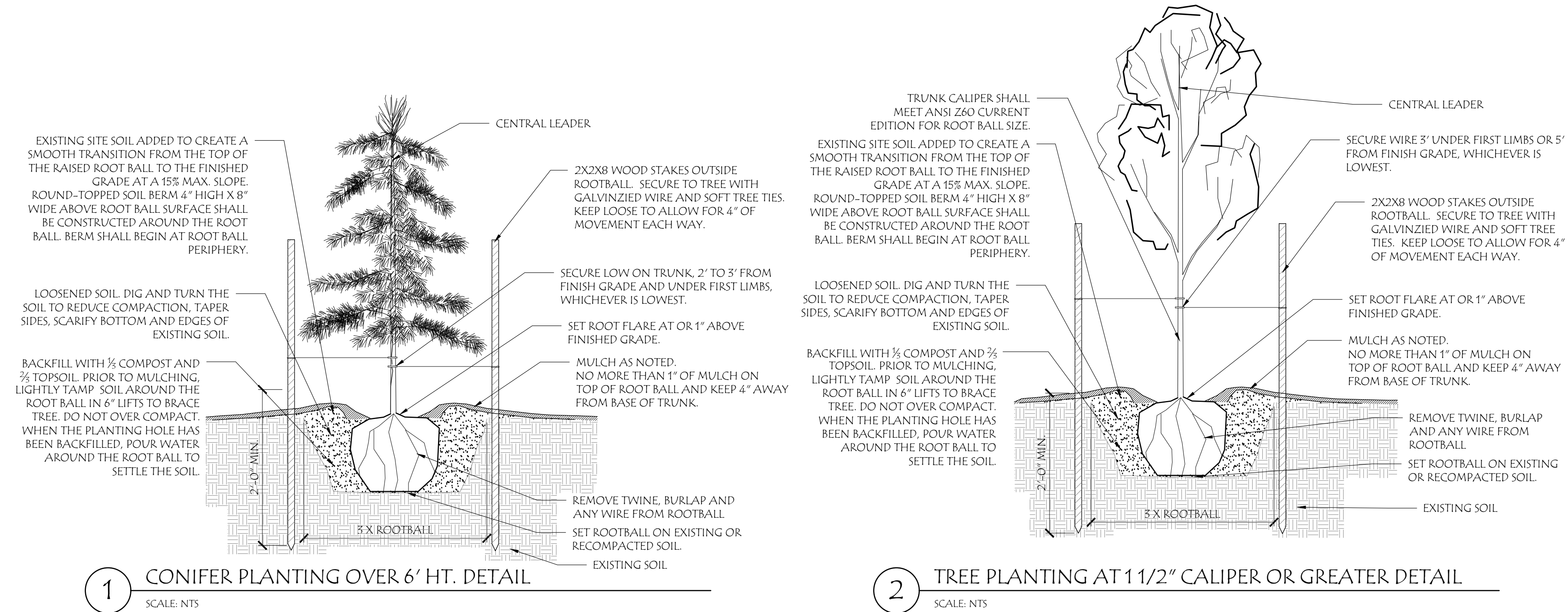
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#	DATE	NOTES	INITIALS
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L2.3

SHEET 8 OF 10

PROJECT #: 1487R



- GENERAL NOTES:**
1. VERIFY ALL UTILITIES PRIOR TO CONSTRUCTION. SEE CIVIL DRAWINGS. CALL BEFORE YOU DIG. NOTIFY LANDSCAPE ARCHITECT OF CONFLICTS.
 2. SEE CIVIL DRAWINGS FOR GRADING, UTILITIES, AND STORMWATER INFORMATION.
 3. PROPOSED PLANTING PLAN SEE SHEET L2.2.
 4. IRRIGATION PLAN SEE SHEET L3.1.
- GENERAL PLANTING NOTES:**
1. THE LANDSCAPE CONTRACTOR IS TO THOROUGHLY REVIEW THE SITE. IF THERE ARE ANY DISCREPANCIES BETWEEN THE PLAN AND EXISTING CONDITIONS THE LANDSCAPE ARCHITECT IS TO BE IMMEDIATELY NOTIFIED.
 2. IF THE LANDSCAPE CONTRACTOR STARTS WORK BEFORE SITE CONDITIONS ARE READY, THEY WILL BE RESPONSIBLE FOR ANY ADDITIONAL COSTS RELATING TO THE CONDITION.
 3. PLANT MATERIALS SHALL BE FREE OF DISEASE, INJURY, AND INSECT INFESTATION. UNHEALTHY OR DAMAGED PLANTS SHALL BE REPLACED BY LANDSCAPE CONTRACTOR. ALL PLANT MATERIAL SHALL FOLLOW THE CURRENT AMERICAN STANDARD FOR NURSERY STOCK PUBLICATIONS INCLUDING ANSI A300 AND ANSI Z60.
 4. PLANTER BEDS: ALL PLANTER BEDS SHALL HAVE A MINIMUM DEPTH OF 8\"/>
 6. TOPSOIL MIX: AMEND EXISTING SOIL IN-SITU OR STOCK PILE. SOIL ON SITE. IMPORT TOPSOIL ONLY AS NECESSARY. CONDUCT A SOIL SAMPLE FOR EACH TYPE OF PLANTER AREA. SEND SAMPLES TO AN INDEPENDENT LABORATORY RECOGNIZED BY THE STATE DEPARTMENT OF AGRICULTURE AND SPECIALIZING IN AGRONOMIC SOIL ANALYSIS FOR TESTING AND AMENDMENT RECOMMENDATIONS.
 7. SOIL AMENDMENTS: ADD A MINIMUM OF 3\"/>
 8. MYCORRHIZAL FUNGI INOCULATE: USE A COMBINED ENDO AND ECTO MYCORRHIZAL FUNGI INOCULATE SUCH AS BIO-ORGANICS OR EQUAL AT A RATE OF:
 - 2\"/>
 9. PLANTING: VERIFY SOIL IS APPROPRIATELY DRY FOR DIGGING. SEE DETAILS THIS SHEET FOR HOLE DEPTH, WIDTH AND BACKFILL. DEEP WATER IMMEDIATELY AFTER PLANTING.
 10. MOUND PLANTING BED AREAS 3% FOR POSITIVE DRAINAGE AND AESTHETICS. SLOPE AWAY FROM BUILDINGS.
 11. MULCH: SPREAD 2\"/>
 12. FERTILIZER: DO NOT USE ADDITIONAL FERTILIZERS ON NEWLY PLANTED TREES FOR FIRST YEAR.
 13. TREES: TREE STAKES TO BE REMOVED AFTER 6 MONTHS.
 14. LAWN: PROVIDE 48\"/>
 15. SEED: HYDROSEED IN SPRING AFTER MARCH 15TH OR FALL BEFORE OCTOBER 15TH.
 16. PLANT QUANTITIES SHOWN ARE INTENDED TO ASSIST THE CONTRACTOR IN EVALUATING THEIR OWN TAKE-OFFS. IF THERE IS A DISCREPANCY BETWEEN PLANT QUANTITIES AND SYMBOLS SHOWN, USE THE LARGER OF THE TWO AMOUNTS. CONTRACTOR IS RESPONSIBLE FOR ALL FINAL QUANTITIES.
 17. NOTIFY LANDSCAPE ARCHITECT OF SUBSTITUTIONS.
 18. PLANTS TO BE UNDER WARRANTY FOR A MINIMUM OF 12 MONTHS STARTING FROM FULL COMPLETION.

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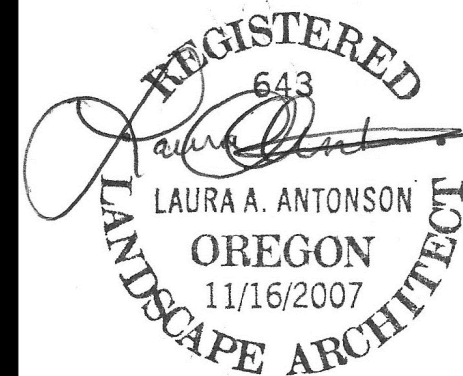


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BLOSSOM GARDENS PLAYGROUND IMPROVEMENTS

BLOSSOM DRIVE
SALEM, OREGON



PLANTING NOTES AND DETAILS

MAY 1ST, 2025

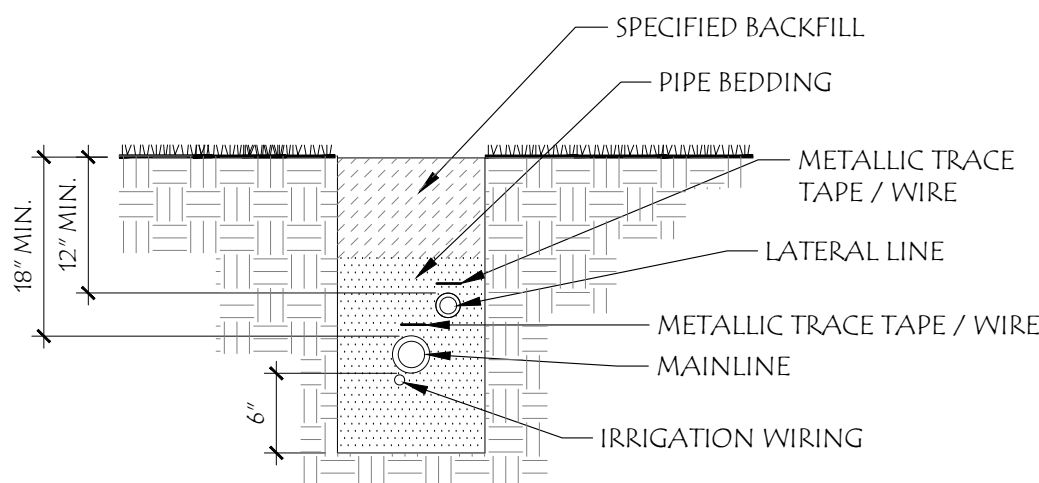
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#	DATE	NOTES	INITIALS
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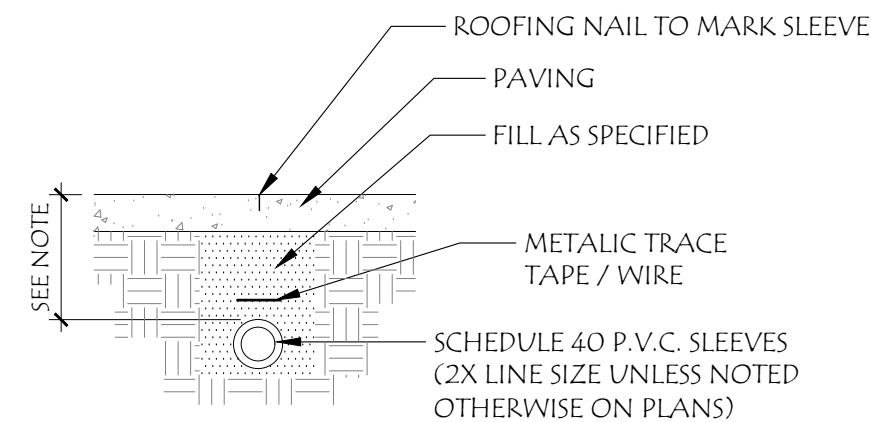
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SHEET 9 OF 10

PROJECT #: 1487R

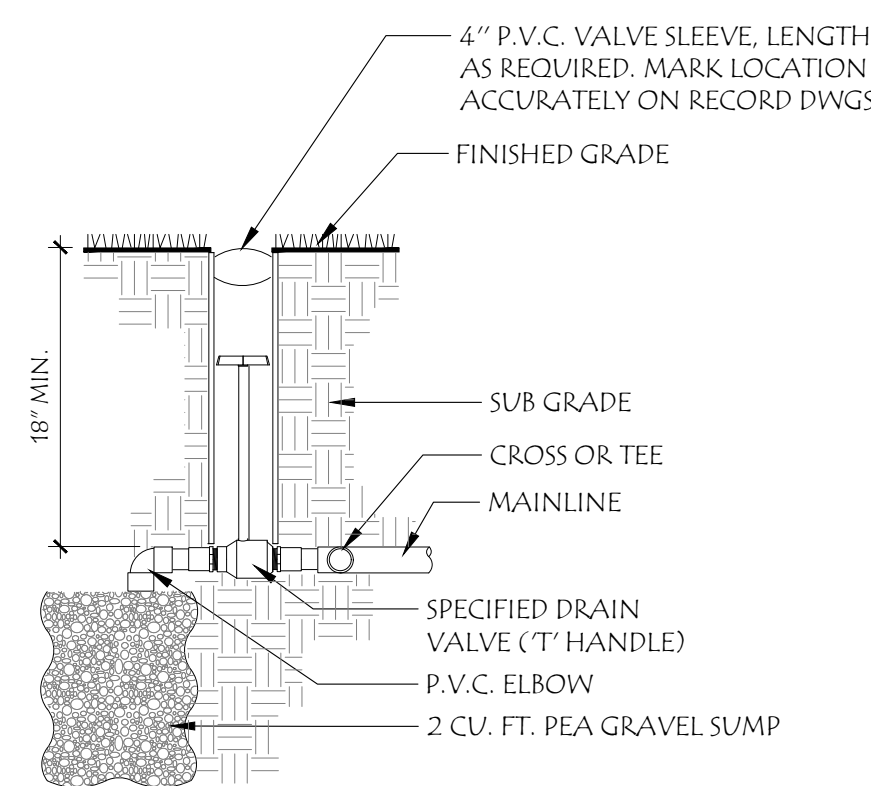


1 TYPICAL TRENCHING
SCALE: NTS



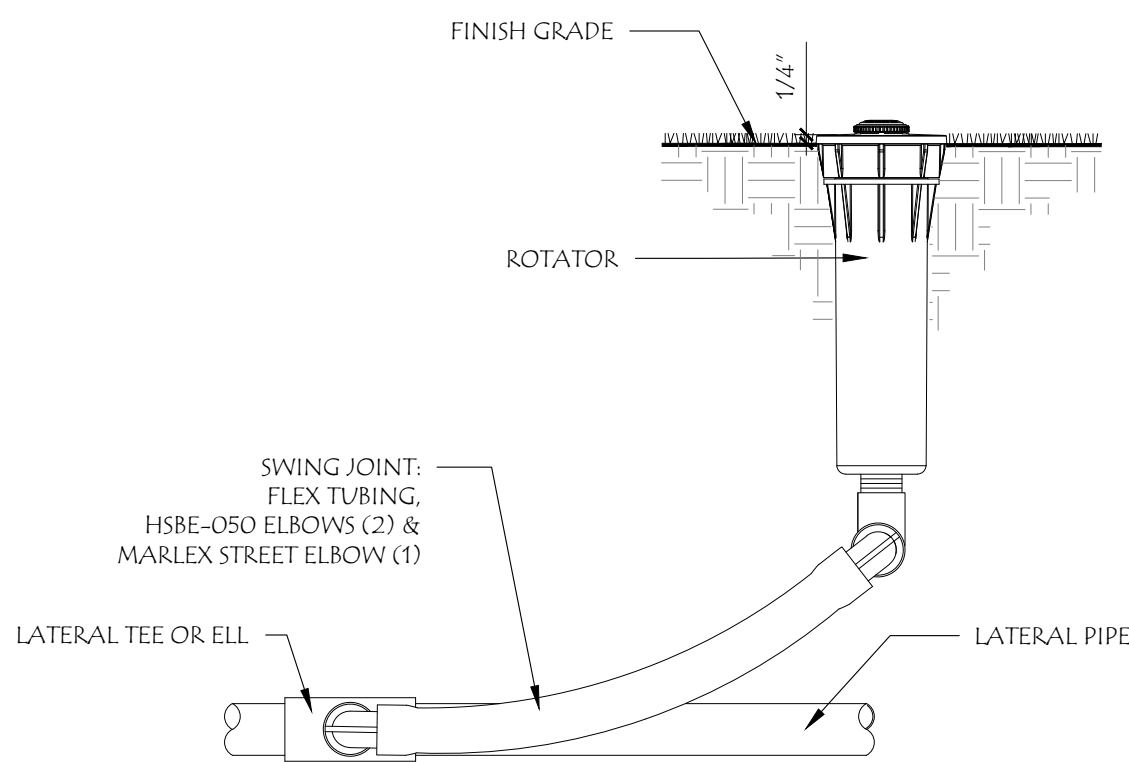
NOTES:
1. EXTEND IRRIGATION SLEEVE 6" BEYOND EACH SIDE OF PAVING.
2. 18" MIN. DEPTH OF MAINLINE
3. 14" MIN. DEPTH OF LATERAL @ PAVING
4. 24" MIN. DEPTH OF LINES UNDER DRIVING SURFACES

2 IRRIGATION SLEEVES
SCALE: NTS



NOTE:
MANUAL DRAIN VALVES ARE TO BE PLACED AT ALL LOW POINTS IN MAINLINE THROUGHOUT THE SITE.

3 MANUAL DRAIN VALVE
SCALE: NTS



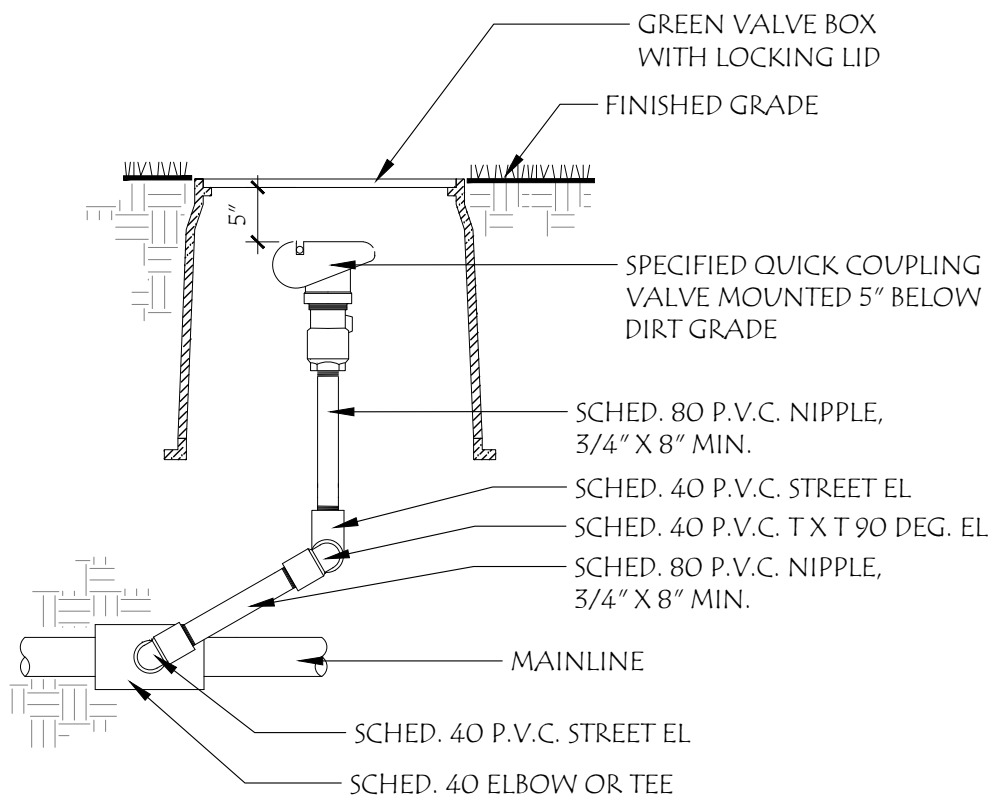
5 MP ROTATOR SWING JOINT
SCALE: NTS

PROPOSED IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY*	PSI
	HUNTER MP1000 PROS-06-PR540-CV-F SHRUB ROTATOR, 6IN. POP-UP WITH CHECK VALVE, FLOGUARD, PRESSURE REGULATED TO 40 PSI, MP ROTATOR NOZZLE. M=MAROON ADJ ARC 90 TO 210, L=LIGHT BLUE 210 TO 270 ARC, O=OLIVE 360 ARC ON PR540 BODY.	15	35
	HUNTER MP2000 PROS-06-PR540-CV-F SHRUB ROTATOR, 6IN. POP-UP WITH FACTORY INSTALLED CHECK VALVE, FLOGUARD, PRESSURE REGULATED TO 40 PSI, MP ROTATOR NOZZLE. K=BLACK ADJ ARC 90-210, G=GREEN ADJ ARC 210-270, R=RED 360 ARC ON PR540 BODY.	16	35

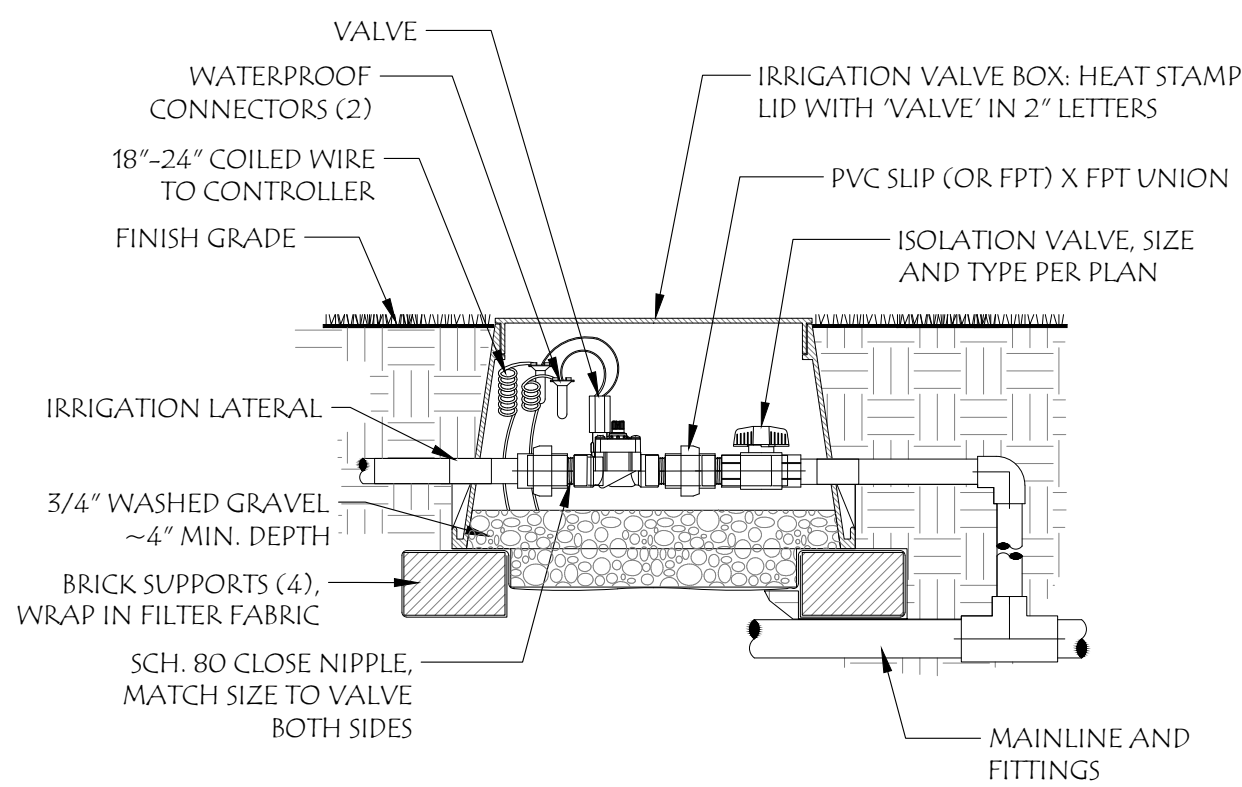
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY*
	HUNTER PGV-101G 1" PLASTIC ELECTRIC REMOTE CONTROL VALVE, FOR RESIDENTIAL/LIGHT COMMERCIAL USE. FEMALE NPT INLET/OUTLET. GLOBE CONFIGURATION, WITH FLOW CONTROL.	2
	HUNTER HQ-33DLRC QUICK COUPLER VALVE, YELLOW LOCKING RUBBER COVER, RED BRASS AND STAINLESS STEEL, WITH 3/4IN. NPT INLET, 2-PIECE BODY.	2
	EXISTING SHUT OFF VALVE	
	EXISTING DOUBLE CHECK ASSEMBLY	
	EXISTING POINT OF CONNECTION	
	IRRIGATION LATERAL LINE: 1" PVC CLASS 200 SDR 21	475 LF
	IRRIGATION MAINLINE: 1 1/4" PVC SCHEDULE 40	585 LF
	PIPE SLEEVE: 4" PVC SCHEDULE 40	8 LF

*QUANTITIES FOR ESTIMATING PURPOSES ONLY



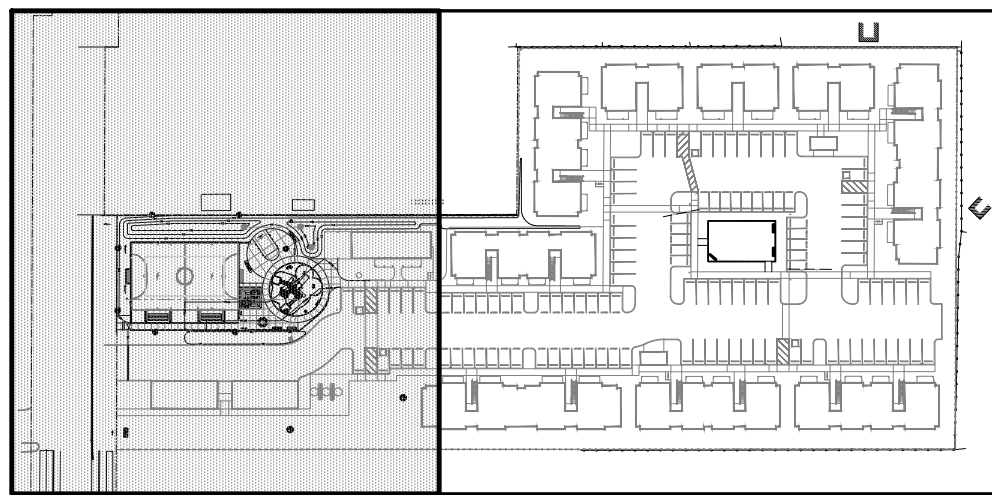
NOTE:
SPACE 100' O.C. ALONG THE MAINLINE AND AS NOTED ON PLAN.

4 QUICK COUPLER VALVE
SCALE: NTS



6 CONTROL ZONE VALVE
SCALE: NTS

KEY MAP:



IRRIGATION NOTES:

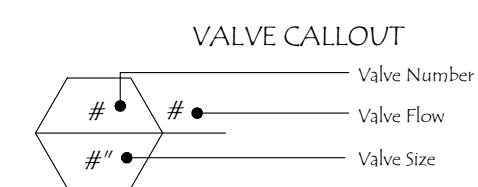
- IRRIGATION SYSTEM DESIGN BASED ON 75 GPM AT 65 PSI. IF METER SIZE, FLOW (GPM) AND/OR STATIC PRESSURE (PSI) VARY, CONTACT LANDSCAPE ARCHITECT.
- IRRIGATION DESIGN IS FROM THE POINT OF CONNECTION (POC) ONLY. THE DESIGN IS BASED ON GALLONS PER MINUTE (GPM) AND POUNDS PER SQUARE INCH (PSI).
- IRRIGATION CONTRACTOR IS TO VERIFY POINT OF CONNECTION IN THE FIELD. INSTALLER IS TO CONFIRM THE MINIMUM DISCHARGE REQUIREMENTS OF THE POINT OF CONNECTION AS INDICATED ON THE LEGEND PRIOR TO INSTALLATION.
- THE PRESSURE REQUIREMENT AT THE POINT OF CONNECTION IS BASED ON NO MORE THAN 5-FEET OF ELEVATION CHANGE IN THE AREAS OF IRRIGATION.
- ALL PRODUCTS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS AND ACCORDING TO LOCAL BUILDING, ELECTRICAL AND PLUMBING CODES.
- IRRIGATION CONTRACTOR WILL ARRANGE INSPECTIONS REQUIRED BY LOCAL AGENCIES AND ORDINANCES DURING THE COURSE OF CONSTRUCTION AS REQUIRED. ALL WIRING TO BE PER LOCAL CODE. BACKFLOW PREVENTION PER LOCAL CODE.
- LOCATION OF IRRIGATION COMPONENTS SHOWN ON DRAWINGS IS APPROXIMATE. ACTUAL PLACEMENT MAY VARY SLIGHTLY. PIPE LOCATIONS ARE DIAGRAMMATIC. VALVES AND MAINLINE SHOWN IN PAVED AREAS ARE FOR GRAPHIC CLARITY ONLY. ADJUST SLEEVE LOCATIONS AS NEEDED. LOCATE VALVES AT EDGE OF PLANT BEDS OR LAWN FOR GOOD ACCESS. PLACE VALVES INSIDE ROW LIMITS IF POSSIBLE, FIELD VERIFY.
- INSTALL IRRIGATION MAINS WITH A MINIMUM 18" OF COVER BASED ON FINISH GRADES. INSTALL IRRIGATION LATERALS WITH A MINIMUM 12" OF COVER BASED ON FINISH GRADES. BACKFILL TRENCHES WITH NATIVE ON-SITE SOIL, FREE OF ROCK AND OTHER DELETERIOUS MATERIAL IN 4" LIFTS, TAMPING FIRMLY TO ENSURE COMPACTION, MATCH GRADE TO EXISTING PLANTER AREAS. IRRIGATION SLEEVES AT DRIVING SURFACES TO BE 24" DEEP BACKFILL WITH NATIVE ON-SITE SOIL, FREE OF ROCK AND OTHER DELETERIOUS MATERIAL IN 4" LIFTS, TAMPING FIRMLY TO ENSURE COMPACTION. SEE CIVIL DRAWINGS FOR PAVEMENT DETAILS. SHARE TRENCHES WHENEVER POSSIBLE.
- USE IN-LINE CHECK VALVES TO AVOID LOW LINE DRAINAGE.
- PLACE ISOLATION VALVES AT POINT OF CONNECTION AND EACH VALVE BOX.
- SHRUB ROTATORS: 6" POP-UPS IN PLANTER AREAS, SEE HEAD TYPES IN SCHEDULE. KEEP 2" FROM PAVING AND 4" FROM WALLS.
- CONTROLLER: USE EXISTING.
- ALL WIRE SPLICES OR CONNECTIONS SHALL BE MADE WITH APPROVED WATERPROOF WIRE CONNECTORS AND BE IN A VALVE OR SPLICE BOX.
- ALL CONTROL WIRING DOWNSTREAM OF THE CONTROLLER IS TO BE 14 AWG, UL APPROVED DIRECT BURY.
- THE DESIGN IS BASED ON THE SITE INFORMATION AND/OR DRAWING SUPPLIED WITH THE DESIGN CRITERIA BEING SET/AREA TO BE IRRIGATED. EQUIPMENT MANUFACTURER AND MODEL TO BE USED, WATER SOURCE INFORMATION, ELECTRICAL POWER AVAILABILITY, ETC...).

PIPE SIZING SCHEDULE:

PIPE SIZING IS BASED ON GALLONS PER MINUTE (GPM) DEMAND DOWNLINE. FLOW VELOCITIES IN PIPE SHALL NOT EXCEED 5 FEET PER SECOND.

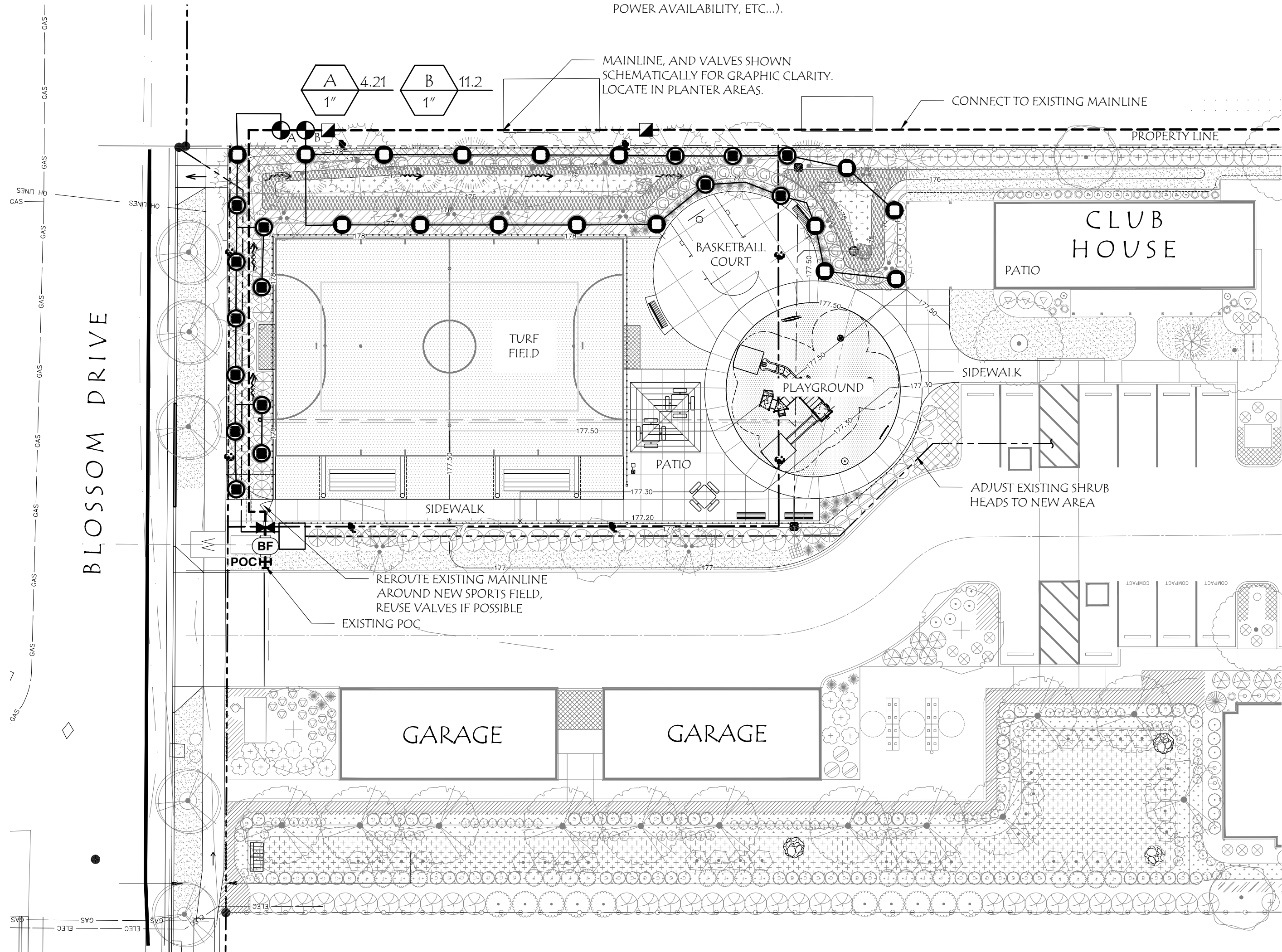
MAX. GPM, CLASS 200 PVC PIPE	MAX. GPM, SCHEDULE 40 PVC PIPE
3/4" = 10 GPM	3/4" = 8 GPM
1" = 16 GPM	1" = 12 GPM
1 1/4" = 26 GPM	1 1/4" = 22 GPM
1 1/2" = 35 GPM	1 1/2" = 30 GPM
2" = 55 GPM	2" = 50 GPM
2 1/2" = 80 GPM	2 1/2" = 70 GPM
3" = 120 GPM	3" = 110 GPM
4" = 200 GPM	4" = 190 GPM

LEGEND:



GENERAL NOTES:

- VERIFY ALL UTILITIES PRIOR TO CONSTRUCTION. SEE CIVIL DRAWINGS. CALL BEFORE YOU DIG. NOTIFY LANDSCAPE ARCHITECT OF CONFLICTS.
- SEE CIVIL DRAWINGS FOR GRADING, UTILITIES, AND STORMWATER INFORMATION.
- PROPOSED IRRIGATION TO CONNECT TO EXISTING IRRIGATION SYSTEM. REMOVE EXISTING COMPONENTS NO LONGER NEEDED, DO NOT ABANDON/LEAVE BURIED. REROUTE MAINLINE AROUND NEW SPORTS FIELD.
- IRRIGATION SCHEDULE, NOTES, AND DETAILS SEE THIS SHEET.
- EXISTING IRRIGATION PLAN SEE ORIGINAL APPROVED PERMIT SET.
- PLANTING PLAN SEE SHEETS L2.2.



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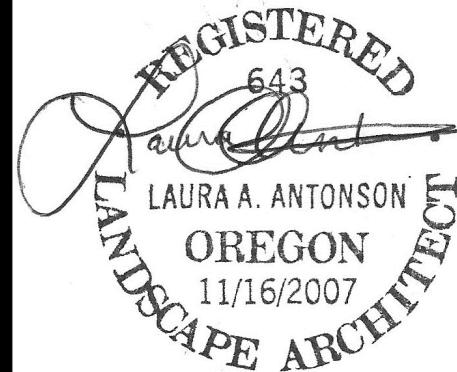


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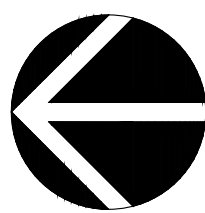
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BLOSSOM GARDENS PLAYGROUND IMPROVEMENTS

BLOSSOM DRIVE
SALEM, OREGON



PROPOSED IRRIGATION PLAN



SCALE: 1" = 20' - 0"

0' 10' 20' 40'
SCALE

MAY 1ST, 2025

REVISIONS

DATE NOTES INITIALS

L3.1

SHEET 10 OF 10

PROJECT #: 1487R