

GENERAL SHEET NOTES

- A. THE PROPERTY OWNER SHALL MAINTAIN RIGHT-OF-WAY (ROW) LANDSCAPING AND IRRIGATION IN A NEAT AND HEALTHY CONDITION. THE PROPERTY OWNER ACKNOWLEDGES THAT APPROVED IRRIGATION FOR LANDSCAPING AND TREES IN THE RIGHT-OF-WAY MAY BE REMOVED BY THE CITY OR MMOT WITHOUT COMPENSATION.
- B. THIS IRRIGATION SYSTEM DESIGN IS DIAGRAMMATIC AND MAY REQUIRE FIELD ADJUSTMENTS.
- C. THE CONTRACTOR SHALL OBTAIN NECESSARY PERMITS REQUIRED TO PERFORM THE WORK INDICATED HEREIN BEFORE BEGINNING WORK.
- D. THE CONTRACTOR SHALL REFERENCE THE PROJECT'S GEOTECHNICAL REPORT TO ASSURE CONSTRUCTION ADHERES TO GEOTECHNICAL ENGINEER'S RECOMMENDATIONS.
- E. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF EXISTING UTILITIES, STRUCTURES AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES AND SERVICES SHOWN IN THESE PLANS ARE APPROXIMATE ONLY. ANY DISCREPANCIES BETWEEN THESE PLANS AND ACTUAL FIELD CONDITIONS SHALL BE REPORTED IN WRITING TO THE OWNER'S REPRESENTATIVE.
- F. THE WATER PRESSURE HAS BEEN DESIGNED TO BE OPERATIONAL FOR AN ASSUMED PRESSURE OF XX PSI AT THE WATER METER PRIOR TO INSTALLING ANY IRRIGATION SYSTEM COMPONENTS.
- G. THE CONTRACTOR SHALL INITIATE A FLOW (DISCHARGE TO ACCEPTABLE DRAINAGE AREA) AND RECORD THE DYNAMIC WATER PRESSURE AT THIS FLOW. THE CONTRACTOR SHALL PERFORM A DYNAMIC WATER PRESSURE TEST BY INSTALLING A PROPERLY SIZED TEST METER WITH AN ACCURATE WATER PRESSURE GAUGE ATTACHED TO THE UPSTREAM SIDE OF THE TEST METER. THE CONTRACTOR SHALL REPORT HIS FINDINGS IN WRITING TO THE OWNER'S AUTHORIZED REPRESENTATIVE. THE OWNER'S AUTHORIZED REPRESENTATIVE SHALL ISSUE A WRITTEN NOTICE TO PROCEED UPON ACCEPTABLE CONDITIONS OR ISSUE CORRECTIVE MEASURES AND INSTRUCTIONS IF THE TEST YIELDS UNEXPECTED RESULTS.
- H. IRRIGATION CONTROL VALVE WIRING SHALL BE INCIDENTAL TO IRRIGATION WORK.
- I. SEE XX11501 FOR IRRIGATION TRENCHING. ALTERNATIVE LOCATIONS TO BE APPROVED IN FIELD BY OWNER'S AUTHORIZED REPRESENTATIVE.
- J. THE CONTRACTOR SHALL INSTALL SLEEVE PIPES ONLY FOR 24V WIRES WHEN NECESSARY AND FOR PIPING AND POLY DRIP TUBING AS INDICATED ON PLANS.
- K. THE CONTRACTOR SHALL COORDINATE IRRIGATION SLEEVE PIPING WITH PAVING CONTRACTORS. IRRIGATION SLEEVE PIPING SHALL BE INSTALLED DURING SITE CONSTRUCTION. UNDER NO CIRCUMSTANCES SHALL IRRIGATION SLEEVES BE INSTALLED AFTER PAVING IS COMPLETE.
- L. SLEEVES SHALL BE EXTENDED 24" BEYOND EDGE OF HARD SURFACES, WRAP ENDS WITH FOUR MIL PLASTIC AND TAPE WITH GOOD QUALITY PLASTIC TAPE, GRAY DUCT TAPE IS NOT ACCEPTABLE.
- M. VALVE LID COLORS SHALL BE TAN.

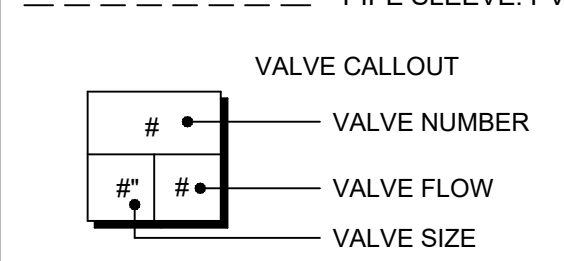
**DEKKER
PERICH
SABATINI**



SEAL

IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION
	RAIN BIRD XCZ-100-PRF MEDIUM FLOW DRIP CONTROL KIT, 1" DV VALVE, 1" PRESSURE REGULATING FILTER, 40PSI PRESSURE REGULATOR. SEE A1/L1501
	PIPE TRANSITION POINT IN DRIP BOX PIPE TRANSITION POINT FROM PVC LATERAL TO DRIP TUBING WITH RISER IN 6" DRIP BOX. SEE A6/L1501
	NETAFIM TLFV-1 AUTOMATIC FLUSH VALVE, WITH INSERT INLET. SEE D6/L1501
	AREA TO RECEIVE DRIP EMITTERS TORO T-DBK SINGLE-OUTLET FLAG STYLE EMITTER WITH BARBED INLET AND TAKE-APART FEATURE. COLOR-CODED FOR 1.0 GPH=BLACK; 2.0 GPH=RED; 4.0 GPH=MAROON. SEE C1/L1501 FOR LAYOUT Emitter Notes: DBK004 emitters (2 assigned to each 1 gal plant) DBK004 emitters (6 assigned to each 2" CAL. B&B plant) DBK004 emitters (6 assigned to each 3" CAL B&B plant) DBK004 emitters (2 assigned to each 5 gal plant) DBK004 emitters (6 assigned to each 6" HT. B&B plant) DBK004 emitters (6 assigned to each 6" HT. B&B plant) DBK004 emitters (6 assigned to each 15 gal plant) DBK004 emitters (6 assigned to each 24" BOX plant)
	POLY DISTRIBUTION HOSE 3/4" POLY DISTRIBUTION HOSE FOR DRIP IRRIGATION SYSTEM
	SHUT OFF VALVE. SEE B6/L1501
	RAIN BIRD EFB-CP 1" 1" BRASS MASTER VALVE, THAT IS CONTAMINATION PROOF W/SELF-FLUSHING FILTER SCREEN. GLOBE CONFIGURATION. SEE A3/L1501
	FEBCO 825Y 3/4" REDUCED PRESSURE BACKFLOW PREVENTER, LOCATED IN HOTBOX, COORDINATE WITH ELECTRICAL. SEE B4/L1501
	HUNTER PHC-1200I WI-FI ENABLED, FULL-FUNCTIONING CONTROLLER WITH TOUCHSCREEN, 12-STATION FIXED CONTROLLER, 120 VAC, INDOOR MODEL. LOCATED IN MECHANICAL ROOM, COORDINATE WITH ELECTRICAL. SEE B1/L1501
	RAIN BIRD FS-100-B 1" FLOW SENSOR, BRASS MODEL. INSTALL IN VALVE BOX. SEE A5/L1501
	WATER METER 5/8"
	IRRIGATION LATERAL LINE: PVC CLASS 200 SDR 21
	IRRIGATION MAINLINE: PVC SCHEDULE 40
	PIPE SLEEVE: PVC SCHEDULE 40

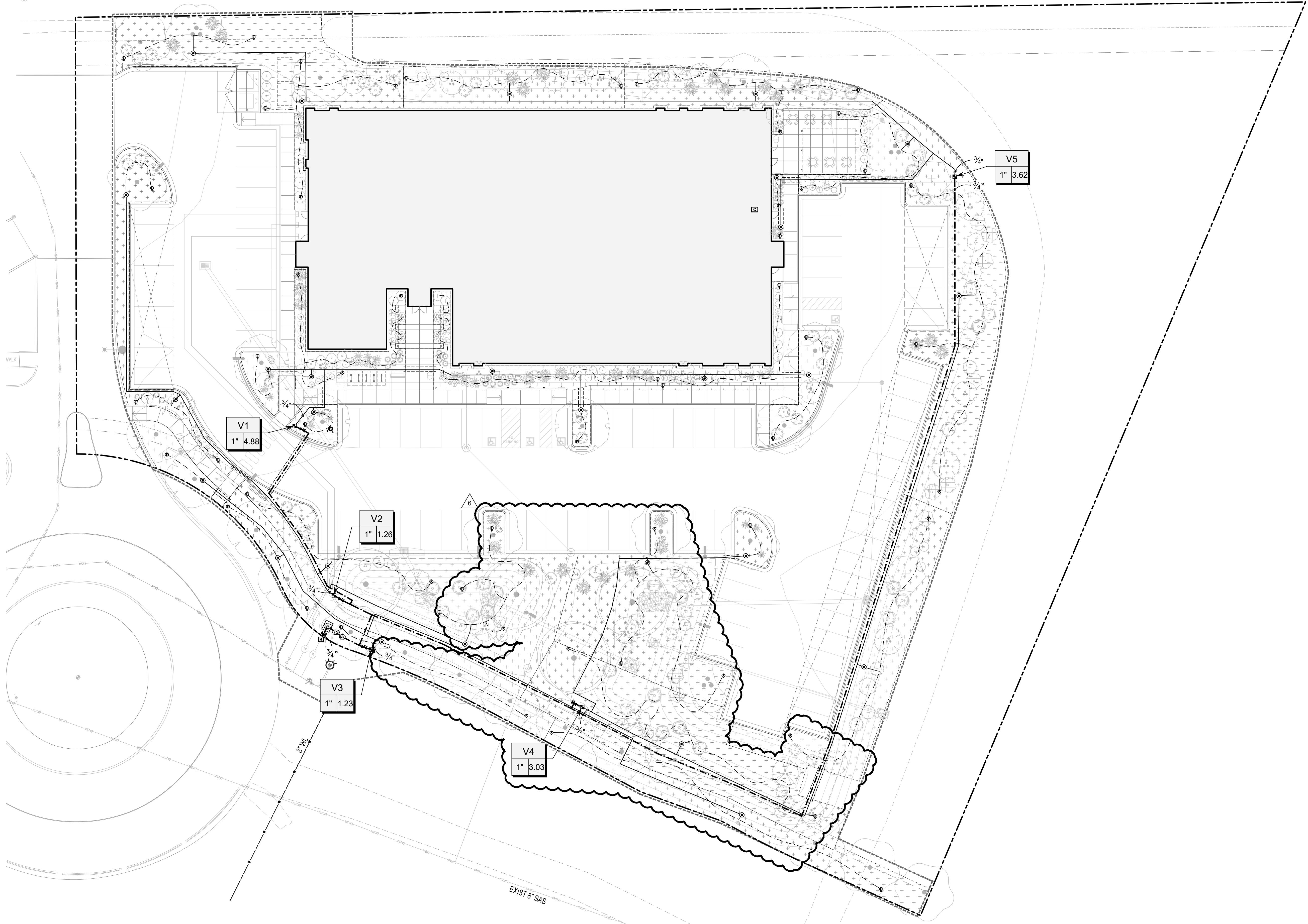


VALVE SCHEDULE

NUMBER	MODEL	SIZE	TYPE	GPM	PSI
V1	RAIN BIRD XCZ-100-PRF	1"	DRIP EMITTERS	4.88	15.0
V2	RAIN BIRD XCZ-100-PRF	1"	DRIP EMITTERS	1.26	12.9
V3	RAIN BIRD XCZ-100-PRF	1"	DRIP EMITTERS	1.23	13.0
V4	RAIN BIRD XCZ-100-PRF	1"	DRIP EMITTERS	3.03	13.4
V5	RAIN BIRD XCZ-100-PRF	1"	DRIP EMITTERS	3.62	14.0

LEGEND

- LIGHT POLE. SEE ELECTRICAL
- LIMIT OF WORK
- PROPERTY LINE
- 15' BUILDING SETBACK
- 10' PUBLIC UTILITY EASEMENT



IRRIGATION PLAN
1" = 20'-0"
0 10' 20' 40'

PROJECT

NMERB NEW OFFICE BUILDING
5211 Las Soleras Dr.
Santa Fe, NM 87507

ISSUED FOR PERMIT

REVISIONS

6	8/16/2024	ASH-005
5		
4		
3		
2		
1		

DRAWN BY TC
REVIEWED BY CM
DATE 12/21/2022
PROJECT NO 20-0371.001

DRAWING NAME
IRRIGATION PLAN

SHEET NO
LI101