



LA MESA DESIGN REVIEW BOARD AGENDA

A Regular Meeting

Date: Monday, May 12, 2025, 12:30 p.m.
Location: City Council Chambers, 8130 Allison Avenue
La Mesa, California

Board Members: Vice Chair Maria Ruiz-Ostmeyer
Board Member Christopher Langdon
Board Member Alison Morita
Director of Community Development Lynnette Santos
Assistant Director of Community Development Jared Chavez

The public may view the meeting in-person or live using the following remote options:

Teleconference Meeting Webinar

<https://us06web.zoom.us/j/87018636632>

Telephone (Audio only)

(669) 900-6833 or (253) 215-8782 Webinar ID: 870 1863 6632

Copy and paste the webinar link into your internet browser if the webinar link does not work directly from the agenda.

PUBLIC COMMENTS

- **In-Person comments during the meeting:** Join us for the Board meeting at the time and location specified on this agenda to make your comments. Comments will be limited to three (3) minutes.
- **How to submit eComments:** eComments are available once an agenda is published. Locate the meeting in "upcoming meetings" and click the comment bubble icon. Click on the item you wish to comment on. eComments can be submitted when the agenda is published and until **24 hours prior** to the meeting. eComments are limited to 3700 characters (approximately 500 words). eComments may be viewed by the Board and

members of the public following the close of the eComment submission period (24 hours prior to the meeting). Email your comment to planning@cityoflamesa.us if you have difficulty submitting an eComment. eComments will not be read aloud as a regular meeting item; however any member of the Board or member of the public may do so during their respective comment time.

PLEASE NOTE: Public Comment will be limited to 3 minutes per item. The timer begins when the participant begins speaking. Time cannot be combined or yielded to another speaker.

Citizens who wish to make an audio/visual presentation pertaining to an item on the agenda, or during Public Comments, should contact the Community Development Department at 619.667.1176, no later than 12:00 p.m., the business day prior to the meeting day. Advance notification will ensure compatibility with City equipment and allow Board meeting presentations to progress smoothly and in a consistent and equitable manner. Please note that all presentations/digital materials are considered part of the maximum time limit provided to speakers.

Agenda reports for items on this agenda are available for public review at the Community Development Department, 8130 Allison Avenue, during normal business hours.

Materials related to an item on this agenda submitted to the Board after distribution of the agenda packet are available for public inspection at the Community Development Department, 8130 Allison Avenue, during normal business hours.

ACCESSIBILITY: The City of La Mesa encourages the participation of disabled individuals in the services, activities and programs provided by the City. Individuals with disabilities, who require reasonable accommodation in order to participate in the Board meetings, should contact the Administrative Services Department 48 hours prior to the meeting at 619.667.1175, fax 619.667.1163, or GSpaniol@cityoflamesa.us.

Hearing assisted devices are available for the hearing impaired. A City staff member is available to provide these devices upon entry to City Council meetings, commission meetings or public hearings held in the City Council Chambers. A photo i.d. or signature will be required to secure a device for the meeting.

Pages

1. CALL TO ORDER
 - 1.1 ROLL CALL
 - 1.2 PLEDGE OF ALLEGIANCE
2. ADDITIONS AND/OR DELETIONS TO THE AGENDA
3. CONFLICT DISCLOSURES

4. PUBLIC COMMENTS – (TOTAL TIME – 15 MINUTES)

NOTE: In accordance with state law, an item not scheduled on the agenda may be brought forward by the general public for comment; however, the Design Review Board will not be able to discuss or take any action on the item at this meeting. If appropriate, the item will be referred to Staff or placed on a future agenda.

5. CONSENT CALENDAR

The Consent Calendar includes items considered to be routine. Unless discussion is requested by members of the Board or audience, all Consent Calendar items may be approved by one motion.

5.1 APPROVAL OF THE MEETING MINUTES OF THE DESIGN REVIEW BOARD REGULAR MEETING HELD MONDAY, APRIL 28, 2025

4

6. PRESENTATIONS

7. CURRENT BUSINESS AND STAFF REPORTS

7.1 DESIGN REVIEW CONSIDERATION FOR A DRIVE-THRU RESTAURANT AT 8303 PARKWAY DRIVE, APN 490-592-04-00 AND 490-592-02-00 IN THE C-G-D (GENERAL COMMERCIAL/ GROSSMONT OVERLAY/ URBAN DESIGN OVERLAY) ZONE

6

Recommended Motion:

Staff recommends that the Design Review Board approve the project, subject to City Council ratification (**Attachment A**).

8. STAFF AND BOARD MEMBER ANNOUNCEMENTS

9. ADJOURNMENT



La Mesa Design Review Board

Minutes of a Regular Meeting

Date: April 28, 2025, 12:30 p.m.
Location: City Council Chambers, 8130 Allison Avenue
La Mesa, California

Present: Vice Chair Maria Ruiz-Ostmeyer
Board Member Christopher Langdon
Board Member Alison Morita
Director of Community Development Lynnette Santos
Assistant Director of Community Development Jared Chavez

Staff: Associate Planner Allyson Kinnard
Administrative Coordinator Julia Carrillo

1. CALL TO ORDER

Chair Ruiz-Ostmeyer called to order at 12:31pm

1.1 PLEDGE OF ALLEGIANCE

1.2 ROLL CALL

2. ADDITIONS AND/OR DELETIONS TO THE AGENDA

No additions or deletions.

3. PRESENTATION

3.1 Objective Design Standards

Presented by Associate Planner Allyson Kinnard.

4. PUBLIC COMMENTS – (TOTAL TIME – 15 MINUTES)

NOTE: In accordance with state law, an item not scheduled on the agenda may be brought forward by the general public for comment; however, the Design Review Board will not be able to discuss or take any action on the item at this meeting. If appropriate, the item will be referred to Staff or placed on a future agenda.

No public comment.

5. **CONFLICT DISCLOSURES**

No conflict disclosures

6. **CURRENT BUSINESS**

6.1 **APPROVAL OF THE MEETING MINUTES FOR THE DESIGN REVIEW
REGULAR MEETING HELD MONDAY, APRIL 14, 2025**

Approved with a correction on staff attendance:

- Present:
 - Assistant Director of Community Development Jared Chavez
 - Administrative Coordinator Julia Carrillo
- Absent:
 - Associate Planner Allyson Kinnard
 - Associate Planner Laura Traffenstedt
 - Associate Planner Patrick Macpherson

Moved by Board Member Morita

Seconded by Board Member Langdon

Yes (4): Vice Chair Ruiz-Ostmeyer, Board Member Langdon, Board Member Morita, and Director of Community Development Santos

Motion Approved (4 to 0)

7. **STAFF AND BOARD MEMBER ANNOUNCEMENTS**

8. **ADJOURNMENT**

Chair Ruiz-Ostmeyer adjourned meeting at 1:25pm.

REPORT to the LA MESA DESIGN REVIEW BOARD

DATE: May 12, 2025

SUBJECT: PROJECT NUMBER 2022-1599 (CALI QUESO CORP) –
DESIGN REVIEW CONSIDERATION FOR A DRIVE-
THRU RESTAURANT AT 8303 PARKWAY DRIVE, APN
490-592-04-00 AND 490-592-02-00 IN THE C-G-D
(GENERAL COMMERCIAL/ GROSSMONT OVERLAY/
URBAN DESIGN OVERLAY) ZONE

ISSUING DEPARTMENT: Community Development

SUMMARY:

Issue(s):

Does the proposed design meet the intent of the Urban Design Program policies and the Grossmont Specific Plan?

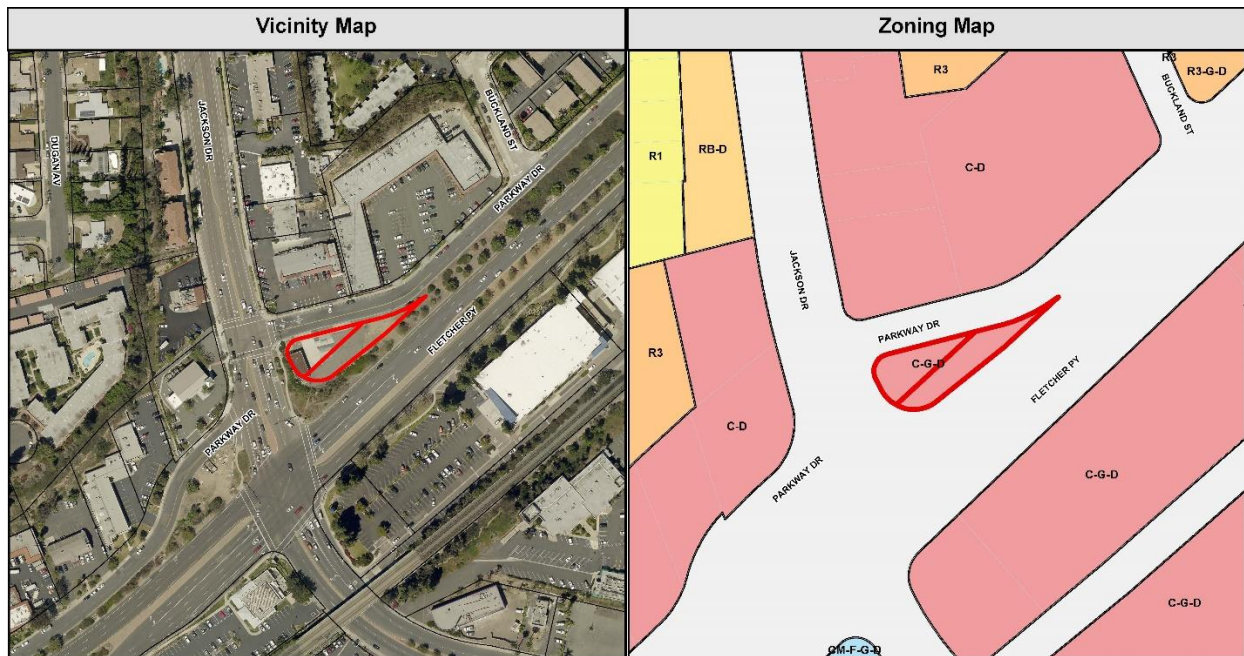
Recommendation:

Staff recommends that the Design Review Board approve the project, subject to City Council ratification (**Attachment A**).

BACKGROUND:

The 0.39 project site is comprised of two lots located at 8303 Parkway Drive, bounded by Jackson Drive to the west, Parkway Drive to the north, and Fletcher Parkway to the south as seen on the vicinity map. The lot is triangular and resembles the shape of a tear drop. The property is currently developed with a vacant commercial building and associated parking lot. A City of San Diego water main pipeline runs underneath the project site, and a City of San Diego no-build easement is located on the entirety of the southern property for the existing water main pipeline. The City of San Diego has reviewed the project and provided a letter noting their approval of the conceptual design (**Attachment B**). In order to build within the easement, the City of San Diego will require that an Encroachment Maintenance Removal Agreement (EMRA) be executed upon project approval by the City of La Mesa. Existing right-of-way improvements along Parkway Drive and Jackson Drive include sidewalk, curb, gutter, streetlights, traffic stoplights, and two curb openings. Right-

of-way improvements along Fletcher Parkway include curb, gutter, streetlights, and a large, landscaped area. Photos of the project site are provided as **Attachment C**.



Zoning for the project site is C-G-D (General Commercial/ Grossmont Specific Plan Overlay/ Urban Design Overlay) zone, and the General Plan planned land use designation is Regional Serving Commercial. General Commercial zoning is generally applied along major streets and in shopping centers and provides areas in which all types of retail businesses, offices, and services can be conducted. Surrounding development includes commercial uses and shopping centers to the north, southeast, and west.

The Grossmont Specific Plan states that all new projects within the Specific Plan area requires Site Development Plan review by the Planning Commission and Design Review through the Design Review Board and City Council. The Grossmont Specific Plan and the City's Urban Design Program prescribe urban design principles to new projects that are located within the subject overlay zones. Project entitlement consists of Site Development Plan review by the Planning Commission, Lot Consolidation review by the Director of Community Development, and Design Review by the Design Review Board, subject to City Council ratification.

DISCUSSION:

The property owner (Applicant) proposes to demolish existing on-site improvements to construct a one-story, 1,903 square foot (s.f.) drive-thru restaurant, with a new parking lot, paving, and pedestrian access as shown on the project plans provided as **Attachment D**. A color and materials board is included as **Attachment E**. It appears that the project

meets underlying development standards of the C zone, including but not limited to setbacks, height, and parking. Additionally, the Applicant provided the City with written consent from the City of San Diego verifying that the proposed site design and improvements across their easements is permitted.

The intent of the Urban Design Program is to use the guidelines as an instrument to give direction and support to the Design Review Board and the Applicant in their designs and assure a minimum level of design quality for site design and architectural design. The Urban Design Program's Community Image Diagram designates the intersection located adjacent to the project site as a node, a strategic spot in the city into which an observer can enter, and which are the intensive foci to and from which they are traveling. The Urban Design Program also identifies the portion of Fletcher Parkway along the project site as one of four major circulation corridors in the City.

Similarly, the Grossmont Specific Plan includes special urban design principles for projects within the Specific Plan area to support projects to exhibit superior design principles in both site and architectural design for this key commercial node in the City. The project appears to meet the intent of both the Urban Design Program and Grossmont Overlay Zone through the project's site design and architectural design as further discussed below.

URBAN DESIGN PROGRAM SITE DESIGN GUIDELINES

Site Design

The Urban Design Program finds that building location and orientation, buffering and screening, circulation, refuse considerations, and lighting all contribute to a desirable site design for commercial projects. The proposed project meets these considerations as follows:

- The project meets guidelines for building orientation and location by siting the building near the street, and the major intersection, rather than behind the parking lot. The building is setback approximately 12 – 15 feet away from the north and west property lines, with the drive-thru portion located within the setback. The parking lot is proposed along the southeast portion of the site, further from the intersection.
- The project will be buffered by landscaping along the perimeter of the site. This meets the Urban Design Program by creating a buffer to separate the vehicular circulation from the pedestrian circulation within the right-of-way. Within the project site, handicap accessible walkways are included and provide connection from the street and the parking lot to the entrance of the building. Signs and painted arrows will provide patrons clearly defined directions for vehicular and pedestrian movements through the site. Clearly defined circulation patterns meet the Urban

Design Program by addressing pedestrian requirements and needs.

- The refuse container meets the requirements of the Urban Design Program by locating it away from the public street and building entrance and screening it with materials that are compatible with the building exterior.
- Exterior lighting was also considered as part of the architectural and landscape concept of the project. A combination of pole lights and wall packs are proposed on the site to illuminate building and sight entrances, walkways, and parking areas, and other areas of the site to enhance the building design and landscaping as well as provide for safety and security. The area lighting is predominantly down-directed and shielded which assists in avoiding glare or adverse spill-over of light off the site. The lighting plan and lighting fixture cut sheets are provided as **Attachment F**.

These considerations will reinforce and strengthen the streetscape, creating a pleasing transition that will provide for safer and more attractive walkways, parking and planting.

Landscape Design

A total of 20,401 s.f. of landscaping is proposed for the project, with 3,006 s.f. of landscaping located within the property lines (private property) and 17,395 s.f. of landscaping located within the public right-of-way. The applicant would be responsible for maintenance of the landscaping within the right-of-way and an EMRA with the City of La Mesa will be required to ensure ongoing maintenance of this area. 33 trees are proposed to line all three adjacent streets to create ample screening/buffering while enhancing the overall character of the streetscape. In addition, 7 trees are proposed on the subject property and surround the parking lot. These trees include a combination of accent and broad-spreading shade trees and are proposed together with accent plants and shrubs that were selected for low water use.

Off-Street Parking Design

The project includes 16 off-street parking spaces. The parking area includes interior and perimeter landscaping around the paved areas to meet the City's Parking and Landscape Standards. The project meets the Off-Street Parking Design Guidelines by providing concrete curbing around landscaped areas, striping and wheel stops, and use of compact parking spaces.

Energy Conservation

The project meets the Energy Conservation Guidelines through its site orientation, and landscaping. The orientation and siting of structures and landscaping consider water conservation, by management of water run-off and use of plant materials appropriate to the climate. The number of trees proposed for the project exceeds the CalGreen requirement for 50% shade coverage, which will lead to a decreased heat island effect

as the shade trees will cool the pavement below.

Safety Design

The Urban Design Program encourages the consideration of safety when designing a development in ways such as creating defensible spaces that clearly define physical spaces into areas of public, semi-public, semi-private, and private spaces. Along the street frontage of the project site, street trees and additional landscaping are proposed. The drive-thru lane sits between the public right-of-way landscaping, and the new building. The project meets the intent of the safety design guidelines through the use of space between the public right-of-way and private property, and creates a transition and symbolic barrier on the site. In addition, parking lot lighting is selected and oriented so that points and areas vulnerable to crime are accented.

To continue to provide sufficient, safe, and minimally disrupted walkways and traffic, the existing curb opening will remain unchanged. The internal site circulation will change due to the new building and addition of the drive thru. In order to address these internal circulation changes, a queuing analysis was submitted. The queuing analysis will be reviewed by the Planning Commission as part of the Site Development Plan review, and a condition of approval will be included to address offsite impacts due to queuing delays. Other public health, safety, and welfare findings and discussions will also be addressed as part of the Site Development Plan review, not the Design Review.

Major Circulation Corridor

The project site is located on the I-8/Fletcher Parkway corridor, which is considered a Major Circulation Corridor in the Urban Design Program. The project meets the Major Circulation Corridor guidelines through the use of landscaping, street trees, and pedestrian pathways along the right-of-way. By maintaining three of the existing jacaranda street trees along Fletcher Parkway, proposing additional flowering trees, and incorporating pine trees to create cohesion with the property to the south will strengthen the character and image of the corridor.

URBAN DESIGN PROGRAM ARCHITECTURAL DESIGN GUIDELINES

Architectural Design

The project meets the following Urban Design Program elements for architectural design: consistency, form and texture, human scale, neighborhood character, pedestrian interest, and rooftops. The proposed design for the building is modern. The variety in surface planes, forms, and textures appears to create variety and interest across all building elevations, while also creating consistency. Projecting canopies, and horizontal and vertical offsets create visual relief, while an interesting variety of window sizes and types

are organized into a regular pattern. These offsets and patterns contribute to the human scale, proportion, and massing of the building, which is consistent with the Urban Design Program. In addition, the rooftop mechanical equipment is screened by the building's parapet walls, and the proposed screening method is cohesive with the building's design. The neighborhood is commercial in character, and the proposed design is consistent with the character of the neighborhood.

Architectural Finish and Details

The proposed building utilizes a variety of colors and materials to create further visual interest. The project utilizes thin brick and EIFS (exterior insulation and finish systems) (similar to stucco) for the building's base surface materials, with metal canopies, composite wood, illumination panels, and cultered stone for the accent materials. Colors used in the design include orange, blue, black, gray, and chestnut. The combination of the neutral colors and the accent colors provides for a distinct color theme for the building that is cohesive with the branding of the proposed restaurant. The color scheme and proposed materials are consistent with the Urban Design Program Guidelines by providing visual interest and contrast, while not detracting from the surrounding neighborhood.

GROSSMONT SPECIFIC PLAN SITE AND BUILDING DESIGN GUIDELINES

The Grossmont Specific Plan site and building design guidelines call to the importance of how the building interacts with the street since the area is part of a key commercial node in the City. In consideration of the guidelines, the project meets the intent by placing the building close to the major intersection, placing the parking away from the intersection, minimizing driveway openings, encouraging interconnecting on-site pedestrian and vehicular circulation patterns, providing landscaping and canopy trees throughout parking lots, and providing street trees. In addition, the Grossmont Specific Plan calls for new buildings to provide equal architectural relief and detailing on all building sides to achieve a more elevated design. The project provides a variety of color and materials, varying roof lines, and canopies across all building elevations in order to provide visual interest. By providing relatively equal amount of architectural relief, materials, and color across all building walls, the project meets the architectural design intent for the Grossmont Specific Plan.

CONCLUSION:

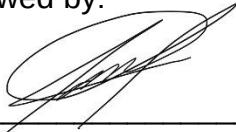
As discussed above, the project appears to meet the site design guidelines and architectural design guidelines of the Urban Design Program and Grossmont Specific Plan. Staff recommends that the Design Review Board approve Project 2022-1599, subject to City Council ratification.

Respectfully submitted by:

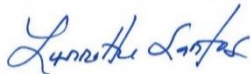


Laura Traffenstedt
Associate Planner

Reviewed by:



Staff Name
Assistant Director of Community Development



Lynnette Santos
Director of Community Development

Attachments:

- A. Draft Certificate of Action
- B. City of San Diego Approval Letter
- C. Site Photographs
- D. Project Plans
- E. Color and Materials Board
- F. Photometric Plan and Lighting Cut Sheets



DESIGN REVIEW BOARD CERTIFICATE OF ACTION

FILE: Project 2022-1599 (Cali Queso Corp.)

MEETING DATE: May 12, 2025

SUBJECT: Design review consideration for a drive-thru restaurant located at 8303 Parkway Drive, APN 490-592-02-00 in the C-G-D (General Commercial/Grossmont Overlay/Urban Design Overlay) zone.

DETERMINATION: After reviewing the proposal, the Board made a motion to recommend approval of Project 2022-1599 based on plans stamped received by the City on April 1, 2025, and a materials board stamped received on December 19, 2022, and a finding that the project is consistent with the City's Urban Design Program and the Grossmont Specific Plan, subject to the following conditions:

- 1) The Applicant shall install and maintain all landscaping as noted on plans stamped received by the City on April 1, 2025 and as outlined in the required Encroachment Removal Maintenance Agreement (EMRA).

The vote on the motion was as follows:

Aye:
Nay:
Absent:

ATTEST:

Lynnette Santos
Director of Community Development

Agreement of acceptance

I accept all the requirements for the project indicated above. I am aware that permits might not be granted if the requirements are not fulfilled. I, the applicant, or my lawfully authorized agent, acknowledge and agree to all the above-mentioned requirements imposed by the City of La Mesa.

Business owner/ owner's Agent

Date

Applicant's name and title

Date

Development Services Department

Engineering Division

November 14, 2024

Laura Traffenstedt
Associate Planner
City of La Mesa
Community Development Department
8130 Allison Ave
La Mesa, CA 91942

RE: Qdoba La Mesa

The City of San Diego has reviewed the proposed conceptual plan for the Qdoba development located at 8303 Parkway Drive and approve of the project moving forward to final improvement plans. This approval comes with the understanding that details of the encroachments within the water easement will be refined during final design and an Encroachment Maintenance Removal Agreement (EMRA) will be processed through the City of San Diego Development Services Department.

If you have any questions, please me at DLi@sandiego.gov or (619) 446-5102.

Sincerely,

David Li

David Li, P.E.
Senior Civil Engineer
City of San Diego
Development Services Department

cc: Thomas Bui, Senior Civil Engineer, Development Services Department

























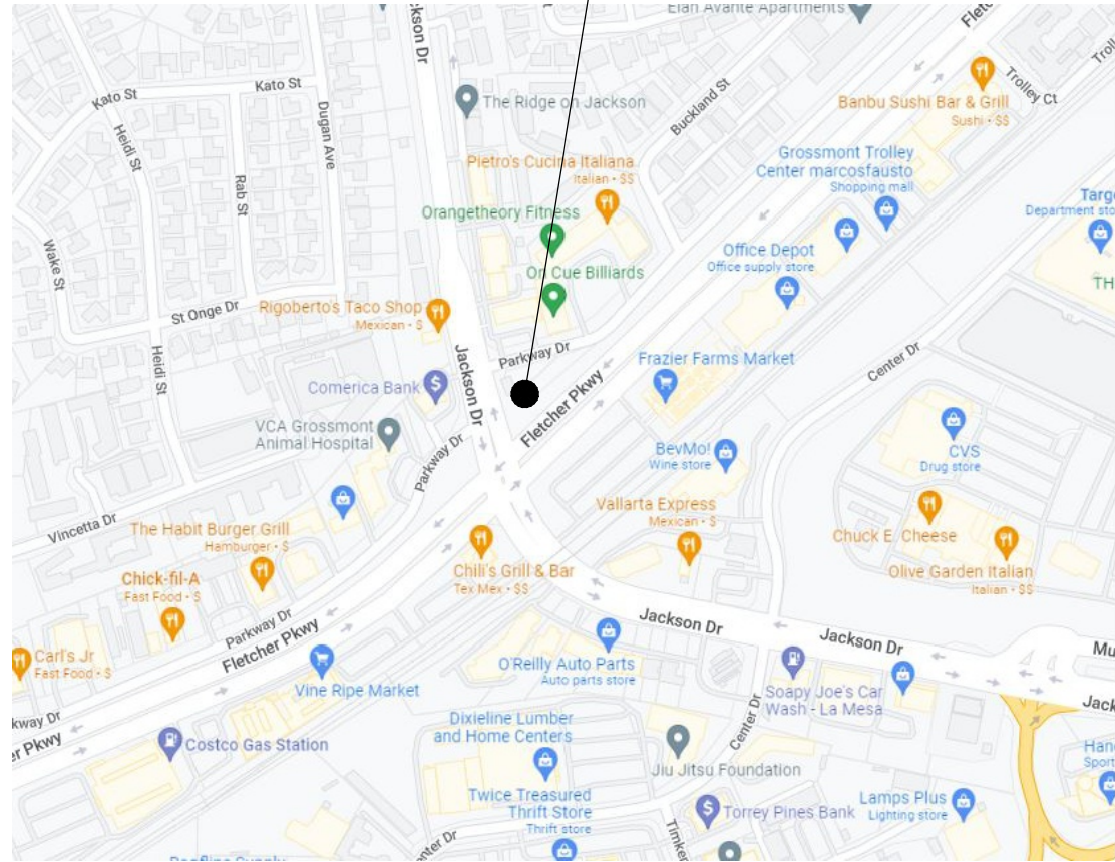


LOCATED AT:

8303 Parkway Drive
La Mesa, CA 91942

A RESTAURANT PROJECT FOR:

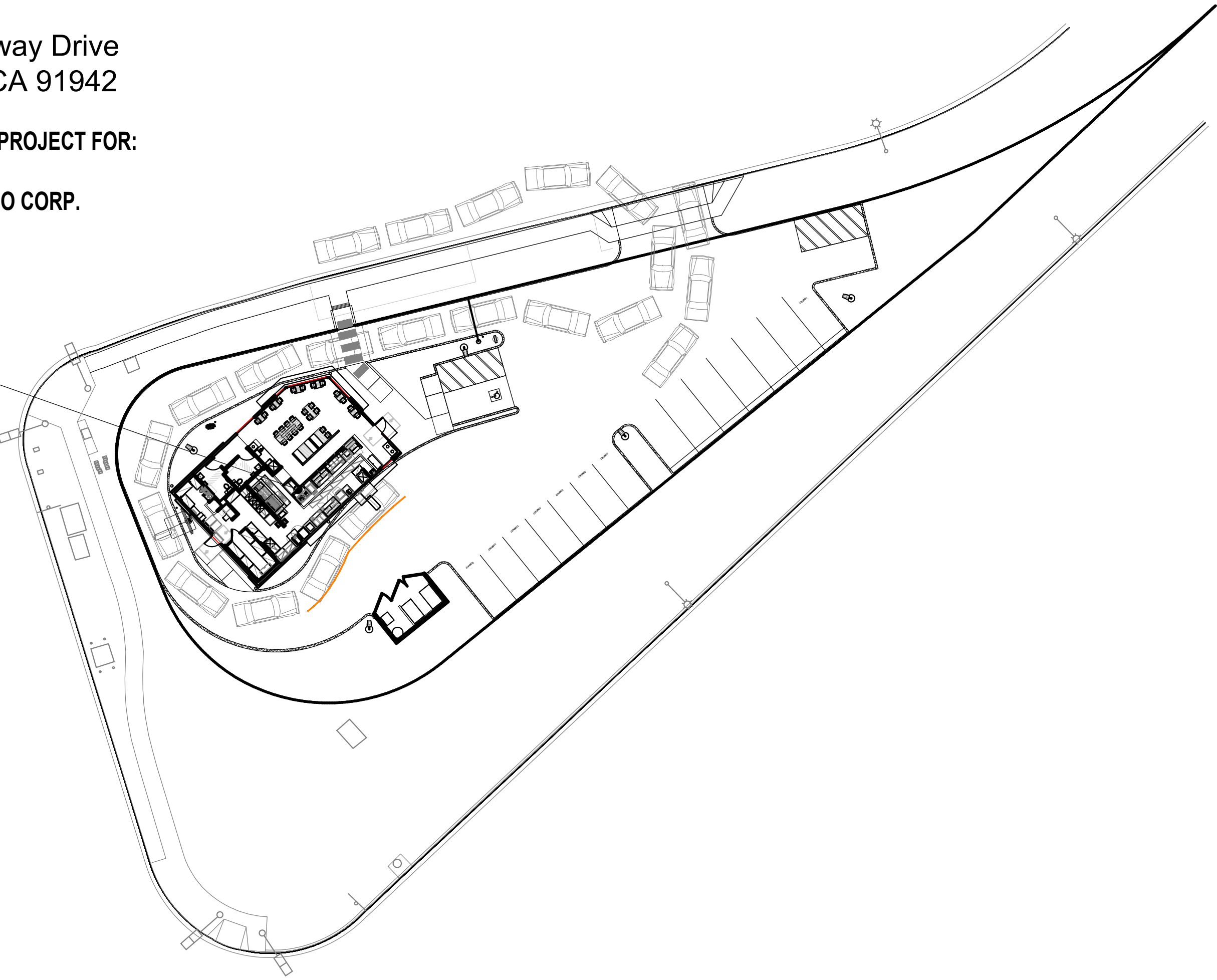
CALI QUESO CORP.



VICINITY MAP



KEY PLAN



CODE / BUILDING INFORMATION	
BUILDING CODES:	
BUILDING:	2022 CALIFORNIA BUILDING CODE
MECHANICAL:	2022 CALIFORNIA MECHANICAL CODE
ELECTRICAL:	2022 CALIFORNIA ELECTRICAL CODE
PLUMBING:	2022 CALIFORNIA PLUMBING CODE
ENERGY:	2022 CALIFORNIA ENERGY CODE
	2022 CALIFORNIA GREEN CODE
FIRE:	2022 CALIFORNIA FIRE CODE
BUILDING INFORMATION:	
ZONING CLASSIFICATION:	C-G-D (GENERAL COMMERCIAL / GROSSMONT SPECIFIC PLAN OVERLAY / URBAN DESIGN OVERLAY)
CONSTRUCTION TYPE:	V - B
STORIES:	ONE (EXISTING SINGLE STORY COMMERCIAL STRUCTURE)
SCOPE OF WORK:	NEW GROUND UP BUILDING WITH DRIVE-THRU. DEMOLITION OF EXISTING BUILDING, NEW PARKING LOT, PAVING, AND PEDESTRIAN ACCESS.
LEASE AREA:	1,903 SQ. FT.
FIRE PROTECTION:	FULL HOOD SUPPRESSION, PORTABLE FIRE EXTINGUISHERS
INTERIOR FINISHES:	CLASS C FLAME SPREAD RATING
NUMBER OF EMPLOYEES:	8 MAX
OCCUPANCY/USE:	A2 - RESTAURANT

- GENERAL NOTES
- GC TO VERIFY QUANTITY & LOCATIONS OF FIRE EXTINGUISHERS WITH LOCAL AUTHORITIES. FIRE EXTINGUISHERS TO BE SUPPLIED BY KEC AND INSTALLED BY G.C. - REFER TO FLOOR PLAN FOR LOCATIONS
 - G.C. TO PROVIDE FIRE DEPARTMENT REQUIRED KEY BOX. COORDINATE LOCATION AND TYPE WITH LOCAL AUTHORITIES.
 - REFER TO MEP DRAWINGS AND RESPONSIBILITY SCHEDULE FOR INFORMATION REGARDING FIRE ALARM SYSTEM - SYSTEM BY GENERAL CONTRACTOR
 - LOCATE EMERGENCY LIGHTS IN DINING AREAS SUCH THAT THEY DO NOT INTERFERE WITH WALL DECOR. COORDINATE WITH OWNER.

PROJECT TEAM DIRECTORY		
QDOBA DIRECTOR OF CONSTRUCTION & DESIGN COMPANY: QDOBA MEXICAN EATS CONTACT: KYLE BROWN ADDRESS: 350 CAMINO DE LA REINA, STE 400 SAN DIEGO, CA 92108 PHONE: (405) 406-2010 EMAIL: kyle.brown@qdobacm.com	ARCHITECTURAL PROJECT MANAGER COMPANY: LINGLE DESIGN GROUP, INC. CONTACT: KYLE BENNEHOFF ADDRESS: 158 W. MAIN ST LENA, IL 61048 PHONE: (815) 369-9155 EMAIL: kylebennehoff@lingleddesign.com	ARCHITECT OF RECORD COMPANY: LINGLE DESIGN GROUP, INC. CONTACT: CARL LINGLE ADDRESS: 158 W. MAIN ST LENA, IL 61048 PHONE: (815) 369-9155 EMAIL: carllingle@lingleddesign.com
QDOBA CONSTRUCTION PROJECT MANAGER COMPANY: QDOBA MEXICAN EATS CONTACT: JAMAL FARHA ADDRESS: 350 CAMINO DE LA REINA, STE 400 SAN DIEGO, CA 92108 PHONE: (607) 712-6716 EMAIL: jamal.farha@qdobacm.com	FRANCHISEE COMPANY: CALI QUESO CORP CONTACT: KARAN GOGRI ADDRESS: 43575 MISSION BLVD, #707 SAN DIEGO, CA 94539 PHONE: (510) 449-9420 EMAIL: karan@gogris.com	MEP ENGINEER OF RECORD COMPANY: APPLIED ENGINEERING GROUP, LTD. CONTACT: DAN RHODES ADDRESS: 740 E. BOARD ST BLACKLICK, OH PHONE: (614) 322-7050 EMAIL: dabr@aeeg1d.com
QDOBA CONSTRUCTION PROJECT MANAGER COMPANY: QDOBA MEXICAN EATS CONTACT: CORY NIEDERHAUS ADDRESS: 350 CAMINO DE LA REINA, STE 400 SAN DIEGO, CA 92108 PHONE: (858) 761-8934 EMAIL: cory.niederhaus@qdobacm.com		STRUCTURAL ENGINEER COMPANY: MCCOMAS/O'DONNELL & NACCARATO CONTACT: DOUG FISCHER ADDRESS: 450 EAST 96TH STREET, SUITE 175 INDIANAPOLIS, IN 46240 PHONE: (317) 580-0402 EMAIL: dfisher@o-o-n.com

ABBREVIATIONS

Ø	DIAMETER	BLKG.	BLOCKING	DS.	DOWN SPOUT	F.H.	FIRE HYDRANT	HT.	HEIGHT	MFR.	MANUFACTURER	PARTN.	PARTITION	S.	SOUTH	TEL.	TELEPHONE	W.H.	WATER HEATER
[]	SQUARE FOOT/FEET			DWG.	DRAWING	F.O.F.	FACE OF FINISH	H.M.	HOLLOW METAL	M.H.	MANHOLE	P.L.	PROPERTY LINE	S.A.N.	SCALE AS NOTED	T&G	TONGUE AND GROOVE	W/O	WITHOUT
AT	AT	C/J	CEILING JOIST			F.O.M.	FACE OF MASONRY	HOR.	HORIZONTAL	M.N.	MINIMUM	PLAS.	PLASTER	S.A.T.	SUSPENDED ACOUS TILE	THK.	THICKNESS	W/R.	WATER RESISTANT
CL	CENTERLINE	CLG.	CEILING	E.	EAST	F.O.S.	FACE OF STUD	HOWD.	HARDWOOD	MISC.	MISCELLANEOUS	PLBG.	PLUMBING	S.C.	SOLID CORE	T.O.C.	TOP OF CURB		
#	POUND OR NUMBER	CLR.	CLEAR	EA.	EACH	F/S	FLOOR SINK	HVAC	HEATING, VENTILATION AND AIR CONDITIONING	M.O.	MASONRY OPENING	PLWD.	PLYWOOD	SCHED.	SCHEDULE	T.O.P.	TOP OF PARAPET		
(E)	EXISTING	C.M.	CONSTRUCTION MANAGER	ELEC.	ELECTRICAL	F.S.R.	FIRE SPRINKLER RISER	LD.	INSIDE DIAMETER	MTD.	MOUNTED	P.T.	PRESSURE TREATED	SECT.	SECTION	T.O.S.	TOP OF SHEATHING		
(N)	NEW	C.M.U.	CONCRETE MASONRY UNIT	EL.	ELEVATION	FT.	FOOT/FEET	IN.	INCH	MUL.	MULLION			SHT.	SHEET	T.O.W.	TOP OF WALL		
		C/O	CLEANOUT	E.P.	ELECTRICAL PANEL	FTG.	FOOTING	INSUL.	INSULATION			Q.T.	QUARRY TILE	SHTG.	SHEATHING	TYP.	TYPICAL		
A.B.	ANCHOR BOLT	CONC.	CONCRETE	E.Q.	EQUAL	FUT.	FUTURE	INT.	INTERIOR	N.	NORTH			SIM.	SIMILAR	UBC	UNIFORM BUILDING CODE UNLESS NOTED OTHERWISE		
A/C	AIR CONDITIONING	CONN.	CONNECTION	EQUIP.	EQUIPMENT			JT.	JOINT	N.I.C.	NOT IN CONTRACT	R.	RISER	SPEC.	SPECIFICATION	U.N.O.			
ACOUS.	ACOUSTICAL	CONSTR.	CONSTRUCTION	E.W.	EACH WAY	GA.	GAUGE	INT.	INTERIOR	NO.	NUMBER	RAD.	RADIUS	SQ.	SQUARE				
A.F.F.	ABOVE FINISH FLOOR	CONTR.	CONTINUOUS CONTRACTOR	EXIS.	EXISTING	G.C.	GALVANIZED GENERAL CONTRACTOR	JT.	JOINT	N.T.S.	NOT TO SCALE	R.D.	ROOF DRAIN	SSK.	SERVICE SINK	V.B.	VINYL BASE		
ALUM.	ALUMINUM			EXT.	EXTERIOR	G.L.	GALVANIZED IRON	LAM.	LAMINATED			REF.	REFERENCE	SS.	STAINLESS STEEL	VERT.	VERTICAL		
APPROX.	APPROXIMATE					GL.	GLASS	LAV.	LAVATORY	O.A.	OVERALL	REIN.	REINFORCED	STD.	STANDARD	V.C.T.	VINYL COMPOSITION TILE		
ARCH.	ARCHITECTURAL	DBL.	DOUBLE	F.F.	FINISH FLOOR	QL.	GLASS	LT.	LIGHT	O/C	ON CENTER	REQ'D.	REQUIRED	STL.	STEEL	V.T.R.	VENT THROUGH ROOF		
A.S.R.	AUTOMATIC SPRINKLER SYSTEM	DEPT.	DEPARTMENT	FIN.	FINISH	GND.	GROUND			O.D.	OUTSIDE DIAMETER	REQ'D.	REQUIRED	STOR.	STORAGE STRUCTURAL				
BRD.	BOARD	DET.	DETAIL	FIXT.	FIXTURE	GR.	GRADE			OPD.	OVERFLOW DRAIN	RESIL.	RESILIENT	SYM.	SYMMETRICAL	W.	WEST		
BLDG.	BUILDING	D.F.	DRINKING FOUNTAIN	FLR.	FLOOR	GYP.	GYPSUM	LAV.	LAVATORY	OPG.	OPENING	RM.	ROOM			W/	WITH		
BLK.	BLOCK	DIA	DIAMETER	F.L.	FLOW LINE	HDR.	HEADER	LT.	LIGHT	OPP.	OPPOSITE	R.O.	ROUGH OPENING	T.	TREAD	W.C.	WATER CLOSET		
		DIM.	DIMENSION	FLUOR.	FLUORESCENT	HDW.	HARDWARE	MET.	METAL			R.O.W.	RIGHT OF WAY			WD.	WOOD		

SHEET INDEX			
SHEET#	TITLE	REV	DATE
TS1.0	TITLE SHEET		
SITE DESIGN			
SD1.0	ARCHITECTURAL SITE PLAN		
SD1.1	ENLARGED DRIVE THRU EQUIPMENT PLAN		
SD1.2	DRIVE THRU EQUIPMENT DETAILS		
SD2.0	DUMPSTER PLAN AND ELEVATIONS		
ARCHITECTURAL			
G1.0	CODE ACCESSIBILITY / REFERENCE PLAN		
A3.0	ROOF PLAN		
A4.0	EXTERIOR ELEVATIONS		
A5.0	BUILDING SECTIONS		
CIVIL			
C-###	REFER TO CIVIL PLAN SHEET INDEX		



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PERMIT/BID: 11/03/2023

CONSTRUCTION: -

REVISIONS

- 2024.01.04 - Health

SITE INFORMATION

OME #: 003039

ADDRESS:

8303 Parkway Drive
La Mesa, CA 91942

DRAWN BY: RG/KB

PROJECT #: 21-036

SCALE: --

TITLE SHEET

TS1.0

SYMBOL LEGEND			
	DETAIL NUMBER		DETAIL NUMBER
	SHEET NUMBER		SECTION MARKER
	EXTERIOR ELEVATION MARKER		SUB-DETAIL NUMBER
	INTERIOR ELEVATION MARKER		DETAIL NUMBER
	DETAIL MARKER		DETAIL MARKER
	DESCRIPTION ELEVATION MARKER		FINISH TYPE MARKER
	DOOR TYPE		KEY NOTE REFERENCE
	WINDOW TYPE		WALL TYPE MARKER
	EQUIPMENT TYPE		EQUIPMENT TYPE

PARKING & LANDSCAPE CALCULATIONS	
	Interior Parking Area = 10369 SQ. FT.
	10% of Interior Parking = 1037 SQ. FT.
	Proposed Interior Landscaping, Located Inside Property Line = 2008 SQ. FT.
	Required Landscaping For Off-Street Parking Areas, per City of La Mesa's Parking Standards, Located Within City Right-of-Way = 3425 SQ. FT.
	Additional Landscaping and Irrigation Area, Located Within City Right-of-Way = 14150 SQ. FT.



Parking Calculations:
Required: 1 for each 250 s.f. GLA, exclusive of the dining area,
plus 1 for each 3 persons seating capacity in the dining room
1231 s.f./ 250 = 5 (4.924)
32 seats/ 3 = 11
Total = 16
Provided: 8 Standard + 8 Compact = 16 Stalls
TABLE 11B-208.2 1 ADA (1.25)

SITE PLAN GENERAL NOTES

- A. REFER TO BASE SHELL CIVIL DRAWINGS, BY OTHERS, FOR SITE LOCATION, LOT LINES, LOT SETBACKS, SIDEWALKS, CURBS, UTILITIES, PARKING REQUIREMENTS AND SIGNAGE.
- B. REFER TO LANDSCAPE DRAWINGS FOR LANDSCAPE DESIGN.
- C. 36" MINIMUM ADA PATH OF TRAVEL REQUIRED TO REMAIN CLEAR AND UNOBSTRUCTED.

SITE PLAN KEY NOTES

- 1 NEW DIRECTIONAL SIGNAGE - REFER TO DETAIL 18/ SD1.2
- 2 EXISTING SIDEWALK, FIELD VERIFY WIDTH. GC TO WIDEN TO 5'-0", IF LESS THAN 5'-0" WIDE.
- 3 NEW SITE DIRECTIONAL SIGNAGE AS SHOWN
- 4 NEW PARKING LOT POLE MOUNTED LIGHT
- 5 NEW TRASH ENCLOSURE - REFER TO SD2.0
- 6 NO BUILD EASEMENT
- 7 PROPERTY LINE - REFER TO CIVIL DRAWINGS
- 8 NEW 6" CONCRETE CURB - REFER TO CIVIL DRAWINGS
- 9 NEW CURB RAMP - REFER TO CIVIL DRAWINGS
- 10 NEW BOLLARD - REFER TO CIVIL DRAWINGS
- 11 ACCESSIBLE PARKING STALL AND ACCESS AISLE - REFER TO CIVIL DRAWINGS
- 12 EXISTING SINGLE PHASE ELECTRICAL SERVICE
- 13 NEW LANDSCAPE SCREEN AT DRIVE-THRU LANE, FOR REFERENCE ONLY - REFER TO LANDSCAPE PLAN
- 14 PROPERTY OWNER/DEVELOPER TO MAINTAIN LANDSCAPE AREA SHOWN IN YELLOW OUTSIDE OF PARCEL BOUNDARY. TO BE REVIEWED AND APPROVED BY CITY ENGINEER. DEPTH TO BE 5'-0" TYPICAL EXCEPT ADJACENT TO PARKING TO ALLOW FOR VEHICLE OVERHANG: 7'-0" AT COMPACT STALLS AND 8'-0" AT STANDARD STALLS. REFER TO LANDSCAPE PLAN FOR ADDITIONAL STREETSCAPE ENHANCEMENT ALONG JACKSON DRIVE.
- 15 EXISTING DRIVEWAY, ASPHALT PAVING, AND DAMAGED SIDEWALK TO BE REMOVED AND REPLACED - REFER TO LANDSCAPE PLAN.
- 16 NEW 5'-0" WIDE SIDEWALK - REFER TO CIVIL DRAWINGS
- 17 EXISTING STREET LIGHT
- 18 EXISTING TRAFFIC SIGNAL LIGHT
- 19 EXISTING ELECTRICAL EQUIPMENT.
- 20 EXISTING WATER VAULT.
- 21 EXISTING 8" VITRIFIED CLAY (VC) SANITARY SEWER MAIN.
- 22 EXISTING ELECTRICAL PULL BOX.
- 23 EXISTING WATER SERVICE.
- 24 NEW BUILDING MOUNTED SITE LIGHT
- 25 NEW CANOPY SITE LIGHT
- 26 STORM DRAIN MAINTENANCE MANHOLE - REFER TO CIVIL
- 27 GREASE INTERCEPTOR - REFER TO CIVIL
- 28 GREASE WASTE POINT OF CONNECTION - REFER TO CIVIL AND PLUMBING
- 29 SANITARY SEWER POINT OF CONNECTION - REFER TO CIVIL AND PLUMBING
- 30 SANITARY SEWER MAN HOLE (SSMH)
- 31 GREASE WASTE LINE SEWER CLEANOUT
- 32 EXISTING WATER VAULT
- 33 PERFORATED STORM DRAIN PIPE - REFER TO CIVIL
- 34 CONNECTION TO BACK OF EXISTING DRAIN INLET - REFER TO CIVIL
- 35 DOMESTIC AND IRRIGATION WATER METERS AND BACKFLOWS
- 36 EXISTING TRANSFORMER
- 37 NEW GAS SERVICE POINT OF CONNECTION - REFER TO CIVIL AND PLUMBING
- 38 SIGHT DISTANCE VISIBILITY TRIANGLES - REFER TO CIVIL
- 39 NEW STANDARD COMMERCIAL DRIVEWAY ENTRY/APRON (G-26) - REFER TO CIVIL
- 40 EXISTING CITY OF SAN DIEGO TRANSMISSION WATER MAIN - REFER TO CIVIL

Photometric Lighting Schedule						
Symbol	Label	Quantity	Catalog Number	Description	Lamp	Wattage
	P4	3	DSX1-LED-P1-40K-70CRI-T4LG	Single Head Lithonia Lighting DSX1 D-Series Size1 Area LED Luminaire w/Type 4 Low Glare Optics and P1 Performance Package (20ft. Pole Height w/3ft. Concrete Base)	LED/4000K (B1-U0-G1)	50.9
	P5	1	DSX1-LED-P1-40K-70CRI-T5LG	Single Head Lithonia Lighting DSX1 D-Series Size1 Area LED Luminaire w/Type 5 Low Glare Optics and P1 Performance Package (20ft. Pole Height w/3ft. Concrete Base)	LED/4000K (B3-U0-G1)	50.9
	OD	1	XTOR1B-W	Cooper Lighting Solutions Lumark Crosstour Series 12w Wall Mounted Overdoor LED Wall Sconce Unit (9ft. Fixture Mounting Height)	LED/4000K (B1-U0-G0)	12.2
	ODp	1	XTOR3B-W	Cooper Lighting Solutions Lumark Crosstour Series 25w Pole Mounted LED Wall Sconce Unit (20ft. Pole Height w/3ft. Concrete Base)	LED/4000K (B1-U0-G0)	25.5
	UC	5	V120-SO-4000K	GM Lighting Vision 120 Series Linear Under Canopy LED Tape Lighting (76 Total Linear FT)	LED/4000K (3w per FT)	2.97786

Statistics						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Property Light Spill Levels	+	0.1 fc	2.2 fc	0.0 fc	N/A	N/A
Property Line Light Levels	+	0.6 fc	2.7 fc	0.0 fc	N/A	N/A
Parking Lot Light Levels	+	1.8 fc	8.2 fc	0.1 fc	82.0:1	18.0:1



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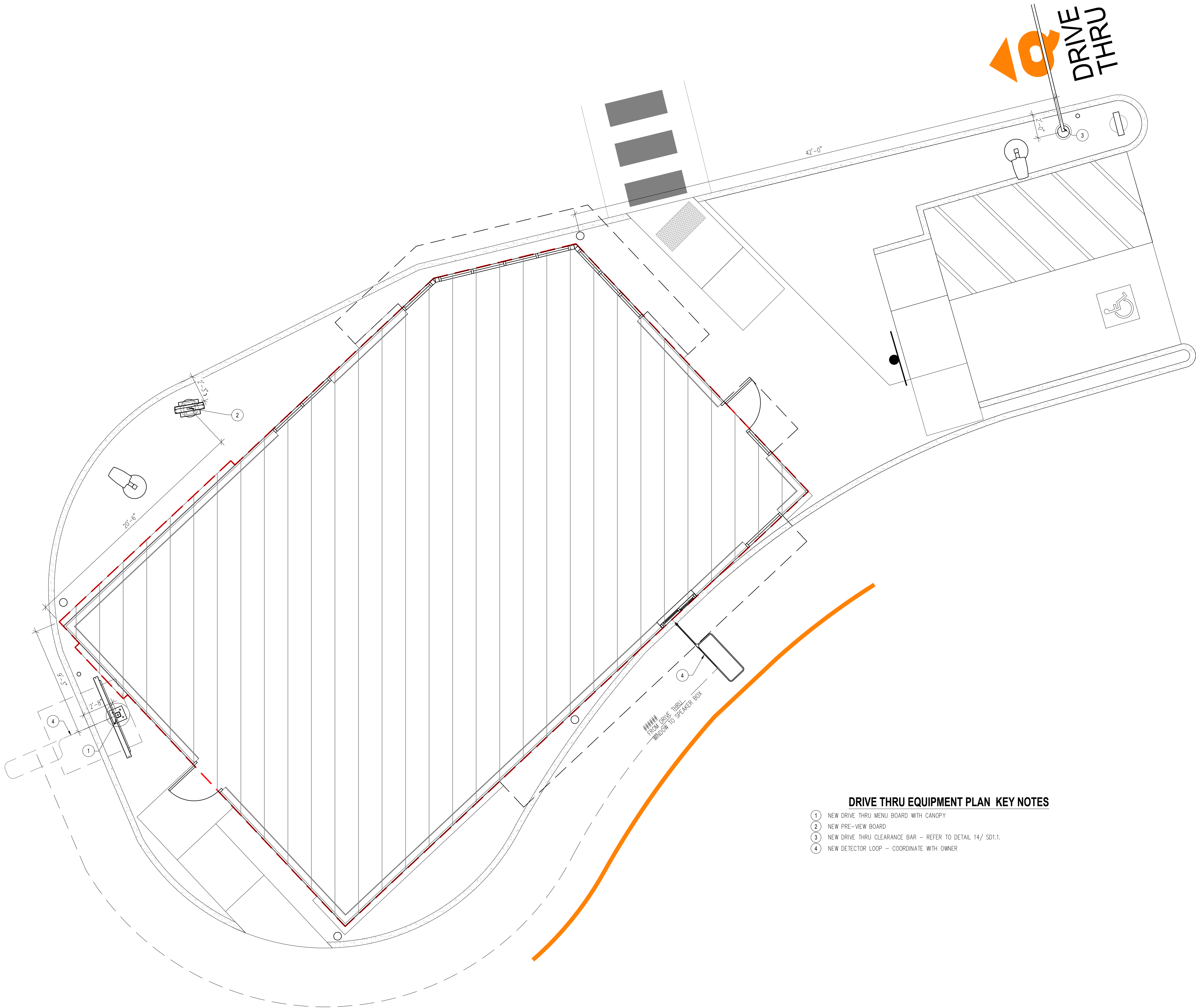
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DRAWN BY:	RG/KB
PROJECT #:	21-036
SCALE:	AS NOTED

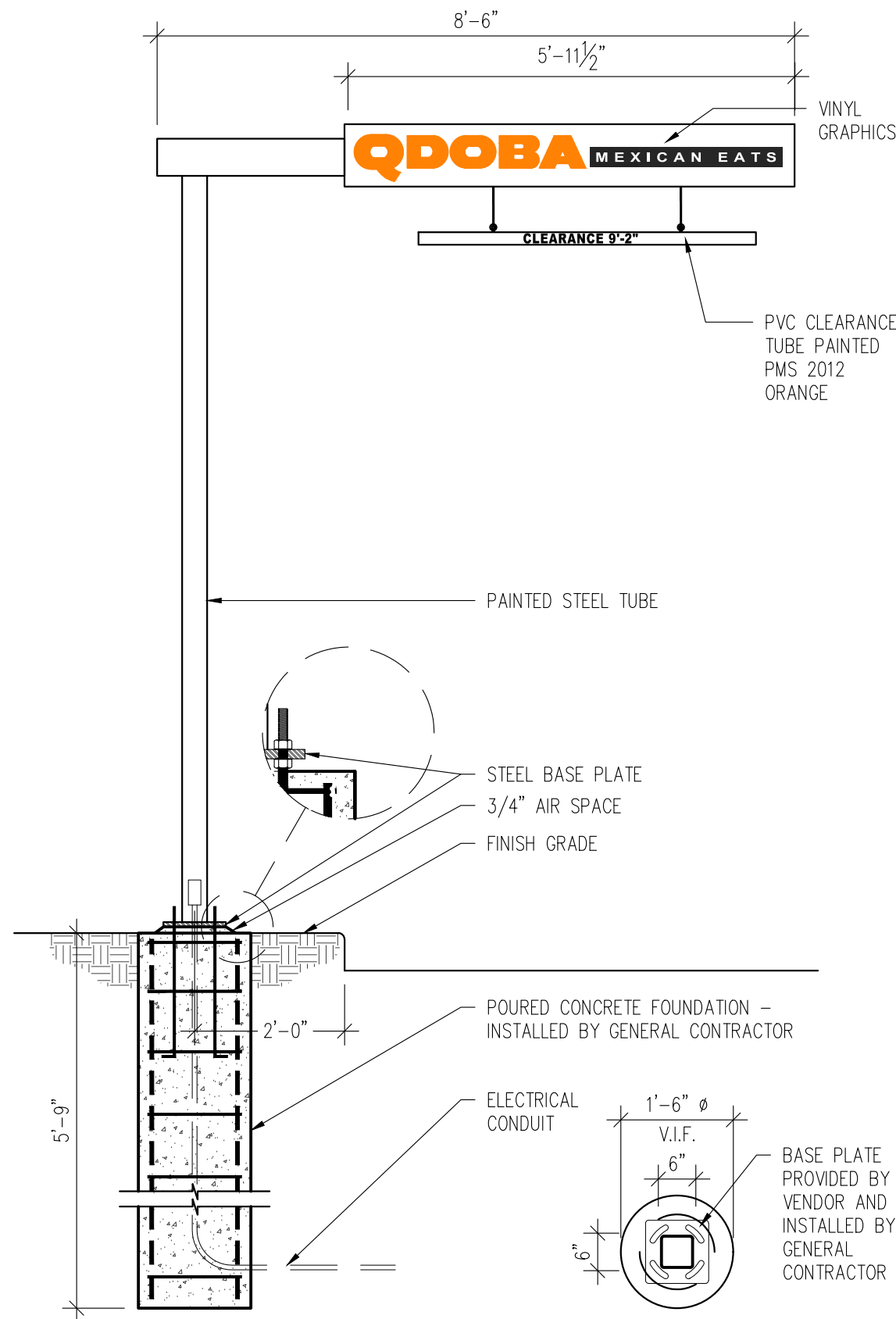
ARCHITECTURAL
SITE PLAN

SD1.0



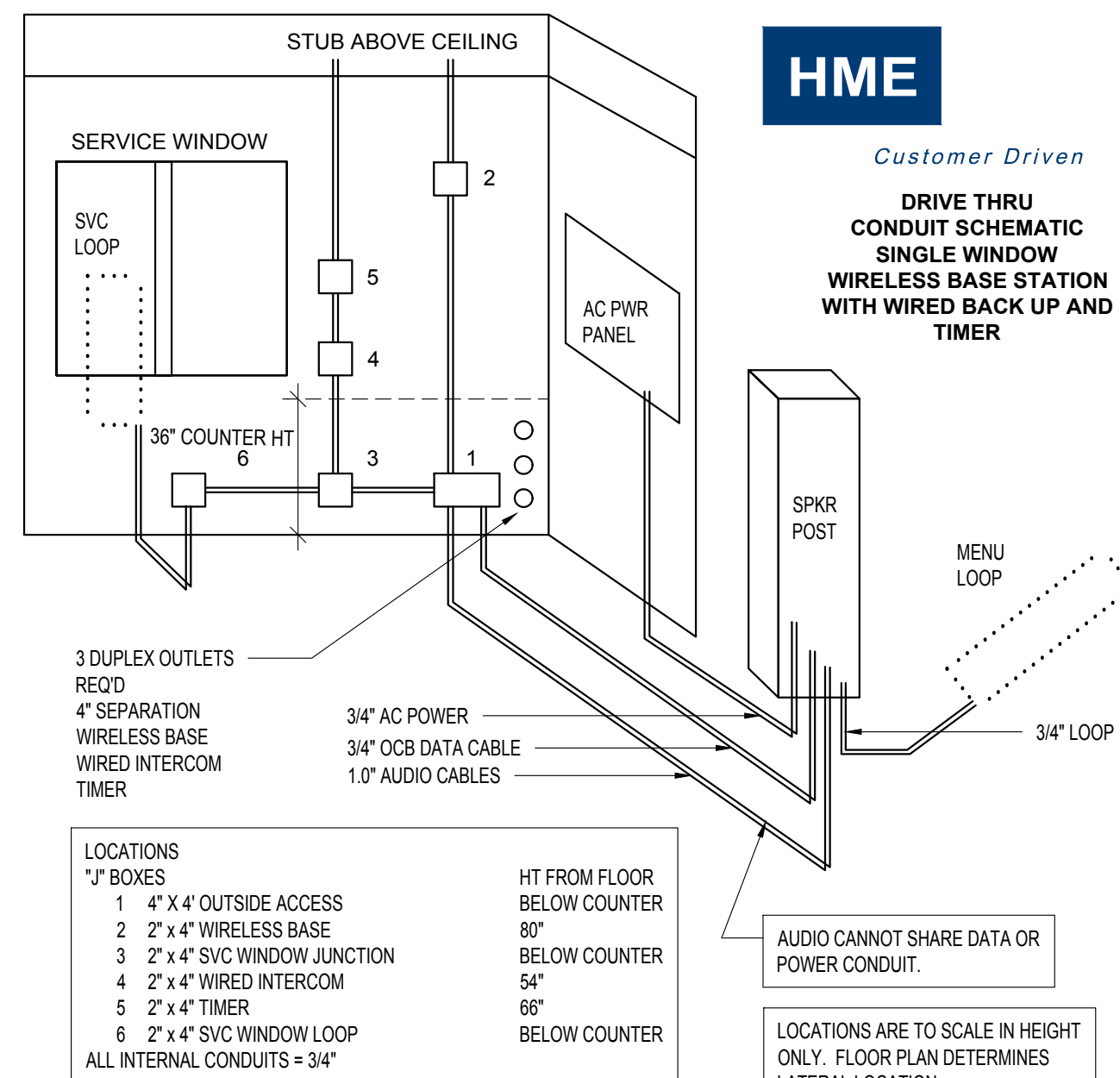
DRIVE THRU EQUIPMENT PLAN KEY NOTES

- 1 NEW DRIVE THRU MENU BOARD WITH CANOPY
- 2 NEW PRE-VIEW BOARD
- 3 NEW DRIVE THRU CLEARANCE BAR - REFER TO DETAIL 14/ SD1.1.
- 4 NEW DETECTOR LOOP - COORDINATE WITH OWNER



14 CLEARANCE BAR DETAIL

SCALE 1/2"=1'-0"



19 DRIVE THRU CONDUIT SCHEMATIC

N.T.S.



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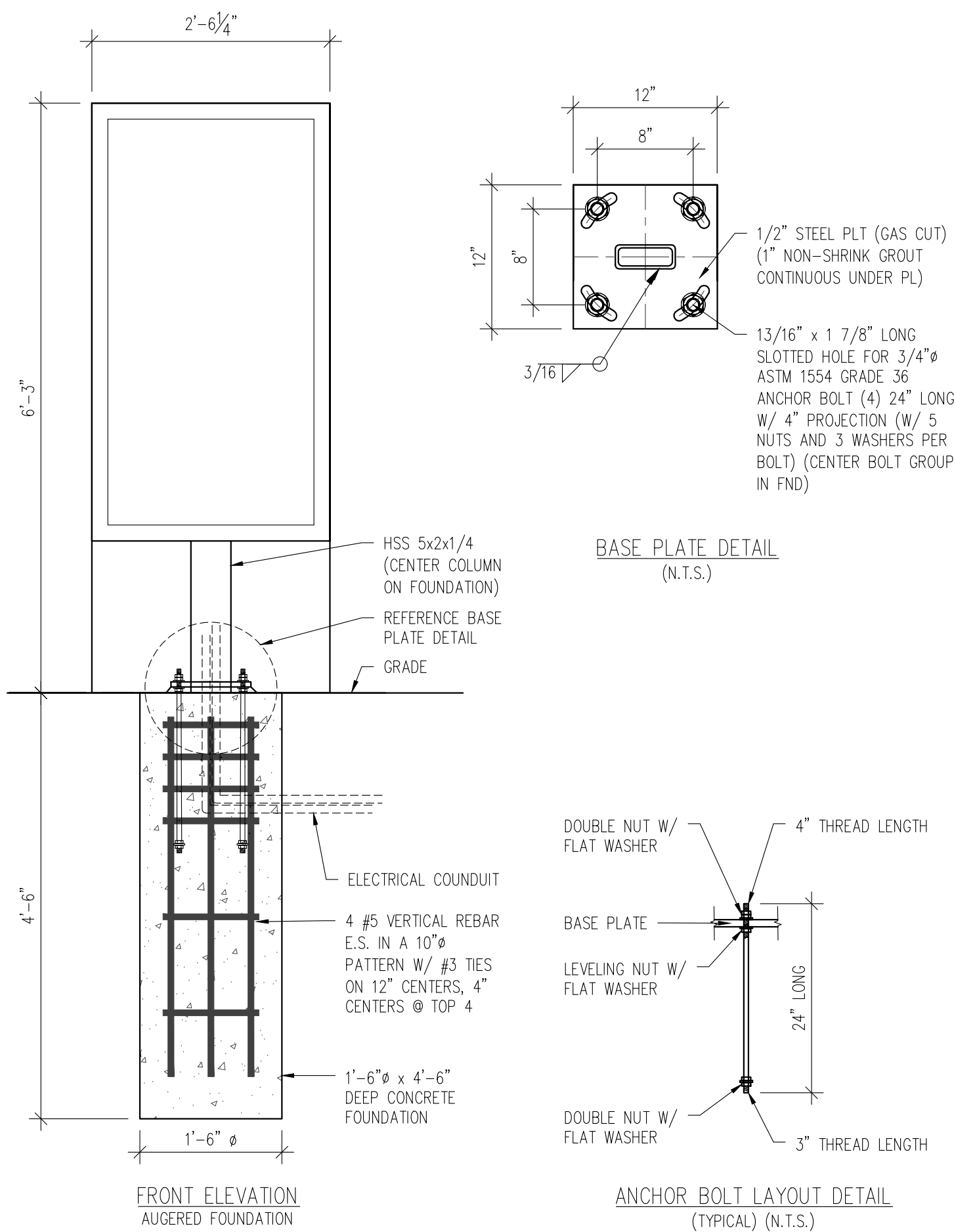
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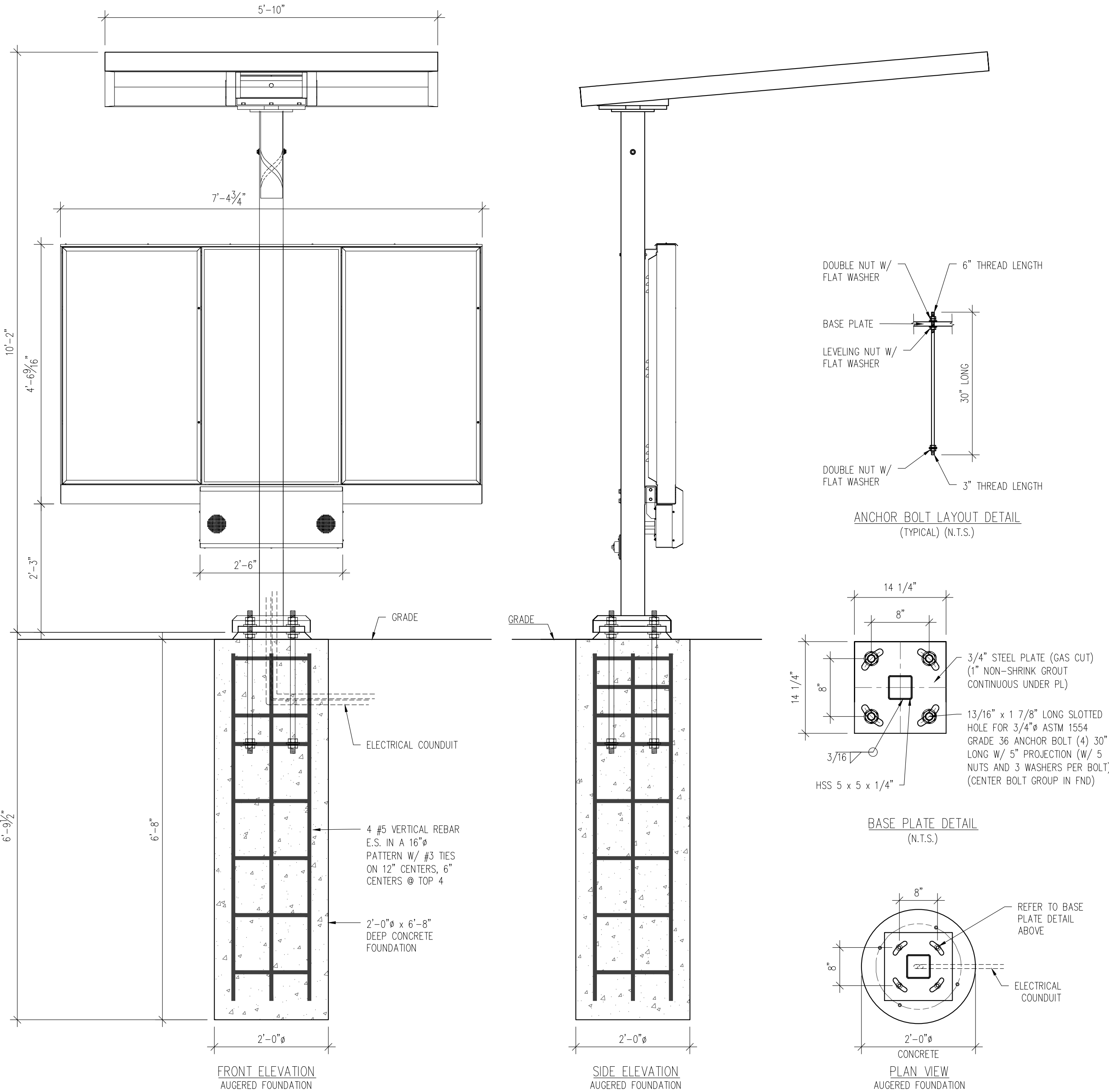
**ENLARGED
DRIVE THRU
EQUIPMENT PLAN
SD1.1**



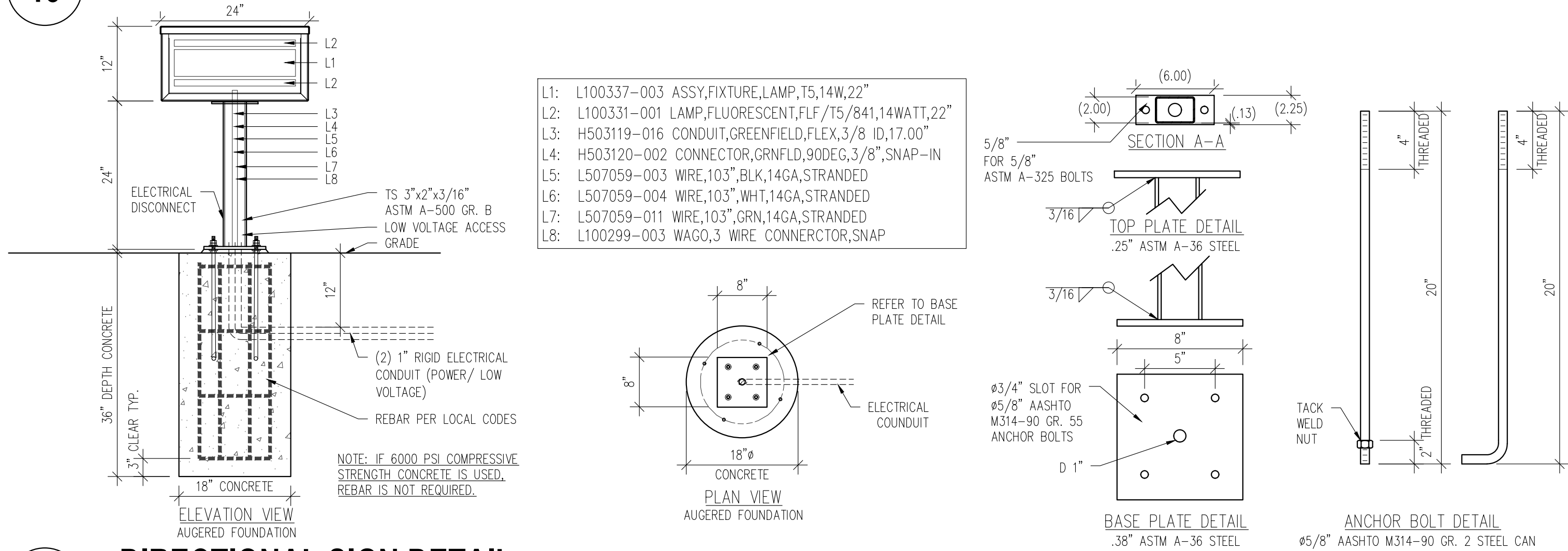
6 PRE-MENU BOARD DETAIL

- NOTES:
- THE DESIGN FABRICATION AND CONSTRUCTION SHALL CONFORM TO THE FOLLOWING CODES AND SPECIFICATIONS: CURRENT BUILDING CODE, THE AMERICAN INSTITUTE OF STEEL CONSTRUCTION (MANUAL OF STEEL CONSTRUCTION, 9TH EDITION), THE AMERICAN WELDING SOCIETY (AWS D1.1-20), THE AMERICAN CONCRETE INSTITUTE BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE (ACI 318-14), THE SPECIFICATIONS FOR ALUMINUM STRUCTURES BY THE ALUMINUM ASSOCIATION (CURRENT EDITION).
 - STRUCTURAL STEEL REQUIREMENTS: PLATES, ROLLED SHAPES AND BARS SHALL BE ASTM A36(OR EQUAL), STANDARD PIPE SHALL BE ASTM A53, GRADE B(OR BETTER, FY=35 KSI), STRUCTURAL TUBING SHALL BE ASTM A500, GRADE B(OR BETTER, FY= 46 KSI), ALL BOLTED CONNECTIONS SHALL BE MADE WITH ASTM A325 BOLTS(OR BETTER WITH FLAT WASHERS(UNLESS NOTED OTHERWISE), ALL FASTENERS TO BE NON-CORROSIVE, ALL STRUCTURAL STEEL SHALL BE SHOP PRIME COATED WITH A RUST INHIBITIVE PRIMER AND FINISH PAINTED AS APPROVED BY OWNER (SURFACE PREPARATION SHALL BE IN ACCORDANCE WITH THE MANUFACTURERS' RECOMMENDATIONS), FIELD CONNECTIONS AND DAMAGED OR ABRADED AREAS OF PROTECTIVE COATING SHALL BE TOUCH UP PAINTED WITH COMPATIBLE MATERIAL, ALL STEEL SUBJECT TO DIRECT CONTACT WITH EARTH SHALL BE BITUMASTIC (OR EQUAL) COATED(IF NOT SUBJECT TO SUNLIGHT AND CARBOMASTIC (OR EQUAL) COATED(IF SUBJECT TO SUNLIGHT) IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS, ALL WELDS SHALL BE MADE WITH E70XX ELECTRODES(OR EQUAL), ALL FIELD WELDS SHALL COMPLY WITH AWS CODE FOR PROCEDURES, APPEARANCE, AND QUALITY OF WELDS, ALL WELDERS AND WELDING PROCESSES SHALL BE QUALIFIED IN ACCORDANCE WITH AWS STANDARD QUALIFICATION PROCEDURES.
 - ALL FERROUS TO NONFERROUS SURFACES SHALL BE SEPARATED BY 3M#355 POLYESTER CLEAR TAPE(OR EQUAL).
 - THE ELECTRICAL INSTALLATION SHALL BE IN COMPLIANCE WITH THE NATIONAL ELECTRICAL CODE AND ALL REQUIREMENTS OF THE LOCAL GOVERNING AUTHORITY.
 - THE DESIGN WIND SPEED IS 115 MPH PER ASCE 7-16 WITH "C" EXPOSURE, RESULTING IN A DESIGN PRESSURE OF 19.96 PSF AT A HEIGHT OF 6'-3" ABOVE GRADE.
 - THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS IN THE FIELD AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
 - SIGN AGE IS UL LISTED. SIGNAGE IS MANUFACTURED IN COMPLIANCE WITH NEC 600. SIGNAGE IS GROUNDED IN COMPLIANCE WITH NEC 250. ONE VISIBLE 20 AMP DISCONNECT IS REQUIRED PER CIRCUIT.
 - THE FOUNDATION DESIGN IS BASED ON AN ALLOWABLE LATERAL BEARING PRESSURE OF 100 PSF PER FOOT OF DEPTH AND AN ALLOWABLE VERTICAL BEARING PRESSURE OF 1500 PSF(CEASE EXCAVATION AND NOTIFY THE ENGINEER IF DIFFERENT SOIL CONDITIONS ARE ENCOUNTERED), ALL CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH AT 28 DAYS OF 3000 PSI, SIGNAGE MAY BE INSTALLED ON THE STRUCTURE AFTER A MINIMUM CURING TIME OF FOURTEEN(14) DAYS PROVIDED THAT THE CURING PROCESS IS PROPERLY MAINTAINED IN ACCORDANCE WITH ACI 318-14, EXPOSED CONCRETE FINISHES SHALL HAVE A ROUGH TROWEL FINISH, GROUT SHALL BE NON-SHRINK AND NON-METALLIC WITH A MINIMUM COMPRESSIVE STRENGTH OF 5000 PSI AT ONE(1) DAY, GROUT SHALL BE MIXED AND PLACED IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS, ALL REINFORCEMENT STEEL SHALL HAVE A MINIMUM YIELD STRENGTH OF 60,000 PSI AND SHALL CONFORM TO ASTM A615, ALL REINFORCEMENT STEEL SHALL BE INSTALLED IN ACCORDANCE WITH ACI 318-14 WITH A MINIMUM CONCRETE COVER OF THREE(3) INCHES WHEN CONCRETE IS CAST AGAINST EARTH, REINFORCEMENT STEEL SHALL NOT BE WELDED AT CROSS POINTS.

N.T.S.



13 MENU BOARD ORDER POINT WITH CANOPY DETAIL



18 DIRECTIONAL SIGN DETAIL

- NOTES:
- THE DESIGN FABRICATION AND CONSTRUCTION SHALL CONFORM TO THE FOLLOWING CODES AND SPECIFICATIONS: CURRENT BUILDING CODE, THE AMERICAN INSTITUTE OF STEEL CONSTRUCTION (MANUAL OF STEEL CONSTRUCTION, 9TH EDITION), THE AMERICAN WELDING SOCIETY (AWS D1.1-20), THE AMERICAN CONCRETE INSTITUTE BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE (ACI 318-14), THE SPECIFICATIONS FOR ALUMINUM STRUCTURES BY THE ALUMINUM ASSOCIATION (CURRENT EDITION).
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 - ALL FERROUS TO NONFERROUS SURFACES SHALL BE SEPARATED BY 3M#355 POLYESTER CLEAR TAPE(OR EQUAL).
 - THE ELECTRICAL INSTALLATION SHALL BE IN COMPLIANCE WITH THE NATIONAL ELECTRICAL CODE AND ALL REQUIREMENTS OF THE LOCAL GOVERNING AUTHORITY.
 - THE DESIGN WIND SPEED IS 115 MPH PER ASCE 7-16 WITH "C" EXPOSURE, RESULTING IN A DESIGN PRESSURE OF 23.1 PSF AT A HEIGHT OF 10'-2" ABOVE GRADE.
 - THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS IN THE FIELD AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
 - SIGN AGE IS UL LISTED. SIGNAGE IS MANUFACTURED IN COMPLIANCE WITH NEC 600. SIGNAGE IS GROUNDED IN COMPLIANCE WITH NEC 250. ONE VISIBLE 20 AMP DISCONNECT IS REQUIRED PER CIRCUIT.
 - THE FOUNDATION DESIGN IS BASED ON AN ALLOWABLE LATERAL BEARING PRESSURE OF 100 PSF PER FOOT OF DEPTH AND AN ALLOWABLE VERTICAL BEARING PRESSURE OF 1500 PSF (CEASE EXCAVATION AND NOTIFY THE ENGINEER IF DIFFERENT SOIL CONDITIONS ARE ENCOUNTERED), ALL CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH AT 28 DAYS OF 3000 PSI, SIGNAGE MAY BE INSTALLED ON THE STRUCTURE AFTER A MINIMUM CURING TIME OF FOURTEEN(14) DAYS PROVIDED THAT THE CURING PROCESS IS PROPERLY MAINTAINED IN ACCORDANCE WITH ACI 318-14, EXPOSED CONCRETE FINISHES SHALL HAVE A ROUGH TROWEL FINISH, GROUT SHALL BE NON-SHRINK AND NON-METALLIC WITH A MINIMUM COMPRESSIVE STRENGTH OF 5000 PSI AT ONE(1) DAY, GROUT SHALL BE MIXED AND PLACED IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS, ALL REINFORCEMENT STEEL SHALL HAVE A MINIMUM YIELD STRENGTH OF 60,000 PSI AND SHALL CONFORM TO ASTM A615, ALL REINFORCEMENT STEEL SHALL BE INSTALLED IN ACCORDANCE WITH ACI 318-14 WITH A MINIMUM CONCRETE COVER OF THREE(3) INCHES WHEN CONCRETE IS CAST AGAINST EARTH, REINFORCEMENT STEEL SHALL NOT BE WELDED AT CROSS POINTS.

N.T.S.

- MFG NOTES:
- CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 3000 PSI AT 28 DAYS
 - REINFORCING STEEL SHALL BE ASTM A-615 GRADE 60
 - CAISSON FOOTING DESIGNED USING A SOIL BEARING FORCE OF 400 PSF PER FOOT LATERAL IF THIS SOIL CONDITION DOES NOT EXIST, IT IS THE ERECTOR'S RESPONSIBILITY TO HAVE A NEW BASE DESIGNED FOR THE EXISTING SOIL CONDITIONS BY A LICENSED STRUCTURAL ENGINEER
 - ANCHOR BOLTS SHALL BE AASHTO SPECIFICATION M314-90 GR. 2.

- MFG NOTES:
- PART TO BE FREE OF SCRATCHES AND DEFECTS
 - PART TO BE FREE OF BURRS AND SHARP EDGES
 - TOLERANCES ON CHAIN DIMENSIONS NOT ACCUMULATIVE



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SITE INFORMATION

QME #: 003039

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8303 Parkway Drive
La Mesa, CA 91942

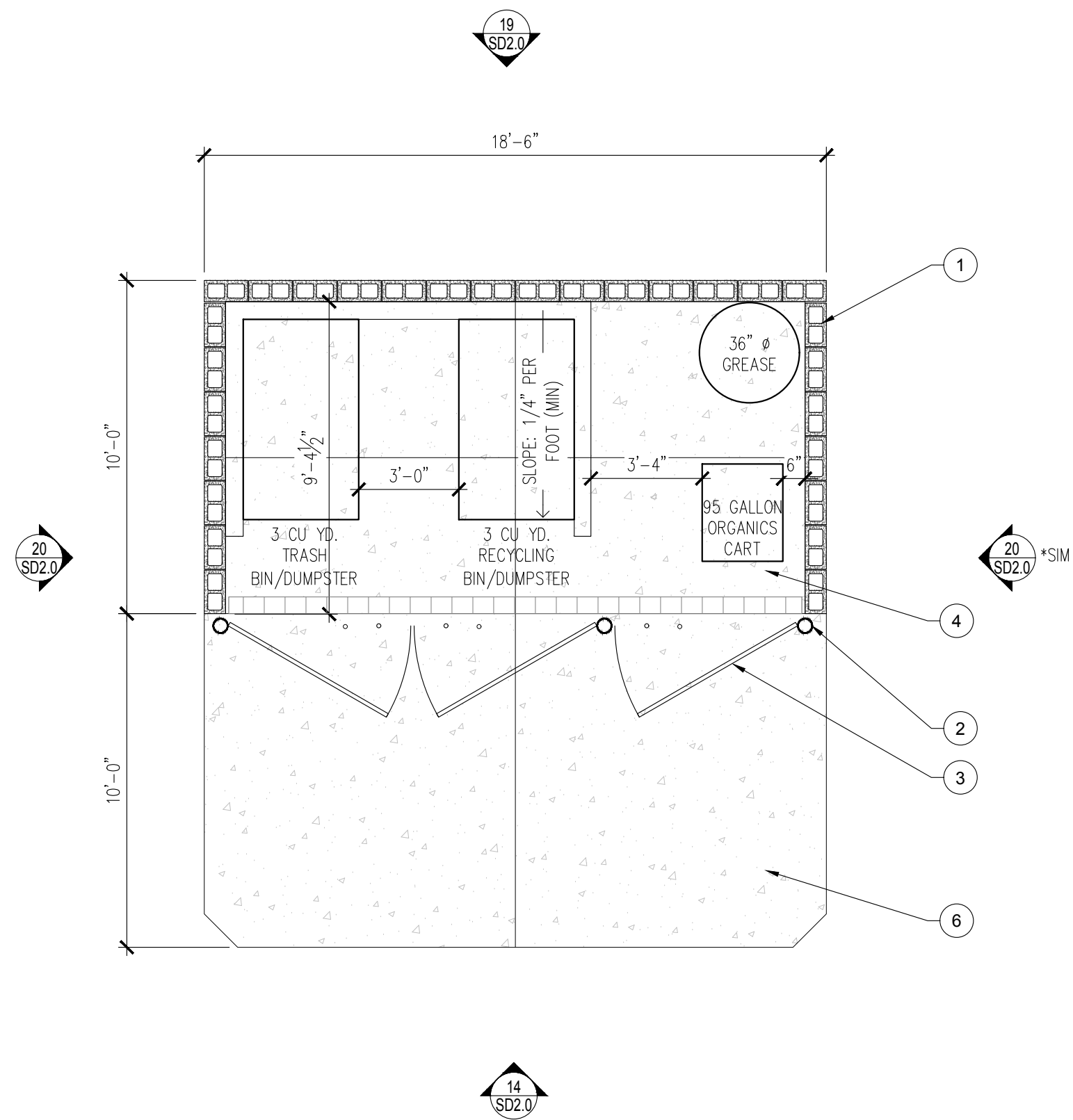
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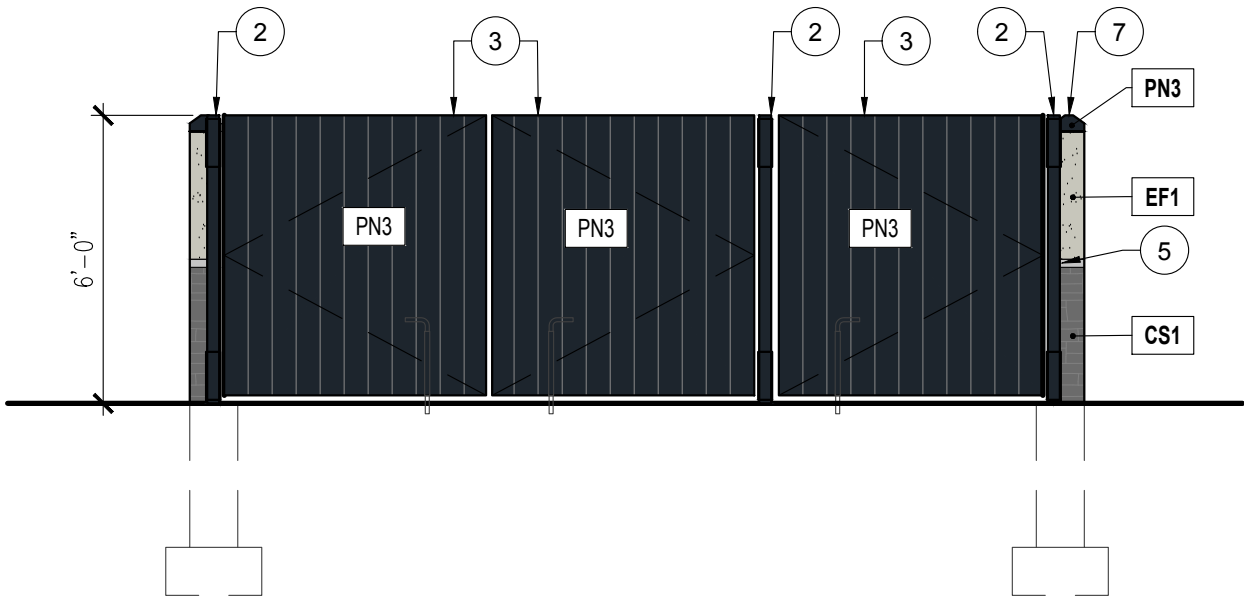
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DRIVE THRU
EQUIPMENT
DETAILS
SD1.2

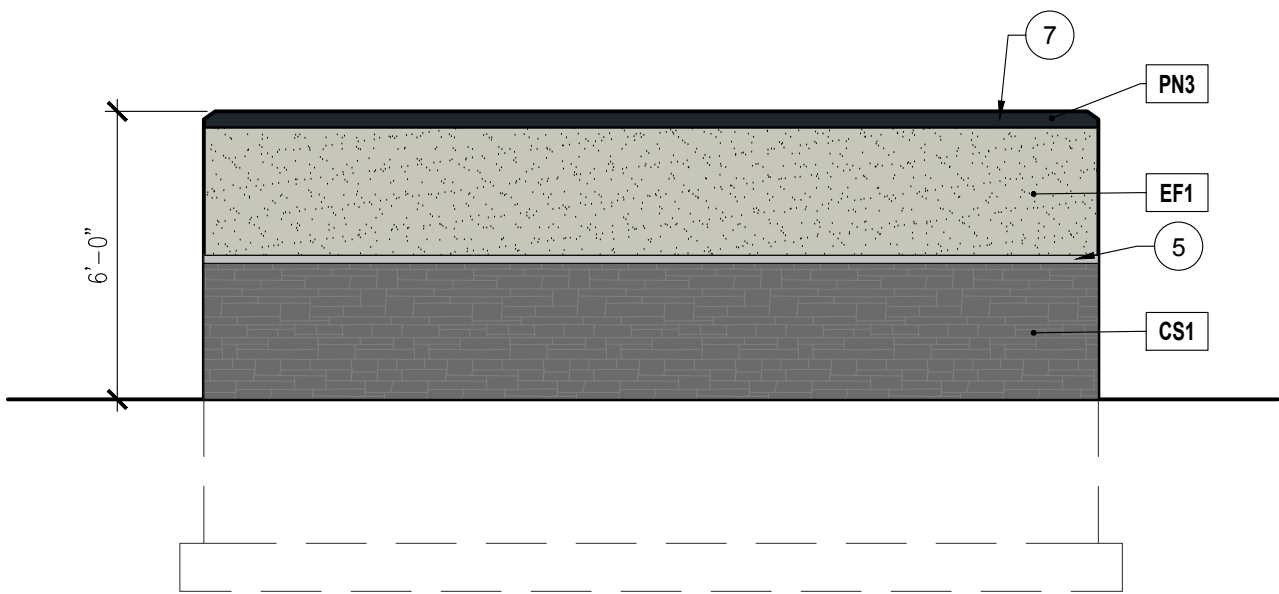
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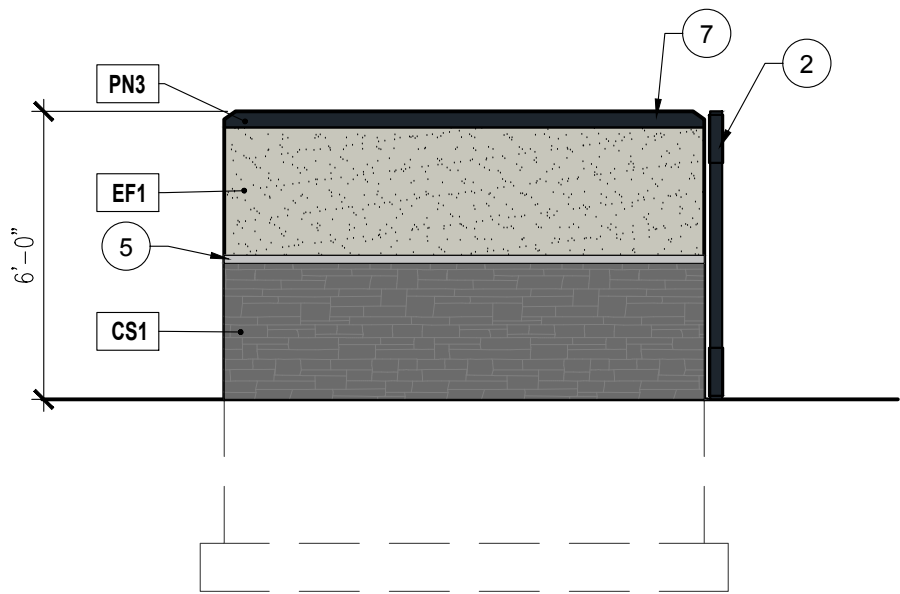
9 DUMPSTER PLAN/ FACE MOUNTED GATE
Scale: 1/4"=1'-0"



14 FRONT ELEVATION
Scale: 1/4"=1'-0"



19 REAR ELEVATION
Scale: 1/4"=1'-0"



20 SIDE ELEVATION
Scale: 1/4"=1'-0"

KEY NOTES

- 1 8x8x16 STANDARD CMU - PAINT INTERIOR COLOR: PN3
- 2 6" DIA STEEL GATE POST FILLED W/ CONCRETE. PAINT COLOR: PN3
- 3 18 GAUGE METAL GATE (BOX RIB). PAINT COLOR: PN3
- 4 SEALED CONCRETE SLAB - REFER TO STRUCTURAL DRAWINGS
- 5 PRECAST STONE SILL CAP
- 6 HEAVY DUTY CONCRETE APRON - REFER TO CIVIL DRAWINGS
- 7 METAL COPING CAP. PAINT COLOR: PN3
- 8 TRENCH DRAIN - REFER TO CIVIL

LEGEND

PN3	PAINT - QDOBA BLACK - BM BLACK 2132-10
PN4	PAINT - QDOBA COOL GRAY - PANTONE PMS 413 C - BM GRAY HORSE 2140-50
CS1	CULTURED STONE - ELDORADO STONE - LEDGE CUT 33 - BEACH PEBBLE
EF1	EIFS - DRYVIT, STOCORP, OR APPROVED EQUAL - QDOBA COOL GRAY



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DATES

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SUBMITTAL DATE:	1: 03/17/2022
	2: 05/11/2022
	3: 06/09/2022
	4: 12/09/2022
	5: 03/17/2023
	6: 04/19/2023
	7: 06/15/2023

BID: -
CONSTRUCTION: -

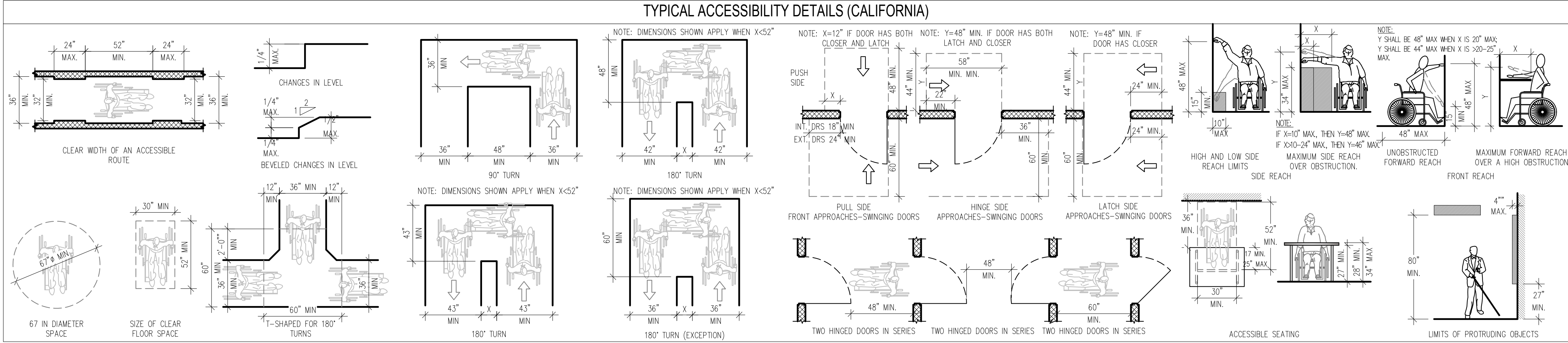
REVISIONS

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SITE INFORMATION

QME #: 003039
ADDRESS:
8303 Parkway Drive
La Mesa, CA 91942
DRAWN BY: RG/KB
PROJECT #: 21-036
SCALE: AS NOTED

DUMPSTER
PLAN &
ELEVATIONS
SD2.0



GENERAL NOTES

A. EXIT AISLES SHALL MEET ALL APPLICABLE CODES.
B. POST OCCUPANCY LOAD SIGN IN CONSPICUOUS PLACE NEAR MAIN EXITS AT 6'-10" A.F.F. CAULK AROUND ALL SIDES. "MAXIMUM SEATING CAPACITY - " FOR SEAT COUNT. SEE "BUILDING DATA" ON SHEET TS1.0.
C. OWNER SHALL PROVIDE PORTABLE FIRE EXTINGUISHERS PER LOCAL FIRE MARSHAL. GENERAL CONTRACTOR TO INSTALL.
D. ANY TIME THE BUILDING IS OCCUPIED, THE MEANS OF EGRESS SHALL BE ILLUMINATED AT AN INTENSITY OF NOT LESS THAN 1 FOOT-CANDLE AT THE FLOOR LEVEL. SEE ELECTRICAL DRAWINGS.
E. PROVIDE APPROVED EGRESS ILLUMINATION AND ILLUMINATED EXIT SIGNS. SEE ELECTRICAL DRAWINGS.
F. PROVIDE APPROVED PANIC HARDWARE ON EXIT DOORS.
G. ALL EXTERIOR PATIO DINING TABLES TO BE MOVEABLE U.N.O - SEE SHEET Q100

CALCULATED OCCUPANCY LOAD:		
ASSEMBLY AREAS	TOTAL	CALCULATED OCCUPANT LOAD
DINING: 15 SQ. FT. PER OCCUPANT (LESS FIXED SEATING)	502 SQ. FT.	34
KITCHEN: 200 SQ. FT. PER OCCUPANT	808 SQ. FT.	6
FIXED BENCH SEATING: 24 LINEAL INCHES PER OCCUPANT	144 LIN. IN.	6
TOTAL INTERIOR OCCUPANTS: (USED FOR EXITING/EGRESS CALCULATIONS)		46
ACTUAL SEAT COUNT		
48" BENCH (2 OCCUPANTS PER BENCH)		6
STANDARD CHAIR		18
TALL CHAIR		8
TOTAL SEATING		32
TOTAL REQUIRED ACCESSIBLE SEATING IN DINING AREA: (5% OF TOTAL)		2

REQUIRED EGRESS WIDTH

BUILDING EGRESS
TOTAL EGRESS WIDTH REQUIRED:
46 MAX INT. OCCUP. X .2" = 9
= 9
TOTAL EGRESS WIDTH PROVIDED:
TWO 34" CLEAR DOOR EXITS LEAFS = 68"
MAIN ENTRANCE
WIDTH REQUIRED (1/2 OCCUPANT LOAD):
46 INTERIOR OCCUP. / 2 = 23 X .20 = 5"
CLEAR WIDTH PROVIDED: 34"
NUMBER OF EXITS: 2 REQUIRED - 2 PROVIDED

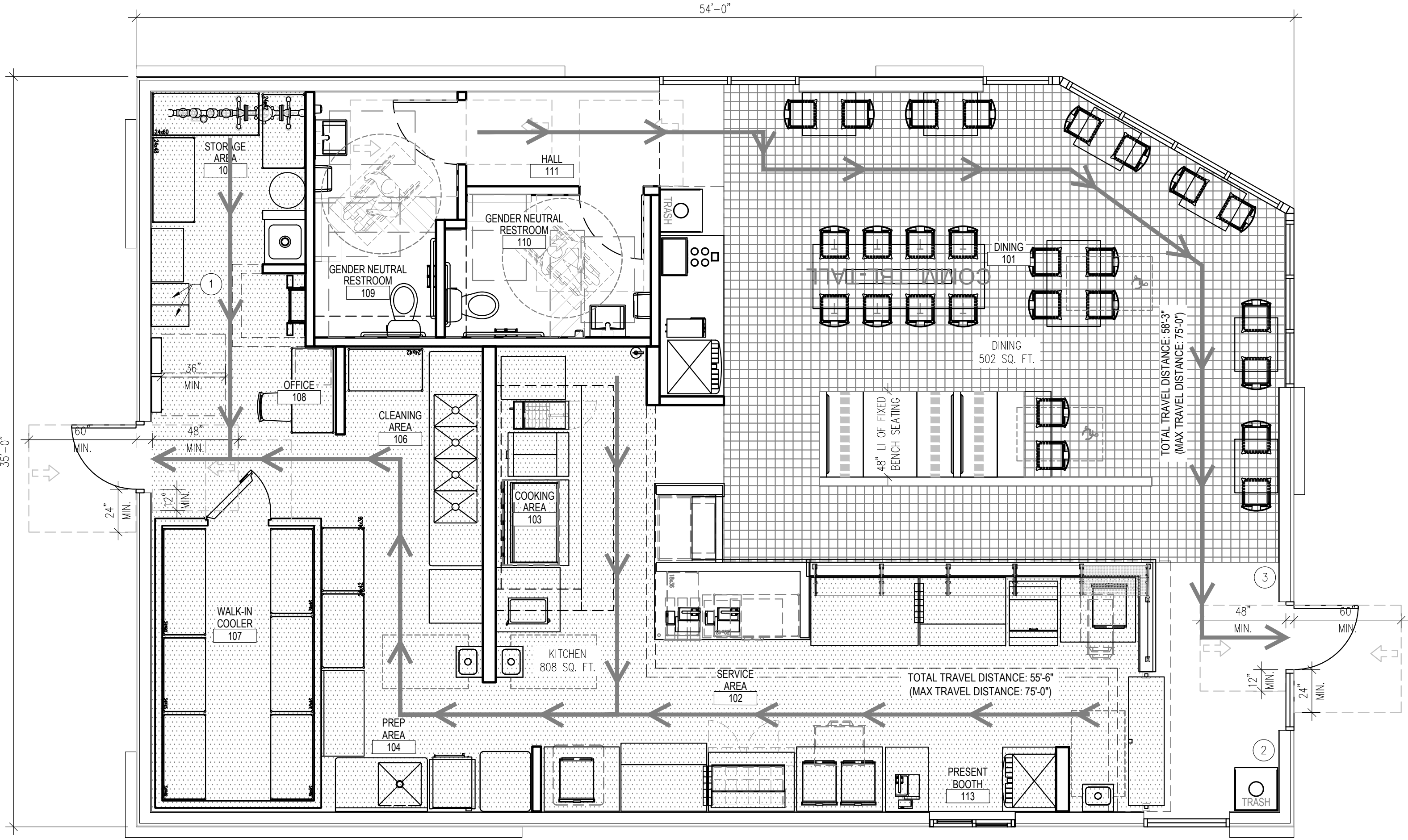
RESTROOM PLUMBING FIXTURES

BUILDING OCCUPANCY CALCULATIONS (FROM TABLE A) -
MAXIMUM OCCUPANTS PER CPC 422.1 TABLE A

QUEUE + DINING S.F. =	694 / 30 =	24
PATIO S.F. =	0 / 30 =	0
KITCHEN S.F. =	808 / 400 =	3
STORAGE S.F. =	0 / 5000 =	0
TOTAL OCCUPANT COUNT =		27
50% MALE AND 50% FEMALE =	27 / 2 =	14
FEMALE - REQUIRED FIXTURES 1-25	W.C. MALE	W.C. FEMALE
MALE - REQUIRED FIXTURES 1-50	1	1
REQUIRED LAVATORIES 1-150	1	1 EACH

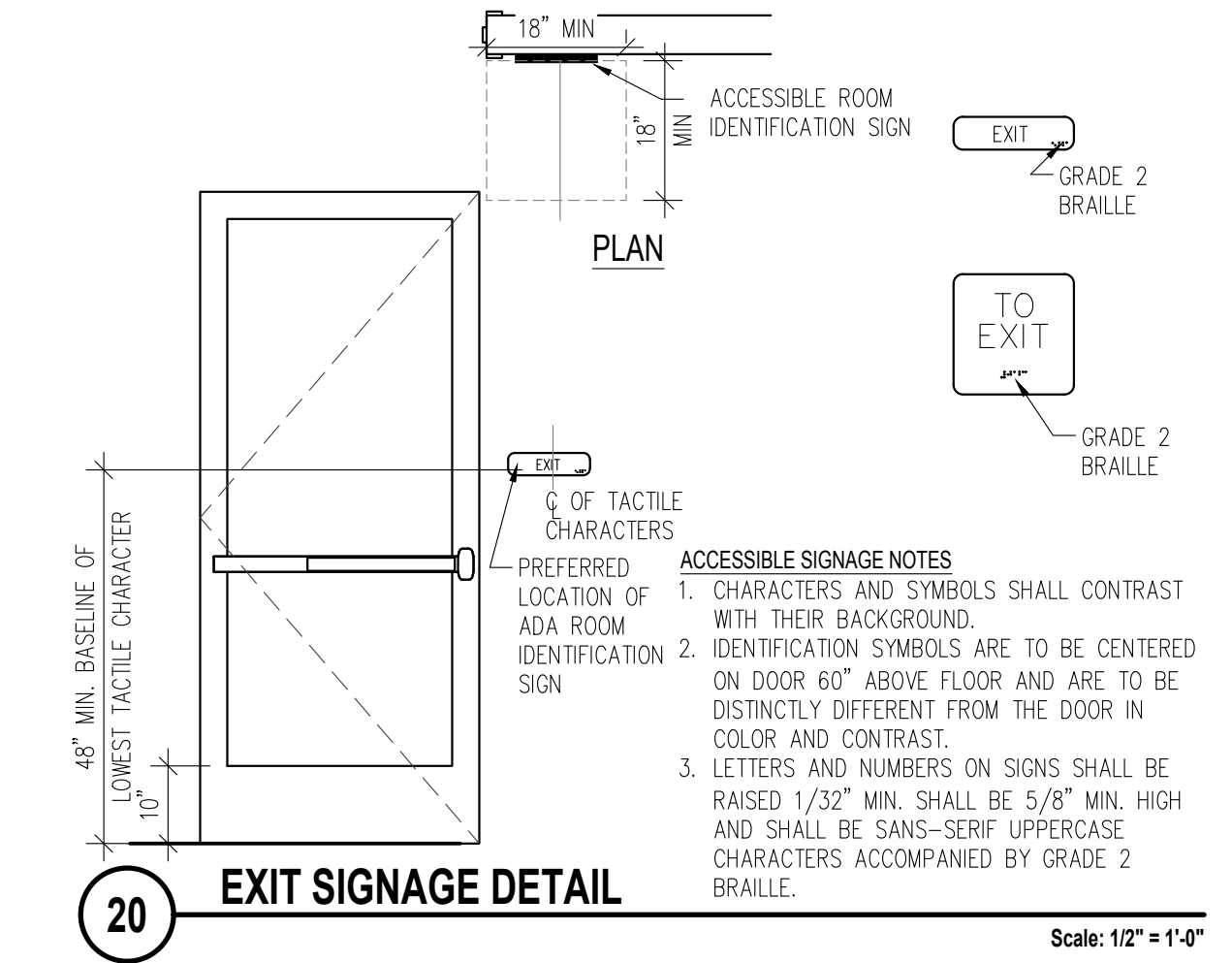
CODED NOTES

1. EMPLOYEE LOCKERS - KELMAX MODEL #EL5 W/ FINGER PULL
2. TACTILE SIGNAGE - "EXIT" - PER CBC 1013.4 - REFER TO DETAIL 20/G1.0.
3. SIGNAGE - "MAXIMUM OCCUPANCY 46 PERSONS" - PER CBC SECTION 1004.3



LEGEND

INDICATES 36" MIN. EGRESS PATH UNLESS NOTED OTHERWISE



QDOBA MEXICAN EATS
350 CAMINO DE LA REINA, STE 400
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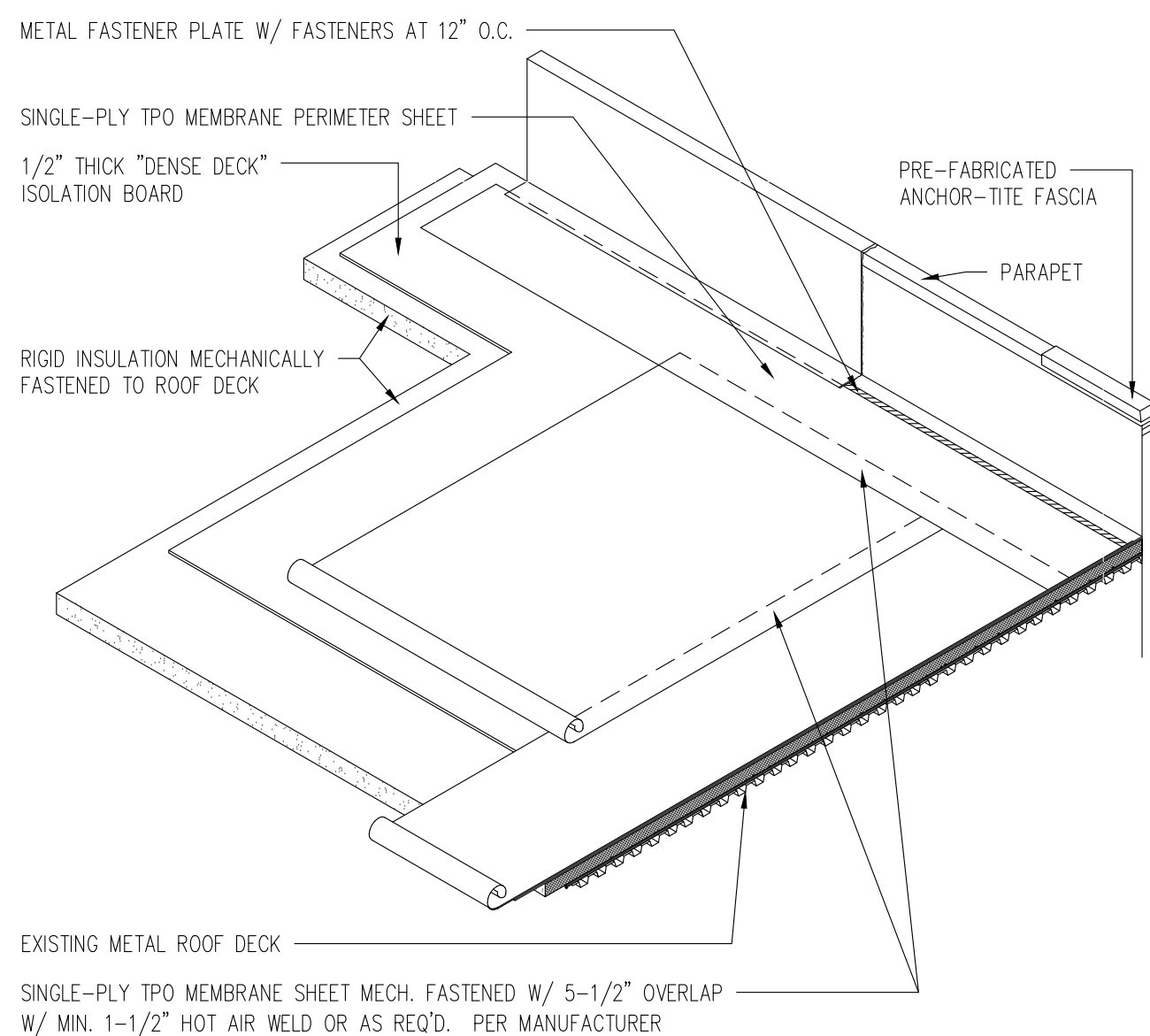
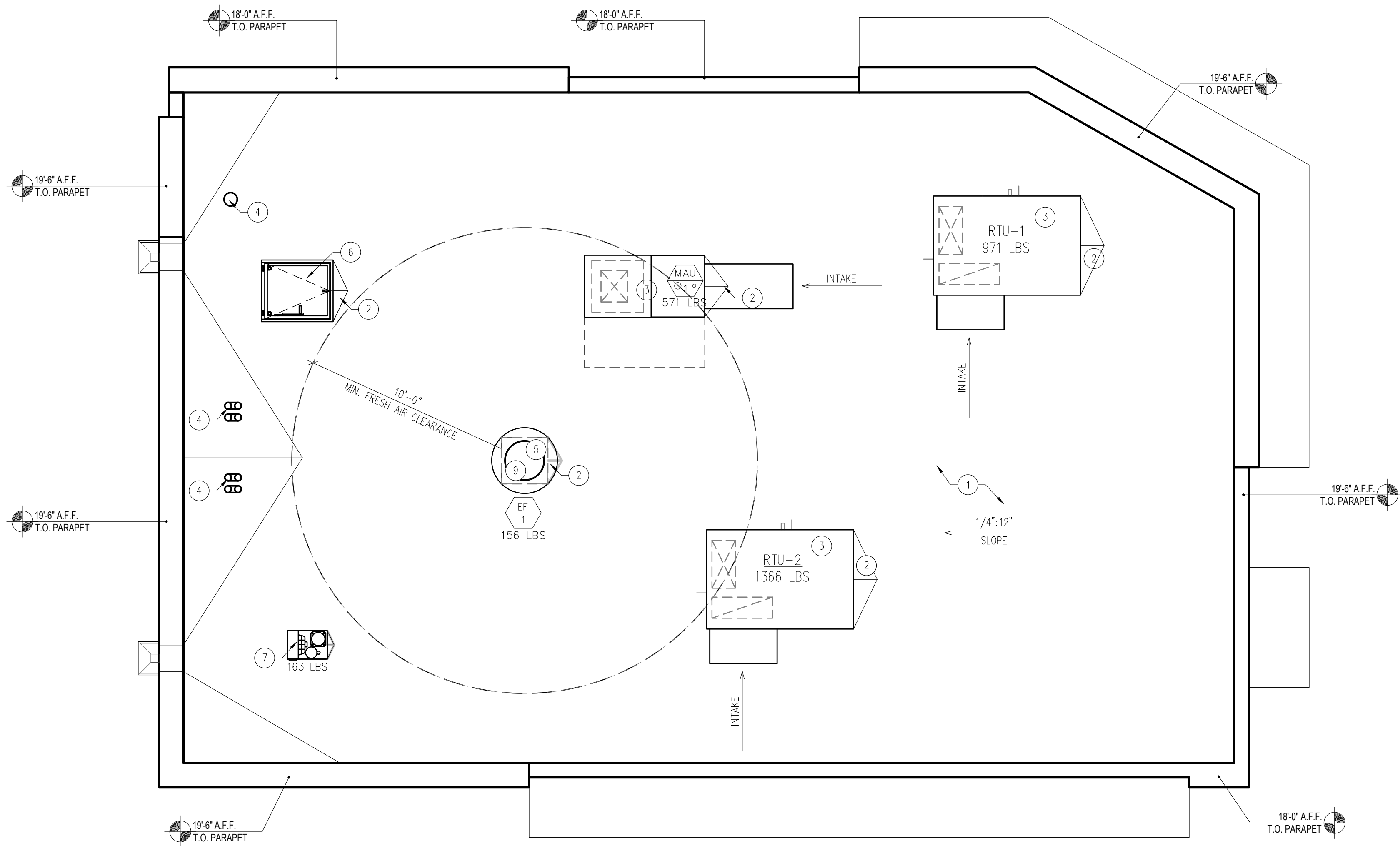
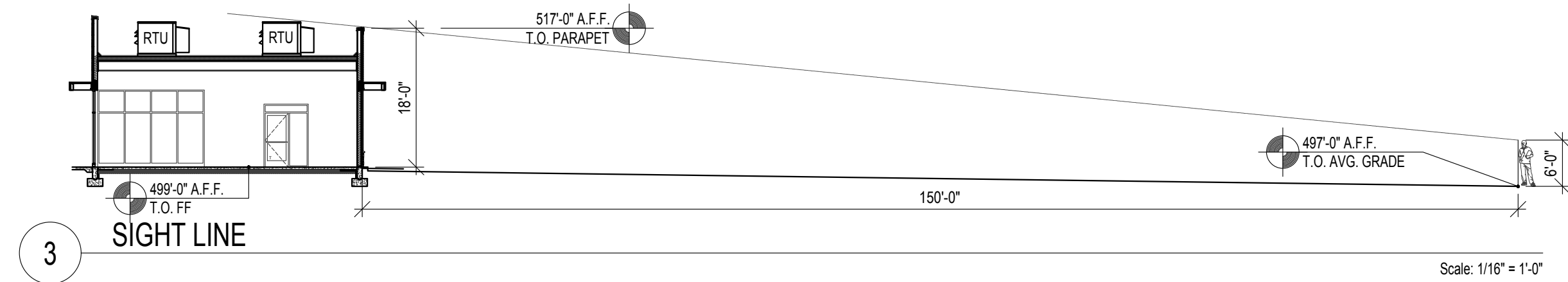
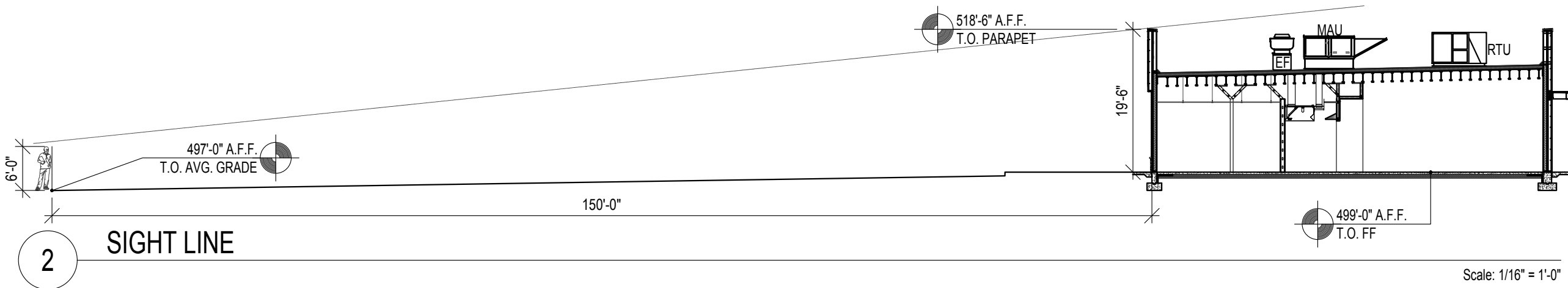
SITE INFORMATION

QME #: 003039
ADDRESS: 8303 Parkway Drive
La Mesa, CA 91942
DRAWN BY: RG/KB
PROJECT #: 21-036
SCALE: 1/4" = 1'-0"

CODE/
ACCESSIBILITY
REFERENCE PLAN
G1.0



ROOF PLAN



- ### ROOFING SYSTEM
- MANUFACTURERS AND PRODUCTS:
DURO-LAST, 40 MIL
 - SPECIFIED ROOFING SYSTEMS (AS SHOWN):
HEAT-WELDABLE SINGLE-PLY 60 MIL TPO ROOFING SYSTEM, CLASS A FIRE RATING, INSTALLED OVER RIGID INSULATION ON METAL ROOF DECK HAVING A SLOPE OF 1/4" PER FOOT. MATERIALS SHALL BE AS FOLLOWS:
 - TPO ROOFING SYSTEM AS MANUFACTURED BY ONE OF THE TWO MANUFACTURERS LISTED ABOVE TO COMPLY WITH ASTM D-6878, AND FMG I-90 FOR WIND UPLIFT.
 - FASTENERS: CORROSION RESISTANT METAL FASTENERS AND PLATES AS PER MANUFACTURER.
 - ACCESSORIES: PRE-FABRICATED CURBS, FLASHING, CORNERS, TERMINATION BARS, PIPE FLASHING, VENT FLASHING ETC. AS PER MANUFACTURER.
 - WALKWAYS:
 - 34" WIDE WALKWAY ROLL, HOT AIR WELDED TO MEMBRANE.
 - PROVIDE WALKWAY FROM ROOF LADDER EXIT TO ALL ROOF TOP EQUIPMENT.
 - INSTALL WALKWAY ACCORDING TO WALKWAY PAD MANUFACTURER'S WRITTEN INSTRUCTION.
 - RIGID INSULATION:
PROVIDE 6" LAYERS OF OWENS CORNING FOAMULAR NGX THERMAPINK 25 (XPS) RIGID INSULATION, CLASS-A FIRE RATINGS, WITH COVER BOARD TO MEET A MINIMUM CONTINUOUS R-30 VALUE. PROVIDE POSITIVE SLOPE TO ALL ROOF DRAINS (SEE ROOF PLAN). PROVIDE TOP LAYER PROTECTION MATERIAL AS PER MANUFACTURERS RECOMMENDATIONS. BOTTOM LAYER OF INSULATION OVER 5/8" TYPE "X" EXTERIOR GRADE GYPSUM BOARD. ASSEMBLY SHALL COMPLY WITH UL 1256 OR FMG 4450.
 - TAPERED INSULATION:
PROVIDE TAPERED INSULATION AS REQUIRED FOR POSITIVE DRAINAGE TO ROOF DRAINS AS INDICATED PER ROOF PLAN. 1/4" PER FOOT MIN. REQUIRED.
 - EXHAUST FANS:
PROVIDE ADDITIONAL LAYER OF ROOF MEMBRANE 24" AROUND EXHAUST FAN PERIMETER.

GENERAL ROOF PLAN NOTES

- REFER TO RESPONSIBILITY MATRIX ON SHEET TS1.0 FOR ROOF PENETRATION, STRUCTURAL SUPPORT, AND UNIT RESPONSIBILITY OF WORK.
- THE ROOF STRUCTURE SHALL NOT BE USED FOR STOCKPILING OF EQUIPMENT OR MATERIALS UNLESS APPROVED BY THE ARCHITECT, STRUCTURAL ENGINEER AND THE JOIST MANUFACTURER.
- THE ROOFING SYSTEM SHALL BE AS PER DRAWINGS AND PER MANUFACTURERS SPECIFICATIONS.
- COORDINATE ROOF ELEVATIONS WITH STRUCTURAL DRAWINGS. REFER TO SPECIFICATION SHEET FOR ROOF RELATED ITEMS, INCLUDING GUARANTEES, CURBS, FLASHING, ETC.
- ROOFING SUBCONTRACTOR TO COORDINATE LOCATION OF H.V.A.C. UNITS AND ROOF TOP ACCESSORIES WITH STRUCTURAL, MECHANICAL AND ELECTRICAL DRAWINGS FOR PLACEMENT AND TAPERED RIGID INSULATION BOARD LAY-OUT AND SUBSEQUENT INSTALLATION IN ORDER TO AVOID PONDING WATER CONDITIONS ATTRIBUTABLE TO BOARD LAY-OUT ISSUES.
- ROOF SYSTEMS SPECIFIED SHALL BE APPLIED ONLY BY MANUFACTURER APPROVED APPLICATOR IN ORDER TO MEET GUARANTEE REQUIREMENTS.
- HVAC CONDENSATE LINES TO TERMINATE AT ROOF DRAIN OR AS REQUIRED BY LOCAL CODE.
- REFER TO STRUCTURAL AND M-E-P DRAWINGS FOR ADDITIONAL INFORMATION.
- ALL CURBS AND PIPE PENETRATIONS SHALL HAVE A MINIMUM OF 16" CLEAR FROM EACH OTHER FOR ROOF FLASHING PURPOSES. ALL EQUIPMENT SHALL HAVE A MINIMUM OF 16" CLEAR FROM ALL ADJACENT PARAPETS. ALL HVAC MOUNTED EQUIPMENT (DISCONNECT BOXES, GFCI, PIPE SUPPORTS) SHALL NOT BE CLOSER THAN 16" FROM EACH OTHER OR CURB. NO UNISTRUT PIPE SUPPORTS SHALL BE USED AS VERTICAL MEMBERS FOR MOUNTING EQUIPMENT TO ROOF SURFACE.
- ALL FLASHING CEMENTS, ASPHALTS, PRODUCTS AND ACCESSORIES SHALL BE APPROVED BY ROOFING MANUFACTURER WITH THE MANUFACTURER'S BRAND. ALL ASPHALTS SHALL BE AMERICAN MANUFACTURED PRODUCTS.
- SEE MECHANICAL DRAWINGS FOR ROOF TOP EQUIPMENT LOCATIONS

ROOF PLAN KEY NOTES

- DURO-LAST 40 MIL MECHANICALLY FASTENED MEMBRANE ROOFING SYSTEM (OR EQUAL) w/ 4" THICK, R-25, RIGID INSULATION.
- PROVIDE ROOF CRICKET AS REQUIRED, MIN 1/4" PER FOOT SLOPE.
- ROOFTOP UNIT - REFER TO MECHANICAL DRAWINGS
- VENT THROUGH ROOF - PROVIDED PREFABRICATED DURO-LAST VENT FLASHING FOR ALL VENTS AND PIPE PENETRATIONS.
- EXHAUST FAN - REFER TO MECHANICAL DRAWINGS
- ROOF ACCESS HATCH AND LADDER
- WALK-IN COOLER REMOTE COMPRESSOR, REFER TO KITCHEN DRAWINGS.
- MEMBRANE WALKWAY TO ALL SERVICE SIDES OF ROOF TOP MOUNTED EQUIPMENT. VERIFY LOCATION PRIOR TO INSTALLATION. WALKWAY PADS SHALL BE PURCHASED WITH PVC ROOFING MEMBRANE, INSTALLED AND LOCATED PER MANUFACTURER'S SPECIFICATIONS AND WARRANTY. COLOR OF WALKWAY TO CONTRAST ADJACENT ROOF COLOR - WHITE.
- GC TO PROVIDE AND INSTALL GREASE GUARD AT EXHAUST HOOD - REFER TO MECHANICAL SHEETS.
- ROOF SCUPPER WITH GUTTER AND DOWN SPOUT.



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SITE INFORMATION

QME #: 003039

ADDRESS:

8303 Parkway Drive
La Mesa, CA 91942

DRAWN BY: RG/KB

PROJECT #: 21-036

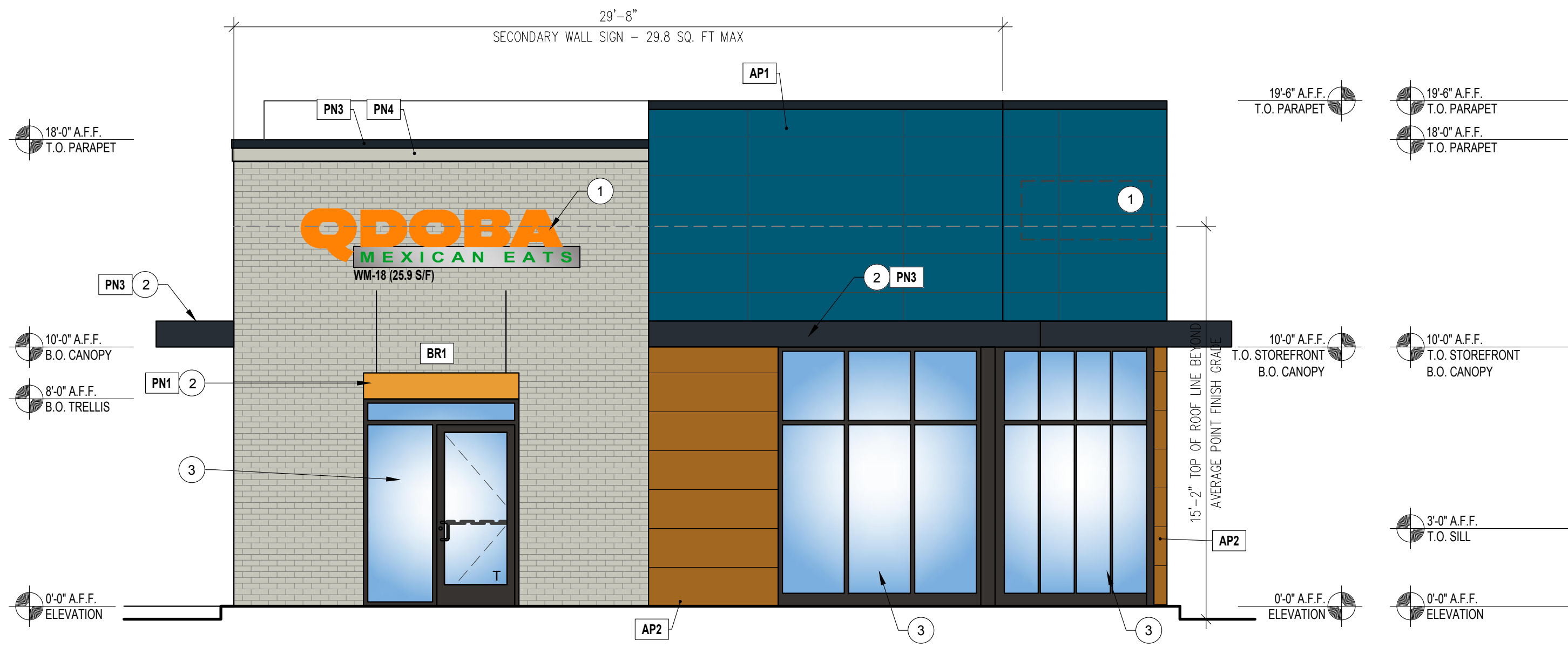
SCALE: 1/4" = 1'-0"

ROOF PLAN

A3.0

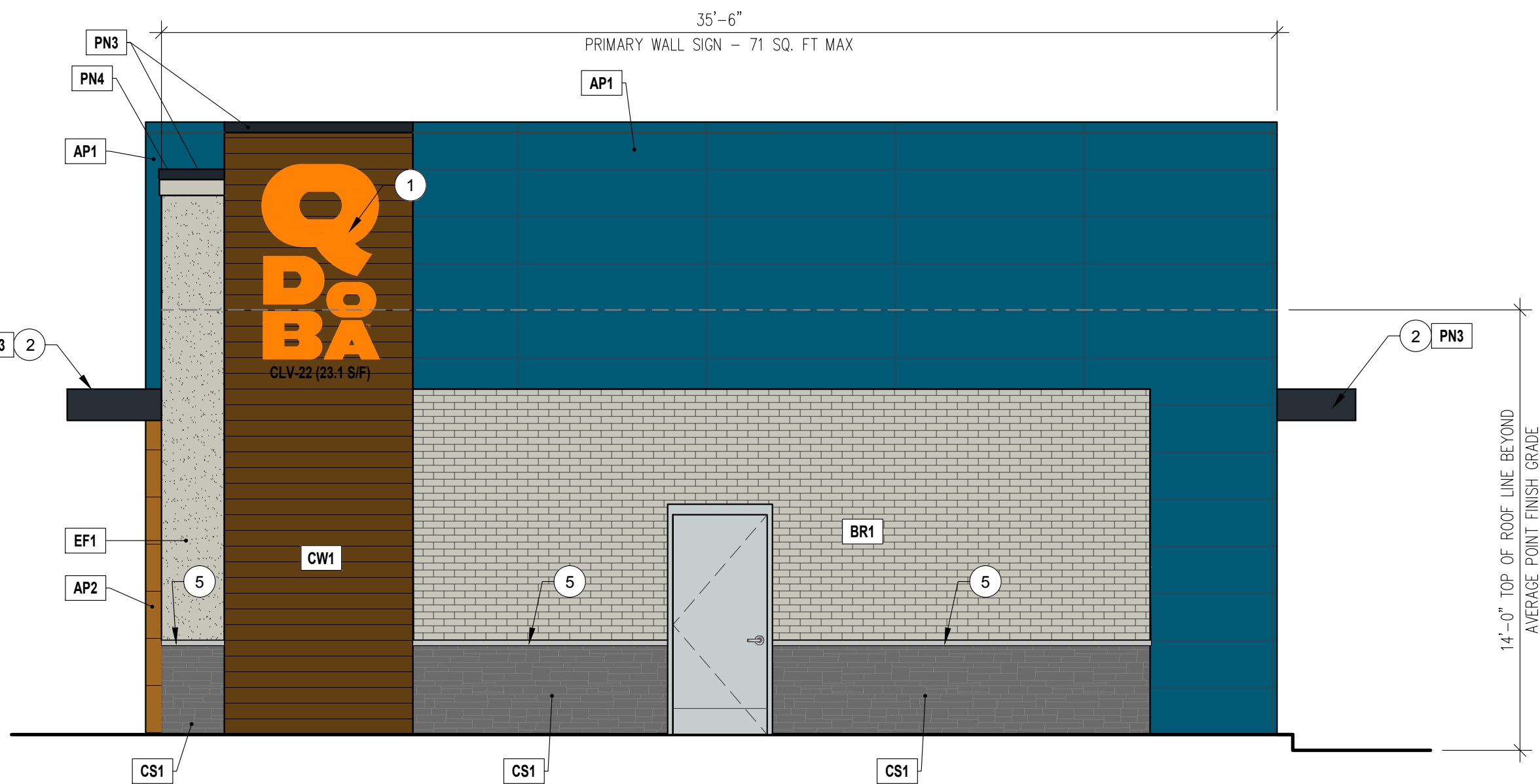
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ROOFING SYSTEM



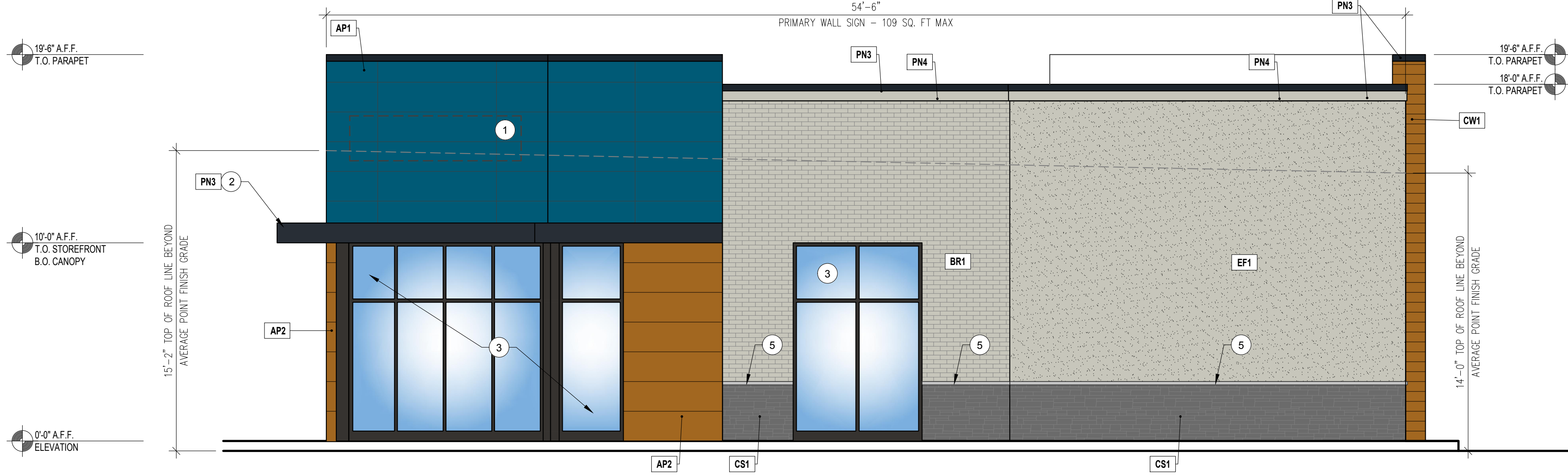
1 EAST ELEVATION (FRONT)

Scale: 1/4" = 1'-0"



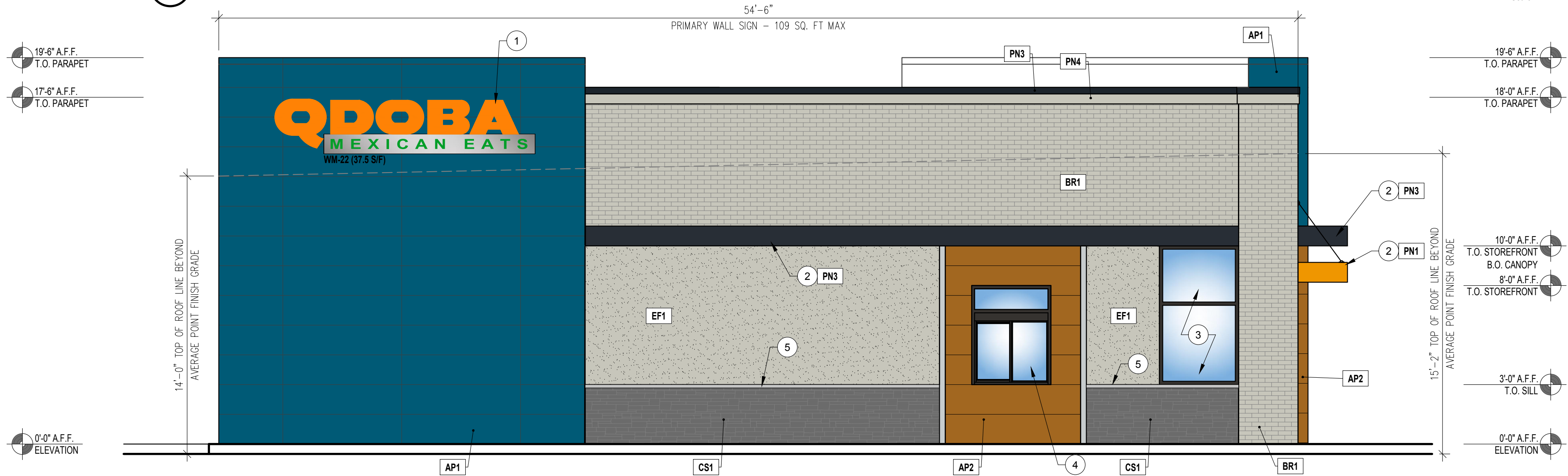
3 WEST ELEVATION (REAR)

Scale: 1/4" = 1'-0"



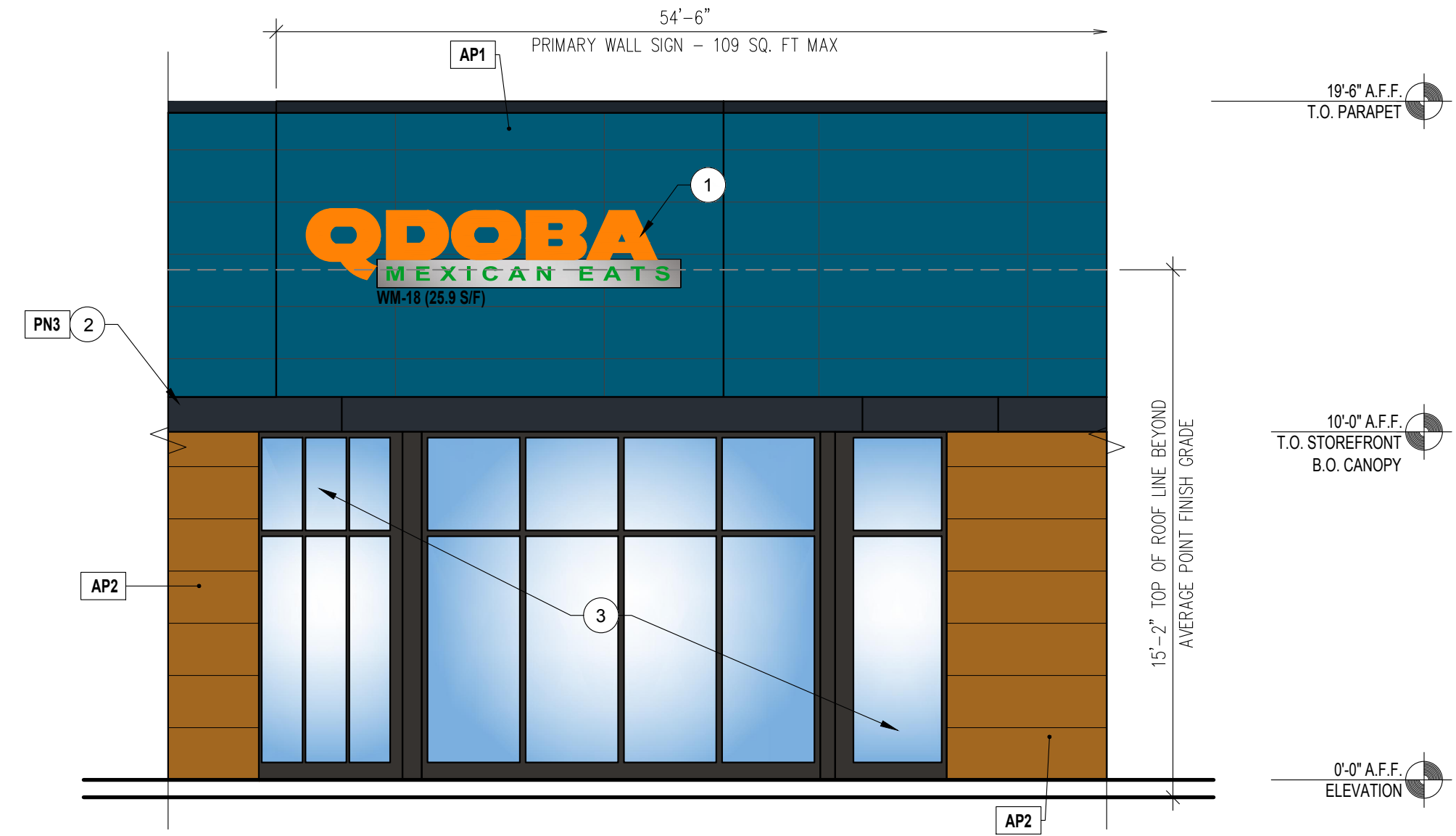
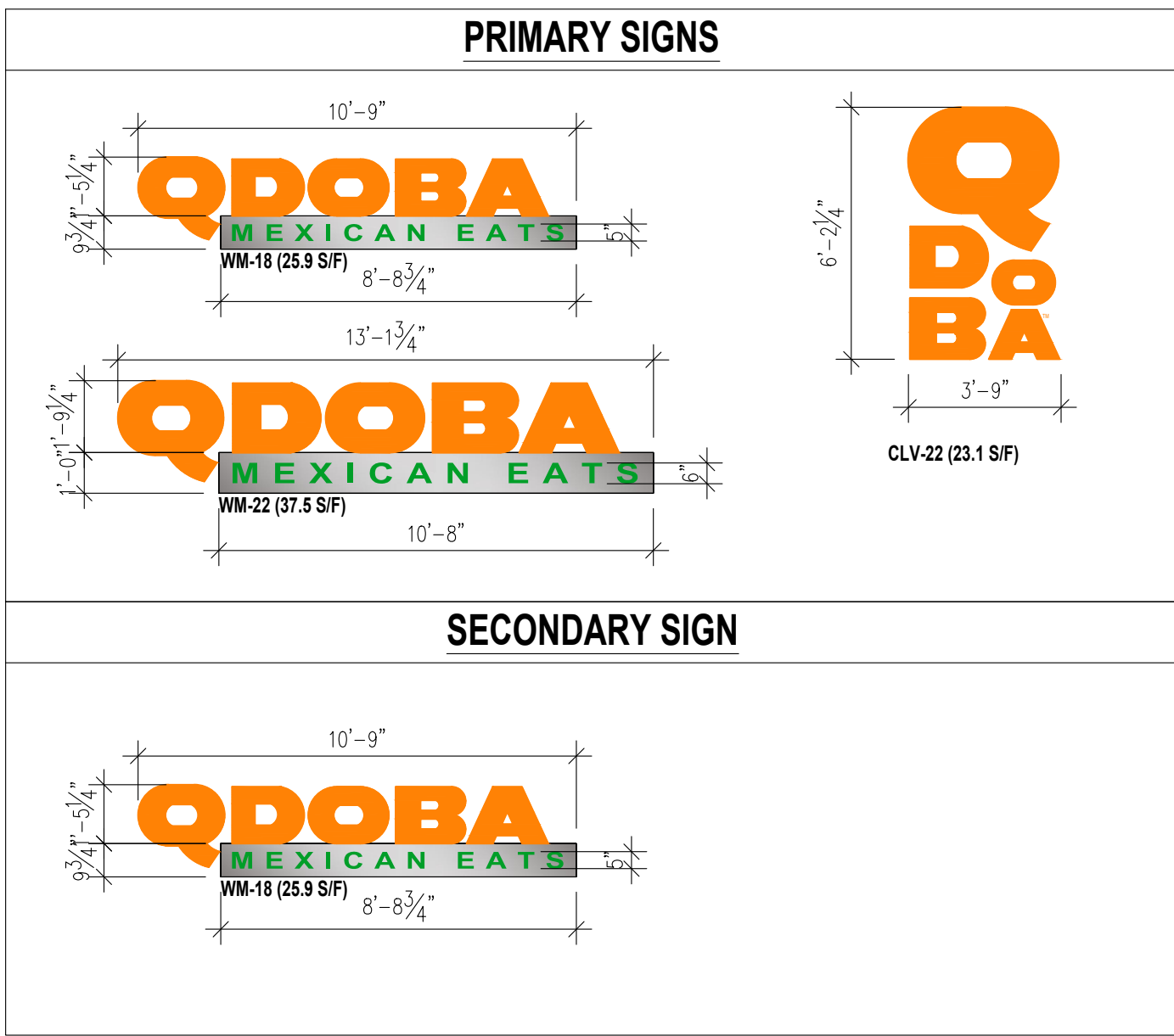
11 NORTH ELEVATION (SIDE)

Scale: 1/4" = 1'-0"



16 SOUTH ELEVATION (SIDE)

Scale: 1/4" = 1'-0"



19 NORTHEAST ELEVATION (CHAMFERED CORNER)

Scale: 1/4" = 1'-0"

- KEY NOTES**
- SIGNAGE SHOWN IS FOR SCHEMATIC USE ONLY - SIGNAGE SUBMITTED UNDER SEPARATE PERMIT.
 - PAINTED METAL CANOPY - REFER TO ELEVATIONS FOR PAINT COLOR.
 - ANODIZED ALUMINUM STOREFRONT W/ 1" INSULATED CLEAR GLASS (TYP). STOREFRONT COLOR BLACK.
 - ANODIZED ALUMINUM DRIVE THRU WINDOW, COLOR TO MATCH ADJACENT STOREFRONT.
 - PRECAST STONE SILL CAP.

PN1	PAINT - QDOBA ORANGE - PANTONE PMS 1375 C - BM ORANGE SKY 2018-10
PN2	PAINT - QDOBA BLUE - PANTONE PMS 7708 C - BM CARIBBEAN AZURE 2059-20
PN3	PAINT - QDOBA BLACK - BM BLACK 2132-10
PN4	PAINT - QDOBA COOL GRAY - PANTONE PMS 413 C - BM GRAY HORSE 2140-50
CW1	COMPOSITE WOOD - TREX - SADDLE
AP1	NICHIHA - ILLUMINATION PANEL - FINISH QDOBA BLUE (PN2)
AP2	NICHIHA - ARCHITECTURAL WALL PANEL - RIFTSAWN WOOD SERIES - CHESTNUT WOOD
BR1	THIN BRICK - LOCAL SUPPLIER - THIN BRICK - PAINT QDOBA COOL GRAY
CS1	CULTURED STONE - ELDORADO STONE - LEDGE CUT 33 - BEACH PEBBLE
EF1	EIFS - DRYVIT, STOCORP, OR APPROVED EQUAL - QDOBA COOL GRAY

QDOBA MEXICAN EATS
350 CAMINO DE LA REINA, STE 400
SAN DIEGO, CA 92108

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158 W. MAIN ST.
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P.M. UPDATES: -

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REVISIONS

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SITE INFORMATION

QME # 000000

ADDRESS:
8303 Parkway Drive
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DRAWN BY: RG

PROJECT #: 21-036

SCALE: 1/4" = 1'-0"

EXTERIOR ELEVATIONS

A4.0

19'-6" A.F.F.
T.O. PARAPET

13'-0" A.F.F.
B.O. ROOF DECK

0'-0" A.F.F.
ELEVATION

19'-6" A.F.F.
T.O. PARAPET

14'-1" A.F.F.
B.O. ROOF DECK

10'-0" A.F.F.
B.O. TRELLIS

0'-0" A.F.F.
ELEVATION

6

BUILDING SECTION

Scale: 3/8"=1'-0"

19'-6" A.F.F.
T.O. PARAPET

10'-0" A.F.F.
B.O. TRELLIS

0'-0" A.F.F.
ELEVATION

18'-0" A.F.F.
T.O. PARAPET

10'-0" A.F.F.
B.O. TRELLIS

3'-0" A.F.F.
T.O. SILL

16

BUILDING SECTION

Scale: 3/8"=1'-0"



KEY PLAN

Page 36 of 67

QDOBA

QDOBA MEXICAN EATS
350 CAMINO DE LA REINA, STE 400
SAN DIEGO, CA 92108

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PROJECT #: 21-036
SCALE: AS NOTED

**BUILDING
SECTIONS**

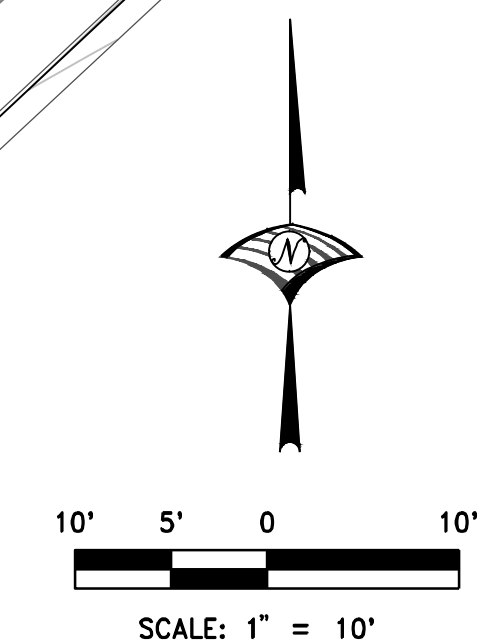
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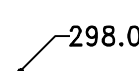
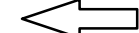
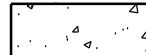
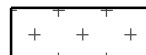
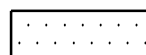
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NOVEMBER 2024

CALIFORNIA

NOVEMBER 2024



	PROJECT / UNIT BOUNDARY
	PROPOSED GRADING ELEVATION (AS NOTED)
	OVERLAND RELEASE DIRECTION
	PROPOSED GRADING SLOPE
	PROPOSED BUILDING (IMPERVIOUS) (1,870 SF)
	PROPOSED P.C.C. (IMPERVIOUS) (2,836 SF)
	PROPOSED LANDSCAPE (PERVIOUS) (3,261 SF)
	PROPOSED PERMEABLE CONCRETE (PERVIOUS) (8,302 SF)
	PROPOSED PERMEABLE PAVERS (PERVIOUS) (509 SF)

SECTION B-B
NOT TO SCALE

SECTION D-D
NOT TO SCALE

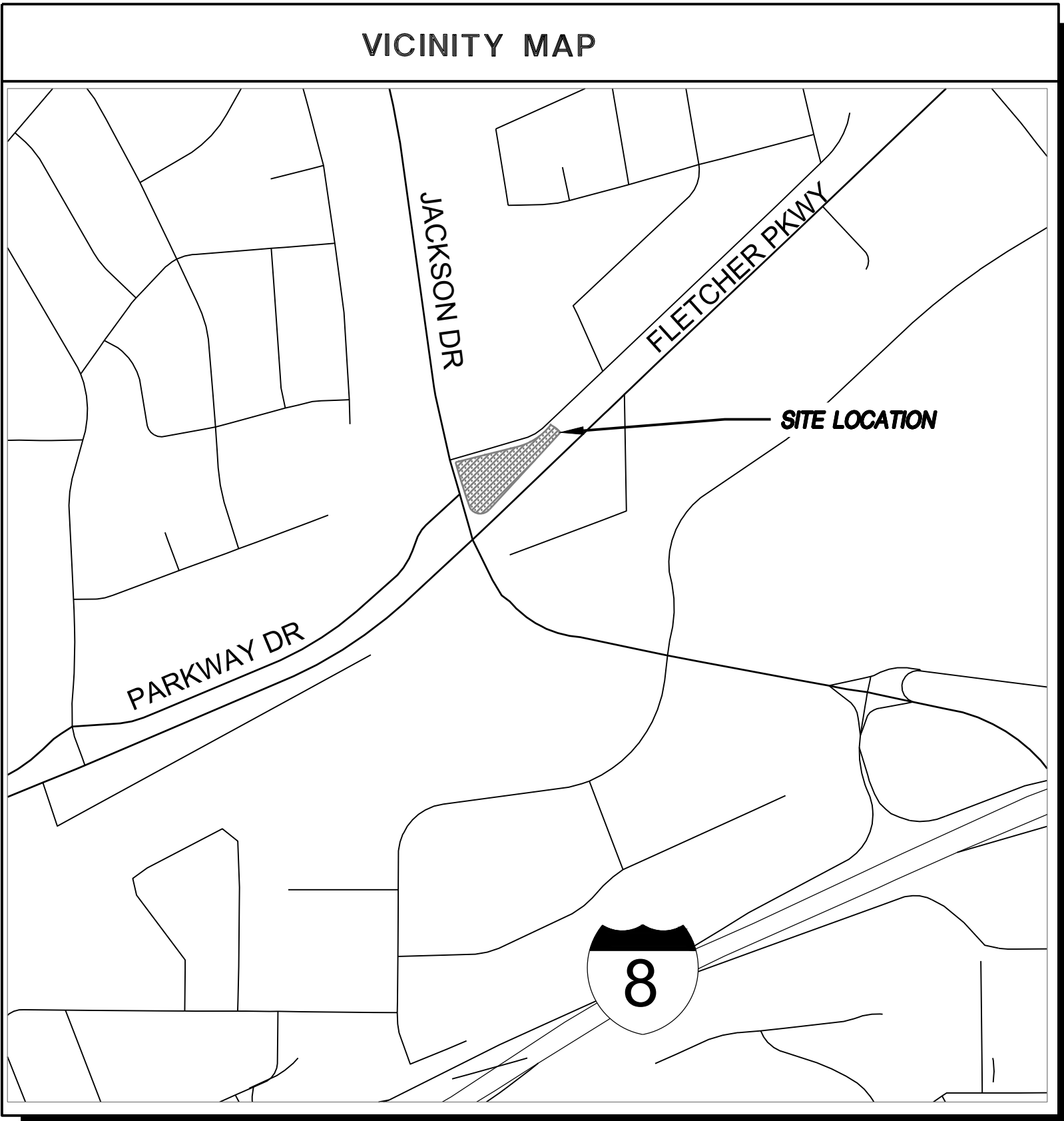
SECTION A-A
NOT TO SCALE



WOOD RODGERS
BUILDING RELATIONSHIPS ONE PROJECT AT A TIME

3301 C ST, BLDG. 100-B TEL 916.341.7760
SACRAMENTO, CA 95816 FAX 916.341.7767

LANDSCAPE IMPROVEMENT PLANS FOR
QDOBA LA MESA
LA MESA, CALIFORNIA



LANDSCAPE IMPROVEMENTS SHEET INDEX

L100	LANDSCAPE COVER SHEET
L101	LANDSCAPE NOTES
L201	IRRIGATION PLAN
L202	IRRIGATION DETAILS
L203	IRRIGATION DETAILS
L204	CONTROLLER SCHEDULE & W.E.L.O. CALCS
L301	PLANTING & LAYOUT PLAN
L302	PLANTING & LAYOUT DETAILS

LANDSCAPE DOCUMENT PACKAGE

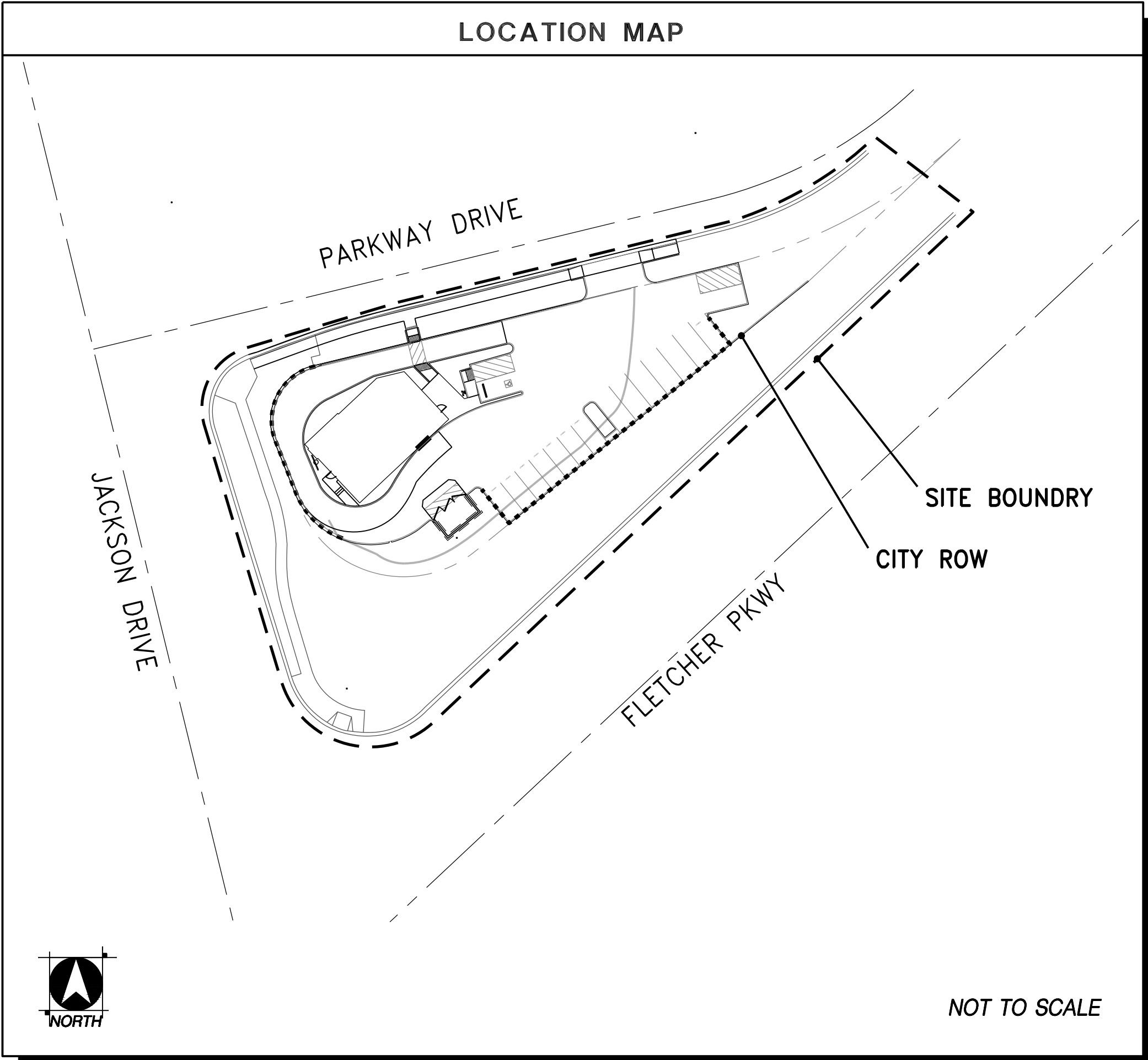
PROJECT INFORMATION:
DATE: 4.19.2023
APPLICANT: WOOD RODGERS, INC.
PROJECT ADDRESS: 8303 PARKWAY DRIVE, LA MESA, CA 91942
TOTAL LANDSCAPE AREA: REFER TO W.E.L.O. CALCULATIONS ON SHEET L204
PROJECT TYPE: NEW; DEVELOPER INSTALLED, PRIVATE MAINTAINED IN ROW, PUBLIC MAINTAINED OUTSIDE ROW.
WATER SUPPLY TYPE: POTABLE
PROJECT CONTACTS: JOHN NICOLAUS - WOOD RODGERS (916) 503-5094

WATER EFFICIENT LANDSCAPE WORKSHEET:
HYDROZONE INFORMATION TABLE: SEE IRRIGATION SHEET L204
WATER BUDGET CALCULATIONS: SEE IRRIGATION SHEET L204
SOIL MANAGEMENT REPORT: SEE LANDSCAPE NOTES SHEET L101
GRADING DESIGN PLAN: SEE CIVIL PLOT PLANS
LANDSCAPE DESIGN PLAN: SEE PLANTING SHEETS L301
IRRIGATION DESIGN PLAN: SEE IRRIGATION SHEETS L201

WATER EFFICIENT LANDSCAPE ORDINANCE STATEMENT:
I AGREE TO COMPLY WITH THE REQUIREMENTS OF THE WATER EFFICIENT LANDSCAPE ORDINANCE AND SUBMIT A COMPLETE LANDSCAPE DOCUMENT PACKAGE"

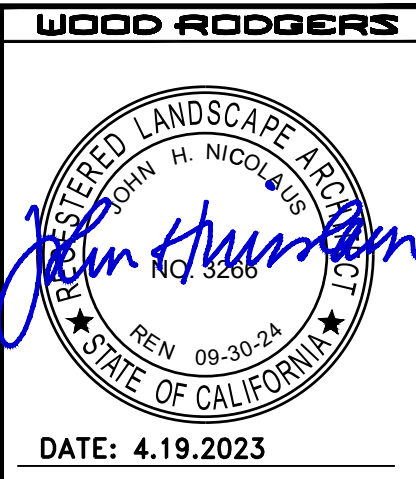
SIGNATURE: *John Nicolaus* DATE: 4.19.2023

LANDSCAPE ARCHITECT:
WOOD RODGERS, INC.
3301 C STREET, BLDG. #100-B
SACRAMENTO, CALIFORNIA 95816
CONTACT: JOHN NICOLAUS
(916) 503-5094
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LANDSCAPE DESIGN STATEMENT

- THIS PROJECT IS LOCATED ON A CORNER PARCEL. 24" BOX TREES WILL LINE ALL THREE ADJACENT STREETS TO CREATE AMPLE SCREENING/BUFFERING WHILE ENHANCING THE OVERALL CHARACTER OF THE STREETScape WHICH CURRENTLY CONSISTS OF AN UNMAINTAINED WEEDS AND A FEW TREES. TREES SURROUND THE PARKING LOT, WHICH EXCEED THE 50% SHADE COVERAGE AS REQUIRED BY CALGREEN. THIS WILL LEAD TO A DECREASED HEAT ISLAND EFFECT AS THE SHADE TREES WILL COOL THE PAVEMENT BELOW.
- ALL LANDSCAPE AREAS WILL UTILIZE LOW AND MEDIUM WATER USE PLANT MATERIAL AND LIMIT HIGH WATER USE PLANT MATERIAL.
- ALL SHRUB AND GROUND COVER AREAS ARE TO RECEIVE A 3" LAYER OF BARK MULCH.
- IRRIGATION DESIGN SHALL COMPLY WITH THE MODEL WATER EFFICIENT LANDSCAPE ORDINANCE. ALL NECESSARY DOCUMENTATION INCLUDING WATER CALCULATIONS AND CERTIFICATES SHALL BE SUBMITTED WITH THE LANDSCAPE CONSTRUCTION DOCUMENTS FOR REVIEW AND APPROVAL.
- IRRIGATION SYSTEM WILL CONSIST OF LOW FLOW ROTARY SPRAY NOZZLE TECHNOLOGY, POINT SOURCE BUBBLERS AND/OR DRIP EMITTERS SYSTEM CONTROLLED BY AN AUTOMATIC IRRIGATION CONTROLLER USING ET DATA SCHEDULING AND RAIN SENSOR SHUT-OFF CAPABILITIES.



DATE: 4.19.2023	SCALE: H: V: #	DRAWN BY: C. WATERS	DESIGNED BY: C. WATERS	CHECKED BY: J. NICOLAUS	NO.	DESCRIPTION	ENGR. INT.	BY	DATE
WOOD RODGERS BUILDING RELATIONSHIPS ONE PROJECT AT A TIME 3301 C ST. BLDG. #100-B TEL 916.341.7760 SACRAMENTO, CA 95816 FAX 916.341.7767									
LANDSCAPE PLANS FOR QDOBA LA MESA COVER SHEET									
CITY OF LA MESA									
PROJECT NO. 4152.001									
DRAWING L1.00									
SHT 1 OF 8									
4152.001 - QDOBA LA MESA									

GENERAL NOTES

1

WORK SHALL CONFORM TO THESE PLANS AND THE CURRENT STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION.

2

ALL WORK SHALL BE PERFORMED BY A LICENSED LANDSCAPE CONTRACTOR.

3

ALL ROADS USED BY CONSTRUCTION TRAFFIC SHALL BE KEPT CLEAN AND FREE OF DEBRIS. ANY ROADS THAT DO NOT MEET THESE REQUIREMENTS ARE SUBJECT TO FINES AS PER LOCAL CODES.

4

ANY EXISTING FACILITIES SHOWN ON THESE PLANS ARE INFORMATIONAL ONLY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING AND STAKING ALL SEWER, UTILITY AND WATER MAIN LINES PRIOR TO THE START OF WORK. CONTACT USA ALERT AT 18006422444 TO AND ALL NECESSARY UTILITY AGENCIES TO IDENTIFY AND LOCATE UNDERGROUND UTILITIES. ALL AREAS TO BE EXCAVATED SHALL BE MARKED WITH WHITE PAINT PRIOR TO CONTACTING USA.

5

THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL CONSTRUCTION STAKING, SITE LAYOUT AND DIMENSIONS TO CONSTRUCT THE WORK AS DESCRIBED IN THESE PLANS.

6

THE CONTRACTOR MUST FAMILIARIZE HIMSELF WITH ALL GRADE DIFFERENCES, LOCATION OF WALLS, FENCES, HARDSCAPE AND OTHER EXISTING STRUCTURES. ANY EXISTING ITEMS NOT SPECIFICALLY NOTED ON THE PLANS FOR REMOVAL SHALL BE PROTECTED IN PLACE. ALL EXISTING ITEMS TO REMAIN THAT ARE DAMAGED BY THE WORK SHALL BE REPLACED BY THE CONTRACTOR AT NO EXPENSE TO THE OWNER.

7

THE CONTRACTOR IS RESPONSIBLE FOR TEMPORARY EROSION CONTROL AT ALL TIMES. THE CONTRACTOR MUST TAKE NECESSARY PRECAUTIONS TO PROTECT ADJACENT PROPERTIES FROM ANY DAMAGE, WATER AND/OR SEDIMENT RUN-OFF. CONTRACTOR SHALL ASSURE THAT ANY DEBRIS GENERATED FROM THE WORK DESCRIBED IN THIS PLAN SET IS COLLECTED AND LEGALLY DISPOSED OF OFF THE SITE.

8

THE CONTRACTOR IS RESPONSIBLE FOR ALL FINE GRADING AND POSITIVE SURFACE GRADING IN ALL LANDSCAPE AREAS. THE CONTRACTOR SHALL VERIFY ALL ROUGH GRADES IN THE FIELD AND BRING ANY DISCREPANCIES BETWEEN FIELD CONDITIONS AND THE PLANS TO THE ATTENTION OF THE LANDSCAPE ARCHITECT IMMEDIATELY.

9

THE CONTRACTOR MUST SCHEDULE A PRE-CONSTRUCTION MEETING WITH THE LANDSCAPE ARCHITECT AND THE CITY INSPECTOR A MINIMUM OF ONE WEEK PRIOR TO THE START OF WORK. CONTRACTOR MUST COORDINATE THE PRE-CONSTRUCTION MEETING DATE WITH THE LANDSCAPE ARCHITECT AND CITY INSPECTOR A MINIMUM OF TWO (2) WORKING DAYS PRIOR TO THE MEETING DATE.

10

ANY EXISTING HARDSCAPE (CONCRETE, ASPHALT, ETC) SHALL BE SAW CUT AND REMOVED IN A NEAT AND STRAIGHT LINE.

11

ALL CONCRETE SHALL BE A 6 SACK MIX.

12

COMPACTION OF BACKFILL BY METHOD OF 'JETTING' SHALL NOT BE PERMITTED.

13

ALL ENGINES USED FOR CONSTRUCTION SHALL USE NOISE SUPPRESSION DEVICES TO MINIMIZE NOISE TO THE SURROUNDING AREAS.

14

DUST SHALL BE CONTROLLED AT ALL TIMES DURING CONSTRUCTION PERIOD BY APPLICATION OF WATER TO THE SITE, INCLUDING DAYS WHEN CONSTRUCTION ACTIVITY DOES NOT OCCUR.

15

ALL USA MARKINGS SHALL BE COMPLETELY REMOVED PRIOR TO FINAL ACCEPTANCE OF THE PROJECT.

16

ALL AS-BUILT PLANS SHALL BE SUBMITTED TO THE CITY PRIOR TO FINAL ACCEPTANCE OF THE PROJECT.

17

HOURS OF CONSTRUCTION ACTIVITIES SHALL ADHERE TO LOCAL JURISDICTIONAL REQUIREMENTS. NO WORK IS ALLOWED ON SUNDAY.

LAYOUT NOTES

1

WRITTEN DIMENSIONS SUPERSEDE SCALED DIMENSIONS.

2

CONTRACTOR TO VERIFY ALL DISTANCES IN THE FIELD AND REPORT DISCREPANCIES TO THE OWNERS REPRESENTATIVE BEFORE PROCEEDING WITH WORK. DIMENSIONS NOT SHOWN SHALL BE SCALED FROM PLAN.

3

CONTRACTOR SHALL COORDINATE LANDSCAPE CONSTRUCTION WITH OTHER WORK ON SITE.

4

ALL WRITTEN DIMENSIONS ARE FROM THE OUTSIDE OF BUILDING OR FENCE, BACK OF CURB OR WALK, UNLESS OTHERWISE NOTED.

5

THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING NECESSARY EXTENSION OF WORK INCLUDING STUBOUTS, ETC, DURING PHASE UNDER CONSTRUCTION TO FACILITATE WORK ON SUBSEQUENT PHASES.

6

THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING ALL DEBRIS AND UNSUITABLE MATERIAL FROM THE SITE WHICH HAS BEEN GENERATED BY HIS WORK.

7

PRECISE BUILDING, PARKING, AND ROADWAY LAYOUT IS BASED ON DRAWINGS PREPARED BY ENGINEERS.

8

CONTRACTOR SHALL EXERCISE NECESSARY CAUTION TO PROTECT EXISTING LANDSCAPE AND OTHER ITEMS (I.E. LIGHTS, BENCHES, AND SHELTERS) FROM DAMAGE.

GRADING AND DRAINAGE NOTES

1

LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR PROPER SURFACE DRAINAGE TO DRAIN INLETS OR CURBS IN ALL LANDSCAPED AREAS.

2

THE LOCATION OF ALL CATCH BASINS, AREAS DRAINS, PIPE, ETC. SHALL BE LOCATED TO AVOID ANY SITE FEATURES NOT SPECIFICALLY SHOWN ON THE PLANS. CONTRACTOR IS RESPONSIBLE FOR MINOR FIELD ADJUSTMENTS TO ENSURE PROPER DRAINAGE.

3

DRAIN ALL PAVEMENT AREAS A MINIMUM OF 1%, AND ALL LANDSCAPE AREAS A MINIMUM OF 2%.

4

ALL DRAINAGE MATERIALS SHALL BE FREE OF DEBRIS TO ENSURE PROPER FLOW. THE MINIMUM SLOPE OF DRAINAGE PIPE SHALL BE .5%.

5

GRADES ARE TO BE CONSTANT AND UNIFORM WITHIN SWALES AND BETWEEN SPOT ELEVATIONS.

6

TOP OF DRAINAGE SWALES SHALL BE LOCATED A MINIMUM OF 3' AWAY FROM WALKS.

7

VERIFY ALL WALL, STEP AND FINISH FLOOR ELEVATIONS WITH CIVIL ENGINEERING DRAWINGS. IN CASE OF DISCREPANCY, CALL BOTH CIVIL ENGINEER AND LANDSCAPE ARCHITECT.

8

FILL AREAS SHALL BE COMPACTED THROUGHOUT TO A MINIMUM OF 90% RELATIVE COMPACTION.

9

THE GRADING CONTRACTOR SHALL SUBMIT A WRITTEN STATEMENT VERIFYING THAT THE GRADING WORK WAS PERFORMED UNDER HIS DIRECTION AND IN CONFORMANCE WITH THESE PLANS AND IN CONFORMANCE WITH ALL LOCAL CODES.

10

EROSION CONTROL MEASURES SHALL BE IN PLACE IN ACCORDANCE WITH LOCAL CODES DURING ALL PHASES OF GRADING. SUCH EROSION CONTROL MEASURES SHALL NOT BE MOVED OR MODIFIED WITHOUT THE APPROVAL BY THE CITY INSPECTOR.

11

AFTER A RAINSTORM, ALL SILT AND DEBRIS SHALL BE REMOVED FROM STREETS, GUTTERS, SIDEWALKS AND CATCH BASINS. STANDING WATER SHALL BE REMOVED FROM DRAINAGE OPEN TRENCHES. THIS REQUIREMENTS SHALL REMAIN IN EFFECT UNTIL FINAL ACCEPTANCE OF THE PROJECT.

IRRIGATION NOTES

1

THE DESIGN OF THE IRRIGATION SYSTEM IS DIAGRAMMATIC. CONTRACTOR MUST MAKE NECESSARY FIELD ADJUSTMENTS TO GUARANTEE HEAD-TO-HEAD COVERAGE FOR ALL PLANTER AND TURF AREAS. CONTRACTOR MUST ALSO MAKE MINOR ADJUSTMENTS TO ACCOMMODATE FIELD CONDITIONS NOT SPECIFICALLY NOTED ON THE PLANS AND TO MINIMIZE OVERSPRAY ONTO AREAS ADJACENT TO THE IRRIGATION SYSTEM.

2

THE IRRIGATION SYSTEM IS DESIGNED WITH A MINIMUM OPERATING PRESSURE STATED ON THE DRAWINGS. CONTRACTOR SHALL TEST THE AVAILABLE STATIC WATER PRESSURE AND NOTIFY THE LANDSCAPE ARCHITECT OF A ANY CONFLICTS BETWEEN STATED PRESSURE AND ACTUAL PRESSURE. CONTRACTOR IS RESPONSIBLE FOR MODIFICATIONS TO THE SYSTEM DESIGN IN THE EVENT OF INADEQUATE PRESSURE.

3

IRRIGATION POINT OF CONNECTION SHALL BE MADE OFF THE WATER LINE GOING INTO THE HOUSE.

4

LOCATION OF THE IRRIGATION CONTROLLER SHALL BE ON A WALL IN THE GARAGE AND POWER PROVIDED BE AN EXTRA WALL OUTLET.

5

ALL IRRIGATION MAINLINES LATERAL LINES SHALL BE FLUSHED PRIOR TO INSTALLATION OF SPRINKLERS.

6

CONTRACTOR MUST CONTACT LANDSCAPE ARCHITECT TO SCHEDULE AN IRRIGATION COVERAGE TEST A MINIMUM OF 48 HOURS PRIOR TO THE MEETING DATE. LANDSCAPE ARCHITECT WILL PROVIDE CONTRACTOR WRITTEN APPROVAL OF THE IRRIGATION COVERAGE PRIOR TO INSTALLATION OF PLANT MATERIAL. ANY PLANT MATERIAL INSTALLED PRIOR TO IRRIGATION COVERAGE APPROVAL BY LANDSCAPE ARCHITECT IS SUBJECT TO REMOVAL PENDING MODIFICATIONS TO THE IRRIGATION SYSTEM.

7

THE IRRIGATION CONTRACTOR SHALL NOT WILLFULLY INSTALL THE SYSTEM AS DESIGNED WHEN IT IS OBVIOUS IN THE FIELD THAT UNKNOWN OBSTRUCTION OR GRADE DIFFERENCES EXIST THAT WERE NOT KNOWN DURING THE DESIGN PROCESS. SUCH CONDITIONS SHALL BE BROUGHT TO THE ATTENTION OF THE OWNERS AUTHORIZED REPRESENTATIVE, OTHERWISE THE IRRIGATION CONTRACTOR MUST ASSUME FULL RESPONSIBILITY FOR ANY NECESSARY REVISIONS.

8

PRESSURE REGULATING DEVICES ARE REQUIRED IF WATER PRESSURE IS BELOW OR EXCEEDS THE RECOMMENDED PRESSURE OF THE SPECIFIED IRRIGATION DEVICES.

9

CHECK VALVES OR ANTI-DRAIN VALVES ARE REQUIRED ON ALL SPRINKLER HEADS WHERE LOW POINT DRAINAGE COULD OCCUR.

PLANTING NOTES

1

UPON AWARD OF CONTRACT, CONTRACTOR SHALL IMMEDIATELY CONTACT LANDSCAPE ARCHITECT IF ANY PLANT MATERIAL IS NOT AVAILABLE AND NOTIFY LANDSCAPE ARCHITECT OF PROPOSED PLANT SUBSTITUTES. FINAL PLANT SUBSTITUTES SHALL BE APPROVED IN WRITING BY LANDSCAPE ARCHITECT PRIOR TO ORDERING. ANY PLANT SUBSTITUTES SHALL NOT ALTER THE CONTRACTORS BID UNLESS A CREDIT IS DUE TO THE OWNER.

2

PLANT SYMBOL LOCATIONS ARE INFORMATIONAL AND SUBJECT TO MINOR FIELD REVISIONS BASED ON ACTUAL CONDITIONS. CONTRACTOR MUST REVIEW FIELD CONDITIONS AND NOTIFY LANDSCAPE ARCHITECT IF ANY MAJOR REVISIONS ARE REQUIRED.

3

THE CONTRACTOR MUST CONTACT LANDSCAPE ARCHITECT A MINIMUM OF 48 HOURS IN ADVANCE OF PLANT DELIVERY TO THE PROJECT SITE TO SCHEDULE A PLANT INSPECTION FOR WRITTEN APPROVAL OF PLANT MATERIAL. ANY PLANT MATERIAL INSTALLED PRIOR TO WRITTEN APPROVAL BY LANDSCAPE ARCHITECT IS SUBJECT TO REMOVAL AND REPLACEMENT AT NOT COST TO THE OWNER.

4

EXCAVATED PLANT PITS SHALL PROVIDE ADEQUATE DRAINAGE FOR PLANT SURVIVAL. CONTRACTOR SHALL FILL EXCAVATED PLANT PITS WITH WATER AND ENSURE THAT ALL PLANT PITS DRAIN WITHIN ONE HOUR.

5

AFTER PLANTING IS COMPLETE, A PRE-EMERGENT WEED KILLER SHALL BE USED TO CONTROL WEEDS ON ALL NON-TURF AREAS.

6

PLANTER AREAS SHALL HAVE A MINIMUM SLOPE OF 15-2% AND A MAXIMUM SLOPE OF 2:1

7

A MINIMUM 3" LAYER OF MULCH AND LANDSCAPE FABRIC FOR WEED CONTROL SHALL BE APPLIED ON ALL EXPOSED SOILS SURFACES OF PLANTING AREAS EXCEPT TURF AREAS, CREEPING OR ROOTING GROUNDCOVERS, OR DIRECT SEEDING APPLICATIONS WHERE MULCH IN CONTRAINDICATED.

8

CONTRACTOR TO LOCATE ALL TREES NO CLOSER THAN FIVE FEET FROM BUILDING AND THREE FEET FROM CURBS OR WALKS.

9

CONTRACTOR SHALL INSTALL LINEAR ROOT BARRIERS ADJACENT TO ANY HARDSCAPE LOCATED WITHIN FIVE FEET OF A TREE PLANTING. SEE SPECIFICATIONS FOR FURTHER INFORMATION.

10

ALL NURSERY STAKES SHALL BE REMOVED PRIOR TO THE START OF THE MAINTENANCE PERIOD.

11

SOIL TESTING:

A

COORDINATE SOIL TESTING IN AN EXPEDITIOUS AND TIMELY MANNER AS REQUIRED FOR ON-SITE MATERIALS. RESPONSIBILITY OF CONTRACTING WITH A SOIL LABORATORY SHALL BE BORNE BY CONTRACTOR. COST OF SAMPLING AND TESTING SHALL BE INCLUDED IN CONTRACT PRICE. CONTRACTOR SHALL COLLECT SAMPLES IN THE PRESENCE OF OWNERS REPRESENTATIVE. SAMPLE LOCATION TO BE IDENTIFIED ON THE PLAN BY THE CONTRACTOR.

B

A SOIL FERTILITY ANALYSES SHALL BE PERFORMED FOR THIS PROJECT.

C

EACH SAMPLE SHALL BE SUBMITTED TO A LABORATORY. THE LABORATORY MUST BE APPROVED BY THE OWNER. SUBMIT SAMPLE SIZES AS REQUIRED BY LABORATORY.

D

AS A MINIMUM, SOIL SAMPLES SHALL BE ANALYZED FOR PH, SALINITY, AMMONIA, PHOSPHATE, POTASSIUM, CALCIUM, MAGNESIUM, BORON, AND SODIUM LEVELS. LABORATORY TO PROVIDE APPRAISAL OF CHEMICAL PROPERTIES, INCLUDING PARTICLE SIZE AND RECOMMENDATIONS FOR TYPES AND QUANTITIES OF AMENDMENTS AND FERTILIZERS.

E

RESULTS OF SOIL TESTING SHALL BE PROVIDED TO LANDSCAPE ARCHITECT, WITH AMENDMENT RECOMMENDATIONS APPROVED BY LANDSCAPE ARCHITECT AND OWNERS REPRESENTATIVE.

F

SOIL TESTING FOR PRODUCTION LANDSCAPES SHALL COMPLY WITH MODEL WATER EFFICIENT LANDSCAPE ORDINANCE.

IMPORTANT NOTE REGARDING CERTIFICATE OF COMPLETION REQUIREMENTS:

EACH LOT EXCEEDING 500 SQUARE FEET OF IRRIGATED LANDSCAPE AREA SHALL REQUIRE THE OWNER / DEVELOPER TO SUBMIT A CERTIFICATE OF COMPLETION AND ASSOCIATED DOCUMENTS PER CITY OF ROSEVILLE WATER EFFICIENT LANDSCAPE REQUIREMENTS.

CERTIFICATE OF COMPLETION SHALL CONTAIN THE FOLLOWING SIX (6) ELEMENTS:

1

PROJECT INFORMATION SHEET THAT CONTAINS:

-DATE

-PROJECT NAME

-PROJECT APPLICANT NAME, TELEPHONE AND MAILING ADDRESS

-PROJECT ADDRESS AND LOCATION

-PROPERTY OWNER NAME, TELEPHONE AND MAILING ADDRESS

2

CERTIFICATION BY EITHER THE SIGNER OF THE LANDSCAPE DESIGN PLAN OR LICENSE LANDSCAPE CONTRACTOR WHO INSTALLED THE LANDSCAPING AND IRRIGATION:

-WHERE SIGNIFICANT CHANGES ARE MADE IN THE FIELD DURING CONSTRUCTION 'AS-BUILT' OR RECORD DRAWINGS SHALL BE INCLUDED.

-A COPY OF THE IRRIGATION PLAN OR RECORD DRAWINGS SHALL BE PLACED WITH THE IRRIGATION CONTROLLER.

3

IRRIGATION SCHEDULING PARAMETERS USED TO SET THE CONTROLLER.

4

LANDSCAPE AND IRRIGATION MAINTENANCE SCHEDULE

5

IRRIGATION AUDIT REPORT

6

SOIL ANALYSIS REPORT, IF NOT SUBMITTED WITH LANDSCAPE DOCUMENT PACKAGE

PROJECT NO.
4152.001

DRAWING
L1.01

SHT 2 OF 8

LANDSCAPE PLANS FOR
QDOBA LA MESA

LANDSCAPE NOTES

CITY OF LA MESA
CALIFORNIA

DATE: 4.19.2023

SCALE: H: --- V: ##

DRAWN BY: C.WATERS

DESIGNED BY: C.WATERS

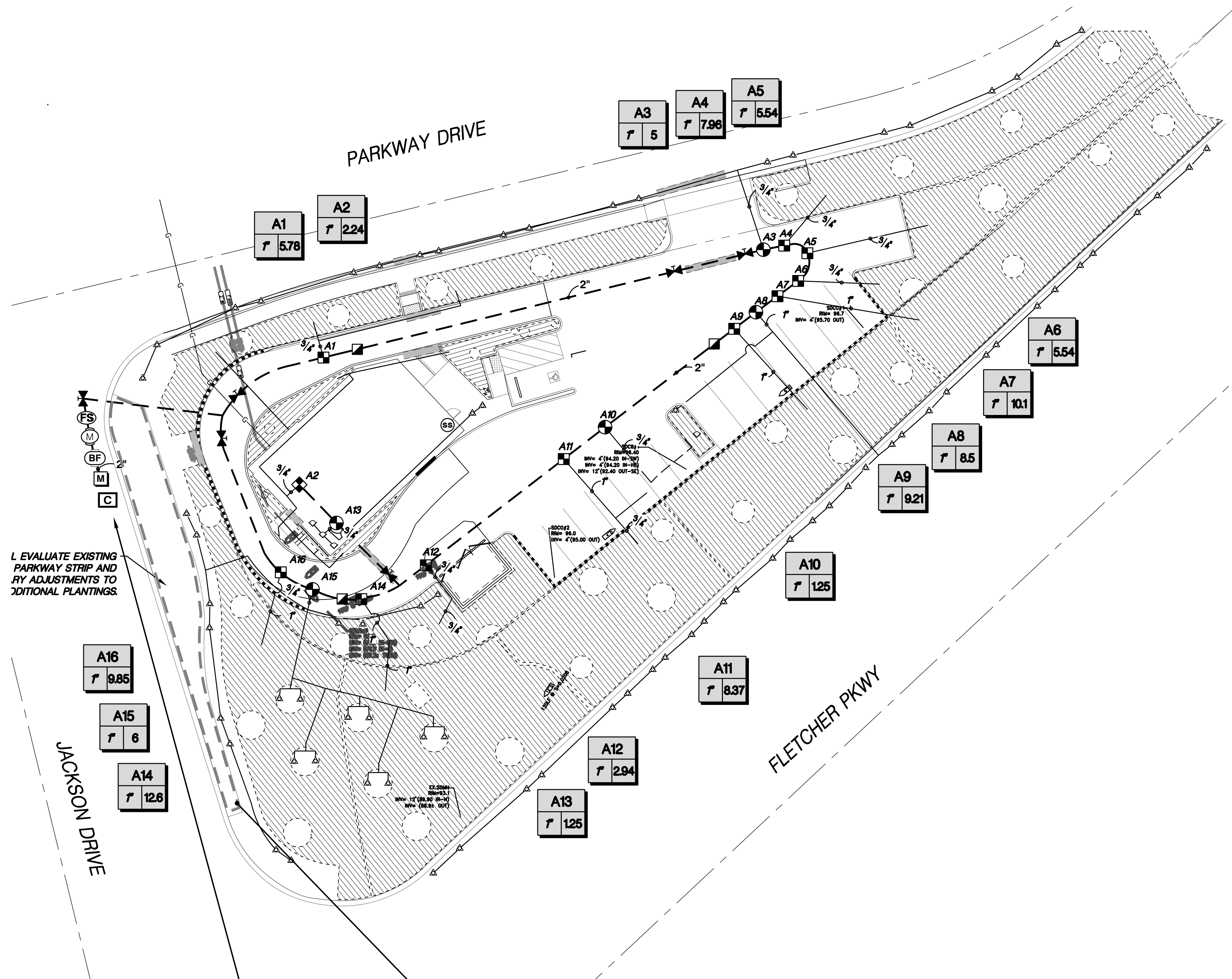
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4152.001 - QDOBA LA MESA

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L. EVALUATE EXISTING PARKWAY STRIP AND ADJUSTMENTS TO ADDITIONAL PLANTINGS.

NOT A PART OF PROJECT SCOPE. EXISTING IRRIGATION TO REMAIN.

P.O.C. A NOTE:
1" METER & BACKFLOW PER CIVIL PLANS. VERIFY LOCATION IN THE FIELD.
2" MAINLINE. INSTALL PER THESE PLANS.
IRRIGATION DESIGN IS BASED ON:
20 GPM MAX. FLOW
64 PSI MIN. AT P.O.C. CONTACT LANDSCAPE ARCHITECT IMMEDIATELY IF PRESSURE DIFFERS GRATER THAN 10% FROM THE STATED MINIMUM PSI.

CONTROLLER LOCATION:
CONTRACTOR SHALL INSTALL A CONTROLLER. COORDINATE 120 VAC POWER SUPPLY WITH DRY UTILITY DESIGNER. FINAL LOCATION SHALL BE IN THE PLANTER AREA & APPROVED BY THE OWNER.

IMPORTANT NOTE:
IRRIGATION MAINLINE, LATERAL LINE, AND VALVES ARE SHOWN DIAGRAMMATICALLY IN PAVING AREAS FOR CLARITY ONLY. INSTALL THESE COMPONENTS IN PLANT AREA ADJACENT TO EDGE OF HARDSCAPE. COORDINATE SLEEVE LOCATIONS UNDER PAVING.

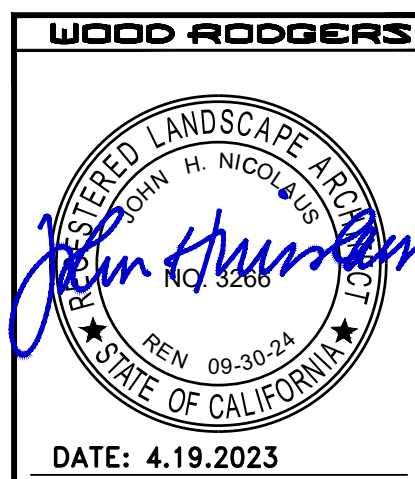
MODEL WATER EFFICIENT LANDSCAPE ORDINANCE IRRIGATION DESIGN PLAN STATEMENT, SIGNATURE AND DATE:
I HAVE COMPLIED WITH THE CRITERIA OF THE ORDINANCE AND APPLIED THEM ACCORDINGLY FOR THE EFFICIENT USE OF WATER IN THE IRRIGATION DESIGN PLAN.

IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	PSI
25 50 10 20	HUNTER PCB FLOOD BUBBLER, 1/2IN. FIPT.	25
250 500 50H 10H 10P 20P	HUNTER PROS-PRS30-06-CV-MSBN MULTI-STREAM BUBBLER, 6IN. POP-UP, FACTORY INSTALLED DRAIN CHECK VALVE, 25=25GPM, 50=0.5GPM, 10=10GPM, 20=20GPM.	30
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	
1/2"	HUNTER ICZ-101-25 DRIP CONTROL ZONE KIT. 1IN. ICV GLOBE VALVE WITH 1IN. HYDRO FILTER SYSTEM. PRESSURE REGULATION: 25PSI. FLOW RANGE: 2 GPM TO 20 GPM. 150 MESH STAINLESS STEEL SCREEN.	
1/2"	RAIN BIRD MDCFCAP (NOT SHOWN) DRIPLINE FLUSH VALVE CAP IN COMPRESSION FITTING COUPLER.	
1/2"	RAIN BIRD ARV050 (NOT SHOWN) 1/2" AIR RELIEF VALVE, MADE OF QUALITY RUST-PROOF MATERIALS, WITH A 60" DRIP VALVE BOX (SEB 7X8 EMITTER BOX). USE WITH INSTALLATION BELOW SOIL. THE VALVE WILL ALLOW AIR TO ESCAPE THE PIPELINE, THUS PREVENTING WATER HAMMER OR BLOCKAGE.	
1/2"	RAIN BIRD OPERIND (NOT SHOWN) DRIP SYSTEM OPERATION INDICATOR, STEM RISES 6" FOR CLEAR VISIBILITY WHEN DRIP SYSTEM IS CHARGED TO A MINIMUM OF 20PSI. INCLUDES 16" OF 1/4" DISTRIBUTION TUBING WITH CONNECTION FITTING PRE-INSTALLED.	
AREA TO RECEIVE DRIPLINE	RAIN BIRD XFS-08-18 XFS SUB-SURFACE PRESSURE COMPENSATING DRIPLINE W/COPPER SHIELD TECHNOLOGY. 0.6 GPH EMITTERS AT 18" O.C. LATERALS SPACED AT 18" APART, WITH EMITTERS OFFSET FOR TRIANGULAR PATTERN. UV RESISTANT. SPECIFY XF INSERT FITTINGS.	
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	
1/2"	HUNTER ICV-G 1", 1-1/2", 2", AND 3" PLASTIC ELECTRIC REMOTE CONTROL VALVES, GLOBE CONFIGURATION, WITH NPT THREADED INLET/OUTLET, FOR COMMERCIAL/MUNICIPAL USE.	
1/2"	HUNTER HQ-44LRC QUICK COUPLER VALVE, YELLOW RUBBER LOCKING COVER, RED BRASS AND STAINLESS STEEL, WITH 1" NPT INLET, 2-PIECE BODY.	
1/2"	NIBCO T-113-K CLASS 125 BRONZE GATE SHUT OFF VALVE WITH CROSS HANDLE, SAME SIZE AS MAINLINE PIPE DIAMETER AT VALVE LOCATION. SIZE RANGE - 1/4" - 3"	
1/2"	MASTER VALVE 2" SUPERIOR 950 SERIES MASTER VALVE. NORMALLY CLOSED DESIGN, SOLID BRASS CONSTRUCTION, ELECTRIC. INSTALL PER CITY STANDARD DETAIL.	
1/2"	FEBCO 825Y 1" FEBCO 825Y (OR APPROVED EQUAL) REDUCED PRESSURE BACKFLOW PREVENTER. INSTALL PER CIVIL PLANS.	
1/2"	HUNTER A2C-2400-SS 24-STATION CONTROLLER WITH TWO (2) A2M-600 MODULES IN AN OUTDOOR STAINLESS STEEL WALL MOUNT ENCLOSURE.	
1/2"	HUNTER SOLAR-SYNC SOLAR RAIN FREEZE SENSOR WITH OUTDOOR INTERFACE, CONNECTS TO HUNTER PCC, PRO-G, AND I-CORE CONTROLLERS. INSTALL AS NOTED, INCLUDES 10 YEAR LITHIUM BATTERY AND RUBBER MODULE COVER, AND GUTTER MOUNT BRACKET. WIRED.	
1/2"	CREATIVE SENSOR TECHNOLOGY ELF-T10-N01 ENHANCED LOW FLOW SENSOR WITH 2-WIRE FREQUENCY, 1IN. MALE NPT THREADED CONNECTION, FLOW RANGE BETWEEN 20 GPM-20 GPM	
1/2"	WATER METER 1" EXISTING WATER METER INSTALLED PER CIVIL IMPROVEMENT PLANS. FIELD VERIFY SIZE AND LOCATION	
1/2"	IRRIGATION LATERAL LINE: PVC SCHEDULE 40	
1/2"	IRRIGATION MAINLINE: PVC SCHEDULE 40	
1/2"	PIPE SLEEVE: PVC SCHEDULE 40 TYPICAL PIPE SLEEVE FOR IRRIGATION PIPE. PIPE SLEEVE SIZE SHALL BE TWICE THE SIZE OF THE IRRIGATION PIPE. EXTEND SLEEVES 18 INCHES BEYOND EDGES OF PAVING OR CONSTRUCTION. CONTRACTOR TO ADD (1) ADDITIONAL SLEEVE FOR ELECTRICAL CONDUIT AT MAINLINE SLEEVE LOCATIONS.	
1/2"	Valve Callout	
1/2"	# Valve Number	
1/2"	# Valve Flow	
1/2"	# Valve Size	

SEE SHEET L202 & L203 FOR IRRIGATION DETAILS

SEE SHEET L101 FOR LANDSCAPE NOTES



LANDSCAPE PLANS FOR QDOBA LA MESA

IRRIGATION PLAN

CITY OF LA MESA

PROJECT NO. 4152.001

DRAWING L2.01

SHT 3 OF 8

WOOD RODGERS

3301 C ST. BLDG. 100-B TEL 916.341.7760 FAX 916.341.7767

SACRAMENTO, CA 95816

DATE: 4.19.2023

SCALE: H: V: #

DRAWN BY: C.WATERS

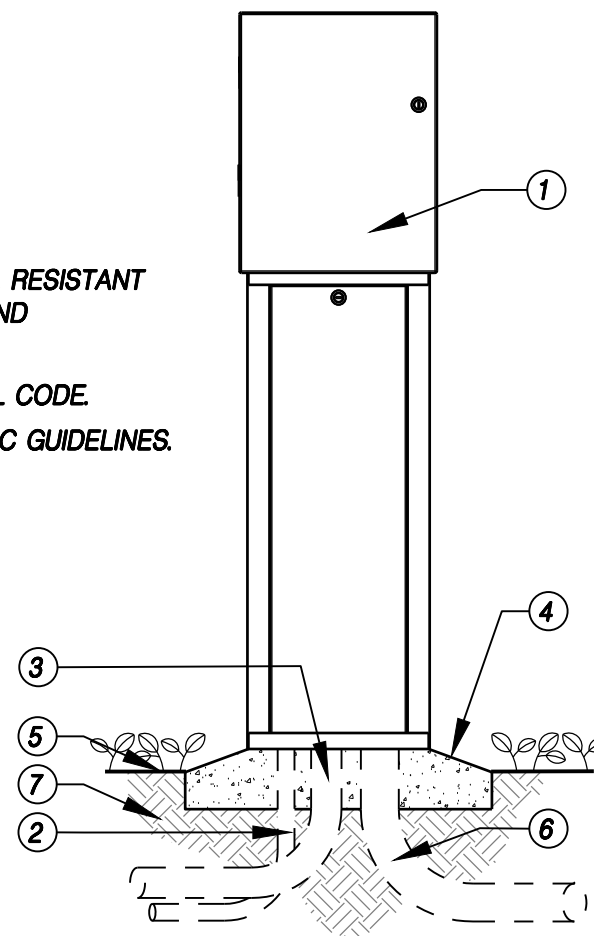
DESIGNED BY: C.WATERS

CHECKED BY: J.NICOLAUS

ENGR. INT. 4152.001 - QDOBA LA MESA

KEY

- 1 IRRIGATION CONTROLLER MOUNTED WITHIN VANDAL RESISTANT PEDESTAL ENCLOSURE. SEE IRRIGATION LEGEND AND SPECIFICATIONS FOR FURTHER INFORMATION.
- 2 3/4" POWER CONDUIT. SIZE, TYPE, DEPTH PER LOCAL CODE.
- 3 GROUND WIRE CONDUIT MIN 1 1/2", GROUND PER ASIC GUIDELINES.
- 4 CONCRETE PEDESTAL BASE.
- 5 FINISH GRADE.
- 6 CONDUIT FOR CONTROL WIRES SIZE AS REQUIRED.
- 7 COMPACTED SUBGRADE TO 90% R.D.

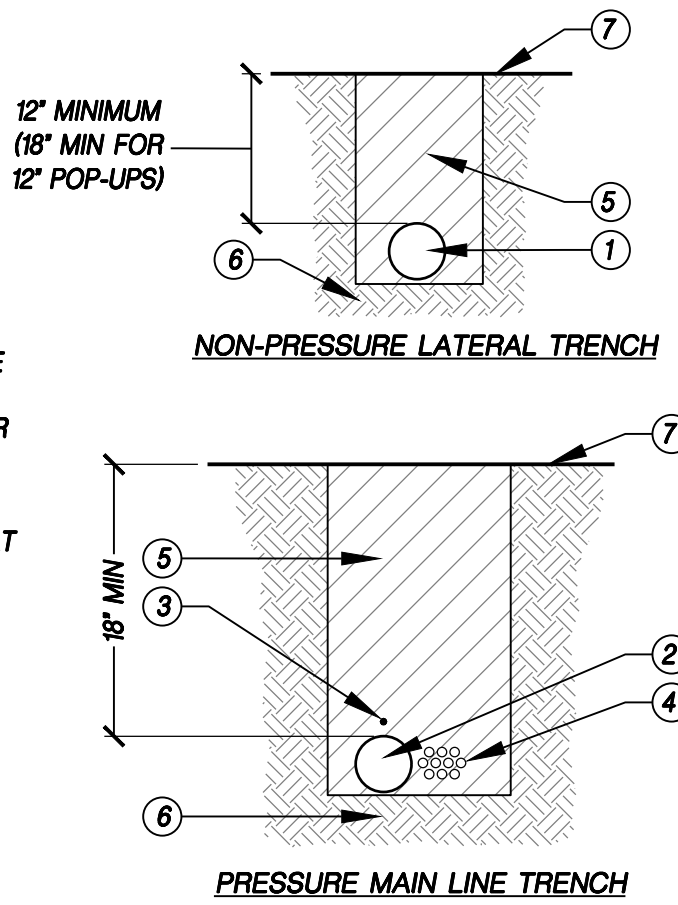


A PEDESTAL CONTROLLER
NTS.

WR-IR-CONT-01

KEY

- 1 NON-PRESSURE LATERAL PIPE.
- 2 PRESSURE MAIN LINE PIPE.
- 3 INSTALL #10 BARE COPPER TRACE WIRE IN MAINLINE TRENCH. LEAVE 8" LOOP EXPOSED IN EACH VALVE BOX. SOLDER ANY SPICES IN EACH TRACE WIRE.
- 4 CONTROL WIRE ADJACENT TO PRESSURE MAINLINE. BUNDLE & TAPE AT 4'-6" INTERVAL TO PIPE.
- 5 CLEAN BACKFILL - SEE SPECS, 92% COMPACTION IN NON-PAVED AREAS.
- 6 NATIVE OR AMENDED SOIL.
- 7 FINISH GRADE.



B PIPE TRENCHING
NTS.

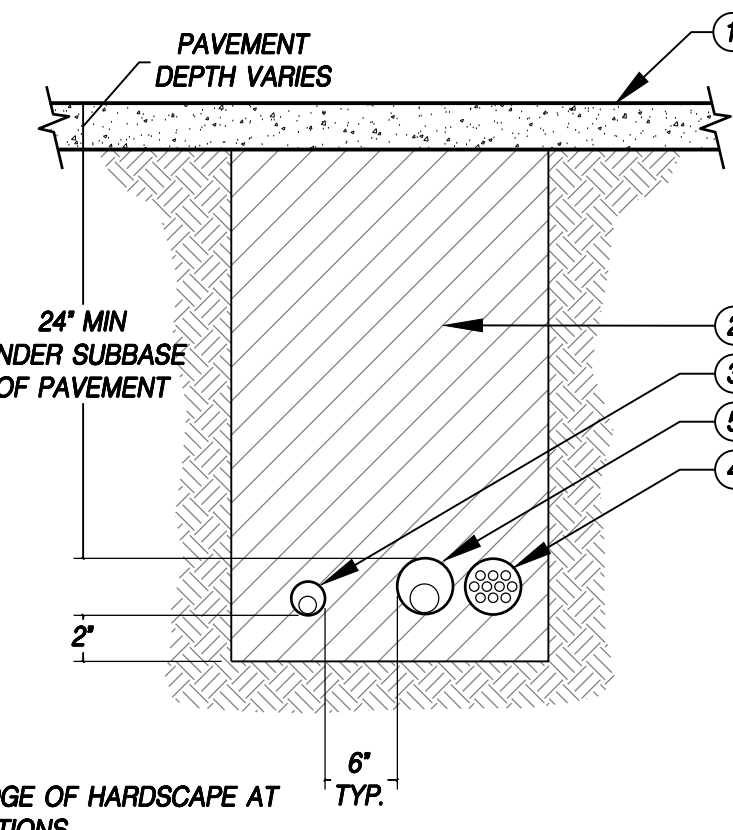
WR-IR-07

KEY

- 1 FINISH GRADE OF ASPHALT PAVING, CONCRETE OR OTHER IMPERVIOUS MATERIALS.
- 2 CLEAN BACKFILL - SEE SPECS, 95% COMPACTION IN PAVED AREAS.
- 3 NON-PRESSURE LATERAL LINE SLEEVE REQ. UNDER PAVING (TWICE DIA. OF NON-PRESSURE LATERAL LINE).
- 4 CONTROL WIRE SLEEVE UNDER PAVING. SIZE AS REQ'D. INSTALL ADJACENT TO PRESSURE MAIN LINE.
- 5 MAIN LINE SLEEVE REQ. UNDER PAVING (TWICE DIA. OF PRESSURE MAIN LINE).

NOTES:

- 1 ALL SLEEVES TO BE SCH 40 PVC.
- 2 EXTEND ALL SLEEVES 18" BEYOND EDGE OF HARDSCAPE AT BOTH ENDS, CAP ENDS AND FLAG LOCATIONS.

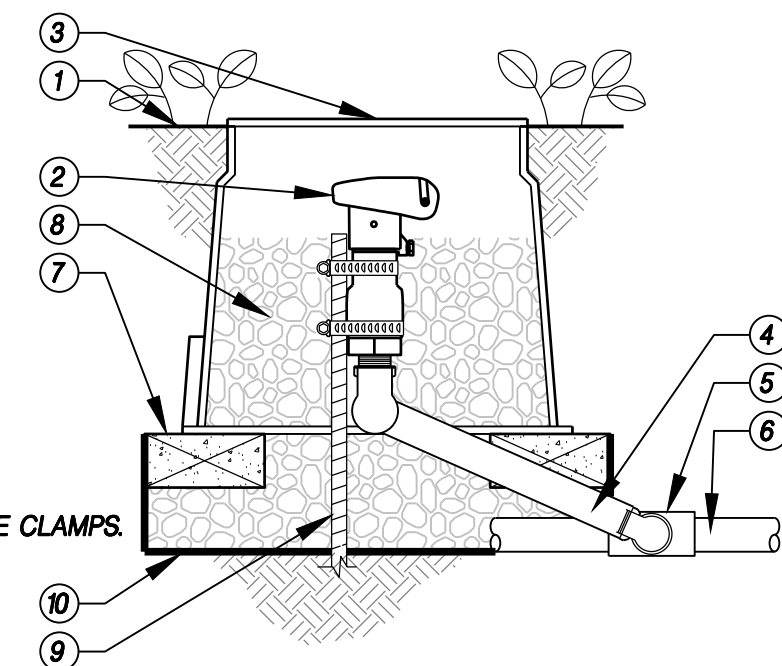


C PIPE TRENCHING UNDER PAVEMENT
NTS.

WR-IR-08

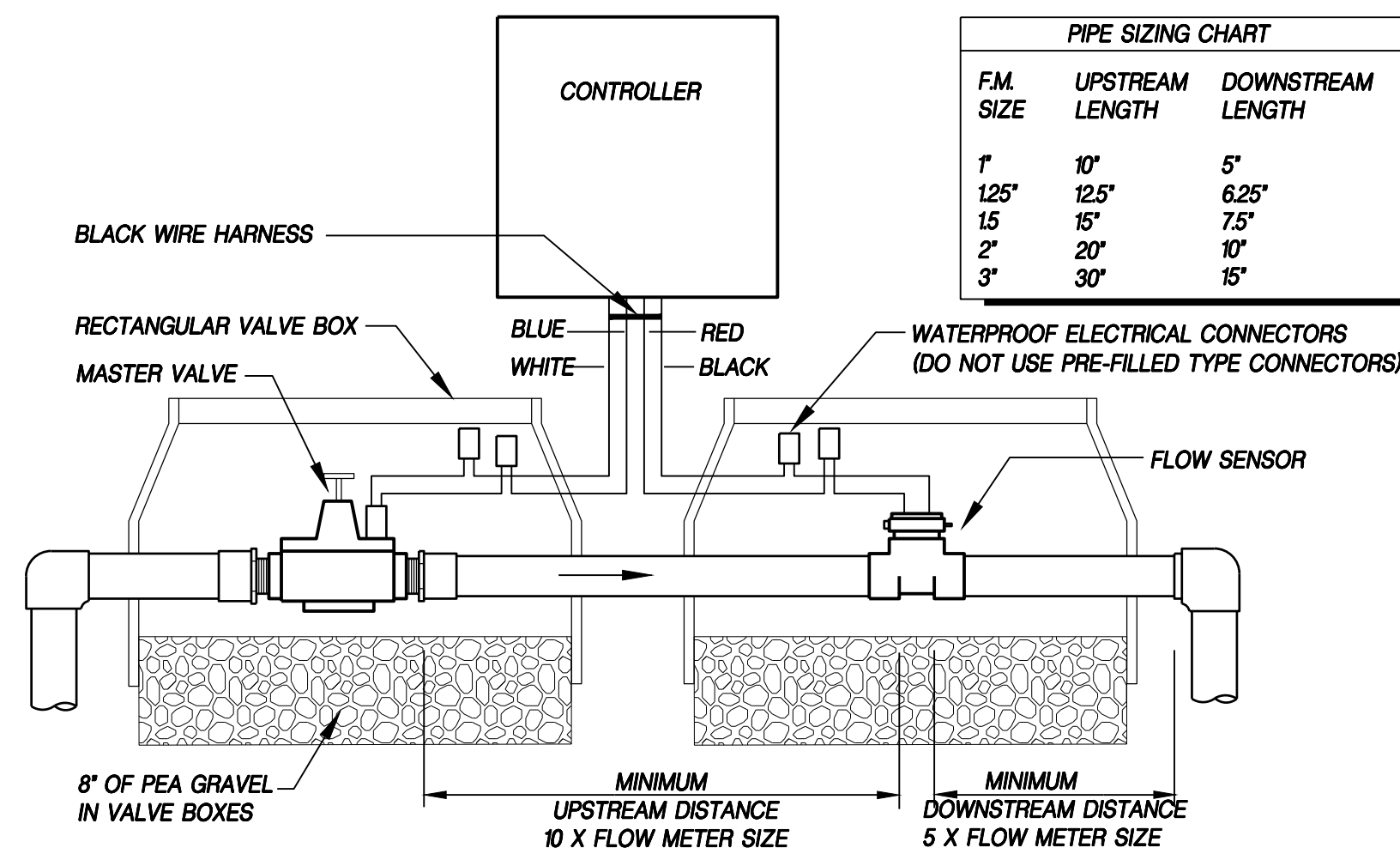
KEY

- 1 FINISH GRADE.
- 2 QUICK COUPLER VALVE.
- 3 ROUND VALVE BOX.
- 4 PREFABRICATED SWING JOINT.
- 5 MAIN LINE TEE OR ELL.
- 6 MAIN LINE PIPE.
- 7 BRICK SUPPORT (3).
- 8 3/4" MINUS WASHED GRAVEL.
- 9 #4 REBAR 24" LONG MIN. / SS HOSE CLAMPS.
- 10 LANDSCAPE FABRIC.



D QUICK COUPLER
NTS.

WR-IR-QC-01



E FLOW METER AND MASTER VALVE ASSEMBLY
NTS.

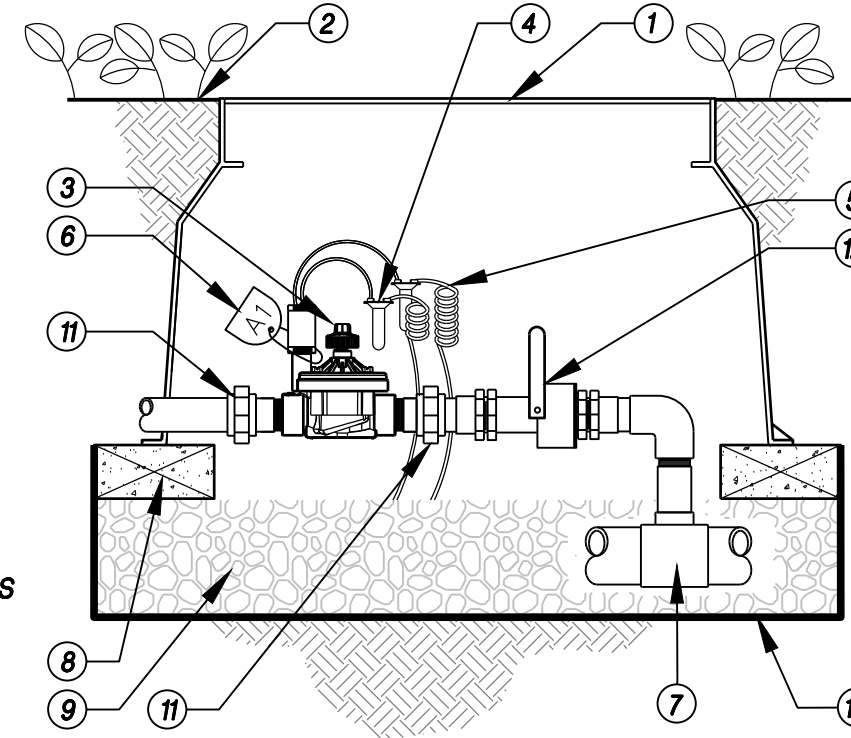
WR-IR-FLOW-03

KEY

- 1 12"X20" VALVE BOX
- 2 FINISH GRADE
- 3 REMOTE CONTROL VALVE. SEE IRRIGATION LEGEND FOR FURTHER INFORMATION.
- 4 WATERPROOF CONNECTIONS
- 5 18-24' COILED WIRE
- 6 VALVE ID TAG
- 7 MAIN LINE PIPE AND FITTINGS
- 8 BRICK SUPPORTS (4)
- 9 3/4" MINUS WASHED GRAVEL
- 10 LANDSCAPE FABRIC
- 11 PVC SLIP UNION ON BOTH SIDES OF VALVE
- 12 BRASS BALL VALVE

NOTES:

- 1 ALL VALVE BOX LIDS TO BE STAMPED WITH VALVE NUMBER, TYP.
- 2 VALVES AND VALVE MANFOLDS SHALL TEE FROM MAINLINE HORIZONTALLY NOT VERTICALLY.

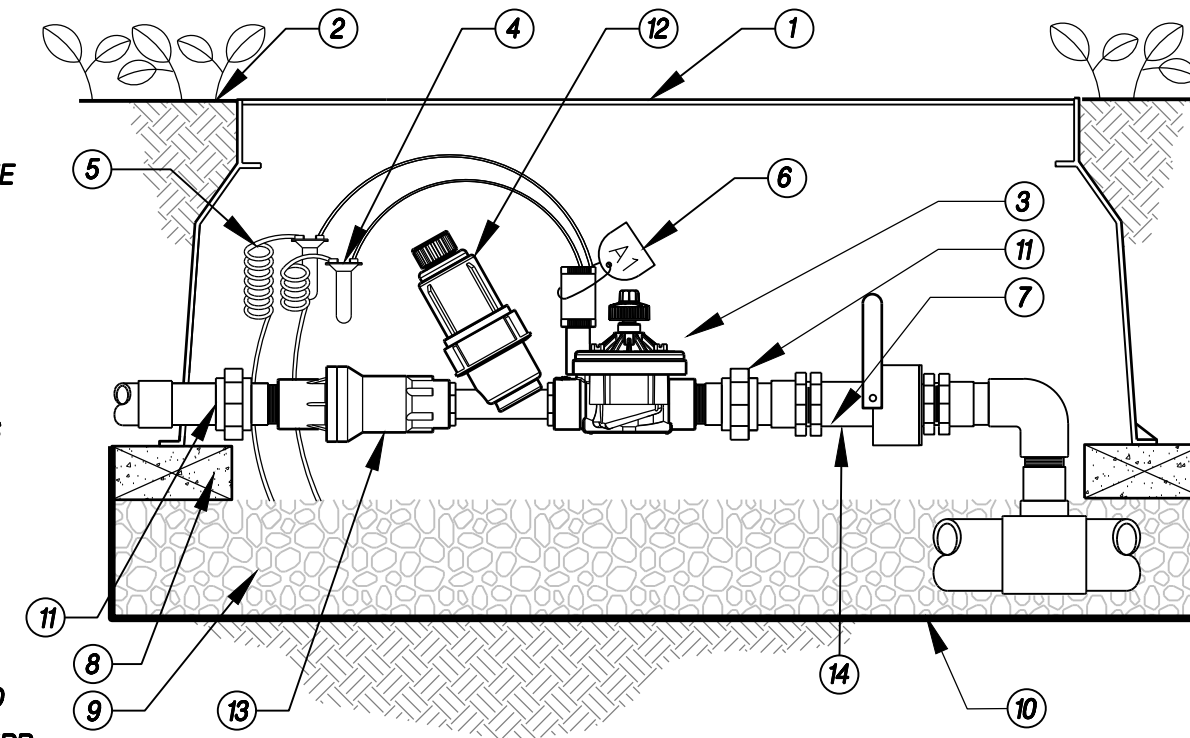


F ELECTRIC CONTROL VALVE W/ BALL VALVE
NTS.

WR-IR-VAL-03

KEY

- 1 JUMBO VALVE BOX
- 2 FINISH GRADE
- 3 REMOTE CONTROL VALVE. SEE IRRIGATION LEGEND FOR FURTHER INFORMATION.
- 4 WATERPROOF CONNECTIONS
- 5 18-24' COILED WIRE
- 6 SCH 80 T.O.E. NIPPLE
- 7 MAIN LINE PIPE AND FITTINGS
- 8 BRICK SUPPORTS (4)
- 9 3/4" MINUS WASHED GRAVEL
- 10 LANDSCAPE FABRIC
- 11 PVC SLIP UNION ON BOTH SIDES OF VALVE
- 12 DRIP FILTER, SEE IRR. LEGEND
- 13 PRESSURE REGULATOR, SEE IRR. LEGEND
- 14 BRASS BALL VALVE



NOTES:

- 1 ALL VALVE BOX LIDS TO BE STAMPED WITH VALVE NUMBER, TYP.

G ELECTRIC CONTROL VALVE W/ DRIP FILTER AND PSI REG.
NTS.

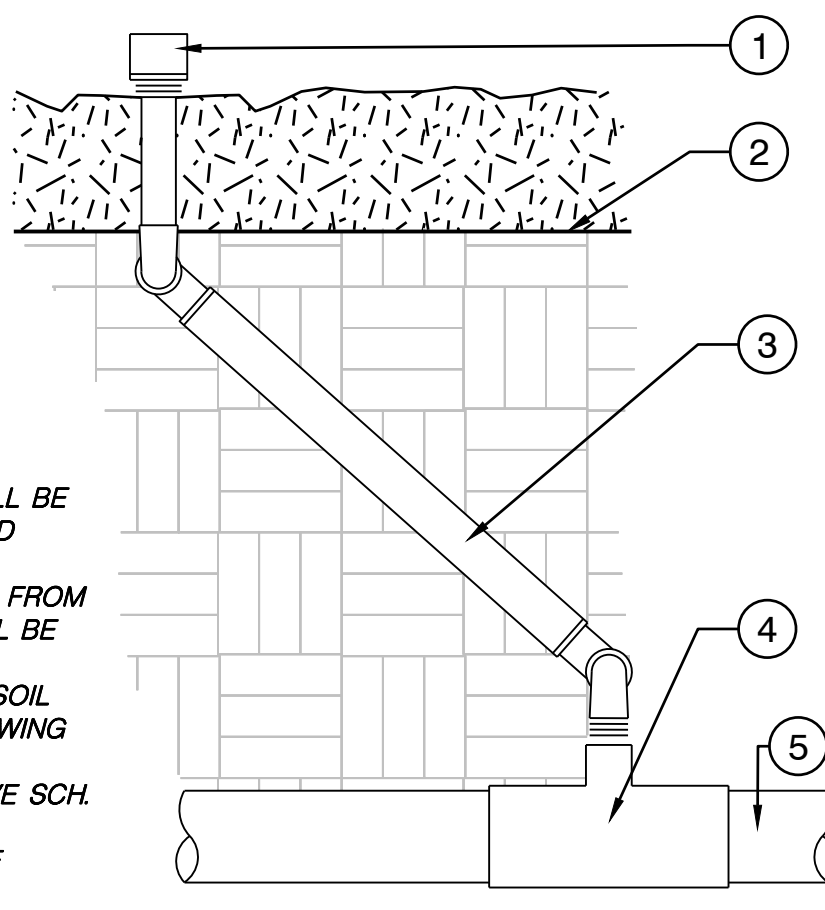
WR-IR-VAL-04

KEY:

- 1 BUBBLER SHALL BE 1" ABOVE BARK MULCH FINISHED GRADE.
- 2 FINISHED GRADE.
- 3 SWING JOINT. SEE DETAIL.
- 4 SCH. 40 PVC TEE OR ELBOW.
- 5 LATERAL LINE. SEE IRRIGATION SHEETS FOR PIPE CLASS AND TYPE.

NOTES:

- A. ALL IRRIGATION FITTINGS SHALL BE SCH. 40 PVC UNLESS SPECIFIED OTHERWISE.
- B. ALL THREADED CONNECTIONS FROM SCH. 40 TO SCH. 80 PVC SHALL BE MADE USING TEFLON TAPE.
- C. CONTRACTOR SHALL SETTLE SOIL AROUND THE BUBBLER AND SWING JOINT AFTER INSTALLATION.
- D. ALL SWING JOINTS SHALL HAVE SCH. 80 FITTINGS AND NIPPLES.
- E. CONTRACTOR SHALL NOT USE MARLEX SWING JOINTS.

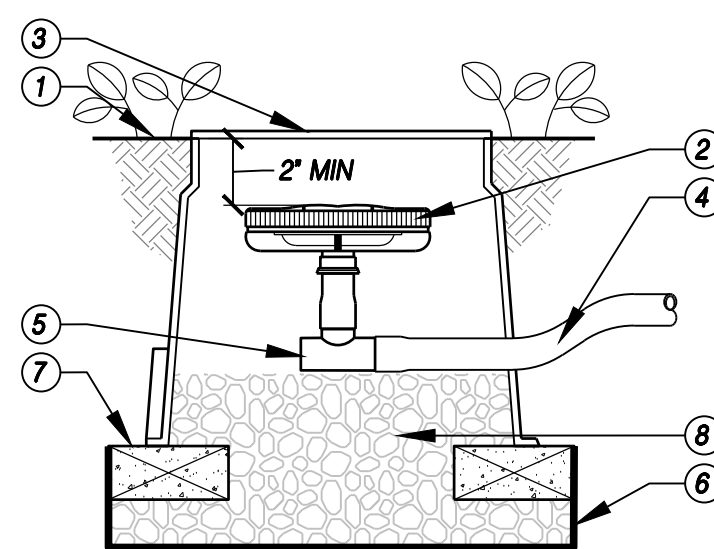


H BUBBLER ON SWING JOINT
1 1/2" = 1'-0"

WR-IR-BUB-05

KEY

- 1 FINISH GRADE.
- 2 AUTOMATIC FLUSH VALVE. SEE IRRIGATION LEGEND FOR FURTHER INFORMATION.
- 3 ROUND VALVE BOX.
- 4 DRIP TUBING, SWEEP DOWN TO ENTER VALVE BOX.
- 5 ELL.
- 6 LANDSCAPE FABRIC.
- 7 BRICK SUPPORT (3).
- 8 3/4" MINUS WASHED GRAVEL.

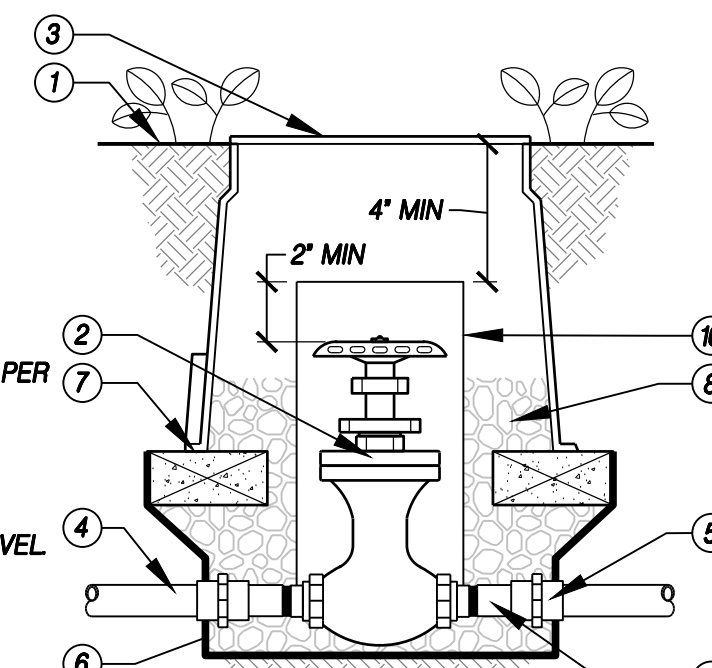


I AUTOMATIC FLUSH VALVE
NTS.

WR-IR-DRI-03

KEY

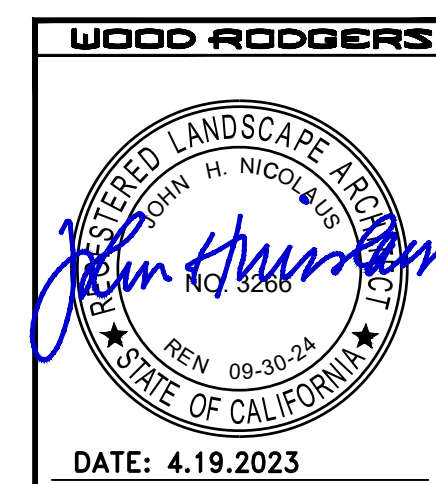
- 1 FINISH GRADE.
- 2 GATE VALVE. SEE IRRIGATION LEGEND FOR FURTHER INFORMATION.
- 3 ROUND VALVE BOX.
- 4 PRESSURE SUPPLY LINE.
- 5 SCH 40 COUPLING. SIZE PER MAINLINE.
- 6 LANDSCAPE FABRIC.
- 7 BRICK SUPPORT (3).
- 8 3/4" MINUS WASHED GRAVEL.
- 9 SCH 80 T.O.E. NIPPLE.
- 10 6" PVC.



J GATE VALVE
NTS.

WR-IR-VAL-06

SEE SHEET L101 FOR
LANDSCAPE NOTES



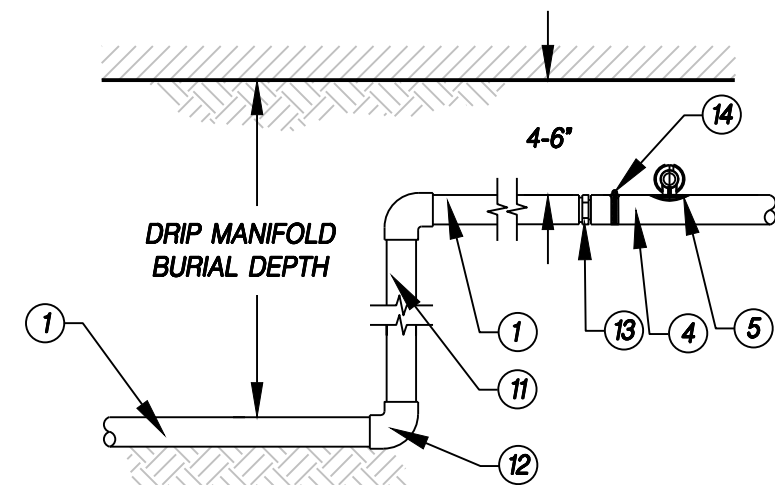
DATE: 4.19.2023
SCALE: H: --- V: ---
DRAWN BY: C. WATERS
DESIGNED BY: C. WATERS
CHECKED BY: J. NICOLAUS

WOOD RODGERS
BUILDING RELATIONSHIPS ONE PROJECT AT A TIME
3301 T.C. ST. BLDG. 100-B TEL 916.341.7760
SACRAMENTO, CA 95816 FAX 916.341.7767

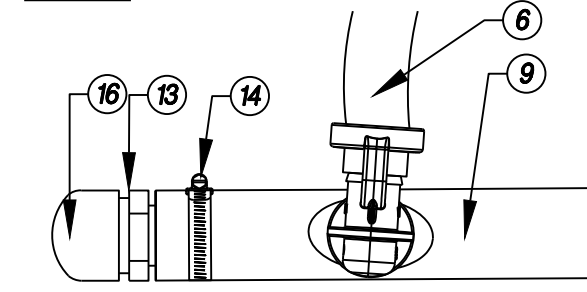
LANDSCAPE PLANS FOR
QDOBA LA MESA
IRRIGATION DETAILS

CITY OF LA MESA
PROJECT NO. 4152.001
DRAWING L2.02
SHT 4 OF 8

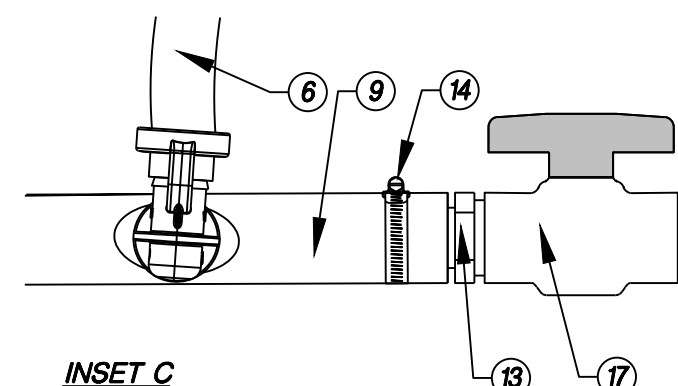
4152.001 - QDOBA LA MESA



INSET A



INSET B



INSET C

- 1 PVC SUPPLY PIPE FROM RAIN BIRD CONTROL ZONE KIT (SIZED TO MEET LATERAL FLOW DEMAND)
- 2 PERIMETER OF AREA
- 3 PERIMETER DRIPLINE PIPE TO BE INSTALLED 2'-4" FROM PERIMETER OF AREA
- 4 QF-SUPPLY HEADER
- 5 PRE-INSTALLED BARB FITTING
- 6 RAIN BIRD XFS SERIES DRIPLINE (TYPICAL)
- 7 BARB X BARB INSERT TEE; RAIN BIRD XFF-TEE (TYPICAL)
- 8 TOTAL LENGTH OF SELECTED DRIPLINE SHOULD NOT EXCEED LENGTH SHOWN IN TABLE
- 9 QF-FLUSH HEADER
- 10 FLUSH POINT WITH PVC CAP OR OPTIONAL PVC BALL VALVE
- 11 PVC RISER PIPE
- 12 PVC SCH 40 ELL (TYPICAL)
- 13 MALE ADAPTER INSERT
- 14 STAINLESS STEEL, OETIKER OR MURRAY CLAMP
- 15 OPERATION INDICATOR RAIN BIRD MODEL: OPERIND
- 16 PVC SCH 40 CAP
- 17 PVC SCH 40 BALL VALVE
- 18 XF SERIES TIE-DOWN STAKES (TDS-050) REFER TO RAIN BIRD DRIPLINE DESIGN GUIDE FOR PROPER SPACING

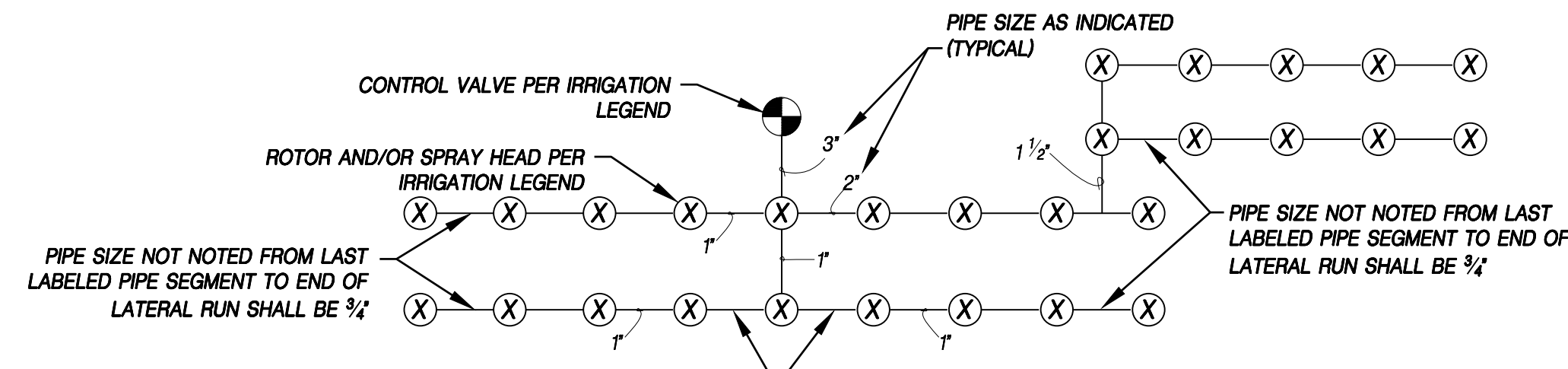
- NOTES:
- 1 DISTANCE BETWEEN LATERAL ROWS AND EMITTER SPACING TO BE BASED ON SOIL TYPE, PLANT MATERIALS AND CHANGES IN ELEVATION. SEE INSTALLATION SPECIFICATIONS ON RAIN BIRD WEB SITE (WWW.RAINBIRD.COM) FOR SUGGESTED SPACING.
 - 2 LENGTH OF LONGEST DRIPLINE LATERAL SHOULD NOT EXCEED THE MAXIMUM SPACING SHOWN IN THE ACCOMPANYING TABLE.
 - 3 PLACE TIE DOWN STAKES EVERY THREE FEET IN SAND, FOUR FEET IN LOAM, AND FIVE FEET IN CLAY.
 - 4 AT FITTINGS WHERE THERE IS A CHANGE OF DIRECTION SUCH AS TEES OR ELBOWS, USE TIE-DOWN STAKES ON EACH LEG OF THE CHANGE OF DIRECTION.

K XFS SUB-SURFACE DRIPLINE

NT.S.

WR-MISC-IRR-13

Inlet Pressure psi	12" Spacing		18" Spacing		24" Spacing	
	Nominal Flow (gph)	Nominal Flow (gph)	Nominal Flow (gph)	Nominal Flow (gph)	Nominal Flow (gph)	Nominal Flow (gph)
15	273	155	314	250	424	322
20	318	169	353	294	508	368
30	360	230	413	350	586	414
40	395	255	465	402	652	474
50	417	285	528	420	720	488
60	460	290	596	455	780	514



"SANDWICH SEGMENTS" (PIPE SEGMENTS NOT NOTED BETWEEN HEADS) SHALL BE CONSISTENT WITH PREVIOUSLY NOTED SEGMENT (1" IN THIS CASE)

- NOTES
- 1 PIPE SIZING SHALL CONFORM TO THE DIMENSIONS SHOWN ON THE PLANS.
 - 2 IF FIELD ADJUSTMENTS ARE NECESSARY AND LATERAL LINE PIPING LAYOUT CHANGES OCCUR, THE CONTRACTOR MUST CONFORM TO THE FOLLOWING SIZING REQUIREMENTS:
 - 3 MINIMUM PIPE SIZE SHALL BE 3/4"

FLOW	PIPE SIZE	FLOW	PIPE SIZE
0-7 GPM	3/4"	301-50 GPM	2"
7.1-12 GPM	1"	50.1-70 GPM	2 1/2"
12.1-22 GPM	1 1/4"	70.1-110 GPM	3"
22.1-30 GPM	1 1/2"		

L NON-PRESSURE (SCH 40 LATERAL LINE) PIPE SIZING SCHEMATIC

NT.S.

WR-IR-12

KEY

- 1 LATERAL TO SPRAY HEADS.
- 2 SIDEWALK.
- 3 IRRIGATION SLEEVING.
- 4 IRRIGATION VALVE BOX.
- 5 PRESSURIZED MAINLINE.
- 6 PLANTED AREA.
- 7 CURB.
- 8 STREET.

NOTE

- 1 ALL PIPING, VALVES, ETC., SHOWN ON PLANS WITHIN PAVED AREAS ARE FOR DESIGN CLARIFICATION ONLY. INSTALL PIPING AND VALVES IN SHRUB/GROUNDCOVER AREAS WHERE POSSIBLE, AND LOCATE ELECTRIC CONTROL AND QUICK COUPLING VALVES IN GROUND COVER/SHRUB AREAS, 6" TO 12" AWAY FROM BACK OF SIDEWALK FOR EASY ACCESS.

M MAINLINE PLACEMENT

NT.S.

WR-IR-04

KEY

- 1 FINISH GRADE.
- 2 6" POP SPRAY HEAD.
- 3 LATERAL TEE OR ELL.
- 4 LATERAL PIPE.
- 5 1/2" MARLEX STREET ELLS (3).
- 6 SCH 80 NIPPLE.
- 7 INSTALL SPRINKLER BODY PERPENDICULAR TO SLOPE OF IRRIGATED AREA.

O 6" POP UP SPRAY HEAD

NT.S.

WR-IR-HEAD-03

KEY

- 1 STANDARD VALVE BOX
- 2 FINISH GRADE.
- 3 AIR / VACUUM RELIEF VALVE
- 4 DRIP TUBING.
- 5 BRICK SUPPORTS (4).
- 6 3/4" MINUS WASHED GRAVEL.
- 7 LANDSCAPE FABRIC.

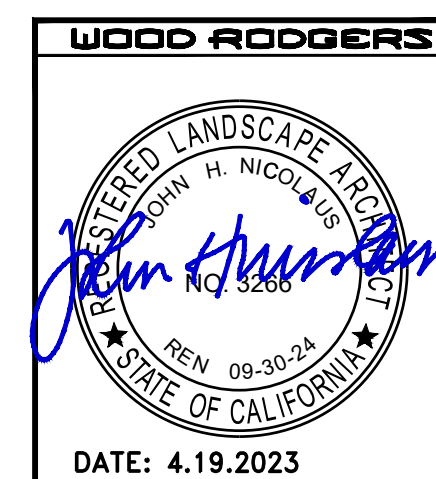
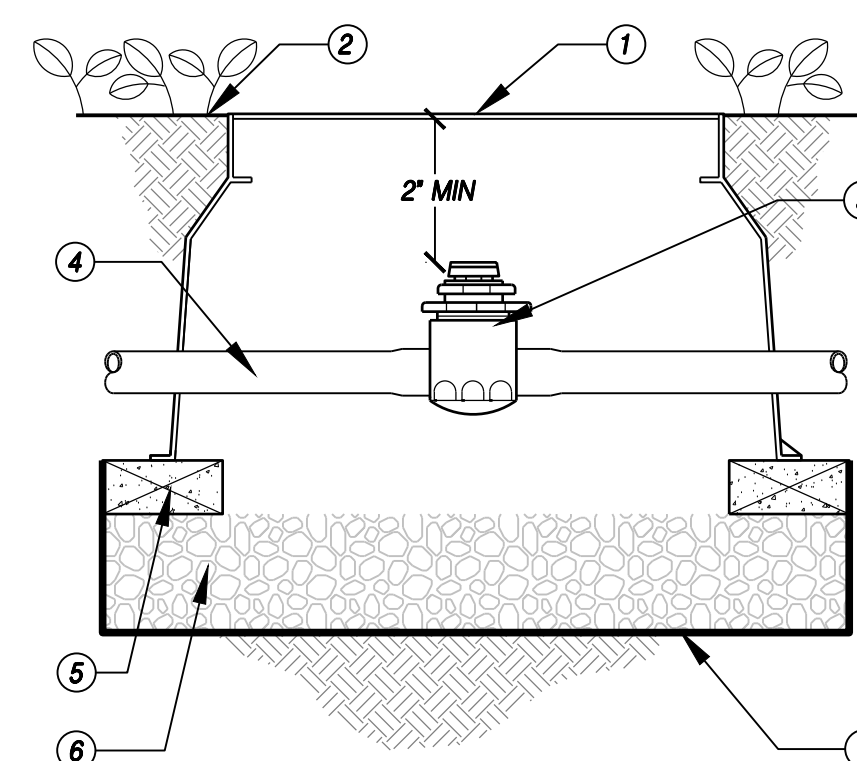
NOTE

- 1 INSTALL AIR / VACUUM RELIEF VALVE AT THE HIGHEST POINT OF THE DRIP TUBING SYSTEM. FLUSH ALL LINES PRIOR TO INSTALLATION OF VALVE.

N AIR / VACUUM RELIEF VALVE

NT.S.

WR-IR-DRI-01



SEE SHEET L1.01 FOR LANDSCAPE NOTES

PROJECT NO. 4152.001
DRAWING L2.03
SHT 5 OF 8

LANDSCAPE PLANS FOR QDOBA LA MESA
IRRIGATION DETAILS

CITY OF LA MESA
STATE OF CALIFORNIA

WOOD RODGERS
BUILDING RELATIONSHIPS ONE PROJECT AT A TIME
3301 C ST. BLDG. 100-B TEL 916.341.7760
SACRAMENTO, CA 95816 FAX 916.341.7767

DATE: 4.19.2023
SCALE: H: --- V: #
DRAWN BY: C. WATERS
DESIGNED BY: C. WATERS
CHECKED BY: J. NICOLAUS

ENGR. INT. BY DATE
AGENCY APPROVED
4152.001 - QDOBA LA MESA

CONTROLLER IRRIGATION SCHEDULE QDOBA LA MESA										ESTABLISHMENT PERIOD (6 MONTHS)												MAINTENANCE PERIOD											
										RUN TIME IN MINUTES PER DAY												RUN TIME IN MINUTES PER DAY											
VALVE	GPM	PLANT TYPE	PLANT FACTOR	HYRDOZONE/ WATER USE	IRRIGATION METHOD	IRRIGATION EFFICIENCY	DESIGN PRESSURE (PSI)	PRECIP RATE (IN/HR)	WATERING DAYS PER WEEK	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
A1	5.78	SHRUB/G.C.	0.3	ZONE 1/ LOW	INLINE DRIP	0.81	30	0.43	3	5	9	15	23	31	37	40	34	26	18	8	4	4	7	13	19	25	31	33	29	22	15	7	4
A2	2.24	SHRUB/G.C.	0.3	ZONE 1/ LOW	INLINE DRIP	0.81	30	0.43	3	5	9	15	23	31	37	40	34	26	18	8	4	4	7	13	19	25	31	33	29	22	15	7	4
A3	5.00	TREES	0.5	ZONE 3 / MED	BUBBLERS	0.81	30	3.40	3	1	2	3	5	6	8	8	7	5	4	2	1	1	2	3	4	5	6	7	6	5	3	1	1
A4	7.96	SHRUB/G.C.	0.3	ZONE 1 / LOW	INLINE DRIP	0.81	30	0.43	3	5	9	15	23	31	37	40	34	26	18	8	4	4	7	13	19	25	31	33	29	22	15	7	4
A5	5.54	SHRUB/G.C.	0.3	ZONE 1/ LOW	INLINE DRIP	0.81	30	0.43	3	5	9	15	23	31	37	40	34	26	18	8	4	4	7	13	19	25	31	33	29	22	15	7	4
A6	5.54	SHRUB/G.C.	0.3	ZONE 1/ LOW	INLINE DRIP	0.81	30	0.43	3	5	9	15	23	31	37	40	34	26	18	8	4	4	7	13	19	25	31	33	29	22	15	7	4
A7	10.06	SHRUB/G.C.	0.3	ZONE 1/ LOW	INLINE DRIP	0.81	30	0.43	3	5	9	15	23	31	37	40	34	26	18	8	4	4	7	13	19	25	31	33	29	22	15	7	4
A8	8.50	TREES	0.5	ZONE 3 /MED	BUBBLERS	0.81	30	3.40	3	1	2	3	5	6	8	8	7	5	4	2	1	1	2	3	4	5	6	7	6	5	3	1	1
A9	9.21	SHRUB/G.C.	0.3	ZONE 1 / LOW	INLINE DRIP	0.81	30	0.43	3	5	9	15	23	31	37	40	34	26	18	8	4	4	7	13	19	25	31	33	29	22	15	7	4
A10	1.25	VINES	0.5	ZONE 2 / MED	BUBBLER	0.81	30	0.95	3	4	7	12	17	23	28	30	26	19	13	6	3	3	5	10	14	19	23	25	22	16	11	5	3
A11	8.37	SHRUB/G.C.	0.3	ZONE 1 / LOW	INLINE DRIP	0.81	30	0.43	3	5	9	15	23	31	37	40	34	26	18	8	4	4	7	13	19	25	31	33	29	22	15	7	4
A12	2.94	SHRUB/G.C.	0.3	ZONE 1 / LOW	INLINE DRIP	0.81	30	0.43	3	5	9	15	23	31	37	40	34	26	18	8	4	4	7	13	19	25	31	33	29	22	15	7	4
A13	1.25	VINES	0.5	ZONE 2 / MED	BUBBLERS	0.81	30	0.95	3	4	7	12	17	23	28	30	26	19	13	6	3	3	5	10	14	19	23	25	22	16	11	5	3
A14	12.57	SHRUB/G.C.	0.3	ZONE 1/ LOW	INLINE DRIP	0.81	30	0.43	3	5	9	15	23	31	37	40	34	26	18	8	4	4	7	13	19	25	31	33	29	22	15	7	4
A15	6.00	TREES	0.5	ZONE 3 / MED	BUBBLERS	0.81	30	3.40	3	1	2	3	5	6	8	8	7	5	4	2	1	1	2	3	4	5	6	7	6	5	3	1	1
A16	9.85	SHRUB/G.C.	0.5	ZONE 1 / LOW	INLINE DRIP	0.81	30	0.43	3	8	14	25	38	51	62	67	57	43	30	13	7	7	12	21	31	42	51	56	48	36	25	11	6
CONTROLLER SCHEDULE NOTES: 1 RUN TIME IN MINUTES PER DAY SHALL OCCUR ON EACH WATERING DAY PER WEEK. IRRIGATION REQUIRED = WEEKLY ETO*PF/IE RUNTIME = IR*60/PR*WATERING DAYS 2 CONTROLLERS SHALL BE PROGRAMMED USING MULTIPLE PROGRAM FEATURES IN ORDER TO OBTAIN THE MAXIMUM FLOW DEMAND. IF NECESSARY, PROGRAM MULTIPLE VALVES TO RUN SIMULTANEOUSLY SO THAT THE MAXIMUM FLOW 3 RUN TIMES IN MINUTES PER DAY SHALL BE DIVIDED INTO THE NECESSARY AMOUNT OF CYCLES TO AVOID RUNOFF. 4 REFER TO MODEL WATER EFFICIENT LANDSCAPE ORDINANCE CALCULATIONS FOR ADDITIONAL WATER USE AND EVAPOTRANSPIRATION INFORMATION.																																	

WATER EFFICIENT LANDSCAPE WORKSHEET PER POC 'A'

(AS REQUIRED BY THE M.W.E.L.O.)

REFERENCE EVAPOTRANSPIRATION (ETO)

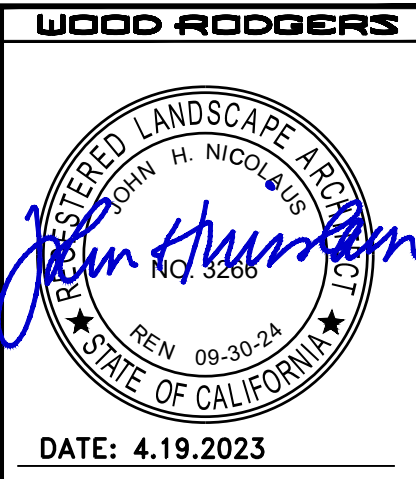
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MAWA ETAF

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HYDROZONE / PLANT TYPE	VALVE #	PLANT FACTOR (PF)	IRRIGATION METHOD	IRRIGATION EFFICIENCY (IE)	ETAF (PF/IE)	LANDSCAPE AREA (SQ.FT.)	ETAF x AREA	ESTIMATED TOTAL WATER USE (ETWU)
REGULAR LANDSCAPE AREAS								
ZONE 1 / LOW SHRUBS/G.C.	A1, A2, A4, A5, A6, A7, A9, A11, A12, A14, A16,	0.3	Drip	0.81	0.37	17,810	6,596.30	206,121.07
ZONE 2 / MED VINES	A10, A13	0.5	Bubbler	0.81	0.62	40	24.69	771.56
ZONE 3 / MED TREES	A3, A8, A15	0.5	Root Zone Bubbler	0.81	0.62	600	370.37	11,573.33
TOTALS						18,450	6,991.36	
SPECIAL LANDSCAPE AREAS								
					1		-	-
					1		-	-
TOTALS						-	-	
TOTAL LANDSCAPE AREA								18,450
ETWU TOTAL								218,465.96
MAXIMUM ALLOWED WATER ALLOWANCE (MAWA)								259,436.52
NOTES:								
1 IRRIGATION EFFICIENCY			3 ETAF for MAWA CALCULATIONS					
SPRAY			RESIDENTIAL					
DRIP			ALL OTHERS					
2 PLANT FACTOR			4 MAWA (ANNUAL GALLONS ALLOWED)					
LOW			=[ETO]/[0.62]([ETAF X LA]+ [(1-ETAF) X SLA])					
MED			5 ETWU					
HIGH			=[ETO]/[0.62]([ETAF][LA]+SLA)					
IMPORTANT NOTE REGARDING IRRIGATION DESIGN EFFICIENCY: THE IRRIGATION SYSTEM HYDRAULICS, CONTROLLER OPERATION, NOZZLE SELECTION, HEAD SPACING AND PLACEMENT ARE DESIGNED TO BE IN CONFORMANCE WITH THE MODEL WATER EFFICIENT LANDSCAPE ORDINANCE [AB 1881]. THE IRRIGATION DESIGN IS INTENDED TO OPERATE WITH A MINIMUM DISTRIBUTION UNIFORMITY OF 75% FOR OVERHEAD SPRAY DEVICES AND 81% FOR RIP SYSTEM DEVICES UPON COMPLETION. WHILE THE DESIGN IS DIAGRAMMATIC, THE CONTRACTOR SHALL ENSURE THAT THE MINIMUM DISTRIBUTION UNIFORMITY IS MET BY MAKING MINOR YET VIABLE ADJUSTMENTS IN THE FIELD DURING THE CONSTRUCTION PROCESS. CONTRACTOR SHALL CONTACT THE LANDSCAPE ARCHITECT IMMEDIATELY IF FOR ANY REASON HE/SHE FORESEES THAT THE SYSTEM, AS DESIGNED, CAN NOT MEET THE MINIMUM DISTRIBUTION UNIFORMITY SPECIFIED.								

SEE SHEET L101 FOR LANDSCAPE NOTES



LANDSCAPE PLANS FOR

QDOBA LA MESA

CONTROLLER SCHEDULE & M.W.E.L.O. CALCS

CITY OF LA MESA

WOOD RODGERS

REGISTERED LANDSCAPE ARCHITECT

JOHN H. NICOLAIS

NO. 9261

EXP. 09-30-24

STATE OF CALIFORNIA

DATE: 4.19.2023

PROJECT NO. 4152.001

DRAWING L2.04

SHT 6 OF 8

DATE: 4.19.2023

SCALE: H: --- V: #

DRAWN BY: C.WATERS

DESIGNED BY: C.WATERS

CHECKED BY: J.NICOLAIS

ENGR

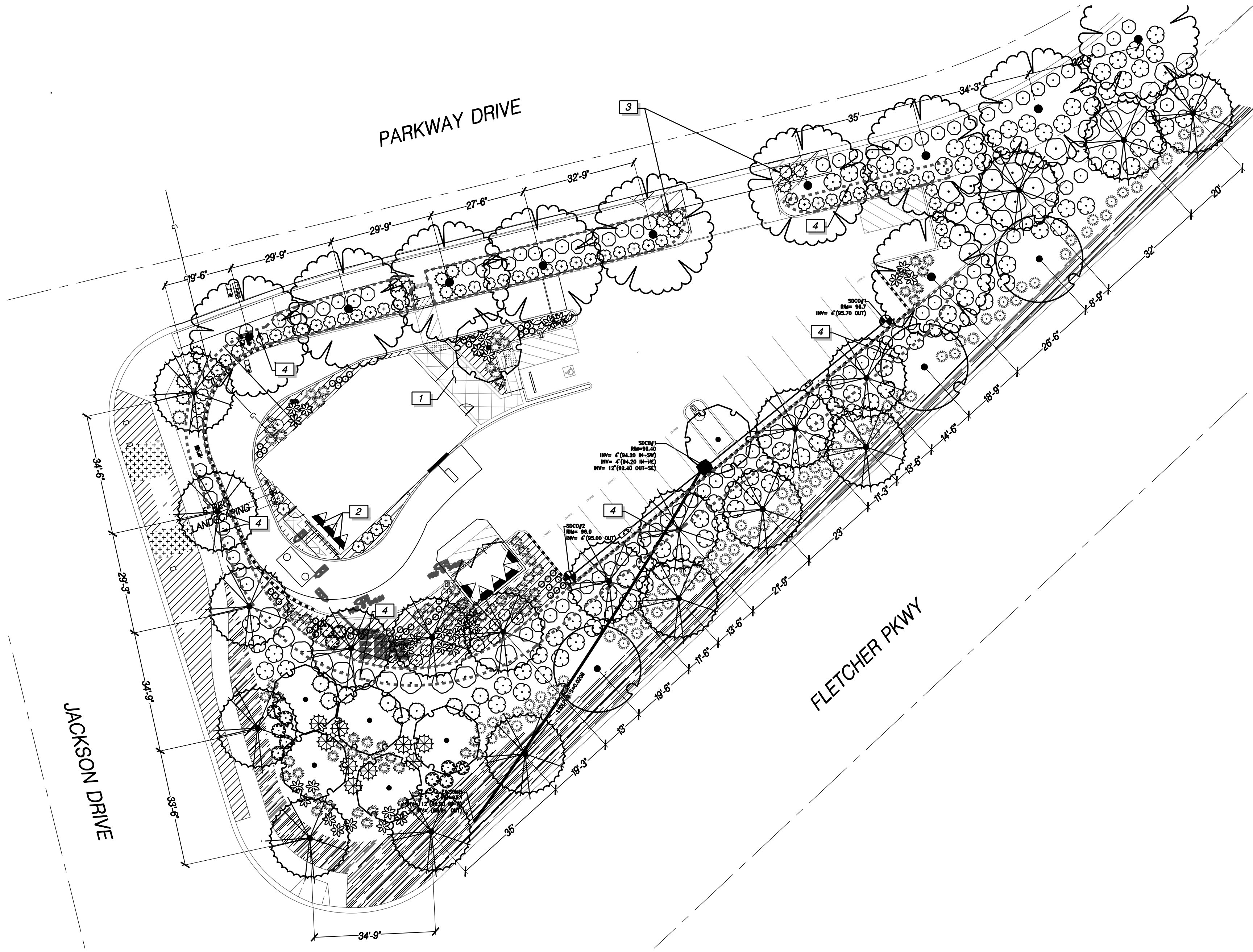
BY

AGENCY APPROVED

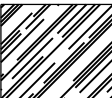
DATE

DESCRIPTION

4152.001 - QDOBA LA MESA



PLANT SCHEDULE

TREES	BOTANICAL / COMMON NAME	SIZE	WATER USE	QTY	
	BAUHINIA X BLAKEANA / HONG KONG ORCHID TREE	24"BOX	MEDIUM	7	
	JACARANDA MIMOSIFOLIA / JACARANDA(EXISTING)	EXISTING		3	
	KOELREUTERIA BIPINNATA / CHINESE FLAME TREE	24"BOX	MEDIUM	10	
	PINUS CANARIENSIS / CANARY ISLAND PINE	24"BOX	LOW	20	
SHRUBS	BOTANICAL / COMMON NAME	SIZE	WATER USE	QTY	
	AGAVE AMERICANA / CENTURY PLANT	15 GAL	LOW	9	
	AGAVE ATTENUATA 'AGAVWS' / RAY OF LIGHT FOXTAIL AGAVE	5 GAL	LOW	26	
	ALOE STRIATA / CORAL ALOE	5 GAL	LOW	13	
	CAESALPINIA GILLIESII / YELLOW BIRD OF PARADISE	5 GAL	LOW	9	
	CALLISTEMON CITRINUS 'LITTLE JOHN' / DWARF BOTTLE BRUSH	5 GAL	LOW	65	
	CEANOTHUS CYANEUS / SAN DIEGO CEANOTHUS	5 GAL	LOW	98	
	FESTUCA CINEREA 'ELJAH'S BLUE' / ELJAH'S BLUE FESCUE	5 GAL	LOW	45	
	FICUS PUMILA / CREEPING FIG	5 GAL	MEDIUM	8	
	HESPERALOE PARVIFLORA 'BRAKELIGHTS' TM / BRAKELIGHTS RED YUCCA	5 GAL	LOW	91	
	LOMANDRA LONGIFOLIA 'BREEZE' TM / BREEZE MAT RUSH	5 GAL	LOW	71	
	PHORMIUM TENAX 'ATROPURPUREUM COMPACTUM' / BRONZE NEW ZEALAND FLAX	15 GAL	LOW	17	
	PITTOSPORUM TOBIRA 'VARIEGATA' / VARIEGATED JAPANESE PITTOSPORUM	5 GAL	LOW	35	
	RHAPHIOLEPIS INDICA 'BALLERINA' / BALLERINA INDIAN HAWTHORN	5 GAL	LOW	104	
GROUND COVERS	BOTANICAL / COMMON NAME	SIZE	WATER USE	SPACING	QTY
	EXISTING SHRUBS TO REMAIN	EXISTING			232 SF
	JUNIPERUS HORIZONTALIS 'WILTONII' / BLUE RUG JUNIPER	5 GAL	LOW	24" o.c.	552
	LANTANA MONTEVIDENSIS 'PURPLE' / PURPLE TRAILING LANTANA	5 GAL	LOW	36" o.c.	375

REFERENCE NOTES SCHEDULE

SYMBOL	DESCRIPTION	DETAIL
1	CONCRETE PER CIVIL PLANS. COLOR TO BE STANDARD GRAY WITH MEDIUM BROOM FINISH. SCORE AS SHOWN.	G/L3.02
2	DECORATIVE WOOD LATTICE PANELS.	H/L3.02
3	15' SIGHT TRIANGLE	
4	PROPERTY OWNER/DEVELOPER TO MAINTAIN LANDSCAPE AREA WITHIN DASHED LINE OUTSIDE OF PARCEL BOUNDARY. TO BE REVIEWED AND APPROVED BY CITY ENGINEER. DEPTH TO BE 8'-0" TYPICAL EXCEPT ADJACENT TO PARKING TO ALLOW FOR VEHICLE OVERHANG. 7'-0" AT COMPACT STALLS AND 8'-0 AT STANDARD STALLS.	

INTERIOR LANDSCAPE CALCULATION			
TOTAL LANDSCAPE SQUARE FOOTAGE	UNITS SQ.FT.		3024.7*
ONE TREE FOR 500 SQ.FT. LANDSCAPING REQUIREMENT	EA	REQUIRED 6.05	ACHIEVED 8
20% TREES SHALL BE 24" BOX SIZE OR LARGER	EA	1.20	8
		MAXIMUM	ACHIEVED 0
TURF AREA (COMMERCIAL/INDUSTRIA L) 10% OF TOTAL SITE	SQ.FT.	302	
LINEAR FEET OF STREET FRONTAGE	LF		N/A
ONE TREE PER 35 FEET OF STREET FRONTAGE		REQUIRED N/A	ACHIEVED N/A

* CALCULATION INCLUDES PLANTING AREAS WITHIN PROPERTY LINE

INTERIOR LANDSCAPE CALCULATION (WITH PARKING BUFFER)			
TOTAL LANDSCAPE SQUARE FOOTAGE	UNITS SQ.FT.		6439**
ONE TREE FOR 500 SQ.FT. LANDSCAPING REQUIREMENT	EA	REQUIRED 12.88	ACHIEVED 16
20% TREES SHALL BE 24" BOX SIZE OR LARGER	EA	2.58	16
		MAXIMUM	ACHIEVED 0
TURF AREA (COMMERCIAL/INDUSTRIA L) 10% OF TOTAL SITE	SQ.FT.	643	
LINEAR FEET OF STREET FRONTAGE	LF		N/A
ONE TREE PER 35 FEET OF STREET FRONTAGE		REQUIRED N/A	ACHIEVED N/A

** CALCULATION INCLUDES PLANTING AREAS WITHIN PROPERTY LINE AND THE REQUIRED 5' PLANTING AREA AROUND THE PARKING LOT AS INDICATED WITH THE DASHED LINE

TOTAL LANDSCAPE CALCULATION			
TOTAL LANDSCAPE SQUARE FOOTAGE	UNITS SQ.FT.		18450***
ONE TREE FOR 500 SQ.FT. LANDSCAPING REQUIREMENT	EA	REQUIRED 36.80	ACHIEVED 39
20% TREES SHALL BE 24" BOX SIZE OR LARGER	EA	7.36	39
		MAXIMUM	ACHIEVED 0
TURF AREA (COMMERCIAL/INDUSTRIA L) 10% OF TOTAL SITE	SQ.FT.	1,845	
LINEAR FEET OF STREET FRONTAGE	LF		1299
ONE TREE PER 35 FEET OF STREET FRONTAGE		REQUIRED 37	ACHIEVED 39

*** CALCULATION INCLUDES ALL PLANTING AREAS

NOTE: FOUR INTERIOR PARKING PLANTER ISLANDS ARE SHOWN ADJACENT TO PARKING AREAS PER THE ARCHITECTS' IMPROVEMENT PLANS. EACH OF THESE PLANTER ISLANDS HAS A MIN. OF 1 TREE, EACH OF WHICH ARE 24" BOX.

NOTE: STREET TREES SHALL BE PRUNED TO MAINTAIN A MIN. OF 7' OVERHEAD CLEARANCE TO PROVIDE CLEAR SITE VISIBILITY

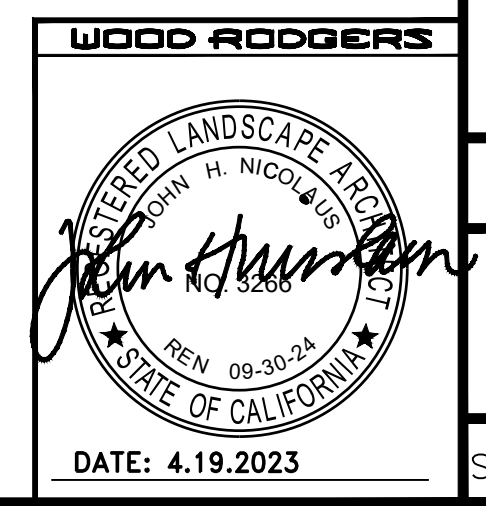
MODEL WATER EFFICIENT LANDSCAPE ORDINANCE LANDSCAPE DESIGN PLAN STATEMENT, SIGNATURE AND DATE:

I HAVE COMPLIED WITH THE CRITERIA OF THE ORDINANCE AND APPLIED THEM ACCORDINGLY FOR THE EFFICIENT USE OF WATER IN THE LANDSCAPE DESIGN PLAN.

SEE SHEET L3.02 FOR PLAN DETAILS

SEE SHEET L3.02 FOR PLANTING DETAILS

SEE SHEET L1.01 FOR LANDSCAPE NOTES



LANDSCAPE PLANS FOR
QDOBA LA MESA

PROJECT NO.
4152.001

DRAWING
L3.01

SHT 7 OF 8

DATE: 4.19.2023

WOOD RODGERS
3301 C ST. BLDG. 100-B
SACRAMENTO, CA 95816
TEL 916.341.7760
FAX 916.341.7767

DESIGNED BY: J. NICOLAUS
CHECKED BY: J. NICOLAUS
V.#

DATE: 4.19.2023
SCALE: H: --- V: ---

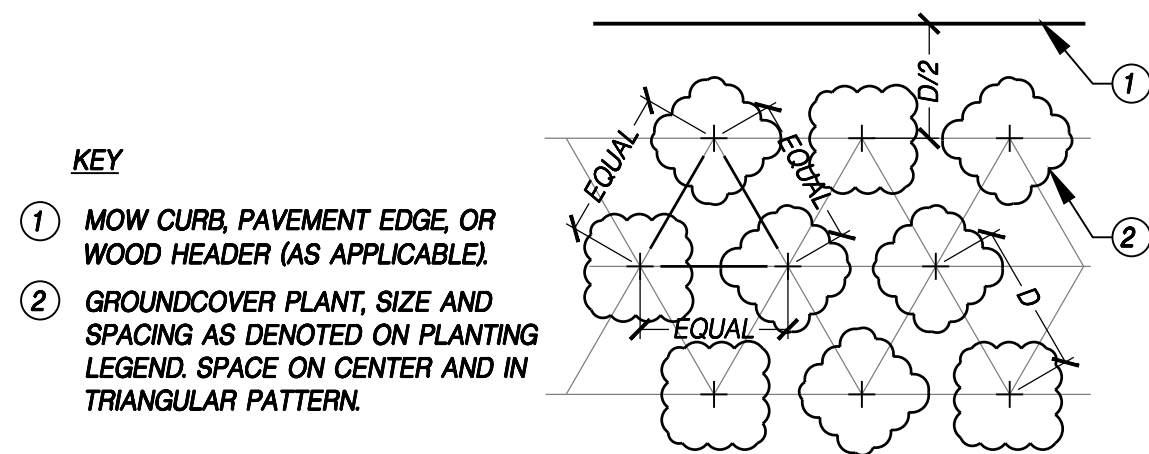
ENGR
INT

BY

AGENCY APPROVED

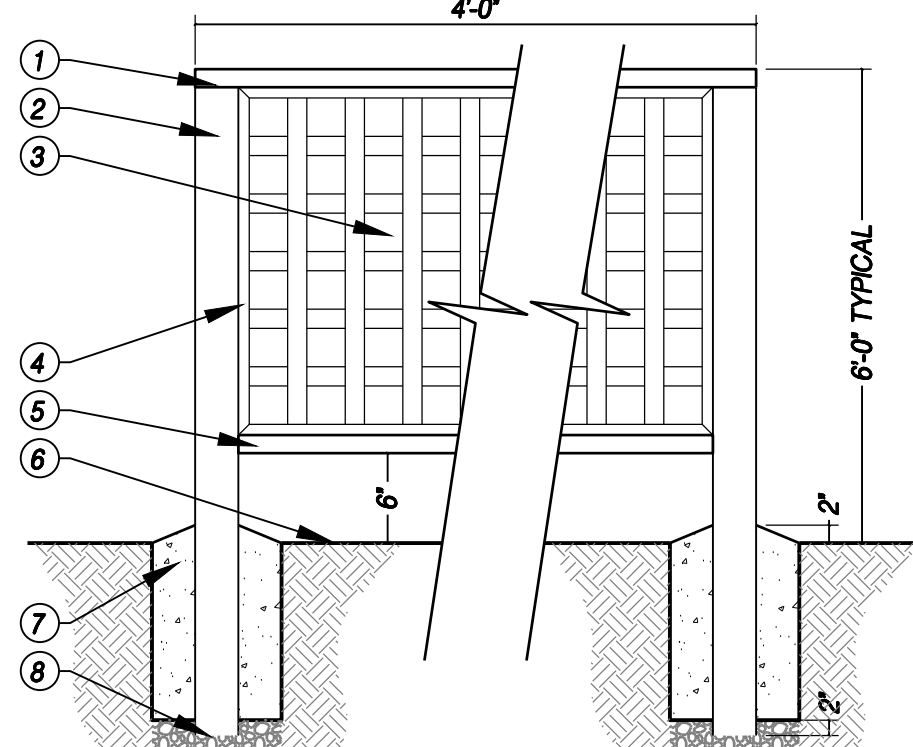
DESCRIPTION

4152.001 - QDOBA LA MESA



A GROUND COVER SPACING/LAYOUT

NTS. WR-PL-01



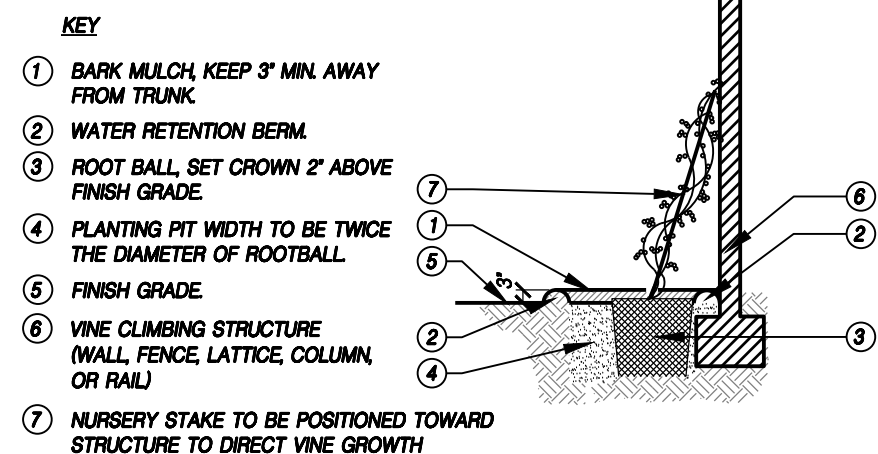
- KEY**
- 1. 2" x 4" REDWOOD TOP RAIL
 - 2. 4" x 4" REDWOOD POST
 - 3. 90 DEGREE REDWOOD LATTICE PANEL
 - 4. 1" x 1" REDWOOD MOLDING
 - 5. 2" x 4" REDWOOD BOTTOM RAIL, TOE NAIL TO POST
 - 6. FINISH GRADE
 - 7. 12" x 12" x 18" CONCRETE FOOTING, SLOPE TO DRAIN
 - 8. 1" DRAIN ROCK, 4" DEPTH

NOTES

- ALL WOOD SHALL BE CONSTRUCTION HRT. RO. REDWOOD OR CEDAR #2 OR BETTER.
- ALL WOOD SHALL BE PAINTED TO MATCH BODY COLOR OF HOUSE.
- ALL HARDWARE SHALL BE HOT DIPPED GALVANIZED.
- SEE PLANTING PLAN FOR MORE INFORMATION.

E WOODEN TRELLIS SCREEN

NTS. P-QD-01



B VINE PLANTING

NTS. WR-PL-06

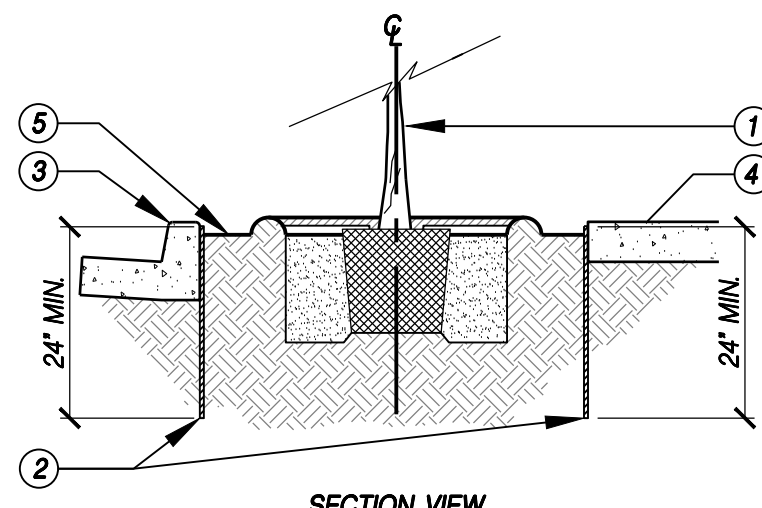
- KEY**
- 1. TREE PLANTING DETAIL
 - 2. ROOT CONTROL BARRIER
 - 3. CURB AND GUTTER (AS APPLICABLE)
 - 4. ADJACENT SIDEWALK/HARDSCAPE (AS APPLICABLE)
 - 5. FINISH GRADE

NOTES

- WHERE STREET TREES ARE WITHIN 5' OF CURB AND/OR WALK, INSTALL PANELS ALONG BACK OF CURB AND/OR FACE OF WALK.

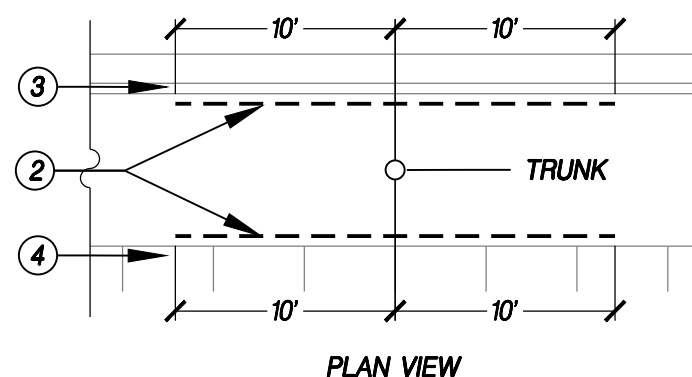
F ROOT CONTROL BARRIER

NTS. WR-PL-02



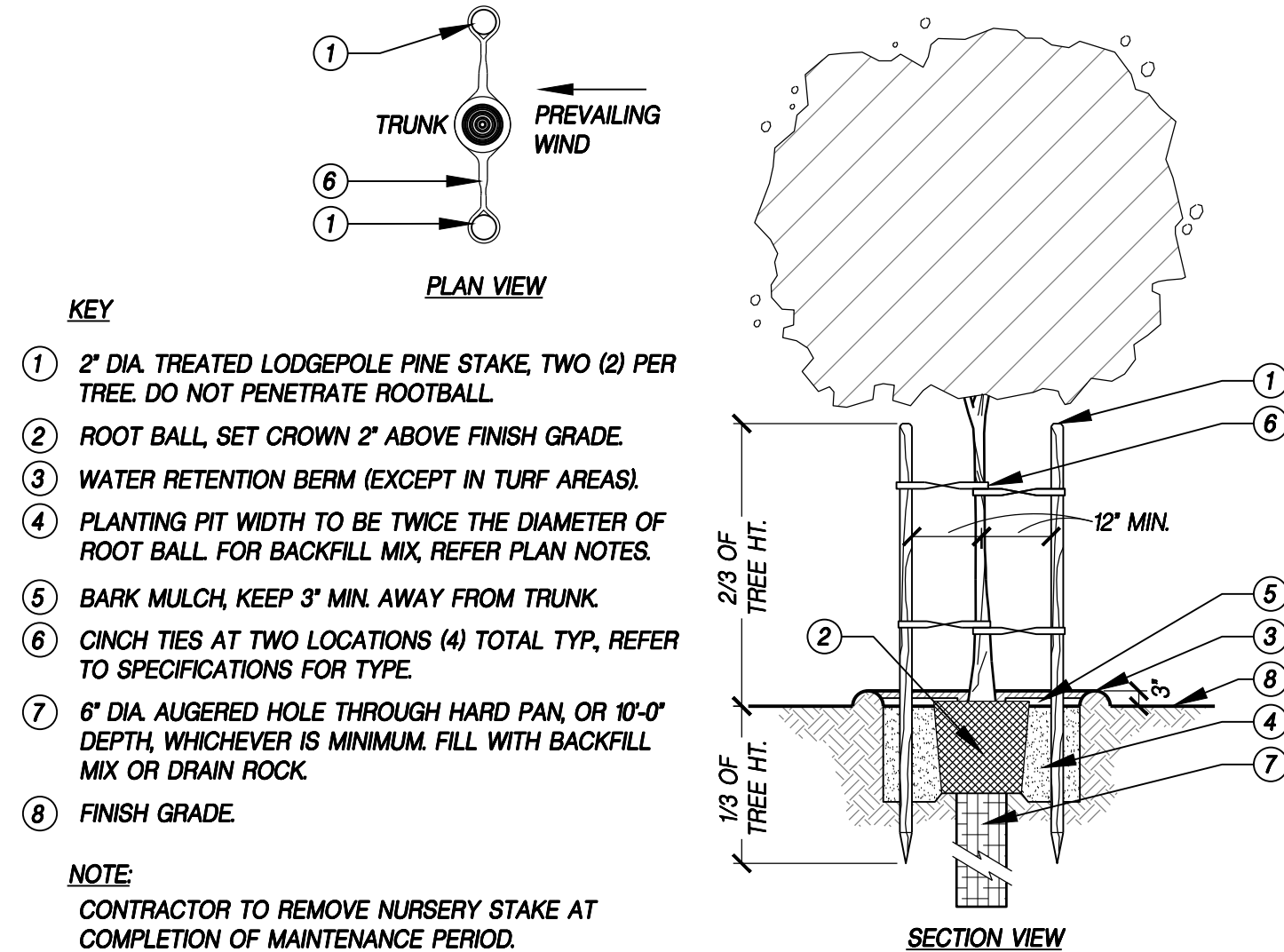
C SHRUB PLANTING

NTS. WR-PL-03



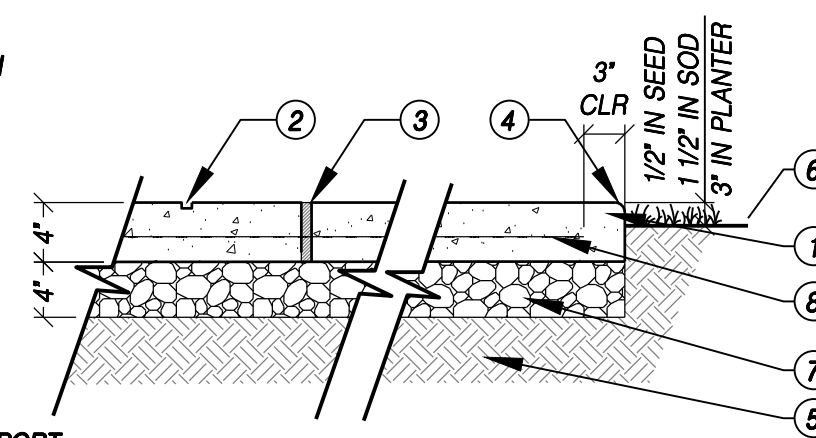
G CONCRETE FLATWORK

NTS. WR-LA-PAV-CONC-02



D TREE PLANTING W/ AUGURED HOLE (LODGE POLE STAKE)

NTS. WR-PL-05



NOTE

- COLOR, FINISH AND PATTERN PER PLAN.

SCHEDULE OF LANDSCAPE AND IRRIGATION MAINTENANCE

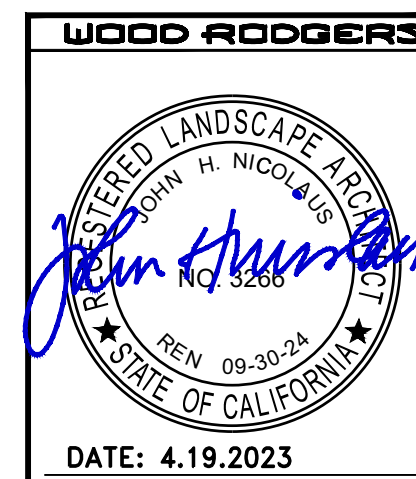
Calendar year

Maintenance Task Description	Spring					Summer					Fall					Winter				
	March					April					May					June				
	Week 1	Week 2	Week 3	Week 4	Week 5	Week 6	Week 7	Week 8	Week 9	Week 10	Week 11	Week 12	Week 13	Week 14	Week 15	Week 16	Week 17	Week 18	Week 19	Week 20
Turf Grass Maintenance																				
Mowing - Once every 7-10 Days during peak growing season																				
Turf Grass Edging & associated blowing (Every other mowing)																				
Fertilization																				
Turf Grass Aeration (prior to fertilization)																				
Dethatching / Overseeding																				
Shrub Care and Maintenance																				
*Shrub pruning																				
Shrub fertilization (planted < 5 years ago)																				
Shrub fertilization (planted > 5 years ago)																				
Mulching of shrub beds / Bark replacement																				
General Landscape Operations																				
Irrigation run time modification for seasonal changes																				
Visual inspection of irrigation																				
Weed Control																				
Tree Maintenance																				
Leaf Litter Blowing																				
**Tree pruning																				
Tree fertilization																				

NOTES:

- *Allow shrubs to mature and fill planting areas as designed.
- *Shearing back of shrub stems and branches is discouraged
- *Remove any obstruction to irrigation emission devices
- **Remove weeds and suckers from around the bases of trees as needed
- **Prune trees for safety, health, or structural clearance. Remove crossing and damaged branches.
- **DO NOT top trees for any reason

SEE SHEET L101 FOR LANDSCAPE NOTES



PROJECT NO. 4152.001
DRAWING L3.02
SHT 8 OF 8

LANDSCAPE PLANS FOR QDOBA LA MESA
PLANTING & LAYOUT DETAILS

CITY OF LA MESA

WOOD RODGERS
BUILDING RELATIONSHIPS ONE PROJECT AT A TIME
3301 C ST. BLDG. 100-B TEL 916.341.7760
SACRAMENTO, CA 95816 FAX 916.341.7767

DATE: 4.19.2023
SCALE: H: --- V: #
DRAWN BY: C. WATERS
DESIGNED BY: C. WATERS
CHECKED BY: J. NICOLAUS

DESCRIPTION
4152.001 - QDOBA LA MESA





Qdoba - La Mesa, CA
Parking Lot Photometric Lighting Design

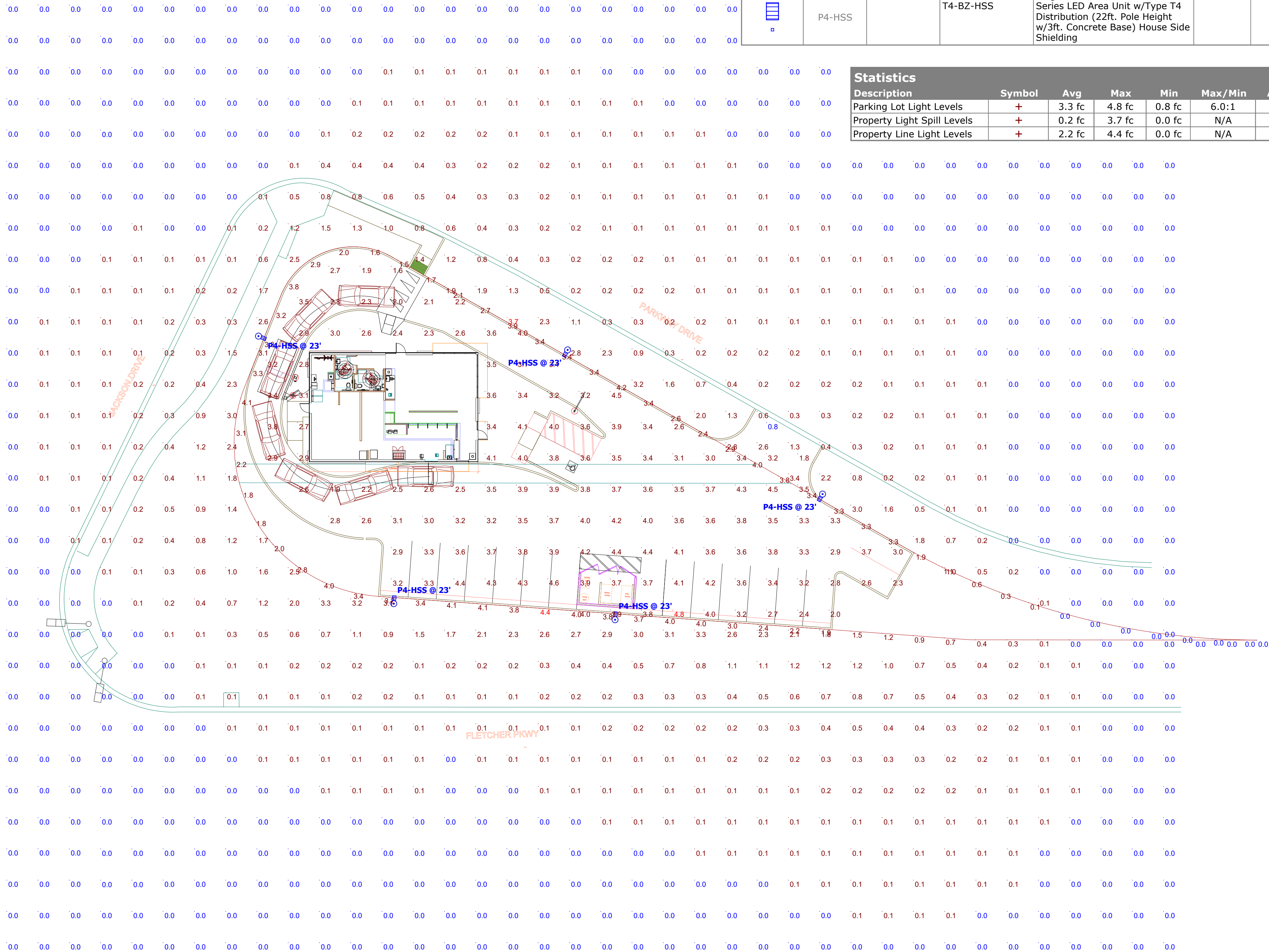
Designer
Adam Carrier
Date
09/30/2021
Scale
Not to Scale
Drawing No.
Summary

Schedule

Symbol	Label	Quantity	Catalog Number	Description	Lamp	Wattage
	P4-HSS	5	PRV-C40-D-UNV-T4-BZ-HSS	Single Head Eaton Lumark Prevail Series LED Area Unit w/Type T4 Distribution (22ft. Pole Height w/3ft. Concrete Base) House Side Shielding	LED	131

Statistics

Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Parking Lot Light Levels	+	3.3 fc	4.8 fc	0.8 fc	6.0:1	4.1:1
Property Light Spill Levels	+	0.2 fc	3.7 fc	0.0 fc	N/A	N/A
Property Line Light Levels	+	2.2 fc	4.4 fc	0.0 fc	N/A	N/A



DESCRIPTION

The patented Lumark Crosstour™ LED Wall Pack Series of luminaires provides an architectural style with super bright, energy efficient LEDs. The low-profile, rugged die-cast aluminum construction, universal back box, stainless steel hardware along with a sealed and gasketed optical compartment make the Crosstour impervious to contaminants. The Crosstour wall luminaire is ideal for wall/surface, inverted mount for façade/canopy illumination, post/bollard, site lighting, floodlight and low level pathway illumination including stairs. Typical applications include building entrances, multi-use facilities, apartment buildings, institutions, schools, stairways and loading docks test.

SPECIFICATION FEATURES

Construction

Slim, low-profile LED design with rugged one-piece, die-cast aluminum hinged removable door and back box. Matching housing styles incorporate both a small and medium design. The small housing is available in 12W, 18W and 26W. The medium housing is available in the 38W model. Patented secure lock hinge feature allows for safe and easy tool-less electrical connections with the supplied push-in connectors. Back box includes three half-inch, NPT threaded conduit entry points. The universal back box supports both the small and medium forms and mounts to standard 3-1/2" to 4" round and octagonal, 4" square, single gang and masonry junction boxes. Key hole gasket allows for adaptation to junction box or wall. External fin design extracts heat from the fixture surface. One-piece silicone gasket seals door and back box. Minimum 5" wide pole for site lighting application. Not recommended for car wash applications.

Optical

Silicone sealed optical LED chamber incorporates a custom engineered mirrored anodized reflector providing high-efficiency illumination. Optical assembly includes impact-resistant tempered glass and meets IESNA requirements for full cutoff compliance. Available in seven lumen packages; 5000K, 4000K and 3000K CCT.

Electrical

LED driver is mounted to the die-cast housing for optimal heat sinking. LED thermal management system incorporates both conduction and natural convection to transfer heat rapidly away from the LED source. 12W, 18W, 26W and 38W series operate in -40°C to 40°C [-40°F to 104°F]. High ambient 50°C models available. Crosstour luminaires maintain greater than 89% of initial light output after 72,000 hours of operation. Three half-inch NPT threaded conduit entry points allow for thru-branch wiring. Back box is an authorized

Catalog #	XTOR1B-W	Type
Project	Qdoba - La Mesa, CA	OD
Comments		Date
Prepared by		3-9-2023

electrical wiring compartment. Integral LED electronic driver is standard 0-10V dimming. 120-277V 50/60Hz or 347V 60Hz models.

Finish

Crosstour is protected with a Super durable TGIC carbon bronze or summit white polyester powder coat paint. Super durable TGIC powder coat paint finishes withstand extreme climate conditions while providing optimal color and gloss retention of the installed life. Options to meet Buy American and other domestic preference requirements.

Warranty

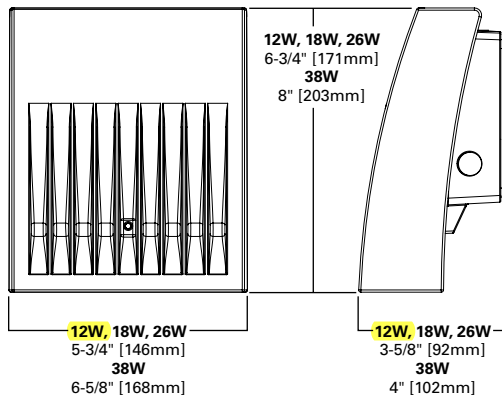
Five-year warranty.



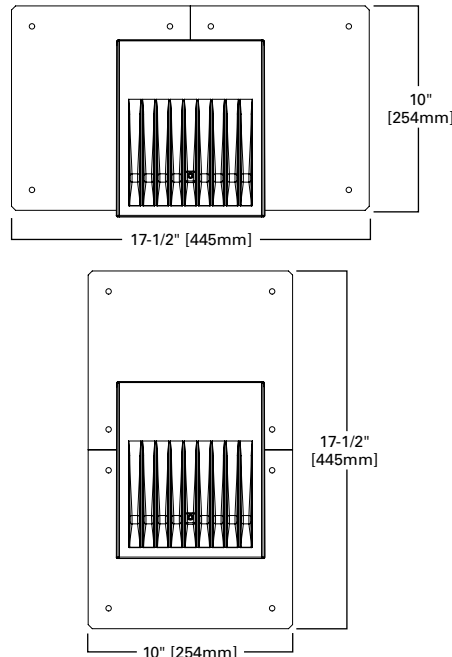
XTOR CROSSTOUR LED

APPLICATIONS:
WALL / SURFACE
POST / BOLLARD
LOW LEVEL
FLOODLIGHT
INVERTED
SITE LIGHTING

DIMENSIONS



ESCUTCHEON PLATES



CERTIFICATION DATA

Dark Sky Approved (Fixed mount, Full cutoff, and 3000K CCT only)
UL/cUL Wet Location Listed
LM79 / LM80 Compliant
ROHS Compliant
ADA Compliant
NOM Compliant Models
IP66 Ingress Protection Rated
Title 24 Compliant
DesignLights Consortium® Qualified*

TECHNICAL DATA

40°C Maximum Ambient Temperature
External Supply Wiring 90°C Minimum

EPA

Effective Projected Area (Sq. Ft.):
XTOR1B, XTOR2B, XTOR3B=0.34
XTOR4B=0.45

SHIPPING DATA:

Approximate Net Weight:
3.7 – 5.25 lbs. [1.7 – 2.4 kgs.]

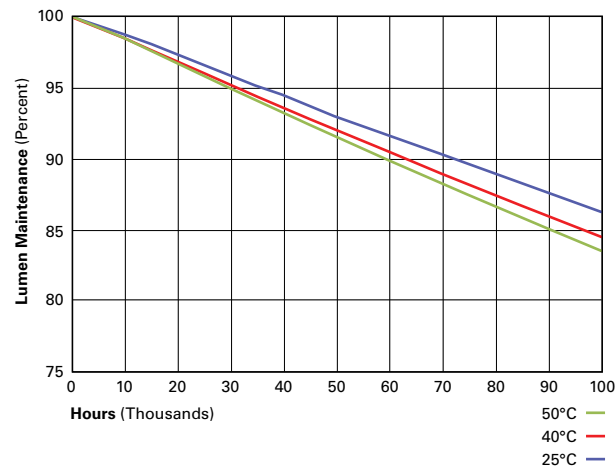
POWER AND LUMENS BY FIXTURE MODEL

LED Information	XTOR1B	XTOR1B-W	XTOR1B-Y	XTOR2B	XTOR2B-W	XTOR2B-Y	XTOR3B	XTOR3B-W	XTOR3B-Y	XTOR4B	XTOR4B-W	XTOR4B-Y
Delivered Lumens (Wall Mount)	1,418	1,396	1,327	2,135	2,103	1,997	2,751	2,710	2,575	4,269	4,205	3,995
Delivered Lumens (With Flood Accessory Kit) ¹	1,005	990	940	1,495	1,472	1,399	2,099	2,068	1,965	3,168	3,121	2,965
B.U.G. Rating ²	B1-U0-G0	B1-U0-G0	B1-U0-G0	B1-U0-G0	B1-U0-G0	B1-U0-G0	B1-U0-G0	B1-U0-G0	B1-U0-G0	B2-U0-G0	B2-U0-G0	B2-U0-G0
CCT (Kelvin)	5,000	4,000	3,000	5,000	4,000	3,000	5,000	4,000	3,000	5,000	4,000	3,000
CRI (Color Rendering Index)	70	70	70	70	70	70	70	70	70	70	70	70
Power Consumption (Watts)	12W	12W	12W	18W	18W	18W	26W	26W	26W	38W	38W	38W

NOTES: 1 Includes shield and visor. 2 B.U.G. Rating does not apply to floodlighting.

LUMEN MAINTENANCE

Ambient Temperature	TM-21 Lumen Maintenance (72,000 Hours)	Theoretical L70 (Hours)
XTOR1B Model		
25°C	> 90%	255,000
40°C	> 89%	234,000
50°C	> 88%	215,000
XTOR2B Model		
25°C	> 89%	240,000
40°C	> 88%	212,000
50°C	> 87%	196,000
XTOR3B Model		
25°C	> 89%	240,000
40°C	> 88%	212,000
50°C	> 87%	196,000
XTOR4B Model		
25°C	> 89%	222,000
40°C	> 87%	198,000
50°C	> 87%	184,000



CURRENT DRAW

Voltage	Model Series			
	XTOR1B	XTOR2B	XTOR3B	XTOR4B
120V	0.103A	0.15A	0.22A	0.34A
208V	0.060A	0.09A	0.13A	0.17A
240V	0.053A	0.08A	0.11A	0.17A
277V	0.048A	0.07A	0.10A	0.15A
347V	0.039A	0.06A	0.082A	0.12A

ORDERING INFORMATION

Sample Number: XTOR2B-W-WT-PC1

Series ¹	LED Kelvin Color	Housing Color	Options (Add as Suffix)	Accessories (Order Separately) ⁸
XTOR1B=Small Door, 12W XTOR2B=Small Door, 18W XTOR3B=Small Door, 26W XTOR4B=Medium Door, 38W BAA-XTOR1B=Small Door, 12W, Buy American Act Compliant ⁷ TAA-XTOR1B=Small Door, 12W Trade Agreements Act Compliant ⁷ BAA-XTOR2B=Small Door, 18W, Buy American Act Compliant ⁷ TAA-XTOR2B=Small Door, 18W, Trade Agreements Act Compliant ⁷ BAA-XTOR3B=Small Door, 26W, Buy American Act Compliant ⁷ TAA-XTOR3B=Small Door, 26W, Trade Agreements Act Compliant ⁷ BAA-XTOR4B=Medium Door, 38W, Buy American Act Compliant ⁷ TAA-XTOR4B=Medium Door, 38W, Trade Agreements Act Compliant ⁷	[Blank]=Bright White (Standard), 5000K W=Neutral White, 4000K Y=Warm White, 3000K	[Blank]=Carbon Bronze (Standard) WT=Summit White BK=Black BZ=Bronze AP=Grey GM=Graphite Metallic DP=Dark Platinum	PC1=Photocontrol 120V ² PC2=Photocontrol 208-277V ^{2,3} 347V=347V ⁴ HA=50°C High Ambient ⁴	WG/XTOR=Wire Guard ⁵ XTORFLD-KNC=Knuckle Floodlight Kit ⁶ XTORFLD-TRN=Trunnion Floodlight Kit ⁶ XTORFLD-KNC-WT=Knuckle Floodlight Kit, Summit White ⁶ XTORFLD-TRN-WT=Trunnion Floodlight Kit, Summit White ⁶ EWP/XTOR=Escutcheon Wall Plate, Carbon Bronze EWP/XTOR-WT=Escutcheon Wall Plate, Summit White

NOTES:

- DesignLights Consortium® Qualified and classified for both DLC Standard and DLC Premium, refer to www.designlights.org for details.
- Photocontrols are factory installed.
- Order PC2 for 347V models.
- Thru-branch wiring not available with HA option or with 347V. XTOR3B not available with HA and 347V or 120V combination.
- Wire guard for wall/surface mount. Not for use with floodlight kit accessory.
- Floodlight kit accessory supplied with knuckle (KNC) or trunnion (TRN) base, small and large top visors and small and large impact shields.
- Only product configurations with these designated prefixes are built to be compliant with the Buy American Act of 1933 (BAA) or Trade Agreements Act of 1979 (TAA), respectively. Please refer to [DOMESTIC PREFERENCES](#) website for more information. Components shipped separately may be separately analyzed under domestic preference requirements.
- Accessories sold separately will be separately analyzed under domestic preference requirements. Consult factory for further information.

STOCK ORDERING INFORMATION

Domestic Preferences ¹	12W Series	18W Series	26W Series	38W Series
[Blank]=Standard	XTOR1B=12W, 5000K, Carbon Bronze	XTOR2B=18W, 5000K, Carbon Bronze	XTOR3B=26W, 5000K, Carbon Bronze	XTOR4B=38W, 5000K, Carbon Bronze
BAA=Buy American Act	XTOR1B-WT=12W, 5000K, Summit White	XTOR2B-W=18W, 4000K, Carbon Bronze	XTOR3B-W=26W, 4000K, Carbon Bronze	XTOR4B-W=38W, 4000K, Carbon Bronze
TAA=Trade Agreements Act	XTOR1B-PC1=12W, 5000K, 120V PC, Carbon Bronze	XTOR2B-WT=18W, 5000K, Summit White	XTOR3B-WT=26W, 5000K, Summit White	XTOR4B-WT=38W, 5000K, Summit White
	XTOR1B-W=12W, 4000K, Carbon Bronze	XTOR2B-PC1=18W, 5000K, 120V PC, Carbon Bronze	XTOR3B-PC1=26W, 5000K, 120V PC, Carbon Bronze	XTOR4B-PC1=38W, 5000K, 120V PC, Carbon Bronze
		XTOR2B-W-PC1=18W, 4000K, 120V PC, Carbon Bronze	XTOR3B-W-PC1=26W, 4000K, 120V PC, Carbon Bronze	XTOR4B-W-PC1=38W, 4000K, 120V PC, Carbon Bronze
		XTOR2B-347V=18W, 5000K, Carbon Bronze, 347V	XTOR3B-347V=26W, 5000K, Carbon Bronze, 347V	XTOR4B-347V=38W, 5000K, Carbon Bronze, 347V
		XTOR2B-WT-PC1=18W, 5000K, 120V PC, Summit White	XTOR3B-PC2=26W, 5000K, 208-277V PC, Carbon Bronze	

NOTES:

- Only product configurations with these designated prefixes are built to be compliant with the Buy American Act of 1933 (BAA) or Trade Agreements Act of 1979 (TAA), respectively. Please refer to [DOMESTIC PREFERENCES](#) website for more information. Components shipped separately may be separately analyzed under domestic preference requirements.

Project	Qdoba - La Mesa	Catalog #	PRV-C40-D-UNV-T4-BZ	Type	P4
Prepared by	Villa Lighting	Notes		Date	3/9/2023



Lumark

Prevail LED

Area / Site Luminaire

Product Features



Interactive Menu

- Ordering Information [page 2](#)
- Mounting Details [page 3](#)
- Optical Configurations [page 4](#)
- Product Specifications [page 4](#)
- Energy and Performance Data [page 5](#)
- Control Options [page 6](#)

Product Certifications



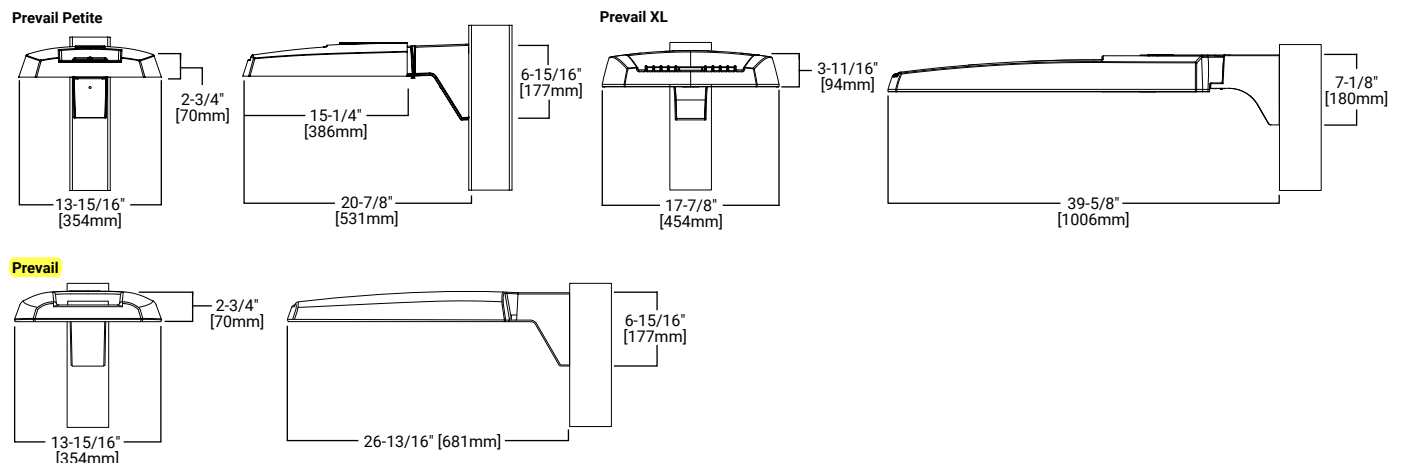
Quick Facts

- Lumen packages range from 4,800 - 52,300 lumens (35W - 350W)
- Replaces 70W up to 1,000W HID equivalents
- Efficacies up to 160 lumens per watt
- Energy and maintenance savings up to 85% versus HID solutions
- Standard universal quick mount arm with universal drill pattern

Connected Systems

- WaveLinx

Dimensional Details



NOTES:
1. Visit <https://www.designlights.org/search/> to confirm qualification. Not all product variations are DLC qualified.
2. IDA Certified for 3000K CCT and warmer only.

Ordering Information

SAMPLE NUMBER: **PRV-XL-C75-D-UNV-T4-SA-BZ**

Product Family ^{1,2}	Light Engine ⁴	Driver	Voltage	Distribution	Mounting	Color
PRV-P =Prevail Petite BAA-PRV-P =Prevail Petite BAA Compliant ³ TAA-PRV-P =Prevail Petite TAA Compliant ³	C10 =(1 LED) 4,900 Nominal Lumens C15 =(1 LED) 6,900 Nominal Lumens C20 =(1 LED) 9,800 Nominal Lumens C25 =(1 LED) 11,800 Nominal Lumens	D=Dimming (0-10V)	UNV=Universal (120-277V) 347 =347V 480 =480V ⁵ DV =DuraVolt (277-480V) ^{5,6}	T2 =Type II T3 =Type III T4=Type IV T5 =Type V	SA =Standard Versatile Arm MA =Mast Arm WM =Wall Mount Arm ADJA =Adjustable Arm - Pole Mount ADJS =Adjustable Arm - Slipfitter, 3in vertical tenon ADJA-WM =Adjustable Arm - Wall Mount	BZ =Bronze AP =Grey BK =Black DP =Dark Platinum GM =Graphite Metallic WH =White
PRV=Prevail BAA-PRV =Prevail BAA Compliant ³ TAA-PRV =Prevail TAA Compliant ³	C15 =(1 LED) 7,100 Nominal Lumens C25 =(2 LEDs) 13,100 Nominal Lumens C40 =(2 LEDs) 17,100 Nominal Lumens C60 =(2 LEDs) 20,000 Nominal Lumens					
PRV-XL =Prevail XL BAA-PRV-XL =Prevail XL BAA Compliant ³ TAA-PRV-XL =Prevail XL TAA Compliant ³	C75 =(4 LED) 26,100 Nominal Lumens C100 =(4 LED) 31,000 Nominal Lumens C125 =(4 LED) 36,000 Nominal Lumens C150 =(6 LED) 41,100 Nominal Lumens C175 =(6 LED) 48,600 Nominal Lumens					
Options (Add as Suffix)			Accessories (Order Separately) ^{20,21}			
7030 =70 CRI / 3000K CCT ⁷ 7050 =70 CRI / 5000K CCT ⁷ HSS =House Side Shield ⁸ L90 =Optics Rotated 90° Left R90 =Optics Rotated 90° Right 10K =10kV UL 1449 Fused Surge Protective Device 20MSP =20kV MOV Surge Protective Device 20K =Series 20kV UL 1449 Surge Protective Device HA =50°C High Ambient Temperature ⁹ CC =Coastal Construction ¹⁰ PER =NEMA 3-PIN Twistlock Photocontrol Receptacle ¹¹ PER7 =NEMA 7-PIN Twistlock Photocontrol Receptacle ¹¹ MS/DIM-L08 =Dimming Motion and Daylight Sensor, IR Remote Programmable, < 8' Mounting ^{12,13} MS/DIM-L20 =Dimming Motion and Daylight Sensor, IR Remote Programmable, 8' - 20' Mounting ^{12,13} MS/DIM-L40 =Dimming Motion and Daylight Sensor, IR Remote Programmable, 21' - 40' Mounting ^{12,13}			SPB1 =Dimming Motion and Daylight Sensor, Bluetooth Programmable, < 8' Mounting ^{12,14} SPB2 =Dimming Motion and Daylight Sensor, Bluetooth Programmable, 8' - 20' Mounting ^{12,14} SPB4 =Dimming Motion and Daylight Sensor, Bluetooth Programmable, 21' - 40' Mounting ^{12,14} ZW =Wavelinx-enabled 4-PIN Twistlock Receptacle ¹² ZD =SR Driver-enabled 4-PIN Twistlock Receptacle ¹² ZW-SWPD4XX =WaveLinX, Dimming Motion and Daylight, WAC Programmable, 7' - 15' Mounting ^{12,15,16,17} ZW-SWPD5XX =WaveLinX, Dimming Motion and Daylight, WAC Programmable, 15' - 40' Mounting ^{12,15,16,17} ZD-SWPD4XX =WaveLinX, SR Driver, Dimming Motion and Daylight, WAC Programmable, 7' - 15' Mounting ^{12,15,16,17} ZD-SWPD5XX =WaveLinX, SR Driver, Dimming Motion and Daylight, WAC Programmable, 15' - 40' Mounting ^{12,15,16,17} (See Table Below) =LumenSafe Integrated Network Security Camera ^{16,19}			
PRVSA-XX =Standard Arm Mounting Kit ²² PRVMA-XX =Mast Arm Mounting Kit ²² PRVWM-XX =Wall Mount Kit ²² PRV-ADJA-XX =Adjustable Arm - Pole Mount Kit ²² PRV-ADJS-XX =Adjustable Arm - Slipfitter Kit ²² PRV-ADJA-WM-XX =Adjustable Arm - Wall Mount Kit ²² PRVXLSA-XX =Standard Arm Mounting Kit ¹⁸ PRVXLMA-XX =Mast Arm Mounting Kit ¹⁸ PRVXLWM-XX =Wall Mount Kit ¹⁸ PRV-XL-ADJA-XX =Adjustable Arm - Pole Mount Kit ¹⁸ PRV-XL-ADJS-XX =Adjustable Arm - Slipfitter Kit ¹⁸ PRV-XL-ADJA-WM-XX =Adjustable Arm - Wall Mount Kit ¹⁸ MA1010-XX =Single Tenon Adapter for 3-1/2" O.D. Tenon MA1011-XX =2@180° Tenon Adapter for 3-1/2" O.D. Tenon MA1017-XX =Single Tenon Adapter for 2-3/8" O.D. Tenon MA1018-XX =2@180° Tenon Adapter for 2-3/8" O.D. Tenon			SRA238 =Tenon Adapter from 2-3/8" to 3" PRV/COB-FDV =Full Drop Visor ²³ PRVXL/COB-FDV =Full Drop Visor ¹⁸ HS/VERD =House Side Shield ^{8,24} VGS-F/B =Vertical Glare Shield, Front/Back ²⁴ VGS-SIDE =Vertical Glare Shield, Side ²⁴ OA/RA1013 =Photocontrol Shorting Cap OA/RA1014 =NEMA Photocontrol - 120V OA/RA1016 =NEMA Photocontrol - Multi-Tap 105-285V OA/RA1201 =NEMA Photocontrol - 347V OA/RA1027 =NEMA Photocontrol - 480V FSIR-100 =Wireless Configuration Tool for Occupancy Sensor ²⁵ SWPD4-XX =WaveLinX Sensor, Dimming Motion and Daylight, WAC Programmable, 7' - 15' Mounting ^{15,16,17,26} SWPD5-XX =WaveLinX Sensor, Dimming Motion and Daylight, WAC Programmable, 15' - 40' Mounting ^{15,16,17,26} WOLC-7P-10A =WaveLinX Outdoor Control Module (7-PIN) ²⁷			
NOTES: 1. DesignLights Consortium® Qualified. Refer to www.designlights.org Qualified Products List under Family Models for details. 2. Customer is responsible for engineering analysis to confirm pole and fixture compatibility for all applications. Refer to installation instructions IB500002EN and pole white paper WP513001EN for additional support information. 3. Only product configurations with these designated prefixes are built to be compliant with the Buy American Act of 1933 (BAA) or Trade Agreements Act of 1979 (TAA), respectively. Please refer to DOMESTIC.PREFERENCES website for more information. Components shipped separately may be separately analyzed under domestic preference requirements. 4. Standard 4000K CCT and 70CRI. 5. 480V not to be used with ungrounded or impedance grounded systems. 6. DuraVolt drivers feature added protection from power quality issues such as loss of neutral, transients and voltage fluctuations. Visit www.signify.com/duravolt for more information. 7. Use dedicated IES files on product website for non-standard CCTs. 8. House Side Shield not suitable with T5 distribution. Not available with PRV-C60 lumen package. 9. Not available with PRV-C60 lumen package. Not available with PRV-P-C25 lumen package. 10. Salt spray tested to over 5,000-hours per ASTM B117 with a scribe rating of 9 per ASTM D1654. Also achieves 7,000-hour rating per ASTM B117 with a scribe rating of 4 per ASTM D1654. Extended lead times may apply. 11. If DuraVolt (DV) is specified, use a photocontrol that matches the input voltage used. 12. Controls system is not available in combination with a photocontrol receptacle (PER or PER7) or another controls system (MS, SPB, ZD, or ZW). Option not available with DuraVolt (DV) voltage option. 13. Utilizes the Wattstopper sensor FSP-211. Sensor color white unless specified otherwise via PDR. To field-configure, order FSIR-100 accessory separately. 14. Utilizes the Wattstopper sensor FSP-3XX series. Sensor color determined by product finish. See Sensor Color Reference Table. Field-configures via mobile application. See Controls section for details. 15. Sensor passive infrared (PIR) may be overly sensitive when operating below -20°C (-4°F). 16. For the device to be field-configurable, requires WAC Gateway components WAC-PoE and WPOE-120 in appropriate quantities. Only compatible with WaveLinX system and software and requires system components to be installed for operation. See website for more Wavelinx application information. 17. Replace XX with sensor color (WH, BZ, or BK). 18. Only available in PRV-XL configurations C75, C100, C125, C150, or C175. 19. Not available with 347V, 480V, DV, or HA options. Consult LumenSafe system product pages for additional details and compatibility information. 20. Replace XX with paint color. 21. For BAA or TAA requirements, Accessories sold separately will be separately analyzed under domestic preference requirements. Consult factory for further information. 22. Only for use with PRV and PRV-P. 23. Only for use with PRV. Not available for use with PRV-P or PRV-XL configurations. 24. Must order one per optic/LED when ordering as a field-installable accessory (1, 2, 4, or 6). 25. This tool enables adjustment to Motion Sensor (MS) parameters including high and low modes, sensitivity, time delay, cutoff and more. Consult your lighting representative for more information. 26. Requires 4-PIN twistlock receptacle (ZD or ZW) option. 27. Requires 7-PIN NEMA twistlock photocontrol receptacle (PER7) option. The WOLC-7 cannot be used in conjunction with other controls systems (MS, ZD, ZW or LWR). Operates on 120-347V input voltages.						

LumenSafe Integrated Network Security Camera Technology Options (Add as Suffix)

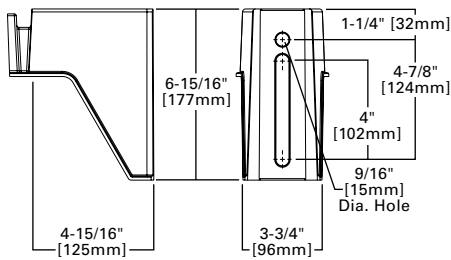
Product Family	Camera Type	Data Backhaul		
L =LumenSafe Technology 	H =Dome Camera, High Res Z =Dome Camera, Remote PTZ	C =Cellular, Customer Installed SIM Card A =Cellular, Factory Installed AT&T SIM Card	V =Cellular, Factory Installed Verizon SIM Card S =Cellular, Factory Installed Sprint SIM Card	E =Ethernet Networking

Stock Ordering Information

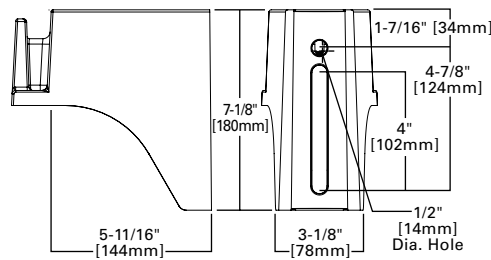
Product Family ¹	Light Engine	Voltage	Distribution
PRVS =Prevail	C15 =(1 LED) 7,100 Nominal Lumens C25 =(2 LEDs) 13,100 Nominal Lumens C40 =(2 LEDs) 17,100 Nominal Lumens C60 =(2 LEDs) 20,000 Nominal Lumens	UNV =Universal (120-277V) 347 =347V ²	T3 =Type III T4 =Type IV
PRVS-XL =Prevail XL	C75 =(4 LED) 26,100 Nominal Lumens C100 =(4 LED) 31,000 Nominal Lumens C125 =(4 LED) 36,000 Nominal Lumens C150 =(6 LED) 41,100 Nominal Lumens C175 =(6 LED) 48,600 Nominal Lumens		
NOTES: 1. All stock configurations are standard 4000K/70CRI, bronze finish, and include the standard versatile mounting arm. 2. Only available in PRVS configurations C15, C25, C40 or C60.			

Mounting Details

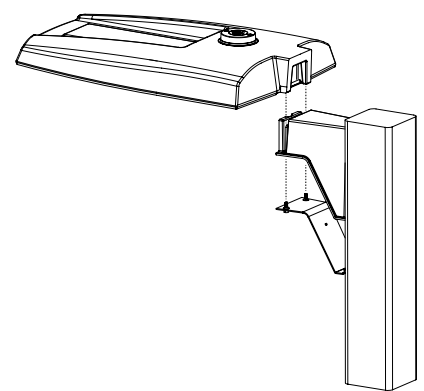
Pole Mount Arm (PRV & PRV-P)



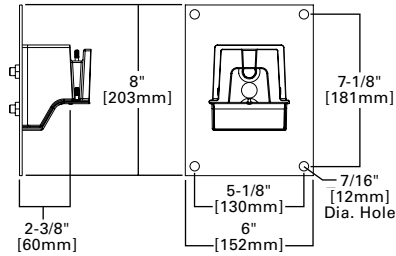
Pole Mount Arm (PRV-XL)



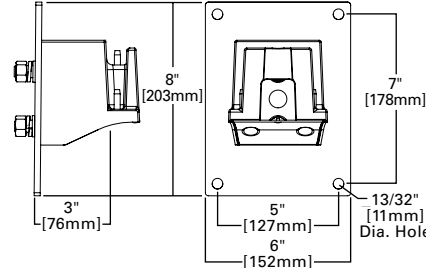
Versatile Mount System



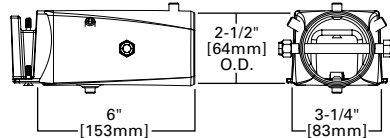
Wall Mount (PRV & PRV-P)



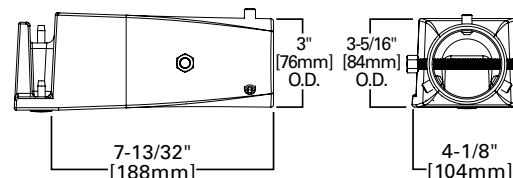
Wall Mount (PRV-XL)



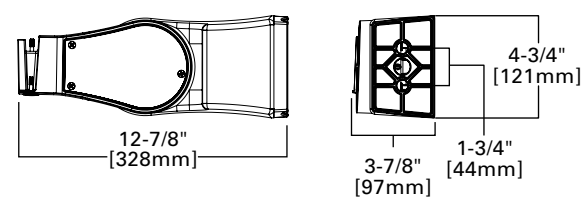
Mast Arm Mount (PRV & PRV-P)



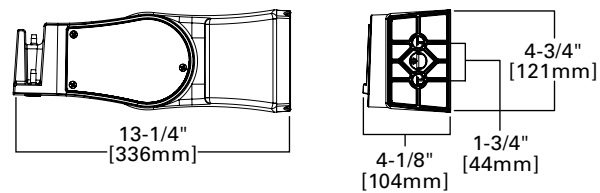
Mast Arm Mount (PRV-XL)



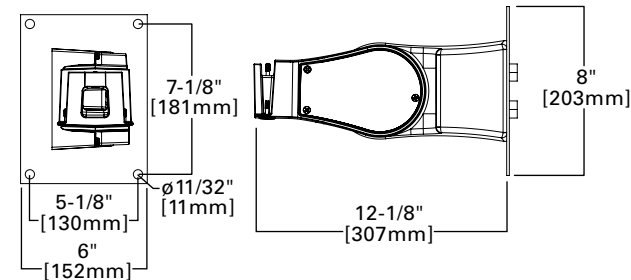
Adjustable Pole Mount Arm (PRV & PRV-P)



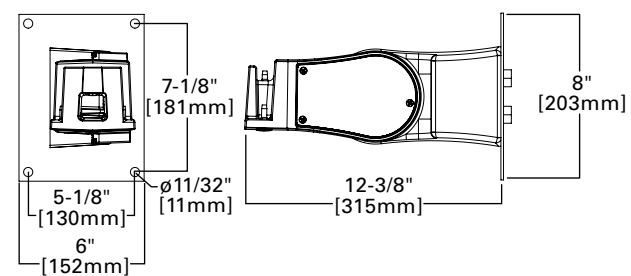
Adjustable Pole Mount Arm (PRV-XL)



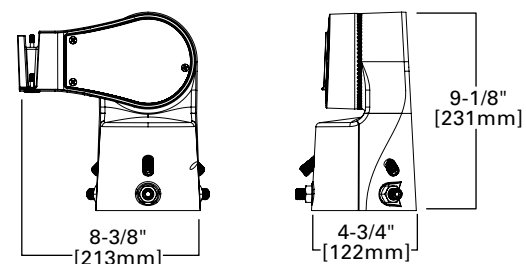
Adjustable Wall Mount (PRV & PRV-P)



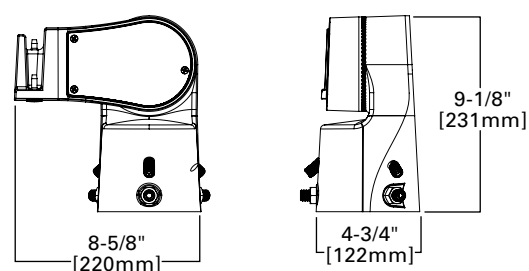
Adjustable Wall Mount (PRV-XL)



Adjustable Slipfitter (PRV & PRV-P)



Adjustable Slipfitter (PRV-XL)



Mounting Details

Mounting Configurations and EPAs

NOTE: For 2 PRV's mounted at 90°, requires minimum 3" square or 4" round pole for fixture clearance. For 2 PRV-XL's mounted at 90°, requires minimum 4" square or round pole for fixture clearance. Customer is responsible for engineering analysis to confirm pole and fixture compatibility for applications.

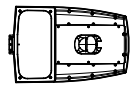
Housing Size	Tilt Angle (Degrees)	Arm Mount Single	Arm Mount 2 @ 180°	Arm Mount 2 @ 90°	Arm Mount 3 @ 90°	Arm Mount 4 @ 90°
Prevail Petite	0°	0.54	1.08	0.84	1.38	1.38
	60°	1.68	1.85	2.42	3.15	3.30
Prevail	0°	0.92	1.35	1.42	1.63	1.63
	60°	2.20	2.40	3.05	3.88	4.07
	60° + Full Drop Visor	2.20	2.40	3.25	4.28	4.47
Prevail XL	0°	1.12	2.25	2.13	2.52	2.52
	60°	3.99	4.30	5.26	6.51	6.79
	60° + Full Drop Visor	3.99	4.30	5.59	7.17	7.49

Optical Configurations

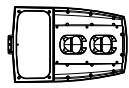
PRV-P-C10/C15/C20/C25
(4,900/6,900/9,800/11,800 Nominal Lumens)



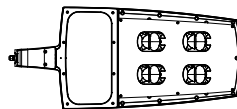
PRV-C15
(7,100 Nominal Lumens)



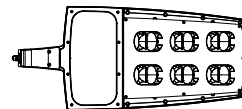
PRV-C25/C40/C60
(13,100/17,100/20,000 Nominal Lumens)



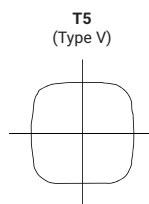
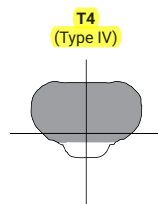
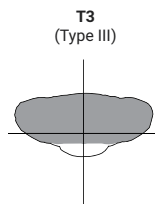
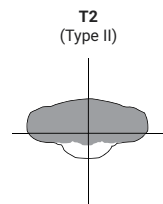
PRV-XL-C75/C100/C125
(26,100/31,000/36,300 Nominal Lumens)



PRV-XL-C150/C175
(41,100/48,600 Nominal Lumens)



Optical Distributions



= Distribution with House Side Shield (HSS)
 = Optical Distribution

Product Specifications

Construction

- Single-piece die-cast aluminum housing
- Tethered die-cast aluminum door

Optics

- Dark Sky Approved (3000K CCT and warmer only)
- Precision molded polycarbonate optics

Electrical

- -40°C minimum operating temperature
- 40°C maximum operating temperature
- >.9 power factor
- <20% total harmonic distortion
- Class 1 electronic drivers have expected life of 100,000 hours with <1% failure rate
- 0-10V dimming driver is standard with leads external to the fixture
- Standard MOV surge protective device designed to withstand 10kV of transient line surge

Mounting

- Versatile, patented, standard mount arm accommodates multiple drill patterns ranging from 1-1/2" to 4-7/8" (Type M drilling recommended for new installations)
- A knock-out on the standard mounting arm enables round pole mounting
- Adjustable pole and wall mount arms adjust in 5° increments from 0° to 60°; Downward facing orientation only (Type N drilling required for ADJA mount)
- Adjustable slipfitter arm adjusts in 5° increments from -5° to 85°; Downward facing orientation only
- Adjustable Arms: 1.5G vibration rated
- Prevail and Prevail Petite: 3G vibration rated
- Prevail XL Mast Arm: 3G vibration rated
- Prevail XL Standard Arm: 1.5G vibration rated

Typical Applications

- Parking lots, Walkways, Roadways and Building Areas

Finish

- Five-stage super TGIC polyester powder coat paint, 2.5 mil nominal thickness
- Finish is compliant to 3,000 hour salt spray standard (per ASTM B117)

Shipping Data

- Prevail Petite: 18 lbs. (7.94 kgs.)
- Prevail: 20 lbs. (9.09 kgs.)
- Prevail XL: 45 lbs. (20.41 kgs.)

Warranty

- Five year limited warranty, consult website for details. www.cooperlighting.com/legal

Energy and Performance Data

Power and Lumens



View PRV-P IES files



View PRV IES files



View PRV-XL IES files

Product Family		Prevail Petite				Prevail				Prevail XL				
Light Engine		C10	C15	C20	C25	C15	C25	C40	C60	C75	C100	C125	C150	C175
Power (Watts)		35	49	73	94	52	96	131	153	176	217	264	285	346
Input Current @ 120V (A)		0.29	0.41	0.61	0.79	0.43	0.80	1.09	1.32	1.50	1.84	2.21	2.38	2.92
Input Current @ 277V (A)		0.13	0.18	0.27	0.35	0.19	0.35	0.48	0.57	0.66	0.82	0.97	1.04	1.25
Input Current @ 347V (A)		0.11	0.16	0.23	0.29	0.17	0.30	0.41	0.48	0.54	0.66	0.79	0.84	1.02
Input Current @ 480V (A)		0.08	0.12	0.17	0.22	0.12	0.22	0.30	0.35	0.40	0.48	0.57	0.62	0.74
Distribution ¹														
Type II	4000K Lumens	4,775	6,717	9,542	11,521	7,123	13,205	17,172	20,083	26,263	31,231	36,503	41,349	48,876
	BUG Rating	B1-U0-G1	B1-U0-G1	B2-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G2	B3-U0-G3	B3-U0-G3	B3-U0-G3	B3-U0-G4	B4-U0-G4	B4-U0-G4	B4-U0-G5
	Lumens per Watt	138	137	131	122	137	138	131	131	149	144	138	145	141
	3000K Lumens ¹	4,869	6,595	9,369	11,312	6,994	12,965	16,860	19,718	25,786	30,664	35,840	40,598	47,989
Type III	4000K Lumens	4,782	6,727	9,556	11,538	7,111	13,183	17,144	20,050	26,120	31,061	36,304	41,124	48,610
	BUG Rating	B1-U0-G2	B1-U0-G2	B2-U0-G3	B2-U0-G3	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	138	137	131	123	137	137	131	131	148	143	138	144	140
	3000K Lumens ¹	4,695	6,605	9,383	11,329	6,982	12,944	16,832	19,686	25,646	30,497	35,645	40,377	47,727
Type IV	4000K Lumens	4,880	6,865	9,752	11,774	7,088	13,140	17,087	19,984	26,098	31,035	36,274	41,089	48,569
	BUG Rating	B1-U0-G2	B1-U0-G2	B2-U0-G3	B2-U0-G3	B1-U0-G3	B2-U0-G4	B2-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5
	Lumens per Watt	141	140	134	125	136	137	130	131	148	143	137	144	140
	3000K Lumens ¹	4,792	6,740	9,575	11,561	6,959	12,901	16,777	19,621	25,624	30,471	35,615	40,343	47,687
Type V	4000K Lumens	5,067	7,128	10,126	12,226	7,576	14,045	18,264	21,360	28,129	33,450	39,097	44,287	52,349
	BUG Rating	B3-U0-G2	B3-U0-G2	B4-U0-G3	B4-U0-G3	B3-U0-G3	B4-U0-G3	B4-U0-G4	B5-U0-G4	B5-U0-G5	B5-U0-G5	B5-U0-G5	B5-U0-G5	B5-U0-G5
	Lumens per Watt	146	145	139	130	146	146	139	140	160	154	148	155	151
	3000K Lumens ¹	4,975	6,999	9,942	12,004	7,438	13,790	17,932	20,972	27,618	32,843	38,387	43,483	51,398

NOTES:

1. For 3000K, 5000K or HSS data, refer to published IES files.

Lumen Maintenance

Configuration	TM-21 Lumen Maintenance (50,000 Hours)	Theoretical L70 (Hours)
Prevail and Prevail Petite at 25°C	91.30%	> 194,000
Prevail and Prevail Petite at 40°C	87.59%	> 134,000
Prevail XL at 25°C	91.40%	> 204,000
Prevail XL at 40°C	89.41%	> 158,000

Sensor Color Reference Table (SPBx)

Housing Finish	Sensor Color
AP=Grey	Grey
BZ=Bronze	Bronze
BK=Black	Black
DP=Dark Platinum	Grey
GM=Graphite Metallic	Black
WH=White	White

Lumen Multiplier

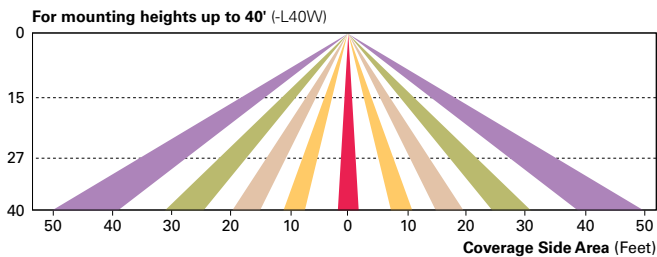
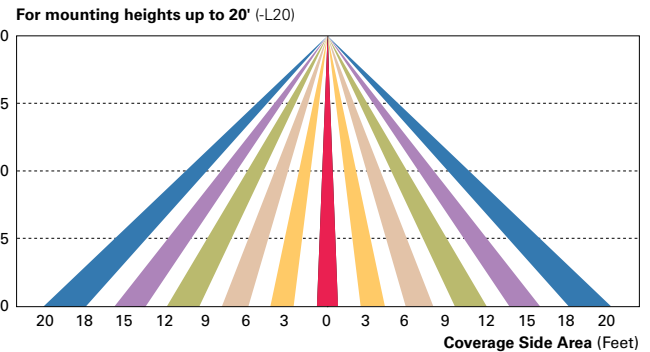
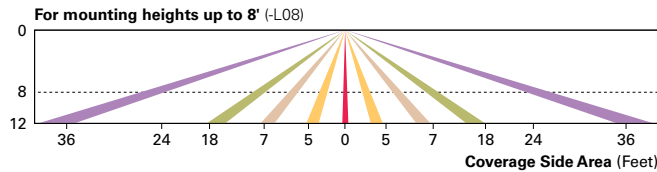
Ambient Temperature	Lumen Multiplier
10°C	1.02
15°C	1.01
25°C	1.00
40°C	0.99

Control Options

0-10V This fixture provides 0-10V dimming wire leads for use with a lighting control panel or other control method.

Photocontrol (PER and PER7) Photocontrol receptacles provide a flexible solution to enable "dusk-to-dawn" lighting by sensing light levels. Advanced control systems compatible with NEMA 7-PIN standards can be utilized with the PER7 receptacle.

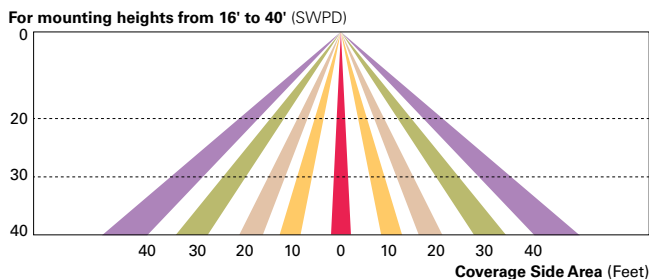
Dimming Occupancy Sensor (SPB, MS/DIM-LXX and MS-LXX) These sensors are factory installed in the luminaire housing. When the SPB or MS/DIM sensor options are selected, the luminaire will dim down after five minutes of no activity detected. When activity is detected, the luminaire returns to full light output. When a sensor for ON/OFF operation (MS-LXX) is selected, the luminaire will turn off after five minutes of no activity. These occupancy sensors include an integral photocell for "dusk-to-dawn" control or "daylight harvesting." Factory default is enabled for the MS sensors and disabled for the SPB. SPB motion sensors require the Sensor Configuration mobile application by Wattstopper to change factory default dimming level, time delay, sensitivity and other parameters. Available for iOS and Android devices. The SPB sensor is factory preset to dim down to approximately 10% power with a time delay of five minutes.



WaveLinx Wireless Control and Monitoring System Available in 7-PIN or 4-PIN configurations, the WaveLinx Outdoor control platform operates on a wireless mesh network based on IEEE 802.15.4 standards enabling wireless control of outdoor lighting. At least one Wireless Area Controller (WAC) is required for full functionality and remote communication (including adjustment of any factory pre-sets).

WaveLinx Outdoor Control Module (WOLC-7P-10A) A photocontrol that enables astronomic or time-based schedules to provide ON, OFF and dimming control of fixtures utilizing a 7-PIN receptacle. The out-of-box functionality is ON at dusk and OFF at dawn.

WaveLinx Wireless Sensor (SWPD4 and SWPD5) These outdoor sensors offer passive infrared (PIR) occupancy sensing and a photocell for closed-loop daylight sensing. These sensors can be factory installed or field-installed via simple, tool-less integration into luminaires equipped with the Zhaga Book 18 compliant 4-PIN receptacle (ZD or ZW). These sensors are factory preset to dim down to approximately 50 percent power after 15 minutes of no activity detected, and the photocell for "dusk-to-dawn" control is default enabled. A variety of sensor lenses are available to optimize the coverage pattern for mounting heights from 7'-40'.



LumenSafe (LD) The LumenSafe integrated network camera is a streamlined, outdoor-ready camera that provides high definition video surveillance. This IP camera solution is optimally designed to integrate into virtually any video management system or security software platform of choice. No additional wiring is needed beyond providing line power to the luminaire. LumenSafe features factory-installed power and networking gear in a variety of networking options allowing security integrators to design the optimal solution for active surveillance.

Project	Qdoba - La Mesa	Catalog #	PRV-C40-D-UNV-T4-BZ	Type	P4
Prepared by	Villa Lighting	Notes		Date	3/9/2023



Lumark

Prevail LED

Area / Site Luminaire

Product Features



Interactive Menu

- Ordering Information [page 2](#)
- Mounting Details [page 3](#)
- Optical Configurations [page 4](#)
- Product Specifications [page 4](#)
- Energy and Performance Data [page 5](#)
- Control Options [page 6](#)

Product Certifications



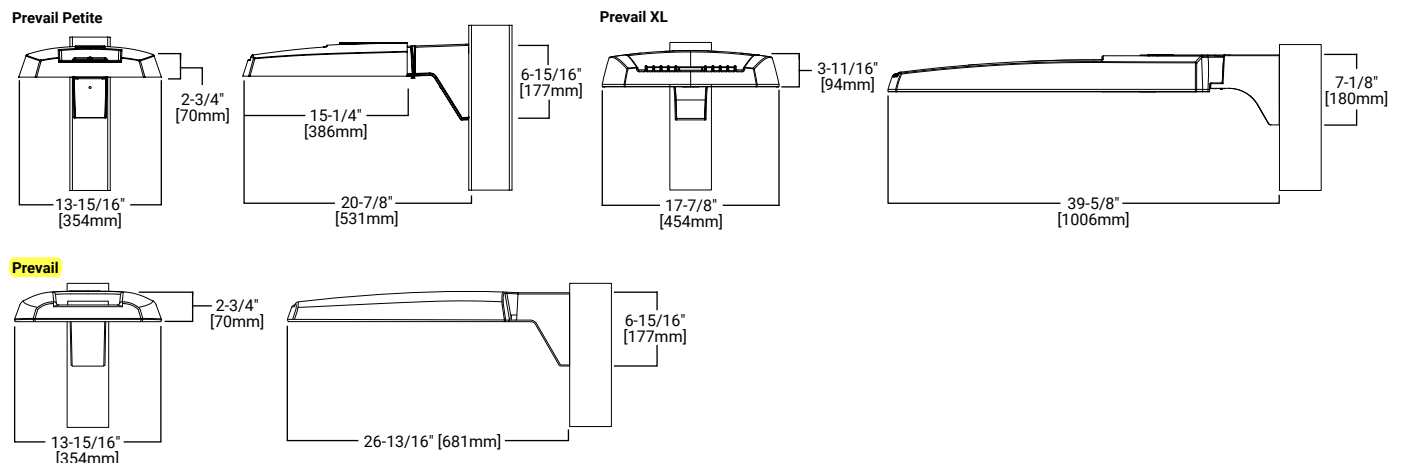
Quick Facts

- Lumen packages range from 4,800 - 52,300 lumens (35W - 350W)
- Replaces 70W up to 1,000W HID equivalents
- Efficacies up to 160 lumens per watt
- Energy and maintenance savings up to 85% versus HID solutions
- Standard universal quick mount arm with universal drill pattern

Connected Systems

- WaveLinx

Dimensional Details



NOTES:
1. Visit <https://www.designlights.org/search/> to confirm qualification. Not all product variations are DLC qualified.
2. IDA Certified for 3000K CCT and warmer only.

Ordering Information

SAMPLE NUMBER: **PRV-XL-C75-D-UNV-T4-SA-BZ**

Product Family ^{1, 2}	Light Engine ⁴	Driver	Voltage	Distribution	Mounting	Color				
PRV-P =Prevail Petite BAA-PRV-P =Prevail Petite BAA Compliant ³ TAA-PRV-P =Prevail Petite TAA Compliant ³	C10 =(1 LED) 4,900 Nominal Lumens C15 =(1 LED) 6,900 Nominal Lumens C20 =(1 LED) 9,800 Nominal Lumens C25 =(1 LED) 11,800 Nominal Lumens	D=Dimming (0-10V)	UNV=Universal (120-277V) 347 =347V 480 =480V ⁵ DV =DuraVolt (277-480V) ^{5, 6}	T2 =Type II T3 =Type III T4=Type IV T5 =Type V	SA =Standard Versatile Arm MA =Mast Arm WM =Wall Mount Arm ADJA =Adjustable Arm - Pole Mount ADJS =Adjustable Arm - Slipfitter, 3in vertical tenon ADJA-WM =Adjustable Arm - Wall Mount	BZ =Bronze AP =Grey BK =Black DP =Dark Platinum GM =Graphite Metallic WH =White				
PRV =Prevail BAA-PRV =Prevail BAA Compliant ³ TAA-PRV =Prevail TAA Compliant ³	C15 =(1 LED) 7,100 Nominal Lumens C25 =(2 LEDs) 13,100 Nominal Lumens C40 =(2 LEDs) 17,100 Nominal Lumens C60 =(2 LEDs) 20,000 Nominal Lumens									
PRV-XL =Prevail XL BAA-PRV-XL =Prevail XL BAA Compliant ³ TAA-PRV-XL =Prevail XL TAA Compliant ³	C75 =(4 LED) 26,100 Nominal Lumens C100 =(4 LED) 31,000 Nominal Lumens C125 =(4 LED) 36,000 Nominal Lumens C150 =(6 LED) 41,100 Nominal Lumens C175 =(6 LED) 48,600 Nominal Lumens									
Options (Add as Suffix)			Accessories (Order Separately) ^{20, 21}							
7030 =70 CRI / 3000K CCT ⁷ 7050 =70 CRI / 5000K CCT ⁷ HSS =House Side Shield ⁸ L90 =Optics Rotated 90° Left R90 =Optics Rotated 90° Right 10K =10KV UL 1449 Fused Surge Protective Device 20MSP =20KV MOV Surge Protective Device 20K =Series 20KV UL 1449 Surge Protective Device HA =50°C High Ambient Temperature ⁹ CC =Coastal Construction ¹⁰ PER =NEMA 3-PIN Twistlock Photocontrol Receptacle ¹¹ PER7 =NEMA 7-PIN Twistlock Photocontrol Receptacle ¹¹ MS/DIM-L08 =Dimming Motion and Daylight Sensor, IR Remote Programmable, < 8' Mounting ^{12, 13} MS/DIM-L20 =Dimming Motion and Daylight Sensor, IR Remote Programmable, 8' - 20' Mounting ^{12, 13} MS/DIM-L40 =Dimming Motion and Daylight Sensor, IR Remote Programmable, 21' - 40' Mounting ^{12, 13}			SPB1 =Dimming Motion and Daylight Sensor, Bluetooth Programmable, < 8' Mounting ^{12, 14} SPB2 =Dimming Motion and Daylight Sensor, Bluetooth Programmable, 8' - 20' Mounting ^{12, 14} SPB4 =Dimming Motion and Daylight Sensor, Bluetooth Programmable, 21' - 40' Mounting ^{12, 14} ZW =Wavelinx-enabled 4-PIN Twistlock Receptacle ¹² ZD =SR Driver-enabled 4-PIN Twistlock Receptacle ¹² ZW-SWPD4XX =WaveLinx, Dimming Motion and Daylight, WAC Programmable, 7' - 15' Mounting ^{12, 15, 16, 17} ZW-SWPD5XX =WaveLinx, Dimming Motion and Daylight, WAC Programmable, 15' - 40' Mounting ^{12, 15, 16, 17} ZD-SWPD4XX =WaveLinx, SR Driver, Dimming Motion and Daylight, WAC Programmable, 7' - 15' Mounting ^{12, 15, 16, 17} ZD-SWPD5XX =WaveLinx, SR Driver, Dimming Motion and Daylight, WAC Programmable, 15' - 40' Mounting ^{12, 15, 16, 17} (See Table Below) =LumenSafe Integrated Network Security Camera ^{18, 19}				PRVSA-XX =Standard Arm Mounting Kit ²² PRVMA-XX =Mast Arm Mounting Kit ²² PRVWM-XX =Wall Mount Kit ²² PRV-ADJA-XX =Adjustable Arm - Pole Mount Kit ²² PRV-ADJS-XX =Adjustable Arm - Slipfitter Kit ²² PRV-ADJA-WM-XX =Adjustable Arm - Wall Mount Kit ²² PRVXLSA-XX =Standard Arm Mounting Kit ¹⁸ PRVXLMA-XX =Mast Arm Mounting Kit ¹⁸ PRVXLWM-XX =Wall Mount Kit ¹⁸ PRV-XL-ADJA-XX =Adjustable Arm - Pole Mount Kit ¹⁸ PRV-XL-ADJS-XX =Adjustable Arm - Slipfitter Kit ¹⁸ PRV-XL-ADJA-WM-XX =Adjustable Arm - Wall Mount Kit ¹⁸ MA1010-XX =Single Tenon Adapter for 3-1/2" O.D. Tenon MA1011-XX =2@180° Tenon Adapter for 3-1/2" O.D. Tenon MA1017-XX =Single Tenon Adapter for 2-3/8" O.D. Tenon MA1018-XX =2@180° Tenon Adapter for 2-3/8" O.D. Tenon		SRA238 =Tenon Adapter from 2-3/8" to 3" PRV/COB-FDV =Full Drop Visor ²³ PRVXL/COB-FDV =Full Drop Visor ¹⁸ HS/VERD =House Side Shield ^{8, 24} VGS-F/B =Vertical Glare Shield, Front/Back ²⁴ VGS-SIDE =Vertical Glare Shield, Side ²⁴ OA/RA1013 =Photocontrol Shorting Cap OA/RA1014 =NEMA Photocontrol - 120V OA/RA1016 =NEMA Photocontrol - Multi-Tap 105-285V OA/RA1201 =NEMA Photocontrol - 347V OA/RA1027 =NEMA Photocontrol - 480V FSIR-100 =Wireless Configuration Tool for Occupancy Sensor ²⁵ SWPD4-XX =WaveLinx Sensor, Dimming Motion and Daylight, WAC Programmable, 7' - 15' Mounting ^{15, 16, 17, 26} SWPD5-XX =WaveLinx Sensor, Dimming Motion and Daylight, WAC Programmable, 15' - 40' Mounting ^{15, 16, 17, 26} WOLC-7P-10A =WaveLinx Outdoor Control Module (7-PIN) ²⁷	
NOTES: 1. DesignLights Consortium® Qualified. Refer to www.designlights.org Qualified Products List under Family Models for details. 2. Customer is responsible for engineering analysis to confirm pole and fixture compatibility for all applications. Refer to installation instructions IB500002EN and pole white paper WP513001EN for additional support information. 3. Only product configurations with these designated prefixes are built to be compliant with the Buy American Act of 1933 (BAA) or Trade Agreements Act of 1979 (TAA), respectively. Please refer to DOMESTIC.PREFERENCES website for more information. Components shipped separately may be separately analyzed under domestic preference requirements. 4. Standard 4000K CCT and 70CRI. 5. 480V not to be used with ungrounded or impedance grounded systems. 6. DuraVolt drivers feature added protection from power quality issues such as loss of neutral, transients and voltage fluctuations. Visit www.signify.com/duravolt for more information. 7. Use dedicated IES files on product website for non-standard CCTs. 8. House Side Shield not suitable with T5 distribution. Not available with PRV-C60 lumen package. 9. Not available with PRV-C60 lumen package. Not available with PRV-P-C25 lumen package. 10. Salt spray tested to over 5,000-hours per ASTM B117 with a scribe rating of 9 per ASTM D1654. Also achieves 7,000-hour rating per ASTM B117 with a scribe rating of 4 per ASTM D1654. Extended lead times may apply. 11. If DuraVolt (DV) is specified, use a photocontrol that matches the input voltage used. 12. Controls system is not available in combination with a photocontrol receptacle (PER or PER7) or another controls system (MS, SPB, ZD, or ZW). Option not available with DuraVolt (DV) voltage option. 13. Utilizes the Wattstopper sensor FSP-211. Sensor color white unless specified otherwise via PDR. To field-configure, order FSIR-100 accessory separately. 14. Utilizes the Wattstopper sensor FSP-3XX series. Sensor color determined by product finish. See Sensor Color Reference Table. Field-configures via mobile application. See Controls section for details. 15. Sensor passive infrared (PIR) may be overly sensitive when operating below -20°C (-4°F). 16. For the device to be field-configurable, requires WAC Gateway components WAC-PoE and WPOE-120 in appropriate quantities. Only compatible with WaveLinx system and software and requires system components to be installed for operation. See website for more WaveLinx application information. 17. Replace XX with sensor color (WH, BZ, or BK). 18. Only available in PRV-XL configurations C75, C100, C125, C150, or C175. 19. Not available with 347V, 480V, DV, or HA options. Consult LumenSafe system product pages for additional details and compatibility information. 20. Replace XX with paint color. 21. For BAA or TAA requirements, Accessories sold separately will be separately analyzed under domestic preference requirements. Consult factory for further information. 22. Only for use with PRV and PRV-P. 23. Only for use with PRV. Not available for use with PRV-P or PRV-XL configurations. 24. Must order one per optic/LED when ordering as a field-installable accessory (1, 2, 4, or 6). 25. This tool enables adjustment to Motion Sensor (MS) parameters including high and low modes, sensitivity, time delay, cutoff and more. Consult your lighting representative for more information. 26. Requires 4-PIN twistlock receptacle (ZD or ZW) option. 27. Requires 7-PIN NEMA twistlock photocontrol receptacle (PER7) option. The WOLC-7 cannot be used in conjunction with other controls systems (MS, ZD, ZW or LWR). Operates on 120-347V input voltages.										

LumenSafe Integrated Network Security Camera Technology Options (Add as Suffix)

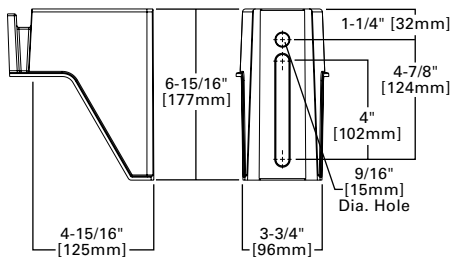
Product Family	Camera Type	Data Backhaul			
L =LumenSafe Technology 	H =Dome Camera, High Res Z =Dome Camera, Remote PTZ	C =Cellular, Customer Installed SIM Card A =Cellular, Factory Installed AT&T SIM Card	V =Cellular, Factory Installed Verizon SIM Card S =Cellular, Factory Installed Sprint SIM Card	E =Ethernet Networking	

Stock Ordering Information

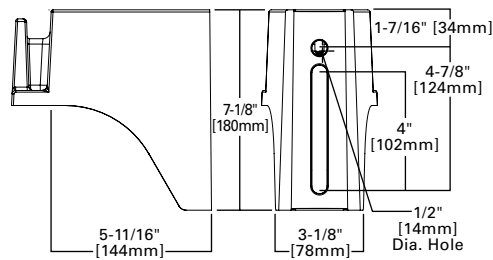
Product Family ¹	Light Engine	Voltage	Distribution
PRVS =Prevail	C15 =(1 LED) 7,100 Nominal Lumens C25 =(2 LEDs) 13,100 Nominal Lumens C40 =(2 LEDs) 17,100 Nominal Lumens C60 =(2 LEDs) 20,000 Nominal Lumens	UNV =Universal (120-277V) 347 =347V ²	T3 =Type III T4 =Type IV
PRVS-XL =Prevail XL	C75 =(4 LED) 26,100 Nominal Lumens C100 =(4 LED) 31,000 Nominal Lumens C125 =(4 LED) 36,000 Nominal Lumens C150 =(6 LED) 41,100 Nominal Lumens C175 =(6 LED) 48,600 Nominal Lumens		
NOTES: 1. All stock configurations are standard 4000K/70CRI, bronze finish, and include the standard versatile mounting arm. 2. Only available in PRVS configurations C15, C25, C40 or C60.			

Mounting Details

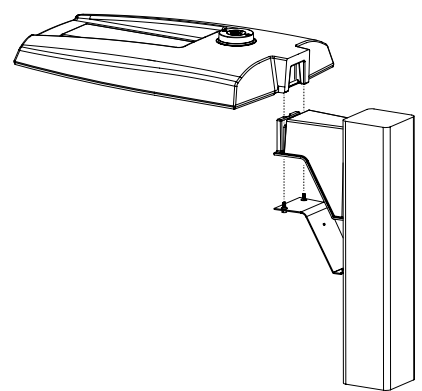
Pole Mount Arm (PRV & PRV-P)



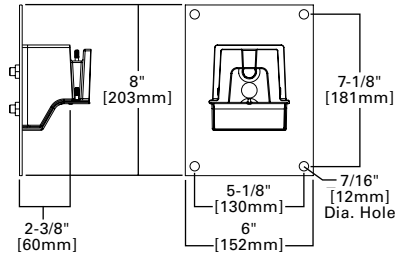
Pole Mount Arm (PRV-XL)



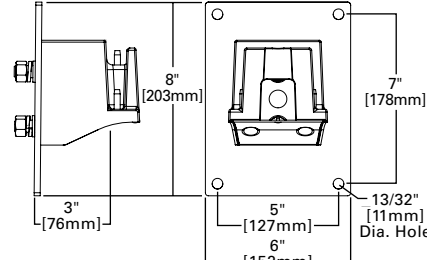
Versatile Mount System



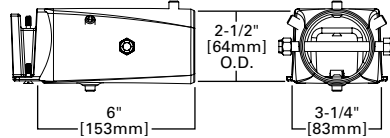
Wall Mount (PRV & PRV-P)



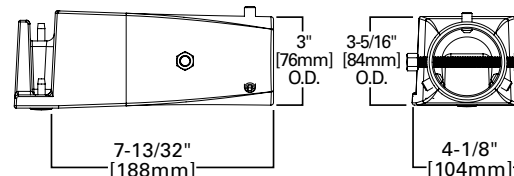
Wall Mount (PRV-XL)



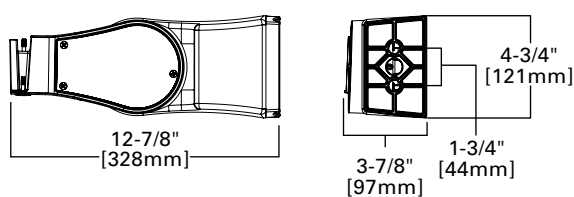
Mast Arm Mount (PRV & PRV-P)



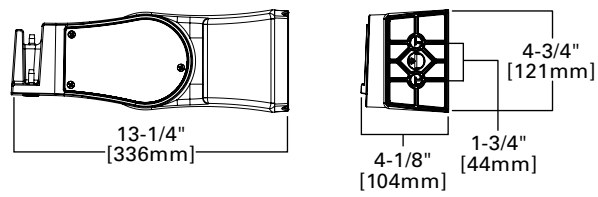
Mast Arm Mount (PRV-XL)



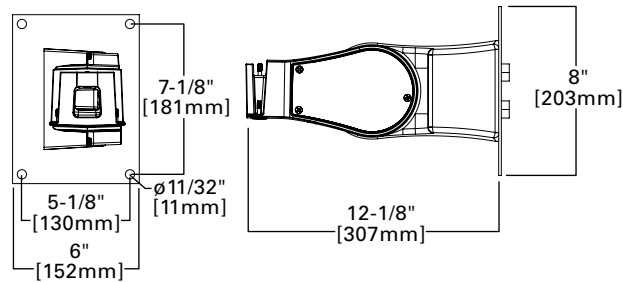
Adjustable Pole Mount Arm (PRV & PRV-P)



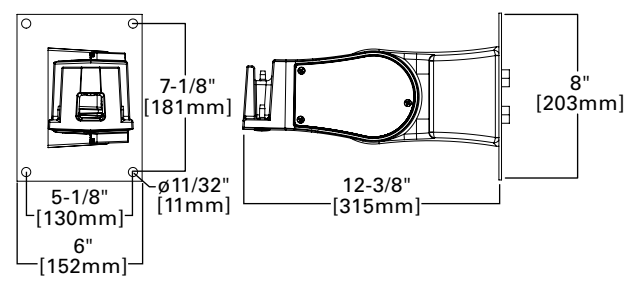
Adjustable Pole Mount Arm (PRV-XL)



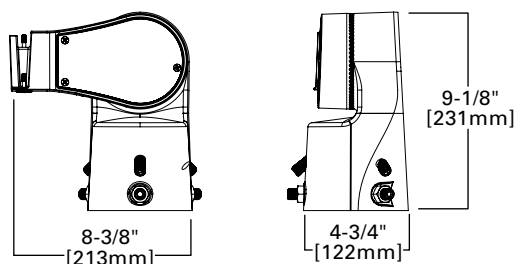
Adjustable Wall Mount (PRV & PRV-P)



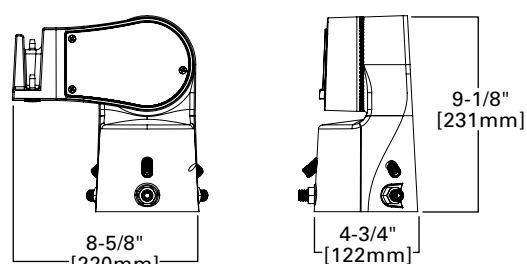
Adjustable Wall Mount (PRV-XL)



Adjustable Slipfitter (PRV & PRV-P)



Adjustable Slipfitter (PRV-XL)



Mounting Details

Mounting Configurations and EPAs

NOTE: For 2 PRV's mounted at 90°, requires minimum 3" square or 4" round pole for fixture clearance. For 2 PRV-XL's mounted at 90°, requires minimum 4" square or round pole for fixture clearance. Customer is responsible for engineering analysis to confirm pole and fixture compatibility for applications.

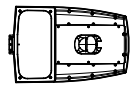
Housing Size	Tilt Angle (Degrees)	Arm Mount Single	Arm Mount 2 @ 180°	Arm Mount 2 @ 90°	Arm Mount 3 @ 90°	Arm Mount 4 @ 90°
Prevail Petite	0°	0.54	1.08	0.84	1.38	1.38
	60°	1.68	1.85	2.42	3.15	3.30
Prevail	0°	0.92	1.35	1.42	1.63	1.63
	60°	2.20	2.40	3.05	3.88	4.07
	60° + Full Drop Visor	2.20	2.40	3.25	4.28	4.47
Prevail XL	0°	1.12	2.25	2.13	2.52	2.52
	60°	3.99	4.30	5.26	6.51	6.79
	60° + Full Drop Visor	3.99	4.30	5.59	7.17	7.49

Optical Configurations

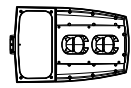
PRV-P-C10/C15/C20/C25
(4,900/6,900/9,800/11,800
Nominal Lumens)



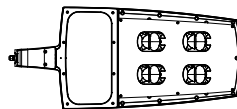
PRV-C15
(7,100 Nominal Lumens)



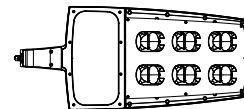
PRV-C25/C40/C60
(13,100/17,100/20,000
Nominal Lumens)



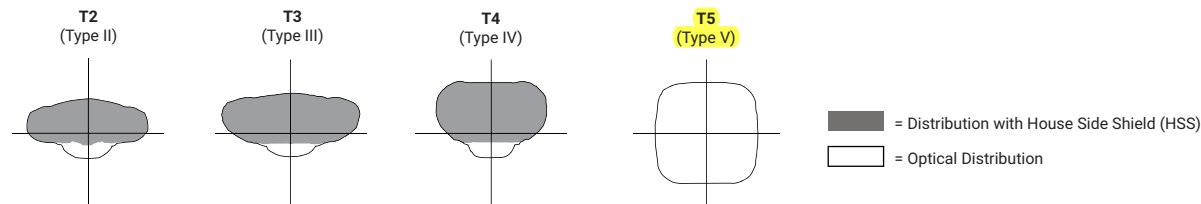
PRV-XL-C75/C100/C125
(26,100/31,000/36,300 Nominal Lumens)



PRV-XL-C150/C175
(41,100/48,600 Nominal Lumens)



Optical Distributions



Product Specifications

Construction

- Single-piece die-cast aluminum housing
- Tethered die-cast aluminum door

Optics

- Dark Sky Approved (3000K CCT and warmer only)
- Precision molded polycarbonate optics

Electrical

- -40°C minimum operating temperature
- 40°C maximum operating temperature
- >.9 power factor
- <20% total harmonic distortion
- Class 1 electronic drivers have expected life of 100,000 hours with <1% failure rate
- 0-10V dimming driver is standard with leads external to the fixture
- Standard MOV surge protective device designed to withstand 10kV of transient line surge

Mounting

- Versatile, patented, standard mount arm accommodates multiple drill patterns ranging from 1-1/2" to 4-7/8" (Type M drilling recommended for new installations)
- A knock-out on the standard mounting arm enables round pole mounting
- Adjustable pole and wall mount arms adjust in 5° increments from 0° to 60°; Downward facing orientation only (Type N drilling required for ADJA mount)
- Adjustable slipfitter arm adjusts in 5° increments from -5° to 85°; Downward facing orientation only
- Adjustable Arms: 1.5G vibration rated
- Prevail and Prevail Petite: 3G vibration rated
- Prevail XL Mast Arm: 3G vibration rated
- Prevail XL Standard Arm: 1.5G vibration rated

Typical Applications

- Parking lots, Walkways, Roadways and Building Areas

Finish

- Five-stage super TGIC polyester powder coat paint, 2.5 mil nominal thickness
- Finish is compliant to 3,000 hour salt spray standard (per ASTM B117)

Shipping Data

- Prevail Petite: 18 lbs. (7.94 kgs.)
- Prevail: 20 lbs. (9.09 kgs.)
- Prevail XL: 45 lbs. (20.41 kgs.)

Warranty

- Five year limited warranty, consult website for details. www.cooperlighting.com/legal

Energy and Performance Data

Power and Lumens



View PRV-P IES files



View PRV IES files



View PRV-XL IES files

Product Family		Prevail Petite				Prevail				Prevail XL				
Light Engine		C10	C15	C20	C25	C15	C25	C40	C60	C75	C100	C125	C150	C175
Power (Watts)		35	49	73	94	52	96	131	153	176	217	264	285	346
Input Current @ 120V (A)		0.29	0.41	0.61	0.79	0.43	0.80	1.09	1.32	1.50	1.84	2.21	2.38	2.92
Input Current @ 277V (A)		0.13	0.18	0.27	0.35	0.19	0.35	0.48	0.57	0.66	0.82	0.97	1.04	1.25
Input Current @ 347V (A)		0.11	0.16	0.23	0.29	0.17	0.30	0.41	0.48	0.54	0.66	0.79	0.84	1.02
Input Current @ 480V (A)		0.08	0.12	0.17	0.22	0.12	0.22	0.30	0.35	0.40	0.48	0.57	0.62	0.74
Distribution ¹														
Type II	4000K Lumens	4,775	6,717	9,542	11,521	7,123	13,205	17,172	20,083	26,263	31,231	36,503	41,349	48,876
	BUG Rating	B1-U0-G1	B1-U0-G1	B2-U0-G2	B2-U0-G2	B2-U0-G2	B2-U0-G2	B3-U0-G3	B3-U0-G3	B3-U0-G3	B3-U0-G4	B4-U0-G4	B4-U0-G4	B4-U0-G5
	Lumens per Watt	138	137	131	122	137	138	131	131	149	144	138	145	141
	3000K Lumens ¹	4,869	6,595	9,369	11,312	6,994	12,965	16,860	19,718	25,786	30,664	35,840	40,598	47,989
Type III	4000K Lumens	4,782	6,727	9,556	11,538	7,111	13,183	17,144	20,050	26,120	31,061	36,304	41,124	48,610
	BUG Rating	B1-U0-G2	B1-U0-G2	B2-U0-G3	B2-U0-G3	B1-U0-G2	B2-U0-G3	B3-U0-G4	B3-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5	B4-U0-G5
	Lumens per Watt	138	137	131	123	137	137	131	131	148	143	138	144	140
	3000K Lumens ¹	4,695	6,605	9,383	11,329	6,982	12,944	16,832	19,686	25,646	30,497	35,645	40,377	47,727
Type IV	4000K Lumens	4,880	6,865	9,752	11,774	7,088	13,140	17,087	19,984	26,098	31,035	36,274	41,089	48,569
	BUG Rating	B1-U0-G2	B1-U0-G2	B2-U0-G3	B2-U0-G3	B1-U0-G3	B2-U0-G4	B2-U0-G4	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B3-U0-G5	B4-U0-G5
	Lumens per Watt	141	140	134	125	136	137	130	131	148	143	137	144	140
	3000K Lumens ¹	4,792	6,740	9,575	11,561	6,959	12,901	16,777	19,621	25,624	30,471	35,615	40,343	47,687
Type V	4000K Lumens	5,067	7,128	10,126	12,226	7,576	14,045	18,264	21,360	28,129	33,450	39,097	44,287	52,349
	BUG Rating	B3-U0-G2	B3-U0-G2	B4-U0-G3	B4-U0-G3	B3-U0-G3	B4-U0-G3	B4-U0-G4	B5-U0-G4	B5-U0-G5	B5-U0-G5	B5-U0-G5	B5-U0-G5	B5-U0-G5
	Lumens per Watt	146	145	139	130	146	146	139	140	160	154	148	155	151
	3000K Lumens ¹	4,975	6,999	9,942	12,004	7,438	13,790	17,932	20,972	27,618	32,843	38,387	43,483	51,398

NOTES:

1. For 3000K, 5000K or HSS data, refer to published IES files.

Lumen Maintenance

Configuration	TM-21 Lumen Maintenance (50,000 Hours)	Theoretical L70 (Hours)
Prevail and Prevail Petite at 25°C	91.30%	> 194,000
Prevail and Prevail Petite at 40°C	87.59%	> 134,000
Prevail XL at 25°C	91.40%	> 204,000
Prevail XL at 40°C	89.41%	> 158,000

Sensor Color Reference Table (SPBx)

Housing Finish	Sensor Color
AP=Grey	Grey
BZ=Bronze	Bronze
BK=Black	Black
DP=Dark Platinum	Grey
GM=Graphite Metallic	Black
WH=White	White

Lumen Multiplier

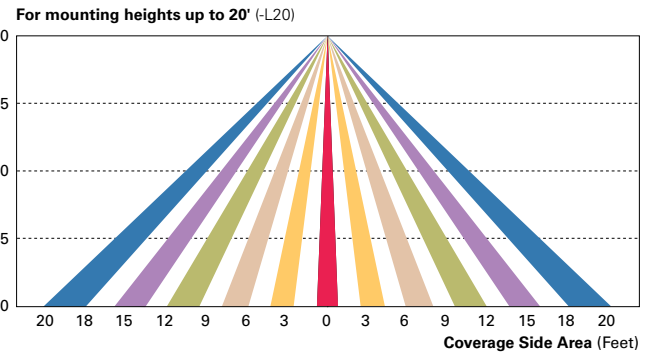
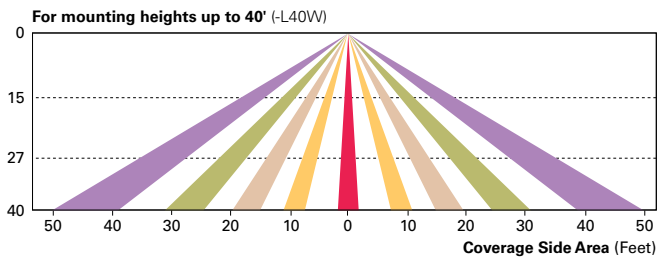
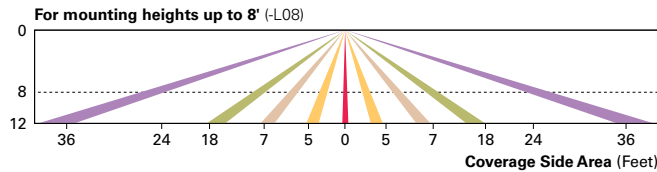
Ambient Temperature	Lumen Multiplier
10°C	1.02
15°C	1.01
25°C	1.00
40°C	0.99

Control Options

0-10V This fixture provides 0-10V dimming wire leads for use with a lighting control panel or other control method.

Photocontrol (PER and PER7) Photocontrol receptacles provide a flexible solution to enable “dusk-to-dawn” lighting by sensing light levels. Advanced control systems compatible with NEMA 7-PIN standards can be utilized with the PER7 receptacle.

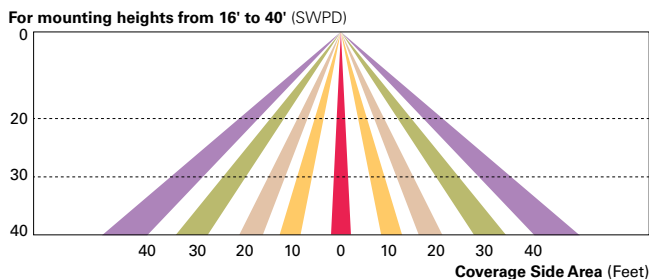
Dimming Occupancy Sensor (SPB, MS/DIM-LXX and MS-LXX) These sensors are factory installed in the luminaire housing. When the SPB or MS/DIM sensor options are selected, the luminaire will dim down after five minutes of no activity detected. When activity is detected, the luminaire returns to full light output. When a sensor for ON/OFF operation (MS-LXX) is selected, the luminaire will turn off after five minutes of no activity. These occupancy sensors include an integral photocell for “dusk-to-dawn” control or “daylight harvesting.” Factory default is enabled for the MS sensors and disabled for the SPB. SPB motion sensors require the Sensor Configuration mobile application by Wattstopper to change factory default dimming level, time delay, sensitivity and other parameters. Available for iOS and Android devices. The SPB sensor is factory preset to dim down to approximately 10% power with a time delay of five minutes.



WaveLinx Wireless Control and Monitoring System Available in 7-PIN or 4-PIN configurations, the WaveLinx Outdoor control platform operates on a wireless mesh network based on IEEE 802.15.4 standards enabling wireless control of outdoor lighting. At least one Wireless Area Controller (WAC) is required for full functionality and remote communication (including adjustment of any factory pre-sets).

WaveLinx Outdoor Control Module (WOLC-7P-10A) A photocontrol that enables astronomic or time-based schedules to provide ON, OFF and dimming control of fixtures utilizing a 7-PIN receptacle. The out-of-box functionality is ON at dusk and OFF at dawn.

WaveLinx Wireless Sensor (SWPD4 and SWPD5) These outdoor sensors offer passive infrared (PIR) occupancy sensing and a photocell for closed-loop daylight sensing. These sensors can be factory installed or field-installed via simple, tool-less integration into luminaires equipped with the Zhaga Book 18 compliant 4-PIN receptacle (ZD or ZW). These sensors are factory preset to dim down to approximately 50 percent power after 15 minutes of no activity detected, and the photocell for “dusk-to-dawn” control is default enabled. A variety of sensor lenses are available to optimize the coverage pattern for mounting heights from 7'-40'.



LumenSafe (LD) The LumenSafe integrated network camera is a streamlined, outdoor-ready camera that provides high definition video surveillance. This IP camera solution is optimally designed to integrate into virtually any video management system or security software platform of choice. No additional wiring is needed beyond providing line power to the luminaire. LumenSafe features factory-installed power and networking gear in a variety of networking options allowing security integrators to design the optimal solution for active surveillance.

Steel Poles



SSS SQUARE STRAIGHT STEEL

Catalog #	SSS-4-A-20-S-F-_-X-X	Type
Project	Qdoba - La Mesa, CA	
Comments		Date
Prepared by		3-9-2023

FEATURES

- ASTM Grade steel base plate with ASTM A366 base cover
- Hand hole assembly 3" x 5" on 5" and 6" pole; and 2" x 4" on 4" pole
- 10'-39' mounting heights
- Drilled or tenon (specify)

DESIGN CONSIDERATIONS - VIBRATIONS AND NON-GROUND MOUNTED INSTALLATIONS

The information contained herein is for general guidance only and is not a replacement for professional judgment. Design considerations for wind-induced vibrations and non-ground mounted installations (e.g., installations on bridges or buildings) are not included in this document. Consult with a professional, and local and federal standards, before ordering to ensure product is appropriate for the intended purpose and installation location. Refer to the Cooper Lighting Solutions Light Pole White Paper for risk factors and design considerations. [Learn more.](#)

NOTE: The Limited Warranty for this product specifically excludes fatigue failure or similar damage resulting from vibration, harmonic oscillation or resonance.

Specifications and dimensions subject to change without notice. Consult your lighting representative at Cooper Lighting Solutions or visit www.cooperlighting.com for available options, accessories and ordering information.

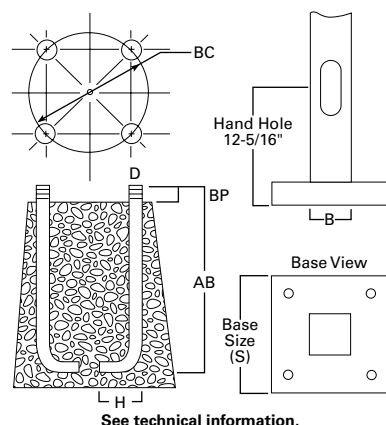
ORDERING INFORMATION

SAMPLE NUMBER: SSA5A20SFM1XG

Product Family	Shaft Size (Inches) ¹	Wall Thickness (Inches)	Mounting Height (Feet)	Base Type	Finish	Mounting Type	Number and Location of Arms	Arm Lengths (Feet)	Options (Add as Suffix)
SSS=Square Straight Steel	4=4" 5=5" 6=6"	A=0.120" M=0.188" X=0.250"	10=10' 15=15' 20=20' 25=25' 30=30' 35=35' 39=39'	S=Square Steel Base	F=Dark Bronze G=Galvanized Steel J=Summit White K=Carbon Bronze L=Dark Platinum R=Hartford Green S=Silver T=Graphite Metallic V=Grey W=White X=Custom Color Y=Black	2=2-3/8" O.D. Tenon (4" Long) 3=3-1/2" O.D. Tenon (5" Long) 4=4" O.D. Tenon (6" Long) 9=3" O.D. Tenon (4" Long) 6=2-3/8" O.D. Tenon (6" Long) 7=4" O.D. Tenon (10" Long) A=Type A Drilling C=Type C Drilling E=Type E Drilling F=Type F Drilling G=Type G Drilling J=Type J Drilling K=Type K Drilling M=Type M Drilling N=Type N Drilling R=Type R Drilling S=Standard Upsweep Arm ⁶ Z=Type Z Drilling	1=Single 2=2 at 180° 3=Triple ² 4=4 at 90° 5=2 at 90° X=None	X=None 2=2' 3=2.5' 4=4' 6=6' 8=8'	A=1/2" Tapped Hub ³ B=3/4" Tapped Hub ³ C=Convenience Outlet ⁴ E=GFCI Convenience Outlet ⁴ G=Ground Lug H=Additional Hand Hole ⁵ V=Vibration Dampener

NOTES: 1. All shaft sizes nominal. 2. Square poles are 3 at 90°, round poles are 3 at 120°. 3. Tapped Hub is located 5' below the pole top and on the same side of pole as hand hole, unless specified otherwise. 4. Outlet is located 4' above base and on same side of pole as hand hole, unless specified otherwise. Receptacle not included, provision only. 5. Additional hand hole is located 12" below pole top and 90° from standard hand hole location, unless otherwise specified. 6. Arm must be ordered separately.

ANCHORAGE DATA



See technical information.

Pole	Template Number	Bolt Number	Bolt Circle (inches)	Number of Bolts	Bolt Size (inches)
SSS4	TMP1	AB1	8.5 - 11.0	4	3/4 x 25 x 3
SSS5	TMP1	AB1	11.0	4	3/4 x 25 x 3
SSS6	TMP2	AB3	12.5	4	1 x 36 x 4

EFFECTIVE PROJECTED AREA (At Pole Top)

Mounting Height (Feet)	Catalog Number ^{1,2}	Wall Thickness (Inches)	Base Square ³ (Inches)	Bolt Circle Diameter (Inches)	Anchor Bolt Projection ³ (Inches)	Shaft Size ³ (Inches)	Anchor Bolt Diameter x Length x Hook (Inches)	Net Weight (Pounds)	Maximum Effective Projected Area (Square Feet) ⁴				Max. Fixture Load - Includes Bracket (Pounds)
MH			S	BC	BP	B	D x AB x H		80 mph	90 mph	100 mph	110 mph	
10	SSS4A10S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	85	30.0	22.0	17.0	13.0	100
15	SSS4A15S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	118	15.0	11.5	8.7	6.5	100
20	SSS4A20S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	150	8.7	5.9	3.9	2.5	150
20	SSS5A20S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	183	15.4	11.1	7.9	5.5	150
25	SSS4A25S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	181	3.7	1.7	0.3	--	200
25	SSS5A25S	0.120	10-1/2	11	5	5	3/4 x 25 x 3	222	9.3	6.0	3.5	1.6	200
25	SSS6A25S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	284	9.9	6.1	3.5	1.2	200
30	SSS5A30S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	260	4.7	2.1	--	--	200
30	SSS5M30S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	392	10.4	6.4	3.5	1.5	200
30	SSS6A30S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	330	4.3	1.4	--	--	200
30	SSS6M30S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	489	19.0	13.0	8.7	5.6	200
35	SSS5M35S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	453	5.8	2.8	--	--	200
35	SSS6M35S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	564	12.8	7.2	3.7	1.0	200
35	SSS6X35S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	738	16.5	11.0	6.8	3.5	200
39	SSS6M39S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	618	7.3	3.0	--	--	300
39	SSS6X39S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	816	13.0	7.0	3.7	0.8	300

EFFECTIVE PROJECTED AREA (Two Feet Above Pole Top)

Mounting Height (Feet)	Catalog Number ^{1,2}	Wall Thickness (Inches)	Base Square ³ (Inches)	Bolt Circle Diameter (Inches)	Anchor Bolt Projection ³ (Inches)	Shaft Size ³ (Inches)	Anchor Bolt Diameter x Length x Hook (Inches)	Net Weight (Pounds)	Maximum Effective Projected Area (Square Feet) ⁴				Max. Fixture Load - Includes Bracket (Pounds)
MH			S	BC	BP	B	D x AB x H		80 mph	90 mph	100 mph	110 mph	
10	SSS4A10S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	85	23.0	17.5	14.0	11.0	100
15	SSS4A15S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	118	13.4	10.0	7.5	5.7	100
20	SSS4A20S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	150	7.6	5.2	3.4	2.1	150
20	SSS5A20S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	183	13.8	9.9	7.1	4.9	150
25	SSS4A25S	0.120	10-1/2	11	4-1/2	4	3/4 x 25 x 3	181	3.4	1.6	0.3	--	200
25	SSS5A25S	0.120	10-1/2	11	5	5	3/4 x 25 x 3	222	8.5	5.5	3.2	1.5	200
25	SSS6A25S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	284	9.1	5.6	3.0	1.2	200
30	SSS5A30S	0.120	10-1/2	11	4-1/2	5	3/4 x 25 x 3	260	1.8	--	--	--	200
30	SSS5M30S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	392	9.6	5.9	1.9	0.2	200
30	SSS6A30S	0.120	12-1/2	12-1/2	5	6	1 x 36 x 4	330	4.1	1.3	--	--	200
30	SSS6M30S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	489	18.5	12.5	8.4	5.3	200
35	SSS5M35S	0.188	10-1/2	11	4-1/2	5	3/4 x 25 x 3	453	5.5	2.4	--	--	200
35	SSS6M35S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	564	11.8	7.0	3.5	1.0	200
35	SSS6X35S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	738	16.0	10.5	6.4	3.4	200
39	SSS6M39S	0.188	12-1/2	12-1/2	5	6	1 x 36 x 4	618	7.0	2.4	--	--	300
39	SSS6X39S	0.250	12-1/2	12-1/2	5	6	1 x 36 x 4	816	12.0	6.7	3.0	0.5	300

NOTES:

1. Catalog number includes pole with hardware kit. Anchor bolts not included. Before installing, make sure proper anchor bolts and templates are obtained.
2. Tenon size or machining for rectangular arms must be specified. Hand hole position relative to drill location.
3. Shaft size, base square, anchor bolts and projections may vary slightly. All dimensions nominal.
4. EPAs based on shaft properties with wind normal to flat. EPAs calculated using base wind velocity as indicated plus 30% gust factor.

VIBRATION

Vibrations may cause damage to structures, including poles. Vibrations are unpredictable, and there are many factors and variables that can cause damaging vibrations. Many wind conditions exist that can create damaging vibrations to poles and luminaires, such as constant winds between 10-30 mph. Although all pole types can experience vibration, straight square poles seem to be most prone. Vibration dampers and/or a round tapered design may be used to mitigate damage from vibrations, but there is no guarantee damaging vibrations will be prevented. Vibration dampers are not included with this pole but can be ordered separately. Consult with a professional, and local and federal standards, to ensure this pole is appropriate for the intended purpose and installation location. Refer to Cooper Lighting Solutions' Light Pole White Paper for risk factors and design considerations.

MAINTENANCE

Perform inspections periodically. A prudent inspection schedule would be: one week after installation, one month after installation, yearly after installation, and following any major wind event. During the inspection, check the poles for cracks. If cracks are detected, remedial action is required. Recheck anchor bolt torques and re-tighten according to the recommended torque values. Check for missing covers and pole caps and replace as necessary. Check the pole for corrosion and deterioration of the finish. Should there be corrosion or deterioration, take remedial action to correct.

WARNING: Customer is responsible for engineering analysis to confirm pole and fixture compatibility for all applications. Refer to pole white paper WP513001EN for additional support information. Before installing, make sure proper anchor bolts and templates are obtained. The use of unauthorized accessories such as banners, signs, cameras or pennants for which the pole was not designed voids the pole warranty and may result in pole failure causing serious injury or property damage. Information regarding total loading capacity can be supplied upon request. The pole warranty is void unless poles are used and installed as a complete pole and luminaire combination. This warranty specifically excludes failure as the result of a third party act or omission, misuse, unanticipated uses, fatigue failure or similar phenomena resulting from induced vibration, harmonic oscillation or resonance associated with movement of air currents around the product.

Specifications and dimensions subject to change without notice. Consult your lighting representative at Cooper Lighting Solutions or visit www.cooperlighting.com for available options, accessories and ordering information.

PRODUCT OVERVIEW

A standard output, wet location flexible 120V plug-in or hardwire LED linear tape for architectural coves, indoor steps, bannisters, exterior recesses and other constructs where even, energy saving LED illumination is specified. 5 year warranty. Do not submerge. **Factory cut only - cutting in field will void ETL label and warranty.**

NOTE: Each run requires power connector (see Connectors and Accessories next page).

FEATURES

- 120V operation (no power supply required)
- Wet location - IP65
- Cord and plug or hardwire power connector (replaceable fuse protected)
- Tape encased in UV inhibiting water resistant clear poly flexible sheath
- Dimmable (ELV/Triac - Lutron - Skylark - Selv-300P)
- 2700K, 3000K, **4000K**, Red, Green, Blue, Amber
- 120° viewing angle
- Configured by factory in 4 inch increments
- Maximum run: 163 feet
- Mounting options: Clips or PVC / aluminum channel
- Frosted lens and channel covers available (see below)

SPECIFICATIONS

ELECTRICAL

- 120V
- 2.0 watts per foot

OPTICS

- 90+ CRI

LUMENS

- 27K (140lm/ft), 30K (150lm/ft), 40K (160lm/ft)

OPERATING TEMP

- -4 to 122°F (-20 to +50°C)

LABEL

- IP65
- ETL

WARRANTY

- 5 years
- Do not install in an application that is not easily accessed for service.

Project Name Qdoba - La Mesa	Type UC
Catalog # V120-S0-4000K	Date 3-9-2023



CUTTABLE EVERY 4"

HOW TO SPECIFY VISION120 AND CREATE A CATALOG NUMBER

Standard Output (163' Max.)

Specify by the foot / inches - **minimum cut is 4"**.

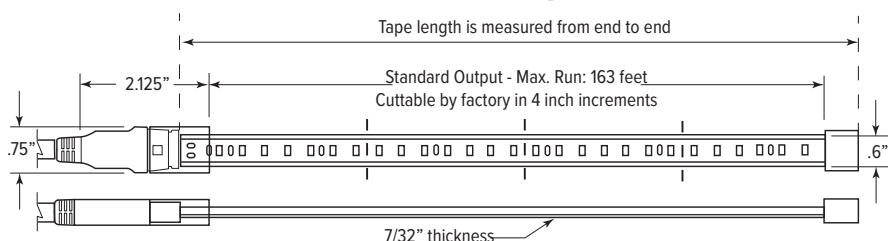
Example: To order an 8'-4" length of 2700K tape, specify: **V120-S0-27-8-4**

Example: To order a 24' length of 3000K tape, specify: **V120-S0-30-24**

Example: To order a 120'-8" length of 4000K tape, specify: **V120-S0-40-120-8**



V120 state of the art connectors insuring a professional connection.



ORDERING INFORMATION

V120	-	SO	-	4000k	refer to plan
------	---	----	---	-------	---------------

Model	-	Output	Color Temp.	Feet - Inches
V120		SO	2700K (27)	XXX-X
			3000K (30)	
			4000K (40)	
			Amber (AM)	
			Blue (BL)	
			Green (GR)	
			Red (RD)	

Product Video



SCAN ME

Product Configurator



SCAN ME

CONNECTORS AND ACCESSORIES

Catalog No.	Description
V120-PC-4	4' POWER CONNECTOR - CORD AND PLUG
V120-PC-8	8' POWER CONNECTOR - CORD AND PLUG
V120-PCHW-4	4' POWER CONNECTOR - HARDWIRE
V120-PCHW-8	8' POWER CONNECTOR - HARDWIRE
V120-TTC-6	5-3/8" TAPE TO TAPE FLEXIBLE CONNECTOR
V120-TTC-12	12-1/2" TAPE TO TAPE FLEXIBLE CONNECTOR
V120-TTC-18	15-1/2" TAPE TO TAPE FLEXIBLE CONNECTOR
V120-TTC-24	23-1/4" TAPE TO TAPE FLEXIBLE CONNECTOR
V120-3M-VHB-15	15' LONG X 1/2" WIDTH DOUBLE-SIDED MTG. TAPE
V120-CHL-4	4' ALUMINUM MOUNTING CHANNEL - LENS SOLD SEPARATELY
V120-CHL-4-LENS	FROSTED LENS FOR 4' ALUMINUM CHANNEL
V120-CHL-8	8' ALUMINUM MOUNTING CHANNEL - LENS SOLD SEPARATELY
V120-CHL-8-LENS	FROSTED LENS FOR 8' ALUMINUM CHANNEL
V120-CHL-P-4	VISION120 4' PVC MOUNTING CHANNEL (LENS NOT AVAILABLE)
V120-CHL-P-8	VISION 120 8' PVC MOUNTING CHANNEL (LENS NOT AVAILABLE)
V120-MC	VISION 120 MOUNTING CLIPS - USE 1 PER FOOT MIN. (BAG OF 10)
V120-ECC	END CAP COVERS (2) FOR ALUMINUM CHANNEL WITH LENS. WHITE
V120-90L	VISION120 90° LEFT CONNECTOR (INDOOR ONLY)
V120-90R	VISION120 90° RIGHT CONNECTOR (INDOOR ONLY)
SHWC-V120	LUXCONTROL VISION 120 CONTROLLER

CONNECTORS DIAGRAMS

