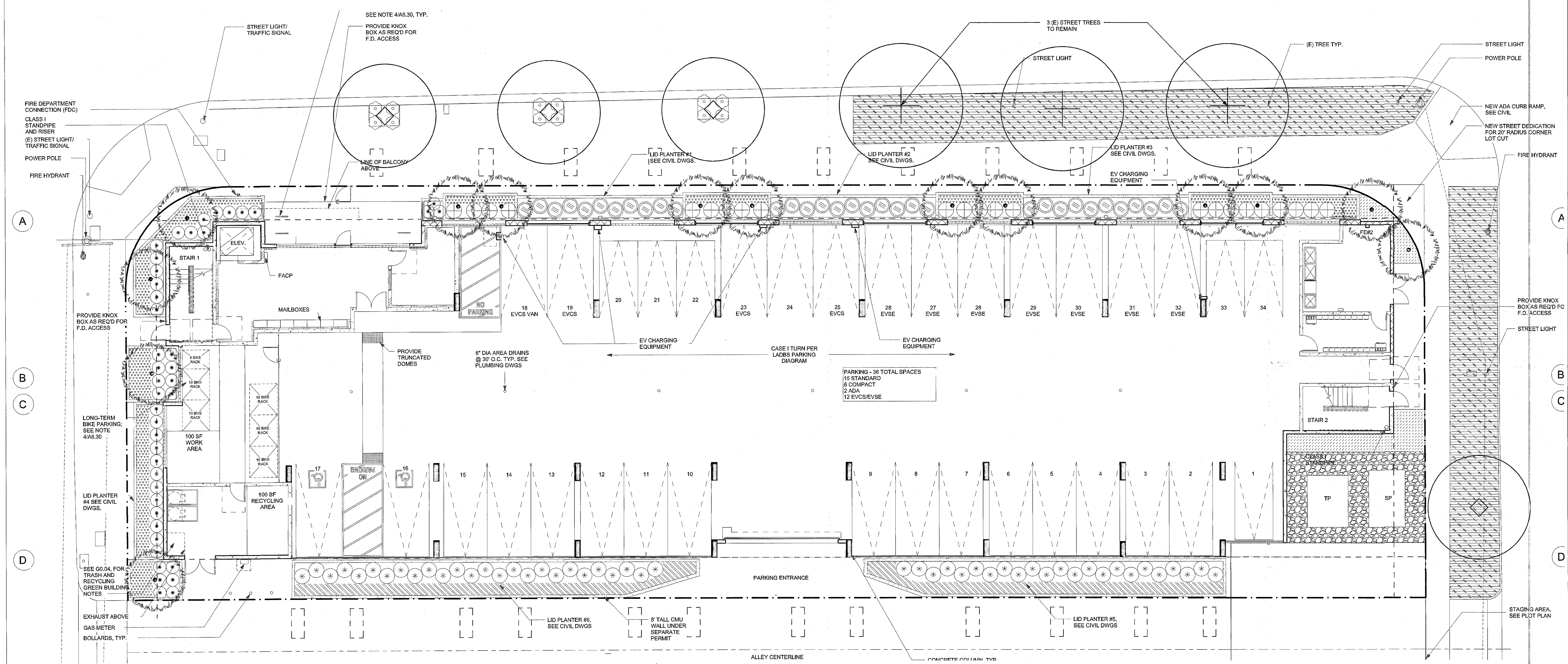


SCALE: 1/8" = 1'-0"
0' 4' 8' 16'
WHEN PRINTED ON 30" X 42" PAPER.

GENERAL PLANTING NOTES

1. THE CONTRACTOR SHALL MAINTAIN A QUALIFIED SUPERVISOR ON THE SITE AT ALL TIMES DURING CONSTRUCTION THROUGH COMPLETION OF PICK-UP WORK.

2. THE CONTRACTOR SHALL VERIFY ALL PLANT MATERIAL QUANTITIES PRIOR TO INSTALLATION. PLANT MATERIAL QUANTITIES LISTED FOR CONVENIENCE OF CONTRACTOR. ACTUAL NUMBER OF SYMBOLS SHALL HAVE PRIORITY OVER QUANTITY DESIGNATED.

3. THE CONTRACTOR SHALL FURNISH AND PAY FOR ALL CONTAINER GROWN TREES, SHRUBS AND VINES, INCLUDING SEEDED AND SODDED TURF, HYDROMULCHES AND FLATTED GROUNDCOVERS. THE CONTRACTOR SHALL ALSO BE RESPONSIBLE AND PAY FOR: PLANTING OF ALL PLANT MATERIALS; THE SPECIFIED GUARANTEE OF ALL PLANT MATERIALS; THE STAKING AND GUYING OF TREES AND THE CONTINUOUS PROTECTION OF ALL PLANT MATERIALS UPON THEIR ARRIVAL AT THE SITE.

4. ALL PLANT MATERIAL SHALL BE SUBJECT TO APPROVAL BY THE LANDSCAPE ARCHITECT AND OWNER PRIOR TO INSTALLATION.

5. ALL BOXED TREES IN PAVING SHALL BE SELECTED AND SPOTTED BY THE LANDSCAPE ARCHITECT OR OWNER'S REPRESENTATIVE IN CONJUNCTION WITH PAVING CONTRACTOR AND GENERAL CONTRACTOR. GENERAL CONTRACTOR TO ASSUME ALL LIABILITY FOR ACCURATE PLACEMENT OF TREES.

6. ALL VINE RUNNERS SHALL BE INSTALLED WITH THE NURSERY STAKES REMOVED AND VINE RUNNERS SHALL BE ESPALIERED TO THE ADJACENT WALL OR FENCE.

7. ALL SOIL PREPARATION SHALL BE INSTALLED AS PER THE SOIL AGRONOMY REPORT TO BE PROVIDED AND PAID FOR BY THE SUBCONTRACTOR. THE REPORT SHALL BE IMMEDIATELY FORWARDED TO THE LANDSCAPE ARCHITECT UPON COMPLETION.

8. THE SOIL AMENDMENTS SPECIFIED ARE FOR BIDDING PURPOSES ONLY. THE CONTRACTOR SHALL PROVIDE FOR A SOILS AGRONOMY REPORT FROM WALLACE SOILS LABORATORY (310) 615-0116 AND/OR ANY ADDITIONAL SPECIFICATION PROVIDED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION OF PLANT MATERIALS.

9. FOR BIDDING AREA TO BE LANDSCAPED, THE FOLLOWING AMENDMENTS SHALL BE USED UNTIL CONTRACTOR IS PROVIDED WITH SOILS AGRONOMY REPORT. AMENDMENTS SHALL BE UNIFORMLY BROADCAST AND THOROUGHLY INCORPORATED BY MEANS OF A ROTOTILLER OR EQUAL.

AMOUNT PER 1,000 SQUARE FEET

4 CU. YDS. NITROGEN STABILIZED ORGANIC AMENDMENT
DERIVED FROM REDWOOD SAWDUST,
FIR SAWDUST OR CEDAR SAWDUST.
15 LBS. SOIL SULFUR
15 LBS. 12-12-12 FERTILIZER

10a. A MINIMUM 3" (THREE INCHES) LAYER OF SHREDDED BARK MULCH SHALL BE APPLIED ON ALL EXPOSED SOIL SURFACES OF PLANTING AREAS EXCEPT LID PLANTERS, TURF AREAS, CREEPING OR ROOTING GROUNDCOVERS, OR DIRECT SEEDING APPLICATIONS WHERE MULCH IS CONTRAINDICATED. CONTRACTOR TO SUBMIT 1/2 CU. FT BAG AS SAMPLE FOR APPROVAL PRIOR TO INSTALLATION.

10b. FOR LID PLANTERS, 1" GRAVEL MULCH SHALL BE APPLIED OVER FILTER FABRIC.

11. THE PLANTING PITS FOR BOXED TREES SHALL BE EXCAVATED TWICE THE DIAMETER OF THE ROOTBALL WITH A MAXIMUM OF THE HEIGHT OF THE ROOTBALL TO THE BOTTOM OF THE PLANTING PIT.

DO NOT OVER EXCAVATE!!!

THE BACKFILL MIX FOR USE AROUND THE ROOTBALL OF ALL TREES AND SHRUBS SHALL CONSIST OF THE FOLLOWING FORMULA:

6 PARTS ON-SITE SOIL
4 PARTS BY VOLUME ORGANIC AMENDMENT PER ABOVE SOIL PREPARATION
1 LB./CU.YD. OF MIX 12-12-12 COMMERCIAL FERTILIZER
2 LBS./CU. YD. OF MIX IRON SULFATE
10 LBS./CU. YD. OF MIX AGRICULTURAL GYPSUM

12. THIRTY (30) DAYS AFTER INSTALLATION ALL LANDSCAPE SHALL BE FERTILIZED WITH BEST FERTILIZER COMPANY 16-6-8 OR APPROVED EQUAL, APPLIED AT THE RATE OF SIX POUNDS (6 LBS.) PER 1,000 SQUARE FEET OR PER SOIL AGRONOMY REPORT. FERTILIZER APPLICATION SHALL BE CONTINUED THEREAFTER AT MONTHLY INTERVALS.

13. FOR ALL STAKED TREES, SEE DETAIL 1, SHEET L1.02.

14. FOR ALL SHRUBS, SEE DETAIL 2, SHEET L1.02.

15. FERTILIZER TABLETS SHALL BE AGRIFORM, 21 GRAM TABLETS (20-10-5) IN QUANTITIES AS FOLLOWS:

1 GALLON SHRUBS	1
5 GALLON SHRUBS	3
15 GALLON SHRUBS	5
BOXED TREES	1 PER 4" OF BOX SIZE

PLACE TABLETS AT HALF THE DEPTH OF THE ROOTBALL.

16. ALL EXISTING LANDSCAPE AREAS DISTURBED DURING THE CONSTRUCTION PROCESS WILL BE RECONDITIONED TO THEIR ORIGINAL STATE AT NO ADDITIONAL COST TO THE OWNER.

17. INSTALL 24" DEEP ROOT BARRIER ON ALL TREES WITHIN 4 FEET OF PAVING.

18. FOR SOILS LESS THAN 6% ORGANIC MATTER IN THE TOP 6" (SIX INCHES) OF SOIL, COMPOST AT A RATE OF A MINIMUM OF FOUR CUBIC YARDS PER 1,000 SQUARE FEET OF PERMEABLE AREA SHALL BE INCORPORATED TO A DEPTH OF SIX INCHES INTO THE SOIL.

19. RECIRCULATING WATER SYSTEMS SHALL BE USED FOR WATER FEATURES.

City of Los Angeles, Department of Building & Safety
GREEN APPROVED PLANS
Page: 4

By: Michael Martinez Date: 06/15/2025

Application No./Permit No.: 22010 - 10001 - 05421

- This set of plans and specifications has been reviewed and is approved for compliance with state and local laws and ordinances related to the Green Building Code.
- The stamping of this plan **SHALL NOT** be construed to be approval of a violation of any provisions of any Ordinances or Law.

AREA SUMMARY

TOTAL LOT AREA = APPROX. 20,094.7 SF

LANDSCAPE AREA OF PROJECT NOT INCLUDING PARKWAY = 4,593 SF

POTENTIAL LANDSCAPE AREA = 20,094.7 SF (TOTAL LOT) - 15,299.7 SF (BUILDING) = 4,795 SF

COMMON OPEN SPACE AREA **REQUIRED** PER ARCHITECT'S DRAWING =
7,200 SF TOTAL OPEN SPACE x 50% = **3,600 SF** MIN. OF REQ. COMMON OPEN SPACE

COMMON OUTDOOR OPEN SPACE AREA **PROVIDED** PER ARCHITECT'S DRAWING =
5,265 SF (5TH FLOOR TERRACES) (*146% OF REQ. COMMON OPEN SPACE PROVIDED*)

REQUIRED LANDSCAPE AREA OF COMMON OPEN SPACE =
3,600 SF x 25% = 900 SF (*100% OF REQ. PLANTING IN COMMON OPEN SPACE*)

PROVIDED LANDSCAPE AREA OF COMMON OPEN SPACE =
2,200 SF (*244% OF REQ. PLANTING IN OPEN SPACE PROVIDED*)

(1 TREE / 4 UNITS) REQUIRED = 72 UNITS / 4 = 18 TREES
TREES PROVIDED = 18 (100%)

STREET TREES:
PLANT 4 NEW STREET TREES

PROPOSED IRRIGATION SYSTEM:
1ST & ROOF LEVEL LANDSCAPE = DRIP

WATER CONSERVATION FEATURES PROPOSED:
WEATHER BASED E.T. IRRIGATION CONTROLLER

GENERAL NOTES

LANDSCAPE DESIGNS ARE BASED ON LOAD BEARING INFORMATION SUPPLIED BY ARCHITECT AND STRUCTURAL ENGINEER. THE CLIENT IS RESPONSIBLE FOR HAVING ARCHITECT AND STRUCTURAL ENGINEER REVIEW LANDSCAPE PLANS TO VERIFY ALL LANDSCAPE LOCATIONS AS BEING SUITABLE FOR WEIGHT LOAD ON ROOF AND STRUCTURE. ARCHITECT OR STRUCTURAL ENGINEER ARE RESPONSIBLE FOR DESIGN AND DETAIL OF THE SPECIFIC SYSTEM PROTECTING THE ROOF AND THE ROOF DRAINAGE SYSTEM.

_______________APPROVED BY ARCHITECT OR STRUCTURAL ENGINEER

LANDSCAPE ARCHITECT HAS NO EXPERTISE IN LOAD ANALYSIS, ROOF SYSTEMS OR DRAINAGE AND CLIENT WILL NOT HOLD LANDSCAPE ARCHITECT RESPONSIBLE FOR ANY PROBLEMS, ISSUES OR LEGAL ACTION THAT MAY OCCUR AS A RESULT OF ANY OF THESE SYSTEMS FAILING.

_______ CLIENT TO INITIAL

PLANTING LEGEND

Symbol	Botanical Name/Common Name	Quantity	Size	WUCOLS	Remarks
	TREES				
	Cercis occidentalis / Western redbud	14	24" Box	L	Detail 2 Sheet L1.02
	Street trees per City of Los Angeles	4	24" Box	n/a	Sheets L1.03 & L1.04
	SHRUBS				
	Agapanthus 'Queen Anne' / Lily of the Nile @ 12" o.c.	346	1g	M	Detail 3 & 4 Sheet L1.02
	Lomandra long. 'Breeze'/ Dwarf mat rush 180 sf @ 24" o.c.	45	5g	M	Detail 3 & 4 Sheet L1.02
	Pennisetum 'Fairy Tails' / Fountain grass @ 30" o.c.	12	1g	M	Detail 3 & 4 Sheet L1.02
	Pittosporum tobira/ Mock orange @36" o.c.	49	5g	M	Detail 3 & 4 Sheet L1.02
	Salvia greggii/ Autumn sage @ 36" o.c.	43	1g	L	Detail 3 & 4 Sheet L1.02
	Salvia leucantha / Mexican sage @ 36" o.c.	23	5g	L	Detail 3 & 4 Sheet L1.02
	Westringia fruticosa / Coast rosemary @ 36 o.c.	33	5g	L	Detail 3 & 4 Sheet L1.02
	GROUND COVER				
	Myoporum parvifolium / Myoporum 1,790 sf @ 12" o.c. = 1,790 plants	38	flat	L	Detail 4 Sheet L1.02
	Rosmarinus prostrata / Trailing rosemary 357 sf @ 18" o.c. = 157 plants	10	4" flat	L	Detail 4 Sheet L1.02
	Gravel	315 sf			

PLANS APPROVED
City of Los Angeles
Department of City Planning
DATE: 01/27/2026 PAGE NO: 4 of 18
PCIS NO: 22010-10000-05421
CASE NO: DIR-2022-8041-DB-SPR-HCA
PLANNER: Daniel Coronado
NOTES:

LANDSCAPE POINTS

PROJECT SQUARE FOOTAGE: APPROX 20,094.7 sf
REQUIRED POINTS: 20 + 10% = 22

STREET TREES AT 30' oc - 3 trees@2pts/tree	6
24" BOX STREET TREES - 4 trees@1pt/tree	4
STRAIGHT LINE ACCESS TO BUILDING ENTRY	5
PARKWAY PLANTING NOT LAWN - 3pts/50sf	107
ON OR OFF-SITE RECYCLING ALL VEGETATIVE WASTE	5
USE OF LA CITY ORGANIC TOPGRO COMPOST	5
TOTAL POINTS	132

GREEN BUILDING COMPLIANCE

I AGREE TO COMPLY WITH THE REQUIREMENTS OF THE WATER EFFICIENT LANDSCAPE ORDINANCE AND SUBMIT A COMPLETE LANDSCAPE DOCUMENTATION PACKAGE.

DocuSigned by:
6F1E83527F88403...
PAUL LEWIS, LANDSCAPE ARCHITECT

1/29/2025
DATE

FIRST FLOOR LANDSCAPE PLAN 1
1/8" = 1'-0"

ISSUE DATES

Δ	DATE	DESCRIPTION

JOHN KALISKI ARCHITECTS
3780 WILSHIRE BOULEVARD SUITE 500
LOS ANGELES CA 90010
213 383 7980 | JKA-LA.COM
JOHN KALISKI, FAIA C17945

JKA

LANDSCAPE
COURTLAND STUDIO
ARCHITECTURE

COURTLAND STUDIO, LLC
13351-D Riverside Dr. #445
Sherman Oaks, CA 91423
P: 818-788-9382
F: 818-788-3217
Licensed Landscape Architect #3620

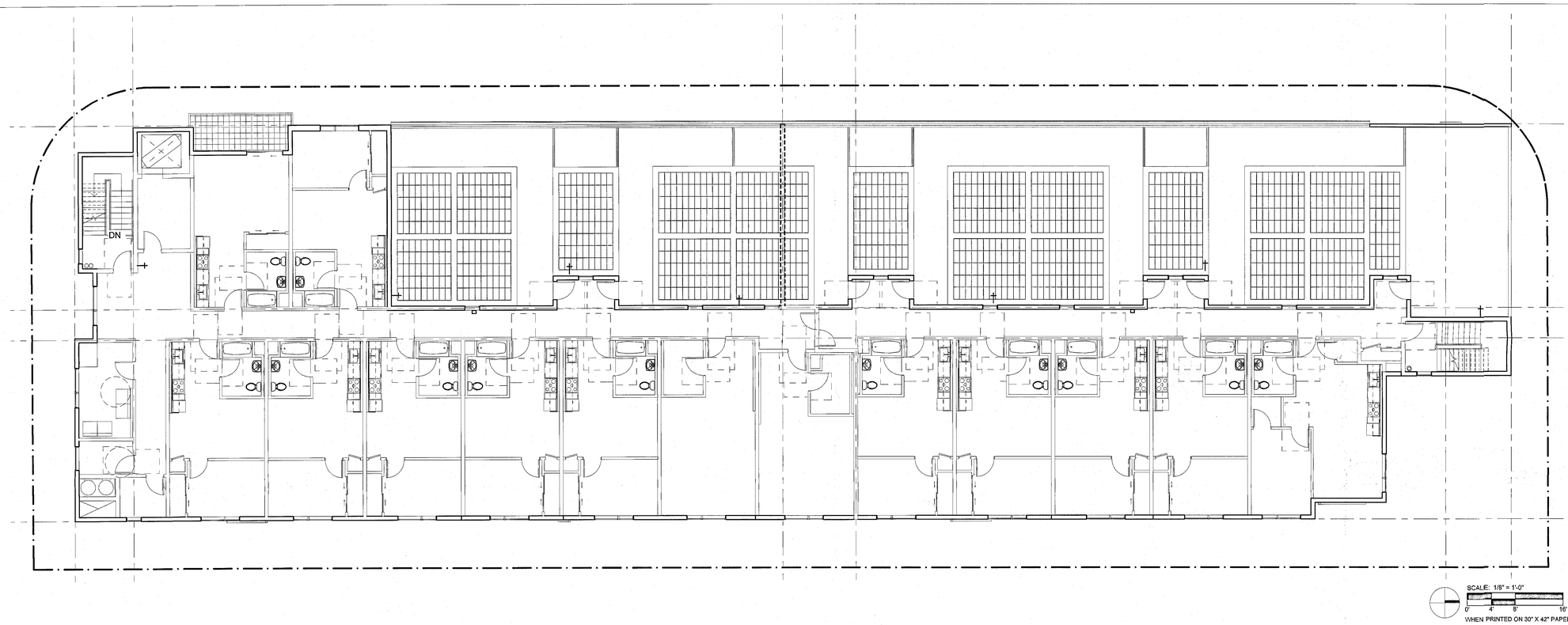
FIRST FLOOR LANDSCAPE PLAN

9922 S FIGUEROA

9922 S FIGUEROA
LOS ANGELES, CA 90003

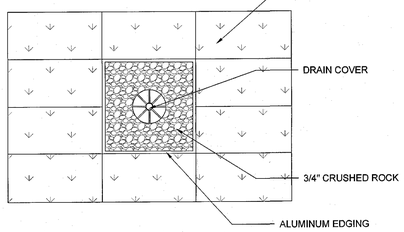
LICENSED LANDSCAPE ARCHITECT
Paul A. Lewis
No. 3620
DocuSigned by:
6F1E83527F88403...
date
Exp. 2-28-27
STATE OF CALIFORNIA
1/29/2025

Date: 01/22/2025
Scale: 1/8" = 1'-0"
Drawn: MT
Job Number: 1902
Sheet
L1.00

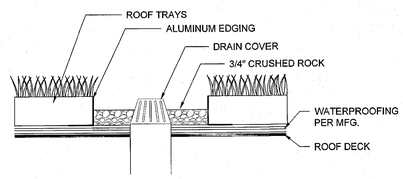


SCALE: 1/8" = 1'-0"
0' 4' 8' 16'
WHEN PRINTED ON 30" X 42" PAPER.

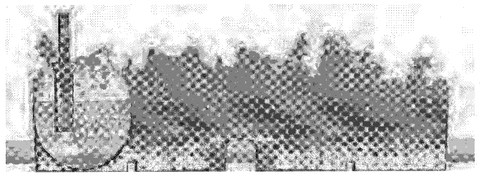
TOP VIEW



SIDE VIEW



DRAIN APPLICATION



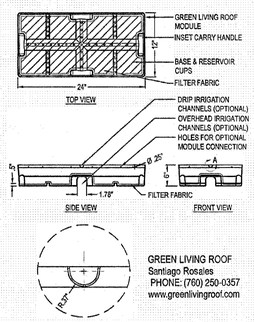
GREEN ROOF NOTE:

WITHIN 30 DAYS OF START OF FOUNDATION WORK, CONTRACTOR WILL PROVIDE A COPY OF PURCHASE ORDER TO GREEN LIVING ROOF FOR CONTRACT GROW OF ALL GREEN ROOF PLANTING MODULES.

NINE MONTHS PRIOR TO ANTICIPATED INSTALLATION, CONTRACTOR WILL PROVIDE A COPY OF PAYMENT RECEIPT FROM GREEN LIVING ROOF THAT DOCUMENTS MINIMUM 50% PAYMENT FOR ROOF MODULES.

Contract grown by Green Living Roof
760-250-0357
contact: Santiago Rosales
www.greenlivingroof.com

SPECIFICATIONS:
FULLY VEGETATED MODULE:
SATURATED WEIGHT: UP TO 23 LB/FT²
MODULE (CONTAINER):
MATERIAL: 100% RECYCLED PLASTIC
WEIGHT: 2.2 LBS
RESERVOIR: 0.33 GALLON CAPACITY
HANDLING: 4 BUILT-IN HANDLES FOR EASY TRANSPORT
GROWING MEDIA:
LIGHTWEIGHT BLEND OF ENGINEERED GROWTH MEDIA TAILORED TO MEET THE SPECIFIC REGIONAL REQUIREMENTS FOR OPTIMAL PLANT HEALTH.
OPTIONAL FILTER FABRIC:
TYPE: NONWOVEN GEOTEXTILE POLYPROPYLENE FABRIC
PERMITTIVITY: 2.2 SEC⁻¹
PERMEABILITY: 150 GPM/SQ.FT
APPARENT OPENING SIZE: U.S SIEVE 60
OPTIONAL INTERLOCKING FASTENERS:
TYPE: LOCKING PUSH PINS OR CABLE (ZIP) TIES
COMPOSITION: NYLON WITH UV ADDITIVE
VEGETATION:
SELECTION: PRE-PLANTED WITH A SPECIFIC FORMULA OF DROUGHT TOLERANT SPECIES (MOSTLY SEDUM) DESIGNED TO THRIVE IN VARYING ROOF MICROCLIMATES. SPECIES COMBINATION MAY CHANGE DEPENDING ON HARDINESS IN ZONE AND LOCAL CLIMATE CONDITIONS.



GREEN LIVING ROOF
Santiago Rosales
PHONE: (760) 250-0357
www.greenlivingroof.com

OUR MODULAR SYSTEM IS THE MODERN METHOD OF INSTALLING GREEN ROOFS. THIS PROPRIETARY SYSTEM BLENDS ALL OF THE ENVIRONMENTAL AND ECONOMIC BENEFITS OF GREEN ROOFS WITH A SIMPLISTIC METHOD OF INSTALLATION AND LITTLE MAINTENANCE. THE MODULES CAN BE EASILY INSTALLED, MOVED TO ADDRESS ROOF MAINTENANCE ISSUES AND RE-ARRANGED TO MAKE DIFFERENT DESIGN PATTERNS. THIS FEATURE ALLOWS THE BUILDING OWNER TO START WITH ANY NUMBER OF MODULES AND EASILY ADD MORE MODULES AT A LATER DATE. THESE MODULES HAVE BEEN ENGINEERED SO THE PLANT VEGETATION CAN THRIVE IN THE GREATLY VARYING MICRO-CLIMATES OF A ROOF STRUCTURE.

NOTES:
1. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.
2. DO NOT SCALE DRAWING.
3. THIS DRAWING IS INTENDED FOR USE BY ARCHITECTS, ENGINEERS, CONTRACTORS, CONSULTANTS AND DESIGN PROFESSIONALS FOR PLANNING PURPOSES ONLY. THIS DRAWING MAY NOT BE USED FOR CONSTRUCTION.
4. ALL INFORMATION CONTAINED HEREIN WAS CURRENT AT THE TIME OF DEVELOPMENT BUT MUST BE REVIEWED AND APPROVED BY THE PRODUCT MANUFACTURER TO BE CONSIDERED ACCURATE.
5. CONTRACTOR'S NOTE: FOR PRODUCT AND COMPANY INFORMATION CONTACT GREEN LIVING ROOF

1' X 2' TRAY APPLICATIONS
GREEN ROOF MODULE WITH OPTIONAL FILTER FABRIC, 1' X 2' TRAY

4864-040 REVISION DATE 01/05/2018

PROTECTED BY COPYRIGHT ©2015

City of Los Angeles, Department of Building & Safety
GREEN APPROVED PLANS Page: 5

By: Michael Martinez Date: 06/15/2025

Application No./Permit No.: 22010 - 10001 - 05421

- This set of plans and specifications has been reviewed and is approved for compliance with state and local laws and ordinances related to the Green Building Code.
- The stamping of this plan SHALL NOT be construed to be approval of a violation of any provisions of any Ordinances or Law.

PLANS APPROVED
City of Los Angeles
Department of City Planning

DATE: 01/27/2026 PAGE NO. 5 of 18
PCIS NO: 22010-10000-05421
CASE NO: DIR-2022-8041-DB-SPR-HCA
PLANNER: Daniel Coronado
NOTES:

GREEN ROOF

Symbol	Botanical Name / WUCOLS	Quantity	Size	Remarks
	Green Living Roof mix to include: Achillea filipendulina / L Asclepias californica / L Carex divulsa / L Chondropetalum tectorum / L Festuca glauca / L Juncus patens / L Sedum nussbaumerianum / L Sedum spectabile 'Autumn Joy' / L	2,200 sf	6" deep trays	contract grown by Green Living Roof 760-250-0357 contact: Santiago Rosales www.greenlivingroof.com Sheets L1.01 & L1.02

ISSUE DATES

Δ	DATE	DESCRIPTION

JOHN KALISKI ARCHITECTS
3780 WILSHIRE BOULEVARD SUITE 500
LOS ANGELES CA 90010
213.383.7980 | JKA-LA.COM
JOHN KALISKI, FAIA C17945

LANDSCAPE ARCHITECTURE
COURTLAND STUDIO, LLC
13351-D Riverside Dr. #445
Sherman Oaks, CA 91423
P: 818-788-9382
F: 818-788-3217
Licensed Landscape Architect #5020

FIFTH FLOOR
LANDSCAPE PLAN

9922 S FIGUEROA
9922 S FIGUEROA
LOS ANGELES, CA 90003

LICENSED LANDSCAPE ARCHITECT
Paul A. Lewis
No. 3920
REGISTERED
Exp. 3-26-27
STATE OF CALIFORNIA
1/29/2025

Date: 01/22/2025
Scale: 1/8" = 1'-0"
Drawn: MT
Job Number: 1902
Sheet:
L1.01