

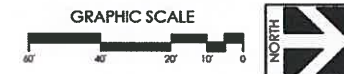
BUILDING AND UNIT MATRIX								
BUILDING TYPE	UNIT TYPE PER BLDG			# OF BLDG	TOTAL UNIT COUNT			TOTAL PER BLDG TYPE
	1 BED	2 BED	3 BED		1 BED	2 BED	3 BED	
A	4			5	20			20
B		6		2			12	12
C	2	4		2	4	8		12
D	2	4	2	2	4	8	4	16
E				1				
<b>TOTALS</b>					<b>12</b>	<b>28</b>	<b>16</b>	<b>60</b>

BUILDING AREAS									
BUILDING A (APARTMENT)				TOTAL SF	BUILDING B (APARTMENT)				TOTAL SF
1st FL	2nd FL	SUBTOTAL	#	11,800	1st FL	2nd FL	SUBTOTAL	#	12,900
2,360		2,360	5			3,225	3,225	6,450	
BUILDING C (APARTMENT)				TOTAL SF	BUILDING D (APARTMENT)				TOTAL SF
2,438	2,438	4,876	2	9,752	3,513	3,513	7,026	2	14,052
COMMUNITY BLDG (WITH LAUNDRY & MAINTENANCE)				TOTAL SF					
2,249		2,249	1	2,249					
				<b>TOTAL ESTIMATED BLDG AREA</b>	<b>50,753</b>				

PARKING MATRIX				
UNIT TYPE	RATIO CARS PER UNIT	TOTAL UNITS	CARS PER UNIT	SUBTOTAL
1 BED	1	28	28	
2 BED	1	16	16	
3 BED	1	16	16	
				STALLS UNDER CARPORT: 27
				HANDICAP STALLS: 5
				COMPACT STALLS: 13
				PER SB35: 60
				COMM BLDG 1 / 200 SF: 1,291 SF
				FOR GUESTS: 6
				<b>TOTAL PROVIDED ON SITE: 72</b>

UNIT AREAS		
UNIT TYPE	SQ FT	UNIT TOTALS
1 BED	560 / 593 / 620	28
2 BED	872 / 973	16
3 BED	1,075	16
<b>TOTAL</b>		<b>60</b>

- LEGEND**
- 1 BEDRM (1 STORY)
  - 1 BEDRM (2 STORY)
  - 2 BEDRM (2 STORY)
  - 3 BEDRM (2 STORY)
  - FRONT ENTRY PORCH / BALCONY
  - COMMUNITY BUILDING W/ LAUNDRY & MAINTENANCE
  - CARPORTS
  - STREETS
  - DRWY / PKNG
  - ENTRY MONUMENT
  - PILASTERS & BOLLARDS @ MAIN STREET ENTRY
  - TRASH ENCLOSURE
  - PARKING COUNT
  - PROPERTY LINE



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**THE MONARCH**  
*Apartment Homes*  
 CHOC (Community Housing Opportunities Corporation)  
 SAN RAFAEL RD / N. INDIAN CANYON DR, PALM SPRINGS, CA

**SITE PLAN**

INTERACTIVE DESIGN CORPORATION  
 199 SOUTH CIVIC DRIVE, SUITE 10, PALM SPRINGS, CA 92262  
 T: 760.323.4990 E: MAIL@INTERACTIVEDESIGNCORP.COM

1812  
 DECEMBER 4, 2018  
 SCALE: 1" = 20'-0"



VIEW 5



VIEW 3



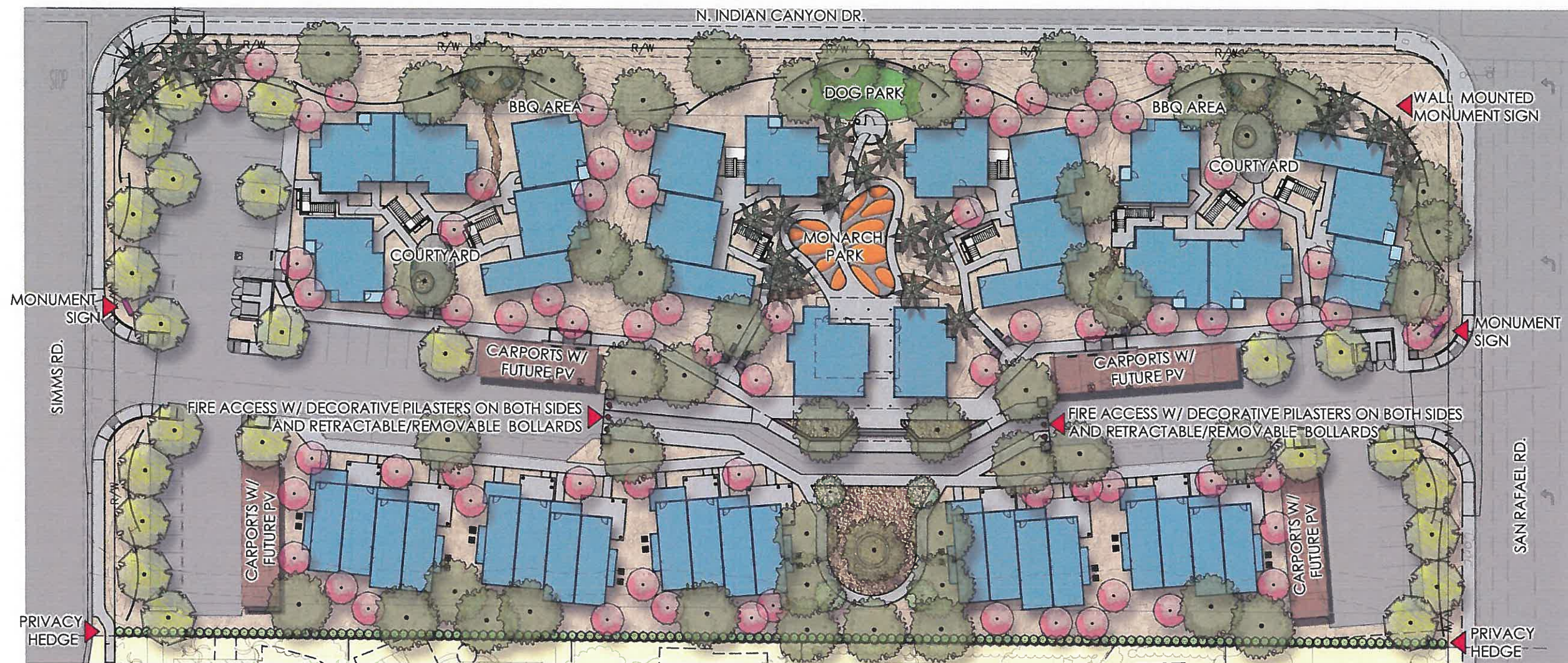
VIEW 4







VIEW 2



VIEW 1



COMPREHENSIVE CONCEPT PLANT SCHEDULE

 <p><b>PARKING LOT TREES</b>          ACACIA STENOPHYLLA / SHOESTRING ACACIA          DALBERGIA SISSEO / ROSEWOOD          PISTACHIA CHINENSIS / CHINESE PISTACHE          TIPUANIA TIPI / TIPI TREE</p>	<p>24</p>	 <p><b>MEDIUM TO SMALLER FLOWERING TREES</b>          ALGONIA VIRGATA          CAESALPINIA CACALACO "SMOOTHE" / CASCALOTE          CHILOPSIS LINEARIS / DESERT WILLOW          CITRUS / CITRUS          GORDONIA BOSSCHERI / TEXAS OLIVE          EUCALYPTUS LATENS "MOON LAGOON" / FINE LEAFED MALLEE          LAGERSTROEMIA INDICA / GRAPE MYRTLE          OLIA EUROPAEA "SHAWHILL PRUITLESS" / EUROPEAN OLIVE          PRUNUS CERASIFERA / FLOWERING PLUM</p>	<p>73</p>
 <p><b>LARGE SHADE TREES</b>          ACACIA PARVESERRA "SWEET SIERRA" / SWEET ACACIA          ACACIA SALICINA / WILLOW ACACIA          ACACIA STENOPHYLLA / SHOESTRING ACACIA          CERCIIDIA HYBRID "DESERT MUSEUM" / THORNLESS PALO VERDE          DALBERGIA SISSEO / ROSEWOOD          EBONIOSIS EBANO / TEXAS EBONY          PARANISCHIA FLORIDUM / BLUE PALO VERDE          PISTACHIA CHINENSIS / CHINESE PISTACHE          TIPUANIA TIPI / TIPI TREE</p>	<p>51</p>	 <p><b>PALMS</b>          BEAUZARNEA RECURVATA / PONY TAIL PALM          CHAMAEPSIS HUMILIS / MEDITERRANEAN FAN PALM          WASHINGTONIA RUPEA / CALIFORNIA FAN PALM          WASHINGTONIA ROBUSTA / MEXICAN FAN PALM</p>	<p>26</p>



REFERENCE IMAGE  
CMU STACKED BOND WALL



REFERENCE IMAGE  
TUBULAR STEEL FENCE



SCALE: 1" = 20'-0"  
GRAPHIC SCALE



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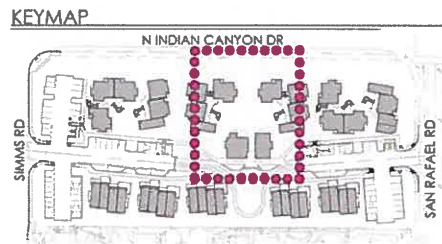
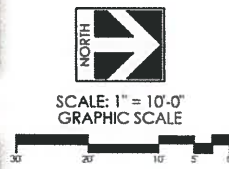
## OVERALL ILLUSTRATIVE LANDSCAPE PLAN



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- FENCED DOG PARK WITH BENCH SEATING
- CMU SCREEN WALL/FENCE WITH ALTERNATING HEIGHTS FROM 4' - 6"
- TRAP GATE ENTRANCE
- INTERACTIVE SPLASH PLAY AREA WITH AQUAFLEX FALLSAFE SURFACE
- TOT LOT AREA WITH AQUAFLEX FALLSAFE SURFACE
- STABILIZED DECOMPOSED GRANITE TRAIL
- ENTRY NODE WITH BENCH SEATING AND PLINTH/POT STRUCTURES.



**CONCEPT PLANT SCHEDULE**

- LARGE SHADE TREES**
  - ACACIA FARNESIANA "SWEET SIERRA" / SWEET ACACIA
  - ACACIA SALICINA / WILLOW ACACIA
  - ACACIA STENOPHYLLA / SHOESTRING ACACIA
  - CERCIDILUM HYBRID "DESERT MUSEUM" / THORNLESS PALM VERDE
  - DALBERGIA SISSOO / ROSEWOOD
  - EBENOPSIS EBANO / TEXAS EBONY
  - PARKINSONIA FLORIDUM / BLUE PALM VERDE
  - PISTACIA CHINENSIS / CHINESE PISTACHE
  - TIPLAUA TIPU / TIPU TREE
- MEDIUM TO SMALLER FLOWERING TREES**
  - ALOYSIA VIRGATA
  - CAESALPINIA CACALACO "SMOOTHE" / CASCALOTE
  - CHILOPSIS LINEARIS / DESERT WILLOW
  - CITRUS / CITRUS
  - CORDIA BOISSIERI / TEXAS OLIVE
  - EUCALYPTUS LATENS "MOON LAGOON" / FINE-LEAFED MALLEE
  - LAGERSTROEMIA INDICA / CRAPE MYRTLE
  - OLEA EUROPAEA "SWANHILL FRUITLESS" / EUROPEAN OLIVE
  - PRUNUS CERASIFERA / FLOWERING PLUM
- PALMS**
  - BEAUCAERNEA RECURVATA / PONY TAIL PALM
  - CHAMAEROPS HUMILIS / MEDITERRANEAN FAN PALM
  - WASHINGTONIA FILIFERA / CALIFORNIA FAN PALM
  - WASHINGTONIA ROBUSTA / MEXICAN FAN PALM
- LARGE SHRUBS**
  - BUXUS M. JAPONICA "GREEN BEAUTY" / GREEN BEAUTY BOXWOOD
  - CAESALPINIA PULCHERRIMA / RED BIRD OF PARADISE
  - CAESALPINIA MEXICANA / MEXICAN BIRD OF PARADISE
  - LEUCOPHYLLUM LAEVIGATUM / CHIHUAHUA SAGE
  - LEUCOPHYLLUM LANGMANIAE "RIO BRAVO" / BAROMETERBUSH
  - LEUCOPHYLLUM ZYGOPTERUM "CIMARRON" TM / GIMMERON
  - TECOMA STANS / YELLOW BELLS
- MEDIUM SHRUBS**
  - BOUGAINVILLEA X "LA JOLLA" / BOUGAINVILLEA
  - CALLIANDRA CALIFORNICA / RED BAJA FAIRY DUSTER
  - CARESSA MACROCARPA "BOXWOOD BEAUTY" / BEAUTY NATAL PLUM
  - CASSIA ARTEMISIOIDES / FEATHERY CASSIA
  - LEUCOPHYLLUM LANGMANIAE "LYNN'S LEGACY" / BAROMETERBUSH
  - MYRTUS COMMUNIS "COMPACTA" / DWARF MYRTLE
  - NANDINA DOMESTICA "COMPACTA" / DWARF HEAVENLY BAMBOO
  - ROSMARINUS OFFICINALIS "TUSCAN BLUE" / TUSCAN BLUE ROSEMARY
  - RUSSELLIA Equisetiformis / CORAL FOUNTAIN
- SMALL SHRUBS - GROUNDCOVERS**
  - BOUGAINVILLEA X "OOH-LA-LA" / BOUGAINVILLEA
  - DALEA CAPITATA "SIERRA GOLD" TM / SIERRA GOLD DALEA
  - EREMOPHILA GLABRA "MINGENOW GOLD" / EMU BUSH
  - LANTANA MONTEVIDENSIS "NEW GOLD" / TRAILING LANTANA
  - LANTANA MONTEVIDENSIS "PURPLE" / TRAILING LANTANA
  - TRACHELOSPERMUM JASMINOIDES / CHINESE STAR JASMINE
- ACCENTS**
  - DASYLIRION LONGISSIMUM / TOOTHLESS DESERT SPOON
  - DASYLIRION WHEELERI / GREY DESERT SPOON
  - FURCRAEA MACDOUGALLII / FALSE AGAVE
  - HESPERALOE FUNIFERA / NEW MEXICO FALSE YUCCA
  - HESPERALOE PARVIFLORA / RED YUCCA
  - HESPERALOE PARVIFLORA "BRAKELIGHTS" TM / BRAKELIGHTS RED YUCCA
  - HESPERALOE PARVIFLORA "YELLOW" / YELLOW YUCCA
- GRASSES**
  - MUHLENBERGIA L. "AUTUMN GLOW" / AUTUMN GLOW MUHLY
  - MUHLENBERGIA LINDHEIMERI "REGAL MIST" / RED DEVILS SHOESTRING
  - MUHLENBERGIA RIGENS / DEER GRASS
- BUTTERFLY GARDEN**
  - ASCLEPIAS SUBULATA / DESERT MILKWEED
  - ASCLEPIAS TUBEROSA / BUTTERFLY MILKWEED
  - BUDDLEIA MARRUBIIFOLIA / WOOLLY BUTTERFLY BUSH
  - KORA COCCINEA "MAUI" / MAUI UDORA
- VINES**
  - BOUGAINVILLEA X "BARBARA KARST" / BARBARA KARST BOUGAINVILLEA
  - CALLIANDRA INAEQUILATERA / PINK POWDER PUFF
  - TECOMARIA CAPENSIS / CAPE HONEYSUCKLE
- SCREENING HEDGE**
  - DODONAEA VISCOSEA / HOPSEED BUSH
  - ELAEAGARBUS DECIPiens / JAPANESE BLUEBERRY TREE
  - FICUS HITIDA / WEEPING FIG

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MONARCH PARK  
 ENLARGEMENT



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