

City of Chula Vista

Landscape & Irrigation Inspection Card for Publicly Owned Projects

(to be filled out by City Landscape Inspector: _____ Phone: _____)

Project Name: _____
Controller: _____

Date: _____
Project Acct #: _____ **CV Drawing #:** _____

Pre-Construction Meeting:

- Approved signed project plans
- Protection / modification of existing adjacent systems
- Tax report, agreements, IOD (*Irrevocable Offers of Dedication.*), CFD/OSD/LMD, easements, titles & deeds, etc.
- Copy of Submittals (product cut-sheets, plant photos, etc.)
- Construction schedule
- Voltage drop calculations (120v, 24v & 2-wire)
- All wire requires mega ohm testing
- Turn-over information
- 18-month pre-notice (CFD projects)

Landscape Construction:

- Survey / staking
- Sleeving – SCH 40 PVC (RW Purple)
- Layout forming
- Site grading
- Compaction
- Reinforcement
- Site Furnishings
- Finishes (Concrete)

Irrigation System:

• **Mainline Inspections:**

- Trench depth
- If 1.5" or less = SCH40 PVC (RW Purple)
- If 2" or larger = CL315 PVC (RW Purple)
- All mainline fittings (PVC Schedule 80)
- RCV conduit (SCH40 PVC Gray) / wiring/ pull boxes
- Master valve conduit (SCH40 PVC Gray) /wiring/ pull boxes
- Flow sensor/shielded cable/conduit/pull boxes
- Pressure test / semi-backfill
- Backfill inspection
- Ball valves at proper intervals / installation
- Valve manifold assembly / Valve boxes to grade
- Anti-water hammer air relief valves
- Continuity test, mega ohm test
- Controller / POC installation
- Communication cable
- Phone service (includes cell phone activation)

• **Laterals:**

- All pipe SCH40 PVC (RW Purple)
- PSI test (to designed pressure)
- Swing joint assembly SCH40 PVC
- Head placement, all types
- Drip flush valves, indicators, RW purple

• **Coverage / Operations Test (LA, City Land. Inspect., OWD, DEH):**

- Flush system
- Nozzle size / head count
- Master valve, flow sensor, rain sensor, remote control valves
- Valve sequence, operation, remote control, head to head coverage
- Sleeves markings, Valve ID tags, Valve lid branding
- Permanent water meter & electric meter
- Water audit performed
- PSI at nozzles per valve–worst-case scenario
- Anti-drain devices (required on all sprinklers), add. if required
- Pressure test at POC and mainline leak test

Landscape:

- Soil test Soil test plot Soil retest plot
- Tree pit percolation test
- Soil preparation
- Site plant inspection (all plant material)
- Planting layout
- Tree planting depth
- Tree spacing & location
- Tree staking Nursery stakes removal
- Root barrier
- Monitoring wells
- Mulch

Maintenance 1 year from final written acceptance of installation:

- Completed punch list (prior to maintenance start date)
- 3 months _____ 6 months _____
- 9 months _____ Final _____

*** Turn-over Information:**

• **Record Drawings / Documents / Tools / Certifications / Warranties:**

- County environmental health certification
- Water purveyor certification, and backflow certification
- 5522 Form signed by Landscape Architect of record & Applicant
- Copy of all other inspection signoffs
- Copy of all bonds and bond estimates
- Letter from HOA, property manager, owner (L&I built per plan)
- Provide tax report, agreements, easements, titles & deeds
- 12x18 binder w/ a complete half-size set of as-built plans
- Half-size, (2) two laminated set of color controller charts w/ legends and details (if Recycled Water – min. of (4) four sets)
- Full size As-Built, mylars, complete set of L&I w/ electrical plan
- Open Space Turnover Map w/ # acres per codes 1-5, tree counts (parkways: ; medians: ; slopes:), lights, fencing, walls, trails, gates, bollards, all utilities, enhanced surfaces, monuments, etc. (see sample OS turn-over map)
- Street tree exhibit (note location (ST, SLT), type (pine, palm), species and maintenance responsibility (OS, HOA, Owner, UF))
- Copy of Water Audit Report per Chula Vista LWCO CVMC 20.12
- Copy of Soil Tests
- Warranties on irrigation system, plant material, etc.
- Controller cell phone data plan (5-year pre-paid from turnover date to City) w/ functional communication to controller
- Controller (5-year warranty from turnover date to City)
- Irrigation remote control transmitters (qty:) & receivers (qty:)
- Certifications – irrigation controllers
- Two keys each (labeled): QC, controller, bldg, gates, bollards, pedestals, kiosks, etc.
- Play equipment manufacturer and installer certification
- 3rd Party play equipment audit
- Digital copies of all of the above (on flash drive- PDF & Tiff)

• **Finals & Utility Transfer:**

- Completed POC/water meter/controller
- Completed electric meter to irrigation system / as-builts
- Completed electric meter/PED light system / as-builts
- Transferred all utilities (SDGE, OWD, SWA, aprop. City Staff)

• **Bond Release / Acceptance / Turnover:**

- City LI approval on 5522 Form & L&I Inspection Card

Approved by: _____

Date: _____

*All Turn-over Information should be submitted within one package prior to the approval of the Project Landscape & Irrigation Inspection Card.
- Boxes unchecked are items outstanding and must be completed prior to the City of Chula Vista Landscape Maintenance acceptance. If the items are incomplete after the 1-yr establishment period, turnover will be extended until the first of the next month and so on, until they have been completed. If a box(es) do not apply, write nonapplicable (N/A).
- Minimum accepted by City of Chula Vista: Landscape & Irrigation – one complete permanent irrigation controller/water meter/POC/Electrical Pedestal/Electrical meter to irrigation controller. (City systems shall be separate from private).
- Minimum accepted by City of Chula Vista: Lighting is – one complete permanent electrical pedestal/pedestrian lighting system/Electric meter to Pedestrian lighting system. (City systems shall be separate from private)

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Notes:

1. The following items are outstanding and must be completed prior to the City of Chula Vista Landscape Maintenance acceptance. If the following items are incomplete then turnover will be extended until the first of the next month and so on, until they have been completed.
2. It is the responsibility of the contractor to request inspections. Failure to call the Senior Landscape Inspector, or Designee, may result in rejection of an installed item. The inspector's phone number is located at the bottom of this card.

Controller:

Sta.	Date	Description	Sta.	Date	Description
1			27		
2			28		
3			29		
4			30		
5			31		
6			32		
7			33		
8			34		
9			35		
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25			51		
26			52		