



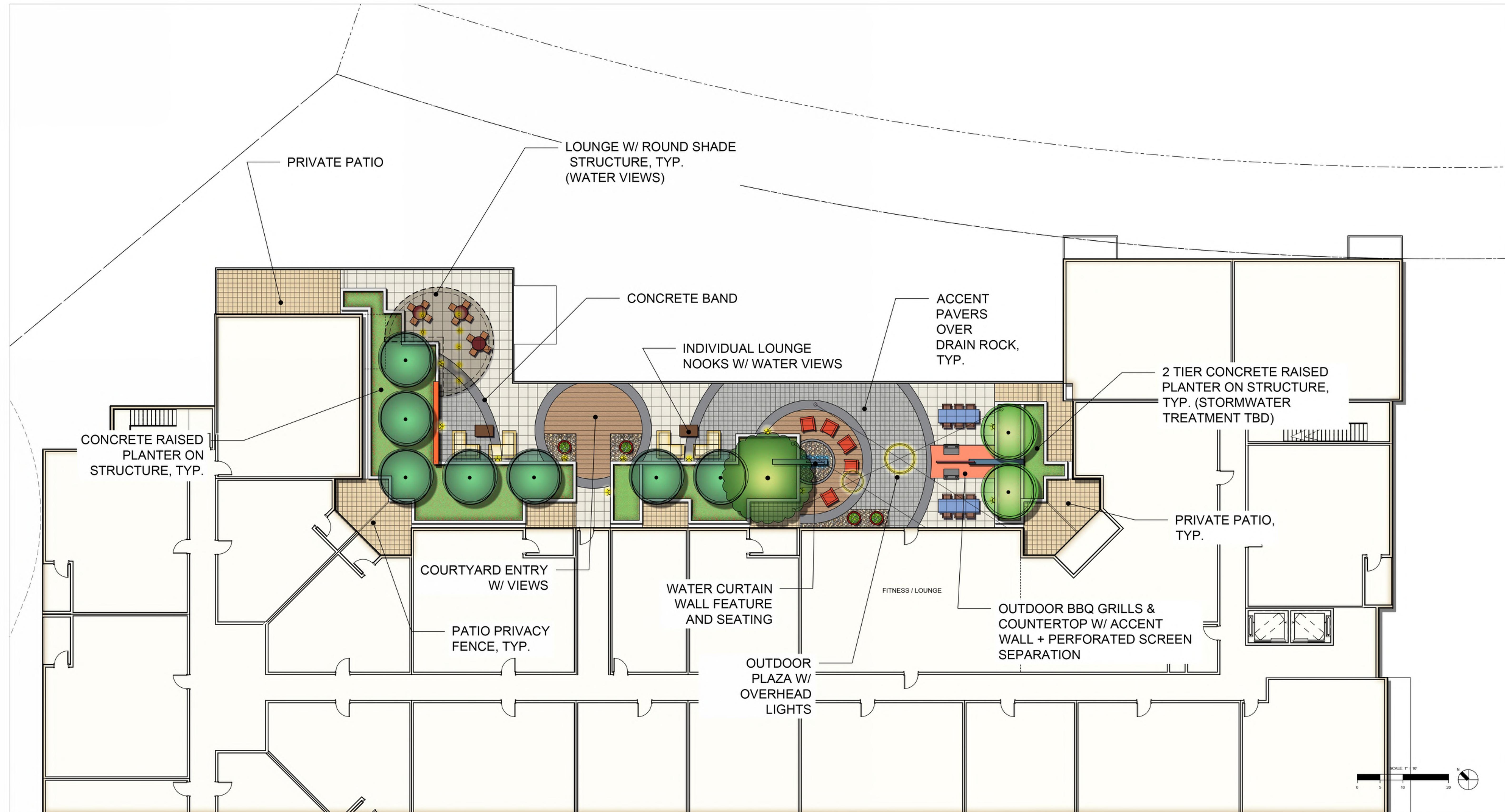


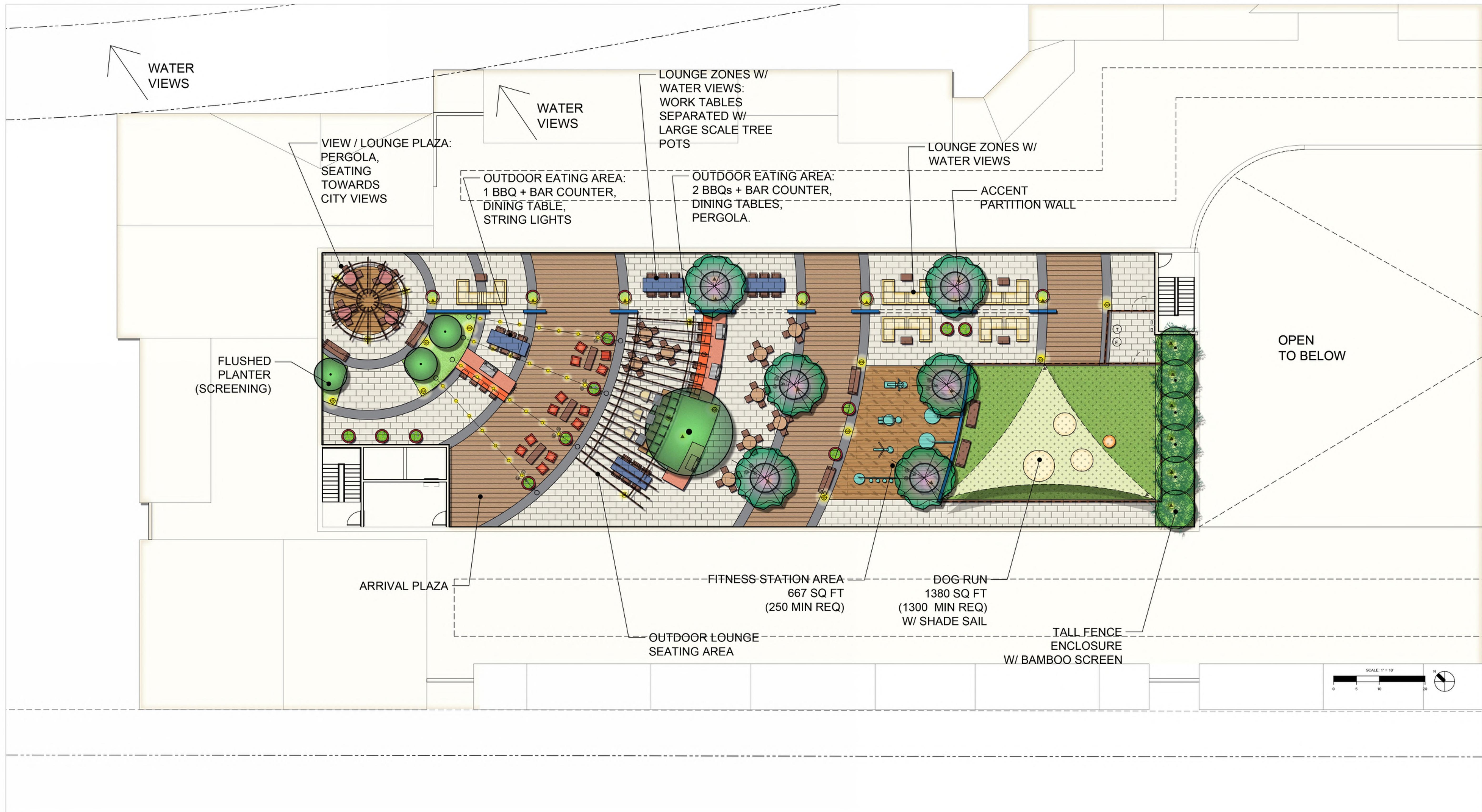
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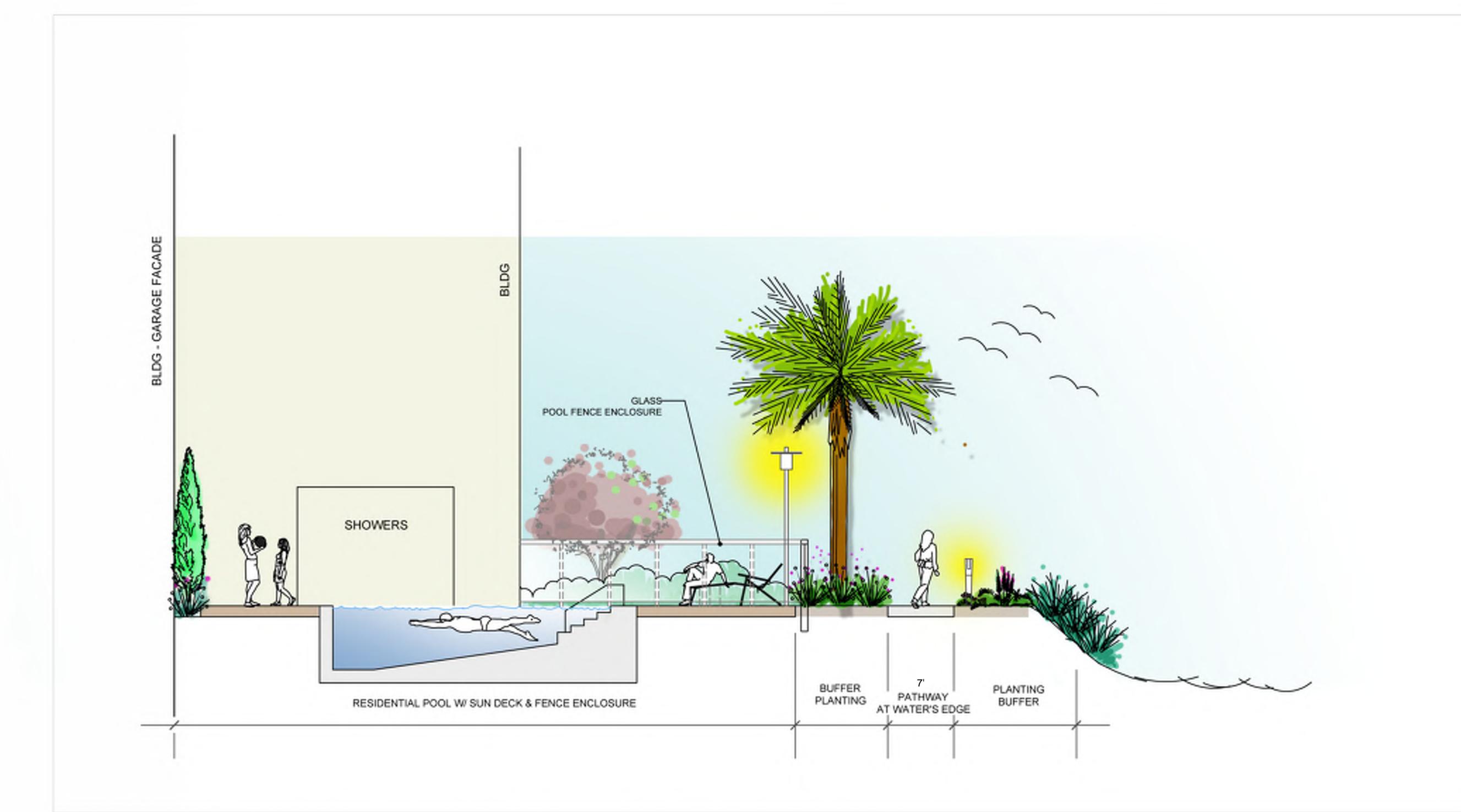
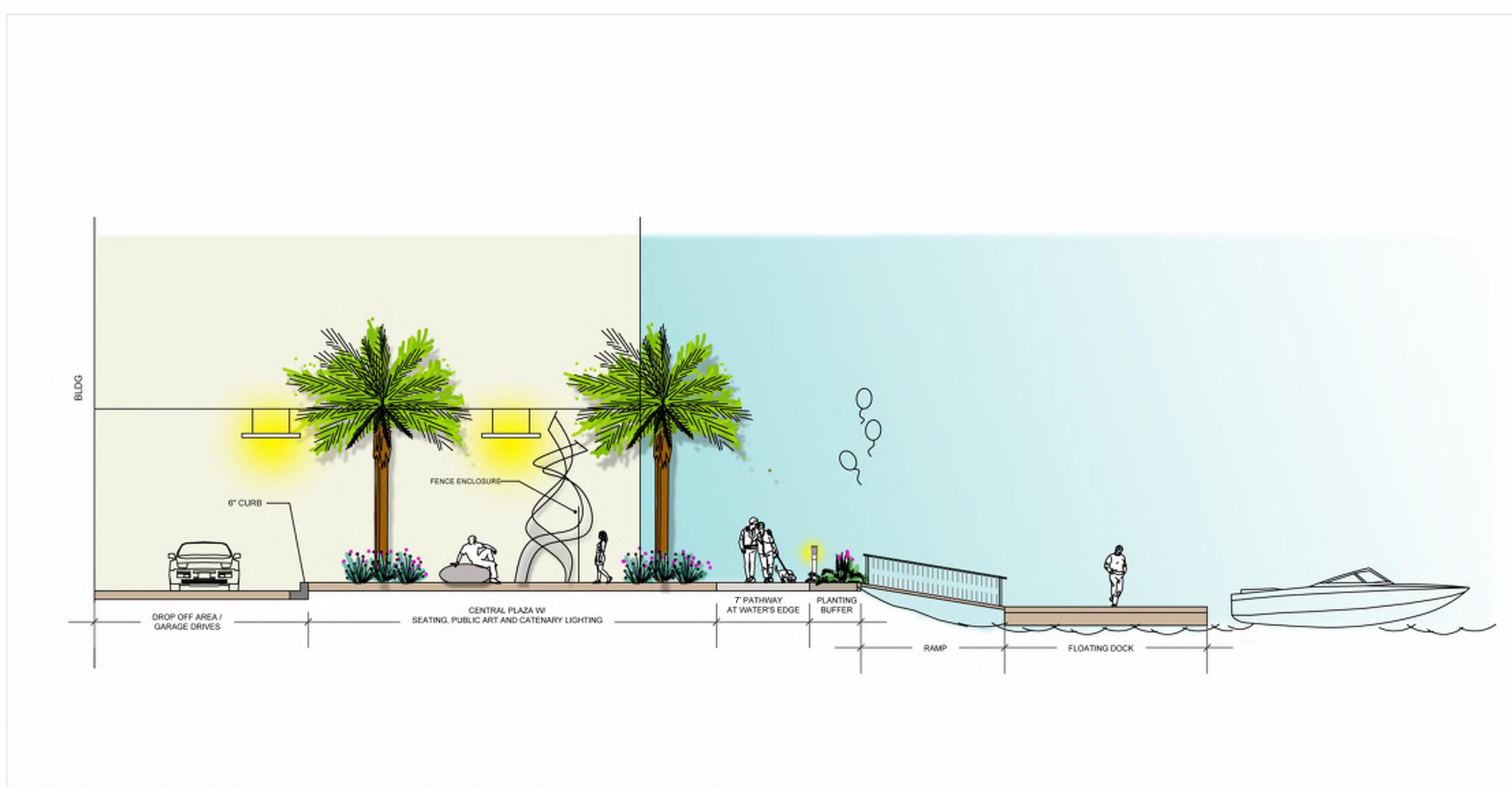
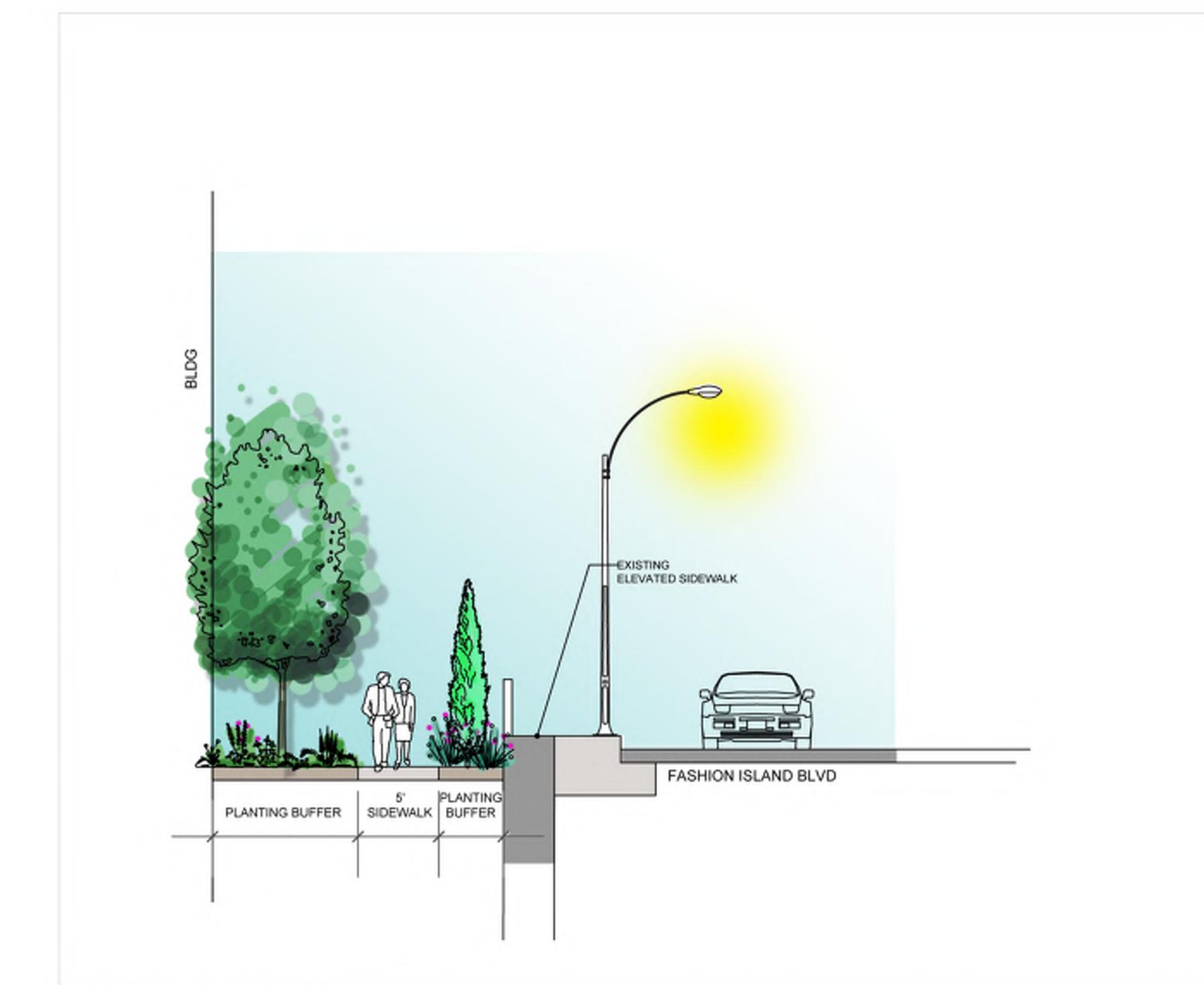
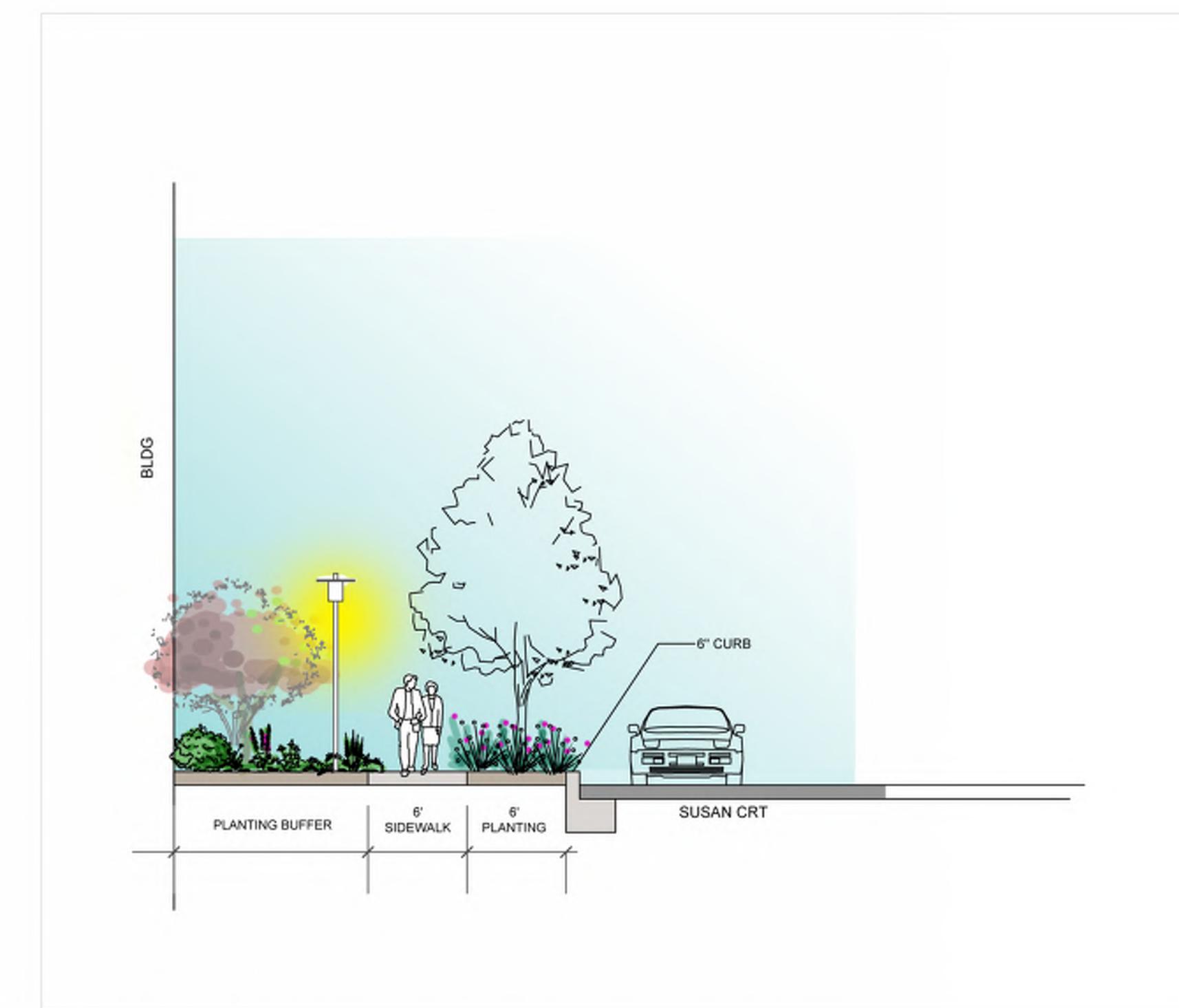
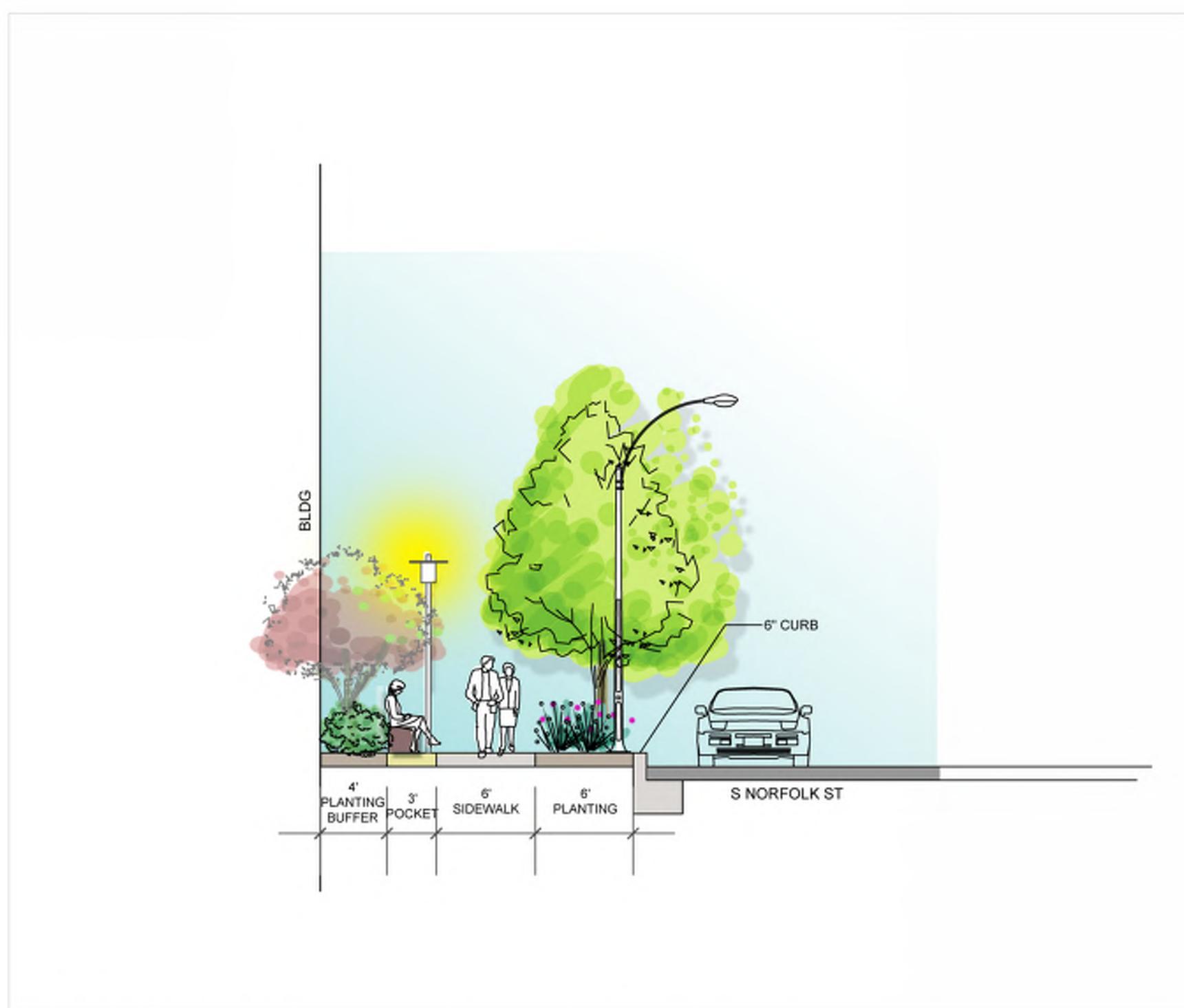
1. NEW LIBRARY WALK - ENHANCED PLANTING
2. CAFE PLAZA - EATING, GATED ACCESS FROM WATER AND PUBLIC ACCESS FROM SUSAN COURT
3. NEIGHBORHOOD PLAZA - PATHWAY CONNECTIONS, SEAT WALL, PUBLIC ART
4. EXISTING DOCK TO BE REMOVED FROM THIS LOCATION
5. WATER VIEW PLAZA - RELOCATED DOCK, PEDESTRIAN PLAZA W/ ACCENT SEAT ELEMENTS AND PUBLIC ART, PATHWAY CONNECTIONS
6. ARRIVAL PLAZA - DROP-OFF AREA W/ PALM TREES PROMENADE & ACCENT SEAT ELEMENTS, ACCENT VEH.+PEDESTRIAN PAVING; GATED ACCESS FROM WATER AND PUBLIC ACCESS FROM ARRIVAL PLAZA
7. WATERFRONT PROMENADE - 7' WIDE PUBLIC ACCESS PATHWAY W/ BENCHES AND BOLLARD LIGHTS
8. SLOPED WATER EDGE - NEW PLANTING (BULKHEAD EDGE NOTED IN DASHED LINE)
9. BLDG PLAZA - BIKE / WATERSPORTS EQUIPMENT ROOM ACCESS; BLDG LOUNGE AREA ACCESS
10. COMMUNITY POOL - SUN DECK, GREEN WALL AT BLDG PARKING, LOUNGE + OUTDOOR KITCHEN AREA, GATED ACCESS (GLASS POOL FENCE)
11. REST PLAZAS - SEAT WALLS, ACCENT SEAT ELEMENT & PEDESTRIAN PAVING

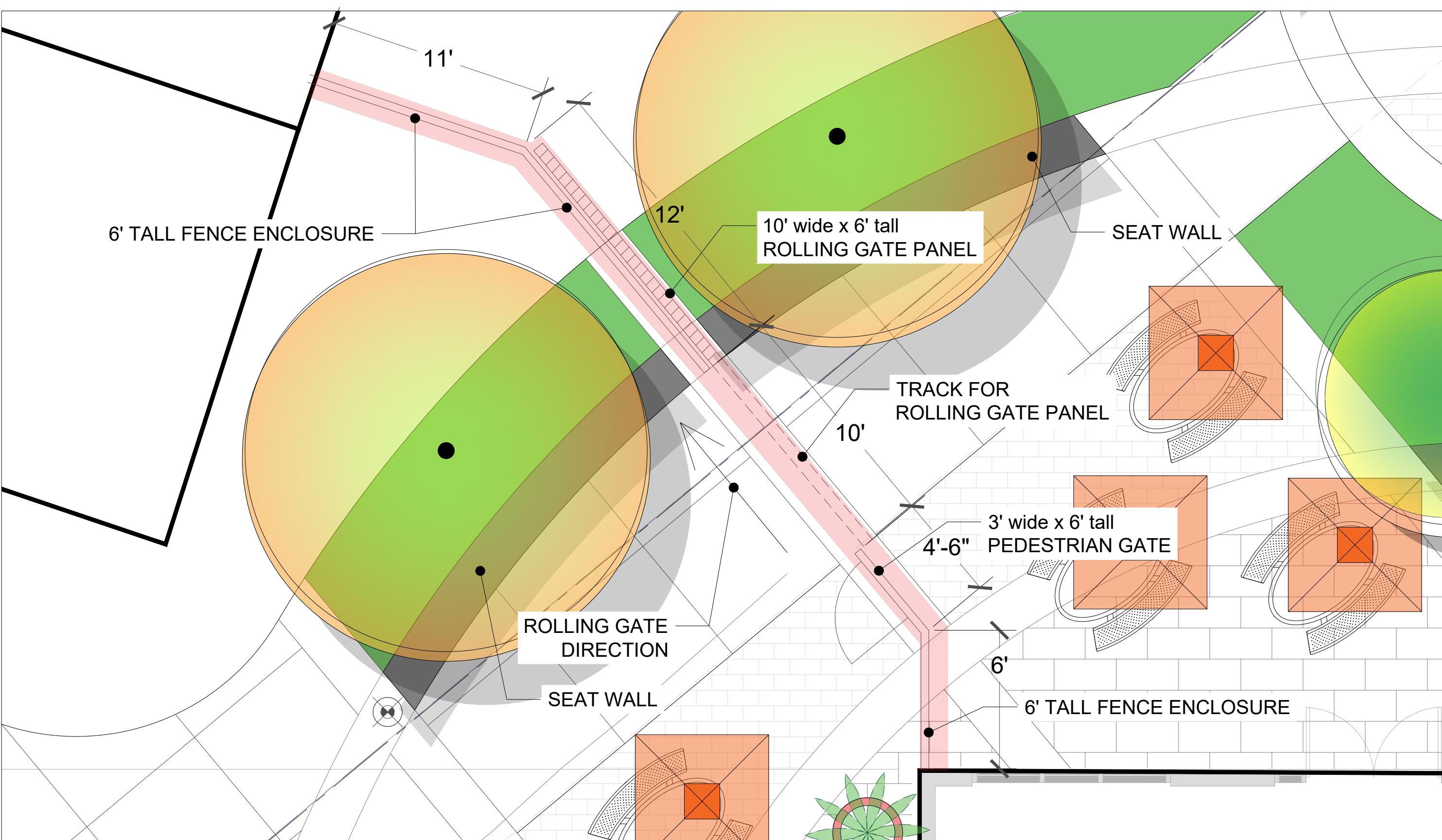
12. PICNIC PLAZA - PICNIC TABLES UNDER PALM TREES PROMENADE, BBQs, DG PAVING W/ ACCENT BANDS
13. EXISTING RAMPS AND RETAINING WALLS TO WATER EDGE (TO REMAIN)
14. RESIDENTIAL PATHWAY CONNECTION - PEDESTRIAN GATE ACCESS
15. FENCE ENCLOSURES FOR UTILITIES - ACCENT METAL PANELS, PROJECT SIGNAGE
16. CITY SIDEWALK A-9 STANDARD - 6' WIDE PLANTING STRIP W/ STREET TREES, 6' WIDE CONCRETE SIDEWALK; BREAK AREAS W/ BENCHES, PEDESTRIAN SCALE POLE LIGHTS & RECEPTACLES IN DG, ACCENT PLANTING
17. DRIVE IN W/ PARKING AND LOBBY PLAZA - TREE PROMENADE, ACCENT PEDESTRIAN AND VEH. PAVING,
18. SHORT TERM BICYCLE PARKING
19. PLANTING SCREENING FROM STREET (@ PARKING STALLS) - Georgia Petite Indian Hawthorn SHRUB PLANTING TO MAX 3' TALL
20. WELCOME ARCHWAY, S.A.D.
21. 45' SIGHT TRIANGLE
22. GUARDRAILS
23. WATERFRONT ACCESS SIGNAGE PILLAR, S.A.D.





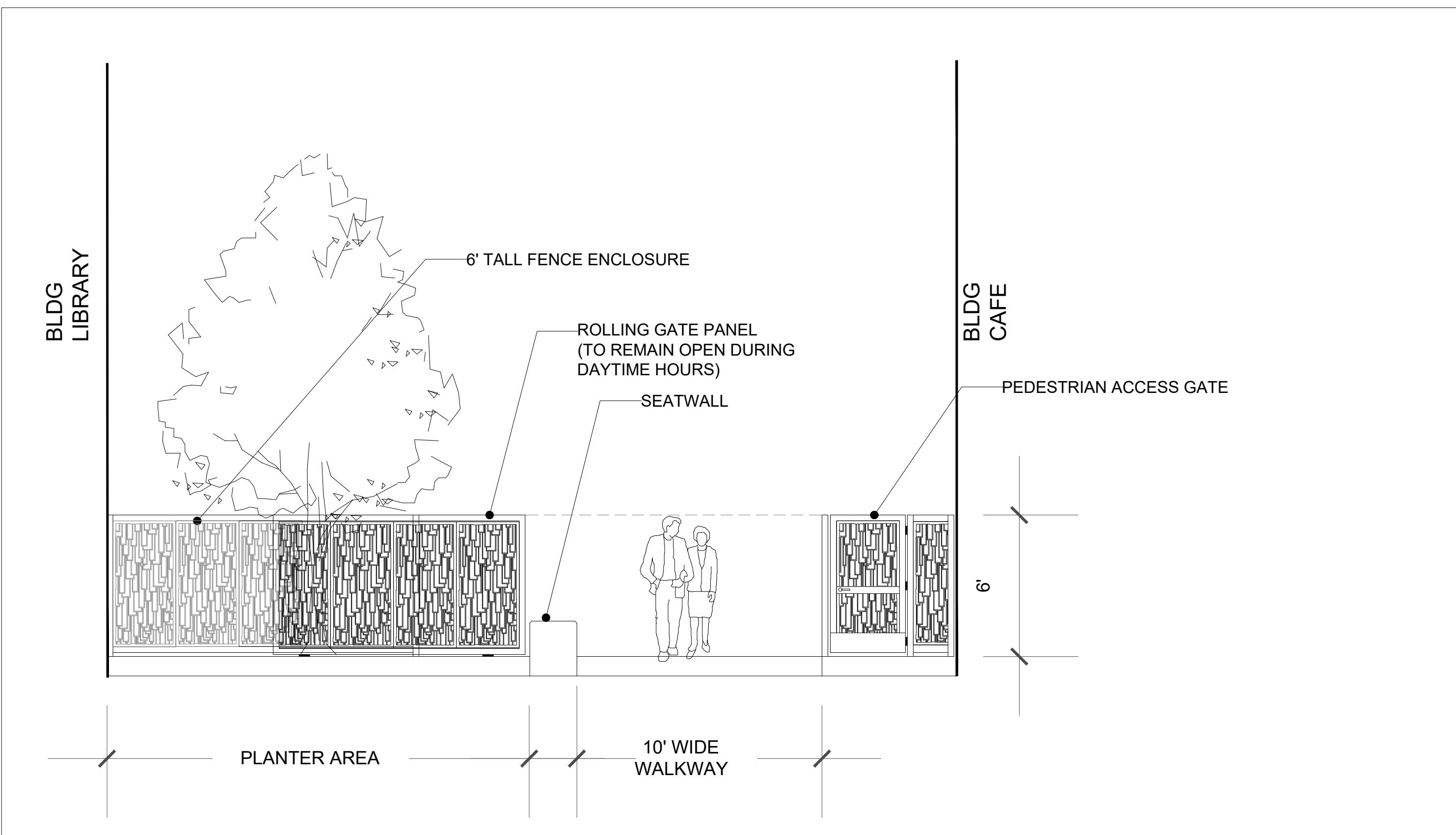






**PLAN ENLARGEMENT 1:** CAFE GATE SYSTEM

SCALE: 1/4" = 1"



**FENCE + GATE #1:** CAFE GATE SYSTEM

SCALE: 1/4" = 1"

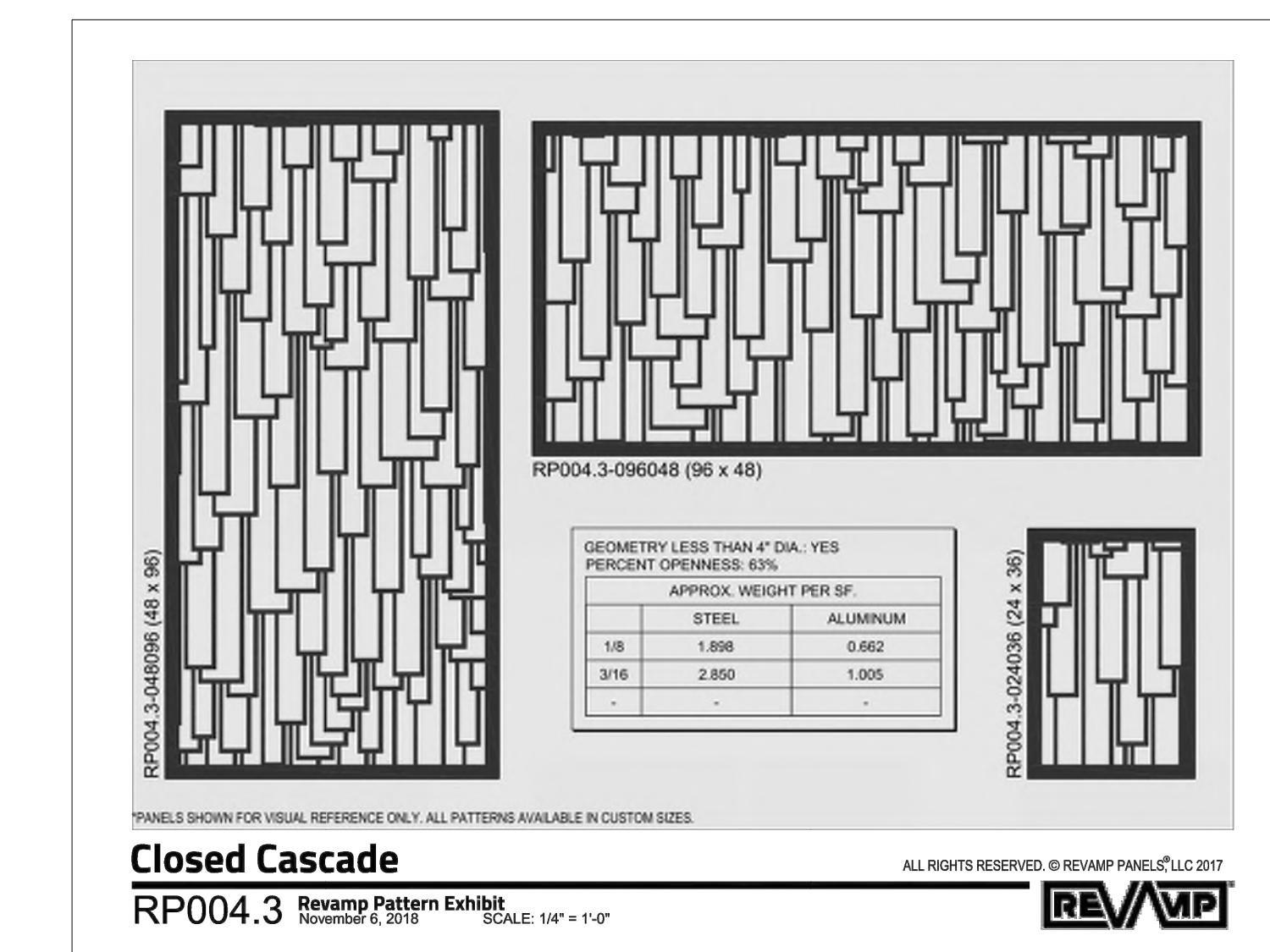
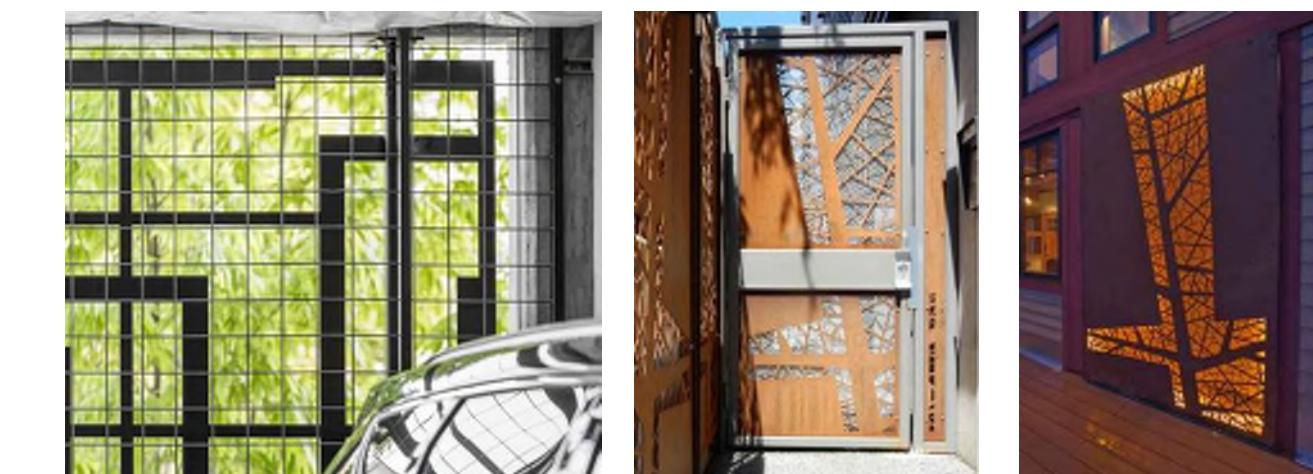


LASER CUT METAL PANELS FENCE (CLOSED CASCADE PATTERN)  
BY REVAMP

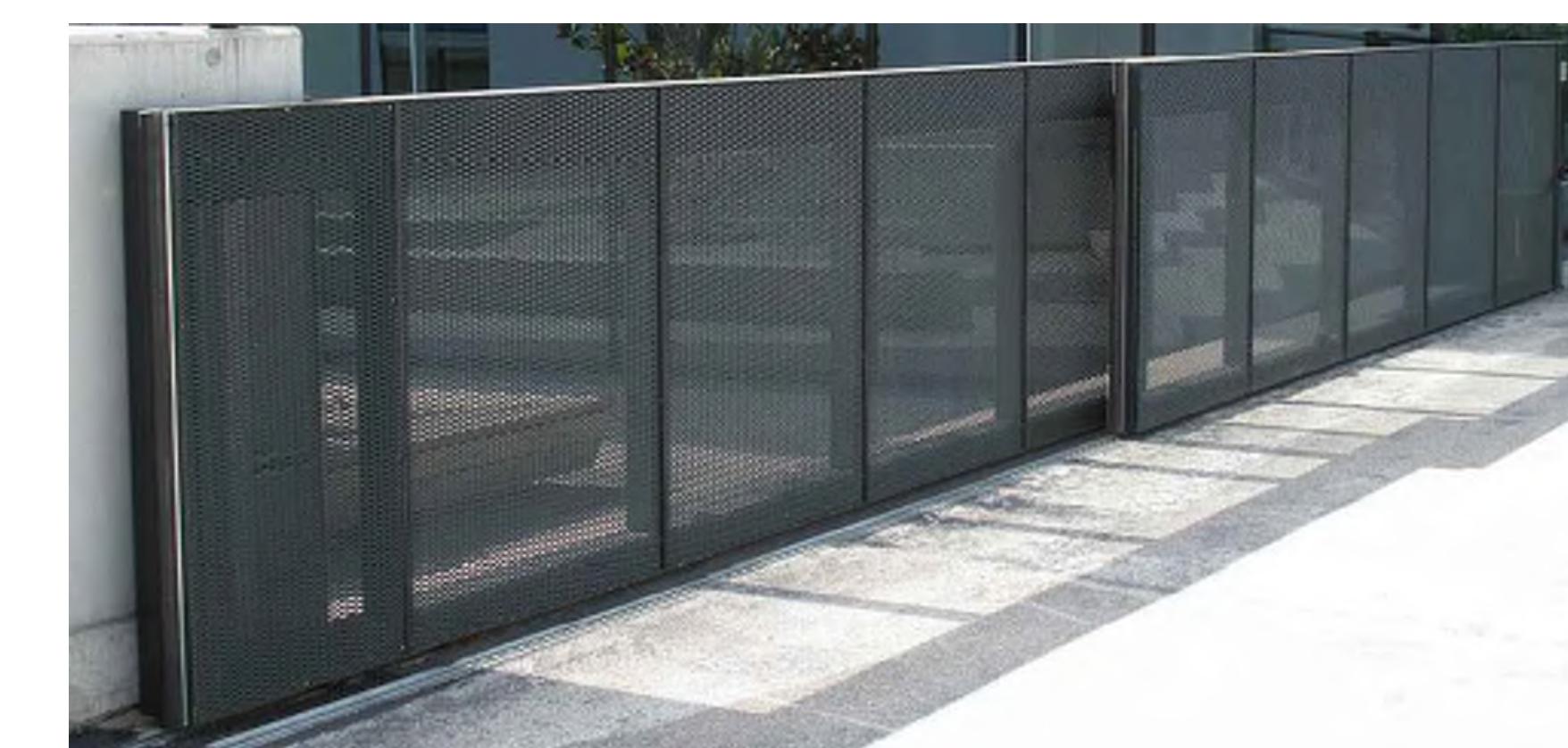


PATTERN IDEAS TO ACHIEVE ADA:

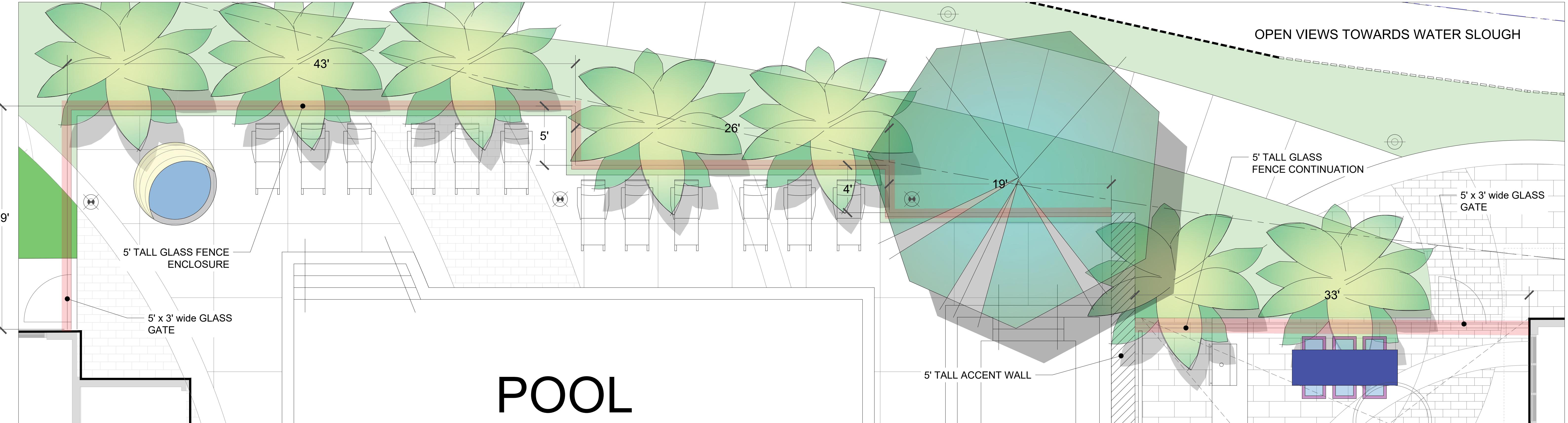
- INCREASED PATTERN SPACING (NO SAMPLE)
- METAL MESH BACKING
- ACRYLIC BACKING



LASER CUT METAL  
PANEL IN GATE  
BY REVAMP

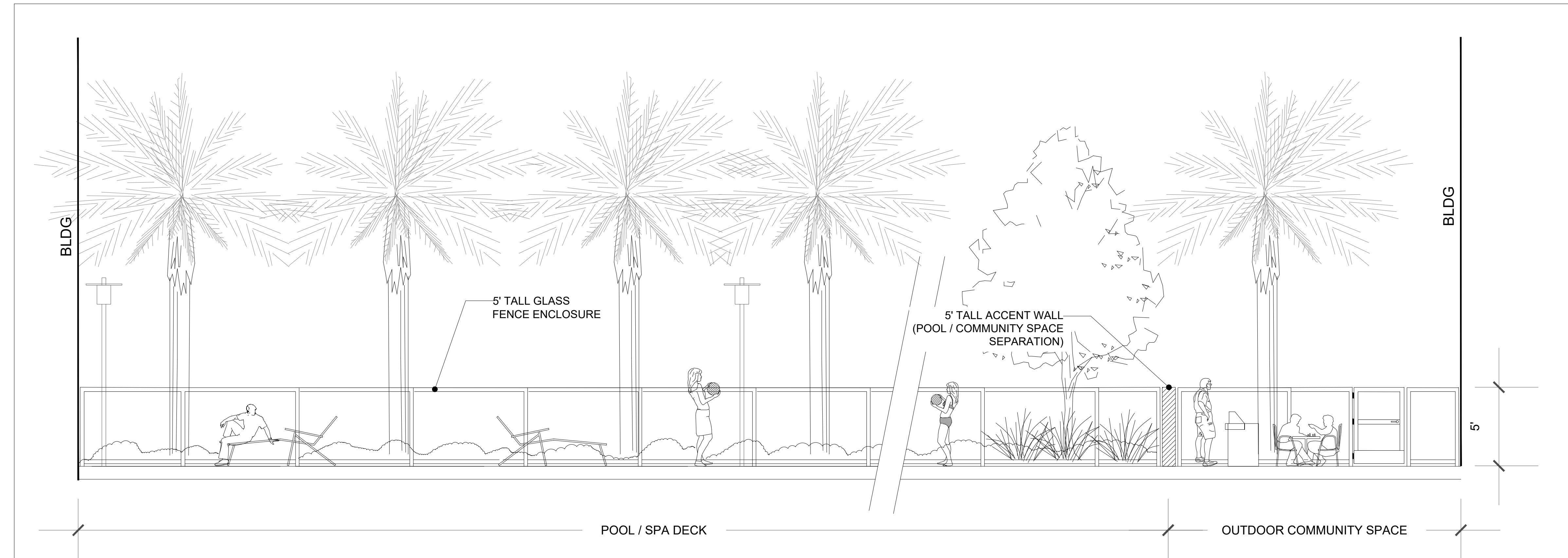


SLIDING GATE CONCEPT



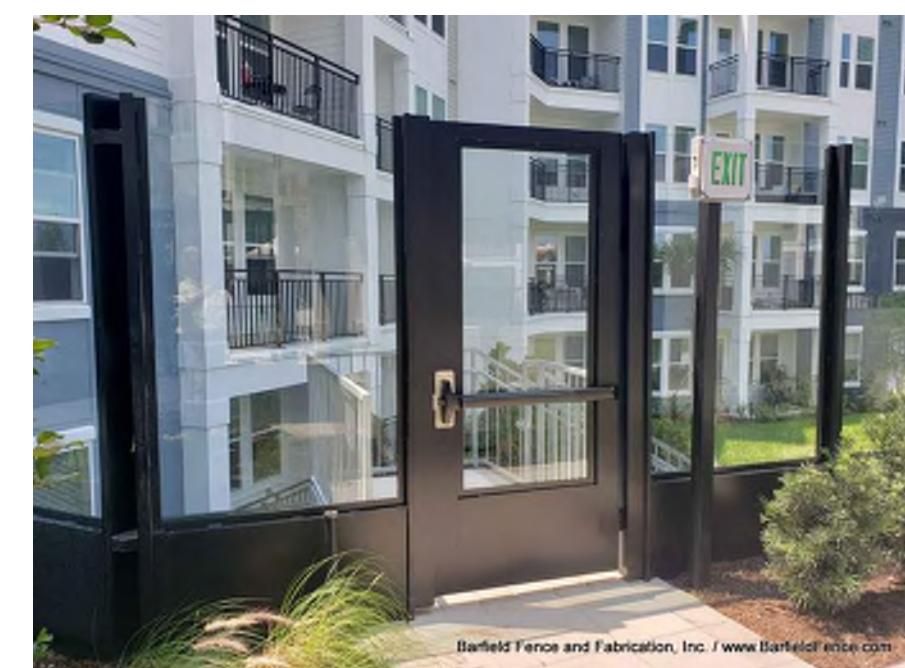
# PLAN ENLARGEMENT 2: POOL FENCE

SCALE: 1/4" = 1'

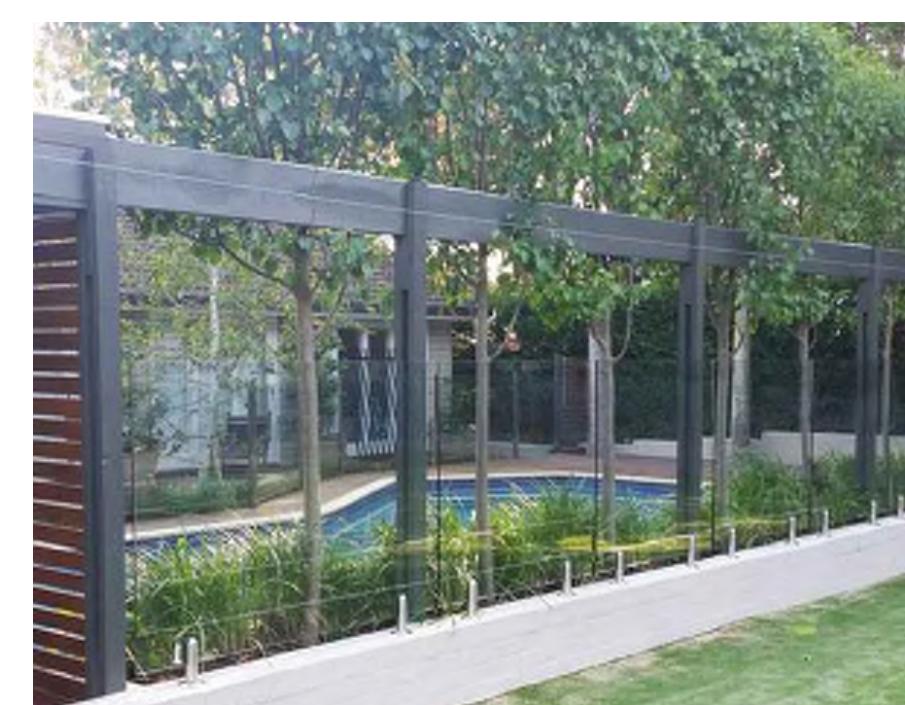


# **FENCE + GATE #2: POOL FENCE**

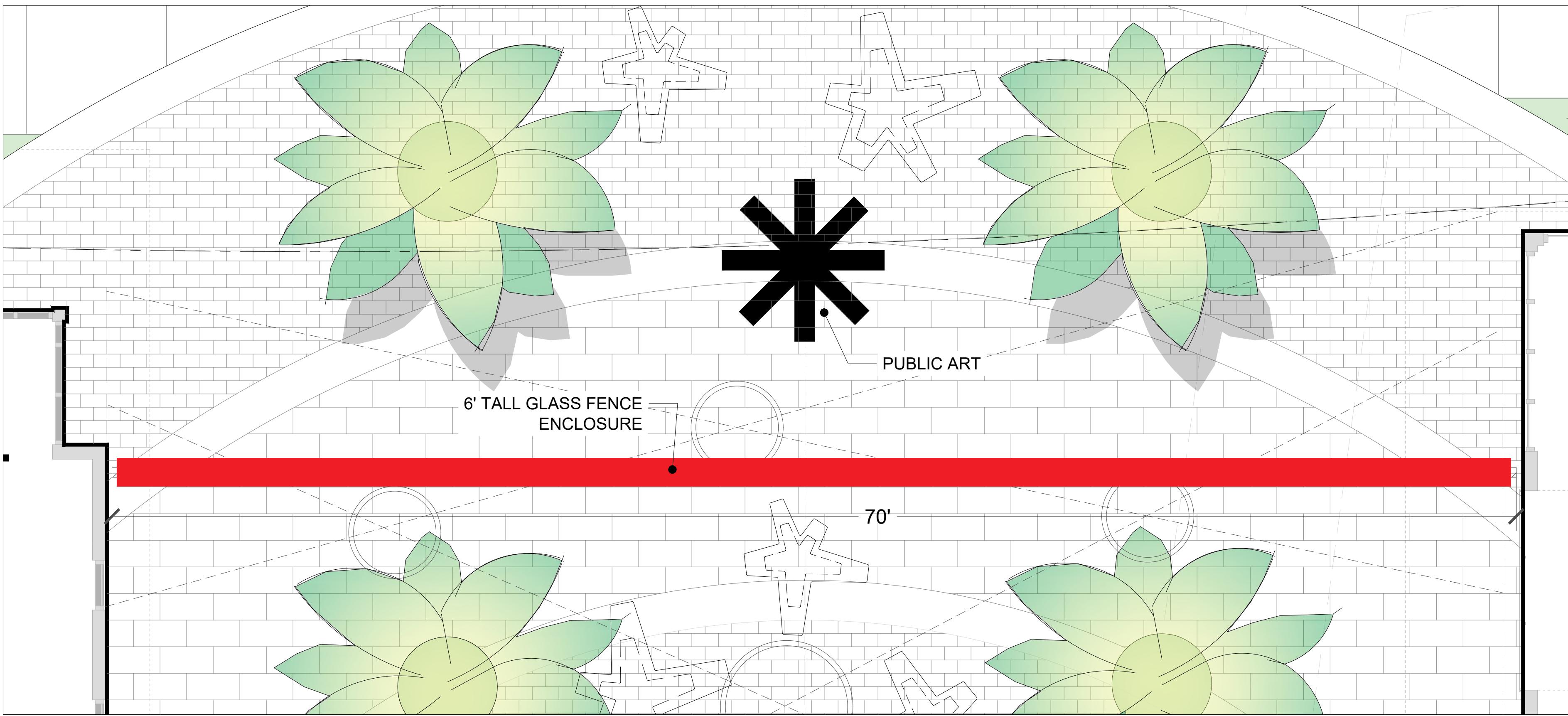
SCALE: 1/4" =



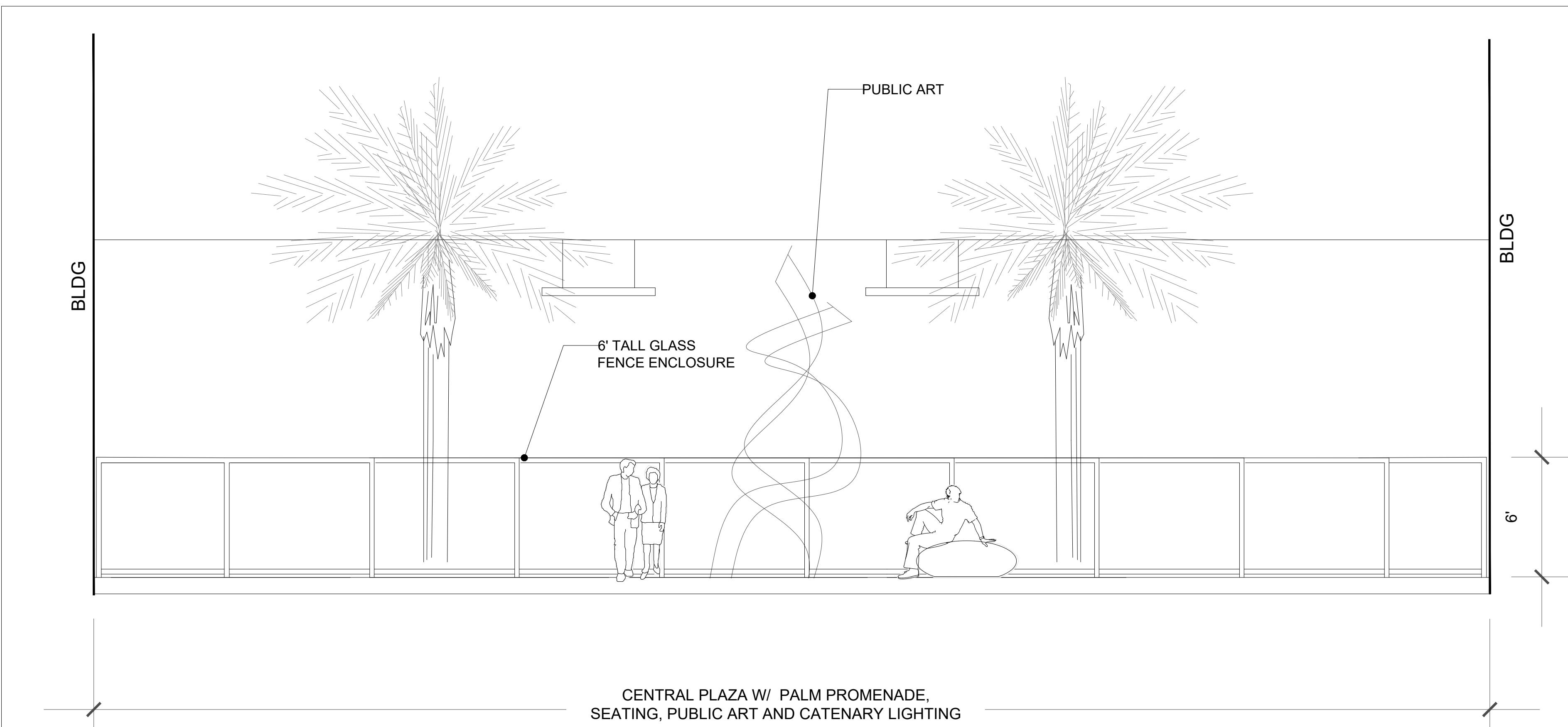
## GLASS POOL GATE



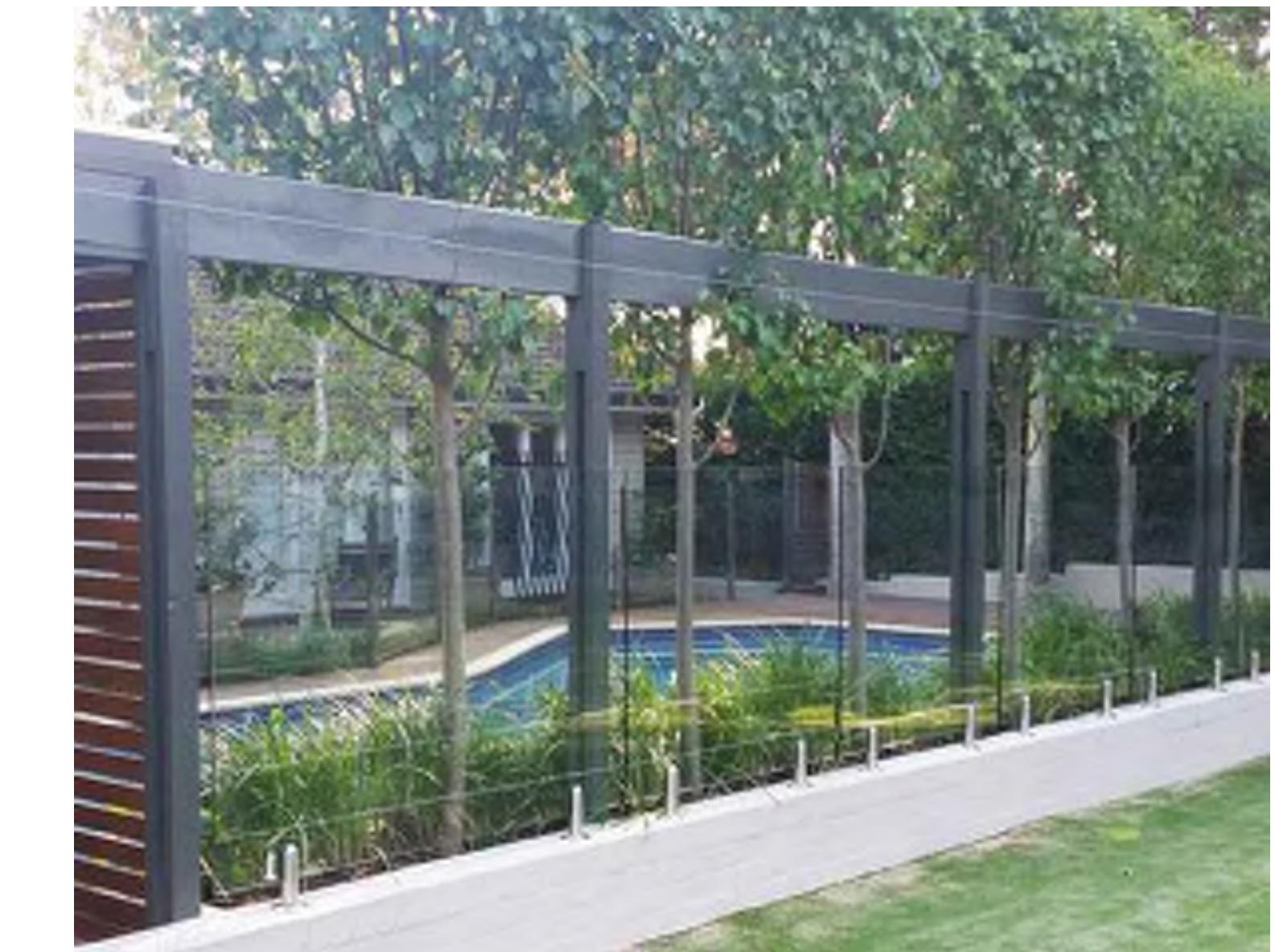
## GLASS FENCE ENCLOSURE



**PLAN ENLARGEMENT 3:** CENTRAL ARRIVAL PLAZA FENCE SYSTEM

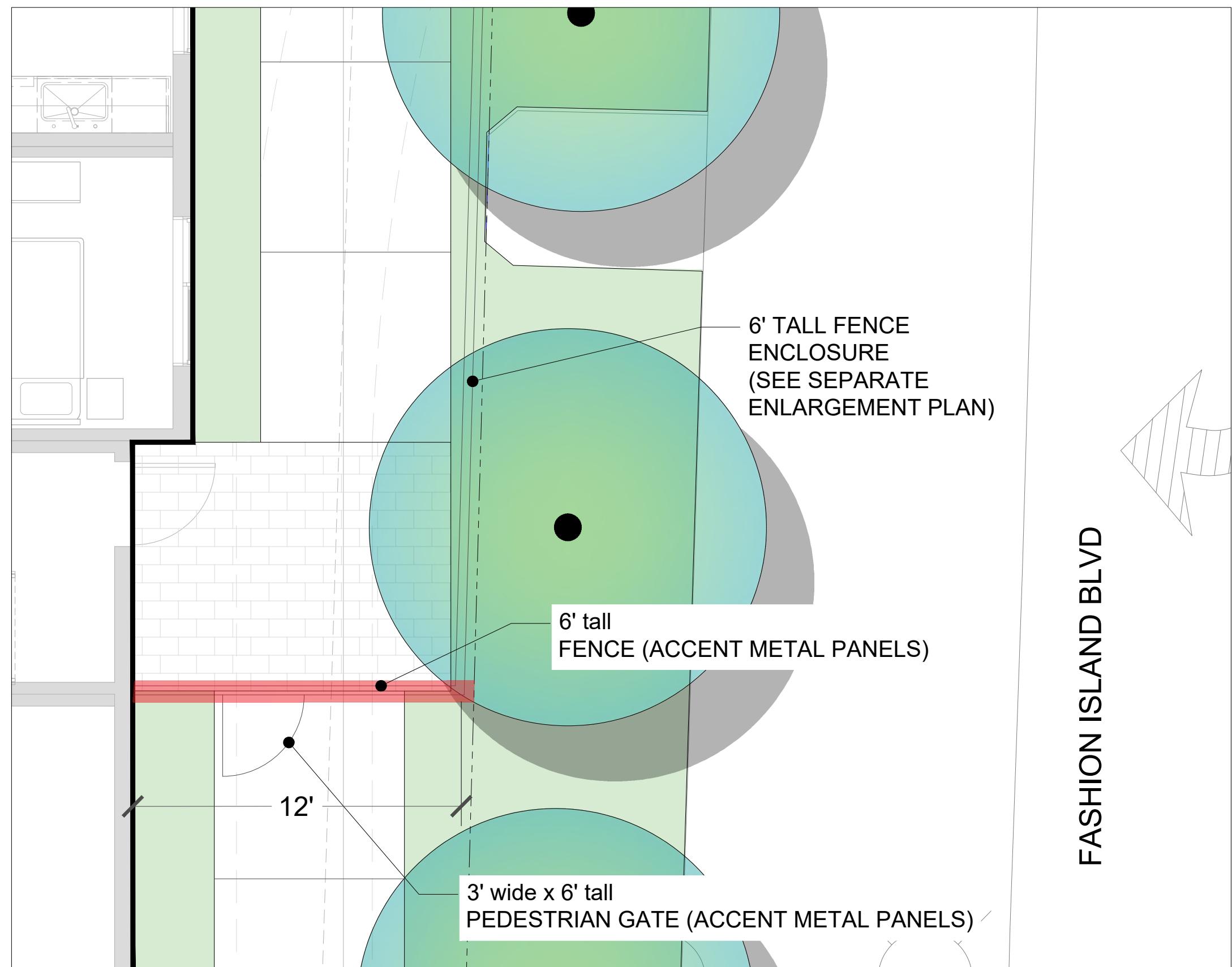


**FENCE #3:** CENTRAL ARRIVAL PLAZA FENCE SYSTEM

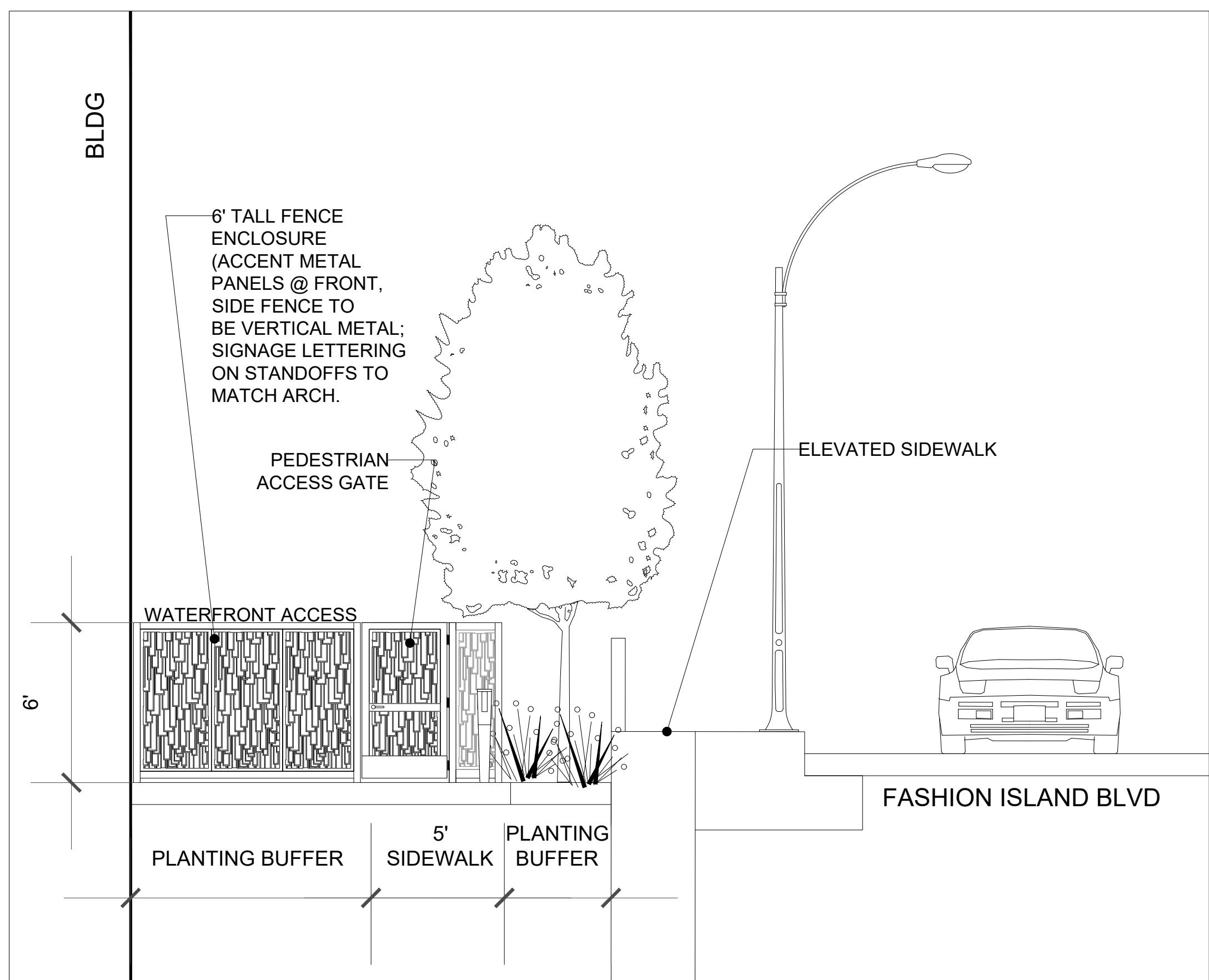


GLASS FENCE ENCLOSURE





**PLAN ENLARGEMENT 4:** BLDG SIDE GATE + FENCE



**GATE #4:** BLDG SIDE GATE + FENCE

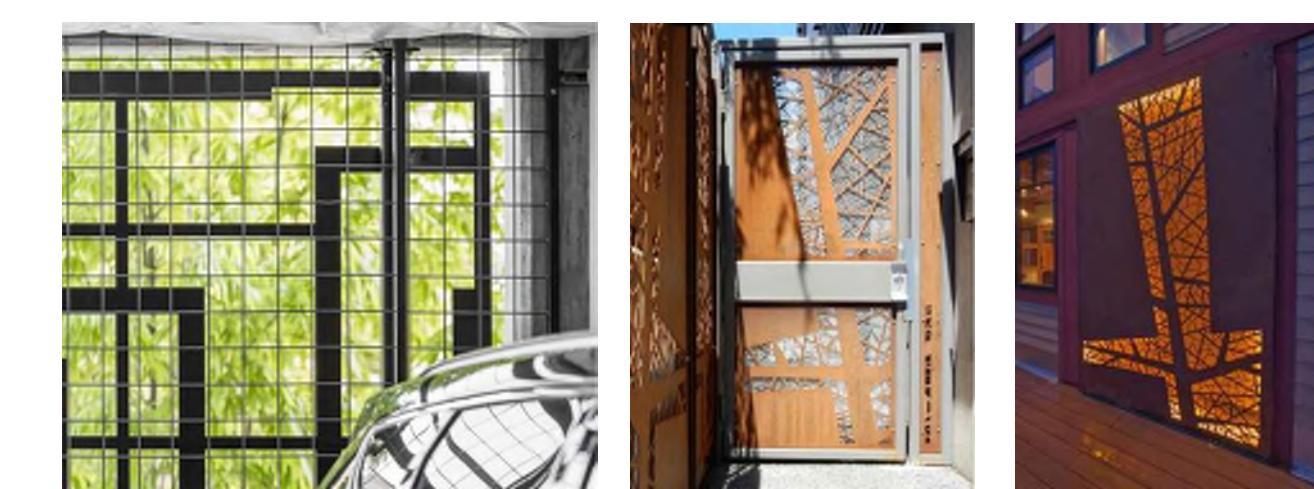


LASER CUT METAL PANELS FENCE (CLOSED CASCADE PATTERN)  
BY REVAMP

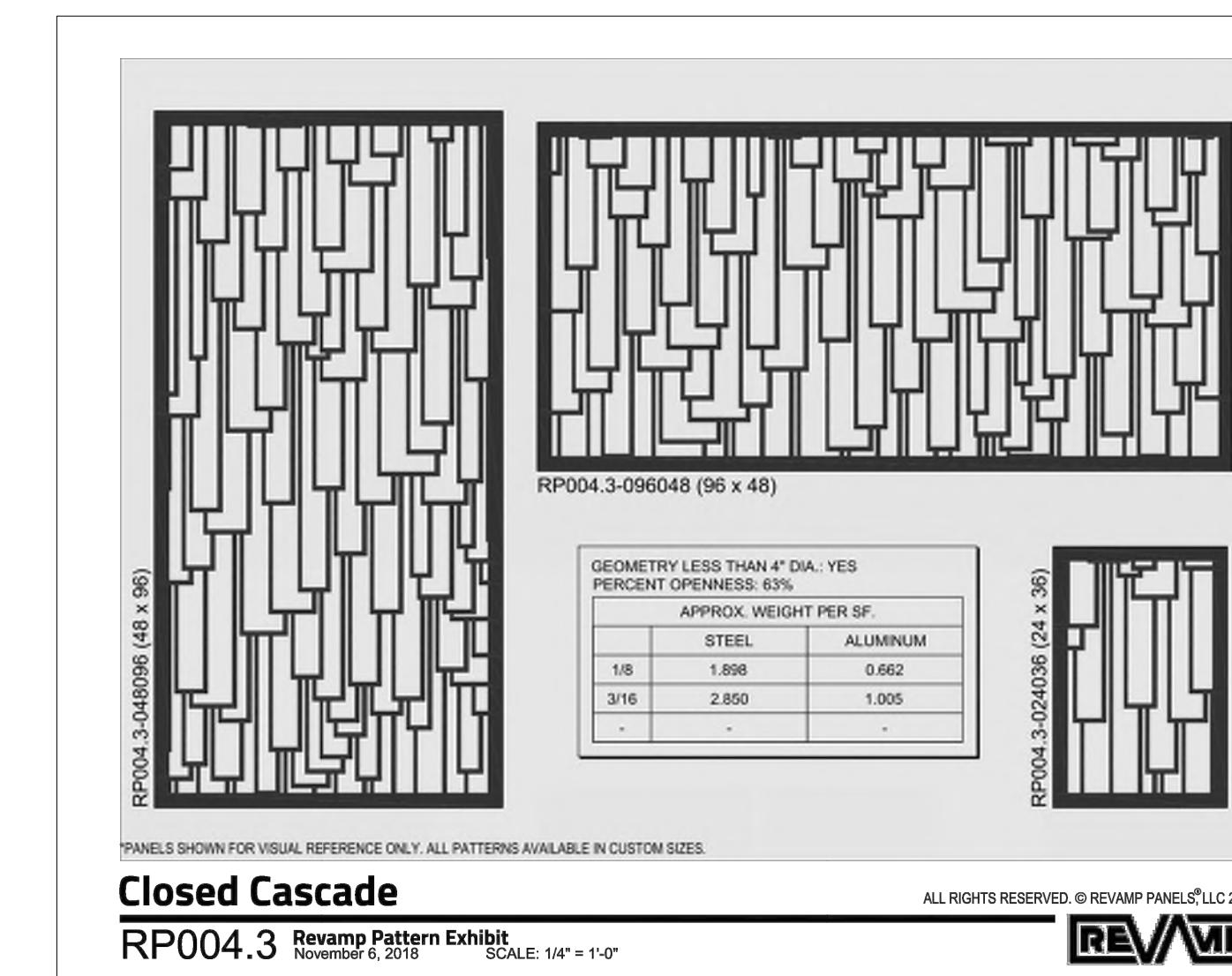


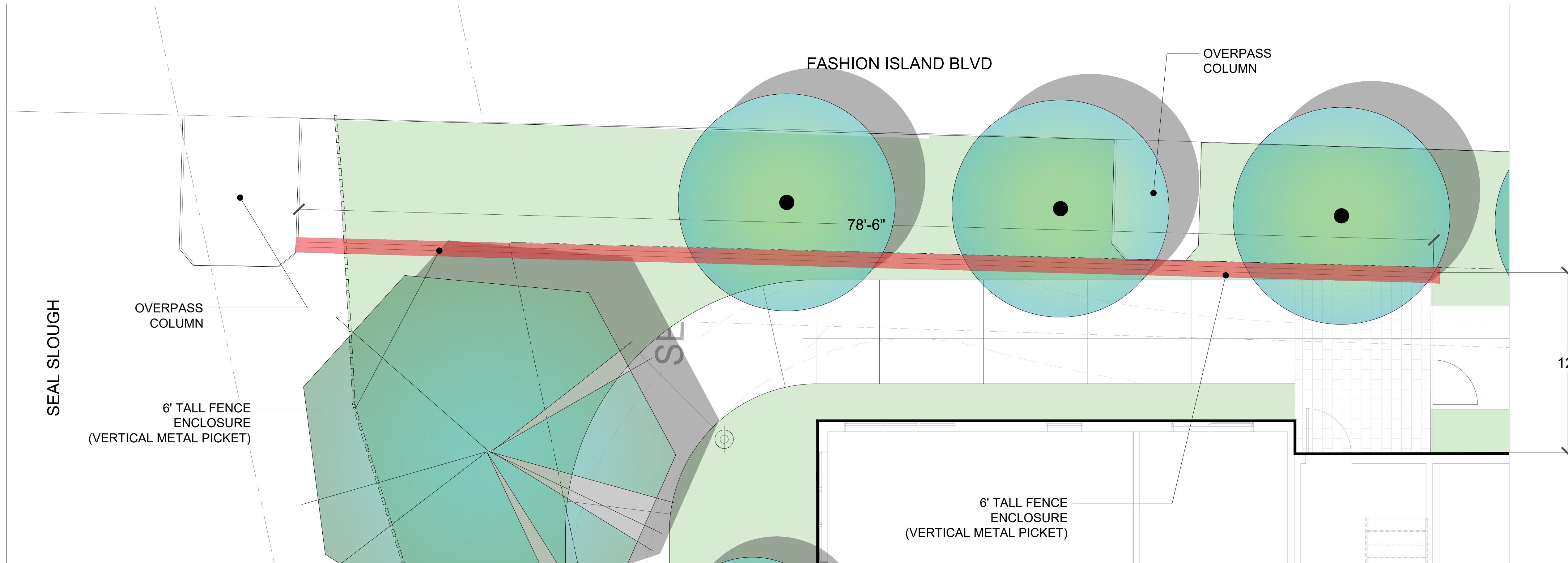
PATTERN IDEAS TO ACHIEVE ADA:

- INCREASED PATTERN SPACING (NO SAMPLE)
- METAL MESH BACKING
- ACRYLIC BACKING

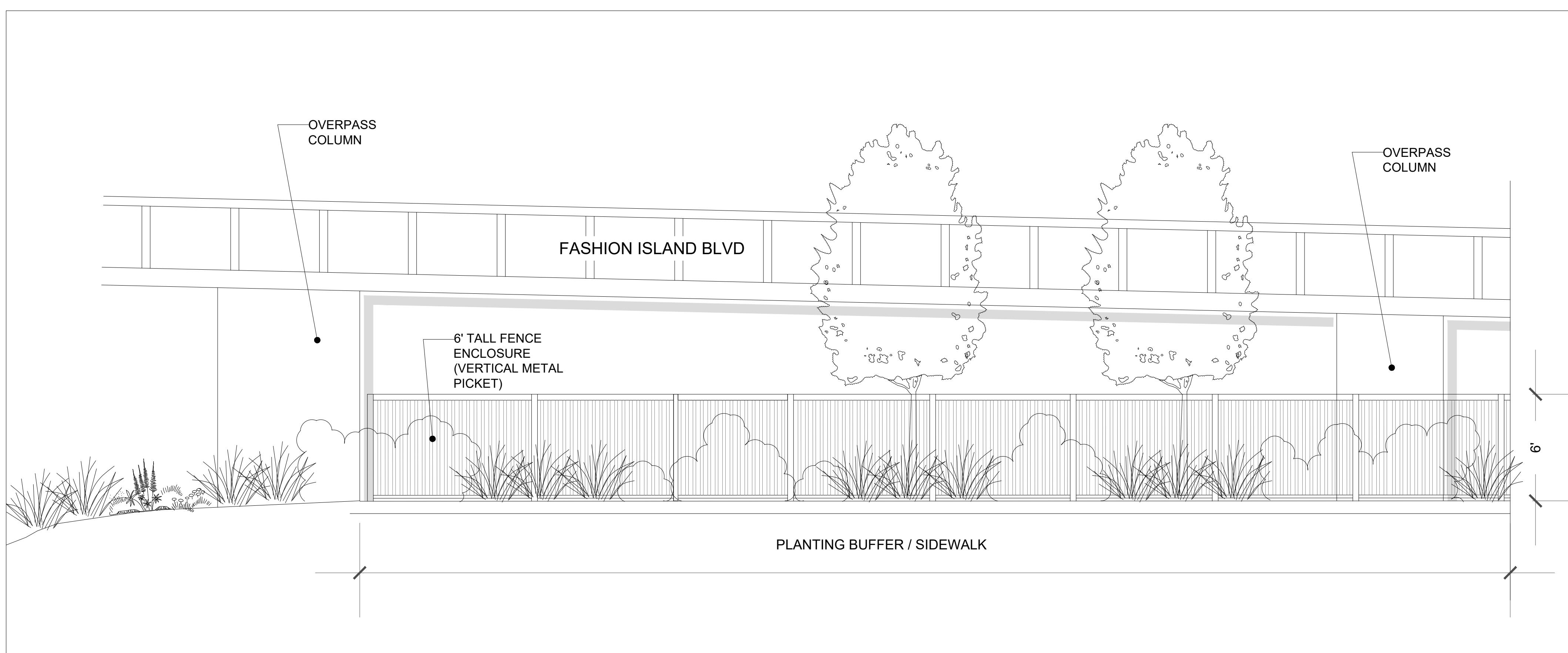


LASER CUT METAL PANEL IN GATE  
BY REVAMP





**PLAN ENLARGEMENT 5:** BLDG SIDE FENCE (@ OVERPASS)

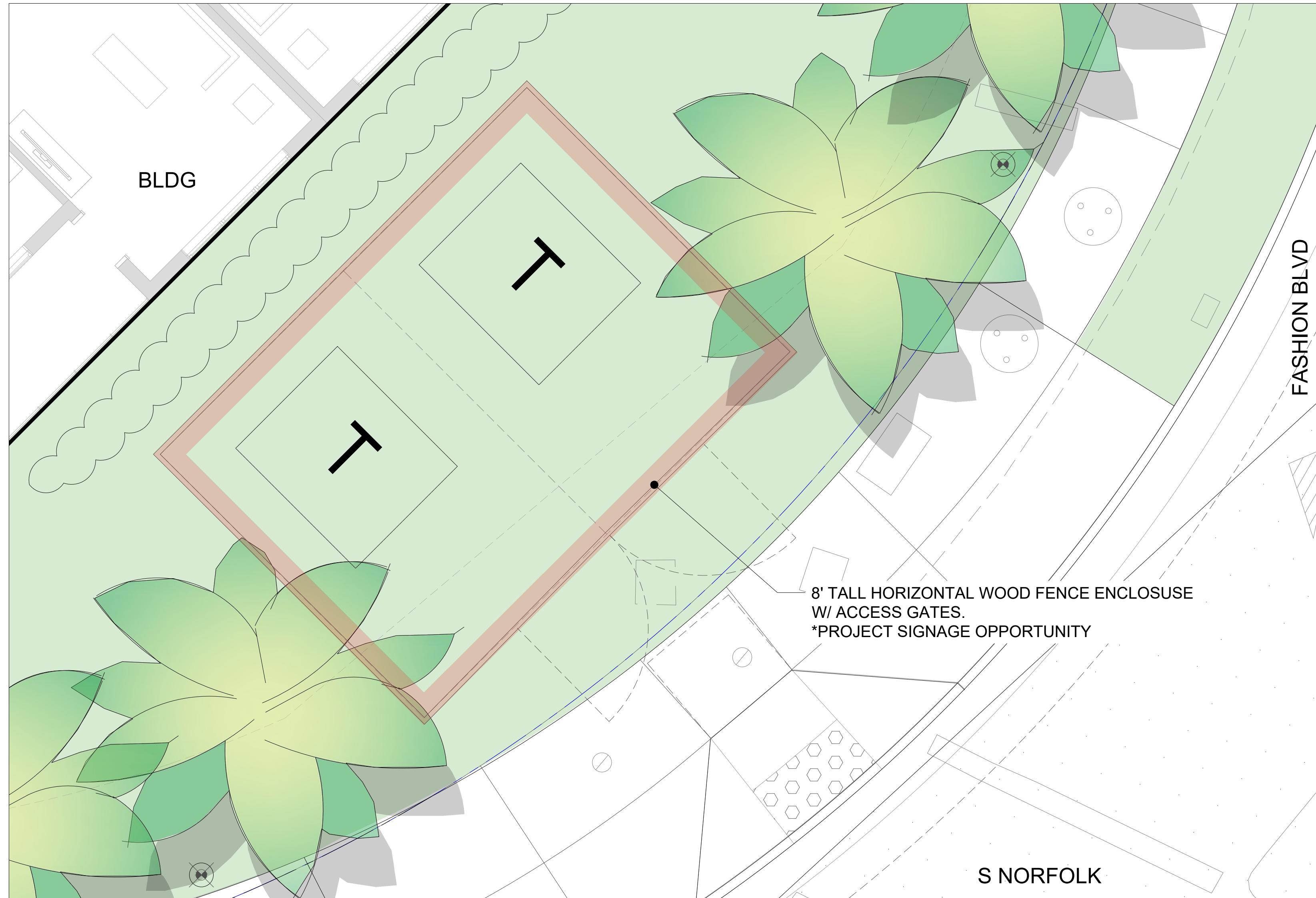


METAL PICKET FENCE



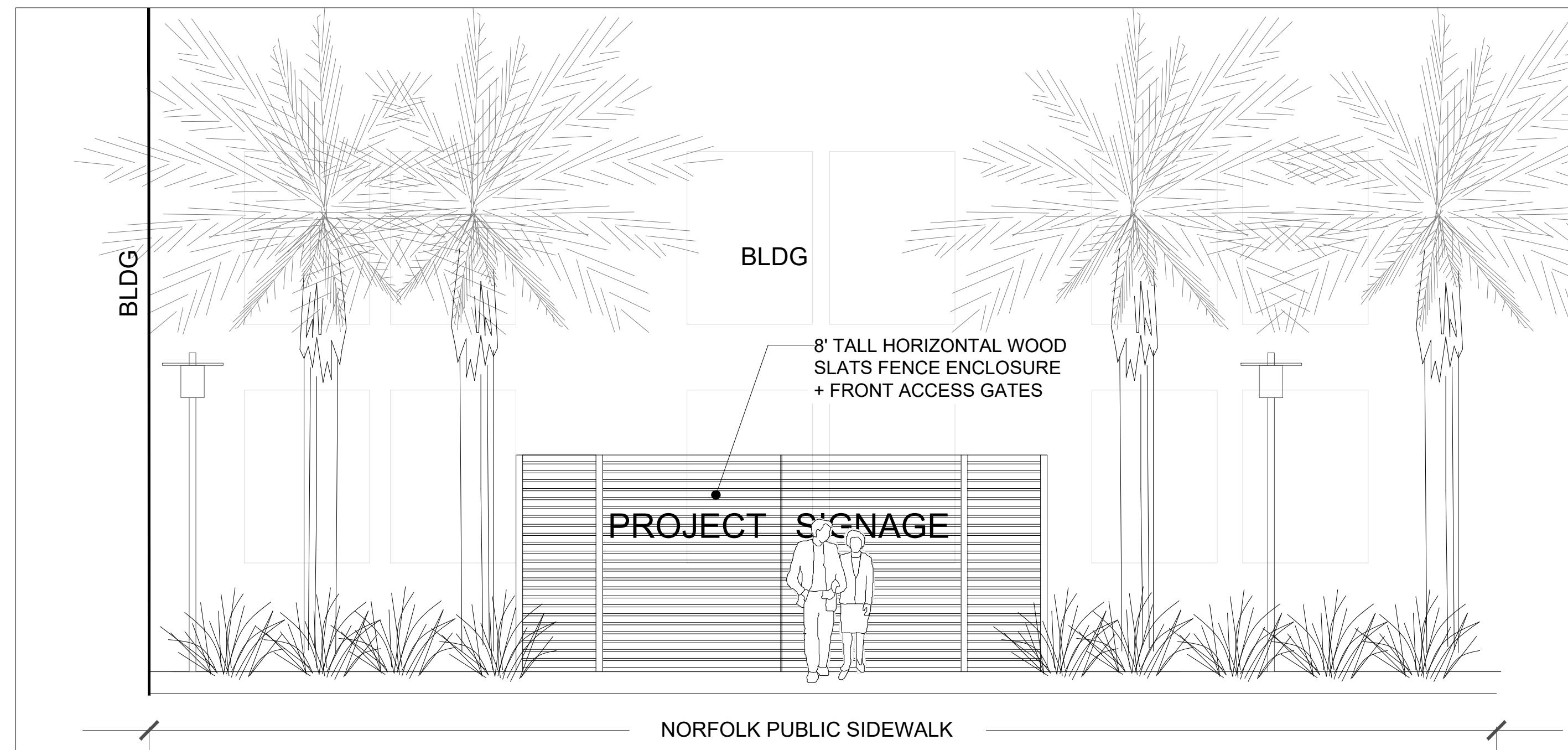
**FENCE #5:** BLDG SIDE FENCE (@ OVERPASS)

SCALE: 1/4" = 1'

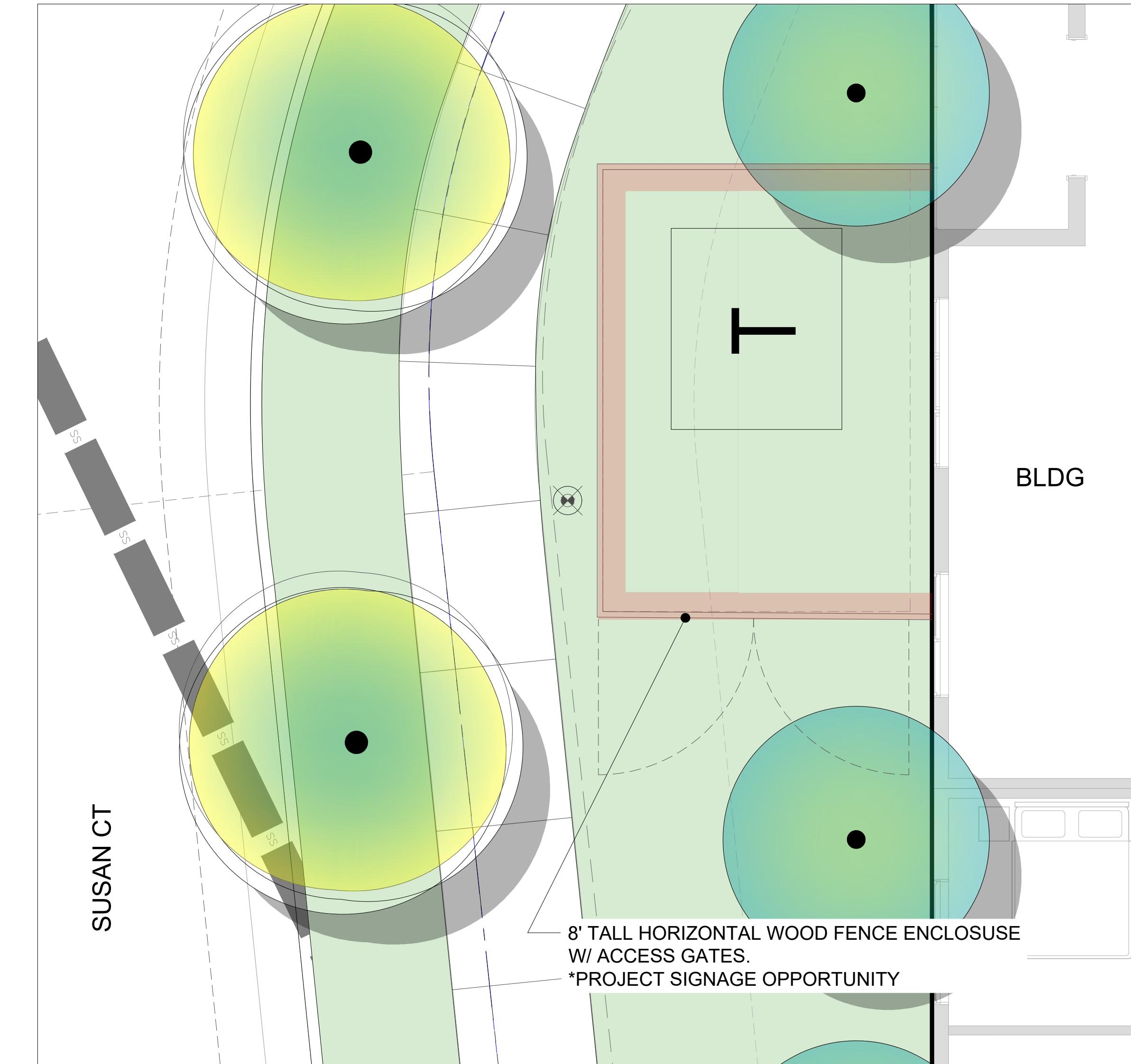


**PLAN ENLARGEMENT 6:** TRANSFORMER SCREENING

SCALE: 1/4" = 1'



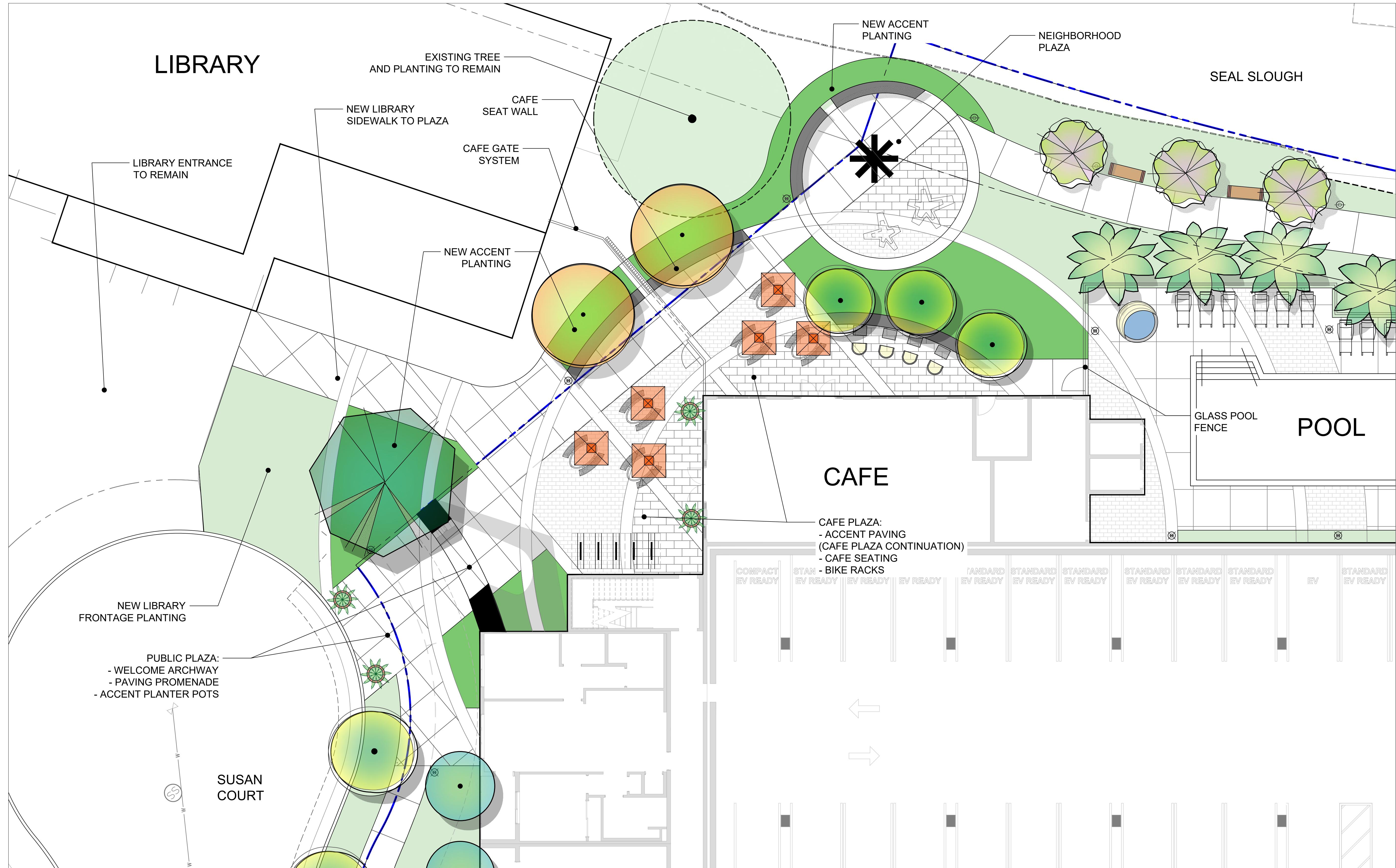
**FENCE #6:** TRANSFORMER SCREENING \*(THE SAME FOR BOTH APPLICATIONS)



**PLAN ENLARGEMENT 6:** TRANSFORMER SCREENING

SCALE: 1/4" = 1'

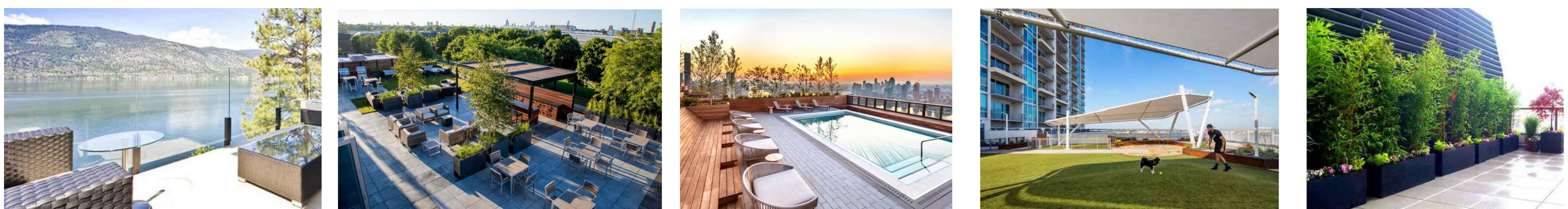
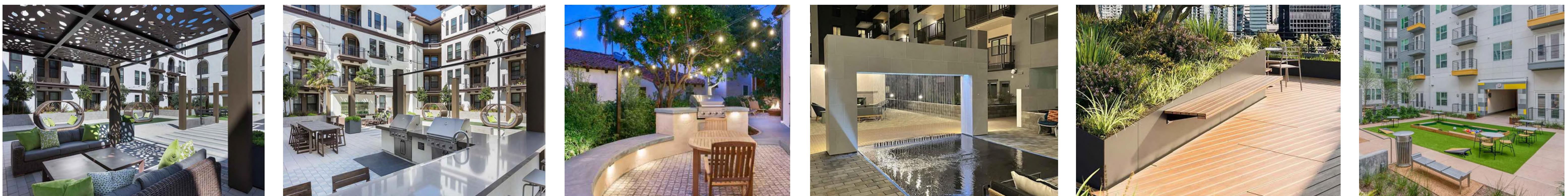
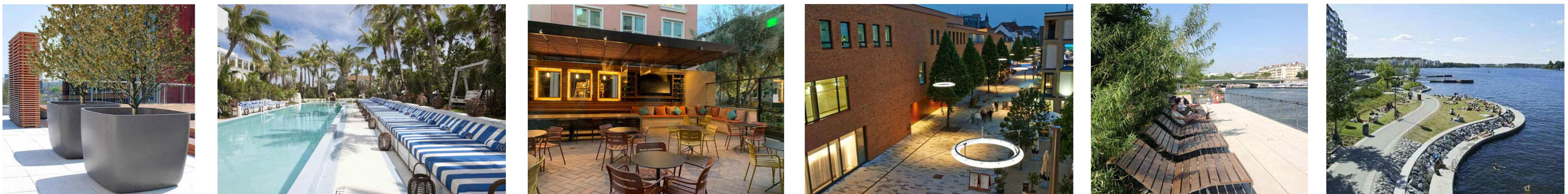


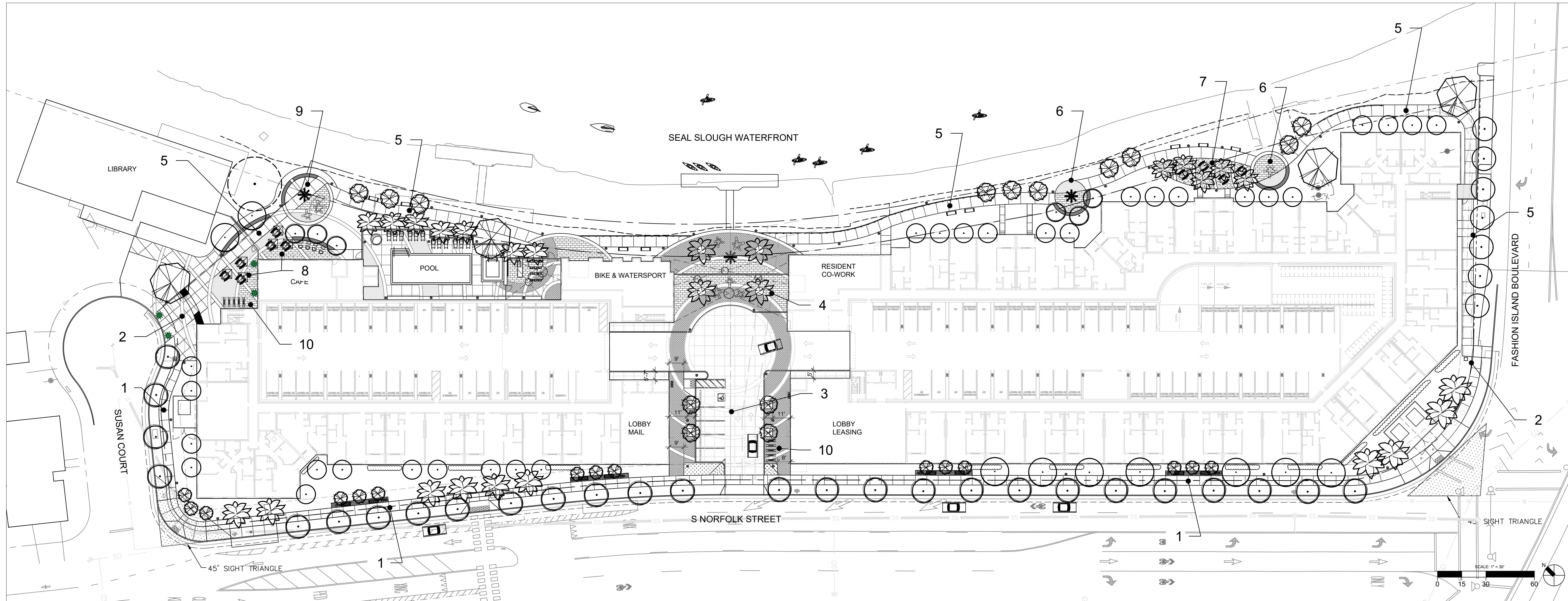


**CAFE PLAZA ENLARGEMENT**

SCALE: 1/4" = 1"



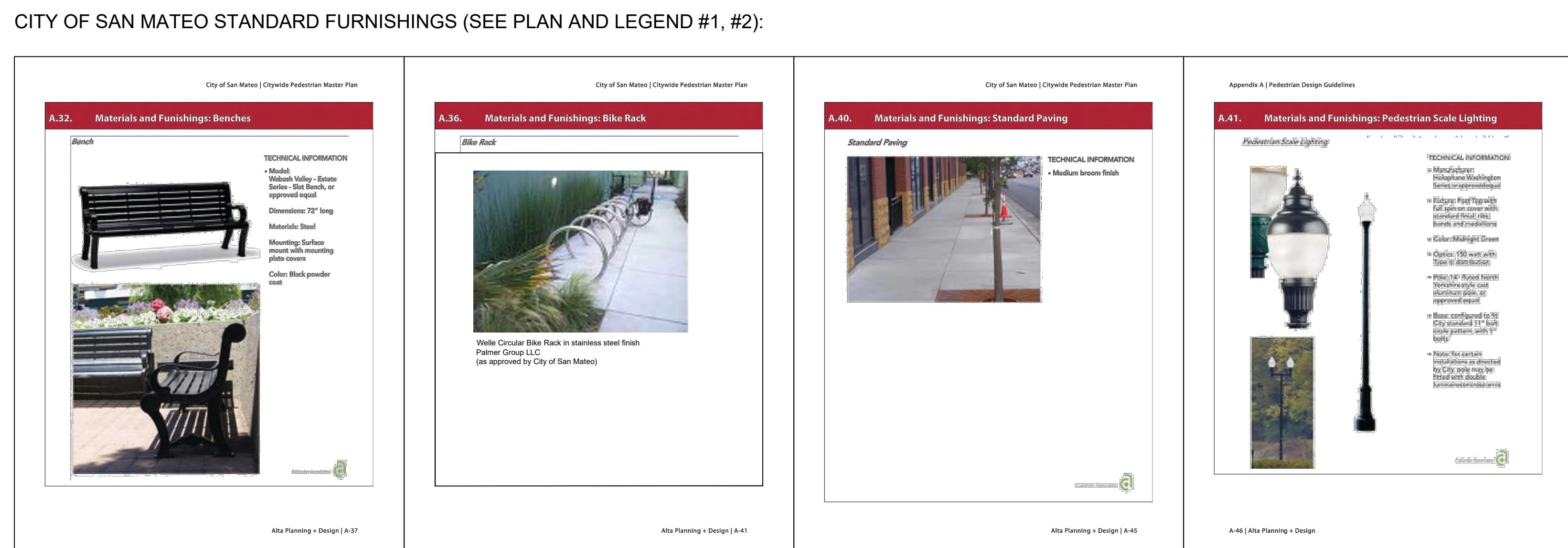




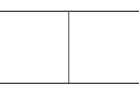
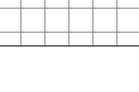
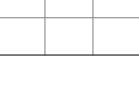
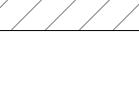
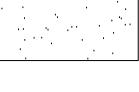
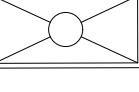
LEGEND:

1. CITY SIDEWALK, STANDARD A-9: PEDESTRIAN CONCRETE PAVING, BENCH, TRASH RECEIPTACLE, PEDESTRIAN SCALE POLE LIGHT, BIKE RACKS
2. ENTRY PLAZAS: PEDESTRIAN CONCRETE / ACCENT PAVING, WATERFRONT ACCESS SIGNAGE
3. DRIVE IN: VEHICULAR + PEDESTRIAN ACCENT PAVING W/ CONCRETE BANDS, TREE GRATES, PEDESTRIAN SCALE POLE LIGHTS
4. BLDG CENTRAL CORE PLAZA: PEDESTRIAN ACCENT PAVING W/ CONCRETE BANDS, SEAT ELEMENTS, CATENARY LIGHTS, PUBLIC ART, GATE SYSTEM ENCLOSURE, SEE SHEET L-2.2
5. CONNECTION PATHWAYS: PEDESTRIAN CONCRETE PAVING, BOLLARD LIGHTS, BENCHES
6. REST PLAZAS: PEDESTRIAN ACCENT PAVING, LOW SEAT / SIGN WALL, SEAT ELEMENTS
7. PICNIC PLAZA: PICNIC TABLES AND BBQs, DECOMPOSED GRANITE PAVING, CONCRETE PAVING BANDS
8. CAFE PLAZA: PICNIC TABLES, PEDESTRIAN ACCENT PAVING W/ CONCRETE PAVING BANDS, PEDESTRIAN SCALE POLE LIGHTS, GATE SYSTEM ENCLOSURE, SEE SHEET L-2.2
9. NEIGHBORHOOD PLAZA: PEDESTRIAN ACCENT PAVING, LOW SEAT / SIGN WALL, SEAT ELEMENTS, PUBLIC ART
10. BIKE RACKS = SHORT TERM BICYCLE PARKING (2 BIKES PER RACK)

\* STREET / AREA SCALE LIGHTS NOT SHOWN / PENDING FUTURE PHOTOMETRIC STUDIES



## COLOR AND FINISH SCHEDULE

	<b>PEDESTRIAN AND VEHICULAR CONCRETE PAVING</b> Type 1 Natural gray concrete with light broom finish. Sweep perpendicular to path of travel. Scoring @ 7' O.C. max or as shown on plans.
	<b>PEDESTRIAN ACCENT PAVING (SITE AND PODIUM)</b> Precast Concrete Paving Units w/ dual mix design using Duraface/Face-Mix technology. Integral through colors not acceptable. By Calstone, contact Denton Bullard, tel. (408) 594-4084
	Type 1 Pedestrian Mission Series 12x12 x 60mm: color: gray (70%), 92 cream (30%) w/ black aggregate, grinded (30%), finish: ground face, pattern: random stacked.
	Type 2 Pedestrian Mission Series 6x6 x 60mm: color: 92 cream (70%), 53 light gray w/ black aggregate, grinded(30%), finish: ground face, pattern: random stacked.
	Type 3 Pedestrian Mission Series 6x12 x 60mm: color: light gray 53 (50%), charcoal 55 (50%), finish: ground face, pattern: linear running bond, see details.
<p>*Note: Paver symbols do not accurately reflect paver shapes.  *Contractor to submit samples and field mockup to Landscape Architect for approval prior to acquisition or installation.</p>	
	<b>DECOMPOSED GRANITE PAVING</b> By: Lyngso Garden Materials, tel.(650) 364-1730 Sunset Gold Path Fines Stabilized *Contractor to submit sample to Landscape Architect for review.
<b>FENCES / GATES / GUARDRAILS / RAILINGS</b> Steel tube construction w/ metal mesh, see construction details. HSS metal tube: color/finish: powdercoat or paint, matte black color (to match arch. metal finish). Gate Hardware: to be black (not painted) / by others. Metal Panels: By Revamp, tel. 509.919.0460. Model: Tidal, color: black matte, cut to size.  Prime all metal work with one (1) coat of rust-inhibiting paint. Apply two (2) coats finish paint to all exposed metal work except gate hardware. Provide shop drawings for all fences and shade str. prior to fabrication.	
<b>GLASS POOL FENCE</b> By: Kinslo Glass, tel. (714) 568-1598 Kinslo Pool Enclosure GlassWall System Fence w/ Gates: Steel tube construction post. Glass panels.	
<b>PLANTER POTS</b> By Yard Art, contact Jason Levine, tel. 866-382-8600. Capsule Planter, Model: CAPL-SL, size: 28"Ø x 21.5" h, aluminum, color: linen white; with Drainage Holes & Irrigation Sleeves. QTY: (12)	
<b>SEAT / SIGN WALL</b> Poured in place concrete wall, color/ finish: light gray-white w/ smooth finish.	
	<b>TREE GRATE</b> By Urban Accessories, contact Recreation Republic, tel. 760-690-4030 5x5 tree grate, Model: Fan, finish: black powdercoat. QTY (x)
<b>SEAT ELEMENT</b> By Landscape Forms, contact Rebecca Casey, tel. 800.430.6206 x 1313 Escarofet, Model: Flor -14 (surface mount), color/finish: white concrete; end and middle legs for attachment, w/ divider walls / skate deterrents in matte black. Install per manuf. spec. QTY: (X)	
<b>BENCH</b> By Landscape Forms, contact Rebecca Casey, tel. 800.430.6206 x 1313 Generation 50, Model: Bench 30 w/o back (surface mount), color/finish: matte black steel frame, wood slats; w/ divider walls / skate deterrents in matte black. Install per manuf. spec. QTY: (X)	
<b>PICNIC TABLE</b> By Landscape Forms, contact Rebecca Casey, tel. 800.430.6206 x 1313 Charlie, Model: picnic table (surface mount), color/finish: matte black steel frame w/ umbrella hole, Install per manuf. spec. QTY: (X)	

**TRASH RECEPTACLE**  
By Landscape Forms, contact Rebecca Casey, tel. 800.430.6206 x 1313  
Generation 50, Model: trash receptacle w/ 2 bins (surface mount), color/finish: matte black steel frame, wood slats. Install per manuf. spec.  
QTY: (X)

**RECYCLE RECEPTACLES (PUBLIC SIDEWALK)**  
Per city standards

**BENCH (PUBLIC SIDEWALK)**  
Per city standards

**STREET LIGHT (PUBLIC SIDEWALK)**  
Per city standards

**BIKE RACK (PUBLIC SIDEWALK)**  
Per city standards

**LIGHTS**  
By Landscape Forms, contact Rebecca Casey, tel. 800.430.6206 x 1313  
**PEDESTRIAN SCALE POLE LIGHT**  
Motive Collection, Model: Motive Area Light, color/finish: matte black, optics tbd  
**BOLLARD LIGHT**  
Motive Collection, Model: Motive Path Light, color/finish: matte black, optics tbd

**CATENARY LIGHTS**  
By Structura, contact: CAL LIGHTING - SAN ROMAN, tel. 855-922-5584  
Aura Ring w/ exterior catenary cable mounting.  
Model: AURA-RNG-D-8-L30-MO-s7-CA-STD, color/finish: matte black steel ring,  
QTY: (x)

## ON SITE MATERIALS IMAGES



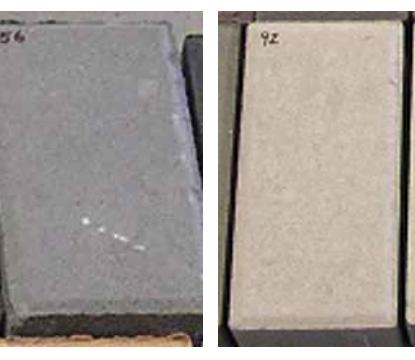
PEDESTRIAN ACCENT PAVING (PATTERN)



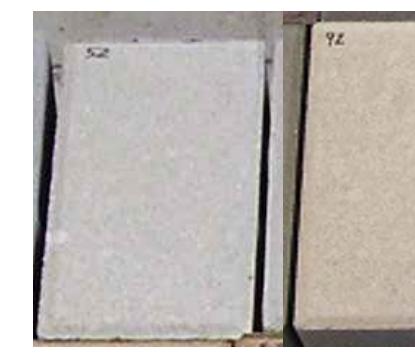
DECOMPOSED GRANITE PAVING



CONCRETE PAVING & CONCRETE BANDS



TYPE 1 COLORS



TYPE 2 COLORS



TYPE 3 COLORS



PLANTER POT



SEAT / SIGN WALL



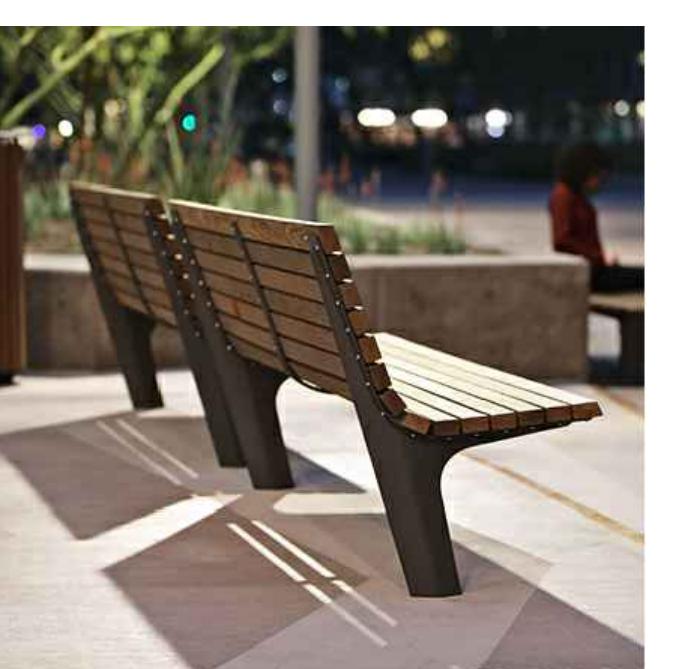
TREE GRATE



METAL FENCE / GATES



GLASS POOL FENCE



BENCH



SEAT ELEMENT



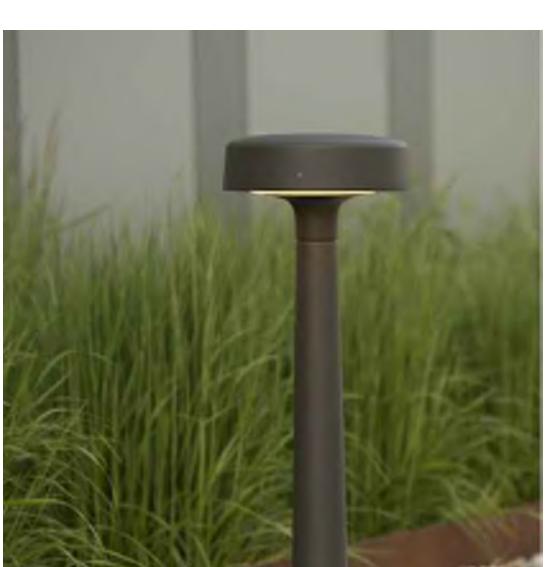
PICNIC TABLE



TRASH RECEPTACLE



PEDESTRIAN SCALE POLE LIGHT

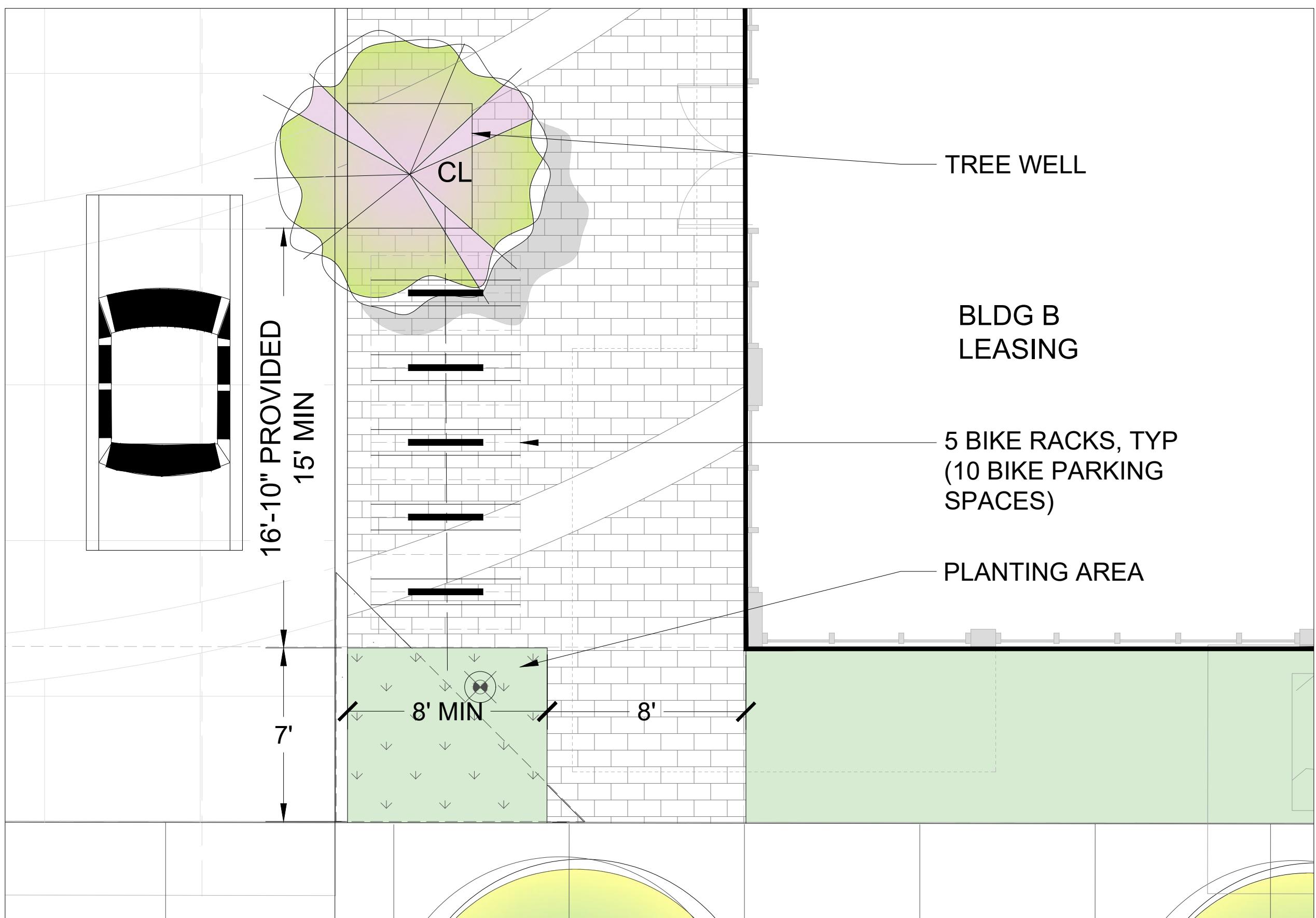


BOLLARD LIGHT

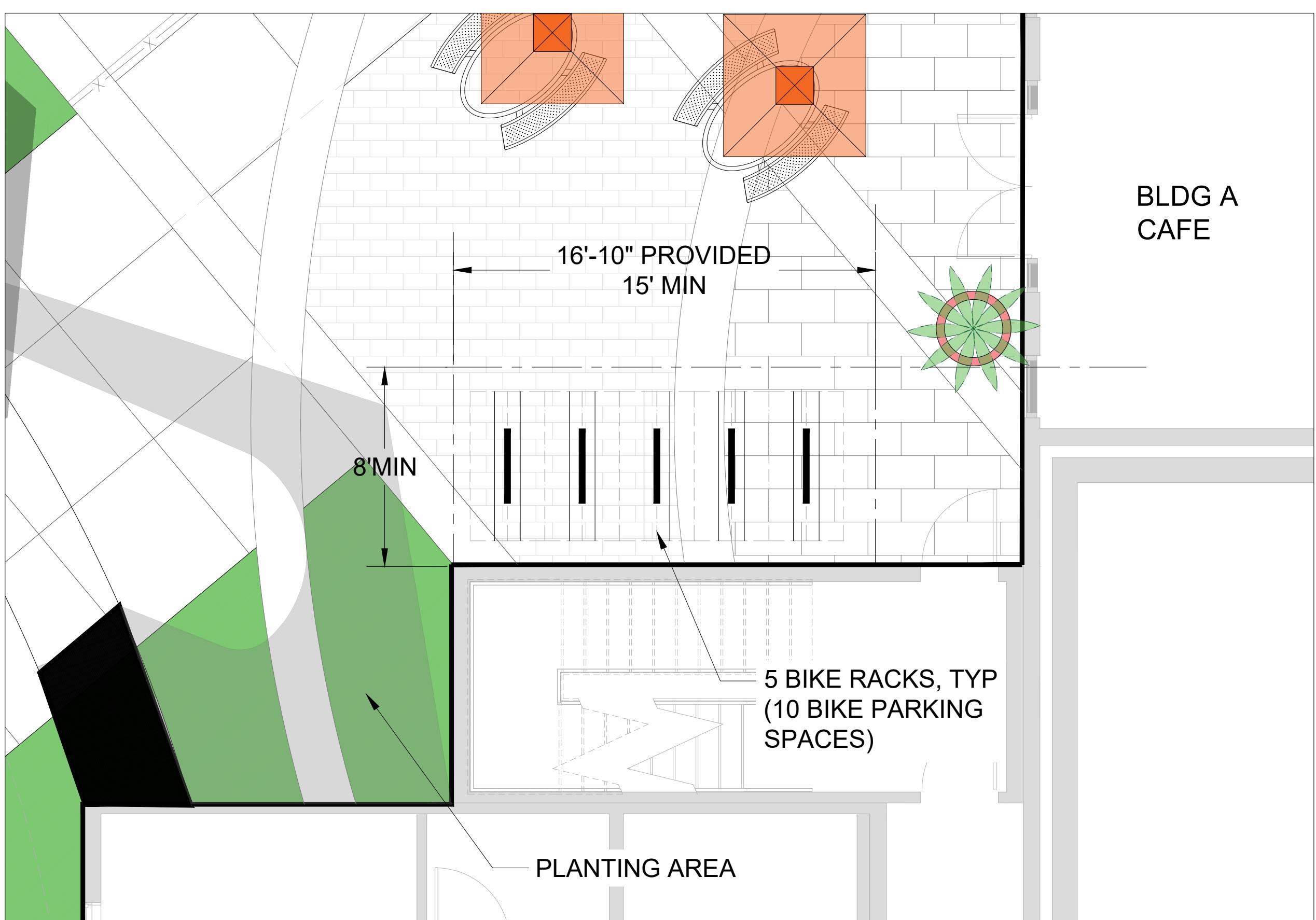


CATENARY LIGHT

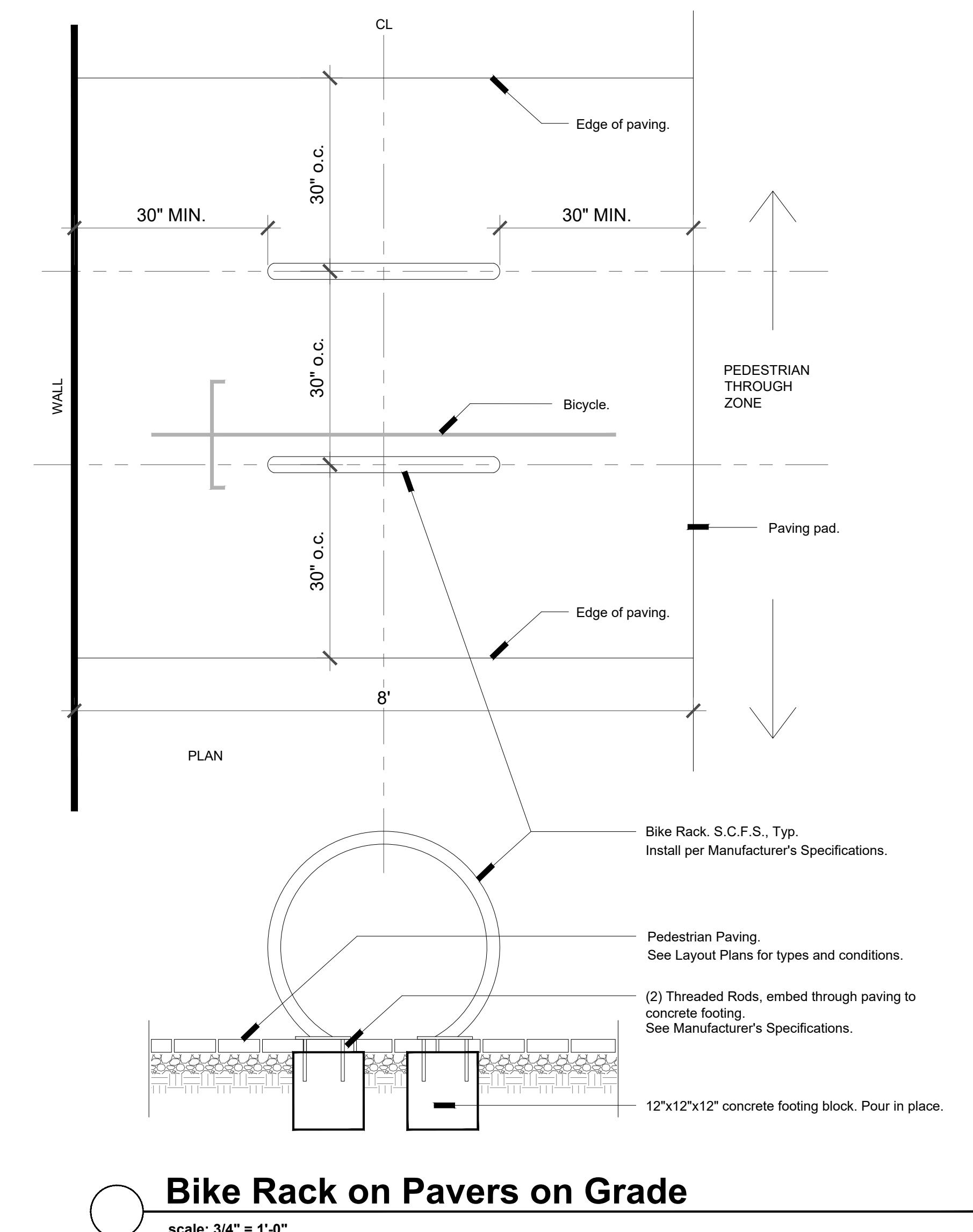




FRONT ENTRY BIKE PARKING / BLDG B  
scale 1/4" = 1'-0"

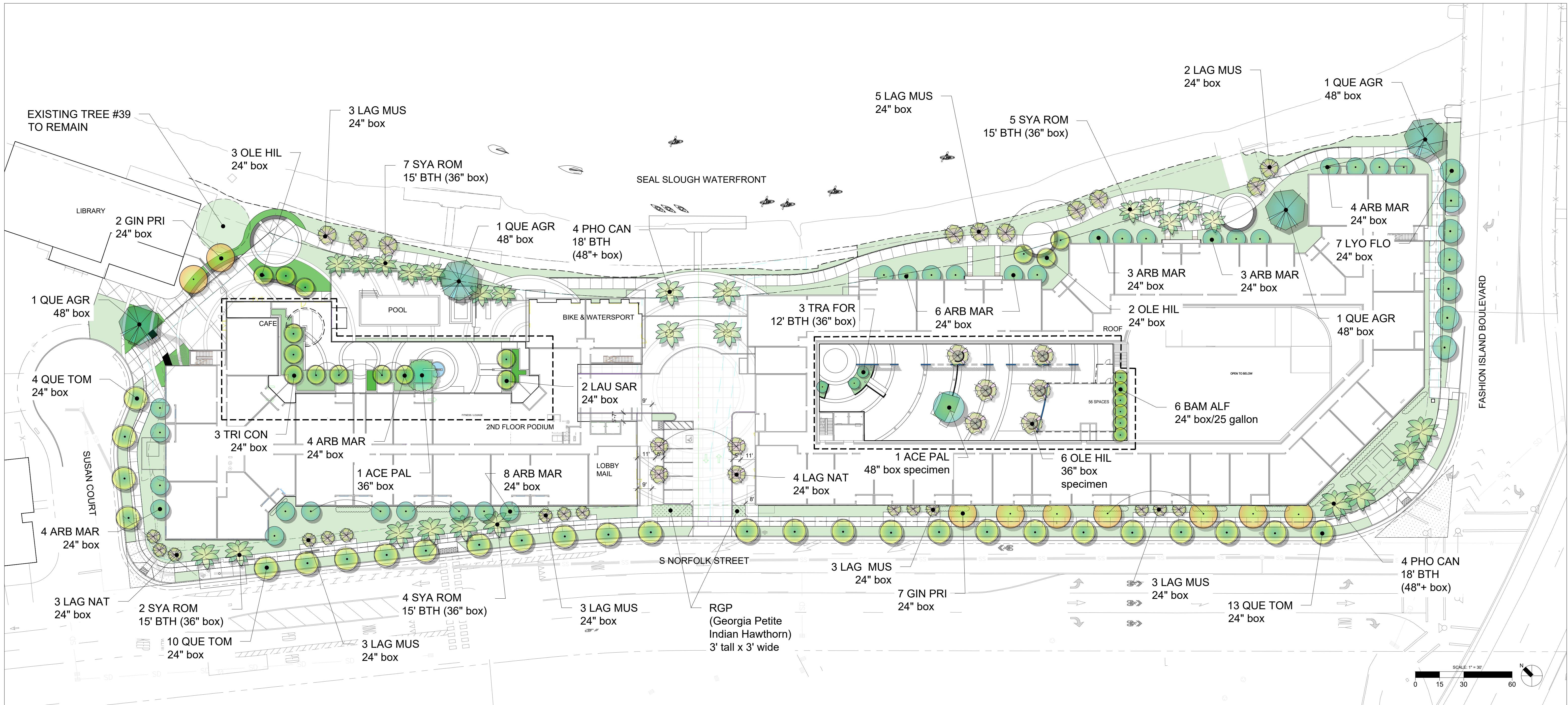


CAFE BIKE PARKING / BLDG B  
scale 1/4" = 1'-0"



Bike Rack on Pavers on Grade

scale: 3/4" = 1'-0"



## PLANT LEGEND

QTY on-site (on-grade)	QTY off-site/sidewalk (on-grade)	QTY (on-podium)	KEY	SIZE	BOTANICAL NAME	COMMON NAME	NOTES	WUCOLS
<b>TREES</b>								
		2	ACE PAL	36"/48"	Acer palmatum 'Bloodgood'	Japanese Maple	Standard	M
28		4	ARB MAR	24" box	Arbutus 'Marina'	Marina Strawberry Tree		L
		6	BAM ALF	24" box	Bambusa m. 'Alphonse Karr'	'Alphonse Karr' Bamboo		L
7	2		GIN PRI	24" box	Gingko 'Princeton Sentry'	Princeton Sentry Gingko (Male)	Fruitless	M
22			LAG MUS	24" box	Lagerstroemia 'Muskogee'	Crape Myrtle	Standard	M
3			LAG NAT	24" box	Lagerstroemia 'Natchez'	Crape Myrtle	Standard	M
		2	LAU SAR	24" box	Laurus nobilis 'Saratoga'	Saratoga Laurel	Standard	M
	7		LYO FLO	24" box	Lyonothamnus floribundus	Catalina Ironwood	Standard	L
6		6	OLE HIL	24" on grade 36" on podium	Olea 'Swan Hill'	Swan Hill Fruitless Olive	Multi	L
		3	TRA FOR	36" box	Trachycarpus fortunei	Windmill Palm	Standard	L
		3	TRI CON	24" box	Tristania conferta	Brisbane Box	Standard	L
18			SYA ROM	36" box	Syagrus romanzoffiana	Queens Palm	Standard	L
8			PHO CAN	48" box	Phoenix canariensis	Canary Island Palm	Standard	L
2	2		QUE AGR	48" box	Quercus agrifolia	Coast Live Oak	Standard	VL
	27		QUE TOM	24" box	Quercus tomentella	Island Oak	Standard	L
<b>SHRUBS/GROUNDCOVERS</b>								
KEY	SIZE		BOTANICAL NAME		COMMON NAME	SPACING	WUCOLS	
ABG	5 gal		Anigozanthos 'Bush Gold'		Yellow Kangaroo Paw	24" oc	L	
ABR	5 gal		Anigozanthos 'Big Red'		Red Kangaroo Paw	24" oc	L	
ACA	5 gal		Acacia 'Cousin Itt'		Little River Wattle	36" oc	L	
ASI	5 gal		Asparagus 'Sprenger'		Sprenger Asparagus Ferns	36" o.c.	M	
ASP	5 gal		Asparagus d. 'Meyeri'		Myers Asparagus	24" oc	M	
CAL	5 gal		Calandrina spectabilis		Rock Purslane	24" oc	L	
CDI	5 gal		Carex divulsa		Berkeley Sedge	24" oc	M	
CEY	5 gal		Ceanothus 'Yankee Point'		California Lilac 'Yankee Point'	60" oc	VL	
CKF	5 gal		Calamagrostis 'Karl Foerster'		Feather Reed Grass	36" oc	L	
COL	5 gal		Coleonema 'Sunset Gold'		Breath of Heaven	36" o.c.	M	
CTE	5 gal		Chondropetalum tectorum (s)		Cape Rush	36" oc	L	
DB	5 gal		Dieteris Bicolor 'Orange Drop'		Orange Drop Fortnight Lily	36" oc	L	
DIA	1 gal		Dianella caerulea 'Cassa Blue'		Cassa Blue Flax Lily	24" o.c.	M	
DIT	5 gal		Dianella tasmanica 'Variegata'		Variegated Flax Lily	36" o.c.	M	
EUG	5 gal		Euonymus japonicus 'Green Spire'		Green Spire Euonymus	24" oc	L	
FEM	1 gal		Festuca mairei		Atlas Fescue	24" oc	L	
FES	1 gal		Festuca glauca 'Elijah Blue'		Elijah Blue Fescue	18" oc	L	
JPE	1 gal		Juncus patens 'Elk Blue'		Elk Blue California Gray Rush	18" oc	L	
LAV	5 gal		Lavandula intermedia 'Provence'		Provence French Lavender	24" oc	L	
LBB	1 gal		Liriope m. 'Big Blue'		Big Blue Lily Turf	18" oc	M	

LIR	1 gal	Liriope m. 'Variegata'	Variegated Lily Turf	18" oc	M
LOM	5 gal	Lomandra 'Lime Tuff'	Lime Tuff Lomandra Grass	30" oc	L
LOT	1 gal	Lotus berthelotii	Parrots Beak	24" oc	L
MAH	5 gal	Mahonia 'Soft Caress'	Soft Caress Mahonia	36" o.c.	M
MCR	5 gal	Muhlenbergia c. 'Regal Mist' (s)	Pink Muhy	36" oc	L
MRI	5 gal	Muhlenbergia rigens (s)	Deergrass	36" oc	L
NC	5 gal	Nephrolepis cordifolia	Southern Sword Fern	36" oc	M
NEP	1 gal	Nepeta faassenii	Catmint	24" oc	L
OL	15 gal	Olea e. 'Little Ollie'	Dwarf Olive	60" oc	VL
PEL	5 gal	Pennisetum a. 'Little Bunny'	Little Bunny Fountain Grass	24" oc	L
PEN	5 gal	Pennisetum a. 'Hameln'	Hameln Fountain Grass	36" oc	L
PHL	5 gal	Phlomis russeliana	Juresalem sage	30" o.c.	L
PIC	5 gal	Pittosporum tobira 'Shima'	Creme de Mint Pittosporum	30" o.c.	M
PIT	15 gal	Pittosporum 'Silver Sheen'	Silver Sheen Pittosporum	60" o.c.	M
RGP	5 gal	Rhaphiolepis x d. 'Georgia Petite'	Georgia Petite Indian Hawthorn	36" o.c.	L
RH	5 gal	Rhamnus californica 'Eve Case'	Eve Case Coffeeberry	48" oc	L
RT	5 gal	Rosmarinus 'Tuscan Blue'	Tuscan Blue Rosemary	36" oc	L
ROH	1 gal	Rosmarinus 'Huntington Carpet'	Huntington Carpet Rosemary	30" o.c.	L
ROP	1 gal	Rosmarinus prostratus	Trailing Rosemary	24" oc	L
SAL	5 gal	Salvia 'Dara's Choice'	Dara's Choice Sage	36" o.c.	L
SR	15 gal	Strelitzia reginae	Bird of Paradise	36" oc	M
SLB	5 gal	Salvia leucantha 'Santa Barbara'	Mexican Sage	36" oc	L
TEU	1 gal	Teucrium x lucidrys	Germander	24" o.c.	L
TJA	1 gal	Trachelospermum jasminoides	Star Jasmine	36" o.c.	M

## STORMWATER TREATMENT PLANT LEGEND

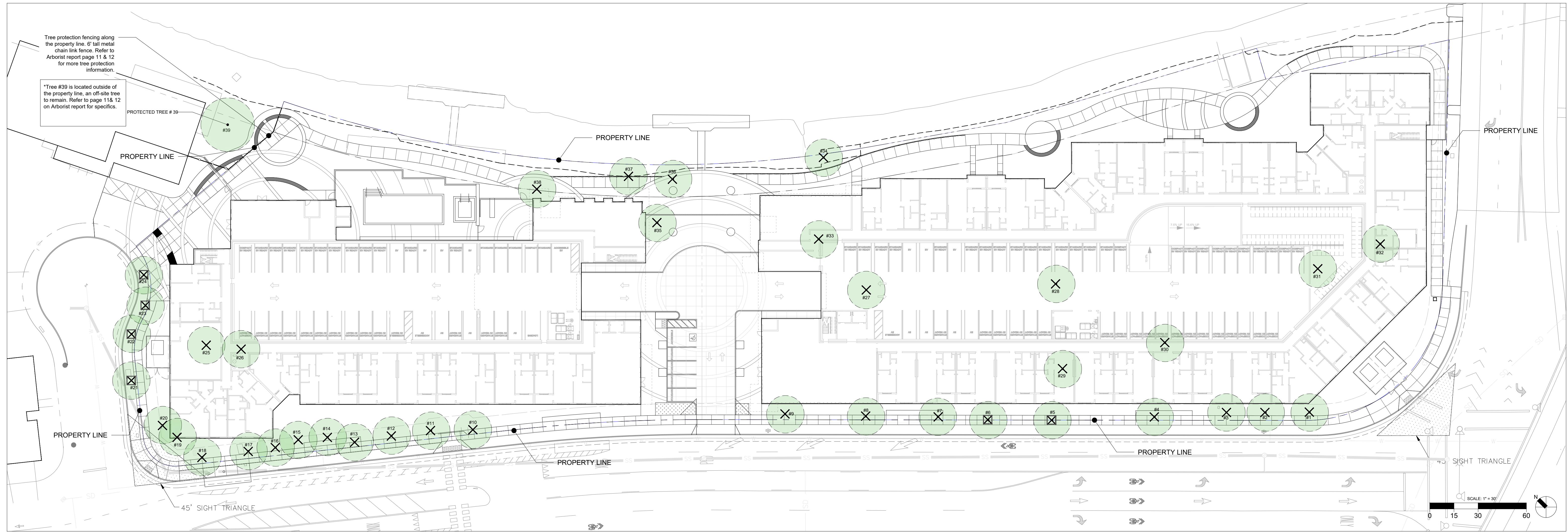
KEY	SIZE	BOTANICAL NAME	COMMON NAME	SPACING	WUCOLS	BASIN	BANK	UPLAND
CTE	5 Gal	Chondropetalum tectorum	Small Cape Rush	36" O.C.	L	●	●	●
MRI	5 Gal	Muhlenbergia rigens	Deer Grass	36" O.C.	L		●	●
RAU	5 Gal	Ribes aureum	Yellow Currant	48" O.C.	L		●	●

\*\*NOTE: The above plants have been selected as being representative of the overall planting design intent. This plant palette is suggested for use, but does not preclude use of other appropriate plant material. Water-conserving plants and other climate appropriate varieties of trees, shrubs and ground covers have been selected to complement the character of the project.

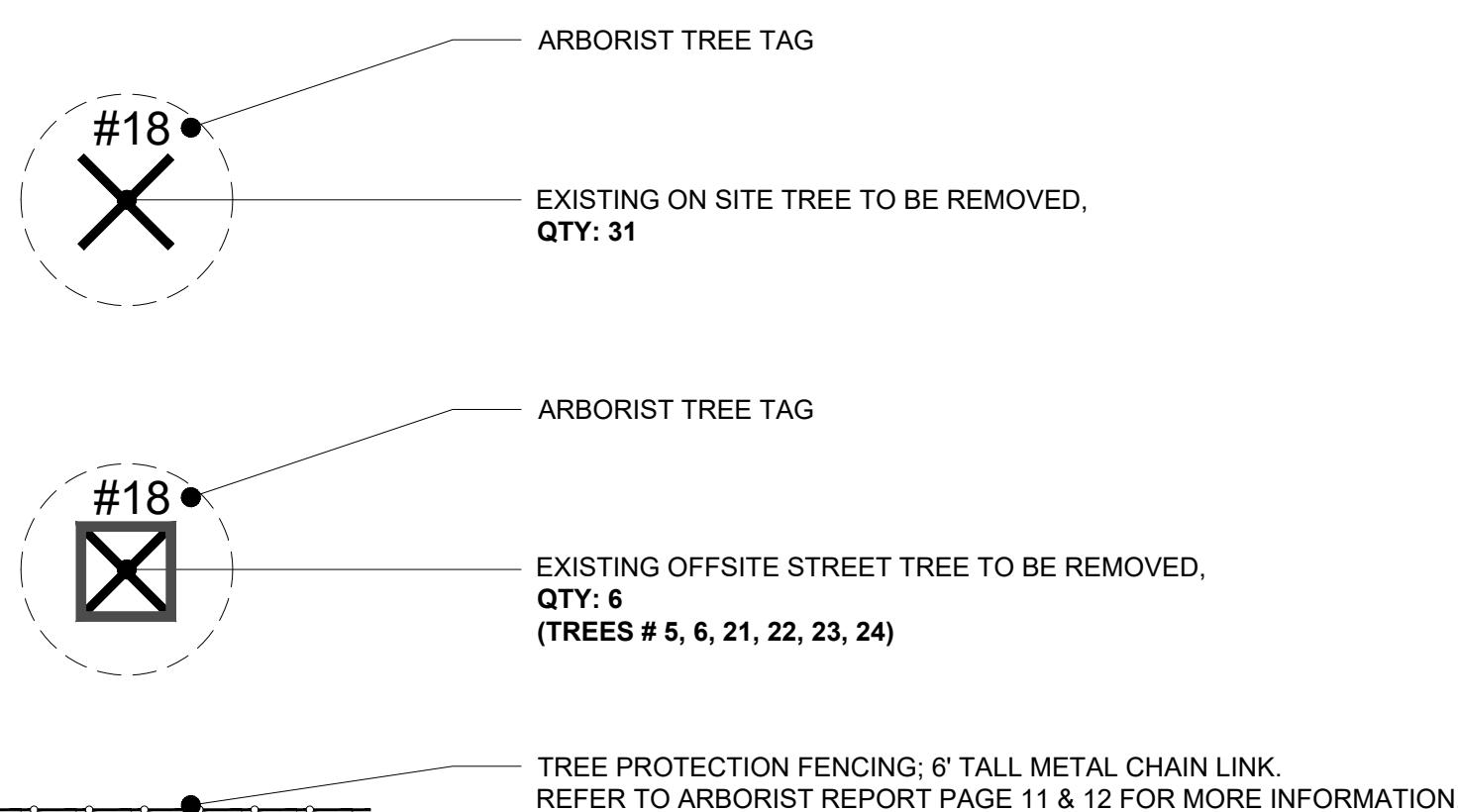
All planted areas are to be watered with an approved automatic underground irrigation system. The system shall be designed to make efficient use of water through conservation techniques, and be in compliance with the State and Water District's water conservation ordinance.

The final construction documents will provide the contractor with an understanding of the design intent for the maintenance of the planting areas regarding care and pruning of the site. The maintenance contractor shall furnish all labor, equipment, materials and supervision required to properly maintain the landscaped areas in an attractive condition and as described in the project maintenance specifications.





## LEGEND:



## Required Tree Planting EXISTING STREET TREES & TREES OUTSIDE OF THE PROPERTY LINE

Zoning Code, Section 27.71 – Landscape, requires all projects to have a minimum ratio of **1 tree per 400 square feet** of landscaped area. Existing trees that are a minimum of 6 inch diameter may count toward this total.

Landscape Area: 0 sq. ft.  $\div$  400 = 0 (a)

Number of existing trees from Tree Evaluation Schedule with a 6 inch or greater diameter **to be preserved**: 0 (b)

Landscape Unit (LU) value of trees **to be removed** from the Tree Evaluation Schedule: 24.02 (c)

Minimum LU value to be replaced and/or met through payment of in-lieu fees: **[a – b + c = d]** 24.02 (d)

### New Trees:

A “landscape unit” (LU) value equivalent to (d) above, must either be planted on site, or an “in-lieu” fee paid to the city’s street tree planting fund. If the LU value shown at (e) is not equal or greater than (d), then an in-lieu fee must be paid to the City’s street tree planting fund at the rate defined annually in the City’s Comprehensive Fee Schedule for each deficient LU.

### New Trees Being Planted\*

Quantity	Size	LU Value	Total LU Value
0	15 gallon	1	0
34	24 inch box	2	68
0	36 inch box	3	0
1	48 inch box	4	4
<b>Total LU Value of new trees being proposed:</b>			<u>72</u> (e)

\*New replacement trees shall be in addition to and not substitute requirements for new street trees, parking lot trees or other required trees.

### Fees Owed to the City Street Tree Planting Fund:

If (d) is greater than (e), there will be an LU value deficit calculated as follows:

24.02-72

$[d - e = -47.98]$  x (the annually defined \$ per LU value as per

Current Comprehensive Fee Schedule) \$336.86

= \$ 0

## Required Tree Planting EXISTING TREES WITHIN THE PROPERTY LINE

Zoning Code, Section 27.71 – Landscape, requires all projects to have a minimum ratio of **1 tree per 400 square feet** of landscaped area. Existing trees that are a minimum of 6 inch diameter may count toward this total.

Landscape Area: 26,197 sq. ft.  $\div$  400 = 65.49 (a)

Number of existing trees from Tree Evaluation Schedule with a 6 inch or greater diameter **to be preserved**: 0 (b)

Landscape Unit (LU) value of trees **to be removed** from the Tree Evaluation Schedule: 120.50 (c)

Minimum LU value to be replaced and/or met through payment of in-lieu fees: **[a – b + c = d]** 185.99 (d)

### New Trees:

A “landscape unit” (LU) value equivalent to (d) above, must either be planted on site, or an “in-lieu” fee paid to the city’s street tree planting fund. If the LU value shown at (e) is not equal or greater than (d), then an in-lieu fee must be paid to the City’s street tree planting fund at the rate defined annually in the City’s Comprehensive Fee Schedule for each deficient LU.

### New Trees Being Planted\*

Quantity	Size	LU Value	Total LU Value
0	15 gallon	1	0
70	24 inch box	2	140
21	36 inch box	3	63
6	48 inch box	4	24

**Total LU Value of new trees being proposed:** 227 (e)

\*New replacement trees shall be in addition to and not substitute requirements for new street trees, parking lot trees or other required trees.

### Fees Owed to the City Street Tree Planting Fund:

If (d) is greater than (e), there will be an LU value deficit calculated as follows:

185.99-227

[d – e = 41.01] x (the annually defined \$ per LU value as per  
Current Comprehensive Fee Schedule) \$336.86

= \$ 0



Kielty Arborist Services LLC  
Certified Arborist WE#10724A  
P.O. Box 6187  
San Mateo, CA 94403  
650-532-4418

December 13, 2023 (updated)

Lisa Ring, AICP  
LOR Planning & Environmental Consulting, INC

Site: 1885 South Norfolk Street, San Mateo CA

Dear Ms. Ring,

As requested on Wednesday, October 12<sup>th</sup>, 2022, Kielty Arborist Services LLC visited the above site for the purpose of providing a Tree Inventory Report/Tree Protection Plan for the proposed construction. A new multifamily development project is proposed for this site, and as needed an Arborist Report is required when submitting plans to the city of San Mateo. The entire 26 page submittal set dated 4/11/22 was reviewed for writing this report. This Tree Inventory Report is not a Tree Risk Assessment. As such, no trees were assessed for risk in accordance with industry standards, nor are there any tree risk ratings or risk mitigation recommendations provided within this preservation plan.

**Method:**

All inspections were made from the ground; the trees were not climbed for this inspection. No root crown exploration or plant tissue analysis was performed. The trees in question were located on a topography map provided by you. The trees were estimated for diameter at 54 inches above ground level (DBH). The trees were given a condition rating for form and vitality. The trees condition rating is based on 50 percent vitality and 50 percent form, using the following scale.

1 - 29 Very Poor  
30 - 49 Poor  
50 - 69 Fair  
70 - 89 Good  
90 - 100 Excellent

The height of the tree was measured using a Nikon Forestry 550 Hypsometer. The spread was paced off. Comments and recommendations for future maintenance are provided.

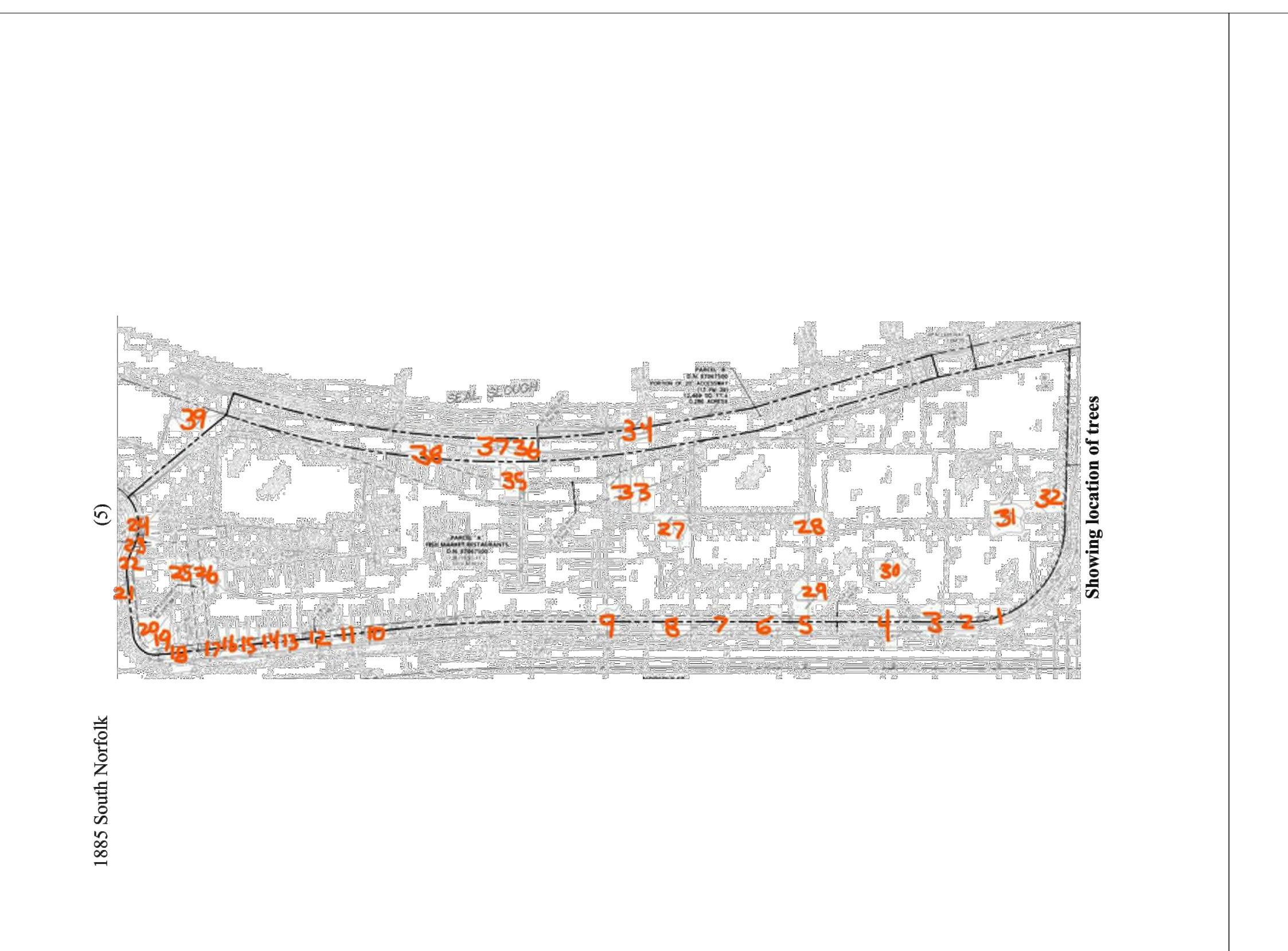
**Survey Key:**  
H-Indicates "Heritage" tree by city ordinance. 10" for oaks and 15" for all other species  
DBH- Diameter at breast height (54 inches above grade)  
CON- Condition rating  
HT/SP- Tree height/ canopy spread

1885 South Norfolk Survey: (2)					
Tree#	Species	DBH	CON	HT/SP	Comments
1H/R	Chinese Elm ( <i>Ulmus parvifolia</i> )	16.0	60	25/35	Good vigor, fair form, codominant at 3', anthracnose scars on limbs, surrounded by hardscapes.
2R	Chinese Elm ( <i>Ulmus parvifolia</i> )	13.4	55	30/30	Good vigor, fair form, decay on trunk at root crown, surrounded by hardscapes.
3R	Chinese Elm ( <i>Ulmus parvifolia</i> )	11.4	55	25/25	Fair vigor, poor form, decay on trunk near grade, surrounded by hardscapes.
4R	Chinese Elm ( <i>Ulmus parvifolia</i> )	12.8	40	25/30	Fair vigor, poor form, large anthracnose scars from grade to 4', surrounded by hardscapes.
5R	Chinese Elm ( <i>Ulmus parvifolia</i> )	8.5	65	20/25	Fair vigor, fair form, scar at base, surrounded by hardscapes.
6R	Chinese Elm ( <i>Ulmus parvifolia</i> )	9.5	65	18/20	Fair vigor, fair form, surrounded by hardscapes.
7R	Chinese Elm ( <i>Ulmus parvifolia</i> )	9.0	65	18/20	Fair vigor, fair form, scar on trunk, surrounded by hardscapes.
8R	Chinese Elm ( <i>Ulmus parvifolia</i> )	10.6	55	18/20	Fair vigor, fair form, scar on trunk minor decay, surrounded by hardscapes.
9R	Chinese Elm ( <i>Ulmus parvifolia</i> )	10.6	65	25/30	Fair vigor, fair form, surrounded by hardscapes.
10R	Ornamental Pear ( <i>Pyrus calleryana</i> )	10.6	60	15/15	Fair vigor, fair form, codominant at 5' with poor attachments, surrounded by hardscapes.
11R	Ornamental Pear ( <i>Pyrus calleryana</i> )	8.4	50	15/12	Fair to poor vigor, fair form, codominant at 5' with poor attachments, surrounded by hardscapes.
12H/R	Ornamental Pear ( <i>Pyrus calleryana</i> )	15.2	60	20/15	Fair vigor fair form, codominant at 6' with poor attachments, surrounded by hardscapes.
13R	Ornamental Pear ( <i>Pyrus calleryana</i> )	7.2	10	12/10	NEARLY DEAD.

1885 South Norfolk Survey: (3)					
Tree#	Species	DBH	CON	HT/SP	Comments
14R	Ornamental Pear ( <i>Pyrus calleryana</i> )	14.0	45	18/15	Fair vigor, poor form, codominant at 6' with severe included bark.
15R	Ornamental Pear ( <i>Pyrus calleryana</i> )	9.4	50	14/12	Fair vigor, poor form, codominant at 6' with poor attachments.
16R	Ornamental Pear ( <i>Pyrus calleryana</i> )	6.9	45	12/10	Fair vigor, poor form, suppressed, history of limb loss.
17R	Ornamental Pear ( <i>Pyrus calleryana</i> )	13.9	45	15/15	Fair vigor, poor form, codominant at 6' with included bark.
18H/R	Ornamental Pear ( <i>Pyrus calleryana</i> )	21.2	45	20/20	Fair vigor, poor form, codominant at 6' with included bark.
19R	Ornamental Pear ( <i>Pyrus calleryana</i> )	10.9	45	15/15	Fair vigor, poor form, codominant at 6' with included bark, leans.
20R	Ornamental Pear ( <i>Pyrus calleryana</i> )	14.5	50	20/15	Fair vigor, poor form, codominant at 5' with poor attachments.
21R	Ornamental Pear ( <i>Pyrus calleryana</i> )	14.5	45	20/20	Fair vigor, poor form, codominant at 5' with included bark.
22R	Ornamental Pear ( <i>Pyrus calleryana</i> )	8.8	50	15/15	Fair vigor, fair form, history of limb loss, codominant with weak attachments.
23R	Ornamental Pear ( <i>Pyrus calleryana</i> )	6.8	50	12/10	Fair to poor vigor, fair form, codominant at 5' with weak attachment.
24R	Ornamental Pear ( <i>Pyrus calleryana</i> )	7.4	40	10/10	Fair vigor, poor form, codominant at 6' with included bark, history of limb loss.
25R	Liquidambar ( <i>Liquidambar styraciflua</i> )	9.7	45	25/16	Fair vigor, poor form, large scar on trunk, damaging parking lot.
26R	Liquidambar ( <i>Liquidambar styraciflua</i> )	12.2	60	30/20	Fair vigor, fair form, large surface roots damaging parking lot.
27H/R	Red Iron Bark Euc ( <i>Eucalyptus sideroxylon</i> )	23.8	55	30/35	Fair vigor, fair form, slight lean, extensive damage to parking lot.

1885 South Norfolk Survey: (4)					
Tree#	Species	DBH	CON	HT/SP	Comments
28H/R	Red Iron Bark Euc ( <i>Eucalyptus sideroxylon</i> )	24.6	65	40/35	Good vigor, fair form, parking lot tree.
29H/R	Red Iron Bark Euc ( <i>Eucalyptus sideroxylon</i> )	20.3	60	35/35	Fair vigor fair form, parking lot tree.
30H/R	Red Iron Bark Euc ( <i>Eucalyptus sideroxylon</i> )	18.9	60	35/35	Fair vigor, fair form, parking lot tree.
31H/R	River Red Eucalyptus ( <i>Eucalyptus camaldulensis</i> )	15.0	50	30/30	Fair vigor, fair form, lerp psyllid, small limb die back.
32H/R	River Red Eucalyptus ( <i>Eucalyptus camaldulensis</i> )	23.2	45	30/25	Poor vigor, poor form, pruned for utilities, in decline.
33R	Chinese Elm ( <i>Ulmus parvifolia</i> )	12.2	45	20/30	Poor vigor, fair form, in decline.
34R	Red Willow ( <i>Salix laevigata</i> )	13.2	30	12/12	Fair vigor, poor form, history of limb loss, decayed trunk.
35R	Purple Leaf Plum ( <i>Prunus cerasifera</i> )	8.0	45	12/12	Poor vigor, fair form, in decline.
36R	Purple Leaf Plum ( <i>Prunus cerasifera</i> )	7.6	60	12/10	Fair vigor, fair form.
37R	Purple Leaf Plum ( <i>Prunus cerasifera</i> )	6.0	60	12/10	Fair vigor, fair form.
38R	Purple Leaf Plum ( <i>Prunus cerasifera</i> )	4.8	50	10/10	Fair vigor, fair form.
39H	Monterey Pine ( <i>Pinus radiata</i> )	30.1	40	40/35	Fair to poor vigor, fair form, dead wood, die back, bark beetle damage observed at base of tree.

\*Tree #39 is located outside of the property line, an off-site tree to remain.



1885 South Norfolk (14)

Kielty Arborist Services

P.O. Box 6187  
San Mateo, CA 94403  
650-532-4418

**ARBORIST DISCLOSURE STATEMENT**

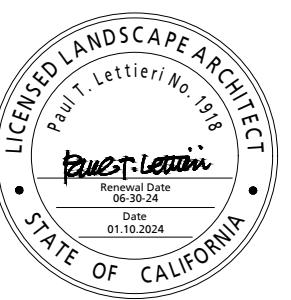
Arborists are tree specialists who use their education, knowledge, training and experience to examine trees, recommend measures to enhance the beauty and health of trees, and attempt to reduce the risk of living near trees. Clients may choose to accept or disregard the recommendations of the arborist, or seek additional advice.

Arborists cannot detect every condition that could possibly lead to the structural failure of a tree. Trees are living organisms that fail in ways we do not fully understand. Conditions are often hidden within trees and below ground. Arborists cannot take such issues into account unless complete and accurate information is given to the arborist. The person hiring the arborist accepts full responsibility for authorizing the recommended treatment or remedial measures.

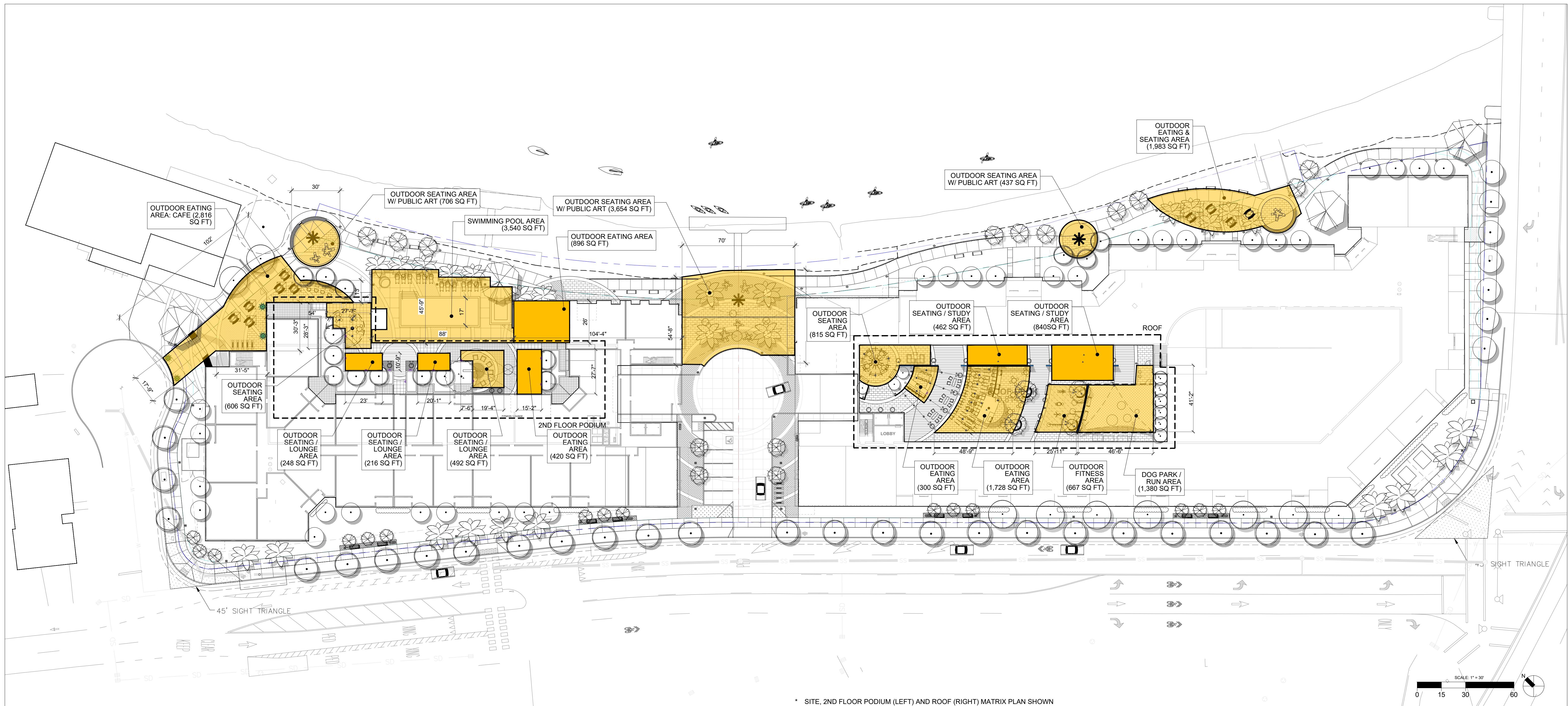
Trees can be managed, but they cannot be controlled. To live near a tree is to accept some degree of risk. The only way to eliminate all risks is to eliminate all trees.

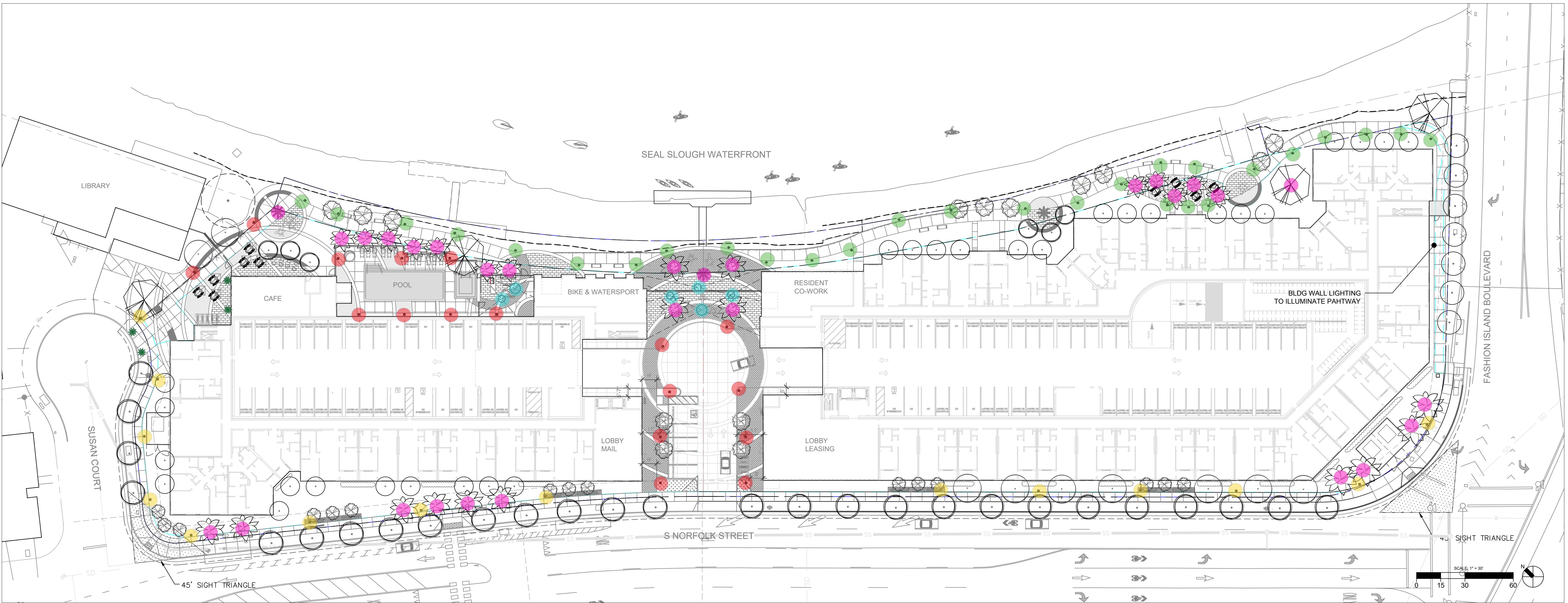
Arborist: David Beckham

Date: November 1<sup>st</sup>, 2022



<p>1885 South Norfolk</p> <p>(6)</p> <p>Tree Evaluation Schedule Landscape Units</p> <table border="1"> <thead> <tr> <th>Ref</th><th>Species Name</th><th>Botanical Name</th><th>Fate</th><th>Health</th><th>Species Value %</th><th>Condition Value %</th><th>Location</th><th>0.35 Caliper Inches</th><th>0.35 Value %</th><th>70' F in soil area buf. area</th><th>1.25' H height Tree</th><th>LU Value</th></tr> </thead> <tbody> <tr><td>1</td><td>Chinese Elm</td><td><i>Ulmus parvifolia</i></td><td>R</td><td>70%</td><td>69%</td><td>50%</td><td>0.35</td><td>16</td><td>1.00</td><td>1.25</td><td>12.00</td></tr> <tr><td>2</td><td>Chinese Elm</td><td><i>Ulmus parvifolia</i></td><td>R</td><td>70%</td><td>55%</td><td>50%</td><td>0.35</td><td>16</td><td>1.00</td><td>1.25</td><td>3.37</td></tr> <tr><td>3</td><td>Chinese Elm</td><td><i>Ulmus parvifolia</i></td><td>R</td><td>70%</td><td>55%</td><td>50%</td><td>11.4</td><td>1.00</td><td>1.00</td><td>1.00</td><td>6.27</td></tr> <tr><td>4</td><td>Chinese Elm</td><td><i>Ulmus parvifolia</i></td><td>R</td><td>70%</td><td>49%</td><td>50%</td><td>0.35</td><td>12.0</td><td>1.00</td><td>1.00</td><td>5.12</td></tr> <tr><td>5</td><td>Chinese Elm</td><td><i>Ulmus parvifolia</i></td><td>R</td><td>70%</td><td>69%</td><td>50%</td><td>0.35</td><td>8.5</td><td>1.00</td><td>1.00</td><td>5.52</td></tr> <tr><td>6</td><td>Chinese Elm</td><td><i>Ulmus parvifolia</i></td><td>R</td><td>70%</td><td>69%</td><td>50%</td><td>0.35</td><td>9.5</td><td>1.00</td><td>1.00</td><td>6.17</td></tr> <tr><td>7</td><td>Chinese Elm</td><td><i>Ulmus parvifolia</i></td><td>R</td><td>70%</td><td>69%</td><td>50%</td><td>0.35</td><td>10.6</td><td>1.00</td><td>1.00</td><td>5.05</td></tr> <tr><td>8</td><td>Chinese Elm</td><td><i>Ulmus parvifolia</i></td><td>R</td><td>70%</td><td>69%</td><td>50%</td><td>0.35</td><td>10.6</td><td>1.00</td><td>1.00</td><td>8.83</td></tr> <tr><td>9</td><td>Chinese Elm</td><td><i>Ulmus parvifolia</i></td><td>R</td><td>70%</td><td>69%</td><td>50%</td><td>0.35</td><td>10.6</td><td>1.00</td><td>1.00</td><td>8.89</td></tr> <tr><td>10</td><td>Ornamental Pear</td><td><i>Pyrus calleryana</i></td><td>R</td><td>50%</td><td>69%</td><td>50%</td><td>0.35</td><td>10.6</td><td>1.00</td><td>1.00</td><td>4.54</td></tr> <tr><td>11</td><td>Ornamental Pear</td><td><i>Pyrus calleryana</i></td><td>R</td><td>50%</td><td>59%</td><td>50%</td><td>0.35</td><td>8.4</td><td>1.00</td><td>1.00</td><td>3.00</td></tr> <tr><td>12</td><td>Ornamental Pear</td><td><i>Pyrus calleryana</i></td><td>R</td><td>50%</td><td>10%</td><td>50%</td><td>0.35</td><td>7.2</td><td>1.00</td><td>1.00</td><td>0.91</td></tr> <tr><td>13</td><td>Ornamental Pear</td><td><i>Pyrus calleryana</i></td><td>R</td><td>50%</td><td>49%</td><td>50%</td><td>0.35</td><td>14</td><td>1.00</td><td>1.00</td><td>4.50</td></tr> <tr><td>14</td><td>Ornamental Pear</td><td><i>Pyrus calleryana</i></td><td>R</td><td>50%</td><td>59%</td><td>50%</td><td>0.35</td><td>8.4</td><td>1.00</td><td>1.00</td><td>3.35</td></tr> <tr><td>15</td><td>Ornamental Pear</td><td><i>Pyrus calleryana</i></td><td>R</td><td>50%</td><td>49%</td><td>50%</td><td>0.35</td><td>12.0</td><td>1.00</td><td>1.00</td><td>2.21</td></tr> <tr><td>16</td><td>Ornamental Pear</td><td><i>Pyrus calleryana</i></td><td>R</td><td>50%</td><td>59%</td><td>50%</td><td>0.35</td><td>13.9</td><td>1.00</td><td>1.00</td><td>4.46</td></tr> <tr><td>17</td><td>Ornamental Pear</td><td><i>Pyrus calleryana</i></td><td>R</td><td>50%</td><td>49%</td><td>50%</td><td>0.35</td><td>21.2</td><td>1.00</td><td>1.25</td><td>8.51</td></tr> <tr><td>18</td><td>Ornamental Pear</td><td><i>Pyrus calleryana</i></td><td>R</td><td>50%</td><td>49%</td><td>50%</td><td>0.35</td><td>10.9</td><td>1.00</td><td>1.00</td><td>3.50</td></tr> <tr><td>19</td><td>Ornamental Pear</td><td><i>Pyrus calleryana</i></td><td>R</td><td>50%</td><td>59%</td><td>50%</td><td>0.35</td><td>12.0</td><td>1.00</td><td>1.00</td><td>5.17</td></tr> <tr><td>20</td><td>Ornamental Pear</td><td><i>Pyrus calleryana</i></td><td>R</td><td>50%</td><td>59%</td><td>50%</td><td>0.35</td><td>14.5</td><td>1.00</td><td>1.00</td><td>4.68</td></tr> <tr><td>21</td><td>Ornamental Pear</td><td><i>Pyrus calleryana</i></td><td>R</td><td>50%</td><td>59%</td><td>50%</td><td>0.35</td><td>8.8</td><td>1.00</td><td>1.00</td><td>3.14</td></tr> <tr><td>22</td><td>Ornamental Pear</td><td><i>Pyrus calleryana</i></td><td>R</td><td>50%</td><td>59%</td><td>50%</td><td>0.35</td><td>8.8</td><td>1.00</td><td>1.00</td><td>2.42</td></tr> <tr><td>23</td><td>Ornamental Pear</td><td><i>Pyrus calleryana</i></td><td>R</td><td>50%</td><td>49%</td><td>50%</td><td>0.35</td><td>7.4</td><td>1.00</td><td>1.00</td><td>2.11</td></tr> <tr><td>24</td><td>Ornamental Pear</td><td><i>Pyrus calleryana</i></td><td>R</td><td>50%</td><td>49%</td><td>50%</td><td>0.35</td><td>12.0</td><td>1.00</td><td>1.00</td><td>1.74</td></tr> <tr><td>25</td><td>Liquidambar</td><td><i>Liquidambar styraciflua</i></td><td>R</td><td>50%</td><td>69%</td><td>40%</td><td>0.35</td><td>12.2</td><td>0.70</td>&lt;td</tr></tbody></table>	Ref	Species Name	Botanical Name	Fate	Health	Species Value %	Condition Value %	Location	0.35 Caliper Inches	0.35 Value %	70' F in soil area buf. area	1.25' H height Tree	LU Value	1	Chinese Elm	<i>Ulmus parvifolia</i>	R	70%	69%	50%	0.35	16	1.00	1.25	12.00	2	Chinese Elm	<i>Ulmus parvifolia</i>	R	70%	55%	50%	0.35	16	1.00	1.25	3.37	3	Chinese Elm	<i>Ulmus parvifolia</i>	R	70%	55%	50%	11.4	1.00	1.00	1.00	6.27	4	Chinese Elm	<i>Ulmus parvifolia</i>	R	70%	49%	50%	0.35	12.0	1.00	1.00	5.12	5	Chinese Elm	<i>Ulmus parvifolia</i>	R	70%	69%	50%	0.35	8.5	1.00	1.00	5.52	6	Chinese Elm	<i>Ulmus parvifolia</i>	R	70%	69%	50%	0.35	9.5	1.00	1.00	6.17	7	Chinese Elm	<i>Ulmus parvifolia</i>	R	70%	69%	50%	0.35	10.6	1.00	1.00	5.05	8	Chinese Elm	<i>Ulmus parvifolia</i>	R	70%	69%	50%	0.35	10.6	1.00	1.00	8.83	9	Chinese Elm	<i>Ulmus parvifolia</i>	R	70%	69%	50%	0.35	10.6	1.00	1.00	8.89	10	Ornamental Pear	<i>Pyrus calleryana</i>	R	50%	69%	50%	0.35	10.6	1.00	1.00	4.54	11	Ornamental Pear	<i>Pyrus calleryana</i>	R	50%	59%	50%	0.35	8.4	1.00	1.00	3.00	12	Ornamental Pear	<i>Pyrus calleryana</i>	R	50%	10%	50%	0.35	7.2	1.00	1.00	0.91	13	Ornamental Pear	<i>Pyrus calleryana</i>	R	50%	49%	50%	0.35	14	1.00	1.00	4.50	14	Ornamental Pear	<i>Pyrus calleryana</i>	R	50%	59%	50%	0.35	8.4	1.00	1.00	3.35	15	Ornamental Pear	<i>Pyrus calleryana</i>	R	50%	49%	50%	0.35	12.0	1.00	1.00	2.21	16	Ornamental Pear	<i>Pyrus calleryana</i>	R	50%	59%	50%	0.35	13.9	1.00	1.00	4.46	17	Ornamental Pear	<i>Pyrus calleryana</i>	R	50%	49%	50%	0.35	21.2	1.00	1.25	8.51	18	Ornamental Pear	<i>Pyrus calleryana</i>	R	50%	49%	50%	0.35	10.9	1.00	1.00	3.50	19	Ornamental Pear	<i>Pyrus calleryana</i>	R	50%	59%	50%	0.35	12.0	1.00	1.00	5.17	20	Ornamental Pear	<i>Pyrus calleryana</i>	R	50%	59%	50%	0.35	14.5	1.00	1.00	4.68	21	Ornamental Pear	<i>Pyrus calleryana</i>	R	50%	59%	50%	0.35	8.8	1.00	1.00	3.14	22	Ornamental Pear	<i>Pyrus calleryana</i>	R	50%	59%	50%	0.35	8.8	1.00	1.00	2.42	23	Ornamental Pear	<i>Pyrus calleryana</i>	R	50%	49%	50%	0.35	7.4	1.00	1.00	2.11	24	Ornamental Pear	<i>Pyrus calleryana</i>	R	50%	49%	50%	0.35	12.0	1.00	1.00	1.74	25	Liquidambar	<i>Liquidambar styraciflua</i>	R	50%	69%	40%	0.35	12.2	0.70
Ref	Species Name	Botanical Name	Fate	Health	Species Value %	Condition Value %	Location	0.35 Caliper Inches	0.35 Value %	70' F in soil area buf. area	1.25' H height Tree	LU Value																																																																																																																																																																																																																																																																																																											
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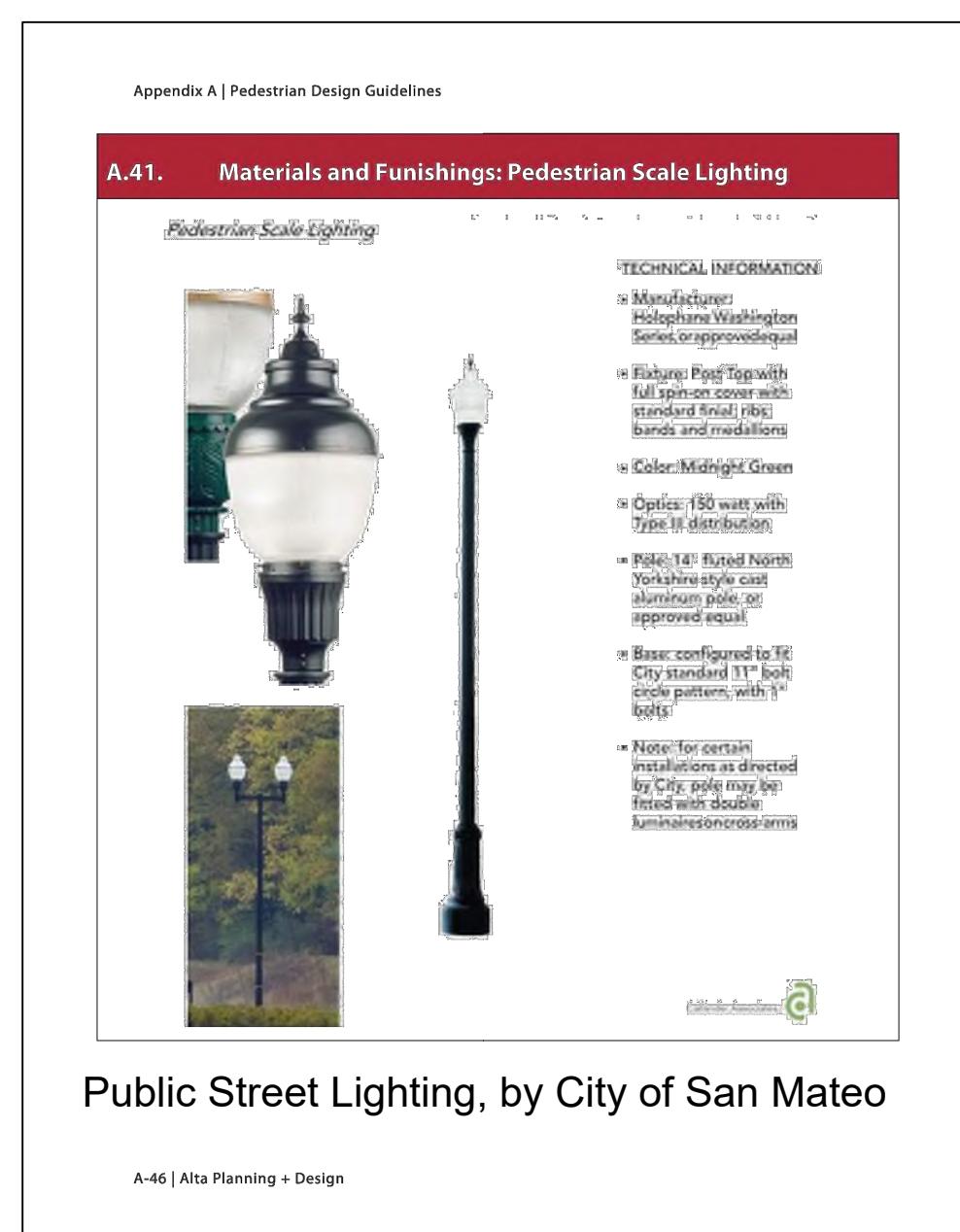




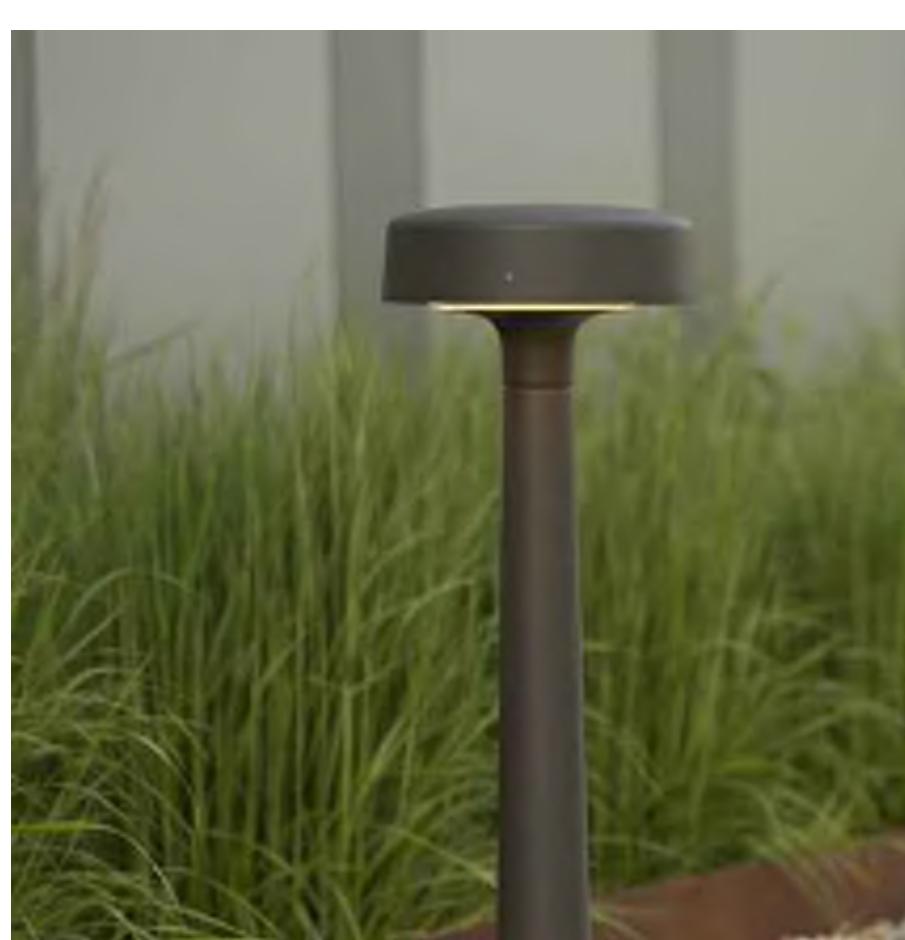
#### LIGHT FIXTURE LEGEND:

- Public Street Lighting, by City of San Mateo
- Pedestrian Scale Pole Light
- Bollard Light
- Catenary Light
- Accent Light

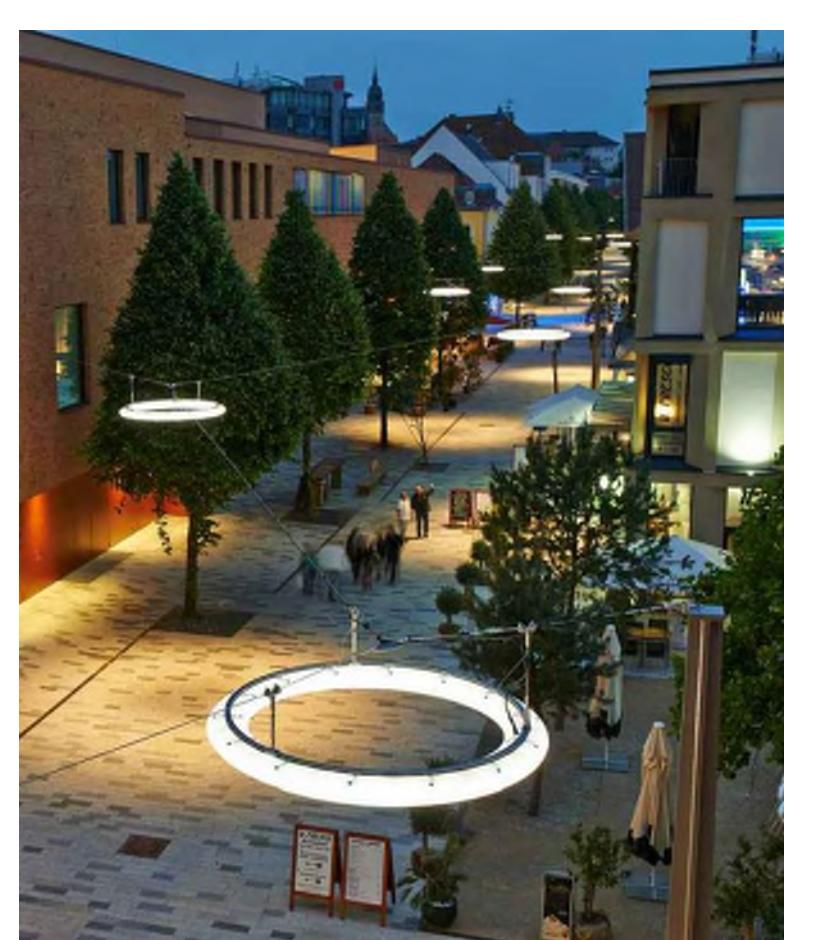
\* BLDG WALL LIGHTS NOT ILLUSTRATED  
 \* STREET / AREA LIGHTS NOT ILLUSTRATED  
 \* ALL LIGHTS COLOR 3000K



Pedestrian Scale Pole Light  
Motive Collection by Landscape Forms



Bollard Light  
Motive Collection by Landscape Forms

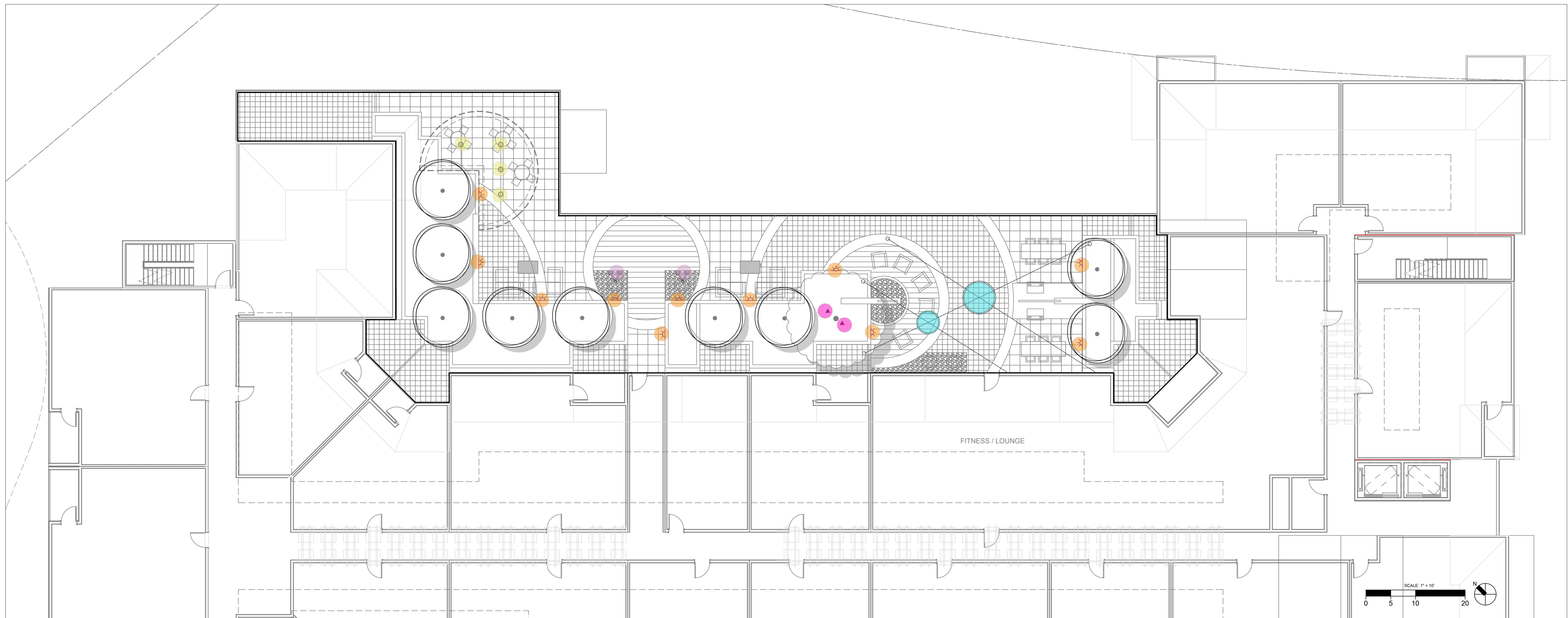


Catenary Light  
Aura Collection by Structura



Accent Light  
by BK Lighting





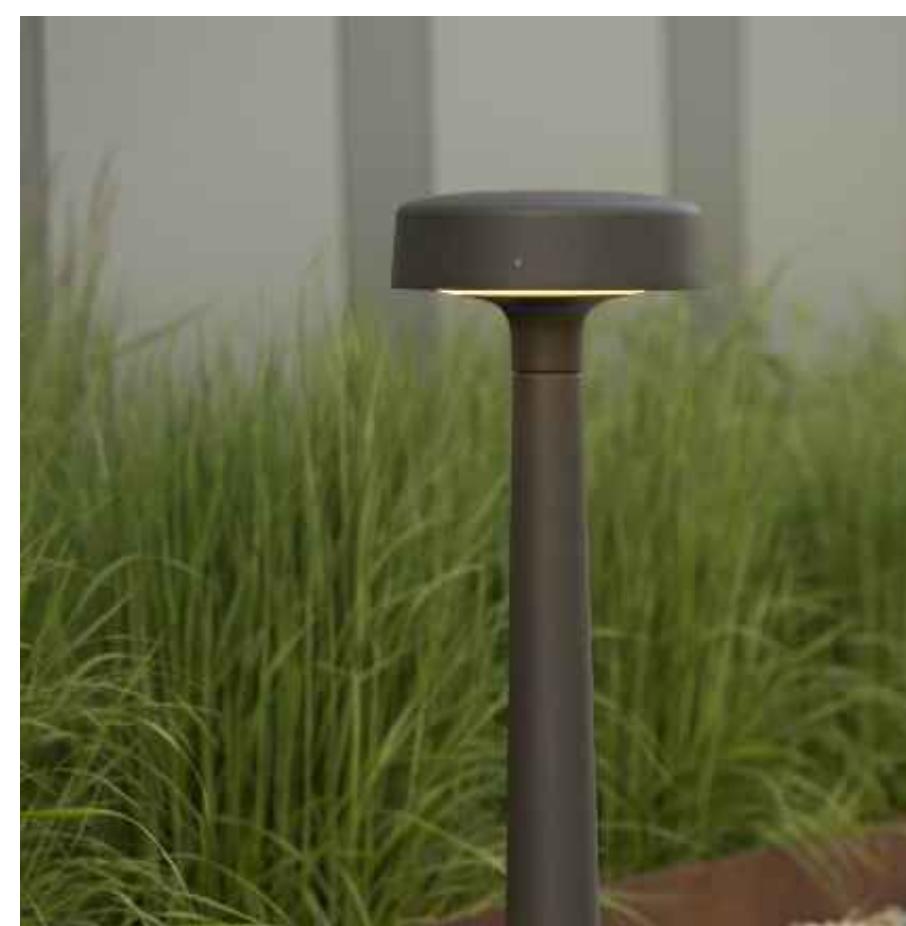
#### LIGHT FIXTURE LEGEND:

- Bollard Light
- Catenary Light
- Accent Light
- Recessed Wall Light
- Telescopic Light (in planters)
- Suspended Light

\* BLDG WALL LIGHTS  
NOT ILLUSTRATED  
\* ALL LIGHTS COLOR 3000K



Wall Light  
by Bega



Bollard Light  
Motive Collection by Landscape Forms



Catenary Light  
Aura Collection by Structura



Accent Light  
by BK Lighting

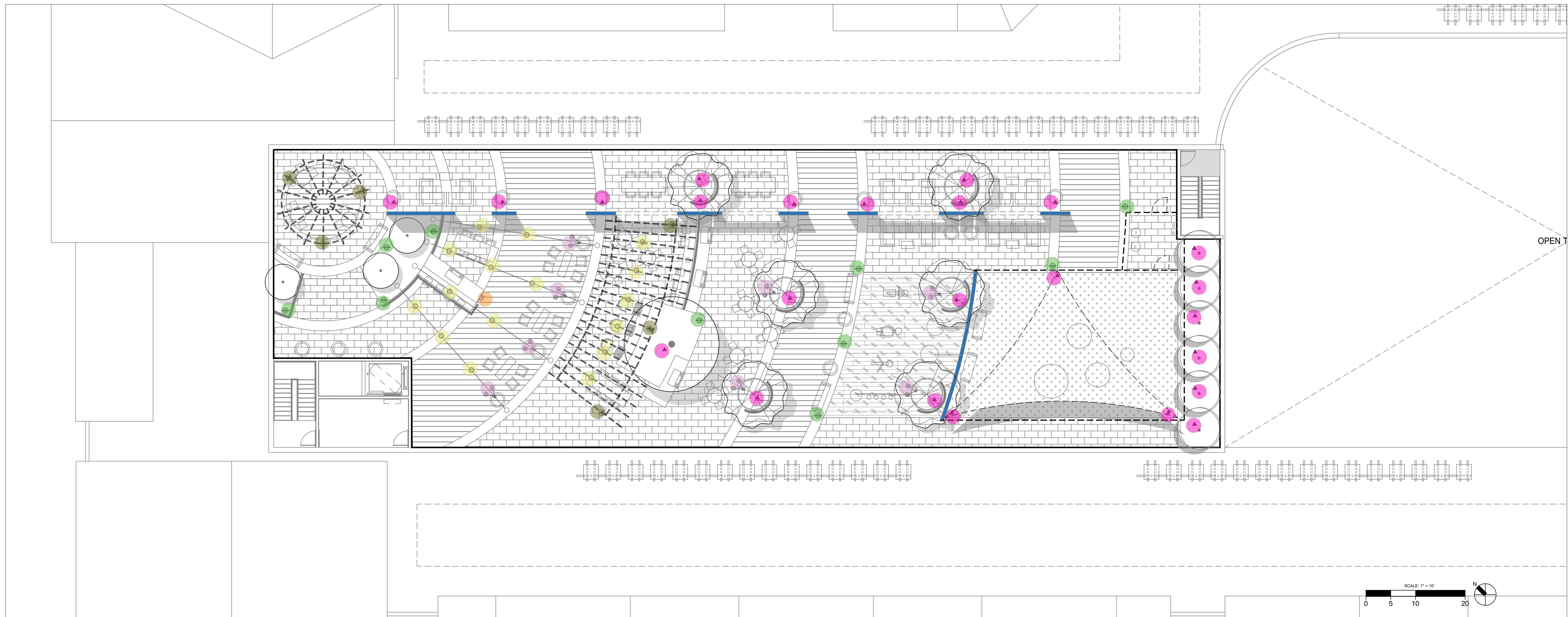


Telescopic Light  
by BK Lighting



Suspended Cable Light  
by Tegan





#### LIGHT FIXTURE LEGEND:

- Bollard Light
- Down Light
- Accent Light
- Recessed Wall Light
- Telescopic Light (in planters)
- Suspended Light

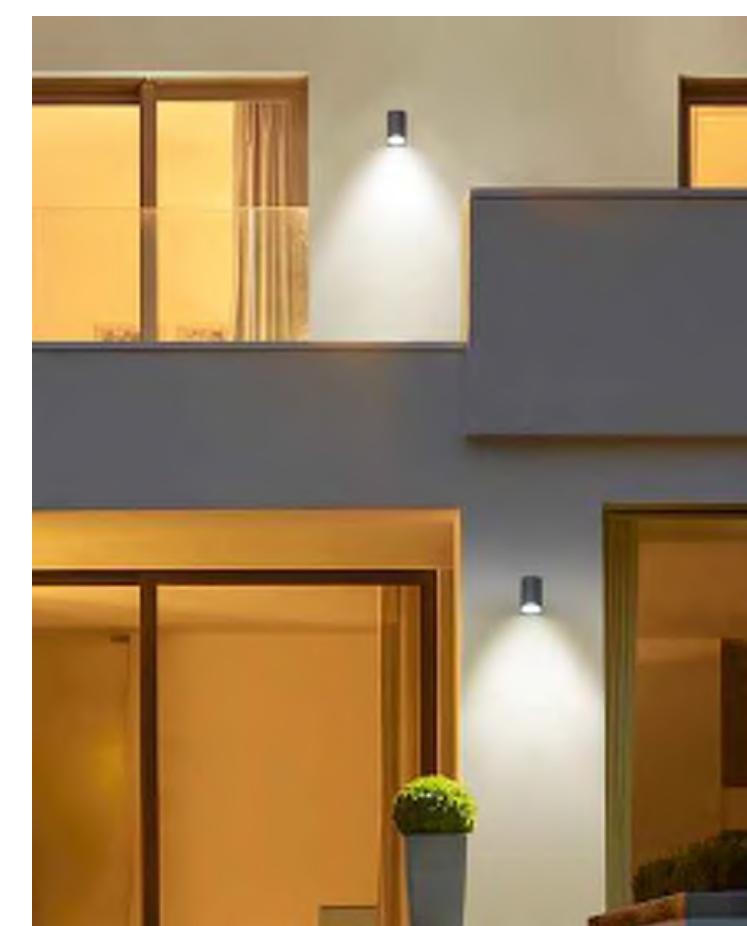
\* BLDG WALL LIGHTS  
NOT ILLUSTRATED  
\* ALL LIGHTS COLOR 3000K



Wall Light  
by Bega



Bollard Light  
Motive Collection by Landscape Forms



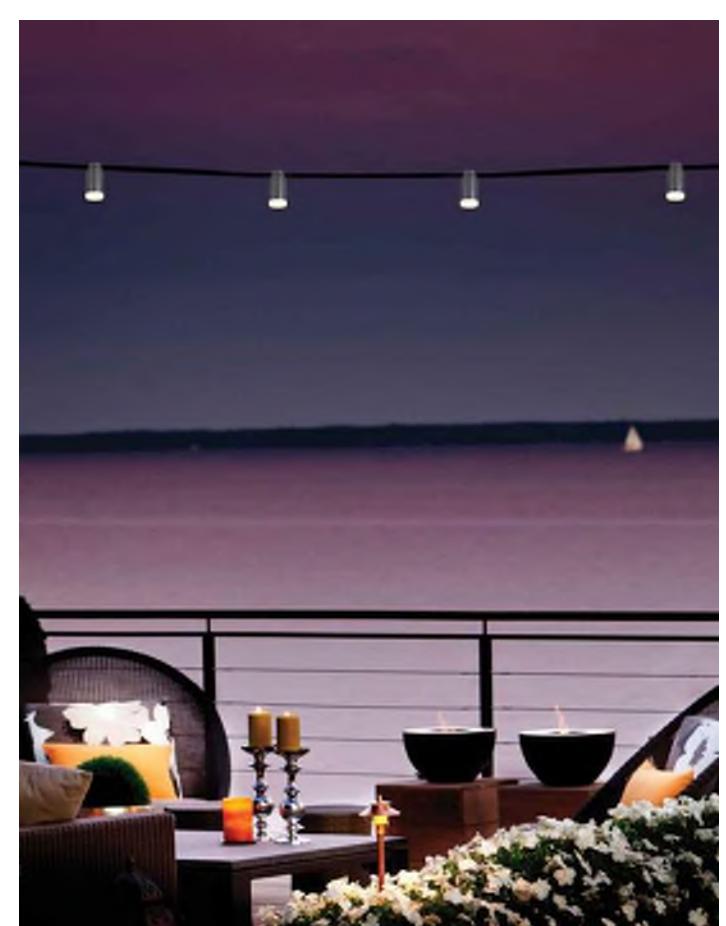
Down Light  
by Bega



Accent Light  
by BK Lighting



Telescopic Light  
by BK Lighting



Suspended Cable Light  
by Tegan





# AMERICAN TRASH MANAGEMENT

AMERICAN TRASH MANAGEMENT  
1900 POWELL STREET, SUITE 220  
EMERYVILLE, CALIFORNIA 94608  
P: 415.292.5400  
F: 415.292.5410  
CONSULTINGPROJECTS@TRASHMANAGE.COM

## SULTANT

BDE

## TECT

WINDY

ER / DEVELOP

1

ECT NO.

WN

MOVED

09

E 1/64

10 of 10

TR0.1



**AMERICAN  
TRASH MANAGEMENT**

AMERICAN TRASH MANAGEMENT  
1900 POWELL STREET, SUITE 220  
EMERYVILLE, CALIFORNIA 94608  
P: 415.292.5400  
F: 415.292.5410  
CONSULTINGPROJECTS@TRASHMANAGE.COM

TRAS  
121 S

CONSULTANT  
BDE

ARCHITECT  
WINDY HILL

OWNER / DEVELOPER

1885 S. NORFOLK ST  
SAN MATEO, CA

PROJECT  
TRASH TRUCK  
MANEUVER

DRAWING TITLE  
PROJECT NO.  DRAWING NO.   
DRAWN CM  
APPROVED AS  
DATE 09/28/2023  
SCALE 1/64" = 1'-0"

TR0.2

SHOWING EVERY  
OTHER BIN PICKED  
UP FOR CLARITY

**SUSAN COURT**

**B1**  
**1,082 SF**

**C1**  
**1,256 SF**

1,0

45'-0"

11'-2"  
SETBACK

10'-0"  
SETBACK

64'-0"

