LANDSCAPE NARRATIVE

THE NEIGHBORHOOD LANDSCAPE SCHEME IS INSPIRED BY THE POINT RICHMOND NAUTICAL SHORELINE AND SAN FRANCISCO BAY TRAIL. ALL OF THE SITE ELEMENTS, MATERIALS, PLANT PALETTE, AND AMENITIES HAVE BEEN INSPIRED BY THE SURROUNDING COMMUNITY AND CULTURE OF POINT RICHMOND. THE PLANTING SCHEME CONSISTS OF NATIVE AND ADAPTED LOW WATER USE PLANTS THAT ARE INSPIRED BY THE POINT RICHMOND SHORELINE. PLANTING PATTERNS ARE ORGANIC TO FOLLOW THE SHORELINE AND NAUTICAL THEME. RECREATIONAL AND SOCIAL SPACE DESIGNS HAVE BEEN CREATED THROUGH THE COMMUNITY NEEDS AND THE SURROUNDING TRAIL AND NEIGHBORHOOD. THESE SPACES OFFER ACTIVE AND PASSIVE OPPORTUNITIES SUCH AS GATHERING, EXERCISING, GARDENING, PLAY AND REST. EACH OF THESE AREAS HAVE BEEN ENVISIONED TO BE A BENEFIT TO THE NEIGHBORHOOD, PROVIDING AN OPPORTUNITY FOR ACTIVE LIFESTYLE.

LANDSCAPE LEGEND

BOTANICAL NAME	SYMBOL
ACER RUBRUM 'ARMSTRONG'	
ACER PALMATUM 'BLOODGOOD'	
ARBUTUS 'MARINA'	
ARBUTUS MENZIESII	
CALLISTEMON CITRINUS	
JACARANDA MIMOSIFOLIA	
LAGERSTROEMIA INDICA	
LOPHOSTEMON CONFERTUS	
PISTACHIA CHINESIS	
COMMON AREA LANDSCAPE	
BIOTREATMENT LANDSCAPE	

LANDSCAPE PLAN

BRICKYARD COVE ROAD

Richmond , California

0 15 30 60
SCALE: 1" = 30'-0"

868.21127

LANDSCAPE ARCHITECTURE

RUGGERI-JENSEN-AZAR
ENGINEERS • PLANNERS • SURVEYORS

Bassenian | Lagoni
ARCHITECTURE • PLANNING • INTERIORS

Republic

9.13.22

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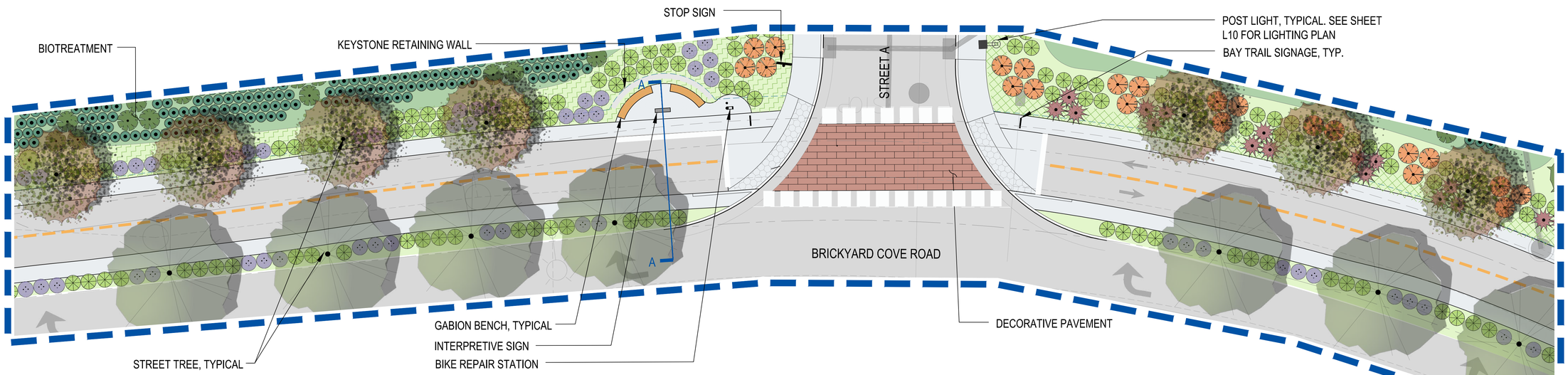


LANDSCAPE NARRATIVE

THE FRONT OF THE PROJECT CONNECTS TO THE LARGER SAN FRANCISCO BAY TRAIL. THE BAY TRAIL OFFERS ACCESS TO COMMERCIAL, INDUSTRIAL AND RESIDENTIAL NEIGHBORHOODS; POINTS OF HISTORIC, NATURAL AND CULTURAL INTEREST; AND RECREATIONAL AREAS LIKE BEACHES, MARINAS, FISHING PIERS,AND BOAT LAUNCHES. IN OUR DESIGN, THE TRAIL IS WIDE ENOUGH TO ACCOMMODATE EXPECTED FUTURE LEVELS AND TYPES OF USE, AND TO PROVIDE ADEQUATE CAPACITY IN ORDER TO MINIMIZE CONFLICTS BETWEEN TRAIL USERS AND ACCOMMODATES ALL.THE BAY TRAIL ALSO INCLUDES ESSENTIAL PUBLIC AMENITIES SUCH AS BENCHES TO SIT ON WITH CLEAR AND VISIBLE SIGNAGE AT THE FRONT INTERSECTION OF THE PROJECT. A HISTORICAL PLAQUE IN FRONT OF THE BENCHES WAS INCLUDED TO DEMONSTRATE THE HISTORICAL PIECE OF POINT RICHMOND THAT USERS CAN ABSORB WHILE THEY REST AS THEY CONTINUE ALONG THE TRAIL. WITH THIS CONNECTION IT FACILITATES TRANSPORTATION, RECREATION, HEALTH, NATURAL RESOURCES, AND TOURISM TO THE LARGER RICHMOND COMMUNITY.

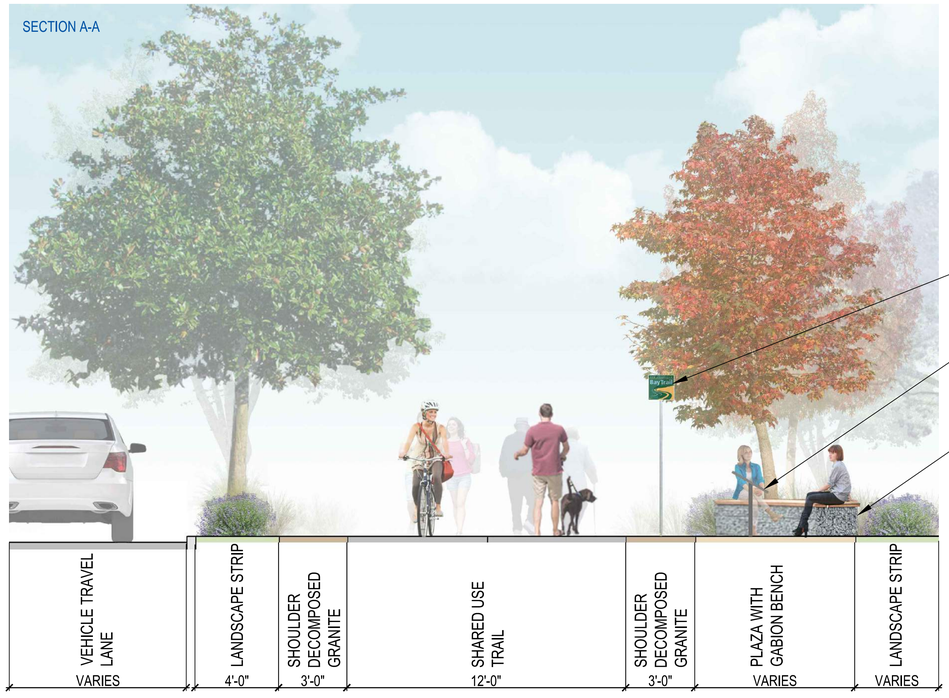
CONCEPT IMAGERY

TRAIL CROSSING SIGNS

BIKE REPAIR STATION

VEHICULAR RATED PEDESTRIAN CROSSING
DECORATIVE PAVEMENT

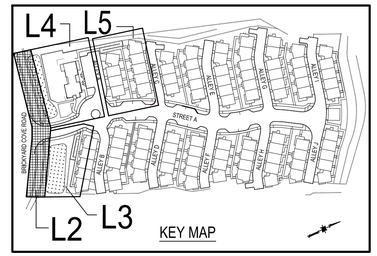
STREET TREES



BAY TRAIL SIGNAGE

GABION BENCH

INTERPRETIVE SIGN



BAY TRAIL ENLARGEMENT

BRICKYARD COVE ROAD

Richmond , California

0 5 10 20

SCALE: 1" = 10'-0"

868.21127

9.13.22

HMH LANDSCAPE ARCHITECTURE

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CONCEPT IMAGERY

BIOTREATMENT PLANTING

ACCENT PLANTING

RETAINING WALL WITH TERRACED PLANTING CONCEPT

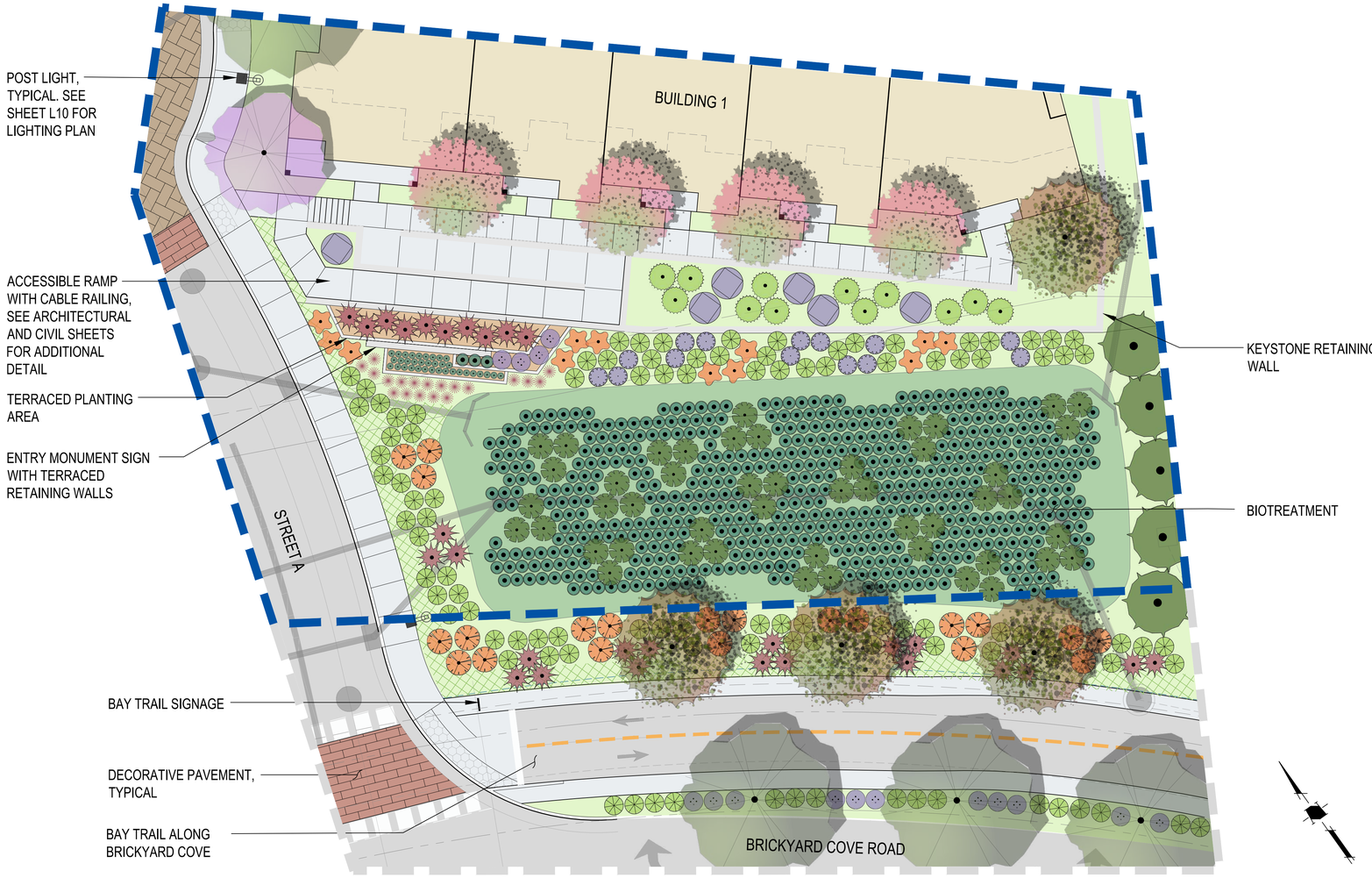
BAY TRAIL

ACCENT PLANTING

ENTRY MONUMENT SIGN CONCEPT

LANDSCAPE NARRATIVE

THE ENTRY MONUMENT IS THE MAIN FOCAL POINT UPON ENTERING BRICKYARD COVE. THE BAY TRAIL RUNS ACROSS THE FRONT AS USERS GET A GLANCE AT THE FRONT ENTRY OF THE PROJECT. THE PLANTING RUNS ALONGSIDE THE TRAIL AS IT MAKES ITS WAY UP TOWARDS THE MONUMENT SIGN. THE TERRACED RETAINING WALL PLANTING WITH THE GRAND ENTRY MONUMENT SIGN IS A STATEMENT PIECE AS THE GRADUAL HEIGHT OF THE PLANTING RISES HIGHER. THE SIGN DISPLAYS THE THEME OF THE THEMED BRICK WITH A MODERN LOOK OF THE STONE VENEER AND KEYSTONE RETAINING WALL.



SHRUB LEGEND

BOTANICAL NAME	SYMBOL
ACHILLEA MILLEFOLIUM 'TERRA COTTA'	
ANIGOZANTHOS FLAVIDUS	
BOUTELOUA GRACILIS 'BLONDE AMBITION'	
CEANOTHUS 'CELESTIAL BLUE'	
FREMONTODENDRUM CALIFORNICUM	
FESTUCA GLAUCA 'ELIAH BLUE'	
GREVILLEA X 'NOELLI'	
HAKONECHLOA	
HEUCHERA 'BLONDIE'	
LAVATERA MARTIMA	
LEUCANDENDRON SALIGNUM 'WINTER RED'	
LIMONIUM PEREZII	
MIMULUS AURANTIACUS	
PENSTEMON SPECTABILIS	
PHORMIUM 'AMAZING RED'	
PITTOSPORUM TOBIRA "VARIEGATA'	

GROUNDCOVER LEGEND

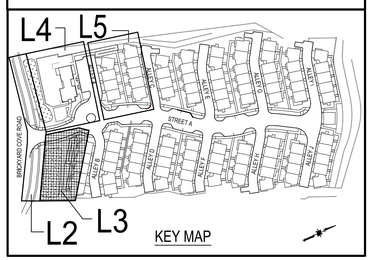
BOTANICAL NAME	SYMBOL
ARCHOTSTAPHYLOS UVA-URSI	
FRAGARIA CHILOENSIS	
HYDROSEED	

BIOTREATMENT LEGEND

BOTANICAL NAME	
CAREX DIVULSA	
CHONDROPETALUM TECTORUM 'EL CAMPO'	

VINE LEGEND

BOTANICAL NAME	SYMBOL
CAMPSIS RADICANS	



ENTRY MONUMENT ENLARGEMENT

BRICKYARD COVE ROAD

Richmond , California

0 5 10 20

SCALE: 1" = 10'-0"

868.21127

HMH LANDSCAPE ARCHITECTURE

RJA RUGGERI-JENSEN-AZAR ENGINEERS • PLANNERS • SURVEYORS

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L 3

CONCEPT IMAGERY

GAME TABLE

TABLES AND CHAIRS UMBRELLA TABLES

SHADE SAILS BIKE RACKS

CABANAS BBQ GRILLS

POOL AND SPA WITH 6' HIGH GLASS FENCE

LANDSCAPE NARRATIVE

THE LANDSCAPE OF THE CLUBHOUSE OFFERS ACTIVE AND PASSIVE SPACES INTENDED TO BENEFIT RESIDENCES BY OFFERING GATHERING AREAS, ACTIVE AMENITIES AND RECREATIONAL OPPORTUNITIES. THIS SCHEME INCLUDES A SWIMMING POOL, HOT TUB SPA, CHAISE LOUNGE CHAIRS, LOUNGE FURNISHINGS, CABANAS, GAME TABLES; GIVING THE RESIDENTS AN OPPORTUNITY FOR RETREAT AS WELL AS GATHERING AND ENTERTAINING. THE ADJACENT SPACES OFFER PICNIC, BARBEQUE, DINING AND FLEXIBLE SEATING. SHADE SAILS, CABANAS AND UMBRELLA TABLES OFFER OPTIONAL SHADE FROM SUN EXPOSURE. FURNISHINGS WILL COMPLEMENT THE ARCHITECTURE AND TIE INTO THE OVERALL SITE TO REINFORCE THEMING AND IDENTITY PLACEMAKING. THE MAIN ROUNDABOUT WILL INCLUDE AN EYE CATCHING SPECIMEN TREE AND THE SURROUNDING PERMEABLE PAVERS WILL HELP REDUCE SITE RUNOFF. STORMWATER WILL BE TREATED WITH A SYSTEM OF BIOTREATMENT SWALES AND PLANTERS, PLANTED WITH C3 APPROVED NATIVE AND ADAPTED PLANTS.

BAY TRAIL SIGNAGE

PERMEABLE PAVERS

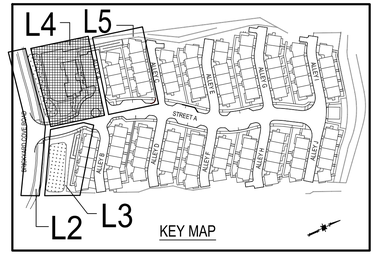
LOUNGE CHAIR

BOULDERS

COMMUNITY GARDEN

DECORATIVE PAVEMENT

4' HIGH METAL FENCE



FRONTAGE LANDSCAPE ENLARGEMENT

BRICKYARD COVE ROAD

Richmond , California

0 5 10 20

SCALE: 1" = 10'-0"

868.21127

9.13.22

HMH LANDSCAPE ARCHITECTURE

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CONCEPT IMAGERY

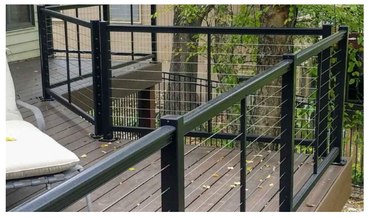
ACCENT TREE

ACCENT PLANTING

CONCRETE PAVEMENT

GABION BENCH

VEHICULAR RATED PEDESTRIAN CROSSING DECORATIVE PAVEMENT



CABLE RAILING

LANDSCAPE NARRATIVE

THE RESIDENTIAL LANDSCAPE THEME COMPLIMENTS THE ARCHITECTURE WITH A PLANT PALETTE INSPIRED BY THE SURROUNDING HARBOR AND CULTURAL HISTORY OF POINT RICHMOND. THE PLANT PALETTE CONSISTS OF ADAPTIVE OR NATIVE, PREDOMINANTLY LOW WATER USE GROUNDCOVER, SHRUB, AND TREE PLANTS. A HIERARCHY OF GRASSES ARE COMBINED WITH ADAPTED AND NATIVE SHRUBS TO CREATE ENHANCED PLANTING AREAS. ORGANIC PATTERNS OF THE PLANTING ARRANGEMENT ARE TO LET THE EYES WANDER AND CREATE A VISION OF THE WATER OF THE SHORELINE WITH POPS OF COLORED SHRUBS. EACH INTERSECTION WILL INCLUDE DECORATIVE PEDESTRIAN PAVING FOR SAFETY WHEN CROSSING THE STREET. WHEN SPACE ALLOWS, THERE WILL BE GABION SEATING NOOKS FOR RESIDENTS TO STEP OUT AND SIT AT IN EACH PASEO AREA.

RESIDENCES ARE LINKED TO COMMON AREAS THROUGH A NETWORK OF WALKWAYS THAT SHALL BE LIGHT IN COLOR TO REFLECT LIGHT MINIMIZING RADIANT HEAT EFFECT. ENHANCED PAVING PATTERN INLAYS WILL BE USED AT COMMON WALK INTERSECTIONS AS A REINFORCEMENT OF COMMUNITY IDENTITY, ADDING TO PLACEMAKING ELEMENTS THROUGHOUT THE COMMUNITY.

SHRUB LEGEND

BOTANICAL NAME	SYMBOL
ACHILLEA MILLEFOLIUM 'TERRA COTTA'	
ANIGOZANTHOS FLAVIDUS	
BOUTELOUA GRACILIS 'BLONDE AMBITION'	
CEANOTHUS 'CELESTIAL BLUE'	
FREMONTODENDRUM CALIFORNICUM	
FESTUCA GLAUCA 'ELIAH BLUE'	
GREVILLEA X 'NOELLI'	
HAKONECHLOA	
HEUCHERA 'BLONDIE'	
LAVATERA MARTIMA	
LEUCANDENDRON SALIGNUM 'WINTER RED'	
LIMONIUM PEREZII	
MIMULUS AURANTIACUS	
PENSTEMON SPECTABILIS	
PHORMIUM 'AMAZING RED'	
PITTOSPORUM TOBIRA "VARIEGATA'	

GROUNDCOVER LEGEND

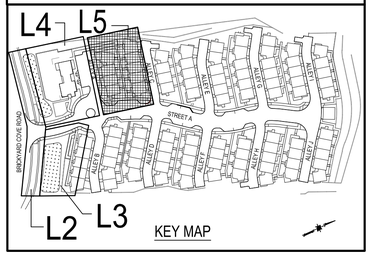
BOTANICAL NAME	SYMBOL
ARCHOTSTAPHYLOS UVA-URSI	
FRAGARIA CHILOENSIS	
HYDROSEED	

BIOTREATMENT LEGEND

BOTANICAL NAME	
CAREX DIVULSA	
CHONDROPETALUM TECTORUM 'EL CAMPO'	

VINE LEGEND

BOTANICAL NAME	SYMBOL
CAMPSIS RADICANS	



TYPICAL LANDSCAPE PASEO ENLARGEMENT

BRICKYARD COVE ROAD

Richmond , California

0 5 10 20

SCALE: 1" = 10'-0"

868.21127

9.13.22

LANDSCAPE ARCHITECTURE

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PLANTING PLAN NOTES

CONTRACTOR SHALL PROVIDE ALL LABOR, MATERIALS, AND EQUIPMENT NECESSARY TO FURNISH AND INSTALL PLANT MATERIAL AS SHOWN ON THE DRAWINGS AND AS DESCRIBED IN THE SPECIFICATIONS.

UNLESS DESIGNATED ON THE DRAWINGS OTHERWISE, STRUCTURAL IMPROVEMENTS AND HARDSCAPE SHALL BE INSTALLED PRIOR TO PLANTING OPERATIONS.

PLANT LIST ON THE DRAWINGS SHALL BE USED AS A GUIDE ONLY. CONTRACTOR SHALL TAKEOFF AND VERIFY SIZES AND QUANTITIES BY PLAN CHECK.

A SOIL MANAGEMENT REPORT SHALL BE PROVIDED BY LANDSCAPE CONTRACTOR AND SOIL AMENDMENTS SHALL BE FOLLOWED PER THE REPORT. PHYSICAL COPIES OF THE SOIL MANAGEMENT REPORT SHALL BE PROVIDED TO THE CLIENT, PROJECT LANDSCAPE ARCHITECT AND LOCAL AGENCY AS REQUIRED. THE SOIL MANAGEMENT REPORT SHALL CONFORM TO STATE AB1881 WATER EFFICIENT LANDSCAPE ORDINANCE (WELO) OR LOCAL AGENCY ADOPTED WELO. CONTRACTOR SHALL OBTAIN A SOILS MANAGEMENT REPORT AFTER GRADING OPERATIONS AND PRIOR TO PLANT INSTALLATION.

SAMPLES OF FERTILIZERS, ORGANIC AMENDMENT, SOIL CONDITIONERS, AND SEED SHALL BE SUBMITTED PRIOR TO INCORPORATION. CONTRACTOR SHALL FURNISH TO THE OWNER'S AUTHORIZED REPRESENTATIVE A CERTIFICATE OF COMPLIANCE FOR SUCH FURNISHED MATERIALS.

ALL WORK ON THE IRRIGATION SYSTEM, INCLUDING HYDROSTATIC, COVERAGE, AND OPERATIONAL TESTS AND THE BACKFILLING AND COMPACTION OF TRENCHES SHALL BE PERFORMED PRIOR TO PLANTING OPERATIONS.

LOCATIONS OF PLANT MATERIAL SHALL BE REVIEWED ON SITE BY THE OWNER'S AUTHORIZED REPRESENTATIVE PRIOR TO INSTALLATION.

TREES SHALL BE PLANTED NO CLOSER THAN TEN FEET (10') FROM UTILITIES.

TREES PLANTED WITHIN FIVE FEET (5') OF HARDSCAPE OR STRUCTURES SHALL BE INSTALLED WITH A ROOT BARRIER AS APPROVED BY THE OWNER'S AUTHORIZED REPRESENTATIVE.

CONTRACTOR MUST CONTACT THE CITY OF RICHMOND ARBORIST TO VERIFY SPECIES (EVEN IF SHOWN ON THE PLANS), LOCATIONS, AND QUANTITIES OF ALL STREET TREES PRIOR TO ORDERING MATERIAL. IF STREET TREES ARE TO BE PLANTED IN TREE WELLS, FINAL LOCATION OF TREE WELLS SHALL BE DETERMINED BY THE ARBORIST PRIOR TO INSTALLATION OF SIDEWALK.

ALL PLANTING AREAS TO RECEIVE 3" THICK BARK MULCH LAYER. CONTRACTOR SHALL PROVIDE SAMPLE OF PROPOSED BARK MULCH FOR APPROVAL. BARK MULCH SHALL BE LYNGSO SMALL FIR BARK (3/4" TO 1-1/2") OR APPROVED EQUAL.

ALL PLANT MATERIAL SHALL BE SELECTED IN ACCORDANCE WITH THE AMERICAN STANDARD FOR NURSERY STOCK (ANSI Z60.1) FOR STANDARD FORM TREES, CALIPER SIZE SHALL BE MEASURED 6" ABOVE THE SOIL LINE FOR CALIPERS EQUAL TO OR LESS THAN 4" FOR CALIPERS GREATER THAN 4", CALIPER SHALL BE MEASURES 12" ABOVE THE SOIL LINE. FOR MULTI-TRUNK TREES THE CALIPER SHALL BE ESTABLISHED BY TAKING THE AVERAGE OF THE CALIPER OF THE TWO LARGEST TRUNKS.
CALIPER IS MEASURED 6" ABOVE ORIGINATION POINT OF THE SECOND LARGEST TRUNK OR 6" ABOVE GROUND IF ALL TRUNKS ORIGINATE FROM THE SOIL.

CALIPER SIZES STANDARDS:
15 GALLON: 0.75-1.25"
24" BOX: 1.25-2"
36" BOX: 2-3.5"
48" BOX: 3.5-5"
60" BOX: 4-6"

WATER NEEDS CATEGORY BASED ON WUCOLS IV
(JANUARY 2014) LANDSCAPE COEFFICIENT METHOD:

CATEGORY	PERCENTAGE OF ETo
(H) HIGH:	0.7-0.9
(M) MEDIUM:	0.4-0.6
(L) LOW:	0.1-0.3
(VL) VERY LOW:	<0.1

PROPOSED PLANT PALETTE

TREES

SYMBOL	QTY.	BOTANICAL NAME	COMMON NAME	CONTAINER SIZE	HxW	WUCOLS
	32	ACER RUBRUM 'ARMSTRONG'	ARMSTRONG RED MAPLE	15 GALLON	60'X25'	M
	27	ACER PALMATUM 'BLOODGOOD'	JAPANESE MAPLE	15 GALLON	25'X20'	M
	16	ARBUTUS 'MARINA'	MARINA MADRONE	15 GALLON	40'X40'	L
	2	ARBUTUS MENZIESII	MADRONE	15 GALLON	60'X50'	L
	11	CALLISTEMON CITRINUS	LEMON BOTTLEBRUSH	15 GALLON	25'X25'	L
	4	JACARANDA MIMOSIFOLIA	JACARANDA	15 GALLON	30'X30'	L
	53	LAGERSTROEMIA INDICA	CRAPE MYRTLE	15 GALLON	20'X20'	L
	22	LOPHOSTEMON CONFERTUS	BRISBANE BOX	15 GALLON	40'X40'	M
	17	PISTACHIA CHINESIS	CHINESE PISTACHE	15 GALLON	35'X35'	L

PROPOSED PLANT PALETTE

SHRUBS

SYMBOL	QTY.	BOTANICAL NAME	COMMON NAME	MINIMUM CONTAINER SIZE	HxW	WUCOLS
	330	ACHILLEA MILLEFOLIUM 'TERRA COTTA'	COMMON YARROW	5 GALLON	1.5' X 2'	L
	50	ANIGOZANTHOS FLAVIDUS	KANGAROO PAW	5 GALLON	3' X 5'	L
	460	BOUTELOUA GRACILIS 'BLONDE AMBITION'	BLUE GAMMA	5 GALLON	3' X 3'	L
	110	CEANOTHUS 'CELESTIAL BLUE'	CEANOTHUS	5 GALLON	5' X 5'	L
	30	FREMONTODENDRON CALIFORNICUM	FLANNEL BUSH	5 GALLON	8' X10'	L
	2700	FESTUCA GLAUCA 'ELIJAH BLUE'	BLUE FESCUE	5 GALLON	1' X 1'	L
	150	GREVILLEA X 'NOELLI'	GREVILLEA	5 GALLON	4' X 4'	L
	XX	HAKONECHLOA	HAKONE GRASS	1 GALLON	2' X 4'	M
	520	HEUCHERA 'BLONDIE'	CORAL BELLS	1 GALLON	1' X 2'	M
	20	LAVATERA MARITIMA	TREE MALLOW	5 GALLON	6' X 6'	L
	120	LEUCANDENDRON SALIGNUM 'WINTER RED'	CONE BUSH	5 GALLON	4' X 6'	L
	300	LIMONIUM PEREZII	SEA LAVENDAR	5 GALLON	2' X 6'	L
	30	MIMULUS AURANTIACUS	STICKY MONKEY FLOWER	5 GALLON	4' X 4'	L
	170	PENSTEMON SPECTABILIS	SHOWY PENSTEMON	1 GALLON	3' X 3'	L
	360	PHORMIUM 'AMAZING RED'	NEW ZEALAND FLAX	1 GALLON	1' X 2'	L
	20	PITTOSPORUM TOBIRA "VARIEGATA'	TOBIRA	5 GALLON	5' X 5'	L

GROUNDCOVERS

SYMBOL	QTY.	BOTANICAL NAME	COMMON NAME	MINIMUM CONTAINER SIZE	HxW	WUCOLS
		ARCHOTSTAPHYLOS UVA-URSI	PT. REYES MANZANITA	1 GALLON		L
		FRAGARIA CHILOENSIS	SAND STRAWBERRY	1 GALLON		M
		HYDROSEED		1 GALLON		L

VINES

SYMBOL	QTY.	BOTANICAL NAME	COMMON NAME	MINIMUM CONTAINER SIZE	HxW	WUCOLS
		CAMPSIS RADICANS	TRUMPET VINE	1 GALLON		L

BIO TREATMENT AREA PLANTING

SYMBOL	QTY.	BOTANICAL NAME	COMMON NAME	HxW	WUCOLS
	675	CAREX DIVULSA	BERKELEY SEDGE	2' X 2'	L
	225	CHONDROPETALUM TECTORUM 'EL CAMPO'	DWARF CAFE	3 X 4'	L

PLANTING PALETTE

BRICKYARD COVE ROAD

Richmond , California

SCALE: AS NOTED 868.21127

9.13.22

HMH LANDSCAPE ARCHITECTURE

RJA RUGGERI-JENSEN-AZAR ENGINEERS • PLANNERS • SURVEYORS

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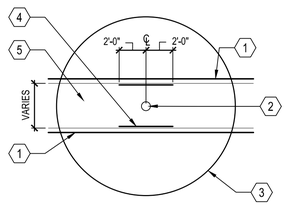
NOTES:
1. ROOT CONTROL BARRIER SHALL BE USED WHEN TREE IS LOCATED 10' OR LESS FROM WATER, STORM, AND SEWER UTILITIES.
2. INSTALL AN 18" DEEP 'DEEP ROOT' CONTROL BARRIER AT EDGE OF SIDEWALK.
3. INSTALL A 24" DEEP 'DEEP ROOT' CONTROL BARRIER AT BACK OF CURB OR INSTALL A 36" DEEP 'DEEP ROOT' CONTROL BARRIER AT BACK OF CURB WHEN WITHIN 6' FROM WATER AND SEWER LATERAL LINES.
4. NO ROOT CONTROL BARRIERS SHALL BE WITHIN 5' FROM WATER AND SEWER LINES.

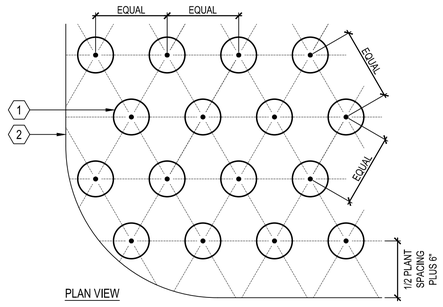
1. HARDSCAPE EDGE. SEE PLANS.
2. TREE TRUNK
3. TREE CANOPY
4. ROOT BARRIER
5. PLANTER AREA



D ROOT BARRIER
SCALE: N.T.S.

NOTES:
1. SEE PLANTING SPECIFICATIONS PRIOR TO INSTALLATION OF PLANT MATERIALS.
2. SPACING SHALL BE TRIANGULATED UNLESS OTHERWISE NOTED.
3. INFILL PLANTS AS REQUIRED TO MAINTAIN SPACING AT IRREGULAR EDGES.

1. PLANT, SPACING VARIES, SEE PLANTING LEGEND
2. EDGE OF PLANTING AREA

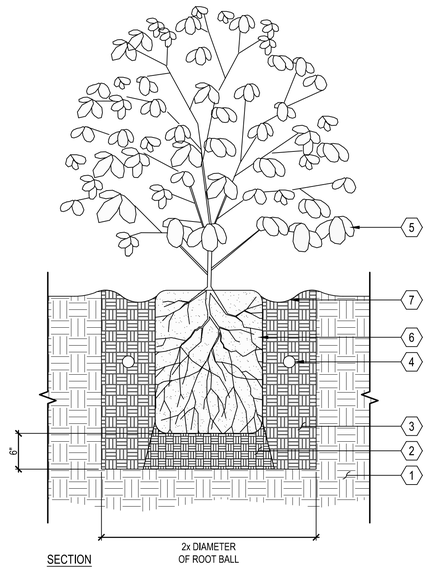


PLAN VIEW

C GROUNDCOVER
SCALE: 1" = 1'-0"

NOTES:
1. SEE PLANTING SPECIFICATIONS PRIOR TO INSTALLATION OF PLANT MATERIALS.
2. ROOT BALL CROWN SHALL EXTEND 1" ABOVE FINNISH GRADE.

1. NATIVE GRADE
2. FOOT TAMP BASE
3. BACKFILL, PUDDLE AND SETTLE PRIOR TO PLANTING SHRUB
4. AGRIFORM PLANT TABLETS, 3 PER SHRUB
5. SHRUB
6. ROOT BALL
7. 2" DEEP BASIN AROUND ROOT BALL

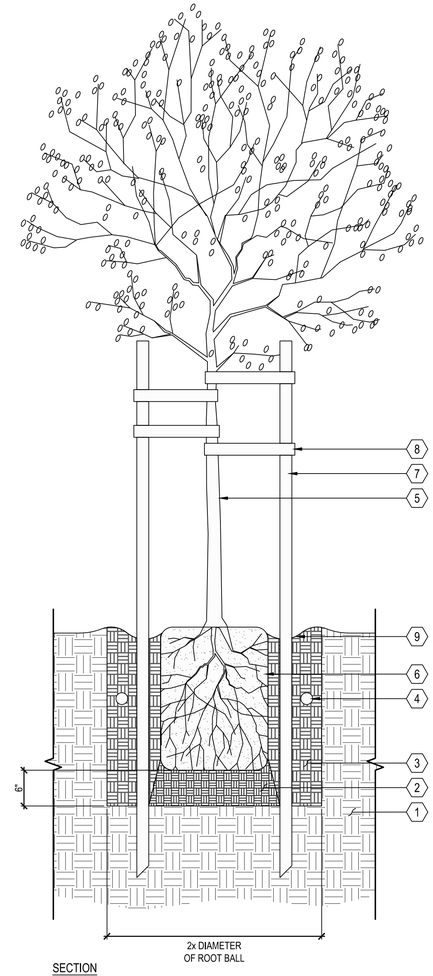


SECTION

B SHRUB
SCALE: 1" = 1'-0"

NOTES:
1. SEE PLANTING SPECIFICATIONS PRIOR TO INSTALLATION OF PLANT MATERIALS.
2. ROOT BALL CROWN SHALL EXTEND 1" ABOVE FINNISH GRADE.
3. TREE INSTALLED IN TURF AREAS SHALL BE INSTALLED WITH 'ARBOR-GUARD' AT BASE OF TRUNK.

1. NATIVE GRADE
2. FOOT TAMP BASE
3. BACKFILL, PUDDLE AND SETTLE PRIOR TO PLANTING TREE
4. AGRIFORM PLANT TABLETS, 3 PER 15 GALLON, 6 PER 24" BOX, AND 8 FOR 36" BOX
5. TREE
6. ROOT BALL
7. PINE LODGE POLE STAKE, 2" DIAMETER, PLACED ON WINDWARD SIDES OF TREE AND OUTSIDE OF ROOT BALL
8. CINCH TIE
9. 2" DEEP BASIN AROUND ROOT BALL, TREES PLANTED IN TURF SHALL NOT HAVE BASINS



SECTION

A TREE
SCALE: 1" = 1'-0"

PLANTING DETAILS

BRICKYARD COVE ROAD

Richmond , California

SCALE: AS NOTED 868.21127

9.13.22

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IRRIGATION ZONE LEGEND:

DRIP IRRIGATION FOR LANDSCAPE AREAS
LOW VOLUME BUBBLERS FOR TREES

DRIP IRRIGATION FOR BIOTREATMENT
IRRIGATION

IRRIGATION DESIGN CRITERIA:

1. FINAL DESIGN SHALL CONFORM TO AB1881 OR CITY ADOPTED WATER EFFICIENT LANDSCAPE ORDINANCE.
2. ALL PLANTING AREAS SHOWN WILL BE COMMONLY MAINTAINED BY THE OWNER AND IRRIGATED BY AN AUTOMATIC IRRIGATION SYSTEM.
3. IRRIGATION SYSTEMS WILL BE PERMANENT BELOW GROUND AUTOMATED SYSTEMS ADEQUATE FOR THE ESTABLISHMENT AND MAINTENANCE OF ALL PLANT MATERIAL. THESE SYSTEMS WILL BE INSTALLED AS SOON AS PRACTICAL AFTER GRADING AND PRIOR TO PLANT MATERIAL INSTALLATION AND HYDROSEEDING.
4. ALL IRRIGATION SYSTEMS SHALL BE DESIGNED, MAINTAINED AND MANAGED TO MEET OR EXCEED MINIMUM EFFICIENCY.
5. ALL IRRIGATION EQUIPMENT SHALL BE SCREENED APPROPRIATELY FROM VIEW IN PUBLIC AREAS TO THE MAXIMUM EXTENT POSSIBLE.
6. THE FINAL IRRIGATION PLAN SHALL ACCURATELY AND CLEARLY IDENTIFY:
   A. LOCATIONS AND SIZES OF WATER POINTS OF CONNECTION.
   B. LOCATION, TYPE AND SIZE OF ALL COMPONENTS OF THE IRRIGATION SYSTEM, INCLUDING AUTOMATIC CONTROLLERS, MAIN AND LATERAL LINES, VALVES, RAIN SWITCHES, AND QUICK COUPLERS.
   C. STATIC WATER PRESSURE AT THE POINTS OF CONNECTION.
   D. FLOW RATE (GALLONS PER MINUTE), REMOTE CONTROL VALVE SIZE, AND DESIGN OPERATING PRESSURE (PSI) FOR EACH STATION.
   E. HYDROZONE INFORMATION TABLE.
   F. WATER USE CALCULATIONS.
8. NEW IRRIGATION WATER METER SHALL BE INSTALLED AS PART OF LANDSCAPE IMPROVEMENTS, LOCATION TO BE DETERMINED.
9. THIS SITE IS NOT PART OF A RECYCLED WATER PROGRAM AND WILL BE IRRIGATED WITH AN EFFICIENT, AUTOMATED, CLIMATE MONITORING, DRIP IRRIGATION SYSTEM WITH POTABLE WATER.

HYDROZONE PLAN

BRICKYARD COVE ROAD

Richmond , California

0 15 30 60
SCALE: 1" = 30'-0"

868.21127

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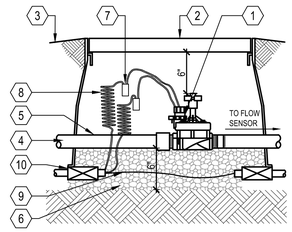
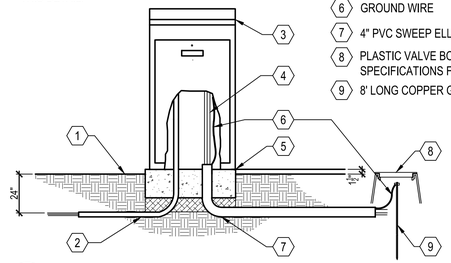
NOTES:
1. DO NOT LOCATE REMOTE VALVE IN TURF
2. COMPACT SOIL AROUND BOX TO SAME DENSITY AS ADJACENT UNDISTURBED SOIL BUNDLE AND TAPE CONTROL WIRE TO MAINLINE EVERY 10'
3. SPLICES IN CONTROL WIRE ARE NOT ALLOWED BETWEEN CONTROLLER AND VALVE
4. SEE IRRIGATION LEGEND FOR EQUIPMENT SPECIFICATION
5. INSTALL ALL IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS



1. MASTER VALVE-SEE LEGEND
2. CARSON #1324 RECTANGULAR VALVE BOX WITH BLACK BOLT DOWN COVER, OR APPROVED EQUAL. HEAT BRAND "MV" ON LID IN 2" HIGH LETTERS
3. FINISHED GRADE
4. FROM POINT OF CONNECTION-ADAPT AS REQUIRED
5. SCH. 80 TOE NIPPLE- LENGTH AS REQUIRED
6. PEA GRAVEL SUMP, MIN 6" DEEP
7. 3M DBY WIRE CONNECTOR
8. CONTROL AND COMMON WIRE TO DESIGNATED AUTOMATIC CONTROLLER
9. FLOW SENSOR CABLE WITHIN CONDUIT
10. BRICK SUPPORT, 1 PER CORNER

E MASTER VALVE
N.T.S.

NOTE:
1. VERIFY POWER SOURCE WITH PROJECT ELECTRICIAN.
2. ALL ELECTRICAL WORK MUST CONFORM TO LOCAL CODES. REFER TO PRODUCT LITERATURE FOR ADDITIONAL INSTALLATION REQUIREMENTS. THIS DRAWING IS PROVIDED FOR REFERENCE ONLY. INDIVIDUAL PROJECT REQUIREMENTS AND LOCAL CODES MAY DICTATE DIFFERENCES IN INSTALLATION PROCEDURES THAT ARE NOT IDENTIFIED ON THIS DETAIL.

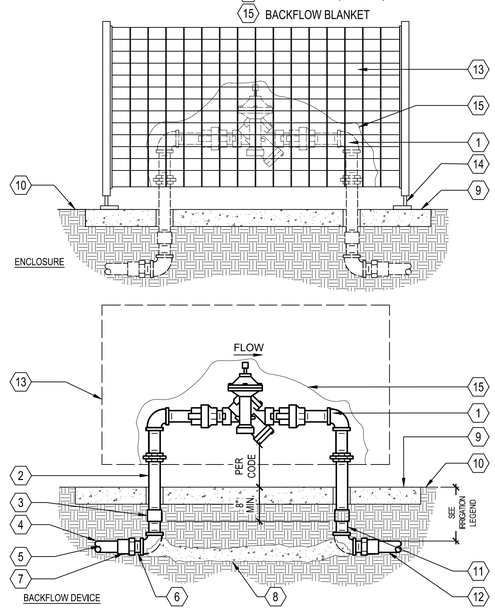


1. FINISHED GRADE
2. 2-1" PVC CONDUITS FOR 120 VOLT A.C. AND SIGNAL WIRE
3. IRRIGATION CONTROLLER-SEE IRRIGATION LEGEND FOR SPECIFICATION
4. 24 VOLT CONTROL WIRING
5. CONCRETE PAD-6" THICK (MIN.) EXTEND 6" BEYOND EACH SIDE AND BACK AND 24" IN FRONT
6. GROUND WIRE
7. 4" PVC SWEEP ELL ROUND
8. PLASTIC VALVE BOX SEE SPECIFICATIONS FOR TYPE
9. 8' LONG COPPER GROUND ROD

C PEDESTAL MOUNT CONTROLLER
SCALE: N.T.S.

NOTES:
1. NIPPLES AND FITTINGS TO BE SAME IPT SIZE AS BACKFLOW ASSEMBLY.
2. INSTALL GREEN WEATHER GUARD BACKFLOW BLANKET OR APPROVED EQUAL.
3. DISSIMILAR METALS SHALL BE SEPARATED BY AN APPROVED DIELECTRIC FITTING.
4. ENCLOSURE SHALL BE STRONG BOX LOW PROFILE SMOOTH TOUCH SBBC-30CR OR SBBC-45CR, COLOR DARK GREEN OR APPROVED EQUAL. ENCLOSURE SHALL BE SIZED BASED ON BACKFLOW DEVICE SIZE. CONTACT MANUFACTUER V.I.T. PRODUCTS 1-800-729-1314.

1. REDUCED PRESSURE BACKFLOW ASSEMBLY PER IRRIGATION LEGEND
2. SCH.40 GALVANIZED STEEL NIPPLES-2 TOTAL
3. SCH. 80 PVC COUPLING- 2 TOTAL
4. SCH. 80 PVC 90° ELBOW-2 TOTAL (TxT CONNECTION)
5. PVC MAIN LINE TO POINT OF CONNECTION
6. BUSH AS NECESSARY FOR SIZE TRANSITION
7. SCH. 80 PVC MALE ADAPTER-2 TOTAL
8. CONCRETE SUPPORT BLOCK
9. POURED CONCRETE BASE-6" MIN. THICKNESS-EXTEND 4" BEYOND OUTSIDE DIMENSIONS OF ENCLOSURE
10. FINISHED GRADE
11. SCH. 80 PVC NIPPLE-2 TOTAL
12. PVC MAIN LINE TO IRRIGATION SYSTEM
13. BACKFLOW ENCLOSURE-SEE NOTE 4.
14. ANCHOR ROD (TYPICAL)
15. BACKFLOW BLANKET

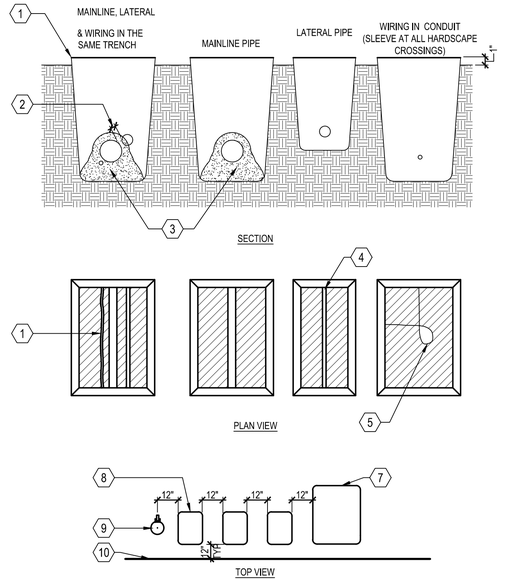


REDUCED PRESSURE BACKFLOW DEVICE ENCLOSURE AND BLANKET
B
SCALE: N.T.S.

NOTE:
SLEEVE BELOW ALL HARDSCAPE ELEMENTS WITH THE SLEEVING TWICE THE DIAMETER OF WIRE BUNDLE CONTAINED IN IT. SEE IRRIGATION LEGEND FOR MINIMUM COVER.

INSTRUCTIONS:
1. CENTER VALVE BOX OVER REMOTE CONTROL VALVE TO FACILITATE SERVICING VALVE.
2. SET BOXES 1" ABOVE FINISH GRADE OR MULCH COVER IN GROUND COVER/SHRUB AREA AND FLUSH WITH FINISH GRADE IN TURF AREA.
3. SET RCV AND VALVE BOX ASSEMBLY IN GROUND COVER/SHRUB AREA WHERE POSSIBLE. INSTALL IN LAWN ONLY IF GROUND COVER DOES NOT EXIST ADJACENT TO LAWN.
4. SET BOXES PARALLEL TO EACH OTHER AND PERPENDICULAR TO EDGE OF LAWN, WALK, FENCE, CURB, ETC.
5. AVOID HEAVILY COMPACTING SOIL AROUND VALVE BOXES TO PREVENT COLLAPSE AND DEFORMATION OF VALVE BOX SIDES.
6. INSTALL EXTENSION BY VALVE BOX MANUFACTURER AS REQUIRED TO COMPLETELY ENCLOSE ASSEMBLY FOR EASY ACCESS.
7. NEVER INSTALL VALVE BOX IN HARDSCAPE
8. INSTALL BOXES IN MULCH AREAS WITH BROWN COLORED LID. EXCEPT FOR RECYCLED WATER VALVES IN WHICH THE LID SHOULD BE PURPLE.

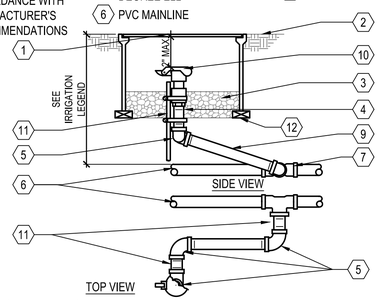
1. FINISHED GRADE
2. PROVIDE A MINIMUM OF 2" CLEAR BETWEEN PIPES
3. PROVIDE A 3" MINIMUM SAND ENVELOPE AROUND ALL MAINLINE
4. SNAKE SOLVENT WELD PLASTIC PIPING IN TRENCH AS SHOWN
5. TIE A 24" LOOP IN WIRING AT CHANGES OF DIRECTION 30 DEGREES OR GREATER. UNTIE AFTER ALL CONNECTIONS HAVE BEEN MADE
6. INSTALL WIRING BENEATH AND BESIDE MAINLINE. TAPE AND BUNDLE AT 10 FOOT INTERVALS
7. 16" x 25" RECTANGULAR VALVE BOX FOR EMITTER MANIFOLD ASSEMBLY.
8. 14" x 19" RECTANGULAR VALVE BOX.
9. QUICK COUPLING VALVE
10. EDGE OF LAWN, WALK, FENCE, CURB, ETC.



A INSTALLATION DIAGRAMS
SCALE: N.T.S.

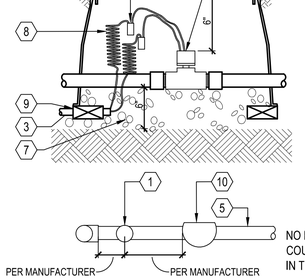
NOTES:
1. NIPPLES AND FITTINGS TO BE SAME SIZE AS VALVE IPT INLET THREAD SIZE
2. SEE IRRIGATION LEGEND FOR SPECIFICATION
3. INSTALL ALL IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS

1. 10" ROUND PLASTIC VALVE BOX WITH BOLT DOWN LID
2. FINISHED GRADE
3. PEA GRAVEL SUMP, MIN. 6" DEPTH
4. 3" LONG SCHEDULE 80 PVC THREADED NIPPLE
5. SCH 80 PVC THREADED 90 DEGREE ELL
6. PVC MAINLINE
7. MAINLINE FITTING
9. 10" LONG SCH 80 PVC THREADED NIPPLE
10. QUICK COUPLING VALVE
11. 1 1/4" x 1 1/4" x 3/16" ANGLE IRON 30" LONG, 2 STAINLESS STEEL STRAPS
12. BRICK SUPPORTS, 2 TOTAL



F QUICK COUPLING VALVE
SCALE: N.T.S.

NOTES:
1. SEE IRRIGATION LEGEND FOR EQUIPMENT SPECIFICATION
2. INSTALL ALL IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS



1. FLOW SENSOR
2. RECTANGULAR VALVE BOX W/ BLACK BOLT DOWN COVER. HEAT BRAND VALVE "FS" ON LID IN 2" HIGH CHARACTERS
3. CONDUIT BACK TO DECODER AT CONTROLLER
4. 3M DBY WIRE CONNECTOR
5. TO IRRIGATION POINT OF CONNECTION
6. FINISH GRADE
7. PEA GRAVEL SUMP, MIN. 6" DEEP
8. CONTROL AND COMMON WIRE TO DESIGNATED AUTOMATIC CONTROLLER
9. BRICK SUPPORT, 1 PER CORNER
10. MASTER VALVE

NO PIPE RESTRICTIONS, FITTINGS, COUPLINGS OR OTHER SPLICES TO OCCUR IN THE PIPE RUNS OF LENGTHS GIVEN

D FLOW SENSOR
SCALE: N.T.S.

IRRIGATION DETAILS

BRICKYARD COVE ROAD

Richmond , California

SCALE: AS NOTED 868.21127

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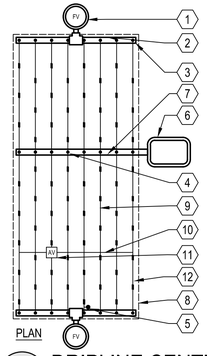
NOTE:
1. SEE IRRIGATION LEGEND FOR EQUIPMENT SPECIFICATION
2. INSTALL ALL IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS
3. THE TOTAL LENGTH OF ALL INTERCONNECTED DRIP LINE SHALL NOT EXCEED THE MAXIMUM RUN LENGTH

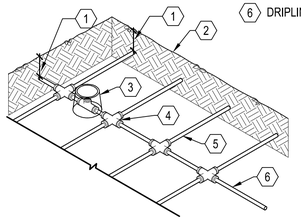


PLAN

1. DRIPLINE AUTOMATIC FLUSH VALVE PLUMBED TO FLUSH MANIFOLD AT LOW POINT
2. PVC FLUSH MANIFOLD
3. DRIPLINE MANIFOLD-TO-ELBOW CONNECTION
4. DRIPLINE MANIFOLD-TO-TEE CONNECTION
5. DRIPLINE OPERATION INDICATOR
6. REMOTE CONTROL VALVE WITH FILTER AND PRESSURE REGULATOR
7. PVC SUPPLY MANIFOLD
8. ZONE PERIMETER
9. DRIPLINE LATERAL
10. AIR/VACUUM RELIEF LATERAL DRIPLINE BLANK TUBING CENTERED ON MOUND OR BERM
11. DRIPLINE AIR / VACUUM RELIEF VALVE PLUMBED TO DRIPLINE BLANK TUBING AT EACH HIGH POINT
12. PERIMETER LATERALS 2" TO 4" FROM EDGE

E DRIPLINE CENTER - FEED LAYOUT
SCALE: N.T.S.

NOTES:
1. SEE IRRIGATION LEGEND FOR EQUIPMENT SPECIFICATION.
2. INSTALL ALL IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS.

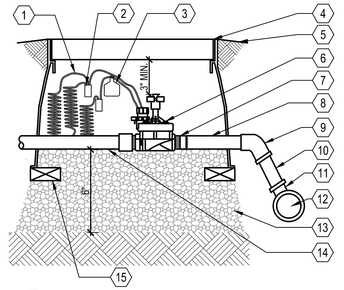


ISOMETRIC VIEW

1. SEE SPECIFICATIONS FOR DEPTH
2. FINISHED GRADE
3. DRIPLINE AIR/VACUUM RELIEF VALVE IN VALVE BOX AT HIGHEST POINTS PLUMBED TO TUBING
4. PVC CROSS TO DRIPLINE COMPRESSION ADAPTERS (TYPICAL)
5. DRIPLINE (TYPICAL)
6. DRIPLINE BLANK TUBING (TYPICAL)

C DRIPLINE AIR/VACUUM RELIEF LATERAL
SCALE: N.T.S.

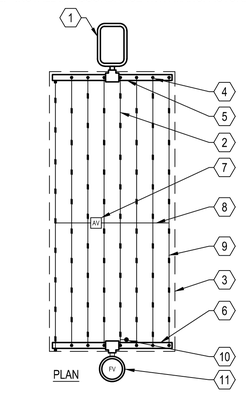
NOTES:
1. DO NOT LOCATE REMOTE CONTROL VALVE IN LAWN
2. COMPACT SOIL AROUND BOX TO SAME DENSITY AS ADJACENT UNDISTURBED SOIL BUNDLE AND TAPE CONTROL WIRE TO MAINLINE EVERY 10'
3. SPLICES IN CONTROL WIRE ARE NOT ALLOWED BETWEEN CONTROLLER AND VALVE
4. SEE IRRIGATION LEGEND FOR EQUIPMENT SPECIFICATION
5. INSTALL ALL IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS



1. 18" LENGTH EXPANSION LOOP
2. SCOTCH LOK #3577 CONNECTOR SEALING PACK OR EQUAL
3. ID TAG FOR VALVE STATION NUMBER
4. VALVE BOX: CARSON SPECIFICATION GRADE, NDS PRO SERIES, OR EQUAL
5. TOP OF MULCH
6. REMOTE CONTROL VALVE: SEE IRRIG. LEGEND
7. PVC SCH 80 NIPPLE (CLOSE)
8. PVC SCH 40 MIN 8" LONG
9. PVC 45 FITTING SCH 40
10. PVC SCH 40
11. S X S FITTING
12. PVC MAINLINE PIPE
13. PEA GRAVEL SUMP, MIN. 6" DEEP
14. LATERAL LINE
15. BRICK SUPPORT-1 PER CORNER

A REMOTE CONTROL VALVE
SCALE: N.T.S.

NOTES:
1. SEE IRRIGATION LEGEND FOR EQUIPMENT SPECIFICATION.
2. INSTALL IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS.

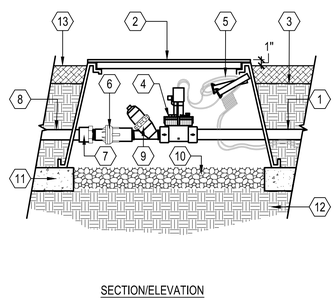


PLAN

1. REMOTE CONTROL VALVE WITH FILTER AND PRESSURE REGULATOR
2. DRIPLINE
3. AREA PERIMETER
4. DRIPLINE MANIFOLD- TO-ELBOW CONNECTION
5. PVC SUPPLY MANIFOLD
6. PVC FLUSH MANIFOLD
7. DRIPLINE AIR/VACUUM RELIEF VALVE PLUMBED TO DRIPLINE BLANK TUBING AT EACH HIGH POINT (TYP)
8. AIR/VACUUM RELIEF LATERAL DRIPLINE BLANK TUBING CENTERED ON MOUND OR BERM (TYP)
9. PERIMETER LATERALS 2" TO 4" FROM EDGE
10. DRIPLINE OPERATION INDICATOR
11. DRIPLINE AUTOMATIC FLUSH VALVE PLUMBED TO FLUSH MANIFOLD AT LOW POINT

F DRIPLINE END-FEED LAYOUT
SCALE: N.T.S.

NOTES:
1. SEE IRRIGATION LEGEND FOR EQUIPMENT SPECIFICATION.
2. INSTALL ALL IN ACCORDANCE WITH MANUFACTURER'S RECOMMENDATIONS.

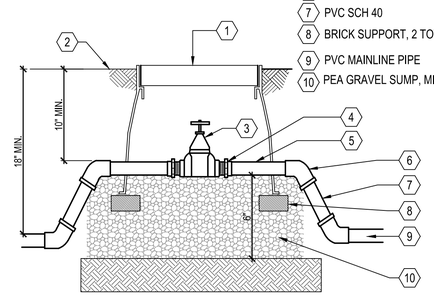


SECTION/ELEVATION

1. PVC MAINLINE
2. PLASTIC VALVE BOX. HEAT BRAND STATION NUMBER ON LID IN 2" CHARACTERS.
3. FINISHED GRADE
4. VALVE, SEE LEGEND
5. CONTROL WIRES WITH 36" SERVICE COIL AND WATERPROOF WIRE CONNECTIONS, SEE LEGEND.
6. PRESSURE REGULATOR, SEE LEGEND
7. SCHEDULE 80 UNION
8. PVC LATERAL
9. FILTER, SEE LEGEND
10. 1 CU. FT. PEA GRAVEL SUMP
11. BRICK SUPPORTS
12. NATIVE GRADE
13. BARK MULCH / PLANTING (1" BELOW VALVE LID)

D DRIPLINE REMOTE CONTROL VALVE, PRESSURE REGULATOR AND FILTER
SCALE: N.T.S.

NOTES:
1. PLACE AGGREGATE PRIOR TO INSTALLATION OF VALVE BOX
2. INSTALL VALVE BOX SO TOP OF BOX IS FLUSH WITH ADJACENT HARDSCAPE



1. VALVE BOX (CARSON 910-12B) OR EQUAL
2. FINISHED GRADE/ BEFORE PLANTING
3. GATE VALVE: SEE LEGEND FOR MAKE AND MODEL - LINE SIZE
4. SCH 40 PVC MALE ADAPTOR
5. PVC SCH 40 MIN 8" LONG
6. PVC 45 FITTING SCH 40 (TYP.)
7. PVC SCH 40
8. BRICK SUPPORT, 2 TOTAL
9. PVC MAINLINE PIPE
10. PEA GRAVEL SUMP, MIN. 6" DEEP

B GATE VALVE
SCALE: N.T.S.

IRRIGATION DETAILS

BRICKYARD COVE ROAD

Richmond , California

SCALE: AS NOTED 868.21127

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LIGHTING LEGEND	
POST LIGHTS	
BOLLARD LIGHTS	
WALL MOUNTED LIGHTS (PER ARCHITECT)	
WALL WASH LIGHTS	

SIGN LEGEND	
ENTRY MONUMENT SIGN	
BAY TRAIL SIGNAGE	

CONCEPT IMAGERY

BEGA POST LIGHTS
EDLIT POLE-TOP LUMINAIRE

GARDEN BOLLARDS
77 263

ENTRY MONUMENT SIGN CONCEPT

BEGA WALL WASHER LIGHT

BAY TRAIL SIGNAGE

INTERPRETIVE SIGN

LIGHTING AND SIGN PLAN

BRICKYARD COVE ROAD

Richmond , California

0 20 40 80
SCALE: 1" = 40'-0"

868.21127

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TREE REMOVAL NARRATIVE

MOST TREES ARE REQUIRED TO BE REMOVED BASED ON THE PROPOSED CUT AND FILL GRADING NEEDED TO CONFORM TO THE NEIGHBORING SITES AND ALLOW ACCESSIBILITY TO SPECIFIC AREAS OF THE SITE. THE PROPOSED GRADING IMPROVEMENT TAKES ADVANTAGE OF VIEWS OF THE BAY, ALLOWS FOR POSITIVE STORM WATER FLOW FOR TREATMENT AND BALANCES THE GRADE DIFFERENCE BETWEEN THE NEIGHBORING SITES, MAKING UP ANY OFFSET WITH RETAINING WALLS.

TREE PROTECTION LEGEND	
DESCRIPTION	SYMBOL
TREE TO BE REMOVED	×

TREE SURVEY PLAN

BRICKYARD COVE ROAD

Richmond , California

0 15 30 60

SCALE: 1" = 30'-0"

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TABLE 2 - TREE EVALUATION SUMMARY

Prepared By: William Sowa ISA Certified Arborist WE-12270A

DBH MEASUREMENT HEIGHT: 54"

Date of Evaluation: 8/23/2022

Suitability for Preservation is based on the following

Good - Trees with good health and structural stability that have the potential for longevity at the site.

Moderate - Trees in somewhat declining health and/or exhibits structural defects that cannot be abated with treatment. Trees will require more intense management and will have a shorter lifespan than those in the "Good" category.

Poor - Trees in poor health or with significant structural defects that cannot be mitigated. Tree is expected to decline, regardless of treatment.

Health Rating

5	A healthy, vigorous tree, reasonably free of disease, with good structure and form typical of the species.
4	A tree with slight decline in vigor, small amount of twig dieback, minor structural defects that could be corrected.
3	A tree with moderate vigor, moderate twig and small branch dieback, thinning of crown, poor leaf color, moderate structural defects that may that might be mitigated with care.
2	A tree in decline, epicormic growth, extensive dieback of medium to large branches, significant structural defects that cannot be abated.
1	A tree in severe decline, dieback of scaffold branches and or trunk, mostly epicormic growth; extensive structural defects that cannot be abated.
0	Tree is dead.

Abbreviations and Definitions

CD	Codominant branches	Forked branches nearly the same size in diameter, arising from a common junction an lacking a normal branch union.
CDB	Dieback in Crown	Condition where branches in the tree crown die from the tips toward the center.
CR	Crowded	Tree is bounded closely by one or more of the following: structure, tree, Etc.
D	Decline	Tree shows obvious signs of decline, which may be indicative of the presence of multiple biotic and abiotic disorders.
DBH	Diameter at Breast Height	Measurement of tree diameter in inches. Measurement height varies by City and is noted above.
EG	Epicormic Growth	Watersprouting on trunk and main leaders. Typically indicative of tree stress.
EH	Exposed Heartwood	Exposure of the tree's heartwood is typically seen as an open wound that leaves a tree more susceptible to pathogens, disease or infection.
H	Hazardous	A tree that in it's current condition, presents a hazard.
HD	Headed	Poor pruning practice of cutting back branches. Often practiced under utility lines to limit tree height.
IB	Included Bark	Structural defect where bark is included between the branch attachment so the wood can't join. Such defect can have a higher probability of failure.
LC	Low crotch	Multiple central leaders originating below the DBH measurement site.
LN	Leaning Tree	Tree leaning, see notes for severity.
ML	Multiple Leaders	More than one upright primary stem
PT	Phototropism	Tree exhibits phototropic growth habits. Reduced trunk taper, misshapen trunk and canopy growth are examples of this growth habit.
S	Suckers	Shoot arising from the roots.
SD	Structural Defects	Naturally or secondary conditions including cavities, poor branch attachments, cracks, or decayed wood in any part of the tree that may contribute to structural failure.
SE	Severe	Indicates the severity of the following term.
SL	Slight	Indicates the mildness of the following term.
SR	Surface Roots	Roots visible at finished grade.
ST	Stress	Environmental factor inhibiting regular tree growth. Includes drought, salty soils, nitrogen and other nutrient deficiencies in the soil.
WU	Weak Union	Weak union or fork in tree branching structure.
	Significant Tree	Tree, significant means any tree which is in good health and form, and is more than 12 inches in diameter as measured 4 feet-6 inches above the root crown. Inaddition, any tree of the Quercus (OAK) genus which is in good health andform and more than 6 inches in diameter as measured 4 feet-6 inches above theroot crown shall be a significant tree. Other trees may be designated as signifi-cant by the Planning Commission based on an arborist/ forester's report

TREE #	BOTANICAL NAME	COMMON NAME	DBH (INCHES)	CIRCUMFERENCE (INCHES)	SIGNIFICANT TREE	HEALTH	PRESERVATION SUITABILITY	NOTES
1	*Myoporum laetum 'Carsonii'*	Coast Myoporum	8.0	25	NO	2	Poor	CDB, SD
2	*Cotoneaster Dameril*	Cotoneaster	5,3,2	31	NO	3	Poor	Large Shrub
3	*Myoporum laetum 'Carsonii'*	Coast Myoporum	6,5,5,7	72	YES	3	Moderate	CDB, SD
4	*Acacia melanoxylon*	Blackwood Acacia	19.0	60	YES	2	Poor	Volunteer, ML, SD, CD
5	*Acacia melanoxylon*	Blackwood Acacia	10.0	31	NO	2	Poor	Dead
6	*Acacia melanoxylon*	Blackwood Acacia	3,8,4,5	63	YES	3	Poor	Volunteer
7	*Myrica californica*	Pacific Wax Myrtle	18.0	57	YES	2	Poor	Cluster
8	*Myrica californica*	Pacific Wax Myrtle	6,8,8,12,9	135	YES	2	Poor	SD
9	*Eucalyptus calamudulensis*	Red Gum	9,9,9,3	66	YES	3	Moderate	SD
10	*Eucalyptus calamudulensis*	Red Gum	18.0	57	YES	2	Poor	S, SD, CR
11	*Quercus agrifolia*	Coast Live Oak	8,7	50	YES	4	Moderate	CR
12	*Acacia melanoxylon*	Blackwood Acacia	14.0	44	YES	3	Poor	S,SD
13	*Eucalyptus calamudulensis*	Red Gum	6,7	41	YES	2	Poor	CDB, SD
14	*Eucalyptus calamudulensis*	Red Gum	8,9	53	YES	2	Poor	CDB, SD
15	*Eucalyptus calamudulensis*	Red Gum	12.0	38	NO	2	Poor	CDB, SD
16	*Eucalyptus calamudulensis*	Red Gum	8,10	57	YES	2	Poor	CODOM, CDB, SD
17	*Aesculus californica*	California Buckeye	3,2,3,3,4	47	YES	2	Poor	SD, CR
18	*Eucalyptus calamudulensis*	Red Gum	12.0	38	NO	2	Poor	CDB, SD
19	*Eucalyptus calamudulensis*	Red Gum	8,6	44	YES	2	Poor	SD, CR
20	*Acacia melanoxylon*	Blackwood Acacia	20.0	63	YES	2	Poor	SD, CR
21	*Acacia melanoxylon*	Blackwood Acacia	2,3,3,3	35	NO	2	Poor	SD, CR
22	*Eucalyptus calamudulensis*	Red Gum	7.0	22	NO	2	Poor	CDB, SD
23	*Aesculus californica*	California Buckeye	3,4,4	35	NO	2	Poor	SD, CR
24	*Acacia melanoxylon*	Blackwood Acacia	4,5	28	NO	2	Poor	SD, CR
25	*Acacia melanoxylon*	Blackwood Acacia	8.0	25	NO	2	Poor	SD, CR
26	*Acacia melanoxylon*	Blackwood Acacia	16.0	50	YES	2	Poor	SD, CR
27	*Acacia melanoxylon*	Blackwood Acacia	12,8	63	YES	2	Poor	SD, CR
28	*Eucalyptus calamudulensis*	Red Gum	6.0	19	NO	2	Poor	SD, CR
29	*Acacia melanoxylon*	Blackwood Acacia	7.0	22	NO	2	Poor	CDB, SD
30	*Eucalyptus calamudulensis*	Red Gum	14.0	44	YES	2	Poor	SD, CR
31	*Acacia longifolia*	Acacia	6,4	31	NO	2	Poor	SD, CR
32	*Acacia melanoxylon*	Blackwood Acacia	6,3,2	35	NO	2	Poor	SD, CR
33	*Eucalyptus calamudulensis*	Red Gum	6,5	35	NO	2	Poor	SD, CR
34	*Eucalyptus calamudulensis*	Red Gum	4.0	13	NO	2	Poor	SD, CR
35	*Eucalyptus calamudulensis*	Red Gum	13.0	41	YES	2	Poor	SD, CR
36	*Eucalyptus calamudulensis*	Red Gum	8,6,7	66	YES	2	Poor	SD, CR
37	*Eucalyptus calamudulensis*	Red Gum	7.0	22	NO	2	Poor	SD, CR
38	*Eucalyptus calamudulensis*	Red Gum	14.0	44	YES	2	Poor	SD, CR
39	*Acacia melanoxylon*	Blackwood Acacia	7,6,5,6,7,6	116	YES	2	Poor	SD, CR
40	*Acacia melanoxylon*	Blackwood Acacia	8,4	38	NO	2	Poor	SD, CR
41	*Eucalyptus calamudulensis*	Red Gum	6,2	0	NO	2	Poor	SD, CR
42	*Aesculus californica*	California Buckeye	1,2,2,1,3	28	NO	2	Poor	SD, CR
43	*Acacia melanoxylon*	Blackwood Acacia	6,8	44	YES	3	Moderate	SD, CR
44	*Acacia melanoxylon*	Blackwood Acacia	7.0	22	NO	2	Poor	SD, CR
45	*Acacia melanoxylon*	Blackwood Acacia	12.0	38	NO	2	Poor	SD, CR
46	*Eucalyptus calamudulensis*	Red Gum	15.0	47	YES	2	Poor	SD, CR
47	*Acacia melanoxylon*	Blackwood Acacia	6,4,5,7	69	YES	2	Poor	SD, CR
48	*Eucalyptus nicholii*	Willow Eucalyptus	19,17	113	YES	2	Poor	SD, CR
49	*Acacia melanoxylon*	Blackwood Acacia	6,4	31	NO	2	Poor	SD, CR
50	*Eucalyptus calamudulensis*	Red Gum	10.0	31	NO	2	Poor	SD, CR
51	*Acacia melanoxylon*	Blackwood Acacia	1,4,5,3,	44	YES	2	Poor	SD, CR
52	*Acacia melanoxylon*	Blackwood Acacia	4,5,3	38	NO	2	Poor	SD, CR
53	*Acacia melanoxylon*	Blackwood Acacia	6,7,5	57	YES	2	Poor	SD, CR
54	*Acacia melanoxylon*	Blackwood Acacia	9.1	29	NO	2	Poor	SD, CR
55	*Acacia melanoxylon*	Blackwood Acacia	4,7,6	53	YES	2	Poor	SD, CR
56	*Acacia melanoxylon*	Blackwood Acacia	3,6	28	NO	2	Poor	SD, CR
57	*Acacia melanoxylon*	Blackwood Acacia	7,6	41	YES	2	Poor	SD, CR
58	*Acacia melanoxylon*	Blackwood Acacia	8.0	25	NO	2	Poor	SD, CR
59	*Acacia melanoxylon*	Blackwood Acacia	5,9,12	82	YES	2	Poor	SD, CR
60	*Acacia melanoxylon*	Blackwood Acacia	16.0	50	YES	2	Poor	SD, CR

TREE EVALUATION SUMMARY

BRICKYARD COVE ROAD

Richmond , California

SCALE: AS NOTED 868.21127

LANDSCAPE ARCHITECTURE

RUGGERI-JENSEN-AZAR ENGINEERS • PLANNERS • SURVEYORS

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9.13.22

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