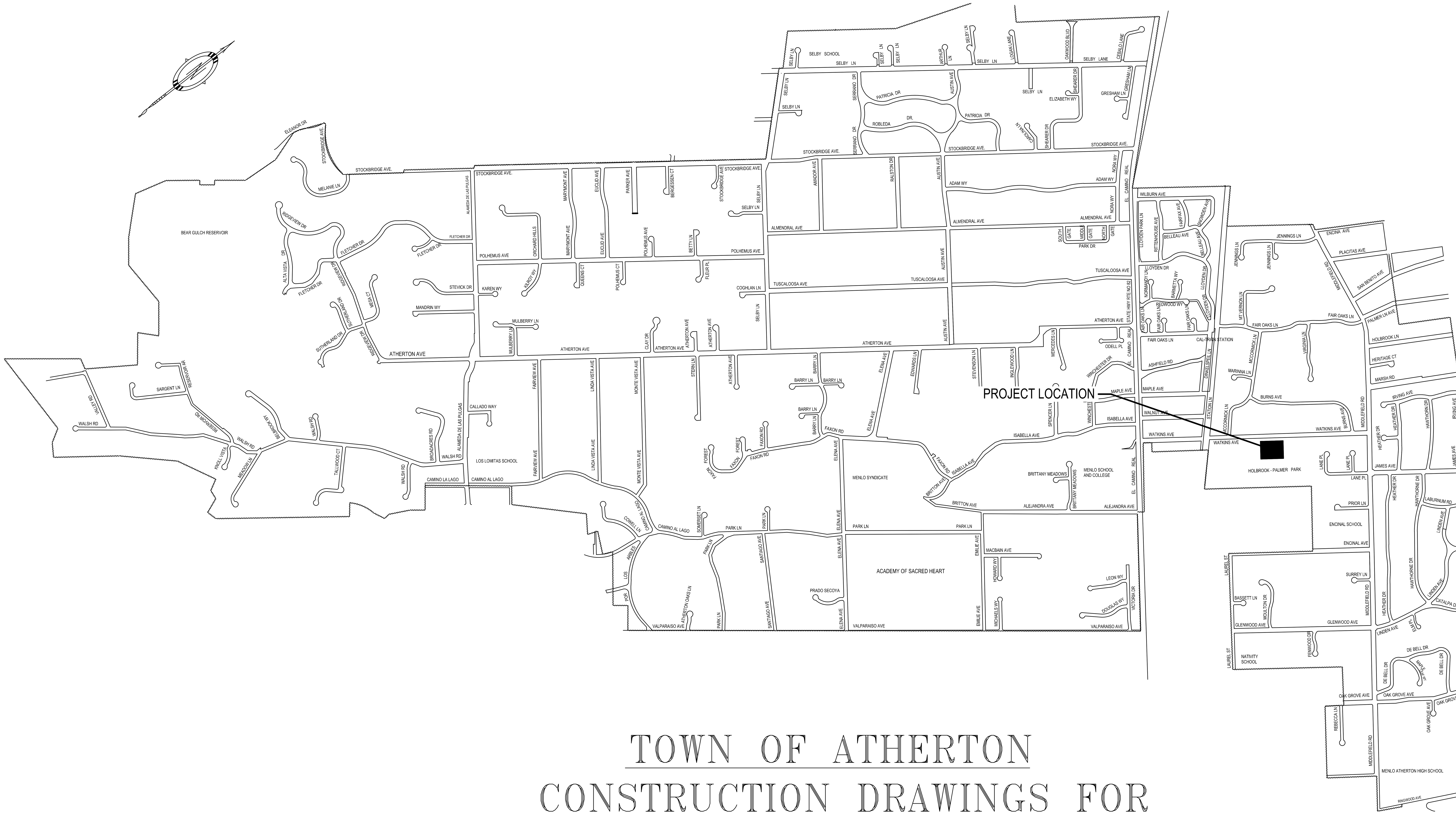


VICINITY MAP (N.T.S.)

TOWN OF ATHERTON

CONSTRUCTION DRAWINGS FOR HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

BID SUBMITTAL

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT — DEREK MCKEE — No. 4148 — EXPIRATION DATE: DEC. 2023 — STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE

PLANS APPROVAL DATE

VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:

ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS

0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

C0.0 COVER SHEET

DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	1	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_cvr.dwg

HOLBROOK-PALMER PARK
150 WATKINS AVE.
ATHERTON, CA 94027
VERDE DESIGN, INC. PROJECT NO. 1612500

GENERAL NOTES

GENERAL NOTES:

1. WORK SHALL CONFORM TO THESE PLANS, THE SPECIAL PROVISIONS AND THE STANDARD SPECIFICATIONS OF THE TOWN OF ATHERTON, DATED FEBRUARY, 2016.
2. NO WORK SHALL TAKE PLACE OUTSIDE THE HOURS OF 8:00 P.M. AND 5:00 P.M. M-F AND NO WORK ON THE TOWN OF ATHERTON LEGAL HOLIDAYS.
3. THE CONTRACTOR SHALL SCHEDULE AND CONDUCT HIS WORK TO MINIMIZE INCONVENIENCE AND DISRUPTION OF TOWN RESIDENTS DURING THE COURSE
4. ANY PUBLIC OR PRIVATE IMPROVEMENTS THAT ARE DISTURBED OR DAMAGED IN THE COURSE OF CONSTRUCTION SHALL BE REPAIRED OR REPLACED TO THEIR ORIGINAL CONDITION AND TO THE SATISFACTION OF THE CITY ENGINEER. THE COST OF SUCH REPAIR OR REPLACEMENT SHALL BE INCLUDED IN THE PRICES PAID FOR THE VARIOUS ITEMS OF WORK AND NO EXTRA COMPENSATION WILL BE ALLOWED THEREFORE.
5. LAYOUT AND STAKING OF THE WORK FROM REFERENCE POINTS AND DIMENSIONS SHOWN ON THE PLANS IS THE CONTRACTOR'S RESPONSIBILITY.
6. THE TOWN WILL PROVIDE REGULAR, BUT NOT FULL TIME, INSPECTION. THE TOWN MUST RECEIVE REQUESTS FOR REQUIRED INSPECTIONS AT LEAST ONE WORKING DAY IN ADVANCE OF WHEN EACH IS REQUIRED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DELAYS THAT RESULT FROM FAILURE TO REQUEST SUCH INSPECTIONS THE REQUIRED TIME IN ADVANCE. CALL (650) 752-0570.
7. REQUIRED INSPECTIONS INCLUDE BUT ARE NOT LIMITED TO THE FOLLOWING:
   STRIPPED GROUND AND SUBGRADE, BEFORE PLACING FILL OR BASE ROCK
   SUBBASE AND BASE, BEFORE PLACING NEXT LAYER OF PAVEMENT OR CONC.
   TRENCH EXCAVATION, BEFORE PLACING PIPES
   STORM DRAINS AND JOINTS, BEFORE PLACING INITIAL BACKFILL
   INITIAL BACKFILL, BEFORE PLACING INTERMEDIATE BACKFILL
   INTERMEDIATE BACKFILL, BEFORE PLACING BASE
   BASE AND TRENCH PAVEMENT EDGES BEFORE PLACING TRENCH PAVING
   CONCRETE FORMS AND STEEL, BEFORE PLACING CONCRETE
   SEE THE STANDARD SPECIFICATIONS FOR ADDITIONAL REQUIRED INSPECTIONS
8. COMPACTION TEST RESULTS MUST BE RECEIVED AND APPROVED BY THE CITY ENGINEER PRIOR TO THE PLACEMENT OF SUBSEQUENT LAYERS OR SURFACE IMPROVEMENTS ON FILL, INTERMEDIATE BACKFILL, SUBBASE OR BASE.
9. UTILITY AND STORM DRAIN LOCATIONS ARE NOT KNOWN. NEITHER THE TOWN NOR ITS CONSULTANTS ASSUME ANY RESPONSIBILITY FOR THE ACCURACY OF THE INFORMATION. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO ACCURATELY LOCATE UTILITIES OR OTHER BURIED OBJECTS WHICH MAY BE ENCOUNTERED AND TO POTHOLE AS REQUIRED BY STANDARD SPECIFICATIONS. CONFLICTS DISCOVERED BY THE CONTRACTOR SHALL BE REPORTED IMMEDIATELY TO THE CITY ENGINEER. WHERE STORM DRAIN OCCURS, CONTRACTOR SHALL EXCAVATE BY HAND AROUND THE EXISTING PIPE (2' MAX.) CONTRACTOR SHALL INSTALL AC PAVEMENT AROUND THE STORM DRAIN PIPE.
10. IN AREAS WHERE THERE IS THE POTENTIAL FOR UNDERGROUND UTILITIES AND THE WORK WILL REQUIRE A CUT ONE FOOT OR DEEPER, THE CONTRACTOR SHALL CONTACT USA AT (800) 642-2447. AT LEAST TWO WORKING DAYS IN ADVANCE TO MARK UTILITY LINES ON THE GROUND.
11. ONLY EL CAMINO REAL AND THE MOST DIRECT ROUTE FROM EL CAMINO REAL TO THE WORK SITE SHALL BE USED FOR HAULING TO AND FROM THE WORK.
12. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL SURVEY MONUMENTS AND PROPERTY CORNERS AND SHALL PAY TO REPLACE SAME IF DISTURBED OR REMOVED UNNECESSARILY OR BEFORE BEING TIED OUT.
13. THE CONTRACTOR SHALL KEEP THE CONSTRUCTION SITE CLEAR OF DIRT AND DEBRIS. MATERIALS AND EQUIPMENT SHALL NOT IMPEDE MOVEMENT OF PEDESTRIAN OR VEHICULAR TRAFFIC OVER OR INTO ANY ADJOINING PROPERTY OR TOWN RIGHT-OF-WAY.
14. HAZARDOUS CONDITIONS SHALL NOT BE ALLOWED TO EXIST AT ANY TIME ANYWHERE ON SITE OR IN THE TOWN RIGHT-OF-WAY.
15. THE CONTRACTOR SHALL BE HELD TO DISPOSING OF MATERIAL IN CONFORMANCE WITH THE RECYCLING PLAN APPROVED PURSUANT TO SECTION 16 OF THE STANDARD SPECIFICATIONS.
16. THE CONTRACTOR SHALL MAINTAIN A RECORD SET OF PLANS SHOWING ALL CHANGES THEREON AS WELL AS ACTUAL LOCATIONS OF UNDERGROUND UTILITIES AND OTHER UNDERGROUND OBJECTS ENCOUNTERED IN THE WORK. UPON COMPLETION OF THE WORK, AND AS A CONDITION THAT MUST MET BEFORE FINAL PAYMENT, THE CONTRACTOR SHALL SUBMIT A COPY ACCEPTABLE TO THE CITY ENGINEER OF SAID RECORD SET OF PLANS.
17. PAYMENT FOR EXTRA WORK, BASED ON TIME AND MATERIALS (FORCE ACCOUNT) WILL BE MADE ONLY WHEN DAILY FORCE ACCOUNT WORK SHEETS ARE SUBMITTED WITHIN ONE WORKING DAY OF PERFORMING THE WORK AND WHEN THEREAFTER APPROVED BY THE CITY ENGINEER. FAILURE TO SUBMIT FORCE ACCOUNT WORK SHEETS BY THE FOLLOWING DAY SHALL WAIVE THE CONTRACTOR'S RIGHT TO PAYMENT FOR WORK AND MATERIALS FURNISHED THAT DAY.

SPECIFIC NOTES:

A. AGGREGATE BASE USED IN AREA WHERE IT WILL BE FINISHED SURFACE SHALL BE VIRGIN MATERIAL - NOT RECYCLED BASE.

B. CONTRACTOR SHALL PARK CONSTRUCTION EQUIPMENT OVER NIGHT AND OVER WEEKEND ONLY IN AREA AGREED TO BY THE CITY ENGINEER AS BEING SUITABLE. NO PARKING OF EQUIPMENT WITHIN DRIP LINE OF TREES

C. NO PARKING OFF THE PAVEMENT. ALL WORKERS AND EQUIPMENT SHALL BE PARKED AT THE STAGING AREA.

PREPARED BY

REGISTERED LANDSCAPE ARCHITECT
DEREK MCKEE
No. 4148
Signature
EXPIRATION DATE: DEC. 2023
STATE OF CALIFORNIA

VERDE DESIGN
LANDSCAPE ARCHITECTURE
CIVIL ENGINEERING
SPORT PLANNING & DESIGN
2455 The Alameda
Santa Clara, CA 95050
tel: 408.985.7200
fax: 408.985.7260
www.VerdeDesignInc.com

SCOPE OF WORK

SITE IMPROVEMENTS INCLUDE:

CONTRACTOR IS TO PERFORM AND COMPLETE CLEAR AND GRUB AND DEMOLITION OF ALL EXISTING HARDSCAPE PAVING, FENCING AND SOFTSCAPE. CONTRACTOR IS TO PERFORM AND COMPLETE ALL EARTHWORK, GRADING AND SITE DRAINAGE TO PRODUCE ENTRY PATHWAY EXPERIENCE, MAIN LAWN IMPROVEMENTS, FOCAL POINT PAVER PLAZAS, RAISED CROSSWALKS, PAVED PATHWAYS, FENCING, SITE SIGNAGE, SELECT SITE FURNISHINGS, IRRIGATION, PLANTING AND ROAD IMPROVEMENTS TO THE INTENT OF THESE DESIGN DOCUMENTS. CONTRACTOR SHALL COORDINATE ALL WORK WITH THE OWNER'S REPRESENTATIVE.

APPLICABLE CODES

1. 2019 CBC CHAPTER 35: PROVIDE ALL THE APPLICABLE/ADOPTED STANDARDS. WHERE A PARTICULAR STANDARD IS REFERENCED IN THE CODE BUT DOES NOT APPEAR AS AN ADOPTED STANDARD IT MAY STILL BE USED. APPLY ONLY THE PORTION OF THE STANDARD THAT IS APPLICABLE TO THE CODE SECTION WHERE THE STANDARD IS REFERENCED, NOT THE ENTIRE STANDARD.

   2019 CALIFORNIA BUILDING STANDARDS ADMINISTRATIVE CODE, PART 1, TITLE 24 C.C.R.
   2019 CALIFORNIA BUILDING CODE (CBC), PART 2, TITLE 24 C.C.R.
   (2018 INTERNATIONAL BUILDING CODE VOLUMES 1-2)
   2019 CALIFORNIA ELECTRICAL CODE (CEC), PART 3, TITLE 24 C.C.R.
   (2017 NATIONAL ELECTRICAL CODE)
   2019 CALIFORNIA MECHANICAL CODE (CMC) PART 4, TITLE 24 C.C.R.
   (2018 UNIFORM MECHANICAL CODE)
   2019 CALIFORNIA PLUMBING CODE (CDC), PART 5, TITLE 24 C.C.R.
   (2018 UNIFORM PLUMBING CODE)
   2019 CALIFORNIA ENERGY CODE, PART 6, TITLE 24 C.C.R.
   2019 CALIFORNIA FIRE CODE, PART 9, TITLE 24 C.C.R.
   (2018 INTERNATIONAL FIRE CODE AND 2016 CALIFORNIA AMENDMENTS)
   2019 CALIFORNIA EXISTING BUILDING CODE, PART 10, TITLE 24 C.C.R.
   (2018 INTERNATIONAL EXISTING BUILDING CODE)
   2019 CALIFORNIA "GREEN" BUILDING REQUIREMENTS OR CAL GREEN, PART 11, TITLE 24 C.C.R.
   2019 CALIFORNIA REFERENCED STANDARDS, PART 12, TITLE 24 C.C.R.
   2019 TITLE 19 C.C.R., PUBLIC SAFETY, STATE FIRE MARSHAL REGULATIONS.

   LIST OF FEDERAL CODES AND STANDARDS (IF APPLICABLE)
   AMERICANS WITH DISABILITIES ACT (ADA), TITLE II OR TITLE III
   FOR TITLE II: UNIFORM FEDERAL ACCESSIBILITY STANDARDS (UFAS)
   28 CFR 35.151(C)
   OR ADA STANDARDS FOR ACCESSIBLE DESIGN (APPENDIX A OF 28 CFR PART 35)
   FOR TITLE III: ADA STANDARDS FOR ACCESSIBLE DESIGN (APPENDIX A OF 28 CFR PART 36)
   28 CFR 36.406
   2010 AMERICANS WITH DISABILITIES ACT (ADA) STANDARDS FOR ACCESSIBLE DESIGN

NOTE: TITLE II APPLIES TO PROJECTS FUNDED AND/OR USED BY STATE AND LOCAL GOVERNMENT SERVICES. TITLE III COVERS PUBLIC ACCOMMODATIONS AND COMMERCIAL FACILITIES. DEPENDING ON THE USE AND FUNDING, BOTH TITLE MAY APPLY TO THE PROJECT.

NFPA 13	AUTOMATIC SPRINKLER SYSTEMS	2019 EDITION
NFPA 14	STANDPIPE SYSTEMS	2019 EDITION
NFPA 17	DRY CHEMICAL EXTINGUISHING SYSTEMS	2017 EDITION
NFPA 17A	WET CHEMICAL EXTINGUISHING SYSTEMS	2017 EDITION
NFPA 20	STATIONARY FIRE PUMPS	2019 EDITION
NFPA 24	PRIVATE FIRE SERVICE MAINS	2019 EDITION
NFPA 72	NATIONAL FIRE ALARM AND SIGNALING CODE (CALIFORNIA AMENDED) (NOTE SEE UL STANDARD 1971 FOR "VISUAL DEVICES)	2019 EDITION
NFPA 253	CRITICAL RADIANT FLUX OF FLOOR COVERING SYSTEMS	2019 EDITION
NFPA 2001	CLEAN AGENT FIRE EXTINGUISHING SYSTEMS	2018 EDITION
ASME 17.1	ELEVATOR STANDARD	2016 EDITION

REFERENCE CODE SECTIONS FOR APPLICABLE STANDARDS - 2019 CALIFORNIA BUILDING CODE (FOR SFM) REFERENCED STANDARDS CHAPTER 35

ADA STANDARD FOR ACCESSIBLE DESIGN (APPENDIX A OF 28 CFR PART 36)

2. THE INTENT OF THESE DRAWINGS AND SPECIFICATIONS IS THAT WORK OF THE ALTERATION, REHABILITATION OR RECONSTRUCTION IS TO BE IN ACCORDANCE WITH TITLE 24, CALIFORNIA CODE OF REGULATIONS. SHOULD ANY EXISTING CONDITIONS SUCH AS DETERIORATION OR NON-COMPLYING CONSTRUCTION BE DISCOVERED WHICH IS NOT COVERED BY THE CONTRACT DOCUMENTS WHEREIN THE FINISHED WORK WILL NOT COMPLY WITH TITLE 24, CALIFORNIA CODE OF REGULATIONS, A CHANGE ORDER, OR A SEPARATE SET OF PLANS AND SPECIFICATIONS, DETAILING AND SPECIFYING THE REQUIRED WORK SHALL BE SUBMITTED TO AND APPROVED BY THE OWNER REPRESENTATIVE BEFORE PROCEEDING WITH THE WORK.
3. ALL EXISTING FIRE EXTINGUISHING SYSTEMS ARE IN COMPLIANCE WITH UL 300, CBC 904.11, CFC 904.11.

GENERAL NOTES

1. PRIOR TO BIDDING, THE GENERAL CONTRACTOR SHALL VISIT & INSPECT THE SITE & FAMILIARIZE THEMSELVES WITH EXISTING CONDITIONS AFFECTING THE NEW WORK. THE GENERAL CONTRACTOR SHALL NOT DISPUTE, COMPLAIN OR ASSERT THAT THERE IS ANY MISUNDERSTANDING IN REGARDS TO LOCATION, EXTENT, NATURE OR AMOUNT OF WORK TO BE PERFORMED UNDER THIS CONTRACT DUE TO THE CONTRACTOR'S FAILURE TO INSPECT THE SITE. CONTRACTOR SHALL NOTIFY OWNER'S REPRESENTATIVE OF ANY CONDITIONS, REQUIRING WORK, WHICH ARE NOT COVERED IN THE CONTRACT DOCUMENTS.
2. NO CONSTRUCTION SHALL COMMENCE WITHOUT THE OFFICIAL NOTICE TO PROCEED FROM THE OWNER.
3. THE GENERAL CONTRACTOR & SUBCONTRACTORS ARE RESPONSIBLE FOR LOCATING & VERIFYING ALL EXISTING UNDERGROUND UTILITIES IN ALL AREAS OF NEW WORK PRIOR TO COMMENCEMENT OF EXCAVATION. EXISTING UTILITIES SHOWN ON THE DRAWINGS ARE APPROXIMATE ROUTING LOCATIONS AS BEST DETERMINED FROM EXISTING DRAWINGS AND THE OWNER, BUT SHOULD NOT BE CONSTRUED TO REPRESENT ALL OF THE EXISTING UNDERGROUND UTILITIES. THE CONTRACTOR SHALL POTHOLE ALL EXISTING UTILITIES THAT MAY BE AFFECTED BY NEW FACILITIES IN THIS CONTRACT. VERIFY ACTUAL LOCATION AND DEPTH OF UTILITIES, AND REPORT POTENTIAL CONFLICTS TO THE OWNER'S REPRESENTATIVE PRIOR TO EXCAVATING FOR NEW FACILITIES.
4. CONTRACTOR SHALL TAKE ALL NECESSARY STEPS TO PROTECT ALL EXISTING UTILITIES, WHETHER SHOWN OR NOT, IN THE CONTRACT DOCUMENTS. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DAMAGES TO EXISTING UTILITIES CAUSED BY ITS OPERATIONS.
5. THE CONTRACTOR SHALL PROTECT ALL EXISTING ITEMS WITHIN SITE IMPROVEMENTS. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REPAIR ALL DAMAGED AREAS TO THEIR ORIGINAL CONDITION OR BETTER AT CONTRACTOR'S EXPENSE TO THE SATISFACTION OF THE OWNER'S REPRESENTATIVE.
6. DIMENSIONS AND LOCATIONS OF EXISTING FACILITIES ARE APPROXIMATE AND SHALL BE FIELD VERIFIED BY CONTRACTOR. ANY DISCREPANCIES SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE OWNER'S REPRESENTATIVE.
7. ALL WORK SHALL CONFORM TO THE LATEST EDITION OF THE CALIFORNIA BUILDING CODE, CALIFORNIA PLUMBING CODE, CALIFORNIA FIRE CODE AND ALL APPLICABLE STATE AND LOCAL CODES AND ORDINANCES, AS WELL AS ADAPTED STANDARDS.
8. ALL NOTES ARE FOR GENERAL REFERENCE IN CONJUNCTION WITH, AND AS A SUPPLEMENT TO, THE WRITTEN SPECIFICATIONS AND DETAILS ASSOCIATED WITH THE CONTRACT DOCUMENTS.
9. THIS DRAWING SET SHALL BE USED IN CONJUNCTION WITH THE CSI FORMAT SPECIFICATIONS PUBLISHED IN BOOK FORM. COMBINED, THEY ARE HEREIN REFERRED TO AS THE "CONTRACT DOCUMENTS".
10. DIMENSIONS ON WORKING DRAWINGS TAKE PRECEDENCE OVER MEASURED ELEMENTS. CONTRACTOR SHALL NOT SCALE DRAWINGS.
11. ALL TYPICAL DETAILS SHALL APPLY UNLESS NOTED OTHERWISE.
12. CONTRACTOR SHALL PROVIDE ADEQUATE DUST CONTROL AND KEEP MUD AND DEBRIS OFF THE PUBLIC RIGHT-OF-WAY AT ALL TIMES.
13. ALL TRENCHES AND EXCAVATIONS SHALL BE CONSTRUCTED IN STRICT COMPLIANCE WITH THE APPLICABLE SECTIONS OF CALIFORNIA AND FEDERAL O.S.H.A. REQUIREMENTS AND OTHER APPLICABLE SAFETY ORDINANCES. CONTRACTOR SHALL BEAR FULL RESPONSIBILITY FOR TRENCH SHORING DESIGN AND INSTALLATION.
14. ANY ALTERATIONS OF EXISTING FACILITIES TO ACCOMMODATE THE INSTALLATION OF NEW WORK SHALL BE REVIEWED BY THE OWNER'S REPRESENTATIVE PRIOR TO COMMENCING WORK.
15. ANY DISRUPTION OF THE UTILITIES MUST BE COORDINATED AND APPROVED BY THE OWNER'S REPRESENTATIVE AND INSPECTOR OF RECORD PRIOR TO COMMENCING WORK.
16. ALL TEMPORARY WORK SHALL BE CONSIDERED A PART OF THIS CONTRACT AND NO EXTRA CHARGES WILL BE ALLOWED. THIS SHALL INCLUDE MINOR ITEMS OF MATERIAL OR EQUIPMENT NECESSARY TO MEET THE REQUIREMENTS AND INTENT OF THE PROJECT.
17. THE PLANS AND SPECIFICATIONS DO NOT UNDERTAKE TO SHOW OR LIST EVERY ITEM TO BE PROVIDED, BUT RATHER TO DEFINE THE REQUIREMENTS FOR A FULL AND WORKING SYSTEM FROM THE STANDPOINT OF THE END USER. FOR THIS REASON, WHEN AN ITEM NOT SHOWN OR LISTED IS CLEARLY NECESSARY FOR PROPER CONTROL/OPERATION OF EQUIPMENT WHICH IS SHOWN OR LISTED, THE CONTRACTOR SHALL PROVIDE AN ITEM WHICH WILL ALLOW THE SYSTEM TO FUNCTION PROPERLY AT NO INCREASE IN PRICE.
18. ALL CONTRACTORS SHALL REMOVE TRASH AND DEBRIS STEMMING FROM THEIR WORK ON A DAILY BASIS. PROJECT SITE SHALL BE MAINTAINED IN A CLEAN AND ORDERLY CONDITION.
19. THE DETAILS REFLECT THE DESIGN INTENT FOR TYPICAL CONDITIONS. THE CONTRACTOR SHALL VERIFY ALL FIELD CONDITIONS AND SHALL INCLUDE, IN HIS SCOPE, THE COST FOR COMPLETE FINISHED INSTALLATIONS, INCLUDING ANOMALIES, OF ALL TRADES.
20. NO WORK SHALL COMMENCE WITH UNAPPROVED MATERIALS. ANY WORK DONE WITH UNAPPROVED MATERIALS AND EQUIPMENT IS AT THE CONTRACTOR'S RISK AND IS SUBJECT TO REJECTION AND REPLACEMENT. SEE SPECIFICATIONS FOR SUBMITTAL AND SUBSTITUTION REQUIREMENTS.
21. CONSTRUCTION MATERIALS STORED ON THE SITE SHALL BE PROPERLY STACKED AND PROTECTED SO AS TO PREVENT DAMAGE OR DETERIORATION UNTIL USED. FAILURE IN THIS REGARD MAY BE CAUSE FOR REJECTION OF MATERIAL AND/OR WORK.
22. ALL EQUIPMENT SHALL BE FABRICATED FROM FIELD VERIFIED DIMENSIONS AND APPROVED SHOP DRAWINGS. COORDINATE MECHANICAL, PLUMBING AND ELECTRICAL EQUIPMENT.
23. CONTRACTOR SHALL PERFORM THEIR CONSTRUCTION AND OPERATIONS IN A MANNER WHICH WILL NOT ALLOW HARMFUL POLLUTANTS TO ENTER THE STORM DRAIN SYSTEM. TO ENSURE COMPLIANCE, THE CONTRACTOR SHALL IMPLEMENT THE APPROPRIATE BEST MANAGEMENT PRACTICE (BMP) AS OUTLINED IN THE BROCHURES ENTITLED "BEST MANAGEMENT PRACTICE FOR THE CONSTRUCTION INDUSTRY" ISSUED BY THE CALIFORNIA STORM WATER QUALITY ASSOCIATION, NONPOINT SOURCE POLLUTION CONTROL PROGRAM, TO SUIT THE CONSTRUCTION SITE AND JOB CONDITION. THE CONTRACTOR SHALL PRESENT HIS PROPOSED BMP AT THE PRECONSTRUCTION MEETING FOR DISCUSSION AND APPROVAL.
24. CONTRACTOR SHALL PROVIDE TEMPORARY CONSTRUCTION FENCING PER CONTRACT DOCUMENTS TO SERVE LIMIT OF WORK AREAS. FENCING MAY BE ADJUSTED DURING CONSTRUCTION BASED ON CONSTRUCTION SEQUENCE OR OWNER'S REPRESENTATIVE'S DIRECTION.
25. OVERNIGHT PARKING OF CONSTRUCTION EQUIPMENT OUTSIDE OF STAGING AREA SHALL NOT BE PERMITTED.

CONTACT INFORMATION

ORGANIZATION	NAME	PHONE
OWNER		
TOWN OF ATHERTON	ROBERT OVADIA	(650) 752-0541
TOWN OF ATHERTON	RICK NAVARRO	(530) 304-7010
CIVIL ENGINEER/ LANDSCAPE ARCHITECT		
VERDE DESIGN INC.	DEREK MCKEE	(408) 850-3410
	MICHAEL KUNTZ	(408) 850-3463

SHEET INDEX

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT
DEREK MCKEE
No. 4148
Signature
EXPIRATION DATE: DEC. 2023
STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON CALIFORNIA

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

C0.1 GENERAL NOTES AND INFORMATION

DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	2	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_cvr.dwg

PROJECT SCHEDULE

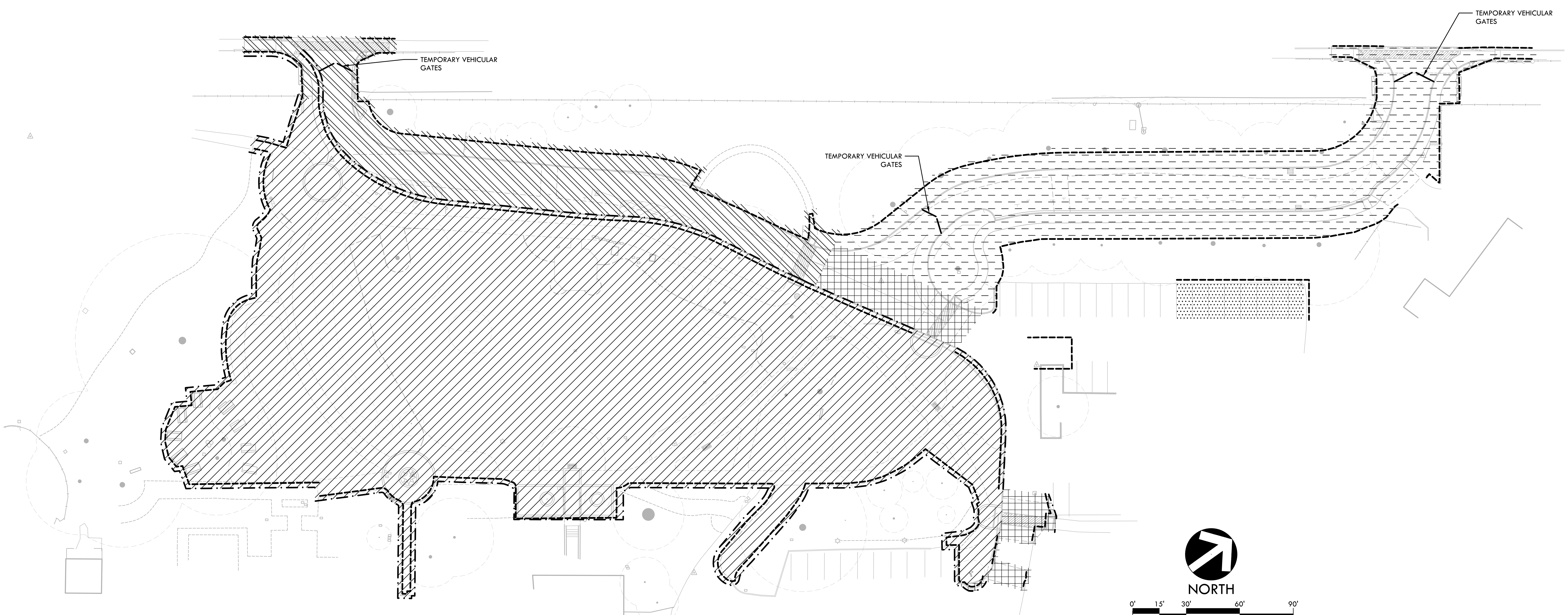
PHASE	CONSTRUCTION START DATE
1. PARK ENTRY LAWN	07/12/22
2. ENTRY DRIVEWAY	TO BE DETERMINED BY CONTRACTOR
3. EXIT DRIVEWAY	
4. RAISED CROSSWALKS	

CONSTRUCTION PHASING AND TRAFFIC CONTROL NOTES

1. MAINTENANCE OF TRAFFIC - THE CONTRACTOR SHALL PLAN AND CONDUCT HIS ACTIVITIES TO MINIMIZE THE DISRUPTION OF NORMAL TRAFFIC AND PARKING. NORMAL MOVEMENT OF TRAFFIC THROUGH THE PROJECT AREA SHALL BE MAINTAINED AT ALL TIMES TO THE GREATEST EXTENT POSSIBLE. MINIMUM 10 FEET (3 METERS) WIDE LANES SHALL BE MAINTAINED FOR TRAFFIC IN EACH DIRECTION. DELINEATORS USED TO CHANNEL TRAFFIC SHALL BE A MINIMUM OF 36 INCHES (91 CM) HIGH.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PLACING "NO PARKING" BARRICADES AND SIGNS AT INTERVALS NO GREATER THAN 100 FEET (30 METERS) AT LEAST 48 HOURS PRIOR TO ANY WORK REQUIRING SUCH TRAFFIC CONTROL. AT LEAST ONE-WAY TRAFFIC SHALL BE MAINTAINED ON ALL STREETS WITHIN THE LIMITS OF WORK DURING ACTUAL WORK HOURS. DURING OTHER TIMES, ALL STREET LANES SHALL BE FREE OF OBSTRUCTIONS AND HAZARDS, AND SHALL BE MADE AVAILABLE FOR USE BY TRAFFIC.
3. ON MARSH ROAD, MIDDLEFIELD ROAD, VALPARAISO AVENUE, AND ALAMEDA DE LAS PULGAS AND SUCH OTHER STREETS AND ROADS AS ARE DESIGNATED ON THE PLANS OR IDENTIFIED IN THE SPECIAL PROVISIONS OR IN PERMIT CONDITIONS AS "LIMITED OPERATIONS AREAS," ALL NORMAL STREET LANES SHALL BE FREE OF OBSTRUCTIONS AND AVAILABLE FOR USE BY TRAFFIC BETWEEN THE HOURS OF 3:30 P.M. AND 8:30 A.M. ON WEEK DAYS AND AT ALL TIMES ON WEEK ENDS AND HOLIDAYS, EXCEPT AS SPECIFICALLY ALLOWED BY THE CITY ENGINEER OR AS STATED ON THE PLANS OR IN THE SPECIAL PROVISIONS OR PERMIT.
4. THE CONTRACTOR SHALL PROVIDE FOR SAFE AND CONVENIENT PASSAGE OF PEDESTRIAN TRAFFIC THROUGHOUT THE WORK AREA AT ALL TIMES.
5. WHEN METAL PLATES ARE USED, THEY SHALL HAVE A NON-SKID SURFACE WHEN SUBJECT TO VEHICULAR OR PEDESTRIAN TRAFFIC.
6. FENCE EACH PHASE SEPARATELY.
7. TOWN REQUESTS THAT ROADWAYS BE OPEN AREA WORK AREAS.
8. LANDSCAPE & PAVING PHASES AREAS OUT OF ROADWAY SHALL HAVE TEMPORARY CONSTRUCTION FENCING.

CONSTRUCTION PHASING LEGEND

SYM	DESCRIPTION
	PHASE 1: PARK ENTRY LAWN
	PHASE 2: ENTRY DRIVEWAY
	PHASE 3: EXIT DRIVEWAY
	PHASE 4: RAISED CROSSWALKS
	CONSTRUCTION STAGING AREA
	CONSTRUCTION FENCING
	FILTER ROLL BARRIER (D / L2.1)



NOTES:
1. PRIOR TO BEGINNING ANY SITE WORK, CONTRACTOR SHALL PREPARE A SWPPP.
2. AREAS OF DEMOLISHED PAVING TO BE REPAVED WITHIN 48 HOURS AFTER REMOVAL.

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT — DEREK MCKEE — No. 4148 — Signature — EXPIRATION DATE: DEC. 2023 — STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE

PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:

ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS

0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON — INCORPORATED SEPTEMBER 12, 1923 — CALIFORNIA

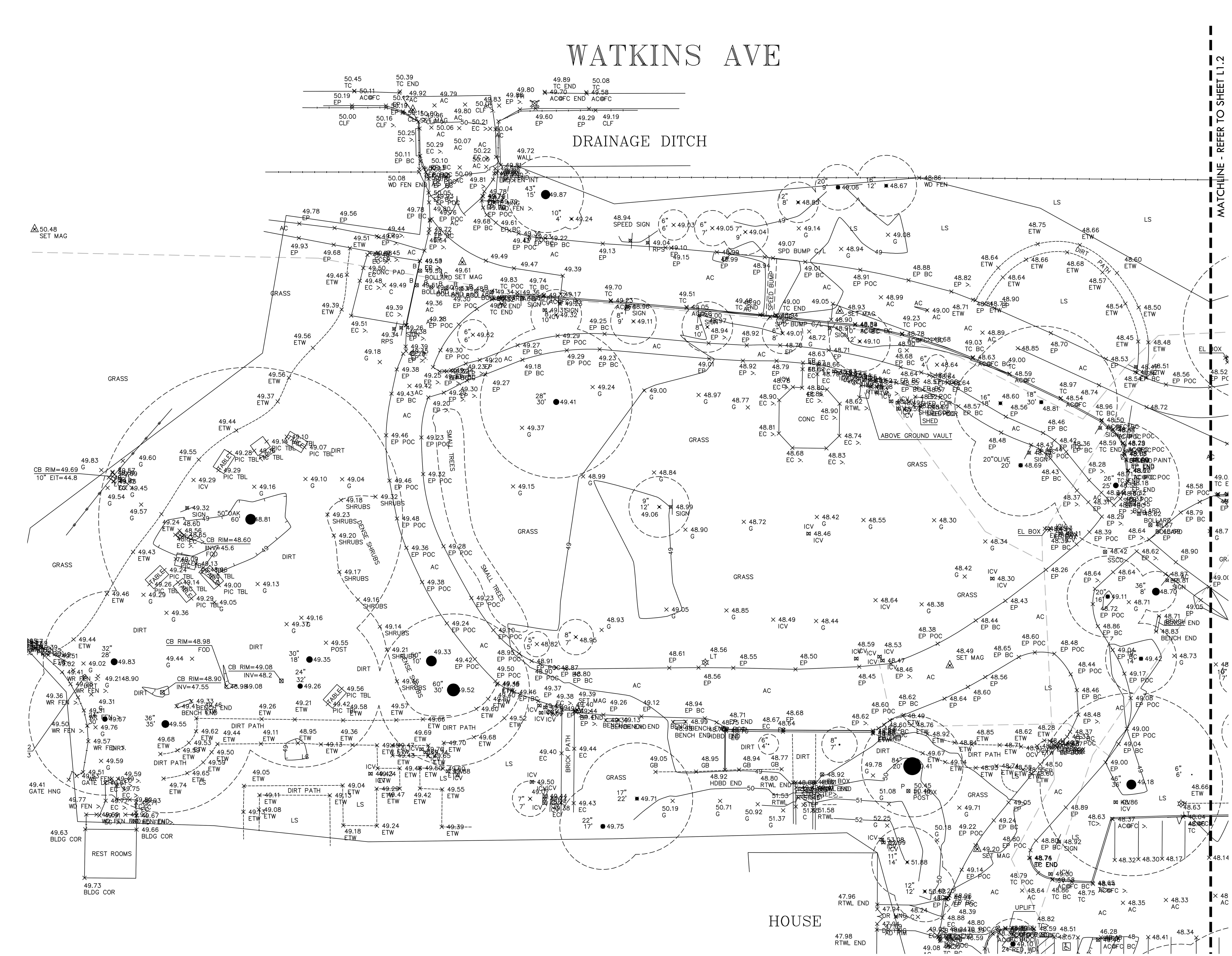
HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

C0.2 CONSTRUCTION PHASING AND TRAFFIC CONTROL PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	3	29

ATTACHMENT 1



LEGEND

AC	ASPHALT CONCRETE
AD	AREA DRAIN
BC	BEGIN CURVE
BLDG COR	BUILDING CORNER
C/CONC	CONCRETE
CB	CATCH BASIN
CLF	CHAIN LINK FENCE
EC	EDGE OF CONCRETE
EL	ELECTRIC
EP	EDGE OF PAVEMENT
FC	FACE OF CURB
FL	FLOW LINE
FNC	FENCE
FOD	FULL OF DEBRIS
G	GROUND
GB	GRADE BREAK
HDBD	HEADERBOARD
INV	INVERT ELEVATION
IEI	INVERT ELEVATION IN
IEO	INVERT ELEVATION OUT
IET	INVERT ELEVATION THRU
LS	LANDSCAPING
POC	POINT ON CURVE
RTWL	RETAINING WALL
TC	TOP OF CURB
TEL	TELEPHONE
TOP	TOP OF SLOPE
WD	WOOD

STORM LINE
OH — OVERHEAD UTILITIES
GRADE BREAK
FLOW LINE
HAND RAILING
FENCE LINE
ROOF OVERHANG
BUILDING LINE
TRENCH/PATCH LINE

AD — AREA DRAIN
CB — CATCH BASIN
MB — MAILBOX
CO — CLEAN OUT
HB — HOSE BIB
ICV — IRRIGATION CONTROL VALVE
W — WATER METER
WV — WATER VALVE
FIRE HYDRANT
BFP — BACK FLOW PREVENTER
GV — GAS VALVE

20" 30' — TREE WITH TRUNK DIAMETER AND DRIP LINE RADIUS
TREE LINE
STREET LIGHT
LIGHT POLE
SIGN
B P — BOLLARD/POLE
JOINT POLE
ANCHOR
SURVEY CONTROL POINT
×100.00 G — SPOT ELEVATION WITH DESCRIPTION
—100— INDEX ELEVATION CONTOUR
—99— INTERMEDIATE ELEVATION CONTOUR

SURVEY NOTE: THIS SURVEY MAP WAS COMPILED FROM A TOPOGRAPHIC SURVEY DONE IN (DECEMBER 2017). ANY CHANGES OR IMPROVEMENTS MADE TO THE PROPERTY AFTER THESE DATES MAY NOT BE SHOWN ON THIS SURVEY.
BENCHMARK: BM NO.5 TOP OF CONCRETE MONUMENT WITH PIN (BENT) IN OCTAGONAL POST. MONUMENT LOCATED AT THE SOUTHERLY CORNER OF THE INTERSECTION OF ATHERTON AVENUE AND AUSTIN AVENUE. ELEVATION 64.89 NGVD 1929

CONTOUR INTERVAL: 1 FOOT

UNDERWOOD & ROSENBLUM, INC.
civil engineers and surveyors
1630 Oakland Road Ste. A114 San Jose, Ca. 95131
Tel. No. (408) 453 1222 Fax No. (408) 453 1207

SURVEY LEGEND

SYM	DESCRIPTION
	(E) IRRIGATION MAINLINE AS BUILT LOCATION. NOT SHOWN ON SURVEY.

NORTH
0' 10' 20' 40' 60'

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT DEREK MCKEE No. 4148 EXPIRATION DATE: DEC. 2023 STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	U&R	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

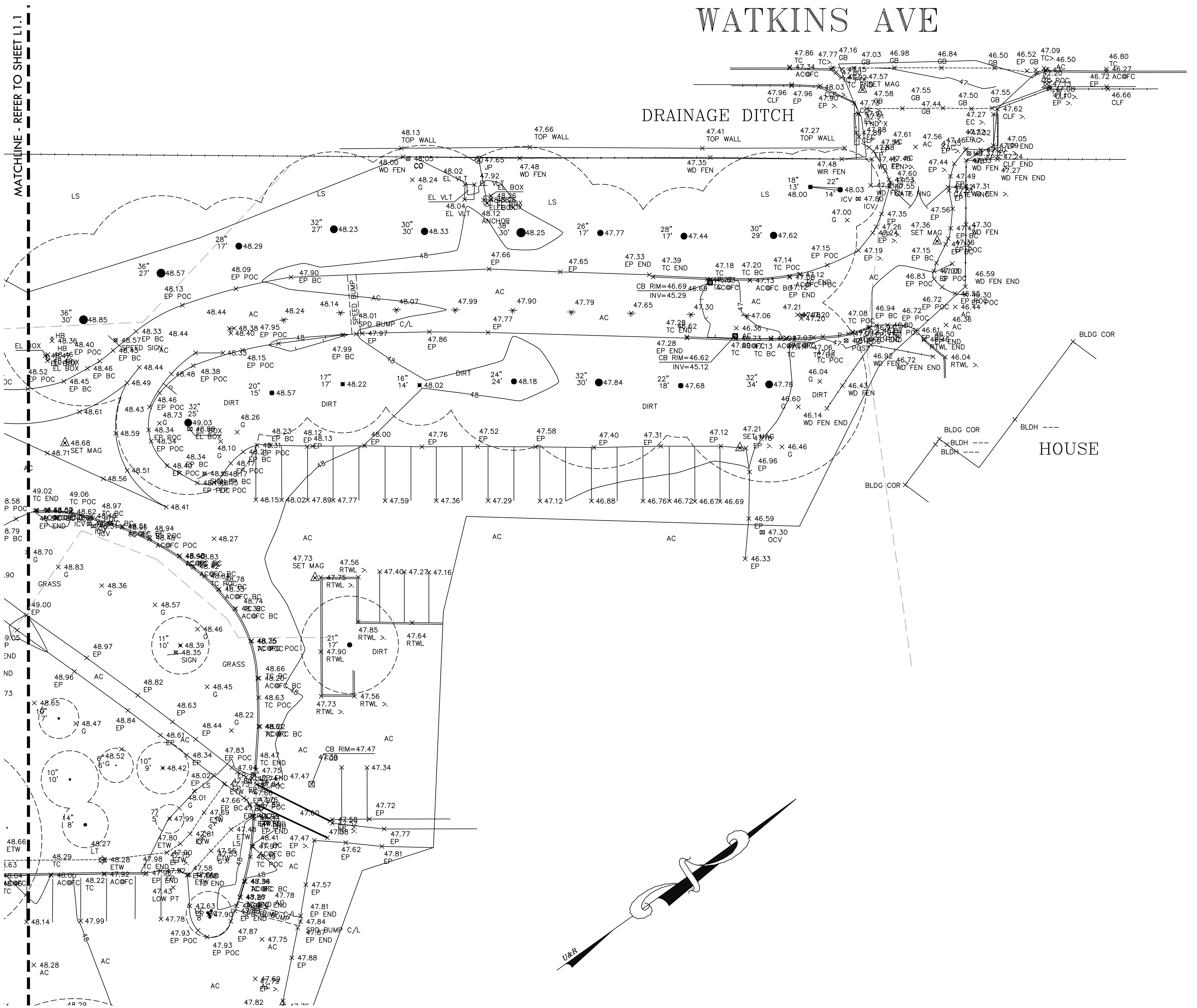
TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON CALIFORNIA

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS
L1.1
EXISTING CONDITIONS SURVEY PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES	DATE PLOTTED	SHEET	OF
	05/20/2021	4	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_EXC.dwg



LEGEND

AC	ASPHALT CONCRETE
AD	AREA DRAIN
BC	BEGIN CURVE
BLDG COR	BUILDING CORNER
C/CONC	CONCRETE
CB	CATCH BASIN
CLF	CHAIN LINK FENCE
EC	EDGE OF CONCRETE
EL	ELECTRIC
EP	EDGE OF PAVEMENT
FC	FACE OF CURB
FL	FLOW LINE
FNC	FENCE
FOD	FULL OF DEBRIS
G	GROUND
GB	GRADE BREAK
HDBD	HEADERBOARD
INV	INVERT ELEVATION
IEI	INVERT ELEVATION IN
IEO	INVERT ELEVATION OUT
IET	INVERT ELEVATION THRU
LS	LANDSCAPING
POC	POINT ON CURVE
RTWL	RETAINING WALL
TC	TOP OF CURB
TEL	TELEPHONE
TOP	TOP OF SLOPE
WD	WOOD

STORM LINE
OVERHEAD UTILITIES
GRADE BREAK
FLOW LINE
HAND RAILING
FENCE LINE
ROOF OVERHANG
BUILDING LINE
TRENCH/PATCH LINE

AD	AREA DRAIN
CB	CATCH BASIN
MB	MAILBOX
CO	CLEAN OUT
HB	HOSE BIB
ICV	IRRIGATION CONTROL VALVE
W	WATER METER
WV	WATER VALVE
	FIRE HYDRANT
BFP	BACK FLOW PREVENTER
GV	GAS VALVE

20" 30' TREE WITH TRUNK DIAMETER AND DRIP LINE RADIUS
TREE LINE
STREET LIGHT
LIGHT POLE
SIGN
B P BOLLARD/POLE
JOINT POLE
ANCHOR
SURVEY CONTROL POINT

100.00 G SPOT ELEVATION WITH DESCRIPTION
100 INDEX ELEVATION CONTOUR
99 INTERMEDIATE ELEVATION CONTOUR

SURVEY NOTE: THIS SURVEY MAP WAS COMPILED FROM A TOPOGRAPHIC SURVEY DONE IN (DECEMBER 2017). ANY CHANGES OR IMPROVEMENTS MADE TO THE PROPERTY AFTER THESE DATES MAY NOT BE SHOWN ON THIS SURVEY.
BENCHMARK: BM NO.5 TOP OF CONCRETE MONUMENT WITH PIN (BENT) IN OCTAGONAL POST. MONUMENT LOCATED AT THE SOUTHERLY CORNER OF THE INTERSECTION OF ATHERTON AVENUE AND AUSTIN AVENUE. ELEVATION 64.89 NGVD 1929

CONTOUR INTERVAL: 1 FOOT

UNDERWOOD & ROSENBLUM, INC.
civil engineers and surveyors
1630 Oakland Road Ste. A114 San Jose, Ca. 95131
Tel. No. (408) 453 1222 Fax No. (408) 453 1207

SURVEY LEGEND

SYM	DESCRIPTION
	(E) IRRIGATION MAINLINE AS BUILT LOCATION. NOT SHOWN ON SURVEY.

NORTH
0' 10' 20' 40' 60'

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT DEREK MCKEE No. 4148 Signature EXPIRATION DATE: DEC. 2023 STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

DRAWN	By U&R	Checked DM
DESIGN	By VERDE	Checked DM
QUANTITIES	By	Checked

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON INCORPORATED SEPTEMBER 12, 1923 CALIFORNIA

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

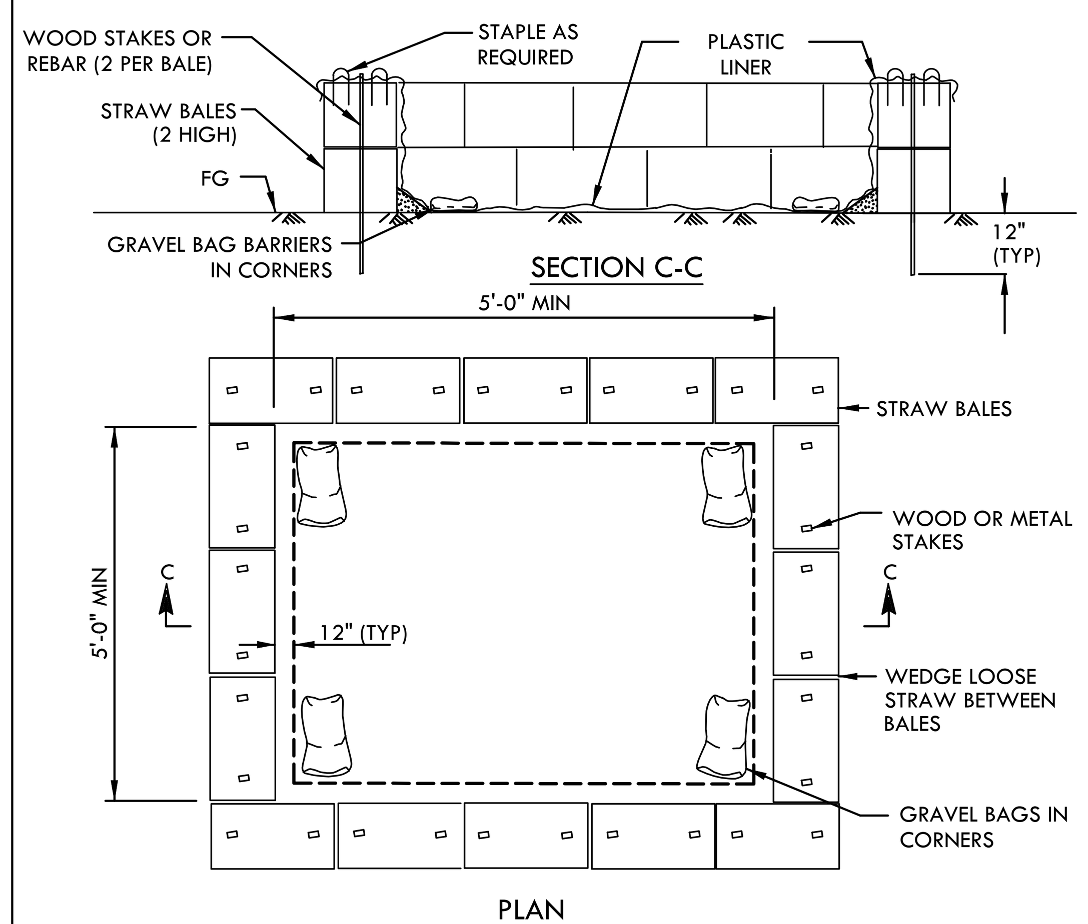
L1.2

EXISTING CONDITIONS SURVEY PLAN

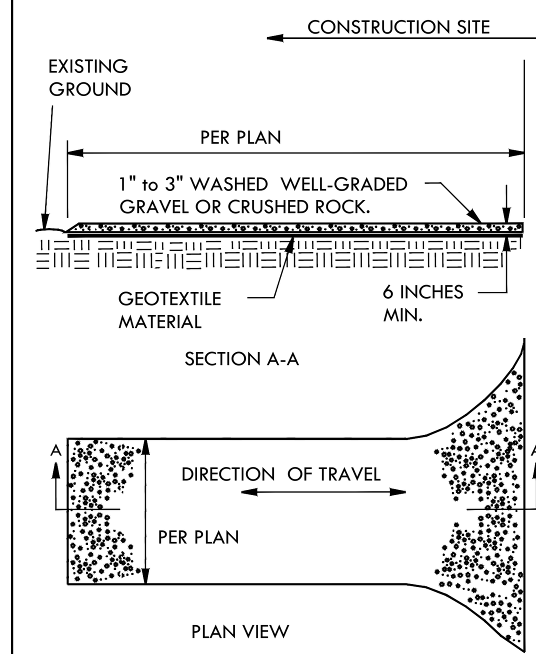
DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	5	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_EXC.dwg

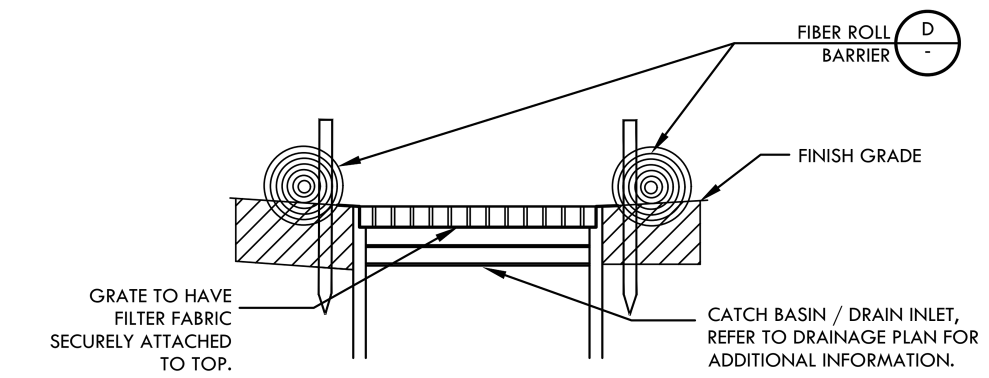


A TEMPORARY CONSTRUCTION WASHOUT AREA



NOTES:
1. CONSTRUCTION SITE ACCESS SHALL BE CONSTRUCTED OF 1" TO 3" WASHED, WELL-GRADED GRAVEL OR CRUSHED ROCK. MATERIAL SHALL BE PLACED TO A MINIMUM THICKNESS OF 6".
2. THE ENTRANCE SHALL BE KEPT IN GOOD CONDITION BY OCCASIONAL TOP DRESSING WITH MATERIAL AS SPECIFIED IN NOTE 1.
3. ACCESSES SHALL BE INSPECTED WEEKLY DURING PERIODS OF HEAVY USAGE, MONTHLY DURING NORMAL USAGE, AND AFTER EACH RAINFALL, WITH MAINTENANCE PROVIDED AS NECESSARY. PERIODIC TOP DRESSING SHALL BE DONE AS NEEDED.
4. TEMPORARY ACCESS ROAD SHALL BE REMOVED AT THE END OF THE PROJECT. AFFECTED AREA SHALL BE RETURNED TO AS WAS OR BETTER CONDITION.

B STABILIZED CONSTRUCTION ENTRY



NOTES:
CONTRACTOR TO CONFORM TO NOTES PROVIDED IN DETAIL D, THIS SHEET.

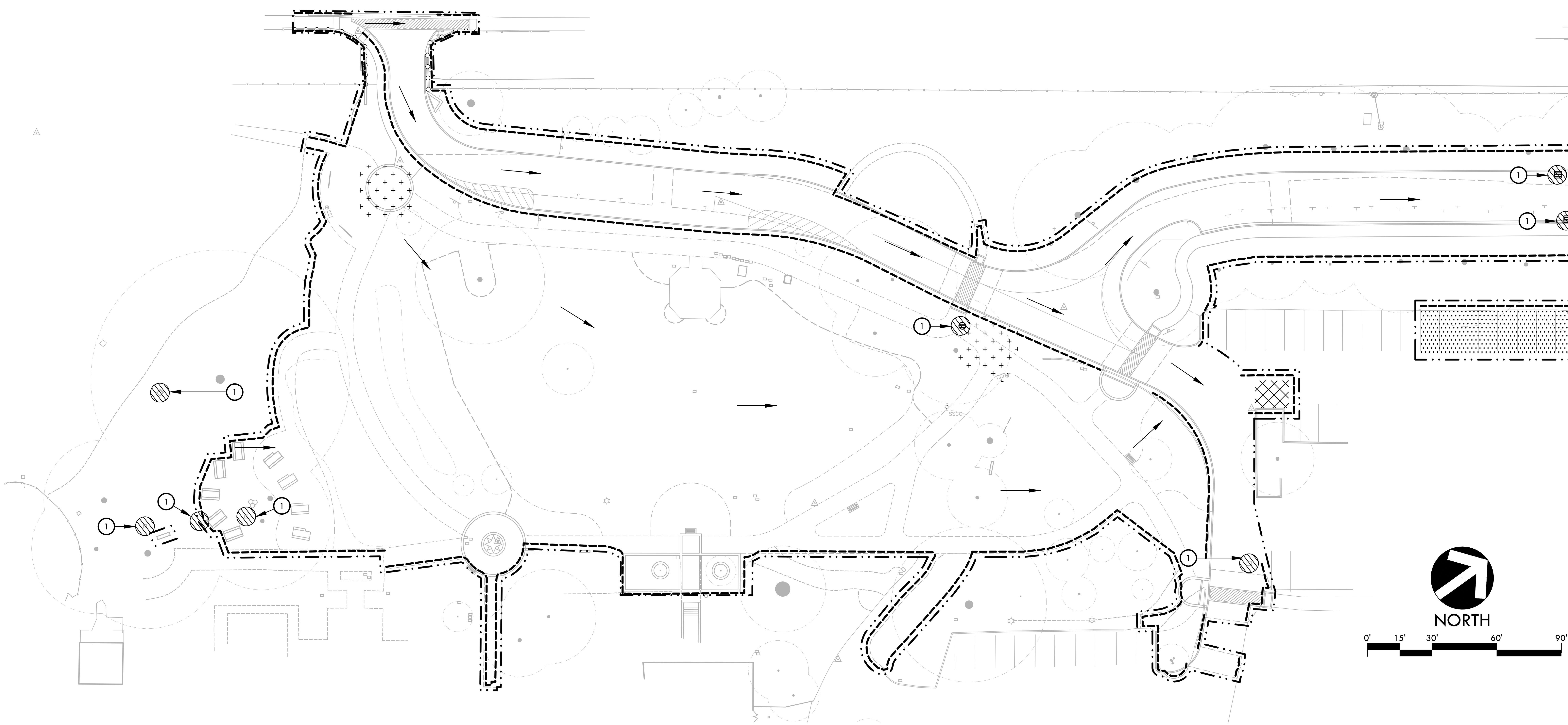
C STORM DRAIN INLET FILTER FOR EXISTING AND PROPOSED STORM DRAINS

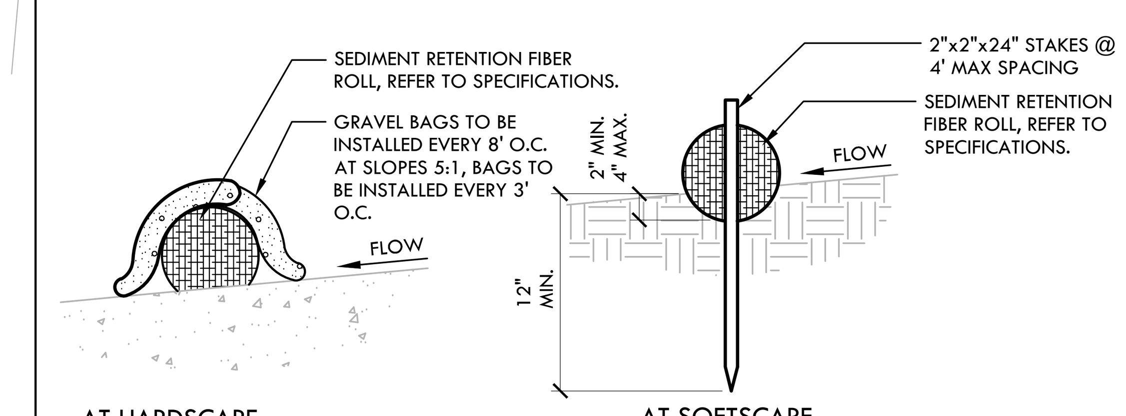
EROSION AND SEDIMENT CONTROL NOTES

1. EROSION AND SEDIMENT CONTROL SHALL BE CONSTRUCTED DURING FIRST WEEK OF CONSTRUCTION.
2. EROSION AND SEDIMENT CONTROL SHALL REMAIN THROUGHOUT CONSTRUCTION AND BE REMOVED AND DISPOSED OF DURING MAINTENANCE PERIOD.
3. EROSION AND SEDIMENT CONTROL MAY BE ADJUSTED THROUGH CONSTRUCTION WITH APPROVAL OR AS DIRECTED BY OWNER'S REPRESENTATIVE.
4. CONTRACTOR SHALL SWEEP STREETS AND PARKING AREAS AFFECTED BY CONSTRUCTION WITH STREET SWEEPER AS REQUIRED TO KEEP PAVING CLEAN OF CONSTRUCTION DEBRIS.

EROSION AND SEDIMENT CONTROL LEGEND

SYM	DESCRIPTION	DTL REF
1	FILTER FABRIC TO BE SECURELY ATTACHED TO DRAINAGE STRUCTURE TOP AND PERIMETER WADDLE	C
	LIMIT OF WORK - REFER TO SHEET C0.2 FOR EXTENT OF CONSTRUCTION FENCING	
	FILTER ROLL BARRIER	D
	CONSTRUCTION WASHOUT AREA - PROVIDE A WASHOUT BIN FOR CONSTRUCTION WASHOUT AND REMOVE AT END OF CONSTRUCTION.	A
	CONSTRUCTION STAGING AREA	
	STABILIZED CONSTRUCTION ENTRY	B
	DIRECTION OF SURFACE FLOW	





NOTES:
1. INSTALL SEDIMENT RETENTION FIBER ROLLS (FIBER ROLLS / WATTLES) AS LOCATED ON PLANS AND AS REQUIRED PER THE STATE GENERAL PERMIT FOR STORMWATER DISCHARGE.
2. FIBER ROLLS SHALL BE CONSTRUCTED LONG ENOUGH TO EXTEND ACROSS FLOW PATH OF POTENTIAL RUN-OFF AND RUN-ON.
3. PREPARE GRADES REMOVING SURFACE DEVIATIONS, LARGE STONES OR DEBRIS THAT WILL INHIBIT CONTINUOUS CONTACT OF THE FIBER ROLL WITH THE GRADE.
4. PRIOR TO FILTER ROLL INSTALLATION EXCAVATE A CONCAVE TRENCH 2" MIN., 4" MAX. DEEP ALONG THE PROPOSED FIBER ROLL LOCATION.
5. INSTALL FIBER ROLLS WITH CONTINUOUS CONTACT OF THE BOTTOM OF THE EXCAVATED TRENCH.
6. STAKE ROLL ON BOTH SIDES 2' FROM OF ENDS AND AT 4' MAXIMUM SPACING WITH 2"X2"X24" STAKES. DRIVE STAKES IN ON ALTERNATING SIDES OF THE ROLL AND OVERLAP ABUTTING ROLL ENDS 12" MIN.
7. BACKFILLED BOTH SIDES TO WATTLE AND TAMP SOIL TO FIRM AND STABLE.
8. CONTRACTOR SHALL MAKE WEEKLY INSPECTIONS OR AS INDICATED IN STORMWATER POLLUTION PREVENTION PLAN, OR THE STATE GENERAL PERMIT FOR STORMWATER DISCHARGE.

D SEDIMENT RETENTION FIBER ROLL NTS

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_swp.dwg

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT · DEREK MCKEE · No. 4148 · EXPIRATION DATE: DEC. 2023 · STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON CALIFORNIA

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

L2.1 EROSION CONTROL PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	6	29

ITEMS TO BE DEMOLISHED AND/OR REMOVED

1. EXISTING ASPHALT CURB TO BE DEMOLISHED AND REMOVED.
2. EXISTING WOOD HEADER TO BE DEMOLISHED AND REMOVED.
3. EXISTING BOLLARDS, AND ASSOCIATED FOOTING, TO BE DEMOLISHED AND REMOVED.
4. EXISTING SIGN, AND ASSOCIATED FOOTING, TO BE REMOVED AND STOCKPILED FOR FUTURE USE.
5. EXISTING TABLE TO BE REMOVED AND RELOCATED, REFER TO MATERIAL PLAN FOR PROPOSED LOCATIONS.
6. EXISTING BENCH TO BE REMOVED AND STOCKPILED FOR FUTURE USE.
7. EXISTING LIGHT FIXTURE TO BE REMOVED.
8. EXISTING CATCH BASINS WITH ASSOCIATED SD LINES TO BE REMOVED, CONTRACTOR TO REPLACE PER GRADING AND DRAINAGE PLAN.
9. REMOVE EXISTING CATCH BASIN AND REPLACE PER DRAINAGE PLAN. MAINTAIN EXISTING PIPES WITH INVERTS.
10. EXISTING FIRE HYDRANT TO BE REMOVED AND REPLACED WITH NEW HYDRANT, REFER TO MATERIAL PLAN FOR LOCATION OF NEW HYDRANT. WATER LINE TO BE TEMPORARILY CAPPED AND RUN TO CONNECT TO NEW LOCATION. CONTRACTOR TO COORDINATE FIRE HYDRANT WITH BEAR GULCH DISTRICT OF CALWATER.

TRAFFIC SIGN LIST

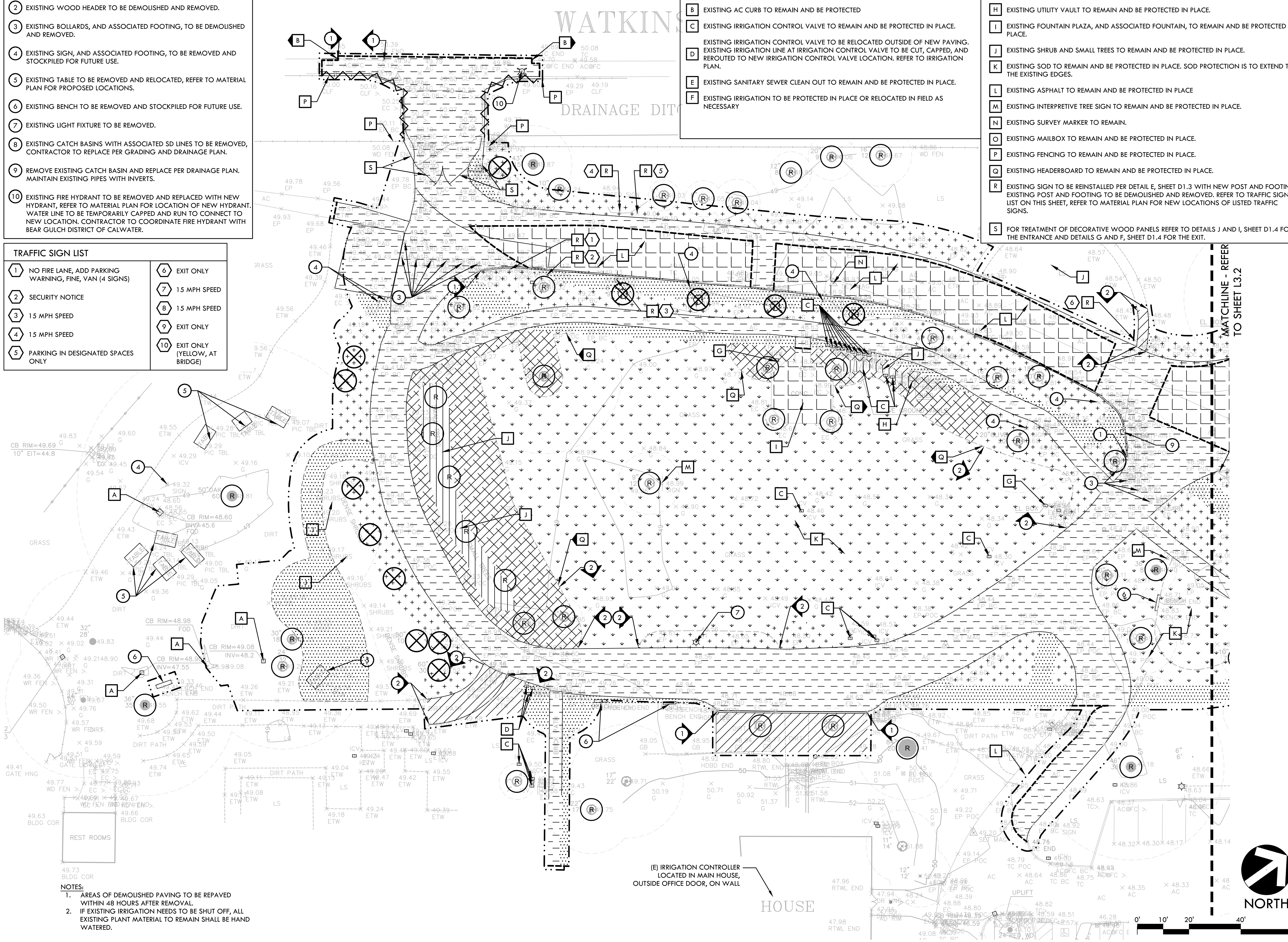
1. NO FIRE LANE, ADD PARKING WARNING, FINE, VAN (4 SIGNS)
2. SECURITY NOTICE
3. 15 MPH SPEED
4. 15 MPH SPEED
5. PARKING IN DESIGNATED SPACES ONLY
6. EXIT ONLY
7. 15 MPH SPEED
8. 15 MPH SPEED
9. EXIT ONLY
10. EXIT ONLY (YELLOW, AT BRIDGE)

ITEMS TO BE PROTECTED OR RELOCATED

- A EXISTING CATCH BASIN TO REMAIN AND BE PROTECTED IN PLACE.
- B EXISTING AC CURB TO REMAIN AND BE PROTECTED
- C EXISTING IRRIGATION CONTROL VALVE TO REMAIN AND BE PROTECTED IN PLACE.
- D EXISTING IRRIGATION CONTROL VALVE TO BE RELOCATED OUTSIDE OF NEW PAVING. EXISTING IRRIGATION LINE AT IRRIGATION CONTROL VALVE TO BE CUT, CAPPED, AND REROUTED TO NEW IRRIGATION CONTROL VALVE LOCATION. REFER TO IRRIGATION PLAN.
- E EXISTING SANITARY SEWER CLEAN OUT TO REMAIN AND BE PROTECTED IN PLACE.
- F EXISTING IRRIGATION TO BE PROTECTED IN PLACE OR RELOCATED IN FIELD AS NECESSARY

ITEMS TO BE PROTECTED OR RELOCATED

- G EXISTING ELECTRICAL BOX TO REMAIN AND BE PROTECTED IN PLACE.
- H EXISTING UTILITY VAULT TO REMAIN AND BE PROTECTED IN PLACE.
- I EXISTING FOUNTAIN PLAZA, AND ASSOCIATED FOUNTAIN, TO REMAIN AND BE PROTECTED IN PLACE.
- J EXISTING SHRUB AND SMALL TREES TO REMAIN AND BE PROTECTED IN PLACE.
- K EXISTING SOD TO REMAIN AND BE PROTECTED IN PLACE. SOD PROTECTION IS TO EXTEND TO THE EXISTING EDGES.
- L EXISTING ASPHALT TO REMAIN AND BE PROTECTED IN PLACE
- M EXISTING INTERPRETIVE TREE SIGN TO REMAIN AND BE PROTECTED IN PLACE.
- N EXISTING SURVEY MARKER TO REMAIN.
- O EXISTING MAILBOX TO REMAIN AND BE PROTECTED IN PLACE.
- P EXISTING FENCING TO REMAIN AND BE PROTECTED IN PLACE.
- Q EXISTING HEADERBOARD TO REMAIN AND BE PROTECTED IN PLACE.
- R EXISTING SIGN TO BE REINSTALLED PER DETAIL E, SHEET D1.3 WITH NEW POST AND FOOTING. EXISTING POST AND FOOTING TO BE DEMOLISHED AND REMOVED. REFER TO TRAFFIC SIGN LIST ON THIS SHEET, REFER TO MATERIAL PLAN FOR NEW LOCATIONS OF LISTED TRAFFIC SIGNS.
- S FOR TREATMENT OF DECORATIVE WOOD PANELS REFER TO DETAILS J AND I, SHEET D1.4 FOR THE ENTRANCE AND DETAILS G AND F, SHEET D1.4 FOR THE EXIT.



NOTES:
1. AREAS OF DEMOLISHED PAVING TO BE REPAVED WITHIN 48 HOURS AFTER REMOVAL.
2. IF EXISTING IRRIGATION NEEDS TO BE SHUT OFF, ALL EXISTING PLANT MATERIAL TO REMAIN SHALL BE HAND WATERED.

DEMOLITION NOTES

1. THE CONTRACTOR SHALL PERFORM ALL CLEARING, DEMOLITION, REMOVAL OF OBSTRUCTIONS AND SITE PREPARATIONS NECESSARY FOR THE PROPER EXECUTION OF ALL WORK CONTAINED IN THE CONTRACT DOCUMENTS.
2. CONTRACTOR SHALL VERIFY LOCATION OF ALL EXISTING UTILITIES AND PROVIDE THE REQUIRED COORDINATION FOR THEIR TEMPORARY DISCONNECTION, PROTECTION, REMOVAL AND/OR STORAGE AS MAY BE REQUIRED DURING CONSTRUCTION. CONTRACTOR SHALL COORDINATE WITH THE OWNER TO DETERMINE WHETHER TEMPORARY SERVICES ARE NECESSARY.
3. THE CONTRACTOR SHALL VISIT THE SITE PRIOR TO BID SUBMITTAL TO DETERMINE THE EXACT EXTENT AND DEPTH OF SITE DEMOLITION REQUIRED AND VERIFY COMPLIANCE WITH DRAWINGS. THE OWNER SHALL BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCIES.
4. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE DEEMED TO BE APPROXIMATIONS ONLY. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL CONTACT UNDERGROUND SERVICE ALERT (USA) AT (800) 227-2600 PRIOR TO ANY DEMOLITION OR EXCAVATION. UPON COMPLETION OF USA MARKING OPERATIONS, CONTRACTOR SHALL RECORD ALL UTILITY MARKINGS ON A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT. NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD CONFLICTS ARISE AND REDIRECT WORK TO AVOID DELAY.
5. ALL EXISTING ITEMS ARE TO REMAIN UNLESS OTHERWISE NOTED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING OR REPLACING, AT CONTRACTOR'S EXPENSE, ANY EXISTING ITEM DAMAGED OR DESTROYED BY CONSTRUCTION OPERATIONS. CONTRACTOR SHALL ALSO BE RESPONSIBLE FOR REPAIRING OR REPLACING ANY AND ALL DAMAGES TO ADJACENT PROPERTIES. THE DAMAGED ITEMS SHALL BE RESTORED TO AN "AS-WAS" OR BETTER CONDITION OR REPLACED PER THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
6. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL INSTALL SELF-SUPPORTING INTERLOCKING CHAIN-LINK TEMPORARY CONSTRUCTION FENCING TO ENCLOSE AND SECURE THE PROJECT AREA LIMIT OF WORK. ROADS AFTER WORK HOURS SHALL BE FULLY ACCESSIBLE. THE FENCING SHALL CONTAIN PEDESTRIAN AND/OR VEHICULAR ACCESS GATES AS NECESSARY AND SHALL BE MINIMUM 6 FEET HIGH WITH A TOP AND BOTTOM RAIL WITH KNUCKLED TOP AND BOTTOM SELVAGE (NO BARBED WIRE PERMITTED). ALL FENCING SHALL INCLUDE FULL HEIGHT SCREEN SHADE CLOTH COVERING. THE CONSTRUCTION FENCING WORK SHALL BE SUBJECT TO THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
7. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL PROTECT ALL EXISTING PLANT MATERIAL NOT SCHEDULED FOR REMOVAL BY INSTALLING A 6' CHAIN LINK TREE PROTECTION DETAIL PER DETAIL C, SHEET D2.2. ALL TREE PROTECTION WORK SHALL BE SUBJECT TO THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
8. DEMOLITION SHALL INCLUDE THE REMOVAL OF ITEM AND ANY FOUNDATION OR STRUCTURAL SUPPORT RELATED TO ITEM FOR PLANT MATERIAL THIS SHALL INCLUDE STUMPS AND ROOTS OVER 2 INCHES IN DIAMETER. DISPOSAL SHALL BE OFF-SITE IN A LEGAL MANNER ACCEPTABLE TO THE OWNER'S REPRESENTATIVE AND IN COMPLIANCE WITH ALL FEDERAL, STATE AND LOCAL CODES AND ORDINANCES.
9. NOT ALL EXISTING TREES ARE SHOWN ON TOWN PROVIDED SURVEY. CONTRACTOR TO LOCATED EXISTING TREES ON SITE AND PROTECT ALL EXISTING TREES UNLESS OTHERWISE NOTED.
10. REFER TO SPECIFICATIONS FOR ADDITIONAL CLEARING, GRUBBING, TOPSOIL STOCKPILING AND OTHER PERTINENT INFORMATION.
11. EXISTING LAWN AND IRRIGATION SYSTEM TO REMAIN, IF THEY ARE DAMAGED DURING CONSTRUCTION THEY SHALL BE REPLACED AT NO COST TO THE OWNER.

DEMOLITION LEGEND

SYM	DESCRIPTION
	LIMIT OF WORK - REFER TO SHEET C0.2 FOR CONSTRUCTION FENCING.
	EXISTING SURFACE VEGETATION OR MULCH AT PROPOSED HARDSCAPE AREA TO BE REMOVED PER SPECIFICATIONS. 6" OF EXISTING TOP SOIL SHALL BE REMOVED FROM SITE. REFER TO SPECIFICATIONS FOR INFORMATION. REMOVE EXCESS SOIL FROM SITE.
	EXISTING SURFACE VEGETATION AT PROPOSED PLANTING OR MULCH AREA TO BE REMOVED PER SPECIFICATIONS. 6" OF EXISTING TOP SOIL SHALL BE REMOVED AND STOCKPILED ON SITE. REFER TO SPECIFICATIONS FOR INFORMATION.
	EXISTING HARDSCAPE PAVING INCLUDING BASE MATERIAL TO BE DEMOLISHED AND REMOVED.
	EXISTING GRASS TO REMAIN AND BE PROTECTED, DAMAGED GRASS IS TO BE REPLANTED.
	EXISTING DECOMPOSED GRANITE TO BE DEMOLISHED AND REMOVED.
	EXISTING HARDSCAPE PAVING TO REMAIN AND BE PROTECTED.
	MULCH TO REMAIN AND BE PROTECTED.
	EXISTING SMALL TREES TO REMAIN AND BE PROTECTED.
	REMOVE EXISTING TREES WITH WOOD INTERPRETIVE SIGN.
R	TREE TO REMAIN AND BE PROTECTED AND PRUNED, REFER TO SPECIFICATIONS AND DETAIL C, SHEET D2.2. WOOD INTERPRETIVE SIGNS FOR TREES TO REMAIN AND BE PROTECTED IN PLACE.
	DEMOLISH AND REMOVE EXISTING FENCE, INCLUDING GATES, SIGNS, POSTS, FABRIC, AND FOOTINGS
	SAWCUT EXISTING ASPHALT PAVING

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT DEREK MCKEE No. 4148 EXPIRATION DATE: DEC. 2023 STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

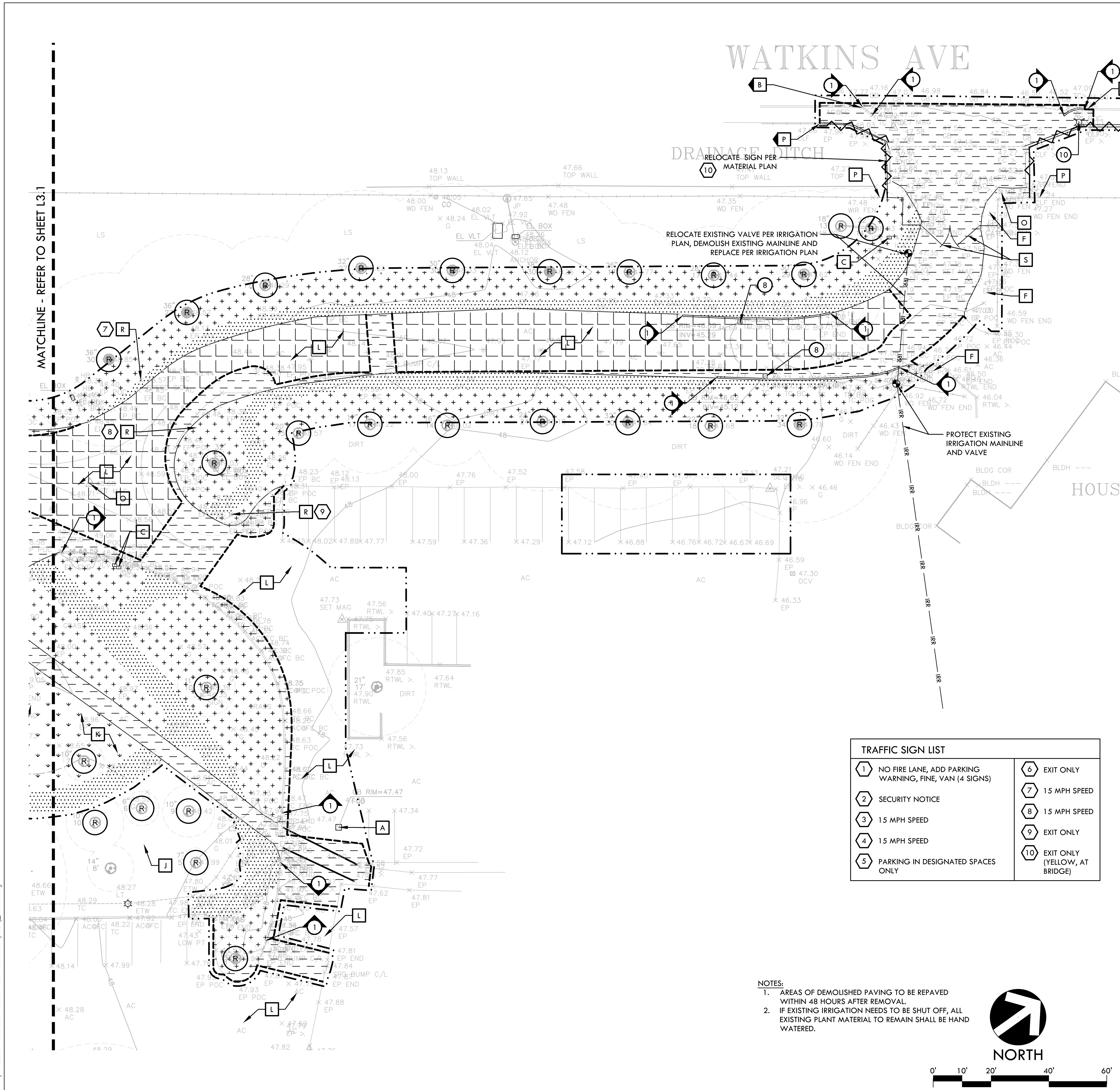
TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON CALIFORNIA

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

L3.1 DEMOLITION PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES | DATE PLOTTED 05/20/2021 | SHEET 7 | OF 29



TRAFFIC SIGN LIST

1 NO FIRE LANE, ADD PARKING WARNING, FINE, VAN (4 SIGNS)	6 EXIT ONLY
2 SECURITY NOTICE	7 15 MPH SPEED
3 15 MPH SPEED	8 15 MPH SPEED
4 15 MPH SPEED	9 EXIT ONLY
5 PARKING IN DESIGNATED SPACES ONLY	10 EXIT ONLY (YELLOW, AT BRIDGE)

NOTES:
1. AREAS OF DEMOLISHED PAVING TO BE REPAVED WITHIN 48 HOURS AFTER REMOVAL.
2. IF EXISTING IRRIGATION NEEDS TO BE SHUT OFF, ALL EXISTING PLANT MATERIAL TO REMAIN SHALL BE HAND WATERED.

DEMOLITION ITEMS

ITEMS TO BE PROTECTED OR RELOCATED

- A EXISTING CATCH BASIN TO REMAIN AND BE PROTECTED IN PLACE.
- B EXISTING AC CURB TO REMAIN AND BE PROTECTED
- C EXISTING IRRIGATION CONTROL VALVE TO REMAIN AND BE PROTECTED IN PLACE.
- D EXISTING IRRIGATION CONTROL VALVE TO BE RELOCATED OUTSIDE OF NEW PAVING. EXISTING IRRIGATION LINE AT IRRIGATION CONTROL VALVE TO BE CUT, CAPPED, AND REROUTED TO NEW IRRIGATION CONTROL VALVE LOCATION. REFER TO IRRIGATION PLAN.
- E EXISTING SANITARY SEWER CLEAN OUT TO REMAIN AND BE PROTECTED IN PLACE.
- F EXISTING IRRIGATION TO BE PROTECTED IN PLACE OR RELOCATED IN FIELD AS NECESSARY
- G EXISTING ELECTRICAL BOX TO REMAIN AND BE PROTECTED IN PLACE.
- H EXISTING UTILITY VAULT TO REMAIN AND BE PROTECTED IN PLACE.
- I EXISTING FOUNTAIN PLAZA, AND ASSOCIATED FOUNTAIN, TO REMAIN AND BE PROTECTED IN PLACE.
- J EXISTING SHRUB AND SMALL TREES TO REMAIN AND BE PROTECTED IN PLACE.
- K EXISTING SOD TO REMAIN AND BE PROTECTED IN PLACE. SOD PROTECTION IS TO EXTEND TO THE EXISTING EDGES.
- L EXISTING ASPHALT TO REMAIN AND BE PROTECTED IN PLACE
- M EXISTING INTERPRETIVE TREE SIGN TO REMAIN AND BE PROTECTED IN PLACE.
- N EXISTING SURVEY MARKER TO REMAIN.
- O EXISTING MAILBOX TO REMAIN AND BE PROTECTED IN PLACE.
- P EXISTING FENCING TO REMAIN AND BE PROTECTED IN PLACE.
- Q EXISTING HEADERBOARD TO REMAIN AND BE PROTECTED IN PLACE.
- R EXISTING SIGN TO BE REINSTALLED PER DETAIL E, SHEET D1.3 WITH NEW POST AND FOOTING. EXISTING POST AND FOOTING TO BE DEMOLISHED AND REMOVED. REFER TO TRAFFIC SIGN LIST ON THIS SHEET, REFER TO MATERIAL PLAN FOR NEW LOCATIONS OF LISTED TRAFFIC SIGNS.
- S FOR TREATMENT OF DECORATIVE WOOD PANELS REFER TO DETAILS J AND I, SHEET D1.4 FOR THE ENTRANCE AND DETAILS G AND F, SHEET D1.4 FOR THE EXIT.

ITEMS TO BE DEMOLISHED AND/OR REMOVED

1. EXISTING ASPHALT CURB TO BE DEMOLISHED AND REMOVED.
2. EXISTING WOOD HEADER TO BE DEMOLISHED AND REMOVED.
3. EXISTING BOLLARDS, AND ASSOCIATED FOOTING, TO BE DEMOLISHED AND REMOVED.
4. EXISTING SIGN, AND ASSOCIATED FOOTING, TO BE REMOVED AND STOCKPILED FOR FUTURE USE.
5. EXISTING TABLE TO BE REMOVED AND RELOCATED, REFER TO MATERIAL PLAN FOR PROPOSED LOCATIONS.
6. EXISTING BENCH TO BE REMOVED AND STOCKPILED FOR FUTURE USE.
7. EXISTING LIGHT FIXTURE TO BE REMOVED.
8. EXISTING CATCH BASINS WITH ASSOCIATED SD LINES TO BE REMOVED, CONTRACTOR TO REPLACE PER GRADING AND DRAINAGE PLAN.
9. REMOVE EXISTING CATCH BASIN AND REPLACE PER DRAINAGE PLAN. MAINTAIN EXISTING PIPES WITH INVERTS.
10. EXISTING FIRE HYDRANT TO BE REMOVED AND REPLACED WITH NEW HYDRANT, REFER TO MATERIAL PLAN FOR LOCATION OF NEW HYDRANT. WATER LINE TO BE TEMPORARILY CAPPED AND RUN TO CONNECT TO NEW LOCATION. CONTRACTOR TO COORDINATE FIRE HYDRANT WITH BEAR GULCH DISTRICT OF CALWATER.

DEMOLITION NOTES

1. THE CONTRACTOR SHALL PERFORM ALL CLEARING, DEMOLITION, REMOVAL OF OBSTRUCTIONS AND SITE PREPARATIONS NECESSARY FOR THE PROPER EXECUTION OF ALL WORK CONTAINED IN THE CONTRACT DOCUMENTS.
2. CONTRACTOR SHALL VERIFY LOCATION OF ALL EXISTING UTILITIES AND PROVIDE THE REQUIRED COORDINATION FOR THEIR TEMPORARY DISCONNECTION, PROTECTION, REMOVAL AND/OR STORAGE AS MAY BE REQUIRED DURING CONSTRUCTION. CONTRACTOR SHALL COORDINATE WITH THE OWNER TO DETERMINE WHETHER TEMPORARY SERVICES ARE NECESSARY.
3. THE CONTRACTOR SHALL VISIT THE SITE PRIOR TO BID SUBMITTAL TO DETERMINE THE EXACT EXTENT AND DEPTH OF SITE DEMOLITION REQUIRED AND VERIFY COMPLIANCE WITH DRAWINGS. THE OWNER SHALL BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCIES.
4. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE DEEMED TO BE APPROXIMATIONS ONLY. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL CONTACT UNDERGROUND SERVICE ALERT (USA) AT (800) 227-2600 PRIOR TO ANY DEMOLITION OR EXCAVATION. UPON COMPLETION OF USA MARKING OPERATIONS, CONTRACTOR SHALL RECORD ALL UTILITY MARKINGS ON A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT. NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD CONFLICTS ARISE AND REDIRECT WORK TO AVOID DELAY.
5. ALL EXISTING ITEMS ARE TO REMAIN UNLESS OTHERWISE NOTED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING OR REPLACING, AT CONTRACTOR'S EXPENSE, ANY EXISTING ITEM DAMAGED OR DESTROYED BY CONSTRUCTION OPERATIONS. CONTRACTOR SHALL ALSO BE RESPONSIBLE FOR REPAIRING OR REPLACING ANY AND ALL DAMAGES TO ADJACENT PROPERTIES. THE DAMAGED ITEMS SHALL BE RESTORED TO AN "AS-WAS" OR BETTER CONDITION OR REPLACED PER THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
6. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL INSTALL SELF-SUPPORTING INTERLOCKING CHAIN-LINK TEMPORARY CONSTRUCTION FENCING TO ENCLOSE AND SECURE THE PROJECT AREA LIMIT OF WORK. ROADS AFTER WORK HOURS SHALL BE FULLY ACCESSIBLE. THE FENCING SHALL CONTAIN PEDESTRIAN AND/OR VEHICULAR ACCESS GATES AS NECESSARY AND SHALL BE MINIMUM 6 FEET HIGH WITH A TOP AND BOTTOM RAIL WITH KNUCKLED TOP AND BOTTOM SELVAGE (NO BARBED WIRE PERMITTED). ALL FENCING SHALL INCLUDE FULL HEIGHT SCREEN SHADE CLOTH COVERING. THE CONSTRUCTION FENCING WORK SHALL BE SUBJECT TO THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
7. PRIOR TO ANY DEMOLITION WORK, CONTRACTOR SHALL PROTECT ALL EXISTING PLANT MATERIAL NOT SCHEDULED FOR REMOVAL BY INSTALLING A 6' CHAIN LINK TREE PROTECTION DETAIL PER DETAIL C, SHEET D2.2. ALL TREE PROTECTION WORK SHALL BE SUBJECT TO THE DISCRETION OF THE OWNER'S REPRESENTATIVE.
8. DEMOLITION SHALL INCLUDE THE REMOVAL OF ITEM AND ANY FOUNDATION OR STRUCTURAL SUPPORT RELATED TO ITEM FOR PLANT MATERIAL THIS SHALL INCLUDE STUMPS AND ROOTS OVER 2 INCHES IN DIAMETER. DISPOSAL SHALL BE OFF-SITE IN A LEGAL MANNER ACCEPTABLE TO THE OWNER'S REPRESENTATIVE AND IN COMPLIANCE WITH ALL FEDERAL, STATE AND LOCAL CODES AND ORDINANCES.
9. NOT ALL EXISTING TREES ARE SHOWN ON TOWN PROVIDED SURVEY. CONTRACTOR TO LOCATED EXISTING TREES ON SITE AND PROTECT ALL EXISTING TREES UNLESS OTHERWISE NOTED.
10. REFER TO SPECIFICATIONS FOR ADDITIONAL CLEARING, GRUBBING, TOPSOIL STOCKPILING AND OTHER PERTINENT INFORMATION.
11. EXISTING LAWN AND IRRIGATION SYSTEM TO REMAIN, IF THEY ARE DAMAGED DURING CONSTRUCTION THEY SHALL BE REPLACED AT NO COST TO THE OWNER.

DEMOLITION LEGEND

SYM	DESCRIPTION
	LIMIT OF WORK - REFER TO SHEET C0.2 FOR CONSTRUCTION FENCING.
	EXISTING SURFACE VEGETATION OR MULCH AT PROPOSED HARDSCAPE AREA TO BE REMOVED PER SPECIFICATIONS. 6" OF EXISTING TOP SOIL SHALL BE REMOVED FROM SITE. REFER TO SPECIFICATIONS FOR INFORMATION. REMOVE EXCESS SOIL FROM SITE.
	EXISTING SURFACE VEGETATION AT PROPOSED PLANTING OR MULCH AREA TO BE REMOVED PER SPECIFICATIONS. 6" OF EXISTING TOP SOIL SHALL BE REMOVED AND STOCKPILED ON SITE. REFER TO SPECIFICATIONS FOR INFORMATION.
	EXISTING HARDSCAPE PAVING INCLUDING BASE MATERIAL TO BE DEMOLISHED AND REMOVED.
	EXISTING GRASS TO REMAIN AND BE PROTECTED, DAMAGED GRASS IS TO BE REPLANTED.
	EXISTING DECOMPOSED GRANITE TO BE DEMOLISHED AND REMOVED.
	EXISTING HARDSCAPE PAVING TO REMAIN AND BE PROTECTED.
	MULCH TO REMAIN AND BE PROTECTED.
	EXISTING SMALL TREES TO REMAIN AND BE PROTECTED.
	REMOVE EXISTING TREES WITH WOOD INTERPRETIVE SIGN.
R	TREE TO REMAIN AND BE PROTECTED AND PRUNED, REFER TO SPECIFICATIONS AND DETAIL C, SHEET D2.2. WOOD INTERPRETIVE SIGNS FOR TREES TO REMAIN AND BE PROTECTED IN PLACE.
	DEMOLISH AND REMOVE EXISTING FENCE, INCLUDING GATES, SIGNS, POSTS, FABRIC, AND FOOTINGS
	SAWCUT EXISTING ASPHALT PAVING

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT · DEREK MCKEE · No. 4148 · EXPIRATION DATE: DEC. 2023 · STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

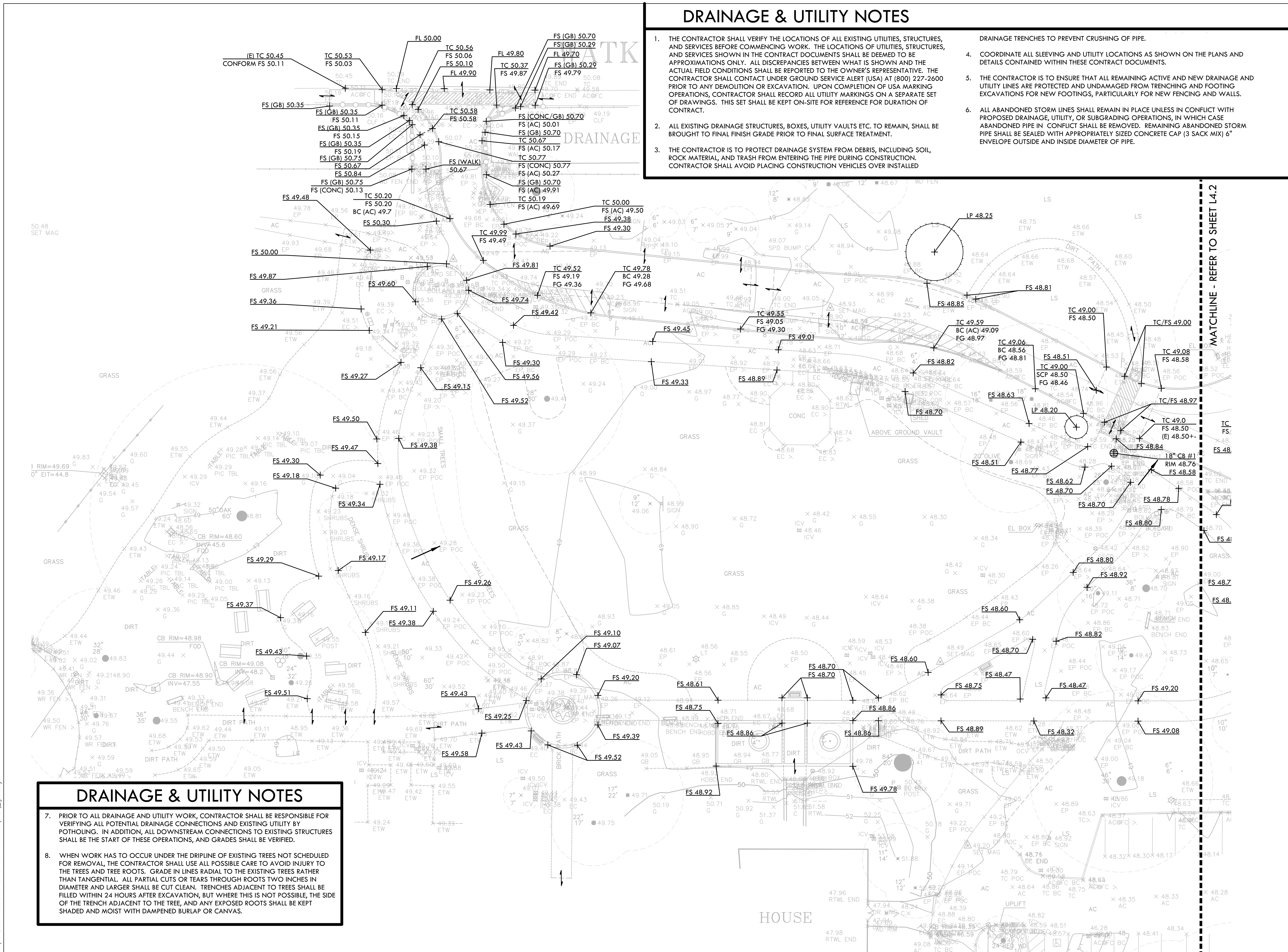
TOWN OF ATHERTON CALIFORNIA

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

L3.2 DEMOLITION PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES	DATE PLOTTED	SHEET	OF
	05/20/2021	8	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_demo.dwg



DRAINAGE & UTILITY NOTES

1. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES, AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE DEEMED TO BE APPROXIMATIONS ONLY. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL CONTACT UNDER GROUND SERVICE ALERT (USA) AT (800) 227-2600 PRIOR TO ANY DEMOLITION OR EXCAVATION. UPON COMPLETION OF USA MARKING OPERATIONS, CONTRACTOR SHALL RECORD ALL UTILITY MARKINGS ON A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT.

2. ALL EXISTING DRAINAGE STRUCTURES, BOXES, UTILITY VAULTS ETC. TO REMAIN, SHALL BE BROUGHT TO FINAL FINISH GRADE PRIOR TO FINAL SURFACE TREATMENT.

3. THE CONTRACTOR IS TO PROTECT DRAINAGE SYSTEM FROM DEBRIS, INCLUDING SOIL, ROCK MATERIAL, AND TRASH FROM ENTERING THE PIPE DURING CONSTRUCTION. CONTRACTOR SHALL AVOID PLACING CONSTRUCTION VEHICLES OVER INSTALLED DRAINAGE TRENCHES TO PREVENT CRUSHING OF PIPE.

4. COORDINATE ALL SLEEVING AND UTILITY LOCATIONS AS SHOWN ON THE PLANS AND DETAILS CONTAINED WITHIN THESE CONTRACT DOCUMENTS.

5. THE CONTRACTOR IS TO ENSURE THAT ALL REMAINING ACTIVE AND NEW DRAINAGE AND UTILITY LINES ARE PROTECTED AND UNDAMAGED FROM TRENCHING AND FOOTING EXCAVATIONS FOR NEW FOOTINGS, PARTICULARLY FOR NEW FENCING AND WALLS.

6. ALL ABANDONED STORM LINES SHALL REMAIN IN PLACE UNLESS IN CONFLICT WITH PROPOSED DRAINAGE, UTILITY, OR SUBGRADING OPERATIONS, IN WHICH CASE ABANDONED PIPE IN CONFLICT SHALL BE REMOVED. REMAINING ABANDONED STORM PIPE SHALL BE SEALED WITH APPROPRIATELY SIZED CONCRETE CAP (3 SACK MIX) 6" ENVELOPE OUTSIDE AND INSIDE DIAMETER OF PIPE.

DRAINAGE & UTILITY NOTES

7. PRIOR TO ALL DRAINAGE AND UTILITY WORK, CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL POTENTIAL DRAINAGE CONNECTIONS AND EXISTING UTILITY BY POTHOLING. IN ADDITION, ALL DOWNSTREAM CONNECTIONS TO EXISTING STRUCTURES SHALL BE THE START OF THESE OPERATIONS, AND GRADES SHALL BE VERIFIED.

8. WHEN WORK HAS TO OCCUR UNDER THE DRIPLINE OF EXISTING TREES NOT SCHEDULED FOR REMOVAL, THE CONTRACTOR SHALL USE ALL POSSIBLE CARE TO AVOID INJURY TO THE TREES AND TREE ROOTS. GRADE IN LINES RADIAL TO THE EXISTING TREES RATHER THAN TANGENTIAL. ALL PARTIAL CUTS OR TEARS THROUGH ROOTS TWO INCHES IN DIAMETER AND LARGER SHALL BE CUT CLEAN. TRENCHES ADJACENT TO TREES SHALL BE FILLED WITHIN 24 HOURS AFTER EXCAVATION, BUT WHERE THIS IS NOT POSSIBLE, THE SIDE OF THE TRENCH ADJACENT TO THE TREE, AND ANY EXPOSED ROOTS SHALL BE KEPT SHADED AND MOIST WITH DAMPENED BURLAP OR CANVAS.

GRADING NOTES

1. EXISTING GRADES ARE BASED ON INFORMATION PROVIDED BY: UNDERWOOD & ROSENBLUM, INC. CONTRACTOR SHALL VERIFY EXISTING GRADES FOR ACCURACY PRIOR TO THE START OF GRADING, NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD CONFLICTS ARISE AND REDIRECT WORK TO AVOID DELAY.

2. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE DEEMED TO BE APPROXIMATIONS ONLY. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL CONTACT UNDER GROUND SERVICE ALERT (USA) AT (800) 227-2600 PRIOR TO ANY DEMOLITION OR EXCAVATION. UPON COMPLETION OF USA MARKING OPERATIONS, CONTRACTOR SHALL RECORD ALL UTILITY MARKINGS ON A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT.

3. PROPOSED GRADES SHALL MEET EXISTING GRADES WITH A SMOOTH AND CONTINUOUS TRANSITION SO AS TO AVOID TRAPPING WATER. CONTRACTOR SHALL NOTIFY OWNER'S REPRESENTATIVE IF PUDDLING IS SUSPECTED AND REDIRECT WORK SO AS TO AVOID DELAY WHILE AWAITING RESPONSE.

4. ALL EXISTING DRAINAGE STRUCTURES, BOXES, UTILITY VAULTS ETC. SHALL BE BROUGHT TO FINAL FINISH GRADE PRIOR TO FINAL SURFACE TREATMENT.

5. WHERE NEW PAVING CONFORMS TO EXISTING PAVING, CONTRACTOR TO CONFIRM CROSS SLOPE OF LESS THAN 2% IN FIELD.

GRADING LEGEND

SYM	DESCRIPTION
108	PROPOSED CONTOUR
FG 108.5	PROPOSED FINISH GRADE ELEVATION OF SOFTSCAPE
FS 108.5	PROPOSED FINISH SURFACE ELEVATION OF HARDSCAPE
FS (CONC) 108.5	PROPOSED FINISH SURFACE ELEVATION OF CONCRETE
FS (AC) 108.5	PROPOSED FINISH SURFACE ELEVATION OF ASPHALT
FL 108.5	PROPOSED FINISH SURFACE ELEVATION OF FLOWLINE OF CONCRETE SWALE
SCP 108.5	PROPOSED FINISH SURFACE ELEVATION OF HARDSCAPE AT DRAINAGE SCUPPER
RIM 108.5	LOW POINT/ RIM ELEVATION OF DRAIN
TC 108.5	TOP OF CURB
BC 108.5	BOTTOM OF CURB
FS (GB) 108.5	PROPOSED FINISH SURFACE ELEVATION OF TOP OF GRADE BEAM
LP 108.5	PROPOSED LOW POINT OF FINISH GRADE
	GRADE BREAK
	GRADE BREAK TO DETENTION AREA
102	EXISTING CONTOUR
× 102.1	EXISTING ELEVATION
	CONFORM TO EXISTING GRADE/SURFACE

DRAINAGE & UTILITY LEGEND

SYM	DESCRIPTION	DETAIL NUMBER / SHEET NUMBER
⊖	CATCH BASIN (SIZE PER PLAN) CONNECT NEW CATCH BASIN TO EXISTING DRAIN LINE, CONFIRM IN FIELD. MAINTAIN EXISTING PIPE INVERTS.	K / D1.1

NORTH

0' 10' 20' 40' 60'

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT · DEREK MCKEE · No. 4148 · Signature · EXPIRATION DATE: DEC. 2023 · STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

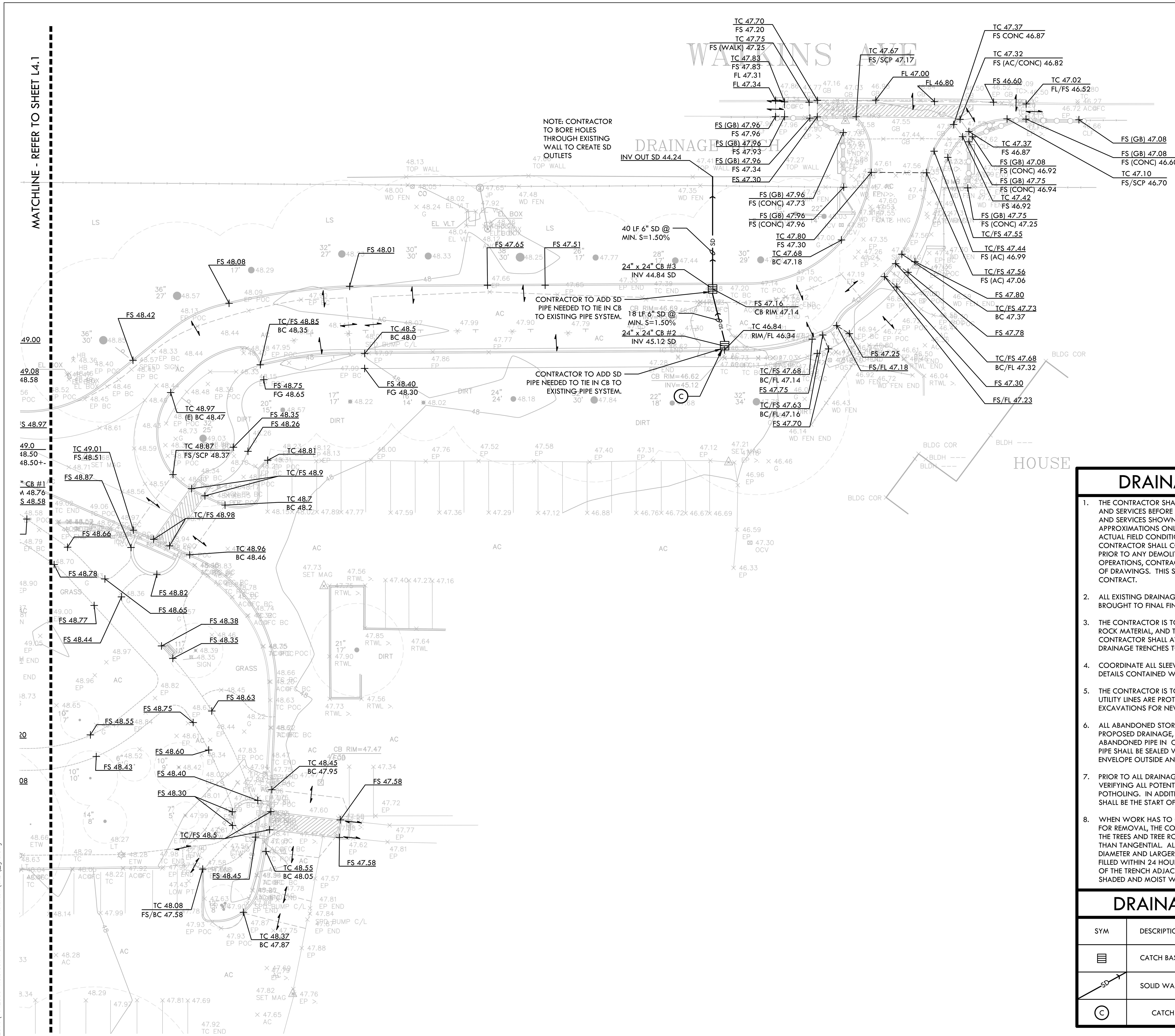
L4.1 GRADING AND DRAINAGE PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	9	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_grd.dwg

ATTACHMENT 1



GRADING NOTES

1. EXISTING GRADES ARE BASED ON INFORMATION PROVIDED BY: UNDERWOOD & ROSENBLUM, INC. CONTRACTOR SHALL VERIFY EXISTING GRADES FOR ACCURACY PRIOR TO THE START OF GRADING, NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD CONFLICTS ARISE AND REDIRECT WORK TO AVOID DELAY.

2. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE DEEMED TO BE APPROXIMATIONS ONLY. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL CONTACT UNDER GROUND SERVICE ALERT (USA) AT (800) 227-2600 PRIOR TO ANY DEMOLITION OR EXCAVATION. UPON COMPLETION OF USA MARKING OPERATIONS, CONTRACTOR SHALL RECORD ALL UTILITY MARKINGS ON A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT.

3. PROPOSED GRADES SHALL MEET EXISTING GRADES WITH A SMOOTH AND CONTINUOUS TRANSITION SO AS TO AVOID TRAPPING WATER. CONTRACTOR SHALL NOTIFY OWNER'S REPRESENTATIVE IF PUDDLING IS SUSPECTED AND REDIRECT WORK SO AS TO AVOID DELAY WHILE AWAITING RESPONSE.

4. ALL EXISTING DRAINAGE STRUCTURES, BOXES, UTILITY VAULTS ETC. SHALL BE BROUGHT TO FINAL FINISH GRADE PRIOR TO FINAL SURFACE TREATMENT.

5. WHERE NEW PAVING CONFORMS TO EXISTING PAVING, CONTRACTOR TO CONFIRM CROSS SLOPE OF LESS THAN 2% IN FIELD.

GRADING LEGEND

SYM	DESCRIPTION
108	PROPOSED CONTOUR
FG 108.5	PROPOSED FINISH GRADE ELEVATION OF SOFTSCAPE
FS 108.5	PROPOSED FINISH SURFACE ELEVATION OF HARDSCAPE
FS (CONC) 108.5	PROPOSED FINISH SURFACE ELEVATION OF CONCRETE
FS (AC) 108.5	PROPOSED FINISH SURFACE ELEVATION OF ASPHALT
FL 108.5	PROPOSED FINISH SURFACE ELEVATION OF FLOWLINE OF CONCRETE SWALE
SCP 108.5	PROPOSED FINISH SURFACE ELEVATION OF HARDSCAPE AT DRAINAGE SCUPPER
RIM 108.5	LOW POINT/ RIM ELEVATION OF DRAIN
TC 108.5	TOP OF CURB
BC 108.5	BOTTOM OF CURB
FS (GB) 108.5	PROPOSED FINISH SURFACE ELEVATION OF TOP OF GRADE BEAM
LP 108.5	PROPOSED LOW POINT OF FINISH GRADE
	GRADE BREAK
	GRADE BREAK TO DETENTION AREA
102	EXISTING CONTOUR
× 102.1	EXISTING ELEVATION
	CONFORM TO EXISTING GRADE/SURFACE

DRAINAGE & UTILITY NOTES

1. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES, STRUCTURES, AND SERVICES BEFORE COMMENCING WORK. THE LOCATIONS OF UTILITIES, STRUCTURES, AND SERVICES SHOWN IN THE CONTRACT DOCUMENTS SHALL BE DEEMED TO BE APPROXIMATIONS ONLY. ALL DISCREPANCIES BETWEEN WHAT IS SHOWN AND THE ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER'S REPRESENTATIVE. THE CONTRACTOR SHALL CONTACT UNDER GROUND SERVICE ALERT (USA) AT (800) 227-2600 PRIOR TO ANY DEMOLITION OR EXCAVATION. UPON COMPLETION OF USA MARKING OPERATIONS, CONTRACTOR SHALL RECORD ALL UTILITY MARKINGS ON A SEPARATE SET OF DRAWINGS. THIS SET SHALL BE KEPT ON-SITE FOR REFERENCE FOR DURATION OF CONTRACT.

2. ALL EXISTING DRAINAGE STRUCTURES, BOXES, UTILITY VAULTS ETC. TO REMAIN, SHALL BE BROUGHT TO FINAL FINISH GRADE PRIOR TO FINAL SURFACE TREATMENT.

3. THE CONTRACTOR IS TO PROTECT DRAINAGE SYSTEM FROM DEBRIS, INCLUDING SOIL, ROCK MATERIAL, AND TRASH FROM ENTERING THE PIPE DURING CONSTRUCTION. CONTRACTOR SHALL AVOID PLACING CONSTRUCTION VEHICLES OVER INSTALLED DRAINAGE TRENCHES TO PREVENT CRUSHING OF PIPE.

4. COORDINATE ALL SLEEVING AND UTILITY LOCATIONS AS SHOWN ON THE PLANS AND DETAILS CONTAINED WITHIN THESE CONTRACT DOCUMENTS.

5. THE CONTRACTOR IS TO ENSURE THAT ALL REMAINING ACTIVE AND NEW DRAINAGE AND UTILITY LINES ARE PROTECTED AND UNDAMAGED FROM TRENCHING AND FOOTING EXCAVATIONS FOR NEW FOOTINGS, PARTICULARLY FOR NEW FENCING AND WALLS.

6. ALL ABANDONED STORM LINES SHALL REMAIN IN PLACE UNLESS IN CONFLICT WITH PROPOSED DRAINAGE, UTILITY, OR SUBGRADING OPERATIONS, IN WHICH CASE ABANDONED PIPE IN CONFLICT SHALL BE REMOVED. REMAINING ABANDONED STORM PIPE SHALL BE SEALED WITH APPROPRIATELY SIZED CONCRETE CAP (3 SACK MIX) 6" ENVELOPE OUTSIDE AND INSIDE DIAMETER OF PIPE.

7. PRIOR TO ALL DRAINAGE AND UTILITY WORK, CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL POTENTIAL DRAINAGE CONNECTIONS AND EXISTING UTILITY BY POTHOLING. IN ADDITION, ALL DOWNSTREAM CONNECTIONS TO EXISTING STRUCTURES SHALL BE THE START OF THESE OPERATIONS, AND GRADES SHALL BE VERIFIED.

8. WHEN WORK HAS TO OCCUR UNDER THE DRIPLINE OF EXISTING TREES NOT SCHEDULED FOR REMOVAL, THE CONTRACTOR SHALL USE ALL POSSIBLE CARE TO AVOID INJURY TO THE TREES AND TREE ROOTS. GRADE IN LINES RADIAL TO THE EXISTING TREES RATHER THAN TANGENTIAL. ALL PARTIAL CUTS OR TEARS THROUGH ROOTS TWO INCHES IN DIAMETER AND LARGER SHALL BE CUT CLEAN. TRENCHES ADJACENT TO TREES SHALL BE FILLED WITHIN 24 HOURS AFTER EXCAVATION, BUT WHERE THIS IS NOT POSSIBLE, THE SIDE OF THE TRENCH ADJACENT TO THE TREE, AND ANY EXPOSED ROOTS SHALL BE KEPT SHADED AND MOIST WITH DAMPENED BURLAP OR CANVAS.

DRAINAGE & UTILITY LEGEND

SYM	DESCRIPTION	DETAIL NUMBER / SHEET NUMBER
	CATCH BASIN (24" x 24")	H / D1.1
SD	SOLID WALL STORM DRAIN	I / D1.1
C	CATCH BASIN WITH CONCRETE COLLAR	J / D1.1

NORTH

0' 10' 20' 40' 60'

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT DEREK MCKEE No. 4148 Signature EXPIRATION DATE: DEC. 2023 STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE

PLANS APPROVAL DATE

VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:

ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN		DM
DESIGN		DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS

0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON INCORPORATED SEPTEMBER 12, 1923 CALIFORNIA

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

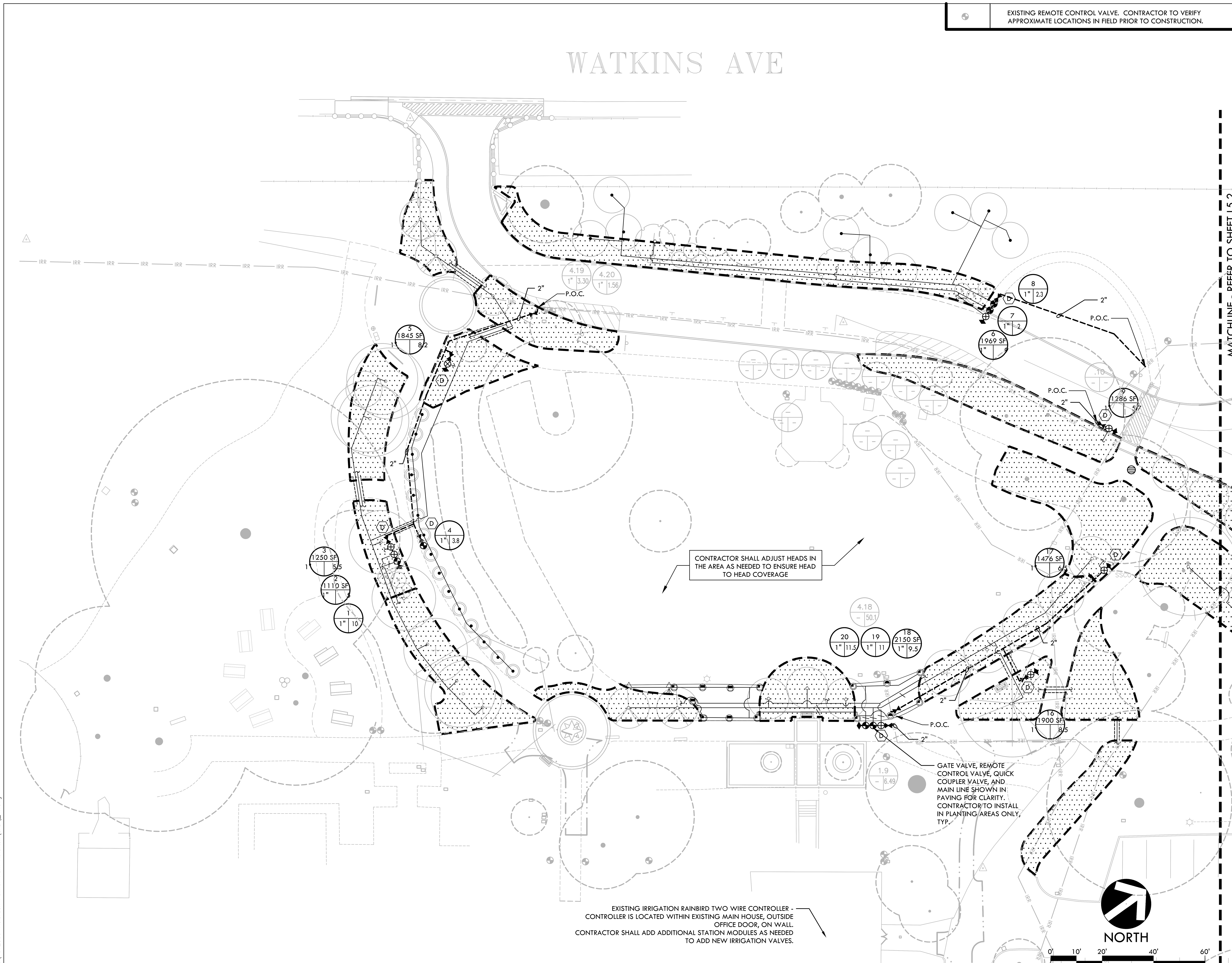
L4.2 GRADING & DRAINAGE PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	10	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_grd.dwg

ATTACHMENT 1



IRRIGATION NOTES

1. THIS SYSTEM IS DESIGNED TO OPERATE AT A MAXIMUM FLOW OF (50) GPM. WITH A MINIMUM (30) STATIC P.S.I. AT THE POINT OF CONNECTION. CONTRACTOR SHALL VERIFY PRESSURE PRIOR TO BEGINNING WORK. CONTACT THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD DISCREPANCY ARISE AND RE-DIRECT WORK TO AVOID DELAY.
2. CONTRACTOR SHALL ADJUST IRRIGATION HEADS FOR OPTIMUM COVERAGE WHILE REDUCING OVER-SPRAY ONTO WALKWAYS AND ADJACENT STRUCTURES. VALVES SHALL BE ADJUSTED TO AVOID MISTING AS APPLICABLE. CONTRACTOR SHALL MAKE MINOR ADJUSTMENTS TO HEAD LOCATIONS IN FIELD AS NECESSARY ONLY WITH APPROVAL OF THE OWNER'S REPRESENTATIVE.
3. IRRIGATION SYSTEM DESIGN IS DIAGRAMMATIC. WHERE PIPING, VALVES, QUICK COUPLERS, ETC. ARE SHOWN OUTSIDE OF LIMIT OF WORK, INTENT IS FOR PIPING, VALVES, ETC., TO BE INSTALLED WITHIN LIMIT OF WORK OF PROJECT. INDICATE EXACT LOCATIONS OF IRRIGATION EQUIPMENT ON RECORD DRAWINGS. REFER TO SPECIFICATIONS.
4. CONTRACTOR SHALL PROGRAM CONTROLLER TO INSURE PROPER IRRIGATION BASED ON PLANT TYPE, EXPOSURE AND SEASON.
5. CONTRACTOR SHALL USE EXTREME CARE WHEN TRENCHING NEAR EXISTING TREES OR CROSSING UTILITIES. EXCAVATION IN AREAS EXHIBITING ROOTS 2" AND LARGER SHALL BE DONE BY HAND. ROOTS 2" OR LARGER IN DIAMETER DAMAGED DURING CONSTRUCTION SHALL BE CLEANLY CUT.
6. P.O.C. - POINT OF CONNECTION - CONTRACTOR SHALL VERIFY LOCATION OF EXISTING SUPPLY LINE AND WATER PRESSURE. PROVIDE STATIC WATER PRESSURE RATING TO OWNER'S REPRESENTATIVE.
7. CONTRACTOR SHALL INSTALL NEW IRRIGATION VALVES PER PLANS AND DETAILS. CONTRACTOR SHALL EXTEND EXISTING TWO WIRE SYSTEM TO NEW VALVES AS NEEDED TO ENSURE NEW SYSTEM WILL WORK WITH EXISTING IRRIGATION CONTROLLER.
8. REFER TO DETAILS AND SPECIFICATIONS FOR ADDITIONAL INFORMATION.

IRRIGATION LEGEND

SYM.	MANUFAC.	MODEL NO./ DESCRIPTION	RAD.	GPM	PSI	DTL REF
•	RAIN BIRD	1401-NP-BUBBLER HEAD 1 PER SHRUB	-	.25	30	A,D D2.2
◦	RAIN BIRD	1402-NP-BUBBLER HEAD 2 PER TREE	-	.50	30	J D2.1
▲	RAIN BIRD	R-VAN-SST WITH 1806-PRS SPRAY BODIES	5' x 30'	.48	45	C D2.1
△	RAIN BIRD	R-VAN-LCS/RCS WITH 1806-PRS SPRAY BODIES	5' x 15'	.24	45	C D2.1
	RAIN BIRD	R-VAN14-ADJ AND 360 WITH 1806-PRS SPRAY BODIES	10'-12'	.32-1.27	45	C D2.1
	RAIN BIRD	R-VAN18-ADJ AND 360 WITH 1806-PRS SPRAY BODIES	13.5'-16'	.50-1.85	45	C D2.1
	RAIN BIRD	PESBIVM-PRS-D SERIES REMOTE CONTROL VALVE - SIZE AS NOTED				A D2.1
⊕	RAIN BIRD	XCZ-100-PRBR-COM				A D2.2
⧗	NIBCO	GATE VALVES 2" AND SMALLER SHALL BE NIBCO T-113. FOR VALVES ABOVE 2" IN SIZE UTILIZE NIBCO F-619 FLANGED VALVE WITH SQUARE OPERATING NUT.				B D2.1
♦	RAIN BIRD	44-LRC QUICK COUPLER VALVE IN SOFTSCAPE				D D2.1
D	DECODER FOR TWO WIRE SYSTEM.					D D2.3
	MAINLINE - 2" AND SMALLER: SCHEDULE 40 PVC WITH SOLVENT-WELD FITTINGS, WITH 24" COVER.					E D2.1
	3/4" LATERAL LINE - SCH 40. PVC PIPE & SOLVENT WELD FITTINGS, WITH 18" COVER.					E D2.1
	1" LATERAL LINE - SCH 40. PVC PIPE & SOLVENT WELD FITTINGS, WITH 18" COVER.					E D2.1
	1-1/4" LATERAL LINE - SCH 40. PVC PIPE & SOLVENT WELD FITTINGS, WITH 18 COVER.					E D2.1
	IRRIGATION SLEEVE - CLASS 200 PVC, SIZED TO BE DOUBLE THE TOTAL COMBINED DIAMETER OF PIPES WITHIN SLEEVE, WITH 30" COVER.					E D2.1
	DRIP ZONE	RAIN BIRD: XFCV-06-18 WITH 18" SPACING FOR EMITTERS; TUBING IS TO BE LAID DOWN WITH 18" O.C. SPACING; 0.61 GPH; INSTALL AS PER MANUFACTURER'S RECOMMENDATIONS, DETAILS, AND SPECIFICATIONS				E,F,G D2.3
BUBBLERS		CONTROLLER STATION NUMBER; APPROX. GPM FLOW THROUGH VALVE; CONTROL VALVE SIZE				
DRIP TUBING		CONTROLLER STATION NUMBER; DRIP ZONE SQUARE FOOTAGE; APPROX. GPM FLOW THROUGH VALVE; CONTROL VALVE SIZE				
P.O.C.	POINT OF CONNECTION - TIE PROPOSED MAIN LINE TO EXISTING SUPPLY LINE. CONTRACTOR SHALL VERIFY LOCATION OF EXISTING SUPPLY LINE AND WATER PRESSURE. PROVIDE STATIC WATER PRESSURE RATING TO OWNER'S REPRESENTATIVE.					
— IRR —	(E) IRRIGATION MAINLINE TO REMAIN UNLESS OTHERWISE NOTED, 4"					
	EXISTING CONTROLLER STATION NUMBER; APPROX. GPM FLOW THROUGH VALVE; EXISTING CONTROL VALVE SIZE					

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT — DEREK MCKEE — No. 4148 — Signature — EXPIRATION DATE: DEC. 2023 — STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	WD	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

L5.1 IRRIGATION PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES | DATE PLOTTED 05/20/2021 | SHEET 11 OF 29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_irr.dwg

— · —	MAINLINE - 4" AND LARGER: CLASS 200 PVC, WITH 24" COVER.	E / D2.1

IRRIGATION NOTES

1. THIS SYSTEM IS DESIGNED TO OPERATE AT A MAXIMUM FLOW OF (50) GPM. WITH A MINIMUM (30) STATIC P.S.I. AT THE POINT OF CONNECTION. CONTRACTOR SHALL VERIFY PRESSURE PRIOR TO BEGINNING WORK. CONTACT THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD DISCREPANCY ARISE AND RE-DIRECT WORK TO AVOID DELAY.
2. CONTRACTOR SHALL ADJUST IRRIGATION HEADS FOR OPTIMUM COVERAGE WHILE REDUCING OVER-SPRAY ONTO WALKWAYS AND ADJACENT STRUCTURES. VALVES SHALL BE ADJUSTED TO AVOID MISTING AS APPLICABLE. CONTRACTOR SHALL MAKE MINOR ADJUSTMENTS TO HEAD LOCATIONS IN FIELD AS NECESSARY ONLY WITH APPROVAL OF THE OWNER'S REPRESENTATIVE.
3. IRRIGATION SYSTEM DESIGN IS DIAGRAMMATIC. WHERE PIPING, VALVES, QUICK COUPLERS, ETC. ARE SHOWN OUTSIDE OF LIMIT OF WORK, INTENT IS FOR PIPING, VALVES, ETC., TO BE INSTALLED WITHIN LIMIT OF WORK OF PROJECT. INDICATE EXACT LOCATIONS OF IRRIGATION EQUIPMENT ON RECORD DRAWINGS. REFER TO SPECIFICATIONS.
4. CONTRACTOR SHALL PROGRAM CONTROLLER TO INSURE PROPER IRRIGATION BASED ON PLANT TYPE, EXPOSURE AND SEASON.
5. CONTRACTOR SHALL USE EXTREME CARE WHEN TRENCHING NEAR EXISTING TREES OR CROSSING UTILITIES. EXCAVATION IN AREAS EXHIBITING ROOTS 2" AND LARGER SHALL BE DONE BY HAND. ROOTS 2" OR LARGER IN DIAMETER DAMAGED DURING CONSTRUCTION SHALL BE CLEANLY CUT.
6. P.O.C. - POINT OF CONNECTION - CONTRACTOR SHALL VERIFY LOCATION OF EXISTING SUPPLY LINE AND WATER PRESSURE. PROVIDE STATIC WATER PRESSURE RATING TO OWNER'S REPRESENTATIVE.
7. CONTRACTOR SHALL INSTALL NEW IRRIGATION VALVES PER PLANS AND DETAILS. CONTRACTOR SHALL EXTEND EXISTING TWO WIRE SYSTEM TO NEW VALVES AS NEEDED TO ENSURE NEW SYSTEM WILL WORK WITH EXISTING IRRIGATION CONTROLLER.
8. REFER TO DETAILS AND SPECIFICATIONS FOR ADDITIONAL INFORMATION.

IRRIGATION LEGEND

SYM.	MANUFAC.	MODEL NO./ DESCRIPTION	RAD.	GPM	PSI	DTL REF
●	RAIN BIRD	1401-NP-BUBBLER HEAD 1 PER SHRUB	-	.25	30	A,D / D2.2
○	RAIN BIRD	1402-NP-BUBBLER HEAD 2 PER TREE	-	.50	30	J / D2.1
▲	RAIN BIRD	R-VAN-SST WITH 1806-PRS SPRAY BODIES	5' x 30'	.48	45	C / D2.1
△	RAIN BIRD	R-VAN-LCS/RCS WITH 1806-PRS SPRAY BODIES	5' x 15'	.24	45	C / D2.1
	RAIN BIRD	R-VAN14-ADJ AND 360 WITH 1806-PRS SPRAY BODIES	10'-12'	.32-1.27	45	C / D2.1
	RAIN BIRD	R-VAN18-ADJ AND 360 WITH 1806-PRS SPRAY BODIES	13.5'-16'	.50-1.85	45	C / D2.1
	RAIN BIRD	PESBIVM-PRS-D SERIES REMOTE CONTROL VALVE - SIZE AS NOTED				A / D2.1
⊕	RAIN BIRD	XCZ-100-PRBR-COM				A / D2.2
⧗	NIBCO	GATE VALVES 2" AND SMALLER SHALL BE NIBCO T-113. FOR VALVES ABOVE 2" IN SIZE UTILIZE NIBCO F-619 FLANGED VALVE WITH SQUARE OPERATING NUT.				B / D2.1
◆	RAIN BIRD	44-LRC QUICK COUPLER VALVE IN SOFTSCAPE				D / D2.1
⟨D⟩	DECODER FOR TWO WIRE SYSTEM.					D / D2.3
— — —	MAINLINE - 2" AND SMALLER: SCHEDULE 40 PVC WITH SOLVENT-WELD FITTINGS, WITH 24" COVER.					E / D2.1
———	3/4" LATERAL LINE - SCH 40. PVC PIPE & SOLVENT WELD FITTINGS, WITH 18" COVER.					E / D2.1
—/—	1" LATERAL LINE - SCH 40. PVC PIPE & SOLVENT WELD FITTINGS, WITH 18" COVER.					E / D2.1
—//—	1-1/4" LATERAL LINE - SCH 40. PVC PIPE & SOLVENT WELD FITTINGS, WITH 18 COVER.					E / D2.1
- - - -	IRRIGATION SLEEVE - CLASS 200 PVC, SIZED TO BE DOUBLE THE TOTAL COMBINED DIAMETER OF PIPES WITHIN SLEEVE, WITH 30" COVER.					E / D2.1
	DRIP ZONE	RAIN BIRD: XFCV-06-18 WITH 18" SPACING FOR EMITTERS; TUBING IS TO BE LAID DOWN WITH 18" O.C. SPACING; 0.61 GPH; INSTALL AS PER MANUFACTURER'S RECOMMENDATIONS, DETAILS, AND SPECIFICATIONS				E,F,G / D2.3

BUBBLERS: 1 — CONTROLLER STATION NUMBER; XX.X — APPROX. GPM FLOW THROUGH VALVE; X" — CONTROL VALVE SIZE

DRIP TUBING: XX — CONTROLLER STATION NUMBER; XX SF — DRIP ZONE SQUARE FOOTAGE; XX — APPROX. GPM FLOW THROUGH VALVE; XX" — CONTROL VALVE SIZE

P.O.C. — POINT OF CONNECTION - TIE PROPOSED MAIN LINE TO EXISTING SUPPLY LINE. CONTRACTOR SHALL VERIFY LOCATION OF EXISTING SUPPLY LINE AND WATER PRESSURE. PROVIDE STATIC WATER PRESSURE RATING TO OWNER'S REPRESENTATIVE.

— IRR — (E) IRRIGATION MAINLINE TO REMAIN UNLESS OTHERWISE NOTED, 4"

A1 — EXISTING CONTROLLER STATION NUMBER; 11 — APPROX. GPM FLOW THROUGH VALVE; 1" — EXISTING CONTROL VALVE SIZE

UTILITY LEGEND

SYM	DESCRIPTION
	EXISTING REMOTE CONTROL VALVE. CONTRACTOR TO VERIFY APPROXIMATE LOCATIONS IN FIELD PRIOR TO CONSTRUCTION.

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT — DEREK MCKEE — No. 4148 — Signature — EXPIRATION DATE: DEC. 2023 — STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE

PLANS APPROVAL DATE

VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:

ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	WD	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS

0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON CALIFORNIA

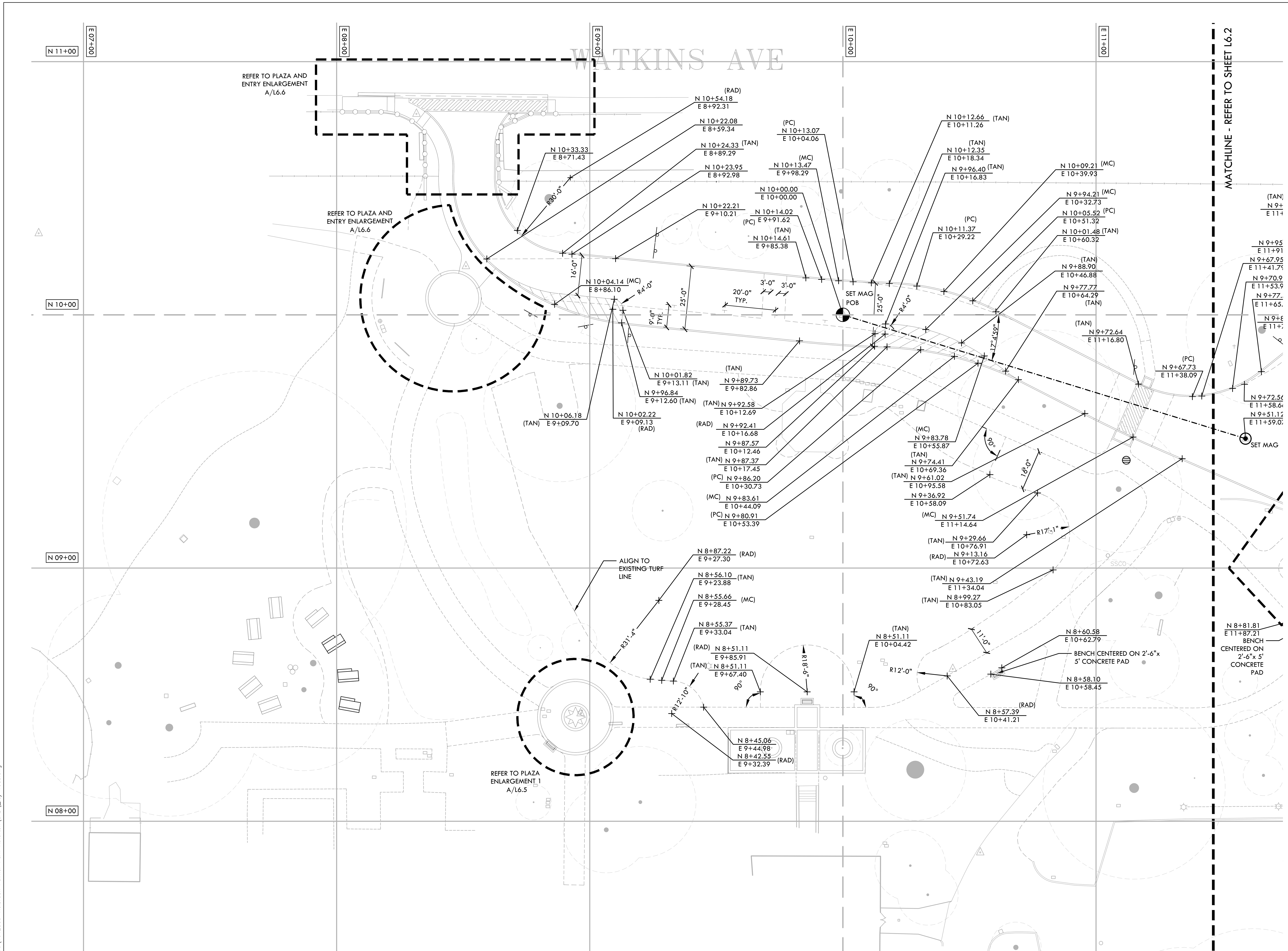
HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

L5.2 IRRIGATION PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES —

DATE PLOTTED	SHEET	OF
05/20/2021	12	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_irr.dwg



LAYOUT NOTES

1. THE CONTRACTOR SHALL COORDINATE ALL CONSTRUCTION ELEMENTS INCLUDING UTILITY LOCATIONS AND REQUIRED SLEEVING PRIOR TO INSTALLATION. VERIFY CRITICAL DIMENSIONS, REFERENCE POINT LOCATIONS AND CONSTRUCTION CONDITIONS PRIOR TO INITIATING CONSTRUCTION. TEMPORARY BENCHMARKS OR REFERENCE POINTS SHALL BE SET BY THE CONTRACTOR AS NECESSARY. NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD DISCREPANCY ARISE AND REDIRECT WORK TO AVOID DELAYS.
2. ALL DIMENSIONS SHALL BE VERIFIED IN FIELD AND CHALKED, STRING LINED OR FLAGGED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. ANY MINOR ADJUSTMENTS MADE TO ACHIEVE OVERALL DESIGN LAYOUT SHALL BE ACCEPTED BY THE OWNER PRIOR TO CONSTRUCTION.
3. LAYOUT IS BASED ON THE POINT(S) OF BEGINNING (P.O.B.) AND BASELINE(S) OR GRID SYSTEM AS SHOWN. DIMENSIONS SHOWN ARE ROUNDED TO THE NEAREST INCH.
4. ALL LAYOUT AND GRADES SHALL BE COMPLETED BY A LICENSED SURVEYOR.

LAYOUT LEGEND

SYM	DESCRIPTION
POB	POINT OF BEGINNING
	ANCHOR POINT FOR BASELINE A
R10'	RADIUS POINT / CENTER MARK
90°	PROPOSED ANGLE BETWEEN ELEMENTS
ALIGN	ALIGN EDGES OF ELEMENTS
	CENTER LINES
	BASELINE
	CONTROL LINE
N 6+21.95 E 4+97.08	NORTHING/EASTING LAYOUT COORDINATE CALLOUT
(PC)	POINT ON CURVE, INSIDE FACE OF CURB OR EDGEBAND
(MC)	MIDDLE OF CURVE, INSIDE FACE OF CURB OR EDGEBAND
(RAD)	RADIUS POINT
(TAN)	TANGENT POINT
(CW)	POINT AT END OF CROSSWALK
(COP)	CENTER OF POST

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT — DEREK MCKEE — No. 4148 — EXPIRATION DATE: DEC. 2023 — STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE

PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:

ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS

0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON CALIFORNIA

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

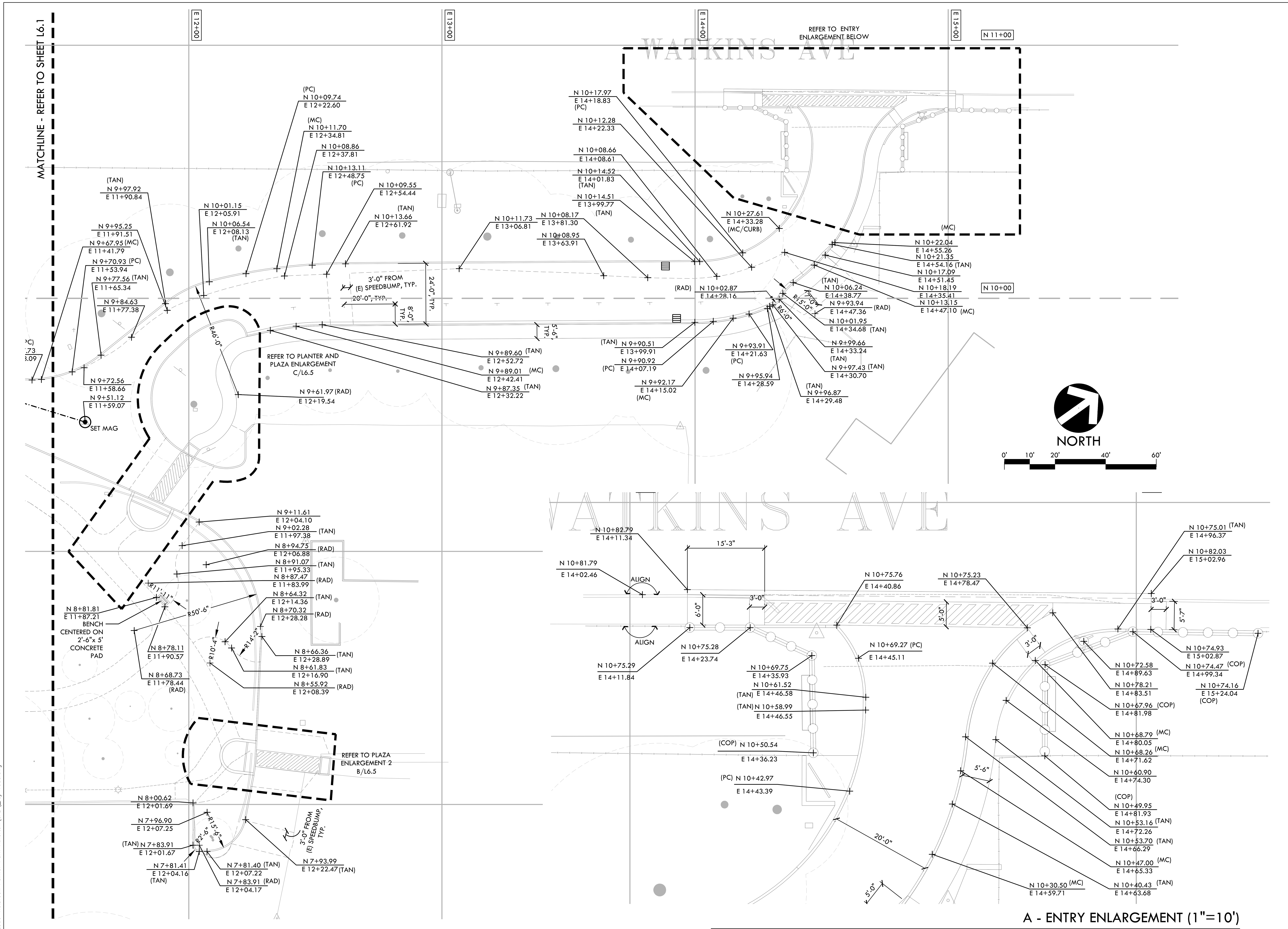
L6.1

ROAD AND SIDEWALK
LAYOUT PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	13	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_lay-road.dwg



LAYOUT NOTES

1. THE CONTRACTOR SHALL COORDINATE ALL CONSTRUCTION ELEMENTS INCLUDING UTILITY LOCATIONS AND REQUIRED SLEEVING PRIOR TO INSTALLATION. VERIFY CRITICAL DIMENSIONS, REFERENCE POINT LOCATIONS AND CONSTRUCTION CONDITIONS PRIOR TO INITIATING CONSTRUCTION. TEMPORARY BENCHMARKS OR REFERENCE POINTS SHALL BE SET BY THE CONTRACTOR AS NECESSARY. NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD DISCREPANCY ARISE AND REDIRECT WORK TO AVOID DELAYS.
2. ALL DIMENSIONS SHALL BE VERIFIED IN FIELD AND CHALKED, STRING LINED OR FLAGGED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. ANY MINOR ADJUSTMENTS MADE TO ACHIEVE OVERALL DESIGN LAYOUT SHALL BE ACCEPTED BY THE OWNER PRIOR TO CONSTRUCTION.
3. LAYOUT IS BASED ON THE POINT(S) OF BEGINNING (P.O.B.) AND BASELINE(S) OR GRID SYSTEM AS SHOWN. DIMENSIONS SHOWN ARE ROUNDED TO THE NEAREST INCH.
4. ALL LAYOUT AND GRADES SHALL BE COMPLETED BY A LICENSED SURVEYOR.

LAYOUT LEGEND

SYM	DESCRIPTION
POB	POINT OF BEGINNING
	ANCHOR POINT FOR BASELINE A
R10'	RADIUS POINT / CENTER MARK
90°	PROPOSED ANGLE BETWEEN ELEMENTS
ALIGN	ALIGN EDGES OF ELEMENTS
	CENTER LINES
	BASELINE
	CONTROL LINE
N 6+21.95 E 4+97.08	NORTHING/EASTING LAYOUT COORDINATE CALLOUT
(PC)	POINT ON CURVE, INSIDE FACE OF CURB OR EDGEBAND
(MC)	MIDDLE OF CURVE, INSIDE FACE OF CURB OR EDGEBAND
(RAD)	RADIUS POINT
(TAN)	TANGENT POINT
(CW)	POINT AT END OF CROSSWALK
(COP)	CENTER OF POST

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT — DEREK MCKEE — No. 4148 — EXPIRATION DATE: DEC. 2023 — STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON CALIFORNIA

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

L6.2

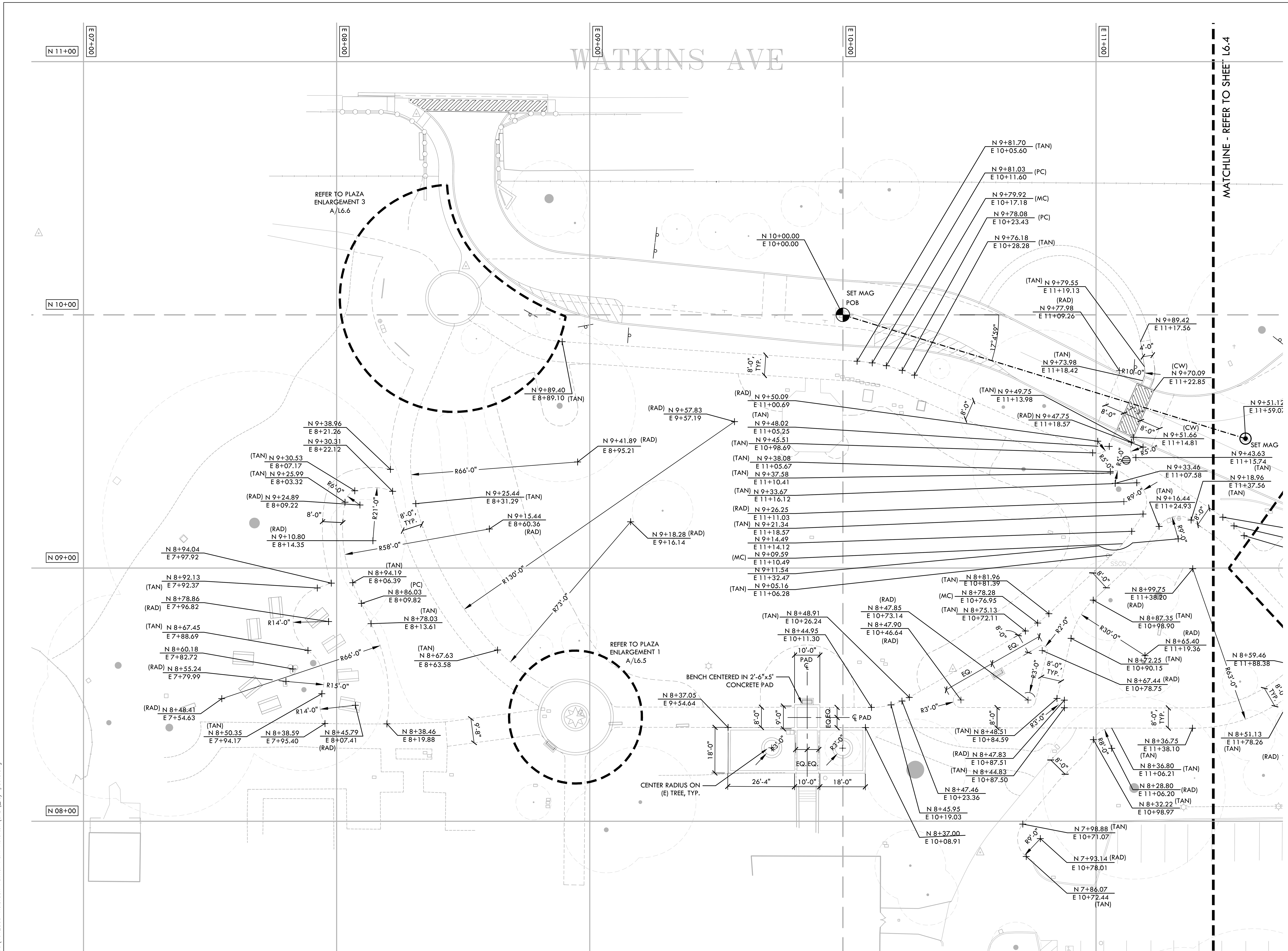
ROAD AND SIDEWALK LAYOUT PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	14	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_lay-road.dwg

ATTACHMENT 1



LAYOUT NOTES

1. THE CONTRACTOR SHALL COORDINATE ALL CONSTRUCTION ELEMENTS INCLUDING UTILITY LOCATIONS AND REQUIRED SLEEVING PRIOR TO INSTALLATION. VERIFY CRITICAL DIMENSIONS, REFERENCE POINT LOCATIONS AND CONSTRUCTION CONDITIONS PRIOR TO INITIATING CONSTRUCTION. TEMPORARY BENCHMARKS OR REFERENCE POINTS SHALL BE SET BY THE CONTRACTOR AS NECESSARY. NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD DISCREPANCY ARISE AND REDIRECT WORK TO AVOID DELAYS.
2. ALL DIMENSIONS SHALL BE VERIFIED IN FIELD AND CHALKED, STRING LINED OR FLAGGED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. ANY MINOR ADJUSTMENTS MADE TO ACHIEVE OVERALL DESIGN LAYOUT SHALL BE ACCEPTED BY THE OWNER PRIOR TO CONSTRUCTION.
3. LAYOUT IS BASED ON THE POINT(S) OF BEGINNING (P.O.B.) AND BASELINE(S) OR GRID SYSTEM AS SHOWN. DIMENSIONS SHOWN ARE ROUNDED TO THE NEAREST INCH.
4. ALL LAYOUT AND GRADES SHALL BE COMPLETED BY A LICENSED SURVEYOR.

LAYOUT LEGEND

SYM	DESCRIPTION
POB	POINT OF BEGINNING
	ANCHOR POINT FOR BASELINE A
R10'	RADIUS POINT / CENTER MARK
90°	PROPOSED ANGLE BETWEEN ELEMENTS
ALIGN	ALIGN EDGES OF ELEMENTS
	CENTER LINES
	BASELINE
	CONTROL LINE
N 6+21.95 E 4+97.08	NORTHING/EASTING LAYOUT COORDINATE CALLOUT
(PC)	POINT ON CURVE, INSIDE FACE OF CURB OR EDGEBAND
(MC)	MIDDLE OF CURVE, INSIDE FACE OF CURB OR EDGEBAND
(RAD)	RADIUS POINT
(TAN)	TANGENT POINT
(CW)	LAYOUT POINT FOR CROSSWALK

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT — DEREK MCKEE — No. 4148 — EXPIRATION DATE: DEC. 2023 — STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE

PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:

ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS

0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON CALIFORNIA

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

L6.3 PATHWAY LAYOUT PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	15	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_lay-paths.dwg

ATTACHMENT 1

LAYOUT NOTES

1. THE CONTRACTOR SHALL COORDINATE ALL CONSTRUCTION ELEMENTS INCLUDING UTILITY LOCATIONS AND REQUIRED SLEEVING PRIOR TO INSTALLATION. VERIFY CRITICAL DIMENSIONS, REFERENCE POINT LOCATIONS AND CONSTRUCTION CONDITIONS PRIOR TO INITIATING CONSTRUCTION. TEMPORARY BENCHMARKS OR REFERENCE POINTS SHALL BE SET BY THE CONTRACTOR AS NECESSARY. NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD DISCREPANCY ARISE AND REDIRECT WORK TO AVOID DELAYS.
2. ALL DIMENSIONS SHALL BE VERIFIED IN FIELD AND CHALKED, STRING LINED OR FLAGGED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. ANY MINOR ADJUSTMENTS MADE TO ACHIEVE OVERALL DESIGN LAYOUT SHALL BE ACCEPTED BY THE OWNER PRIOR TO CONSTRUCTION.
3. LAYOUT IS BASED ON THE POINT(S) OF BEGINNING (P.O.B.) AND BASELINE(S) OR GRID SYSTEM AS SHOWN. DIMENSIONS SHOWN ARE ROUNDED TO THE NEAREST INCH.
4. ALL LAYOUT AND GRADES SHALL BE COMPLETED BY A LICENSED SURVEYOR.

LAYOUT LEGEND

SYM	DESCRIPTION
POB	POINT OF BEGINNING
	ANCHOR POINT FOR BASELINE A
R10'	RADIUS POINT / CENTER MARK
90°	PROPOSED ANGLE BETWEEN ELEMENTS
ALIGN	ALIGN EDGES OF ELEMENTS
	CENTER LINES
	BASELINE
	CONTROL LINE
N 6+21.95 E 4+97.08	NORTHING/EASTING LAYOUT COORDINATE CALLOUT
(PC)	POINT ON CURVE, INSIDE FACE OF CURB OR EDGEBAND
(MC)	MIDDLE OF CURVE, INSIDE FACE OF CURB OR EDGEBAND
(RAD)	RADIUS POINT
(TAN)	TANGENT POINT
(CW)	LAYOUT POINT FOR CROSSWALK

NORTH

0' 10' 20' 40' 60'

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT, DEREK MCKEE, No. 4148, EXPIRATION DATE: DEC. 2023, STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS

0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

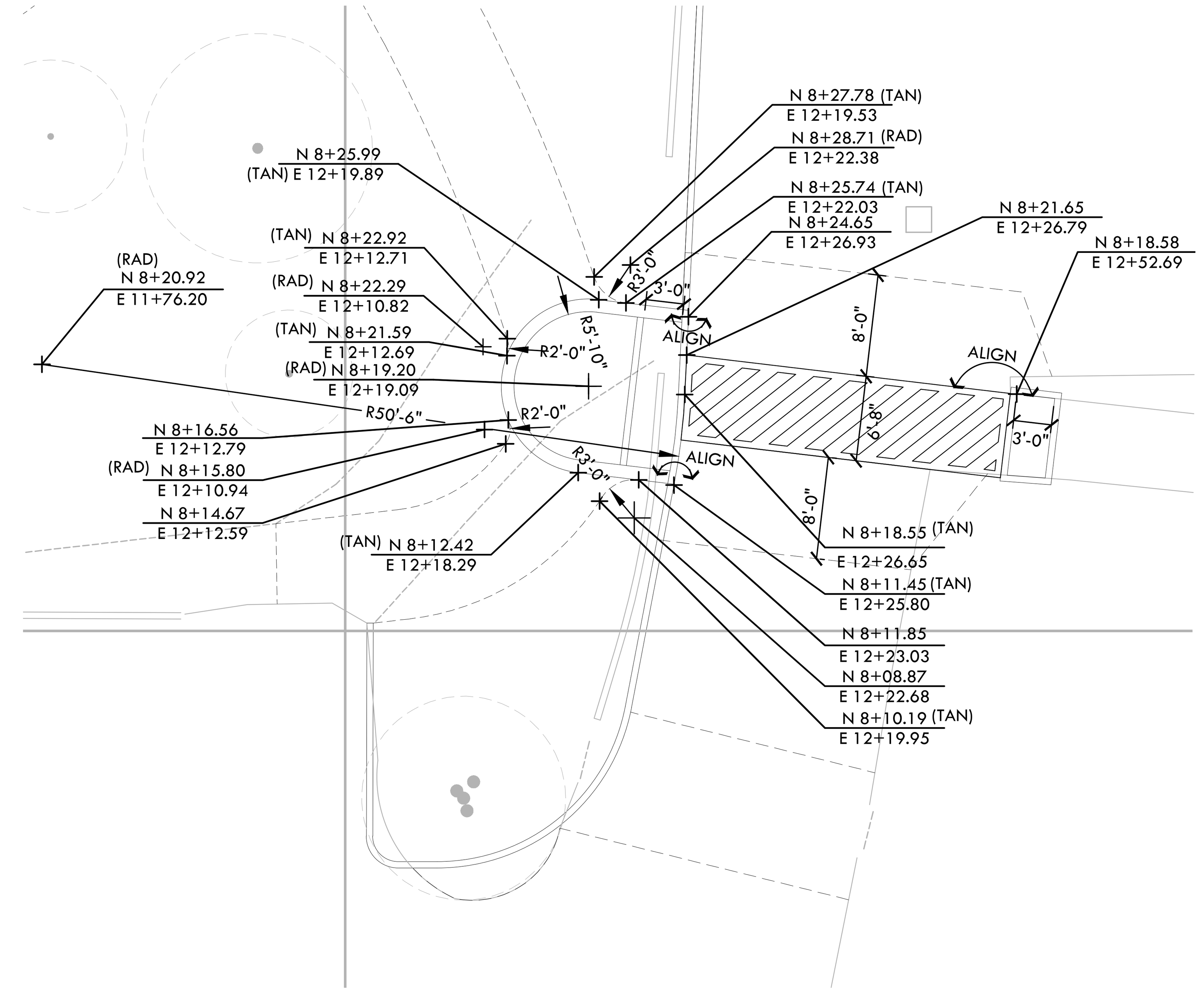
HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

L6.4 PATHWAY LAYOUT PLAN

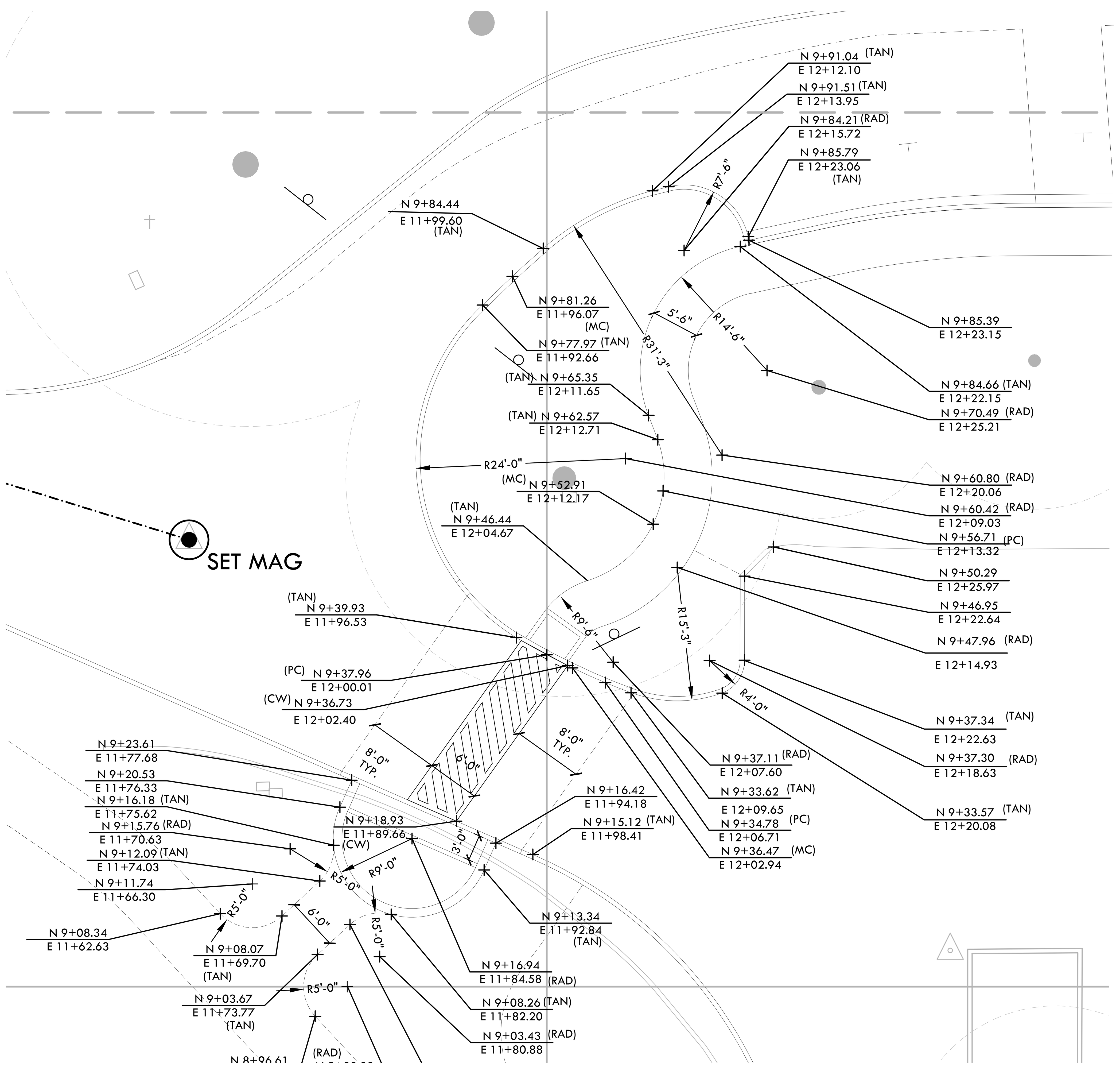
DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	16	29

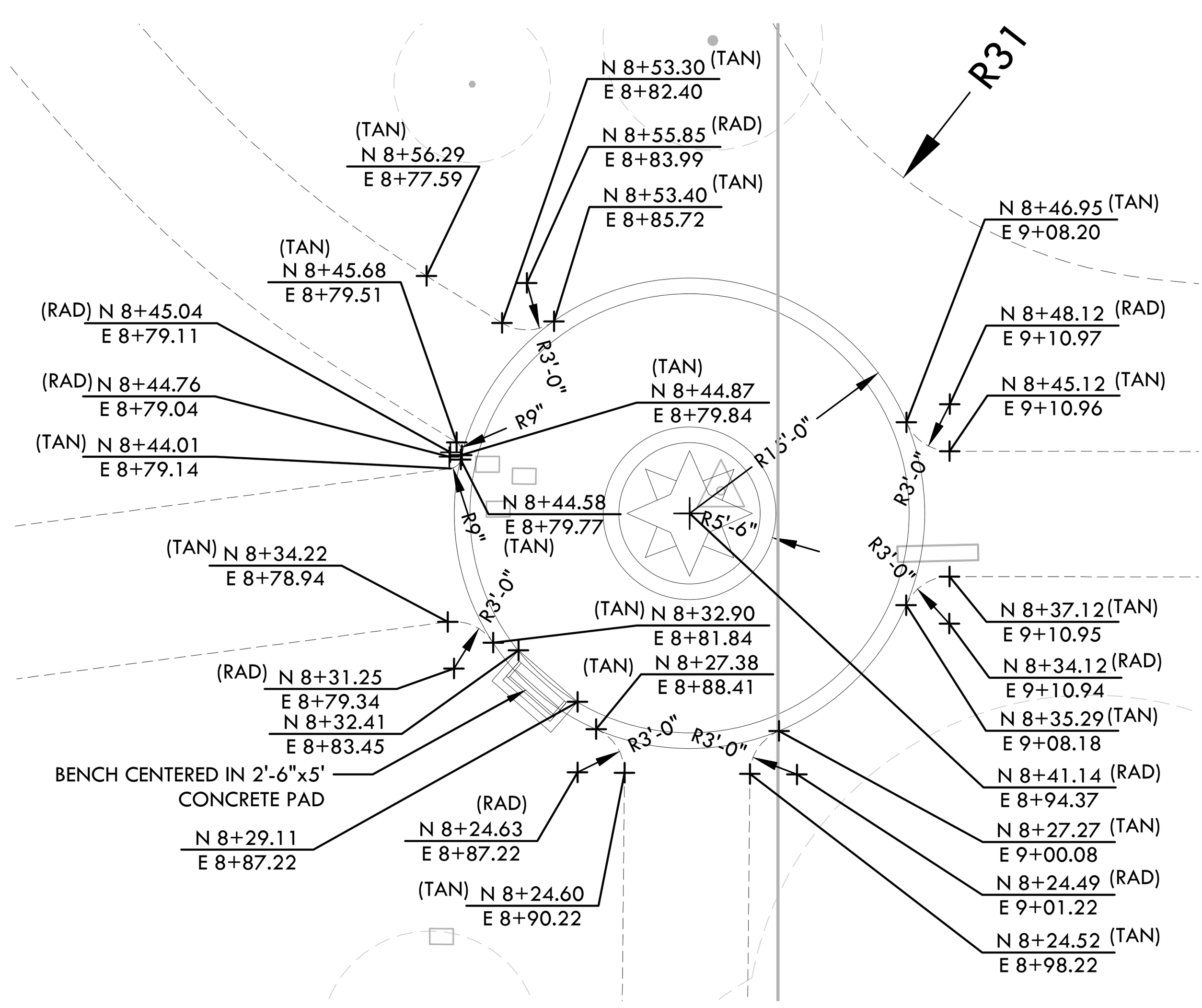
DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_lay-paths.dwg



B - PLAZA ENLARGEMENT 2



C - PLANTER AND PLAZA ENLARGEMENT



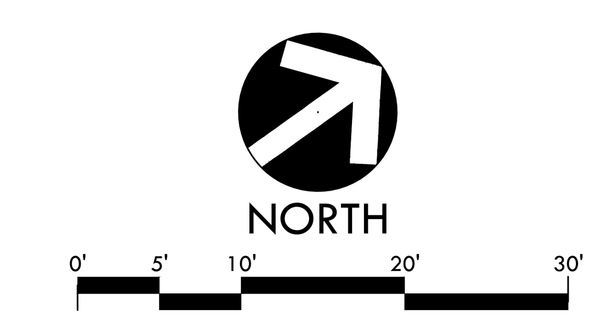
A - PLAZA ENLARGEMENT 1

LAYOUT NOTES

1. THE CONTRACTOR SHALL COORDINATE ALL CONSTRUCTION ELEMENTS INCLUDING UTILITY LOCATIONS AND REQUIRED SLEEVING PRIOR TO INSTALLATION. VERIFY CRITICAL DIMENSIONS, REFERENCE POINT LOCATIONS AND CONSTRUCTION CONDITIONS PRIOR TO INITIATING CONSTRUCTION. TEMPORARY BENCHMARKS OR REFERENCE POINTS SHALL BE SET BY THE CONTRACTOR AS NECESSARY. NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD DISCREPANCY ARISE AND REDIRECT WORK TO AVOID DELAYS.
2. ALL DIMENSIONS SHALL BE VERIFIED IN FIELD AND CHALKED, STRING LINED OR FLAGGED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. ANY MINOR ADJUSTMENTS MADE TO ACHIEVE OVERALL DESIGN LAYOUT SHALL BE ACCEPTED BY THE OWNER PRIOR TO CONSTRUCTION.
3. LAYOUT IS BASED ON THE POINT(S) OF BEGINNING (P.O.B.) AND BASELINE(S) OR GRID SYSTEM AS SHOWN. DIMENSIONS SHOWN ARE ROUNDED TO THE NEAREST INCH.
4. ALL LAYOUT AND GRADES SHALL BE COMPLETED BY A LICENSED SURVEYOR.

LAYOUT LEGEND

SYM	DESCRIPTION
POB	POINT OF BEGINNING
	ANCHOR POINT FOR BASELINE A
R10'	RADIUS POINT / CENTER MARK
90°	PROPOSED ANGLE BETWEEN ELEMENTS
ALIGN	ALIGN EDGES OF ELEMENTS
	CENTER LINES
	BASELINE
	CONTROL LINE
N 6+21.95 E 4+97.08	NORTHING/EASTING LAYOUT COORDINATE CALLOUT
(PC)	POINT ON CURVE, INSIDE FACE OF CURB OR EDGEBAND
(MC)	MIDDLE OF CURVE, INSIDE FACE OF CURB OR EDGEBAND
(RAD)	RADIUS POINT
(TAN)	TANGENT POINT
(CW)	POINT AT END OF CROSSWALK
(COP)	CENTER OF POST



NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT — DEREK MCKEE — No. 4148 — EXPIRATION DATE: DEC. 2023 — STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE

PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:

ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS

0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON CALIFORNIA

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

L6.5

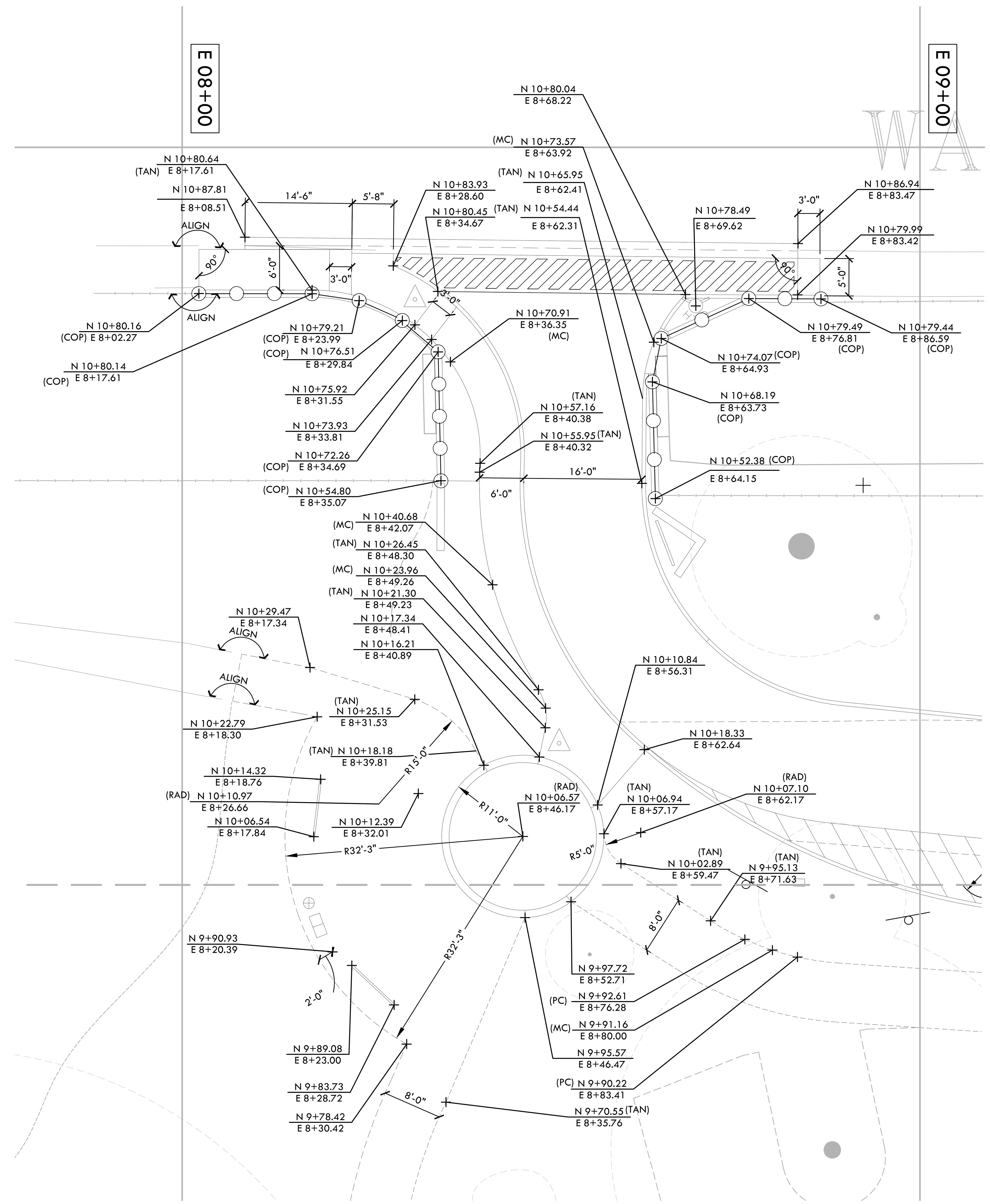
ENLARGEMENT LAYOUT PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	17	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_lay-road.dwg

ATTACHMENT 1



A - PLAZA AND ENTRY ENLARGEMENT

LAYOUT NOTES

1. THE CONTRACTOR SHALL COORDINATE ALL CONSTRUCTION ELEMENTS INCLUDING UTILITY LOCATIONS AND REQUIRED SLEEVING PRIOR TO INSTALLATION. VERIFY CRITICAL DIMENSIONS, REFERENCE POINT LOCATIONS AND CONSTRUCTION CONDITIONS PRIOR TO INITIATING CONSTRUCTION. TEMPORARY BENCHMARKS OR REFERENCE POINTS SHALL BE SET BY THE CONTRACTOR AS NECESSARY. NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD DISCREPANCY ARISE AND REDIRECT WORK TO AVOID DELAYS.

2. ALL DIMENSIONS SHALL BE VERIFIED IN FIELD AND CHALKED, STRING LINED OR FLAGGED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. ANY MINOR ADJUSTMENTS MADE TO ACHIEVE OVERALL DESIGN LAYOUT SHALL BE ACCEPTED BY THE OWNER PRIOR TO CONSTRUCTION.

3. LAYOUT IS BASED ON THE POINT(S) OF BEGINNING (P.O.B.) AND BASELINE(S) OR GRID SYSTEM AS SHOWN. DIMENSIONS SHOWN ARE ROUNDED TO THE NEAREST INCH.

4. ALL LAYOUT AND GRADES SHALL BE COMPLETED BY A LICENSED SURVEYOR.

LAYOUT LEGEND

SYM	DESCRIPTION
POB	POINT OF BEGINNING
	ANCHOR POINT FOR BASELINE A
R10'	RADIUS POINT / CENTER MARK
90°	PROPOSED ANGLE BETWEEN ELEMENTS
ALIGN	ALIGN EDGES OF ELEMENTS
	CENTER LINES
	BASELINE
	CONTROL LINE
N 6+21.95 E 4+97.08	NORTHING/EASTING LAYOUT COORDINATE CALLOUT
(PC)	POINT ON CURVE, INSIDE FACE OF CURB OR EDGEBAND
(MC)	MIDDLE OF CURVE, INSIDE FACE OF CURB OR EDGEBAND
(RAD)	RADIUS POINT
(TAN)	TANGENT POINT
(CW)	POINT AT END OF CROSSWALK
(COP)	CENTER OF POST

NORTH

0' 5' 10' 20' 30'

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT — DEREK MCKEE — No. 4148 — Signature — EXPIRATION DATE: DEC. 2023 — STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE

PLANS APPROVAL DATE

VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:

ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS

0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON — CALIFORNIA

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

L6.6

ENLARGEMENT LAYOUT PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES

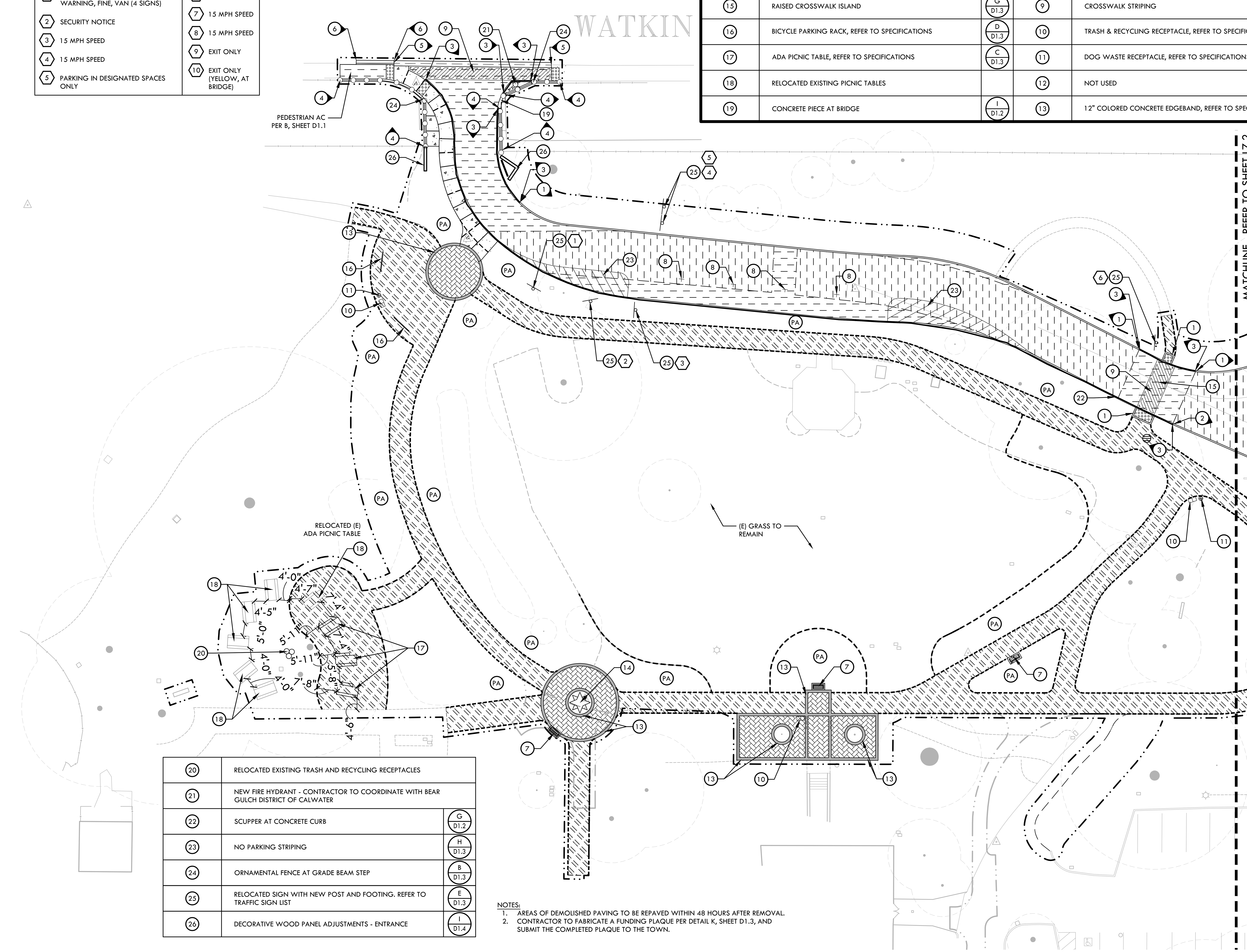
DATE PLOTTED	SHEET	OF
05/20/2021	18	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_lay-road.dwg

TRAFFIC SIGN LIST

1	NO FIRE LANE, ADD PARKING WARNING, FINE, VAN (4 SIGNS)	6	EXIT ONLY
2	SECURITY NOTICE	7	15 MPH SPEED
3	15 MPH SPEED	8	15 MPH SPEED
4	15 MPH SPEED	9	EXIT ONLY
5	PARKING IN DESIGNATED SPACES ONLY	10	EXIT ONLY (YELLOW, AT BRIDGE)

14	COLORED CONCRETE COMPASS PAVING PATTERN, REFER TO SPECIFICATIONS	J / D1.3	8	PARALLEL PARKING STRIPING - 4" PER SPECS	
15	RAISED CROSSWALK ISLAND	G / D1.3	9	CROSSWALK STRIPING	I / D1.3
16	BICYCLE PARKING RACK, REFER TO SPECIFICATIONS	D / D1.3	10	TRASH & RECYCLING RECEPTACLE, REFER TO SPECIFICATIONS	
17	ADA PICNIC TABLE, REFER TO SPECIFICATIONS	C / D1.3	11	DOG WASTE RECEPTACLE, REFER TO SPECIFICATIONS	F / D1.3
18	RELOCATED EXISTING PICNIC TABLES		12	NOT USED	
19	CONCRETE PIECE AT BRIDGE	I / D1.2	13	12" COLORED CONCRETE EDGEBAND, REFER TO SPECIFICATIONS	H / D1.2



20	RELOCATED EXISTING TRASH AND RECYCLING RECEPTACLES	
21	NEW FIRE HYDRANT - CONTRACTOR TO COORDINATE WITH BEAR GULCH DISTRICT OF CALWATER	
22	SCUPPER AT CONCRETE CURB	G / D1.2
23	NO PARKING STRIPING	H / D1.3
24	ORNAMENTAL FENCE AT GRADE BEAM STEP	B / D1.3
25	RELOCATED SIGN WITH NEW POST AND FOOTING. REFER TO TRAFFIC SIGN LIST	E / D1.3
26	DECORATIVE WOOD PANEL ADJUSTMENTS - ENTRANCE	I / D1.4

NOTES:
1. AREAS OF DEMOLISHED PAVING TO BE REPAVED WITHIN 48 HOURS AFTER REMOVAL.
2. CONTRACTOR TO FABRICATE A FUNDING PLAQUE PER DETAIL K, SHEET D1.3, AND SUBMIT THE COMPLETED PLAQUE TO THE TOWN.

MATERIAL NOTES

1. THE CONTRACTOR SHALL COORDINATE ALL CONSTRUCTION ELEMENTS INCLUDING UTILITY LOCATIONS AND REQUIRED SLEEVING PRIOR TO INSTALLATION. VERIFY CRITICAL DIMENSIONS, REFERENCE POINT LOCATIONS AND CONSTRUCTION CONDITIONS PRIOR TO INITIATING CONSTRUCTION. TEMPORARY BENCHMARKS OR REFERENCE POINTS SHALL BE SET BY THE CONTRACTOR AS NECESSARY. NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD DISCREPANCY ARISE AND REDIRECT WORK TO AVOID DELAYS.
2. THE INTERFACE OF ALL PROPOSED IMPROVEMENTS TO EXISTING SITE SHALL CONFORM AND BE SMOOTH AND UNIFORM.
3. ALL REINFORCING AND FORMS SHALL BE SECURED IN PLACE AND ACCEPTED BY OWNER'S REPRESENTATIVE PRIOR TO PLACING ANY CONCRETE.
4. CONCRETE FINISHES SHALL BE AS NOTED. CONTRACTOR SHALL PROVIDE 4'X4' SAMPLES OF ALL SPECIFIED FINISHES OF CONCRETE USING THE SAME MATERIALS THAT WILL BE USED IN THE ACTUAL CONSTRUCTION FOR EACH TYPE SPECIFIED. SAMPLES SHALL BE PREPARED WELL ENOUGH IN ADVANCE OF SCHEDULED CONCRETE POUR TO ALLOW FOR REVIEW AND POSSIBLE RE-POURING OF UNACCEPTABLE SAMPLES. UNACCEPTABLE SAMPLES SHALL BE RE-PREPARED UNTIL ACCEPTED BY THE OWNER'S REPRESENTATIVE. ACCEPTED SAMPLES SHALL BE PROTECTED AND REMAIN ON SITE FOR REFERENCE UNTIL FINAL ACCEPTANCE.
5. ALL FENCES AND GATES SHOWN ON PLAN ARE GRAPHIC REPRESENTATIONS; REFER TO DETAILS AND SPECIFICATIONS FOR PRECISE LOCATION.
6. ASPHALT SHALL NOT BE INSTALLED UNTIL ALL EDGES AND SITE FURNISHING PADS ARE INSTALLED.
7. AREAS OF DEMOLISHED PAVING TO BE REPAVED WITHIN 48 HOURS AFTER REMOVAL.

MATERIAL LEGEND

SYM	DESCRIPTION	DTL REF
	AC VEHICULAR PAVING EXCEPT WHERE NOTED	B / D1.1
	EXISTING AC TO REMAIN	
	CONCRETE PAVING	C / D1.1
	DECORATIVE INTERLOCKING PAVERS - 4"x 8", MISSION PERMEABLE BY CALSTONE, TAN RED CHARCOAL	H / D1.2
	COLORED CONCRETE, REFER TO SPECIFICATIONS DAVIS COLOR: KAILUA	
	DECOMPOSED GRANITE, REFER TO SPECIFICATIONS	G / D1.1
	TRUNCATED DOMES, REFER TO SPECIFICATIONS	L / D1.2
	EXPANSION JOINT	D / D1.1
	SCORELINE JOINT	D / D1.1
	42" TALL ORNAMENTAL FENCE (MONTAGE II MAJESTIC 3 BY AMERISTAR)	A / D1.3
	METAL HEADER	J / D1.2
	NEW ASPHALT EDGE, CONFORM NEW ASPHALT TO EXISTING ASPHALT	
	LIMIT OF WORK	
PA	PLANTING AREA, REFER TO PLANTING PLAN	
1	6" CONCRETE EDGEBAND	B / D1.2
2	6" ASPHALT CURB	K / D1.2
3	6" CONCRETE CURB	A / D1.2
4	12" x 18" CONCRETE GRADE BEAM	D / D1.2
5	CONCRETE SWALE - TYPE 1 - 24"	C / D1.2
6	CONCRETE CURB AND GUTTER	E / D1.2
7	PARK BENCH, REFER TO SPECIFICATIONS SURFACE MOUNT PER MANUFACTURER RECOMMENDATIONS	

NORTH

0' 10' 20' 40' 60'

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT · DEREK MCKEE · No. 4148 · Signature · EXPIRATION DATE: DEC. 2023 · STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS

0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

L7.1

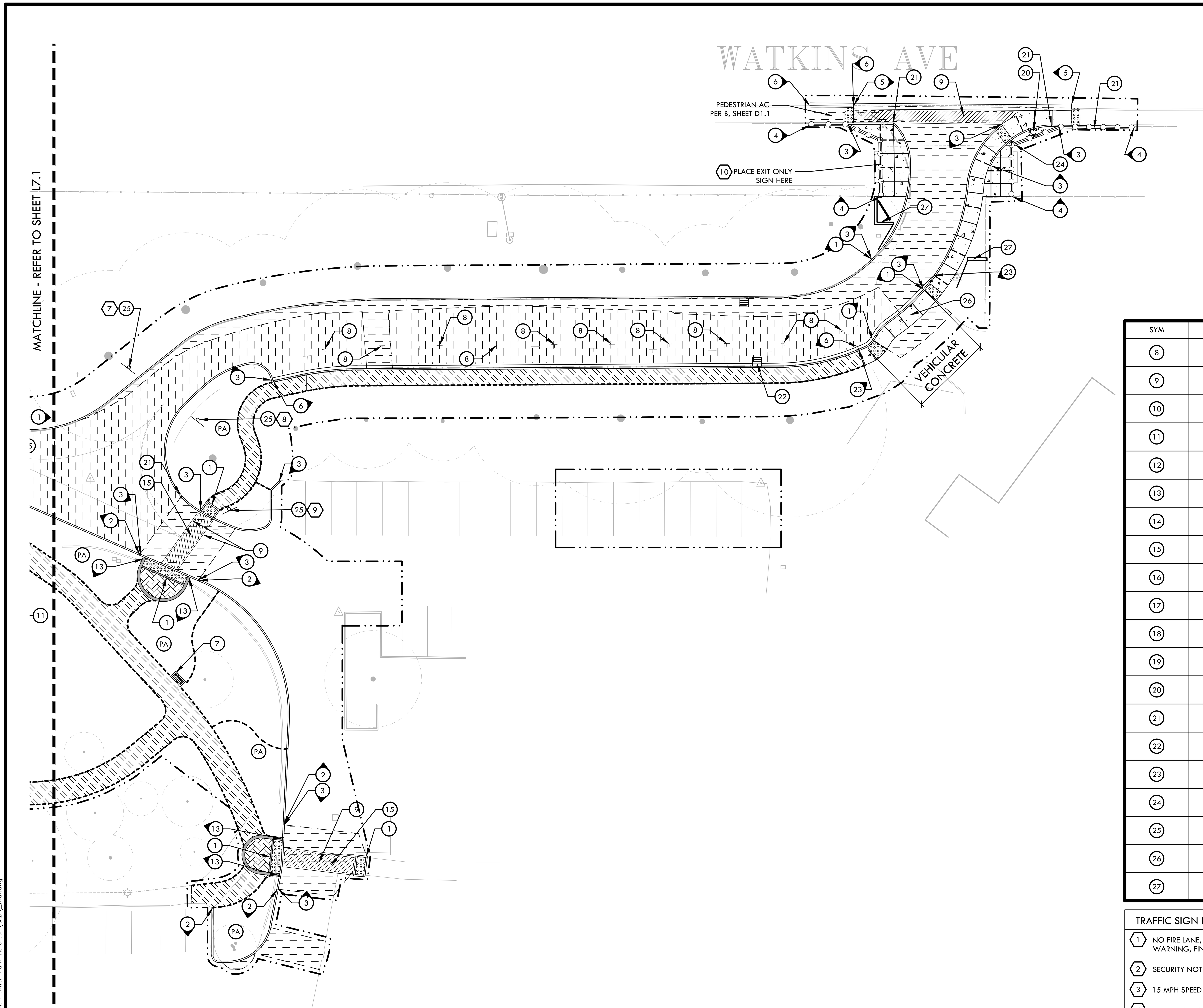
MATERIAL AND DETAIL REFERENCE PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	19	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_mat.dwg

ATTACHMENT 1



NOTES:
1. AREAS OF DEMOLISHED PAVING TO BE REPAVED WITHIN 48 HOURS AFTER REMOVAL.
2. CONTRACTOR TO FABRICATE A FUNDING PLAQUE PER DETAIL K, SHEET D1.3, AND SUBMIT THE COMPLETED PLAQUE TO THE TOWN.

MATERIAL NOTES

1. THE CONTRACTOR SHALL COORDINATE ALL CONSTRUCTION ELEMENTS INCLUDING UTILITY LOCATIONS AND REQUIRED SLEEVING PRIOR TO INSTALLATION. VERIFY CRITICAL DIMENSIONS, REFERENCE POINT LOCATIONS AND CONSTRUCTION CONDITIONS PRIOR TO INITIATING CONSTRUCTION. TEMPORARY BENCHMARKS OR REFERENCE POINTS SHALL BE SET BY THE CONTRACTOR AS NECESSARY. NOTIFY THE OWNER'S REPRESENTATIVE IMMEDIATELY SHOULD DISCREPANCY ARISE AND REDIRECT WORK TO AVOID DELAYS.
2. THE INTERFACE OF ALL PROPOSED IMPROVEMENTS TO EXISTING SITE SHALL CONFORM AND BE SMOOTH AND UNIFORM.
3. ALL REINFORCING AND FORMS SHALL BE SECURED IN PLACE AND ACCEPTED BY OWNER'S REPRESENTATIVE PRIOR TO PLACING ANY CONCRETE.
4. CONCRETE FINISHES SHALL BE AS NOTED. CONTRACTOR SHALL PROVIDE 4'X4' SAMPLES OF ALL SPECIFIED FINISHES OF CONCRETE USING THE SAME MATERIALS THAT WILL BE USED IN THE ACTUAL CONSTRUCTION FOR EACH TYPE SPECIFIED. SAMPLES SHALL BE PREPARED WELL ENOUGH IN ADVANCE OF SCHEDULED CONCRETE POUR TO ALLOW FOR REVIEW AND POSSIBLE RE-POURING OF UNACCEPTABLE SAMPLES. UNACCEPTABLE SAMPLES SHALL BE RE-PREPARED UNTIL ACCEPTED BY THE OWNER'S REPRESENTATIVE. ACCEPTED SAMPLES SHALL BE PROTECTED AND REMAIN ON SITE FOR REFERENCE UNTIL FINAL ACCEPTANCE.
5. ALL FENCES AND GATES SHOWN ON PLAN ARE GRAPHIC REPRESENTATIONS; REFER TO DETAILS AND SPECIFICATIONS FOR PRECISE LOCATION.
6. ASPHALT SHALL NOT BE INSTALLED UNTIL ALL EDGES AND SITE FURNISHING PADS ARE INSTALLED.
7. AREAS OF DEMOLISHED PAVING TO BE REPAVED WITHIN 48 HOURS AFTER REMOVAL.

SYM	DESCRIPTION	DTL REF
8	PARALLEL PARKING STRIPING - 4" PER SPECS	
9	CROSSWALK STRIPING	I D1.3
10	TRASH & RECYCLING RECEPTACLE, REFER TO SPECIFICATIONS	
11	DOG WASTE RECEPTACLE, REFER TO SPECIFICATIONS	F D1.3
12	NOT USED	
13	12" COLORED CONCRETE EDGEBAND, REFER TO SPECIFICATIONS	H D1.2
14	COLORED CONCRETE COMPASS PAVING PATTERN, REFER TO SPECIFICATIONS	J D1.3
15	RAISED CROSSWALK ISLAND	G D1.3
16	BICYCLE PARKING RACK, REFER TO SPECIFICATIONS	D D1.3
17	ADA PICNIC TABLE, REFER TO SPECIFICATIONS	C D1.3
18	RELOCATED EXISTING PICNIC TABLES	
19	CONCRETE PIECE AT BRIDGE	I D1.2
20	NEW FIRE HYDRANT - CONTRACTOR TO COORDINATE WITH BEAR GULCH DISTRICT OF CALWATER	
21	SCUPPER AT CONCRETE CURB	G D1.2
22	CATCH BASIN WITH CONCRETE COLLAR	J D1.1
23	CONCRETE SWALE - TYPE 2 - 12"	F D1.2
24	ORNAMENTAL FENCE AT GRADE BEAM STEP	B D1.3
25	RELOCATED SIGN WITH NEW POST AND FOOTING. REFER TO TRAFFIC SIGN LIST	E D1.3
26	DRIVEWAY	A D1.4
27	DECORATIVE WOOD PANEL ADJUSTMENTS - EXIT	F D1.4

MATERIAL LEGEND

SYM	DESCRIPTION	DTL REF
	AC VEHICULAR PAVING EXCEPT WHERE NOTED	B D1.1
	EXISTING AC TO REMAIN	
	CONCRETE PAVING	C D1.1
	DECORATIVE INTERLOCKING PAVERS - 4"x 8", MISSION PERMEABLE BY CALSTONE, TAN RED CHARCOAL	H D1.2
	COLORED CONCRETE, REFER TO SPECIFICATIONS DAVIS COLOR: KAILUA	
	DECOMPOSED GRANITE, REFER TO SPECIFICATIONS	G D1.1
	TRUNCATED DOMES, REFER TO SPECIFICATIONS	L D1.2
	EXPANSION JOINT	D D1.1
	SCORELINE JOINT	D D1.1
	42" TALL ORNAMENTAL FENCE (MONTAGE II MAJESTIC 3 BY AMERISTAR)	A D1.3
	METAL HEADER	J D1.2
	NEW ASPHALT EDGE, CONFORM NEW ASPHALT TO EXISTING ASPHALT	
	LIMIT OF WORK	
PA	PLANTING AREA, REFER TO PLANTING PLAN	
1	6" CONCRETE EDGEBAND	B D1.2
2	6" ASPHALT CURB	K D1.2
3	6" CONCRETE CURB	A D1.2
4	12" x 18" CONCRETE GRADE BEAM	D D1.2
5	CONCRETE SWALE - TYPE 1 - 24"	C D1.2
6	CONCRETE CURB AND GUTTER	E D1.2
7	PARK BENCH, REFER TO SPECIFICATIONS SURFACE MOUNT PER MANUFACTURER RECOMMENDATIONS	

TRAFFIC SIGN LIST

1 NO FIRE LANE, ADD PARKING WARNING, FINE, VAN (4 SIGNS)	6 EXIT ONLY
2 SECURITY NOTICE	7 15 MPH SPEED
3 15 MPH SPEED	8 15 MPH SPEED
4 15 MPH SPEED	9 EXIT ONLY
5 PARKING IN DESIGNATED SPACES ONLY	10 EXIT ONLY (YELLOW, AT BRIDGE)

NORTH

0' 10' 20' 40' 60'

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT DEREK MCKEE No. 4148 EXPIRATION DATE: DEC. 2023 STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS

0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON CALIFORNIA

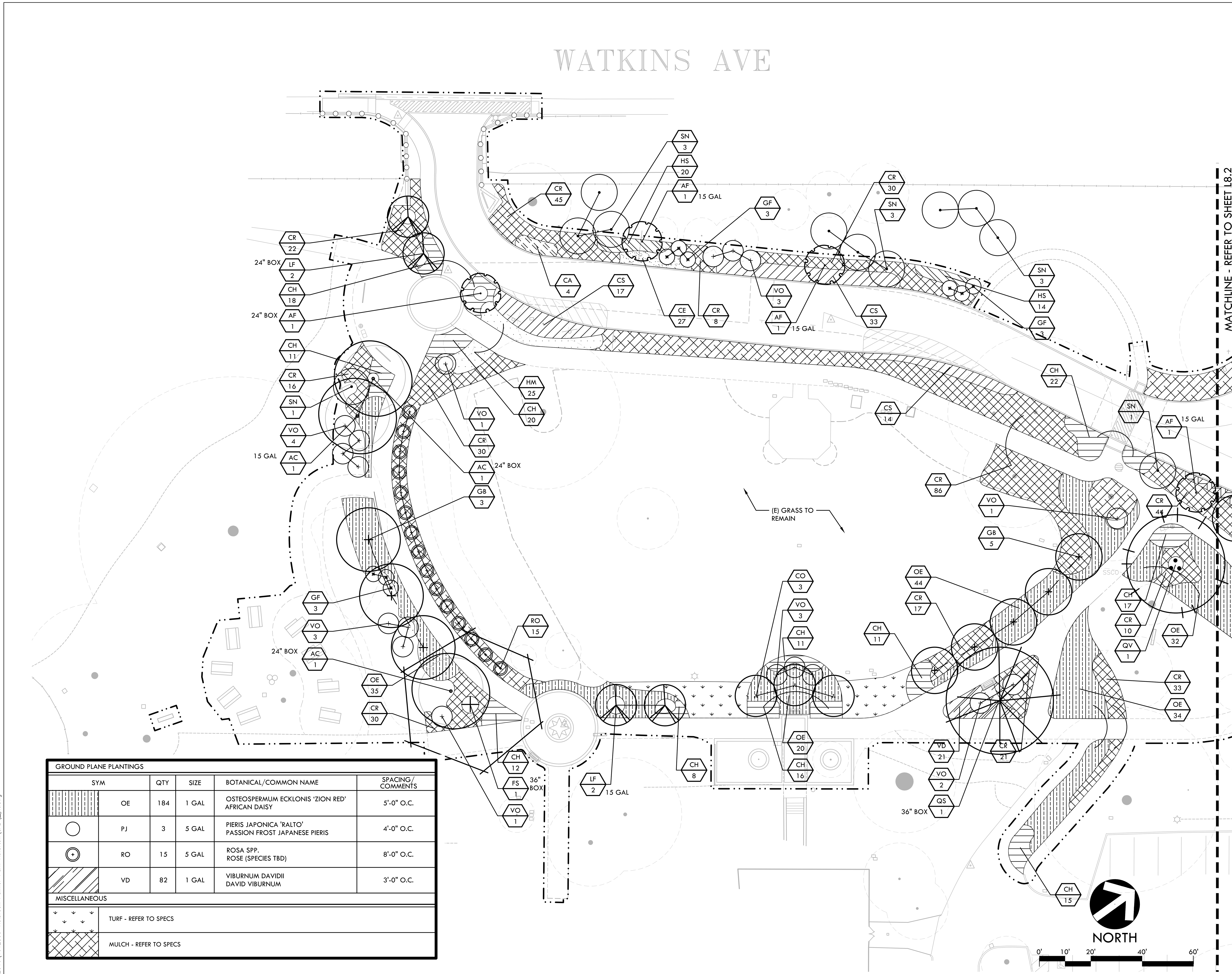
HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

L7.2 MATERIAL AND DETAIL REFERENCE PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	20	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_mat.dwg



PLANTING NOTES

1. CONTRACTOR SHALL PROTECT AND MAINTAIN ALL PLANT MATERIAL FROM TIME OF DELIVERY TO TIME OF FINAL ACCEPTANCE. OWNER SHALL NOT BE RESPONSIBLE FOR LOSSES DUE TO VANDALISM, THEFT OR SEVERE WEATHER.
2. CONTRACTOR SHALL PLACE PLANT MATERIALS SO THEY DO NOT INTERFERE WITH IRRIGATION SYSTEM OR INHIBIT REQUIRED COVERAGE. PLANT LOCATIONS MAY BE ADJUSTED AS LONG AS DESIGN INTENT IS NOT COMPROMISED. CONTRACTOR SHALL SET OUT PLANT MATERIAL AS PER PLAN AND RECEIVE ACCEPTANCE FROM OWNER'S REPRESENTATIVE WITH RESPECT TO PLANT HEALTH AND LOCATION PRIOR TO INSTALLATION. CONTRACTOR SHALL GIVE MINIMUM 2 WORKING DAYS NOTICE FOR OBSERVATION AND SHALL HAVE ALL PLANT MATERIAL IN SPECIFIED LOCATIONS FOR REVIEW AT ONE TIME. CONTRACTOR SHALL REPLACE ANY MATERIAL AS REQUESTED BY OWNER'S REPRESENTATIVE.
3. ALL NON-TURF PLANTING AREAS SHALL RECEIVE A 3" LAYER OF MULCH TOP DRESS (UNLESS NOTED OTHERWISE). REFER TO SPECIFICATIONS.
4. WHEN WORK HAS TO OCCUR UNDER THE DRIPLINE OF EXISTING TREES NOT SCHEDULED FOR REMOVAL, THE CONTRACTOR SHALL USE ALL POSSIBLE CARE TO AVOID INJURY TO THE TREES AND TREE ROOTS. GRADE IN LINES RADIAL TO THE EXISTING TREES RATHER THAN TANGENTIAL. ALL PARTIAL CUTS OR TEARS THROUGH ROOTS TWO INCHES IN DIAMETER AND LARGER SHALL BE CUT CLEAN. TRENCHES ADJACENT TO TREES SHALL BE FILLED WITHIN 24 HOURS AFTER EXCAVATION, BUT WHERE THIS IS NOT POSSIBLE, THE SIDE OF THE TRENCH ADJACENT TO THE TREE, AND ANY EXPOSED ROOTS SHALL BE KEPT SHADED AND MOIST WITH DAMPENED BURLAP OR CANVAS.
5. ALL SHRUB AND TREE AREA SHALL RECEIVE A WEED FABRIC LAYER. INSTALL WITH STAPLES, 3" OVERLAP AND COVER WITH MULCH.
6. ALL TURF, MULCH AND PLANTERS TO RECEIVE SOIL AMENDMENTS AND SOIL PREPARATION PER SPECIFICATIONS UNLESS OTHERWISE NOTED.
7. TREE PLANTING PER DETAIL K, SHEET D2.1. LARGE SHRUB PLANTING PER DETAILS A, B SHEET D2.2. GROUND COVER AND GROUND PLANE PLANTINGS PER DETAIL H, SHEET D2.3.

PLANTING LEGEND

SYM	QTY	SIZE	BOTANICAL/COMMON NAME	SPACING/ COMMENTS
TREES				
AF	3	15 GAL.	AGONIS FLEXUOSA 'BURGUNDY' BURGUNDY PEPPERMINT WILLOW	PER PLAN
	1	24" BOX		
AC	1	15 GAL	AESCULUS X CARNEA RED HORSE CHESTNUT	18'-0" O.C.
	2	24" BOX		
CO	4	15 GAL.	CERCIS OCCIDENTALIS WESTERN RED BUD (MULTI-TRUNK)	16'-0" O.C.
FS	1	24" BOX	FAGUS SYLVATICA COPPER BEECH	PER PLAN
	1	36" BOX		
GB	9	24" BOX	GINKGO BILOBA MAIDENHAIR TREE (MALE)	18'-0" O.C.
LF	2	15 GAL.	LYONOTHAMNUS FLORIBUNDUS CATALINA IRONWOOD	16'-0" O.C.
	2	24" BOX		
QV	1	36" BOX	QUERCUS VIRGINIANA SOUTHERN LIVE OAK (MULTI-TRUNK)	PER PLAN
QS	1	24" BOX	QUERCUS SUBER CORK OAK	PER PLAN
	1	36" BOX		
LARGE SHRUBS				
AP	1	24" BOX	ACER PALMATUM JAPANESE MAPLE	PER PLAN
GF	12	5 GAL	GREVILLEA FILIOBA SPIDER NET GREVILLEA	4'-6" O.C.
SN	11	15 GAL	SAMBUCUS NIGRA 'PURPUREA' BLACK ELDERBERRY	PER PLAN
VO	20	5 GAL	VIBURNUM OPULUS 'ROSEUM' COMMON SNOWBALL VIBURNUM	7'-0" O.C.

GROUND COVERS

SYM		QTY	SIZE	BOTANICAL/COMMON NAME	SPACING/ COMMENTS
	CS	64	1 GAL	CALANDRINIA SPECTABILIS ROCK PURSLANE	4'-0" O.C.
	CA	4	1 GAL	CALLISTEMON 'LITTLE JOHN' LITTLE JOHN DWARF BOTTLEBRUSH	4'-0" O.C.
	CE	27	1 GAL	CAREX OSHIHUMENSIS 'EVERILLO' JAPANESE SEDGE	2'-0" O.C.
	CH	212	1 GAL	CISTUS HYBRIDUS 'MICKIE' ROCKROSE	2'-6" O.C.
	CR	427	1 GAL	CORREA REFLEXA NATIVE FUCHSIA	3'-0" O.C.
	HM	25	1 GAL	HAKONECHLOA MACRA JAPANESE FOREST GRASS	3'-0" O.C.
	HS	45	1 GAL	HEMEROCALLIS SPP. DAY LILY	3'-0" O.C.
	MR	98	1 GAL	MAHONIA REPENS CREEPING BARBERRY	3'-0" O.C.

LIMIT OF WORK

	LIMIT OF WORK

GROUND PLANE PLANTINGS

SYM		QTY	SIZE	BOTANICAL/COMMON NAME	SPACING/ COMMENTS
	OE	184	1 GAL	OSTEOSPERMUM ECKLONIS 'ZION RED' AFRICAN DAISY	5'-0" O.C.
	PJ	3	5 GAL	PIERIS JAPONICA 'RALTO' PASSION FROST JAPANESE PIERIS	4'-0" O.C.
	RO	15	5 GAL	ROSA SPP. ROSE (SPECIES TBD)	8'-0" O.C.
	VD	82	1 GAL	VIBURNUM DAVIDII DAVID VIBURNUM	3'-0" O.C.

MISCELLANEOUS

	TURF - REFER TO SPECS
	MULCH - REFER TO SPECS

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT DEREK MCKEE No. 4148 EXPIRATION DATE: DEC. 2023 STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE

PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:

ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS

0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

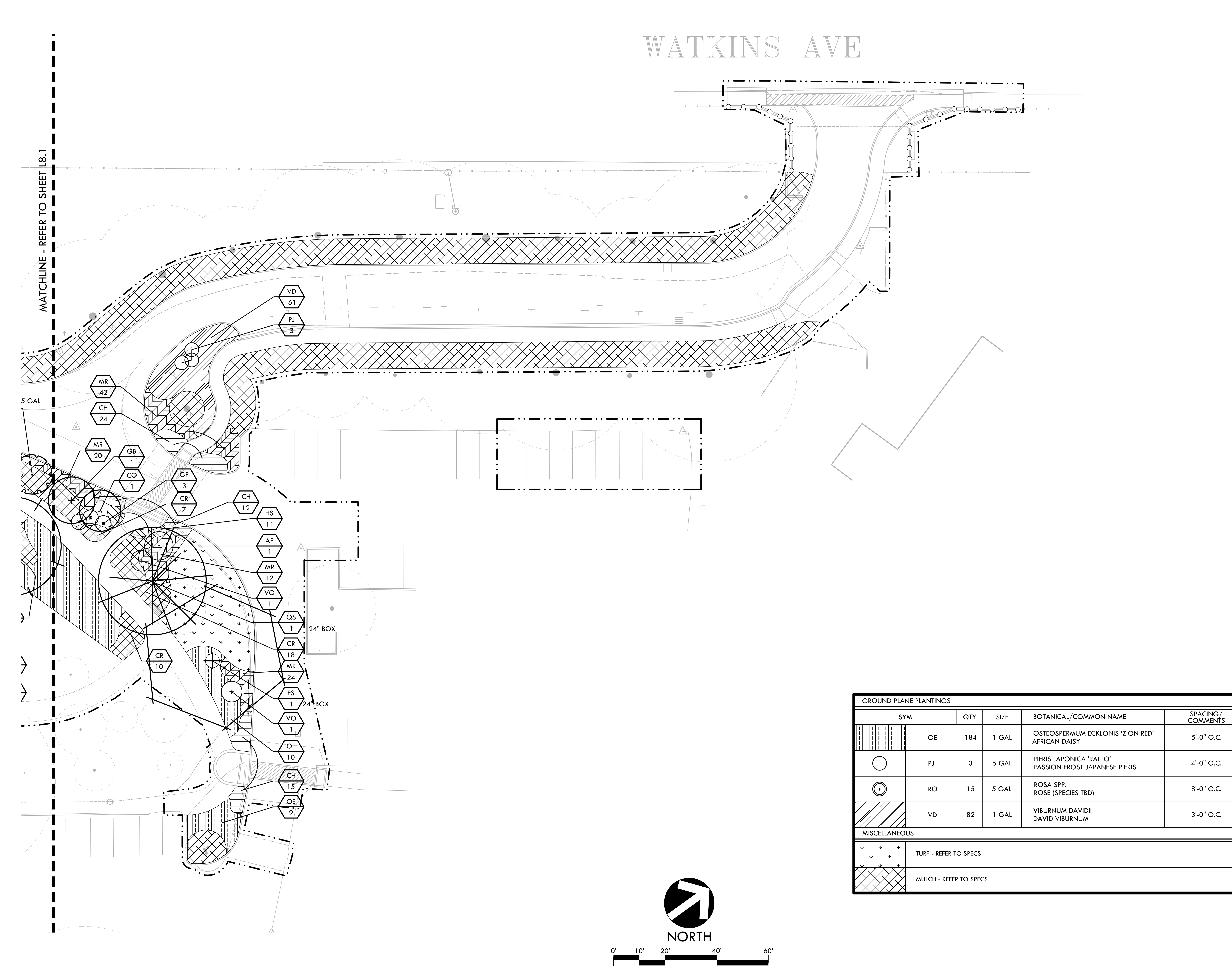
HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

L8.1 PLANTING PLAN

DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	21	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_plt.dwg



PLANTING NOTES

1. CONTRACTOR SHALL PROTECT AND MAINTAIN ALL PLANT MATERIAL FROM TIME OF DELIVERY TO TIME OF FINAL ACCEPTANCE. OWNER SHALL NOT BE RESPONSIBLE FOR LOSSES DUE TO VANDALISM, THEFT OR SEVERE WEATHER.
2. CONTRACTOR SHALL PLACE PLANT MATERIALS SO THEY DO NOT INTERFERE WITH IRRIGATION SYSTEM OR INHIBIT REQUIRED COVERAGE. PLANT LOCATIONS MAY BE ADJUSTED AS LONG AS DESIGN INTENT IS NOT COMPROMISED. CONTRACTOR SHALL SET OUT PLANT MATERIAL AS PER PLAN AND RECEIVE ACCEPTANCE FROM OWNER'S REPRESENTATIVE WITH RESPECT TO PLANT HEALTH AND LOCATION PRIOR TO INSTALLATION. CONTRACTOR SHALL GIVE MINIMUM 2 WORKING DAYS NOTICE FOR OBSERVATION AND SHALL HAVE ALL PLANT MATERIAL IN SPECIFIED LOCATIONS FOR REVIEW AT ONE TIME. CONTRACTOR SHALL REPLACE ANY MATERIAL AS REQUESTED BY OWNER'S REPRESENTATIVE.
3. ALL NON-TURF PLANTING AREAS SHALL RECEIVE A 3" LAYER OF MULCH TOP DRESS (UNLESS NOTED OTHERWISE). REFER TO SPECIFICATIONS.
4. WHEN WORK HAS TO OCCUR UNDER THE DRIPLINE OF EXISTING TREES NOT SCHEDULED FOR REMOVAL, THE CONTRACTOR SHALL USE ALL POSSIBLE CARE TO AVOID INJURY TO THE TREES AND TREE ROOTS. GRADE IN LINES RADIAL TO THE EXISTING TREES RATHER THAN TANGENTIAL. ALL PARTIAL CUTS OR TEARS THROUGH ROOTS TWO INCHES IN DIAMETER AND LARGER SHALL BE CUT CLEAN. TRENCHES ADJACENT TO TREES SHALL BE FILLED WITHIN 24 HOURS AFTER EXCAVATION, BUT WHERE THIS IS NOT POSSIBLE, THE SIDE OF THE TRENCH ADJACENT TO THE TREE, AND ANY EXPOSED ROOTS SHALL BE KEPT SHADED AND MOIST WITH DAMPENED BURLAP OR CANVAS.
5. ALL SHRUB AND TREE AREA SHALL RECEIVE A WEED FABRIC LAYER. INSTALL WITH STAPLES, 3" OVERLAP AND COVER WITH MULCH.
6. ALL TURF, MULCH AND PLANTERS TO RECEIVE SOIL AMENDMENTS AND SOIL PREPARATION PER SPECIFICATIONS UNLESS OTHERWISE NOTED.
7. TREE PLANTING PER DETAIL K, SHEET D2.1. LARGE SHRUB PLANTING PER DETAILS A, B SHEET D2.2. GROUND COVER AND GROUND PLANE PLANTINGS PER DETAIL H, SHEET D2.3.

PLANTING LEGEND

SYM	QTY	SIZE	BOTANICAL/COMMON NAME	SPACING/ COMMENTS
TREES				
AF	3	15 GAL.	AGONIS FLEXUOSA 'BURGUNDY' BURGUNDY PEPPERMINT WILLOW	PER PLAN
	1	24" BOX		
AC	1	15 GAL	AESCULUS X CARNEA RED HORSE CHESTNUT	18'-0" O.C.
	2	24" BOX		
CO	4	15 GAL.	CERCIS OCCIDENTALIS WESTERN RED BUD (MULTI-TRUNK)	16'-0" O.C.
FS	1	24" BOX	FAGUS SYLVATICA COPPER BEECH	PER PLAN
	1	36" BOX		
GB	9	24" BOX	GINKGO BILOBA MAIDENHAIR TREE (MALE)	18'-0" O.C.
LF	2	15 GAL.	LYONOTHAMNUS FLORIBUNDUS CATALINA IRONWOOD	16'-0" O.C.
	2	24" BOX		
QV	1	36" BOX	QUERCUS VIRGINIANA SOUTHERN LIVE OAK (MULTI-TRUNK)	PER PLAN
QS	1	24" BOX	QUERCUS SUBER CORK OAK	PER PLAN
	1	36" BOX		
LARGE SHRUBS				
AP	1	24" BOX	ACER PALMATUM JAPANESE MAPLE	PER PLAN
GF	12	5 GAL	GREVILLEA FILIOBA SPIDER NET GREVILLEA	4'-6" O.C.
SN	11	15 GAL	SAMBUCUS NIGRA 'PURPUREA' BLACK ELDERBERRY	PER PLAN
VO	20	5 GAL	VIBURNUM OPULUS 'ROSEUM' COMMON SNOWBALL VIBURNUM	7'-0" O.C.

GROUND COVERS

SYM	QTY	SIZE	BOTANICAL/COMMON NAME	SPACING/ COMMENTS
CS	64	1 GAL	CALANDRINIA SPECTABILIS ROCK PURSLANE	4'-0" O.C.
CA	4	1 GAL	CALLISTEMON 'LITTLE JOHN' LITTLE JOHN DWARF BOTTLEBRUSH	4'-0" O.C.
CE	27	1 GAL	CAREX OSHIHUMENSIS 'EVERILLO' JAPANESE SEDGE	2'-0" O.C.
CH	212	1 GAL	CISTUS HYBRIDUS 'MICKIE' ROCKROSE	2'-6" O.C.
CR	427	1 GAL	CORREA REFLEXA NATIVE FUCHSIA	3'-0" O.C.
HM	25	1 GAL	HAKONECHLOA MACRA JAPANESE FOREST GRASS	3'-0" O.C.
HS	45	1 GAL	HEMEROCALLIS SPP. DAY LILY	3'-0" O.C.
MR	98	1 GAL	MAHONIA REPENS CREEPING BARBERRY	3'-0" O.C.

LIMIT OF WORK

LIMIT OF WORK

GROUND PLANE PLANTINGS

SYM	QTY	SIZE	BOTANICAL/COMMON NAME	SPACING/ COMMENTS
OE	184	1 GAL	OSTEOSPERMUM ECKLONIS 'ZION RED' AFRICAN DAISY	5'-0" O.C.
PJ	3	5 GAL	PIERIS JAPONICA 'RALTO' PASSION FROST JAPANESE PIERIS	4'-0" O.C.
RO	15	5 GAL	ROSA SPP. ROSE (SPECIES TBD)	8'-0" O.C.
VD	82	1 GAL	VIBURNUM DAVIDII DAVID VIBURNUM	3'-0" O.C.

MISCELLANEOUS

TURF - REFER TO SPECS

MULCH - REFER TO SPECS

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT · DEREK MCKEE · No. 4148 · Signature · EXPIRATION DATE: DEC. 2023 · STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON CALIFORNIA

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

L8.2 PLANTING PLAN

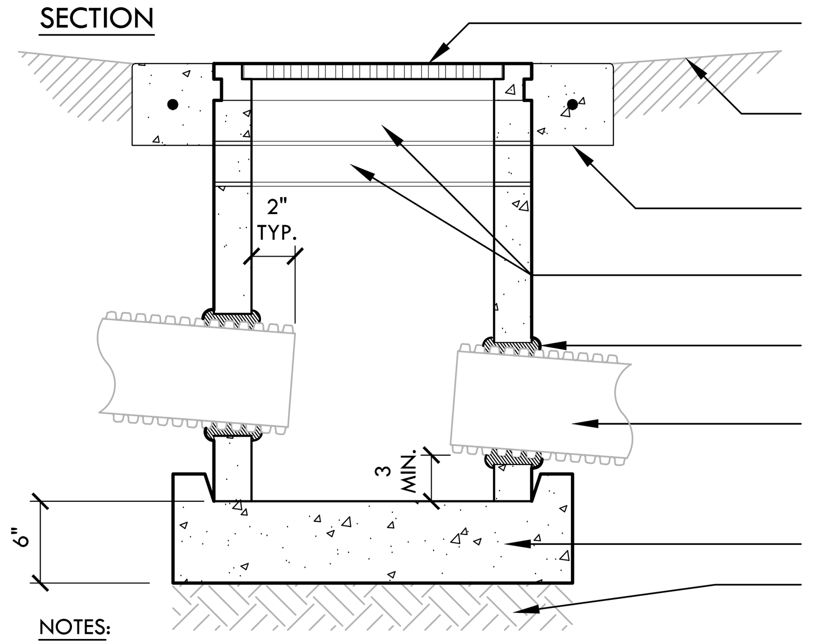
DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	22	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_plt.dwg

K — CATCH BASIN WITH EXISTING PIPE — NTS

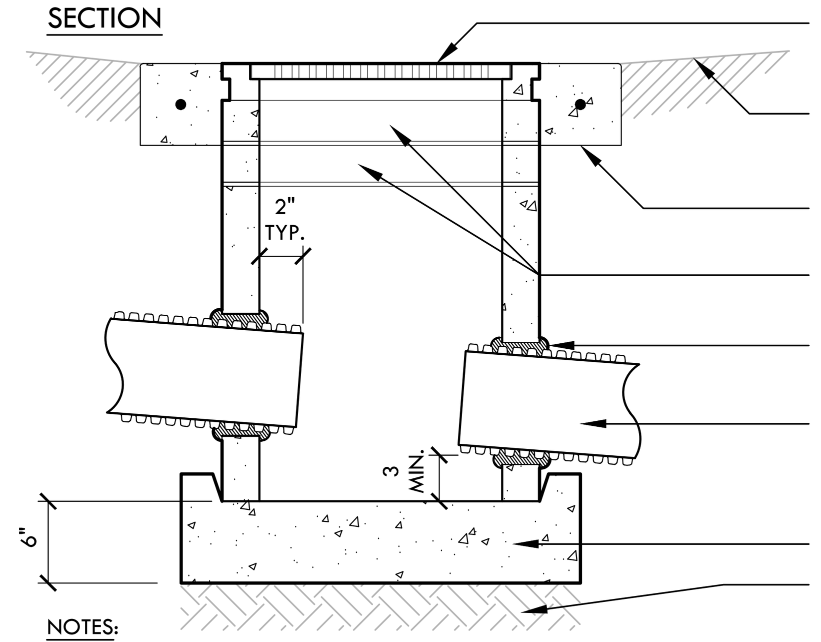
SECTION



NOTES:
1. SET CATCH BASIN RIM FLUSH WITH ADJACENT SURFACE. VERIFY EXACT LOCATION AND RIM PRIOR TO INSTALLATION.
2. POSITIVE DRAINAGE TO INLET SHALL BE VERIFIED BY CONTRACTOR.
3. ALL PIPING ENTRIES AND EXITS INTO DRAINAGE STRUCTURES SHALL BE GROUTED SMOOTH AND WATERTIGHT USING NON-SHRINK GROUT, TYP.
4. ALL RISERS AND EXTENSIONS SHALL BE CONNECTED WITH AN ADHESIVE PRODUCT, REFER TO SPECIFICATIONS.
5. ALL GRATES SHALL BE FITTED WITH LOCK-DOWN MECHANISMS OR BOLT-DOWN COVERS.
6. FOR BASIN SIZE, RIM AND INVERT ELEVATIONS, REFER TO GRADING AND DRAINAGE PLAN.

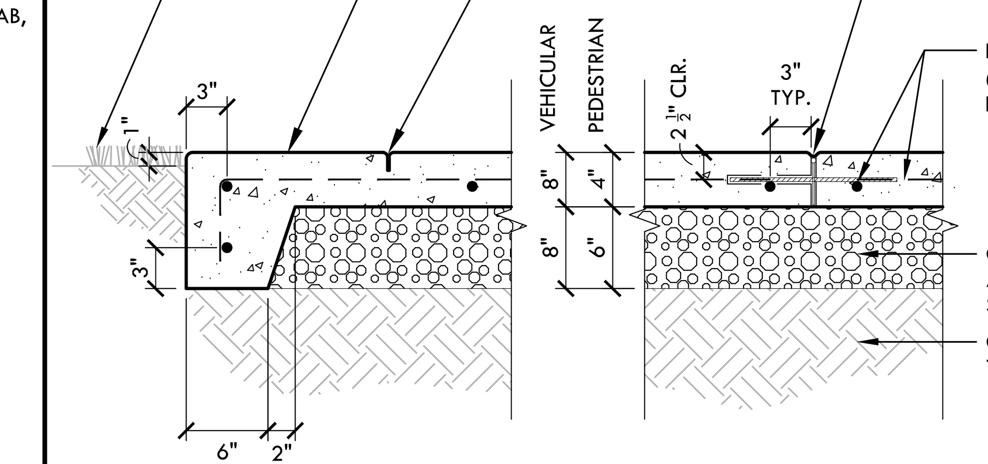
H — CATCH BASIN — NTS

SECTION



NOTES:
1. SET CATCH BASIN RIM FLUSH WITH ADJACENT SURFACE. VERIFY EXACT LOCATION AND RIM PRIOR TO INSTALLATION.
2. POSITIVE DRAINAGE TO INLET SHALL BE VERIFIED BY CONTRACTOR.
3. ALL PIPING ENTRIES AND EXITS INTO DRAINAGE STRUCTURES SHALL BE GROUTED SMOOTH AND WATERTIGHT USING NON-SHRINK GROUT, TYP.
4. ALL RISERS AND EXTENSIONS SHALL BE CONNECTED WITH AN ADHESIVE PRODUCT, REFER TO SPECIFICATIONS.
5. ALL GRATES SHALL BE FITTED WITH LOCK-DOWN MECHANISMS OR BOLT-DOWN COVERS.
6. FOR BASIN SIZE, RIM AND INVERT ELEVATIONS, REFER TO GRADING AND DRAINAGE PLAN.

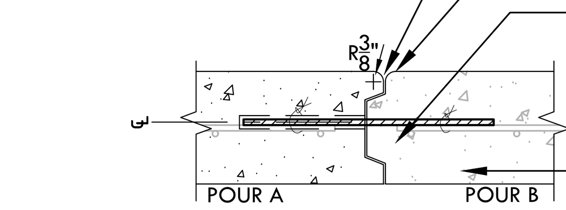
C — CONCRETE PAVING — NTS



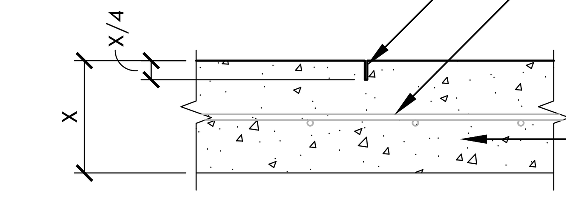
NOTE:
PROVIDE SCORE AND EXPANSION JOINTS PER MATERIAL PLAN.

D — CONCRETE JOINTS — NTS

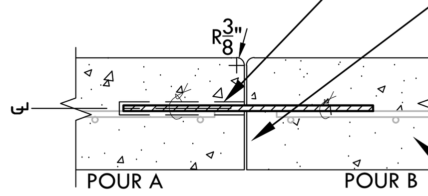
NOTE:
"KEYED KOLD" JOINTS, SHALL MATCH THICKNESS OF CONCRETE PAVING AND BE INSTALLED AT LOCATIONS SHOWN ON MATERIAL PLANS.



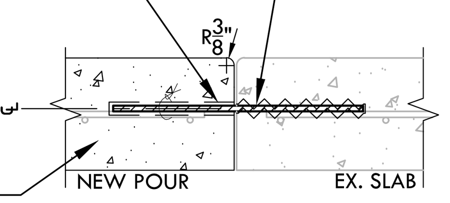
KEYED KOLD JOINT - VERTICAL AND LONGITUDINAL CONTROL
SECTION



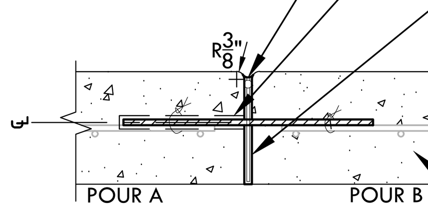
SCORE JOINT
SECTION



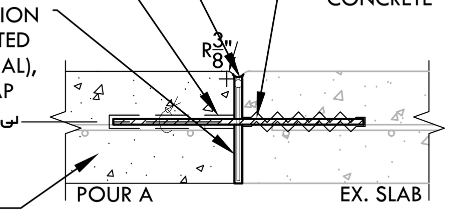
EXPANSION JOINT AT NEW CONCRETE
SECTION



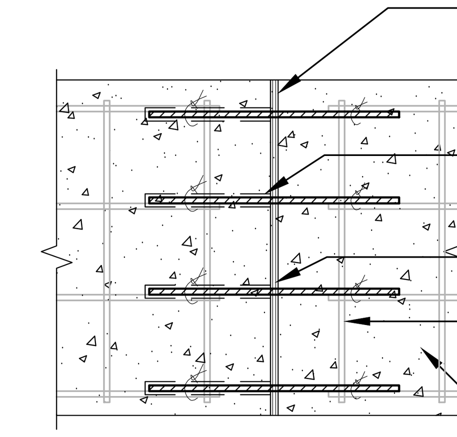
EXPANSION JOINT AT EXISTING CONCRETE
SECTION



EXPANSION JOINT AT NEW CONCRETE
SECTION



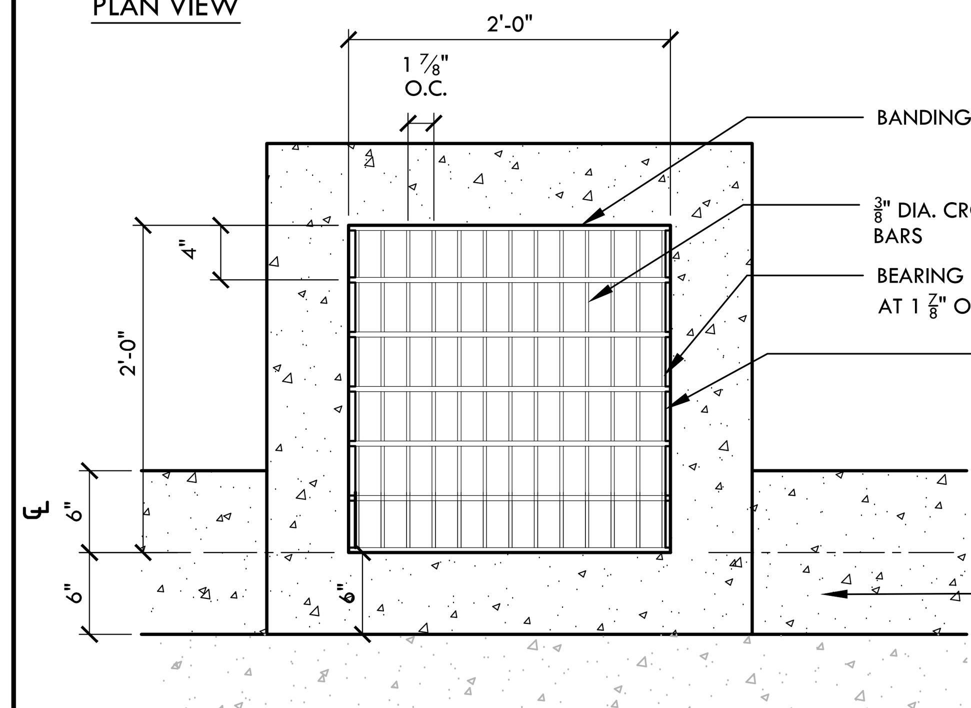
EXPANSION JOINT AT EXISTING CONCRETE
SECTION



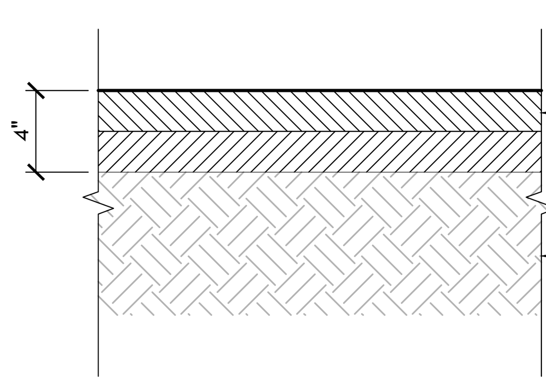
CONSTRUCTION / EXPANSION JOINT
PLAN

J — CATCH BASIN WITH CONCRETE COLLAR — NTS

PLAN VIEW



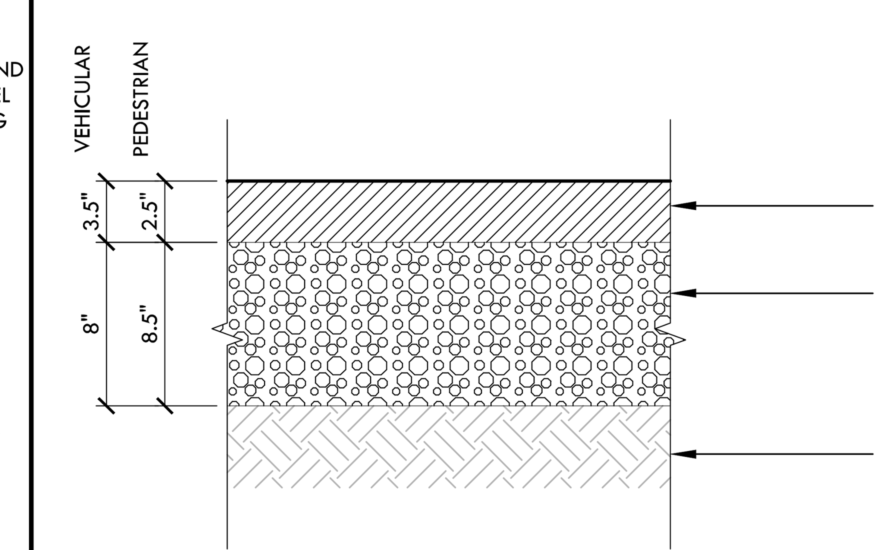
G — DECOMPOSED GRANITE — NTS



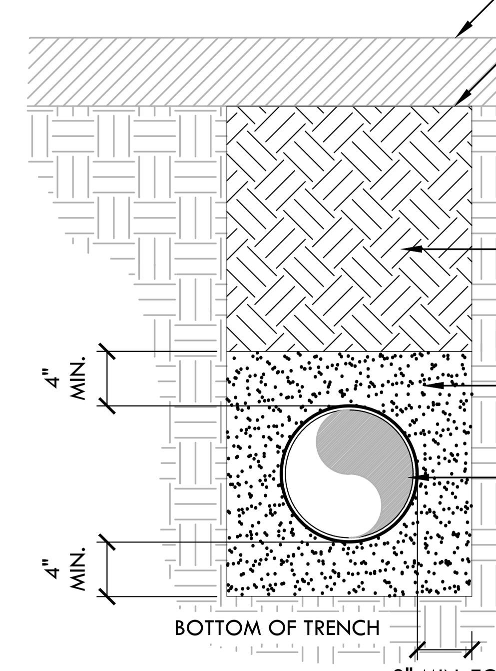
NOTE:
COMBINE WITH METAL HEADER BOARD, DETAIL J, SHEET D1.2 FOR EDGING. REFER TO MATERIAL PLAN

B — ASPHALT PAVING — NTS

SECTION

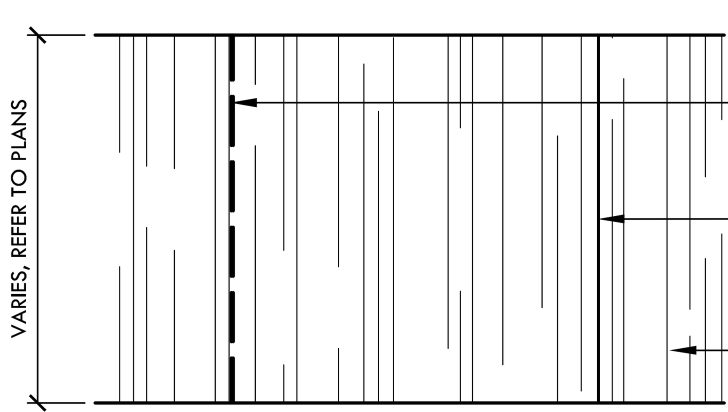


I — TRENCH BACKFILL - SOLID WALL STORM/SEWER — NTS



NOTE:
CONTRACTOR TO INSTALL SURFACING IMPROVEMENTS PER DRAWINGS. SECTIONS FOR SURFACING IMPROVEMENTS SHALL SUPERCEDE BACKFILL FOR STORM DRAINS.

F — CONCRETE PAVING FINISH — NTS



PLAN

NOTE:
REFER TO MATERIAL PLANS FOR LOCATIONS OF SCORE JOINTS AND EXPANSION JOINTS.

A — EDGEBAND AND TALL CURB NOTES — NTS

NOTES PERTAIN TO ALL EDGEBAND AND CURB DETAILS:

1. FOR EDGEBAND, CURBS, INSTALL SCORE JOINTS AT 10' O.C. SPACING AND FIBER EXPANSION JOINTS EVERY 20' ON STRAIGHT RUNS. ON CURVED RUNS, FIBER EXPANSION JOINTS SHALL BE SPACED 10' O.C., WITH ALTERNATING SCORE JOINTS AT 5' O.C. SPACING.
2. ALL EXPANSION JOINTS SHALL BE SEALED, PER SPECIFICATIONS.

NOTES PERTAIN TO ALL TALL CURB DETAILS:
1. PROVIDE EXPANSION JOINTS, CENTERED BETWEEN EVERY THIRD FENCE POST.
2. PROVIDE EXPANSION JOINTS AT EACH LOCATION WHERE AN ELEVATION STEP OCCURS BETWEEN CHANGING CURB/EDGEBAND TYPES.
3. AT EXPANSION JOINTS, PROVIDE A 24" LONG #4 DOWEL AT EACH CURB HORIZONTAL REBAR, CENTERED ON THE JOINT., AS PER DETAIL.
4. EXPANSION JOINTS SHALL BE INSTALLED WITH A 3/4" CHAMFER BUILT INTO THE FORM WORK, IN ADDITION TO THE FIBER EXPANSION JOINT MATERIAL.
5. PROVIDE A CONTROL JOINT AT EACH FENCE POST. THE VERTICAL JOINT SHALL BE A 3/4" CHAMFER BUILT INTO THE FORM WORK. THE HORIZONTAL JOINT, ALONG THE TOP OF CURB, SHALL BE A TOOLED SCORE JOINT, ALIGNED WITH AND MATCHING THE VERTICAL CHAMFER JOINT.
6. ALL EXPANSION JOINTS SHALL BE SEALED PER SPECIFICATION.
7. NO SCORE JOINTS ARE REQUIRED ON TALL CURBS, EXCEPT AS INDICATED AT EACH FENCE POST IN ITEM #5 ABOVE.

FINISHES
EDGEBANDS, GUTTERS, CURBS: MEDIUM BROOM
GRADE BEAM: MEDIUM SAND BLAST - TOP AND SIDES

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT — DEREK MCKEE — No. 4148 — EXPIRATION DATE: DEC. 2023 — STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

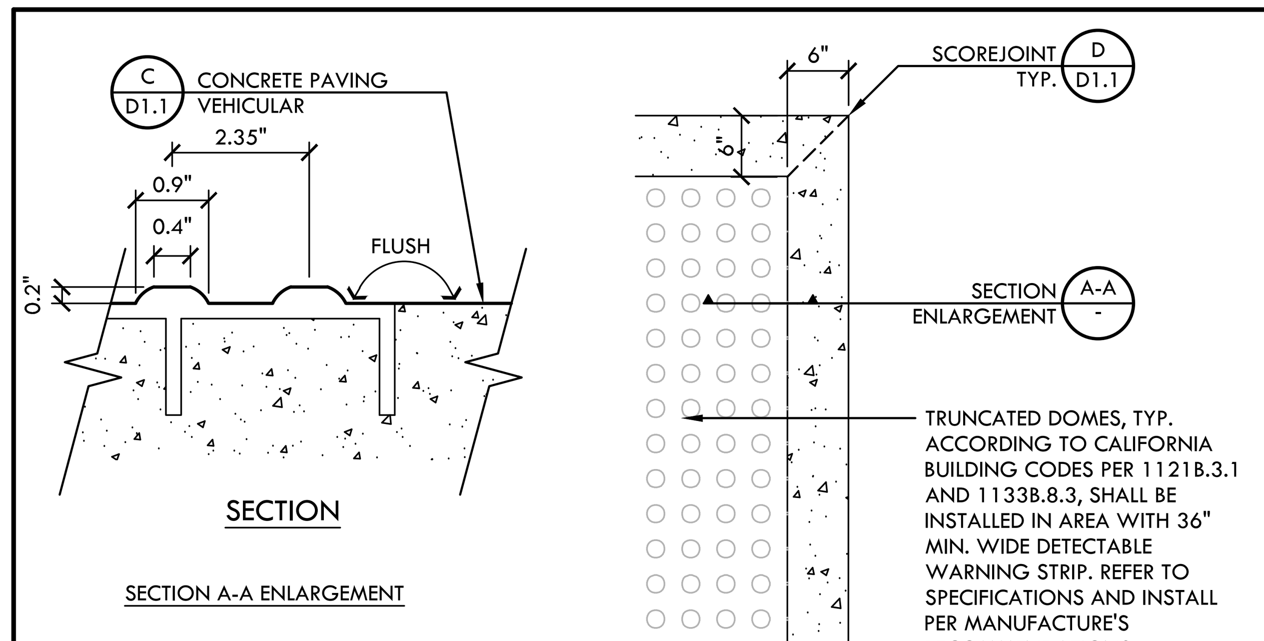
TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS
D1.1 CONSTRUCTION DETAILS

DISREGARD PRINTS BEARING EARLIER PLOT DATES

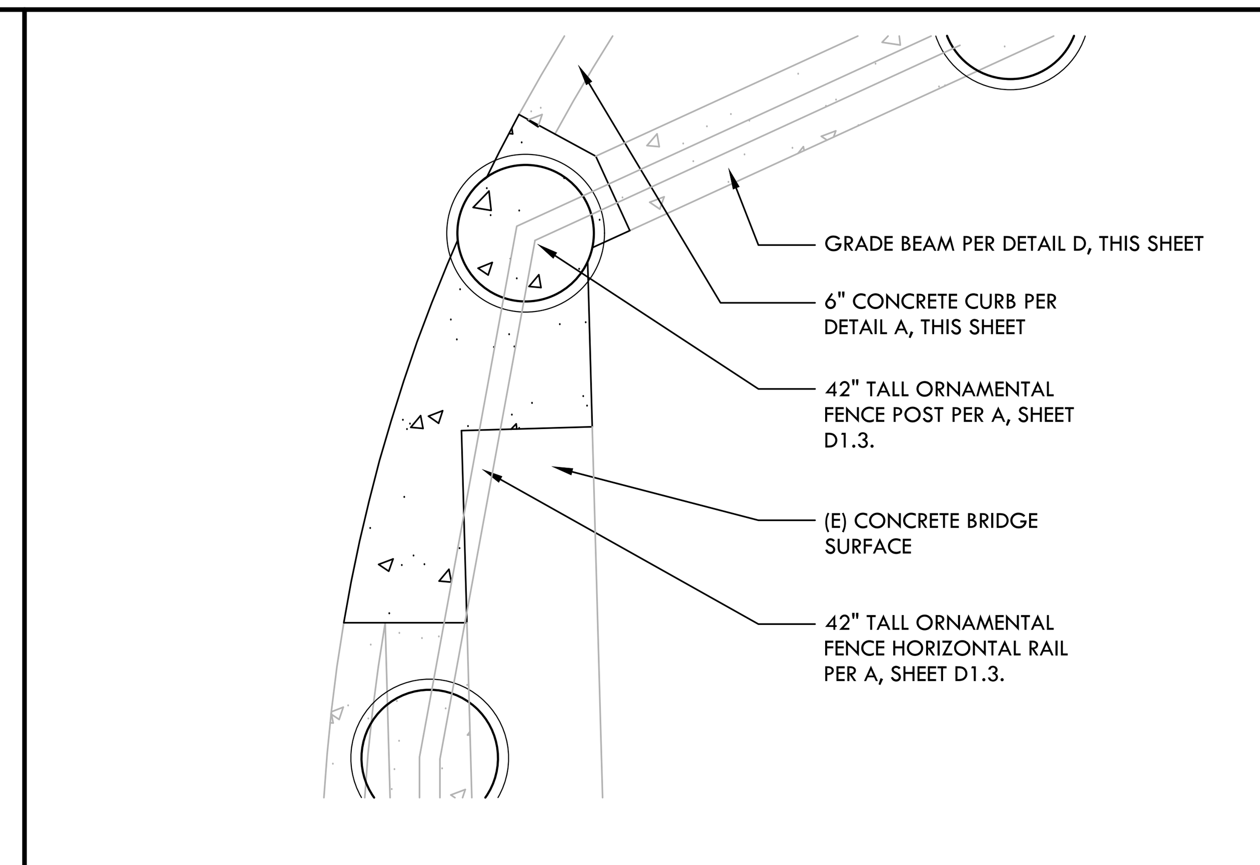
DATE PLOTTED	SHEET	OF
05/20/2021	23	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_dtl-d1.1.dwg

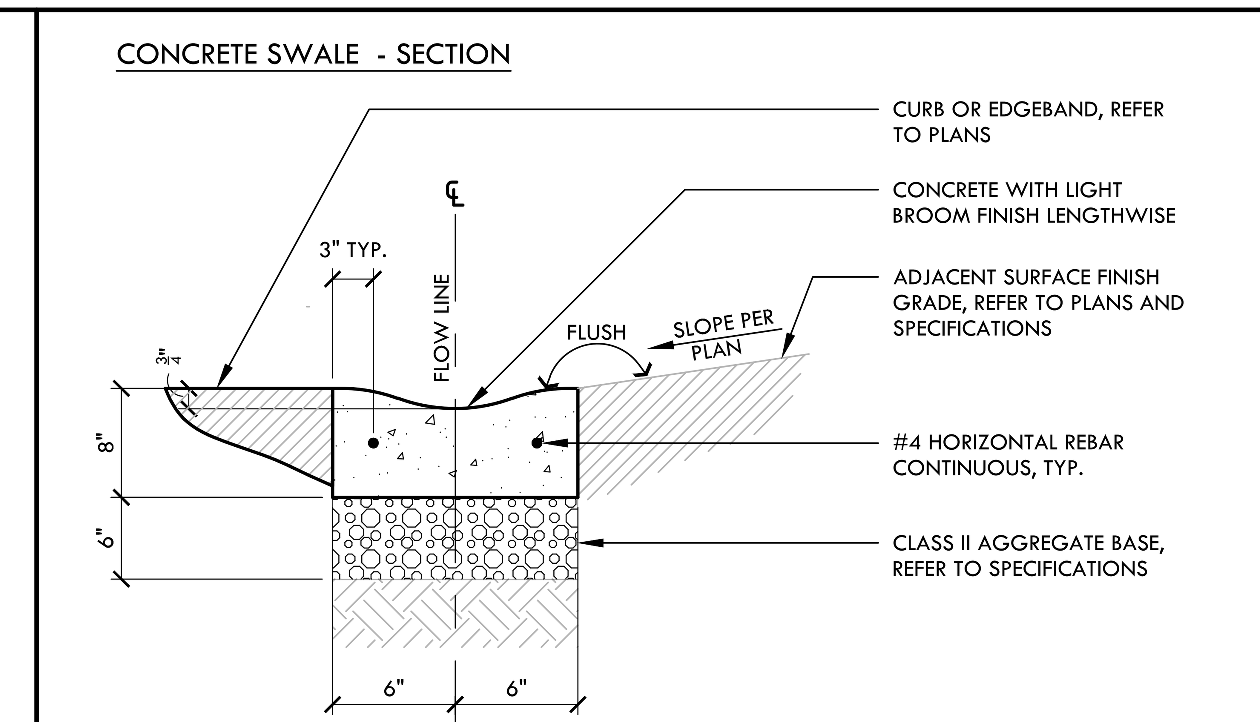


NOTE:
1. CONCRETE PAVING SHALL BE FLUSH WITH TRUNCATED DOMES TOP OF BASE. 4" THICK UNDER DOMES AND 6" EDGE ON OUTSIDE BAND.
2. TRUNCATED DOMES TILE TO BE WET-SET IN CONCRETE PAVING PER MANUFACTURER'S RECOMMENDATIONS.

L TRUNCATED DOMES NTS

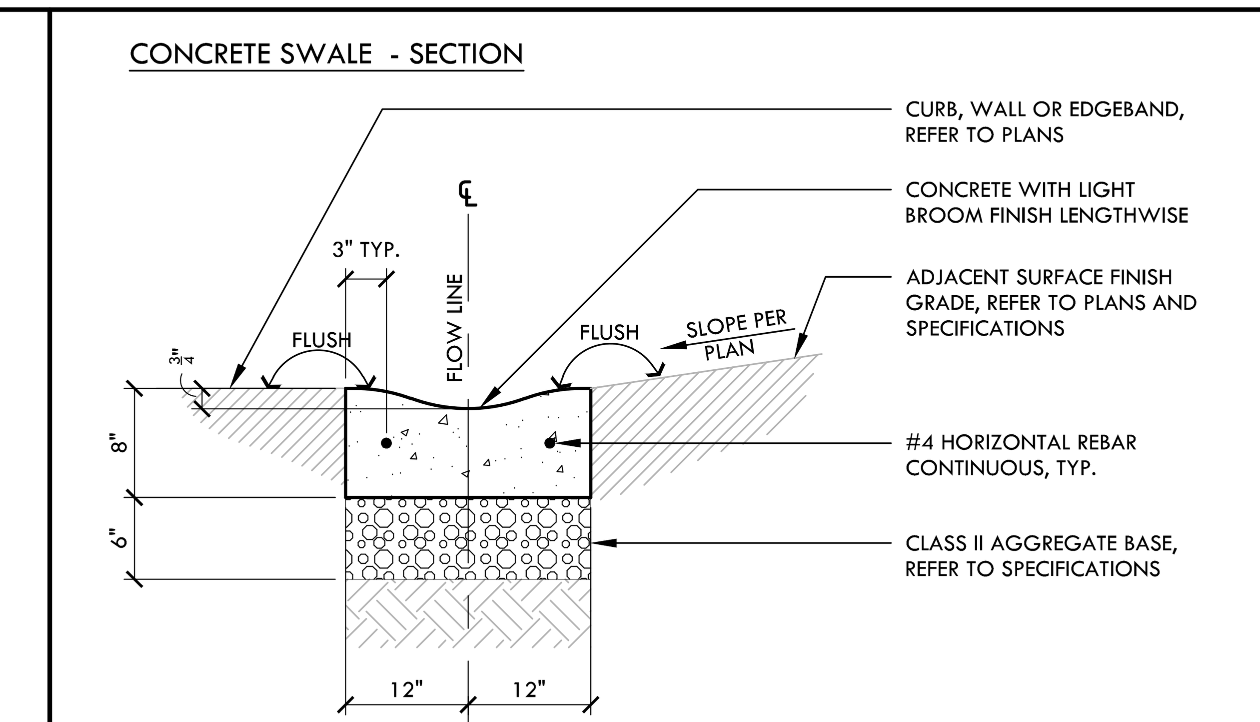


I CONCRETE PIECE AT BRIDGE NTS



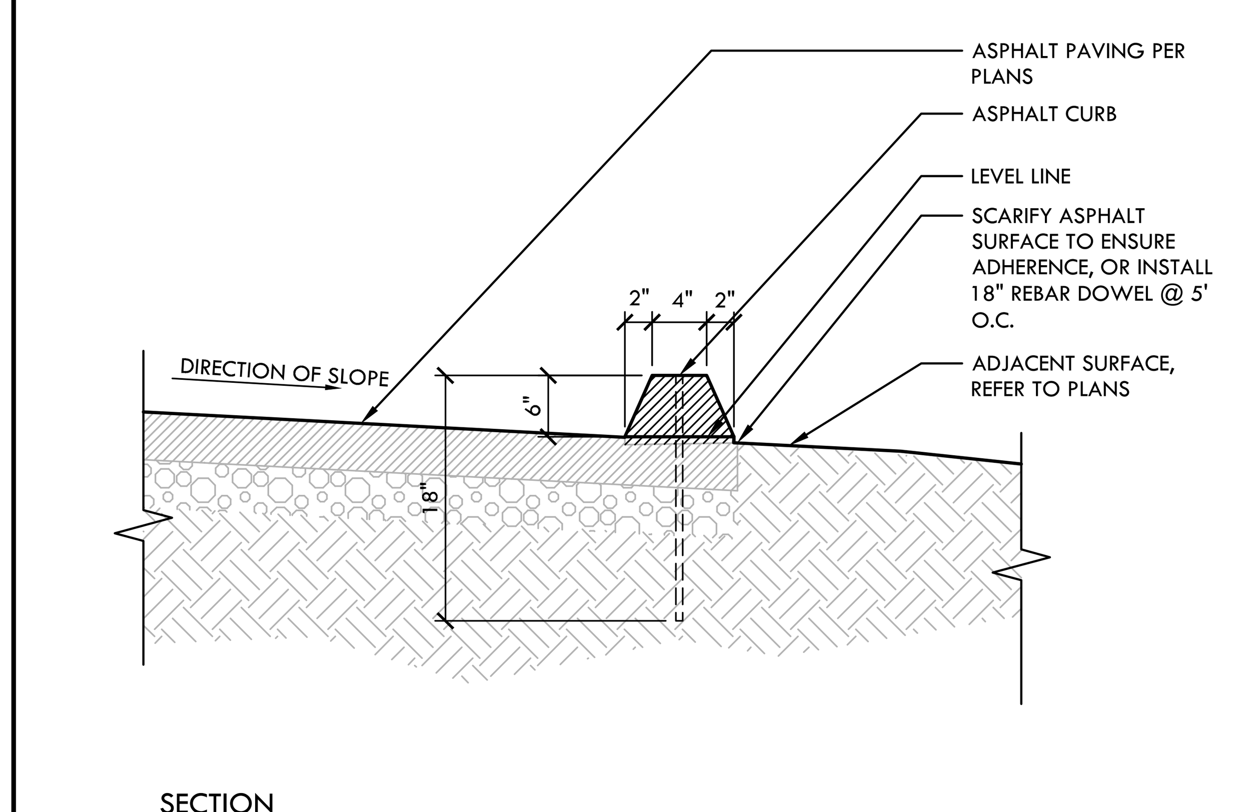
NOTES:
1. PROVIDE SCORE JOINTS 8' ON CENTER.
2. SJ = SAWCUT JOINT
EJ = EXPANSION JOINT
REFER TO DETAIL D, SHEET D1.1.

F CONCRETE SWALE - TYPE 2 - 12" NTS

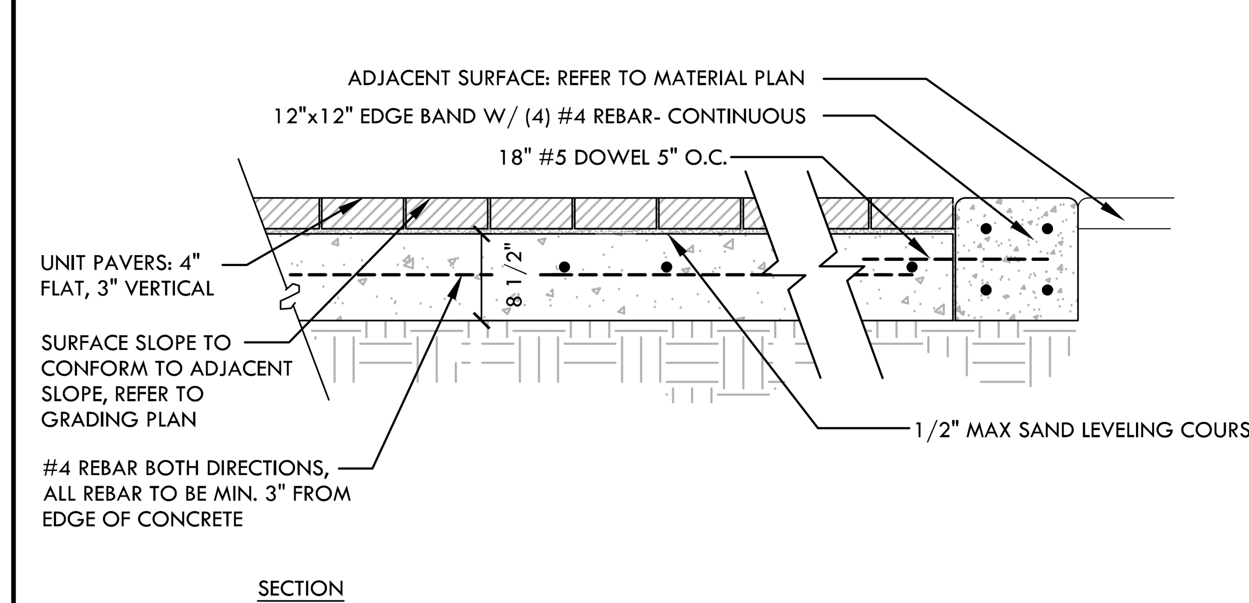


NOTES:
1. PROVIDE SCORE JOINTS 8' ON CENTER.
2. SJ = SAWCUT JOINT
EJ = EXPANSION JOINT
REFER TO DETAIL A, SHEET D1.1.

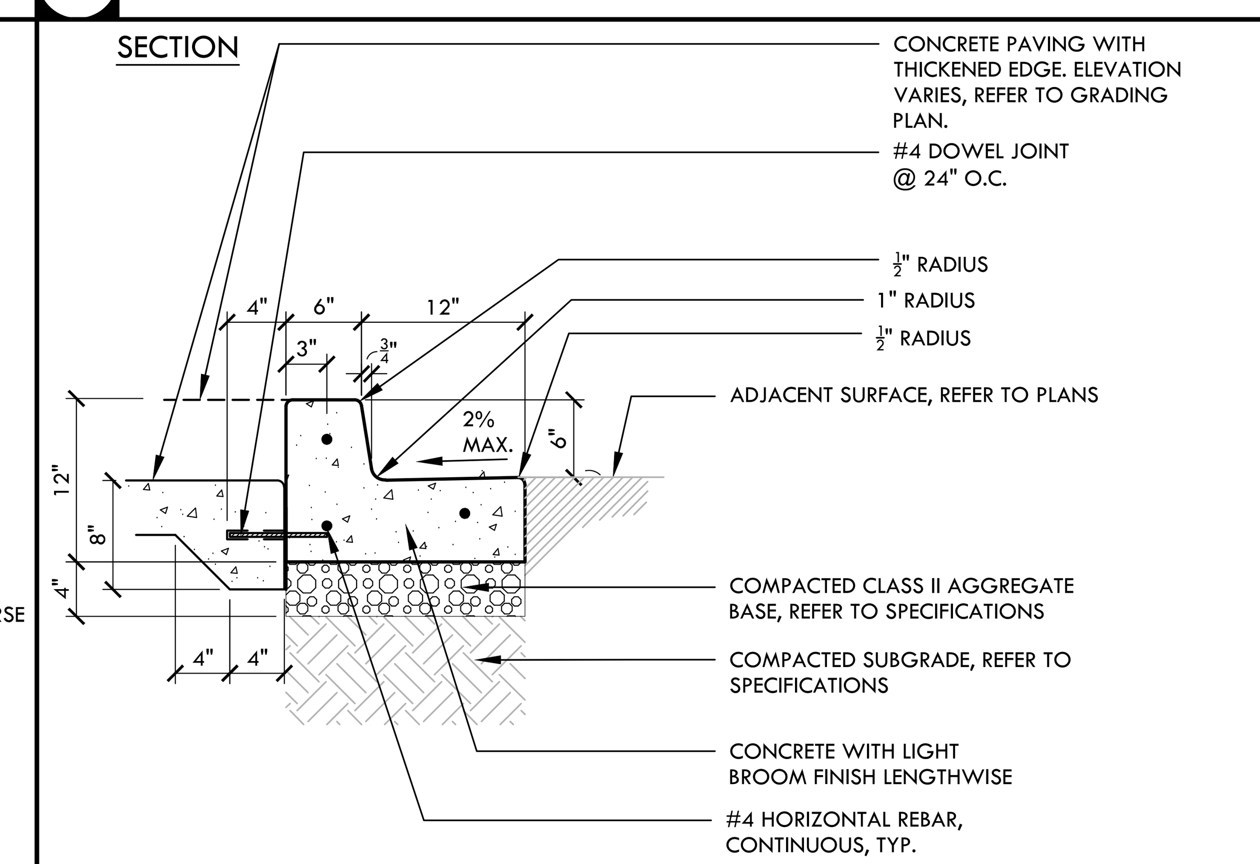
C CONCRETE SWALE - TYPE 1 - 24"



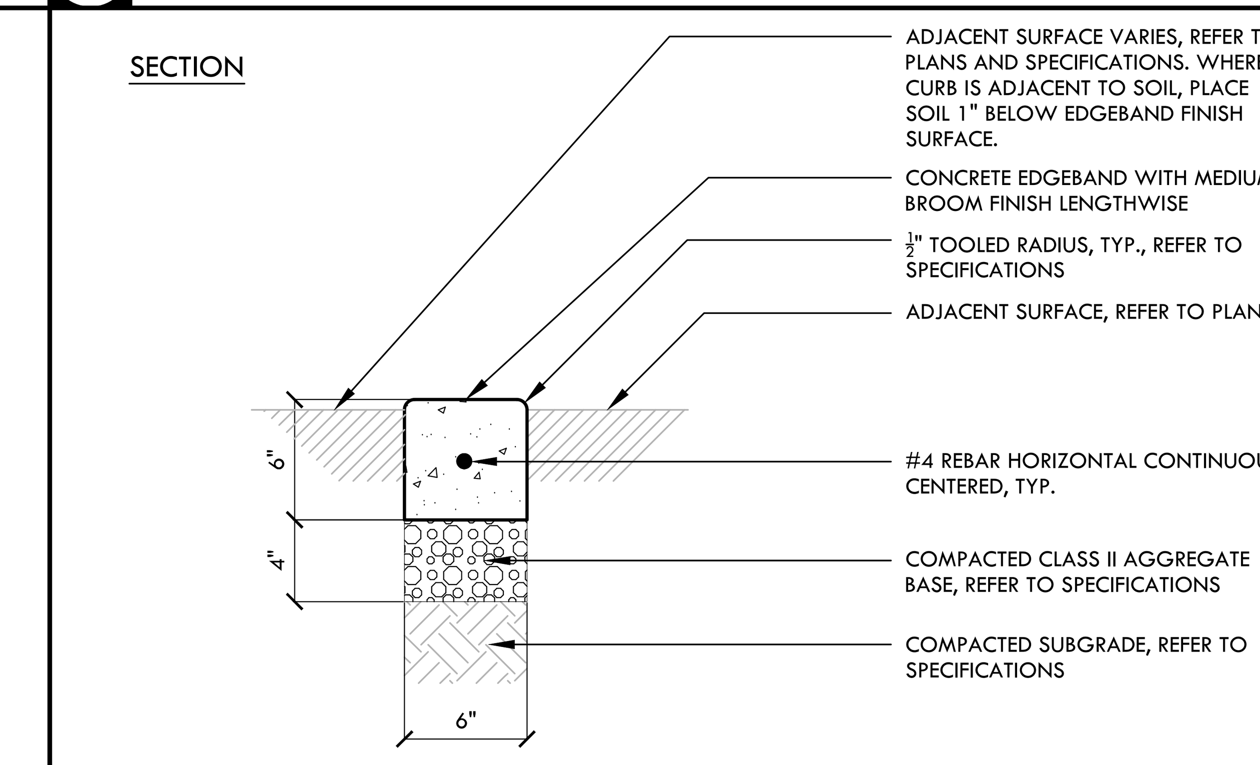
K 6" ASPHALT CURB NTS



H DECORATIVE INTERLOCKING PAVERS NTS

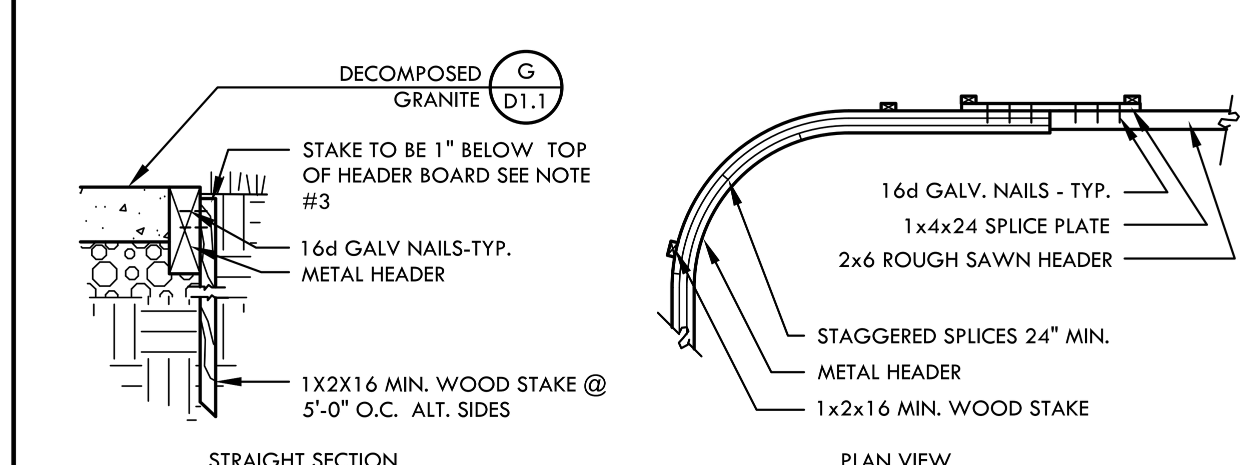


E CONCRETE CURB AND GUTTER NTS



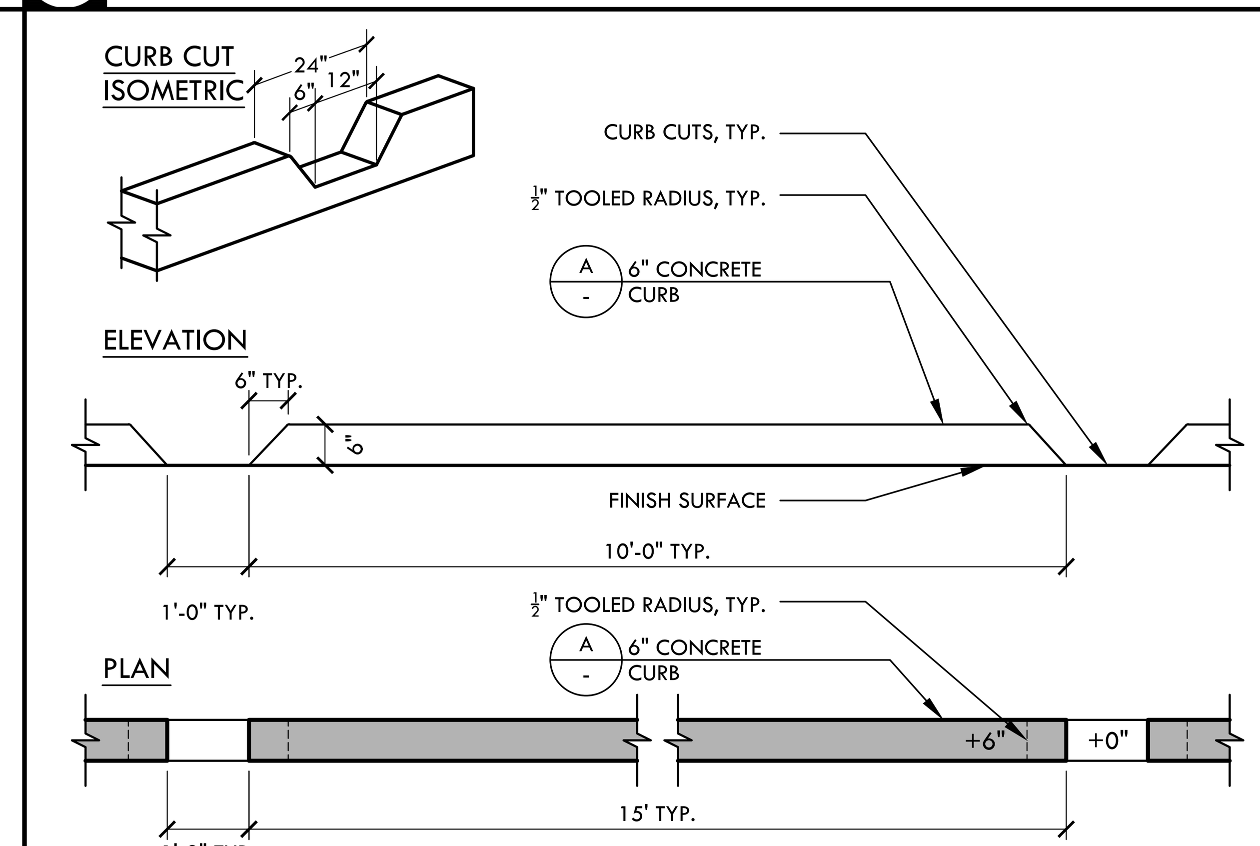
NOTE:
1. REFER TO EDGEBAND AND TALL CURB NOTES, DETAIL A, SHEET D1.1 FOR ADDITIONAL INFORMATION.

B 6" CONCRETE EDGEBAND NTS

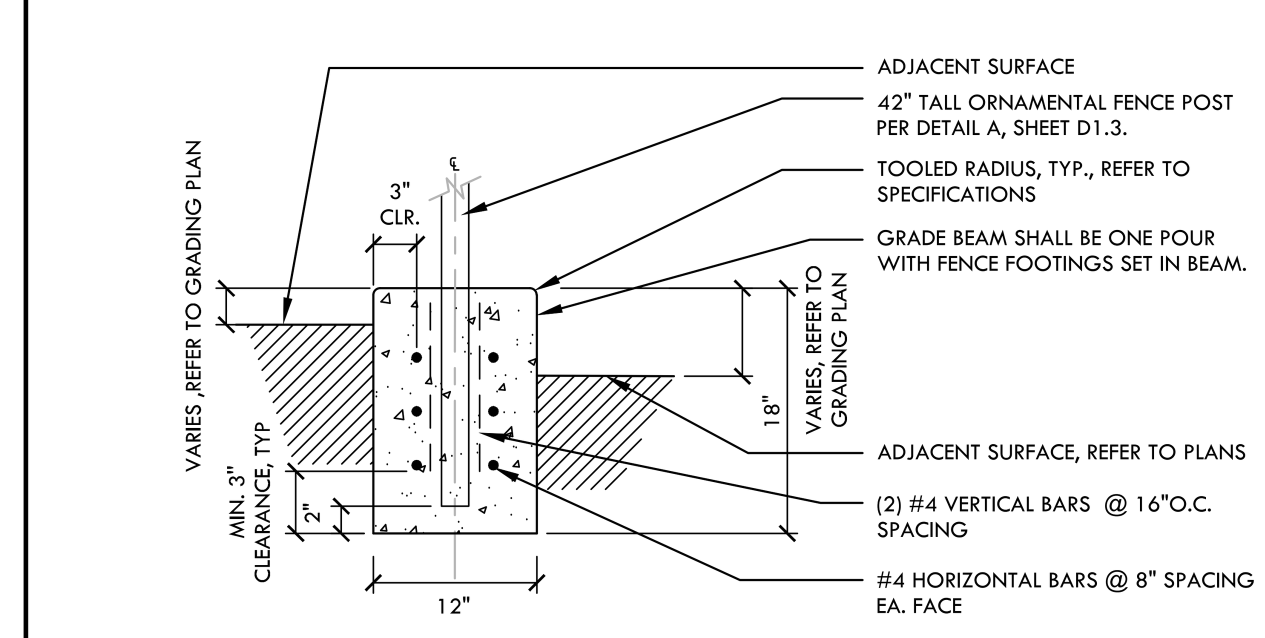


NOTE:
1. USE CURVED DETAIL WHEN RADIUS IS LESS THAN 30' & BOARD LENGTH IS LESS THAN 16'
2. FINISH GRADE OF PLANTING AREA 1" BELOW TOP OF HEADER.
3. TAPER FINISH GRADE TO 1" WITHIN 4'-0" OF HEADER BOARD.

J METAL HEADER BOARD NTS

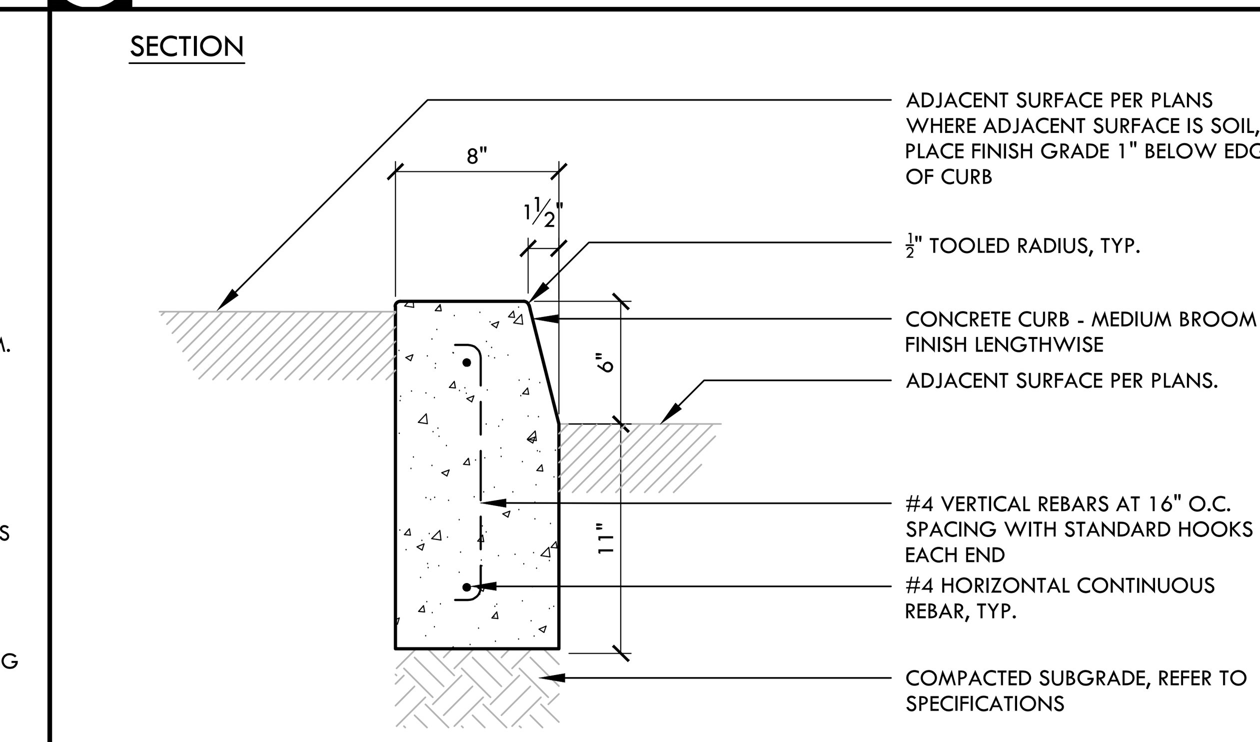


G SCUPPER AT CONCRETE CURB NTS



NOTE:
1. REFER TO EDGEBAND AND TALL CURB NOTES, DETAIL A, SHEET D1.1 FOR ADDITIONAL INFORMATION.
2. ORNAMENTAL GATE POST TO INCLUDE#4 REBAR REINFORCEMENT WITH CONCRETE IN EACH POST.

D 12" x 18" CONCRETE GRADE BEAM NTS



NOTE:
REFER TO EDGEBAND AND TALL CURB NOTES, DETAIL A, SHEET D1.1 FOR ADDITIONAL INFORMATION.

A 6" CONCRETE CURB NTS

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT DEREK MCKEE No. 4148 EXPIRATION DATE: DEC. 2023 STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

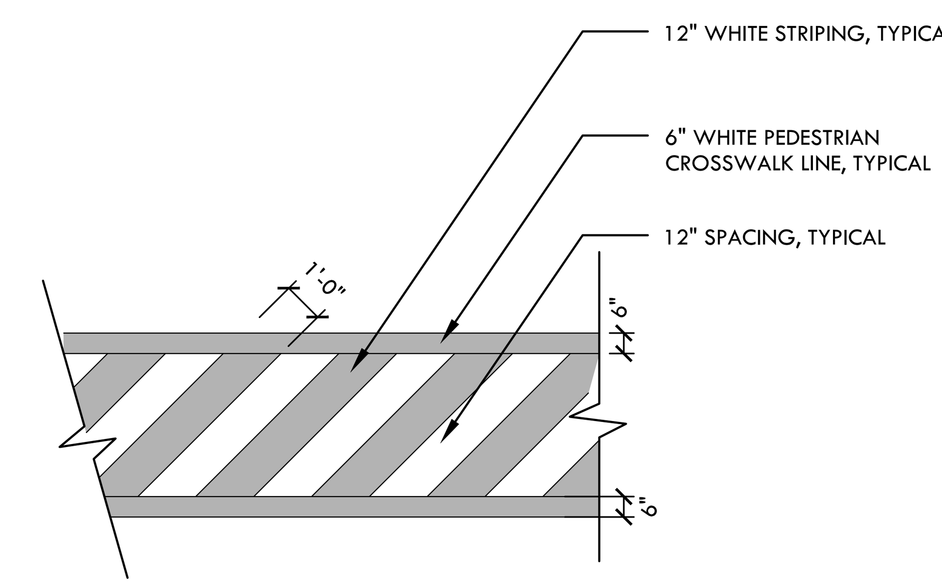
TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS
D1.2 CONSTRUCTION DETAILS

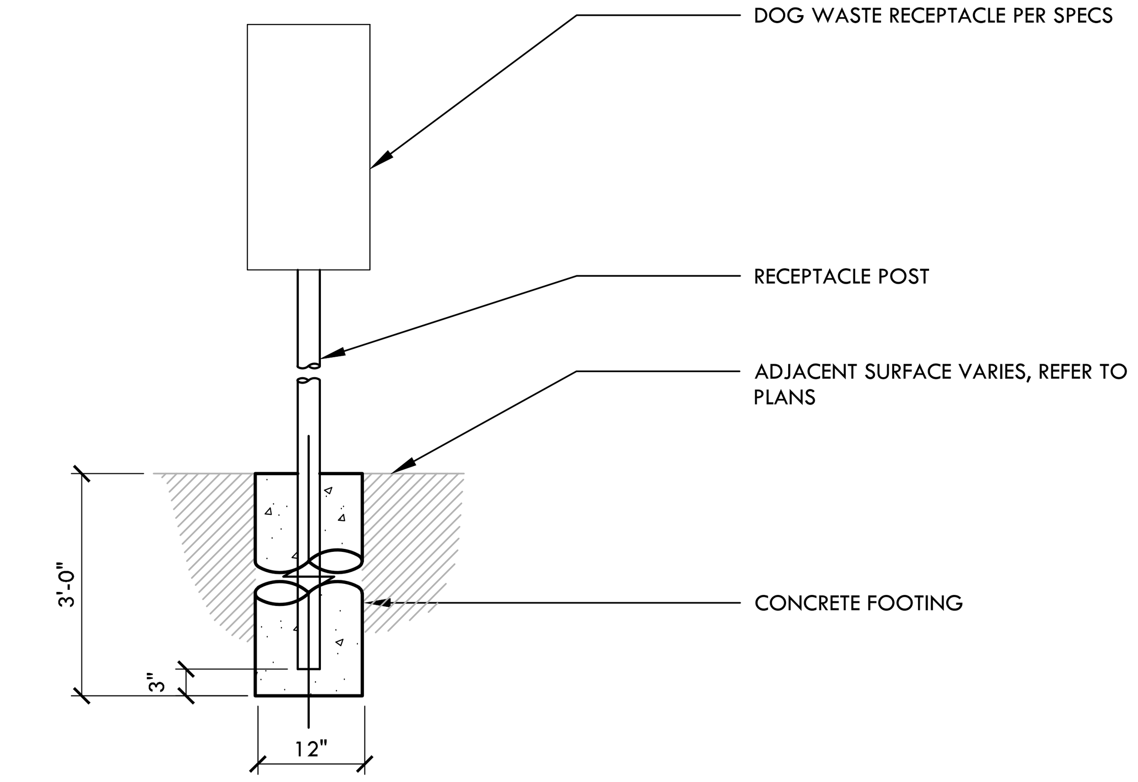
DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	24	29

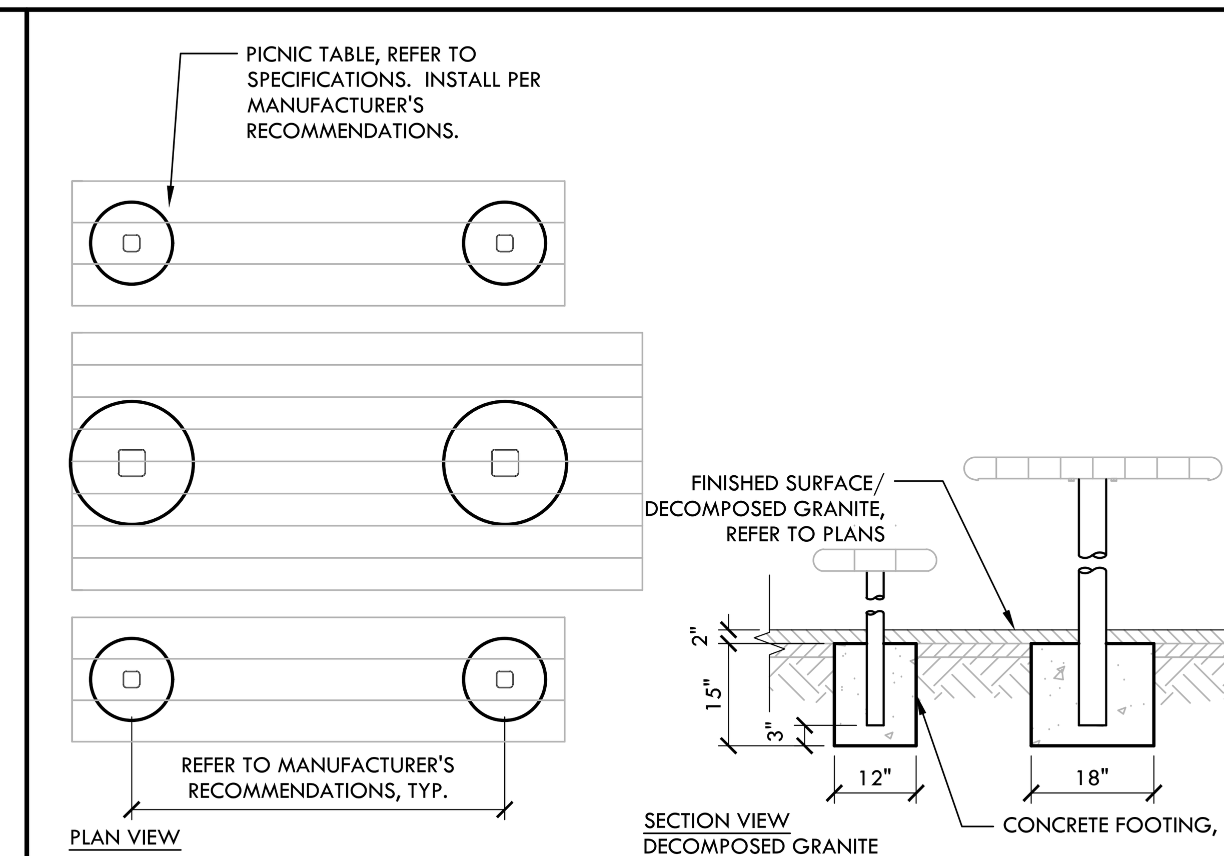
DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_dtl-d1.2.dwg



I CROSSWALK STRIPING NTS

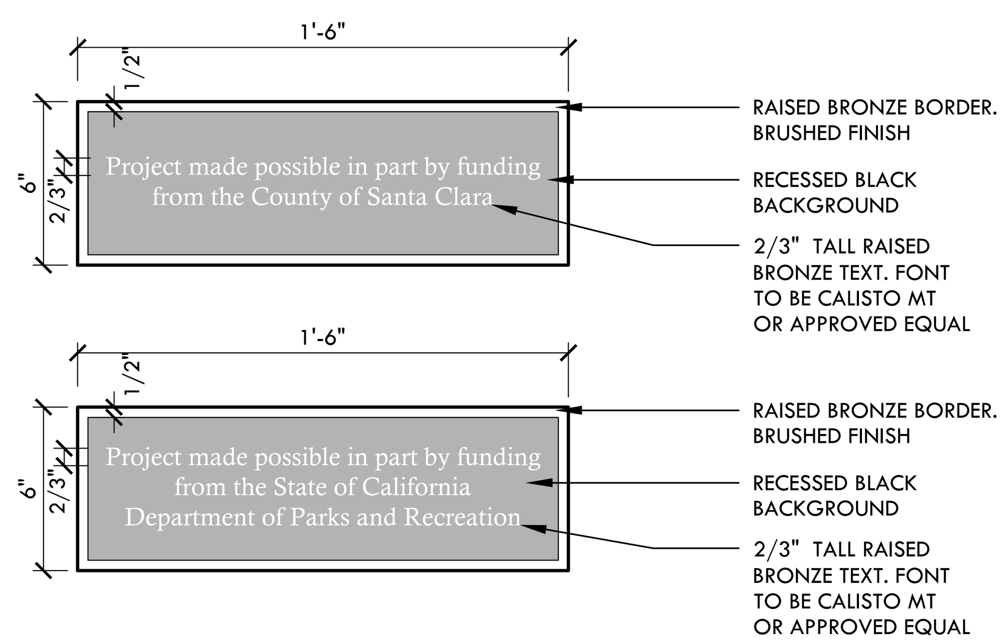


F DOG WASTE STATION NTS



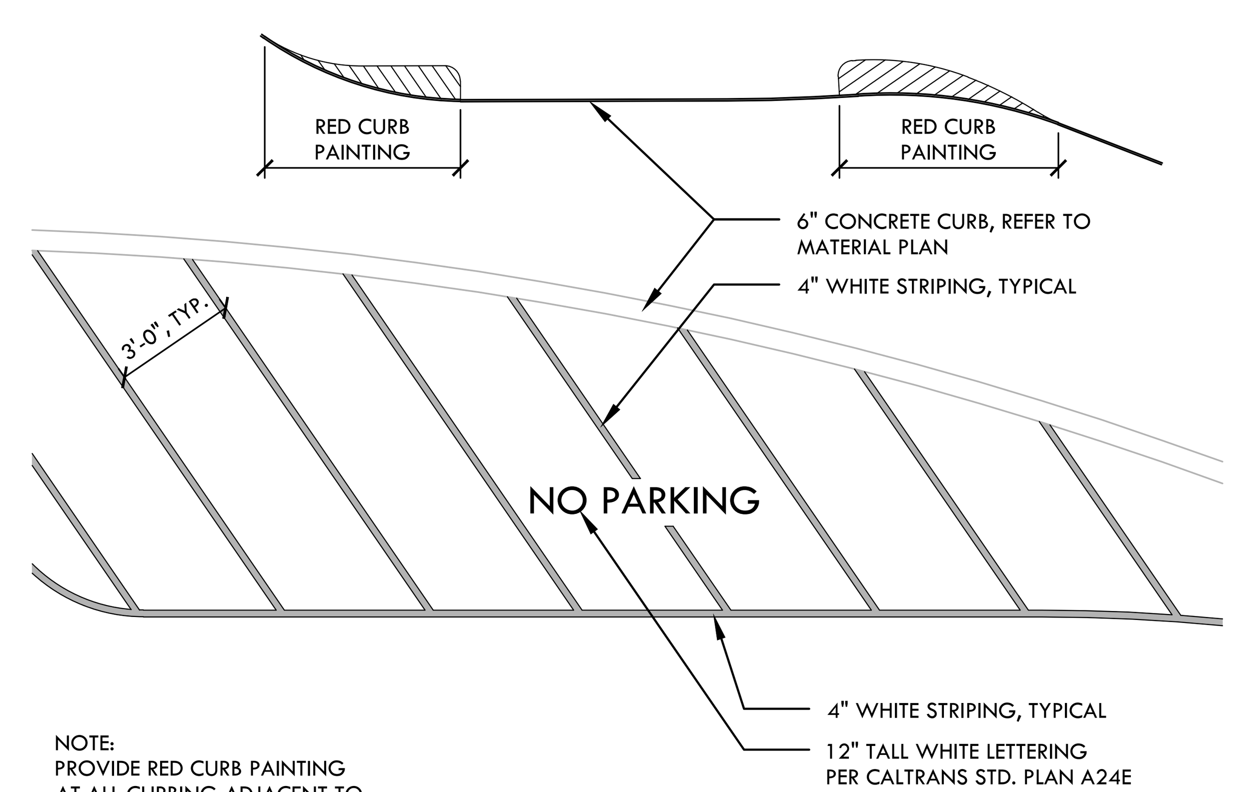
C ADA PICNIC TABLE NTS

L



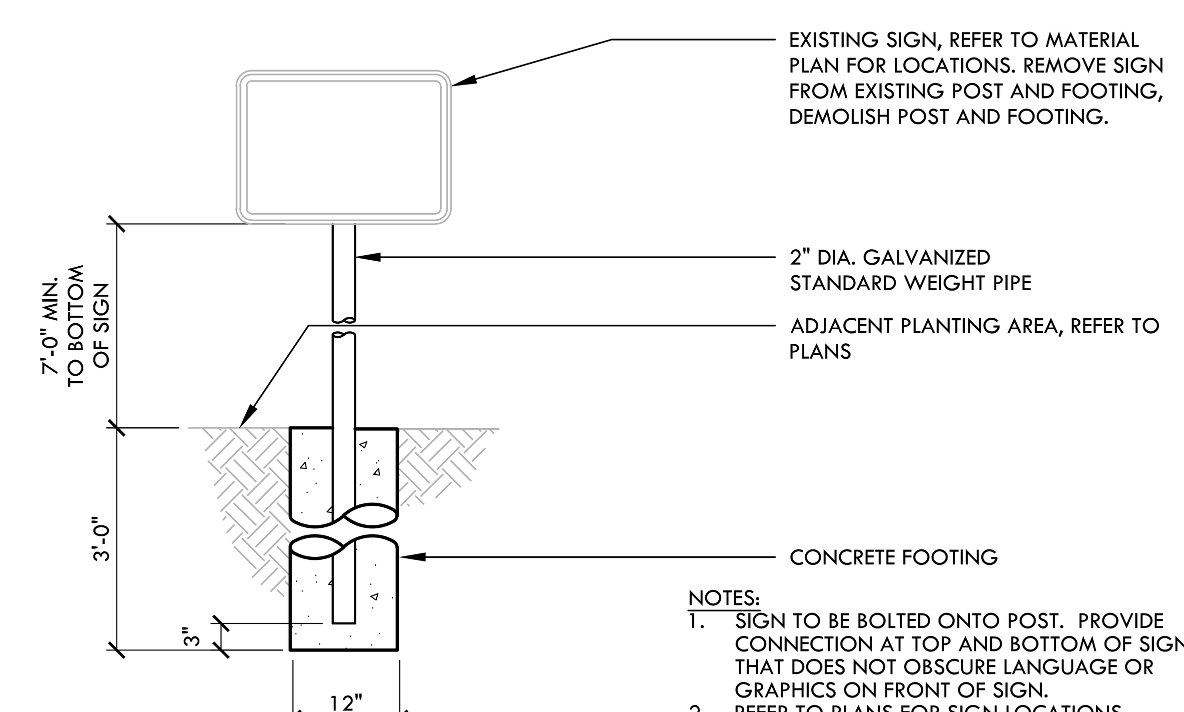
NOTE:
1. CONTRACTOR TO PROVIDE SHOP DRAWINGS FOR FUNDING PLAQUES. PLAQUES TO BE CAST BRONZE, 5/16" THICK. NO OTHER SPECIFICATIONS ARE PROVIDED BEYOND THIS DETAIL.
2. CONTRACTOR TO INSTALL PLAQUES AT LOCATIONS DETERMINED BY THE ENGINEER.

K FUNDING PLAQUES NTS



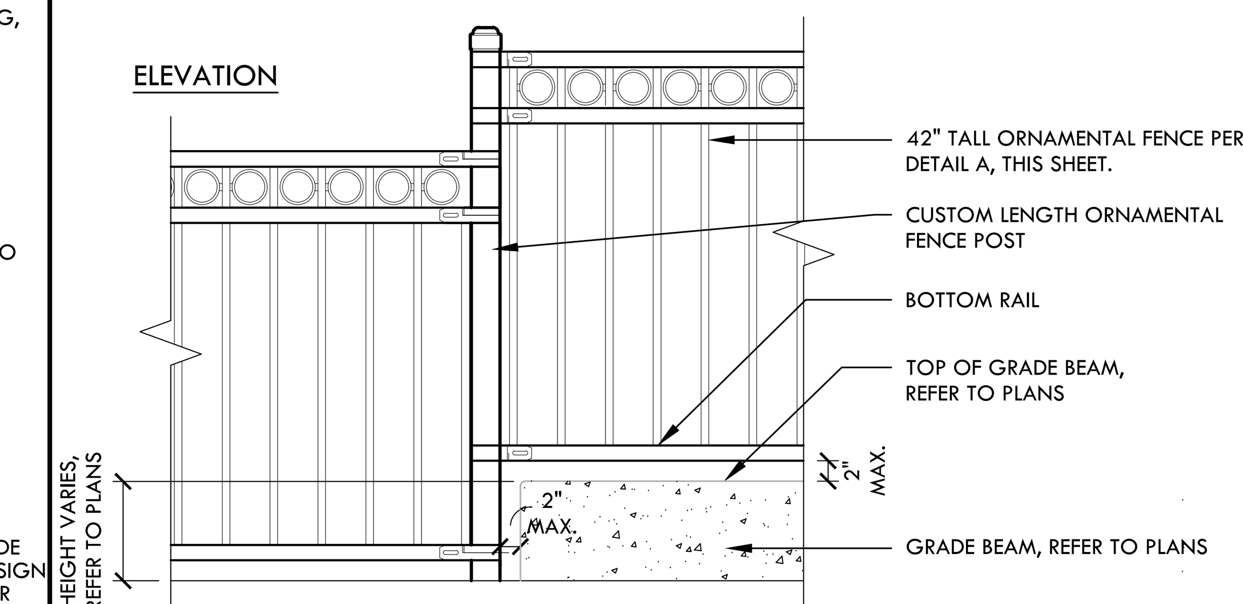
NOTE:
PROVIDE RED CURB PAINTING AT ALL CURBING ADJACENT TO STRIPING

H NO PARKING STRIPING NTS

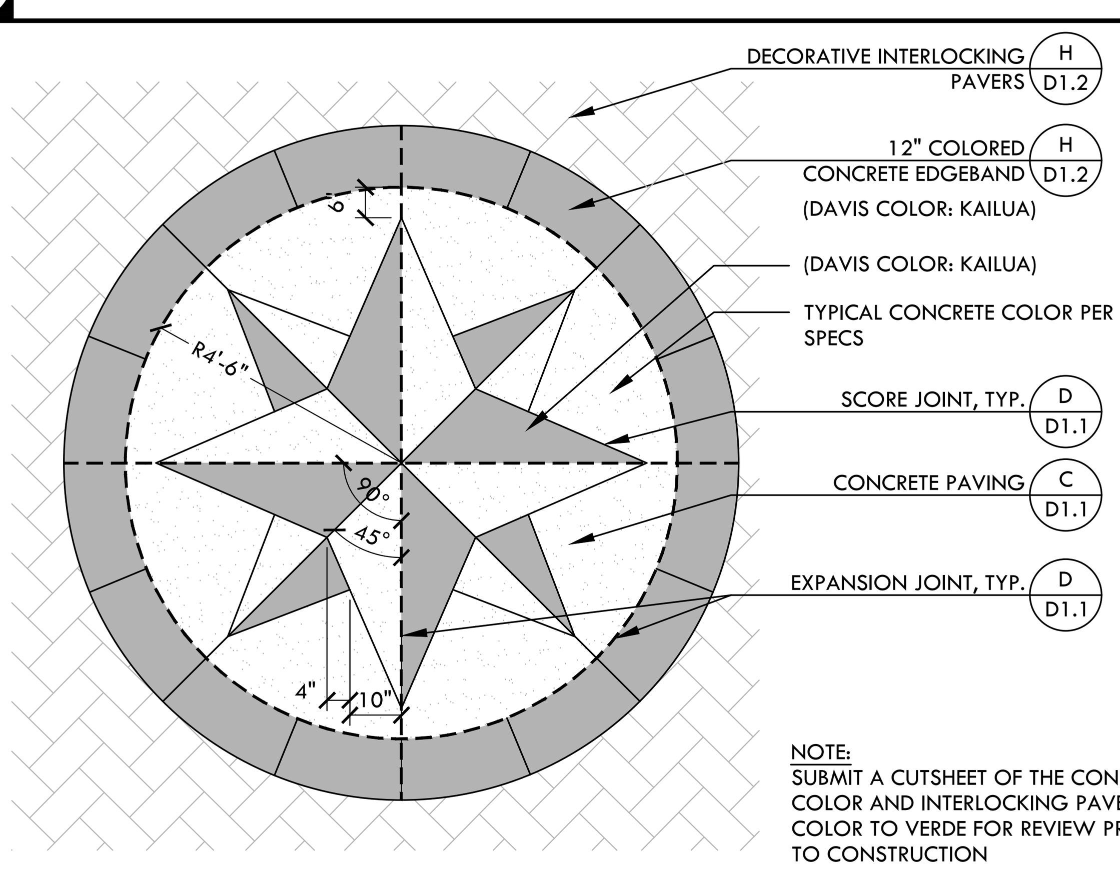


NOTES:
1. SIGN TO BE BOLTED ONTO POST. PROVIDE CONNECTION AT TOP AND BOTTOM OF SIGN THAT DOES NOT OBSCURE LANGUAGE OR GRAPHICS ON FRONT OF SIGN.
2. REFER TO PLANS FOR SIGN LOCATIONS. CONFIRM WITH OWNER'S REPRESENTATIVE PRIOR TO INSTALLATION.

E NEW POST AND FOOTING FOR EXISTING SIGN NTS

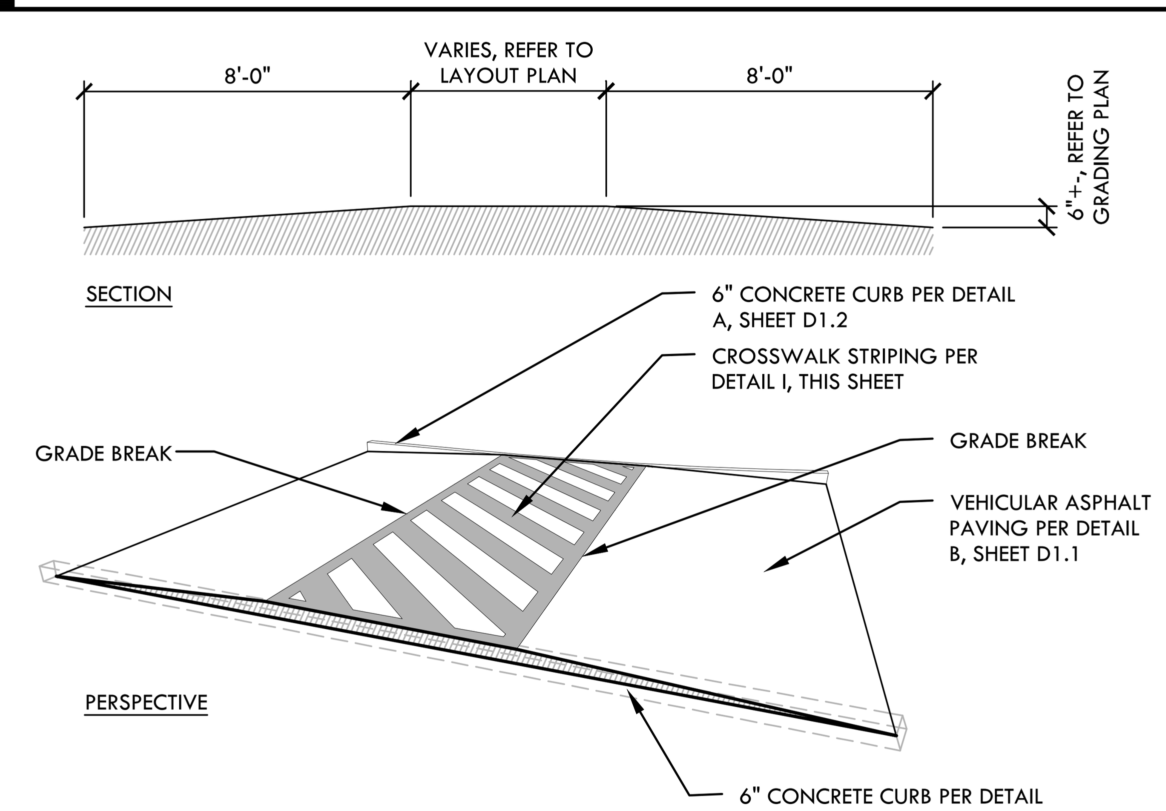


B ORNAMENTAL FENCE AT GRADE BEAM STEP NTS

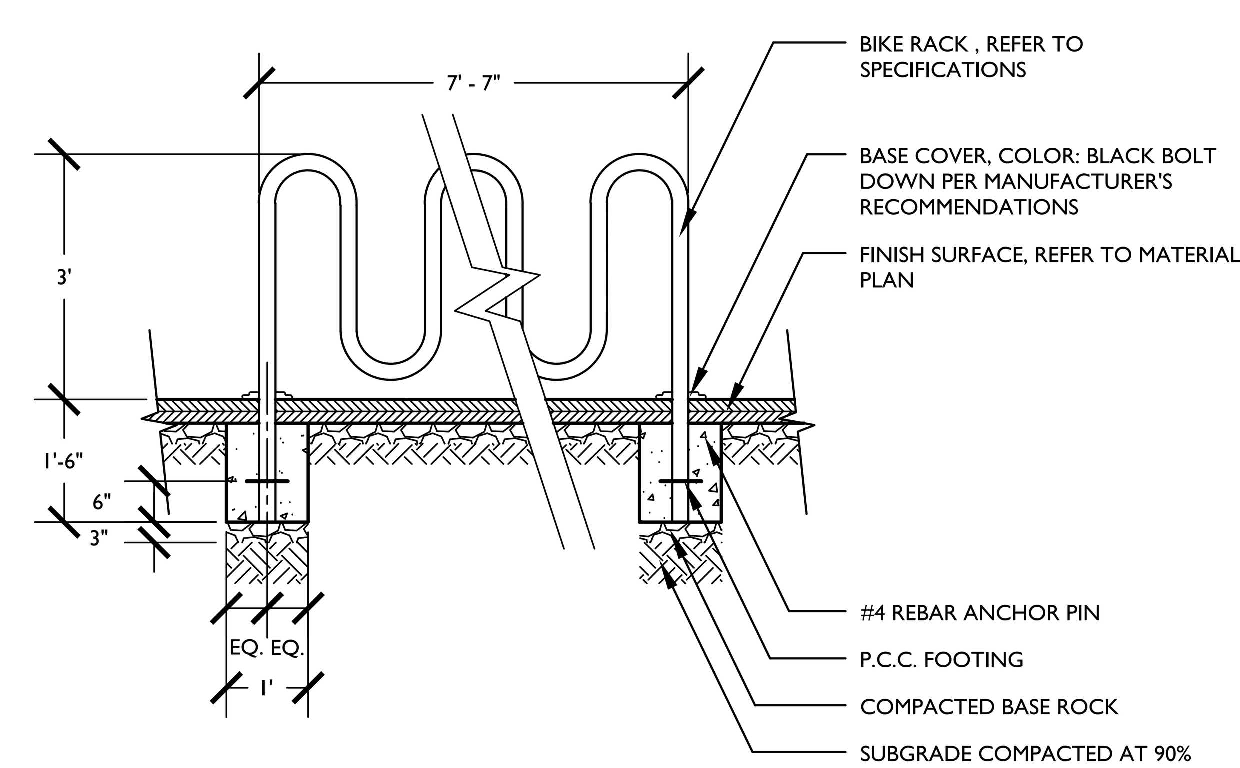


NOTE:
SUBMIT A CUTSHEET OF THE CONCRETE COLOR AND INTERLOCKING PAVER COLOR TO VERDE FOR REVIEW PRIOR TO CONSTRUCTION

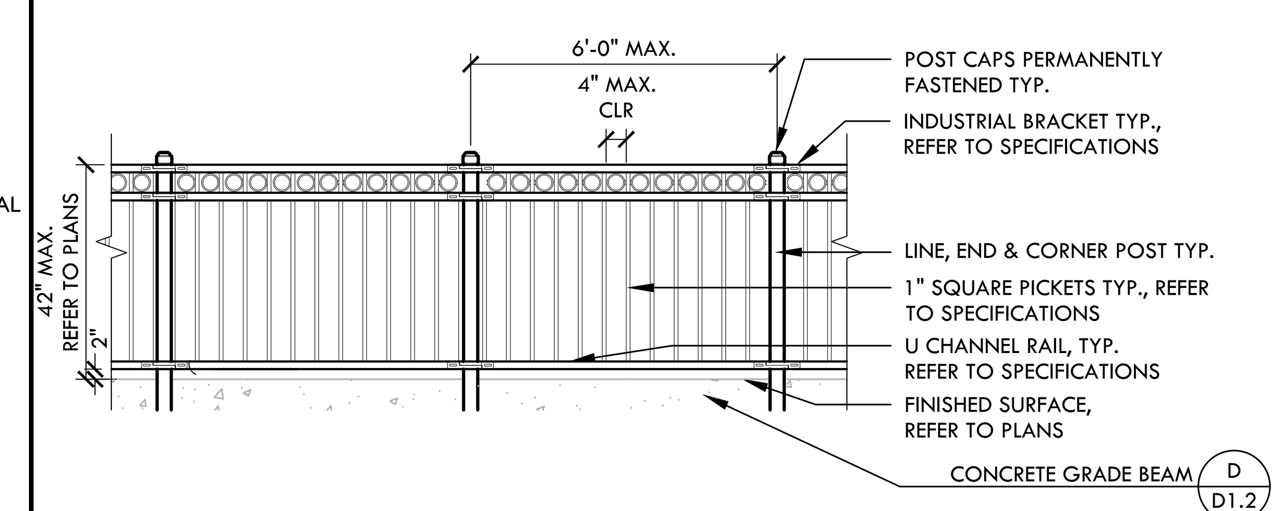
J DECORATIVE COMPASS PAVING NTS



G RAISED CROSSWALK ISLAND NTS



D BICYCLE PARKING RACK NTS



SECTION

NOTES:
1. FENCE TO BE STEEL AEGIS II MAJESTIC 3-RAIL MODEL WITH DECORATIVE RINGS AND FLUSH BOTTOM RAIL AS SHOWN. USE UNIVERSAL BOULEVARD BRACKETS
2. LINE/END POSTS SHALL BE 12 GAUGE 3" SQ. POSTS. EMBED #4 REBAR WITH CONCRETE IN EACH POST.
3. ORNAMENTAL FENCING POWDER COATED WHITE, REFER TO SPECIFICATIONS.

A 42" TALL ORNAMENTAL FENCE NTS

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT DEREK MCKEE No. 4148 EXPIRATION DATE: DEC. 2023 STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON CALIFORNIA

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

D1.3 CONSTRUCTION DETAILS

DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	25	29

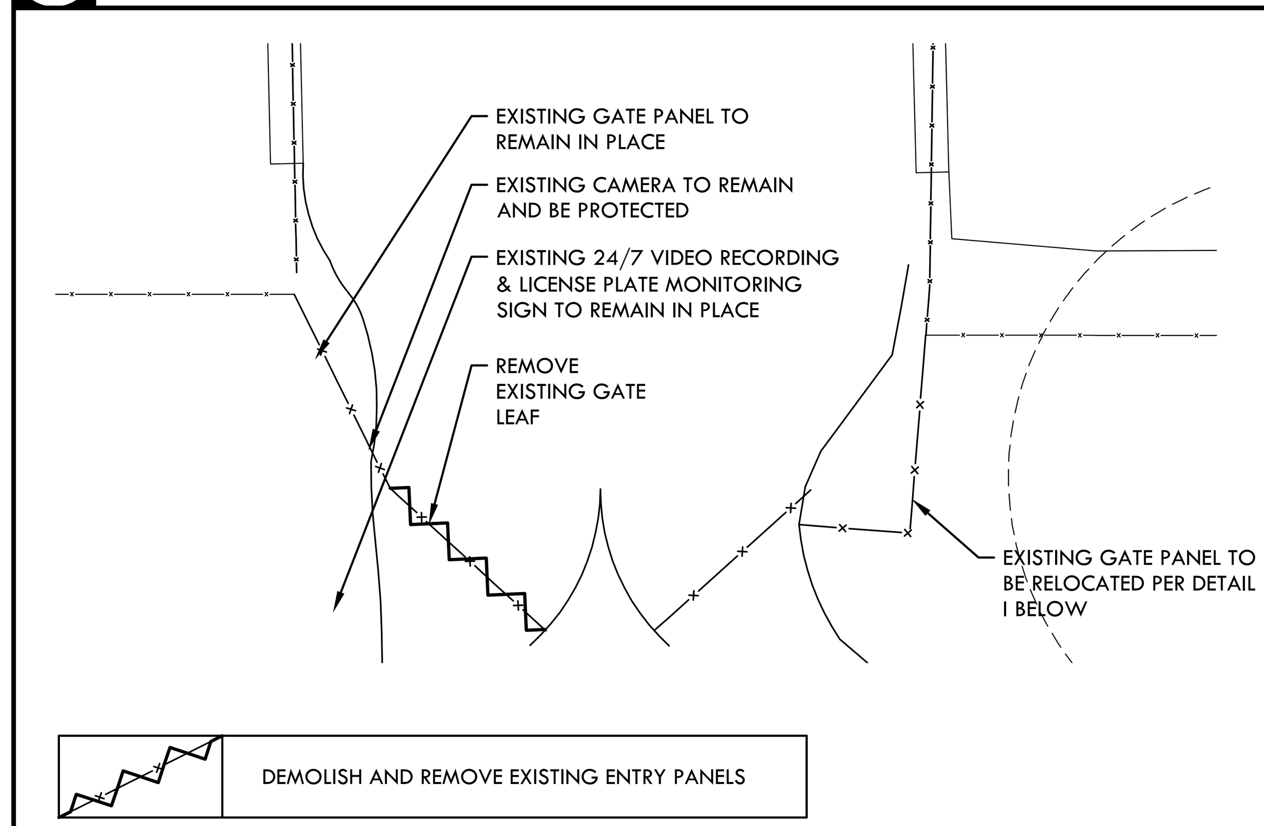
DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_dtl-d1.3.dwg

K

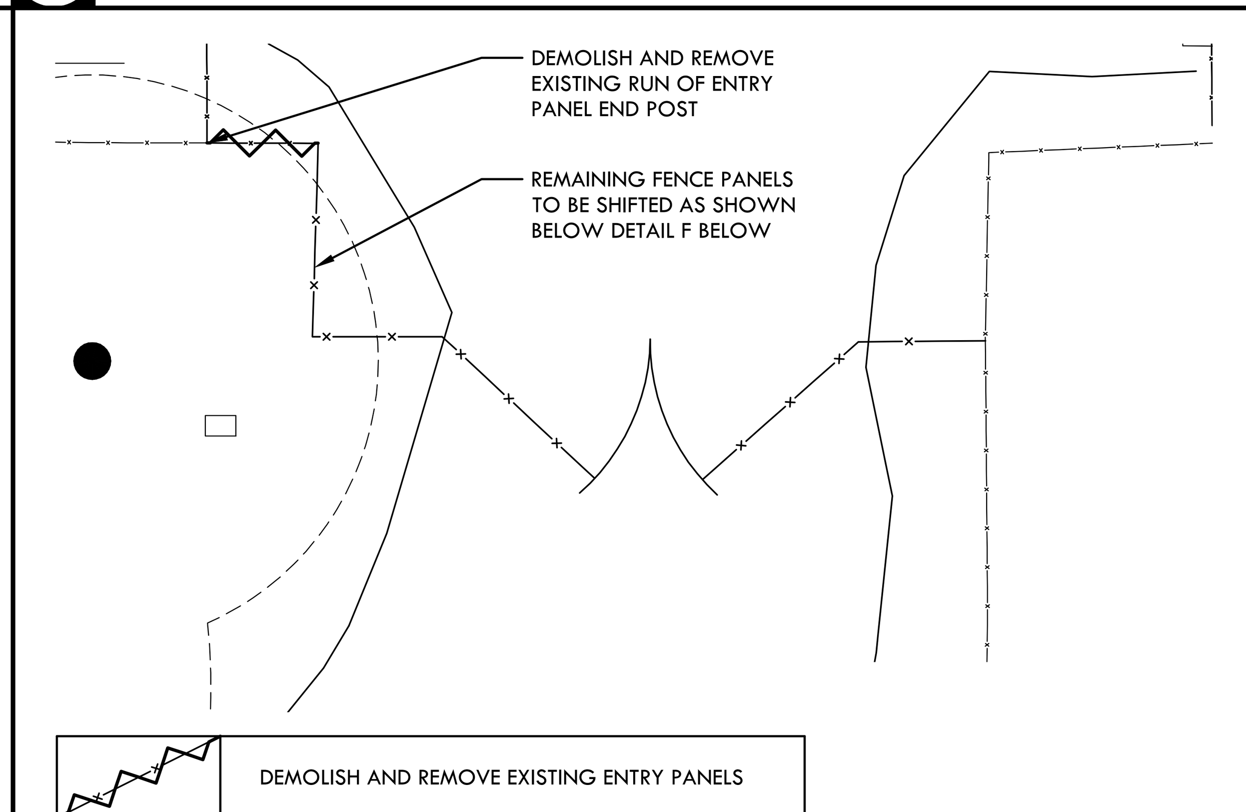
H

E

C

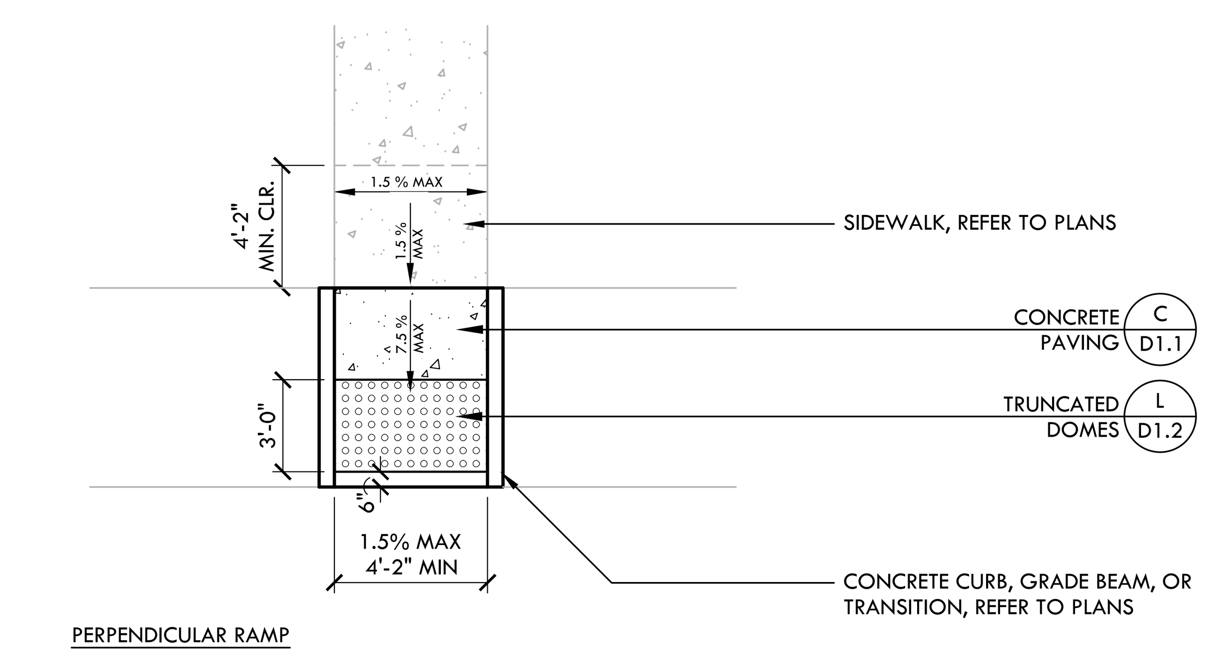


J DECORATIVE WOOD PANEL DEMOLITION (ENTRANCE)



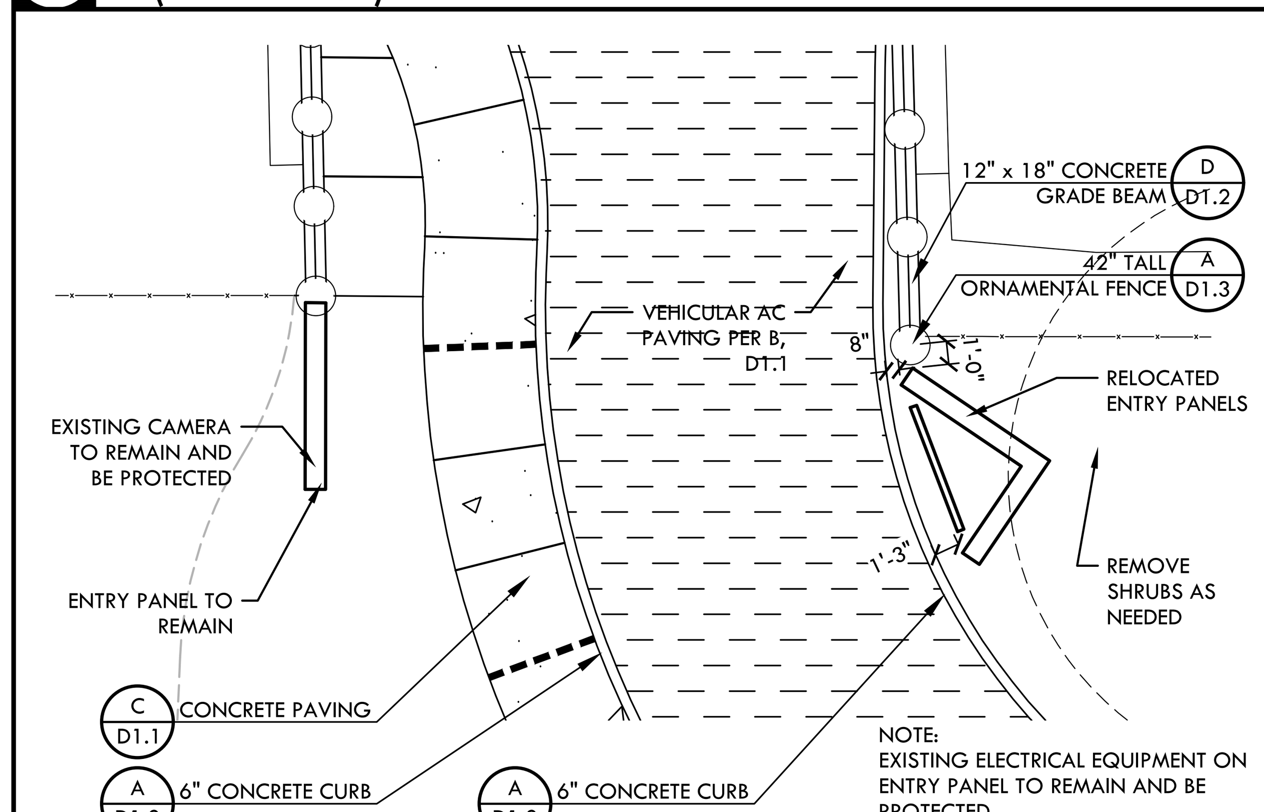
G DECORATIVE WOOD PANEL DEMOLITION (EXIT)

D



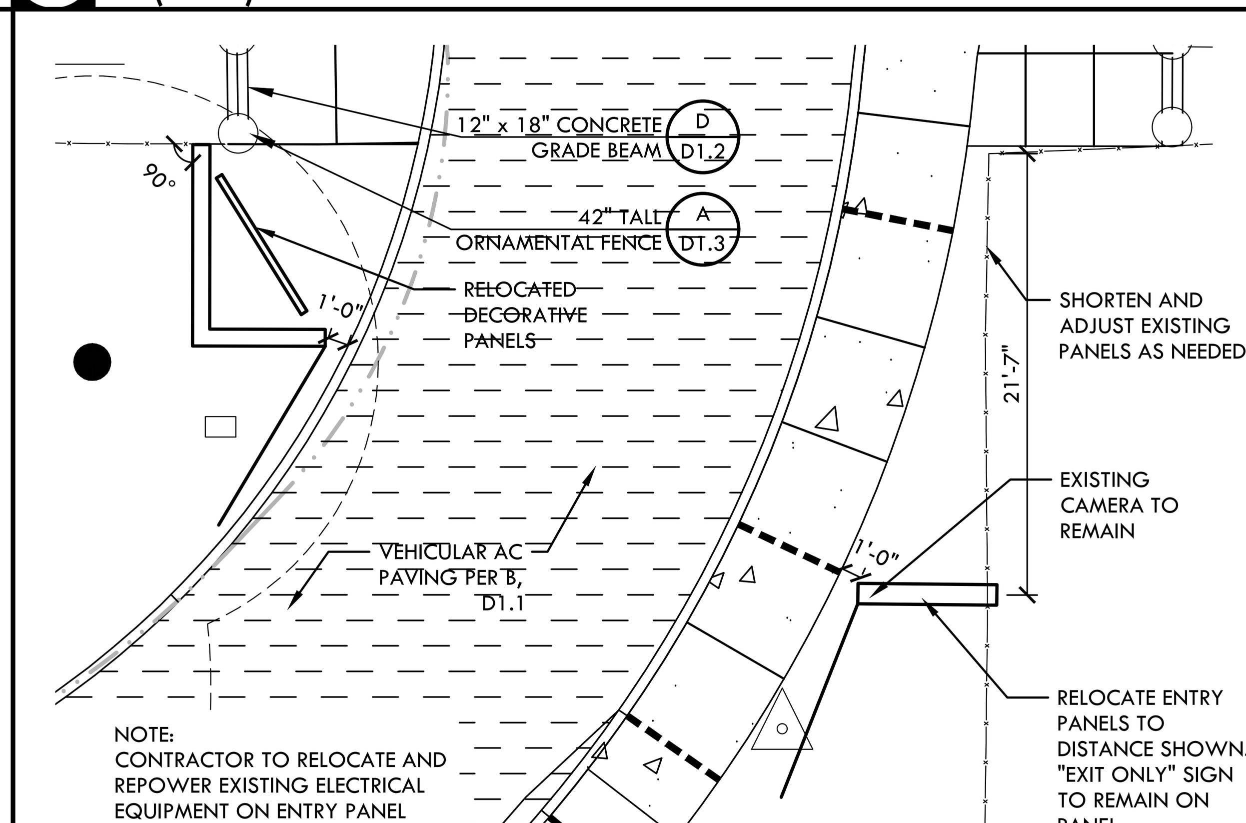
NOTE:
1. PROVIDE DOWEL JOINT AT CURB AND ADJACENT PAVING.
2. CONTRACTOR TO REPAIR ADJACENT SURFACE AFFECTED BY RAMP WORK, REFER TO PLANS

B CURB RAMP NTS



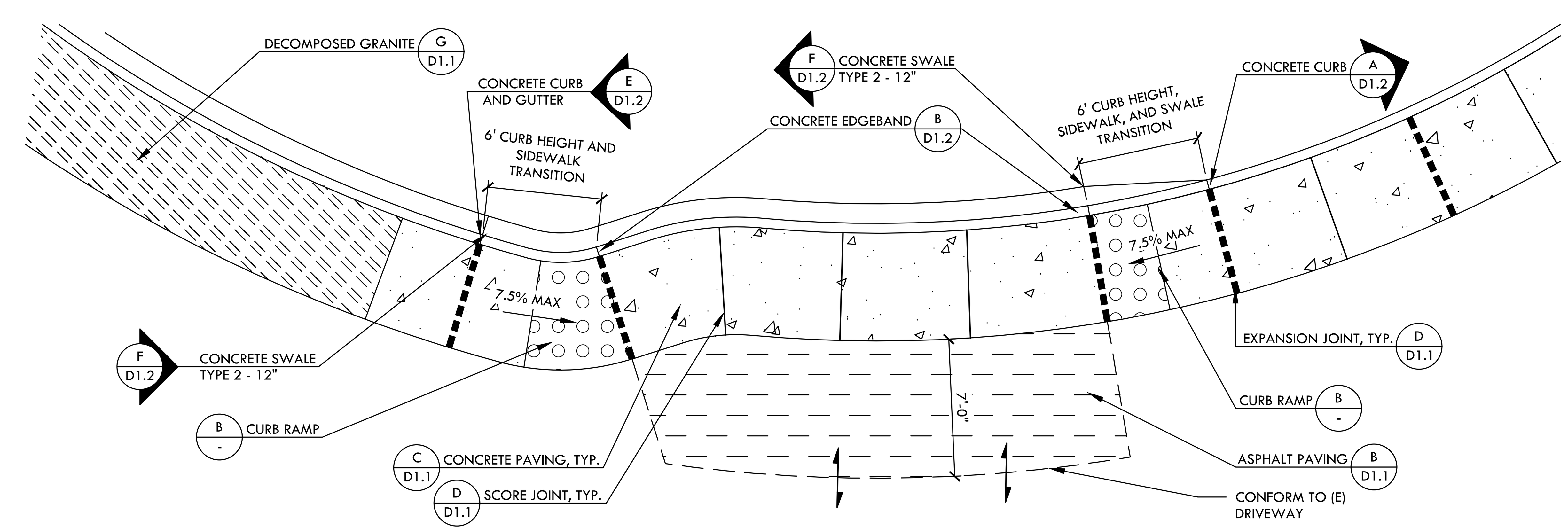
NOTE:
EXISTING ELECTRICAL EQUIPMENT ON ENTRY PANEL TO REMAIN AND BE PROTECTED

I DECORATIVE WOOD PANEL ADJUSTMENTS (ENTRANCE)



NOTE:
CONTRACTOR TO RELOCATE AND REPOWER EXISTING ELECTRICAL EQUIPMENT ON ENTRY PANEL

F DECORATIVE WOOD PANEL ADJUSTMENTS (EXIT)



A DRIVEWAY NTS

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT — DEREK MCKEE — No. 4148 — Signature — EXPIRATION DATE: DEC. 2023 — STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	MK	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS

0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON — CALIFORNIA

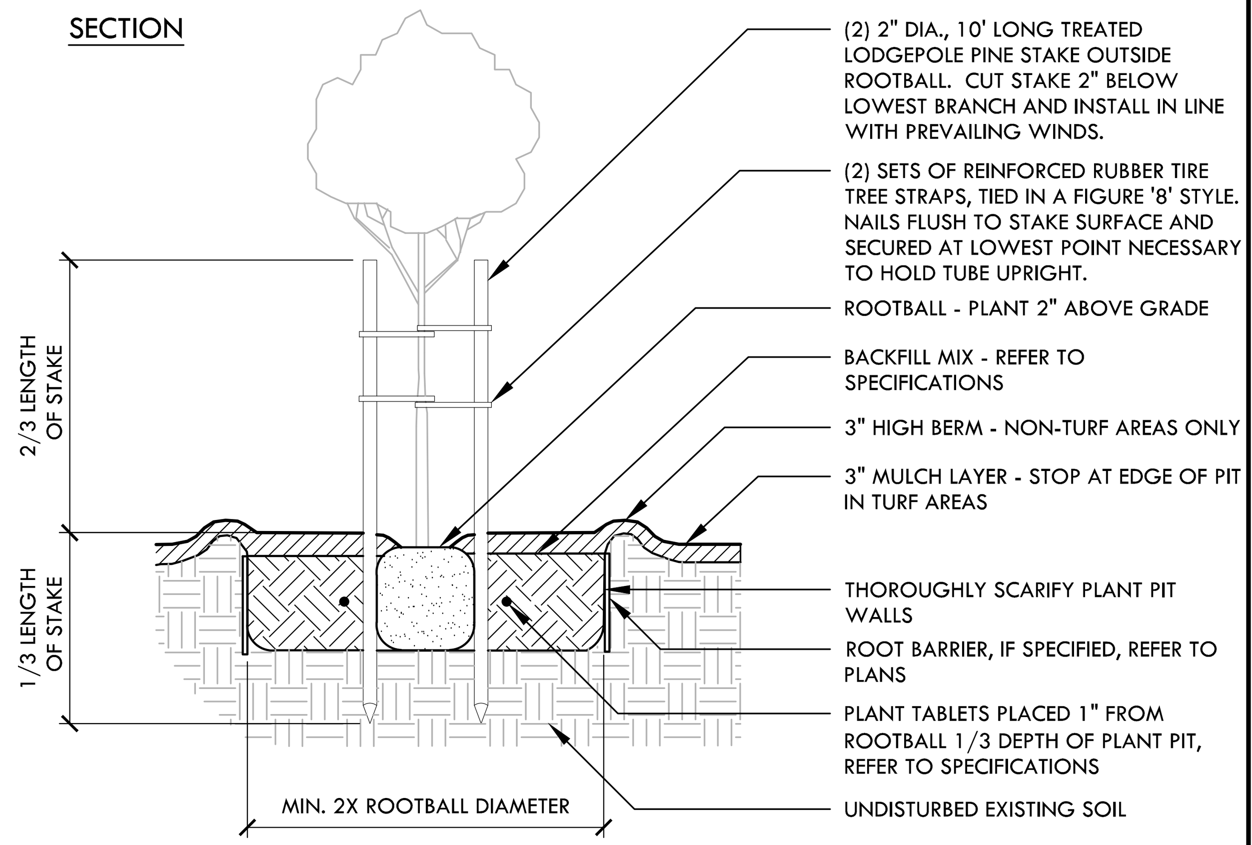
HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

D1.4 CONSTRUCTION DETAILS

DISREGARD PRINTS BEARING EARLIER PLOT DATES

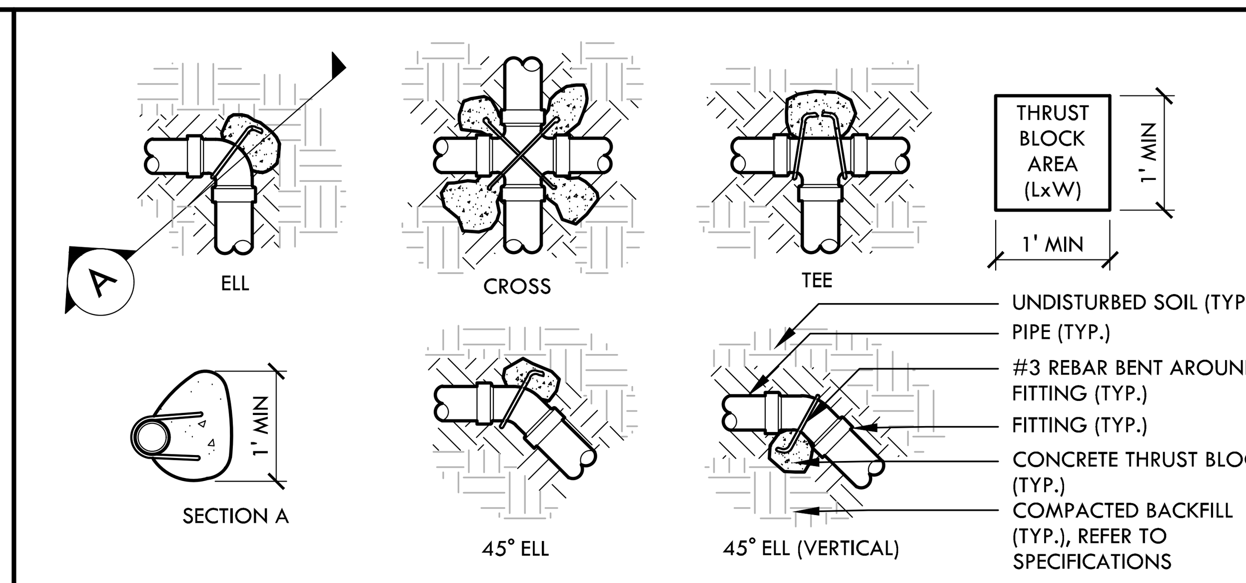
DATE PLOTTED	SHEET	OF
05/20/2021	26	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_dtl-d1.4.dwg



K TREE PLANTING NTS

I

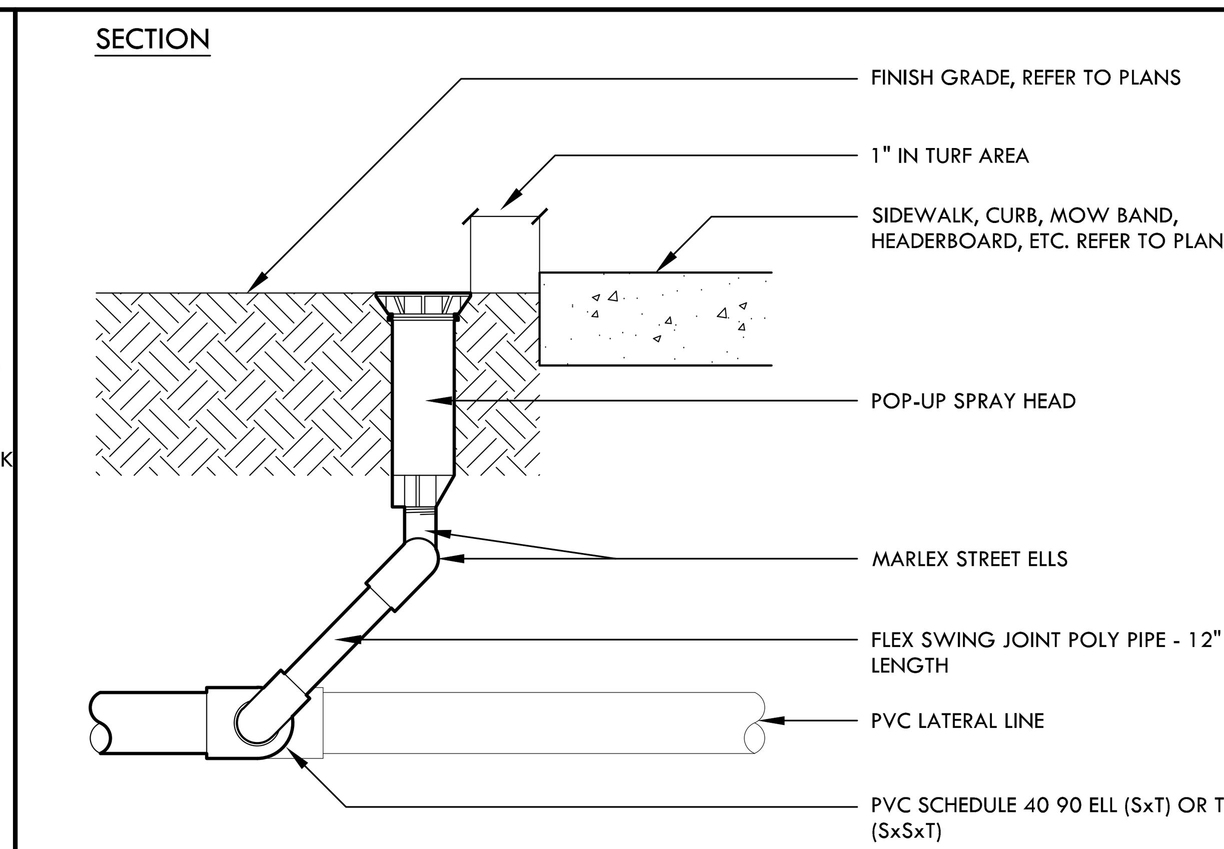


NOTES:
1. SUPPLY LINES 3" DIA. AND LARGER OR GATE VALVES 2½" OR LARGER SHALL RECEIVE CONCRETE THRUST BLOCKS.
2. MIN. THRUST BLOCK AREAS ARE BASE ON A SOIL BEARING CAPACITY OF 3,000 LBS/SF.
3. THRUST BLOCK SHALL EXTEND INTO UNDISTURBED SOIL.
4. CONCRETE SHALL NOT COVER FITTING JOINTS.
5. MAIN LINE PIPING 4" AND LARGER SHALL HAVE DUCTILE IRON FITTINGS WITH JOINT RESTRAINTS INSTALLED AT ALL FLOW DIRECTION CHANGES (CONCRETE THRUST BLOCK NOT REQUIRED).

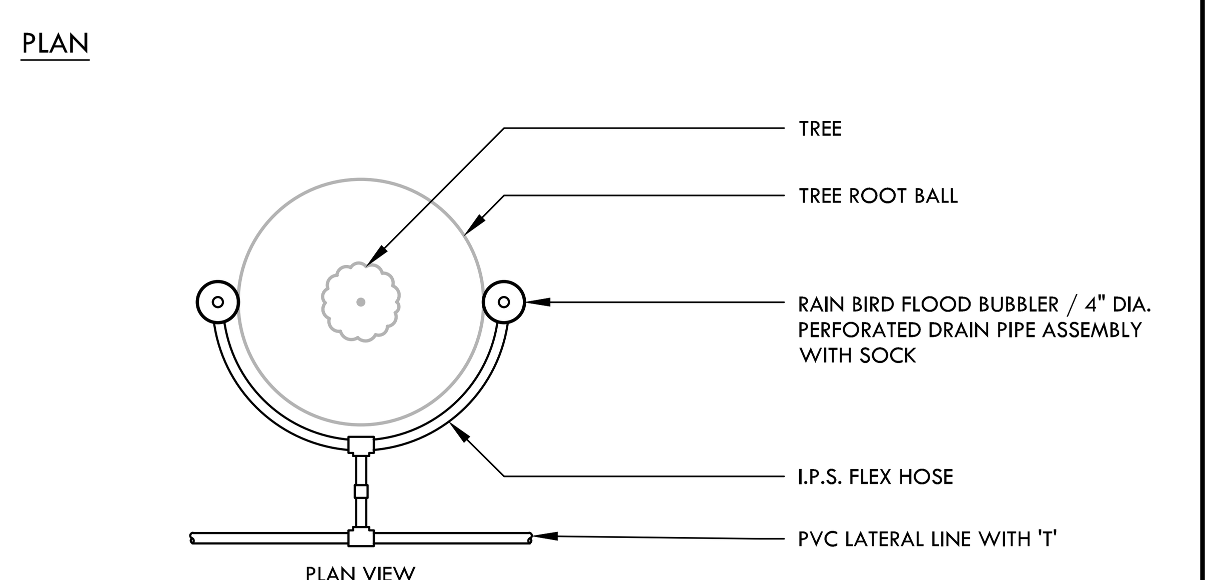
MINIMUM THRUST BLOCK AREA (LxW)

PIPE SIZE	IRRIGATION PIPE	
	TEE, DEAD END, 90° BEND	45°,22.5°
2"	1 SF	.5 SF
3"	2 SF	1 SF

F THRUST BLOCK NTS



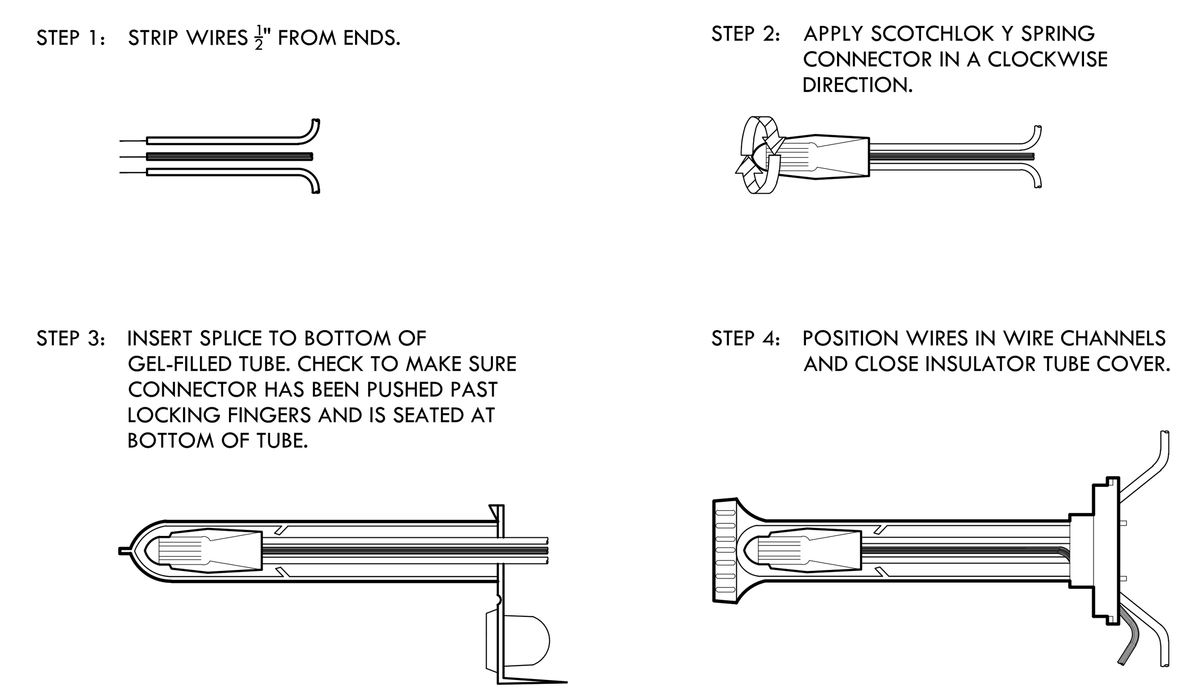
C POP UP AND SWING JOINT NTS



NOTE:
1. BUBBLERS ARE REQUIRED FOR TREES IN LAWN AND SHRUB AREA. TWO BUBBLERS PER TREE ARE TO BE PLACED ON OPPOSITE SIDES OF ROOTBALL. ORIENT BUBBLERS 180° FROM EACH OTHER.

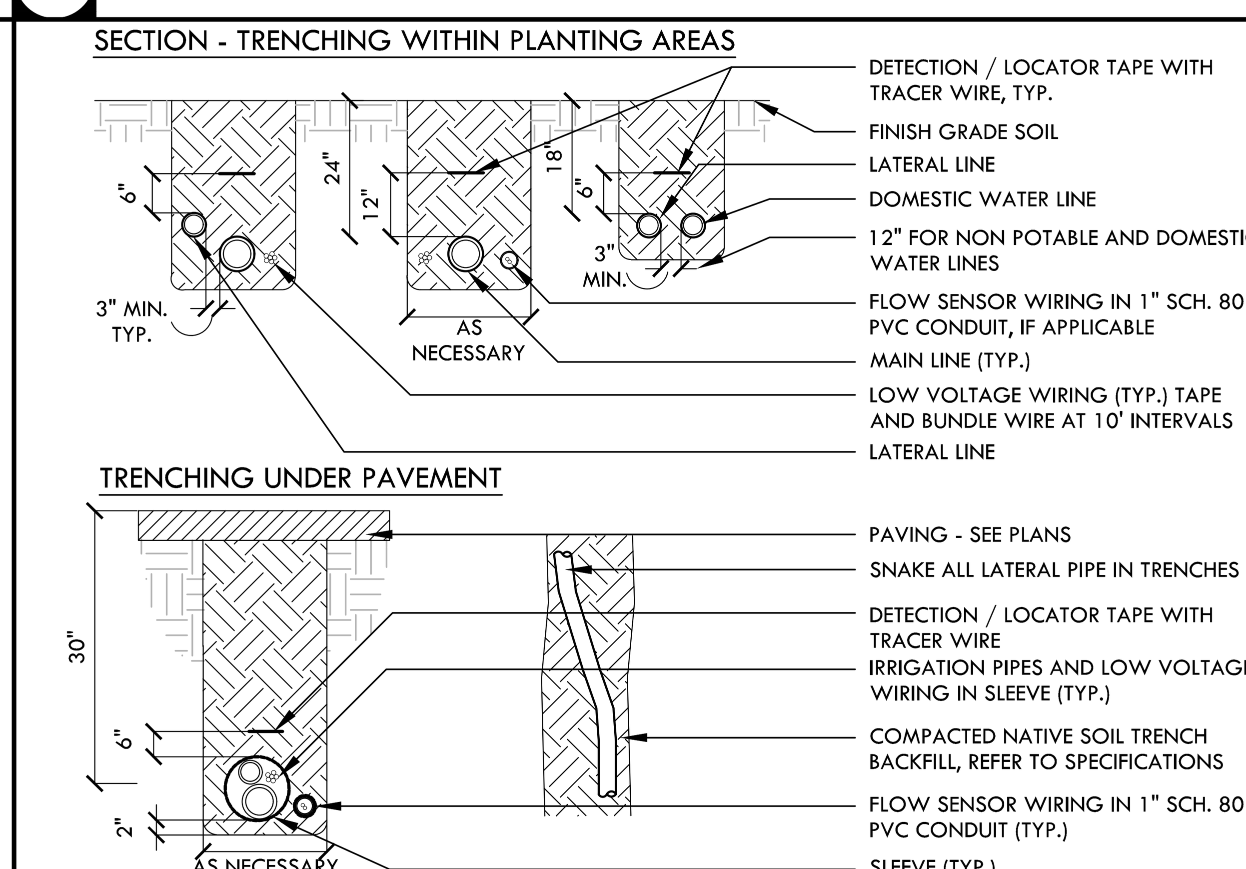
TRUNK TO BUBBLER SPACING

SIZE	SPACING
15 GALLON TREE	15"
24" BOX TREE	20"
36" BOX TREE	25"

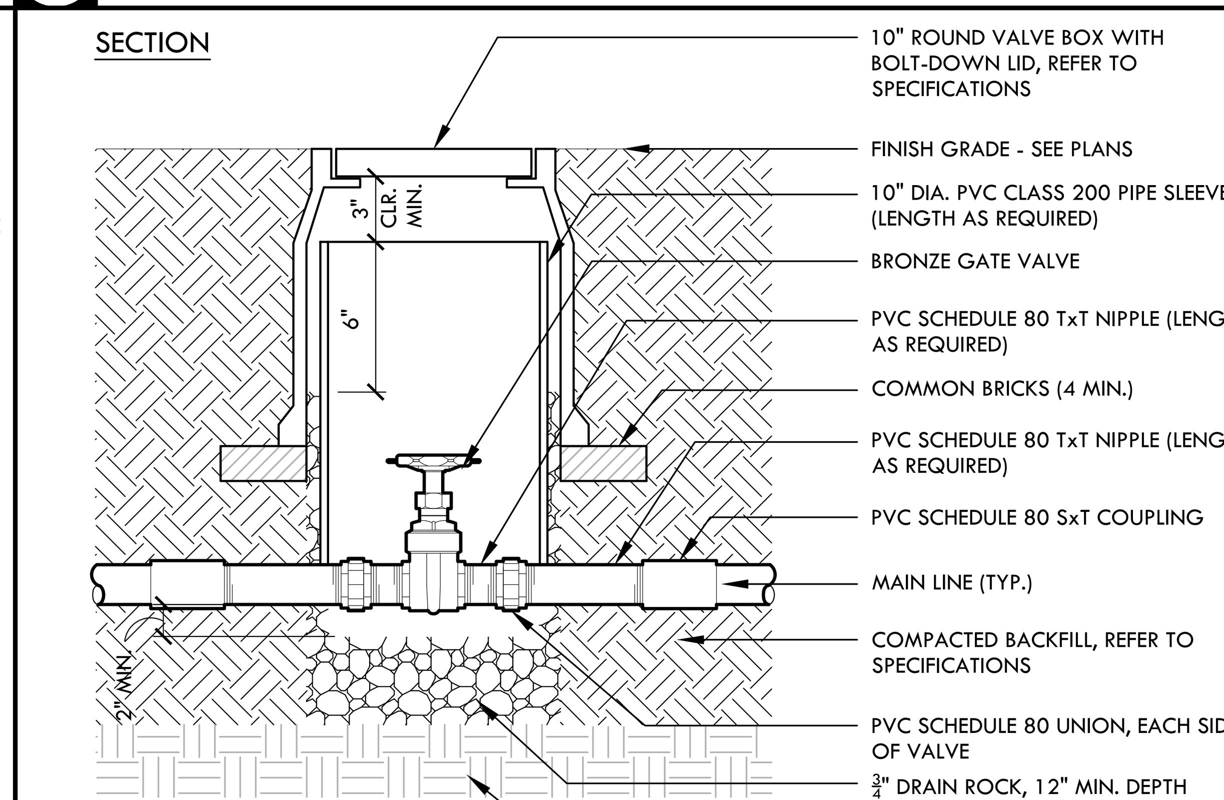


NOTE:
MAXIMUM WIRE SIZES PER CONNECTOR ARE (3) - #14'S OR (2) - #12'S.

H CONTROL WIRE CONNECTION NTS

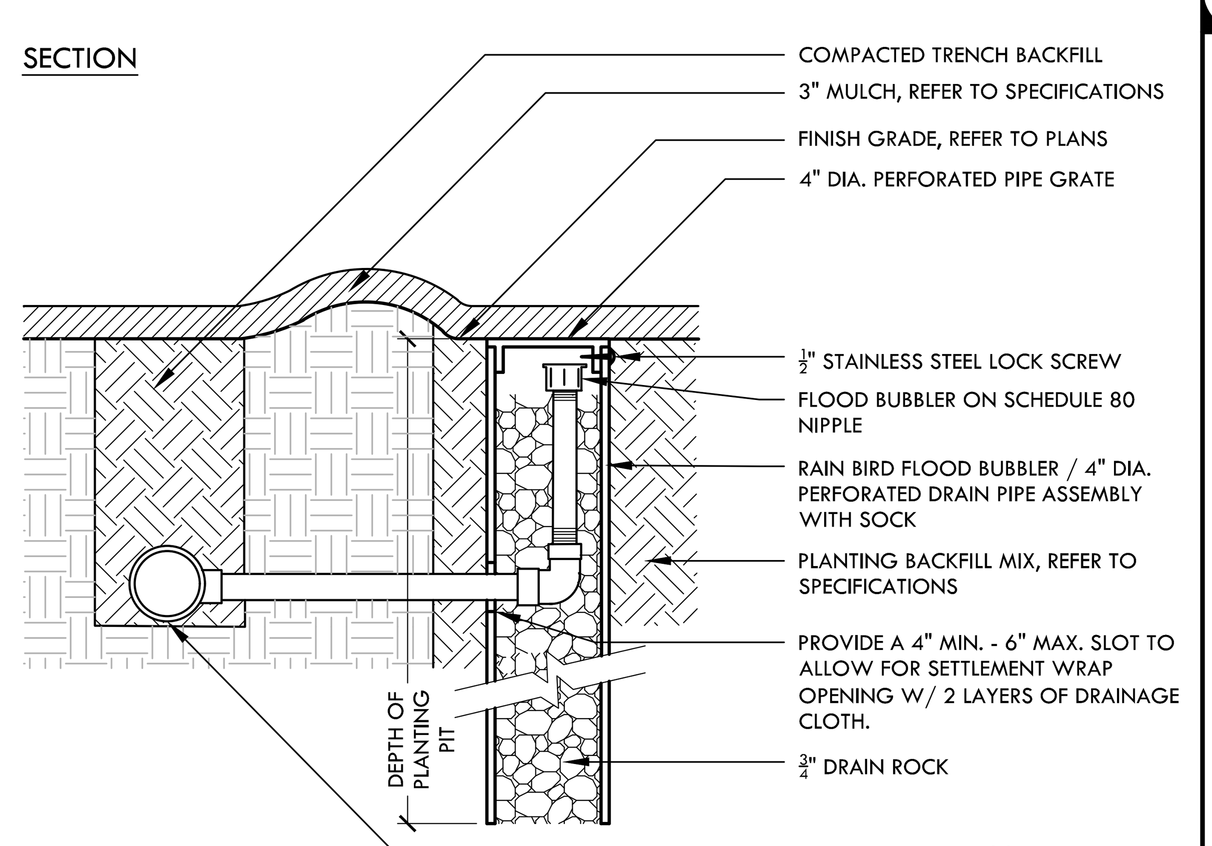


E IRRIGATION PIPE TRENCHING NTS

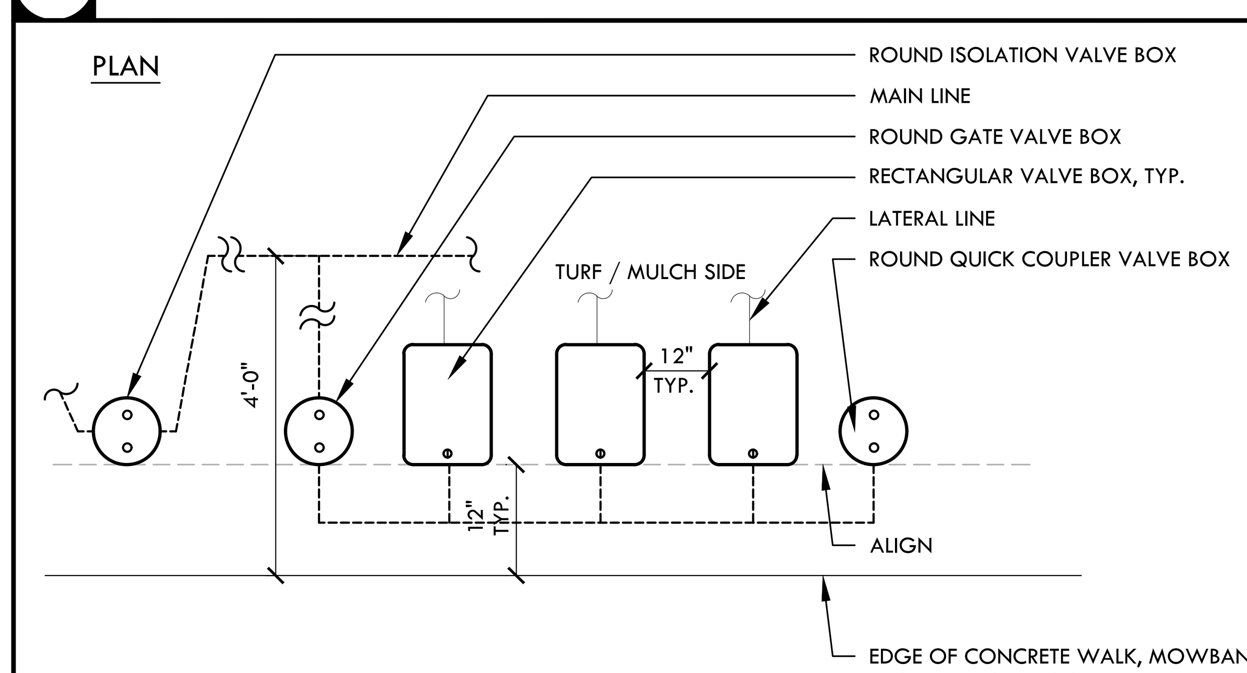


NOTE:
VALVE TO HAVE 3" MIN. CLEARANCE FROM LID BOTTOM TO TOP OF 10" SLEEVE.

B GATE VALVE - 2" AND SMALLER NTS

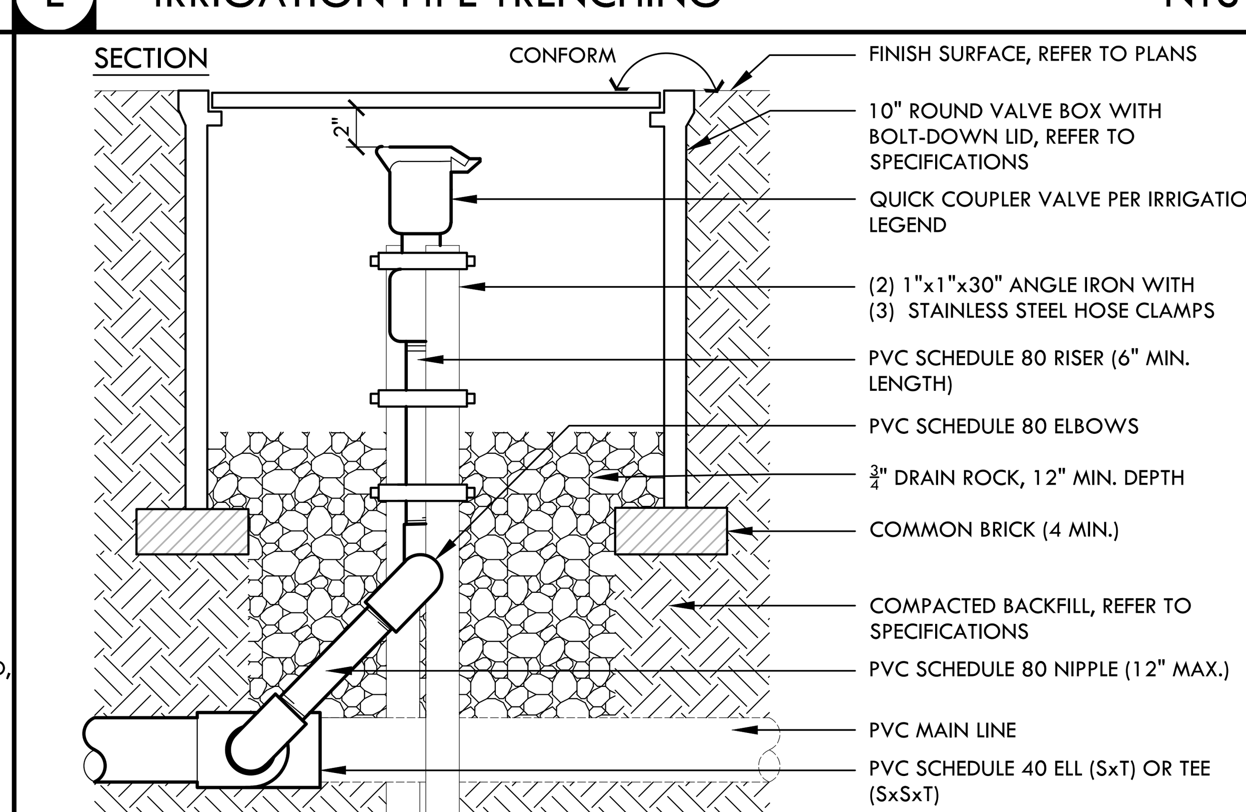


J TREE BUBBLER WELL NTS



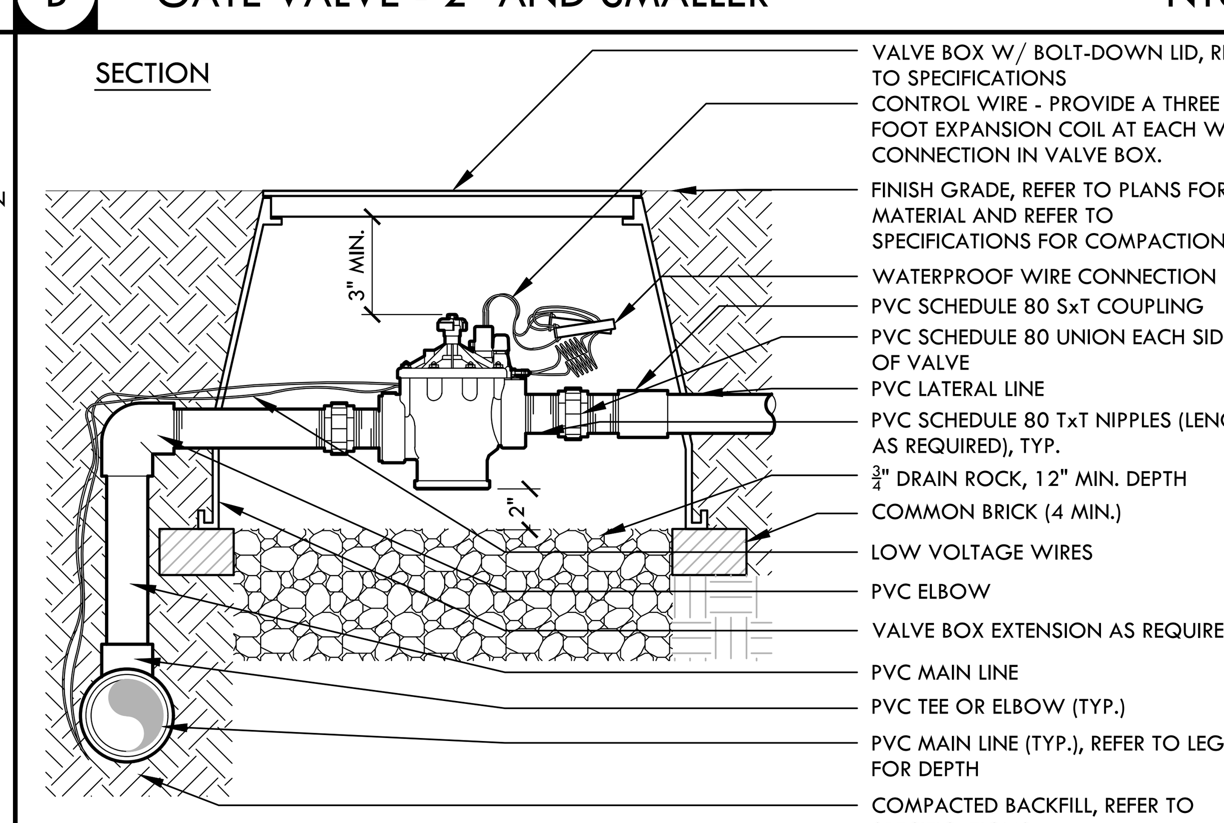
NOTES:
1. CENTER BOXES OVER VALVES.
2. ENSURE UNIONS ARE ACCESSIBLE.
3. SET BOXES PARALLEL TO EACH OTHER AND PERPENDICULAR TO EDGE.
4. TOP OF BOXES SET IN TURF SHALL BE FLUSH WITH TURF FINISH GRADE.
5. ALL CONTROL VALVE BOXES WITHIN A MANIFOLD ARE TO BE THE SAME SIZE AS THE LARGEST BOX NECESSARY FOR THE LARGEST CONTROL VALVE.

G VALVE BOX LAYOUT WITH GLOBE VALVES NTS



NOTE:
VALVE TO HAVE 2" MIN. CLEARANCE FROM LID BOTTOM TO TOP OF VALVE CAP.

D QUICK COUPLER VALVE - IN LANDSCAPE NTS



NOTE:
VALVE TO HAVE 3" MIN. CLEARANCE FROM LID BOTTOM TO TOP OF VALVE STEM HANDLE.

A REMOTE CONTROL VALVE NTS

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT · DEREK MCKEE · No. 4148 · Signature · EXPIRATION DATE: DEC. 2023 · STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	WD	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

TOWN OF ATHERTON · CALIFORNIA

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

D2.1 PLANTING & IRRIGATION DETAILS

DISREGARD PRINTS BEARING EARLIER PLOT DATES

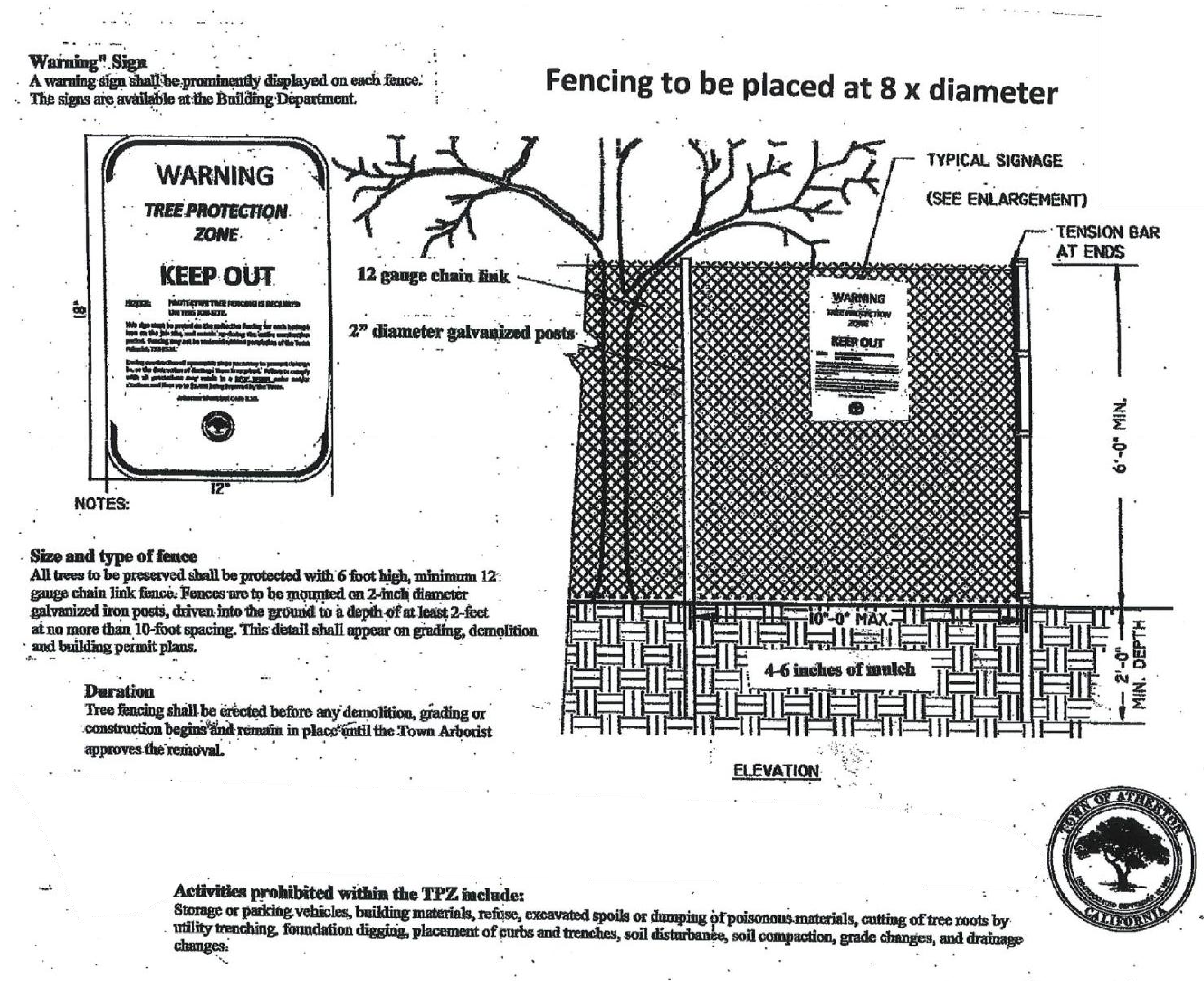
DATE PLOTTED	SHEET	OF
05/20/2021	27	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_dtl-d2.1.dwg

ATTACHMENT 1

I

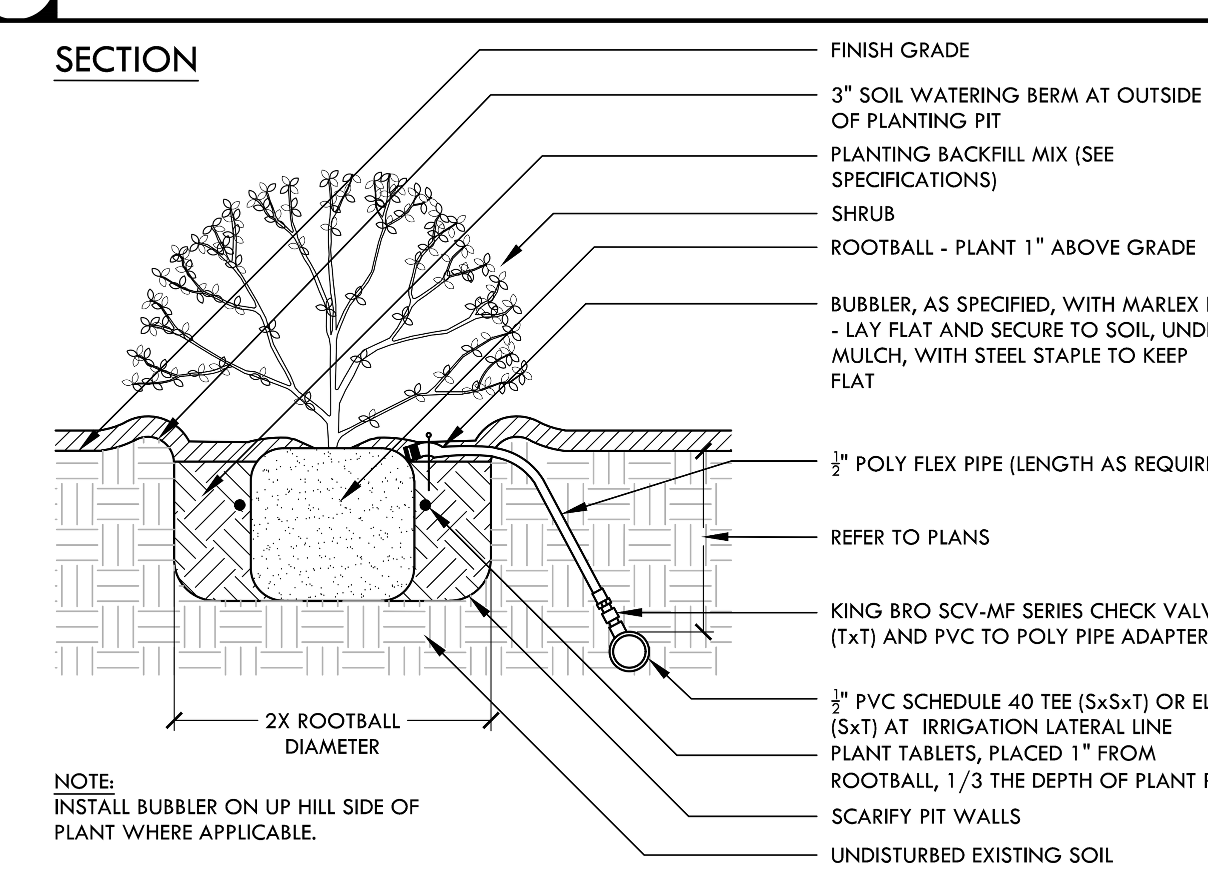
F

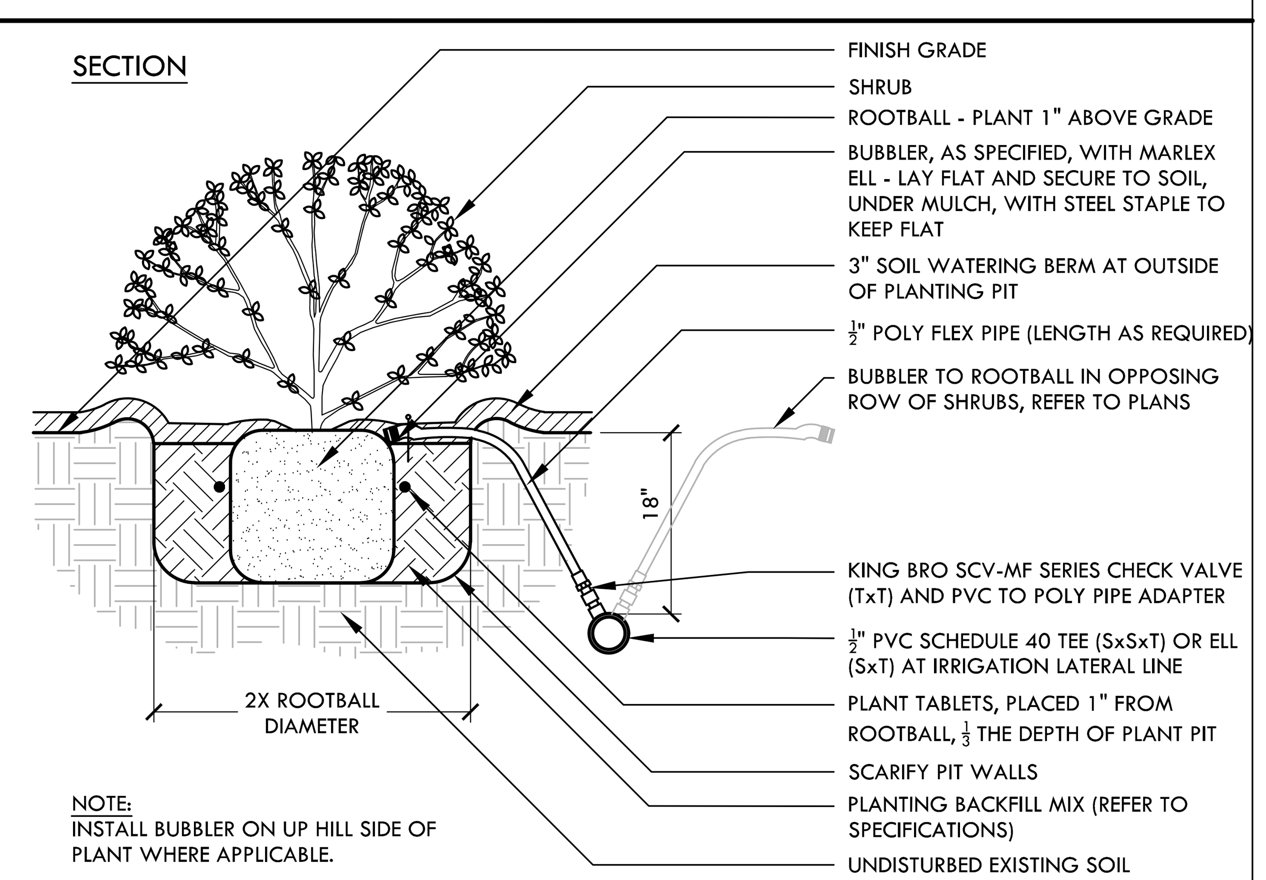


H

E

C 6' CHAIN LINK TREE PROTECTION FENCE NTS





G

D

B SHRUB PLANTING WITH BUBBLER - END NTS

A SHRUB PLANTING WITH BUBBLER - INLINE NTS

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT DEREK MCKEE No. 4148 EXPIRATION DATE: DEC. 2023 STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	WD	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

D2.2 IRRIGATION DETAILS

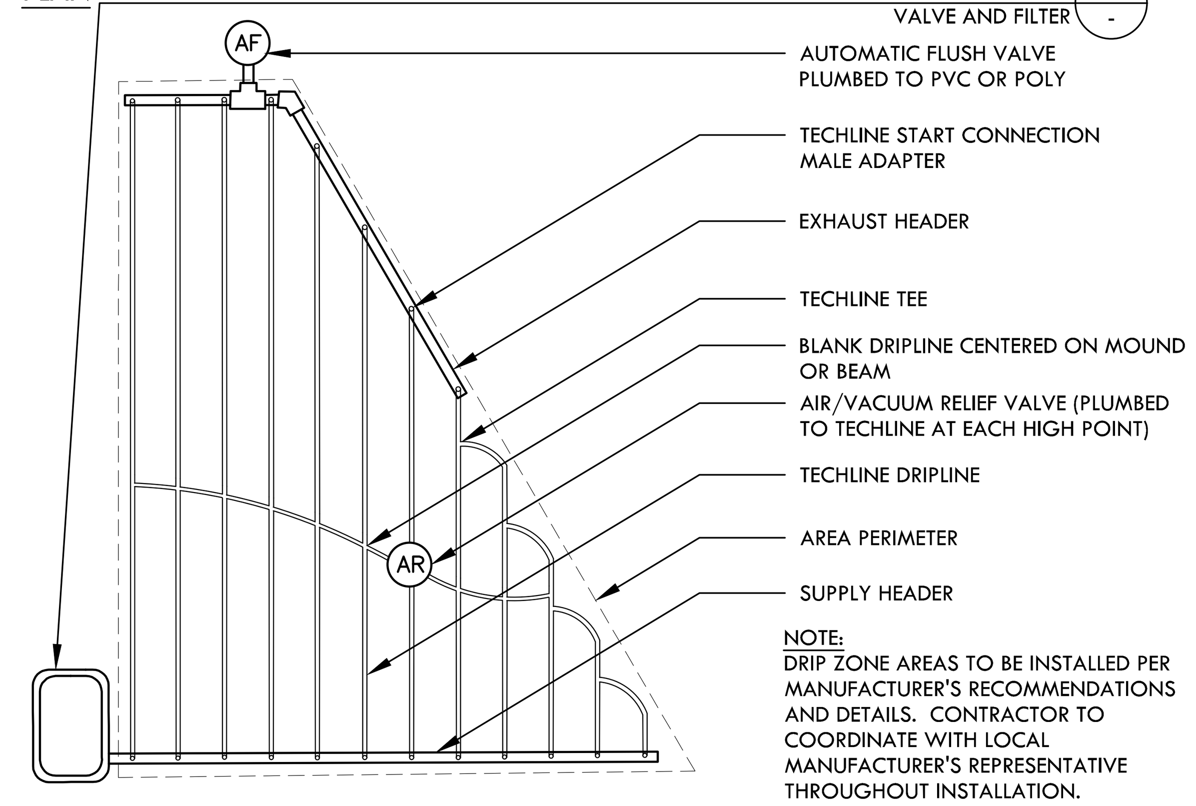
DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	28	29

DWG File: Y:\projects-sc\2016\1612500-Holbrook Palmer Park-Atherton\CAD_dtl-d2.2.dwg

G — DRIP LINE - IRREGULAR AREAS: TRIANGULAR — NTS

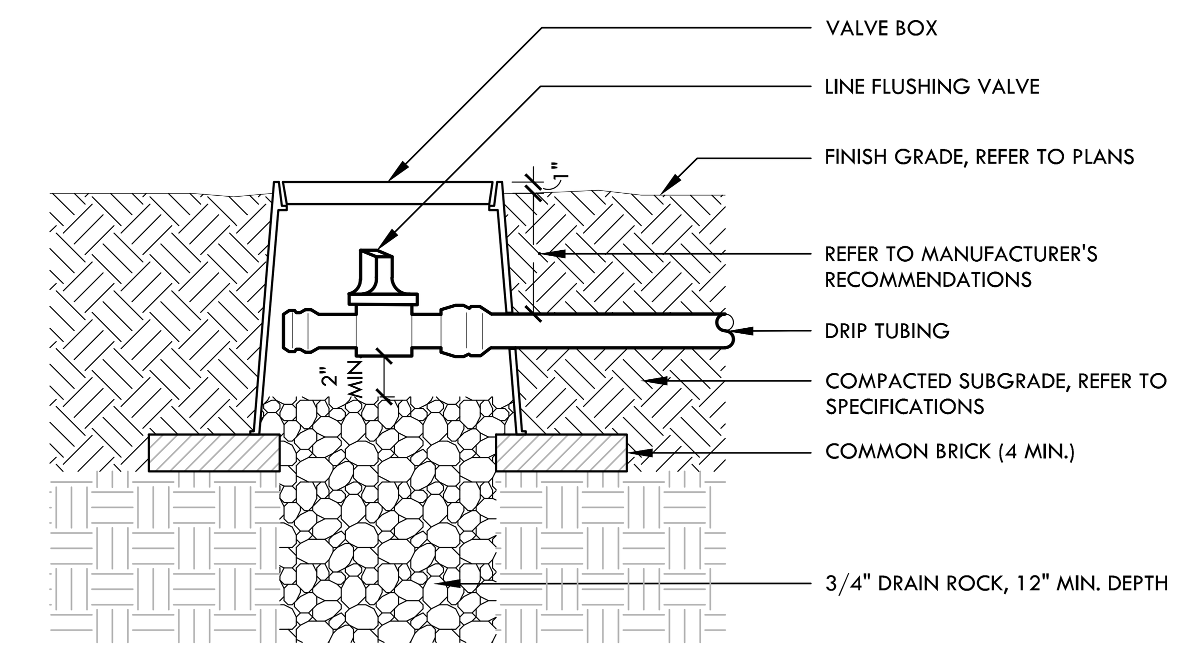
PLAN



NOTE:
DRIP ZONE AREAS TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS AND DETAILS. CONTRACTOR TO COORDINATE WITH LOCAL MANUFACTURER'S REPRESENTATIVE THROUGHOUT INSTALLATION.

C — MANUAL FLUSH VALVE — NTS

SECTION

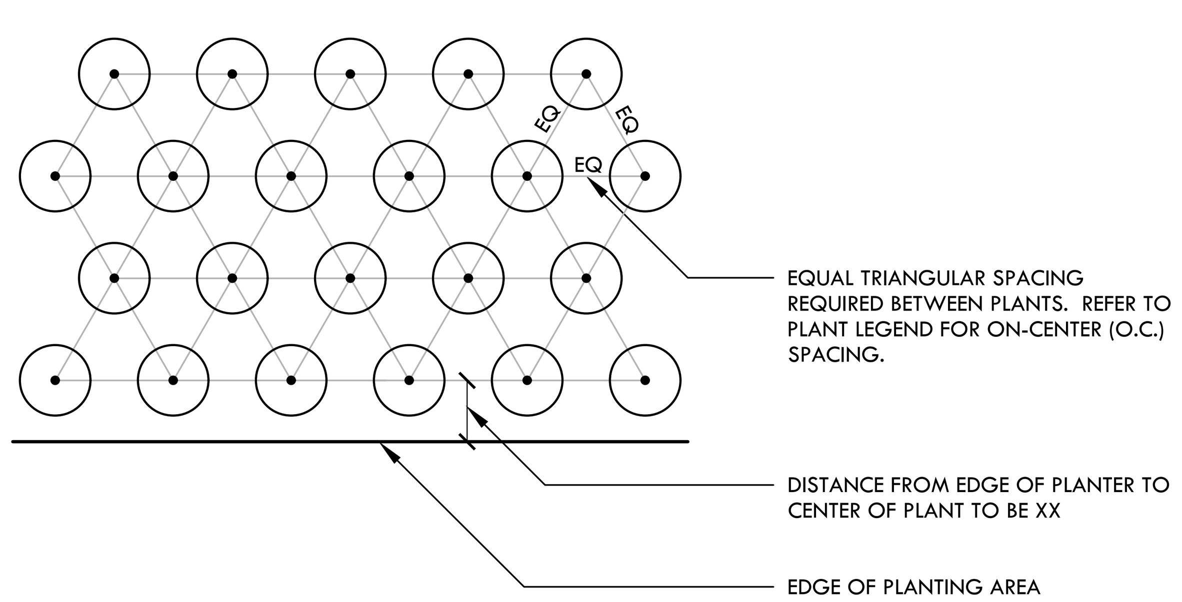


NOTES:
1. CONTRACTOR TO SELECT PLASTIC VALVE BOX WITH LOCKING LID THAT WILL PROVIDE 3" MINIMUM CLEARANCE ON ALL SIDES OF VALVE.
2. DRIP ZONE AREAS TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS AND DETAILS. CONTRACTOR TO COORDINATE WITH LOCAL MANUFACTURER'S REPRESENTATIVE THROUGHOUT INSTALLATION.

I

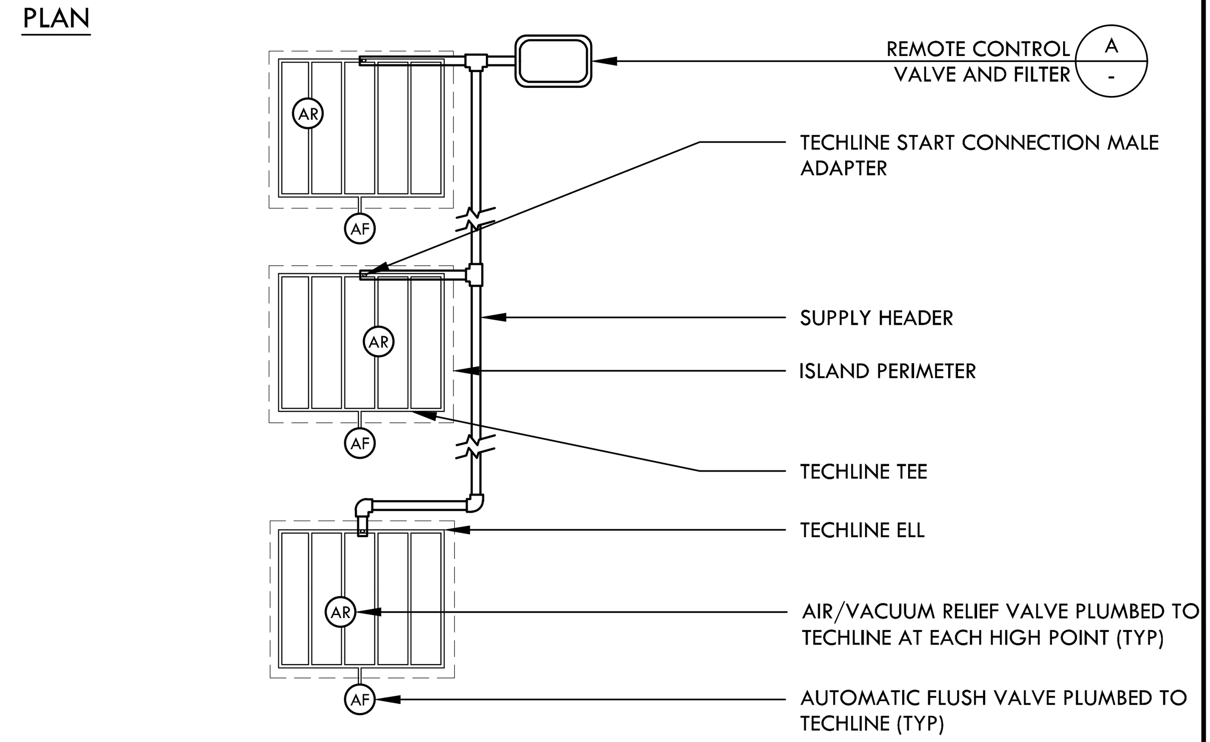
H — TRIANGULAR SPACING DIAGRAM — NTS

PLAN



F — DRIP TUBING - ISLAND LAYOUT — NTS

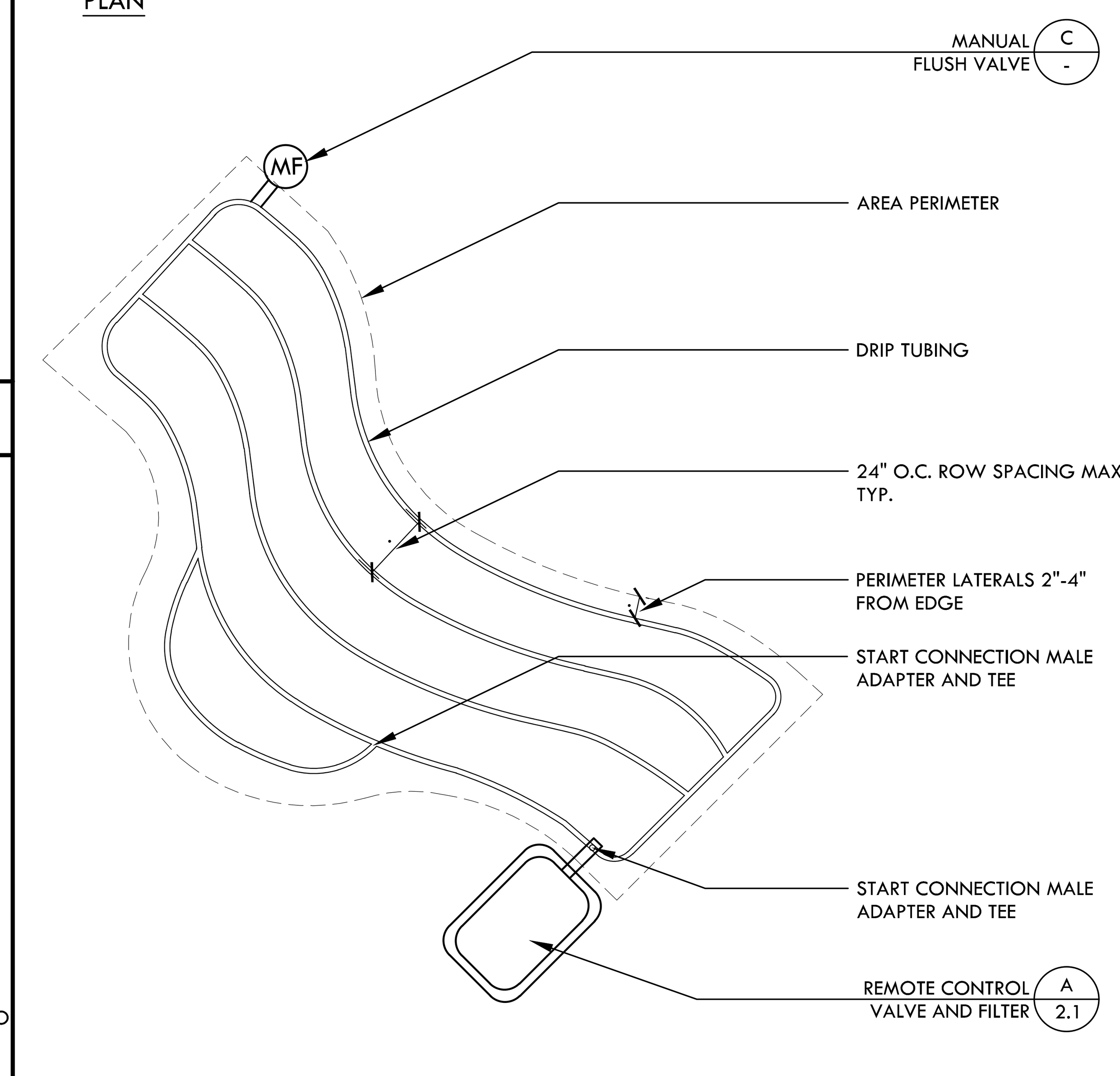
PLAN



NOTE:
DRIP ZONE AREAS TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS AND DETAILS. CONTRACTOR TO COORDINATE WITH LOCAL MANUFACTURER'S REPRESENTATIVE THROUGHOUT INSTALLATION.

E — DRIP TUBING - CURVED AREA LAYOUT — NTS

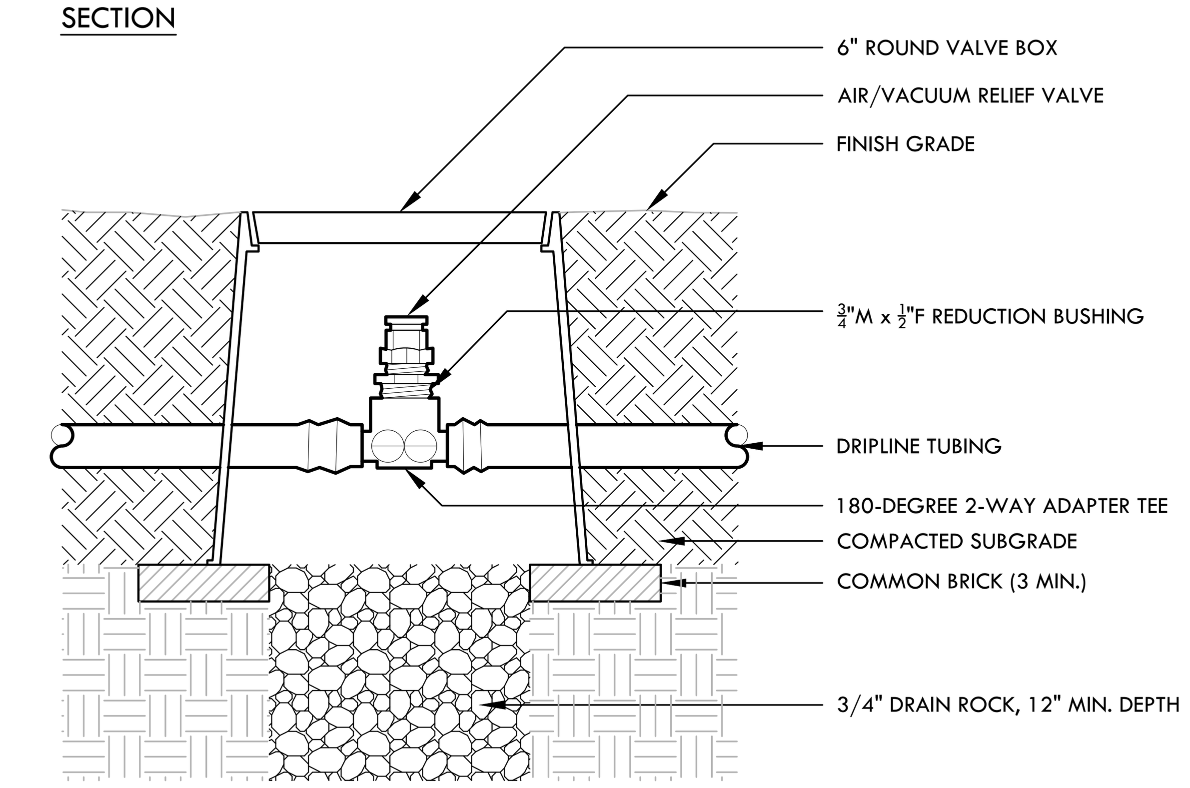
PLAN



NOTE:
DRIP ZONE AREAS TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS AND DETAILS. CONTRACTOR TO COORDINATE WITH LOCAL MANUFACTURER'S REPRESENTATIVE THROUGHOUT INSTALLATION.

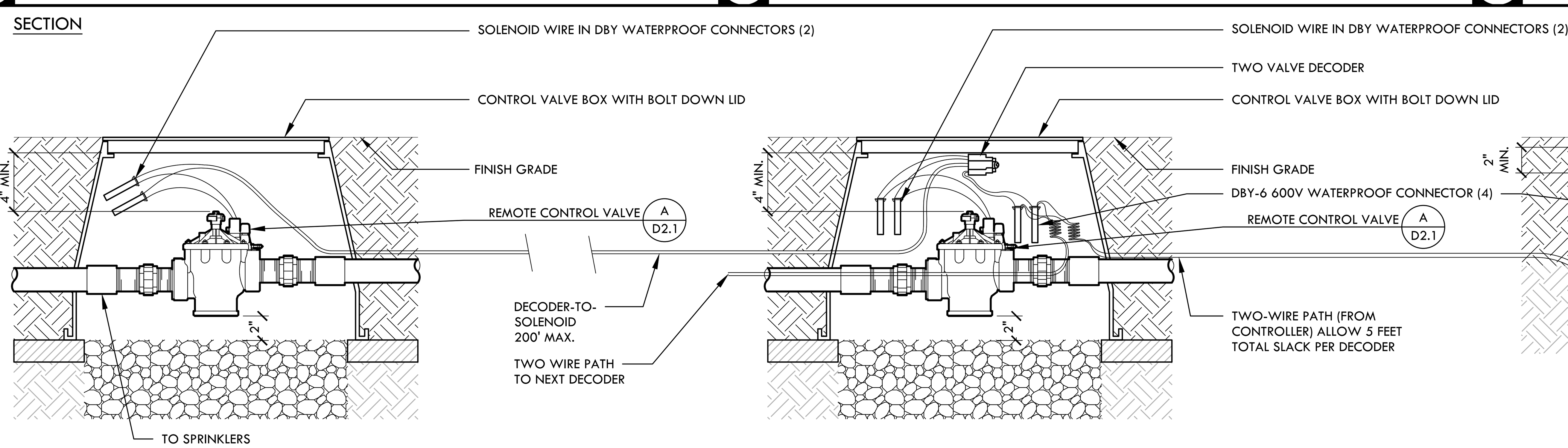
B — AIR / VACUUM RELIEF (PLUMBED TO DRIPLINE) — NTS

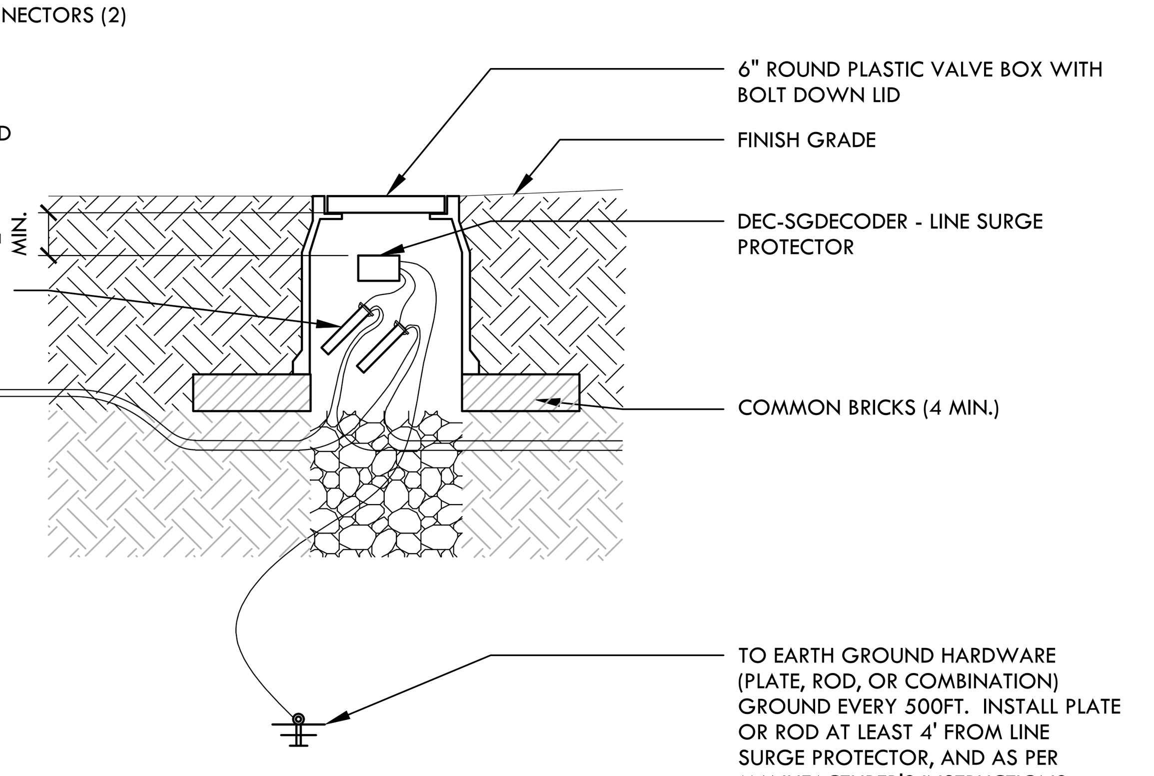
SECTION



D — EXAMPLE OF DECODER WIRING — NTS

SECTION

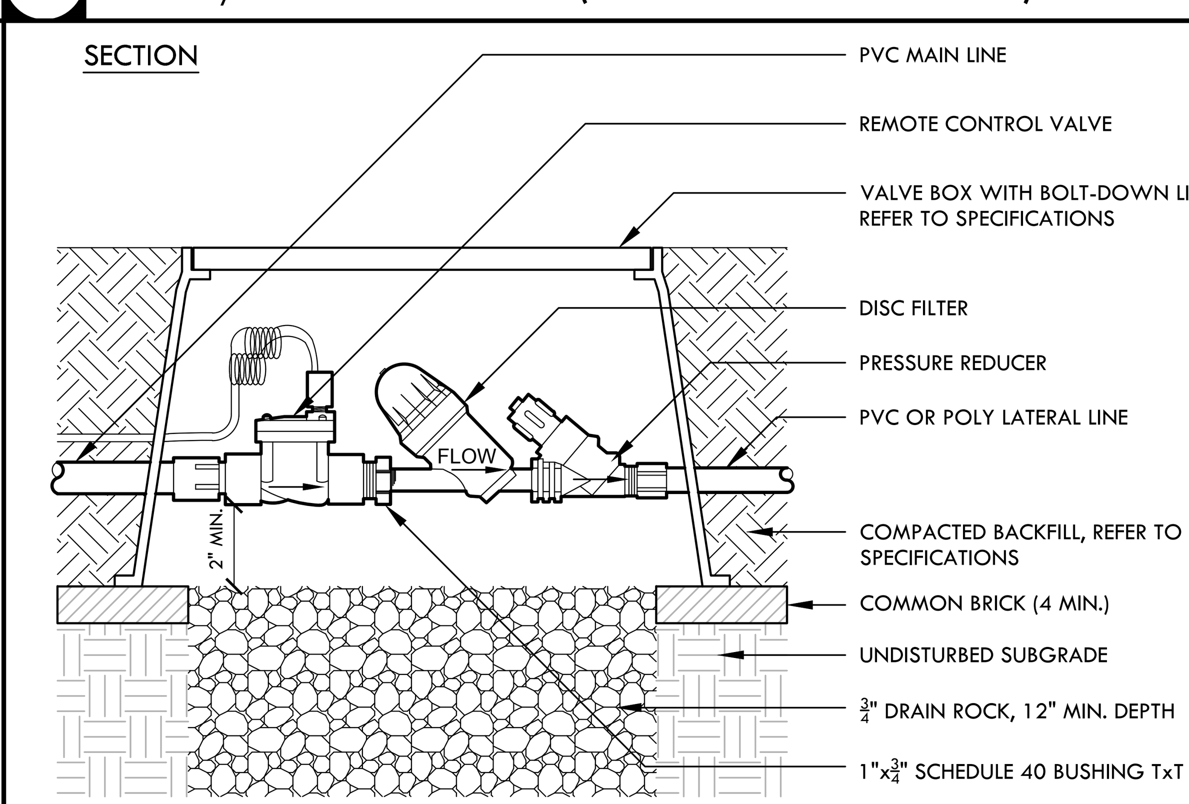




NOTE:
INSTALL A "SCOTCHLOCK BY 3M#1234" EMS DEVICE IN THE VALVE BOX TO FACILITATE DETECTION BY A METAL DETECTOR.

A — DRIP ZONE REMOTE CONTROL VALVE ASSEMBLY — NTS

SECTION



NOTE:
VALVE TO HAVE 3" MIN. CLEARANCE FROM LID BOTTOM TO TOP OF VALVE STEM HANDLE.

NO.	DATE	DESCRIPTION	BY
3	10/28/2022	BID SUBMITTAL	
2	06/16/2022	95% SUBMITTAL	VERDE
1	05/20/2021	50% SUBMITTAL	VERDE

REGISTERED LANDSCAPE ARCHITECT — DEREK MCKEE — No. 4148 — EXPIRATION DATE: DEC. 2023 — STATE OF CALIFORNIA

DEREK MCKEE 10/28/22
REGISTERED LANDSCAPE ARCHITECT DATE
PLANS APPROVAL DATE
VERDE DESIGN INC.
2455 THE ALAMEDA #200
SANTA CLARA, CA 95050

THIS PLAN WAS PREPARED UNDER MY DIRECTION
APPROVED BY:
ROBERT OVADIA R.C.E. 52664
DIRECTOR OF PUBLIC WORKS

	By	Checked
DRAWN	WD	DM
DESIGN	VERDE	DM
QUANTITIES		

SCALE: HORIZONTAL: AS SHOWN VERTICAL: N/A

TOWN OF ATHERTON
DEPARTMENT OF PUBLIC WORKS
0 1 2 3 4
ORIGINAL SCALE IS IN INCHES FOR REDUCED PLANS

HOLBROOK PALMER PARK ACCESS AND CIRCULATION IMPROVEMENTS

D2.3 IRRIGATION DETAILS

DISREGARD PRINTS BEARING EARLIER PLOT DATES

DATE PLOTTED	SHEET	OF
05/20/2021	29	29