



PERSPECTIVE 1



PERSPECTIVE 2



2 - RIGHT



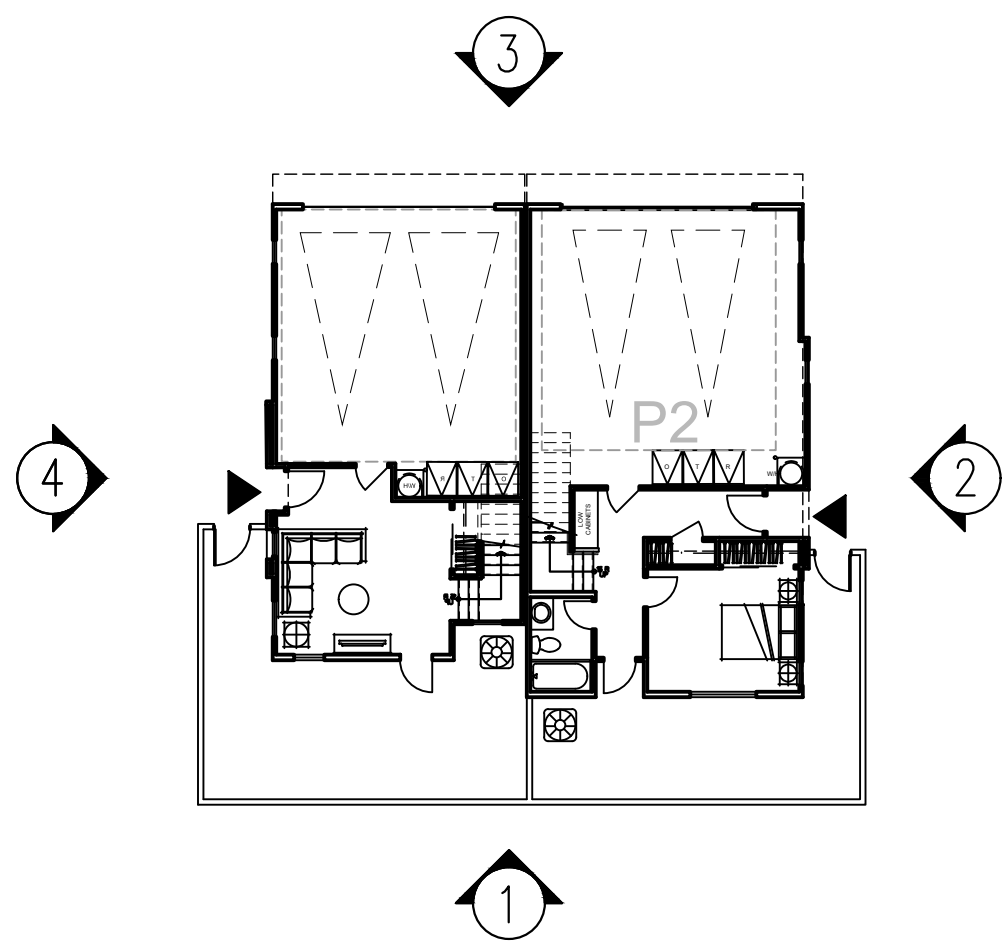
4 - LEFT



3 - REAR



1 - FRONT



1. STUCCO, LIGHT SAND FINISH
2. CEMENTITIOUS LAP SIDING
3. CONCRETE TILE ROOF
4. EXPOSED TRUSS TAILS (2X6) WITH 2X3 FASCIA BOARD
5. WOOD OUTLOOKER
6. VINYL WINDOWS
7. STUCCO TRIM SURROUND
8. STUCCO O/ FOAM TRIM

9. FIBER CEMENT TRIM (WHERE SIDING OCCURS)
10. WOOD RAILING
11. DECORATIVE SHUTTERS
12. FIBERGLASS ENTRY DOOR
13. METAL SECTIONAL GARAGE DOOR
14. DECORATIVE EXTERIOR LIGHTS & RAISED ADDRESS SIGN

NOTE: BUILDING 6 DEMONSTRATED IN ELEVATIONS ABOVE



PLANTING LEGEND					
TREES	BOTANICAL NAME	COMMON NAME	SIZE	WUCOLS	QTY
	Tristania conferta	Brisbane Box	24" BOX	M	2
	Acer negundo	Box Elder	24" BOX	M	6
	Cercis occidentalis	Western Redbud	24" BOX	L	12
	Platanus racemosa	California Sycamore	36" BOX	M	16
	Prunus c. 'Kruter Vesuvius'	Purple Leaf Plum	36" BOX	M	5
	Quercus agrifolia	Coast Live Oak	36" BOX	L	7
	Laurus nobilis	Bay Laurel	15 GAL	L	40

ACCENT SHRUBS	BOTANICAL NAME	COMMON NAME	SIZE	WUCOLS	SPACING
	Prunus c. 'Bright n Tight'	Carolina Cherry Column	15 Gal	M	96" O.C.
	Pittosporum Tobira	Mock Orange	15 Gal	M	60" O.C.
SHRUBS	BOTANICAL NAME	COMMON NAME	SIZE	WUCOLS	SPACING
	Artemisia 'Powis Castle'	Powis Castle Sagebrush	1 Gal	M	36" O.C.
	Baccharis p. 'Pigeon Pointe'	Dwarf Coyote Brush	1 Gal	L	60" O.C.
	Boutleoua g. 'Blonde Ambition'	Blue Gramma Grass	1 Gal	L	24" O.C.
	Calylophus hartwegii	Sundrops	1 Gal	L	48" O.C.
	Festuca mairei	Atlas Fescue	1 Gal	L	36" O.C.
	Lavatera maritima	Bush Mallow	1 Gal	L	36" O.C.
	Leymus 'Canyon Prince'	Wild Rye	1 Gal	L	48" O.C.
	Salvia Greggii	Autumn Sage	1 Gal	L	36" O.C.

GROUNDCOVERS	BOTANICAL NAME	COMMON NAME	SIZE	WUCOLS	SPACING
	Carex tumulicola	Berkley Sedge	1 Gal	L	48" O.C.
	Marathon Ile	Dwarf Fescue	1 Gal	L	48" O.C.
	Myoporum p. 'pink'	Pink Racer	1 Gal	L	48" O.C.
	Marathon Ile	Dwarf Fescue	sod	H	--

- LEGEND**
- 1. BOCCCE BALL COURT
 - 2. LAWN AREA WITH 6" WIDE CONCRETE MOWCURB
 - 3. SEATING AREA WITH PATIO CHAIRS
 - 4. SEATING AREA WITH TABLE, CHAIRS AND TRASH CAN
 - 5. CONCRETE PATHWAY
 - 6. PLAYGROUND AREA WITH RUBBER SURFACING AND 12" CONCRETE MOW CURB
 - 7. VISITOR PARKING
 - 8. SEAT WALL
 - 9. TRANSFORMER
 - 10. PET WASTE STATION WITH SIGNAGE (MAINTAINED BY HOA)
 - 11. ILLUMINATED ADDRESS DIRECTORY
 - 12. OVERHEAD SHADE STRUCTURE WITH ALUMINUM LATTICE TOP
 - 13. MAILBOXES WITH PARKING STALL

GENERAL PLANTING AND EROSION NOTES:

WUCOLS ZONE FOR THIS PROJECT IS ZONE 3.

THIS PROJECT IS WITHIN A WILDLAND URBAN INTERFACE (WUI) AREA WITH VERY HIGH FIRE HAZARD SEVERITY ZONES.

FUEL MODIFIED DEFENSIBLE SPACE:

ZONE 1:
(HOA MAINTAINED) - HOMEOWNER LOTS PLANTED WITH FIRE RESISTANT VEGETATION AND MAINTAINED TO ZONE 1 CRITERIA BY EACH LOT OWNER. PLANTS LISTED IN THE PROHIBITED PLANT LIST FOUND IN APPENDIX A OF THE FUEL MODIFICATION PLAN SHALL NOT BE PLANTED. MAINTENANCE WILL BE ONGOING THROUGHOUT THE YEAR AS NEEDED. THE AREA IS PERMANENTLY IRRIGATED. SEE FIRE PROTECTION PLAN FOR DETAILS.

ZONE 2:
(HOA MAINTAINED) - THINNING AREAS LOCATED WITHIN THE COMMON AREA BETWEEN 50 AND 100 FEET FROM EACH STRUCTURE. THESE AREAS MAY INCLUDE SINGLE OR SMALL CLUSTERS OF TRIMMED, FIRE-RESISTANT NATIVE PLANTS UP TO 18 INCHES IN HEIGHT AND TRIMMED NATIVE TREES LIMBED UP TO 6 FEET FROM THE GROUND WHERE 50% OF THE VEGETATION IS REMOVED. SELECTED NATIVE PLANT CLUSTERS MUST BE SEPARATED BY AT LEAST 1 ½ TIMES THE MATURE HEIGHT OF THE RETAINED PLANTS. THE GROUND COVER, NATIVE PLANTS AND GRASSES BELOW THE TREE CANOPIES SHALL BE WEED WHIPPED OR MOWED TO 4" OR LESS IN HEIGHT. SEE FUEL MODIFICATION PLAN FOR DETAILS.

OWNER/DEVELOPER
WARMINGTON RESIDENTIAL
3090 PULLMAN ST
COSTA MESA, CA 92626
CONTACT: MATTHEW ESQUIVEL
EMAIL: MESQUIVEL@WARMINGTONGROUP.COM

ENGINEER
RICK ENGINEERING COMPANY
5620 FRIARS ROAD
SAN DIEGO, CA 92110
P: (619) 291-0707
CONTACT: CARLOS ALANIZ
EMAIL: CALANIZ@RICKENGINEERING.COM

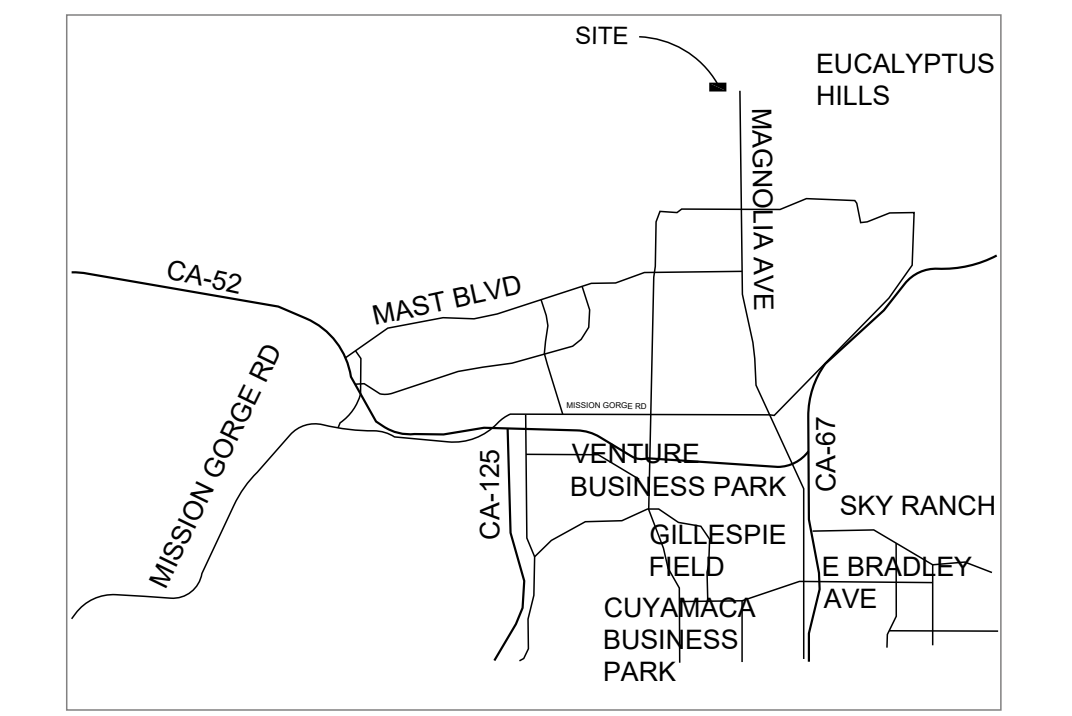
LANDSCAPE
BMLA, INC
LANDSCAPE ARCHITECTS
310 NORTH JOY STREET
CORONA, CA 92879
P: (951) 737-1124
CONTACT: JEFF TROJANOWSKI
EMAIL: JEFFT@BMLA.NET

ASSESSOR'S PARCEL NUMBERS
378-190-01-00

PUBLIC UTILITIES/SERVICES
SEWER & WATER: PADRE DAM MUNICIPAL WATER DISTRICT
TELEPHONE: AT&T WIRELESS
GAS: SAN DIEGO GAS & ELECTRIC
ELECTRIC: SAN DIEGO GAS & ELECTRIC
FIRE PROTECTION: SANTEE FIRE DEPARTMENT

EARTHWORK QUANTITIES :
CUT = XXXX CY
FILL = XXXX CY
IMPORT = XXXX CY

- SHEET INDEX**
- LP-1 : OVERALL LANDSCAPE PLAN
 - LP-2 : ENLARGEMENTS
 - LP-3 : ENLARGEMENTS
 - LP-4 : WALL AND FENCE PLAN
 - LP-5 : OPEN SPACE EXHIBIT



VICINITY MAP
NOT TO SCALE

