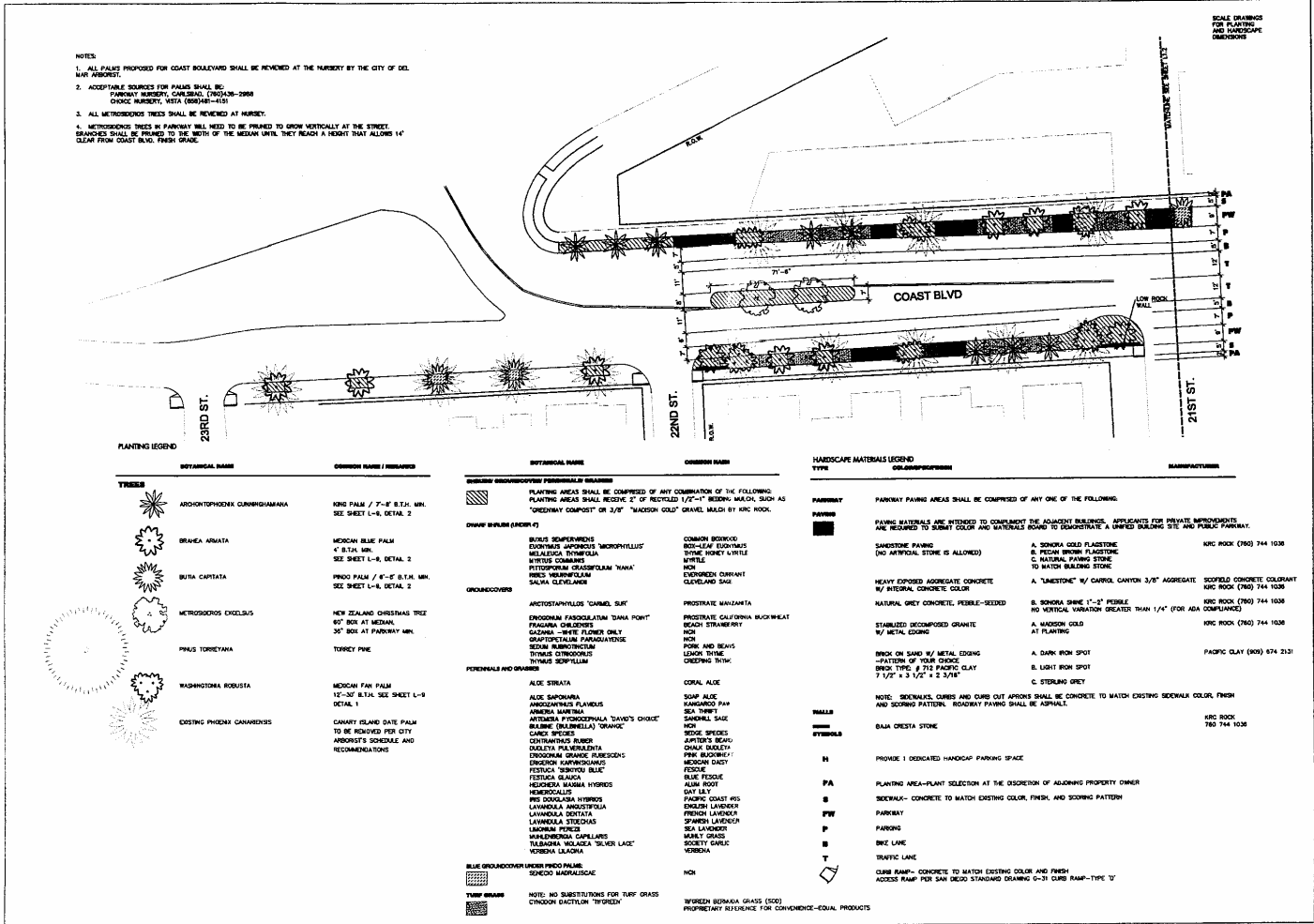


- NOTES
1. ALL PALMS PROPOSED FOR COAST BOULEVARD SHALL BE REMOVED AT THE NURSERY BY THE CITY OF DEL MAR PROJECT.
  2. ACCEPTABLE SOURCES FOR PALMS SHALL BE: PARKWAY NURSERY, CARLSBAD, (760)435-3988; CHOICE NURSERY, VISTA (619)481-4151.
  3. ALL METROSIDEROS TREES SHALL BE REMOVED AT NURSERY.
  4. METROSIDEROS TREES IN PARKWAY WILL NEED TO BE PRUNED TO GROW HORIZONTALLY AT THE STREET. BRANCHES SHALL BE PRUNED TO THE BOTH OF THE MEDIAN UNTIL THEY REACH A POINT THAT ALLOWS 1' CLEAR FROM COAST BLVD. FINISH GRADE.



PLANTING LEGEND

BOTANICAL NAME	COMMON NAME / REMARKS
<b>TREES</b>	
ARCHONTOPHOENIX CUNNINGHAMIANA	KING PALM / 7'-8" B.T.H. MIN. SEE SHEET L-4, DETAIL 2
BRAHEA ARNATA	MEXICAN BLUE PALM 4' B.T.H. MIN. SEE SHEET L-4, DETAIL 2
BUTIA CAPITATA	PIRRO PALM / 8'-12" B.T.H. MIN. SEE SHEET L-4, DETAIL 2
METROSIDEROS EXONILOBUS	NEW ZEALAND CHRISTMAS TREE 80' BOX AT MEDIAN, 30' BOX AT PARKWAY MIN.
PINUS TORREYANA	TORREY PINE
WASHINGTONIA ROBUSTA	MEXICAN FAN PALM 12'-30' B.T.H. SEE SHEET L-9 DETAIL 1
EXISTING PHOENIX CANARIENSIS	CANARY ISLAND DATE PALM TO BE REMOVED PER CITY ARBORIST'S SCHEDULE AND RECOMMENDATIONS
<b>SHRUBS AND PERENNIALS</b>	
BLUE GROUNDCOVER	INFORMED PINEO PALM, SPINACH MARIGOLD
TURF GRASS	NOTE: NO SUBSTITUTIONS FOR TURF GRASS EXCEPT BENTON TURF

BOTANICAL NAME	COMMON NAME
<b>DRYLAND WILDLIFE (DWR)</b>	
BULBS	BULBS: SCHEPHERDIA, ERYTHRINA JAPONICA 'MICROPHYLLUS', MELALEUCA TOMENGA, WITTELI COMPLANATA, PICTOPHYLLUM CRASSIFOLIUM 'NANA', FRIEL, MARIANVILLE, SALVIA CLEVELANDIA
GROUNDCOVER	ARCTOSTAPHYLOS 'CAMEL BAIT', ERGONOMA FASCIOLATA 'TANA POINT', FRAXINA CHALICEA, CALYCA 'WHITE FLOWER ONLY', GRAPTOPETALUM PARGUAYENSE, SEDUM MEXICANICUM, TYMUS OTTOMANUS, TYMUS SOPHILLI
<b>PERENNIALS AND GRASSES</b>	
ALCE STRATA	ALICE STRATA
ALCE SAPOTARIA	SOAP ALICE
ARGEMONE FLAVIDA	ANGELICA
ANEMONE MARITIMA	SEA THREFT
ASTER SPICATUS	STARFLOR
BLUE BONNET	BLUE BONNET
CENTAUREA RUBRA	RED CENTAUREA
DIANTHUS BARBATUS	DIANTHUS
ECHINOPS AMURENSIS	ROSE HIPS
ECHINOPS SPHAEROLOBUS	ROSE HIPS
FESTUCA GLAUCA	BLUE FESCUE
FESTUCA OVINA	OVINE FESCUE
FESTUCA RUBRA	RED FESCUE
HEMEROCALLIS FULVA	DAY LILY
IRIS SIBIRICA	IRIS
LAVANDULA ANGSTIFOLIA	FRAGRANT LAVENDER
LAVANDULA DENTATA	FRAGRANT LAVENDER
LAVANDULA STOECHAS	FRAGRANT LAVENDER
LAMIUM PURPUREUM	SPRINKLER
MALVA SYLVESTRIS	ROSE HIPS
PHLOX SUBULATA	ROSE HIPS
VERBENA OFFICINALIS	VERBENA
VERBENA LITORALIS	VERBENA
VERBENA STRICTA	VERBENA
VERBENA OFFICINALIS	VERBENA
VERBENA STRICTA	VERBENA
VERBENA OFFICINALIS	VERBENA
VERBENA STRICTA	VERBENA
VERBENA OFFICINALIS	VERBENA
VERBENA STRICTA	VERBENA
VERBENA OFFICINALIS	VERBENA
VERBENA STRICTA	VERBENA
VERBENA OFFICINALIS	VERBENA
VERBENA STRICTA	VERBENA

HANDSCAPE MATERIALS LEGEND	TYPE	MANUFACTURER
PAVING	PARKWAY PAVING AREAS SHALL BE COMPOSED OF ANY ONE OF THE FOLLOWING: PAVING MATERIALS ARE INTENDED TO COMPLEMENT THE ADJACENT BUILDINGS. APPLICANTS FOR PRIVATE IMPROVEMENTS ARE REQUIRED TO SUBMIT COLOR AND MATERIALS BOARD TO SUBMIT TO A LIMITED BALANCE SET AND PUBLIC PARKWAY.	
SANDSTONE PAVING	(NO ARTIFICIAL STONE IS ALLOWED)	KRC ROCK (760) 744 1038
HEAVY EXPOSED AGGREGATE CONCRETE	W/ INTERNAL CONCRETE COLOR	KRC ROCK (760) 744 1038
NATIONAL GREY CONCRETE	POSSIBLE-SELECTED	KRC ROCK (760) 744 1038
STABILIZED DECOMPOSED GRANITE	W/ METAL EDGING	KRC ROCK (760) 744 1038
BRICK ON SAND	W/ METAL EDGING -PATTERN OF YOUR CHOICE BRICK TYPE: # 712 PACIFIC CLAY 7 1/2" x 3 1/2" x 2 1/2"	PACIFIC CLAY (800) 874 2151
BRICK	NOTE: SIDEWALK, CURBS AND CURB CUT APPROX SHALL BE CONCRETE TO MATCH EXISTING SIDEWALK COLOR, FINISH AND SIDING PATTERN. ROADWAY PAVING SHALL BE ASPHALT.	KRC ROCK (760) 744 1038
STONE	BALM ONESTA STONE	KRC ROCK (760) 744 1038
HANDCAP PARKING SPACE	PROVIDE 1 DEDICATED HANDCAP PARKING SPACE	
PLANTING AREA-PLANT SELECTION	PLANTING AREA-PLANT SELECTION AT THE DISCRETION OF ADJOINING PROPERTY OWNER	
SIDEWALK	SIDEWALK: CONCRETE TO MATCH EXISTING COLOR, FINISH, AND SIDING PATTERN	
PAVING	PAVING: CONCRETE TO MATCH EXISTING COLOR AND FINISH	
TURF GRASS	TURF GRASS: CONCRETE TO MATCH EXISTING COLOR AND FINISH	
CURB RAMP	CURB RAMP: CONCRETE TO MATCH EXISTING COLOR AND FINISH	
WIREEN	WIREEN BORAIA GRASS (500) PROPRIETARY REFERENCE FOR CONVENIENCE-EQUAL PRODUCTS	

SCALE DRAWING FOR PLANTING AND HANDSCAPE DIMENSIONS

SPURLOCK FOIRIER  
Landscape Architecture  
1000 W. GARDNER ST.  
SAN ANTONIO, TX 78207  
(214) 343-1111

CITY OF DEL MAR

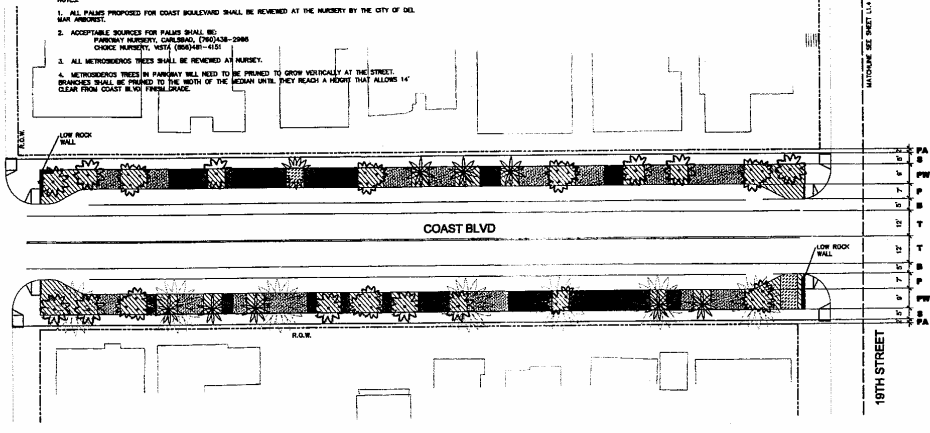
COAST BOULEVARD  
DEL MAR, CALIFORNIA  
STREETSCAPE CONCEPT PLAN



APR 3, 2003

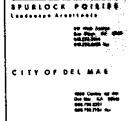
L-1

20TH STREET



- NOTES
1. ALL PALMS PROPOSED FOR COAST BOULEVARD SHALL BE REMOVED AT THE HURSEY BY THE CITY OF DEL MAR HURSEY.
  2. ACCEPTABLE SOURCES FOR PALMS SHALL BE:
    - FARMHAY HURSEY, CALIFORNIA, (760)338-2986
    - CHOICE HURSEY, VISTA, (619)441-0151
  3. ALL METROSIDRUS TREES SHALL BE REMOVED AT HURSEY.
  4. METROSIDRUS TREES IN PARKWAY WILL NEED TO BE PRUNED TO GROW VERTICALLY AT THE STREET. BRANCHES SHALL BE PRUNED TO THE SOUTH OF THE BRANCH UNTIL THEY REACH A HEIGHT THAT ALLOWS 14' CLEAR FROM COAST BLVD FREEBOARD.

SCALE DRAWINGS FOR PLANTING AND HARDSCAPE DIMENSIONS



PLANTING LEGEND

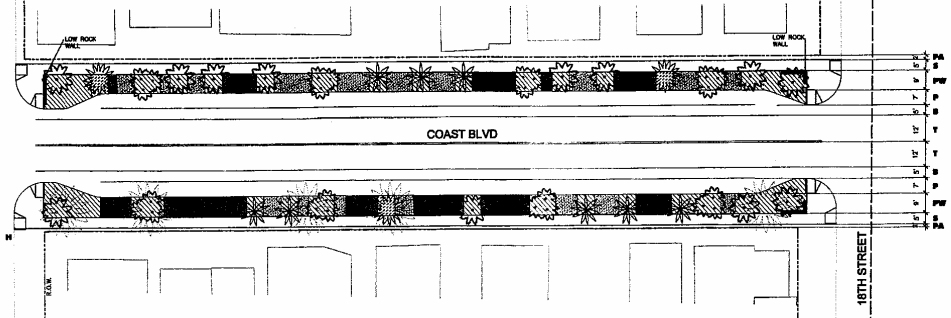
BUTYRNAL NAME	COMMON NAME / REMARKS
<b>TREES</b>	
ARCHONTOCARYX CUNNINGHAMIANA	KING PALM / 7'-8" O.B.H. MIN. SEE SHEET L-4, DETAIL 2.
BRASSIA ARMATA	MEXICAN BLUE PALM 4" O.B.H. MIN. SEE SHEET L-4, DETAIL 2.
BUTIA CAPSAICA	FINCH PALM / 6'-8" O.B.H. MIN. SEE SHEET L-4, DETAIL 2.
METROSIDRUS EXOCLUSUS	NEW ZEALAND CHRISTMAS TREE 60' MAX AT MEDIAN, 20' MAX AT PARKWAY MED.
PHAIUS TORREYANA	TORREY PINE
WASHINGTONIA ROBUSTA	MEXICAN FAN PALM 12'-20' O.B.H. SEE SHEET L-4 DETAIL 1.
EXISTING PHOENIX CANARIENSIS	CANARY ISLAND DATE PALM TO BE REMOVED PER CITY HURSEY'S SCHEDULE AND RECOMMENDATIONS

BUTYRNAL NAME	COMMON NAME
<b>SHRUBS AND SMALL TREES</b>	
MONARDELLA GIBBERNA	MONARDELLA GIBBERNA
GRASS	
CLYPEA	CLYPEA
SPERMATOPHYTES	
ACTINOTRACHYLIS 'CORNEL SUM'	ACTINOTRACHYLIS 'CORNEL SUM'
EROGONIA FASCICULATA 'DANA POINT'	EROGONIA FASCICULATA 'DANA POINT'
FRAXINUS OREGONENSIS	FRAXINUS OREGONENSIS
GAZANIA - WHITE FLOWER ONLY	GAZANIA - WHITE FLOWER ONLY
GEMMIFERUS PARADOXICUS	GEMMIFERUS PARADOXICUS
SOLANUM RUSTICISSIMUM	SOLANUM RUSTICISSIMUM
TITHYSA SPINOSA	TITHYSA SPINOSA
TRIFOLIUM REPENS	TRIFOLIUM REPENS
PROSTRATE MANZANITA	PROSTRATE CALIFORNIA BLACKHEAT
BEACH STRAWBERRY	BEACH STRAWBERRY
NON	NON
POPP AND BEANS	POPP AND BEANS
LEMNA TROPE	LEMNA TROPE
DESIZPUM TITHYSA	DESIZPUM TITHYSA
<b>PERENNIALS AND GRASSES</b>	
ORVAL ALICE	ORVAL ALICE
ALICE SAPONARIA	ALICE SAPONARIA
ANODONTINUS FLAVOUS	ANODONTINUS FLAVOUS
ANTHEMIS FIDUCIOSA 'DANA'S CHOICE'	ANTHEMIS FIDUCIOSA 'DANA'S CHOICE'
BEATRICE (SILVERBELL) 'TONGUE'	BEATRICE (SILVERBELL) 'TONGUE'
CANARY SPODES	CANARY SPODES
CONTRARIUM RUBER	CONTRARIUM RUBER
DICENTELLA ANTHUS RUBESCENS	DICENTELLA ANTHUS RUBESCENS
EROGONIA FASCICULATA	EROGONIA FASCICULATA
FRAXINUS OREGONENSIS	FRAXINUS OREGONENSIS
FRAXINUS OREGONENSIS	FRAXINUS OREGONENSIS
FRAXINUS OREGONENSIS	FRAXINUS OREGONENSIS
FRAXINUS OREGONENSIS	FRAXINUS OREGONENSIS
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FRAXINUS OREGONENSIS	FRAXINUS OREGONENSIS
FRAXINUS OREGONENSIS	FRAXINUS OREGONENSIS

HARDSCAPE MATERIALS LEGEND	MANUFACTURERS
<b>PARKWAY</b>	
PARKWAY PAVING AREAS SHALL BE COMPRISED OF ANY ONE OF THE FOLLOWING: PLANTING AREAS SHALL BE COMPRISED OF ANY COMBINATION OF THE FOLLOWING. PLANTING AREAS SHALL BE COMPRISED OF ANY COMBINATION OF THE FOLLOWING. PLANTING AREAS SHALL BE COMPRISED OF ANY COMBINATION OF THE FOLLOWING. PLANTING AREAS SHALL BE COMPRISED OF ANY COMBINATION OF THE FOLLOWING.	
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LANDSCAPE SEE SHEET L-3

- NOTES:
1. ALL PALMS PROPOSED FOR COAST BOULEVARD SHALL BE REVIEWED AT THE MURKEY BY THE CITY OF OIL AND GAS.
  2. ACCEPTABLE SPECIES FOR PALMS SHALL BE: PINEAPPLE PALM, CARLEBAM, (PROCALM-2888) CHASE PALM, MET (DRAUM-101).
  3. ALL METROBIOSIS TREES SHALL BE REVIEWED AT MURKEY.
  4. METROBIOSIS TREES IN PARKWAY WILL NEED TO BE PRUNED TO GROW VERTICALLY AT THE STREET. BRANCHES SHALL BE PRUNED TO THE SOUTH OF THE MEDIAN UNTIL THEY REACH A HEIGHT THAT ALLOWS 14' CLEAR FROM COAST BLVD. FINISH GRADE.



SCALE DRAWINGS FOR PLANTING AND LANDSCAPE DESIGNERS

APPROVED FOR THE CITY OF DEL MAR

DATE: APR 7, 2003

BY: [Signature]

CITY OF DEL MAR

DATE: APR 7, 2003

BY: [Signature]

PLANTING LEGEND

BOTANICAL NAME	COMMON NAME / REMARKS
<b>TREES</b>	
ARCHONTOPODAX CANNONIAHAMIA	IRIG PALM / 7'-8' B.T.H. MIN. SEE SHEET L-4, DETAIL 2
BRASIA NIBATA	MEXICAN BLUE PALM 4' B.T.H. MIN. SEE SHEET L-4, DETAIL 2
BUTIA CARTATA	PIREO PALM / 6'-8' B.T.H. MIN. SEE SHEET L-4, DETAIL 2
METROBIOSIS EXOCLUSUS	NEW ZEALAND CHRISTMAS TREE 80' BOX AT MEDIAN 30' BOX AT PARKWAY M.H.
PARUS FORSYTHANA	TURKEY PINE
WASHINGTONIA ROBUSTA	MEXICAN FAN PALM 12'-30' B.T.H. SEE SHEET L-4 DETAIL 1
EXTING PHOENIX CANARIENSIS	CANARY ISLAND DATE PALM TO BE REMOVED PER CITY ORDINANCE SCHEDULE AND RECOMMENDATIONS

GROUNDCOVERS

ARCTOSTAPHYLOS 'DWARF DUNE'	ARCTOSTAPHYLOS 'DWARF DUNE'
EROGONUM PARVIFOLIUM 'DWARF FOUNTAIN'	EROGONUM PARVIFOLIUM 'DWARF FOUNTAIN'
FRAXINA OLYMPIENSIS	FRAXINA OLYMPIENSIS
GRASS - WHITE FLOWER ONLY	GRASS - WHITE FLOWER ONLY
GRAPTOPETALUM PARAGUAYENSE	GRAPTOPETALUM PARAGUAYENSE
SIDA RUBROSCISSA	SIDA RUBROSCISSA
THYMUS CYPRIOTICUS	THYMUS CYPRIOTICUS
THYMUS SPICIFOLIUM	THYMUS SPICIFOLIUM

PERENNIALS AND GRASSES

ALICE STRATA	ALICE STRATA
ALICE SAVONIERA	ALICE SAVONIERA
ARGENTANTHUS FLAVIDUS	ARGENTANTHUS FLAVIDUS
ARISMA BREVIFLORA	ARISMA BREVIFLORA
ARTEMISIA PTEROSPERMA 'DAVID'S CHOICE'	ARTEMISIA PTEROSPERMA 'DAVID'S CHOICE'
BALEA (BALSAMILLA) 'DWARF'	BALEA (BALSAMILLA) 'DWARF'
CANYA SPECIES	CANYA SPECIES
CESTRARIUS RUBER	CESTRARIUS RUBER
CHALYTA PALUDOSITA	CHALYTA PALUDOSITA
CYRILLUS GRACILE RUBESCENS	CYRILLUS GRACILE RUBESCENS
EROGONUM PARVIFOLIUM	EROGONUM PARVIFOLIUM
FESTUCA 'SERVOUS' BLUE	FESTUCA 'SERVOUS' BLUE
FESTUCA OLIVACEA	FESTUCA OLIVACEA
HEDERA BARBARA HYBRIDUS	HEDERA BARBARA HYBRIDUS
HEMIPHYLLIS	HEMIPHYLLIS
HEX DOUGLASSA HYBRIDUS	HEX DOUGLASSA HYBRIDUS
LAVANDULA ANGUSTIFOLIA	LAVANDULA ANGUSTIFOLIA
LAVANDULA DENTATA	LAVANDULA DENTATA
LAVANDULA STOECHAS	LAVANDULA STOECHAS
LAVANDULA SPICATA	LAVANDULA SPICATA
MANDARINA PUNICATA	MANDARINA PUNICATA
MANDARINA PUNICATA 'SILVER LACE'	MANDARINA PUNICATA 'SILVER LACE'
VERBENA LILACINA	VERBENA LILACINA

BLUE GRASS COVER UNDER TREES

POA ANNUA	POA ANNUA
POA TRIVIALIS	POA TRIVIALIS

TURF GRASS

POA ANNUA	POA ANNUA
POA TRIVIALIS	POA TRIVIALIS

NOTE: NO SUBSTITUTIONS FOR TURF GRASS CYNODON DACTYLON 'TROPICENT'

HARDSCAPE MATERIALS LEGEND

TYPE

<b>PARKWAY</b>	PARKWAY PAVING AREAS SHALL BE COMPRISED OF ANY ONE OF THE FOLLOWING: PAVING MATERIALS ARE INTENDED TO COMPLEMENT THE ADJACENT BUILDINGS. APPLICANTS FOR PRIVATE IMPROVEMENTS ARE REQUIRED TO LIGHT COLOR AND MATERIALS BOUND TO COMPLEMENT A UNIFIED BUILDING SITE AND PUBLIC PARKWAY.
<b>WALKS</b>	WALKS SHALL BE CONCRETE TO MATCH EXISTING COLOR, FINISH, AND SCORING PATTERN. ROADWAY PAVING SHALL BE ASPHALT.
<b>WALLS</b>	WALLS SHALL BE CONCRETE TO MATCH EXISTING COLOR, FINISH, AND SCORING PATTERN.
<b>SCREENS</b>	SCREENS SHALL BE CONCRETE TO MATCH EXISTING COLOR, FINISH, AND SCORING PATTERN.
<b>STAIRS</b>	STAIRS SHALL BE CONCRETE TO MATCH EXISTING COLOR, FINISH, AND SCORING PATTERN.
<b>H</b>	PROVIDE 1 DEDICATED HANDICAP PARKING SPACE
<b>PA</b>	PLANTING AREA - PLANT SELECTION AT THE DISCRETION OF ADJOINING PROPERTY OWNER
<b>S</b>	SIDEWALK - CONCRETE TO MATCH EXISTING COLOR, FINISH, AND SCORING PATTERN
<b>PW</b>	PARKWAY
<b>P</b>	PARKING
<b>B</b>	BIKE LANE
<b>T</b>	TRAFFIC LANE
<b>L</b>	LANDSCAPE - CONCRETE TO MATCH EXISTING COLOR AND FINISH. ACCESS RAMP PER SAN DEGO STANDARD DRAWING C-21 CURB RAMP-TYPE '1'

HARDSCAPE MATERIALS LEGEND

TYPE

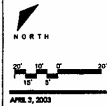
<b>PARKWAY</b>	PARKWAY PAVING AREAS SHALL BE COMPRISED OF ANY ONE OF THE FOLLOWING: PAVING MATERIALS ARE INTENDED TO COMPLEMENT THE ADJACENT BUILDINGS. APPLICANTS FOR PRIVATE IMPROVEMENTS ARE REQUIRED TO LIGHT COLOR AND MATERIALS BOUND TO COMPLEMENT A UNIFIED BUILDING SITE AND PUBLIC PARKWAY.
<b>WALKS</b>	WALKS SHALL BE CONCRETE TO MATCH EXISTING COLOR, FINISH, AND SCORING PATTERN. ROADWAY PAVING SHALL BE ASPHALT.
<b>WALLS</b>	WALLS SHALL BE CONCRETE TO MATCH EXISTING COLOR, FINISH, AND SCORING PATTERN.
<b>SCREENS</b>	SCREENS SHALL BE CONCRETE TO MATCH EXISTING COLOR, FINISH, AND SCORING PATTERN.
<b>H</b>	PROVIDE 1 DEDICATED HANDICAP PARKING SPACE
<b>PA</b>	PLANTING AREA - PLANT SELECTION AT THE DISCRETION OF ADJOINING PROPERTY OWNER
<b>S</b>	SIDEWALK - CONCRETE TO MATCH EXISTING COLOR, FINISH, AND SCORING PATTERN
<b>PW</b>	PARKWAY
<b>P</b>	PARKING
<b>B</b>	BIKE LANE
<b>T</b>	TRAFFIC LANE
<b>L</b>	LANDSCAPE - CONCRETE TO MATCH EXISTING COLOR AND FINISH. ACCESS RAMP PER SAN DEGO STANDARD DRAWING C-21 CURB RAMP-TYPE '1'

HARDSCAPE MATERIALS LEGEND

TYPE

<b>PARKWAY</b>	PARKWAY PAVING AREAS SHALL BE COMPRISED OF ANY ONE OF THE FOLLOWING: PAVING MATERIALS ARE INTENDED TO COMPLEMENT THE ADJACENT BUILDINGS. APPLICANTS FOR PRIVATE IMPROVEMENTS ARE REQUIRED TO LIGHT COLOR AND MATERIALS BOUND TO COMPLEMENT A UNIFIED BUILDING SITE AND PUBLIC PARKWAY.
<b>WALKS</b>	WALKS SHALL BE CONCRETE TO MATCH EXISTING COLOR, FINISH, AND SCORING PATTERN. ROADWAY PAVING SHALL BE ASPHALT.
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<b>PW</b>	PARKWAY
<b>P</b>	PARKING
<b>B</b>	BIKE LANE
<b>T</b>	TRAFFIC LANE
<b>L</b>	LANDSCAPE - CONCRETE TO MATCH EXISTING COLOR AND FINISH. ACCESS RAMP PER SAN DEGO STANDARD DRAWING C-21 CURB RAMP-TYPE '1'

COAST BOULEVARD  
DEL MAR, CALIFORNIA  
STREETSCAPE CONCEPT PLAN



APR 7, 2003

L-4

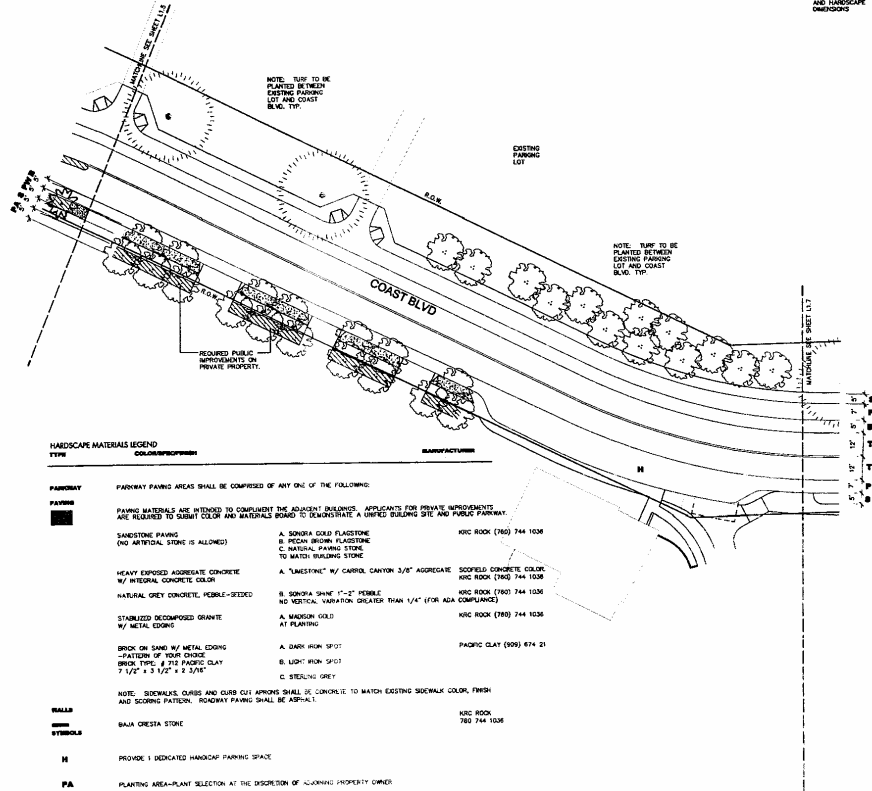


**PLANTING LEGEND**

BOTANICAL NAME	COMMON NAME / RELEVANCE
<b>TREES</b>	
<b>ARCHONTOBIUM COMBINATUM</b>	NYC PALM / 7'-8" B.T.H. MIN. SEE SHEET L-9, DETAIL 2
<b>BRINEA ARMATA</b>	MEXICAN BLUE PALM 4' B.T.H. MIN. SEE SHEET L-9, DETAIL 2
<b>BURA CAPITATA</b>	FROND PALM / 6'-8" B.T.H. MIN. SEE SHEET L-9, DETAIL 2
<b>METROSIDRUS EXCELSUS</b>	NEW ZEALAND CHRISTMAS TREE 60" HO. AT MEDIAN. 36" BOX AT PARKWAY MIN.
<b>PAUS TORREYANA</b>	TORREY PINE
<b>WASHINGTONIA ROBUSTA</b>	MEXICAN FAN PALM 12'-30' B.T.H. SEE SHEET L-9 DETAIL 1
<b>EXISTING PHOENIX CANARENSIS</b>	CANARY ISLAND DATE PALM TO BE REVIEWED FOR CITY ARBORIST'S SCHEDULE AND RECOMMENDATIONS
BOTANICAL NAME	COMMON NAME

**SHRUBS** **GROUNDCOVER** **PERENNIALS** **GRASSES**  
 PLANTING AREAS SHALL BE COMPRISED OF ANY COMBINATION OF THE FOLLOWING. PLANTING AREAS SHALL RECEIVE 2" OF RECYCLED 1/2"-1" BODDING MIXCH, SUCH AS "GREENWAY COMPOST" OR 3/8" "MADISON GOLF" GRAVEL MIXCH BY THE BOOK.

BOTANICAL NAME	COMMON NAME
<b>SHRUBS</b>	
<b>BILVUS SIMPSONIENSIS</b>	COMMON BROWBEARD
<b>EDERIS</b>	BIG-LEAF BURNINGBUSH
<b>MELALEUCA THYMIFOLIA</b>	THICK LEAF MYRTLE
<b>MITIS COMARIS</b>	MYRTLE
<b>PIETOPORUM CRASSIFOLIUM 'NANA'</b>	NON
<b>PIRE</b>	CLEVERNESS CURRANT
<b>SALVIA CLEVELANDI</b>	CLEVELAND SAGE
<b>GROUNDCOVER</b>	
<b>ARCTOSTAPHYLOS 'CARNEI' SUIT</b>	PRICSTRATE MANZANITA
<b>ERODIUM FASCICULATUM 'DANA POINT'</b>	PRICSTRATE CALIFORNIA BUCKWHEAT
<b>FRAXINA DROBISSE</b>	BEADY STRAWBERRY
<b>GAZANIA - WHITE FLOWER ONLY</b>	NON
<b>GRAPTEPHELM PARADISIENSE</b>	NON
<b>SIDAUM PARVIFLORUM</b>	FORK AND BEANS
<b>THYMUS CYPRICUS</b>	LEMON THYME
<b>THYMUS SERPYLLUM</b>	CREEDING THYME
<b>PERENNIALS</b>	
<b>ALICE STRATA</b>	CORAL ALICE
<b>ALICE SAPONARIA</b>	SOAP ALICE
<b>ANDROANTHUS FLAVOUS</b>	FRANCOIS PAIN
<b>ANDRO. MARITIMA</b>	SEA THURT
<b>ANTHEMIS PYCNOCHEMILLA 'DANCE'S CHOICE'</b>	SANDALWOOD
<b>BALMIS (SALICINELLA) 'ORANGE'</b>	NON
<b>CHOCICE SPECIES</b>	NON
<b>CONDANTHUS RUBER</b>	JAYDIP'S BEARD
<b>ERODIUM FASCICULATUM</b>	CHALK SWEETY
<b>ERODIUM GRACILE RUBESCENS</b>	PRIC BUCKWHEAT
<b>ERODIUM SEMILOBATUM</b>	MEXICAN GREY
<b>FESTUCA 'SUNSHINE BLUE'</b>	FESCUE
<b>FESTUCA GLAUCA</b>	BLUE FESCUE
<b>HESPERIS ALBA</b>	ALICE FOOT
<b>HESPERIS ALBA</b>	DAY LILY
<b>IRIS 'DANGLADA HYBRIDS'</b>	PACIFIC COAST IRE
<b>LIANNOLEA ARGENTIFLORA</b>	GRASSY LAVENDER
<b>LAVANDULA DENTATA</b>	FRONTS LAVENDER
<b>LAVANDULA STOECHAS</b>	SPANISH LAVENDER
<b>LAVANDULA PUNICATA</b>	SEA LAVENDER
<b>MAURANDIA CAPILLARS</b>	MAUI'S GRASS
<b>TULBAGIA VOLUCCA 'SILVER LACE'</b>	SOBBY GARLIC
<b>VERBENA LAURENTIA</b>	VERBENA
<b>GRASSES</b>	
<b>ALICE GRASS (ANDROPOGON) UNDER FROND PALMS</b>	NON
<b>SENOCOD MAURANDIENSIS</b>	NON
<b>TWIG GRASS</b>	
<b>NOTE: NO SUBSTITUTIONS FOR TWIG GRASS</b>	
<b>TWIG GRASS</b>	TWIGGED BERMUDA GRASS (50%) PROPRIETARY REFERENCE FOR CONVENIENCE-EQUAL PRODUCTS



**HARDSCAPE MATERIALS LEGEND**

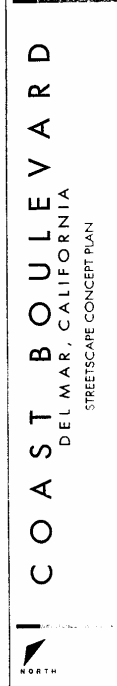
TYPE	COLOR/DESCRIPTION	MANUFACTURER
<b>PARKWAY</b>	PARKWAY PAVING AREAS SHALL BE COMPRISED OF ANY ONE OF THE FOLLOWING: PAVING MATERIALS ARE INTENDED TO COMPLEMENT THE ADJACENT BUILDINGS. APPLICANTS FOR PRIVATE IMPROVEMENTS ARE REQUIRED TO SUBMIT COLOR AND MATERIALS BOARD TO DEMONSTRATE A UNIFIED BUILDING SITE AND PUBLIC PARKWAY.	
	SANDSTONE PAVING (NO ARTIFICIAL STONE IS ALLOWED)	A. SONORA GOLD FLAGSTONE B. PECOS BROWN FLAGSTONE C. NATURAL PAVING STONE TO MATCH BUILDING STONE
	HEAVY EXPOSED AGGREGATE CONCRETE W/ INTERNAL CONCRETE COLOR	A. "TIMESPAK" W/ CANYON CANYON 3/4" AGGREGATE B. SONORA GRAY 1 1/2" PEBBLE C. NATURAL PAVING STONE TO MATCH BUILDING STONE
	NATURAL GREY CONCRETE, POLAR-STEED	A. MADISON GOLD B. SONORA GRAY 1 1/2" PEBBLE C. NATURAL PAVING STONE TO MATCH BUILDING STONE
	STABILIZED DECOMPOSED GRANITE W/ METAL EDGING	A. MADISON GOLD AT PAVING B. SONORA GRAY 1 1/2" PEBBLE C. NATURAL PAVING STONE TO MATCH BUILDING STONE
	BRICK ON SAND W/ METAL EDGING -HATCHED BY YOUR CHOICE	A. DARK IRON SPOT B. LIGHT IRON SPOT C. STEELING GREY
	BRICK TYPE: 8 7/8" PACIFIC CLAY 7 1/2" x 3 1/2" x 2 1/2" TYPE	PACIFIC CLAY (909) 674 21
<b>BIKE LANE</b>	BAJA ORESTA STONE	NIC BOOK 780 744 1036
<b>TRAFFIC LANE</b>	PROVIDE 1 DEDICATED HANDCAP PARKING SPACE	
<b>PA</b>	PLANTING AREA-PLANT SELECTION AT THE DISCRETION OF ADJACENT PROPERTY OWNER	
<b>SIDEWALK</b>	CONCRETE TO MATCH EXISTING COLOR, FINISH, AND SPOORING PATTERN	
<b>P</b>	PARKWAY	
<b>B</b>	BIKE LANE	
<b>T</b>	TRAFFIC LANE	
	CURB RAMP: CONCRETE TO MATCH EXISTING COLOR AND FINISH	
	ACCESS RAMP PER SAN 11000 STANDARD DRAWING G-21 CURB RAMP "14" X 12"	

- NOTES**
- ALL PALMS PROPOSED FOR COAST BOULEVARD SHALL BE REVIEWED AT THE NURSERY BY THE CITY OF DEL MAR ARBORIST.
  - ACCEPTABLE SOURCES FOR PALMS SHALL BE: PARKWAY NURSERY, CALIFORNIA, (760) 446-2888 OR: CHOCICE NURSERY, NORTON (805) 441-4145
  - ALL METROSIDRUS TREES SHALL BE REVIEWED AT NURSERY.
  - METROSIDRUS TREES IN PARKWAY WILL NEED TO BE PRUNED TO GROW VERTICALLY AT THE STREET. BRANCHES SHALL BE PRUNED TO THE WIDTH OF THE MEDIAN UNITS. THEY REACH A HEIGHT THAT ALLOWING 14' CLEAR FROM COAST BLVD FINISH GRADE.

SCALE DRAWINGS FOR PLANTING AND HARDSCAPE DIMENSIONS

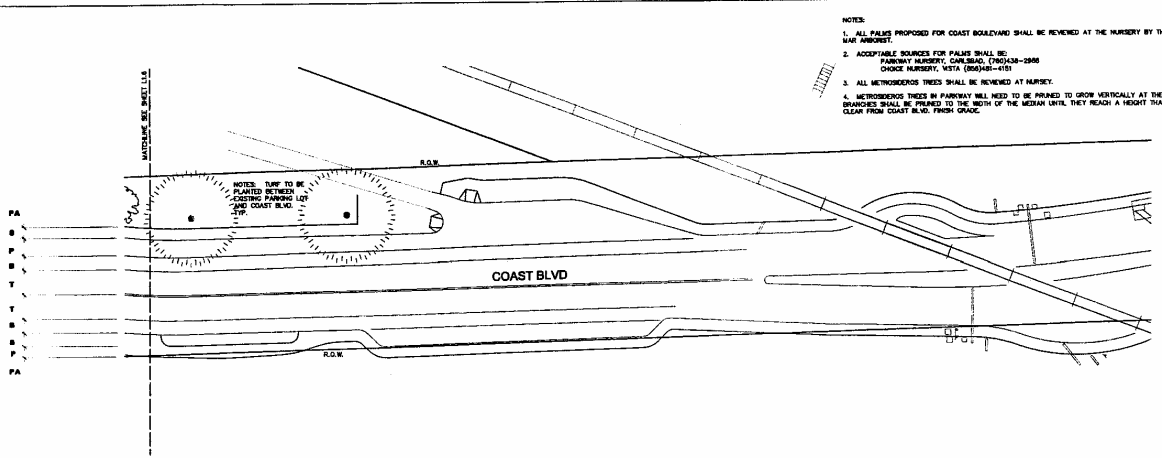
**SPURLOCK PROJECT**  
 DEL MAR, CALIFORNIA  
 CITY OF DEL MAR  
 APRIL 3, 2003

**COAST BOULEVARD**  
 DEL MAR, CALIFORNIA  
 STREETSCAPE CONCEPT PLAN



APRIL 3, 2003

**L-6**



- NOTES:
1. ALL PALMS PROPOSED FOR COAST BOULEVARD SHALL BE REMOVED AT THE NURSERY BY THE CITY OF DEL MAR. APPROVED:
  2. ACCEPTABLE SOURCES FOR PALMS SHALL BE: PARKWAY NURSERY, CARLSBAD, (760)441-2988; CHOICE NURSERY, VISTA (619)481-4151
  3. ALL METROSIDEROS TREES SHALL BE REMOVED AT NURSERY.
  4. METROSIDEROS TREES IN PARKWAY WILL NEED TO BE PRUNED TO GROW VERTICALLY AT THE STREET. BRANCHES SHALL BE PRUNED TO THE NORTH OF THE MEDIAN UNTIL THEY REACH A HEIGHT THAT ALLOWS 14' CLEAR FROM COAST BLVD. FINISH GRADE.

SCALE DRAWINGS FOR PLANTING AND HARDSCAPE

DATE: APRIL 3, 2003

BY: [Signature]

SPURLOCK POIRIER  
Landscape Architects

CITY OF DEL MAR

1000 GARDEN ST., SUITE 100  
DEL MAR, CA 92008  
(619) 395-1111

**COAST BOULEVARD**  
 DEL MAR, CALIFORNIA  
 STREETScape CONCEPT PLAN



L-7

**PLANTING LEGEND**

BOTANICAL NAME	COMMON NAME / REMARKS
<b>TREES</b>	
ARCHONTOXYDON CANADIANUM	WAX PALM / 7'-8' B.H. MIN. SEE SHEET L-6, DETAIL 2
BRAHEA ARNATA	MEXICAN BLUE PALM 4' B.H. MIN. SEE SHEET L-6, DETAIL 2
BUTIA CAPITATA	PIHOO PALM / 4'-8' B.H. MIN. SEE SHEET L-6, DETAIL 2
METROSIDEROS EXCELISUS	NEW ZEALAND CHRISTMAS TREE 80' BOX AT MEDIAN, 30' BOX AT PARKWAY MIN.
PHOENIX TORREYANA	TORREY PINE
WASHINGTONIA ROBUSTA	MEXICAN FAN PALM 12'-20' B.H. SEE SHEET L-9 DETAIL 1
EXISTING PHOENIX CANADENSIS	CANARY ISLAND DATE PALM TO BE REMOVED PER CITY ORDINANCE SCHEDULE AND RECOMMENDATIONS

BOTANICAL NAME	COMMON NAME
<b>SHRUBS / SUBCROUCHING PERENNIALS OR GRASSES</b>	
PLANTING AREAS SHALL BE COMPOSED OF ANY COMBINATION OF THE FOLLOWING. PLANTING AREAS SHALL RECEIVE 2" OF RECYCLED 1/2"-1" BEDDING MASH, SUCH AS "GREENWAY COMPOST" OR 3/8" "MADISON GOLD" GRAVEL MASH BY KMC ROCK.	
DRYOPUS SP. (UNDER 4')	
BELVIS EMPORNIENSIS	COMMON BROODWOOD
ERYTHRAEA SPINOSA	RED-LEAF SPURGEON
MELALUCA THINIFOLIA	THINE HONEY WORTLE
MYRTIS COMARIS	MYRTLE
PITISPORUM CHAETOPHYLUM	NON
PHOENIX NEUROPHYLLUM	NON
SALVIA CLEVELANDI	INDOCHINESE CURRANT
	CLEVELAND SAGE
<b>GRASSES</b>	
ARCHISTAPHYLOS 'CAMEL SURF'	PROSTRATE MANZANITA
ERODIOLA FASCIOLATA	PROSTRATE CALIFORNIA BUCKWHEAT
FRAGARIA CHLORIS	BEACH STRAWBERRY
GALEA - WHITE FLOWER ONLY	NON
GRATIOPETALUM PARAGUAYENSE	NON
SEDUM RUBROCRISTATUM	RED AND BEANS
THYMUS OTINODORUS	LONDON THyme
THYMUS SERPYLLUM	CREWRY THyme
<b>PERENNIALS AND GRASSES</b>	
ALICE STRATA	CORAL ALICE
ALICE SAPONARIA	SOAP ALICE
ANDROSANTHUS FLAVUS	HANGARDO PAN
ARMERIA MARITIMA	SEA THISTLE
ARTEMISA FIDUCIOSA	SANDHILL SAGE
BALMINE (EUBALMINE) 'ORANGE'	NON
CAREX SPECIES	EDGE SPECIES
CONTRASTANS RUBEN	ARTIST'S BEARD
DIANTHUS PAVONACEUS	CHALK DAZLETA
ERODIOLA GRACILE	THE BUSHMIST
ERODIOLA GRACILE	MEXICAN DART
FESTUCA 'SPRAY' BLUE'	EDGE
FESTUCA 'GLAUC'	BLUE FESCUE
FESTUCA 'GLAUC'	BLUE FESCUE
HEUCHERA MAGNA	ALUM ROOT
HEDERA	DAY LILY
IRIS DOUGLASSA HYBRID	PACIFIC COAST IRIS
LAVANDELA ANGIOLIFOLIA	ENGLISH LAVANDER
LAVANDELA DENTATA	FRENCH LAVANDER
LAVANDELA STICHOCHAS	SPANISH LAVANDER
LIMNOM PHOENIX	SEA LAVANDER
MALVACENARIA CAPILLARS	MARLY GRASS
TALABARRA 'VOLAZEA' 'BLACK LAZE'	SOBBITT MARSH
YORRENA LAURINA	YORRENA
	NON
<b>TURF GRASS</b>	
NOTE: NO SUBSTITUTIONS FOR TURF GRASS	
CYNODON DACTYLON 'TERRAZZO'	
TERRAZZO BERMUDA GRASS (5002)	
PROPRIETARY REFERENCE FOR CONFORMANCE LUMI. PRODUCTS	

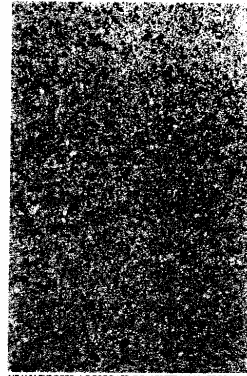
**HARDSCAPE MATERIALS LEGEND**

TYPE	COLOR/DESCRIPTION	MANUFACTURER
<b>PARKWAY</b>		
PARKWAY	PARKWAY PAVING AREAS SHALL BE COMPOSED OF ANY ONE OF THE FOLLOWING: PAVING MATERIALS ARE INTENDED TO COMPLEMENT THE ADJACENT BUILDINGS. APPLICANTS FOR PRIVATE IMPROVEMENTS ARE REQUESTED TO SUBMIT COLOR AND MATERIALS BOARD TO DEMONSTRATE A UNIFIED BUILDING SITE AND PUBLIC PARKWAY.	
SANDSTONE PAVING (NO INTERLACED STONE IS ALLOWED)	A. SONORA GOLD FLAGSTONE B. PICOON BROWN FLAGSTONE C. NATURAL PAVING STONE TO MATCH BUILDING STONE	KMC ROCK (760) 744 1036
HEAVY EXPOSED AGGREGATE CONCRETE N/ INTERLACED CONCRETE COLOR	A. "LANGSTONE" N/ CARROL CANYON 3/8" AGGREGATE B. SONORA WHITE 1"-2" FESIBLE NO VERTICAL VARIATION GREATER THAN 1/4" (FOR ADA COMPLIANCE)	SCOFIELD CONCRETE COLORANT KMC ROCK (760) 744 1036
NATURAL GREY CONCRETE, PEBBLE-SEDED N/ METAL EDGING	A. MADISON GOLD AT PLANTING	KMC ROCK (760) 744 1036
STABILIZED DECOMPOSED GRANITE N/ METAL EDGING	A. DARK IRON SPOT B. LIGHT IRON SPOT C. STERLING GREY	PACIFIC CLAY (909) 874 2131 KMC ROCK (760) 744 1036
BRICK ON SAND N/ METAL EDGING -PATTERN OF YOUR CHOICE BRICK TYPE # 212 PACIFIC CLAY 7 1/2" x 3 1/2" x 2 3/8"		
NOTE: SIDEWALKS, CURBS AND CURB OUT AREAS SHALL BE CONCRETE TO MATCH EXISTING SIDEWALK COLOR, FINISH AND SCORING PATTERN. ROADWAY PAVING SHALL BE ASPHALT.		
WALK	BAJA CHESTA STONE	KMC ROCK (760) 744 1036
<b>STREETS</b>		
PA	PROVIDE 1 DEDICATED HARDSCAPE PARKING SPACE	
S	PLANTING AREA-PLANT SELECTION AT THE DISCRETION OF ADJOINING PROPERTY OWNER	
SW	SIDEWALK - CONCRETE TO MATCH EXISTING COLOR, FINISH, AND SCORING PATTERN	
PW	PARKWAY	
P	PARKING	
B	BIKE LANE	
T	TRAFFIC LANE	
CR	CLUB RAMP - CONCRETE TO MATCH EXISTING COLOR AND FINISH ACCESS RAMP PER SAN DEGO STANDARD DRAWING 6-1 CLUB RAMP-TYPE 'D'	

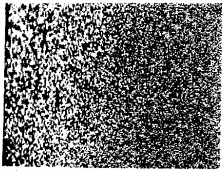
HARDSCAPE MATERIALS, COLORS, PATTERNS, AND TEXTURES



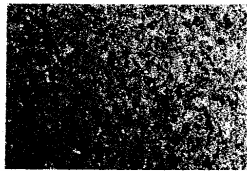
FLAT TOP STONE FLAT WALLS



HEAVY EXPOSED AGGREGATE CONCRETE W/ INTEGRAL COLOR



HEAVY EXPOSED AGGREGATE CONCRETE TO MATCH EXISTING



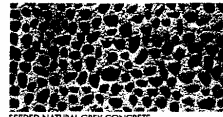
HEAVY EXPOSED AGGREGATE CONCRETE W/ INTEGRAL COLOR



POLISHED GRANITE MADISON GOLD



SEEDED CONCRETE



SEEDED NATURAL GREY CONCRETE LIMESTONE W/ CARRIZO CANYON



SEEDED NATURAL GREY CONCRETE

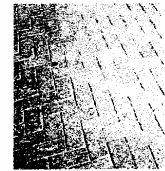
THE COAST BOULEVARD STREETScape PLAN REQUIRES THE USE OF THESE MATERIALS IN THE PUBLIC RIGHT-OF-WAY. PROPERTY OWNERS ARE ENCOURAGED TO USE THESE MATERIALS IN CREATIVE COMBINATIONS AND PATTERNS THAT SUIT THEIR INDIVIDUAL INTEREST. INTEGRATING THESE COLORS AND MATERIALS INTO PRIVATE BUILDINGS, PAVING AND WALLS IS ENCOURAGED.



BRICK ON SAND- STERLING GREY EXAMPLE AT DEL MAR PLAZA



BRICK SET ON SAND- LIGHT IRON SPOT



BRICK SET ON SAND- DARK IRON SPOT



SANDSTONE PAVING SONORA SHINE



SANDSTONE PAVING PECAN BROWN

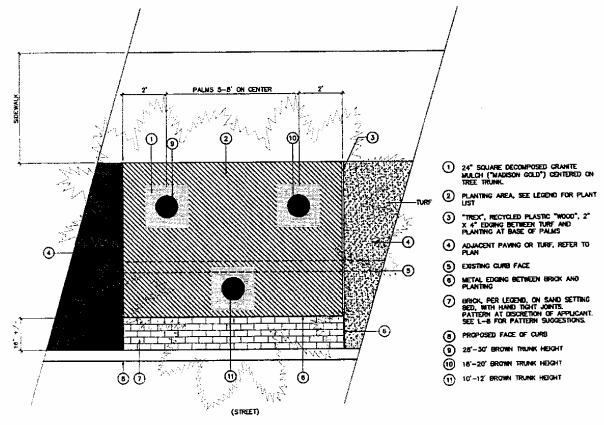


SANDSTONE PAVING EXAMPLE AT DEL MAR PLAZA

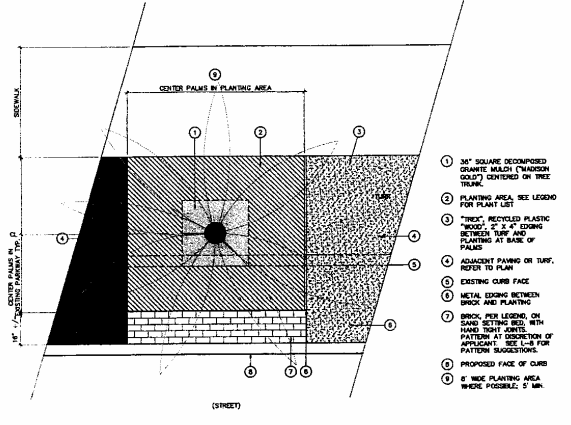


CREATIVE PATTERNING EXAMPLES

COAST BOULEVARD  
 DEL MAR, CALIFORNIA  
 STREETSCAPE CONCEPT PLAN



DETAIL #1 MEXICAN FAN PALM PLANTING ENLARGED PLAN



DETAIL #2 PALM PLANTING ENLARGED PLAN

MARCH 27, 2003

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