TOTAL STALLS
433 STALLS TOTAL
381 STANDARD STALLS
10 ADA STALLS
43 CLEAN AIR VEHICLE (10% per City)
29 FUTURE EV (8%)
1. View from the intersection of Lucas Valley Road and Los Gamos Drive (see site plan).

2. View from the intersection of Lucas Valley Road and Los Gamos Drive (see site plan).
**SITE CONSTRAINTS PLAN**

- **Healthy Redwoods Which Shall Be Preserved**
- **54' Contour Elevation at Back of Proposed Parking Structure**
- **Proposed Footprint of Parking Structure**
- **E Sewer Line Shall Be Re-routed**
- **E Parking Lot Will Be Removed**
- **38' Contour, Proposed FFE of Parking Structure**
- **18' Elevation Gain Between Hillside at the Back of Structure and the FFE of 38**
- **6-8' Elevation Gain from Sidewalk to Proposed FFE**
- **Steep Slope Behind the Existing Sidewalk Curb**
- **Existing Sidewalk: Access Will Be Provided from Structure to the Existing Sidewalk Grade**
- **Los Gatos Drive**
- **E Parking Lot: 342 Spaces**
- **E Stormwater Drainage Pipe into Creek, Stormwater on Site to Be Treated Before Daylighting into Creek**
- **E Building**
EXISTING WALKING TRAILS ON HILLSIDE PROVIDE ADJACENT AMENITY

HEALTHY REDWOODS FRAME THE SITE AND SCREEN SITE FOR HOUSES ON HILL

PROPOSED FOOTPRINT OF PARKING STRUCTURE

CURB FROM EXISTING SIDEWALK INCREASES THE CHANCE OF SAVING TREES AS ROOTS WILL HAVE GROWN AWAY FROM THE CURB

CURB FROM EXISTING DRIVE AISLE INCREASES THE CHANCE OF SAVING TREES AS ROOTS WILL HAVE GROWN AWAY FROM THE CURB

OPPORTUNITY FOR NEW TREES TO CREATE NEW "BOULEVARD" ALONG LOS GAMOS DRIVE

IMPORTANT SLOPE BETWEEN SIDEWALK AND STRUCTURE IS AN OPPORTUNITY FOR TERRACED PLANTING

(E) PARKING LOT TO BE REMOVED

(E) PARKING LOT 242 SPACES

(E) BUILDING
# Planting Notes

1. **PLANTING**
   - It is recommended to plant trees and shrubs in the fall to allow maximum root development in the winter months.
   - Ensure the soil is well-prepared and free of rocks and debris before planting.
   - Water the plants frequently to help them establish quickly.

2. **TREE SPECIES**
   - Use local native species to support local wildlife and reduce the need for irrigation.
   - Consider the size and mature height of each tree species before planting to avoid future conflicts with other plants or structures.

3. **SHRUBS**
   - Choose a variety of shrubs to provide year-round interest and color.
   - Plant shrubs in areas where they will receive adequate sunlight and soil conditions.

4. **GROUND COVER**
   - Select ground cover plants that will help suppress weeds and reduce soil erosion.
   - Make sure the ground cover is compatible with the soil type and water requirements of the area.

5. **PLANTING METHODS**
   - Ensure each plant is properly spaced to allow for adequate growth and development.
   - Use appropriate planting techniques to ensure the success of each plant.

6. **PLANTING DATES**
   - Plant trees and shrubs during the dormant season to reduce stress on the plants.
   - Avoid planting during extremely hot or cold periods.

7. **POSSIBLE PROBLEMS**
   - Monitor the plants for signs of disease or pest infestations.
   - Provide necessary care to prevent problems from occurring.

---

## Plant List

<table>
<thead>
<tr>
<th>Species</th>
<th>Common Name</th>
<th>Scientific Name</th>
<th>Height</th>
<th>Width</th>
<th>Rate of Growth</th>
<th>Space Needed</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td><em>Tilia</em></td>
<td>Caucasian Lime</td>
<td>Tilia cordata</td>
<td>8' - 10'</td>
<td>5' - 8'</td>
<td>3 - 5'</td>
<td>3 - 5'</td>
<td>GB 16</td>
</tr>
<tr>
<td><em>Pyrus</em></td>
<td>Bradford Pear</td>
<td>Pyrus</td>
<td>15'</td>
<td>15'</td>
<td>GB 24</td>
<td></td>
<td></td>
</tr>
<tr>
<td><em>Prunus</em></td>
<td>Cherry</td>
<td>Prunus</td>
<td>15'</td>
<td>15'</td>
<td>GB 24</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

---

## Shrub Mix

<table>
<thead>
<tr>
<th>Specie</th>
<th>Common Name</th>
<th>Size</th>
<th>Color</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td><em>Fuchsia</em></td>
<td>Pink</td>
<td>15'</td>
<td>Pink</td>
<td>GB 15</td>
</tr>
<tr>
<td><em>Lavender</em></td>
<td>Lavender</td>
<td>15'</td>
<td>Purple</td>
<td>GB 15</td>
</tr>
<tr>
<td><em>Medinilla</em></td>
<td>Medinilla</td>
<td>15'</td>
<td>Pink</td>
<td>GB 15</td>
</tr>
</tbody>
</table>

---

**CAUTION**: NOT FOR CONSTRUCTION.
WATER GUM - Tristramella laurina

SCREEN TREES
THIS TREE WAS SELECTED AS THE STREET TREE. IT PERFORMS WELL IN AN URBAN SETTING, REQUIRES MODERATE WATER, IS EVERGREEN, AND CAN GROW UP TO 30', BUT WILL NOT EXCEED 30' TALL.
NATURAL TREES
THESE TREES ARE PLANTED ON THE NORTH SIDE OF THE STRUCTURE AND ARE NATIVE TO THE NATURAL SETTING OF THE SURROUNDING HILLSIDE. THEY REQUIRE VERY LOW WATER.
MANZANITA - Arctostaphylos 'Pacifica'

PURPLE-LEAVED HOP-BUSH - Dodonaea viscosa 'Purplea'

STREET FRONTAGE SHRUBS

The manzanita is a groundcover planted along the sidewalk. It is native to the region, performs well in partial sunshine, and is low maintenance.

The dodonaea was selected as a screen to fill in behind the trunks between the screen trees. It can grow up to 12' tall and has pretty purple foliage.
STORMWATER SHRUBS
THESE ARE PLANTED IN THE TERRACES ON THE EAST
SIDE OF THE STRUCTURE. THE TERRACES ARE
DESIGNED TO CATCH STORMWATER SO THESE PLANTS
WERE SELECTED AS THEY CAN THRIVE DURING DRY
PERIODS AND WITH HIGH WATER DURING STORM
EVENTS.
NATURAL GRASSES

THESE ARE NATIVE GRASSES PLANTED ON THE NORTH SIDE OF THE STRUCTURE. THEY REQUIRE LOW WATER, AND FIT INTO THE EXISTING NATURAL CONDITION OF THE NATURAL HILLSIDE.

CANYON PRINCE WILD RYE - Leymus condensatus

DEER GRASS - Muhlenbergia rigens

MOLATE RED FESCUE - Festuca rubra 'Molate'