

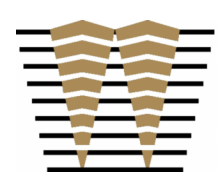
DOWNTOWN PARKING GARAGE

PALO ALTO, CA



VIEW OF GARAGE FROM CORNER OF HAMILTON AVE. AND WAVERLEY ST.

Note: The renderings are intended for illustrative purposes only and are not fully representative of the final design at this stage



WATRY DESIGN, INC.
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PROJECT NUMBER:
16-138A

PROJECT NAME:
DOWNTOWN PARKING GARAGE

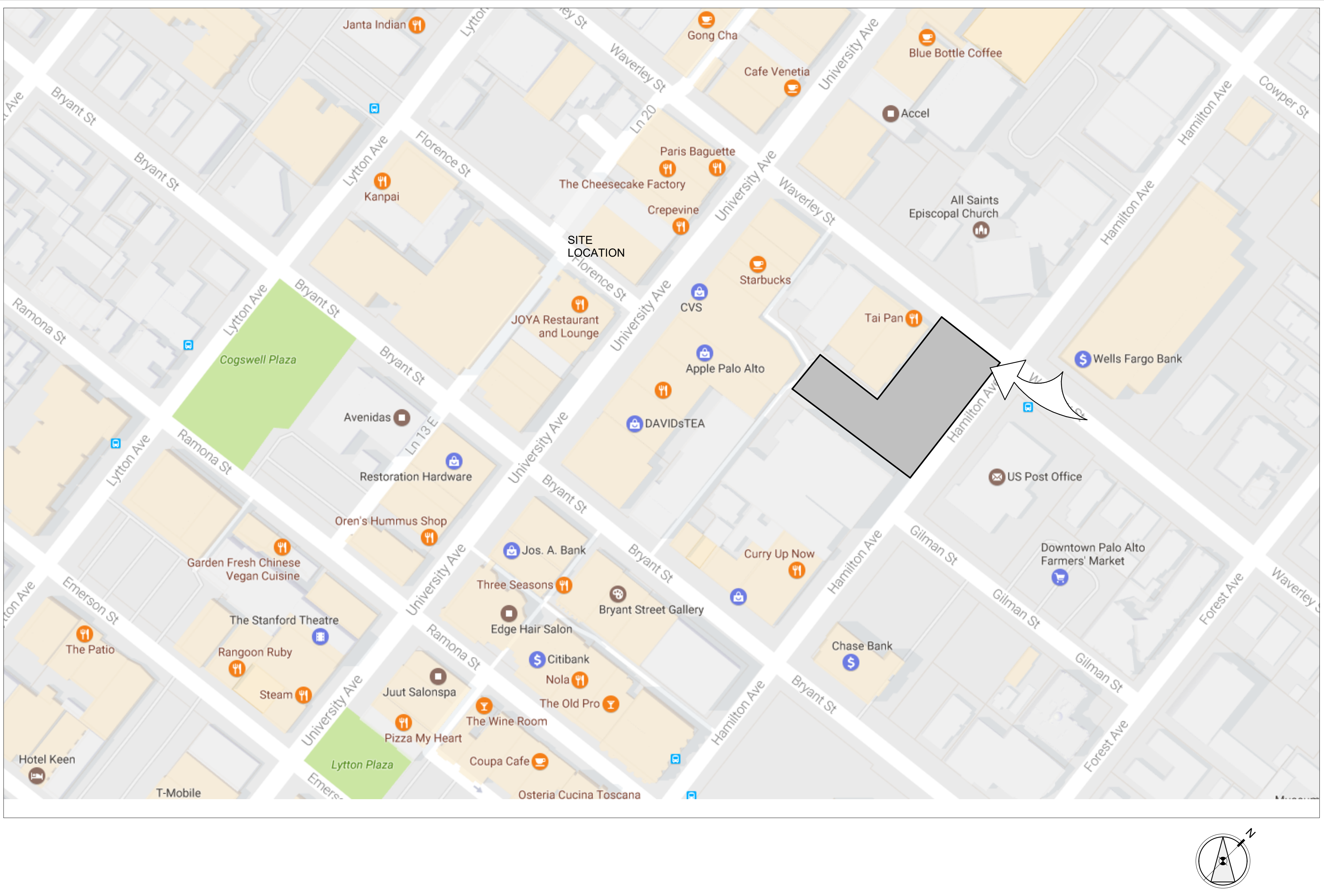
SHEET:
1.0

SHEET NAME:
COVER SHEET

CLIENT NAME:
CITY OF PALO ALTO

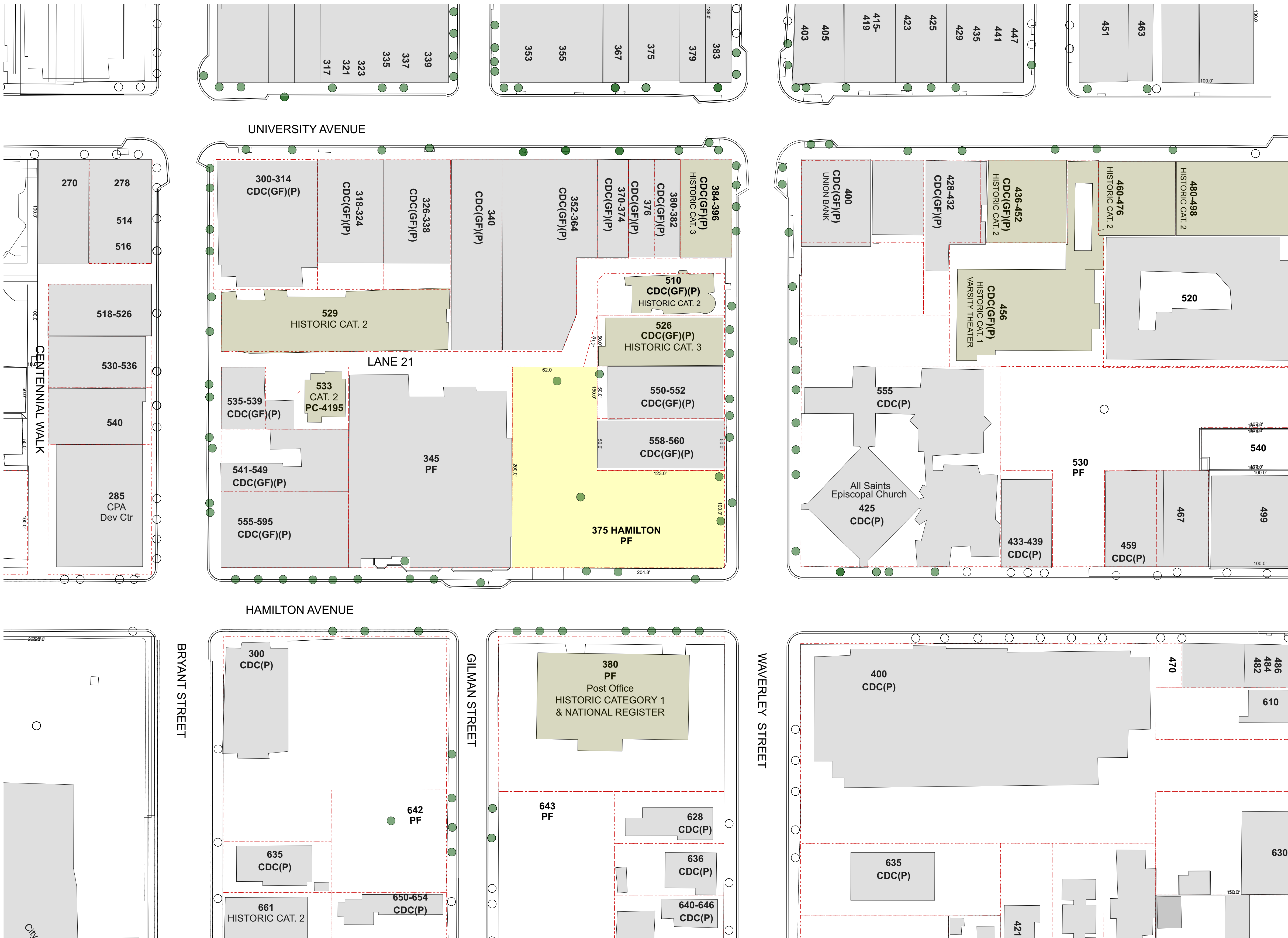
DATE ISSUED:
07/06/2026

VICINITY MAP



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- GB-1 - CALGREEN MANDATORY + TIER 2
- T-1 - SPECIAL TREE PROTECTION INSTRUCTION SHEET
- T-2 - SPECIAL TREE PROTECTION INSTRUCTION SHEET



PARCEL INFORMATION

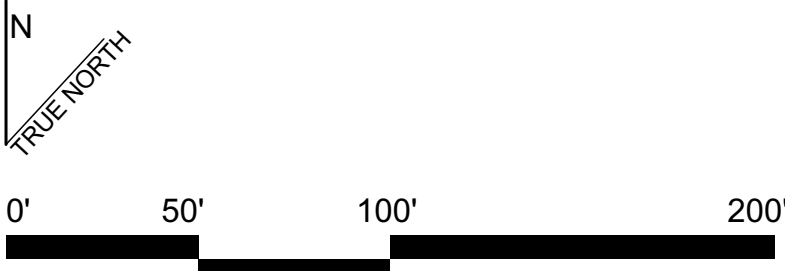
ADDRESS:	375 HAMILTON AVENUE
ASSESSORS PARCEL #:	120-15-086
NET LOT SIZE:	29,164 SQ FT
ZONE DISTRICT:	PF - PUBLIC FACILITY
COMP. PLAN DISTRICT:	CC - REGIONAL / COMMUNITY COMMERCIAL
FLOOD ZONE:	X
HISTORIC STATUS:	NONE

DEVELOPMENT STANDARDS

PERMITTED LAND USE:	ALL FACILITIES OWNED, OR LEASED, AND OPERATED OR USED BY THE CITY OF PALO ALTO.... OR LEASED BY ANY SUCH AGENCY TO ANOTHER PARTY.
MINIMUM SETBACKS:	EQUAL TO CD-C MIXED USE: HAMILTON AVENUE: 7'-0" SPECIAL SETBACK WAVERLEY STREET: 0 FEET REAR YARD: 0 FEET SIDE YARD: 0 FEET
PER 18.28.050, TABLE 2:	THE MINIMUM FRONT, SIDE, AND REAR YARDS IN THE PF PUBLIC FACILITIES DISTRICT SHALL BE EQUAL TO THE RESPECTIVE FRONT, SIDE, AND REAR YARDS REQUIRED IN THE MOST RESTRICTIVE ABUTTING DISTRICT; PROVIDED, THAT NO YARD ADJOINING A STREET SHALL BE LESS THAN 20 FEET AND THAT NO INTERIOR YARD SHALL BE LESS THAN 10 FEET.
PER 18.28.060 (E):	DEVELOPMENT STANDARDS EXCEPTIONS: THE CITY COUNCIL MAY IN ITS DISCRETION MODIFY THE DEVELOPMENT STANDARDS IN TABLE 2 OF SECTION 18.28.050 AND SETBACK LINES ESTABLISHED BY A SPECIAL SETBACK MAP UNDER CHAPTER 20.08 OF TITLE 20, TO ACHIEVE COMMUNITY OBJECTIVES FOR THE FOLLOWING FACILITIES: (1) PARKING FACILITIES, INCLUDING APPURTENANT STRUCTURES, WITHIN THE DOWNTOWN... WHERE THE PARKING FACILITY IS THE PRINCIPAL USE AND IS OWNED OR LEASED, AND OPERATED OR USED, BY THE CITY OF PALO ALTO.
MAXIMUM HEIGHT:	50'-0" EXCEPT ROOF SCREENS AND SIMILAR FEATURES SITE IS NOT WITHIN 150' OF A RESIDENTIAL DISTRICT.
MAXIMUM SITE COVERAGE:	EQUAL TO CD-C MIXED USE: NO REQUIREMENT
MAXIMUM F.A.R.:	EQUAL TO CD-C MIXED USE 1:1 RESIDENTIAL & 1:1 NON-RESIDENTIAL
DAYLIGHT PLANE:	NONE, SITE DOES NOT ABUT A RESIDENTIAL DISTRICT.
RECYCLING STORAGE:	PER PAMC 18.28.060(a) ALL NEW DEVELOPMENT... SHALL PROVIDE ADEQUATE AND ACCESSIBLE INTERIOR AREAS OR EXTERIOR ENCLOSURES FOR THE STORAGE OF RECYCLABLE MATERIALS IN APPROPRIATE CONTAINERS.

VICINITY MAP LEGEND

ADDRESS NUMBER	###
ZONE DISTRICT	CDC(GF)(P)
PROPERTY LINE	- - - - -
STREET TREE	●
PROPERTY LISTED ON HISTORIC INVENTORY	■
PROJECT SITE	■





LOT D, PROJECT SITE



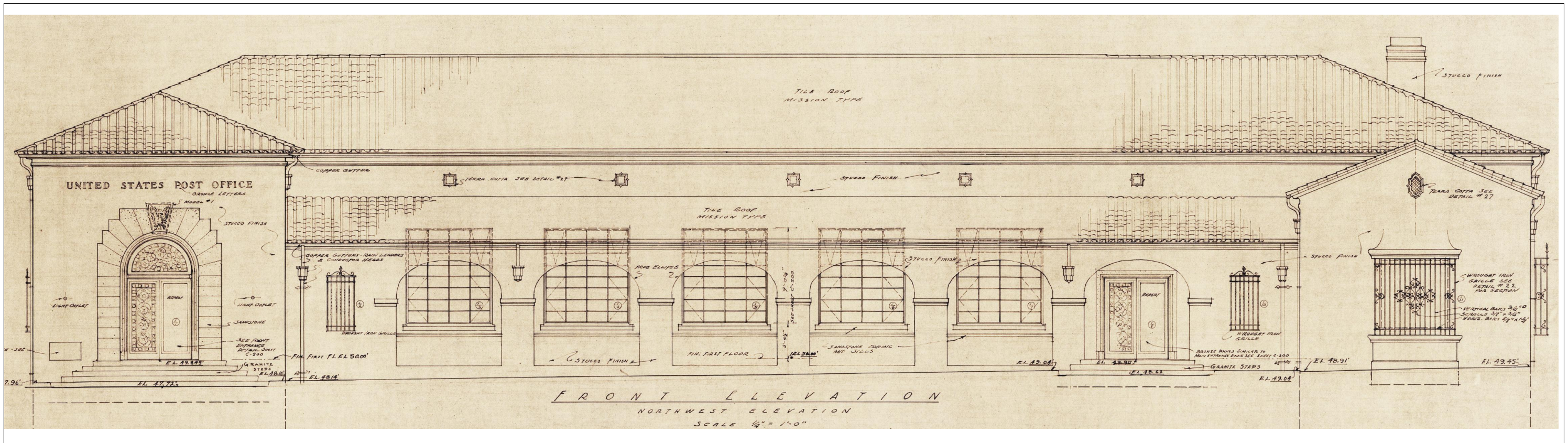
WAVERLEY STREET STREETSCAPE, FACING SOUTH-WEST



LOT D, PROJECT SITE



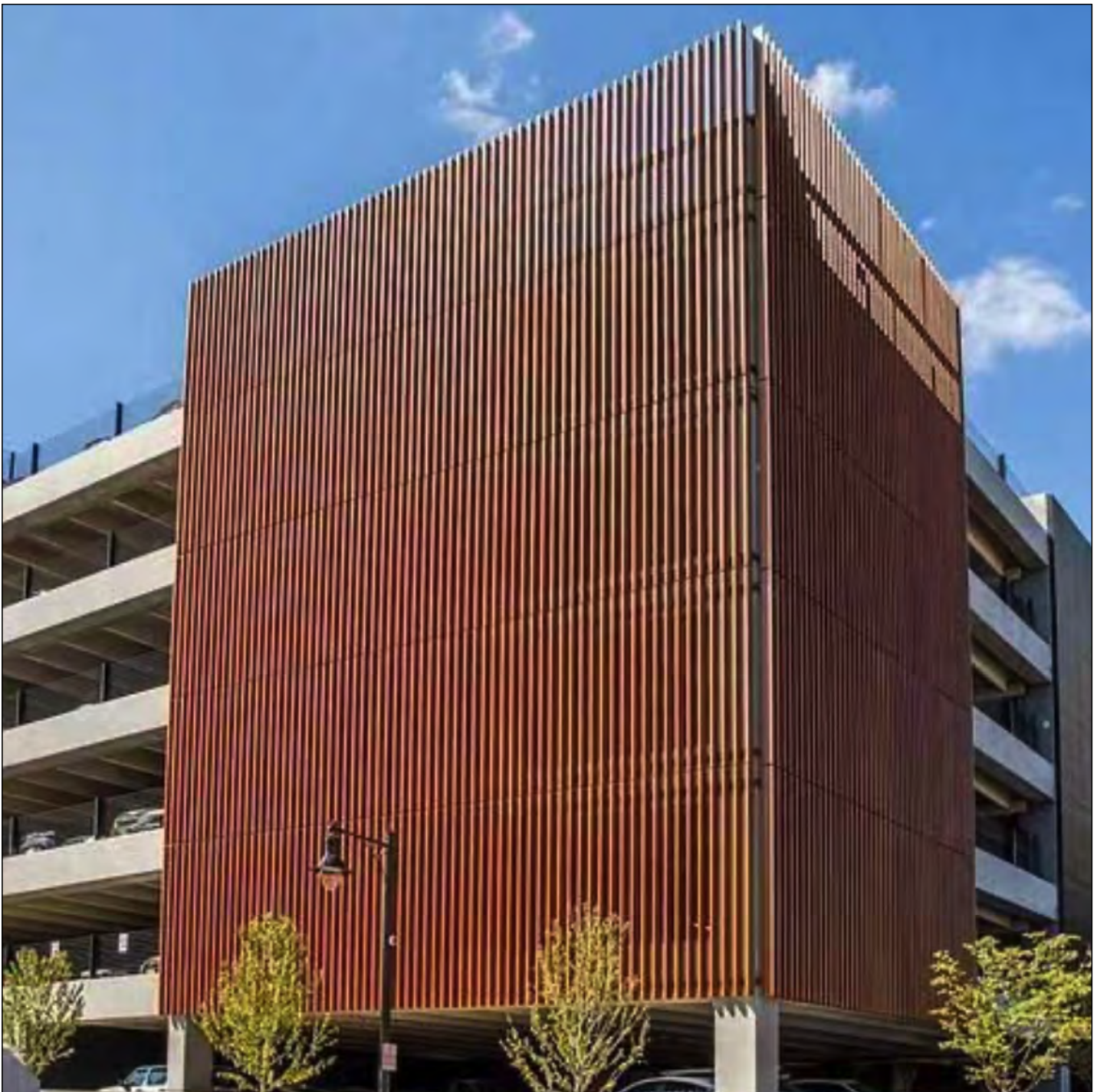
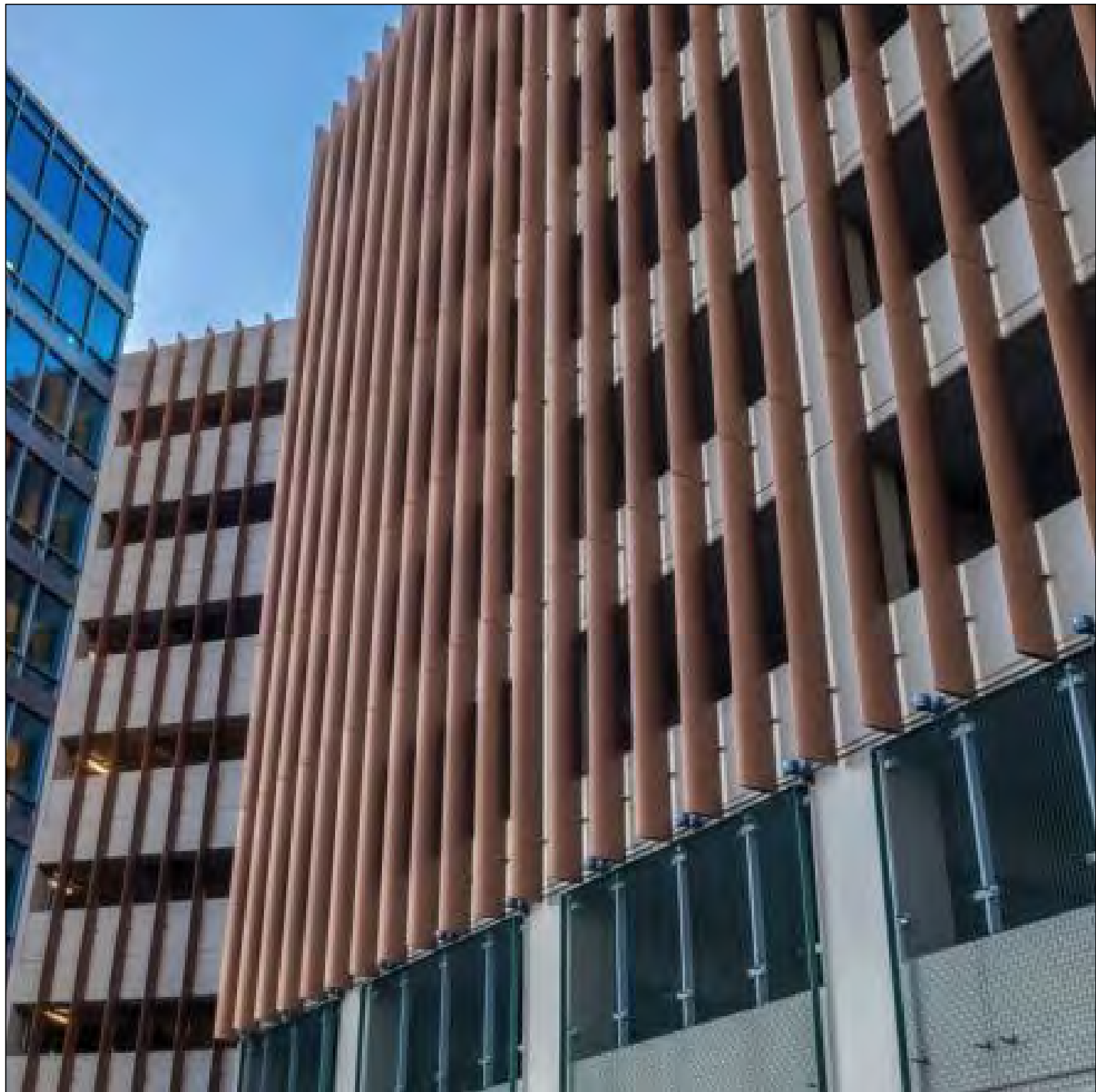
HAMILTON AVENUE STREETSCAPE, FACING NORTHWEST



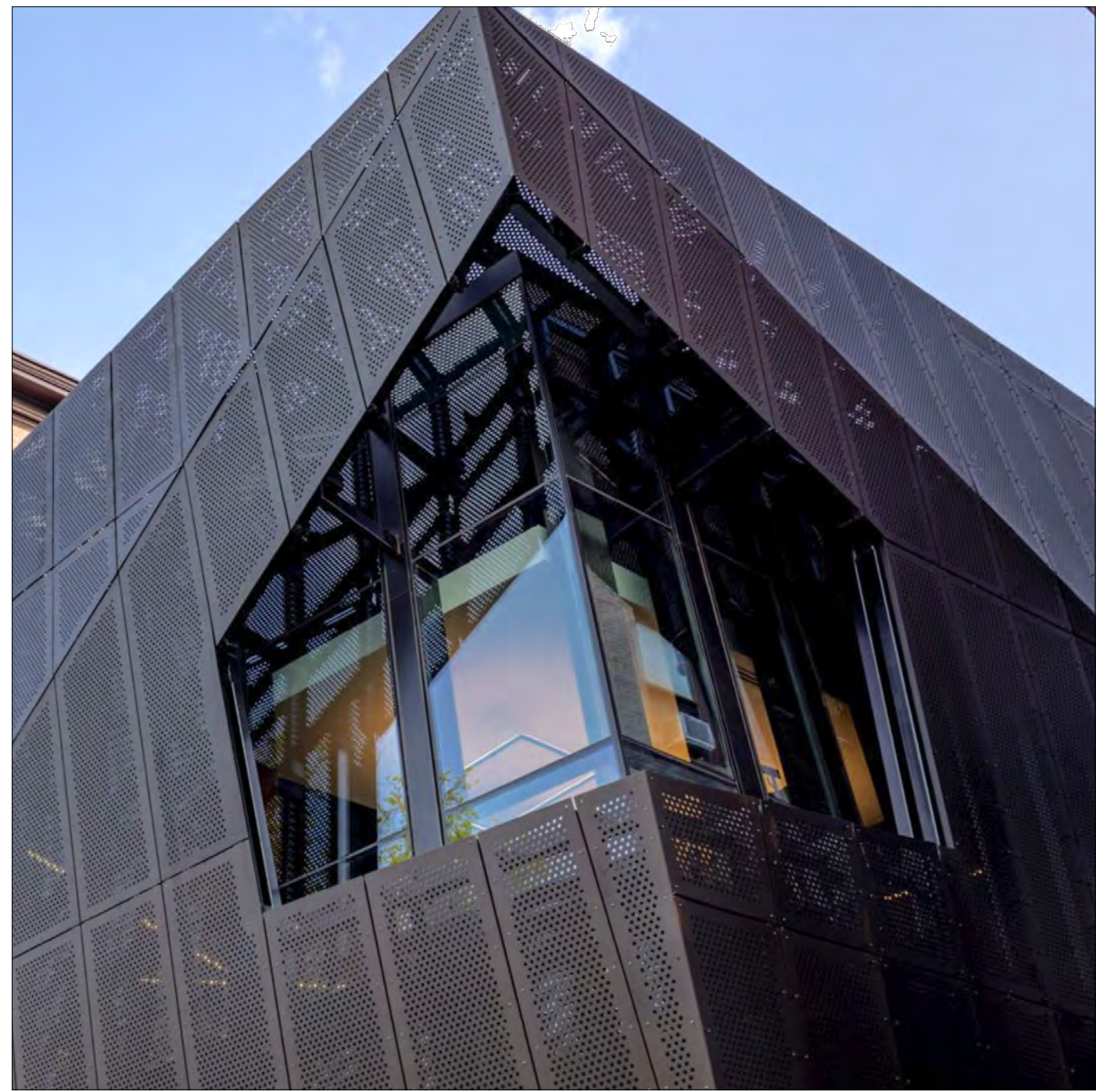
HAMILTON AVENUE STREETSCAPE, FACING SOUTH-EAST



STAINLESS STEEL CABLE SYSTEM TO SUPPORT CLIMBING VINES



METAL VERTICAL FIN SUNSHADES



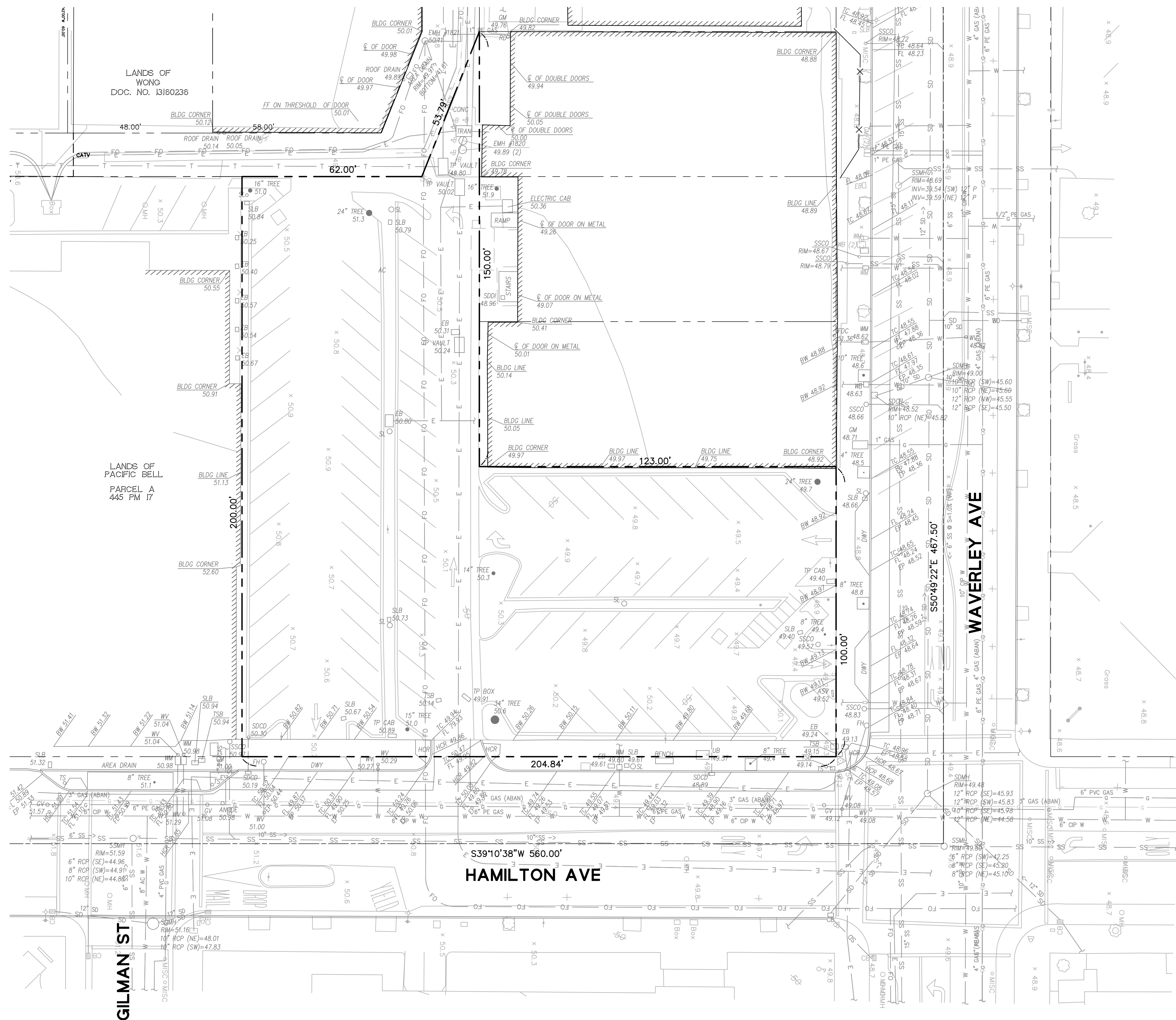
PERFORATED METAL SCREENS



BOARD FORM CONCRETE



CAST-IN-PLACE CONCRETE,
SMOOTH SURFACE
COLOR BASIS: 'MESA BUFF 5447'



LEGEND

PROPERTY LINE	_____
ADJACENT LOT LINE	_____
GAS MAIN	_____ G _____
ABANDONED GAS LINE	_____ G ^{ABN} _____
WATER MAIN	_____ W _____
ELECTRICAL LINE	_____ E _____
SANITARY SEWER LINE	_____ SS _____
STORM DRAIN LINE	_____ SD _____
FIBER OPTIC LINE	_____ FO _____
STORM DRAIN CATCH DRAIN	SDCB □
STORM DRAIN MANHOLE	SDMH ○
SANITARY SEWER MANHOLE	SSMH ○
SANITARY SEWER CLEAN OUT	SSCO ○
WATER VALVE	WV ○
WATER METER	WM □
FIRE HYDRANT	FH ⊕+
GAS VALVE	GV ○
TRAFFIC SIGNAL	TS ○
ELECTRICAL BOX	EB □
STREET LIGHT	SL ○

BENCHMARK

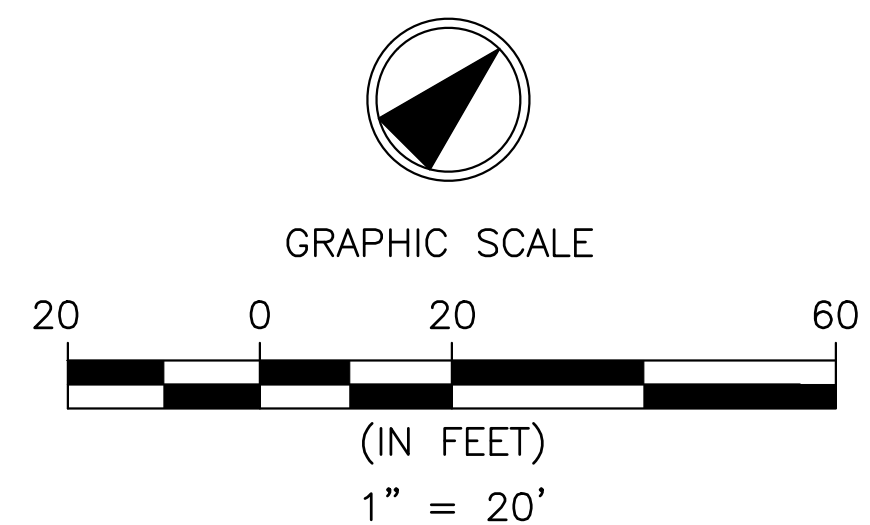
BM#2197
ELEVATION = 51.27 FEET (NGVD 29)
CHISELED SQUARE SET ON TOP OF CURB, LOCATED ON NORTHWEST CORNER AT
NORTHEAST RETURN BRYANT STREET & UNIVERSITY AVENUE, CITY OF PALO ALTO
SECONDARY VERTICAL CONTROL DATUM (RE-ADJUSTMENT OF 1967)

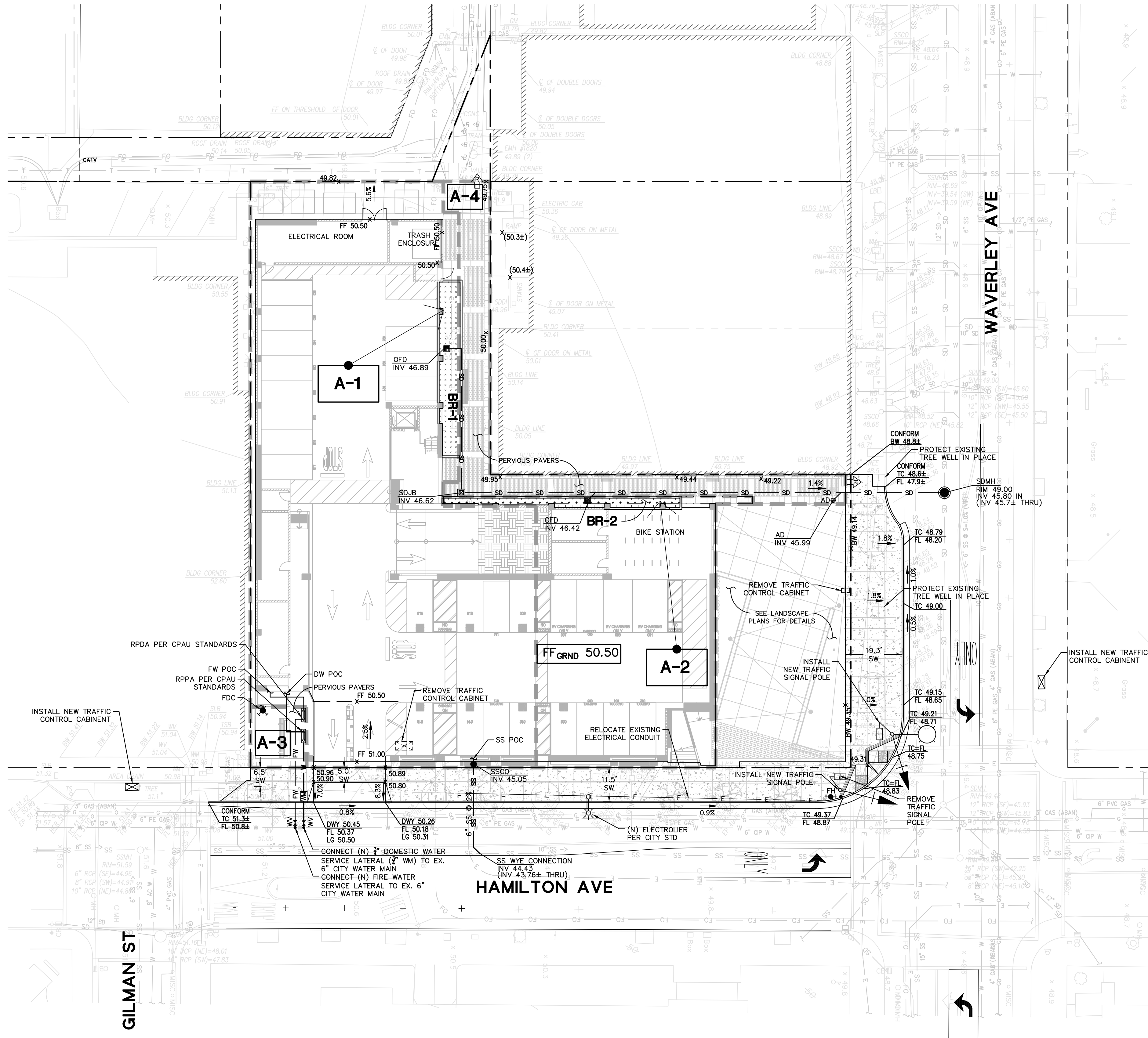
BASIS OF BEARINGS

THE BEARINGS SHOWN ON THIS SURVEY ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM OF 1983 (CCS83), ZONE 3, EPOCH 2010.00 AND THIS BEING ALSO THE NORTH AMERICAN DATUM OF 1983 (NAD83). DISTANCES SHOWN ON THIS MAP ARE GROUND DISTANCES.

NOTE

1. TOPOGRAPHIC SURVEY DATED 03/17/2017, PREPARED BY BKF ENGINEERS.
2. LOT AREA: 29,164 SF (0.67-AC)





NOTES

- ALL PAVED AREAS ARE TO SLOPE A MINIMUM OF 0.5% AND MAXIMUM OF 8%. ACCESSIBLE STALLS AND LOADING ZONES ARE TO SLOPE AT A MAXIMUM OF 2% IN ALL DIRECTIONS. ACCESSIBLE PATHWAYS ARE TO SLOPE AT A MAXIMUM OF 5% IN THE DIRECTION OF TRAVEL AND THE SLOPE CROSSWAYS TO THE DIRECTION OF TRAVEL SHALL BE AT A MAXIMUM OF 2%. ANY AREAS ON THE SITE NOT CONFORMING TO THESE BASIC RULES DUE TO EXISTING CONDITIONS OR DISCREPANCIES IN THE DOCUMENTS ARE TO BE REPORTED TO THE ENGINEER/ARCHITECT PRIOR TO PROCEEDING WITH PLACEMENT OF BASE ROCK, FORM WORK AND/OR FLATWORK.
- CONTRACTOR SHALL DETERMINE EARTHWORK QUANTITIES BASED ON THE TOPOGRAPHIC SURVEY/EXISTING CONDITIONS, THE GEOTECHNICAL INVESTIGATION AND THE PROPOSED SURFACE THICKNESS AND BASE THE BID ACCORDINGLY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO CONFIRM IF A SEPARATE DEMOLITION CONTRACT HAS BEEN ISSUED TO TAKE THE SITE FROM THE WAY IT IS AT THE TIME OF THE BID TO THE CONDITIONS DESCRIBED IN THESE DOCUMENTS. ANY DIFFERENCES BETWEEN THE STATE IN WHICH THE SITE IS DELIVERED TO THE CONTRACT AND THESE DOCUMENTS SHOULD BE NOTED TO THE ENGINEER/ARCHITECT.
- ALL FILL SHALL BE COMPACTED PER THE GEOTECHNICAL REPORT AND THE CONTRACTOR SHALL COORDINATE AND COMPLY WITH THE CLIENT'S TESTING AGENCY TO TAKE THE APPROPRIATE TESTS TO VERIFY COMPACTION VALUES.
- IMPORT SOILS SHOULD MEET THE REQUIREMENTS OF THE GEOTECHNICAL REPORT AND SPECIFICATIONS.
- COORDINATE THE PLACEMENT OF ALL SLEEVES FOR LANDSCAPE IRRIGATION (WATER AND CONTROL WIRING) AND SITE LIGHTING PRIOR TO PLACEMENT OF ANY ASPHALT, BASE ROCK OR FLATWORK. SEE SITE LANDSCAPING AND ELECTRICAL DRAWINGS.
- DO NOT ADJUST GRADES ON THIS PLAN WITHOUT PRIOR WRITTEN APPROVAL OF THE ENGINEER/ARCHITECT.
- SITE STRIPPINGS THAT CONTAIN ONLY ORGANIC MATERIAL (NO DEBRIS TRASH, BROKEN CONCRETE OR ROCKS GREATER THAN 1" IN DIAMETER) MAY BE USED IN LANDSCAPE AREAS, EXCEPT FOR AREAS IDENTIFIED AS IMPORT TOP SOIL BY THE LANDSCAPE DRAWINGS. EXCESS STRIPPINGS SHALL BE REMOVED FROM THE SITE.
- ROUGH GRADING TO BE WITHIN 0.1' AND FINISH GRADES ARE TO BE WITHIN 0.05'. HOWEVER, CONTRACTOR SHALL NOT CONSTRUCT ANY IMPROVEMENTS THAT WILL CAUSE WATER TO POND OR NOT MEET REQUIREMENTS IN GRADING NOTE #1.
- CONTRACTOR SHALL EXERCISE EXTREME CARE TO CONFORM TO THE LINES, GRADES, SECTIONS AND DIMENSIONS AS SET FORTH ON THESE PLANS. ALL GRADED AREAS SHALL CONFORM TO THE VERTICAL ELEVATIONS SHOWN WITH A TOLERANCE OF ONE-TENTH OF A FOOT. WHERE GRADED AREAS DO NOT CONFORM TO THESE TOLERANCES, THE CONTRACTOR SHALL BE REQUIRED TO PERFORM CORRECTIVE GRADING AT NO EXTRA COST TO THE OWNER.
- IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO CONFIRM THE GROUND ELEVATIONS AND OVERALL TOPOGRAPHY PRIOR TO THE START OF CONSTRUCTION AS TO THE ACCURACY BETWEEN THE WORK SET FORTH ON THESE PLANS AND THE WORK IN THE FIELD. ANY DISCREPANCIES SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE ENGINEER/ARCHITECT IN WRITING PRIOR TO THE START OF CONSTRUCTION WHICH MAY REQUIRE CHANGES IN DESIGN AND/OR AFFECT THE EARTHWORK QUANTITIES.
- TRENCHES SHALL NOT BE LEFT OPEN OVERNIGHT IN EXISTING PUBLIC STREET AREAS. CONTRACTOR SHALL BACKFILL TRENCHES OR PLACE STEEL PLATING WITH ADEQUATE CUTBACK TO PREVENT SHIFTING OF STEEL PLATE AND/OR HOT-MIX ASPHALT REQUIRED TO PROTECT OPEN TRENCHES AT THE END OF THE WORKING DAY.
- SEE SITE ARCHITECTURAL/LANDSCAPE PLANS FOR ALL WALKWAY COLORS, FINISHES, SCORE JOINT DETAILING AND LAYOUT.
- SEE STRUCTURAL DRAWINGS FOR BUILDING SLAB SECTIONS AND PAD PREP.
- EXISTING PAVEMENT SHALL BE TACK COATED PRIOR TO CONSTRUCTION OF NEW PAVEMENT.
- THE FINAL OR SURFACE LAYER OF ASPHALT CONCRETE SHALL NOT BE PLACED UNTIL ALL ON-SITE IMPROVEMENTS HAVE BEEN COMPLETED, INCLUDING ALL GRADING AND ALL UNACCEPTABLE CONCRETE WORK HAS BEEN REMOVED AND REPLACED, UNLESS OTHERWISE APPROVED BY THE CITY ENGINEER AND/OR CLIENT'S CIVIL ENGINEER.
- EXISTING ASPHALT CONCRETE IN PARKING LOT TO BE REMOVED IN ACCORDANCE WITH THE DEMOLITION PLAN. SCRAPE OFF BASE ROCK AND STOCKPILE FOR RE-USE IN NEW PAVEMENT SECTION IF APPROVED BY GEOTECHNICAL ENGINEER.
- ALL PAVING SHALL BE IN CONFORMANCE WITH SECTION 26, "AGGREGATE BASE" AND SECTION 39, "ASPHALT CONCRETE" PER LATEST EDITION OF CALTRANS STANDARD SPECIFICATIONS.

STORMWATER TREATMENT CONTROL MEASURE SUMMARY TABLE															
DMA #	STM #	Location	Treatment Type	LID or Non-LID	Sizing Method	Drainage Area (s.f.)	Impervious Area ^A (SF)	Pervious Area (Permeable Pavement) (s.f.)	Pervious Area (Other) (s.f.)	% Onsite Area Treated by LID or Non-LID TCM	Flow-Through Planter (FTP)			Treatment Credit (s.f.)	Comments
											FTP Area Required (s.f.)	FTP Area Provided (s.f.)	Overflow Riser Height (in.)		
A-1	BR-1	Onsite	Flow-Through Planter	LID	Combination Method	16,080	15,212	0	868	100%	452	454	6	0	
A-2	BR-2	Onsite	Flow-Through Planter	LID	Combination Method	5,796	5,626	0	170	100%	167	211	6	0	
A-3	Per ^v	Onsite	Pervious Pavers	LID	2:1	396	0	396	0	-	-	-	-	-	
A-4	Per ^v	Onsite	Pervious Pavers	LID	2:1	2227	0	2227	0	-	-	-	-	-	
TOTAL						24,499	20,838	2,623	1,038	--	619	--	--	--	

Footnotes:
1. Per Municipal Regional Stormwater Permit, sidewalks and other parts of the right-of-way should be included in the new and/or replaced impervious surface calculation and treated as required.
2. "Unleef" refers to an impermeable liner placed on the bottom of a Bioretention basin or a concrete Flow-Through Planter, such that no infiltration into native soil occurs.
3. C. Flow: 4% Method - Sizing for Bioretention Area Required calculated using the 4% Method (Impervious Area x 0.04).
4. Gravel layers are considered impervious, excluding gravel layers included in pervious pavement systems.
5. Treatment type of Self-Treating or Self-Resining should only be used with landscape-based treatment. If pervious pavement is proposed for Self-Treating or Retaining, use the Pervious Pavement selection
6. Water quantity required calculated by the combination method.

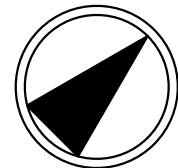
LEGEND

PROPERTY LINE	---
ADJACENT LOT LINE	---
DOMESTIC WATER LINE	W
FIRE WATER LINE	FW
SANITARY SEWER LINE	SS
STORM DRAIN LINE	SD
EXISTING ELEVATION	(TC32.00±)
PROPOSED ELEVATION	TC32.00
SLOPE TO DRAIN (SURFACE SLOPE)	1.8%
SLOPE TO DRAIN (SOFTSCAPE)	~>
OVERLAND RELEASE PATH	→
BIORETENTION BASIN	[+ + + +]
DRAINAGE TRIBUTARY AREAS	[]

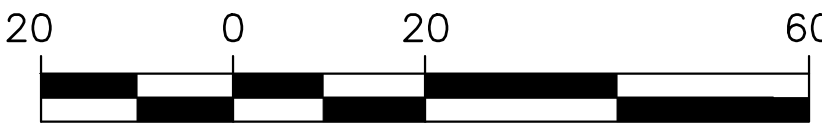
EARTHWORK QUANTITIES

CUT 1,940 CY
FILL 0 CY
BALANCE 1,940 CY EXPORT

THE EARTHWORK QUANTITIES SHOWN ARE APPROXIMATE AND ARE FURNISHED FOR INFORMATION ONLY. THE ACTUAL AMOUNT OF EARTH MOVED WILL VARY DEPENDING ON THE PROPERTIES OF THE SOILS ENCOUNTERED, THE CONTRACTOR'S METHOD OF OPERATION, ETC.

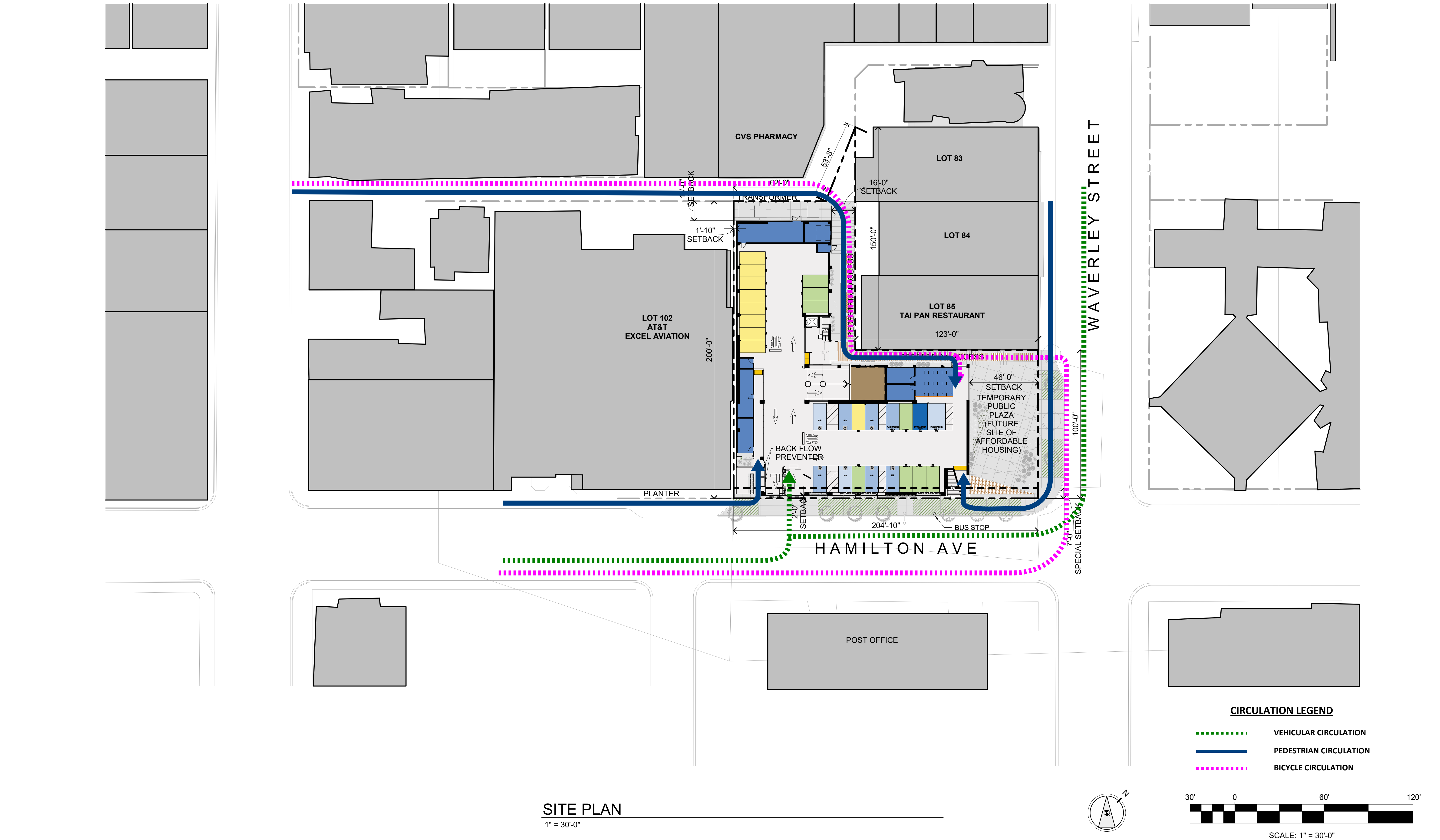


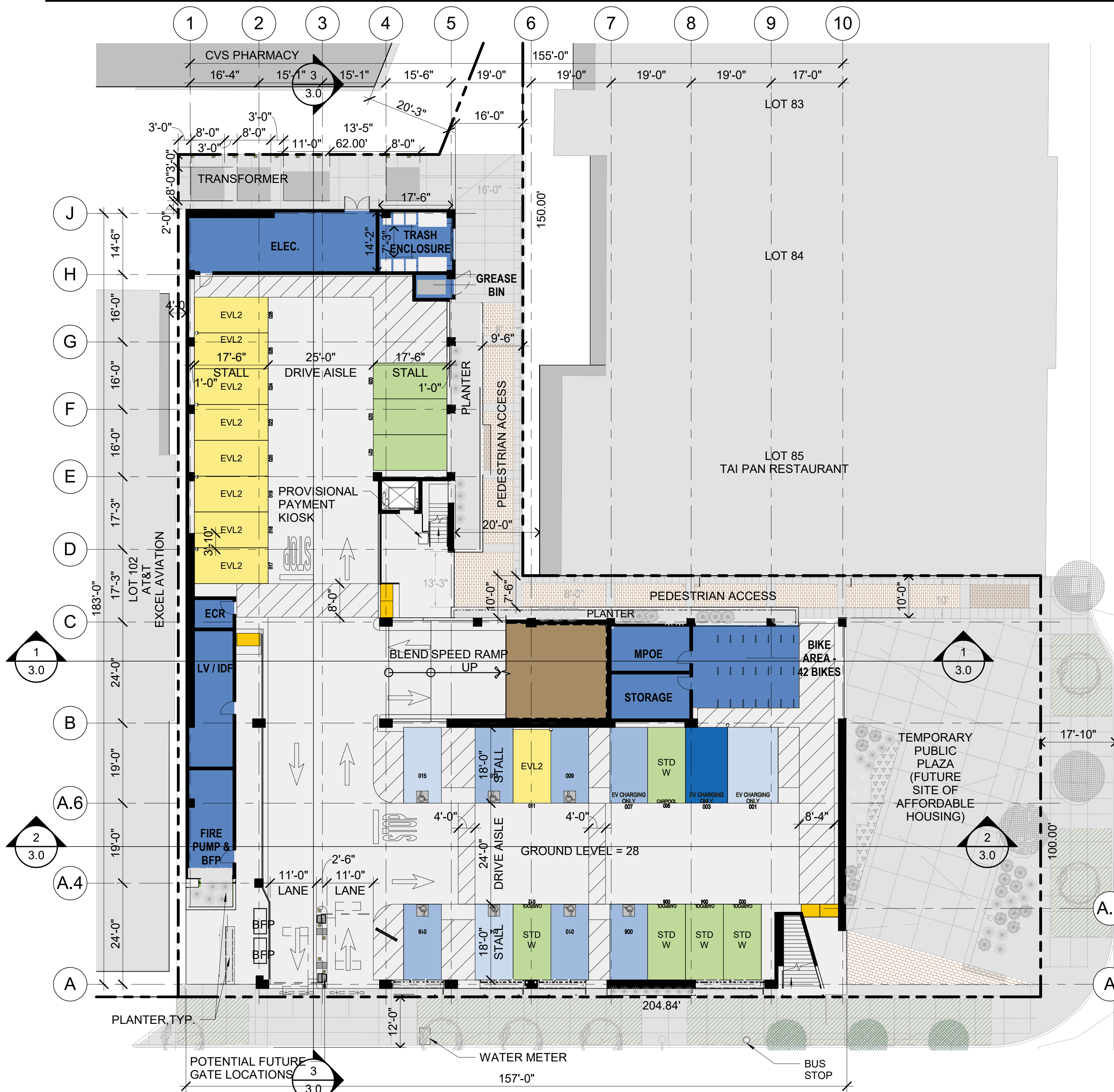
GRAPHIC SCALE



(IN FEET)

1" = 20'





LEVEL 01 PARKING PLAN
1/16" = 1'-0"

PROJECT INFORMATION

ZONING DESIGNATION: PF
MAXIMUM SITE COVERAGE: NO REQUIREMENT
MAXIMUM FAR: NO REQUIREMENT

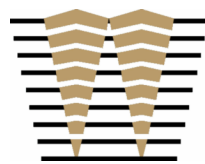
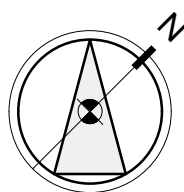
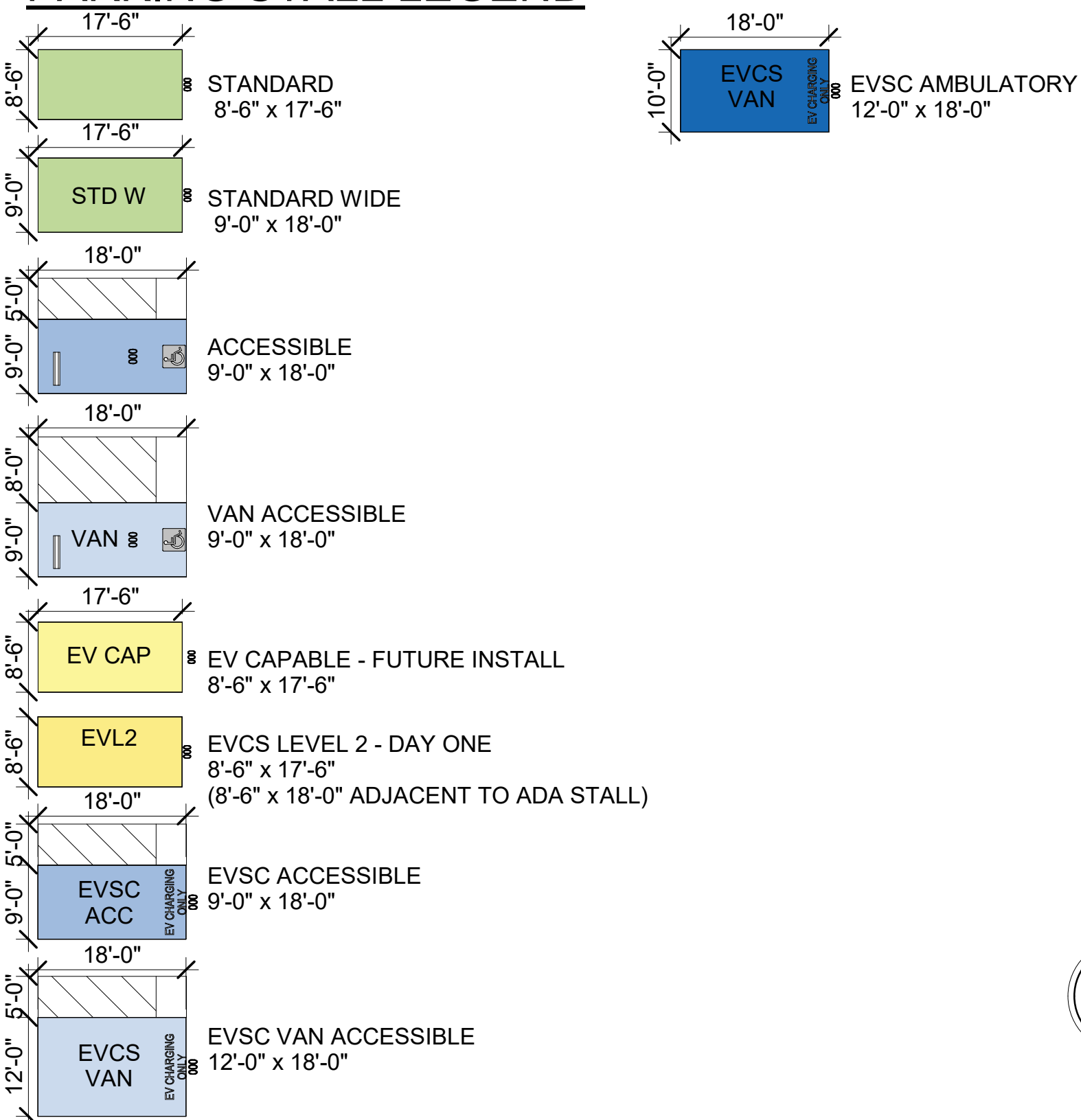
LOT AREA: 29,164 SF
EXISTING LOT COVERAGE: ZERO, LOT IS UNDEVELOPED
PROPOSED LOT COVERAGE (INCLUDES PLAZA): 23,809 SF (81.64%)
GROSS BUILDING AREA: 117,168 SF
PROPOSED FLOOR AREA RATIO (FAR): 4.01
PROPOSED BUILDING HEIGHT: 72'-6" (TO TOP OF ELEVATOR)
PROPOSED BUILDING HEIGHT: 68'-00" (TO TOP OF PV)
PROPOSED BUILDING HEIGHT: 59'-11" (TO TOP OF RAIL)

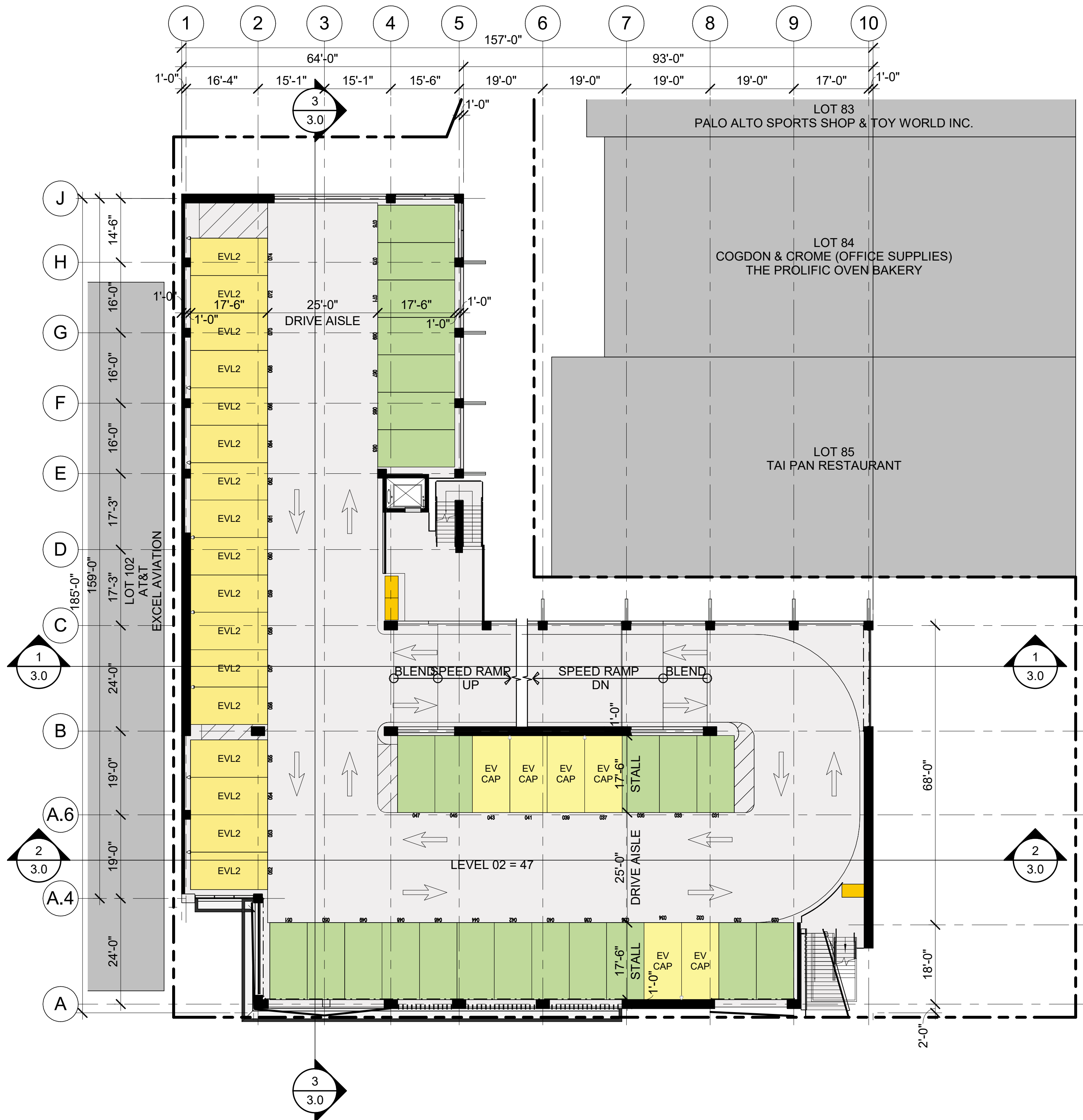
EXISTING ON SITE PARKING: 86 STALLS
PROPOSED PARKING: 266 STALLS

PARKING STALL SUMMATION

LEVEL	STANDARD	ACCESSIBLE	VAN ACCESSIBLE	EV CAPABLE	EVCS LEVEL 2	ACCESSIBLE EVCS LEVEL 2	VAN ACCESSIBLE EVCS LEVEL 2	AMBULATORY EVCS LEVEL 2	TOTAL	SQ FOOTAGE	SQ. FT./STALL
LEVEL 06	50	0	0	0	0	0	0	0	50	19,275	410
LEVEL 05	26	0	0	21	0	0	0	0	47	19,712	419
LEVEL 04	26	0	0	21	0	0	0	0	47	19,712	419
LEVEL 03	24	0	0	10	13	0	0	0	47	19,712	419
LEVEL 02	24	0	0	6	17	0	0	0	47	19,712	419
LEVEL 01	8	5	2	0	9	1	1	1	27	19,044	614
TOTAL	158	5	2	58	39	1	1	1	265	117,168	441

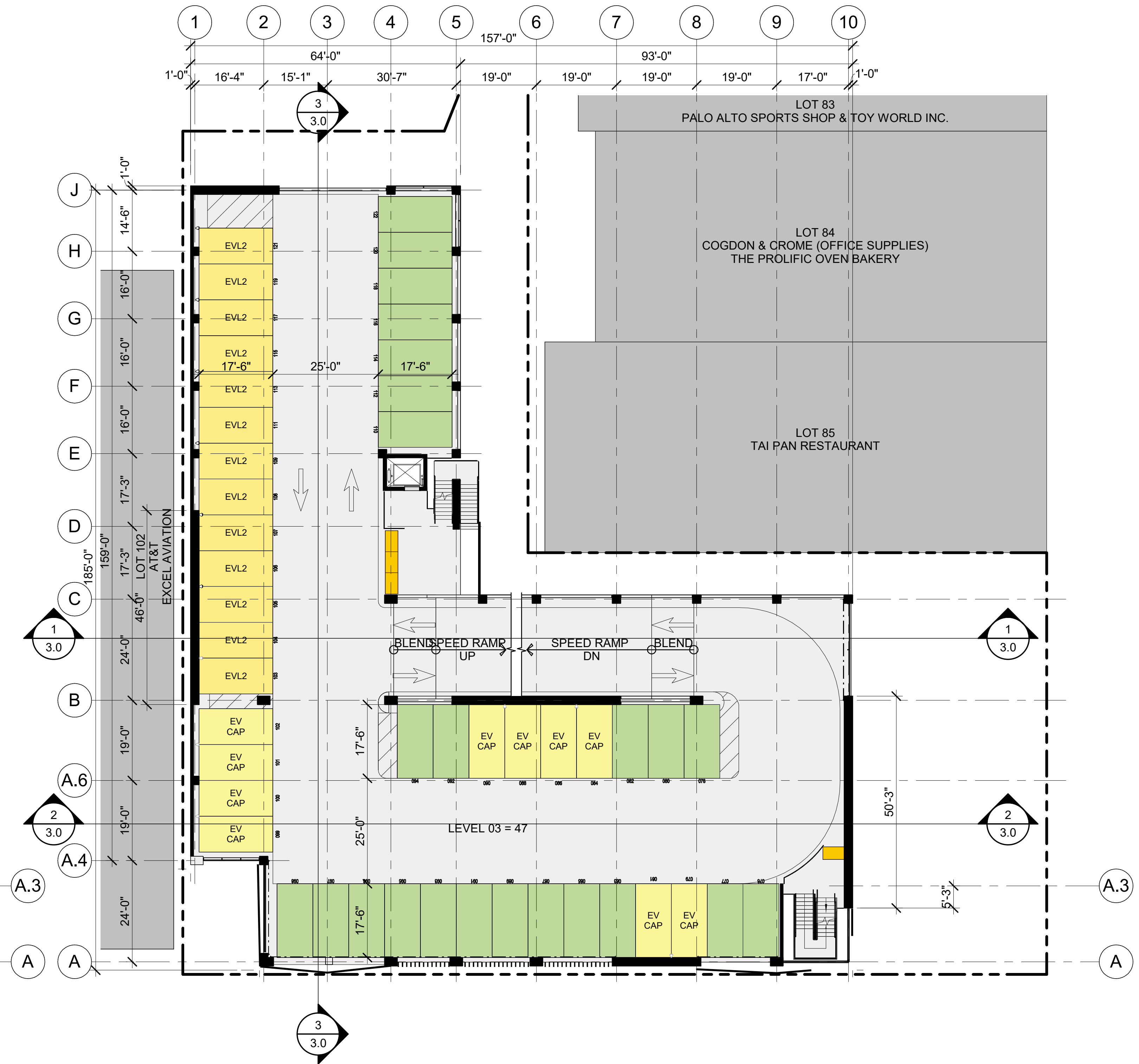
PARKING STALL LEGEND





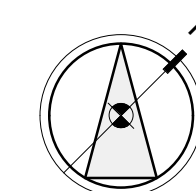
LEVEL 02 PARKING PLAN

1/16" = 1'-0"

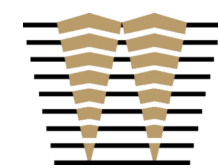


LEVEL 03 PARKING PLAN

1/16" = 1'-0"



SCALE: 1/16" = 1'-0"



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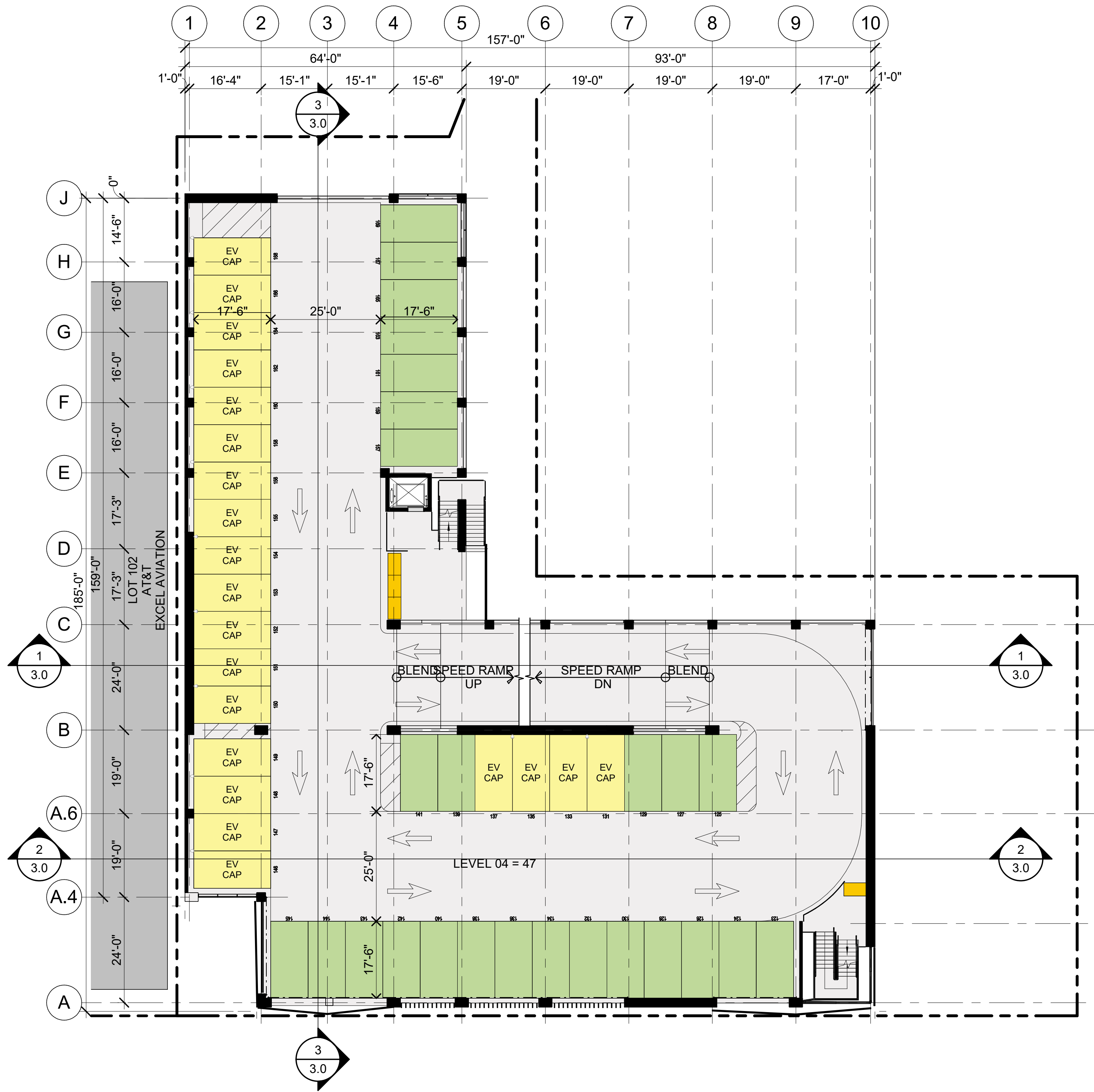
PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
2.2

SHEET NAME:
LEVEL 02 & 03 PARKING PLANS

CLIENT NAME:
CITY OF PALO ALTO

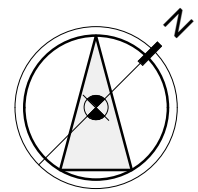
DATE ISSUED:
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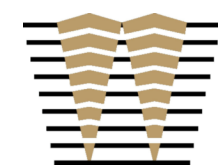
LEVEL 04 PARKING PLAN
1/16" = 1'-0"



LEVEL 05 PARKING PLAN
1/16" = 1'-0"



SCALE: 1/16" = 1'-0"



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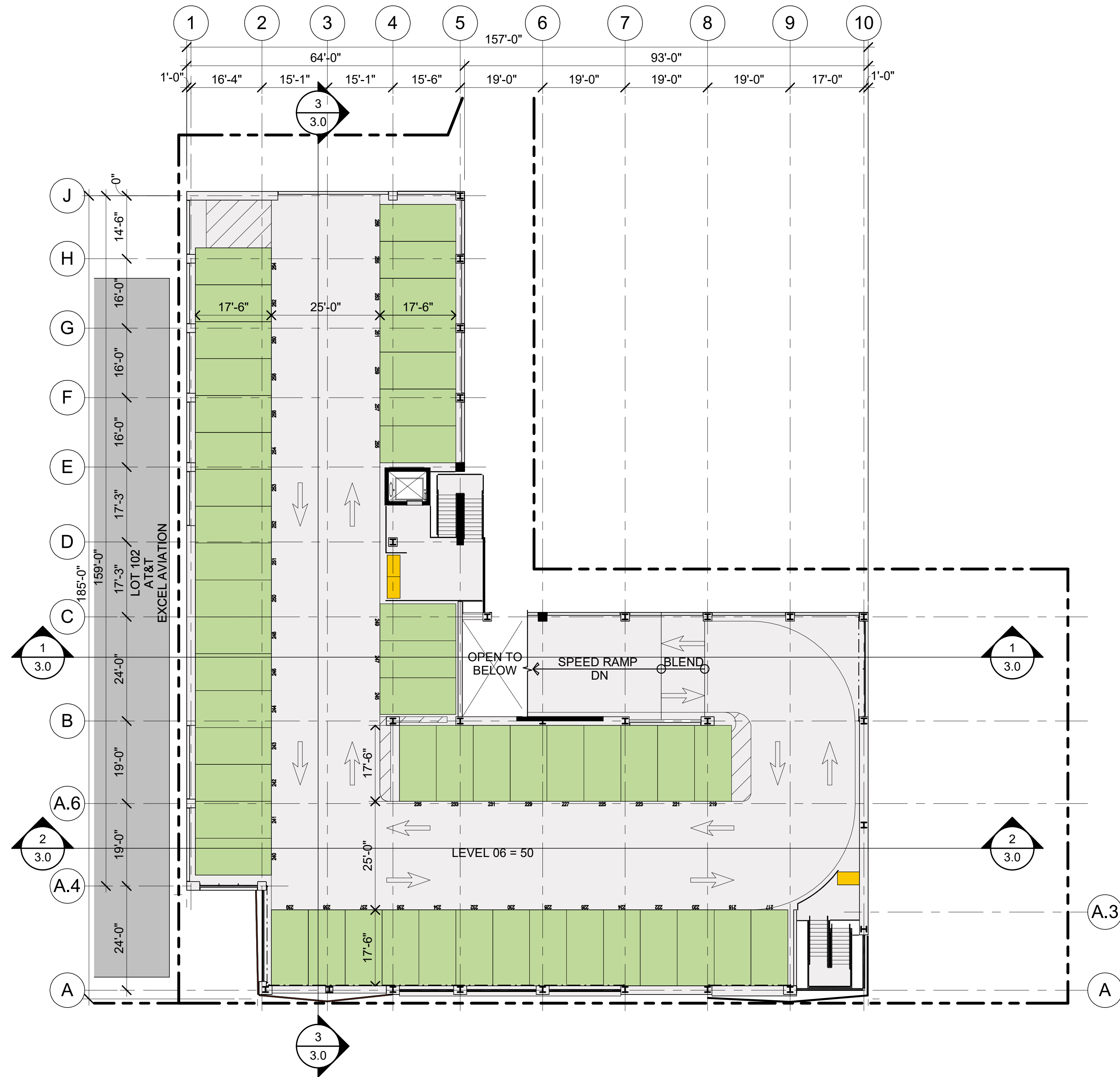
PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
2.3

SHEET NAME:
LEVEL 04 & 05 PARKING PLANS

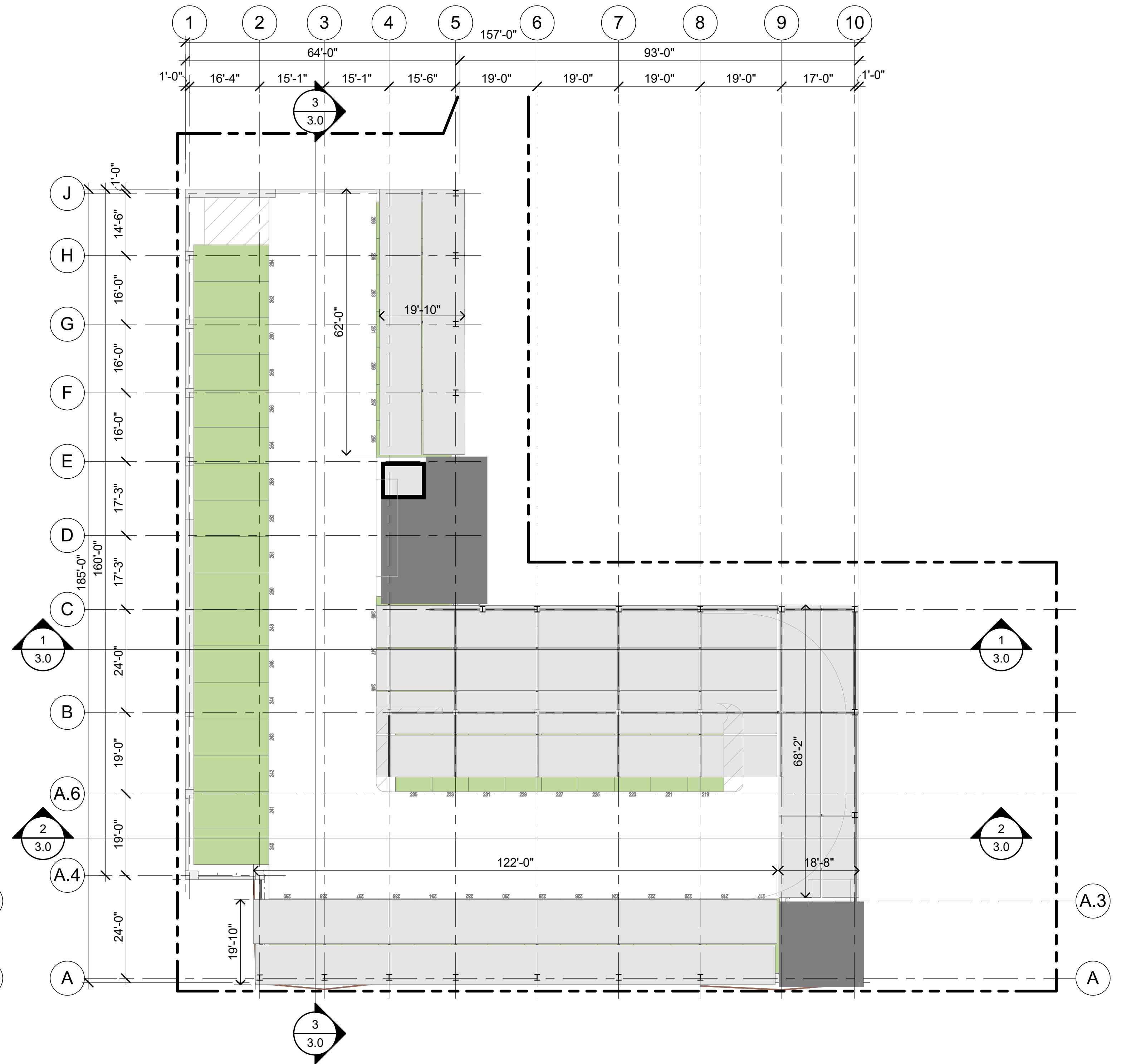
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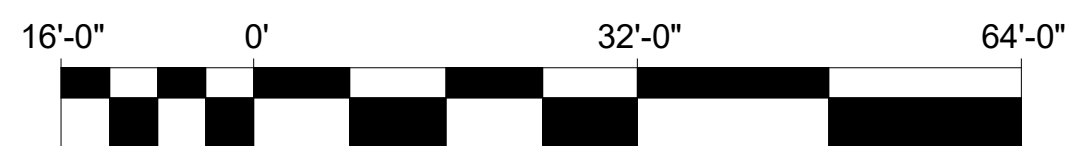
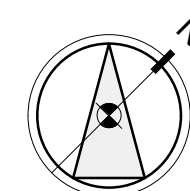
LEVEL 06 PARKING PLAN

1/16" = 1'-0"

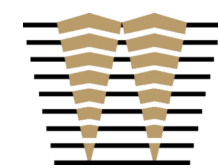


PV T.O.STL.

1/16" = 1'-0"



SCALE: 1/16" = 1'-0"



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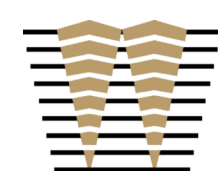
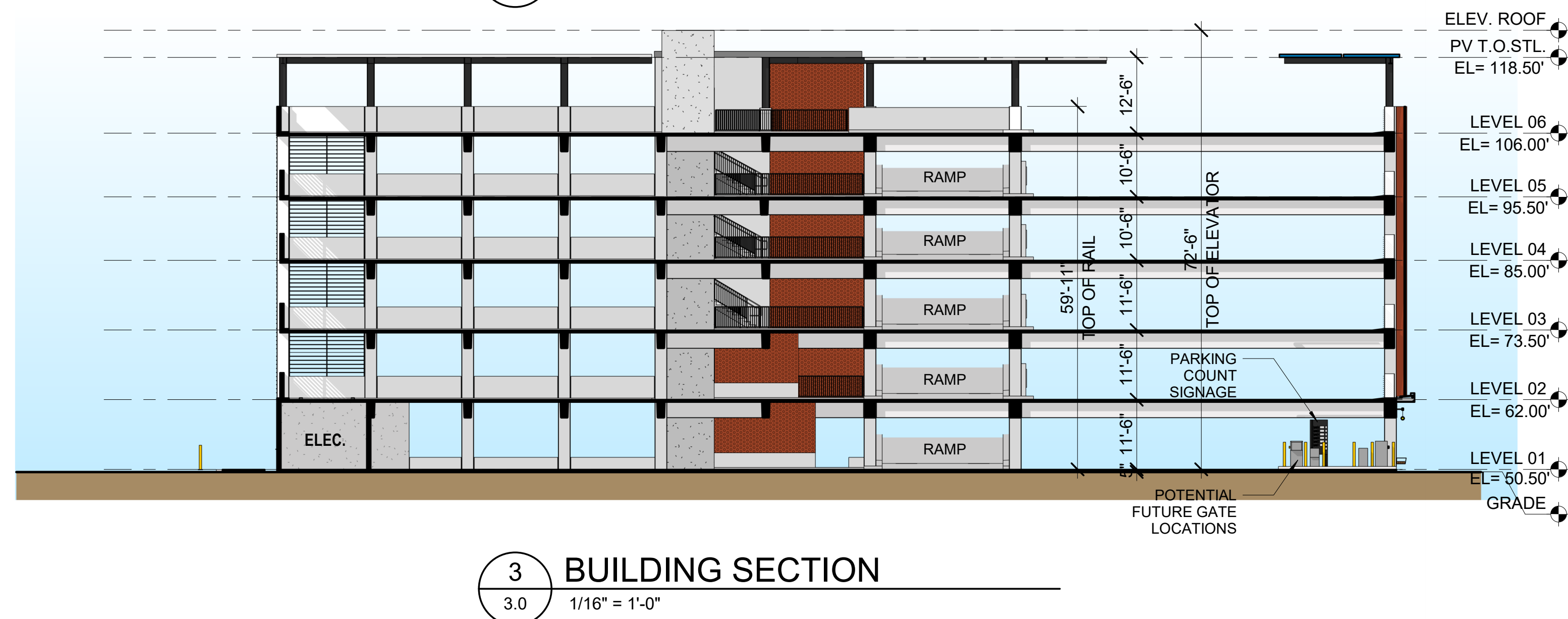
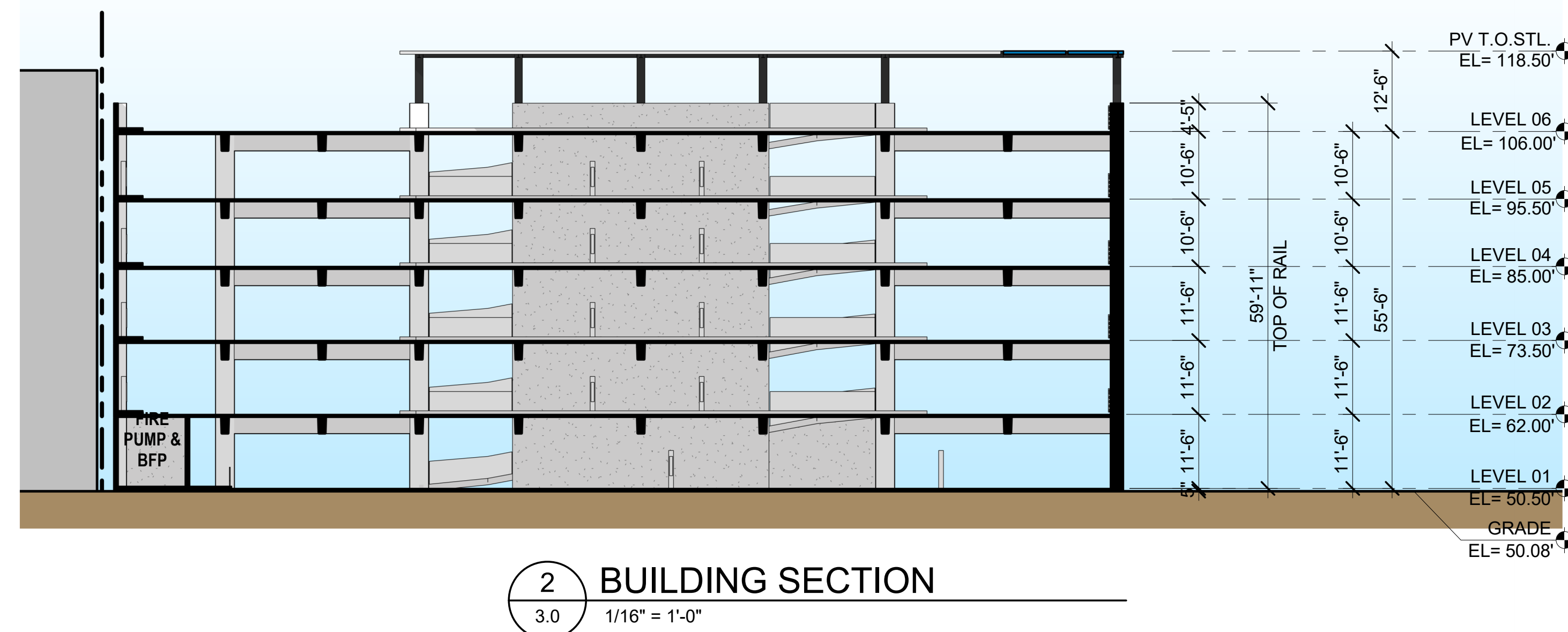
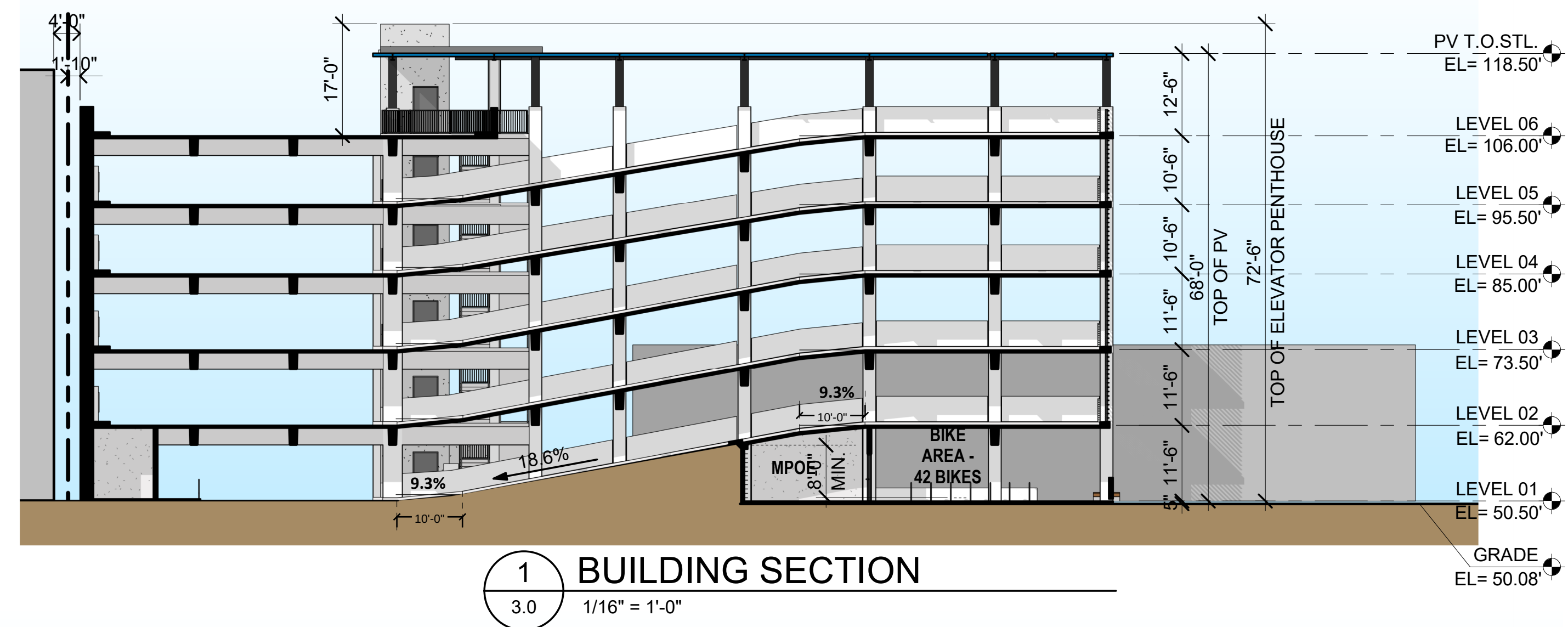
PROJECT NAME:
DOWNTOWN PARKING GARAGE

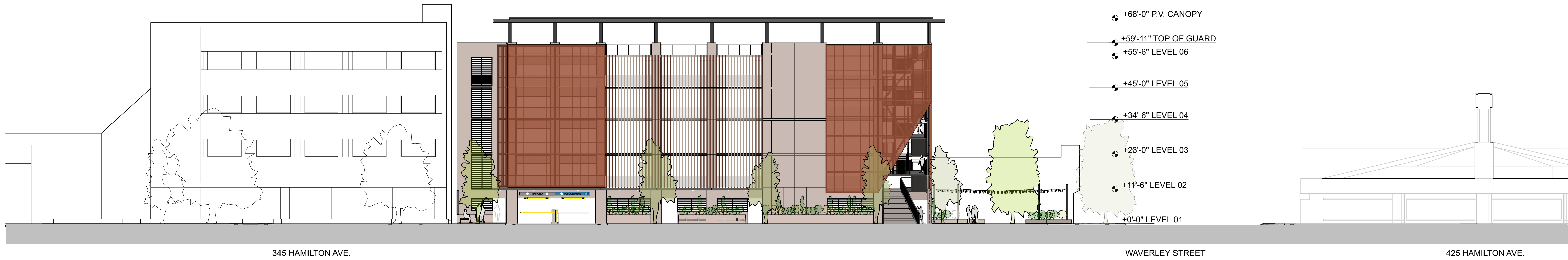
SHEET:
2.4

SHEET NAME:
LEVEL 06 & PV PARKING PLANS

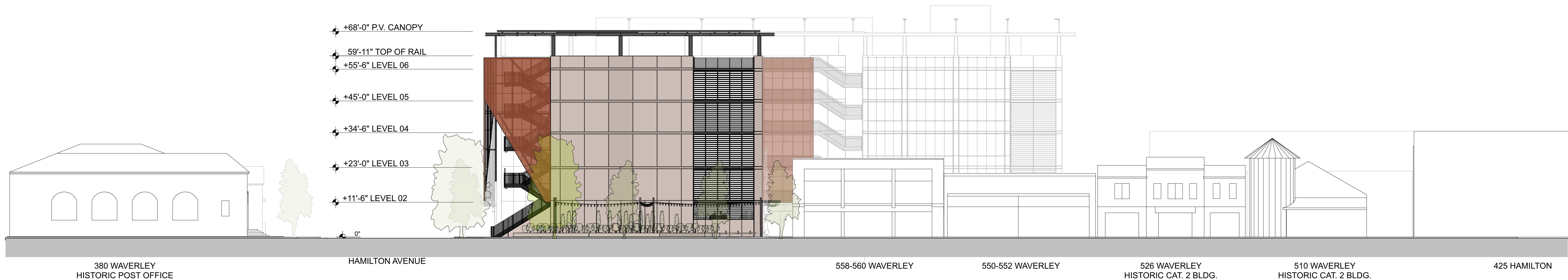
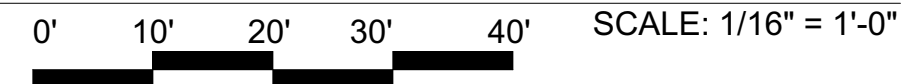
CLIENT NAME:
CITY OF PALO ALTO

DATE ISSUED:
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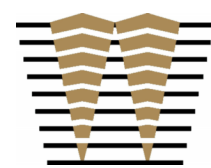
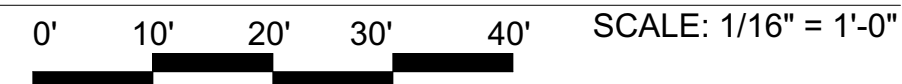




PROPOSED HAMILTON AVENUE STREETSCAPE



PROPOSED WAVERLEY STREET STREETSCAPE



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PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
3.2

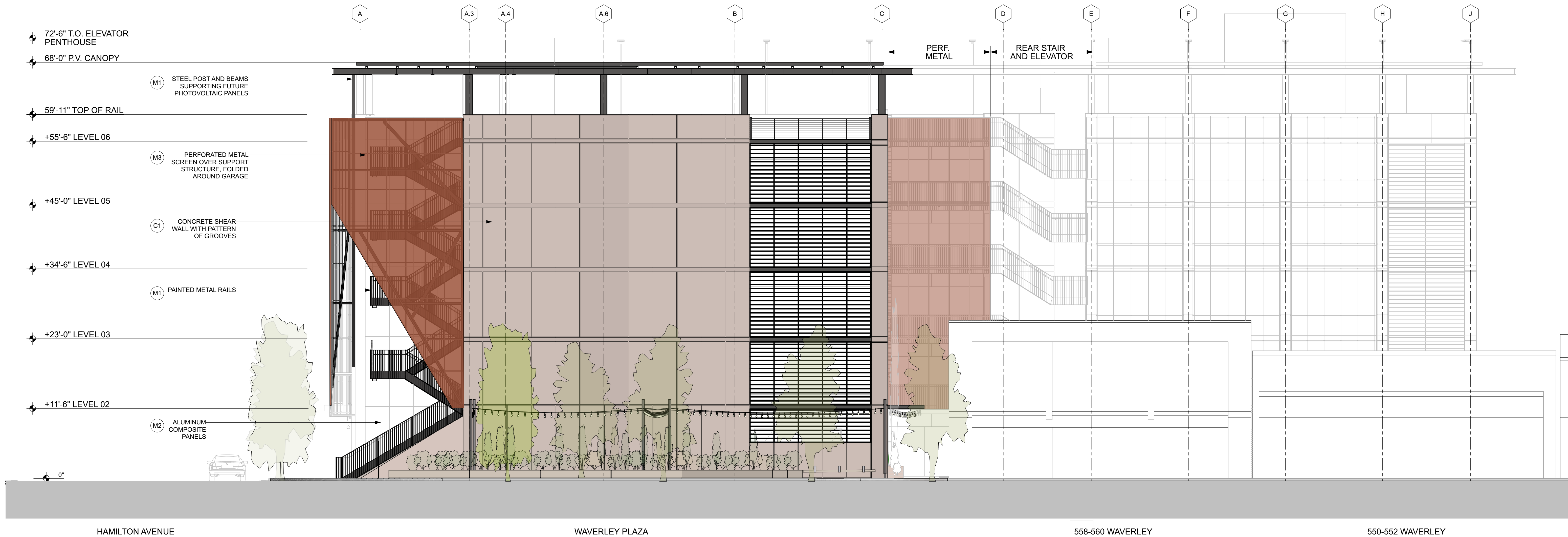
SHEET NAME:
STREETSCAPE ELEVATIONS

CLIENT NAME:
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DATE ISSUED:
07/06/2026



- HAMILTON AVENUE ELEVATION

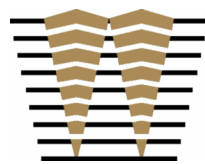


EXTERIOR FINISH LEGEND

- C1** CAST-IN-PLACE CONCRETE, SMOOTH SURFACE
COLOR BASIS: DAVIS COLOR 'MESA BUFF 5447'
- C2** CAST-IN-PLACE CONCRETE, BOARD FORM SURFACE
COLOR BASIS: DAVIS COLOR 'MESA BUFF 5447'
- M1** STRUCTURAL STEEL SHAPES
POSTS, BEAMS, GUARDRAILS, LOUVERS
CS GROUP '512 BLACK' COATING, MATT SHEEN
- M2** ALUMINUM COMPOSITE PANELS
ALPOLIC 'T.O.B. BLACK', 4MM THICKNESS
- M3** PERFORATED METAL PANEL
3/16" ALUMINUM PANEL, +/- 30% OPEN
CS GROUP '537 CORDOVAN BROWN'
ALUMINUM FIN SUNSHADE
2" X 12" SHAPE
COLOR: CS GROUP 'TERRA COTTA'
- G1** GREENSCREEN CABLE SYSTEM
STAINLESS STEEL CABLE BETWEEN S. STL. STANDOFFS
- W1** STAINED WOOD BENCH
4 X 4 WESTERN RED CEDAR BOARDS
WITH CLEAR MATTE FINISH

WAVERLEY STREET ELEVATION

0' 5' 10' 15' 20' SCALE: 1/8" = 1'-0"



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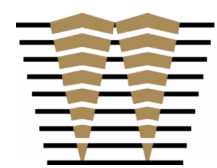
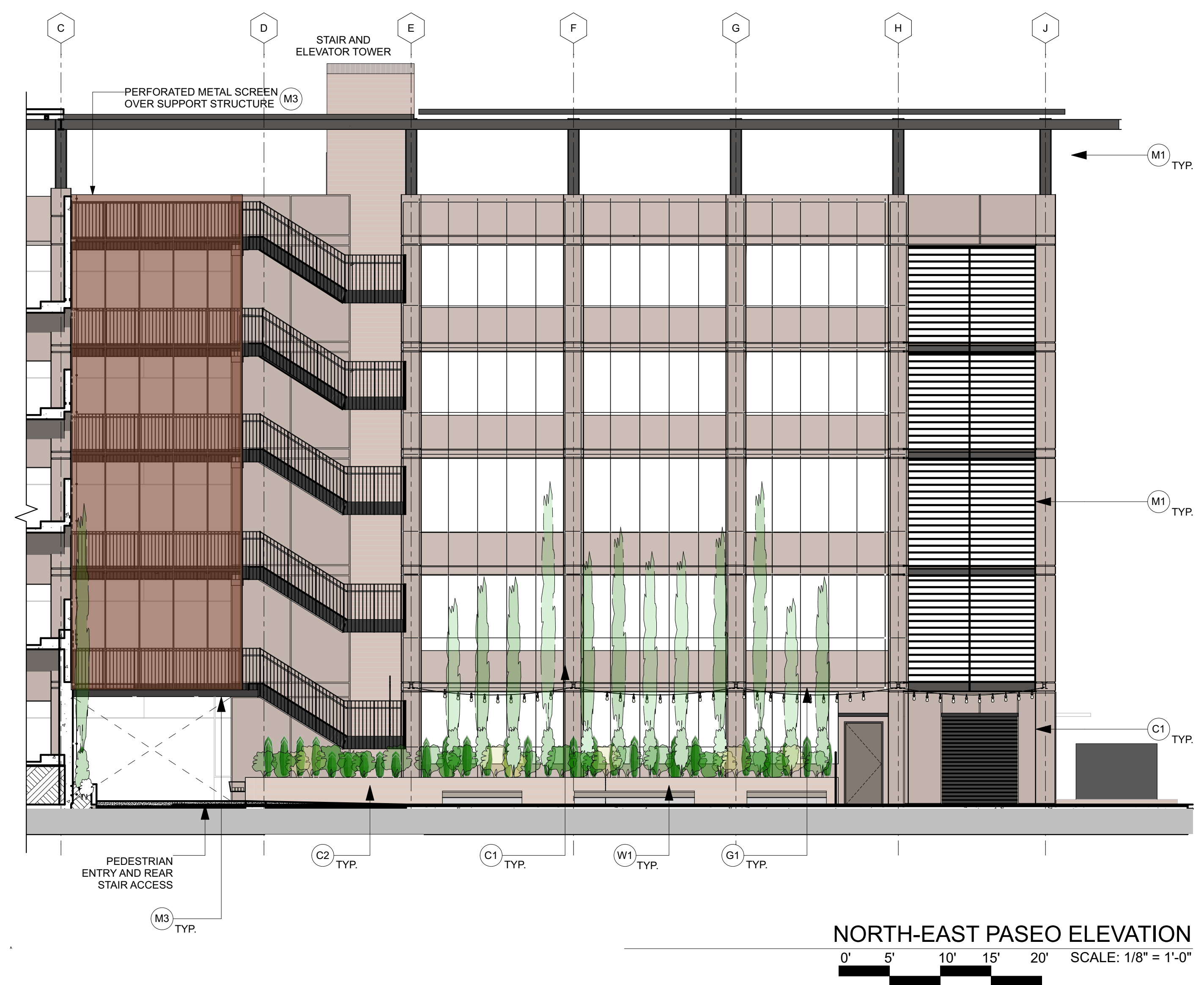
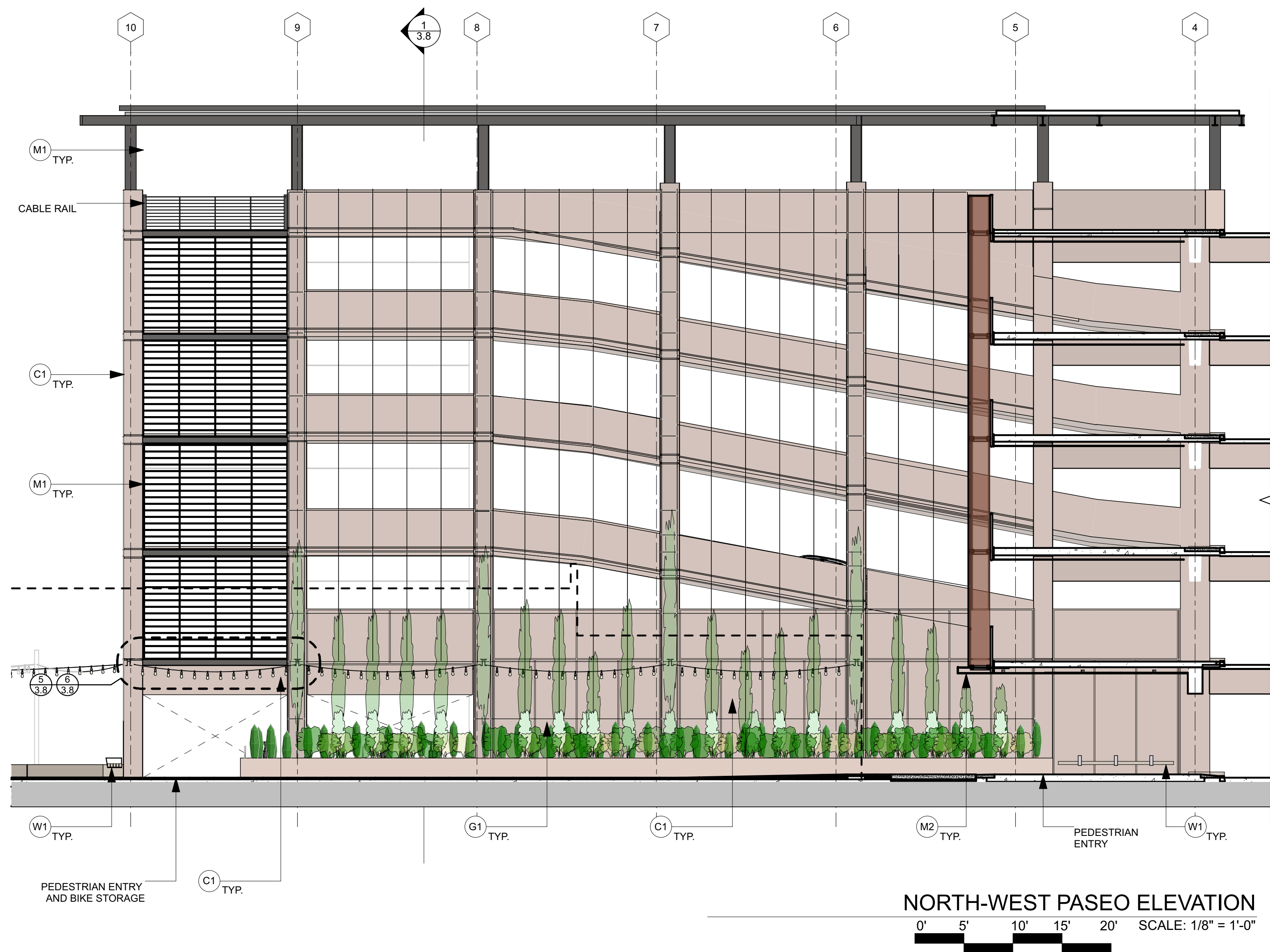
PROJECT NAME:
DOWNTOWN PARKING GARAGE

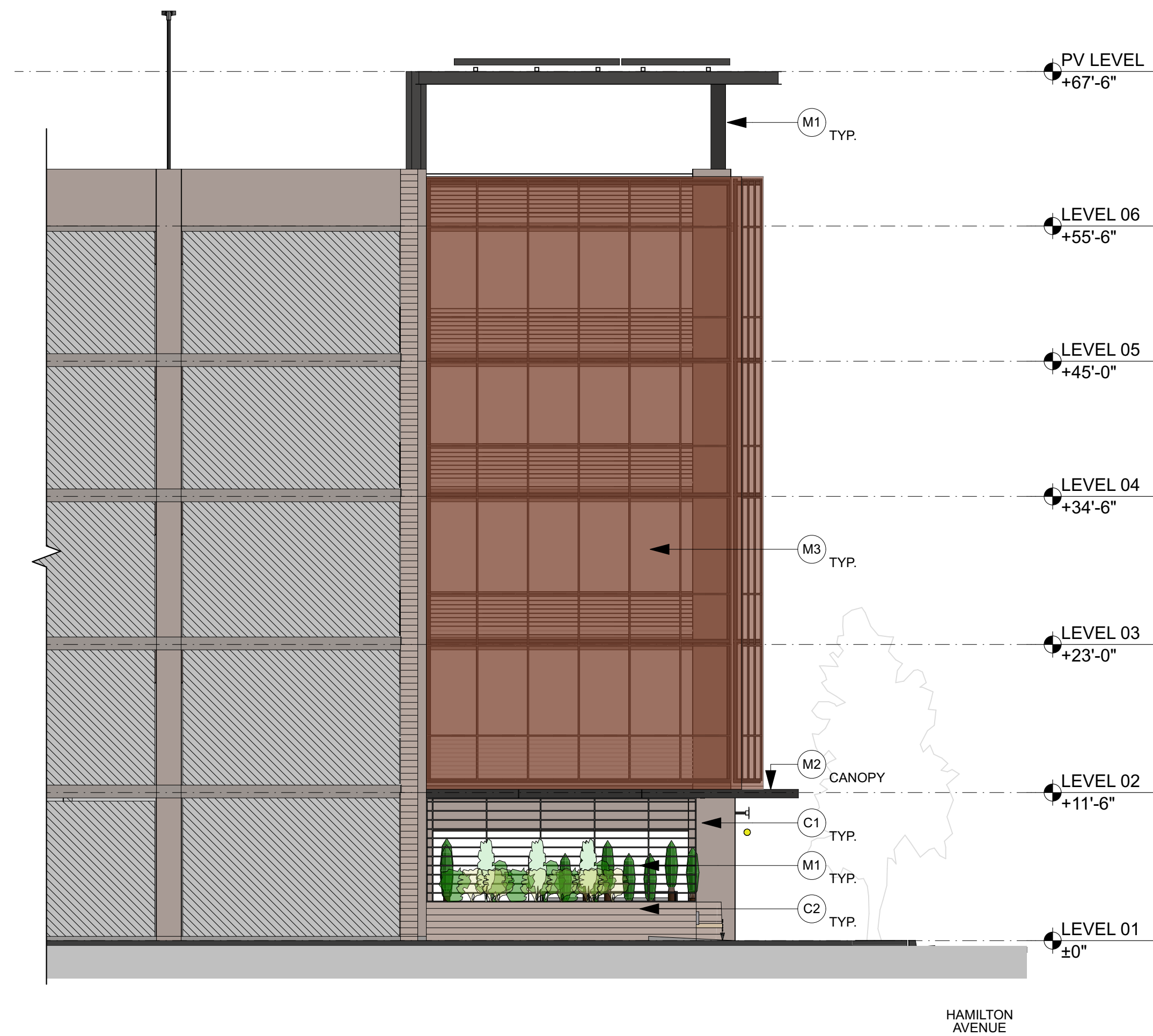
SHEET:
3.4

SHEET NAME:
WAVERLEY ST. ELEVATION

CLIENT NAME:
CITY OF PALO ALTO

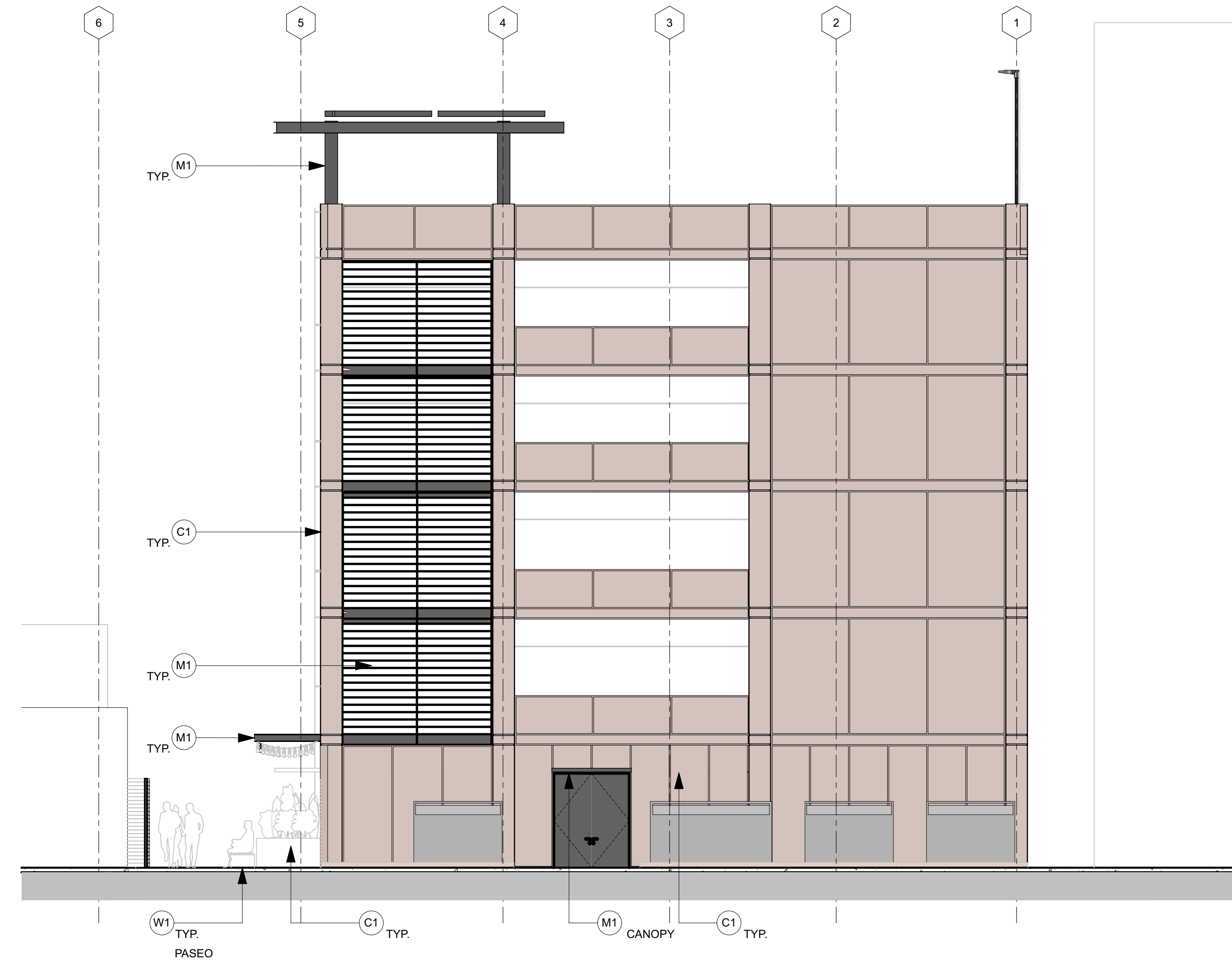
DATE ISSUED:
07/06/2026





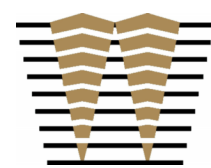
PLAZA ELEVATION

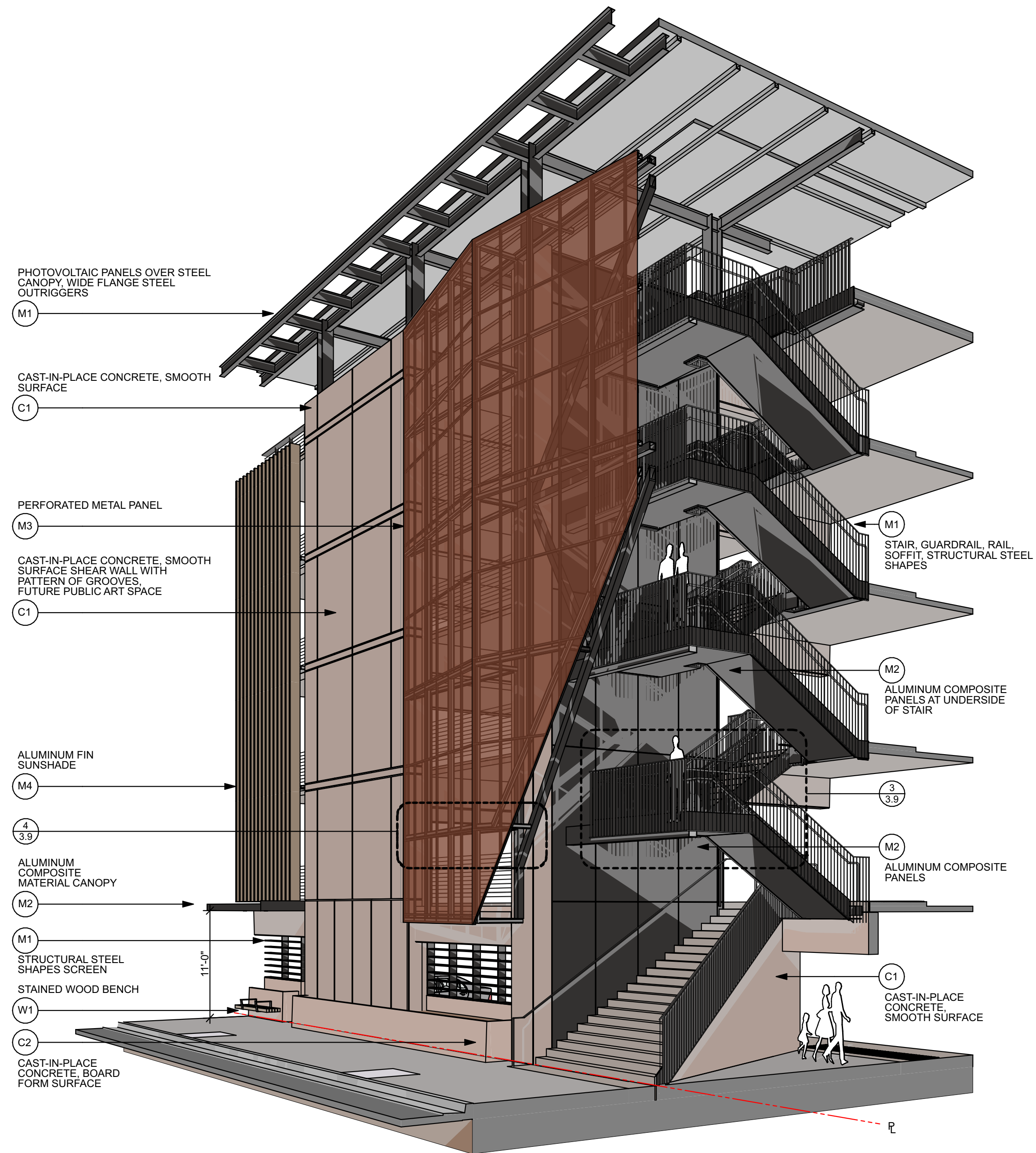
0' 5' 10' 15' 20' SCALE: 1/8" = 1'-0"



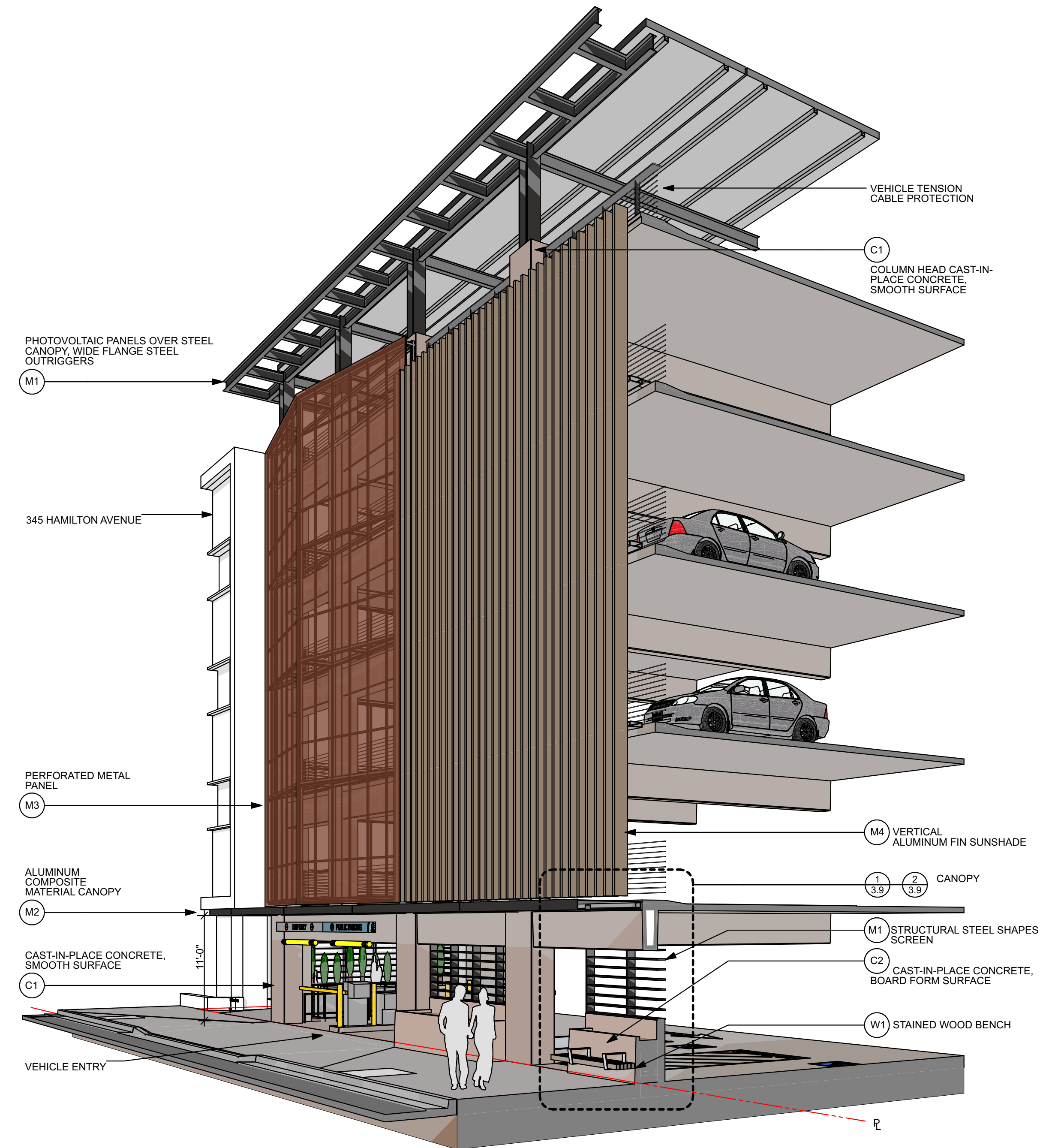
LANE 21 ELEVATION

0' 5' 10' 15' 20' SCALE: 1/8" = 1'-0"

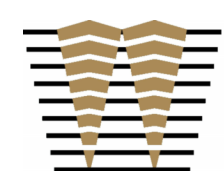


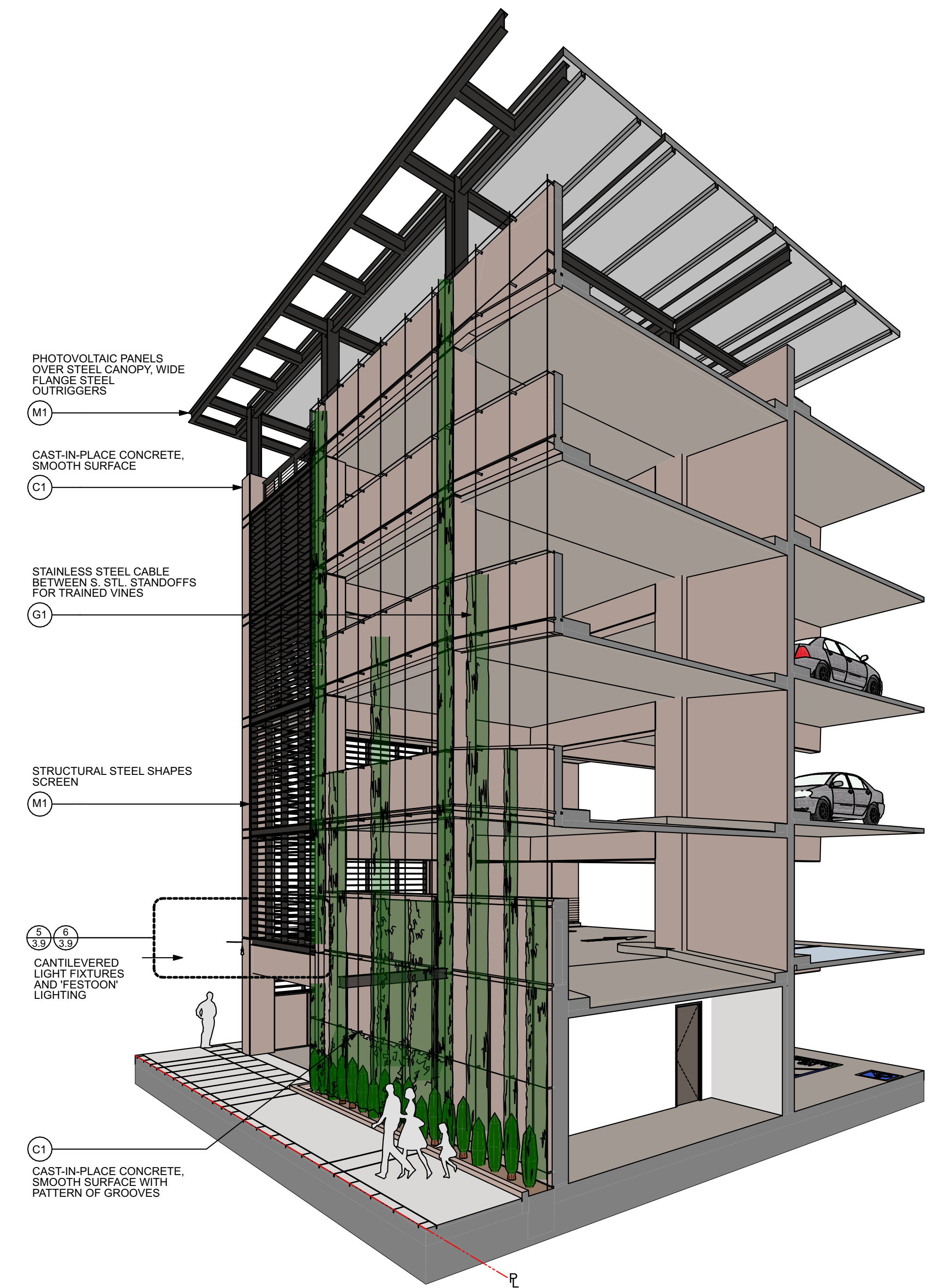


WALL SECTION AT CORNER STAIR
SCALE: NOT TO SCALE

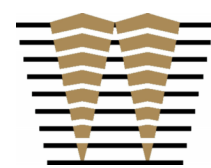


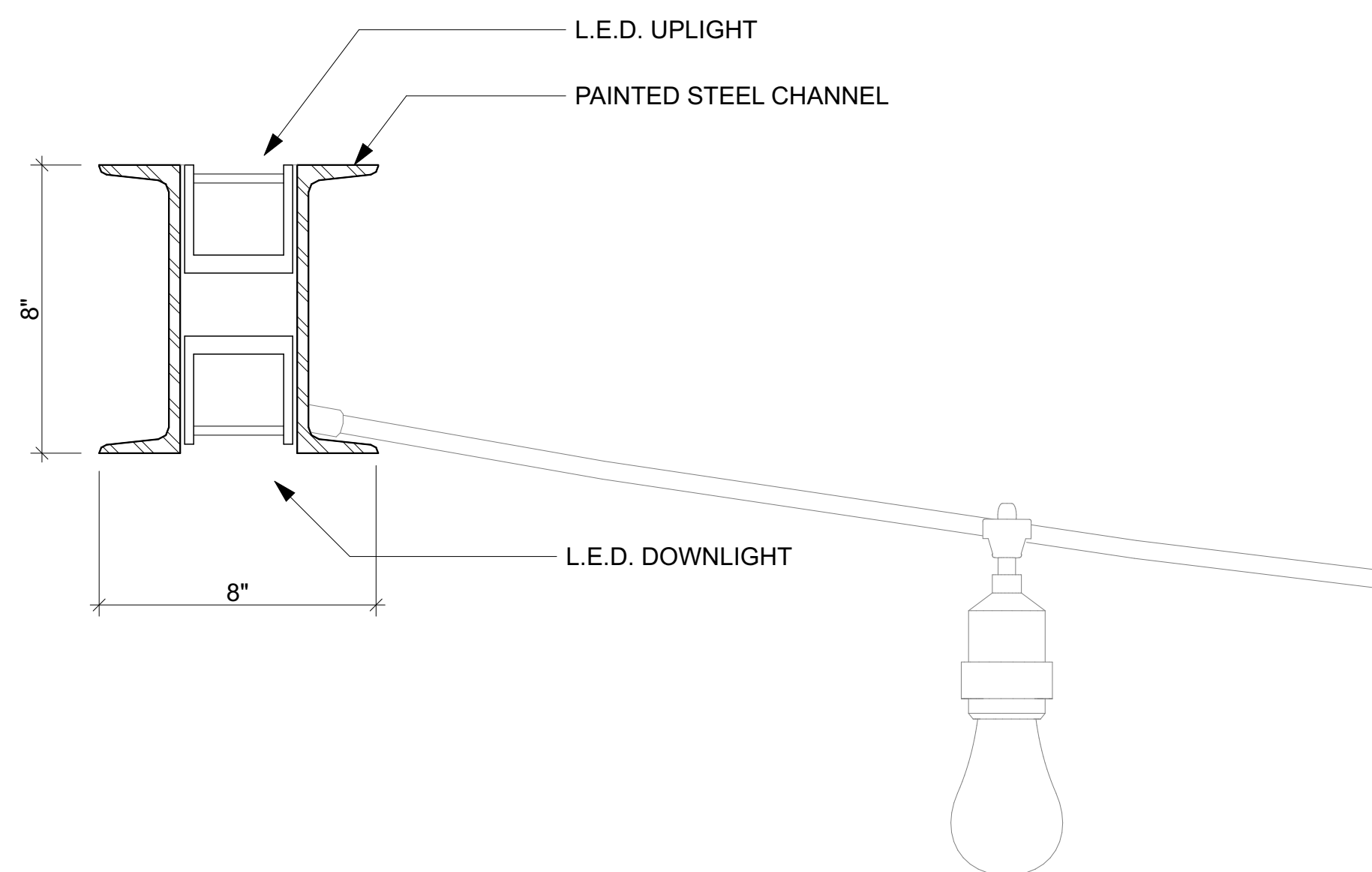
WALL SECTION AT HAMILTON AVENUE
SCALE: NOT TO SCALE



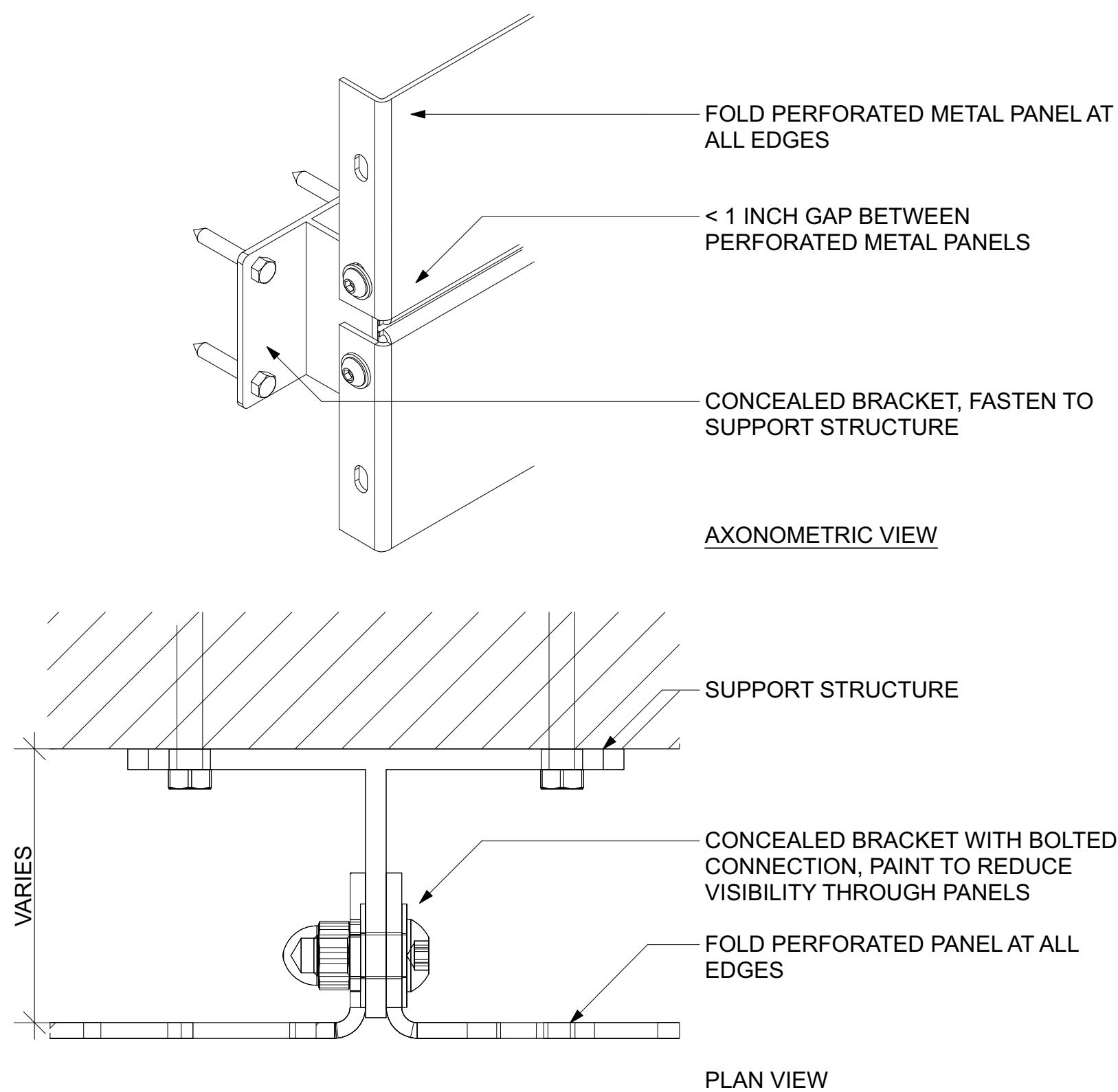


WALL SECTION AT PASEO
SCALE: NOT TO SCALE

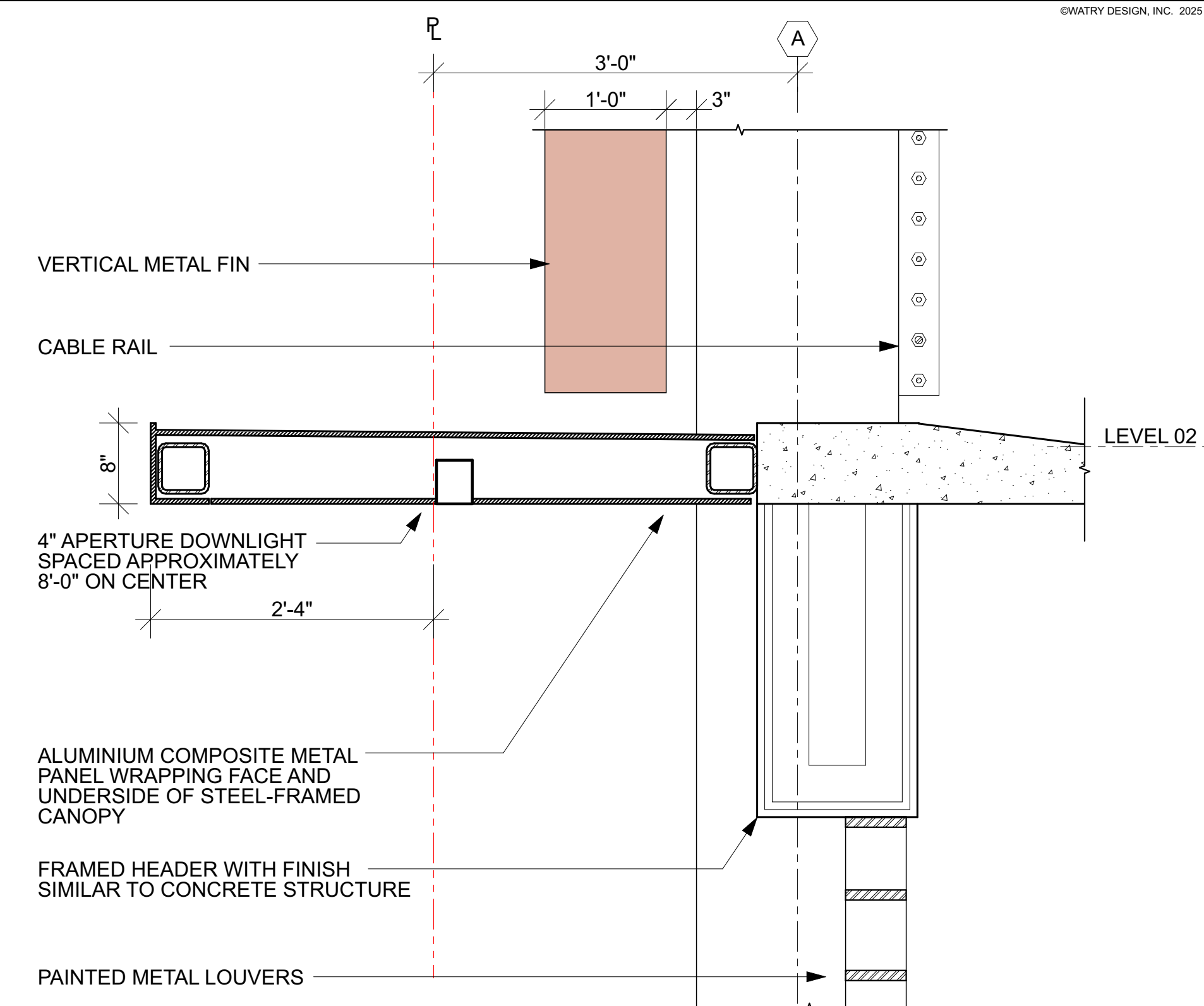




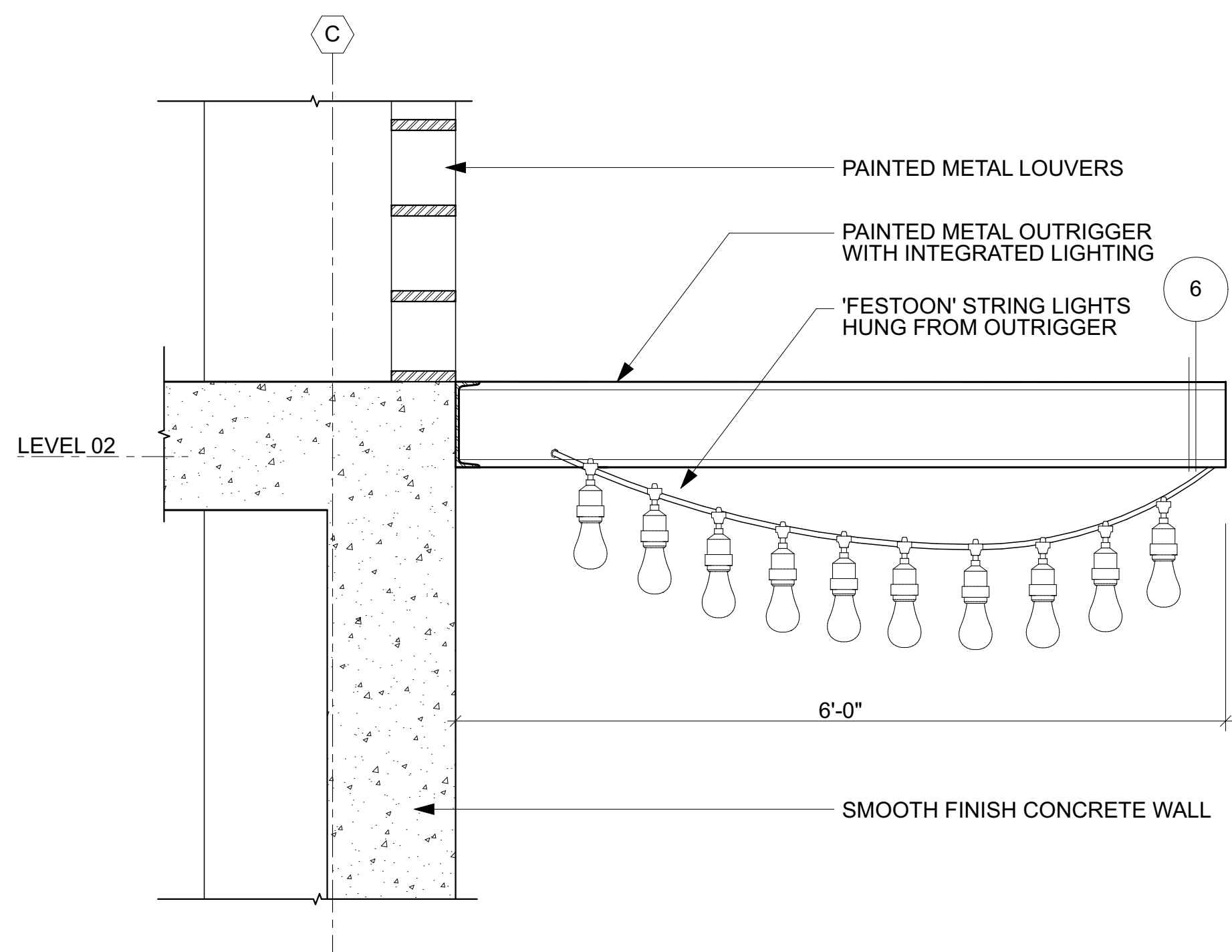
LIGHT OUTRIGGER AT PASEO 6
SCALE: 3" = 1'-0"



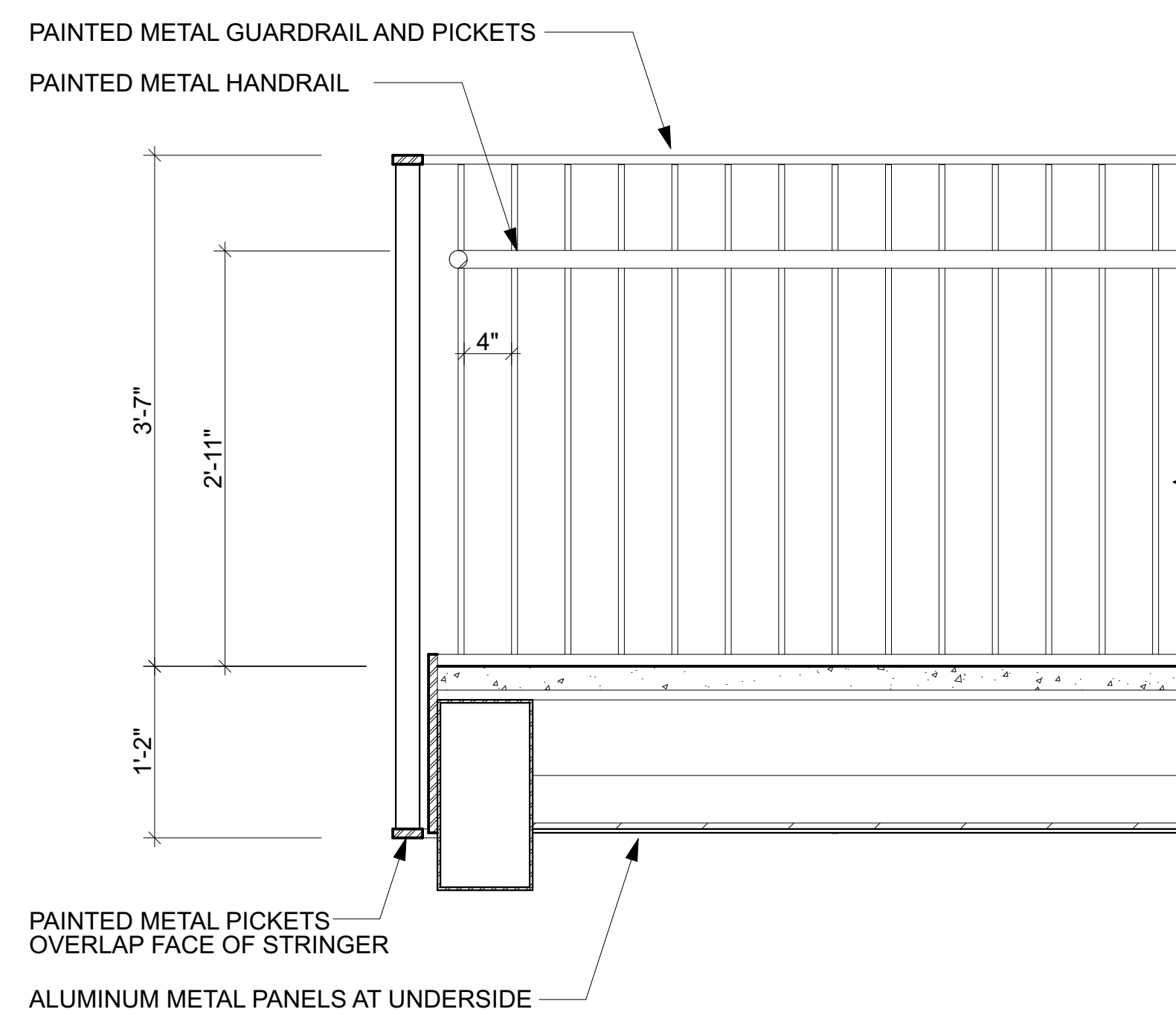
PERFORATED PANEL ATTACHMENT DETAIL 4
SCALE: 1" = 1'-0"



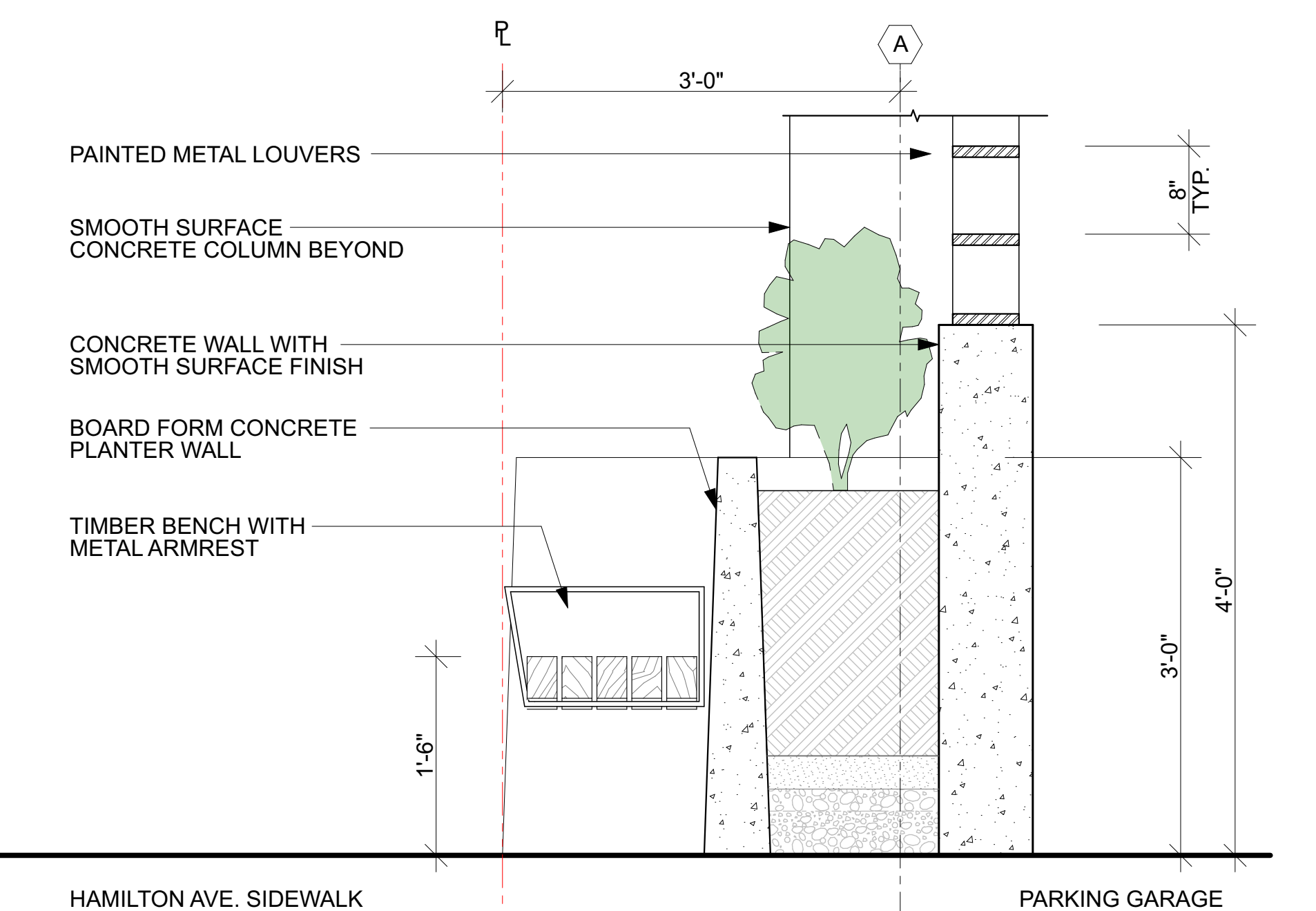
CANOPY AT HAMILTON AVE 2
SCALE: 1" = 1'-0"



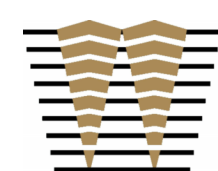
METAL LOUVER AND LIGHT OUTRIGGER AT PASEO 5
SCALE: 1" = 1'-0"



STAIR GUARDRAIL AND HANDRAIL 3
SCALE: 1" = 1'-0"



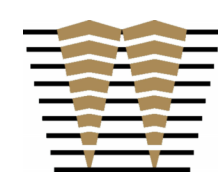
SEAT AND PLANTER AT HAMILTON AVE. 1
SCALE: 1" = 1'-0"





VIEW OF GARAGE AT HAMILTON AVENUE

Note: The renderings are intended for illustrative purposes only and are not fully representative of the final design at this stage



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PROJECT NUMBER:
16-138A

PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
3.10

SHEET NAME:
VIEW OF HAMILTON AVENUE

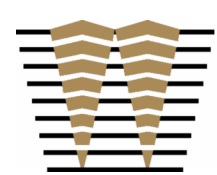
CLIENT NAME:
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VIEW OF GARAGE FROM CORNER OF HAMILTON AVE. AND WAVERLEY ST.

Note: The renderings are intended for illustrative purposes only and are not fully representative of the final design at this stage



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PROJECT NUMBER:
16-138A

PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
3.11

SHEET NAME:
VIEW OF CORNER

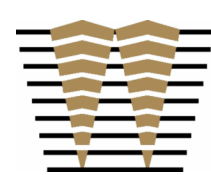
CLIENT NAME:
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DATE ISSUED:
07/06/2026



VIEW OF GARAGE SHOWING FUTURE RESIDENTIAL BUILDING.
THE UPPER HOUSING UNITS EXTEND TO HAMILTON AVENUE.
THE GROUND FLOOR LINES UP WITH THE ENTRY TO THE GARAGE.

Note: The renderings are intended for illustrative purposes only and are not fully representative of the final design at this stage



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PROJECT NUMBER:
16-138A

PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
3.12

SHEET NAME:
VIEWS OF RESIDENTIAL OPTION A

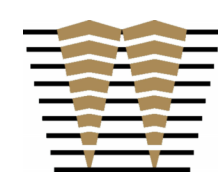
CLIENT NAME:
CITY OF PALO ALTO

DATE ISSUED:
07/06/2026



VIEW OF GARAGE SHOWING FUTURE RESIDENTIAL BUILDING.
THE BUILDING LINES UP WITH THE ENTRY TO THE GARAGE.

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GROUP
ARCHI
TECTS

PROJECT NUMBER:
16-138A

PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
3.13

SHEET NAME:
VIEWS OF RESIDENTIAL OPTION B

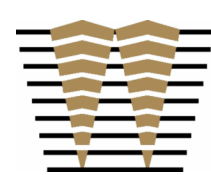
CLIENT NAME:
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VIEW OF GARAGE FROM WAVERLEY STREET

Note: The renderings are intended for illustrative purposes only and are not fully representative of the final design at this stage



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TECTS

PROJECT NUMBER:
16-138A

PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
3.14

SHEET NAME:
VIEW OF WAVERLEY STREET

CLIENT NAME:
CITY OF PALO ALTO

DATE ISSUED:
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VIEW FROM PLAZA TO PASEO

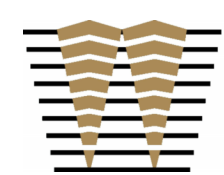


VIEW DOWN PASEO APPROACHING STAIR



VIEW OF GARAGE ENTRY

Note: The renderings are intended for illustrative purposes only and are not fully representative of the final design at this stage



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PROJECT NUMBER:
16-138A

PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
3.15

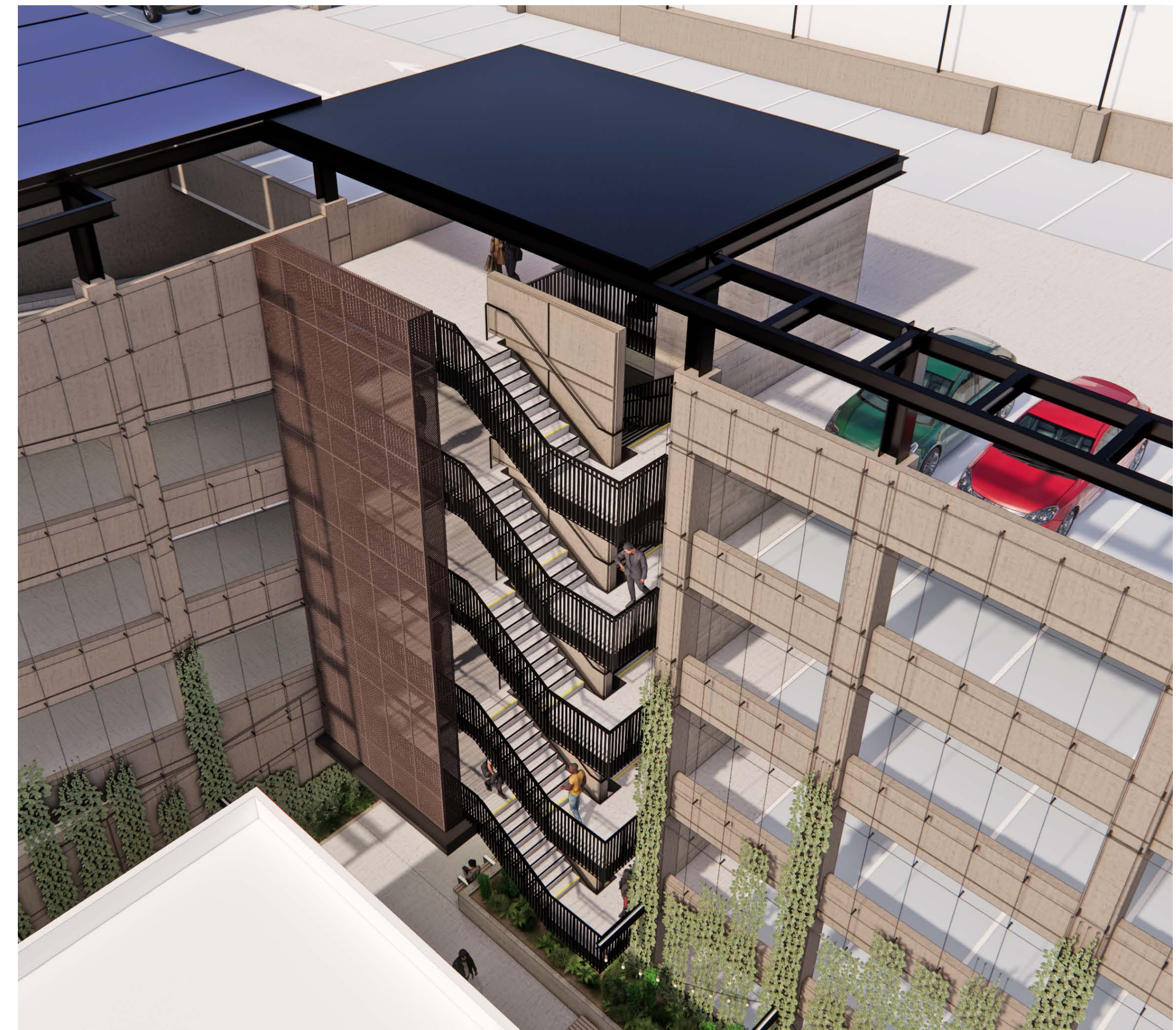
SHEET NAME:
VIEW OF PASEO

CLIENT NAME:
CITY OF PALO ALTO

DATE ISSUED:
07/06/2026

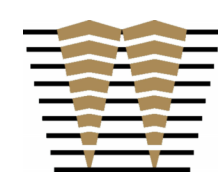


VIEW OF PASEO TOWARDS WAVERLEY STREET, FROM GARAGE



STAIR AND ELEVATOR VIEWED FROM ABOVE

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PROJECT NUMBER:
16-138A

PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
3.16

SHEET NAME:
VIEW OF GARAGE STAIR & ELEVATOR

CLIENT NAME:
CITY OF PALO ALTO

DATE ISSUED:
07/06/2026

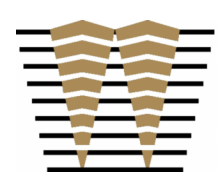


PEDESTRIAN PLAZA AT SOUTH-WEST CORNER OF LOT



ENTRY AND STAIR NEAR CORNER OF HAMILTON AND WAVERLEY

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PROJECT NUMBER:
16-138A

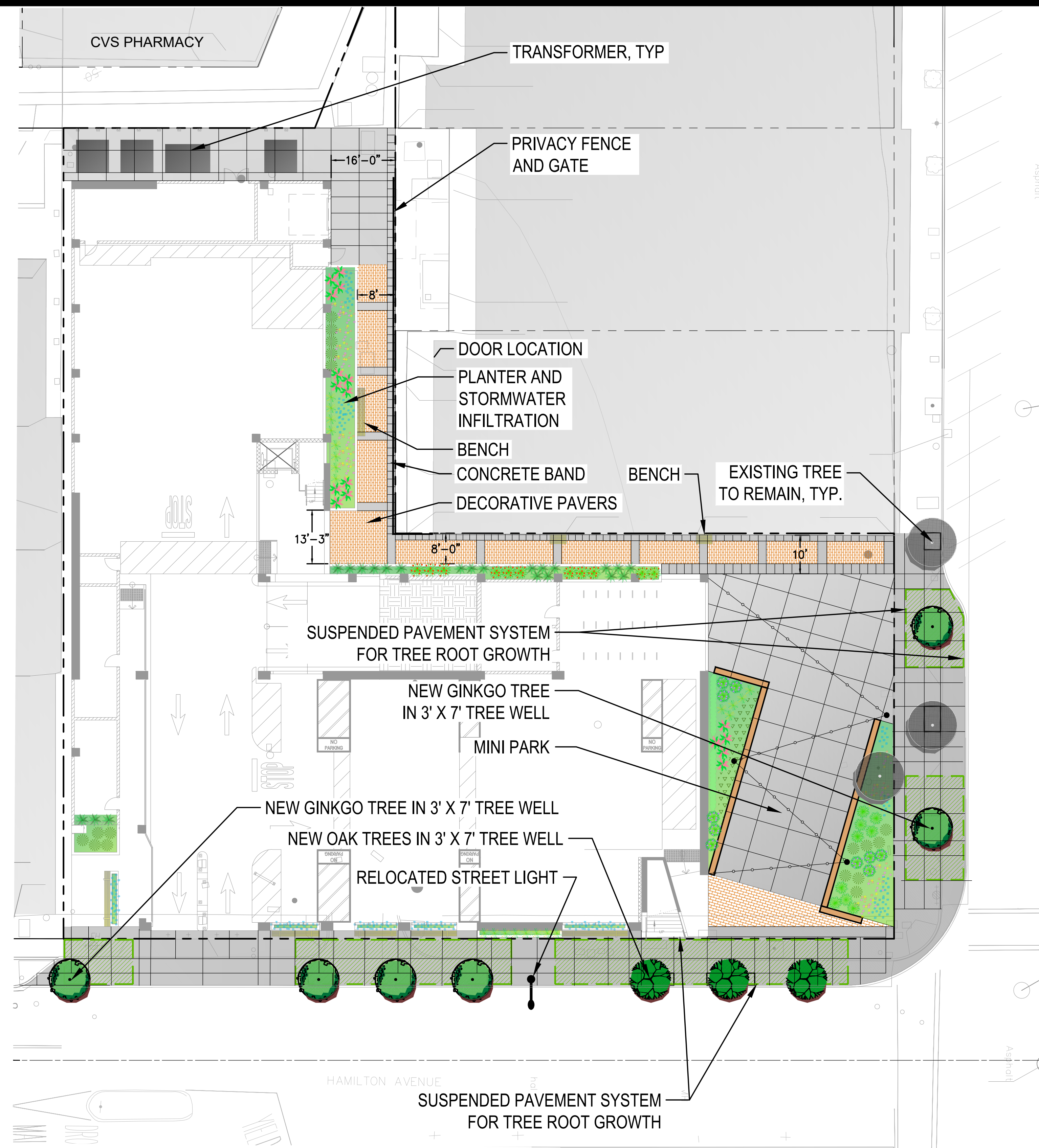
PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
3.17

SHEET NAME:
VIEWS OF GARAGE ENTRIES

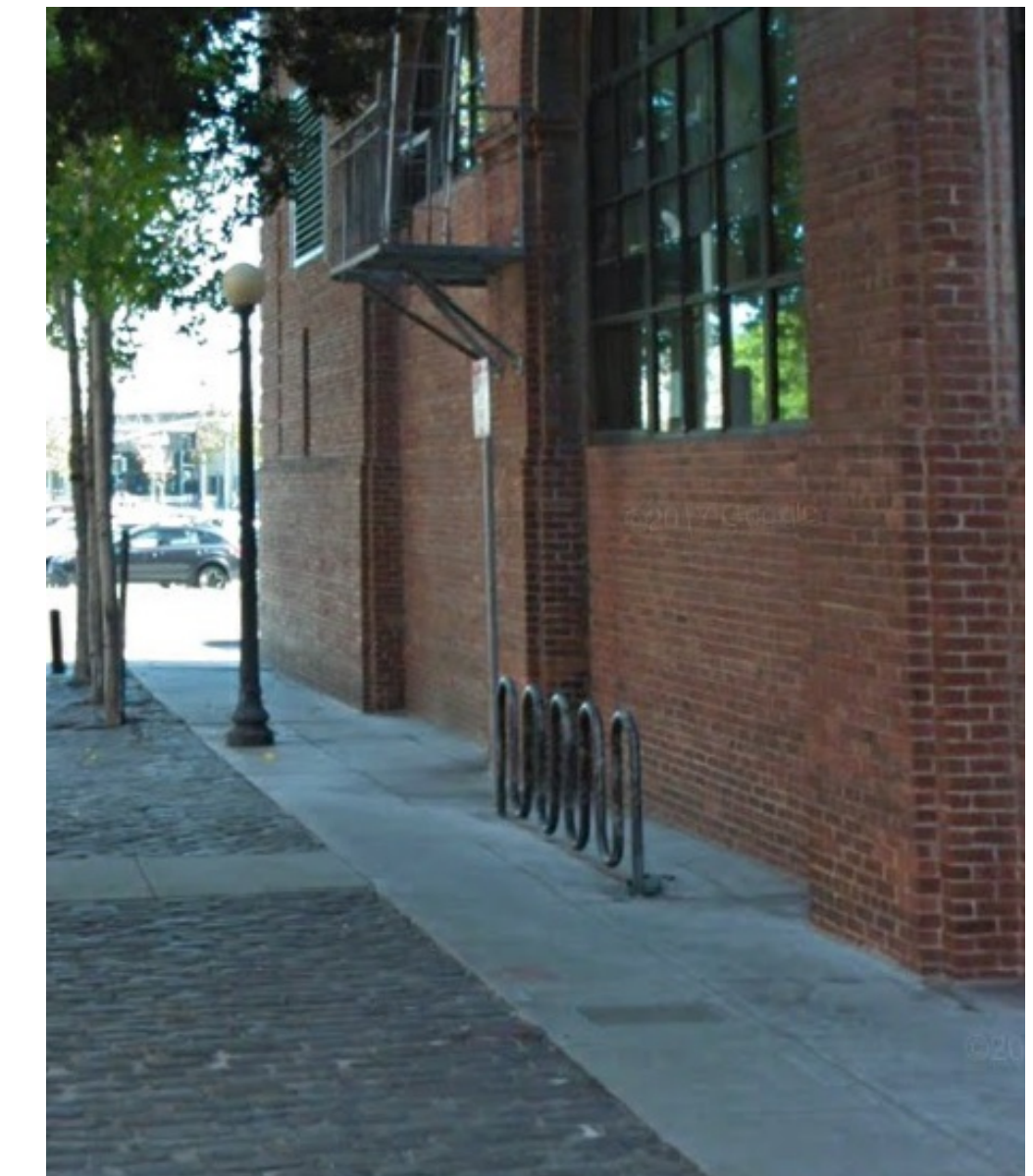
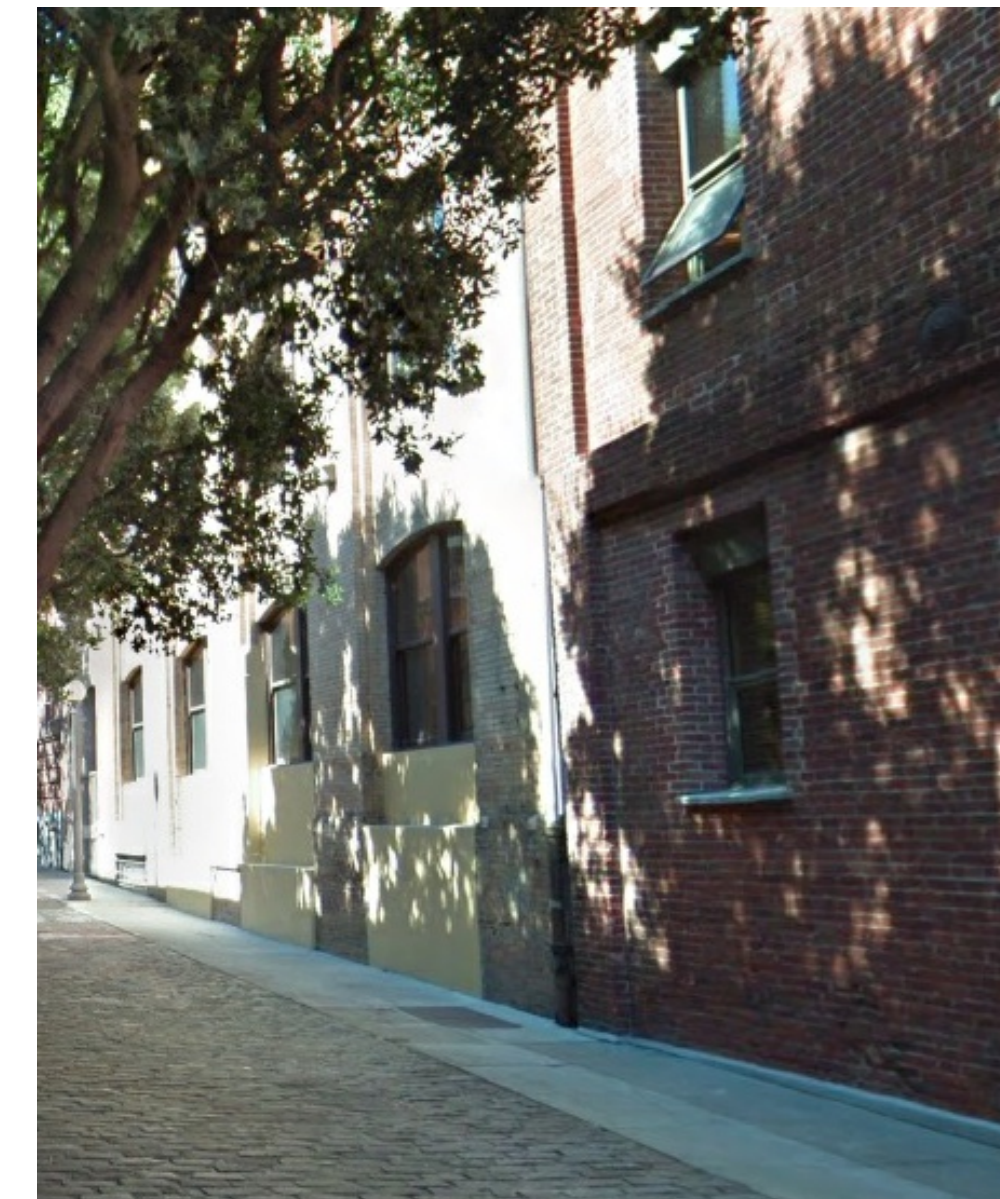
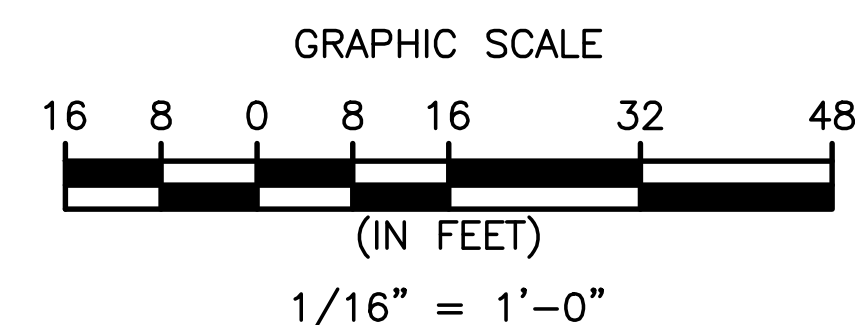
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SEE ARCHITECTURAL PLANS FOR BENCH
DESIGN IN PASEO AND ON HAMILTON AVENUE

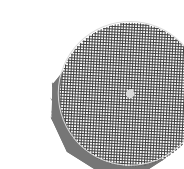
SITE PLAN



PLANT LIST & LEGEND				
SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	QUANTITY
	QUERCUS AGRIFOLIA	COAST LIVE OAK	24" BOX	3
	GINKGO BILOBA 'AUTUMN GOLD'	AUTUMN GOLD MAIDENHAIR TREE	24" BOX	6
	ACHILLEA MILLEFOLIUM 'SUMMER PASTELS'	SUMMER PASTELS YARROW	5 G.C.	100
	BACCHARIS PILULARIS 'TWIN PEAKS'	DWARF COYOTE BRUSH	5 G.C.	20
	CAREX PANSA	DUNE SEDGE	5 G.C.	21
	DESCHAMPSIA CESPITOSA	TUFTED HAIRGRASS	5 G.C.	23
	MONDARELLA VILLOSA	COYOTE MINT	5 G.C.	10
	MUHLENBERGIA CAPILARIS	PINK MUHLY	5 G.C.	17
	PENSTEMON HETEROPHYLLUS 'BLUE SPRINGS'	ROYAL PENSTEMON	5 G.C.	35
	RIBES SANGUINEUM	RED CURRANT	5 G.C.	11
	TULBAGHIA VIOLACEA	SOCIETY GARLIC	5 G.C.	9
	VERBENA LILACINA	CEDROS ISLAND VERBENA	5 G.C.	22
	VITIS CALIFORNICA	CALIFORNIA GRAPE	5 G.C.	12

NOTES:

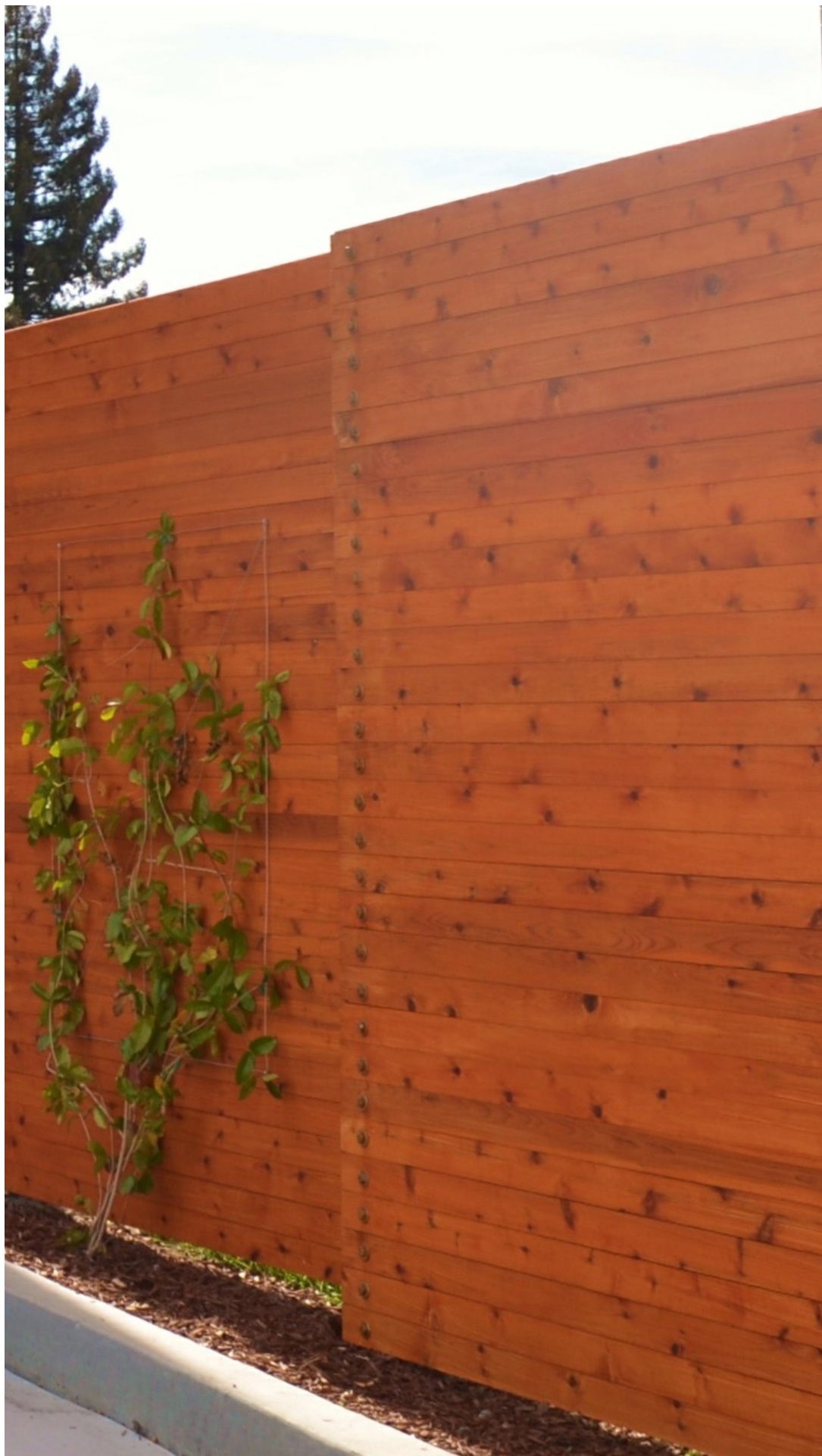
1. PLANTING AREAS IN THE ALLEYWAY WILL BE FLUSH WITH THE PAVEMENT. ALL OTHER PLANTERS ARE RAISED ABOVE PAVEMENT LEVEL.
2. THERE WILL BE AN ADDITIONAL 50 - 60 SUPPLEMENTAL 1 GALLON SIZE PERENNIALS INCLUDED IN THE PLANTING BEDS ALONG THE PEDESTRIAN WAY. ADDITIONAL OPTIONAL PLANT SELECTIONS ARE SHOWN ON THE MATERIALS AND PLANT SELECTIONS SHEET.
3. IRRIGATION BACKFLOW PREVENTER AND IRRIGATION CONTROLLER WILL BE LOCATED WITHIN THE STRUCTURE IN A MECHANICAL AND ELECTRICAL SERVICE ROOM.



EXISTING TREE TO REMAIN. REFER TO
ARBORISTS REPORT.



PAVERS



PRIVACY FENCE

MATERIAL SELECTIONS



VINE - CALIFORNIA GRAPE
DECIDUOUS VINE , RED FALL COLOR.
SUN OR SHADE TOLERANT.



GINKGO STREET TREE - fall color
existing on site tree selection



COAST LIVE OAK
selection by PA urban forestry



PERENNIAL / DEEP SHADE

SWORD FERN
EVERGREEN PERENNIAL TO 3 FEET
TALL. DOES WELL IN DEEP SHADE.



DECIDUOUS SHRUB / SHADE

RED CURRANT
SMALL SHRUB TO 4 FEET
TALL. BRIGHT PINK FLOWERS
IN SPRING. DOES WELL IN
SHADE.



PERENNIAL

VARIEGATED COPROSMA
EVERGREEN GROUNDCOVER TO
3 FEET TALL.



PERENNIAL

PINK MUHLEY
GRASS TO 3 FEET TALL.
PINK FLOWERS THAT FLOWS
IN THE BREEZE.



PERENNIAL

SLENDER VELD T GRASS
PERENNIAL GRASS TO 2 FEET
TALL.



PERENNIAL / SHADE

ROYAL PENSTEMON
NATIVE PERENNIAL TO 2 FEET
TALL. SHADE TOLERANT.



PERENNIAL / DEEP SHADE

COYOTE MINT
EVERGREEN GROUNDCOVER TO 2
FEET TALL. DOES WELL IN SHADE.



PERENNIAL

MEXICAN PRIMROSE
EVERGREEN GROUNDCOVER
TO 1 FOOT TALL.



PERENNIAL / SHADE

YARROW
EVERGREEN GROUNDCOVER TO 2
FEET TALL. FLOWERS IN SUMMER.
SHADE TOLERANT.



PERENNIAL / SHADE

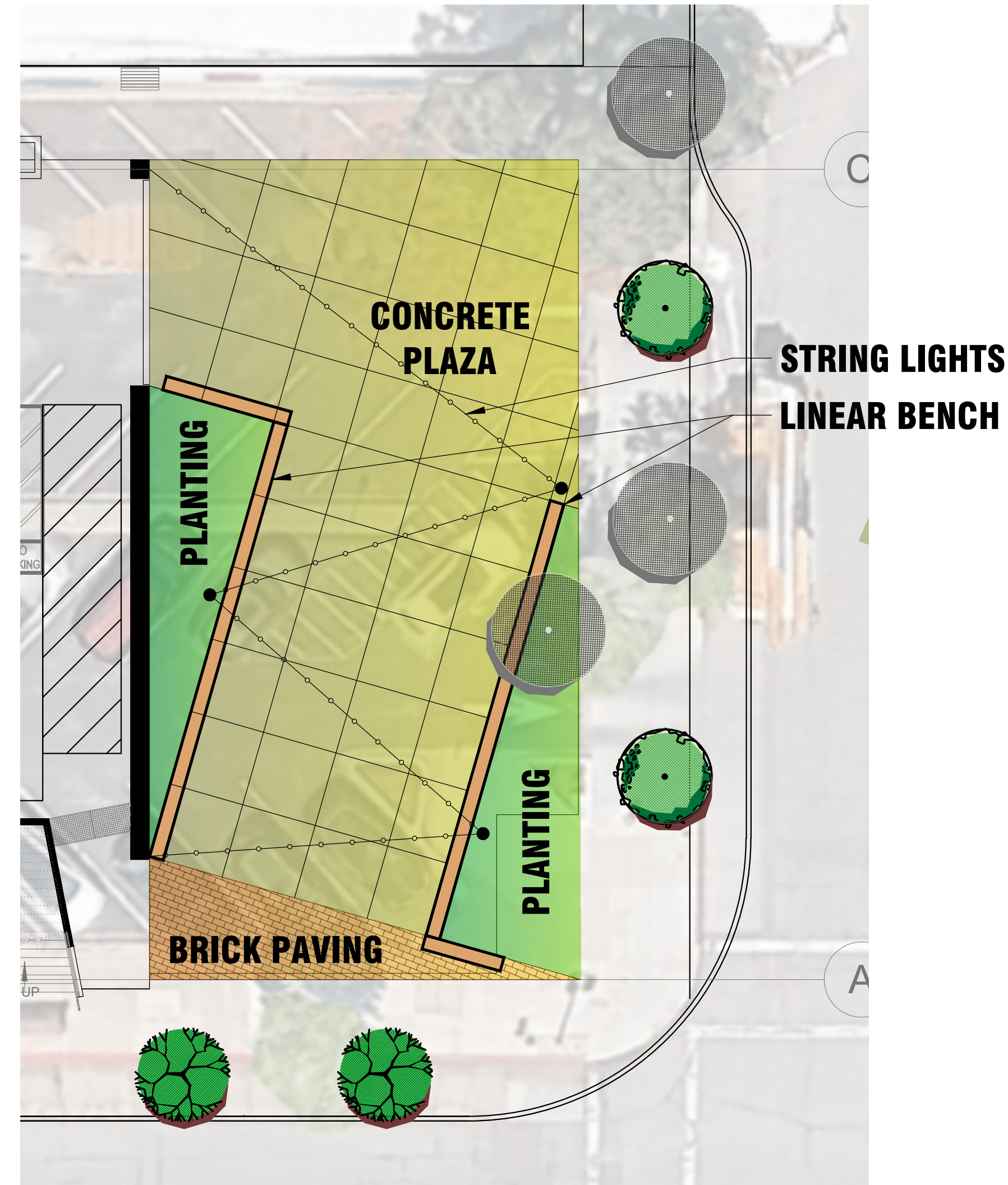
DUNE SEDGE
GRASS-LIKE EVERGREEN
GROUNDCOVER TO 2 FEET TALL.
SHADE TOLERANT.

PLANT SELECTIONS

ALL PLANT SELECTIONS ARE LOW WATER USE, AND LOW MAINTENANCE

A SEPARATE AND COMPLEMENTARY PROJECT AS AN INTERIM CONDITION UNTIL HOUSING IS BUILT

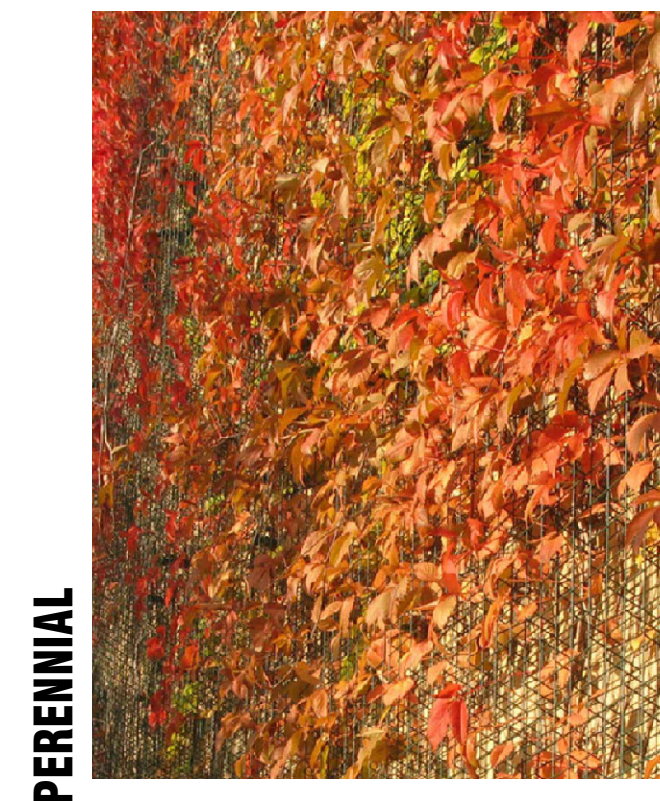
SIMPLE FLEXIBLE SPACE



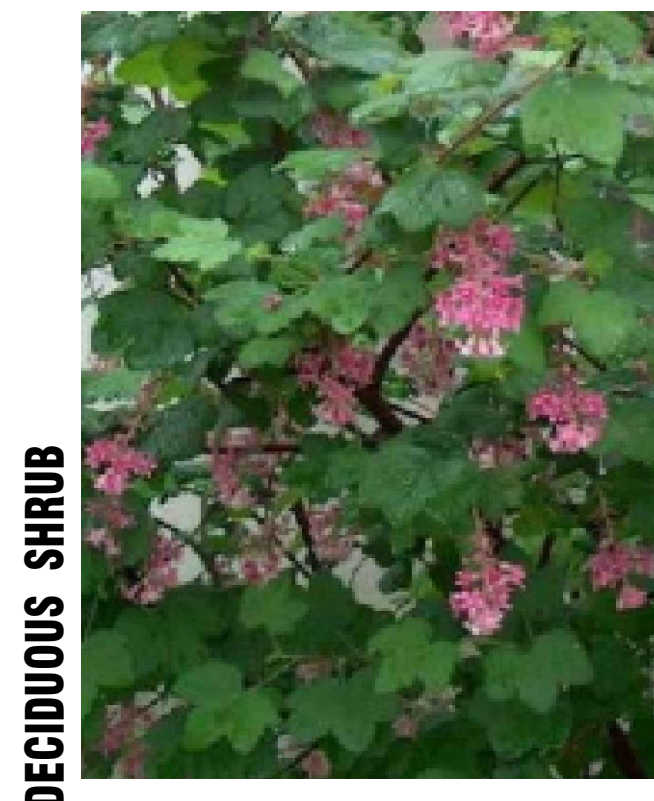
- **FIVE DESIGN ELEMENTS**
- **CONCRETE PLAZA**
- **BRICK PAVING TO HIGHLIGHT ENTRANCE TO PARKING GARAGE FROM HAMILTON STREET**
- **LOW ORNAMENTAL PLANTINGS**
- **LINEAR CONCRETE BENCH**
- **STRING LIGHTS ON 16 FOOT POLE**

PLANT SELECTIONS

ALL PLANT SELECTIONS ARE LOW WATER USE, AND LOW MAINTENANCE



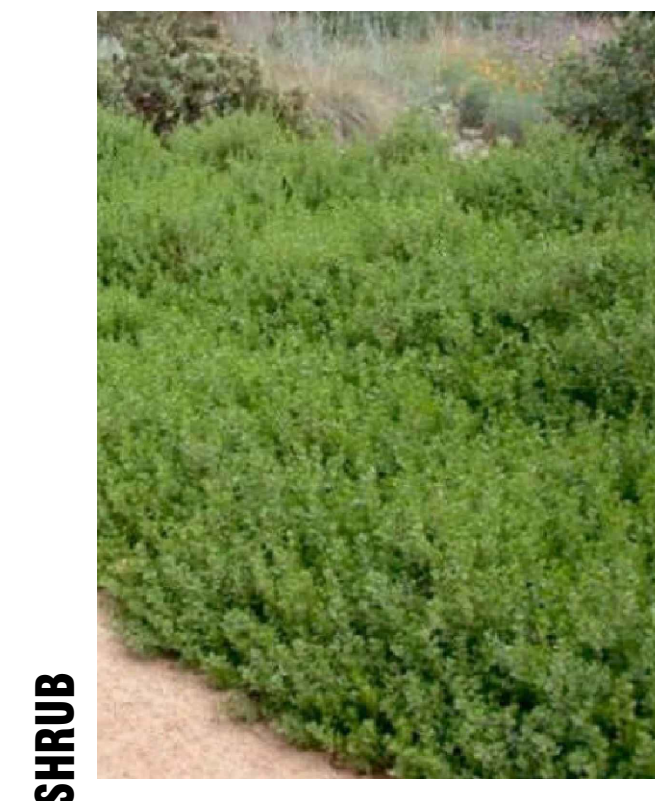
PERENNIAL
CALIFORNIA GRAPE
DECIDUOUS VINE THAT PROVIDES FALL COLOR. SUN OR SHADE TOLERANT.



DECIDUOUS SHRUB
RED CURRANT
SMALL SHRUB TO 4 FEET TALL. BRIGHT PINK FLOWERS IN SPRING. DOES WELL IN SHADE.



PERENNIAL
ARTEMISIA
EVERGREEN GROUNDCOVER TO 3 FEET TALL.



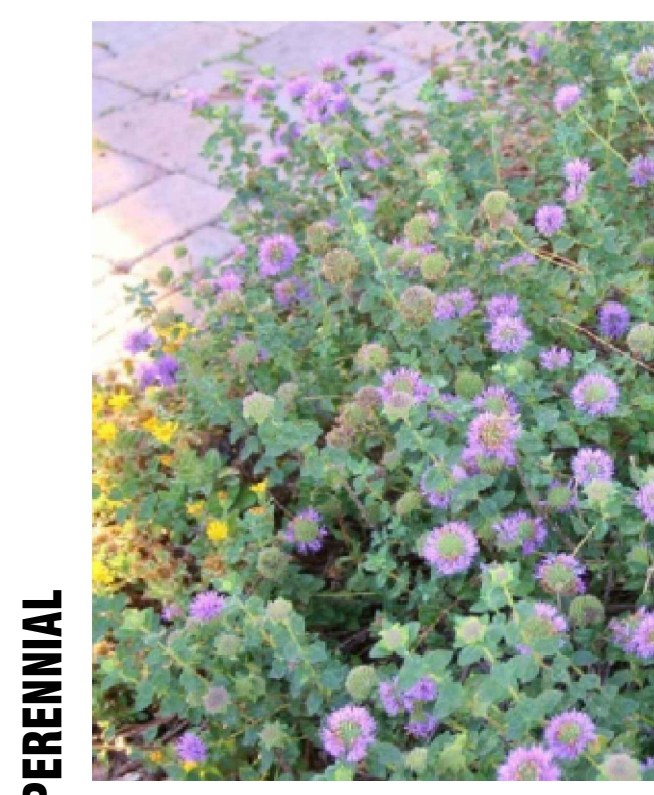
SHRUB
DWARF COYOTE BRUSH
SHRUB TO 3 FEET TALL.



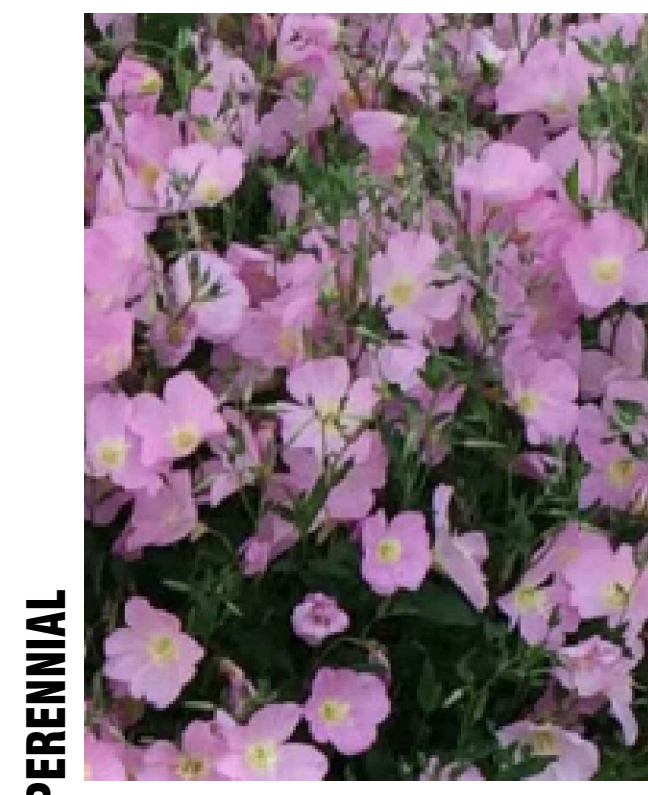
PERENNIAL
SLENDER VELDT GRASS
PERENNIAL GRASS TO 2 FEET TALL.



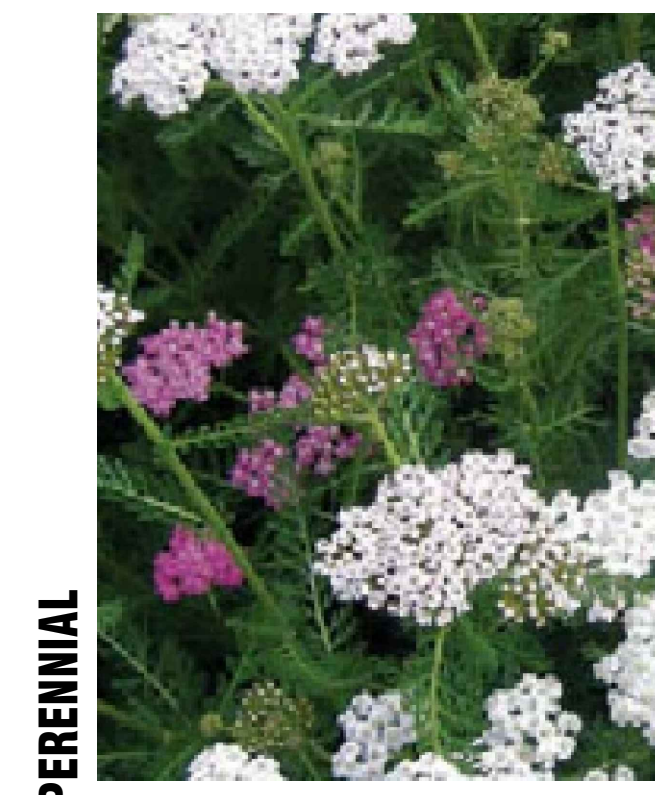
PERENNIAL
ROYAL PENSTEMON
NATIVE PERENNIAL TO 2 FEET TALL. SHADE TOLERANT.



PERENNIAL
COYOTE MINT
EVERGREEN GROUNDCOVER TO 2 FEET TALL. DOES WELL IN SHADE.



PERENNIAL
MEXICAN PRIMROSE
EVERGREEN GROUNDCOVER TO 1 FOOT TALL.

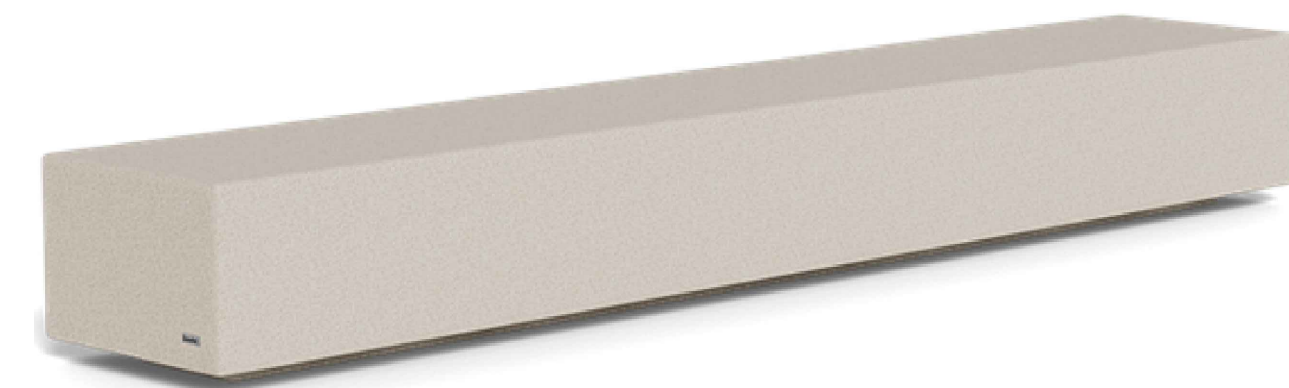


PERENNIAL
YARROW
EVERGREEN GROUNDCOVER TO 2 FEET TALL. FLOWERS IN SUMMER. SHADE TOLERANT.

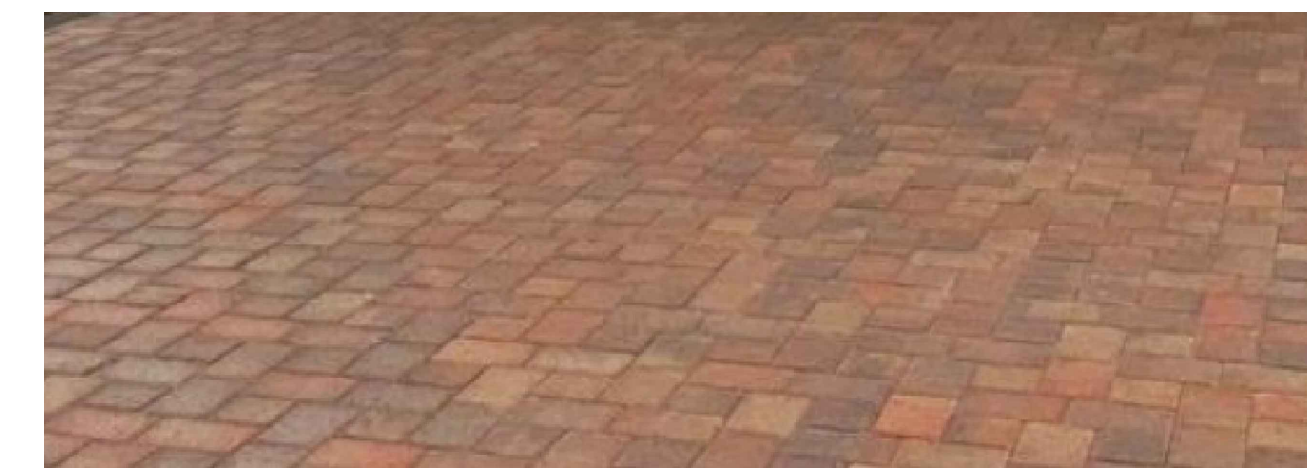


PERENNIAL
GREY SEDGE
GRASS-LIKE EVERGREEN GROUNDCOVER TO 2 FEET TALL. SHADE TOLERANT.

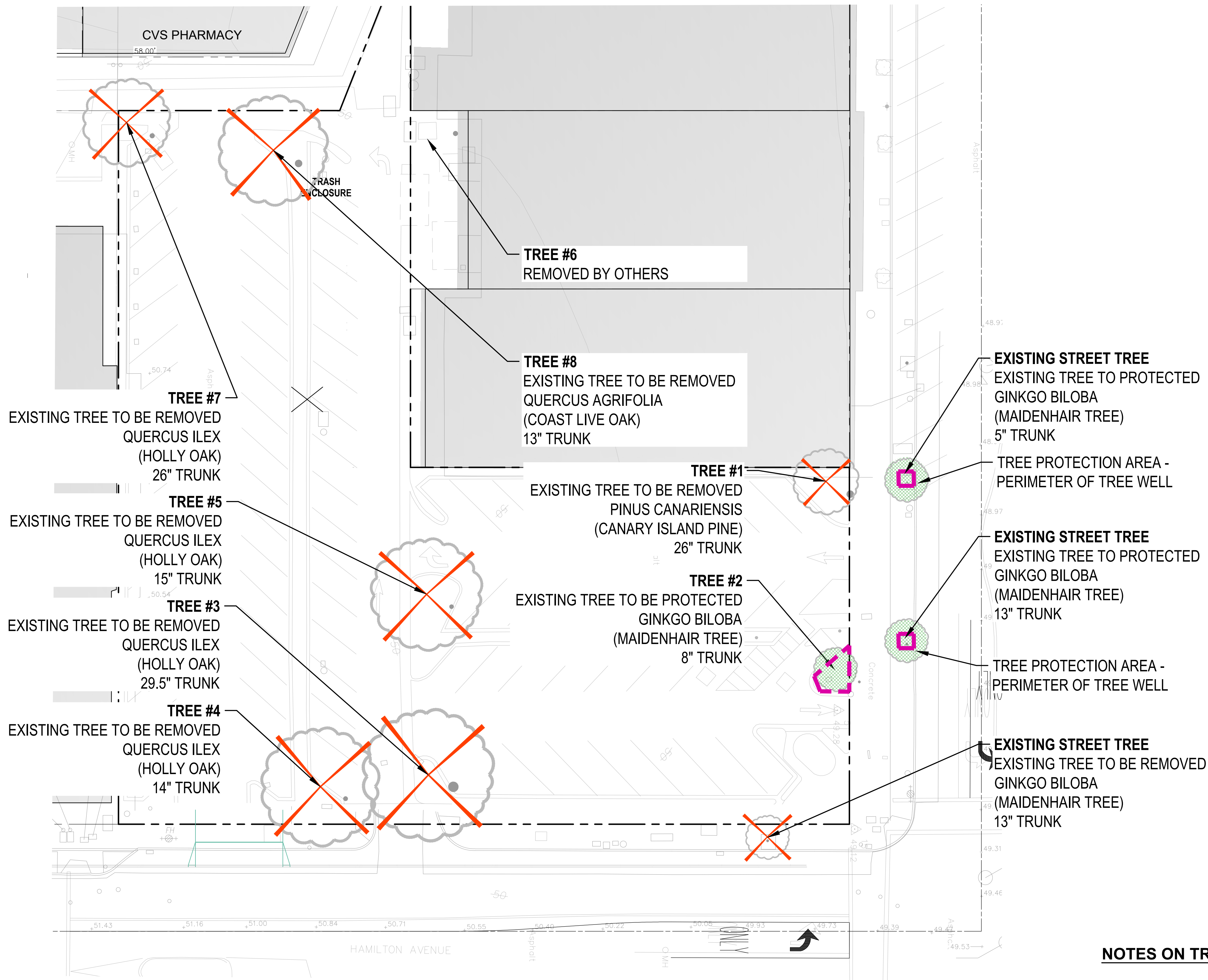
SITE ELEMENTS



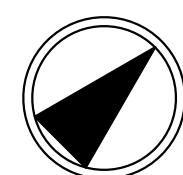
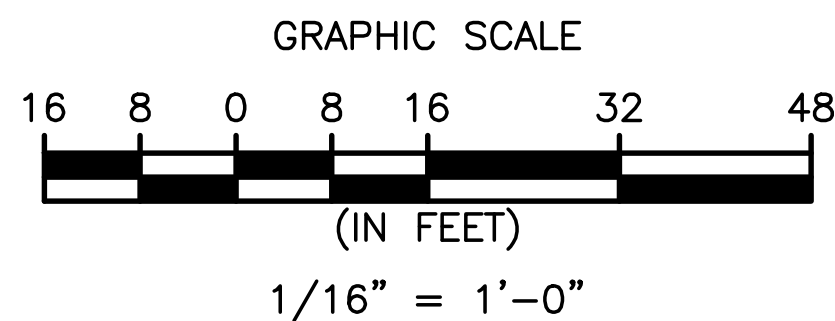
LINEAR BENCH
CONCRETE FOR LONG LASTING DURABILITY



BRICK PAVING
TO COMPLEMENT THE CLIPPED FACADE



EXISTING TREE REMOVAL AND PROTECTION PLAN



COLUMN HEADING DESCRIPTIONS									
Tree# - Indicates tree number corresponding to Tree Location Map									
Species - Scientific name									
Common Name - Vernacular name									
DBH - Diameter measured in inches at 4.5 feet above soil grade, unless otherwise indicated									
Height - In feet									
Spread - In feet									
Health -Tree Health: E is Excellent, G is Good, F is Fair, P is Poor, D is Dead or Dying									
Structure- Tree Structural Safety: E is Excellent, G is Good, F is Fair, P is Poor, H is Hazardous									
Protected? - Attaining City of Palo Alto Protected Tree Status: Y is Yes, N is No									
Notes - See below									
DEFINITIONS									
Notes	Included Bark - This is a structural defect where bark is included between the branch attachment.								
	Codominant - A tree with two or more stems which are of equal diameter and relative amounts of leaf area.								
	Codominant w/ Embedded Bark - When bark is embedded between codominant stems, failure potential is very high and pruning to mitigate the defect is recommended.								
	Lion Tailing- The improper practice of removing all or most secondary and tertiary branches from the interior portion of the crown, leaving most live foliage at the edge of the canopy.								
Tree #	Species	Common Name	DBH	Height	Health	Structure	Suitability for Retention	Protected	Notes
1	<i>Pinus canariensis</i>	Canary Island Pine	29	85	G	P	G	Y	Codominant w included bark with likely internal crack, curb displacement
2	<i>Ginkgo biloba</i>	Maidenhair	9	30	G	G	G	N	Large trunk wound, good wound wood formation, multiple leaders, banching at 5'.
3	<i>Quercus ilex</i>	Holly Oak	30	55	G	F-G	G	Y	Lions-tailed with multiple pruning wounds, dead branches over parking lot, Vehicle damage on stem over drive, heavy foliage end weight on north side.
4	<i>Quercus ilex</i>	Holly Oak	15	30	G	F	G	N	Under canopy of #4, Ivy, curb displacement
5	<i>Quercus ilex</i>	Holly Oak	16	30	G	F	G	Y	Curb displacement, multiple leaders
6	<i>Xylosma congestum</i>	Shiny Xylosma							Removed
7	<i>Quercus ilex</i>	Holly Oak	28	55	G	F	F	Y	Codominant, curb displacement, Ivy, suckering on trunk, Evidence of prior root buttress severance. Future stability issues?
8	<i>Quercus agrifolia</i>	Coast Live Oak	18	30	F	F	G	Y	Included bark in canopy, old large trunk wound with good wound closure, off color foliage, curb displacement

Report Submitted By:

Molly Batchelder, Consulting Arborist
WC ISA Certified Arborist #9613A
Tree Risk Assessment Qualified (TRAQ)

SBCA Tree Consulting
1534 Rose St. Crockett, CA 94525
steve@sbcatree.com



NOTES ON TREE PROTECTION:

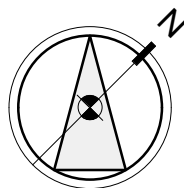
ALL TREES SHOWN TO BE PROTECTED ARE OFF SITE, EITHER AS STREET TREES OR ON AN ADJACENT PROPERTY. ALL TREES TO BE PROTECTED ARE IN EXISTING TREE WELLS AND THE TREE PROTECTION FENCE WILL FOLLOW THE PERIMETER OF THE TREE WELL, WHICH IS GENERALLY 4X4 FEET.

ALL TREES TO BE PRESERVED SHALL BE PROTECTED WITH FIVE OR SIX (5' - 6') FOOT HIGH CHAIN LINK FENCES. FENCES ARE TO BE MOUNTED ON TWO INCH DIAMETER GALVANIZED IRON POSTS, DRIVEN INTO THE GROUND TO A DEPTH OF AT LEAST 2-FEET AT NO MORE THAN 10-FOOT SPACING (SEE PUBLIC WORKS DEPARTMENT DETAIL #505, APPENDIX K). THIS DETAIL SHALL APPEAR ON GRADING, DEMOLITION AND IMPROVEMENT PLANS.

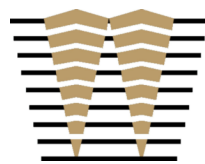


Luminaire Schedule									
Symbol	Qty	Label	Arrangement	Description	Tag	LLF	Luminaire Lumens	Luminaire Watts	Total Watts
	9	12 INCH STEP LIGHT RECESSED WALL MOUNTED	SINGLE	BEGA 33165 RECESSED WALL STEP LIGHT	F15	0.850	516	8	72
	4	Lunafacade ASYMMETRIC 4ft at planters half power	SINGLE	LFM-120_277-48-10W-27K-WW-HFR-DMX_RDM	F8A	0.500	3595	41.7	166.8
	3	GARBCO STONCO LED WALL LIGHT	SINGLE	LPW-32-50-WW-G3-3-EBP-Normal Mode	F9	0.850	5340	45.4	136.2
	12	Lunafacade ASYMMETRIC 4ft at planters	SINGLE	LFM-120_277-48-10W-27K-WW-HFR-DMX_RDM	F8	0.850	3595	41.7	500.4
	4	GARAGE TYPE 'S' ROUND 8284 LUMEN_ies	SINGLE	SVPG-7L-840-5RD	F6	0.850	6943	60.4	241.6
	10	BLSDS-09C3-30KS-50-S-WH_ies	SINGLE	BLSDS-09C3-30KS-50-S-WH	F5A	0.850	823	8.416	84.16
	2	KIM WALL MOUNTED AT PARK	SINGLE	UR20-96L-90-3K7-3	F14	0.850	10308	90.2	180.4
	3	KIM EDGE LIT PDST TOP LIGHT AT PARK	SINGLE	UR20-192L-110-3K7-5V-PT	F13	0.850	12203	106.5	319.5
	10	BLSDS-09C3-30KS-50-S-WH_half	SINGLE	BLSDS-24C3-30KS-50-S-WH MOD to 12W	F11	0.850	1078	12	120
	11	Lunafacade AT ALLEY 4 FT	SINGLE	LFM-120_277-48-10W-27K-WW-HFR-DMX_RDM	F10	0.850	3595	41.7	458.7

Calculation Summary						
Label	Calc Type	Units	Avg	Max	Min	Avg/Min
EAST OPEN AREA	Illuminance	Fc	5.22	8.6	1.8	2.90
Elevator lobby	Illuminance	Fc	14.59	44.4	6.6	2.21
ground	Illuminance	Fc	5.65	14.1	0.5	11.30
North site	Illuminance	Fc	8.89	58.6	0.1	88.90
Pedestrian alley	Illuminance	Fc	17.24	27.1	9.4	1.83
SE ENTRY	Illuminance	Fc	6.41	28.7	0.9	7.12
South sidewalk	Illuminance	Fc	14.11	29.0	10.6	1.33
Stair 1 at elevator	Illuminance	Fc	21.72	64.5	3.2	6.79
SW ENTRY	Illuminance	Fc	21.72	64.5	3.2	6.79



SCALE: 1/16" = 1'-0"



WATRY DESIGN, INC.
Architects • Engineers • Parking Planners

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PROJECT NUMBER:
16-138A

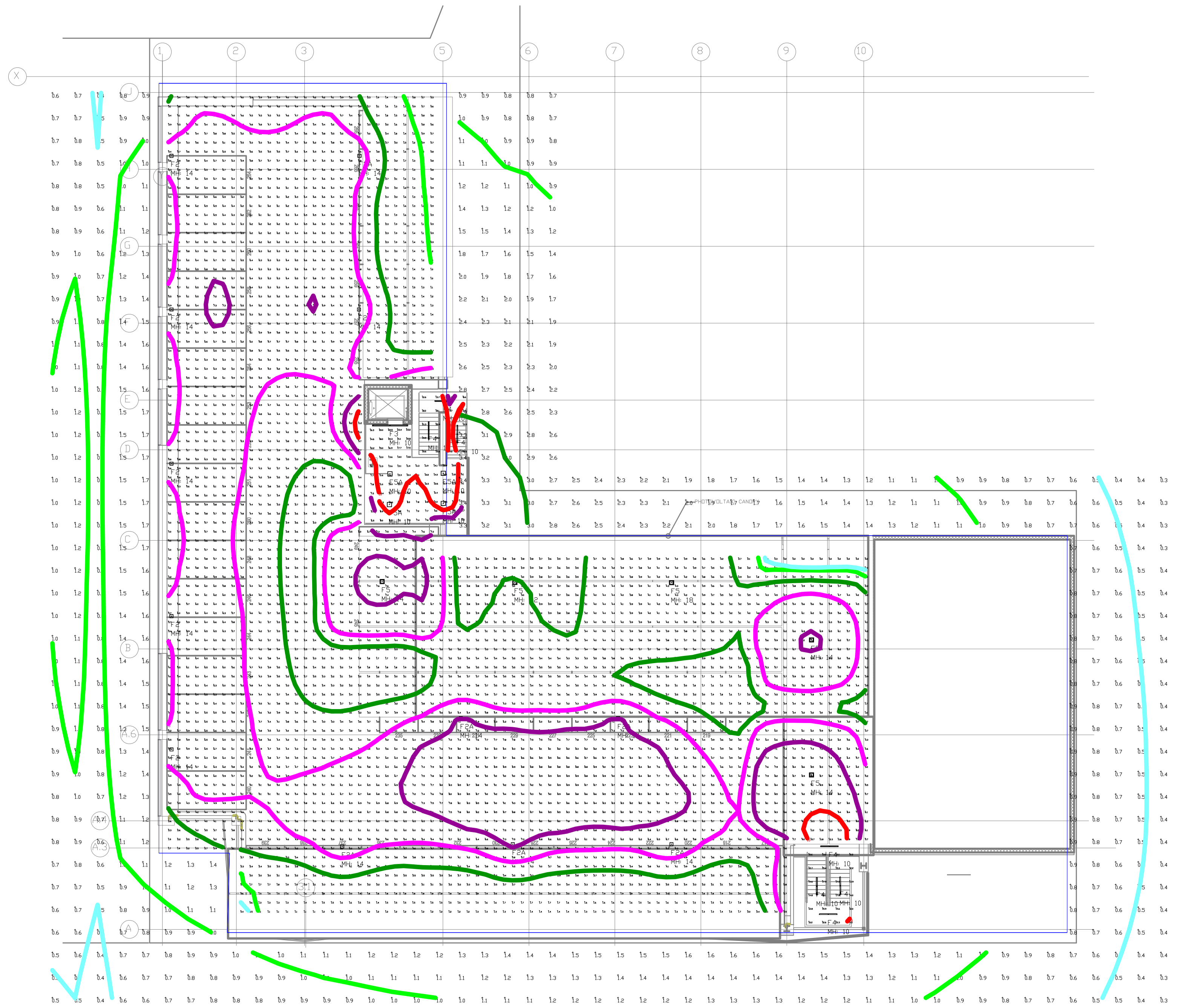
PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
5.1

SHEET NAME:
**SITE PHOTOMETRIC PLAN AND
SPILL LIGHT**

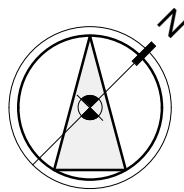
CLIENT NAME:
CITY OF PALO ALTO

DATE ISSUED:
07/06/2026

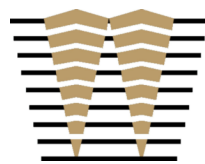


Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
ELEVATOR 1 LANDING	Illuminance	Fc	11.43	23.4	5.6	2.04	4.18
spill light	Illuminance	Fc	1.17	3.4	0.3	3.90	11.33
STAIR 1	Illuminance	Fc	13.54	21.3	6.0	2.26	3.55
STAIR 2	Illuminance	Fc	13.84	18.1	9.5	1.46	1.91
Top Deck	Illuminance	Fc	4.79	12.3	0.2	23.95	61.50
Top Deck_2	Illuminance	Fc	0.00	0.0	0.0	N.A.	N.A.

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
ELEVATOR 1 LANDING	Illuminance	Fc	11.43	23.4	5.6	2.04	4.18
spill light	Illuminance	Fc	1.17	3.4	0.3	3.90	11.33
STAIR 1	Illuminance	Fc	13.54	21.3	6.0	2.26	3.55
STAIR 2	Illuminance	Fc	13.84	18.1	9.5	1.46	1.91
Top Deck	Illuminance	Fc	4.79	12.3	0.2	23.95	61.50
Top Deck_2	Illuminance	Fc	0.00	0.0	0.0	N.A.	N.A.



SCALE: 1/16" = 1'-0"



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PROJECT NUMBER:
16-138A

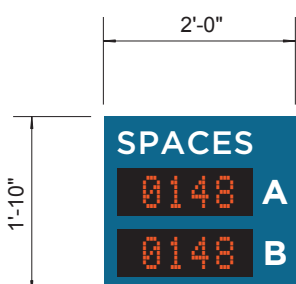
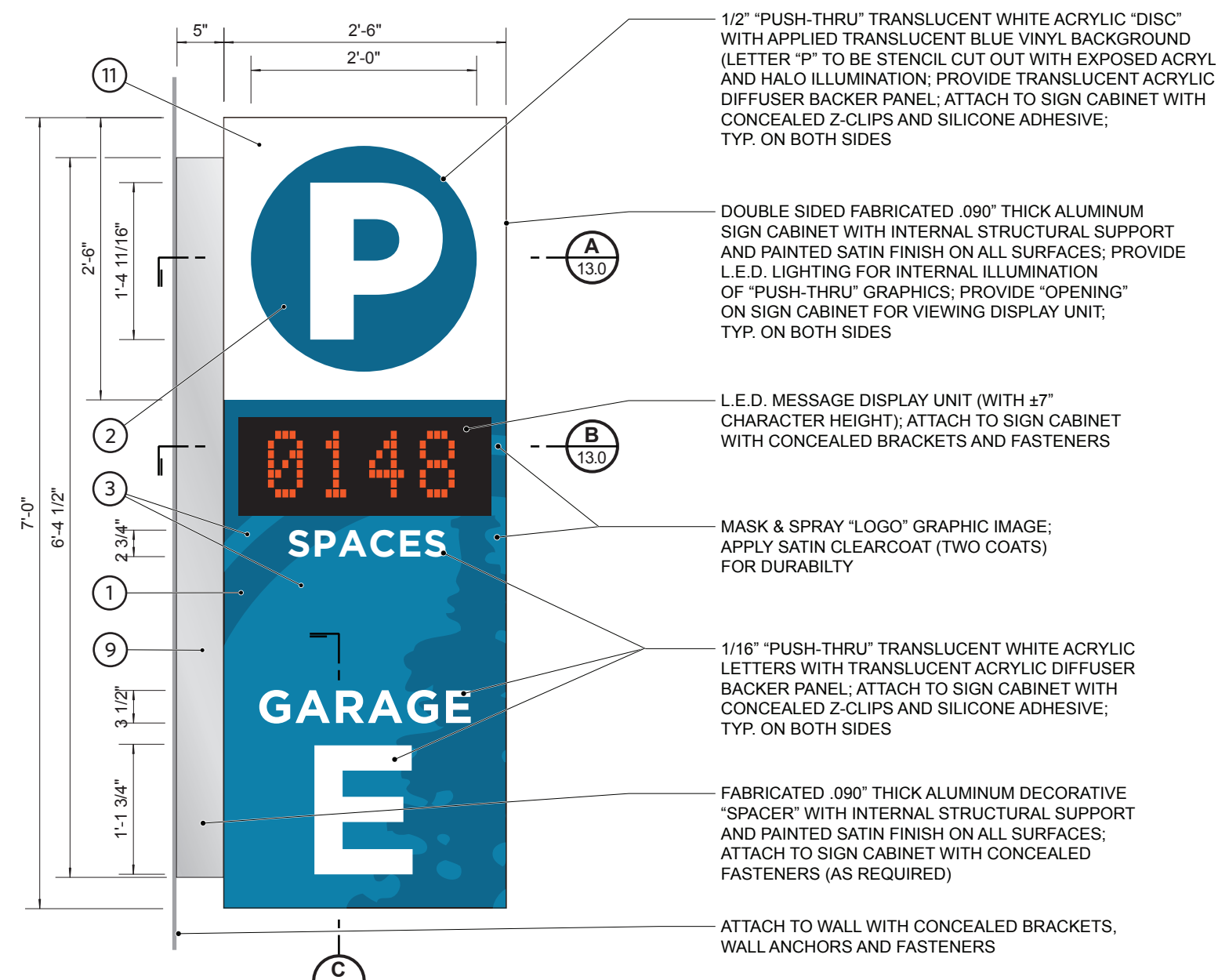
PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
5.3

SHEET NAME:
**ROOFTOP PHOTOMETRIC PLAN AND
SPILL LIGHT**

CLIENT NAME:
CITY OF PALO ALTO

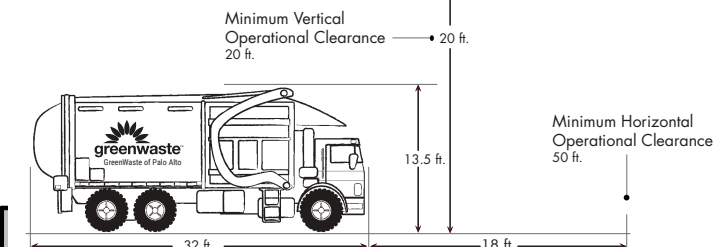
DATE ISSUED:
07/06/2026



BRYANT STREET

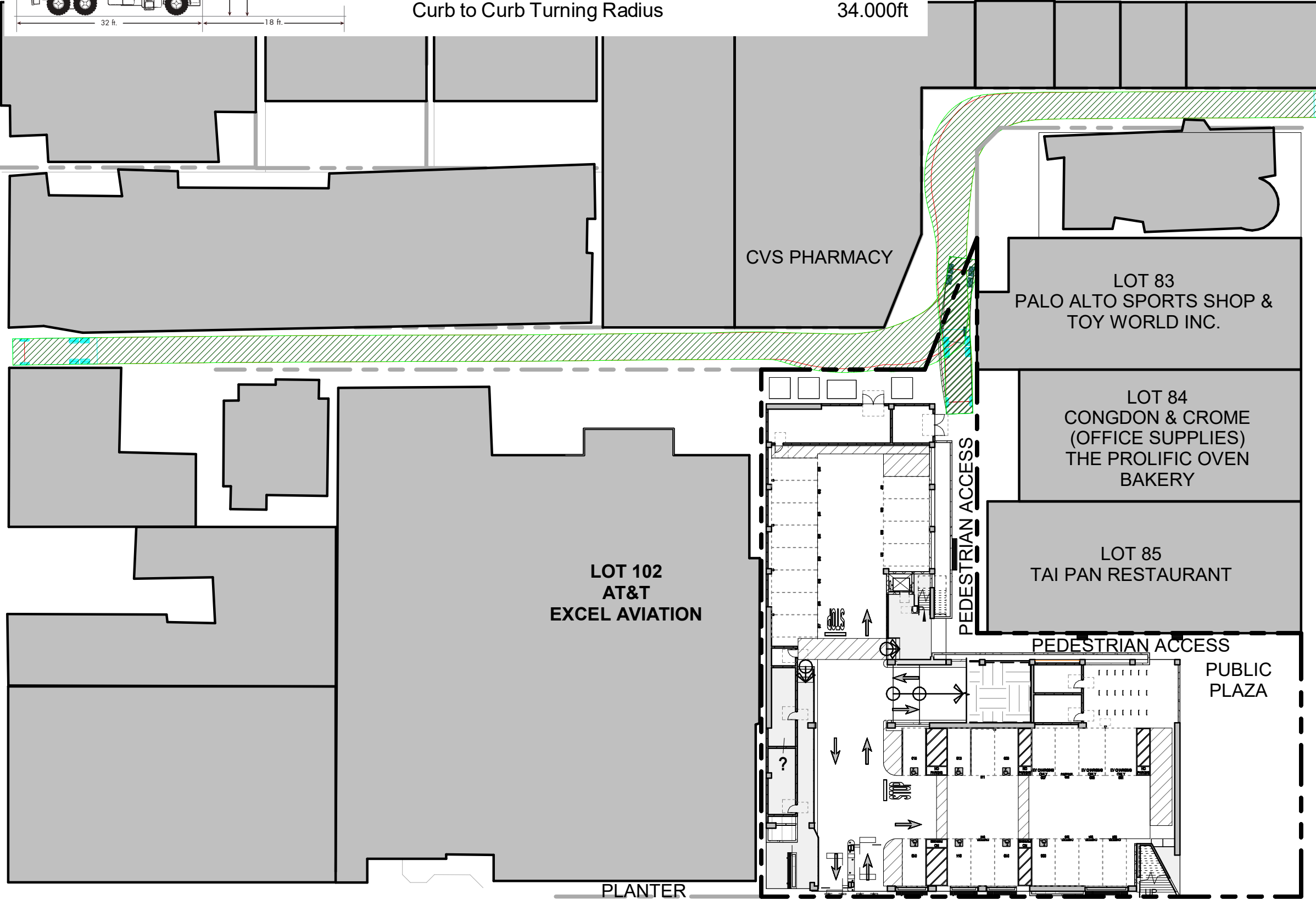
REFUSE TRUCK TURN ARC

Front Loader

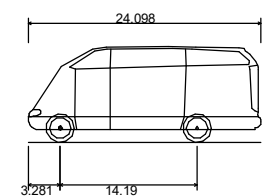
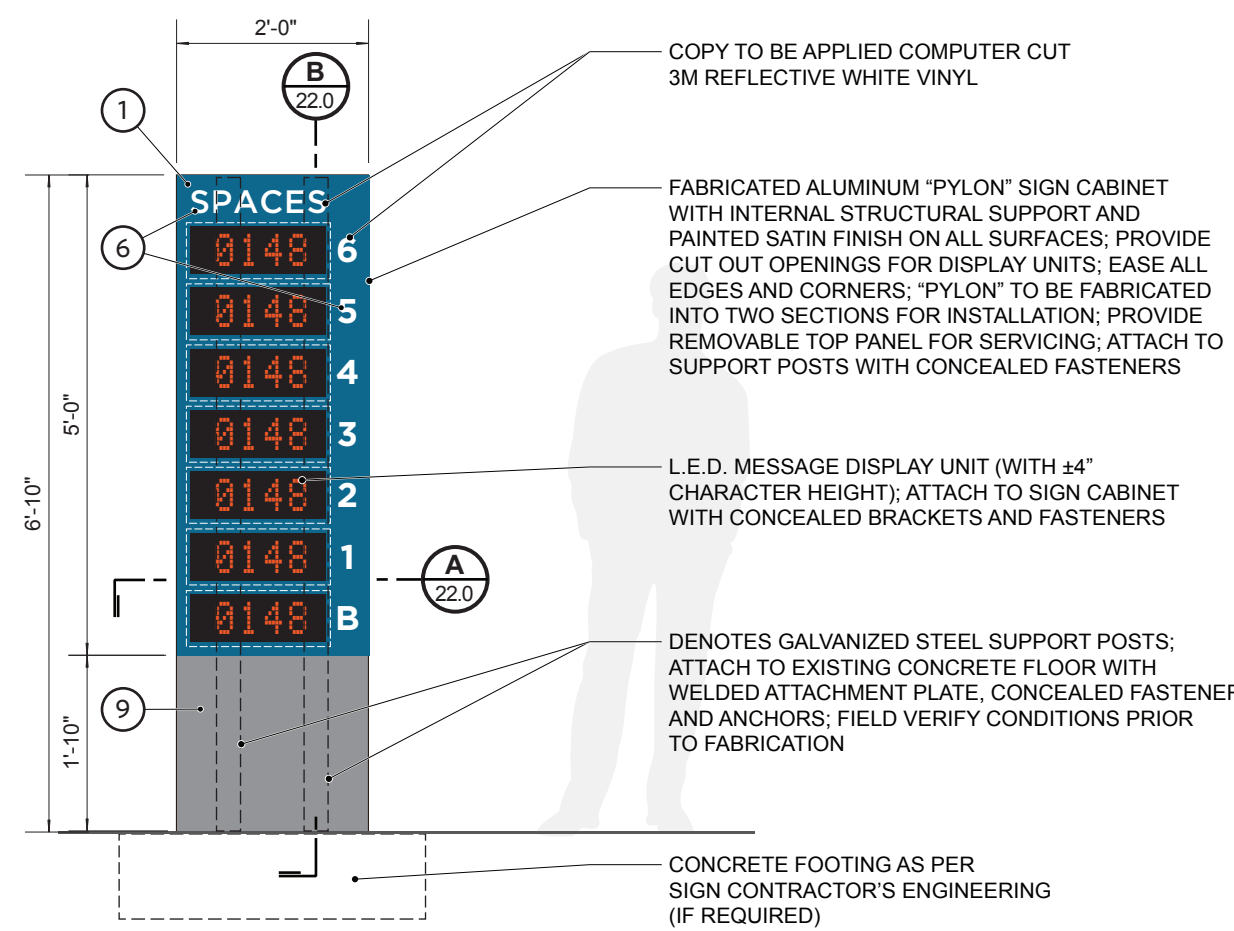


GWPA Front Loader
Overall Length
Overall Width
Overall Body Height
Min Body Ground Clearance
Track Width
Lock-to-lock time
Curb to Curb Turning Radius

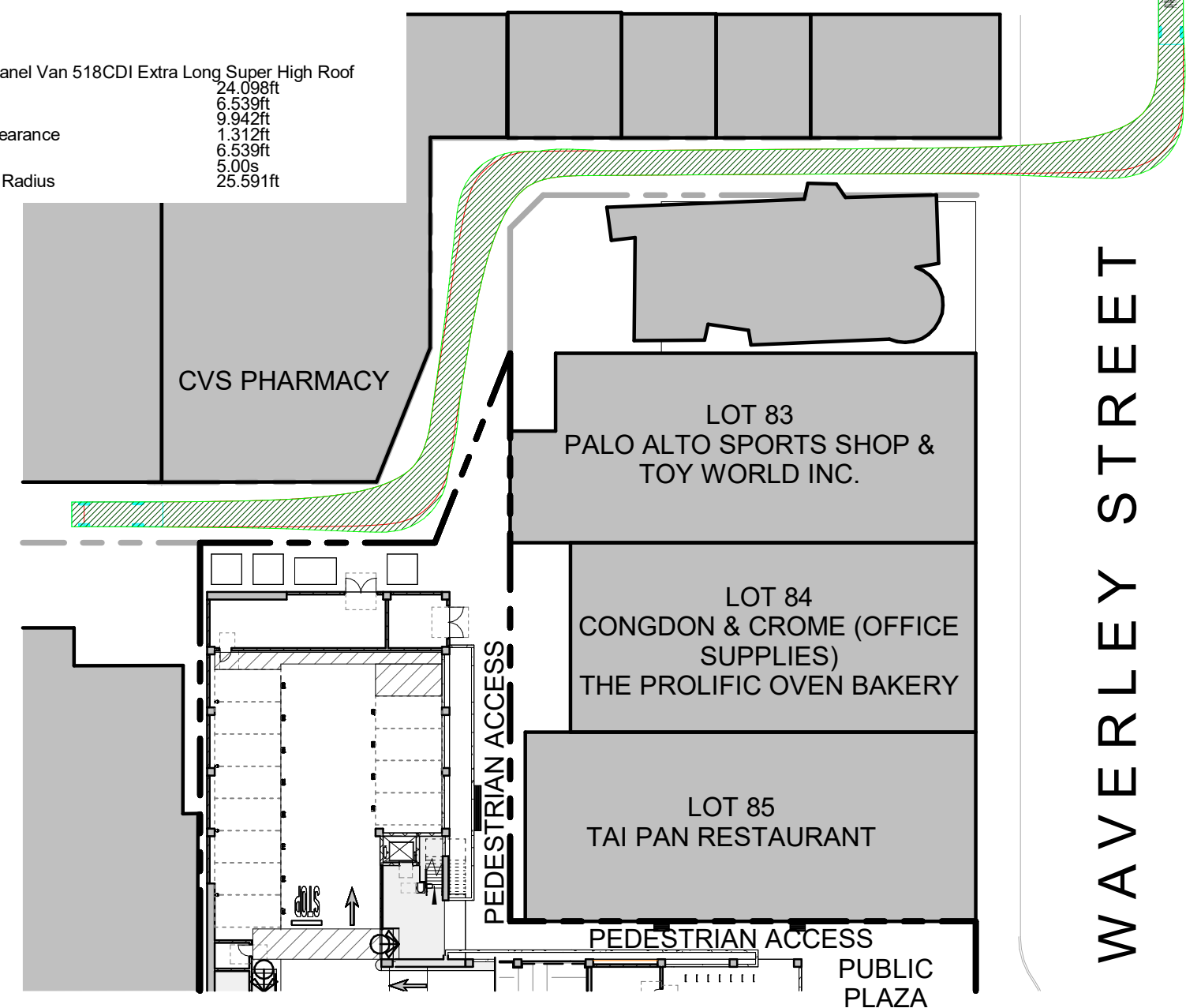
32.000ft
10.000ft
10.831ft
1.661ft
10.000ft
6.00s
34.000ft



WAYERLEY STREET



Mercedes Sprinter Panel Van 518CDI Extra Long Super High Roof
Overall Length 24.088ft
Overall Width 6.539ft
Overall Body Height 9.942ft
Min Body Ground Clearance 1.312ft
Track Width 6.539ft
Lock-to-lock time 5.00s
Wall to Wall Turning Radius 25.591ft

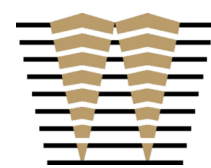


WAYERLEY STREET

DELIVERY VEHICLE TURN ARC

PARKING GUIDANCE SYSTEMS

Stall indicators and parking guidance signs will be used throughout the structure as part of the City's parking infrastructure development. Dynamic signage will mitigate any impact of dead end parking area.



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PROJECT NUMBER:
16-138A

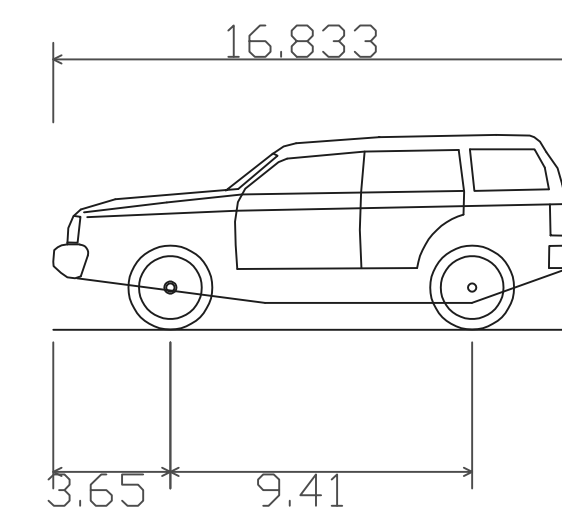
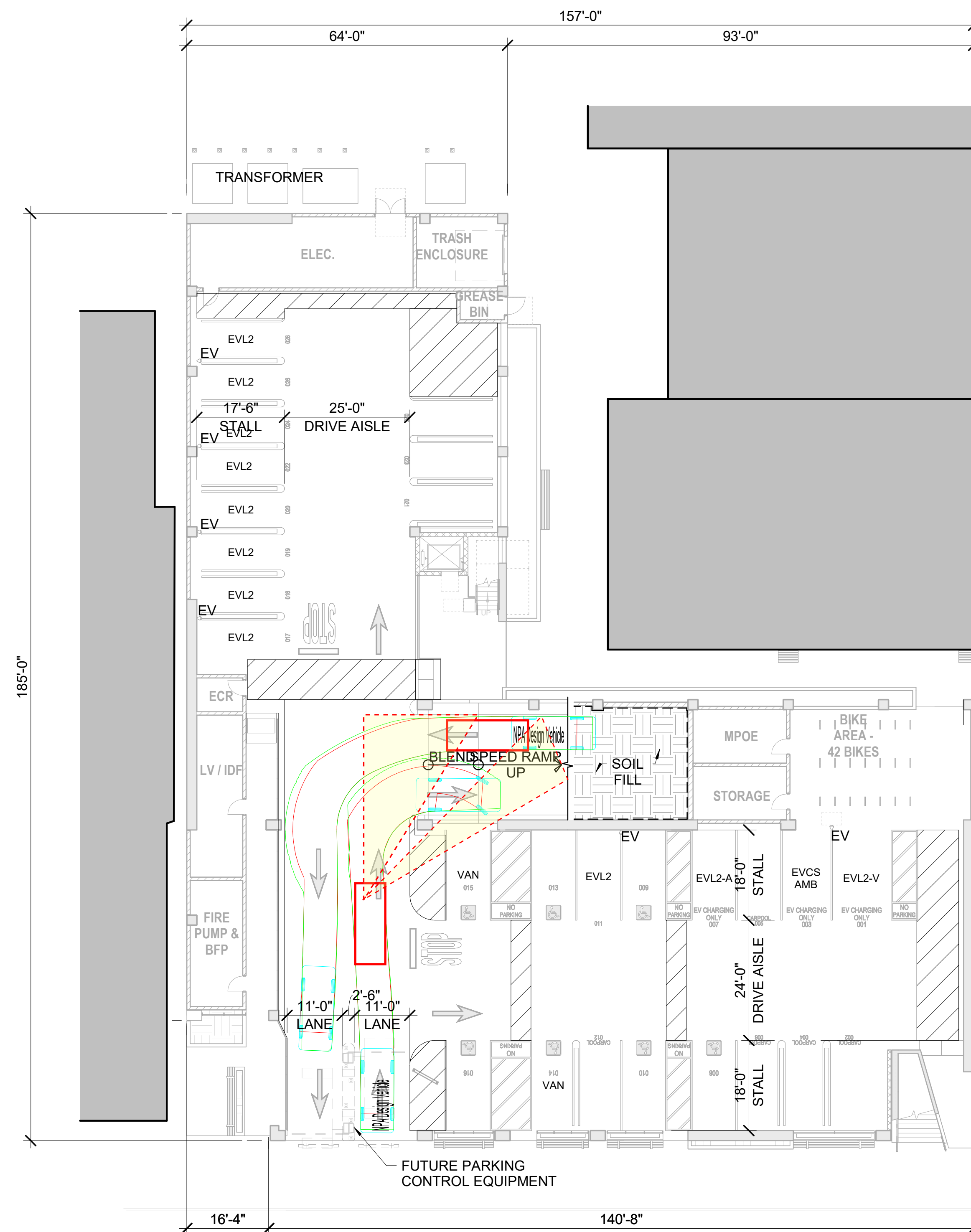
PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
6.1

SHEET NAME:
PARKING GUIDANCE

CLIENT NAME:
CITY OF PALO ALTO

DATE ISSUED:
07/06/2026

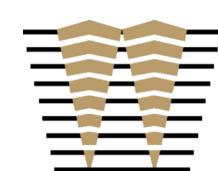


NPA Design Vehicle	
Overall Length	16.833ft
Overall Width	6.583ft
Overall Body Height	6.069ft
Min Body Ground Clearance	0.840ft
Track Width	6.583ft
Lock-to-lock time	4.00s
Curb to Curb Turning Radius	19.357ft

1 6.2

VEHICLE STURNING STUDY

1/16" = 1'-0"



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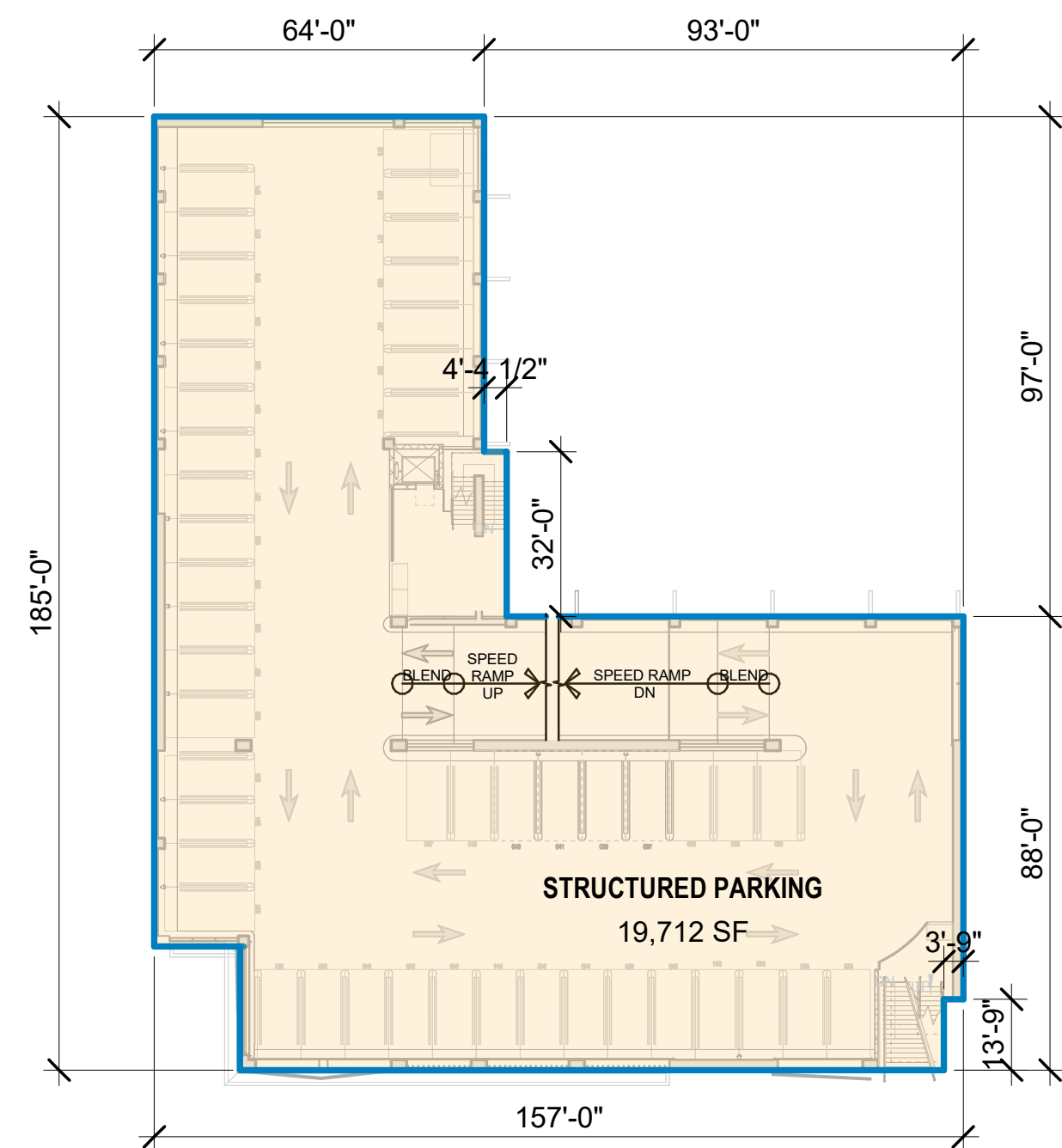
PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
6.2

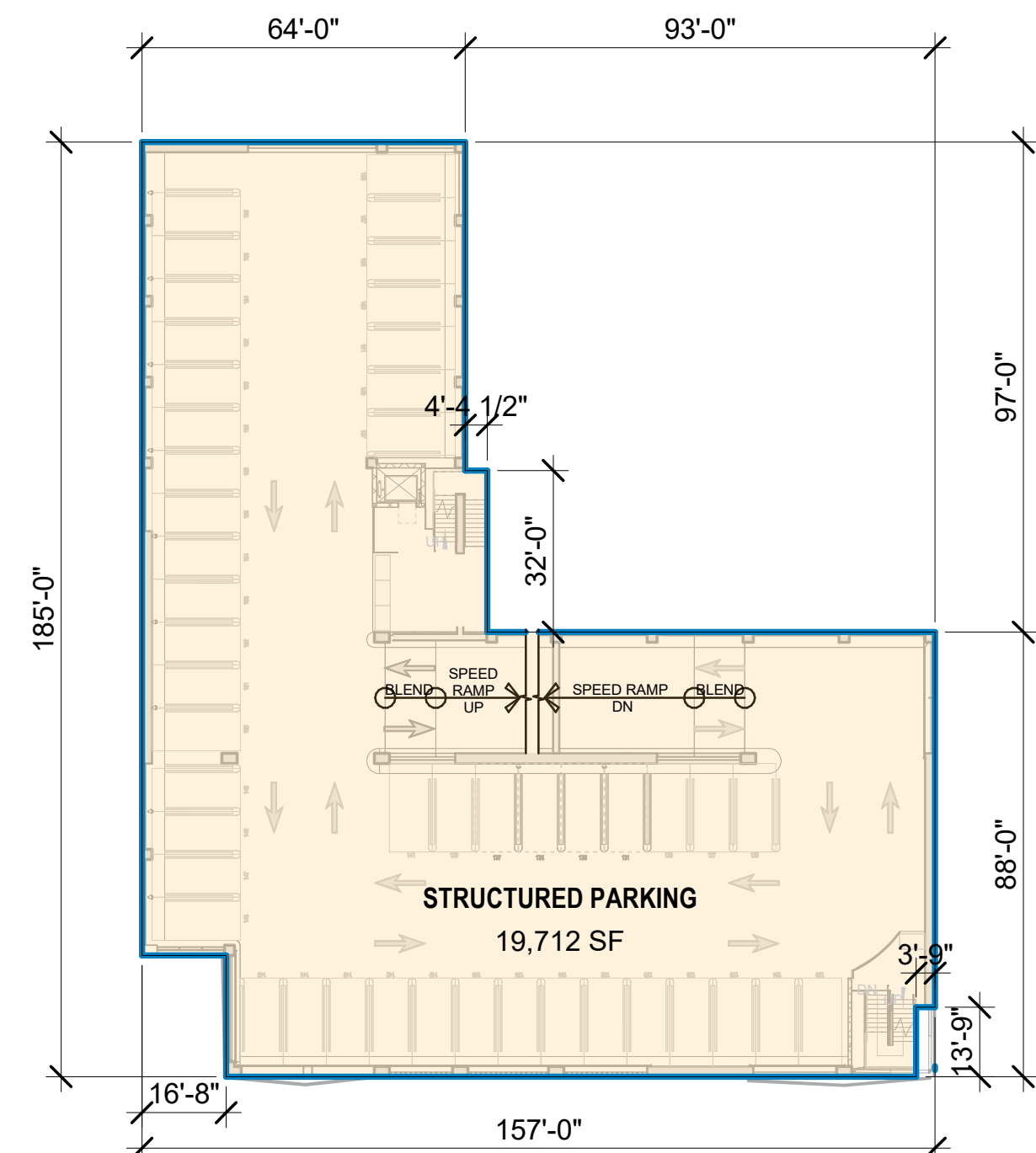
SHEET NAME:
VEHICLE TURNING STUDY

CLIENT NAME:
CITY OF PALO ALTO

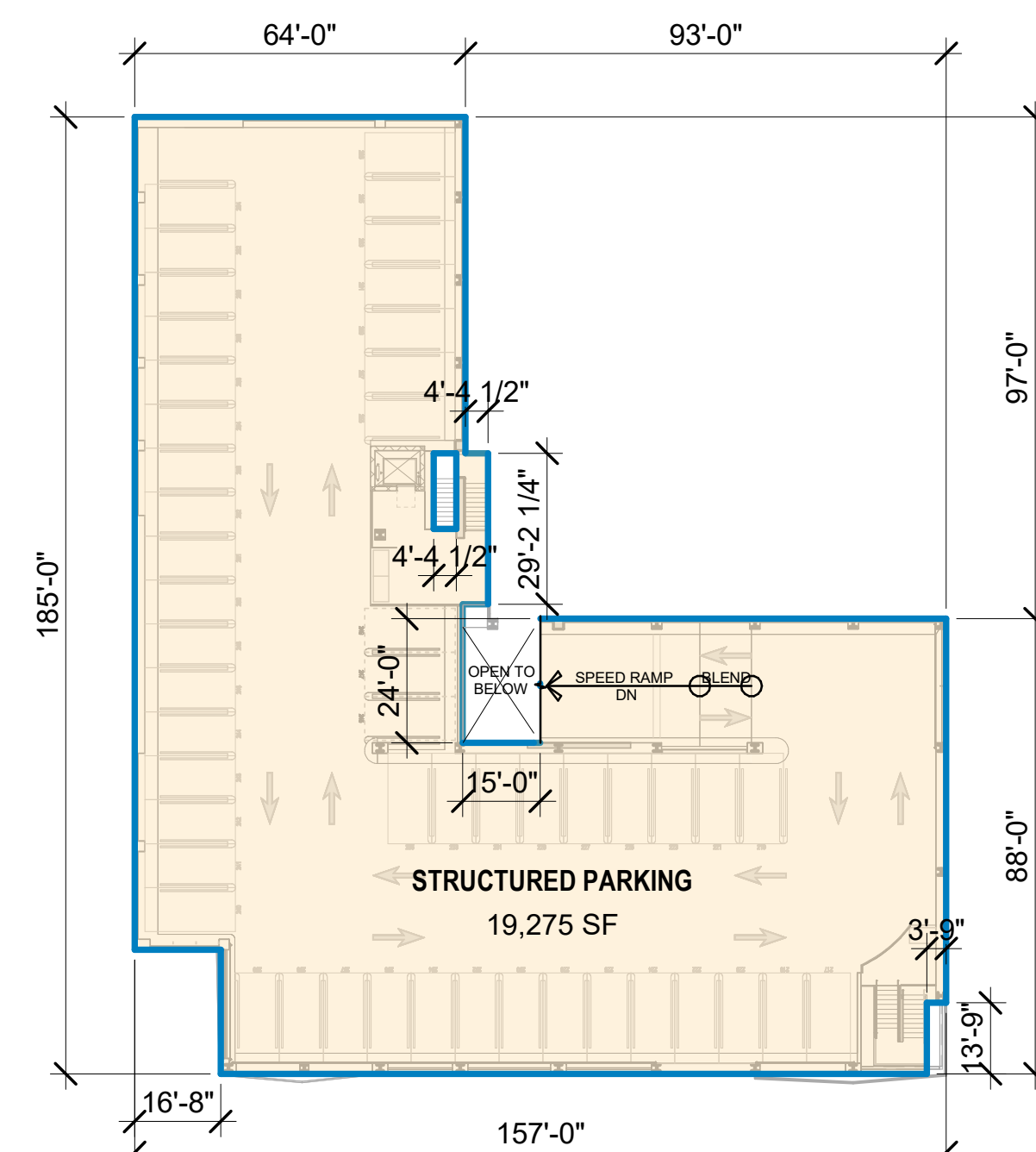
DATE ISSUED:
07/06/2026



2 LEVEL 02
6.3 1/32" = 1'-0"



4 LEVEL 04
6.3 1/32" = 1'-0"



6 LEVEL 06
6.3 1/32" = 1'-0"

AREA SUMMARY

LEVEL	SQ FOOTAGE
LEVEL 06	19,275
LEVEL 05	19,712
LEVEL 04	19,712
LEVEL 03	19,712
LEVEL 02	19,712
LEVEL 01	19,044
	117,168

F.A.R. ANALYSIS

F.A.R. LIMITS

LOT AREA: 29,164 SF

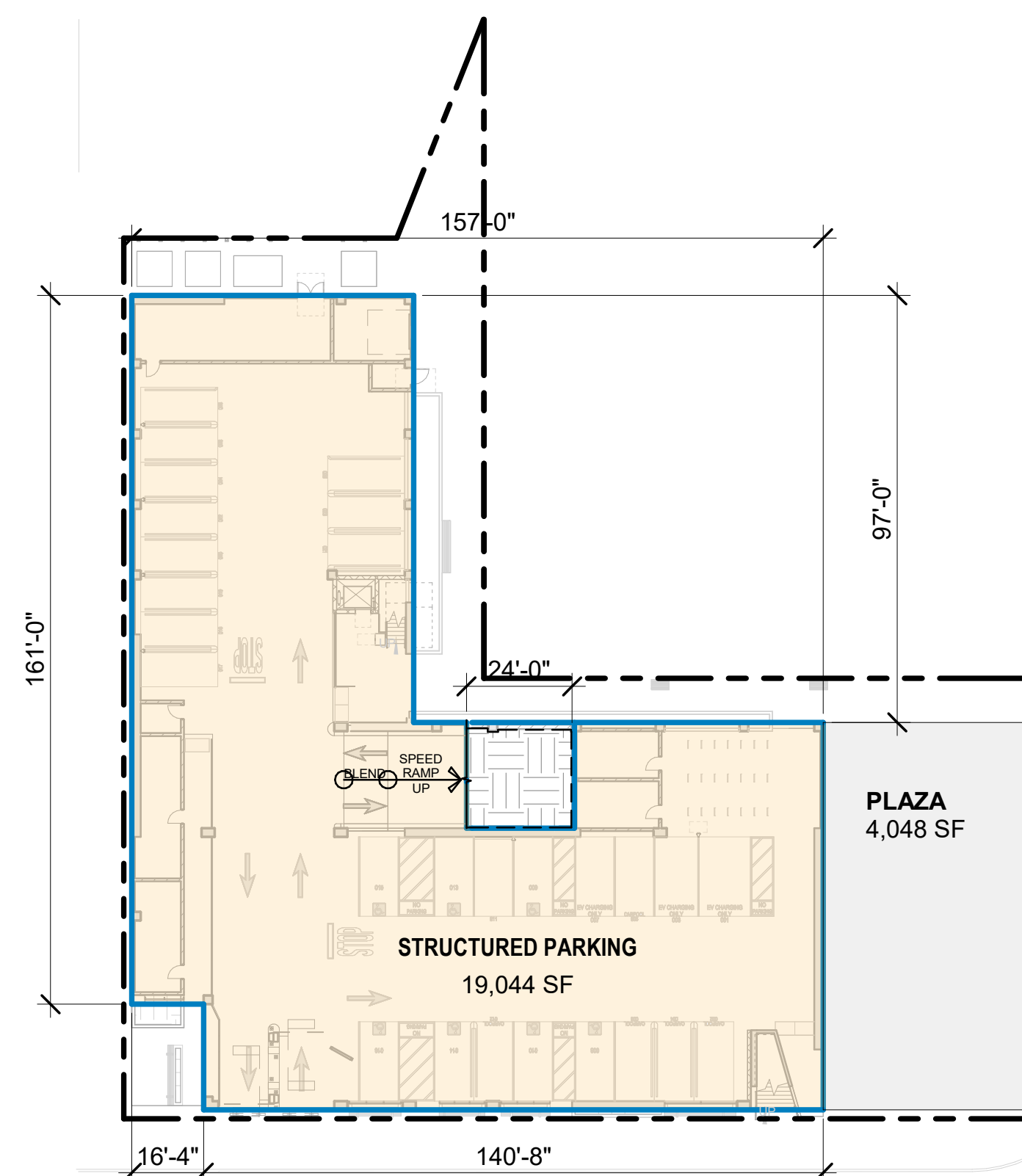
MAX. F.A.R.: NO REQUIREMENT

F.A.R. PROPOSED

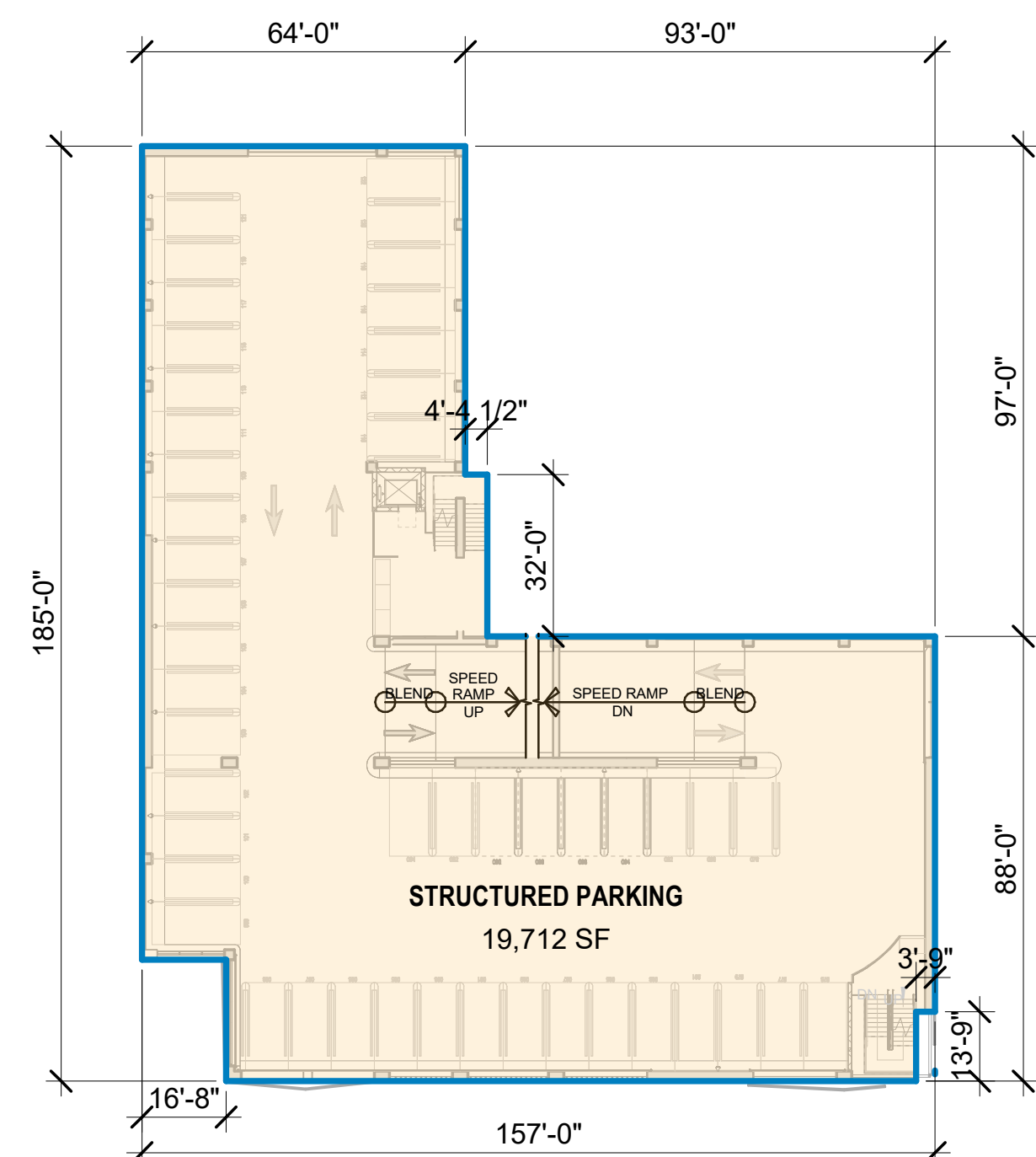
PROPOSED LOT COVERAGE (INCLUDES PLAZA): 23,809 SF (81.64%)

GROSS BUILDING AREA: 117,168 SF

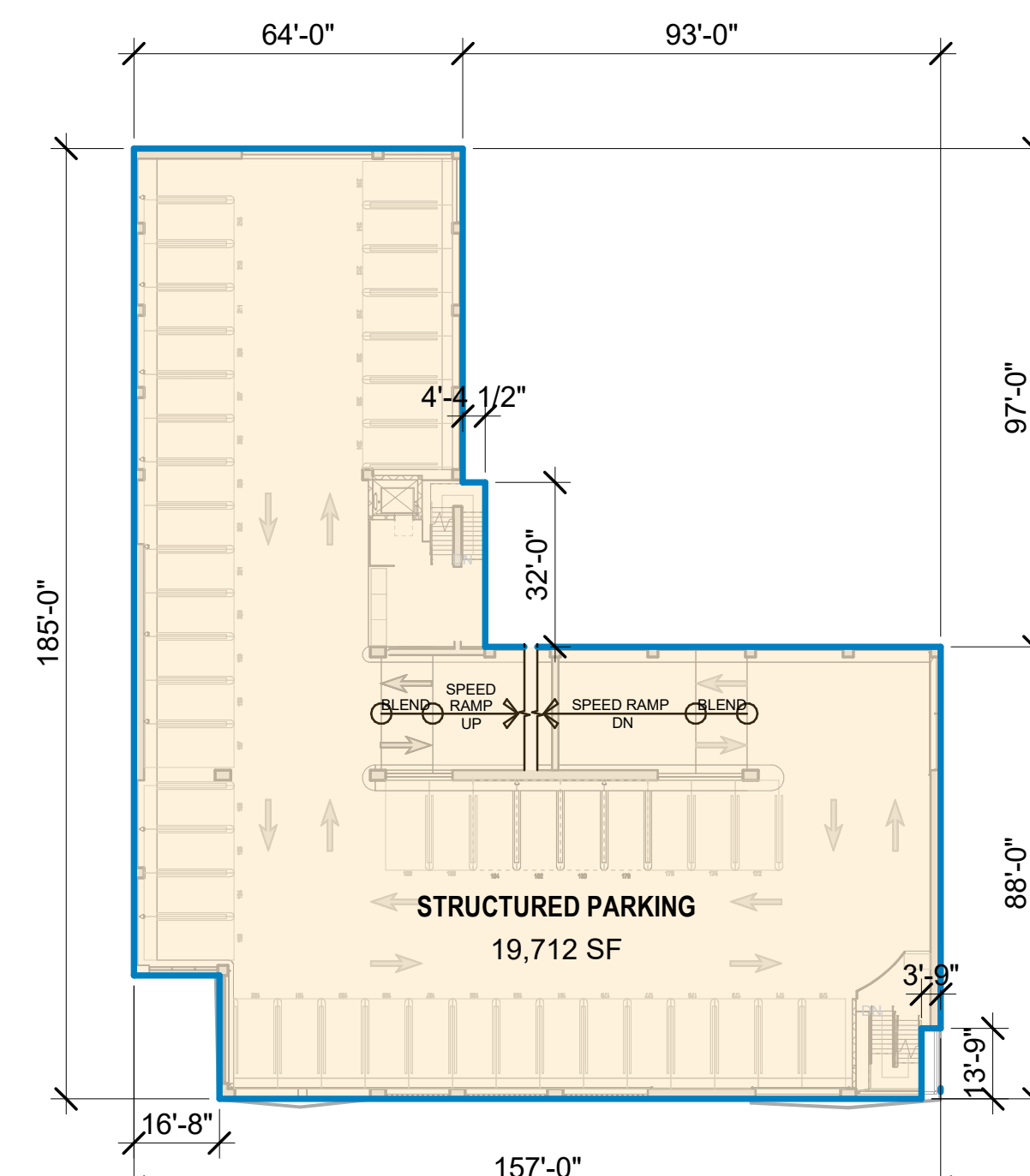
PROPOSED FLOOR AREA RATIO (FAR): 4.01



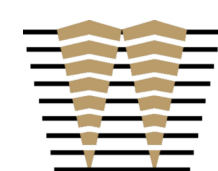
1 LEVEL 01
6.3 1/32" = 1'-0"



3 LEVEL 03
6.3 1/32" = 1'-0"



5 LEVEL 05
6.3 1/32" = 1'-0"



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PROJECT NUMBER:
16-138A

PROJECT NAME:
DOWNTOWN PARKING GARAGE

SHEET:
6.3

SHEET NAME:
FAR DIAGRAM

CLIENT NAME:
CITY OF PALO ALTO

DATE ISSUED:
07/06/2026

GB-1 MANDATORY +TIER 2	Project Address: 375 HAMILTON AVE. PALO ALTO 2025 NONRESIDENTIAL CHECKLIST - CALGREEN MANDATORY + TIER 2
--	---

City of Palo Alto

Tree Protection - It's Part of the Plan!

Make sure your crews and subs do the job right!

Fenced enclosures around trees are essential to protect them by keeping the foliage, canopy, and branching structure clear from contact by equipment, materials, and activities, preserving roots and soil conditions in an intact and non-compacted state, and identifying the Tree Protection Zone (TPZ) in which no soil disturbance is permitted and activities are restricted, unless otherwise approved. **An approved tree preservation report must be added to this sheet when project activity occurs within the TPZ of a protected tree.** For detailed information on Palo Alto's protected trees and tree protection during development, review the **City's Tree and Landscape Technical Manual (TLTM)** found at www.cityofpaloalto.org/trees *



TREE DISCLOSURE STATEMENT

THIS FORM MUST BE COMPLETED BY A CERTIFIED ARBORIST

For ADU only & EVSE only projects, this form may be filled out by applicant.
For OTC permits, a City Staff Arborist may assist the applicant if needed.

CITY OF PALO ALTO
Urban Forestry Section
Development Review

trees@cityofpaloalto.org 650-496-5953

Palo Alto Municipal Code, Chapter [8.10.040](#), requires disclosure and protection of certain trees located on private and public property, and that they be shown on approved site plans. A completed tree disclosure statement must accompany all applications for development that include exterior work, all demolition or grading permit applications, or other development activity that may impact protected trees.

PROPERTY ADDRESS: 375 Hamilton Ave.

1. Are there any trees over 4" in trunk diameter being proposed for removal? ☒ YES ☐ NO

2. Are there Protected trees on the property or on adjacent property within 30 feet of the proposed building footprint/ area of work? ☒ YES (continue form) ☐ NO (proceed to question 6)

3. Where are the trees located? Check all that apply. (Plans submitted must show all trees over 4" in diameter)

☒ On the property or in the adjacent public right-of-way** and within 30 feet of the proposed building footprint or

☐ On adjacent property within 30 feet of proposed building footprint/area of work or

☐ Close enough that its canopy overhangs the project site

**Street trees on the property or within 30ft of proposed work require special protection by a fenced enclosure per the instructions on the T-1 Sheet. Prior to beginning any work, you must schedule a Street Tree Protection Verification inspection by calling Public Works Operations at 650-496-5953 for an inspection of any required type I, II or III fencing (see attached Detail #605). NOTE: ADU only projects (including Table 1/5B9) are not exempt.

4. Are there any Protected Native Species Trees, Protected Mature Trees, Heritage Trees, or Designated Trees ?

☒ YES (Check below) ☐ NO

☒ Protected Native Species Trees - *Acer macrophyllum*, *Calocedrus decurrens*, *Quercus agrifolia*, *Quercus douglasii*, *Quercus kelloggii*, or *Quercus lobata* 11.5" DBH or more or *Sequoia sempervirens* 18" DBH or more

☒ Protected Mature Trees - Any tree equal to or greater than 15" DBH (Excluding *invasive species* and *high water users*)

☐ Designated Trees - Mitigation trees or commercial and non-residential property trees, which are part of a previously approved landscape plan

☐ Heritage Trees - Specific individual trees designated by Council. See the [Heritage Tree List](#)

5. Is there activity or grading within the TPZ of these trees? TPZ= radius of 10 times the diameter. ☒ YES ☐ NO

If Yes, a Tree Preservation Report must be prepared by an ISA certified arborist and submitted for staff review (see TLTM, Section 5.03.3). Attach this report to Sheet T-2.; "Tree Protection, its Part of the Plan!", per Site Plan Requirements.*

6. Are the Site Plan Requirements completed? (See below) ☒ YES ☐ NO

*For ADU Only & EVSE Projects: this form may be filled out by the applicant instead of by a certified arborist. A "Yes" answer to question 5 for Table 1 ADU projects, garage conversions, or EVSE projects will not require a Tree Preservation Report. Table 1/5B9 projects are not exempt from tree disclosure.

For All Projects the following is required: Plans (drawn by architect, contractor, or arborist) must show the tree species, measured trunk DBH, canopy dripline, and TPZ of each tree 4" DBH or larger. ADU only & EVSE projects may indicate tree species and tree diameter sizes are estimated/approximate.

For Projects with Trees Requiring Tree Protection: the following is required: 1) Plans (drawn by architect, contractor, or arborist) must show the measured trunk DBH and TPZ of each Protected Tree; 2) Plans must denote, as a bold dashed line, a fenced enclosure containing the TPZ per Sheet T-1 and Detail #605 (See also TLTM 2, Section 3.03 for additional information).

For Projects with Activity or Grading Within the TPZ of a Protected Tree, A Tree Preservation Report is required and must be included in the T-1 set.

I, the undersigned, agree to the conditions of this disclosure. I understand that knowingly or negligently providing false or misleading information in response to this disclosure requirement constitutes a violation of the Palo Alto Municipal Code Section 8.10.040, which can lead to criminal and/or civil legal action. (Note: Applicants signing for ADU only & EVSE projects will not be penalized for incorrect reporting of tree size or miss-identification of tree species.)

Signature: Molly Batchelder Print: Molly Batchelder WE 9613A ISA#: Date: 1/20/26

1 Protected Trees - Includes any trees belonging to the following categories: a) Public Trees (Street Trees) - Trees growing in the city right of way or on public property; b) Protected Native Species Trees - Bigleaf Maples, Incense Cedars, Coast Live Oaks, Blue Oaks, CA Black Oaks or Valley Oaks which are 11.5" in diameter or larger and Coast Redwoods which are 18" in diameter or larger, when measured 54" above natural grade; c) Protected Mature Trees - All other species of trees with DBH of 15" or larger when measured 54" above natural grade (Excluding *invasive species* and *high water users*); d) Heritage Trees - Individual trees designated by City Council (See [Heritage Tree List](#)); and e) Designated Trees - mitigation trees or commercial and non-residential property trees, which are/were part of an approved landscape plan.

2 Palo Alto Tree and Landscape Technical Manual (TLTM) contains instructions for all requirements on this form. It is available on our website at: <https://www.cityofpaloalto.org/treed ordinance>

Revised 03/31/2025

PROJECT SPECIFIC REQUIREMENTS

TO BE FILLED OUT BY APPLICANT AT DIRECTION OF URBAN FORESTRY STAFF

The following conditions, inspection schedules or reporting requirements will be required when checked by city staff during Urban Forestry Review of development applications.

☐ PSR1 - TREE PROTECTION VERIFICATION INSPECTION REQUIRED: Prior to any site work, contractor must call Urban Forestry at 650-496-5953 to schedule an inspection of any required protective fencing. The fencing shall contain required warning signs and remain in place until completion of urban forestry final inspection.

☐ PSR2 - MWEL0 INSPECTION REQUIRED: Prior to building final, applicant must contact Urban Forestry at trees@cityofpaloalto.org for landscape final (MWEL0 Inspection). Schedule inspection once irrigation and landscaping are installed to plan, and irrigation controller schedule is programed. See MWEL0 guidelines for details on any required third-party water audits.

☐ PSR3 - TREE PERMIT REQUIRED: Plans indicate that protected trees will be removed as part of this project. Please contact the Urban Forestry review staff for the project or email trees@cityofpaloalto.org to obtain a Protected Tree Removal Permit to ensure that the project complies with PAMC 8.10.050.

☐ PSR4 - PROJECT ARBORIST: The property owner or contractor shall hire a designated arborist to ensure the project conforms to all Planning and Urban Forestry conditions related to landscaping/trees. The project arborist must be included in a mandatory pre-construction meeting and be present during any rough grading and trenching activities occurring within 10-feet of a TPZ and any approved activities inside the TPZ.

☐ PSR5 - PROJECT ARBORIST CERTIFICATION FORM: When required, project arborists must submit an online form [<https://us.openforms.com/Form/2262bf1a-c26f-4c04-8daa-15dbd9c8e08e>] certifying that they have reviewed the building permit plan set with regards to trees as well as any Urban Forestry Conditions of Approval, and that all requirements have been met. The letter also confirms that any required site monitoring inspections and reporting have been arranged in advance with the contractor or owner. Project Arborist Certification Forms should be included as supporting documents when submitting an application for a building permit that required prior approval through Planning (See Project Arborist Certification Form, TLTM Section 5.03.5).

☐ PSR6 - MONTHLY ARBORIST INSPECTIONS: The project arborist shall perform monthly inspections to monitor changing conditions and tree health. The Urban Forester shall be in receipt of an inspection summary during the first week of each calendar month or, immediately if there are any changes to the approved plans or protection measures. Reports should be submitted via the online form [<https://us.openforms.com/Form/ca5003f1-6836-4789-b534-b4dff1d457b1>] (see Tree Monitoring Reports, TLTM Section 5.03.6).

☐ PSR7 - SPECIAL ACTIVITY WITHIN THE TREE PROTECTION ZONE: Work in this area (TPZ) of a protected tree requires the direct on-site supervision by the project arborist (see Trenching and Excavation, TLTM Section 3.03.6-B5,6).

☐ PSR8 - SPECIAL ACTIVITY WITHIN STREET TREE TREE PROTECTION ZONE: Work in this area (TPZ) of a city tree requires an inspection by a city staff arborist before cutting of any roots greater than 2 inches in diameter. It is highly recommended that the project arborist provides the direct on-site supervision (see Trenching and Excavation, TLTM Section 3.03.6-B5,6).

URBAN FORESTRY STANDARD CONDITIONS

The following conditions and/or standard Municipal Code requirements apply to all projects unless otherwise specified in project specific checklists or conditions of approval. Any applicable items shall be addressed in any permit application such as a Building Permit, Excavation and Grading Permit, Certificate of Compliance, Street Work Permit, Encroachment Permit, etc.

URBAN FORESTRY GENERAL: The following general tree preservation measures apply to all trees to be retained: No storage of material, topsoil, vehicles or equipment shall be permitted within the Tree Protection Zone (TPZ). The ground under and around the tree canopy area shall not be altered. No waste material or construction byproducts are allowed within the TPZ. Trees to be retained shall be irrigated, aerated, and maintained as necessary to ensure survival.

TREE DAMAGE: Tree Damage, Injury Mitigation, and Inspections apply to the Contractor. Reporting, injury mitigation measures, and arborist inspection schedule may apply pursuant to TLTM, Section 5.03.6. Contractor shall be responsible for the repair or replacement of any publicly owned or protected trees that are damaged during the course of construction, pursuant to Title 8 of the Palo Alto Municipal Code, and City of Palo Alto Tree and Landscape Technical Manual, Section 3.02.

TPZ EXCAVATION RESTRICTIONS APPLY - TLTM, Sec. 3.03.6 - B5,6: Any approved grading, digging, potholing, or trenching within the TPZ of a protected tree shall be performed using 'air-spade' method as a preference, with manual hand shovel as a backup. (TPZ= 10x the tree diameter at 54" above grade) For utility trenching, including sewer line, roots exposed with a diameter of 2 inches and greater shall remain intact and not be damaged. If directional boring method is used to tunnel beneath roots, then CPA Standard Detail #504 shall be printed on the final plans and the buffer distances in TLTM Table 3-4, Trenching and Tunneling Distance, shall be implemented by Contractor. Contractor must notify the Urban Forestry Section at (650) 496-5953 in advance of conducting any approved excavation within 10-feet of any street trees (or for any protected tree on EVSE projects). Urban Forestry may choose to monitor or review the work for compliance with the City's Tree Protection Zone (TPZ) excavation standards.

TREE PROTECTION COMPLIANCE: The owner and contractor shall implement all protection and inspection schedule measures, design recommendations, and construction scheduling as stated in the Tree Preservation Report and/or T-1 Sheet Set and is subject to code compliance action pursuant to PAMC 8.10.080. The required protective fencing shall remain in place until the final landscaping or Urban Forestry inspection of the project is completed.

NO NET LOSS OF CANOPY: In order to comply with the City's no net loss of canopy policy (PAMC 8.10.055; Urban Forest Master Plan Goals 6.A, 6.B, & 6.C; Comprehensive Plan, Natural Environment Chapter Goal N-2) all trees 4 inches DBH and larger are subject to replacement to avoid a loss of canopy at the neighborhood level. Replacement ratios are determined by table 3-1 in the Tree and Landscape Technical Manual, Section 3.02. New landscape tree plantings (24 inch box or larger) count towards the replacement total. Screening trees may also count toward the total depending on size and species selected. If unable to plant the required number of trees on site (our preferred solution) there is the option of paying in-lieu fees per each 24 inch box tree into the forestry fund. [Note: A replacement at ratio of 1:1 for trees listed as exempt species under PAMC 8.10.020 is recommended. Exempt trees may require full replacement on parcels zoned other than R1, RE, R-2, or RMD]

PLAN CHANGES: Revisions and/or changes to plans before or during construction shall be reviewed and responded to by the (a) project site arborist, or (b) landscape architect with written letter of acceptance before submitting the revision to Planning and Development Services Department for review by Planning, Public Works, or Urban Forestry.

PLAN SET REQUIREMENTS: The final Plans submitted for a building permit shall include the location, DBH, canopy drip-line, and TPZ of all trees 4 inches DBH or greater as well as the following information and notes on relevant plan sheets:

a. T-1 SHEET SET, The building permit plan set will include the City's full-sized, T-1 Sheet Set (Tree Protection-it's Part of the Plan!), available on the Development Center website. A certified arborist shall complete and sign the Tree Disclosure Statement.

b. TREE PRESERVATION REPORT (TPR), if indicated by Tree Disclosure Statement, All sheets of the Applicant's TPR approved by the City for full implementation by Contractor, shall be printed on numbered T-1 Sheets (T-3, T-4, etc.) and added to the sheet index.

c. TREE PROTECTION FENCING, The Plan Set (esp. site, demolition, grading & drainage, foundation, irrigation, tree disposition, utility sheets, etc.) must delineate/show the correct configuration of Type I, Type II or Type III fencing around each Protected Tree, using a bold dashed line enclosing the Tree Protection Zone (CPA Standard Detail #605).

375 HAMILTON AVE. PALO ALTO PARKING STRUCTURE

Project Data

T-1



All other tree-related reports shall be added to the space provided starting on sheet T3, adding sheets as needed. Include this sheet(s) on Project Sheet Index or Legend Page.
A copy of the T-1 Sheet Set can be downloaded at <http://www.cityofpaloalto.org/trees>
* Please note: Until the new TLTM is published the city's updated Tree Protection Ordinance takes precedence over TTM if conflict exists.

Special Tree Protection Instruction Sheet Set
City of Palo Alto



T-1

Updated 03/31/2025

City of Palo Alto - Tree Protection - It's Part of the Plan!

For written specifications associated with illustrations below, see Public Works Specifications Section 31. Detailed specifications are found in the Palo Alto Tree & Landscape Technical Manual (TLTM) (www.cityofpaloalto.org/trees)

Tree Protection Zone (TPZ) shown by circle at grade (radius of TPZ equals 10-times the diameter of the tree or 10-feet, whichever is greater).

The TPZ is a restricted activity and restricted trenching area - see Tree & Landscape Technical Manual Sec 3.03.6(A1,B1,B5.6), any proposed trench or form work within TPZ of a protected tree requires approval from Urban Forestry. Call 650-496-5953.

TYPE I

8.5x11-inch warning signs, one on each side

6-foot high chain link fence, typical

TPZ either 10x tree diameter or 10-feet, whichever is greater

Type II Tree Protection: Layout configuration applies to all parkway strip or public trees near sidewalk.

TYPE III

One layer orange plastic fencing surrounding boards

Install 2"x4" boards against wattle, at 6' spacing, from ground to first branch flare

Place two (2) 8.5"x11" covered warning signs on each tree

Any proposed trench in TPZ requires approval. See TLTM 3.03.6-B5 for instructions

Wrap trunk with straw wattle at base & trunk

Restricted use. For tree sidewalk cutouts/ tree wells, or when otherwise authorized by Urban Forestry.

Type I Tree Protection: Layout configuration applies to all Protected Trees, matching the site diagram with the tree preservation order (TPR) distances written for the project. Fencing should be shown on plans as it will be installed. A curved fence for a TPZ is generally not practical.

Fencing Inspection pass/fail is dependent on correct layout and mounted sign placard.

Place two (2) 8.5"x11" covered warning signs at each tree.

TYPE II

Any sidewalk or curb replacement requires approval and a Street Work Permit may be needed.

Fence distance to outer branches or TPZ

Warning

Sidewalk

yard

Street

Parkway Strip

Fencing must provide public passage while protecting all other land in TPZ.

Type III Tree Protection: Layout for trunk protection applies to all Protected Trees when exclusively authorized for sidewalk cut-out. To be used only with approval from Urban Forestry.

Required tree protection must be installed before demolition, excavation, or site work occurs.

Rev	By	Date
1	DD	08/10/06
2	JGH	06/02/16
3	RTN	05/22/17
4	PGG	10/24/24

Tree Protection During Construction

City of Palo Alto Standard

Approved by:	
P. GOLLINGER	
PE No.	ISA-WE: 73208M
Date	10/24/2024

Scale: NTS

Dwg No.

605

PLAN VIEW

Trim stakes to height just above ties.

Flexible or plastic tree ties, fasten to stakes one above the other at 1/2 to 3/4 the height of the tree

Place 3" of mulch in planter pit over soil backfill

City sidewalk, refer to Drawing 604 & 604A for root channel details

Tree as specified by City

2" dia. tree stakes.

* Diagrammatic only, rotate 90 degrees per Plan View.

Planter strip location of soil berm (typical)

4'-6" (typ)

2'-0"

Tree stake (typ.)

Rootball

Center of root ball between back of curb and front of sidewalk

Back of sidewalk

Front of sidewalk

Sidewalk

Planter strip

Face of curb

SECTION A-A

Top of tree root ball needs to be 1 inch above the landscape grade

Install tree stakes a min. 12" into undisturbed soil

Don't disturb soil under rootball

Limits of excavation

PCC Curb and Gutter

Rootball

NOTES:

1. Contact Underground Service Alert (USA) @ 811 or (800) 227-2600 at least five (5) days prior to beginning excavation work to locate existing utilities.
2. Build soil berm min. 4" high and 2' from tree trunk planter strip. Provide loam topsoil needed to form berm and fill holes
3. Soil, concrete and other materials spilled on street, sidewalk, and planting area shall be cleaned up immediately by Contractor.
4. PVC root barrier may be required on a site specific basis.
5. Provide minimum rootable soil volume for tree size growth performance (in cubic feet): Large: 1,200 cu.ft. Medium: 800 cu.ft. Small: 400 cu.ft.

Backfill with a mixture of mixed original soil and approved loam topsoil around root ball and water at time of planting.

Rev	By	Date
1	Ron L	04/15/03
2	JT	08/14/06
3	HQN	03/19/07
4	RTN	06/11/17

Scale: NTS

Tree Detail Planter Strip

City of Palo Alto Standard

Approved by:

PE No. 72158
Date 01/10/18

Dwg No. 603

NOTE: Refer to Tree & Landscape Technical Manual, Section 3.03.6-B5,6 for additional information.

Tree trunk diameter	Distance of bore from each side of treetrunk "A"	Distance of open trench from tree-trunk "B"	Depth of bore or trench "C"
in	in	ft	ft
2	2	3	3.00
3	3	6	3.25
6	5	10	3.33
12	6	12	3.67
18	7	14	4.00
24	8	16	4.33
30	9	18	4.67
36	10	20	4.83
42	12	22	5.00

Rev	By	Date	Utility Trenching Near Trees City of Palo Alto Standard	Approved by:
1	MMN	3/15/05		PE No. 72158
2	JT	08/14/06		Date 01/10/18
3	RTN	06/11/17		Dwg No. 504
4	PGG	11/23/22		

Scale: NTS



CITY OF
**PALO
ALTO**

LANDSCAPE DISCLOSURE STATEMENT

CITY OF PALO ALTO
Urban Forestry Section
Development Review
trees@cityofpaloalto.org

THIS FORM MUST BE COMPLETED FOR ALL PROJECTS THAT INCLUDE LANDSCAPING

Palo Alto Municipal Codes, Chapters 12.32.040, 16.14, and 18.40.130 requires compliance with the State Model Water Efficient Landscape Ordinance (MWELO). Disclosure of square footage of landscaped area for all projects will assist the applicant and the City with compliance and reporting requirements. Refer to the City's [MWELO Submittal & Guidelines](#) document for further details.

PROPERTY ADDRESS: 375 Hamilton Ave, Palo Alto, CA 94301

1. Is there any new or rehabilitated landscape area included in this project?

☒ YES (continue form)

☐ NO (form requirements complete)

2. If new landscape is included, enter the square footage: New Landscape square footage* = 1620

*If the square footage of new landscaping is greater than 500 square feet, the project will need to submit MWELO documentation.

3. If rehabilitated landscape is included, enter the square footage: Rehabilitated Landscape**=

**If the square footage of rehabilitated landscaping is greater than 2500 square feet the project will need to submit MWELO documentation.

4. Enter the total combined square footage of all landscaping included in the project***= 1620

***If the total square footage of all landscaping is greater than 2500 square feet the project will need to submit MWELO documentation.

I, the undersigned, agree that the above information is accurate and complete. I understand that knowingly or negligently providing false or misleading information in response to this disclosure requirement may delay project approval.

Signature: *Cathy Merrill*

Print: Cathy Merrill Date: 2/25/26

Revised 03/05/2022

SAMPLE WARNING SIGN FOR TREE PROTECTION FENCING

Each fenced tree enclosure should have a minimum of two warning signs containing the same information as the sample sign on right. Signs should be laminated, printed on waterproof material or be otherwise protected from the elements.

Apply Tree Preservation Report
starting on sheet T-3 when required

Use additional "T" sheets as needed

---WARNING---
Tree Protection Zone

**This fencing shall not be removed
without City Arborist approval (650-496-5953)**

**Removal without permission is
subject to a \$500 fine per day***

****Palo Alto Municipal Code Section 8.10.110***



All other tree-related reports shall be added to the space provided starting on sheet T3, adding sheets as needed. Include this sheet(s) on Project Sheet Index or Legend Page.
A copy of the T-1 Sheet Set can be downloaded at
<http://www.cityofpaloalto.org/trees>

Special Tree Protection Instruction Sheet Set

City of Palo Alto



T-2