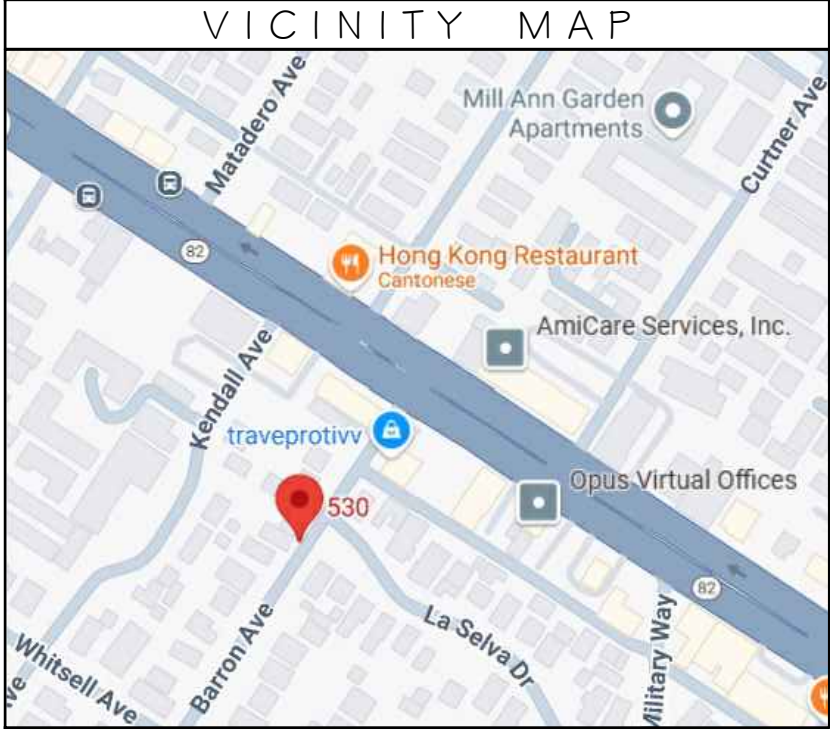


APPROVED

FILE#: 25PLN-00021
DATE: 8.28.2025
BY: Bhavani Potharaju

CITY OF PALO ALTO
PLANNING DIVISION



| PROJECT DATA | | | | | | | | | | | | | | | |
|---|---------------|-----------------------|-------|-----------------------------|-------|--------------------------------|---------------|-------|-------|-----------------|-----|-------------------|-----|-----|-----|
| PROJECT ADDRESS: 530 BARRON AVE | | | | | | | | | | | | | | | |
| PROJECT DESCRIPTION: <ul style="list-style-type: none">- DECONSTRUCT PORTION OF [E] 1-STORY HOUSE, CONVERT PORTION INTO AN ADU- CONSTRUCT A NEW 2-STORY HOUSE AND JADU- REMOVE 5 [E] TREES | | | | | | | | | | | | | | | |
| OWNER: TOM SULLIVAN | | | | | | | | | | | | | | | |
| APN: 137-08-040 | | | | | | | | | | | | | | | |
| ZONING DISTRICT: R-1 | | | | | | | | | | | | | | | |
| NET LOT AREA: 5,932.3 SQ.FT. | | | | | | | | | | | | | | | |
| FLOOD ZONE: X | | | | | | | | | | | | | | | |
| CONTEXTURAL FRONT SETBACK: NO CONTEXTURAL GARAGE PLACEMENT: YES | | | | | | | | | | | | | | | |
| HISTORIC DESIGNATION: NONE | | | | | | | | | | | | | | | |
| AVERAGE LOT SLOPE: SITE RELATIVELY FLAT | | | | | | | | | | | | | | | |
| TYPE OF CONSTRUCTION: V-B, SPRINKLERED (BOTH MAIN HOUSE & A.D.U., SHALL BE EQUIPPED W/ FIRE SPRINKLER) | | | | | | | | | | | | | | | |
| OCCUPANCY GROUP: R-3 / U | | | | | | | | | | | | | | | |
| MAX FLOOR AREA: 2,530 SQ.FT. | | | | | | | | | | | | | | | |
| [E] FLOOR AREA (TO BE REMOVED): <table><tr><td>HOUSE</td><td>923.7</td></tr></table> | | HOUSE | 923.7 | | | | | | | | | | | | |
| HOUSE | 923.7 | | | | | | | | | | | | | | |
| PROPOSED FLOOR AREA: <table><tr><td>1ST FLOOR LIVING AREA</td><td>1,170</td></tr><tr><td>GARAGE & EQUIPMENT AREA</td><td>256</td></tr><tr><td>2ND FLOOR LIVING AREA</td><td>1,102</td></tr><tr><td>TOTAL</td><td>2,528</td></tr><tr><td>COVERED PORCHES</td><td>215</td></tr><tr><td>PROPOSED J.A.D.U.</td><td>303</td></tr><tr><td>ADU</td><td>497</td></tr></table> | | 1ST FLOOR LIVING AREA | 1,170 | GARAGE & EQUIPMENT AREA | 256 | 2ND FLOOR LIVING AREA | 1,102 | TOTAL | 2,528 | COVERED PORCHES | 215 | PROPOSED J.A.D.U. | 303 | ADU | 497 |
| 1ST FLOOR LIVING AREA | 1,170 | | | | | | | | | | | | | | |
| GARAGE & EQUIPMENT AREA | 256 | | | | | | | | | | | | | | |
| 2ND FLOOR LIVING AREA | 1,102 | | | | | | | | | | | | | | |
| TOTAL | 2,528 | | | | | | | | | | | | | | |
| COVERED PORCHES | 215 | | | | | | | | | | | | | | |
| PROPOSED J.A.D.U. | 303 | | | | | | | | | | | | | | |
| ADU | 497 | | | | | | | | | | | | | | |
| ALLOWABLE LOT COVERAGE: 0.35 x 5,932.3 = 2,076.3 SQ.FT. | | | | | | | | | | | | | | | |
| ALLOWABLE ADDITIONAL LOT COVERAGE (FOR PORCHES): 0.05 x 5,932.3 = 296.6 SQ.FT. | | | | | | | | | | | | | | | |
| TOTAL ALLOWABLE LOT COVERAGE: 2,076.3 + 296.6 = 2,372.9 | | | | | | | | | | | | | | | |
| PROPOSED LOT COVERAGE <table><tr><td>MAIN HOUSE FOOTPRINT</td><td>1,428</td></tr><tr><td>MAIN HOUSE COVERED PORCHES</td><td>139</td></tr><tr><td>TOTAL</td><td>1,567 ≈ 26.4%</td></tr></table> | | MAIN HOUSE FOOTPRINT | 1,428 | MAIN HOUSE COVERED PORCHES | 139 | TOTAL | 1,567 ≈ 26.4% | | | | | | | | |
| MAIN HOUSE FOOTPRINT | 1,428 | | | | | | | | | | | | | | |
| MAIN HOUSE COVERED PORCHES | 139 | | | | | | | | | | | | | | |
| TOTAL | 1,567 ≈ 26.4% | | | | | | | | | | | | | | |
| NO OVERHANG BEYOND 4 FT. | | | | | | | | | | | | | | | |
| REQUIRED PARKING SPACE: 2 (1 SHALL BE COVERED) PROVIDED PARKING SPACE: 2 (1 COVERED, 1 OPEN) | | | | | | | | | | | | | | | |
| PERCENT OF PERMEABILITY @ FRONT SETBACK: <table><tr><td>FRONT SETBACK AREA</td><td>1,100</td></tr><tr><td>PROPOSED DRIVEWAY & WALKWAY</td><td>549.5</td></tr><tr><td>% OF PERMEABILITY = 554.3/1100</td><td>= 49.95%</td></tr></table> | | FRONT SETBACK AREA | 1,100 | PROPOSED DRIVEWAY & WALKWAY | 549.5 | % OF PERMEABILITY = 554.3/1100 | = 49.95% | | | | | | | | |
| FRONT SETBACK AREA | 1,100 | | | | | | | | | | | | | | |
| PROPOSED DRIVEWAY & WALKWAY | 549.5 | | | | | | | | | | | | | | |
| % OF PERMEABILITY = 554.3/1100 | = 49.95% | | | | | | | | | | | | | | |

DRAWINGS PREPARED BY

CHRIS SPAULDING

ARCHITECT

801 CAMELIA STREET SUITE E
BERKELEY CALIFORNIA 94710
(510) 527-5997 FAX (510) 527-5999

| REVISIONS | BY |
|-------------------------|----|
| 5-5-2025 IR ReSubmittal | |
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|-------------------|--|
| PRELIMINARY SET | |
| DESIGN REVIEW SET | |
| PLAN CHECK SET | |
| PERMIT SET | |
| CONSTRUCTION SET | |

PROPOSED NEW 2-STORY HOME FOR THE

SULLIVAN FAMILY

530 BARRON AVE

PALO ALTO • CALIFORNIA

DATE: 1-24-25

SCALE: AS NOTED

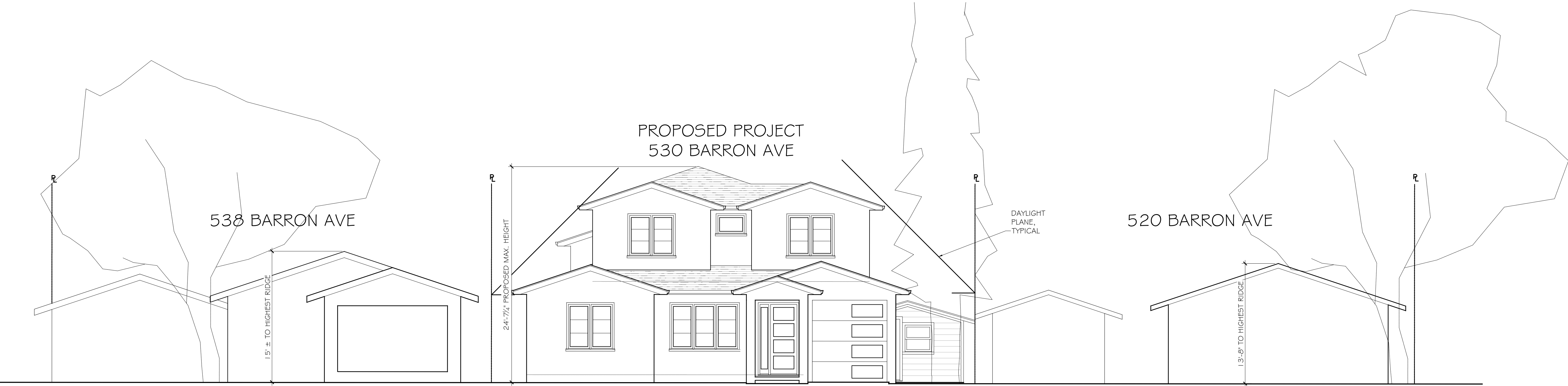
DRAWN: CS/DB

JOB: SULLIVAN

SHEET

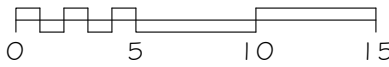
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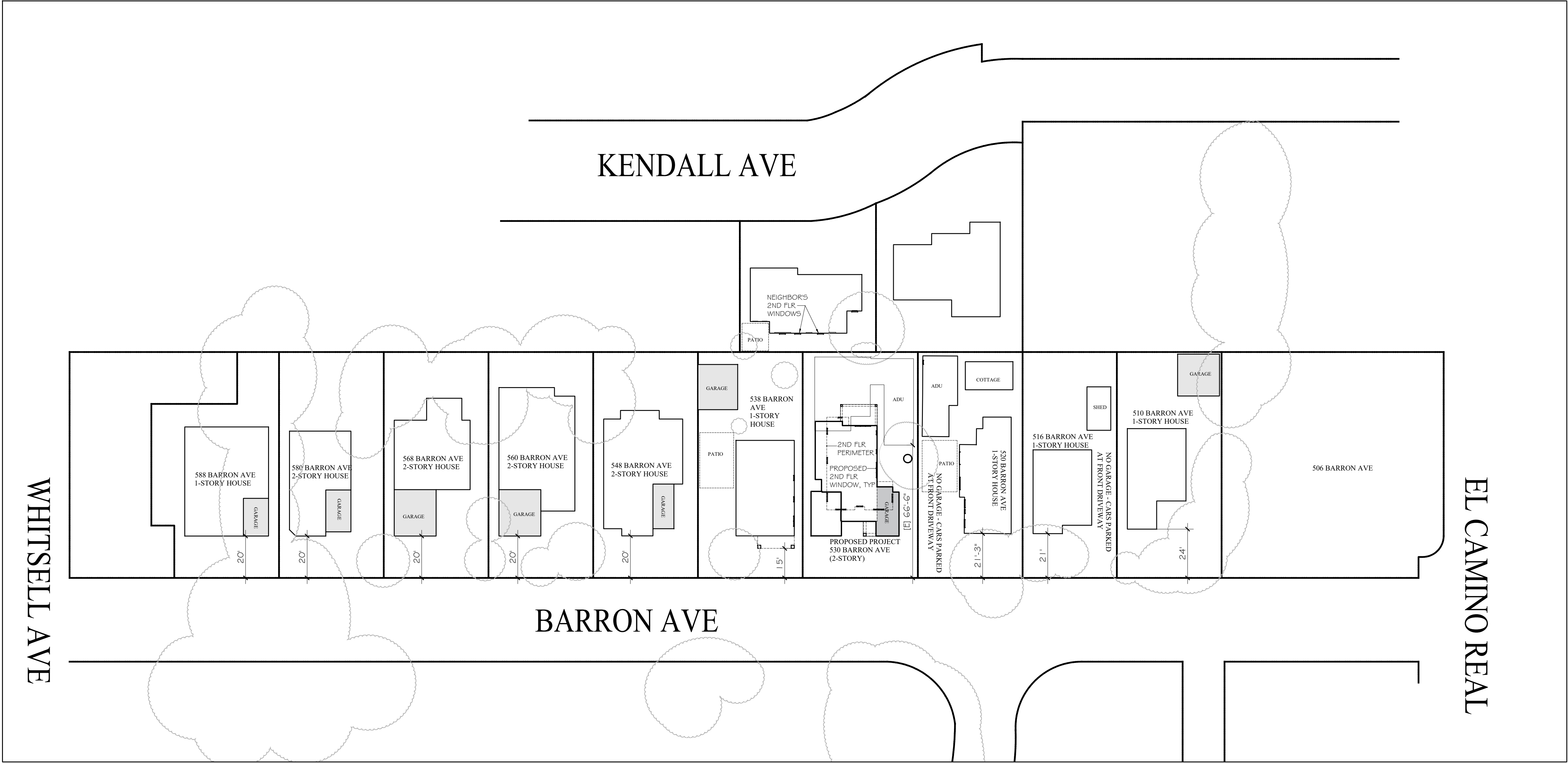
OF 14 SHEETS



STREETSCAPE VIEW

1/8" = 1'-0"





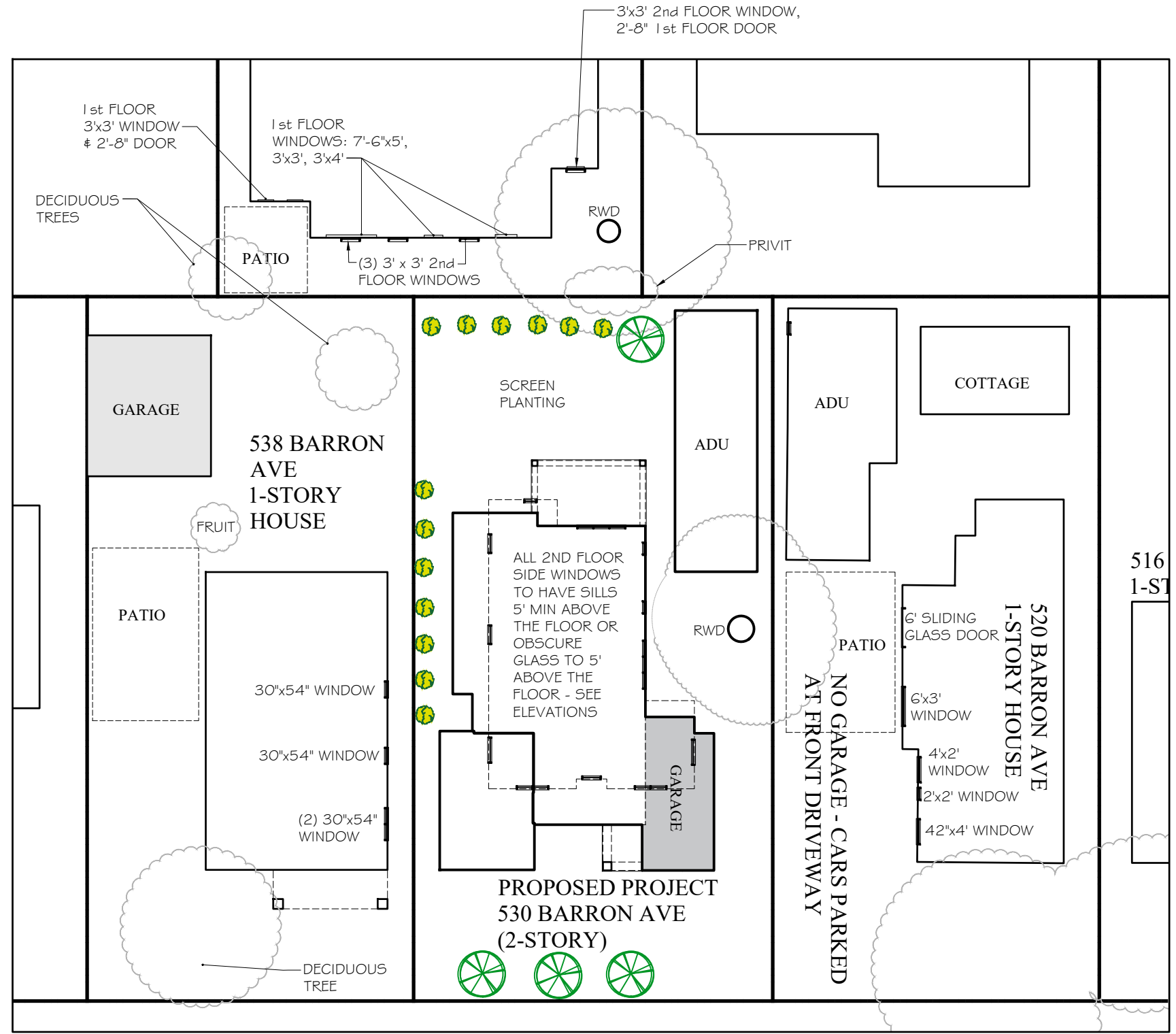
NEIGHBORHOOD CONTEXT DIAGRAM & CONTEXTUAL GARAGE PLACEMENT DIAGRAM

1"=30'-0"

CONTEXTUAL GARAGE PLACEMENT NOTE
OUT OF 9 HOUSES (6 TO THE LEFT AND 3 TO THE RIGHT), 5 OF THEM HAVE GARAGE AT FRONT, 2 AT REAR AND 2 HAVE NO GARAGE (PARKING @ FRONT DRIVEWAYS)
THERE IS NOT A MAJORITY OF GARAGES IN THE REAR

CONTEXTUAL FRONT SETBACK NOTE
 $20 + 20 + 20 + 20 + 20 + 21.25 + 21 + 24 = 166.25 / 8 = 21'$
CONCEPTUAL FRONT YARD SETBACK DOES NOT APPLY

PRIVACY DIAGRAM NOTE
ALL PROPOSED 2ND FLOOR SIDE WINDOWS TO HAVE SILLS 5' MINIMUM OR BE OBSCURE GLASS TO 5' MINIMUM ABOVE THE FLOOR (SEE ELEVATIONS). THE REAR 2ND FLOOR WINDOWS ARE TO BE SCREENED BY NEW TREES PLANTED IN THE REAR YARD - SEE SITE PLAN, SHEET A5



IMMEDIATE NEIGHBORHOOD PRIVACY DIAGRAM

1"=20'-0"

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PROPOSED NEW 2-STORY HOME FOR THE
SULLIVAN FAMILY
530 BARRON AVE
PALO ALTO CALIFORNIA

DATE: 1-24-25
SCALE: AS NOTED
DRAWN: CS/DB
JOB: SULLIVAN
SHEET

A2
OF 14 SHEETS



PANORAMA VIEW FROM LOCATION OF PROPOSED 2ND FLOOR WINDOWS LOOKING REARWARD



PHOTOS OF EXISTING HOUSE SHOWING EXISTING LANDSCAPE SCREENING ON THE LEFT AND RIGHT SIDES
THE EXISTING HOUSE IS RIGHT UP AGAINST THE REAR FENCE, SO THERE IS NO PHOTO OF THE REAR OF THE HOUSE

DRAWINGS PREPARED BY
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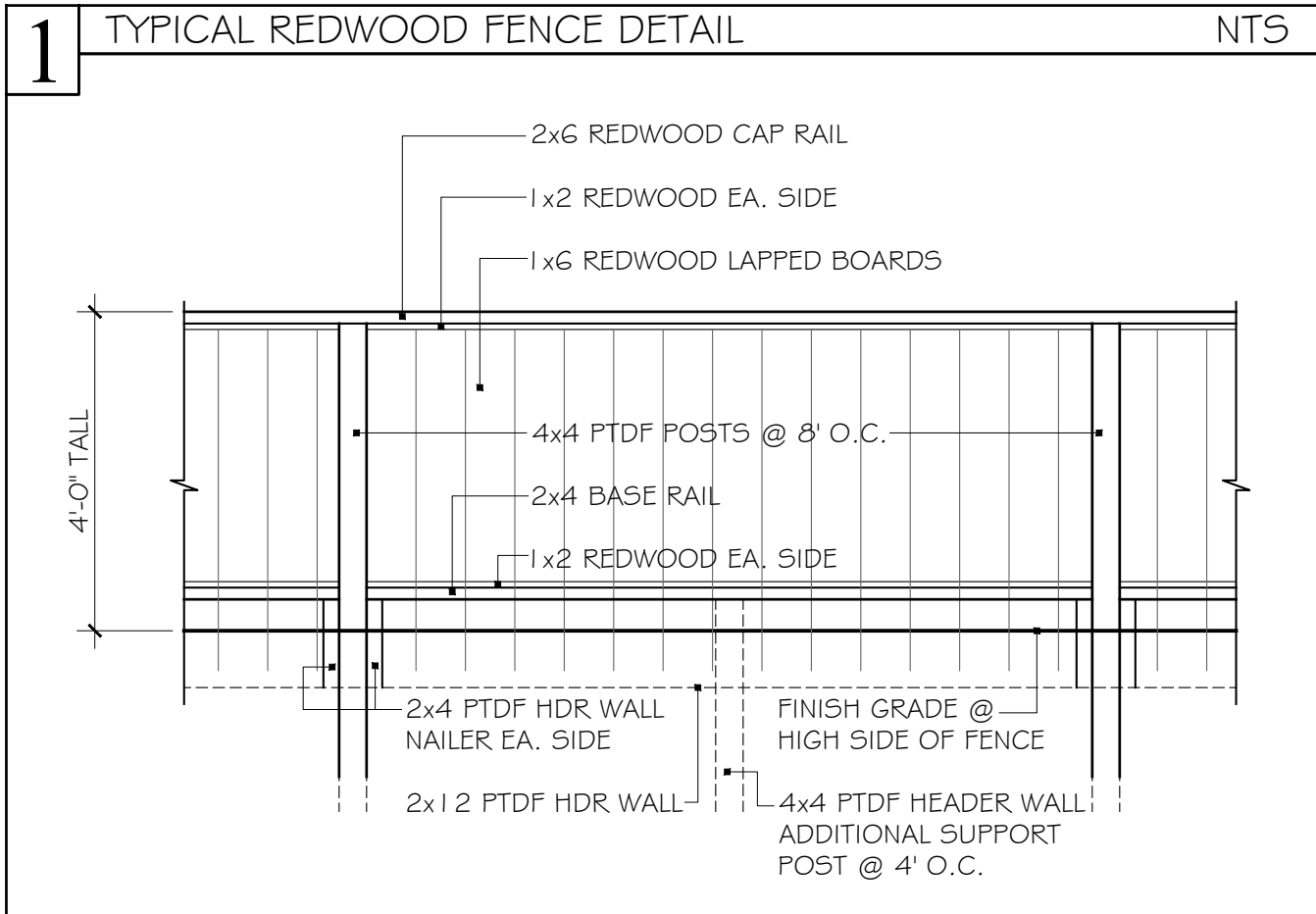
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|-------------------|--|
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PROPOSED NEW 2-STORY HOME FOR THE
SULLIVAN FAMILY
530 BARRON AVE
PALO ALTO • CALIFORNIA

DATE: 1-24-25
SCALE: AS NOTED
DRAWN: CS/DB
JOB: SULLIVAN
SHEET

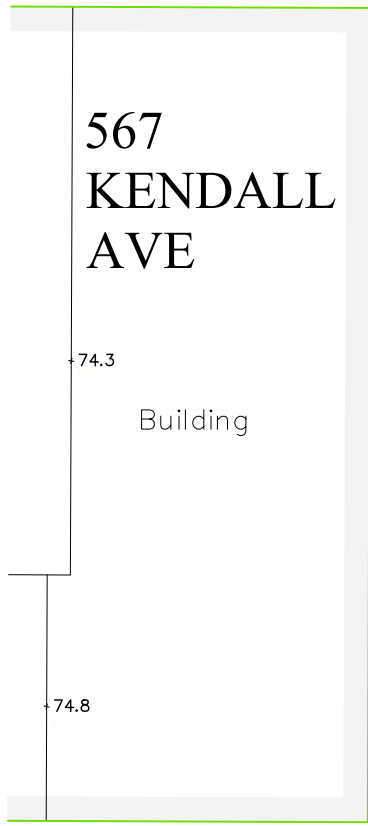
A4

OF 14 SHEETS

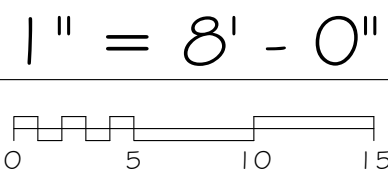
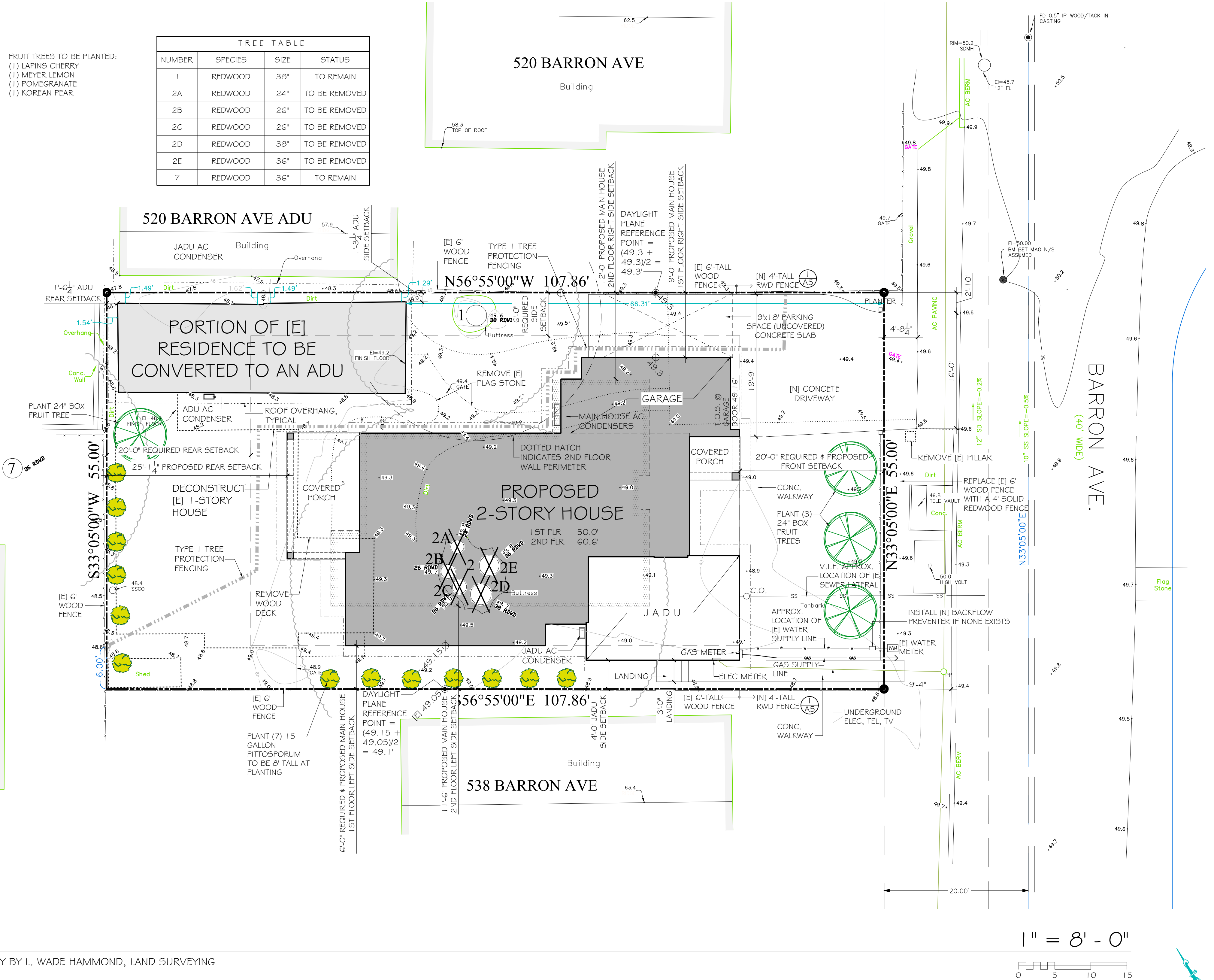


FRUIT TREES TO BE PLANTED:
(1) LAPINS CHERRY
(1) MEYER LEMON
(1) POMEGRANATE
(1) KOREAN PEAR

| TREE TABLE | | | |
|------------|---------|------|---------------|
| NUMBER | SPECIES | SIZE | STATUS |
| 1 | REDWOOD | 38" | TO REMAIN |
| 2A | REDWOOD | 24" | TO BE REMOVED |
| 2B | REDWOOD | 26" | TO BE REMOVED |
| 2C | REDWOOD | 26" | TO BE REMOVED |
| 2D | REDWOOD | 38" | TO BE REMOVED |
| 2E | REDWOOD | 36" | TO BE REMOVED |
| 7 | REDWOOD | 36" | TO REMAIN |



SITE PLAN
PLOTTED ON SURVEY BY L. WADE HAMMOND, LAND SURVEYING



PROPOSED NEW 2-STORY HOME FOR THE
SULLIVAN FAMILY
530 BARRON AVE
PALO ALTO • CALIFORNIA

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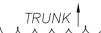
| REVISIONS | BY |
|-------------------------|----|
| 5-5-2025 IR ReSubmittal | |
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|-------------------|--|
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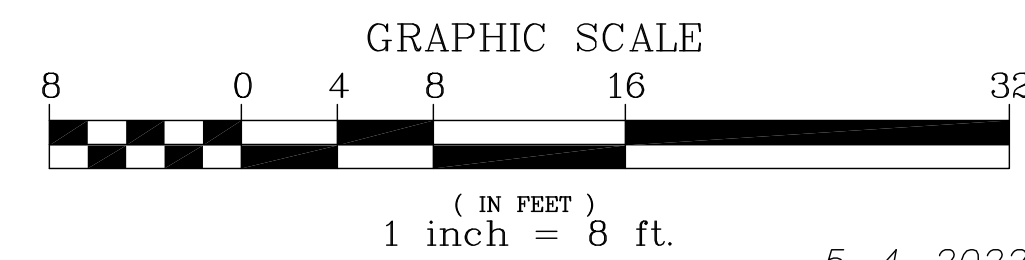
| | |
|--------|----------|
| DATE: | 1-24-25 |
| SCALE: | A5 NOTED |
| DRAWN: | CS/DB |
| JOB: | SULLIVAN |
| SHEET | |

A5

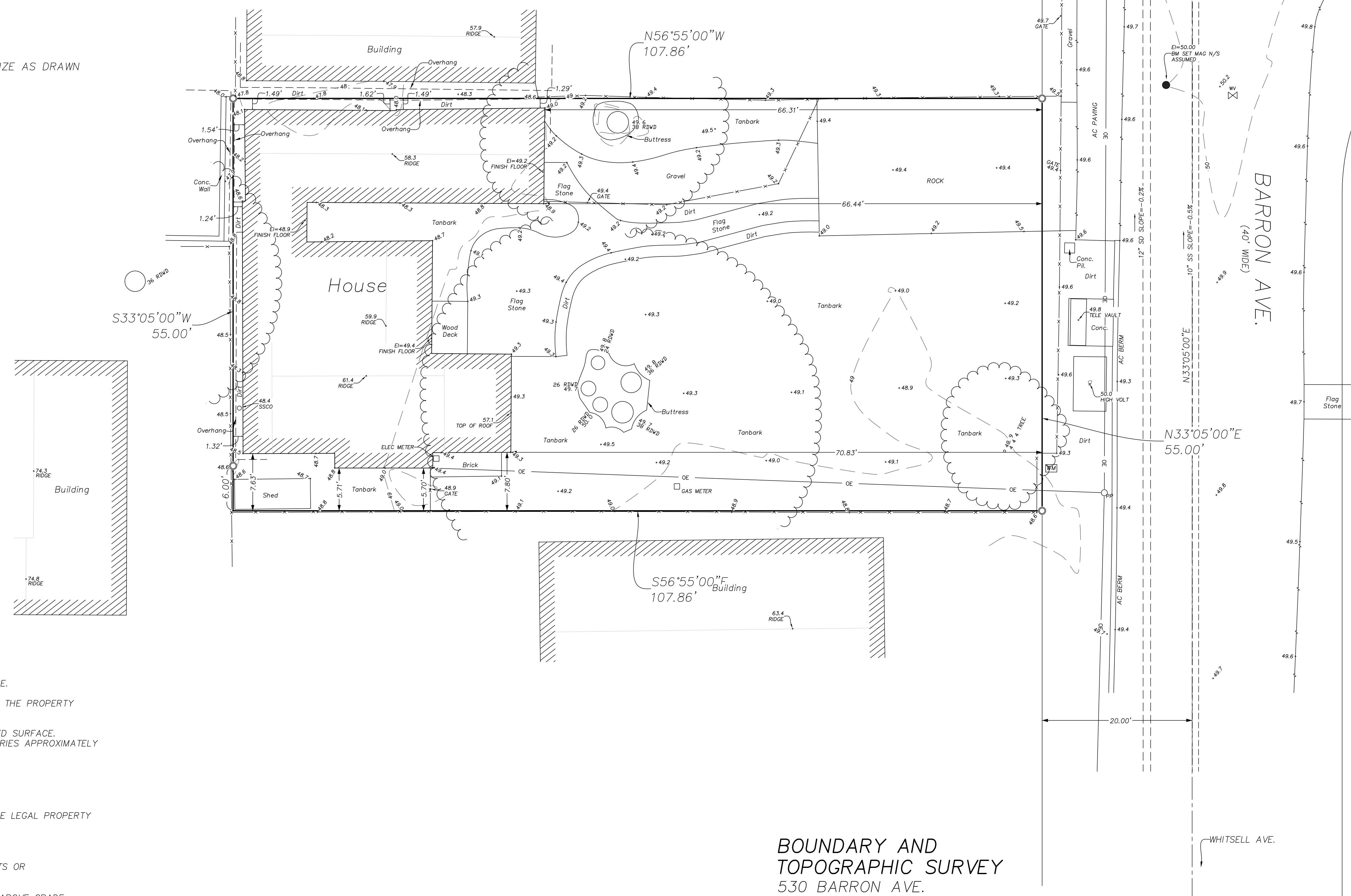
OF 14 SHEETS

 FOUND POINT IN MONUMENT CASTING (AS NOTED)
 SET 3/4" IP "PLS 6163" (OR SET POINT AS NOTED)
 FOUND POINT AS NOTED
() RECORD DATA / REFERENCE
 WATER METER OR WATER VALVE BOX
 FIRE HYDRANT
 16 12 8 OAK TREE - TRUNK DIAMETER IN INCHES
 TREE SPECIES IDENTIFICATION: BEST EFFORT,
 WE ARE NOT ARBORISTS OR DENDROLOGISTS
 16 12 8 OAK TREE WITH MULTIPLE TRUNKS
 TRUNK ↑ TREE DRIP LINE POINTS TOWARDS TREE
 TRUNKS. TREE DRIP LINES ABOVE
 PROPERTY LOCATED AS SHOWN.
 +25.34
 TC TOP OF CURB
 —x—x— FENCE
 —OE—OE— OVERHEAD WIRES
 PP POWER POLE
 + 12.34 SPOT ELEVATION
 SSCO
 @ 8.14 SANITARY SEWER CLEAN OUT
 ELEC UTILITY BOX—TYPE AS NOTED SIZE AS DRAWN
 VALVE WATER VALVE
 —v— EDGE OF AC PAVING

| | |
|-------|------------------------|
| AC | ASPHALT |
| CONC. | CONCRETE |
| FL | FLOW LINE |
| SDMH | STORM DRAIN MANHOLE |
| SSMH | SANITARY SEWER MANHOLE |



5-4-2022



ALL DISTANCES AND DIMENSIONS ARE IN FEET AND DECIMALS.

BOUNDARY CONTROL: SEE CONCURRENT RECORD OF SURVEY MAP

UNDERGROUND UTILITY - LOCATION IS BASED ON SURFACE EVIDENCE

BUILDING LOCATION DIMENSIONS ARE MEASURED PERPENDICULAR TO

LINES.

DIMENSIONS TO THE BUILDING ARE TAKEN AT THE EXTERIOR FINISHED SURFACE.
THE BUILDING EXTERIOR FINISHED SURFACE IS WOOD SIDING AND VARIES APPROXIMATELY
0.03'-0.07' IN THICKNESS.

FINISH FLOOR ELEVATION TAKEN AT DOOR THRESHOLD (EXTERIOR)

BENCHMARK: ASSUMED DATUM. POINT AS SHOWN

A BOUNDARY SURVEY WAS PERFORMED TO ACCURATELY LOCATE THE LEGAL PROPERTY
LINES IN RELATION TO THE EXISTING IMPROVEMENTS (BUILDING)

TITLE REPORT: FIRST AMERICAN 2-17-2022

TREE SPECIES IDENTIFICATION: BEST EFFORT, WE ARE NOT ARBORISTS OR DENDROLOGISTS.

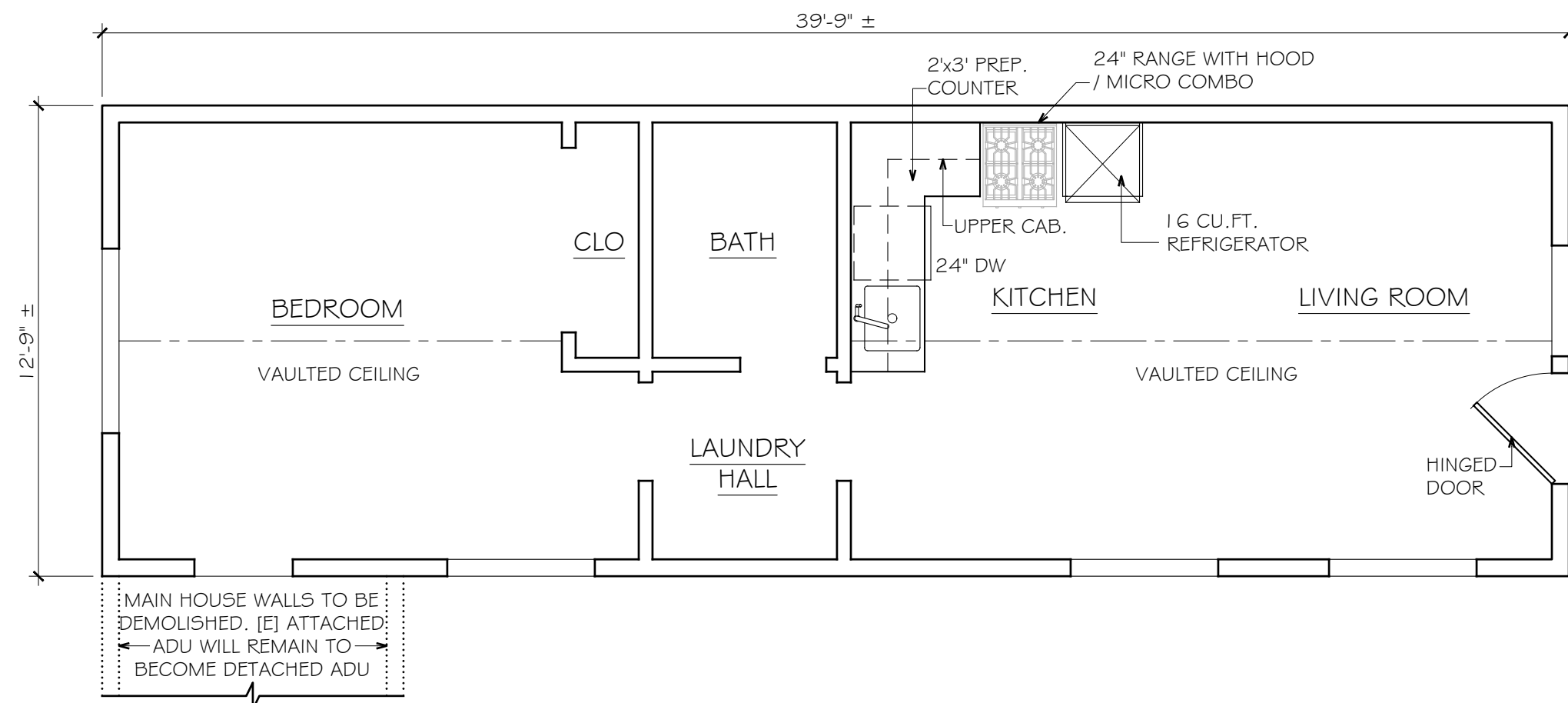
TREES SHOWN ARE 6" TRUNK DIAMETER OR LARGER MEASURED 5' ABOVE GRADE

530 BARRON AVE.
PALO ALTO
APN: 137-08-040
DOC# 25263909
LOT AREA: 5,932 SQ. FT.

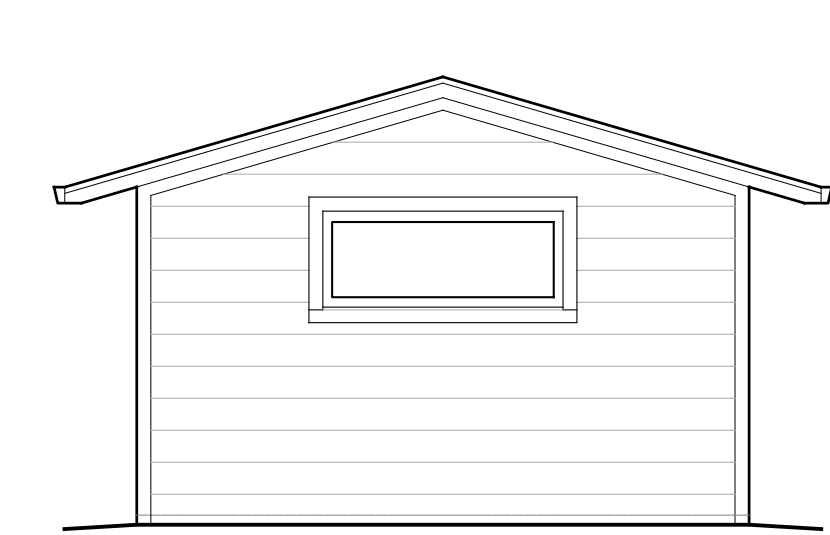


L. Wade Hammond
Land Surveying
Civil Engineering
36660 Newark Blvd. Suite C
Newark, California 94560

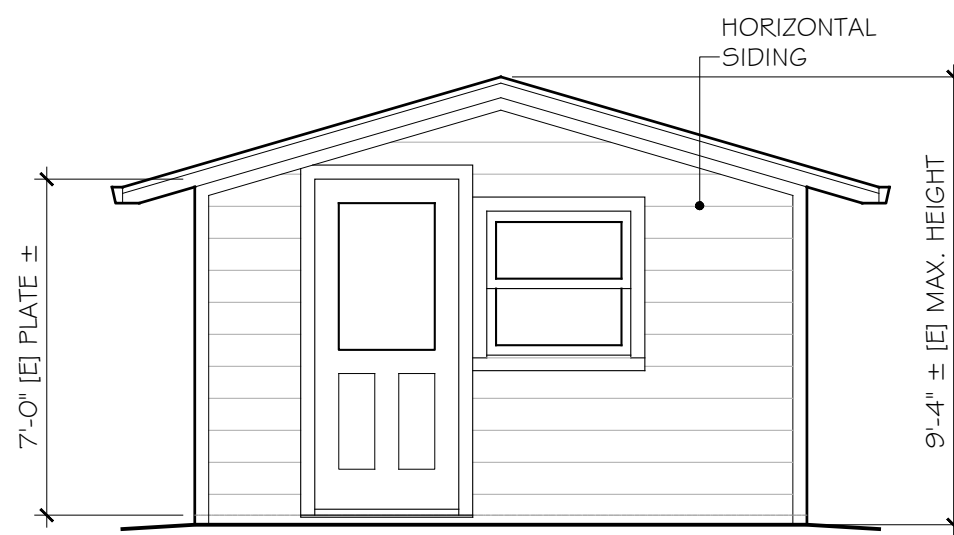
Tel: (510) 579-6112
wade@whlandsurveyor.com www.wadehammondpls.com



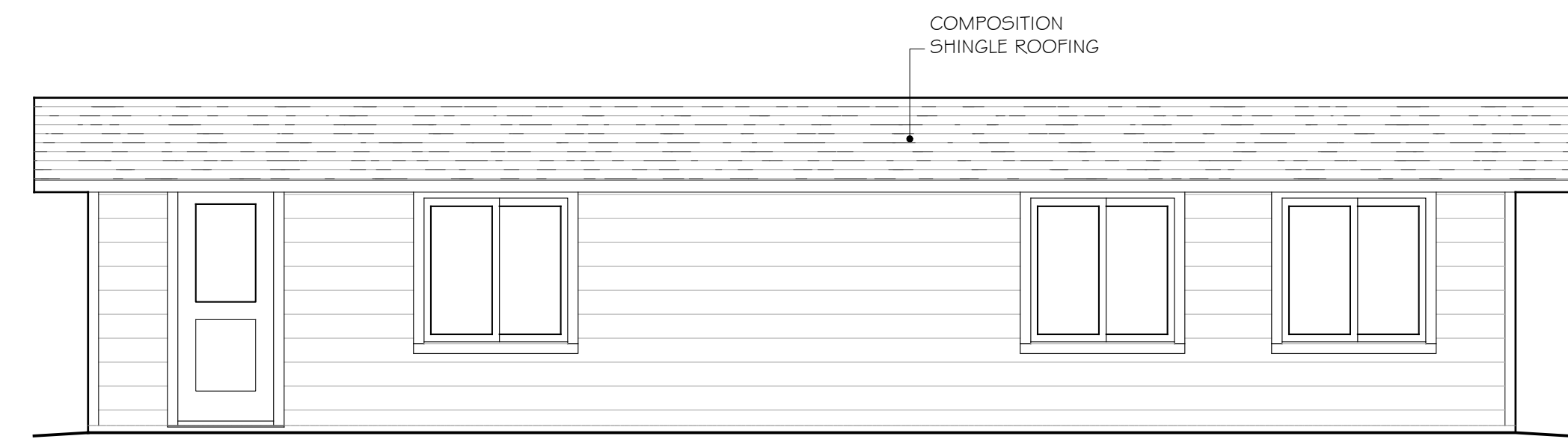
EXISTING ADU FLOOR PLAN
EXISTING ADU WILL BE CONVERTED FROM ATTACHED TO DETACHED (STAND ALONE)



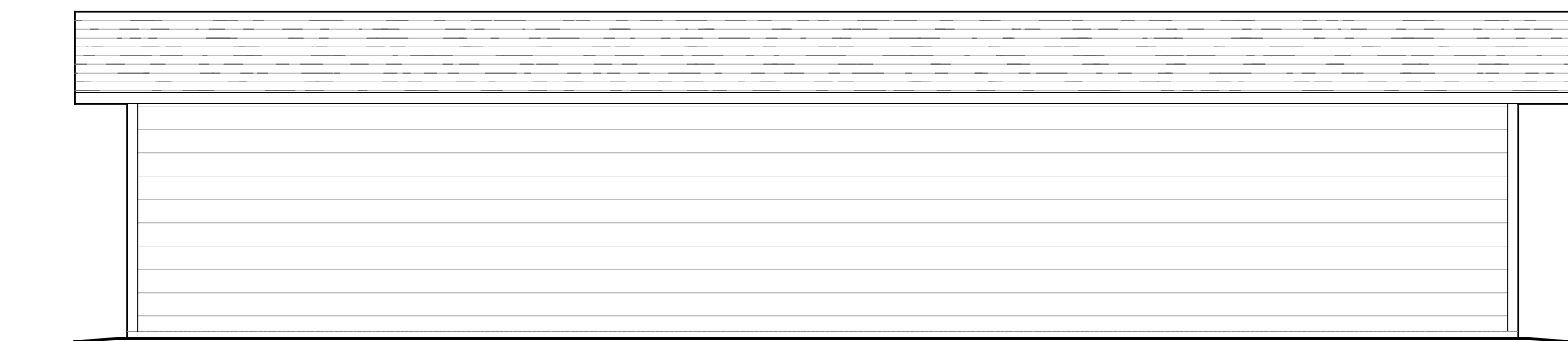
REAR (WEST) ELEVATION
EXISTING ADU



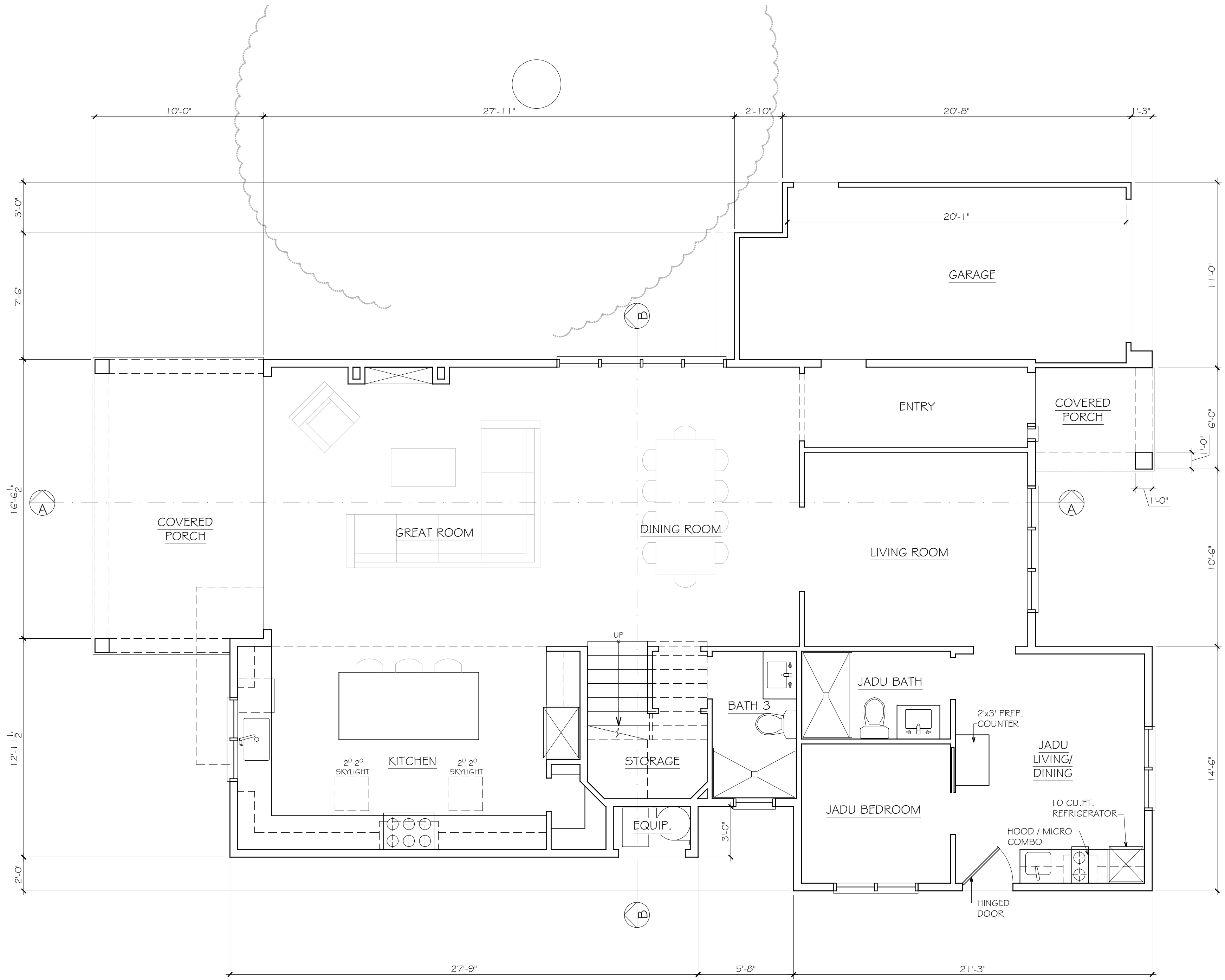
FRONT (EAST) ELEVATION



LEFT SIDE (NORTH) ELEVATION
EXISTING ADU



RIGHT SIDE (SOUTH) ELEVATION
EXISTING ADU



PROPOSED FIRST FLOOR PLAN

DRAWINGS PREPARED BY

CHRIS SPAULDING

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| PRELIMINARY SET | |
| DESIGN REVIEW SET | |
| PLAN CHECK SET | |
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PROPOSED NEW 2-STORY HOME FOR THE

SULLIVAN FAMILY

530 BARRON AVE

PALO ALTO CALIFORNIA

DATE: 1-24-25

SCALE: AS NOTED

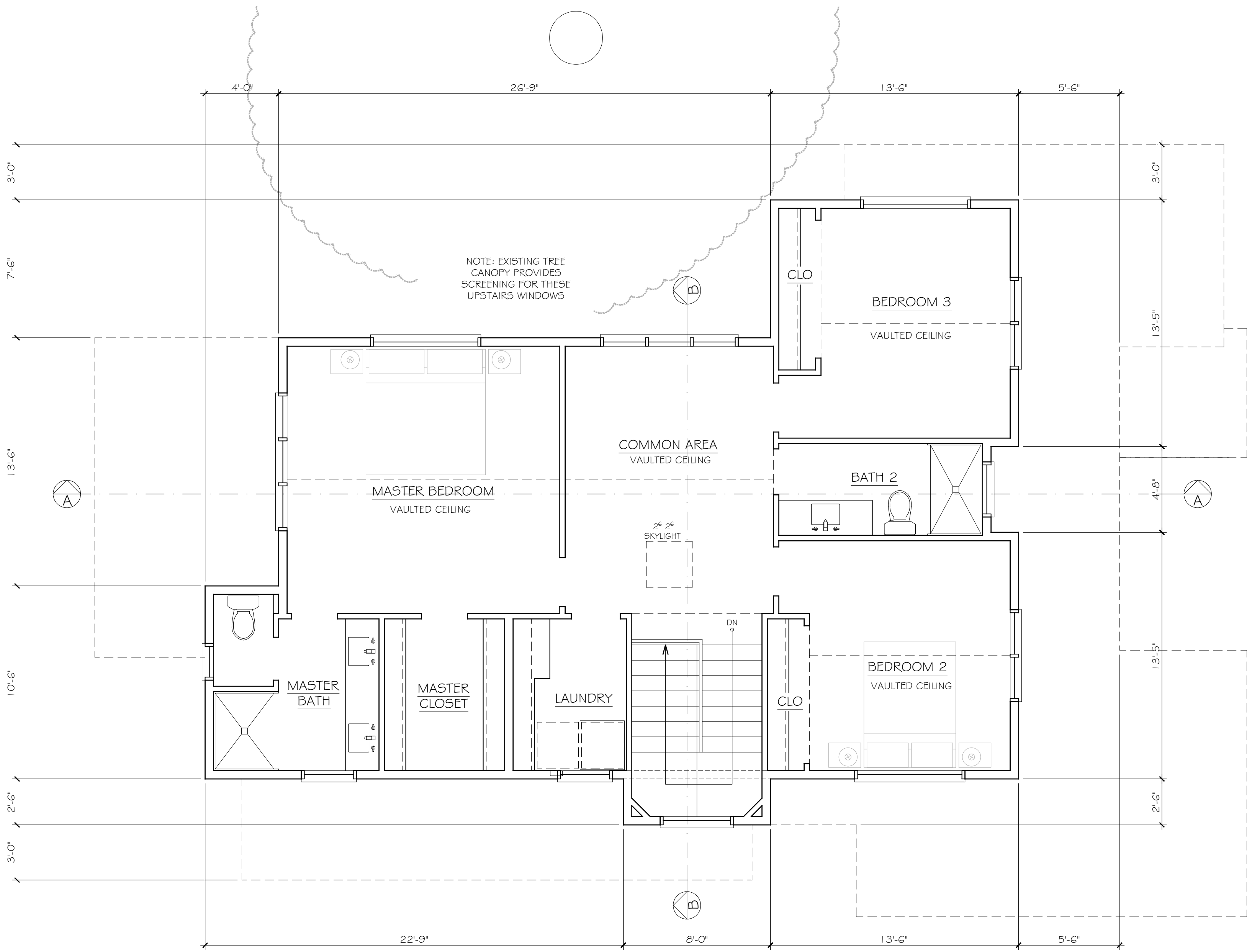
DRAWN: CS/DB

JOB: SULLIVAN

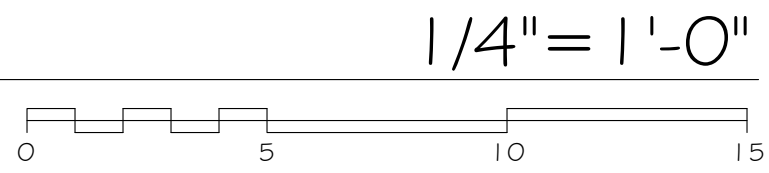
SHEET

A6

OF 14 SHEETS



PROPOSED SECOND FLOOR PLAN



DRAWINGS PREPARED BY
CHRIS SPAULDING
ARCHITECT

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BERKELEY CALIFORNIA 94710
(510) 527-5997 FAX (510) 527-5999

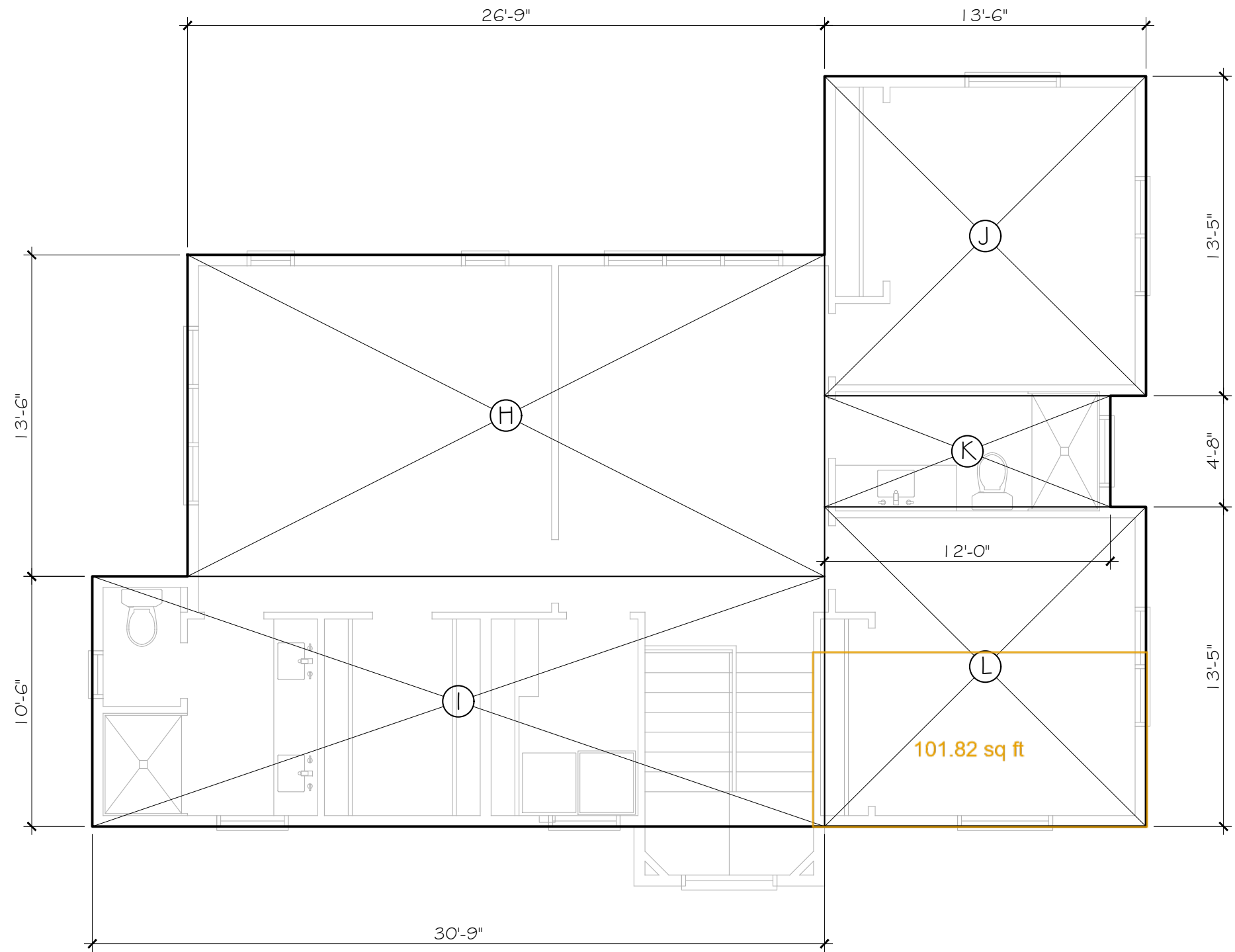
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| 5-5-2025 IR ReSubmittal | |
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PROPOSED NEW 2-STORY HOME FOR THE
SULLIVAN FAMILY
530 BARRON AVE
PALO ALTO CALIFORNIA

| | |
|--------|----------|
| DATE: | 1-24-25 |
| SCALE: | AS NOTED |
| DRAWN: | CS/DB |
| JOB: | SULLIVAN |
| SHEET | |

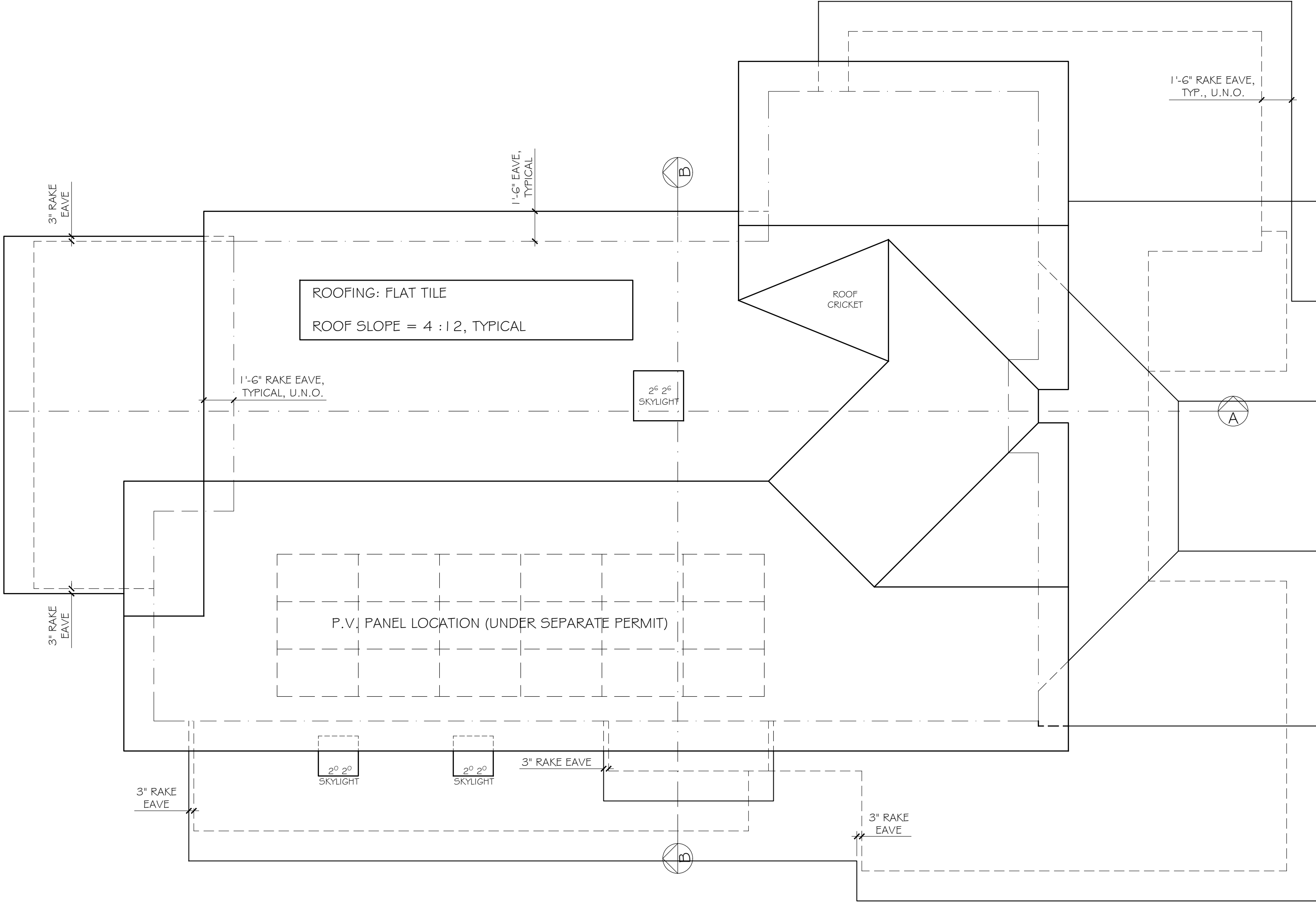
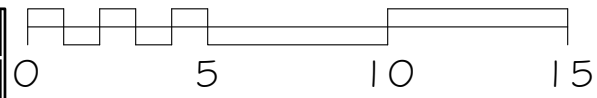
FLOOR AREA DIAGRAM



SECOND FLOOR

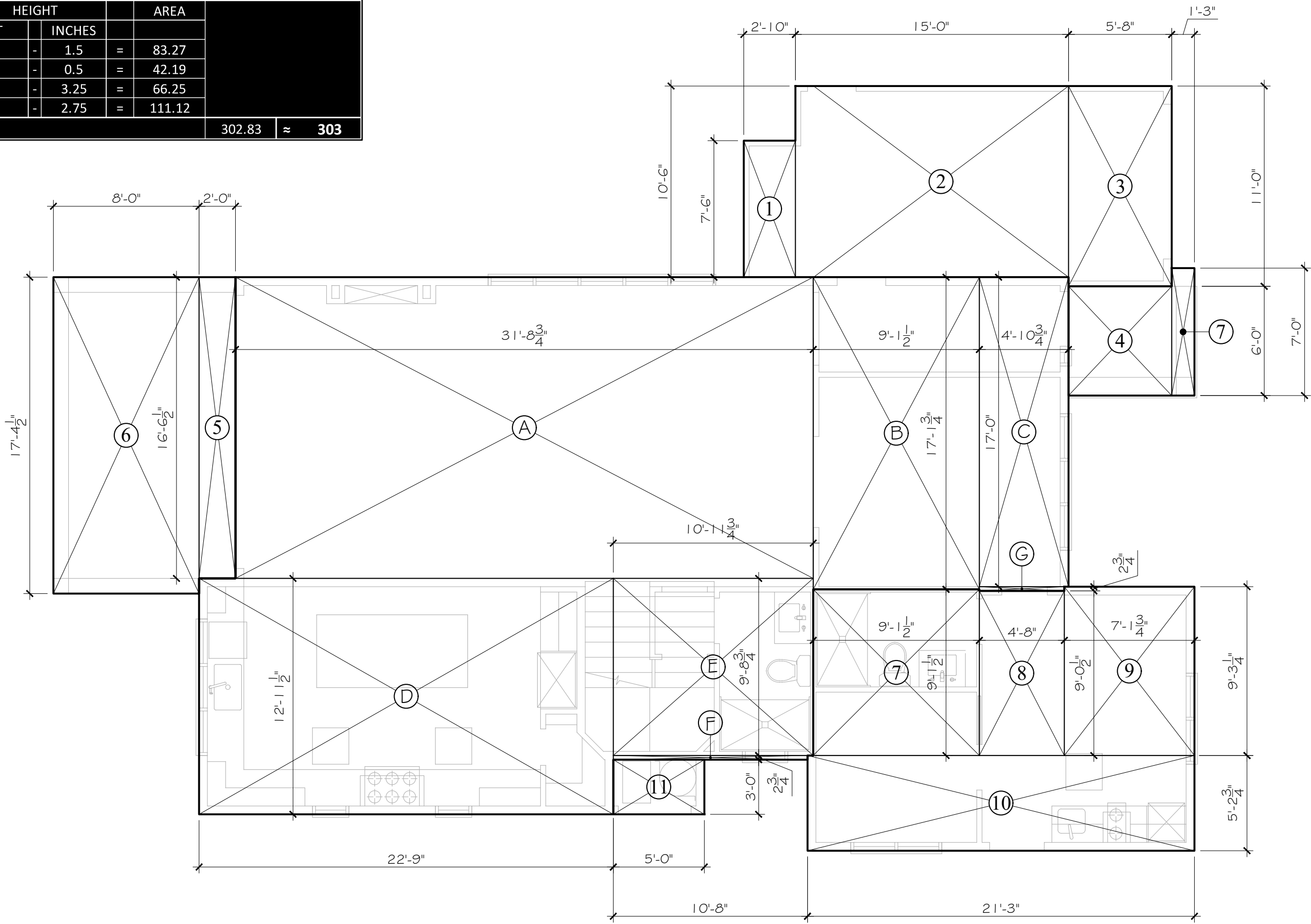
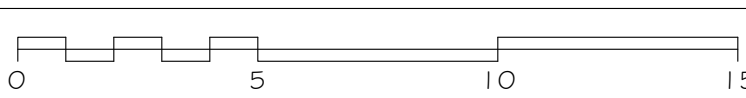
3/16" = 1'-0"

| SECOND FLOOR | | | | | | | | | |
|-------------------------|-------|---|--------|---|--------|---|--------|------|------------------|
| LIVING AREA | | | | | | | | | |
| SYMBOL | WIDTH | | | | HEIGHT | | | AREA | |
| | FT | | INCHES | | FT | | INCHES | | |
| H | 26 | - | 9 | x | 13 | - | 6 | = | 361.13 |
| I | 30 | - | 9 | x | 10 | - | 6 | = | 322.88 |
| J | 13 | - | 6 | x | 13 | - | 5 | = | 181.13 |
| K | 12 | - | 0 | x | 4 | - | 8 | = | 56.00 |
| L | 13 | - | 6 | x | 13 | - | 5 | = | 181.13 |
| TOTAL SECOND FLOOR | | | | | | | | | 1,102.25 ≈ 1,102 |
| J.A.D.U. | | | | | | | | | |
| SYMBOL | WIDTH | | | | HEIGHT | | | AREA | |
| | FT | | INCHES | | FT | | INCHES | | |
| 7 | 9 | - | 1.5 | x | 9 | - | 1.5 | = | 83.27 |
| 8 | 4 | - | 8 | x | 9 | - | 0.5 | = | 42.19 |
| 9 | 7 | - | 1.75 | x | 9 | - | 3.25 | = | 66.25 |
| 10 | 21 | - | 3 | x | 5 | - | 2.75 | = | 111.12 |
| TOTAL A.D.U. FLOOR AREA | | | | | | | | | 302.83 ≈ 303 |



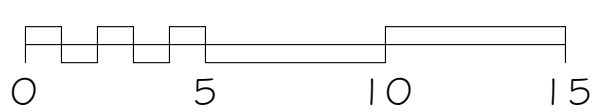
ROOF PLAN

1/4" = 1'-0"



FIRST FLOOR

3/16" = 1'-0"



| FIRST FLOOR | | | | | | | | | |
|----------------------------------|-------|---|--------|---|--------|---|--------|------|------------------|
| LIVING AREA | | | | | | | | | |
| SYMBOL | WIDTH | | | | HEIGHT | | | AREA | |
| | FT | | INCHES | | FT | | INCHES | | |
| A | 31 | - | 8.75 | x | 16 | - | 6.5 | = | 524.85 |
| B | 9 | - | 1.5 | x | 17 | - | 1.75 | = | 156.46 |
| C | 4 | - | 10.75 | x | 17 | - | 0 | = | 83.23 |
| D | 22 | - | 9 | x | 12 | - | 11.5 | = | 294.80 |
| E | 10 | - | 11.75 | x | 9 | - | 8.75 | = | 106.82 |
| F | 10 | - | 8 | x | 0 | - | 2.75 | = | 2.44 |
| G | 4 | - | 8 | x | 0 | - | 2.75 | = | 1.07 |
| TOTAL | | | | | | | | | 1,169.67 ≈ 1,170 |
| GARAGE & EQUIPMENT AREA | | | | | | | | | |
| 1 | 2 | - | 10 | x | 7 | - | 6 | = | 21.25 |
| 2 | 15 | - | 0 | x | 10 | - | 6 | = | 157.50 |
| 3 | 5 | - | 8 | x | 11 | - | 0 | = | 62.33 |
| 11 | 5 | - | 0 | x | 3 | - | 0 | = | 15.00 |
| TOTAL | | | | | | | | | 256.08 ≈ 256 |
| TOTAL FIRST FLOOR | | | | | | | | | 1,426 |
| COVERED PORCHES | | | | | | | | | |
| 4 | 5 | - | 8 | x | 6 | - | 0 | = | 34.00 |
| 5 | 2 | - | 0 | x | 16 | - | 6.5 | = | 33.08 |
| 6 | 8 | - | 0 | x | 17 | - | 4.5 | = | 139.00 |
| 7 | 1 | - | 3 | x | 7 | - | 0 | = | 8.75 |
| TOTAL | | | | | | | | | 214.83 ≈ 215 |
| TOTAL LOT COVERAGE = 1,426 + 215 | | | | | | | | | 1,641 |

DRAWINGS PREPARED BY

CHRIS SPAULDING

ARCHITECT

801 CAMELIA STREET SUITE E
BERKELEY CALIFORNIA 94710
(510) 527-5997 FAX (510) 527-5999

| REVISIONS | BY |
|-------------------------|----|
| 5-5-2025 IR ReSubmittal | |
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| | |
|-------------------|--|
| PRELIMINARY SET | |
| DESIGN REVIEW SET | |
| PLAN CHECK SET | |
| PERMIT SET | |
| CONSTRUCTION SET | |

PROPOSED NEW 2-STORY HOME FOR THE
SULLIVAN FAMILY
530 BARRON AVE
PALO ALTO CALIFORNIA

DATE: 1-24-25
SCALE: AS NOTED
DRAWN: CS/DB
JOB: SULLIVAN
SHEET

A8

OF 14 SHEETS

CHRIS SPAULDING
□ ARCHITECT □

The following are some of the most common types of fraud:

- Identity Theft
- Credit Card Fraud
- Insurance Fraud
- Mortgage Fraud
- Tax Evasion
- Money Laundering
- Securities Fraud
- Bankruptcy Fraud
- False Claims Act
- RICO (Racketeer Influenced and Corrupt Organizations Act)
- Wire Fraud
- Mail Fraud
- Computer Fraud
- Intellectual Property Infringement
- Trademark Infringement
- Copyright Infringement
- Patent Infringement
- Trade Secret Misappropriation
- Unfair Competition
- Consumer Protection Violations
- Labor Law Violations
- Environmental Law Violations
- Health Care Fraud
- Medicare/Medicaid Fraud
- Pharmaceutical Fraud
- Medical Device Fraud
- Biotechnology Fraud
- Nanotechnology Fraud
- Space Exploration Fraud
- Deep Sea Mining Fraud
- Arctic Resource Extraction Fraud
- Antarctic Research Fraud
- Outer Space Treaty Violations
- International Law Violations
- Human Rights Violations
- War Crimes
- Genocide
- Slavery
- Trafficking in Persons
- Child Labor
- Forced Labor
- Modern Day Slavery
- Organ Trafficking
- Kidnapping
- Hostage Taking
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- Cyberterrorism
- Bio-terrorism
- Chemical Warfare
- Nuclear Warfare
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- Environmental Terrorism
- Food Security Threats
- Water Scarcity
- Climate Change
- Global Warming
- Air Pollution
- Soil Degradation
- Deforestation
- Biodiversity Loss
- Ocean Acidification
- Coral Reef Destruction
- Glacier Melting
- Sea Level Rise
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- Droughts
- Floods
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PROPOSED NEW 2-STORY HOME FOR THE
SULLIVAN FAMILY
530 BARRON AVE
PALO ALTO □ CALIFORNIA

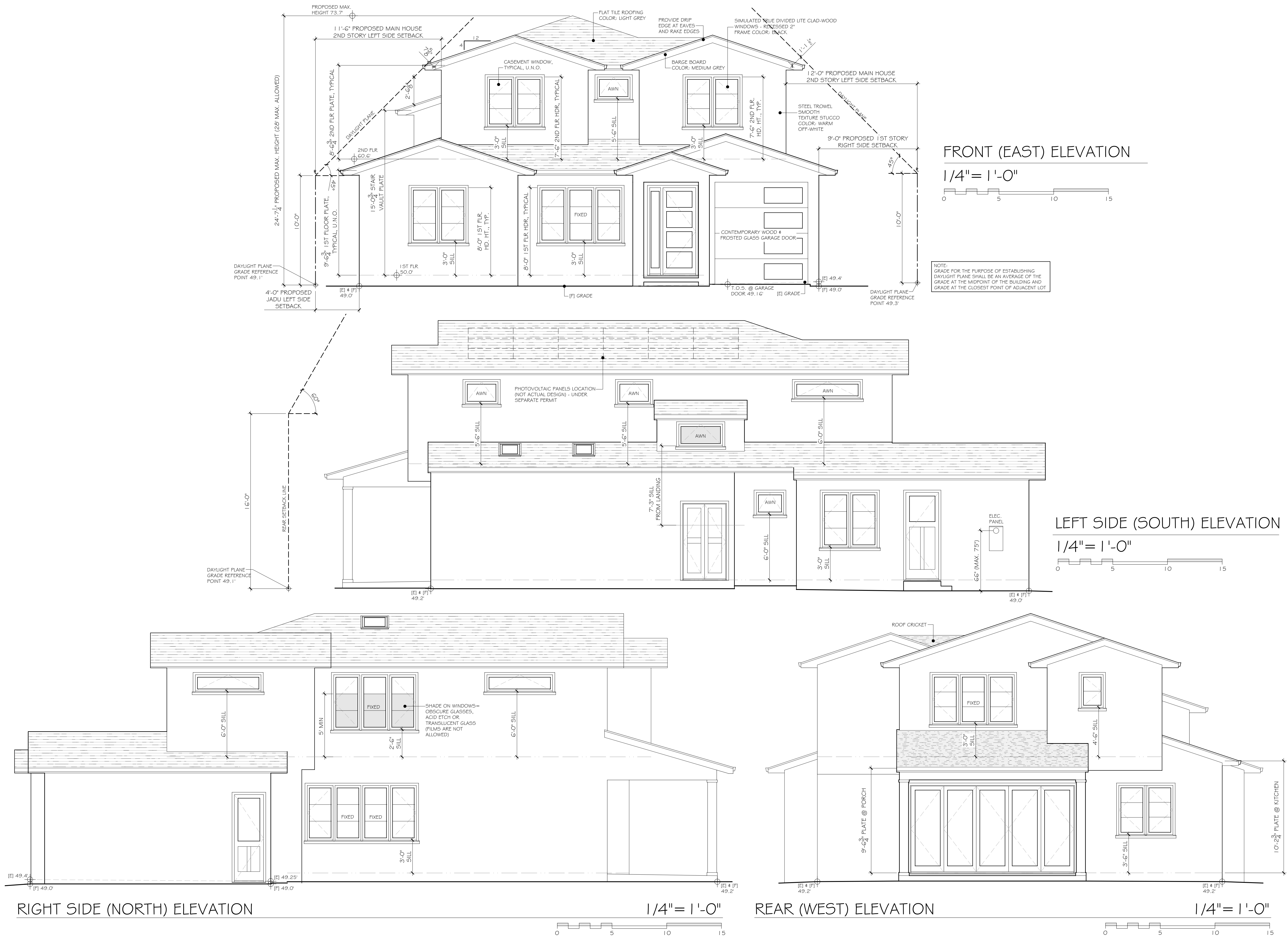
HEET

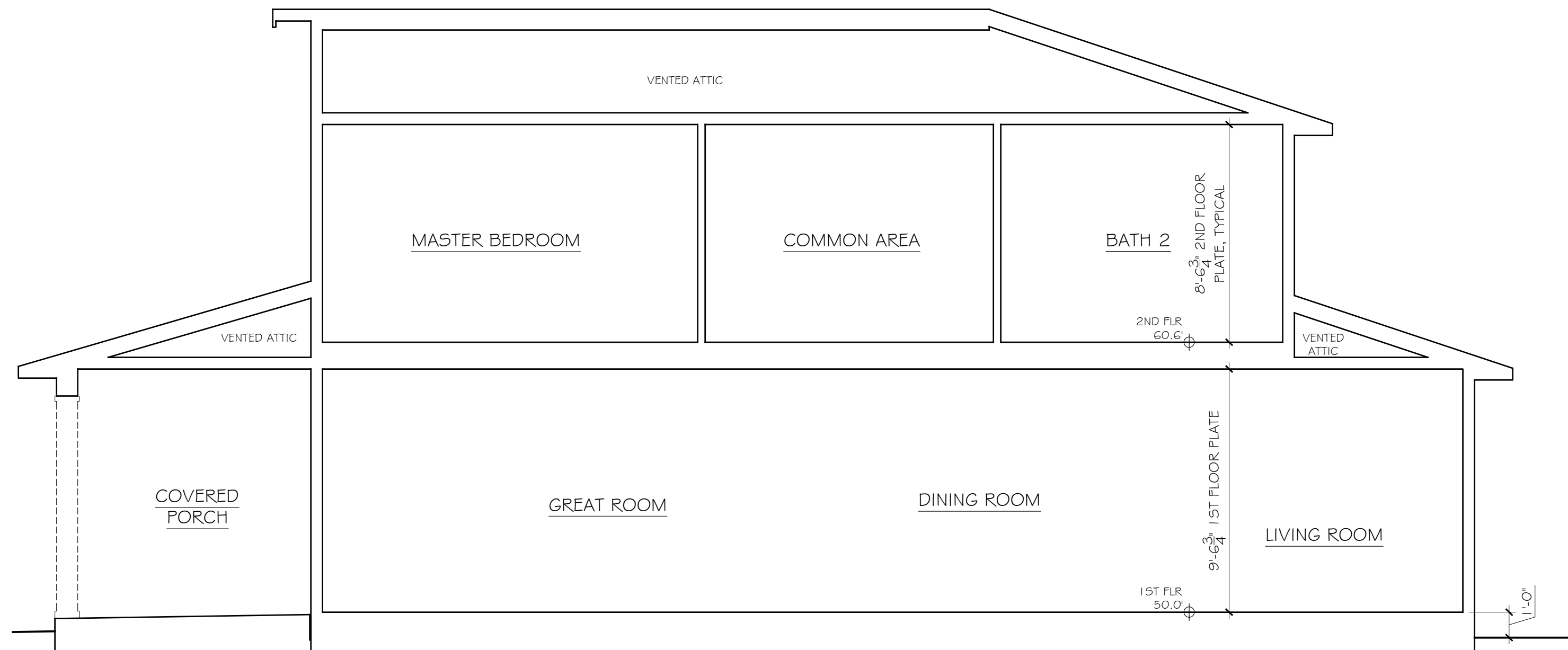
A9

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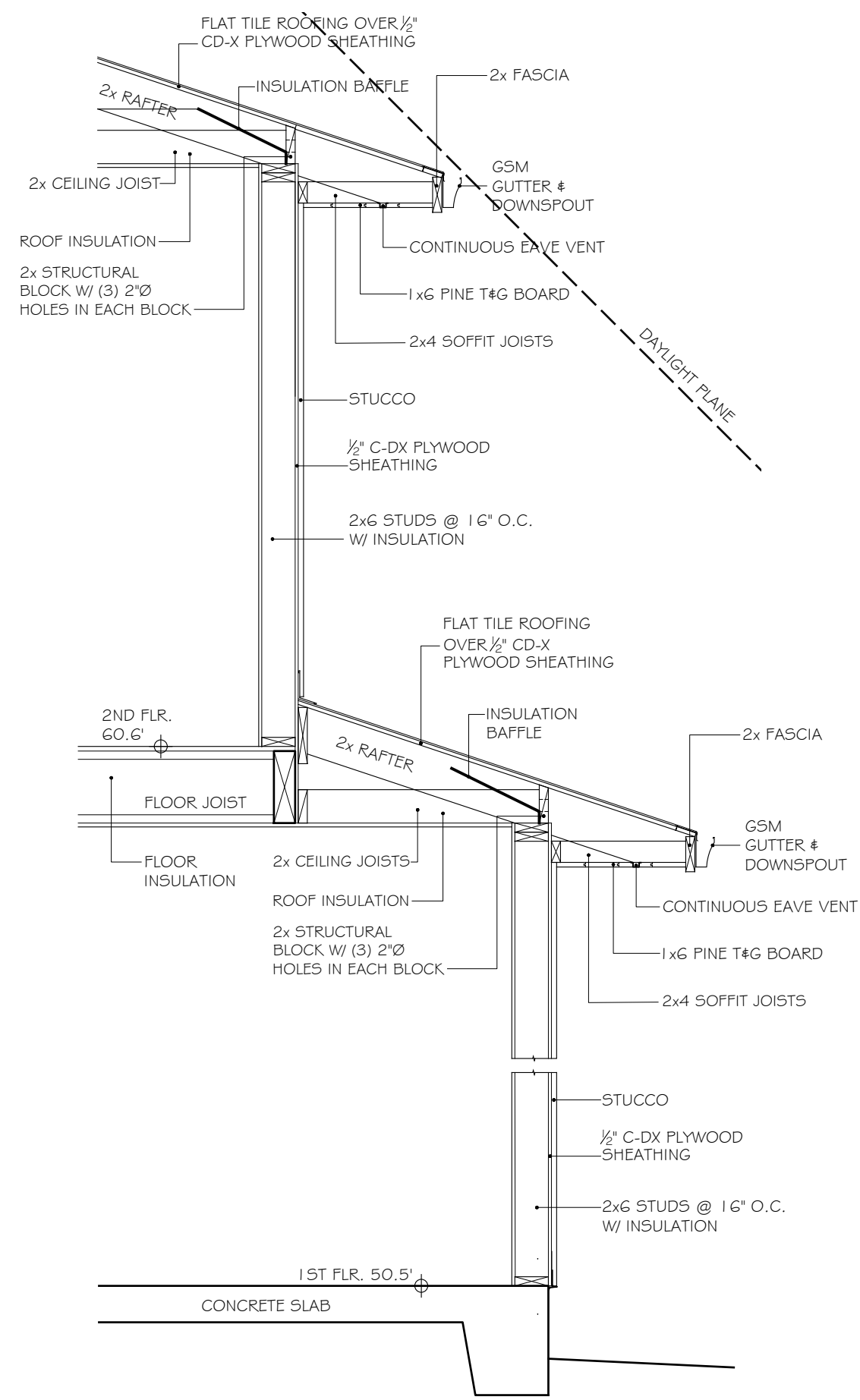
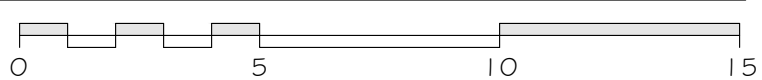
HEETS



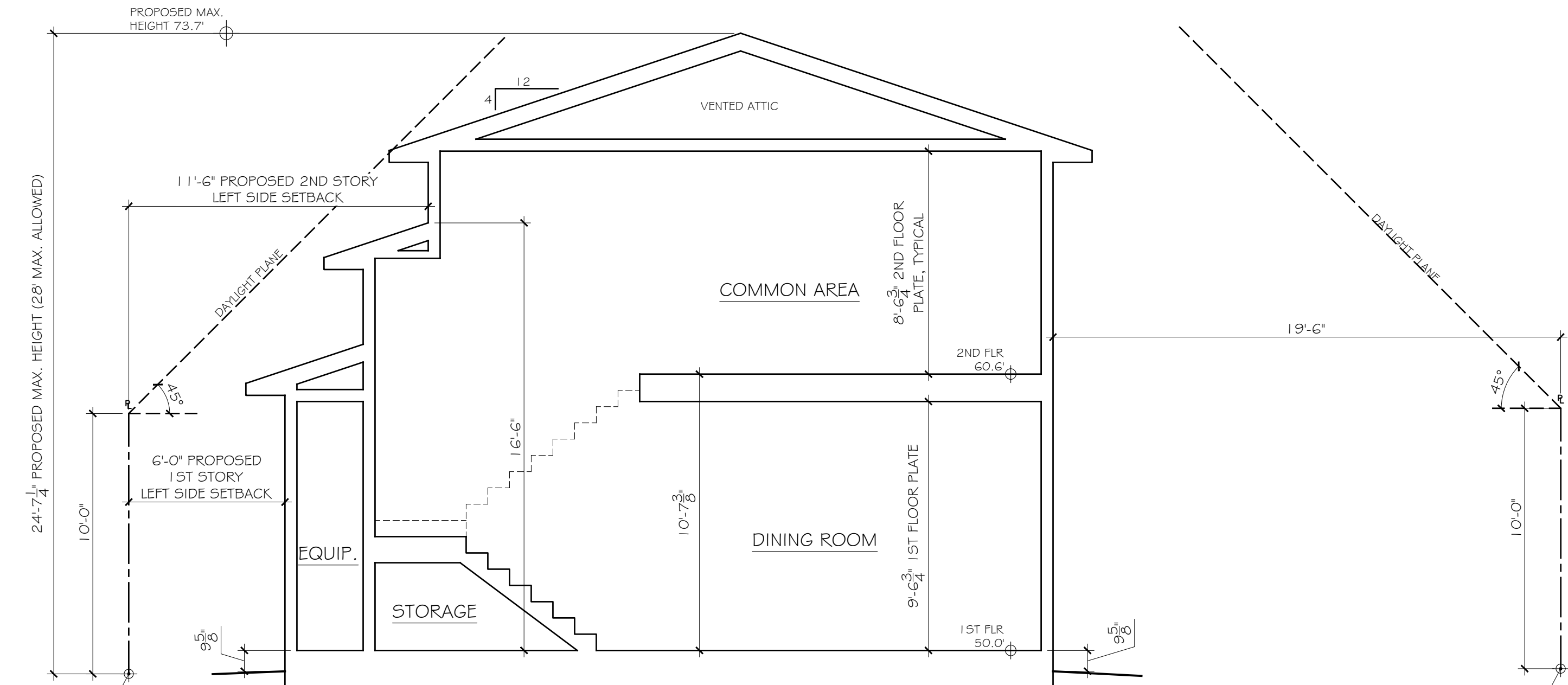


SECTION A-A

1/4" = 1'-0"

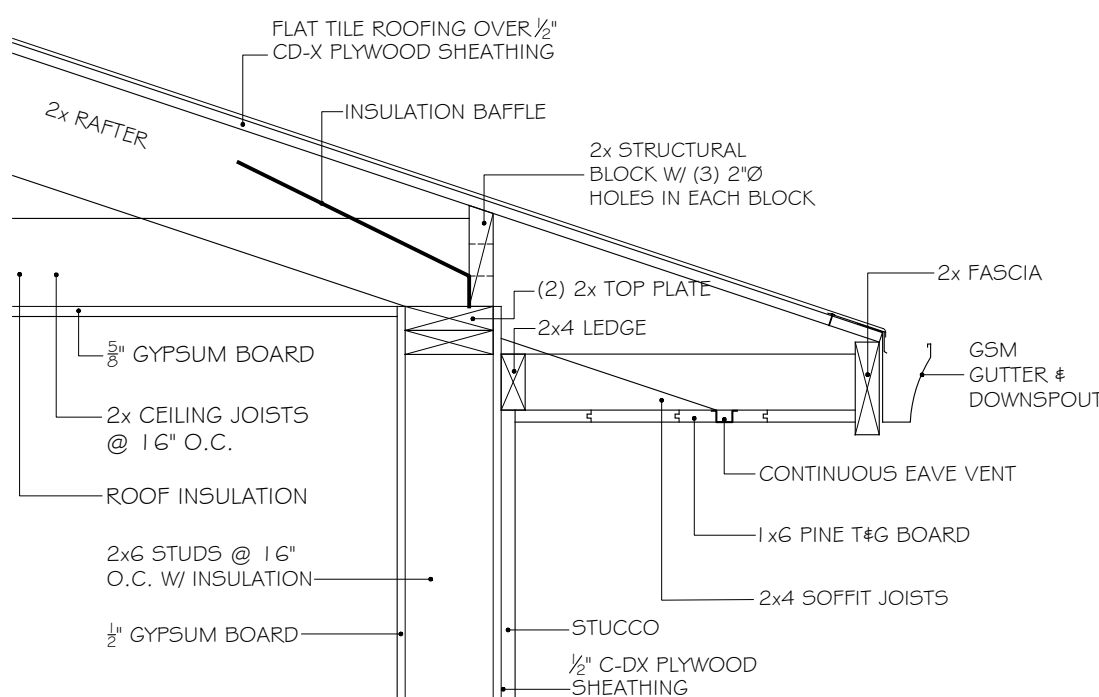
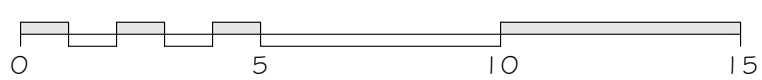


ENLARGED WALL SECTION 1/2" = 1'-0"



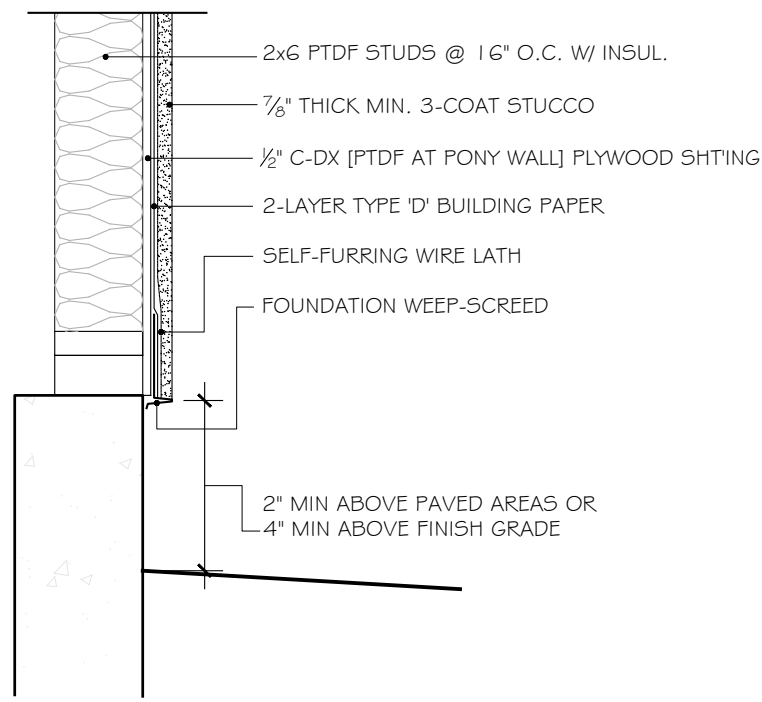
SECTION B-B

1/4" = 1'-0"



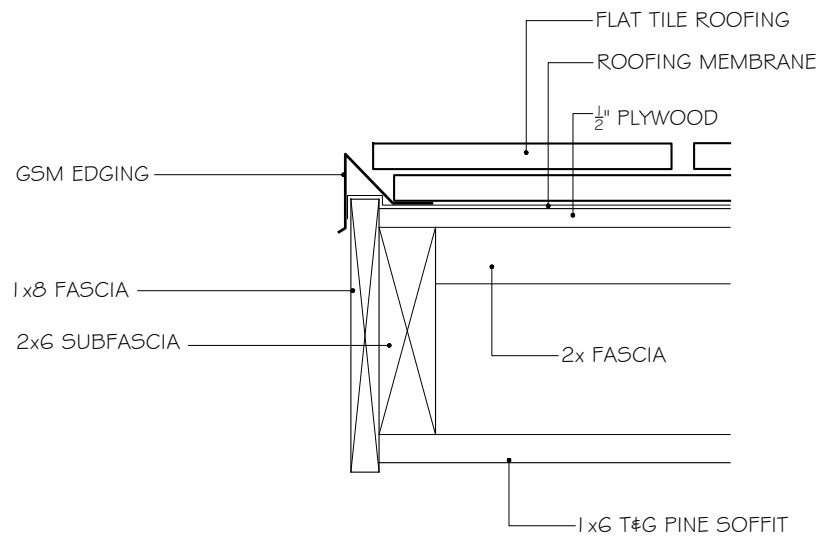
TYPICAL EAVE

NTS



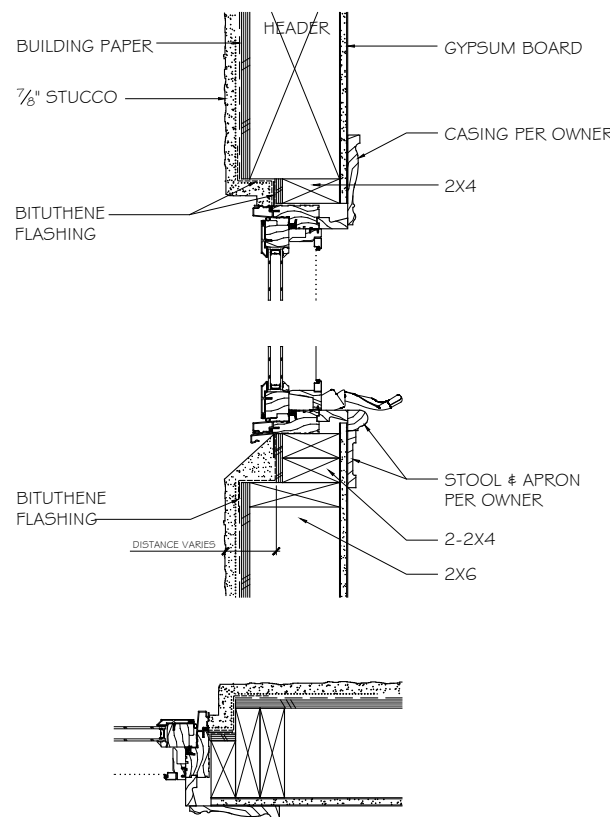
WEEP SCREED

NTS



ROOF RAKE DETAIL

NTS



RECESSED WINDOWS

NTS

DRAWINGS PREPARED BY
CHRIS SPAULDING
ARCHITECT

801 CAMELIA STREET SUITE E
BERKELEY CALIFORNIA 94710
(510) 527-5997 FAX (510) 527-5999

| REVISIONS | BY |
|--------------------------|----|
| 5-5-2025 IR, ReSubmittal | |
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|-------------------|--|
| PRELIMINARY SET | |
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PROPOSED NEW 2-STORY HOME FOR THE
SULLIVAN FAMILY
530 BARRON AVE
PALO ALTO CALIFORNIA

| | |
|--------|----------|
| DATE: | 1-24-25 |
| SCALE: | AS NOTED |
| DRAWN: | CS/DB |
| JOB: | SULLIVAN |
| SHEET | |

A10
OF 14 SHEETS

[illegible]

Y - Yes; the measure is in the scope of work
N - No; the measure is not in the scope of work
PAMC - Palo Alto Municipal Code; locally amended
[N] - New Construction
[MF] - Multi-family dwellings
[AA] - Additions and alterations
[HR] - High-rise building


Y STAMPS ONLY

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: 530 Barron Ave, Palo Alto, CA 94306

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: Robert Weatherhill Print: Robert Weatherhill ISA#: WE-1936A Date: 4/24/25

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).

SULLIVAN RESIDENCE
530 BARRON AVENUE

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

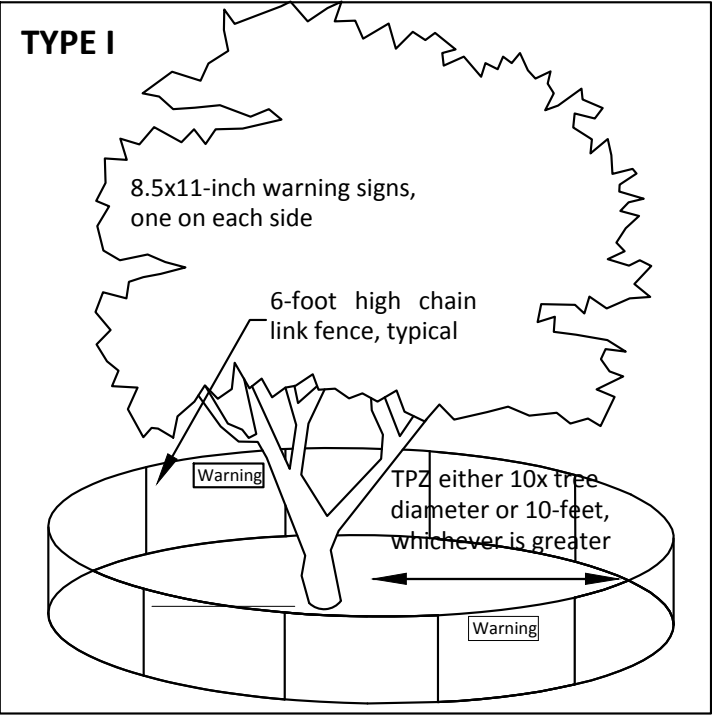
Updated 03/31/2025

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).

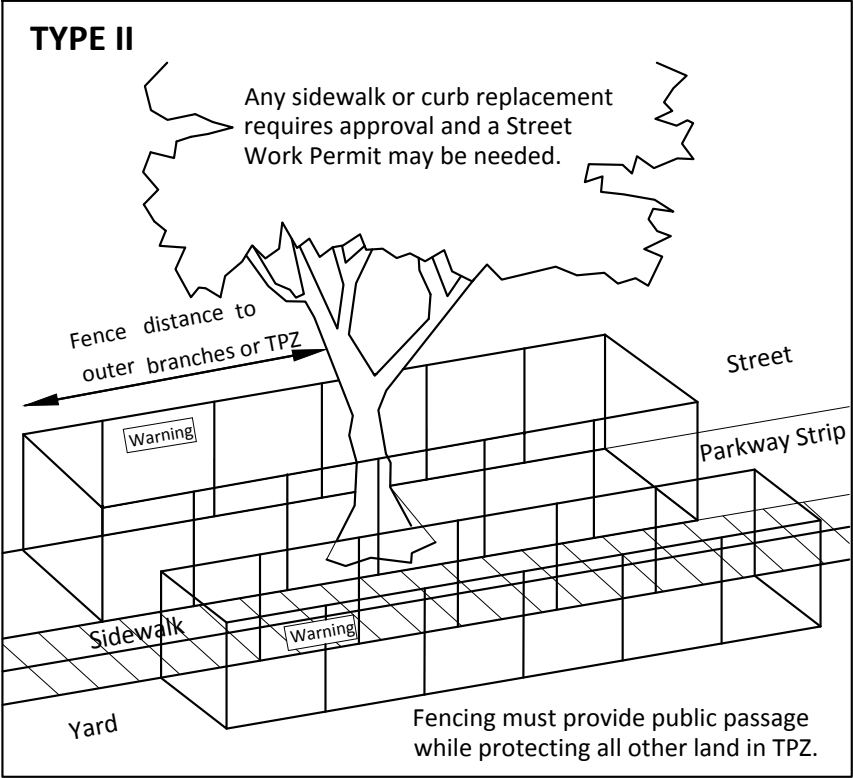
The TPZ is a restricted activity and restricted trenching area - see Tree & Landscape Technical Manual Sec 3.03.6(A1,B1,B5,6), any proposed trench or form work within TPZ of a protected tree requires approval from Urban Forestry. Call 650-496-5953.



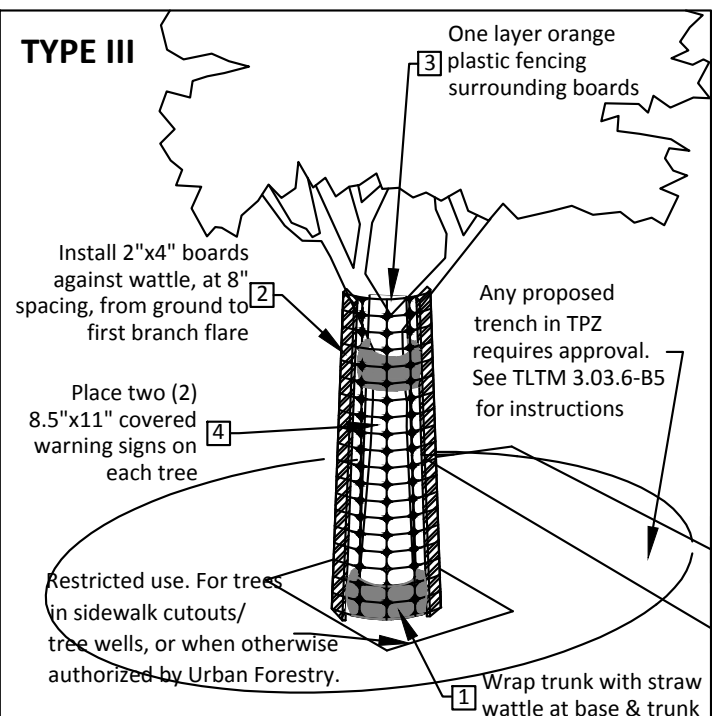
Type I Tree Protection: Layout configuration applies to all Protected Trees, matching the site diagram with the tree preservation report (TPR) distances written for the project. Fencing should be shown on plans as it will be installed. A curved fence for a TPZ is generally not practical.

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.



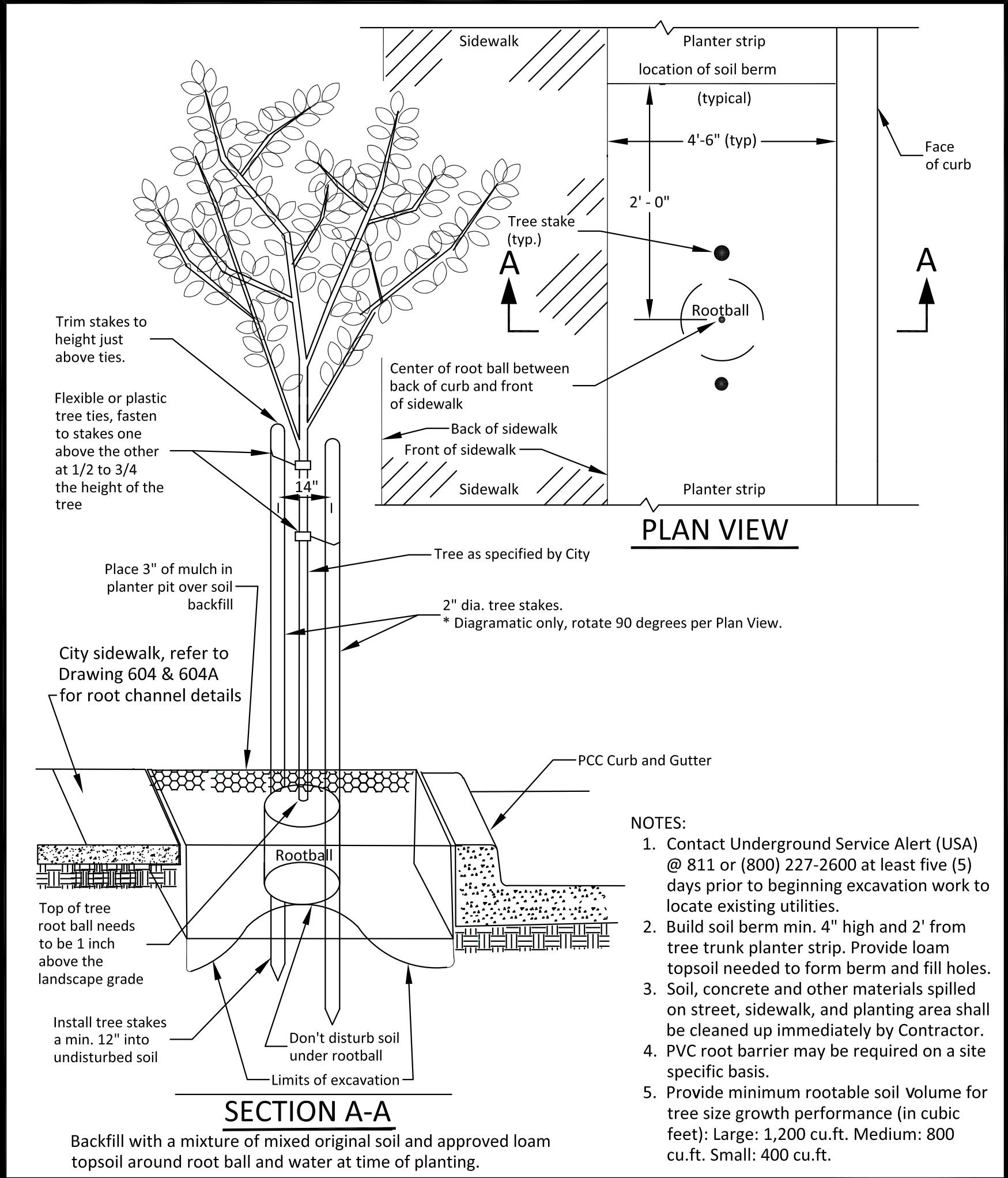
Type II Tree Protection: Layout configuration applies to all parkway strip or public trees near sidewalk.




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.

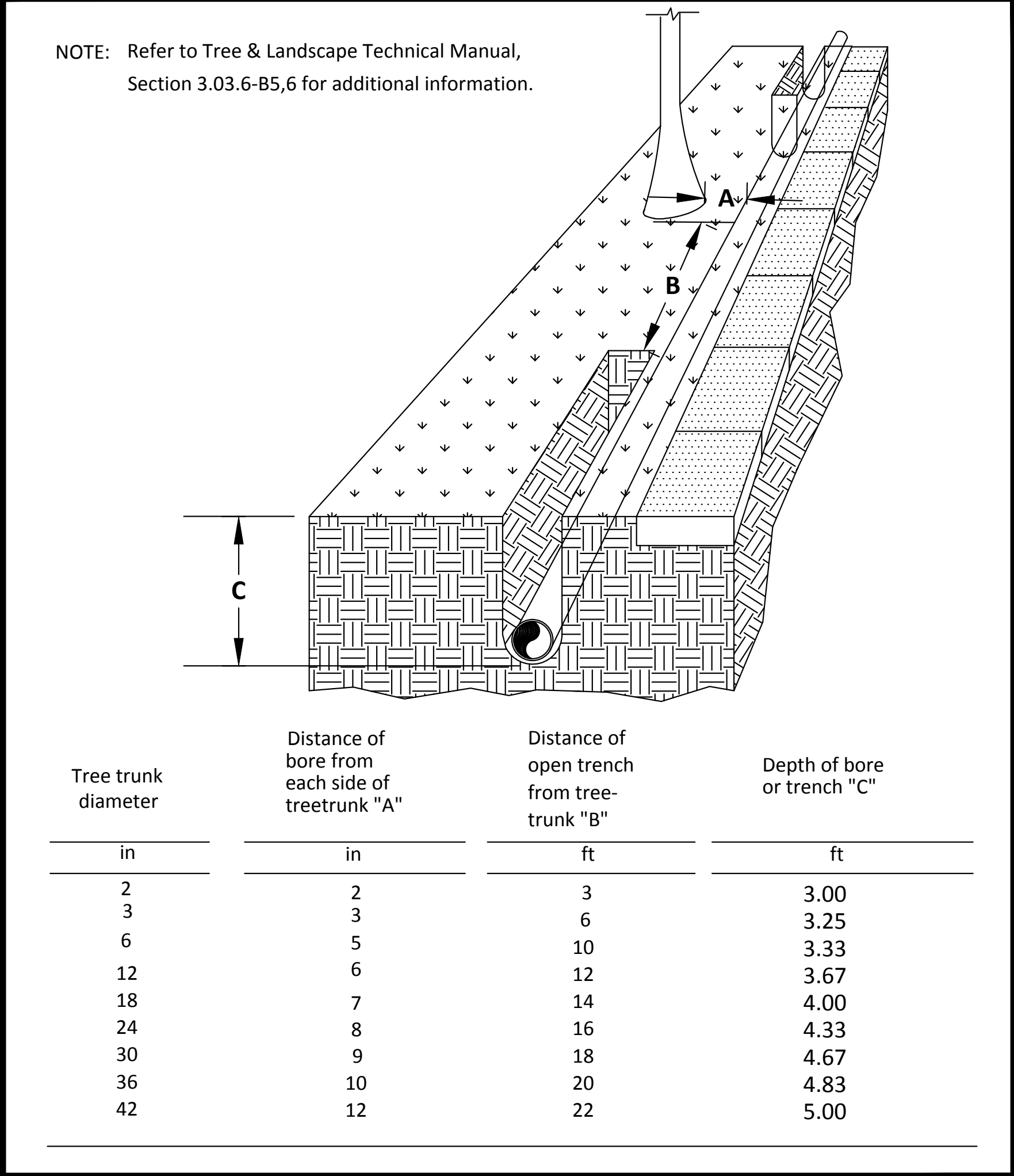
Required tree protection shall be installed **before** demolition, excavation, or site work occurs.

| Rev | By | Date | Tree Protection During Construction | City of Palo Alto Standard | Approved by: | |
|------------|-----|----------|--|----------------------------|--------------|----------------|
| 1 | DD | 08/10/06 | | | P. GOLLINGER | |
| 2 | JGH | 06/02/16 | | | PE No. | ISA-WE: 7320BM |
| 3 | RTN | 05/22/17 | | | Date | 10/24/2024 |
| 4 | PGG | 10/24/24 | | | Dwg No. | 605 |
| Scale: NTS | | | | | | |



- NOTES:
- Contact Underground Service Alert (USA) @ 811 or (800) 227-2600 at least five (5) days prior to beginning excavation work to locate existing utilities.
 - Build soil berm min. 4" high and 2' from tree trunk planter strip. Provide loam topsoil needed to form berm and fill holes.
 - Soil, concrete and other materials spilled on street, sidewalk, and planting area shall be cleaned up immediately by Contractor.
 - PVC root barrier may be required on a site specific basis.
 - 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.


| Rev | By | Date | Tree Detail Planter Strip | Approved by: |
|------------|-------|----------|------------------------------|---|
| 1 | Ron L | 04/15/03 | |  |
| 2 | JT | 08/14/06 | | |
| 3 | HQN | 03/19/07 | | |
| 4 | RTN | 06/11/17 | | |
| Scale: NTS | | | City of Palo Alto Standard | 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 tree trunk "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 | | |  |
| 2 | JT | 08/14/06 | | | |
| 3 | RTN | 06/11/17 | | | |
| 4 | PGG | 11/23/22 | | | |
| Scale: NTS | | | PE No. 72158 | | Dwg No. 504 |
| | | | Date 01/10/18 | | |



CITY OF PALO ALTO

LANDSCAPE DISCLOSURE STATEMENT

THIS FORM MUST BE COMPLETED FOR ALL PROJECTS THAT INCLUDE LANDSCAPING

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

Palo Alto Municipal Codes, Chapters 12.32.040, 16.14, and 18.40.130 requires compliance with the State Model Water Efficient Landscape Ordinance (MWEL). 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 [MWEL Submittal & Guidelines](#) document for further details.

PROPERTY ADDRESS: 530 Barron Ave, Palo Alto, CA 94306

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* = 1000 s.f. (estimate)

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

3. If rehabilitated landscape is included, enter the square footage: Rehabilitated Landscape**= 0 s.f.

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

4. Enter the total combined square footage of all landscaping included in the project***= 1000 s.f.

***If the total square footage of all landscaping is greater than 2500 square feet the project will need to submit MWEL 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: Thomas Sullivan Print: Thomas Sullivan Date: 4/25/25

Revised 03/05/2025

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

Project
Data

T-2

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

