



SHEET INDEX

T1	TITLE SHEET
A2	EXISTING SITE SURVEY
A3	ARCHITECTURAL SITE PLAN - APPROVED
A4	ARCHITECTURAL SITE PLAN - REVISED
A5	FLOOR PLAN - SECOND FLOOR
A6	FLOOR PLAN - THIRD FLOOR
A7	FLOOR PLAN - FOURTH FLOOR
A8	AOE ELEVATIONS
A9	SECOND STREET ELEVATIONS
A10	AMINITIES PACKAGE
A11	SITE SECTIONS
A12	SITE SECTIONS
A13	AOE STREET SCENE
A14	COLOR AND MATERIALS BOARD - APPROVED
A15	COLOR AND MATERIALS BOARD - REVISED
A16	CORNER PERSPECTIVE
A17	ARCHITECTURAL VIGNETTES
A18	ROOF TOP DECK SKETCH
A19	TRASH DETAILS
A20	GARAGE INFORMATION
A21	CARPORTS
A22	LANDSCAPE PLAN
A23	LANDSCAPE SKETCH
A24	LIGHTING DETAILS
A25	LIGHTING PLANS
A26	LIGHTING PLANS

PERSPECTIVE VIEW - From Corner of Avenue of the Flags

VICINITY MAP



PROJECT DIRECTORY

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PROJECT ADDRESS: 518 AVENUE OF THE FLAGS, BUELLTON, CA
APN: 137-170-006

PROJECT STATISTICS

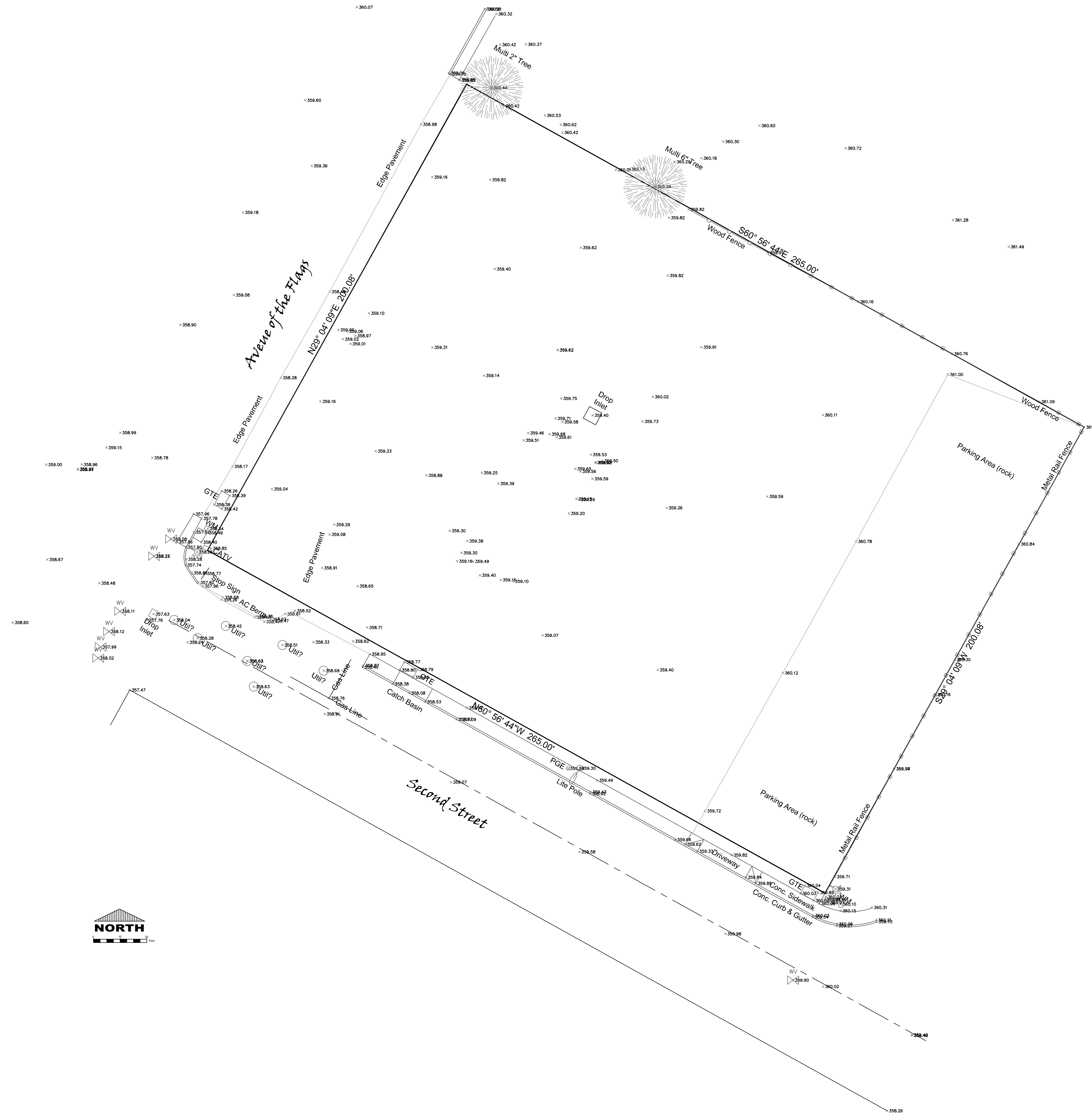
	PROPOSED	APPROVED
ZONING	C-R GENERAL COMMERCIAL	C-R GENERAL COMMERCIAL
SPECIFIC PLAN DISTRICT	#3 CIVIC JUNCTION, PLANNING UNIT E-3	#3 CIVIC JUNCTION, PLANNING UNIT E-3
CONSTRUCTION TYPE	VA	VA
SPRINKLERS	NFPA 13	NFPA 13
PARCEL SIZE:	1.22 ACRES (53,037 SF)	1.22 ACRES (53,037 SF)
DENSITY ALLOWED:	25-40 DU/ACRE	25-40 DU/ACRE
DENSITY PROPOSED:	39.34 DU (48/1.22 ACRE)	39.34 DU (48/1.22 ACRE)
TOTAL GROSS BUILDING AREA	52,945 SF	74,152 SF
MIXED USE GROUND FLOOR AREA	COMMERCIAL = 1,475 SF RESIDENTIAL GARAGES = 4,621 WORK = 2,790 SF	COMMERCIAL = 5,511 SF RESIDENTIAL GARAGES = 11,262 SF
1ST FLOOR AREA	16,288 SF (31.1 % LOT COVERAGE)	20,753 SF
RESIDENTIAL 2ND FLOOR AREA	12,560 SF	13,036 SF
RESIDENTIAL 3RD FLOOR AREA	12,560 SF	17,688 SF
RESIDENTIAL 4TH FLOOR AREA	11,537 SF	12,950 SF
OPEN SPACE REQUIRED:	250 SF / UNIT = 12,000 S.F.	250 SF / UNIT = 12,000 S.F.
OPEN SPACE PROPOSED:	12,867 SF	12,868 SF
LANDSCAPING REQUIRED:	7,956 SF (15% OF NET SITE AREA)	7,956 SF (15% OF NET SITE AREA)
LANDSCAPING PROPOSED:	7,319 SF + 1,800 SF (25% HARDSCAPE ALLOWANCE)	5,972 SF + 1,989 (25% HARDSCAPE ALLOWANCE.)
TOTAL LANDSCAPING:	9,119 SF	7,961 SF
MAX. ALLOWED HEIGHT:	35'-0" (50' W/ DOR INCENTIVE)	35'-0" (50' W/ DOR INCENTIVE)
MAX. PROPOSED HEIGHT:	47'-0" FT. (TYPICAL PARAPET)	41'-0" (TYPICAL PARAPET)
BUILDING SETBACKS	REQUIRED	PROPOSED
	FRONT 0'	1'
	SIDE 0'	12"
	REAR 0'	50'-6"
		APPROVED
		1'
		1'
		49'-10"

PROJECT UNITS AND PARKING

	PROPOSED	APPROVED
AUTO PARKING	CALCULATION	SPACE COUNT
PARKING REQUIRED:		
RESIDENTIAL	1/STUDIO = 6 UNITS * 1 = 6 SPACES 1/1BED = 23UNITS * 1 = 23 SPACES 2/2BED = 15UNITS * 2 = 30 SPACES LIVE/WORK = 4 UNITS * 2 = 8 SPACES TOTAL = 48 UNITS = 67	6 23 30 8 67
RESIDENTIAL GUEST	1/5 UNITS = 48/5 = 10 SPACES	10
COMMERCIAL	1/300 SF = 1,475/300 = 5 SPACES	5
TOTAL REQUIRED	82 SPACES	82
TOTAL PROPOSED	3 DOUBLE WIDE TANDEM GARAGES (3 GARAGES, 4 SPACES EACH) COVERED SOLAR CARPORTS SINGLE DEEP GARAGES	12 58 12
	TOTAL ON-SITE PARKING	82
	NEW ADDITIONAL OFF-SITE STREET PARKING	6
BICYCLE PARKING	COMMERCIAL SHORT TERM RES. LONG TERM (ONE PER UNIT)	4 48

Topographic Survey

of
 APN 137-170-006
 518 Avenue of the Flags
 Buellton, CA



Surveyor's Statement

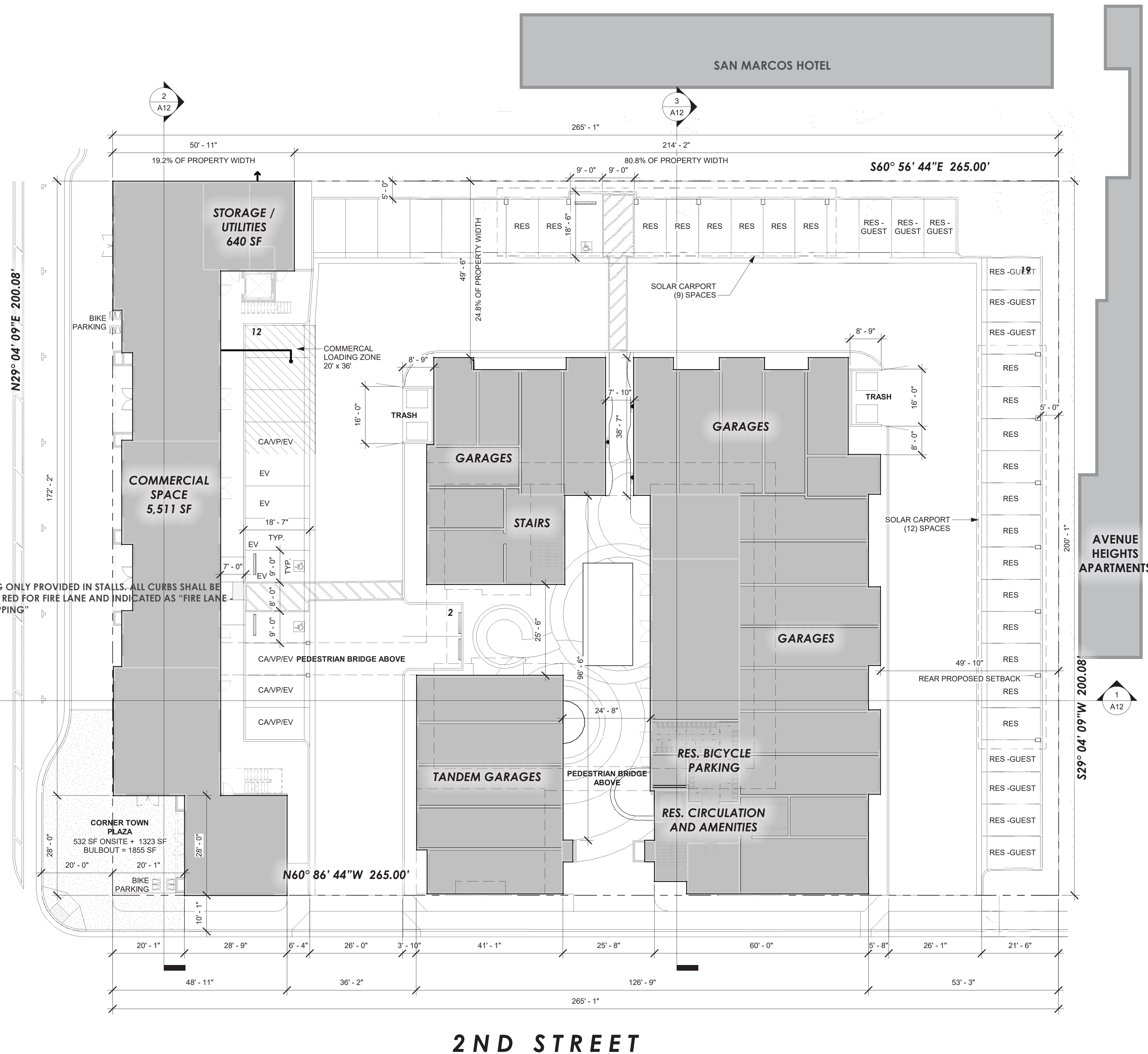
This topographic survey was prepared by me or under my direction in conformance with the requirements of the Professional Land Surveyor's Act. No property corners were found in the performance of this survey. Accessory monumentation was utilized to place the record boundary hereon. The Basis of Bearings for this survey is the bearing of N30°41'01"E between the City of Buellton Control Network points 2010-11 and 2010-12 as calculated from the map filed in Book 177 of Records of Survey, Pages 89 & 90. Horizontal datum is based on CCS 83 1991.35 values. Vertical datum is based on NAVD 88 elevations determined by direct observation to Benchmark No. 2010-12, elevation 373.46'. No Preliminary Title Report was provided prior to this survey. Linework updated to reflect removal concrete and asphalt improvements.

[Signature]
 9/29/2021
 Jon McKellar
 PLS 7578



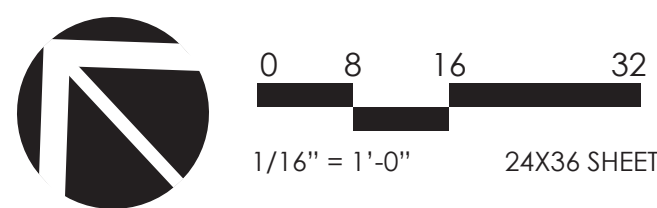
AVENUE OF FLAGS

NOTE:
PARKING ONLY PROVIDED IN STALLS. ALL CURBS SHALL BE
PAINTED RED FOR FIRE LANE AND INDICATED AS "FIRE LANE -
NO STOPPING"

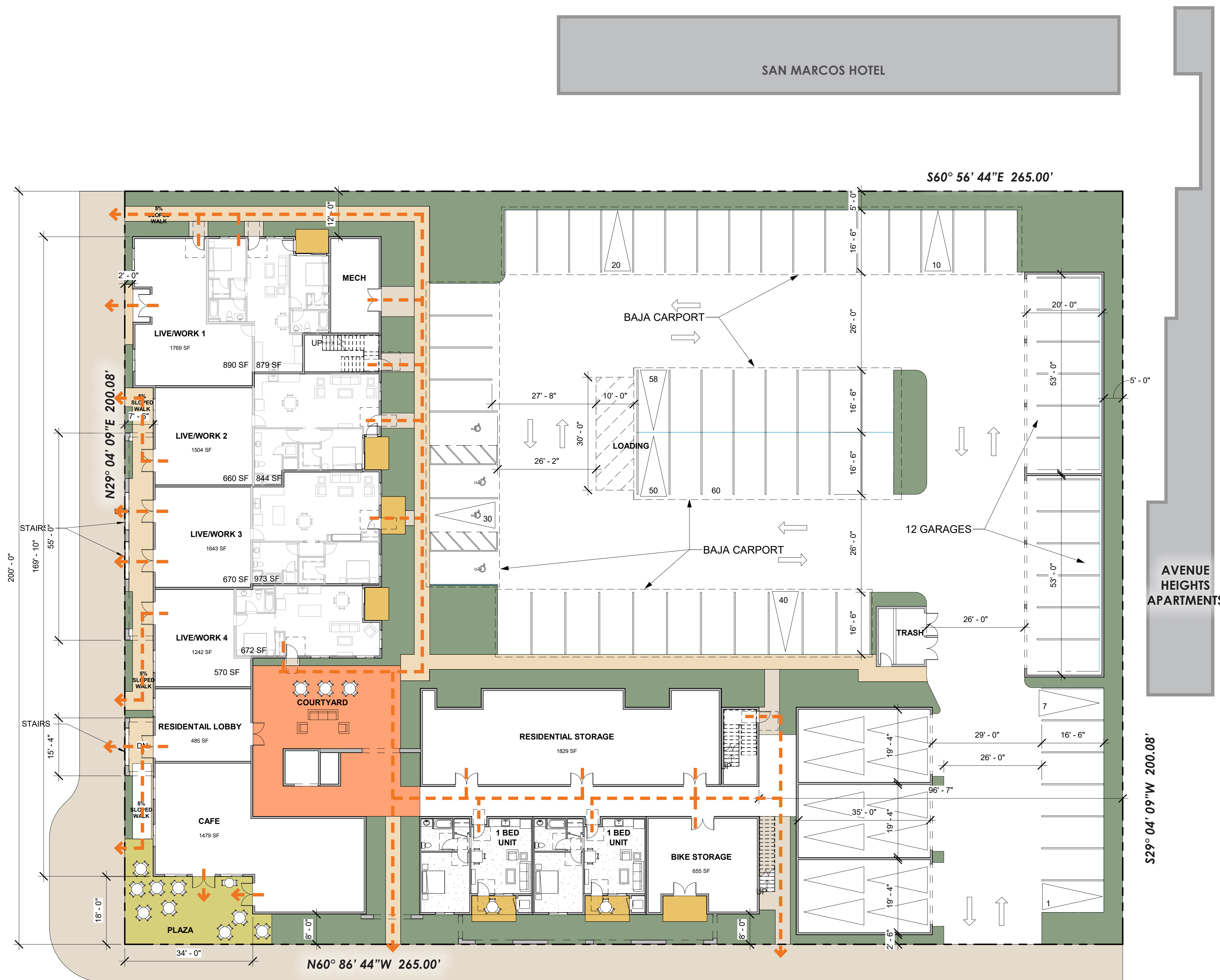


PARKING

AUTO PARKING	CALCULATION	SPACE COUNT
PARKING REQUIRED:		
RESIDENTIAL	1/BEDROOM = 29*1 + 19*2 = 67 SPACES	67
RESIDENTIAL GUEST	1/5 UNITS = 48/5 = 10 SPACES	10
COMMERCIAL	1/300 SF = 5,511/300 = 19 SPACES	19
TOTAL REQUIRED	96 SPACES	96
TOTAL PROPOSED	19 TANDEM GARAGES (19*2) 8 SINGLE CAR GARAGES 19 COVERED SOLAR CARPORTS 33 UNCOVERED SPACES TOTAL ON-SITE PARKING	38 8 19 33 98
	NEW ADDITIONAL OFF-SITE STREET PARKING	6
BICYCLE PARKING		
	NOT REQUIRED	
	COMMERCIAL SHORT TERM	4
	RESIDENTIAL LONG TERM (1 PER UNIT IN SHARED ROOM ADJACENT TO EL)	48



AVENUE OF FLAGS



2ND STREET

SAN MARCOS HOTEL

AVENUE HEIGHTS APARTMENTS

HATCH LEGEND

- LANDSCAPE AREA (7,319 SF)
- PLAZA (COUNTING TOWARDS OPEN SPACE) (730 SF)
- PRIVATE OPEN SPACE (474 SF THIS FLOOR)
- COMMON OPEN SPACE (1,456 SF THIS FLOOR)
- SIDEWALK/HARDSCAPE
- DECORATIVE HARDSCAPE (COUNTING TOWARD LANDSCAPE AREA - 1,800 SF)
- EGRESS

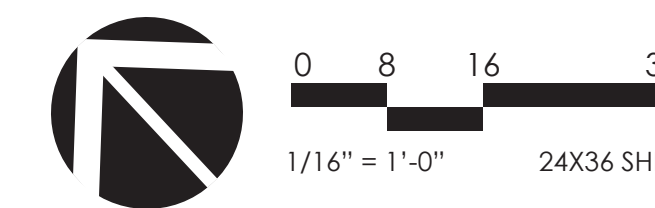
UNIT COUNT, THIS FLOOR
 2 - 1 BEDROOM UNITS
 4 - LIVE WORK UNITS (1 BED OR STUDIOS)

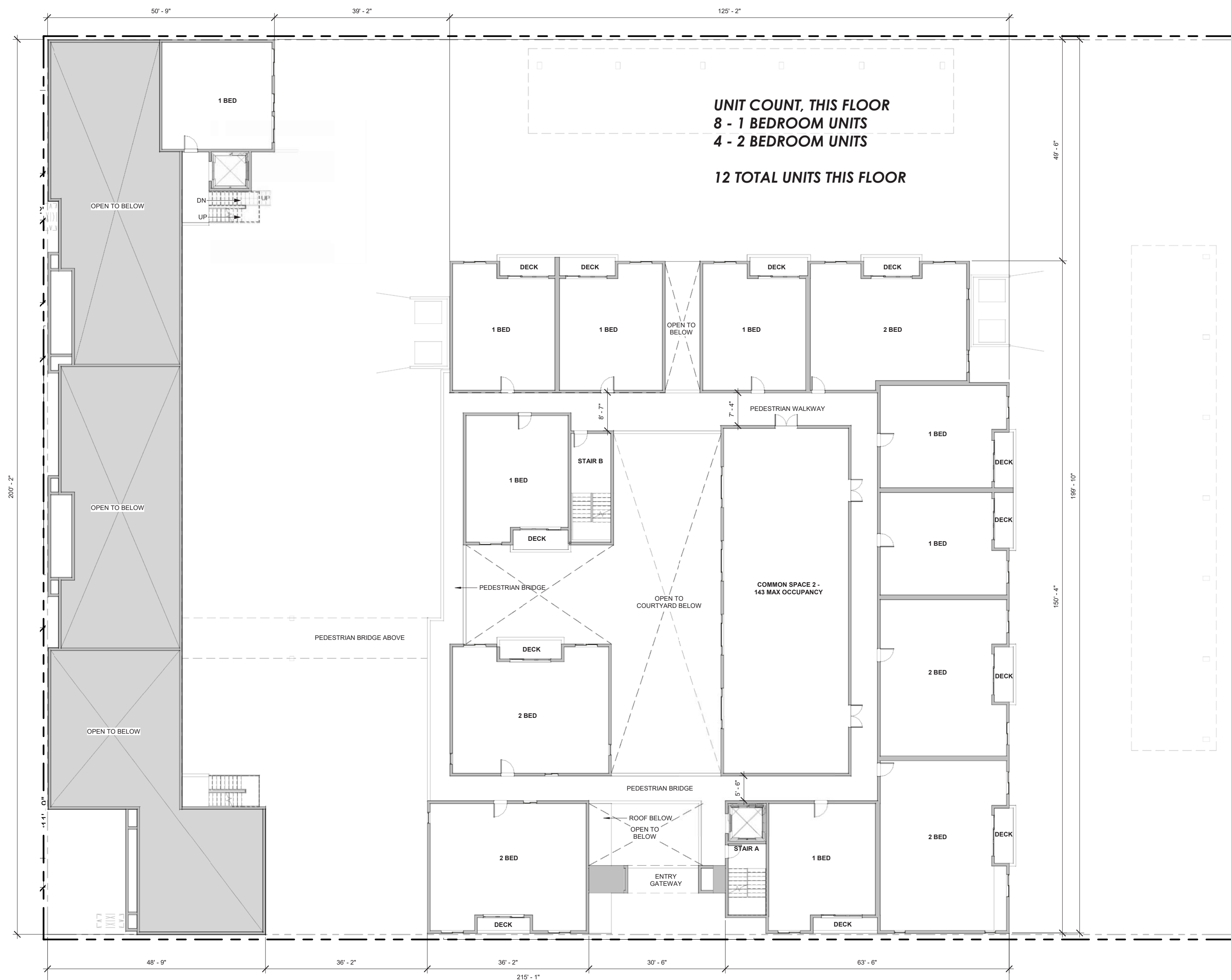
6 TOTAL UNITS THIS FLOOR

PROJECT UNITS AND PARKING

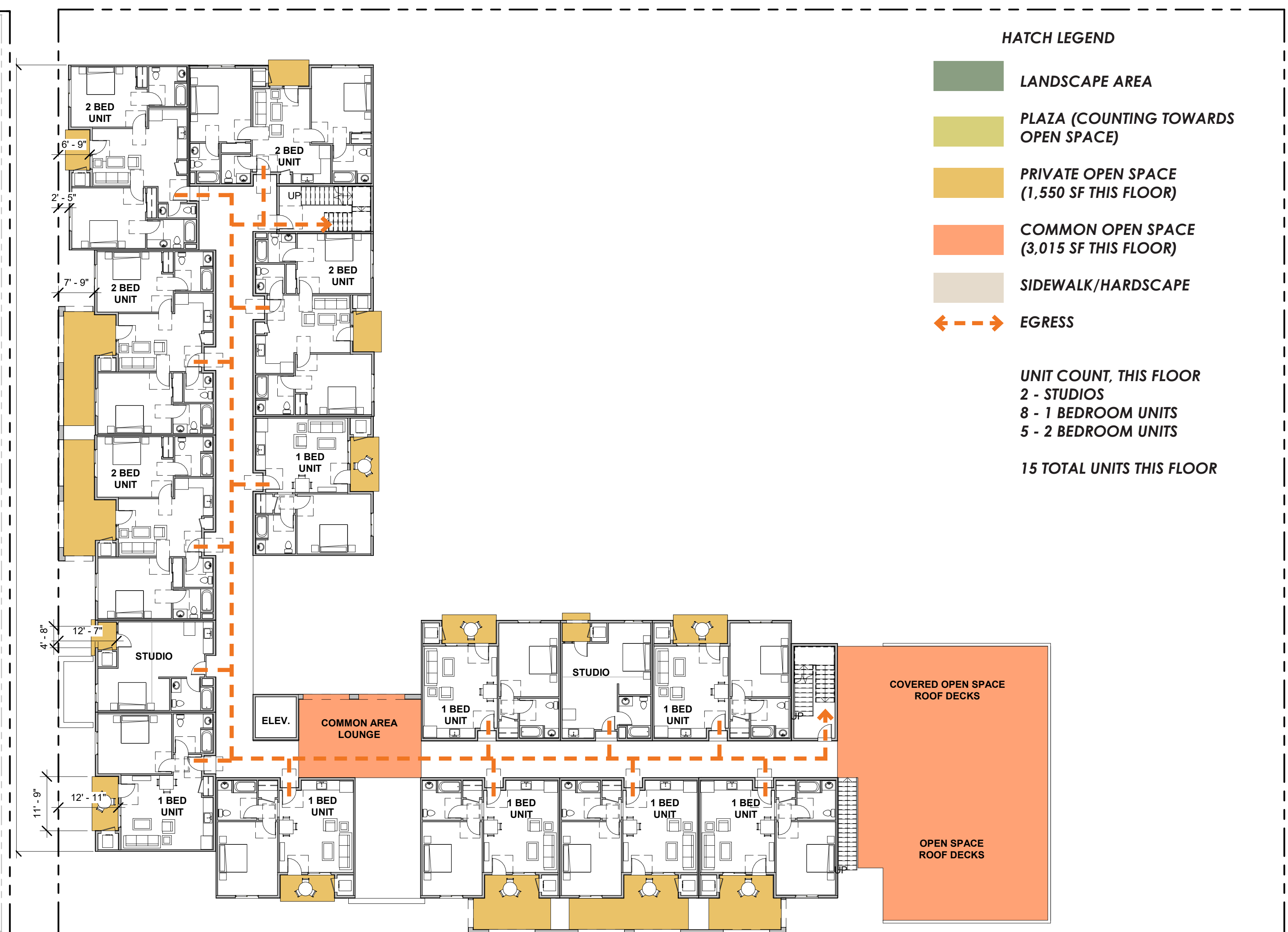
PROPOSED

AUTO PARKING	CALCULATION	SPACE COUNT
PARKING REQUIRED:		
RESIDENTIAL	1/STUDIO = 6 UNITS * 1 = 6 SPACES	6
	1/1BED = 23UNITS * 1 = 23 SPACES	23
	2/2BED = 15UNITS * 2 = 30 SPACES	30
	LIVE/WORK = 4 UNITS * 2 = 8 SPACES	8
	TOTAL = 48 UNITS	67
RESIDENTIAL GUEST	1/5 UNITS = 48/5 = 10 SPACES	10
COMMERCIAL	1/300 SF = 1,475/300 = 5 SPACES	5
TOTAL REQUIRED	82 SPACES	82
TOTAL PROPOSED	3 DOUBLE WIDE TANDEM GARAGES (3 GARAGES, 4 SPACES EACH) COVERED SOLAR CARPORTS	12 73
TOTAL ON-SITE PARKING		
	NEW ADDITIONAL OFF-SITE STREET PARKING	6
BICYCLE PARKING	COMMERCIAL SHORT TERM	4
	RES. LONG TERM (ONE PER UNIT)	48



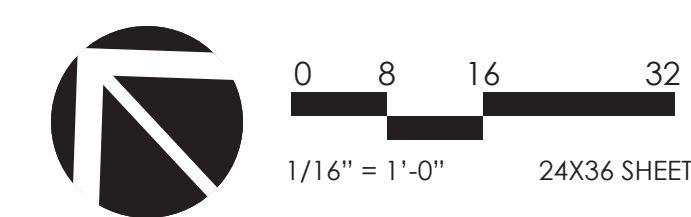


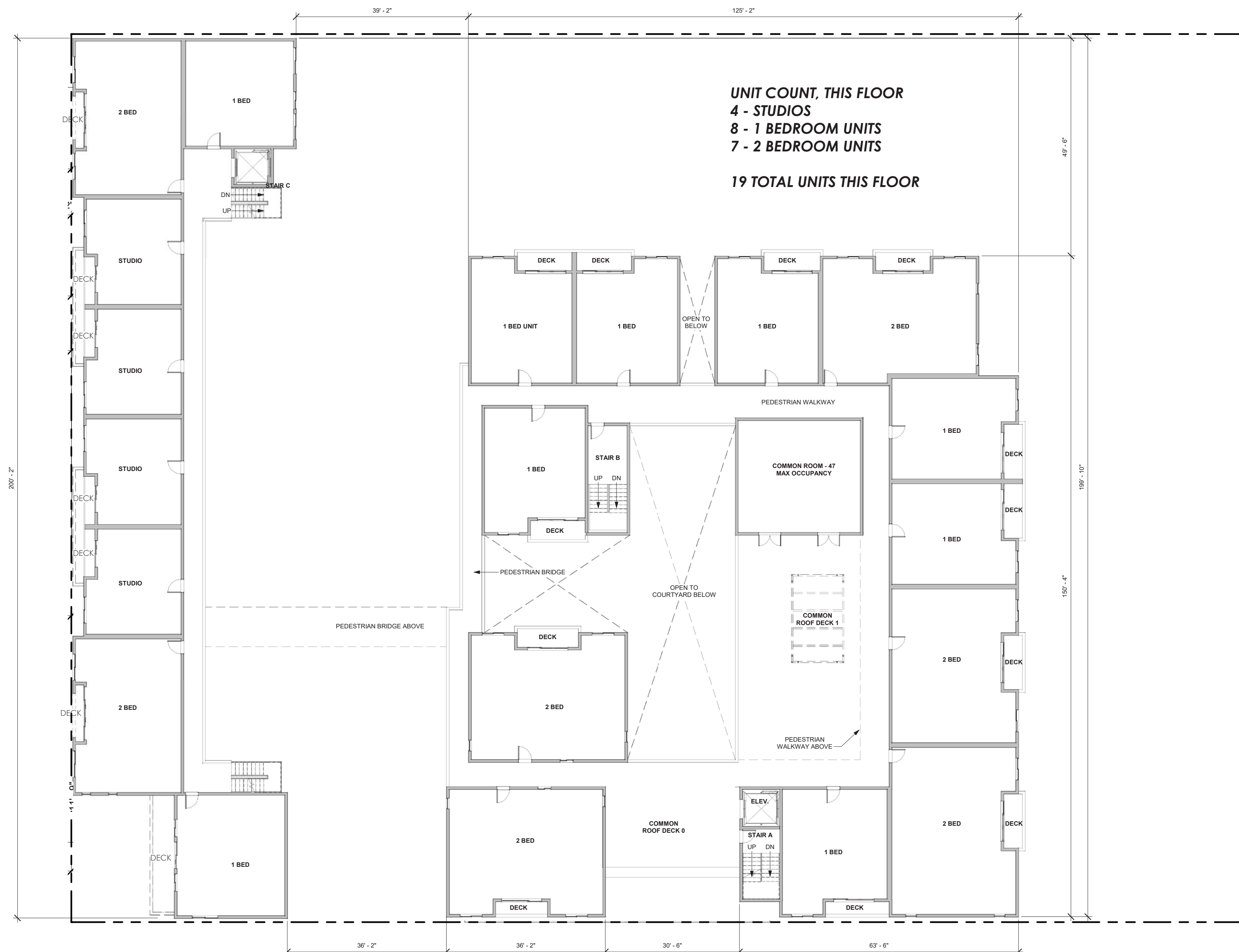
1 SECOND FLOOR PLAN - APPROVED
 1/16" = 1'-0" (24 X 36 SHEET)



2 SECOND FLOOR PLAN - REVISED
 1/16" = 1'-0" (24 X 36 SHEET)

- HATCH LEGEND**
- LANDSCAPE AREA
 - PLAZA (COUNTING TOWARDS OPEN SPACE)
 - PRIVATE OPEN SPACE (1,550 SF THIS FLOOR)
 - COMMON OPEN SPACE (3,015 SF THIS FLOOR)
 - SIDEWALK/HARDSCAPE
 - EGRESS
- UNIT COUNT, THIS FLOOR**
 2 - STUDIOS
 8 - 1 BEDROOM UNITS
 5 - 2 BEDROOM UNITS
 15 TOTAL UNITS THIS FLOOR

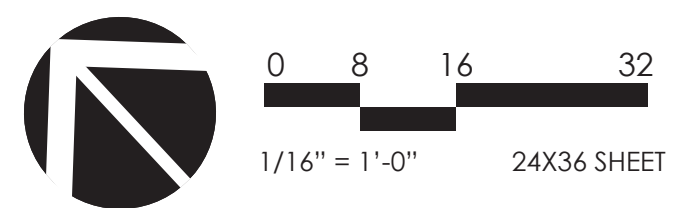


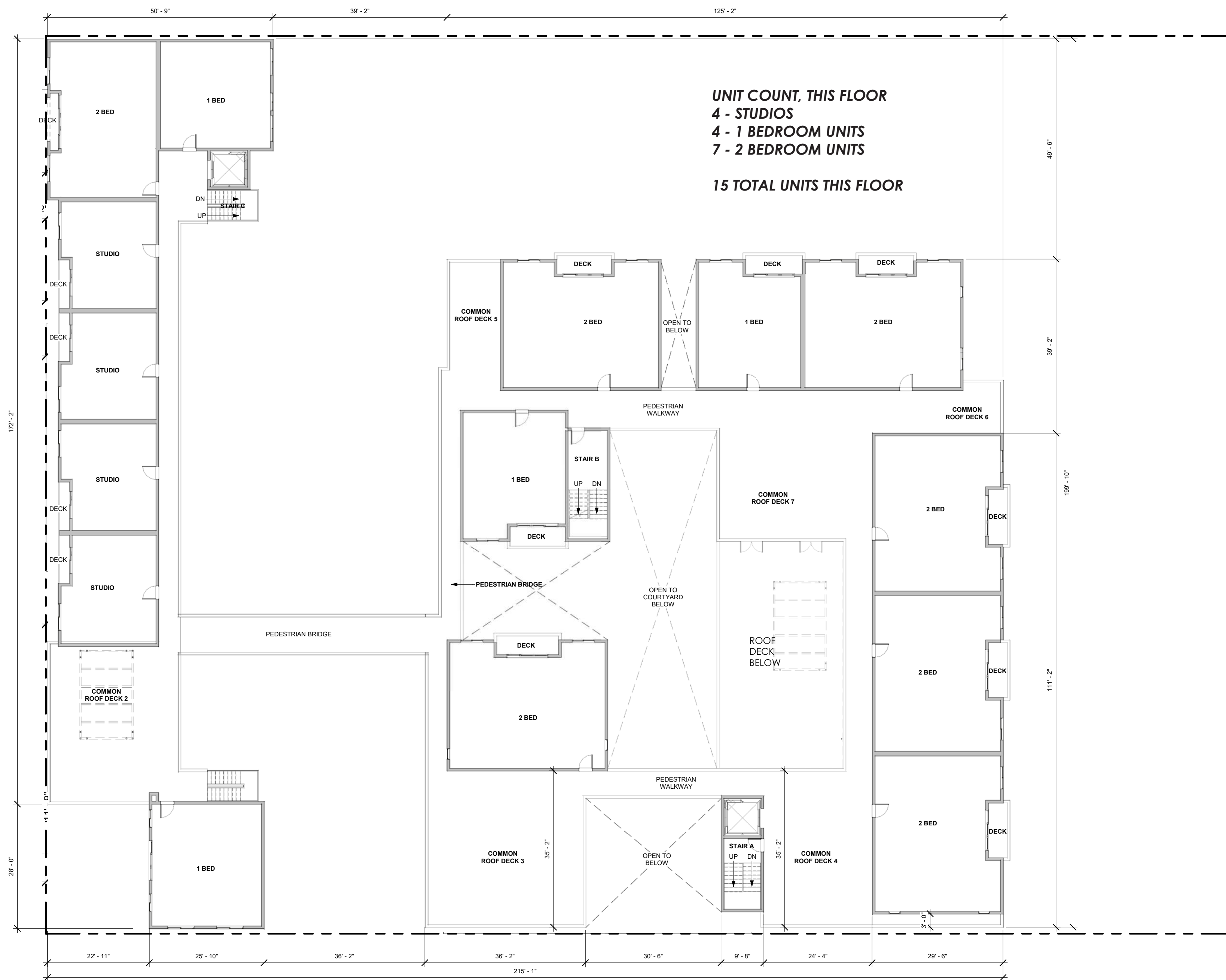


1 **THIRD FLOOR PLAN - APPROVED**
 1/16" = 1'-0" (24 X 36 SHEET)



2 **THIRD FLOOR PLAN - REVISED**
 1/16" = 1'-0" (24 X 36 SHEET)

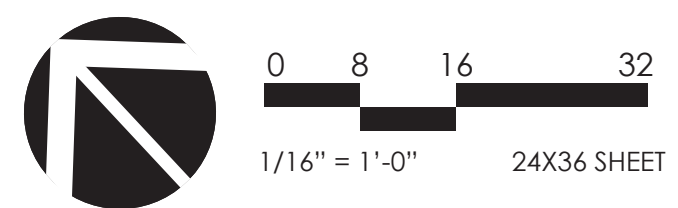




1 **FOURTH FLOOR PLAN - APPROVED**
 1/16" = 1'-0" (24 X 36 SHEET)



2 **FOURTH FLOOR PLAN**
 1/16" = 1'-0" (24 X 36 SHEET)



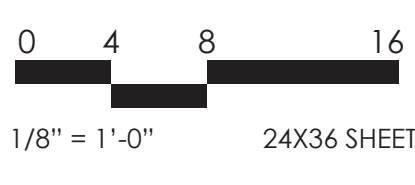


1 APPROVED WEST ELEVATION - AVENUE OF THE FLAGS
1/8" = 1'-0" (24 X 36 SHEET)

Heights Allowed	APPROVED		PROPOSED	
	Minimum: 16'	Minimum: 30'	Minimum: 30'	Minimum: 30'
Maximum: 35' (w/out incentives)	Predominant Max: 41'	Consistent	Predominant Max: 47'	
Max. Façade Height at Property Line: 30' Add'l Height to be Setback 10'	3 rd floor Façade Height: 41' (Front/Side Property Lines) Setbacks Vary: 0' - 49'	Inconsistent; Allowable with DOR Incentive	3 rd floor Façade Height: 32' (Front/Side Property Lines) Setbacks Vary: 0' - 34'-1"	4 th floor Façade Height: 47' (Front/Side Property Lines) Setbacks Vary: 2'-2" - 78'
	Front (AOF): 0' - 23' setbacks (32% of frontage setback > 10')	Inconsistent; Potentially Allowable with Development Plan Modification	Front (AOF): 0' - 34'-1" setbacks (25% of frontage setback > 10')	Front (AOF): 22' - 78' setbacks (37% of frontage setback > 10')
	Side (2 nd Sl.): 0' - 35' setbacks (64% of frontage setback > 10')		Side (2 nd Sl.): 0' - 35' setbacks (56% of frontage setback > 10')	Side (2 nd Sl.): 7' - 35' setbacks (77% of frontage setback > 10')
	Side (No. P/L): 0' - 49' setbacks (71% setback at > 10')		Side (No. P/L): 12' - 132' setbacks (100% setback at > 10')	Side (No. P/L): 12' - 132' setbacks (100% setback at > 10')
Architectural Features: Max. 50' (BMC § 19.04.110 (B))	Art Deco Tower Elements: 46'3" (typical)	Consistent	Art Deco Tower Elements: 45'	Art Deco Tower Elements: 45'



2 REVISED WEST ELEVATION - AVENUE OF THE FLAGS
1/8" = 1'-0" (24 X 36 SHEET)

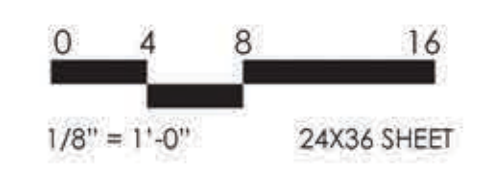




1 **APPROVED SOUTH ELEVATION - 2ND STREET**
 1/8" = 1'-0" (24 X 36 SHEET)



2 **PROPOSED SOUTH ELEVATION - 2ND STREET**
 1/8" = 1'-0" (24 X 36 SHEET)

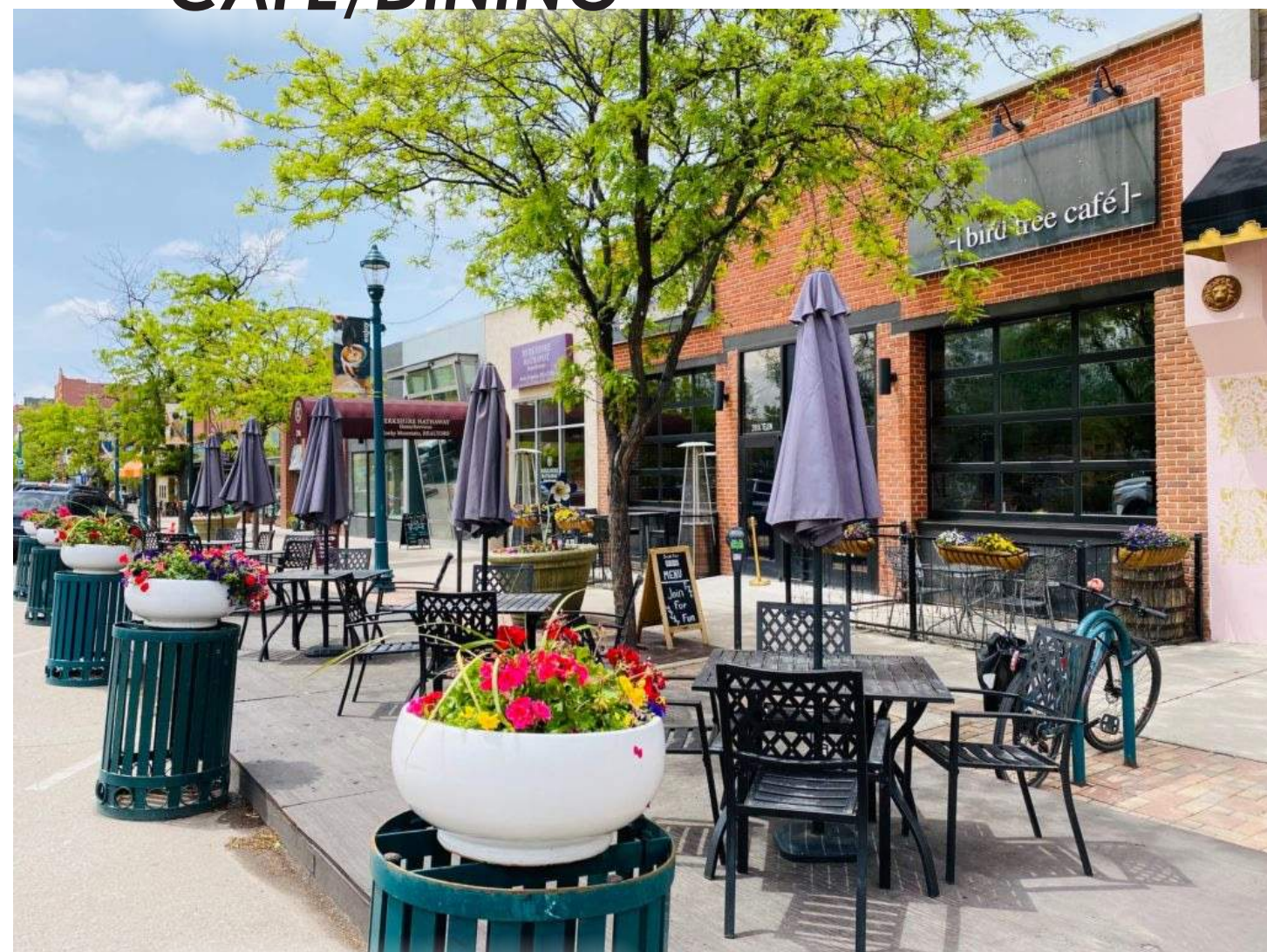




GYM



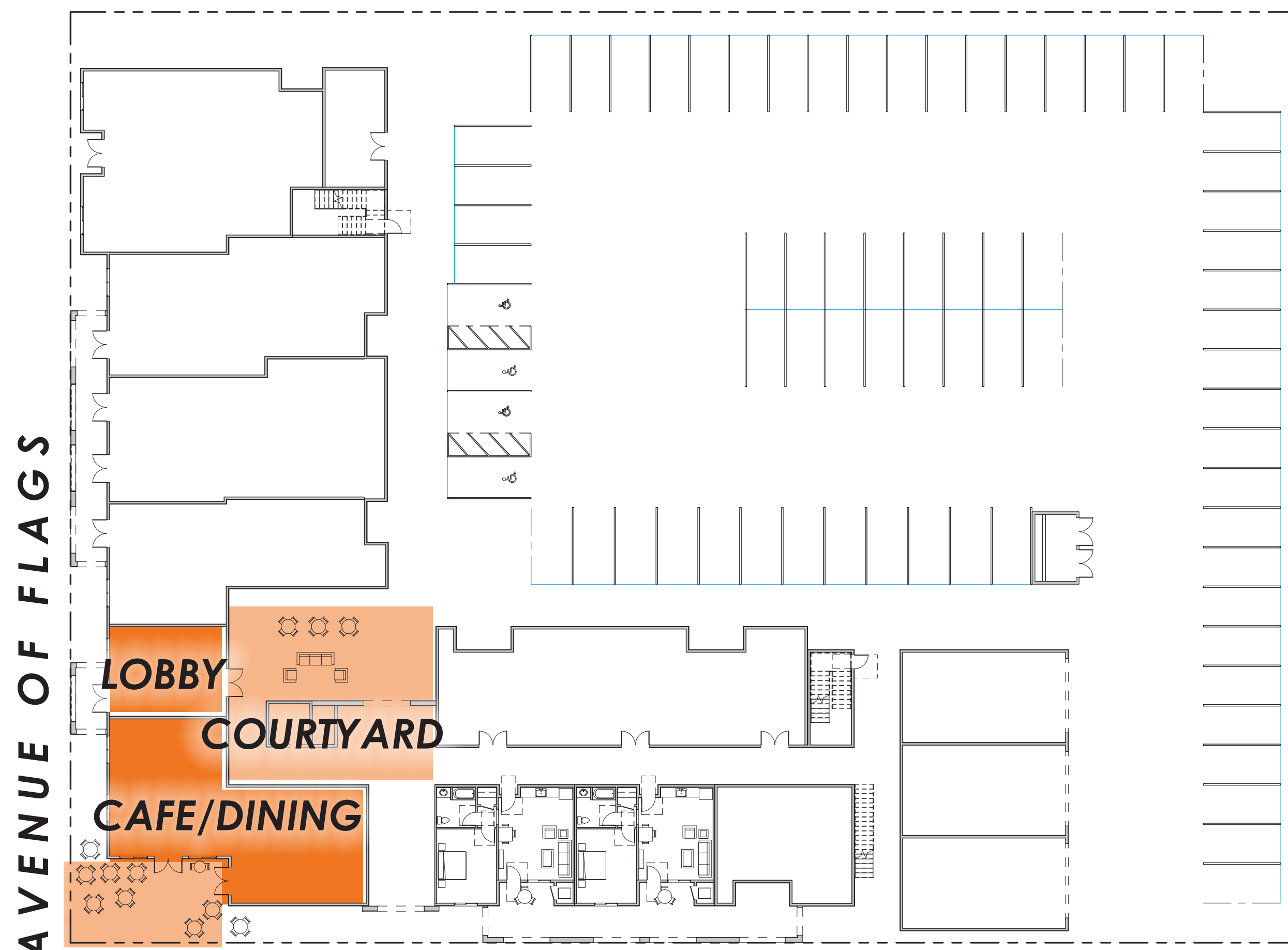
CAFE/DINING



CAFE/DINING



BUSINESS CENTER



AVENUE OF FLAGS

LOBBY
COURTYARD
CAFE/DINING

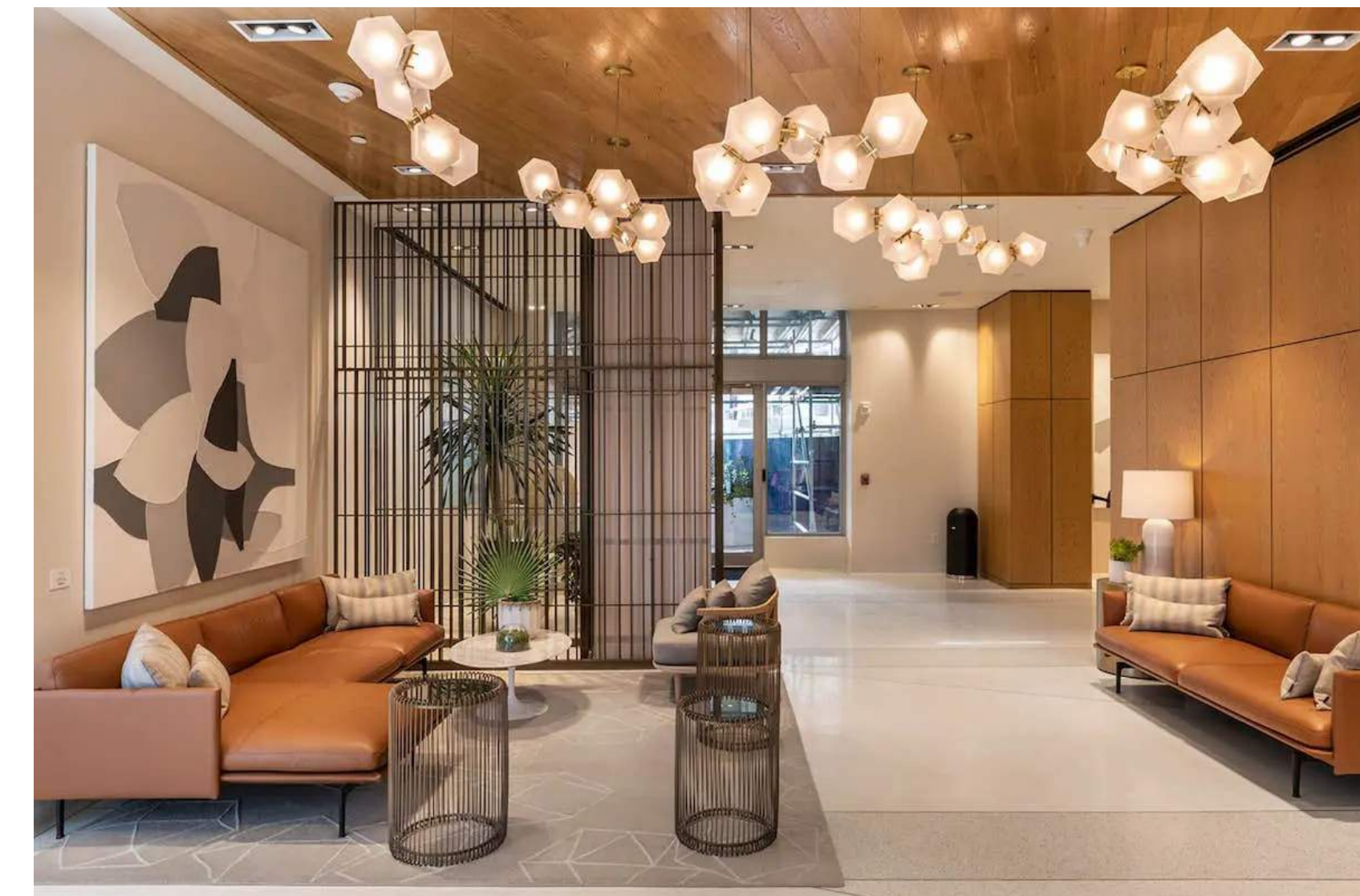
2ND STREET



COURTYARD



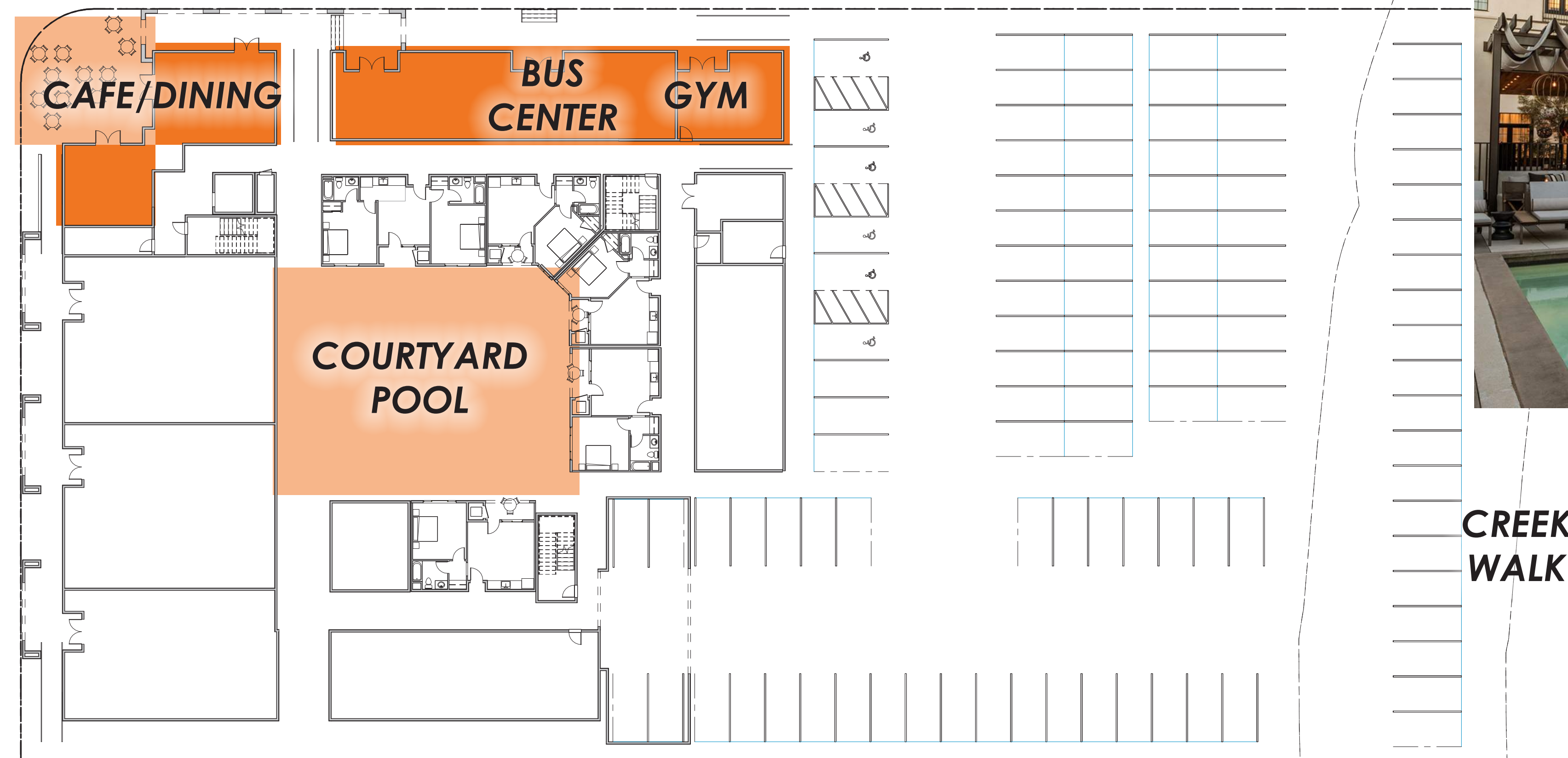
ROOF TOP DECK



RESIDENTIAL LOBBY



CREEK WALK



CAFE/DINING
BUS CENTER
GYM

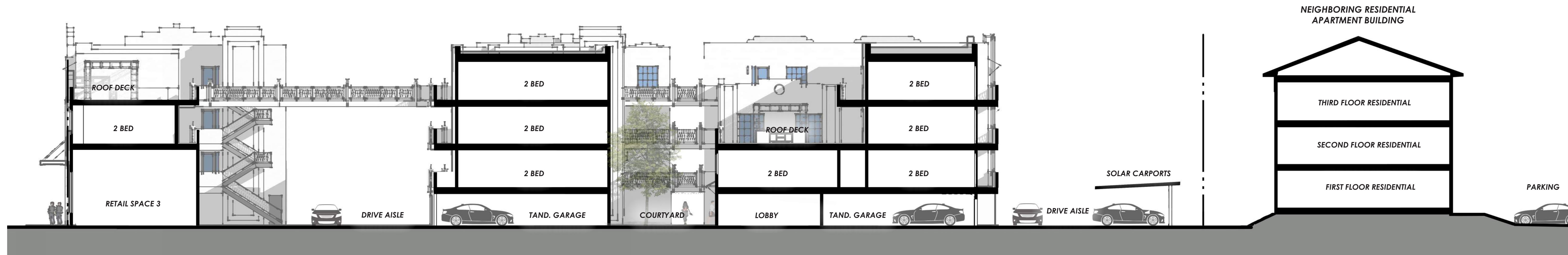
COURTYARD
POOL

CREEK
WALK



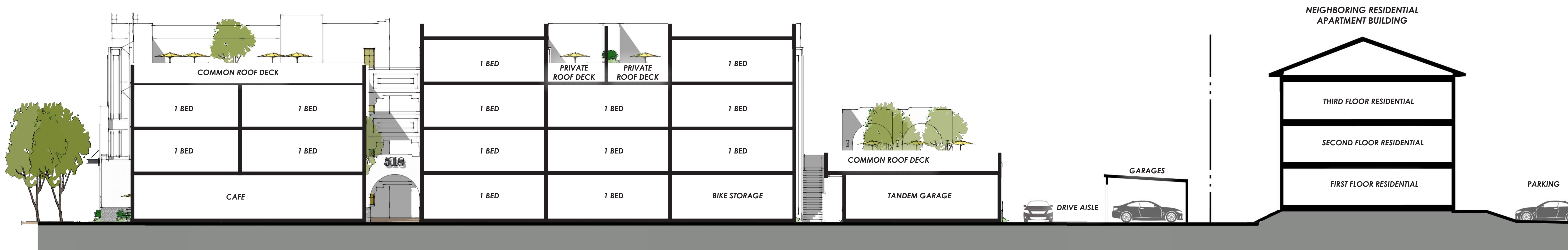
COURTYARD POOL





1 CROSS SECTION WITH SITE NEIGHBOR CONTEXT - APPROVED

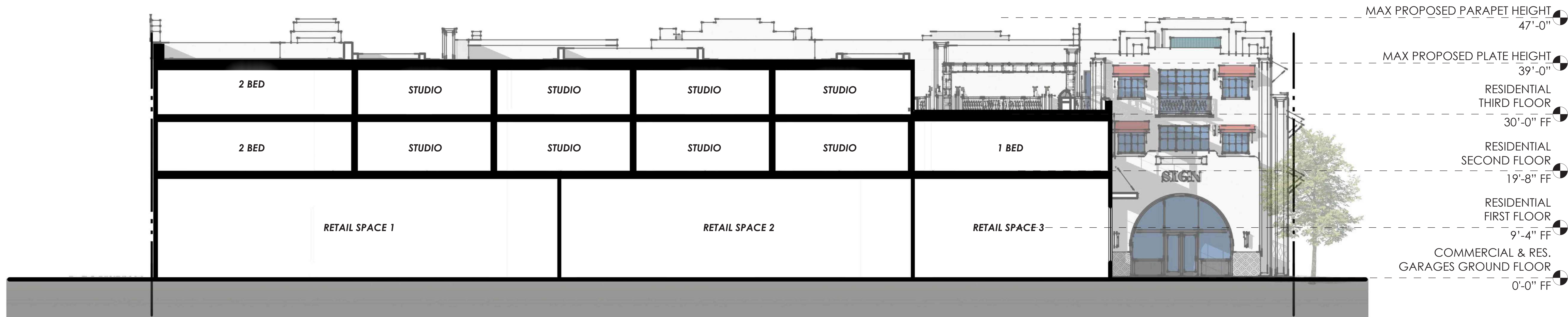
3/32" = 1'-0" (24 X 36 SHEET)



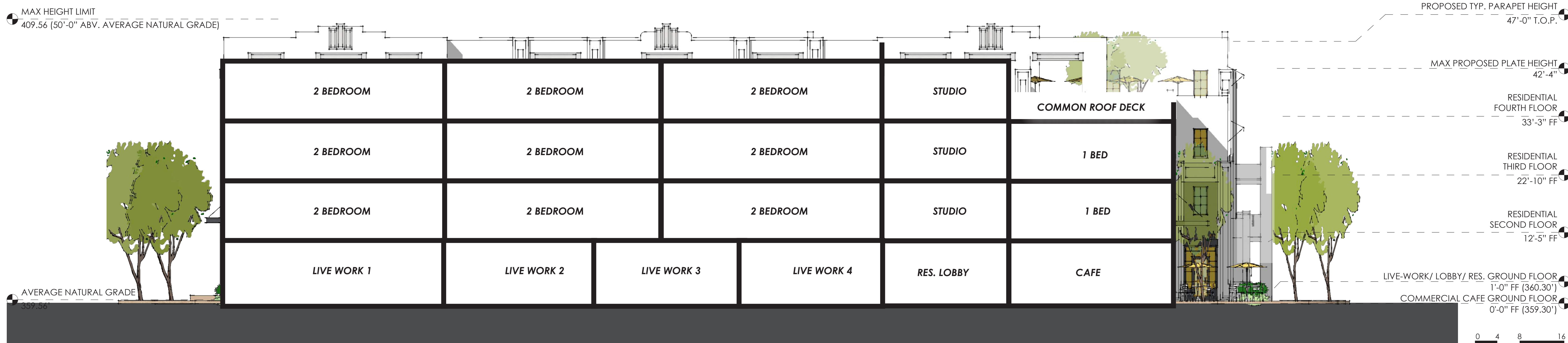
2 CROSS SECTION WITH SITE NEIGHBOR CONTEXT - REVISED

3/32" = 1'-0" (24 X 36 SHEET)

0 6 12 24
3/32" = 1'-0" 24X36 SHEET



1 LONGITUDINAL SECTION LOOKING EAST - APPROVED
 3/32" = 1'-0" (24 X 36 SHEET)



2 LONGITUDINAL SECTION LOOKING EAST - REVISED
 3/32" = 1'-0" (24 X 36 SHEET)



518 AVENUE OF FLAGS - STREET PERSPECTIVE

APPROVED STREET SCENE

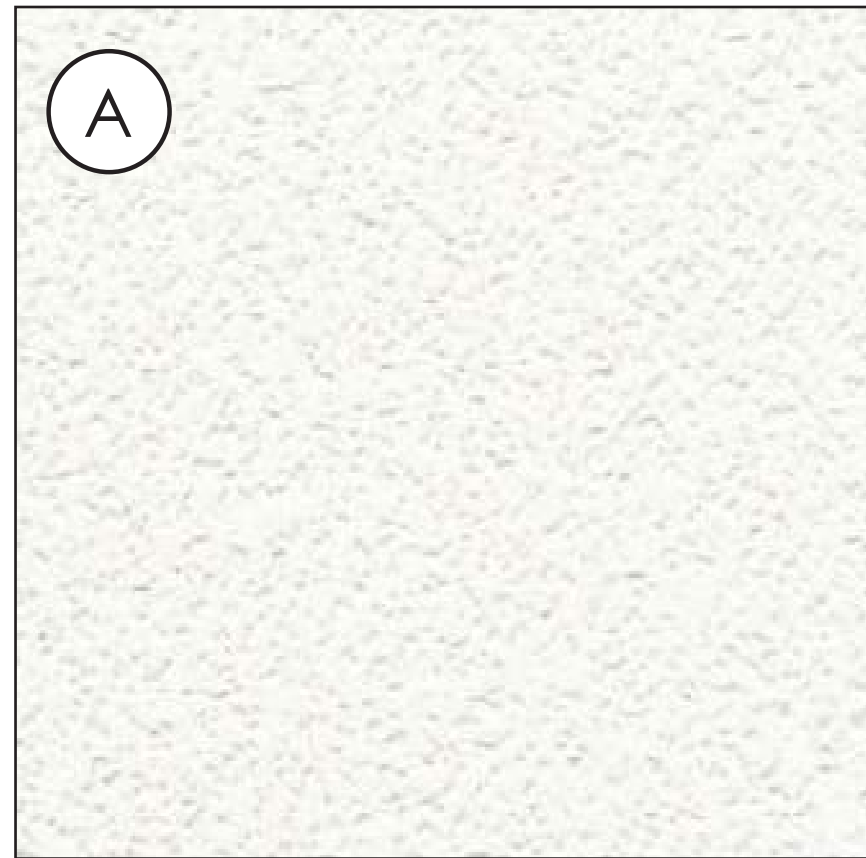
480 AVENUE OF FLAGS - STREET PERSPECTIVE



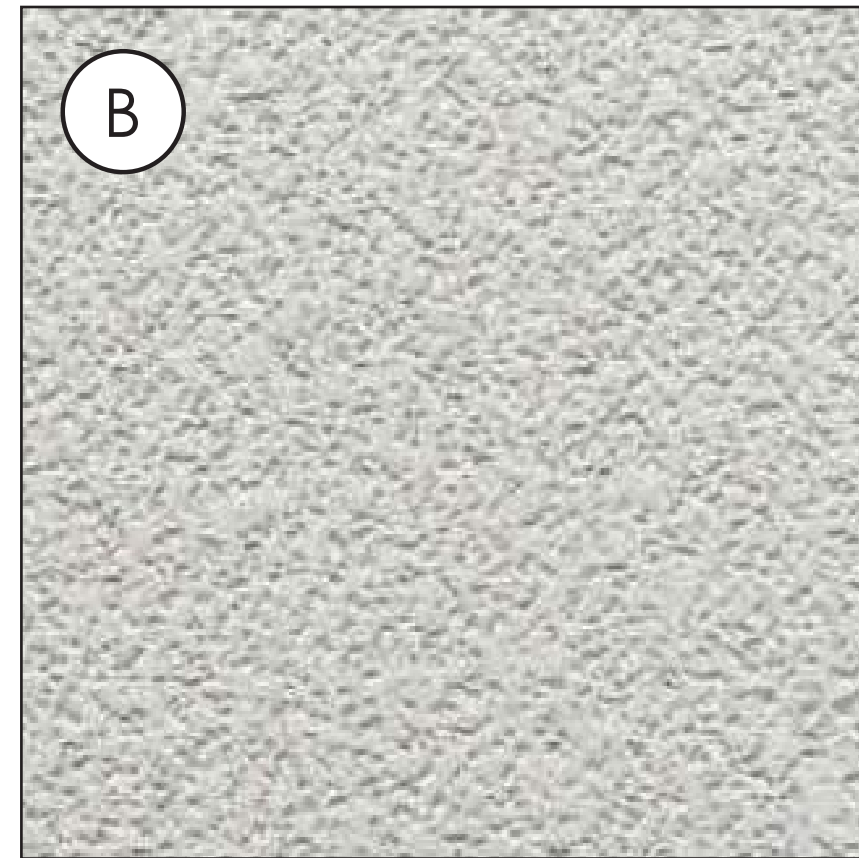
518 AVENUE OF FLAGS - STREET PERSPECTIVE

REVISED STREET SCENE

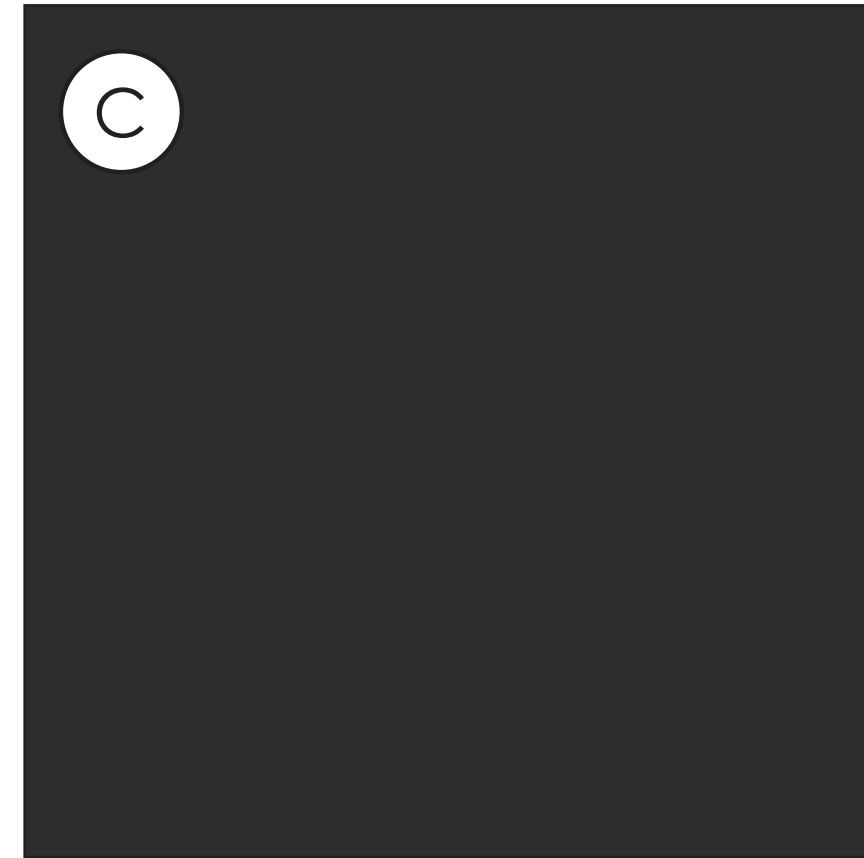
480 AVENUE OF FLAGS - STREET PERSPECTIVE



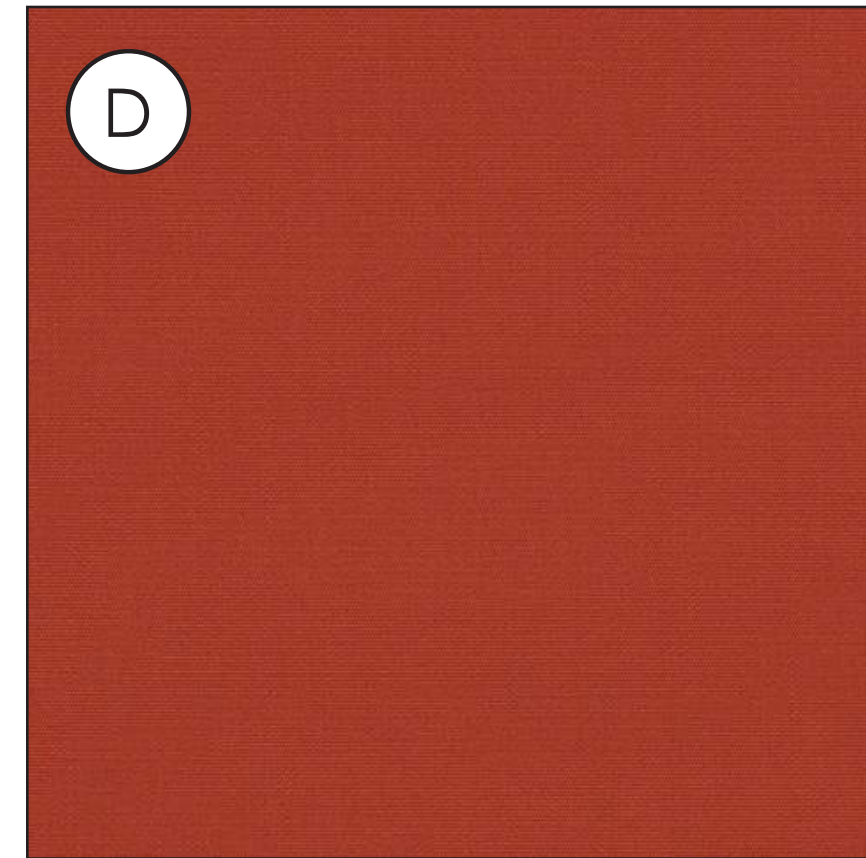
PAINTE
STUCCO
EXTRA WHITE SW 7006



PAINTE
STUCCO
NEBULOUS WHITE SW 7063



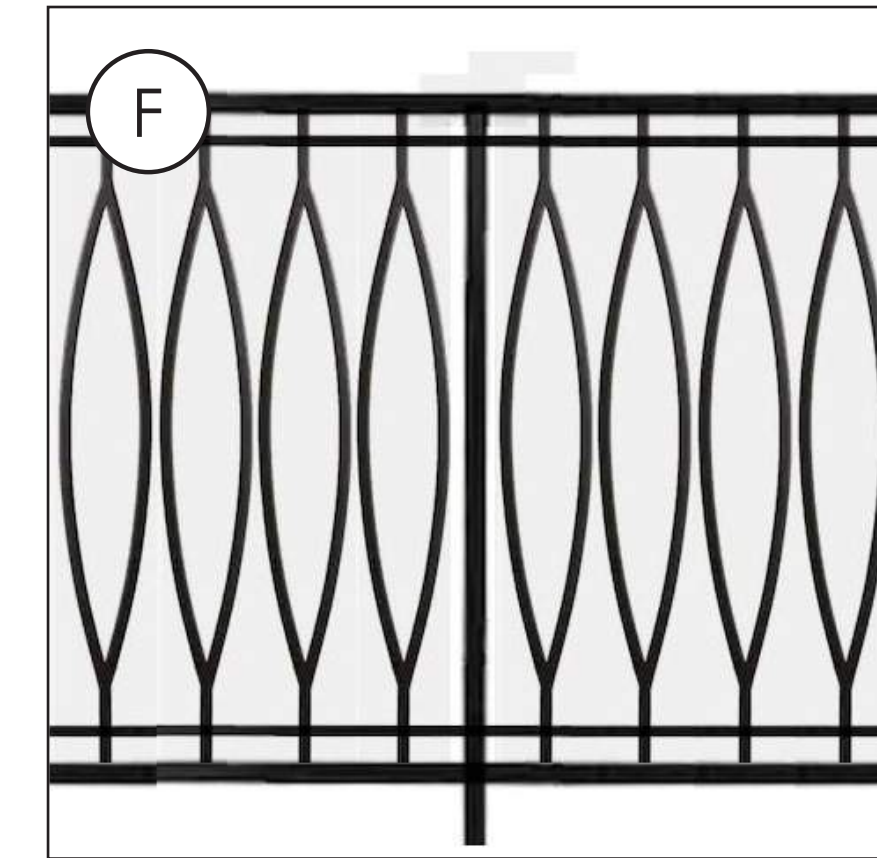
PAINTE
METAL
TRICORN BLACK SW 6258



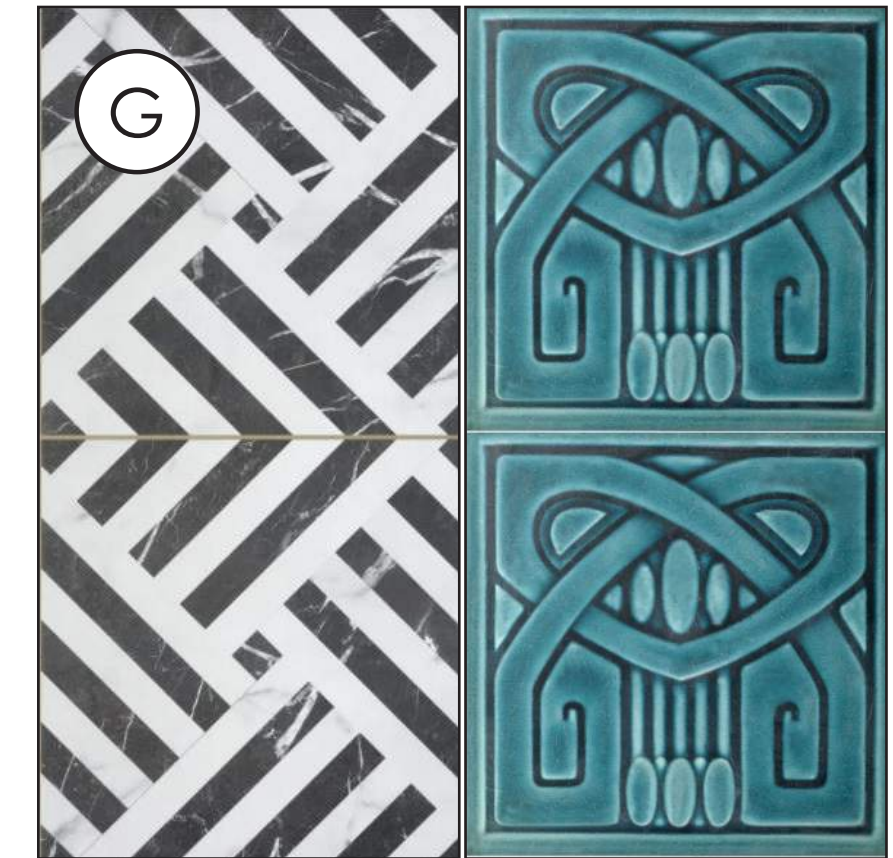
FABRIC
AWNING
SOLID RED



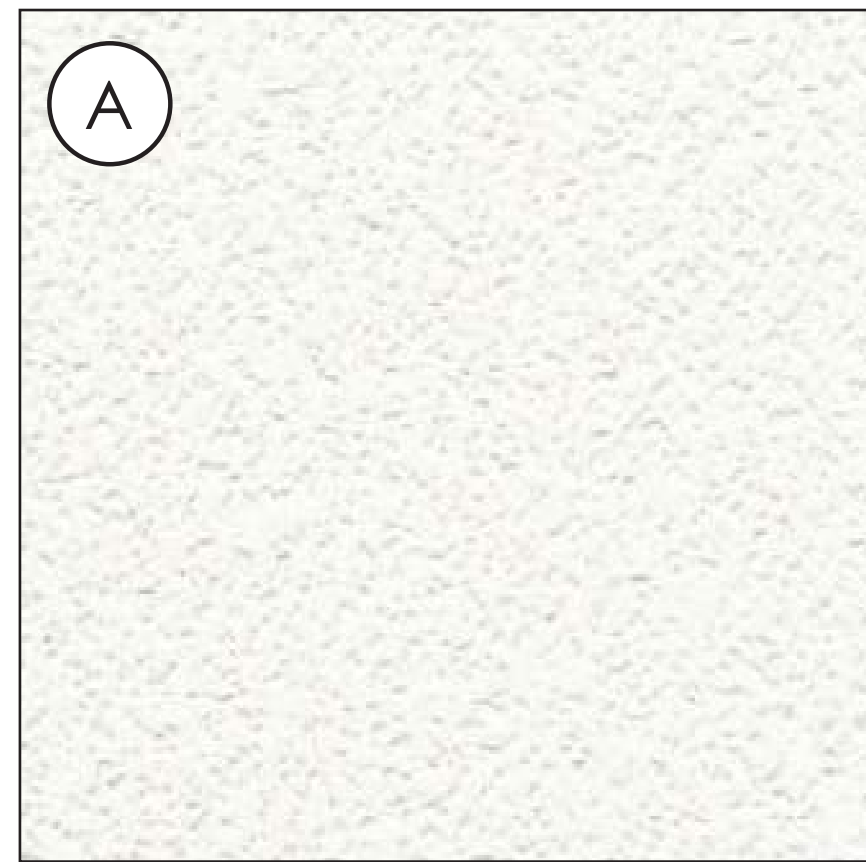
EXTERI
OR LIGHT FIXTURE
CRENSHAW: ART DECO STYLE WALL LIGHT



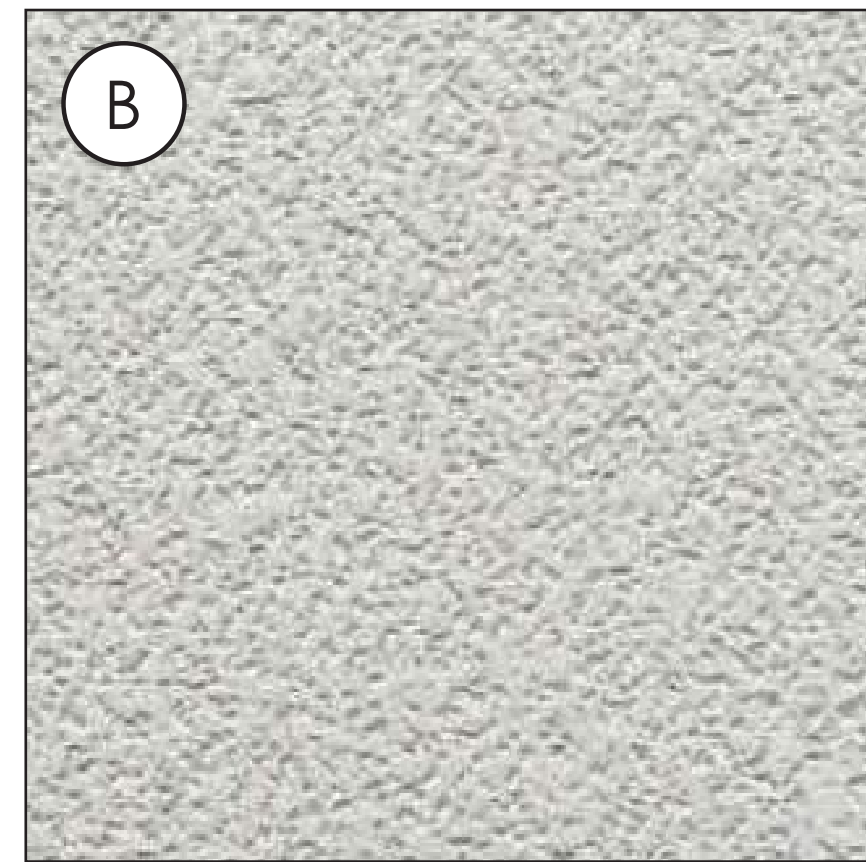
METAL
GUARDRAIL
WROUGHT IRON: ART DECO DESIGN



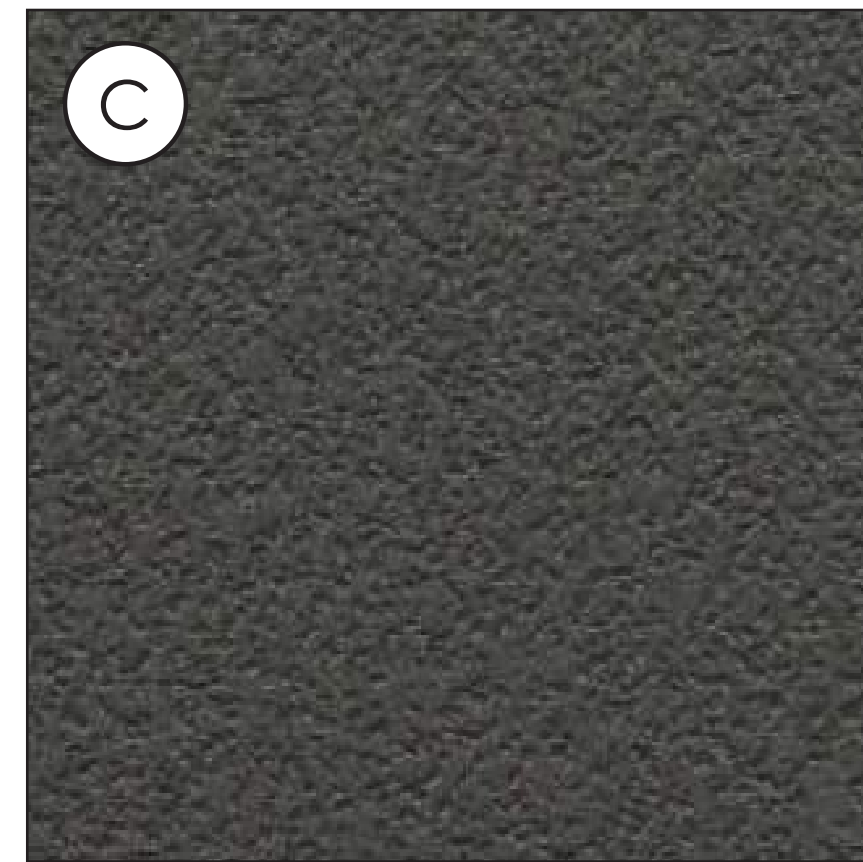
CERAMIC
TILE
DECORATIVE CERAMIT TILE



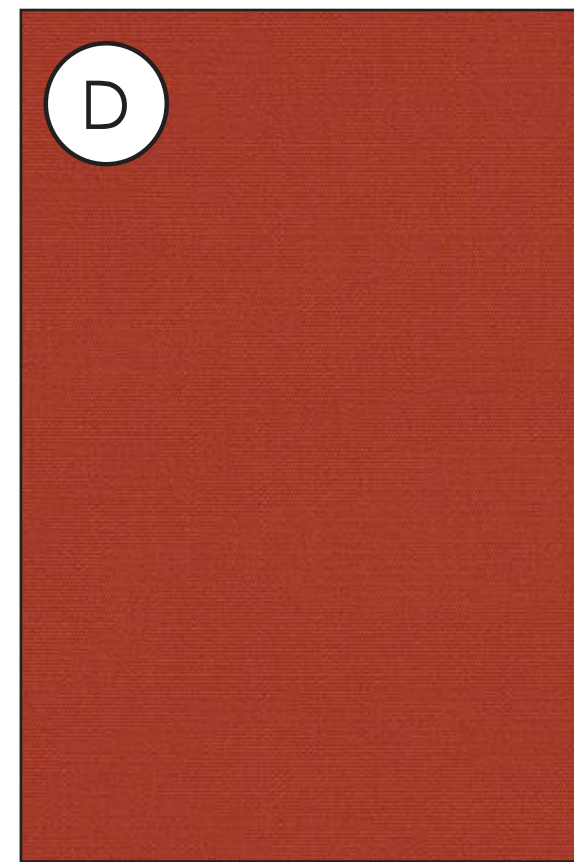
A
 PAINTED STUCCO
 EXTRA WHITE SW 7006



B
 PAINTED STUCCO
 NEBULOUS WHITE SW 7063



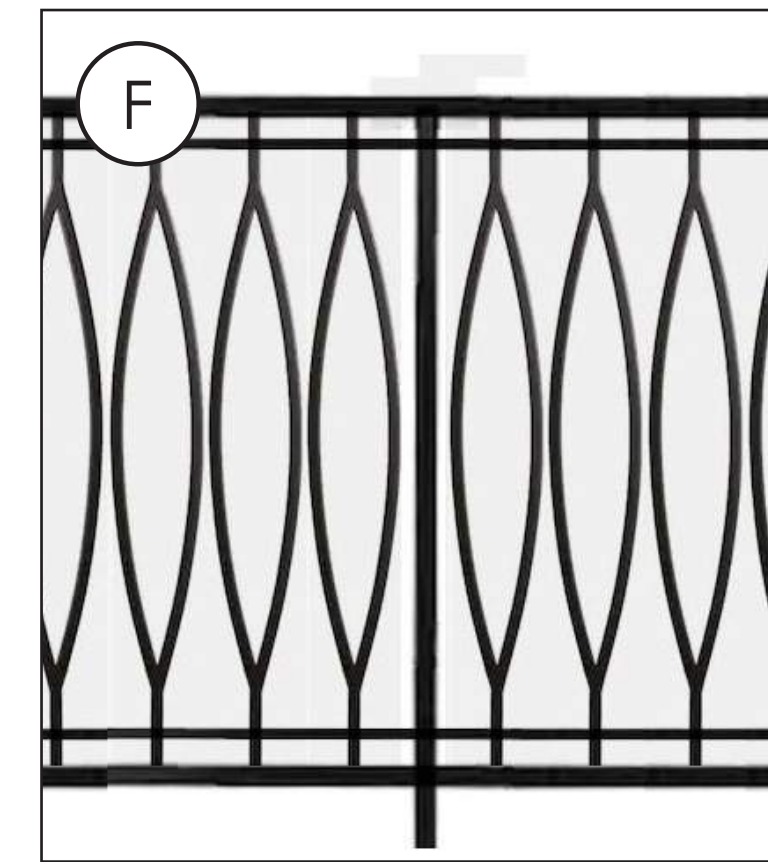
C
 PAINTED STUCCO
 TRICORN BLACK SW 6258



D
 FABRIC AWNING
 SOLID RED



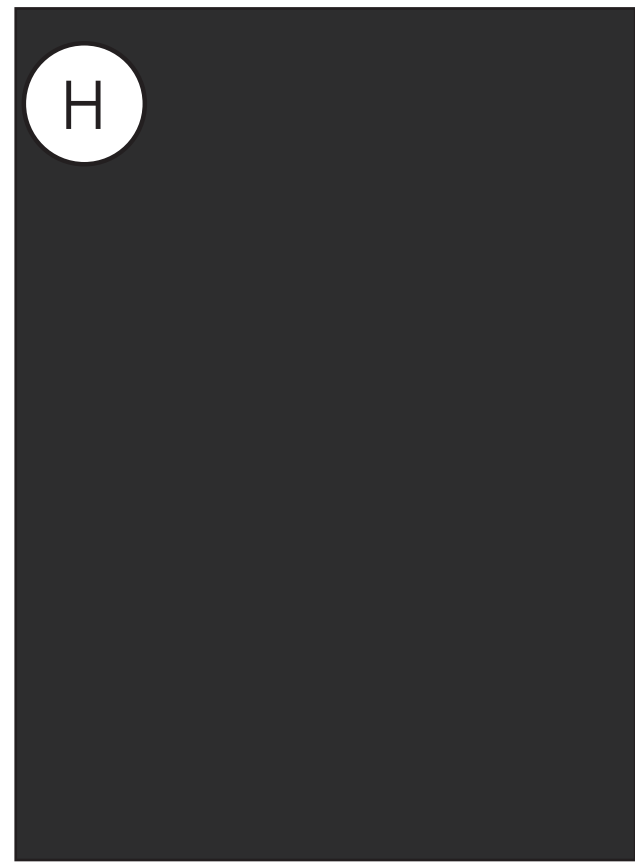
E
 EXTERIOR LIGHT FIXTURE
 CRENSHAW: ART DECO STYLE WALL LIGHT



F
 METAL GUARDRAIL
 WROUGHT IRON: ART DECO DESIGN



G
 CERAMIC TILE
 DECORATIVE CERAMIT TILE



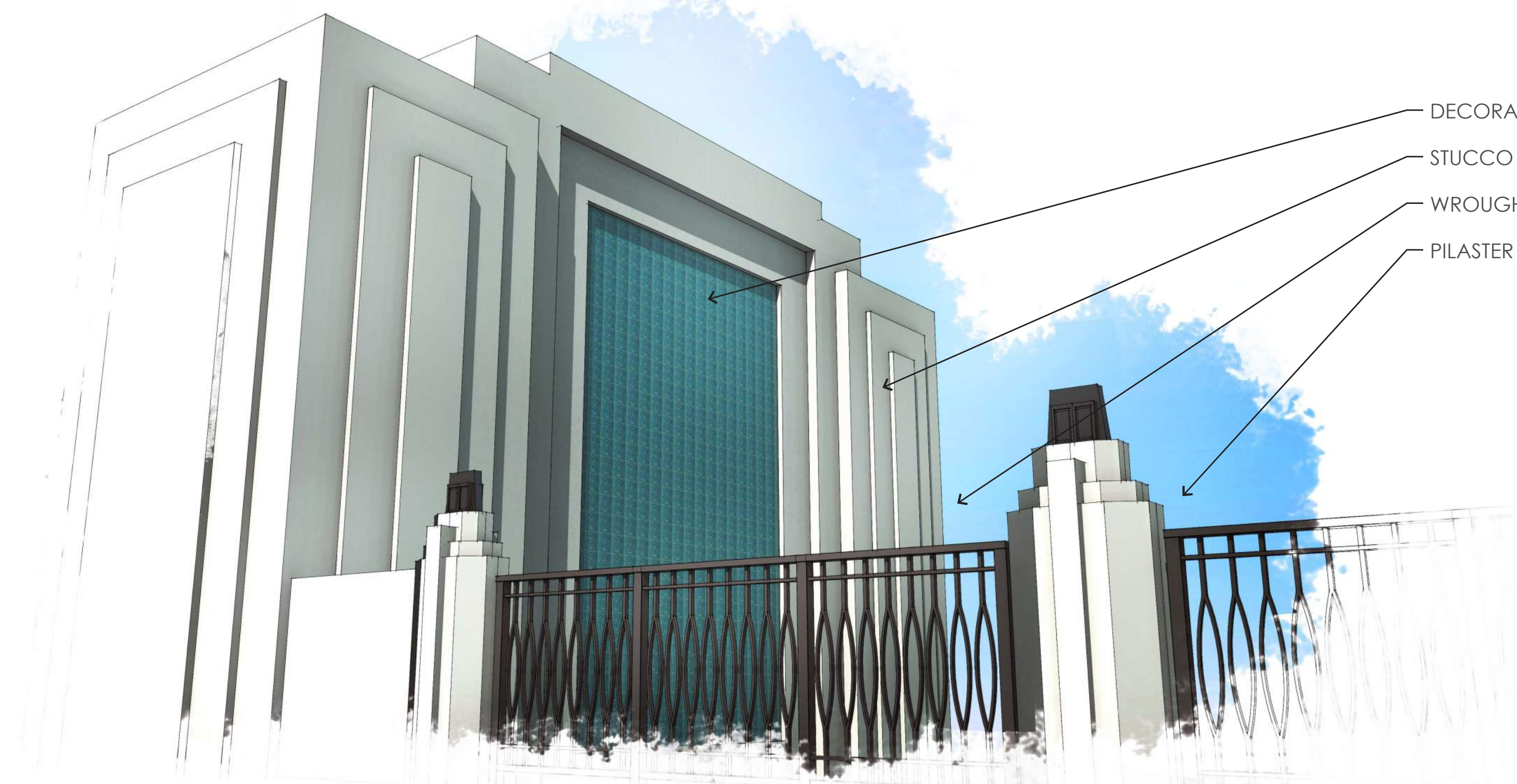
H
 PAINTED METAL
 TRICORN BLACK SW 6258

518 AVENUE OF FLAGS - APPROVED



518 AVENUE OF FLAGS - REVISED





- DECORATIVE CERAMIC TILE
- STUCCO FINISH DETAILING
- WROUGHT IRON GUARDRAIL
- PILASTER W/ STUCCO DETAILING

1 PEDESTRIAN BRIDGE & STAIR TOWER



- RECESSED RESIDENTIAL BALCONY
- PAINTED METAL PROJECT SIGNAGE
- SUSPENDED METAL AWNING
- METAL RETAIL STOREFRONT SYSTEM

2 CORNER RETAIL FACADE



- RED FABRIC AWNING
- ACCENT STUCCO DETAILING
- METAL RETAIL SIGNAGE
- SUSPENDED METAL AWNING
- EXTERIOR LIGHT FIXTURES
- METAL STOREFRONT SYSTEM
- CERAMIC TILE WAINSCOTE

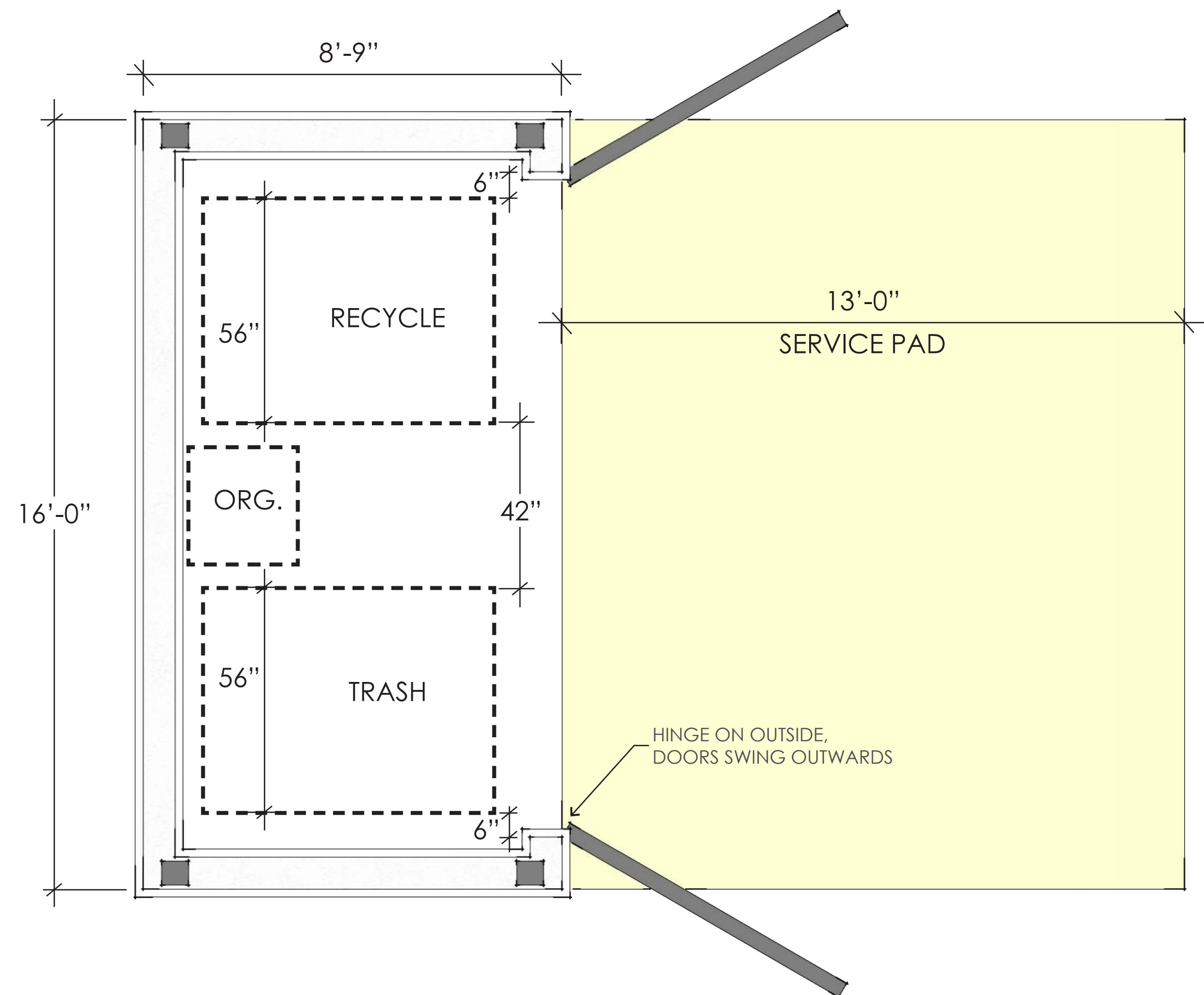
3 RETAIL STOREFRONT



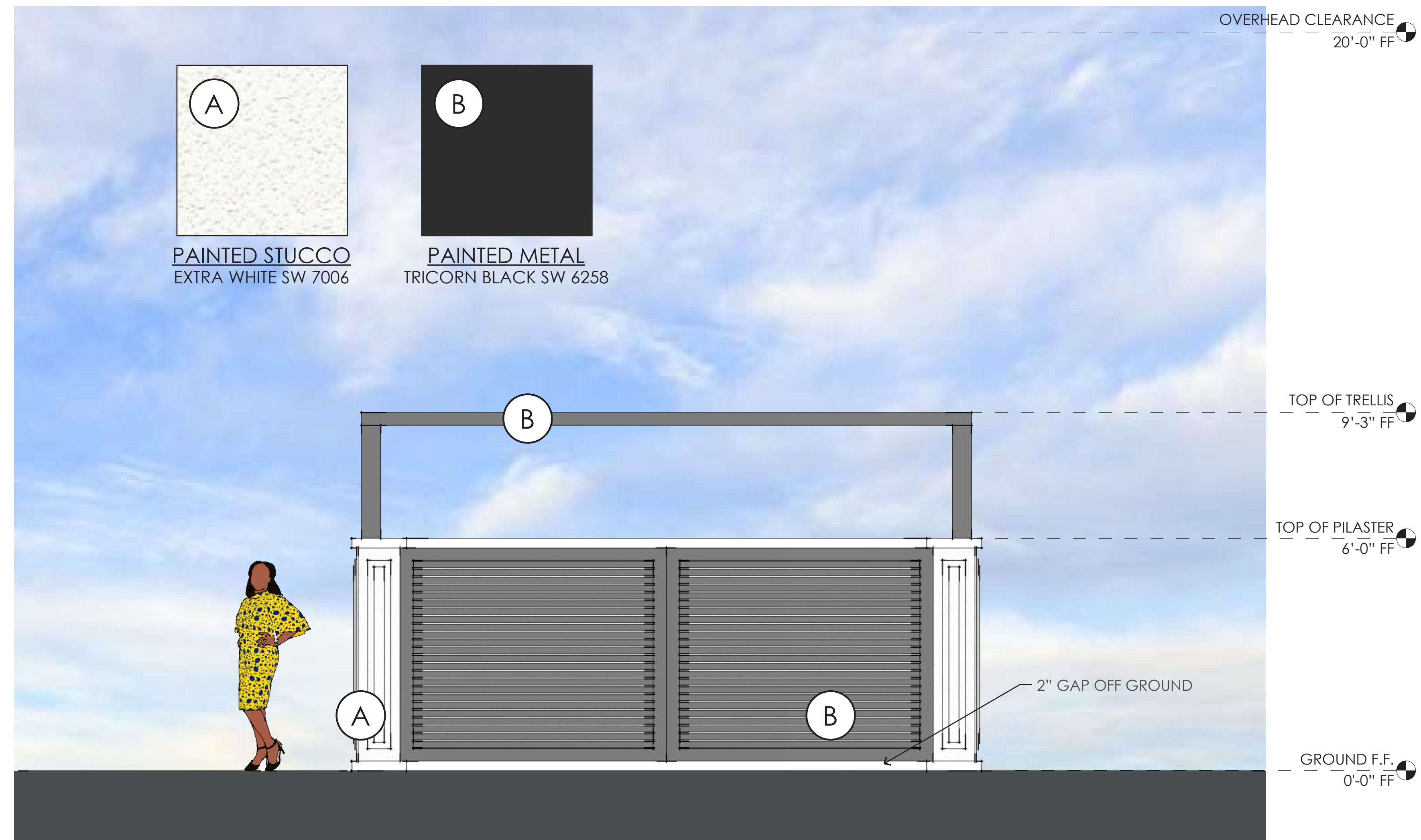
- PEDESTRIAN BRIDGE
- DECORATIVE CERAMIC TILE DETAILING
- ENTRY ARCH W/ STUCCO DETAILING
- COLUMN W/ STUCCO DETAILING

4 PROJECT ENTRY ARCH

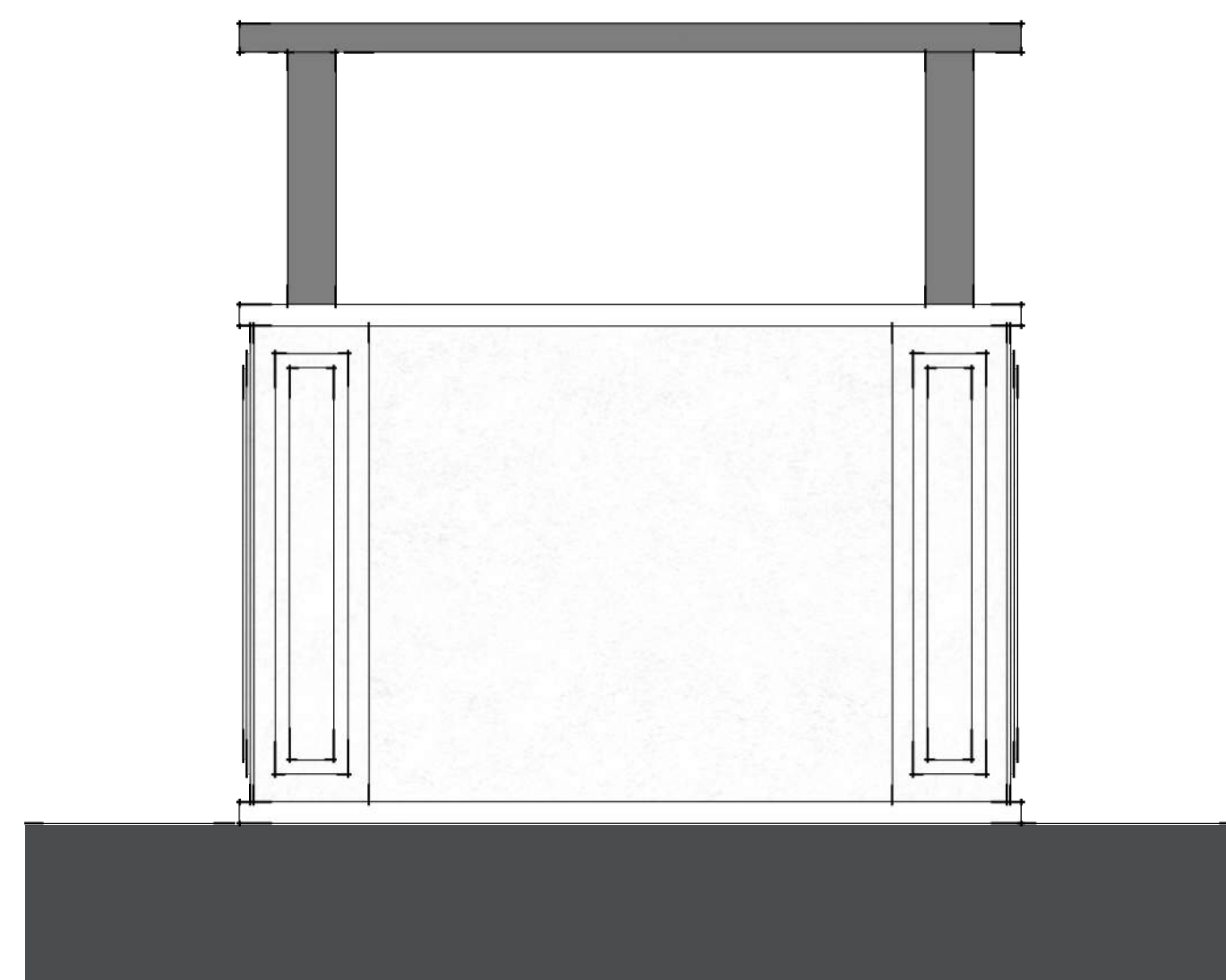




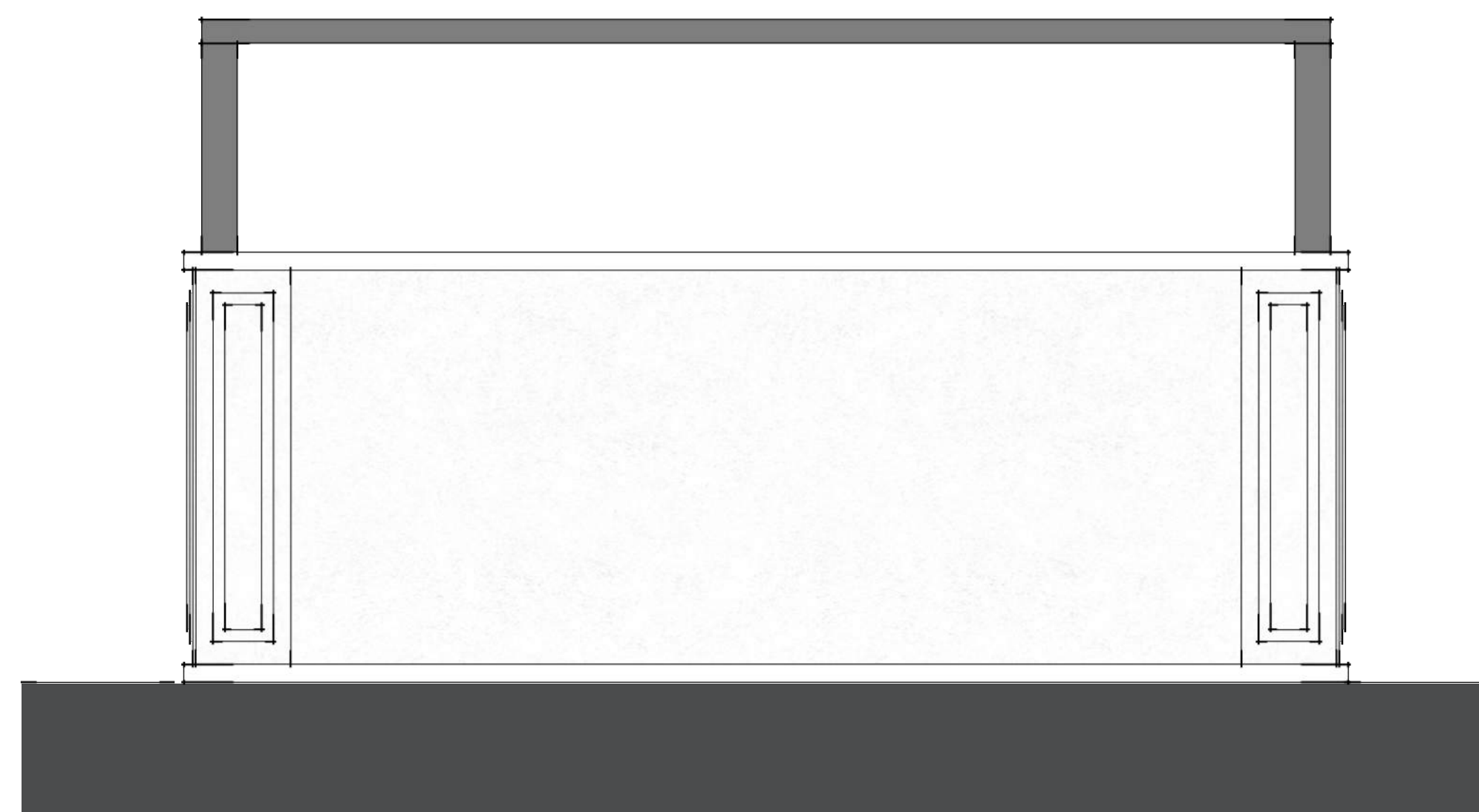
1 PLAN VIEW
 FRONT END LOADING CONTAINERS
 PER SANTA BARBARA ENCLOSURE AND FACILITY
 DESIGN GUIDELINES FOR TRASH REMOVAL SERVICE



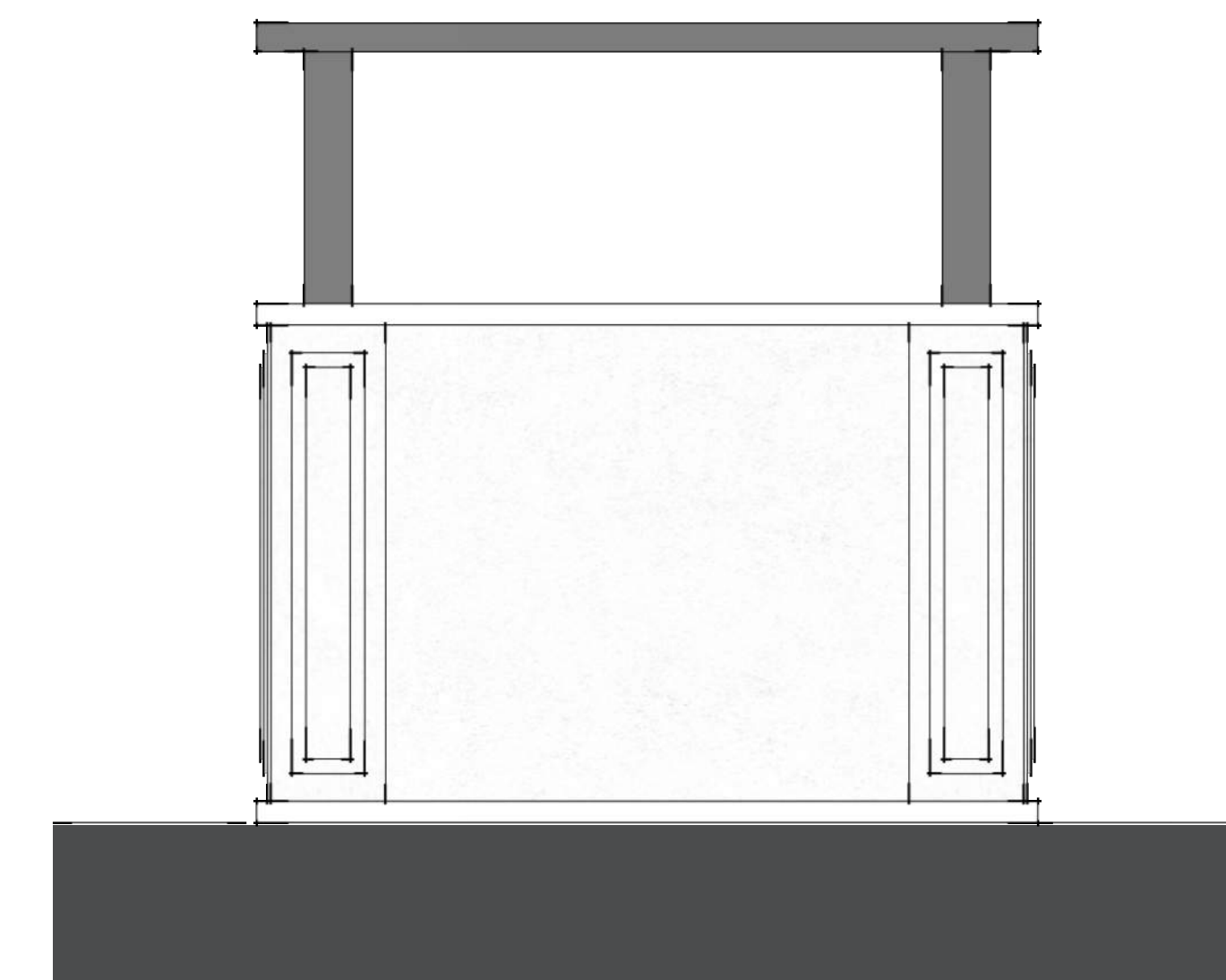
2 FRONT ELEVATION



3 LEFT ELEVATION

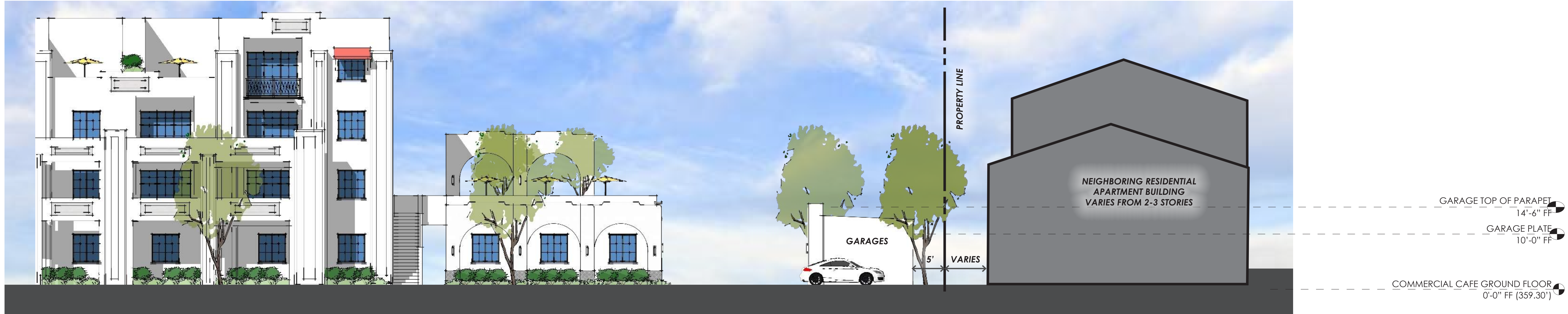


4 BACK ELEVATION



4 RIGHT ELEVATION

0 1 2 4
 1/2" = 1'-0" 24X36 SHEET



1 **PROPOSED SOUTH ELEVATION - 2ND STREET**

1/8" = 1'-0" (24 X 36 SHEET)



2 **PROPOSED WEST ELEVATION**

1/8" = 1'-0" (24 X 36 SHEET)



3 **ADJACENT HOUSING PROJECT**

NTS

Full Cantilever



- Single [1] row coverage
- Carport slopes located along mainframe's eaves
- Flat, upslope & downslope [options]
- EV Station [options]
- Ideal for parking lots that have narrow rows [often used with Baja Full Cantilever]
- Offices, Retail Plazas, Parking Garages, Community Pools, Schools

Braced Single Post



- Single [1] row coverage
- Flat, upslope & downslope [options]
- EV Stations [options]
- Ideal for narrow lots, pathways, up against retaining wall, fenced area
- Office, Multi-Family, Affordable Housing, Community Pool

Full Cantilever Offset Tapered



- Can covers one [1] or two [2] rows
- Flat or sloped array [options]
- EV Stations [options]
- Ideal for narrow rows
- Multifamily, Office Complex



CITY OF BUELLTON MUNICIPAL CODE EXCERPTS:

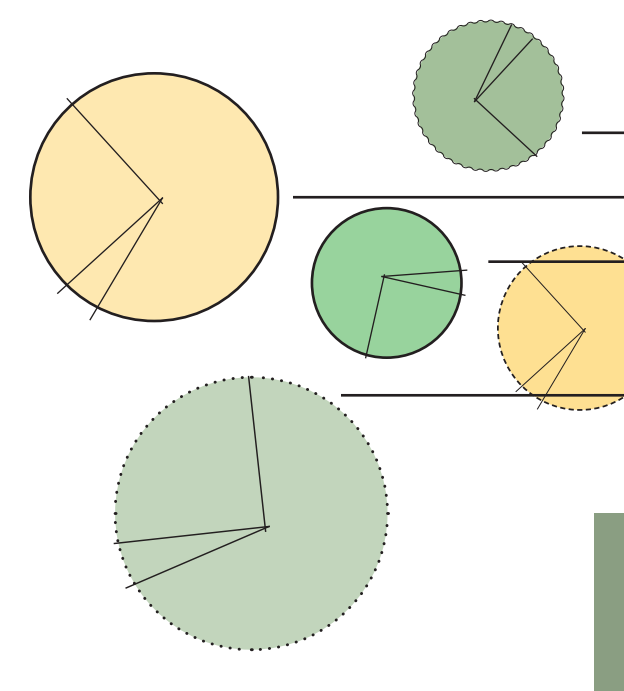
19.06.190 Solar panels.

- A. When solar panels are located on the roof of an existing building or structure, no zoning clearance shall be required.
- B. When solar panels are located on the ground they shall be classified as **accessory structures**, and shall require zoning clearance (Section 19.08.100). (Ord. 94-13, 1994; prior code § 19.06.190)

19.06.010 Accessory and canopy structures.

- All accessory and canopy structures, including agricultural structures, shall conform to criteria set forth in this section and as defined by this title.
- A. No accessory or canopy structure shall be constructed on a lot until construction of the principal structure has begun, and no accessory or canopy structure shall be used unless the principal structure on the lot is also being used.
 - B. An accessory or canopy structure erected as an integral part of the principal structure shall comply in all respects with the use, yard, and height requirements applicable to the principal structure.
 - C. **Accessory structures shall conform to the height requirements and the front and side yard setback regulations of the district. An accessory structure may be located in the required rear yard setback provided that it is located no closer than five feet to the principal structure and that it does not exceed a height of twelve (12) feet.**
 - D. No canopy structure shall be located in the front or along the side of a building and shall be effectively screened behind a solid fence, wall or landscaping as approved by the planning director. A canopy structure may be located in the required rear yard setback provided that it is located no closer than five feet to all other structures and that it does not exceed a height of twelve (12) feet.
 - E. The total number of accessory structures and canopy structures shall not occupy more than forty (40) percent of the required rear yard.
 - F. No accessory structure on a corner lot shall be located closer to the street right-of-way or centerline than the principal building on that lot, nor within any side or front yard setback.
 - G. For a corner lot backing on a key lot, no accessory or canopy structure shall be located closer than ten feet to the rear property line.
 - H. Agricultural accessory structures that serve as a primary place of employment or which are used by the public may include a bathroom and wetbar area, provided that a notice to property owner is recorded by the property owner. For all other accessory structures, plumbing devices shall be limited to toilets and wash basins, and no bathing facilities or wetbars shall be allowed.
 - I. No cooking facilities shall be allowed in accessory or canopy structures.
 - J. Accessory buildings and structures shall not be used for sleeping purposes and shall not be used as guest houses, artist studios, or poolhouses/cabanas, unless specifically permitted for such use.
 - K. On lots of one acre or less, the gross floor area of an accessory structure shall not exceed eight hundred (800) square feet, excluding garages, barns and stables.
 - L. Canopy structures shall not be used as required covered parking. (Ord. 06-02 § 7, 2006; Ord. 94-13, 1994; prior code § 19.06.010)

Plant List - Ground Level



Latin Name	Common Name	Scheduled Size	Qty.	Notes
Trees				
Arbutus unedo	Strawberry Tree	24" box	4	
Ginkgo biloba 'Autumn Gold'	Autumn Gold Maidenhair Tree	24" box	5	
Lagerstroemia x 'Natchez'	Natchez Crape Myrtle	24" box	9	
Parkinsonia 'Desert Museum'	Desert Museum Palo Verde	24" box	3	
Quercus tomentella	Island Oak	24" box	2	
Shrubs				
Arctostaphylos 'John Dourley'	Manzanita	1 gal	8	
Camellia japonica 'Silver Waves'	Silver Waves Camellia	5 gal	2	
Ceanothus 'Centennial'	NCN	1 gal	9	SMG
Ceanothus t. 'Snow Flurry'	California Lilac	1 gal	2	
Encelia californica	Coastal Sunflower	1 gal	9	ToL
Frangula c. 'Eve Case' (Rhamnus c. 'Eve Case Coffeeberry)	Eve Case Coffeeberry	5 gal	1	
Heteromeles arbutifolia	Toyon	5 gal	13	
Leonotis leonurus	Lion's Tail	1 gal	9	
Leucadendron 'Safari Sunset'	Safari Sunset Conebush	5 gal	2	SMG
Phlomis fruticosa	Jerusalem Sage	1 gal	57	SMG
Prunus i. lyonii	Catalina Cherry	15 gal	4	
Rhamnus californica 'Mound San Bruno'	Coffeeberry	5 gal	46	
Salvia 'Allen Chickering'	Allen Chickering Sage	1 gal	9	
Salvia c. 'Winifred Gilman'	Sage	1 gal	10	ToL
Perennials				
Achillea millefolium 'Moonshine'	Moonshine Yarrow	1 gal.	19	
Artemisia 'Powis Castle'	Wormwood	1 gal	22	
Bulbine frutescens	NCN	1 gal	17	
Calylophus hartwegii fendleri	Sierra Sundrops	1 gal	79	
Liriope muscari 'Silver Sunproof'	Lily Turf	1 gal	7	
Penstemon h. 'Margarita BOP'	Margarita BOP Beard's Tongue	1 gal	48	NS
Romneya coulteri	Matilija Poppy	1 gal	9	
Salvia 'Bee's Bliss'	Bee's Bliss Sage	1 gal.	2	
Salvia spathacea	Hummingbird Sage	1 gal	11	
Ferns				
Polystichum munitum	Western Sword Fern	1 gal	21	MBN
Vines				
Parthenocissus 'Hacienda Creeper'	Rancho Viejo Evergreen Creeper	5 gal	9	SMG
Vitis californica 'Rogers Red'	California Wild Grape	1 gal	6	



Ginkgo Tree - Avenue of Flags



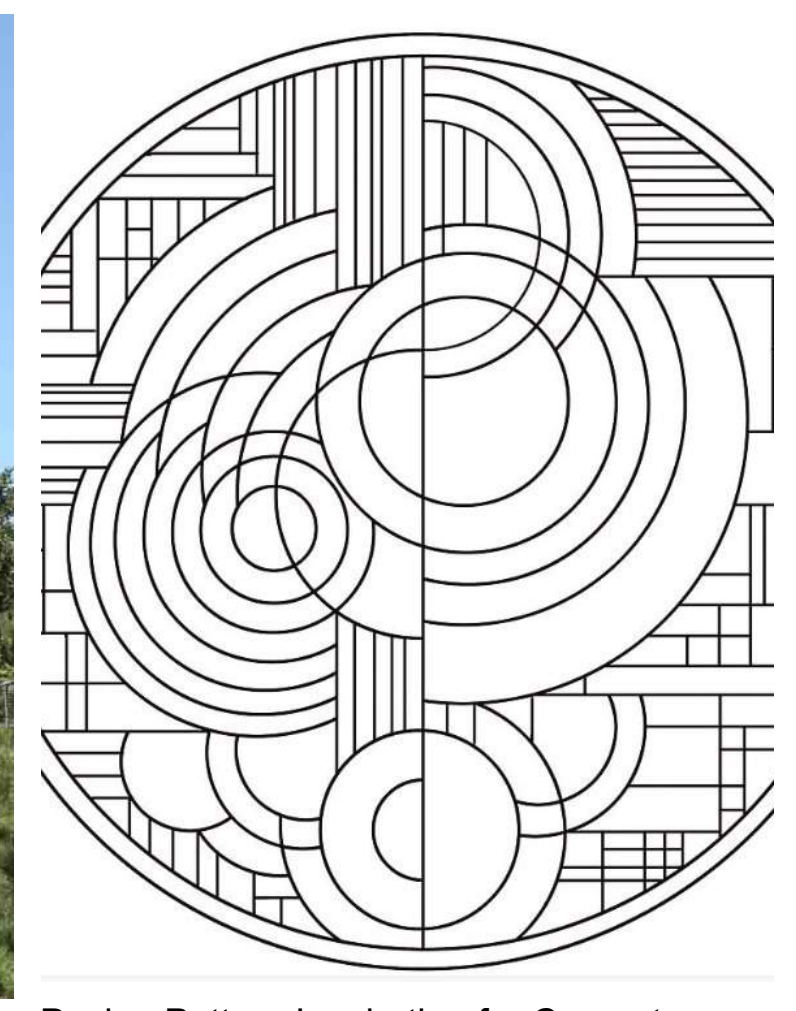
Crape Myrtle Tree - Second Street



Arbutus Tree - Interior Courtyard



Quercus tomentella - Interior Courtyard

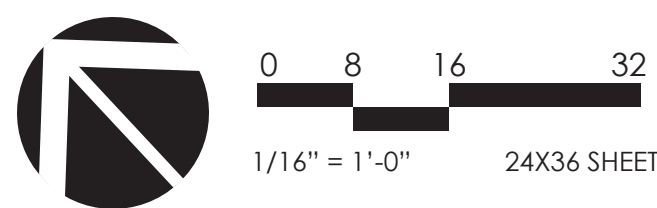


Paving Pattern Inspiration for Concrete

the overall plant palette features splashes of color, especially yellow, throughout the year. the north and east property line planting consists of low and very low water using plants. the remainder of the plant palette utilizes low and occasional moderate plant material. Quercus tomentella is the featured tree with two specimens planned in areas where the more upright nature of Island oak will be appreciated on many levels.



Planter Containers color and finish





DESCRIPTION
Evolution 13 Series Exterior Wall Science features a Vacuum Formed Premium Quality White Acrylic diffuser, Aluminum Flat Bar Fin Design Trim with aluminum bar design, ADA Compliant, introducing LED Technology.

Catalog #	EVOL13-W-22-6LED XX WDA	Type	S1
Project		Date	
Comments			
Prepared By			

EVERGREEN LIGHTING LED

SPECIFICATION FEATURES

Material
Aluminum Flat Bar Trim with aluminum bar design construction combined with 1/6 gage aluminum sheet backpan with mounting flange, standard powdercoat finish baked at 400 degrees, Premium Quality 100% virgin white acrylic vacuum formed lens with high impact DR additive, .125 thick, with formed top and bottom lens with no seams.

LED
22": 115 watt - 2250 Lumens
27": 136W - 900 Lumens
32": 170W - 1800 Lumens
37": 215W - 2250 Lumens
42": 260W - 2700 Lumens
44": 290W - 3000 Lumens

Installation
Supplied with 1/4" thick black neoprene gasket sealing the fixture to the wall. Also supplied with standard mounting hardware to mount to a 4" J-box.

Power Supply
Integral LED Power Supply for 120/277 volt, High Power Factor, AC/DC to 12 volt, constant voltage, constant current, Class 2, -40 degree C starting temperature, cold weather start.

Optics
Contact Evergreen Lighting for complete photometrics.

22" H X 8 1/2" W X 4" D
27" H X 9" W X 5" D
32" H X 9" W X 5" D
44" H X 9" W X 5" D

Evolution 13 Series LED

Labels ETL for US and Canada for Wet Location

ORDERING INFORMATION

Sample Number: EVOL13-W-27-224LED-MN-WDA

EVOL13 WALL 22 BW LED XX WDA

Series	Style	Size	Lamp	Finish	Acrylic Lens	Options
EVOL13	Wall	22"	22" LED 115W LED 2250 LED	Architectural Bronze (AB) Textured Bronze (TB) Matte Black (MBK) Semi-Gloss Black (GKB) Textured Black (TBK) Textured Rose (TR) Matte White (MW) Textured White (TW) Glass White (GW) Metallic Grey (MG) Textured Gold (TG) Metallic Nickel (MN) Textured Verde Patina (TPV) Satin Brass (SB) Copper Vein (CV) Gold Vein (GV) Silver Vein (SV) Polished Brass (PB) Alder Chesse (CS)	White Acrylic (WDA) Clear Frosted (CF) White Alabaster (WA) Honey Opal (HO) Natural Horn (NH) Beige Alabaster (BA) Wet Location is Standard	EMR, 900 Lumens Mark X Dimming Ballast Design Modifications Larger size in ADA Wet Location is Standard

Evergreen Lighting
www.evergreenlighting.com

VCPG LED CEILING LIGHT

Specifications
Diameter: 19"
Height: 3.75"
Weight: 18 lbs. (max, with no options)

Introduction
The all new VCPG LED (Visually Comfortable Parking Garage) luminaire is designed to bring glare control, optical performance and energy savings into one package. The recessed lens design of VCPG LED minimizes high angle glare, while its precision molded acrylic lens eliminates LED pixilation and delivers the required minimums, verticals and uniformity. The dedicated up-light module option reduces the contrast between the luminaire and the ceiling creating a more visually comfortable environment.

The VCPG LED delivers up to 87% in energy savings when replacing 175W metal halide luminaires. With over 100,000 hour life expectancy (12+ years of 24/7 continuous operation), the VCPG LED luminaire provides significant maintenance savings over traditional luminaires.

Ordering Information EXAMPLE: VCPG LED V4 P4 40K 70CRI TSM MVOLT SRM DNAXD

Series	LED Light Engines	Package	Color temperature	Color Rendering Index	Distribution	Voltage	Mounting
VCPG LED	V4	P4	40K	90CRI	TSM	MVOLT	SRM

Shipped installed
UP1 10p-Light 500 lumens
UP2 10p-Light 700 lumens
EBK Emergency battery backup, Certified CA Title 20 MARS (B) - "DOT" only
ES09W Emergency battery backup, Certified CA Title 20 MARS (100% FC only)
HA High ambient (20% only P1-P4)
SF Single face (100% 277V, 347V)
DF Double face (20% 240V, 480V)
SP10K 10K Single Face
LD56 73in (18) lead length
LD57 73in (18) lead length
LD58 108in (26) lead length
DMG External 0-10V leads (no control)
Shipped Separately
WS Wire Guard
BS Bed Shield
HS Recess Side Shield

Standalone Sensors/Controls
PR Motion/ambient sensor for 8-15' mounting heights
PRM Motion/ambient sensor for 15-30' mounting heights
PRMFCV Motion/ambient sensor for 15-30' mounting heights, pre-programmed to 30% and 15% light output
PRMFCV24 Motion/ambient sensor for emergency circuit for 8-15' mounting heights, pre-programmed to 30% and 15% light output
PRMFCV24 16.524 Listed motion/ambient sensor for emergency circuit for 15-30' mounting heights, pre-programmed to 30% and 15% light output

Networked Sensors/Controls
NEZMR PR ALIQT MR Wireless enabled motion/ambient sensor for 8-15' mounting heights
NEZMR PRM ALIQT MR Wireless enabled motion/ambient sensor for 15-30' mounting heights
XAD Wireless enabled
XAD24 Wireless enabled, UL 524 Listed for emergency circuit
XAD PR Wireless enabled motion/ambient sensor for 8-15' mounting heights
XAD PRM Wireless enabled motion/ambient sensor for 15-30' mounting heights
XAD24 PR Wireless enabled, UL 524 Listed motion/ambient sensor for emergency circuit for 8-15' mounting heights
XAD24 PRM Wireless enabled, UL 524 Listed motion/ambient sensor for emergency circuit for 15-30' mounting heights

Control Options
DNDZ White
DNAXD Natural aluminum
DDBZ Dark bronze
DLXD Dark

Other options
PR High/low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 16-18"
PRM High/low, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 16-18"
PRMFCV High/low, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 16-18"
PRMFCV24 High/low, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 16-18"
FAO Field adjustable output

Shipped installed
NEAIR2 High/low generation 2 enabled
PIRIN Network, high/low motion/ambient sensor
PERN NEMA twist-lock receptacle only (control ordered separate)
PER5 Five-pin receptacle only (control ordered separate)
PER7 Seven-pin receptacle only (leads not factory) (control ordered separate)
DMG 0-10V dimming extend out back of housing for external control (control ordered separate)

Shipped included
SPA Square pole mounting
RPA Round pole mounting
WBA Wall bracket
SPUBA Square pole universal mounting adaptor
RPUBA Round pole universal mounting adaptor
KMA8 DDBZ U Most any mounting bracket/adaptor (specify finish)

D-Series Size 0 LED Area Luminaire

Specifications
EPA: 0.95 ft
Length: 26"
Width: 13"
Height: 3"
Weight: 16 lbs. (max)

Introduction
The modern styling of the D-Series is striking yet unobtrusive - making a bold, progressive statement even as it blends seamlessly with its environment. The D-Series distills the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire. The outstanding photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. It is ideal for replacing up to 400W metal halide with typical energy savings of 70% and expected service life of over 100,000 hours.

Ordering Information EXAMPLE: DSX0 LED P6 40K T3M MVOLT SPA NLAIR2 PIRNH DDBXD

Series	LEDs	Color temperature	Distribution	Voltage	Mounting
DSX0 LED	P6	40K	T3M	MVOLT	SPA

Control Options
NEAIR2 High/low generation 2 enabled
PIRIN Network, high/low motion/ambient sensor
PERN NEMA twist-lock receptacle only (control ordered separate)
PER5 Five-pin receptacle only (control ordered separate)
PER7 Seven-pin receptacle only (leads not factory) (control ordered separate)
DMG 0-10V dimming extend out back of housing for external control (control ordered separate)

Other options
PR High/low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 16-18"
PRM High/low, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 16-18"
PRMFCV High/low, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 16-18"
PRMFCV24 High/low, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 16-18"
FAO Field adjustable output

Shipped installed
NEAIR2 High/low generation 2 enabled
PIRIN Network, high/low motion/ambient sensor
PERN NEMA twist-lock receptacle only (control ordered separate)
PER5 Five-pin receptacle only (control ordered separate)
PER7 Seven-pin receptacle only (leads not factory) (control ordered separate)
DMG 0-10V dimming extend out back of housing for external control (control ordered separate)

Shipped included
SPA Square pole mounting
RPA Round pole mounting
WBA Wall bracket
SPUBA Square pole universal mounting adaptor
RPUBA Round pole universal mounting adaptor
KMA8 DDBZ U Most any mounting bracket/adaptor (specify finish)

1 EVERGREEN EXTERIOR WALL LIGHT

Item # bci3551196
Justice Design Group Ambiance Single Light 8" Tall LED Outdoor Wall Science
Model: CER-5610W-CBGD
[Write a Review](#)



- Ceramic shade
- Integrated LED lighting
- Intended for outdoor use
- Dimmable with Incandescent/Triac or ELV dimmers (not included)
- Made in the United States
- UL rated for wet locations
- ADA compliant

Dimensions

- Height: 8"
- Width: 8"
- Extension: 3-1/4"

Electrical Specifications

- Wattage: 12 watts
- Lumens: 1000
- Color Temperature: 3000K
- Color Rendering Index: 90CRI

1 EXTERIOR PATHWAY WALL LIGHT

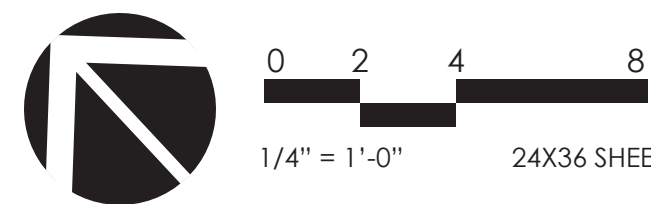
2 VCPG LED OUTDOOR CEILING LIGHT

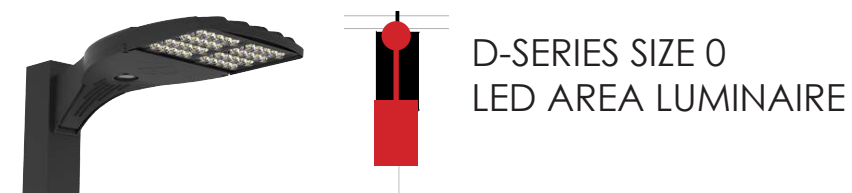
3 D-SERIES SIZE 0 - AREA LUMINAIRE

LIGHT FIXTURE NOTES

KELVIN RATING (3000 OR LOWER) AND DARK SKY COMPLIANCE ARE REQUIRED FOR ALL FIXTURES.

ALL LUMINEER BULBS MUST BE FULLY SHIELDED





D-SERIES SIZE 0 LED AREA LUMINAIRE



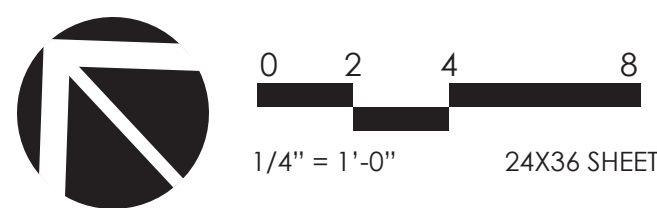
VCPG LED OUTDOOR CEILING LIGHT

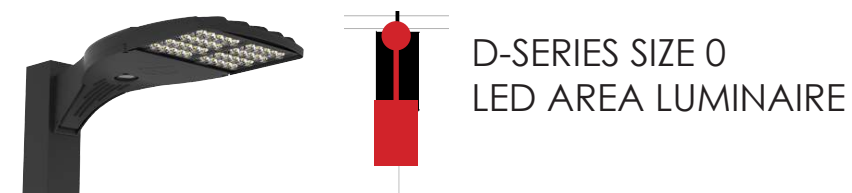


EVERGREEN LIGHTING EXTERIOR WALL LIGHT



EXTERIOR PATHWAY WALL LIGHTING





D-SERIES SIZE 0
LED AREA LUMINAIRE



VCPG LED
OUTDOOR CEILING LIGHT



EVERGREEN LIGHTING
EXTERIOR WALL LIGHT



EXTERIOR PATHWAY WALL
LIGHTING



2 SECOND FLOOR PLAN - REVISED
1/16" = 1'-0" (24 X 36 SHEET)

2 THIRD FLOOR PLAN - REVISED
1/16" = 1'-0" (24 X 36 SHEET)

