PLANNING COMMISSION
REGULAR MEETING
AGENDA

March 5, 2026 - 6:00 PM
Community Meeting Chambers
Los Altos City Hall
1 North San Antonio Road, Los Altos, CA

Note: Commissioner Beninato may participate via teleconference call from 7325 E. Princess Blvd., Scottsdale, AZ 85255

PARTICIPATION: Members of the public may participate by being present at the Los Altos Community Meeting Chambers at Los Altos City Hall located at 1 N. San Antonio Rd, Los Altos, CA during the meeting. Public comment is accepted in person at the physical meeting location, or via email to PCPublicComment@losaltosca.gov.

REMOTE MEETING OBSERVATION: Members of the public may view the meeting via the link below, but will not be permitted to provide public comment via Zoom or telephone. Public comment will be taken in-person, and members of the public may provide written public comment by following the instructions below.

https://tinyurl.com/mvszn9ur

Telephone: 669-900-9128 / Webinar ID: 928 5966 6962 / Passcode: 242017

SUBMIT WRITTEN COMMENTS: Verbal comments can be made in-person at the public hearing or submitted in writing prior to the meeting. Written comments can be mailed or delivered in person to the Development Services Department or emailed to PCPublicComment@losaltosca.gov.

Correspondence must be received by 2:00 p.m. on the day of the meeting to ensure distribution prior to the meeting. Comments provided after 2:00 p.m. will be distributed the following day and included with public comment in the Planning Commission packet.

AGENDA

ESTABLISH QUORUM

PUBLIC COMMENTS ON ITEMS NOT ON THE AGENDA

Members of the audience may bring to the Commission's attention any item that is not on the agenda. Please complete a "Request to Speak" form and submit it to the Staff Liaison. Speakers are generally given two or three minutes, at the discretion of the Chair. Please be advised that, by law, the Commission is unable to discuss or take action on issues presented during the Public Comment Period. According to State Law (also known as "the Brown Act") items must first be noticed on the agenda before any discussion or action.

ITEMS FOR CONSIDERATION/ACTION

CONSENT CALENDAR

1. **Planning Commission Meeting Minutes**

Approval of the DRAFT minutes of the regular meeting of February 19, 2026.

PUBLIC HEARING

2. **D25-0006 and CUP25-0002 - Michael Boennighausen - 1860 Grant Road**
Request for Design Review (DR25-0006) and a modification to a previously approved Conditional Use Permit (CUP25-0002) to construct a one-story, 1,711-square-foot classroom building and various site and landscape modifications at an existing church and school campus, per the recommended findings and conditions of approval. The project is categorically exempt from environmental review pursuant to Section 15314 (Minor Additions to Schools) of the California Environmental Quality Act (CEQA) Guidelines, and none of the circumstances stated in CEQA Guidelines Section 15300.2 apply.

COMMISSIONERS' REPORTS

POTENTIAL FUTURE AGENDA ITEMS

ADJOURNMENT

SPECIAL NOTICES TO THE PUBLIC

In compliance with the Americans with Disabilities Act and California Law, it is the policy of the City of Los Altos to offer its programs, services and meetings in a manner that is readily accessible to everyone, including individuals with disabilities. If you are a person with a disability and require information or materials in an appropriate alternative format; or if you require any other accommodation, please contact department staff. Advance notification within this guideline will enable the City to make reasonable arrangements to ensure accessibility.

Agendas, Staff Reports and some associated documents for the Planning Commission items may be viewed on the Internet at https://ca-losaltos.civicplus.com/524/Planning-Commission.

Decisions of the Planning Commission are final unless appealed by filing an appeal with the City Clerk within 14 calendar days of the decision. No building permits shall be issued during this 14-day period.

CITY OF LOS ALTOS
PLANNING COMMISSION MEETING MINUTES
THURSDAY, FEBRUARY 19, 2026
6:00 p.m.
1 N. San Antonio Road, Los Altos, CA

Mehruss Jon Ahi, Chair
Richard Roche, Vice Chair
Joe Beninato, Commissioner
Susan Mensinger, Commissioner
Eric Steinle, Commissioner
Daphne Ross, Commissioner

CALL MEETING TO ORDER: Chair Ahi called the meeting to order at 6:00 p.m.

ESTABLISH QUORUM: Pursuant to AB2449, Eric Steinle, Planning Commissioner, requested to attend the meeting remotely due to a medical issue. All other commissioners were present at the meeting.

PUBLIC COMMENTS ON ITEMS NOT ON THE AGENDA

No public comments were received.

CONSENT CALENDAR

1. **Planning Commission Meeting Minutes**
   Approval of the DRAFT minutes of the Planning Commission meeting of January 15, 2026.

Motion by Commissioner Mensinger and second by Commissioner Steinle to approve the consent calendar. **Motion carried unanimously by roll call vote.**

DISCUSSION

2. **DR25-0062 and V25-0001 - Brooke McCue - 1276 Montclaire Way**
   Request for Design Review (DR25-0062) for the construction of a one-story, 3,469 square-foot single-family home, and Variance (V25-0001) to allow a 13' front setback in lieu of the required 25' front setback, 5'-4.5" and 5'-5.5" side setbacks in lieu of the required 15' side setbacks, and 28 percent front yard landscape area in lieu of the required 50 percent front yard landscape area per the recommended findings and conditions of approval. The project is categorically exempt from environmental review pursuant to Section 15303 (New Construction or Conversion of Small Structures) of the California Environmental Quality Act (CEQA), and none of the circumstances stated in CEQA Guidelines Section 15300.2 apply.

Senior Planner Whitehill presented the project.

Commissioners asked staff and the applicant questions.

Chair Ahi opened the public comment period.

Yan Yimajian, Luo Tianqiong, Dan Dang, and Eric Fenembol provided public comments.

Chair Ahi closed the public comment period.

The Planning Commission discussed the project.

Motion by Chair Ahi, second by Commissioner Roche to approve a Design Review (DR25-0062) for the construction of a one-story, 3,469 square-foot single-family home, and Variance (V25-0001) to allow a 13' front setback in lieu of the required 25' front setback, 5'-4.5" and 5'-5.5" side setbacks in lieu of the required 15' side setbacks, and 28 percent front yard landscape area in lieu of the required 50 percent front yard landscape area per the recommended findings and conditions of approval. The project is categorically exempt from environmental review pursuant to Section 15303 (New Construction or Conversion of Small Structures) of the California Environmental Quality Act (CEQA), and none of the circumstances stated in CEQA Guidelines Section 15300.2 apply. **3- 3; motion failed by roll call vote.**

Motion by Commissioner Beninato, second by Commissioner Mensinger to deny Design Review (DR25-0062) for the construction of a one-story, 3,469 square-foot single-family home, and Variance (V25-0001) to allow a 13' front setback in lieu of the required 25' front setback, 5'-4.5" and 5'-5.5" side setbacks in lieu of the required 15' side setbacks, and 28 percent front yard landscape area in lieu of the required 50 percent front yard landscape area per revised findings.
3- 3; motion failed by roll call vote.

Motion by Chair Ahi, second by commissioner Beninato to continue the item to the March 19, 2026 meeting date. **Motion carried unanimously by roll call vote.**

COMMISSIONERS' REPORTS

None.

POTENTIAL FUTURE AGENDA ITEMS

None.

ADJOURNMENT – The meeting adjourned at 8:15 p.m.

_____
Stephanie Williams
Development Services Director

The Planning Commission Meeting recording may be viewed via the following external website: https://www.youtube.com/@CityofLosAltosCA. The City of Los Altos does not own or operate YouTube. The video referenced on these minutes were live at the time the minutes were published.

PLANNING COMMISSION
STAFF REPORT

Meeting Date March 5, 2026

Subject 1860 Grant Road – Design Review and Conditional Use Permit Modification at St. Simon Church and Private School

Prepared by: Brittany Whitehill, Senior Planner

Initiated by: Michael Boennighausen, Applicant

Attachments:
1. Draft Resolution
2. Project Plans
3. Project Description Letter
4. Traffic Impact Study

Recommendation

Adopt a Resolution approving Design Review (DR25-0006) and a modification to a previously approved Conditional Use Permit (CUP25-0002) to construct a one-story, 1,711-square-foot classroom building and various site and landscape modifications at an existing church and school campus, per the recommended findings and conditions of approval; and find the project is categorically exempt from environmental review pursuant to Section 15314 (Minor Additions to Schools) of the California Environmental Quality Act (CEQA) Guidelines, and none of the circumstances stated in CEQA Guidelines Section 15300.2 apply.

Background

Property Overview

The project site is an approximately eight-acre triangular property located at the northwest corner of Grant Road and Foothill Expressway within the Public and Community Facilities (PCF) Zoning District and developed with St. Simon church and private school. The site is bordered by Grant Road to the east, Foothill Expressway to the south and west, and single-family residences to the north, with surrounding properties zoned R1-10 (Single-Family). Primary access is provided via two driveways on Grant Road. The site contains three main uses: St. Simon Catholic Parish, St. Simon Catholic School (K–8), and St. Simon Preschool.

The church was established in 1956, followed by the school in 1960, and the campus has since been modified through various permits, which are summarized below:

- 1960 – Design Review for new school and faculty residence.
- 1961 – Design Review for new rectory.
- 1963 – Design Review for school addition.
- 1969 – Use Permit and Design Review for multi-purpose building and setback exception (from Foothill Expressway).
- 1982 – Architectural and Site Approval and Variance for storage building.
- 1984 – Conditional Use Permit to increase enrollment and Design Review for classroom addition.
- 1986 – Conditional Use Permit Modification and Design Review for modular daycare unit and playground improvements (no enrollment increase).
- 1995 – Conditional Use Permit Modification and Design Review for Parish Center and maintenance building; Variance for setback; Rezoning (R1-10 to PCF); minor enrollment increase.
- 1998 – Design Review for sanctuary modifications and seating reduction.
- 2019 – Conditional Use Permit Modification, Design Review, and Variance for preschool improvements, modular building, classroom addition, shade structures, and site improvements (no overall enrollment increase).

The existing uses on the site are contained within several one-and two-story buildings, which are shown in Figure 1 below.

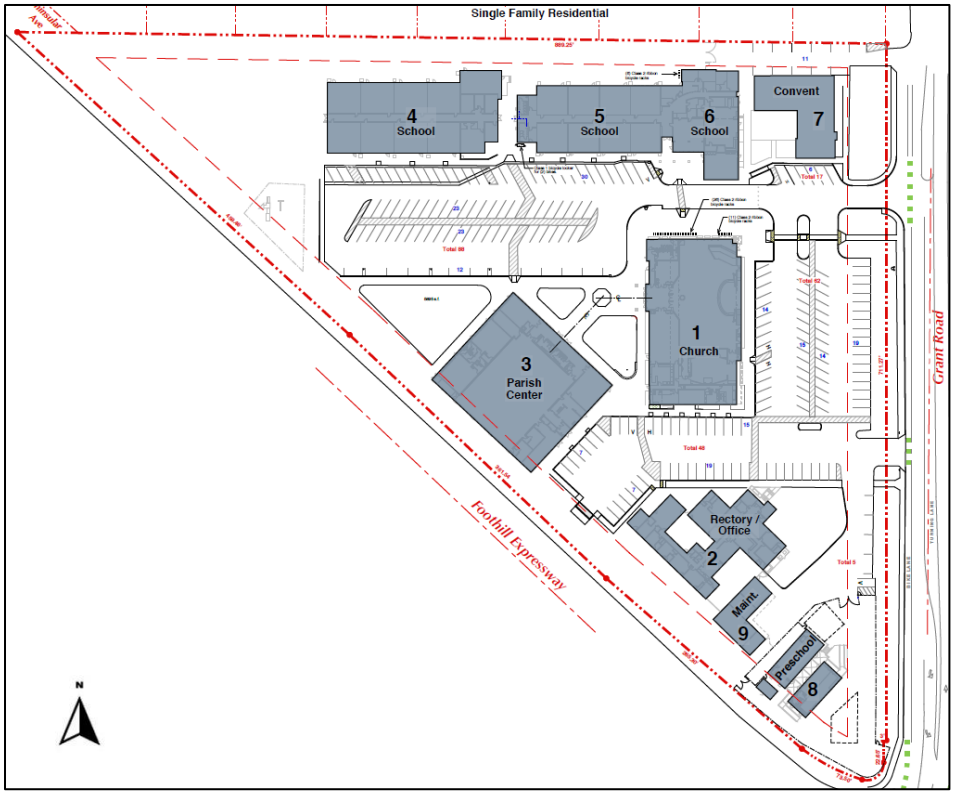


Figure 1: Existing Site Layout

Project Description

Preschool Improvements

The project proposes to construct a new 1,711-square foot building near the southern corner of the site to accommodate a new preschool classroom, lunch preparation area, and small office. The building features composition shingle gable and flat roof forms, stucco siding and trim, and stone wainscot accents. The building is designed to be compatible with existing buildings on the campus.

In addition to the new building, the project proposes a renovation of the existing outdoor play yard immediately adjacent to the new building. The project will also reconfigure some of the parking onsite to create 12 parking stalls in a designated area near the preschool to facilitate safer and more convenient pick-up and drop-off of the preschool students.

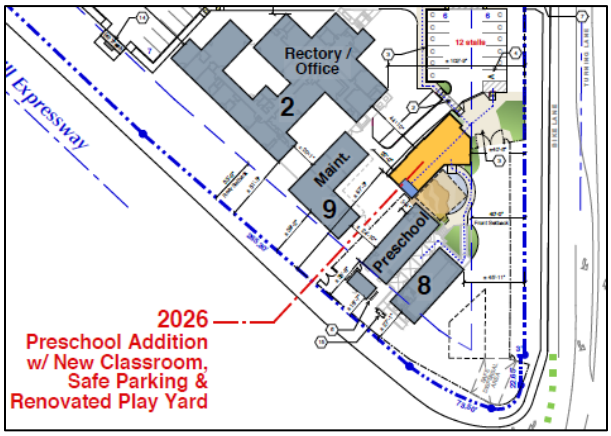


Figure 2: Preschool Improvements Layout



Figure 3: Proposed Preschool Building

Church Plaza Improvements

The project also proposes improvements to an existing plaza between the church building and parish center, including installation of a seatwall, shade structure, an outdoor barbeque, landscaping, and decorative paving.

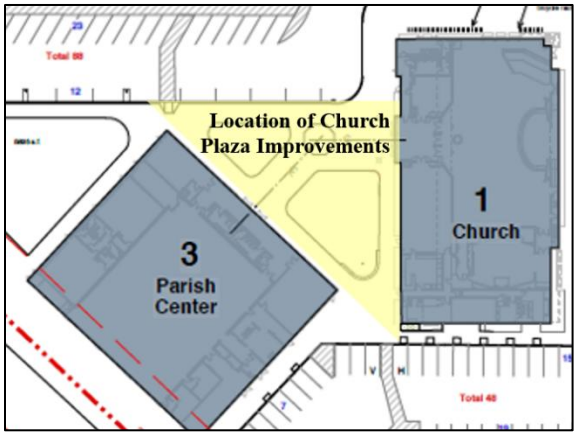


Figure 4: Church Plaza Location



Figure 5: Church Plaza Improvements

In addition to these building and site modifications, the application includes a request to modify the composition of the student age groups to increase preschool enrollment, while not increasing the overall allowed student enrollment of 580 students.

Analysis

General Plan Consistency

The project site has a General Plan designation of Public and Institutional (PI), which allows a variety of uses, including churches and academic uses. The project is consistent with the uses envisioned in the Public and Institutional land use designation.

Zoning Consistency

The project site has a zoning designation of PCF (Public and Community Facilities), which allows churches and private schools with a Conditional Use Permit. The project, including the new building and site modifications, is consistent with the requirements of the PCF zoning districts, which are summarized below:

PCF District Zoning Standards			
Standard	**Requirement**	**Proposal**	**Project Compliance**
Coverage	Max. 30%	23.59%	Project complies
Front Setback (Grant Road)	40 ft.	40 ft. – 6 in. to new building	Project complies
Exterior Side Setback (Foothill Expressway)	35 ft.	97’ ft. – 5 in. to new building	Project complies
Interior Side Setback	25 ft.	>500 ft.	Project complies
Building Height	30 ft. & 2 stories	16 ft. & 1 story	Project complies

Landscaping and Trees

There are 29 trees on the site in the vicinity of the project, 26 of which qualify as protected. An arborist report was prepared by a certified arborist to evaluate the location, health, condition, and potential construction impacts of trees within the project area. Staff worked with the arborist and applicant team through development review to explore opportunities to preserve protected trees, prioritizing larger trees with greater canopy. Trees in areas not impacted by the project were not evaluated.

The project proposes the removal of nine protected trees as follows:

- **Tree No. 1**: A Canary Island Date Palm listed on the City of Los Altos Invasive and Undesirable Tree List. Removal is consistent with Los Altos Municipal Code Section 11.08.100(A)(2).

- **Tree Nos. 8, 9, 28, and 29**: Four Carob trees incompatible with the proposed bioswale, which is required to comply with stormwater treatment and drainage regulations. Alternative bioswale locations were explored; however, site constraints including existing protected trees, utilities, buildings, driveways, and surface parking precluded an alternative that would avoid tree impacts. The project design team and arborist determined the proposed location would minimize impacts to more desirable trees. Removal is consistent with Los Altos Municipal Code Section 11.08.100(A)(5), as preservation would impede reasonable use of the property and no reasonable or feasible alternative exists.

- **Tree Nos. 17, 18, and 19**: Three Coast Redwood trees within the footprint of the proposed classroom building. The proposed classroom location meets setback requirements, remains close to existing preschool classrooms and the outdoor play area, and avoids conflicts with the adjacent existing drive aisle, which serves existing garage and rectory buildings. No feasible alternative location that avoids impacts to protected trees was identified. Removal is consistent with Los Altos Municipal Code Section 11.08.100(A)(5).

- **Tree No. 23**: A Western Redbud located within the new parking lot area serving the preschool. Parking modifications are designed to comply with stall and drive aisle dimensional requirements, provide fire access, and create a safe and convenient designated parking area. Due to the built-out nature of the site, no feasible alternative parking layout avoids impacts to protected trees. Removal is consistent with Los Altos Municipal Code Section 11.08.100(A)(5).

The project will install 20 new 24" box trees around the plaza, preschool area, and surface parking lot to mitigate the removal of the nine protected trees. These areas will also feature a variety of new shrubs, grasses and groundcover plants. The proposed landscaping is consistent with the Water Efficiency in Landscape Ordinance (WELO) requirements.

Parking and Circulation

In 1995, St. Simon was granted a Conditional Use Permit modification, Design Review, and Variance for construction of the rectory building and an increase to school enrollment. A parking study was conducted to evaluate on-site parking demand, as required by the Municipal Code in effect at that time. The 1995 parking study determined that the school (with the enrollment cap of 580 students) and church required 212 parking spaces. Currently, 220 parking spaces exist on the site.

The project proposes removing three parking spaces, resulting in a total of 217 parking spaces. The project includes an updated Traffic Impact Study prepared by a licensed traffic engineer, which includes a current parking analysis (Attachment 4). The updated study has confirmed that 217 parking stalls will be sufficient to accommodate the uses onsite. In addition to the modified onsite parking, the project will install one new Class 1 bike locker and 6 new Class 2 bike racks.

Vehicle queueing associated with school drop-off and pickup was also evaluated in the Traffic Impact Study. Currently, during school drop-off and pickup, cars form a line in the main parking

lot at the front of the site. Retractable bollards are then lowered to allow cars to move into a rear parking lot allowing all vehicles to park, either drop off or pick up children, and exit.

Although the current drop-off and pickup program functions well for the school, it has resulted in some offsite vehicle queueing into a dedicated turn pocket on Grant Road. To alleviate the offsite queueing, the Traffic Impact Study recommends the bollards be lowered five minutes earlier to allow more cars to queue on site rather than in the public street. Planning and Transportation Division staff have reviewed the Traffic Impact Study and concur with this recommendation, which is reflected as a requirement in the attached Conditions of Approval.

Student Enrollment

The school currently operates under prior conditions of approval that limit preschool enrollment to 54 students, with the remaining 526 students allocated across grades K–8, and a maximum total enrollment of 580 students. The current proposal does not seek to increase the overall enrollment cap but a change to the distribution of students within the existing total enrollment limit.

Staff finds that maintaining specific enrollment limits by grade range does not provide a clear operational or planning benefit. Allowing flexibility in how students are distributed across preschool and K–8 grade levels would enable the school to more effectively manage fluctuations in enrollment demand, staffing, and program needs, while still adhering to the established maximum enrollment of 580 students. This recommended change is reflected in the attached Conditions of Approval.

Environmental Review

The project is categorically exempt from environmental review pursuant to Section 15314 (Class 14), Minor Additions to Schools, of the CEQA Guidelines. The Class 14 categorical exemption applies to projects consisting of minor additions to existing schools within existing school grounds where the addition does not increase original student capacity by more than 25% or ten classrooms, whichever is less. The project will not increase the total number of students at the existing school and will add one additional classroom; therefore, the Class 14 categorical exemption applies.

Public Notification

A public meeting notice was mailed to property owners within 300 feet of the project site and published in the newspaper. The applicant also posted the site with a public notice sign in conformance with the Planning Division posting requirements.

At the time of preparation of this report, the Planning Division has not received comments on the proposed project.

RESOLUTION NO. 2026-

ADOPT A RESOLUTION APPROVING DESIGN REVIEW (D25-0006) AND A MODIFICATION TO A PREVIOUSLY APPROVED CONDITIONAL USE PERMIT (CUP25-0002) TO CONSTRUCT A ONE-STORY, 1,711-SQUARE-FOOT CLASSROOM BUILDING AND VARIOUS SITE AND LANDSCAPE MODIFICATIONS AT AN EXISTING CHURCH AND SCHOOL CAMPUS AT 1860 GRANT ROAD

WHEREAS, an application has been submitted for a Design Review Permit (D25-0006) and modification to a previously approved Conditional Use Permit (CUP25-0002) to construct a one-story, 1,711-square-foot classroom building and various site and landscape modifications; and

WHEREAS, the approximately 8-acre site is located in the Planned Community and Facility (PCF) zoning district and has a General Plan land use designation of Public and Institutional (PI); and

WHEREAS, the site contains an existing church that was established in 1956 (St. Simon Catholic Church) and an affiliated K-8 school established in 1960 (St. Simon Catholic School) and preschool established in 1986 (St. Simon Preschool); and

WHEREAS, the religious institutions and private schools are allowed uses in the PCF district with a Conditional Use Permit and are consistent with uses envisioned in the PI General Plan land use designation; and

WHEREAS, the project proposes construction of a new classroom and various site and landscape improvements; and

WHEREAS, the existing preschool and K-8 school operate under existing conditions of approval that establish a cap of 54 students enrolled in the preschool and an overall cap of 580 total students, and the project proposes to increase preschool enrollment without changing overall student enrollment; and

WHEREAS, the project complies with all applicable provisions of the Los Altos Municipal Code and General Plan; and

WHEREAS, the Project has been processed in accordance with the applicable provisions of the California Government Code and the Los Altos Municipal Code; and

WHEREAS, the Planning Commission held a duly noticed public hearing to consider the Project on March 5, 2026, and considered the written record and all public comment; and

WHEREAS, the findings and conclusions made by the Planning Commission in this Resolution are based upon the oral and written evidence presented as well as the entirety of the administrative record for the proposed Project, which is incorporated herein by this reference. The findings are not based solely on the information provided in this Resolution; and

WHEREAS, the project is categorically exempt from environmental review pursuant to Section 15314 (Class 14), Minor Additions to Schools, of the California Environmental Quality Act (CEQA) Guidelines. The Class 14 categorical exemption applies for projects consisting of

minor additions to existing schools within existing school grounds where the addition does not increase original student capacity by more than 25% or ten classrooms, whichever is less. The project will not increase the total number of students at the existing school and will add one additional classroom; therefore, the Class 14 categorical exemption applies.

NOW, THEREFORE, BE IT RESOLVED, that the Planning Commission of the City of Los Altos hereby approves Design Review Permit (D25-0006) and a modification to a previously approved Conditional Use Permit (CUP25-0002) for the construction of a new classroom building and various site and landscape modifications based on the findings attached hereto as "Exhibit A" and conditions of approval attached hereto as "Exhibit B" and incorporated by this reference.

EXHIBIT A

FINDINGS

Design Review

With regard to the Design Review for the Project, the Planning Commission finds the following pursuant to Section 14.77.070 of Los Altos Municipal Code (LAMC):

A. The proposal meets the goals, policies and objectives of the general plan and any objective design guidelines or standards and ordinance(s) adopted for the specific district or area because the existing school and church uses are allowed in the Planned Community and Facility zoning district and consistent with the uses envisioned in the Public and Institutional General Plan land use designation, and the proposed classroom building and site improvements comply with all applicable requirements of the Los Altos Municipal Code.

B. The proposed structures have been designed to follow the natural contours of the site with minimal grading, minimal impervious cover and maximum erosion protection because the proposed building is located on a flat portion of the site and no basement is proposed; therefore, grading associated with the project will be minimal, and the project will maintain the majority of pervious surfaces on the site.

C. Building mass has articulated architectural elements or features that relate to the human scale, both horizontally and vertically. Building elevations have variation and depth and avoid large blank wall surfaces. Residential or mixed-use residential projects incorporate elements that signal habitation, such as identifiable entrances, stairs, porches, bays and balconies. The proposed classroom building is modest in size and scale when compared to surrounding buildings, features a combination of flat and gabled room forms, varied wall plate heights of nine to twelve feet, and substantial horizontal and vertical breaks in building massing, all of which further reduce the perceived massing, size and scale of the building.

D. Exterior materials and finishes convey high quality, integrity, permanence and durability, and materials are used effectively to define building elements such as base, body, parapets, bays, arcades and structural elements. Materials, finishes, and colors have been used in a manner that serves to reduce the perceived appearance of height, bulk and mass. The exterior materials, including a stone base, smooth stucco walls, and fascia at the roof eaves, are durable and convey a sense of quality and permanence. These materials are used to clearly define the building's base, primary wall areas, and entry feature, creating a balanced and well-organized façade. Changes in materials, colors, and roof forms help break up the building's mass and reduce the perceived height and bulk.

E. The design and layout of the proposed project will result in well-designed vehicle and pedestrian access, circulation, and parking. The project includes reconfiguring some of the existing onsite parking to better serve the school, and to enhance safety and convenience. The parking layout creates a dedicated area for preschool parking, pickup and drop-off immediately adjacent to the preschool classrooms to create a safer path of travel for preschool students. Additionally, the parking and queueing during school pickup and drop-off hours strategy has been carefully developed in coordination with a licensed traffic engineer to maximize efficiency and safety, while preventing offsite vehicle queueing in the public right-of-way. The site complies with fire access requirements, there is sufficient parking onsite to accommodate

all uses, and the parking stalls and drive aisles comply with the dimensional requirements of the Los Altos Municipal Code.

F. The general landscape design ensures visual relief, complements structures, provides an attractive environment, and is consistent with any adopted landscape program because the site improvements have been designed to maximize preservation of protected trees to the greatest extent possible, the project will install 20 new 24" box trees to mitigate the loss of nine protected trees, the project includes a thoughtfully designed landscape plan with a variety of shrubs, grasses and groundcover in key locations and gathering spaces including the church plaza, the area around the preschool classrooms and the property frontage along Grant Road, and the landscaping complies with the Water Efficiency in Landscape Ordinance (WELO).

G. Signage when proposed or required is designed to complement the building architecture in terms of style, materials, colors, proportions, and serves as identification of the building or business(es) only. This finding is not applicable as no signage is proposed with the project.

H. Mechanical equipment is fully screened from public view and the screening is designed to be consistent with the building architecture in form, material and detailing and is in full compliance with Chapter 11.14 of the Los Altos Municipal Code.

I. Service and trash areas are fully screened from public view or are enclosed in structure(s) that are consistent with the building architecture in materials and detailing because the project does not propose any new trash or service areas, and trash and utilities are currently contained in existing structures onsite that are not visible from the public right-of-way.

J. Street improvements which are identified in Chapter 11.20 of the Los Altos Municipal Code will be provided because the project will maintain the existing curb, gutter, sidewalk and bike lane along Grant Road, and any necessary repairs within the right-of-way, including the street shoulder, will comply with the City's Shoulder Paving.

K. Offsite improvements associated with the subdivision of land allowed by Title 13 of the Los Altos Municipal Code, and/or the Subdivision Map Act. This finding is not applicable as the project does not include subdivision of land.

L. The approval of the design review complies with the California Environmental Quality Act (CEQA) because the project is categorically exempt from environmental review pursuant to Section 15314 (Class 14), Minor Additions to Schools of the California Environmental Quality Act Guidelines. The Class 14 categorical exemption applies for projects consisting of minor additions to existing schools within existing school grounds where the addition does not increase original student capacity by more than 25% or ten classrooms, whichever is less. The project will not increase the total number of students at the existing school and will add one additional classroom; therefore, the Class 14 categorical exemption applies.

Conditional Use Permit Modification

With regard to the modification to the previously approved Conditional Use Permit for the Project, the Planning Commission finds the following pursuant to Section 14.80.060 of Los Altos Municipal Code (LAMC):

A. That the proposed location of the conditional use is desirable or essential to the public health, safety, comfort, convenience, prosperity, or welfare because the existing school and church campus are conveniently located at the intersection of two main roadways in Los Altos, the school and church are utilized by many members of the community and provide a venue for education and religious congregation, and the new classroom is strategically placed near existing classrooms and away from neighboring single-family homes;

B. That the proposed location of the conditional use is in accordance with the objectives of the zoning plan as stated in Chapter 14.02 of this title because the granting of the modification to the Conditional Use Permit will allow for the continued and improved use of an established church and school campus in the community.

C. That the proposed location of the conditional use, under the circumstances of the particular case, will not be detrimental to the health, safety, comfort, convenience, prosperity, or welfare of persons residing or working in the vicinity or injurious to property or improvements in the vicinity because the requested modifications to the Conditional Use Permit include the addition of one new classroom and modifications to the composition of student ages at an established school facility, with no overall increase in student enrollment. The project will comply with applicable noise standards of the Los Altos Municipal Code and will comply with all applicable Fire and Building Code requirements.

D. That the proposed conditional use will comply with the regulations prescribed for the district in which the site is located and the general provisions of Chapter 14.02 because the proposed classroom building, modifications to onsite parking and circulation, and all proposed site and landscape improvements comply with the applicable requirements of the PCF (Public and Community Facilities) zoning district.

E. When the proposed conditional use is a flag lot, the commission shall make a specific finding on each of the following issues. Any negative findings may result in denial of the use permit or in conditions of approval which alter the minimum development standards, e.g., height, floor area, and setbacks, for the district in which the property is located. This finding is not applicable because the project does not include the creation of a flag lot.

F. When the proposed conditional use is a nonconforming ground floor office use, the planning commission shall make one or more of the following findings. This finding is not applicable because the project does not include the creation or preservation of nonconforming ground floor office uses.

G. When a conditional use permit is required, the planning commission shall make a specific finding that there is adequate on-site parking to support the facility, including staff, patients, visitors and other ancillary support services. This determination shall be based on a parking demand analysis prepared by a qualified professional and presented to the planning commission at a public hearing. A Traffic Impact Study was prepared by a licensed traffic engineer to confirm that 217 on-site parking spaces are sufficient to accommodate peak parking

demand associated with the school's and church's operations. In addition, the Traffic Impact Study evaluated vehicle queueing during peak drop-off and pickup periods and identified operational adjustments to improve circulation. With implementation of the recommended measure to lower the retractable bollards five minutes earlier, offsite vehicle queueing onto Grant Road will be avoided and vehicle circulation will be adequately accommodated onsite.

EXHIBIT B

CONDITIONS OF APPROVAL

PLANNING DIVISION

1. **Approved Plans:** The project shall be developed in substantial compliance with the design plans, support materials, and technical reports approved as part of application CUP25-0002 and D25-0006 on March 5, 2026, except as modified by these conditions as specified below.

2. **Expiration:** This Permit is valid for a period of two years and will expire on March 5, 2028 unless prior to the date of expiration, a building permit is issued, or an extension is granted pursuant to the procedures and timeline for extensions in the Zoning Code.

3. **Revisions to the Approved Project:** Minor revisions to the approved plans which are found to be in substantial compliance with the approved plans may be approved by the Development Services Director.

4. **Notice of Right to Protest:** The conditions of project approval set forth herein include certain fees, dedication requirements, reservation requirements, and other exactions. Pursuant to Government Code Section 66020(d)(1), these conditions constitute written notice of a statement of the amount of such fees, and a description of the dedications, reservations, and other exactions. You are hereby further notified that the 90-day period in which you may protest these fees, dedications, reservations, and other exactions pursuant to Government Code Section 66020(a) began on the date of approval of this project. If you fail to file a protest within this 90-day period complying with all of the requirements of Section 66020, you will be legally barred from later challenging such exactions.

5. **Indemnity and Hold Harmless:** The applicant/owner agrees to indemnify, defend, protect, and hold the City harmless from all costs and expenses, including attorney's fees, incurred by the City or held to be the liability of the City in connection with the City's defense of its actions in any proceedings brought in any State or Federal Court, challenging any of the City's action with respect to the applicant's project. The City may withhold final maps and/or permits, including temporary or final occupancy permits, for failure to pay all costs and expenses, including attorney's fees, incurred by the City in connection with the City's defense of its actions.

6. **Supersedes Prior Approvals:** Approval of this permit modification incorporates new or updated conditions of approval from a prior permit(s), including, but not limited to, Permit Nos. 60-D-83, 61-D-140, 69-D-338, 69-UP-93, 82-D-587, 83-SC-126, 84-SC-5, 85-SC-91, 86-UP-7, 95-UP-4 and MOD19-0007. For regulatory purposes, this permit supersedes all prior permits and conditions of approval.

7. **Applicability of This Permit:** This Permit shall apply to any business/owner entity whose use and operational characteristics match those of the approved use. Intensification of the approved use shall require an amendment to this Permit. This Permit shall continue to be valid upon a change of ownership/operator of the site, business, service, use(s), or structure that was the subject of this approval provided the new owner/operator agrees in writing to all

applicable conditions and operating standards prior to reopening or maintaining the use or structure(s) under the new ownership. Any new owner/operator must submit a wet (original) signed letter to the Planning Division noting agreement with the enclosed conditions which includes notation of this permit number and the new business/operator name.

8. **Student Enrollment:** The total combined student enrollment for St. Simon Catholic School (K-8) and St. Simon Preschool shall not exceed 580 students.

9. **School Drop-Off and Pick-Up:** The school drop-off and pickup shall be conducted in accordance with the recommendations in the Traffic Impact Study prepared by Grant P. Johnson, TE, and dated January 16, 2026. Specifically, the retractable bollards shall be lowered sufficiently early to allow cars to move into the overflow parking lot before vehicles queue onto Grant Road. No off-site vehicle queueing or parking is permitted. Any proposed changes to the pick-up and drop-off strategy shall be subject to review and approval by the Development Services Director and may require a modification to this permit.

10. **Operations Plan:** School operations, including hours of operation, shall be substantially consistent with the Project Description Letter dated February 19, 2026 (Attachment 3 to the staff report). Any proposed changes to the hours of operation or other operational characteristics shall be subject to review and approval by the Development Services Director and may require a modification to this permit.

11. **Abandonment of Use:** The approved use shall be considered abandoned if the approved use at the site ceases for a period of six months or more, at which point this permit shall have expired and a new permit shall be required. Determination of the abandonment of the use shall be based on the best available data, which may include business license, tax payment records, utility records, and other government agency permits or licenses.

12. **Commercial Linkage Fee:** Prior to the issuance of the building permit, the applicant shall pay a Commercial Linkage fee based on the net new floor area and the adopted fees in effect at the time of building permit issuance.

13. **Single-Phase Development:** Construction of the project shall be done in a single phase and shall not be considered a multi-phased development.

14. **Exterior Materials:** High-quality materials and finishes shall be used throughout the project and shall remain in compliance with the materials identified in the approved plans, except as modified by the conditions of approval herein. Details regarding all color and architectural details shall be provided in the building permit plan submittal and shall be subject to review and approval by the Development Services Director or their designee prior to the issuance of building permits.

15. **Special Paving Materials:** The color, material, design, and product specifications for the special paving materials used on-site shall be submitted with the building permit drawings. Final paving design details shall be subject to review and approval by the Development Services Director or their designee prior to the issuance of building permits.

16. **Windows:** Manufacturer type, design, material, and installation details for all windows within the project shall be specified in the building permit drawings for review and approval

by the Development Services Director or their designee prior to the issuance of building permits.

17. **Paint Color-Coding:** Color-coded elevations of each side of the building detailing the location of all paint and stain colors, manufacturer, and color names shall be included in the building permit plans.

18. **Outdoor Storage:** There is to be no outdoor storage without specific Development Review approval by the Planning Division.

19. **Fences and Walls:** All fencing and walls are to be shown on building plan drawings, including details on height, location, and material finish. The design and location must be approved by the Development Services Director or their designee and comply with all setback and traffic visibility area requirements prior to building permit issuance.

20. **Lighting Plan:** A detailed lighting plan shall be included in building permit drawings demonstrating compliance with Chapter 14.91 (Lighting Performance Standards) of the Los Altos Municipal Code. This plan should include photometric contours, manufacturer's specifications on the fixtures, and mounting heights. The design and location of outdoor lighting fixtures shall ensure there will be no light spillover to surrounding properties, which is demonstrated with photometric contours extending beyond the project property lines. The lighting plan submitted with building permit drawings must be approved by the Development Services Director or their designee prior to building permit issuance.

21. **Landscaping:** Detailed landscape plans encompassing on- and off-site plantable areas out to the street curb must be included in building permit drawings. Minimum plant sizes are flats or one-gallon containers for ground cover, five-gallon for shrubs, and 24" box for trees. The drawings must be approved by the Development Services Director or their designee prior to building permit issuance and implemented prior to occupancy. All plans should be prepared by a licensed Landscape Architect and shall comply with the City's Water Efficient Landscape Ordinance (WELO) pursuant to Chapter 12.36 of the Municipal Code. Additional landscaping materials or modifications may be required by the Planning Division at final inspection to ensure adequate planting coverage and/or screening.

22. **Landscape Screening:** All utility meters, lines, transformers, backflow preventers, etc., on-site or off-site, must be shown on all site plan drawings and landscape plan drawings. All such facilities shall be located so as to not interfere with landscape material growth and shall be screened in a manner which respects the building design and setback requirements. Additional landscaping materials or modifications may be required by the Planning Division at final inspection to ensure adequate plant screening.

23. **Arborist Report:** A qualified arborist shall provide written instructions for the care of the existing tree(s) to remain on-site before, during, and after construction. The report shall also include a detailed plan showing installation of chain link fencing around the dripline to protect these trees and installation of an irrigation drip system and water tie-in for supplemental water during construction. Arborist's reports shall be received by the Planning Division and must be approved prior to issuance of building permits. Prior to occupancy, the arborist shall certify in writing that all tree preservation measures have been implemented. Approved measures from the report shall be included in the building permit drawings.

24. **Protected Trees:** Trees Nos. 10, 11, 12, 15, 16, 20, 21, 22, 24, 25, 26, and 27 shall be protected under this application and cannot be removed without a Tree Removal Permit from the Development Services Director.

25. **Tree Removal Approved:** Trees Nos. 1, 8, 9, 17, 18, 19, 23, 28, and 29 shown to be removed on plan Sheet A3.1.00 of the approved set of plans are hereby approved for removal. Tree removal shall not occur until a building permit is submitted and shall only occur after issuance of a demolition permit or building permit. Exceptions to this condition may be granted by the Development Services Director upon submission of written justification.

26. **Replacement Trees:** The applicant shall offset the loss of the nine protected trees with a total of 20 replacement trees. Each replacement tree shall be no smaller than a 24" box and shall be noted on the landscape plan as a replacement tree.

27. **Monthly Arborist Inspections:** Throughout demolition and construction, a qualified arborist must conduct monthly inspections to ensure tree protection measures and maintenance care are provided. A copy of the inspection letter, including recommendations for modifications to tree care or construction activity to maintain tree health, shall be provided to the Planning Division.

28. **Tree Protection Fencing:** The grading and tree or landscape plan of the Building Permit submittal shall show the required tree protection fencing which shall be installed around the dripline(s), or as required by the project arborist, of Tree Nos. 10, 11, 12, 15, 16, 20, 21, 22, 24, 25, 26, and 27. Tree protection fencing shall be chain link and a minimum of five feet in height with posts driven into the ground and shall not be removed until all building construction has been completed unless approved by the Planning Division.

29. **Signage:** No signs are approved as part of this application. Any new signage will require separate planning and/or building permits and shall be designed in compliance with Chapter 14.68 of the Los Altos Municipal Code. Prior to the issuance of the building permit for the project, the applicant shall apply for and get approval of a Sign Permit from the Planning Division for any new proposed signage.

30. **Bike Parking Facilities:** The applicant shall provide the following bike parking on the project site, which must be shown on building permit drawings:

    a. 6 short-term bike parking spaces for visitors.
    b. 1 long-term bike parking space for employees.

31. **Construction Noise Reduction:** The following noise reduction measures shall be incorporated into construction plans and contractor specifications to reduce the impact of temporary construction-related noise on nearby properties: (a) comply with manufacturer's muffler requirements on all construction equipment engines; (b) turn off construction equipment when not in use, where applicable; (c) locate stationary equipment as far as practical from receiving properties; (d) use temporary sound barriers or sound curtains around loud stationary equipment if the other noise reduction methods are not effective or possible; and (e) shroud or shield impact tools and use electric-powered rather than diesel-powered construction equipment.

32. **Mechanical Equipment:** Prior to issuance of a building permit, the applicant shall show the location of any mechanical equipment which complies with the requirements of Chapter 11.14 (Mechanical Equipment) and Chapter 6.16 (Noise Control) of the Los Altos City Code.

33. **Air Quality:** The applicant is required to secure a permit from the Bay Area Air Quality Management District or provide written assurance that no permit is required prior to issuance of a building permit.

34. **Basic Air Quality Construction Measures:** The applicant shall require all construction contractors to implement the basic construction mitigation measures recommended by the Bay Area Air Quality Management District (BAAQMD) to reduce fugitive dust emissions. Emission reduction measures will include, at a minimum, the following measures: (a) all exposed surfaces (e.g., parking areas, staging areas, soil pile, graded areas, and unpaved access roads) will be watered two times per day; (b) all haul trucks transporting soil, sand, or other loose material off-site will be covered; (c) all visible mud or dirt track-out onto adjacent public roads will be removed using wet power vacuum street sweepers at least once per day. The use of dry power sweeping is prohibited; (d) all vehicle speeds on unpaved roads will be limited to 15 mph; (e) all roadways, driveways, and sidewalks to be paved will be completed as soon as possible. Building pads will be laid as soon as possible after grading unless seeding or soil binders are used; (f) idling times shall be minimized either by shutting equipment off when not in use or reducing the maximum idling time to five minutes (as required by the California airborne toxics control measures Title 13, Section 2485, of the California Code of Regulations). Clear signage shall be provided for construction workers at all access points; and (g) all construction equipment shall be maintained and properly tuned in accordance with manufacturer's specifications. All equipment shall be checked by a certified mechanic and determined to be running in proper condition prior to operation.

35. **Discovery of Contaminated Soils:** If contaminated soils are discovered, the applicant will ensure the contractor employs engineering controls and Best Management Practices (BMPs) to minimize human exposure to potential contaminants. Engineering controls and construction BMPs will include, but not be limited to, the following: (a) contractor employees working on-site will be certified in OSHA's 40-hour Hazardous Waste Operations and Emergency Response (HAZWOPER) training; (b) the contractor will stockpile soil during redevelopment activities to allow for proper characterization and evaluation of disposal options; (c) the contractor will monitor area around construction site for fugitive vapor emissions with appropriate field screening instrumentation; (d) the contractor will water/mist soil as it is being excavated and loaded onto transportation trucks; (e) the contractor will place any stockpiled soil in areas shielded from prevailing winds; and (f) the contractor will cover the bottom of excavated areas with sheeting when work is not being performed.

36. **Discovery of Archaeological Resources:** If prehistoric or historic-period cultural materials are unearthed during ground-disturbing activities, it is recommended that all work within 100' of the find be halted until a qualified archaeologist and Native American representative can assess the significance of the find. Prehistoric materials might include obsidian and chert-flaked stone tools (e.g., projectile points, knives, scrapers) or tool-making debris; culturally darkened soil ("midden") containing heat-affected rocks and artifacts; stone milling equipment (e.g., mortars, pestles, handstones, or milling slabs); and battered-stone tools, such as

hammerstones and pitted stones. Historic-period materials might include stone, concrete, or adobe footings and walls; filled wells or privies; and deposits of metal, glass, and/or ceramic refuse. If the find is determined to be potentially significant, the archaeologist, in consultation with the Native American representative, will develop a treatment plan that could include site avoidance, capping, or data recovery.

37. **Discovery of Human Remains:** In the event of the discovery of human remains during construction or demolition, there shall be no further excavation or disturbance of the site within a 50' radius of the location of such discovery, or any nearby area reasonably suspected to overlie adjacent remains. The Santa Clara County Coroner shall be notified and shall make a determination as to whether the remains are Native American. If the Coroner determines that the remains are not subject to their authority, the Coroner shall notify the Native American Heritage Commission, which shall attempt to identify descendants of the deceased Native American. If no satisfactory agreement can be reached as to the disposition of the remains, then the landowner shall reinter the human remains and items associated with Native American burials on the property in a location not subject to further subsurface disturbance. A final report shall be submitted to the City's Development Services Director prior to release of a Certificate of Occupancy. This report shall contain a description of the mitigation programs and its results, including a description of the monitoring and testing resources analysis methodology and conclusions, and a description of the disposition/curation of the resources. The report shall verify completion of the mitigation program to the satisfaction of the City's Development Services Director.

38. **Discovery of Paleontological Resources:** In the event that a fossil is discovered during construction of the project, excavations within 50' of the find shall be temporarily halted or delayed until the discovery is examined by a qualified paleontologist, in accordance with Society of Vertebrate Paleontology standards. The City shall include a standard inadvertent discovery clause in every construction contract to inform contractors of this requirement. If the find is determined to be significant and if avoidance is not feasible, the paleontologist shall design and carry out a data recovery plan consistent with the Society of Vertebrate Paleontology standards.

39. **Indoor Formaldehyde Reductions:** If the project utilizes composite wood materials (e.g., hardwood plywood, medium density fiberboard, particleboard) for interior finishes, then only composite wood materials that are made with CARB approved, no-added formaldehyde (NAF) resins, or ultra-low emitting formaldehyde (ULEF) resins shall be utilized (CARB, Airborne Toxic Control Measure to Reduce Formaldehyde Emissions from Composite Wood Products, 17 CCR Section 93120, *et seq.*, 2009-2013).

40. **Preconstruction Nesting Bird Survey:** To the extent practicable, vegetation removal and construction activities shall be performed from September 1 through January 31 to avoid the general nesting period for birds. If construction or vegetation removal cannot be performed during this period, preconstruction surveys will be performed no more than two days prior to construction activities to locate any active nests as follows:

    The applicant shall be responsible for the retention of a qualified biologist to conduct a survey of the project site and surrounding 500' for active nests—with particular emphasis on nests of migratory birds—if construction (including site preparation) will begin during the bird nesting season, from February 1 through August 31. If active nests are observed on either the project

site or the surrounding area, the applicant, in coordination with the appropriate City staff, shall establish no-disturbance buffer zones around the nests, with the size to be determined in consultation with the California Department of Fish and Wildlife (usually 100' for perching birds and 300' for raptors). The no-disturbance buffer will remain in place until the biologist determines the nest is no longer active or the nesting season ends. If construction ceases for two days or more and then resumes during the nesting season, an additional survey will be necessary to avoid impacts on active bird nests that may be present.

BUILDING DIVISION

41. **Building Permit:** A building permit is required for the project and building design plans shall comply with the latest applicable adopted standards. The applicant shall submit supplemental application materials as required by the Building Division to demonstrate compliance.

42. **Conditions of Approval:** Incorporate the conditions of approval into the Building Permit submittal plans and provide a letter which explains how each condition of approval has been satisfied and/or which sheet of the plans the information can be found.

43. **School Fee Payment:** In accordance with Section 65995 of the California Government Code, and as authorized under Section 17620 of the Education Code, the property owner shall pay the established school fee for each school district the property is located in and provide receipts to the Building Division. Payments shall be made directly to the school districts.

44. **Payment of Impact and Development Fees:** The applicant shall pay all applicable development and impact fees in accordance with State Law and the City of Los Altos current adopted fee schedule. All impact fees not paid prior to building permit issuance shall be required to provide a bond equal to the required amount prior to issuance of the building permit.

45. **Work Hours/Construction Site Signage:** No work shall commence on the job site prior to 7:00 a.m. nor continue later than 7:00 p.m., Monday through Friday, from 9 a.m. to 6 p.m. Saturday, and no work is permitted on Sunday or any City observed holiday. The general contractor, applicant, developer, or property owner shall erect a sign at all construction site entrances/exits to advise subcontractors and material suppliers of the working hours and contact information, including an after-hours contact.

46. **Disturbance Coordinator:** The applicant shall designate a "disturbance coordinator" who will be responsible for responding to any local complaints regarding construction noise. The coordinator (who may be an employee of the general contractor) will determine the cause of the complaint and will require that reasonable measures warranted to correct the problem be implemented. A telephone number of the noise disturbance coordinator shall be conspicuously posted at the construction site fence and on the notification sent to neighbors adjacent to the site. The sign must also list an emergency after-hours contact number for emergency personnel.

47. **California Water Service Upgrades:** You are responsible for contacting and coordinating with the California Water Service Company any water service improvements including but not limited to relocation of water meters, increasing water meter sizing or the installation of fire

hydrants. The City recommends consulting with California Water Service Company as early as possible to avoid construction or inspection delays.

48. **Americans with Disabilities Act:** All improvements shall comply with Americans with Disabilities Act (ADA). The latest edition of Caltrans ADA requirements shall apply to all improvements in the public right-of-way. Compliance with all ADA requirements shall be shown on on all building permit plans.

49. **Public Utilities:** The applicant shall contact electric, gas, communication, and water utility companies regarding the installation of new utility services to the site.

50. **Geotechnical Report:** The applicant shall have a design-level geotechnical investigation prepared which includes recommendations to address and mitigate geologic hazards in accordance with the specifications of California Geological Survey (CGS) Special Publication 117, *Guidelines for Evaluating and Mitigating Seismic Hazards*, and the requirements of the Seismic Hazards Mapping Act. The report will be submitted to the City during building plan check, and the recommendations made in the geotechnical report will be implemented as part of the project and included in building permit drawings and civil drawings as needed. Recommendations may include considerations for design of permanent below-grade walls to resist static lateral earth pressures, lateral pressures caused by seismic activity, and traffic loads; method for backdraining walls to prevent the build-up of hydrostatic pressure; considerations for design of excavation shoring system; excavation monitoring; and seismic design.

ENGINEERING DIVISION

51. **Public Utility Dedication:** The applicant shall dedicate public utility easements as required by the utility companies to serve the site.

52. **Public Infrastructure Repairs:** The applicant shall repair any damaged right-of-way infrastructures and otherwise displaced curb, gutter and/or sidewalks as directed by the City Engineer or his designee.

53. **Construction Management Plan:** The applicant shall submit a construction management plan for review and approval. The construction management plan shall address any construction activities affecting the public right-of-way, including but not limited to excavation, traffic control, truck routing, pedestrian protection, material storage, earth retention and construction vehicle parking. The plan shall provide specific details with regards to how construction vehicle parking will be managed to minimize impacts on nearby single-family neighborhoods. Sidewalks, parking and travel lanes along Grant Road shall not be closed for the full duration of the project. Closures will be reviewed and approved with Encroachment Permit submittals. The applicant shall be required to have a pre-construction meeting with all abutting property owners to discuss the project schedule and to prominently display a sign with the single point of contact the community should interface with for any construction related impacts from the project.

54. **SWMP Certification:** The applicant shall have a final inspection and certification done and submitted by the Engineer who designed the SWMP to ensure that the treatments were installed by design. The applicant shall submit a maintenance agreement to City for review and approval

for the stormwater treatment methods installed in accordance with the SWMP. Once approved, City shall record the agreement.

55. **Label Catch Basin Inlets:** The applicant shall label all new or existing public and private catch basin inlets which are on or directly adjacent to the site with the "NO DUMPING - FLOWS TO PERMANENTE CREEK" logo as required by the City.

56. **Encroachment Permit:** An encroachment permit shall be obtained from the Engineering Division prior to doing any work within the public right-of-way including the street shoulder. All work within the public street right-of-way shall be in compliance with the City's Shoulder Paving Policy.

57. **Traffic Control Plans:** Upon submittal of the initial building permit and improvement plans, the applicant shall submit traffic control plans for any off-site and on-site improvements or any work that requires temporary lane closure, shoulder closure, bike lane closure, and/or sidewalk closure for review and approval. Sidewalk closures are not allowed unless reconstruction of sidewalk necessitates temporary sidewalk closure. In these instances, sidewalk detour should be shown on the Traffic Control plans. Traffic control plans shall be prepared in accordance with the latest edition of the California Manual of Uniform Traffic Control Devices (CA MUTCD).

58. **Storm Water Management Plan:** The applicant shall submit a Storm Water Management Plan (SWMP) in compliance with the San Francisco Bay Region Municipal Regional Stormwater (MRP) National Pollutant Discharge Elimination System (NPDES) Permit No. CA S612008, Order R2-2022-0018, Provision C.3 dated May 11, 2022.The SWMP shall be reviewed and approved by a City approved third party consultant at the Applicant's expense. The recommendations from the Storm Water Management Plan (SWMP) shall be shown on the building permit plans.

59. **Pollution Prevention:** The improvement plans shall include the "Blueprint for a Clean Bay" plan sheet in all plan submittals.

60. **Storm Water Filtration Systems:** The applicant shall insure the design of all storm water filtration systems and devices are without standing water to avoid mosquito/insect infestation.

61. **Transportation Permit:** A Transportation Permit, per the requirements specified in California Vehicle Code Division 15, is required before any large equipment, materials or soil is transported or hauled to or from the construction site. The applicant shall pay the applicable fees before the transportation permit can be issued by the City Engineer.

62. **Grading and Drainage Plan:** The applicant shall submit on-site grading and drainage plans that include (i.e. drain swale, drain inlets, rough pad elevations, building envelopes, drip lines of major trees, elevations at property lines, all trees and screening to be saved) for approval by City Engineer. No grading or building pads are allowed within two-thirds of the drip line of trees unless authorized by a certified arborist and the Planning Division.

63. **Public Utilities**: The applicant shall contact electric, gas, communication, and water utility companies regarding the installation of new utility services to the site.

64. **Solid Waste and Recyclables Disposal Plan:** The applicant shall contact Mission Trail Waste Systems and submit a solid waste and recyclables disposal plan indicating the type, size and number of containers proposed, and the frequency of pick-up service subject to the approval of the Engineering Division prior to the issuance of Building permit. The Applicant shall also submit evidence that Mission Trail Waste Systems has reviewed and approved the size and location of the proposed trash enclosure prior to the issuance of Building permit. The enclosure shall be designed to prevent rainwater from mixing with the enclosure's contents and shall be drained into the City's sanitary sewer system. The enclosure's pad shall be designed to not drain outward, and the grade surrounding the enclosure designed to not drain into the enclosure. In addition, Applicant shall show on plans the proposed location of how the solid waste will be collected by the refusal company. Include the relevant garage clearance dimension and/or staging location with appropriate dimensioning on to plans.

FIRE DEPARTMENT

65. **Fire Sprinklers:** The building permit plans shall state fire sprinklers shall be provided and installed as a deferred submittal.

66. **Fire Alarm System:** The building permit plans shall state a fire alarm system shall be installed as a deferred submittal or note exception outlined in 907.2.3.8 shall be met.

67. **Fire Hydrant / Fire Flow Requirements**: Fire hydrants shall be provided along required fire apparatus access roads and adjacent public streets and shall be within 400 feet of the structure (CFC Sec. 507 App. B and App. C).

    a. The building permit plans shall show the location of hydrants.
    b. Provide a fire flow letter from a hydrant within 400 feet confirming minimum flow requirement of 1,000 gpm @20psi.

St Simon Parish

School Walkway, Church Plaza Remodel & Preschool Addition
Planning Submittal

1860 Grant Road, Los Altos, CA 94024



Church Plaza



Preschool Entry

Data

A.P.N	**318-04-011**
Code	CBC 2022, CMC 2022, CPC 2022, CEC 2022, CALGreen 2022, CA Energy, 2022 CFC 2022 (as adopted by the City of Lost Altos) and Santa Clara County Fire Department specifications.
Occupancy	**A3, E**
Type of Construction	**V-B**
No. of Stories	**1**
Site Area	**356,152 s.f. (8.18 acres)**
General Plan	**PI** - Public & Institutional
Zoning	**PCF**
Flood Zone	**Zone X**
No. of Students on Campus	**580 Students on site allowed by CUP 1995** **No change**
No. of Students at Daycare	**54 existing** **24 additional proposed** **78 Total**

Development Standards

	Allowed	Existing	Proposed
Zoning District	PCF	PCF	No change
Lot Size	-	356,152 s.f.	No change
# Students	**580**	461 (K-8) 55 Preschool **516**	461 (K-8) 55 (e) Preschool + 24 (n) Preschool **540**
Site Coverage	30%	22.75%	**23.59%**
FAR	---	24.03%	**24.86%**
Front setback	40'-0"	46'-1"	40'-6"
Side Interior setback	25'-0"	± 28'-0"	No change
Side exterior setback	25'-0"	± 26'-0"	No change
Max. height	30'-0"	29'-9"	No change

Floor Area

	Existing	Proposed
Building #1 - Church First Floor Second Floor TOTAL	15,809 s.f. 392 s.f. **16,201 s.f.**	No change
Shade Structures Plaza Patio TOTAL	**0 s.f.**	822 s.f. 451 s.f. **1,273 s.f.**
Building #2 - Rectory / Office **No Work** Floor area	**7,479 s.f.**	No change
Building #3 - Parish Center **No Work** Floor area	**16,966 s.f.**	No change
Building #4 - School **No Work** Floor Area	**12,960 s.f.**	No change
Building #5 - School **No Work** Floor Area	**9,856 s.f.**	No change
Building #6 - School Floor Area	**7,531 s.f.**	No change
Building #7 - Convent **No Work** First Floor Second Floor TOTAL	4,144 s.f. 4,144 s.f. **8,288 s.f.**	No change
Building #8 - Preschool Floor area **Shade Structures** Plaza Patio TOTAL	1,440 s.f. (e) classroom **+ 1,320 s.f. (e) classroom** **+ 643 s.f. (e) deck** **+ 729 s.f.(e) shade struture** **4,132 s.f.** 786 s.f. 1,063 s.f. **1,792 s.f.**	1,440 s.f. (e) classroom 1 + 1,320 s.f. (e) classroom 2 **+ 1,711 s.f. (n) classroom 3** + 643 s.f. (e) deck + 729 s.f.(e) shade struture **5,843 s.f.** 733 s.f. 1,063 s.f. **1,796 s.f.**
Building #9 - Maintenance **No Work** Floor area	**2,158 s.f.**	No change
Total Floor Area	**85,571 s.f.**	**87,282 s.f.**
Total Footprint	**81,035 s.f.**	**82,746s.f.**

Floor Area Ratio

Existing F.A.R. = Floor Area / Site Area = 85,571 x 100 / 356,152 = **24.03%**	
Proposed F.A.R. = Floor Area / Site Area = 87,282 x 100 / 356,152 = **24.51%**	**+ 0.48%**

Site Coverage

Existing Site Coverage = First Floor Area / Site Area = 81,035 x 100 / 356,152 = **22.75%**	
Proposed Site Coverage = First Floor Area / Site Area = 82,7469 x 100 / 356,152 = **23.23%**	**+ 0.48%**

Pervious Surface

Existing Pervious Surface = 103,402 x 100 / Site Area 356,152 = **29.03%**	
Proposed Pervious Surface = 99,601 x 100 / Site Area 356,152 = **28.00%**	**- 1.03%**

Accessibility

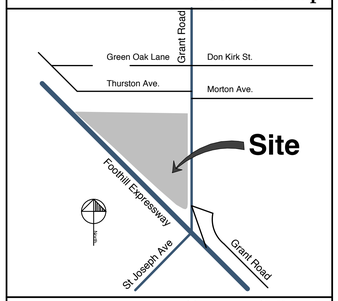
The school walkway, church plaza and new preschool classroom meet the requirements of CBC 11B.

⚠ Deferred Submittals

1. FIRE ALARM WORK TO BE SUBMITTED TO FIRE MARSHAL SEPARATELY FROM BUILDING PLAN CHECK.

2. FIRE SPRINKLER WORK TO BE SUBMITTED TO FIRE MARSHAL SEPARATELY FROM BUILDING PLAN CHECK.

Location Map



⚠2 Scope of Work

School Walkway
1.1 Add accessible sloped walkway to the upper field for pedestrians and maintenance vehicle.
1.2 Add tiered seating and curved seat wall for outdoor learning and casual seating.
1.3 Add stairs to upper field.
1.4 Add walkway and seating at field edge.
1.5 Add landscaping and storm water control measures.

Church Plaza
2.1. Add plaza in front of church with concrete seat walls, landscaping and irrigation.
2.2. Add shade canopy to plaza and existing adjacent patio.
2.3. Provide lighting, speakers and power to canopy support poles.
2.4. Add landscaping and storm water control measures.
2.5 Restripe parking lot between church and school.

Preschool Classroom
3.1. Add new building with classroom, offices and restrooms.
3.2. Add parking for preschool with sidewalks leading to preschool entrance.
3.3. Replace tan bark below existing play structure with rubber surface.
3.4. Provide sidewalk from new to existing preschool classrooms.
3.5. Add landscaping and storm water control measures adjacent to new classroom and parking.

Directory

Owner	Roman Catholic Bishop of San Jose A California Corp. Sole 1150 N. 1st Street, #100 San Jose, CA 95112
Client	St Simon School 1860 Grant Rd Los Altos, CA 94024 Michael Boennighausen (650) 880-1450 mboennighausen@stsimon.org
Architect	John Miller Architect, AIA 579 Clyde Ave, Suite 300 Mountain View, CA 94043 Stephanie Allen (408) 646-4919 steph@jmarch.com
Civil	Underwood & Rosenblum 1630 Oakland Rd #A-114 San Jose CA 95131 Frank Rosenblum (408) 483-8496 frank@uandr.com
Landscape	Keith Willig Landscape Architecture 899 Santa Cruz Ave, #206 Menlo Park, CA 94025 Natalie Sheffield (669) 800-7609 nataliesheffield@gmail.com

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St Simon Parish
1860 Grant Road
Los Altos, CA 94024

School Walkway, Church Plaza & Preschool Addition

No.	Revision	Date
⚠2	Planning Resubmittal	01-20-26
⚠1	Planning Resubmittal	12-08-25
-	Planning Submittal	09-26-25
-	Diocese Building Committee	08-21-25

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Title, Data & 3D Images

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Scale: 1" = 40'-0"

0.1

File: 76M St Simon Preschool/Plaza / A0 Title

Job #76M

Single Family Residential

Peninsular Ave

889.25'

459.46'

351.54'

Foothill Expressway

265.30'

73.50'

711.27'

Grant Road

BIKE LANE

TURNING LANE

4 School

5 School

6 School

Convent

7

1 Church

2 Rectory / Office

3 Parish Center

8 Preschool

9 Maint.

(6) Class 2 ribbon bicycle racks

Class 1 bicycle locker for (2) bikes.

(26) Class 2 ribbon bicycle racks

(11) Class 2 ribbon bicycle racks

5895 s.f.

11

30

6

Total 17

23

23

Total 88

12

Total 62

14

15

19

14

15

V H

Total 48

7

19

7

Total 5

22.65'

N

W E

S

St Simon Parish
1860 Grant Road
Los Altos, CA 94024

Church Plaza & Preschool Addition

No.	Revision	Date
-	Planning Resubmittal	01-20-26
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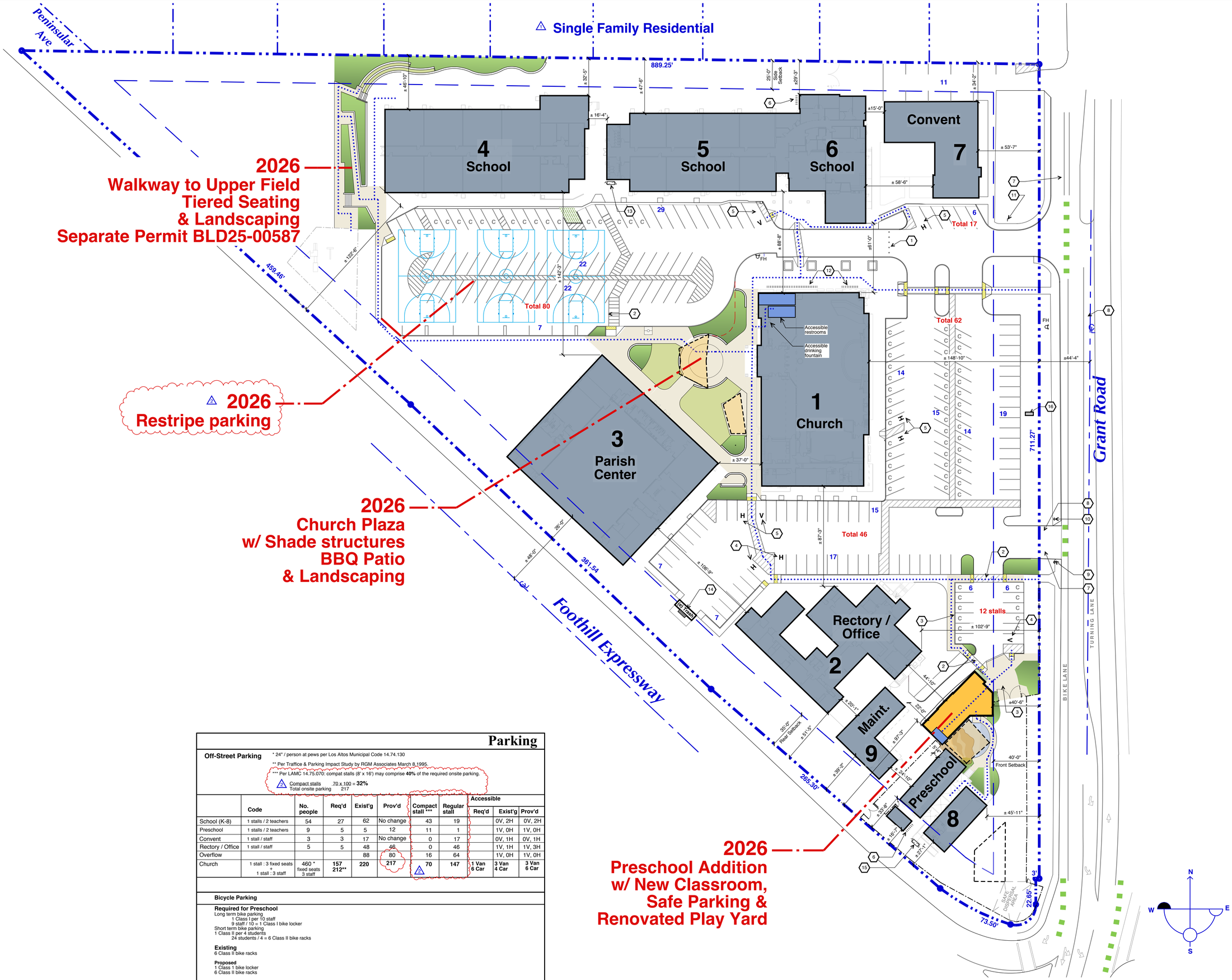
Existing Site Plan

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Scale:
1" = 30'-0"

A0.0

File: 76M St Simon Preschool/Plaza / A0 Plaza Title

Job #76M



Parking

Off-Street Parking

* 24" / person at pews per Los Altos Municipal Code 14.74.130

** Per Traffice & Parking Impact Study by RGM Associates March 8,1995

*** Per LAMC 14.75.070: compat stalls (8' x 16') may comprise **40%** of the required onsite parking.

△2 Compact stalls 70 x 100 = **32%**
Total onsite parking 217

	Code	No. people	Req'd	Exist'g	Prov'd	Compact stall ***	Regular stall	Accessible Req'd	Accessible Exist'g	Accessible Prov'd
School (K-8)	1 stalls / 2 teachers	54	27	62	No change	43	19		0V, 2H	0V, 2H
Preschool	1 stalls / 2 teachers	9	5	5	12	11	1		1V, 0H	1V, 0H
Convent	1 stall / staff	3	3	17	No change	0	17		0V, 1H	0V, 1H
Rectory / Office	1 stall / staff	5	5	48	46	0	46		1V, 1H	1V, 3H
Overflow				88	80	16	64		1V, 0H	1V, 0H
Church	1 stall : 3 fixed seats + 1 stall : 3 staff	460 * fixed seats 3 staff	**157 212****	**220**	**217**	△2 **70**	**147**	**1 Van 6 Car**	**3 Van 4 Car**	**3 Van 6 Car**

Bicycle Parking

Required for Preschool
Long term bike parking
1 Class I per 10 staff
9 staff / 10 = 1 Class I bike locker
Short term bike parking
1 Class II per 4 students
24 students / 4 = 6 Class II bike racks

Existing
6 Class II bike racks

Proposed
1 Class I bike locker
6 Class II bike racks

St Simon Parish

1860 Grant Road
Los Altos, CA 94024

Church Plaza & Preschool Addition

Legend

- Property line
- Setback line
- Fence
- Shade structure
- FH (e) Fire hydrant
- Accessible path:
  1. Continuously accessible
  2. max. 1/2" changes in level per 15/B3.a
  3. min. 48" in width
  4. 5% max slope and 1:48 max cross slope
  or
  where elevation changes at a slope > 5%, shall have pedestrian ramps complying with CBC 11B - 403: walking surface
  CBC 11B - 405: ramps
  & CBC 11B - 406: curb ramps.
  5. All walking surfaces to be non-slip per CBC 11B-302.1
- H Accessible parking stall
- V Van accessible parking stall
- △2 C Compact parking stall
- (e) Accessible restroom

Sheet Notes

1. (e) Retractable bollards. Bollards are in place during school hours and during school drop-off.
2. (n) Crosswalk w/ curb ramp
3. (n) Sidewalk
4. (n) Accessible parking.
5. (e) Accessible parking.
6. △2 (6) Class 2 bicycle racks
7. (e) Right turn lane
8. (e) Left turn lane
9. (e) Stop sign
10. (e) Do Not Enter sign
11. (e) Tow-away sign
12. (e) (37) Class 2 bicycle racks.
13. (e) Class 1 bicyle locker for (2) bikes
14. △1 (e) Trash enclosure
15. (n) Class 1 Bicycle locker
16. (e) Monument sign w/ legible address

No.	Revision	Date
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Site Plan

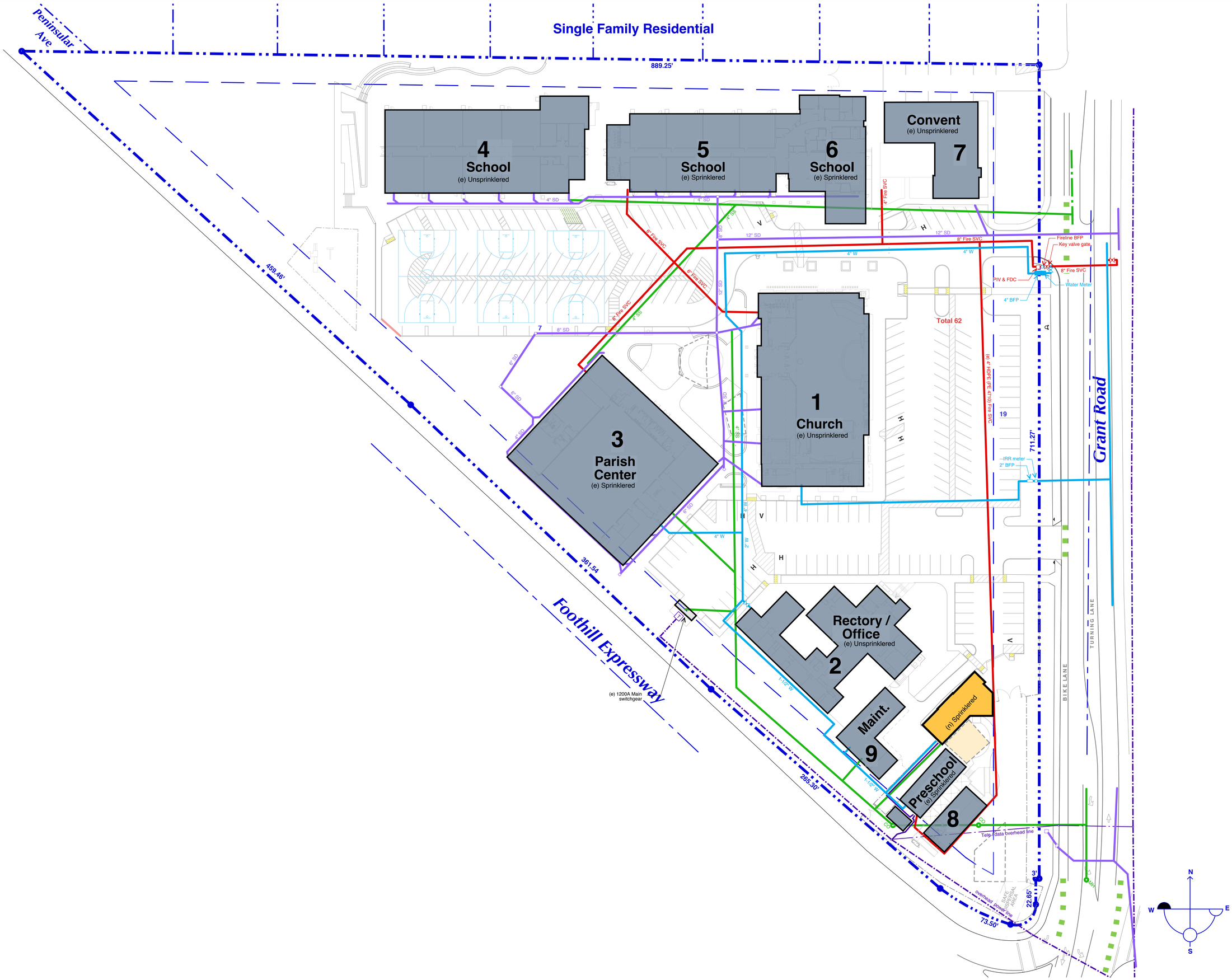
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File: 76M St Simon Preschool/Plaza / A0 Plaza Title

Job #76M



St Simon Parish
1860 Grant Road
Los Altos, CA 94024

Church Plaza & Preschool Addition

Legend

- Fire line
- Domestic Water
- Storm Drain
- Sanitary Sewer
- Electrical
- Area of (e) construction
- Area of (n) construction

No.	Revision	Date
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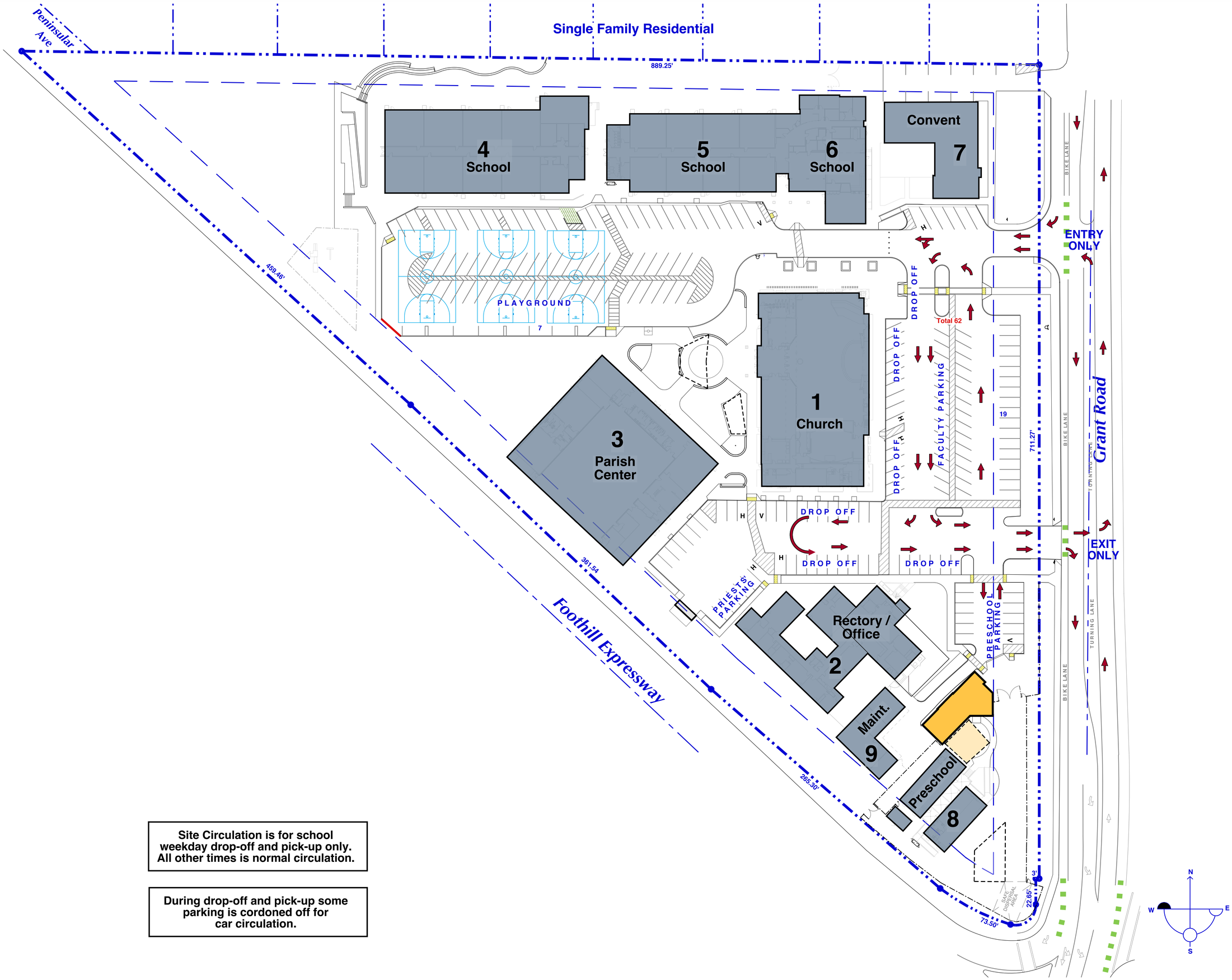
Utility Site Plan

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Scale:
1" = 30'-0"

A0.2

File: 76M St Simon Preschool/Plaza / A0 Plaza Title

Job #76M



Site Circulation is for school weekday drop-off and pick-up only. All other times is normal circulation.

During drop-off and pick-up some parking is cordoned off for car circulation.

St Simon Parish

1860 Grant Road
Los Altos, CA 94024

Church Plaza & Preschool Addition

Legend

- Property line
- Arrow indicates direction of traffic

No.	Revision	Date
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Site Circulation
weekday drop-off & pick-up

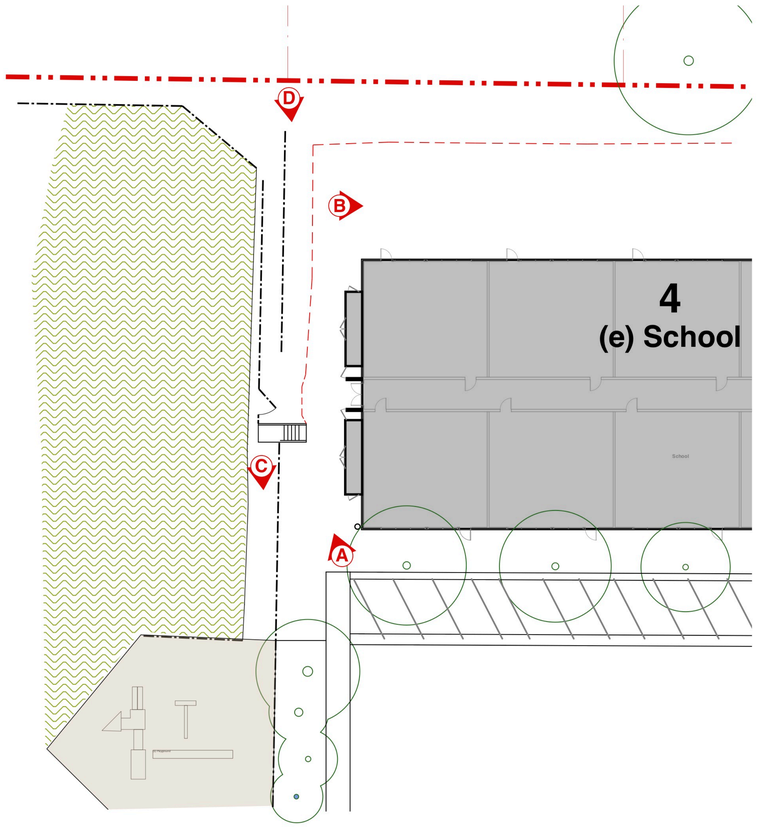
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Scale: 1" = 30'-0"

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File: 76M St Simon Preschool/Plaza / A0 Plaza Title

Job #76M





A



B



C



D

St Simon Parish
1860 Grant Road
Los Altos, CA 94024

Church Plaza & Preschool Addition

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Walkway Site Photos

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Scale:

A0.4

File: 76M St Simon Preschool/Plaza / A0 Plaza Title

Job #76M





E



F



G

St Simon Parish
1860 Grant Road
Los Altos, CA 94024

Church Plaza & Preschool Addition

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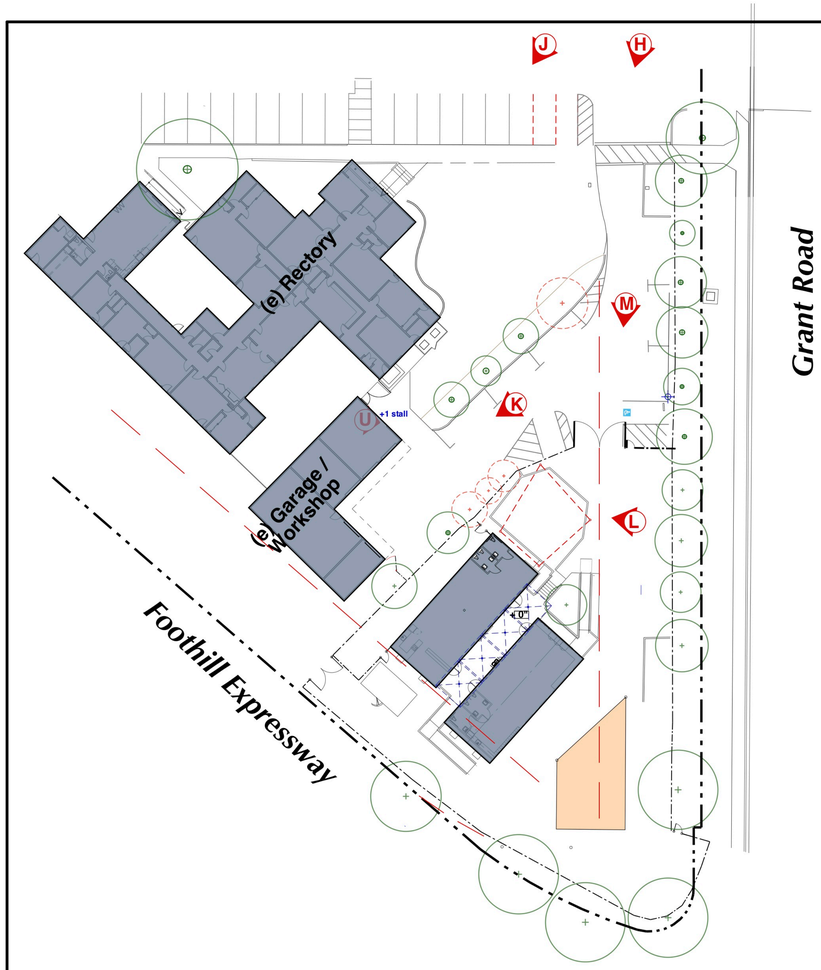
Church Plaza Site Photos

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Scale:

A0.5

File: 76M St Simon Preschool/Plaza / A0 Plaza Title

Job #76M





H



J



K



L



M

St Simon Parish
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Church Plaza & Preschool Addition

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-	Diocese Building Committee	08-21-25

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Preschool Site Photos

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Scale:

A 0.6

File: 76M St Simon Preschool/Plaza / A0 Plaza Title

Job #76M





Exterior Finishes Church Plaza ⚠1

ST-e ⚠1 Existing stone tile at church entry columns to remain.

F-1 Alnet Extrablock "Latte"
Office of the The State Fire Marshall
Registration No. F-94501

P-1 Shade structure posts
Benjamin Moore
HC-72 "Branchpoint Brown"

CO-1 Concrete bench integral color
Chromix Admixture C-27
"Westwood Brown"

Exterior Finishes Preschool

RF-1 Comp shingle roofing
GAF Timberline HDZ RS
"Sagewood"
Solar Reflectance: 0.2
Thermal Emittance: 0.75

P-1 Roof trim
Benjamin Moore
HC-72 "Branchpoint Brown"

P-2 Upper wall
Benjamin Moore
1475 "Graystone"

P-3 Trim
Benjamin Moore
970 "White Down"

P-4 Lower wall
Benjamin Moore
HC-83 "Grant Beige"

P-5 Wood Trim
Benjamin Moore
1567 "Night Train"

CS-1 Cultured Stone wall base
Boral Cultured Stone
"Earth Blend River Rock"

ST-1 Stone tile to match stone tile ST-e ⚠1 at church entry columns.

St Simon Parish
1860 Grant Road
Los Altos, CA 94024

School Walkway, Church Plaza & Preschool Addition

No.	Revision	Date
⚠1	Planning Resubmittal	01-20-26
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Exterior Finishes

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Scale:

A0.7

File: 76M St Simon Preschool/Plaza / A0 Title
Job #76M

Column Mounted Exterior Sconce — LF 4

Wesley 2 Light LED Wall Light Textured Architectural Bronze — 49279AZTLED

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SPECIFICATIONS

Certifications/Qualifications	
Title 24 Compliant	Yes
	www.kichler.com/warranty
Dimensions	
Base Backplate	5.50 X 4.25
Extension	4.00"
Weight	3.70 LBS
Height from center of Wall opening (Spec Sheet)	7.00"
Height	13.75"
Width	7.00"
Light Source	
Delivered Lumens	700
Dimmable	Yes
Dimmable Notes	This LED is compatible with most standard incandescent dimmers, LED dimmers, and electronic low voltage dimmers. For more information, go to Kichler.com/dimming.
Equivalent Light Source	Incandescent
Expected Life Span (Hours)	40000
Lamp Included	Integrated
Light Source	LED
Max or Nominal Watt	16W
# of Bulbs/LED Modules	2
Mounting/Installation	
Interior/Exterior	Exterior
Location Rating	Wet
Mounting Style	Wall Mount
Mounting Weight	3.37 LBS
Photometrics	
Color Rendering Index	90
Color Temperature Range	3000
Delivered Efficacy (Lumens/Watt)	90
Kelvin Temperature	3000K

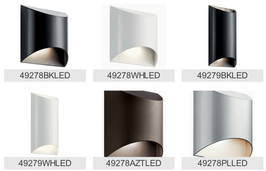
FIXTURE ATTRIBUTES

Housing	
Diffuser Description	Clear Tempered Glass With Inside Etch
Primary Material	ALUMINUM
Product/Ordering Information	
SKU	49279AZTLED
Finish	Textured Architectural Bronze
Style	Contemporary
UPC	783927458610

Finish Options

- Black
- Platinum
- Textured Architectural Bronze
- White

ALSO IN THIS FAMILY



49278BKLED | 49278WHLED | 49279BKLED | 49279WHLED | 49278AZTLED | 49278PLLED

Shade Structure Floodlight — LF 3

Performance floodlights · Wide beam — **BEGA**

BEGA B84506-K3000-BZ395 MAX. 39.5W

Application
Compact performance floodlight with mounting canopy for mounting to horizontal or vertical surfaces. Designed to illuminate architectural features, landscaping, signage, and for general illumination of a space. Pair with a variety of optical accessories.

Materials
Clear safety glass
Marine grade, copper free (≤ 0.3% copper content) A360.0 aluminum alloy
Silicone applied robotically to casting, plasma treated for increased adhesion
High temperature silicone gasket
Mechanically captive stainless steel fasteners
Pure anodized aluminum reflector surface
Silicone optic with excellent high temperature and UV stability
BEGA Hybrid Optics®

NRTL listed to North American Standards, suitable for wet locations
Protection class IP 65

Weight: 5.3 lbs.

EPA (Effective projection area): 0.3 sq. ft.

Electrical

Operating voltage	120-277 VAC
Minimum start temperature	-30° C
LED module wattage	37.5 W
System wattage	43.0 W
Controllability	0-10 V dimming down to 1%
Color rendering index	Ra > 90
Luminaire lumens	3807 lm
LED service life (L70)	60000 hrs

LED color temperature
4000K (K4)
3500K (K35)
3000K (K3)
2700K (K27)

BEGA can supply you with suitable LED replacement modules for up to 20 years after the purchase of LED luminaires - see website for details

Finish
All BEGA standard finishes are matte, textured powder coat with minimum 3 mil thickness. BEGA UnoLure® finish provides superior fade protection in Black, Bronze, and Silver. BEGA standard White is a super durable polyester powder. Optionally available RAL, custom, and premium colors provided in polyester powder and/or liquid paint.

Available colors
Black (BLK)
Silver (SLV)
Natural Bronze (NTB)
CUS:
Bronze (BRZ)
White (WHT)
RAL:

Type:
BEGA Product:
Project:
Modified:

Available options

B71113	Elliptical spread lens (Not compatible with internal louver)
CUS	Custom finish
FSC	Fusing
MGU	Marine grade undercoat
NTB	Natural bronze (premium finish)
RAL	RAL finish

Available accessories
B71111 Glare shield - 180°

See individual accessory spec sheet for details.



Performance floodlight · Wide beam

	LED	□	A	B	C	D
B84506	37.5W	58°	6 1/16	10	3 1/16	4

BEGA 1000 BEGA Way, Carpinteria, CA 93013 (805) 684-0533 info@bega-us.com

Due to the dynamic nature of lighting products and the associated technologies, luminaire data on this sheet is subject to change at the discretion of BEGA North America. For the most current technical data, please refer to bega-us.com
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Updated 07/11/25

Site Pole Mounted Lighting — LF 2

GARDCO | Site & Area | PureForm | PPT PureForm LED post top



Gardco PureForm LED post top features a sleek, low profile design and is available with two light engines. ComfortEdge optics provide a unique and lower glare lighting solution designed to enhance visual comfort for pedestrian applications, while precision optics maximize efficiency and spacing. PureForm post top is available with multiple optical distributions with output up to 17,000 lumens. A full range of control options provides additional energy savings. Optional integral emergency battery backup is available for path-of-egress illumination.

Project:
Location:
Cat.No.
Type:
Lamps: Qty:
Notes:

Ordering guide — Example: PPT-P-A09-840-T5M-T3-120-DALI-CS30-PCB-BZ

Prefix	Catalog Code	Lumens Selection	CCT/CRI	Distribution	Shielding	Mounting	Voltage
PPT	**P** Precision optics	**A01**[1] 2500	**A06** 11000	**730** 70CRI, 3000K	**T2M** Area optic type 2	**None** –	**T5** Mounts to a 3"x4" tenon (standard)	**120** 120V
PureForm post top, comfort optics		**A02**[1] 3500	**A07** 13500	**740** 70CRI, 4000K	**T3M** Area optic type 3	**HS**[9] Internal house side shield (0.5lb-ord)		**208** 208V
		A03[1] 5000	**A08** 16000	**750** 70CRI, 5000K	**T4M** Area optic type 4			**240** 240V
		A04 7000	**A09** 17000	**830** 80CRI, 3000K	**T5M** Area optic type 5			**277** 277V
		A05 9000		**840** 80CRI, 4000K	**BLC** Back light control			**UNV** 120-277V
				827[2] 80CRI, 2700K (ETO+)				**347** 347V
	C Comfort optics	**A01**[1] 2000	**A06** 11000	**830** 80CRI, 3000K	**T2M** Comfort optic type 2M	**None** –	**T2** Post top tenon adapter for 2-3/8" x 4" (ships separately)	**480** 480V
		A02 3500	**A07**[1] 13500	**840** 80CRI, 4000K	**T3M** Comfort optic type 3M			**HVU** 347-480V
		A03 5000	**A08**[1] 16000	**827**[2] 80CRI, 2700K (ETO+)	**T4M** Comfort optic type 4M			
		A04 7000	**A09**[1] 17000	**835**[2] 80CRI, 3500K (ETO+)	**T5M** Comfort optic type 5M			
		A05 9000		**750**[2] 70CRI, 5000K (ETO+)				

Driver type	Dimming Controls (only one may be selected)	Lighting controls[10] (only one may be selected)	Emergency	Finish
0-10V			**None** –	**Standard textured finish**
010V 0-10V	**None** –	**None** –	**EM**[3,11] Emergency battery backup (0°C to +40°C/32°F to +104°F)	**BK** Black
	DLEA Dimming leads externally accessible (controls by others)	**PCB**[4,11] Photocontrol button	**EMC**[3,11,14] Emergency battery pack cold rated (20°C to +40°C/-4°F to +104°F)	**WH** White
	FAWS Field adjustable wattage selector	**TLR5** 5-pin twist lock w/ 0-10v driver (non-DAL)		**BZ** Bronze
	BLSOL3[5] PIR motion response dim to 50% L3 lens	**TLR7** 7-pin twist lock w/ 0-10v driver (non-DAL)		**DG** Dark gray
	BLSOL10[5] PIR motion response dim to 10% L3 lens	**TLRPC**[4,11] 7-pin twist lock w/ 0-10v driver (non-DAL) & on/off photocell		**MG** Medium gray
	BL3OMW[6] Microwave motion sensor factory set at 50% dimming		**Fusing**	**Custom specified**
DALI			**None** –	**OC** Optional color (specify optional color or RAL, contact factory)
DALI SR/DALI	**None** –	**None** –	**F1**[11] Single Fuse (120V, 277V, or 347V)	**SC** Special color (must supply color chip, requires factory quote)
	CS60[2,5] Security 60 % dimming, 7 hours	**PCB**[4,11] Photocontrol button	**F2**[11] Double Fuse (208V, 240V, or 480V)	
	CM50[2,5] Median 50 % dimming, 8 hours	**TRS**[4,5,11] 5-pin twist lock SR/DALI driver (DALI)	**F3**[11] Double Fuse Canadian double pole (208V, 240V, or 480V)	
	CS30[2,5] Security 30 % dimming, 7 hours	**TR7**[4,5,11] 7-pin twist lock SR/DALI driver (DALI)	**Surge Protection**	
	CM30[2,5] Median 30 % dimming, 8 hours	**TLP**[4,5,11] 7-pin twist lock SR/DALI driver (DALI) & on/off photocell	**None** SP1 Surge Protector 10kV / 10kA (standard)	
	SRDR[2,5] SR driver connected to Zhaga socket (D4i)		**SP2** Surge Protector 20kV / 10kA (option)	
	WAFLW[7,8] Wireless Interact outdoor low mounting (7-15'), white housing			
	WAFLB[7,8] Wireless Interact outdoor low mounting (7-15'), black housing			
	WAPHW[7,8] Wireless Interact outdoor low mounting (15-40'), white housing			
	WAPHB[7,8] Wireless Interact outdoor low mounting (15-40'), black housing			

1. Extended lead times apply. Contact factory for details.
2. Available with Area optics only. Not allowed with Comfort optics.
3. Available with Comfort optics only at 120-347V. Not allowed with Area optics.
4. Not available at 347-480V(HVU).
5. Not available at 347-480V(HVU) for Pixelated (P-Axx) optic lumen packages A01-A02 and Comfort (C-Axx) optic lumen packages A01-A09.
6. Not available at 120-277V(UNV) for Pixelated (P-Axx) optic lumen packages A01-A02 and Comfort (C-Axx) optic lumen packages A01-A02.
7. EMC only compatible with DLEA and DynaDimmer (CSXX, CMXX) Dimming control options.
8. Not available with Microwave Motion Sensor BLSOMW.
9. Not available with Comfort (C-Axx) optic lumen packages A07-A09.
10. If selected with Dimming control, DIM leads from receptacle will not be connected to driver.
11. Available only with Comfort optics.
12. Must specify input voltage.
13. BLSOMW options and Twistlock photocell options (TLR5, TLR7, TLRPC, PCB) are not compatible due to mechanical conflict.
14. Not available with emergency options.
15. EMC limited to 25°C max ambient with shielding and A09. All other configurations listed to 40°C ambient.
16. For comfort PPT, emergency cold-pack conflicts with BLSOxx & PCB/TLRx & Zhaga & FAWS.

Downlight w/ High Cut-off Angle — LF 1

GARDCO | Wall Mount | LED wall sconce | 101L



LF 6

Gardco 101 LED wall sconces feature a low-profile design that provides wide flexibility in high performance exterior wall illumination. Full cutoff performance, usable illumination patterns, and powerful wattages combine into a compact and architecturally pleasing design. 101L sconces are available in Type 2, 3, and 4 distributions, and provide output of up to 12,000 lumens. Energy saving control options increase energy savings and offer California Title 24 compliance. Emergency Battery Backup option available for path of egress.

Project:
Location:
Cat.No.
Type:
Lamps: Qty:
Notes:

101L - 16L - 530 - WW - G2 - 4 - UNV - BZ

Ordering guide — example: 101L-32L-700-NW-G2-3-120-BL-IMRI2-BZ

Prefix	Number of LEDs	Drive Current	LED Color – Generation	Distribution	Emergency	Voltage
101L 101L LED Wall Sconce	**16L** 16 LEDs (1 module)	**200** 200mA	**CW-G2** Cool White 5000K, 70CRI Generation 2	**2** Type 2	**EBPC** Emergency Battery Pack, Cold Weather[1,3,5]	**UNV** 120-277V
		400 400mA		**3** Type 3		**HVU** 347-480V
		530 530mA	**NW-G2** Neutral White 4000K, 70CRI Generation 2	**4** Type 4		**120** 120V
		700 700mA		Leave blank to omit an emergency option		**208** 208V
		1000 1000mA	**WW-G2** Warm White 3000K, 70CRI Generation 2			**240** 240V
		1200 1200mA	**WY-G2** Warm Yellow 2700K, 80 CRI Generation 2[7]			**277** 277V
	32L 32 LEDs (2 module)	**530** 530mA	**BW-G2** Balanced White 3500K 80CRI Generation 2[7]			**347** 347V
		700 700mA				**480** 480V
		1000 1000mA	**AM-G2** Direct Amber (590nm) Generation 2[7]			

Options					Finish
Dimming Controls	**Motion Sensing lens**	**Photo-sensing**	**Options**		
DD 0-10V External dimming (controls by others)[4]	**IMRI2** Integral with #2 lens[4]	**PCB** Photocontrol Button[4,6]	**Fusing**		**Textured**
DCC Dual Circuit Control[4,5,6,8]	**IMRI3** Integral with #3 lens[4]	**TLR05** Twist Lock Receptacle 5-Pin[4]	**F1** Single (120, 277, 347VAC)[4]		**BK** Black
FAWS Field Adjustable Wattage[4,5]		**TLR07** Twist Lock Receptacle 7-Pin[4]	**F2** Double (208, 240, 480VAC)[4]		**WH** White
BL Bi-level functionality with motion sensor[4,7,8]		**TLRPC** Twist Lock Receptacle w/ Photocell[4,6]	**F3** Canadian Double Pull (208, 240, 480VAC)[4]		**BZ** Bronze
DynaDimmer: Automatic Profile Dimming[4,7,8]			**Surge Protection (10kA standard)**		**DGY** Dark Gray
CS50 Security 50% Dimming, 7 hours			**SP2** Increased 20kA		**MGY** Medium Gray
CM50 Median 50% Dimming, 8 hours			**BAC**[9] Meets the requirements of the Buy American Act of 1933 (BAA)		**Customer specified**
CS30 Security 30% Dimming, 7 hours					**RAL** Specify optional color or RAL (ex: OC-LGP or OC-RAL7024)
CM30 Median 30% Dimming, 8 hours					**CC** Custom color (specify custom color chip for required factory quote)

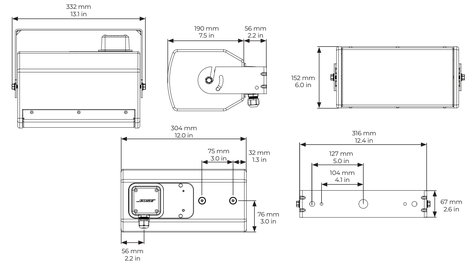
1. Only 16L up to 700mA can be used with battery backup (EBPC) configuration.
2. Extended lead times apply. Contact factory for details.
3. Available in 120 or 277V only.
4. Not available with other dimming control options.
5. Not available with motion sensor.
6. Not available with photocontrol.
7. Not available in 347 or 480V.
8. Must specify input voltage.
9. Available with two modules (32L) at 530mA.
10. Not available with DD, DCC, and FAWS dimming control options.
11. Must specify a motion sensor lens. Limited to 30°C ambient if combined with 32L-1000mA (107W).
12. Not available with DCC and FAWS.
13. Not available with DCC.
14. Dimming will not be connected to NEMA receptacle if ordering with other control options.
15. Not available in 480V. Order photocell separately with TLR06/7.
16. Failure to properly select the "BAC" suffix could result in you receiving product that is not fully compliant product with no recourse for an RMA or refund. This BAC designation hereunder does not address (i) the applicability of, or availability of a waiver under, the Trade Agreements Act, or (ii) the "Buy America" domestic content requirements imposed on states, localities, and other non-federal entities as a condition of receiving funds administered by the Department of Transportation or other federal agencies.
17. Consult Signify to confirm whether specific accessories are BAA-compliant

Outdoor Patio Speakers — SP 1

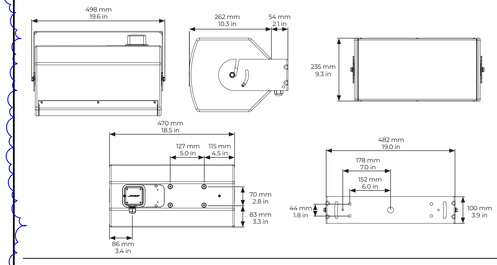
BoseProfessional.com — **Overview**

Product Dimensions

ArenaMatch Utility AMU105
Product net weight: 6.5 kg (14.4 lb) / 7.5 kg (16.5 lb) with U-bracket



ArenaMatch Utility AMU108 and AMU108-120
Product net weight: 10.6 kg (23.3 lb) / 12.6 kg (27.7 lb) with U-bracket



No.	Revision	Date
1	Planning Resubmittal	12-08-25
-	Planning Submittal	09-26-25

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Mountain View, CA 94043 F: 650.960-0555

St Simon Parish
1860 Grant Road
Los Altos, CA 94024

Church Plaza & Preschool Addition

Exterior Lighting & Speakers

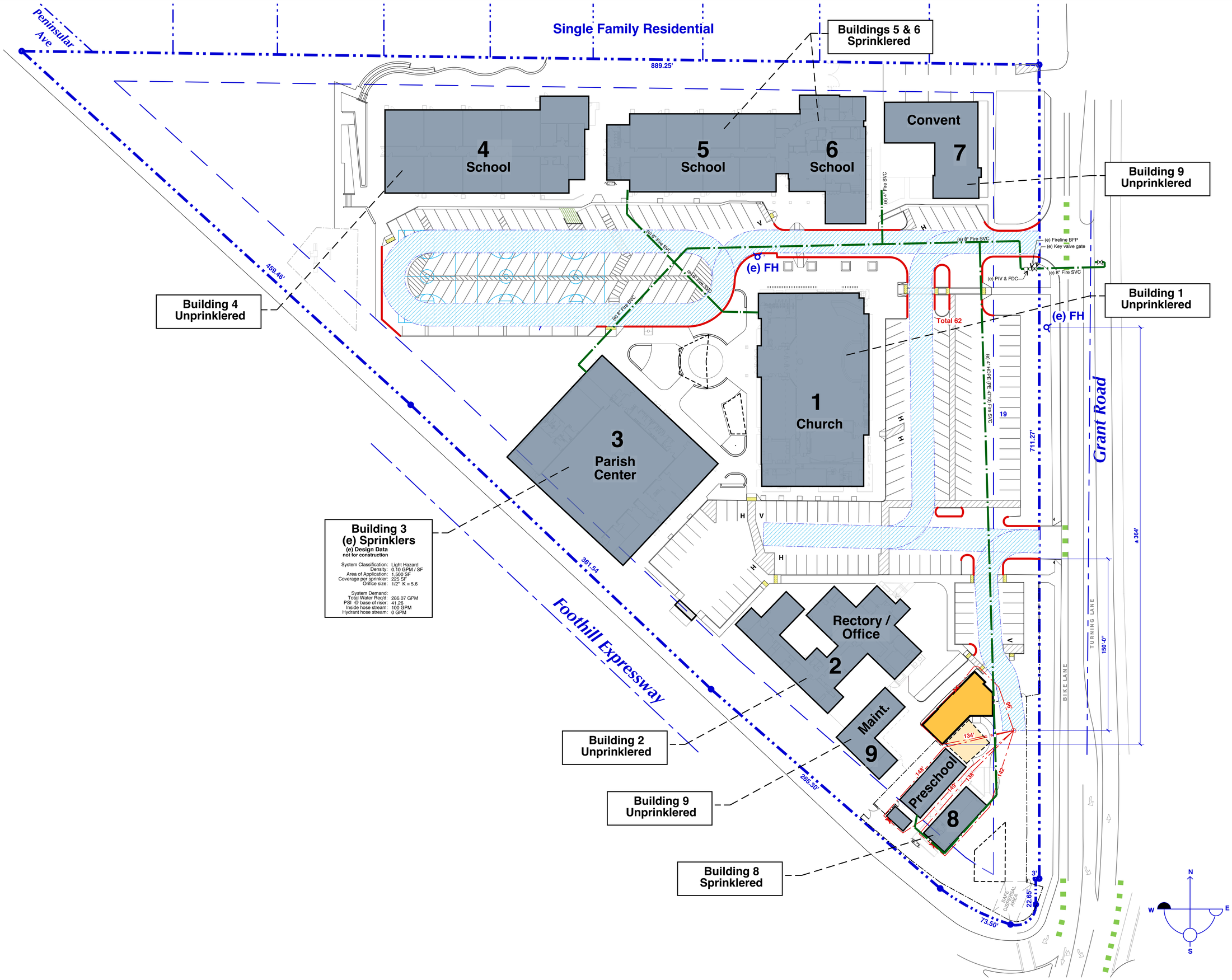
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Scale:

A0.8

File: 76M St Simon Preschool/Plaza / A0 Plaza Title

Job #76M



St Simon Parish
1860 Grant Road
Los Altos, CA 94024

Church Plaza & Preschool Addition

Legend

- Existing to remain
- New Construction
- Renovation
- Property line
- Red painted curb @ Fire Lane
- Fire Engine access roadway: min 20' wide, 13'-6" vertical clearance. Inside radius 22'-0" Outside radius 42'-0" Max slope 15% Supports load of 75,000 lbs CFC Sec 503
- (e) FH — Existing fire hydrant

No.	Revision	Date
-	Planning Resubmittal	01-20-26
1	Planning Resubmittal	12-08-25

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Fire Safety Site Plan

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Scale:

A0.9 1

File: 76M St Simon Preschool/Plaza / A0 Plaza Title
Job #76M

Landscaping improvements in the northwest corner of the site are not in the project scope, and are permitted under BLD2025-00587.

[LOTS] 1 THROUGH 9 IN TRACT NO. 657 AS SHOWN ON 24M29

S89°00'E 828.21'

TCM-3 SELF RETAINING
115 SF IMPERVIOUS
DMA-3
DMA-2
334 SF IMPERVIOUS
TCM-2 SELF RETAINING
DMA-1
4" SDCO
4" SDCO
DMA-4 TCM-4
608 SF PERMEABLE – SELF TREATING
2" WEEP HOLE
DMA-5
2980 SF IMPERVIOUS
119 SF BIO-RETENTION
TCM-1
213 S.F.
4 (e) School
School
TABLE
AC
RWLS
SSCO
ICV
RWLUG
R
MATCHLINE SEE C0.2 FOR CONTINUATION



KEY MAP
SCALE: NTS

NORTH

GRAPHIC SCALE
10 0 5 10 20 40
(IN FEET)
1 inch = 10 ft.

PAVING LEGEND

- NEW CONCRETE SLAB (4" REINFORCED PCC ON 6" CLASS 2 AB ON 6" RECOMPACTED SUBGRADE (90%))
- NEW AC PAVEMENT (3" AC ON 6" CLASS 2 AB ON 6" RECOMPACTED SUBGRADE (95%))
- NEW AC PAVEMENT – TRAFFIC (3" AC ON 9" CLASS 2 AB ON 6" RECOMPACTED SUBGRADE (95%))
- NEW LANDSCAPE
- NEW BIO-RETENTION BASIN (1/C0.4) (2/C0.4)
- NEW LANDSCAPE (SELF TREATING)
- NEW PERMEABLE AC (SELF TREATING)
- NEW SYNTHETIC TURF

STORMWATER TREATMENT LEGEND

- DRAINAGE BOUNDARY
- DMA-X DRAINAGE MANAGEMENT AREA X
- TCM-X TREATMENT CONTROL MEASURE X

St Simon Parish

1860 Grant Road
Los Altos, CA 94024

Walkway, Church Plaza & Preschool Expansion

1st	PLANNING SUBMITTAL	09-26-2025
-	Planning Resubmittal	01-20-26
No.	Revision	Date

U&R UNDERWOOD & ROSENBLUM, INC.
civil engineers and surveyors
1830 Oakland Road, Suite A114, San Jose, CA 95131
(408) 453-1222 www.uandr.com

PROJECT NO. J23020 PLOT DATE: 12-02-2025

REGISTERED PROFESSIONAL ENGINEER FRANK M. ROSENBLUM No. 42857 CIVIL STATE OF CALIFORNIA

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WALKWAY STORMWATER CONTROL PLAN

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Scale: AS SHOWN

C0.1

File: St Simons - 30x42 Job #75E

F:\2023\J23020 St. Simon Catholic church\Dwg\J23020DSN-PH2 (3 PLAN DESIGN).dwg, 12/2/2025 2:23:31 PM

MATCHLINE SEE C0.1 FOR CONTINUATION

TCM-8
SELF-RETAINING
96 SF
DMA-8
IMPERVIOUS
143 SF
TCM-7
BIO-RETENTION
333 SF
SDCO
DMA-7
IMPERVIOUS
5069 SF
DMA-6
IMPERVIOUS
2172 SF
BIO-RETENTION
107 SF
TCM-6
DMA-5
IMPERVIOUS
420 SF
TCM-5
SELF-RETAINING
350 SF
RWLUG
(e) Church
(e) Parish Center
VAN
229.56
229.32
229.83
230
x230.09
SSMH
Te=42,796.30' Dublin
MATCHLINE SEE C0.3 FOR CONTINUATION

NORTH

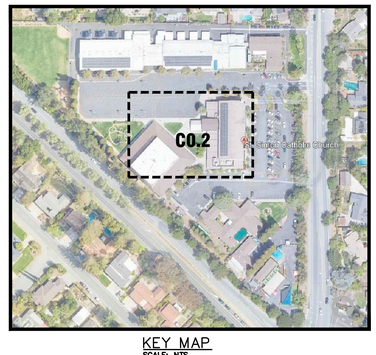
GRAPHIC SCALE
10 0 5 10 20 40
(IN FEET)
1 inch = 10 ft.

PAVING LEGEND

- NEW CONCRETE SLAB (4" REINFORCED PCC ON 6" CLASS 2 AB ON 6" RECOMPACTED SUBGRADE (90%))
- NEW AC PAVEMENT (3" AC ON 6" CLASS 2 AB ON 6" RECOMPACTED SUBGRADE (95%))
- NEW AC PAVEMENT – TRAFFIC (3" AC ON 9" CLASS 2 AB ON 6" RECOMPACTED SUBGRADE (95%))
- NEW LANDSCAPE
- NEW BIO-RETENTION BASIN (1/C0.4) (2/C0.4)
- NEW LANDSCAPE (SELF TREATING)
- NEW PERMEABLE AC (SELF TREATING)
- NEW SYNTHETIC TURF

STORMWATER TREATMENT LEGEND

- DRAINAGE BOUNDARY
- DMA-X — DRAINAGE MANAGEMENT AREA X
- TCM-X — TREATMENT CONTROL MEASURE X



KEY MAP
SCALE: NTS

St Simon Parish

1860 Grant Road
Los Altos, CA 94024

Walkway, Church Plaza & Preschool Expansion

No.	Revision	Date
1st	PLANNING SUBMITTAL	09-26-2025
-	Planning Resubmittal	01-20-26

UNDERWOOD & ROSENBLUM, INC.
civil engineers and surveyors
1630 Oakland Road, Suite A114, San Jose, CA 95131
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www.aandr.com

PROJECT NO. J23020 PLOT DATE: 12-02-2025

REGISTERED PROFESSIONAL ENGINEER
FRANK M. ROSENBLUM
No. 42857
CIVIL
STATE OF CALIFORNIA

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Mountain View, CA 94043 F: 650.960-0555

CHURCH PLAZA STORMWATER CONTROL PLAN

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Scale: AS SHOWN

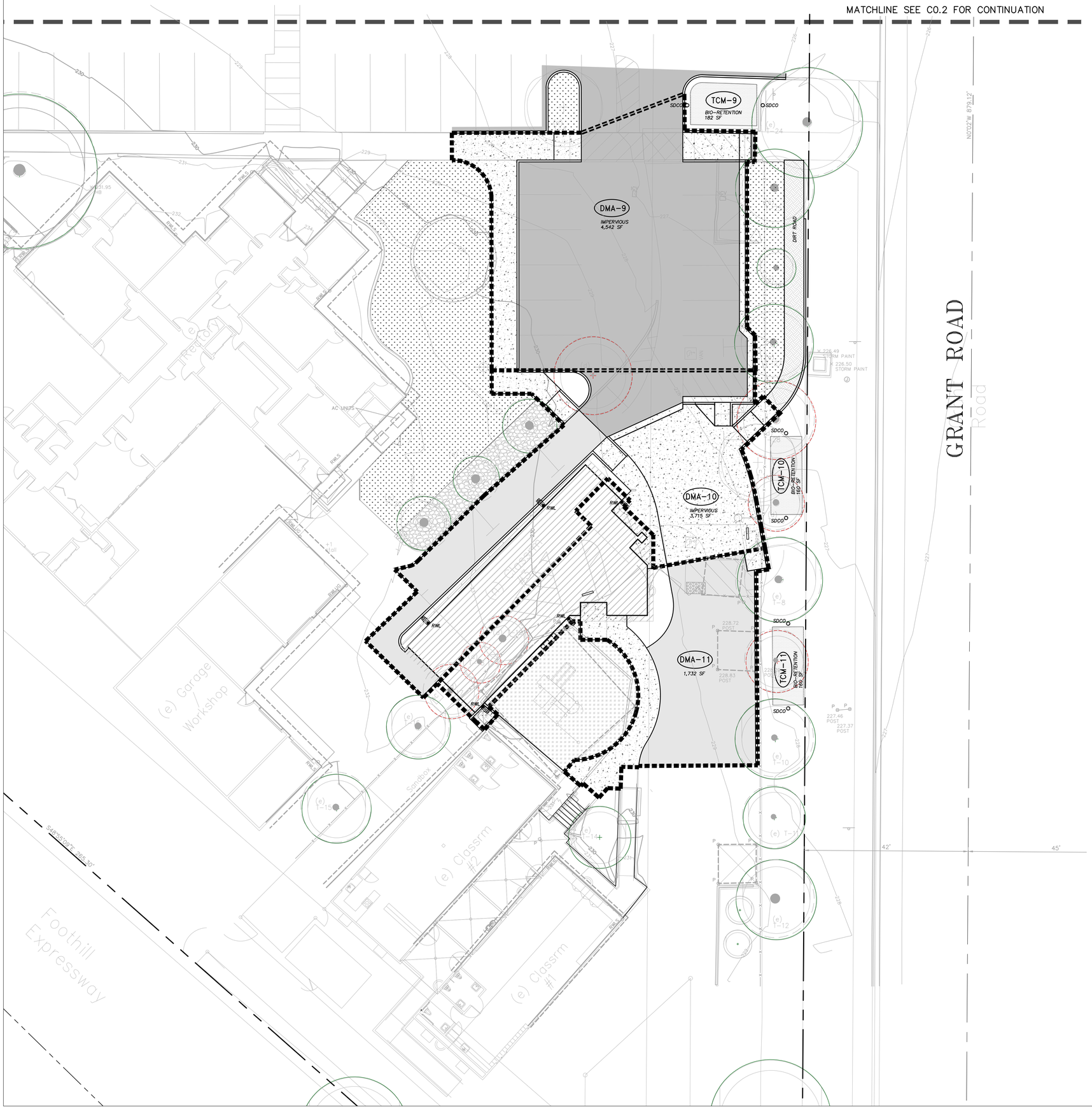
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File: St Simons - 30x42

Job #75E

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MATCHLINE SEE C0.2 FOR CONTINUATION



NORTH

GRAPHIC SCALE

10 0 5 10 20 40

(IN FEET)
1 inch = 10 ft.

PAVING LEGEND

- NEW CONCRETE SLAB (4" REINFORCED PCC ON 6" CLASS 2 AB ON 6" RECOMPACTED SUBGRADE (90%))
- NEW AC PAVEMENT (3" AC ON 6" CLASS 2 AB ON 6" RECOMPACTED SUBGRADE (95%))
- NEW AC PAVEMENT – TRAFFIC (3" AC ON 9" CLASS 2 AB ON 6" RECOMPACTED SUBGRADE (95%))
- NEW LANDSCAPE
- NEW BIO-RETENTION BASIN (1/C0.4) (2/C0.4)
- NEW LANDSCAPE (SELF TREATING)
- NEW PERMEABLE AC (SELF TREATING)
- NEW SYNTHETIC TURF

STORMWATER TREATMENT LEGEND

- DRAINAGE BOUNDARY
- DMA-X — DRAINAGE MANAGEMENT AREA X
- TCM-X — TREATMENT CONTROL MEASURE X



KEY MAP
SCALE: NTS

St Simon Parish
1860 Grant Road
Los Altos, CA 94024

Walkway, Church Plaza & Preschool Expansion

1st	PLANNING SUBMITTAL	09-26-2025
-	Planning Resubmittal	01-20-26
No.	Revision	Date

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PROJECT NO. J23020 PLOT DATE: 12-02-2025

REGISTERED PROFESSIONAL ENGINEER FRANK M. ROSENBLUM No. 42857 CIVIL STATE OF CALIFORNIA

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PRE -SCHOOL EXPANSION STORMWATER CONTROL PLAN

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Scale: AS SHOWN

C0.3

File: St Simons - 30x42 Job #75E

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BIOTREATMENT SOIL REQUIREMENTS

- BIORETENTION SOIL MIX SHALL MEET THE REQUIREMENTS AS OUTLINED IN APPENDIX C OF THE C.3 STORM WATER HANDBOOK AND SHALL BE A MIXTURE OF FINE SAND AND COMPOST MEASURED ON A VOLUME BASIS OF 60–70% SAND AND 30–40% COMPOST. CONTRACTOR TO REFER TO APPENDIX C FOR SAND AND COMPOST MATERIAL SPECIFICATIONS.
- PRIOR TO ORDERING THE BIOTREATMENT SOIL MIX OR DELIVERY TO THE PROJECT SITE, CONTRACTOR SHALL PROVIDE A BIOTREATMENT SOIL MIX SPECIFICATION CHECKLIST, COMPLETED BY THE SOIL MIX SUPPLIER AND CERTIFIED TESTING LAB.

BIO–RETENTION AND FLOW–THROUGH PLANTER NOTES

1. SEE GRADING PLAN FOR BASIN FOOTPRINT AND DESIGN ELEVATIONS.
2. PLACE 3 INCHES OF COMPOSTED, NON–FLOATABLE MULCH IN AREAS BETWEEN STORMWATER PLANTING.
3. SEE LANDSCAPE PLAN FOE MULCH, PLANT MATERIALS AND IRRIGATION REQUIREMENTS.
4. CURB CUTS SHALL BE A MINIMUM 18" WIDE AND SLOPED TO DIRECT STORMWATER TO DRAIN INTO THE BASIN. CURB CUTS SHALL ALSO NOT BE PLACED INLINE WITH OVERFLOW CATCH BASIN. SEE GRADING PLAN FOR MORE DETAIL ON LOCATIONS OF CURB CUTS.
5. A MINIMUM 0.2' DROP BETWEEN STORM WATER ENTRY POINT (I.E. CURB OPENING, FLUSH CURB, ETC.) AND ADJACENT LANDSCAPE FINISHED GRADE.
6. DO NOT COMPACT NATIVE SOIL/SUBGRADE AT BOTTOM OF BASIN. LOOSEN SOIL TO 12" DEPTH.

STANDARD STORMWATER CONTROL NOTES

- STANDING WATER SHALL NOT REMAIN IN THE TREATMENT MEASURES FOR MORE THAN FIVE DAYS, TO PREVENT MOSQUITO GENERATION. SHOULD ANY MOSQUITO ISSUES ARISE, CONTACT THE MARIN VECTOR CONTROL DISTRICT. MOSQUITO LARVICIDE SHALL BE APPLIED ONLY AND THEN ONLY BY A LICENSED PROFESSIONAL OR CONTRACTOR. CONTACT INFORMATION FOR THE DISTRICT IS PROVIDED BELOW.
- DO NOT USED PESTICIDES OR OTHER CHEMICAL APPLICATIONS TO TREAT DISEASED PLANTS, CONTROL WEEDS OR REMOVED UNWANTED GROWTH. EMPLOY NON–CHEMICAL CONTROLS (BIOLOGICAL, PHYSICAL AND CULTURAL CONTROLA) TO TREAT A PEST PROBLEM. PRUNE PLANTS PROPERLY AND AT THE APPROPRIATE TIME OF THE YEAR. PROVIDE ADEQUATE IRRIGATION FIR LANDSCAPE PLANTS. DO NOT OVER WATER.

STORMWATER SOURCE CONTROLS

1. BENEFICIAL LANDSCAPING, INCLUDING MINIMIZING IRRIGATION, RUNOFF, SYNTHETIC PESTICIDES, AND QUICK RELEASE FERTILIZER.
2. MAINTENANCE ACTIVITIES, INCLUDING PAVEMENT SWEEPING, CATCH BASIN CLEANING, AND GOOD HOUSEKEEPING.
3. STORM DRAIN LABELING.

TREATMENT CONTROL MEASURE TABLE

	DMA#	TCM#	LOCATION	TREATMENT TYPE	SIZING METHOD	DRAINAGE AREA (SF)	IMPERVIOUS AREA (SF)	PERVIOUS AREA (SF)	BIORETENTION AREA REQUIRED (SF)	BIORETENTION AREA PROVIDED (SF)	OVERFLOW RISER HIGH (IN)
WALKWAY	1	1	ON–SITE	FLOW THROUGH PLANTER	4% METHOD	3,295	2,960	335	119	119	6
	2	2	ON–SITE	SELF RETAINING	–	936	297	639	–	–	3
	3	3	ON–SITE	SELF TREATING	–	3,665	115	3,550	–	–	–
	4	4	ON–SITE	SELF TREATING PERMEABLE PAVERS	–	608	0	608	–	–	–
CHURCH PLAZA	5	5	ON–SITE	SELF TREATING	–	785	261	524	–	–	–
	6	6	ON–SITE	BIO–RETENTION	4% METHOD	2,472	2,172	300	87	107	6
	7	7	ON–SITE	BIO–RETENTION	4% METHOD	5,369	5,069	300	203	393	6
PRE–SCHOOL	8	8	ON–SITE	SELF RETAINING	–	239	143	96	–	–	3
	9	9	ON–SITE	BIO–RETENTION	4% METHOD	4,542	4,542	0	182	182	6
	10	10	ON–SITE	BIO–RETENTION	4% METHOD	3,942	3,742	200	150	160	6
	11	11	ON–SITE	BIO–RETENTION	4% METHOD	1,892	1,732	160	70	160	6

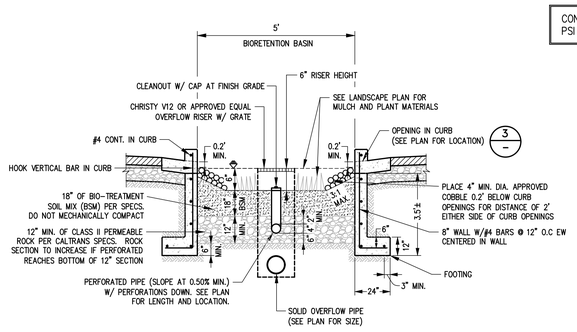
TABLE 1 — FOR BIORETENTION AREAS — ROUTINE MAINTENANCE ACTIVITIES

NO.	MAINTENANCE TASK	FREQUENCY OF TASK
1	REMOVE OBSTRUCTIONS, WEEDS, DEBRIS AND TRASH FROM BIORETENTION AREA AND ITS INLETS AND OUTLETS; AND DISPOSE OF PROPERLY.	QUARTERLY, OR AS NEEDED AFTER STORM EVENTS
2	INSPECT BIORETENTION AREA FOR STANDING WATER. IF STANDING WATER DOES NOT DRAIN WITHIN 2-3 DAYS, TILL AND REPLACE THE SURFACE BIOTREATMENT SOIL WITH THE APPROVED SOIL MIX AND REPLANT.	QUARTERLY, OR AS NEEDED AFTER STORM EVENTS
3	CHECK UNDERDRAINS FOR CLOGGING. USE THE CLEANOUT RISER TO CLEAN ANY CLOGGED UNDERDRAINS.	QUARTERLY, OR AS NEEDED AFTER STORM EVENTS
4	MAINTAIN THE IRRIGATION SYSTEM AND ENSURE THAT PLANTS ARE RECEIVING THE CORRECT AMOUNT OF WATER (IF APPLICABLE).	QUARTERLY
5	ENSURE THAT THE VEGETATION IS HEALTHY AND DENSE ENOUGH TO PROVIDE FILTERING AND PROTECT SOILS FROM EROSION. PRUNE AND WEED THE BIORETENTION AREA. REMOVE AND/OR REPLACE ANY DEAD PLANTS.	ANNUALLY, BEFORE THE WET SEASON BEGINS
6	USE COMPOST AND OTHER NATURAL SOIL AMENDMENTS AND FERTILIZERS INSTEAD OF SYNTHETIC FERTILIZERS, ESPECIALLY IF THE SYSTEM USES AN UNDERDRAIN.	ANNUALLY, BEFORE THE WET SEASON BEGINS
7	CHECK THAT MULCH IS AT APPROPRIATE DEPTH (2 - 3 INCHES PER SOIL SPECIFICATIONS) AND REPLENISH AS NECESSARY BEFORE WET SEASON BEGINS. IT IS RECOMMENDED THAT 2" – 3" OF ARBOR MULCH BE REAPPLIED EVERY YEAR.	ANNUALLY, BEFORE THE WET SEASON BEGINS
8	INSPECT THE ENERGY DISSIPATION AT THE INLET TO ENSURE IT IS FUNCTIONING ADEQUATELY, AND THAT THERE IS NO SCOUR OF THE SURFACE MULCH. REMOVE ACCUMULATED SEDIMENT.	ANNUALLY, BEFORE THE WET SEASON BEGINS
9	INSPECT OVERFLOW PIPE TO ENSURE THAT IT CAN SAFELY CONVEY EXCESS FLOWS TO A STORM DRAIN. REPAIR OR REPLACE DAMAGED PIPING.	ANNUALLY, BEFORE THE WET SEASON BEGINS
10	REPLACE BIOTREATMENT SOIL AND MULCH, IF NEEDED. CHECK FOR STANDING WATER, STRUCTURAL FAILURE AND CLOGGED OVERFLOWS. REMOVE TRASH AND DEBRIS. REPLACE DEAD PLANTS.	
11	INSPECT BIORETENTION AREA USING THE ATTACHED INSPECTION CHECKLIST.	ANNUALLY, BEFORE THE WET SEASON

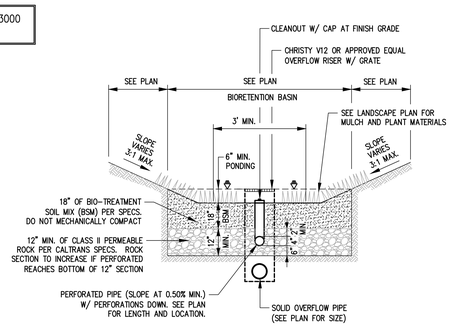
TABLE 2 — FOR FLOW-THROUGH PLANTERS — ROUTINE MAINTENANCE ACTIVITIES

NO.	MAINTENANCE TASK	FREQUENCY OF TASK
1	INSPECT THE PLANTER SURFACE AREA, INLETS AND OUTLETS FOR OBSTRUCTIONS AND TRASH; CLEAR ANY OBSTRUCTIONS AND REMOVE TRASH.	QUARTERLY
2	INSPECT PLANTER FOR STANDING WATER. IF STANDING WATER DOES NOT DRAIN WITHIN 2-3 DAYS, THE SURFACE BIOTREATMENT SOIL SHOULD BE TILLED OR REPLACED WITH THE APPROVED SOIL MIX AND REPLANTED. USE THE CLEANOUT RISER TO CLEAR ANY UNDERDRAINS OF OBSTRUCTIONS OR CLOGGING MATERIAL.	QUARTERLY
3	CHECK FOR ERODED OR SETTLED BIOTREATMENT SOIL MEDIA. LEVEL SOIL WITH RAKE AND REMOVE/REPLANT VEGETATION AS NECESSARY.	QUARTERLY
4	MAINTAIN THE VEGETATION AND IRRIGATION SYSTEM. PRUNE AND WEED TO KEEP FLOW-THROUGH PLANTER NEAT AND ORDERLY IN APPEARANCE.	QUARTERLY
5	EVALUATE HEALTH AND DENSITY OF VEGETATION. REMOVE AND REPLACE ALL DEAD AND DISEASED VEGETATION. REMOVE EXCESSIVE GROWTH OF PLANTS THAT ARE TOO CLOSE TOGETHER.	ANNUALLY, BEFORE THE RAINY SEASON BEGINS
6	USE COMPOST AND OTHER NATURAL SOIL AMENDMENTS AND FERTILIZERS INSTEAD OF SYNTHETIC FERTILIZERS, ESPECIALLY IF THE SYSTEM USES AN UNDERDRAIN.	ANNUALLY, BEFORE THE RAINY SEASON BEGINS
7	INSPECT THE OVERFLOW PIPE TO MAKE SURE THAT IT CAN SAFELY CONVEY EXCESS FLOWS TO A STORM DRAIN. REPAIR OR REPLACE ANY DAMAGED OR DISCONNECTED PIPING. USE THE CLEANOUT RISER TO CLEAR UNDERDRAINS OF OBSTRUCTIONS OR CLOGGING MATERIAL.	ANNUALLY, BEFORE THE RAINY SEASON BEGINS
8	INSPECT THE ENERGY DISSIPATOR AT THE INLET TO ENSURE IT IS FUNCTIONING ADEQUATELY, AND THAT THERE IS NO SCOUR OF THE SURFACE MULCH. REMOVE ANY ACCUMULATION OF SEDIMENT.	ANNUALLY, BEFORE THE RAINY SEASON BEGINS
9	INSPECT AND, IF NEEDED, REPLACE WOOD MULCH. IT IS RECOMMENDED THAT 2" TO 3" OF COMPOSTED ARBOR MULCH BE APPLIED ONCE A YEAR.	ANNUALLY, BEFORE THE RAINY SEASON BEGINS
10	INSPECT SYSTEM FOR EROSION OF BIOTREATMENT SOIL MEDIA, LOSS OF MULCH, STANDING WATER, CLOGGED OVERFLOWS, WEEDS, TRASH AND DEAD PLANTS. IF USING ROCK MULCH, CHECK FOR 3" OF COVERAGE.	ANNUALLY AT THE END OF THE RAINY SEASON AND/OR AFTER LARGE STORM EVENTS.
11	INSPECT SYSTEM FOR STRUCTURAL INTEGRITY OF WALLS, FLOW SPREADERS, ENERGY DISSIPATORS, CURB CUTS, OUTLETS AND FLOW SPLITTERS.	ANNUALLY AT THE END OF THE RAINY SEASON AND/OR AFTER LARGE STORM EVENTS.

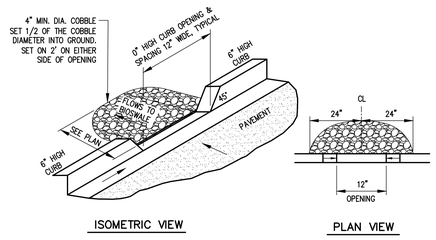
CONCRETE STRENGTH 3000 PSI MINIMUM, TYPICAL



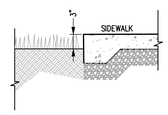
1 BIORETENTION BASIN WITHOUT LINER DETAIL
SCALE: NTS



2 BIORETENTION BASIN DETAIL WITHOUT LINER
SCALE: NTS



3 CURB OPENING DETAIL
SCALE: NTS



4 PCC ADJACENT TO SELF TREATMET
SCALE: NTS

St Simon Parish
1860 Grant Road
Los Altos, CA 94024

Walkway, Church Plaza & Preschool Expansion

No.	Revision	Date
1st	PLANNING SUBMITTAL	09-26-2025
-	Planning Resubmittal	01-20-26

UNDERWOOD & ROSENBLUM, INC.
civil engineers and surveyors
1630 Oakland Road, Suite A114, San Jose, CA 95131
(408) 453-1222 www.aandr.com

PROJECT NO. J23020 PLOT DATE: 12–02–2025

REGISTERED PROFESSIONAL ENGINEER — FRANK M. ROSENBLUM — No. 42857 — CIVIL — STATE OF CALIFORNIA

john miller architects
Architecture, Planning, Restoration, Interiors
579 Clyde Avenue, Suite 300 T: 650.960-0500
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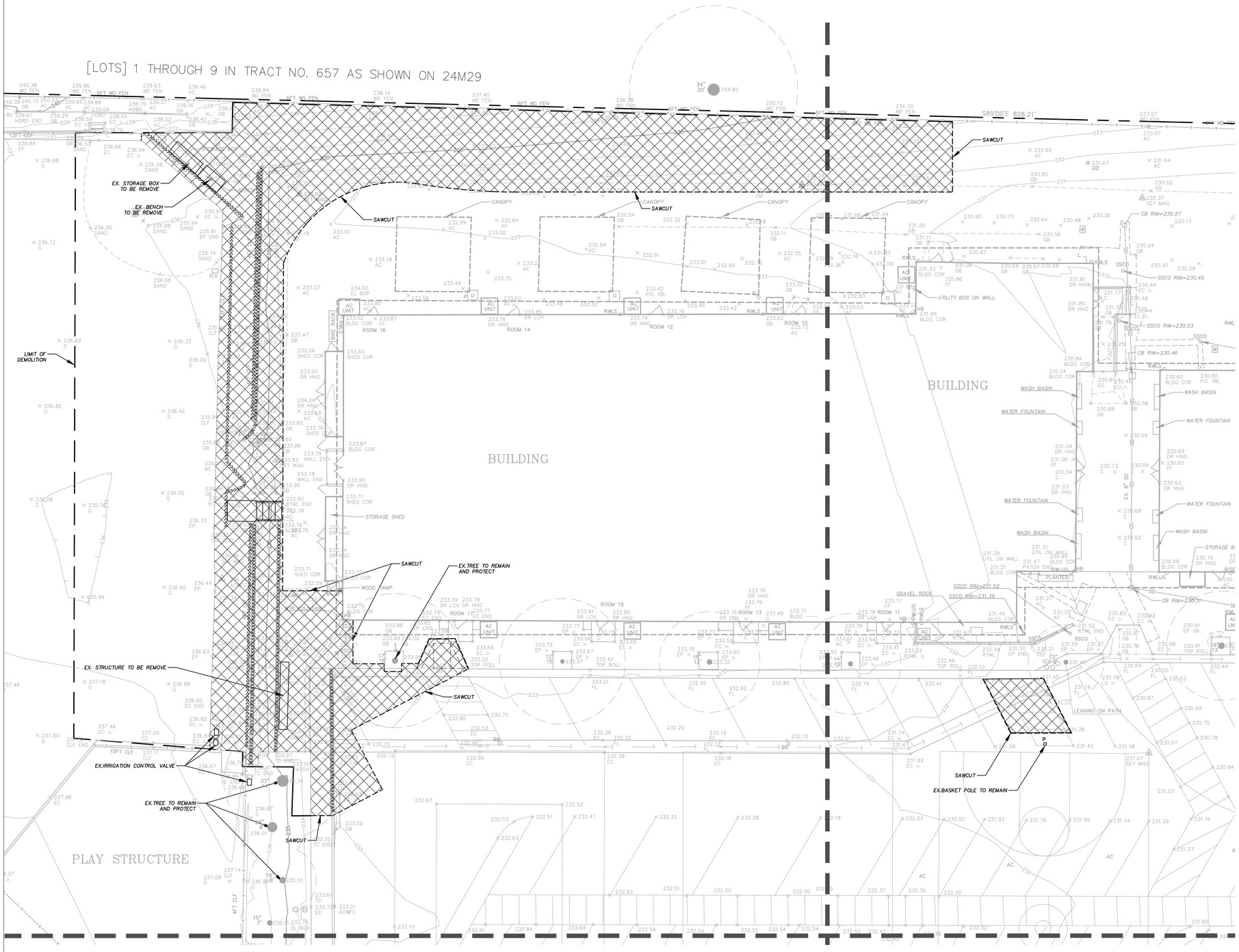
STORMWATER CONTROL NOTES AND DETAILS

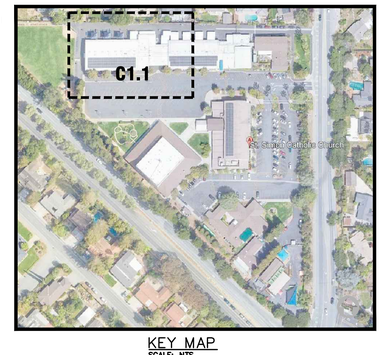
@2025 John Miller Architect AIA
Scale: AS SHOWN

C0.4

File: St Simons - 30x42 Job #75E

F:\2023\J23020 St. Simon Catholic church\Dwg\J23020DSN-PHZ (3 PLAN DESIGN).dwg, 12/2/2025 2:30:34 PM





KEY MAP
SCALE: NTS

NORTH

GRAPHIC SCALE
10 0 5 10 20 40
(IN FEET)
1 inch = 10 ft.

GENERAL NOTES

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THE FOLLOWING SECTIONS OF THE STANDARD SITE WORK SPECIFICATIONS FOR THE CONSTRUCTION OF THIS PROJECT ARE APPLICABLE TO THE WORK SHOWN ON THIS DRAWING:

SECTION 311000 – SITE CLEARING

DEMOLITION LEGEND

- REMOVE EXISTING PAVEMENT
- X — REMOVE EXISTING TREE
- XXXXXXXXXXXXXX — REMOVE EXISTING CURB
- >>>>>>>>>>>>>> — REMOVE EXISTING RETAINING WALL, FENCE AND HANDRAIL
- ////////// — REMOVE EXISTING UNDERGROUND UTILITY
- ——— ——— — LIMIT OF SITE DEMOLITION, CLEARING AND GRADING
- - - - - - - — SAW CUT LINE

AC	ASPHALT CONCRETE
AD	AREA DRAIN
CB	CATCH BASIN
CO	CLEAN OUT
CONC.	CONCRETE
EX., EXIST.	EXISTING
TYP.	TYPICAL

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WALKWAY DEMILITION PLAN

©2025 John Miller Architect AIA
Scale: AS SHOWN

C1.1

File: St Simons - 30x42

Job #75E

MATCHLINE SEE C1.1 FOR CONTINUATION

BUILDING
FF = 230.75 ±

BUILDING
FF = 231.70 ±

MATCHLINE SEE C1.3 FOR CONTINUATION

SAWCUT
EX.BIKE RACK TO BE REMOVE
EX. TREE TO REMAIN AND PROTECT
EX.CATCH BASIN TO REMAIN CONVERT TO JUNCTION BOX
EX.SD LINE TO REMAIN
ALL EX. UNDERGROUND ULITITY LINES TO REMAIN AND TO BE PROTECTED
EX. SDMH TO REMAIN
EX. UTILITY BOX
UTILITY BOX TO REMAIN
EX. UTILITY BOX TO REMAIN
REMOVE CURB
EX. ELECT. BOX @ RIM=231.0
EX. TREE TO REMAIN AND PROTECT
CB RIM=230.46
45FT WD TERR

GRAPHIC SCALE

10 0 5 10 20 40

(IN FEET)
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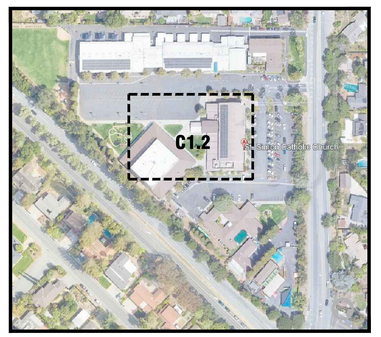
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//////////////	REMOVE EXISTING UNDERGROUND UTILITY
—— ——	LIMIT OF SITE DEMOLITION, CLEARING AND GRADING
- - - - - - -	SAW CUT LINE

AC	ASPHALT CONCRETE
AD	AREA DRAIN
CB	CATCH BASIN
CO	CLEAN OUT
CONC.	CONCRETE
EX., EXIST.	EXISTING
TYP.	TYPICAL



KEY MAP
SCALE: NTS

St Simon Parish

1860 Grant Road
Los Altos, CA 94024

Walkway, Church Plaza & Preschool Expansion

No.	Revision	Date
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CHURCH PLAZA DEMOLITION PLAN

@2025 John Miller Architect AIA
Scale: AS SHOWN

C1.2

File: St Simons - 30x42 Job #75E

MATCHLINE SEE C1.2 FOR CONTINUATION

SAWCUT

SAWCUT

EX. SIGN POST

EX. IRRIG CONTROL VALVE

EX. TREES TO REMAIN AND PROTECT FROM DAMAGE

REMOVE EX. STONE WALL

LIMIT OF DEMOLITION

EX. CATCH BASIN

EX. TREES TO REMAIN AND PROTECT FROM DAMAGE

LIMIT OF DEMOLITION

EX. LIGHT POST

EX. SIGN POST

EX. TREES TO REMAIN AND PROTECT FROM DAMAGE

EX.CANOPY AND POSTS TO BE REMOVE

SAWCUT

SAWCUT

EX. TREES TO REMAIN AND PROTECT FROM DAMAGE

EX. CURB TO REMAIN

EX. TREES TO REMAIN AND PROTECT FROM DAMAGE

EX.CANOPY AND POSTS TO BE REMOVE

SAWCUT

EL BOXES

GRANT ROAD

BUILDING

S:87°20'08"E 405.10'

N:02°39'52"W 879.12'



KEY MAP
SCALE: NTS

NORTH

GRAPHIC SCALE

10 0 5 10 20 40

(IN FEET)
1 inch = 10 ft.

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EX., EXIST.	EXISTING
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PRE -SCHOOL EXPANSION DEMOLITION PLAN

@2025 John Miller Architect AIA

Scale: AS SHOWN

C1.3

File: St Simons - 30x42

Job #75E

Landscaping improvements in the northwest corner of the site are not in the project scope, and are permitted under BLD2025-00587.

[LOTS] 1 THROUGH 9 IN TRACT NO. 657 AS SHOWN ON 24M29

S89°00'E 828.21'

MATCHLINE SEE C0.2 FOR CONTINUATION

NORTH

GRAPHIC SCALE

10 0 5 10 20 40

(IN FEET)
1 inch = 10 ft.

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SECTION 311000 – SITE CLEARING
SECTION 312000 – EARTHMOVING
SECTION 321216 – ASPHALT PAVING
SECTION 321312 – CONCRETE PAVING

PAVING LEGEND

- NEW CONCRETE SLAB (4" REINFORCED PCC ON 6" CLASS 2 AB ON 6" RECOMPACTED SUBGRADE (90%))
- NEW AC PAVEMENT (3" AC ON 6" CLASS 2 AB ON 6" RECOMPACTED SUBGRADE (95%))
- NEW AC PAVEMENT – TRAFFIC (3" AC ON 9" CLASS 2 AB ON 6" RECOMPACTED SUBGRADE (95%))
- NEW LANDSCAPE
- NEW BIO-RETENTION BASIN (1/C0.4) (2/C0.4)
- NEW LANDSCAPE (SELF TREATING)
- NEW PERMEABLE AC (SELF TREATING)
- NEW SYNTHETIC TURF
- NEW DIRT PATH
- SAW CUT LINE
- LIMIT OF GRADING
- DRAINAGE FLOW LINE
- GRADE BREAK LINE
- R RIDGE LINE
- NEW HANDRAIL
- NEW CONC. WALL (SEE ARCH. DRAWINGS)
- 99 FINISH GRADE CONTOUR

AC	ASPHALT CONCRETE
AD	AREA DRAIN
C, PCC, CONC.	PORTLAND CEMENT CONCRETE
CB	CATCH BASIN
COTG/SDCO/SSCO	CLEAN OUT TO GRADE
EX., EXIST.	EXISTING
FF	FINISH FLOOR
FH	FIRE HYDRANT
FL	FLOW LINE
G	GROUND
GB	GRADE BREAK
JB	JUNCTION BOX
SDMH	STORM DRAIN MAINTENANCE HOLE
SSMH	SANITARY SEWER MAINTENANCE HOLE
TC	TOP OF CURB
TW	TOP OF WALL
TYP.	TYPICAL
	SPLASH BLOCK
RWL	RAIN WATER LEADER
	NEW SLOTTED DRAIN



KEY MAP
SCALE: NTS

St Simon Parish

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Walkway, Church Plaza & Preschool Expansion

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WALKWAY GRADING AND PAVING PLAN

©2025 John Miller Architect AIA
Scale: AS SHOWN

C2.1

File: St Simons - 30x42 Job #75E

MATCHLINE SEE C2.1 FOR CONTINUATION

MATCHLINE SEE C2.2 FOR CONTINUATION

BUILDING
FF = 230.75 ±

BUILDING
FF = 231.70 ±

(e) Church

(e) Parish Center

MASTER

SAWCUT

CURB AND GUTTER 15/A4.1

CB RIM=229.70

JB ON EX.12"SD

4"PERF

BASIN RIM=229.20

CB RIM=230.46

CB RIM=230.30

BUBBLE UP DRAIN RIM=230.25

SLOTTED DRAIN RIM=230.55

CATCH BASIN RIM=230.50

OVERFLOW CATCH BASIN RIM=230.20

JUNCTION BOX

CONNECTION TO EX.8" SD

SLOTTED DRAIN RIM=230.62

18"HIGH SEAT WALL

CB RIM=231.25

REMOVE CURB

CONC VALLEY GUTTER

SSMH INTERCEPTOR

SSMH RIM = 230.15
INV 6" NW IN (TOP)
INV 8" SE OUT 225.69

Re=27,756.30' Bearing=S7°W L=30.04'

GRAPHIC SCALE

10 0 5 10 20 40

(IN FEET)
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SDMH	STORM DRAIN MAINTENANCE HOLE
SSMH	SANITARY SEWER MAINTENANCE HOLE
TC	TOP OF CURB
TW	TOP OF WALL
TYP.	TYPICAL
	SPLASH BLOCK
RWL	RAIN WATER LEADER
	NEW SLOTTED DRAIN



KEY MAP
SCALE: NTS

St Simon Parish

1860 Grant Road
Los Altos, CA 94024

Walkway, Church Plaza & Preschool Expansion

1st	PLANNING SUBMITTAL	09-26-2025
-	Planning Resubmittal	01-20-26
No.	Revision	Date

UNDERWOOD & ROSENBLUM, INC.
civil engineers and surveyors
1630 Oakland Road, Suite A114, San Jose, CA 95131
(408) 453-1222 www.uandr.com

PROJECT NO. J23020 PLOT DATE: 12-02-2025

REGISTERED PROFESSIONAL ENGINEER FRANK M. ROSENBLUM No. 42857 CIVIL STATE OF CALIFORNIA

john miller architects
Architecture, Planning, Restoration, Interiors
579 Clyde Avenue, Suite 300 T: 650.960-0500
Mountain View, CA 94043 F: 650.960-0555

CHURCH PLAZA GRADING AND PAVING PLAN

@2025 John Miller Architect AIA
Scale: AS SHOWN

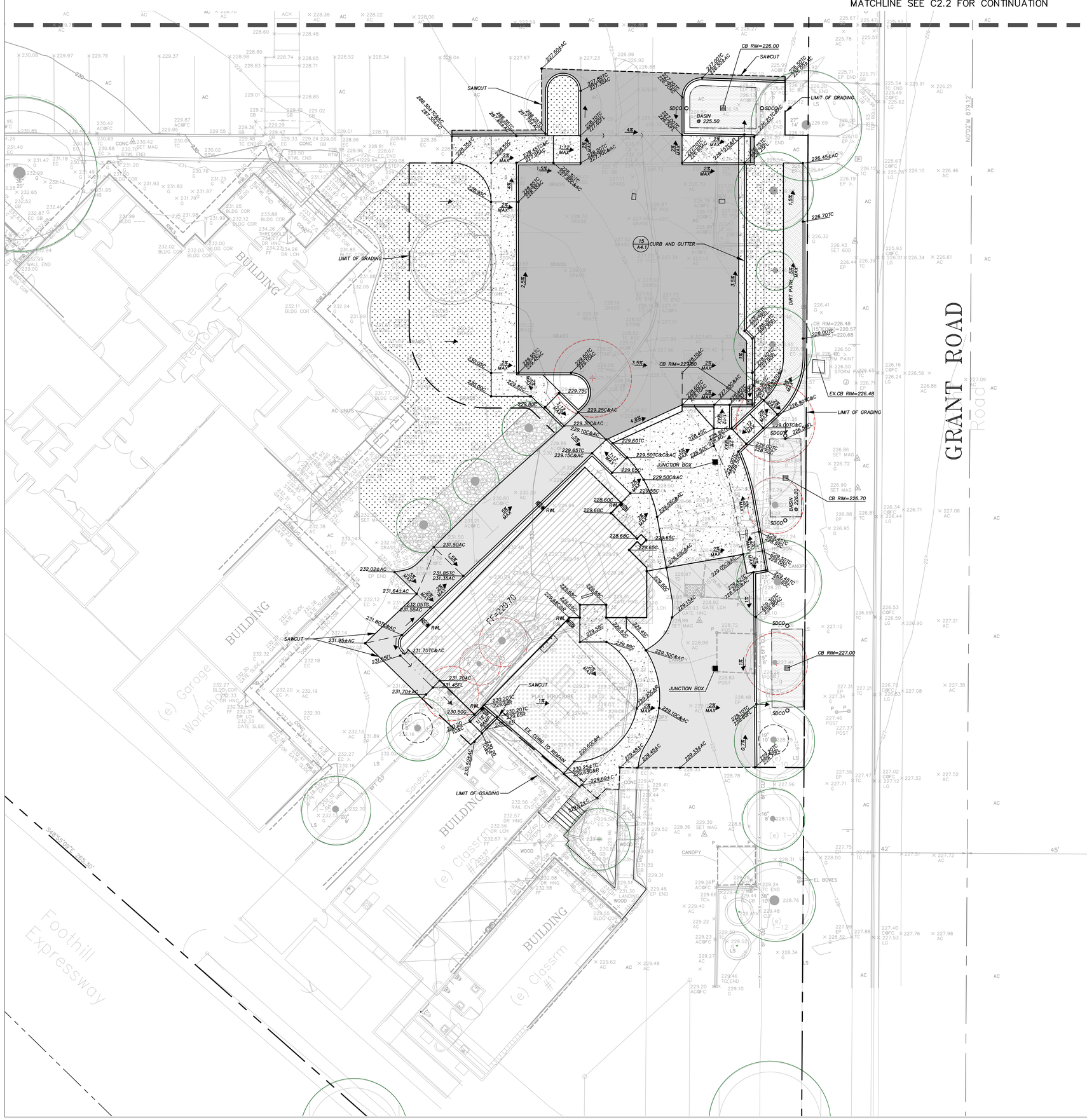
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File: St Simons - 30x42

Job #75E

F:\2023\J23020 St. Simon Catholic church\Dwg\J23020DSN-PH2 (3 PLAN DESIGN).dwg, 12/2/2025 2:48:44 PM

MATCHLINE SEE C2.2 FOR CONTINUATION



NORTH

GRAPHIC SCALE

10 0 5 10 20 40

(IN FEET)
1 inch = 10 ft.

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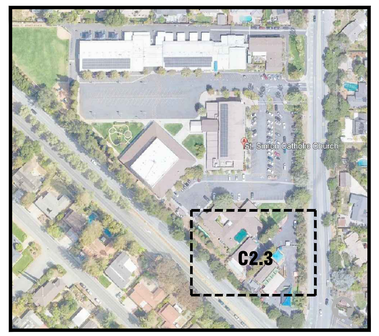
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SECTION 311000 – SITE CLEARING
SECTION 312000 – EARTHMOVING
SECTION 321216 – ASPHALT PAVING
SECTION 321312 – CONCRETE PAVING

PAVING LEGEND

- NEW CONCRETE SLAB (4" REINFORCED PCC ON 6" CLASS 2 AB ON 6" RECOMPACTED SUBGRADE (90%))
- NEW AC PAVEMENT (3" AC ON 6" CLASS 2 AB ON 6" RECOMPACTED SUBGRADE (95%))
- NEW AC PAVEMENT – TRAFFIC (3" AC ON 9" CLASS 2 AB ON 6" RECOMPACTED SUBGRADE (95%))
- NEW LANDSCAPE
- NEW BIO-RETENTION BASIN (1/C0.4) (2/C0.4)
- NEW LANDSCAPE (SELF TREATING)
- NEW PERMEABLE AC (SELF TREATING)
- NEW SYNTHETIC TURF
- NEW DIRT PATH
- SAW CUT LINE
- LIMIT OF GRADING
- DRAINAGE FLOW LINE
- GRADE BREAK LINE
- RIDGE LINE
- NEW HANDRAIL
- NEW CONC. WALL (SEE ARCH. DRAWINGS)
- 99 FINISH GRADE CONTOUR

AC	ASPHALT CONCRETE
AD	AREA DRAIN
C, PCC, CONC.	PORTLAND CEMENT CONCRETE
CB	CATCH BASIN
COTG/SDCO/SSCO	CLEAN OUT TO GRADE
EX., EXIST.	EXISTING
FF	FINISH FLOOR
FH	FIRE HYDRANT
FL	FLOW LINE
G	GROUND
GB	GRADE BREAK
JB	JUNCTION BOX
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PRE -SCHOOL EXPANSION GRADING AND PAVING PLAN

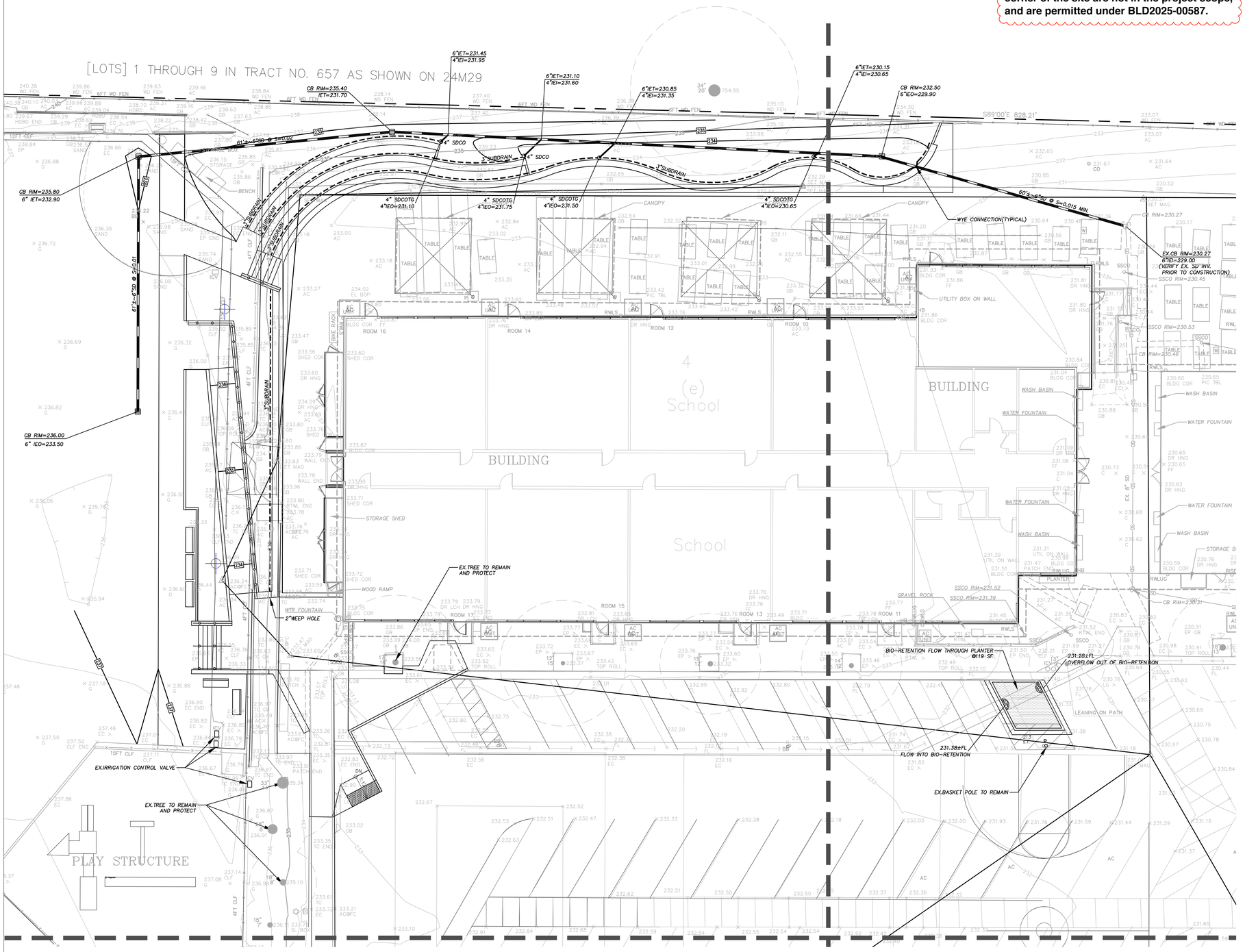
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Scale: AS SHOWN

C2.3

File: St Simons - 30x42

Job #75E

Landscaping improvements in the northwest corner of the site are not in the project scope, and are permitted under BLD2025-00587.



MATCHLINE SEE C3.2 FOR CONTINUATION



KEY MAP
SCALE: NTS

NORTH

GRAPHIC SCALE
10 0 5 10 20 40
(IN FEET)
1 inch = 10 ft.

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SECTION 334100 – STORM UTILITY DRAINAGE PIPING

PLUMBING LEGEND

	NEW STORM DRAIN SIZE AND SLOPE AS INDICATED
	NEW PVC SUBDRAIN (SIZE AS INDICATED)
AD	AREA DRAIN
CB	CATCH BASIN
JB	JUNCTION BOX
SDMH	STORM DRAIN MAINTENANCE HOLE
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RWL	RAIN WATER LEADER
COTG/SDCO/SSCO	CLEAN OUT TO GRADE
WV	WATER VALVE
WM	WATER METER
BFP	BACK FLOW PREVENTER
FH	FIRE HYDRANT
D.I.P.	DUCTILE IRON PIPE
EX., EXIST.	EXISTING
FF	FINISH FLOOR
HDPE	HIGH DENSITY POLYETHYLENE PIPE
INV	INVERT ELEVATION
IEI	INVERT ELEVATION IN
IEO	INVERT ELEVATION OUT
IET	INVERT ELEVATION THROUGH
PVC	POLYVINYL CHLORIDE
RCP	REINFORCED CONCRETE PIPE
SS	SANITARY SEWER
SD	STORM DRAIN
TYP.	TYPICAL
W, DW	DOMESTIC WATER

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WALKWAY
PLUMBING PLAN

@2025 John Miller Architect AIA

Scale: AS SHOWN

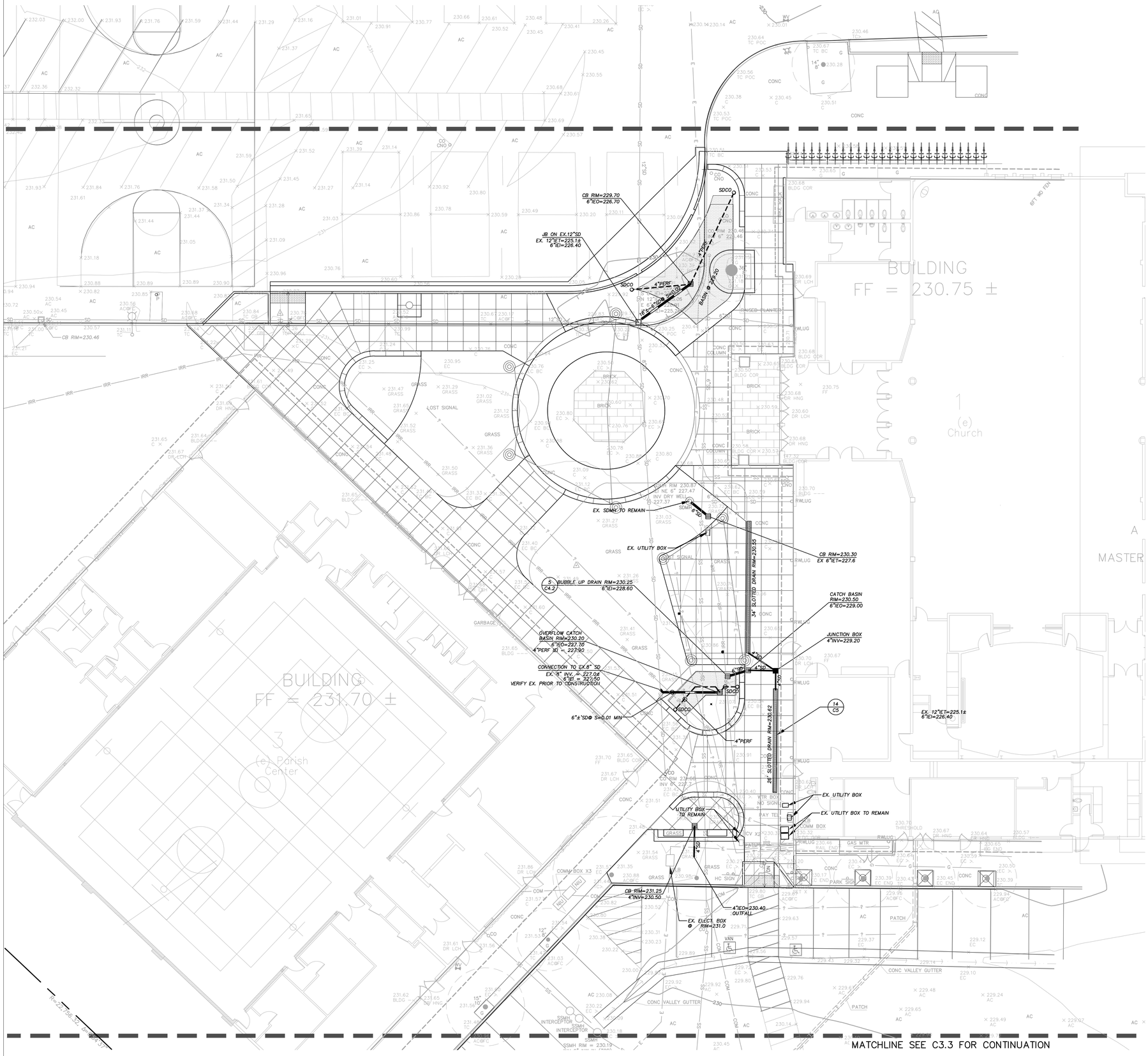
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File: St Simons - 30x42

Job #75E

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MATCHLINE SEE C3.1 FOR CONTINUATION



MATCHLINE SEE C3.3 FOR CONTINUATION

NORTH

GRAPHIC SCALE

10 0 5 10 20 40

(IN FEET)
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CHURCH PLAZA
PLUMBING PLAN

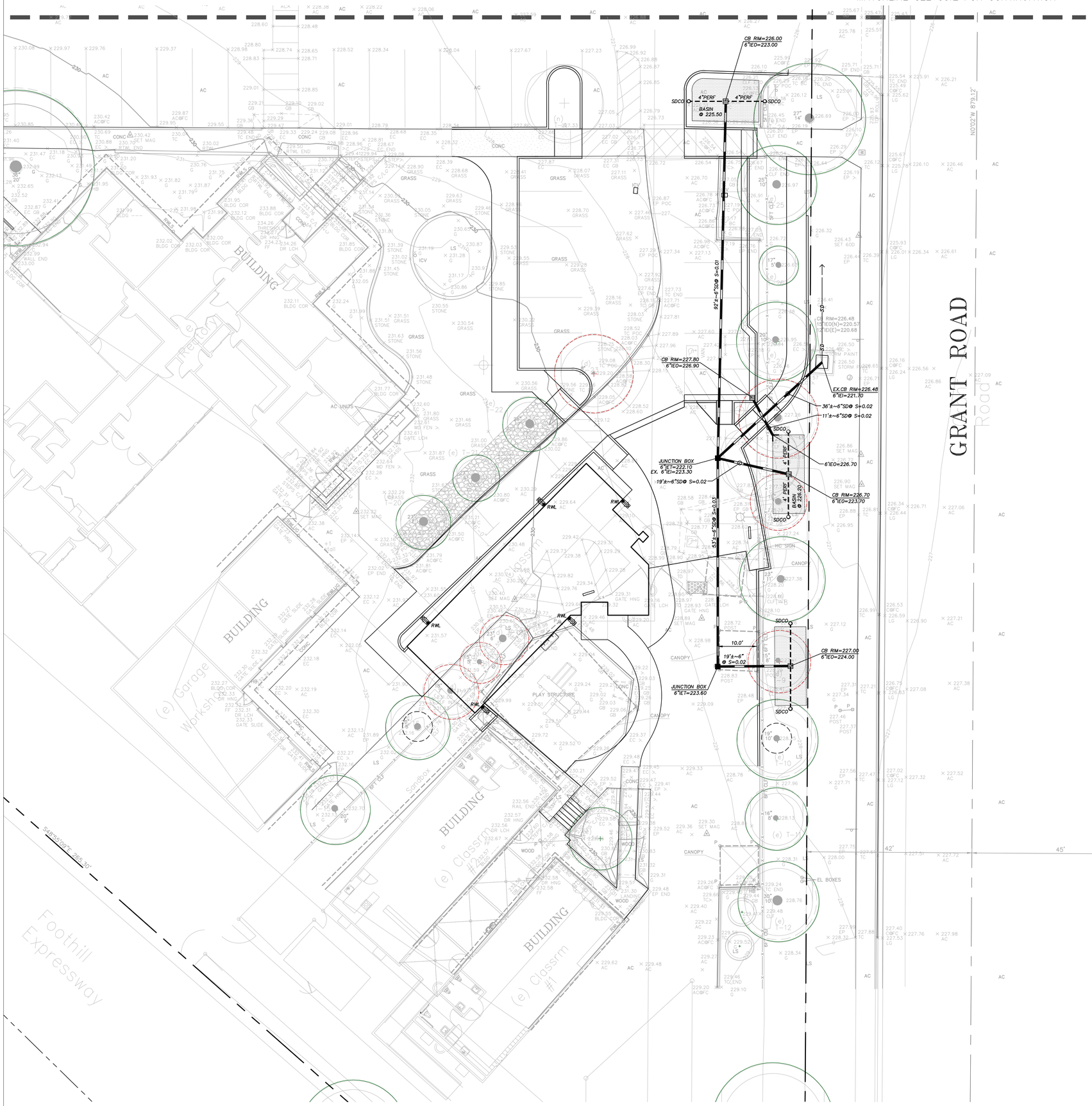
©2025 John Miller Architect AIA
Scale: AS SHOWN

C3.2

File: St Simons - 30x42

Job #75E

MATCHLINE SEE C3.2 FOR CONTINUATION



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10 0 5 10 20 40

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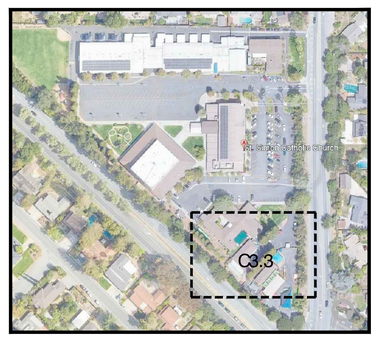
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PRE-SCHOOL EXPANSION
PLUMBING PLAN

@2025 John Miller Architect AIA

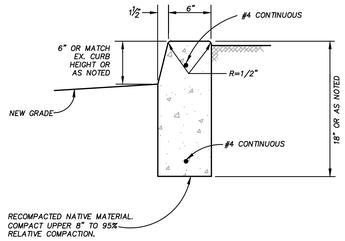
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File: St Simons - 30x42

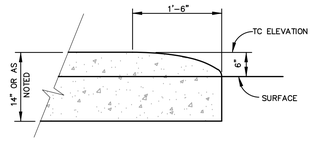
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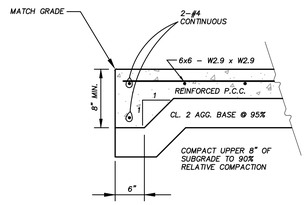
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VERTICAL CURB DETAIL | 1



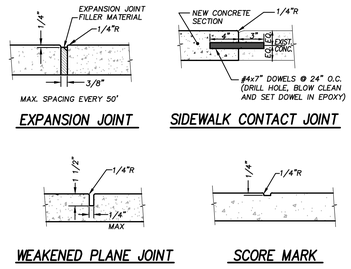
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CURB TRANSITION DETAIL | 2

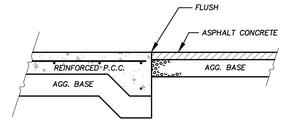


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CONCRETE EDGE DETAIL | 3

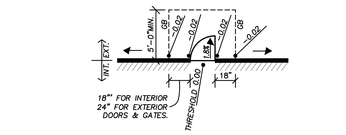


JOINTS DETAIL | 4



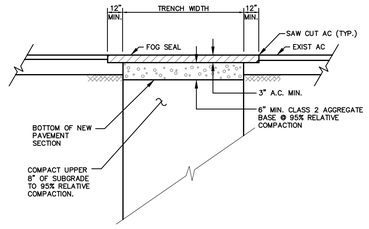
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CONCRETE TO ASPHALT TRANSITION | 5



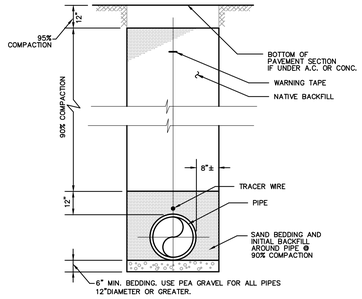
N.T.S.

HEADERBOARD & AC PAVING | 6



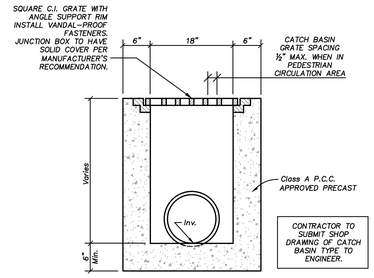
N.T.S.

AC SURFACE TRENCH REPAIR | 7



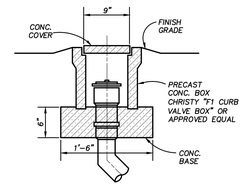
N.T.S.

TRENCH BACKFILL DETAIL | 8



N.T.S.

CATCH BASIN/JUNCTION BOX | 9

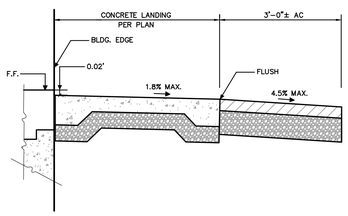


N.T.S.

CLEANOUT DETAIL | 10

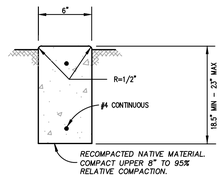
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THRESHOLD-SINGLE DOOR | 11



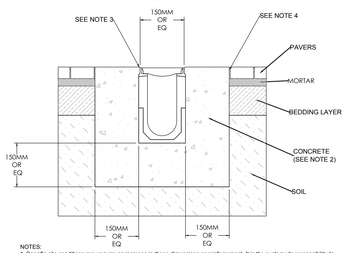
N.T.S.

DOORWAY LANDING DETAIL | 12



N.T.S.

FLUSH CURB DETAIL | 13



NOTES:
1. Specific site conditions may require an increase in these dimensions or reinforcement. It is the customer's responsibility to ensure the concrete encasement is designed for the application. Engineering advice may be required.
2. A minimum concrete strength of 25MPa is recommended. The concrete should be vibrated to eliminate air pockets.
3. The finished level of the concrete surround must be approx. 3mm above the top of the channel edge.
4. The pavers must be installed flush with the top of the concrete surround.
5. Refer to ACO's latest installation instructions for complete details.

The grated trench drainage system shall be ACO PowerDrain **S100K** system as manufactured by ACO Polycrete Pty Ltd.

The **constant depth / sloped*** system shall be complete with the manufacturer's standard **slotted / intercept*** grate type and locked down with 'Powerlok'. The system shall be complete with standard pit type _____ & part no. _____ and all associated auxiliary attachments.

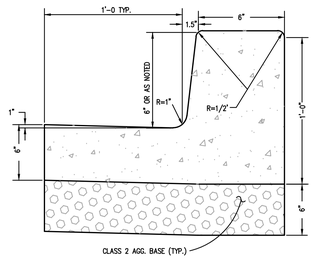
All materials and components within the scope of this system shall be obtained from this manufacturer and the work shall be carried out as specified on the drawings.

The system shall be installed in accordance with the manufacturer's printed instructions.

*** Delete where appropriate.**

N.T.S.

TRENCH DRAIN DETAIL | 14



N.T.S.

CURB AND GUTTER DETAIL | 15

St Simon Parish
1860 Grant Road
Los Altos, CA 94024

Walkway, Church Plaza & Preschool Expansion

1st	PLANNING SUBMITTAL	09-26-2025
-	Planning Resubmittal	01-20-26
No.	Revision	Date

UNDERWOOD & ROSENBLUM, INC.
civil engineers and surveyors
1630 Oakland Road, Suite A114, San Jose, CA 95131
(408) 453-1222 www.uandr.com

PROJECT NO. J23020 PLOT DATE: 12-02-2025

REGISTERED PROFESSIONAL ENGINEER
FRANK M. ROSENBLUM
No. 42857
CIVIL
STATE OF CALIFORNIA

john miller architects
Architecture, Planning, Restoration, Interiors
579 Clyde Avenue, Suite 300 T: 650.960-0590
Mountain View, CA 94043 F: 650.960-0555

CIVIL DETAILS

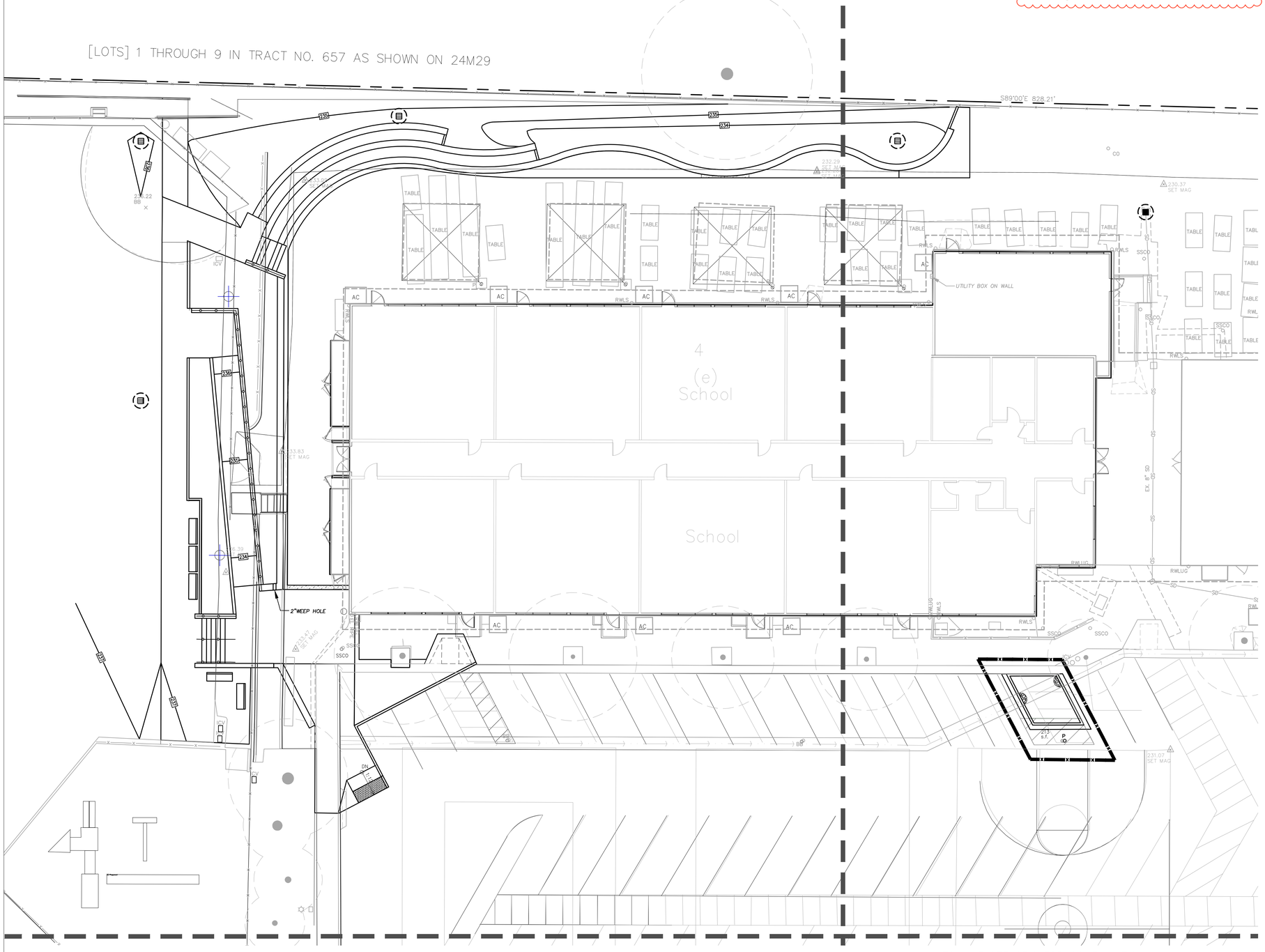
@2025 John Miller Architect AIA
Scale: AS SHOWN

C4.1

File: St Simons - 30x42

Job #75E

Landscaping improvements in the northwest corner of the site are not in the project scope, and are permitted under BLD2025-00587.



NORTH

GRAPHIC SCALE

10 0 5 10 20 40

(IN FEET)

1 inch = 10 ft.

GENERAL NOTES

1. THE CONTRACTOR SHALL LAY OUT THE WORK, SETTING GRADESTAKES, ESTABLISHING LINES, BASE LINES, ELEVATIONS AND OTHER REFERENCE MARKERS AND INFORMATION NECESSARY TO COMPLETE THE WORK AND SHALL BE RESPONSIBLE FOR THE ACCURACY THEREOF.

2. ANY INCONSISTENCIES IN EXISTING OR PROPOSED ELEVATIONS SHALL BE BROUGHT TO THE NOTICE OF THE OWNER'S REPRESENTATIVE FOR RESOLUTION PRIOR TO CONSTRUCTION OR AS SOON AS DISCOVERED.

3. IN THE EVENT THAT ANY UNKNOWN UNDERGROUND TANKS OR STRUCTURES OR UTILITY LINES ARE DISCOVERED ON THE SITE, THE CONTRACTOR SHALL NOTIFY THE OWNER'S REPRESENTATIVE TO DETERMINE THE DISPOSITION OF THE STRUCTURE.

4. CONTRACTOR SHALL IMPORT REQUIRED MATERIALS OR EXPORT EXCESS AS REQUIRED TO ESTABLISH PLAN GRADES. EXCESS MATERIAL IF ANY SHALL BE DISPOSED OFF-SITE IN A LEGAL MANNER AT CONTRACTOR'S EXPENSE.

5. EXISTING WATER, STORM AND SANITARY INVERTS SHALL BE EXPOSED AND VERIFIED PRIOR TO ANY NEW CONSTRUCTION.

EROSION CONTROL LEGEND

- SEDIMENT ROLL DROP INLET SEDIMENT BARRIER
- CURB INLET SEDIMENT BARRIER
- SEDIMENT BARRIER ROLL
- TEMPORARY GRAVEL CONSTRUCTION ENTRANCE/EXIT



KEY MAP
SCALE: NTS

St Simon Parish

1860 Grant Road
Los Altos, CA 94024

Walkway, Church Plaza & Preschool Expansion

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Mountain View, CA 94043 F: 650.960-0555

WALKWAY
EROSION CONTROL PLAN

©2025 John Miller Architect AIA

Scale: AS SHOWN

C5.1

File: St Simons - 30x42

Job #75E

F:\2023\J23020 St. Simon Catholic church\Dwg\J23020DSN-PH2 (8 PLAN DESIGN).dwg, 12/2/2025 2:57:12 PM

MATCHLINE SEE C5.1 FOR CONTINUATION

MATCHLINE SEE C5.3 FOR CONTINUATION

NORTH

GRAPHIC SCALE

10 0 5 10 20 40

(IN FEET)

1 inch = 10 ft.

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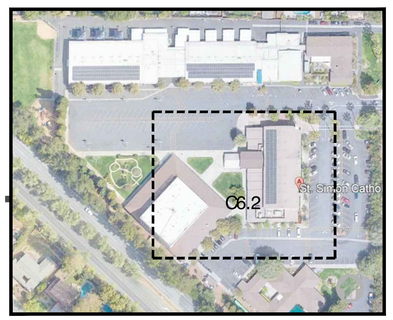
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KEY MAP
SCALE: NTS

St Simon Parish

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Mountain View, CA 94043 F: 650.960-0555

CHURCH PLAZA
EROSION CONTROL PLAN

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Scale: AS SHOWN

C5.2

File: St Simons - 30x42

Job #75E

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MATCHLINE SEE C5.2 FOR CONTINUATION

GRANT ROAD

N012°W 879.12'

42'

45'

NORTH

GRAPHIC SCALE

10 0 5 10 20 40

(IN FEET)

1 inch = 10 ft.

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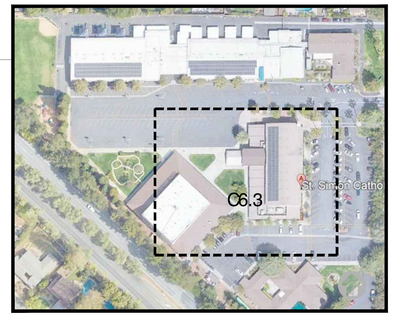
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KEY MAP
SCALE: NTS

St Simon Parish
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Los Altos, CA 94024

Walkway, Church Plaza & Preschool Expansion

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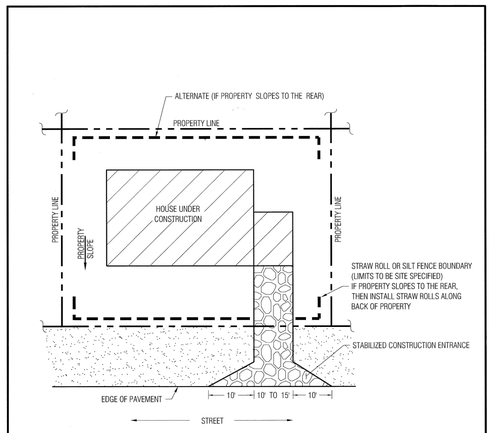
PRE-SCHOOL EXPANSION
EROSION CONTROL PLAN

©2025 John Miller Architect AIA
Scale: AS SHOWN

C5.3

File: St Simons - 30x42 Job #75E

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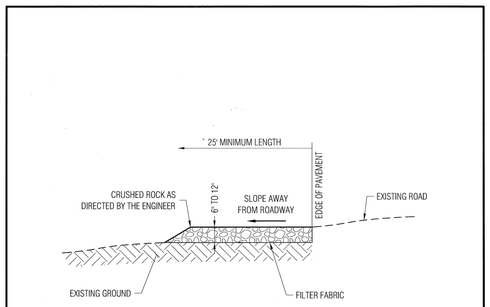


GENERIC CONSTRUCTION SITE PLAN

Approved: City Engineer — Date 1/4/10

CITY OF LOS ALTOS CALIFORNIA	REVISION		ENGINEERING DIVISION	
	Description	Date	TYPICAL EROSION AND SEDIMENT CONTROL AT SINGLE FAMILY CONSTRUCTION SITE	EC-1

STANDARD DETAILS MAY 2010



NOTES:
1. PROVIDE A FANNED STABILIZED CONSTRUCTION ENTRANCE TO ACCOMODATE THE TURNING RADIUS OF CONSTRUCTION EQUIPMENT ON AND OFF THE PUBLIC STREET
2. INSTALL STABILIZED CONSTRUCTION ENTRANCE ALONG NEW DRIVEWAY CORRIDOR FOR THE FULL PROPOSED WIDTH

Approved: City Engineer — Date 1/4/10

CITY OF LOS ALTOS CALIFORNIA	REVISION		ENGINEERING DIVISION	
	Description	Date	STABILIZED CONSTRUCTION SITE ENTRANCE	EC-2

STANDARD DETAILS MAY 2010

STANDARD DETAIL TRENCH WITH NATIVE BACKFILL

ALTERNATE DETAIL TRENCH WITH GRAVEL

NOTES:
1. INSPECT AND REPAIR FENCE AFTER EACH STORM EVENT AND REMOVE SEDIMENT WHERE NECESSARY
2. REMOVED SEDIMENT SHALL BE DEPOSITED IN AN AREA THAT WILL NOT CONTRIBUTE SEDIMENT TO RUN OFF-SITE AND CAN BE PERMANENTLY STABILIZED
3. SILT FENCE SHALL BE PLACED ON SLOPE CONTOURS TO MAXIMIZE PONDING EFFICIENCY

Approved: City Engineer — Date 1/4/10

CITY OF LOS ALTOS CALIFORNIA	REVISION		ENGINEERING DIVISION	
	Description	Date	SILT FENCE	EC-3

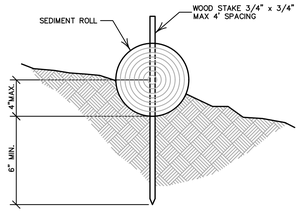
STANDARD DETAILS MAY 2010

NOTES:
1. STRAW ROLL INSTALLATION REQUIRES THE PLACEMENT AND SECURE STAKING OF THE ROLL IN A TRENCH, 3"-5" (75-125mm) DEEP, DUG ON CONTOUR. RUNOFF MUST NOT BE ALLOWED TO RUN UNDER OR AROUND ROLL
2. VERTICAL SPACING FOR SLOPE INSTALLATIONS
   1:1 SLOPES = 10 FEET APART
   2:1 SLOPES = 20 FEET APART
   3:1 SLOPES = 30 FEET APART
   4:1 SLOPES = 40 FEET APART
   <4:1 SLOPE = ONE ROW AT LOW POINT
3. REMOVED SEDIMENT SHALL BE DEPOSITED IN AN AREA THAT WILL NOT CONTRIBUTE SEDIMENT TO RUN OFF-SITE AND CAN BE PERMANENTLY STABILIZED

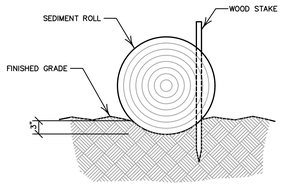
Approved: City Engineer — Date 1/4/10

CITY OF LOS ALTOS CALIFORNIA	REVISION		ENGINEERING DIVISION	
	Description	Date	STRAW ROLLS	EC-4

STANDARD DETAILS MAY 2010

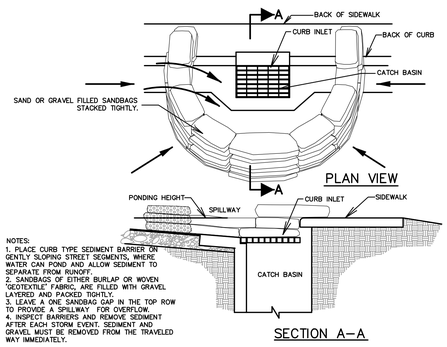


ENTRENCHMENT IN SLOPE AREA



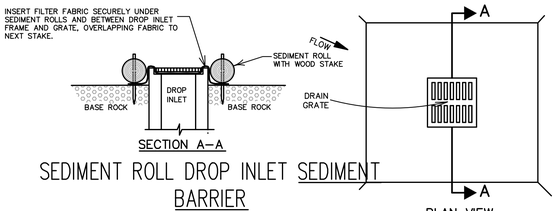
ENTRENCHMENT IN FLAT AREA

SEDIMENT ROLL DETAILS

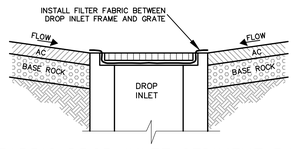


NOTES:
1. PLACE CURB TYPE SEDIMENT BARRIER ON GENTLY SLOPING STREET SEGMENTS, WHERE WATER CAN POND AND ALLOW SEDIMENT TO SEPARATE FROM RUNOFF.
2. SANDBAGS OF EITHER BURLAP OR WOVEN "GEOTEXTILE" FABRIC, ARE FILLED WITH GRAVEL LAYERED AND PACKED TIGHTLY.
3. LEAVE A ONE SANDBAG GAP IN THE TOP ROW TO PROVIDE A SPILLWAY FOR OVERFLOW.
4. INSPECT BARRIERS AND REMOVE SEDIMENT AFTER EACH STORM EVENT. SEDIMENT AND GRAVEL MUST BE REMOVED FROM THE TRAVELED WAY IMMEDIATELY.

CURB INLET SEDIMENT BARRIER

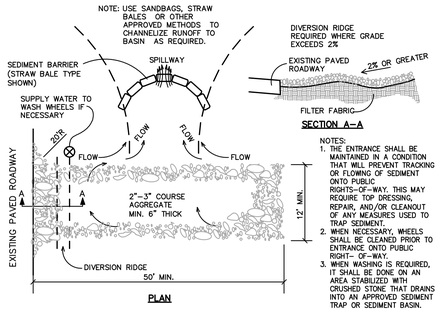


SEDIMENT ROLL DROP INLET SEDIMENT BARRIER



FILTER FABRIC DROP INLET SEDIMENT BARRIER

(TO BE IN PLACE FOLLOWING PLACEMENT OF PAVEMENT ADJACENT TO DROP INLET.)



NOTES:
1. THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE TOP DRESSING, REPAIR, AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT.
2. WHEN NECESSARY, WHEELS SHALL BE CLEANED PRIOR TO ENTRANCE ONTO PUBLIC RIGHT- OF-WAY.
3. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE THAT DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN.

TEMPORARY GRAVEL CONSTRUCTION ENTRANCE/EXIT

EROSION CONTROL NOTES

1. THE FACILITIES SHOWN ON THIS PLAN ARE DESIGNED TO CONTROL THE SEDIMENT DURING THE RAINY EVENTS, AFTER ROUGH GRADING HAS BEEN COMPLETED. MEASURES ARE TO BE OPERABLE PRIOR TO RAIN EVENTS OF ANY YEAR GRADING OPERATIONS HAVE LEFT AREAS UNPROTECTED FROM EROSION.
2. MAINTENANCE IS TO BE PERFORMED AS FOLLOWS:
   A) REPAIR DAMAGES CAUSED BY SOIL EROSION OR CONSTRUCTION AT THE END OF EACH WORKING DAY.
   B) SWALES SHALL BE INSPECTED PERIODICALLY AND MAINTAINED AS REQUIRED.
   C) STRAW BALE DIKE, BERMS, AND SWALES ARE TO BE INSPECTED AFTER EACH STORM AND REPAIRS ARE TO BE MADE AS NEEDED.
   D) SEDIMENT SHALL BE REMOVED AND SEDIMENT TRAP RESTORED TO ITS ORIGINAL DIMENSIONS WHEN SEDIMENT HAS ACCUMULATED TO WITHIN ONE FOOT OF OUTLET ELEVATION.
   E) SEDIMENT REMOVED FROM TRAP SHALL BE DEPOSITED IN A SUITABLE AREA AND IN SUCH A MANNER THAT IT WILL NOT ERODE.
3. DURING THE RAINY EVENTS, ALL PAVED AREAS SHALL BE KEPT CLEAR OF EARTH MATERIAL AND DEBRIS. THE SITE SHALL BE MAINTAINED SO AS TO MINIMIZE SEDIMENT LADEN RUNOFF TO ANY STORM DRAINAGE SYSTEM.
4. CONSTRUCTION ENTRANCE CONSISTING OF AN 8" THICK LAYER OF 2"–3" COARSE DRAIN ROCK FOR A DISTANCE OF 50 FEET IS TO BE PROVIDED AT EACH VEHICLE ACCESS POINT TO EXISTING PAVED STREETS.
5. INLETS NOT USED IN CONJUNCTION WITH EROSION CONTROL TO BE BLOCKED UNLESS THE AREA DRAINED IS UNDISTURBED OR STABILIZED.
6. ALL EROSION CONTROL MEASURES SHALL BE MAINTAINED UNTIL DISTURBED AREAS ARE STABILIZED AND CHANGES TO THIS EROSION AND SEDIMENT CONTROL PLAN SHALL BE MADE TO MEET FIELD CONDITIONS ONLY WITH THE APPROVAL OF OR AT THE DIRECTION OF THE DIRECTOR OF PUBLIC WORKS.
7. THIS PLAN COVERS ONLY THE FIRST WINTER FOLLOWING GRADING. PLANS ARE TO BE RE-SUBMITTED FOR CITY APPROVAL PRIOR TO THE SEPTEMBER FIRST OF EACH SUBSEQUENT YEAR UNTIL THE SITE IMPROVEMENTS ARE ACCEPTED BY THE CITY.
8. ALL EROSION CONTROL FACILITIES MUST BE INSPECTED AND REPAIRED AT THE END OF EACH WORKING DAY OR DAILY DURING THE RAINY EVENTS.
9. SEDIMENT BASINS SHALL BE CLEANED OUT WHENEVER SEDIMENT REACHES THE SEDIMENT CLEAN OUT LEVEL INDICATED ON THE PLANS.
10. BORROW AREAS AND TEMPORARY STOCKPILES SHALL BE PROTECTED WITH APPROPRIATE EROSION CONTROL MEASURES TO THE SATISFACTION OF THE DIRECTOR OF PUBLIC WORKS.
11. ALL CUT AND FILL SLOPES ARE TO BE PROTECTED TO PREVENT OVER BANK FLOW.
12. THIS PLAN MAY NOT COVER ALL THE SITUATIONS THAT ARISE DURING CONSTRUCTION DUE TO UNANTICIPATED FIELD CONDITIONS. VARIATIONS MAY BE MADE TO THE PLAN IN THE FIELD SUBJECT TO THE APPROVAL OF THE CITY.
13. ALL NEW ON-SITE DRAINS IN EXISTING OR PROPOSED AC PAVEMENT AREAS SHALL BE FITTED WITH A "FOSSIL FILTER FLOGARD" SYSTEM IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.

SEC. 12.20.050. – EROSION AND SEDIMENT CONTROL PLAN.

(A)EROSION AND SEDIMENT CONTROL PLANS SHALL BE AS REQUIRED BY THE TOWN ENGINEER.
(1)THE EROSION AND SEDIMENT CONTROL PLAN SHEET NEED NOT BE A SEPARATE SHEET IF ALL FACILITIES AND MEASURES CAN BE SHOWN ON THE GRADING SHEETS WITHOUT OBSCURING THE CLARITY OF EITHER THE GRADING PLAN OR THE EROSION AND SEDIMENT CONTROL PLAN.

(2)AN EROSION AND SEDIMENT CONTROL PLAN SHALL BE REQUIRED WHENEVER:
A.THE GRADED PORTION OF THE SITE INCLUDES MORE THAN TEN THOUSAND (10,000) SQUARE FEET OF AREA HAVING A SLOPE GREATER THAN FIVE (5) PERCENT;
B.THERE IS A SIGNIFICANT RISK THAT MORE THAN TWO THOUSAND FIVE HUNDRED (2,500) SQUARE FEET WILL BE UNPROTECTED OR INADEQUATELY PROTECTED FROM EROSION DURING ANY PORTION OF THE RAINY SEASON; OR

C.GRADING WILL OCCUR WITHIN TWENTY (20) FEET OF ANY WATERCOURSE; ORD.THE TOWN ENGINEER DETERMINES THAT THE GRADING WILL OR MAY POSE A SIGNIFICANT EROSION OR SEDIMENT DISCHARGE HAZARD FOR ANY REASON.

(3)THE APPLICANT SHALL SUBMIT, WITH THE EROSION AND SEDIMENT CONTROL PLANS, A DETAILED COST ESTIMATE COVERING THIS WORK.

(4)EROSION AND SEDIMENT CONTROL PLANS SHALL INCLUDE AN EFFECTIVE REVEGETATION PROGRAM TO STABILIZE ALL DISTURBED AREAS WHICH WILL NOT BE OTHERWISE PROTECTED. ALL SUCH AREAS WHERE GRADING HAS BEEN COMPLETED BETWEEN APRIL FIRST AND SEPTEMBER FIFTEENTH SHALL BE PLANTED BY OCTOBER FIRST. GRADED AREAS COMPLETED AT OTHER TIMES OF THE YEAR SHALL BE PLANTED WITHIN FIFTEEN (15) DAYS. IF REVEGETATION IS UNFEASIBLE OR CANNOT BE EXPECTED TO STABILIZE AN ERODIBLE AREA WITH ASSURANCE DURING ANY PART OF THE RAINY SEASON AND THE UNSTABLE AREA EXCEEDS TWO THOUSAND FIVE HUNDRED (2,500) SQUARE FEET, ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES OR IRRIGATION OF PLANTED SLOPES MAY BE REQUIRED AS APPROPRIATE TO PREVENT INCREASED SEDIMENT DISCHARGE.

(5)EROSION AND SEDIMENT CONTROL PLANS SHALL BE DESIGNED TO PREVENT INCREASED DISCHARGE OF SEDIMENT AT ALL STAGES OF GRADING AND DEVELOPMENT FROM INITIAL DISTURBANCE OF THE GROUND TO PROJECT COMPLETION. EVERY EFFORT SHALL BE MADE TO ENSURE THAT SITE STABILIZATION IS PERMANENT. IF GRADING OCCURS IN DISTINCT PHASES OR THE SITE WILL REMAIN UNSTABLE THROUGH MORE THAN ONE (1) RAINY SEASON, MORE THAN ONE (1) SET OF PLANS MAY BE REQUIRED. PLANS SHALL INDICATE THE IMPLEMENTATION PERIOD AND THE STATE OF CONSTRUCTION WHERE APPLICABLE.

(6)EROSION AND SEDIMENT CONTROL PLANS SHALL COMPLY WITH THE RECOMMENDATIONS OF THE CIVIL ENGINEER, GEOTECHNICAL ENGINEER, ENGINEERING GEOLOGIST, OR LANDSCAPE ARCHITECT INVOLVED IN PREPARATION OF THE GRADING PLANS.

(7)THE STRUCTURAL AND HYDRAULIC ADEQUACY OF ALL STORMWATER CONTAINMENT OR CONVEYANCE FACILITIES SHOWN ON THE EROSION AND SEDIMENT CONTURED. PLANS SHALL BE VERIFIED BY A CIVIL ENGINEER, WHO SHALL SO ATTEST ON THE PLANS. SUFFICIENT CALCULATIONS AND SUPPORTING MATERIAL TO DEMONSTRATE SUCH ADEQUACY SHALL ACCOMPANY THE PLANS WHEN SUBMITTED.

(8)EROSION AND SEDIMENT CONTROL PLANS SHALL BE DESIGNED WITH SUFFICIENT FLEXIBILITY TO MEET UNANTICIPATED FIELD CONDITIONS.

(9)EROSION AND SEDIMENT CONTROL PLANS SHALL PROVIDE FOR INSPECTION AND REPAIR OF ALL EROSION AND SEDIMENT CONTROL FACILITIES AT THE CLOSE OF EACH WORKING DAY DURING THE RAINY SEASON AND FOR SPECIFIC SEDIMENT CLEAN-OUT AND VEGETATION MAINTENANCE CRITERIA.

(10)EROSION AND SEDIMENT CONTROL PLANS SHALL COMPLY WITH ANY AND ALL STANDARDS AND SPECIFICATIONS ADOPTED BY THE TOWN ENGINEER FOR THE CONTROL OF EROSION AND SEDIMENTATION ON GRADING SITES.

(B)THE TOWN ENGINEER MAY WAIVE THE REQUIREMENT FOR AN EROSION AND SEDIMENT CONTROL PLAN, IF NO SIGNIFICANT EROSION OR SEDIMENT DISCHARGE HAZARD EXISTS, AS DETERMINED BY THE TOWN ENGINEER.

(CODE 1968, § 36.03.060)

SEC. 12.20.055. – FINAL PLAN.
THE FINAL EROSION AND SEDIMENT CONTROL PLANS SHALL BE AS REQUIRED BY THE TOWN ENGINEER.

St Simon Parish

1860 Grant Road
Los Altos, CA 94024

Walkway, Church Plaza & Preschool Expansion

1st	PLANNING SUBMITTAL	09-26-2025
-	Planning Resubmittal	01-20-26
No.	Revision	Date

U&R UNDERWOOD & ROSENBLUM, INC.
civil engineers and surveyors
1630 Oakland Road, Suite A114, San Jose, CA 95131
(408) 453-1222 www.uandr.com

PROJECT NO. J23020 PLOT DATE: 12-02-2025

REGISTERED PROFESSIONAL ENGINEER — FRANK M. ROSENBLUM — No. 42857 — CIVIL — STATE OF CALIFORNIA

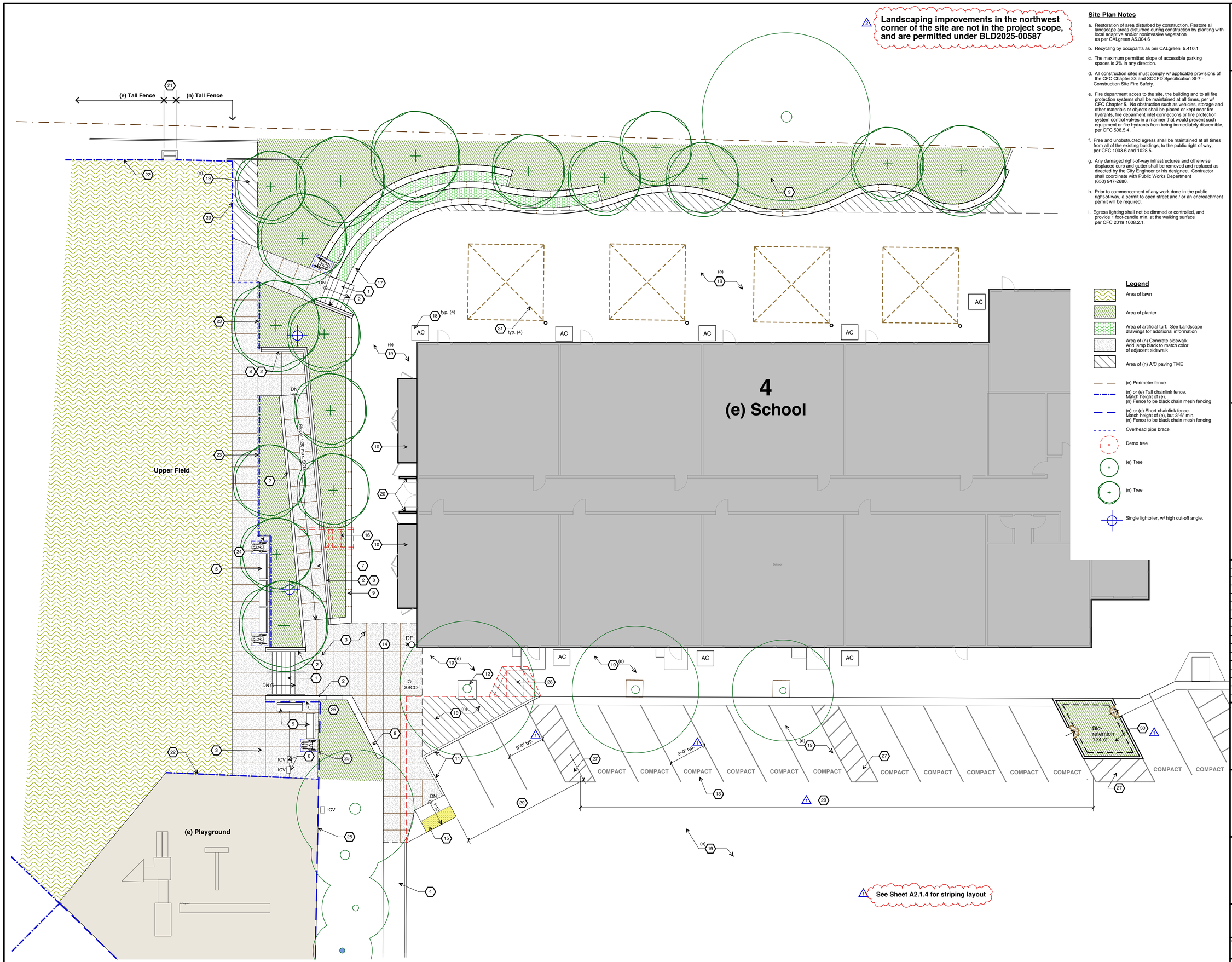
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Mountain View, CA 94043 F: 650.960-0555

EROSION CONTROL NOTES AND DETAILS

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Scale: AS SHOWN — C5.4

File: St Simons - 30x42 — Job #75E



Site Plan Notes

a. Restoration of area disturbed by construction. Restore all landscape areas disturbed during construction by planting with local adaptive and/or noninvasive vegetation as per CALgreen A5.304.6

b. Recycling by occupants as per CALgreen 5.410.1

c. The maximum permitted slope of accessible parking spaces is 2% in any direction.

d. All construction sites must comply w/ applicable provisions of the CFC Chapter 33 and SCCFD Specification SI-7 - Construction Site Fire Safety.

e. Fire department acces to the site, the building and to all fire protection systems shall be maintained at all times, per w/ CFC Chapter 5. No obstruction such as vehicles, storage and other materials or objects shall be placed or kept near fire hydrants, fire deparment inlet connections or fire protection system control valves in a manner that would prevent such equipment or fire hydrants from being immediately discernible, per CFC 508.5.4.

f. Free and unobstructed egress shall be maintained at all times from all of the existing buildings, to the public right of way, per CFC 1003.6 and 1028.5.

g. Any damaged right-of-way infrastructures and otherwise displaced curb and gutter shall be removed and replaced as directed by the City Engineer or his designee. Contractor shall coordinate with Public Works Department (650) 947-2680.

h. Prior to commencement of any work done in the public right-of-way, a permit to open street and / or an encroachment permit will be required.

i. Egress lighting shall not be dimmed or controlled, and provide 1 foot-candle min. at the walking surface per CFC 2019 1008.2.1.

Legend

- Area of lawn
- Area of planter
- Area of artificial turf: See Landscape drawings for additional information
- Area of (n) Concrete sidewalk Add lamp black to match color of adjacent sidewalk
- Area of (n) A/C paving TME
- (e) Perimeter fence
- (n) or (e) Tall chainlink fence. Match height of (e). (n) Fence to be black chain mesh fencing
- (n) or (e) Short chainlink fence. Match height of (e), but 3'-6" min. (n) Fence to be black chain mesh fencing
- Overhead pipe brace
- Demo tree
- (e) Tree
- (n) Tree
- Single lightolier, w/ high cut-off angle.

St Simon Parish

1860 Grant Road
Los Altos, CA 94024

School Walkway, Church Plaza & Preschool Addition

Sheet Notes

1. Concrete stairs.
2. Conc. retaining wall.
3. Concrete paving: Add lamp black as required to match color of adjacent sidewalk to remain.
4. (e) Conc. sidewalk to remain.
5. Freestanding bench
6. Provide (n) conc. christy box for (e) irrigation control box.
7. Sloped walkway w/ 1:20 slope max.
8. Handrail.
9. Concrete seat wall.
10. (e) Storage shed
11. (n) Curb: 6" SCD
12. Protect (e) tree
13. (e) Drainage swale
14. Protect (e) exterior drinking fountain.
15. Curb cut w/ detectable warnings.
16. Remove (e) conc. stair.
17. Tiered concrete seat walls.
18. Protect (e) mechanical unit.
19. A/C paving
20. (e) CMU fin walls
21. (e) Steps to remain
22. (e) Tall chainlink fence.
23. (n) Tall chainlink fence to match height of adjacent fence.
24. Overhead brace
25. (e) Low chainlink fence.
26. (n) Low chainlink fence, TME
27. (e) Basketball hoop support post
28. Remove (e) curb cut and infill w/ A/C paving.
29. Restripe parking stalls
30. Bioretention, see Civil for additional information.
31. (e) Umbrellas

No.	Revision	Date
2	Planning Resubmittal	01-20-26
-	Planning Resubmittal	12-08-25
-	Planning Submittal	09-26-25
1	Plan Check Resubmittal	06-24-25
-	Bid / Permit	05-07-25
-	Coordination	04-14-25

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Walkway Site Plan

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Scale: 1/8" = 1'-0"

A1.1.1

File: St Sim Plaza/B1 Walkway

Job #76M

1 Landscaping improvements in the northwest corner of the site are not in the project scope, and are permitted under BLD2025-00587

4
(e) School

School

See Sheet A2.1.4 for striping layout

Legend

- Area of lawn
- Area of planter
- Area of artificial turf: See Landscape drawings for additional information
- Area of (n) Concrete sidewalk Add lamp black to match color of adjacent sidewalk
- Area of (n) A/C paving TME
- (e) Perimeter fence
- (n) or (e) Tall chainlink fence. Match height of (e). (n) Fence to be black chain mesh fencing
- (n) or (e) Short chainlink fence. Match height of (e), but 3'-6" min. (n) Fence to be black chain mesh fencing
- Overhead pipe brace
- Demo tree
- (e) Tree
- (n) Tree
- Single lightolier, w/ high cut-off angle.
- Conduit below concrete walkway for irrigation, electrical etc. Coordinate w/ irrigation plan.

St Simon Parish
1860 Grant Road
Los Altos, CA 94024

School Walkway, Church Plaza & Preschool Addition

No.	Revision	Date
1	Planning Resubmittal	01-20-26
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-	Planning Submittal	09-26-25
-	Plan Check Resubmittal	07-03-25
-	Bid / Permit	05-07-25
-	Coordination	04-14-25

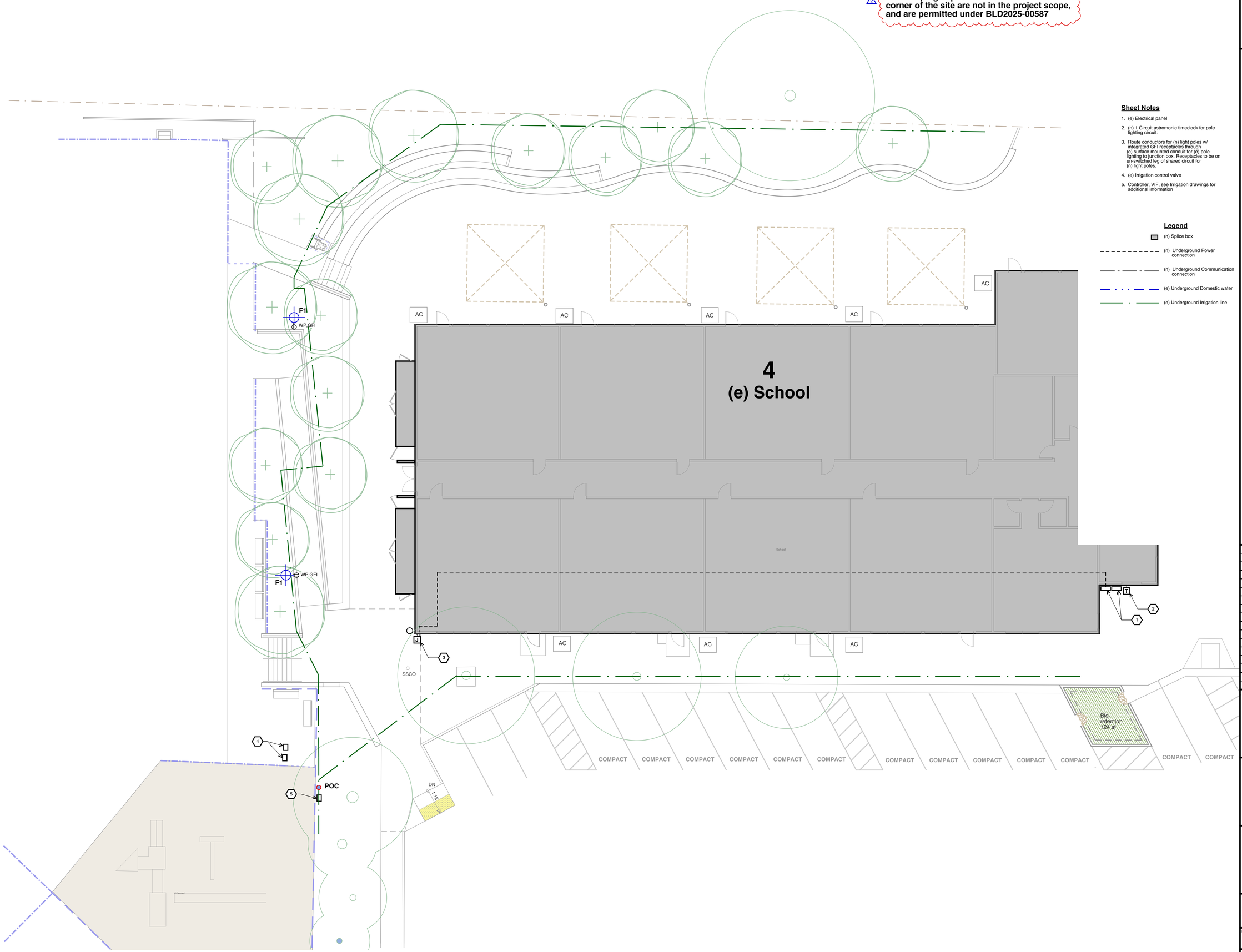
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Walkway Hardscape Layout

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Scale: 1/8" = 1'-0"

A1.1.2

File: St Sim Plaza/B1 Walkway | Job #76M



St Simon Parish
1860 Grant Road
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School Walkway, Church Plaza & Preschool Addition

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2	Planning Resubmittal	01-20-26
1	Planning Resubmittal	12-08-25

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Walkway Utility Site Plan

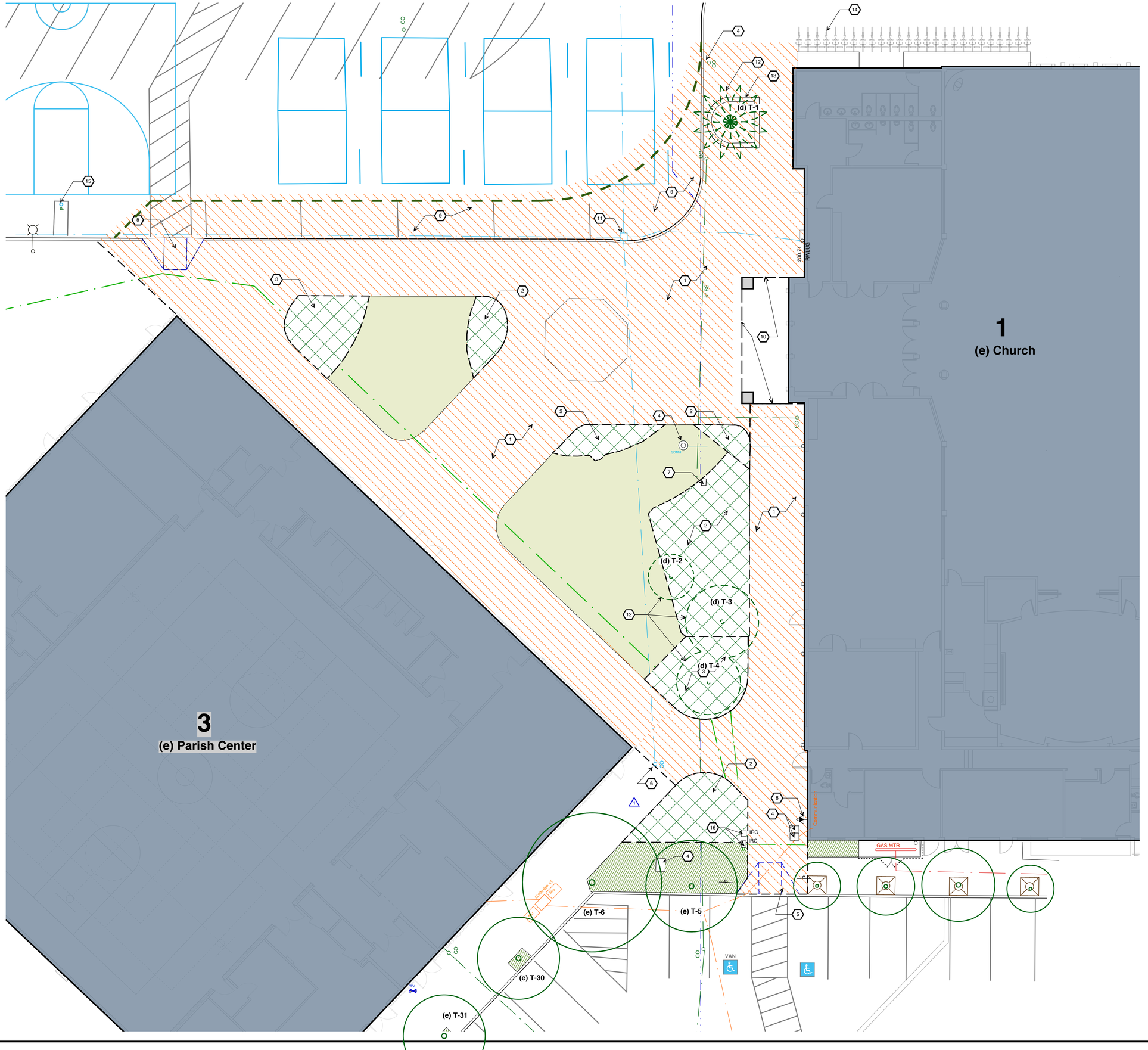
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Scale: 1/8" = 1'-0"

A1.1.3

File: St Sim Plaza/B1 Walkway

Job #76M



Demolition Plan Notes:

a. Where existing walls to remain are damaged due to new work, they shall be patched to align and match with adjacent walls.

b. All demolition work shall be coordinated with new construction and work of all sub-contractors.

c. Contractor is responsible for removal and disposal of all materials designated for demolition.

d. All dimensions shown are existing and approximate. Verify all dimensions in field.

YOU ARE REQUIRED TO RECYCLE AND/OR REUSE THE WASTE MATERIALS FROM YOUR DEMOLITION PROJECT THROUGH ANY COMBINATION OF THE FOLLOWING OPTIONS:

1.Employ city-contracted debris box hauler:

Mission Trail Waste Systems
http://missiontrail.com/LosAltos/
650-473-1400

2.Use a city-approved recycling facility:

Zanker Recycling
www.zankerrecycling.com/zanker-facilities
675 Los Esteros Road, San Jose CA 95134
408-263-2385"

Shoreway
www.sbrecycling.ne
1333 Shoreway Road, San Carlos CA 94070
650-802-8355"

MTWS Transfer Station
http://missiontrail.com/TransferStation/
1313 Memorex Drive, Santa Clara CA 95050
408-727-5365 x514

Newby Island
http://local.republicservices.com/site/newby-island
1601 Dixon Landing Road, Milpitas CA 95035
408-262-1401

Stevens Creek Quarry, Inc.1
2100 Stevens Canyon Road, Cupertino CA 95014
408-253-2512"

You must specifically request a weight ticket from Stevens Creek Quarry or you will only receive a ticket stating how many loads you dropped off. That will not meet the requirements and you may be subject to penalties

DO NOT FORGET TO DECLARE YOU LOAD AS C & D AT THE SCALE HOUSE. Please be aware that if operators determine that your load is less than 50% comprised of clean wood, metal, cardboard, or other recoverables, they may require you to deliver it to landfill or reject it. Project applicants should make their best effort to ensure that each load delivered to City-Approved Facilities contains at least 50% recoverable materials.

Legend:

- Area of hard surface to be removed
- Area of landscaping to be removed
- Area of (e) lawn
- Area of (e) landscaping
- Tree protection fence, see sheet LS7.1
- (e) Tree to remain
- Tree to be removed
- Storm line
- Sewer line
- Water line
- Irrigation line
- Electrical line
- Communication

Sheet Notes

1. Remove conc. sidewalk. Approx. area = 1,740 s.f.
2. Remove landscape area for new sidewalk.
3. Remove lawn area for new planter.
4. Retain and protect utility box
5. Remove curb cut.
6. Retain and protect clean out
7. Relocate irrigation control valve
8. Remove public telephone
9. Remove asphalt paving .
10. Retain and protect (e) stamped concrete at Church front entry., to the limit of the (e) score line between unstamped and stamped concrete.
11. Relocate area drain. See Civil drawings for additional information.
12. Remove (e) tree.
13. Remove (e) planter w/ concrete edge.
14. Retain and protect (e) bicycle parking
15. Retain and protect (e) basket ball hoop post
16. Remove (e) irrigation control boxes for relocation

St Simon Parish

1860 Grant Road
Los Altos, CA 94024

School Walkway, Church Plaza & Preschool Addition

No.	Revision	Date
-	Planning Resubmittal	01-20-26
1	Planning Resubmittal	12-08-25
2	Planning Submittal	09-26-25
-	Diocese Building Committee	08-21-25

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Church Plaza Demolition Plan

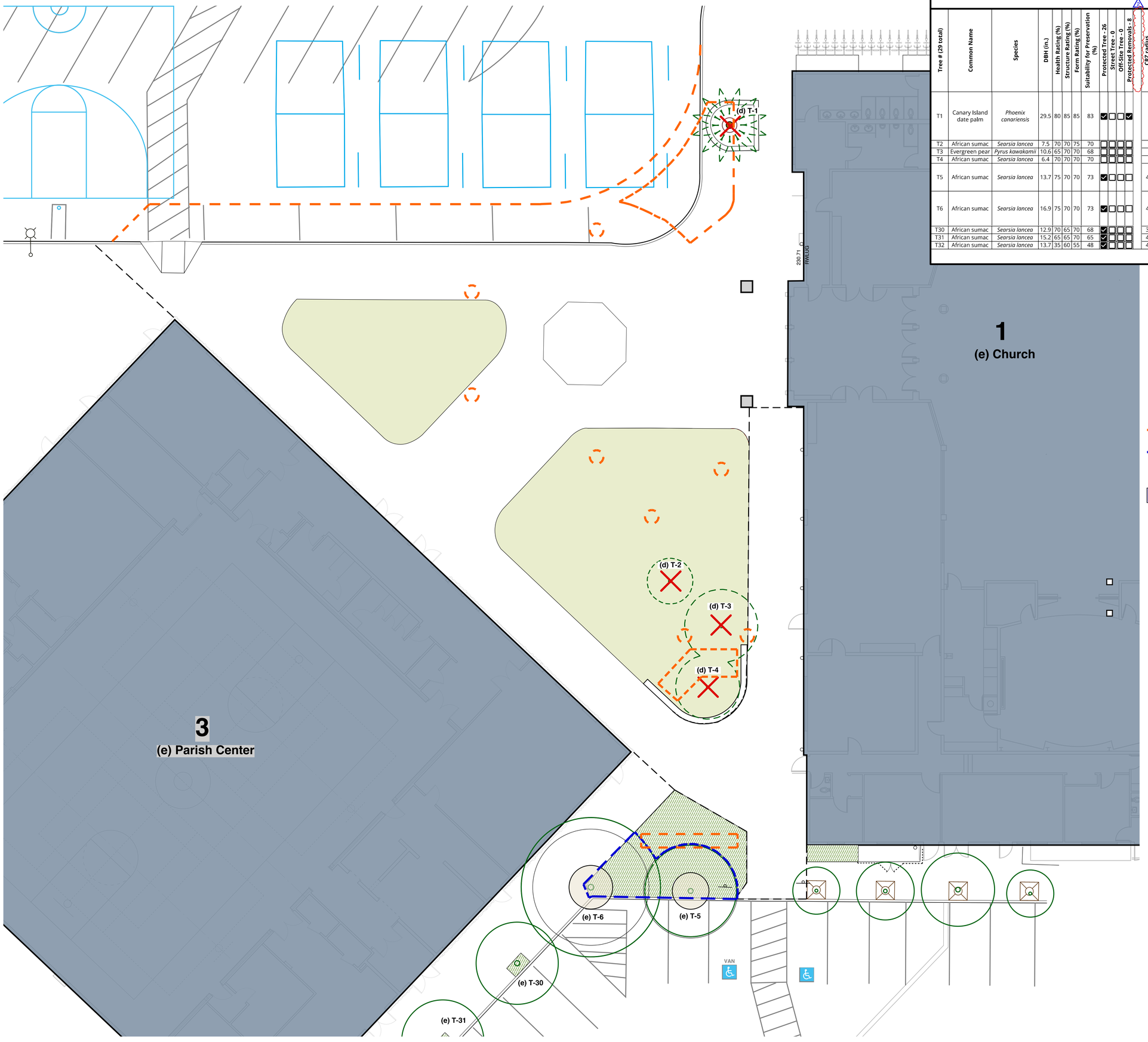
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Scale: 1/8" = 1'-0"

A2.1.0

File: 76M St Simon Preschool/Plaza / A1 Plaza Site

Job #76M



Tree Table

Tree # (29 total)	Common Name	Species	DBH (in.)	Health Rating (%)	Structure Rating (%)	Form Rating (%)	Suitability for Preservation (%)	Protected Tree - 26	Street Tree - 0	Off-Site Tree - 0	Protected Removals - 8	CRZ radius (ft. from center of trunk)	TPZ radius (ideal; ft. from center of trunk)	Expected Impacts (with recommended protection)	Notes
T1	Canary Island date palm	*Phoenix canariensis*	29.5	80	85	85	83	☑	☐	☐	☑	-	3.2	Moderate from proposed paved feature (seating wall?); species is on Los Altos Invasive and Undesirable Species List	-
T2	African sumac	*Searsia lancea*	7.5	70	70	75	70	☐	☐	☐	☐	-	-	-	-
T3	Evergreen pear	*Pyrus kawakamii*	10.6	65	70	70	68	☐	☐	☐	☐	-	-	-	-
T4	African sumac	*Searsia lancea*	6.4	70	70	70	70	☐	☐	☐	☐	-	-	-	-
T5	African sumac	*Searsia lancea*	13.7	75	70	70	73	☑	☐	☐	☐	4.0	10.3		1
T6	African sumac	*Searsia lancea*	16.9	75	70	70	73	☑	☐	☐	☐	4.9	12.7		1
T30	African sumac	*Searsia lancea*	12.9	70	65	70	68	☑	☐	☐	☐	3.8	9.7	Minimal	-
T31	African sumac	*Searsia lancea*	15.2	65	65	70	65	☑	☐	☐	☐	4.4	15.2	Minimal	-
T32	African sumac	*Searsia lancea*	13.7	35	60	55	48	☑	☐	☐	☐	4.0	13.7	Minimal	-

Legend

- Tree trunks to scale. Locations approximate where not matched to survey. Note that tree trunks may not be round in cross section.
- Critical root zones (minimal disturbance recommended).
- Tree protection zones (ideal, may differ significantly from canopy size and from recommended tree protection measures).
- Tree to be removed.
- (e) Tree to remain
- Line of (n) building or bioswale
- Minimum distance of tree protection fence: 6'-0" tall, chainlink mounted on 8' tall 1/5"Ø metal posts driven into the ground, and spaced no more than 10' apart. Post with signs saying "TREE PROTECTION FENCE - DO NOT MOVE OR REMOVE WITHOUT APPROVAL FROM PROJECT ARBORIST. Place 6" layer of wood chips inside fencing. Fencing may be placed farther away from the trees if desired. (Not needed
- All excavation in this area to be done carefully by hand, to a depth of 3'-0" or the full depth of features, whichever is shallower. Preserve as many roots as practical. When needed, sever roots cleanly. (Not needed for trees deemed necessary to remove).

St Simon Parish
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School Walkway, Church Plaza & Preschool Addition

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Tree Protection Plan

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Scale: 1/8" = 1'-0"

A2.1.00

File: 76M St Simon Preschool/Plaza / A1 Plaza Site

Job #76M

Plaza Tree Protection Plan

Aesculus
Arboricultural Consulting

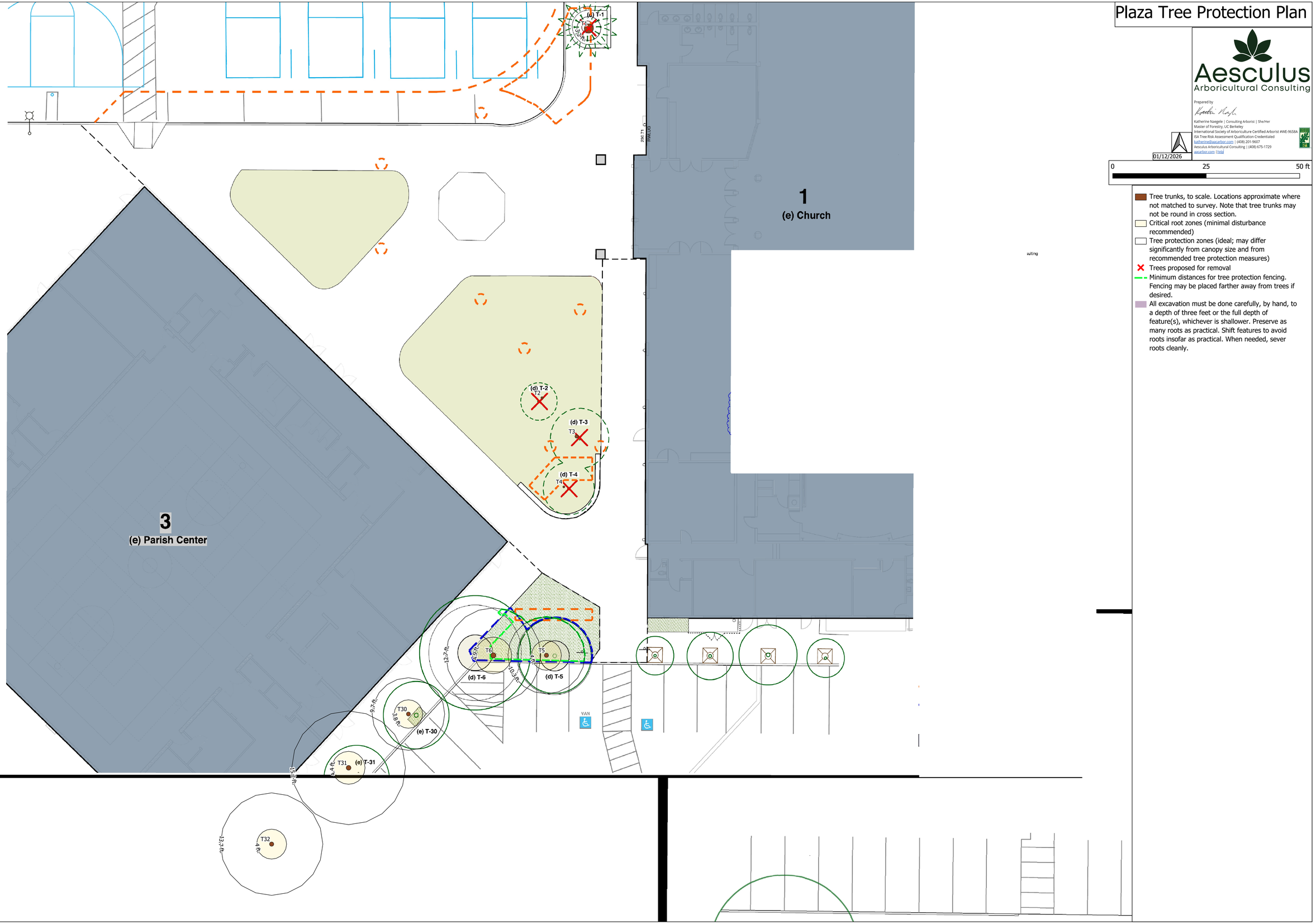
Prepared by

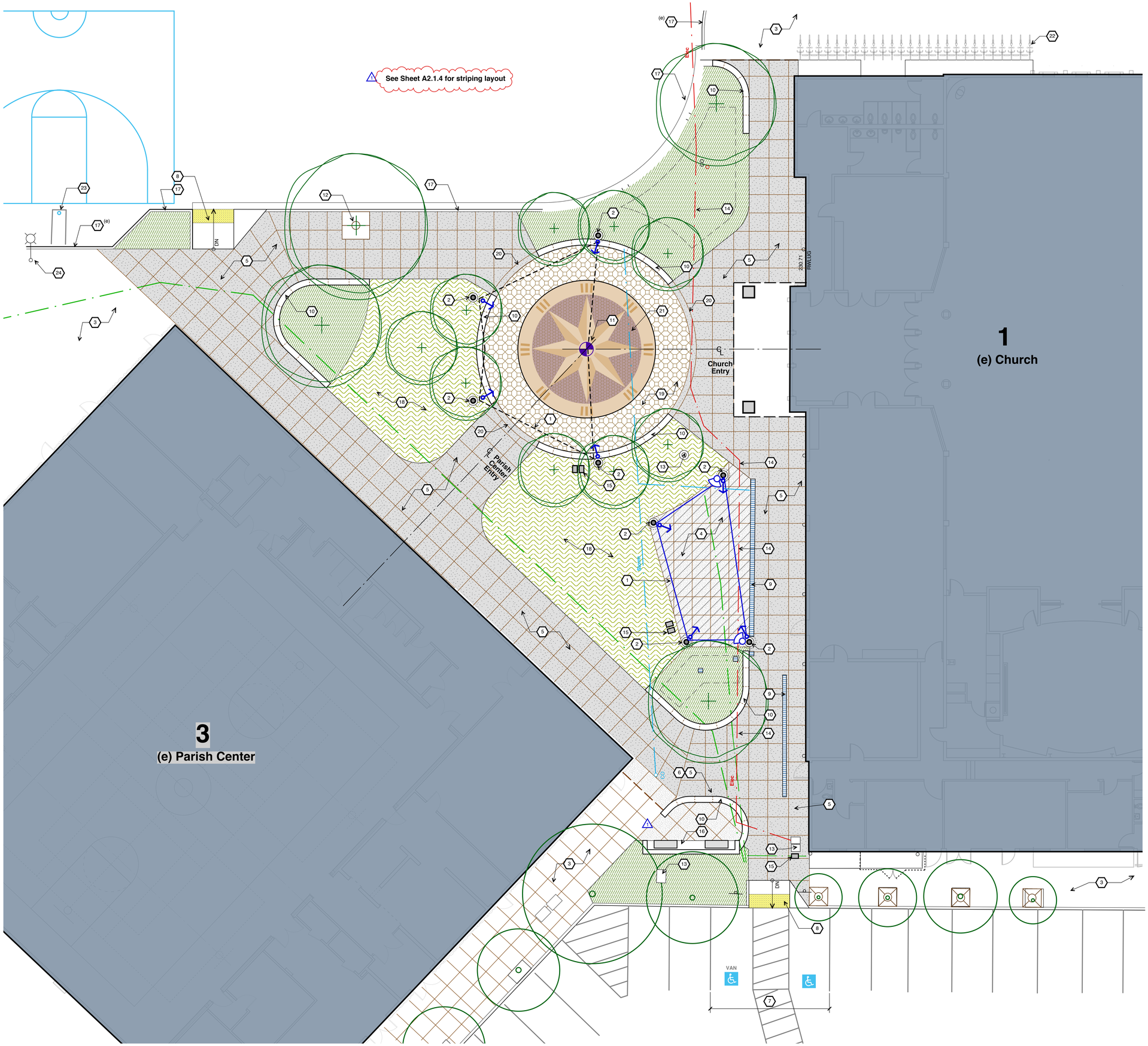
Katherine Naegele | Consulting Arborist | She/Her
Master of Forestry, UC Berkeley
International Society of Arboriculture Certified Arborist #WE-9658A
ISA Tree Risk Assessment Qualification Credentialed
katherine@aacarbor.com | (408) 201-9607
Aesculus Arboricultural Consulting | (408) 675-1729
aacarbor.com | trpal

01/12/2026

0 25 50 ft

- Tree trunks, to scale. Locations approximate where not matched to survey. Note that tree trunks may not be round in cross section.
- Critical root zones (minimal disturbance recommended)
- Tree protection zones (ideal; may differ significantly from canopy size and from recommended tree protection measures)
- Trees proposed for removal
- Minimum distances for tree protection fencing. Fencing may be placed farther away from trees if desired.
- All excavation must be done carefully, by hand, to a depth of three feet or the full depth of feature(s), whichever is shallower. Preserve as many roots as practical. Shift features to avoid roots insofar as practical. When needed, sever roots cleanly.





Site Plan Notes

a. Restoration of area disturbed by construction. Restore all landscape areas disturbed during construction by planting with local adaptive and/or noninvasive vegetation as per CALgreen A5.304.6

b. Recycling by occupants as per CALgreen 5.410.1

c. The maximum permitted slope of accessible parking spaces is 2% in any direction.

d. All construction sites must comply w/ applicable provisions of the CFC Chapter 33 and SCCFD Specification SI-7 - Construction Site Fire Safety.

e. Fire department acces to the site, the building and to all fire protection systems shall be maintained at all times, per w/ CFC Chapter 5. No obstruction such as vehicles, storage and other materials or objects shall be placed or kept near fire hydrants, fire deparment inlet connections or fire protection system control valves in a manner that would prevent such equipment or fire hydrants from being immediately discernible, per CFC 508.5.4.

f. Free and unobstructed egress shall be maintained at all times from all of the existing buildings, to the public right of way, per CFC 1003.6 and 1028.5.

g. Any damaged right-of-way infrastructures and otherwise displaced curb and gutter shall be removed and replaced as directed by the City Engineer or his designee. Contractor shall coordinate with Public Works Department (650) 947-2680.

h. Prior to commencement of any work done in the public right-of-way, a permit to open street and / or an encroachment permit will be required.

i. Egress lighting shall not be dimmed or controlled, and provide 1 foot-candle min. at the walking surface per CFC 2019 1008.2.1.

Legend

- Area of lawn
- Area of planter
- Area of (n) Concrete sidewalk. Add lamp black to match color of adjacent sidewalk to remain.
- Area of (n) concrete patio. **40% Quartz aggregate**: Clean, hard, natural quartz; size: 3/8" minus or 1/4" nominal **60% Trap rock aggregate**: Clean, dark gray/blue crushed basalt or diabase; size: 3/8" minus **Exposure Depth**: 1/16" depth. Aggregates shall be washed, durable, and free of coatings or organic matter
- Concrete brick, interlocking paving TBD
- **LF3** Shade structure floodlight. See A0.8 for additional information.
- **SP1** Shade structure speaker. See A0.8 for additional information.
- Demo tree
- (e) Tree
- (n) Tree
- Storm line
- Sewer line
- Water line
- Irrigation line
- Electrical line
- Communication

Sheet Notes

1. Line of shade cloth canopy above. Canopy and posts to be submitted for planning design review at a later date.
2. Shade structure post. See manufacturer for footing detail.
3. (e) Conc. sidewalk to remain.
4. Patio concrete paving slopes to strip drain: See Legend above for additional information
5. Concrete sidewalk: See Legend above for additional information
6. Widen sidewalk
7. (e) Accessible parking stalls. Repaint markings
8. Curb cut w/ detectable warnings.
9. Strip drain
10. Conc. seat wall w/ integral color. Chromix Admixture C-27 "Westwood Brown"
11. (e) Centrepoint of centerlines from Church and Parish Center, to be used as layout point.
12. Tree grate
13. (e) Utility Christy box to remain.
14. (e) Electrical utility line is shallow. Locate prior to excavating to ensure safety and prevent damage to (e) infrastructure.
15. (n) Utility splice box
16. (n) BBQ structure
17. Concrete curb
18. (e) and (n) Lawn
19. Concrete brick interlocking paving
20. Cast concrete edge band
21. Central decorative image, TBD.
22. (e) Bicycle parking
23. (e) Basketball hoop post
24. (e) Lightolier

St Simon Parish

1860 Grant Road
Los Altos, CA 94024

School Walkway, Church Plaza & Preschool Addition

No.	Revision	Date
2	Planning Resubmittal	01-20-26
1	Planning Resubmittal	12-08-25
-	Planning Submittal	09-26-25
-	Diocese Building Committee	08-21-25

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Church Plaza Plan

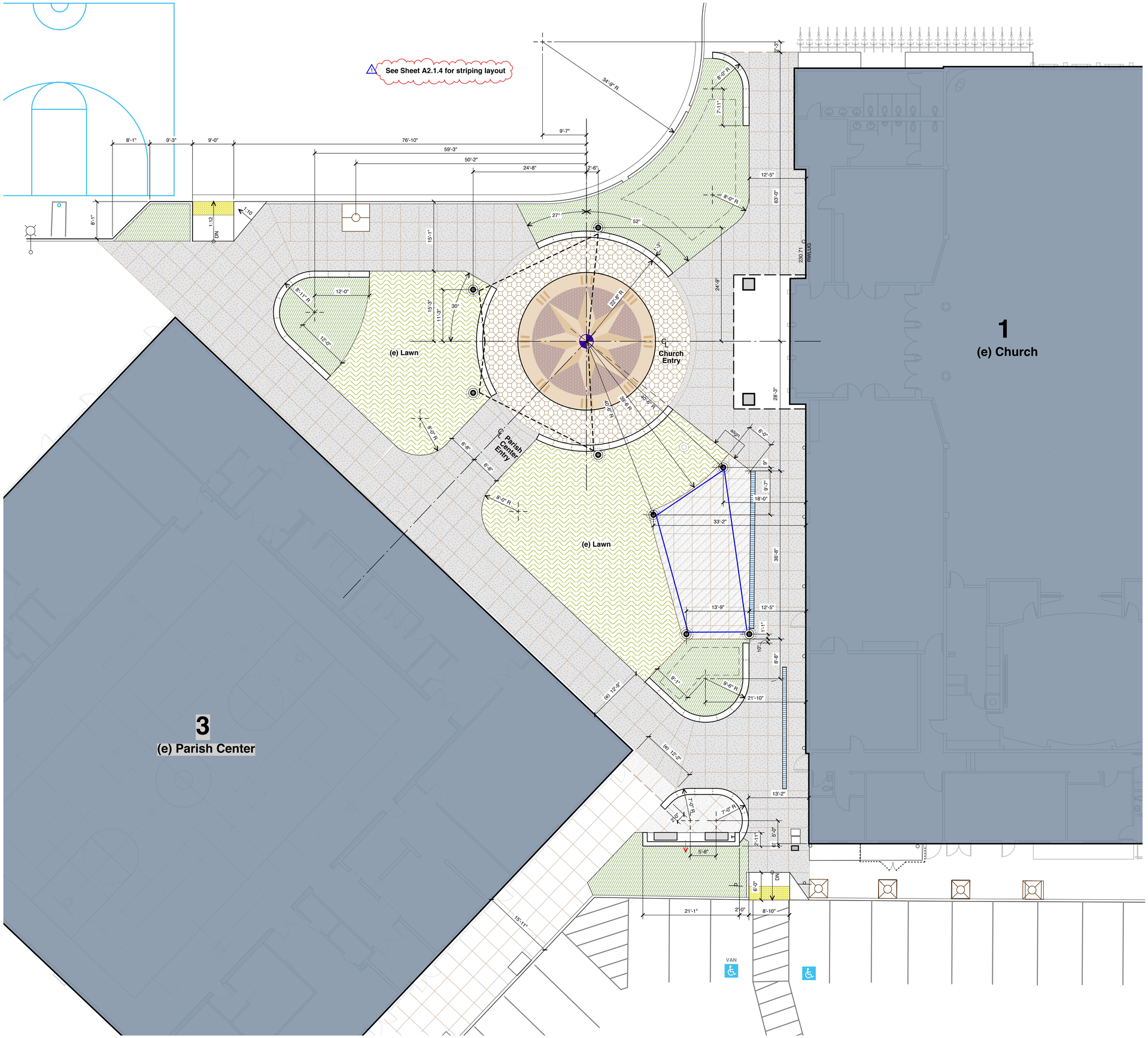
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Scale: 1/8" = 1'-0"

A2.1.1

File: 76M St Simon Preschool/Plaza / A1 Plaza Site

Job #76M



St Simon Parish
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Los Altos, CA 94024

School Walkway, Church Plaza & Preschool Addition

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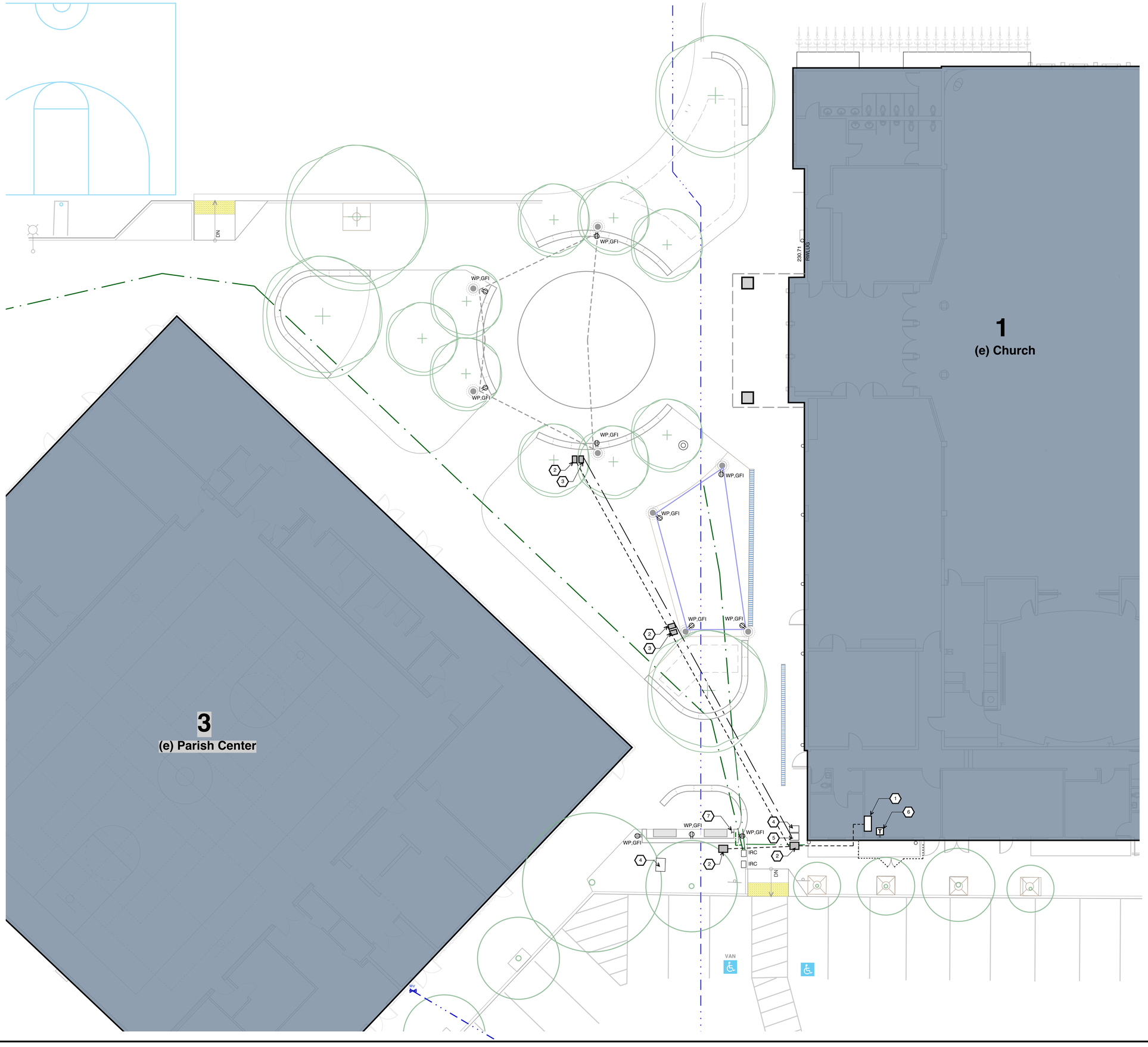
Church Plaza Hardscape Layout

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Scale: 1/8" = 1'-0"

A2.1.2

File: 76M St Simon Preschool/Plaza / A1 Plaza Site

Job #76M



Sheet Notes

1. (e) Electrical panel
2. (n) U.G.Power utility box.
3. (n) U.G. Data utility box.
4. (e) U.G. Power utility box.
5. (e) U.G.Data utility box.
6. (n) 2 Circuit astromonic timeclock for post & cafe lighting circuits.
7. (n) Hose bib, tamper proof. Connect to (e) domestic water.

Legend

- (n) Splice box
- (n) Underground Power connection
- (n) Underground Communication connection
- (e) Underground Domestic water
- (e) Underground Irrigation line

St Simon Parish
1860 Grant Road
Los Altos, CA 94024

School Walkway, Church Plaza & Preschool Addition

No.	Revision	Date
-	Planning Resubmittal	01-20-26
1	Planning Resubmittal	12-08-25

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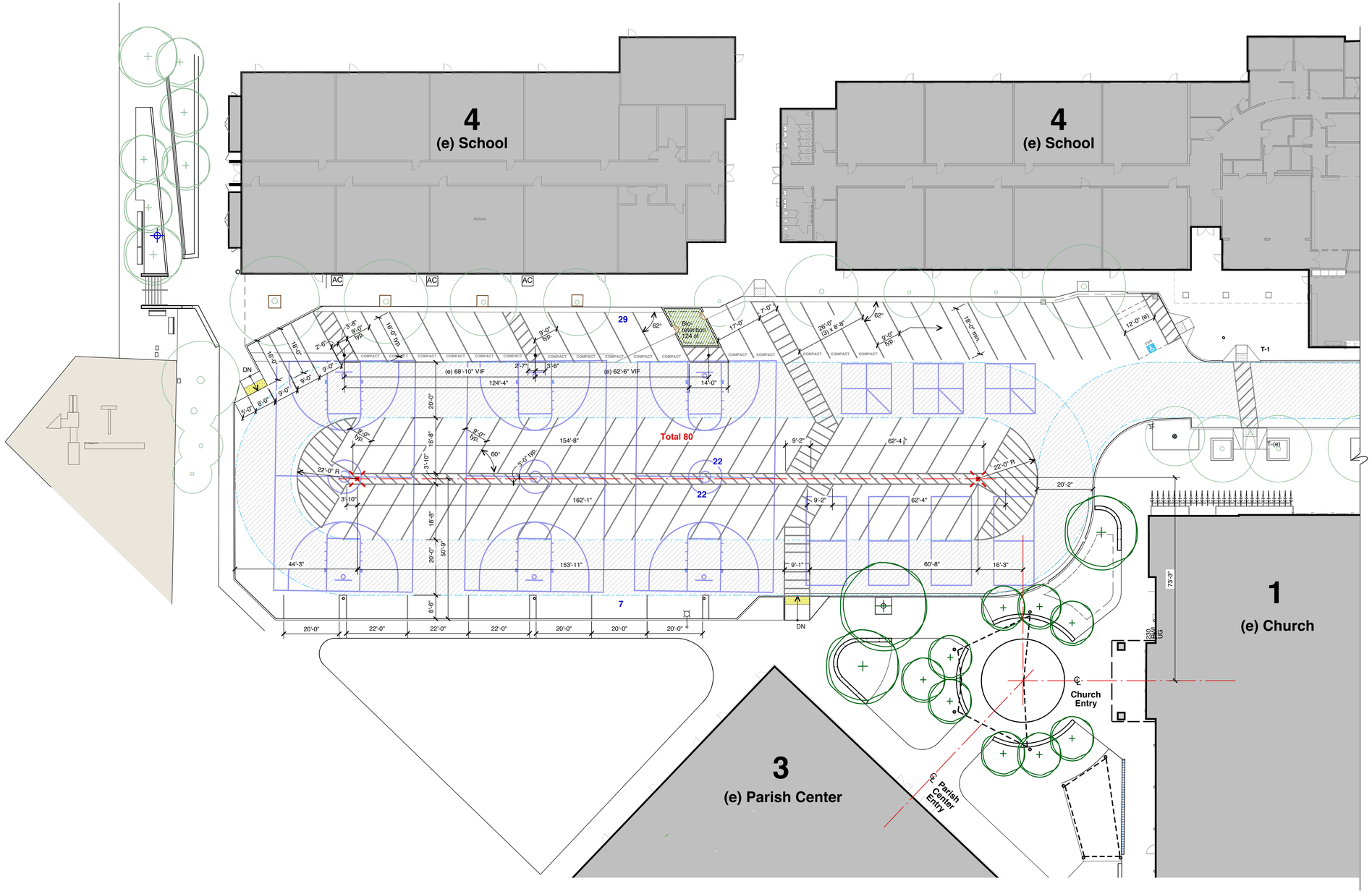
Plaza Utility Plan

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Scale: 1/8" = 1'-0"

A2.1.3

File: 76M St Simon Preschool/Plaza / A1 Plaza Site

Job #76M



Legend

- Area of bio-treatment area
- Demo tree
- (e) Tree
- (n) Tree
- Fire Engine access roadway: min 20' wide, 13'-6" vertical clearance. Inside radius 22'-0" Outside radius 42'-0" Max slope 15% Supports load of 75,000 lbs CFC Sec 503

St Simon Parish

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Los Altos, CA 94024

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Overflow Parking Restriping Layout

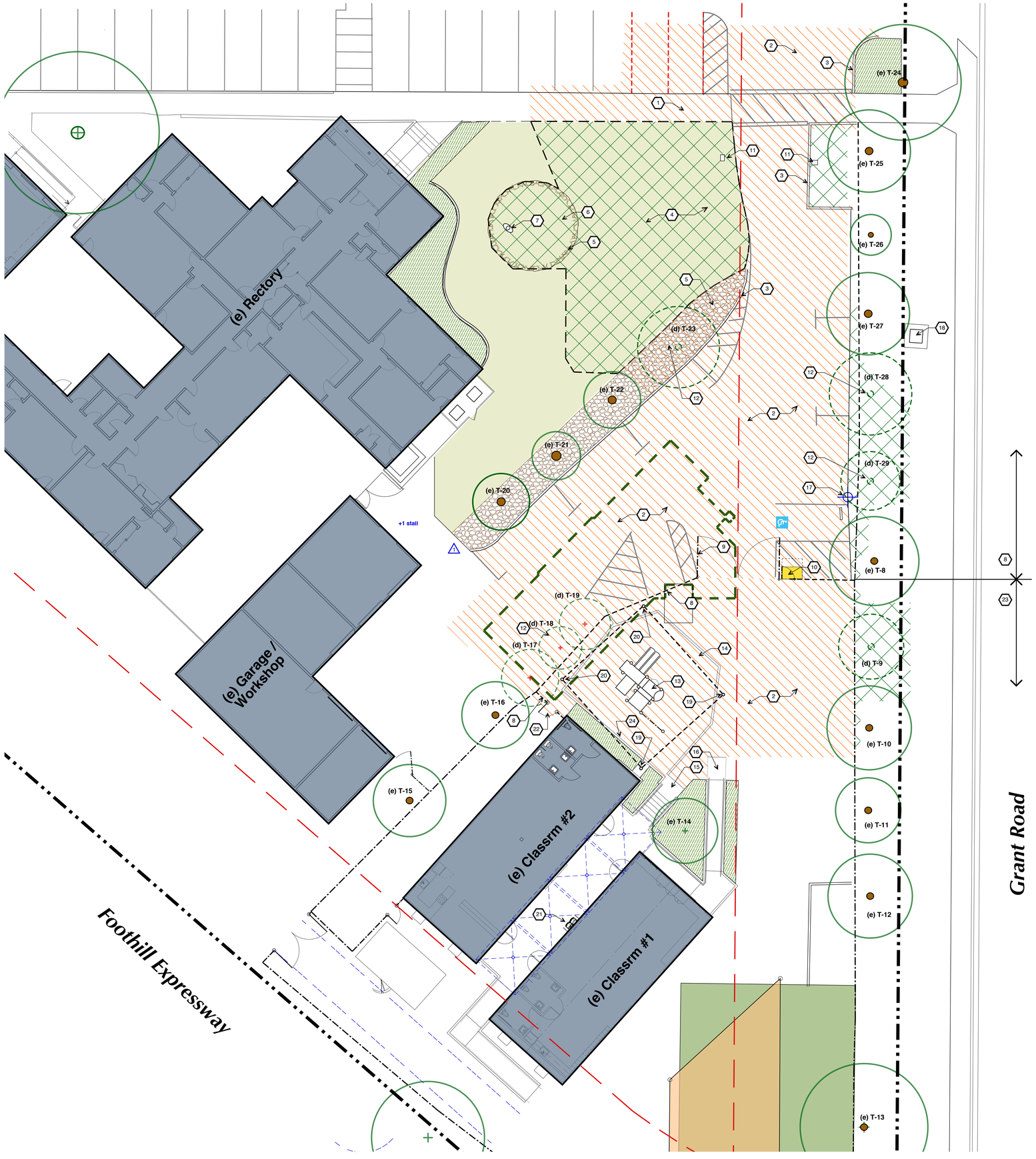
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Scale: 1/16" = 1'-0"

A2.1.4

File: St Sim Plaza/2 Current Plaza / School Parking

Job #76M



Demolition Plan Notes:

a. Where existing walls to remain are damaged due to new work, they shall be patched to align and match with adjacent walls.

b. All demolition work shall be coordinated with new construction and work of all sub-contractors.

c. Contractor is responsible for removal and disposal of all materials designated for demolition.

d. All dimensions shown are existing and approximate. Verify all dimensions in field.

YOU ARE REQUIRED TO RECYCLE AND/OR REUSE THE WASTE MATERIALS FROM YOUR DEMOLITION PROJECT THROUGH ANY COMBINATION OF THE FOLLOWING OPTIONS:

1.Employ city-contracted debris box hauler:

Mission Trail Waste Systems
http://missiontrail.com/LosAltos/
650-473-1400

2.Use a city-approved recycling facility:

Zanker Recycling
www.zankerrecycling.com/zanker-facilities
675 Los Esteros Road, San Jose CA 95134
408-263-2385"

Shoreway
www.sbrecycling.ne
1533 Shoreway Road, San Carlos CA 94070
650-802-8355"

MTWS Transfer Station
http://missiontrail.com/TransferStation/
1313 Memorex Drive, Santa Clara CA 95050
408-727-5365 x514

Newby Island
http://local.republicservices.com/site/newby-island
1601 Dixon Landing Road, Milpitas CA 95035
408-262-1401

Stevens Creek Quarry, Inc.1
2100 Stevens Canyon Road, Cupertino CA 95014
408-253-2512"

You must specifically request a weight ticket from Stevens Creek Quarry or you will only receive a ticket stating how many loads you dropped off. That will not meet the requirements and you may be subject to penalties

DO NOT FORGET TO DECLARE YOU LOAD AS C & D AT THE SCALE HOUSE. Please be aware that if operators determine that your load is less than 50% comprised of clean wood, metal, cardboard, or other recoverables, they may require you to deliver it to landfill or reject it. Project applicants should make their best effort to ensure that each load delivered to City-Approved Facilities contains at least 50% recoverable materials.

Legend:

- Area of hard surface to be removed
- Area of landscaping to be removed
- Area of (e) lawn
- Area of (e) landscaping
- Minimum distance of ree protection fence: 5'-0" tall, chainlink.
- Tree protection zone: Any excavation in this area to be done carefully by hand, to a depth of 3'-0" or the full depth of features, whichever is shallower. Preserve as many roots as practical. When needed, sever roots cleanly.
- (e) Tree to remain
- Tree to be removed

Sheet Notes

1. Remove conc. sidewalk.
2. Remove asphalt paving
3. Remove curb
4. Remove lawn for new sidewalk and parking
5. Remove rock and retain for reuse
6. Remove landscape area.
7. Remove and retain statue for reuse.
8. Remove chainlink fence.
9. Remove and retain chainlink emergency access gate for reuse.
10. Remove and retain chainlink man-gate for reuse.
11. Relocate irrigation control valve
12. Remove (e) tree.
13. Protect (e) play structure
14. Remove (e) tan bark surface and board edging.
15. Protect (e) stairs and conc. bottom landing.
16. Protect (e) ramp and conc. bottom landing.
17. Remove (e) light standard
18. (e) Area drain in R-O-W.
19. Shade structure post to be retained and protected.
20. Shades structure post te be relocated.
21. (e) Drinking fountain
22. Remove gate
23. Retain and protect chainlink fence.
24. Retain and protect (e) curb

St Simon Parish

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-	Diocese Building Committee	08-21-25
-	Arborist RFP	07-14-25

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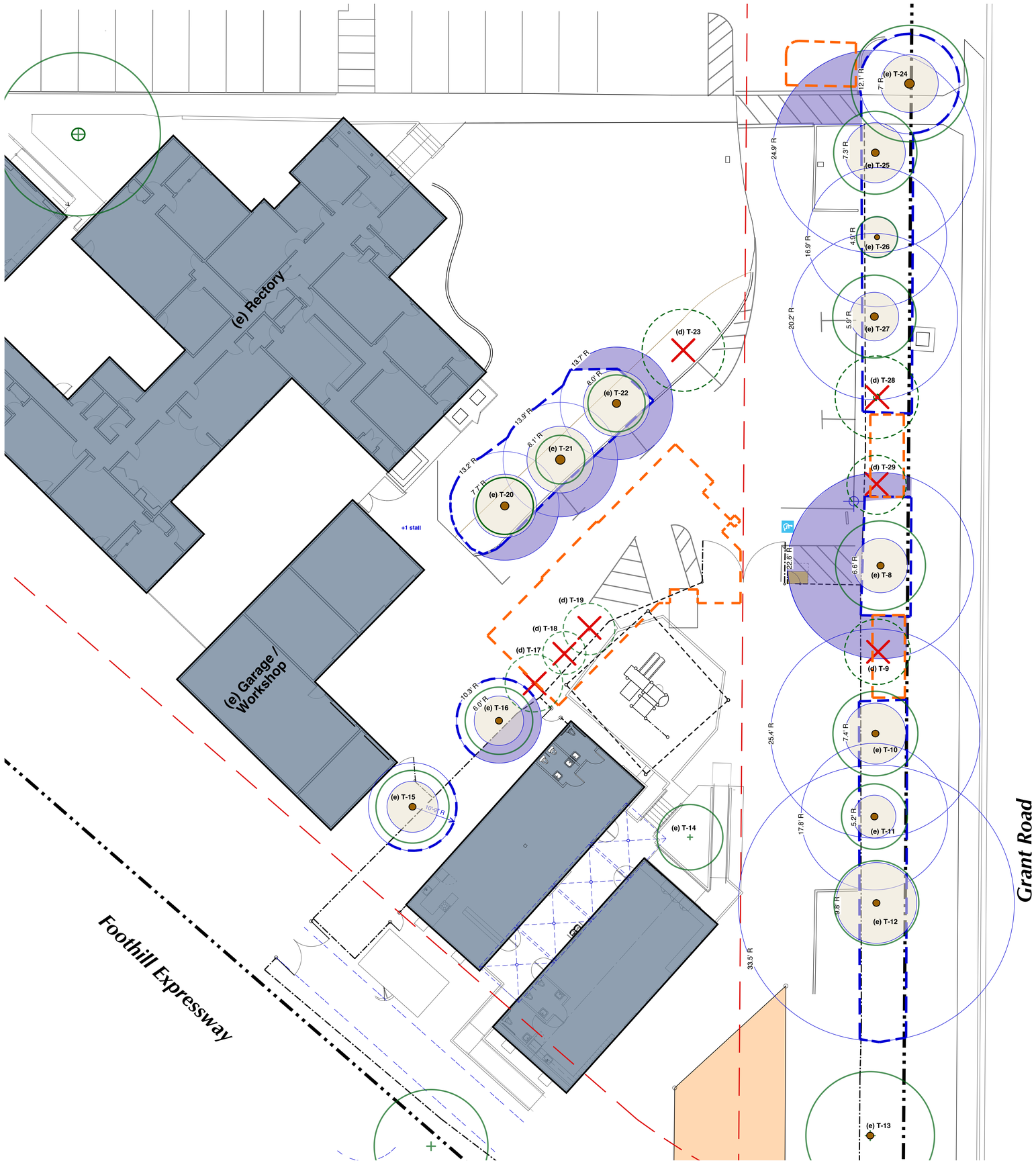
Preschool Demolition Site Plan

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Scale: 1" = 1'-0"

A3.1.0

File: 76M St Simon Preschool/Plaza / A0 Plaza Title

Job #76M



Tree Table

Tree # (29 total)	Common Name	Species	DBH (in.)	Health Rating (%)	Structure Rating (%)	Form Rating (%)	Suitability for Preservation (%)	Protected Tree - 26	Street Tree - 0	Off-Site Tree - 0	Protected Removals - 8	CRZ radius (ft. from center of trunk)	TPZ radius (ideal; ft. from center of trunk)	Expected Impacts (with recommended protection)	Notes
T8	Carob	*Ceratonia siliqua*	22.6	65	25	35	45	☑	☐	☐	☑	6.6	22.6	Incompatible with proposed bioswale	2
T9	Carob	*Ceratonia siliqua*	14.8	55	25	30	40	☑	☐	☐	☑	4.3	14.8	Incompatible with proposed bioswale	1
T10	Carob	*Ceratonia siliqua*	25.4	65	25	40	45	☑	☐	☐	☐	7.4	25.4	Minor from proposed driveway paving	-
T11	Carob	*Ceratonia siliqua*	17.8	45	25	35	35	☑	☐	☐	☐	5.2	17.8	Minimal from construction access	-
T12	Carob	*Ceratonia siliqua*	33.5	55	25	30	40	☑	☐	☐	☐	9.8	33.5	Minimal from construction access	-
T15	Coast redwood	*Sequoia sempervirens*	21.4	70	85	90	78	☑	☐	☐	☐	6.2	10.7	Minimal from proposed sandbox	-
T16	Coast redwood	*Sequoia sempervirens*	20.6	70	85	90	78	☑	☐	☐	☐	6.0	10.3	Minor from proposed sandbox (client reports that excavation will be minimal)	-
T17	Coast redwood	*Sequoia sempervirens*	20.8	70	85	90	78	☑	☐	☐	☑	6.1	10.4	Incompatible with proposed classroom building	-
T18	Coast redwood	*Sequoia sempervirens*	17.2	70	85	90	78	☑	☐	☐	☑	5.0	8.6	Incompatible with proposed classroom building	-
T19	Coast redwood	*Sequoia sempervirens*	20.8	70	85	90	78	☑	☐	☐	☑	6.1	10.4	Incompatible with proposed classroom building	-
T20	Coast redwood	*Sequoia sempervirens*	26.4	75	85	95	80	☑	☐	☐	☐	7.7	13.2	Minor from proposed repaving (client reports no regrading)	1
T21	Coast redwood	*Sequoia sempervirens*	27.7	75	85	95	80	☑	☐	☐	☐	8.1	13.9	Minor from proposed repaving (client reports no regrading)	-
T22	Coast redwood	*Sequoia sempervirens*	27.4	75	85	95	80	☑	☐	☐	☐	8.0	13.7	Minor from proposed repaving (client reports no regrading)	-
T23	Eastern redbud	*Cercis canadensis*	18.3	30	70	70	50	☑	☐	☐	☑	5.3	22.9	Incompatible with proposed parking lot footprint change	Cobblestones at root flare
T24	Deodar cedar	*Cedrus deodara*	24.1	85	85	90	85	☑	☐	☐	☐	7.0	12.1	Minor from proposed bioswale	-
T25	Carob	*Ceratonia siliqua*	24.9	65	25	40	45	☑	☐	☐	☐	7.3	24.9	Minor to moderate from proposed concrete walkway	-
T26	Carob	*Ceratonia siliqua*	16.9	45	25	25	35	☑	☐	☐	☐	4.9	16.9	Minimal from construction access	-
T27	Carob	*Ceratonia siliqua*	20.2	65	25	35	45	☑	☐	☐	☐	5.9	20.2	Minimal from construction access	-
T28	Carob	*Ceratonia siliqua*	29.7	65	25	40	45	☑	☐	☐	☑	8.7	29.7	Incompatible with proposed bioswale	1
T29	Carob	*Ceratonia siliqua*	18.3	45	25	35	35	☑	☐	☐	☑	5.3	18.3	Incompatible with proposed bioswale	-

Legend

- Tree trunks to scale. Locations approximate where not matched to survey. Note that tree trunks may not be round in cross section.
- Critical root zones (minimal disturbance recommended).
- Tree protection zones (ideal, may differ signifcantly from canopy size and from recommended tree protection measures).
- Tree to be removed.
- (e) Tree to remain
- Line of (n) building or bioswale
- Minimum distance of tree protection fence: 6'-0" tall, chainlink mounted on 8' tall 1/5'O metal posts driven into the ground, and spaced no more than 10' apart. Post with signs saying "TREE PROTECTION FENCE - DO NOT MOVE OR REMOVE WITHOUT APPROVAL FROM PROJECT ARBORIST. Place 6" layer of wood chips inside fencing. Fencing may be placed farther away from the trees if desired. (Not needed
- All excavation in this area to be done carefully by hand, to a depth of 3'-0" or the full depth of features, whichever is shallower. Preserve as many roots as practical. When needed, sever roots cleanly. (Not needed for trees deemed necessary to remove).

St Simon Parish
1860 Grant Road
Los Altos, CA 94024

School Walkway, Church Plaza & Preschool Addition

No.	Revision	Date
2	Planning Resubmittal	01-20-26
1	Planning Resubmittal	12-08-25

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Tree Protection Plan 1

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Scale: 1" = 1'-0"
A3.1.00
File: 76M St Simon Preschool/Plaza / A0 Plaza Title
Job #76M

Preschool Tree Protection Plan

Aesculus
Arboricultural Consulting

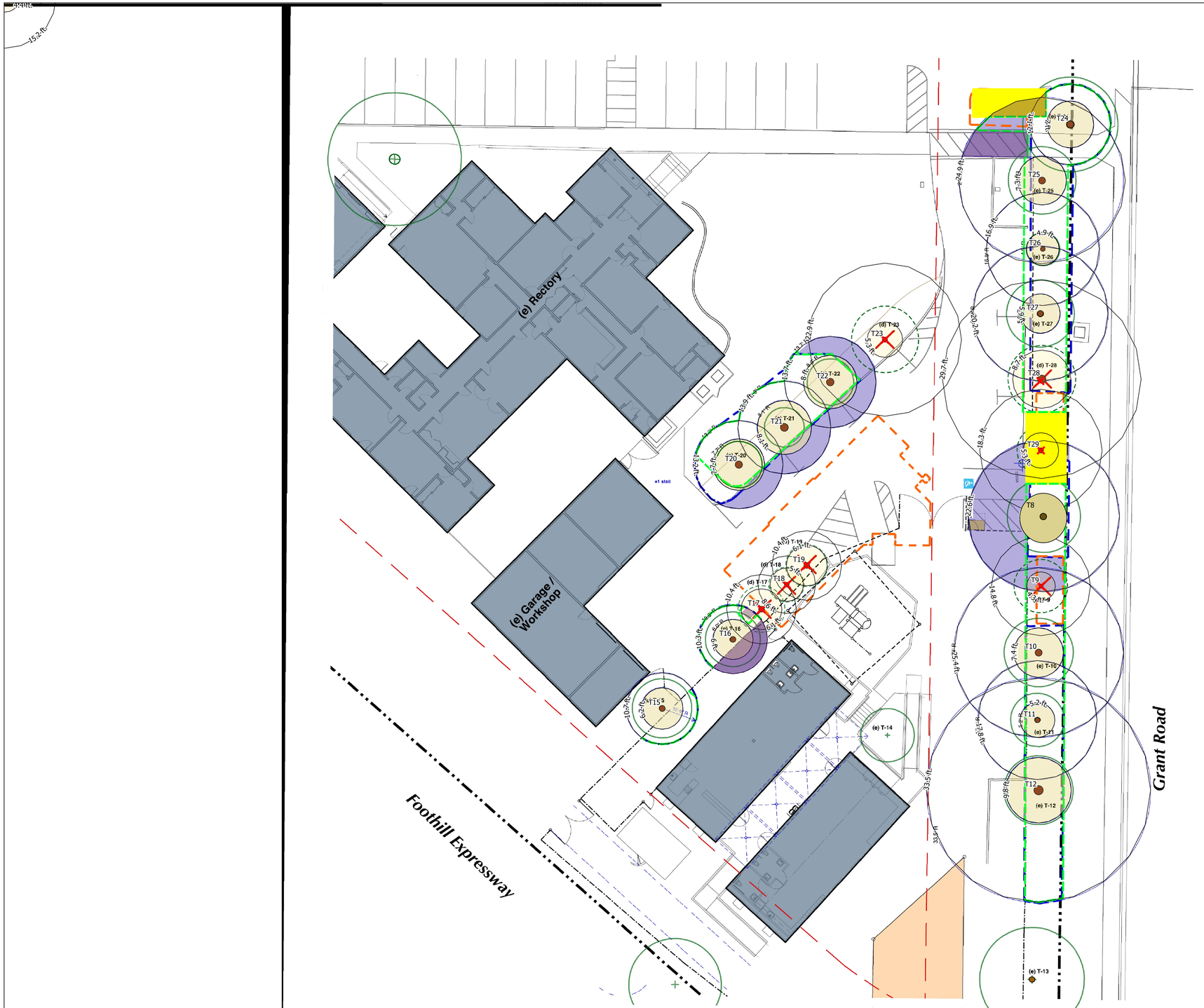
Prepared by

Katherine Naegele | Consulting Arborist | She/Her
Master of Forestry, UC Berkeley
International Society of Arboriculture Certified Arborist #WE-9658A
ISA Tree Risk Assessment Qualification Credentialed
katherine@aacarbor.com | (408) 201-9607
Aesculus Arboricultural Consulting | (408) 675-1729
aacarbor.com | tpz

01/12/2026

0 25 50 ft

- Tree trunks, to scale. Locations approximate where not matched to survey. Note that tree trunks may not be round in cross section.
- Critical root zones (minimal disturbance recommended)
- Tree protection zones (ideal; may differ significantly from canopy size and from recommended tree protection measures)
- Trees proposed for removal
- Minimum distances for tree protection fencing. Fencing may be placed farther away from trees if desired. (Not needed for trees deemed necessary to remove)
- All excavation must be done carefully, by hand, to a depth of three feet or the full depth of feature(s), whichever is shallower. Preserve as many roots as practical. Shift features to avoid roots insofar as practical. When needed, sever roots cleanly. (Not needed for trees deemed necessary to remove)





Site Plan Notes

a. Restoration of area disturbed by construction. Restore all landscape areas disturbed during construction by planting with local adaptive and/or noninvasive vegetation as per CALgreen A5.304.6

b. Recycling by occupants as per CALgreen 5.410.1

c. The maximum permitted slope of accessible parking spaces is 2% in any direction.

d. All construction sites must comply w/ applicable provisions of the CFC Chapter 33 and SCCFD Specification SI-7 - Construction Site Fire Safety.

e. Fire department acces to the site, the building and to all fire protection systems shall be maintained at all times, per w/ CFC Chapter 5. No obstruction such as vehicles, storage and other materials or objects shall be placed or kept near fire hydrants, fire deparment inlet connections or fire protection system control valves in a manner that would prevent such equipment or fire hydrants from being immediately discernible, per CFC 508.5.4.

f. Free and unobstructed egress shall be maintained at all times from all of the existing buildings, to the public right of way, per CFC 1003.6 and 1028.5.

g. Any damaged right-of-way infrastructures and otherwise displaced curb and gutter shall be removed and replaced as directed by the City Engineer or his designee. Contractor shall coordinate with Public Works Department (650) 947-2680.

h. Prior to commencement of any work done in the public right-of-way, a permit to open street and / or an encroachment permit will be required.

i. Egress lighting shall not be dimmed or controlled, and provide 1 foot-candle min. at the walking surface per CFC 2019 1008.2.1.

Sheet Notes

1. (n) Chainlink fence at property line, 4'-0" tall TME.
2. (e) Curb to remain.
3. Crosswalk.
4. Detectable warning.
5. Curb.
6. Rolled curb.
7. Curb ramp w/ detectable warnings.
8. Conc. wheel stop.
9. Van accessible parking stall.
10. Relocate (e) gate: 20' wide.
11. Relocate (e) man gate: 3'-0" wide, with keypad entry.
12. Concrete sidewalk.
13. (6) Short term bicycle racks, Class 2.
14. Line of (e) shade structure. Shade cloth and poles adjusted for new construction.
15. (e) Play equipment.
16. Outside sink.
17. Poured in place rubber play surface w/ embedded design.
18. (e) Wood stair.
19. (e) Accessible ramp.
20. Stampled and colored concrete sidewalk.
21. (1) Bicycle locker, Class 1.
22. Sandbox. No excavation of existing soil. Imported sand to sit on top of existing, raked grade. Bound sides with board edging.
23. (e) Shed. Permit 2005-646649, finaled 07/13/05.
24. (e) Chainlink fence to remain: 6'-0" tall.
25. (n) Chanilnk fence TME: 6'-0" tall.

Legend

- Property line
- Setback line
- Chainlink fence
- (e) Construction
- (n) Construction
- (n) Conc. sidewalk
- Reused and new river rock ground cover
- (e) River rock ground cover
- Area of planter
- Area of AC paving patch
- Area of lawn
- Fire Engine access roadway per CFC Sec 503: min 20' wide, 13'-6" vertical clearance. Inside radius 22'-0" Outside radius 42'-0" Max slope 15% Supports load of 75,000 lbs
- (e) Tree to remain
- (n) Tree
- Demo tree
- Accessible path, 2% max cross slope 5% max slope w/ max. 1/2" changes in elevation. Min. 48" in width per CBC 11B-403. Where elevation changes at a slope greather than 5%, shall have ramps complying w/ CBC 11B-405.
- **LF1** Wall mounted exterior light w/ high cut-off angle and central 90-minute battery back-up. See A0.8 for additional information.
- **LF2** Pole mounted exterior light w/ 12'-0" tall pole and light w/ high cut-off angle and 90-minute battery back-up. PVC conduit 18" min. below grade. See A0.8 for additional information.
- **LF4** Column mounted exterior sconce light w/ high cut-off angle. See A0.8 for additional information.

N W E S

St Simon Parish
1860 Grant Road
Los Altos, CA 94024

School Walkway, Church Plaza & Preschool Addition

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-	Diocese Building Committee	08-21-25
-	Arborist RFP	07-14-25
-	Owner Review	07-11-25

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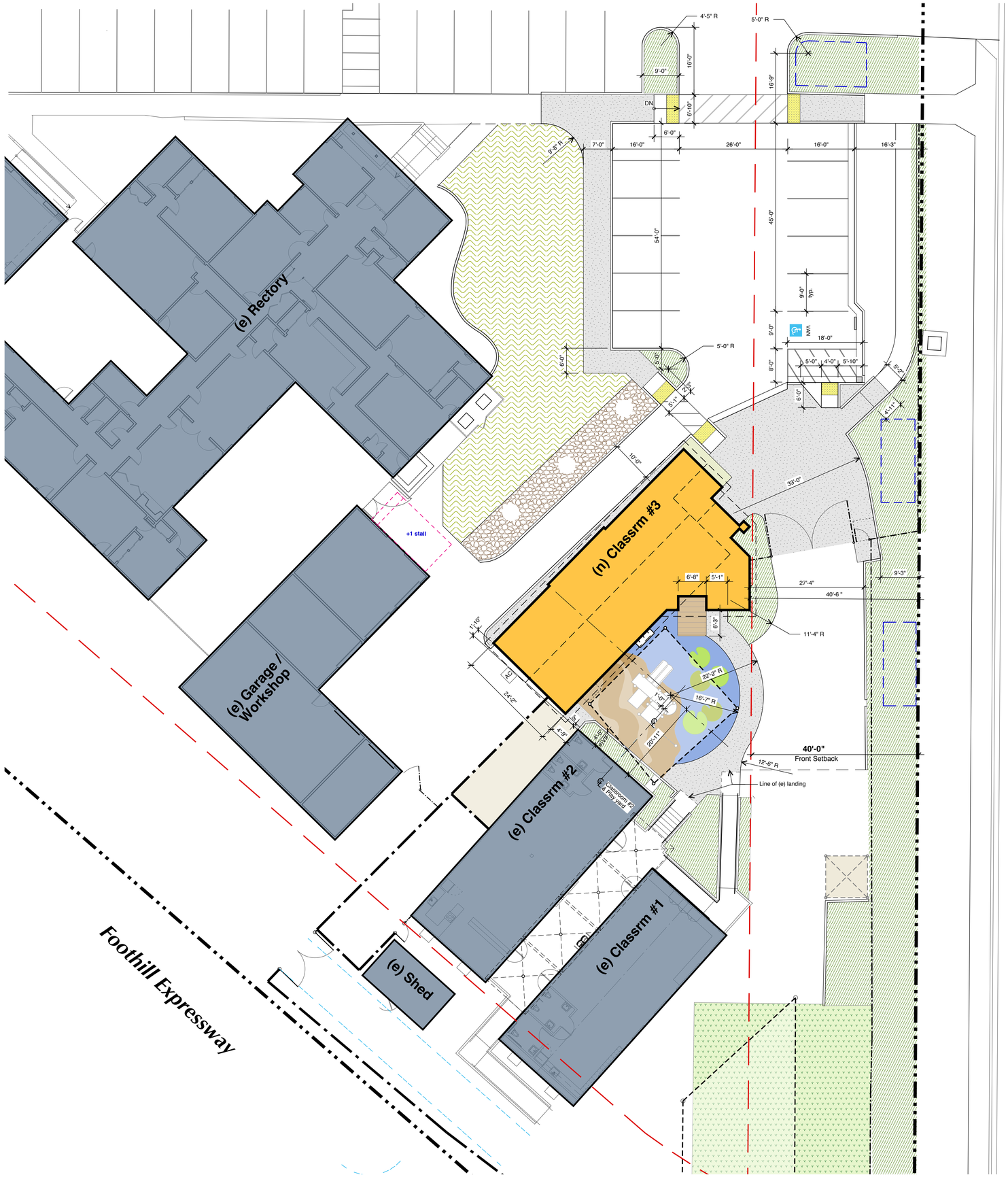
Preschool Site Plan

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Scale: 1" = 10'-0"

A3.1.1

File: 76M St Simon Preschool/Plaza / A0 Plaza Title

Job #76M



St Simon Parish
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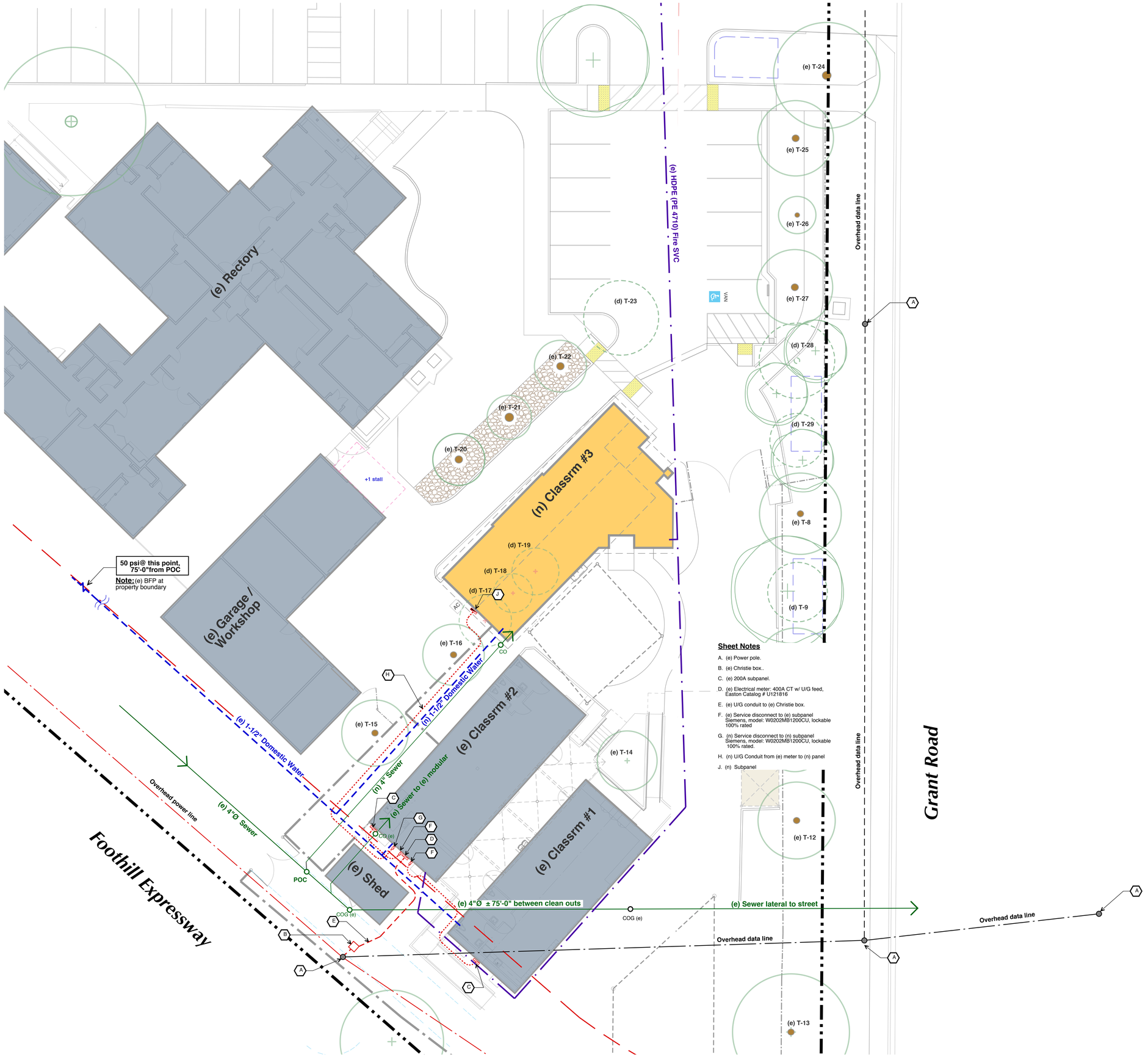
Hardscape Layout Plan

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Scale: 1" = 1'-0"

A3.1.2

File: 76M St Simon Preschool/Plaza / A0 Plaza Title

Job #76M



Utility Partial Site Plan Notes

a. The main electrical service panel shall have a reserved space to allow for the installation of a double pole circuit breaker for a future solar electric installation. This reserved space shall be positioned at the opposite end from the input feeder location or main circuit location. The reserved space shall be permanently marked as "For Future Solar Electric".

Sheet Notes

A. (e) Power pole.

B. (e) Christie box..

C. (e) 200A subpanel.

D. (e) Electrical meter: 400A CT w/ U/G feed, Easton Catalog # U121816

E. (e) U/G conduit to (e) Christie box.

F. (e) Service disconnect to (e) subpanel Siemens, model: W0202MB1200CU, lockable 100% rated

G. (n) Service disconnect to (n) subpanel Siemens, model: W0202MB1200CU, lockable 100% rated.

H. (n) U/G Conduit from (e) meter to (n) panel

J. (n) Subpanel

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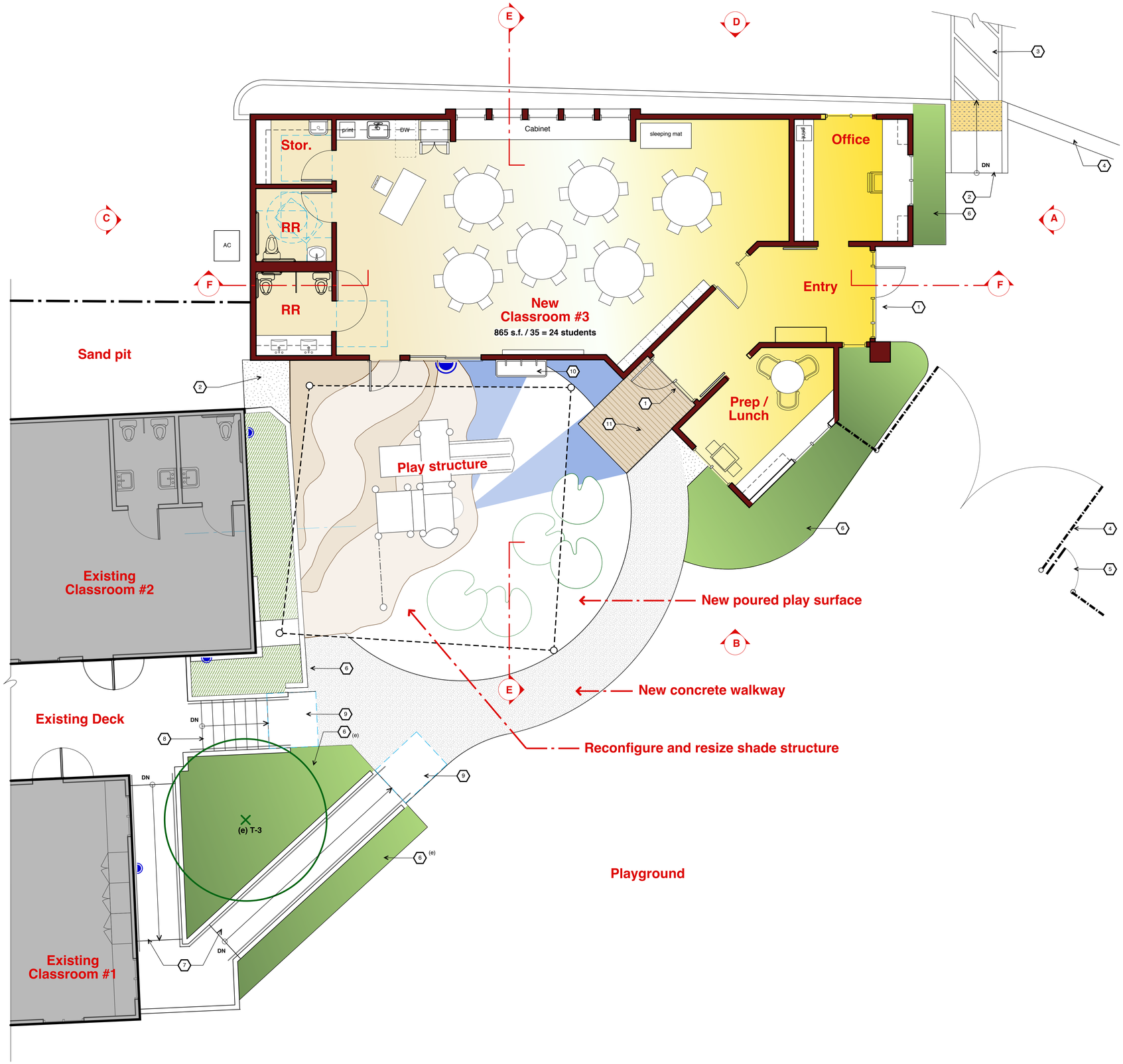
Preschool Utility Site Plan 1

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Scale: 1" = 10'-0"

A3.1.3

File: 76M St Simon Preschool/Plaza / A0 Plaza Title

Job #76M



Legend

- (e) Construction
- (n) Construction
- (n) Concrete sidewalk
- At grade planter
- Fence
- (e) Wall
- (n) Wall

Sheet Notes

1. (n) Storefront door.
2. Curb cut
3. Crosswalk
4. Rolled curb
4. Reuse (e) 20'-0" wide emergency access gate, with Knox box.
5. Reuse (e) man gate w/ keypad entry
6. New landscaping
7. (e) Accessible ramp, 1:12 slope max.
8. (e) Accessible stair
9. (e) Concrete landing
10. New wash-up sink
11. Colored concrete walkway, stamped to resemble a wood boardwalk.

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-	Diocese Building Committee	08-21-25

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Preschool Floor Plan

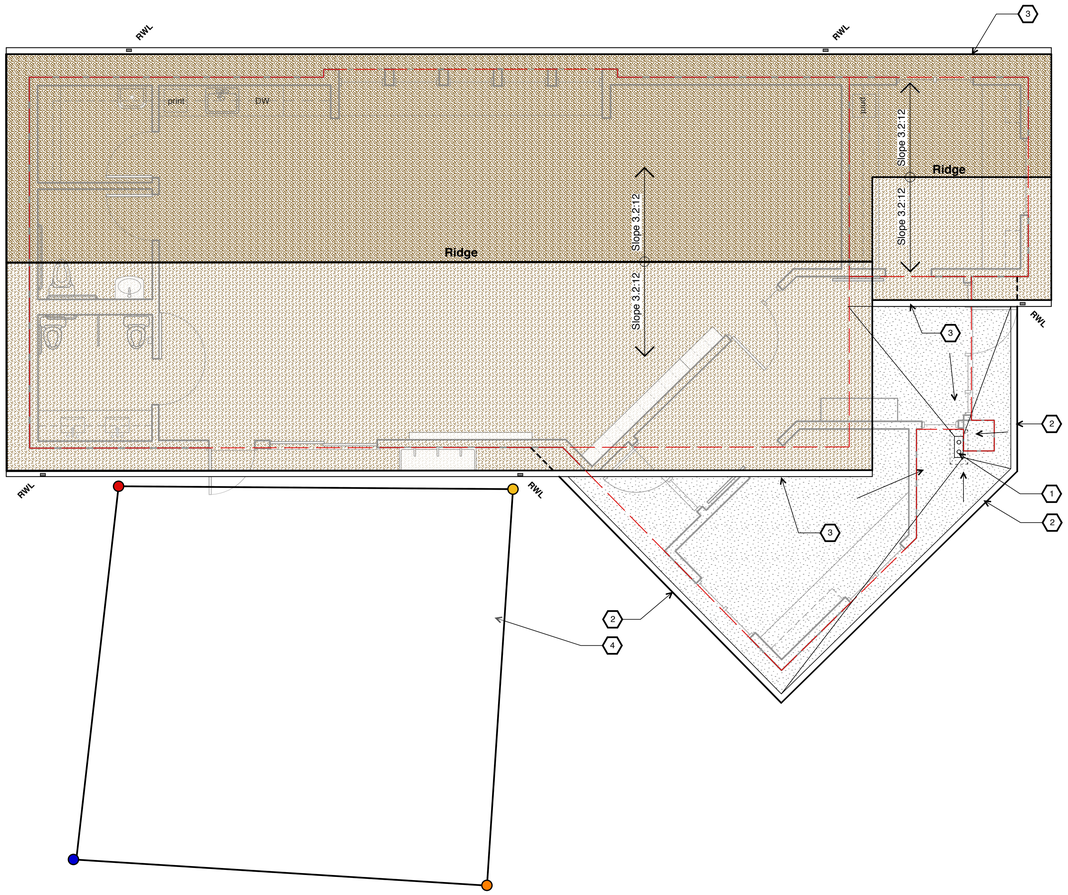
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Scale:
1/4" = 1'-0"

A3.2.1

File: 76M St Simon Preschool/Plaza 2 Plan / A2 St Si daycare plan

Job #76M



Legend

Area of comp. shingle roofing
GAF HDZ RS shingles comply w/ Coof Roof requirements of Title 24.
Color: "Sagewood"

Area of built-up roofing
Slope 1/2:12 min.

RWL — Rain water leader

Sheet Notes

1. Roof drain and overflow. Downspout built into column below.
2. Fascia
3. GSM gutter
4. Shade structure

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Preschool Roof Plan

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Scale: 1/4" = 1'-0"

A3.2.2

File: 76M St Simon Preschool/Plaza 2 Plan / A2 St Si daycare plan

Job #76M

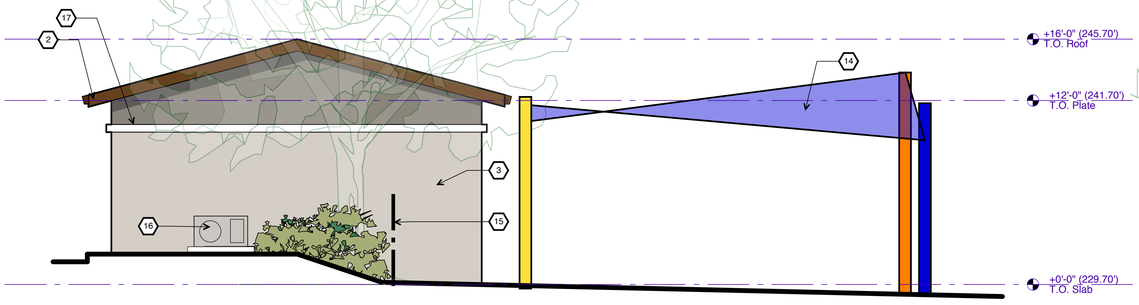
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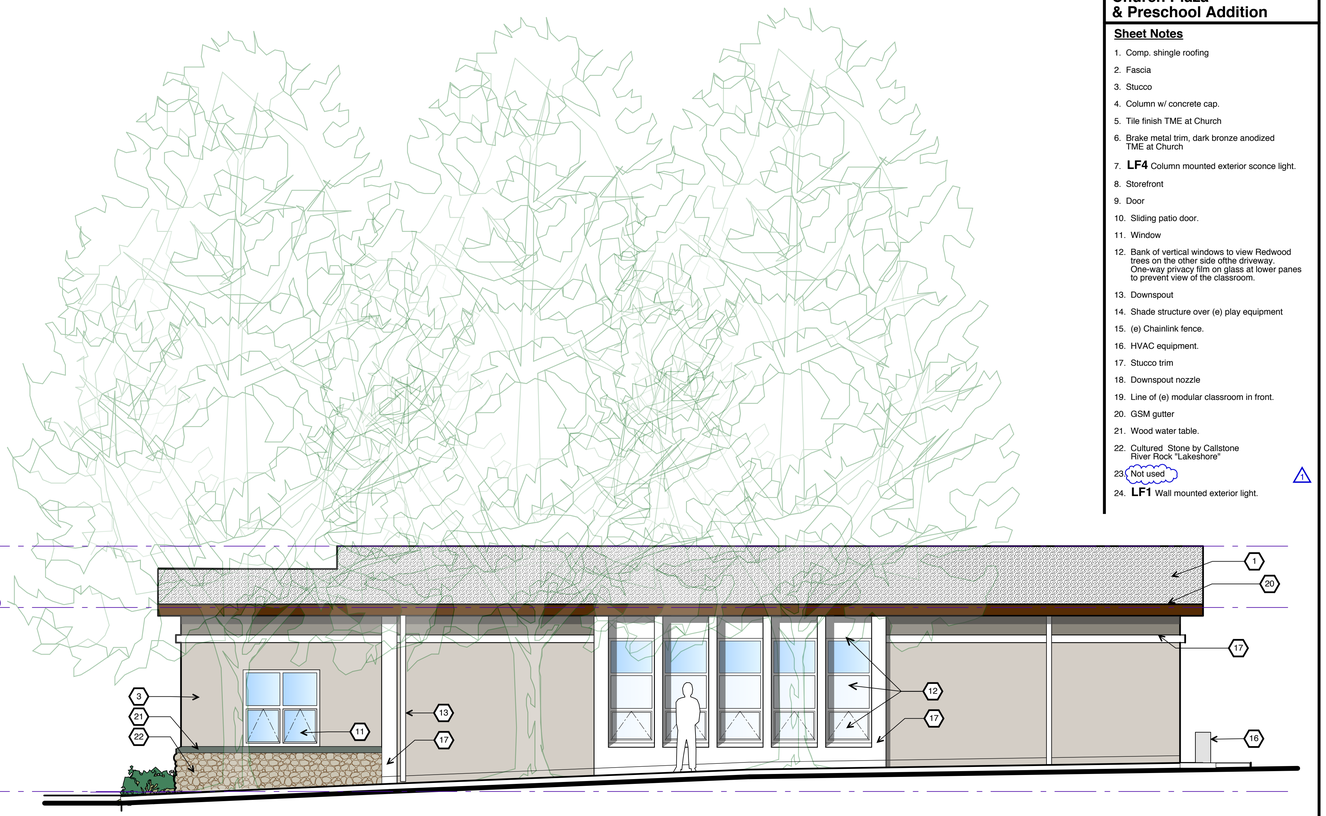
School Walkway, Church Plaza & Preschool Addition

Sheet Notes

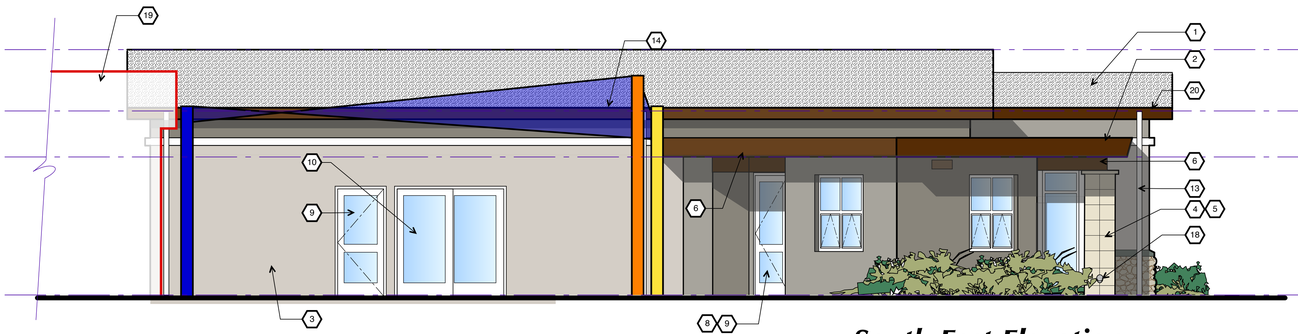
1. Comp. shingle roofing
2. Fascia
3. Stucco
4. Column w/ concrete cap.
5. Tile finish TME at Church
6. Brake metal trim, dark bronze anodized TME at Church
7. **LF4** Column mounted exterior sconce light.
8. Storefront
9. Door
10. Sliding patio door.
11. Window
12. Bank of vertical windows to view Redwood trees on the other side ofthe driveway. One-way privacy film on glass at lower panes to prevent view of the classroom.
13. Downspout
14. Shade structure over (e) play equipment
15. (e) Chainlink fence.
16. HVAC equipment.
17. Stucco trim
18. Downspout nozzle
19. Line of (e) modular classroom in front.
20. GSM gutter
21. Wood water table.
22. Cultured Stone by Callstone River Rock "Lakeshore"
23. Not used
24. **LF1** Wall mounted exterior light.



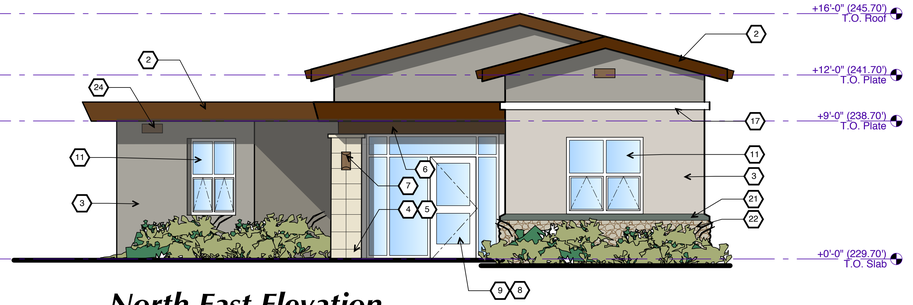
South West Elevation C



North West Elevation D



South East Elevation B



North East Elevation A

No.	Revision	Date
-	Planning Resubmittal	01-20-26
1	Planning Resubmittal	12-08-25
-	Planning Submittal	09-26-25
-	Diocese Building Committee	08-21-25

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Preschool Exterior Elevations

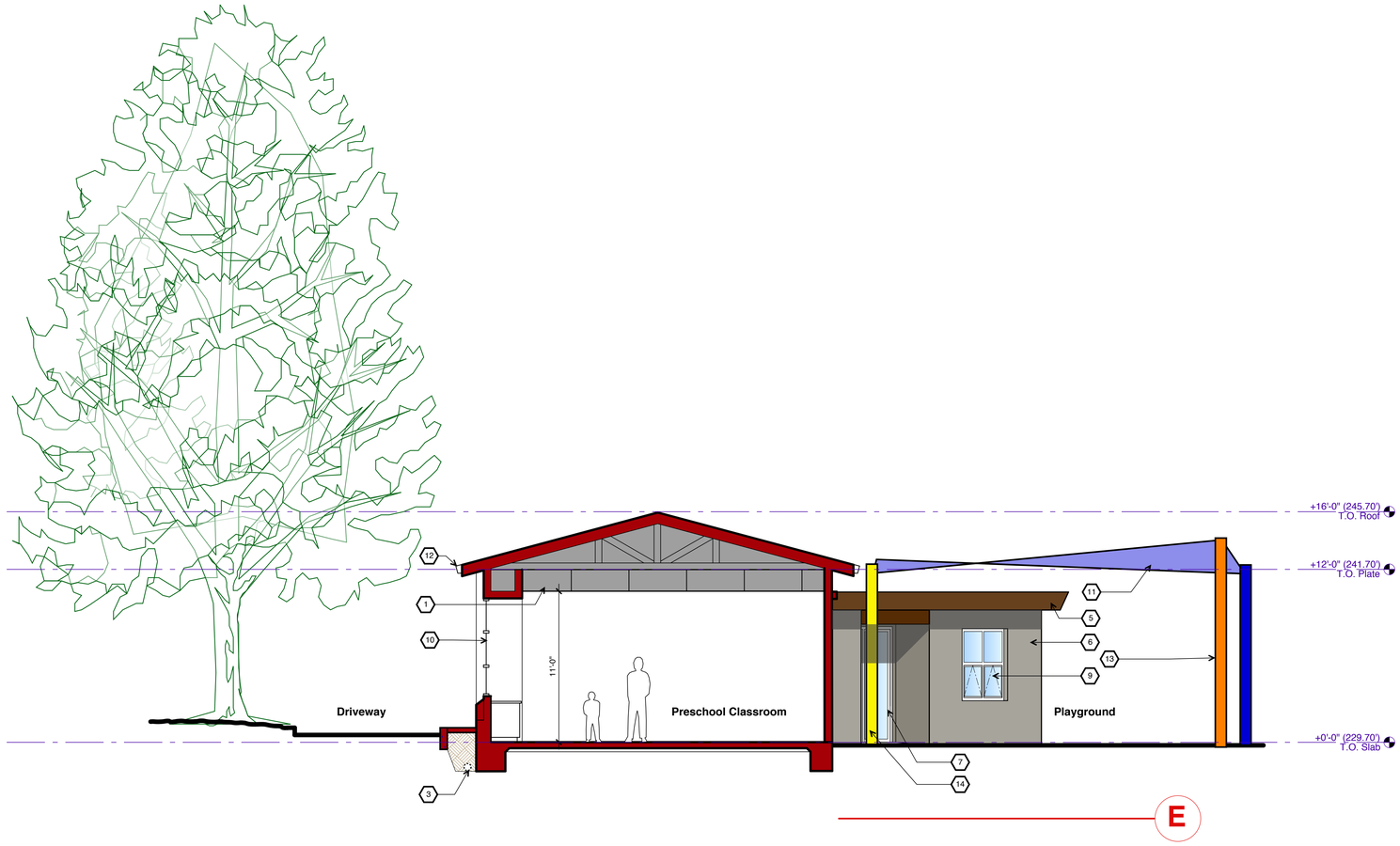
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Scale: 1/4" = 1'-0"

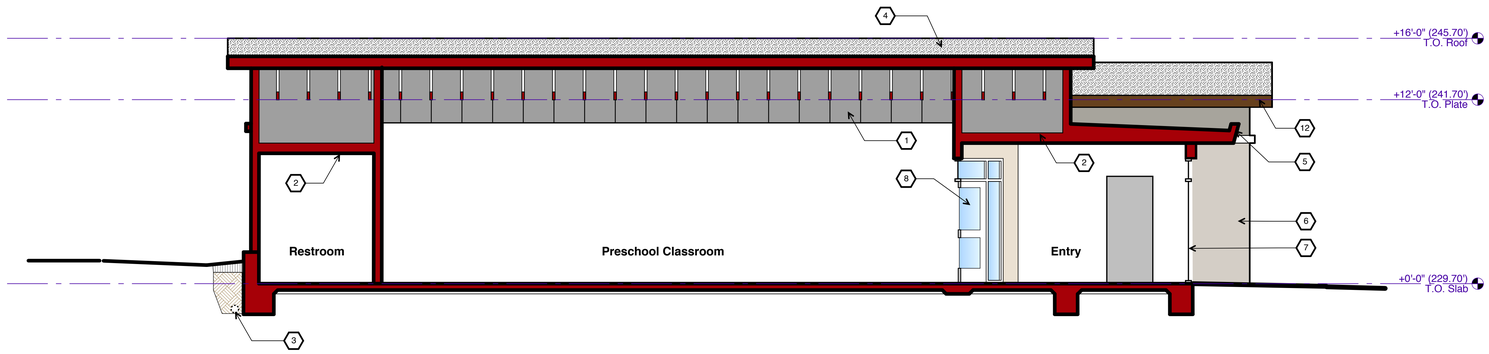
A3.4.1

File: 76M St Simon Preschool/Plaza 2 / A4 St Si daycare plan

Job #76M



E



F

Sheet Notes

1. Suspended T-bar ceiling
2. Gyp.bd ceiling
3. Drain at base of retaining foundation.
4. Comp. shingle roofing
5. Fascia
6. Stucco
7. Storefront door
8. Interior storefront
9. Window
10. Bank of vertical windows to view Redwood trees on the other side ofthe driveway. One-way privacy film on glass at lower panes to prevent view of the classroom.
11. Shade structure over (e) play equipment
12. GSM gutter
13. Shade structure post to remain.
14. Shade structure post to be relocated.

St Simon Parish

1860 Grant Road
Los Altos, CA 94024

School Walkway, Church Plaza & Preschool Addition

No.	Revision	Date
-	Planning Resubmittal	01-20-26
-	Planning Resubmittal	12-08-25
-	Planning Submittal	09-26-25
-	Diocese Building Committee	08-21-25

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Preschool Building Sections

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Scale: 1/4" = 1'-0"

A3.4.2

File: 76M St Simon Preschool/Plaza 2 / A4 St Si daycare plan

Job #76M

PROJECT TEAM

LANDSCAPE ARCHITECT:

KEITH WILLIG LIC #3851
KEITH WILLIG LANDSCAPE ARCHITECTURE
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(650) 960 0500
steph@jmarch.com

OWNER:

SAINT SIMON CATHOLIC PARISH
1840 GRANT ROAD,
LOS ALTOS, CA 94024

CIVIL ENGINEERS AND SURVEYORS:

FRANK ROSENBLUM
UNDERWOOD & ROSENBLUM, INC.
1630 OAKLAND ROAD, SUITE A114
SAN JOSE, CA 95131
(408) 483 8496

GRADING & DRAINAGE

1. VARIFY ALL GRADING & DRAINAGE WITH CIVIL WORKS DOCUMENTS. THE SOFT LANDSCAPE WORKS CONTRACTOR SHALL REPORT ANY DISCREPANCIES TO THE PROJECT MANAGER / SUPERINTENDANT & SEEK INSTRUCTIONS.

GENERAL NOTES

1. CONTRACTOR TO FAMILIARIZE HIM/HERSELF WITH ALL SITE CONDITIONS PRIOR TO BIDDING ON PROJECT.

2. CONTRACTOR SHALL VERIFY ALL DIMENSIONS, DISTANCES, AND LOCATIONS PRIOR TO COMMENCING WORK. CONTRACTOR SHALL IMMEDIATELY NOTIFY THE LANDSCAPE ARCHITECT OF ANY DISCREPANCIES.

3. CONTRACTOR SHALL PROTECT ALL EXISTING TREE AND ROOT SYSTEMS.

4. ALL GRADING SHALL BE IN ACCORDANCE WITH LOCAL GRADING CODES AND ORDINANCES. THE CONTRACTOR SHALL OBTAIN, COORDINATE AND PAY FOR ANY AND ALL PERMITS AND ALL INSPECTIONS AS REQUIRED.

5. ALL CONCRETE FLATWORK LAYOUT SHALL BE APPROVED BY OWNER PRIOR TO INSTALLATION.

6. THE LOCATION AND PROTECTION OF ALL UTILITIES SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.

7. ALL DIMENSIONS ARE FROM OUTSIDE FACE OF PAVING, WALLS, ETC., UNLESS OTHERWISE NOTED ON PLANS.

8. ALL PROPERTY LINES AND LOT LINES SHALL BE VERIFIED PRIOR TO COMMENCING WORK.

9. THE CONTRACTOR SHALL BE RESPONSIBLE AND LIABLE FOR ANY AND ALL DAMAGE DUE TO OPERATIONS, OR NEGLECT OF SUBCONTRACTORS.

10. ALL WALLS AND WALKS SHALL HAVE SMOOTH, CONTINUOUS CURVES AS INDICATED ON PLANS. JOIN ALL EXISTING PAVING FLUSH.

11. APPROVED PROTECTIVE MEASURES AND TEMPORARY DRAINAGE PROVISIONS SHALL BE USED TO PROTECT AND ADJOINING PROPERTIES DURING GRADING OPERATIONS.

12. LANDSCAPE AREAS SHALL DRAIN AWAY FROM ALL BUILDINGS AND FACILITIES AT 2% FOR HARDSCAPE AND 5% AT PLANTING AREAS, PER CBC 1804.4.

13. ALL MATTER OR DEBRIS SHALL BE REMOVED BY THE CONTRACTOR FROM THE SURFACE UPON WHICH FILL IS TO BE PLACED.
14. DUST SHALL BE CONTROLLED BY WATERING.
15. EXPORTED SOIL AND DEBRIS SHALL GO TO A LEGAL DUMP SITE AT NO ADDITIONAL COST TO THE OWNER.

16. ALL LANDSCAPE AREAS SHALL BE SMOOTH IN CHARACTER AND SHALL HAVE NATURAL TRANSITIONS BETWEEN CONTOURS AS DIRECTED BY THE CONSTRUCTION LANDSCAPE DESIGNER.

17. LANDSCAPE MOUNDS AND FILL AREAS SHALL BE SPREAD IN LOOSE LIFTS OF 6 INCHES OR LESS AND COMPACTED BY WATER SATURATION.

18. CONTRACTOR SHALL NOTIFY THE LANDSCAPE ARCHITECT 48 HOURS IN ADVANCE TO ARRANGE FOR FIELD REVIEW OF ALL GARDEN SOFT LANDSCAPE PREPARATION, PLANTING SETOUT, INSTALLATION.

PLANTING NOTES

1. CONTRACTOR SHALL BE RESPONSIBLE FOR MAKING HIMSELF FAMILIAR WITH ALL EASEMENTS, UNDERGROUND UTILITIES, PIPES AND STRUCTURES. CONTRACTOR SHALL TAKE SOLE RESPONSIBILITY FOR ANY COST INCURRED DUE TO DAMAGE OF SAID UTILITIES.
2. DO NOT WILLFULLY PROCEED WITH CONSTRUCTION AS DESIGNED WHEN IT IS OBVIOUS THAT UNKNOWN OBSTRUCTIONS, AREA DISCREPANCIES AND/OR GRADE DIFFERENCES EXIST THAT MAY NOT HAVE BEEN KNOWN DURING DESIGN. SUCH CONDITIONS SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE PROJECT MANAGER & LANDSCAPE ARCHITECT. THE CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ALL NECESSARY REVISIONS DUE TO FAILURE TO GIVE SUCH NOTIFICATION.
3. LANDSCAPE AREAS SHALL DRAIN AWAY FROM ALL BUILDINGS AND FACILITIES AT 2% MIN. FOR 5' AS PER DRAINAGE PLAN. FOLLOW ALL DRAINAGE PLANS.
4. ALL PLANT MATERIAL SHALL BE OF NURSERY QUALITY AND BE GUARANTEED FOR THREE MONTHS.
5. ALL PLANT MATERIAL SHALL BE APPROVED FOR QUALITY BY THE OWNER AND/OR LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
6. FINAL LOCATION OF ALL PLANT MATERIAL SHALL BE SUBJECT TO THE APPROVAL OF THE OWNER.
7. SOIL PREPARATION: ROTOTILL THE FOLLOWING AMENDMENTS 6" INTO THE SOIL AT RATES INDICATED PER 1,000 SQUARE FEET FOR DESIGNATED PLANTING AREA AND SOD AREAS. PLANTING AREAS ADJACENT TO EXISTING TREES SHALL BE HAND DUG AND NO TREE ROOTS SHALL BE SEVERED DURING EXCAVATION/PREPARATION.
- 3" DEPTH ORGANIC TYPE COMPOST (FULLY FINISHED).
- 125 LBS. GRO-POWER PLUS OR EQUAL PRE PLANT FERTILIZER.
8. A SITE SPECIFIC SOIL, ANALYSIS SHOULD BE FOLLOWED BY CONTRACTOR PER WELO REQUIREMENT.
9. PLANT PITS SHALL BE 2X THE ROOT BALL SIZE WITH 70% NATIVE SOIL WHERE POSSIBLE AND 30% AMENDMENTS WITH PLANT TABLETS OR OTHER PRE PLANT FERTILIZER.
10. ALL PLANTS SHALL HAVE A 2" MIN. WATERING BERM AROUND THEM.
11. TREES ARE TO BE STAKED WITH A MIN. 2"X2"X REQUIRED HEIGHT STAKE AND TIED TO INSURE VERTICAL GROWTH.
12. ALL PLANTING AREAS SHALL BE WATERED WITH AN AUTOMATIC IRRIGATION SYSTEM.
13. ALL APPLICABLE CODES TO BE FOLLOWED. ALL WORK REQUIRING PERMITS SHALL HAVE PERMITS BEFORE WORK IS TO BEGIN.
14. ALL PLANTING AREAS TO BE COVERED WITH 3" THICK LAYER OF PREMIUM ARBOR MULCH.
15. ALL TREE ROOTS GREATER THAN 1-1/2" IN DIAMETER DAMAGED DURING CONSTRUCTION SHALL BE CUT CLEAN AND SEALED.
16. CONTRACTOR TO VERIFY QUANTITIES, ANY QUANTITIES SHOWN ARE FOR REFERENCE ONLY.

IRRIGATION STATEMENT

COMPLIANCE WITH WATER EFFICIENT LANDSCAPE GUIDELINES -
WE PROPOSE TO ACHIEVE THE WATER EFFICIENCY REQUIREMENTS OF THE STATE OF CALIFORNIA WATER CONSERVATION IN LANDSCAPING REGULATIONS, AB 325, & ALL ADDITIONAL LOCAL REQUIREMENTS:

- ALL SHRUBS, TREES AND GROUNDCOVER PLANTS WILL BE IRRIGATED WITH LOW-FLOW DRIP SYSTEM OR BUBBLER HEADS.

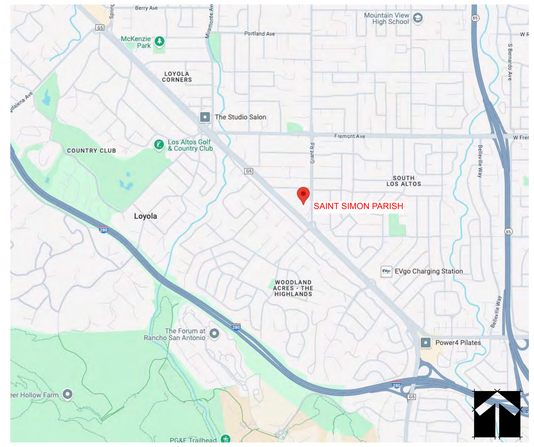
- THE AREAS WILL DIVIDED INTO HYDROZONE DETERMINED BY EXPOSURE (SUN/SHADE), SLOPE AND PLANT WATER REQUIREMENTS.

- A WEATHER SENSITIVE AUTOMATED CONTROLLER WILL OPERATE THE SYSTEM AND WILL OVERRIDE IRRIGATION TIMES WHEN NOT NEEDED.

- A MASTER FLOW VALVE WILL BE INSTALLED TO SHUT DOWN THE MAINLINE IN CASE OF BREAKS OR MAJOR LEAKS IN THE IRRIGATION PIPING.

- A NEW OR EXISTING STATE APPROVED REDUCED PRESSURE TYPE BACKFLOW DEVICE WILL BE PROVIDED AT THE POINT OF CONNECTION.

- I HAVE COMPLIED WITH THE CRITERIA OF THE CITY OF LOS ALTOS, THE BAY-FRIENDLY LANDSCAPE GUIDELINES, THE MODEL WATER EFFICIENT LANDSCAPE ORDINANCE (WELO), AND HAVE APPLIED THEM FOR THE EFFICIENT USE OF WATER IN THE LANDSCAPE AND IRRIGATION DESIGN PLAN.



LANDSCAPE MATERIALS SCHEDULE

DESCRIPTION	MANUFACTURER	MODEL - CONTACT
BIO-RETENTION SOIL MIX	LYNGSO	LYNGSO, BIO-RETENTION SOIL MIX.
MULCH (GARDEN BEDS)	LYNGSO	PREMIUM ARBOR MULCH
SOD GRASS	DELTA BLUEGRASS	TYPE: BALLERO SOD PLUS (TBC - match existing grass)
SYNTHETIC TURF	SOUTHWEST GREENS San Carlos (650) 349-4885 or direct line (Michelle) (415) 606 4885.	PRODUCT: PLAYSAFE SELECT +, COLOR: 320 FIELD GREEN OLIVE
SYNTHETIC TURF SHOCKPAD	BROCK USA https://www.brockusa.com/athletes-matter-shockpad-series/	PRODUCT: ShockPad / SERIES, THICKNESS: 20mm, COLOR: 320 FIELD GREEN OLIVE
SYNTHETIC TURF FIXING BOARD	'TREX DECKING' or 'Purchase Green Artificial Grass' (PGAG)	PRODUCT: TREX, Synthetic edge trim board - must be flexible to allow fixing to curved seat wall. or PGAG Artificial Grass Edging, SIZE: 1.5" x 1.5' or 1" x 4" Bend-a-Board (Flexible). FIXING: External Grade Concrete Fixing Screws. To approval.
GEOTEXTILE FABRIC - Synthetic turf sub base installation	MIRAFI	PRODUCT: MIRAFI 140N, TYPE: Non woven geotextile fabric.
SYNTHETIC TURF - SAND INFIL	SOUTHWEST GREENS San Carlos (650) 349-4885	PRODUCT: HYDRO CHILL SAND INFIL. Install per manufacturers instructions.
TREE ROOT BARRIER	SiteOne Landscape Supply, San Jose. Ph. (408)-295-3376	PRODUCT: EP-2450 (24" PROFILE). TYPE: High impact polypropylene 24" deep Tree Root Barrier. SIZE: 24" Deep x 3' ø (typical). FIXING: As per manufacturers instructions. Fixing Clips & Stakes available.
RIVER COBBLE SPLASH PAD	LYNGSO (or similar)	MFG: LYNGSO TYPE: 2-4" LINCREEK RIVER COBBLE (Washed). SIZE: 2' W x 3' L. 6" Depth. BASE: Install on non-woven geotextile fabric & extent 6" beyond spash zone. Turn fabric up at the edges.

DRAWING SCHEDULE

L0.0 LANDSCAPE WORKS TITLE SHEET
L1.1 WALKWAY - SOFT LANDSCAPE PLAN
L1.2 WALKWAY - PLANTING PALETTE
L2.1 PLAZA - SOFT LANDSCAPE PLAN
L2.2 PLAZA - PLANTING PALETTE
L3.1 PRESCHOOL - SOFT LANDSCAPE PLAN
L3.2 PRESCHOOL - PLANTING PALETTE

St Simon Parish
1860 Grant Road
Los Altos, CA 94024

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899 Santa Cruz Ave. Suite 206,
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(P) 650.326.2294
License #3851

Church Plaza, Preschool addition & Walkway to Upper Field.
Landscape Works.

SAINT SIMON PARISH

1860 GRANT ROAD, LOS ALTOS, CALIFORNIA 94024

APN: 318-04-011

No.	Revision	Date
-	Planning Resubmittal	01-20-26
B	Bid/Plan Check Submittal_REV B Sheet L1.1 Plaza - Soft Landscape Plan Revised as per planning comments	28/11/25
A	Bid/Plan Check Submittal	09/19/25
	Bid/Plan Check Submittal	05/07/25

date: 09/19/2025
drawn by: NS / JZ
review by: KW
issue: BID / PLAN CHECK SET _ REV B

LICENSED LANDSCAPE ARCHITECT
KEITH E WILLIG
Lic. No. 3851
07-31-2026
Expires
STATE OF CALIFORNIA

LANDSCAPE WORKS TITLE SHEET

Scale: AS SHOWN
Sheet No. L-0.0
1 OF 7 SHEETS
File: SS_CD_PERMIT_Landscape_Issue B.vwx
Job # 2025_SSPS

Landscaping improvements in the northwest corner of the site are not in the project scope, and are permitted under BLD2025-00587.

LANDSCAPE LEGEND: WALKWAY

SYMBOL	DESCRIPTION	MFG
	(N) SYNTHETIC TURF	AS REFER MATERIAL SCHEDULE L-0.0
TA	(N) TURF / SOD	MATCH EXISTING
PA	(N) PLANTING AREA	REFER PLANTING PLAN FOR SPECIES. INC. ORGANIC MULCH.
	(N) TREE	REFER PLANT SCHEDULE FOR SPECIES SELECTION
	(E) TREE	EXISTING TREE RETAINED & PROTECTED FROM WORKS
	(N) PLANTING	REFER PLANT SCHEDULE FOR SPECIES SELECTION. INC. SHRUBS, TUFTED PLANTS & GROUND COVER.
	(N) ROOT BARRIER	AS REFER MATERIAL SCHEDULE L-0.0

1-ARB MAR (W ROOT BARRIER)
4-LEU COM
20-CAR TUM
1-PIS CHI (W ROOT BARRIER)
3-SAL MEL
3-LEU COM
5-TRI LAU 'E' (W ROOT BARRIER)
12-LOM ARC
3-MUH RIG
11-WOO FIM
3-MUH RIG
12-LOM ARC
1-PIS CHI (W ROOT BARRIER)
3-ACA COG
7-BAC VAN
5-SAL CLE 'WG'
11-HEL SEM
5-ERI
SYNTHETIC GRASS (Refer Landscape Schedule L0.0)
SYNTHETIC GRASS (Refer Landscape Schedule L0.0)
8-LOM ARC
18-LOM BRE
7-ERI 'WR'
14-ACA COG 'CI'
7-LOM BRE
CATCH BASIN & PIPE CONNECTIONS. REFER CIVIL DRAWINGS
19-HEL SEM
1-PIS CHI (W ROOT BARRIER)
6-ARC PAC
17-LOM BRE
15-CAR TUM
6-ARC PAC
5-TRI LAU 'E' (W ROOT BARRIER)
16-HEL SEM
15'-0"
5'-4"
DRAINAGE SWALE @ 1%
(N) Pathway paving
24-HEL SEM
33-CAR TUM
16-CAR TUM
1-PIS CHI (W ROOT BARRIER)
18-HEL SEM
16-CAR TUM
19-CAR TUM
10-WOO FIM
(N) Reinstate Grass Field
(E) Grass Field
(N) Reinstate Grassing Zone - Soft Landscape contractor to allow to reinstate all existing field area grassing as disturbed by works. Match existing. Assume approx 19' width
(N) New walkway pavement, steps and walls. Refer Civil and Architectural drawings. Not in Soft Landscape scope of works.
School
AC
SSC
12-JUN EFF
10-JUN PAT
16-JUN EFF
14-JUN PAT
(E) Playground
(E) Garden Bed
(E) Carpark

PLANTING LEGEND - WALKWAY

TREES

QNT	Latin Name	Common Name	Plant Type	Mature Height	Mature Width	Size
1	Arbutus x 'Marina'	Strawberry Tree	Trees	15 - 35 ft	20 - 35 ft	24" BOX
6	Pistacia chinensis 'Keith Davey'	Keith Davey Chinese Pistache	Trees	15 - 35 ft	20 - 35 ft	24" BOX
10	Tristaniopsis laurina 'elegant'	Elegant Water Gum	Trees, Shrubs	10 - 15 ft	20 - 35 ft	24" BOX
0						

SHRUBS, GRASSES, GROUND COVERS

QNT	Latin Name	Common Name	Plant Type	Mature Height	Mature Width	Size
17	Acacia cognata 'Cousin Itt'	Cousin Itt Bower Wattle		2 ft	4 ft	----
12	Arctostaphylos 'Pacific Mist'	Pacific Mist Manzanita	Shrubs	12 - 18 in	7 - 12 ft	5 GAL
7	Baccharis vanessae	Coyote bush	Shrubs	18 - 24 in	12 - 24 in	1 GAL
119	Carex tumulicola	Foothill sedge	Groundcover, Ornar	18 - 24 in	18 - 30 in	1 GAL
12	Erigeron 'Wayne Roderick'	Beach Aster	Perennials	1'	2'	1 gal
88	Helictotrichon sempervirens	Blue Oat Grass	Ornamental Grass	24 - 30 in	24 - 36 ft	1 GAL
7	Leucophyllum frutescens 'Compactum'	Compact Texas Sage	Shrubs	3 - 5 ft	36 in - 4 ft	5 GAL
32	Lomandra longifolia 'Arctic Frost'	Arctic Frost Mat Rush	Ornamental Grass	30 in - 3 ft	24 - 36 ft	1 GAL
42	Lomandra longifolia 'Breeze'	Breeze™ Dwarf Mat Rush	Ornamental Grass	30 in - 3 ft	24 - 36 ft	1 GAL
6	Muhlenbergia rigens	Deer Grass	Ornamental Grass	30 in - 3 ft	24 - 36 ft	1 GAL
5	Salvia clevelandii 'Winifred Gilman'	Winifred Gilman Sage	Shrubs	3 ft	24 - 36 in	5 GAL
3	SALVIA MELLIFERA 'TERRA SECA'	Terra Seca Black Sage	Shrubs	3 ft	24 - 36 in	1 GAL
21	Woodwardia fimbriata	Giant Chain Fern	Perennials	12 - 18 in.	12 - 18 in.	5 GAL
0						

AQUATIC / MARGINAL PLANTS (CARPARK BIORETENTION CELL)

QNT	Latin Name	Common Name	Plant Type	Mature Height	Mature Width	Size
28	Juncus effusus ssp. pacificus	Pacific Rush	Perennials	12 - 18 in	12 - 24 in	1 Gal
24	Juncus patens	California Gray Rush	Perennials	12 - 18 in	12 - 24 in	1 Gal

Total planting area: 4150 SQ.FT

0 5 10 15 20 25 ft

L-1.1 Walkway - Soft Landsape Plan
Scale: 1/8" = 1'-0"

Keith Willig Landscape Architecture, Inc.
899 Santa Cruz Ave. Suite 206,
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License #3851

St Simon Parish
1860 Grant Road
Los Altos, CA 94024

Church Plaza, Preschool addition & Walkway to Upper Field.
Landscape Works.

SAINT SIMON PARISH

1860 GRANT ROAD, LOS ALTOS, CALIFORNIA 94024

APN: 318-04-011

No.	Revision	Date
-	Planning Resubmittal	01-20-26
B	Bid/Plan Check Submittal_REV B. Sheet L1.1 Plans. Soft Landscape Plan. Revised as per planning comments.	28/11/25
A	Bid/Plan Check Submittal	09/19/25
	Bid/Plan Check Submittal	05/07/25

date: 09/19/2025
drawn by: NS / JZ
review by: KW
issue: BID / PLAN CHECK SET _ REV B

LICENSED LANDSCAPE ARCHITECT KEITH E. WILLIG Lic. No. 3851 07-31-2026 Expires STATE OF CALIFORNIA

WALKWAY - SOFT LANDSCAPE PLAN

Scale:	Sheet No.
AS SHOWN 1"=10"	**L-1.1** 2 OF 7 SHEETS
File: SS_CD_PERMIT_Landscape_Issue B.vwx	Job # 2025_SSPS

TERRACED SEATING & WALKWAY TO UPPER FIELD - PLANTING PALETTE

TREES



Arbutus 'Marina' Multi
Strawberry Tree



Tristaniopsis laurina 'elegant'
Elegant Water Gum



Pistachia chinensis 'Keith Davey'
Fruitless Chinese pistache

SHRUBS



Arctostaphylos 'Pacific Mist'
Pacific Mist Manzanita



Baccharis vanessae 'Pigeon Point'
Pigeon Point Coyote Bush



Carex tumulicola
Foothill sedge



Erigeron glaucus 'Wayne Roderick'
Wayne Roderick Seaside Daisy



Helictotrichon sempervirens
Blue Oat Grass



Leucophyllum frutescens 'Compactum'
Compact Texas Sage



Lomandra longifolia 'Arctic Frost'
Arctic Frost Mat Rush



Lomandra longifolia 'Breeze'
Dwarf mat rush



Muhlenbergia rigens
Deer Grass



Woodwardia fimbriata
Giant Chain Fern



Salvia mallifera
Black Sage



Salvia clevelandii 'Winifred Gilman'
Salvia Clevelandii Winnifred Gilman Sage

BIORETENTION CELL - ADJACENT PARKING LOT



Juncus patens 'Elk Blue'
Elk Blue California Gray Rush



Juncus effusus ssp. pacificus
Pacific Rush

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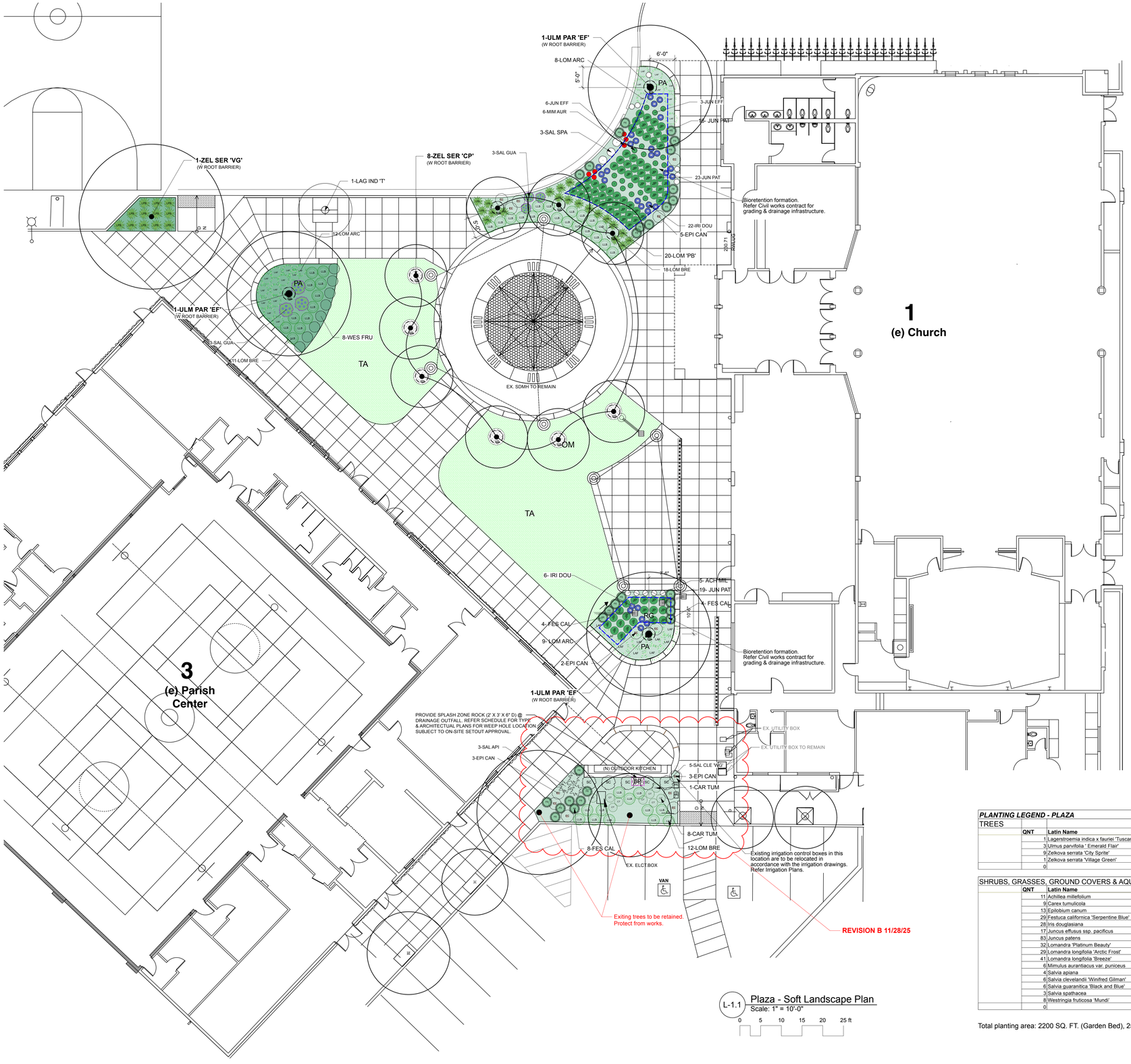
No.	Revision	Date
-	Planning Resubmittal	01-20-26
B	Bid/Plan Check Submittal_REV B. Sheet L2.1 Fence - Soft Landscape Plan (Revised as per planning comments)	28/11/25
A	Bid/Plan Check Submittal	09/19/25
	Bid/Plan Check Submittal	05/07/25

date: 09/19/2025
drawn by: NS / JZ
review by: KW
issue: BID / PLAN CHECK SET _ REV B

LICENSED LANDSCAPE ARCHITECT
KEITH E. WILLIG
Lic. No. 3851
07-31-2026
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STATE OF CALIFORNIA

WALKWAY -
PLANT PALETTE

Scale: AS SHOWN 1"=10'
Sheet No. **L-1.2** 3 OF 7 SHEETS
File: SS_CD_PERMIT_Landscape_Issue B.vwx
Job # 2025_SSPS



L-1.1 Plaza - Soft Landscape Plan
Scale: 1" = 10'-0"
0 5 10 15 20 25 ft

LANDSCAPE LEGEND: PLAZA

SYMBOL	DESCRIPTION	MFG
TA	(N) TURF / SOD	PACIFIC SOD (90/10) or BALERO PLUS. TBC
OM	(N) ORGANIC MULCH	MFG: LYNGSO TYPE: PREMIUM ARBOR MULCH
SP	(N) RIVER COBBLE SPLASH PAD	MFG: LYNGSO TYPE: 2-4" LINCREEK RIVER COBBLE (Washed). SIZE: 2' W x 3' L. 6" Depth. BASE: Install on non-woven geotextile fabric & extent 6" beyond spash zone. Turn fabric up at the edges.
PA	(N) PLANTING AREA	REFER PLANTING PLAN FOR SPECIES. INC. ORGANIC MULCH.
	(N) BASE OF BIORETENTION	REFER CIVIL PLANS
RG	(N) ROOT BARRIER	SEE COVER PAGE
	(N) TREE	REFER PLANT SCHEDULE FOR SPECIES SELECTION
	(E) TREE	EXISTING TREE RETAINED & PROTECTED FROM WORKS
	(N) PLANTING	REFER PLANT SCHEDULE FOR SPECIES SELECTION. INC. SHRUBS, TUFTED PLANTS & GROUND COVER.

PLANTING LEGEND - PLAZA

TREES

QNT	Latin Name	Common Name	Plant Type	Mature Height	Mature Width	Size
1	Lagerstroemia indica x fauriei 'Tuscarora'	Tuscarora Crape Myrtle	Trees	10 - 15 ft.	12 - 20 ft.	24" BOX
3	Ulmus parvifolia' Emerald Flair'	Emerald Flair Chinese Elm	Trees	35 - 50 ft.	> 35 ft.	24" BOX
9	Zelkova serrata 'City Sprite'	City Sprite Zelkova (R)	Trees	50 - 80 ft	> 35 ft	24" BOX
1	Zelkova serrata 'Village Green'	Village Green Zelkova (R)	Trees	50 - 80 ft	> 35 ft	24" BOX
0						

SHRUBS, GRASSES, GROUND COVERS & AQUATIC

QNT	Latin Name	Common Name	Plant Type	Mature Height	Mature Width	Size
11	Achillea millefolium	Common Yarrow	Perennials	18 - 24 in	<= 12 in	1 gal
9	Carex tumulicola	Foothill sedge	Groundcover, Ornar	18 - 24 in	18 - 30 in	1 GAL
13	Epilobium canum	California Fuchsia	---	2 ft	4 ft	1 GAL
29	Festuca californica 'Serpentine Blue'	California Fescue	Category	2'	2'	1 GAL
28	Iris douglasiana	Douglas Iris	Aquatics/Marginals	2'-3'	1'-2'	1 gal
17	Juncus effusus ssp. pacificus	Pacific Rush	Perennials	12 - 18 in	12 - 24 in	1 Gal
83	Juncus patens	California Gray Rush	Perennials	12 - 18 in	12 - 24 in	1 Gal
32	Lomandra 'Platinum Beauty'	Platinum Beauty™ Dwarf Mat Rush	Ornamental Grass	30 in - 3 ft	24 - 36 ft	1 GAL
29	Lomandra longifolia 'Arctic Frost'	Arctic Frost Mat Rush	Ornamental Grass	30 in - 3 ft	24 - 36 ft	1 GAL
41	Lomandra longifolia 'Breeze'	Breeze™ Dwarf Mat Rush	---	30 in - 3 ft	24 - 36 ft	1 GAL
6	Mimulus aurantiacus var. puniceus	Sticky Monkeyflower, red/orange form	Aquatics/Marginals	Height	Spread	1 gal
4	Salvia apiana	White Sage	---	24 - 30 in	24 - 36 in	1 GAL
6	Salvia clevelandii 'Winifred Gilman'	Winifred Gilman Sage	---	3 ft	24 - 36 in	5 GAL
6	Salvia guaranitica 'Black and Blue'	Brazilian Sage	Shrubs	3 - 5 ft	3 - 5 ft	5 GAL
3	Salvia spathacea	Hummingbird Sage	Annuals	Height	Spread	5 GAL
8	Westringia fruticosa 'Mundi'	Mundi™ Coast Rosemary	Shrubs	3 - 4 ft	3 - 4 ft	5 GAL
0						

Total planting area: 2200 SQ. FT. (Garden Bed), 2575 SQ.FT (Grass) = Total 4675 SQ. FT.

St Simon Parish
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License #3851

Church Plaza, Preschool addition & Walkway to Upper Field.
Landscape Works.

SAINT SIMON PARISH

1860 GRANT ROAD, LOS ALTOS, CALIFORNIA 94024

APN: 318-04-011

No.	Revision	Date
-	Planning Resubmittal	01-20-26
B	Bid/Plan Check Submittal_REV B. (Sheet L2.1 Plaza - Soft Landscape Plan (Revised as per planning comments)	28/11/25
A	Bid/Plan Check Submittal	09/19/25
	Bid/Plan Check Submittal	05/07/25

date: 09/19/2025
drawn by: NS / JZ
review by: KW
issue: BID / PLAN CHECK SET _ REV B

LICENSED LANDSCAPE ARCHITECT
KEITH E. W. I. L. L. I. G.
Lic. No. 3851
07-31-2026
Expires
STATE OF CALIFORNIA

PLAZA - SOFT LANDSCAPE PLAN

Scale: AS SHOWN 1"=10'-0"
Sheet No. L-2.1
4 OF 7 SHEETS
File: SS_CD_PERMIT_Landscape_Issue B.vwx
Job # 2025_SSPS

CHURCH PLAZA PLANTING PALETTE

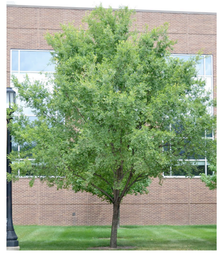
TREES



Arbutus 'Marina' Multi
Strawberry Tree



Lagerstroemia indica 'Tuscarora'
Tuscarora Crape Myrtle



Ulmus parvifolia ' Emerald Flair'
Emerald Flair Chinese Elm



Zelkova serrata 'City Sprite'
City Sprite Zelcova

LOW SHURBS & TUFTED PLANTS



Achillea millefolium
Yarrow (Pink & White)



Carex tumulicola
Foothill sedge



Epilobium canum
California Fuchsia



Festuca californica 'Serpentine Blue'
California Fescue



Salvia calpina
White Sage



Salvia clevelandii 'Winifred Gilman'
Winnifred Gilman Sage



Salvia guaranitica 'Black & Blue'
Brazilian Sage



Lomandra longifolia 'Arctic Frost'
Dwarf mat rush



Lomandra 'Platinum Beauty'
Dwarf Mat Rush



Westringia fruticosa 'Mundi'
Mundi™ Coast Rosemary

RAIN GARDEN ZONE - AQUATIC & EDGE MARGIN PLANTS



Juncus patens 'Elk Blue'
Elk Blue California Gray Rush



Juncus effusus ssp. pacificus
Pacific Rush



Iris douglasiana
Douglas Iris



Lomandra longifolia 'Breeze'
Dwarf mat rush



Salvia spathacea
Hummingbird Sage



Mimulus aurantiacus var. puniceus
Sticky Monkeyflower (Red & Orange forms)

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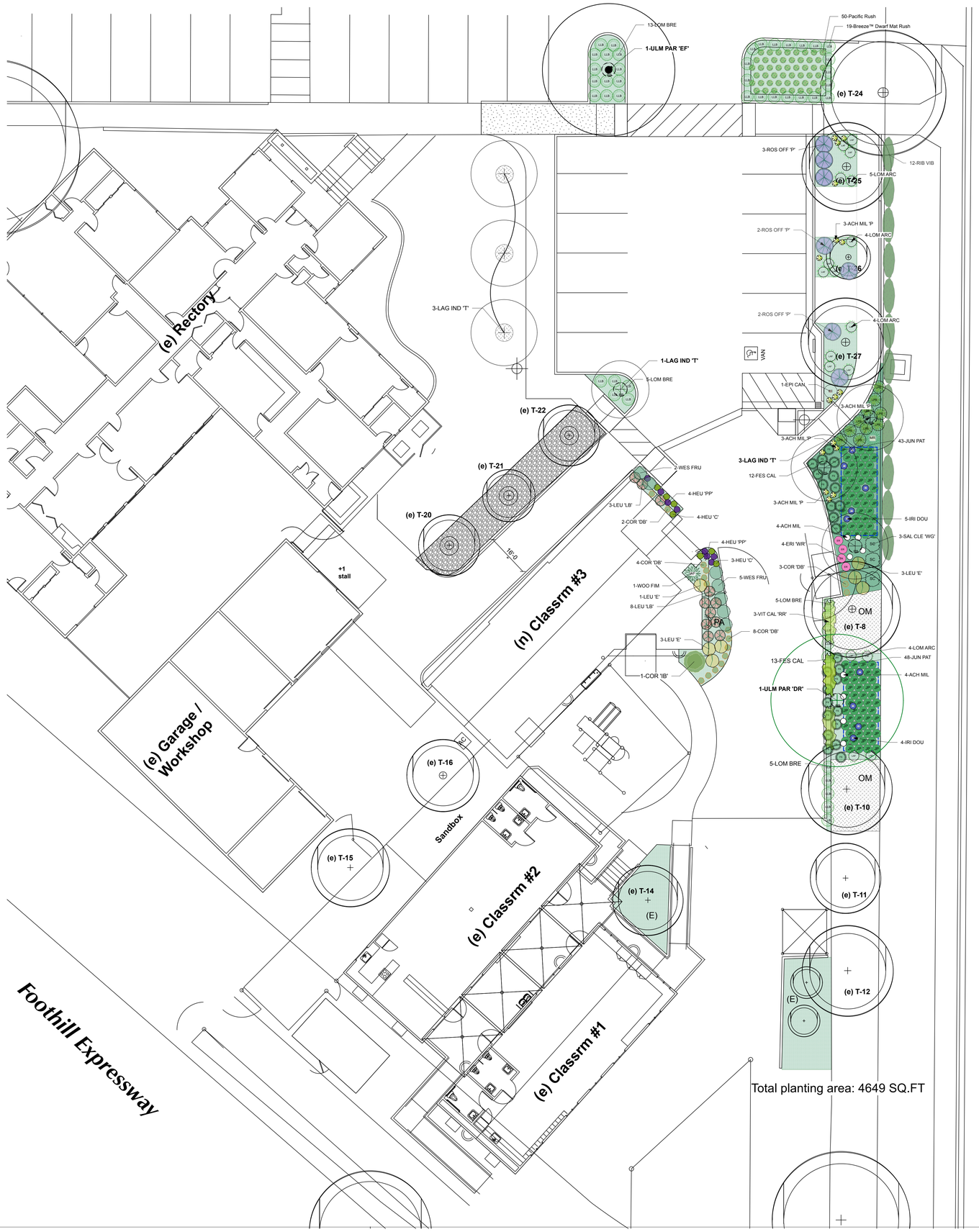
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PLAZA -
PLANT PALETTE

Scale: AS SHOWN 1"=10'-0"
Sheet No. **L-2.2**
5 OF **7** SHEETS
File: SS_CD_PERMIT_Landscape_Issue B.vwx
Job # 2025_SSPS



Total planting area: 4649 SQ.FT

4 Preschool - Soft Landscape Plan
Scale: 1" = 10'-0"

0 5 10 15 20 25 ft

LANDSCAPE LEGEND: PRESCHOOL

SYMBOL	DESCRIPTION	MFG
	(E) ROCK MULCH	EXITING RETAINED
OM	(N) ORGANIC MULCH	MFG: LYNGSO TYPE: PREMIUM ARBOR MULCH
PA	(N) PLANTING AREA	REFER PLANTING PLAN FOR SPECIES. INC. ORGANIC MULCH.
	(N) RAIN GDN EXTENT	REFER CIVIL PLANS
	(N) TREE	REFER PLANT SCHEDULE FOR SPECIES SELECTION
	(E) TREE	EXISTING TREE RETAINED & PROTECTED FROM WORKS
	(N) PLANTING	REFER PLANT SCHEDULE FOR SPECIES SELECTION. INC. SHRUBS, TUFTED PLANTS & GROUND COVER.
	(N) ROOT BARRIER	AS REFER MATERIAL SCHEDULE L-0.0

PLANTING LEGEND - PRESCHOOL

TREES

QNT	Latin Name	Common Name	Plant Type	Mature Height	Mature Width	Size
4	Lagerstroemia indica x fauriei 'Tuscarora'	Tuscarora Crape Myrtle	Trees	10 - 15 ft.	12 - 20 ft.	24" BOX
1	Ulmus parvifolia 'Drake'	Drake's Chinese Elm	Trees	15 - 35 ft.	> 35 ft.	24" BOX
1	Ulmus parvifolia ' Emerald Flair'	Emerald Flair Chinese Elm	Trees	35 - 50 ft.	> 35 ft.	24" BOX
0						

SHRUBS, GRASSES, GROUND COVERS, AQUATIC & VINES

QNT	Latin Name	Common Name	Plant Type	Mature Height	Mature Width	Size
8	Achillea millefolium	Common Yarrow	Perennials	18 - 24 in	<= 12 in	1 gal
16	Achillea millefolium 'Paprika'	Paprika Common Yarrow	Perennials	24 - 30 in.	12 - 24 in.	
17	Correa 'Dusky Bells'	Correa Dusky	Shrubs	2 - 3 ft	1 - 2 ft	5 GAL
1	Correa 'Ivoroy Bells'	White Australian Fuchsia	Shrubs	2.5 - 3 ft	4 - 7 ft	5 GAL
1	Epilobium canum	California Fuchsia		2 ft	4 ft	1 GAL
4	Erigeron 'Wayne Roderick'	Beach Aster	Perennials	1'	2'	1 gal
25	Festuca californica 'Serpentine Blue'	California Fescue	Category	2'	2'	1 GAL
7	Heuchera x 'Citronelle'	Citronelle Coral Bells	Perennials	1 - 1.5 ft	1.5 - 2 ft	1 Gal
8	Heuchera x 'Plum Pudding'	Plum Pudding Coral Bells	Perennials	1.5 - 2 ft	1 - 2 ft	1 Gal
9	Iris douglasiana	Douglas Iris	Aquatics/Marginals	2'-3'	1'-2'	1 Gal
50	Juncus effusus ssp. pacificus	Pacific Rush	Perennials	12 - 18 in	12 - 24 in	1 Gal
91	Juncus patens	California Gray Rush	Perennials	12 - 18 in	12 - 24 in	1 Gal
6	Leucadendron 'Ebony'	Eborny Conebush	Shrubs	3'	3'	5 Gal
11	Leucadendron 'Little Bit'	Little Bit Conebush	Shrubs	2'6"	2'6"	5 Gal
10	Lomandra 'Platinum Beauty'	Platinum Beauty™ Dwarf Mat Rush	Ornamental Grass	30 in - 3 ft	24 - 36 ft	1 GAL
17	Lomandra longifolia 'Arctic Frost'	Arctic Frost Mat Rush	Ornamental Grass	30 in - 3 ft	24 - 36 ft	1 GAL
47	Lomandra longifolia 'Breeze'	Breeze™ Dwarf Mat Rush	Ornamental Grass	30 in - 3 ft	24 - 36 ft	1 GAL
1	Muhlenbergia rigens	Deer Grass	Ornamental Grass	30 in - 3 ft	24 - 36 ft	1 GAL
12	Ribes viburnifolium	Evergreen Current	Shrubs	3 - 4 ft	3 - 4 ft	5 GAL
7	Rosmarinus officinalis 'Prostratus'	Rosemary	Shrubs	2 - 6 ft	2 - 5 ft	1 Gal
3	Salvia clevelandii 'Winifred Gilman'	Winifred Gilman Sage	Shrubs	3 ft	24 - 36 in	1 GAL
4	Vitis californica 'Roger's Red'	Roger's Red Grape	Vines	10 ft	10'	5 Gal
7	Westringia fruticosa 'Mundi'	Mundi™ Coast Rosemary	Shrubs	3 - 4 ft	3 - 4 ft	5 Gal
1	Woodwardia fimbriata	Giant Chain Fern	Perennials	12 - 18 in.	12 - 18 in.	5 Gal
0						

Total planting area: 1840 SQ.FT

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SAINT SIMON PARISH

1860 GRANT ROAD, LOS ALTOS, CALIFORNIA 94024

APN: 318-04-011

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B	Bid/Plan Check Submittal_REV B. Sheet L-2.1 Plant - Soft Landscape Plan (Revised as per planning comments)	28/11/25
A	Bid/Plan Check Submittal	09/19/25
	Bid/Plan Check Submittal	05/07/25

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PRESCHOOL - SOFT LANDSCAPE PLAN

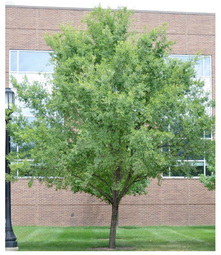
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Sheet No. L-4.1
6 OF 7 SHEETS
File: SS_CD_PERMIT_Landscape_Issue B.vwx
Job # 2025_SSPS

PRESCHOOL EXPANSION - PLANTING PALETTE

TREES



Lagerstroemia indica 'Tuscarora'
Tuscarora Crape Myrtle



Ulmus parvifolia ' Emerald Flair'
Emerald Flair Chinese Elm



Ulmus parvifolia 'Drake'
Drake's Chinese Elm

LOW SHURBS & TUFTED PLANTS



Achillea millefolium
Yarrow (Pink & White)



Correa 'Dusky Bells'
Correa Dusky



Correa 'Ivoroy Bells'
White Australian Fuchsia



Erigeron glaucus 'Wayne Roderick'
Wayne Roderick Seaside Daisy



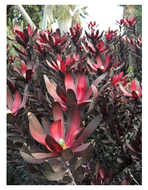
Festuca californica 'Serpentine Blue'
California Fescue



Heuchera × 'Citronelle'
Citronelle Coral Bells



Heuchera × 'Plum Pudding'
Plum Pudding Coral Bells



Leucadendron 'Ebony'
Ebony Conebush



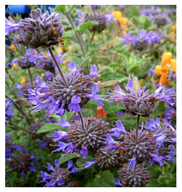
Leucadendron 'Little Bit'
Little Bit Conebush



Lomandra longifolia 'Breeze'
Dwarf mat rush



Lomandra longifolia 'Arctic Frost'
Dwarf mat rush



Salvia clevelandii 'Winifred Gilman'
Winnifred Gilman Sage



Westringia fruticosa 'Mundi'
Mundi™ Coast Rosemary



Woodwardia fimbriata
Giant Chain Fern

RAIN GARDEN ZONE - AQUATIC & EDGE MARGIN PLANTS



Juncus patens 'Elk Blue'
Elk Blue California Gray Rush



Juncus effusus ssp. pacificus
Pacific Rush



Lomandra longifolia 'Arctic Frost'
Dwarf mat rush



Iris douglasiana
Douglas Iris



Achillea millefolium 'Paprika'
Yarrow (Orange Red)

CLIMBERS



Vitis x 'Roger's Red'
Rogers Red California x Grape

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SAINT SIMON PARISH
1860 GRANT ROAD, LOS ALTOS, CALIFORNIA 94024

APN: 318-04-011

No.	Revision	Date
-	Planning Resubmittal	01-20-26
B	Bid/Plan Check Submittal_REV B. Sheet L-2.1 Plant Schedule Plan Revised as per planning comments.	28/11/25
A	Bid/Plan Check Submittal	09/19/25
	Bid/Plan Check Submittal	05/07/25

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KEITH E. WILLIG
Lic. No. 3851
07-31-2026
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STATE OF CALIFORNIA

PRESCHOOL -
PLANT PALETTE

Scale: AS SHOWN
Sheet No. **L-4.2**
7 OF **7** SHEETS
File: SS_CD_PERMIT_Landscape_Issue B.vwx
Job # 2025_SSPS

PROJECT TEAM

LANDSCAPE ARCHITECT:
KEITH WILLIG LIC #3851
KEITH WILLIG LANDSCAPE ARCHITECTURE
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ARCHITECT:
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JOHN MILLER ARCHITECTS
579 CLYDE AVENUE, SUITE 300
MOUNTAIN VIEW, CA 94043
(650) 960 0500
steph@jmarch.com

OWNER:
SAINT SIMON CATHOLIC PARISH
1840 GRANT ROAD,
LOS ALTOS, CA 94024

CIVIL ENGINEERS AND SURVEYORS:
FRANK ROSENBLUM
UNDERWOOD & ROSENBLUM, INC.
1630 OAKLAND ROAD, SUITE A114
SAN JOSE, CA 95131
(408) 483 8496

GRADING & DRAINAGE

1. VERIFY ALL GRADING & DRAINAGE WITH CIVIL WORKS DOCUMENTS. THE SOFT LANDSCAPE WORKS CONTRACTOR SHALL REPORT ANY DISCREPANCIES TO THE PROJECT MANAGER / SUPERINTENDANT & SEEK INSTRUCTIONS.

WATER USE STATEMENT

COMPLIANCE WITH WATER EFFICIENT LANDSCAPE GUIDELINES -
WE PROPOSE TO ACHIEVE THE WATER EFFICIENCY REQUIREMENTS OF THE STATE OF CALIFORNIA WATER CONSERVATION IN LANDSCAPING REGULATIONS, AB 325, AND ALL ADDITIONAL LOCAL REQUIREMENTS:

- ALL SHRUBS, TREES AND GROUNDCOVER PLANTS WILL BE IRRIGATED WITH LOW-FLOW DRIP SYSTEM OR BUBBLER HEADS.
- THE AREAS WILL DIVIDED INTO HYDROZONES DETERMINED BY EXPOSURE (SUN/SHADE), SLOPE AND PLANT WATER REQUIREMENTS.
- A WEATHER SENSITIVE AUTOMATED CONTROLLER WILL OPERATE THE SYSTEM AND WILL OVERRIDE IRRIGATION TIMES WHEN NOT NEEDED.
- A MASTER FLOW VALVE WILL BE INSTALLED TO SHUT DOWN THE MAINLINE IN CASE OF BREAKS OR MAJOR LEAKS IN THE IRRIGATION PIPING.
- A NEW OR EXISTING STATE APPROVED REDUCED PRESSURE TYPE BACKLOG DEVICE WILL BE PROVIDED AT THE POINT OF CONNECTION.
- I HAVE COMPLIED WITH THE CRITERIA OF THE CITY OF LOS ALTOS, THE BAY-FRIENDLY LANDSCAPE GUIDELINES, THE MODEL WATER EFFICIENT LANDSCAPE ORDINANCE (WELO), AND HAVE APPLIED THEM FOR THE EFFICIENT USE OF WATER IN THE LANDSCAPE AND IRRIGATION DESIGN PLAN.

10-17-2025
KEITH WILLIG — DATE
LANDSCAPE ARCHITECT
LIC.#3851

I HAVE COMPLIED WITH THE CRITERIA OF THE WATER CONSERVATION IN LANDSCAPING ORDINANCE AND APPLIED THEM FOR THE EFFICIENT USE OF WATER IN THE LANDSCAPE AND IRRIGATION DESIGN PLAN.

10-17-2025
KEITH WILLIG — DATE
LANDSCAPE ARCHITECT
LIC.#3851

"A LANDSCAPE IRRIGATION AUDIT IS REQUIRED. THIS AUDIT MUST BE COMPLETED BY A CERTIFIED LANDSCAPE IRRIGATION AUDITOR, NOT THE DESIGNER OR INSTALLER. THE AUDIT MUST BE SUBMITTED TO THE BUILDING DEPARTMENT, WITH A CERTIFICATE OF COMPLETION (APPENDIX C) AS REQUIRED BY THE DEPARTMENT OF WATER RESOURCES, PRIOR TO SCHEDULING A FINAL INSPECTION OF THE WATER EFFICIENT LANDSCAPE PERMIT."

GENERAL NOTES

1. CONTRACTOR TO FAMILIARIZE HIM/HERSELF WITH ALL SITE CONDITIONS PRIOR TO BIDDING ON PROJECT.
2. CONTRACTOR SHALL VERIFY ALL DIMENSIONS, DISTANCES, AND LOCATIONS PRIOR TO COMMENCING WORK. CONTRACTOR SHALL IMMEDIATELY NOTIFY THE LANDSCAPE ARCHITECT OF ANY DISCREPANCIES.
3. CONTRACTOR SHALL PROTECT ALL EXISTING TREE AND ROOT SYSTEMS.
4. ALL GRADING SHALL BE IN ACCORDANCE WITH LOCAL GRADING CODES AND ORDINANCES. THE CONTRACTOR SHALL OBTAIN, COORDINATE AND PAY FOR ANY AND ALL PERMITS AND ALL INSPECTIONS AS REQUIRED.
5. ALL CONCRETE FLATWORK LAYOUT SHALL BE APPROVED BY OWNER PRIOR TO INSTALLATION.
6. THE LOCATION AND PROTECTION OF ALL UTILITIES SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
7. ALL DIMENSIONS ARE FROM OUTSIDE FACE OF PAVING, WALLS, ETC., UNLESS OTHERWISE NOTED ON PLANS.
8. ALL PROPERTY LINES AND LOT LINES SHALL BE VERIFIED PRIOR TO COMMENCING WORK.
9. THE CONTRACTOR SHALL BE RESPONSIBLE AND LIABLE FOR ANY AND ALL DAMAGE DUE TO OPERATIONS, OR NEGLECT OF SUBCONTRACTORS.
10. ALL WALLS AND WALKS SHALL HAVE SMOOTH, CONTINUOUS CURVES AS INDICATED ON PLANS. JOIN ALL EXISTING PAVING FLUSH.
11. APPROVED PROTECTIVE MEASURES AND TEMPORARY DRAINAGE PROVISIONS SHALL BE USED TO PROTECT AND ADJOINING PROPERTIES DURING GRADING OPERATIONS.
12. LANDSCAPE AREAS SHALL DRAIN AWAY FROM ALL BUILDINGS AND FACILITIES AT 2% FOR HARDSCAPE AND 5% AT PLANTING AREAS, PER CBC 1804.4.
13. ALL MATTER OR DEBRIS SHALL BE REMOVED BY THE CONTRACTOR FROM THE SURFACE UPON WHICH FILL IS TO BE PLACED.
14. DUST SHALL BE CONTROLLED BY WATERING.
15. EXPORTED SOIL AND DEBRIS SHALL GO TO A LEGAL DUMP SITE AT NO ADDITIONAL COST TO THE OWNER.
16. ALL LANDSCAPE AREAS SHALL BE SMOOTH IN CHARACTER AND SHALL HAVE NATURAL TRANSITIONS BETWEEN CONTOURS AS DIRECTED BY THE CONSTRUCTION LANDSCAPE DESIGNER.
17. LANDSCAPE MOUNDS AND FILL AREAS SHALL BE SPREAD IN LOOSE LIFTS OF 6 INCHES OR LESS AND COMPACTED BY WATER SATURATION.
18. CONTRACTOR SHALL NOTIFY THE LANDSCAPE ARCHITECT 48 HOURS IN ADVANCE TO ARRANGE FOR FIELD REVIEW OF ALL GARDEN SOFT LANDSCAPE PREPARATION, PLANTING SETOUT, INSTALLATION.
19. THIS PLAN SET SCOPE OF WORK DISPLAYS THE HYDROZONE PLANS AND IRRIGATION PLANS SOLELY FOR THIS PROJECT SITE. ALL OTHER WORK IS DONE BY OTHERS AND APART OF SEPARATE PLAN SETS

PLANTING NOTES

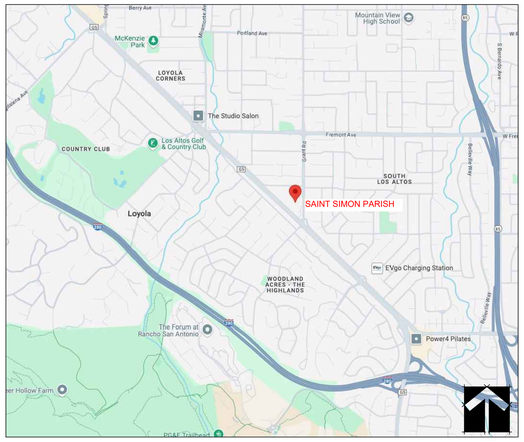
1. CONTRACTOR SHALL BE RESPONSIBLE FOR MAKING HIMSELF FAMILIAR WITH ALL EASEMENTS, UNDERGROUND UTILITIES, PIPES AND STRUCTURES. CONTRACTOR SHALL TAKE SOLE RESPONSIBILITY FOR ANY COST INCURRED DUE TO DAMAGE OF SAID UTILITIES.
2. DO NOT WILLFULLY PROCEED WITH CONSTRUCTION AS DESIGNED WHEN IT IS OBVIOUS THAT UNKNOWN OBSTRUCTIONS, AREA DISCREPANCIES AND/OR GRADE DIFFERENCES EXIST THAT MAY NOT HAVE BEEN KNOWN DURING DESIGN. SUCH CONDITIONS SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE PROJECT MANAGER & LANDSCAPE ARCHITECT. THE CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ALL NECESSARY REVISIONS DUE TO FAILURE TO GIVE SUCH NOTIFICATION.
3. LANDSCAPE AREAS SHALL DRAIN AWAY FROM ALL BUILDINGS AND FACILITIES AT 2% MIN. FOR 5' AS PER DRAINAGE PLAN. FOLLOW ALL DRAINAGE PLANS.
4. ALL PLANT MATERIAL SHALL BE OF NURSERY QUALITY AND BE GUARANTEED FOR THREE MONTHS.
5. ALL PLANT MATERIAL SHALL BE APPROVED FOR QUALITY BY THE OWNER AND/OR LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
6. FINAL LOCATION OF ALL PLANT MATERIAL SHALL BE SUBJECT TO THE APPROVAL OF THE OWNER.
7. SOIL PREPARATION: ROTOTILL THE FOLLOWING AMENDMENTS 6" INTO THE SOIL AT RATES INDICATED PER 1,000 SQUARE FEET FOR DESIGNATED PLANTING AREA AND SOD AREAS. PLANTING AREAS ADJACENT TO EXISTING TREES SHALL BE HAND DUG AND NO TREE ROOTS SHALL BE SEVERED DURING EXCAVATION/PREPARATION.
   - 3" DEPTH ORGANIC TYPE COMPOST (FULLY FINISHED).
   - 125 LBS. GRO-POWER PLUS OR EQUAL PRE PLANT FERTILIZER.
8. A SITE SPECIFIC SOIL, ANALYSIS SHOULD BE FOLLOWED BY CONTRACTOR PER WELO REQUIREMENT.
9. PLANT PITS SHALL BE 2X THE ROOT BALL SIZE WITH 70% NATIVE SOIL WHERE POSSIBLE AND 30% AMENDMENTS WITH PLANT TABLETS OR OTHER PRE PLANT FERTILIZER.
10. ALL PLANTS SHALL HAVE A 2" MIN. WATERING BERM AROUND THEM.
11. TREES ARE TO BE STAKED WITH A MIN. 2"X2"X REQUIRED HEIGHT STAKE AND TIED TO INSURE VERTICAL GROWTH.
12. ALL PLANTING AREAS SHALL BE WATERED WITH AN AUTOMATIC IRRIGATION SYSTEM.
13. ALL APPLICABLE CODES TO BE FOLLOWED. ALL WORK REQUIRING PERMITS SHALL HAVE PERMITS BEFORE WORK IS TO BEGIN.
14. ALL PLANTING AREAS TO BE COVERED WITH 3" THICK LAYER OF PREMIUM ARBOR MULCH.
15. ALL TREE ROOTS GREATER THAN 1-1/2" IN DIAMETER DAMAGED DURING CONSTRUCTION SHALL BE CUT CLEAN AND SEALED.
16. CONTRACTOR TO VERIFY QUANTITIES, ANY QUANTITIES SHOWN ARE FOR REFERENCE ONLY.

IRRIGATION STATEMENT

COMPLIANCE WITH WATER EFFICIENT LANDSCAPE GUIDELINES -
WE PROPOSE TO ACHIEVE THE WATER EFFICIENCY REQUIREMENTS OF THE STATE OF CALIFORNIA WATER CONSERVATION IN LANDSCAPING REGULATIONS, AB 325, & ALL ADDITIONAL LOCAL REQUIREMENTS:

- ALL SHRUBS, TREES AND GROUNDCOVER PLANTS WILL BE IRRIGATED WITH LOW-FLOW DRIP SYSTEM OR BUBBLER HEADS.
- THE AREAS WILL DIVIDED INTO HYDROZONE DETERMINED BY EXPOSURE (SUN/SHADE), SLOPE AND PLANT WATER REQUIREMENTS.
- A WEATHER SENSITIVE AUTOMATED CONTROLLER WILL OPERATE THE SYSTEM AND WILL OVERRIDE IRRIGATION TIMES WHEN NOT NEEDED.
- A MASTER FLOW VALVE WILL BE INSTALLED TO SHUT DOWN THE MAINLINE IN CASE OF BREAKS OR MAJOR LEAKS IN THE IRRIGATION PIPING.
- A NEW OR EXISTING STATE APPROVED REDUCED PRESSURE TYPE BACKFLOW DEVICE WILL BE PROVIDED AT THE POINT OF CONNECTION.
- I HAVE COMPLIED WITH THE CRITERIA OF THE CITY OF LOS ALTOS, THE BAY-FRIENDLY LANDSCAPE GUIDELINES, THE MODEL WATER EFFICIENT LANDSCAPE ORDINANCE (WELO), AND HAVE APPLIED THEM FOR THE EFFICIENT USE OF WATER IN THE LANDSCAPE AND IRRIGATION DESIGN PLAN.

VICINITY MAP



NTS

ABBREVIATIONS & SYMBOLS

+	POINT OF ORIGIN	RL	RIDGE LINE	VIF	VERIFY IN FIELD
↘	DRAIN FLOW DIRECTION	HP	HIGH POINT	PA	PLANTING AREA
+	CENTER POINT	(#)	ELEVATION	POC	POINT OF CONNECTION
℄	CENTER LINE	(N)	NEW	S.S.	STAINLESS STEEL
PA	PLANTING AREA	(E)	EXISTING	TBD	TO BE DETERMINED
FFE	FINISH FLOOR ELEVATION	TOW	TOP OF WALL	TYP.	TYPICAL
FS	FINISH SURFACE	BOW	BOTTOM OF WALL	NG	NATURAL GAS
FG	FINISH GRADE	TOS	TOP OF STEP	C / L-3	DETAIL # / SHEET #
O.C.	ON CENTER	BOS	BOTTOM OF STEP		
E.W.	EACH WAY	RIM	RIM ELEVATION		
EJ	EXPANSION JOINT	INV	INVERT ELEVATION		

LANDSCAPE PLANS
WELO PERMIT

DRAWING SCHEDULE

IR0.0 LANDSCAPE WORKS TITLE SHEET
IR0.1 FULL SITE
IR1.0 PLAZA- HYDROZONE PLAN
IR1.1 PLAZA - IRRIGATION PLAN
IR2.0 WALKWAY - HYDROZONE PLAN
IR2.1 WALKWAY- IRRIGATION PLAN
IR3.0 PRESCHOOL - HYDROZONE PLAN
IR3.1 PRESCHOOL - IRRIGATION PLAN
IR4.0 PLANTING AND IRRIGATION DETAILS
IR4.1 BEST MANAGEMENT PRACTICES

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CHURCH PLAZA, PRESCHOOL ADDITION &
WALKWAY TO UPPER FIELD

SAINT SIMON PARISH

1860 GRANT ROAD, LOS ALTOS, CALIFORNIA 94024

APN: 318-04-011

No.	Revision	Date
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review by: KW
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LICENSED LANDSCAPE ARCHITECT — KEITH E. WILLIG — Lic. No. 3851 — 07-31-2026 Expires — STATE OF CALIFORNIA

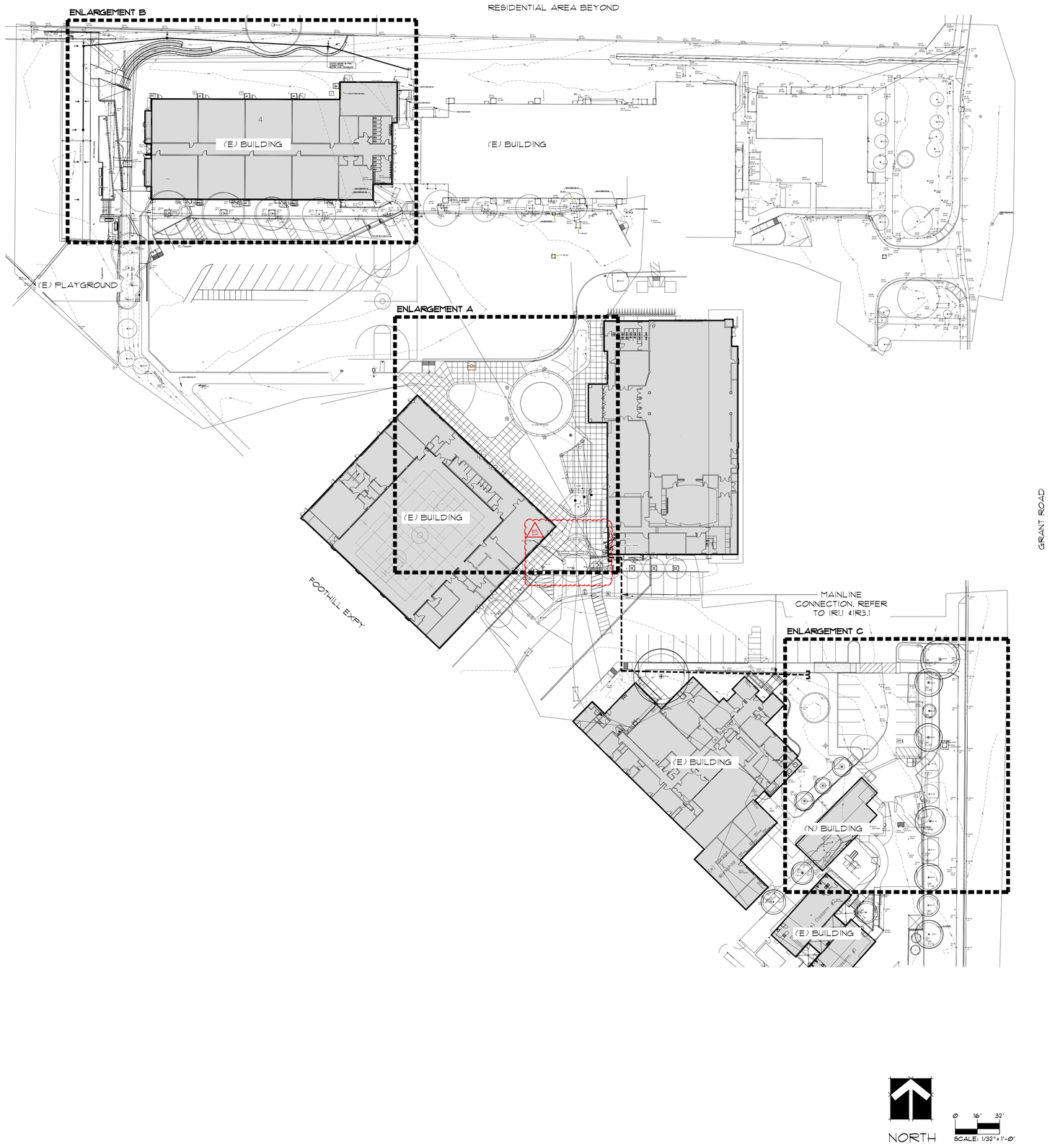
IRRIGATION
TITLE SHEET

Scale: Scale: N.A. at 30" x 42"

Sheet No. **IR-0.0** 1 OF 10 SHEETS

File: SS_CD_PERMIT_Landscape_Issue A.vwx

Job #: 2025_SSPS



IRRIGATION LEGEND:

ENLARGEMENT A: PLAZA

- SEE HYDROZONE PLAN L-1.0
- SEE IRRIGATION PLAN L-1.1

ENLARGEMENT B: WALKWAY

- SEE HYDROZONE PLAN L-2.0
- SEE IRRIGATION PLAN L-2.1

ENLARGEMENT C: PRESCHOOL

- SEE HYDROZONE PLAN L-3.0
- SEE IRRIGATION PLAN L-3.1

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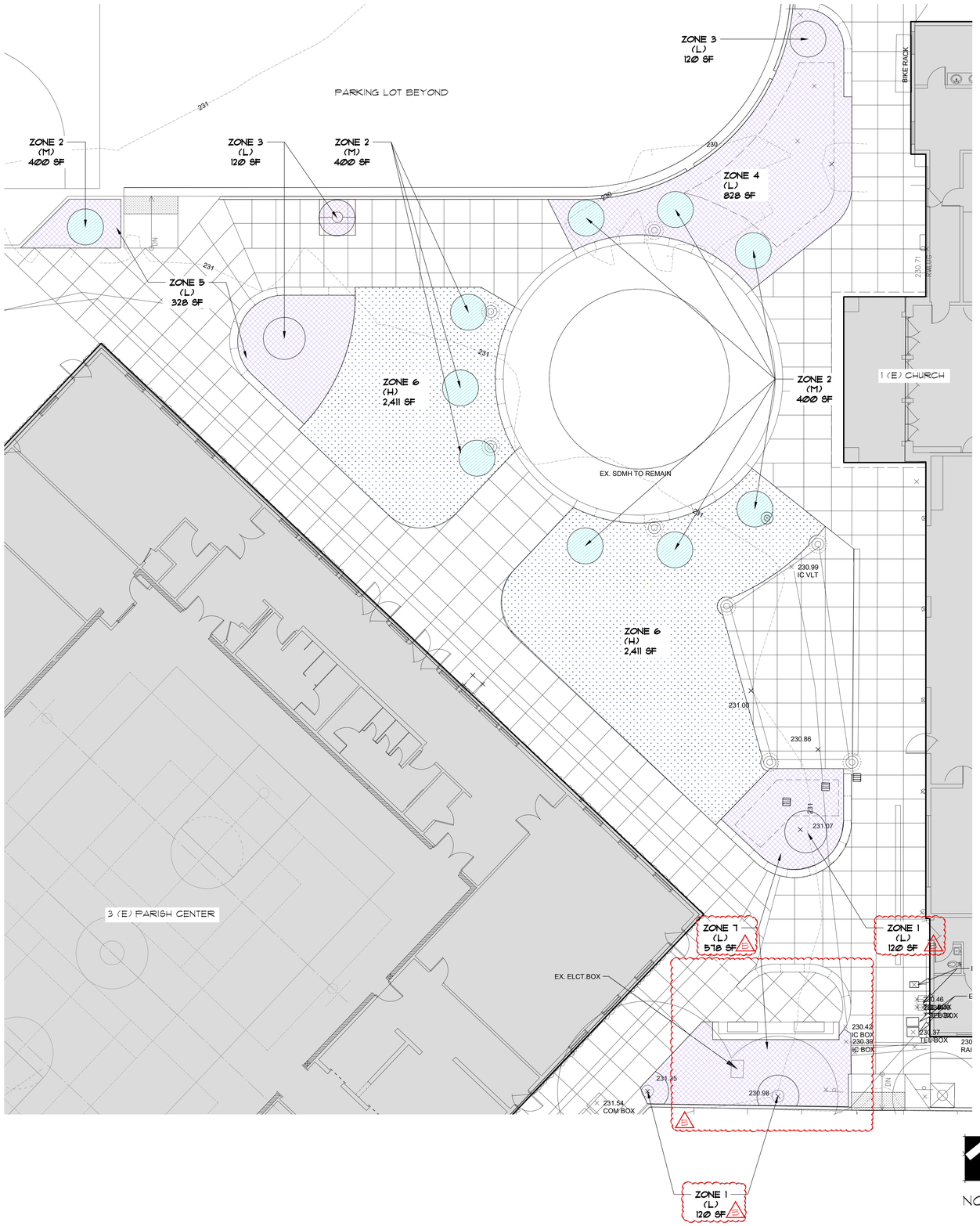
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FULL SITE LAYOUT

Scale: Scale:1/8"=1'-0" at 30" x 42"
Sheet No. **IR-0.1** 2 OF 10 SHEETS
File: SS_CD_PERMIT_Landscape_Issue A.vwx
Page Setup Name: 2025_SSPS
Job #: 2025-11


PARKING LOT BEYOND
ZONE 2 (M) 400 SF
ZONE 3 (L) 120 SF
ZONE 2 (M) 400 SF
ZONE 3 (L) 120 SF
ZONE 4 (L) 828 SF
ZONE 5 (L) 328 SF
ZONE 6 (H) 2,411 SF
ZONE 2 (M) 400 SF
1 (E) CHURCH
BIKE RACK
EX. SDMH TO REMAIN
230.99 IC VLT
ZONE 6 (H) 2,411 SF
231.00
230.86
231.07
3 (E) PARISH CENTER
ZONE 7 (L) 578 SF
ZONE 1 (L) 120 SF
EX. ELCT.BOX
230.46
230.42 IC BOX
231.37 TEL BOX
231.25
230.98
231.54 COM BOX
ZONE 1 (L) 120 SF
231
230
230.71
231
231
231

IRRIGATION NOTES:

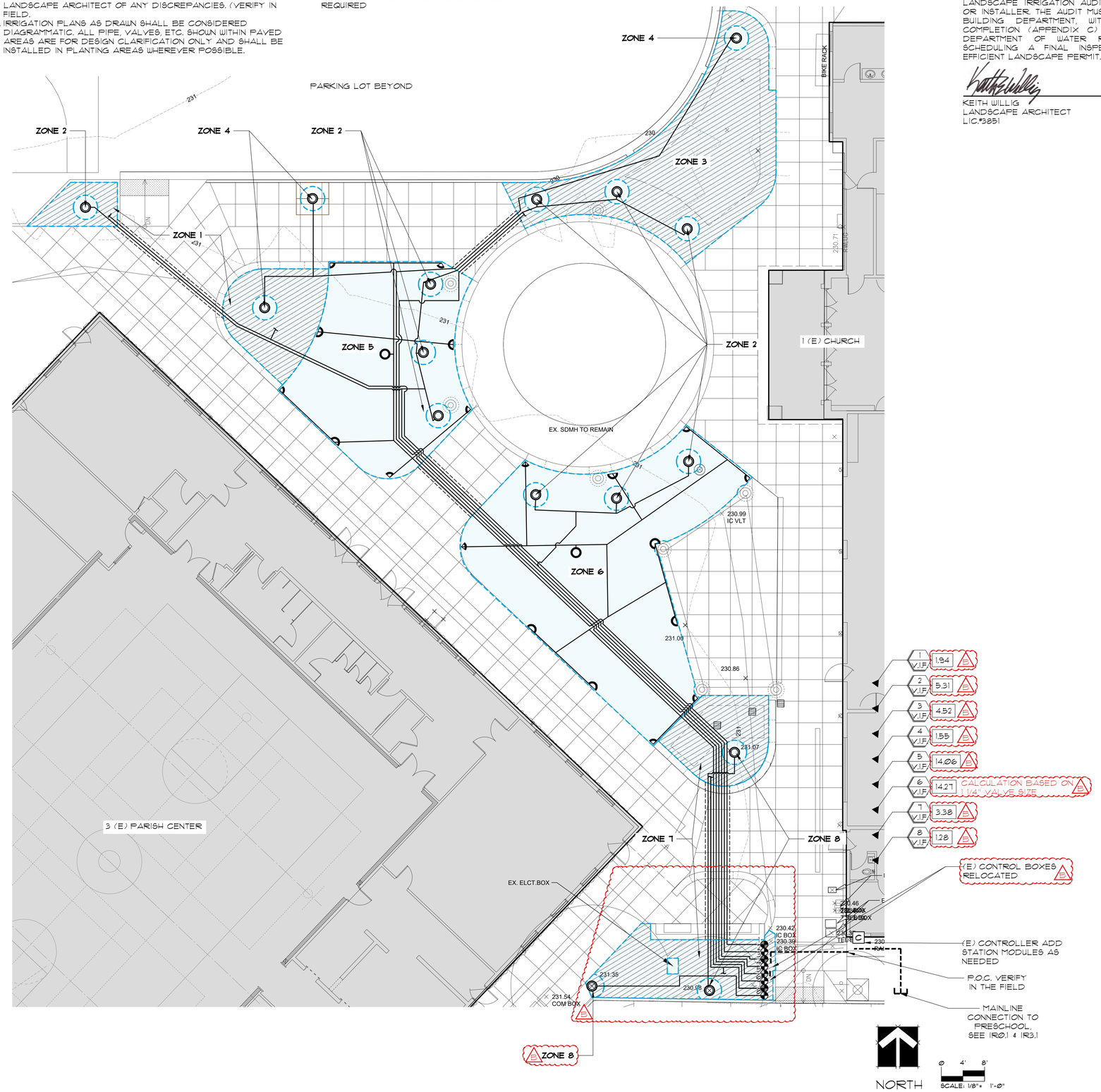
1. INSTALL ALL IRRIGATION COMPONENT ACCORDING TO LOCAL CODES & ORDINANCES.
2. THE CONTRACTOR SHALL OBTAIN, COORDINATE AND PAY FOR ANY AND ALL PERMITS AND INSPECTIONS AS REQUIRED.
3. THE CONTRACTOR SHALL BE RESPONSIBLE AND LIABLE FOR ANY ENCROACHMENT INTO ADJACENT PROPERTY, R.O.W.'S, EASEMENTS, SETBACKS OR ANY OTHER LEGAL PROPERTY RESTRICTIONS EITHER MARKED OR UNMARKED.
4. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO FAMILIARIZE HIMSELF WITH ALL UNDERGROUND UTILITIES. CONTRACTOR SHALL REPAIR/REPLACE AT NO ADDITIONAL COST TO THE OWNER, ANY DAMAGE TO UNDERGROUND UTILITIES THAT MAY OCCUR.
5. THE CONTRACTOR SHALL VERIFY THE STATIC PRESSURE, METER SIZE, SIZE OF SERVICE METER, AT EACH POINT OF CONNECTION. CONTRACTOR SHALL NOTIFY OWNER OR LANDSCAPE ARCHITECT OF ANY DISCREPANCIES. (VERIFY IN FIELD.
6. IRRIGATION PLANS AS DRAWN SHALL BE CONSIDERED DIAGRAMMATIC. ALL PIPE, VALVES, ETC. SHOWN WITHIN PAVED AREAS ARE FOR DESIGN CLARIFICATION ONLY AND SHALL BE INSTALLED IN PLANTING AREAS WHEREVER POSSIBLE.
7. ADJUST ALL HEADS FOR MINIMUM OVER SPRAY ON NON-PLANTED AREAS AND FOR COMPLETED COVERAGE. THIS SHALL INCLUDE SELECTING THE BEST DEGREE OF ARC TO FIT THE EXISTING CONDITIONS. ADJUST FOR PLANT REQUIREMENTS.
8. FINAL LOCATION OF CONTROLLER SHALL BE APPROVED BY THE OWNER. POWER SOURCE BY OTHERS.
9. INSTALL ALL HEADS WITH TRIPLE SWING JOINTS.
10. INSTALL ALL DRIP IRRIGATION PER MANUFACTURER'S DETAILS.
11. P.O.C. INFORMATION - CONTRACTOR SHALL TIE INTO DOMESTIC WATER LINE FOR IRRIGATION WATER SUPPLY.

(E) MAIN LINE @ POC. 2"
MAXIMUM DEMAND 2023 GPM (THIS SHEET)
STATIC PRESSURE 60 PSI (EXISTING)
DESIGN PRESSURE 40 PSI
VERIFY EXISTING PRESSURE REGULATOR AS REQUIRED

12. BACK FLOW DEVICE SHGALL BE LOCATED IN SHRUB AREA AND SCREENED WITH SHRUBS AS SHOWN IN PLAN.
13. IRRIGATION SYSTEM REQUIRED TO HAVE PRESSURE REGULATORS AND SHUT-OFF VALVE.
14. INSTALL ONLY HIGH EFFICIENCY SPRINKLERS.
15. INSTALL COMPONENTS TO WELO REQUIREMENTS.

REGOMEND IRRIGATION AUDITOR:

ANDREW BOLT
E: ABOLT@ARCHITECTURALSOLUTIONS.US.COM
T:(209)404-1746



I HAVE COMPLIED WITH THE CRITERIA OF THE WATER CONSERVATION IN LANDSCAPING ORDINANCE AND APPLIED THEM FOR THE EFFICIENT USE OF WATER IN THE LANDSCAPE AND IRRIGATION DESIGN PLAN.

10-17-2025
KEITH WILLIG DATE
LANDSCAPE ARCHITECT
LIC.#3851

"A LANDSCAPE IRRIGATION AUDIT IS REQUIRED. THIS AUDIT MUST BE COMPLETED BY A CERTIFIED LANDSCAPE IRRIGATION AUDITOR, NOT THE DESIGNER OR INSTALLER. THE AUDIT MUST BE SUBMITTED TO THE BUILDING DEPARTMENT, WITH A CERTIFICATE OF COMPLETION (APPENDIX C) AS REQUIRED BY THE DEPARTMENT OF WATER RESOURCES, PRIOR TO SCHEDULING A FINAL INSPECTION OF THE WATER EFFICIENT LANDSCAPE PERMIT."

10-17-2025
KEITH WILLIG DATE
LANDSCAPE ARCHITECT
LIC.#3851

VALVE LEGEND:

STATION NUMBER
GPM DEMAND MAX
VALVE SIZE

IRRIGATION LEGEND:

SYMBOL	MFG	DESCRIPTION
360°		
270°	HUNTER OR APPROVED EQUAL	PGJ-04 ADJUSTABLE ARC 40°-360° WITH PRS40 PRO SPRAY BODY NOZZLES: 10 RED - 19' RAD. @.51 IN/HR
180°		
90°		
	MATCH (E) SPECIFICATION	(E) IRRIGATION CONTROL VALVE, REPLACE AS NEEDED V.I.F.
	HUNTER	PCZ-40 FLOW CONTROL VALVE W/ HFR-100-75 AND 40 PSI REGULATOR, MATCH (E) SIZE
	HUNTER	ICV-G-40-FS-AS-ADJ VALVE AND 40 PSI REGULATOR, MATCH (E) SIZE
	NETAFIM (TREE RINGS)	NETAFIM TECHLINE TLCV4-1810 RINGS FOR TREE IRRIGATION, RINGS SPACES @12" FROM TRUNK AND BETWEEN EACH LINE. TREES UP TO 48" BOX - 3 RINGS 72" BOX TREES AND FRUIT TREES - 4 RINGS.
	NETAFIM (SHRUBS)	NETAFIM TECHLINE TLCV4-1810 GRID FOR SHRUBS IRRIGATION.
DS		DRIPLINE SPACING: @12" FOR DENSE PLANTINGS @18" FOR SPACED PLANTINGS
C		(E) CONTROLLER, ADD STATION MODULE, V.I.F.
		SCH. 40 PVC LATERAL LINE (SIZE PER PLAN) INSTALL @ 12" BELOW FINISH GRADE
		SCH. 40PVC MAIN LINE INSTALL @ MIN. OF 18" BELOW FINISH GRADE
		4" IRRIGATION SLEEVE (PIPES UNDER ALL PAVEMENT, TYPICAL) UTILIZE EXISTING SLEEVE WHERE ABLE. VERIFY LOCATIONS IN THE FIELD
WM		(E) WATER METER V.I.F
		IRRIGATION ZONES / HYDROZONES
HB	CHAMPION	1-401 CHAMP INVERTED HOSE BIBB ON 4" POST. INSTALL PER MANUFACTURER

DRIP LINE GUIDELINES:

MFG: NETAFIM - TECHLINE
MODEL: TLCV4-1810
DRIPPER FLOW RATE: 0.42 GPH
DRIPPER SPACING: 18"
APPLICATION RATE: 0.30 IN/HOUR
COIL LENGTH: 1,000'

NOTES:
1. ADD DRIP INDICATORS AT THE END OF EVERY IRRIGATION SYSTEM/ZONE.
2. ADD FLUSH VALVES AT THE BEGINNING AND END OF EVERY IRRIGATION SYSTEM/ZONE.
3. CONTRACTOR TO CHECK AND CONNECT (E) IRRIGATION TO (N) IRRIGATION. ANY EXISTING IRRIGATION EQUIPMENT REPLACEMENT SHALL RECEIVE CLIENT APPROVAL PRIOR TO PURCHASING.
4. CALCULATIONS ARE BASED ON 1" VALVE SIZE MIN. VERIFY FINAL SIZE IN THE FIELD

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CHURCH PLAZA, PRESCHOOL ADDITION & WALKWAY TO UPPER FIELD

SAINT SIMON PARISH

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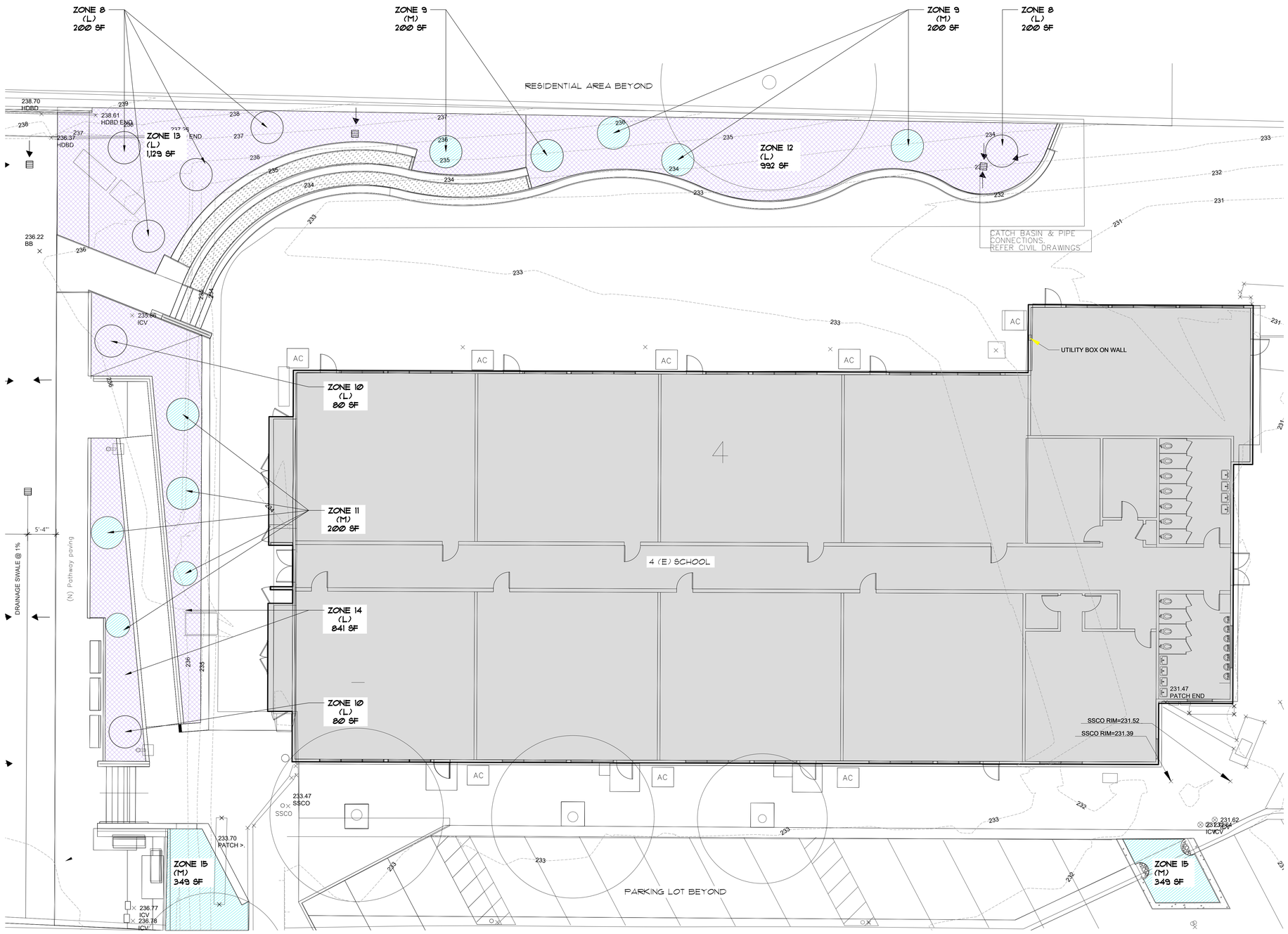
PLAZA-
IRRIGATION PLAN

Scale: Scale:1/8"=1'-0" at 30" x 42"

Sheet No. **IR-1.1**
4 OF **10** SHEETS

File: SS_CD_PERMIT_Landscape_Issue A.vwx

Page size: 24x36
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NORTH

SCALE: 1/8"= 1'-0"

TOTAL WELO CALCULATION:

WATER EFFICIENT LANDSCAPE WORKSHEET

This worksheet is filled out by the project applicant and it is a required element of the Landscape Documentation Package.

Reference Evapotranspiration (ETo) 43.0

Hydrozone # /Planting Description*	Plant Factor (PF)	Irrigation Method*	Irrigation Efficiency (IE)*	ETAF (PF/IE)	Landscape Area (sq. ft.)	ETAF x Area	Estimated Total Water Use (ETWU)**
Regular Landscape Areas							
Zone 1/ Tree, Low Water	0.20	DRIP	0.81	0.25	120	30	800
Zone 2/ Tree, Medium Water	0.40	DRIP	0.81	0.50	400	200	5,332
Zone 3/ Tree, Low Water	0.20	DRIP	0.81	0.25	120	30	800
Zone 4/ Shrub, Low Water	0.20	DRIP	0.81	0.25	828	207	5,519
Zone 5/ Shrub, Low Water	0.20	DRIP	0.81	0.25	328	82	2,186
Zone 6 / Lawn, High Water	1.00	SPRAY	0.81	1.24	2,411	2990	79,713
Zone 7 / Shrub, Low Water	0.20	DRIP	0.81	0.25	578	145	3,866
Zone 8/ Tree, Low Water	0.20	DRIP	0.81	0.25	200	50	1,333
Zone 9/ Tree, Medium Water	0.40	DRIP	0.81	0.50	200	100	2,666
Zone 10/ Tree, Low Water	0.20	DRIP	0.81	0.25	80	20	533
Zone 11/ Tree, Medium Water	0.40	DRIP	0.81	0.50	200	100	2,666
Zone 12 / Shrub, Low Water	0.20	DRIP	0.81	0.25	932	248	6,612
Zone 13 / Shrub, Low Water	0.20	DRIP	0.81	0.25	1129	283	7,545
Zone 14 / Shrub, Low Water	0.20	DRIP	0.81	0.25	841	211	5,625
Zone 15/ Shrub, Medium Water	0.40	DRIP	0.81	0.50	349	175	4,666
Zone 16/ Tree, Low Water	0.20	DRIP	0.81	0.25	200	50	1,333
Zone 17/ Tree, Low Water	0.20	DRIP	0.81	0.25	160	40	1,066
Zone 18 / Shrub, Low Water	0.20	DRIP	0.81	0.25	140	35	933
Zone 19 / Shrub, Medium Water	0.40	DRIP	0.81	0.50	266	133	3,546
Zone 20 / Shrub, Low Water	0.20	DRIP	0.81	0.25	316	79	2,106
Zone 21 / Shrub, Low Water	0.20	DRIP	0.81	0.25	195	49	1,306
Zone 22 / Shrub, Low Water	0.20	DRIP	0.81	0.25	769	193	5,125
				TOTALS	10,822 (A)	5,490 (B)	145,297
Special Landscape Areas							
Zone 17 Vegetable beds				1.00	0	0	0
						0	0
						0	0
				TOTALS	0 (C)	0 (D)	0
						ETWU Total	145,297
						Maximum Allowed Water Allowance (MAWA)*	158,683

*Hydrozone#/Planting Description — E.g. 1 /Front lawn; 2 /Low water use plantings; 3 /medium water use planting

*Irrigation Method — overhead spray or drip

*Irrigation Efficiency — 0.75 for spray head; 0.81 for drip

**ETWU (Annual Gallons Required) = Eto x 0.62 x ETAF x Area — where 0.62 is a conversion factor that converts acre-inches per acre per year to gallons per square foot per year.

*MAWA (Annual Gallons Allowed) = (Eto) (0.62) ((ETAF x LA) + ((1-ETAF) x SLA)) — where 0.62 is a conversion factor that converts acre-inches per square foot per year, LA is the total landscape area in square feet, SLA is the total special landscape area in square feet, and ETAF is .55 for residential areas and 0.45 for nonresidential areas.

ETAF Calculations

Regular Landscape Areas	
Total ETAF x Area	(B)
Total Area	(A)
Average ETAF	**B ÷ A**

Regular Landscape Areas	
Total ETAF x Area	5,490
Total Area	10,822
Average ETAF	**0.51**

Average ETAF for Regular Landscape Areas must be 0.55 or below for residential areas, and 0.45 or below for non-residential areas.

All Landscape Areas	
Total ETAF x Area	(B + D)
Total Area	(A + C)
Sitewide ETAF	**(B+D) ÷ (A+C)**

All Landscape Areas	
Total ETAF x Area	5,490
Total Area	10,822
Sitewide ETAF	**0.51**

***SEE FULL SITE LAYOUT FOR ENLARGEMENT LOCATIONS

HYDROZONE LEGEND:

ZONE 1: 120 SF (L) TREES
ZONE 2: 400 SF (M) TREES
ZONE 3: 120 SF (L) TREES
ZONE 4: 828 SF (L)
ZONE 5: 328 SF (L)
ZONE 6: 2,411 SF (H) LAWN
ZONE 7: 578 SF (L)

THIS SHEET

ZONE 8: 200 SF (L) TREES
ZONE 9: 200 SF (M) TREES
ZONE 10: 80 SF (L) TREES
ZONE 11: 200 SF (M) TREES
ZONE 12: 932 SF (L)
ZONE 13: 1,129 SF (L)
ZONE 14: 841 SF (L)
ZONE 15: 349 SF (M)
ZONE 16: 200 SF (L) TREES
ZONE 17: 160 SF (L) TREES
ZONE 18: 140 SF (L)
ZONE 19: 266 SF (M)
ZONE 20: 316 SF (L)
ZONE 21: 195 SF (L)
ZONE 22: 769 SF (L)

NEW LANDSCAPE WITHOUT LAWN: 8,411 SF

NEW LAWN: 2,411 SF

TOTAL LANDSCAPE: 10,822 SF

SYMBOL	DESCRIPTION
	HIGH WATER USAGE ZONE (H)
	MEDIUM WATER USAGE ZONE (M)
	LOW WATER USAGE ZONE (L)
	SPECIAL LANDSCAPE AREA (SLA)
	LAWN ZONE (H)

Landscaping improvements in the northwest corner of the site are not in the project scope, and are permitted under BLD2025-00587.

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WALKWAY-
HYDROZONE PLAN

Scale: Scale:1/8"=1'-0" at 30" x 42"

Sheet No. **IR-2.0**
5 OF **10** SHEETS

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10. INSTALL ALL DRIP IRRIGATION PER MANUFACTURER'S DETAILS.
11. P.O.C. INFORMATION - CONTRACTOR SHALL TIE INTO DOMESTIC WATER LINE FOR IRRIGATION WATER SUPPLY.

(E) MAIN LINE @ POC. 2"
MAXIMUM DEMAND 5.91 GPM (THIS SHEET)
STATIC PRESSURE 60 PSI (EXISTING)
DESIGN PRESSURE 40 PSI
VERIFY EXISTING PRESSURE REGULATOR AS REQUIRED

12. BACK FLOW DEVICE SHGALL BE LOCATED IN SHRUB AREA AND SCREENED WITH SHRUBS AS SHOWN IN PLAN.
13. IRRIGATION SYSTEM REQUIRED TO HAVE PRESSURE REGULATORS AND SHUT-OFF VALVE.
14. INSTALL ONLY HIGH EFFICIENCY SPRINKLERS.
15. INSTALL COMPONENTS TO WELO REQUIREMENTS.

REGOMEND IRRIGATION AUDITOR:

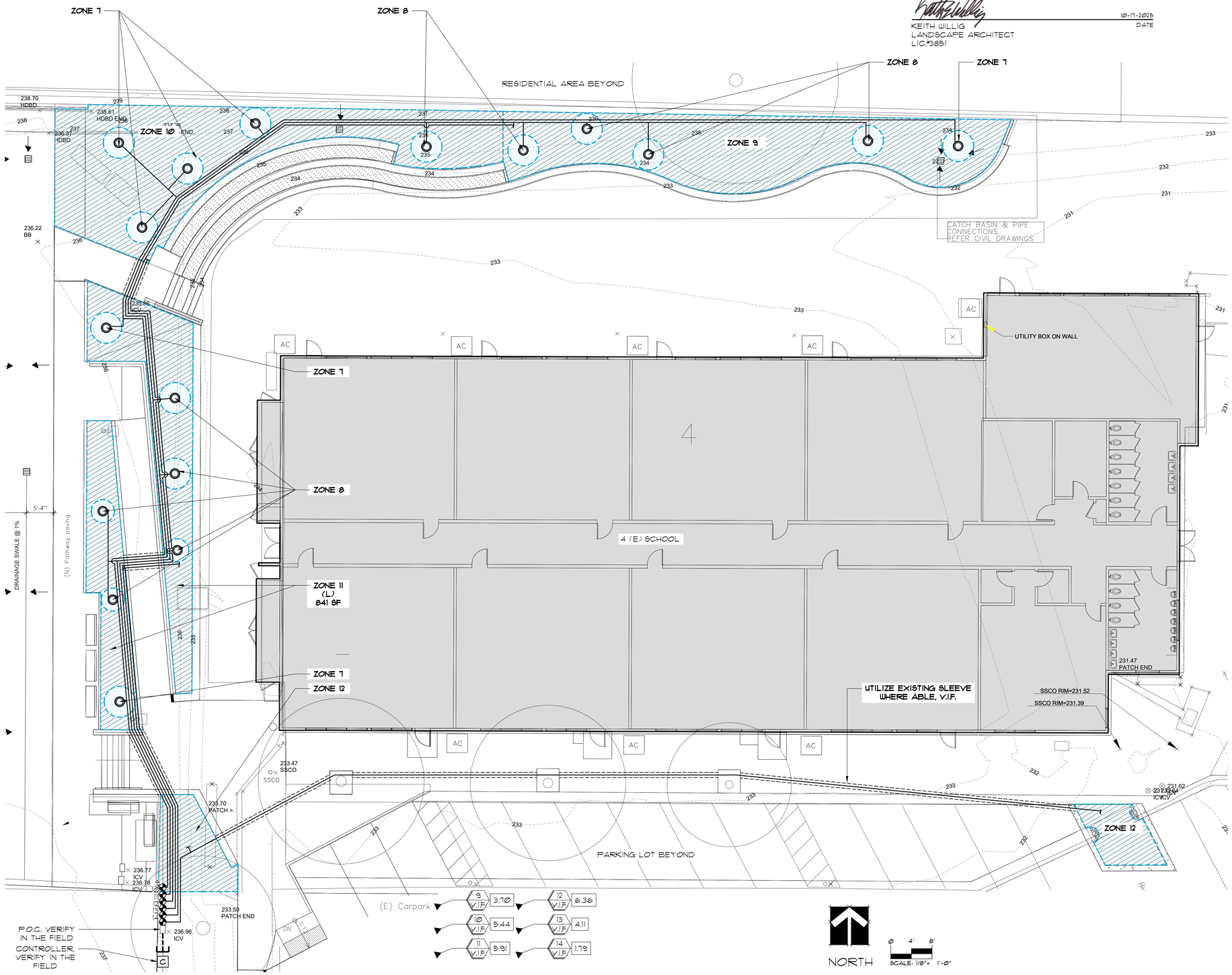
ANDREW BOLT
E: ABOLT@ARCHITECTURALSOLUTIONS.US.COM
T:(209)404-1746

I HAVE COMPLIED WITH THE CRITERIA OF THE WATER CONSERVATION IN LANDSCAPING ORDINANCE AND APPLIED THEM FOR THE EFFICIENT USE OF WATER IN THE LANDSCAPE AND IRRIGATION DESIGN PLAN.

10-17-2025
KEITH WILLIG DATE
LANDSCAPE ARCHITECT
LIC.#3851

"A LANDSCAPE IRRIGATION AUDIT IS REQUIRED. THIS AUDIT MUST BE COMPLETED BY A CERTIFIED LANDSCAPE IRRIGATION AUDITOR, NOT THE DESIGNER OR INSTALLER. THE AUDIT MUST BE SUBMITTED TO THE BUILDING DEPARTMENT, WITH A CERTIFICATE OF COMPLETION (APPENDIX C) AS REQUIRED BY THE DEPARTMENT OF WATER RESOURCES, PRIOR TO SCHEDULING A FINAL INSPECTION OF THE WATER EFFICIENT LANDSCAPE PERMIT."

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VALVE LEGEND:

STATION NUMBER
GPM DEMAND MAX
VALVE SIZE

IRRIGATION LEGEND:

SYMBOL	MFG	DESCRIPTION
360°		
270°	HUNTER OR APPROVED EQUAL	PGJ-04 ADJUSTABLE ARC 40°-360° WITH PRS40 PRO SPRAY BODY NOZZLES: 10 RED - 19' RAD. Ø.51 IN/HR
180°		
90°		
	MATCH (E) SPECIFICATION	(E) IRRIGATION CONTROL VALVE, REPLACE AS NEEDED V.I.F.
	HUNTER	PCZ-40 FLOW CONTROL VALVE W/ HFR-100-75 AND 40 PSI REGULATOR, MATCH (E) SIZE
	HUNTER	ICV-G-40-FS-AS-ADJ VALVE AND 40 PSI REGULATOR, MATCH (E) SIZE
	NETAFIM (TREE RINGS)	NETAFIM TECHLINE TLCV4-1810 RINGS FOR TREE IRRIGATION. RINGS SPACES @12" FROM TRUNK AND BETWEEN EACH LINE. TREES UP TO 48" BOX - 3 RINGS 72" BOX < TREES AND FRUIT TREES - 4 RINGS.
	NETAFIM (SHRUBS)	NETAFIM TECHLINE TLCV4-1810 GRID FOR SHRUBS IRRIGATION.
DS		DRIPLINE SPACING: @12" FOR DENSE PLANTINGS @18" FOR SPACED PLANTINGS
C		(E) CONTROLLER, ADD STATION MODULE, V.I.F.
		SCH. 40 PVC LATERAL LINE (SIZE PER PLAN) INSTALL @ 12" BELOW FINISH GRADE
		SCH. 40PVC MAIN LINE INSTALL @ MIN. OF 18" BELOW FINISH GRADE
		4" IRRIGATION SLEEVE (PIPES UNDER ALL PAVEMENT, TYPICAL) UTILIZE EXISTING SLEEVE WHERE ABLE. VERIFY LOCATIONS IN THE FIELD
WM		(E) WATER METER V.I.F
		IRRIGATION ZONES / HYDROZONES
HB	CHAMPION	1-401 CHAMP INVERTED HOSE BIBB ON 4" POST. INSTALL PER MANUFACTURER

DRIP LINE GUIDELINES:

MFG: NETAFIM - TECHLINE
MODEL: TLCV4-1810
DRIPPER FLOW RATE: Ø.42 GPH
DRIPPER SPACING: 18"
APPLICATION RATE: Ø.30 IN/HOUR
COIL LENGTH: 1000'

NOTES:
1. ADD DRIP INDICATORS AT THE END OF EVERY IRRIGATION SYSTEM/ZONE.
2. ADD FLUSH VALVES AT THE BEGINNING AND END OF EVERY IRRIGATION SYSTEM/ZONE.
3. CONTRACTOR TO CHECK AND CONNECT (E) IRRIGATION TO (N) IRRIGATION. ANY EXISTING IRRIGATION EQUIPMENT REPLACEMENT SHALL RECEIVE CLIENT APPROVAL PRIOR TO PURCHASING.
4. CALCULATIONS ARE BASED ON 1" VALVE SIZE MIN. VERIFY FINAL SIZE IN THE FIELD

Landscaping improvements in the northwest corner of the site are not in the project scope, and are permitted under BLD2025-00587.

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1860 Grant Road
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899 Santa Cruz Ave. Suite 206,
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License #3851

CHURCH PLAZA, PRESCHOOL ADDITION & WALKWAY TO UPPER FIELD

SAINT SIMON PARISH

1860 GRANT ROAD, LOS ALTOS, CALIFORNIA 94024

APN: 318-04-011

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date: 10/14/2025
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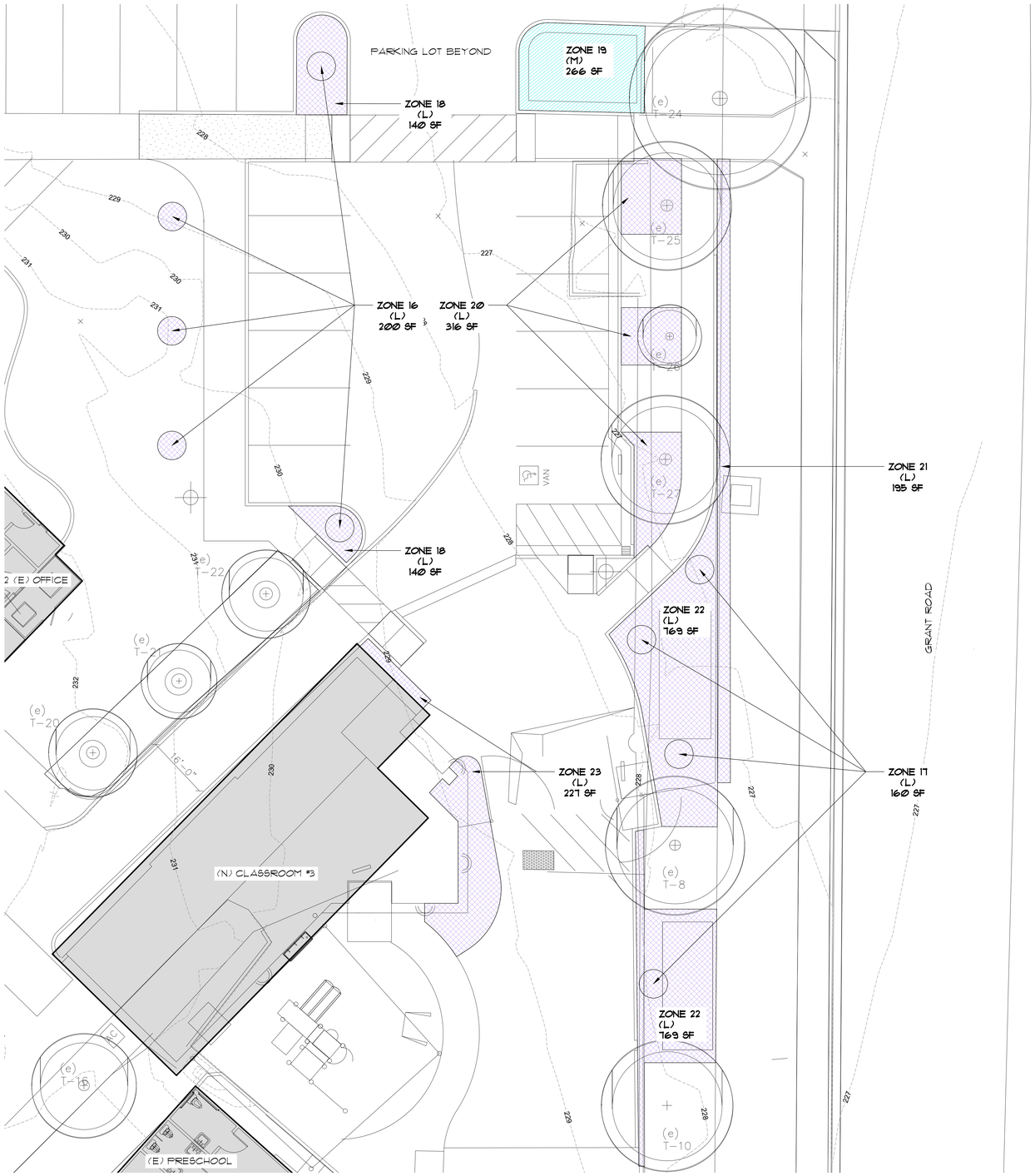
LICENSED LANDSCAPE ARCHITECT
KEITH E. WILLIG
Lic. No. 3851
07-31-2026
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WALKWAY-
IRRIGATION PLAN

Scale: Scale:1/8"=1'-0" at 30" x 42"

Sheet No. IR-2.1
6 OF 10 SHEETS

File: SS_CD_PERMIT_Landscape_Issue A.vwx



NORTH

SCALE: 1/8"= 1'-Ø"

TOTAL WELO CALCULATION:

WATER EFFICIENT LANDSCAPE WORKSHEET

This worksheet is filled out by the project applicant and it is a required element of the Landscape Documentation Package.

Reference Evapotranspiration (ETo) 43.0

Hydrozone # /Planting Description*	Plant Factor (PF)	Irrigation Method*	Irrigation Efficiency (IE)*	ETAF (PF/IE)	Landscape Area (sq. ft.)	ETAF x Area	Estimated Total Water Use (ETWU)**
Regular Landscape Areas							
Zone 1/ Tree, Low Water	0.20	DRIP	0.81	0.25	120	30	800
Zone 2/ Tree, Medium Water	0.40	DRIP	0.81	0.50	400	200	5,332
Zone 3/ Tree, Low Water	0.20	DRIP	0.81	0.25	120	30	800
Zone 4/ Shrub, Low Water	0.20	DRIP	0.81	0.25	828	207	5,519
Zone 5/ Shrub, Low Water	0.20	DRIP	0.81	0.25	328	82	2,186
Zone 6 / Lawn, High Water	1.00	SPRAY	0.81	1.24	2,411	2990	79,713
Zone 7 / Shrub, Low Water	0.20	DRIP	0.81	0.25	578	145	3,866
Zone 8/ Tree, Low Water	0.20	DRIP	0.81	0.25	200	50	1,333
Zone 9/ Tree, Medium Water	0.40	DRIP	0.81	0.50	200	100	2,666
Zone 10/ Tree, Low Water	0.20	DRIP	0.81	0.25	80	20	533
Zone 11/ Tree, Medium Water	0.40	DRIP	0.81	0.50	200	100	2,666
Zone 12 / Shrub, Low Water	0.20	DRIP	0.81	0.25	992	248	6,612
Zone 13 / Shrub, Low Water	0.20	DRIP	0.81	0.25	1129	283	7,545
Zone 14 / Shrub, Low Water	0.20	DRIP	0.81	0.25	841	211	5,625
Zone 15/ Shrub, Medium Water	0.40	DRIP	0.81	0.50	349	175	4,666
Zone 16/ Tree, Low Water	0.20	DRIP	0.81	0.25	200	50	1,333
Zone 17/ Tree, Low Water	0.20	DRIP	0.81	0.25	160	40	1,066
Zone 18 / Shrub, Low Water	0.20	DRIP	0.81	0.25	140	35	933
Zone 19 / Shrub, Medium Water	0.40	DRIP	0.81	0.50	266	133	3,546
Zone 20 / Shrub, Low Water	0.20	DRIP	0.81	0.25	316	79	2,106
Zone 21 / Shrub, Low Water	0.20	DRIP	0.81	0.25	195	49	1,306
Zone 22 / Shrub, Low Water	0.20	DRIP	0.81	0.25	769	193	5,125
				TOTALS	10,822 (A)	5,450 (B)	145,297
Special Landscape Areas							
Zone 17 Vegetable beds				1.00	0	0	0
						0	0
						0	0
				TOTALS	0 (C)	0 (D)	0
						ETWU Total	145,297
						Maximum Allowed Water Allowance (MAWA)*	158,683

*** Hydrozone#/Planting Description** — E.g. 1.) Front lawn; 2.) low water use plantings; 3.) medium water use planting

*** Irrigation Method** — overhead spray or drip

*** Irrigation Efficiency** — 0.75 for spray head; 0.81 for drip

***ETWU (Annual Gallons Required)** = Eto x 0.62 x ETAF x Area — where 0.62 is a conversion factor that converts acre-inches per acre per year to gallons per square foot per year.

*** MAWA (Annual Gallons Allowed)** = (Eto) (0.62) ((ETAF x LA) + ((1-ETAF) x SLA)) — where 0.62 is a conversion factor that converts acre-inches per square foot per year, LA is the total landscape area in square feet, SLA is the total special landscape area in square feet, and ETAF is .55 for residential areas and 0.45 for nonresidential areas.

ETAF Calculations

Regular Landscape Areas	
Total ETAF x Area	(B)
Total Area	(A)
Average ETAF	**B ÷ A**

All Landscape Areas	
Total ETAF x Area	(B + D)
Total Area	(A + C)
Sitewide ETAF	**(B+D) ÷ (A+C)**

Regular Landscape Areas	
Total ETAF x Area	5,450
Total Area	10,822
Average ETAF	**0.51**

All Landscape Areas	
Total ETAF x Area	5,450
Total Area	10,822
Sitewide ETAF	**0.51**

Average ETAF for Regular Landscape Areas must be 0.55 or below for residential areas, and 0.45 or below for non-residential areas.

***SEE FULL SITE LAYOUT FOR ENLARGEMENT LOCATIONS

HYDROZONE LEGEND:

ZONE 1: 120 SF (L) TREES
ZONE 2: 400 SF (M) TREES
ZONE 3: 120 SF (L) TREES
ZONE 4: 828 SF (L)
ZONE 5: 328 SF (L)
ZONE 6: 2,411 SF (H) LAWN
ZONE 7: 578 SF (L)
ZONE 8: 200 SF (L) TREES
ZONE 9: 200 SF (M) TREES
ZONE 10: 80 SF (L) TREES
ZONE 11: 200 SF (M) TREES
ZONE 12: 992 SF (L)
ZONE 13: 1,129 SF (L)
ZONE 14: 841 SF (L)
ZONE 15: 349 SF (M)
ZONE 16: 200 SF (L) TREES
ZONE 17: 160 SF (L) TREES
ZONE 18: 140 SF (L)
ZONE 19: 266 SF (M)
ZONE 20: 316 SF (L)
ZONE 21: 195 SF (L)
ZONE 22: 769 SF (L)

THIS SHEET

NEW LANDSCAPE WITHOUT LAWN: 8,411 SF

NEW LAWN: 2,411 SF

TOTAL LANDSCAPE: 10,822 SF

SYMBOL DESCRIPTION

- HIGH WATER USAGE ZONE (H)
- MEDIUM WATER USAGE ZONE (M)
- LOW WATER USAGE ZONE (L)
- SPECIAL LANDSCAPE AREA (SLA)
- LAWN ZONE (H)

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CHURCH PLAZA, PRESCHOOL ADDITION &
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LICENSED LANDSCAPE ARCHITECT
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PRESCHOOL-
HYDROZONE PLAN

Scale: Scale:1/8"=1'-0" at 30" x 42"

Sheet No. **IR-3.0**
7 OF 10 SHEETS

File: SS_CD_PERMIT_Landscape_Issue A.vwx

Page 7 of 10 Job #: 2025_SSPS

IRRIGATION NOTES:

1. INSTALL ALL IRRIGATION COMPONENT ACCORDING TO LOCAL CODES & ORDINANCES.
2. THE CONTRACTOR SHALL OBTAIN, COORDINATE AND PAY FOR ANY AND ALL PERMITS AND INSPECTIONS AS REQUIRED.
3. THE CONTRACTOR SHALL BE RESPONSIBLE AND LIABLE FOR ANY ENCROACHMENT INTO ADJACENT PROPERTY, R.O.W.'S, EASEMENTS, SETBACKS OR ANY OTHER LEGAL PROPERTY RESTRICTIONS EITHER MARKED OR UNMARKED.
4. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO FAMILIARIZE HIMSELF WITH ALL UNDERGROUND UTILITIES. CONTRACTOR SHALL REPAIR/REPLACE AT NO ADDITIONAL COST TO THE OWNER, ANY DAMAGE TO UNDERGROUND UTILITIES THAT MAY OCCUR.
5. THE CONTRACTOR SHALL VERIFY THE STATIC PRESSURE, METER SIZE, SIZE OF SERVICE METER, AT EACH POINT OF CONNECTION. CONTRACTOR SHALL NOTIFY OWNER OR LANDSCAPE ARCHITECT OF ANY DISCREPANCIES. (VERIFY IN FIELD.
6. IRRIGATION PLANS AS DRAWN SHALL BE CONSIDERED DIAGRAMMATIC. ALL PIPE, VALVES, ETC. SHOWN WITHIN PAVED AREAS ARE FOR DESIGN CLARIFICATION ONLY AND SHALL BE INSTALLED IN PLANTING AREAS WHEREVER POSSIBLE.
7. ADJUST ALL HEADS FOR MINIMUM OVER SPRAY ON NON-PLANTED AREAS AND FOR COMPLETED COVERAGE. THIS SHALL INCLUDE SELECTING THE BEST DEGREE OF ARC TO FIT THE EXISTING CONDITIONS. ADJUST FOR PLANT REQUIREMENTS.
8. FINAL LOCATION OF CONTROLLER SHALL BE APPROVED BY THE OWNER. POWER SOURCE BY OTHERS.
9. INSTALL ALL HEADS WITH TRIPLE SWING JOINTS.
10. INSTALL ALL DRIP IRRIGATION PER MANUFACTURER'S DETAILS.
11. P.O.C. INFORMATION - CONTRACTOR SHALL TIE INTO DOMESTIC WATER LINE FOR IRRIGATION WATER SUPPLY.

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MAXIMUM DEMAND 5.44 GPM (THIS SHEET)
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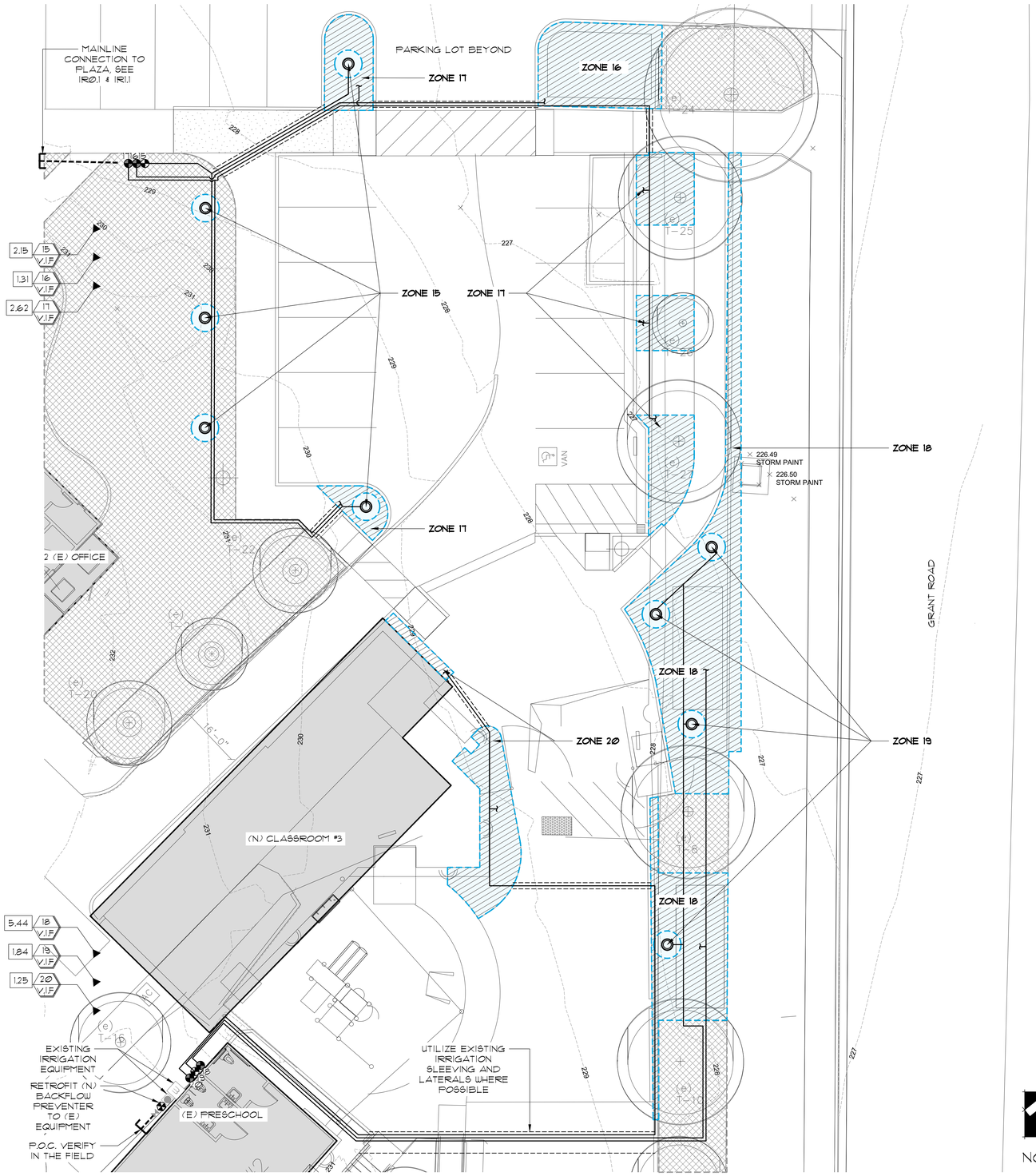
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NORTH

SCALE: 1/8"= 1'-0"

VALVE LEGEND:

STATION NUMBER
GPM DEMAND MAX
VALVE SIZE

IRRIGATION LEGEND:

SYMBOL	MFG	DESCRIPTION
360°		
270°	HUNTER OR APPROVED EQUAL	PGJ-04 ADJUSTABLE ARC 40°-360° WITH PRS40 PRO SPRAY BODY NOZZLES: 10 RED - 19' RAD. @.51 IN/HR
180°		
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	MATCH (E) SPECIFICATION	(E) IRRIGATION CONTROL VALVE, REPLACE AS NEEDED V.I.F.
	HUNTER	PCZ-40 FLOW CONTROL VALVE W/ HFR-100-75 AND 40 PSI REGULATOR, MATCH (E) SIZE
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	NETAFIM (SHRUBS)	NETAFIM TECHLINE TLCV4-1810 GRID FOR SHRUBS IRRIGATION.
		EXISTING IRRIGATION AREAS, CAP AND CUT TO FIT NEW DESIGN AND RETROFIT TO NEW OR EXISTING VALVES WHERE NECESSARY, V.I.F. PRIOR TO COMMENCEMENT OF WORK.
DS		DRIPLINE SPACING: @12" FOR DENSE PLANTINGS @18" FOR SPACED PLANTINGS
C		(E) CONTROLLER, ADD STATION MODULE, V.I.F.
		SCH. 40 PVC LATERAL LINE (SIZE PER PLAN) INSTALL @ 12" BELOW FINISH GRADE
		SCH. 40PVC MAIN LINE INSTALL @ MIN. OF 18" BELOW FINISH GRADE
		4" IRRIGATION SLEEVE (PIPES UNDER ALL PAVEMENT, TYPICAL) UTILIZE EXISTING SLEEVE WHERE ABLE. VERIFY LOCATIONS IN THE FIELD
WM		(E) WATER METER V.I.F
		IRRIGATION ZONES / HYDROZONES
HB	CHAMPION	I-401 CHAMP INVERTED HOSE BIBB ON 4" POST. INSTALL PER MANUFACTURER
	FEBCO	825Y-A REDUCE PRESSURE BACKFLOW PREVENTER-MATCH (E) SIZE, VERIFY IN THE FIELD ADD FREEZE BLANKET, INSTALL PER MANUFACTURER
M		(E) FLOW SENSOR METER
		(E) PRESSURE REGULATION MASTER VALVE
		(E) GATE VALVE

DRIP LINE GUIDELINES:

MFG: NETAFIM - TECHLINE
MODEL: TLCV4-1810
DRIPPER FLOW RATE: 0.42 GPH
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APPLICATION RATE: 0.30 IN/HOUR
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5. CALCULATIONS ARE BASED ON 1" VALVE SIZE MIN. VERIFY FINAL SIZE IN THE FIELD

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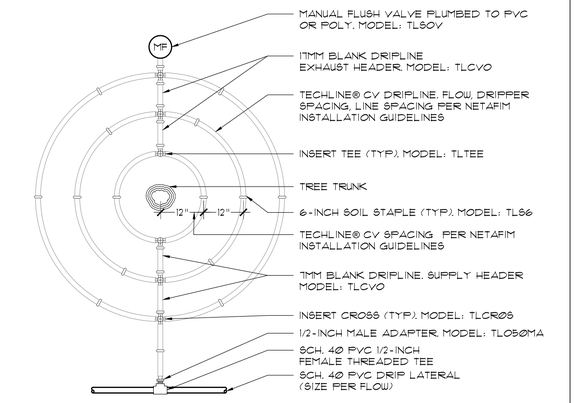
PRESCHOOL-IRRIGATION PLAN

Scale: Scale:1/8"=1'-0" at 30" x 42"

Sheet No. **IR-3.1**
8 OF **10** SHEETS

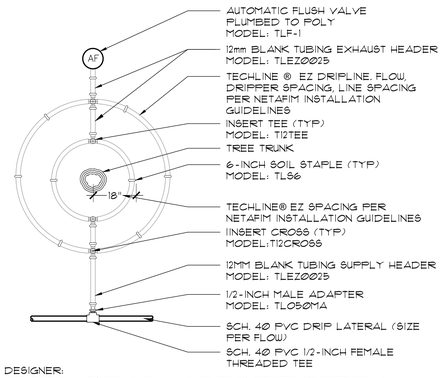
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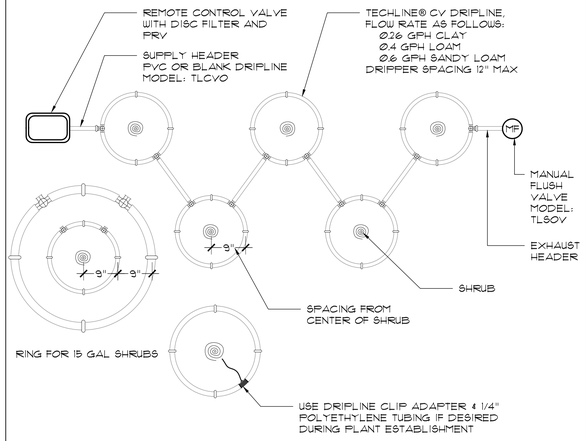
NOTES:
1. INSTALL FIRST Techline® CV LOOP 18-INCHES FROM CENTER OF TREE TRUNK. INSTALL EACH ADDITIONAL LOOP PER NETAFIM INSTALLATION GUIDELINES.
2. INSTALL Techline® CV DRIPLINE ON SURFACE TO MAXIMUM OF 6-INCHES BELOW GRADE, STAPLE IN PLACE PER MANUFACTURER'S RECOMMENDATIONS, BACKFILL AND SPREAD SURFACE TREATMENT AS DIRECTED BY OTHERS.
3. INSTALL Techline® CV IN ACCORDANCE WITH NETAFIM INSTALLATION GUIDELINES.

8 48 BOX TREE RING IRRIGATION NTS

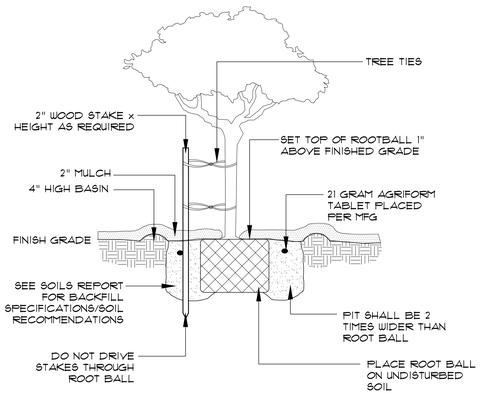


NOTES TO DESIGNER:
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2. INSTALL TECHLINE® EZ DRIPLINE ON SURFACE TO MAXIMUM OF 6-INCHES BELOW GRADE, STAPLE IN PLACE PER MANUFACTURER'S RECOMMENDATIONS, BACKFILL AND SPREAD SURFACE TREATMENT AS DIRECTED BY OTHERS.
3. INSTALL TECHLINE® EZ IN ACCORDANCE WITH NETAFIM INSTALLATION GUIDELINES.
4. FOR ON SURFACE APPLICATION.

7 24&36 BOX TREE RING IRRIGATION NTS

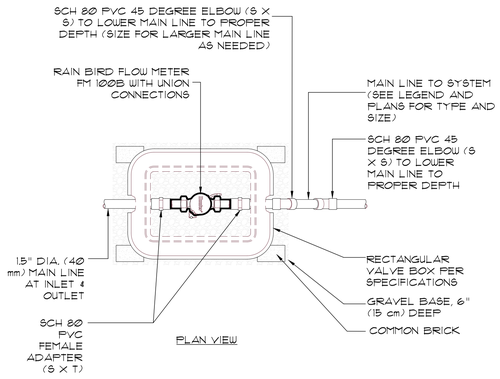


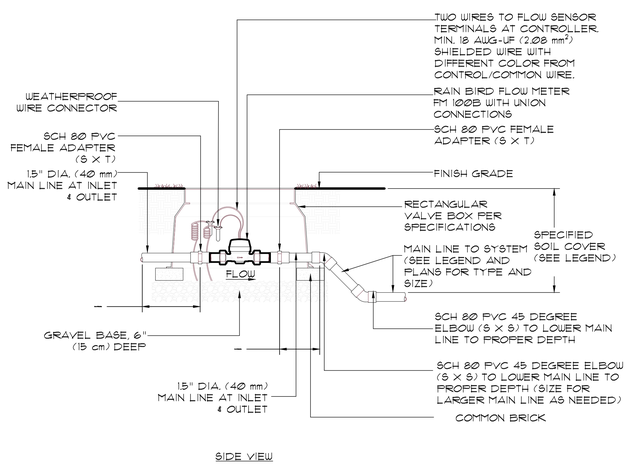
4 1, 5&15 GAL SHRUB RING IRRIGATION NTS



NOTES:
1. STAKES TO BE SET INTO UNDISTURBED SOIL.
2. TREE TIES MADE OF FLEXIBLE MATERIAL, TIED (FIGURE 8 PATTERN) JUST ABOVE POINT WHERE TREE BENDS NATURALLY WHEN HELD BY HAND. DO NOT ALLOW TREE TO RUB AGAINST STAKES
3. USE 1 STAKE FOR 15 GALLON TREE, 2 FOR 24" & 36"

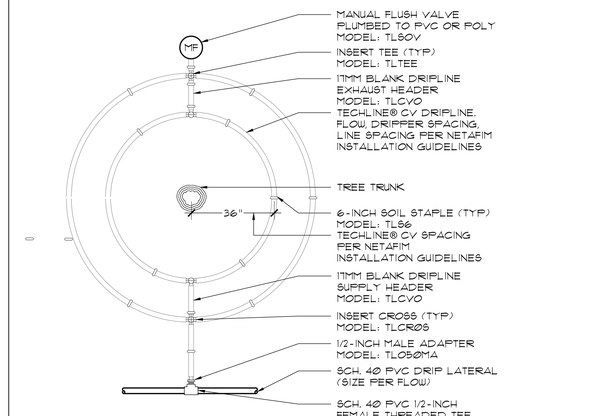
1 TYPICAL TREE PLANTING NTS





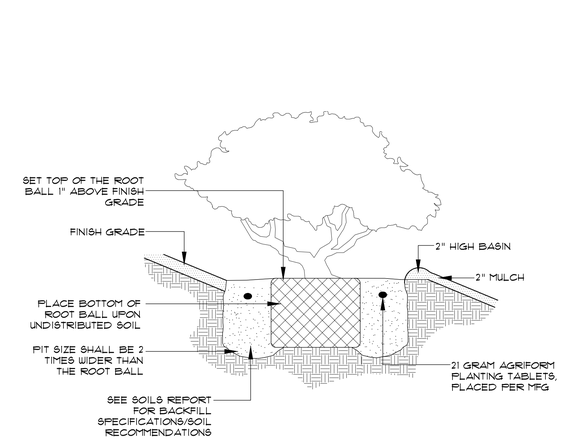
INLET PIPE ENTERING METER: LENGTH MUST BE A MIN. OF 10 X PIPE DIA.
OUTLET PIPE LEAVING METER: LENGTH MUST BE MIN. OF 5 X PIPE DIA.
INLET AND OUTLET PIPE MUST BE STRAIGHT PIPE WITH NO FITTINGS OR TURNS UNTIL AFTER THESE SPECIFIED LENGTHS. PIPE AND FITTINGS MAY BE SCH 80 PVC SOLVENT WELD, THREADED SCH 80 PVC OR BRASS, AS REQUIRED FOR PROJECT.

9 IRRIGATION FLOW METER NTS

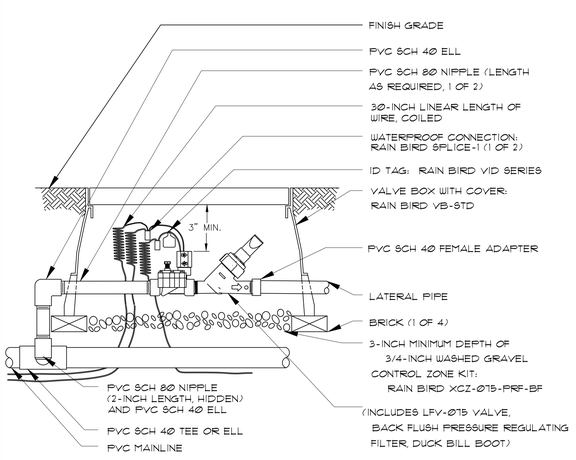


NOTES:
1. INSTALL FIRST Techline® CV LOOP 18-INCHES FROM CENTER OF TREE TRUNK. INSTALL EACH ADDITIONAL LOOP PER NETAFIM INSTALLATION GUIDELINES.
2. INSTALL Techline® CV DRIPLINE ON SURFACE TO MAXIMUM OF 6-INCHES BELOW GRADE, STAPLE IN PLACE PER MANUFACTURER'S RECOMMENDATIONS, BACKFILL AND SPREAD SURFACE TREATMENT AS DIRECTED BY OTHERS.
3. INSTALL Techline® CV IN ACCORDANCE WITH NETAFIM INSTALLATION GUIDELINES.

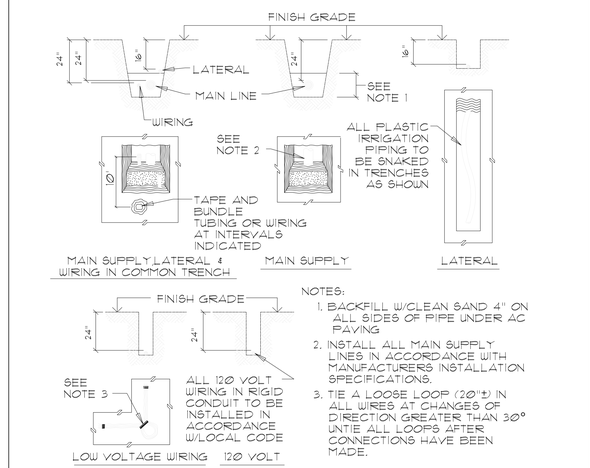
5 EXISTING TREE RING IRRIGATION NTS



2 TYPICAL SHRUB PLANTING NTS

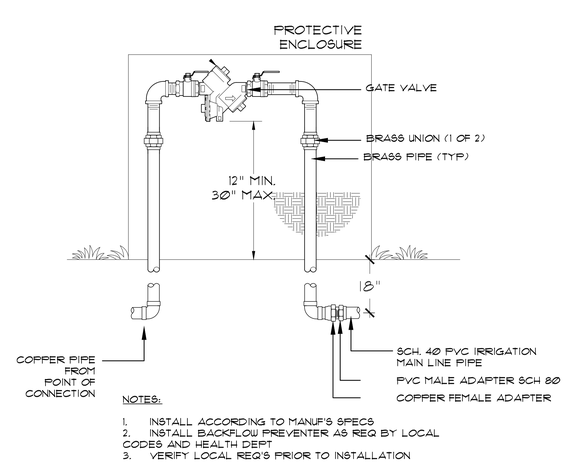


11 REMOTE CONTROL VALVE NTS



NOTES:
1. BACKFILL W/CLEAN SAND 4" ON ALL SIDES OF PIPE UNDER AC PAVING
2. INSTALL ALL MAIN SUPPLY LINES IN ACCORDANCE WITH MANUFACTURERS INSTALLATION SPECIFICATIONS.
3. TIE A LOOSE LOOP (20"±) IN ALL WIRES AT CHANGES OF DIRECTION GREATER THAN 30° UNTIE ALL LOOPS AFTER CONNECTIONS HAVE BEEN MADE.

6 TRENCH NTS



NOTES:
1. INSTALL ACCORDING TO MANUF'S SPECS
2. INSTALL BACKFLOW PREVENTER AS REQ BY LOCAL CODES AND HEALTH DEPT
3. VERIFY LOCAL REQ'S PRIOR TO INSTALLATION

3 BACKFLOW PREVENTER NTS

St Simon Parish
1860 Grant Road
Los Altos, CA 94024

Keith Willig
Landscape Architecture, Inc.
899 Santa Cruz Ave. Suite 206,
Menlo Park, CA 94025
(P) 650.326.2294
License #3851

CHURCH PLAZA, PRESCHOOL ADDITION & WALKWAY TO UPPER FIELD

SAINT SIMON PARISH

1860 GRANT ROAD, LOS ALTOS, CALIFORNIA 94024

APN: 316-04-011

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LICENSED LANDSCAPE ARCHITECT
KEITH E. WILLIG
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PLANTING AND IRRIGATION DETAILS

Scale: N.T.S. at 30" x 42"

Sheet No. IR-4.0
9 OF 10 SHEETS

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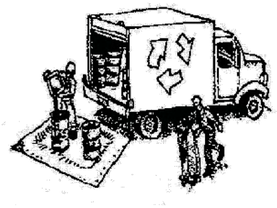
Job #: 2025_SSPS

SAN MATEO COUNTYWIDE
Water Pollution Prevention Program
Clean Water. Healthy Community.

Construction Best Management Practices (BMPs)

Construction projects are required to implement the stormwater best management practices (BMP) on this page, as they apply to your project, all year long.

Materials & Waste Management



Non-Hazardous Materials

- ❑ Berm and cover stockpiles of sand, dirt or other construction material with tarps when rain is forecast or if not actively being used within 14 days.
- ❑ Use (but don't overuse) reclaimed water for dust control.

Hazardous Materials

- ❑ Label all hazardous materials and hazardous wastes (such as pesticides, paints, thinners, solvents, fuel, oil, and antifreeze) in accordance with city, county, state and federal regulations.
- ❑ Store hazardous materials and wastes in water tight containers, store in appropriate secondary containment, and cover them at the end of every work day or during wet weather or when rain is forecast.
- ❑ Follow manufacturer's application instructions for hazardous materials and be careful not to use more than necessary. Do not apply chemicals outdoors when rain is forecast within 24 hours.
- ❑ Arrange for appropriate disposal of all hazardous wastes.

Waste Management

- ❑ Cover waste disposal containers securely with tarps at the end of every work day and during wet weather.
- ❑ Check waste disposal containers frequently for leaks and to make sure they are not overfilled. Never hose down a dumpster on the construction site.
- ❑ Clean or replace portable toilets, and inspect them frequently for leaks and spills.
- ❑ Dispose of all wastes and debris properly. Recycle materials and wastes that can be recycled (such as asphalt, concrete, aggregate base materials, wood, gyp board, pipe, etc.)
- ❑ Dispose of liquid residues from paints, thinners, solvents, glues, and cleaning fluids as hazardous waste.

Construction Entrances and Perimeter

- ❑ Establish and maintain effective perimeter controls and stabilize all construction entrances and exits to sufficiently control erosion and sediment discharges from site and tracking off site.
- ❑ Sweep or vacuum any street tracking immediately and secure sediment source to prevent further tracking. Never hose down streets to clean up tracking.

Equipment Management & Spill Control



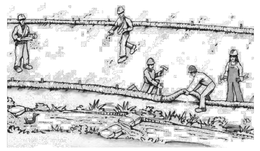
Maintenance and Parking

- ❑ Designate an area, fitted with appropriate BMPs, for vehicle and equipment parking and storage.
- ❑ Perform major maintenance, repair jobs, and vehicle and equipment washing off site.
- ❑ If refueling or vehicle maintenance must be done onsite, work in a bermed area away from storm drains and over a drip pan big enough to collect fluids. Recycle or dispose of fluids as hazardous waste.
- ❑ If vehicle or equipment cleaning must be done onsite, clean with water only in a bermed area that will not allow rinse water to run into gutters, streets, storm drains, or surface waters.
- ❑ Do not clean vehicle or equipment onsite using soaps, solvents, degreasers, steam cleaning equipment, etc.

Spill Prevention and Control

- ❑ Keep spill cleanup materials (rags, absorbents, etc.) available at the construction site at all times.
- ❑ Inspect vehicles and equipment frequently for and repair leaks promptly. Use drip pans to catch leaks until repairs are made.
- ❑ Clean up spills or leaks immediately and dispose of cleanup materials properly.
- ❑ Do not hose down surfaces where fluids have spilled. Use dry cleanup methods (absorbent materials, cat litter, and/or rags).
- ❑ Sweep up spilled dry materials immediately. Do not try to wash them away with water, or bury them.
- ❑ Clean up spills on dirt areas by digging up and properly disposing of contaminated soil.
- ❑ Report significant spills immediately. You are required by law to report all significant releases of hazardous materials, including oil. To report a spill: 1) Dial 911 or your local emergency response number, 2) Call the Governor's Office of Emergency Services Warning Center, (800) 852-7550 (24 hours).

Earthwork & Contaminated Soils



Erosion Control

- ❑ Schedule grading and excavation work for dry weather only.
- ❑ Stabilize all denuded areas, install and maintain temporary erosion controls (such as erosion control fabric or bonded fiber matrix) until vegetation is established.
- ❑ Seed or plant vegetation for erosion control on slopes or where construction is not immediately planned.

Sediment Control

- ❑ Protect storm drain inlets, gutters, ditches, and drainage courses with appropriate BMPs, such as gravel bags, fiber rolls, berms, etc.
- ❑ Prevent sediment from migrating offsite by installing and maintaining sediment controls, such as fiber rolls, silt fences, or sediment basins.
- ❑ Keep excavated soil on the site where it will not collect into the street.
- ❑ Transfer excavated materials to dump trucks on the site, not in the street.
- ❑ Contaminated Soils
- ❑ If any of the following conditions are observed, test for contamination and contact the Regional Water Quality Control Board:
  - ■ Unusual soil conditions, discoloration, or odor.
  - ■ Abandoned underground tanks.
  - ■ Abandoned wells
  - ■ Buried barrels, debris, or trash.

Paving/Asphalt Work



- ❑ Avoid paving and seal coating in wet weather, or when rain is forecast before fresh pavement will have time to cure.
- ❑ Cover storm drain inlets and manholes when applying seal coat, tack coat, slurry seal, fog seal, etc.
- ❑ Collect and recycle or appropriately dispose of excess abrasive gravel or sand. Do NOT sweep or wash it into gutters.
- ❑ Do not use water to wash down fresh asphalt concrete pavement.

Sawcutting & Asphalt/Concrete Removal

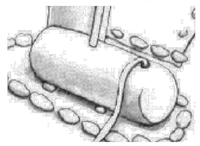
- ❑ Completely cover or barricade storm drain inlets when saw cutting. Use filter fabric, catch basin inlet filters, or gravel bags to keep slurry out of the storm drain system.
- ❑ Shovel, abosorb, or vacuum saw-cut slurry and dispose of all waste as soon as you are finished in one location or at the end of each work day (whichever is sooner!).
- ❑ If sawcut slurry enters a catch basin, clean it up immediately.

Concrete, Grout & Mortar Application



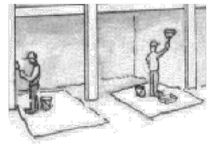
- ❑ Store concrete, grout and mortar under cover, on pallets and away from drainage areas. These materials must never reach a storm drain.
- ❑ Wash out concrete equipment/trucks offsite or in a contained area, so there is no discharge into the underlying soil or onto surrounding areas. Let concrete harden and dispose of as garbage.
- ❑ Collect the wash water from washing exposed aggregate concrete and remove it for appropriate disposal offsite.

Dewatering



- ❑ Effectively manage all run-on, all runoff within the site, and all runoff that discharges from the site. Divert run-on water from offsite away from all disturbed areas or otherwise ensure compliance.
- ❑ When dewatering, notify and obtain approval from the local municipality before discharging water to a street gutter or storm drain. Filtration or diversion through a basin, tank, or sediment trap may be required.
- ❑ In areas of known contamination, testing is required prior to reuse or discharge of groundwater. Consult with the Engineer to determine whether testing is required and how to interpret results. Contaminated groundwater must be treated or hauled off-site for proper disposal.

Painting & Paint Removal



Painting cleanup

- ❑ Never clean brushes or rinse paint containers into a street, gutter, storm drain, or surface waters.
- ❑ For water-based paints, paint out brushes to the extent possible. Rinse to the sanitary sewer once you have gained permission from the local wastewater treatment authority. Never pour paint down a drain.
- ❑ For oil-based paints, paint out brushes to the extent possible and clean with thinner or solvent in a proper container. Filter and reuse thinners and solvents. Dispose of residue and unusable thinner/solvents as hazardous waste.

Paint removal

- ❑ Chemical paint stripping residue and chips and dust from marine paints or paints containing lead or tributyltin must be disposed of as hazardous waste.
- ❑ Paint chips and dust from non-hazardous dry stripping and sand blasting may be swept up or collected in plastic drop cloths and disposed of as trash.

Landscape Materials



- ❑ Contain stockpiled landscaping materials by storing them under tarps when they are not actively being used.
- ❑ Stack erodible landscape material on pallets. Cover or store these materials when they are not actively being used or applied.
- ❑ Discontinue application of any erodible landscape material within 2 days before a forecast rain event or during wet weather.

Storm drain polluters may be liable for fines of up to $10,000 per day!

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BEST MANAGEMENT PRACTICES

Scale: N.A. at 30" x 42"

Sheet No. IR-4.1
10 OF 10 SHEETS

File: SS_CD_PERMIT_Landscape_Issue A.vwx
Page 10 of 10
Job # 2025_SSPS

john miller architects aia
579 Clyde Ave. #300
Mountain View, CA 94043

Project Description
St Simon Parish
Church Plaza Remodel & Preschool Addition

February 19, 2026

Address: 1860 Grant Road
APN: 318-04-011
CUP25-0002, D25-0006

St Simon Parish has occupied the large triangular site at the corner of Foothill Expressway and Grant Road since 1957. The facility consists of a church, multi-purpose building, K-8 school, a convent, a rectory/office, maintenance buildings and preschool. The K-8 school with library and convent are along the north property line. The church is toward the center of the property. The southwesterly property line (along Foothill Expressway) has a maintenance building, rectory, garage and preschool. Vehicle ingress/egress to the site is via two driveways on Grant Road. The northerly driveway is entrance-only and the southerly driveway is exit-only. The site is bordered to the north by single-family homes along Thurston Avenue, to the West by Grant Road, and to the Southwest by Foothill Expressway. Surrounding land uses consist of single-family residences.

At this time the parish is applying for a modification of the Conditional Use Permit (CUP) in order to remodel the Church entry plaza and enlarge the preschool.

The CUP from 1995 assumed a maximum of 580 students on the site. This application seeks to maintain that same maximum number of students on the site, with the combined number of pre-school and K-8 students being limited to 580.

Church Plaza Remodel
New landscaping and concrete seat walls will surround a large circular plaza, centered on the existing church entry. This gathering space is heavily used at school pick-up during the week, and after church services on the weekend. The goal is to provide shade and a sense of place.

A smaller patio in front of Spooncer Hall will provide additional shade. A BBQ area, adjacent to the existing commercial kitchen, will provide a permanent area of outdoor cooking when needed.

Preschool

The preschool is located on the site closest to the intersection of Foothill Expressway and Grant Road. This preschool program is a feeder to the existing K-8 school that has two classes per grade, K through 8th. Currently the preschool has two classes and a waiting list of prospective and hopeful students. The parish would like to add another preschool class to provide additional space for these future students.

The new preschool building will be a welcoming point of controlled entry to the preschool complex. The front façade has design elements in common with other buildings on the site, unifying the campus. The new building will be of permanent construction that fronts the modular buildings behind. It will face onto a small landscaped entry plaza that connects to a new preschool parking area. The play yard behind the new building will be renovated.

Staffing & students

The preschool is currently permitted for 54 students. The new classroom would have a capacity of 24 additional students, bringing the potential total to 78 students. The staff would total ten people: three teachers per class, and a director. **The CUP from 1995 assumed a maximum of 580 students on the site. This application seeks to maintain that same maximum number of students on the site, with the combined number of pre-school and K-8 students being limited to 580.**

Hours of operation

St. Simon preschool starts at 8:30 AM and ends at 3:00 PM. The preschool offers extended care, which allows parents to drop off students between 7:30 AM and 8:30 AM, and pick up students between 3:00 PM and 5:30 PM. The preschool closes at 5:30 PM. The addition of the third building will not affect the hours of operation.

The hours of operation for the K-8 school are 7:30 am to 3:30 pm (students are in session between 7:55 am to 3:05 pm), with extended care starting at 7:00 am in the morning, and available until 6:00 pm in the evening after school.

Parking / Traffic

The main drop-off time for the K-8 school is from 7:45 AM - 8:00 AM. The main pick-up time is from 3:00 PM to 3:15PM.

Because the preschool offers extended care in the morning and afternoon, the drop-off times for students are spread between 7:30 AM and 9:00 AM, and pick-up is spread primarily between 3:00 PM and 5:30 PM. The arrival of the remaining students would be spread between 7:30 AM and 8:30 AM, thus avoiding the main drop-off time of 7:45 AM - 8:00 AM at the K-8 school.

Parents will park in the new preschool parking area adjacent to the preschool entry plaza, and walk their students to the school along the new sidewalk, or under the existing Carob trees. Staff will continue to park their cars in the main church parking lot.

A traffic study to review car and bicycle parking is in process. It should be noted that as this is a private school, most students are not local, and arrive on site by car.

Preschool student activities

Preschool students typically play outside between the hours of 8:00 – 8:30 AM, 10:00-10:30 AM, and in the afternoon after 3:00 PM. There is no noise making equipment.

The students eat their snack and lunch inside the classroom, but they sometimes may eat outside, depending on the weather. During the learning portion of the day, students attend circle time and take part in three different activity centers, as well as religious studies. The preschool has PE outside once a week, and music inside once a week.

Tree Protection and Removal

Tree protection will be implemented during construction to maintain the health of the existing trees to remain on the site. In particular, the view of three existing Redwood trees, on the opposite side of the driveway from the new preschool building, will be a feature of the new classroom. The location of the new preschool classroom entails removing three Redwood trees. In addition three Carob trees along the site boundary will be removed for required storm water treatment areas. Numerous new trees will be added to the site and meet the required replacement of mature canopy size. (11.08.120)

Environmental Noise

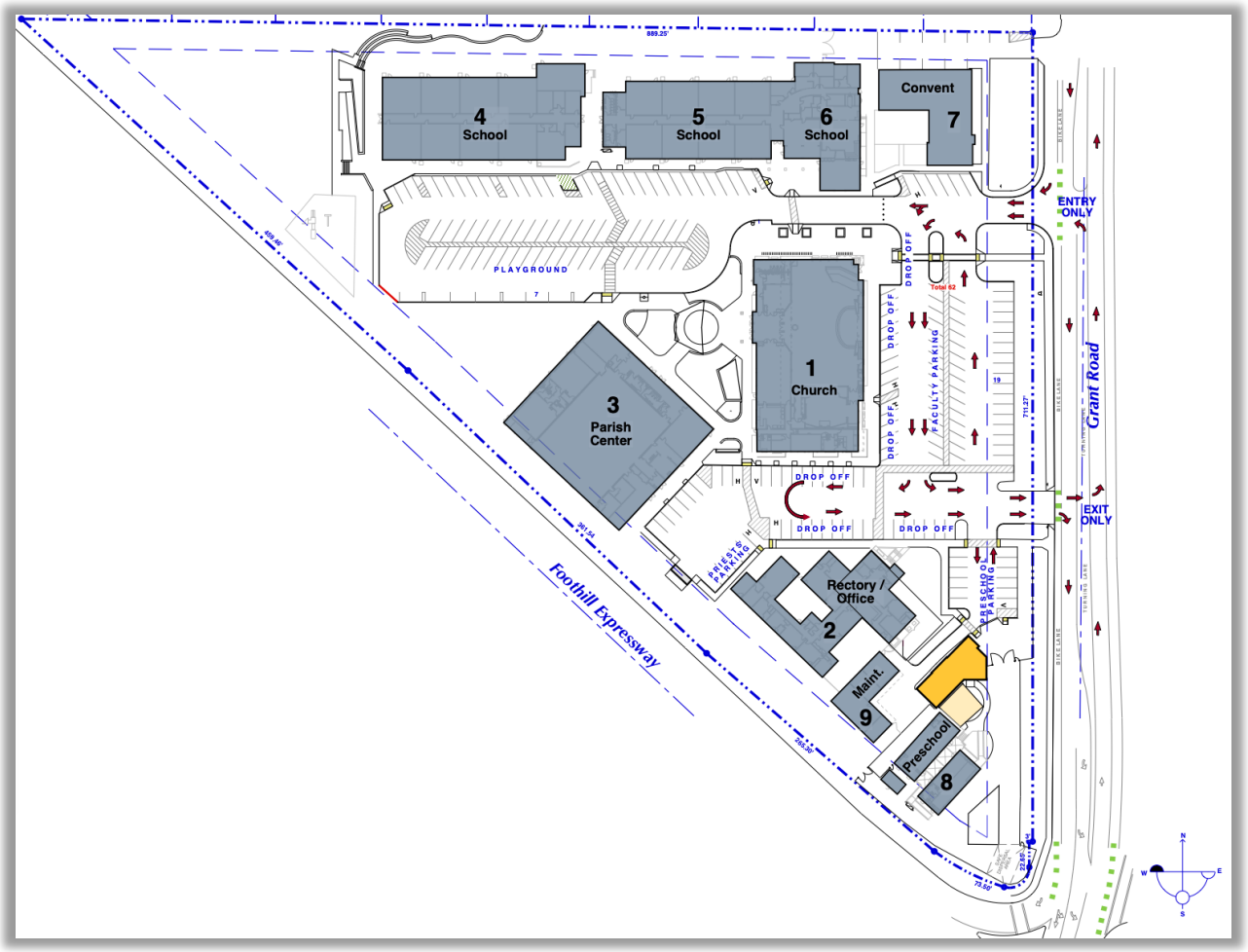
As per Policy 7.2 of the Los Altos General Plan, 70dBA CNEL is the maximum acceptable outdoor noise exposure level for schools. An environment noise measurement study was conducted by Charles M. Salter Associates on July 1, 2019. Based on their measurements and estimates, the site complies with Policy 7.2. (See attached Acoustic Analysis).

Historic Summary

No event of historic significance is known to have happened in the school building or its surrounding grounds. No artifacts of archeological nature are known to have been found on the site.

TRAFFIC IMPACT STUDY

For the proposed St. Simon Parish Church Plaza and Preschool Addition
At
1860 Grant Road, Los Altos, CA 94024



Jan 16, 2026

This Document Prepared By:
Grant P. Johnson, TE

Traffic Engineering & Transportation Planning

Grant P. Johnson, TE,
Principal, Lic #1453
Licensed in California

BACKGROUND OF PROJECT

The St. Simon Parish Church is a 700-seat church, a school, a convent, a rectory, and a preschool on an approximately 8-acre site. The school serves K-8 grade classes Monday through Friday. There are approximately 556 students enrolled at the school. The school enrollment is capped at 580 students for the entire site so that there is room for 24 more students.

The proposed project includes building a New Classroom #3 that will accommodate 24 additional students, in addition to the 54 children already enrolled in the preschool in the existing facility. This project proposes to develop a new classroom #3 that will add capacity for and expand the preschool to 78 students.

In addition, there is a Church Plaza to be located directly behind the Church (Building #1). This plaza will consist of a large circular plaza with a shade structure, landscaping, and seat walls. A proposed BBQ area and patio are also included. It is not known whether this amenity will increase traffic, and it seems like an improvement that has no trip generation value.

This report will accomplish the following:

1. Provide a traffic report by a licensed traffic engineer for both cars and bicycles for the entire site.
2. Count actual bike and car usage on weekdays.
3. Interview school staff to determine what percentage of students are local and could ride a bike to school.
4. The study is limited to traffic and circulation on-site and immediately off-site (on Grant Road and Foothill Expressway). The intent is to demonstrate adequate parking supply or compliance with minimum parking standards, for both cars and bicycles.

The parishioners bring a unique dynamic to this school, that is not typical of a public school. The children are very well behaved. The students are orderly and obey all traffic rules, as do their parents, and they use the crosswalks without fail. Traffic arriving in the morning is orderly, with most people getting right to the parking space to let them drop off children in a safe environment, protected by a sidewalk or a painted cross-hatched walkway in the parking lots. These interface with a crosswalk at each end of the main parking lot. Crossing guards are placed at the two crosswalks on each end of the parking lot to ensure the safety of children.

In the afternoon peak for child pickup, the incoming queue wraps around the parking lot and waits until it is full before being led by an employee who removes the bollards that were prohibiting entry into the rear parking lot. All while this dynamic occurs, children who have been let out of a parked car proceed on the sidewalks, and when crossing to another side of a parking lot, they use only the crosswalks. This helps traffic move efficiently into the parking lot, where the driver can manage more easily with less conflict in the parking lot, filling off into the diagonal parking to pick up children.

This drop-off and pick-up program has been well thought out, and the parents and children are on board with it. It works without causing the typical back-ups in the adjacent street system, and is a model to study and copy.

PROJECT

The St. Simon's Church and School has been operational for over 30 years. Several changes have been added since then, and now a preschool classroom is proposed, which is expected to raise traffic levels correspondingly. The project is shown in Figure 1 below.

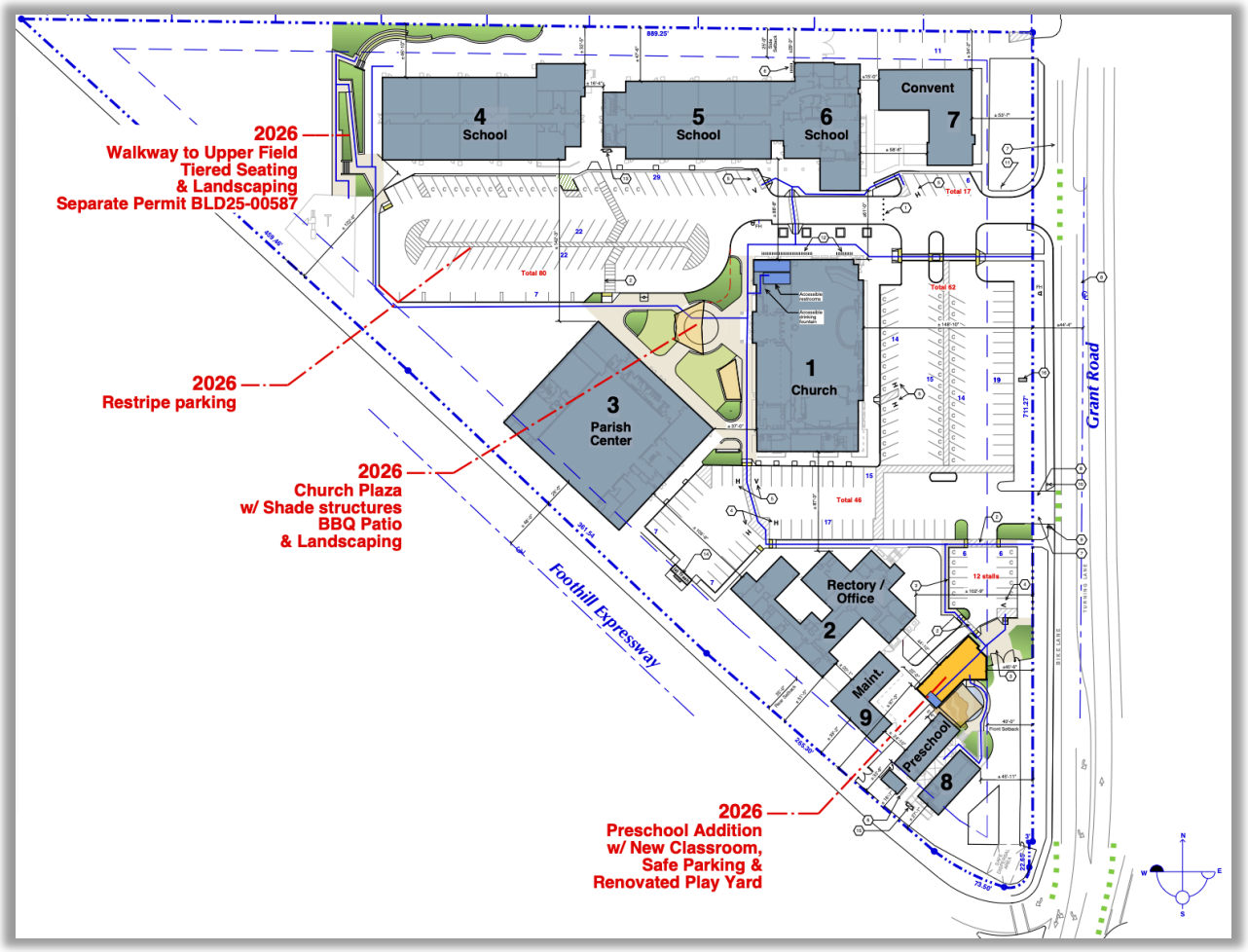


Figure 1. Project Site Plan Highlights

The Preschool Addition and New Classroom (shown on the plans in yellow) are the trip-generating land use of concern. The Church Plaza and BBQ Patio Landscaping (in the center of the plan) is more of an amenity for existing parishioners, which is not expected to draw more traffic. It is a nice place where shade will be provided even for school students. The third area of improvement is also landscaping that will enhance the site with tiered seating (in the upper left of the Project Site Plan). The trip generation of the preschool is based on a 50/50 percentage of parents who already bring at least one child to the school, and new attendees who can be new to the church or ones who already come to church. In either case, they will be new drivers to the school (about half of the new preschool students will be brought in cars).

The parking lot change with the addition of the Preschool is defined in Table 1.

Parking On Site

Table 1. Parking Requirements

Parking

Off-Street Parking

* 24" / person at pews per Los Altos Municipal Code 14.74.130

** Per Traffice & Parking Impact Study by RGM Associates March 8,1995.

*** Per LAMC 14.75.070: compat stalls (8' x 16') may comprise **40%** of the required onsite parking.

Compact stalls 70 x 100 = **32%**
Total onsite parking 217

	Code	No. people	Req'd	Exist'g	Prov'd	Compact stall ***	Regular stall	Accessible		
								Req'd	Exist'g	Prov'd
School (K-8)	1 stalls / 2 teachers	54	27	62	No change	43	19		0V, 2H	0V, 2H
Preschool	1 stalls / 2 teachers	9	5	5	12	11	1		1V, 0H	1V, 0H
Convent	1 stall / staff	3	3	17	No change	0	17		0V, 1H	0V, 1H
Rectory / Office	1 stall / staff	5	5	48	46	0	46		1V, 1H	1V, 3H
Overflow				88	80	16	64		1V, 0H	1V, 0H
Church	1 stall : 3 fixed seats + 1 stall : 3 staff	460 * fixed seats 3 staff	**157 212****	**220**	**217**	**70**	**147**	**1 Van 6 Car**	**3 Van 4 Car**	**3 Van 6 Car**

Bicycle Parking

Required for Preschool
Long term bike parking
1 Class I per 10 staff
9 staff / 10 = 1 Class I bike locker
Short term bike parking
1 Class II per 4 students
24 students / 4 = 6 Class II bike racks

Existing
6 Class II bike racks

Proposed
1 Class 1 bike locker
6 Class II bike racks

Source: John Miller Architects

This table defines the site's parking requirements, which were based on the Parking and Impact Study prepared by RGM Associates in association with the 1995 CUP. The parking requirements in the RGM Associates parking study were based on the requirements in the Los Altos Municipal Code in 1995, when project was approved. The existing spaces already exceed the requirements for car parking in all cases.

One of the tasks of this study was to determine the need for additional parking and the impacts that the new preschool project would have on parking. The table shows 12 new parking spaces being provided for the Preschool, where five (5) are required (equal to the existing parking spaces). The parking exceeds the requirement by seven (7) spaces. The bike lockers and storage racks have been calculated to be 78 students / 4 = 20 Class II bike racks. This assumes that a preschooler bikes to school, which is not the case. The proposed one (1) Class 1 bike locker and six (6) Class II bike racks seem more than reasonable as a compromise for preschool. Approximately 10 students ride a bike to school. There are other places to park bikes safely inside the school campus and out of sight. Bicycle parking is provided to account for the increase in preschool students (e.g. 24 additional students require 6 additional bike parking spaces). There

are 43 existing bicycle parking spaces existing onsite and this is sufficient to account for the number of students who were observed riding their bikes to school.

EXISTING CONDITIONS

Three traffic components coincide with the school traffic counted during the am and pm peak hours. These components include 1) pedestrians, 2) bicyclists, and 3) vehicles. These were counted at the external intersections (Foothill Expy and Grant, and Grant at Morton), and on the school campus driveways. Figure 2 shows the existing street network and associated intersections in detail.

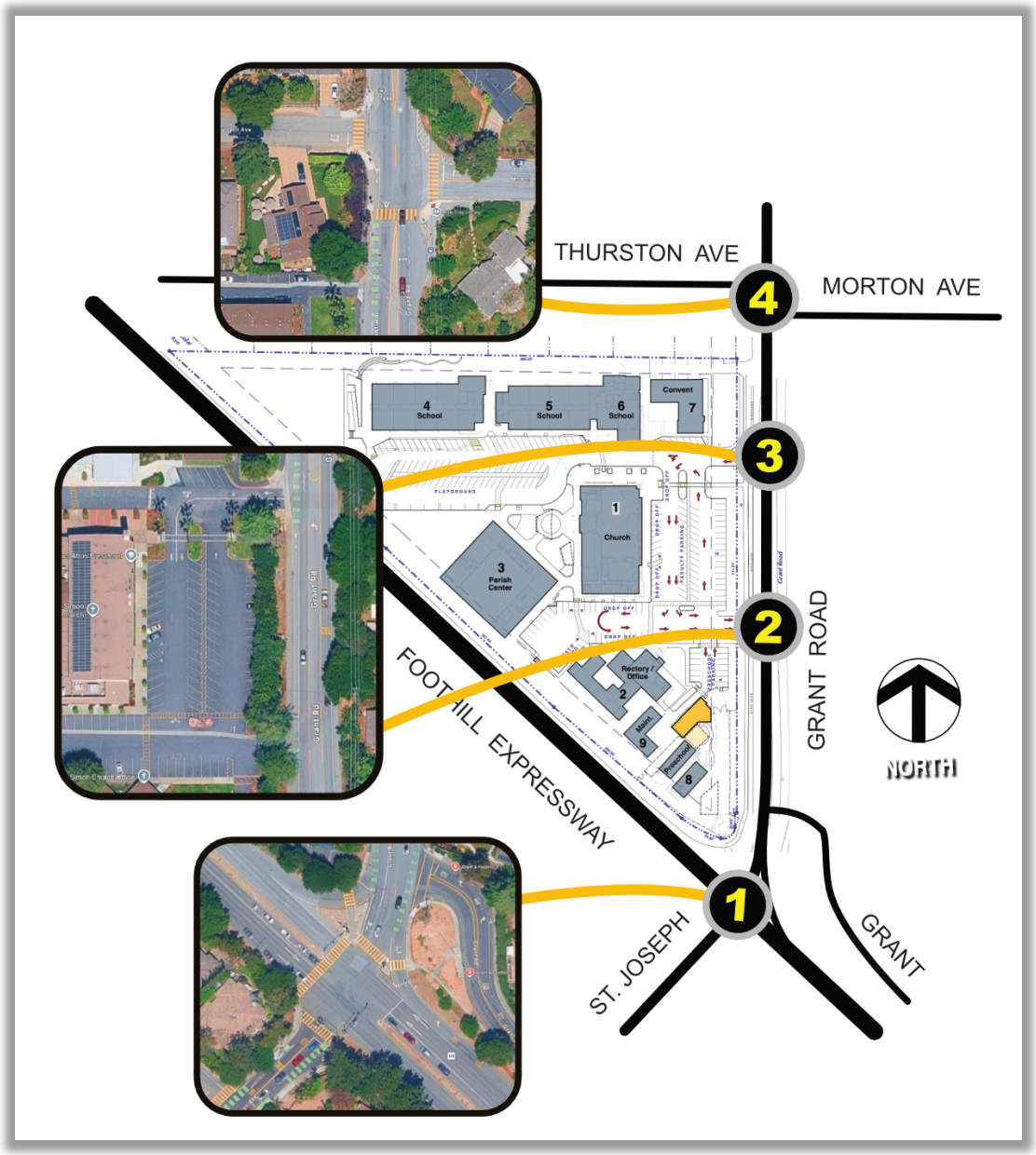


Figure 2. Existing Intersections

This system of traffic is primarily served by Grant Road, with feeders from Foothill Parkway and St. Joseph. Traffic counts were conducted during the am peak hour and afternoon peak hour, with supplemental aerial drone footage to see the interaction of vehicle, bike, and pedestrian traffic especially in the parking lot. PRISM Engineering conducted the peak hour traffic counts using video in each case, with 360 cameras mounted on signs, and on the survey vehicles car. In addition, a drone was flown to capture the aerial picture of traffic moving about on the street and the parking lot, and an interesting pattern emerged.

Traffic Flows With Order

The drone footage was invaluable in determining how the parishioners behave when picking up their children. If one word could be used to describe it, that word would be cooperation. At pick-up time (2:30 pm to 3:15 pm) the drivers would pull up and go into a pattern of waiting. The first to arrive would go into the parking lot, travel around the circle of the main front lot and then wait at the exit to that lot. Drivers would pull in until the lot filled up with a line of cars that would be first to go in to pick up their kids. At this point, the lot is full, and the remaining cars would wait in the street out of the way of through traffic (non-school). The queues of traffic that built up in the street did not exceed the available capacity, so the non-school traffic was able to get through without delay. Before this traffic could build up and back up the street system, a school campus employee lifted and removed the bollards that prevented traffic from entering the rear parking lot, where the cars in the long line would proceed to park. Like clockwork, the line of cars entered the rear parking lot, and all of the vehicles that entered found a spot to park, waited for their kid(s) to get in, and then proceeded to exit. The exit line is well defined, as the cars go back into the main parking lot, and out towards the exit. The design of the parking lot is such that all inbound traffic comes into the northern driveway, and exits through the southern driveway. Figure 3 shows this parking lot design.

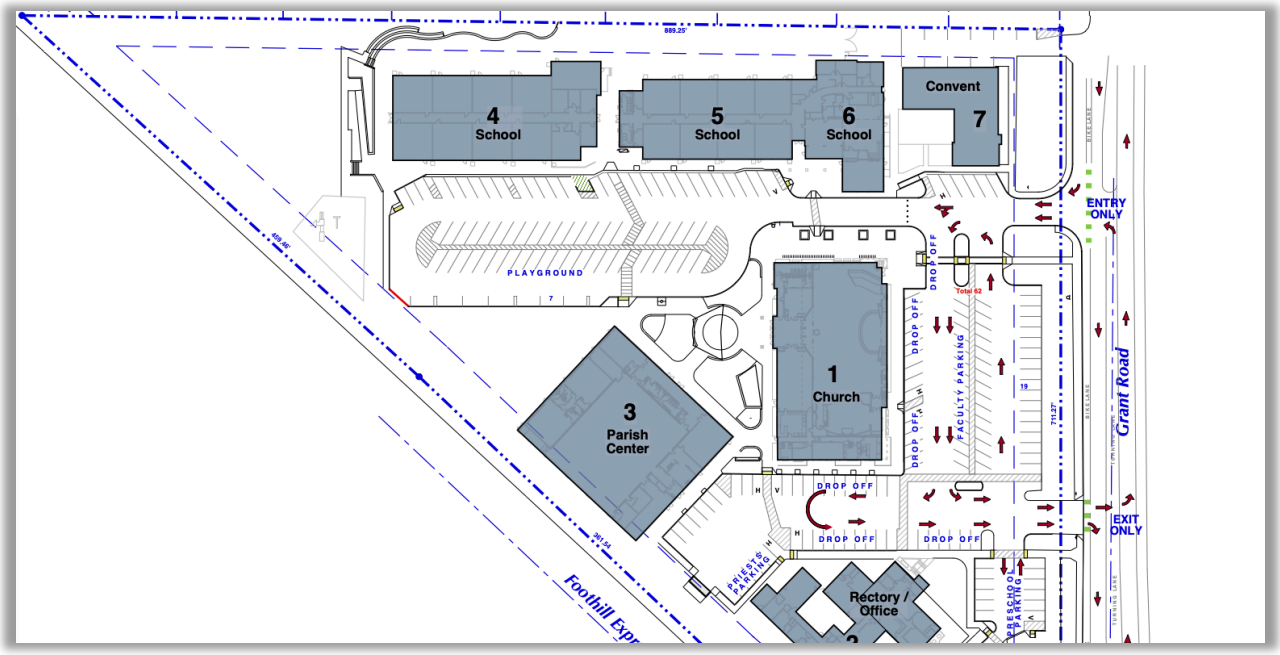


Figure 3. Existing Traffic Flows in Parking Lot Design

Another positive feature in the parking lot design is the use of strategically placed pedestrian crosswalks (which are obediently observed) and all pedestrians use them. The crosswalks are located between cars

in the parking lot, and where they are not, crossing guards direct and protect pedestrian traffic. Children of all ages religiously obey the crosswalks, and usually cross in groups during this time of incoming and outgoing vehicle traffic. Crossing guards are employed at the most obvious ones (on each side of the front parking lot) where the turning movements take place.



Figure 4. The Beginning Stages, Cars Line Up and Await the Signal to Enter the Rear Parking Lot

At the very beginning of the children's pick-up, the cars get ready but do not enter the rear parking lot. They await being directed by the employee who first removes the bollards at Point A. The opening of the bollards at a specific time when the congestion begins to overflow into the street can be mitigated. The school will reconfigure their class schedule to ensure that there is no PE class in Lot D for the last period of school.

The employee responsible for opening the bollards can do so when the internal line loops around backing up from point B in the front parking lot in a circle to the bollards. This is the time that the line needs to begin moving. This is approximately 4 minutes before the bollards were actually opened. If the bollards are opened approximately 5 minutes earlier, then the queues of vehicles waiting to get into Parking Lot D can enter sooner, and Grant Avenue will have no traffic waiting in a queue to get in. This will essentially fix the problem. It may be that the problem manifested on the day of our data collection was the worst case, and as shown in the Drone Video was on a day when parents arrived early, forming the queue early. The school will adjust the bollards opening time approximately 5 minutes earlier that what they do now, to let parents come into Parking Lot D and park in parking Lot D before the kids actually let out of class.

This will fix the problem of congestion spilling back into the street, even if it is ever so slightly. It will erase 2.5 minutes of delay caused to the Grant Ave. SB bike lane. This was measured from the Drone Video for the period of opening the gates to the entry of the last car from Grant Ave., erasing that queue in the SB direction that was partially blocking the bike lane.

A description of the existing movement of the vehicle queue for Parking Lot D just before the bollards were removed, is given as follows:

1. A double line forms in the front aisle, which then turns into a single line (the first car is located at Point B). When the bollards at Point A are removed, that's the signal that the car in the first position (Point B) can move forward.
2. The employee that removed the bollards heads up to Point B and directs that traffic to move forward, and then flags the rest of the street traffic in when it has completed.
3. The first line goes past Point A (bollard location) into the rear parking area and finds a parking space. The rest of the traffic stored on the street lanes, not blocking traffic, enters and continues onward to the rear parking lot. Once the cars in the street have all moved forward into the lot, they continue to fill up the parking spaces in the rear parking lot, as shown in Figure 5.
4. The only suggestion is to have the employee direct traffic to come inbound maybe five minutes earlier to avoid stacking into the bike lane. This would solve the problem completely.

A copy of this drone footage can be found at www.prismengr.com/st-simon which is the afternoon pick-up time, approximately 2:15 pm to 3:00 pm. It is shown at 4x speed which gives more clarity to the traffic patterns.



Figure 5. Rear Parking Lot Function

The Function of the Rear Parking Lot.

The function of the rear parking lot, and the pacing and orderly movement of traffic into the lot, is key to its success. Safety first is obvious, with the protection of children by training them to use only the crosswalks to cross the parking lot in multiple locations (at B, C and D). Note that the cars wait at the crosswalks in the photo above (at C), ensuring the safety of the children, and still acceptable to the capacity of cars in the queue because they can park to get out of the queue. The driver of the car finds a

parking space, either in the middle of the lot or the top side. They wait for their specific pickup or go out to meet the child and lead them back to the car. They then continue to get back in the outbound queue as shown in Figure 6.



Figure 6. Cars Fill Up Parking Lot and Wait for Kids to Arrive or Guide Them Back to Car

This being said, the existing parking lot function has no operational problems. It is operating at LOS A and appears to be very safe. It is a model for other schools to follow. Perhaps the church's cohesiveness allows for mutual respect in the parking lot, cooperation, and taking turns while driving and merging. The families may value being a part of this school and congregation, and behave to smooth traffic operations like clockwork. There is no cutting of lines and other such behavior.



Figure 7. Morning Arrival Traffic Patterns

The Drop-off (am peak hour) is Simpler

The inbound cars with students create a long queue at a peak moment that occurs at the maximum arrival rate (approximately 7:54 AM). Stacking takes place in the parking lot lanes. No access is granted to the rear parking lot, and the bollards at Point A remain in place (see Figure 7 below).

There is a designated drop-off zone after you get to point B. When this is at capacity, the stacking for vehicles waiting to drop off their children (at the designated space B) takes place in the entry driveway and the portion of the parking lot closest to the Church building. Figure 7 shows that there is also a crosswalk with a guard helping pedestrians cross safely at both the north end and south end of the chapel. Most of the students at this point B are dropped off just around the corner, and then the cars make a U-Turn and head towards the exit driveway. Students' drivers may also choose to park their vehicle and either walk their child to class or let them out of the car with access to a sidewalk.

Overall, pedestrian traffic on site is very organized. There are numerous crosswalks and pedestrian walkways, and there are few conflict points between vehicles and pedestrians. It seems to operate at LOS A conditions, as there are no unreasonable delays. A drone video of this am peak drop-off activity can be watched at www.prismengr.com/st-simon at 4x speed.

EXISTING ON-STREET TRAFFIC ANALYSIS

Existing AM Peak Hour Volumes and Level of Service (LOS)

Traffic Counts were filmed and counted to calculate the peak hour volumes, which were then used to calculate the Level of Service (LOS) for the street network. A microsimulation model was constructed using the Synchro and SimTraffic software and the HCM 7th edition calculation mode. Figure 8 shows the am peak hour and pm peak hour traffic volumes. Figure 9 shows the project preschool volumes.

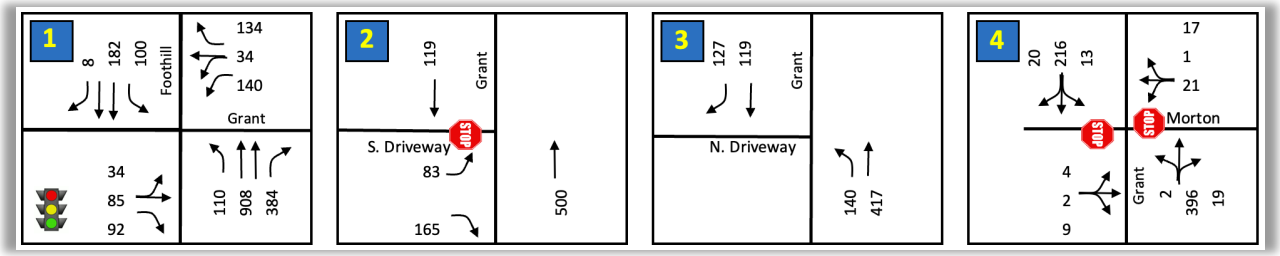


Figure 8. AM Peak Hour Traffic Volumes

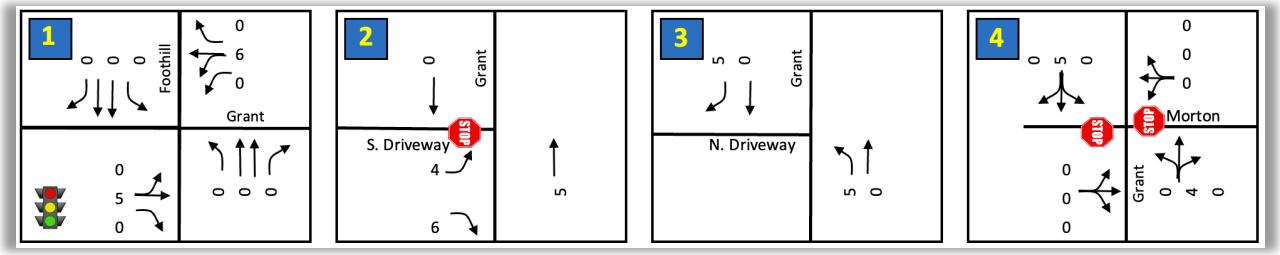


Figure 9. AM Project Volumes

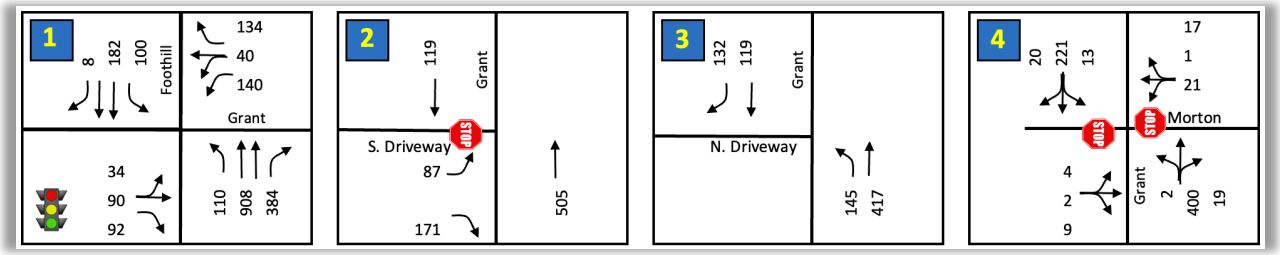


Figure 10. AM Existing Plus Project Volumes

Daily volumes, if needed, can typically be generated by multiplying 10 against the peak hour.

Table 2 shows the criteria used to determine Level of Service based on average delay per vehicle.

Table 2. Intersection Level of Service Definitions by Delay Criteria

Level of Service	Description	Delay (sec/veh)	
		Signalized	No Signal
A	Free flow with no delays. Users are virtually unaffected by others in the traffic stream	≤ 10	≤ 10
B	Stable traffic. Traffic flows smoothly with few delays.	> 10 – 20	> 10 – 15
C	Stable flow but the operation of individual users becomes affected by other vehicles. Modest delays.	> 20 – 35	> 15 – 25
D	Approaching unstable flow. Significant effects by other vehicles. Delays may be more than one cycle during peak hours.	> 35 – 55	> 25 – 35
E	Unstable flow with operating conditions at or near the capacity level. Long delays and vehicle queuing.	> 55 – 80	> 35 – 50
F	Forced or breakdown flow; causes reduced capacity. Stop and go traffic conditions. Excessive long delays and vehicle queuing.	> 80	> 50

Sources: Transportation Research Board, Highway Capacity Manual 2010, National Research Council, 2010.

The results in Table 3 show LOS A conditions for Intersections #2, 3, and 4, and LOS C for Intersection #1.

Table 3. HCM Performance Metrics and Capacity Analysis Summary, AM Peak Hour Existing Traffic

SimTraffic Performance Report
Baseline 10/02/2025

1: Performance by movement

Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Denied Del/Veh (s)	0.7	0.4	3.6	0.0	0.0	0.0	2.4	0.5	2.5	0.2	0.1	5.2
Total Del/Veh (s)	40.3	33.7	7.6	34.2	39.3	4.7	43.5	19.0	7.6	64.5	15.7	2.4

1: Performance by movement

Movement	All
Denied Del/Veh (s)	1.0
Total Del/Veh (s)	20.8

2: Performance by movement

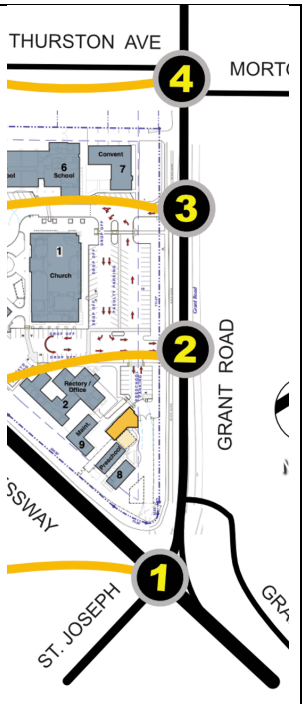
Movement	EBL	EBR	NBT	SBT	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.0	0.0
Total Del/Veh (s)	6.3	2.9	0.3	0.2	1.4

3: Performance by movement

Movement	NBL	NBT	SBT	SBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.0	0.0
Total Del/Veh (s)	3.0	0.3	0.3	0.4	0.8

4: Performance by movement

Movement	EBL	EBT	EBR	WBL	WBR	NBL	NBT	NBR	SBL	SBT	SBR	All
Denied Del/Veh (s)	0.1		0.1	0.1	0.1		0.0	0.0	0.1	0.3	0.2	0.1
Total Del/Veh (s)	2.9		3.9	7.4	4.5		0.3	0.2	2.4	0.4	0.2	0.8



Source: PRISM Engineering and HCM

This table represents that the am peak hour traffic with the St. Simon School traffic mixed in, has LOS A level results in vehicle delay. All traffic moves easily and without delay through the system, and the function of traffic on Grant Road is also at LOS A conditions. The higher delays at Intersection 1 (Foothill Expressway at Grant Road) are due to the signal. At a signal, many people wait for a green light before proceeding. In this case, the average wait time was 20.8 seconds at the Foothill Expressway signal and intersection. This is right on the border of LOS B / LOS C conditions, 20.8 seconds of delay.

Table 4 shows the results of the AM Existing plus Project Scenario.

Table 4. HCM Performance Metrics, AM Peak Hour Existing Traffic plus Project Volumes

SimTraffic Performance Report
Baseline 10/03/2025

1: Performance by movement

Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Denied Del/Veh (s)	0.4	0.6	3.8	0.0	0.0	0.0	2.3	0.5	2.6	0.2	0.1	3.8
Total Del/Veh (s)	38.3	43.2	9.7	39.9	28.9	5.0	43.4	21.6	7.8	49.5	16.9	0.7

1: Performance by movement

Movement	All
Denied Del/Veh (s)	0.9
Total Del/Veh (s)	22.2

2: Performance by movement

Movement	EBL	EBR	NBT	SBT	All
Denied Del/Veh (s)	0.1	0.1	0.0	0.0	0.0
Total Del/Veh (s)	6.6	2.8	0.3	0.3	1.4

3: Performance by movement

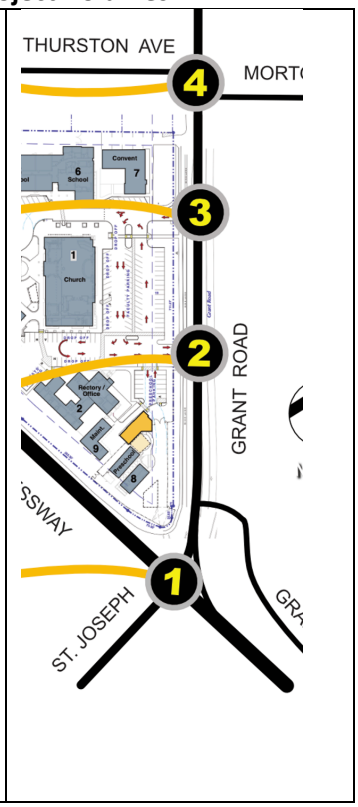
Movement	NBL	NBT	SBT	SBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.0	0.0
Total Del/Veh (s)	2.8	0.3	0.3	0.4	0.8

4: Performance by movement

Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Denied Del/Veh (s)	0.1		0.1	0.1		0.1		0.0	0.0	0.2	0.2	0.2
Total Del/Veh (s)	3.7		3.9	7.7		3.6		0.2	0.0	3.4	0.3	0.2

4: Performance by movement

Movement	All
Denied Del/Veh (s)	0.1
Total Del/Veh (s)	0.7



Source: PRISM Engineering

This table represents that the am peak hour traffic with the St. Simon School traffic mixed in, but also adds in the Project volumes (24 additional preschool students). It shows LOS A level results in vehicle delay. All traffic moves easily and without delay through the system, and the function of traffic on Grant Road is also at LOS A conditions. The higher delays at Intersection 1 (Foothill Expressway at Grant Road) are due to the signal. At a signal, many people wait for a green light before proceeding. In this case, the average wait time with the project was 22.2 seconds at the Foothill Expressway signal and intersection.

This is LOS C conditions, with 22.2 seconds of delay. The project does not negatively impact the surrounding street system.

Traffic Queues Analysis

The traffic queues were analyzed for the am peak hour with the results shown below. Table 5 shows the predicted queues at the intersections which have been visually verified in the field.

Table 5. Queueing Analyses, 95th Queue (ft), Existing AM Peak Hour

Intersection: 1:

Movement	SB
Directions Served	R
Maximum Queue (ft)	8
Average Queue (ft)	2
95th Queue (ft)	13
Link Distance (ft)	
Upstream Blk Time (%)	
Queuing Penalty (veh)	
Storage Bay Dist (ft)	50
Storage Blk Time (%)	
Queuing Penalty (veh)	

Intersection: 2:

Movement	EB	EB
Directions Served	L	R
Maximum Queue (ft)	45	42
Average Queue (ft)	33	35
95th Queue (ft)	52	49
Link Distance (ft)	33	33
Upstream Blk Time (%)	11	12
Queuing Penalty (veh)	14	14
Storage Bay Dist (ft)		
Storage Blk Time (%)		
Queuing Penalty (veh)		

Intersection: 3:

Movement	NB
Directions Served	L
Maximum Queue (ft)	48
Average Queue (ft)	22
95th Queue (ft)	53
Link Distance (ft)	
Upstream Blk Time (%)	
Queuing Penalty (veh)	
Storage Bay Dist (ft)	220
Storage Blk Time (%)	
Queuing Penalty (veh)	

Intersection: 4:

Movement	EB	WB	SB
Directions Served	LTR	LTR	LTR
Maximum Queue (ft)	28	31	15
Average Queue (ft)	10	20	4
95th Queue (ft)	32	41	20
Link Distance (ft)	234	235	228
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)			
Storage Blk Time (%)			
Queuing Penalty (veh)			

Source: PRISM Engineering

The results shown in Table 4 indicate that there are no problems for the 95th queue metric (the worst condition, which serves as the marker of when a problem will cause backing up of through traffic), because the 95th queue in any case is less than 53 feet. This is for Intersection #3, which is the inbound left turn from Grant Road to the school and it has a 95th queue 53 feet.

Table 6 shows the queueing analysis for the AM Peak Hour Existing Plus Project condition.

Table 6. Queueing Analyses, 95th Queue (ft), Existing AM Peak Hour Plus Project

Intersection: 1:

Movement	SB
Directions Served	R
Maximum Queue (ft)	4
Average Queue (ft)	1
95th Queue (ft)	7
Link Distance (ft)	
Upstream Blk Time (%)	
Queuing Penalty (veh)	
Storage Bay Dist (ft)	50
Storage Blk Time (%)	
Queuing Penalty (veh)	

Intersection: 2:

Movement	EB	EB
Directions Served	L	R
Maximum Queue (ft)	44	44
Average Queue (ft)	34	35
95th Queue (ft)	44	48
Link Distance (ft)	33	33
Upstream Blk Time (%)	11	12
Queuing Penalty (veh)	14	14
Storage Bay Dist (ft)		
Storage Blk Time (%)		
Queuing Penalty (veh)		

Intersection: 3:

Movement	NB
Directions Served	L
Maximum Queue (ft)	43
Average Queue (ft)	24
95th Queue (ft)	53
Link Distance (ft)	
Upstream Blk Time (%)	
Queuing Penalty (veh)	
Storage Bay Dist (ft)	220
Storage Blk Time (%)	
Queuing Penalty (veh)	

Intersection: 4:

Movement	EB	WB	NB	SB
Directions Served	LTR	LTR	LTR	LTR
Maximum Queue (ft)	27	26	12	24
Average Queue (ft)	12	19	2	7
95th Queue (ft)	35	41	15	28
Link Distance (ft)	234	235	185	228
Upstream Blk Time (%)				
Queuing Penalty (veh)				
Storage Bay Dist (ft)				
Storage Blk Time (%)				
Queuing Penalty (veh)				

Source: PRISM Engineering

The maximum queue remains the same as before, totaling 53 feet in the left turn pocket that serves the project site at Intersection #3.

Afternoon Peak Hour 2:30 to 3:30 pm Coinciding with School Pick-Up

The volumes used to calculate the levels of service for the afternoon peak hour traffic coinciding with school pick-up were as follows:

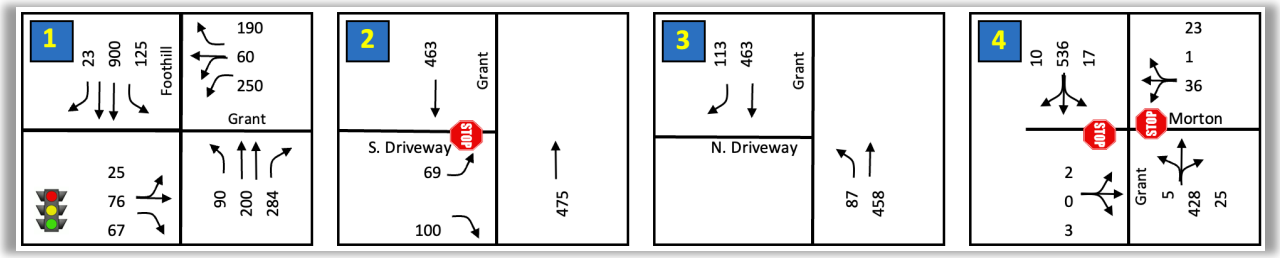


Figure 11. Afternoon Existing Volumes from 2:30 pm to 3:30 pm.

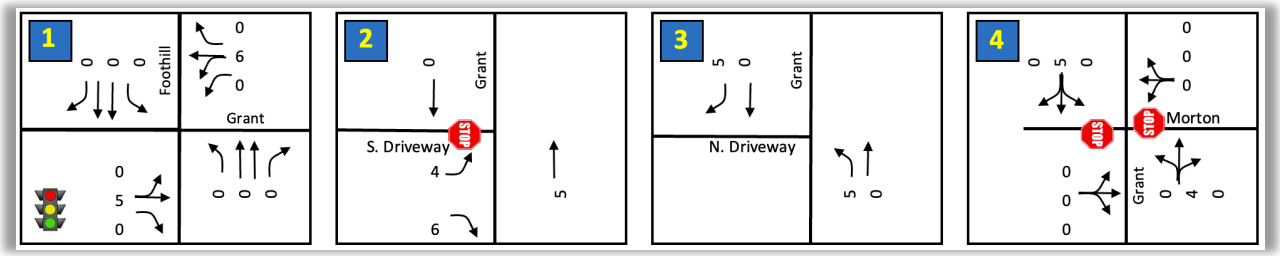


Figure 12. Project Volumes

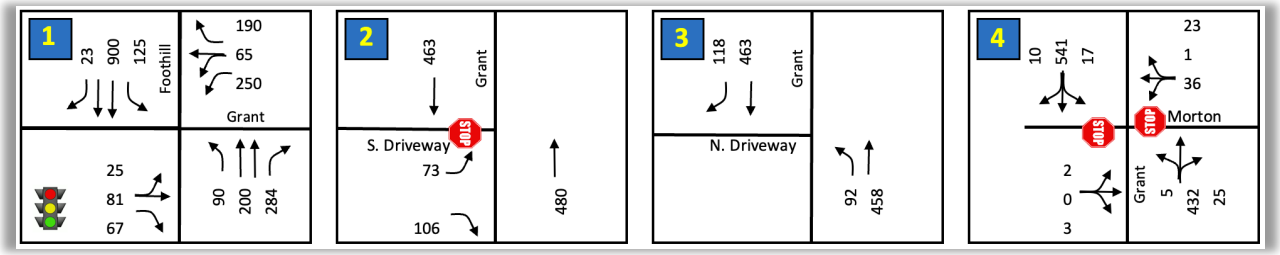


Figure 13. Afternoon Plus Project Volumes

The results in Table 6 show LOS A conditions for Intersections #2, 3, and 4, and LOS C for Intersection #1.

Table 6. HCM Performance Metrics, Afternoon Peak Hour Existing Traffic (2:30 pm to 3:30 pm)

SimTraffic Performance Report
Baseline 10/03/2025

1: Performance by movement

Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Denied Del/Veh (s)	0.7	0.3	3.8	0.0	0.0	0.0	2.9	0.3	3.3	0.5	0.5	3.3
Total Del/Veh (s)	47.9	38.3	9.7	37.9	36.6	3.2	41.1	16.9	5.5	87.8	19.2	6.2

1: Performance by movement

Movement	All
Denied Del/Veh (s)	0.9
Total Del/Veh (s)	22.7

2: Performance by movement

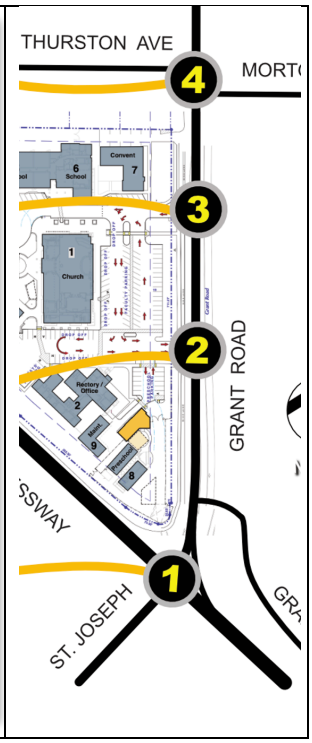
Movement	EBL	EBT	EBR	NBT	SBT	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.0	0.0	0.0
Total Del/Veh (s)	11.3	1.2	17.2	0.3	10.0	6.1

3: Performance by movement

Movement	NBL	NBT	SBT	SBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.0	0.0
Total Del/Veh (s)	9.1	0.3	1.3	7.1	2.2

4: Performance by movement

Movement	EBL	EBR	WBL	WBR	NBL	NBT	NBR	SBL	SBT	SBR	All
Denied Del/Veh (s)		0.1	0.1	0.2	0.0	0.0	0.0	0.4	0.7	0.6	0.4
Total Del/Veh (s)		2.2	9.1	5.8	6.9	0.4	0.1	12.9	1.7	7.3	1.8



Source: PRISM Engineering and HCM

This table represents that the am peak hour traffic with the St. Simon School traffic mixed in, has LOS A level results in vehicle delay. All traffic moves easily and without delay through the system, and the function of traffic on Grant Road is also at LOS A conditions. The higher delays at Intersection 1 (Foothill Expressway at Grant Road) are due to the signal. At a signal, many people wait for a green light before proceeding. In this case, the average wait time was 22.7 seconds at the Foothill Expressway signal and intersection. This is LOS C conditions (22.7 seconds of average delay).

Table 7 shows the results of the Afternoon Peak plus Project Scenario.

Table 7. HCM Performance Metrics, Afternoon Peak Plus Project Volumes (2:30 pm to 3:30 pm)

SimTraffic Performance Report
Baseline 10/03/2025

1: Performance by movement

Movement	EBL	EBT	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR
Denied Del/Veh (s)	0.3	0.5	3.7	0.0	1.9	0.0	3.5	0.2	3.3	0.3	0.5	2.8
Total Del/Veh (s)	48.1	44.5	16.0	39.3	35.9	3.5	38.6	14.7	5.5	82.0	20.9	4.9

1: Performance by movement

Movement	All
Denied Del/Veh (s)	1.0
Total Del/Veh (s)	24.3

2: Performance by movement

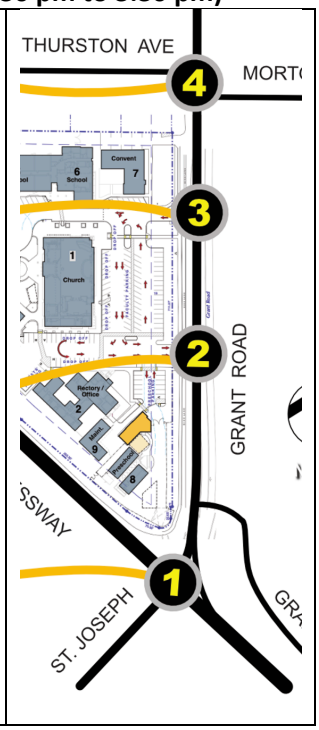
Movement	EBL	EBT	EBR	NBT	SBT	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.0	0.0	0.0
Total Del/Veh (s)	9.9	0.5	26.3	0.3	17.5	9.5

3: Performance by movement

Movement	NBL	NBT	SBT	SBR	All
Denied Del/Veh (s)	0.0	0.0	0.0	0.0	0.0
Total Del/Veh (s)	4.9	0.3	2.6	0.5	1.5

4: Performance by movement

Movement	EBL	EBR	WBL	WBT	WBR	NBL	NBT	NBR	SBL	SBT	SBR	All
Denied Del/Veh (s)			0.1		0.1	0.0	0.0	0.0	0.9	0.5	0.4	0.3
Total Del/Veh (s)			16.9		4.9	4.2	0.4	0.1	5.7	0.8	0.1	1.3



Source: PRISM Engineering

This table represents that the am peak hour traffic with the St. Simon School traffic mixed in, but also adds in the Project volumes (24 additional preschool students). It shows LOS A level results in vehicle delay. All traffic moves easily and without delay through the system, and the function of traffic on Grant Road is also at LOS A conditions. The higher delays at Intersection 1 (Foothill Expressway at Grant Road) are due to the signal. At a signal, many people wait for a green light before proceeding. In this case, the average wait time with the project was 24.3 seconds at the Foothill Expressway signal and intersection.

This is LOS C conditions, with 24.3 seconds of average delay. The project does not negatively impact the surrounding street system.

Traffic Queues Analysis

The traffic queues were analyzed for the am peak hour with the results shown below. Table 5 shows the predicted queues at the intersections which have been visually verified in the field.

Table 8. Queueing Analyses, 95th Queue (ft), Afternoon Peak 2:30 to 3:30 pm

Intersection: 1:

Movement	SB
Directions Served	R
Maximum Queue (ft)	15
Average Queue (ft)	6
95th Queue (ft)	37
Link Distance (ft)	
Upstream Blk Time (%)	
Queuing Penalty (veh)	
Storage Bay Dist (ft)	50
Storage Blk Time (%)	0
Queuing Penalty (veh)	0

Intersection: 2:

Movement	EB	EB	SB
Directions Served	L	R	T
Maximum Queue (ft)	49	43	156
Average Queue (ft)	31	35	74
95th Queue (ft)	59	45	195
Link Distance (ft)	33	33	202
Upstream Blk Time (%)	17	39	1
Queuing Penalty (veh)	22	48	3
Storage Bay Dist (ft)			
Storage Blk Time (%)			
Queuing Penalty (veh)			

Intersection: 3:

Movement	NB	SB	SB
Directions Served	L	T	R
Maximum Queue (ft)	61	62	34
Average Queue (ft)	36	14	9
95th Queue (ft)	71	83	52
Link Distance (ft)		185	
Upstream Blk Time (%)		3	
Queuing Penalty (veh)		15	
Storage Bay Dist (ft)	220		100
Storage Blk Time (%)			3
Queuing Penalty (veh)			14

Intersection: 4:

Movement	EB	WB	NB	SB
Directions Served	LTR	LTR	LTR	LTR
Maximum Queue (ft)	16	49	22	79
Average Queue (ft)	3	34	4	19
95th Queue (ft)	18	57	25	96
Link Distance (ft)	234	235	185	228
Upstream Blk Time (%)				2
Queuing Penalty (veh)				0
Storage Bay Dist (ft)				
Storage Blk Time (%)				
Queuing Penalty (veh)				

Source: PRISM Engineering

The results shown in Table 8 indicate that there are no problems for the 95th queue metric (the worst condition, which serves as the marker of when a problem will cause backing up of through traffic), because the 95th queue in any case is less than 71 feet. This is for Intersection #3, which is the inbound left turn from Grant Road to the school and it has a 95th queue 71 feet.

Table 9 shows the queueing analysis for the AM Peak Hour Existing Plus Project condition.

Table 9. Queueing Analyses, 95th Queue (ft), Afternoon Peak 2:30 to 3:30 pm plus Project

Intersection: 1:

Movement	SB
Directions Served	R
Maximum Queue (ft)	46
Average Queue (ft)	11
95th Queue (ft)	49
Link Distance (ft)	
Upstream Blk Time (%)	
Queuing Penalty (veh)	
Storage Bay Dist (ft)	50
Storage Blk Time (%)	0
Queuing Penalty (veh)	0

Intersection: 2:

Movement	EB	EB	SB
Directions Served	L	R	T
Maximum Queue (ft)	39	40	163
Average Queue (ft)	29	33	101
95th Queue (ft)	46	46	246
Link Distance (ft)	33	33	202
Upstream Blk Time (%)	13	49	7
Queuing Penalty (veh)	17	61	31
Storage Bay Dist (ft)			
Storage Blk Time (%)			
Queuing Penalty (veh)			

Intersection: 3:

Movement	NB	SB	SB
Directions Served	L	T	R
Maximum Queue (ft)	38	93	25
Average Queue (ft)	21	26	5
95th Queue (ft)	52	103	45
Link Distance (ft)		185	
Upstream Blk Time (%)			
Queuing Penalty (veh)			
Storage Bay Dist (ft)	220		100
Storage Blk Time (%)		2	
Queuing Penalty (veh)		3	

Intersection: 4:

Movement	EB	WB	NB	SB
Directions Served	LTR	LTR	LTR	LTR
Maximum Queue (ft)	11	48	22	79
Average Queue (ft)	2	30	4	18
95th Queue (ft)	15	54	25	77
Link Distance (ft)	234	235	185	228
Upstream Blk Time (%)				
Queuing Penalty (veh)				
Storage Bay Dist (ft)				
Storage Blk Time (%)				
Queuing Penalty (veh)				

Source: PRISM Engineering

The project does not impact the queue lengths, with a maximum of 52 feet for the left turn pocket that serves the project at Intersection #3.

VMT Impact

Because the project will not result in any increase to enrollment, there will be no vehicle miles travelled (VMT) impact.

CONCLUSIONS

- The addition of the preschool classroom does not increase the total enrollment allowed for the site, so there will be no vehicle miles travelled (VMT) impact.
- If the bollards are opened 5 minutes before the time that is currently used, it will solve the problem of pick-up time queue spill back into Grant Ave. essentially blocking the SB Bike Lane. The school will reconfigure their class schedule to ensure that there is no PE class in Lot D for the last period of school, and that the inbound queue can clear 5 minutes earlier.
- The breakdown of students who live in the local neighborhoods is 30% (166 students out of 550 students). 60% (330 students) live in the City or adjacent areas. About 10% (55) live in a faraway city.

Pedestrian Movements

  - Coming out of Morton Ave. in the morning peak hour, 69 pedestrians with uniforms like students and in some cases, were accompanied by a parent (included in count).
  - 47 pedestrians, some of whom looked like uniformed students from St. Simons, came from north of and including Thurston Ave. In some cases, they were accompanied by their parents.
- **TOTAL PEDS** going into the school was = **104**
  - Nine (9) bikes came from Morton Ave.
  - Six (6) bikes came from north Grant Road and Thurston Ave.
- **TOTAL BIKES** = **11 bikes** entered the school

Only 11 students rode a bike to school. It is doubtful that more will choose to ride a bike simply because they are now getting a ride in a car, and the delays to vehicles in the system is almost non-existent (everything working at LOS A conditions). Installing a bike rack on the campus will not be sufficient to attract more students to use them or to ride a bike.

Other Conclusions

Neither the am peak hour that coincides with drop off time, or the afternoon peak hour that coincides with school pick-up times, has a traffic operations issue. The calculated Level of Service is LOS A conditions all around. Grant Road has been installed with a long two-way left turn lane, but because there is no access to the east it serves as a very long left turn pocket that provides storage to the school traffic. Drivers of students can get out onto Grant Road to go north, and they can also use it to make a left turn into the site. There will never be any development that will take this benefit away. It serves as storage in the system and to prevent Grant Road from ever backing up and blocking through-traffic.

Traffic coming down south from Grant Road stacks up briefly in the right turn pocket, but it does not block traffic. It has an effective length of 80 feet, which is about four (4) car lengths. The overall movement of traffic in the parking areas as defined in Figure 3 is smooth and like clockwork. All the drivers are cautious. The students use the crosswalks. There is no J-walking on the campus. Overall, the school drop-off and pick-up plan has been well thought out and stands as a model for all to study and emulate.