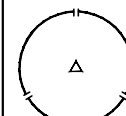
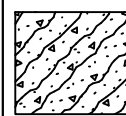
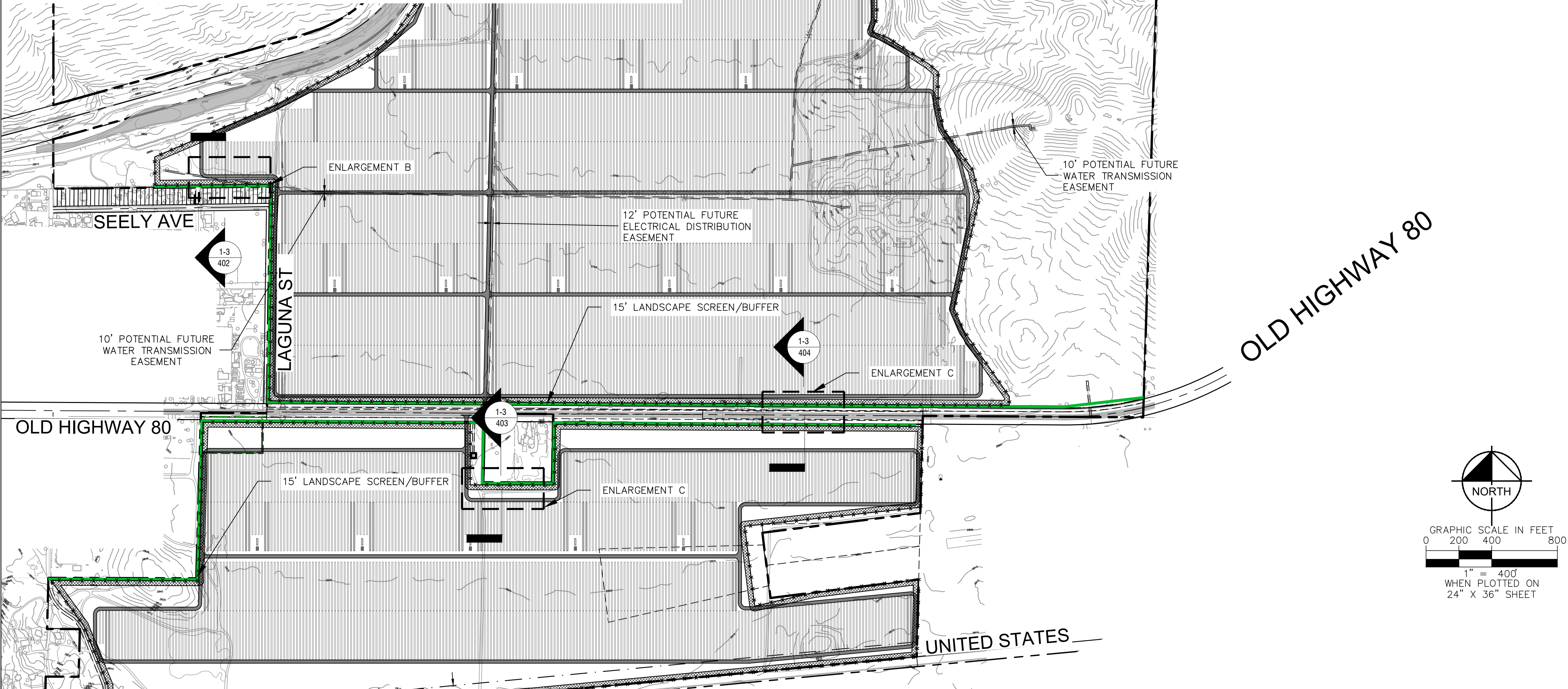
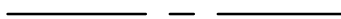
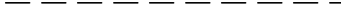
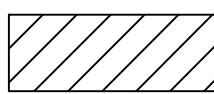
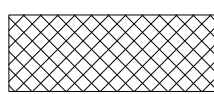


PRELIMINARY PLANT LEGEND

TREES	CODE	BOTANICAL NAME / COMMON NAME	CONT	SPACING	WUCOLS
	CF	CERCIDIUM FLORIDUM / BLUE PALO VERDE	24" BOX	25' AVERAGE	LOW
	CT	CUPRESSUS FORBESII / TECATE CYPRESS	24" BOX	25' AVERAGE	LOW
	OE	OLEA EUROPAEA / EUROPEAN OLIVE	24" BOX	25' AVERAGE	LOW
	PR	PLATANUS RACEMOSA / CALIFORNIA SYCAMORE	24" BOX	25' AVERAGE	MODERATE
	QA	QUERCUS AGRIFOLIA / COAST LIVE OAK	24" BOX	25' AVERAGE	LOW
	QC	QUERCUS CHRYSOLEPIS / CANYON LIVE OAK	24" BOX	25' AVERAGE	LOW
	QE	QUERCUS ENGLEMANII / ENGELMANN OAK	24" BOX	25' AVERAGE	LOW
	UC	UMBELLULARIA CALIFORNICA / CALIFORNIA LAUREL	24" BOX	25' AVERAGE	MODERATE
SHRUBS	CODE	BOTANICAL NAME / COMMON NAME	CONT	SPACING	WUCOLS
	AB	ATRIPLEX LENTIFORMIS BREWERI / BREWER SALTBUCH	5 GAL.	6' O.C.	LOW
	GS	GALVEZIA SPECIOSA / ISLAND BUSH SNAPDRAGON	5 GAL.	5' O.C.	LOW
	HA	HETEROMELES ARBUTIFOLIA / TOYON	5 GAL.	6' O.C.	LOW
	RC	RHAMNUS CALIFORNICA / CALIFORNIA COFFEE BERRY	5 GAL.	6' O.C.	LOW
	RL	RHUS LAURINA / LAUREL SUMAC	5 GAL.	6' O.C.	LOW
	RO	RHUS OVATA / SUGAR BUSH	5 GAL.	6' O.C.	LOW
	RC2	ROMNEYA COULTERI / MATILIJIA POPPY	5 GAL.	6' O.C.	LOW
	SC	SALVIA CLEVELANDII / CLEVELAND SAGE	5 GAL.	4' O.C.	LOW
GROUND COVERS	CODE	BOTANICAL NAME / COMMON NAME	CONT	SPACING	WUCOLS
	BP	BACCHARIS PILULARIS / DWARF COYOTE BRUSH	1 GAL.	6' O.C.	LOW
	CH	CEANOTHUS GRISEUS HORIZONTALIS / CARMEL CREEPER	1 GAL.	8' O.C.	LOW
	IH	IVA HAYESIANA / SAN DIEGO POVERTY WEED	1 GAL.	6' O.C.	LOW
	MR	MUHLENBERGIA RIGENS / DEER GRASS	1 GAL.	6' O.C.	MODERATE



LEGEND

	PROPERTY LINE
	CENTER LINE
	SETBACK LINE
	EASEMENT LINE
	EXISTING WATER LINE
	EXISTING OVERHEAD ELECTRIC
	PROPOSED SITE PERIMETER FENCE
	PROPOSED SUBSTATION FENCE
	PROPOSED LANDSCAPE BUFFER
	PROPOSED ALL WEATHER ACCESS ROAD
	PROPOSED PAVED ACCESS ROAD. PAVED IMPROVEMENTS SHOULD BE COORDINATED WITH THE ADJACENT LANDOWNER UNLESS EXPLICIT RIGHTS ARE HELD TO MAKE SUCH IMPROVEMENTS.
	FUEL MODIFICATION ZONE

LANDSCAPE SCREENING/BUFFER CONCEPT

PLANT DENSE, NATURAL GROVES OF NATIVE AND/OR DROUGHT TOLERANT TREES AND INCORPORATE MASSES OF NATIVE AND/OR DROUGHT TOLERANT SHRUBS AND GROUND COVERS BETWEEN THE FENCE LINE AND THE EXISTING ROAD AND UTILITY EASEMENTS. PLACE TREES AND THE TALLER SPECIES OF SHRUBS NEAREST TO THE FENCE AS NECESSARY TO SCREEN AND SOFTEN THE FENCE AND NEW SITE IMPROVEMENTS. ADD PROGRESSIVELY LOWER SPECIES OF SHRUBS AND GROUND COVERS BETWEEN LARGE SHRUBS AND BUFFER EDGE TO EFFECTIVELY TRANSITION THE PLANT MATERIAL FROM HIGHEST AT THE FENCE, TO LOWEST AT THE ROADWAY, AND MAINTAIN DRIVER VISIBILITY.

NOTES

- ALL LANDSCAPE IMPROVEMENTS SHALL BE DESIGNED IN ACCORDANCE WITH THE COUNTY OF SAN DIEGO LANDSCAPE STANDARDS, JACUMBA COMMUNITY SERVICE DISTRICT DESIGN GUIDELINES AND IN ACCORDANCE WITH AB 1881 - STATE WATER CONSERVATION REQUIREMENTS.
- NATIVE AND DROUGHT TOLERANT PLANTS THAT MINIMIZE WATER USE AND MAINTENANCE WILL BE UTILIZED. ALL PLANT MATERIALS WILL BE APPROPRIATE FOR THE CLIMATE OF JACUMBA VALLEY AND FIT IN WITH THE ADJACENT LAND AREAS.
- ALL LANDSCAPED AREAS SHALL BE IRRIGATED WITH AUTOMATIC DRIP IRRIGATION SYSTEM. IRRIGATION WATER TO BE PROVIDED VIA EXISTING DOMESTIC WATER METER.
- OWNER SHALL BE RESPONSIBLE FOR MAINTAINING THE VEGETATION DURING THE LIFE OF THE PERMIT. ALL DEAD, DYING, OR DISEASED PLANTS WILL BE REPLACED IN KIND.
- ALL EXISTING TREES AND SHRUBS LOCATED IN AREAS NOT UNDER DIRECT IMPROVEMENT, OR WITHIN THE LANDSCAPE BUFFER, SHALL BE PROTECTED IN PLACE, AND SHALL BE INCORPORATED INTO THE OVERALL LANDSCAPE DESIGN TO MAXIMIZE THE SCREENING AND SOFTENING OF THE FENCE AND THE SOLAR IMPROVEMENTS.

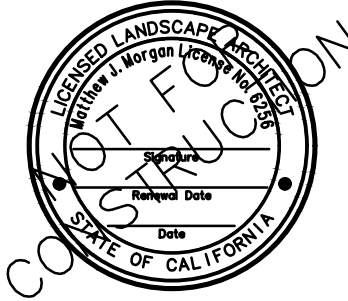


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SITE INFORMATION
JVR ENERGY PARK

PROJECT MANAGER
PATRICK BROWN
949.398.3915

PROJECT LANDSCAPE ARCHITECT
MATTHEW MORGAN
619.272.7192

NO.	ISSUE	DATE
	PRELIMINARY	11/1/2018

PROJECT NUMBER	KHA-194083001
DRAWN BY	CF
REVIEWED BY	CF
	MM

CLIENT SIGNATURE

MAJOR USE PERMIT
OVERALL
CONCEPTUAL
LANDSCAPE PLAN

DRAWING
NUMBER 400

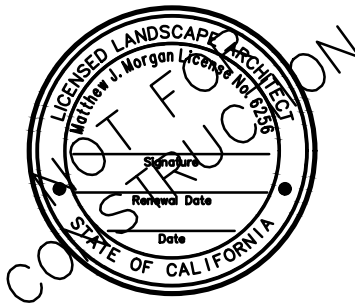
SHEET SIZE: ARCH D - 24" x 36"

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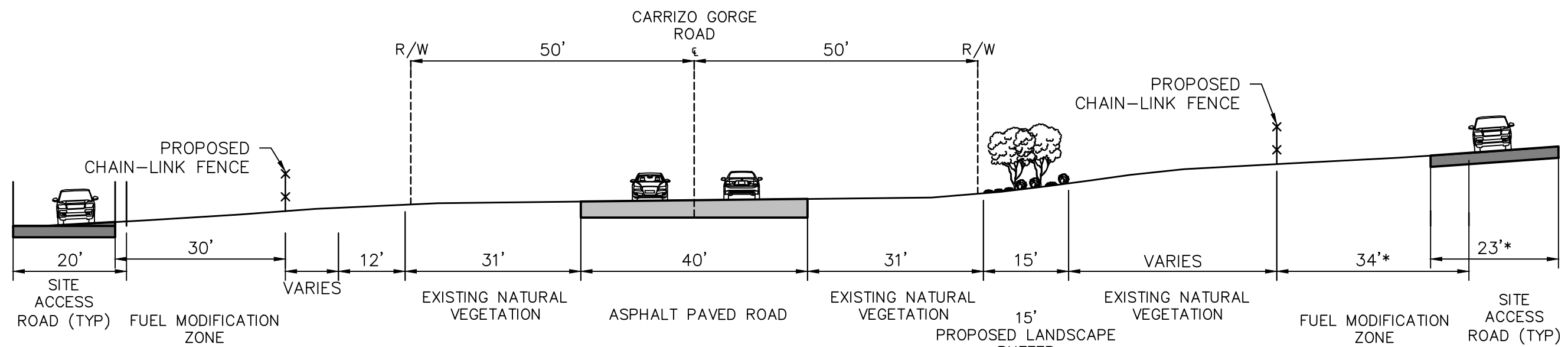
PROJECT LANDSCAPE ARCHITECT
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619.272.7192

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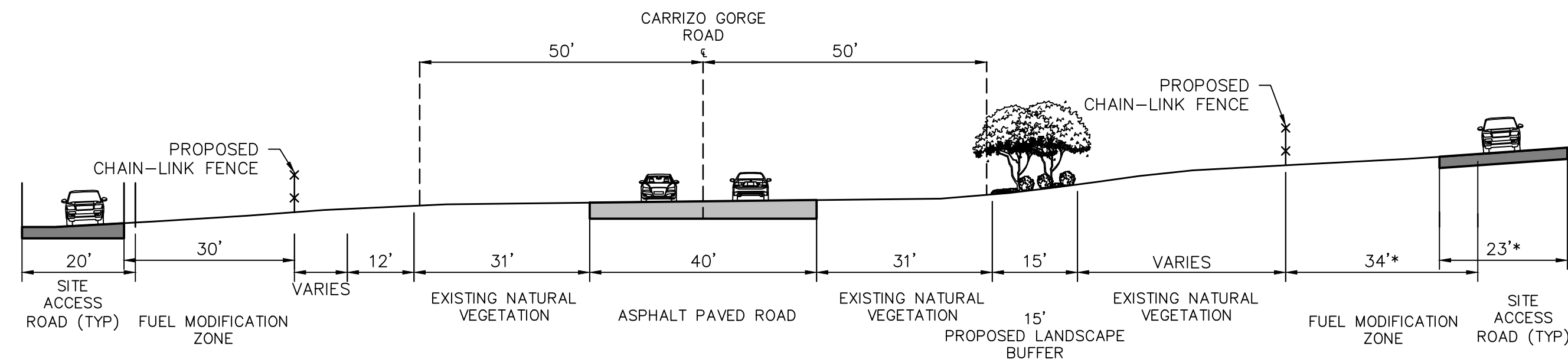
CLIENT SIGNATURE

MAJOR USE PERMIT
CONCEPTUAL
LANDSCAPE
ENLARGEMENT A
AND SECTIONS
DRAWING NUMBER 401
SHEET SIZE: ARCH D - 24" x 36"



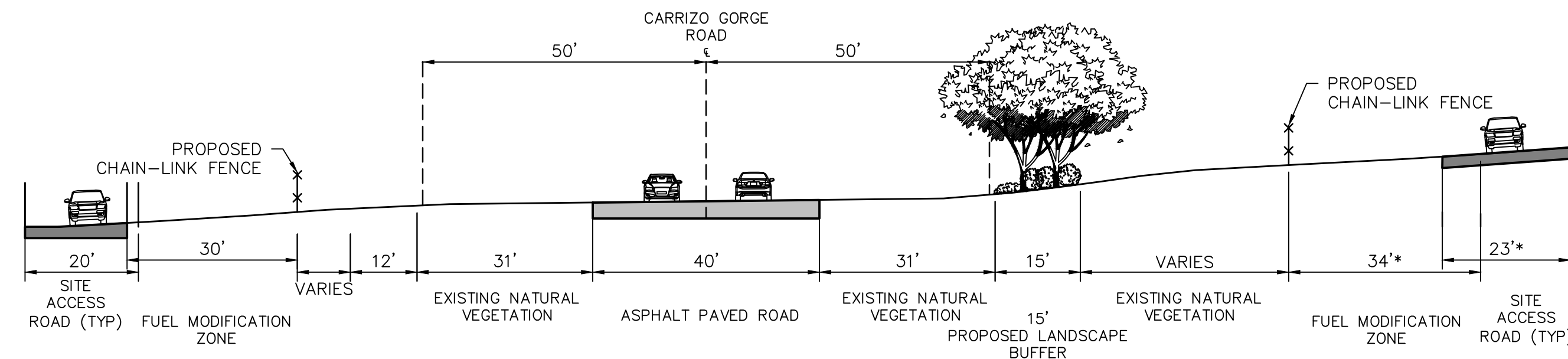
SECTION 1 - (AT PLANTING)

NOT TO SCALE
*DIMENSIONS WITH AN ASTERISK ARE MEASURED AT ANGLE SHOW ON ENLARGED PLAN



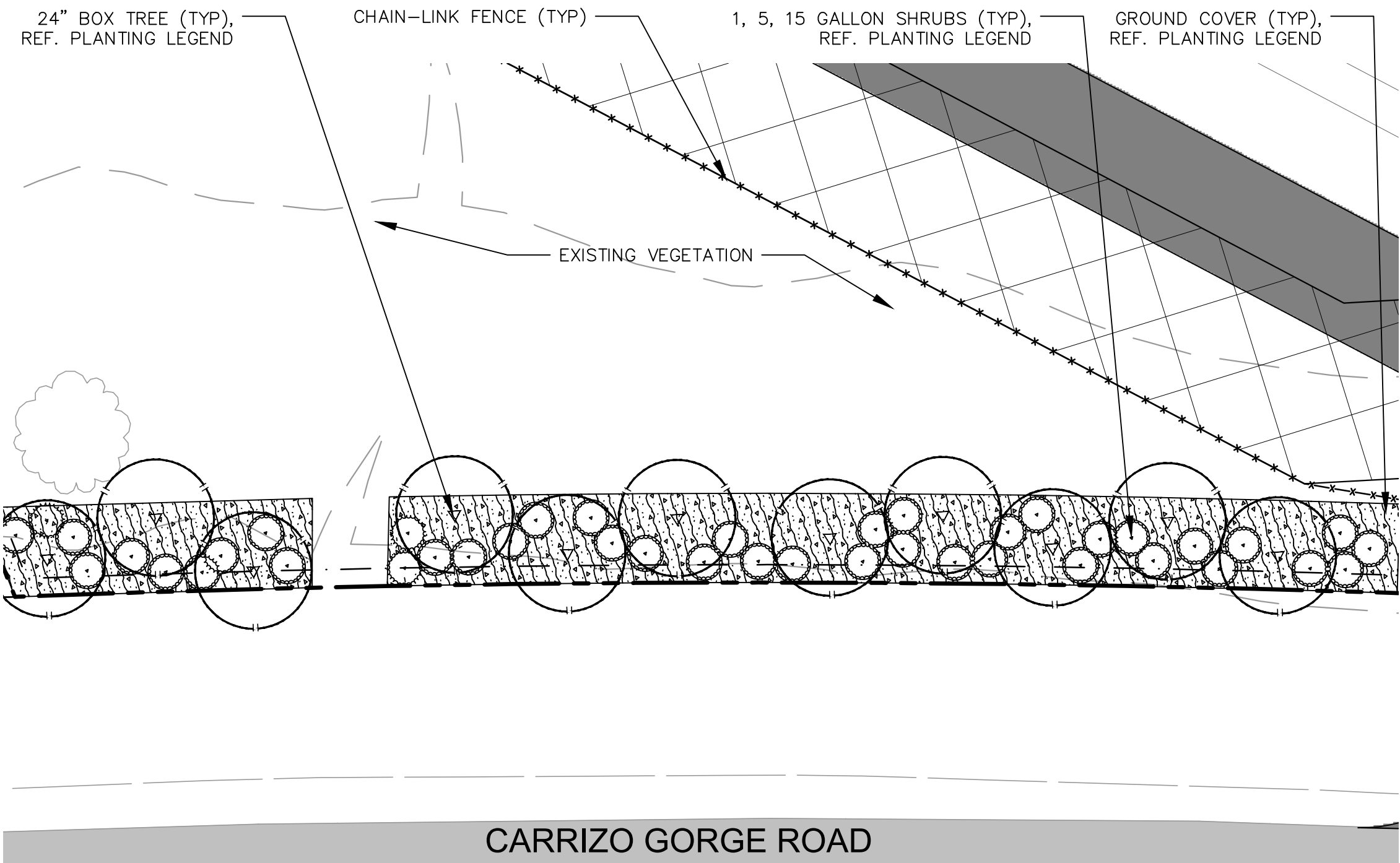
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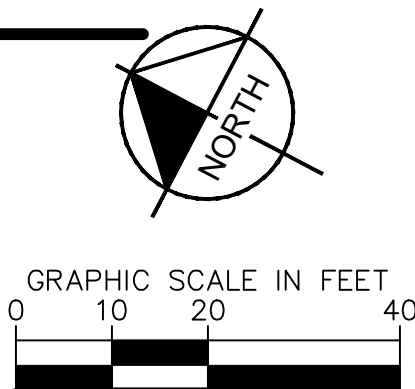
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NOT TO SCALE
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ENLARGEMENT A

SCALE: 1" = 20'
*LANDSCAPE BUFFER WILL BE IRRIGATED
*REFER TO SHEET 400 FOR PLANT SCHEDULE, LEGEND, AND NOTES

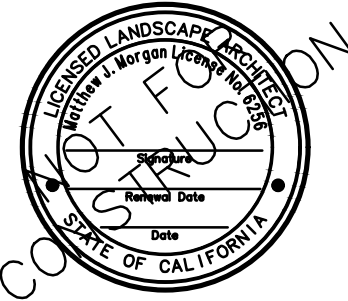


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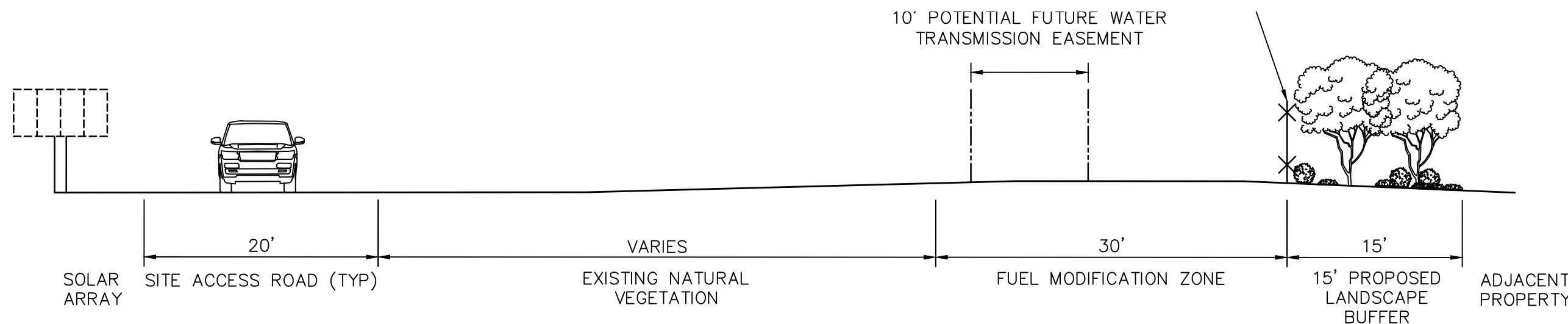
PROJECT LANDSCAPE ARCHITECT
MATTHEW MORGAN
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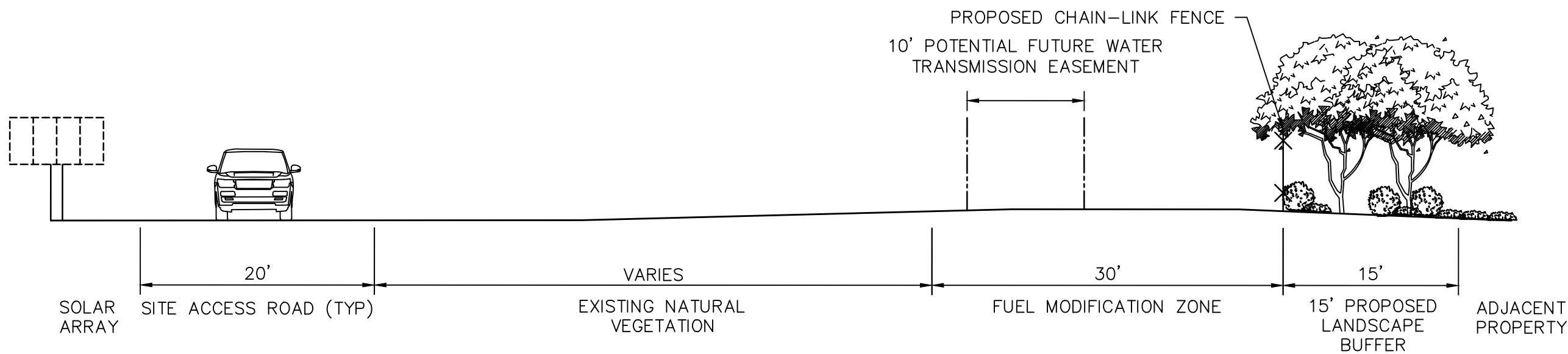
CLIENT SIGNATURE

MAJOR USE PERMIT
CONCEPTUAL
LANDSCAPE
ENLARGEMENT B
AND SECTIONS
DRAWING NUMBER 402
SHEET SIZE: ARCH D - 24" x 36"



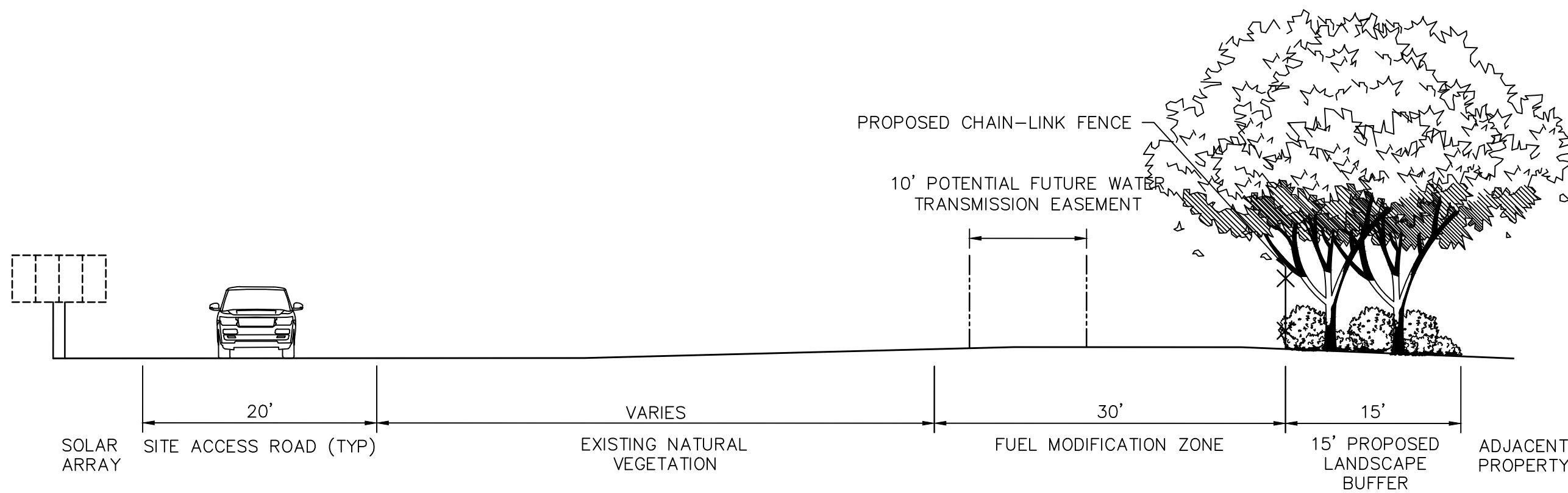
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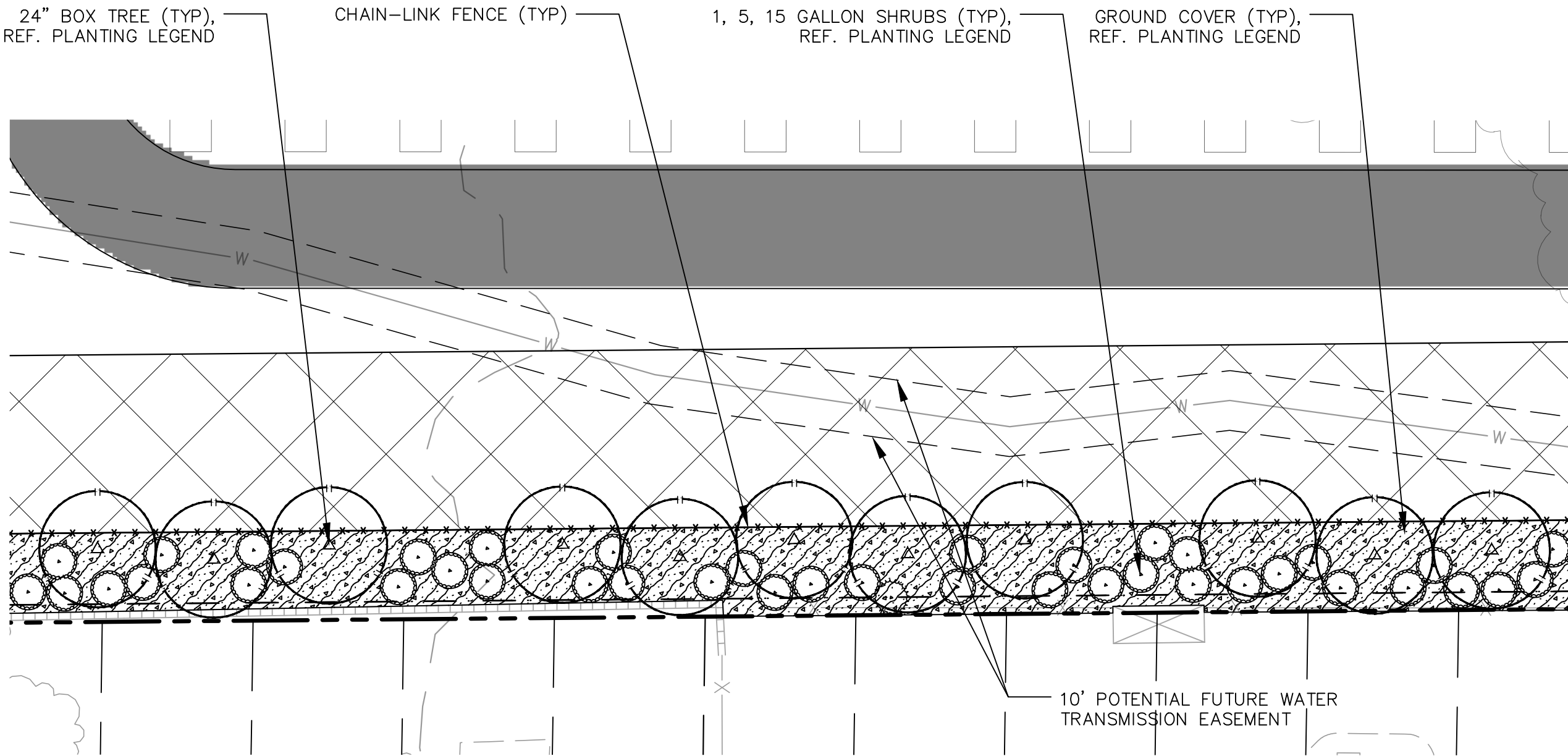
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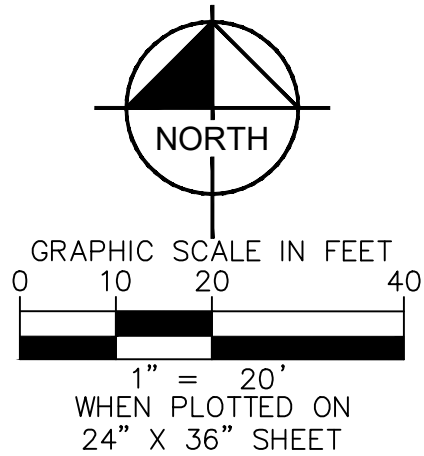
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NOT TO SCALE



ENLARGEMENT B

SCALE: 1" = 20'
*LANDSCAPE BUFFER WILL BE IRRIGATED
*REFER TO SHEET 400 FOR PLANT SCHEDULE, LEGEND, AND NOTES

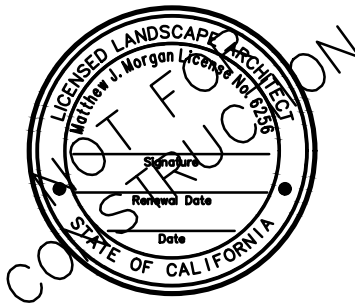


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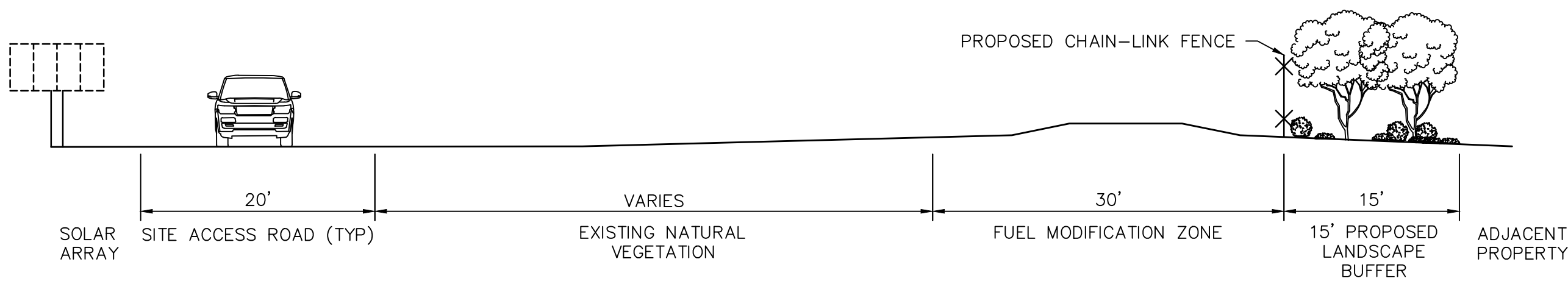
PROJECT LANDSCAPE ARCHITECT
MATTHEW MORGAN
619.272.7192

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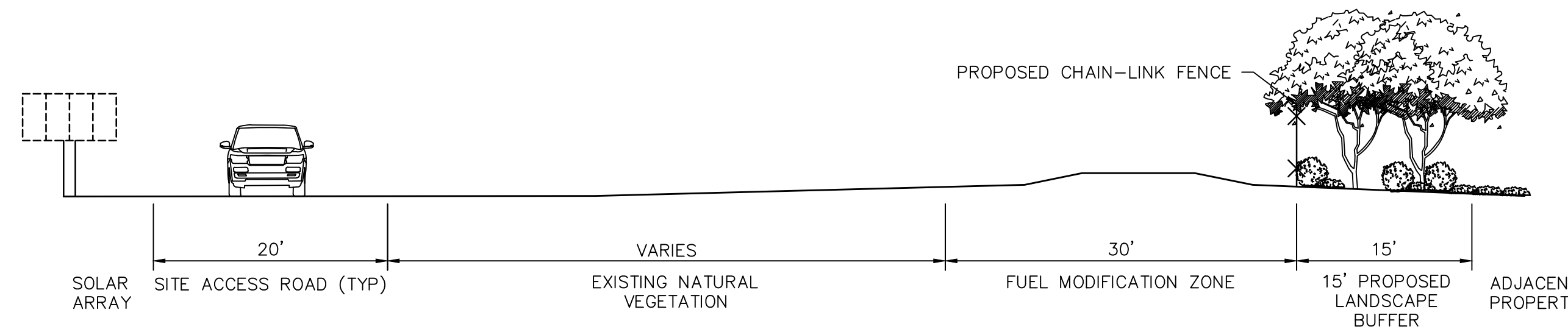
CLIENT SIGNATURE

MAJOR USE PERMIT
CONCEPTUAL
LANDSCAPE
ENLARGEMENT C
AND SECTIONS
DRAWING NUMBER 403
SHEET SIZE: ARCH D - 24" x 36"



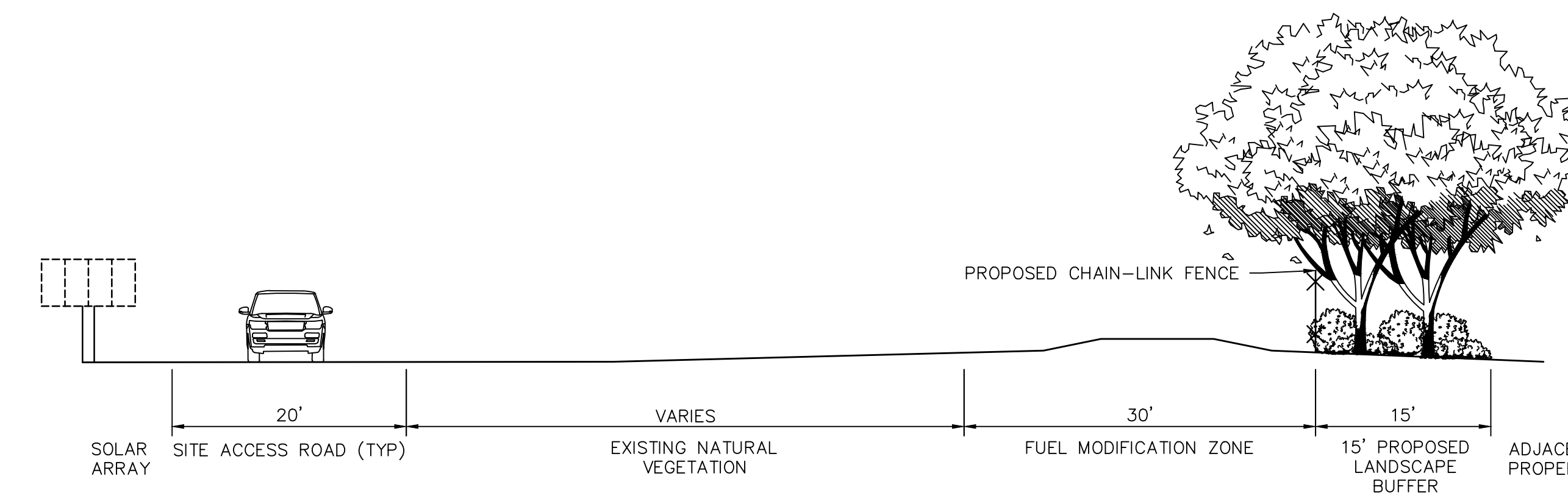
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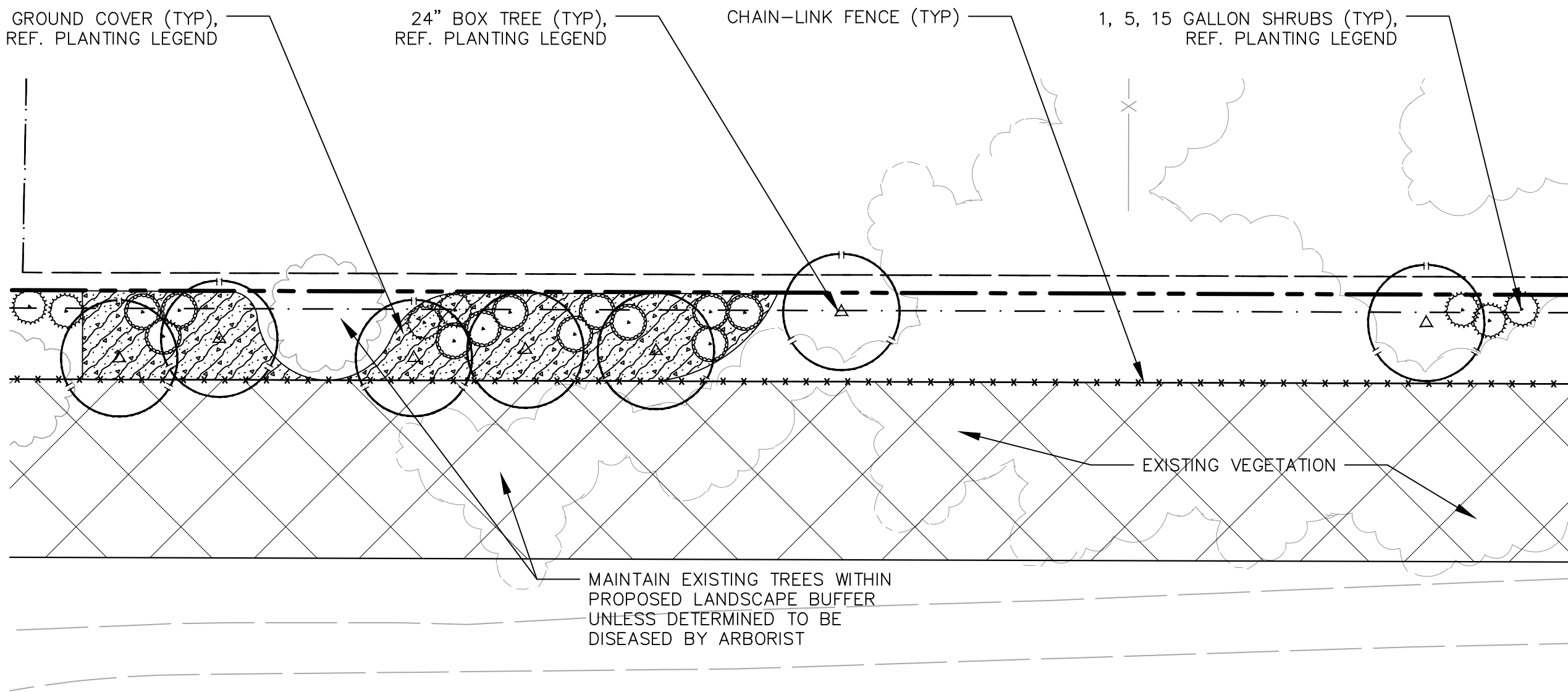
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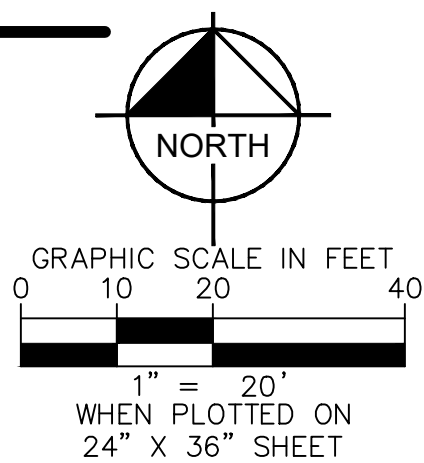
SECTION 3 - (APPROXIMATELY 10 YEARS FROM PLANTING)

NOT TO SCALE



ENLARGEMENT C

SCALE: 1" = 20'
*LANDSCAPE BUFFER WILL BE IRRIGATED
*REFER TO SHEET 400 FOR PLANT SCHEDULE, LEGEND, AND NOTES

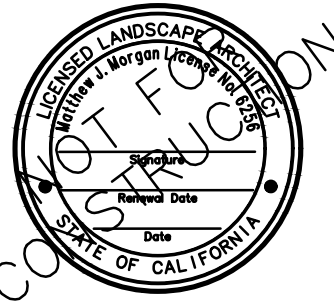


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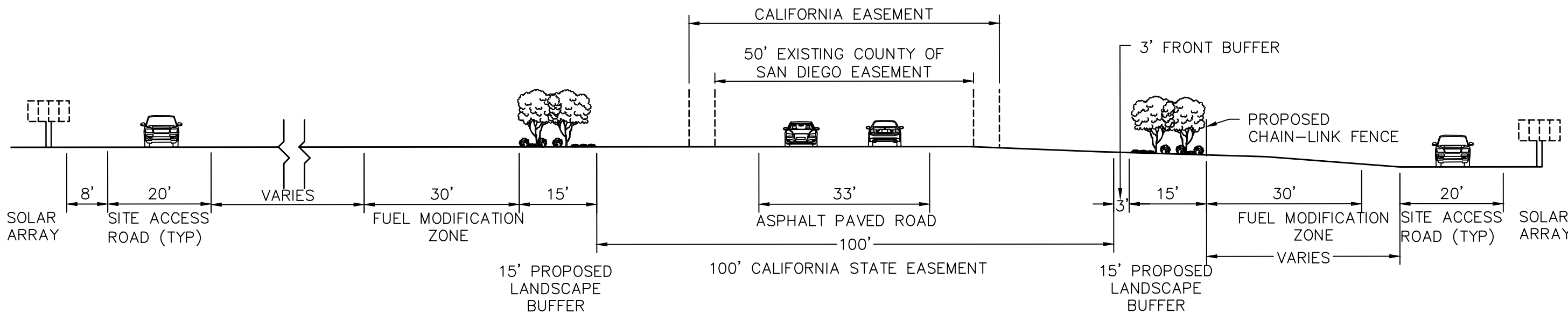
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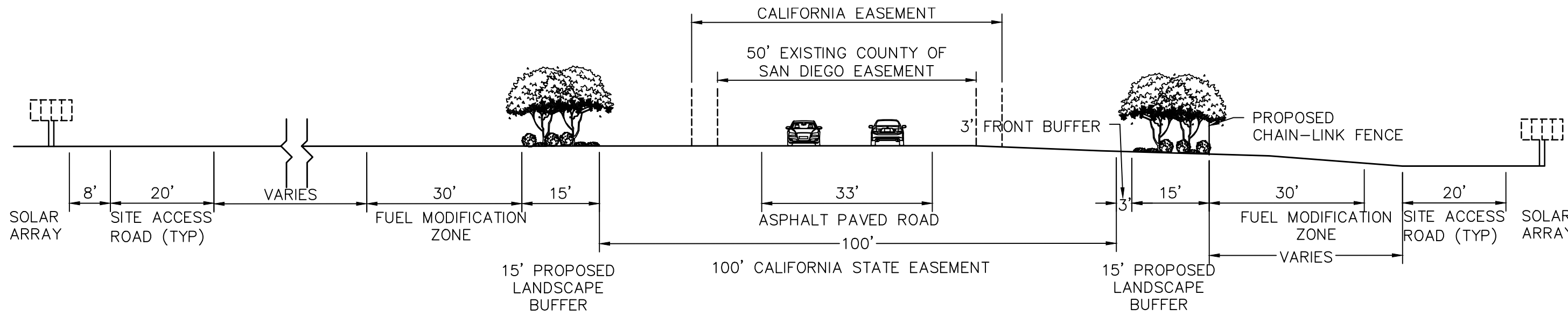
CLIENT SIGNATURE

MAJOR USE PERMIT
CONCEPTUAL
LANDSCAPE
ENLARGEMENT D
AND SECTIONS
DRAWING NUMBER 404
SHEET SIZE: ARCH D - 24" x 36"



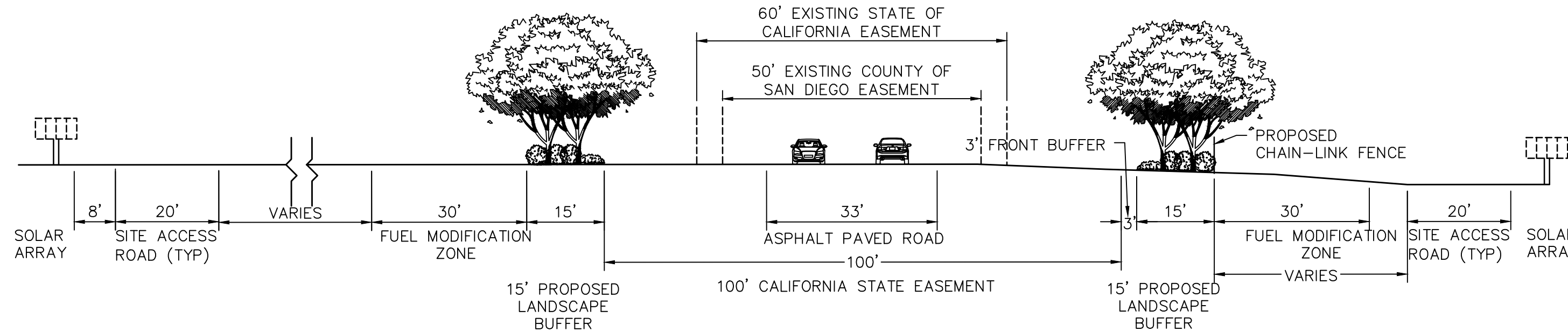
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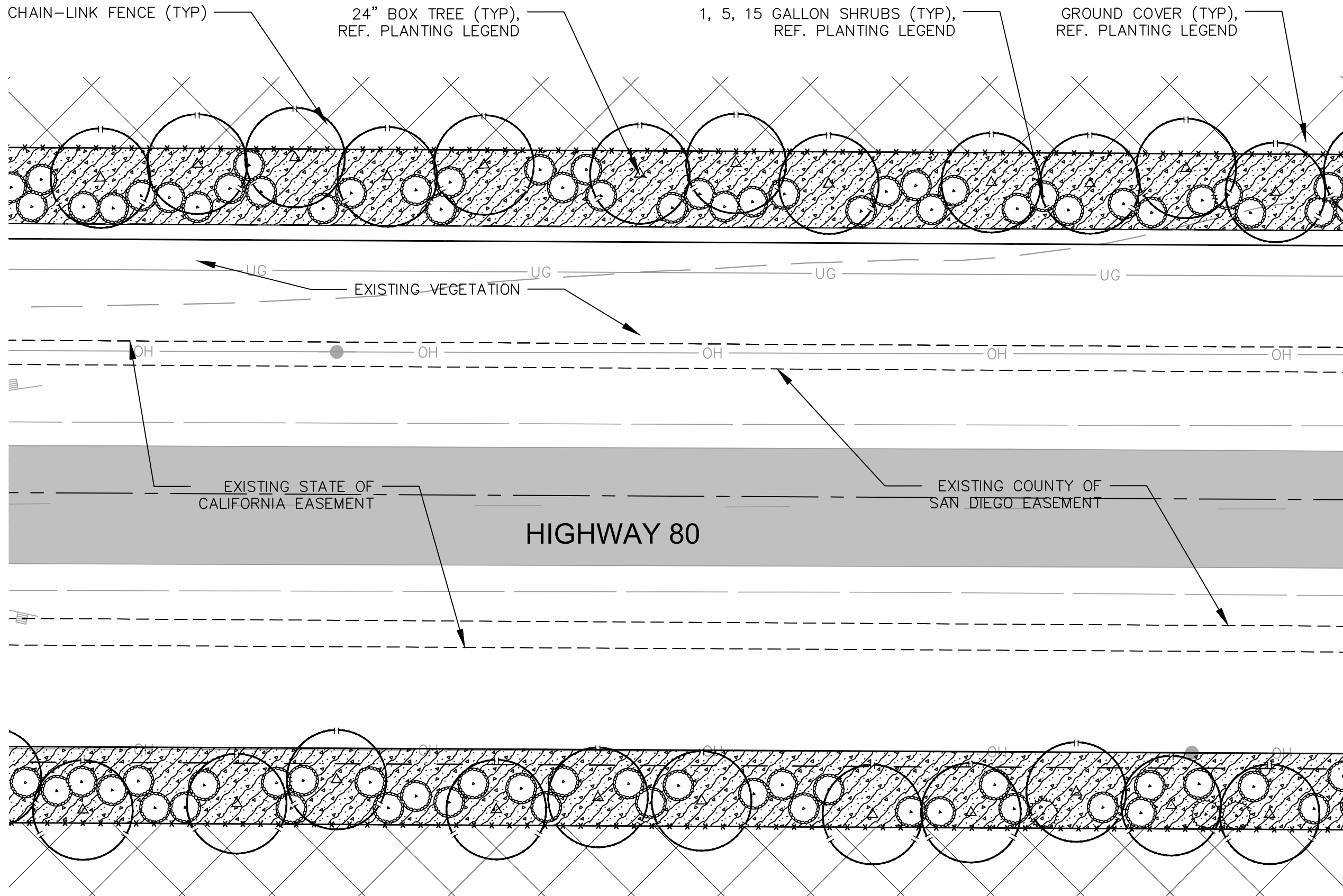
SECTION 2 - (APPROXIMATELY 5 YEARS FROM PLANTING)

NOT TO SCALE



SECTION 3 - (APPROXIMATELY 10 YEARS FROM PLANTING)

NOT TO SCALE



ENLARGEMENT D

SCALE: 1" = 20'

*LANDSCAPE BUFFER WILL BE IRRIGATED
*REFER TO SHEET 400 FOR PLANT SCHEDULE, LEGEND, AND NOTES

