

ATTACHMENT B

PROJECT PLANS

GOLETA SELF STORAGE

PROPOSED SELF STORAGE
7780 HOLLISTER AVE, GOLETA, CA
DEVELOPER: GOLETA SELF STORAGE, LLC



MANAGER'S BLDG @ ENTRANCE FROM VIA JERO DR.



VIEW FROM VIA JERO @ ENTRY LOOKING SOUTH



VIEW FROM VIA JERO @ HOLLISTER LOOKING NORTH



VIEW FROM VIA JERO @ HOLLISTER LOOKING WEST



VIEW FROM LAS ARMAS LOOKING EAST @ BLDG A



VIEW FROM LAS ARMAS LOOKING EAST @ EVA GATE



VIEW FROM LAS ARMAS LOOKING NO. EAST



VIEW FROM HOLLISTER AVE @ LAS ARMAS LOOKING NO. EAST

Revisions	Date

GOLETA SELF STORAGE
7780 HOLLISTER AVE., GOLETA, CA



CUBIX CONSTRUCTION LLC
102 E MAIN ST
RIPON, CA 95366
209-992-1371
LICENSE NO. 1061765

COVER SHEET

Drawn By EJB/LTB
Date 6/19/26
Scale 1"= 30'
File Name Cover Sheet
Planning File Numbers
Sheet Number 0



PROJECT CONTACTS

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PROJECT DESCRIPTION

DEVELOPMENT OF A SELF STORAGE FACILITY AT 7780 HOLLISTER AVE. (APN: 079-210-056) CONSISTING OF 3 ONE STORY, AND 3 TWO STORY SELF STORAGE BUILDINGS ALONG WITH A TWO-STORY MANAGERS OFFICE WITH APARTMENT ABOVE.
THE TOTAL BUILDING AREA WOULD AMOUNT TO 166,740 S.F. OF WHICH THE STORAGE BUILDINGS WOULD CONSIST OF 164,380 S.F. DIVIDED INTO 1,322 INDIVIDUAL STORAGE UNITS. THE MANAGER'S BUILDING WOULD BE 2,360 S.F.
EXISTING PARKING LOT IMPROVEMENTS WOULD BE DEMOLISHED. PROJECT SITE WOULD HAVE 35% LANDSCAPE COVERAGE. 28 EXISTING ON-SITE TREES WOULD ALSO BE PRESERVED. THE PROJECT HAS BEEN DESIGNED TO PROTECT THE EXISTING ON-SITE WETLAND.
PROPOSED HOURS OF OPERATION:
OFFICE HOURS: MON - SAT 9AM - 6PM, SUN 10AM - 4PM
GATE HOURS: DAILY 7AM - 7PM
NUMBER OF EMPLOYEES: 2
PARKING SPACES PROVIDED: 14

PROJECT DATA

1. SITE AREA, PRE DEDICATION AT VIA JERO.	(5.48 ACRES) 238,545 S.F.
2. SITE AREA, POST DEDICATION AT VIA JERO.	(5.38 ACRES) 234,524 S.F.
3. ASSESSOR'S PARCEL #	079-210-056
4. TYPE OF CONSTRUCTION (STOR. / MGR'S BLDG):	2B / 5B
5. OCCUPANCY TYPE (STORAGE / MGR'S BLDG):	S-1 / B, R-3, U
6. GROSS BUILDING AREA (STORAGE + MGR'S BLDG):	166,740 S.F.
7. GROSS FLOOR AREA (STORAGE BLDGS ONLY):	164,380 S.F.
8. NET FLOOR AREA (STORAGE BLDGS ONLY PER SEC. 17.03.070)	161,113 S.F.
9. GROSS FLOOR AREA (STORAGE BLDGS.):	164,380 S.F.
10. NET RENTABLE STORAGE AREA	130,430 S.F.
11. TOTAL # OF STORAGE UNITS	1,322
12. AVERAGE STORAGE UNIT SIZE	99.7 S.F.
13. BUILDINGS FOOTPRINT	94,210 S.F.
14. SITE COVERAGE	40.2%
15. SETBACKS - PROVIDED (FRONT, SIDE, SIDE, REAR)*	40' / 31'5" / 28'0" / 15'
16. SETBACKS - MIN. REQUIRED (FRONT, SIDE, SIDE, REAR)	10' / 10' / 10' / 10'
17. MAXIMUM BLDG HEIGHT (MAX. ALLOWABLE 35')	29'-4"
18. LANDSCAPE AREA ON-SITE / OFF-SITE	77,266 SF / 13,230 SF
19. LANDSCAPE AREA ON-SITE AS A % OF SITE AREA	33 %
20. NUMBER OF DWELLING UNITS	1
21. PARKING PROVIDED** (REQ'D: 1/15 KSF OF NET** 1/ CARETAKER UNIT = 12)	14
22. EV PARKING (ACTUAL / CAPABLE, W/ 1 LEVEL 2)	6 TOTAL, 3/3
23. BICYCLE PARKING REQUIRED / PROVIDED	3/4

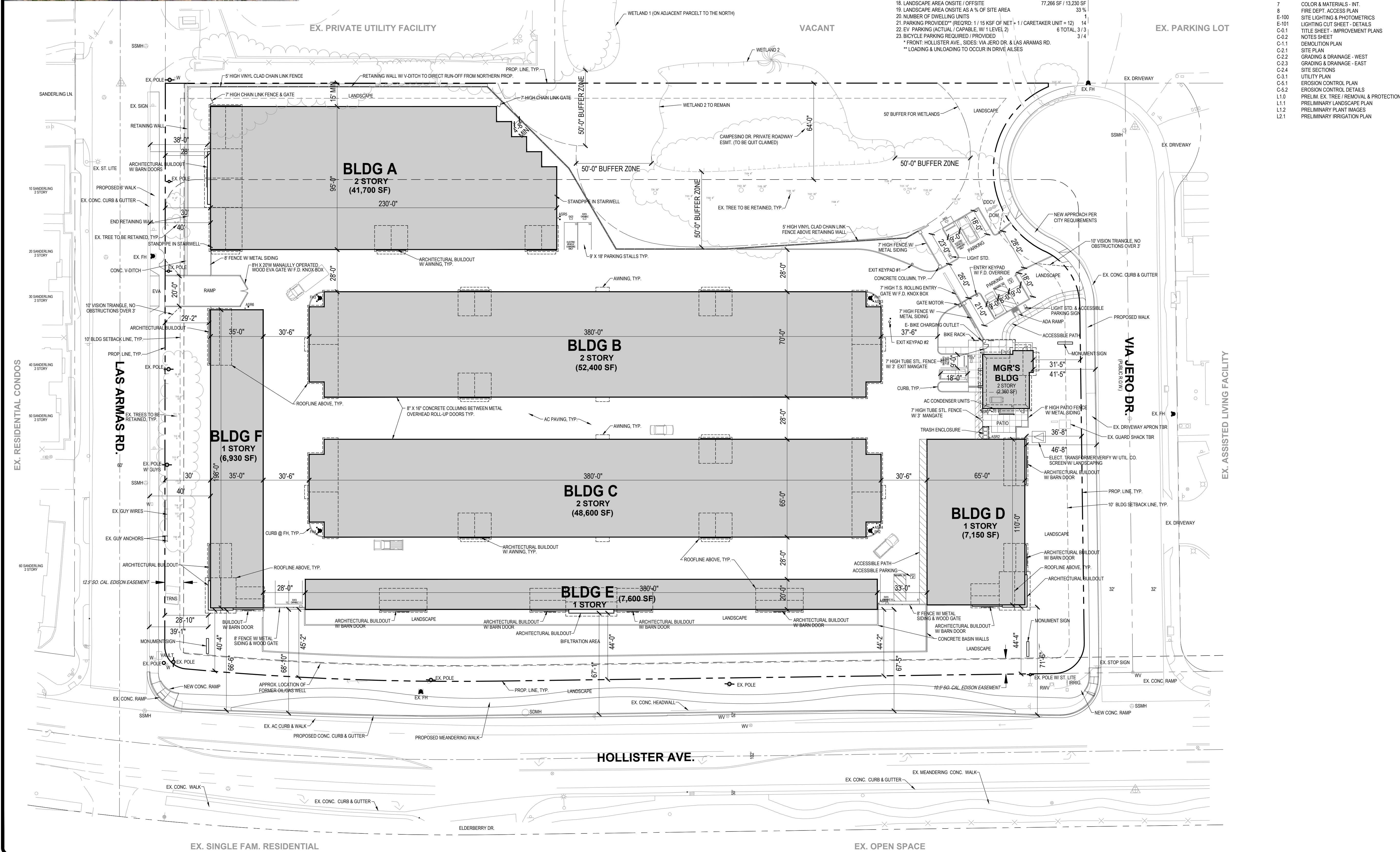
* FRONT: HOLLISTER AVE., SIDES: VIA JERO DR. & LAS ARMAS RD.
** LOADING & UNLOADING TO OCCUR IN DRIVE ALISES

SITE PLAN

GOLETA SELF STORAGE, 7780 HOLLISTER AVE. GOLETA, CA

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Revisions	Date

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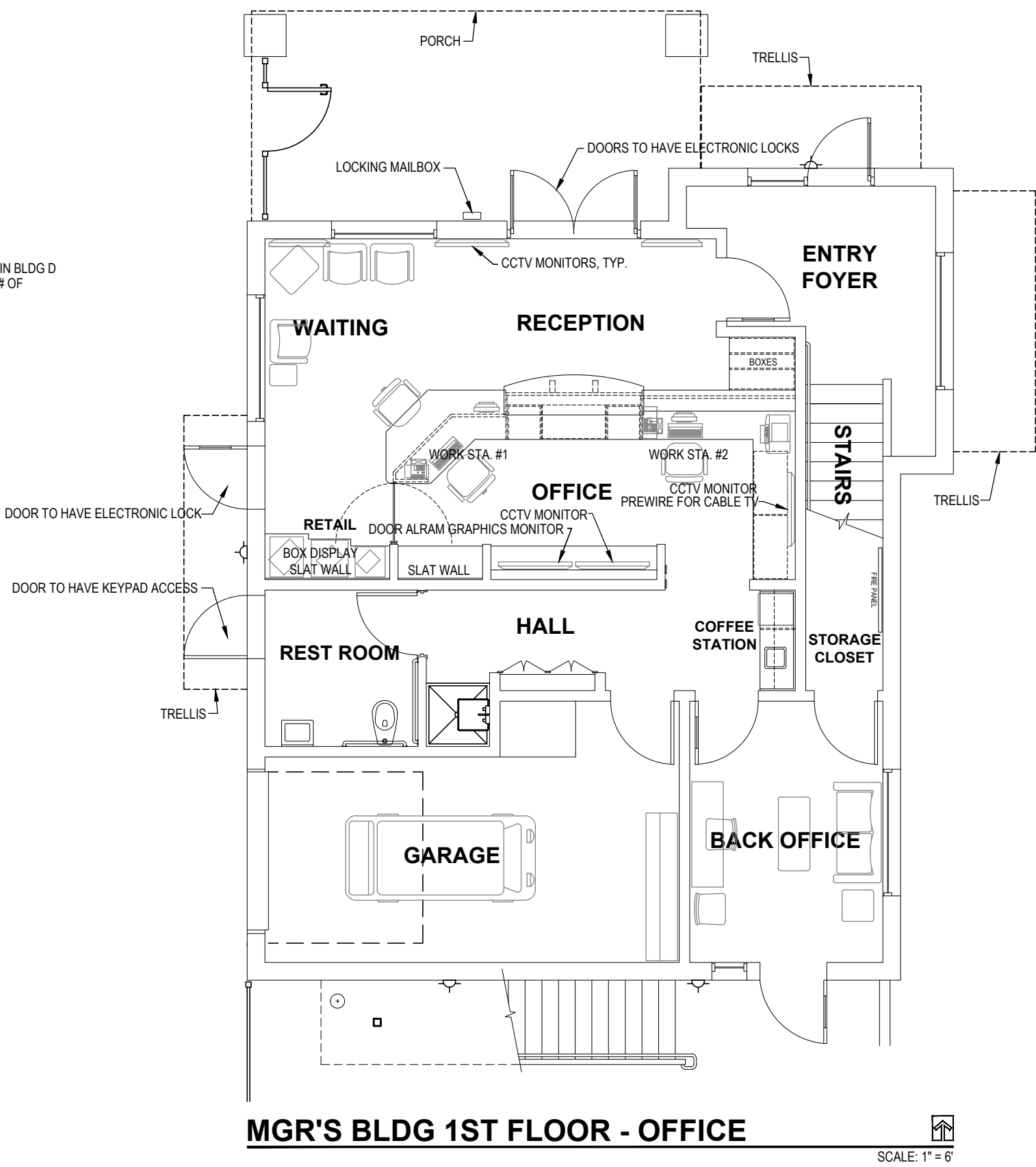
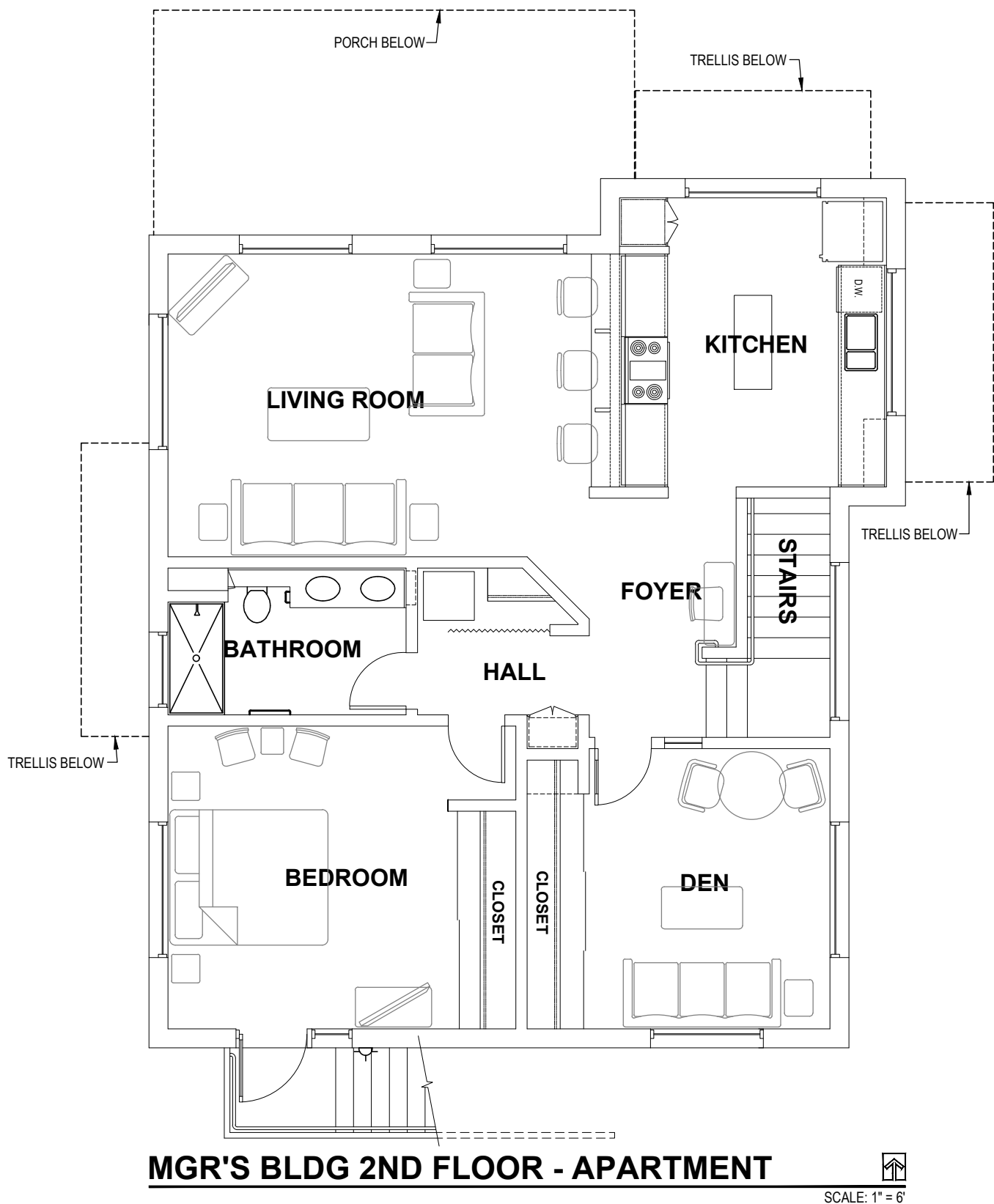
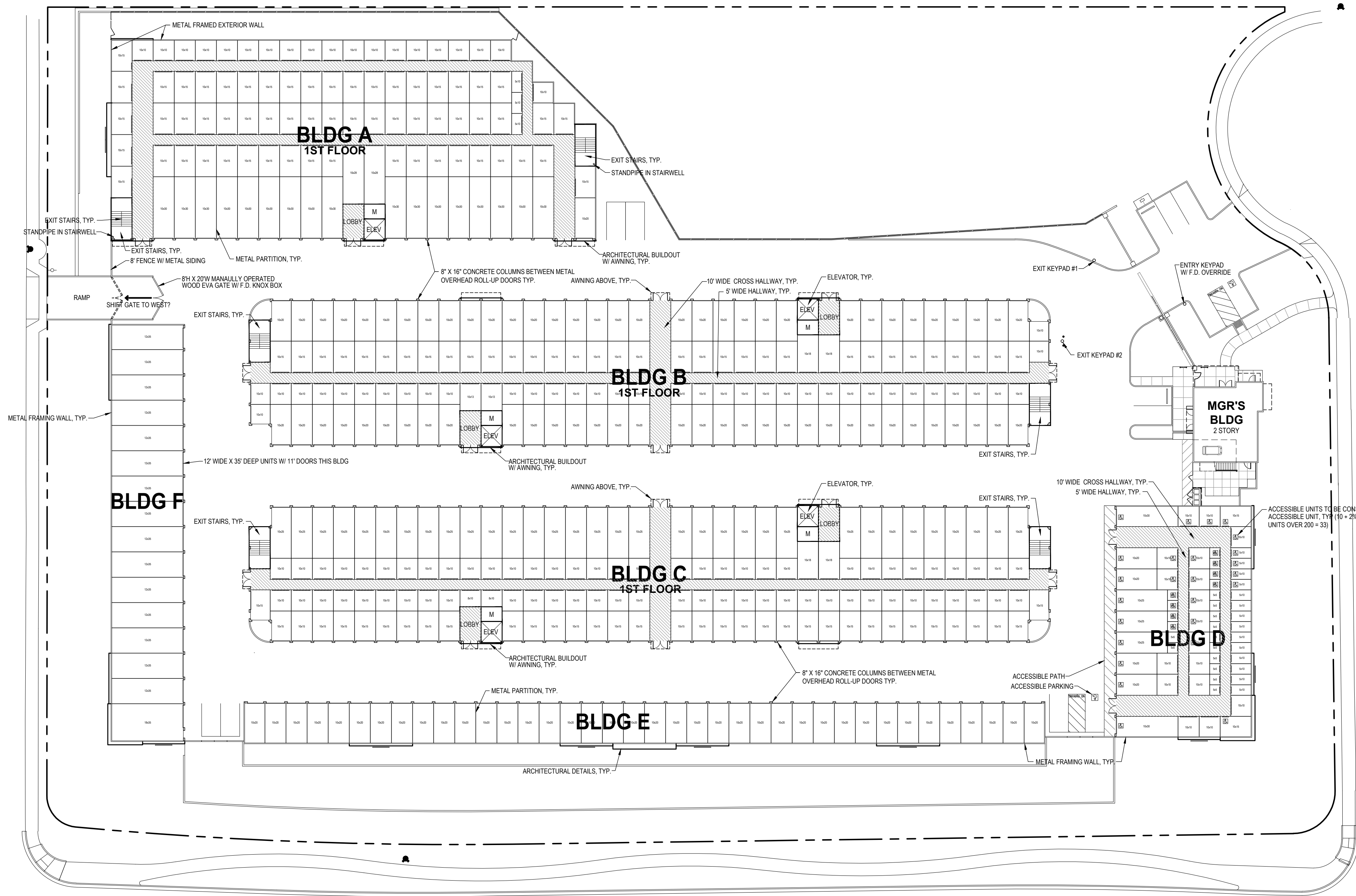
GOLETA SELF STORAGE
7780 HOLLISTER AVE., GOLETA, CA

SITE PLAN

Drawn By EJB/LTB
Date 6/19/26
Scale 1"=30'
File Name SitePlan6
Planning File Numbers
Sheet Number 1A

FLOOR PLANS

STORAGE BUILDINGS 1ST FLOOR & MGR'S BLDG FLOOR PLANS



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GOLETA SELF STORAGE

7780 HOLLISTER AVE., GOLETA, CA

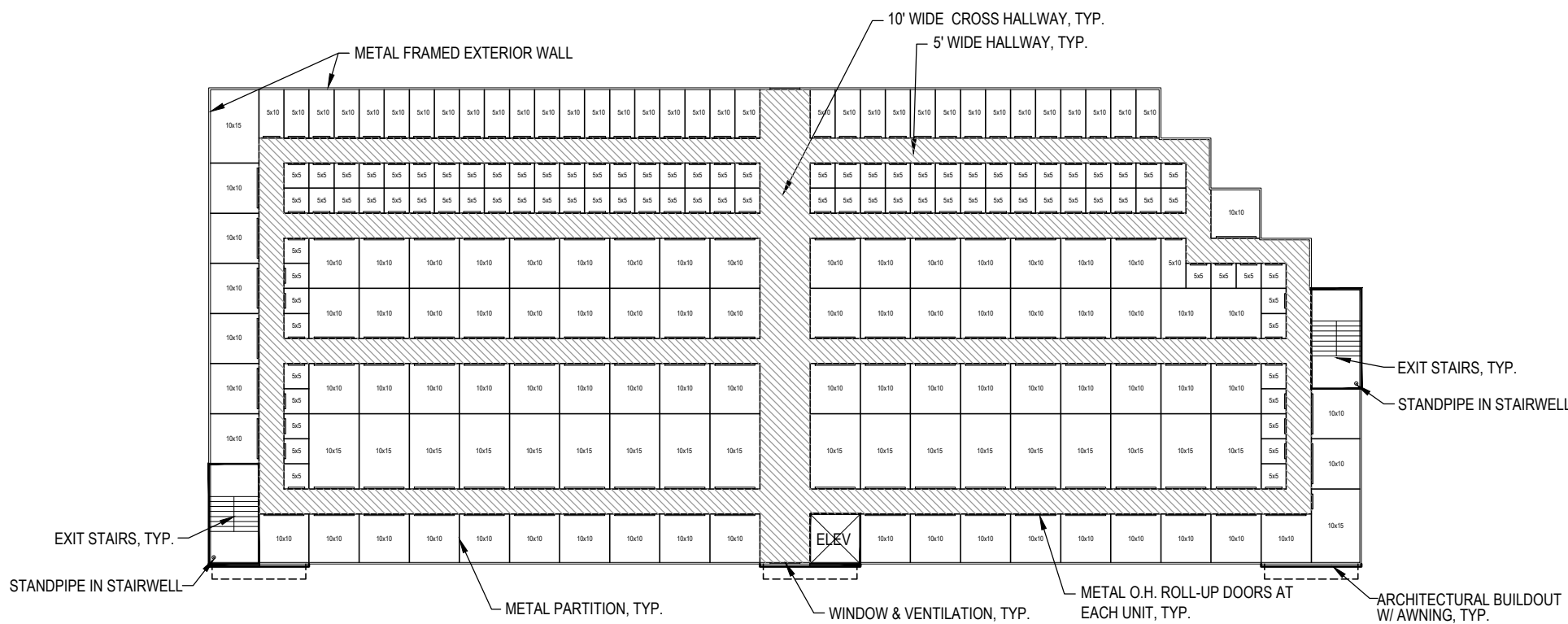
FLOOR PLANS - 1ST FLOOR

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Planning File Numbers	
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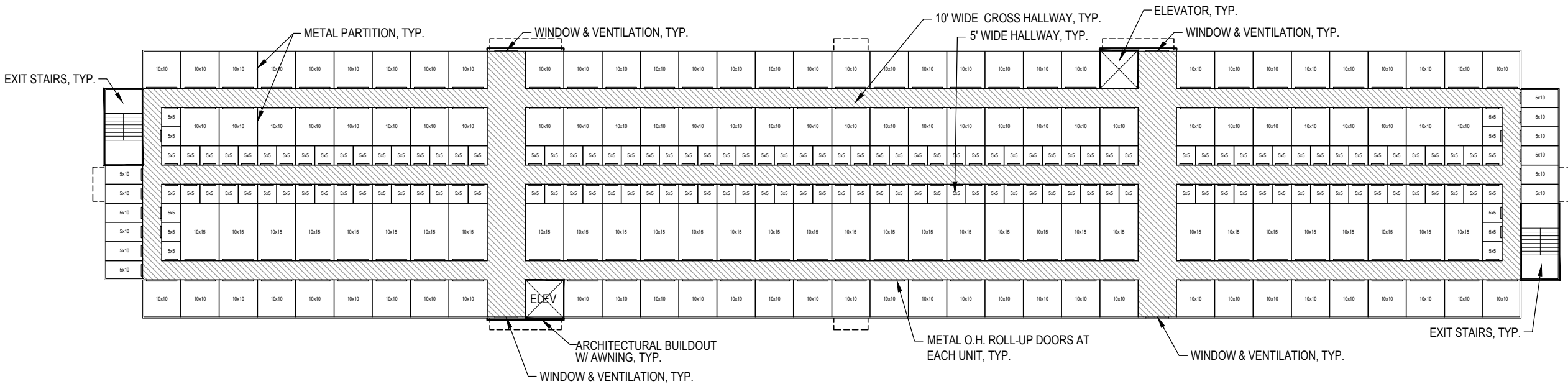
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FLOOR PLANS

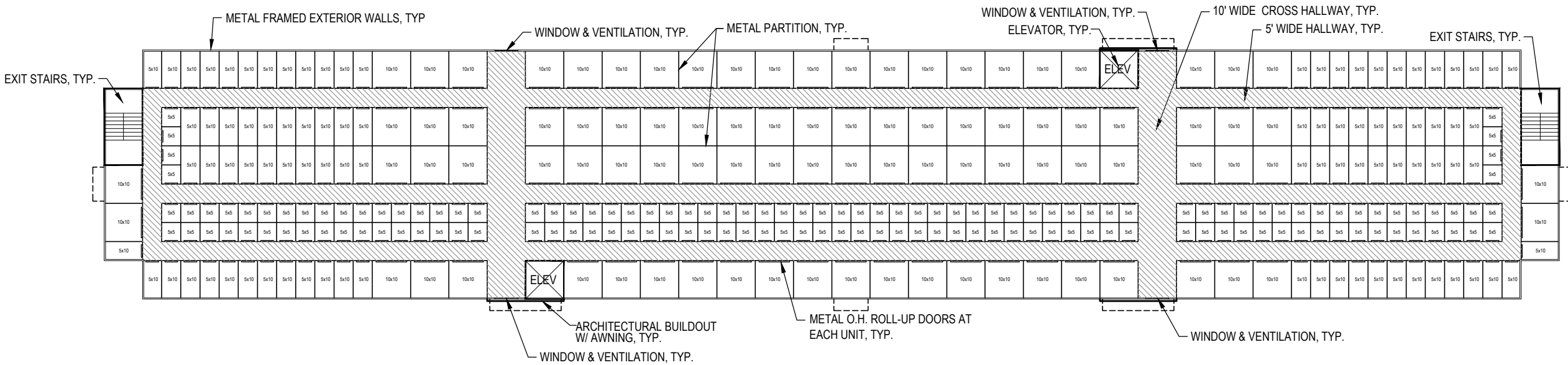
STORAGE BUILDINGS 2ND FLOORS



BLDG A - 2ND FLOOR PLAN

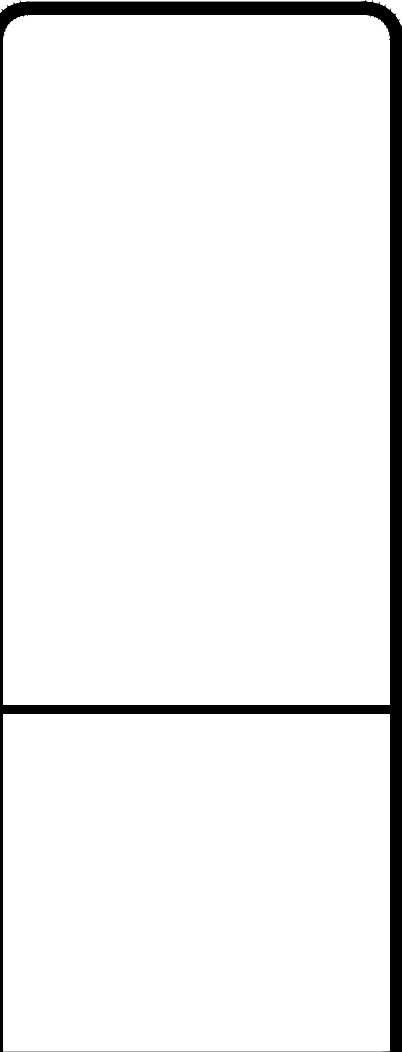


BLDG B - 2ND FLOOR PLAN



BLDG C - 2ND FLOOR PLAN

Revisions	Date



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FLOOR PLANS - 2ND FLOORS

Drawn By EJB/LTB
Date 6/19/26
Scale 1"=30'
File Name SitePlan6
Planning File Numbers

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2B

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GOLETA SELF STORAGE
7780 HOLLISTER AVE., GOLETA, CA

PROJECT ELEVATIONS

LICENSE NO. 1061765

102 S. MAIN ST.
RIPON, CA 95366

Drawn By	EJB/LTB
Date	6/19/26
Scale	1"=15"
File Name	Elevations4
Planning File Numbers	

Sheet Number

3B



NORTH ELEVATION
WITH PLANTING



NORTH ELEVATION
WITHOUT PLANTING

COLORED ELEVATION - NORTH



3C

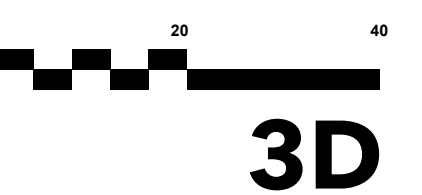


WEST ELEVATION (LAS ARMAS ROAD)
WITH PLANTING



WEST ELEVATION (LAS ARMAS ROAD)
WITHOUT PLANTING

COLORED ELEVATION - WEST (LAS ARMAS ROAD)





SOUTH ELEVATION (HOLLISTER AVENUE)
WITH PLANTING



SOUTH ELEVATION (HOLLISTER AVENUE)
WITHOUT PLANTING

COLORED ELEVATION - SOUTH (HOLLISTER AVENUE)



EAST ELEVATION (VIA JERO DRIVE)
WITH PLANTING



EAST ELEVATION (VIA JERO DRIVE)
WITHOUT PLANTING

COLORED ELEVATION - EAST (VIA JERO DRIVE)



1ST FLOOR - OFFICE CONDENSING UNIT

LX Series YH2F System, 2 Ton, 16 SEER2, 12 EER2, 8.1 HSPF2
AHRJ #210338244



4 REBATES UP TO \$4,500

Included Products:

Heat Pump: LX, YH2F24TB215

Air Handler: LX, JMET11C52N1

Heater: No Heater

Coil: XAHC30CBAN1

Valve: Built into Coil

2ND FLOOR - APARTMENT CONDENSING UNIT

LX Series YH2F System, 3 Ton, 15.2 SEER2, 11.7 EER2, 8.1 HSPF2
AHRJ #210338361



4 REBATES UP TO \$4,500

Included Products:

Heat Pump: LX, YH2F36TB215

Air Handler: Affinity, JMV16CC2N1

Heater: No Heater

Coil: XAFC48FBCN1

Valve: Built into Coil

SOUND SPECS (MEASURED AT 5' FROM CONDENSING UNIT)

Sound power ratings - cooling

Table 15: Sound power ratings - stage 2 - high cooling

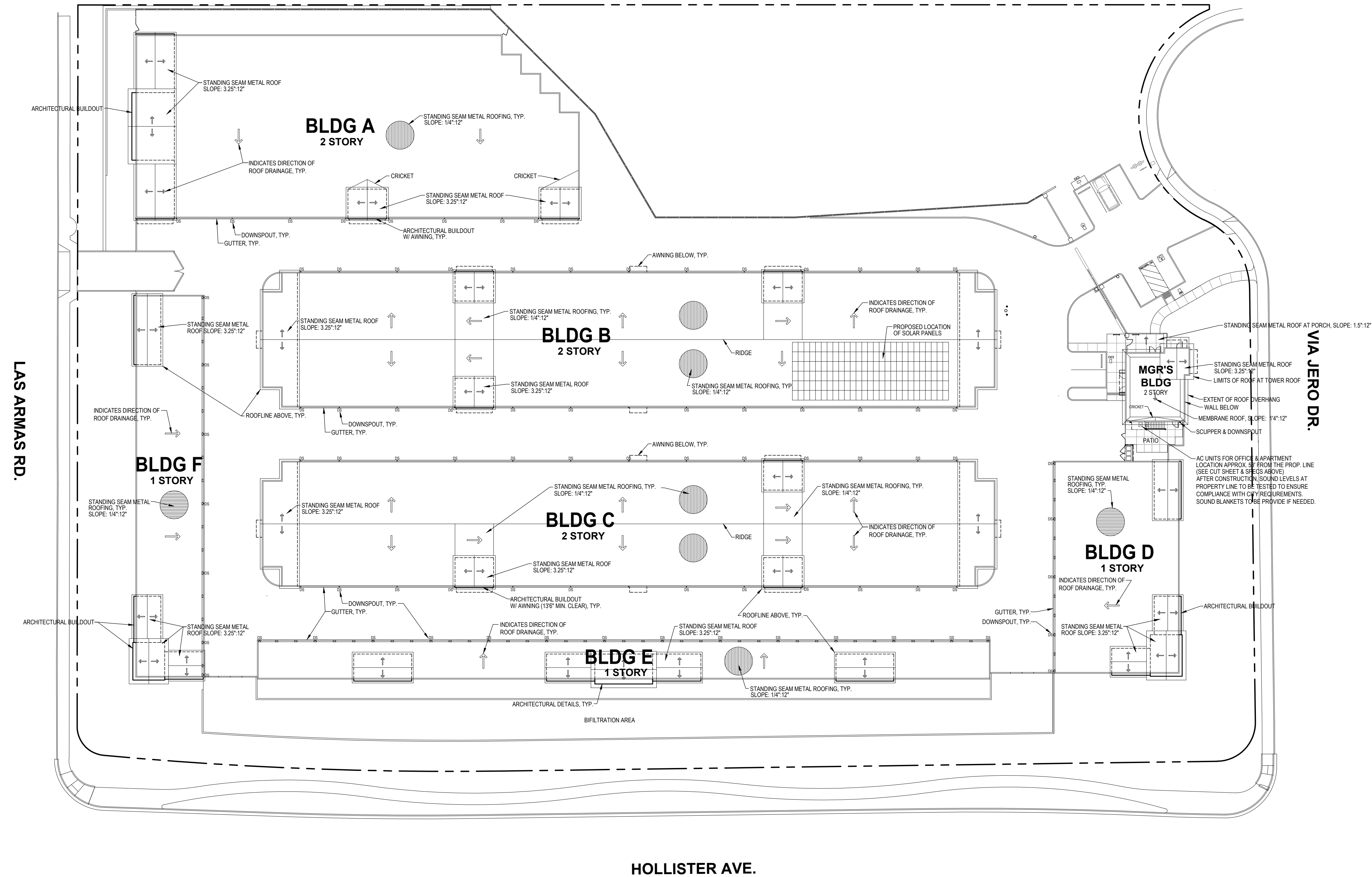
Cooling	Model number	63	125	250	500	1000	2000	4000	8000	dBA	501
YH2F18TB215	70	67	63	68	63	61	56	50	49	19.1	
YH2F24TB215	70	69	63	63	62	60	54	52	47	19.2	
YH2F30TB215	62	64	60	62	63	57	52	50	46	19.2	
YH2F36TB215	65	68	66	68	67	62	57	55	71	19.2	
YH2F42TB215	71	72	67	69	66	61	58	57	71	19.1	
YH2F48TB215	68	74	66	68	66	61	58	58	71	19.2	
YH2F60TB215	72	69	67	71	69	65	62	64	74	19.1	

80

Technical Guide: YORK B-410A Outdoor Split-System Heat Pump - YH2F

Johnson Controls | Ducted Systems

ROOF PLAN



Revisions	Date

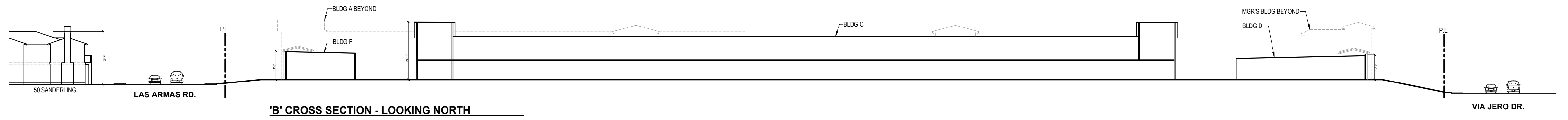
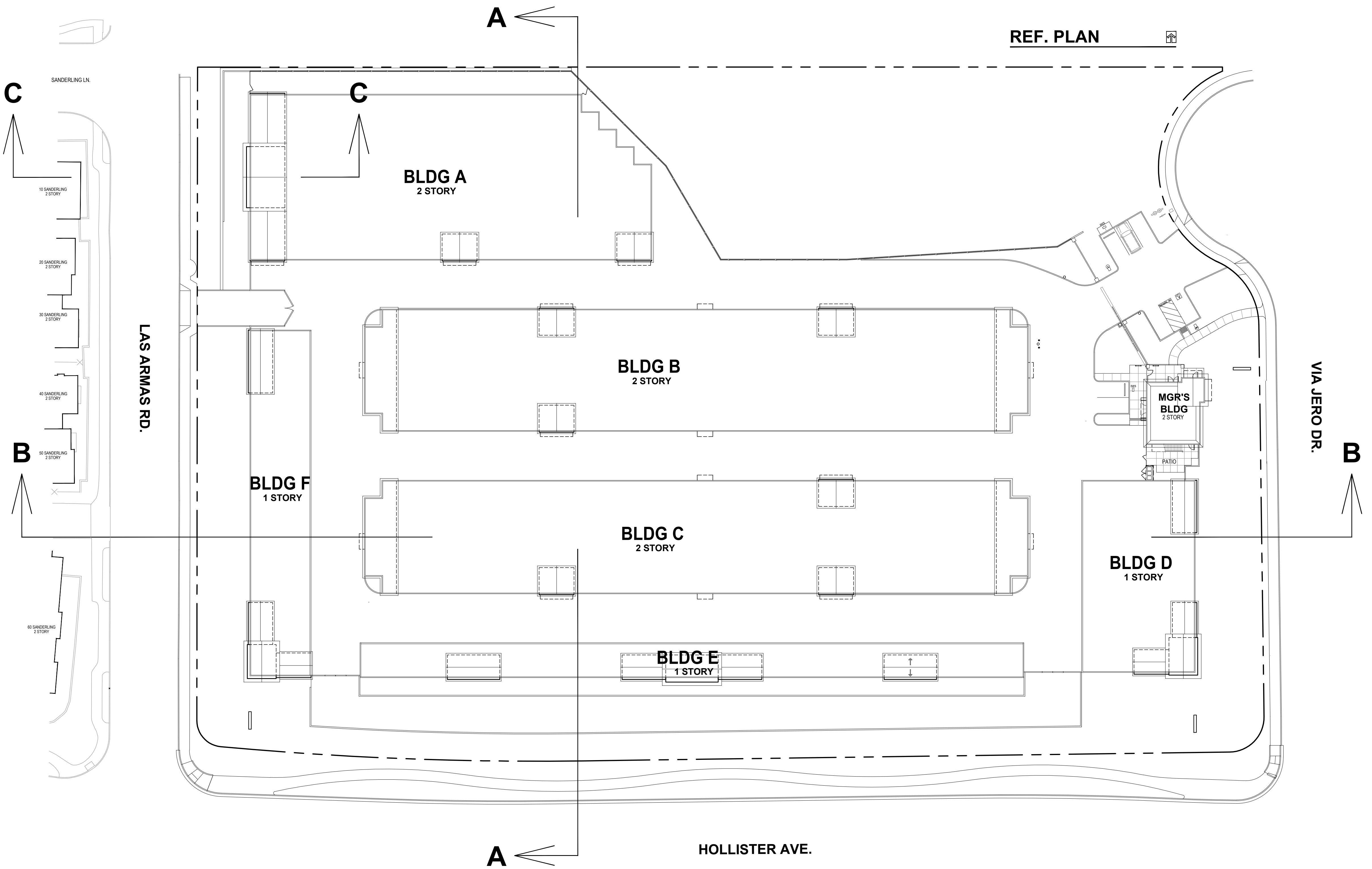
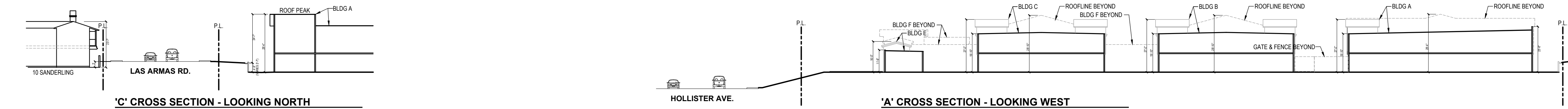
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GOLETA SELF STORAGE
7780 HOLLISTER AVE., GOLETA, CA
ROOF PLAN

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Date 6/19/26
Scale 1"=30'
File Name SitePlan6
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CROSS SECTIONS



Revisions	Date

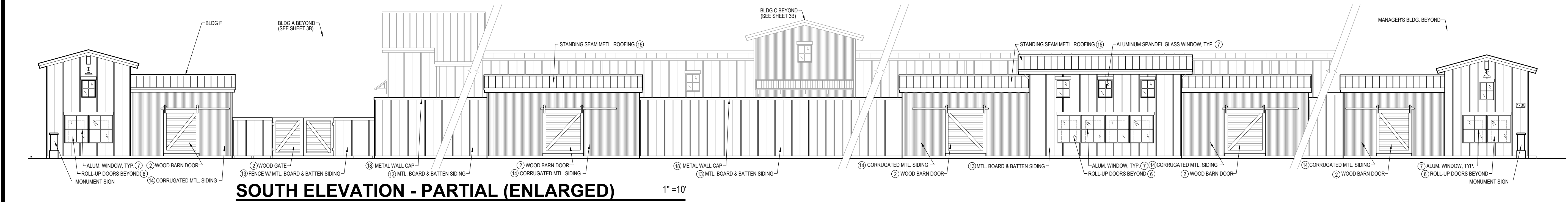
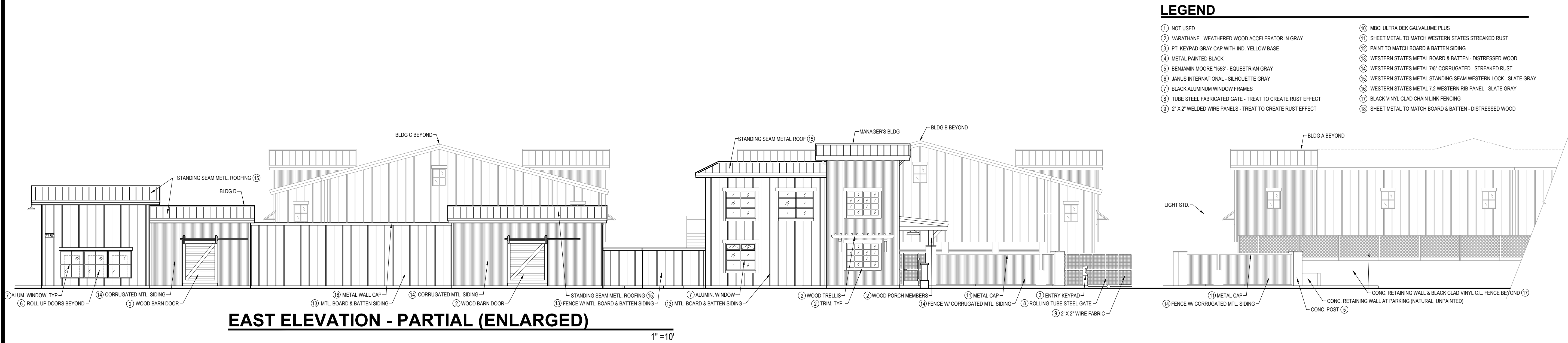


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GOLETA SELF STORAGE
7780 HOLLISTER AVE., GOLETA, CA

CROSS SECTIONS

Drawn By EJB/LTB
Date 6/19/26
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Planning File Numbers
Sheet Number 5



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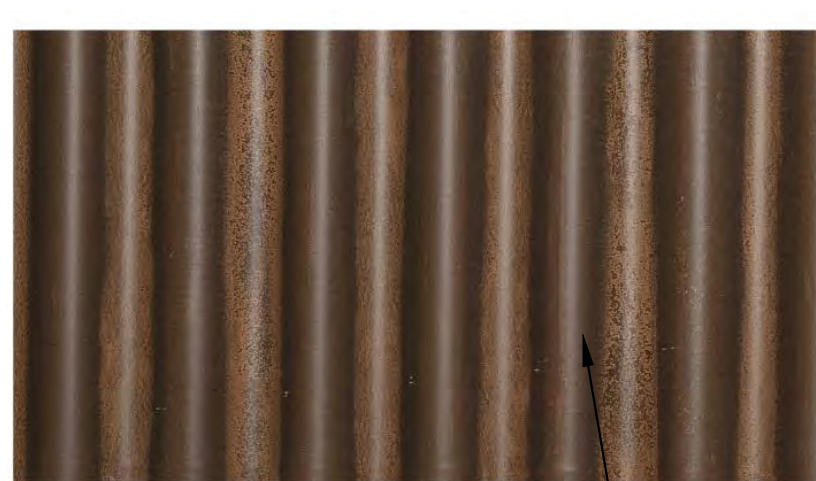
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Streaked Rust®



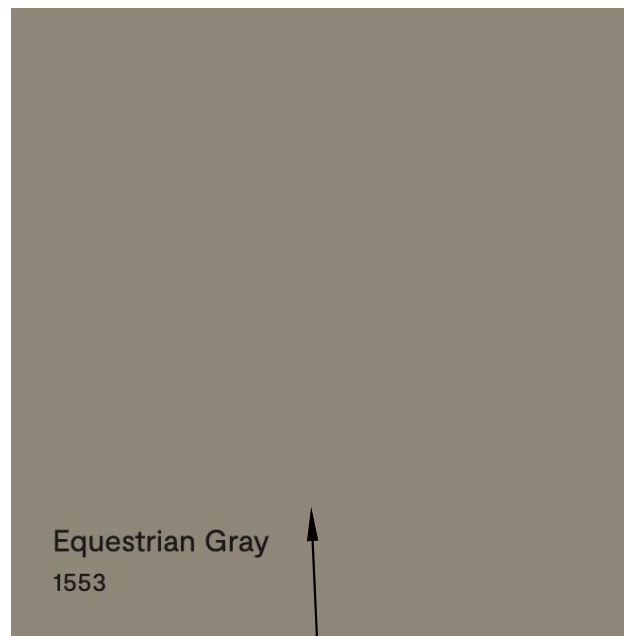
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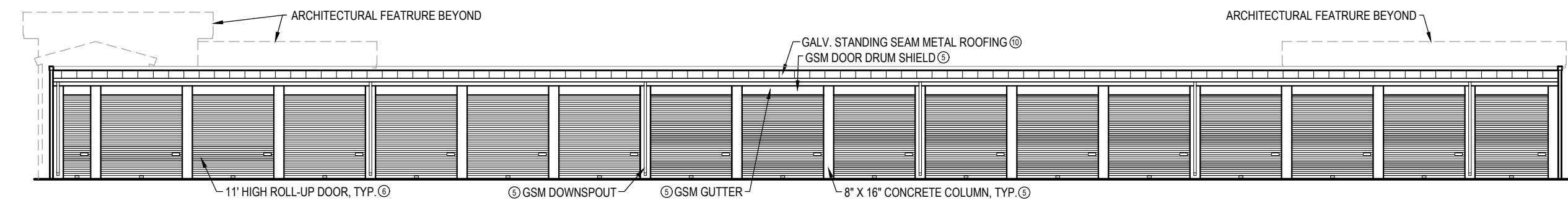
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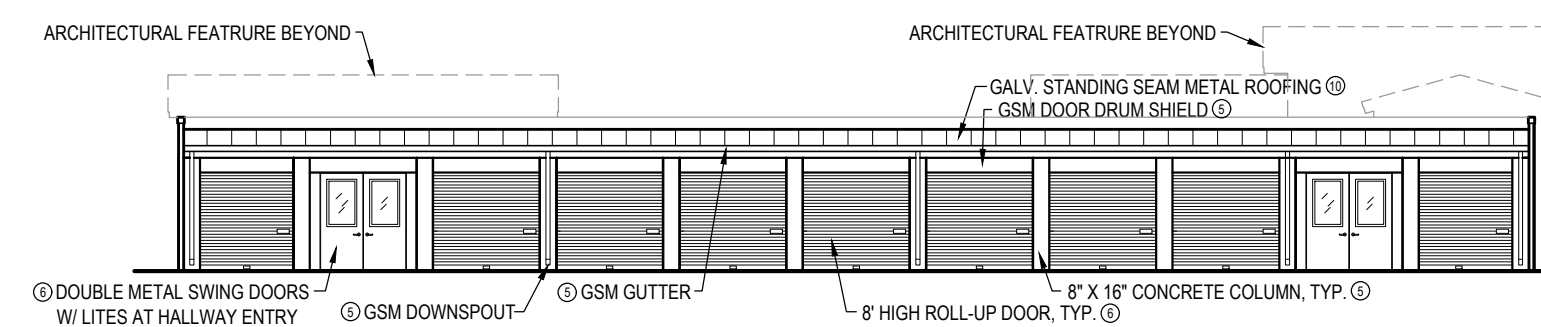
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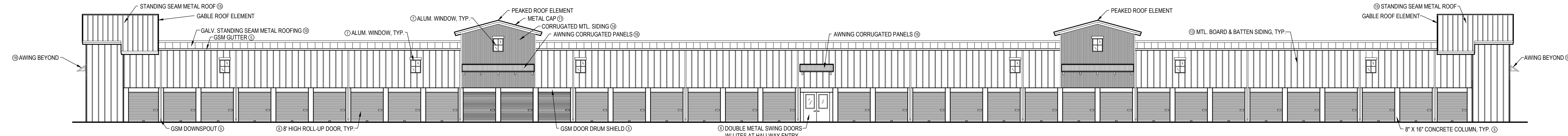
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BLDG F WEST ELEVATION (INT.)

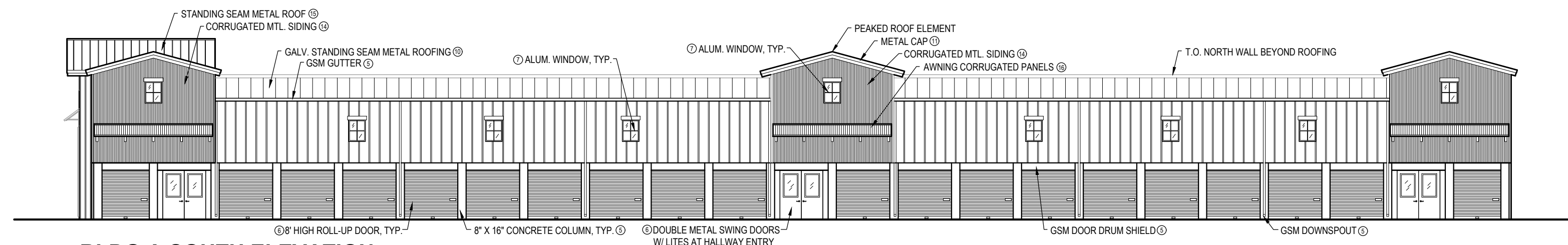


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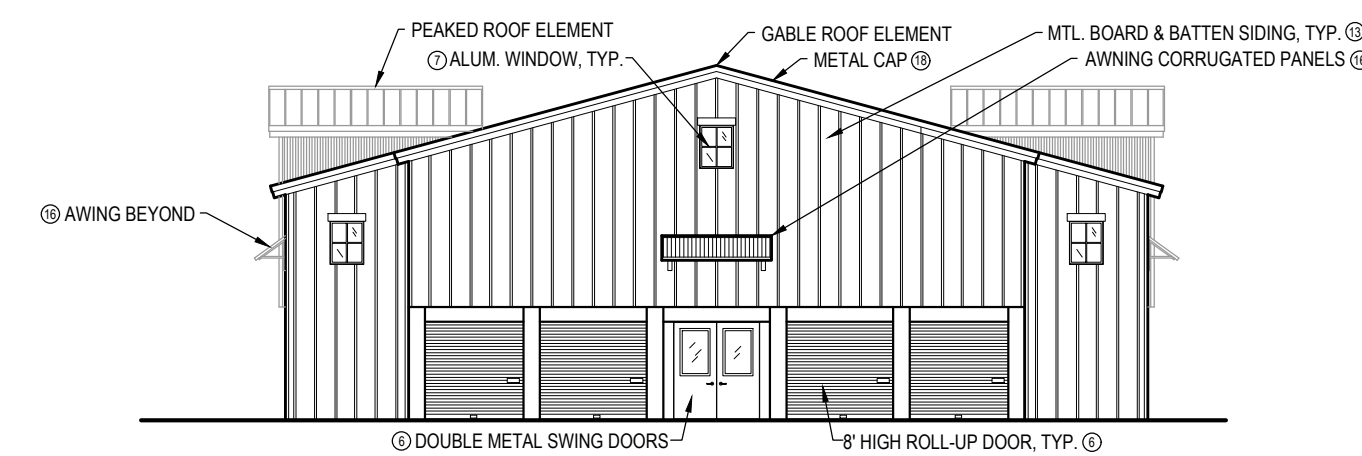


BLDG C SOUTH ELEVATION (INTERIOR FACING)

BLDG B NORTH ELEVATION SIMILAR

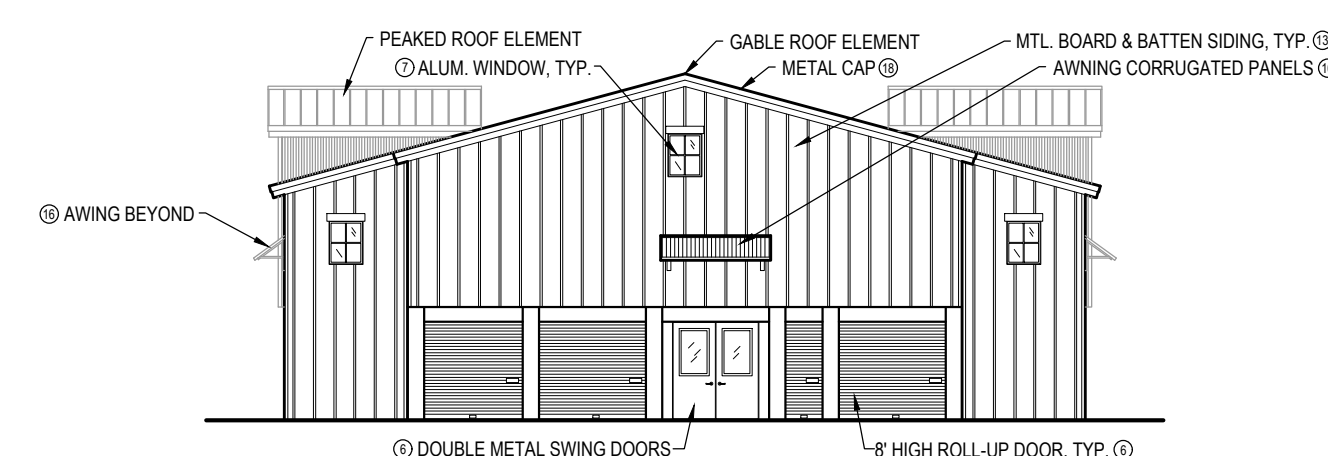


BLDG A SOUTH ELEVATION



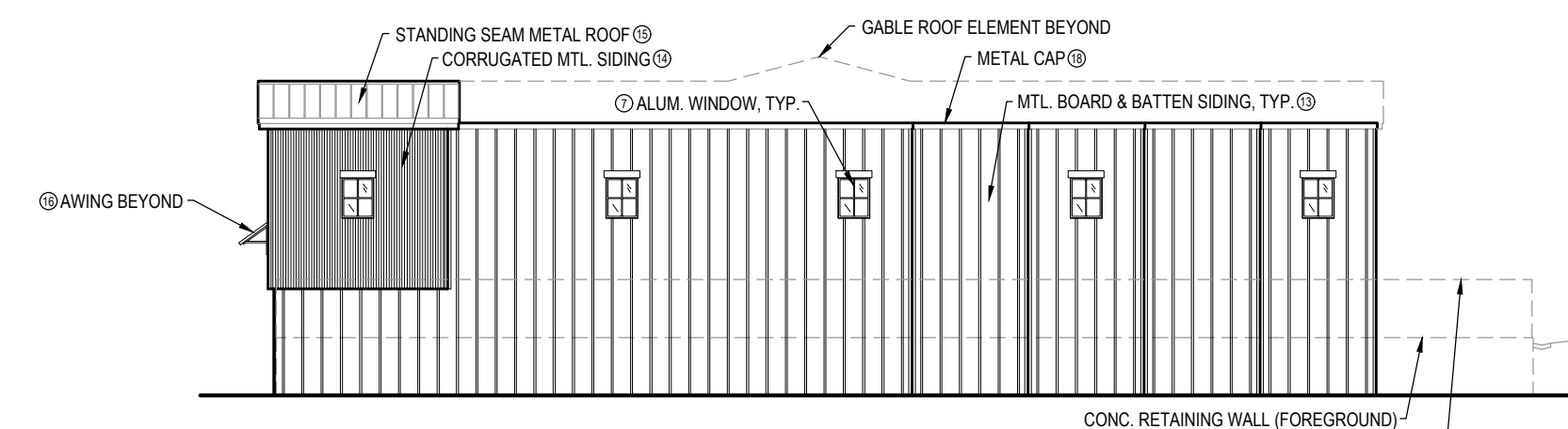
BLDG B WEST ELEVATION

EAST ELEVATION SIMILAR

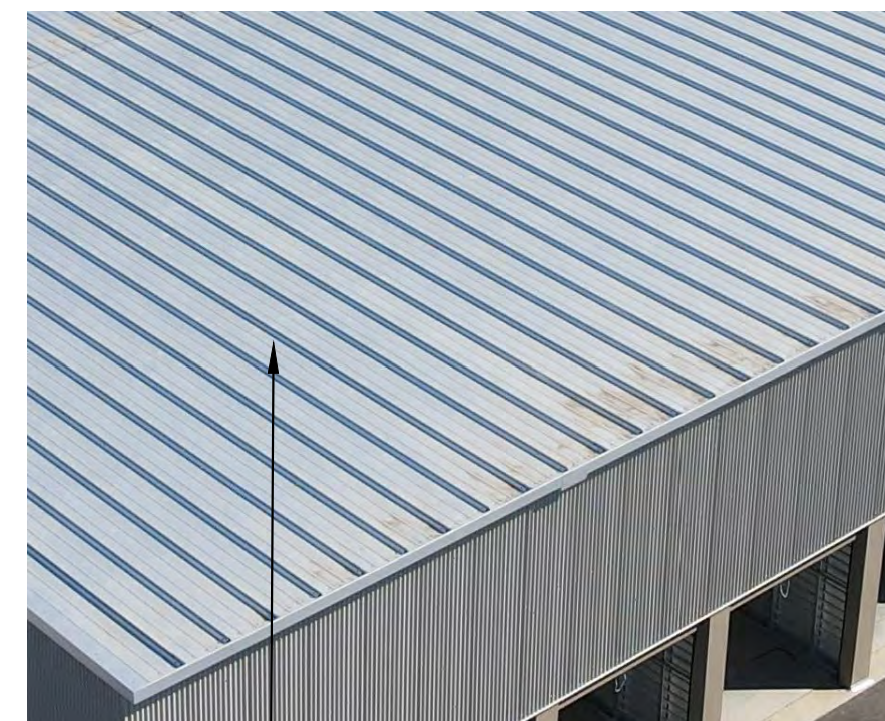


BLDG C WEST ELEVATION

EAST ELEVATION SIMILAR



BLDG A EAST ELEVATION



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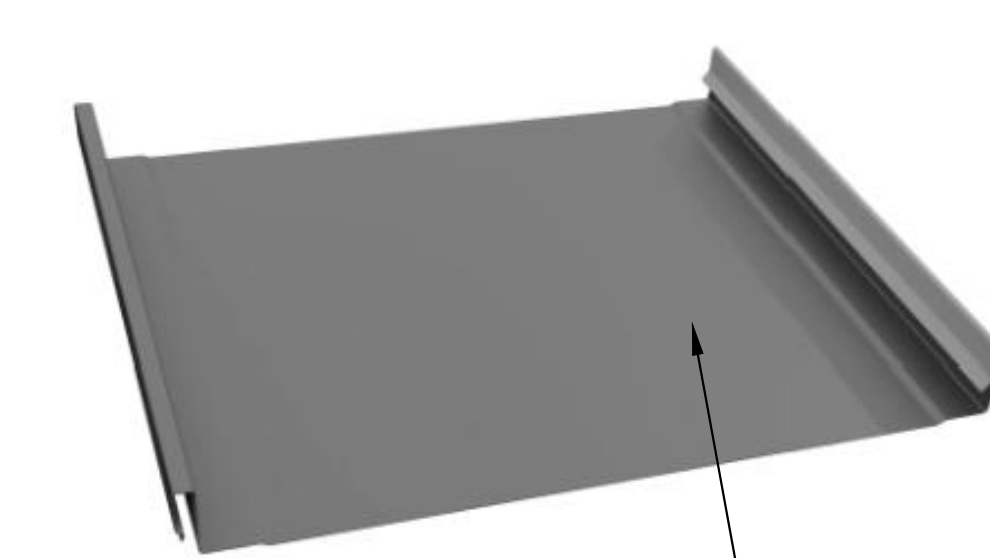
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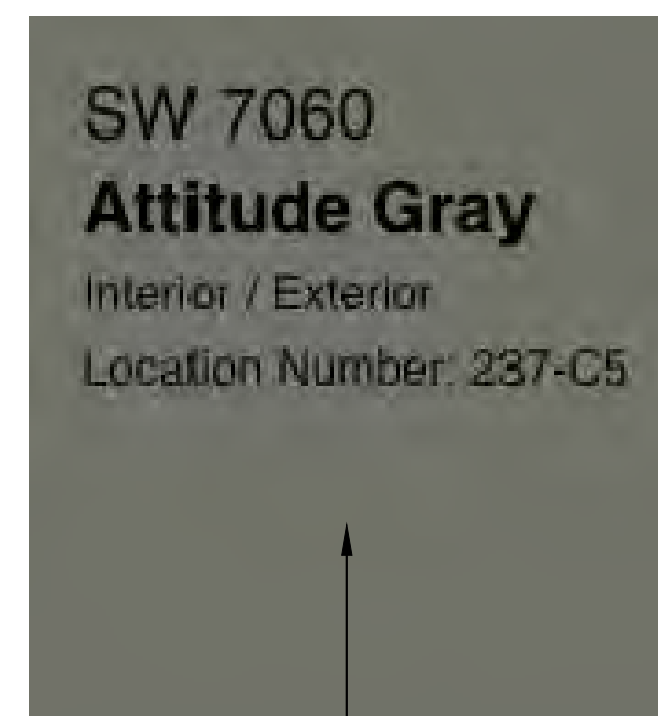


Western Lock® - Slate Gray®

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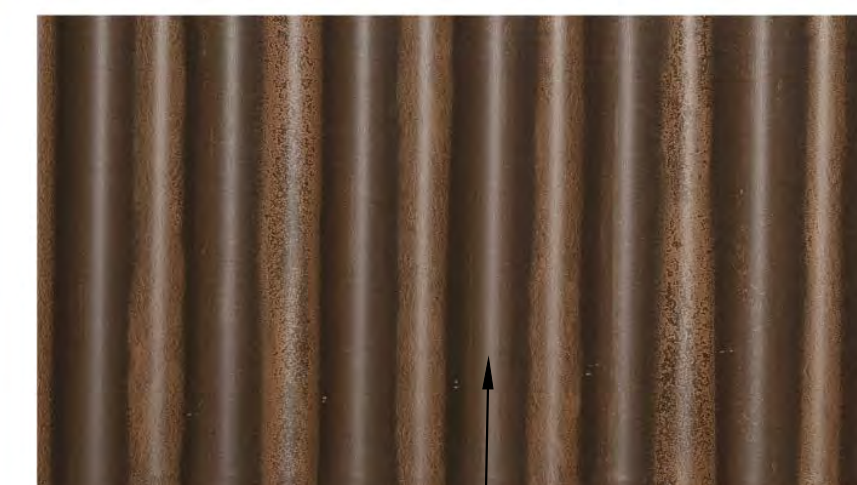
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13



14



Streaked Rust®

14

16

LEGEND

SEE SHEET 6

Revisions	Date

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GOLETA SELF STORAGE
7780 HOLLISTER AVE., GOLETA, CA
COLOR & MATERIALS - INT.

Drawn By EJB/LTB
Date 11/10/25
Scale 1"=15'
File Name Color & Materials Board Goleta
Planning File Numbers

Sheet Number
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FIRE DEPT. NOTES

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FIRE DEPT. ACCESS PLAN

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Revisions	Date
Revisions	060625



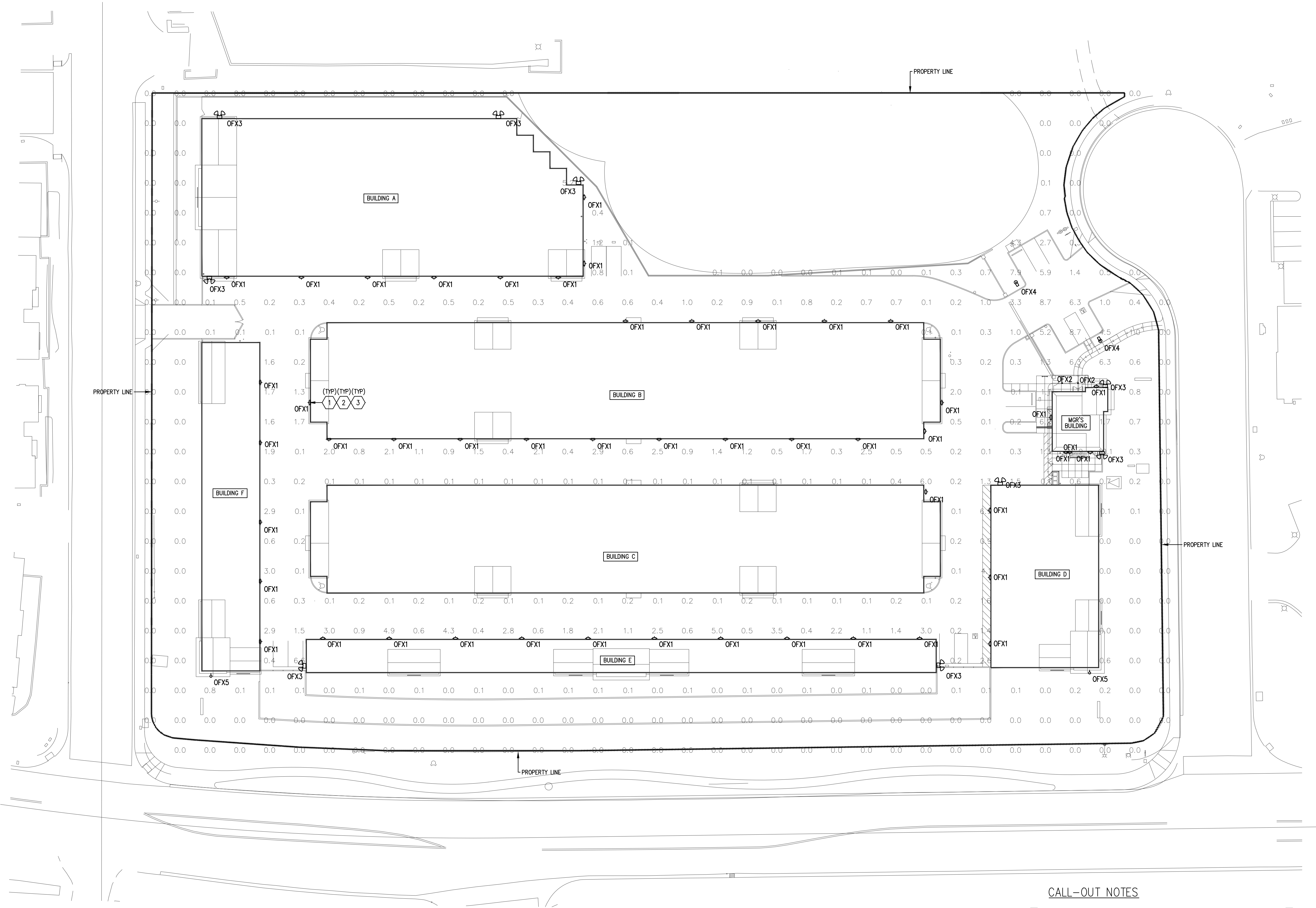
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GOLETA SELF STORAGE
7780 HOLLISTER AVE., GOLETA, CA
Sheet Title
SITE LIGHTING AND
PHOTOMETRIC

Drawn By
RP
Date
06/17/2025
Scale
1/30"=1'-0"
File Name
Planning File Numbers
Sheet Number

E100



PHOTOMETRIC LUMINAIRE SCHEDULE							
CALLOUT	SYMBOL	LAMP	DESCRIPTION	MODEL	INPUT VA	VOLTS	QUANTITY
OFX1		(1) 16W LED	EXTERIOR WALL PACK @10FT HEIGHT B1 U0 G1	ALEO LED LIGHTING WPT 16UX 30K [OR APPROVED EQUIVALENT]	16	120V 1P 2W	49
OFX2		(1) 16W LED	LED PENDANT LIGHT @8FT HEIGHT B1 U0 G1	BARN LIGHT UNION STEM LED PENDANT WHU16 [OR APPROVED EQUIVALENT]	16	120V 1P 2W	2
OFX3		(1) 20W LED	DOUBLE HEAD SECURITY WALL LIGHT @8FT HEIGHT WITH MOTION SENSOR	NATURAL LED LED FX BFD 20 830 SEN B1 U0 G1	20	120V 1P 2W	9
OFX4		(1) 138W LED	EXTERIOR POLE MOUNT @15FT HEIGHT B3 U0 G3	LITHONIA DSX1 LED P5 50K T3M MVOLT OR APPROVED EQUAL	138	120V 1P 2W	2
OFX5		(1) 16W LED	GOOSENECK WALL MOUNT @8FT HEIGHT B1 U0 G1	BARN LIGHT GOOSENECK WHU16 OR APPROVED EQUIVALENT	16	120V 1P 2W	2

GENERAL PHOTOMETRIC SCHEDULE	
AVERAGE FOOT-CANDLES	.71
MAXIMUM FOOT-CANDLES	19.1
MINIMUM FOOT-CANDLES	.0
MAXIMUM TO MINIMUM FC RATIO	19.12 / .00

CALL-OUT NOTES

- ALL OUTDOOR LIGHTING TO BE CONNECTED VIA AUTOMATIC TIME SWITCH IN CONJUNCTION WITH PHOTOCELL. ALL OUTDOOR LIGHTING TO ALSO BE CONNECTED VIA DIMMABLE CONTROLLER IN CONJUNCTION WITH MOTION SENSOR THAT HAS AUTO-ON FUNCTIONALITY THAT AUTOMATICALLY REDUCES LIGHTING POWER BETWEEN 40-80 PERCENT PER T-24 REQUIREMENTS (TYP).
- CONTRACTOR TO VERIFY THAT PROPER SHIELDING AND CUT-OFF IS IN PLACE TO PREVENT LIGHT SPILL ONTO NEIGHBOURING PROPERTY AS WELL AS LIGHT GLARE (TYP).
- OUTDOOR LIGHTING MUST BE TURNED OFF DURING DAYLIGHT HOURS AND DURING ANY HOURS WHEN THE STRUCTURE IS NOT IN USE. PHOTOCELLS OR PHOTOCONTROLS MUST BE USED TO AUTOMATICALLY EXTINGUISH ALL OUTDOOR LIGHTING WHEN SUFFICIENT DAYLIGHT IS AVAILABLE (TYP).
- THE MEANS OF EGRESS ILLUMINATION LEVEL SHALL NOT BE LESS THAN 1 FOOT-CANDLE AT THE WALKING SURFACE LEVEL.
- EMERGENCY LIGHTS SHALL BE PROVIDED IN ALL MEANS OF EGRESS AS DEFINED IN SECTION 1006.3
- THE EMERGENCY LUMINAIRES SHALL PROVIDE AN INITIAL AVERAGE ILLUMINATION LEVEL OF AT LEAST 1 FOOT-CANDLE BUT AT ANY POINT IT SHALL NOT BE LESS THAN 0.1 FOOT-CANDLE ALONG THE PATH OF EGRESS AT FLOOR LEVEL.
- AT THE END OF THE REQUIRED EMERGENCY SOURCE TIME DURATION, THE EMERGENCY LUMINAIRES SHALL PROVIDE AN AVERAGE ILLUMINATION LEVEL OF AT LEAST 0.6 FOOT-CANDLE BUT AT ANY POINT IT SHALL NOT BE LESS THAN 0.06 FOOT-CANDLE ALONG THE PATH OF EGRESS AT FLOOR LEVEL.
- THE EMERGENCY ILLUMINATION LEVEL SHALL HAVE A MAXIMUM-TO-MINIMUM EMERGENCY ILLUMINATION UNIFORMITY RATIO THAT DOES NOT EXCEED 40 TO 1.

LIGHTING CONTROL LEGEND	
	AUTOMATIC TIME SWITCH
	DIMMER SWITCH (LOW OR LINE VOLTAGE)
	PHOTOCELL SENSOR
	MOTION SENSOR

SITE LIGHTING AND PHOTOMETRIC

SCALE: 1/30"=1'-0"

S:\M\Jobs\2026\Al Juba\2026 18 - Goleta Self Storage - TW Land Planning\02_Working Drawings\Entitlement\02_ONSITE\0 TITLE SHEET, C-0.1, 6/2/26, Bruce Jones

GOLETA SELF STORAGE

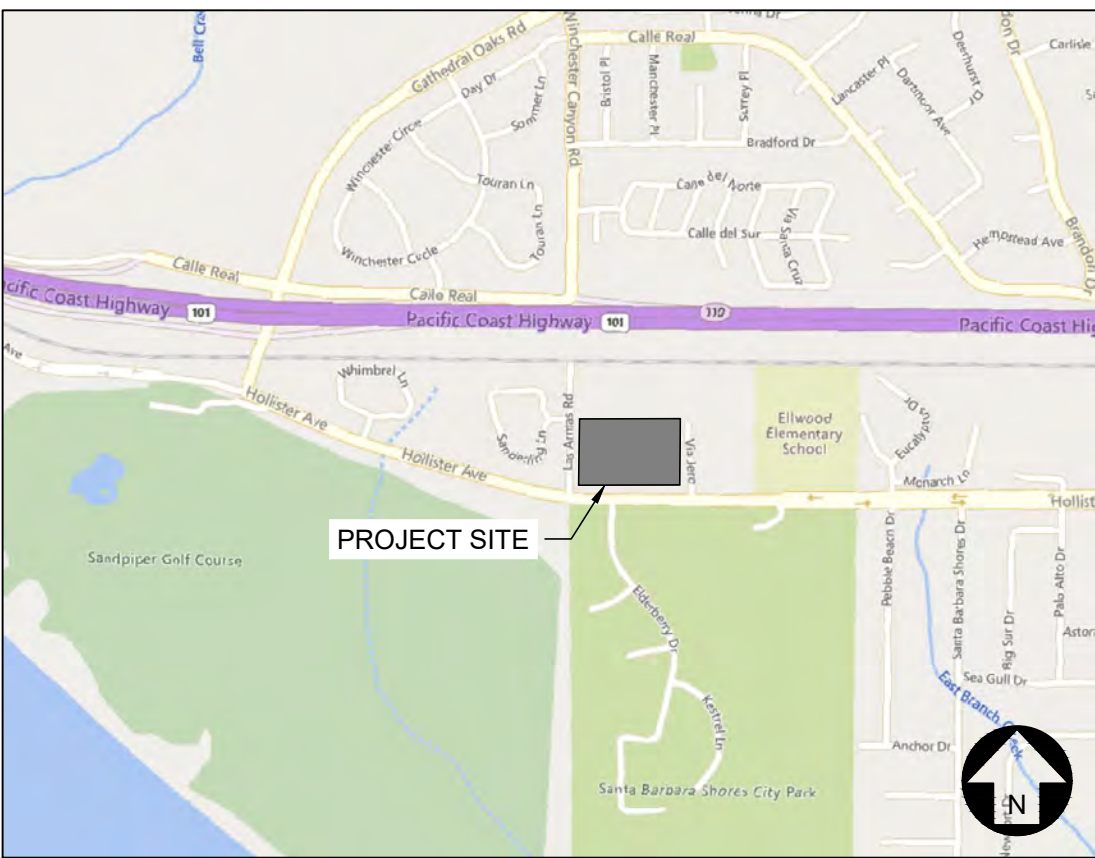
7780 HOLLISTER AVE

GOLEATA, CA 93117

LEGEND

SD	SD	STORM DRAINAGE
W	W	WATER SERVICE
G	G	GAS
SS	SS	SANITARY SEWER
E	E	POWER ELECTRICAL
		DITCH / FLOWLINE
		GRADING LIMIT
		GRADE SLOPE
		PROPERTY LINE
		CENTERLINE
		SAWCUT

VICINITY MAP



SURVEY NOTES

EXISTING TOPOGRAPHIC AND BOUNDARY INFORMATION SHOWN HEREON PER SURVEY BY GROMATICI LAND SURVEYING INC. DATED 06/01/2026

BOUNDARY DATA: RECORD DATA PER PARCEL MAP NO. 11,140 FILED IN BOOK 6, PAGE 53 OF PARCEL MAPS.

BASIS OF BEARINGS: THE BASIS OF BEARINGS FOR THIS SURVEY IS CCS83 (2017.50) BASED ON TIES TO CONTROL BY PREVIOUS SURVEYORS CONTROL AND PROVIDED TO US. GROMATICI VERIFIED THE CURRENT CONTROL AGAINST PUBLISHED BENCHMARKS.

BENCHMARK: THE BENCHMARK FOR THIS SURVEY IS POINT 414 AS LISTED HEREON HAVING AN ELEVATION OF 110.93'.

SURVEY MONUMENT PROTECTION:

PROTECT AND PRESERVE, IN PLACE, ALL SURVEY MONUMENTS AND BENCHMARKS. DO NOT DISTURB, MOVE, OR RELOCATE MONUMENTS OR BENCHMARKS WITHOUT THE PRIOR REVIEW AND APPROVAL BY THE AGENCY HAVING JURISDICTION OVER THE MONUMENT OR BENCHMARK. THE CONTRACTOR SHALL CONTRACT WITH A LICENSED SURVEYOR FOR MONUMENTS REQUIRING DISTURBANCE OR REMOVAL, AND THE SURVEYOR SHALL RESET THE MONUMENTS OR PROVIDE PERMANENT WITNESS MONUMENTS AND FILE THE REQUIRED DOCUMENTATION WITH THE AUTHORITY HAVING JURISDICTION, PURSUANT TO ALL APPLICABLE BUSINESS AND PROFESSIONAL CODES.

UTILITY PURVEYORS

ELECTRICITY:	SOUTHERN CALIFORNIA EDISON http://www.sce.com/ 800.655.4555
WATER:	GOLETA WATER DISTRICT 4699 HOLLISTER AVE SANTA BARBARA, CA 93110 805.964.6761
SEWER:	GOLETA SANITARY DISTRICT 1 MOFFETT PLACE GOLETA, CA 93117 805.967.4519
NATURAL GAS:	SOUTHERN CALIFORNIA GAS COMPANY P.O. BOX C MONTEREY PARK, CA 91756 800.427.2200
CABLE TV:	COX COMMUNICATIONS 3303 STATE STREET SANTA BARBARA, CA 805.681.6600
TELEPHONE:	FRONTIER COMMUNICATIONS 805.964.8303

PROJECT CLEAN WATER CONSTRUCTION NOTES

PRE-PROJECT	
IMPERVIOUS BUILDING AREA	42 SF
IMPERVIOUS FLATWORK	144,100 SF
LANDSCAPE	90,369 SF
TOTAL	234,511SF

POST-PROJECT	
IMPERVIOUS BUILDING AREA	94,458 SF
IMPERVIOUS FLATWORK	57,415 SF
LANDSCAPE	82,638 SF
TOTAL	234,511SF

- SUBMIT INSTALLATION ELEVATIONS OF EMBEDMENT STONE (BASE & TOP ELEVATIONS) PERFORMED BY A LICENSED SURVEYOR TO PROJECT CLEAN WATER WITHIN 7 DAYS OF INSTALLATION.
- SUBMIT INVOICES AND MATERIAL CERTIFICATION FORMS FOR EMBEDMENT STONE TO PROJECT CLEAN WATER WITHIN 7 DAYS OF INSTALLATION.
- SUBMIT OUTLET STRUCTURE INVERT ELEVATIONS SIGNED & STAMPED BY PROJECT ENGINEER, TO PROJECT CLEAN WATER WITHIN 7 DAYS OF INSTALLATION.
- PROVIDE INVOICE & PHOTO-DOCUMENTATION OF INSTALLED STORMTECH CHAMBERS TO PROJECT CLEAN WATER WITHIN 2 WEEKS OF INSTALLATION.
- RAIN BARRELS ARE SITED AT OR ABOVE GRADE ON A SOUND AND LEVEL SURFACE AT OR NEAR GUTTER DOWNSPOUTS.
- GUTTERS TRIBUTARY TO RAIN BARRELS ARE SCREENED WITH A LEAF GUARD OR MAXIMUM 1/2-INCH TO 1/4-INCH-MINIMUM CORROSION-RESISTANT METALLIC HARDWARE FABRIC.
- WATER COLLECTED WILL BE USED FOR IRRIGATION ONLY.
- OPENINGS ARE SCREENED WITH A CORROSION-RESISTANT METALLIC FINE MESH (1/16 INCH OR SMALLER) TO PREVENT MOSQUITO HARBORAGE.
- LIDS ARE SECURED TO PREVENT ENTRY BY CHILDREN.
- RAIN BARRELS AND GUTTERS ARE TO BE CLEANED ANNUALLY.

STANDARD ABBREVIATIONS

(E)	EXISTING	FS	FINISHED SURFACE
(P)	PROPOSED	GB	GRADE BREAK
AC	ASPHALTIC CONCRETE	IE	INVERT ELEVATION
BF	BOTTOM OF FOOTING	INV	INVERT
BS	BOTTOM OF STEP	LA	LANDSCAPE AREA
BLDG	BUILDING	NG	NATURAL GRADE
BCR	BEGIN CURB RETURN	PA	PLANTER AREA
BVC	BEGIN VERTICAL CURVE	PCC	PORTLAND CEMENT CONCRETE
BW	BOTTOM OF WALL	P/L	PROPERTY LINE
CB	CATCH BASIN	POC	POINT OF CONNECTION
C/L	CENTERLINE	PS	PARKING STRIPE
CMU	CONCRETE MASONRY UNIT	PVC	POLYVINYL CHLORIDE
CONC	CONCRETE	RW	RIGHT OF WAY
DW	DRIVEWAY	SD	STORM DRAIN
ECR	END CURB RETURN	SG	SUB-GRADE ELEVATION
EG	EXISTING GRADE	SS	SANITARY SEWER
EP	EDGE OF PAVEMENT	TC	TOP OF CURB, CONCRETE
EVC	END VERTICAL CURVE	TF	TOP OF FOOTING
FFE	FINISHED FLOOR ELEVATION	TG	TOP OF GRATE
FG	FINISHED GRADE	TS	TOP OF STEP
FH	FIRE HYDRANT	TW	TOP OF WALL
FL	FLOW LINE	VC	VERTICAL CURVE

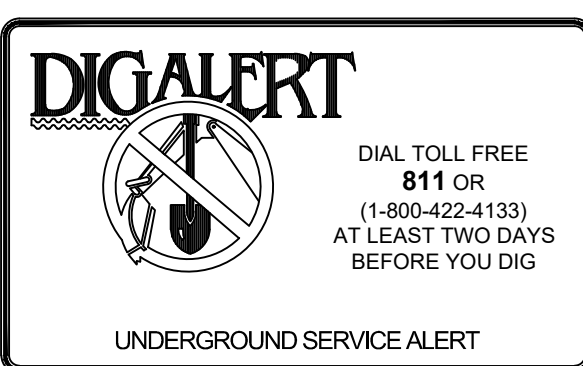
PROJECT INFORMATION

CLIENT:	GOLETA SELF STORAGE LLC 2940 REED AVENUE LIVERMORE, CA 94550
SURVEYOR:	GROMATICI LAND SURVEYING, INC. 2432 RAILWAY AVENUE, SUITES I & J LOS OLIVOS, CA 93441 805.691.9112
APN:	079-210-056
SITE AREA:	5.79 AC
AREA DISTURBED:	5.79 AC
GRADING INFORMATION*	

CUT QUANTITY:	16,600 CUBIC YARDS
FILL QUANTITY:	9,400 CUBIC YARDS
NET QUANTITY:	7,200 CUBIC YARDS EXPORT

*NOTE: THE ABOVE QUANTITIES ARE FOR PLANNING AND PERMITTING PURPOSES ONLY. SHRINKAGE; CONSOLIDATION AND SUBSIDENCE FACTORS; LOSSES DUE TO CLEARING AND DEMOLITION OPERATIONS; AND TRENCHING FOR UTILITIES AND FOUNDATIONS ARE NOT INCLUDED. ESTIMATED EARTHWORK QUANTITIES ARE BASED ON THE APPROXIMATE DIFFERENCE BETWEEN EXISTING GRADES AND PROPOSED FINISHED GRADES OR PAVEMENT SUBGRADES, AS INDICATED ON THE PLANS, AND SHOULD VARY ACCORDING TO THESE FACTORS AND LOSSES. THE CONTRACTOR SHALL PERFORM AN EARTHWORK ESTIMATE FOR THE PURPOSE OF PREPARING A LUMP SUM BID PRICE FOR EARTHWORK. THE BID PRICE SHALL INCLUDE COSTS FOR ANY NECESSARY IMPORT AND PLACEMENT OF EARTH MATERIALS OR THE EXPORT AND PROPER DISPOSAL OF EXCESS EARTH MATERIALS.

DIG ALERT



PRIOR TO COMMENCING OF ANY EXCAVATION, DIGGING, POT HOLING, ETC: CALL DIG ALERT FOR ASSIGNMENT OF AN INQUIRY ID NUMBER, BECAUSE NO EARTH WORK SHALL COMMENCE UNLESS THE CONTRACTOR HAS OBTAINED THIS AND EACH UTILITY OR OWNER OF SUBSURFACE FACILITIES HAS LOCATED AND MARKED THEIR SUBSURFACE FACILITIES IN THE AREA OF WORK.

SHEET INDEX

SHEET	SHEET TITLE
C-0.1	TITLE SHEET
C-0.2	NOTES SHEET
C-1.1	DEMOLITION PLAN
C-2.1	SITE PLAN
C-2.2	GRADING AND DRAINAGE - WEST
C-2.3	GRADING AND DRAINAGE - EAST
C-2.4	SITE SECTIONS
C-3.1	UTILITY PLAN
C-5.1	EROSION CONTROL PLAN
C-5.2	EROSION CONTROL DETAILS



15 WEST FIGUEROA STREET
SANTA BARBARA, CA 93101
805.962.9966

WWW.ASHLEYVANCE.COM

CIVIL • STRUCTURAL

ENGINEER OF RECORD:



GOLETA SELF STORAGE
7780 HOLLISTER AVE
GOLEATA, CA 93117
APN 079-210-056

REVISION:

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PROJECT ENGINEER:
EMILY PASSEY
541.693.1439 (DIRECT)
EPASSEY@ASHLEYVANCE.COM

DATE: 06.23.2026	SCALE: PER PLAN
AV JOB: 260618	SHEET SIZE: 24"x36"

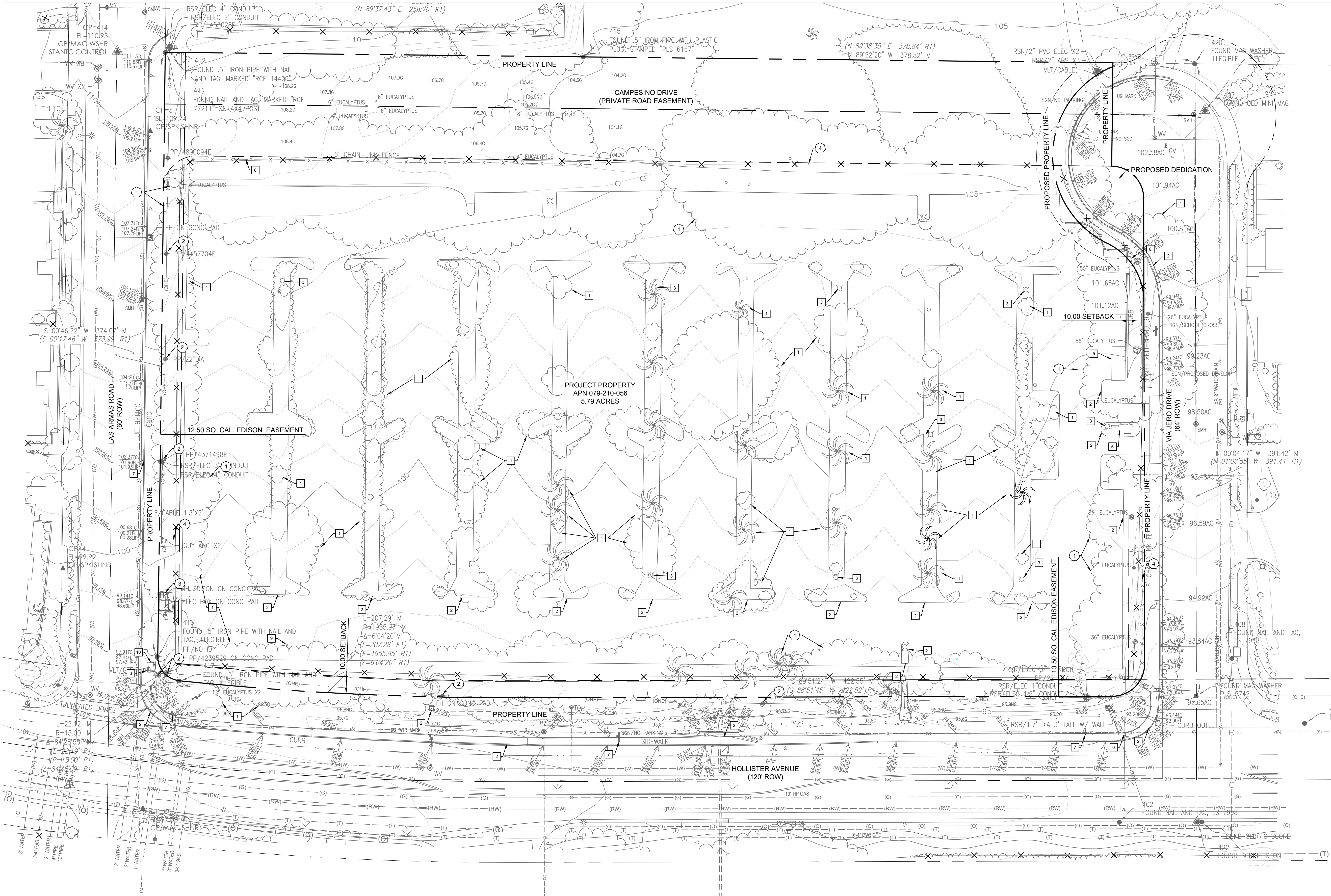
TITLE SHEET

C-0.1

NOT FOR CONSTRUCTION

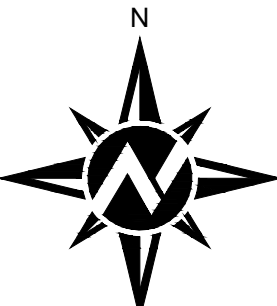
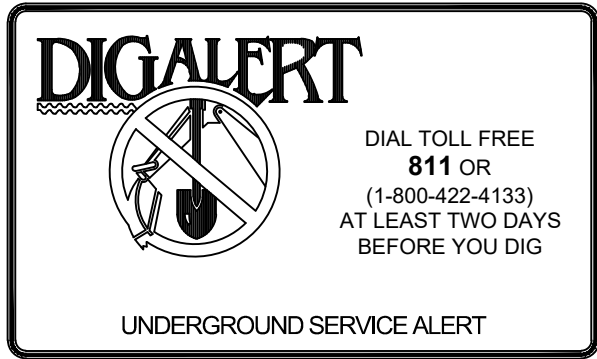
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- DEMOLITION NOTES**
- 1 REMOVE EXISTING TREE.
 - 2 REMOVE EXISTING CONCRETE.
 - 3 REMOVE EXISTING LIGHT POST.
 - 4 RELOCATE EXISTING FIRE HYDRANT.
 - 5 REMOVE EXISTING STRUCTURE.
 - 6 RELOCATE EXISTING WATER METER.
 - 7 RELOCATE EXISTING SIGN.
 - 8 REMOVE EXISTING FENCE.
 - 9 ABANDON EXISTING OIL WELL.
 - 10 RELOCATE EXISTING COMMUNICATIONS VAULT.

- PROTECTION NOTES**
- 1 PROTECT EXISTING TREE.
 - 2 PROTECT EXISTING POWER POLE.
 - 3 PROTECT EXISTING POWER VAULT.
 - 4 PROTECT EXISTING FENCE.



HORIZONTAL SCALE: 1" = 30'



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APN 079-210-056

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PROJECT ENGINEER:
EMILY PASSEY
541.693.1439 (DIRECT)
EPASSEY@ASHLEYVANCE.COM

DATE: 06.23.2026 SCALE: PER PLAN
AV JOB #: 260618 SHEET SIZE: 24"x36"

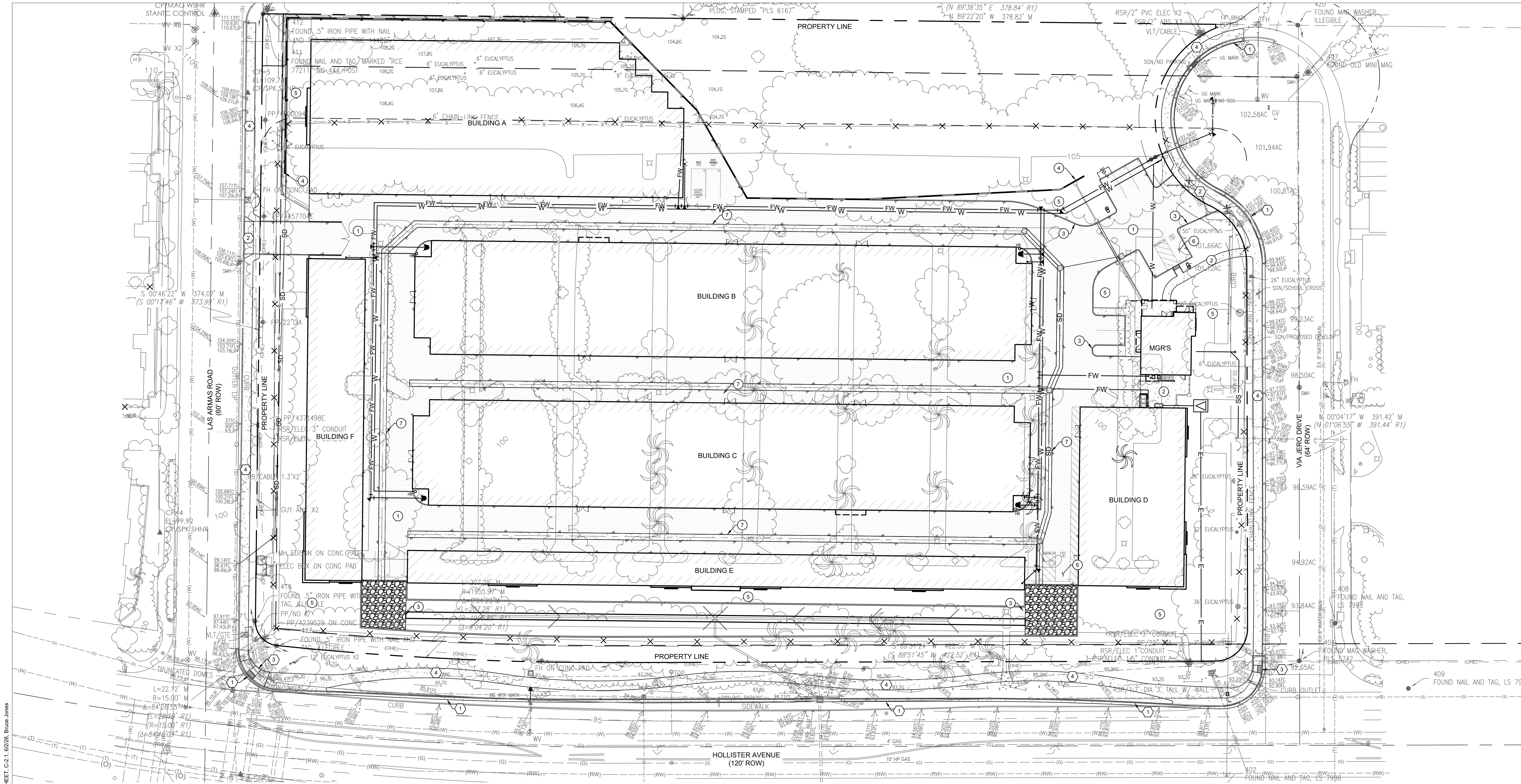
DEMOLITION PLAN

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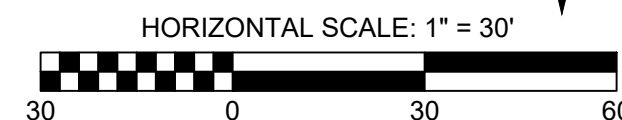
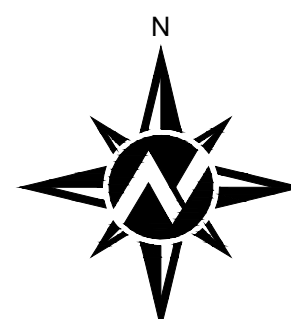
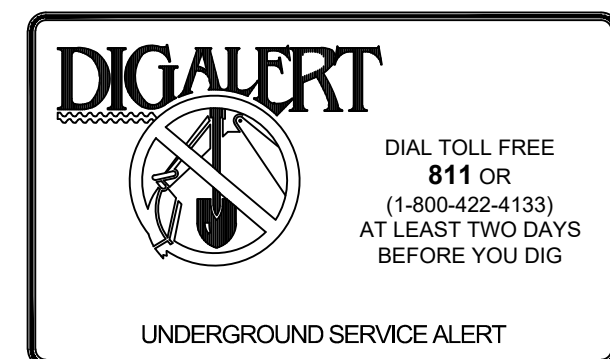


SITE CONSTRUCTION NOTES:

- 1 CONSTRUCT ASPHALT DRIVEWAY.
- 2 CONSTRUCT CONCRETE WALKWAY.
- 3 CONSTRUCT CONCRETE CURB.
- 4 CONSTRUCT WALL.
- 5 INSTALL LANDSCAPING.
- 6 CONSTRUCT ADA ACCESSIBLE PARKING STALLS AND ACCESS AISLE.
- 7 CONSTRUCT CONCRETE V-DITCH.

RIGHT OF WAY CONSTRUCTION NOTES:

- 1 CONSTRUCT CONCRETE CURB AND GUTTER.
- 2 CONSTRUCT CONCRETE DRIVEWAY.
- 3 CONSTRUCT ADA RAMP.
- 4 CONSTRUCT CONCRETE SIDEWALK.



NOT FOR CONSTRUCTION

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SITE PLAN

C-2.1



15 WEST FIGUEROA STREET
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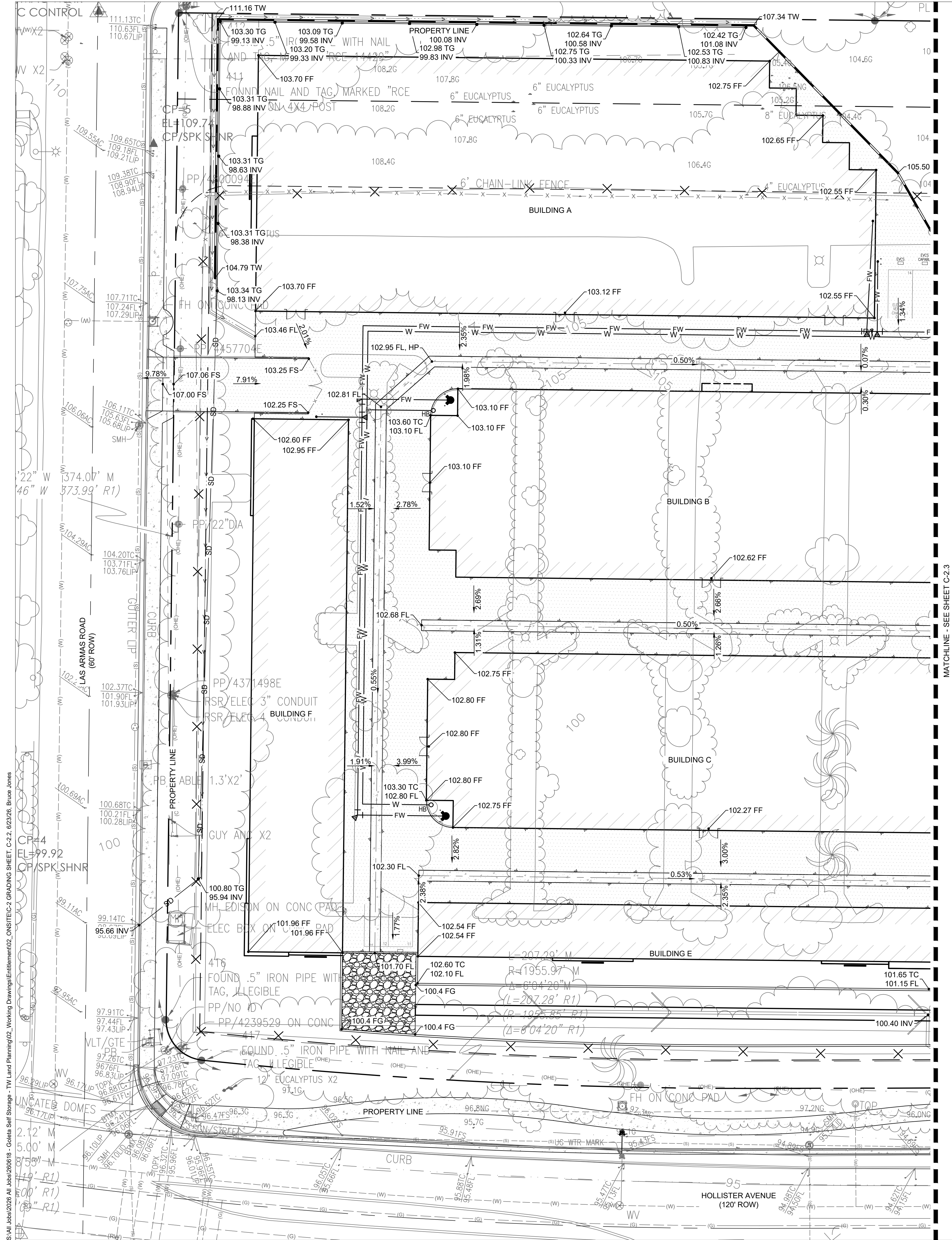
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ENGINEER OF RECORD:



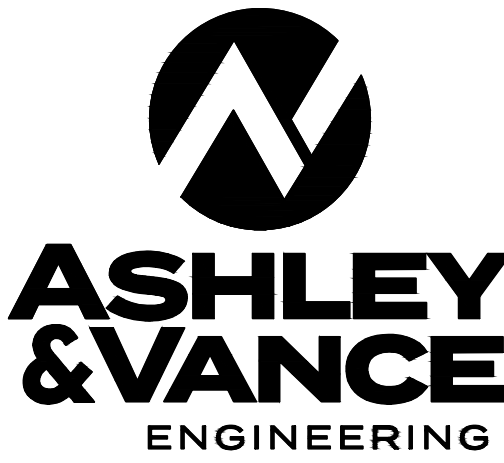
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GENERAL NOTES:

- ALL EXISTING IMPROVEMENTS AND PLANTING IN THE AREA TO BE DEVELOPED SHALL BE REMOVED. ALL PLANTING IN THE WETLANDS AND WETLAND BUFFER ZONE SHALL REMAIN UNDISTURBED, EXCEPT FOR TREES NOTES FOR REMOVAL.



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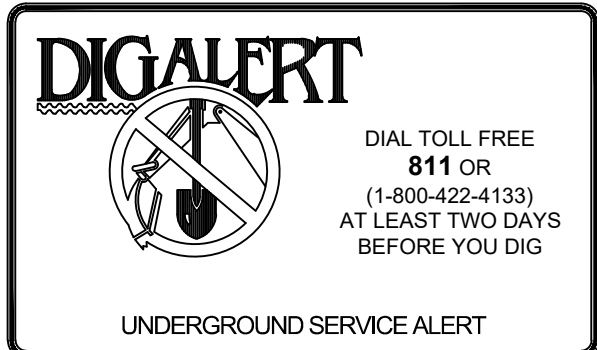
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DATE: 06.23.2026	SCALE: PER PLAN
AV JOB.: 260618	SHEET SIZE: 24"x36"

GRADING AND
DRAINAGE - WEST

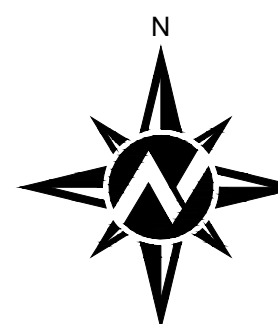
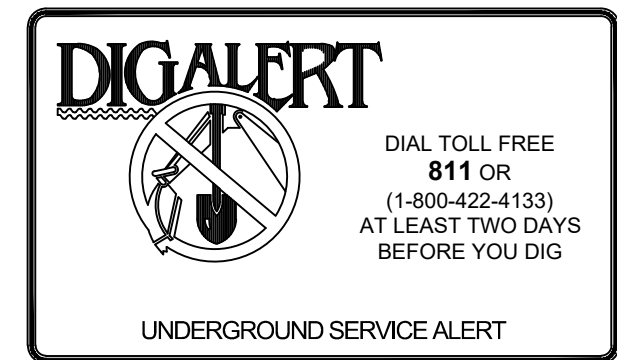
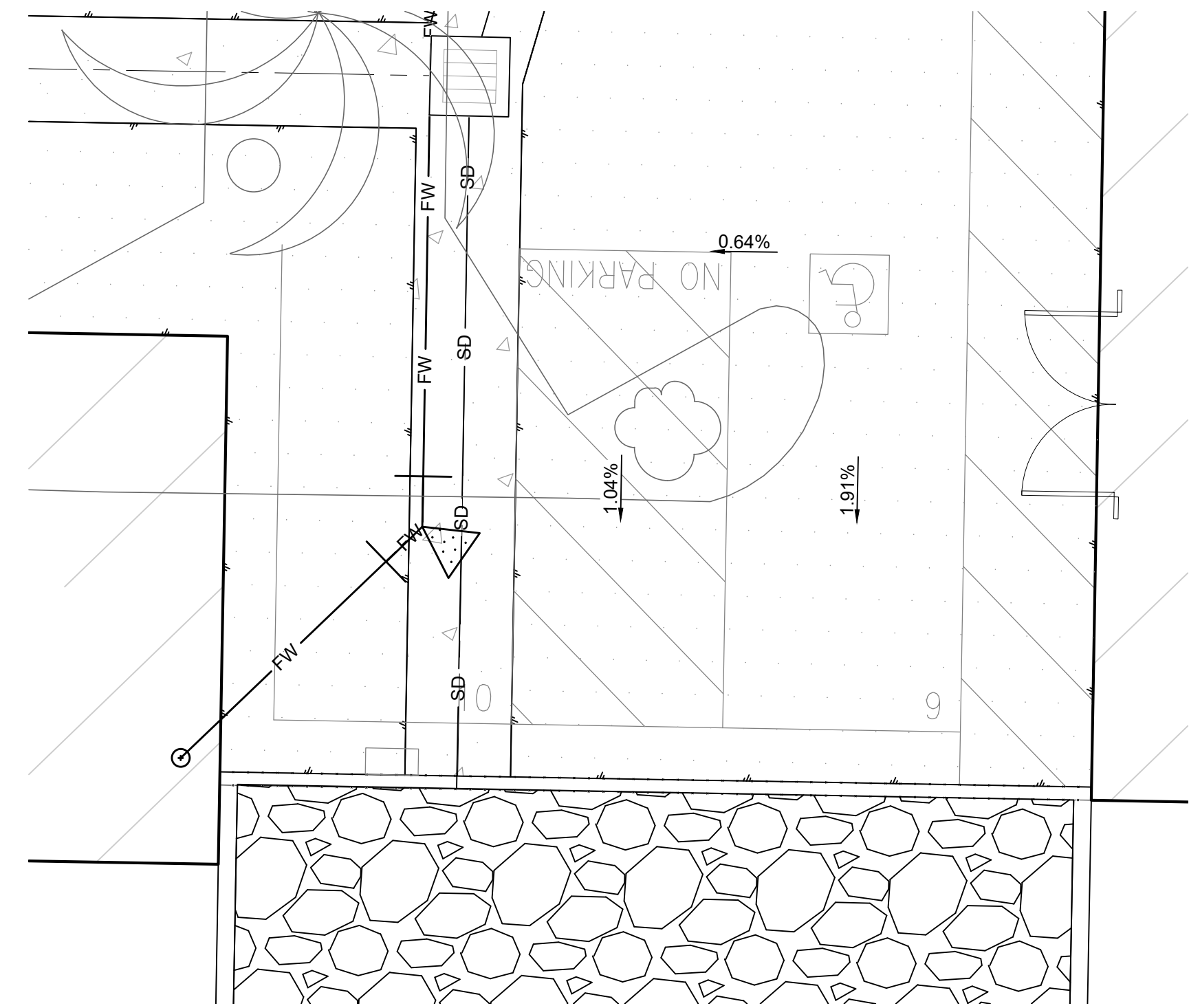
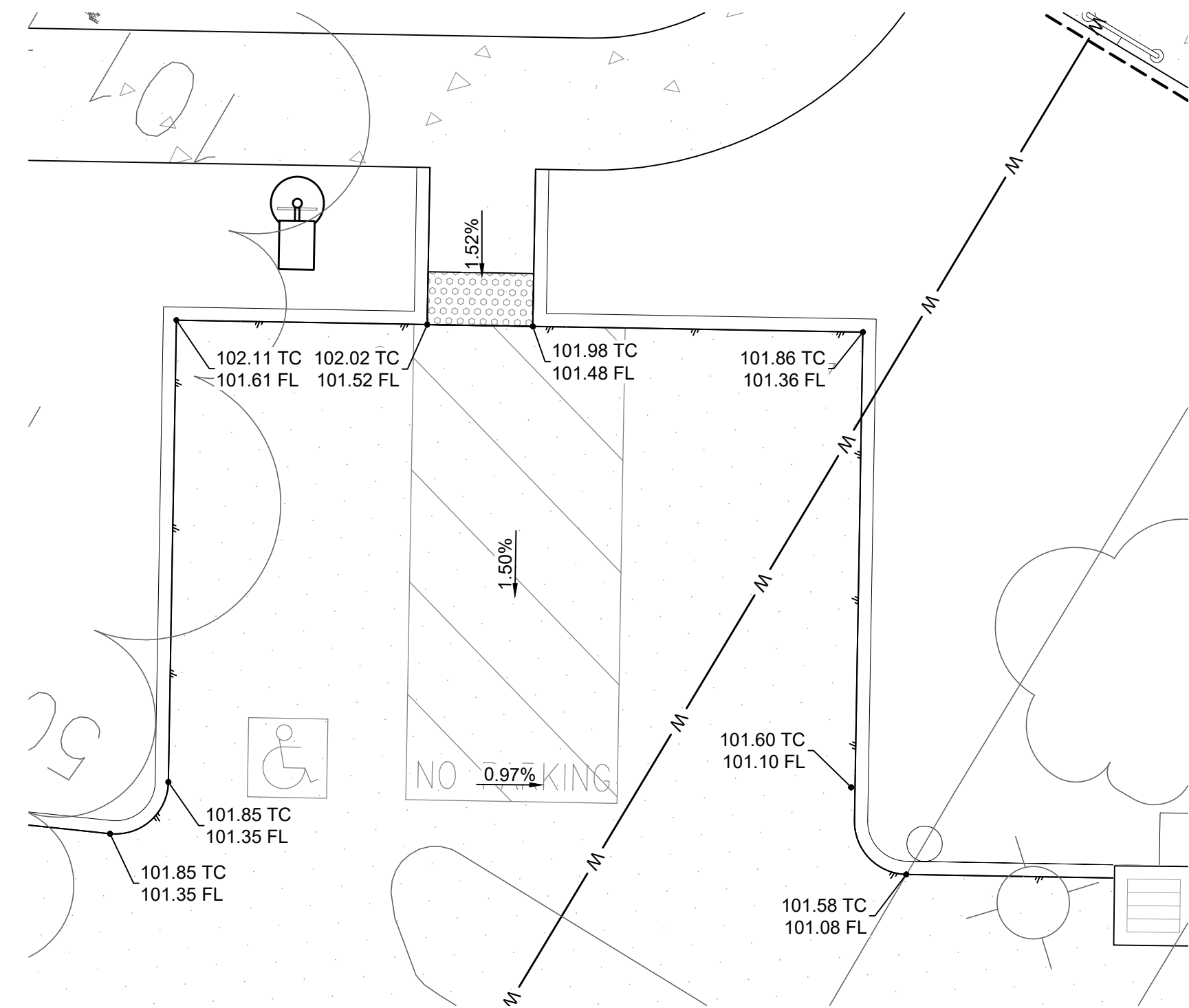
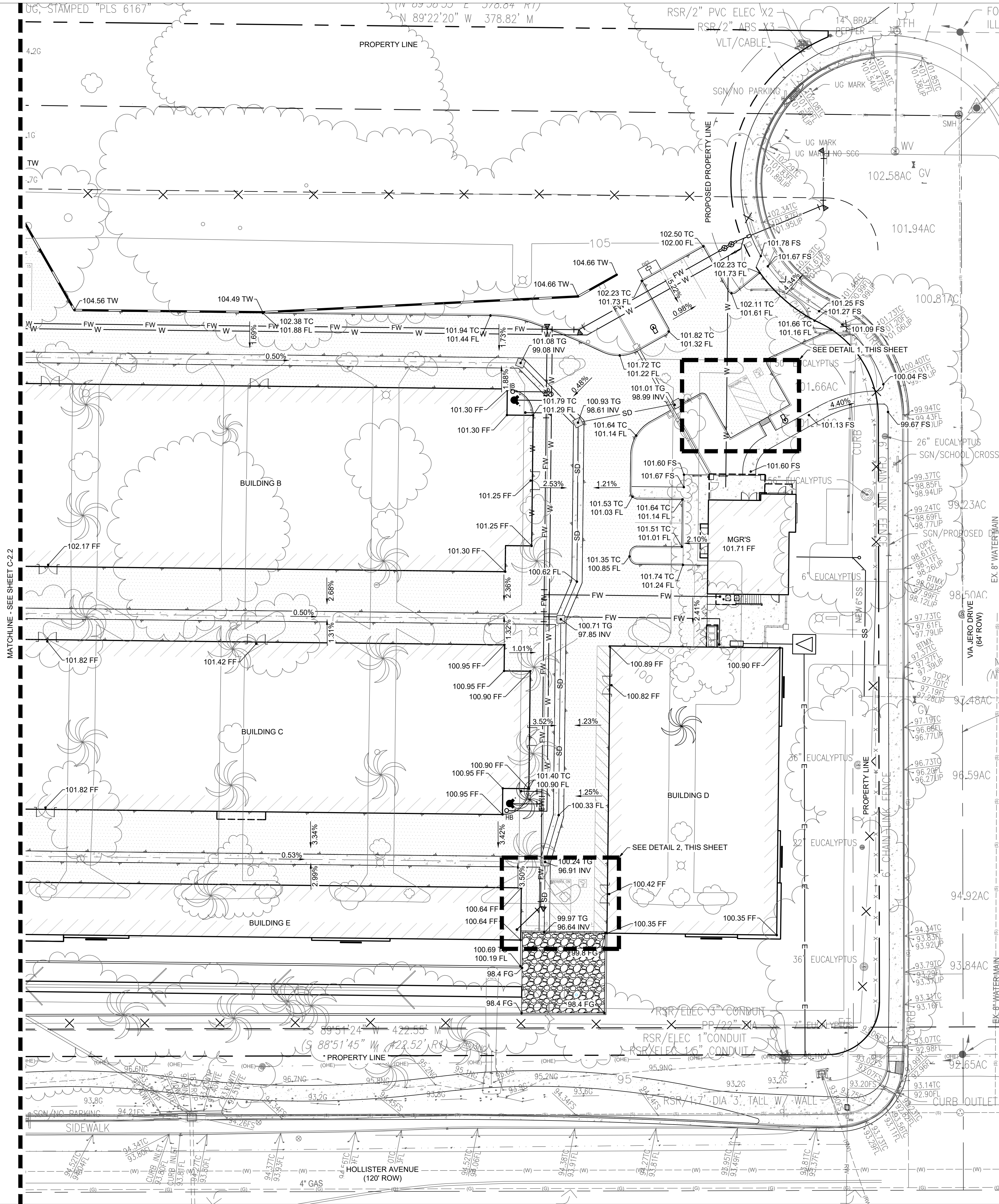
C-2.2



HORIZONTAL SCALE: 1" = 20'

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HORIZONTAL SCALE: 1" = 20'
20 0 20 40



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ENGINEER OF RECORD:



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PROJECT ENGINEER:
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EPASSEY@ASHLEYVANCE.COM

DATE: 06.23.2026

SCALE: PER PLAN

AV JOB.: 260618

SHEET SIZE: 24"x36"

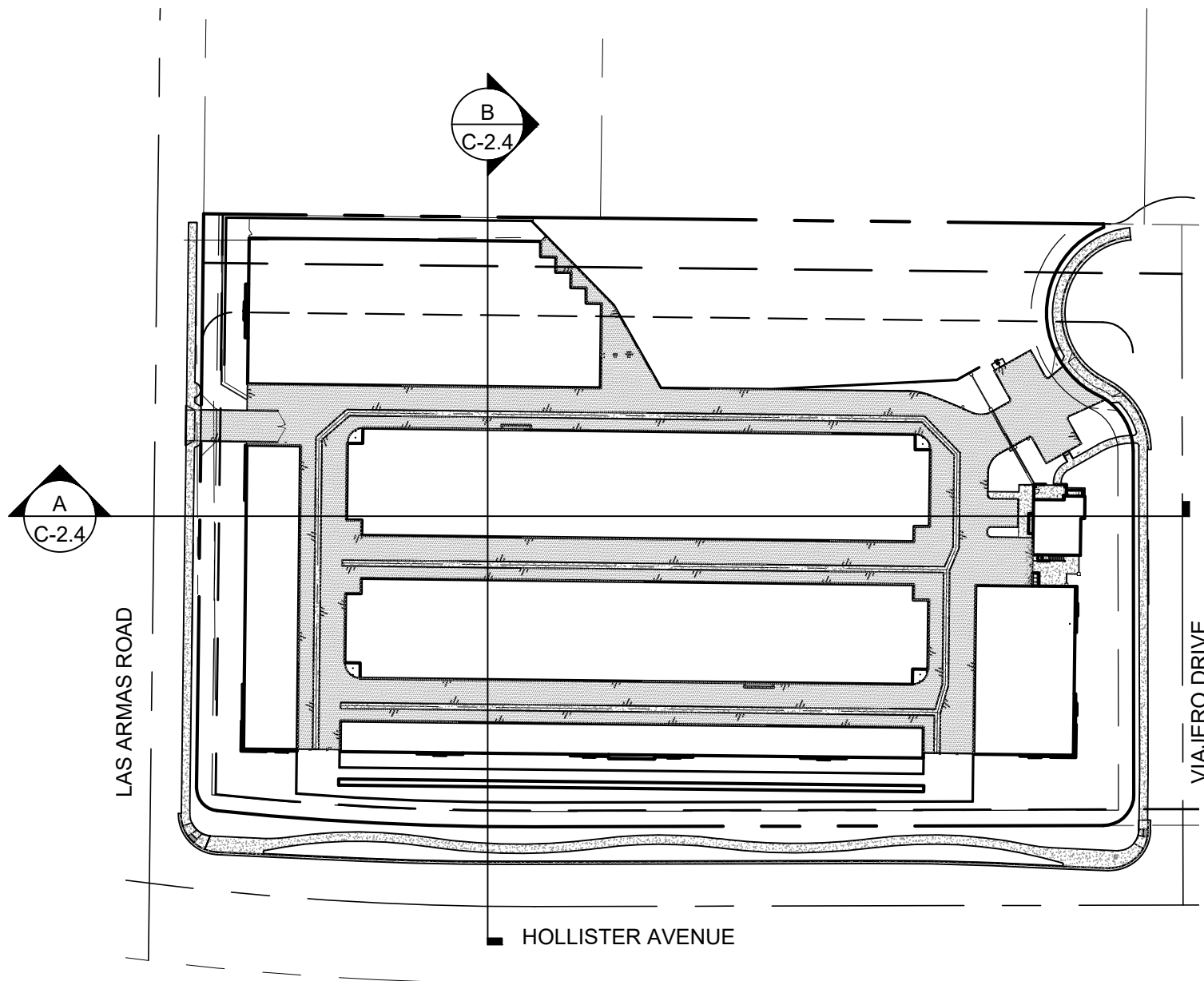
GRADING AND
DRAINAGE - EAST

C-2.3

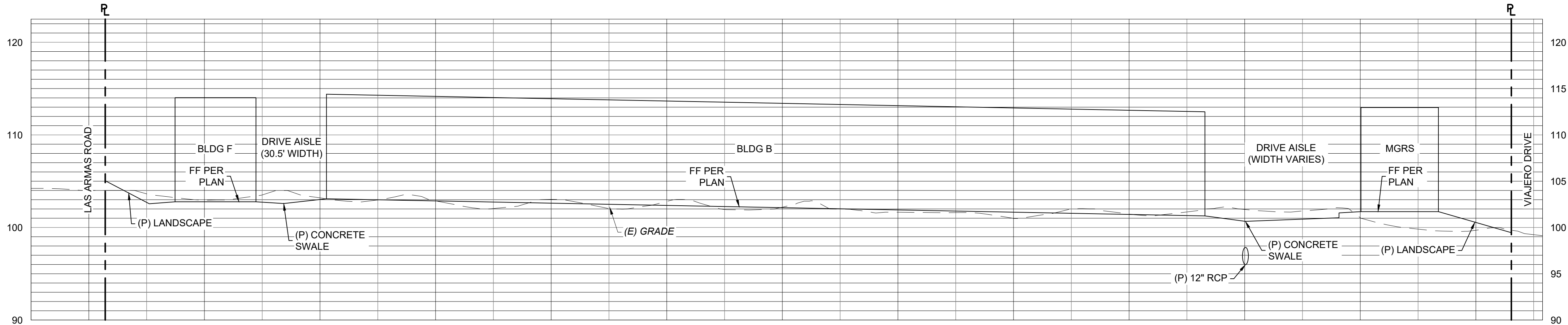
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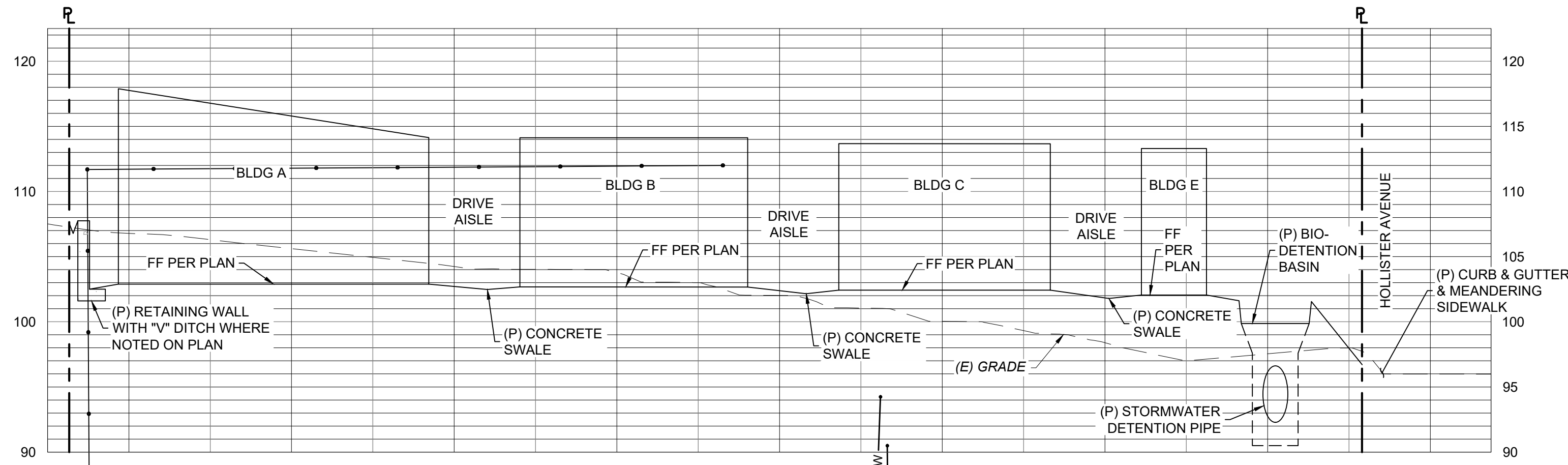
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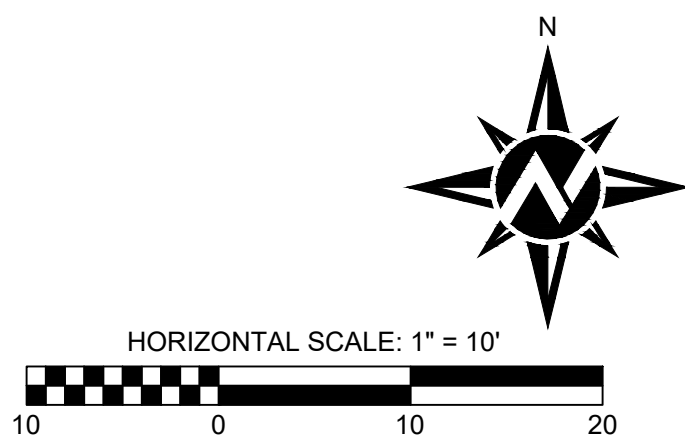
SECTION KEY MAP



A SECTION
C-2.4
HORIZONTAL: 1"=X'
VERTICAL: 1"=X'



B SECTION
C-2.4
HORIZONTAL: 1"=X'
VERTICAL: 1"=X'



NOT FOR CONSTRUCTION

REVISION:	
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PROJECT ENGINEER: EMILY PASSEY 541.693.1439 (DIRECT) EPASSEY@ASHLEYVANCE.COM	
DATE: 06.23.2026	SCALE: PER PLAN
AV JOB.: 260618	SHEET SIZE: 24"x36"

SITE SECTIONS

C-2.4



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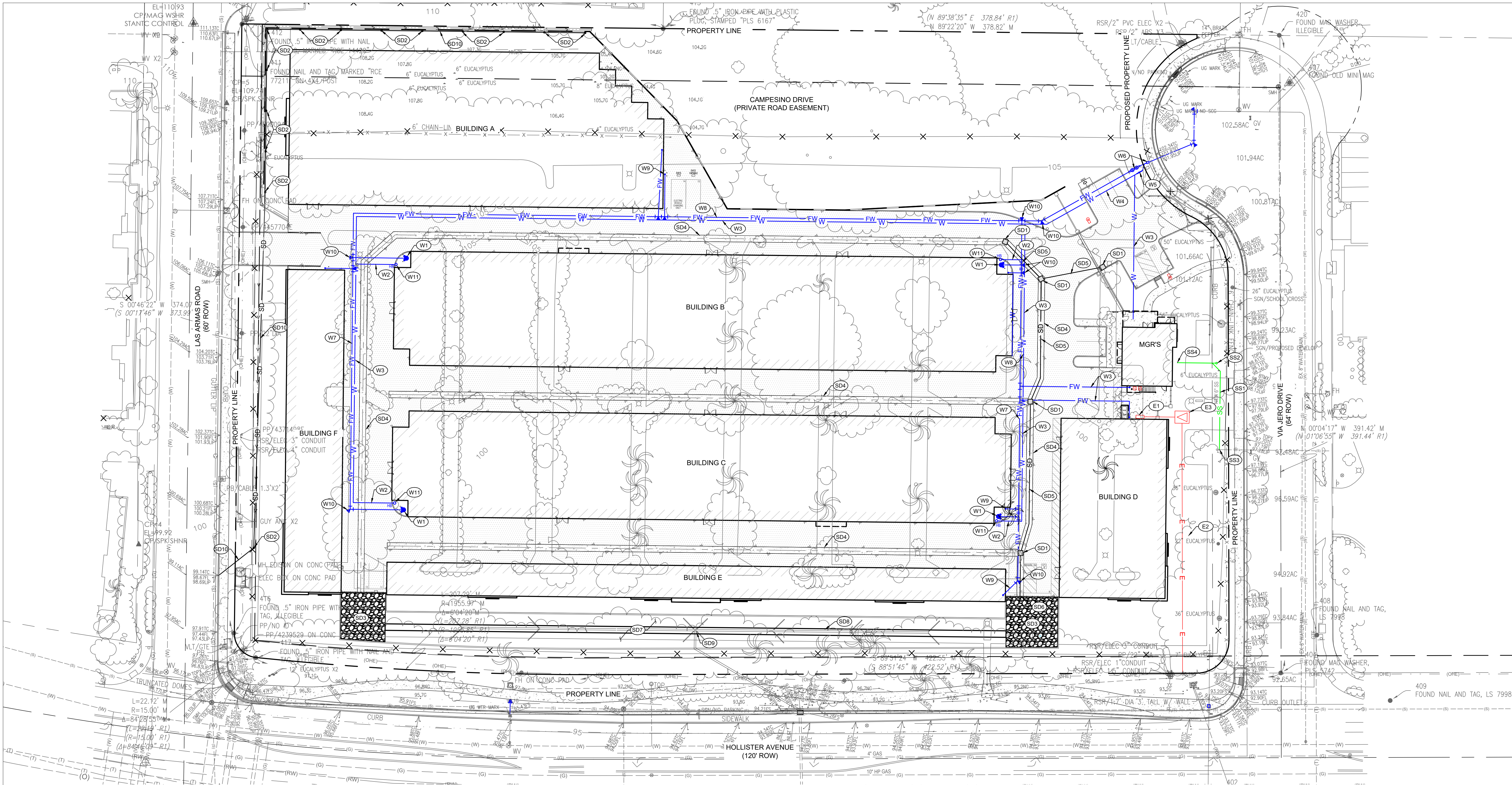
ENGINEER OF RECORD:



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APN 079-210-056

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GENERAL NOTES:

1. ALL EXISTING UTILITIES SHOWN ARE BASED ON THE BEST AVAILABLE INFORMATION. CONTRACTOR TO POTHOLE ALL POINTS OF CONNECTION AND VERIFY ALL CLEARANCES. MATERIAL DEPTH AND LOCATION SHALL BE IDENTIFIED BY CONTRACTOR. IF THERE ARE ANY DIFFERENCES FROM PLAN WITH ANY OF THESE ITEMS, ENGINEER OF WORK SHALL BE NOTIFIED IMMEDIATELY.

ELECTRICAL NOTES:

- (E1) MAIN ELECTRICAL PANEL. SEE ELECTRICAL PLANS.
- (E2) ELECTRICAL CONDUIT. SEE ELECTRICAL PLANS.
- (E3) ELECTRIC TRANSFORMER. SEE ELECTRICAL PLANS.

SANITARY SEWER CONSTRUCTION NOTES:

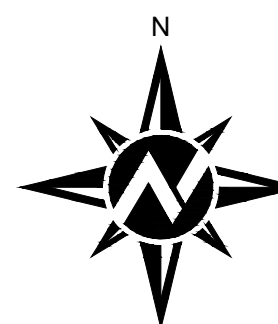
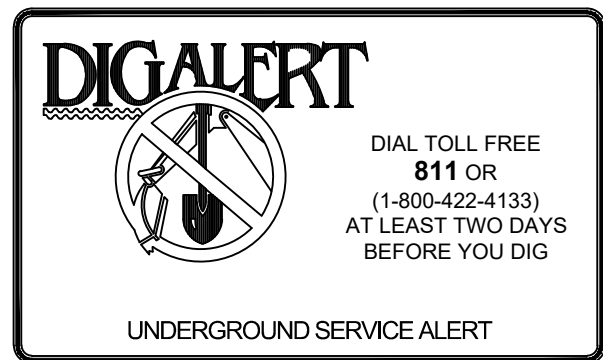
- (SS1) INSTALL 6" SANITARY SEWER LATERAL.
- (SS2) INSTALL SANITARY SEWER CLEANOUT.
- (SS3) CONNECTION TO EXISTING 6" SANITARY SEWER LATERAL.
- (SS4) CONNECTION TO BUILDING. SEE PLUMBING PLANS FOR CONTINUATION.

WATER CONSTRUCTION NOTES:

- (W1) INSTALL FIRE HYDRANT.
- (W2) INSTALL 1" WATER LATERAL.
- (W3) INSTALL 1 1/2" WATER LATERAL.
- (W4) INSTALL 2" WATER LATERAL.
- (W5) INSTALL 1" WATER METER AND BACKFLOW PREVENTION DEVICE.
- (W6) INSTALL DDCV.
- (W7) INSTALL 6" FIRE WATER LATERAL.
- (W8) INSTALL 8" FIRE WATER LATERAL.
- (W9) INSTALL FIRE SPRINKLER AND STANDPIPE.
- (W10) INSTALL THRUST BLOCK.
- (W11) INSTALL HOSE BIB.

STORM DRAIN CONSTRUCTION NOTES:

- (SD1) INSTALL 2'X2' INLET.
- (SD2) INSTALL AREA DRAIN.
- (SD3) CONSTRUCT ROCK GALLERY.
- (SD4) CONSTRUCT 1'X1' V-DITCH.
- (SD5) INSTALL 12" REINFORCED CONCRETE PIPE.
- (SD6) CONSTRUCT 12" OUTFALL.
- (SD7) CONSTRUCT BIOFILTRATION PLANTER BASIN.
- (SD8) INSTALL 72" PERFORATED CORRUGATED METAL PIPE.
- (SD9) INSTALL STANDPIPE.
- (SD10) INSTALL 4" STORM PIPE.



HORIZONTAL SCALE: 1" = 30'
30 0 30 60

NOT FOR CONSTRUCTION

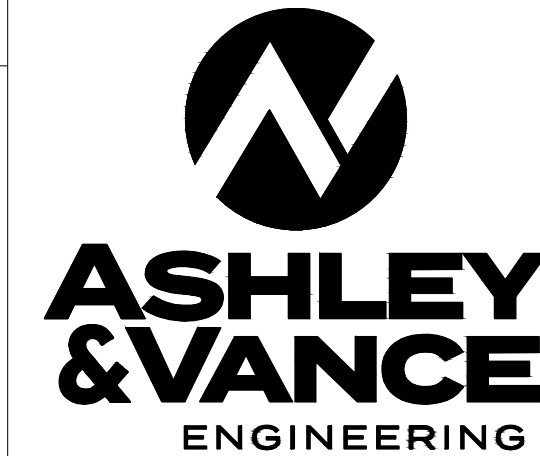
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PROJECT ENGINEER:
EMILY PASSEY
541.693.1439 (DIRECT)
EPASSEY@ASHLEYVANCE.COM

DATE: 06.23.2026	SCALE: PER PLAN
AV JOB.: 260618	SHEET SIZE: 24"x36"

UTILITY PLAN

C-3.1



15 WEST FIGUEROA STREET
SANTA BARBARA, CA 93101
805.962.9966

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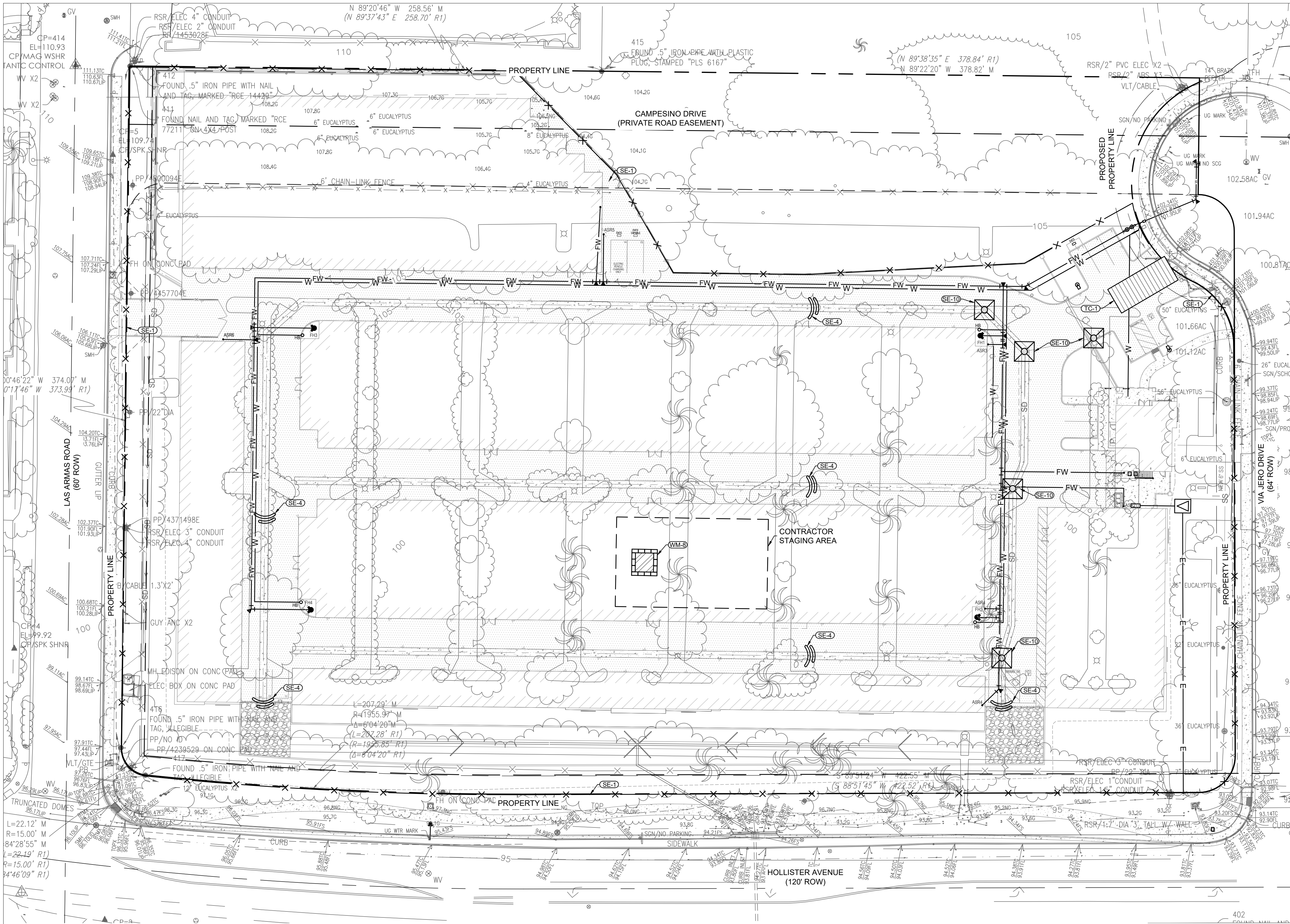
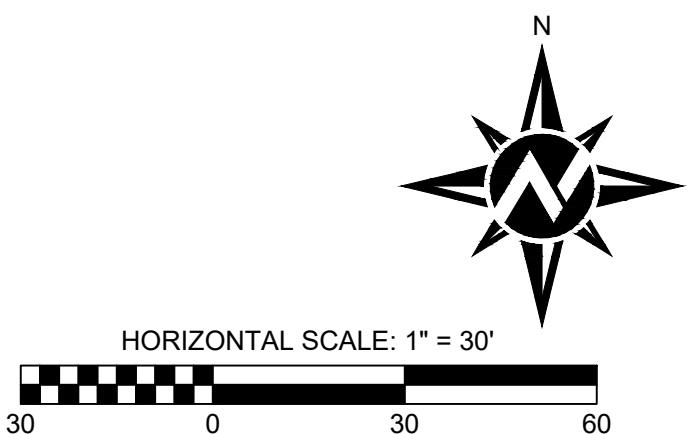
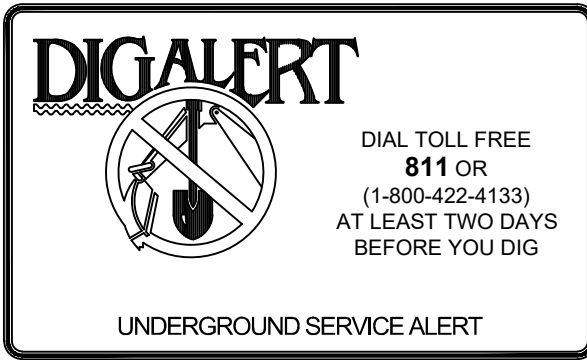
ENGINEER OF RECORD:



GOLETA SELF STORAGE
7780 HOLLISTER AVE
GOLETA, CA 93117
APN 079-210-056

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S:\M_John\2026 AI Jobs\202618 - Goleta Self Storage - TW Land Planning\02_Working Drawings\Entitlement\02_ONSITE-C-E EROSION SHEET, C-5, L. 6/26/26, Bruce Jones



EROSION CONTROL NOTES:

1. EROSION CONTROL MEASURES FOR WIND, WATER, MATERIAL STOCKPILES, AND TRACKING SHALL BE IMPLEMENTED ON ALL PROJECTS AT ALL TIMES AND SHALL INCLUDE SOURCE CONTROL, INCLUDING PROTECTION OF STOCKPILES, PROTECTION OF SLOPES, PROTECTION OF ALL DISTURBED AREAS, PROTECTION OF ACCESSSES, AND PERIMETER CONTAINMENT MEASURES. EROSION CONTROL SHALL BE PLACED PRIOR TO THE COMMENCEMENT OF GRADING AND SITE DISTURBANCE ACTIVITIES UNLESS THE PUBLIC WORKS DEPARTMENT DETERMINES TEMPORARY MEASURES TO BE UNNECESSARY BASED UPON LOCATION, SITE CHARACTERISTICS OR TIME OF YEAR. THE INTENT OF EROSION CONTROL MEASURES SHALL BE TO KEEP ALL GENERATED SEDIMENTS FROM ENTERING A SWALE, DRAINAGE WAY, WATERCOURSE, ATMOSPHERE, OR MIGRATE ONTO ADJACENT PROPERTIES OR ONTO THE PUBLIC RIGHT-OF-WAY.
2. SITE INSPECTIONS AND APPROPRIATE MAINTENANCE OF ALL EROSION CONTROL MEASURES/DEVICES SHALL BE CONDUCTED AND DOCUMENTED AT ALL TIMES DURING CONSTRUCTION AND ESPECIALLY PRIOR TO, DURING, AND AFTER RAIN EVENTS. THE OWNER, OR OWNER'S REPRESENTATIVE, SHALL BE RESPONSIBLE FOR THE PLACEMENT AND MAINTENANCE OF ALL EROSION CONTROL MEASURES/DEVICES AS SPECIFIED BY THE APPROVED PLAN UNTIL SUCH TIME THAT THE PROJECT IS ACCEPTED AS COMPLETE BY THE AUTHORITY HAVING JURISDICTION OR UNTIL RELEASED FROM THE CONDITIONS OF APPROVAL OF THEIR GENERAL PERMIT. EROSION CONTROL MEASURES/DEVICES MAY BE RELOCATED, DELETED OR ADDITIONAL MEASURES/DEVICES MAY BE REQUIRED DEPENDING ON THE ACTUAL CONDITIONS ENCOUNTERED DURING CONSTRUCTION. CONTRACTOR TO IMPLEMENT ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES AT THEIR DISCRETION OVER THE LIFE OF THE PROJECT TO PREVENT THE RUNOFF OF SEDIMENT AND POLLUTANTS FROM THE PROJECT SITE. ADDITIONAL EROSION CONTROL MEASURES/DEVICES SHALL BE PLACED AT THE DISCRETION OF THE ENGINEER OR WORK INSPECTOR, QUALIFIED SWPPP PRACTITIONER (OSP) IF A SWPPP IS IN PLACE FOR THE PROJECT, OR RWOCB INSPECTOR. GUIDELINES FOR DETERMINING APPROPRIATE EROSION CONTROL DEVICES SHALL BE INCLUDED IN THE PLANS WITH ADDITIONAL MEASURES/DEVICES NOTED FROM THE APPENDIX OF THE PUBLIC IMPROVEMENT STANDARDS.
3. WET WEATHER EROSION CONTROL MEASURES/DEVICES SHALL BE AVAILABLE, INSTALLED, AND/OR APPLIED ANYTIME WHEN THE RAIN PROBABILITY EXCEEDS 30%.
4. THE CONTRACTOR, DEVELOPER, AND ENGINEER OF WORK SHALL BE RESPONSIBLE TO REVIEW THE PROJECT SITE PRIOR TO WET WEATHER CONDITIONS AND TO COORDINATE AN IMPLEMENTATION PLAN FOR WET WEATHER EROSION CONTROL DEVICES. A LOCALLY BASED STANDBY CREW FOR EMERGENCY WORK SHALL BE AVAILABLE AT ALL TIMES WHEN RAIN IS FORECASTED WITH A PROBABILITY GREATER THAN 50%. NECESSARY MATERIALS SHALL BE AVAILABLE AND STOCK PILED AT CONVENIENT LOCATIONS TO FACILITATE RAPID CONSTRUCTION OR MAINTENANCE OF TEMPORARY DEVICES WHEN RAIN IS IMMINENT.
5. IN THE EVENT OF A FAILURE, THE DEVELOPER AND/OR HIS REPRESENTATIVE SHALL BE RESPONSIBLE FOR CLEANUP AND ALL ASSOCIATED COSTS OR DAMAGE. IN THE EVENT OF FAILURE AND/OR LACK OF PERFORMANCE BY THE OWNER AND/OR CONTRACTOR TO CORRECT EROSION CONTROL RELATED PROBLEMS, THE PUBLIC WORKS DEPARTMENT MAY REVOKE ALL ACTIVE PERMITS AND RECOMMEND THAT CODE ENFORCEMENT PROVIDE A WRITTEN NOTICE OR STOP WORK ORDER IN ACCORDANCE WITH THE LAND USE ORDINANCE.
6. PERMANENT EROSION CONTROL SHALL BE PLACED AND ESTABLISHED WITH 90% COVERAGE ON ALL DISTURBED SURFACES OTHER THAN PAVED OR GRAVEL SURFACES. PRIOR TO FINAL INSPECTION, PERMANENT EROSION CONTROL SHALL BE FULLY ESTABLISHED PRIOR TO FINAL ACCEPTANCE. TEMPORARY EROSION CONTROL MEASURES SHALL REMAIN IN PLACE UNTIL PERMANENT MEASURES ARE ESTABLISHED.
7. THE AIR POLLUTION CONTROL DISTRICT (APCD) MAY HAVE ADDITIONAL PROJECT SPECIFIC EROSION CONTROL REQUIREMENTS. THE CONTRACTOR, DEVELOPER, AND ENGINEER OF WORK SHALL BE RESPONSIBLE FOR MAINTAINING SELF-REGULATION OF THESE REQUIREMENTS.

BMP SELECTION & LEGEND:

BMP'S SPECIFIED ON THIS PLAN REFERENCE THE AUGUST 2023 EDITION OF THE CASQA "CALIFORNIA STORMWATER HANDBOOK". IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO OBTAIN BMP DETAILS AVAILABLE AT WWW.CASQA.ORG.

THE FOLLOWING BMP'S ARE NOT SHOWN IN SPECIFIC LOCATIONS ON THIS PLAN AND ARE APPLICABLE TO THE PROJECT. THE CONTRACTOR SHALL INCORPORATE THESE BMP'S INTO THE PROJECT SCOPE.

- (EC-1) PROJECT SCHEDULING
- (EC-2) PRESERVATION OF EXISTING VEGETATION
- (NS-1) WATER CONSERVATION
- (NS-3) PAVING AND GRINDING
- (NS-6) DISCHARGE REPORTING
- (NS-7) POTABLE WATER / IRRIGATION
- (NS-8) VEHICLE CLEANING
- (NS-9) VEHICLE FUELING
- (NS-10) VEHICLE MAINTENANCE
- (WE-1) WIND EROSION CONTROL

THE FOLLOWING BMP'S SHALL BE USED IN THE CONTRACTOR STAGING AREA:

- (WM-1) MATERIAL STORAGE
- (WM-2) MATERIAL USAGE
- (WM-3) STOCK PILE MANAGEMENT
- (WM-4) SPILL PREVENTION KIT
- (WM-5) SOLID WASTE (TRASH)
- (WM-8) CONCRETE WASTE (WASH OUT), SEE DETAIL WM-8, SHEET C-5.2
- (WM-9) SEPTIC / SANITARY FACILITIES

THE FOLLOWING BMP'S ARE SPECIFIED ON THIS PLAN AND ARE TO BE INSTALLED OR CONSTRUCTED PER DETAIL REFERENCES:

- (SE-1) SILT FENCING, SEE DETAIL SE-1, SHEET C-5.2
- (SE-4) CHECK DAM, SEE DETAIL SE-4, SHEET C-5.2
- (SE-10) STORM DRAIN INLET PROTECTION, SEE DETAIL SE-10, SHEET C-5.2
- (TC-1) STABILIZED CONSTRUCTION ENTRANCE/EXIT, SEE DETAIL TC-1, SHEET C-5.2



15 WEST FIGUEROA STREET
SANTA BARBARA, CA 93101
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ENGINEER OF RECORD:



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7780 HOLLISTER AVE
GOLETA, CA 93117
APN 079-210-056

REVISION:

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PROJECT ENGINEER:
EMILY PASSEY
541.693.1439 (DIRECT)
EPASSEY@ASHLEYVANCE.COM

DATE: 06.23.2026 SCALE: PER PLAN
AV JOB#: 260618 SHEET SIZE: 24"x36"

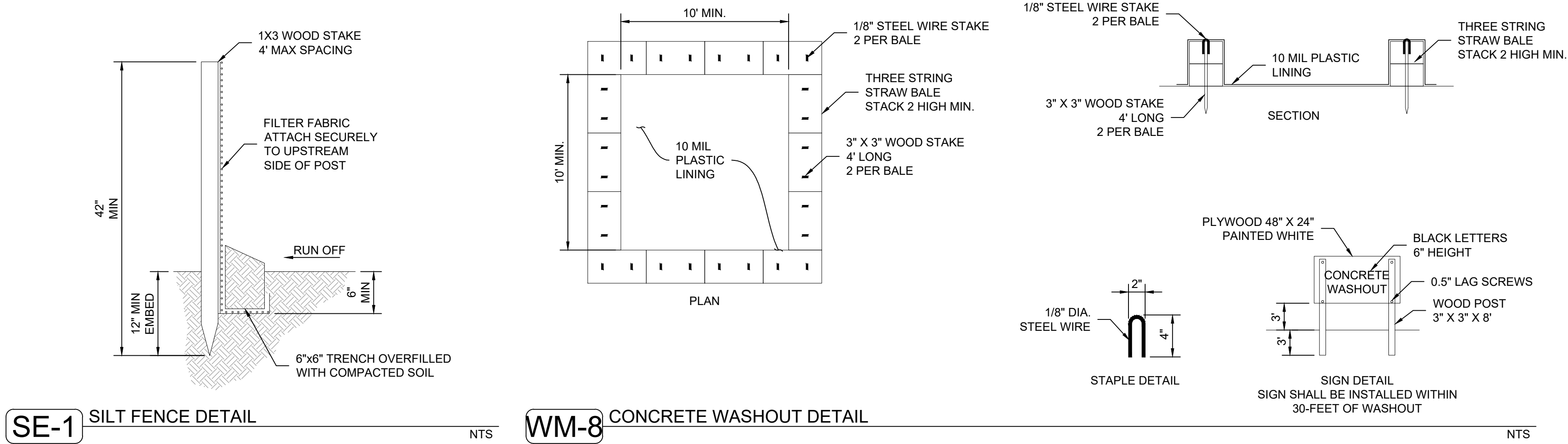
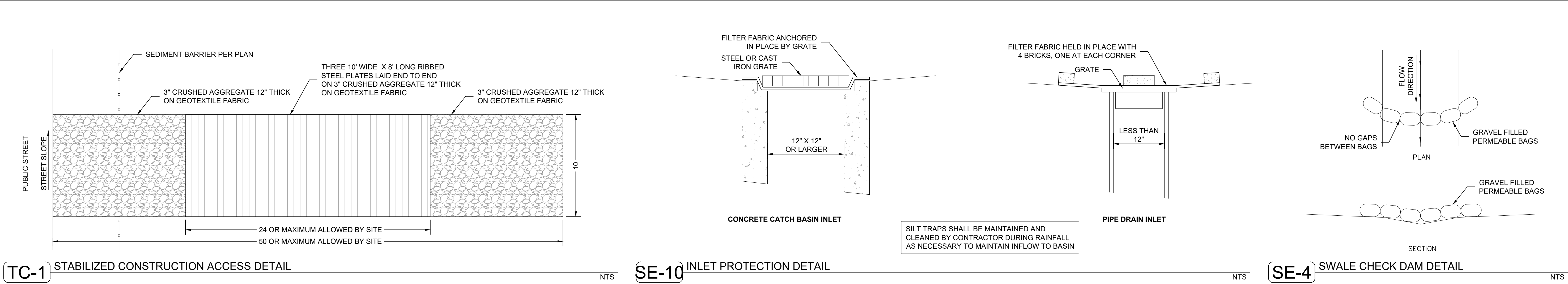
EROSION CONTROL
PLAN

C-5.1

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S:\M\Jobs\2026 AI Jobs\2026 18 - Goleta Self Storage - TW Land Planning\02 Working Drawings\Entitlement\02_ONSITE\C-5 EROSION SHEET_C-5.2_5/29/26_Bruce Jones



15 WEST FIGUEROA STREET
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ENGINEER OF RECORD:



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PROJECT ENGINEER: EMILY PASSEY 541.693.1439 (DIRECT) EPASSEY@ASHLEYVANCE.COM	
DATE: 06.02.2026	SCALE: PER PLAN
AV JOB.: 260618	SHEET SIZE: 24"x36"

EROSION CONTROL
DETAILS

C-5.2

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Existing Trees:

#	Common Name	Botanical Name	DBH"	Health	Structure	Comment
1	Lemon Scented Gum	Corymbia citriodora	5	G	F	
2	Lemon Scented Gum	Corymbia citriodora	4	G	F	
3	Lemon Scented Gum	Corymbia citriodora	5	G	P	Topped
4	Lemon Scented Gum	Corymbia citriodora	7	G	P	Topped
5	Lemon Scented Gum	Corymbia citriodora	5	G	P	Topped
6	Lemon Scented Gum	Corymbia citriodora	10	G	P	Topped
7	Lemon Scented Gum	Corymbia citriodora	10	G	P	Topped
8	Mexican Fan Palm	Washingtonia robusta	15	G		Full skirt
9	Lemon Scented Gum	Corymbia citriodora	9	G	P	Topped
10	Lemon Scented Gum	Corymbia citriodora	12	G	P	Topped
11	Lemon Scented Gum	Corymbia citriodora	9	G	P	Topped
12	Lemon Scented Gum	Corymbia citriodora	9	G	P	Topped
13	Lemon Scented Gum	Corymbia citriodora	8	G	P	Topped
14	Coast Live Oak	Quercus agrifolia	8	G	F	
15	Lemon Scented Gum	Corymbia citriodora	10	G	P	Topped
16	Lemon Scented Gum	Corymbia citriodora	10	G	P	Topped
17	Lemon Scented Gum	Corymbia citriodora	12	G	P	Topped
18	Lemon Scented Gum	Corymbia citriodora	6	G	P	Topped
19	Lemon Scented Gum	Corymbia citriodora	12	G	P	Topped
20	Lemon Scented Gum	Corymbia citriodora	8	G	P	Topped
21	Mexican Fan Palm	Washingtonia robusta	12	G		Full skirt
22	Lemon Scented Gum	Corymbia citriodora	10	G	P	Topped
23	Mexican Fan Palm	Washingtonia robusta	14	G		Full skirt
24	Lemon Scented Gum	Corymbia citriodora	12	G	P	Topped
25	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	24	G	F	Major overhanging limbs
26	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	18	G	F	Major overhanging limbs
27	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	23	G	F	Major overhanging limbs
28	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	24	G	F	Major overhanging limbs
29	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	(6)Mul ti 4-6	G	F	Major overhanging limbs
30	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	31	G	F	Major overhanging limbs
31	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	10	G	F	Major overhanging limbs
32	Coast Live Oak	Quercus agrifolia	5	G	F	
33	Blue Gum Eucalyptus	Eucalyptus globulus	18	G	F	
34	Blue Gum Eucalyptus	Eucalyptus globulus	18/19	G	F	

#	Common Name	Botanical Name	DBH"	Health	Structure	Comment
35	Coast Live Oak	Quercus agrifolia	11	G	F	
36	Lemon Scented Gum	Corymbia citriodora	12	G	P	
37	Coast Live Oak	Quercus agrifolia	13	G	F	
38	Arroyo Willow	Salix lasiolepis	16	F	P	
39	Lemon Scented Gum	Corymbia citriodora	10	G	P	
40	Arroyo Willow	Salix lasiolepis	7	F	P	
41	Lemon Scented Gum	Corymbia citriodora	7	G	P	
42	Coast Live Oak	Quercus agrifolia	10	G	F	
43	Lemon Scented Gum	Corymbia citriodora	14	G	G	
44	Coast Live Oak	Quercus agrifolia	9/7	G	F	
45	Coast Live Oak	Quercus agrifolia	8	F	F	
46	Coast Live Oak	Quercus agrifolia	5	F	P	
47	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	22	G	F	Major overhanging limbs
48	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	18	G	F	Major overhanging limbs
49	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	16	G	F	Major overhanging limbs
50	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	22	G	F	Major overhanging limbs
51	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	24	G	F	Major overhanging limbs
52	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	15	G	F	Major overhanging limbs
53	Coast Live Oak	Quercus agrifolia	4	G	F	
54	Coast Live Oak	Quercus agrifolia	5/7	G	F	
55	Coast Live Oak	Quercus agrifolia	8	G	F	
56	Mexican Fan Palm	Washingtonia robusta	14	G		Full skirt
57	Olive	Olea europaea	9	P	P	
58	Coast Live Oak	Quercus agrifolia	4/3	G	F	
59	Lemon Scented Gum	Corymbia citriodora	22	G	P	Topped
60	Lemon Scented Gum	Corymbia citriodora	15	G	P	Topped
61	Lemon Scented Gum	Corymbia citriodora	20	G	P	Topped
62	Coast Live Oak	Quercus agrifolia	7	G	F	
63	Coast Live Oak	Quercus agrifolia	18	P	P	
64	Coast Live Oak	Quercus agrifolia	13	P	P	
65	Lemon Scented Gum	Corymbia citriodora	13	G	P	Topped
66	Coast Live Oak	Quercus agrifolia	9	G	F	
67	Mexican Fan Palm	Washingtonia robusta	18	G		Full skirt
68	Mexican Fan Palm	Washingtonia robusta	20	G		Full skirt
69	Coast Live Oak	Quercus agrifolia	5	P	P	

#	Common Name	Botanical Name	DBH"	Health	Structure	Comment
70	Coast Live Oak	Quercus agrifolia	10	G	F	
71	Coast Live Oak	Quercus agrifolia	5	P	F	
72	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	6	G	F	Small tree
73	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	(5) Multi 8	G	F	Major overhanging limbs
74	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	(3) Multi 6	G	F	Major overhanging limbs
75	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	12	G	F	Major overhanging limbs
76	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	21	G	F	Major overhanging limbs
77	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	13	G	F	Major overhanging limbs
78	Mexican Fan Palm	Washingtonia robusta	12	G		Full skirt
79	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	26"	G	F	Major overhanging limbs
80	Coast Live Oak	Quercus agrifolia	7	G	F	
81	Mexican Fan Palm	Washingtonia robusta	20	G		Full skirt
82	Mexican Fan Palm	Washingtonia robusta	20	G		Full skirt
83	Mexican Fan Palm	Washingtonia robusta	18	G		Full skirt
84	Coast Live Oak	Quercus agrifolia	11	G	F	
85	Mexican Fan Palm	Washingtonia robusta	16	G		Full skirt
86	Coast Live Oak	Quercus agrifolia	12	G	F	
87	Coast Live Oak	Quercus agrifolia	5	G	F	
88	Mexican Fan Palm	Washingtonia robusta	20	G		Full skirt
89	Coast Live Oak	Quercus agrifolia	8	G	F	
90	Mexican Fan Palm	Washingtonia robusta	22	G		Full skirt
91	Mexican Fan Palm	Washingtonia robusta	24	G		Full skirt
92	Mexican Fan Palm	Washingtonia robusta	22	G		Full skirt
93	Mexican Fan Palm	Washingtonia robusta	22	G		Full skirt
94	Canary Island Date Palm	Phoenix canariensis	24	G		
95	Coast Live Oak	Quercus agrifolia	12	G	P	
96	Mexican Fan Palm	Washingtonia robusta	24	G		Full skirt
97	Mexican Fan Palm	Washingtonia robusta	17	G		Full skirt
98	Coast Live Oak	Quercus agrifolia	11	G	F	
99	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	24	G	F	Major overhanging limbs
100	Mexican Fan Palm	Washingtonia robusta	12	G		Full skirt

#	Common Name	Botanical Name	DBH"	Health	Structure	Comment
101	Coast Live Oak	Quercus agrifolia	8	G	F	
102	Coast Live Oak	Quercus agrifolia	8	G	F	
103	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	36	G	F	Major overhanging limbs
104	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	25	G	F	Major overhanging limbs
105	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	16	G	F	Major overhanging limbs
106	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	30	G	F	Major overhanging limbs
107	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	24	G	F	Major overhanging limbs
108	Coast Live Oak	Quercus agrifolia	3	G	F	
109	Coast Live Oak	Quercus agrifolia	12	P	P	
110	Coast Live Oak	Quercus agrifolia	4/5	F	F	
111	Mexican Fan Palm	Washingtonia robusta	22	G		Full skirt
112	Mexican Fan Palm	Washingtonia robusta	16	G		Full skirt
113	Coast Live Oak	Quercus agrifolia	5	F	F	
114	Mexican Fan Palm	Washingtonia robusta	22	G		Full skirt
115	Coast Live Oak	Quercus agrifolia	7/7	F	F	
116	Lemon Scented Gum	Corymbia citriodora	11	G	P	Topped
117	Mexican Fan Palm	Washingtonia robusta	14	G		Full skirt
118	Lemon Scented Gum	Corymbia citriodora	11	G	P	Topped
119	Lemon Scented Gum	Corymbia citriodora	8	G	P	Topped
120	Lemon Scented Gum	Corymbia citriodora	8	G	P	Topped
121	Mexican Fan Palm	Washingtonia robusta	14	G		Full skirt
122	Lemon Scented Gum	Corymbia citriodora	11	G	P	Topped
123	Lemon Scented Gum	Corymbia citriodora	7	G	P	Topped
124	Mexican Fan Palm	Washingtonia robusta	14	G		Full skirt
125	Mexican Fan Palm	Washingtonia robusta	18	G		Full skirt
126	Mexican Fan Palm	Washingtonia robusta	10	G		Full skirt
127	Mexican Fan Palm	Washingtonia robusta	15	G		Full skirt
128	Mexican Fan Palm	Washingtonia robusta	18	G		Full skirt
129	Mexican Fan Palm	Washingtonia robusta	22	G		Full skirt
130	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	5	P	P	Small tree
131	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	15	G	F	Major overhanging limbs
132	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	24	G	F	Major overhanging limbs
133	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	21	G	F	Major overhanging limbs
134	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	24	G	F	Major overhanging limbs
135	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	27	G	F	Major overhanging limbs
136	Lemon Scented Gum	Eucalyptus cladocalyx	4	F	F	Small tree Located Off-Site Very dense
137	Brazilian Pepper	Schinus terebinthifolius	14	G	F	
138	Coast Live Oak	Quercus agrifolia	7	P	F	
139	Coast Live Oak	Quercus agrifolia	4	F	F	
140	Coast Live Oak	Quercus agrifolia	8	G	F	
141	Mexican Fan Palm	Washingtonia robusta	20	G		Full skirt
142	Coast Live Oak	Quercus agrifolia	6	P	P	
143	Lemon Scented Gum	Corymbia citriodora	4	G	G	
144	Lemon Scented Gum	Corymbia citriodora	6	G	G	
145	Lemon Scented Gum	Corymbia citriodora	6	G	G	
146	Coast Live Oak	Quercus agrifolia	4/4/3	G	F	
147	Lemon Scented Gum	Corymbia citriodora	5	G	G	
148	Lemon Scented Gum	Corymbia citriodora	6	G	G	
149	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	5	F	F	Small tree
150	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	30	G	F	Major overhanging limbs
151	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	20	G	F	Major overhanging limbs
152	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	30	G	F	Major overhanging limbs
153	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	6	F	P	
154	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	42	G	F	Major overhanging limbs
155	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	26	G	F	Major overhanging limbs
156	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	20	G	F	Major overhanging limbs
157	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	38	G	F	Major overhanging limbs
158	Sugar Gum Eucalyptus	Eucalyptus cladocalyx	4"	F	F	Major overhanging limbs
159	Coast Live Oak	Quercus agrifolia	3/3	G	F	
160	Coast Live Oak	Quercus agrifolia	16"	G	P	

Note: all existing trees located on-site shall be removed except for trees # 1, 2, 9, 10, 11, 12, 13, 15, 16, 17, 18, 79, 101, 102, 103, 104, 105, 106, 107, 108, 130, 131, 132, 133, 134, and 135 which shall be protected in place. Tree #137 is proposed to remain in place but is located off-site in the public right of way. Existing trees to be removed which are located off-site in the public right of way require City of Goleta approval.

Tree Protection and Removal Notes:

No grading or disturbance to the ground is allowed within the driplines (aka canopies) of existing trees to be protected in place.

Where walls, paving, curbs or other hardscape are to be constructed within six feet of the trunk of any existing tree to be protected, a root control barrier (Deep Root or equal, 24" deep) shall be placed between the tree and the wall or curb. Barrier shall extend from ground surface to bottom of new structure.

The Contractor shall ensure that all existing trees to be protected which are located adjacent to construction areas shall be fenced with a temporary six foot high chain link fence (see plan for fence location). Fence support posts shall be installed at a maximum spacing of eight feet. All construction related activities shall be prohibited within these fenced areas. The construction contractor shall place durable signs stating "Tree Protection Area Keep Out" (in English and Spanish) at 15 foot intervals on the fence. Fencing and signs shall remain in place throughout all construction activities. No construction materials, debris, soil, rock, or excavated material shall be stored inside the tree protection fencing. Parking, vehicles, or construction equipment shall not be permitted within the tree protection fencing.

The Project Arborist shall be present during the course of any pruning cutting, grading, or excavation near existing trees to be protected. Pruning of trees shall be performed only under the direction of the Project Arborist.

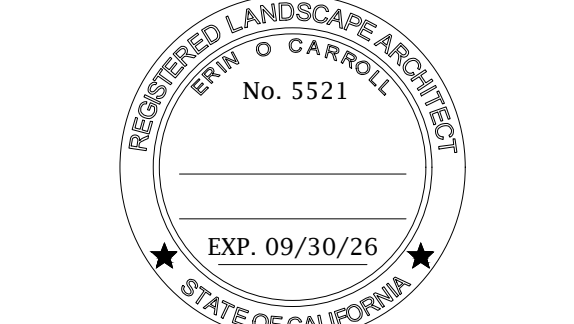
Existing trees to be protected shall be watered on a monthly basis prior to and during construction and the root protection zone covered with a two-inch layer of chipped bark mulch. Mulch may not be piled against any trees.

Roots of existing trees to be protected which are encountered during construction operations shall be cleanly cut. Trenches for all curbs and walls adjacent to trees shall be back filled with porous topsoil from onsite. Roots shall only be cut with sharp, sterile instruments designed for the purpose. Roots shall not be broken, pulled, or chopped. Avoid cutting roots two inches in diameter or greater. If cutting of roots cannot be avoided, roots shall be severed approximately three inches back from new construction.

Dust and dirt shall be washed off all existing trees to be protected within fifty feet of the construction area at four-week intervals, May through October, and at the end of the construction period. Washing shall occur in the morning to allow the tree to dry during the day.

All existing trees to be removed shall have entire rootball removed. Disposal of all trees removals is the Contractor's expense. All existing trees to be removed shall be recycled as green waste and/or wood-chipped on-site.

Contact project Biologist if any nesting birds, butterflies, or other wildlife are found in canopies of existing trees to be removed.



PRELIMINARY NOT
FOR CONSTRUCTION

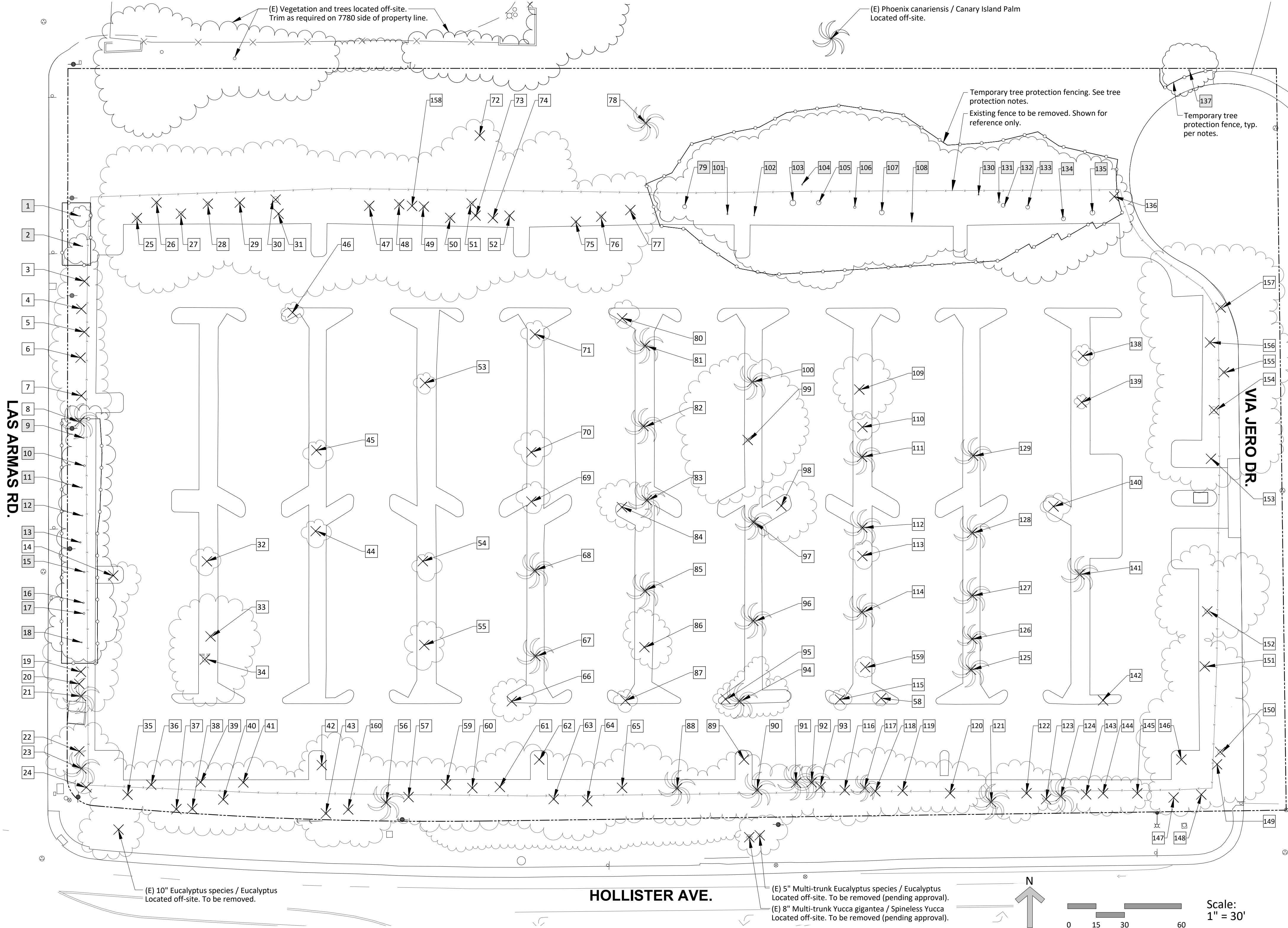
GOLETA SELF STORAGE
7780 Hollister Ave.
Goleta, CA, 93117

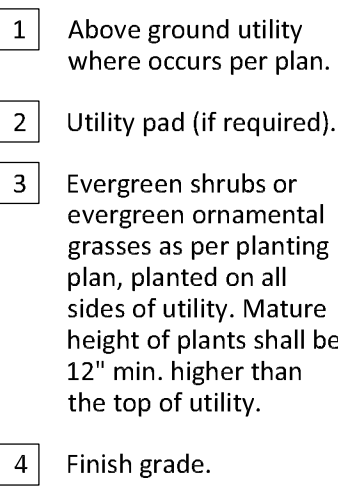
PRELIMINARY EXISTING TREE
REMOVAL AND PROTECTION PLAN

Date/ Issue
2026.06.19

Sheet 1 of 4

L1.0





Note: Confirm all clearance requirements with utility companies prior to plant installation.

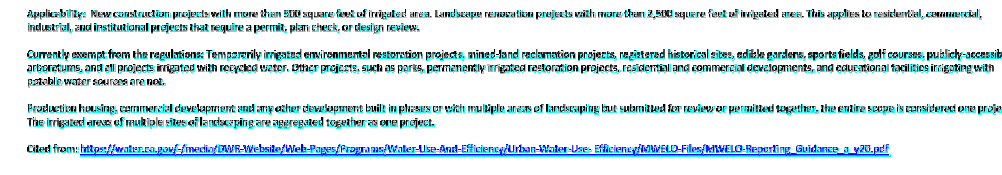
LANDSCAPE STATISTICS

Parking Lot Shading	17.38.110(J)(1) Code Requirement	Parking Area SF	Drive Aisle Area	Total Parking Lot Area	15 Yr Shaded Area	% Shaded Parking Lot	Compliance
Note: light colored paving will be used.	At least 50% non-landscaped area shaded w/15 Yrs	2,351	53,040	55,391	55,391	100.00%	✓

(1) Excludes landscaping in setbacks per code						
Parking Lot Trees	17.38.100(K)(5) Code Requirement One (1) tree for every four (4) parking spaces	On-Site Parking	Trees Required	Parking Lot Trees Provided	Compliance	Notes
		13	4	6	✓	

(See Civil Engineer's Drawings)

- (X) Date
- (X) Project Applicant
- (X) Project address (if available, parcel and/or lot number(s))
- (X) Total landscape area (square feet)
- (X) Project type is commercial agriculture.
- (X) Water supply type is well water.
- (Y) Checklist of all documents in Landscape Documentation Package
- (X) Project contacts to include contact information for the project applicant and property owner
- (X) Applicant signature and date with statement, "I agree to comply with the requirements of the water efficient landscape ordinance and submit a complete Landscape Documentation Package"
- (X) Water Efficient Landscape Worksheet
- (X) Hydrozone information table
- (X) Water budget calculations
- (X) Maximum Applied Water Allowance (MAWA)
- (X) Estimated Total Water Use (ETWU)
- () Soil management report *(note: soils report will be provided after site grading is completed)*
- (X) Landscape design plan
- (X) Irrigation design plan
- (X) Grading design plan



Botanical Name / Common Name	Size & Specs	Water Use
Trees:		
Acer negundo californicum / California Box Elder	5 or 15 Gal Natural Form	Moderate
Alnus rhombifolia / White Alder	5 or 15 Gal Natural Form	Moderate
Cercis occidentalis / Western Redbud	15 Gal Standard, Low Branching	Low
Cupressus macrocarpa / Monterey Cypress	24" or 36" Box Natural Form	Low
Heteromeles arbutifolia / Toyon	24" Box Natural Form	Very Low
Platanus racemosa / California Sycamore	15 Gal or 24" Box Natural Form	Moderate
Quercus agrifolia / Coast Live Oak	36" Box Standard, Low Branching	Very Low
Quercus tomentella / Island Oak	24" Box Standard Form	Low
Sambucus mexicana / Elderberry	5 Gal	Low
<i>Tree Notes:</i>		
-[-26] Total existing trees located on site shall be protected in place.		
-[-30] Existing tree located off site in public right of way.		
-[-99] Total new trees are proposed on site.		
-[-11] Total new street trees are proposed off site in public right of way.		
-All proposed trees are native to California		
Shrubs:		
Fremontodendron 'Ken Taylor' / Flannel Bush	5 Gal	Very Low
Olea 'Montra' / Dwarf Olive	5 Gal	Low
Prunus lyonii / Catalina Cherry	15 Gal	Low
Rhamnus californica / Coffeeberry	5 Gal	Low
Rhiphiopsis umbellata 'Minor' / Dwarf Yeddo Hawthorn	5 Gal	Low
Rhus integrifolia / Lemonadeberry	5 Gal	Very Low
Salvia leucophylla / Purple Sage	1 or 5 Gal	Low
Perennials, Grasses and Succulents:		
Aloe camperi / Nubian Aloe	5 Gal	Low
Agave americana / Century Plant	15 Gal	Very Low
Agave 'Blue Flame' / Blue Flame Agave	Transplant	Low
Agave attenuata / Foxtail Agave	Transplant	Low
Aristida purpurea / Purple Three-Awn	1 Gal	Very Low
Carissa macrocarpa / Natal Plum	5 Gal	Low
Carex barbara / Santa Barbara Sedge	1 Gal	Low
Carex divisa / Berkeley Sedge	1 Gal	Low
Carex greggii / Blue Sedge	1 Gal	Low
Chondropetalum elephanthinum / Large Cape Rush	5 Gal	Low
Eriogonum grande Rubescens / Red Buckwheat	1 Gal	Low
Juncus patens / California Rush	1 Gal	Low
Lygium spartum / False Esparto Grass	1 Gal	Low
Muhlenbergia dubia / Pine Muhly	1 Gal	Low
Groundcovers and Low Plants:		
Baccharis 'Twin Peaks' #2 / Dwarf Coyote Brush	1 Gal	Low
Carissa 'Green Carpet' / Dwarf Natal Plum	1 Gal	Low
Epilobium cunatum / California Fuchsia	1 Gal	Very Low
Crassula multicaulis / Fairy Crassula	4" Pot or 1 Gal	Low
Falkia repens / Little Echea	4" Pot or 1 Gal	Low
Senecio serotinus / Dwarf Blue Chalksticks	4" Pot or 1 Gal	Low
Vines:		
Bignonia capreolata 'Tangerine Beauty' / Orange Cross Vine	5 Gal	Moderate
Calyptegia macrostegia / California Morning Glory	5 Gal	Low

See Arborist's documents and Biologist's documents for existing tree and existing vegetation information. Confirm trees and plants to be demolished with Biologist, Arborist, and Landscape Architect prior to proceeding with demolition. All trees and shrubs to be removed shall have entire root system removed.

See sheet L1.2 for preliminary plant images.

All plants shall be planted in gopher baskets constructed from gopher wire. Chicken wire is not acceptable. If other pests (such as rabbits) are present on site, Contractor shall notify Landscape Architect and Owner prior to installing any plants. Contractor takes responsibility for all plants damaged or killed by gophers, ground squirrels, rabbits or other pests.

Contractor shall maintain all installed plants (on a weekly basis) for a period of 90 days from date of completion of installation. Failure eradicate weeds and maintain areas may result in an extension of the maintenance period. Guaranty plant material 5 gallon or smaller (including transplanted plants) for a period of 90 days from date of final review. Replace dead plants and plants not in vigorous condition, without cost to owner, as determined by Landscape Architect at the end of warranty period. Guaranty 15 gallon plants and larger (including transplanted plants), for 1 year from date of final acceptance.

Contractor shall install 36" deep plastic root barrier at all new trees that are less than 8' from existing utilities, curbs, walls, buildings, pathways, etc. Top of root barrier shall be 3" below top of adjacent concrete curbs or walkways. The root barrier shall extend 8' out from tree on all sides. Do not install root barrier as a circle around the trunk of the tree.

Take soil samples (minimum of one) from the project site after finish grades are established. Send soil samples to Fruit Growers Labs (805) 392-2000 or Wallace Soil Testing Laboratory 310-615-0116. Submit a copy of the results of this analysis to the Landscape Architect for approval and comment. Follow all recommendations in agronomist's soil report.

Provide and install bark mulch over all shrub and groundcover areas. Use ES-2 bark mulch sourced from Agromin (800) 247-6646 or as listed in the specifications. Spread mulch evenly over all shrub and groundcover areas to a depth of 3". Keep mulch away from plant stems. Submit mulch samples to Landscape Architect for approval prior to purchase and delivery.



Project Applicant:
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Phone: (408) 892-1700



GOLETA SELF STORAGE
7780 Hollister Ave.

PRELIMINARY LANDSCAPE PLAN

Date/ Issue
2026.06.19

Sheet 2 of 4

L1.1



Alnus rhombifolia / White Alder

Acer negundo californicum / California Box Elder

Cercis occidentalis / Western Redbud

Cupressus macrocarpa / Monterey Cypress Heteromeles arbutifolia / Toyon

Platanus racemosa / California Sycamore

Quercus agrifolia / Coast Live Oak

Quercus tomentella / Island Oak



Sambucus mexicana / Elderberry

Fremontodendron 'Ken Taylor' / Flannel Bush

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Rhus integrifolia / Lemonadeberry

Salvia leucophylla / Purple Sage



Aloe camperi / Nubian Aloe

Agave americana / Century Plant

Agave 'Blue Flame' / Blue Flame Agave

Agave attenuata / Foxtail Agave

Aristida purpurea / Purple Three-Awn

Carex barbarae / Santa Barbara Sedge



Carissa macrocarpa / Natal Plum

Carex divulsa / Berkeley Sedge

Carex glauca / Blue Sedge

Chondropetalum elephantinum / Large Cape Rush

Eriogonum grande Rubescens / Red Buckwheat

Juncus patens / California Rush

Lygeum spartum / False Esparto Grass



Muhlenbergia dubia / Pine Muhly

Baccharis 'Twin Peaks' #2 / Prostrate Coyote Brush

Carissa macrocarpa 'Green Carpet' / Prostrate Natal Plum

Epilobum canum / California Fuchsia

Crassula multicaeva / Fairy Crassula

Falkia repens / Little Ears



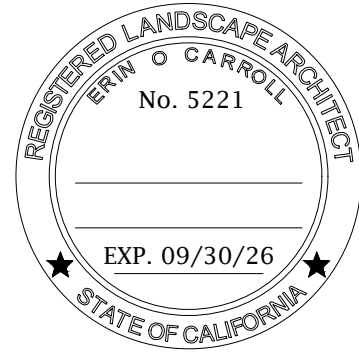
Senecio serpens / Dwarf Blue Chalksticks

Bignonia capreolata 'Tangerine Beauty' / Orange Cross Vine

Calystegia macrostegia / California Morning Glory



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Goleta, CA, 93117

PRELIMINARY PLANT IMAGES

Date/ Issue
2026.06.19

Sheet 3 of 4

L1.2

LAS ARMAS RD.

BLDG F
1 STORY

BLDG E
1 STORY

BLDG C
2 STORY

BLDG B
2 STORY

MGR'S
BLDG
2 STORY

BLDG D
1 STORY

HOLLISTER AVE.

VIA JERO DR.

PRELIMINARY IRRIGATION PLAN

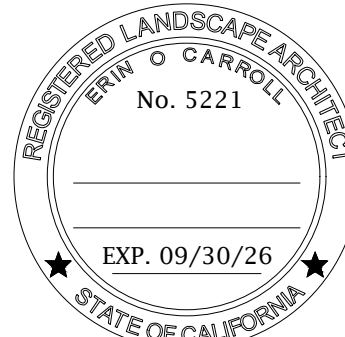
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Goleta, CA, 93117

L2.1



erin o carroll
landscape architecture, PC
735 State Street #434
Santa Barbara CA 93101
805.660.3624 www.erinocarroll.com

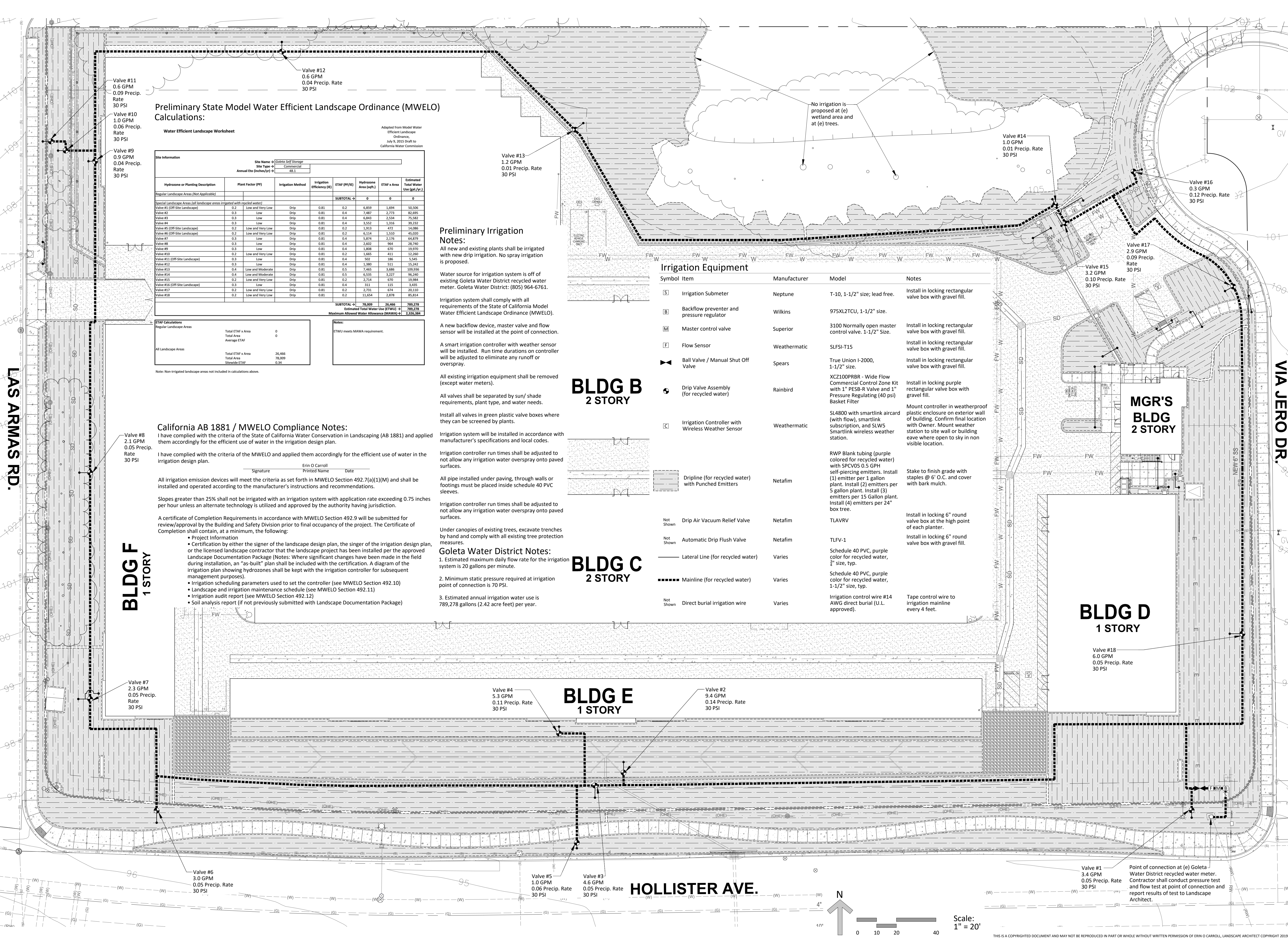
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PRELIMINARY NOT
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Date/ Issue
2026.06.19

Sheet 4 of 4



Preliminary State Model Water Efficient Landscape Ordinance (MWEL0)
Calculations:

Water Efficient Landscape Worksheet

Adapted from Model Water Efficient Landscape Ordinance, July 9, 2015 Draft to California Water Commission

Site Information						
Site Name → Goleta Self Storage						
Site Type → Commercial						
Annual Eto (inches/yr) → 48.1						
Hydrozone or Planting Description	Plant Factor (PF)	Irrigation Method	Irrigation Efficiency (IE)	ETAF (PF/IE)	Hydrozone Area (sq ft.)	ETAF x Area
Regular Landscape Areas (Not Applicable)				SUBTOTAL →	0	0
Special Landscape Areas (all landscape areas irrigated with recycled water)						
Valve #1 (Off-Site Landscape)	0.2	Low and Very Low	Drip	0.81	0.3	6,859
Valve #2	0.3	Low	Drip	0.81	0.4	7,487
Valve #3	0.3	Low	Drip	0.81	0.4	6,843
Valve #4	0.3	Low	Drip	0.81	0.4	3,552
Valve #5 (Off-Site Landscape)	0.2	Low and Very Low	Drip	0.81	0.2	1,913
Valve #6 (Off-Site Landscape)	0.2	Low and Very Low	Drip	0.81	0.2	6,114
Valve #7	0.3	Low	Drip	0.81	0.4	5,874
Valve #8	0.3	Low	Drip	0.81	0.4	2,602
Valve #9	0.3	Low	Drip	0.81	0.4	1,808
Valve #10	0.2	Low and Very Low	Drip	0.81	0.2	1,665
Valve #11 (Off-Site Landscape)	0.3	Low	Drip	0.81	0.4	507
Valve #12	0.3	Low	Drip	0.81	0.4	1,380
Valve #13	0.4	Low and Moderate	Drip	0.81	0.5	7,465
Valve #14	0.4	Low and Moderate	Drip	0.81	0.5	6,335
Valve #15	0.2	Low and Very Low	Drip	0.81	0.2	2,714
Valve #16 (Off-Site Landscape)	0.3	Low	Drip	0.81	0.4	311
Valve #17	0.2	Low and Very Low	Drip	0.81	0.2	2,714
Valve #18	0.2	Low and Very Low	Drip	0.81	0.2	11,654
SUBTOTAL →					76,009	26,466
ETAF Calculations						
Regular Landscape Areas						
Total ETAF x Area					0	
Total Area					0	
Average ETAF						
All Landscape Areas						
Total ETAF x Area					26,466	
Total Area					76,009	
Shadeable ETAF					0.34	
Notes:						
ETWU meets MAWA requirement.						

Note: Non-irrigated landscape areas not included in calculations above.

Preliminary Irrigation Notes:
All new and existing plants shall be irrigated with new drip irrigation. No spray irrigation is proposed.

Water source for irrigation system is off of existing Goleta Water District recycled water meter. Goleta Water District: (805) 964-6761.

Irrigation system shall comply with all requirements of the State of California Model Water Efficient Landscape Ordinance (MWEL0).

A new backflow device, master valve and flow sensor will be installed at the point of connection.

A smart irrigation controller with weather sensor will be installed. Run time durations on controller will be adjusted to eliminate any runoff or overspray.

All existing irrigation equipment shall be removed (except water meters).

All valves shall be separated by sun/ shade requirements, plant type, and water needs.

Install all valves in green plastic valve boxes where they can be screened by plants.

Irrigation system will be installed in accordance with manufacturer's specifications and local codes.

Irrigation controller run times shall be adjusted to not allow any irrigation water overspray onto paved surfaces.

All pipe installed under paving, through walls or footings must be placed inside schedule 40 PVC sleeves.

Irrigation controller run times shall be adjusted to not allow any irrigation water overspray onto paved surfaces.

Under canopies of existing trees, excavate trenches by hand and comply with all existing tree protection measures.

Goleta Water District Notes:
1. Estimated maximum daily flow rate for the irrigation system is 20 gallons per minute.

2. Minimum static pressure required at irrigation point of connection is 70 PSI.

3. Estimated annual irrigation water use is 789,278 gallons (2.42 acre feet) per year.

Irrigation Equipment

Symbol	Item	Manufacturer	Model	Notes
[S]	Irrigation Submeter	Neptune	T-10, 1-1/2" size; lead free.	Install in locking rectangular valve box with gravel fill.
[B]	Backflow preventer and pressure regulator	Wilkins	975SL2TCU, 1-1/2" size.	
[M]	Master control valve	Superior	3100 Normally open master control valve. 1-1/2" Size.	Install in locking rectangular valve box with gravel fill.
[F]	Flow Sensor	Weathermatic	SLFSI-T15	Install in locking rectangular valve box with gravel fill.
[V]	Ball Valve / Manual Shut Off Valve	Spears	True Union I-2000, 1-1/2" size.	Install in locking rectangular valve box with gravel fill.
[D]	Drip Valve Assembly (for recycled water)	Rainbird	XC2100PRBR - Wide Flow Commercial Control Zone Kit with 1" PESB-R Valve and 1" Pressure Regulating (40 psi) Basket Filter	Install in locking purple rectangular valve box with gravel fill.
[C]	Irrigation Controller with Wireless Weather Sensor	Weathermatic	SL4800 with smartlink aircard (with flow), smartlink subscription, and SLW5 Smartlink wireless weather station.	Mount controller in weatherproof plastic enclosure on exterior wall of building. Confirm final location with Owner. Mount weather station to site wall or building eave where open to sky in non visible location.
[D]	Dripline (for recycled water) with Punched Emitters	Netafim	RWP Blank tubing (purple colored for recycled water) with SPCV05 0.5 GPH self-piercing emitters. Install (1) emitter per 1 gallon plant. Install (2) emitters per 5 gallon plant. Install (3) emitters per 15 Gallon plant. Install (4) emitters per 24" box tree.	Stake to finish grade with staples @ 6' O.C. and cover with bark mulch.
Not Shown	Drip Air Vacuum Relief Valve	Netafim	TLAVRV	Install in locking 6" round valve box at the high point of each planter.
Not Shown	Automatic Drip Flush Valve	Netafim	TLFV-1	Install in locking 6" round valve box with gravel fill.
[L]	Lateral Line (for recycled water)	Varies	Schedule 40 PVC, purple color for recycled water, 3/4" size, typ.	
[M]	Mainline (for recycled water)	Varies	Schedule 40 PVC, purple color for recycled water, 1-1/2" size, typ.	
Not Shown	Direct burial irrigation wire	Varies	Irrigation control wire #14 AWG direct burial (U.L. approved).	Tape control wire to irrigation mainline every 4 feet.

Scale:
1" = 20'