

ADELINE STREET LANDSCAPING IMPROVEMENTS

CITY OF BERKELEY -- PARKS, RECREATION & WATERFRONT DEPARTMENT

SPEC NO. 26-11768-C

PLAN NO. 8303

FILE NO. 406-227

PROJECT TEAM

LANDSCAPE ARCHITECT
BASE LANDSCAPE ARCHITECTURE
145 A LOWER TERRACE
SAN FRANCISCO, CA 94114

CODE COMPLIANCE

PARTIAL LIST OF APPLICABLE CODES

- ALL WORK SHALL CONFORM TO 2022 TITLE 24 CALIFORNIA CODE OF REGULATIONS (CCR)
- GRADING PLANS, DRAINAGE IMPROVEMENTS, ACCESS REQUIREMENTS AND ENVIRONMENTAL HEALTH CONSIDERATIONS SHALL COMPLY WITH ALL LOCAL ORDINANCES
- 2022 CALIFORNIA ADMINISTRATIVE CODE (CAC), PART 1, TITLE 24, C.C.R.
 - 2022 CALIFORNIA BUILDING CODE (CBC), PART 2, TITLE 24, C.C.R. (2021 INTERNATIONAL BUILDING CODE AND 2022 CALIFORNIA AMENDMENTS)
 - 2022 CALIFORNIA ELECTRIC CODE (CEC), PART 3, TITLE 24, C.C.R. (2020 NATIONAL ELECTRIC CODE AND 2022 CALIFORNIA AMENDMENTS)
 - 2022 CALIFORNIA MECHANICAL CODE (CMC), PART 4, TITLE 24, C.C.R. (2021 IAPMO UNIFORM MECHANICAL CODE AND 2022 CALIFORNIA AMENDMENTS)
 - 2022 CALIFORNIA PLUMBING CODE (CPC), PART 5, TITLE 24, C.C.R. (2021 IAPMO UNIFORM PLUMBING CODE AND 2022 CALIFORNIA AMENDMENTS)
 - 2022 CALIFORNIA ENERGY CODE (CENC), PART 6, TITLE 24, C.C.R.
 - 2022 CALIFORNIA FIRE CODE (CFC), PART 9, TITLE 24, C.C.R. (2021 INTERNATIONAL FIRE CODE AND 2022 CALIFORNIA AMENDMENTS)
 - 2022 CALIFORNIA EXISTING BUILDING CODE (CEBC), PART 10, TITLE 24, C.C.R. (2021 INTERNATIONAL EXISTING BUILDING CODE AND 2022 CALIFORNIA AMENDMENTS)
 - 2019 TITLE 19, C.C.R., REGULATIONS OF THE STATE FIRE MARSHAL
 - 2022 CALIFORNIA GREEN BUILDING STANDARDS CODE (CALGREEN), PART 11, TITLE 24, C.C.R.
 - 2022 CALIFORNIA REFERENCED STANDARDS CODE, PART 12, TITLE 24, C.C.R.

PROJECT SUMMARY

PROJECT ADDRESS:
ADELINE STREET & MARTIN LUTHER KING JR. WAY, BERKELEY, CA 94703

PROJECT SCOPE:
THE PROJECT COMPRISES APPROXIMATELY 9,000 SQUARE FEET OF LANDSCAPE IMPROVEMENTS ALONG THE 3300 BLOCK OF ADELINE STREET AND MARTIN LUTHER KING JR. WAY BETWEEN THE EAST SIDE OF THE STREET AND THE SIDEWALK. IMPROVEMENTS INCLUDE GRADING AND SOIL AMENDMENT, PLANTING, INSTALLATION OF NEW IRRIGATION, FENCING, TREE REMOVAL, AND INSTALLATION OF DECORATIVE BOULDERS.

PROJECT TEAM

PROJECT MANAGER
CITY OF BERKELEY -- PARKS, RECREATION & WATERFRONT DEPARTMENT
1947 CENTER ST, 5TH FLOOR
BERKELEY, CA 94704

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DRAWING SET INDEX

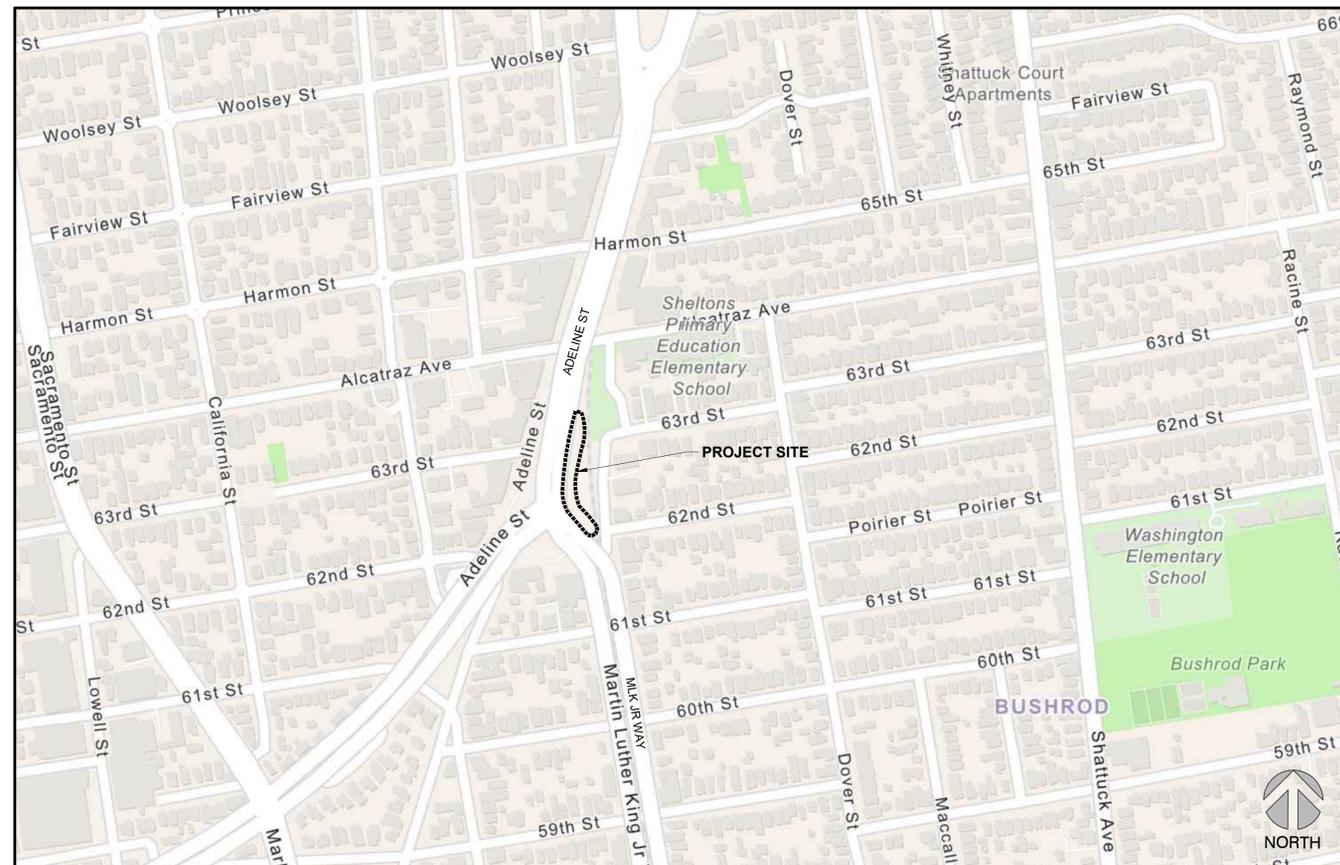
- G0.00 COVER SHEET
- G0.01 GENERAL NOTES
- L0.01 EXISTING CONDITIONS AND DEMO PLAN
- L1.01 MATERIALS, LAYOUT AND SOILS PLAN
- L2.01 PLANTING PLAN
- L2.02 PLANTING AND SOILS DETAILS
- L3.00 IRRIGATION NOTES AND WATER USE CALCS
- L3.01 IRRIGATION PLAN
- L3.02 IRRIGATION DETAILS
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PROJECT

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ADELINE STREET, BERKELEY, CA 96703

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CONTEXT MAP - BERKELEY, CA



ABBREVIATIONS

- S.C.D. SEE CIVIL DRAWINGS
- S.E.D. SEE ELECTRICAL DRAWINGS
- S.S.D. SEE STRUCTURAL DRAWINGS
- C.L. CENTERLINE
- CLR CLEAR
- EOR ENGINEER OF RECORD
- EQ EQUAL DISTANCE
- (E) EXISTING
- L.O.W. LIMIT OF WORK
- (N) NEW
- N.I.C. NOT IN CONTRACT
- O.C. ON CENTER
- PA PLANTING AREA
- P.O. POINT OF ORIGIN
- P.O.C. POINT OF CONNECTION
- SIM SIMILAR
- STD STANDARD
- TYP. TYPICAL
- U.O.N. UNLESS OTHERWISE NOTED
- VIF VERIFY IN FIELD

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SHEET TITLE

COVER SHEET

Scale: N/A
Date: 8/29/25
Drawn by:
Checked by: MC
Project No.: 2509

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EXISTING CONDITIONS AND DEMO PLAN

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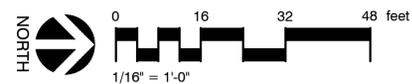
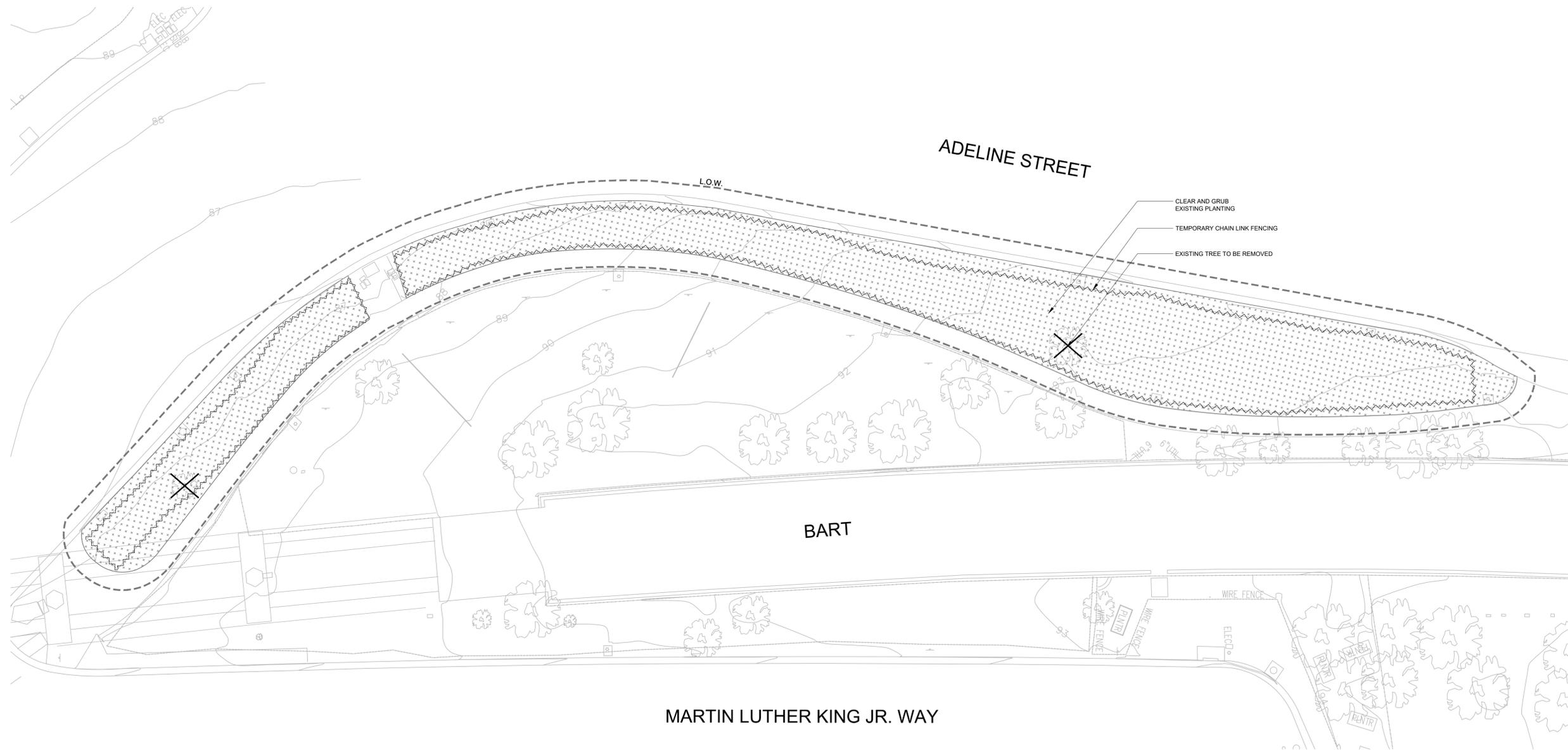
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DEMO LEGEND

-  CLEAR AND GRUB EXISTING PLANTING
-  TEMPORARY CHAIN LINK FENCING MAY BE USED AS CONSTRUCTION FENCING. REMOVE AND RETURN TO OWNER ONCE PERMANENT FENCING IS INSTALLED
-  EXISTING TREE TO BE REMOVED

DEMO NOTES

1. CONTRACTOR SHALL CONTACT "CALL BEFORE YOU DIG" AT 811 OR (800) 227-2600 AT LEAST TWO (2) WORKING DAYS PRIOR TO COMMENCEMENT OF ANY DEMOLITION, EXCAVATION OR GRADING WORK.
2. THESE PLANS ARE NOT MEANT TO BE FULL CATALOG OF EXISTING SUBSURFACE CONDITIONS. CONTRACTOR SHALL CONDUCT A FULL CATALOG OF EXISTING SUBSURFACE CONDITIONS. CONTRACTOR SHALL CONDUCT FIELD INVESTIGATIONS TO VERIFY ALL LOCATIONS AND ELEVATIONS OF EXISTING SUBSURFACE UTILITIES, WHETHER SHOWN ON PLANS OR NOT.
3. DEMOLISH EXISTING STRUCTURES AND OTHER FEATURES WITHIN THE LIMIT OF DEMOLITION AS SHOWN. CONTRACTOR IS RESPONSIBLE FOR DEMOLITION WITHIN THE LIMITS OF THE PROPOSED PROJECT AND WHERE APPLICABLE ON THESE PLANS.
4. CONTRACTOR SHALL REPLACE ANY DAMAGED STRUCTURE, PAVEMENT, CURB OR SIDEWALK THAT IS SAID TO REMAIN AND IS DAMAGED DURING THE COURSE OF CONSTRUCTION.
5. CONTRACTOR TO COORDINATE WITH PG&E FOR ALL TEMPORARY POWER CONNECTIONS AND REQUIREMENTS.
6. REMOVE ALL INTERIOR FENCING, FENCE POST FOUNDATIONS, AND OTHER LANDSCAPING FEATURES WHERE APPLICABLE.
7. AN APPROVED TEMPORARY FENCE SHALL BE INSTALLED ALONG THE LIMITS OF DEMOLITION PRIOR DEMOLITION WHERE REQUIRED. GATES SHALL BE KEPT LOCKED DURING NON-WORKING HOURS.
8. CONTRACTOR SHALL PROVIDE EMERGENCY VEHICULAR ACCESS TO THE SITE.
9. THE CONTRACTOR SHALL PROCEED WITH DUE CAUTION DURING ALL UNDERGROUND OPERATIONS AND SHALL REPAIR OR REPLACE ALL UTILITIES DAMAGED DURING CONSTRUCTION TO THE SATISFACTION OF THE OWNER AND/OR AFFECTED AGENCIES.
10. DO NOT PLACE RECYCLED CONCRETE, AC, AS OR OTHER MATERIALS IN PROPOSED LANDSCAPE AREAS.
11. EXISTING TREE SYMBOLS ARE NOT TO SCALE.



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MATERIALS, LAYOUT AND SOILS PLAN

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Date: 8/29/25
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Project No.: 2509

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MATERIALS SCHEDULE

| CODE | DESCRIPTION | DETAIL | MODEL | MANUFACTURER | MATERIAL | COLOR | FINISH | SPEC SECTION | PROD SBMTL | SHOP DWGS | MOCK-UP | NOTES |
|---------------------------|--------------------------|---------|-------|--------------------------------|---------------------------|--------|--------------------|--------------|------------|-----------|---------|-------|
| FENCES & GATES | | | | | | | | | | | | |
| F-101 | 3' HIGH CHAIN LINK FENCE | 1/L5.00 | | MASTER HALCO OR APPROVED EQUAL | STEEL POSTS, 9 GAUGE MESH | BLACK | 10 MIL PVC COATING | 32 31 13 | | X | | |
| SITE FURNISHING | | | | | | | | | | | | |
| S-101 | BOULDERS | 2/L5.00 | | | BOUQUET CANYON | LYNGSO | SANDSTONE | RUST/GREY | NATURAL | 32 93 00 | X | |

SOILS LEGEND

AMENDED SITE SOILS:
RIP EXISTING SOILS TO 12". INCORPORATE COMPOST AMENDMENT INTO TOP 6" OF SOIL. ALL AMENDED SITE SOILS TO BE SHEET-MULCHED. SEE PLANTING AND SOILS DETAILS.
6" OF WOOD CHIP MULCH, SEE SOILS SPECIFICATIONS

SOIL TESTING LOCATION

SOIL TESTING NOTES:

CONTRACTOR IS RESPONSIBLE TO PROVIDE PROFESSIONAL SOIL TESTING REPORT FOR HORTICULTURAL SUITABILITY FOR ALL SOILS AMENDED AND IMPORTED TO THE SITE, AND FOR ORGANIC COMPOST.

APPROVED, SUITABLE SITE TOPSOIL CAN BE STOCKPILED AND USED FOR NEW PLANTING.

EXISTING SITE SOIL SHALL BE COLLECTED AND TESTED PER THE DESCRIBED METHODOLOGY:
SOIL SAMPLING METHODOLOGY:

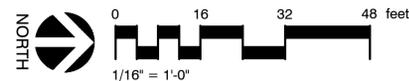
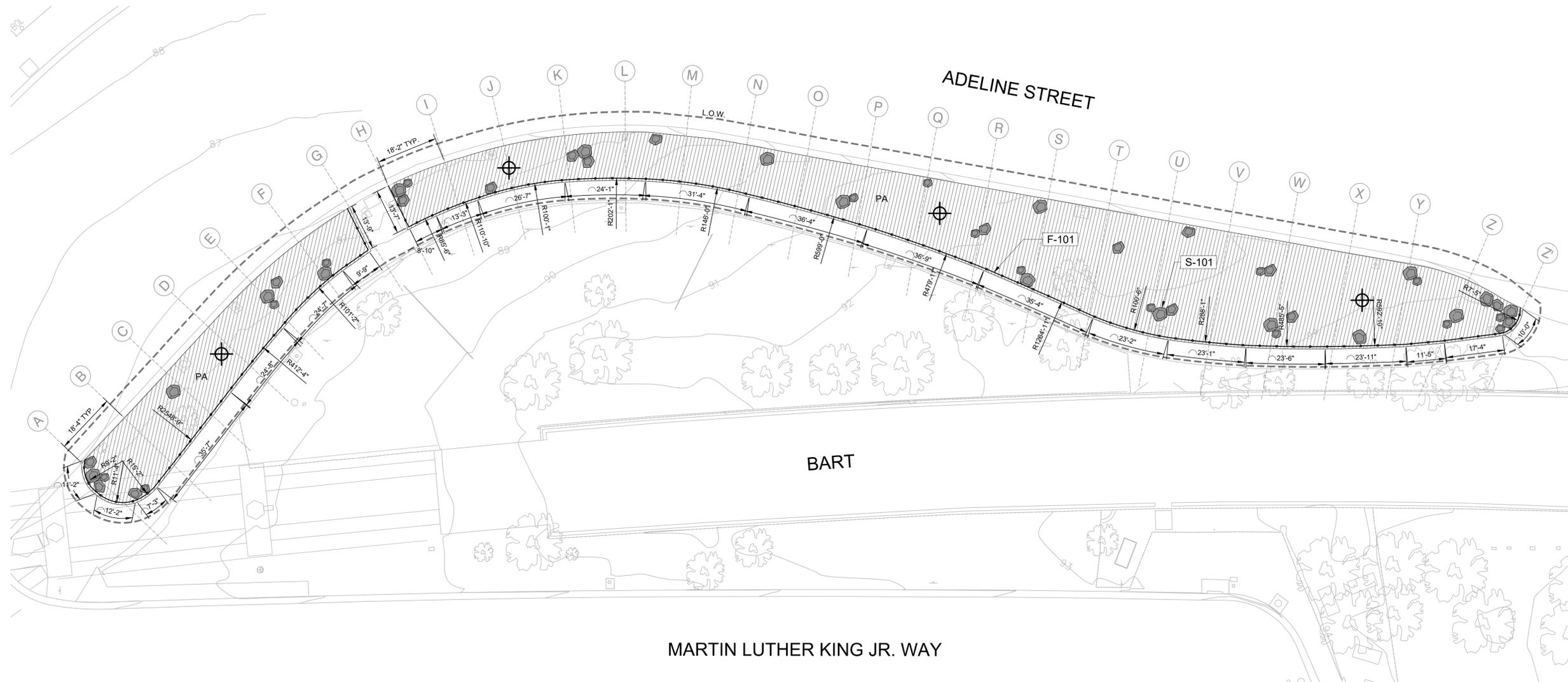
- COLLECT SOIL SAMPLES FROM EACH LOCATION SHOWN ON PLAN. THE AREA IS TO BE UNIFORM IN COLOR, TEXTURE, DEPTH, AND DRAINAGE WITH THE SAME FERTILIZING PROGRAM AND TYPE OF USE. TEST INDIVIDUALLY AREAS FOR TREES, PERENNIALS, AND CUT AND FILL AREAS. AN AREA CONTAINING MULTIPLE TREES AND SHRUBS CAN BE GROUPED INTO ONE AREA IF THE PLANT APPEARANCE IS THE SAME.
- TAKE THREE TO FIVE SAMPLINGS FROM ANY ONE OF THE LOCATIONS NOTED AND COMBINE THEM FOR SUBMITTAL TO SOIL TESTING LAB. DO NOT SAMPLE UNUSUAL AREAS SUCH AS BURNED SPOTS OR EXTRA LUSH GROWTH. REMOVE SURFACE LITTER.

3. TAKE SAMPLES FROM THE SURFACE EXTENDING AS DEEP AS THE SOIL WILL BE AMENDED, REFER TO LEGEND, AND AT LEAST TO 3' DEEP IN TREE PLANTING AREAS. DO NOT DISTURB ROOTS OF EXISTING TREES.

4. USE A SOIL PROBE OR SOIL AUGER TO REMOVE A CORE SAMPLE. OTHERWISE USE A SHOVEL TO DIG A HOLE TO THE DESIRED DEPTH. SAMPLE THE SOIL FROM THE SIDE OF THE HOLE BY SCRAPING IT WITH A TROWEL. USE ONLY CLEAN TOOLS WITHOUT RUST. AVOID SAMPLING WHEN SOIL IS TOO WET.

5. PLACE SOIL FROM THE VARIOUS HOLES TAKEN FROM EACH SAMPLED AREA INTO A CLEAN PLASTIC BUCKET. MIX TOGETHER HOMOGENEOUSLY. PLACE TWO TO THREE CUPS OF THE COMPOSITE SAMPLE INTO A LOCK PLASTIC BAG, FOR FIVE BAGS TOTAL.

6. REMOVE EXCESS AIR FROM THE BAG, ZIP LOCK IT, FOLD IT A FEW TIMES. SECURE WITH A RUBBER BAND AND PLACE IT IN A SUITABLE MAILER. ASSIGN EACH BAG A LABEL AND SEND THE SAMPLES TO SOIL TESTING LAB BY MAIL, UPS OR OVERNIGHT CARRIER ALONG WITH A BRIEF DESCRIPTION OF THE SAMPLE AND FUTURE USE OF THE PROVIDE NAME, PHONE NUMBER, ADDRESS AND EMAIL ADDRESS. SEE SPECIFICATIONS FOR A LIST OF APPROVED SOIL TESTING LABS.



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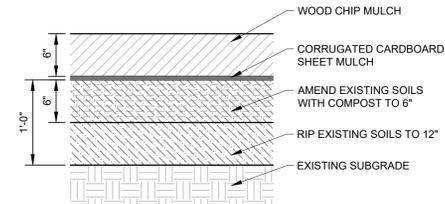
SHEET TITLE

PLANTING AND SOILS
DETAILS

Scale: SEE DETAILS
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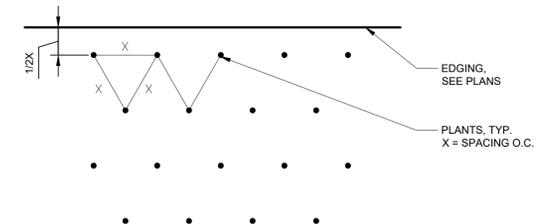
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- NOTES:
1. INSTALL SHEET MULCH AND BARK MULCH PRIOR TO PLANTING.
 2. TO INSTALL PLANTING, PULL BACK BARK MULCH AT LOCATION OF PLANT, CUT OR PUNCH THROUGH CARDBOARD TO MAKE ROOM FOR PLANT ROOTBALL.
 3. SEE PLANTING SPECIFICATIONS

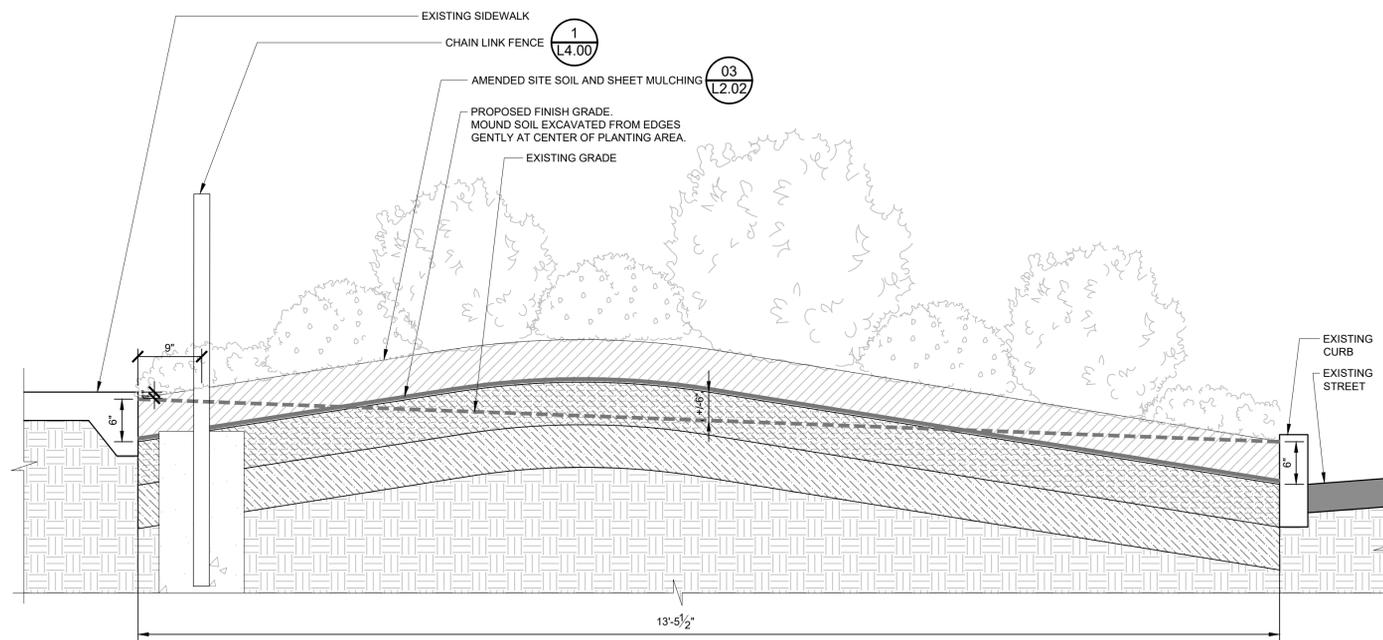


03 AMENDED SITE SOIL AND SHEET MULCHING
1" = 1'-0" P-AD-PLA-34

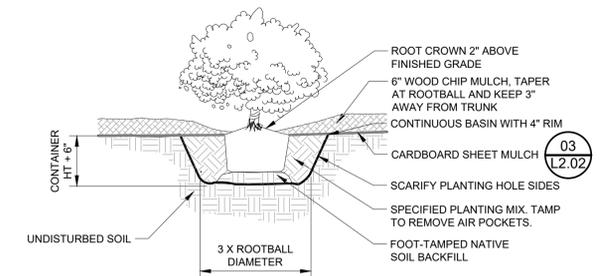
- NOTE:
PLANTS TO BE SPACED IN TRIANGULAR PATTERN UNLESS OTHERWISE SHOWN ON PLANS



02 GROUNDCOVER SPACING
NTS



04 TYPICAL SITE SOIL SECTION
1" = 1'-0" P-AD-PLA-35



01 SHRUB PLANTING
NTS

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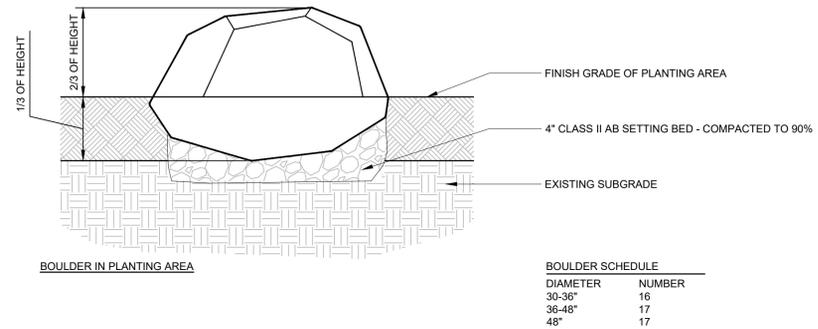


SHEET TITLE

CONSTRUCTION DETAILS

Scale: SEE DETAILS
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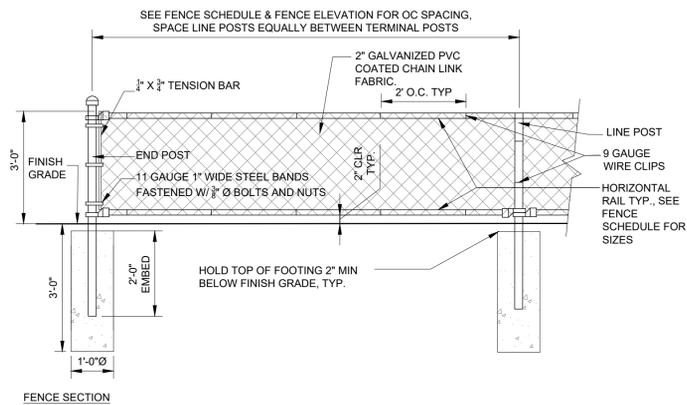


BOULDER SCHEDULE

| DIAMETER | NUMBER |
|----------|--------|
| 30-36" | 16 |
| 36-48" | 17 |
| 48" | 17 |

NOTE:
1. ALL BOULDERS SHALL BE SELECTED AND FIELD TAGGED BY LANDSCAPE ARCHITECT. CONTRACTOR IS RESPONSIBLE FOR TRANSPORTING BOULDERS TO THE PROJECT LOCATION.

2 BOULDERS
1" = 1'-0"



FENCE SCHEDULE

| "H" MAX HEIGHT ABOVE FINISH GRADE | DIAMETER AND WEIGHT, TERMINAL & CORNER POSTS | DIAMETER AND WEIGHT OF LINE POST | FENCE HORIZONTAL RAILS | MAXIMUM POST SPACING | MINIMUM FENCE POST FOOTING SIZE | NOTES |
|-----------------------------------|--|----------------------------------|--------------------------------------|----------------------|---------------------------------|-------------------------------------|
| 3'-0" | 2 3/8" OD SCH 40 TERMINAL AND CORNER POSTS | 1-7/8" OD SCH 40 | 1-5/8" OD SCH 40 TOP AND BOTTOM RAIL | 8'-0" OC | 12" Ø X 3'-0" DEEP | CONCRETE TO HAVE FC' = 3000 PSI MIN |

1 CHAINLINK FENCE AND SCHEDULE
1/2" = 1'-0"