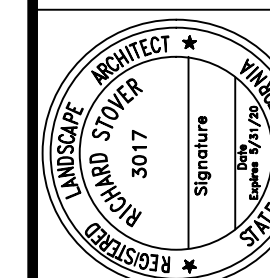
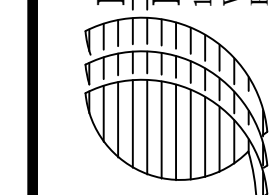


REVISIONS	
△	02-23-23 COORDINATION
△	03-23-23 Sycamore HOA Cr
△	05-08-23 Sycamore HOA Cr
△	06-15-23 Sycamore HOA Cr
△	
△	
△	

RW Stover & Associates, Inc.
Landscape Architecture
620 North Main Street, Suite 4
Walnut Creek, CA 94596
Ph: 925.933.2583



**INSURANCE AUTO
AUCTIONS STORAGE
BAY POINT, CALIFORNIA**

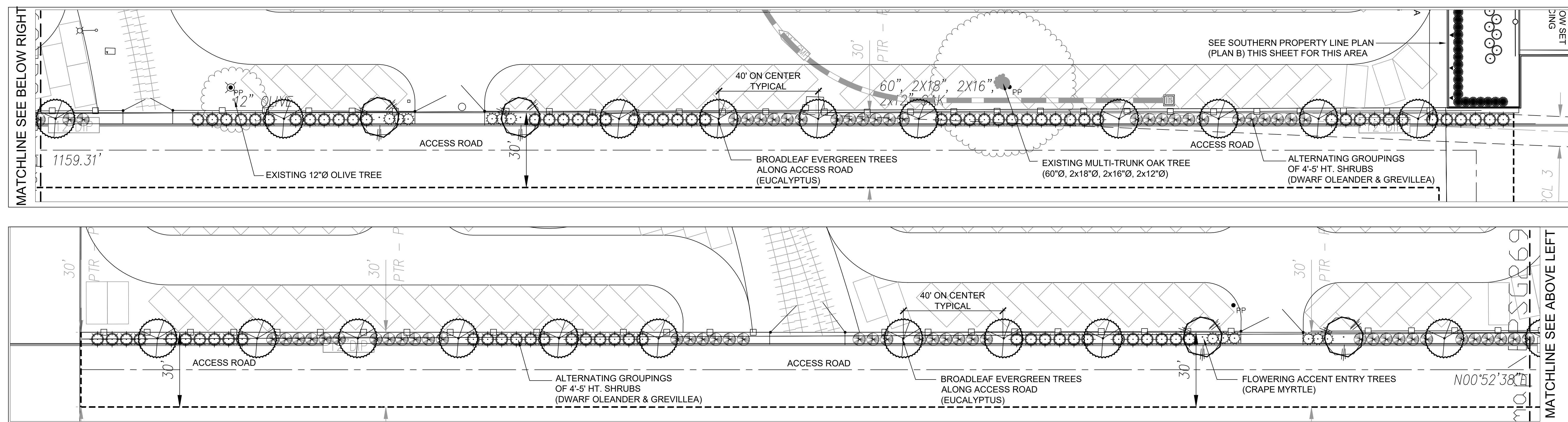
PRELIMINARY
LANDSCAPE
PLANS

DESIGNED: RS	DRAWN: RS
CHECKED:	JOB NO:
DATE 05-28-20	
SCALE NOTED	

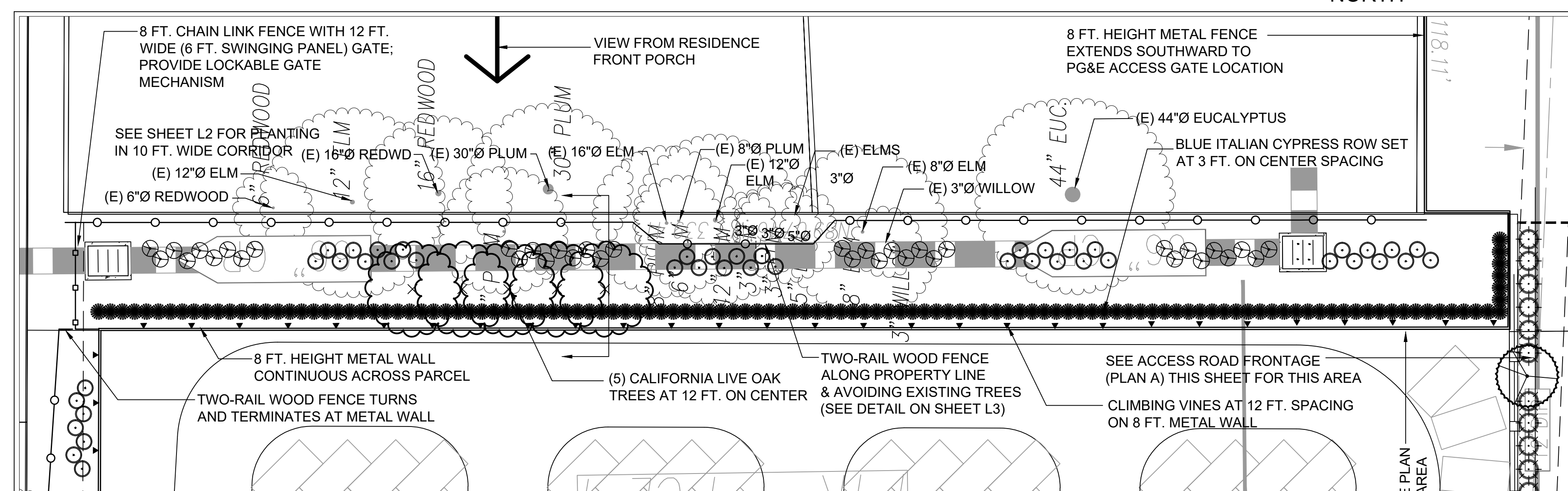
SHEET

L1

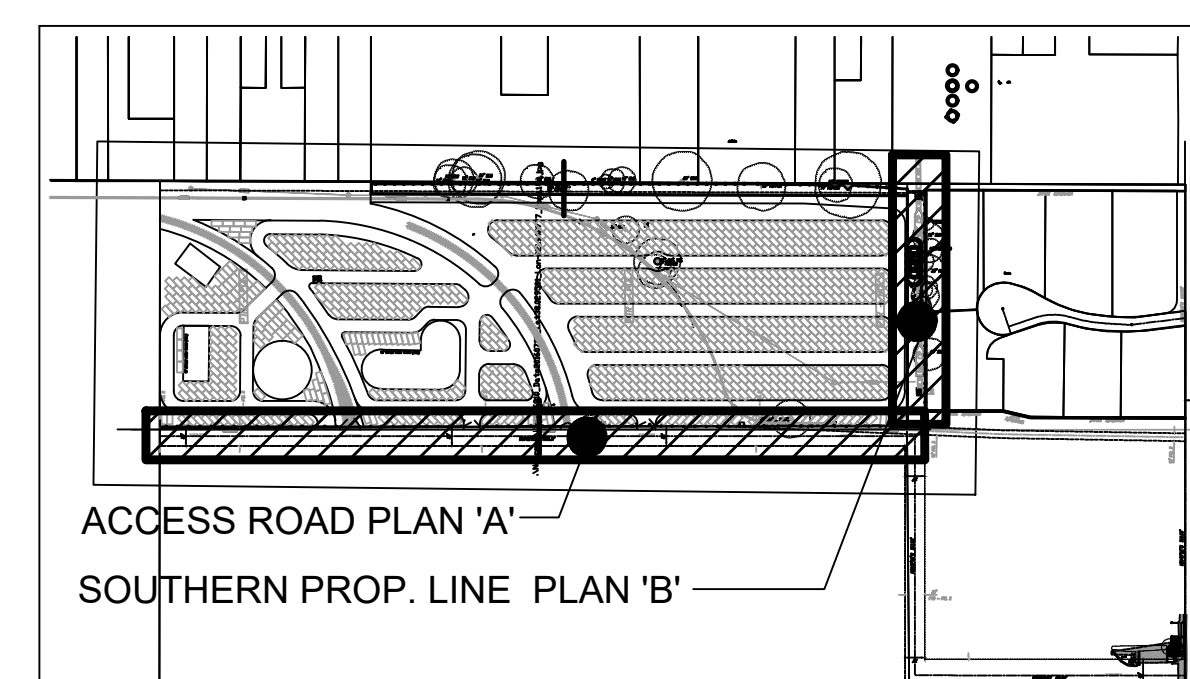
OF SHEET



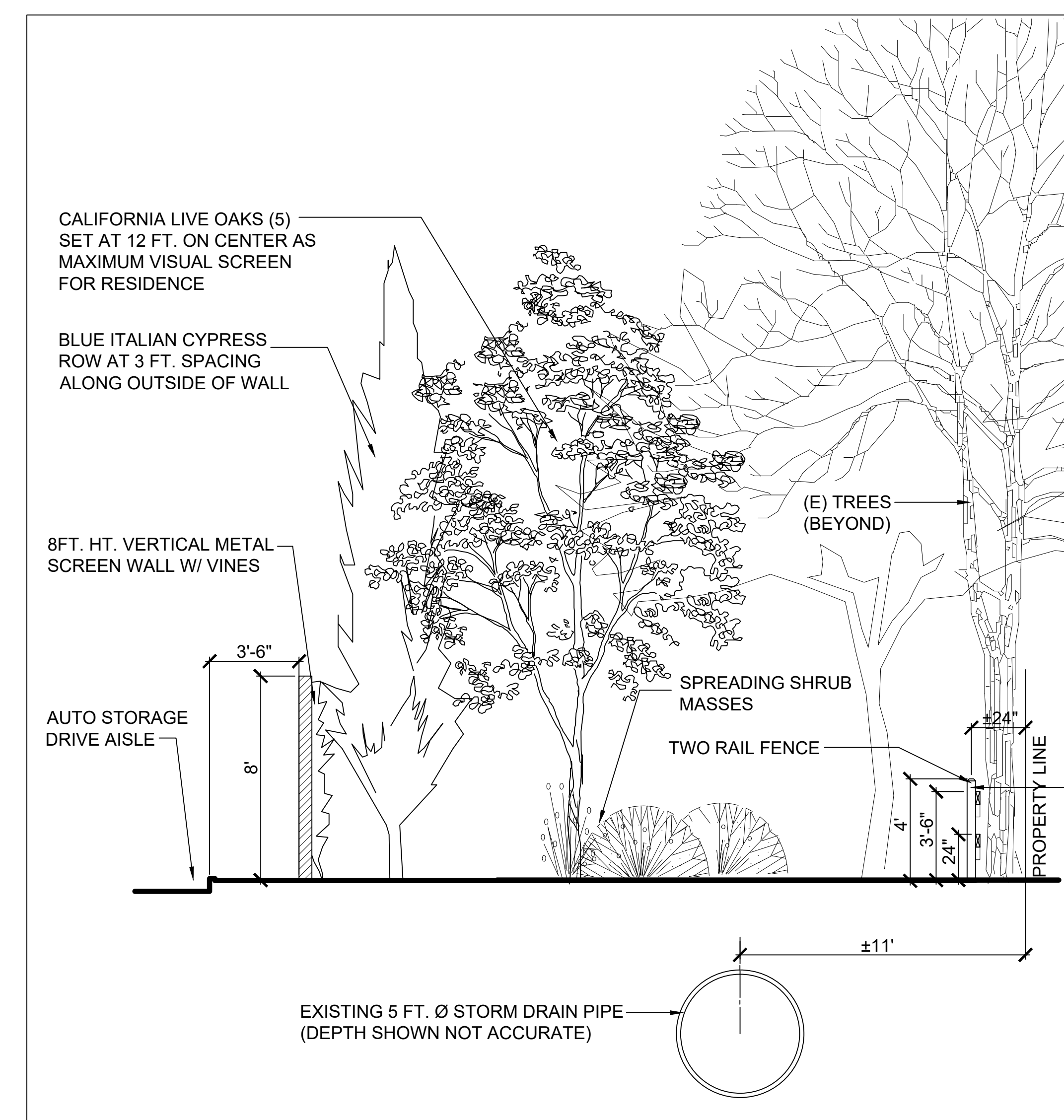
A PLANS: ACCESS ROAD
SCALE: 1" = 20'-0"



B PLANS: SOUTH PROPERTY LINE
SCALE: 1" = 20'-0"



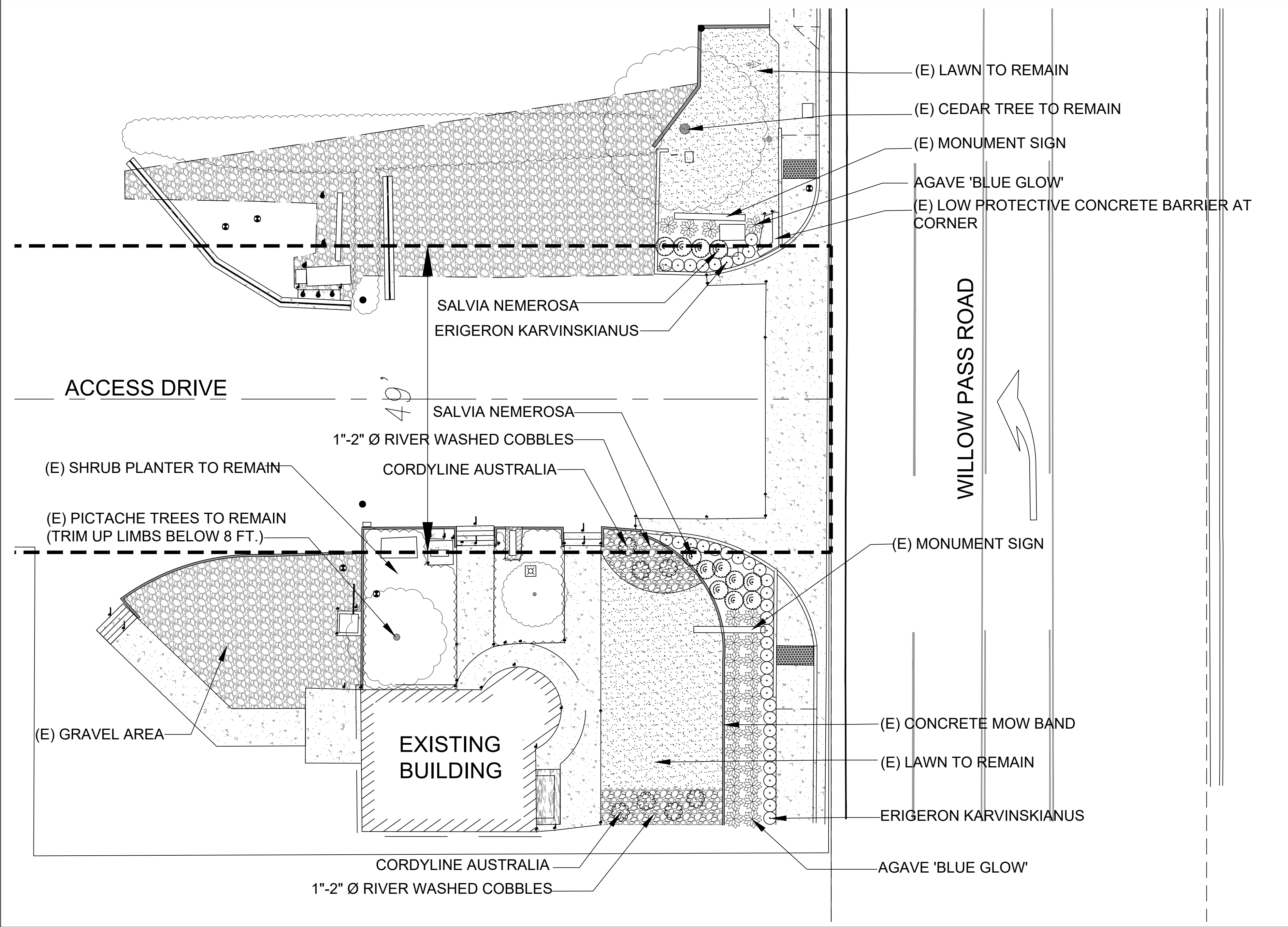
SITE MAP 



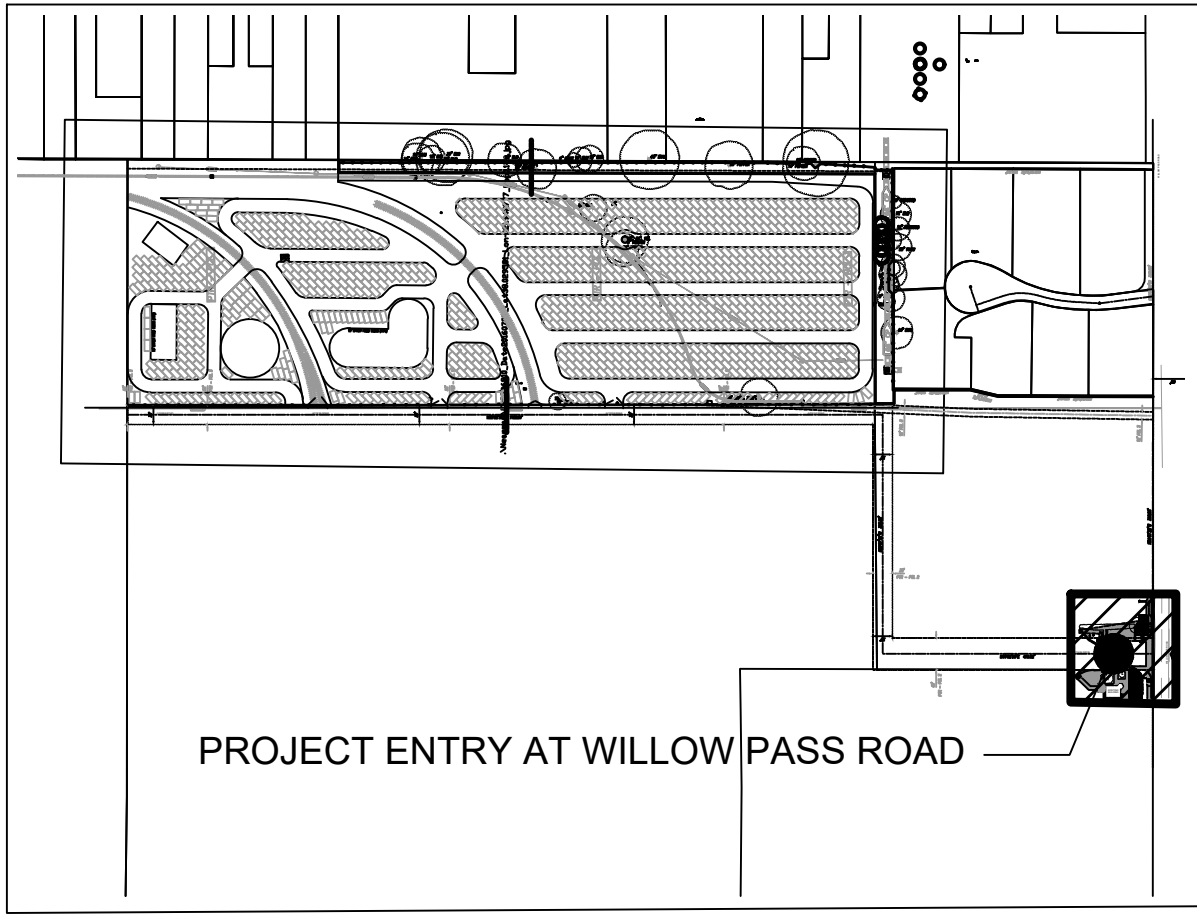
SECTION 'B': SOUTHERN PROPERTY LINE BUFFER

SEE SHEET L4 FOR PLANT LIST & IMAGES

RECEIVED on 07/16/2025 CDDP18-0300
By Contra Costa County
Department of Conservation and Development



PLANS: ENTRY SOUTH OF PROPERTY LINE
SCALE: 1" = 10'-0"



SITE MAP

SEE SHEET L4 FOR PLANT LIST & IMAGES

REVISIONS	
△	05-23-23
△	COORDINATION
△	05-23-23
△	Sycamore HOA Cmte
△	05-15-23
△	Sycamore HOA Cmte
△	05-15-23
△	Sycamore HOA Cmte
△	
△	

RW Stover & Associates, Inc.
Landscape Architecture
1020 North Main Street, Suite 4
Walpole, MA 01981
Ph: 925.933.2383

INSURANCE AUTO
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CALIFORNIA

PRELIMINARY
LANDSCAPE
PLAN AT PROJECT
ENTRY

DESIGNED: RS	DRAWN: RS
CHECKED:	JOB NO:
DATE 05-28-20	
SCALE NOTED	

SHEET

L3

OF SHEETS

TREES



CUPRESSUS SEMPERVIRENS 'GLAUCA'
(BLUE ITALIAN CYPRESS)



EUCALYPTUS SIDEROXYLON
(RED IRONBARK)



LAGERSTROEMIA 'TUSCARORA'
(CRAPE MYRTLE)



QUERCUS AGRIFOLIA (CALIF. LIVE OAK)

SHRUBS



MAZANITA 'HOWARD MCMINN' (MAZANITA)



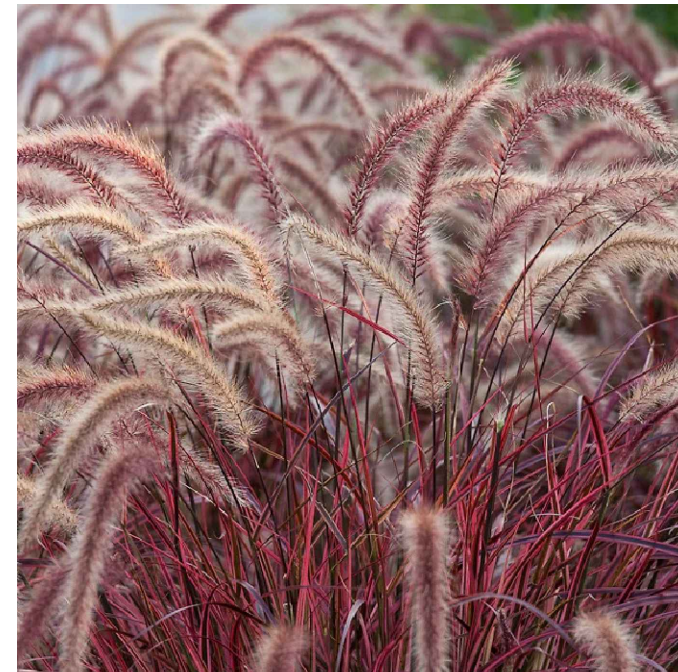
FRANGULA 'EVE CASE' (COFFEEBERRY)



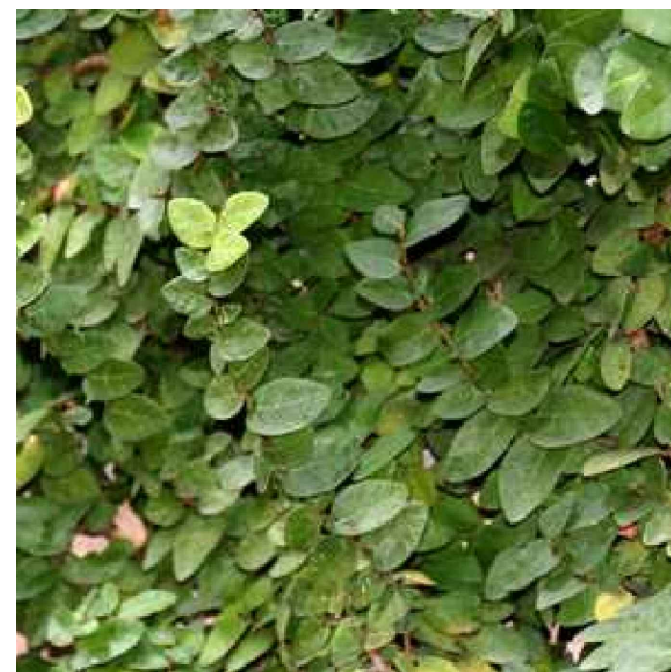
GREVILLEA 'NNOELII' (GREVILLEA)



NERIUM OLEANDER 'PETITE PINK' (DWAR OLEANDER)



PENNISETUM 'RUBRUM' (RED FOUNTAIN GRASS)



FICUS PUMILA (CREEPING EVERGREEN FIG)

PLANT MATERIALS

TREES:

SYMBOL	BOTANICAL NAME	COMMON NAME	WUCOLS WATER USE	SIZE	MATURE SIZE	NUMBER
	CUPRESSUS SEMPERVIRENS 'GLAUCA'	BLUE ITALIAN CYPRESS	LOW	15 GAL	60"Hx6"W	124
	EUCALYPTUS SIDEROXYLON	RED IRONBARK	LOW	15 GAL	40"Hx20"W	20
	LAGERSTROMEIA F. 'TUSCARORA'	GRAPE MYRTLE	LOW	15 GAL	25"Hx25"W	4
	QUERCUS AGRIFOLIA	CALIFORNIA LIVE OAK	VERY LOW	15 GAL	35"Hx30"W	5

SHRUBS:

	AGAVE 'BLUE GLOW'	AGAVE	LOW	5 GAL	2'Hx3'W	28
	ARCTOSTAPHYLOS 'HOWARD MCMINN'	MCMINN MANZANITA	LOW	5 GAL	4'Hx5'W	101
	CORDYLINE AUSTRALIS 'RED STAR'	DRACENA	LOW	5 GAL	6'Hx3'W	7
	ERIGERON KAR. 'MOERHEIMMII'	SANTA BARBARA DAISY	LOW	1 GAL	1'Hx2'W	38
	FRANGULA C. 'EVE CASE'	COFFEEBERRY	LOW	5 GAL	4'Hx5'W	122
	GREVILLIA 'NOELII'	GREVILLEA	LOW	5 GAL	4'Hx4'W	65
	NERIUM O. 'PETITE PINK'	DWARF OLEANDER	LOW	5 GAL	4'Hx5'W	82
	PENNISETUM 'RUBRUM'	RED FOUNTAIN GRASS	LOW	5 GAL	4'Hx4'W	76
	SALVIA NEMEROSA 'OSTFRIESLAND'	PURPLE SAGE	LOW	5 GAL	X'Hx4'W	12

VINES:

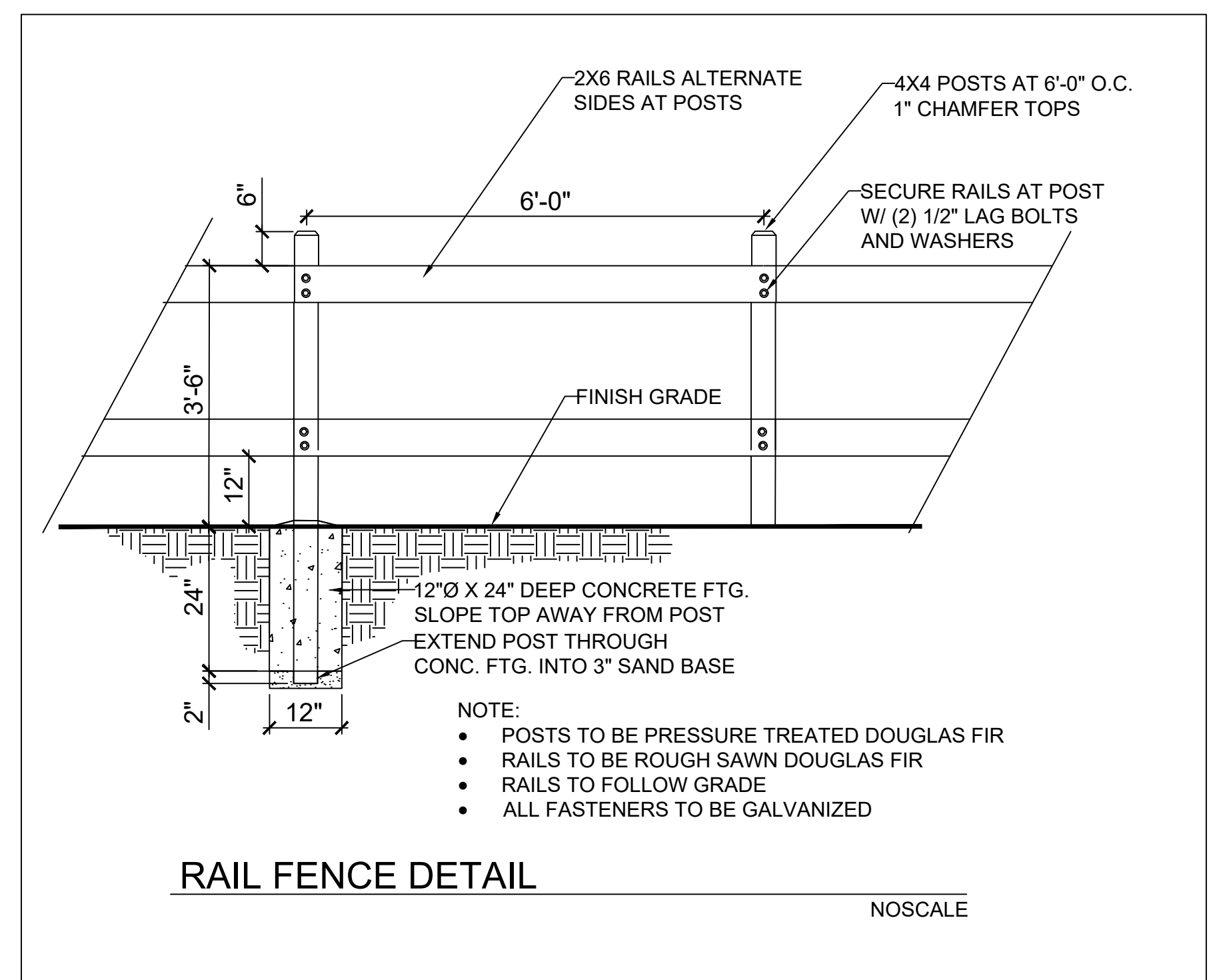
▼	FICUS PUMILA	CREeping EVERGREEN FIG	LOW	5 GAL	13' SPREAD	99
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GENERAL NOTES:

1. ALL PLANTING AREAS SHALL RECEIVE A 3" MINIMUM DEEP LAYER OF FIRM BARK DRESSING.
2. ALL PLANTING SHALL BE WATERED BY FULLY AUTOMATIC, WATER-CONSERVING LOW-PRECIPITATION BUBBLER IRRIGATION SYSTEM WITH WEATHER-BASED CONTROLLER OPERATION.



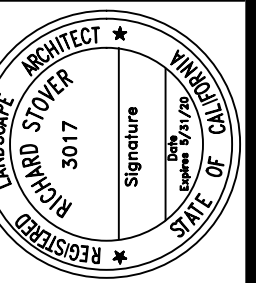
EXAMPLE IMAGE: 8 FT. HEIGHT METAL FENCE



REVISIONS	
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**INSURANCE AUTO
AUCTIONS STORAGE**
BAY POINT, CALIFORNIA

PLANT LIST IMAGES AND DETAIL

SIGNED: RS	DRAWN: RS
CHECKED:	JOB NO:
DATE 05-28-20	
SCALE NOTED	

SHEET
L4
F SHEETS