

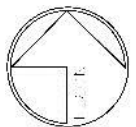


# FAIRBROOK NEIGHBORHOOD PARK

## APPROVAL OF GENERAL DEVELOPMENT PLAN

# VICINITY MAP

## SCRIPPS MIRAMAR RANCH COMMUNITY



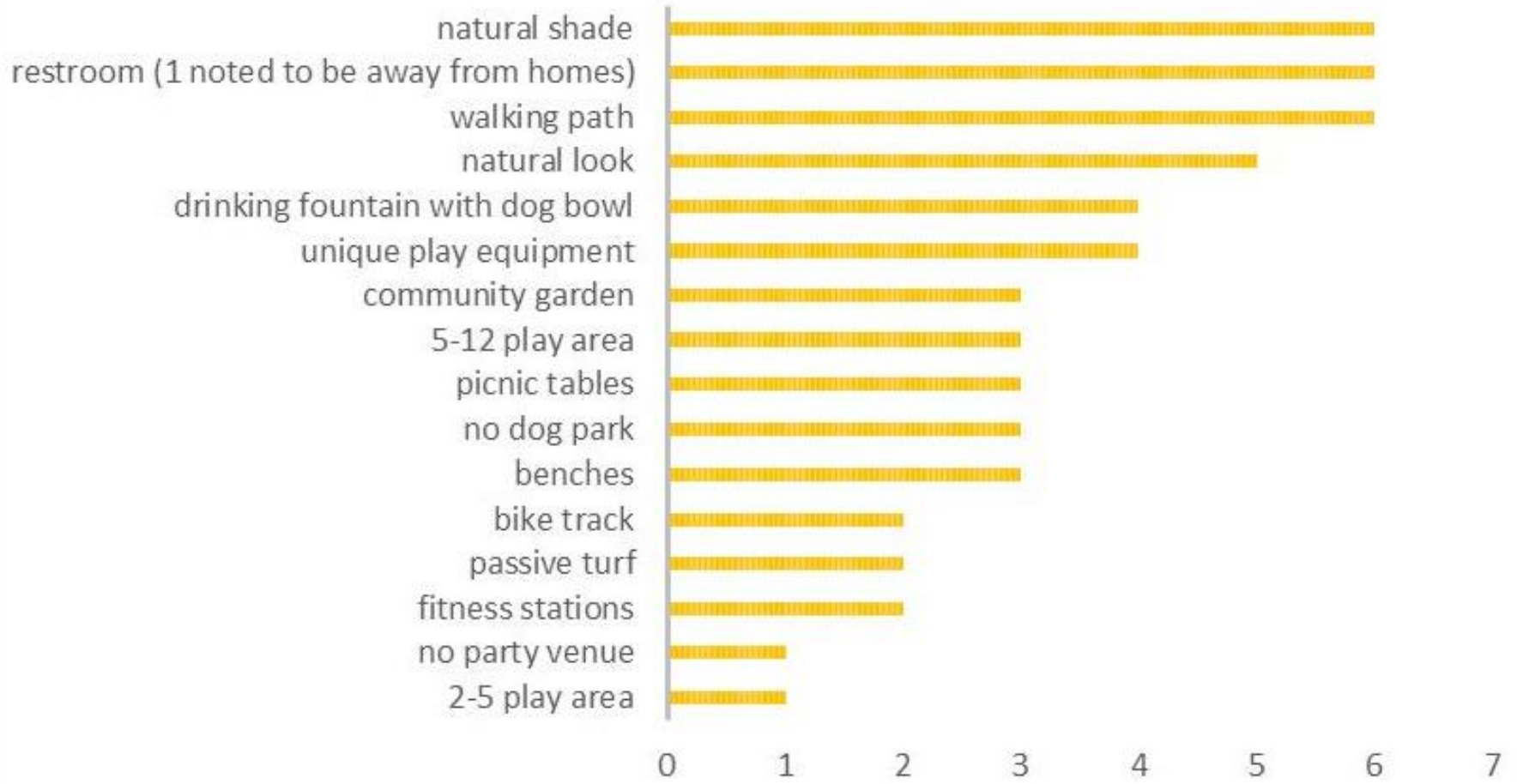
# COMMUNITY INPUT/APPROVAL PROCESS

- AD HOC MEETING  
May 31, 2016 – Park Visioning Meeting
- SCRIPPS REC COUNCIL MEETING  
Sept. 8, 2016 – Concept Alternatives
- AD HOC MEETING  
October 10, 2016 – Concept Alternatives
- AD HOC MEETING  
May 24, 2017 – Draft General Development Plan
- SCRIPPS REC COUNCIL MEETING #2,  
June 15, 2017 - Draft General Development Plan
- PARK AND RECREATION BOARD,  
Sept. 21, 2017 - Present General Development Plan for approval

TODAY

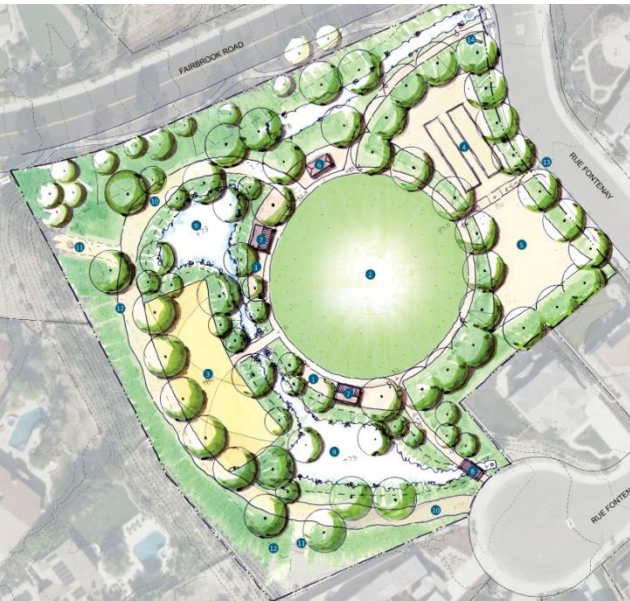


**COMMUNITY INPUT/APPROVAL PROCESS**  
**AD HOC COMMITTEE MEETING**  
**May 31, 2016**  
**DESIRED AMMENITIES SURVEY**



# COMMUNITY INPUT/APPROVAL PROCESS

## DESIGN OPTIONS



**CONCEPT 1**  
HISTORIC RANCH



**CONCEPT 2**  
CELEBRATE STORMWATER



**CONCEPT 3**  
NATURE DISCOVERY

### Meeting Results

- **Committee prefers a blend of Concepts 1 and 3**
- **Include a restroom**
- **Accommodate parking on the surrounding streets (not on-site)**
- **Include a large central turf area**
- **Include one (1) structure large enough for permitting**
- **Separate the basin from active play areas**



# COMMUNITY INPUT/APPROVAL PROCESS

## ADD HOC COMMITTEE MEETING & REC COUNCIL MEETING #2



### Meeting Results

- Increase buffer for sport courts
- Include only one shade structure to minimize need for parking
- Approved by Recreation Council

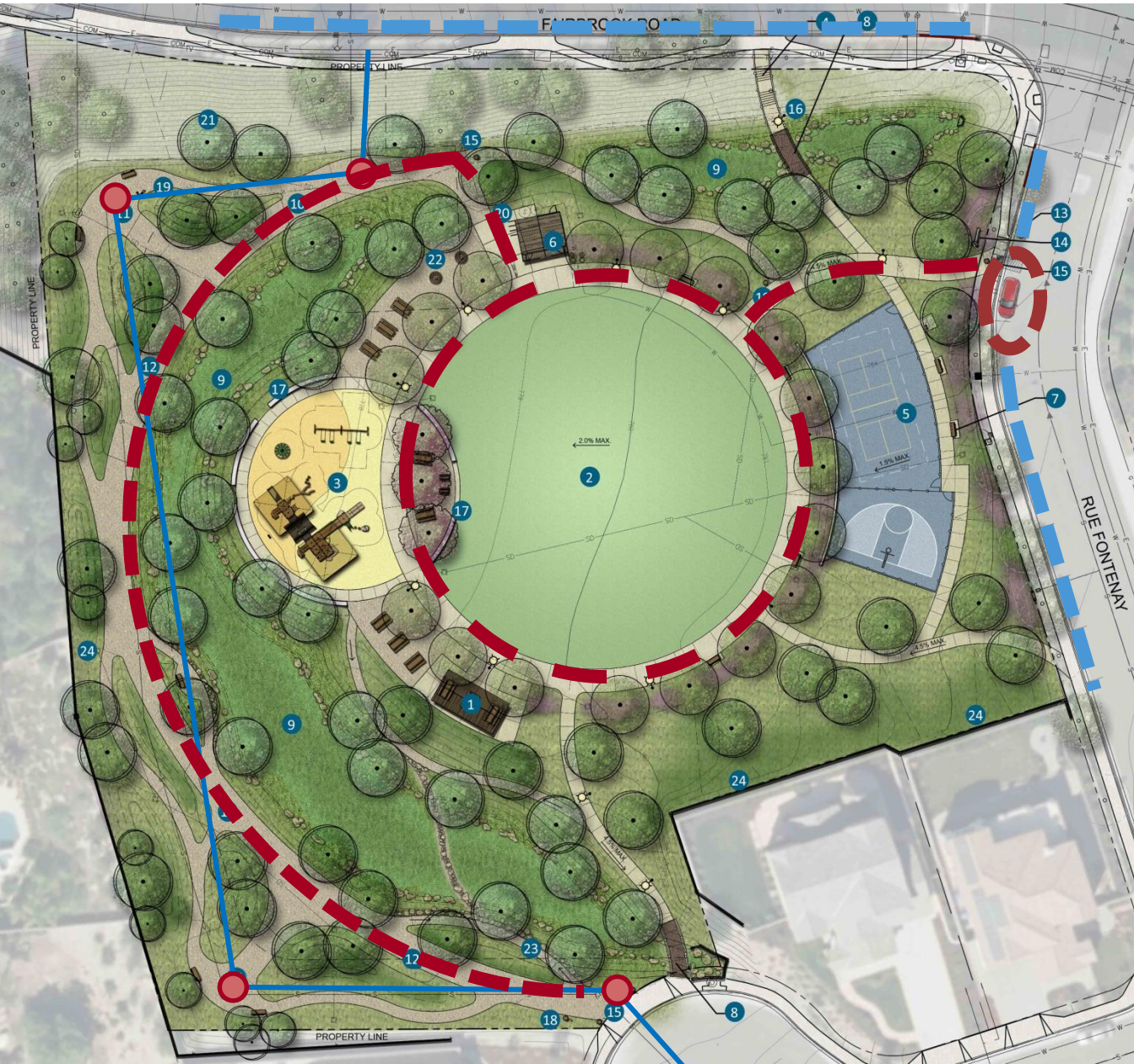


# DRAFT GENERAL DEVELOPMENT PLAN



# DRAFT GENERAL DEVELOPMENT PLAN

## SITE CONSTRAINTS



### ON STREET PARKING

- 1 ADA AT PARK ENTRY
- 8 ALONG RUE FONTENAY
- 16 ALONG FAIRBROOK ROAD
- 25 TOTAL PROVIDED  
(12 REQUIRED)

### EXPANDED USE WITHIN EASEMENT

- MAINTENANCE ACCESS AND WALKING TRAILS
- BENCHES
- DOG BOWL FOUNTAIN

### STORMWATER BASIN INTEGRATION

- WALKING TRAILS
- BOULDER STEPPING FORMS TRAIL
- PEDESTRIAN BRIDGES





# DRAFT GENERAL DEVELOPMENT PLAN

## PROGRAM ELEMENTS



# PROGRAM ELEMENTS

## MULTIPURPOSE TURF



# PROGRAM ELEMENTS

## MULTI USE COURTS



**BASKETBALL COURT**



**PICKLEBALL COURT**



# PROGRAM ELEMENTS

## CHILDREN'S PLAY



# PROGRAM ELEMENTS

## CHILDREN'S PLAY



# PROGRAM ELEMENTS

## CHILDREN'S PLAY



ROCK CLIMBING ELEMENTS



SHADE SAILS



# PROGRAM ELEMENTS

## PLAY ELEMENTS



GROUP SPINNER



SWINGS





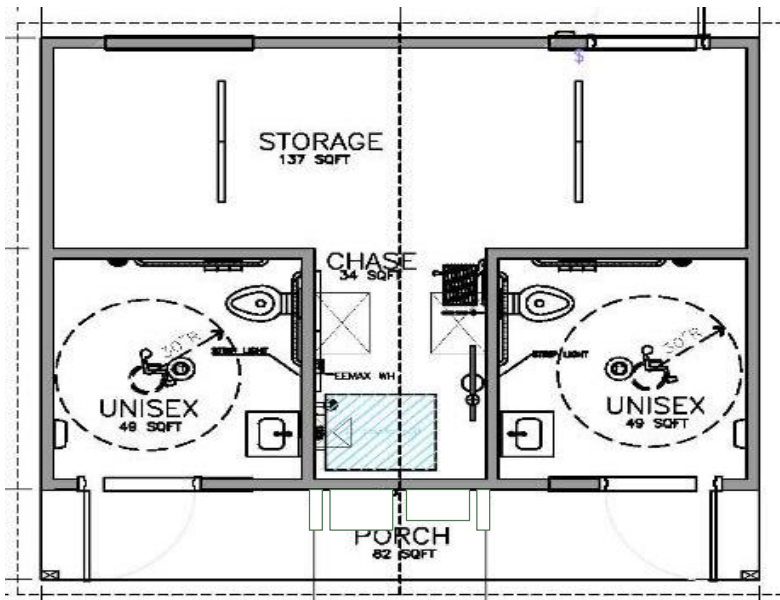


# PROGRAM ELEMENTS

## COMFORT STATION AND SHADE STRUCTURE



SHADE STRUCTURE WITH COVERED ROOF



# PROGRAM ELEMENTS

## PEDESTRIAN BRIDGE ACCESS AND WALKING TRAILS



CALIFORNIA GOLD  
DECOMPOSED GRANITE



**PROGRAM ELEMENTS**  
**SITE FURNISHINGS**



PEDESTRIAN SCALE LIGHT POLE



BOLLARD



BIKE RACKS



# PROGRAM ELEMENTS

## SITE FURNISHINGS



DOGGIE BAG DISPENSERS



Hover



Recycle



TRASH / RECYCLE RECEPTACLE

# PROGRAM ELEMENTS

## SITE FURNISHINGS



CONCRETE PICNIC TABLES



ADOBE TAUPE COLOR



CHILDREN'S PICNIC TABLES



# PROGRAM ELEMENTS

## PLANTING

TREES such as:



**Engelmann Oak**  
*Quercus engelmannii*



**Tipu**  
*Tipuana tipu*



**Prosopis chilensis**  
*Mesquite*



**Brisbane Box (to match existing)**  
*Tristania conferta*

ENTRY & ACCENT such as:



**Bougainvillea spp.**



**New Zealand Flax**  
*Phormium tenax*



**Furcraea**  
*Furcraea foetida 'Mediopicta'*



**Grevillea**  
*Grevillea 'Superb'*

NATIVE PLANTING such as:



**Deer Grass**  
*Muhlenbergia rigens*



**California Coffeeberry**  
*Rhamnus californica 'Eve Case'*



**Toyon**  
*Heteromeles arbutifolia*



**Pozo Blue Sage**  
*Salvia clevelandii 'Pozo Blue'*

BASIN PLANTING such as:



**San Diego Marsh Elder**  
*Iva hayesiana*



**San Diego Sedge**  
*Carex praegracilis*



**Sedge**  
*Carex spissa*



**Spiny Rush**  
*Juncus acutus*



**CENTRAL PROMENADE TREES**  
SUCH AS:

Botanical Name  
*Tipuana tipu*

Common Name  
Tipu



**PLAZA TREES SUCH AS:**

Botanical Name  
*Quercus engelmannii*  
*Tristania conferta*

Common Name  
Engelman Oak  
Brisbane Box



**BASIN & LANDSCAPE TREES SUCH AS:**

Botanical Name  
*Arbutus 'Marina'*  
*Chilopsis linearis*  
*Prunus lyonii*  
*Quercus engelmannii*  
*Prosopis chilensis*

Common Name  
*Marina Strawberry Tree*  
Desert Willow  
Catalina Cherry  
Engelmann Oak  
Mesquite



**EXISTING STREET TREES:**



**CENTRAL PROMENADE AND ENTRY**  
PLANTING SUCH AS:

Botanical Name  
*Agave attenuata*  
*Aloe striata*  
*Bougainvillea spp.*  
*Dudleya brittonii*  
*Furcraea foetida 'Mediopicta'*  
*Grevillea 'Superb'*  
*Muhlenbergia 'Dubia'*  
*Pittosporum tobira*  
*Phormium tenax*  
*Rosmarinus officinalis*  
*Rhamnus californica 'Eve Case'*  
*Senecio madraliscae*  
*Vitex agnus castus*

Common Name  
Agave  
Coral Aloe  
Bougainvillea  
*Chalk Dudleya*  
Furcraea  
Grevillea (shrub form)  
Pine Muhly  
Mock Orange (to match existing)  
Flax  
Trailing And Upright Rosemary  
California Coffeeberry  
Blue Chalk Sticks  
*Chaste Tree*



**TURF**



**NATIVE AND LOW WATER PLANTING SUCH AS:**

Botanical Name  
*Bahipopsis faciniata*  
*Heteromeles arbutifolia*  
*Muhlenbergia rigens*  
*Rhamnus californica 'Eve Case'*  
*Rhus integrifolia*  
*Salvia clevelandii 'Pozo Blue'*  
*Salvia 'Bees Bliss'*

Common Name  
San Diego Sunflower  
Toyon  
Deer Grass  
California Coffeeberry  
Lemonadeberry  
Pozo Blue Sage  
Bee's Bliss Sage



**BASIN PLANTING SUCH AS:**

Botanical Name  
*Achillea millefolium*  
*Carex praegracilis*  
*Carex spissa*  
*Iva hayesiana*  
*Juncus acutus*  
*Verbena lilacina 'De La Mina'*  
*Rock mulch*

Common Name  
Common Yarrow  
San Diego Sedge  
Sedge  
San Diego Marsh Elder  
Spiny Rush  
Purple Cedros Island Verbena  
-



# DRAFT GENERAL DEVELOPMENT PLAN

