

EXHIBIT B

GENERAL NOTES

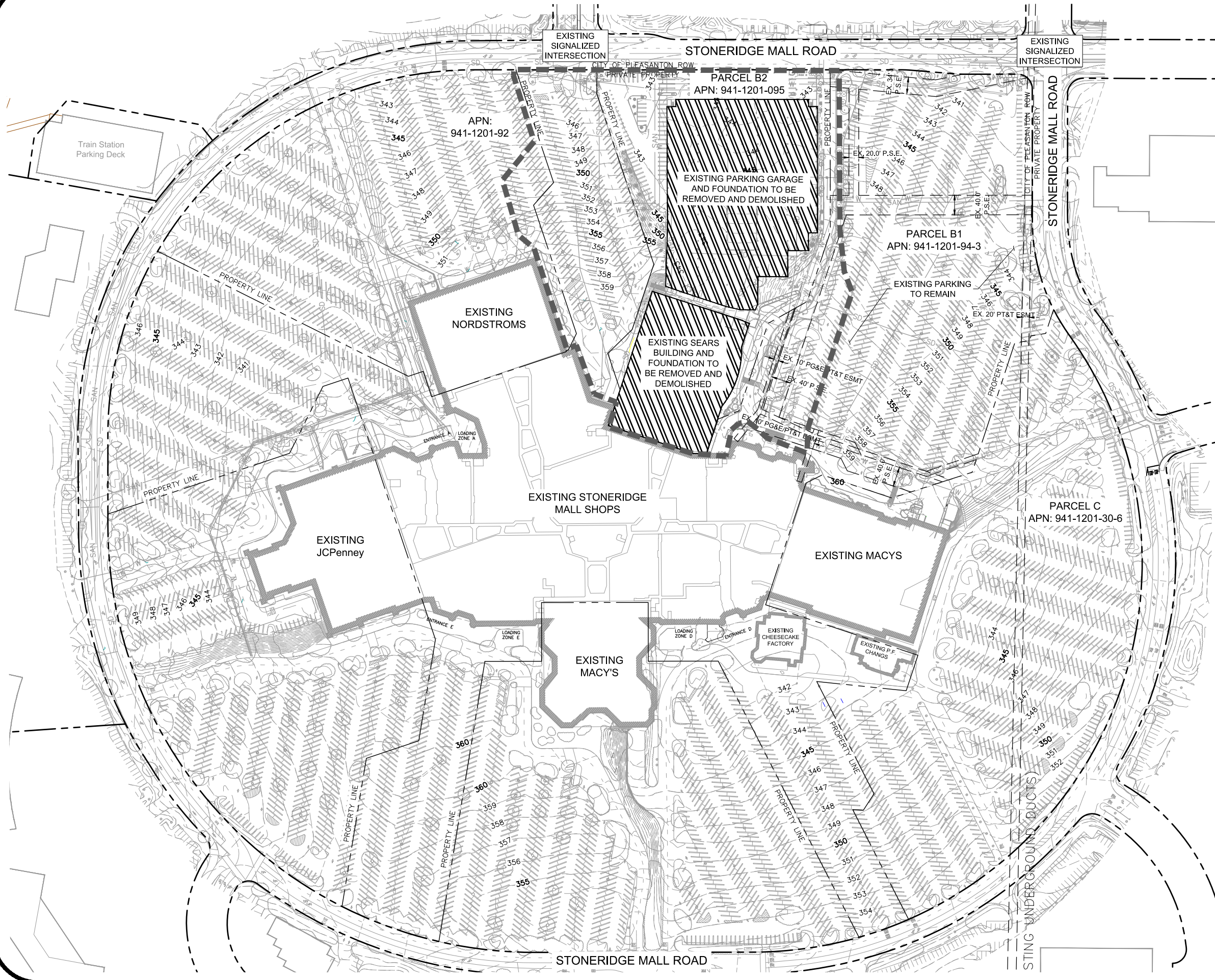
- PROJECT ADDRESS: 1 STONERIDGE MALL ROAD
PLEASANTON, CA 94588
- APPROXIMATE PROJECT AREA: 10.3± ACRES
- ZONING
EXISTING: CR(M) - REGIONAL COMMERCIAL - MALL
PROPOSED: CR(M) - REGIONAL COMMERCIAL - MALL
- FLOOD ZONE X PER FEMA MAP 06001C0308G

LEGEND

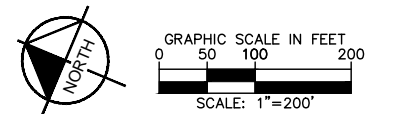
	RIGHT OF WAY LINE
	PROPERTY LINE
	EASEMENT
	LIMITS OF WORK
	EXISTING STORM DRAIN LINE
	EXISTING SANITARY SEWER LINE
	EXISTING WATER LINE
	EXISTING ELECTRICAL UTILITY LINE
	EXISTING TELECOM UTILITY LINE
	EXISTING STREET LIGHT CONDUIT
	EXISTING CONTOURS AND ELEVATIONS

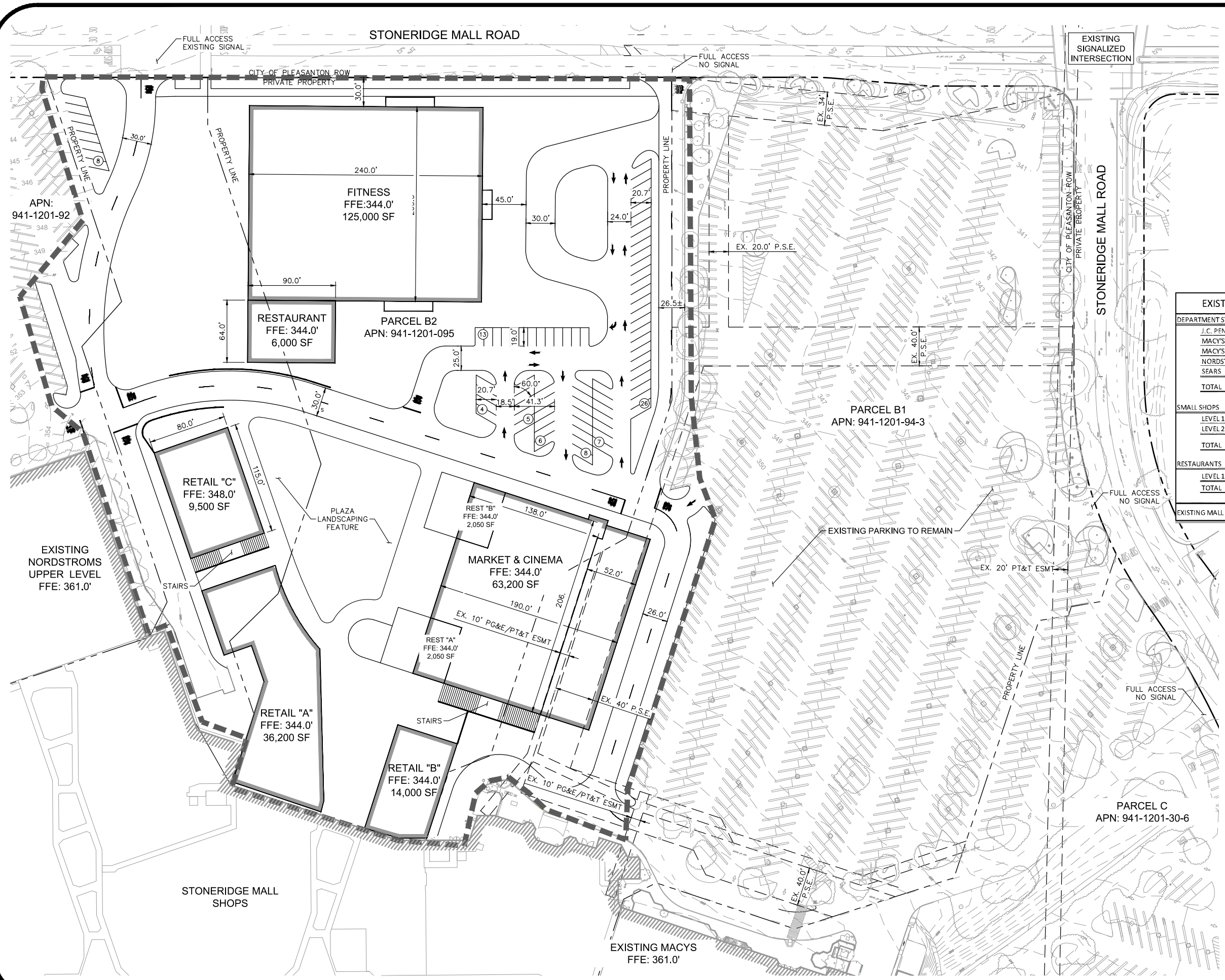
EXISTING PROJECT DATA

DEPARTMENT STORE ANCHORS	
J.C. PENNY	143,834 SQFT
MACY'S MEN'S	167,111 SQFT
MACY'S WOMAN	191,759 SQFT
NORDSTROM	161,000 SQFT
SFARS	177,930 SQFT
TOTAL	841,634 SQFT
SMALL SHOPS	
LEVEL 1	215,146 SQFT
LEVEL 2	217,053 SQFT
TOTAL	432,199 SQFT
RESTAURANTS	
LEVEL 1 & 2	27,102 SQFT
TOTAL	27,102 SQFT
EXISTING MALL TOTAL	1,300,935 SQFT



STONERIDGE MALL EXISTING SITE PLAN OPTION 1





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- ### LEGEND
- RIGHT OF WAY LINE
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 - EASEMENT
 - LIMITS OF WORK
 - EXISTING CONTOURS AND ELEVATIONS

EXISTING PROJECT DATA

DEPARTMENT STORE ANCHORS	
J.C. PENNY	143,834 SQFT
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NORDSTROM	161,000 SQFT
SEARS	177,930 SQFT
TOTAL	841,634 SQFT

SMALL SHOPS	
LEVEL 1	215,146 SQFT
LEVEL 2	217,053 SQFT
TOTAL	432,199 SQFT

RESTAURANTS	
LEVEL 1 & 2	27,102 SQFT
TOTAL	27,102 SQFT

EXISTING MALL TOTAL	1,300,935 SQFT
---------------------	----------------

PROPOSED PROJECT DATA

DEMO EXISTING ANCHORS/SHOPS	
SEARS	(177,930) SQFT
TOTAL	(177,930) SQFT

NEW DEVELOPMENT	
LEVEL 1 RETAIL "A"	18,100 SQFT
LEVEL 2 RETAIL "A"	18,100 SQFT
LEVEL 1 RETAIL "B"	7,000 SQFT
LEVEL 2 RETAIL "B"	7,000 SQFT
RETAIL "C"	9,500 SQFT
REST "A"	2,050 SQFT
REST "B"	2,050 SQFT
RESTAURANT	6,000 SQFT
MARKET	23,100 SQFT
CINEMA	40,100 SQFT
FITNESS	125,000 SQFT
TOTAL	258,000 SQFT

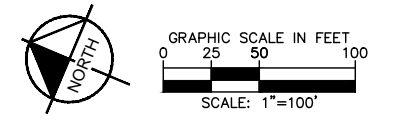
CHANGE IN MALL AREA	80,070 SQFT
PROPOSED MALL TOTAL	1,381,005 SQFT

PARKING DATA

	GLA	CODE REQUIREMENTS	REQUIRED PARKING	PROVIDED PARKING
ANCHORS	663,704	3.33 SPACES/1000 SQFT	2,211	
RETAIL	616,899	3.33 SPACES/1000 SQFT	2,055	
RESTAURANTS	60,302	5 SPACES/1000 SQFT	302	
CINEMA	40,100	16.66 SPACES/1000 SQFT	669	
TOTALS			5,237	5,360

- NOTES:
- PARKING CALCULATED ACCORDING TO REQUIREMENTS OF CURRENT ZONING CODE, WITHOUT DEDUCTION FOR PROXIMITY OF BART OR WORKDAY EMPLOYMENT CENTER.
 - FITNESS IS INCLUDED UNDER RETAIL GLA
 - MARKET IS INCLUDED UNDER RESTAURANT GLA

STONERIDGE MALL PRELIMINARY SITE PLAN OPTION 1





GENERAL NOTES

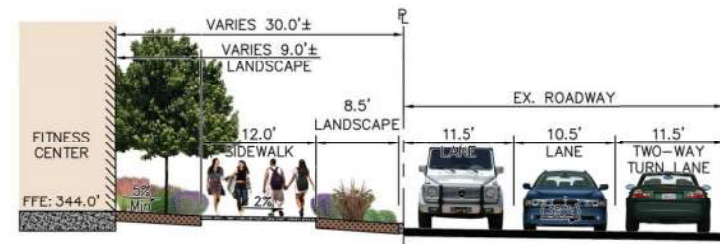
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LEGEND

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- PROPERTY LINE
- EASEMENT
- LIMITS OF WORK
- EXISTING CONTOURS AND ELEVATIONS

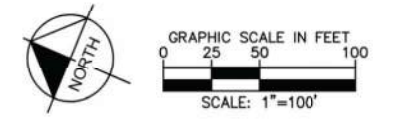
TABLE OF IMPERVIOUS AND PERVIOUS SURFACES

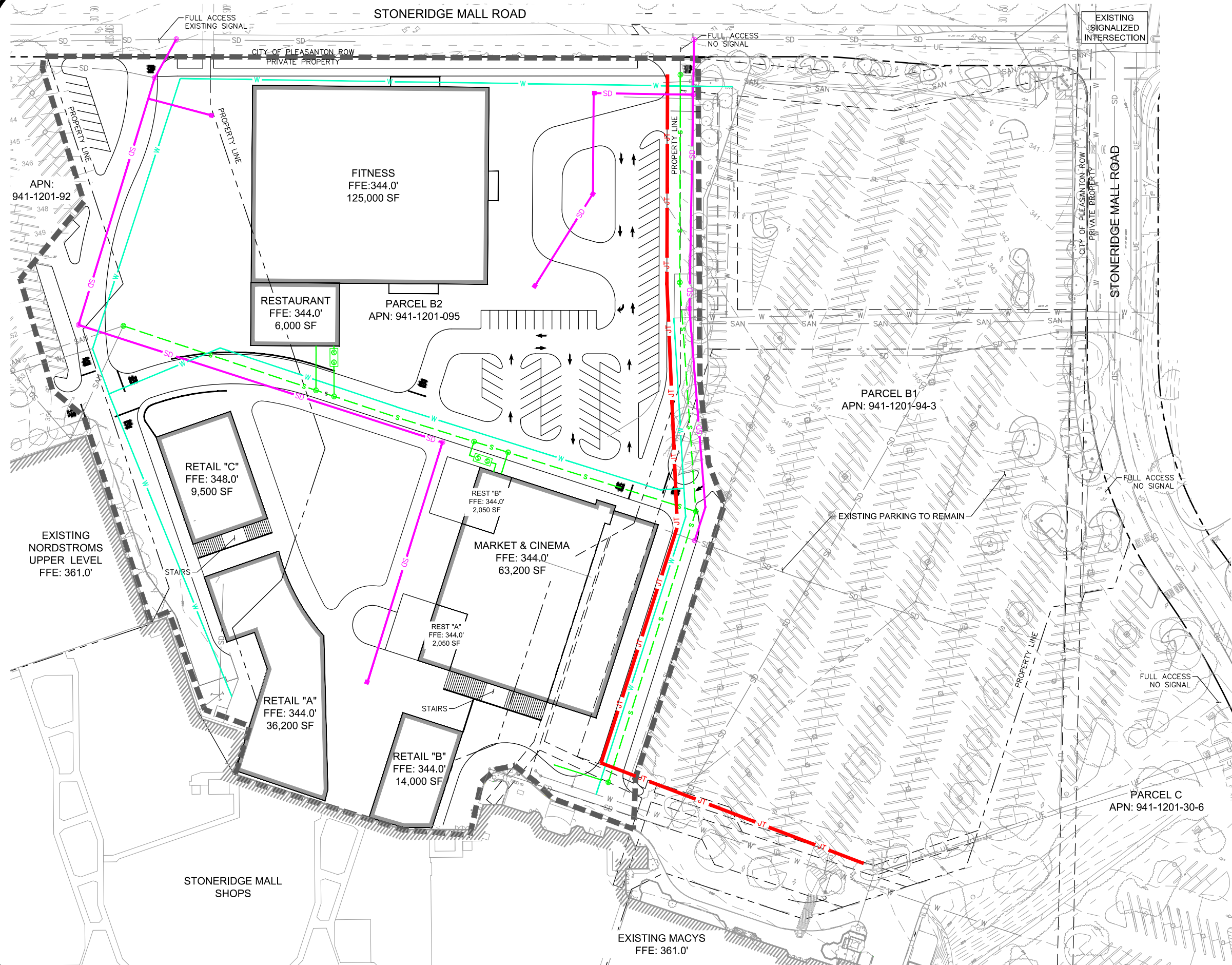
TYPE OF IMPERVIOUS SURFACE	PRE-PROJECT IMPERVIOUS SURFACE (SQFT)	EXISTING IMPERVIOUS SURFACE TO BE REPLACED (SQFT)	NEW IMPERVIOUS SURFACE TO BE CREATED (SQFT)	POST-PROJECT LANDSCAPING (SQFT)
ROOF AREAS	60333	127134	0	
IMPERVIOUS SIDEWALKS, PATIOS, PATH, DRIVEWAYS	8610	99794	0	
IMPERVIOUS UNCOVERED PARKING	317026	99839	0	
STREETS (PUBLIC)	N/A	N/A	N/A	
STREETS (PRIVATE)	N/A	N/A	N/A	
TOTALS:	385969	326767	0	121225
AREA OF EXISTING IMPERVIOUS SURFACE TO REMAIN	0		N/A	
TOTAL NEW IMPERVIOUS SURFACE			326767	



SECTION A
NOT TO SCALE

**STONERIDGE MALL
PRELIMINARY GRADING PLAN
OPTION 1**



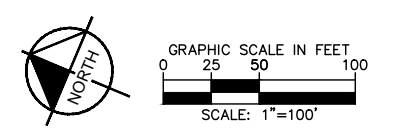


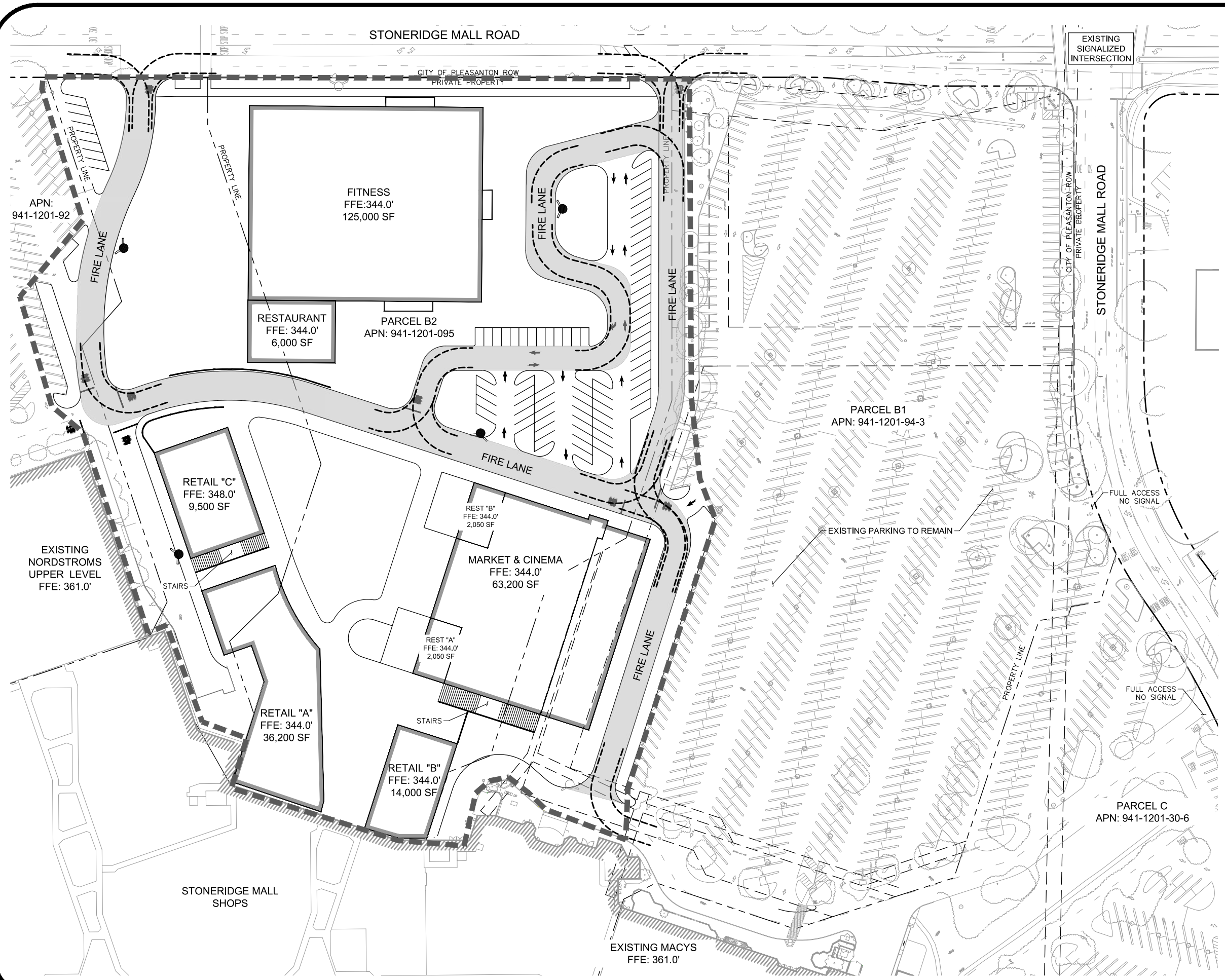
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LEGEND

---	RIGHT OF WAY LINE
- - - -	PROPERTY LINE
- - - -	EASEMENT
▬▬▬▬	LIMITS OF WORK
SD	EXISTING STORM DRAIN LINE
SAN	EXISTING SANITARY SEWER LINE
W	EXISTING WATER LINE
UE	EXISTING ELECTRICAL UTILITY LINE
UT	EXISTING TELECOM UTILITY LINE
SL	EXISTING STREET LIGHT CONDUIT
SD	PROPOSED STORM DRAIN LINE
S	PROPOSED SANITARY SEWER LINE
W	PROPOSED WATER LINE
JT	PROPOSED JOINT TRENCH
⊙	PROPOSED STORM DRAIN STRUCTURE
⊙	PROPOSED SANITARY SEWER STRUCTURE
⊙	PROPOSED GREASE INTERCEPTOR

**STONERIDGE MALL
PRELIMINARY UTILITY LAYOUT
OPTION 1**

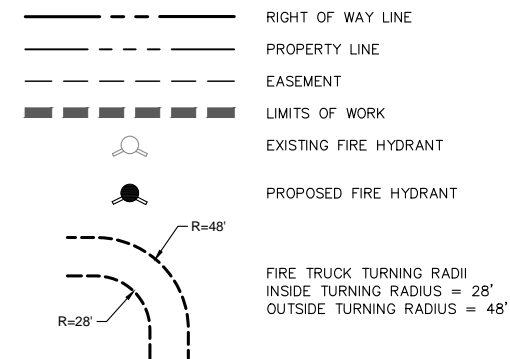




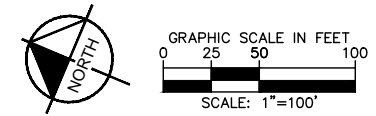
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LEGEND



**STONERIDGE MALL
FIRE ACCESS AND HYDRANT LOCATIONS
OPTION 1**





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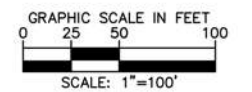
LEGEND

- RIGHT OF WAY LINE
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CONCEPT PLANT SCHEDULE

	SHADE TREE	29
	ACCENT TREE	81
	PARKING LOT TREE	47
	EVERGREEN TREE	14
	SHRUBS	43,143 SF
	TURF	21,860 SF
	GROUND COVER	24,409 SF

**STONERIDGE MALL
PRELIMINARY LANDSCAPE PLAN
OPTION 1**



Plotted By: Cameron, Corey. Sheet Set: ksho. Layout: LS200. December 18, 2018. 05:26:53pm. \\sclp001\c6_s\c\Project\BAY_DEV\1917145002 - Simon - Stamford Mall - MCM\08_CADD\Plan_Sheets\ARB_Prelim_Submittal\LS200_Plant_Palette_Details.dwg
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TREES



Liriodendron tulipifera // Tulip Tree
 H: 50' x SP: 30'
 Low Water, Fast Grower, Broad Canopy Shade Tree, Showy Fall Color. Great Shade Tree.



Pistachia chinensis // Chinese Pistache
 H: 30'-35' x SP: 25'-30'
 Low Water, Ornamental, Dependable, Showy Fall Color. Dependable street tree.



Platanus x acerfolia "Columbia" // London Plane Tree
 H: 50' - 75' x SP: 60'-75'
 Moderate Water, Fast Grower, Urban Tolerance, Great Shade Tree.



Prunus cerasifera // Flowering Plum
 H: 20' x SP: 15'
 Moderate Water, Moderate Grower, Ornamental Tree, Showy Flowering. Great Accent Tree.



Pyrus calleryana // Ornamental Pear
 H: 25' - 35' x SP: 15' - 25'
 Moderate Water, Moderate Grower, Thorn-less Variety, Showy Flowering. Great Accent Tree.

TREES



Quercus suber // Cork Oak
 H: 40' - 70' x SP: 40' - 70'
 Drought Tolerant, Broad Canopy Shade Tree



Cercis occidentalis // Western Redbud
 H: 15' - 20' x SP: 10' - 15'
 California Native, Low Water Use, Bioretention Tree, Showy Spring Color

SHRUBS



Abutilon palmeri // Indian Mallow
 H: 3' - 8' x SP: 3' - 5'
 Evergreen. Serrated, Heart Shaped to Nearly Round, Bluish Green and Woolly. Orange, Yellow Flower.



Acca sellowiana // Pineapple Guava, Feijoa
 H: 10' - 15' x SP: 10' - 15'
 Broadleaved Evergreen. White flowers with blue-green fruit. Moderate water needs.



Arctostaphylos densiflora "Howard McMinn" // Howard McMinn Manzanita
 H: 3' x SP: 6'
 Moderate Growth, Evergreen, Mounding, Spreading Growth Habit.

SHRUBS



Buxus sempervirens // American Boxwood
 H: 5' - 15' x SP: 5' - 15'
 Broad-leaf Evergreen. Insignificant Flowering. Nice Winter Interest.



Lavandula angustifolia 'Hidcot Blue' // Hidcot Blue Lavender
 H: 2' - 3' x SP: 2' - 3'
 Versatile, Fragrant Evergreen. Fragrant Flowers.



Ligustrum japonicum // Japanese Privet
 H: 6' - 12' x SP: 6' - 8'
 Broad-leaf Evergreen. Great For Hedging. Showy, Fragrant Flowers.



Limonium perezii // Statiche
 H: 18" x SP: 2' - 3'
 Large Clustering Flowers. Great Color Accent.



Phormium tenax // New Zealand Flax
 H: 1' - 6' x SP: 1' - 3'
 Herbaceous Perennial. Colorful Evergreen. Very Tolerant.

SHRUBS



Ribes viburnifolium // Evergreen Currant
 H: 2' - 3' x SP: 8'
 Fragrant Evergreen. Spreading, Weeping Habit.



Rosa floribunda // Rose
 H: 3' x SP: 4'
 Popular Rose Bush. Nearly Thorn-less, Stunning in Mass Planting

BIO-RETENTION



Bouteloua gracilis 'Blonde Ambition' // Blue Grama
 H: 3' x SP: 3'
 Hardy Grass. Striking, Flag-Like, Golden Flowers.



Calamagrostis nutkaensis // Reed Grass
 H: 3' x SP: 3'
 Popular Ornamental Grass. Clumping Habit. Plant for Hydric Zones.



Chondropetalum elephantinum // Large Cape Rush
 H: 3' - 5' x SP: 4' - 6'
 Dense, Tufted Clumps. Dark Green Unbranched Stems. Small Brown Flowers

BIO-RETENTION



Chondropetalum tectorum // Cape Rush
 H: 2' - 3' x SP: 3' - 4'
 Dense, Tufted Clumps. Dark Green Unbranched Stems. Small Brown Flowers.



Juncus patens // California Gray Rush
 H: 1' - 3' x SP: 3'
 Hydric Grass. Gray, Green Stems with Brown Flower.



Muhlenbergia dubia // Pine Muhly
 H: 3' x SP: 3'
 Clump Forming. Tan Colored Flower Spikes.



Muhlenbergia lindheimeri // Lindheimer's Muhly
 H: 3' - 5' x SP: 3' - 4'
 Clump Forming. Upright Flower Inflorescences



Muhlenbergia rigens // Deer Grass
 H: 4' - 5' x SP: 4'
 Versatile, Evergreen Grass. Upright, Fountain habit.

VINES



Ficus pumila // Creeping Fig
 H: 25' - 30' x SP: 3'+
 Quick Climbing Vine. Leathery, Dark Leaves. Evergreen.



Parthenocissus tricuspidata 'Veitchii' // Boston Ivy
 H: 30' - 50' x SP: 5' - 10'
 Easy Growing Vine. Great Fall Interest.

GROUNDCOVER



Arctostaphylos x 'Emerald Carpet' // Emerald Carpet Manzanita
 H: 1' x SP: 3' - 5'
 Compact, Dense Evergreen. White Bloom in Spring.



Rosmarinus officinalis // Rosemary
 H: 2' - 6' x SP: 2' - 4'
 Fragrant, Spreading Evergreen. Blue and White Blooms.



Trachelospermum asiaticum // Asian Jasmine
 H: 1' - 2' x SP: 10' - 12'
 Twining Vine Groundcover. Fragrant Creamy-Yellow Flowers.

		4837 CHABOT DRIVE, SUITE 300, PLEASANTON, CA 94588 PHONE: 925-398-4840 WWW.KIMLEY-HORN.COM © 2018 KIMLEY-HORN AND ASSOCIATES, INC.
R/A PROJECT 1917145002	DATE 11/12/18	SCALE AS SHOWN
DESIGNED BY MLL	DRAWN BY SMT	CHECKED BY MCM
STONERIDGE SHOPPING CENTER PREPARED FOR SPG CENTER, LLC PLEASANTON, CALIFORNIA		
PLANT PALETTE DETAILS		
SHEET NUMBER LS200		

Plotted By: Cameron, Corey Sheet Set: Khs - Layout: LS300 (2) - December 18, 2018 05:28:20pm
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STAMPED CONCRETE, BANDING, ENHANCED PAVING



FORMS + SURFACES BALANCE BENCH



FORMS + SURFACES DISPATCH LITTER AND RECYCLING RECEPTACLES



FORMS + SURFACES BIKE GARDEN BIKE RACK

SITE FURNISHINGS

NO.	REVISIONS	DATE	BY

Kimley»Horn
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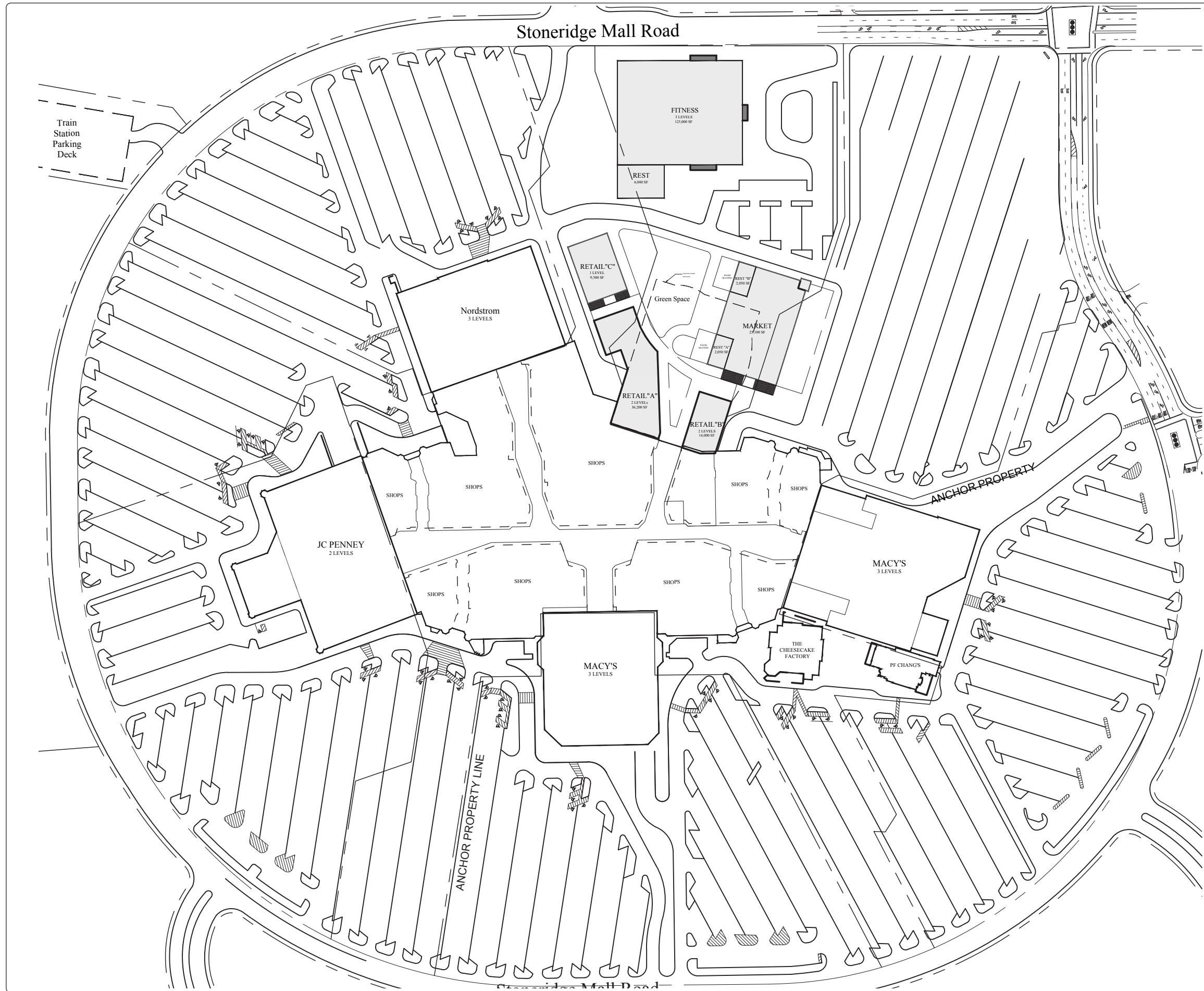
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STONERIDGE SHOPPING CENTER
 PREPARED FOR
 SPG CENTER, LLC
 PLEASANTON CALIFORNIA

MATERIALS IMAGE BOARD

SHEET NUMBER
LS300





BOULDER:
 1360 Walnut St, 102 telephone 720 565 0505
 Boulder, CO 80302 facsimile 720 565 0504

CHARLOTTE:
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SAN FRANCISCO:
 461 Bush Street, 300 telephone 415 421 9900
 San Francisco, CA 94111

Stoneridge

1 Stoneridge Mall Rd
 Pleasanton, CA 94588

Stoneridge Shopping Center
 PROJECT

Simon Property Group
 OWNER

CO, OM, AC
 505 DESIGN TEAM

ORIGINAL ISSUE: **14 November 2018**

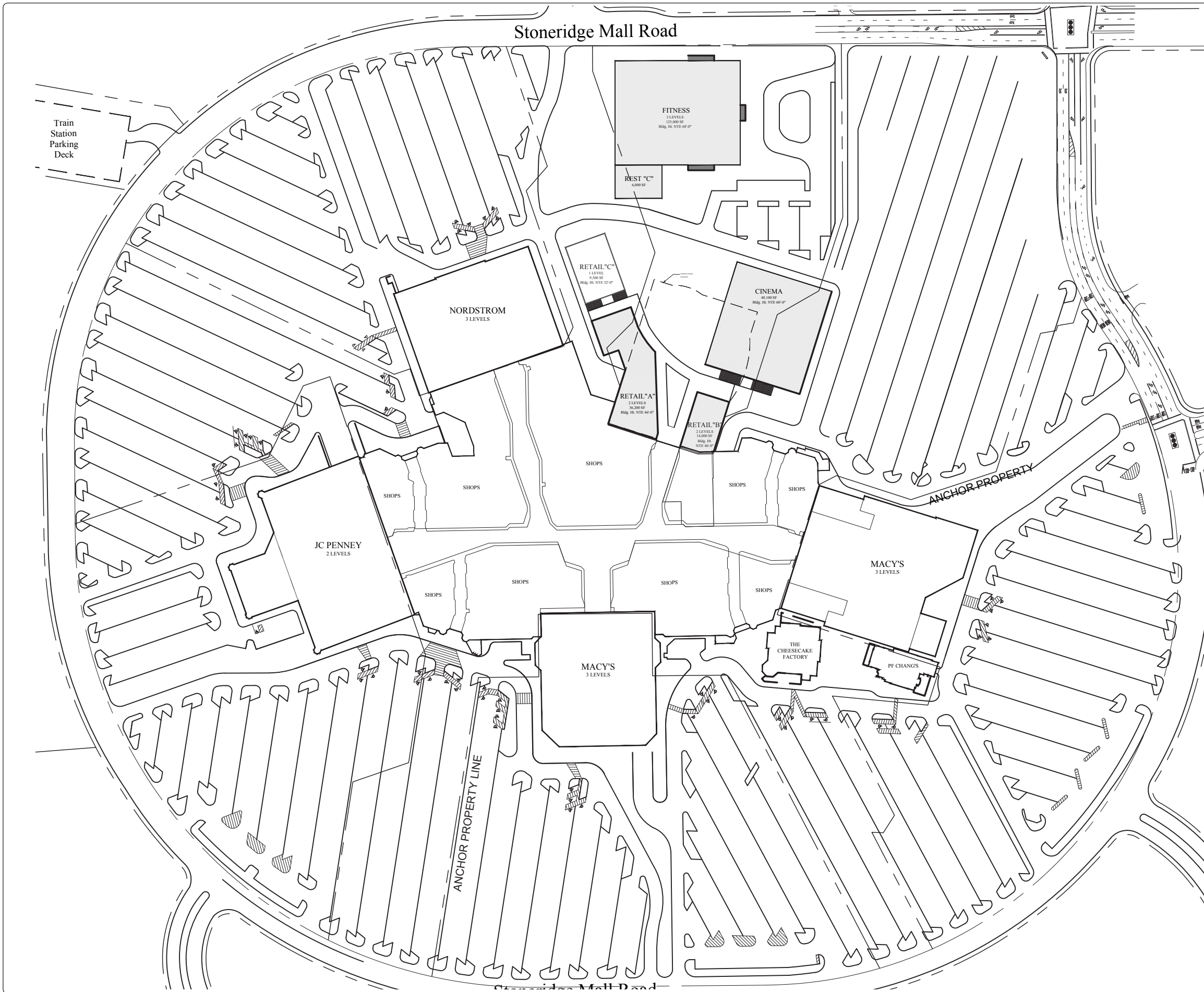
REVISIONS:
18 December 2018

**Site Plan
 Option 1_Level 1**

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1 SITE PLAN OPT 1- Level 1
 Scale : 1/16" = 1'-0"





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 PROJECT

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 505 DESIGN TEAM

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**Site Plan
 Option 1_Level 2**

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2 SITE PLAN OPT 1- Level 2
 Scale : 1/16" = 1'-0"



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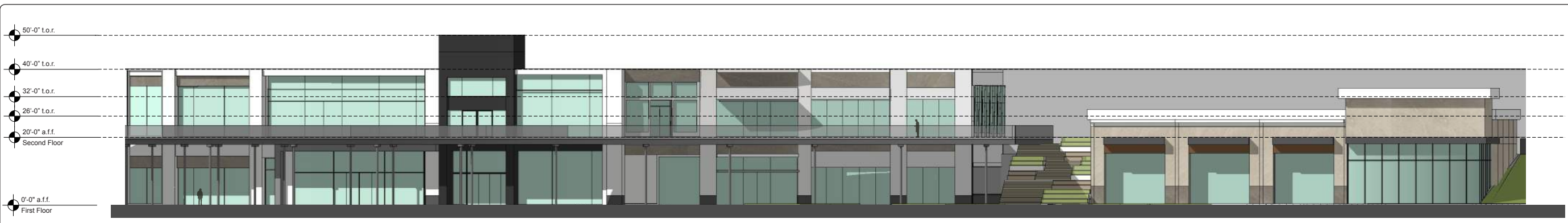
CO, OM, AC
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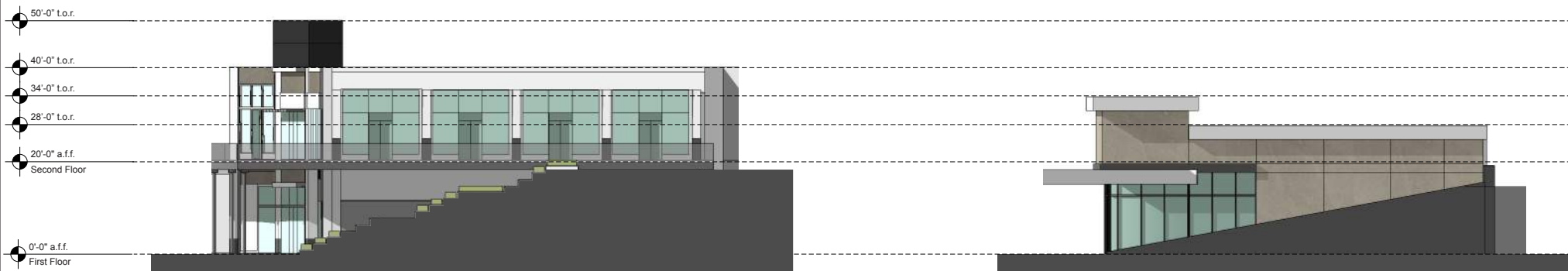
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**Elevations
Option 1**

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Elevation 1
Scale: 1/32" = 1'



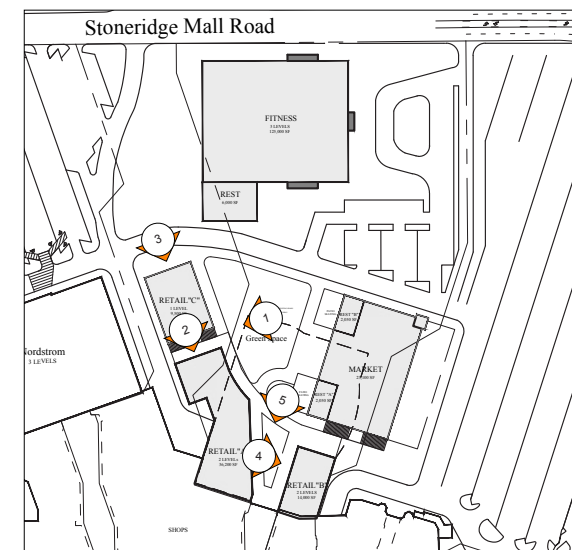
Elevation 2
Scale: 1/32" = 1'

Elevation 3
Scale: 1/32" = 1'



Elevation 4
Scale: 1/32" = 1'

Elevation 5
Scale: 1/32" = 1'



Key Plan
NTS

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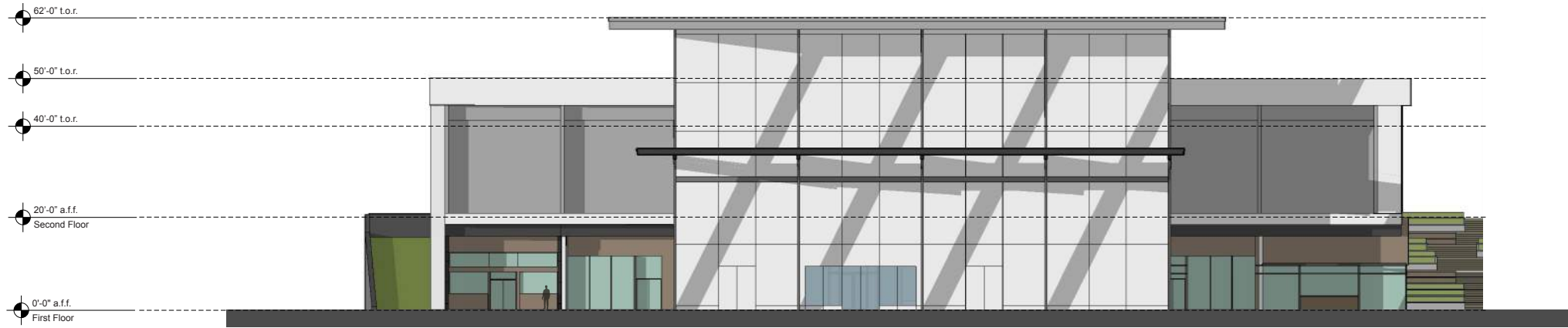
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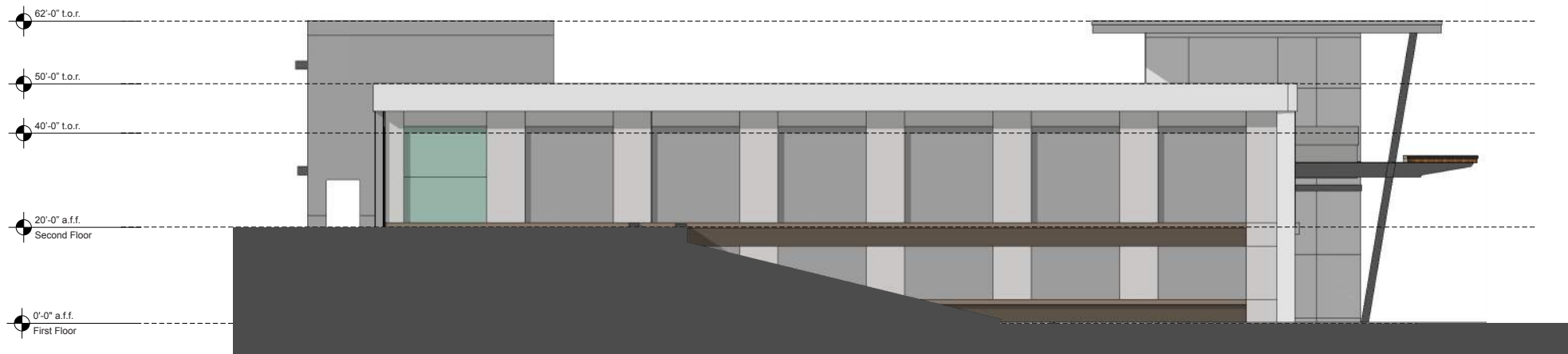
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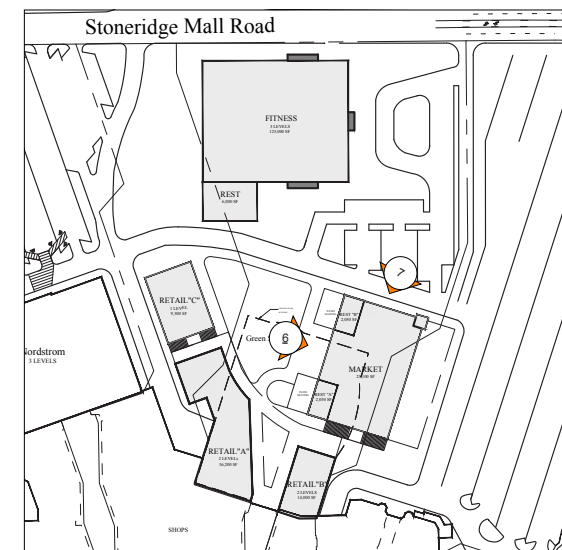
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Elevation 6
 Scale: 1/16" = 1'



Elevation 7
 Scale: 1/16" = 1'



Key Plan
 NTS

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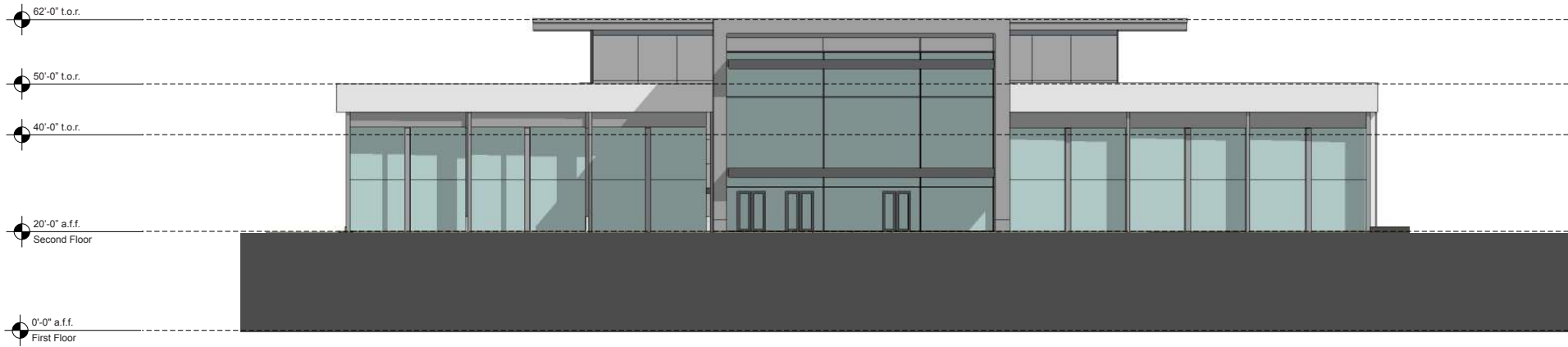
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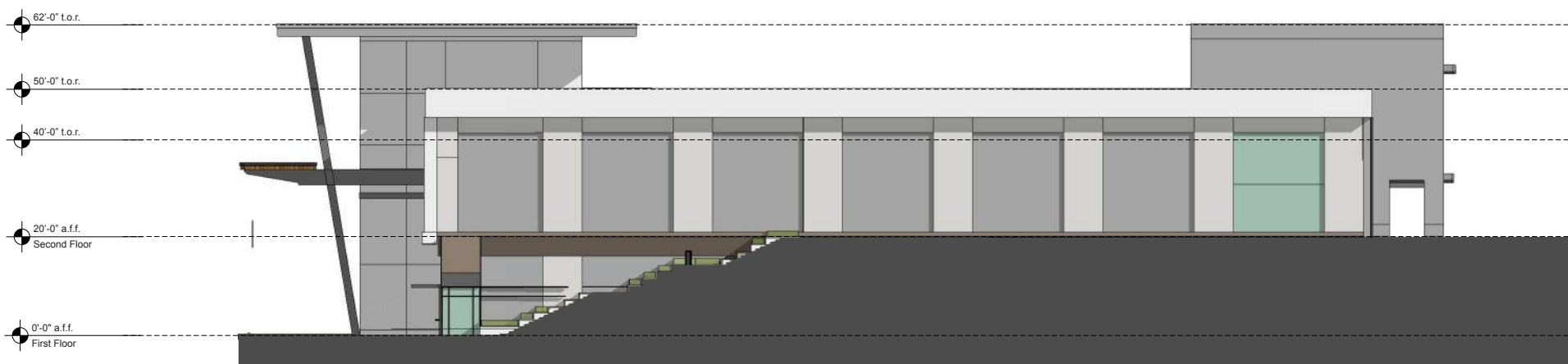
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Simon Property Group
 OWNER

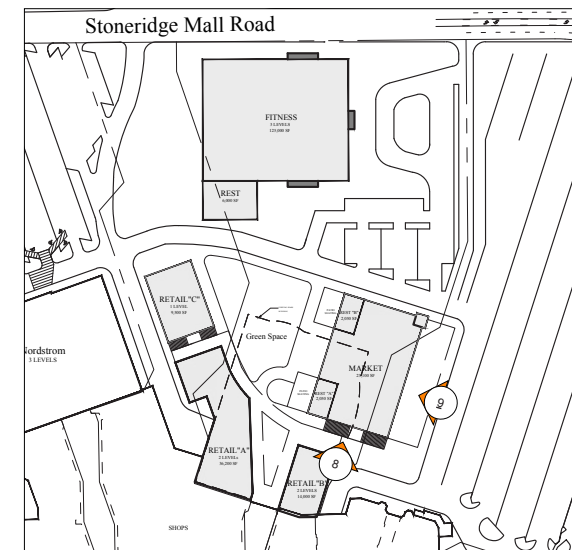
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Elevation 8
 Scale: 1/32" = 1'



Elevation 9
 Scale: 1/32" = 1'



Key Plan
 NTS

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**Elevations
 Option 1**

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Charlotte, NC 28202 facsimile 704 348 7005

SAN FRANCISCO:
461 Bush Street, 300 telephone 415 421 9900
San Francisco, CA 94111

Stoneridge

1 Stoneridge Mall Rd
Pleasanton, CA 94588

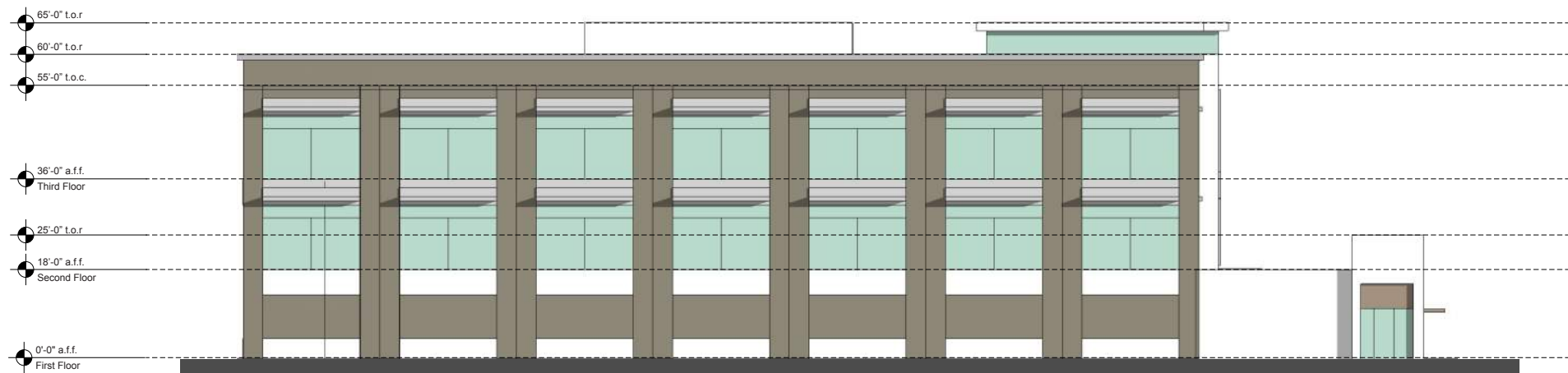
Stoneridge Shopping Center
PROJECT

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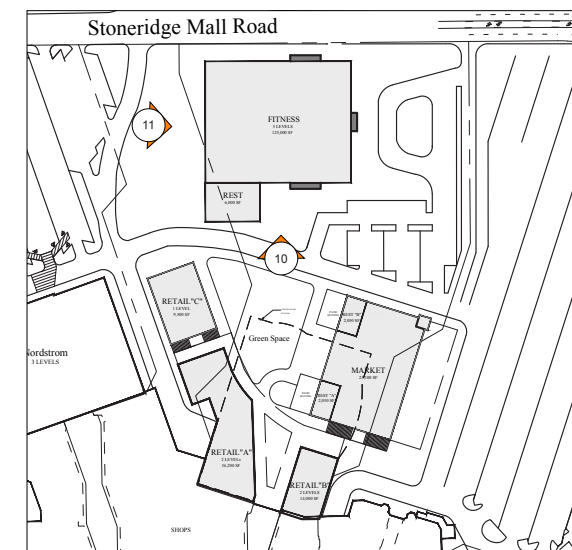
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Elevation 10
Scale: 1/32" = 1'



Elevation 11
Scale: 1/32" = 1'



Key Plan
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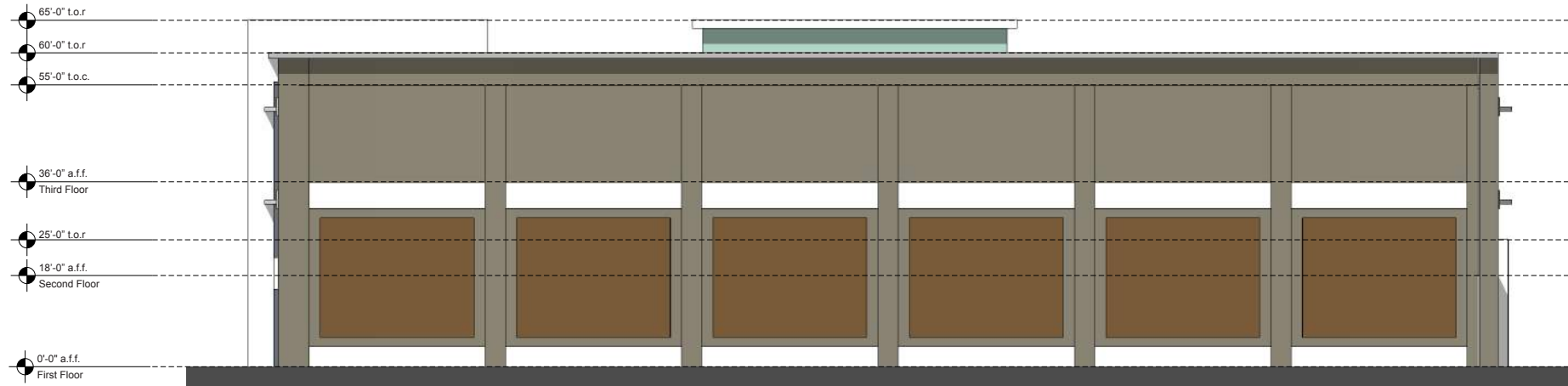
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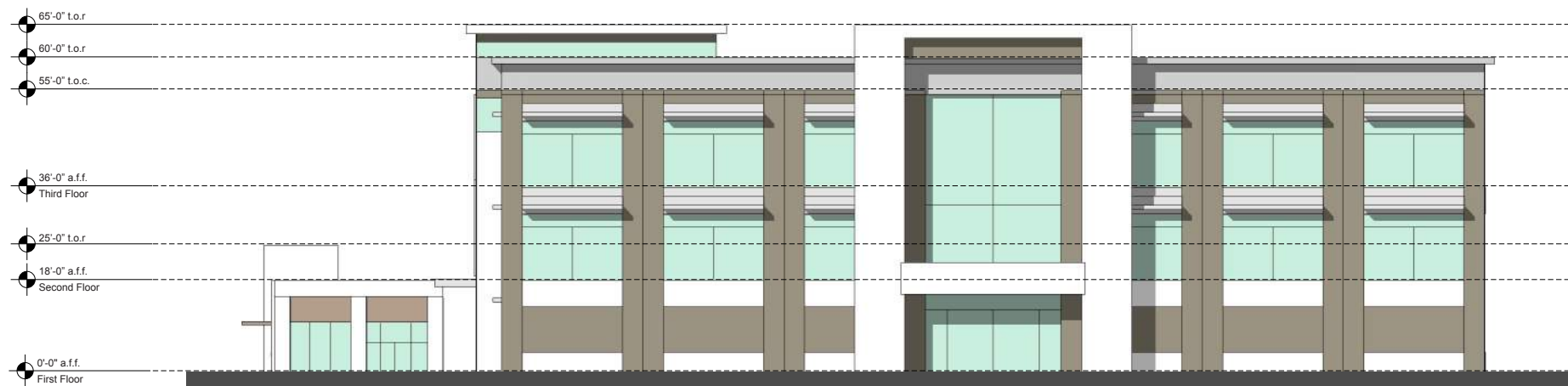
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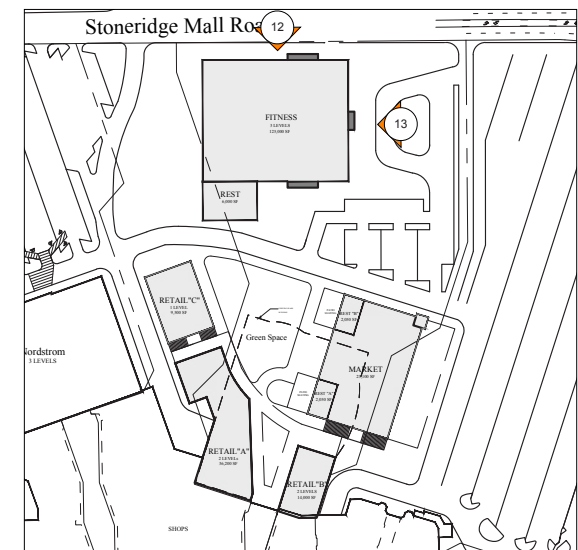
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Elevation 12
Scale: 1/32" = 1'



Elevation 13



Key Plan
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**Elevations
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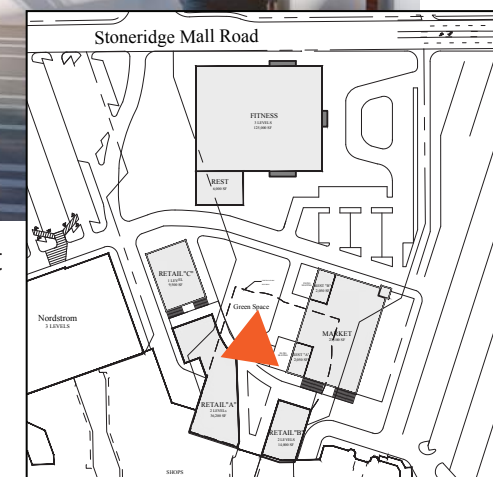
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View 1
Option 1

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View 2
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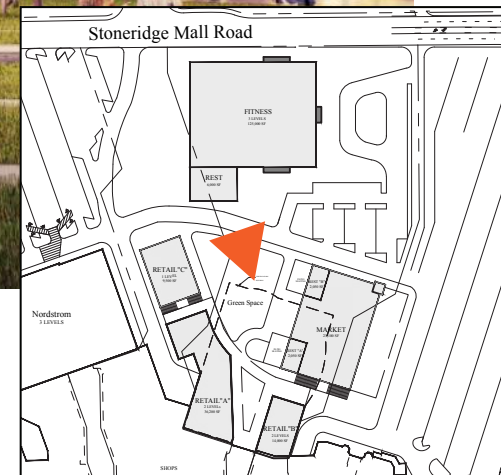
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View 3
Option 1

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**Material Palette
 Option 1**

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