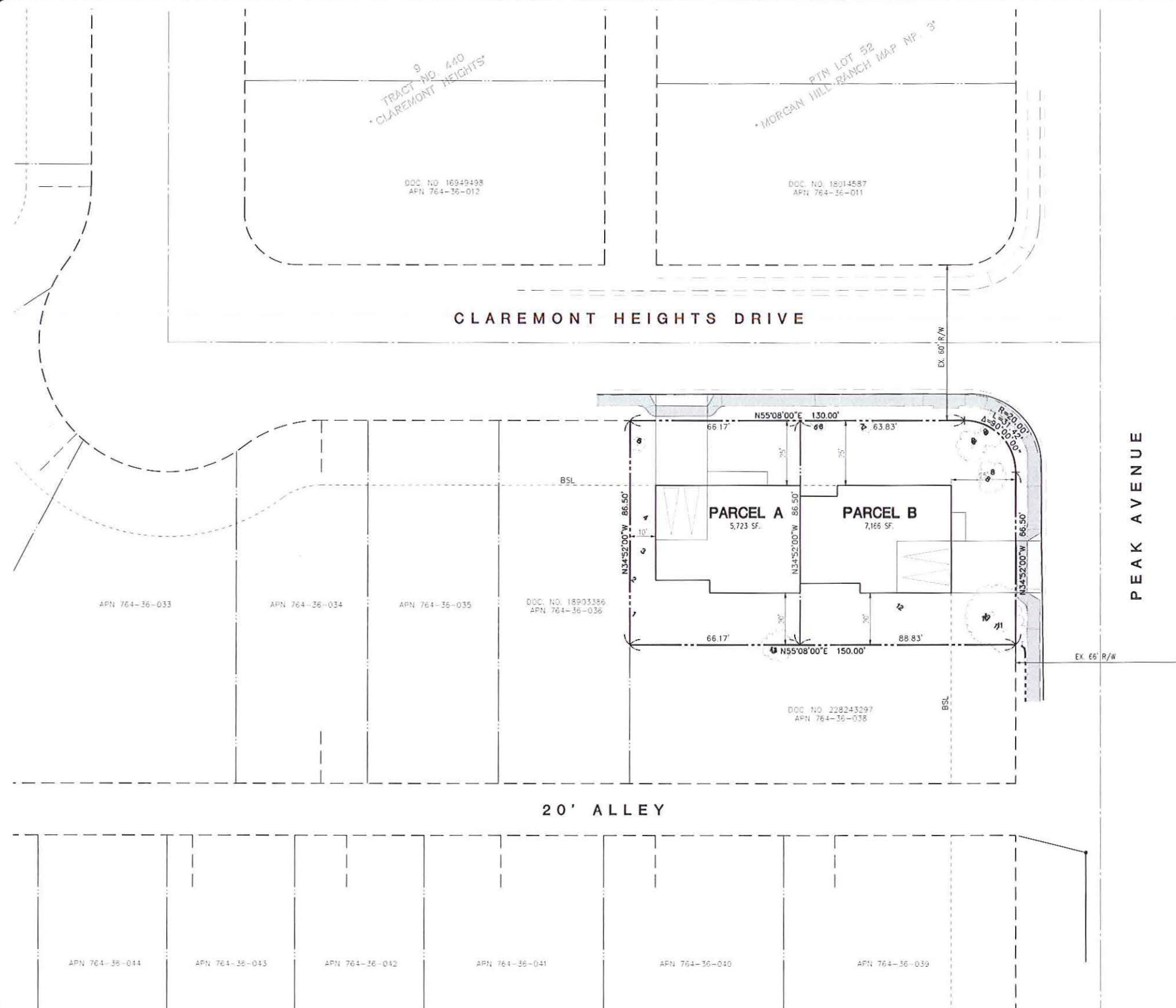


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Xref's: 215058 PLO, 215058 PLO-TXT, 215058TP



notes:

ASSESSOR'S PARCEL NO.	764-36-037
PRESENT USE:	RESIDENTIAL
PROPOSED ZONING:	R1-7,000
PRESENT ZONING:	R1-7,000
SANITARY SEWER:	CITY OF MORGAN HILL
GAS and ELECTRIC:	PG&E
WATER:	CITY OF MORGAN HILL
TELEPHONE:	VERIZON
EXISTING IMPROVEMENTS:	AS SHOWN
GENERAL PLAN:	SINGLE FAMILY MEDIUM

density calcs:

TOTAL PROJECT AREA:	0.295 ACRES
DEDICATED RIGHT OF WAY:	0.000 ACRES
PROJECT NET ACREAGE:	0.295 ACRES
NO. UNITS ALLOWED:	2 UNITS
NO. UNITS PROPOSED:	2 UNITS
OPEN SPACE AREA:	0.000 ACRES

building mix:

PLAN A	1
PLAN B	1
TOTAL	2

abbreviations:

APN	ASSESSOR'S PARCEL NUMBER
BSL	BUILDING SETBACK LINE
DOC. NO.	DOCUMENT NUMBER
EX	EXISTING
PTN	PORTION
TBR	TO BE REMOVED

building coverage calcs:

PROJECT NET AREA:	0.296 ACRES
DRIVEWAY COVERAGE:	0.023 ACRES
BUILDING COVERAGE:	0.104 ACRES
% BUILDING COVERAGE:	38.02%

setback notes:

	7,000
TYPICAL FRONT YARD SETBACK:	25'
TYPICAL REAR YARD SETBACK:	20'
TYPICAL SIDE YARD SETBACK:	10'/0'

building notes:

LOT	FLAN	LOT SIZE
1	1A	5,939 SF
2	1B	6,949 SF

tree listing:

NO.	QTY.	DESCRIPTION
1	2	6" CACTUS
2	2	8" CACTUS
3	1	8" APPLE
4	1	6" LEMON
5	1	6" CHERRY PLUM
6	1	6" TREE
7	1	6" APPLE
8	2	12" ALMOND
9	1	10" ALMOND
10	1	24" PINE
11	1	18" PINE
12	1	12" ENGLISH WALNUT
13	1	12" TREE



20' 0 10' 20' 40' 80'

SCALE : 1" = 20'

Finamore
vesting tentative map/
site development plan

applicant:

MR. RICK FINAMORE
1999 S. BASCOM AVENUE, SUITE 700
CAMPBELL, CA 95008
(408) 221-8444

engineer:

MH ENGINEERING
16075 VINEYARD BLVD.
MORGAN HILL, CA 95037
(408) 779-7381

MH engineering Co.
16075 Vineyard Boulevard Morgan Hill, CA 95037

DATE: 8/15 DRAWN: MM CHECKED: WM

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