RECEIVED
DEPT OF REGIONAL PLANNING
TR073310 GRADING PLAN
DATE: 29 JUL 2015

GRADING PLAN
TENTATIVE TRACT NO. 073310

(FOR CONDOMINIUM PURPOSES)
LOCATE IN THE UNINCORPORATED TERRITORY OF
THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA

SCALE: 1"=30'

EASEMENT NOTES:

THE FOLLOWING EASEMENTS CORRESPOND TO THE TITLE POLICY #113085429 PREPARED BY LAWYERS TITLE COMPANY DATED NOVEMBER 4, 2013 :

(A) 10' WIDE TO SOUTHERN CALIFORNIA GAS COMPANY FOR PIPE LINE
RECORDED APRIL 29, 1955 AS INSTRUM. NO. 3941 IN BOOK 47636, PAGE 256 O.R.
TO REMAIN

(B) 6' WIDE TO SOUTHERN CALIFORNIA EDISON COMPANY FOR PUBLIC UTILITIES
RECORDED JUNE 3, 1955 AS INSTRUM. NO. 3750 IN BOOK 47968, PAGE 340 O.R.
TO REMAIN

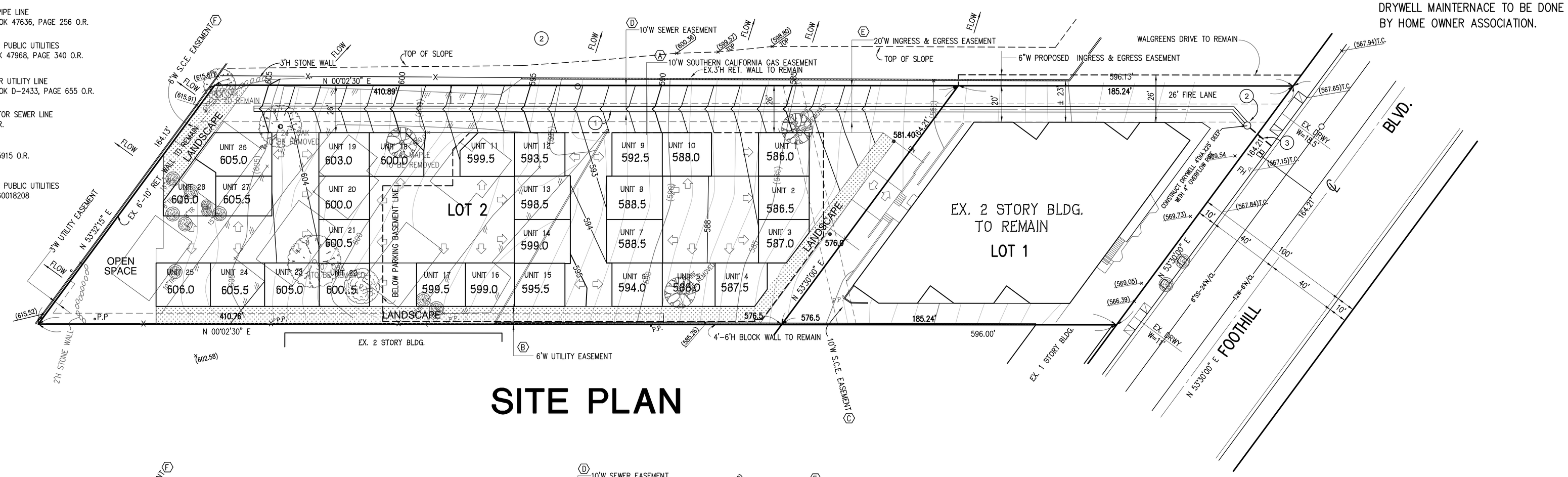
(C) 10' WIDE TO SOUTHERN CALIFORNIA EDISON COMPANY FOR UTILITY LINE
RECORDED APRIL 14, 1964 AS INSTRUM. NO. 5037 IN BOOK D-2433, PAGE 655 O.R.
TO BE RELOCATED

(D) 10' WIDE TO CRESCENTA VALLY COUNTY WATER DISTRIC FOR SEWER LINE
RECORDED MAY 1, 1981 AS INSTRUM. NO. 81-440005 O.R.
TO REMAIN

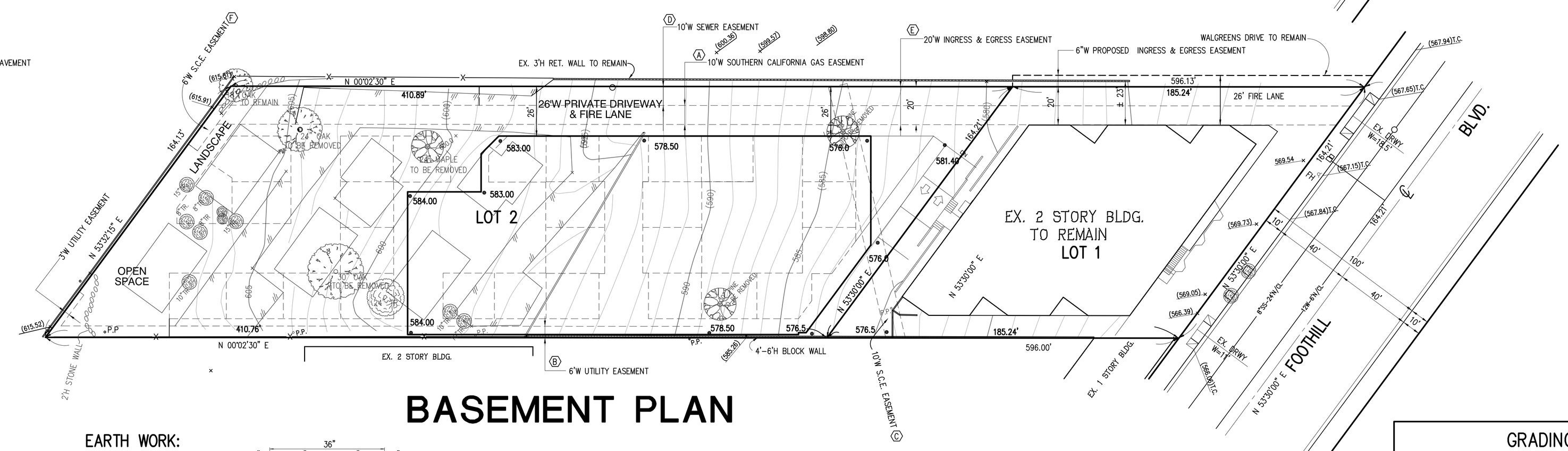
(E) 20' WIDE FOR INGRESS & EGRESS
RECORDED JANUARY 26, 1995 AS INSTRUM. NO. 95-0135915 O.R.
TO REMAIN

(F) 6' WIDE TO SOUTHERN CALIFORNIA EDISON COMPANY FOR PUBLIC UTILITIES
RECORDED JANUARY 4, 1996 AS INSTRUM. NO. 996-19960018208
TO REMAIN

DRYWELL MAINTERNACE TO BE DONE BY HOME OWNER ASSOCIATION.



SITE PLAN



BASEMENT PLAN

LEGENDS:

℄	CENTERLINE
RET.	RETAINING WALL
FH	FIRE HYDRANT
TC	TOP OF CURB
—(580)—	EXISTING CONTOUR
— 600 —	PROPOSED CONTOUR
(580.21)	EXISTING SPOT ELEVATION
576.35	PROPOSED SPOT ELEVATION
P.P.	POWER POLE
G.W.	GUY WIRE
	BLOCK WALL
	WOODEN FENCE
	CHAIN LINK FENCE
	EDGE OF ASPHALT PAVEMENT
	GARAGE ENTRANCE

BENCH MARK

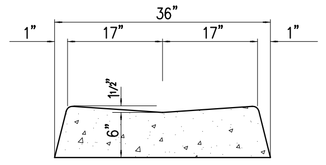
B.M. NO. Y4478 ELEV=1570.507 (2005 ADJ.)
WIRE SPK. NR C/L CONC HDWL DRAINAGE CHANNEL 5FT N/O CF FOOTHILL BLVD. 46 FTN/O C/L & E/O C/L RAMSDELL AVE.

NOTE

ADD 1000 FEET IN ORDER TO OBTAIN ACTUAL ELEVATION.

EARTH WORK:

CUT: 11,622 C.Y.
FILL: 0 C.Y.
EXPERT: 11,622 C.Y.



(1) LONGITUDINAL GUTTER
NOT TO SCALE

CONSTRUCTION NOTES:

(1) CONSTRUCT 3'W LONGITUDINAL GUTTER PER DETAIL HEREON —— 510 L.F.
(2) CONSTRUCT DRYWELL —— 1 E.A.
(3) INSTALL 4"CIP FOR OVERFOW —— 20 L.F.

REGISTERED PROFESSIONAL ENGINEER
TATE YIM
NO. 40432
CIVIL
STATE OF CALIFORNIA

GRADING PLAN
TENTATIVE TRACT NO. 073310
3037-3043 FOOTHILL BLVD
IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF LOS ANGELES

TKIM ENGINEERS
2500 WILSHIRE BLVD. #1122
LOS ANGELES, CA 90057
TEL. (213) 487-3636
FAX. (213) 487-3666

DEC. 2014
SCALE : 1"=30'
W.O. 2014-013