

OWNER: HUNTINGTON EAST PASADENA, LLC
 713 W. DUARTE ROAD, UNIT G275
 ARCADIA, CA 91007
 PH: 626-823-4270

RECEIVED DEPT OF REGIONAL PLANNING
 TR073683 TENTATIVE
 20 JULY 2016

PREPARED BY: HANK JONG, PE
 EGL ASSOCIATES, INC.
 11819 GOLDRING ROAD, UNIT A
 ARCADIA, CA 91006
 PH: 626-263-3588
 FAX: 626-263-3599

NOTES:
 EXISTING ZONE: R-3
 PROPOSED ZONE: R-3
 NO. OF EX. LOTS: 1
 NO. OF PROP. LOT: 1
 NO. OF EX. UNITS: 5 UNITS IN 1 APARTMENT BUILDING
 EX. BUILDING AREA: 2,260 SF
 NO. OF PROP. UNITS: 11 CONDO UNITS IN 2 BUILDINGS
 AREA OF LOT: 21,899 SF = 0.50 ACRES GROSS (TO C.L. OF THE ROAD)
 AREA OF LOT: 17,587 SF = 0.40 ACRES NET
 NO. OF STORIES: 2
 NO. OF PARKING: 22 (GARAGE) + 8 (GUEST) + 1 (DISABLED)
 TOTAL NO. OF PARKING: 31
 PROP. & EX. GENERAL PLAN LAND USE DESIGNATION:
 H30 - RESIDENTIAL 30
 SEWERAGE DISPOSAL: BY GRAVITY SEWER PIPES TO STREET MAIN.

BENCHMARK:
 ELEV = 554.785'
 L&T IN E CB 11M N/O BCR @ NE COR
 HUNTINGTON DR & MICHELLINDA AVE 61M
 N & 7.5M E/O C/L INT G 3230
 SURVEY WAS CONDUCTED BY AL THELWELL, LS
 6999 ON FEBRUARY 28, 2011

UTILITY SERVICES:
 WATER - EAST PASADENA WATER CO.
 SEWER - COUNTY OF LOS ANGELES SANITATION DISTRICT
 GAS - SOUTHERN CALIFORNIA GAS CO.
 ELECTRICAL - SOUTHERN CALIFORNIA EDISON CO.
 TELEPHONE - PACIFIC BELL TELEPHONE COMPANY
 SCHOOL - CITY OF PASADENA SCHOOL DISTRICT
 FIRE - COUNTY OF LOS ANGELES FIRE DEPARTMENT
 SHERIFF - LOS ANGELES COUNTY SHERIFF

CONSTRUCTION NOTES:
 ① EXISTING STRUCTURE TO BE DEMOLISHED
 ② EXISTING TREE TO BE REMOVED
 ③ EXISTING DRIVEWAY TO BE REMOVED

EASEMENT
 A EASEMENT FOR PUBLIC UTILITIES AS RECORDED IN BOOK 6686,
 PAGE 156 DEEDS. EXACT LOCATION AND EXTENT IS NOT DISCLOSED
 OF RECORD. EASEMENT TO REMAIN.

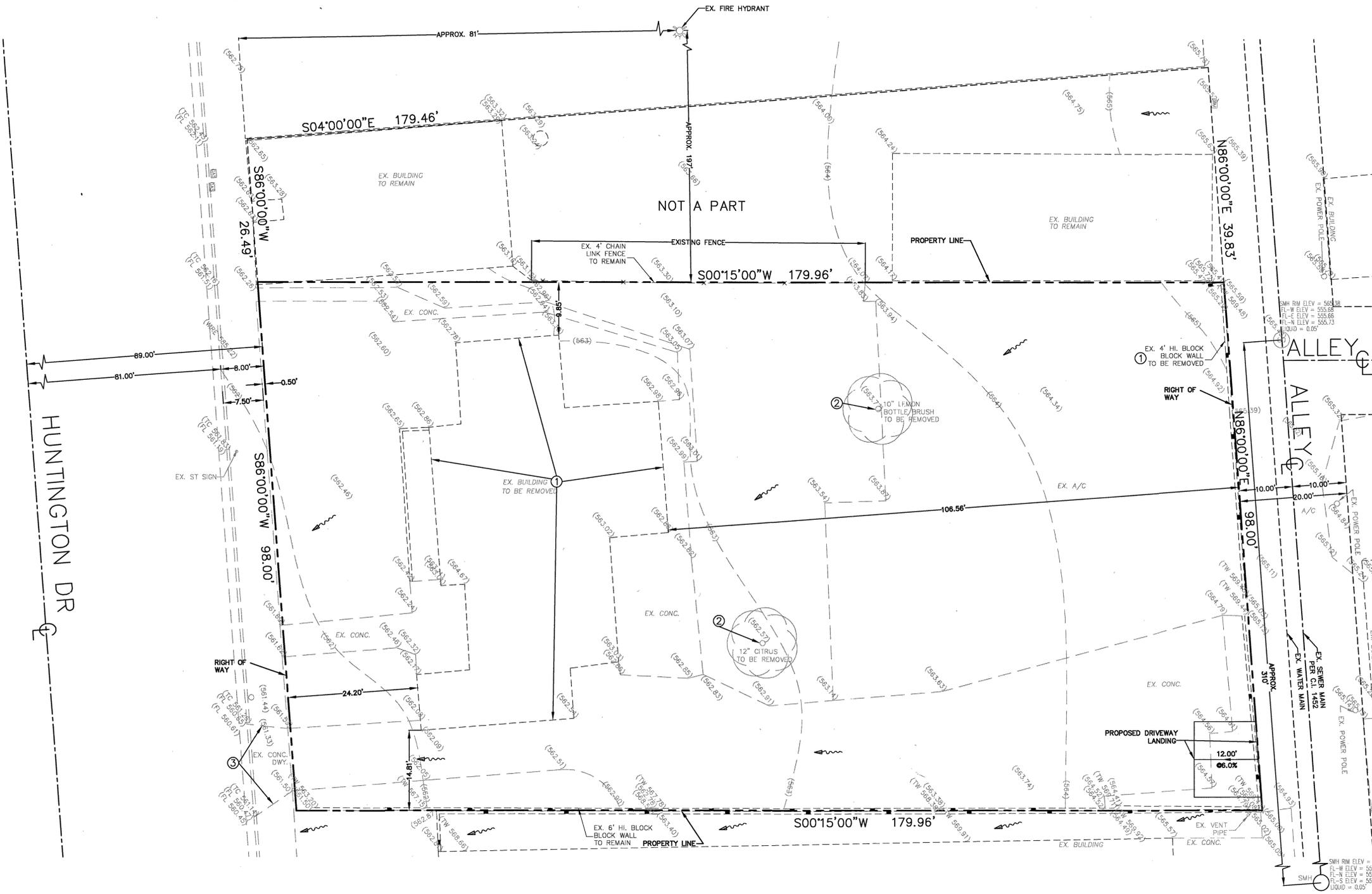
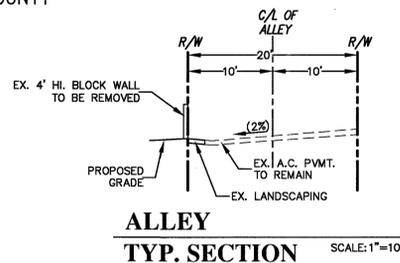
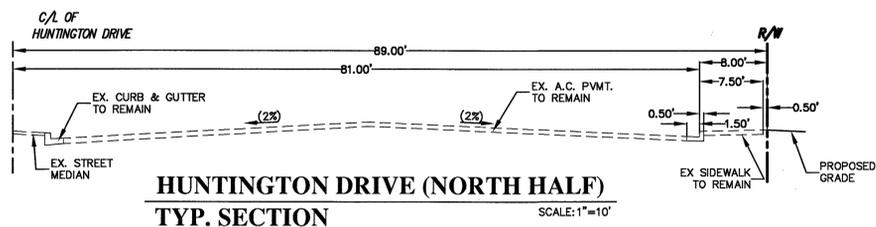
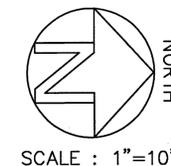
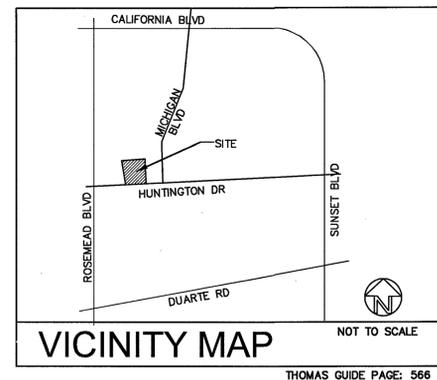
LEGAL DESCRIPTION:
 THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:
 LOT 3, BLOCK "C" OF MICHELLINDA TRACT, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 21, PAGES 14 AND 15 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. EXCEPT THEREFROM THE SOUTHERLY 20 FEET OF SAID LAND AS CONDEMNATED FOR WIDENING OF HUNTINGTON DRIVE, BY FINAL DECREE OF CONDEMNATION ENTERED IN CASE NO. 457956, SUPERIOR COURT, A CERTIFIED COPY THEREOF BEING RECORDED APRIL 28, 1948, AS INSTRUMENT NO. 2050, IN BOOK 27045, PAGE 5, OFFICIAL RECORDS.

LEGEND
 (98.23).....EXISTING ELEVATION
 99.00.....PROPOSED ELEVATION
 ---(100)--- EXISTING CONTOUR
DRAINAGE PATTERN
EXISTING STRUCTURE
PROPOSED STRUCTURE
PROPOSED SEWER
PROPERTY LINE
PROPOSED PIPE
FIRE HYDRANT
CATCH BASIN
 EXEXISTING
 TGTOP GRATE
 FSFINISH SURFACE
 TC.....TOP OF CURB
 FL.....FLOW LINE
 FG.....FINISH GRADE
 FF.....FINISH FLOOR
 HP.....HIGH POINT
 R/W.....RIGHT OF WAY
 WM.....EX. WATER METER
SUMP PUMP

MAJOR LAND DIVISION VESTING TENTATIVE TRACT MAP NO. 73683

FOR CONDOMINIUM PURPOSES
 LOCATED IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF LOS ANGELES,

STATE OF CALIFORNIA
 BEING A SUBDIVISION OF LOT "A", OF TRACT NO. 10333, AS PER MAP RECORDED IN
 BOOK 158 PAGES 42 THROUGH 43 OF MAPS, IN THE OFFICE OF THE COUNTY
 RECORDER OF SAID COUNTY.



PROJECT LOCATION:
11 UNITS CONDOMINIUM
3723 HUNTINGTON DRIVE
PASADENA, COUNTY OF LOS ANGELES
APN: 5378-011-004

PREPARED FOR:
HUNTINGTON EAST PASADENA, LLC
713 W. DUARTE ROAD #G275
ARCADIA, CA 91007

REVISIONS BY:
 EA 06/24/2016

RELEASED DATE:

EGE Associates, Inc.
 11819 GOLDRING ROAD, Unit A
 ARCADIA, CA 91006
 Tel: (626)263-3588
 Fax: (626)263-3599

REGISTERED PROFESSIONAL ENGINEER
 HANK JONG
 45846
 CIVIL
 STATE OF CALIFORNIA

DRAWN BY: HJ
 CHECKED BY: HJ
 DATE: 02/26/2016
 JOB NO: 14-203-047
 SCALE: 1"=10'
 FILE:
 DRAWING: 1 of 3

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