OWNER:
SHAWN CHEN
713 W. DUARTE ROAD, UNIT G275
YORBA LINDA, CA 92886
PH: 626-893-9316

RECEIVED
DEPT OF REGIONAL PLANNING
PM073683 TENTATIVE
DATE: 25 AUG 2015

VESTING TENTATIVE TRACT MAP NO. 073683

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.
FOR CONDOMINIUM PURPOSES

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

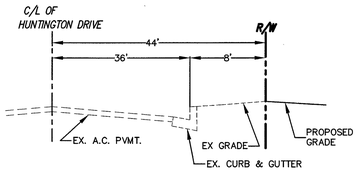
NOTES:

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
NO OF PROP. UNITS: 11 CONDO UNITS IN 1 BUILDING
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 PARKINGS: 22 (RESIDENT) + 8 (GUEST) + 1 (DISABLED)
PROP.& EX. GENERAL PLAN LAND USE DESIGNATION:
CATEGORY 2 (MEDIUM DENSITY RESIDENTIAL)
SEWERAGE DISPOSAL: BY GRAVITY SEWER PIPES TO STREET MAIN.

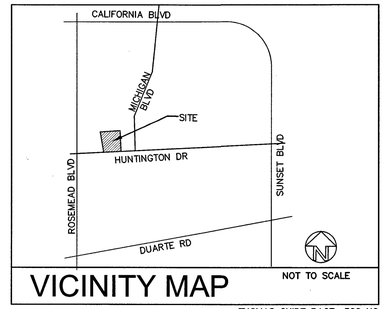
BENCHMARK:
ELEV = 554.785'
L&T IN E CB 11M N/O BCR @ NE COR HUNTINGTON DR & MICHILLINDA AVE 61M N & 7.5M E/O C/L INT G 3230
SURVEY WAS CONDUCTED BY AL THELWELL, LS 6999 ON FEBRUARY 28, 2011

UTILITY SERVICES:
WATER – EAST PASADENA WATER CO.
SEWER – COUNTY OF LOS ANGELES SANTITATION 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

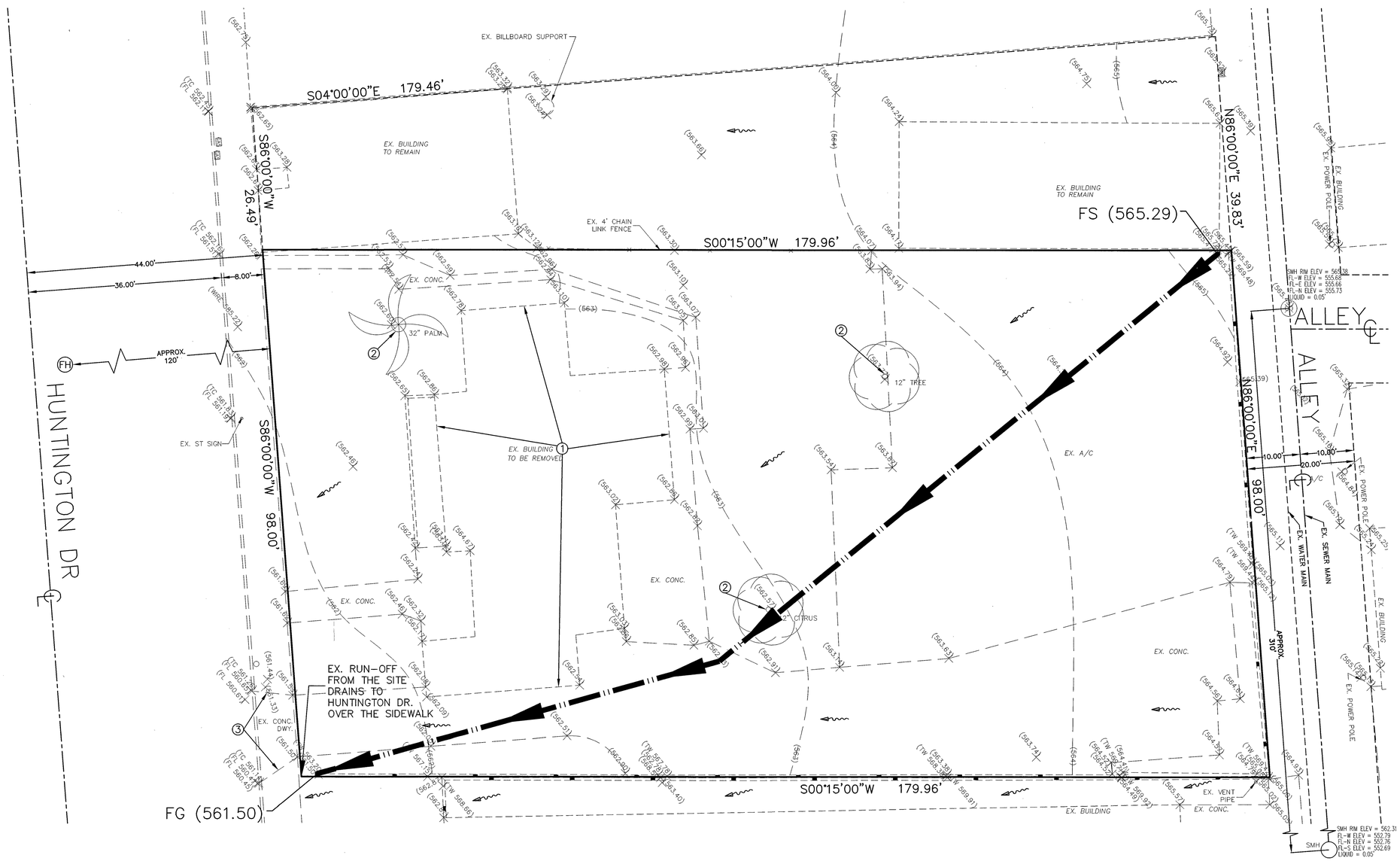


TYP. SECTION N.T.S.
HUNTINGTON DRIVE (NORTH HALF)



VICINITY MAP
THOMAS GUIDE PAGE: 566 H6

NORTH
SCALE : 1"=10'



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
EX .....EXISTING
TG .....TOP GRATE
FS .....FINISH 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

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

These drawings and the accompanying specifications are exclusive property of EGL Associates, Inc. Written permission is required by EGL to re-use or reproduce these drawings and specifications by any method in whole or in part. A written consent is required if the drawings are to be used by other than EGL Associates, Inc. Any questions/arised from these drawings should be directed to EGL Associates in a written format.

REVISIONS	BY
RELEASED	DATE

PREPARED FOR:
SHAWN CHEN
713 W. DUARTE ROAD, UNIT G275
ARCADIA, CA 91007

EGL Associates, Inc.
11819 GOLDRING ROAD, Unit A
ARCADIA, CA 91006
Tel: (626)263-3588
Fax: (562)263-3599

REGISTERED PROFESSIONAL ENGINEER
HAN-NING-LIAN JONG
45846
12/31/16
CIVIL
STATE OF CALIFORNIA

DRAWN	EM
CHECKED	HJ
DATE	06/26/2015
JOB NO.	14-203-047
SCALE	1"=10'
FILE	
DRAWING	1 of 3

T-1