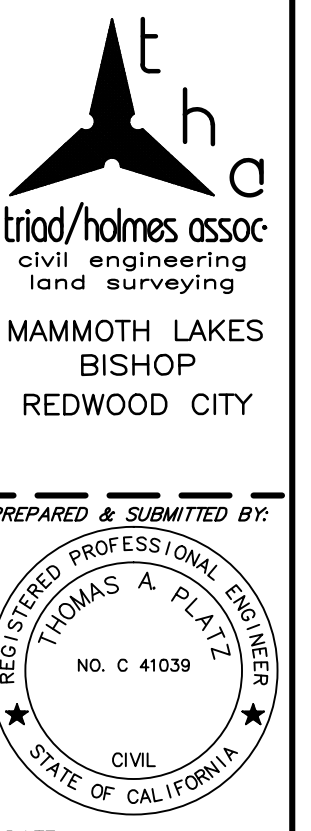


OWNER/DEVELOPER

JOHN HEAD
427 E. 17TH STREET
COSTA MESA, CA 92627

PREPARED BY

TRIAD/HOLMES ASSOCIATES
P.O. BOX 1570
MAMMOTH LAKES, CA 93546
(760) 934-7588



DESIGN NOTES

ACCESSOR'S PARCEL NO: 015-103-022-000
GROSS SITE AREA: 0.43 AC.
NET SITE AREA: 0.32 AC.
EXISTING ZONING: N/A
EXISTING LAND USE DESIGNATION: MFR-H
(MULTI-FAMILY RESIDENTIAL)

WATER SUPPLY: JUNE LAKE PUBLIC UTILITY DISTRICT
SEWAGE DISPOSAL: JUNE LAKE PUBLIC UTILITY DISTRICT
ELECTRICITY: SCE

FIRE PROTECTION: JUNE LAKE FIRE PROTECTION DISTRICT
NOTE: EXISTING UTILITIES SHOWN ARE PER AVAILABLE RECORDS

TOTAL DRIVEWAY AREA: 4,321 SQFT
60% DRIVEWAY AREA/ REQUIRED SNOW STORAGE: 2,593 SQFT

SNOW STORAGE PROVIDED: 2,702 SQFT

PARKING REQUIRED: 12
PARKING PROVIDED: 12

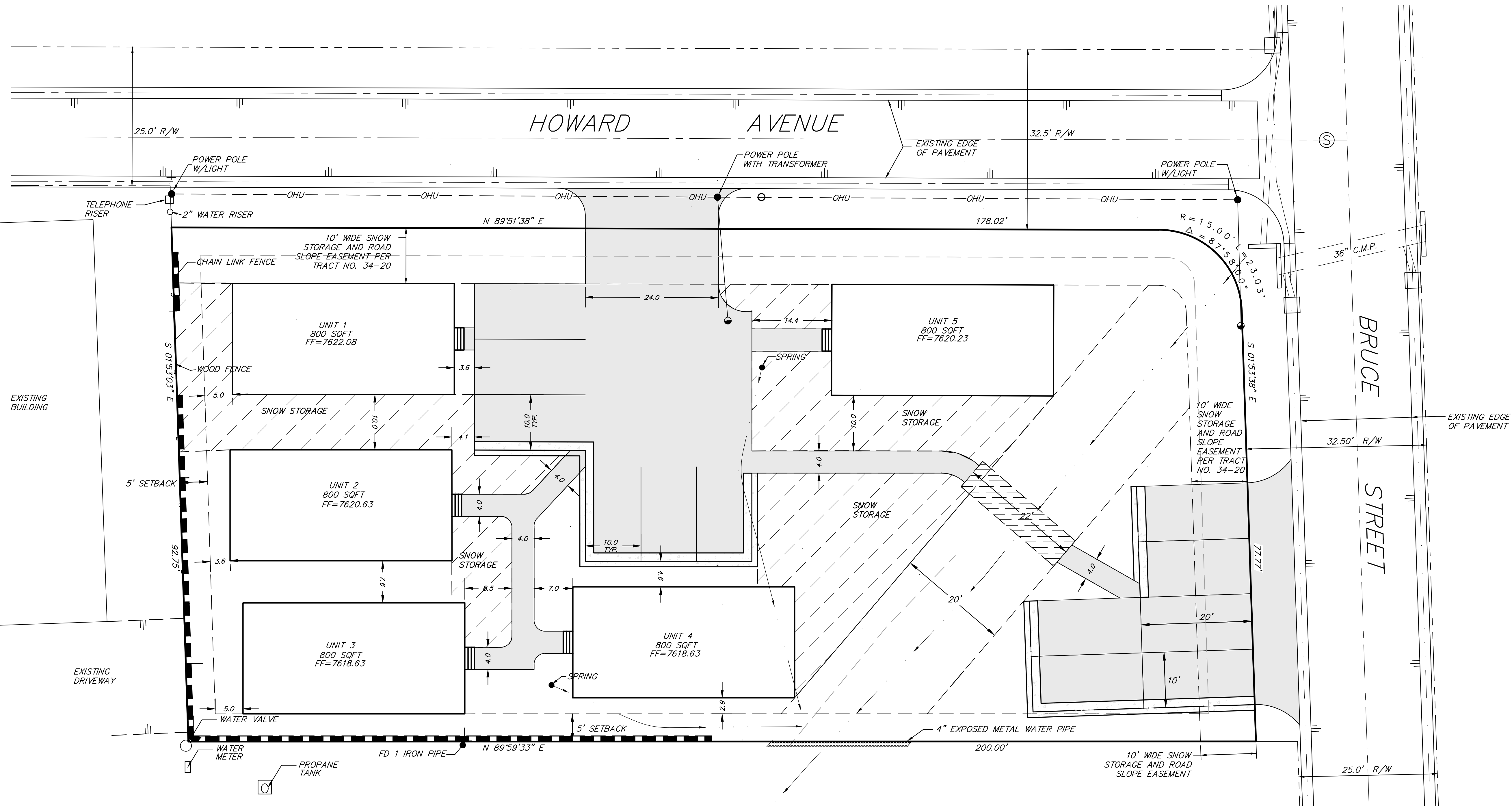
LOT 1 OF TRACT NO. 34-20, IN THE COUNTY OF MONO, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 10, PAGE 30 OF SUBDIVISION MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

REVISIONS:	BY:

PREPARED FOR:
INSERT CLIENT AND ADDRESS

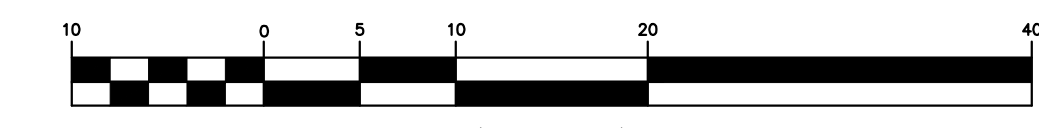
BRUCE & HOWARD STREETS
TENTATIVE TRACT MAP

DATE	04/19/2019
SCALE	1"=10'
DRAWN	SS/MF
JOB NO.	01-4219-01.1059.3
DWG	C1
SHEET	1 OF 3



CONTOUR INTERVAL: 1'

GRAPHIC SCALE



(IN FEET)
1 inch = 10 ft.

Z:\01 Mammoth\1059.3\acc\1\TM and Site Plan\1059.3 TM R1.dwg Apr 19, 2019 - 3:27pm, lplat

HOWARD AVENUE

CONSTRUCTION NOTES

- 1 INSTALL 8'X11'10" DRYWELL
- 2 INSTALL 4'X5'X5" DRYWELL
- 3 INSTALL RETAINING WALL
- 4 CONSTRUCT VARIOUS SLOPED NATURAL SWALE
- 5 CONSTRUCT 6'X4' CONCRETE UTILITY RISER
- 6 INSTALL 24"X24" INLET
- 7 INSTALL TYPE I CURB & GUTTER PER DETAIL ON THIS PAGE
- 8 INSTALL 8" SD
- 9 EXISTING POWER POLE TO BE REPLACED

t h a
 triad/holmes assoc.
 civil engineering
 land surveying
 MAMMOTH LAKES
 BISHOP
 REDWOOD CITY

PREPARED & SUBMITTED BY:
 THOMAS A. PLATZ
 REGISTERED PROFESSIONAL ENGINEER
 NO. C 41039
 CIVIL
 STATE OF CALIFORNIA

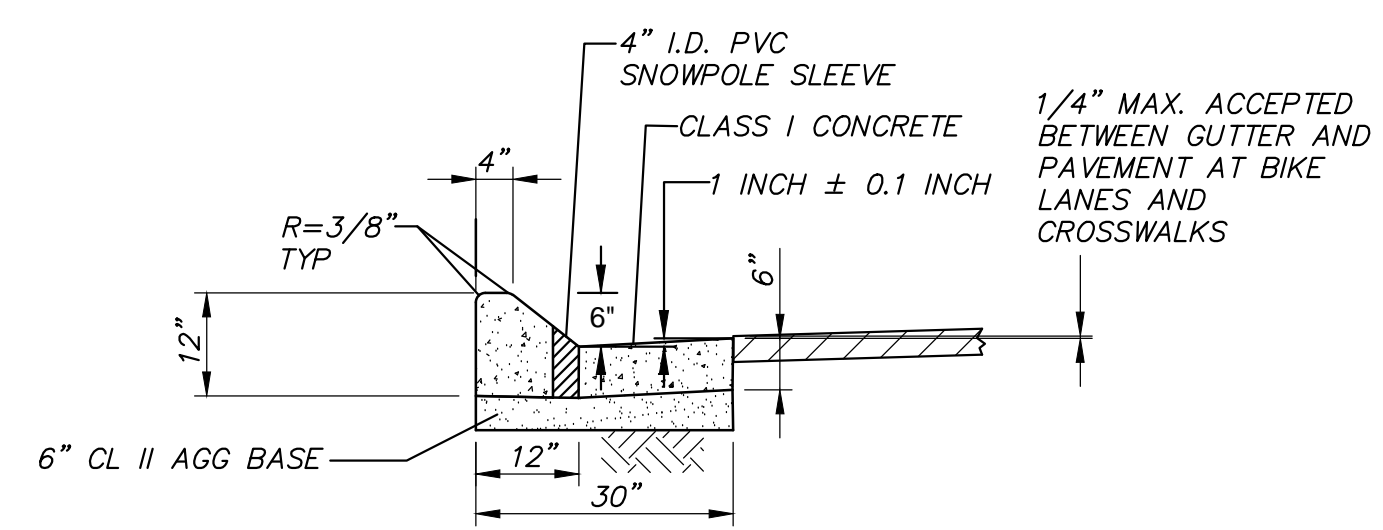
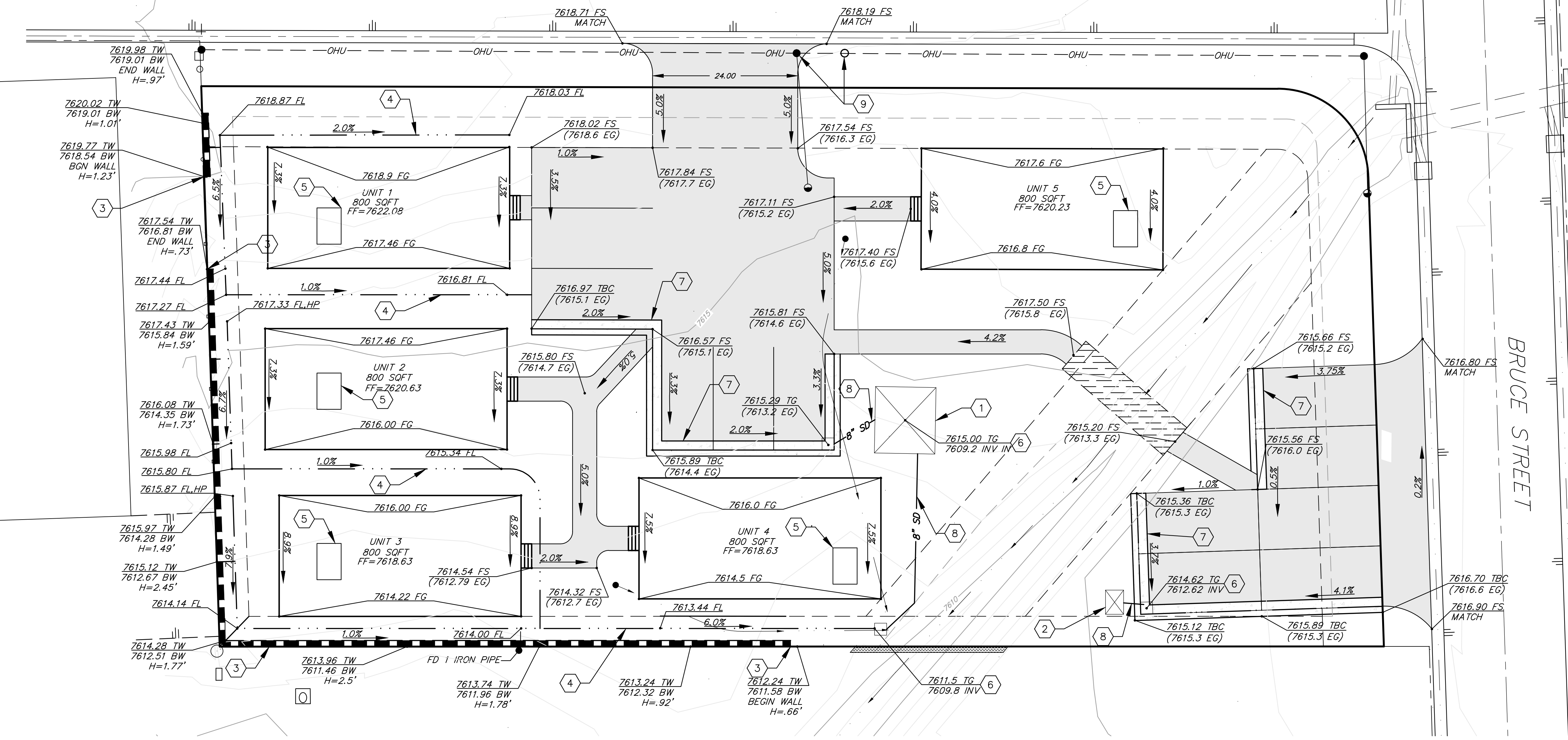
DATE:

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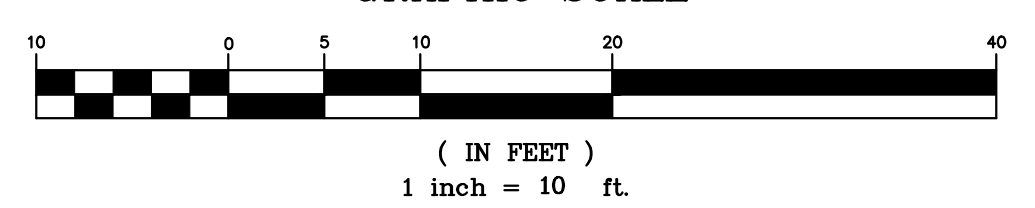
BRUCE & HOWARD STREETS
 CONCEPTUAL GRADING AND DRAINAGE



7 TYPE I CURB & GUTTER DETAILS
 N.T.S.

CONTOUR INTERVAL: 1'

GRAPHIC SCALE



DATE	04/19/2019
SCALE	1"=10'
DRAWN	SS/MF
JOB NO.	01-4219-01.1059.3
DWG	C2
SHEET	2 OF 3

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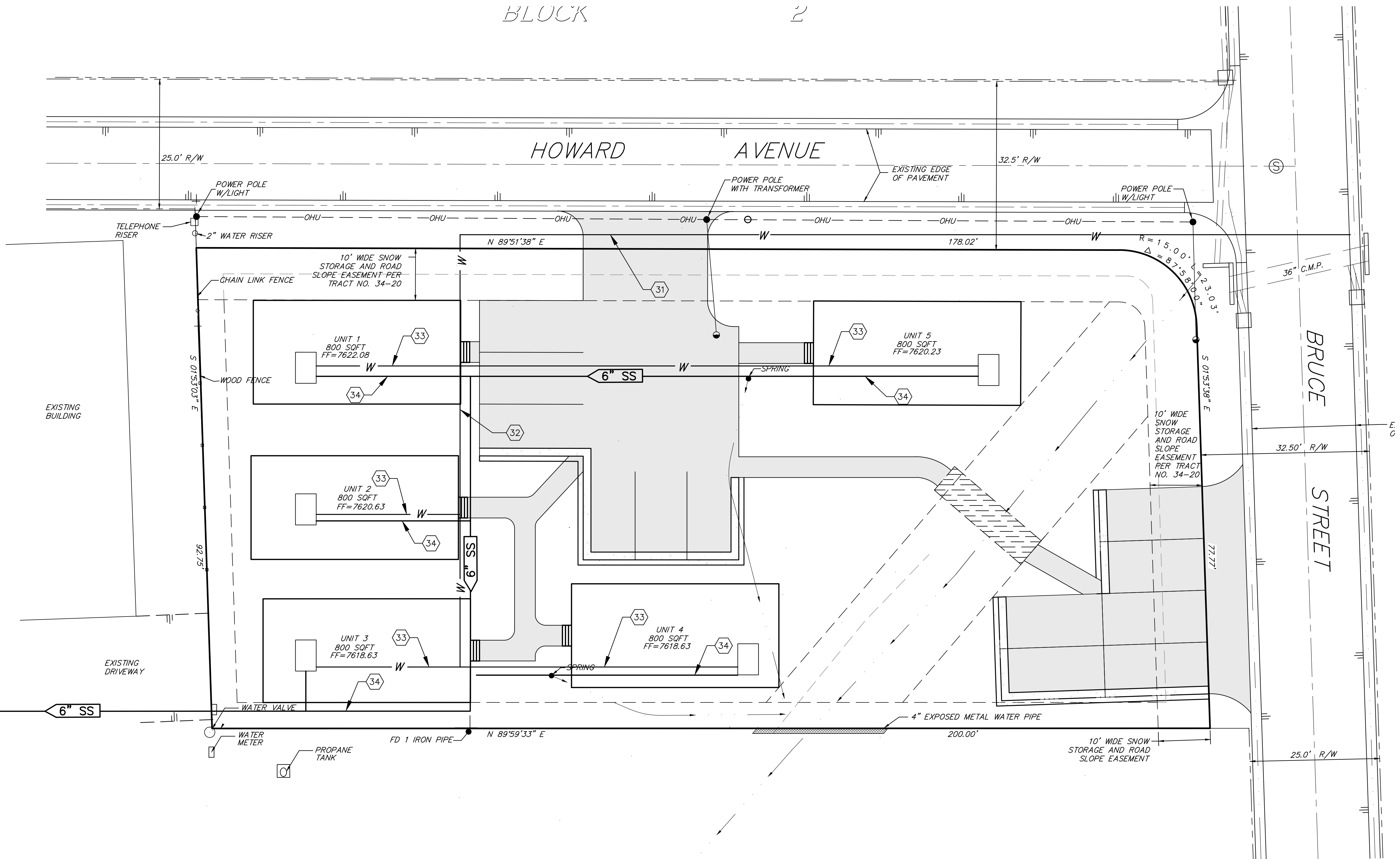
BLOCK 2

REVISIONS:	BY:

PREPARED FOR:
 INSERT CLIENT AND ADDRESS

BRUCE & HOWARD STREETS
 UTILITY MAP

DATE 04/19/2019
 SCALE 1"=10'
 DRAWN SS/MF
 JOB NO. 01.4219-01.1059.3
 DWG C3
 SHEET 3 OF 3

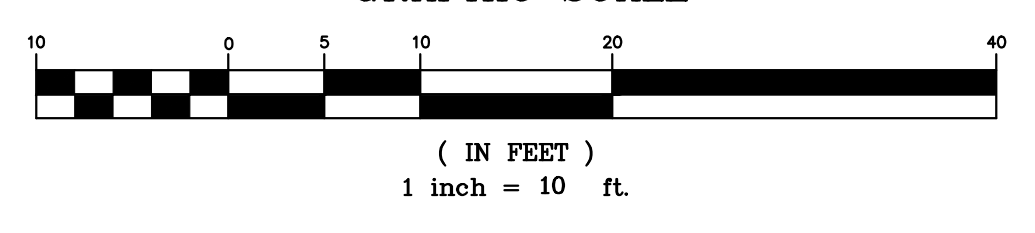


CONSTRUCTION NOTES

- 31) INSTALL 2" WATER LINE LATERAL
- 32) INSTALL 1" WATER LINE LATERAL
- 33) INSTALL 3/4" WATER LINE LATERAL
- 34) INSTALL 6" SEWER LATERAL

CONTOUR INTERVAL: 1'

GRAPHIC SCALE



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