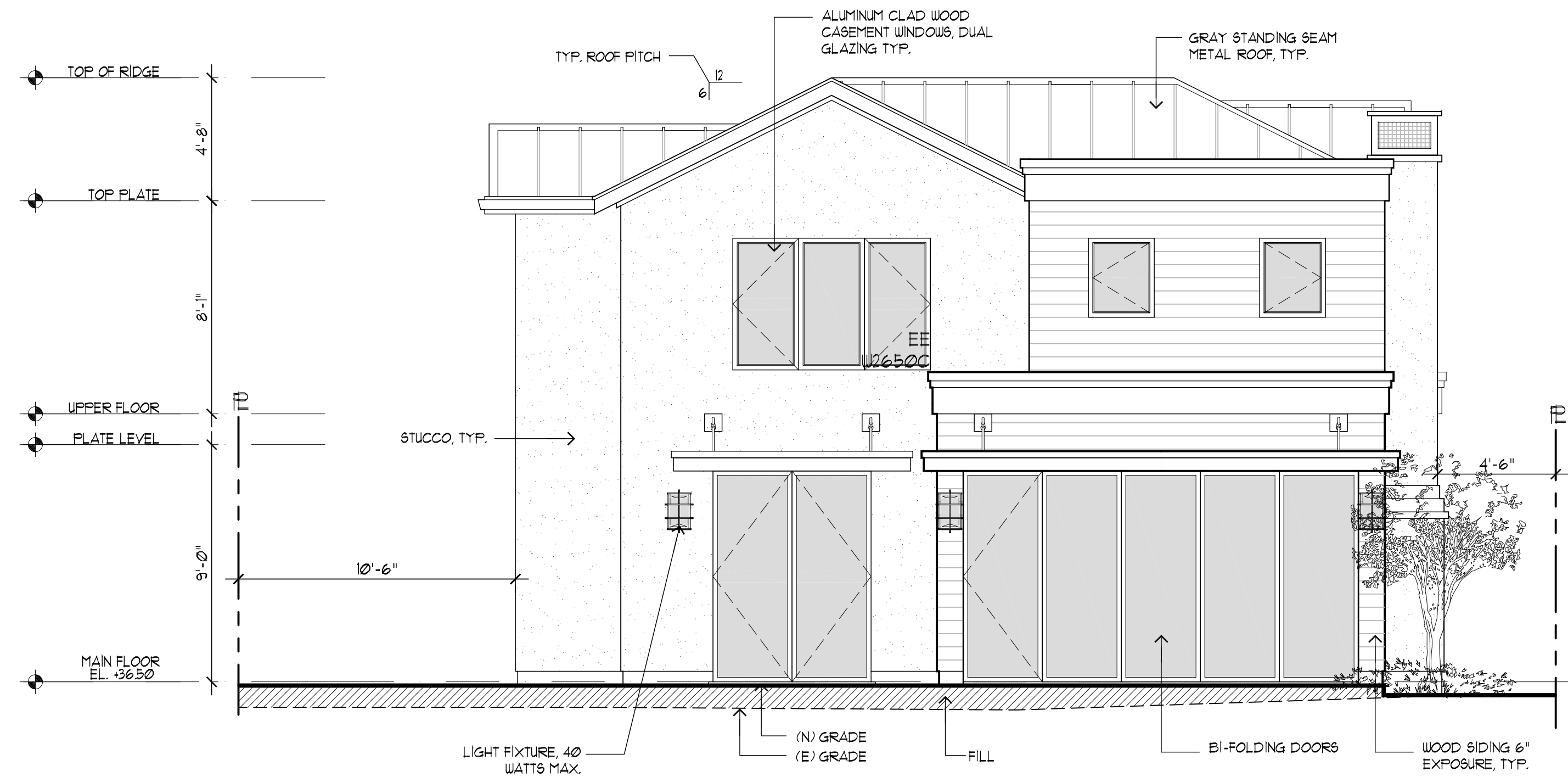
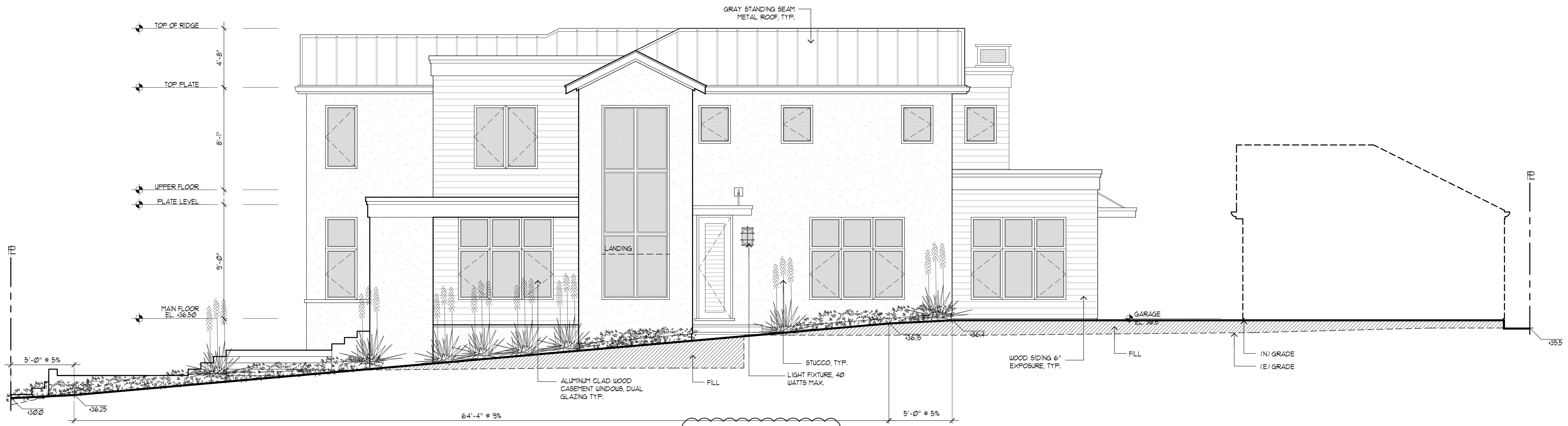




LEGEND
EE : EMERGENCY EGRESS



REAR ELEVATION
SCALE: 1/4"=1'-0"



RIGHT ELEVATION
SCALE: 1/4"=1'-0"

REVISIONS		BY
10/15/19	△	PU
10/23/19	△	PU

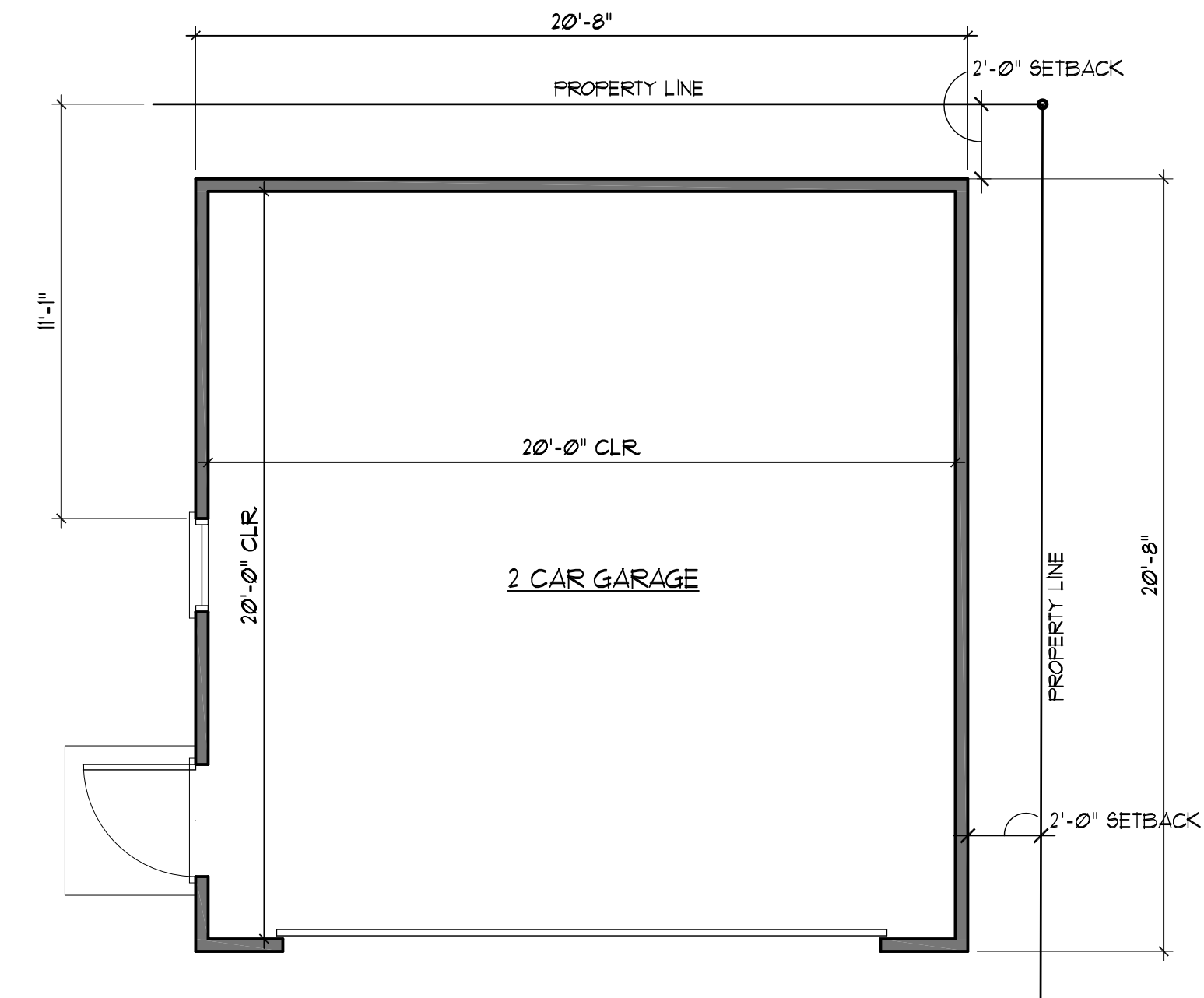
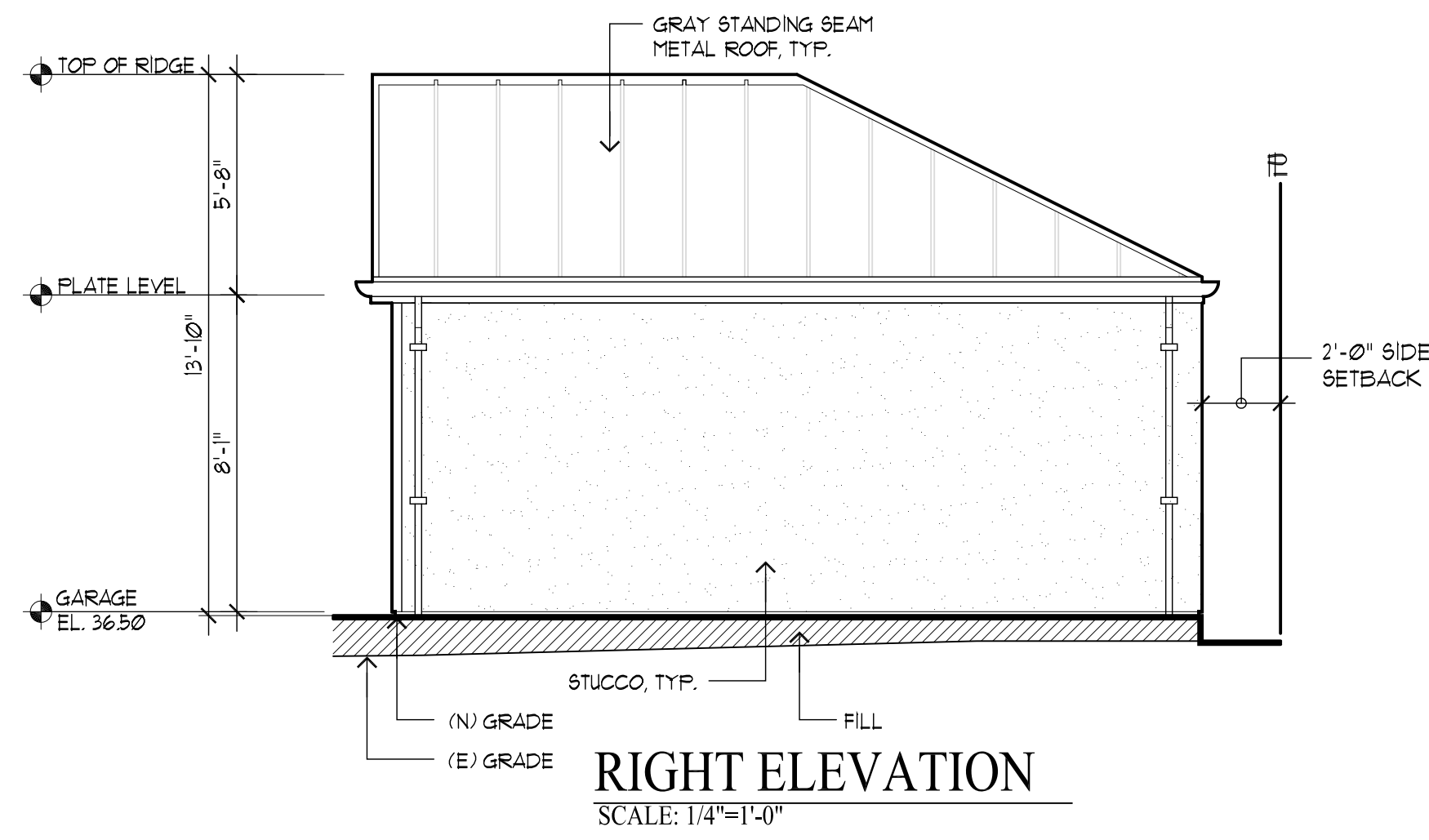
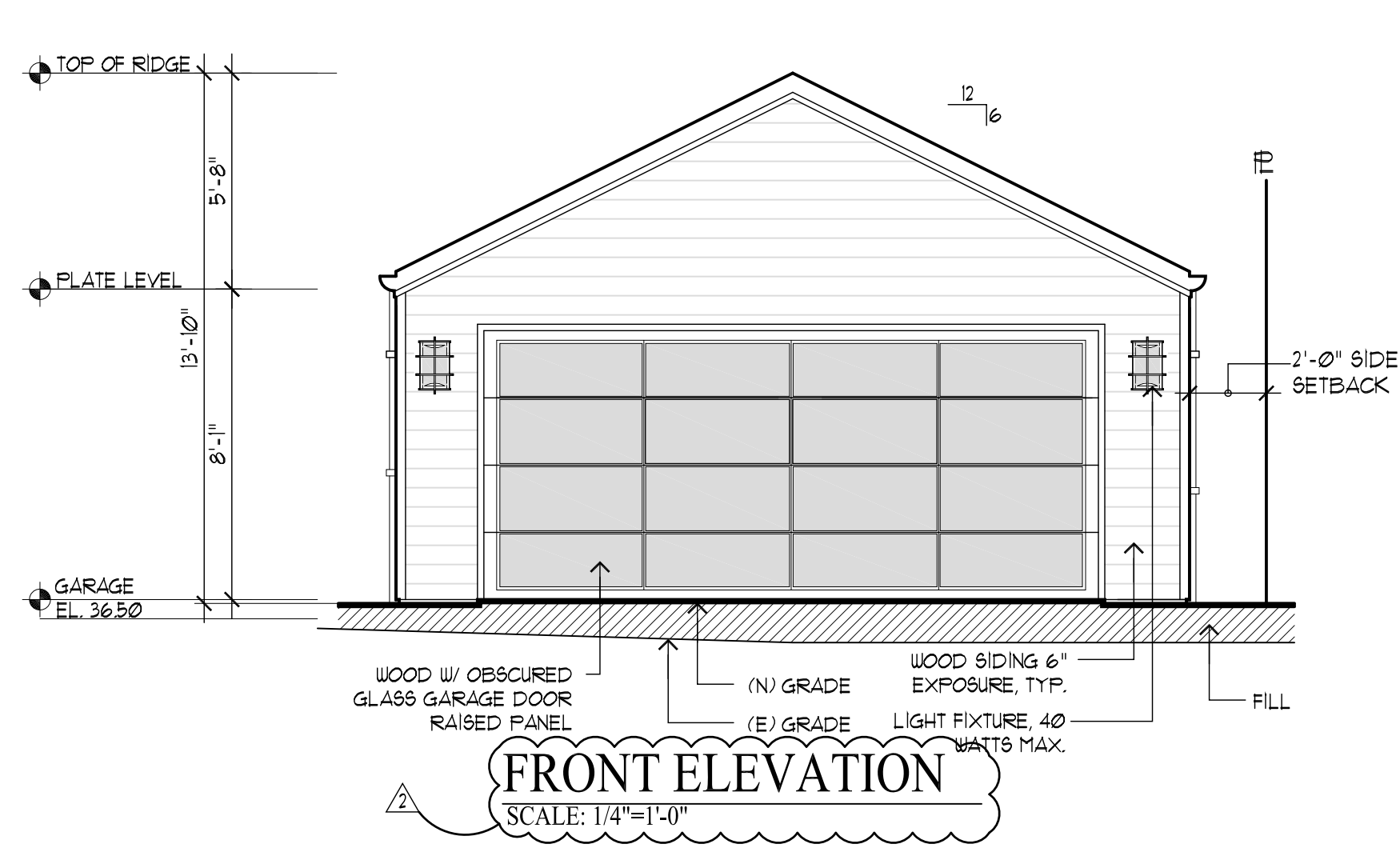
CHU DESIGN ASSOCIATES INC.
55 W. 43rd AVENUE
SAN MATEO, CALIFORNIA 94403
TEL.: (650) 345-9286
FAX: (650) 345-9287

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NEW RESIDENCE
1335 BALBOA AVE.,
BURLINGAME CA
A.P.N.: 026-022-060

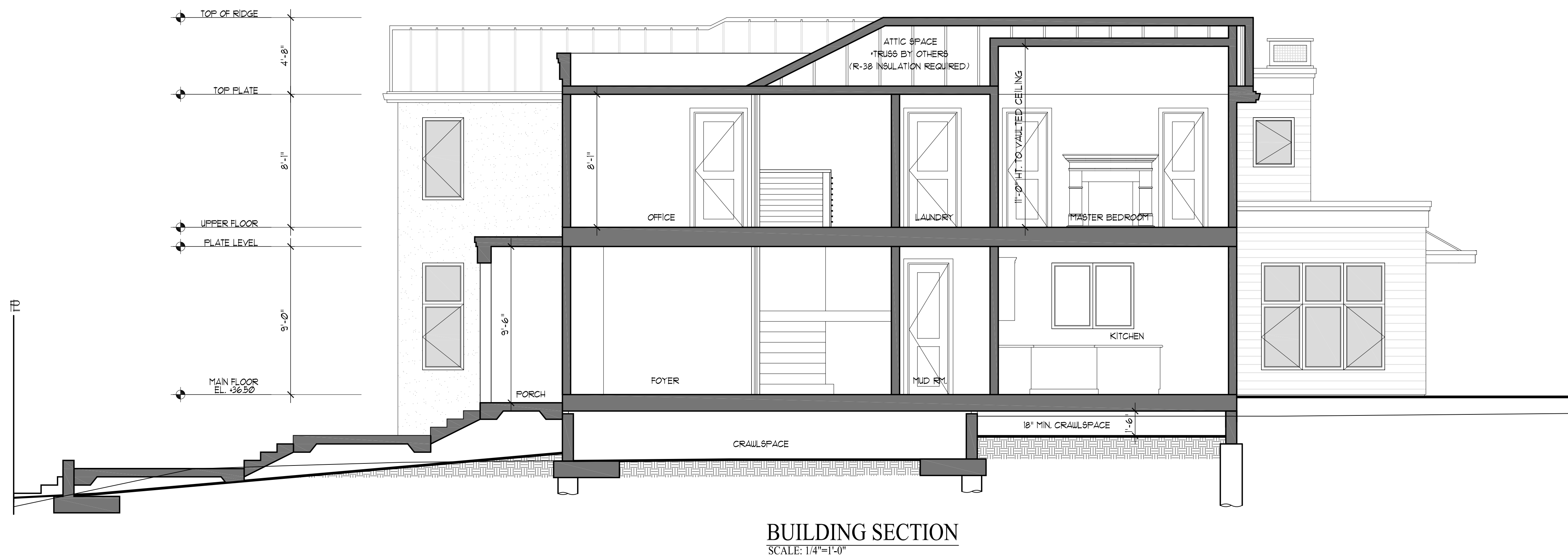
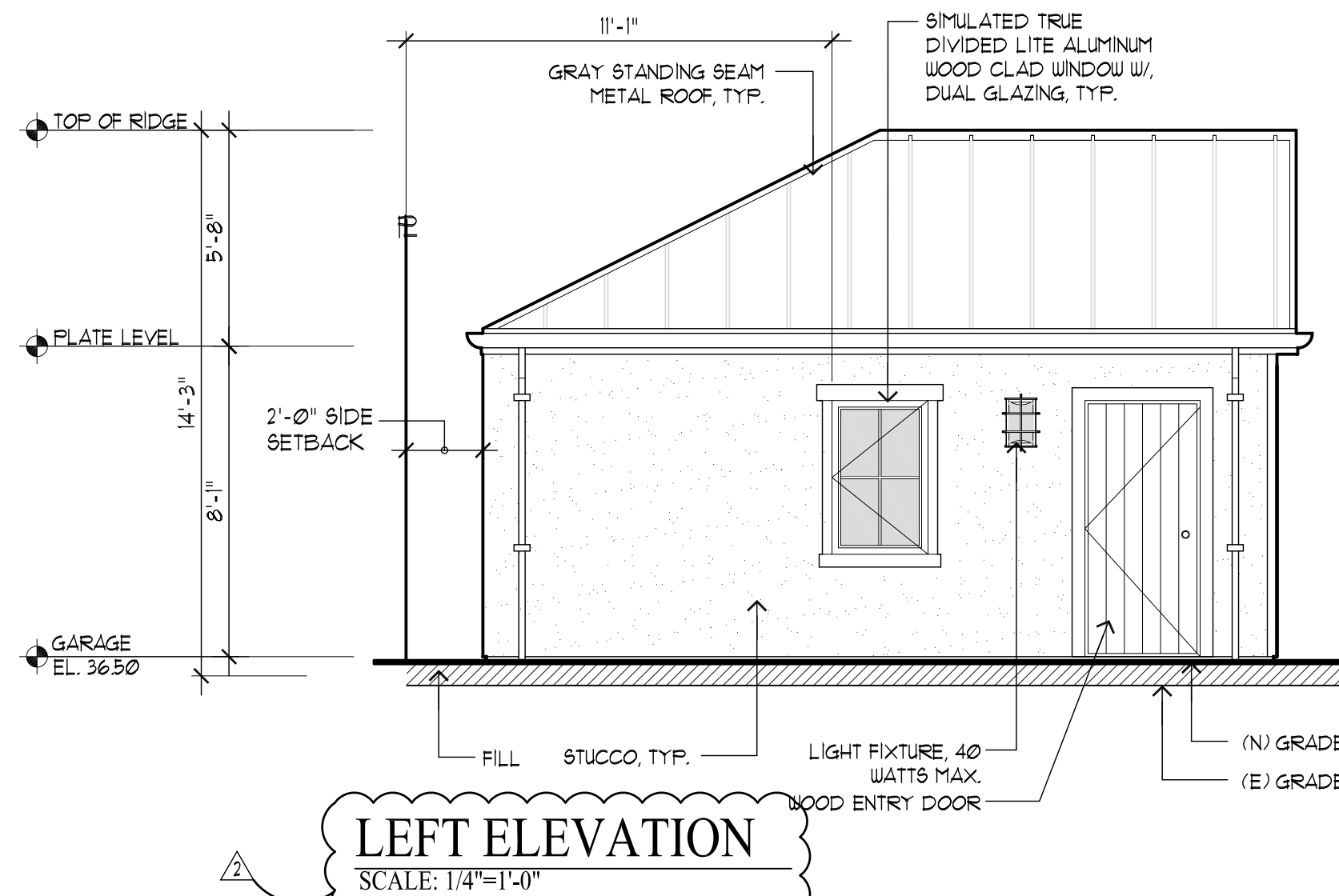
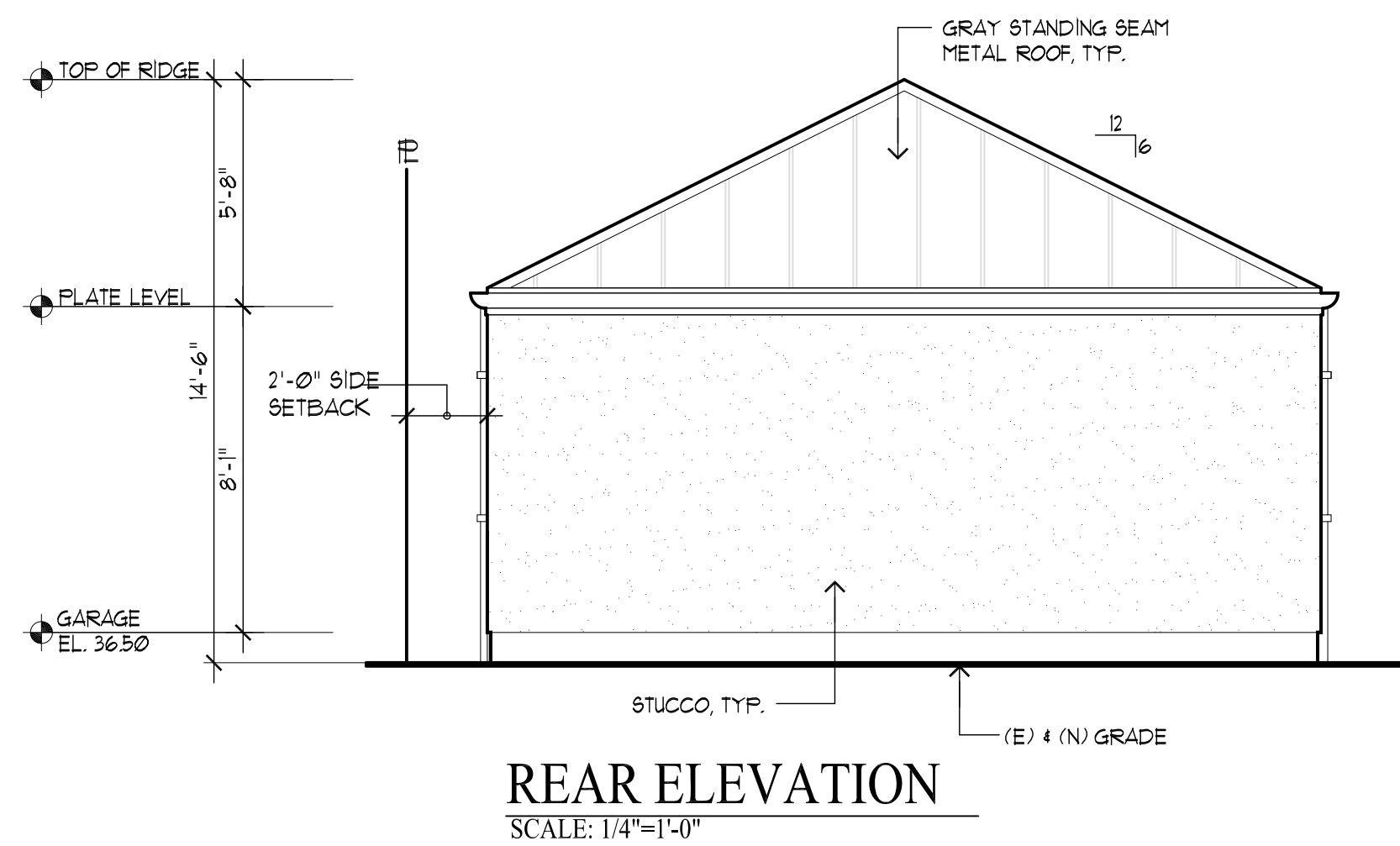
DATE: JULY 2019
SCALE: AS NOTED
DRAWN: PU
FOR: PU
SHEET NO.

A.5
OF SHEETS



- NOTES:
1. GARAGE EXTERIOR BEARING WALLS LESS THAN FIVE FEET FROM THE PROPERTY LINE WILL BE BUILT OF ONE-HOUR FIRE RATED CONSTRUCTION. 2016 CBC TABLE R302.1(1) OR 2016 CBC, TABLE 602
 2. GARAGE ROOF EAVES WILL NOT PROJECT WITHIN TWO FEET OF THE PROPERTY LINE 2016 CBC TABLE R302.1(1) OR 2016 CBC TABLE 705.2

GARAGE FLOOR PLAN
SCALE: 1/4"=1'-0"



REVISIONS	BY
PLANNING 10/15/19	PU
PLANNING 10/23/19	PU

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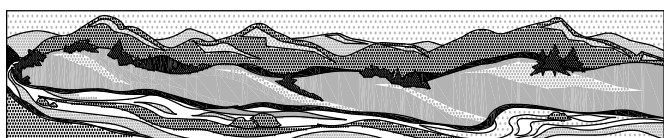
DATE:	JULY 2019
SCALE:	AS NOTED
DRAWN:	PU
FOR:	
SHEET NO.	

TOPOGRAPHIC SURVEY

LANDS OF CERC
LOT 6, BLOCK 40, EASTON ADDITION
TO BURLINGAME NO. 3 (4-RSM-45)
1335 BALBOA AVENUE

CITY OF BURLINGAME SAN MATEO COUNTY CALIFORNIA

SCALE: AS NOTED AUGUST 22, 2019



QUIET RIVER

Land Services Inc.

6747 Sierra Court, Suite K
Dublin, CA 94568
(925) 734-6788 Phone

BASIS OF BEARINGS

PARCEL MAP 97-1 FILED IN BOOK 70 AT PAGE 59 IN THE RECORDS OF SAN MATEO COUNTY, AND TWO FOUND MONUMENTS AS SHOWN.

BASIS OF ELEVATION

THE ELEVATIONS SHOWN HEREON WERE DERIVED FROM L-1/L-2 DATA COLLECTED USING NAVSTAR GLOBAL POSITIONING SYSTEM (GPS) AND A CHCX900-OPUS RECEIVER AND POST-PROCESS USING THE CORS NETWORK. ALL ELEVATION EXPRESSED IN NAVD 1988 DATUM.

SURVEYOR'S STATEMENT

I, KEVIN M. MCGUIRE, A REGISTERED PROFESSIONAL LAND SURVEYOR DULY LICENSED BY THE LAWS OF THE STATE OF CALIFORNIA DO HEREBY STATE THAT THE TOPOGRAPHY, SPOT ELEVATIONS, LOCATIONS OF IMPROVEMENTS AS SHOWN, ARE BASED UPON A FIELD SURVEY PERFORMED AUGUST 1, 2019 BY OUR COMPANY FIELD CREW, AND I FURTHERMORE DO STATE THAT THE PROPERTY BOUNDARY LINES, RIGHTS-OF-WAY AND EASEMENTS, IF ANY, ARE BASED UPON ITEMS OF PUBLIC RECORD AND FIT TO FOUND MONUMENTS AS SHOWN AND REFERENCED HEREON. THIS MAP AND THE ITEMS AND INFORMATION AS SHOWN, WERE DONE UNDER MY SUPERVISION AND DIRECTION AND ARE TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF.

KEVIN M. MCGUIRE, CA PLS #6437

8/22/19

DATE



NOTES

- NO TITLE REPORTS WERE SUPPLIED FOR THIS PROJECT AND ONLY LIMITED PROPERTY/DEED RESEARCH WAS DONE, CONSEQUENTLY EASEMENTS OF RECORD, IF ANY, AND ANY RECENT CHANGES IN LAND PARCEL BOUNDARIES WILL NOT BE REFLECTED HEREON. UNDERGROUND UTILITY LINES WERE NOT LOCATED FOR THIS SURVEY.
- DATE OF FIELD SURVEY: AUGUST 1, 2019
- PROJECT BENCHMARK: SET MAG NAIL IN BALBOA AVENUE ELEV. 28.48±
- CONTOURS SHOWN HEREON ARE AT ONE FOOT (1') INTERVALS

SETBACK TABLE

HOUSE #	APN	FRONT SETBACK
1353	026-022-020	24.5'
1349	026-022-030	13.7' **
1345	026-022-040	21.6'
1341	026-022-050	21.1'
1335 (SUBJECT)	026-022-060	23.3'
1331	026-022-070	27.2'
1329	026-022-080	24.8'
1325	026-022-090	24.3'
1321	026-022-100	24.1'
1317	026-022-110	24.3'
1313	026-022-120	24.3'
1309	026-022-130	26.3'
AVERAGE:		23.3'

** TO FACE OF GARAGE

LEGEND

- SUBJECT PROPERTY LINE
- ADJOINER PROPERTY LINE
- HOUSE OVERHANG/GUTTERS
- EXISTING FENCE LINE
- SPOT ELEVATION
- SURVEY CONTROL POINT
- PROJECT BENCHMARK
- FOUND IRON PIPE MONUMENT (PER RECORD MAP)
- SET 1/2" REBAR W/ ORANGE CAP, LS #6437

