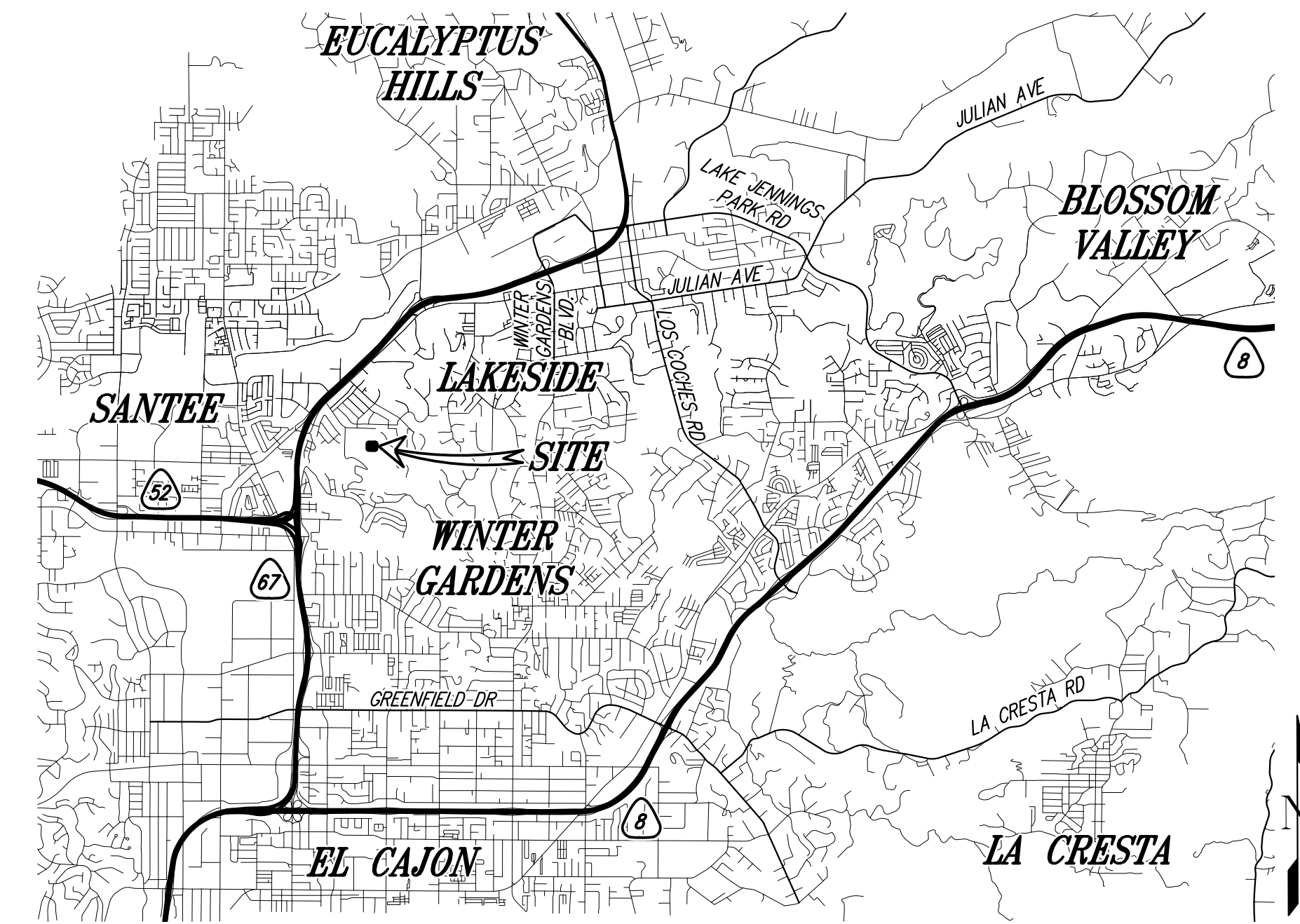


JUTRAS RESIDENCE PRELIMINARY GRADING PLAN



VICINITY MAP
SCALE: 1" = 5,000'

ASSESSOR'S PARCEL NUMBER
385-010-16-00

LEGAL DESCRIPTION

PARCEL 1, PORTION OF LOT 2, BLOCK 7 OF THE SUBDIVISION OF LOTS 'H' AND 'O' OF RANCHO EL CAJON, IN THE CITY OF SANTEE, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 817 FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY APRIL 2, 1896 AND A PORTION OF THE SOUTH HALF OF LAKESIDE AVENUE, NOW VACATED AND CLOSED TO PUBLIC USE AS DESCRIBED IN DEED DOC.#2000-0121825 RECORDED MARCH 10, 2000, O.R.

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CALIFORNIA COORDINATE SYSTEM OF 1983, ZONE 6, (LOCALLY BASED ON NGS STATIONS "BELL", "COMLES" & "SANTEE"), BEING THE GRID BEARING BETWEEN GPS STATIONS "2156" AND "2153" PER RECORD OF SURVEY NO. 11252. I.E. NORTH 70°06'51" EAST.

BENCHMARK

THE BENCHMARK USED FOR THIS SURVEY IS THE ABOVE MENTIONED GPS STATION "2153" PER RECORD OF SURVEY NO. 11252, BEING A STANDARD STREET SURVEY MONUMENT PER MAP 8918; NO STAMPING, AT THE CL OF EDDINGTON ROAD 5' SWLY OF THE CL OF CRYSTAL SPRINGS ROAD ELEVATION: 437.34 PER SAID ROS 11252 DATUM: MEAN SEA LEVEL

SOURCE OF TOPOGRAPHY

TOPOGRAPHIC AND MAPPING DATA SHOWN HEREON WAS OBTAINED THROUGH A PRECISE FIELD SURVEY BY ALTA LAND SURVEYING, INC., DATED OCTOBER 24, 2020

DISTURBED AREA CALCS

PAD + SLOPES:	14,729	SF
DRIVEWAY:	2,200	SF
PRIMARY SEPTIC:	0	SF
FIRE CLEARING:	0	SF
TOTAL:	16,999	SF
IF ≥ 1 AC. PROVIDE WWD# 0.39 AC. < 1.0 AC.		

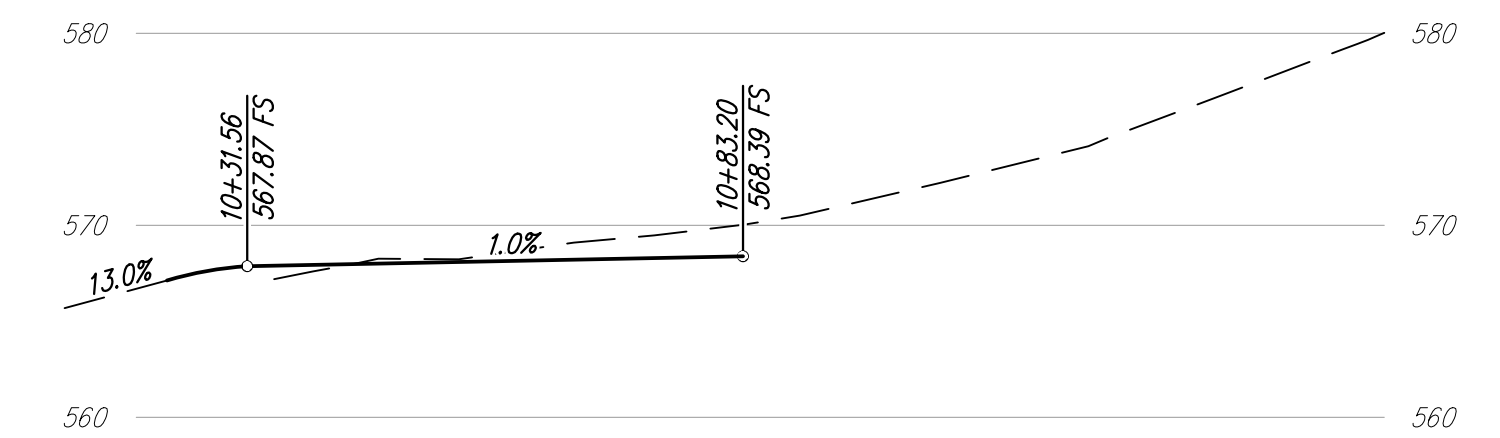
"ALL REQUIRED FIRE CLEARING WILL NOT CREATE A LAND DISTURBANCE ACTIVITY AS DEFINED BY COUNTY CODE."

ESTIMATED GRADING QUANTITIES

DESCRIPTION	QUANTITY	IMPORT	EXPORT
CUT QUANTITIES:	4,160 CY	0 CY	0 CY
FILL QUANTITIES:	0 CY	0 CY	4,160 CY

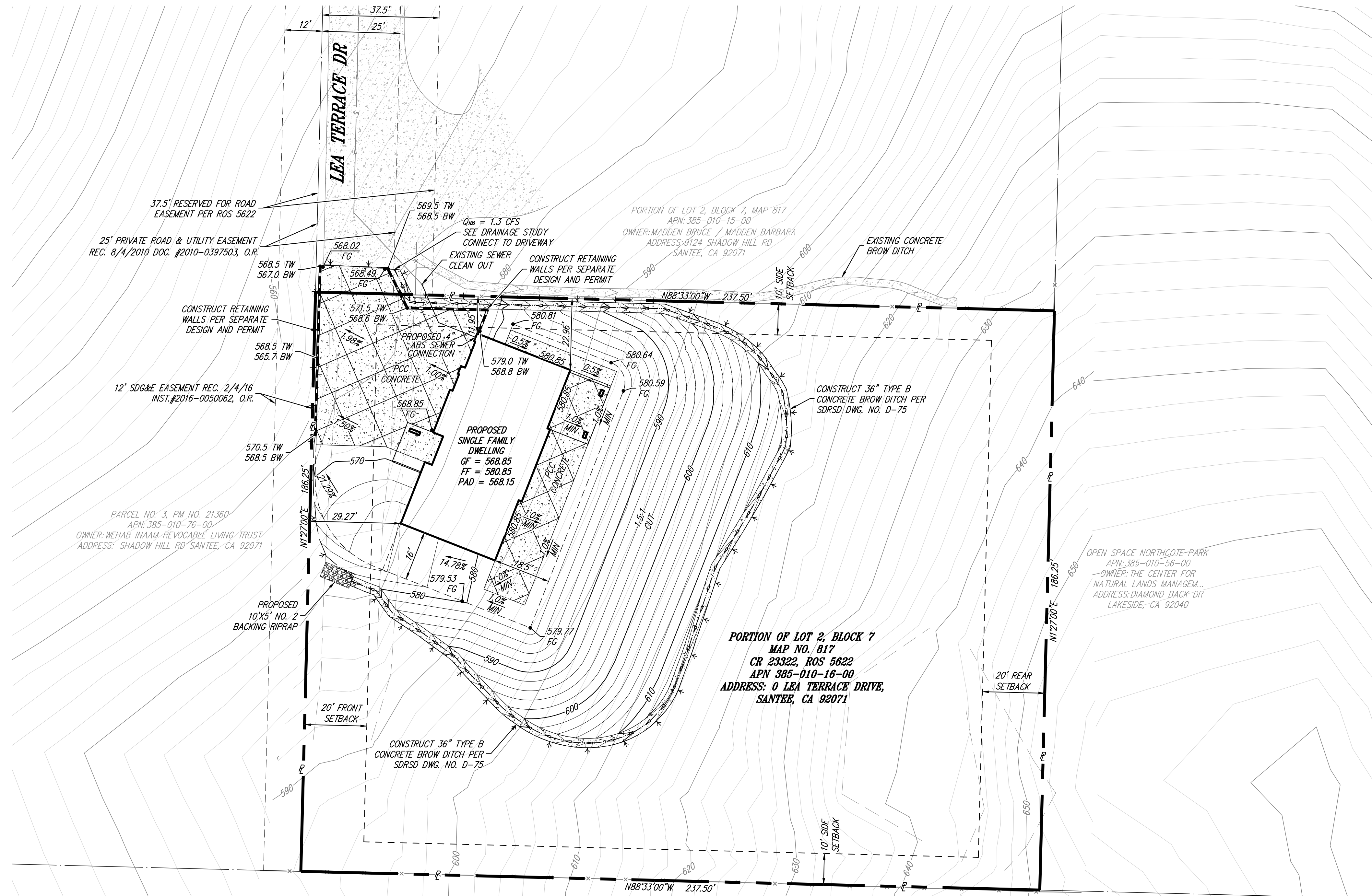
IMPERVIOUS TABLE

ROOF TOP AREA	= 2,584
SIDEWALK AREA	= 2,084
DRIVEWAY AREA	= 2,200
TOTAL	= 6,868

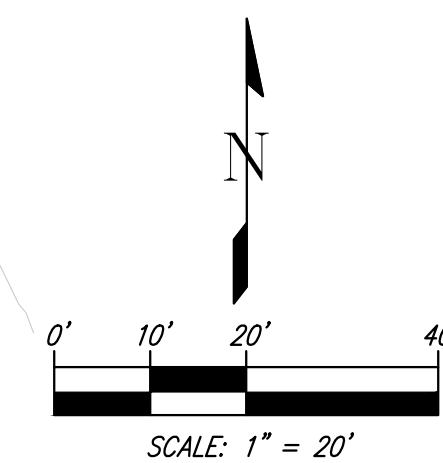


PRIVATE DRIVE

HORIZONTAL SCALE: 1" = 20'
VERTICAL SCALE: 1" = 10'



PORTION OF LOT 2, BLOCK 7
MAP NO. 817
CR 23322, ROS 5622
APN 385-010-16-00
ADDRESS: 0 LEA TERRACE DRIVE,
SANTEE, CA 92071



SCALE: 1" = 20'

CONTRACTOR	REFERENCES	DATE	BY	REVISIONS	ACPTD	BENCH MARK	SCALE	DESIGNED BY	DRAWN BY	CHECKED BY	REVIEWED	CITY OF SANTEE	DEPARTMENT OF DEVELOPMENT SERVICES	CITY W.O. NO.	DRAWING NO.
INSPECTOR						STATION "2153" PER ROS 11252 - STD STREET SURVEY MONUMENT NON-STAMPED PER MAP 8918	HORIZ:	PLANS PREPARED UNDER THE SUPERVISION OF			BY	PRELIMINARY GRADING PLAN FOR:		DR2021-3	C-1
DATE COMPLETED						LOCATION: CL OF EDDINGTON RD. 5' SWLY OF THE CL OF CRYSTAL SPRINGS RD. ELEV: 437.34 DATUM: MSL	VERT:	RCE NO.	DATE EXPIRES		PROJECT ENGINEER	0 LEA TERRACE DRIVE	TM OR DR 200X-XX		SHEET 1 OF 1

PRELIMINARY - NOT FOR CONSTRUCTION

PAPER SIZE: Arch D (24" x 36") PLOTTED: 1/5/2023 11:19 AM
CAD FILE: K:\Personal\Projection Engineering, Inc\Projects\201202 - 0 Lea Terrace Drive\Engineering Plans\3 - Production\DWG\Preliminary Engrin LAYOUT: Layout1
ATTACHED IMAGES: XRef: 0 Lea Terrace Drive - Topo; XRef: 0 Lea Terrace Drive - Mapping; XRef: 0 Lea Terrace Drive - Site
ATTACHED XREFS: XRef: 0 Lea Terrace Drive - Cut Sheet - Grading; XRef: 0 Lea Terrace Drive - Vicinity Map; XRef: 0 Lea Terrace Drive - Mapping; XRef: 0 Lea Terrace Drive - Site