



**PROPOSED SOUTH FACADE, VIEW NORTH FROM FREMONT AVENUE ( FOR REFERENCE ONLY)**

**3**

# CAF TENTATIVE PARCEL MAP LOS ALTOS, CALIFORNIA

**SCOPE:**

- TENTATIVE PARCEL MAP: SUBDIVIDE ONE LOT INTO TWO LOTS
- HISTORIC PERMIT: RELOCATE EXISTING HISTORIC 2 STORY DETACHED ACCESSORY STRUCTURE AT REAR (EAST DIRECTION)

APN#:	197-16-064
OWNER:	THE FUCILLA LOS ALTOS LLC, LISA FUCILLA AMOROSO, MOLLIE FUCILLA, AUDREY CARLSON, AND CARRIE FUCILLA THOMAS
PROJECT ADDRESS:	1485 FREMONT AVENUE LOS ALTOS, CA 94024
BUILDING OCCUPANCY:	R-3/ U
TYPE OF CONSTRUCTION:	V-B
ZONING:	R1-10
EXISTING LOT SIZE:	64,379.99 sf
PROPOSED LOT 1 GROSS & NET SIZE:	41,989.93 sf
PROPOSED LOT 2 GROSS SIZE:	22,390.06 sf
PROPOSED LOT 2 NET SIZE:	20,265.42 sf
HISTORIC STATUS:	YES
FLOOD ZONE:	X
STORIES:	2
ACCESSORY STRUCTURE:	YES
FIRE SPRINKLERS:	NO
ALLOWABLE LOT COVERAGE:	14,696.48 sf
ALLOWABLE F.A.R.:	6,948.99 sf (3,850 + 10% [41,989.93-11,000])
FRONT SETBACK:	25'
SIDE SETBACK:	10' FIRST STORY, 17.5' SECOND STORY
REAR SETBACK:	25'
HEIGHT LIMIT:	27'

**ZONING COMPLIANCE**

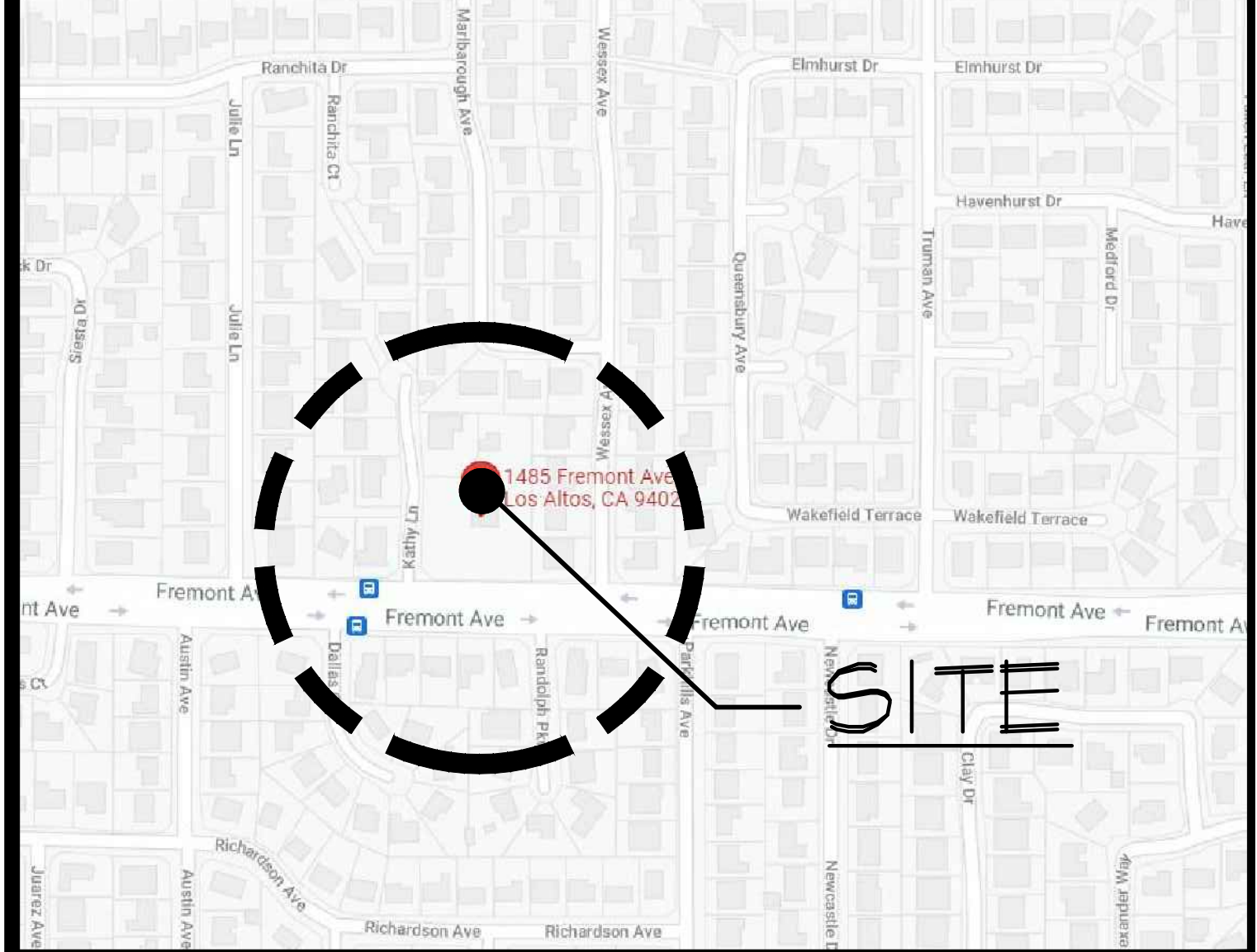
	Existing	Proposed	Allowed/Required
<b>LOT COVERAGE:</b>			
Land area covered by all structures that are over 6 feet in height	4,831.9 sf	NO CHANGE	12,596.97 sf (30%)
<b>FLOOR AREA:</b>			
Measured to the outside surface of exterior walls		NO CHANGE	
1st Flr: 2,982.2 sq ft			6,648.9 sf (3,850 + 10% [41,989.93-11,000])
2nd Flr: 964.1 sq ft			
Garage: 1,351.3 sq. ft.			
ADU: 1,351.3 sq. ft.			
<b>Total: 5,297.6 sq ft (ADU Exempt from FAR)</b>			
<b>MAIN HOUSE SETBACKS:</b>			
Front	93' - 9 1/4"	NO CHANGE	25 feet
Rear	62' - 8"	NO CHANGE	25 feet
Right Side (1st/2nd)	173' - 10"	NO CHANGE	10 feet / 17.5 feet
Left Side (1st/2nd)	99' - 3"	NO CHANGE	10 feet / 17.5 feet
HEIGHT:	25' - 2"	NO CHANGE	27 feet
<b>GARAGE/ADU SETBACKS:</b>			
Front	133' - 8"	166' - 4"	25 feet
Rear	59' - 7 1/4"	15' - 4"	4 feet ADU Setback
Right Side (1st/2nd)	42' - 10 3/4"	10' - 0"	10 feet / 17.5 feet
Left Side (1st/2nd)	262' - 0"	133' - 11"	10 feet / 17.5 feet
HEIGHT:	19' - 3 1/4"	NO CHANGE	16 feet

**SQUARE FOOTAGE BREAKDOWN**

	Existing	Change in	Total Proposed
<b>HABITABLE LIVING AREA:</b>			
Include habitable basement area	5,297.6 sf	NO CHANGE	NO CHANGE
<b>NON-HABITABLE AREA:</b>			
Does not include covered porches or open structures	2,461.9 sf	NO CHANGE	NO CHANGE

**LOT CALCULATIONS**

		LOT 1: 41,989.93sf	LOT 2: 22,390.06 sf	N/A
<b>NET LOT AREA:</b>	64,380			
<b>FRONT YARD HARDSCAPE AREA:</b>		0	0	
Hardscape area in the front yard setback shall not exceed 50%		0	0	
<b>LANDSCAPING BREAKDOWN:</b>	Total hardscape area (existing and proposed):	8,295.99		
	Existing softscape (undisturbed area):	56,084.00		
	Sum of all three should equal the site's net lot area:	64,379.99		
<b>LANDSCAPING BREAKDOWN:</b>	Total hardscape area (existing and proposed):	8,295.99		
LOT 1	Existing softscape (undisturbed area):	33,694.00		
	Sum of all three should equal the site's net lot area:	41,989.99		
<b>LANDSCAPING BREAKDOWN:</b>	Total hardscape area (existing and proposed):	0.00		
LOT 2	Existing softscape (undisturbed area):	22,390.06		
	Sum of all three should equal the site's net lot area:	22,390.06		



**VICINITY MAP**

**6**

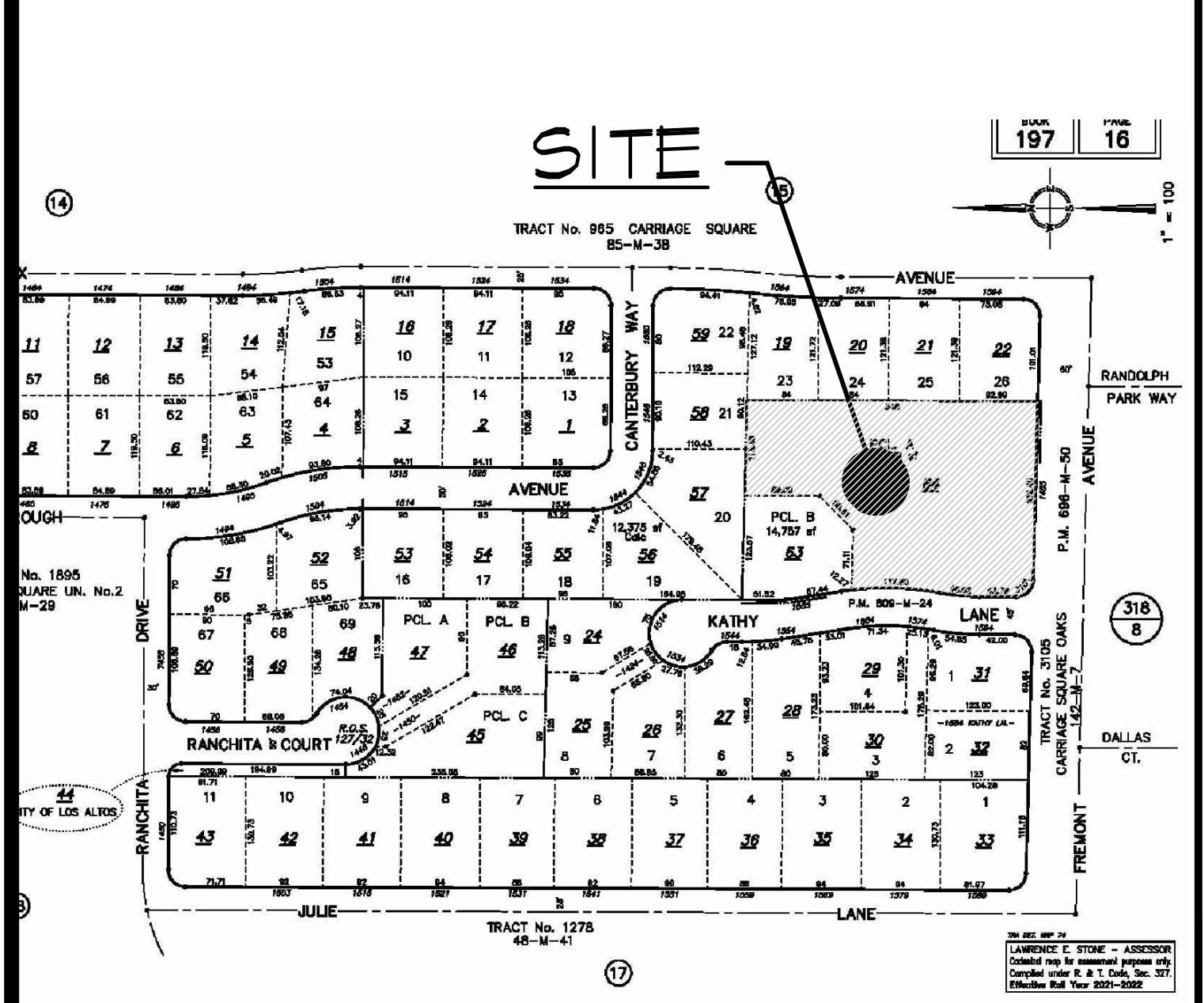
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|---|--|
| <p><b>SURVEYOR</b><br/>GIULIANI &amp; KULL- SAN JOSE, INC.<br/>4880 STEVENS CREEK BLVD., SUITE #100<br/>SAN JOSE, CA 95129<br/>TEL: (408) 615-4000<br/>ATTN: MARK A. HELTON<br/>mhelton@gk-sj.com</p> <p><b>CIVIL ENGINEER</b><br/>GREEN CIVIL ENGINEERING, INC.<br/>1900 S. NORFOLK ST, SUITE 350<br/>SAN MATEO, CA 94403<br/>TEL:(650) 931-2514<br/>ATTN: AMBROSE WONG<br/>ATTN:HON-CHEONG LEE<br/>awong@green-ce.com<br/>hlee@green-ce.com</p> <p><b>HISTORIC PREVENTION &amp; URBAN REVITALIZATION CONSULTANT</b><br/>PAGE AND TURNBULL<br/>170 MAIDEN LANE 5TH FLR<br/>SAN FRANCISCO, CA 94108<br/>TEL: (415) 362-5154<br/>ATTN: CHRISTINA DIKAS<br/>dikas@page-turnbull.com</p> | <p><b>ARCHITECT</b><br/>YOUNG AND BORLIK ARCHITECTS, INC.<br/>4962 EL CAMINO REAL, SUITE 218<br/>LOS ALTOS, CA 94022<br/>TEL: (650) 688-1950<br/>FAX: (650) 323-1112<br/>ATTN: JACKIE TERRELL<br/>jackie@ybarchitects.com</p> <p><b>ARBORIST</b><br/>NIGEL BELTON<br/>PO Box 1744<br/>Aptos, CA 95001<br/>TEL: (831) 688 1239<br/>TEL: (831) 332 3483<br/>beltonnigel@gmail.com</p> <p><b>SOILS ENGINEER</b><br/>P.G. SOILS, INC.<br/>901 ROSE COURT,<br/>BURLINGAME, CA 94010<br/>TEL:(650) 347-3934<br/>ATTN: PAUL GRISHABER<br/>pgsoils.inc@gmail.com</p> |
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- ARCHITECTURAL**
- A0.1 COVER SHEET, VICINITY MAP, CONSULTANTS, SHEET INDEX, PROJECT SUMMARY
  - A0.1.1 CONDITIONS OF APPROVAL
  - A0.3 NEIGHBORHOOD CONTEXT SITE PLAN
  - A0.4 EXISTING SITE PLAN
  - A0.5 PROPOSED SITE PLAN
  - A0.6 AREA CALCULATIONS
  - A1.1 EXISTING UTILITY BASEMENT & FIRST FLOOR PLAN
  - A1.2 EXISTING SECOND FLOOR PLAN
  - A1.3 EXISTING ROOF PLAN
  - A3.0 MATERIAL BOARD
  - A3.1 EXISTING NORTH & SOUTH ELEVATIONS
  - A3.2 EXISTING EAST & WEST ELEVATIONS
  - A5.1 EXISTING DETACHED GARAGE/ADU PLANS
  - A5.2 EXISTING DETACHED GARAGE/ADU ELEVATIONS
  - A5.3 EXISTING DETACHED GARAGE/ADU SECTIONS
  - A6.0 RENDERINGS
  - A6.1 PROPOSED DAYLIGHT PLANE
  - A6.2 PROPOSED DAYLIGHT PLANE
- SURVEY**
- SU1 TOPOGRAPHIC SURVEY
  - SU2 TOPOGRAPHIC SURVEY
  - SU3 TOPOGRAPHIC SURVEY
- CIVIL**
- TM1 TITLE SHEET
  - TM2 MAP SHEET
  - TM3 OVERALL GRADING AND DRAINAGE PLAN
- ARBORIST REPORT**
- AR-1 ARBORIST REPORT
  - AR-2 ARBORIST REPORT
  - AR-3 ARBORIST REPORT
  - AR-4 ARBORIST REPORT

**PROJECT DESIGN DATA:**

2022 CALIFORNIA BUILDING CODE - VOL. 1&2  
 2022 CALIFORNIA RESIDENTIAL CODE  
 2022 CALIFORNIA MECHANICAL CODE  
 2022 CALIFORNIA PLUMBING CODE  
 2022 CALIFORNIA ELECTRIC CODE  
 2022 CALIFORNIA FIRE CODE  
 2022 CALIFORNIA GREEN BUILDING CODE (CalGreen)  
 2022 CALIFORNIA ENERGY CODE  
 2022 CALIFORNIA BUILDING ENERGY EFFICIENCY STANDARDS  
 ALONG WITH ALL OTHER LOCAL AND STATE LAWS AND REGULATIONS.

THE DOCUMENTS PREPARED BY THESE CONSULTANTS ARE AN INTEGRAL PART OF THE ARCHITECTURAL CONSTRUCTION DOCUMENTS AND SHALL BE INCORPORATED INTO THIS SET BY REFERENCE, I.E. SOILS REPORT, TITLE-24, STRUCTURAL CALCULATIONS, ETC. THE MOST STRINGENT REQUIREMENTS SHALL BE FOLLOWED. THE CONTRACTOR SHALL OBTAIN CURRENT COPIES OF ALL DOCUMENTS, READ, UNDERSTAND AND CONFIRM ANY CONFLICTS OR DISCREPANCIES OR QUESTIONS WITH APPROPRIATE CONSULTANTS.



**PARCEL MAP**

**5**

**CONSULTANTS**

**4**

**SHEET INDEX**

**2**

**PROJECT SUMMARY**

**1**

**ISSUE LOG**

TENTATIVE TRACT MAP GARAGE LOCATION JUNE 25, 2024	
1	PLAN CHECK REVS AUG. 22, 2024
2	PLAN CHECK REVS SEPT. 04, 2024
3	PLAN CHECK REVS SEPT. 11, 2024

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**A0.1**

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**NEIGHBORHOOD CONTEXT - ELEVATIONS (KATHY LANE)**

1/16" = 1'-0" **3**



**NEIGHBORHOOD CONTEXT - SITE PLAN**

1/32" = 1'-0" **2**



1594 KATHY LN



1564 KATHY LN



1555 KATHY LN



1564 WESSEX AVE



1574 WESSEX AVE



1584 WESSEX AVE



1594 WESSEX AVE

**NEIGHBORHOOD PHOTOS**

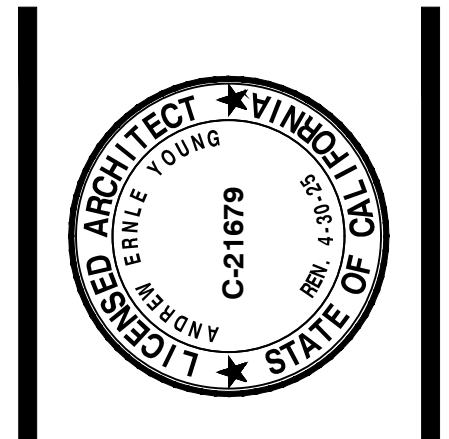
N.T.S. **1**

**ISSUE LOG**

TENTATIVE TRACT MAP GARAGE LOCATION	
JUNE 25, 2024	
1	PLAN CHECK REVS
AUG. 22, 2024	
2	PLAN CHECK REVS
SEPT. 04, 2024	

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**TREE PROTECTION NOTE:**  
THE PROJECT ARBORIST MUST WORK WITH THE DESIGN TEAM IN ORDER TO PROVIDE PLAN REVIEW COMMENTS AND RECOMMENDATIONS CONCERNING THE PRESERVATION AND PROTECTION OF DESIRABLE TREES DURING THE DESIGN PHASE OF THIS PROJECT. THESE RECOMMENDATIONS PERTAIN TO THE PROTECTION OF THE CRITICAL ROOT ZONES OF THOSE TREES THAT WILL BE SITUATED WITHIN CLOSE PROXIMITY TO GRADING, WORK, THE INSTALLATION OF UNDERGROUND UTILITIES AND DRAINS AND ALL OTHER CONSTRUCTION ACTIVITIES.

1. TREE PROTECTION ZONE (TPZ) FENCE LOCATIONS MUST BE SHOWN ON THE FINAL SITE DEMOLITION AND CONSTRUCTION PLANS.

2. RECOMMEND THAT THE INDIVIDUAL TREE NUMBERS IDENTIFIED WITHIN ARBORIST REPORT ARE SHOWN ON THE COMPLETED CIVIL PLANS, SO AS TO PROVIDE AN EASY REFERENCE IN THE FIELD DURING THE DEMOLITION AND CONSTRUCTION PERIODS OF THIS PROJECT.

3. ARBORIST RECOMMEND THAT THE FOLLOWING NOTES BE ADDED ON THE FINAL DEMOLITION, GRADING, DRAINAGE, UTILITY AND CONSTRUCTION PLAN SHEETS:

- TREE PROTECTION ZONE FENCING MUST BE INSTALLED BEFORE SITE DEMOLITION AND CONSTRUCTION WORK PROCEEDS. THE PROJECT ARBORIST MUST INSPECT AND APPROVE OF THESE FENCES BEFORE ANY CONSTRUCTION EQUIPMENT COMES ONTO THE SITE. THESE FENCES MUST NOT BE DISMANTLED OR MOVED AT ANY TIME DURING THE CONSTRUCTION PERIOD WITHOUT FIRST OBTAINING THE CONSENT OF THE PROJECT ARBORIST.

EXISTING TREE TO BE REMOVED. TREE REMOVAL APPLICATION UNDER SEPARATE PERMIT

EXISTING PARTIAL GRAVEL DRIVEWAY TO BE DEMO'D FOR NEW FLAG LOT SHOWN SHADED

EXISTING HISTORIC HOUSE TO REMAIN

EXISTING GRAVEL DRIVEWAY TO REMAIN AND BE PRESERVED

EXISTING TREE TO BE REMOVED. TREE REMOVAL APPLICATION UNDER SEPARATE PERMIT

EXISTING LOCATION OF WATER METER, TO REMAIN

EXISTING FENCE SHOWN PURPLE TYP., TO REMAIN

**TREE PROTECTION NOTE:**  
• TREE PROTECTION ZONE FENCES MUST CONSIST OF STEEL CHAIN-LINK CONSTRUCTION AND BE ATTACHED TO STEEL POSTS DRIVEN INTO THE GROUND. LAMINATED TREE PROTECTION NOTICES MUST BE ATTACHED TO TPZ FENCES AT DISTANCES OF EVERY 15-FEET. THESE TPZ FENCES MUST NOT BE DISMANTLED OR MOVED AT ANY TIME DURING THE CONSTRUCTION PERIOD, WITHOUT FIRST OBTAINING THE CONSENT OF THE PROJECT ARBORIST.

**TREE PROTECTION NOTE:**  
• THE PROJECT ARBORIST MUST ATTEND A PRE-CONSTRUCTION MEETING WITH THE GENERAL CONTRACTOR AND THE GRADING CONTRACTOR. THE PROJECT ARBORIST MUST ALSO BE NOTIFIED CONCERNING SCHEDULED SITE MEETINGS THROUGHOUT THE CONSTRUCTION PERIOD.

• ALL CONSTRUCTION ACTIVITIES MUST BE EXCLUDED FROM FENCED TREE PROTECTION ZONES UNLESS SUCH ENCROACHMENTS ARE UNAVOIDABLE, IN WHICH CASE THE PROJECT ARBORIST MUST PROVIDE SUPERVISION REGARDING ROOT PROTECTION AND PRESERVATION WITHIN THESE AREAS. VEHICLES AND EQUIPMENT MUST BE EXCLUDED FROM TREE PROTECTION ZONES. NO MATERIALS, CHEMICALS OR WASTE PRODUCTS MAY BE STORED OR DISPOSED OF WITHIN THESE PROTECTED AREAS.

• THE PROJECT ARBORIST MUST BE NOTIFIED IN THE EVENT THAT SIGNIFICANT ROOTS OVER 2-INCHES DIAMETER ARE ENCOUNTERED DURING ANY UNDERGROUND WORK.

**TREE PROTECTION NOTE:**  
**CONSTRUCTION INSPECTION SCHEDULE:**  
1. THE TREE PROTECTION ZONE FENCES:  
• TREE PROTECTION ZONE FENCING MUST BE INSTALLED AND APPROVED OF BY THE PROJECT ARBORIST BEFORE ANY SITE DEMOLITION AND CONSTRUCTION WORK PROCEEDS.

**TREE PROTECTION NOTE:**  
• TPZ FENCES MUST NOT BE DISMANTLED OR MOVED AT ANY TIME DURING THE CONSTRUCTION PERIOD, WITHOUT FIRST OBTAINING THE CONSENT OF THE PROJECT MANAGER AND THE PROJECT ARBORIST.

NOTE-ALL CONSTRUCTION ACTIVITIES MUST BE EXCLUDED FROM FENCED TREE PROTECTION ZONES UNLESS SUCH ENCROACHMENTS ARE UNAVOIDABLE, IN WHICH CASE THE PROJECT ARBORIST MUST PROVIDE SUPERVISION REGARDING ROOT PROTECTION AND PRESERVATION WITHIN THESE AREAS. VEHICLES AND EQUIPMENT MUST BE EXCLUDED FROM TREE PROTECTION ZONES. NO MATERIALS, CHEMICALS OR WASTE PRODUCTS MAY BE STORED OR DISPOSED OF WITHIN THESE PROTECTED AREAS.

2. THE PRE-CONSTRUCTION MEETING:

• THE PROJECT ARBORIST MUST ATTEND A PRE-CONSTRUCTION MEETING WITH THE GENERAL CONTRACTOR AND THE GRADING CONTRACTOR AND MUST ALSO BE NOTIFIED CONCERNING SCHEDULED SITE MEETINGS THROUGHOUT THE CONSTRUCTION PERIOD.

**TREE PROTECTION NOTE:**  
3. SITE INSPECTIONS & SUPERVISION:

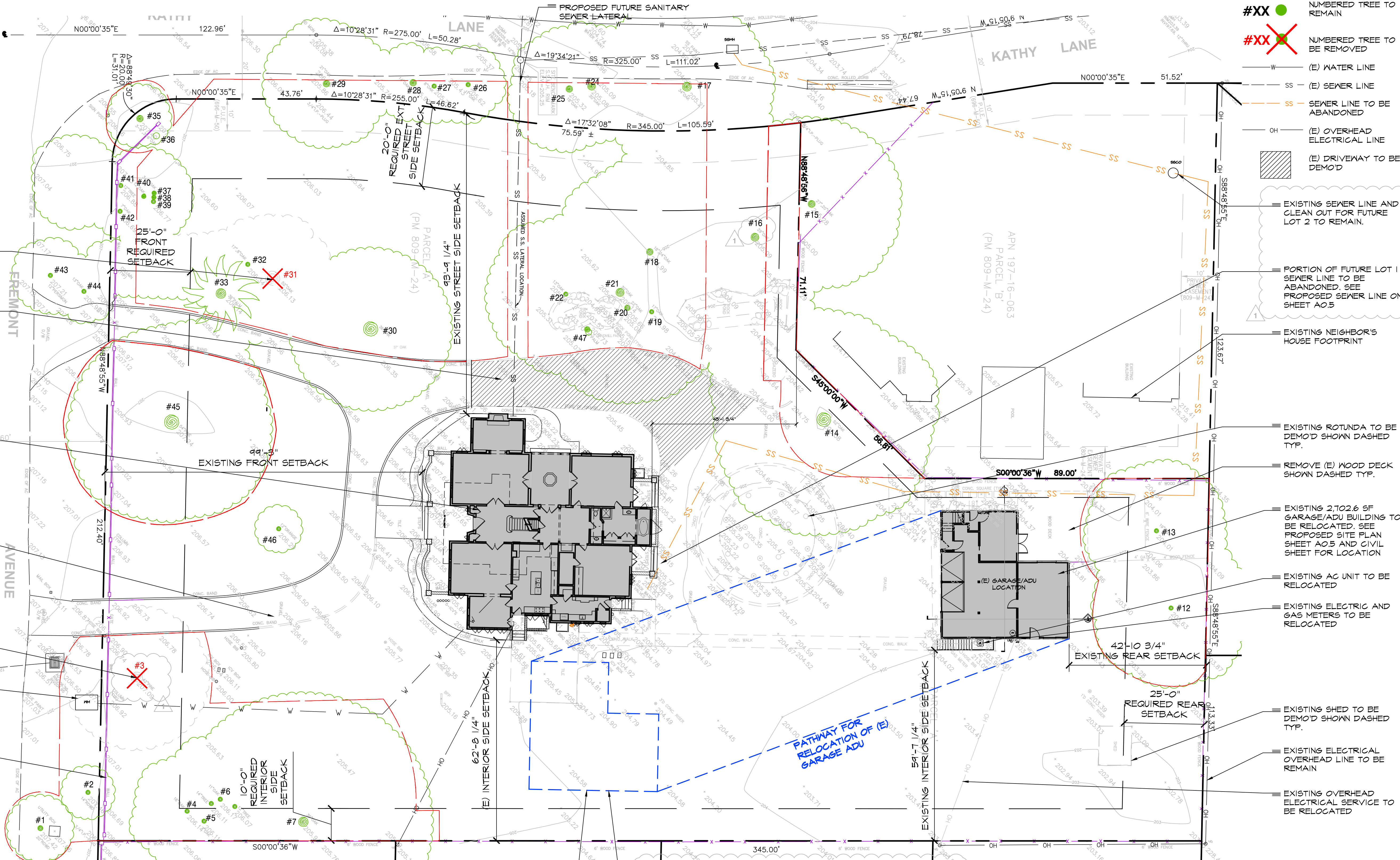
THE PROJECT ARBORIST MUST BE NOTIFIED IF SIGNIFICANT ROOTS OVER 2-INCHES DIAMETER ARE ENCOUNTERED DURING ANY UNDERGROUND WORK. ROOTS ENCOUNTERED WITHIN THE LIMITS OF GRADING AND EXCAVATION WORK THAT EXCEED 2-INCHES DIAMETER MUST BE PRUNED PROPERLY AND NOT BE TORN BY EQUIPMENT.

THE PROJECT ARBORIST MUST ALSO PROVIDE SUPERVISION OVERSIGHT CONCERNING ALL CONSTRUCTION DISTURBANCES THAT WILL ENCROACH WITHIN THE CRITICAL ROOT ZONES AREAS OF PROTECTED TREES (AS DEFINED BY THE TREE'S CANOPY DRIP LINE PERIMETERS OR BY A FACTOR OF THEIR TRUNK DIAMETER MEASUREMENTS). TREE PRUNING AND MAINTENANCE RECOMMENDATIONS:

ARBORIST RECOMMEND THAT THE TREES THAT ARE IDENTIFIED FOR PRESERVATION ON THIS SITE ARE PRUNED AND MAINTAINED BY A SKILLED TREE SERVICE PROVIDER TO IMPROVE THEIR STRUCTURAL CONDITIONS AND REDUCE THE RISK OF LIMB FAILURES. THIS WORK SHOULD BE COMPLETED BEFORE THE CONSTRUCTION PHASE BEGINS.

**LEGEND:**

- (N) LOCATION FOR GARAGE/ADU
- (E) FENCE IN PURPLE. VERIFY WITH NEIGHBOR FOR NEW 6' WOOD FENCE REPLACEMENT ALONG THE PROPERTY LINE WHEN APPLICABLE
- PAVED AREAS TO BE DEMO'D
- TREE PROTECTION FENCE
- NUMBERED TREE TO REMAIN
- NUMBERED TREE TO BE REMOVED
- (E) WATER LINE
- (E) SEWER LINE
- SEWER LINE TO BE ABANDONED
- (E) OVERHEAD ELECTRICAL LINE
- (E) DRIVEWAY TO BE DEMO'D



EXISTING SEWER LINE AND CLEAN OUT FOR FUTURE LOT 2 TO REMAIN.

PORTION OF FUTURE LOT 1 SEWER LINE TO BE ABANDONED. SEE PROPOSED SEWER LINE ON SHEET A0.5

EXISTING NEIGHBOR'S HOUSE FOOTPRINT

EXISTING ROTUNDA TO BE DEMO'D SHOWN DASHED TYP.

REMOVE (E) WOOD DECK SHOWN DASHED TYP.

EXISTING 2,702.6 SF GARAGE/ADU BUILDING TO BE RELOCATED. SEE PROPOSED SITE PLAN SHEET A0.5 AND CIVIL SHEET FOR LOCATION

EXISTING AC UNIT TO BE RELOCATED

EXISTING ELECTRIC AND GAS METERS TO BE RELOCATED

EXISTING SHED TO BE DEMO'D SHOWN DASHED TYP.

EXISTING ELECTRICAL OVERHEAD LINE TO BE REMAIN

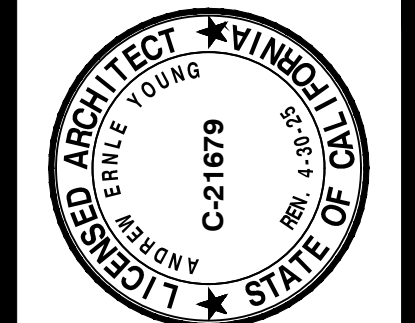
EXISTING OVERHEAD ELECTRICAL SERVICE TO BE RELOCATED

**SCOPE OF WORK FOR GARAGE/ADU RELOCATION**  
- INSTALL BEAMS, CRIBBING, BRACING AND JACKING SYSTEM TO RAISE BUILDING  
- RAISE BUILDING APPROX. 2'  
- PLACE ROLLING SYSTEM IN TO ROLL BUILDING  
- MOVE BUILDING TO (N) LOCATION AS PER PLAN  
- SIT ON 3X4 CRIBBING (SET UPS) DURING FOUNDATION PHASE  
- PRIOR TO LOWERING BUILDING, ACCESS HOLES WILL BE REQUIRED. THEY WILL BE LOCATED UNDER STEEL BEAMS TO ALLOW THE HOUSE TO BE PROPERLY LOWERED TO (N) FOUNDATION OR PONY WALL

**TREE PROTECTION NOTE:**  
THE PROJECT ARBORIST MUST MEET WITH THE APPROVED TREE SERVICE PROVIDER TO DISCUSS THE SCOPE OF THE RECOMMENDED WORK BEFORE IT PROCEEDS. THE PROJECT ARBORIST MUST ALSO INSPECT THE WORK IN PROGRESS IN ORDER TO ENSURE THAT IT IS BEING PERFORMED CORRECTLY. THIS WORK MUST BE UNDERTAKEN BY A STATE LICENSED TREE SERVICE PROVIDER AND COMPLY WITH ANSI A-300 BEST MANAGEMENT PRACTICES AND IS A STANDARD FOR TREE PRUNING AND THE INSTALLATION OF TREE SUPPORT SYSTEMS. THIS WORK MUST BE PERFORMED UNDER THE SUPERVISION OF AN ISA CERTIFIED ARBORIST.

ISSUE LOG	
1	TENTATIVE TRACT MAP GARAGE LOCATION JUNE 25, 2024
2	PLAN CHECK REVIEWS AUG. 22, 2024
2	PLAN CHECK REVIEWS SEPT. 04, 2024

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**A0.4**

**EXISTING SITE PLAN**

1/16" = 1'-0" 1

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**TREE PROTECTION NOTE:**  
EXCAVATION ACTIVITIES ASSOCIATED WITH THE INSTALLATION OF THE DRIVEWAY APPROACH OR UTILITY CONNECTIONS SHALL OCCUR NO CLOSER THAN 10' FROM THE EXISTING STREET TREE, OR AS APPROVED BY THE URBAN FORESTRY DIVISION CONTACT 650-496-5953. ANY CHANGES SHALL BE APPROVED BY THE SAME.

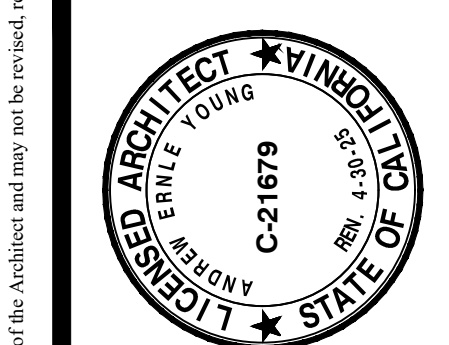
REFER TO CIVIL PLAN ON SHEET TMS FOR FUTURE FLAG LOT UTILITIES UNDER SEPARATE PERMIT

- LEGEND:**
- (E) FENCE IN PURPLE. VERIFY WITH NEIGHBOR FOR NEW 6' WOOD FENCE REPLACEMENT ALONG THE PROPERTY LINE WHEN APPLY
  - TREE PROTECTION FENCE
  - #XX ● NUMBERED TREE TO REMAIN
  - (N) WATER LINE
  - GAS (N) GAS LINE
  - E (N) ELECTRICAL LINE
  - SS (N) SEWER LINE
  - (N) GRAVEL DRIVEWAY

**ISSUE LOG**

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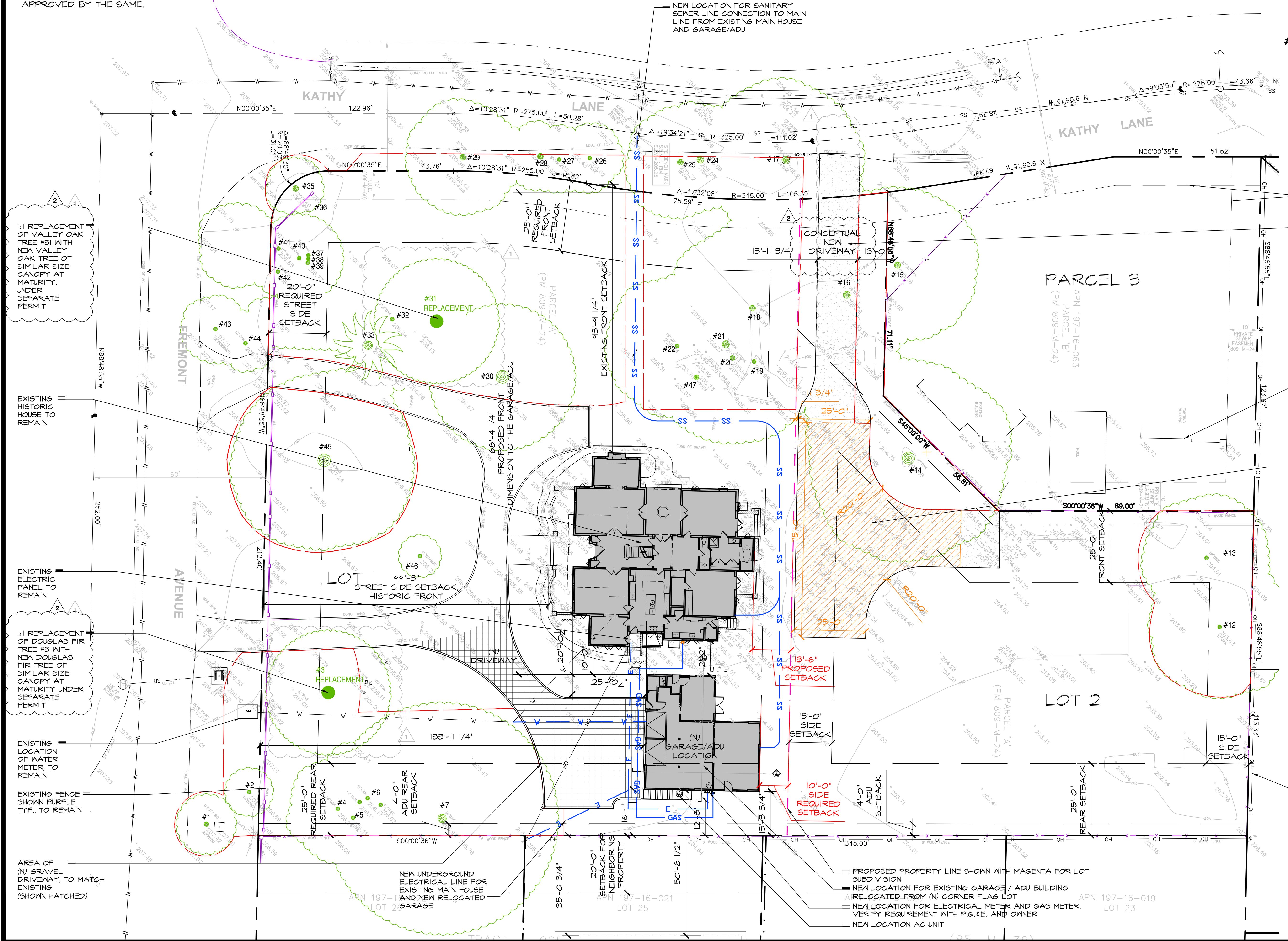
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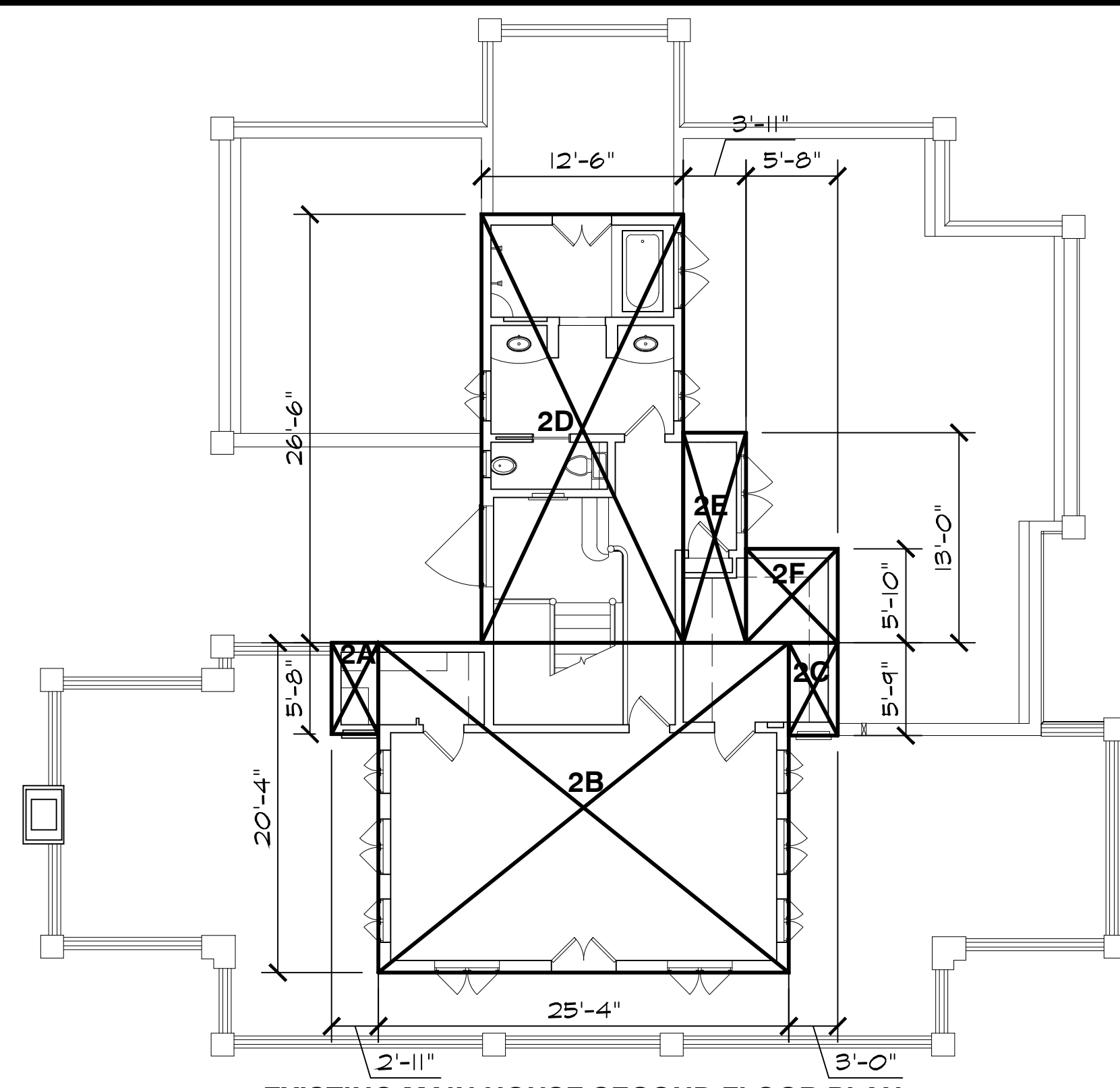
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**PROPOSED SITE PLAN FOR (2) PARCELS**

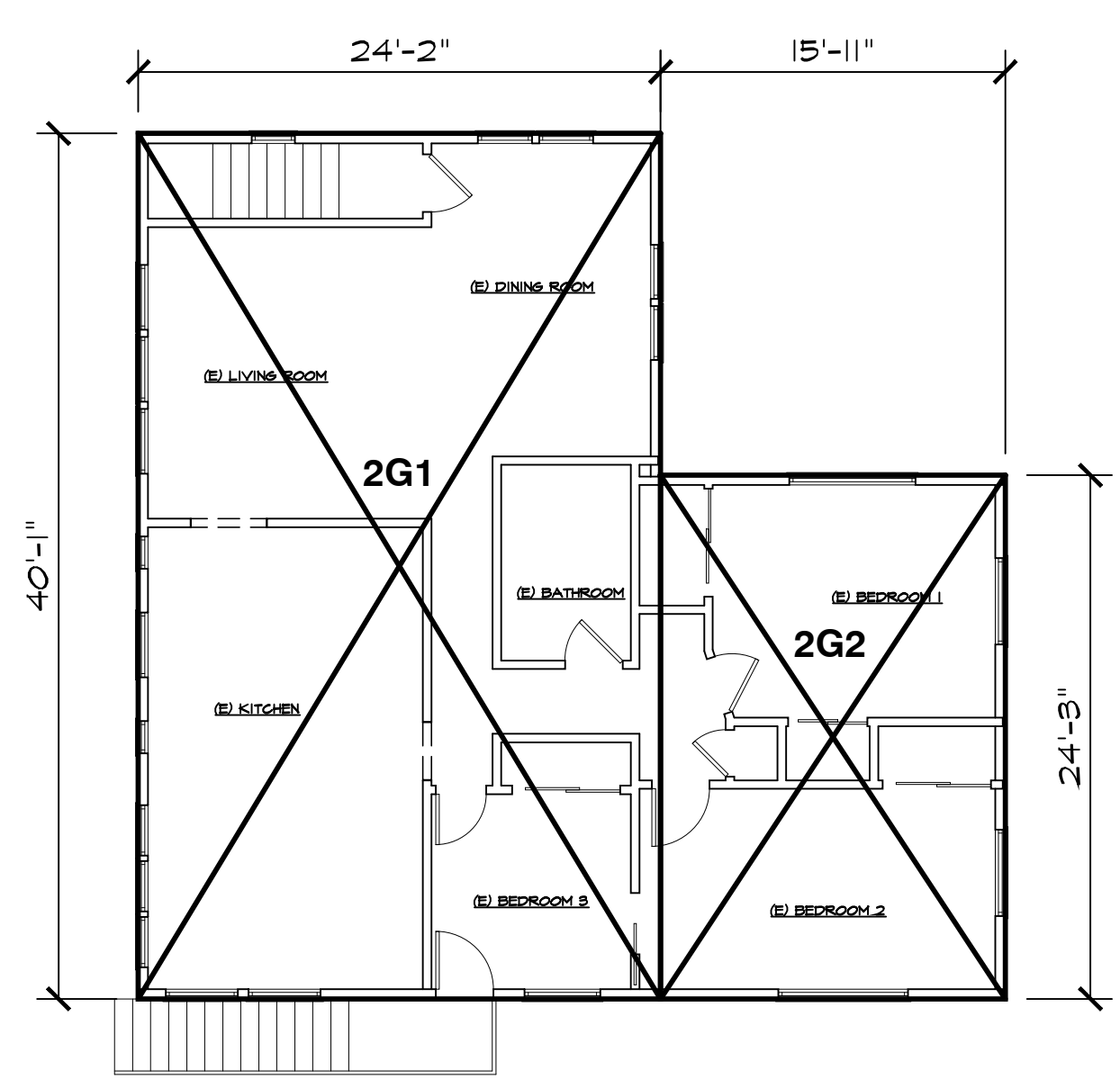
3/32" = 1'-0" 1



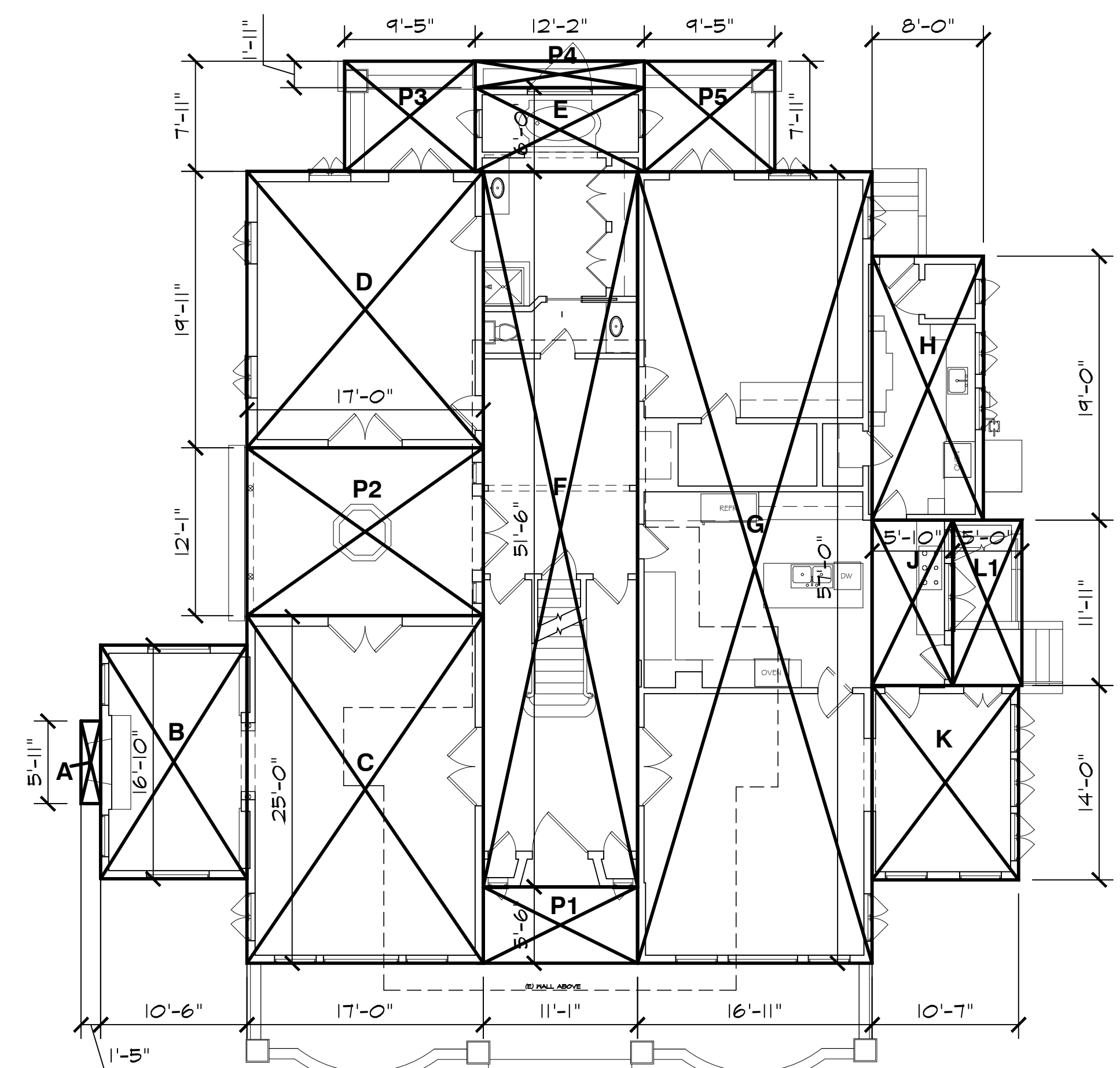
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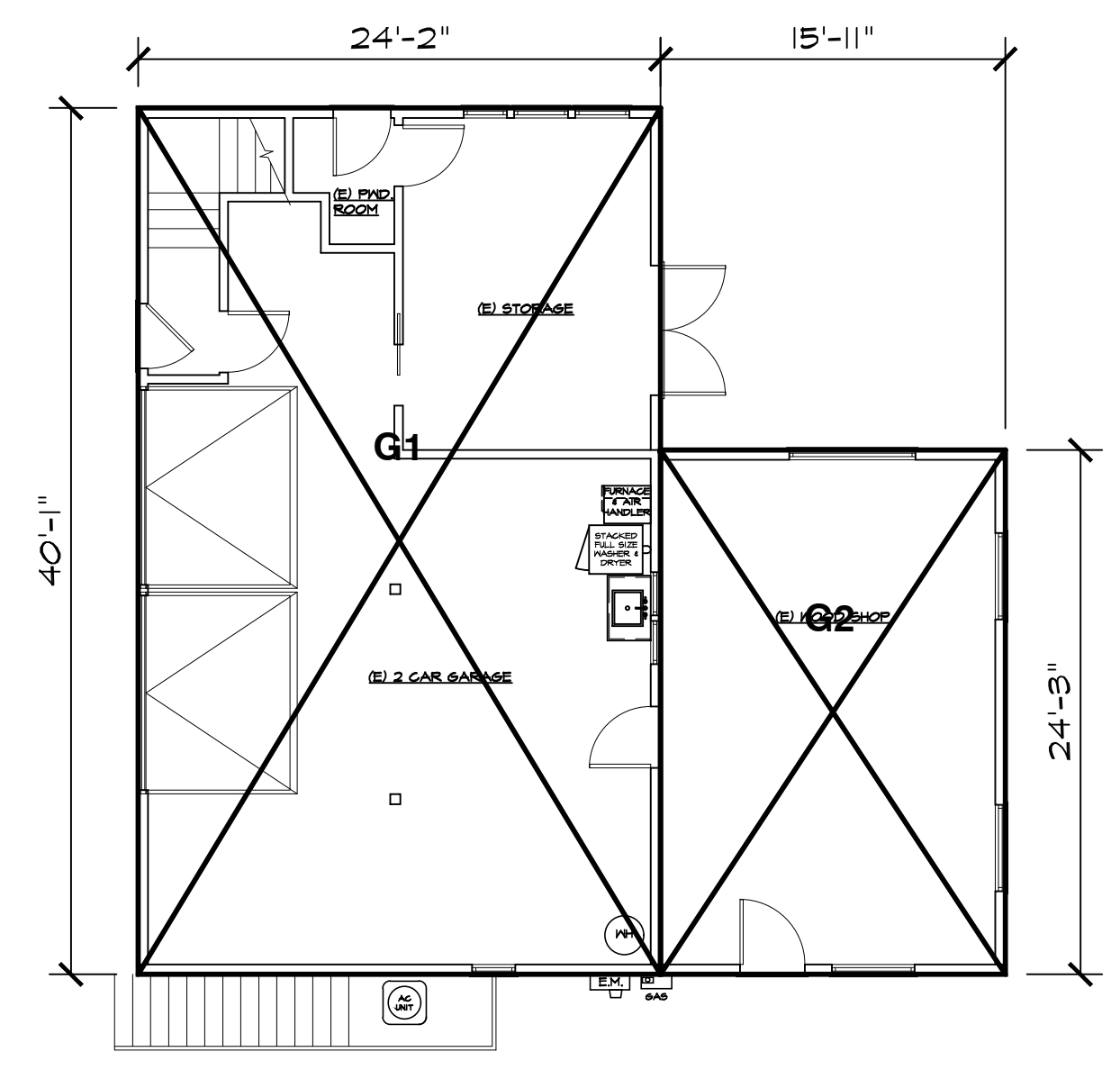
EXISTING MAIN HOUSE SECOND FLOOR PLAN



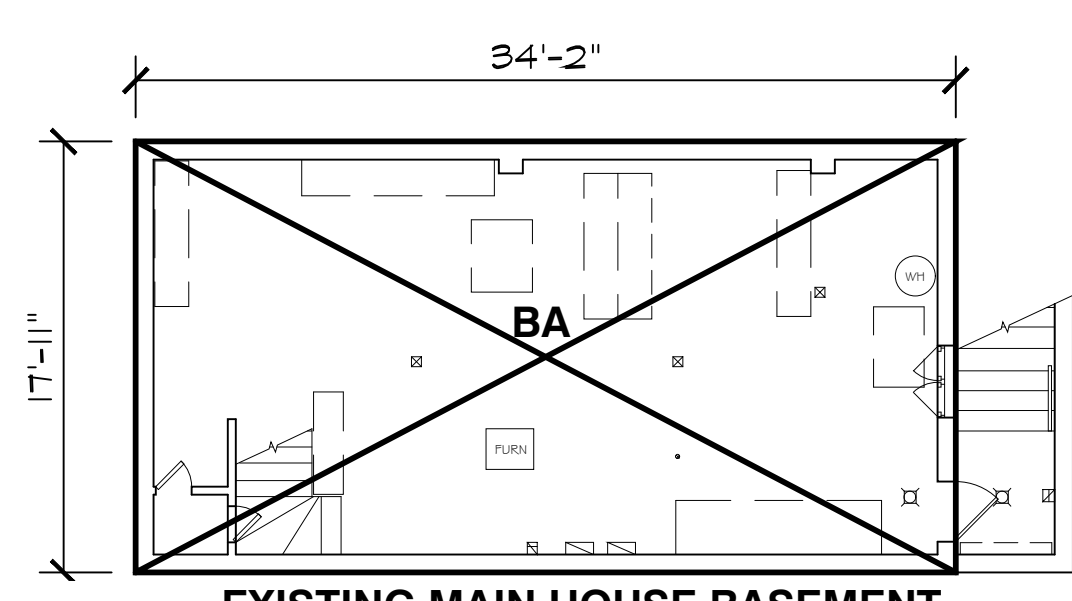
EXISTING GARAGE SECOND FLOOR PLAN



EXISTING MAIN HOUSE FIRST FLOOR PLAN



EXISTING GARAGE FIRST FLOOR PLAN



EXISTING MAIN HOUSE BASEMENT

**CALCULATIONS**

EXISTING MAIN HOUSE BASEMENT FLOOR AREA				
BOX	(X) DIM - FEET	(Y) DIM - FEET	Area (SF)	NOTES
BA	34.17	17.92	612.2	
EXISTING UTILITY BASEMENT FLOOR AREA (SF)			612.2	

EXISTING MAIN HOUSE FIRST FLOOR AREA				
BOX	(X) DIM - FEET	(Y) DIM - FEET	Area (SF)	NOTES
A	1.42	5.92	8.4	
B	10.50	16.83	176.8	
C	17.00	25.00	425.0	
D	17.00	19.92	338.6	
E	12.17	6.00	73.0	
F	12.17	51.50	626.6	
G	16.92	57.00	964.3	
H	8.00	19.00	152.0	
J	5.83	11.92	69.5	
K	10.58	14.00	148.2	
L1	5.00	11.92	59.6	59.6 covered porch
P1	11.08	5.50	61.0	61.0 covered porch
P2	17.00	12.08	205.4	205.4 covered porch
P3	9.42	7.92	74.5	74.5 covered porch
P4	12.17	1.92	23.3	23.3 covered porch
P5	9.42	7.92	74.5	74.5 covered porch
EXISTING CONDITIONED FIRST FLOOR AREA (SF)			2,982.2	
EXISTING MAIN HOUSE COVERED PORCHES (SF)			498.4	

EXISTING MAIN HOUSE SECOND FLOOR AREA				
BOX	(X) DIM - FEET	(Y) DIM - FEET	Area (SF)	NOTES
2A	2.92	5.67	16.5	
2B	25.33	20.33	515.1	
2C	3.00	5.75	17.3	
2D	12.50	26.50	331.3	
2E	3.92	13.00	50.9	
2F	5.67	5.83	33.1	
EXISTING CONDITIONED SECOND FLOOR AREA (SF)			964.1	

EXISTING GARAGE				
BOX	(X) DIM - FEET	(Y) DIM - FEET	Area (SF)	NOTES
G1	24.08	40.08	965.3	
G2	15.92	24.25	386.0	
EXISTING GARAGE FLOOR AREA (SF)			1,351.3	

EXISTING ADU ABOVE GARAGE				
BOX	(X) DIM - FEET	(Y) DIM - FEET	Area (SF)	NOTES
2G1	24.08	40.08	965.3	
2G2	15.92	24.25	386.0	
EXISTING ADU FLOOR AREA (SF)			1,351.3	ADU is exempt from FAR

TOTAL (E) CONDITIONED MAIN HOUSE SQUARE FOOTAGE	3,946.3	
TOTAL EXISTING GARAGE + ADU SQUARE FOOTAGE	2,702.6	
TOTAL FLOOR AREA (PLANNING)	5,297.6	< 6,948.99SF MAX
TOTAL FLOOR AREA (BUILDING)	7,261.1	includes utility basement
TOTAL EXISTING LOT COVERAGE (SF)	4,831.9	< 12,596.97 MAX ALLOWABLE

**LEGEND**  
 COVERED PORCH OR LIGHTWELL



1/8" = 1'-0" 1

**AREA CALCULATIONS (FOR REFERENCE ONLY)**

**ISSUE LOG**

NO.	REVISION	DATE
1	PLAN CHECK REVS	AUG. 22, 2024
2	PLAN CHECK REVS	SEPT. 04, 2024
3	PLAN CHECK REVS	SEPT. 11, 2024

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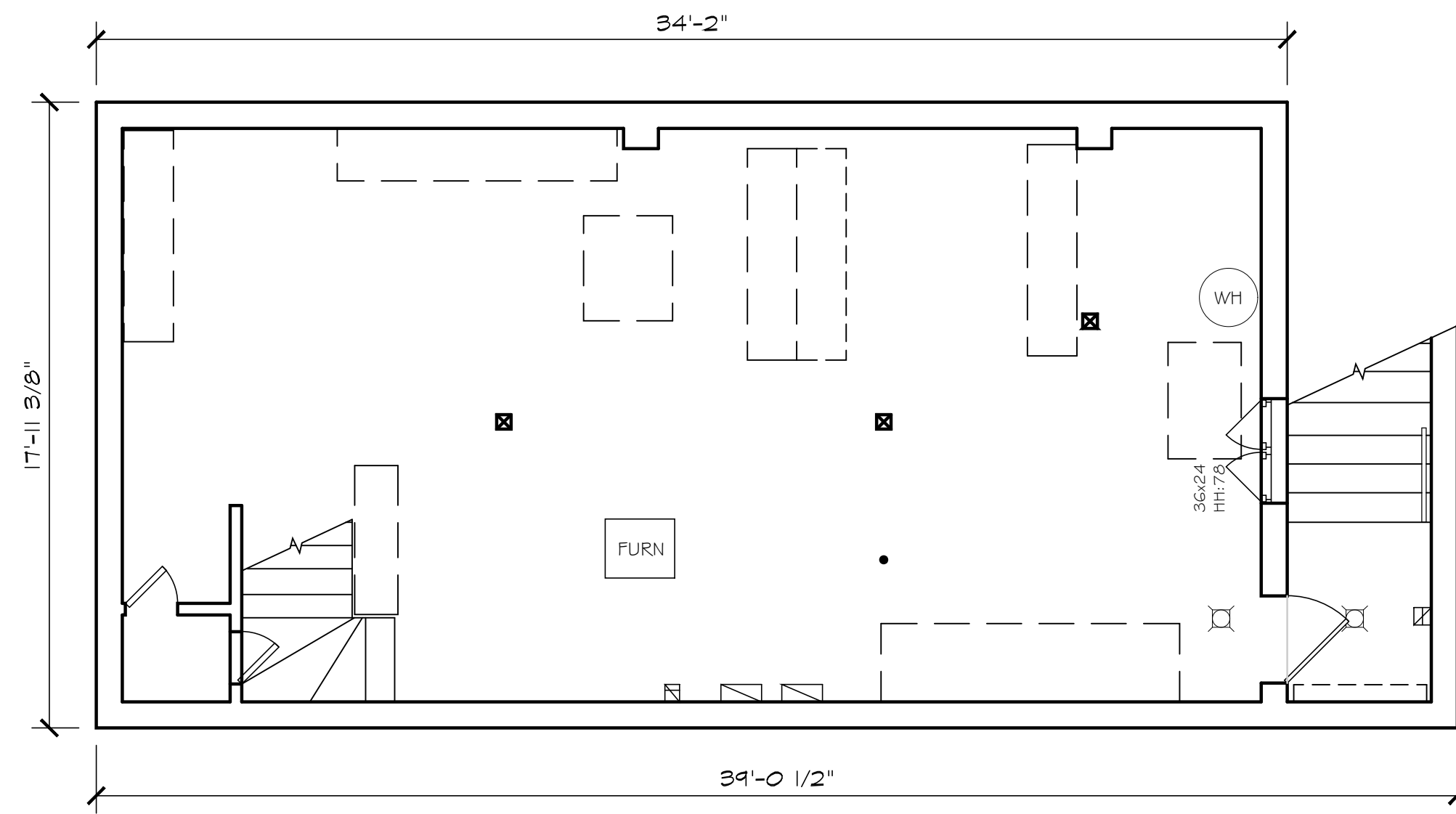


TENTATIVE PARCEL MAP FOR:  
 LISA FUCILLA AMOROSO, MOLLIE FUCILLA, AUDREY CARLSON, AND CARRIE FUCILLA THOMAS  
 1485 FREMONT AVENUE  
 LOS ALTOS, CA 94024

A.P.N. 197-16-064	
CHECKED JT	DRAWN OH, TP, SS
DATE JUNE 25, 2024	
JOB # CAF FREMONT	

**A0.6**

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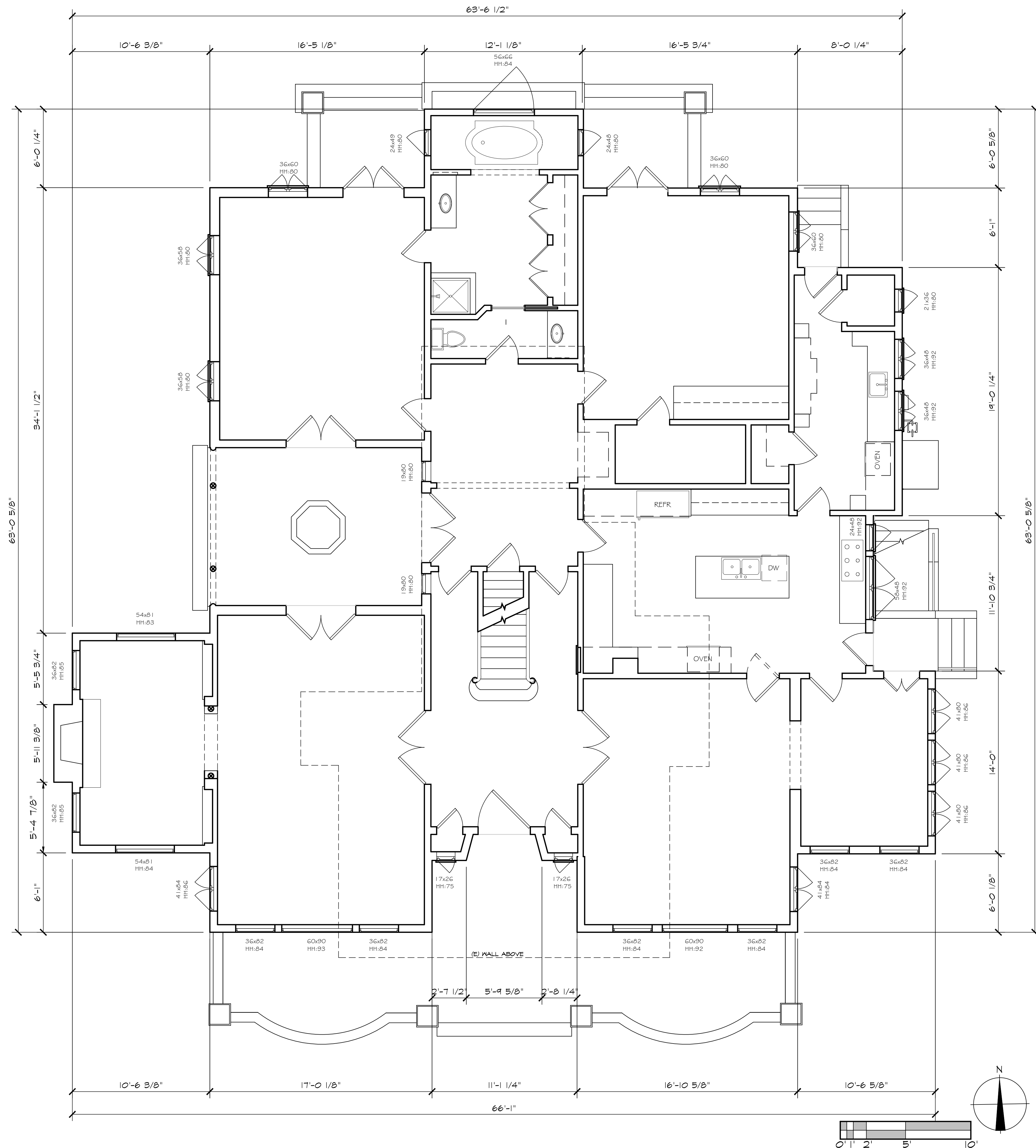


(FOR REFERENCE ONLY, NO PROPOSED CHANGE)

EXISTING MAIN HOUSE UTILITY BASEMENT FLOOR PLAN

1/4" = 1'-0"

2



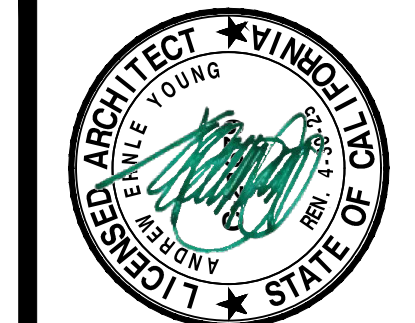
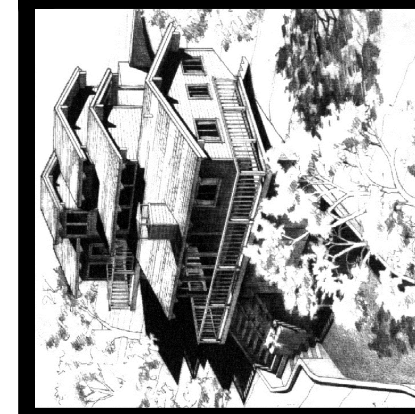
EXISTING MAIN HOUSE FIRST FLOOR PLAN (FOR REFERENCE ONLY, NO PROPOSED CHANGE)

1/4" = 1'-0"

1

ISSUE LOG	
TENTATIVE TRACT MAP GARAGE LOCATION JUNE 25, 2024	
1	PLAN CHECK REVS AUG. 22, 2024

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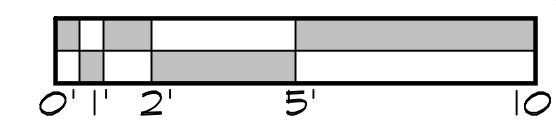
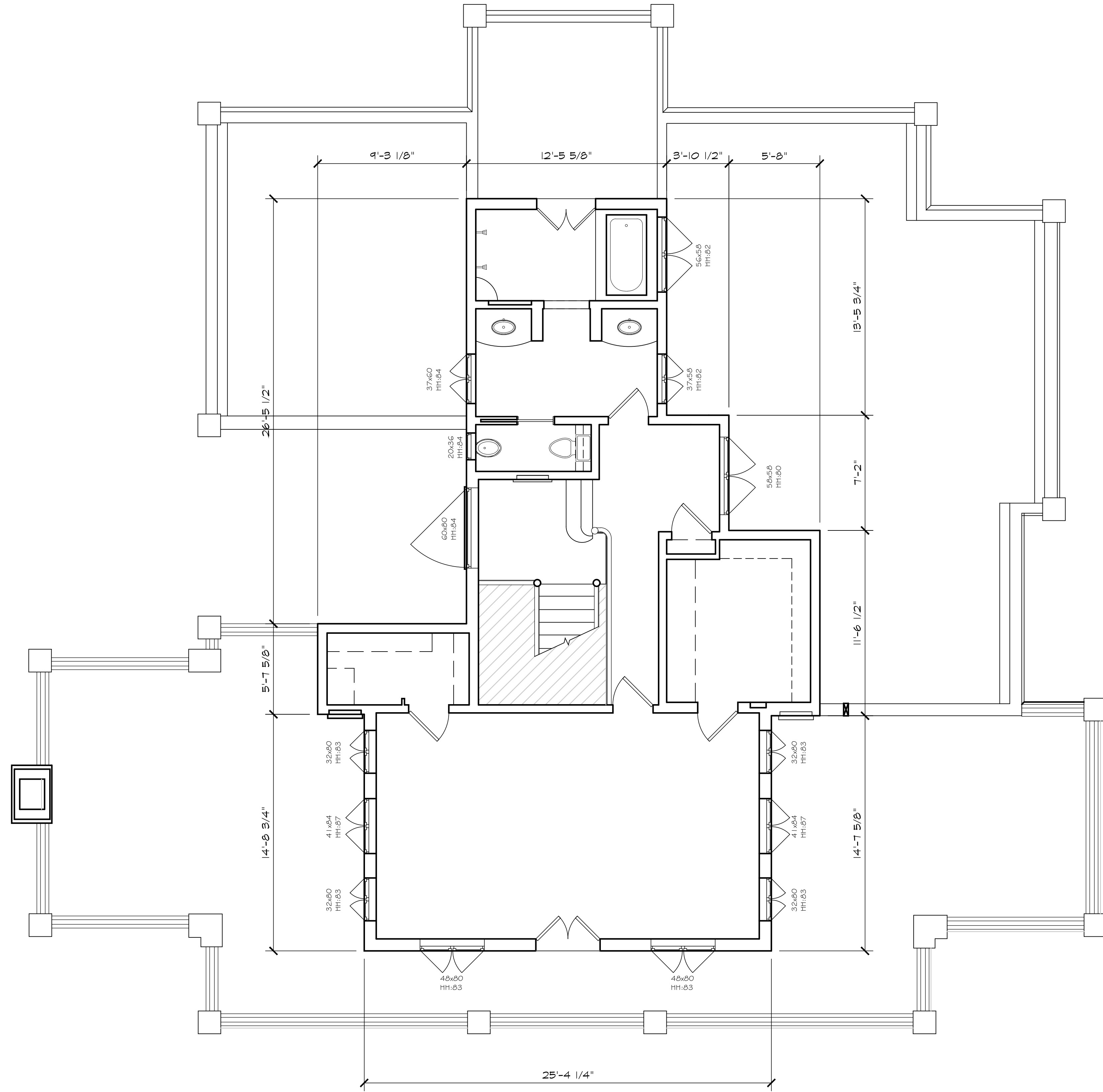


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FUCILLA, AUDREY CARLSON, AND CARRIE  
FUCILLA THOMAS  
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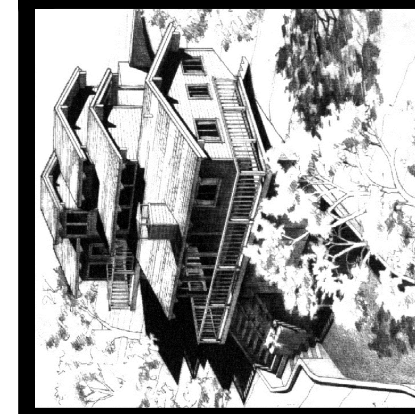
EXISTING MAIN HOUSE SECOND FLOOR PLAN (FOR REFERENCE ONLY, NO PROPOSED CHANGE)

1/4" = 1'-0"

1

ISSUE LOG	
TENTATIVE TRACT MAP GARAGE LOCATION JUNE 25, 2024	
1	PLAN CHECK REVS AUG. 22, 2024

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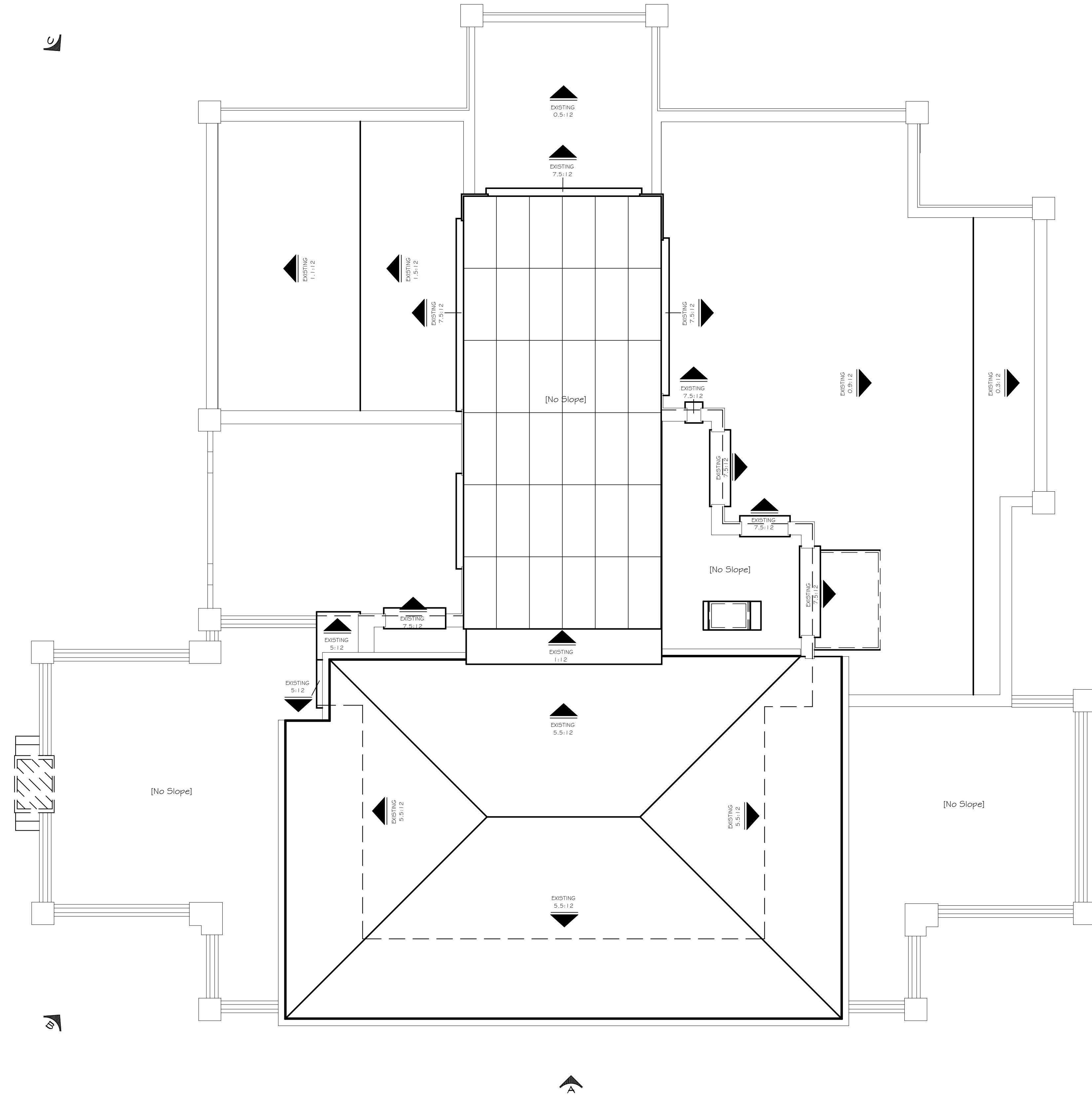


IMAGE - A



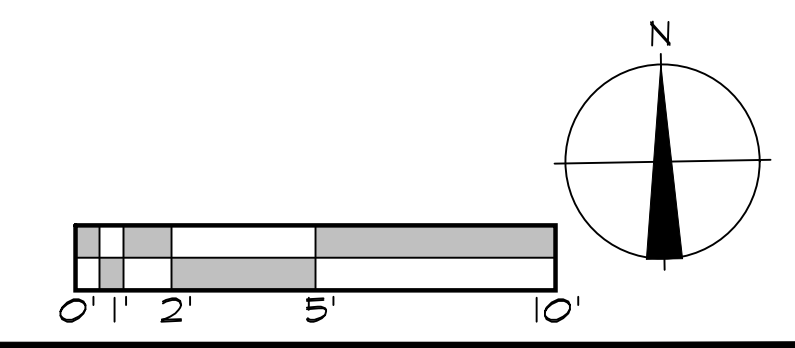
IMAGE - B



IMAGE - C



IMAGE - D



EXISTING ROOF PLAN (FOR REFERENCE ONLY, NO PROPOSED CHANGE)

ISSUE LOG	
TENTATIVE TRACT MAP GARAGE LOCATION JUNE 25, 2024	
1	PLAN CHECK REVS AUG. 22, 2024

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**A1.3**

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IMAGE A: ( E ) ROOF MATERIAL



IMAGE B: ( E ) DOOR/WINDOW & CORBEL DETAIL



IMAGE C: @ UPPER BALCONY PARAPET



IMAGE D: WHOLE HOUSE MATERIAL FINISH

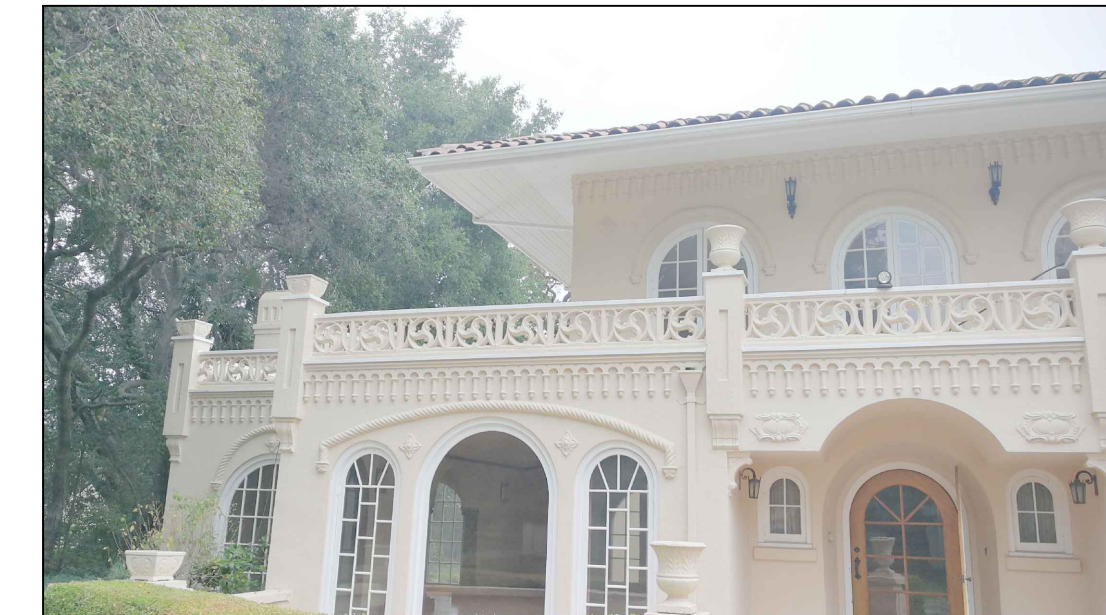


IMAGE E: HOUSE ORNAMENT DETAILS



IMAGE F: ENTRY DOOR

**EXISTING MAIN HOUSE MATERIAL BOARD (FOR REFERENCE ONLY, NO PROPOSED CHANGE)**

3/16" = 1'-0"



IMAGE A: FRONT GARAGE



IMAGE B: SIDE OF GARAGE



IMAGE C: REAR AND SIDE

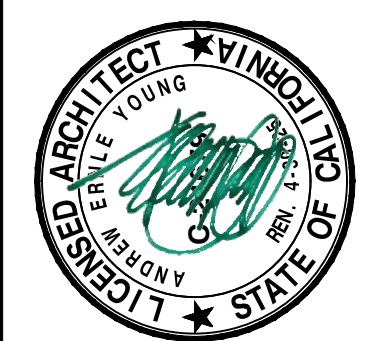
**EXISTING GARAGE MATERIAL BOARD (FOR REFERENCE ONLY, NO PROPOSED CHANGE)**

1/4" = 1'-0"

1

ISSUE LOG	
TENTATIVE TRACT MAP GARAGE LOCATION	JUNE 25, 2024
1	PLAN CHECK REVS AUG. 22, 2024

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**A3.0**

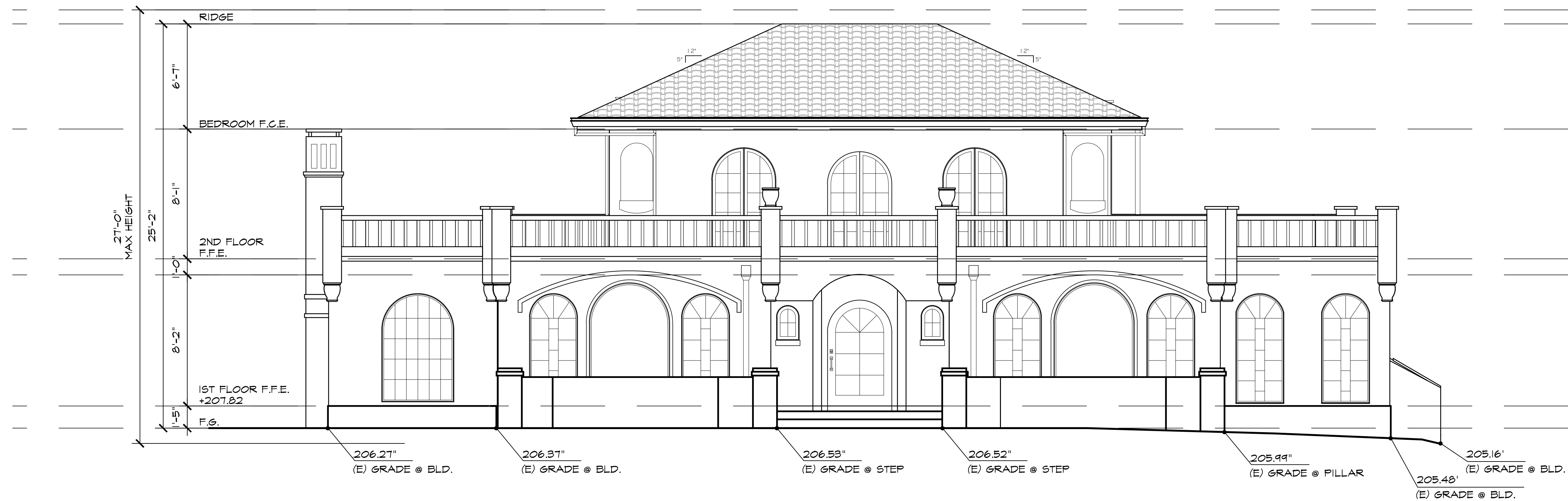
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**EXISTING NORTH ELEVATION (FOR REFERENCE ONLY)**

1/4" = 1'-0"

2



**EXISTING SOUTH ELEVATION (FREMONT AVENUE) (FOR REFERENCE ONLY)**

1/4" = 1'-0"

1

ISSUE LOG	
TENTATIVE TRACT MAP GARAGE LOCATION JUNE 25, 2024	
1	PLAN CHECK REVS AUG. 22, 2024

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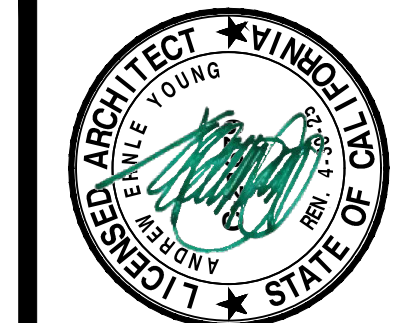
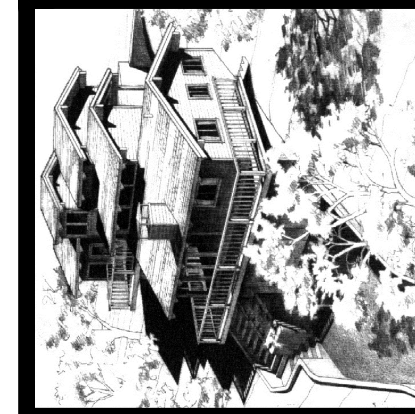
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**A3.1**

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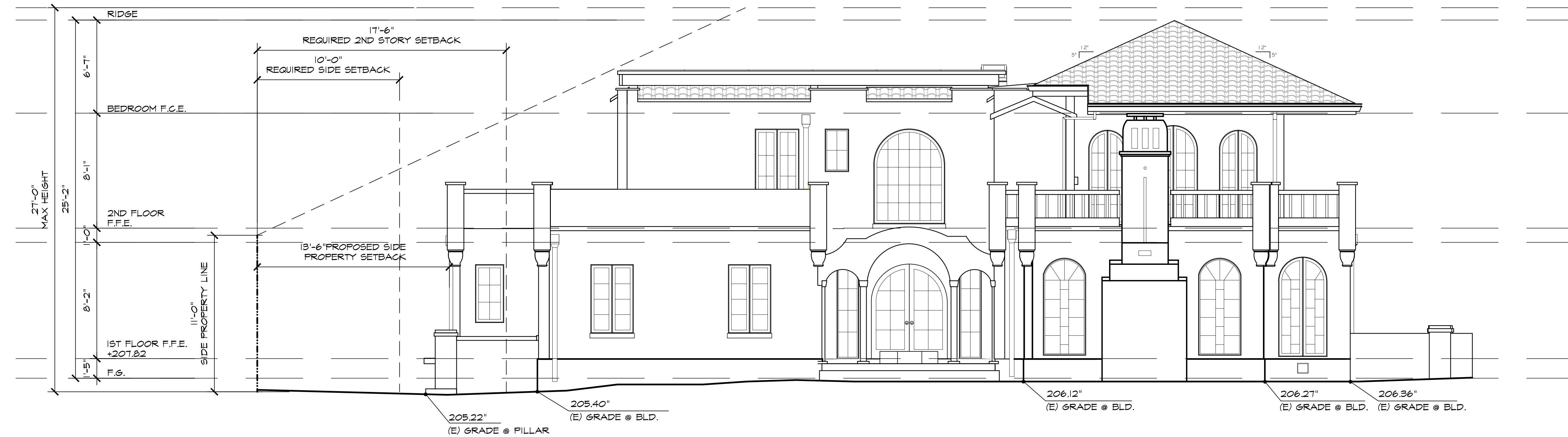
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**A3.2**



**EXISTING EAST ELEVATION ( FOR REFERENCE ONLY)**

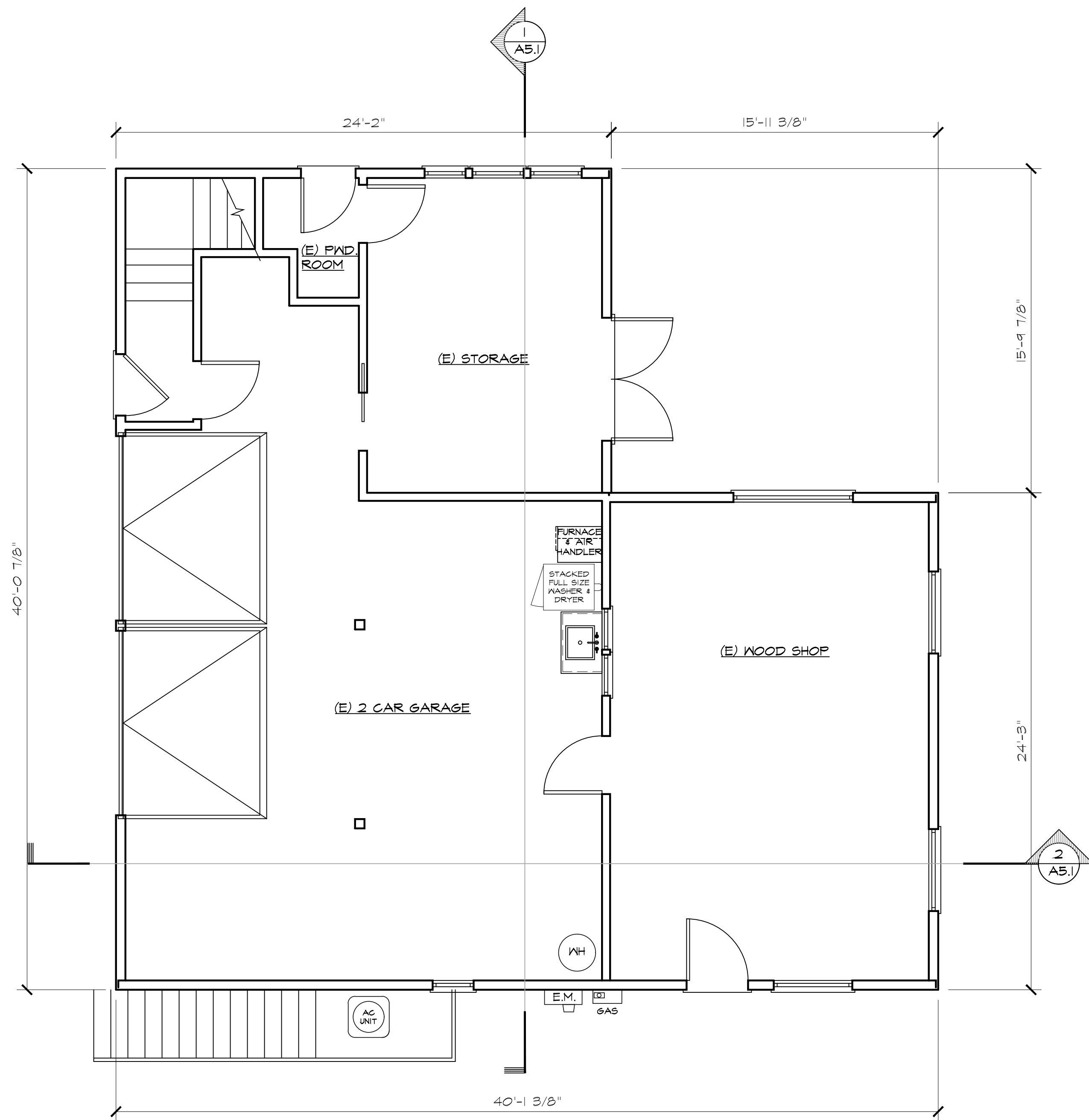
1/4" = 1'-0" 2



**EXISTING WEST ELEVATION ( KATHY LANE ) ( FOR REFERENCE ONLY)**

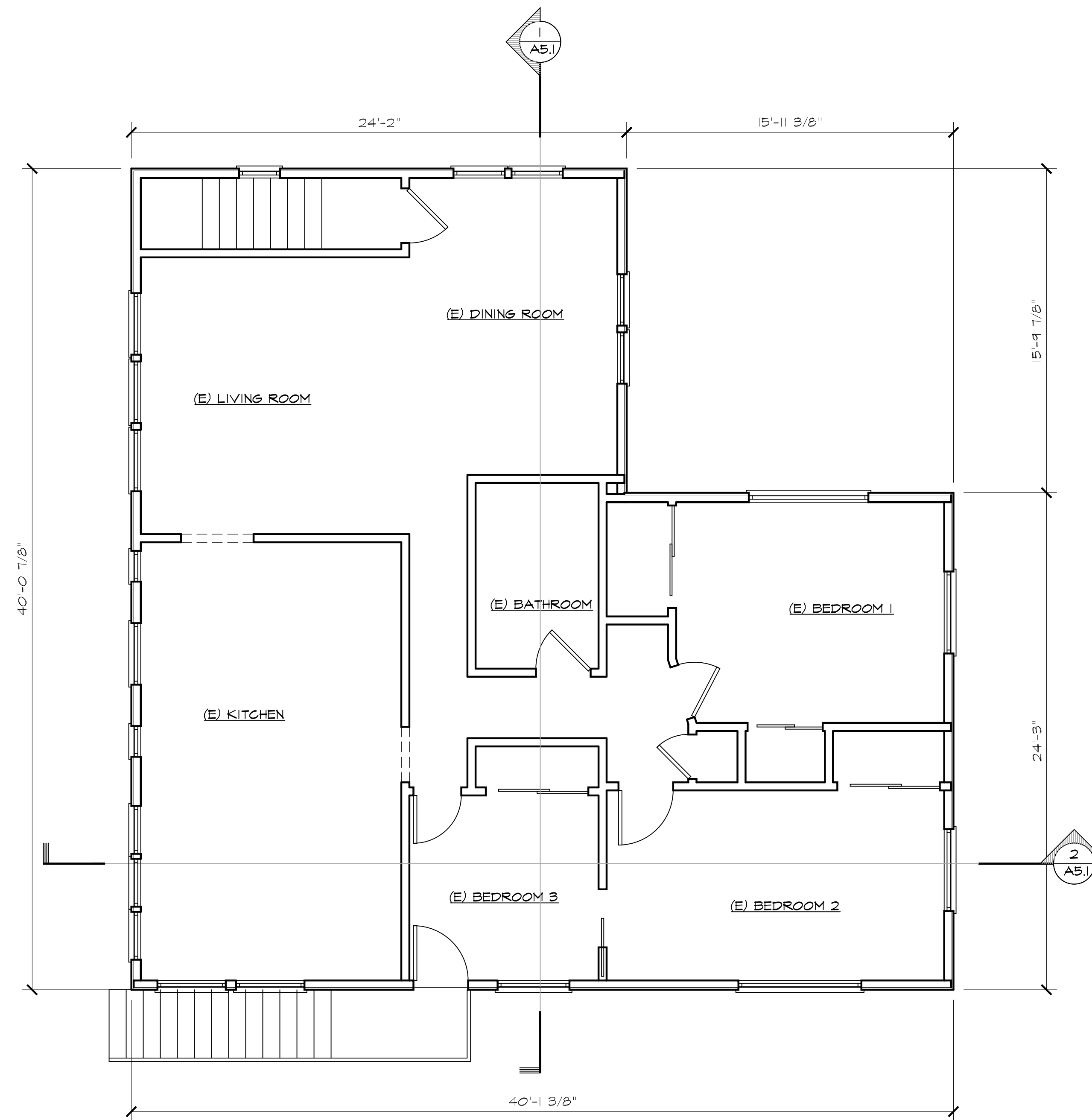
1/4" = 1'-0" 1

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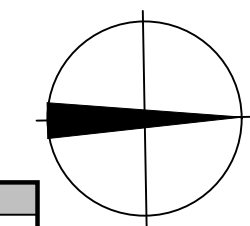
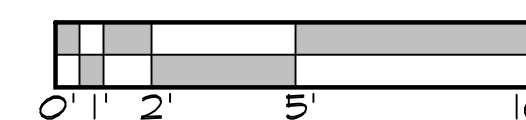
EXISTING GARAGE/ADU FIRST FLOOR PLAN (FOR PREFERENCE ONLY)

1/4" = 1'-0" 2



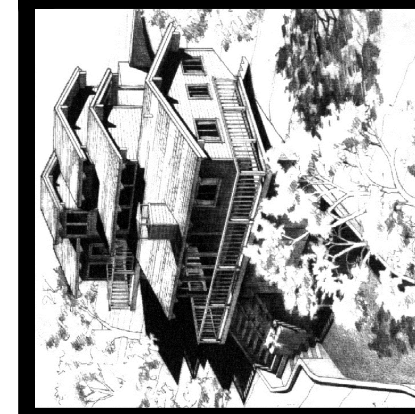
EXISTING GARAGE/ ADU SECOND FLOOR PLAN (FOR REFERENCE ONLY)

1/4" = 1'-0" 1



ISSUE LOG	
TENTATIVE TRACT MAP GARAGE LOCATION JUNE 25, 2024	
1	PLAN CHECK REVS AUG. 22, 2024

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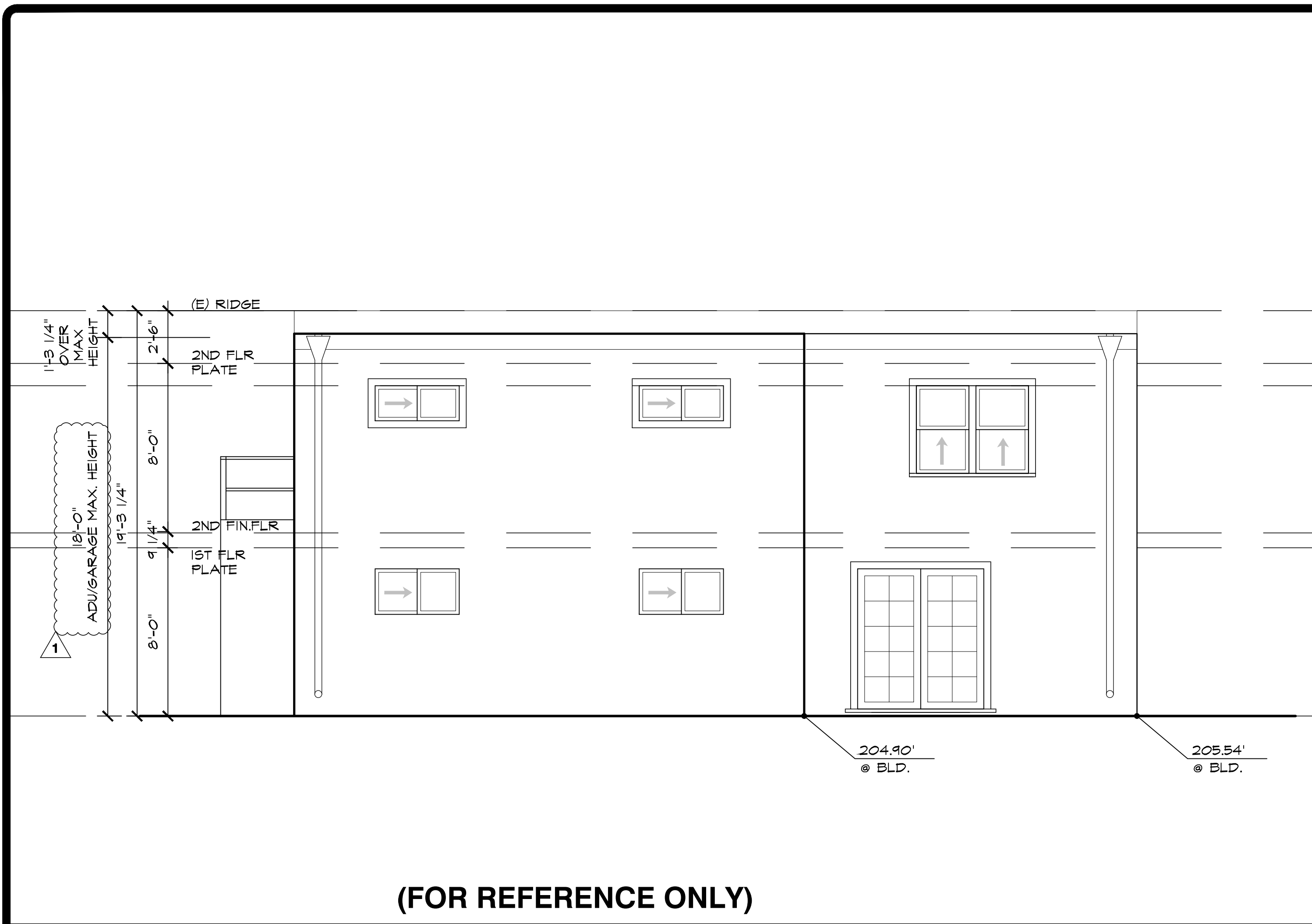


TENTATIVE PARCEL MAP FOR:  
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**A5.1**

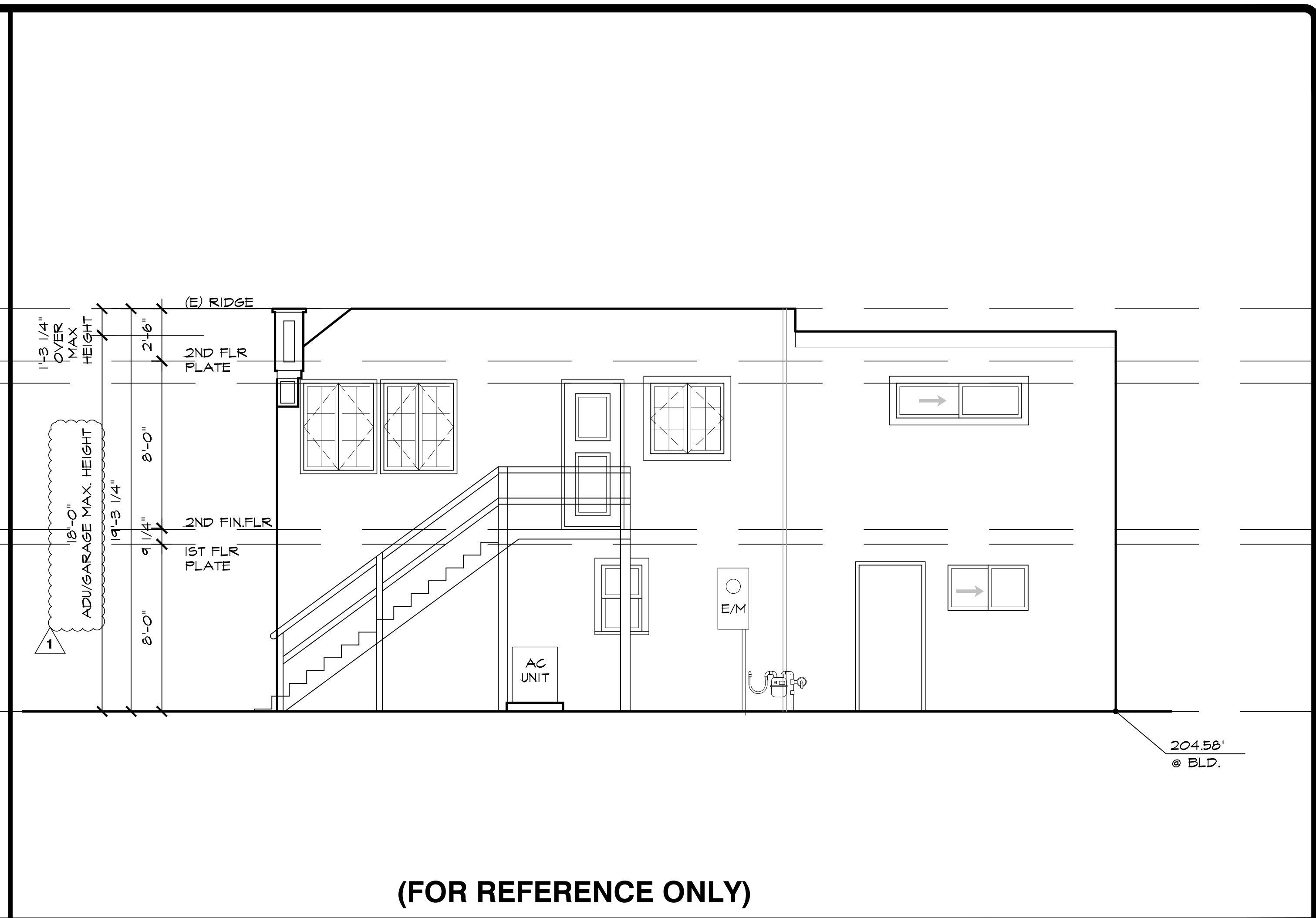
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EXISTING GARAGE/ADU NORTH ELEVATION

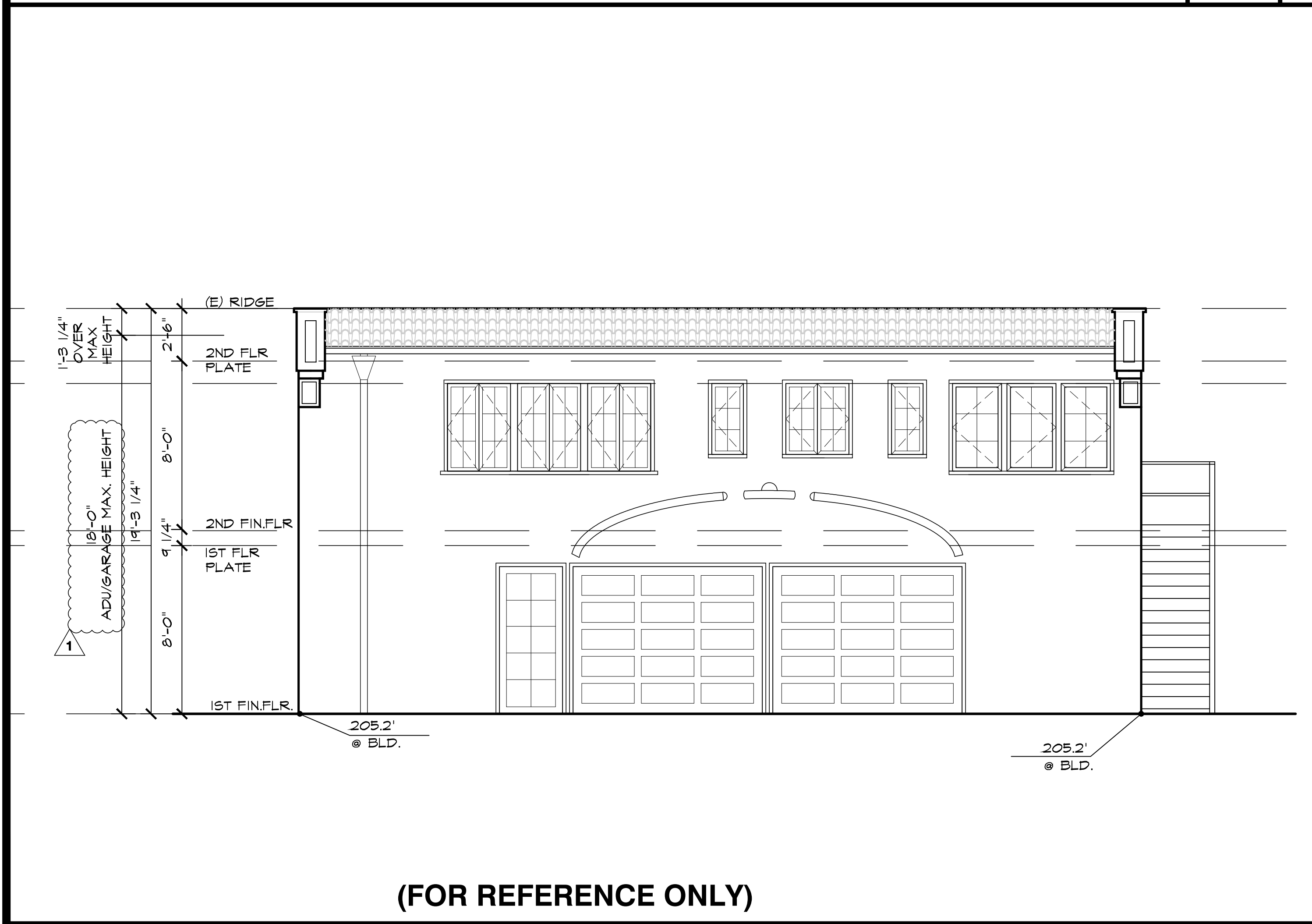
1/4" = 1'-0" 4



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EXISTING GARAGE/ADU EAST ELEVATION

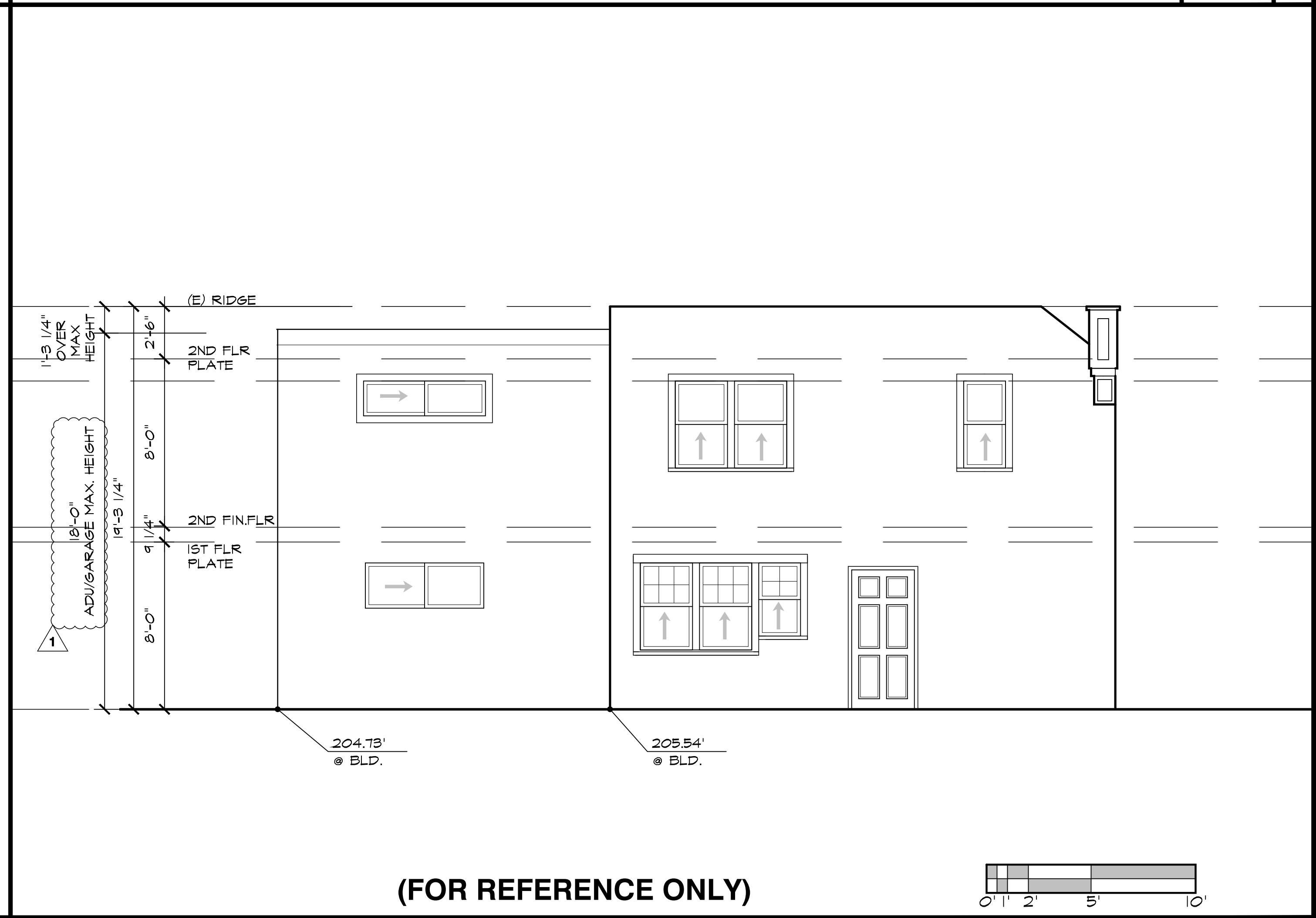
1/4" = 1'-0" 2



(FOR REFERENCE ONLY)

EXISTING GARAGE/ADU SOUTH ELEVATION (FREMONT AVENUE)

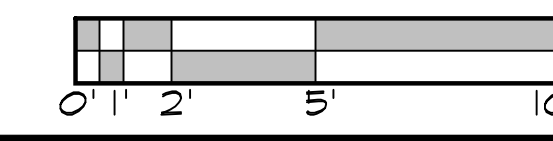
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(FOR REFERENCE ONLY)

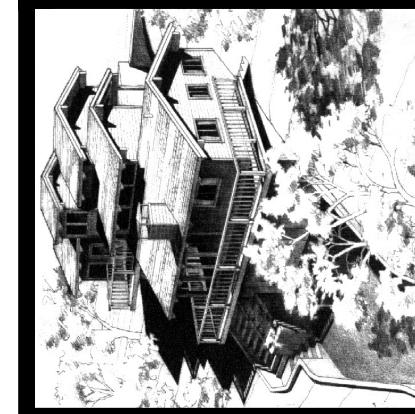
EXISTING GARAGE/ADU WEST ELEVATION (KATHY LANE)

1/4" = 1'-0" 1



ISSUE LOG	
TENTATIVE TRACT MAP GARAGE LOCATION JUNE 25, 2024	
1	PLAN CHECK REVS AUG. 22, 2024

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FUCILLA THOMAS  
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**A5.2**

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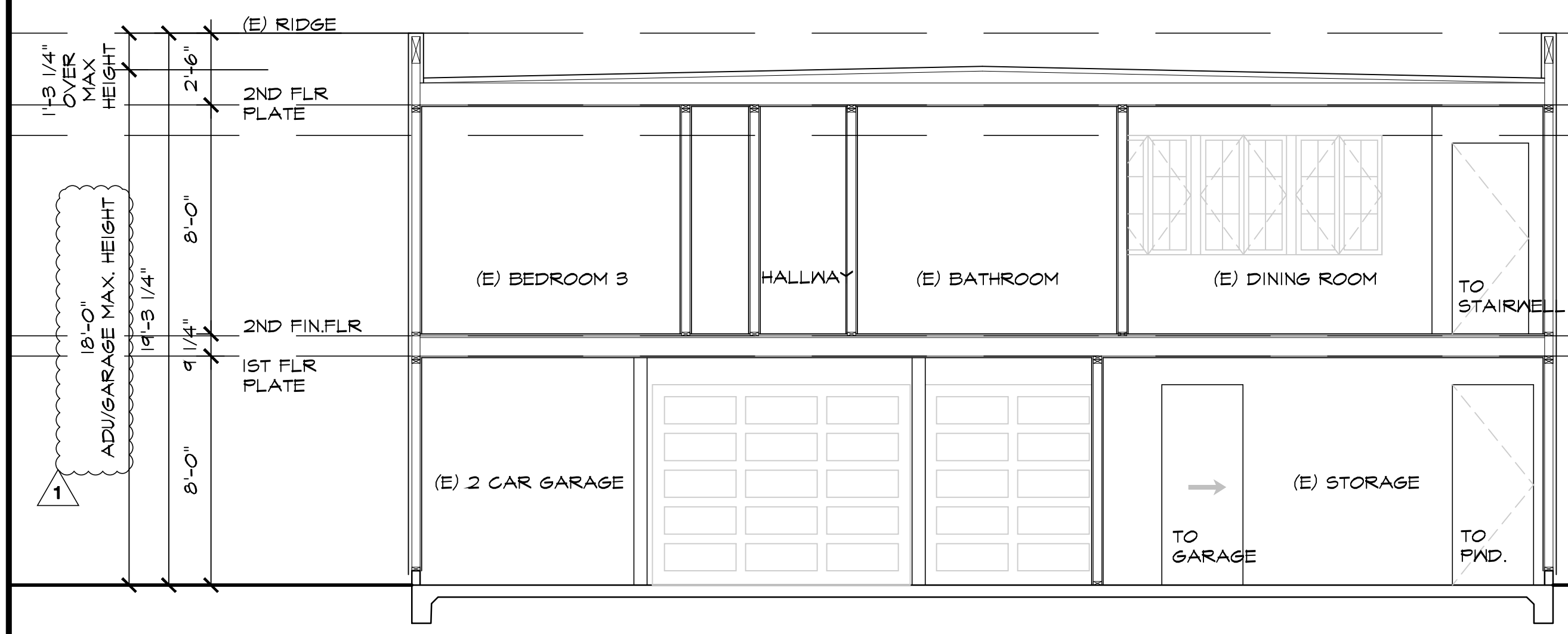


(FOR REFERENCE ONLY)

1/4" = 1'-0" 4

EXISTING SECTION

1/4" = 1'-0" 2

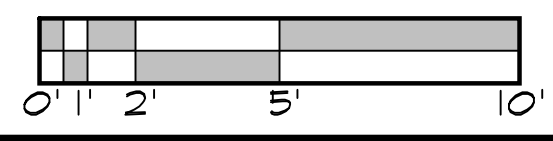


(FOR REFERENCE ONLY)

1/4" = 1'-0" 3

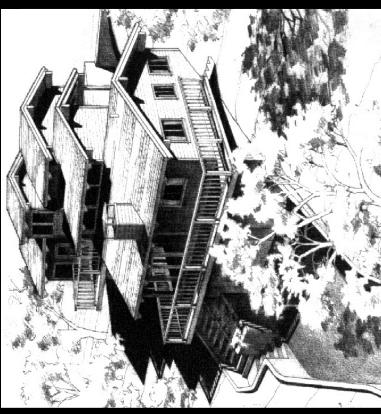
EXISTING SECTION

1/4" = 1'-0" 1



ISSUE LOG	
TENTATIVE TRACT MAP GARAGE LOCATION JUNE 25, 2024	
1	PLAN CHECK REVS AUG. 22, 2024

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TENTATIVE PARCEL MAP FOR:  
LISA FUCILLA AMOROSO, MOLLIE  
FUCILLA, AUDREY CARLSON, AND CARRIE  
FUCILLA THOMAS  
1485 FREMONT AVENUE  
LOS ALTOS, CA 94024

A.P.N. 197-16-064	
CHECKED JT	DRAWN OH, TP, SS
DATE JUNE 25, 2024	
JOB # CAF FREMONT	

**A5.3**

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SOUTH FACADE, VIEW NORTH FROM FREMONT AVENUE (FOR REFERENCE ONLY)

1



SOUTH AND WEST FACADES, VIEW NORTHEAST FROM KATHY LANE (FOR REFERENCE ONLY)

2



SOUTH FACADE, VIEW NORTHEAST FROM FREMONT AVENUE (FOR REFERENCE ONLY)

3



SOUTH AND EAST FACADES, VIEW NORTHWEST (FOR REFERENCE ONLY)

4

ISSUE LOG	
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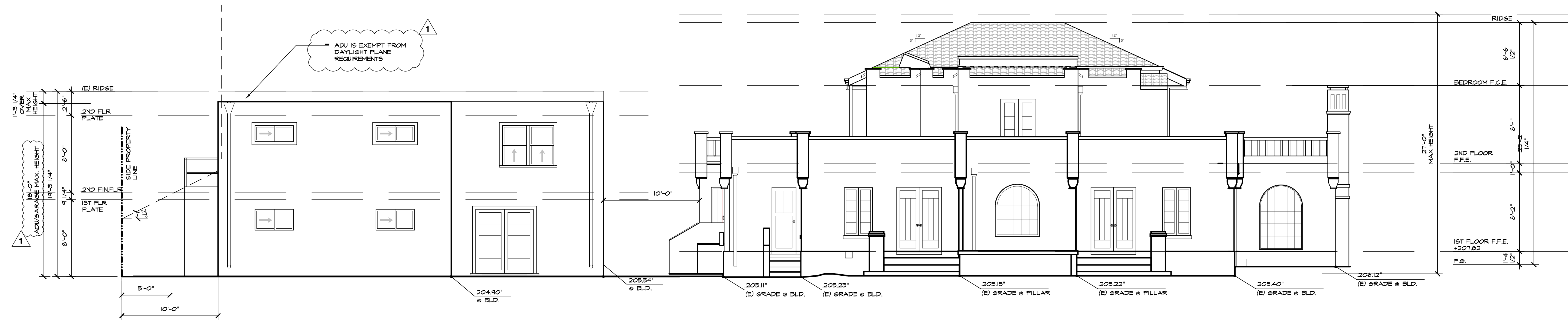
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DATE JUNE 25, 2024	
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**A6.0**

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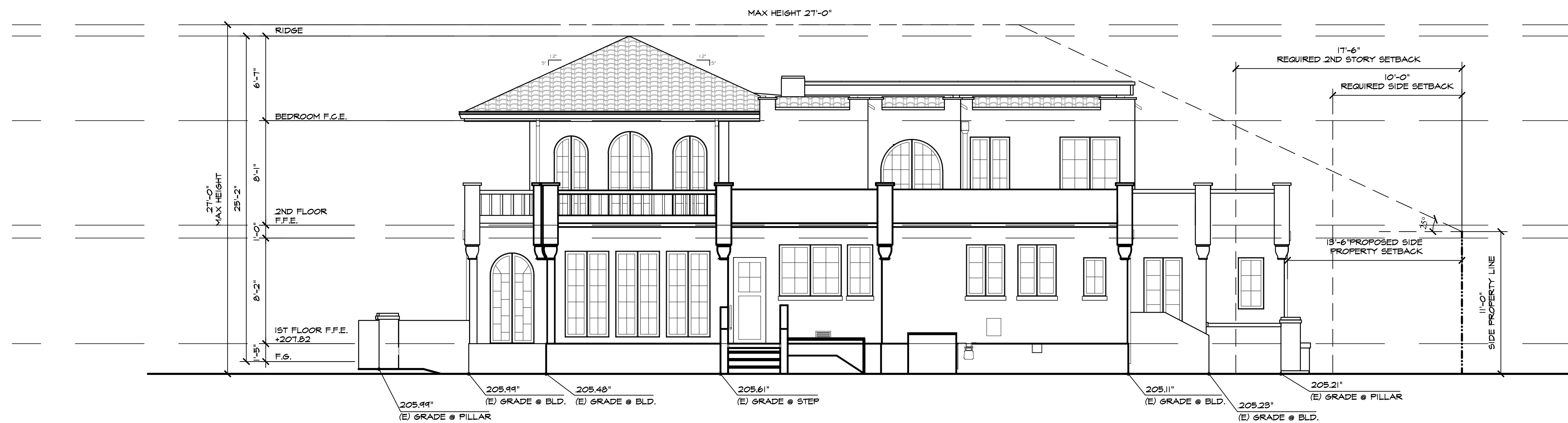




NORTH PROPERTY LINE ELEVATION FOR MAIN HOUSE AT PROPOSED SIDE PROPERTY SETBACK

3/16" = 1'-0"

1



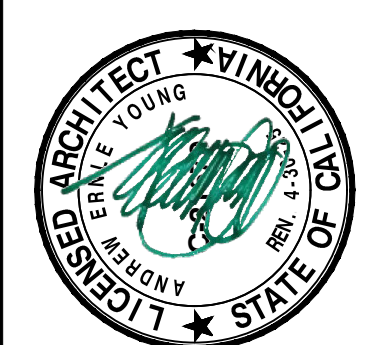
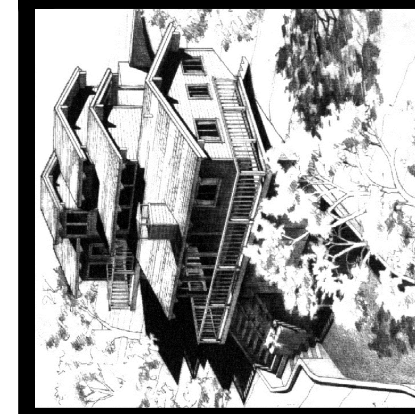
EAST PROPERTY LINE ELEVATION FOR MAIN HOUSE AT PROPOSED SIDE PROPERTY SETBACK

3/16" = 1'-0"

1

ISSUE LOG	
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**A6.2**

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