

LEA & BRAZE ENGINEERING, INC.
CIVIL ENGINEERS | LAND SURVEYORS
REGIONAL OFFICES:
ROSELLE
PESSON
SAN JOSE
SAN LUIS OBISPO
www.leabrade.com

16135 CERRO VISTA DRIVE
LOS GATOS
CALIFORNIA
SANTA CLARA COUNTY
APN: 537-30-018

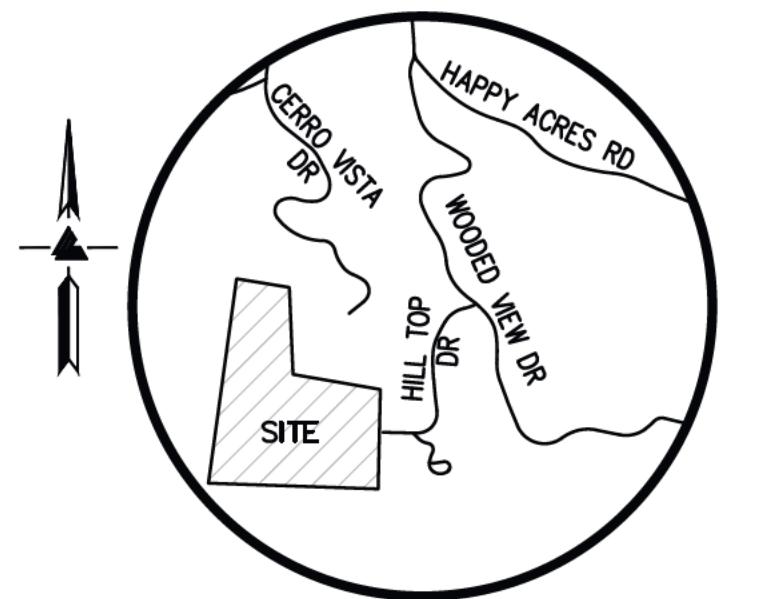
TOPOGRAPHIC SURVEY
STATION

TOPO UPDATE
3-28-24 DB
TOPO UPDATE
12-14-23 DDR
REVISIONS BY
JOB NO: 2212078
DATE: 10-26-17
SCALE: 1"=60'
BNDY BY: MT
FIELD BY: EH/ES
DRAWN BY: DB
SHEET NO:

SU1

1 OF 5 SHEETS

SHEET LAYOUT



VICINITY MAP
NO SCALE

NOTES

ALL DISTANCES AND DIMENSIONS ARE IN FEET AND DECIMALS.

UNDERGROUND UTILITY LOCATION IS BASED ON SURFACE EVIDENCE.

BUILDING FOOTPRINTS ARE SHOWN TO FINISHED MATERIAL (STUCCO/SIDING) AT GROUND LEVEL.

FINISH FLOOR ELEVATIONS ARE TAKEN AT DOOR THRESHOLD (EXTERIOR).

EASEMENT NOTE

EASEMENTS ARE SHOWN PER PRELIMINARY TITLE REPORT ISSUED BY STEWART TITLE COMPANY, ORDER NO. 01180-275773, DATED AS OF JUNE 21, 2017

BENCHMARK

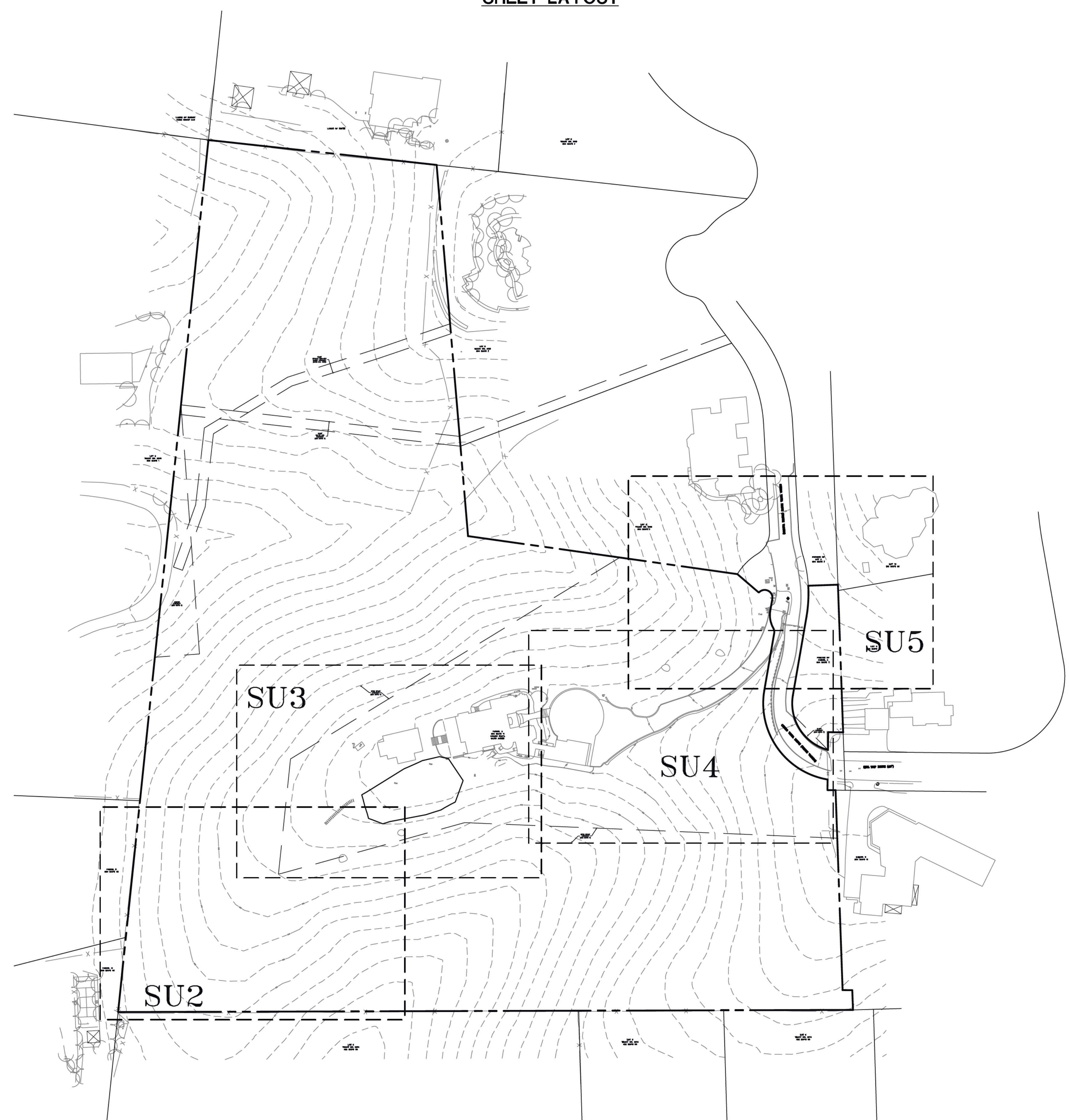
LOS GATOS BENCHMARK LC49
SET BRASS DISK IN MONUMENT WELL STAMPED
"LG49" IN THE CUL DE SAC OF LECOTAR COURT
ELEVATION = 521.97
(NGVD 29 DATUM)

SITE BENCHMARK

SURVEY CONTROL POINT
MAG AND SHINER SET IN ASPHALT
ELEVATION = 736.17'
(NGVD 29 DATUM)

TREE NOTE

TREE SIZE, TYPE AND DRIPLINES ARE BASED ON A VISUAL OBSERVATION.
FINAL DETERMINATION SHOULD BE MADE BY THE PROJECT ARBORIST.



0 30 60 120
SCALE: 1" = 60'

UTILITY NOTE

ALL UNDERGROUND PIPE TYPES, SIZES AND LOCATIONS SHOWN ON THIS SURVEY ARE BASED ON VISUAL OBSERVATION. ANY USE OF THIS INFORMATION SHOULD BE VERIFIED, BEFORE ITS USE, WITH THE CONTROLLING MUNICIPALITY OR UTILITY PROVIDER. THIS SURVEY MAKES NO GUARANTEE OF THE INSTALLED ACTUAL LOCATION, DEPTHS OR SIZE.

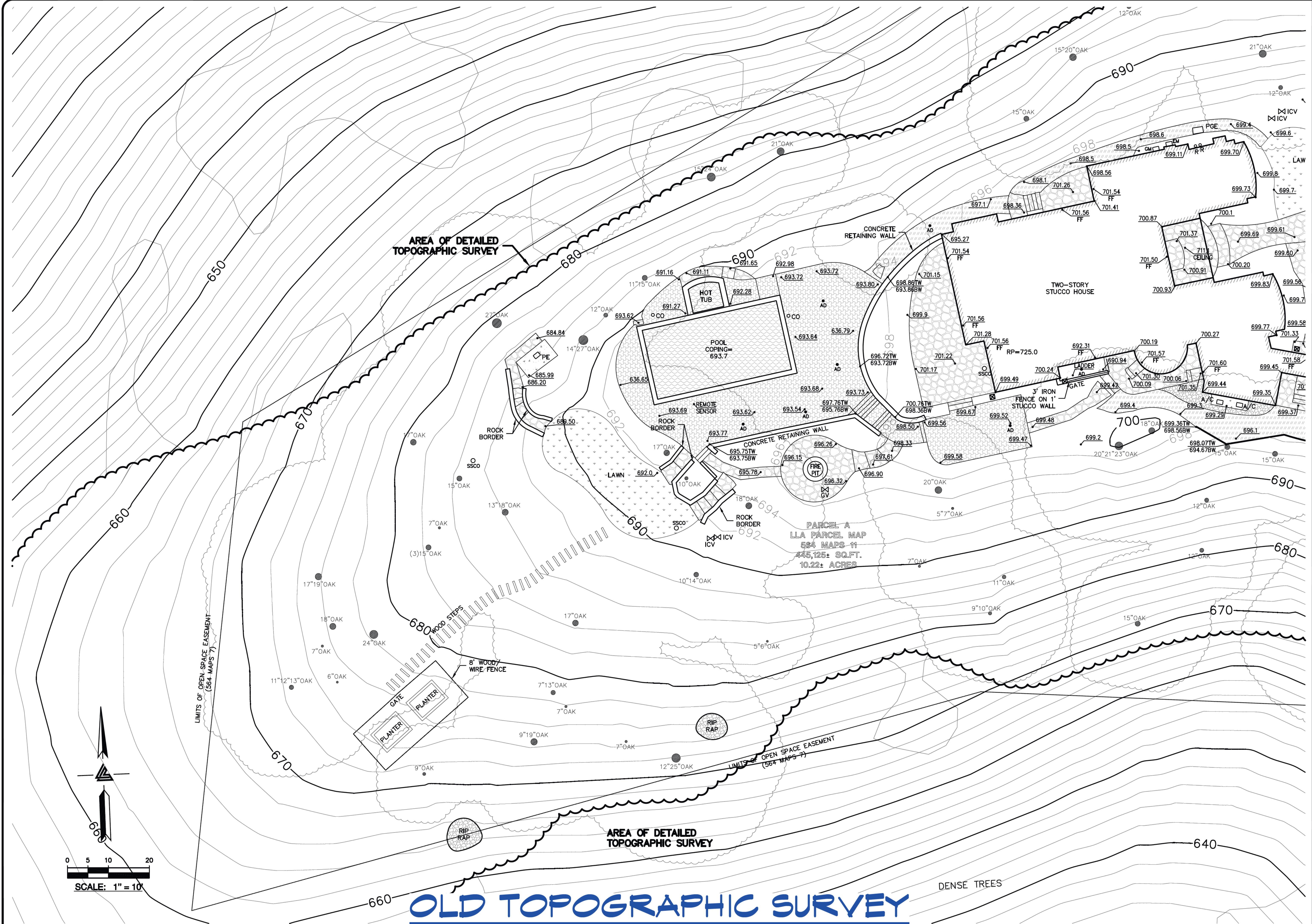
LEGEND AND NOTES

—	BOUNDARY LINE
- - -	BUILDING OVERHANG LINE
—	EASEMENT
X	FENCE LINE
·	FLOW LINE
SD	STORM DRAIN LINE
□ A/C	AIR CONDITIONING UNIT
• AD	AREA DRAIN
□ BFP	BACK FLOW PREVENTER
● BOL	BENCHMARK
BW	BOLLARD
□ CATV	BOTTOM RETAINING WALL
■ CB	CABLE TV BOX
○ CO	CATCH BASIN
□ EB	CLEAN-OUT
□ EM	ELECTRICAL BOX
FF	ELECTRICAL METER
☒	FIRE HYDRANT
FL	FLOW LINE
□ GM	GAS METER
☒ GV	GAS VALVE
INV	INVERT
☒ ICV	IRRIGATION CONTROL VALVE
OKP	KEY PAD
M-	MULTI-TRUNK TREE
□ PG&E	PG&E BOX
☒ PE	PILLAR, SIMILAR
RCP	POOL EQUIPMENT
○ R	REINFORCED CONCRETE PIPE
RP	RISER
○ OSSCO	ROOF PEAK
○ SP	SANITARY SEWER CLEAN-OUT
—	STANDPIPE
—	STREET SIGN
○ TEL	TELEPHONE BOX
TC	TOP OF CURB
TW	TOP OF RETAINING WALL
TOS	TOP OF SLAB
□ VLT	UTILITY VAULT
□ WM	WATER METER
☒ WV	WATER VALVE
XXX.XX	SPOTGRADE
ASPHALT	
BRICK	
CONCRETE	
DECOMPOSED GRANITE	
GRAVEL	
LAWN	
PAVERS	
RIVER ROCK	
STONE	

— — — — —
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TOPO UPDATE 3-28-24 DB
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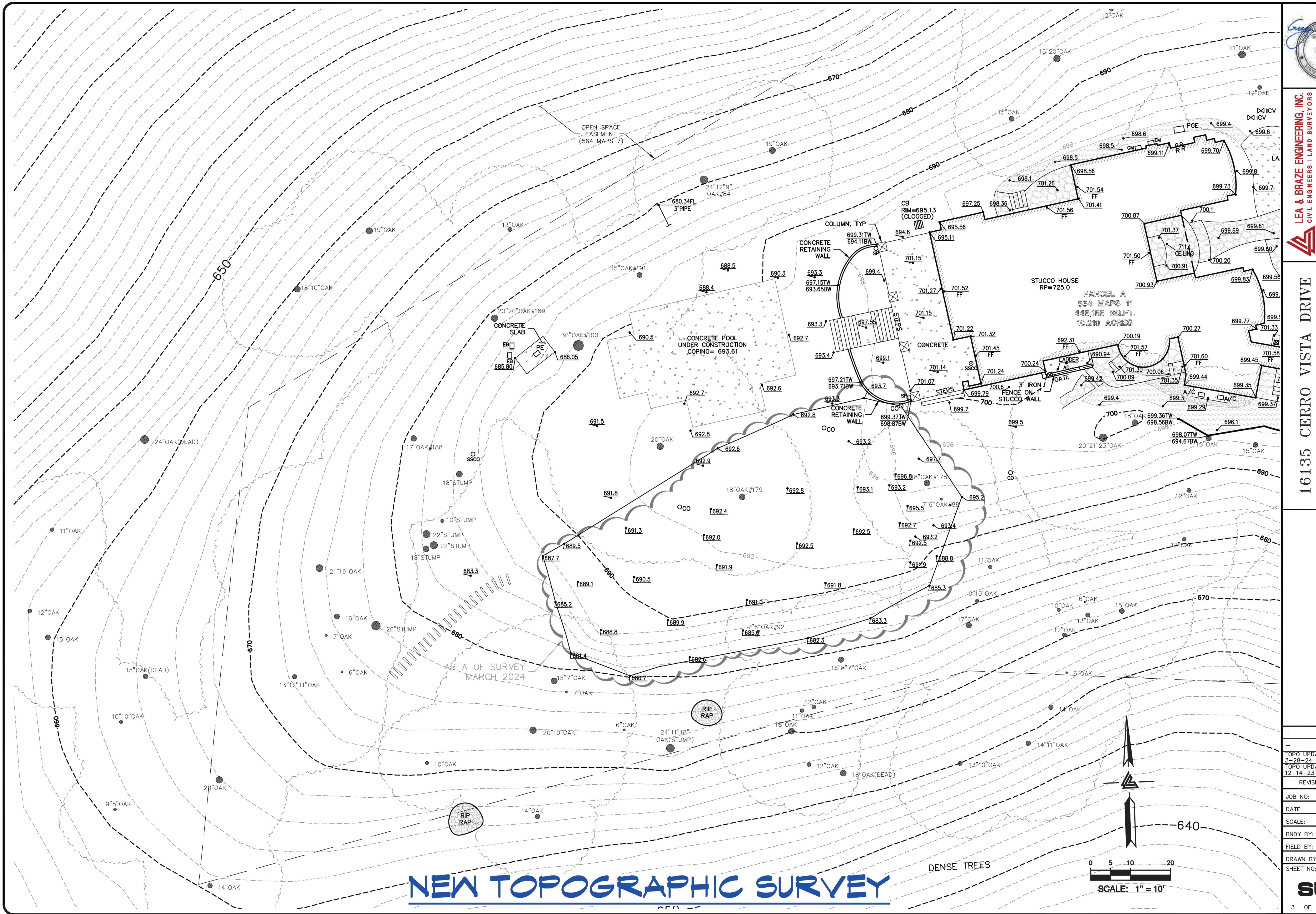
OLD TOPOGRAPHIC SURVEY

16135 CERRO VISTA DRIVE
LOS GATOS
CALIFORNIA

TOPOGRAPHIC SURVEY

REVISIONS
11-30-17
TITLE REPORT
11-16-17
ADDED OVERALL
SHEET 11-14-17
REVISIONS
JOB NO: 21710
DATE: 10-2
SCALE: 1" =
FIELD BY: EH
DRAWN BY: DB

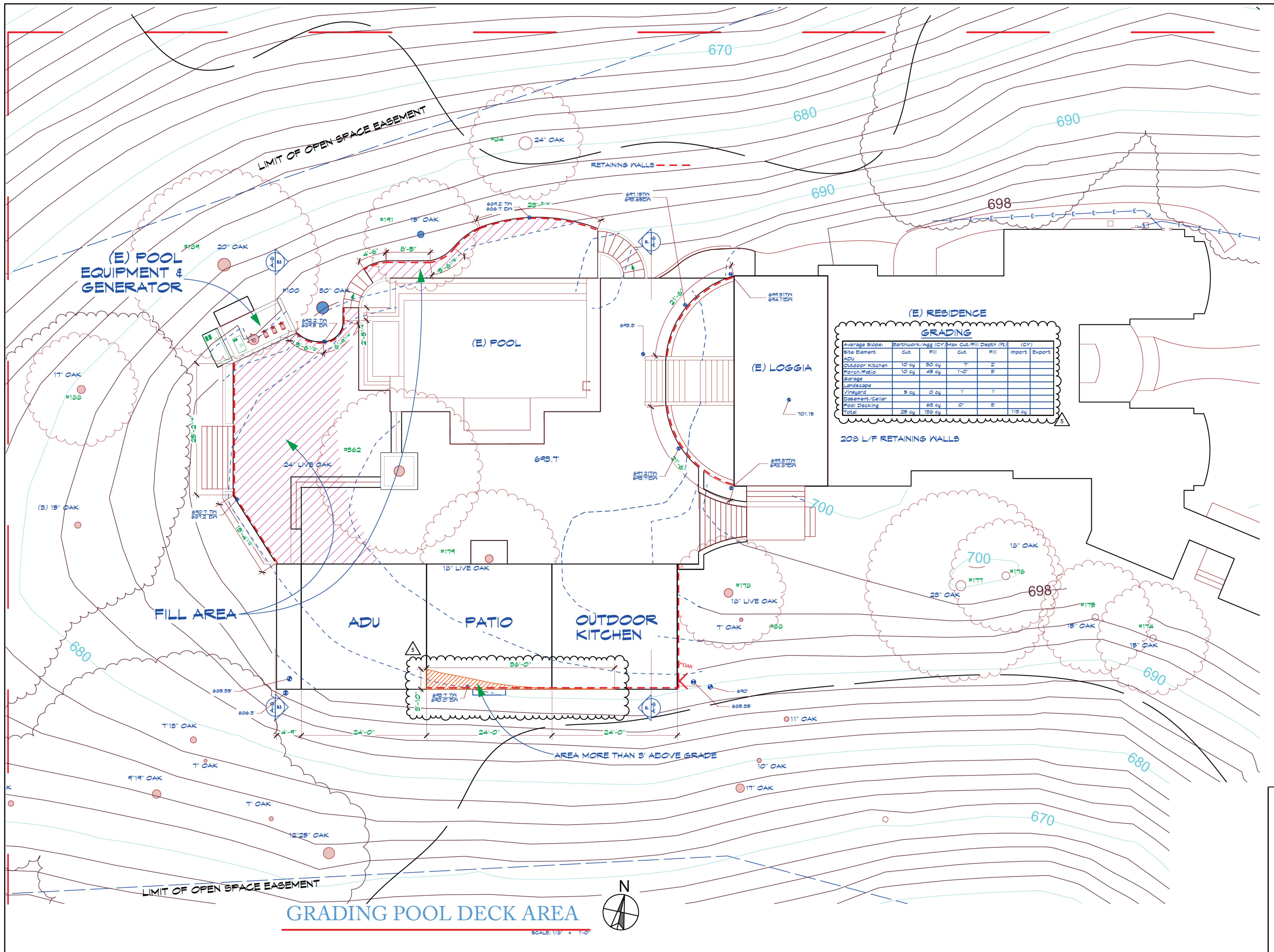
SU3
3 OF 6 SHEETS



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INDUSTRIAL PKWY WEST
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16135 CERRO VISTA DRIVE
LOS GATOS
CALIFORNIA

SANTA CLARA COUNTY





A NEW ADU & OUTDOOR KITCHEN FOR:
THE CABALLEROS
16135 & 16139 CERRO VISTA DRIVE LOS GATOS, CA 95032

NOTE: The Contractor shall verify all dimensions, elevations and conditions prior to starting any work called for in these plans. Any conditions different from those indicated on the plans shall be brought to the architect's attention prior to initiation.

GRADING SECTIONS

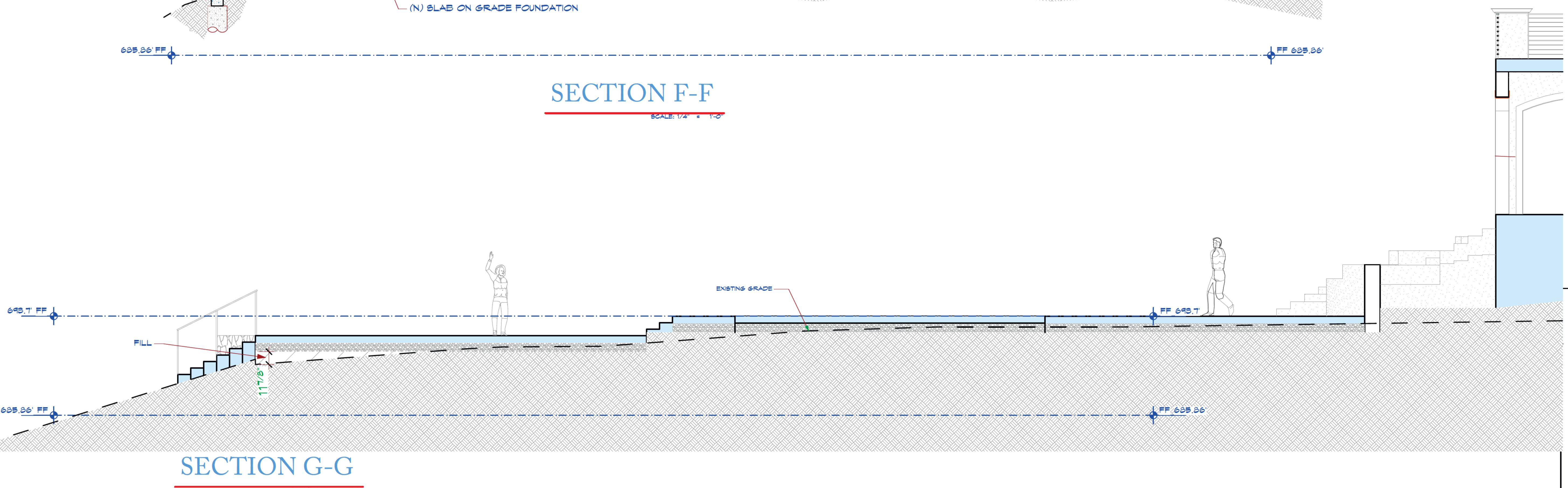
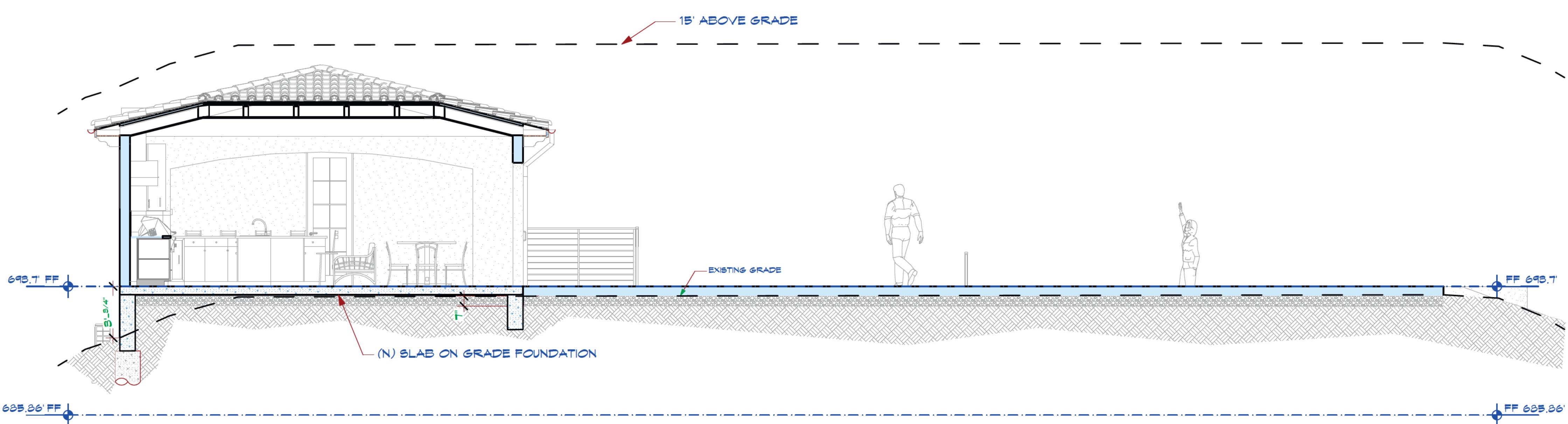
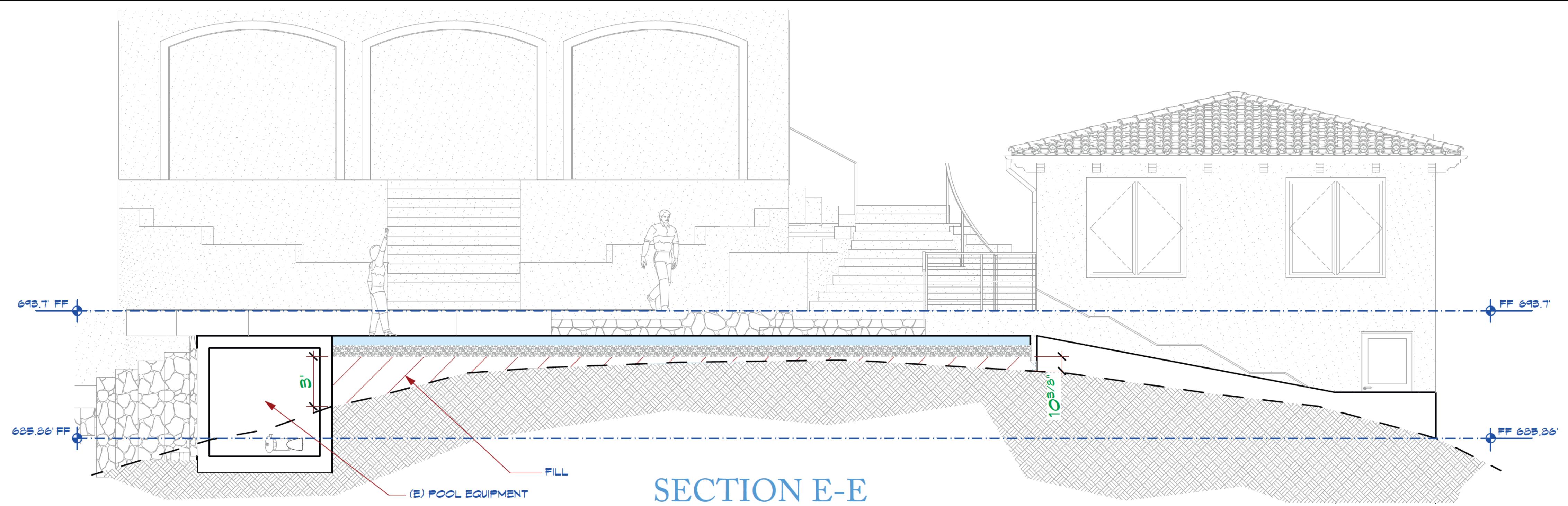
DATE: 7/12/24

SCALE: AS SHOWN

SHEET

A-6

10 OF 35





A NEW ADU & OUTDOOR KITCHEN FOR:
THE CABALLEROS
16135 & 16139 CERRO VISTA DRIVE LOS GATOS, CA 95032

NOTE: The Contractor shall verify all dimensions, elevations and conditions, prior to starting any work called for in these plans. Any conditions different from those indicated on the plans shall be brought to the architect's attention prior to initiation of work.

OUTDOOR KITCHEN ELEVATIONS

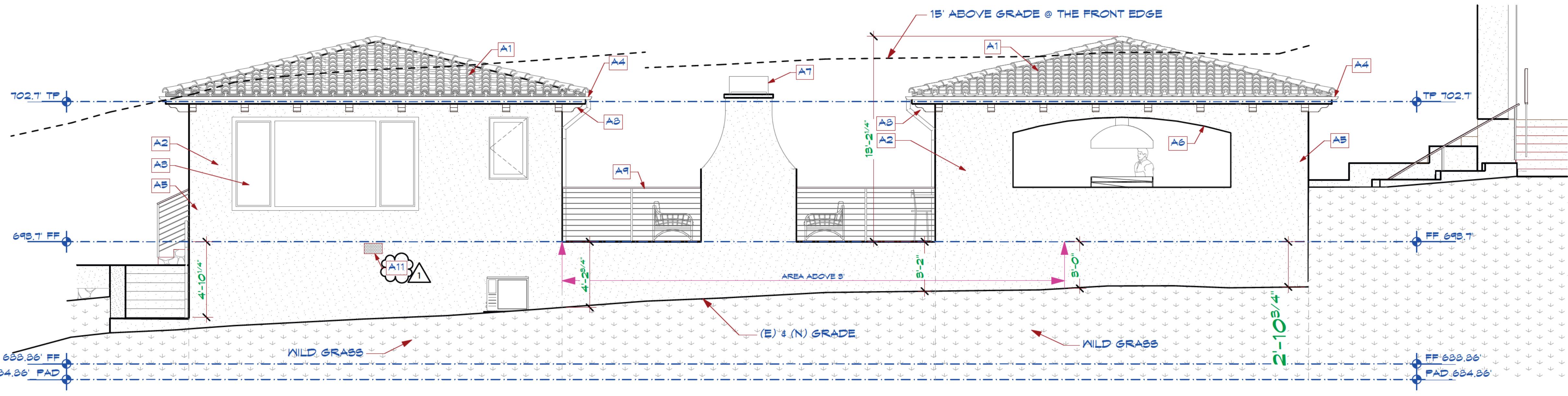
DATE: 7/12/24

SCALE: AS SHOWN

SHEET

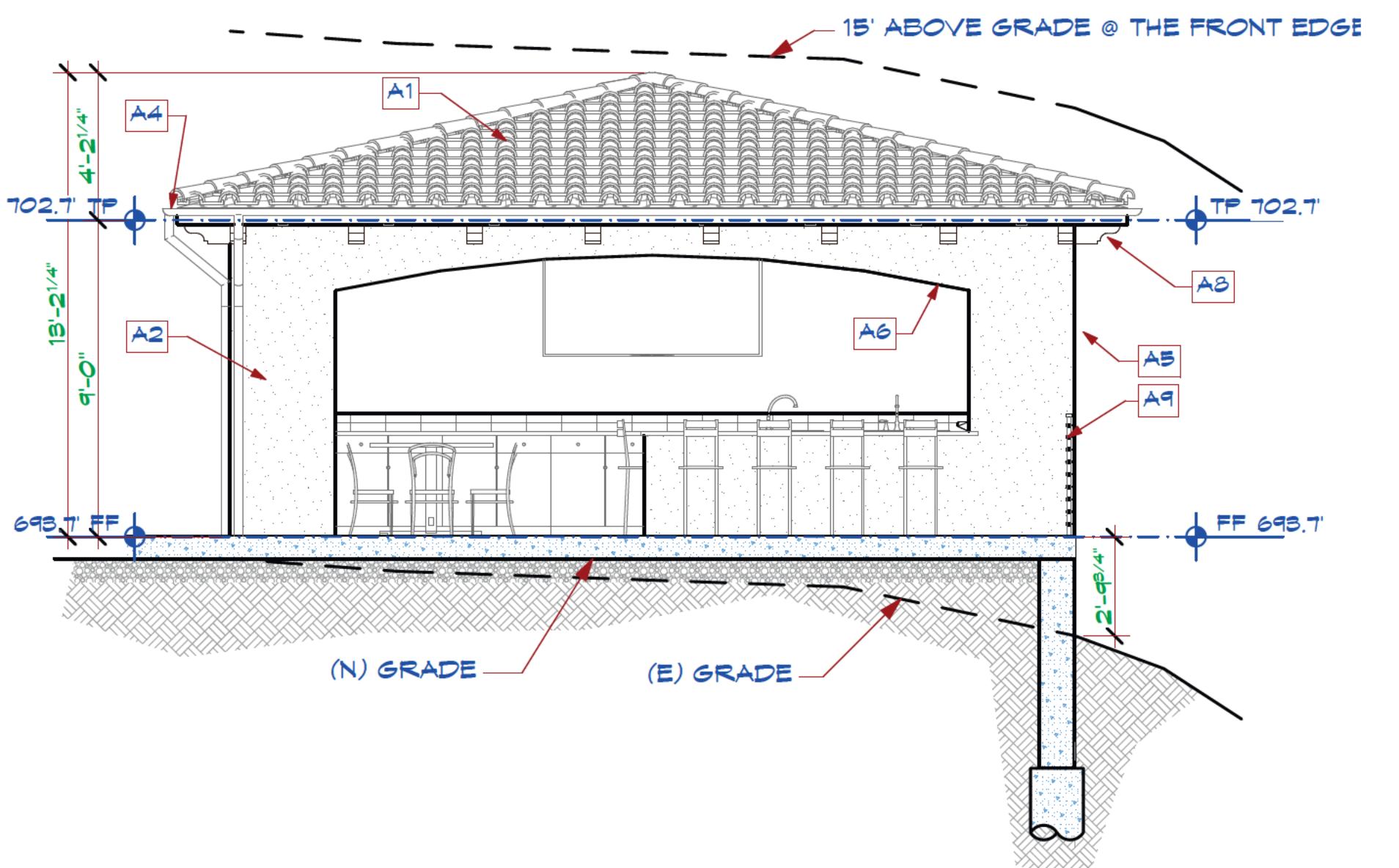
A-6.5

11 OF 35



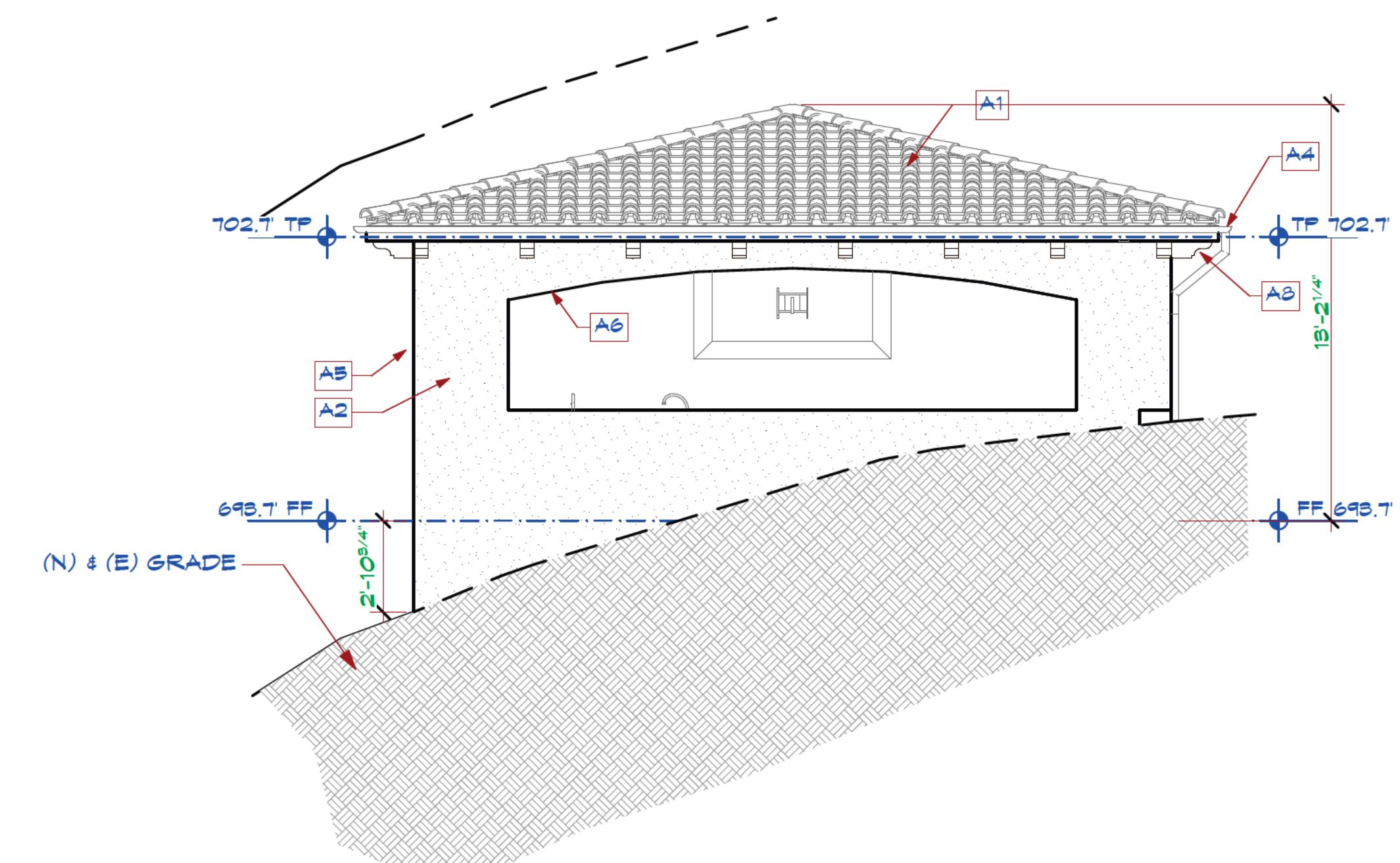
REAR ELEVATION

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



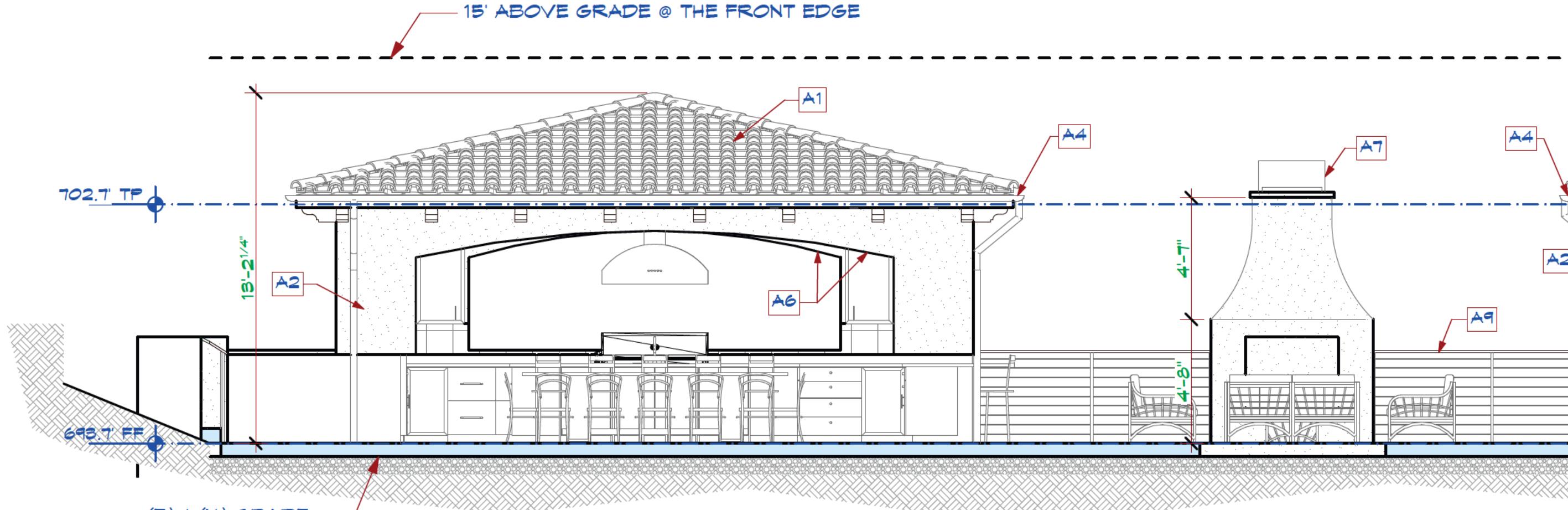
RIGHT OUTDOOR KITCHEN ELEVATION

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



LEFT OUTDOOR KITCHEN ELEVATION

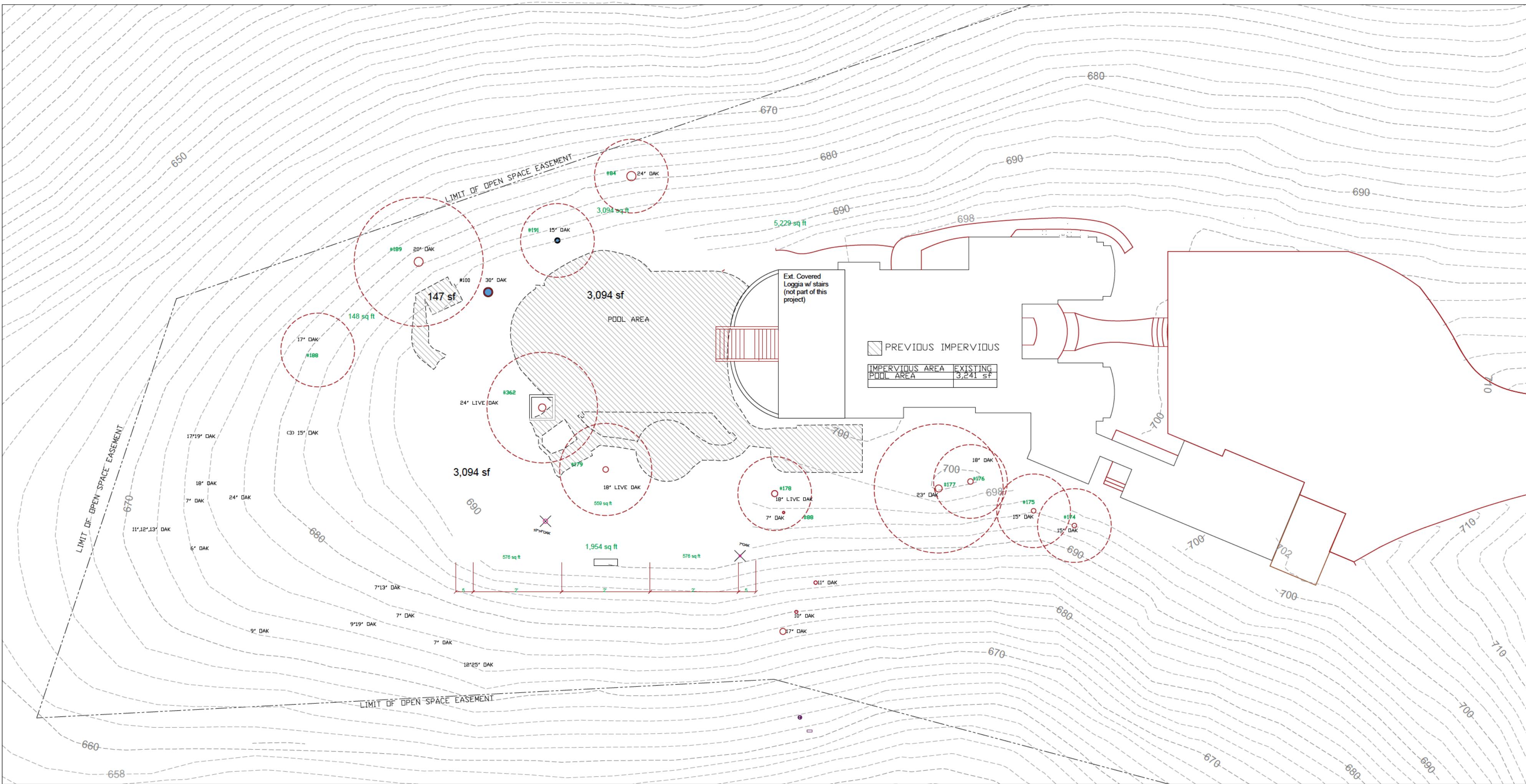
SCALE: 1/4" = 1'-0"



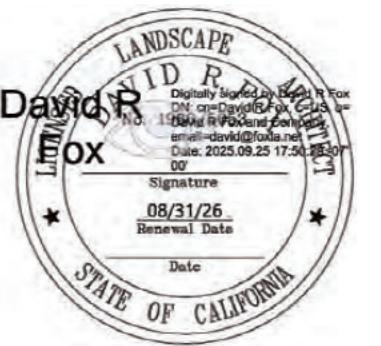
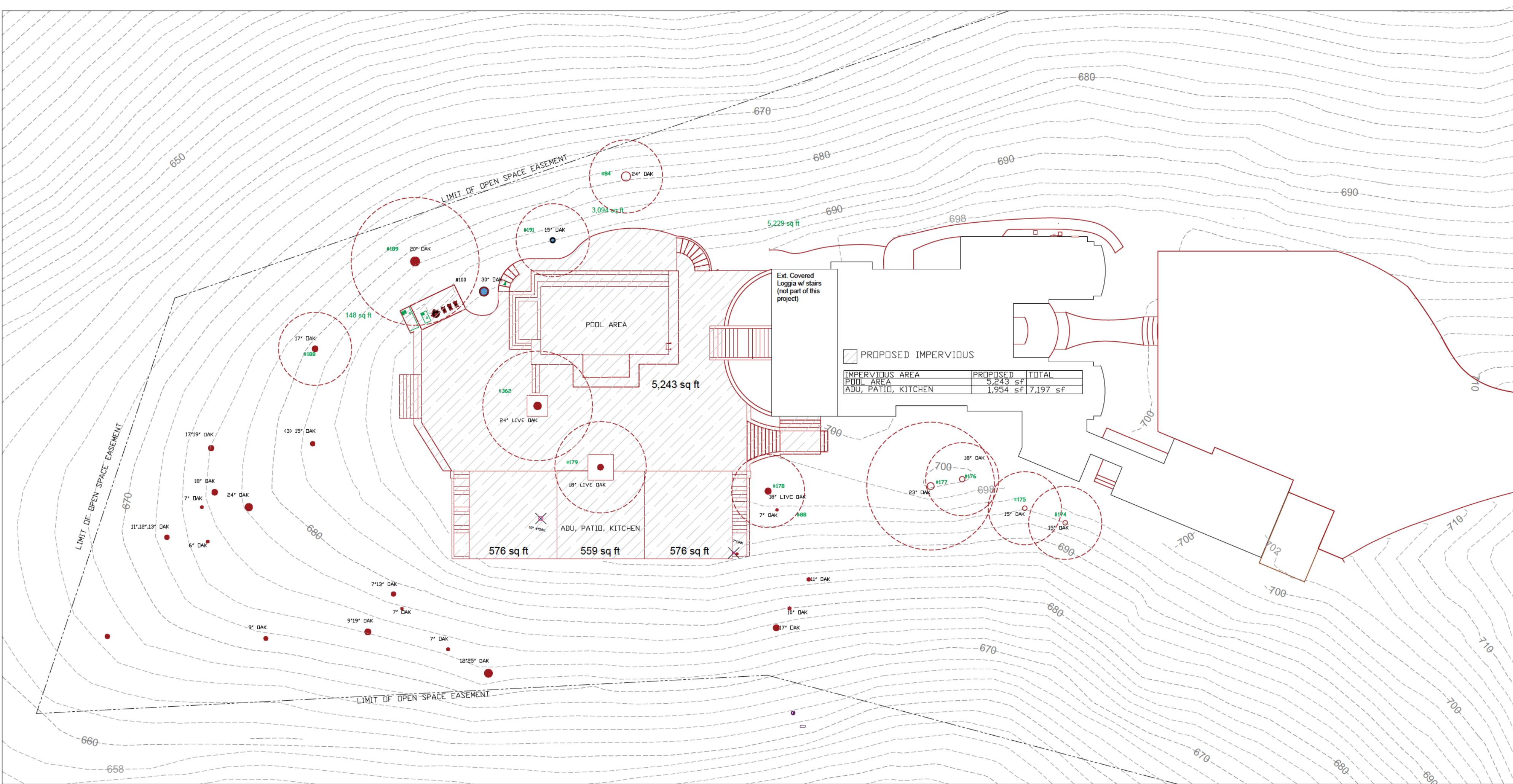
FRONT ELEVATION

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

Existing Impervious Surface



Proposed Impervious Surface



Total Site Area (sqft)	Impervious Area (IA) Table			Total Disturbed Area (sqft)	
	1. Total Existing (Pre-project) Area (sqft)	2. Existing Area Retained (sqft)	3. Existing Area Replaced (sqft)		4. New Area Created (sqft)
Project Totals					
Impervious Area (IA)					
a. Total on-site IA	3,241	3,074	3,074	7,197	7,197
b. Total off-site IA	0	0	0	0	0
c. Total Project IA (a+b)	3,241	3,074	3,074	7,197	7,197
d. Total new and replaced				7,197	
Pervious Area (PA)					
e. Total on-site PA	0	0	0	0	0
f. Total off-site PA	0	0	0	0	0
g. Total Project PA (e+f)	0	0	0	0	0
Total project area (c+g)	3,241				7,197
Percent Replacement: [(Existing on-site IA Replaced / Existing Total on-site IA) x 100%]					42.7 %



NPDES Stormwater Compliance
Small Projects Worksheet

Small Projects are development and redevelopment projects that are subject to approval and/or permits and that create and/or replace at least 2,500 sq. ft. but less than 5,000 sq. ft. of impervious surface, and detached single-family home projects that create and/or replace at least 2,500 sq. ft. but less than 10,000 sq. ft. of impervious surface (as of July 1, 2023, per MRP 3.0 Provision C.3.i).

An impervious surface is a surface covering or pavement that prevents the land's natural ability to absorb and infiltrate rainfall/stormwater. Impervious surfaces include, but are not limited to, rooftops, paved patios, driveways, parking lots, storage areas, impervious concrete and asphalt, and any other continuous watertight pavement or covering. Pervious pavement, underlain with pervious soil or pervious storage material (e.g., drain rock), that infiltrates rainfall at a rate equal to or greater than surrounding unpaved areas OR that stores and infiltrates the water quality design volume specified in Provision C.3.d of the Municipal Regional Stormwater Permit (MRP), is not considered an impervious surface.

Small Projects must implement at least one of six specified Low Impact Development (LID) Site Design measures. Check one or more that will be applied to your project.

- Direct roof runoff into cisterns or rain barrels for reuse.
- Direct roof runoff onto vegetated areas.
- Direct runoff from sidewalks, walkways, and/or patios onto vegetated areas.
- Direct runoff from driveways and/or uncovered parking lots onto vegetated areas.
- Construct sidewalks, walkways, and/or patios with permeable surfaces.
- Construct bike lanes, driveways, and/or uncovered parking lots with permeable surfaces.

Project Information

Applicant/Developer Name: Gary Kohlsaat

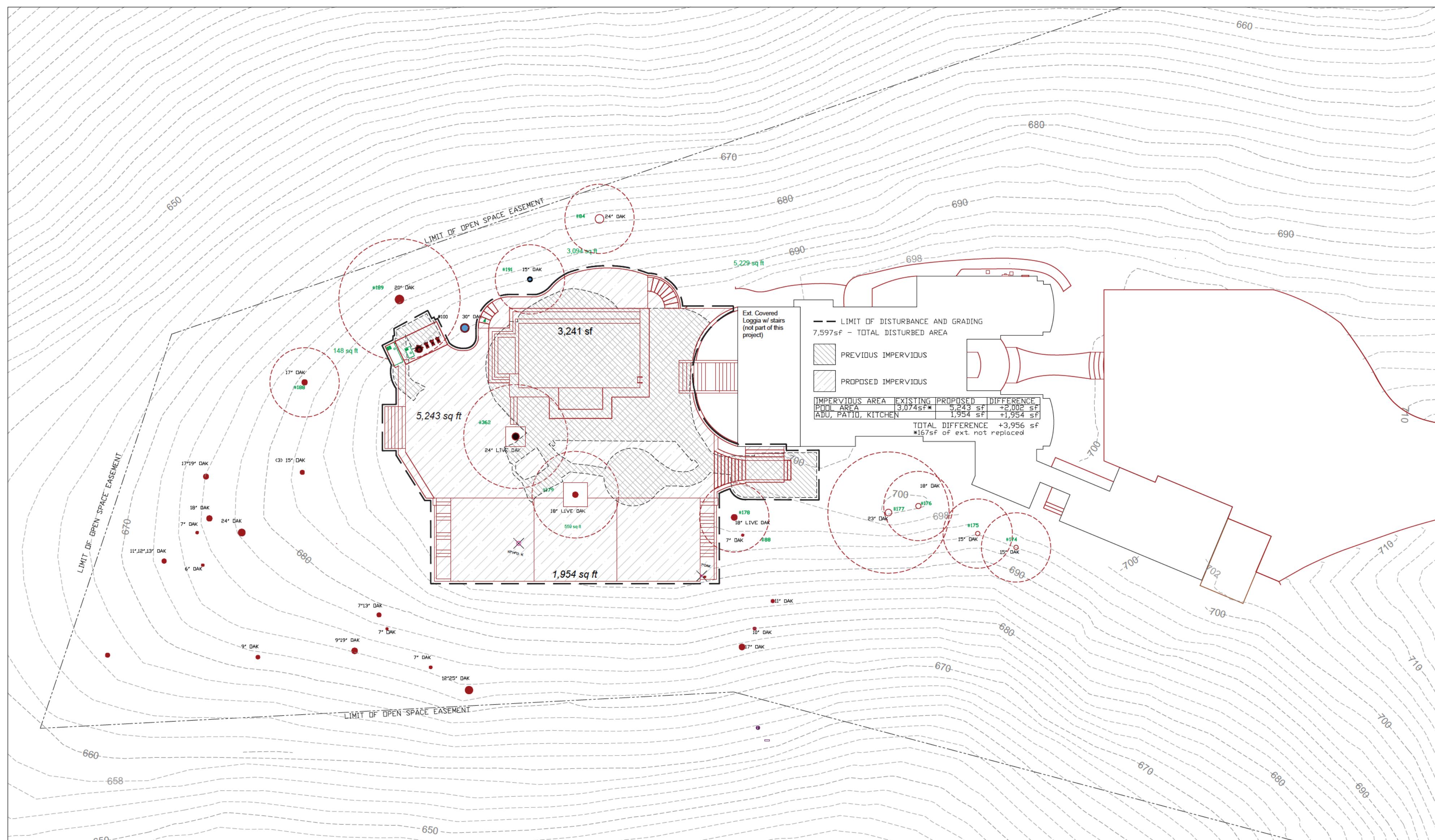
Project Address: 16135 Cerro Vista, APN 537-30-018

Project Description: Replacement of existing impervious area with new patio, pool and ADU

Total new or replaced impervious area: 7,197 sf (3,074sf replaced, 3,956sf new)

Please return form to: _____

20240827_Small_Projects_Worksheet



Existing Impervious Surface over Proposed Impervious Surface

