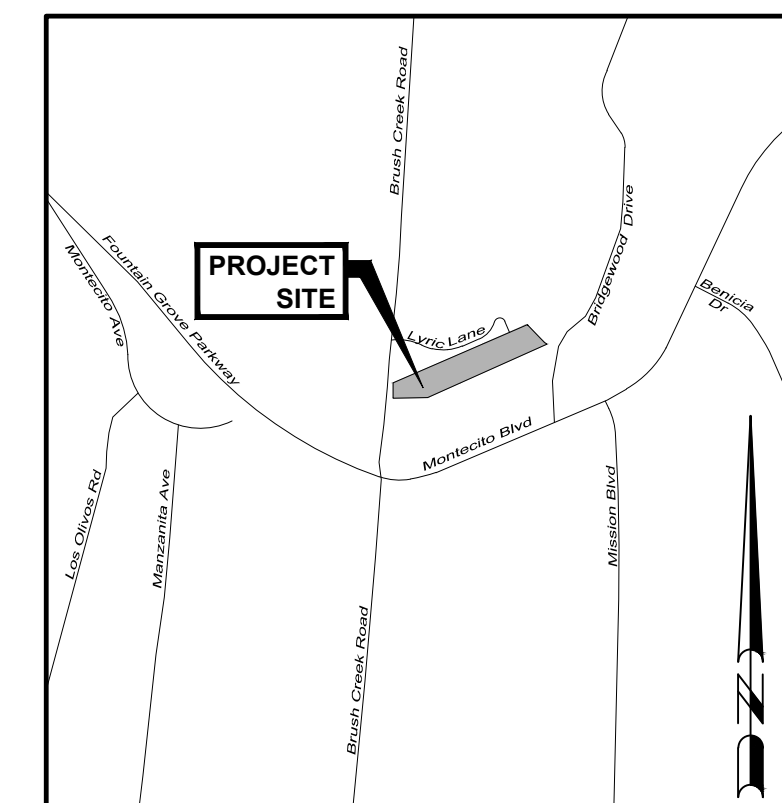
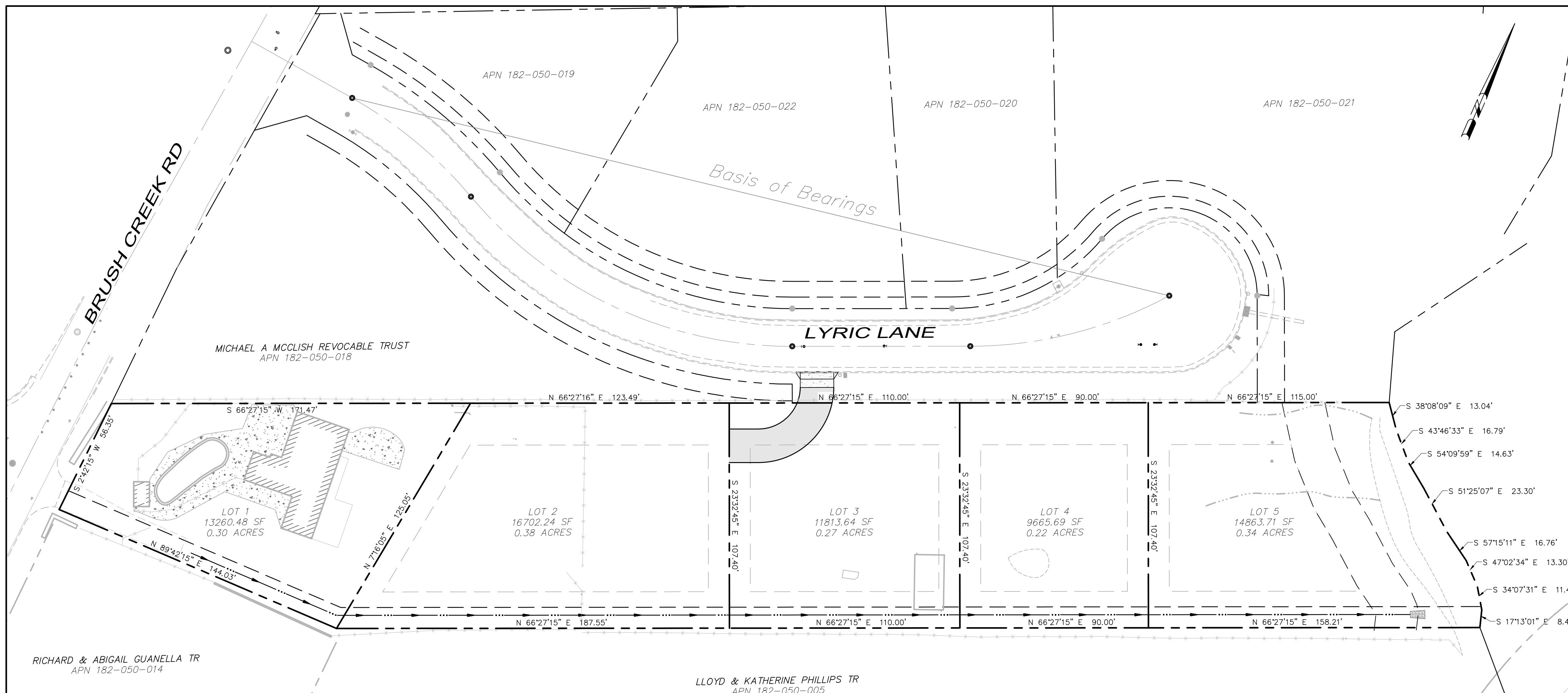


BRUSH CREEK MINOR TENTATIVE MAP

2210 Brush Creek Road
Santa Rosa, California

APN 182-050-004



Graphic Scale: 1" = 800'

BENCHMARK

B-117- BRUSH CREEK ROAD AND MONTECITO BLVD.; CITY DISK IN MONUMENT WELL, 49 FEET SOUTH OF THE C.L.L. OF MONTECITO BLVD., 3.5 FEET WEST OF THE EAST FACE OF THE CURB ON BRUSH CREEK RD., (COORDINATE MOUNEMENT G-117) ELEV.= 257.66

OWNER/ SUBDIVIDER

Nils Welin & Klas Berghede
300 Montgomery Street, Ste. 813
San Francisco, CA 94104
(415) 347-8961

ENGINEER/SURVEYOR

Adobe Associates, Inc.
1220 N Dutton Avenue
Santa Rosa, California 95401
Phone: (707) 541-2300
Fax: (707) 541-2301

SITE INFORMATION

TOTAL NO. OF LOTS: 5

SITE AREA: 1.52 ACRES
Smallest Lot Size: 9,665 SF (Lot 4)
Largest Lot Size: 16,702 SF (Lot 2)
Average Lot Size: 13,260 SF

PRESENT ZONING: RR B6 20, RC50/25 VOH

PROPOSED ZONING: R-1-6

HIGH FIRE SEVERITY ZONE: NO

SOIL CONDITIONS:

HERITAGE TREES TO BE REMOVED (TAG NOS):
*REFERENCE ARBORIST REPORT
TREE PRESERVATION AND MITIGATION REPORT
PREPARED BY _____

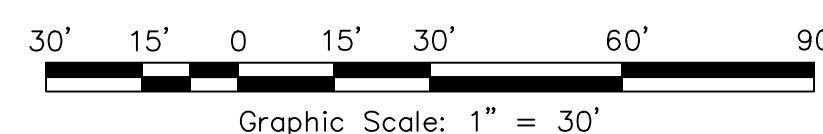
SHEET INDEX

C1.0 TITLE SHEET & GENERAL NOTES
C2.0 PRELIM GRADING & DRAINAGE PLAN

BOUNDARY DESCRIPTION

APN	DN
182-050-004	2007042817

OVERALL SITE PLAN



Graphic Scale: 1" = 30'

ABBREVIATIONS

AAI	ADOBE ASSOCIATES, INC.	MAX	MAXIMUM
AB	AGGREGATE BASE	MH	MANHOLE
AC	ASPHALT CONCRETE	MIN	MINIMUM
AD	AREA DRAIN	NTS	NOT TO SCALE
AE	ACCESS EASEMENT	OHW	OVERHEAD WIRE
APN	ASSESSORS PARCEL NUMBER	PAE	PRIVATE ACCESS EASEMENT
BM	BENCHMARK	PL	PROPERTY LINE
CB	CATCH BASIN	PS	PLANTER STRIP
CL	CLASS	PUE	PUBLIC UTILITY EASEMENT
CL	CENTERLINE	PVT	PRIVATE
CO	CLEANOUT	RCE	REGISTERED CIVIL ENGINEER
DI	DROP INLET	R/W	RIGHT OF WAY
DN	DOCUMENT NUMBER	S	SLOPE
DW	DRIVEWAY	SD	STORM DRAIN
EG	EXISTING GROUND	SF	SQUARE FEET
EP	EDGE OF PAVEMENT	SS	SANITARY SEWER
EL	ELEVATION	SSE	SANITARY SEWER EASEMENT
ESMT	EASEMENT	SSCO	SANITARY SEWER CLEANOUT
EX	EXISTING	STA	STATION
FG	FINISH GRADE	STD	STANDARD
FH	FIRE HYDRANT	SWE	SIDEWALK EASEMENT
FS	FINISHED SURFACE	TBR	TO BE REMOVED
GR	GRATE	TC	TOP OF CURB
IG	INVERT GRADE	TYP	TYPICAL
JT	JOINT TRENCH	W	WATER
LF	LINEAR FEET	WE	WATER EASEMENT
		WS	WATER SERVICE

LEGEND

PROPOSED	EXISTING	DESCRIPTION
---	---	PROPERTY BOUNDARY
---	---	CURB & GUTTER
---	---	SANITARY SEWER & MANHOLE
---	---	WATER MAIN & GATE VALVE
---	---	FIRE HYDRANT
---	---	STORM DRAIN & CATCH BASIN (CB)
---	---	EXISTING TREE WITH TAG NUMBER FROM ARBORIST REPORT. (H) INDICATES HERITAGE STATUS PER CITY ORDINANCE. "X" INDICATES REMOVAL.

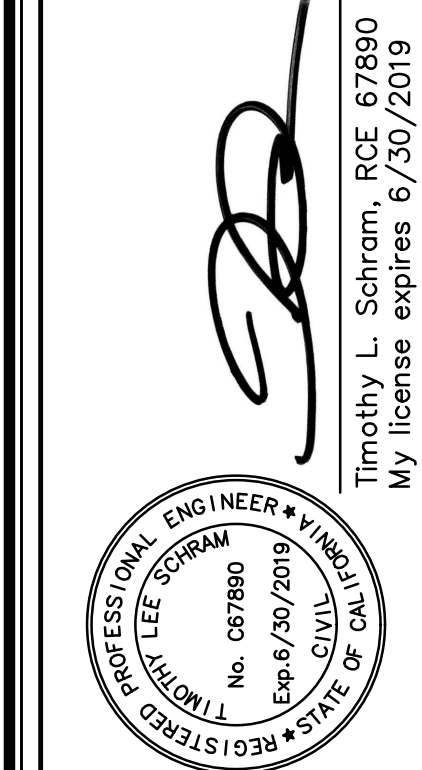
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By jg16 at 2:25 pm, Jun 01, 2020

City of Santa Rosa
Planning & Economic
Development Department

RECEIVED

No.	Date	Description	Approved

adobe associates, inc.
civil engineering | land surveying | wastewater
1220 N. Dutton Ave. Santa Rosa, CA 95401
P: (707) 541-2300 F: (707) 541-2301
Website: www.adobeinc.com *A Service You Can Count On!

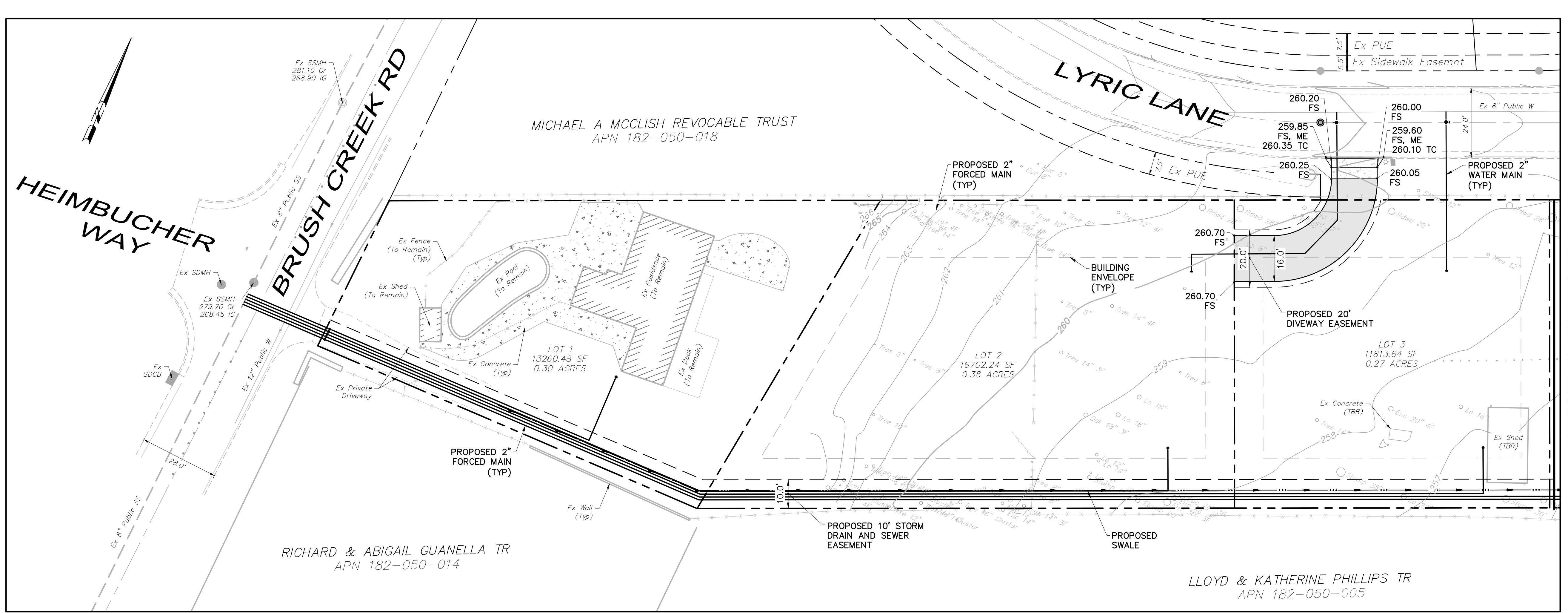


BRUSH CREEK
TITLE SHEET
2210 Brush Creek Road
Santa Rosa, California
APN 182-050-004

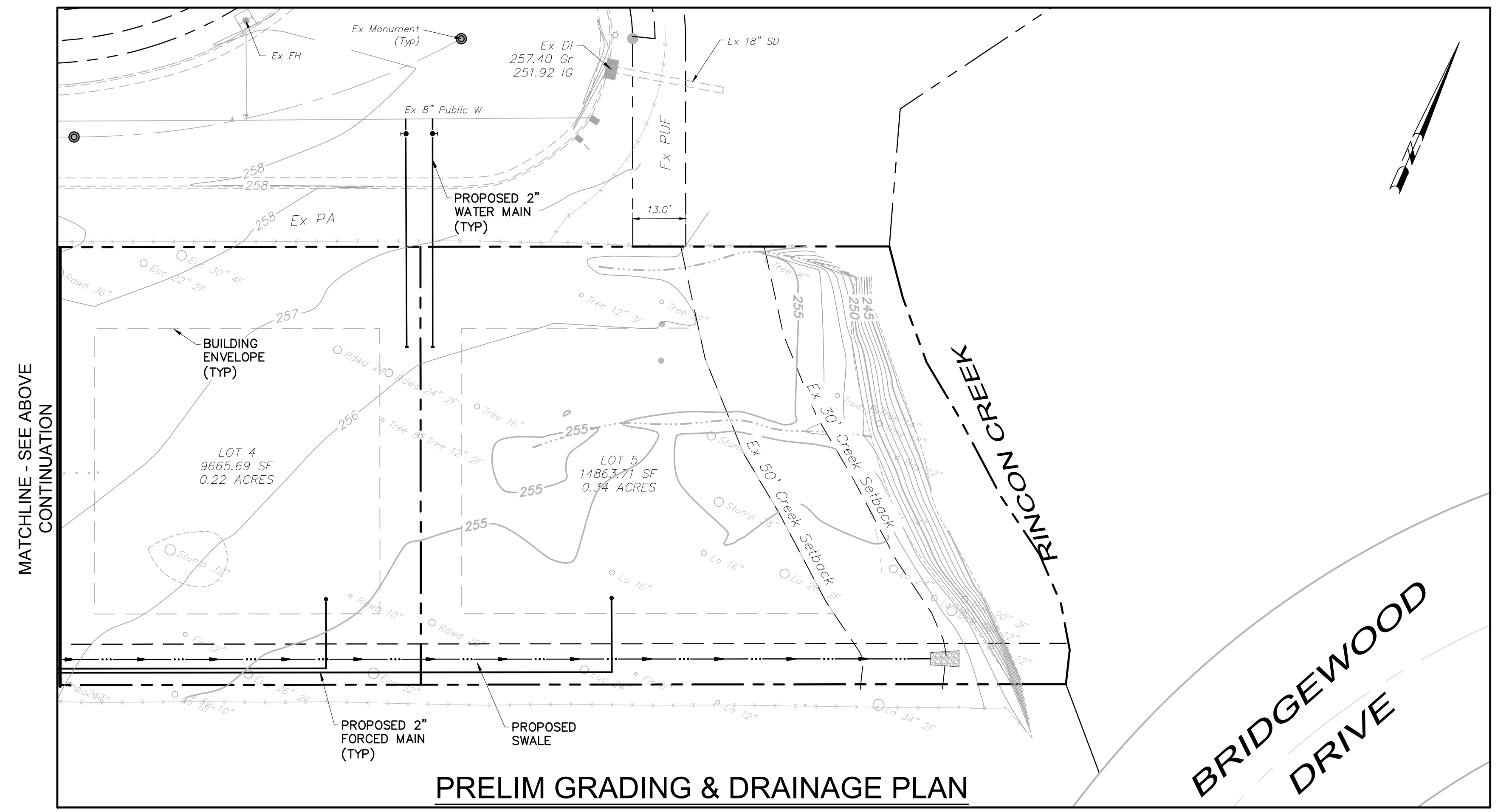
SCALE: AS NOTED
Date: May 20, 2020
Design by: AP
Drawn by: TRG
Checked by: TLS

Sheet
C1.0
1 of 2 Sheets
Job 18103

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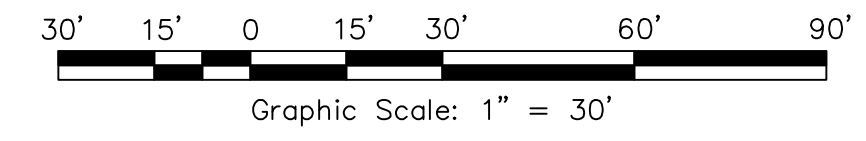
MATCHLINE - SEE SHEET BELOW FOR CONTINUATION



MATCHLINE - SEE ABOVE CONTINUATION

- DEMOLITION LEGEND:**
- ⊗ EX TREE TO BE REMOVED
- HATCHING LEGEND:**
- 3" AC OVER
 - 8" CL II AB
 - 4" PCC OVER
 - 6" CL II AB

PRELIM GRADING & DRAINAGE PLAN



No.	Date	Description	Approved

adobe associates, inc.
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 1220 N. Dutton Ave., Santa Rosa, CA 95401
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(Signature)
 Timothy L. Schram, PCE 67890
 My license expires 6/30/2019

PROFESSIONAL ENGINEER
 TIMOTHY L. SCHRAM
 No. 67890
 Exp. 6/30/2019
 CIVIL
 STATE OF CALIFORNIA

**BRUSH CREEK
 PRELIM GRADING & DRAINAGE PLAN**

2210 Brush Creek Road
 Santa Rosa, California
 APN 182-050-004

SCALE: AS NOTED
 Date: May 20, 2020
 Design by: AP
 Drawn by: TRG
 Checked by: TLS

Sheet
C2.0
 2 of 2 Sheets
 Job 18103