

VICINITY MAP  
NOT TO SCALE

**GENERAL NOTES:**

- OWNER/DEVELOPER: HENGHOU GROUP  
1378 WEST ZHONGSHAN ROAD  
HAISHY DISTRICT, NINGBO, ZHEJIANG, CHINA 315161  
ZHENG SHIZAO
- CIVIL ENGINEER: CARLSON, BARBEE & GIBSON, INC.  
2633 CAMINO RAMON, SUITE 350  
SAN RAMON, CA 94583  
(925) 866-0322  
JASON VOGAN
- LANDSCAPE ARCHITECT: VANDERTOOLEN AND ASSOCIATES  
855 BORDEAUX WAY, STE 240  
NAPA, CA 94558  
(707) 224-2299  
RACHEL BRINKERHOFF
- SOILS ENGINEER: ENGELO INCORPORATED  
17278 GOLDEN VALLEY PARKWAY  
LATHROP, CA 95330  
(209) 835-0610  
STEVE HARRIS
- LAND SUMMARY:
 

LOT AREA	= 3.58 AC
PARCEL A - LANDSCAPE/WATER QUALITY	= 0.05 AC
PARCEL B - LANDSCAPE/WATER QUALITY	= 0.06 AC
PARCEL C - LANDSCAPE/WATER QUALITY	= 0.10 AC
MACHADO LANE	= 0.25 AC
STREET A	= 0.97 AC
<b>TOTAL AREA</b>	<b>= 5.01 AC</b>
- TOTAL NUMBER OF LOTS = 10
- DENSITY = 2.00 D.U. / GROSS ACRE
- ZONING: RESIDENTIAL, R-15
- GENERAL PLAN: SINGLE FAMILY LOW
- UTILITIES:
 

WATER:	DIABLO WATER DISTRICT
SEWER:	IRONHOUSE SANITARY DISTRICT
GAS/ELECTRIC:	PACIFIC GAS & ELECTRIC CO.
TELEPHONE:	AT&T
- PROJECT SITE APN: 033-170-021
- ALL TREES, FENCES, & BUILDINGS WITHIN DEVELOPED AREA TO BE REMOVED
- FLOOD ZONE INFORMATION: ZONE X: OUTSIDE THE 100 - YEAR FLOODPLAIN.
- MULTIPLE FINAL MAPS MAY BE FILED ON THE LANDS SHOWN ON THIS MAP.
- PARCELS:

NAME	DEDICATED TO	USE
STREET A	CITY	PUBLIC STREET
PARCEL A	CITY	LANDSCAPE / WATER QUALITY
PARCEL B	CITY	LANDSCAPE / WATER QUALITY
PARCEL C	CITY	LANDSCAPE / WATER QUALITY

SHEET INDEX	
SHEET #	TITLE
1	VESTING TENTATIVE MAP
2	PRELIMINARY GRADING AND UTILITY PLAN
3	PRELIMINARY STORMWATER CONTROL PLAN

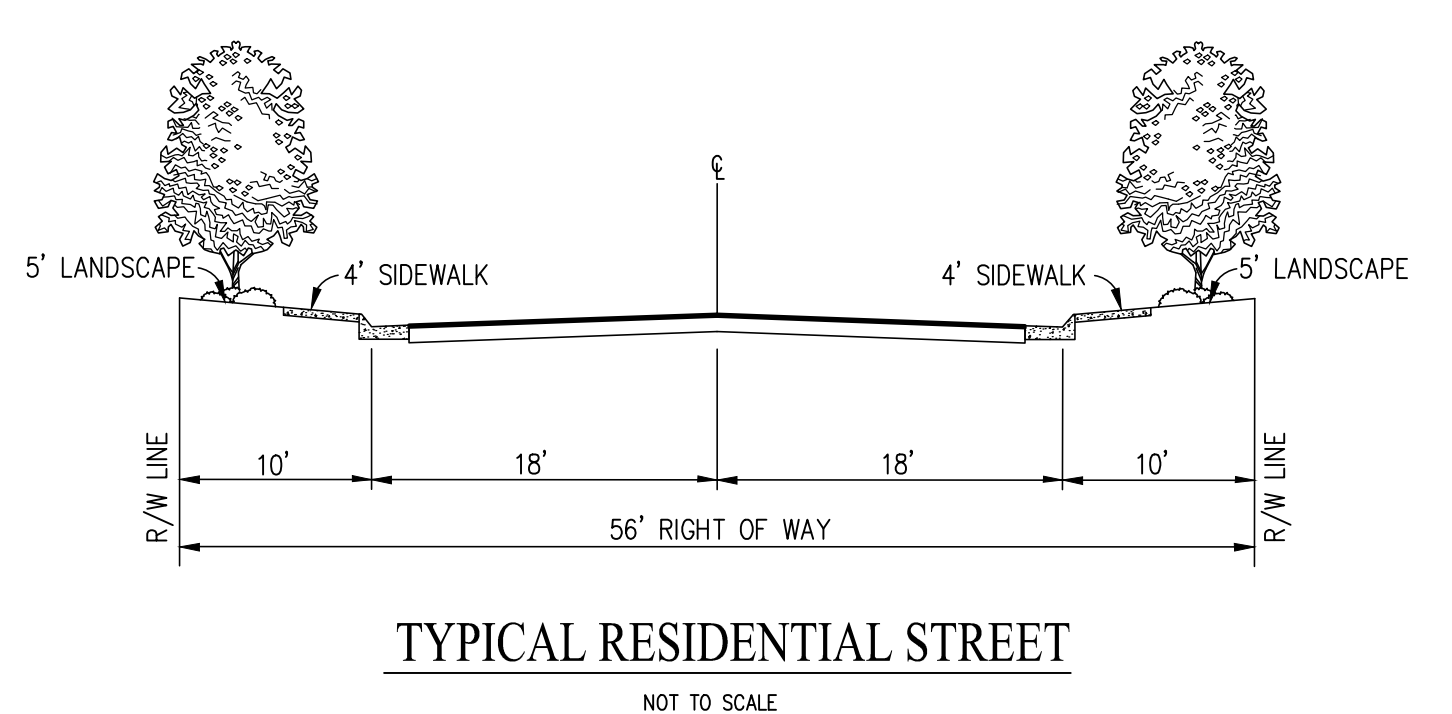
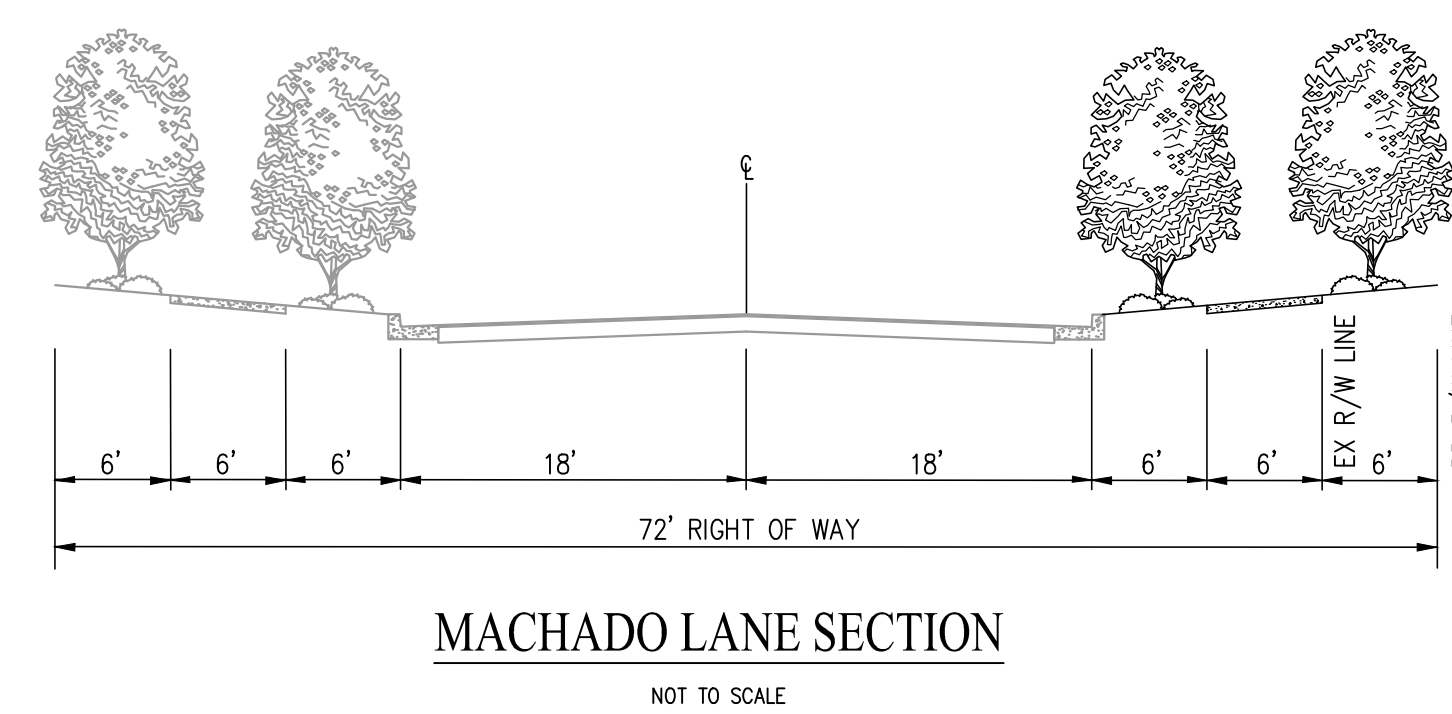


**LEGEND**

- BOUNDARY
- RIGHT OF WAY
- LOT LINE
- EASEMENT
- CURB
- 100 LOT NUMBER
- 100' LOT DIMENSION

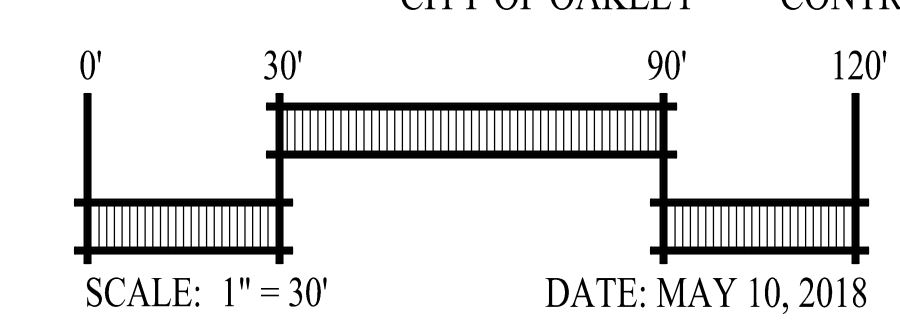
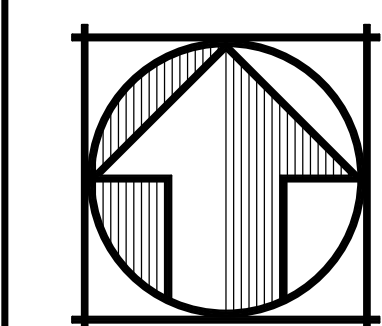
**ABBREVIATIONS**

- AC ACRES
- CL CENTERLINE
- EX EXISTING
- P PAD
- PL PROPERTY LINE
- PUE PUBLIC UTILITY EASEMENT
- PV PAVEMENT ELEVATION
- R/W RIGHT OF WAY
- SD STORM DRAIN
- SF SQUARE FEET
- SS SANITARY SEWER
- W WATER



**CASTRO PROPERTY  
VESTING TENTATIVE MAP  
SUBDIVISION 9488**

CITY OF OAKLEY CONTRA COSTA COUNTY CALIFORNIA



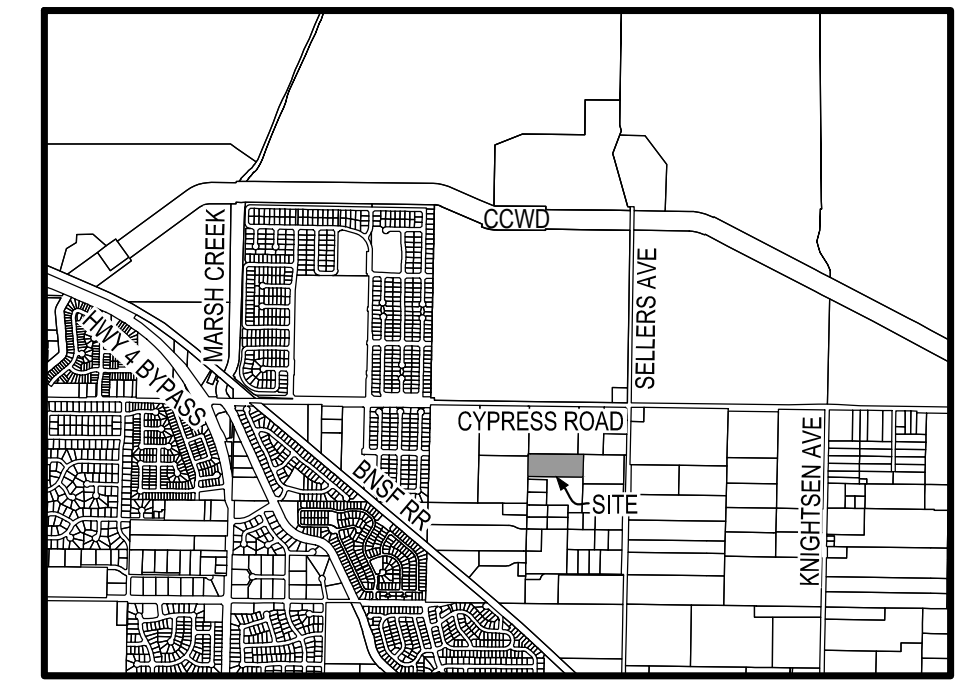
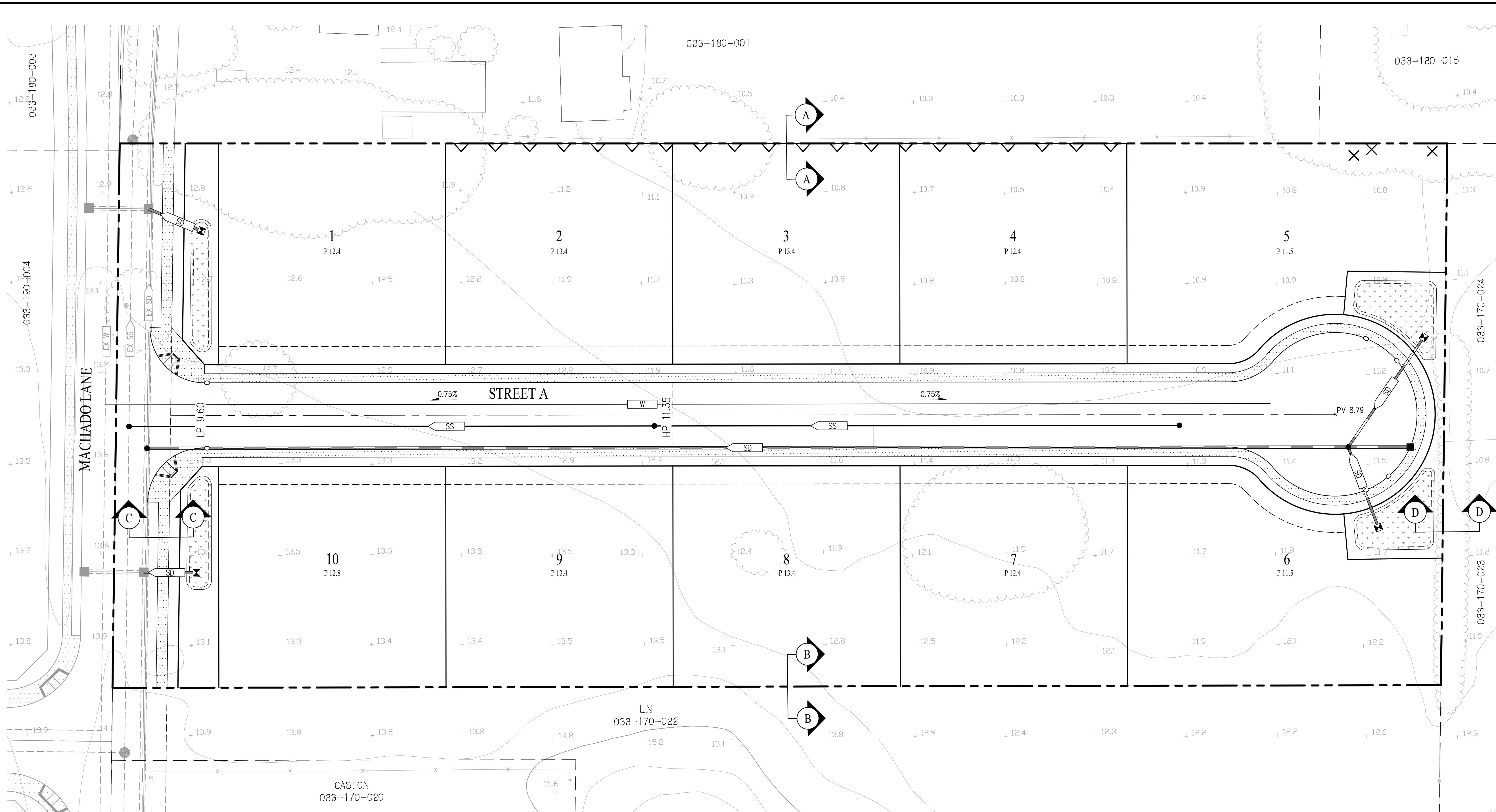
DATE: MAY 10, 2018

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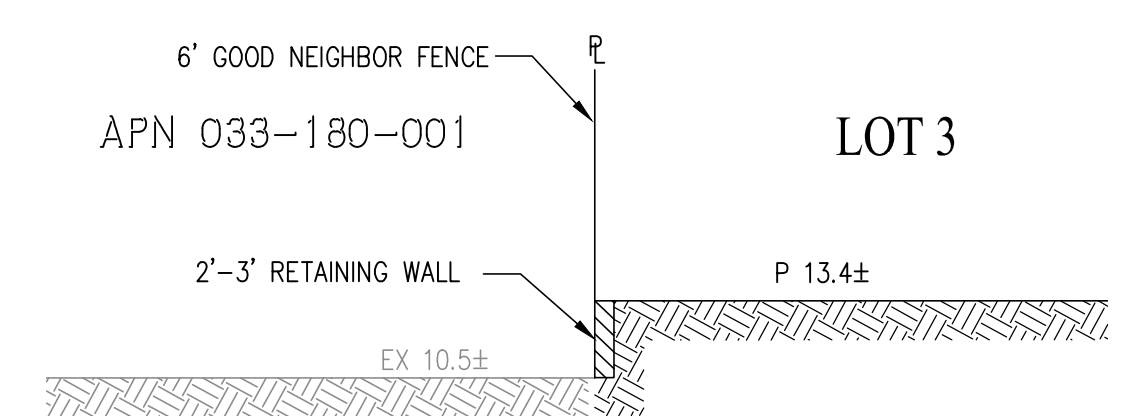
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SACRAMENTO, CALIFORNIA (916) 375 - 1877

SHEET NO.  
**1**  
OF 3 SHEETS

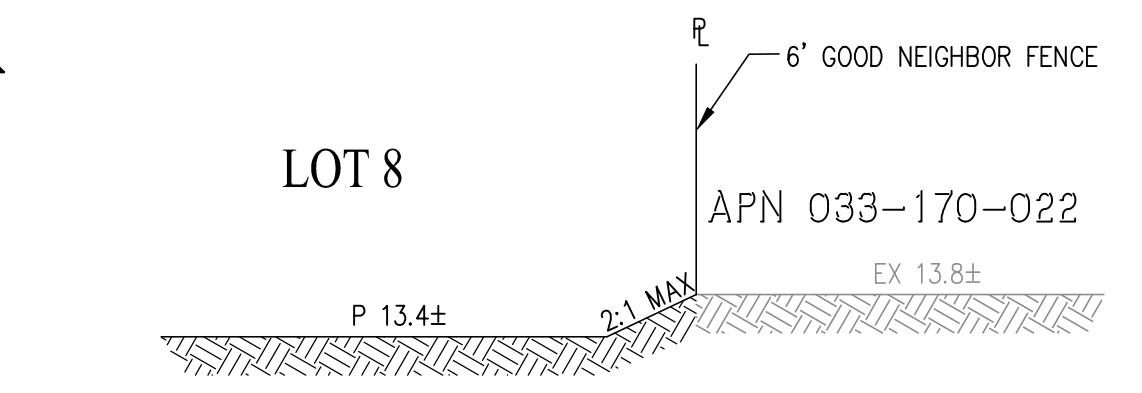
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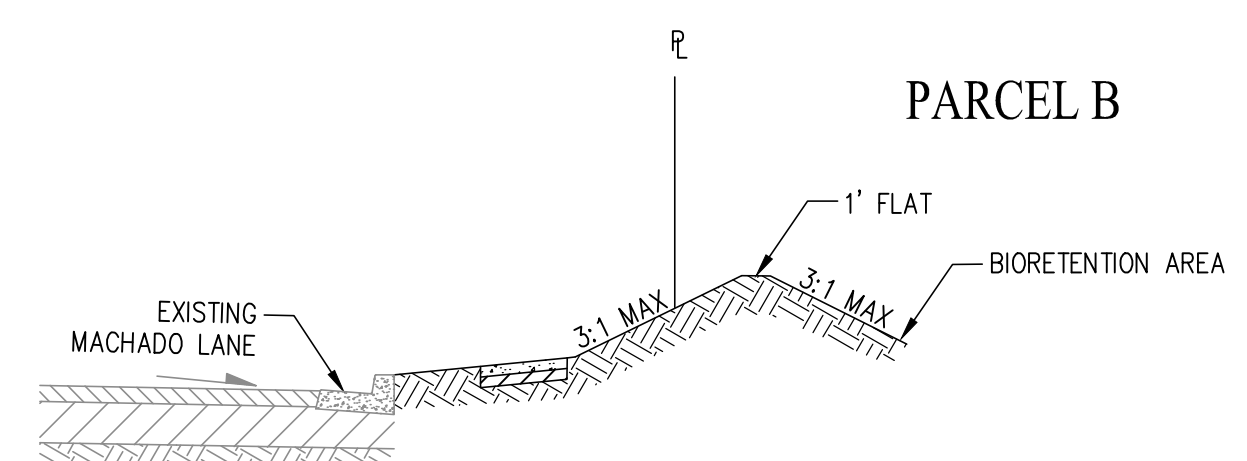
VICINITY MAP  
NOT TO SCALE



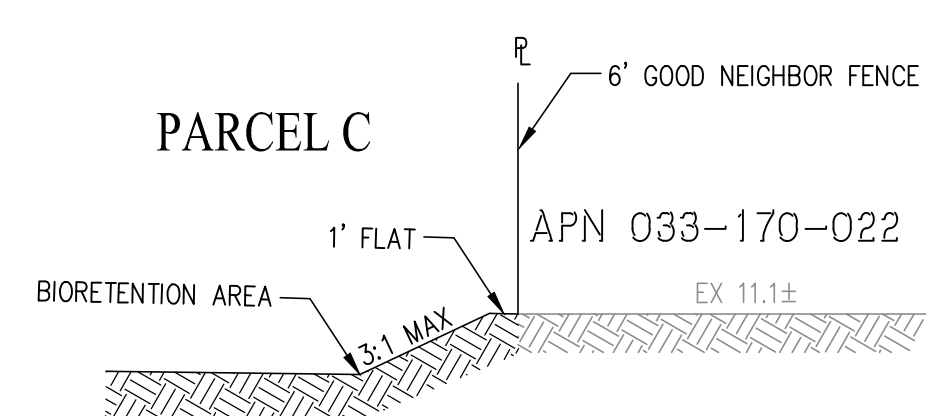
SECTION A-A  
NOT TO SCALE



SECTION B-B  
NOT TO SCALE



SECTION C-C  
NOT TO SCALE



SECTION D-D  
NOT TO SCALE

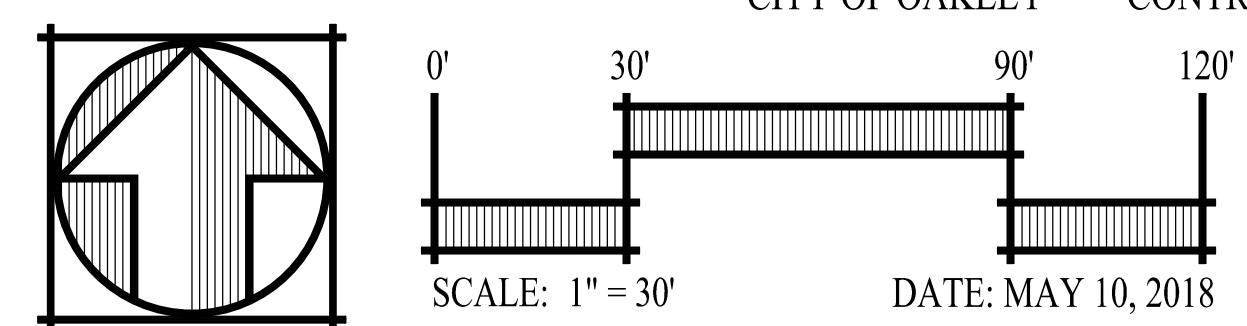
**LEGEND**

PROPOSED	EXISTING	
		STORM DRAIN LINE
		SANITARY SEWER LINE
		SANITARY SEWER LINE
		RETAINING WALL
		SANITARY SEWER MANHOLE
		STORM DRAIN MANHOLE
		CATCH BASIN
		OUTFLOW RISER
		CURB CUT
		EXISTING TREE TO BE REMOVED
		LOT NUMBER
		PAD ELEVATION
		STORMWATER QUALITY FACILITY



# CASTRO PROPERTY PRELIMINARY GRADING AND UTILITY PLAN SUBDIVISION 9488

CITY OF OAKLEY CONTRA COSTA COUNTY CALIFORNIA

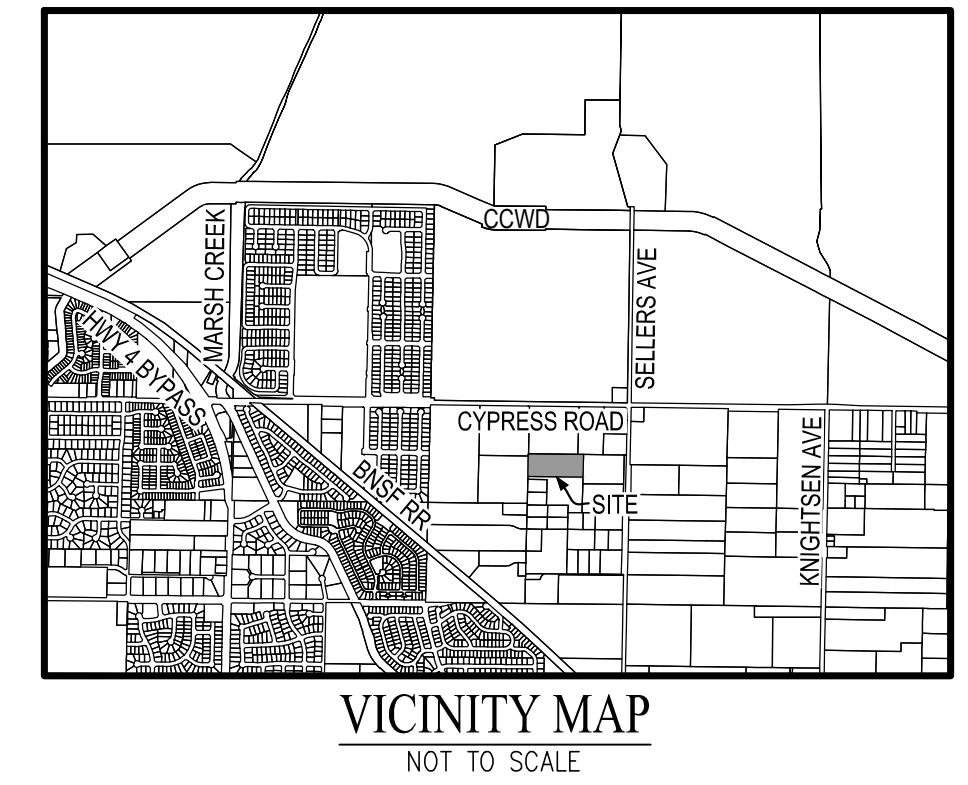
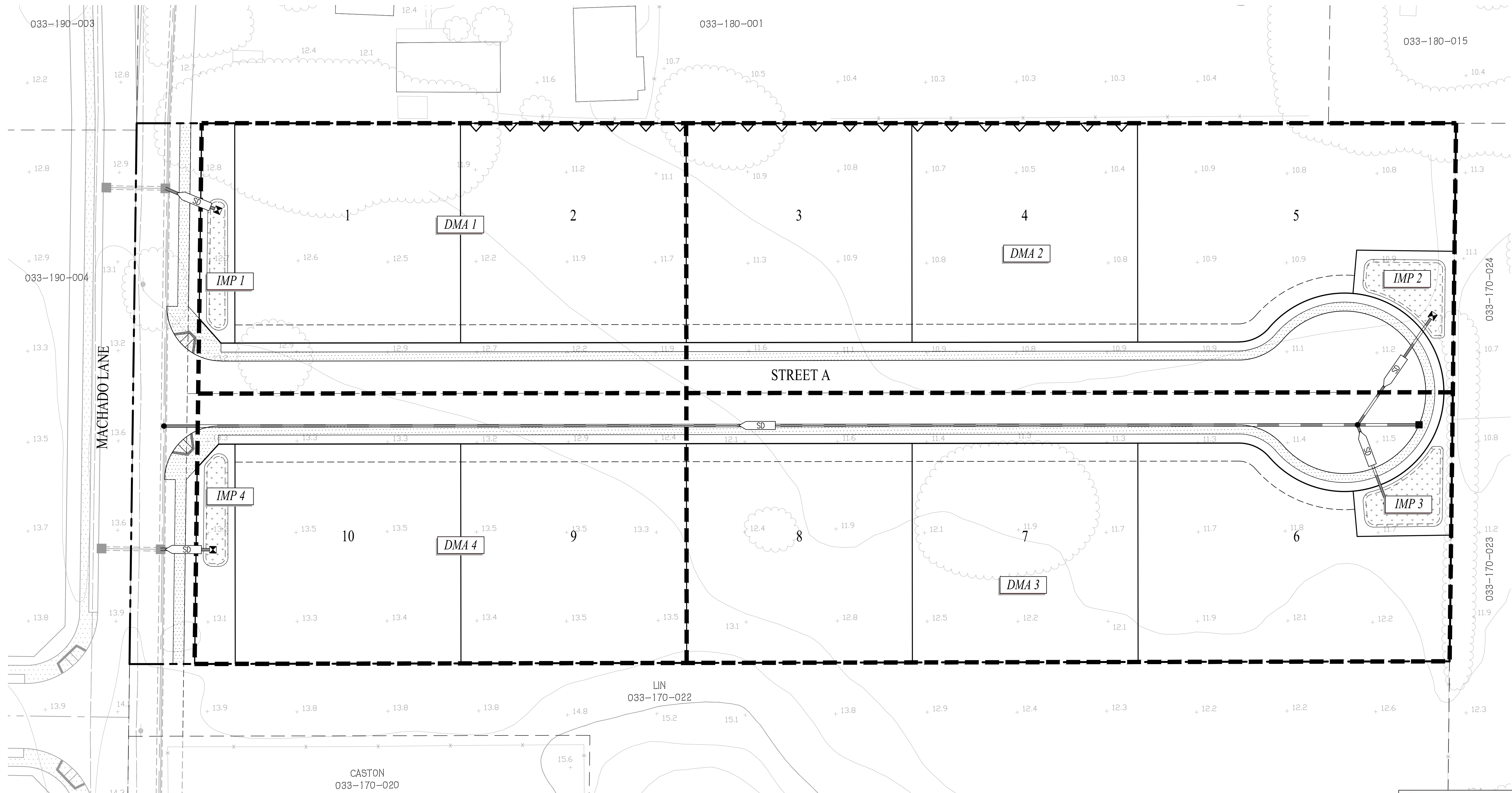


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SHEET NO.  
**2**  
OF 3 SHEETS

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BIORETENTION AREAS		
DMA	REQUIRED TREATMENT AREA (SF)	PROVIDED TREATMENT AREA (SF)
1	787	797
2	1,288	1,302
3	1,284	1,287
4	788	795
TOTAL	4,147	4,181

**LEGEND**

IMP 1 INTEGRATED MANAGEMENT PRACTICE - BIORETENTION AREA

DMA 1 DRAINAGE MANAGEMENT AREA DRAINING TO PARKING INFILTRATION TRENCH AREA OR BIO-RETENTION AREA

# CASTRO PROPERTY PRELIMINARY STORMWATER CONTROL PLAN SUBDIVISION 9488

CITY OF OAKLEY CONTRA COSTA COUNTY CALIFORNIA

SCALE: 1" = 30'

DATE: MAY 10, 2018

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SHEET NO.  
**3**  
OF 3 SHEETS

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