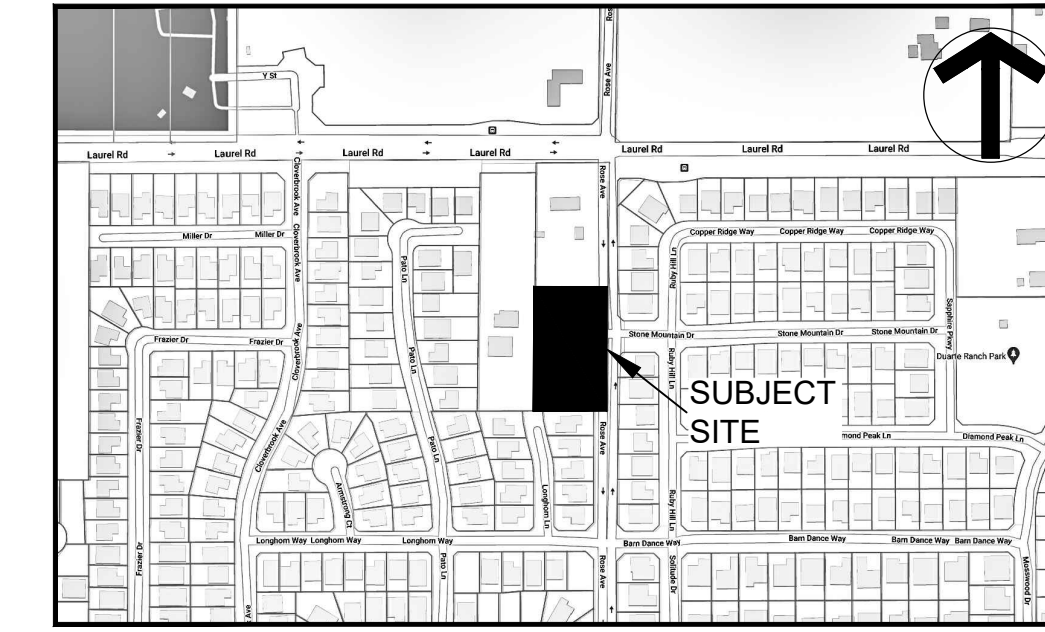
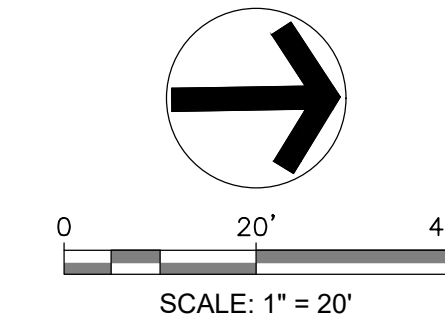


SB9 URBAN LOT SPLIT TENTATIVE PARCEL MAP

3901 ROSE AVENUE, OAKLEY, CALIFORNIA
APN 034-290-099
58,267 SQ. FT / 1.34 AC



General Notes

OWNER:
GILBERT SUNIGA
3901 ROSE AVENUE,
OAKLEY, CA, 94561
EMAIL: suniga456@msn.com
PHONE: 925-813-2203

ENGINEER:
RIECHERS ENGINEERING
5 CANOPY LANE,
NAPA, CA, 94558
EMAIL: Peter@RiechersEngineering.com
PHONE: 707-690-4425
WEB: www.RiechersEngineering.com



PREPARED UNDER THE DIRECTION OF:

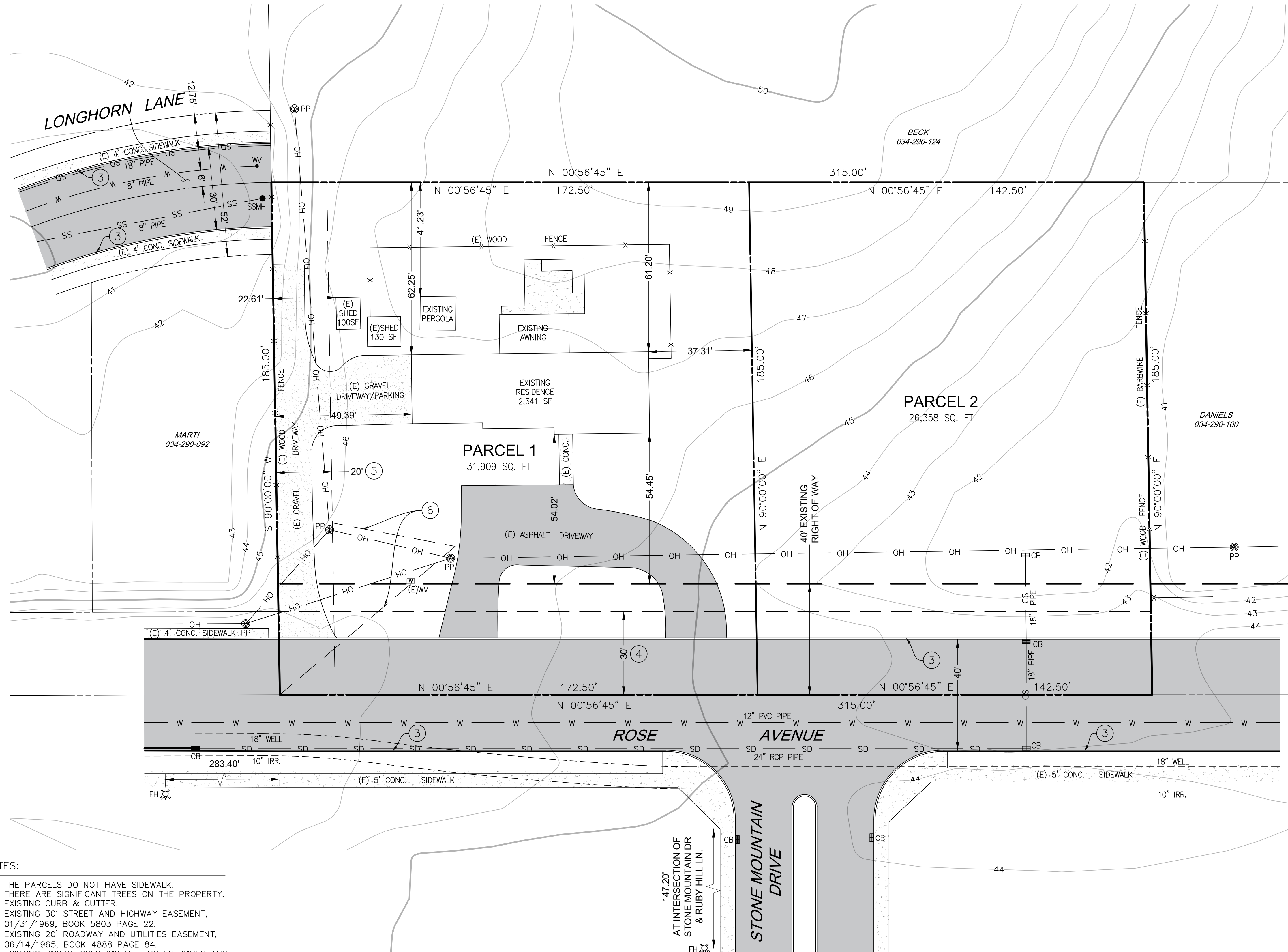
PETER RIECHERS RCE 33483 EXP. 6-30-24

No.	Revision/Issue	Date

Sheet Name:
**TENTATIVE
PARCEL MAP**

Project Name and Address:
ZUNIGA TPM
3901 ROSE AVENUE,
OAKLEY, CA, 94561

Project: 2024-___-CCC	Sheet: 1
Date: JUN 7 2024	
Scale: 1" = 20'	



- LEGENDS:**
- AB --- ASPHALT/BITUMEN
 - AC --- ASPHALT/CONCRETE
 - BFP --- BACK FLOW PREVENTER
 - BOC --- BACK OF CURB
 - CL --- CENTERLINE
 - CB --- CATCH BASIN
 - DI --- DRAIN INLET
 - (E) --- EXISTING
 - EP --- EDGE OF PAVEMENT
 - FH --- FIRE HYDRANT
 - INV --- INVERT
 - LF --- LINEAR FEET
 - JP --- JOINT POLE
 - PP --- POWER POLE
 - SB --- SETBACK
 - SDMH --- STORM DRAIN MANHOLE
 - SI --- STORM INLET
 - SSCO --- SANITARY SEWER CLEAN OUT
 - SSMH --- SEWER MANHOLE
 - TOC --- TOP OF CURB
 - U/G --- UNDERGROUND
 - WM --- WATER METER
 - WV --- WATER VALVE

- BOUNDARY LINE
- PROPOSED DIVIDING LINE
- FENCE LINE
- E --- ELECTRICITY LINE
- G --- GAS LINE
- JT --- JOINT TRENCH LINE
- OH --- OVERHEAD LINE
- PU --- PUBLIC UTILITY LINE
- SS --- SANITARY SEWER LINE
- SD --- STORM DRAIN LINE
- T --- TELEPHONE LINE
- W --- WATER LINE

NOTES:

1. THE PARCELS DO NOT HAVE SIDEWALK.
2. THERE ARE SIGNIFICANT TREES ON THE PROPERTY.
3. EXISTING CURB & GUTTER.
4. EXISTING 30' STREET AND HIGHWAY EASEMENT, 01/31/1969, BOOK 5803 PAGE 22.
5. EXISTING 20' ROADWAY AND UTILITIES EASEMENT, 06/14/1965, BOOK 4888 PAGE 84.
6. EXISTING UNDISCLOSED WIDTH - POLES, WIRES AND RELATED FIXTURES EASEMENT, 12/17/1992 DOC. NO. 1992-334986.

147.20'
AT INTERSECTION OF
STONE MOUNTAIN DR
& RUBY HILL LN.