



LOCAL MAP	NOT SCALED	5
APN:	189-20-005-31	
ZONING:	R-1-10	
OCCUPANCY:	R3, U	
CONSTRUCTION:	V-B	

NET LOT AREA	8,929 SQUARE FEET		
	EXISTING	CHANGE IN	TOTAL PROPOSED
% OF FRONT YARD PAVING	N/A	N/A	27%
HABITABLE LIVING AREA: (includes habitable basement area)	1,746.40 SQUARE FEET	+109.15 SQUARE FEET	1,855.55 SQUARE FEET
NON-HABITABLE AREA:	479.38 SQUARE FEET	NO CHANGE	479.38 SQUARE FEET
	EXISTING	PROPOSED	ALLOWED / REQUIRED
LOT COVERAGE: (Land area covered by all structures that are over 6 feet in height)	2,276.18 SQUARE FEET (25.49%)	2,385.33 SF (26.71%)	3,125.15 SQUARE FEET (35%)
FLOOR AREA:	2,225.78 SQUARE FEET (24.93%)	2,334.93 SF (26.15%)	3,125.15 SQUARE FEET (35%)
SETBACKS:			
FRONT	21.75 FEET	21.75 FEET	25.00 FEET
REAR	47.75 FEET	47.75 FEET	25.00 FEET
RIGHT SIDE	10.00 FEET	10.00 FEET	6.80 FEET (10% WIDTH)
LEFT SIDE	18.25 FEET	18.25 FEET	6.80 FEET (10% WIDTH)
HEIGHT:	16 FEET	16 FEET	27 FEET

PROJECT INFO	4
ARCHITECT	OWNER
ROB MAYER ARCHITECT	LUANNE SEYMOUR & STEVE READY
1576 LEXINGTON STREET	950 SEENA AVENUE
SANTA CLARA, CA 95050	LOS ALTOS, CALIFORNIA 94024
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PROJECT TEAM	3
SCOPE OF WORK	2
1. KITCHEN / LAUNDRY / PANTRY ADDITION & REMODEL AT REAR OF RESIDENCE. REQUIRES A VARIANCE TO PERMIT THE REDUCTION IN DISTANCE BETWEEN (E) DETACHED 1-CAR GARAGE AND ADDITION TO 5 FEET BECAUSE THE GARAGE HAS LESS THAN THE REQUIRED 6.8 FOOT SIDE YARD SETBACK.	

SCOPE OF WORK	2
ARCHITECTURAL	
A-1	PROJECT INFORMATION, SITE PLAN & FLOOR AREA AND COVERAGE CALCULATION DIAGRAM
A-2	FLOOR PLAN & DEMOLITION PLAN
A-3	BUILDING ELEVATIONS
A-4	ROOF PLAN, DRAINAGE AND LANDSCAPE PLAN

Architect
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CONSULTANT

PROJECT TITLE
KITCHEN ADDITION & ALTERATION FOR:
THE SEYMOUR RESIDENCE
950 SEENA AVENUE
LOS ALTOS, CA 94024

ISSUE/REV.	DATE	DESCRIPTION
ISSUE/REV:	VARIANCE	
PROJECT #:	2013-03	
DRAWN BY:	RM	
CHECKED BY:	RM	
ISSUE DATE:	9/2/13	
SHEET TITLE		
PROJECT INFO SITE PLAN FLOOR AREA & LOT COV.		
DRAWING NO.		

A-1
of 4