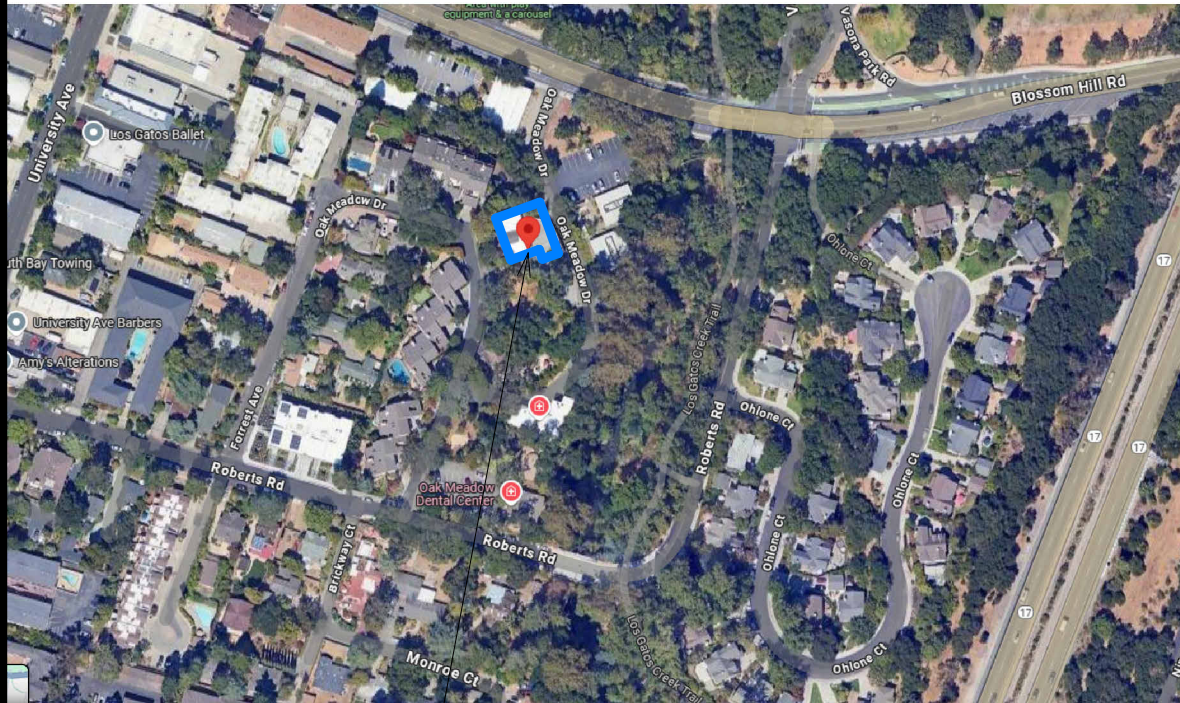


VICINITY MAP

PROJECT SITE



PROJECT SITE

PROJECT SUMMARY	
THE PROPOSED MIXED USE PROJECT CONSISTS OF 12 CONDOMINIUM UNITS IN A 6-STORY BUILDING, WITH APPROXIMATELY 37,658 SQUARE FEET OF RESIDENTIAL BUILDING AREA ON APPROXIMATELY 19,705 SQUARE FOOT PROPERTY WITH ONE EXISTING LEGAL PARCEL (ASSESSOR PARCEL NUMBER APN 529-10-132) AT 235 OAK MEADOW DRIVE IN LOS GATOS ("PROJECT SITE"). THE PROJECT WOULD REPLACE THE EXISTING BUILDING. THERE ARE NO MECHANICAL UNITS ON THE ROOF. MECHANICAL SYSTEMS WILL BE EMBEDDED IN THE WALLS OF THE STAIRWELLS AND WILL NOT BE VISIBLE. OF THE 12 CONDOMINIUMS, 2 WILL BE BELOW MARKET RATE UNITS FOR SALE. THIS IS NOT PUBLIC HOUSING. THIS MULTI-FAMILY RESIDENTIAL PROJECT WILL COMPLY WITH THE TOWN'S ALL ELECTRIC CONSTRUCTION REQUIREMENTS OF TOWN CODE SECTION 6.120.070.	
APPLICABLE CODES	
2022 CBC, CMC, CPC, CEC, CFC, CRC 2022 TITLE 24 ENERGY COMPLIANCE CALIFORNIA GREEN BUILDING ACCESSIBLE CODE CHAPTER 11A (RESIDENTIAL CONDO) ACCESSIBLE CODE CHAPTER 11B (COMMERCIAL, RETAIL, COMMON AREA)	
DEFERRED SUBMITTALS	
SPRINKLER SYSTEM FIRE ALARM SYSTEM TWO-WAY COMMUNICATION SYSTEM EMERGENCY RESPONDER RADIO COVERAGE STANDPIPE	

THIS MULTI-FAMILY RESIDENTIAL PROJECT WILL COMPLY WITH THE TOWN'S ALL ELECTRIC CONSTRUCTION REQUIREMENTS OF TOWN CODE SECTION 6.120.070

2022 CBC, CMC, CPC, CEC, CFG, CRG
2022 TITLE 24 ENERGY COMPLIANCE
CALIFORNIA GREEN BUILDING
ACCESSIBLE CODE CHAPTER 11A (RESIDENTIAL CONDO)
ACCESSIBLE CODE CHAPTER 11B (COMMERCIAL, RETAIL, COMMON AREA)

SPRINKLER SYSTEM
FIRE ALARM SYSTEM
TWO-WAY COMMUNICATION SYSTEM
EMERGENCY RESPONDER RADIO COVERAGE
STANDPIPES



PROJECT TEAM

ARCHITECTURAL:
KURT B. ANDERSON, AIA, CGBP
PRINCIPAL
ANDERSON ARCHITECTS, INC.
120 W. CAMPBELL AVE., SUITE D
CAMPBELL, CA 95008
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V&H ENGINEERING
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PRINCIPAL
TANIGUCHI LANDSCAPE ARCHITECTURE
1013 SOUTH CLAREMONT ST., SUITE 1
SAN MATEO, CA 94401
650.638.9985 OFFICE
650.638.9986 FAX
dennis@tlandarch.com

PROJECT DATA

GENERAL	
APN	529-10-132
PROJECT ADDRESS	235 OAK MEADOW DRIVE, LOS GATOS, CA
ZONING	O-PD
PROPOSED USE	LUXURY CONDOMINIUMS W/ 2 BMR UNITS
PROPOSED TYPE OF CONSTRUCTION	TYPE III-B
FIRE SPRINKLER	YES
PROPOSED TYPE OF OCCUPANCY	S-2 (PARKING GARAGE) / R-2 (RESIDENTIAL UNITS) / A-2 (COMMUNITY)
LOT SIZE (SF)	19,705 SF
NUMBER OF PROPOSED RESIDENTIAL UNITS	12
DU / ACRE	18
HEIGHT	(67'-1") 5 STORIES W/ PARKING GARAGE
GROSS FLOOR AREA TOTAL (SF)	30,560 SF
FLOOR AREA RATIO (FAR)	0.38
LOT COVERAGE (BUILDING FOOTPRINTS)	7,390 SF

PARKING	
VEHICLE PROVIDED	22 PARKING STALLS (INCLUDE 2 HC)
BICYCLE PROVIDED	LONG TERM: 12 (ROOM W/ KEY ACCESS AT LEVEL 1) SHORT TERM: 6

LANDSCAPE, PRIVATE, & COMMUNITY	
LANDSCAPE AREA (SF)	
LEVEL 1 PLANTING	-
LEVEL 2 PLANTING	-
LEVEL 3 PLANTING	-
LEVEL 4 & 5 PLANTING	-
LEVEL 6 - ROOF DECK PLANTING	-
TOTAL (PROPOSED)	-
TOTAL (REQUIRED)	-
PRIVATE AREA (SF)	SEE UNIT COUNT & PRIVATE BALCONY
COMMUNITY AREA (SF)	
TOTAL (PROPOSED)	1200 SF
TOTAL (REQUIRED)	12 UNITS x 100 SF = 1200 SF

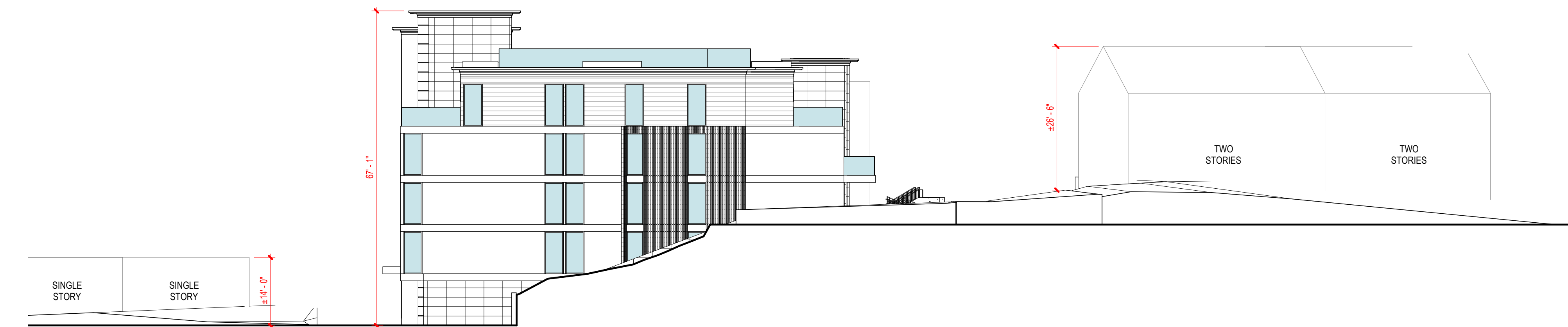
UNIT COUNT & PRIVATE BALCONY						
UNIT NAME	DESCRIPTION	AREA (SF)	# UNITS / FLOOR	FLOORS	TOTAL # UNITS	PRIVATE BALCONY (SF)
UNIT 1	1BED / 1BATH	792 SF	1	2	2	60 SF
UNIT 2	2BED / 2BATH	1512 SF	1	2	2	112 SF
UNIT 3	2BED / 2BATH	1351 SF	1	2	2	84 SF
UNIT 4	2BED / 2BATH	1593 SF	1	2	2	144 SF
UNIT 5*	3BED / 2.5BATH	2066 SF	1	2	2	363 SF
UNIT 6*	3BED / 2.5BATH	2225 SF	1	2	2	534 SF
TOTAL					12	
* BALCONIES OPEN ON 2 SIDES OR MORE						

UNIT MIX			
	FLOORS		
3BED UNIT	L4 & L5	4	33%
2BED UNIT	L2 & L3	6	50%
1BED UNIT	L2 & L3	2	17%
		12	100%

AREA CALCULATIONS	
GROSS BUILDING AREA (SF)	
LEVEL 1 - PARKING	7302 SF
LEVEL 2	6287 SF
LEVEL 3	6287 SF
LEVEL 4	5342 SF
LEVEL 5	5342 SF
LEVEL 6 - ROOF DECK	0 SF
TOTAL	30,560 SF
	MAX. FLOOR AREA (W/ 20% INCREASE): 36,672 SF
OPEN SPACE (SF)	
LEVEL 1 - BKE PARKING	215 SF
LEVEL 2 - PRIVATE BALCONY	399 SF
LEVEL 3 - PRIVATE BALCONY	399 SF
LEVEL 4 - PRIVATE BALCONY	901 SF
LEVEL 5 - PRIVATE BALCONY	901 SF
LEVEL 6 - ROOF DECK	750 SF
TOTAL	3,565 SF

SHEET INDEX	
ARCHITECTURAL	
A0.0	COVER SHEET & PROJECT DATA
A1.0	EXISTING SITE PLAN
A1.1	EXISTING SITE PHOTOS & STREETSCAPES
A1.2	SITE PLAN / LOWER STREET PLAN
A1.3	FIRE APPARATUS ACCESS
A2.0	LEVEL 1 PLAN - BASEMENT PARKING
A2.1	LEVEL 2 PLAN
A2.2	LEVEL 3 PLAN
A2.3	LEVELS 4 & 5 PLAN
A2.4	LEVEL 6 - ROOF PLAN
A3.1	LEVELS 2 & 3 - ENLARGED PLAN
A3.2	LEVELS 4 & 5 - ENLARGED PLAN
A5.0	EXTERIOR ELEVATIONS, COLOR & MATERIALS BOARD
A5.1	EXTERIOR ELEVATIONS, COLOR & MATERIALS BOARD
A6.0	BUILDING SECTIONS
A6.1	AERIAL VIEWS
A6.2	PERSPECTIVE VIEWS
CIVIL	
C1.0	TENT MAP
C2.0	SITE PLAN

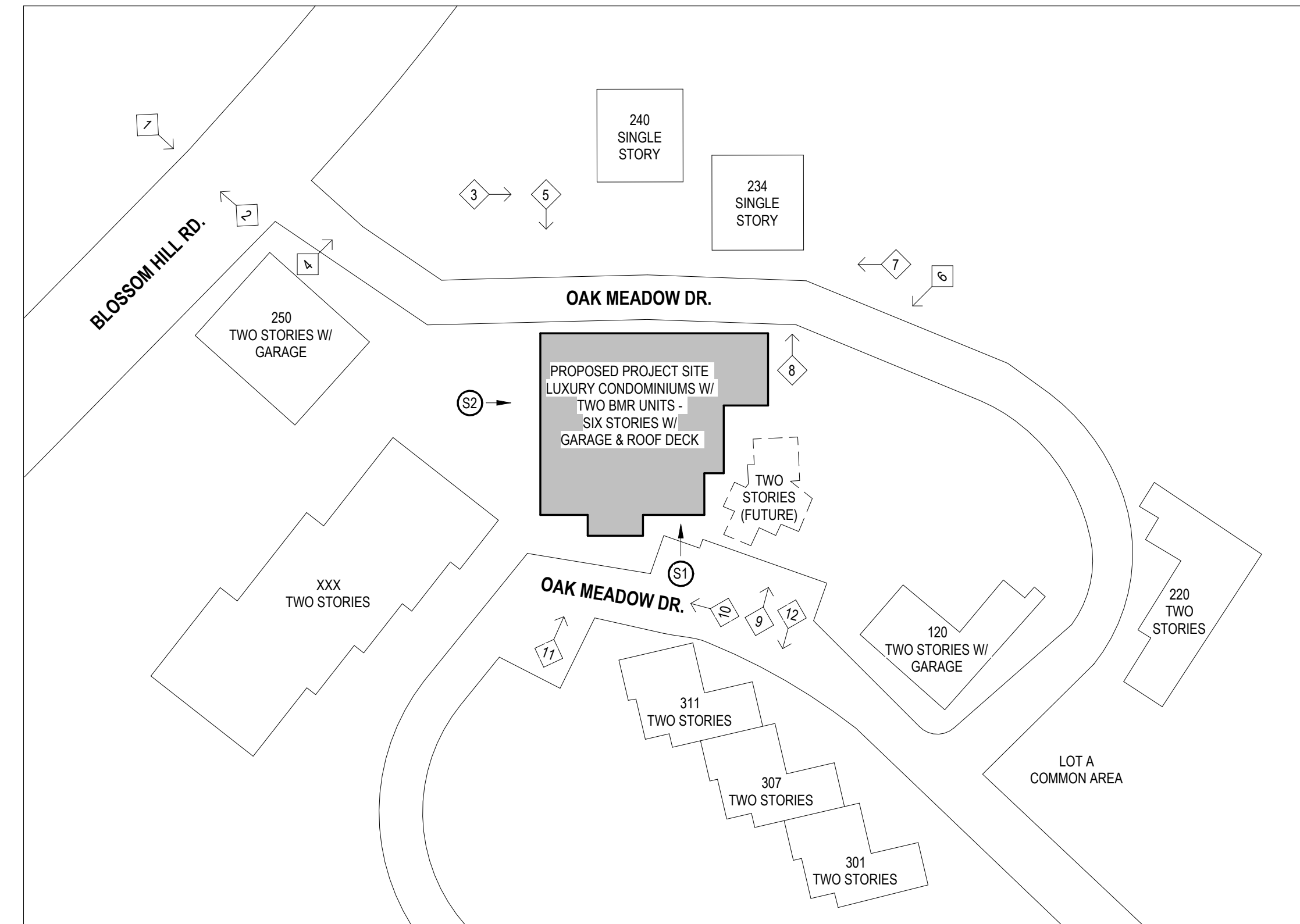
File: X:\PROJECTS\Los Gatos Condos Job: OAK MEADOW CONDOS



S2 STREETScape 2
1/16" = 1'-0"



S1 STREETScape 1
1/16" = 1'-0"



A OVERALL SITE PLAN
1" = 50'-0"



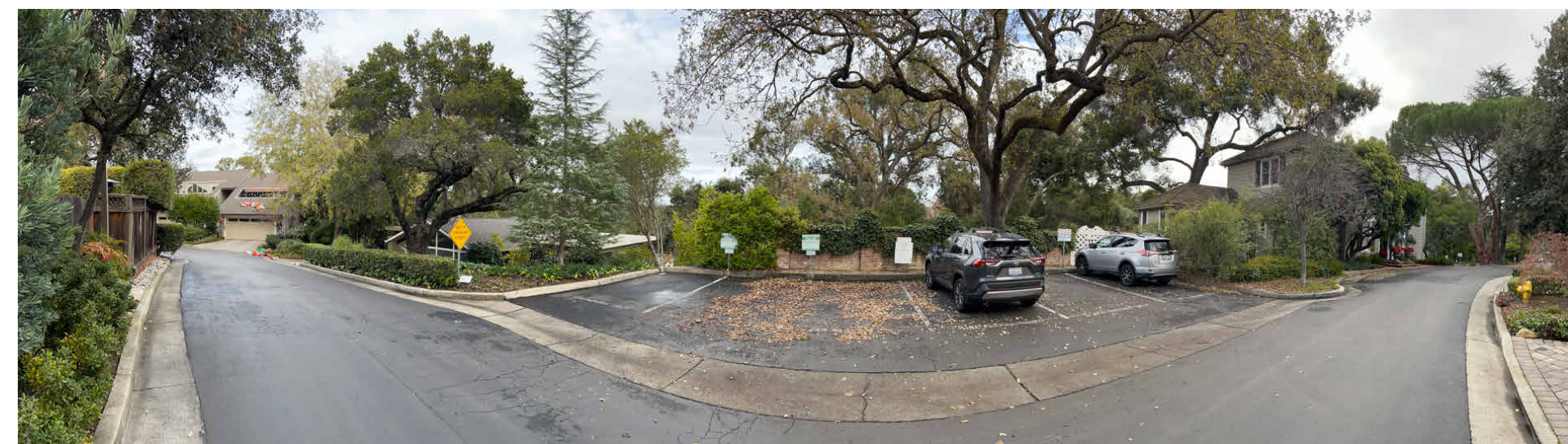
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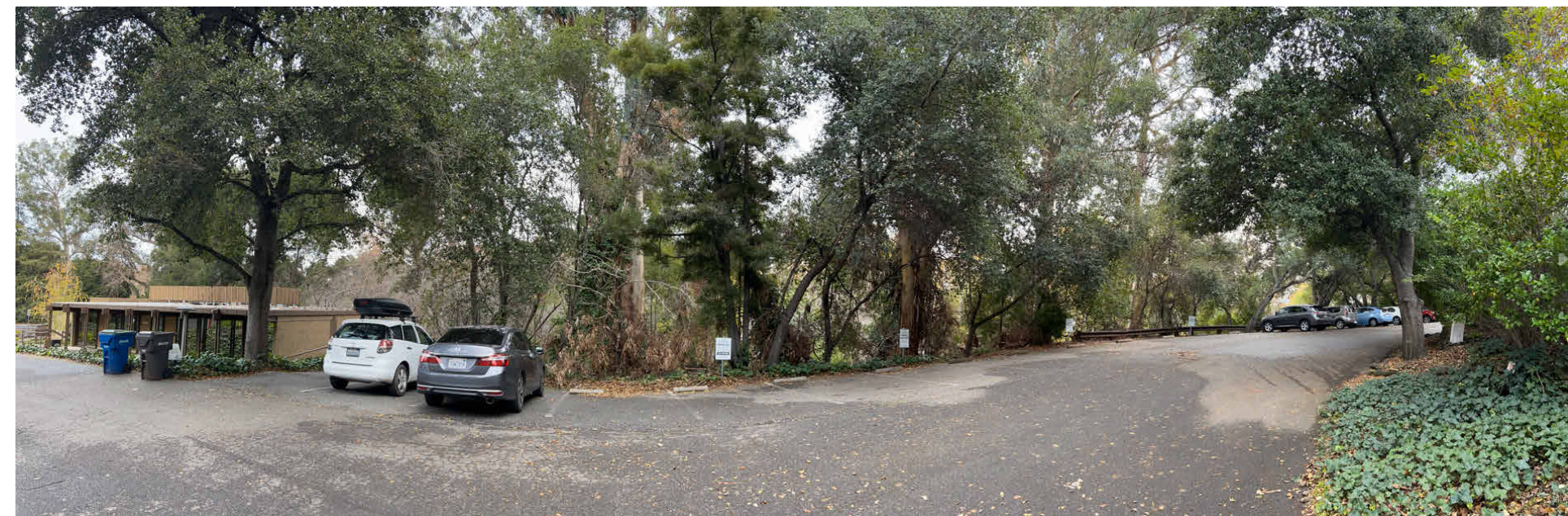
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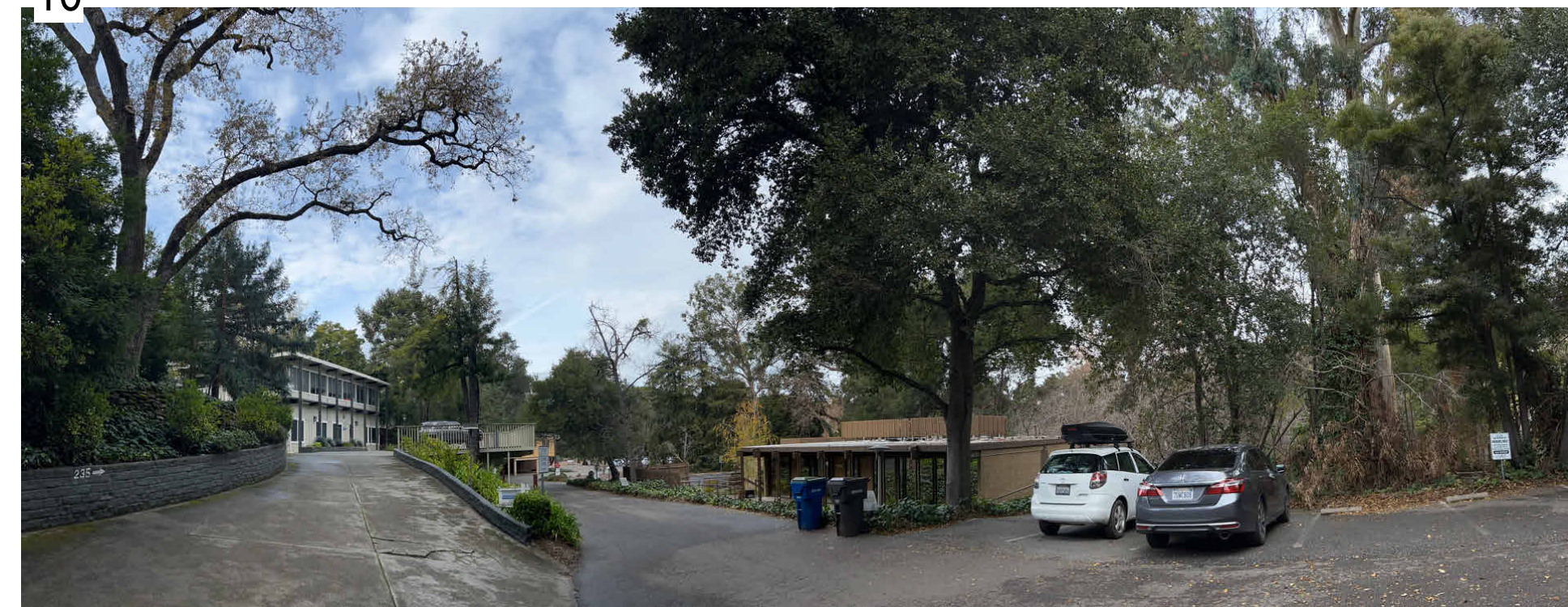
10



9



8



7



6



5



4



3



2



1

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Client:
DOG FRIENDLY RENTALS, LLC

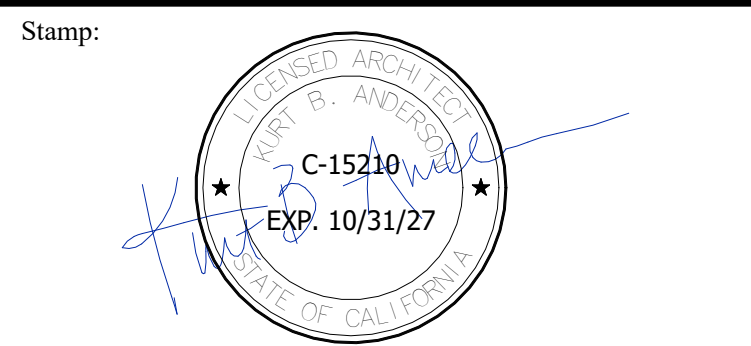
235 OAK MEADOW DR., LOS GATOS, CA 95032

Project:
OAK MEADOW CONDOS

235 OAK MEADOW DR., LOS GATOS, CA 95032

Submitted for:

SITE & ARCHITECTURAL APPROVAL



Issued For		
NO	DESCRIPTION	DATE
1	INITIAL SUBMITTAL - WITHDRAWN	01.10.2025
2	CDAC SUBMITTAL	02.03.2025
3	INITIAL SUBMITTAL RESPONSE 1	08.18.2025

Scale: As indicated
Drawn By: Author
Checked By: Checker
Sheet Title:

EXISTING SITE PHOTOS & STREETSAPES

Sheet No.:

A1.1

File: X:\PROJECTS\Los Gatos Condos Job: OAK MEADOW CONDOS

Client: DOG FRIENDLY RENTALS, LLC

project:

OAK MEADOW CONDOS

Submitted for:

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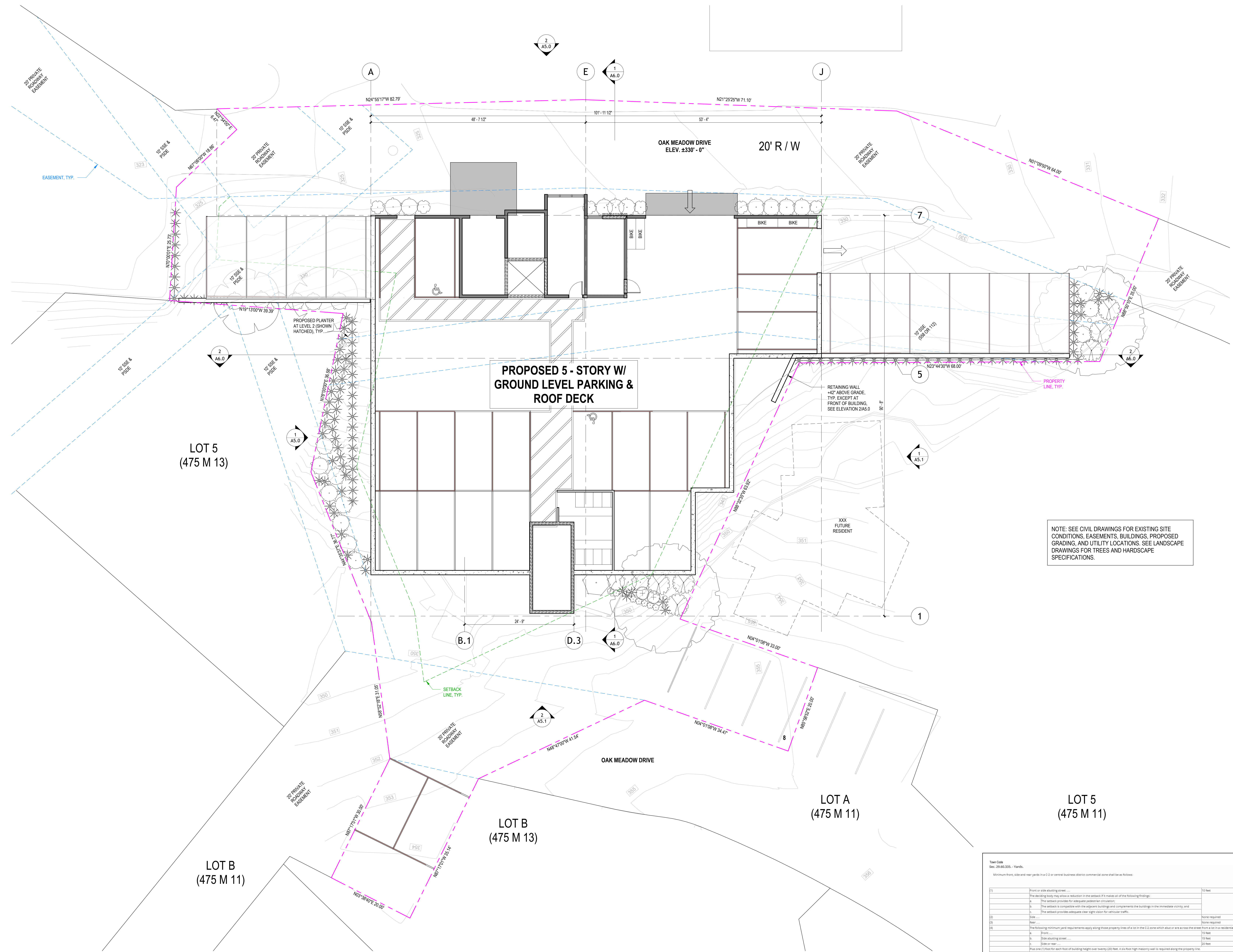
Sheet Title:

Sheet No.: _____

41.2

File: X:\PROJECTS\Los Gatos Condos	Job: OAK MEADOW CONDOS
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NOTE: IF SHEET IS NOT 30"X42" THEN IT IS A REDUCED PRINT



1 SITE PLAN / LOWER STREET PLAN
1/8" = 1'-0"

8/18/2025 8:07:13 AM

Minimum front, side and rear yards in a C-2 or central business district commercial zone shall be as follows:

(1)	Point or above existing street The decaying body may allow a reduction in the setback if it makes any of the following findings: - The setback provides for adequate pedestrian protection; - The setback is compatible with the adjacent buildings and complements the buildings in the immediate vicinity; and - The setback provides adequate clear sight lines for vehicular traffic.	10 feet
(2)	Side None	None required
(3)	Rear None	None required
(4)	The following minimum and maximum requirements apply along property lines of a lot in the C2 zone which abut or are across the street: - Along a lot in a residential zone: 15 feet - Side abutting street: 15 feet - Rear or easer: 10 feet	15 feet 10 feet
	Block one (1) foot four feet of building height over twenty (20) feet. A six-foot high masonry wall is required along the property line.	

(Ord. No. 1316, § 4.56.060, 6-7-76; Ord. No. 1337, 11-1-76; Ord. No. 1363, 8-1-77; Ord. No. 1767, § 1, 11-21-88)

NOTE: SEE CIVIL DRAWINGS FOR EXISTING SITE CONDITION, EASEMENTS, BUILDINGS, AND PROPOSED GRADING AND UTILITY LOCATION. SEE LANDSCAPE DRAWINGS FOR TREES AND HARDSCAPE SPECIFICATIONS.

LOCATION: SEE BIRDSHIELD DRAWINGS FOR TREES AND BIRDSHIELD OF COINTEGRATIONS.

Client: DOG FRIENDLY RENTALS, LLC

Project:

OAK MEADOW CONDOS

Submitted for:

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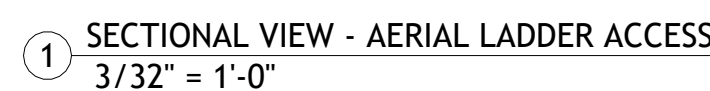
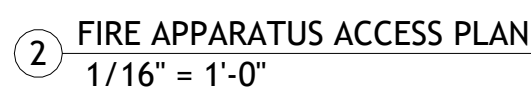
NO	DESCRIPTION	DATE
	INITIAL SUBMITTAL - WITHDRAWN	01.10.2025
	CDAC SUBMITTAL	02.03.2025
	INITIAL SUBMITTAL RESPONSE 1	08.18.2025

Sheet Title:

Sheet No.: _____

A1.3

File: X:\PROJECTS\Los Gatos Condos	Job: OAK MEADOW CONDOS
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35 OAK MEADOW DR., LOS GATOS, CA 95032

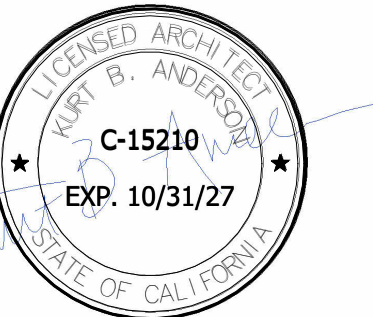
OAK MEADOW CONDOS

35 OAK MEADOW DR., LOS GATOS, CA 95032

Submitted for:

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Issued For

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Scale: $1/8" = 1'-0"$

Drawn By:	Author
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Checked By:	Checker
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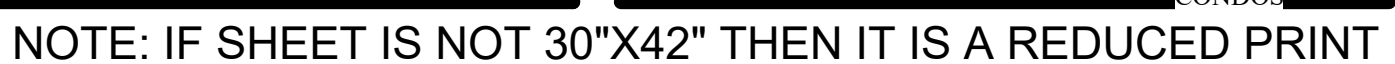
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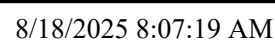
LEVEL 1 PLAN - BASEMENT PARKING

Sheet No.:

42.0

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35 OAK MEADOW DR., LOS GATOS, CA 95032

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NOTE: SEE CIVIL DRAWINGS FOR EXISTING SITE CONDITIONS, EASEMENTS, BUILDINGS, PROPOSED GRADING, AND UTILITY LOCATIONS. SEE LANDSCAPE DRAWINGS FOR TREES AND HARDSCAPE SPECIFICATIONS.

camp:

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Scale: $1/8" = 1'-0"$

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Checked By: _____ Checker _____

Sheet Title:

LEVELS 4 & 5 PLAN

Sheet No.: _____

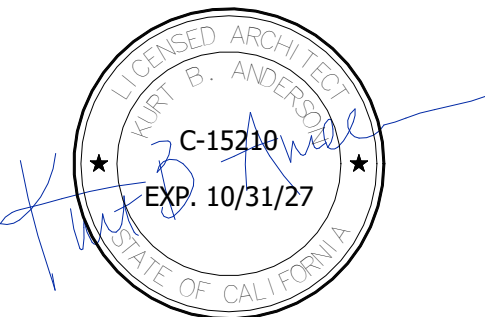
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35 OAK MEADOW DR., LOS GATOS, CA 95032

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Sheet Title:

LEVEL 6 - ROOF PLAN

Sheet No.: _____

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11



This architectural elevation drawing shows a multi-story building facade. The drawing is oriented with the building's long side horizontal. A series of vertical grid lines, labeled B, C, D, E, F, G, and H from right to left, are used to reference specific vertical locations. On the right side, horizontal level markers indicate the building's height, starting from the 1st Level (0' - 0") at the base and going up to the Roof Deck (53' - 0"). The building features a central vertical element, possibly a chimney or a core, and various window and door openings. The facade is composed of different materials, including brick on the upper levels and lighter-colored panels or windows on the lower levels. The drawing is set against a background of a green hillside and a grey ground plane.

This architectural section drawing illustrates the vertical dimensions and level markers of a building. The drawing is oriented with the building's facade on the left and the ground level on the right. The building is divided into several horizontal sections, each labeled with a level and its corresponding height in feet and inches. The levels are: 1ST LEVEL (0' - 0"), 2ND LEVEL (11' - 0"), 3RD LEVEL (21' - 6"), 4TH LEVEL (32' - 0"), 5TH LEVEL (42' - 6"), ROOF DECK (53' - 0"), and ROOF (63' - 6"). The building's facade features a mix of materials, including brickwork on the upper levels and large windows on the lower levels. The ground level is shown as a sloping terrain on the right side of the drawing. The drawing also includes vertical dimension lines and level markers on the right side, indicating the height of each level relative to the 1ST LEVEL.

**A n d e r s o n
A r c h i t e c t s I N C**

kanderson@andarchinc.com		Kurt B. Anderson, AIA
--------------------------	---	-----------------------

Cell 408.202.5462		Principal
120 W. Campbell Ave. Suite D Campbell, CA 95008		Tel. 408.371.1269 Fax. 408.371.1276

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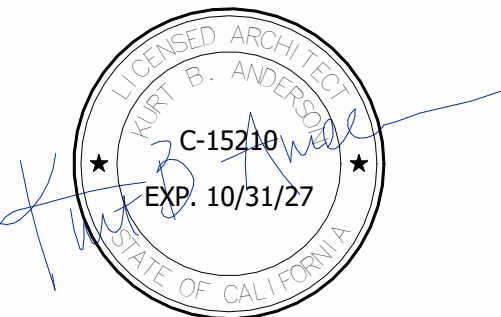
project:

OAK MEADOW CONDOS

35 OAK MEADOW DR., LOS GATOS, CA 95032

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Sheet Title:

EXTERIOR ELEVATIONS, COLOR &
MATERIALS BOARD

Sheet No.: _____

A5.0

File: X:\PROJECTS\Los Gatos Condos	Job: OAK MEADOW CONDOS
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11



Architectural section drawing of a building showing levels from 1st to Roof. The drawing includes a central core, wings with brick and glass facades, and a roof deck. Vertical dimensions are provided on the right: 1st Level (0'-0"), 2nd Level (11'-0"), 3rd Level (21'-6"), 4th Level (32'-0"), 5th Level (42'-6"), Roof Deck (53'-0"), and Roof (63'-6"). Horizontal grid lines B through H are marked at the top.

This architectural section drawing illustrates the vertical dimensions and level markers for a building facade. The drawing is divided into seven vertical sections, numbered 1 through 7 at the top. The building is shown in cross-section, revealing internal structural elements and room layouts. The vertical dimensions are indicated on the right side, with levels marked by dashed lines and corresponding height measurements. The levels and their heights are as follows:

- 1ST LEVEL: 0' - 0"
- 2ND LEVEL: 11' - 0"
- 3RD LEVEL: 21' - 6"
- 4TH LEVEL: 32' - 0"
- 5TH LEVEL: 42' - 6"
- ROOF DECK: 53' - 0"
- ROOF: 63' - 6"

The building's facade features a mix of materials, including brickwork on the upper levels and large windows. The ground level is shown as a sloped terrain on the left side of the drawing.

**Anderson
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File: X:\PROJECTS\Los Gatos Condos	Job: OAK MEADOW CONDOS
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35 OAK MEADOW DR., LOS GATOS, CA 95032

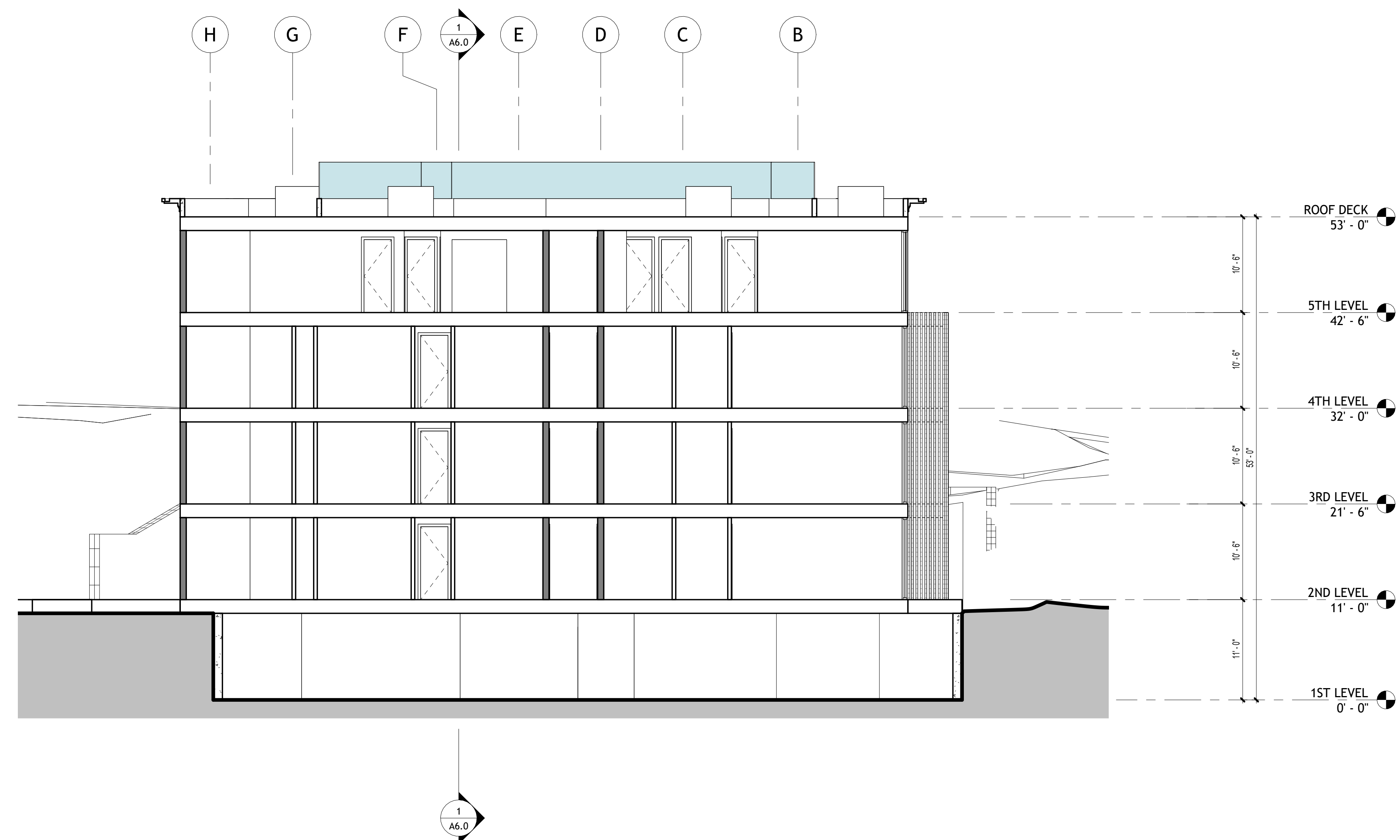
project:

OAK MEADOW CONDOS

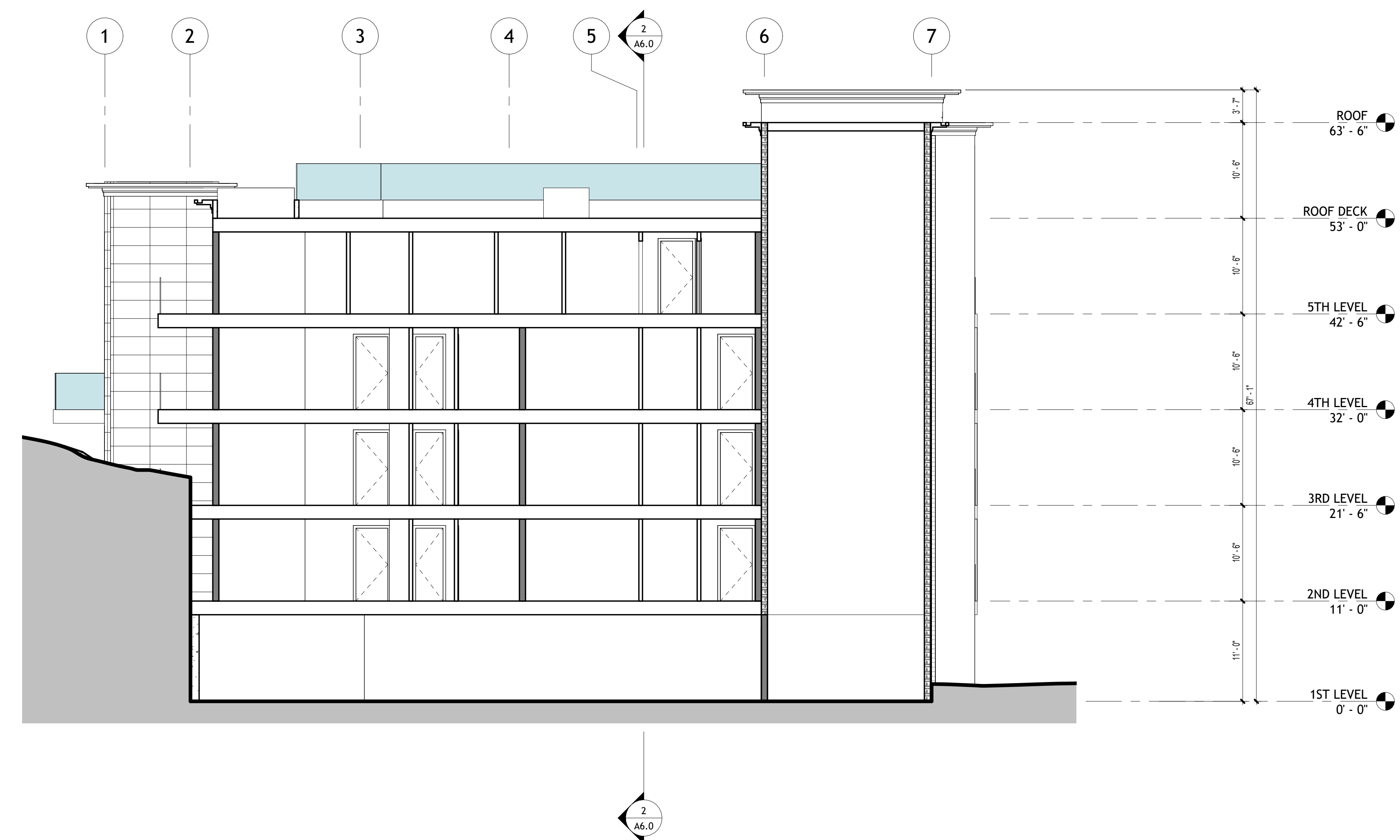
35 OAK MEADOW DR., LOS GATOS, CA 95032

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2 CROSS SECTION 2
1/8" = 1'-0"



1 CROSS SECTION 1
1/8" = 1'-0"

Stamp: 

Issued For

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Scale: $1/8" = 1'-0"$

Drawn By:	Author
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Checked By: _____ Checker _____

Sheet Title:

BUILDING SECTIONS

Sheet No.: _____

A6.0

File: X:\PROJECTS\Los Gatos Condos	Job: OAK MEADOW CONDOS
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Client:
DOG FRIENDLY RENTALS, LLC

35 OAK MEADOW DR., LOS GATOS, CA 95032

project:

OAK MEADOW CONDOS

35 OAK MEADOW DR., LOS GATOS, CA 95032

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VIEW FROM AERIAL, UPPER OAK MEADOW

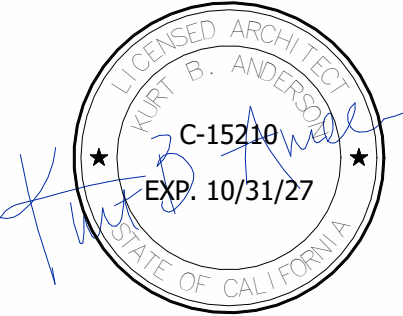


VIEW FROM AERIAL, NORTHEAST CORNER



VIEW FROM AERIAL, SOUTHWEST CORNER

camp:



ssued For

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Scale:

Drawn By: _____ Author: _____

Checked By: _____ Checker _____

Sheet Title:

AERIAL VIEWS

Sheet No.: _____

A6.1

File: X:\PROJECTS\Los Gatos Condos Job: OAK MEADOW
CONDOS

CONSISTING OF 3 SHEETS

THE LANDS REFERED TO HEREIN BELOW IS SITUATED IN THE CITY OF LOS GATOS, IN THE COUNTY OF SANTA CLARA, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

PARCEL 1:

LOT 12 AS SHOWN UPON THAT CERTAIN TRACT MAP ENTITLED, REGENCY COURT, WHICH WAS FILED FOR RECORD IN THE OFFICE OF THE RECORDER OF THE COUNTY OF SANTA CLARA, STATE OF CALIFORNIA ON NOVEMBER 13, 1980, IN BOOK 475, AT PAGES 13, 14 AND 15.

PARCEL 2:

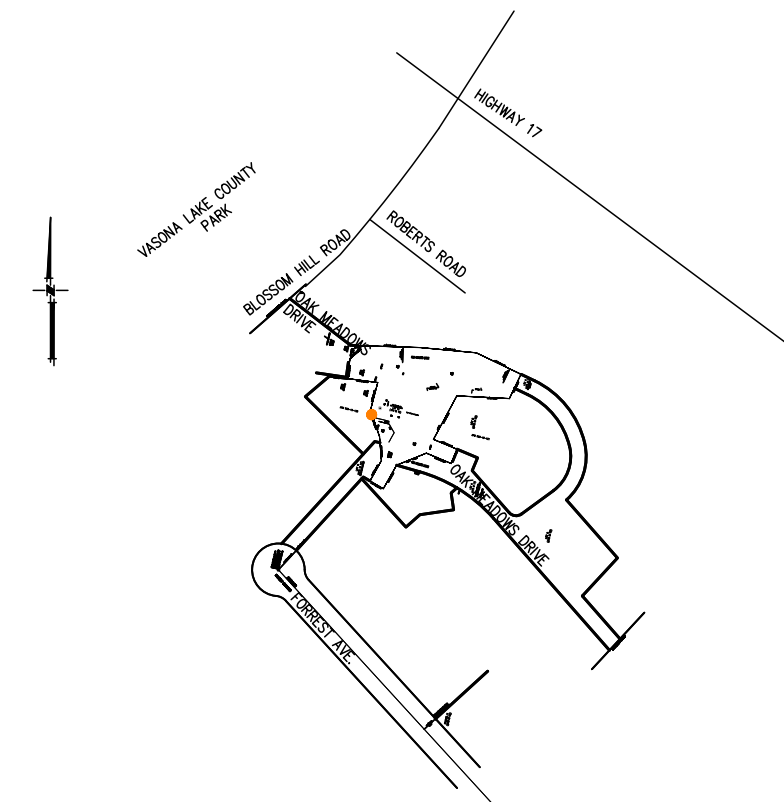
A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS AS CREATED IN THE DEED FROM LOS GATOS MEDICAL CENTER, A CORPORATION, TO PETER FLORSHEIM, ET AL. RECORDED FEBRUARY 15, 1963, BOOK 5907 OFFICIAL RECORDS, PAGE 418, OVER A STRIP OF LAND 20 FEET WIDE, THE EASTERLY LINE OF WHICH IS DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTHEASTERLY LINE OF THE PARCEL OF LAND DESCRIBED IN THE DEED TO LOS GATOS MEDICAL CENTER, RECORDED AUGUST 10, 1961, BOOK 5260 OFFICIAL RECORDS, PAGE 223 AND DISTANT THEREON NORTH 68 DEGREES 05 MINUTES 25 SECONDS WEST 27.94 FEET FROM THE MOST EASTERLY CORNER THEREOF; THENCE FROM SAID POINT OF BEGINNING, SOUTH 10 DEGREES 43 MINUTES 10 SECONDS WEST 99.39 FEET; THENCE SOUTH 24 DEGREES 05 MINUTES 17 SECONDS EAST 92.19 FEET; THENCE SOUTH 21 DEGREES 21 MINUTES 10 SECONDS EAST 74.32 FEET TO THE POINT OF BEGINNING OF THE 5.00 ACRE PARCEL OF LAND DESCRIBED IN THE DEED TO JAWA FOREST, RECORDED NOVEMBER 19, 1969 IN BOOK 5261 OFFICIAL RECORDS, PAGE 262 AND THE TERMINUS OF SAID EASTERLY LINE.

EXEMPTING THEREFROM THAT PORTION OF SAID EASEMENT THAT LIES WITHIN THE BOUNDS OF THE ABOVE MENTIONED LOT 12.

PARCEL 3:

A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS AND PUBLIC UTILITIES AS RESERVED IN THAT CERTAIN DEED TO E. MORGAN DEVELOPMENT CO., INC., RECORDED DECEMBER 12, 1980 IN BOOK F787, PAGE 516, OFFICIAL RECORDS AND AS CONTAINED AND DEFINED IN THAT CERTAIN DECLARATION OF COVENANTS AND RESTRICTIONS RECORDED NOVEMBER 12, 1980 IN BOOK F724, PAGE 638, OFFICIAL RECORDS OVER LOTS A AND B AS SAID LOTS ARE SHOWN UPON THAT CERTAIN TRACT MAP ENTITLED TRACT 6737, REGANCY COUNTY WHICH FILED FOR RECORD IN THE OFFICE OF THE RECORDER OF THE COUNTY OF SANTA CLARA, STATE OF CALIFORNIA, ON NOVEMBER 13, 1980 IN BOOK 475 OF MAPS, AT PAGES 13, 14 AND 15.



BASIS OF BEARINGS:

BASIS OF BEARINGS: THE BEARINGS SHOWN HEREON ON BASED ON CENTER LINE OF FORREST AVE. BEING NORTH 20°45'00" EAST, AS SHOWN ON THAT CERTAIN PARCEL MAP FILED FOR RECORD ON NOVEMBER 4, 2021, IN BOOK 943 OF MAPS AT PAGE 12 OFFICIAL RECORDS, COUNTY OF SANTA CLARA.

LEGEND

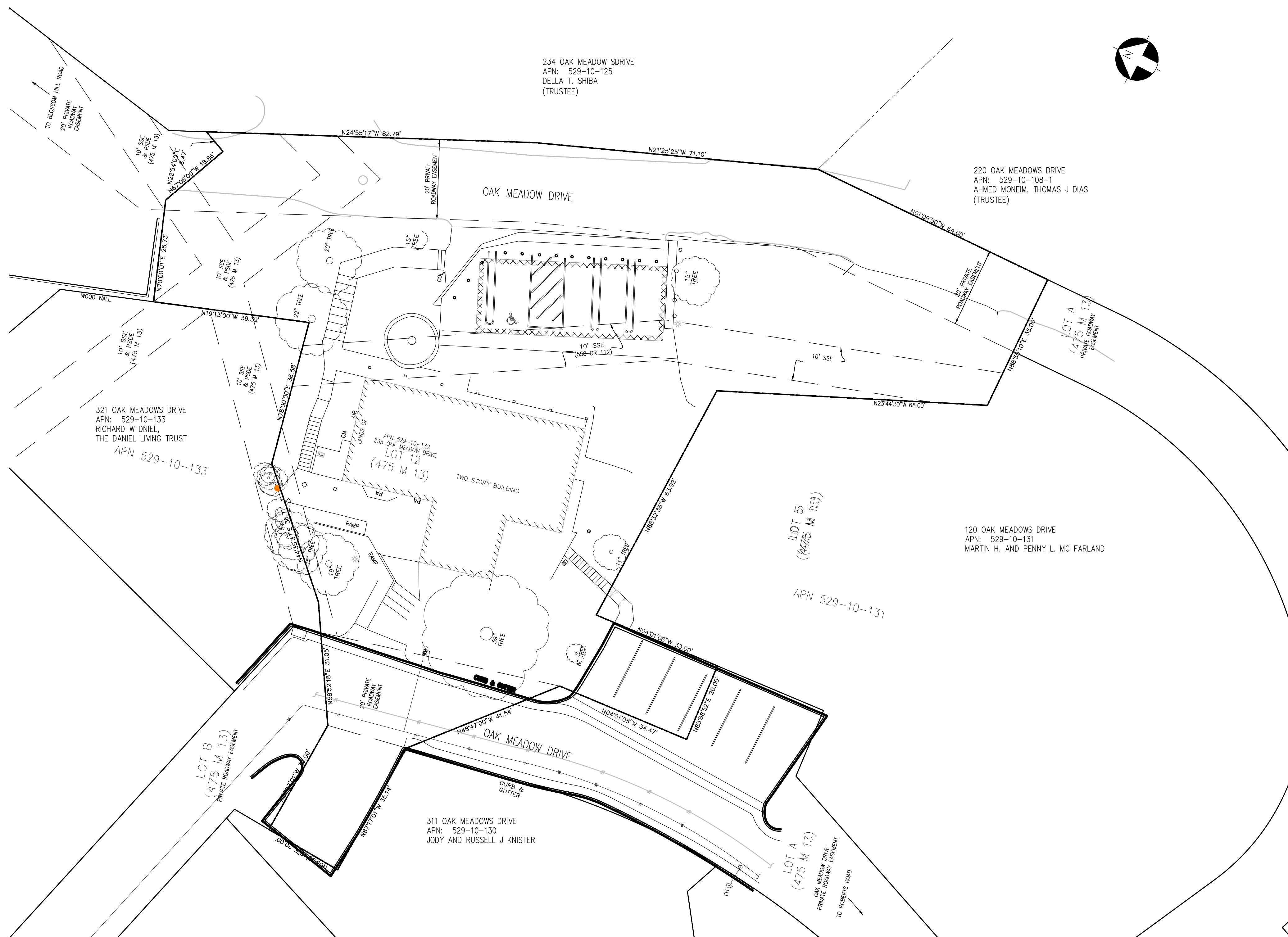
PROPOSED PROPERTY LINE _____ • _____
EXISTING PROPERTY LINE _____
CENTERLINE _____
SET 3/4" IRON PIPE ○
TAGGED "RCE 26429"
STANDARD MONUMENT ●
REFERENCE DOCUMENT (D-1)

FLOOD ZONE:

0.2% ANNUAL CHANCE FLOOD HAZARD, AREAS OF 1%ANNUAL CHANCE FLOOD WITH AVERAGE DEPTH LESS THAN ONE FOOT OR WITH DRAINAGE AREAS OF LESS THAN ONE SQUARE MILD, ZONE X. FEMA MAP NO. 06085C0376H, DATED MAY 18, 2009.

GENERAL NOTES

NAME:	OAK MEADOWS CONDOS LOS GATOS, CA 95032
OWNER:	DOG FRIENDLY RENTALS, LLC 235 OAK MEADOWS DRIVE LOS GATOS, CA 95032
SUBDIVIDER:	DOG FRIENDLY RENTALS, LLC 235 OAK MEADOWS DRIVE LOS GATOS, CA 95032
CIVIL ENGINEER:	Y&H ENGINEERING, PC DAVID VOORHIES, P.E. 25705 TIERRA GRADE DRIVE CARMEL, CA 93923 RCE 26429 EXPIRES 3-31-26
ASSESSORS PARCEL NUMBER:	APN 529-10-132
BOOK AND PAGE:	475 OF MAPS AT PAGE 13, 14 & 15 PARCEL 12
EXISTING USE:	OFFICE-PROFESSIONAL
PROPOSED USE:	RESIDENTIAL, MULTI-FAMILY
EXISTING ZONING:	O-PD
PROPOSED ZONING:	O-PD
GENERAL PLAN/LAND USE	OFFICE-PROFESSIONAL
PROPOSED NUMBER OF RESIDENTIAL CONDOMINIUMS:	11
WATER:	SAN JOSE WATER COMPANY
SANITARY SEWER:	WEST VALLEY SANITATION DISTRICT
STORM DRAIN:	CITY OF LOS GATOS
GAS:	PG&E
ELECTRICAL:	PG&E
TELEPHONE:	AT&T
CABLE:	FRONTIER CABLE
EXISTING NUMBER OF LOT:	1
PROPOSED NUMBER OF LOTS:	1
TOTAL SITE ACREAGE (GROSS):	0.46± ACRES/19,859.8± SF
TOTAL SITE ACREAGE (NET):	0.32± ACRES/13,733.6± SF
EXISTING WELLS:	NONE
FAULT ZONE	YES, BERROCAL FAULT ZONE



A n d e r s o n
A r c h i t e c t s I N C

kanderson@andarchinc.com
 Cell 408.202.5462

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 Campbell, CA 95008

Kurt B. Anderson, AIA
 Principal

Tel. 408.371.1269
 Fax. 408.371.1276

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Client:
DOG FRIENDLY RENTALS, LLC

235 OAK MEADOW DR., LOS GATOS, CA 95032

Project:

OAK MEADOW CONDOS

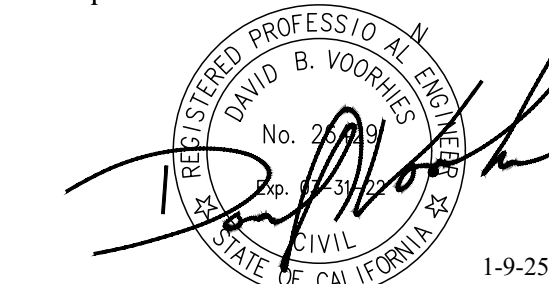
235 OAK MEADOW DR., LOS GATOS, CA 95032

Submitted for

SITE & ARCHITECTURAL APPROVAL

25705 TIERRA GRANDE DRIVE
CARMEL, CA 93923
408-472-5222

Stamp



Issued For

[illegible]

Scale: 1"=20'

Drawn By: DBV

Checked By: DBV

Sheet Title:

TENTATIVE MAP

Sheet No.:

C1.0

File: X:\PROJECTS\Los Gatos Condos	Job: OAK MEADOW CONDOS
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Client:
DOG FRIENDLY RENTALS, LLC

235 OAK MEADOW DR., LOS GATOS, CA 95032

Project:

OAK MEADOW CONDOS

235 OAK MEADOW DR., LOS GATOS, CA 95032

Submitted for:

SITE & ARCHITECTURAL APPROVAL

V&H ENGINEERING

25705 TIERRA GRANDE DR
CARMEL, CA 93923
408-472-5222

Stamp:



10-4-24

Issued For

[illegible]

Scale: 1"=10'

Drawn By: DBV

Checked By: DBV

Sheet Title:

SITE PLAN

Sheet No.: _____

C2.0

File: X:\PROJECTS\Los Gatos Condos Job: OAK MEADOW
CONDOS

NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON THE CENTERLINE OF FOREST AVE. BEING NORTH 20°45'00" EAST, AS SHOWN ON THAT CERTAIN PARCEL MAP FILED FOR RECORD ON NOVEMBER 4, 2021, IN BOOK 943 OF MAPS AT PAGE 12.
2. DISTANCES SHOWN HEREON ARE EXPRESSED IN FEET AND DECIMALS THEREOF.
3. ELEVATIONS SHOWN HEREON ARE EXPRESSED IN FEET AND DECIMALS THEREOF. THEY ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD89).
4. THE 10-FOOT WIDE SANITARY SEWER EASEMENTS AND PRIVATE STORM DRAIN EASEMENTS DESCRIBED IN THE DOCUMENTS RECORDED IN BOOK 558 OF OFFICIAL RECORDS, AT PAGES 110 AND 112 AND SHOWN HEREON ARE AS SHOWN ON (475 M 12). THESE EASEMENT LOCATIONS COULD NOT BE VERIFIED BASED ON THE DESCRIPTIONS PROVIDED IN THE DEEDS.
5. SYMBOLS IN THE LEGEND AND MAP BODY ARE ICONS ONLY AND DO NOT NECESSARILY REFLECT THE ACTUAL SIZE OR SHAPE OF THE FEATURES THEY REPRESENT.
6. ALL RECORD DOCUMENT REFERENCES ARE TO DOCUMENTS FILED IN THE OFFICIAL RECORDS OF SANTA CLARA COUNTY.

LEGEND:

CONCRETE SURFACE

WOOD DECK

BUILDING
BUILDING OVERHANG/COVERED WALKWAY
CONCRETE CURB & GUTTER
FENCE
CONCRETE EDGE
CONCRETE WALL UNLESS NOTED OTHERWISE
STONE WALL
AREA DRAIN
AREA DRAIN
CATCH BASIN
ELECTRIC PULLBOX
FIBER OPTIC PULLBOX
FIRE HYDRANT
HOSE BIB
IRRIGATION VALVE
IRRIGATION BOX
LIGHT POLE
METER AS NOTED
SEWER CLEANOUT
SEWER MANHOLE
STORM DRAIN MANHOLE
ASPHALT PAVEMENT ELEVATION
AIR CONDITIONER
CONCRETE ELEVATION
COLUMN
DRINKING FOUNTAIN
FIRE HYDRANT
FLOWLINE ELEVATION
GAS METER
PLANTER AREA
RIM ELEVATION
SANITARY SEWER
STORM DRAIN
TOP OF CURB ELEVATION
TRENCH DRAIN
TOP OF GRATE ELEVATION
WATER METER

NOTE: IF SHEET IS NOT 30"X42" THEN IT IS A REDUCED PRINT