

Written Description & Project Information

Scope of Work: Demolition of an existing pre-1941 single-story residence with no enclosed, covered, or open two car off-site parking garage parking, removed from the Town of Los Gatos Historic Resource list, and the construction of a new two-story single-family residence with an attached, on site two car parking garage located in the R1 non-historic overlay zone.

Property Owner: William Wundram
18605 Loma Street
Los Gatos, CA 95032

Project location: 18605 Loma Street
Los Gatos, CA 95032

APN: 532-07-101
Zoning: R1-8
Lot Area: 7,461
Avg Lot Slope: less than 2% (flat)

| FAR | Existing | Proposed | Allowed |
|----------------|-----------------|-----------------|----------------|
| Main Dwelling: | 861 (.11) | 2,454 (.32) | 2,462 (.33) |
| Garage: | 0 (.0) | 483 (.06) | 671 (.09) |

| Setbacks | Existing | Proposed | Allowed |
|--------------------|-----------------|-----------------|----------------|
| Front: | 17'-5" | 25'-0" | 25'-0" |
| Rear: | 33'-6" | 20'-0" | 20'-0" |
| Sides (left/right) | 38'-7"/9'-3" | 8'-0"/8'-0" | 8'-0"/8'-0" |

| Lot Coverage: | Existing | Proposed | Allowed |
|----------------------------|-----------------|-----------------|----------------|
| First Floor/Porches/Garage | 905 (12%) | 2,326 (31%) | (40%) |

| Building Height: | Existing | Proposed | Allowed |
|----------------------------|-----------------|-----------------|----------------|
| Measured from exist. grade | 14' | 27' | 30' |