

ATTACHMENT NO. 5

TENTATIVE TRACT MAP 77092

IN THE CITY OF CULVER, COUNTY OF LOS ANGELES,
STATE OF CALIFORNIA

UTILITY SURVEYORS:

CABLE:
CHARTER CABLE
PHONE: (800) 499-8080

GAS:
SOUTHERN CALIFORNIA GAS COMPANY
PHONE: (800) 427-2200

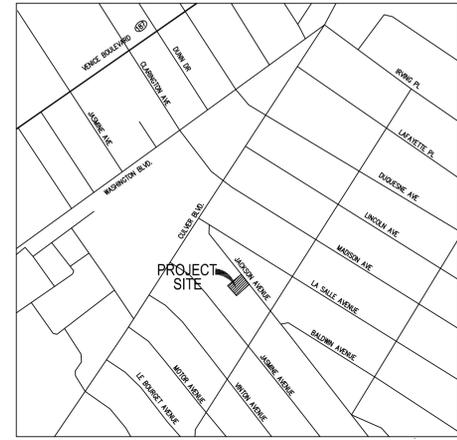
WATER:
GOLDEN STATE WATER COMPANY
PHONE: (800) 999-4033

ELECTRICITY:
SOUTHERN CALIFORNIA EDISON
PHONE: (800) 611-1911

SEWER:
CULVER CITY OF SEWER DISTRICT
PHONE: (310) 253-5600

TELEPHONE:
VERIZON
PHONE: (800) VERIZON

REFUSE:
CULVER CITY OF SANITATION
PHONE: (310) 423-6400



VICINITY MAP
N.T.S.

OWNER:

SALEM PROPERTY HOLDINGS, LP
RIFAAT D. SALEM & LINDA A. SALEM
3720 LOMITA BLVD. SUITE 200
TORRANCE, CA 90505

SITE ADDRESS:

4051-4055 JACKSON AVENUE,
CULVER CITY, CA 90232

ZONING:

ZONE - RMD

APN

4209-001-010 & 4209-001-011

LOT AREA

A= 13,500 SF/ ±0.310 AC

LAND USE:

LOT 10 AND 11:
EXISTING USE: RESIDENTIAL
PROPOSED USE: RESIDENTIAL
5 PROPOSED BUILDINGS,
9 RESIDENTIAL UNITS,
PARKING SPACES

DATE OF SURVEY

AUGUST 2016

BENCH MARK:

DESIGNATION : CITY OF CULVER CITY CONTROL #28
PK NAIL W/WASHER CENTERLINE INTERSECTION OF LA SALLE AND JACKSON AVENUE
ELEVATION: 84.53 (NAVD88)

LEGAL DESCRIPTION

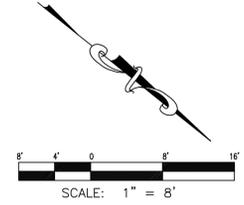
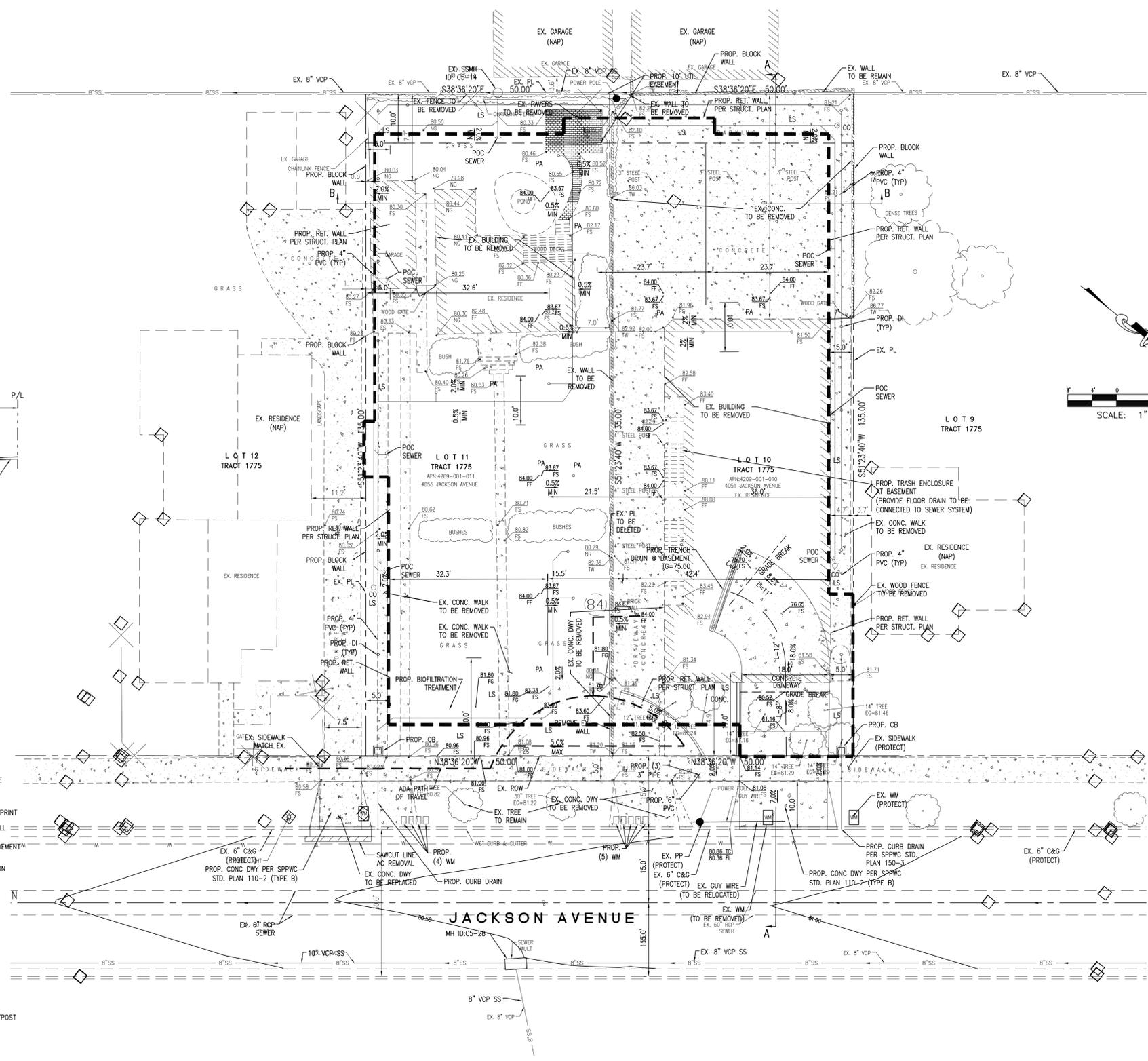
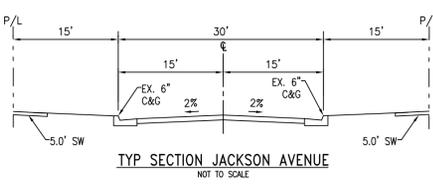
LOT 10 AND 11 BLK 4 OF TRACT NO. 1775, IN THE CITY OF CULVER, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 936, PAGES 80-81 OF MAPS, RECORDS OF THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA.

BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS S 31°46'05" E OF THE CENTERLINE OF BRADDOCK DRIVE AS SHOWN ON MAP OF TRACT NO. 36489 AS RECORDED IN BOOK 936, PAGES 80-81 OF MAPS, RECORDS OF THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA.

FLOOD ZONE:

THE SUBJECT PROPERTY LIES WITHIN ZONE "X" OF FLOOD INSURANCE RATE MAP PANEL NUMBER 06037C1595F, BEARING AN EFFECTIVE DATE OF 09/26/2008.



ABBREVIATION

- ACFS - ASPHALT CONCRETE
- CL - CENTERLINE
- CONC - CONCRETE
- CPPK - CONTROL POINT PIKE
- CPPL - CONTROL POINT PL
- CPX - CONTROL POINT
- DI - DRAIN INLET
- DWY - DRIVEWAY
- EG - EDGE OF GUTTER
- FD - FOUND
- FF - FINISH FLOOR
- FL - FLOWLINE
- FS - FINISH SURFACE
- GAR - GARAGE
- IRR - IRRIGATION
- LS - LANDSCAPE
- NG - NATURAL GROUND
- PL - PROPERTY LINE
- PK - PIKE
- SMH - SEWER MANHOLE
- STP - STEP
- SOS - SHOT ON SLOPE
- TC - TOP OF CURB
- TG - TOP GRATE
- TEB - TEMPORARY BENCHMARK
- TW - TOP OF WALL
- TWF - TOP OF WOOD FENCE
- TWSTP - TOP OF WALL STEP
- WF - WOODEN FENCE
- WM - WATER METER
- WI - WROUGHT IRON
- INV - INVERT
- PA - PLANTER AREA

LEGEND

- PROPERTY LINE
- CENTER LINE
- BUILDING FOOTPRINT
- EX. BLOCK WALL
- CONCRETE PAVEMENT
- SPOT ELEVATION
- TREE/BUSH
- WOOD FENCE
- FIRE HYDRANT
- WATER VALVE
- WATER METER
- PALM TREE
- IRON FENCE
- EXISTING LIGHTPOST

CITY OF CULVER CITY
PUBLIC WORKS DEPARTMENT
ENGINEERING DIVISION

RIFFAT SALEM, MD. PHD
9720 LOMITA BLVD., SUITE 203
TORRANCE CA 90505
310-376-7000

DESIGNED BY JR	DATE	SCALE HORIZ: VERT: N/A	CHECKED BY HONG WANG, P.E.	DATE
DRAWN BY JR	DATE	PROJECT NUMBER		
FIELD BOOK REFERENCE				
Sheet ____ Of ____ Sheets	Plan No. XXXX-XXX			



Plan Prepared By:

Date: 03/28/17
GRAND KNIGHT ENGINEERING INC
24881 ALICIA PARKWAY E-243
LAGUNA HILLS, CALIFORNIA 92653
ph. 9492281570 fx.9492082843

NO.	BY	APPR.	DATE

PLAN NO. XXXX-XXX

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