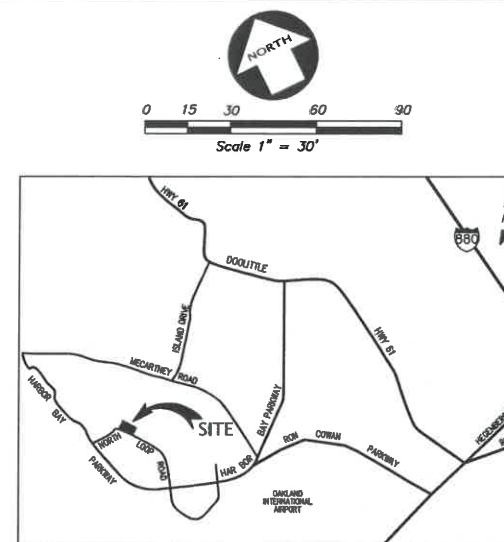


A ONE-LOT SUBDIVISION FOR 2 COMMERCIAL CONDOMINIUM UNITS



VICINITY MAP
NOT TO SCALE

LEGEND

PROPOSED	EXISTING	
		ASPHALT BERM
		BLOCK/RETAINING WALL
		BUILDING LINE
		CONCRETE CURB
		CONCRETE CURB & GUTTER
		CONTOUR LINE
		DRIVEWAY
		EDGE OF PAVEMENT
		FENCE LINE
		LOT LINE
		MONUMENT/MONUMENT LINE
		PROPERTY LINE
		RAINWATER LEADER
		SIDEWALK
		STORM DRAIN-MANHOLE & CATCH BASIN
		ELECTRODUCTOR
		POWER POLE/JOINT POLE
		SPOT ELEVATION
		TRAFFIC SIGN
		TREE
		UTILITY BOX
		AREA DRAIN
		BACK OF WALK
		BEGIN ASPHALT SWALE
		BOTTOM OF WALL
		BUILDING LINE
		CATCH BASIN
		CLEANOUT TO GRADE
		CONCRETE
		CONCRETE HEADWALL
		DOWN SPOUT
		END ASPHALT SWALE
		FACE OF BERM
		FACE OF CURB
		FACE OF WALK
		FLOW LINE
		GRADE BREAK
		GRADE INVERT
		INVERT ELEVATION
		OVERFLOW
		PAVEMENT
		POINT OF BEGINNING
		RAINWATER LEADER
		RIM ELEVATION
		ROOF DRAIN
		STORM DRAIN MANHOLE
		SWALE
		TOP OF BERM
		TOP OF CURB
		TOP OF WALL
		TRANSFORMER
		TRASH ENCLOSURE
		WALK LIGHT
		CONCRETE

LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF ALAMEDA, IN THE COUNTY OF ALAMEDA, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

PARCEL A, AS SHOWN ON EXHIBIT "A" ATTACHED TO THAT CERTAIN
CERTIFICATE OF COMPLIANCE, RECORDED MAY 3, 1994, SERIES NO. 94-171424,
DESCRIBED AS FOLLOWS:

ALL OF PARCEL 27 AND PORTION OF PARCELS 26 AND 28 PARCEL MAP 5274,
FILED FEBRUARY 29, 1988, MAP BOOK 176, PAGE 4 ALAMEDA COUNTY
RECORDS. DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE SOUTHERLY LINE OF SAID PARCEL 27, DISTANT
 THEREON NORTH 64° 00' 26" WEST 70.61 FEET FROM THE SOUTHERLY CORNER
 COMMON TO PARCEL 27 AND PARCEL 28 OF SAID PARCEL MAP; THENCE NORTH
 25° 59' 34" EAST 258.16 FEET TO THE SOUTHERLY LINE OF CATALUNA AVENUE
 AS SHOWN ON SAID PARCEL MAP; THENCE ALONG SAID LAST LINE
 SOUTH 62° 48' 00" EAST 427.65 FEET TO A POINT OF CURVATURE; THENCE
 ALONG A CURVE TO THE LEFT WITH A RADIUS OF 650.00 FEET THROUGH A
 POINT OF ANGLE OF 120° 00' 00" WITH A DISTANCE OF 352.12 FEET; THENCE
 SOUTH 25° 59' 34" WEST 251.22 FEET TO THE NORTHERLY LINE OF NORTH
 LOOP ROAD AS SHOWN ON SAID PARCEL MAP; THENCE NORTH 64° 00' 26"
 WEST 481.05 FEET TO THE POINT OF BEGINNING.

PROJECT DATA

1. OWNER/DEVELOPER/SUBDIVIDER:
SRMERST DEVELOPMENT PARTNERS
ATTN: JOE ERNST
ADDRESS: 2220 LIVINGSTON STREET, SUITE 208 OAKLAND, CA 94606
PHONE: (510) 907-0948
2. LAND SURVEYOR:
KIER & WRIGHT CIVIL ENGINEERS & SURVEYORS, INC.
ATTN:ROONEY STEWART II
ADDRESS: 2850 COLLIER CANYON ROAD LIVERMORE, CALIFORNIA 94551
PHONE: (925) 245-8788
3. EXISTING LAND USE: VACANT LAND
4. PROPOSED LAND USE: COMMERCIAL CONDOMINIUMS
5. EXISTING/PROPOSED ZONING: C-M-PD (COMMERCIAL MANUFACTURING; PLANNED DEVELOPMENT)
6. NO PUBLIC AREAS
7. ASSESSORS PARCEL NUMBER: 074-1337-027-02
8. PROPOSED NUMBER OF LOTS: 1 LOT SUBDIVISION FOR COMMERCIAL CONDOMINIUM PURPOSES
10. GROSS LAND AREA: 122.2684+ SQUARE FEET OR 2.8069+ ACRES OF LAND.

11. NO NEW STREET NAMES
12. NO PUBLIC EASEMENTS TO BE CREATED
13. THE OWNERSHIP OF EACH CONDOMINIUM SHALL INCLUDE A UNIT AND SUCH UNDIVIDED INTEREST IN THE COMMON AREA.
14. THE SUBJECT PROPERTY IS SHOWN ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) FOR ALAMEDA COUNTY, CALIFORNIA, MAP NUMBER 060001C0251G FOR COMMUNITY NUMBER 060002 (CITY OF ALAMEDA), WITH AN EFFECTIVE DATE OF AUGUST 3, 2009, AS BEING LOCATED IN FLOOD ZONE "X-UNSHADED".
- ACCORDING TO FEMA THE DEFINITION OF ZONE "X-UNSHADED" IS: AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
- FEMA BASE FLOOD ELEVATIONS ARE BASED ON NAVD83 DATUM. SEE BENCHMARK NOTE FOR DATUM CONVERSIONS.
15. BENCHMARK:
CUT SQUARE AT THE TOP OF CURB AT THE EAST RETURN AT THE NORTHEAST CORNER OF HARBOR BAY PARKWAY AND "A" ROAD. ELEVATION = 105.70 FEET (CITY OF ALAMEDA DATUM)
- ELEVATIONS SHOWN HEREON ARE BASED ON CITY OF ALAMEDA DATUM. TO CONVERT TO THE DATUM OF THE PROJECT 83.76 FEET FROM ALL ELEVATIONS SHOWN HEREON. DATUM CONVERSION WAS OBTAINED FROM FIELD VALUES COLLECTED ON NCS STATIONS TAKEN FROM THE NCS WEBSITE. ([HTTPS://WWW.NGS.NOAA.GOV/DATASHEETS/](https://www.ngs.noaa.gov/DATASHEETS/))



10/29/2016
PREPARED BY OR UNDER THE SUPERVISION OF DATE
RODNEY A. STEWART II P.L.S. 9225



TENTATIVE PARCEL MAP 10924
OF
NORTH LOOP ROAD - BUILDING AB
FOR
SRMERST

NO.	REVISION	BY
✓		
✓		
✓		
✓		
✓		

KIER & WRIGHT
CIVIL ENGINEERS & SURVEYORS, INC.
 Phone (925) 245-8788
 Fax (925) 245-8796
 2850 Collier Canyon Road
 Livermore, California 94551
www.kierwright.com

TENTATIVE PARCEL MAP 10924
OF
NORTH LOOP ROAD - BUILDING AB
FOR
SRMERNST

DATE	OCT. 29, 201
SCALE	1"=20'
SURVEYOR	RA
DRAWN BY	S
JOB NO.	A17646-
SHEET	1
OF	1 SHEET