



Average Slope	45%
Lot Size	16,133 sq. ft.
Lot Coverage (per HPD)	13,214 sq. ft. (82%)
Allowable Lot Coverage (HPD)	0
Building coverage	3,770 sq.ft. (23%) (includes both decks)
Impervious surfaces	7,274 sq.ft. (45%)
Landscaping Area	9,581 sq.ft. (59%)
Driveway retain wall height	0' - 8' tall
Lower Deck	8' max above grade
Upper Deck	10' max above grade
Exterior Finish	Tan/ Grey troweled Stucco, reclaimed siding of varying colors, culture stone (multi-color), asphalt shingle or metal roof
No heritage trees on site	
No proposed fences	
No Proposed new landscaping, just natural occurring (existing)	
No Proposed improvements located in the public right of way	

North Coast Water district Property (APN 018-113-04)  
AKA Dardenelle Ave  
25' Wide Non-Exclusive Easement for ingress & Egress  
Roadway Purposes per 335906