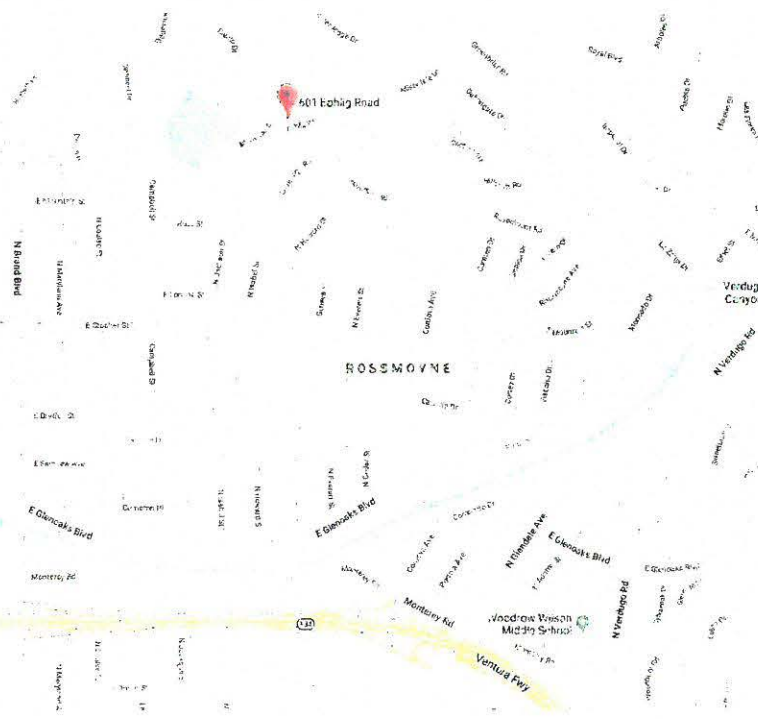


PROPOSED TWO LOT DEVELOPMENT

PREPARED FOR
**SKYE TRUST
 NRE LLC,
 ELENA
 NEAGU**

VICINITY MAP



OWNER :

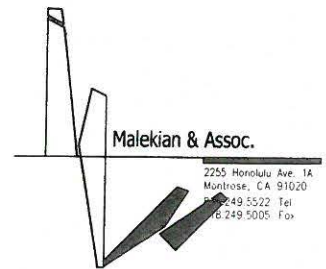
Skye Trust
 NRE LLC, Elena Neagu
 1544 Garden St, Glendale CA 91201
 (323) 9139960

PROJECT DATA (LOT 1-601 BOHLIG)

PROJECT ADDRESS	601 BOHLIG RD.
AIN	5649021025, 5649008006
PROPERTY DESCRIPTION	M B 76-99-100 SEE ASSESSOR'S MAPS POR OF
ZONE	RIR DISTRICT II
LOT SIZE	13,569 SF
MAXIMUM FAR ALLOWED	13,569 SF < $10,000 \times 0.40 = 4,000$ > $3,569 \times 0.10 = 356.90$ > 4,356.90 SF
PROPOSED FAR	4,152 SF
	GARAGE - 936 - 700 = 263 SF FIRST LEVEL - 2,339 SF SECOND LEVEL - 1,550 SF 4,152 SF
MAXIMUM HEIGHT ALLOWED	32 FEET (ADDITIONAL 3 FEET WITH 3:12 ROOF PITCH)
PROPOSED MAXIMUM HEIGHT	46'-9" INCLUDING GARAGE LEVEL
MAXIMUM ALLOWABLE NO. OF STORIES	2 STORIES FOR LOT WITH AVERAGE SLOPE LESS THAN 40%
AVERAGE SLOPE WITHIN POLYGON	S = $\frac{0.002296 \times 2 \text{ FT} \times 302.25 \text{ FT}}{0.1148 \text{ ACRES}} = 12.09\%$
PROPOSED NUMBER OF STORIES	3 STORIES (SEE STORY VOLUME DIAGRAM ON SHEET A001)
MIN. REQUIRED LANDSCAPED AREA	13,569 X 0.40 = 5,427.60 SF
PROPOSED LANDSCAPED AREA	LIVE PLANTING AREA 6,082 SF POOL AREA 792 SF 6,874 SF
MAXIMUM ALLOWABLE LOT COVERAGE	13,569 SF x 0.40 = 5,427.60 SF
PROPOSED LOT COVERAGE	3,284 SF (24.20%)
% OF UNGRADED AREA (SEE DIAGRAM)	7,373 SF / 13,569 SF = 54.34 %
LOT WIDTH	136'-6" AS MEASURED ALONG STREET SETBACK LINE. (SEE PLOT PLAN)
EXCEPTIONS	1. LOT AREA SUBJECT LOT IS LESS THAN THE AVERAGE LOT SIZE OF 15,565 SF (SEE 500 RADIUS MAP WITH NEIGHBORHOOD KEY)
VARIANCES	1. SETBACK VARIANCE (REFER TO TABLE 30.11-B) A. REQUIRED STREET FRONT SETBACK (15'-0" MINIMUM) PROPOSED STREET FRONT SETBACK IS 9'-5" 2. HEIGHT AND NUMBER OF STORIES VARIANCE (REFER TO SECTION 30.11.040.E) A. MAXIMUM ALLOWABLE NUMBER OF STORIES (2 STORIES MAX.) PROPOSED RESIDENCE WILL HAVE 3 STORIES B. MAXIMUM ALLOWABLE HEIGHT OF THE BLDG. (32'-0" MAXIMUM) PROPOSED WILL BE 46'-9" INCLUDING GARAGE LEVEL 3. LENGTH OF DRIVEWAY IN RIR ZONE VARIANCE (REFER TO SECTION 30.32.130.G.4) A. REQUIRED LENGTH OF DRIVEWAY IN RIR ZONE (18'-0" MINIMUM) PROPOSED DRIVEWAY LENGTH IS 11'-0"

PROJECT DATA (LOT 2-603 BOHLIG)

PROJECT ADDRESS	603 BOHLIG RD.
AIN	5649008005, 5649008012, 5649008013
PROPERTY DESCRIPTION	M B 76-99-100 SEE ASSESSOR'S MAPS POR OF
ZONE	RIR DISTRICT II
LOT SIZE	10,297 SF
MAXIMUM FAR ALLOWED	10,297 SF < $10,000 \times 0.30 = 3,000$ > $297 \times 0.10 = 29.7$ > 3,029.70 SF
PROPOSED FAR	4,152 SF
	GARAGE - 455 SF (NOT INCLUDED) MAIN LEVEL - 1,187 SF LOWER LEVEL - 1,342 SF 2,529 SF
MAXIMUM HEIGHT ALLOWED	32 FEET (ADDITIONAL 3 FEET WITH 3:12 ROOF PITCH)
PROPOSED MAXIMUM HEIGHT	31' - 11 5/8"
MAXIMUM ALLOWABLE NO. OF STORIES	3 STORIES PERMITTED WHERE THE PRIMARY BUILDING IS LOCATED ON A PORTION OF A LOT HAVING AN AVERAGE CURRENT SLOPE OF FORTY (40) PERCENT (21.8 DEGREES) OR STEEPER.
AVERAGE SLOPE WITHIN POLYGON	S = $\frac{0.002296 \times 2 \text{ FT} \times 723.04 \text{ FT}}{0.058 \text{ ACRES}} = 57.24\%$
PROPOSED NUMBER OF STORIES	3 STORIES
MIN. REQUIRED LANDSCAPED AREA	10,297 SF X 0.40 = 4,118.80
PROPOSED LANDSCAPED AREA	6,863 SF
MAXIMUM ALLOWABLE LOT COVERAGE	13,569 SF x 0.40 = 5,427.60 SF
PROPOSED LOT COVERAGE	3,284 SF (24.20%)
% OF UNGRADED AREA (SEE DIAGRAM)	7,180 SF / 10,297 SF = 69.73 %
LOT WIDTH	125' - 1" AS MEASURED ALONG STREET SETBACK LINE. (SEE PLOT PLAN)
EXCEPTIONS	1. LOT AREA SUBJECT LOT IS LESS THAN THE AVERAGE LOT SIZE OF 15,565 SF (SEE 500 RADIUS MAP WITH NEIGHBORHOOD KEY) 2. FRONTAGE PROPOSED DEVELOPMENT WILL HAVE A DUAL FRONTAGE . ONE ALONG BOHLIG ROAD AND ONE ALONG MELWOOD DRIVE
VARIANCES	1. SETBACK VARIANCE (REFER TO TABLE 30.11-B) A. REQUIRED STREET FRONT SETBACK (15'-0" MINIMUM) PROPOSED STREET FRONT SETBACK ALONG BOHLIG ROAD IS 4'-9" B. REQUIRED INTERIOR SETBACK (10'-0" MINIMUM) PROPOSED INTERIOR SETBACK IS 6'-0" 2. LENGTH OF DRIVEWAY VARIANCE (REFER TO SECTION 30.32.130.G.4) A. REQUIRED LENGTH OF DRIVEWAY IN RIR ZONE (18'-0" MINIMUM) PROPOSED DRIVEWAY LENGTH IS 6'-0 5/8"



Bohlig Properties

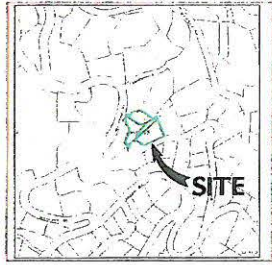
601, 603 BOHLIG
 GLENDALE, CA

PROJECT
 REVISIONS
 PLOTTED DATE
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 SHEET TITLE

COVER SHEET

ISSUE PHASE
 PROJECT STATUS
 ISSUE DATE
 04/04/18
 PROJECT NUMBER
 PROJECT NUMBER
 DRAWN BY
 SHEET NUMBER

D-A0



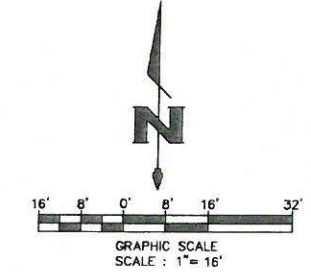
VICINITY MAP
NO SCALE

BASIS OF BEARINGS:

THE BASIS OF BEARINGS FOR THIS SURVEY IS THE CENTERLINE OF MELWOOD DRIVE AS SHOWN ON THE MAP OF RECORD OF SURVEYS 17605, BK 257 PG 59, AS N 06° 40' 13" E.

BENCH MARK:

B.M. NO 2030
MAIN STREET: MELWOOD DRIVE
CROSS STREET: RES 1745
ELEVATION: 962.88 FEET
DESCRIPTION: BRASS DISK IN ROCK WALK ON NELY SIDE OF MELWOOD DR 6.0 FT. WLY OF MAILBOX @ RES NO. 1745 CHSLD "BMY".



LINE TABLE		
L1	N 75° 33' 34" E	10.92'
L2	N 83° 18' 03" W	6.85'
L3	N 70° 06' 27" E	10.77'
L4	N 23° 36' 27" E	8.97'
L5	N 68° 43' 57" E	10.42'

LEGAL DESCRIPTION:

PARCEL 1 (APN'S 5649-008-006 & 5649-021-025):

THOSE PORTIONS OF LOT 249 OF BELLEHURST HILLSLOPES, IN THE CITY OF GLENDALE, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 76, PAGES 99 AND 100 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY; AND OF SECTION 16, TOWNSHIP 1 NORTH, RANGE 13 WEST, OF V. BEAUDRY'S MOUNTAINS, IN SAID CITY OF GLENDALE, AS PER MAP RECORDED IN BOOK 36, PAGE 76, ET SEQ., OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS A WHOLE AS FOLLOWS:

BEGINNING AT THE MOST EASTERLY CORNER OF SAID LOT 249 OF BELLEHURST HILLSLOPES; THENCE SOUTHWESTERLY ALONG THE CURVE IN THE SOUTHEASTERLY LINE OF SAID LOT 249, WHICH IS CONCAVE SOUTHEASTERLY AND HAS A RADIUS OF 141.64 FEET, AN ARC DISTANCE OF 22 FEET; THENCE ALONG SAID SOUTHEASTERLY LINE SOUTH 84° 07' 10" WEST 120 FEET TO A POINT IN A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 20 FEET (THE RADIAL LINE FROM SAID LAST MENTIONED CURVE AT SAID POINT BEARING NORTH 10° 59' 22" EAST); THENCE NORTHWESTERLY ALONG SAID LAST MENTIONED CURVE 28.57 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 165.99 FEET; THENCE NORTHERLY ALONG SAID LAST MENTIONED CURVE 25.13 FEET TO THE NORTHWESTERLY LINE OF SAID LOT 249; THENCE CONTINUING NORTHERLY ALONG SAID LAST MENTIONED CURVE 11.08 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 88.90 FEET; THENCE NORTHEASTERLY ALONG SAID LAST MENTIONED CURVE 49.41 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 97.50 FEET; THENCE NORTHEASTERLY ALONG SAID LAST MENTIONED CURVE 37.75 FEET TO A POINT FROM WHICH A RADIAL LINE BEARS NORTH 65° 00' 18" WEST; THENCE NORTH 64° 32' 10" EAST 39.40 FEET; THENCE NORTH 38° 42' 44" EAST TO THE NORTHWESTERLY PROLONGATION OF THE NORTHEASTERLY LINE OF SAID LOT 249 OF SAID BELLEHURST HILLSLOPES; THENCE SOUTH 23° 35' 30" EAST ALONG SAID PROLONGATION AND SAID NORTHEASTERLY LINE TO THE POINT OF BEGINNING.

PARCEL 2 (APN'S 5649-008-005; 5649-008-012 & 5649-021-013):

THOSE PORTIONS OF SECTION 16, TOWNSHIP 1 NORTH, RANGE 13 WEST, OF V. BEAUDRY'S MOUNTAINS, AS PER MAP RECORDED IN BOOK 36, PAGES 87 TO 71, INCLUSIVE, OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, AND OF LOT 249 OF BELLEHURST HILLSLOPES, AS PER MAP RECORDED IN BOOK 76, PAGES 99 AND 100 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, IN THE CITY OF GLENDALE, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, DESCRIBED AS A WHOLE AS FOLLOWS:

BEGINNING AT THE MOST NORTHERLY CORNER OF PARCEL 1, AS DESCRIBED IN THE DEED TO ALBERT L. KIRKHOFF AND WIFE, RECORDED IN BOOK 20899, PAGE 74, OFFICIAL RECORDS, SAID CORNER BEING A POINT IN THE EASTERLY LINE OF MELWOOD DRIVE, 30 FEET WIDE, AS DESCRIBED IN THE DEED TO THE CITY OF GLENDALE, RECORDED IN BOOK 12800, PAGE 122, OFFICIAL RECORDS, DISTANT NORTHERLY THEREON 16.50 FEET FROM THE SOUTHERLY EXTREMITY OF THAT CERTAIN CURVE IN SAID EASTERLY LINE CONCAVE TO THE NORTHWEST AND HAVING A RADIUS OF 233.26 FEET; THENCE NORTHERLY ALONG SAID CURVE 20.58 FEET TO THE INTERSECTION OF SAID EASTERLY LINE WITH THE NORTHERLY LINE OF THE PARCEL OF LAND DESCRIBED IN THE DEED TO EDWARD M. LYNCH, RECORDED IN BOOK 7710, PAGE 61, OFFICIAL RECORDS; THENCE NORTHERLY ALONG SAID EASTERLY LINE 9.91 FEET, MORE OR LESS, TO THE MOST SOUTHERLY CORNER OF THE PARCEL OF LAND CONVEYED TO W. W. HOLROYD AND WIFE, BY DEED RECORDED IN BOOK 12764, PAGE 159, OFFICIAL RECORDS; THENCE ALONG SAID SOUTHERLY LINE OF SAID LAST MENTIONED PARCEL OF LAND NORTH 75° 33' 40" EAST 10.92 FEET, SOUTH 83° 18' 03" WEST 6.85 FEET, NORTH 70° 06' 27" EAST 10.77 FEET, NORTH 26° 36' 30" EAST 8.97 FEET, NORTH 68° 44' 00" EAST 10.42 FEET, AND NORTH 81° 50' 50" EAST 37.00 FEET TO THE MOST WESTERLY CORNER OF THE PARCEL OF LAND CONVEYED TO LELAND C. MORRIS AND WIFE, BY DEED RECORDED IN BOOK 12833 PAGE 219, OFFICIAL RECORDS; THENCE SOUTH 46° 10' 00" EAST ALONG THE SOUTHWESTERLY LINE OF THE PARCEL OF LAND CONVEYED BY SAID LAST MENTIONED DEED 72.99 FEET TO THE NORTHERLY LINE OF THE PARCEL OF LAND DESCRIBED IN THE AFORESAID DEED RECORDED IN BOOK 7710, PAGE 61, OFFICIAL RECORDS; THENCE SOUTH 64° 32' 10" WEST ALONG SAID NORTHERLY LINE 39.40 FEET TO AN ANGLE POINT IN THE NORTHWESTERLY LINE OF THE PARCEL OF LAND FIRST DESCRIBED IN THE DEED TO JOHN POWELL RILEY, RECORDED IN BOOK 7051, PAGE 43, OFFICIAL RECORDS; SAID ANGLE POINT BEING THE NORTHERLY EXTREMITY OF THAT CERTAIN CURVE IN SAID NORTHWESTERLY LINE DESCRIBED IN SAID LAST MENTIONED DEED, AS CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 97.50 FEET AND LENGTH OF 37.75 FEET; THENCE SOUTHWESTERLY ALONG SAID NORTHWESTERLY LINE AND ALONG SAID LAST MENTIONED CURVE 165.99 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 88.90 FEET; THENCE SOUTHWESTERLY ALONG SAID LAST MENTIONED CURVE 49.41 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 165.99 FEET; THENCE SOUTHERLY ALONG SAID LAST MENTIONED CURVE 36.21 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 20.00 FEET; THENCE SOUTHERLY ALONG SAID LAST MENTIONED CURVE 6.57 FEET TO AN ANGLE POINT IN THE NORTHERLY LINE OF THE PARCEL OF LAND DESCRIBED IN THE DEED TO THE CITY OF GLENDALE, RECORDED IN BOOK 6758, PAGE 217, OFFICIAL RECORDS; THENCE ALONG SAID LAST MENTIONED NORTHERLY LINE SOUTH 89° 00' WEST 10.51 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 20.00 FEET; THENCE WESTERLY ALONG SAID LAST MENTIONED CURVE 22.88 FEET TO AN ANGLE POINT IN THE EASTERLY LINE OF SAID PARCEL 1, AS DESCRIBED IN SAID DEED TO ALBERT L. KIRKHOFF AND WIFE; THENCE ALONG SAID LAST MENTIONED EASTERLY LINE NORTH 33° 33' 34" WEST 36.57 FEET, NORTH 22° 00' EAST 37.30 FEET, NORTH 14° 00' EAST 33.00 FEET AND NORTH 26° 53' 10" WEST 53.50 FEET TO THE POINT OF BEGINNING.

NOTE:

1. THE MAP SHOWN HEREON WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT, ADDITIONAL EASEMENTS IF ANY ARE NOT SHOWN.
2. BOUNDARIES SHOWN HEREON ARE FROM WRIGHT TRACT, M.R. 10-32.
3. LANDSCAPING AND LANDSCAPE IRRIGATION DEVICES EXIST WITHIN THE PROPERTY AND ARE NOT SHOWN.
4. TREELINE CANOPIES ARE PICTORIAL, AND MAY NOT REFLECT TRUE DRUPLINES.
5. IF RETAINING WALLS OR SIMILAR STRUCTURES ARE TO BE DESIGNED FROM TOPOGRAPHY SHOWN HEREON, THE ELEVATIONS OF CRITICAL POINTS CONTROLLING THE DESIGN MUST BE VERIFIED PRIOR TO ADOPTION OF FINAL DESIGN.

ATTENTION:

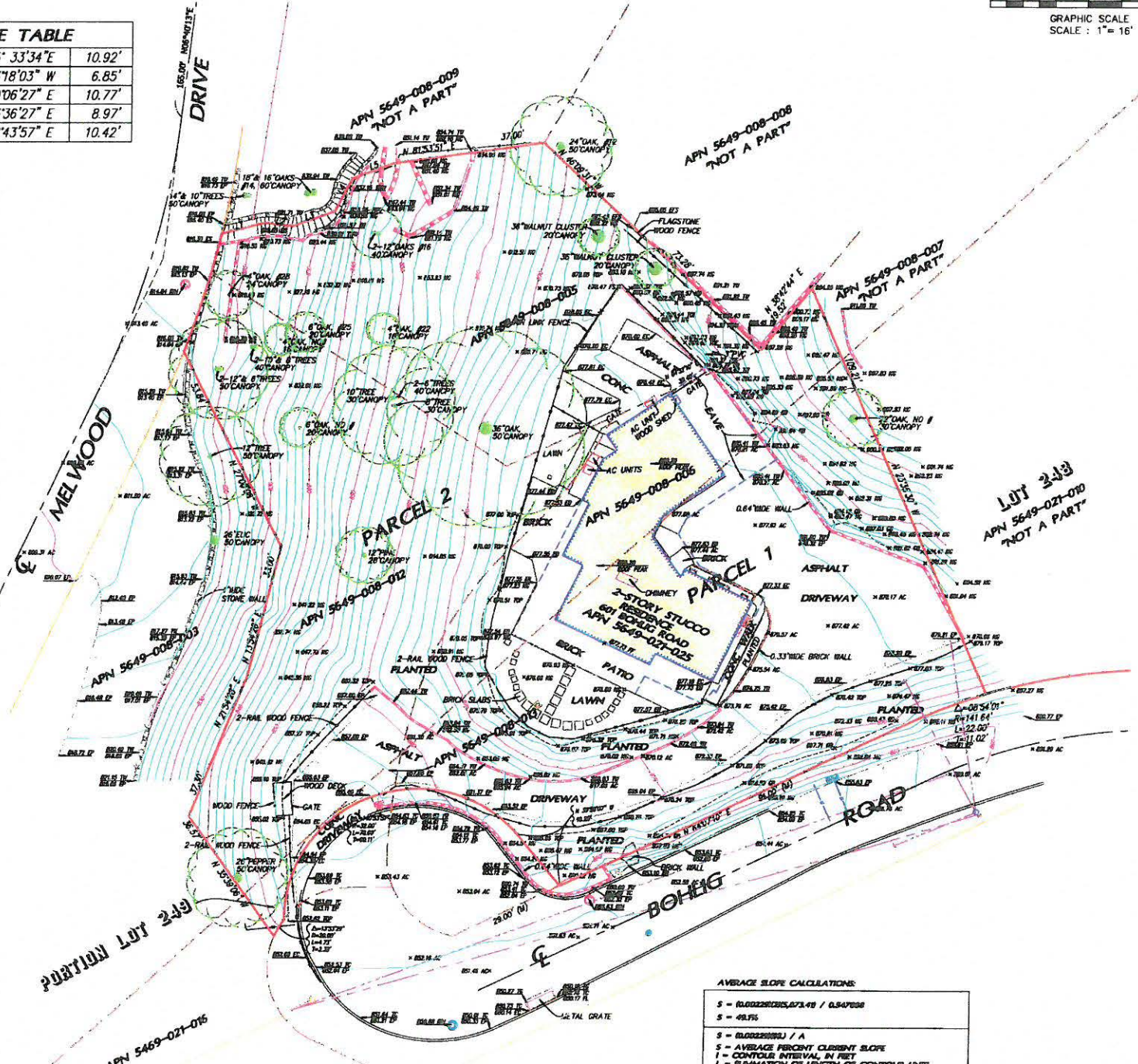
IF THIS MAP IS PROVIDED IN AN ELECTRONIC FORMAT (I.E. CAD) AS A COURTESY TO THE CLIENT, THE DELIVERY OF THE ELECTRONIC FILE DOES NOT CONSTITUTE THE DELIVERY OF OUR PROFESSIONAL WORK PRODUCT. ONLY THE SURVEYOR'S SIGNED AND SEALED PAPER PRINT OR PDF FORMATTED DRAWING CONSTITUTES OUR PROFESSIONAL WORK PRODUCT. IN THE EVENT THAT THE ELECTRONIC FILE IS ALTERED, THE SURVEYOR'S SIGNED AND SEALED PRINT OR PDF FORMATTED DRAWING MUST BE REFERRED TO FOR THE ORIGINAL AND CORRECT SURVEY INFORMATION. CHRIS NELSON AND ASSOCIATES, INC. SHALL NOT BE RESPONSIBLE FOR ANY MODIFICATIONS MADE TO THE PROVIDED CAD FILE OR FOR ANY PRODUCTS THAT HAVE BEEN DERIVED FROM THE CAD FILE, WHICH ARE NOT REVIEWED, SIGNED AND SEALED BY US.

ABBREVIATIONS

- AC ASPHALT
- BLDG BUILDING
- BS BOTTOM OF STEPS
- BW BACK OF WALK
- CB CATCH BASIN
- CONC CONCRETE
- DC DRAIN GRATE
- DL DAYLIGHT
- EC EDGE OF CONCRETE
- EG EDGE OF GUTTER
- EW EDGE OF WALK
- ES EDGE OF STEPS
- FF FINISH FLOOR
- FL FLOW LINE
- FS FINISH SURFACE
- FW FACE OF WALK
- TE TOP OF GRATE
- TDE TOE OF SLOPE
- TOP TOP OF SLOPE
- GR GRADE BREAK
- INV INVERT
- TW TOP OF WALL
- OH OVERHEAD
- PP POWER POLE

LEGEND:

- ANCHOR GUY
- CLEAN OUT
- FIRE HYDRANT
- GAS VALVE
- POWER POLE
- STORM DRAIN MAN HOLE
- SEWER MAN HOLE
- GAS METER
- ELECTRICAL PULL BOX
- MAILBOX
- TREE
- WATER METER
- WATER VALVE
- BUILDING LINE
- BUILDING EAVE LINE
- CHAINLINK FENCE
- METAL FENCE
- WOOD FENCE
- BRICK WALL
- STONE WALL
- WALL
- CENTERLINE
- PROPERTY LINE
- OVERHEAD WIRES
- LOT LINE
- ROW



AVERAGE SLOPE CALCULATIONS:

S = (R0.0022001005.073.48) / 0.547008
S = 49.7%
S = (R0.0022001005.073.48) / A
S = AVERAGE PERCENT CURRENT SLOPE
I = CONTOUR INTERVAL, IN FEET
L = DIMENSION OF LENGTH OF CONTOUR LINES WITHIN THE BOUNDARY OF THE PROJECT, IN FEET
A = GROSS AREA OF THE PROJECT, IN ACRES



DATE: AUG. 29, 2018

REVISION NOTES

DATE	DESCRIPTION	BY

PREPARED BY:
Chris Nelson & Associates, Inc.
PROFESSIONAL LAND SURVEYORS
31228 Via Corina Suite C, Westlake Village, CA 91382
Voice: 818.991.1040 Fax: 818.991.0814

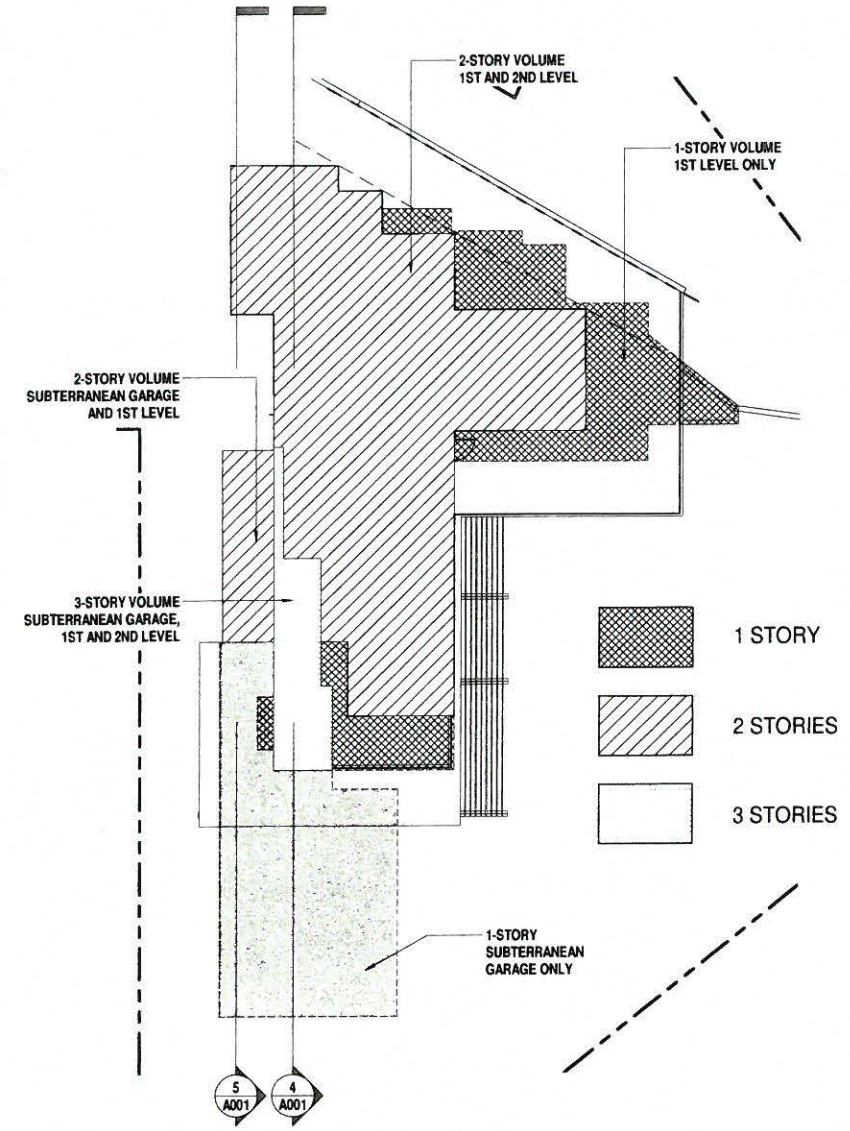
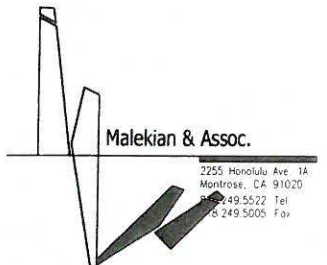
PREPARED FOR:
ELENA NEAGU
2255 HONOLULU AVE., 1A
MONTROSE, CA, 91020

TOPOGRAPHIC SITE SURVEY
A.P.N.'S 5649-021-025, 5649-008-005, -006, -012, -013.
601 BOHLIG
CITY OF GLENDALE, COUNTY OF LOS ANGELES

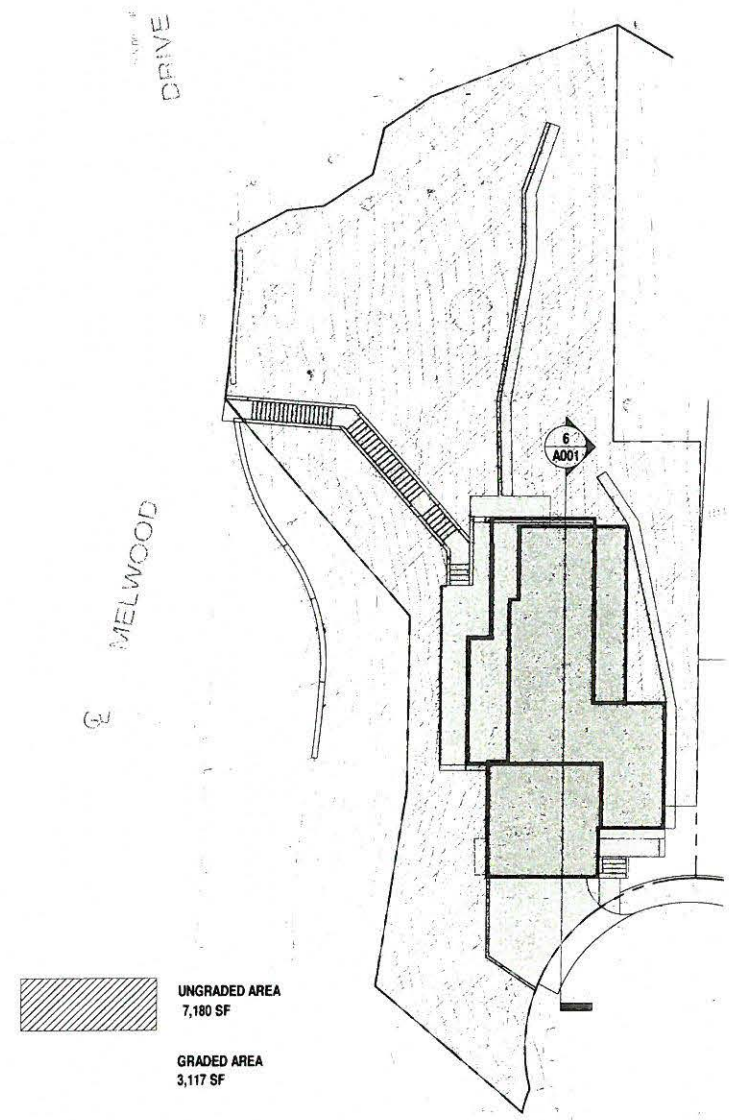
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DATE: MAR. 15, 2017
DRAFTED: SDN

SHEET NO.
1
OF 1 SHEET

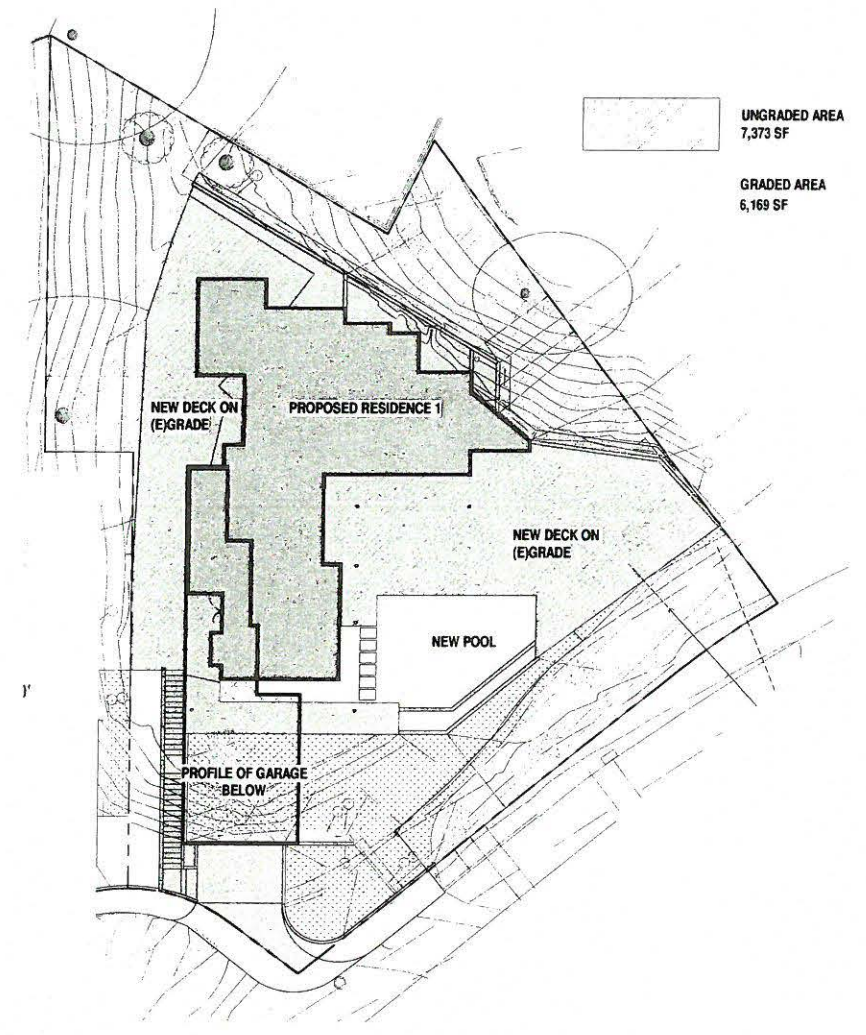
SKYE TRUST
NRE LLC,
ELENA
NEAGU



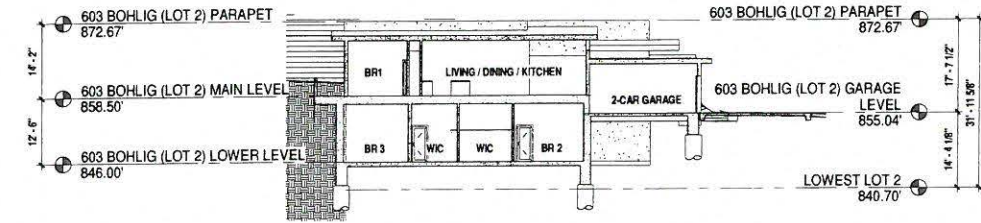
3 STORY VOLUME DIAGRAM 601 BOHLIG (LOT 1)
3/32" = 1'-0"



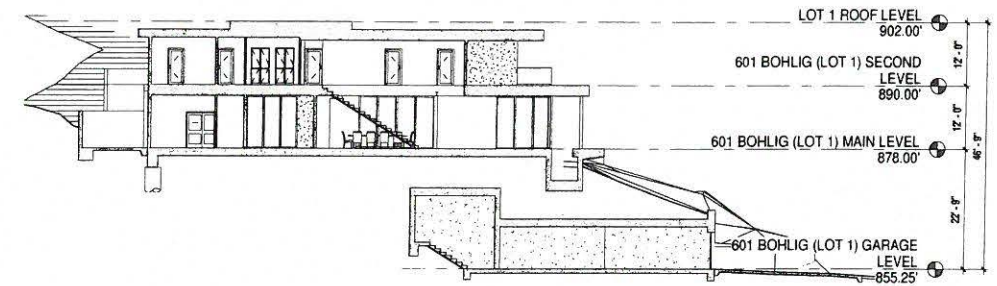
2 GRADING DIAGRAM 603 BOHLIG (LOT 2)
1/16" = 1'-0"



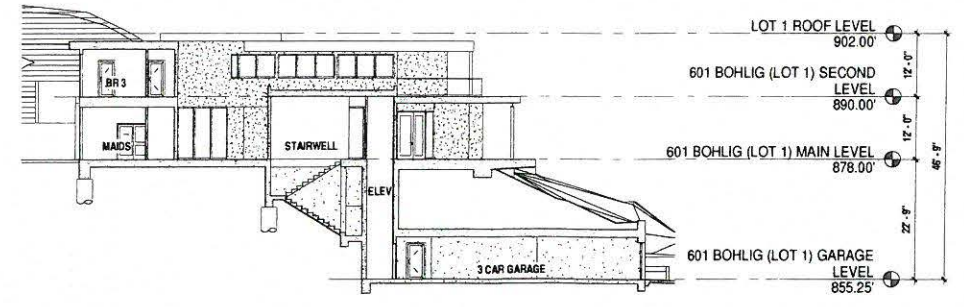
1 GRADING DIAGRAM 601 BOHLIG (LOT 1)
1/16" = 1'-0"



6 STORY SECTION DIAGRAM C 603 BOHLIG (LOT 2)
1/16" = 1'-0"



4 STORY SECTION DIAGRAM A 601 BOHLIG (LOT 1)
1/16" = 1'-0"



5 STORY SECTION DIAGRAM B 601 BOHLIG (LOT 1)
1/16" = 1'-0"

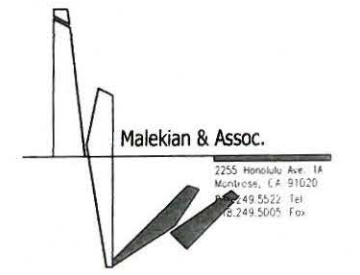
Bohlig Properties

601, 603 BOHLIG
GLENDALE, CA

DIAGRAMS

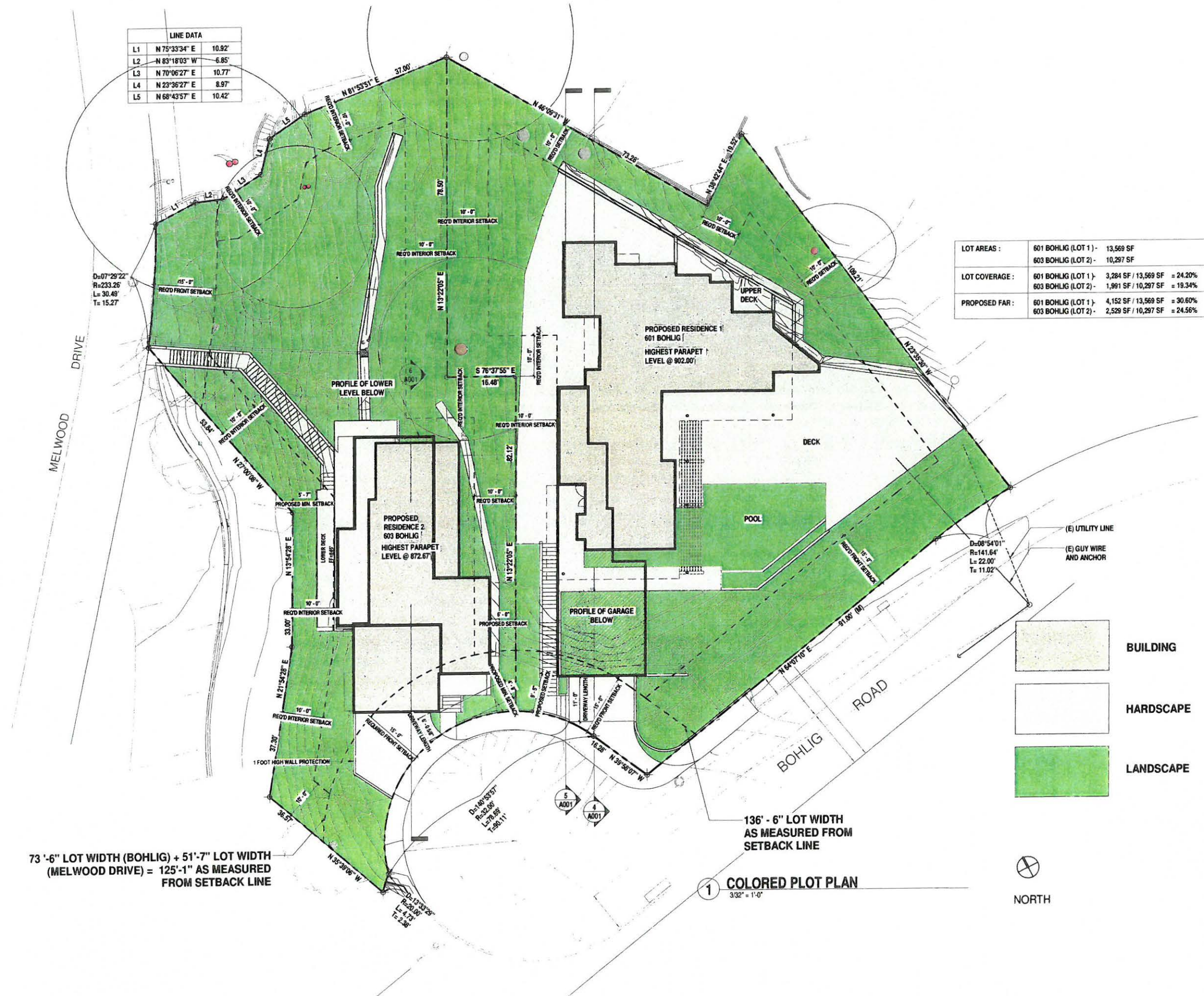
Project Status	ISSUE PHASE
04/03/16	ISSUE DATE
	PROJECT NUMBER
	DRAWN BY
	SHEET NUMBER

SKYE TRUST
NRE LLC,
ELENA
NEAGU



LINE DATA		
L1	N 75°33'34" E	10.92'
L2	N 83°18'03" W	6.85'
L3	N 70°06'27" E	10.77'
L4	N 23°36'27" E	8.97'
L5	N 68°43'57" E	10.42'


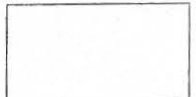

LOT AREAS :	601 BOHLIG (LOT 1) -	13,569 SF
	603 BOHLIG (LOT 2) -	10,297 SF
LOT COVERAGE :	601 BOHLIG (LOT 1) -	3,284 SF / 13,569 SF = 24.20%
	603 BOHLIG (LOT 2) -	1,991 SF / 10,297 SF = 19.34%
PROPOSED FAR :	601 BOHLIG (LOT 1) -	4,152 SF / 13,569 SF = 30.60%
	603 BOHLIG (LOT 2) -	2,529 SF / 10,297 SF = 24.56%



73'-6" LOT WIDTH (BOHLIG) + 51'-7" LOT WIDTH (MELWOOD DRIVE) = 125'-1" AS MEASURED FROM SETBACK LINE

136'-6" LOT WIDTH AS MEASURED FROM SETBACK LINE

1 COLORED PLOT PLAN
3/32" = 1'-0"

-  BUILDING
-  HARDSCAPE
-  LANDSCAPE



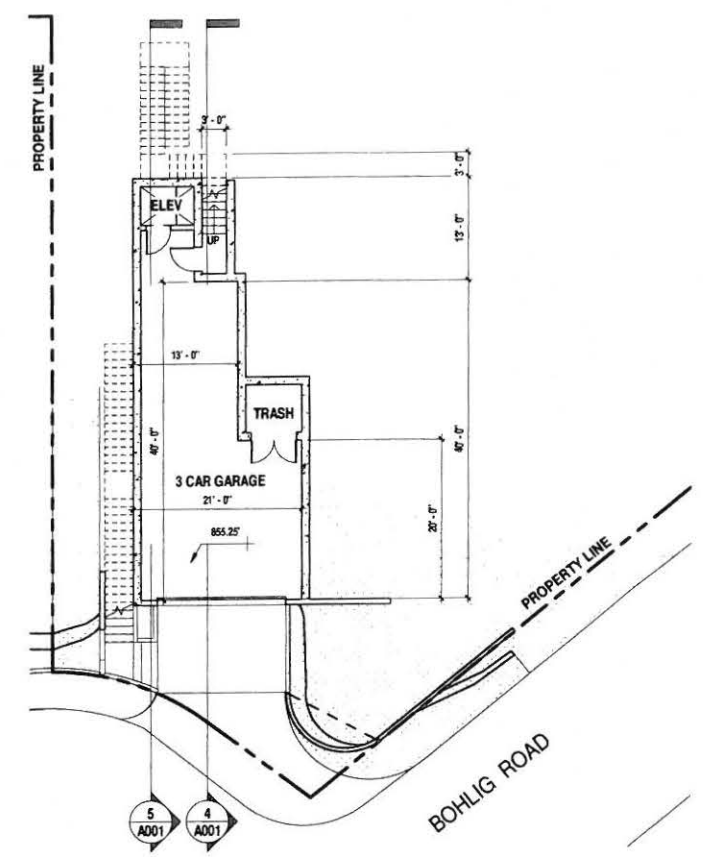
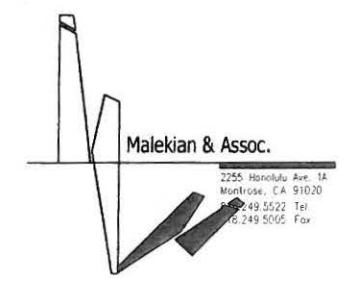
Bohlig Properties

601, 603 BOHLIG
GLENDALE, CA

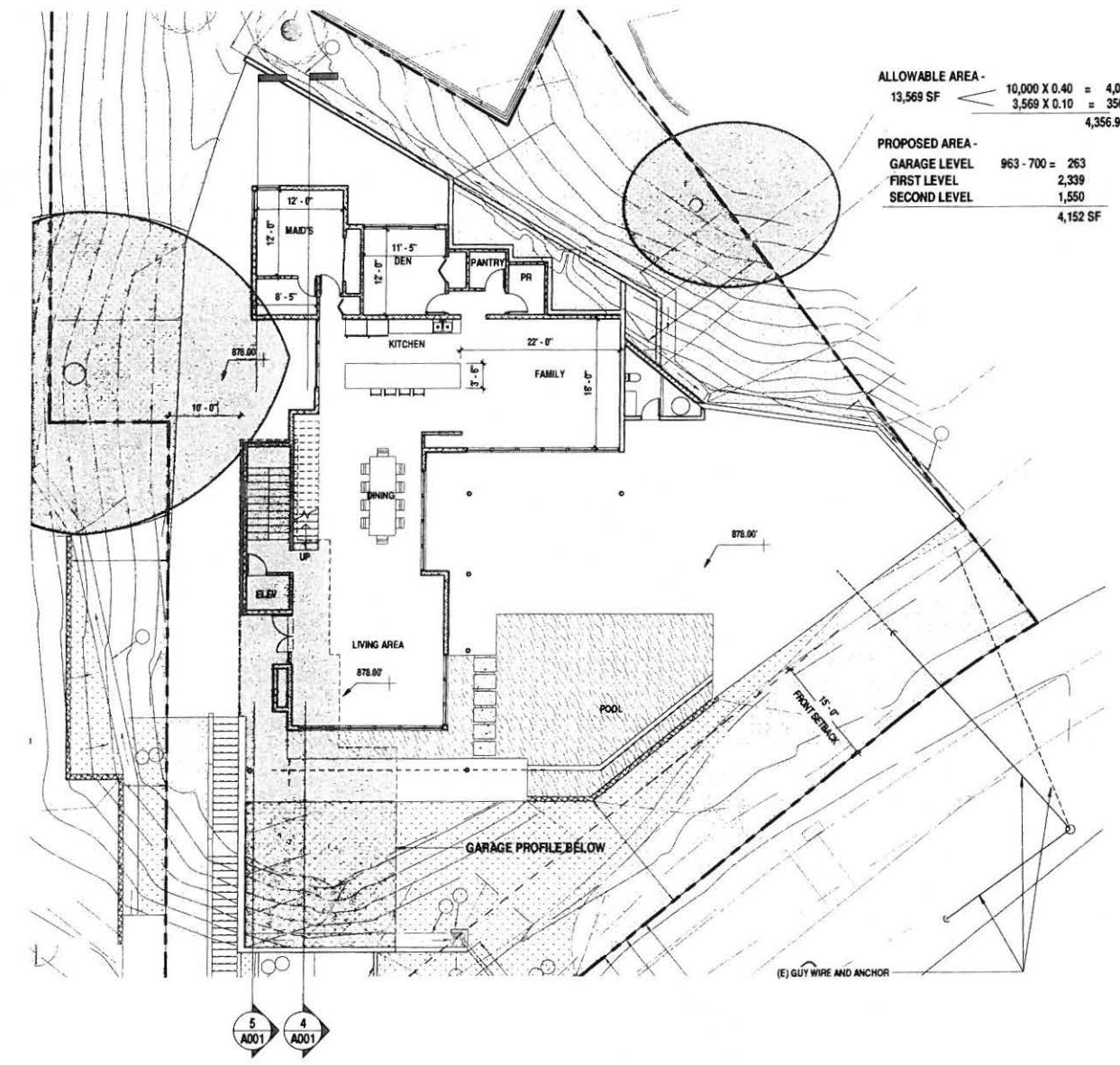
COLORED PLOT PLAN

PROJECT	
PERIOD	
ISSUE DATE	
ISSUE NUMBER	
PROJECT NUMBER	
DRAWN BY	
SHEET NUMBER	

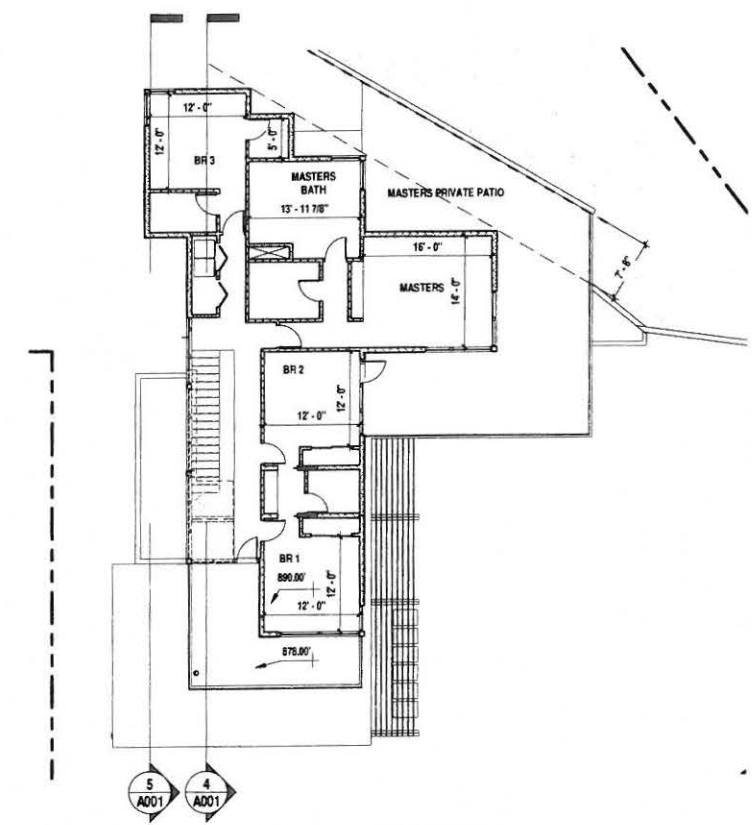
SKYE TRUST
NRE LLC,
ELENA
NEAGU



1 601 BOHLIG (LOT 1) GARAGE LEVEL
3/32" = 1'-0"



2 601 BOHLIG (LOT 1) MAIN LEVEL
3/32" = 1'-0"



3 601 BOHLIG (LOT 1) SECOND LEVEL
3/32" = 1'-0"

ALLOWABLE AREA -	10,000 X 0.40 = 4,000
13,569 SF	3,569 X 0.10 = 356.9
	4,356.90 SF
PROPOSED AREA -	
GARAGE LEVEL	963 - 700 = 263
FIRST LEVEL	2,339
SECOND LEVEL	1,550
	4,152 SF

Bohlig Properties

601, 603 BOHLIG
GLENDALE, CA

2/5/2019 2:02:00 PM
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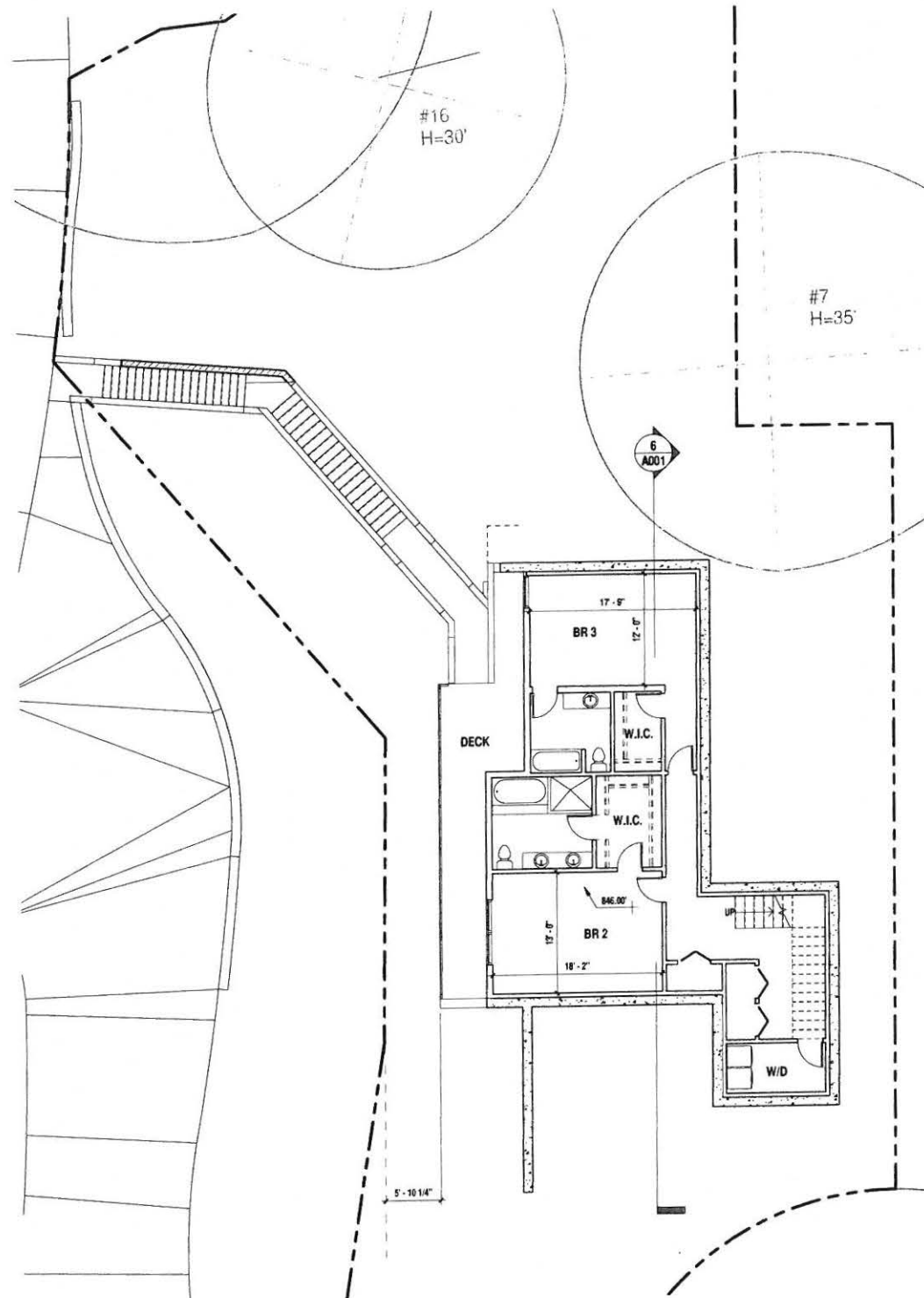
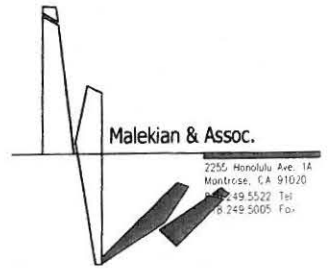
601 BOHLIG (LOT 1)
FLOOR PLANS



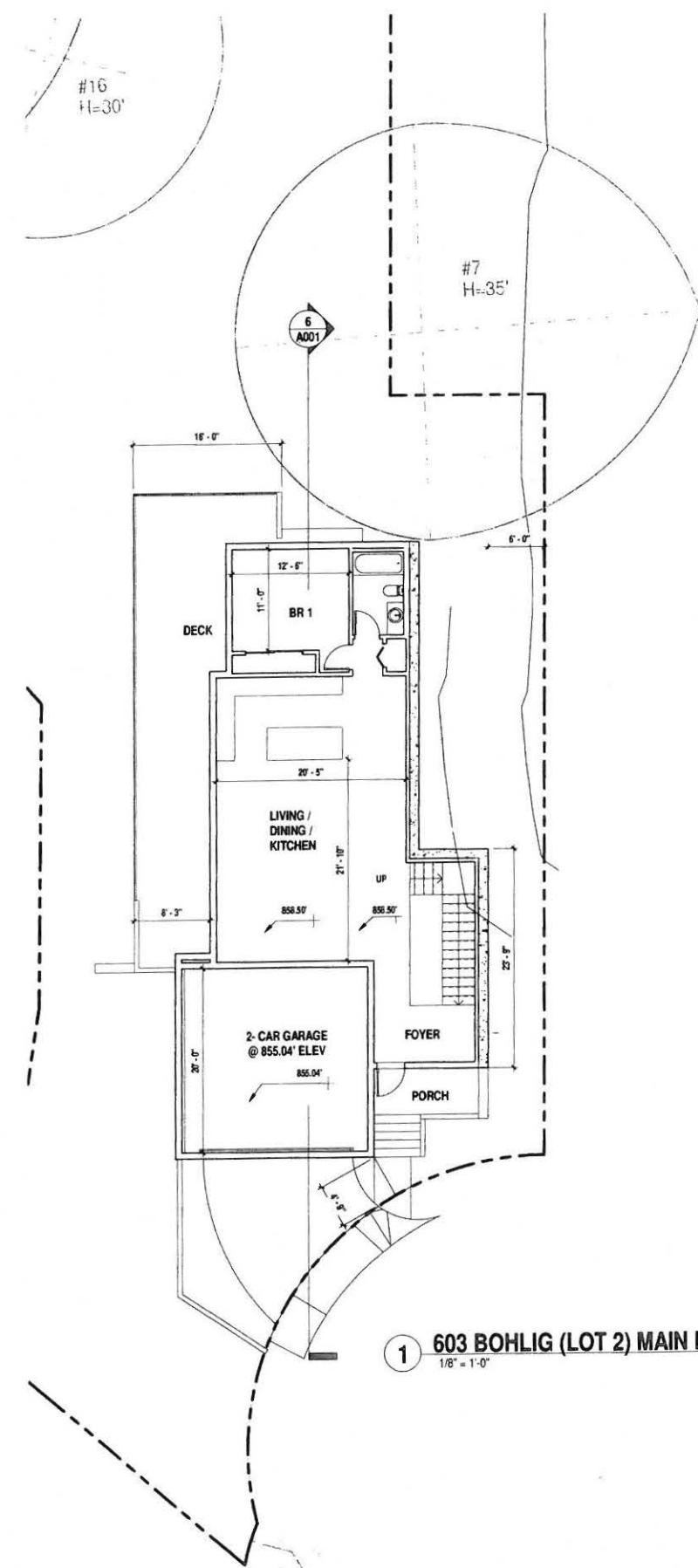
TITLE	
PROJECT STATUS	
ISSUE DATE	07/19/17
PROJECT NUMBER	
DRAWN BY	
SHEET NUMBER	

PREPARED FOR

SKYE TRUST
NRE LLC,
ELENA
NEAGU



2 603 BOHLIG (LOT 2) LOWER LEVEL
1/8" = 1'-0"



1 603 BOHLIG (LOT 2) MAIN LEVEL
1/8" = 1'-0"

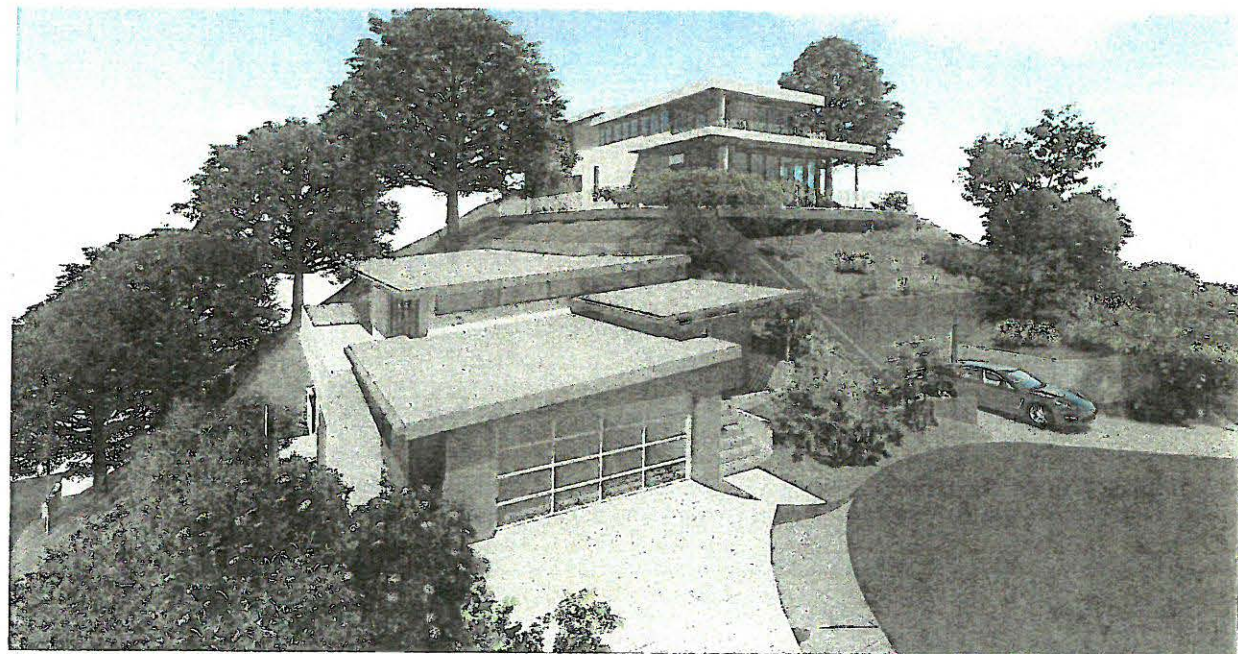
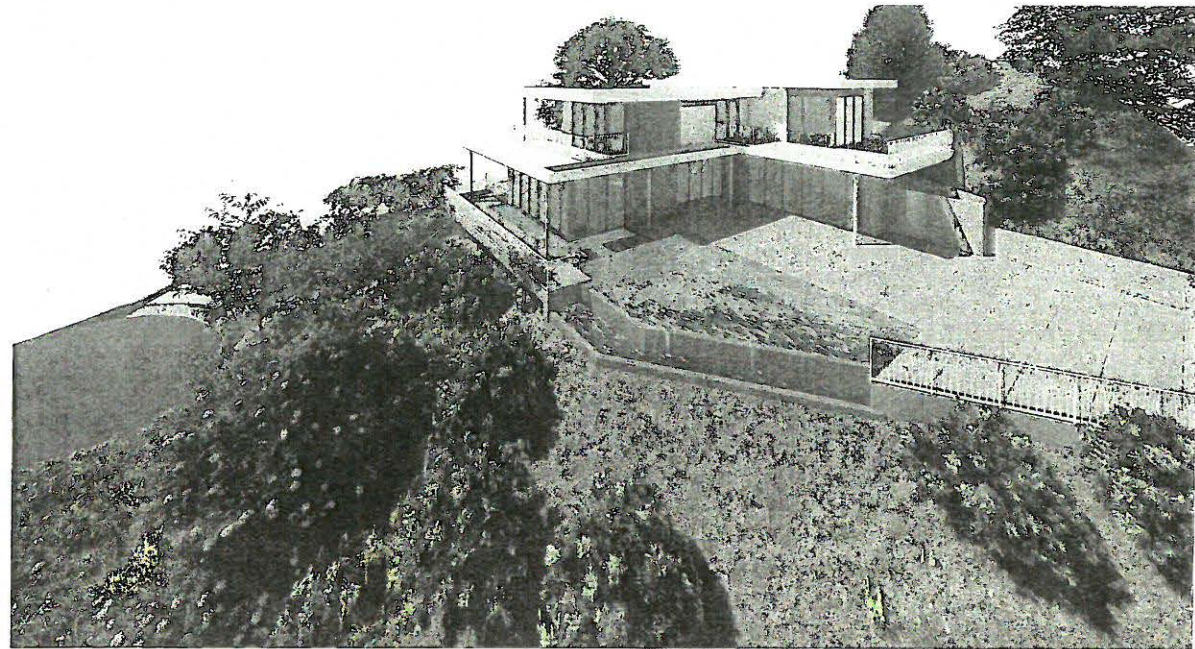


Bohlig Properties

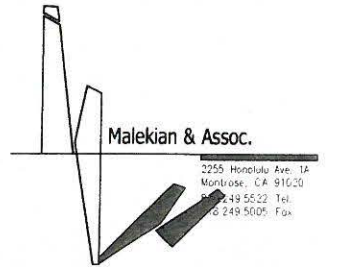
601, 603 BOHLIG
GLENDALE, CA

603 BOHLIG (LOT 2)
FLOOR PLANS

PROJECT	
REVISIONS	
DATE	
PROJECT NUMBER	
DRAWN BY	
SHEET NUMBER	



SKYE TRUST
NRE LLC,
ELENA
NEAGU



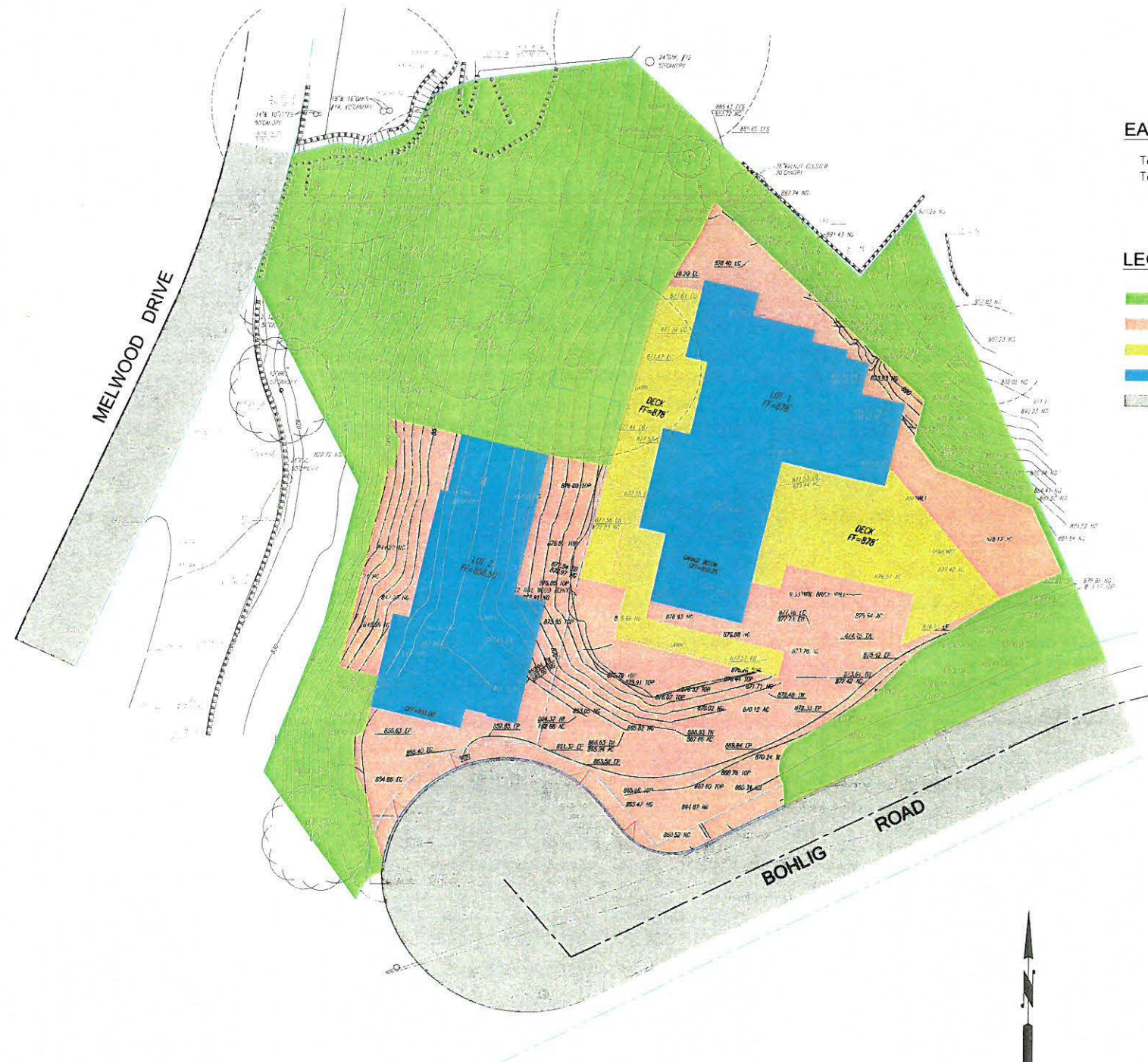
Bohlig Properties

601, 603 BOHLIG
GLENDALE, CA

3D VIEWS

A300

601 BOHLIG ROAD



EARTHWORK QUANTITIES

Total Cut = 2,087 CUBIC YARDS
 Total Fill = 90 CUBIC YARDS

LEGEND

- EXISTING GROUND
- CUT
- FILL
- PROPOSED BUILDING/GARAGE PAD
- STREET

CUT & FILL MAP



DESIGNED BY: FRANK BARK	DRAWN BY: FRANK BARK	DATE: 1/11/18	SHEET NO. C-1
CHECKED BY: JAMES BARK	DATE: 1/11/18		SHEET 1 OF 1 SHEETS