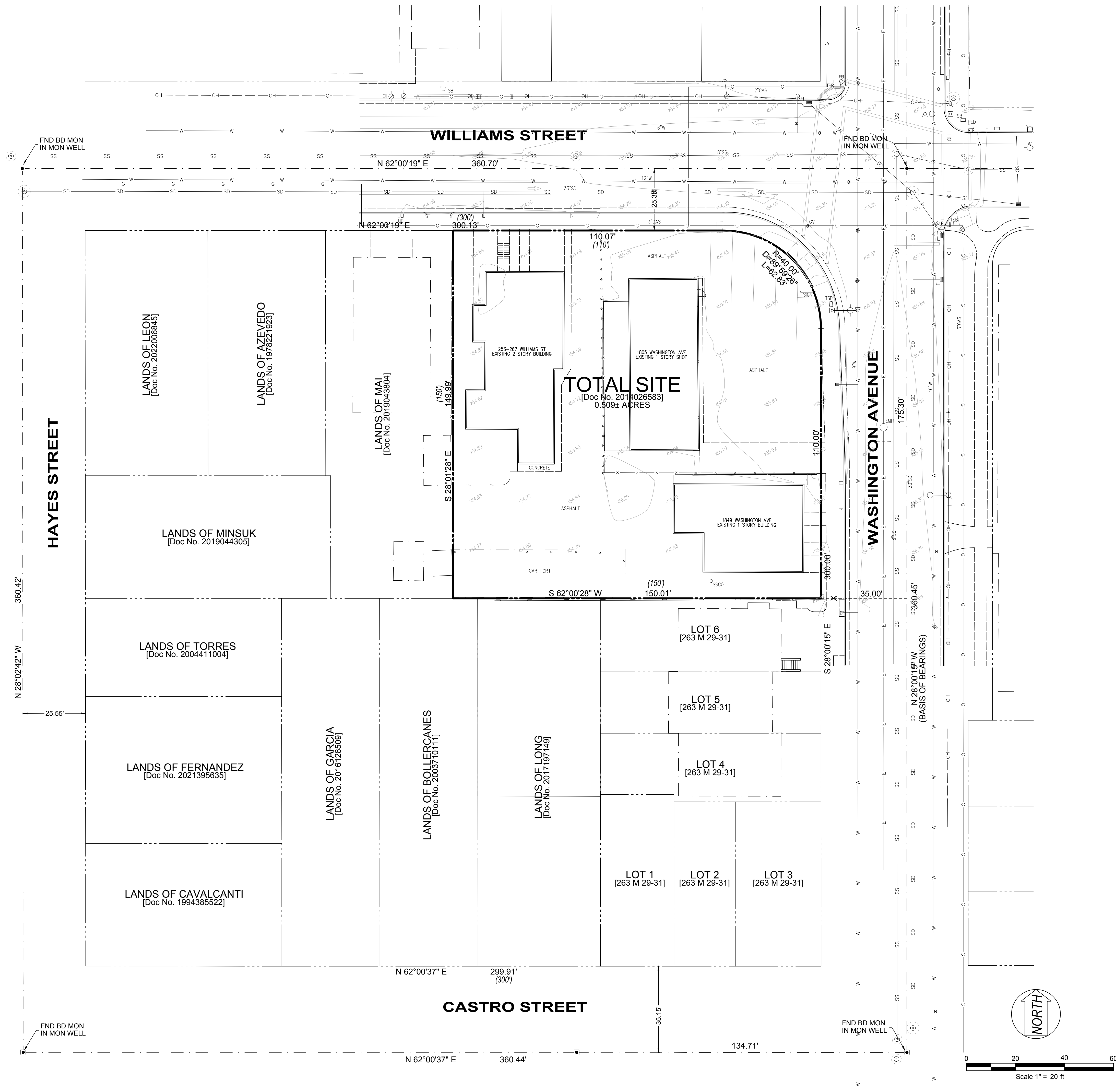




NOTES

- All distances shown hereon are in U.S. Survey feet and decimals thereof.
- This survey was prepared from information furnished in a Preliminary Title Report, prepared by Fidelity National Title Company dated May 12, 2023, Order No. 991-30103303-A-KD9. No liability is assumed for matters of record not stated in said Preliminary Title Report that may affect the boundary lines, exceptions, or easements affecting the property.
- The types, locations, sizes and/or depths of existing underground utilities as shown on this topographic survey were obtained from sources of varying reliability. The contractor is cautioned that only actual excavation will reveal the types, extent, sizes, locations and depths of such underground utilities. (A reasonable effort has been made to locate and delineate all unknown underground utilities.) However, the surveyor can assume no responsibility for the completeness or accuracy of its delineation of such underground utilities which may be encountered, but which are not shown on these drawings.
- A.P.N.: 075-0008-003-03
- Basis of Bearings:
The bearing of North 28°00'15" West taken on the centerline of Washington Avenue as shown on that certain Map of Tract 7293 filed for record on February 08, 2002 in Book 263 of Maps at Pages 29-31, Alameda County Records was taken as the Basis of all Bearings shown hereon.
- Benchmark:
City of San Leandro Benchmark:
Cinch Nail located on the top of a Catch Basin at the southeast return of the intersection of Washington Avenue and Williams Street.
Elevation: 55.03 feet (Vertcon) (Datum) NAVD 1988
- Flood Zone Note:
The subject property is shown on the Federal Emergency Management Agency Flood Insurance Rate Map, Community Panel Number 060013 0257 G, dated August 03, 2009, as being located in Flood Zone "X";

Areas of determined to be outside the 0.2% annual chance flood.

Information was obtained from the FEMA website (www.fema.gov) on June 05, 2023.

LEGEND

PROPERTY LINE	
ADJACENT PROPERTY LINE	
CENTERLINE	
EASEMENT	
BUILDING LINE W/ DOOR	
BUILDING OVERHANG	
FOUND MONUMENT AS NOTED	
FOUND IRON PIPE OR AS NOTED	
BOLLARD LIGHT	
LIGHT	
STREET LIGHT	
TRAFFIC SIGNAL POLE	
TRANSFORMER	
FIRE HYDRANT	
STORM DRAIN MANHOLE	
SANITARY SEWER MANHOLE	
CLEAN OUT	
GAS METER	
UTILITY POLE W/ GUY WIRE	
VALVE	
CATCH BASIN / DROP INLET	
WATER METER	
FIRE DEPARTMENT CONNECTION	
BACK FLOW PREVENTER	
POST INDICATOR VALVE	
UTILITY BOX (SIZE VARIES)	
MONITORING WELL	
SIGN	
FLAG POLE	
TITLE REPORT EXCEPTION NUMBER	
RECORD INFORMATION W/ REFERENCE	
TREE W/ SIZE AND ELEVATION	
SPOT ELEVATION	
CONTOUR	
INDEX CONTOUR	
CURB	
CURB & GUTTER	
CONCRETE	
FENCE	
RETAINING WALL	
EDGE OF PAVEMENT	
SANITARY SEWER	
STORM DRAIN	
WATER	
GAS	
UNDERGROUND ELECTRIC	
OVERHEAD	

TOPOGRAPHIC SURVEY

1805-1849 WASHINGTON AVENUE &
249-255 WILLIAMS STREET

SAN LEANDO ALAMEDA COUNTY CALIFORNIA

ams
801 YGNACIO VALLEY ROAD
SUITE 220
WALNUT CREEK, CA 94596
925-943-2777 FAX 925-943-2778
associates, inc. PLANNING ENGINEERING SURVEYING

DATE:	JUNE 2023	REV #	BY	DATE	DESCRIPTION
SCALE:	1" = 50'				
DESIGNED:	SB				
DRAWN:	SB				
CHECKED:	AS				
PROJ. MGR:	AS				
FILE PATH:					

SHEET 1 OF 1

PROJECT
23-2699