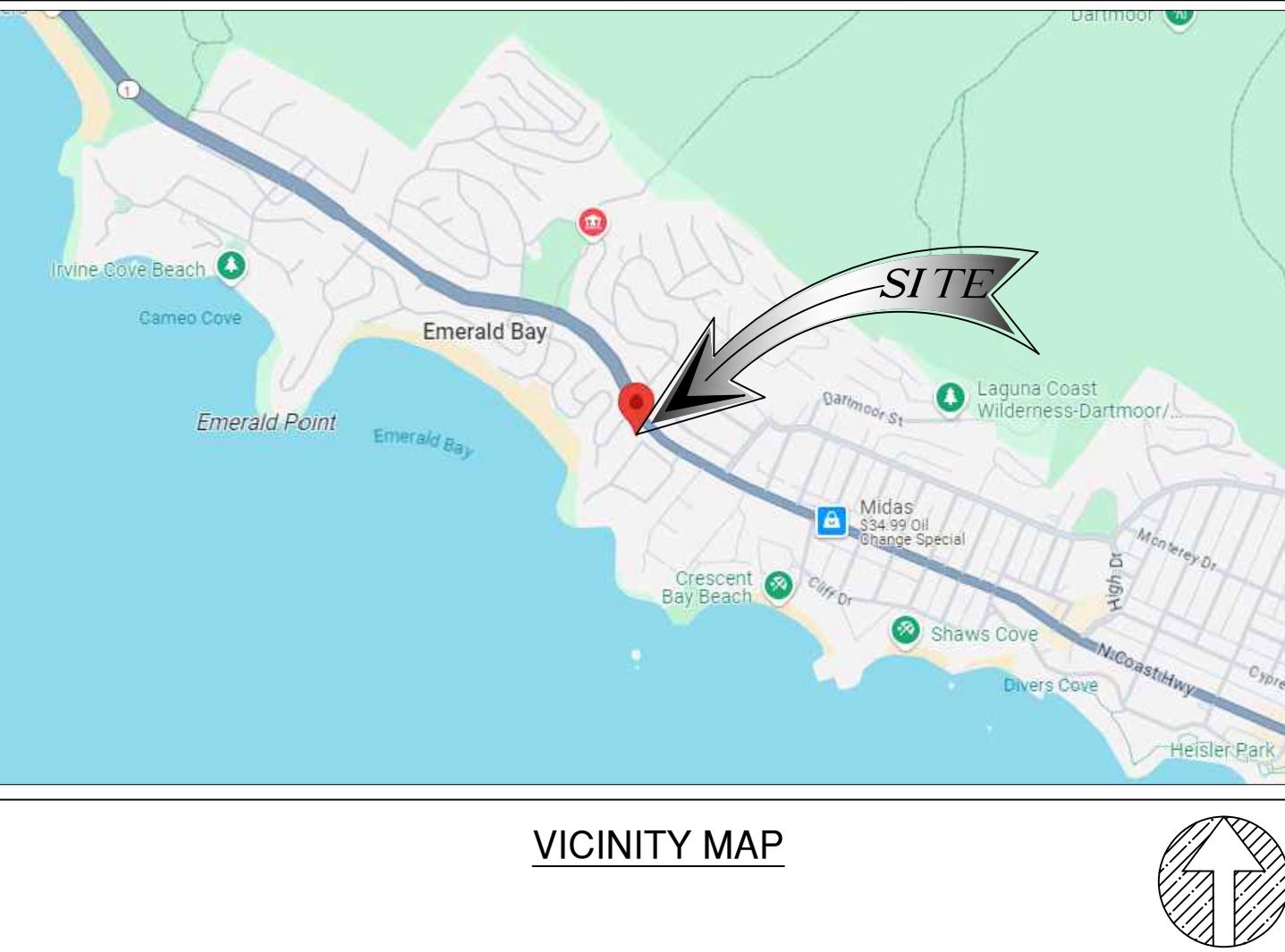


TOPOGRAPHIC SURVEY

7 SMITHCLIFFS RD



VICINITY MAP

LEGEND	
MINOR CONTOURS	
MAJOR CONTOURS	
CENTER LINE	
RIGHT OF WAY LINE	
PROPERTY LINE	
CHAIN-LINK FENCE	
WOOD FENCE	
BRIDGE RAILING	
RETAINING WALL	
EDGE OF PAVEMENT	
ELECTRICAL MANHOLE	
FIRE HYDRANT	
CATCH BASIN	
PEDESTRIAN SIGNAL LIGHT	
EXISTING STREET LIGHT	
EXISTING TRAFFIC SIGNAL	
EXISTING SIGN	
GUY WIRE ANCHOR (GWRE)	

ABBREVIATIONS

HT	HEIGHT	PNL	PANEL
TC	TOP OF CURB	SS	SANITARY SEWER MANHOLE
TW	TOP OF WALL	SD	STORMWATER DRAIN MANHOLE
EG	EXISTING GRADE	GV	GAS VALVE
FS	FINISH SURFACE	WV	WATER VALVE
HH	HAND HOLE	TM	TELECOM MANHOLE
JB	JUNCTION BOX	TP LM	TOP OF LUMINAIRE
TR	TRANSFORMER	TP PL	TOP OF POLE
WM	WATER METER	BW	BACK OF CONC WALK
CLST	CLOSET	LIT	LIGHT
VT	VULT	GP	GUARD POST
PB	PULL BOX	S	SIGN
MP	METER PEDESTAL	AC	ASPHALT CONCRETE PAVEMENT
CL	CENTERLINE	CNDT	CONDUIT
ESTAB	ESTABLISHED	SFN	SEARCHED. FOUND NOTHING
CTR	CENTER		

BASIS OF BEARING: (NAD83: EPOCH 2011)

THE BEARINGS SHOWN HEREON ARE BASED FROM THE CENTERLINE OF SMITHCLIFFS RD., BEING N34°03'23"E, RECORDED IN TRACT MAP NO. 13899, MAP BOOK NO. 693, PAGE 13-17, IN THE OFFICE OF THE RECORDER OF THE COUNTY OF ORANGE, STATE OF CALIFORNIA.

BASIS OF ELEVATIONS: (NAVD 1988)

ELEVATIONS ARE BASED ON BENCHMARK NOTED HEREON.

BENCH MARK

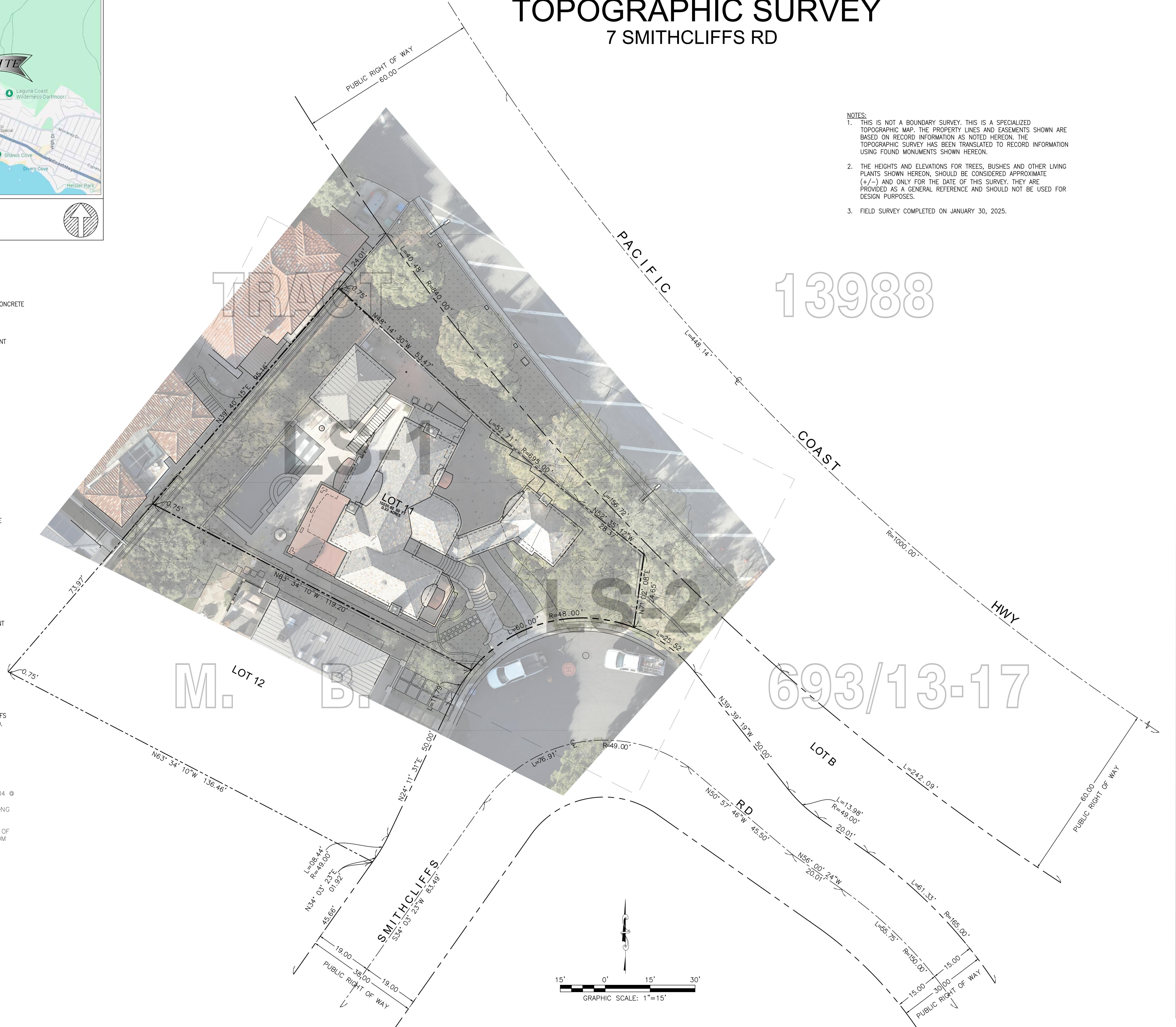
UGCS 3 3/4" BRONZE DISK, OC MONUMENT 'R-1415', LEVELED IN YEAR 2004 @ 72.963 FEET A.M.S.L., DESCRIBED AS FOLLOWS: "SET IN THE SOUTHERLY CORNER OF A CONCRETE CATCH BASIN, MONUMENT IS LOCATED ALONG THE NORTHEASTERLY SIDE OF THE NORTHBOUND LANES OF PACIFIC COAST HIGHWAY, 22 FT. NORTHEASTERLY OF THE NORTHBOUND LANES OF PACIFIC COAST HIGHWAY, 1.3 MILES NORTHERLY ALONG PCH FROM THE CENTERLINE OF BROADWAY IN LAGUNA BEACH AND 0.05 MILES NORTHWESTERLY FROM THE ENTRANCE INTO EMERALD BAY HOMES. MONUMENT IS SET LEVEL WITH THE TOP OF THE CURB."

MONUMENTS

● FOUND MONUMENT

BOUNDARY NOTE

THE PLAT SHOWN HEREON REPRESENTS A BEST FIT OF THE RECORD BOUNDARY TO THE FOUND MONUMENTS AND LINES OF OCCUPATION. IT SHALL NOT BE CONSIDERED THE FINAL BOUNDARY AND A BOUNDARY SURVEY IS RECOMMENDED PRIOR TO DESIGN OR CONSTRUCTION OF IMPROVEMENTS

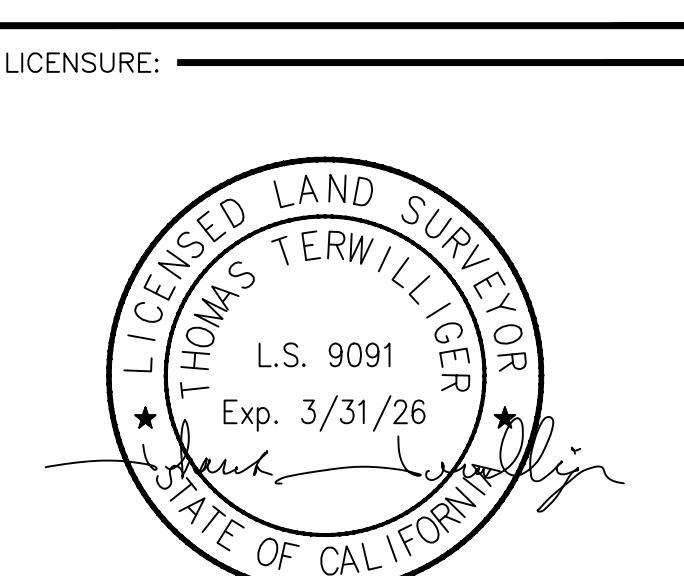


LAND SURVEY ENGINEERS
14 MONARCH BAY PLAZA #231
DANA POINT, CA 92629
310 666 2510

REV DATE DESCRIPTION

ISSUED DATE:
FEBRUARY 21, 2025

ISSUED FOR:
TOPOGRAPHIC SURVEY



PROJECT INFORMATION:

7 SMITHCLIFFS RD
7 Smithcliffs Rd.,
Laguna Beach, CA 92651

DRAWN BY: GTC

CHECKED BY: TMT

SHEET TITLE: **TOPOGRAPHIC SURVEY**

SHEET NUMBER: **COVER**