

CALIFORNIA COASTAL COMMISSION

SOUTH COAST DISTRICT OFFICE
200 OCEANGATE, SUITE 1000
LONG BEACH, CA 90802-4302
(562) 590 - 5071
WEB: WWW.COASTAL.CA.GOV



W21G

6-18-0949 (125 30TH STREET)

MARCH 6, 2019

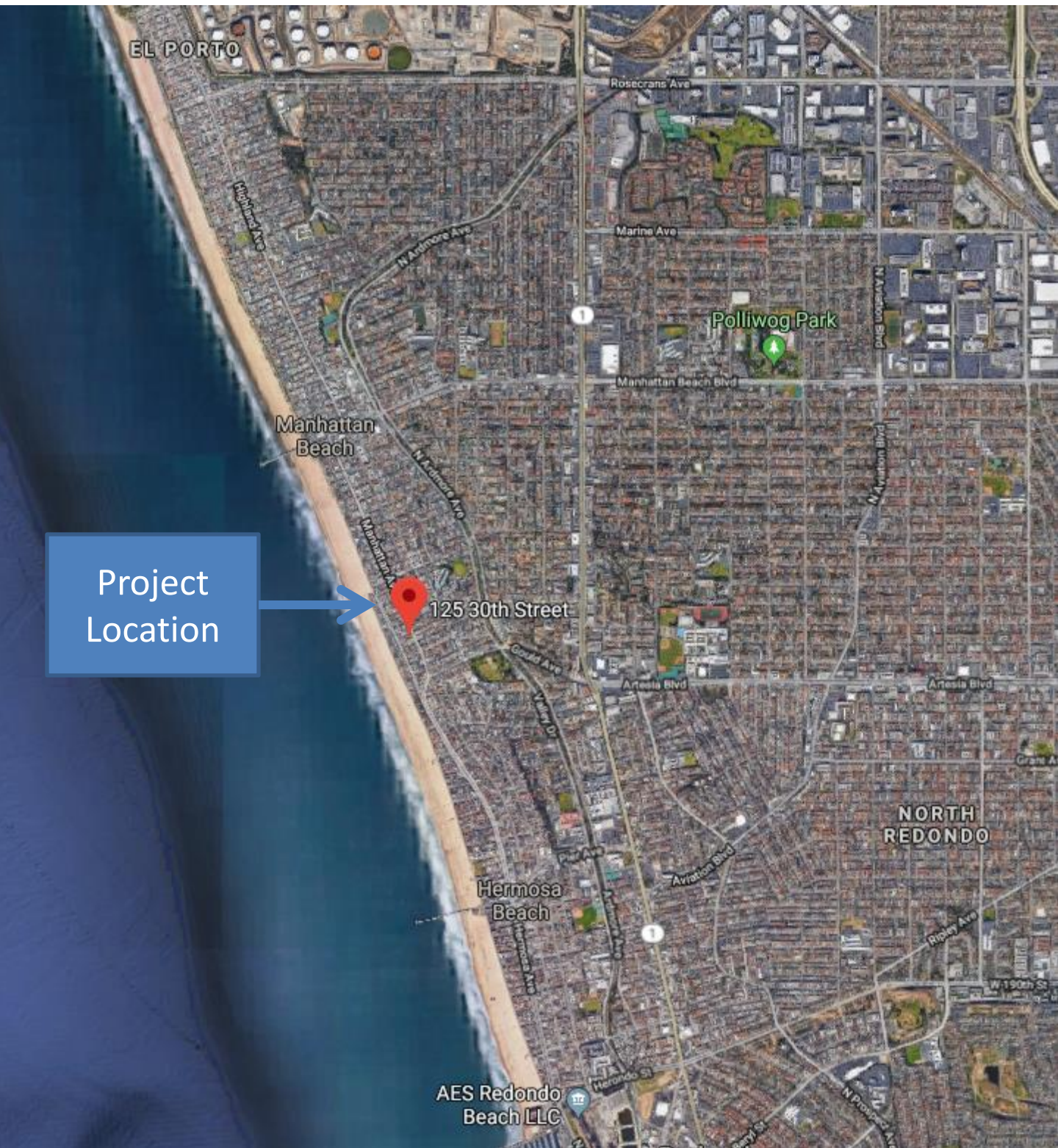
EXHIBITS

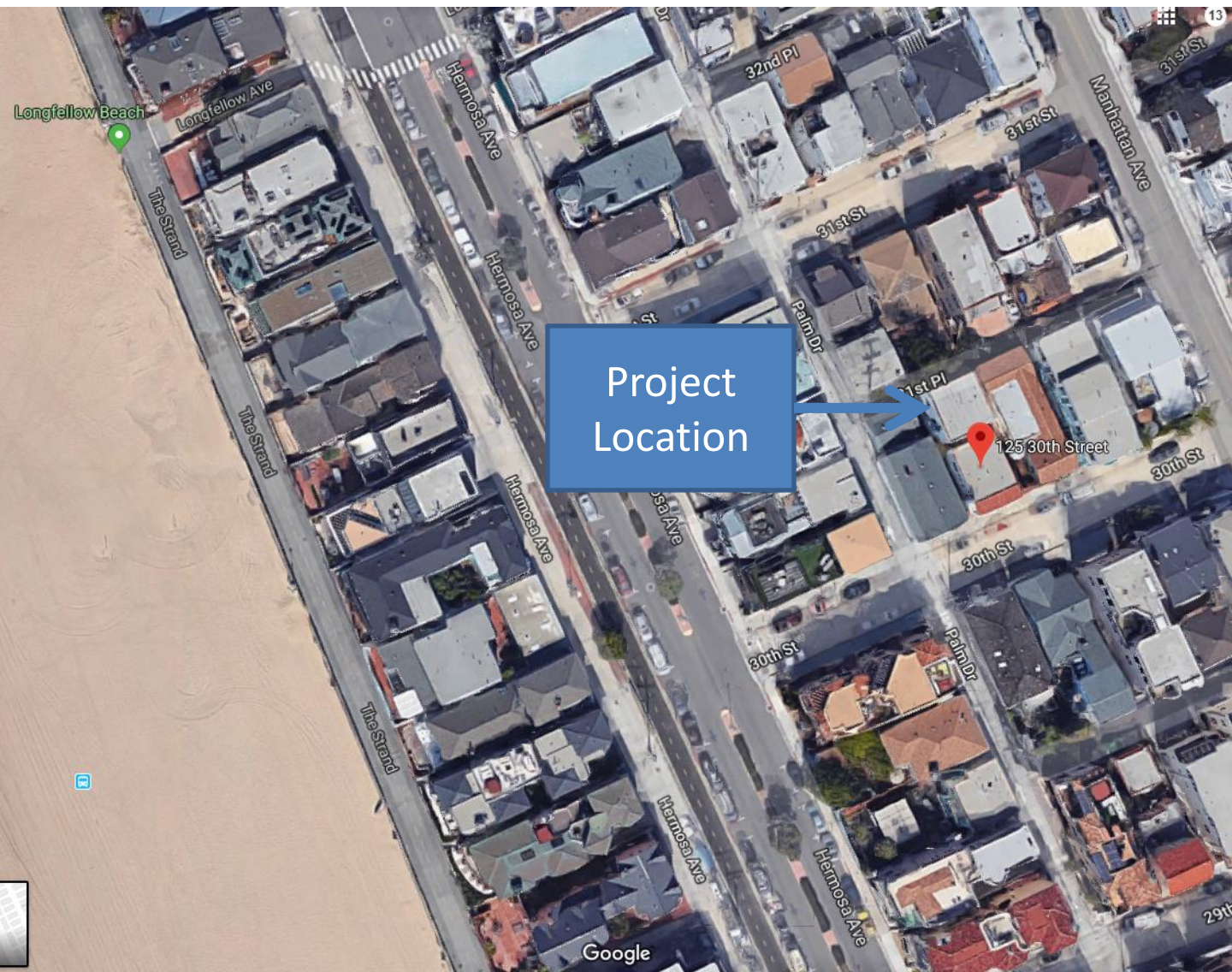
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31ST PLACE

EXISTING RESIDENCE

EXISTING GARAGE

EXISTING RESIDENCE

30TH STREET

Guest Parking 8' X 22'

FFE AT BEDROOM #2,3 = 113.33

FFE AT MUD ROOM = 103.8

FFE AT FIRST FLOOR = 102.05

FFE AT SECOND FLOOR = 112.15

FFE AT THIRD FLOOR = 122.25

Annotations:

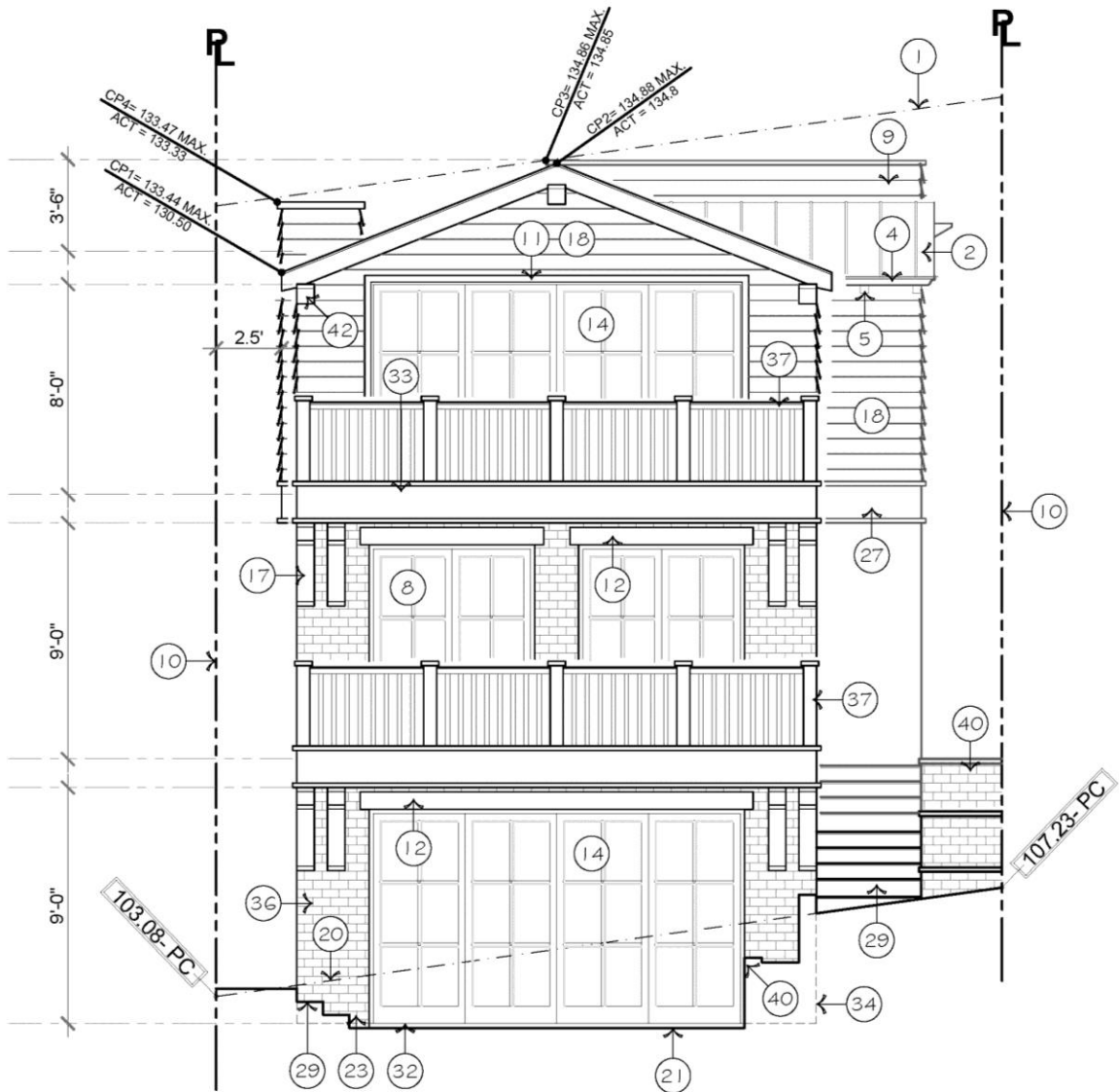
- Varying Single Riser Height to Meet Existing Sidewalk
- Concrete Retaining Walls with Planters Not to Exceed 42" in Height
- Provide 42" Tall Guardrail Where Necessary
- Outline of Second and Third Floor Deck; 2'-1" Clr. of P.L.
- Outline of Third Floor
- Concrete Stairs on Grade
- 36" Tall Wood Fence

LEFT SIDE WEST ELEVATION



LEFT SIDE WEST ELEVATION
1/4" = 1'-0"

FRONT SOUTH ELEVATION



FRONT SOUTH ELEVATION

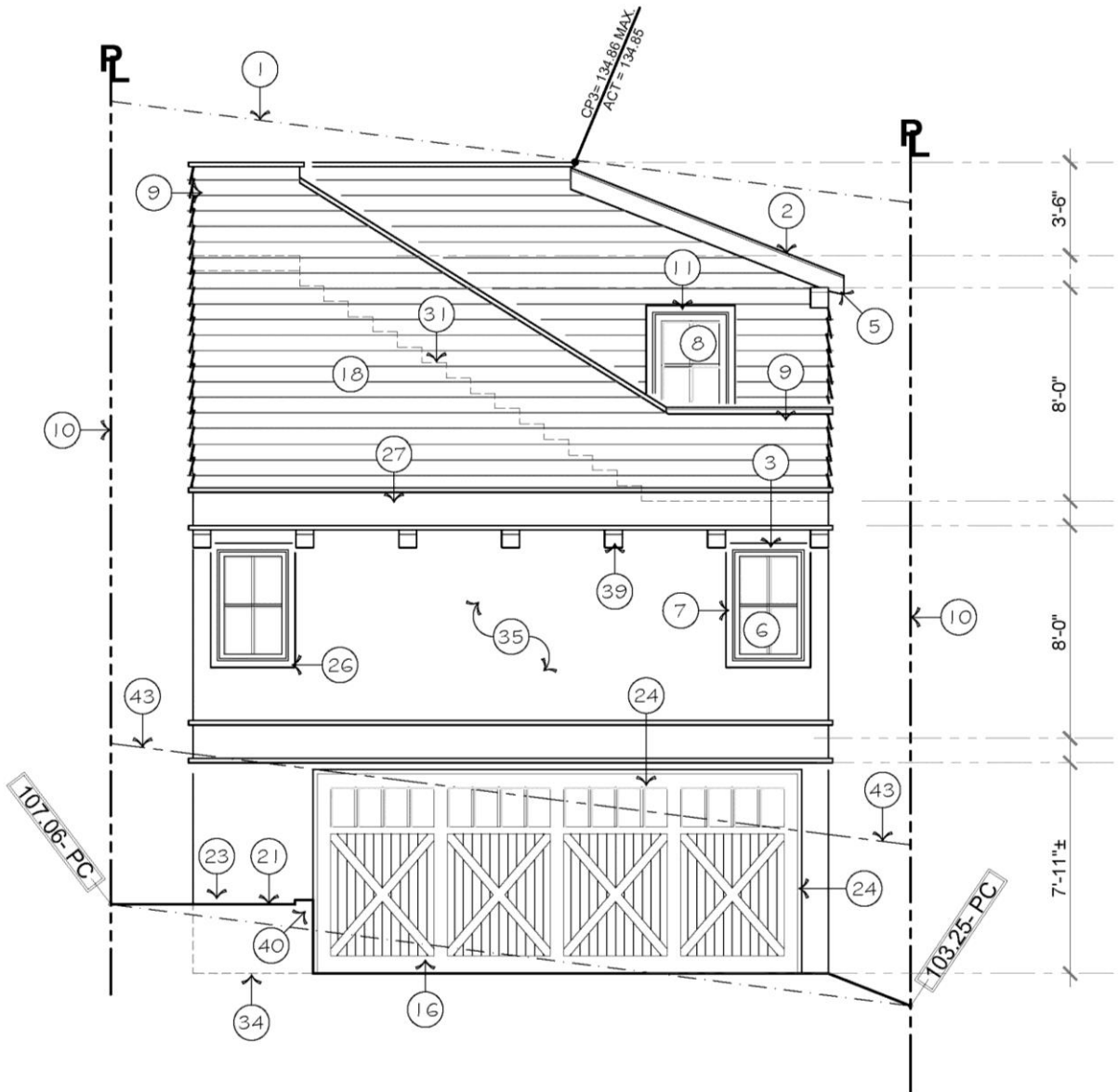
1/4" = 1'-0"

RIGHT SIDE EAST ELEVATION



RIGHT SIDE EAST ELEVATION
1/4" = 1'-0"

REAR NORTH ELEVATION



REAR NORTH ELEVATION

1/4" = 1'-0"

STREET VIEW FROM 30TH STREET



STREET VIEW FROM 31ST PLACE

