

CALIFORNIA COASTAL COMMISSION

South Coast District Office
301 E. Ocean Blvd, Suite 300
Long Beach, CA 90802-4325
Voice (562) 590- 5071



W9a

5-21-0052 (Clark and Loeb)

July 7, 2021

EXHIBITS

Table of Contents

Exhibit 1 – Vicinity Map and Project Location

Exhibit 2 – Project Plans



California Coastal Commission
CDP No. 5-21-0052
Exhibit 1
Page 1 of 2



LOEB & CLARK RESIDENCE

OWNERS ALLEN LOEB & NATE CLARK, 310-350-2725

ARCHITECT JMJA+D - 310-694-3350
515 N SEPULVEDA BLVD, SUITE 201
MANHATTAN BEACH, CA 90266

PROJECT SUMMARY

CONVERSION OF EXISTING GARAGE & STORAGE INTO AN ACCESSORY DWELLING UNIT PER ACS (65862.2)(1)(A).

NO ADDITIONAL FLOOR AREA

ADDRESS: 662 HAVERFORD AVE
PACIFIC PALISADES, CALIFORNIA 90272

APN: 4412013013
LOT SIZE: 7,000 SF

TRACT: TR 9300
MAP REFERENCE: M B 125-5678

BLOCK: 22

LOT: 14

ZONING: R1-1

OCCUPANCY: TYPE R-3

BUILDING HEIGHT: 25.45'

SPRINKLERED: NO

CONSTRUCTION TYPE: TYPE VB

FIRE RESISTIVE REQUIREMENTS:

APPLICABLE CODES: LOS ANGELES BUILDING CODE 2020 EDITION
LOS ANGELES ELECTRICAL CODE 2020 EDITION
LOS ANGELES MECHANICAL CODE 2020 EDITION
LOS ANGELES PLUMBING CODE 2020 EDITION
LOS ANGELES RESIDENTIAL CODE 2020 EDITION
CALGREEN (LATEST STATE ADOPTED VERSION)

AREA SUMMARY

REFER TO A410 AREA PLANS FOR ADDITIONAL INFORMATION

EXISTING BUILDING AREA: 346 SF

PROPOSED NEW: 0 SF

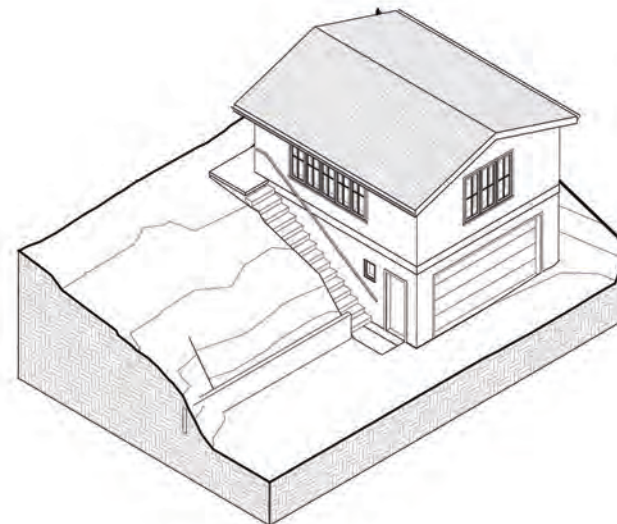
NEW TOTAL: 346 SF

SITE AREA: 7,802 SF

VISCINITY MAP



ARCHITECTURAL SHEET LIST ADU	
Sheet Number	Sheet Name
A000B	COVER PAGE
A001	ABBREVIATIONS & SYMBOLS
A002	GENERAL NOTES
A003	SPECIFICATIONS
A004	SPECIFICATIONS
A010	AREA PLANS
A011	AREA PLANS
A020	FIRE LIFE SAFETY
A030	CODE AND ZONING DIAGRAMS
A031	CODE AND ZONING DIAGRAMS
A032	CODE AND ZONING DIAGRAMS
A040	STORM WATER AND GRADING PLAN
A050	GREEN SHEETS
A060	TITLE 24 - MAIN HOUSE
A061	TITLE 24 - MAIN HOUSE
A062	TITLE 24 - ADU
A063	TITLE 24 - ADU
A070	EXISTING PERMITS
D202	DEMO PLAN
A101	SITE PLAN
A210	OVERALL PLANS
A320	ENLARGED PLANS
A503	OVERALL ELEVATIONS
A601	SCHEDULES & DETAILS



662 HAVERFORD AVE - ADU

ISSUED FOR PERMIT 11 MAR 2021

California Coastal Commission
CDP No. 5-21-0052



Exhibit 2
Page 1 of 3

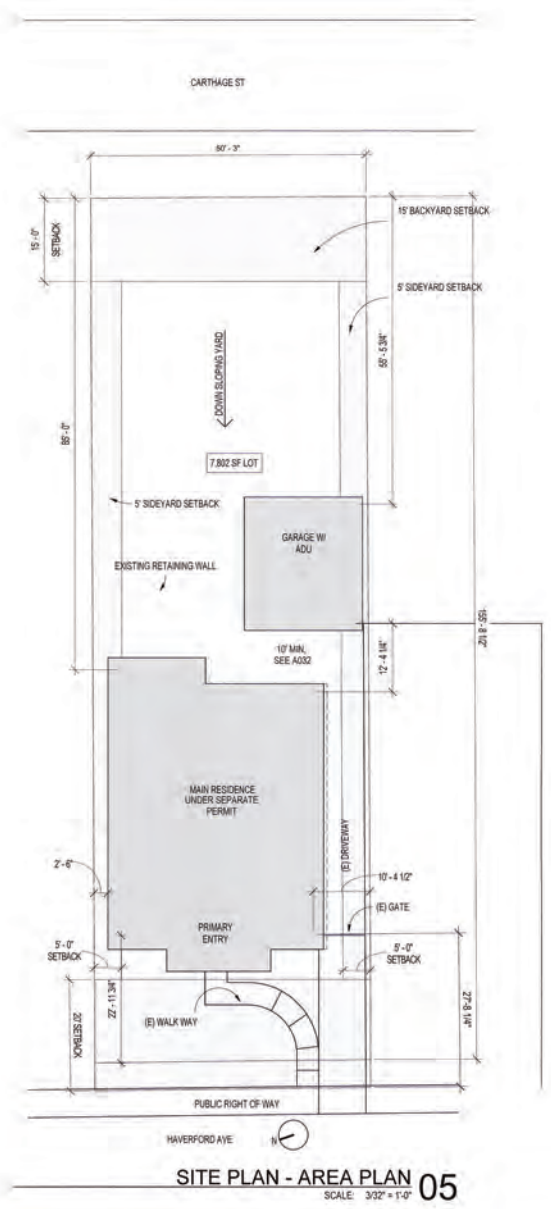
JMJA+D
www.jmjad.com

JEFFREY A MILLER
ARCHITECT
P 310.694.3350
E jmill@jmjad.com

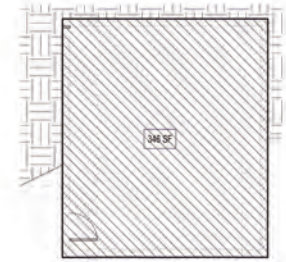
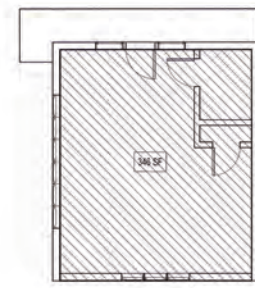
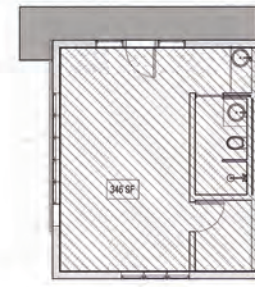


JEFFREY MILLER ARCHITECTURE + DESIGN
515 N SEPULVEDA BLVD, SUITE 201
MANHATTAN BEACH, CA 90266

California Coastal Commission
 CDP No. 5-21-0052
 Exhibit 2
 Page 2 of 3



ADU AREA SUMMARY
 EXISTING FLOOR AREA: 346 GSF
 PROPOSED NEW: 0 GSF
 NEW TOTAL: 346 GSF
 SITE AREA: 7,802 SF



HVERFORD

HVERFORD AVE, PACIFIC PALISADES, CA 90272

JM|A+D
 JEFFREY MILLER ARCHITECTURE &
 DESIGN CORPORATION
 574 N SEPULVEDA
 WOODBURY HILLS, CA 90262

Issue Date:
 No. Description Date
 ISSUED FOR PERMIT 29 OCT 2021
 ISSUED FOR PERMIT R1 11 MAR 2021

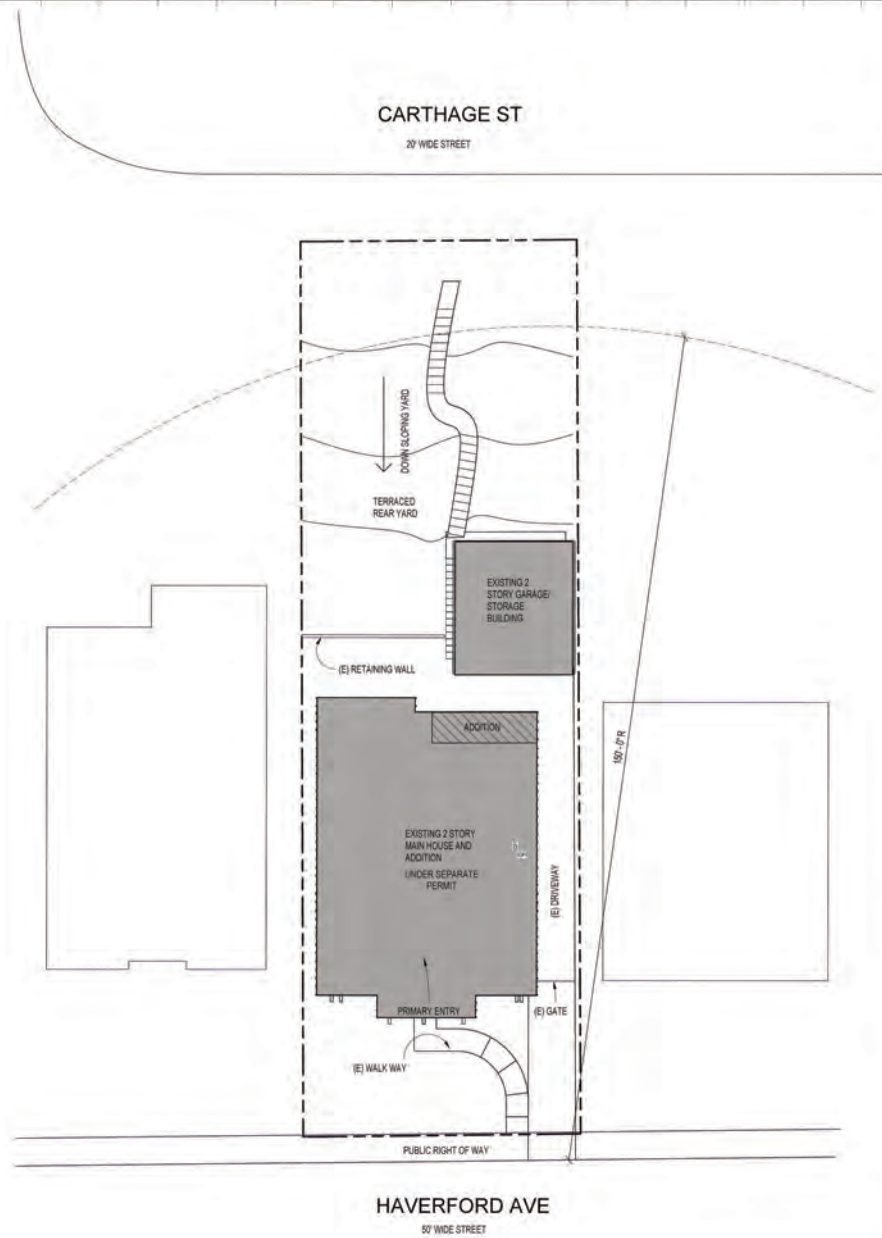


AREA PLANS



Project No. 2019
 Sheet No. A011
 Drawn By: Adam
 Checked By: Charles
 Scale: 3/16" = 1'-0"

California Coastal Commission
 CDP No. 5-21-0052
 Exhibit 2
 Page 3 of 3



CARTHAGE ST
 20' WIDE STREET

HAVERFORD AVE
 50' WIDE STREET

SITE PLAN - FIRE LIFE SAFETY 01
 SCALE: 3/32" = 1'-0"

HAVERFORD

388 HAVSFORD AVE, PACIFIC PALISADES, CA 90272

Architect

JM | A+D

JEFFREY MILLER ARCHITECTURE &
 DESIGN CORPORATION
 318 N SEPULVEDA
 MARINA DEL REY, CA 90292

Consultant

Issued For:

No.	Description	Date
1	ISSUED FOR PERMIT	29 OCT 2021
2	ISSUED FOR PERMIT R1	11 MAR 2021



Seal & Signature



Sheet Name

FIRE LIFE SAFETY

READY TO ISSUE
 BY CHARLIE RYAN
 MAY 2 0 2021

Project No.	20.09	Sheet No.	A020
Drawn By:	Ashton	Checked By:	Ashton
Scale	3/32" = 1'-0"		