

LEGEND		
PROPOSED	EXISTING	DESCRIPTION
		RETAINING WALL, TYPE AS SHOWN

Applicant/Owner:
Ramiel Betpolice
835 Via Castana Court
Morgan Hill, CA 95037
email: Rbetpolice@aol.com

Engineer:
William J. McClintock RCE 24893
MH Engineering
16075 Vineyard Blvd.
Morgan Hill, CA 95037
(408) 779-7381
billm@mhengineering.com

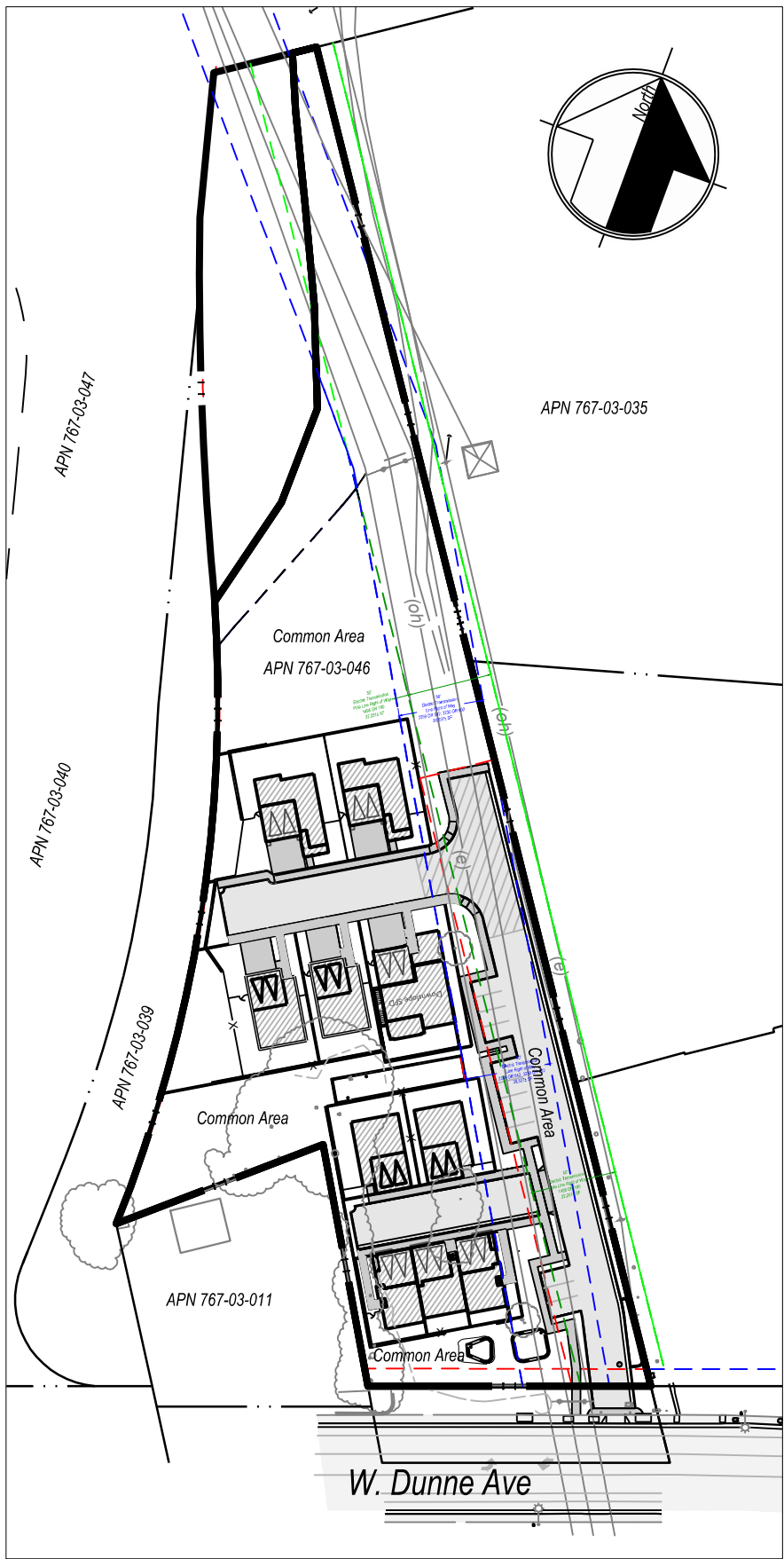
Project Information:
APN: 767-03-046
Present Use: Vacant
Proposed Use: Residential
Present Zoning: Residential Attached Low Density (RAL 3,500 or RAL 3,000)
Residential Estate (RE 1 or RE 2.5)
Residential Planned Development (RPD)
N/A
City of Morgan Hill Wastewater Division
PG&E
City of Morgan Hill Water Division
As Shown
LRA
County Landslide hazard zone
As Shown
Total Area: 2.375 ac.
Area of PGE / Slope Ease: 43,377 sf. / 0.996 ac.

Building Coverage Calculations								
Lot #	Plan	Lot Area (SF)	Building Footprint (SF)	Building Coverage (%)	Stories	Total Living (SF)	BD	BA
1	Unit 2	1,737	1,027	59.1	2-Story	1,504	3	2.5
2	Unit 1-R*	1,342	1,049	78.2	2-Story	1,410	3	2.5
3	Unit 2-R*	1,628	1,027	63.1	2-Story	1,504	3	2.5
4	Plan 1	2,523	1,189	47.1	2-Story	1,600	3	2.5
5	Plan 1	2,523	1,189	47.1	2-Story	1,600	3	2.5
6	Plan 1	6,000	1,189	19.8	2-Story	1,600	3	2.5
7	Plan 1	2,993	1,189	39.7	2-Story	1,600	3	2.5
8	Plan 3	4,410	1,249	28.3	2-Story	2,000	3	2.5
9	Plan 2	3,769	1,249	33.1	2-Story	2,064	3	2.5
10	Plan 2	5,465	1,427	26.1	2-Story	2,064	3	3.0
Common Area	N/A	71,070	N/A	N/A	N/A	N/A	N/A	N/A
Total		23,156	9,108	39.3		12,818		

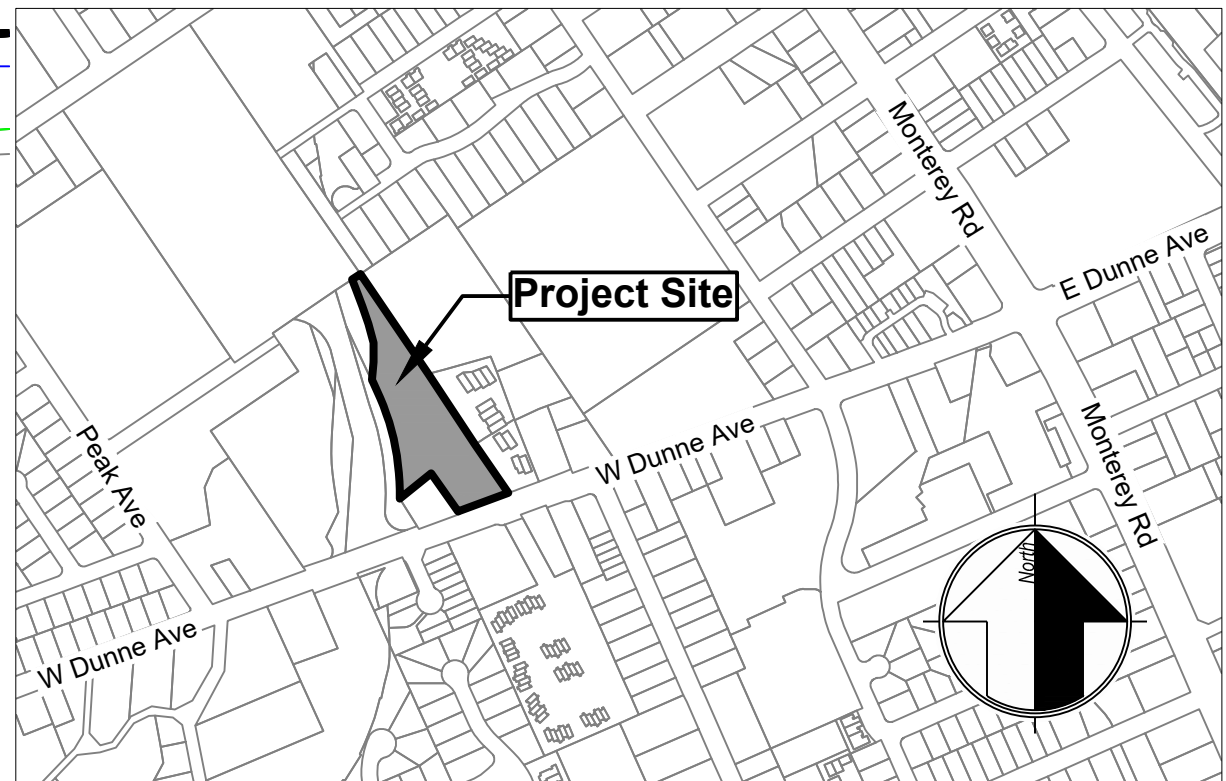
* Denotes below market inclusionary unit

Plan	# of Times the Plan Occurs
Unit 1-R	1
Unit 2	1
Unit 2-R	1
Plan 1	4
Plan 2	2
Plan 3	1

Fire Access Notes
Aerial Apparatus Access is not necessary because all buildings are less than 30 feet in height.



Site Map



Vicinity Map

Sheet Index	
#	Sheet Title
C1	Site Development Plan
C2	Existing Conditions
C3	Tentative Map
C4	Preliminary Grading Plan
C5	Grading Cross Sections
C6	Preliminary Utility Plan
C7	Preliminary Storm Water Control Plan
C8	Circulation Plan

ABBREVIATIONS

AC	Asphalt Concrete	P.D.E.	Private Driveway Easement
AB	Aggregate Base	P.S.D.E.	Private Storm Drain Easement
APN	Assessor Parcel Number	P.U.E.	Private Utility Easement
BSL	Building Setback Line	P.S.E.	Public Service Easement
CL	Centerline	Priv.	Private
Dr	Drive	R	Radius
Esmt	Easement	R/W	Right of Way
E	East	Rd	Road
EFP	Existing Floor Plan	SS	Sanitary Sewer
EP	Edge of Pavement	SSMH	Sanitary Sewer Manhole
Ex	Existing	SF	Square Foot
FC	Face of Curb	S/W	Sidewalk
FF	Finish Floor	SD	Storm Drain
FWL	Future Width Line	SDMH	Storm Drain Manhole
LS	Landscape	TR	To Remain
N	New	TBR	To Be Removed
PL	Property Line	W	Water

REVISIONS				WORK ACCEPTED:	INSPECTOR:
NO.	DESCRIPTION	DATE	BY:	BY:	DATE:

City of Morgan Hill
Public Works Department
CITY OF MORGAN HILL 17575 PEAK AVE MORGAN HILL, CA 95037
(408) 776-6480 FAX (408) 779-7236

DRAWN: ---	DESIGN: ---	HOR: as noted	SUPERVISED BY:
CHECKED: CMH	DATE:	VERT:	
APPROVED: ---	DATE:	JOB NO: 218024.1	SIGNATURE: ---
SCALE: C. CHAM RCE 58879	CITY ENGINEER EXP. DATE 06-30-2023		DATE: ---



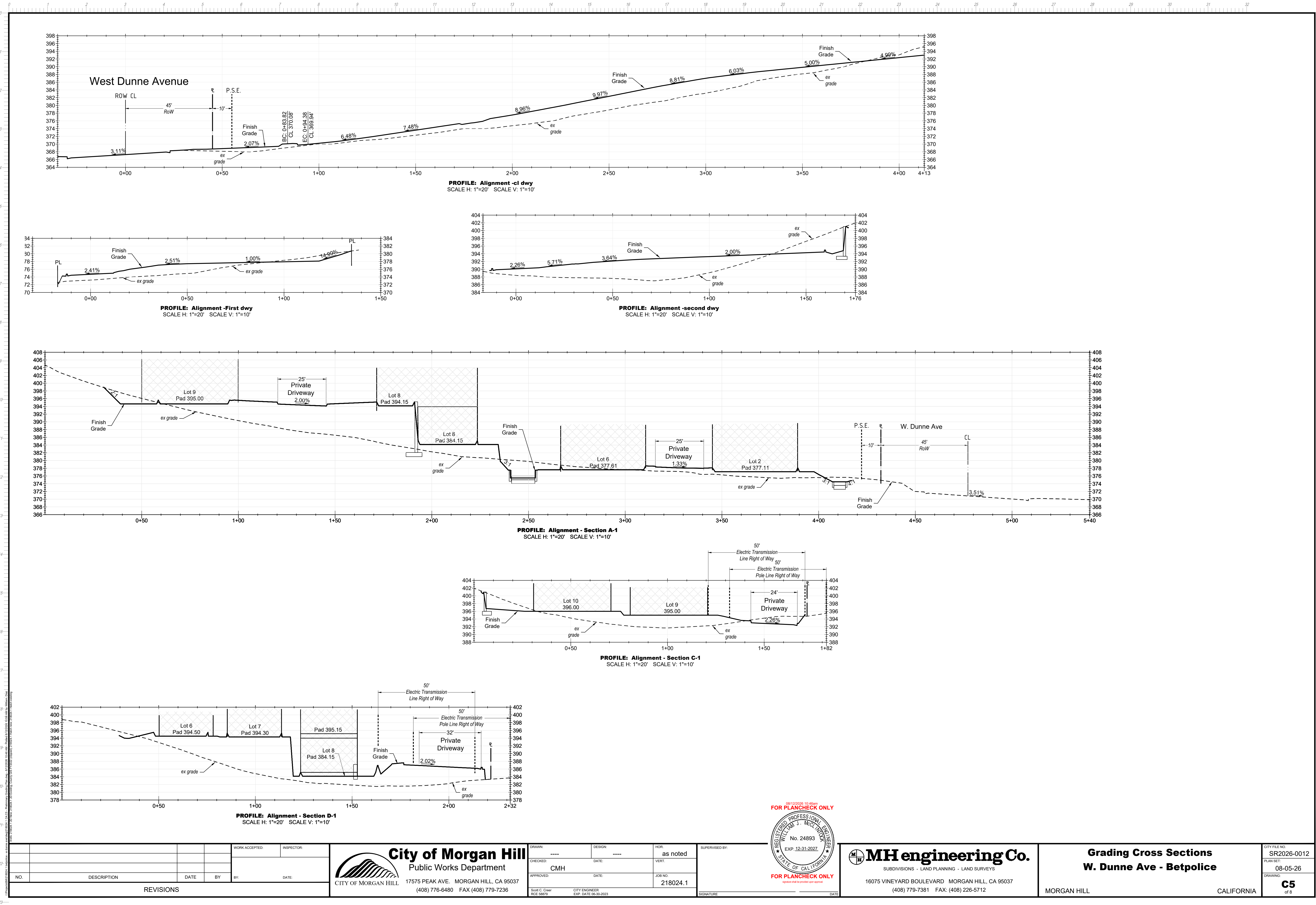
MHengineering Co.
SUBDIVISIONS - LAND PLANNING - LAND SURVEYS
16075 VINEYARD BOULEVARD MORGAN HILL, CA 95037
(408) 779-7381 FAX: (408) 226-5712

Site Development Plan
W. Dunne Ave - Betpolice
MORGAN HILL CALIFORNIA

CITY FILE NO: SR2026-0012
PLAN SET: 08-05-26
DRAWING: C1 of 8



SIGNATURE _____ DATE _____



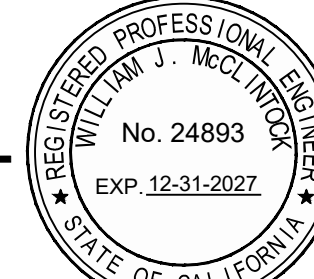
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APPROVED:	DATE:	JOB NO: 218024.1	
Scale: C: 1"=20'	CITY ENGINEER: RCE 58879	EXP. DATE: 06-30-2023	SIGNATURE: _____ DATE: _____

08/12/2026 10:45am
FOR PLANCHECK ONLY



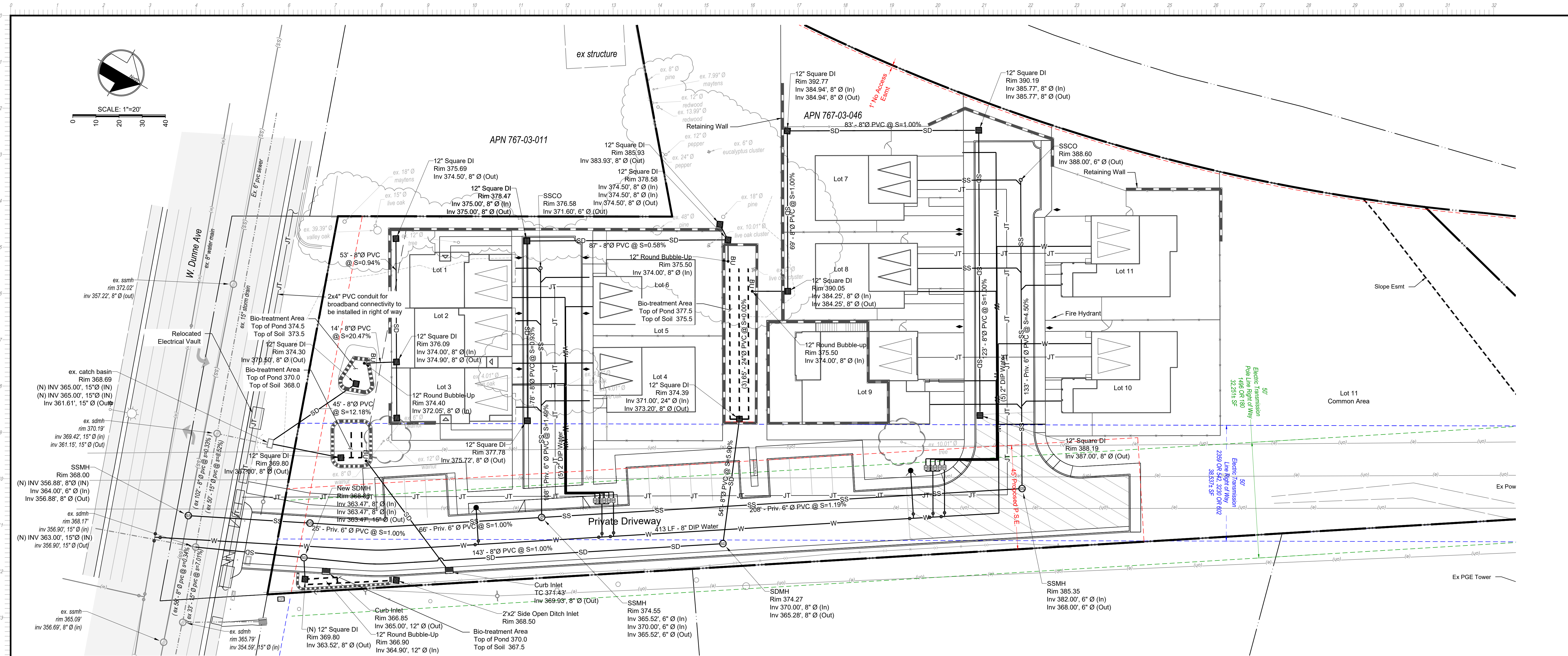
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Grading Cross Sections
W. Dunne Ave - Betpolice
MORGAN HILL CALIFORNIA

CITY FILE NO: SR2026-0012
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DRAWING: **C5**
of 8



Legend	
Proposed	Description
	Project Property Boundary
	Property Line
	Centerline
	Easement, as noted
	Curb and Gutter
	Driveway Approach
	Storm Drain
	Perforated Storm Drain
	Sanitary Sewer
	Water Main
	Irrigation Line
	Fire Service
	Gas Main
	Underground Electric
	Overhead Electric
	Telephone
	Overhead Telephone
	Joint Trench
	Chainlink Fence
	Wood Fence
	Street Barricade
	Major Contour
	Minor Contour
	Benchmark
	Monument, Type as shown
	Revision
	Section
	24" Storm Drain Perforated Pipe

Legend	
Proposed	Description
	Swale
	Slope
	Storm Drain Manhole
	Curb Inlet
	Drop Inlet
	Sanitary Sewer Manhole
	Fire Hydrant
	Cleanout
	Gate Valve
	PG&E Services Location
	Electroliner
	Sewer Service
	Water Service
	AC Pavement
	AB Areas
	PCC walks/driveways
	Structures
	Bio-Retention Area
	Fire Truck Turnaround Area
Existing	Description
	Swale
	Slope
	Storm Drain Manhole
	Curb Inlet
	Drop Inlet
	Sanitary Sewer Manhole
	Fire Hydrant
	Cleanout
	Gate Valve
	PG&E Services Location
	Electroliner
	Sewer Service
	Water Service
	AC Pavement
	AB Areas
	PCC walks/driveways
	Structures
	Bio-Retention Area
	Fire Truck Turnaround Area

Utility Note:
Prior to project final inspection, the general contractor shall ensure that an approved ("Blue Dot") fire hydrant location identifier has been placed in the roadway, as directed by the fire department.

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PROPOSED	EXISTING

NO.

DESCRIPTION

DATE

BY

REVISIONS

WORK ACCEPTED

INSPECTOR

DATE

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Public Works Department
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(408) 776-6480 FAX (408) 779-7236

DRAWN: CMH

DESIGN: CMH

HOR: as noted

CHECKED: CMH

DATE: 12-31-2027

VER: 218024.1

APPROVED: CMH

DATE: 12-31-2027

JOB NO: 218024.1

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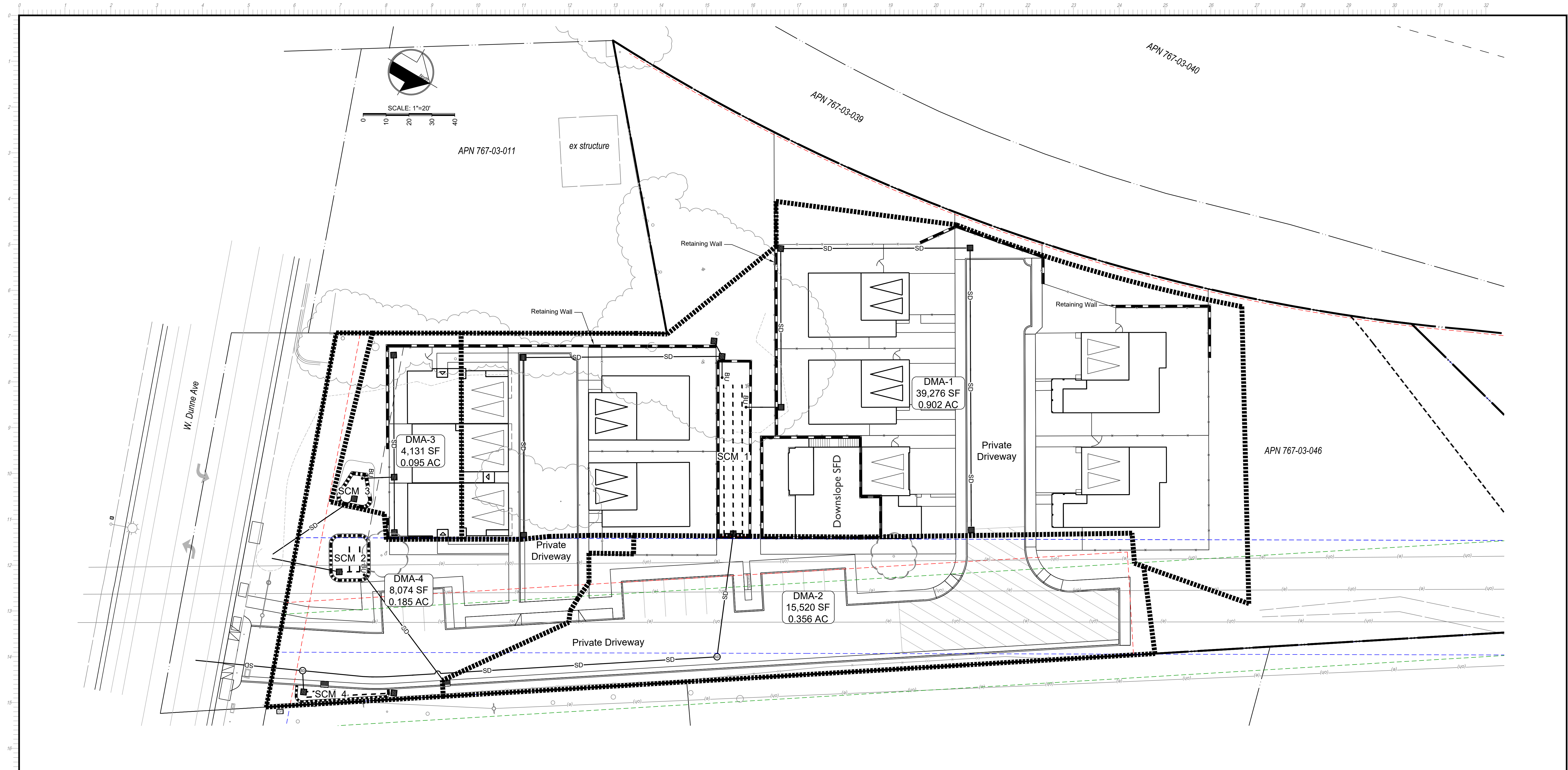
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Preliminary Utility Plan
W. Dunne Ave - Betpolice
MORGAN HILL CALIFORNIA

CITY FILE NO: SR2026-0012

PLAN SET: 08-05-26

DRAWING: C6 of 8



	BMP	Impervious Area (SF)	Pervious Area (SF)	Total Area (SF)	Provided Treatment Area (SF)	Storage Volume (CF)
DMA 01	SCM 1	19,834	19,442	39,276	600	979
DMA 02	SCM 2	9,697	5,823	15,520	262	599
DMA 03	SCM 3	1,718	2,413	4,131	115	72
DMA 04	SCM 4	4,794	4,804	9,598	171	529

NO.	DESCRIPTION	DATE	BY	BY	DATE
REVISIONS					



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Scott C. Chubb RCE 58879	CITY ENGINEER EXP. DATE 06-30-2023	SIGNATURE: _____ DATE: _____



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Stormwater Control Plan
W. Dunne Ave - Betpolice

MORGAN HILL

CALIFORNIA

CITY FILE NO: SR2026-0012
PLAN SET: 08-05-26
DRAWING: C7 of 8

