

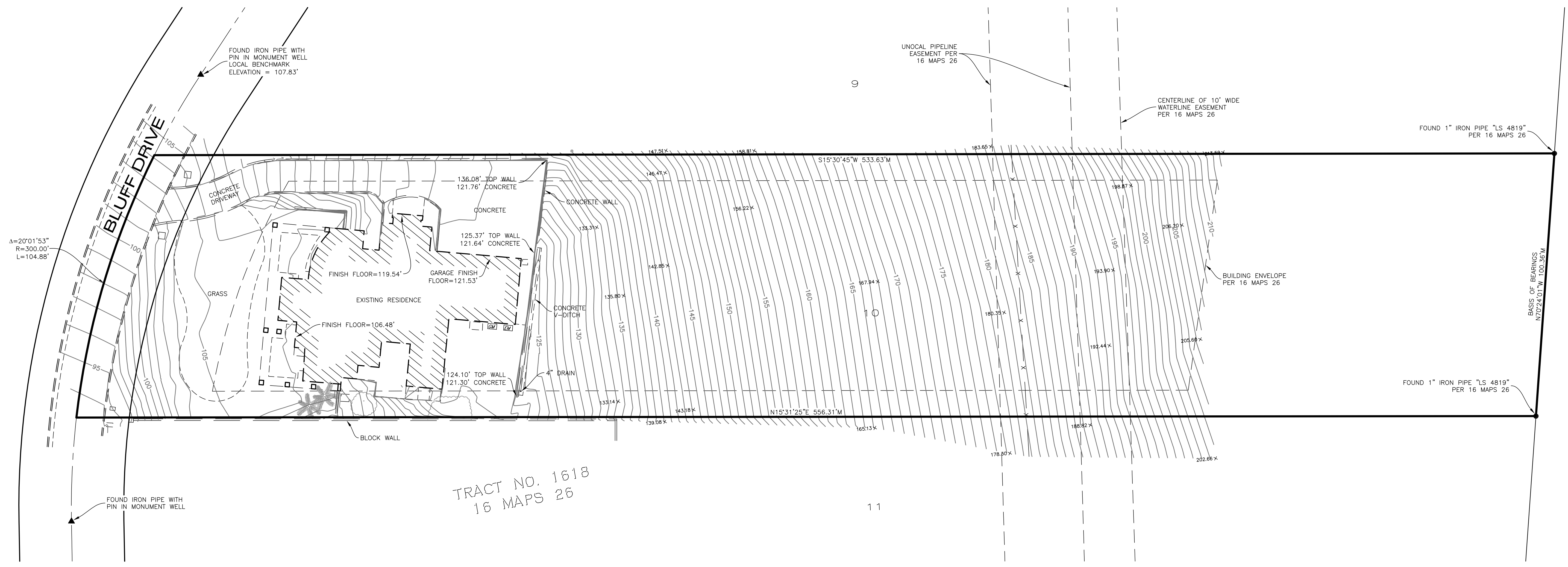
**SYMBOL LEGEND:**

-x-	FENCE LINE	[Hatched]	RETAINING WALL
-ss-	SEWER MAIN	[Hatched]	PG&E BOX
-w-	WATER MAIN	[Hatched]	GAS METER
-g-	GAS MAIN	[Hatched]	TELEPHONE BOX
-etc-	ELED/TELEPHONE/CABLE	[Hatched]	SIGNAL BOX
-ohc-	OVERHEAD ELECTRIC	[Hatched]	CABLE T.V. BOX
[Symbol]	DROP INLET AT CURB	[Hatched]	ELECTRIC BOX
[Symbol]	DROP INLET	[Hatched]	TELEPHONE MANHOLE
[Symbol]	STORM DRAIN MANHOLE	[Hatched]	STREET LIGHT
[Symbol]	FIRE HYDRANT	[Hatched]	JOINT POLE
[Symbol]	WATER WELL	[Hatched]	POWER POLE
[Symbol]	WATER VALVE	[Hatched]	GUY WIRE
[Symbol]	WATER METER	[Hatched]	
[Symbol]	SEWER MANHOLE	[Hatched]	
[Symbol]	SEWER CLEANOUT	[Hatched]	
[Symbol]	MONITORING WELL	[Hatched]	

**ABBREVIATIONS**

AC	ASPHALT CONCRETE	IP	IRON PIPE
AP	ANGLE POINT	GB	GRADE BREAK
BM	BENCH MARK	GM	GAS METER
BLDG	BUILDING	HP	HIGH POINT
BOW	BACK OF WALK	LT	LIGHT
CB	CATCH BASIN	MH	MANHOLE
CF	CURB FACE	PP	POWER POLE
CO	CLEAN OUT	PVC	POLYVINYL PIPE
COL	COLUMN	RB	REBAR
COR	CORNER	RCP	REINFORCED CONCRETE PIPE
CONC	CONCRETE	R10	CANOPY RADIUS
CMP	CORRUGATED METAL PIPE	SD	STORM DRAIN
CMU	CONCRETE MASONRY UNITS	SL	POINT ON SLOPE
CRN	CROWN OF STREET	SS	SEWER
DI	DROP INLET	STP	STEP
EG	EXISTING GRADE	STR	STAIRS
EP	EDGE OF PAVEMENT	TOP	TOP OF SLOPE
FD	FOUND	TOE	TOE OF SLOPE
FL	FLOW LINE	TW	TOP OF WALL
FF	FINISH FLOOR	W	WATER
FFW	FACE OF WALL	WL	WALL
HSE	HOUSE COR	WM	WATER METER
GR	GRASS	WV	WATER VALVE
GM	GAS METER		
IP	IRON PIPE		

DI=1.5FL TOP OF GRATE -1.5' FLOW LINE



TRACT NO. 1618  
16 MAPS 26

**SURVEYOR'S NOTES:**

- NO TITLE SEARCH (TITLE REPORT) WAS PROVIDED TO THE SURVEYOR. EASEMENTS OR OTHER FEE CONVEYANCES WHICH MAY AFFECT THE SUBJECT PROPERTY HAVE NOT BEEN PLOTTED.
- ONLY THE SURFACE EVIDENCE OF UNDERGROUND UTILITIES HAVE BEEN MEASURED IN THE FIELD ON THIS SURVEY. IF APPROXIMATE UNDERGROUND ALIGNMENTS ARE SHOWN, I MAKE NO WARRANTY AS TO THE ACTUAL LOCATION, TYPE OR DEPTH OF THOSE UNDERGROUND UTILITIES. CALL UNDERGROUND SERVICE ALERT (USA) AT 1-800-642-2444 TO VERIFY THE ACTUAL LOCATION OF UTILITIES PRIOR TO ANY EXCAVATION. THE SURVEYOR ALSO HAS MADE NO INVESTIGATION AS TO SUBSURFACE ENVIRONMENTAL CONDITIONS THAT WOULD AFFECT THE USE OR DEVELOPMENT OF THIS PROPERTY.
- IT WILL BE THE ARCHITECT'S RESPONSIBILITY TO VERIFY SETBACK AND HEIGHT RESTRICTIONS WITH THE LOCAL GOVERNING AGENCY.
- THE SIGNED AND SEALED ORIGINAL DRAWING OF THIS MAP CONSTITUTES THE FINAL WORK PRODUCT. MBS LAND SURVEYS WILL NOT BE LIABLE FOR ELECTRONIC VERSIONS OF THIS MAP PROVIDED TO OTHER PARTIES.
- THE BOUNDARY LINES SHOWN HEREON WERE COMPILED FROM RECORD INFORMATION (I.E. RECORDED MAPS OR DEEDS) AND ARE NOT INTENDED TO REPRESENT THE TRUE OR ACTUAL BOUNDARY LINES OF THE SUBJECT PROPERTY. TO DETERMINE THE ACTUAL BOUNDARIES OF THE PARCEL WILL REQUIRE A COMPLETE BOUNDARY SURVEY. THE SETTING OF PROPERTY MONUMENTS AND THE FILING OF A CORNER RECORD OR RECORD OF SURVEY IN CONFORMANCE WITH STATE LAW (LS ACT SEC. 8762). APPROXIMATE DIMENSIONAL TIES FROM THE BOUNDARY LINES SHOWN TO PHYSICAL FEATURES (E.G. BUILDINGS, FENCES, WALLS OR TREES, ETC.) SHOWN ON THIS MAP CAN BE DERIVED BY SCALING THE FINISHED WORK PRODUCT WHICH IS PLOTTED AT THE SCALE INDICATED. HOWEVER, DIMENSIONAL TIES DERIVED DIRECTLY FROM THE DIGITAL PRODUCT (AUTOCAD DRAWING) ARE NOT ACCURATE AND CANNOT BE RELIED UPON FOR DETERMINING BUILDING SETBACKS OR THE PLACEMENT OF ANY PROPOSED NEW CONSTRUCTION. THE LOCATION OF NEW CONSTRUCTION CAN ONLY BE PROPERLY DESIGNED WHEN IT IS BASED ON AN ACTUAL BOUNDARY SURVEY OF THE PARCEL. OTHERWISE, MODIFICATIONS TO THE STRUCTURE MAY BE NECESSARY DURING CONSTRUCTION TO COMPLY WITH AGENCY SETBACK REQUIREMENTS.

**SURVEYOR'S STATEMENT:**

THIS MAP REPRESENTS A FIELD SURVEY OF SURFACE FEATURES AND ELEVATIONS PERFORMED ON MARCH 22, 2019.

*Michael B. Stanton* 3/26/19  
MICHAEL B. STANTON, PLS 5702 DATE



**BENCH MARK:**

THE BENCH MARK FOR THIS PROJECT IS CITY OF PISMO BEACH NUMBER 1 BEING A 2" IRON PIPE WITH PIN & TAG IN MONUMENT WELL STAMPED LS 4819 FOUND AT CENTERLINE OF BLUFF DRIVE AT THE EASTERLY OPENING TO CUL-DE-SAC AT THE WEST END OF BLUFF DRIVE. ELEVATION = 125.51' (NAVD88)  
LOCAL BENCHMARK: CENTERLINE MONUMENT AT THE END OF CURVE ALONG BLUFF DRIVE AS SHOWN. ELEVATION = 107.83'

**BASIS OF BEARINGS:**

THE BASIS OF BEARINGS FOR THIS PROJECT IS BASED ON FOUND MONUMENTS ALONG THE NORTHERLY LINE OF THE SUBJECT PARCEL BASED ON 16 MAPS 26 BEARING = N 70°24'01" W

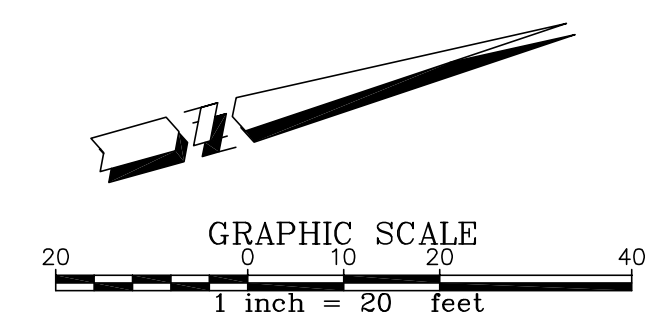
**SITE DATA:**

ADDRESS: 114 BLUFF DRIVE  
ASSESSOR'S PARCEL NO. APN 010-562-010

**TOPOGRAPHIC MAP**

LOT 10 OF TRACT 1618 AS SHOWN ON MAP FILED IN BOOK 16 AT PAGE 26, IN THE COUNTY OF SAN LUIS OBISPO, CALIFORNIA

AT THE REQUEST OF THIERRY THAURE  
**MBS LAND SURVEYS** MICHAEL B. STANTON, PLS 5702  
3559 SOUTH FIGUERA ST.  
SAN LUIS OBISPO, CA 93401  
805-594-1960  
March 26, 2019 JOB #19-067



N:\2019\19-067 114 Bluff Drive - Pismo Beach\CAD\19-067 114 BLUFF DRIVE- TOPO.dwg, 24X36, Mar 26, 2019 11:02am, KHueth