

7/29/20
6/1/20
4/9/20

JAY PLETT
ARCHITECT

408.354.4551
jay@plett-arc.com
www.plett-arc.com
213 Bean Avenue
Los Gatos, CA 95030

The De Vante |
101 BROADWAY
LOS GATOS CA

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Revisions :

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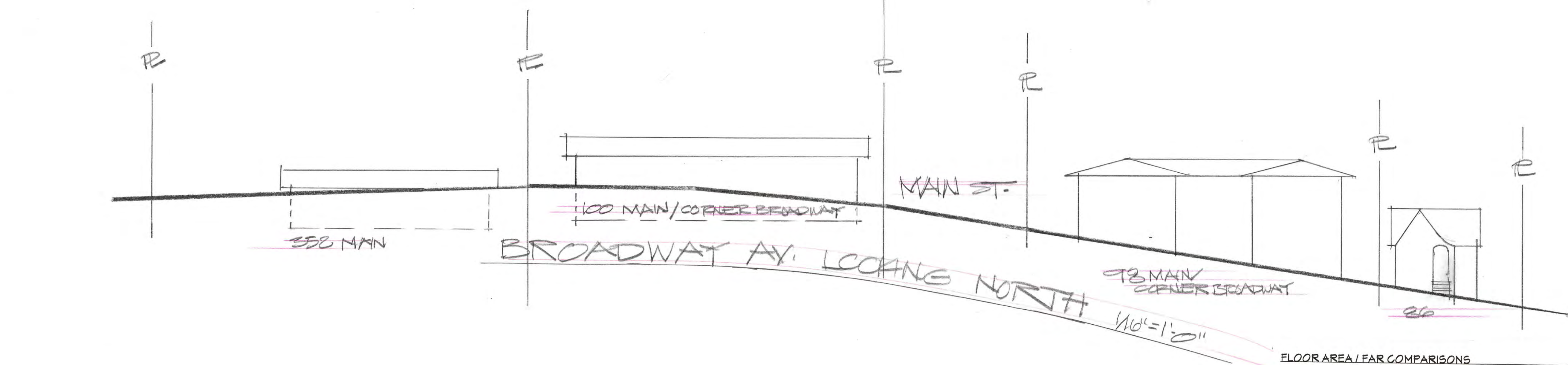
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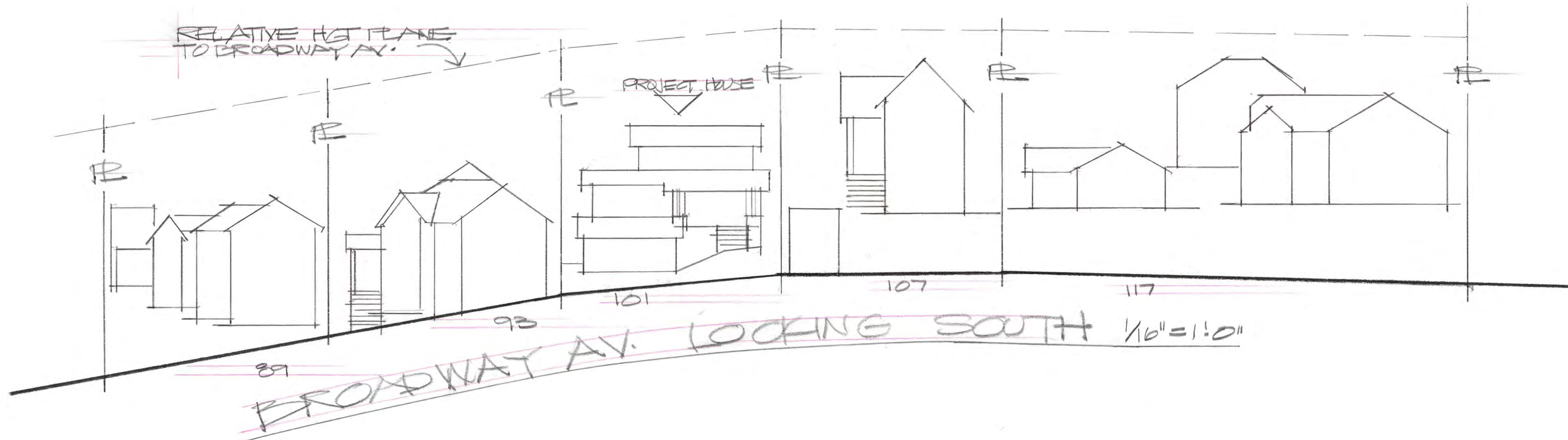
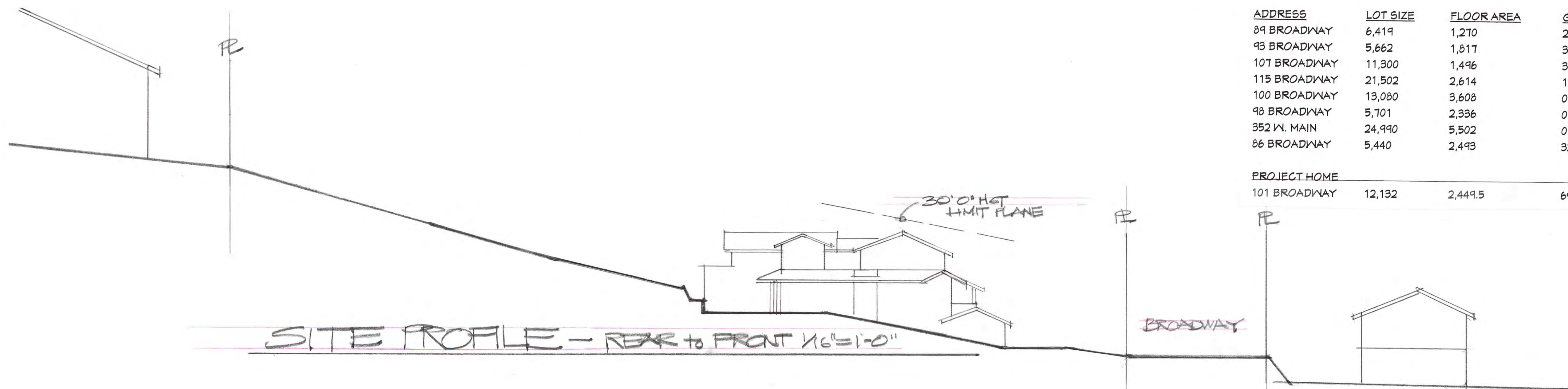


FLOOR AREA / FAR COMPARISONS

ADDRESS	LOT SIZE	FLOOR AREA	GARAGE	COMPARATIVE FAR
89 BROADWAY	6,419	1,270	200	0.198
93 BROADWAY	5,662	1,817	322	0.321
107 BROADWAY	11,300	1,496	360	0.132
115 BROADWAY	21,502	2,614	192	0.122
100 BROADWAY	13,080	3,608	0	0.276
98 BROADWAY	5,701	2,336	0	0.410
352 W. MAIN	24,990	5,502	0	0.220
86 BROADWAY	5,440	2,493	324	0.458

PROJECT HOME

101 BROADWAY	12,132	2,449.5	690	0.202
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NEIGHBORHOOD PLAN NO SCALE

10.1.20

Print date:
7/20/20
6/19/20
7/6/20
2/25/20
1/7/20
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ARCHITECT

408.354.4551
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RES
The De Mattei
101 BROADWAY
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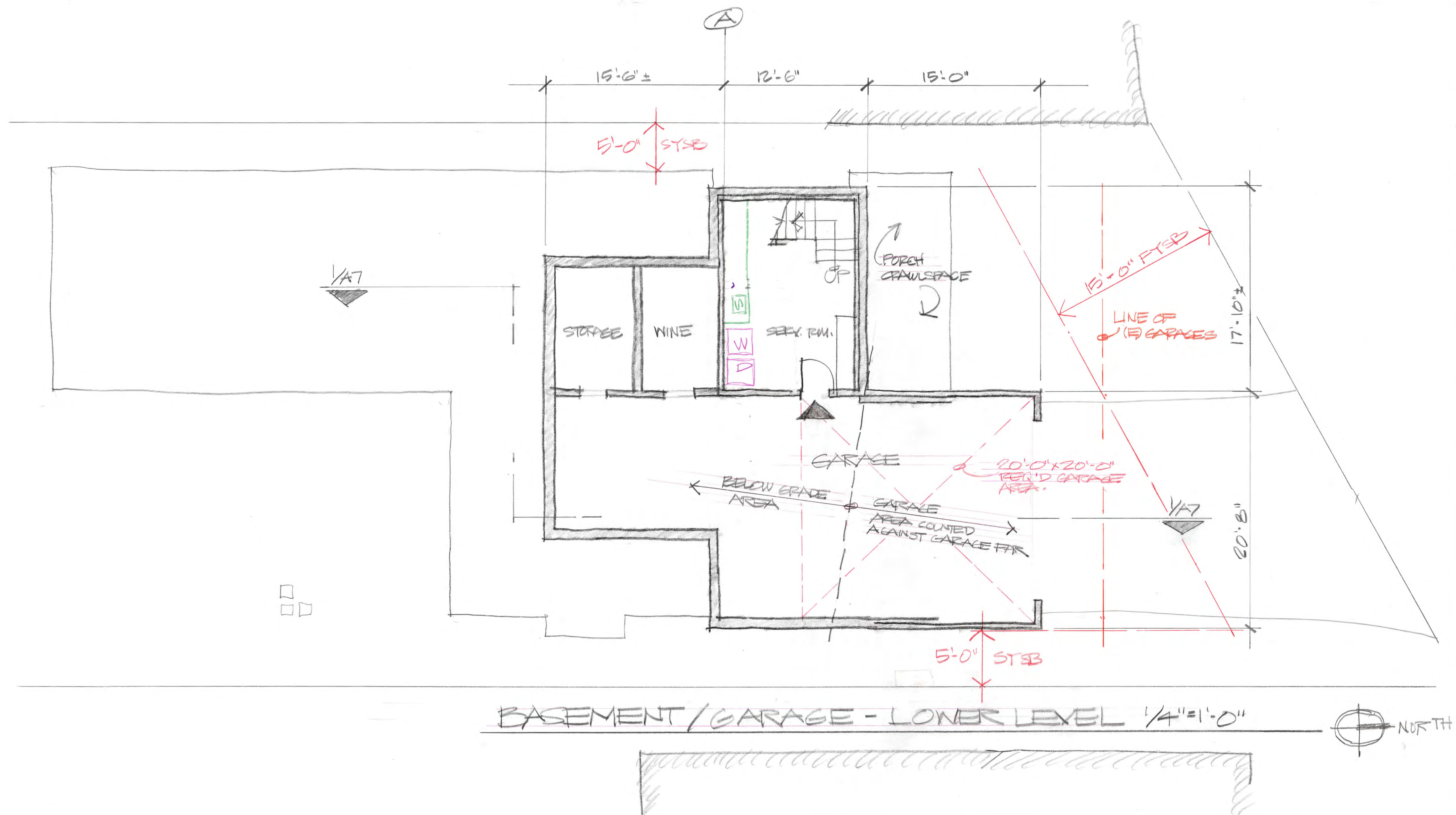
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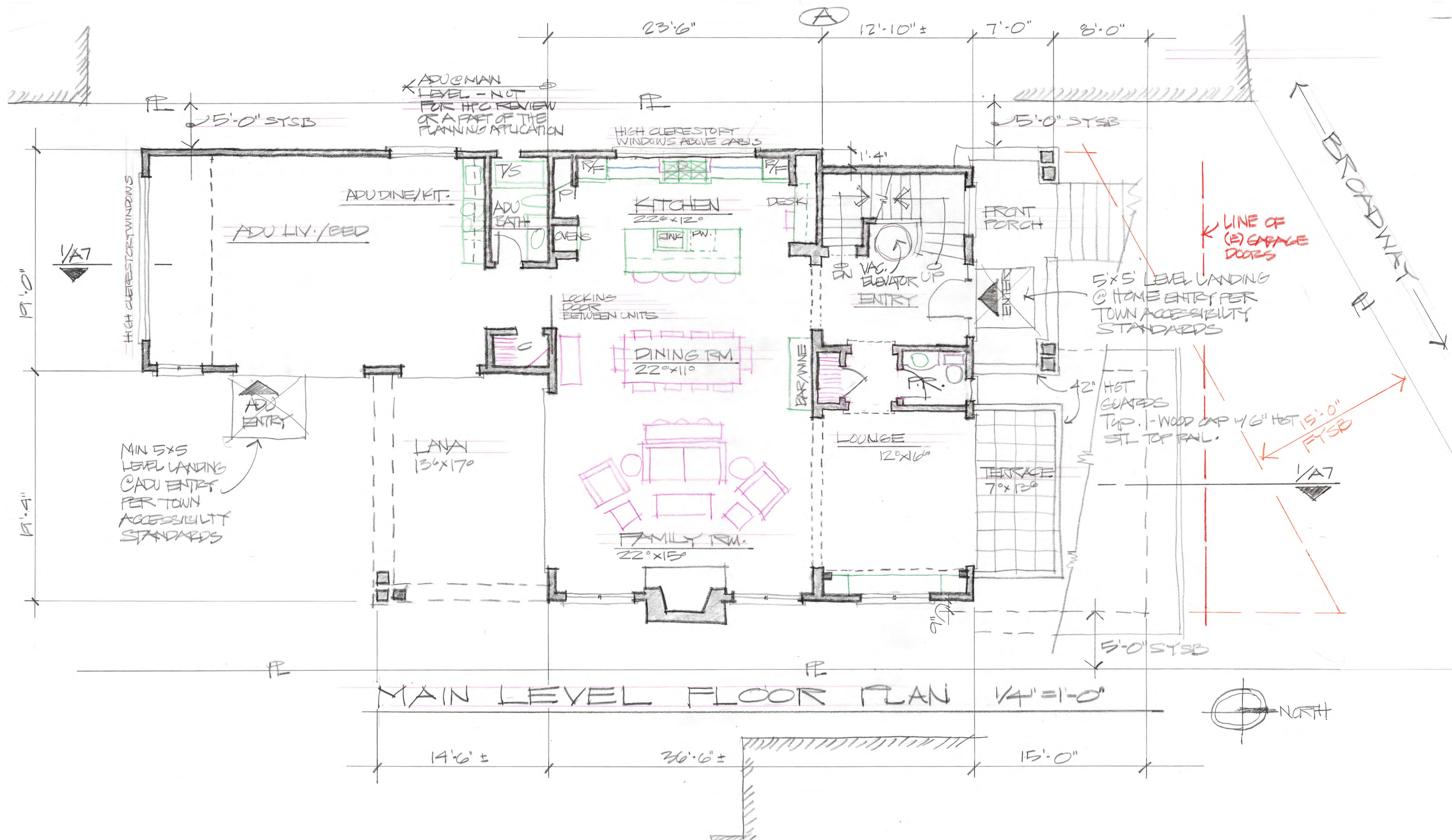
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A-2





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JAY PLETT
ARCHITECT

408.354.4551
jay@plett-arc.com
www.plett-arc.com
213 Bean Avenue
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DO MATTHEI
101 BROADWAY
LOS GATOS CA

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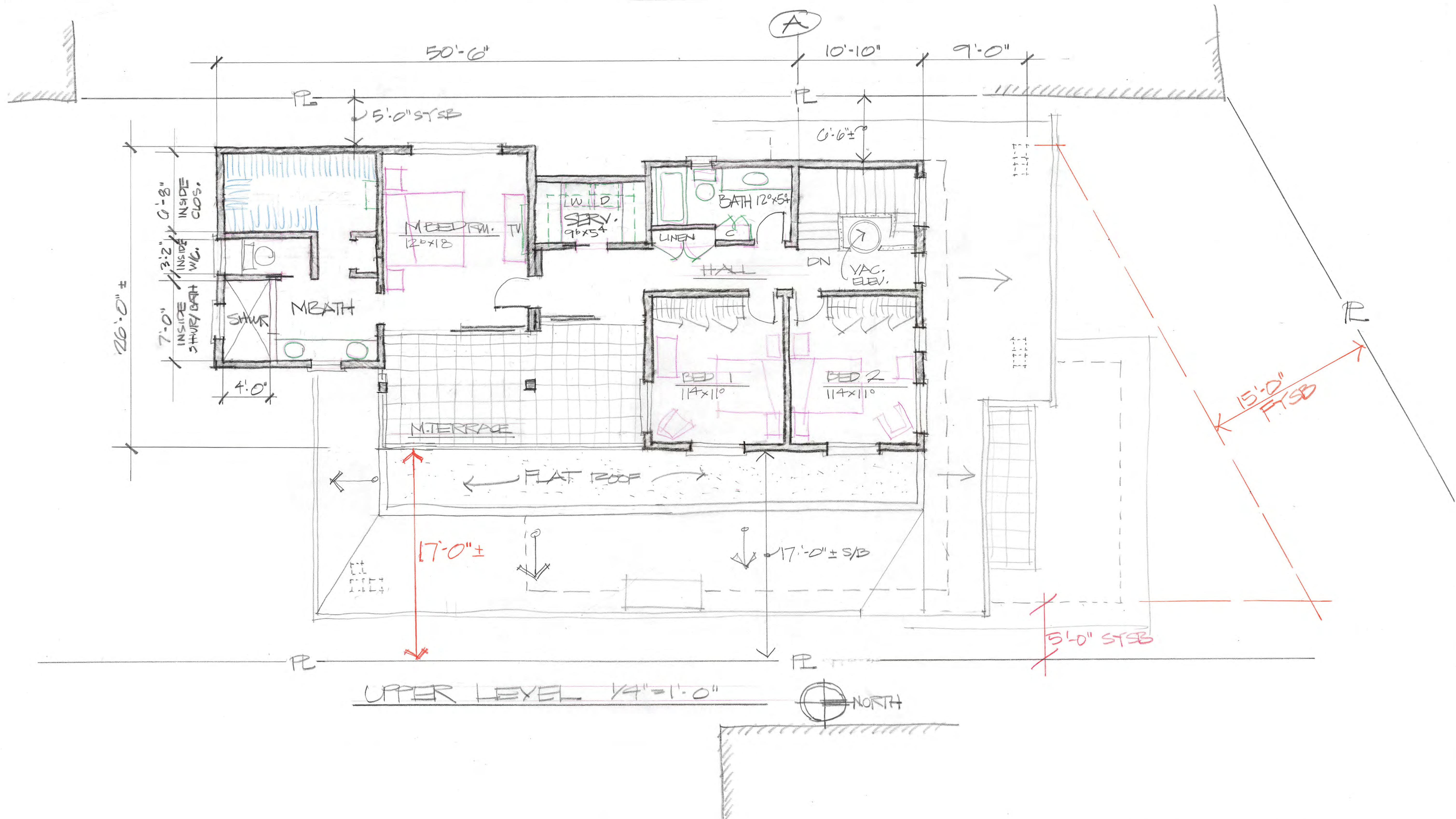
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JAY PLETT
ARCHITECT

408.354.4551
jay@plett-arc.com
www.plett-arc.com
213 Bean Avenue
Los Gatos, CA 95030

THE DE MATTEI
101 BROADWAY
LOS GATOS, CA

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JAY PLETT
ARCHITECT

408.354.4551
jay@plett-arc.com
www.plett-arc.com
213 Bean Avenue
Los Gatos, CA 95030

THE DE MATTHEI RES
101 BROADWAY
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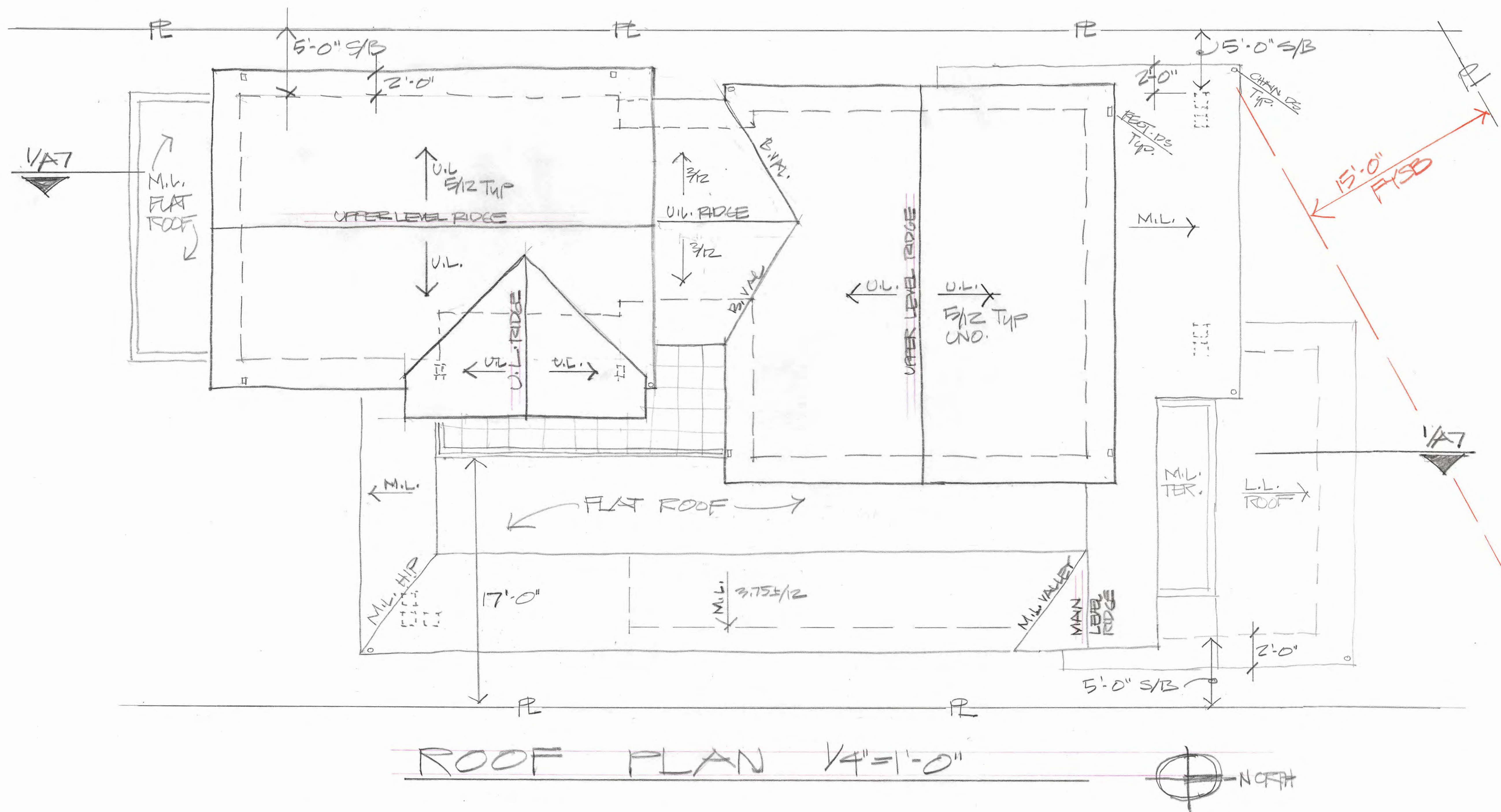
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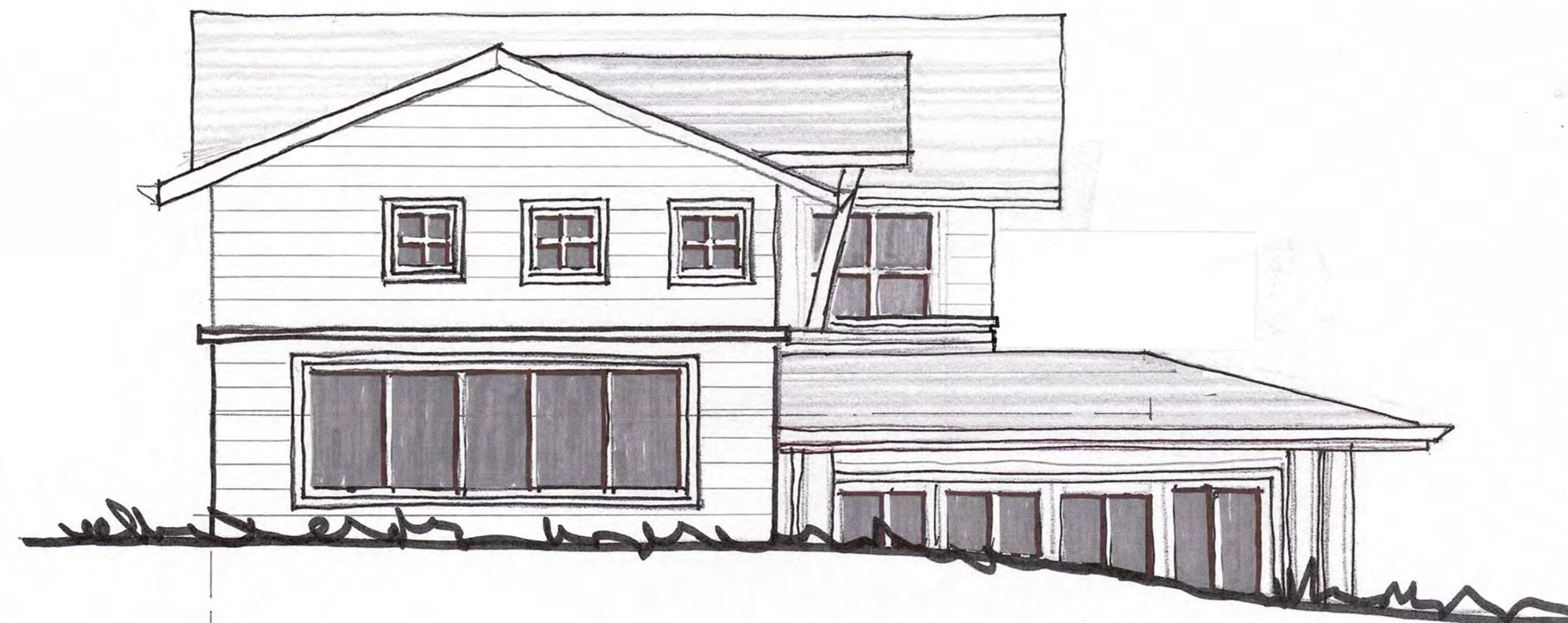
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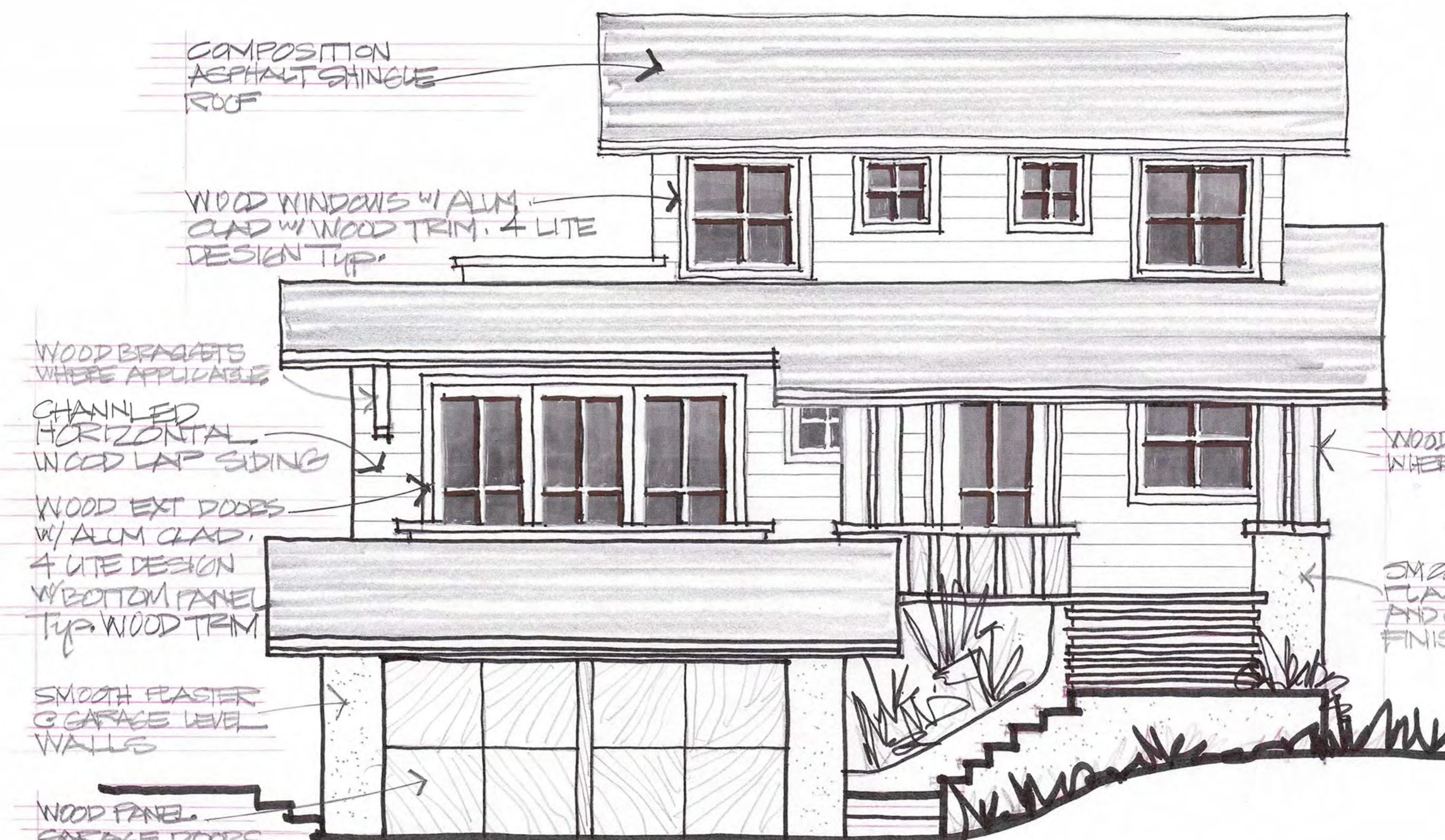
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SOUTH ELEV. 1/4" = 1'-0"



NORTH ELEV. - FRONT, BROADWAY 1/4" = 1'-0"

30'-0" MAX ALLOWED HEIGHT RELATIVE NATURAL GRADE
28'-6" ± MAX PROPOSED HEIGHT



FINISH GRADE - SOLID LINE

EAST ELEV. 1/4" = 1'-0"

COMPOSITION ASPHALT SHINGLE ROOF

WOOD WINDOWS W/ ALUM CLAD W/ WOOD TRIM, 4 LITE DESIGN TYP.

WOOD BRACKETS WHERE APPLICABLE
CHANNELLED HORIZONTAL WOOD LAP SIDING

WOOD EXT. DOORS W/ ALUM CLAD, 4 LITE DESIGN W/ BOTTOM PANEL TYP. WOOD TRIM

SMOOTH PLASTER GARAGE LEVEL WALLS

WOOD PANEL GARAGE DOORS

WOOD COLUMNS WHERE OCCURS

SMOOTH PLASTER STAR AND COLUMN BASE FINISH

STEEL CAP RAIL WHERE OCCURS

CEILING ABOVE 14'-0" GRADE SPACE BELOW GRADE SPACE

EXISTING/NATURAL GRADE - DASHED LINE

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JAY PLETT ARCHITECT

408.354.4551
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www.plett-arc.com
213 Bean Avenue
Los Gatos, CA 95030

THE DONATEL RED
101 BROADWAY
LOS GATOS CA

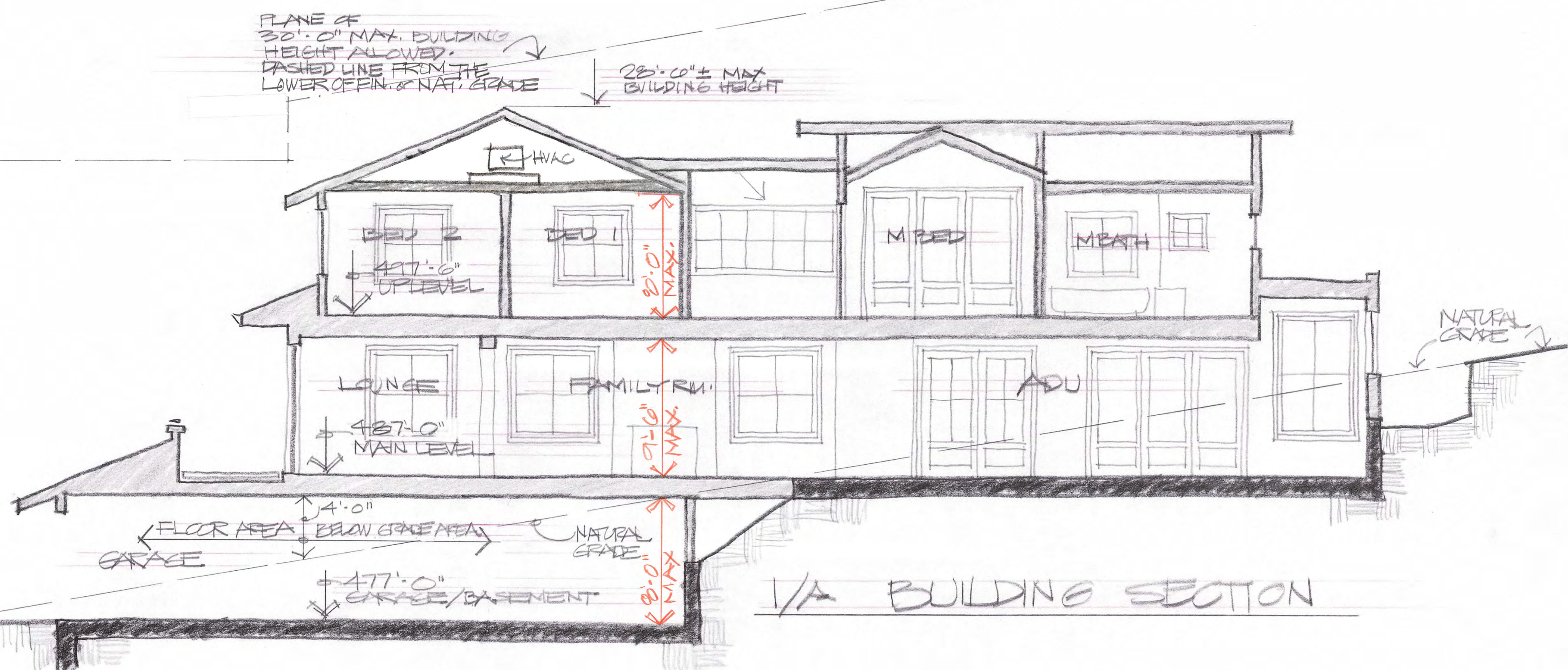
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 JAY PLETT
 ARCHITECT

408.354.4551
 jay@plett-arc.com
 www.plett-arc.com
 213 Bean Avenue
 Los Gatos, CA 95030

The DeMattei Res
 101 BROADWAY
 LOS GATOS CA

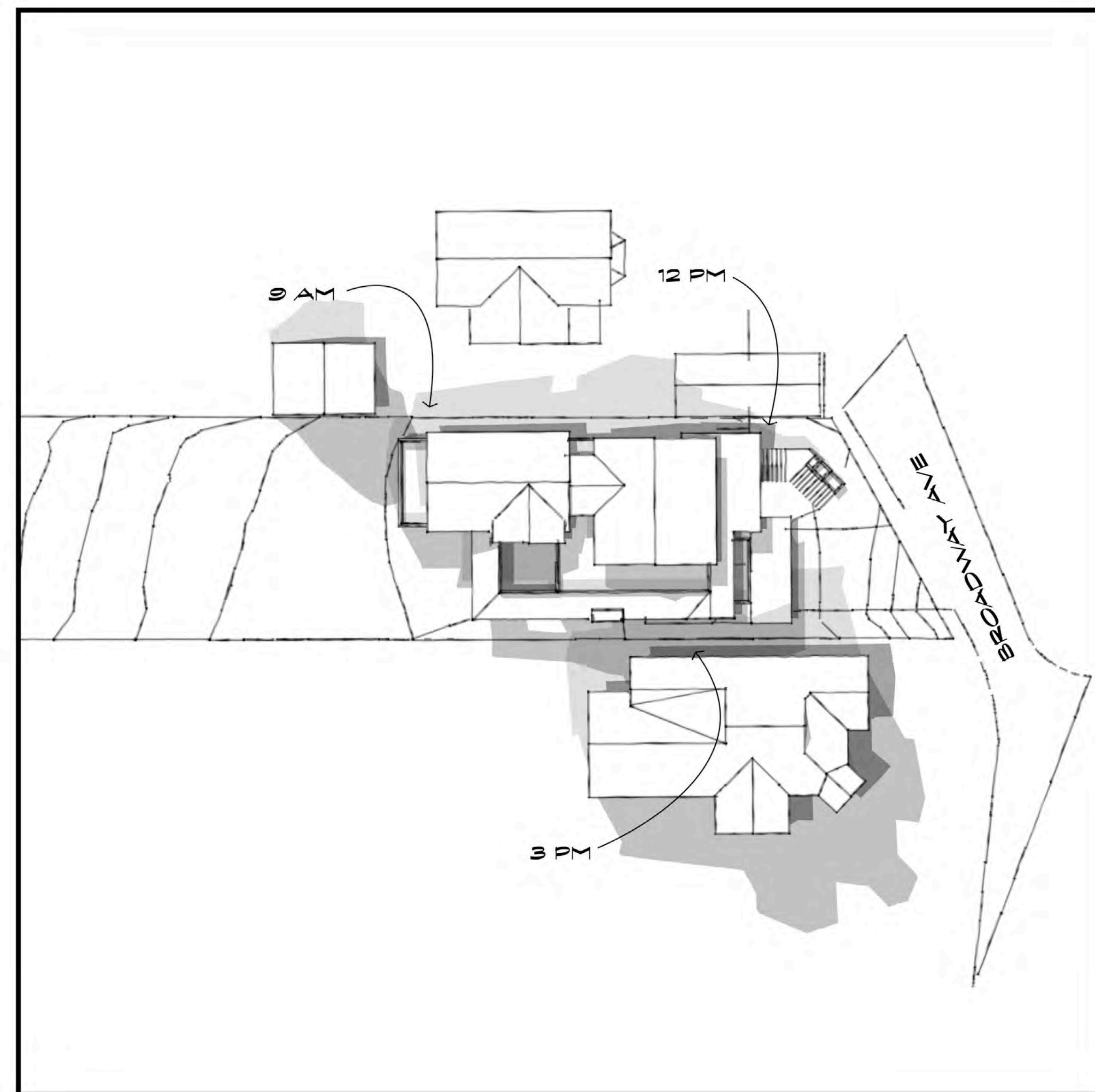
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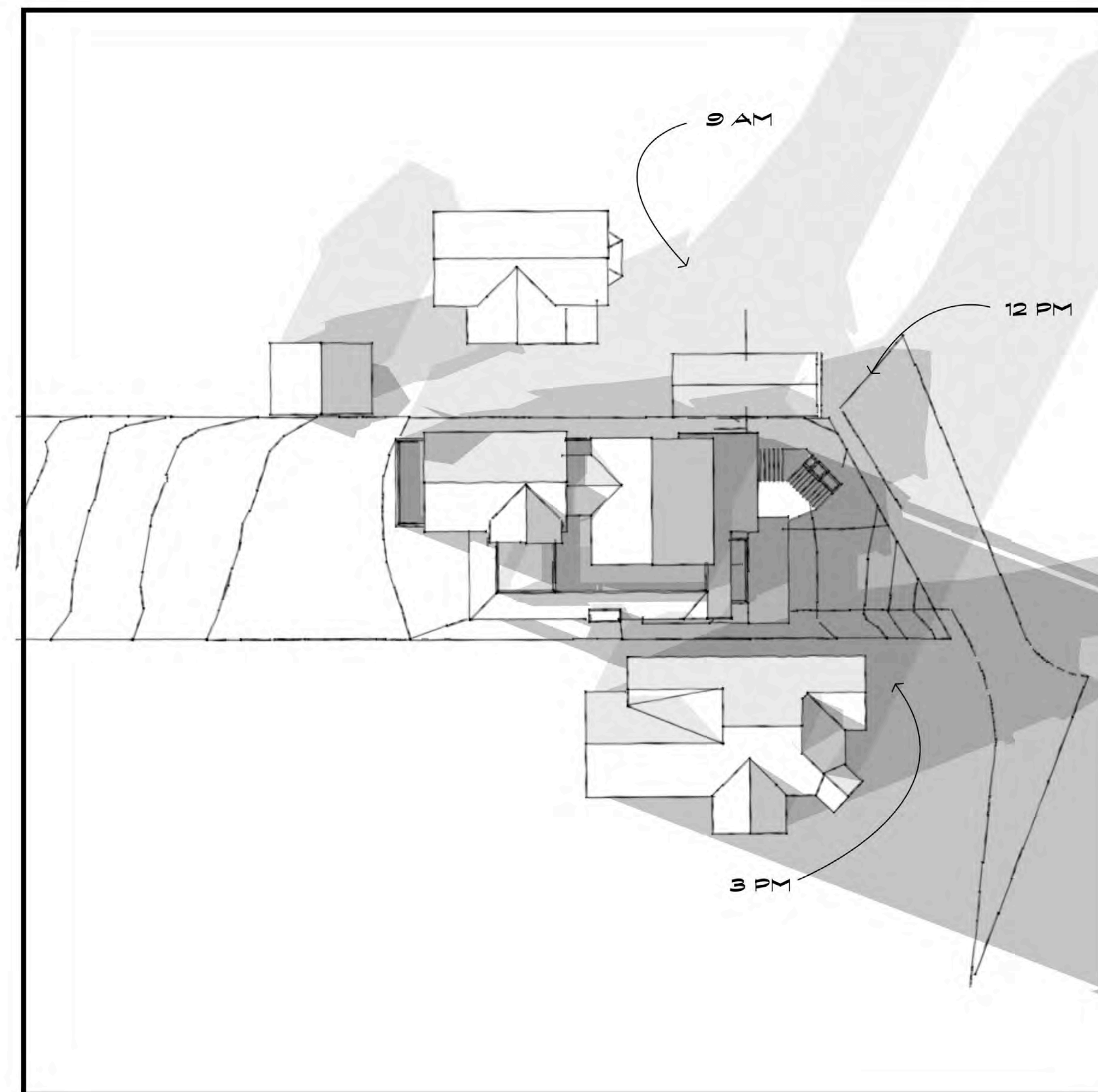
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SHADOW STUDIES JUNE 21



SHADOW STUDIES DECEMBER 21

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JAY PLETT
ARCHITECT

408.354.4551
jay@plett-arc.com
www.plett-arc.com
213 Bean Avenue
Los Gatos, CA 95030

The De MATTEI RES
101 BROADWAY
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SDW-1

[illegible]

LEGEND

- [Hatched Box] REMOVE EX. BUILDING INCLUDING CONCRETE FOUNDATION AND ANY ASSOCIATED REBAR AND BASE ROCK.
- [Cross-hatched Box] REMOVE EX. CONCRETE INCLUDING ANY ASSOCIATED REBAR AND BASE ROCK. SAWCUT EX. CONCRETE AT CLOSEST SCORE JOINT WITH A CLEAN EDGE.
- [Dashed Line] EX. RETAINING WALL TO BE REMOVED.
- [Line with X's] EX. CURB TO BE REMOVED.
- [Line with XXX] EXISTING UTILITY LINE TO BE REMOVED. CUT AND CAP LINE AT MAIN.

LEGEND

- PROPERTY LINE
- - - ADJACENT PROPERTY LINE
- STREET CENTER LINE
- - - BUILDING SETBACK LINES
- - - EX. EASEMENT
- - - EX. DIRT ROAD
- - - EX. ROAD/PAVEMENT
- - - EX. CURB
- - - EX. CURB AND GUTTER
- - - EX. CONCRETE
- - - EX. CONTOUR MAJOR
- - - EX. CONTOUR MINOR
- - - EX. BLOCK RETAINING WALL
- - - EX. ROCK RETAINING WALL
- - - EX. DRIVEWAY
- - - EX. BUILDING
- - - EX. AC BERM
- - - TOP
- - - EX. TOP OF BANK
- - - TOE
- - - EX. TOE OF BANK
- - - EX. CREEK FLOWLINE
- - - EX. WIRE FENCE
- - - EX. CHAIN LINK FENCE
- - - EX. WOOD FENCE
- - - SS
- - - EX. SANITARY SEWER LINE
- - - EX. PERFORATED SEPTIC LINE
- - - EX. ELECTRIC LINE
- - - EX. GAS LINE
- - - EX. STORM DRAIN LINE
- - - W
- - - EX. WATER LINE
- - - OH
- - - EX. OVERHEAD WIRE
- - - 30% SLOPE LINE
- - - LEAST RESTRICTED DEVELOPMENT AREA

BROADWAY EXTENSION

WEST MAIN STREET

BROADWAY (60' R/W)

2-STORY HOUSE

APN 510-45-070

APN 510-45-040

APN 510-45-047

APN 510-45-088

APN 510-45-041

APN 510-45-042

APN 510-45-032

SITE BENCHMARK

SET MAG NAIL

ELEVATION=467.28'

SURVEY CONTROL POINT

GRAPHIC SCALE

(IN FEET)

1" = 10'

DESIGNED UNDER THE SUPERVISION OF:

TERENCE J. SZEWCHAK

NO. 35527

EXP. 9-30-21

STATE OF CALIFORNIA

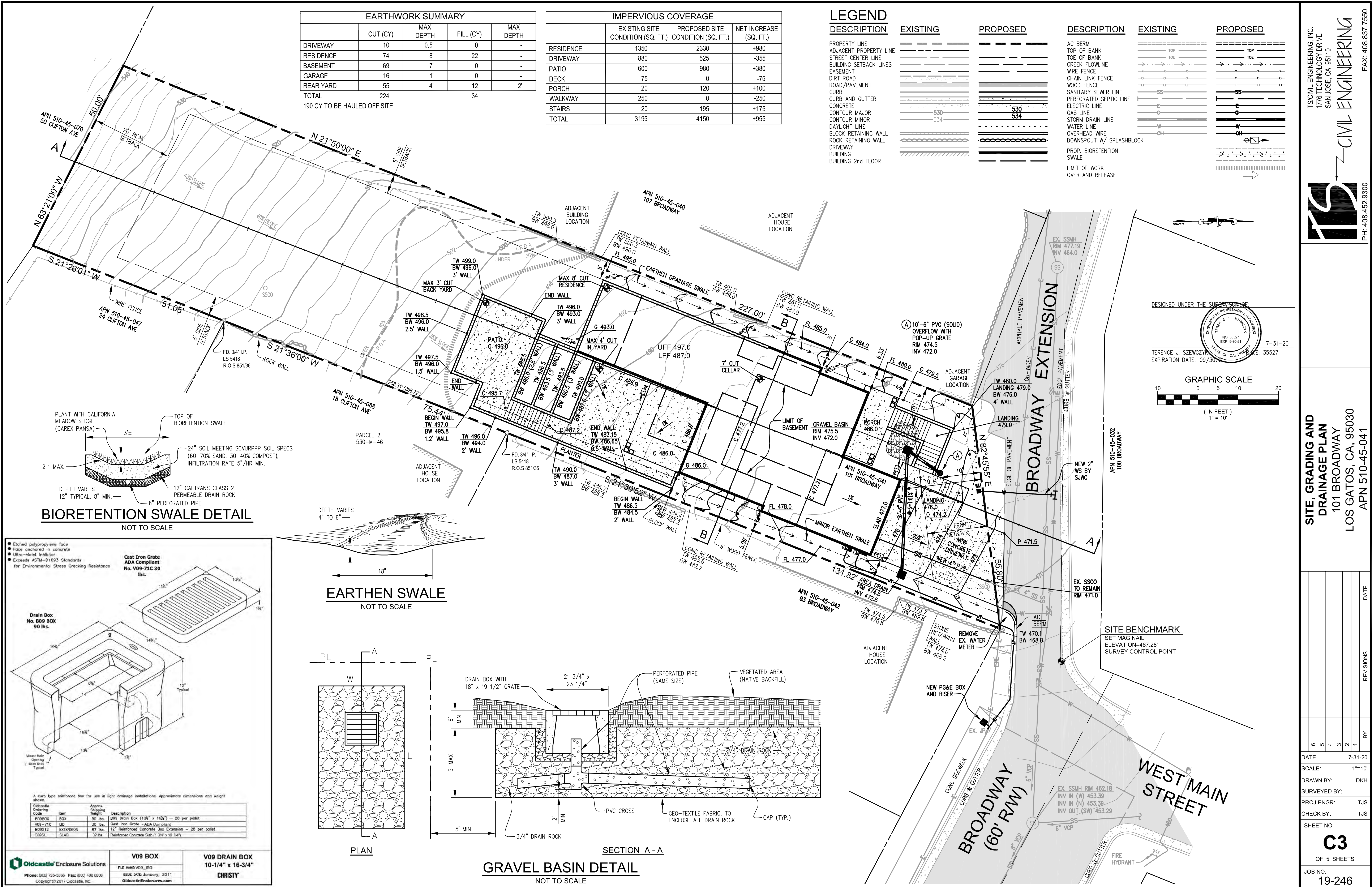
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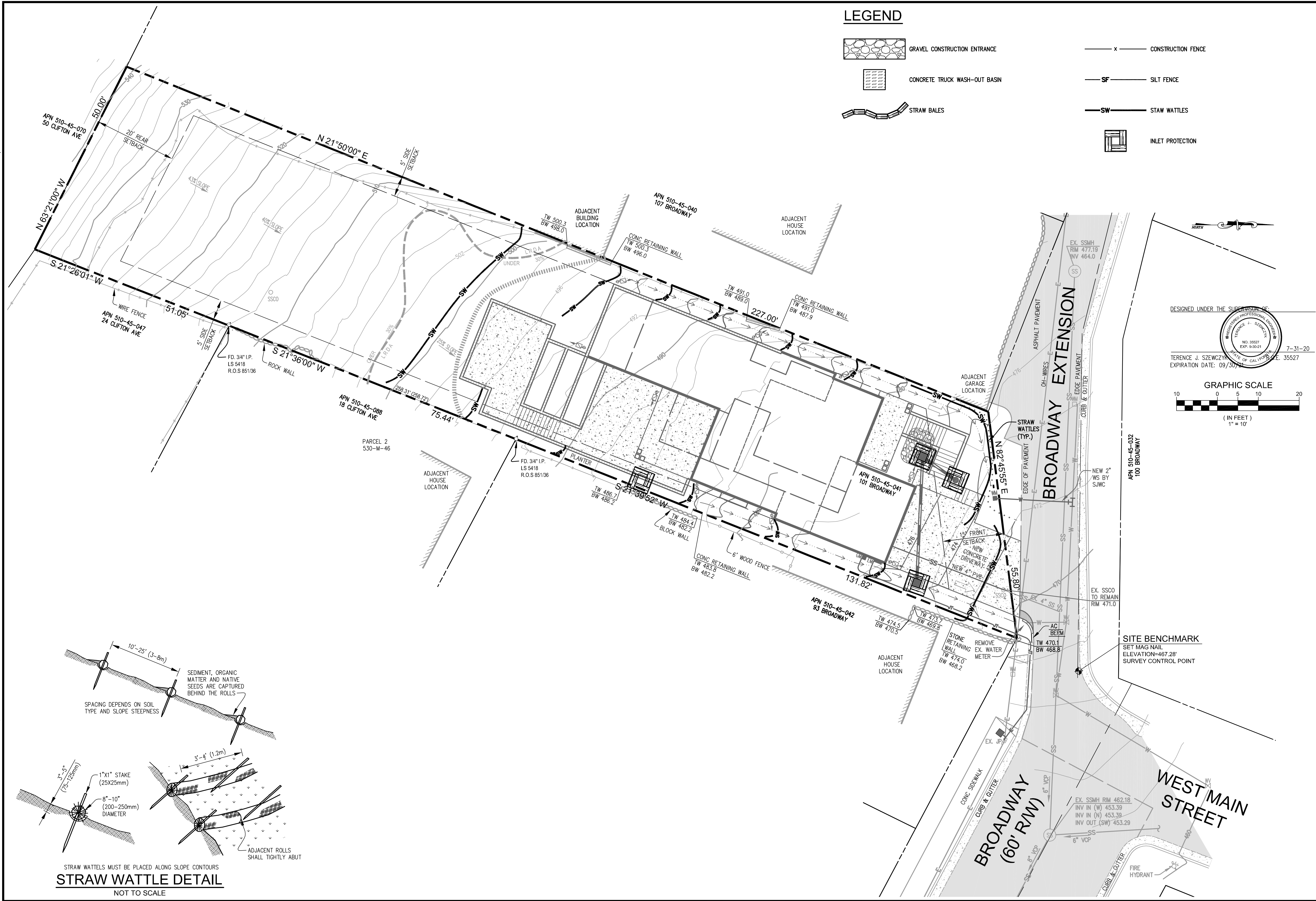
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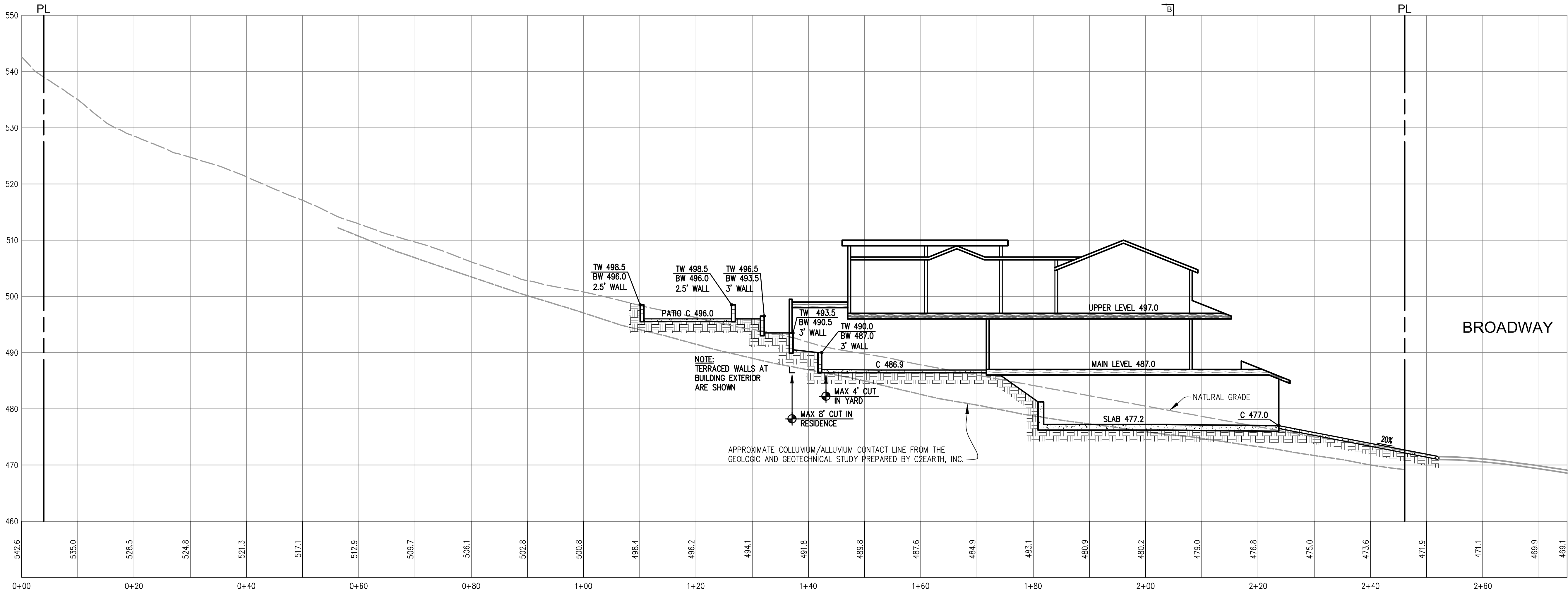
EROSION CONTROL PLAN
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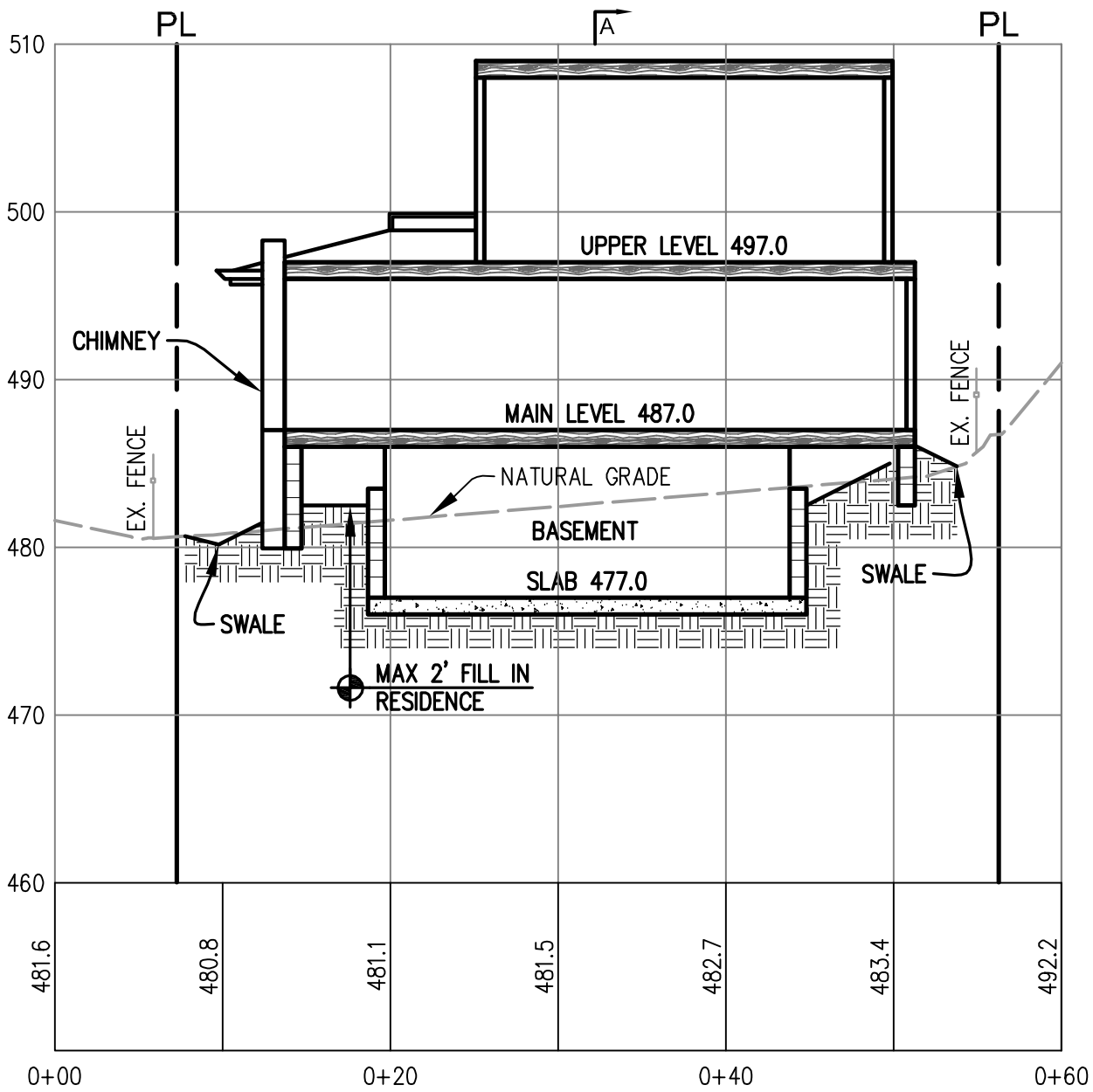
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CHECK BY: TJS
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OF 5 SHEETS
JOB NO.
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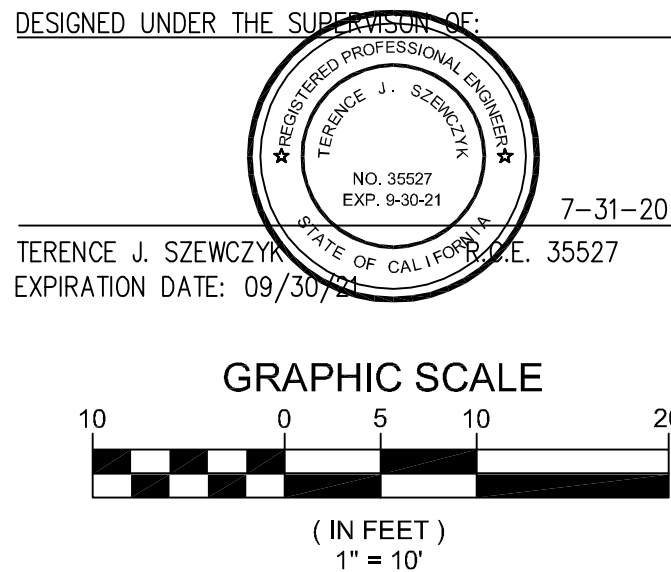
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SECTION A-A
1"=10'



SECTION B-B
1"=10'



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TERENCE J. SZEWCZYK
NO. 35527
EXP. 9-30-21
STATE OF CALIFORNIA
7-31-20
EXPIRATION DATE: 09/30/21

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DATE: 7-31-20
SCALE: 1"=10'
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