

APPENDIX A
PLANNING AREA 1 LOT COVERAGES

Table 1: SP-11, Planning Area 1 Lot Coverage Calculations

Lot No.	Address	APN	1st Floor Built Area			Max. Lot Coverage (35%)	Available 1st		Estimated Grading Based on 1st Floor Bldg Area (CY)		
			Lot Size (Sq Ft)	(Sq Ft)	Lot Coverage %		Floor Building Area (Sq Ft)	Floor Bldg Area (CY)			
1	1508 Calle Cristina	8448-038-031	99,178	7,350	7.41%	34,712	27,362	4,500			
2	1514 Calle Cristina	8448-038-032	98,723	N/A	N/A	34,553	34,553	12,750			
3	1520 Calle Cristina	8448-038-033	67,833	3,680	5.43%	23,742	20,062	11,000			
4	1526 Calle Cristina	8448-038-034	60,774	3,280	5.40%	21,271	17,991	9,250			
5	1532 Calle Cristina	8448-038-035	59,222	4,571	7.72%	20,728	16,157	5,900			
6	1538 Calle Cristina	8448-038-036	84,909	3,800	4.48%	29,718	25,918	14,500			
7	1544 Calle Cristina	8448-038-037	82,012	4,426	5.40%	28,704	24,278	13,500			
8	1550 Calle Cristina	8448-038-038	92,589	5,450	5.89%	32,406	26,956	21,500			
9	1556 Calle Cristina	8448-038-039	174,068	4,520	2.60%	60,924	56,404	25,000			
10	1562 Calle Cristina	8448-038-040	131,895	N/A	N/A	46,163	46,163	60,000			
11	1568 Calle Cristina	8448-008-041	932,170	7542	0.81%	326,260	318,718	200000+			
12	1574 Calle Cristina	8448-038-041	90,599	6900	7.62%	31,710	24,810	15,000			
13	1580 Calle Cristina	8448-038-042	41,254	6019	14.59%	14,439	8,420	1,000			
14	2050 Paseo Lucinda	8448-038-043	156,815	6000	3.83%	54,885	48,885	18,000			
15	2062 Paseo Lucinda	8448-038-044	95,376	3672	3.85%	33,382	29,710	18,000			
16	2068 Paseo Lucinda	8448-008-042	135,600	2650	1.95%	47,460	44,810	49,000			
17	2069 Paseo Lucinda	8448-008-043	67,605	5480	8.11%	23,662	18,182	7,500			
18	2063 Paseo Lucinda	8448-008-044	48,185	4400	9.13%	16,865	12,465	3,200			
19	2057 Paseo Lucinda	8448-038-045	43,298	N/A	N/A	15,154	15,154	16,500			
20	1602 Calle Cristina	8448-038-046	30,317	3358	11.08%	10,611	7,253	2,400			
21	1608 Calle Cristina	8448-038-047	40,419	3645	9.02%	14,147	10,502	3,250			
22	1614 Calle Cristina	8448-008-045	45,865	3298	7.19%	16,053	12,755	3,500			
23	1620 Calle Cristina	8448-008-046	62,759	7000	11.15%	21,966	14,966	7,000			
24	1615 Calle Cristina	8448-008-047	166,971	4172	2.50%	58,440	54,268	22,000			
25	1609 Calle Cristina	8448-008-048	157,305	3017	1.92%	55,057	52,040	34,000			
26	1603 Calle Cristina	8448-008-055	126,675	4463	3.52%	44,336	39,873	38,000			
27	1581 Calle Cristina	8448-038-048	72,594	2661	3.67%	25,408	22,747	13,500			
28	1575 Calle Cristina	8448-038-049	105,370	3800	3.61%	36,880	33,080	34,000			
29	1569 Calle Cristina	8448-038-050	105,349	4200	3.99%	36,872	32,672	18,000			
30	N/A Calle Cristina	8448-038-051	45,346	N/A	N/A	15,871	15,871	8,800			
31	N/A Calle Cristina	8448-038-052	75,743	N/A	N/A	26,510	26,510	32,500			
32	1551 Calle Cristina	8448-038-053	77,187	N/A	N/A	27,015	27,015	36,000			
33	N/A Calle Cristina	8448-038-054	71,943	N/A	N/A	25,180	25,180	7,900			
34	1539 Calle Cristina	8448-038-055	63,605	6842	10.76%	22,262	15,420	5,000			
35	1533 Calle Cristina	8448-038-056	54,201	7,960	14.69%	18,970	11,010	1,200			
36	1527 Calle Cristina	8448-038-057	61,010	6,470	10.60%	21,354	14,884	850			
Average Lot Size:			109,021	Average Lot Coverage:		6.5%	Average Available Building Area:		34,251	Average Available Grading:	21,500 CY
										Total Available Grading:	774,000+ CY