

## **Project Data**

**Files:** PLN2018-13265, PLN2018-13266 and CEQ2018-01061  
**Location:** 3035 El Camino Real, a 1.88 acre site consisting of two parcels (with a single Assessor's parcel number - APN: 220-32-059)  
**Applicant:** Janet Larson  
**Owner:** Hayden Land Company LLC  
**CEQA Determination:** Mitigated Negative Declaration  
**Project Planner:** Jeff Schwilk, Associate Planner

	<b>Existing</b>	<b>Proposed</b>
<b>General Plan Designation</b>	Community Mixed Use	Same
<b>Zoning District</b>	Thoroughfare Commercial (CT)	Planned Development (PD)
<b>Lot Size</b>	1.88 acres	Same
<b>Land Use</b>	Commercial and Residential	Residential
<b>Commercial Square Footage</b>	5,200 sq.ft.	8,189
<b>Residential Units</b>	0	48
<b>Private Open Space</b>	N/A	33,002 sq.ft.
<b>Stories / Total Height</b>	One-story	Three and Four-stories (up to 50 feet)
<b>Parking</b>	Surface parking lot	102 On-site parking spaces – 34 Standard two-car garages 28 Two-car tandem garages 9 Carport spaces 31 surface parking spaces

Aerial Photo View

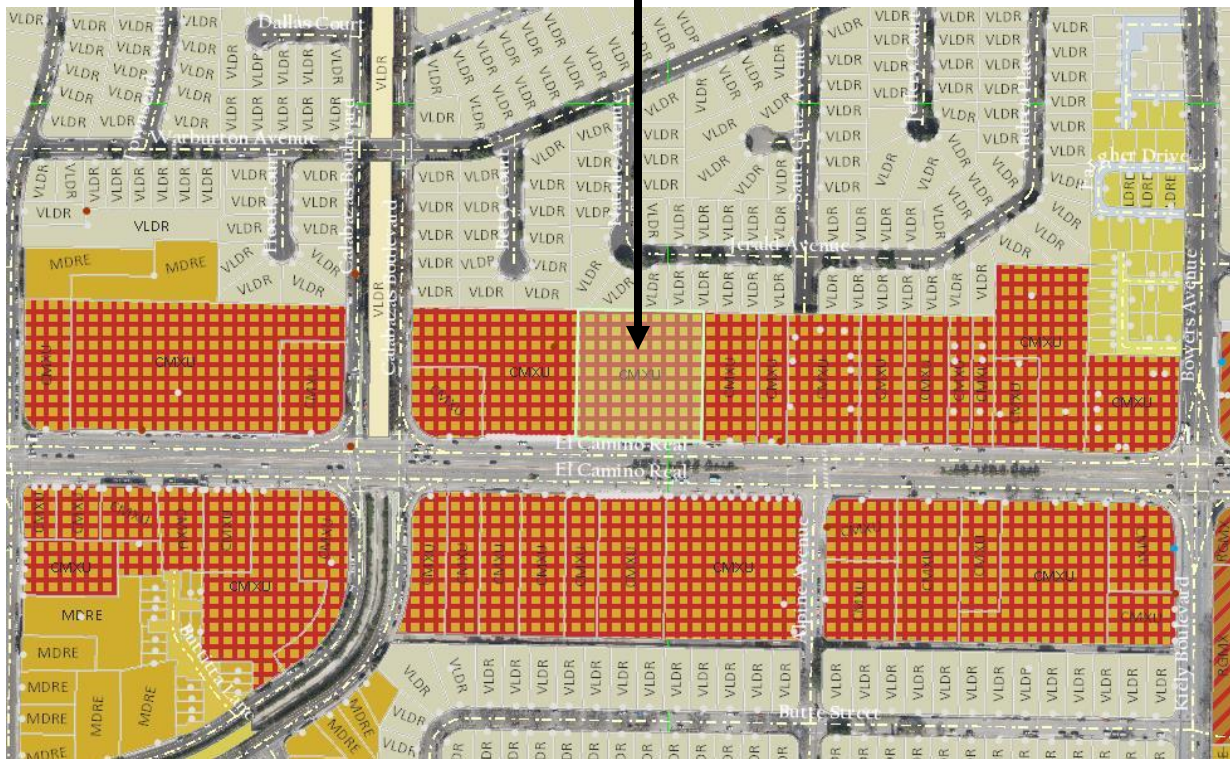
Project Site





## General Plan Map

### Project Site – Community Mixed Use



## Zoning Map

### Project Site – CT

