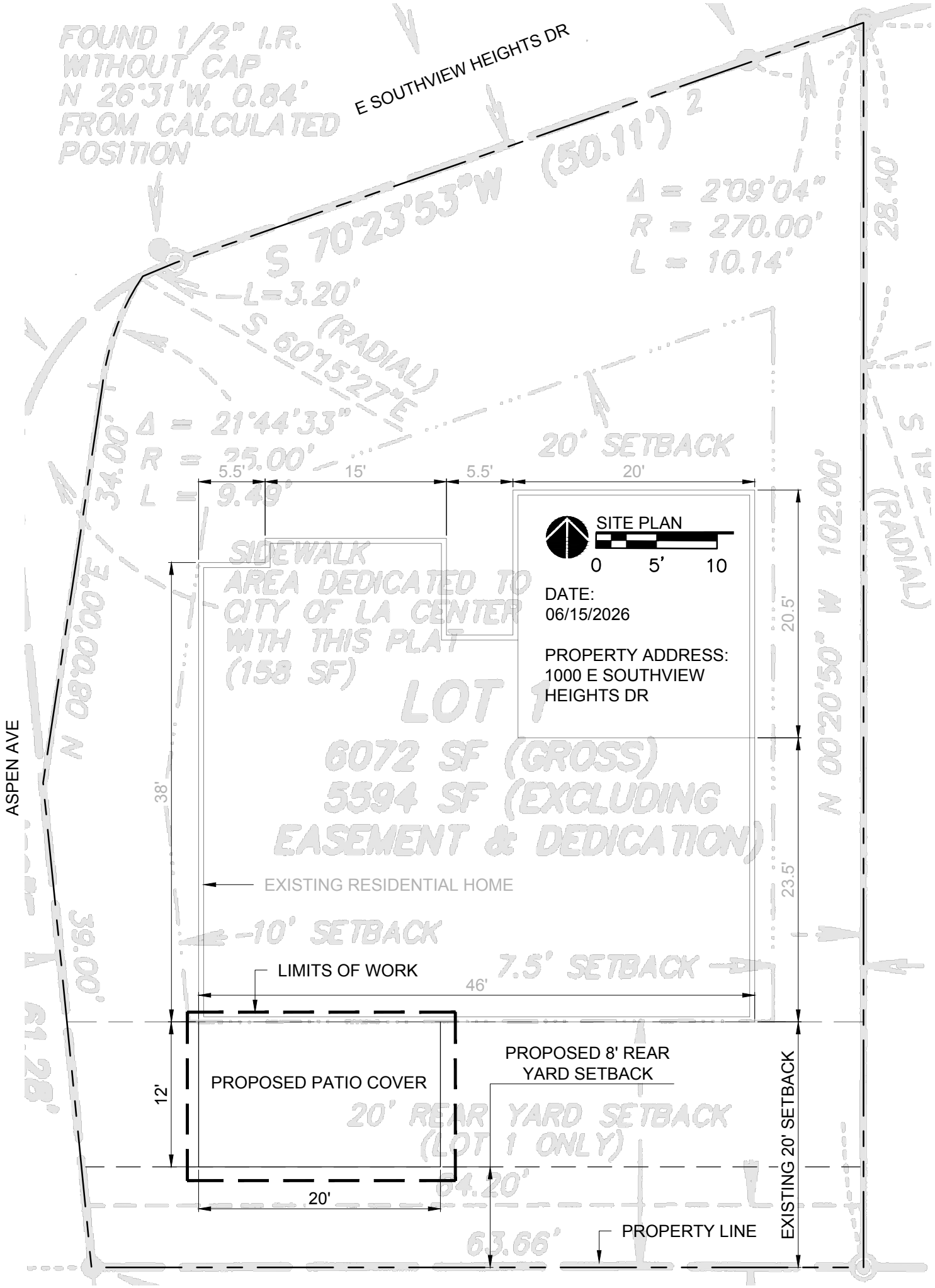
E SOUTHVIEW HEIGHTS DR
ASPEN AVE
FOUND 1/2" I.R. WITHOUT CAP N 26°31'W, 0.84' FROM CALCULATED POSITION
S 70°23'53"W (50.11')
Δ = 2°09'04"
R = 270.00'
L = 10.14'
L=3.20'
S 60°15'27"E (RADIAL)
Δ = 21°44'33"
R = 25.00'
L = 9.49'
20' SETBACK
5.5'
15'
5.5'
20'
SIDEWALK AREA DEDICATED TO CITY OF LA CENTER WITH THIS PLAT (158 SF)
SITE PLAN
0 5' 10
DATE: 06/15/2026
PROPERTY ADDRESS: 1000 E SOUTHVIEW HEIGHTS DR
20.5'
LOT 1
6072 SF (GROSS)
5594 SF (EXCLUDING EASEMENT & DEDICATION)
38'
EXISTING RESIDENTIAL HOME
23.5'
10' SETBACK
7.5' SETBACK
LIMITS OF WORK
46'
PROPOSED PATIO COVER
12'
PROPOSED 8' REAR YARD SETBACK
20' REAR YARD SETBACK (LOT 1 ONLY)
84.20'
20'
63.66'
PROPERTY LINE
EXISTING 20' SETBACK