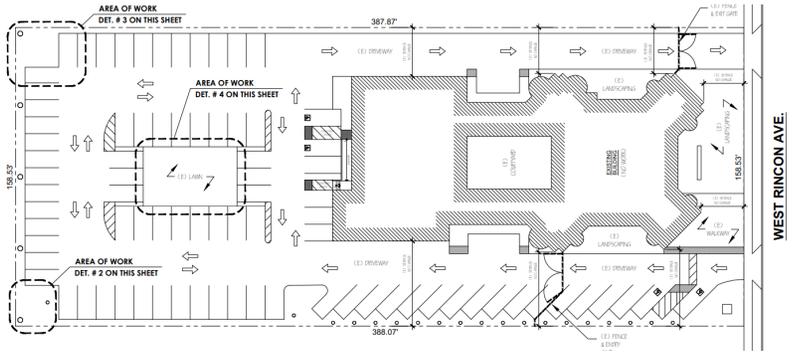


Location of Proposed Project




City of Campbell
70 North First Street
Campbell, CA 95008-1423

Project Image



Courtesy Notice

Dear Campbell Resident,

March 27, 2024

We are notifying you that the Planning Division of the Community Development Department of the City of Campbell has received an application for the following project:

Project Address: 395 W. Rincon Avenue

Zoning | Area Plan: PF | N/A

Neighborhood Association(s): N/A

Council District: 4

File No.: PLN-2024-39

APN: 305-30-030

Applicant: Samar Girgis

Property Owner: San Joses Saint George Coptic Orthodox Church

Application Type: Conditional Use Permit Modification

Project Planner: Tracy Tam Associate Planner

Email Contact: tracyt@campbellca.gov

Phone Contact: (408) 871-5103

Project Description:

To allow a portion of the rear parking lot and landscaped area to be converted to recreational purposes.

If you would like to find out more information regarding the proposed project, please view the project plans using the QR code below or contact the Project Planner. The City will send you another notice before the City makes a decision regarding approval of the project.

Before a decision is reached you will receive a formal notice providing another opportunity for public comment.



- City of Campbell -
Community Development Department
70 N. First Street, Campbell CA 95008
(408)866-2140 | planning@campbellca.gov

Note: Applications may change after initial application submittal. To view the project plans, please scan the QR code.

**Asistencia en Español disponible,
Simplemente marque (408) 866-2140 y pida traducción en Español



SHEET INDEX

ARCHITECTURAL

- A1 PROJECT DATA, SITE LOCATION & GENERAL NOTES
- A2 SITE PHOTOGRAPHY
- A3 SITE PLAN & SITE NOTES

GENERAL NOTES

1. VERIFY ALL EXISTING DIMENSIONS AND CONDITIONS AT THE SITE; CONFIRM ANY VARIATIONS OR CONFLICTING OR MISSING DIMENSIONS OR DATA PRIOR TO COMMENCING WORK. USE WRITTEN DIMENSIONS ONLY; DO NOT SCALE DRAWINGS FOR THE PURPOSE OF DETERMINING A DIMENSION DURING CONSTRUCTION.
2. CONSTRUCTION DETAILS: NOT SPECIFICALLY SHOWN ON THE DRAWINGS SHALL BE BUILT TO CONFORM TO SIMILAR CONSTRUCTION, IN ACCORDANCE WITH THE BEST COMMON PRACTICE AND/OR MANUFACTURER'S SPECIFICATIONS FOR THE INSTALLATION OF THEIR MATERIALS OR ITEMS.
3. ALL CONSTRUCTION (MATERIALS, WORKMANSHIP & METHODS) SHALL COMPLY WITH TITLE 24 AND THE 2016 CALIFORNIA BUILDING CODE (**CBC**) AND APPENDICES H, I, AND J; CALIFORNIA EXISTING BUILDING CODE, CALIFORNIA PLUMBING CODE (CPC), CALIFORNIA MECHANICAL CODE (CMC), CALIFORNIA ELECTRICAL CODE (CEC), CALIFORNIA ENERGY CODE, FIRE CODE (SEE CMC TITLE 8), AND 2016 CALIFORNIA GREEN BUILDING STANDARDS CODE, 2018 CALIFORNIA RESIDENTIAL CODE (CRC); AND ALL LOCAL AMENDMENTS AS ADOPTED BY COUNTY ORDINANCE.
4. CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR SAFETY ON THE JOB SITE AND MUST ADHERE TO ALL FEDERAL, STATE LOCAL AND O.S.H.A. SAFETY REGULATIONS.
5. DEMOLITION: CONFIRM ALL DEMOLITION REQUIREMENTS WITH THE OWNER. VERIFY WITH OWNER WHICH ITEMS, IF ANY, HE/SHE WISHES TO RETAIN FOR HIS/HER USE. ALL OTHER ITEMS TO BECOME PROPERTY OF THE CONTRACTOR AND ARE TO BE PROPERLY REMOVED FROM THE PREMISES. SEE DEMOLITION PLAN FOR ADDITIONAL INFORMATION.
6. NAILING (IF APPLICABLE) TO BE IN COMPLIANCE WITH CBC TABLE 2304.S.1 U.O.N.
7. ALL EXISTING LANDSCAPE AREAS TO REMAIN.
8. ALL KEY CODES FOR NEW DOORS & GATES TO BE PROVIDED TO FIRE DEPARTMENT.

SCOPE OF WORK:

- RESPONSE TO A NOTICE OF INTENT TO CITE, CASE # CE-2022-156 DATED 10/06/2023 & CITATION # CE-2024-0597 DATED 02/26/2024
- PERMITTING AN EXISTING CHAIN LINK FENCE BUILT AROUND EXISTING GRASS AREA IN THE CENTER OF THE PARKING AREA AT THE REAR OF THE BUILDING AND REPLACING THE GRASS WITH ARTIFICIAL GRASS.
- PERMITTING A NEW ONE FIXED BASKETBALL HOOP AT THE PARKING, BASE-PLATE FOR THE BASKETBALL IS ALREADY INSTALLED.
- TWO EXISTING SHED STRUCTURES AT THE REAR SIDE OF THE PROPERTY CAN BE REMOVED IF NOT COMPLYING.
- ADDING A PRIVACY TREE FENCING ON THE TWO SIDES OF THE PROPERTY, THE NEW TREE FENCING IS A LINE OF ITALIAN CYPRESS TREES TO PROVIDE PRIVACY AND REDUCE THE NOISE THAT MIGHT AFFECT ADJACENT NEIGHBORS.
- THE ARTIFICIAL GRASS AREA SURROUNDED WITH FENCES WILL BE USED AS A RECREATIONAL AREA FOR THE KIDS OF THE CHURCH CONGREGATION DURING THE YEAR, ESPECIALLY SUMMER AND SUNDAYS.

TREE REMOVAL: N/A - NO CONSTRUCTION IMPACTS TO TREES.
 FLOOR AREA: NO FLOOR AREA ADDITION IS PROPOSED.

PROJECT DATA

PROPERTY ADDRESS: 395 WEST RINCON AVENUE, CAMPBELL, CALIFORNIA, 95008

BLOCK/LOT: BOOK 305, PAGE 30, 305-30-030
 A.P.N.

ZONING:

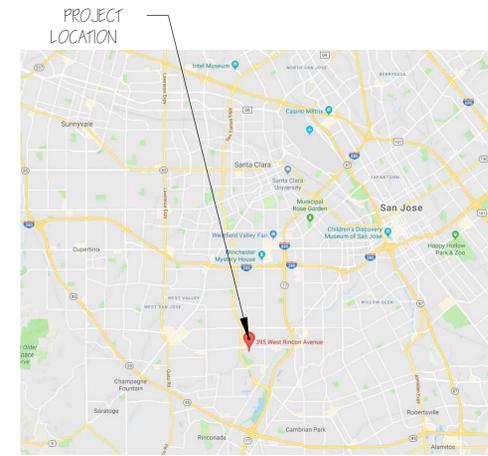
AREA: 1.41 ACRES

FIRE PROTECTION DISTRICT: N/A

SANITARY DISTRICT: WEST VALLEY SANITATION DISTRICT

WATER DISTRICT: N/A

OWNER: SAINT GEORGE COPTIC ORTHODOX CHURCH
 395 WEST RINCON AVENUE, CAMPBELL, CALIFORNIA, 95008
 PHONE: () -



REVISIONS	BY

PROJECT TITLE:
**SAINT GEORGE
 COPTIC ORTHODOX CHURCH**
 395 WEST RINCON AVE. CAMPBELL, CALIFORNIA 95008
 APN # 305-30-030

SHEET TITLE: PROJECT DATA, SITE LOCATION & GENERAL NOTES	
JOB No.	2310
DATE:	11/03/2023
SCALE:	Not To Scale
DRAWN: SAMER GIRGIS www.sghomedesigns.com samergeorge12@gmail.com (415) 361-0003	
SHEET No.: A1 # 1 OF 3 SHEETS	

REVISIONS	BY



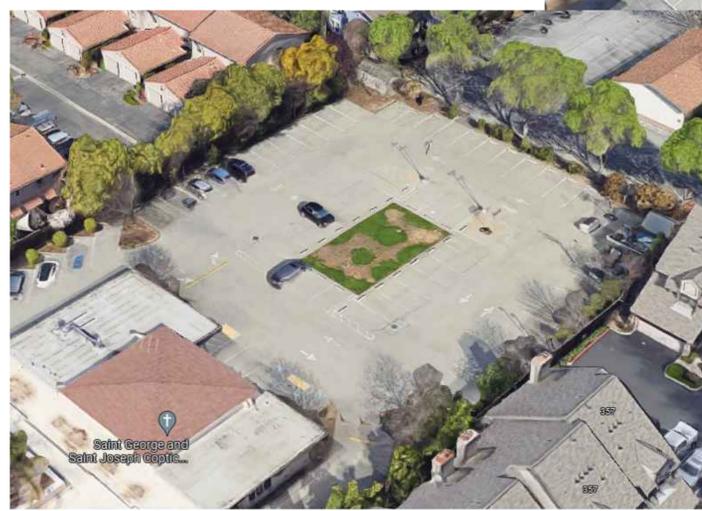
CHAIN LINK FENCE AROUND GRASS AREA



CHAIN LINK FENCE AROUND GRASS AREA



AERIAL VIEW OF REAR YARD



AERIAL VIEW OF REAR YARD



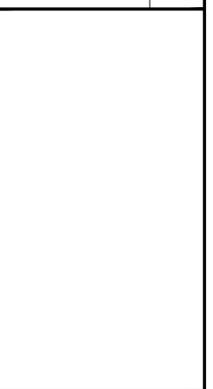
BASE FOR A FIXED BASKETBALL HOOP



BASE FOR A FIXED BASKETBALL HOOP



BASE FOR A FIXED BASKETBALL HOOP



PROJECT TITLE:
**SAINT GEORGE
 COPTIC ORTHODOX CHURCH**
 395 WEST RINCON AVE. CAMPBELL, CALIFORNIA 95008
 APN # 305-30-030

SHEET TITLE:
SITE PHOTOGRAPHY

JOB No. 2310

DATE: 11/03/2023

SCALE: **N.T.S.**

DRAWN: **SAMER GIRGIS**
 www.sghomedesigns.com
 samergeorge12@gmail.com
 (415) 361-0003

SHEET No.:

A2
 # 2 OF 3 SHEETS

