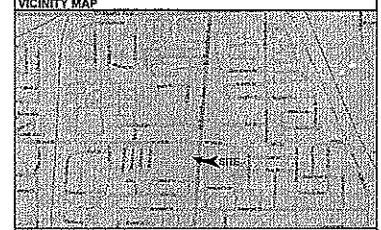


- CONSTRUCTION NOTES**
- SITE SCOPE OF WORK**
- (A) NEW 9,180 SQ. FT. BUILDING
- SITE WORK - PROPOSED**
- (B) NEW DRIVEWAY APPROACH
 - (C) NEW STANDARD PARKING SPACES
 - (D) NEW LANDSCAPE
 - (E) NEW CONCRETE SIDEWALK
 - (F) NEW MAIN PAD
 - (G) NEW 12" DIA. DOUBLE FACE (70 SQ. FT.)
 - (H) NEW BUILDING SIGNAGE 4" STACKED BLOCKS W/ 5'-6" MEDALLION (144.17 SQ. FT.)

• Architecture
 • Engineering
 • Planning
 • Project Management
 2332 West 134th Street
 Los Angeles, CA
 90077-3920
 Phone: (310) 398-7891
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NO.	DATE	REVISION DESCRIPTION
1	02/21/11	GENERAL REVISION
2	02/21/11	GENERAL REVISION
3	02/21/11	GENERAL REVISION
4	02/21/11	GENERAL REVISION

VICINITY MAP



SITE INFORMATION

AREA OF PROPERTY		AREA
TOTAL AREA		51,026 SQ. FT.
SUPERBLANK AREA		0 SQ. FT.
REGULATIONS, EASEMENTS, RIGHT OF WAY		719 SQ. FT.
NET BUILDABLE AREA		44,450 SQ. FT.

EXISTING	PROPOSED	RESCUE SCORE
ED-3	ED-3	0.74
		0.74

DESCRIPTION	PERCENT	AREA
LANDSCAPE PROVIDED	31%	13,872 SQ. FT.
LANDSCAPE NOT PROVIDED	69%	30,578 SQ. FT.

DESCRIPTION	SIZE	OCCUPANCY	CONS. TYPE	AREA
BUILDING	102' X 97'	M	US	9,180 SQ. FT.

DESCRIPTION	RATIO	REQD. #
DESCRIPTION (REQUIRED PARKING)		
BUILDING	1 PER 200 SQ. FT.	37 SPACES
TOTAL PARKING SPACES REQUIRED: 37 SPACES		
DESCRIPTION (PROVIDED PARKING)	SIZE	PROVIDED
STANDARD SPACES	8'-0" X 20'-0"	37
MANICURE SPACES	20'-0" X 20'-0"	0
TOTAL PARKING SPACES PROVIDED: 37 SPACES		

PROPOSED PROJECT

FAMILY DOLLAR
NEW 102'X97'
RETAIL STORE

LOT ADDRESS:
RANCHO AVE.
8333 S.W.
COSTA MESA, CA

PREPARED BY: BS
DRAWN BY: BS
DATE: 06/21/2011
PROJECT NO.: 13503

PRELIMINARY SITE PLAN

SHEET NO.: SP1