

RGA

ffice of Architectural Design

15231 Alton Parkway, Suite 100

FX 949-341-0922

UTILITY PURVEYORS DIRECTORY

SEWER & WATER:

DESERT WATER AGENCY (DWA)
1200 S. GENE AUTRY TRAIL
PALM SPRINGS, CA
PHONE: 760 323-4971

BURRTEC WASTE INDUSTRIES, INC.
DESERT VALLEY DISPOSAL INC/
4690 E. MESQUITE AVE.
PHONE: 1800 655-4555

PHONE: 760 329-5030 760 340-2113

THE GAS COMPANY 211 NORTH SUNRISE WAY PALM SPRINGS, CA 92262 PHONE: 1800 427-2200

CABLE:
TIME WARNER CABLE
PALM SPRINGS 440 EL CIELO RD.
SUITE 9&10
PALM SPRINGS, CA
PHONE: 760 764-5313

PROJECT DIRECTORY

OWNER:
CALI CLEAR
3843 S. BRISTOL STREET #126
SANTA ANA CA 92707
PHONE: 949-412-1816
E-MAIL:
CONTACT: MILLARD THACKER

ARCHITECT:
RGA, OFFICE OF ARCHITECTURAL DESIGN
15231 ALTON PARKWAY, SUITE 100
IRVINE, CA 92618
PHONE: 949-341-0240
FAX: 949-341-0922
E-MAIL: mike@rga-architects.com
CONTACT: MIKE GILL

LANDSCAPE PANT SPECIES

Common Name	Size	Water Usage
Calliandra eriophylla		
Fairy Duster	15 G	Low
Caesalpinia gillesii		
Desert Bird of Paradise	15 G	Low
Leucophyllum frutescens		
'Compacta' Compact		
Texas Sage	5 G	Low
Muhlenbergia rigens		
Dear Grass	1 G	Low
Lantana hybrid 'New		
Gold' Compact Gold		
Lantana	1 G	Low
Dasylirion wheelerii		
Desert spoon	5 G	Low
Agave americana		
Century Plant	5 G	Low
Hesperaloe parviflora		
Red Yucca	1 G	Low
Agave attenuata Foxtail		
Agave	5 G	Low
Echium candicans Pride		
of Madeira	5 G	Low
Salvia clevelandii		
Cleveland Sage	5 G	Low
Salvia greffii 'Furman's		
Red' Furman's Red Sage	1 G	Med
Bougainvillea 'San Diego		
Red' Bougainvillea	15 G	Med
Macfadyena unguis -		
Cati Cat's Claw	5 G	Med
Stipa tenuissima		
Mexican Feather Grass	1 G 4' o.c.	Med
Baccharis pilularis 'Twin		
Peaks' Dwarf Coyote		
Brush 'Twin Peaks'	1 G 4' o.c.	Med
Artemesia schmidtiana		
'Powis Castle'	1 G 4' o.c.	Med
Muhlenbergia capillaris		
'Lenca' Regal Mist Pink		
Muhly	1 G 4' o.c.	Med

PROJECT DATA

SITE AREA: GROSS SITE AREA	20,732 SF .48 AC
BUILDING AREA:	
OFFICE AREA:	00 SF
MANUFACTURING AREA:	6,488 SF
WAREHOUSE AREA:	1,558 SF
TOTAL	8,046 SF
NET COVERAGE:	38.80 %
SITE LANDSCAPING:	
PROVIDED AREA	1, 950 SF 0R .094 %
PARKING REQUIRED:	
8,046 SF @ 1/1500	6 STALLS
PARKING PROVIDED:	
9 X 18' STANDARD STALLS	10 STALLS
ACCESSIBLE STALLS	1 STALLS
TOTAL AUTO STALLS	11 STALLS

AREA JUSTIFICATION

CCUPANCY		B , F-1 & S-1
PRINKLERED		NONE
ONSTRUCTION TYPE		TYPE V - N
REA JUSTIFICATION:	BASIC ALLOWABLE	8,500 SF

LEGAL DISCRIPTION

LOT 9 OF TRACT NO. 6066, IN THE CITY OF CATHEDRAL CITY, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 103, PAGES 4 THROUGH 7 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY AND AS AMENDED BY CERTIFICATE OF CORRECTION RECORDED DECEMBER 3, 1980 AS INSTRUMENT NO. 226372, OFFICIAL RECORDS.

REFERENCE NUMBERS

ASSESSOR PARCEL NO. 687-311-012-1

MAP BOOK: 103/4-7

COUNTY ZONE: I-1- LIGHT INDUSTRIAL

CITY PLANNING NOTES:

THE ENVIRONMENTAL PLAN WILL BE REQUIRED PRIOR TO BUILDING PERMITS BEING ISSUED, SEE ATTACHED DOCUMENTS.
 AN EMERGENCY PLAN WILL BE REQUIRED PRIOR TO CERIFICATE OF OCCUPANCY.
 ODOR FILTRATION SYSTEM WILL BE INSTALLED PRIOR TO OCCUPANCY. PROVIDE CHARCOL FILTRATION WITHIN

THE ENCLOSED SPACE, UNIT TO BE "SPEC" CAN FAN CAN 150".

4. THE EXISTING / PROPOSED LICENSED PREMISIES IS CURRENT USE IS AUTOMOTIVE.

5. THE SOURCE OF POWER WILL BE SOUTHERN CALIFORNIA EDISON, SERVICE SIZE WILL BE 600 AMPS WITH A TOTAL DEMAND OF 50 AMPS.

TOTAL DEMAND OF 50 AMPS.
6. THE SOURCE OF WATER IS PROVIDED BY THE WILL SERVE FROM DESERT WATER AGENCY.
7. ALL SIGNAGE ON THE NORTH AND EAST ELEVATION WILL BE REMOVED. NO SIGNAGE WILL BE PROVIDED AT

8. EXISTING PAVED PARKING LOT WILL NEED TO BE REPAVED AND RESTRIPPED. BROKEN STREET CURBS, DRIVE APPROACHES, SIDEWALKS AND GUTTERS ARE TO BE REPLACED PER THE ENGINEERING DEPT.

9. ALL NEW AND EXISTING BUILDING LIGHTS MUST BE SHEILDED TO PREVENT SPILLOVER OF LIGHT TO ADJACENT PROPERTIES. NO ADDITIONAL EXTERIOR LIGHTING IS REQUIRED AT THIS TIME.

10. THE EXISTING BUILDING DOES CURRENTLY HAVE INTERIOR FIRE SPRINKLERS.

KEYNOTES: 000

EXISTING STREET
 EXISTING CURB CUT

3. EXISTING 2' HEIGHT PLANTER

4. EXISTING 6' HIGH CMU SECURITY WALL W/ 6' HT. ROLLING WROUGHT IRON GATE AT ENTRY TO SITE.

5. EXISTING CITY SIDEWALK.

6. EXISTING 6' HIGH CHAIN LINK FENCING WITH BARBED WIRE TO BE REMOVED AND REPLACED WITH A NEW 6'-0" HIGH TUBE STEEL FENCE, PAINTED BLACK

7. INDICATES NEW AND EXISTING 9 X 19 STANDARD PARKING STALLS.

8. EXISTING IRRIGATED DESERT LANDSCAPE AREA BOUNDED BY 6" CONC. CURB TO REMAIN.9. INDICATES EXISTING PROPERTY LINE.

10. NEW CONFORMING ADA PARKING STALL.

11. EXISTING TRANSFORMER.

12. EXISTING ONE STORY CONCRETE TILT-UP BUILDING.13. EXISTING PRIMARY BUILDING ENTRANCE.

14. EXISTING 3' X 7' HOLLOW METAL EXIT DOOR .

15. EXISTING 12'-0" X 10'-0" GRADE LEVEL LOADING DOOR.

16. EXISTING TRUCKING APRON.17. EXISTING MAIL BOX.

18. EXISTING WATER METER AND DDC.

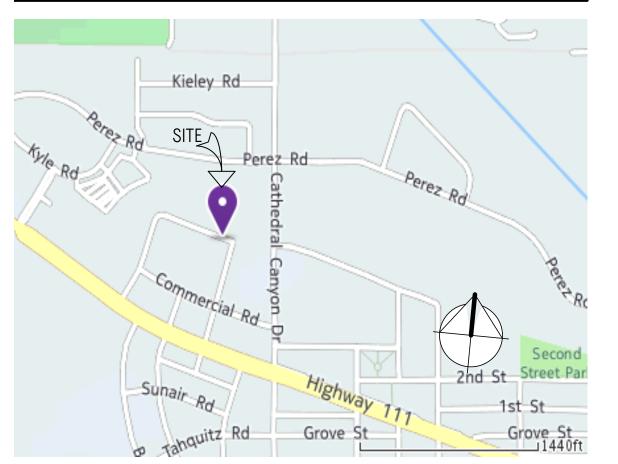
19. EXISTING CITY IRRIGATED DESERTSCAPE TO REMAIN. APPLICANT / PROPERTY OWNER SHALL MAINTAIN THE IRRIGATED DESERTSCAPE.

20. NEW TRASH ENCLOSURE PER ATTACHED DETAILS ON SHEET A2-1P

21. NEW LANDCAPE AREA, SEE ATTACHED LIST OF PLANT SPECIES TO BE INCLUDED IN THE NEW PLANNING AREA.

22. BUILDING ADDRESS LETTERS WILL BE PLACED ON THE BUILDING ARE TO BE MIN. 12" HIGH IN PLAIN SIGHT FROM THE STREET AND WILL BE INTERNALLY OR EXTERNALLY ILLUMINATED.

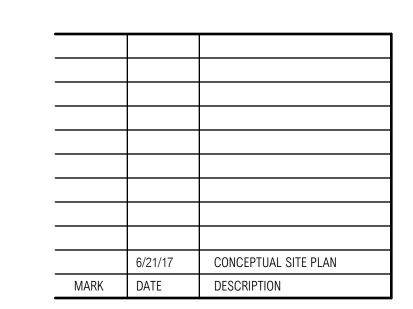
VACINITY MAP





36345 BANKSIDE DRIVE, CATHEDRAL CITY, CA 92234

CONDITION USE PERMIT - SITE PLAN (DISTRIBUTION / TRANSPORTATION)



RGA PROJECT NO:	16043-00
CAD FILE NAME:	16043-02-A1-1F
DRAWN BY:	MG
CHK'D BY:	CF
COPYRIGHT: RGA, OFFICE OF ARC	CHITECTURAL DESIGN, INC.
SHEET TITLE	

A1-1P