

THESE DRAWINGS ARE COPYRIGHTED INSTRUMENTS OF SERVICE. AS PREPARED BY THE CALIFORNIA ADMINISTRATIVE CODE, THEY ARE OWNED BY GABRIEL LUJAN & ASSOCIATES. THEY ARE FOR THE EXCLUSIVE USE OF THE DRAFTER AND NOT TO BE REPRODUCED OR COPIED IN ANY MANNER WITHOUT THE WRITTEN CONSENT OF GABRIEL LUJAN & ASSOCIATES. THE DRAFTER REPRESENTS A PRELIMINARY DESIGN AND NOT THE RESPONSIBILITY OF THE DRAFTER. THE DRAFTER HAS PROVIDED SIGNATURE, GABRIEL LUJAN & ASSOCIATES SHALL NOT BE RESPONSIBLE FOR. COMPASSION FOR DRINKING FOR BEARING PROPOSED PROJECT TO INSURANCE OF BUILDING PERMITS.

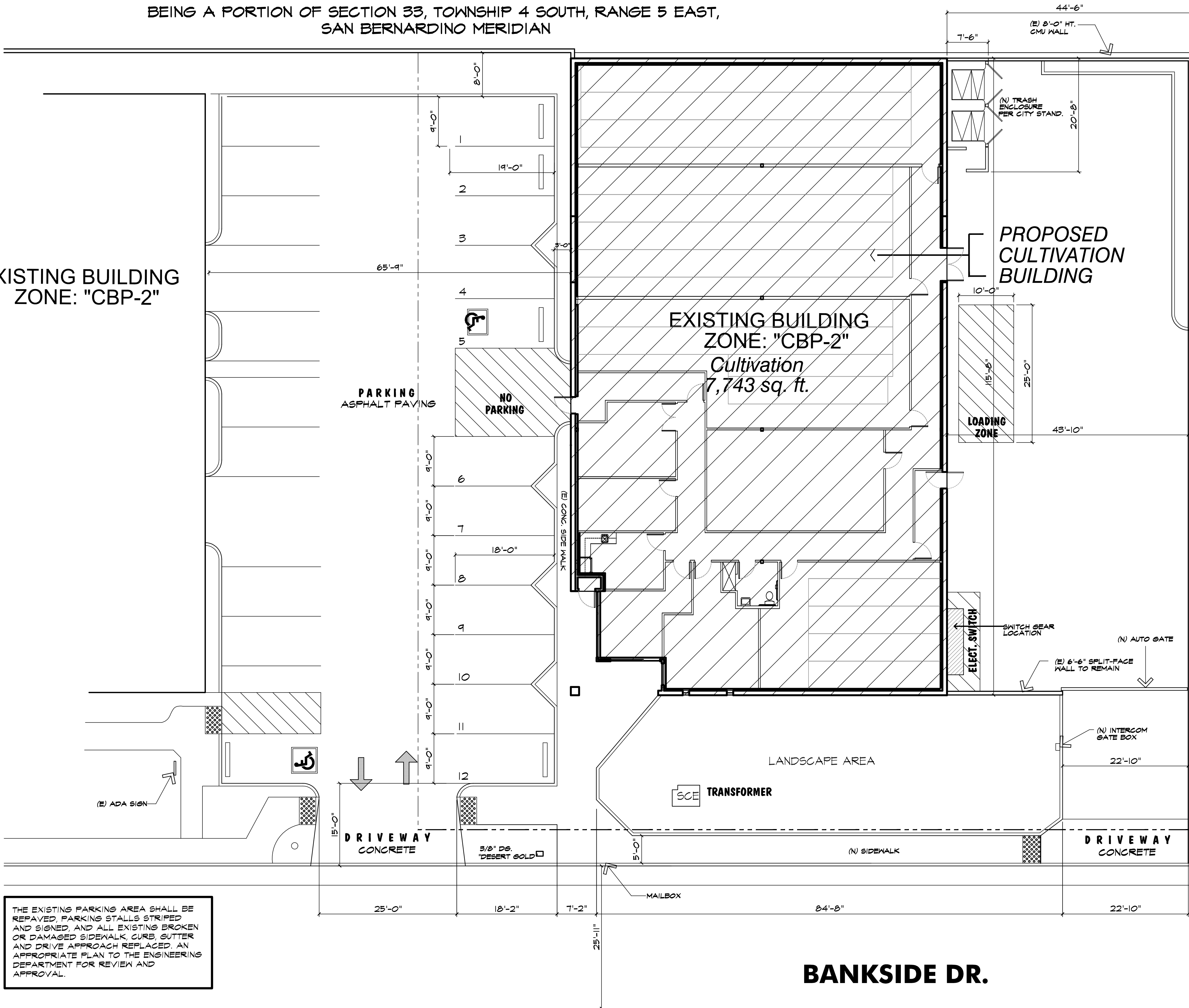
"A CONDITIONAL USE PERMIT"

IN THE CITY OF CATHDERAL CITY, STATE OF CALIFORNIA

NUG LABS

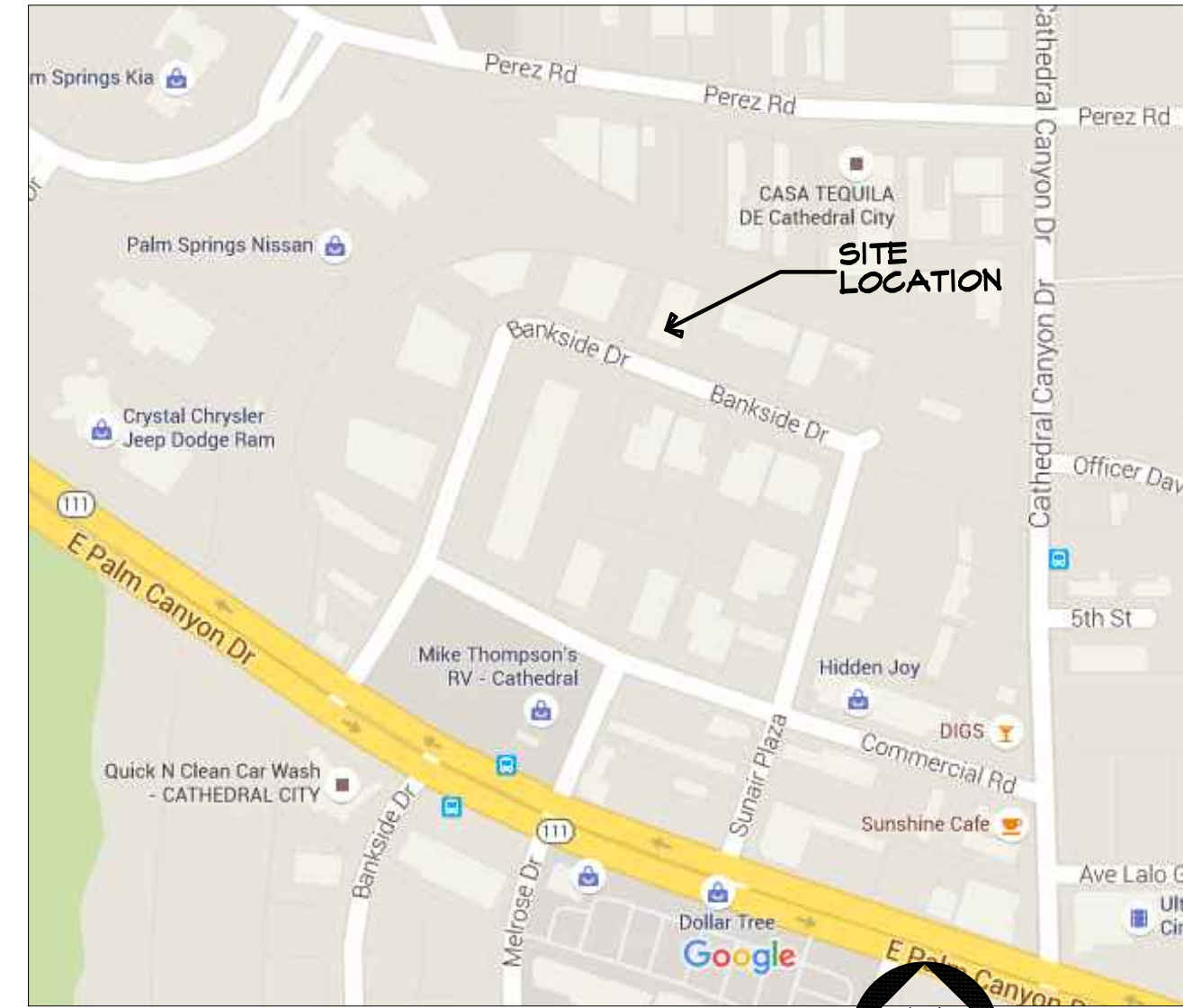
BEING A PORTION OF SECTION 33, TOWNSHIP 4 SOUTH, RANGE 5 EAST,
SAN BERNARDINO MERIDIAN

EXISTING BUILDING
ZONE: "CBP-2"



THE EXISTING PARKING AREA SHALL BE REPAVED, PARKING STALLS STRIPED AND SIGNED, AND ALL EXISTING BROKEN OR DAMAGED SIDEWALK, CURB, GUTTER AND DRIVE APPROACH REPLACED. AN APPROPRIATE PLAN TO THE ENGINEERING DEPARTMENT FOR REVIEW AND APPROVAL.

VICINITY MAP



EXISTING BUILDING
ZONE: "CBP-2"

UTILITY PURVEYORS

SEWER & WATER:	DESERT WATER AGENCY	(760) 323-4471
TELEPHONE:	FRONTIER	(855) 401-8854
ELECTRICITY:	SOUTHERN CALIFORNIA EDISON	(800) 655-4555
GAS:	SOUTHERN CALIFORNIA GAS COMPANY	(800) 421-2200
CABLE:	SPECTRUM	(855) 522-4266
SCHOOL:	PALM SPRINGS UNIFIED SCHOOL DISTRICT	(760) 416-6000

GENERAL INFORMATION

OWNER/APPLICANT/DEVELOPER:

NUG LABS
36385 BANKSIDE DR.
CATHEDRAL CITY, CA. 92234

PROJECT ADDRESS:

36385 BANKSIDE DR.
CATHEDRAL CITY, CA. 92234

ASSESSOR'S PARCEL NO:

687-311-010-9

ACREAGE:

GROSS: .49 ± ACRES

LEGAL DESCRIPTION:

Recorded Book/Page: MB 103/4
Subdivision Name: TR 6066
Lot/Parcel: 7
Block: Not Available
Tract Number: 6066

SITE DATA:

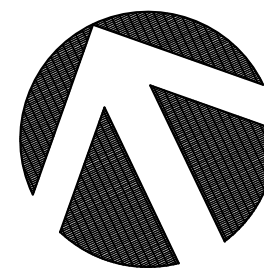
EXISTING BUILDING:	7,743 SQ. FT.	38%
TOTAL LANDSCAPE AREA:	2,756 SQ. FT.	13%
TOTAL HARDSCAPE AREA:	10,061 SQ. FT.	49%
LAND AREA:	± 20,560 SQ. FT. (.49 ac)	

CATHEDRAL CITY GENERAL NOTES

- EXISTING BUILDING TO BE CONNECTED TO PUBLIC SEWER. OWNER TO VERIFY POINT OF CONNECTION.
- EXISTING TRASH ENCLOSURE TO BE REWORKED AS NEEDED SO AS TO COMPLY WITH EXISTING CITY STANDARD. THE LOCATION MUST BE APPROVED BY THE LOCAL WASTE HAULER BURRTEC.
- BUILDING ADDRESS NUMERALS TO BE A MINIMUM OF 8" IN HEIGHT AND SHALL BE PLACED ON THE BUILDING PLAINLY VISIBLE FROM THE PUBLIC STREET AND SHALL BE INTERNALLY OR EXTERNALLY ILLUMINATED.
- ALL EXISTING EXTERIOR LIGHTING MUST BE SHIELDED TO PREVENT SPILL-OVER TO ADJACENT PROPERTIES.
- EXISTING BUILDING TO BE REPAINTED AND/OR TOUCHED UP AS NEEDED.
- ALL EXISTING WINDOWS, DOORS, AND STOREFRONT OPENINGS TO BE SECURED VIA ELECTRICAL SHUTTERS.
- EXISTING BUILDING IS FIRE SPRINKLED.

SITE PLAN

SCALE: 1" = 10'-0"



GABRIEL LUJAN & ASSOCIATES

GABRIEL LUJAN & ASSOCIATES
DESIGN • LAND PLANNING
DRAFTING •
GABRIEL LUJAN
PRINCIPAL DESIGNER
36347 COOKS ST., STE. 104
PALM DESERT, CA. 92211
CELL: (760) 578-8845 FAX: (760) 674-8100
EMAIL: glujan@gluasgroup.com

A CONDITIONAL USE PERMIT FOR:
NUG LABS
36-385 BANKSIDE DR. CATHEDRAL CITY, CA.

REVISIONS	BY
△ BLDG. DEPT. PLAN CHECK	GLA

SHEET TITLE:

PRELIMINARY
SITE PLAN

DRAWN: GLA
CHECKED: GLA
DATE: AUGUST 2017
SCALE: AS NOTED
JOB NO.: C00815-2K17

SHEET:

P1

Printed On: 01/29/18