

REVISION	BY

AREA TABULATION	
TOTAL SITE AREA	79344 SQ. FT.
BUILDING AREA	23056 SQ. FT.
BUILDING COVERAGE	29.06%
A.C. PAVING AREA	39508 SQ. FT.
A.C. PAVING PERCENT	49.79%
LANDSCAPING AREA (PROVIDED)	12062 SQ. FT.
LANDSCAPING PERCENT	15.20%
SIDE WALK AREA	4718 SQ. FT.
SIDE WALK PERCENT	5.95%

PARKING REQUIRED

22554 SQ. FT. / 250 SQ. FT. = 91 SPACES

PARKING PROVIDED

9' x 19' STANDARD SPACES	= 80 SPACES
7'-6" x 15' COMPACT SPACES	= 16 SPACES
DISABLED SPACES	= 04 SPACES
TOTAL SPACES PROVIDED FOR BLDG	= 100 SPACES

LEGAL DESCRIPTION

LOT No. 4, PTN. YUCCA VILLAGE UNIT No. # TRACT No. 6572 M.B. 82/62-63 BOOK 0601 PAGE 41 ON THE RECORDS OF SAN BERNARDINO COUNTY, SAN BERNARDINO, CALIFORNIA.

A.P.N. 0601-411-03-0000	
BUILDING TYPE - ONE STORY	V-N
OCCUPANCY	B
ZONING	C2

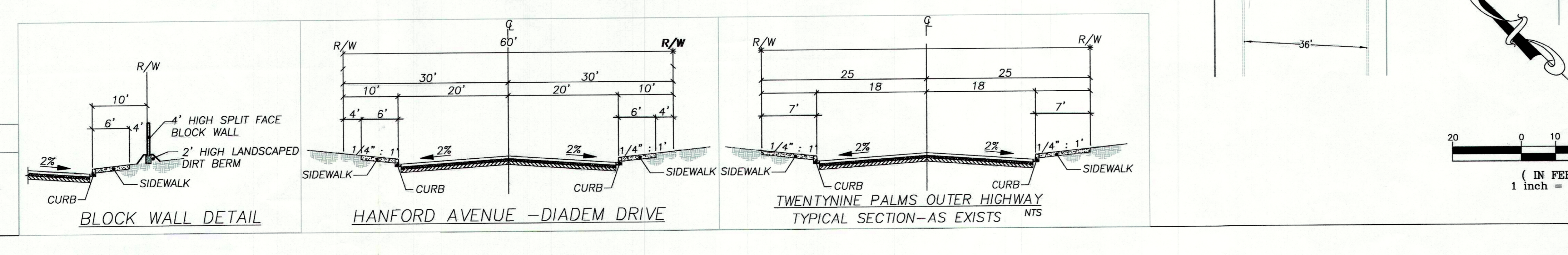
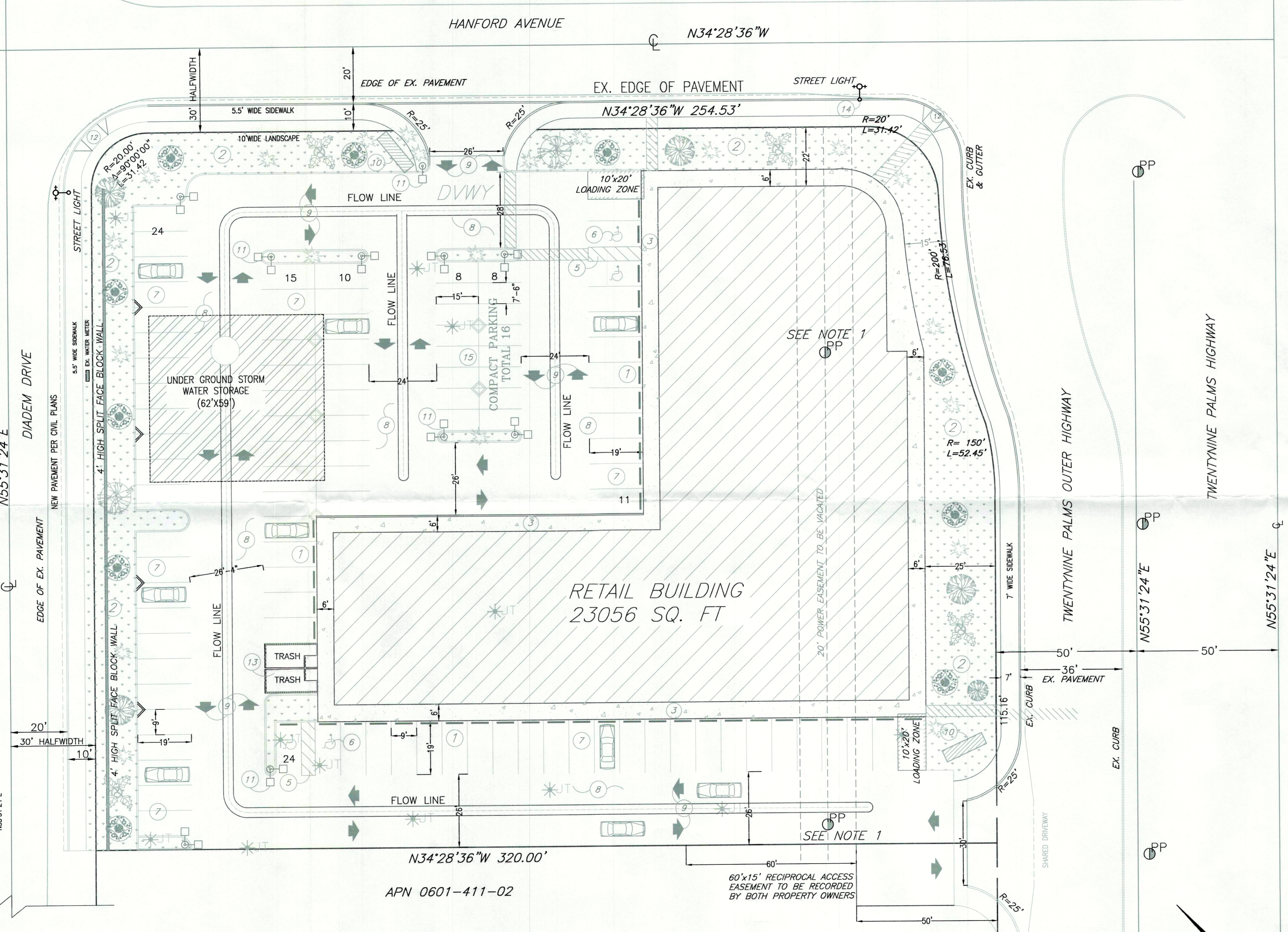
- SITE PLAN NOTES:-**
- 6" CONCRETE CURB AND WHEEL STOP.
 - APPROVED LANDSCAPING (MIN. 5% OF SITE AREA)
 - 6'-0" MIN. CONC. WALK PER TOWN OF YUCCA VALLEY STANDARDS
 - DISABLED SITE ENTRY SIGN WITH UNIVERSAL SYMBOL AND TEXT PER A.D.A.
 - DISABLED PARKING STALL WITH STRIPED ACCESS RAMP AND UNIVERSAL SYMBOL.
 - HANDICAP PARKING STALL SIGN W/ UNIVERSAL SYMBOL. (TYP.)
 - STD. PARKING SPACES (9'x19') W/ 4" WIDE (MIN) STRIPING BETWEEN SPACES
 - 3" A.C. PAVING PER CIVIL DESIGN.
 - DIRECTIONAL ARROWS PER TOWN OF YUCCA VALLEY STD.
 - FUTURE SIGNAGE PER TOWN OF YUCCA VALLEY STANDARD.
 - PARKING LOT LIGHTPOLE PER TOWN OF YUCCA VALLEY STD.
 - SIDEWALK RAMP
 - TRASH ENCLOSURE OF 8" CMU PER TOWN OF YUCCA VALLEY STD.
 - STREET LIGHTS
 - COMPACT PARKING SPACES (7.5'x15' MIN.)

NOTE 1: EXISTING POWER WITHIN A 20' EASEMENT TO BE RELOCATED IN AN UNDERGROUND CONDUITS WITHIN THE ROW. RELOCATION WILL BE COORDINATED WITH THE POWER COMPANY.

NOTE 2: EXIST JOSHUA TREES, TOTAL 12 TREES, TO BE RELOCATED AND REPLANTED ON-SITE. REFER TO FINAL LANDSCAPE PLAN FOR DETAIL.

TOWN OF YUCCA VALLEY PLANNING DIVISION

CASE NO. _____
DATE APPROVED: 11-10-08
APPROVED BY: PC



PETRA ENGINEERING
13840 DOS PALMAS ROAD
VICTORVILLE, CA 92392
TEL (760)792-9875 * FAX (760) 241-9153
PREPARED BY:
NASHT I. MUWANES RCE NO. C67518