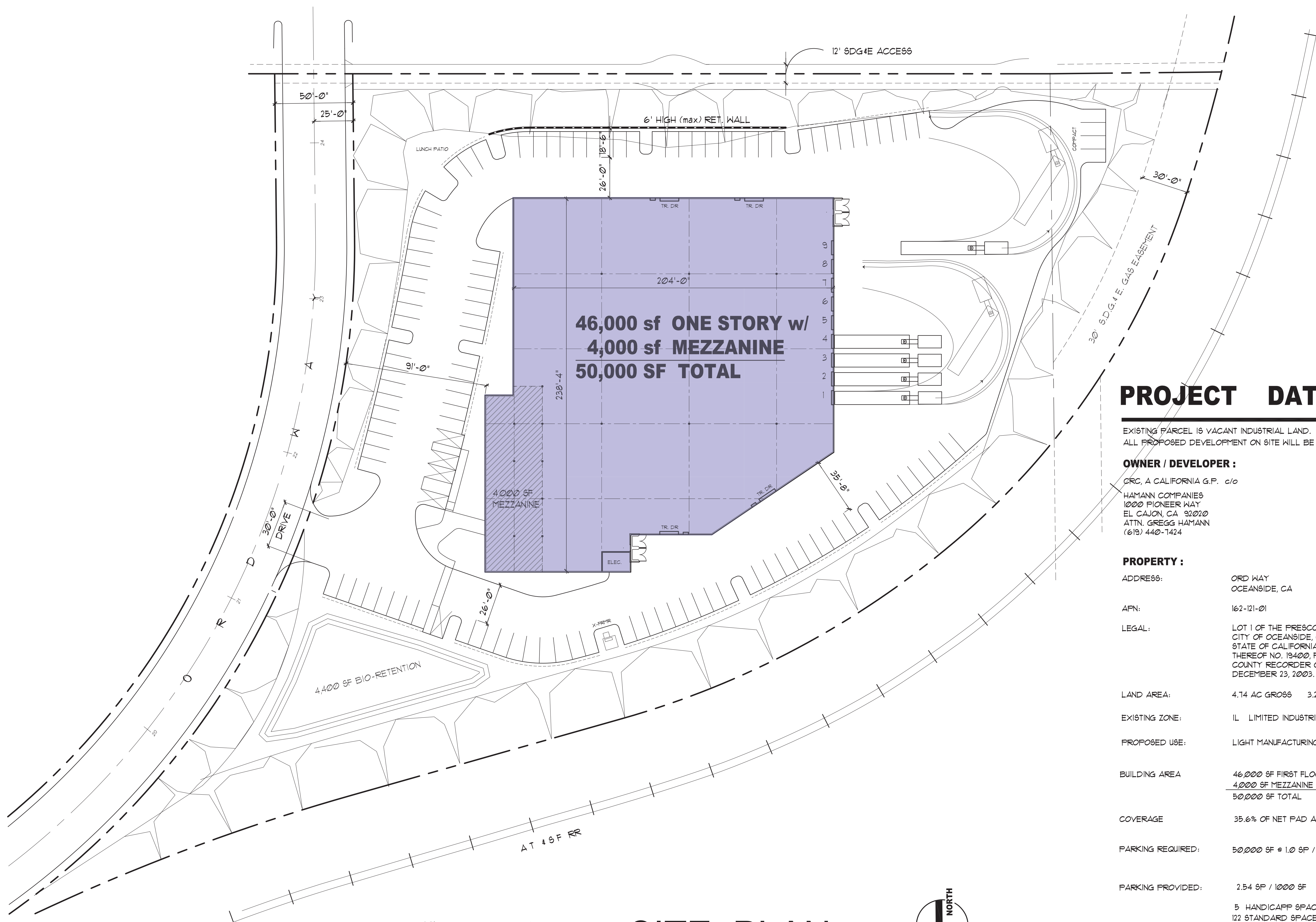


DATE:	NOV. 11, 2016
JOB No:	
DRAWN BY:	FDG
CHECKED BY:	
REVISIONS:	
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Industrial Facility
 O R D W A Y
 Oceanside California

A1



**46,000 sf ONE STORY w/
 4,000 sf MEZZANINE
 50,000 SF TOTAL**

4,000 SF MEZZANINE

4,400 SF BIO-RETENTION

PROJECT DATA :

EXISTING FARCEL IS VACANT INDUSTRIAL LAND.
 ALL PROPOSED DEVELOPMENT ON SITE WILL BE NEW.

OWNER / DEVELOPER :

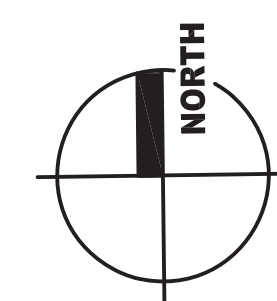
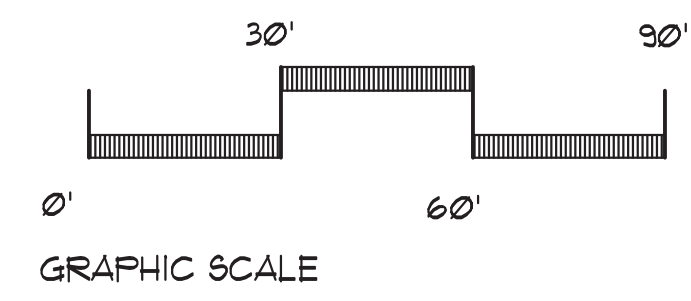
CRC, A CALIFORNIA G.P. c/o
 HAMANN COMPANIES
 1000 PIONEER WAY
 EL CAJON, CA 92020
 ATTN. GREGG HAMANN
 (619) 440-1424

PROPERTY :

ADDRESS:	ORD WAY OCEANSIDE, CA
APN:	162-121-01
LEGAL:	LOT 1 OF THE PRESCOTT INDUSTRIAL PARK IN THE CITY OF OCEANSIDE, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA ACCORDING TO MAP THEREOF NO. 13400, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY DECEMBER 23, 2003.
LAND AREA:	4.74 AC GROSS 3.22 AC NET PAD (140263 SF)
EXISTING ZONE:	IL LIMITED INDUSTRIAL DISTRICT
PROPOSED USE:	LIGHT MANUFACTURING, OFFICE, WAREHOUSE
BUILDING AREA	46,000 SF FIRST FLOOR 4,000 SF MEZZANINE 50,000 SF TOTAL
COVERAGE	35.6% OF NET PAD AREA
PARKING REQUIRED:	50,000 SF @ 1.0 SF / 1000 = 50 SPACES
PARKING PROVIDED:	2.54 SF / 1000 SF 5 HANDICAPP SPACES 122 STANDARD SPACES 127 TOTAL SPACES

SITE PLAN

SCALE: 1" = 30'-0"



D