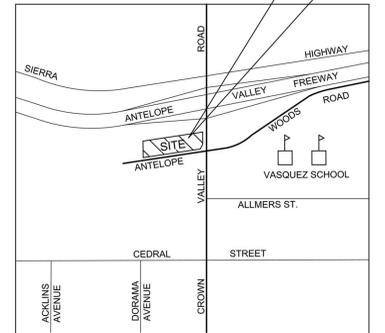


NWC OF CROWN VALLEY ROAD AND ANTELOPE WOODS ROAD ACTON, CALIFORNIA



VICINITY MAP

NOT TO SCALE



SITE DATA

ZONING		
CLIENT		RITE AID
PROPOSED USE		RETAIL
EXISTING ZONING		N/A
ADJACENT ZONING		COMMERCIAL
SITE AREA		
GROSS SITE AREA	(± 1.55 AC)	± 67,462 SF
NET SITE AREA	(± 1.46 AC)	± 63,699 SF

BUILDING DATA		
BUILDING AREA:		10,558 SF
BUILDING HEIGHT:		± 26'
NUMBER OF STORIES:		ONE

PARKING DATA		
RETAIL REQ. (10,558 SF / 250)		42 STALLS
PARKING PROVIDED:		50 STALLS
ADA :		3 STALLS
STANDARD :		44 STALLS
CLEAN AIR :		3 STALLS

PARKING RATIO PROVIDED:		4.7 / 1,000 S.F.
DRIVE THRU		
STACKING REQUIREMENTS:		N/A

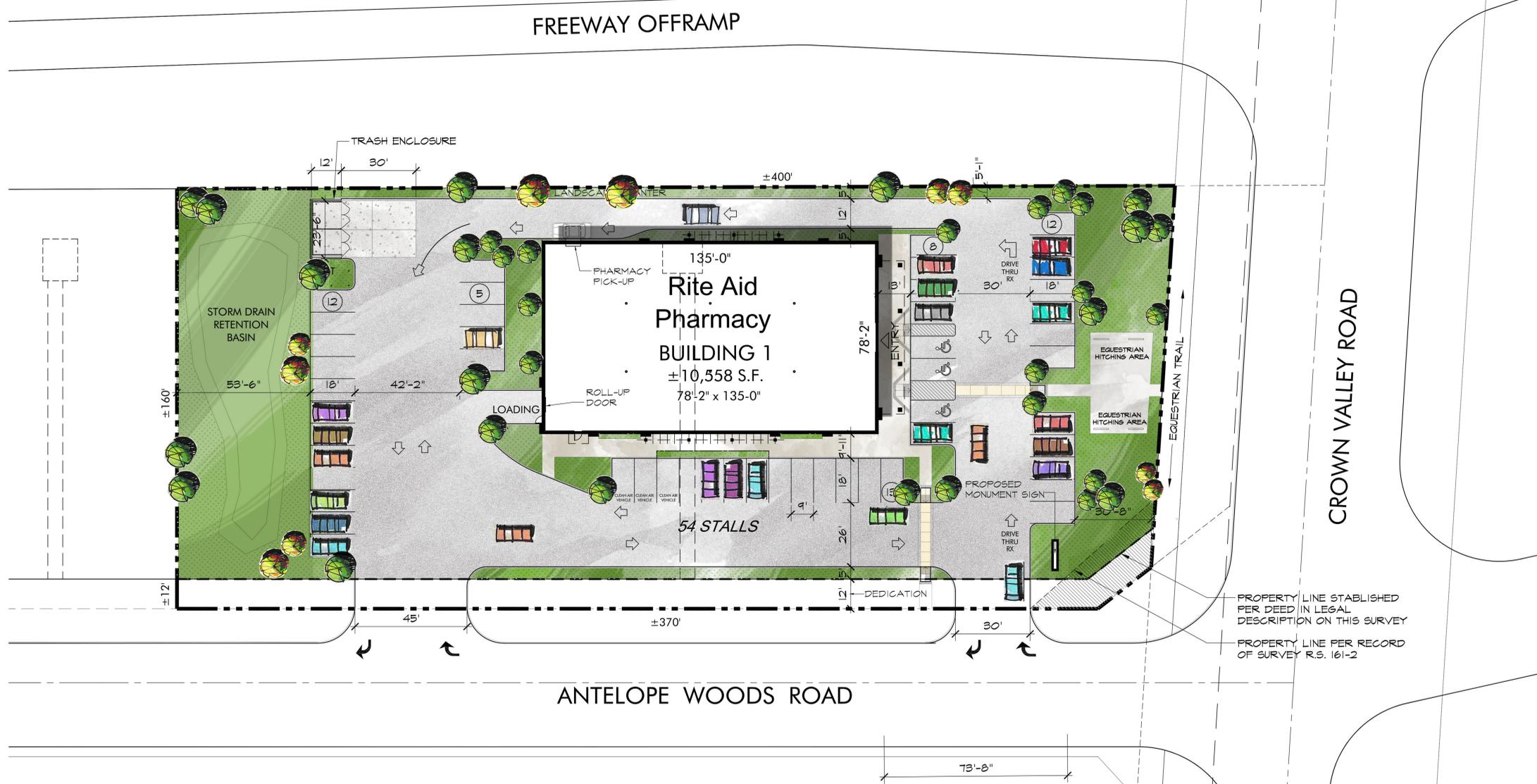
REQUIRED SETBACKS		
BUILDING:		
FRONT:		T.B.D.
SIDE - INTERIOR SIDE YARD:		T.B.D.
CORNER LOTS:		N/A
REAR:		T.B.D.

PARKING LANDSCAPE SETBACKS		
ANTELOPE WOODS ROAD:		T.B.D.
CROWN VALLEY ROAD:		T.B.D.

LANDSCAPE DATA		
LANDSCAPE AREA:		± 14,604 S.F.
LANDSCAPE PROVIDED :		22.9 %
(LANDSCAPE AREA DOES NOT INCLUDE DEDICATION AREA)		
RETENTION POND		± 4,281 S.F.

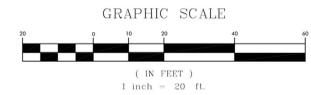
MIN. DRIVE AISLE WIDTH:		26'-0"
STANDARD PARKING STALL:		9'-0" x 18'-0"

NOTE:
1. TRUCK SIZE: WB-65 (53 FT. TRAILER)



PROPOSED SITE PLAN

SCALE: 1" = 20'-0"



RA#0000 ACTON, CA
PRELIMINARY SITE PLAN SUBJECT TO CHANGE.
ON SITE GRADES ARE PRELIMINARY ONLY. PROPERTY LINES AREA BASED ON ALTA SURVEY PREPARED BY SIKAND ENGINEERING DATED: 12.08.14

NWC OF CROWN VALLEY RD. & ANTELOPE WOODS RD.
ACTON, CALIFORNIA
RDS Partners Inc.

McKently Malak ARCHITECTS
35 Hugus Alley Suite 200
Pasadena California 91103-3648
TEL 626 583 8348 FAX 626 583 8387

PROPOSED SITE PLAN
03.09.2015 14256TMA

SP-08