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Project:

Gardena Blvd. &
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Carson, CA.

Consultants:

CIVIL Thienes
STRUCTURAL
MECHANICAL
PLUMBING
ELECTRICAL
LANDSCAPE SPLA
FIRE PROTECTION
SOILS ENGINEER

Title: OVERALL SITE PLAN

Project Number: 19329

Drawn by: JC

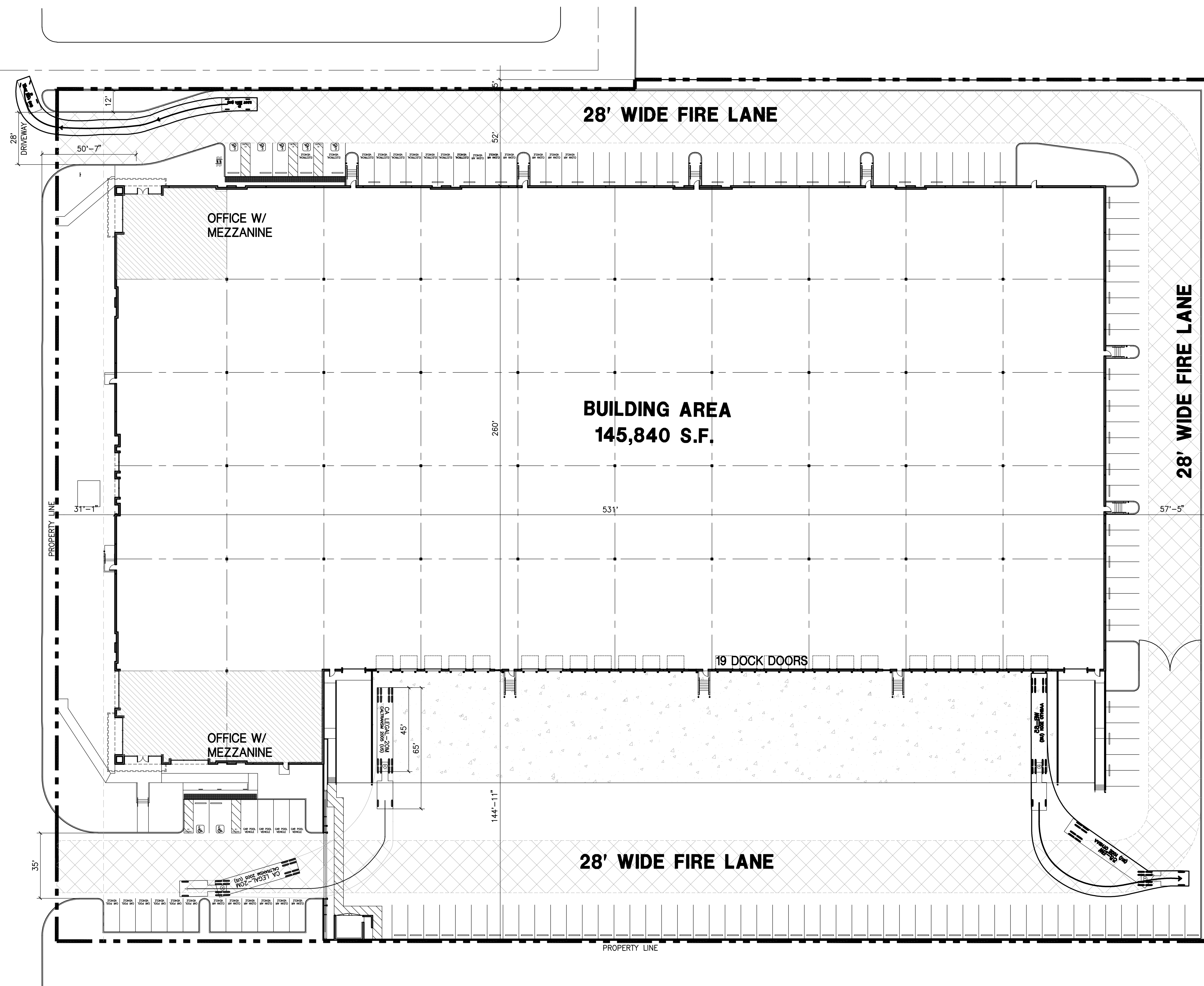
Date: 1/09/20

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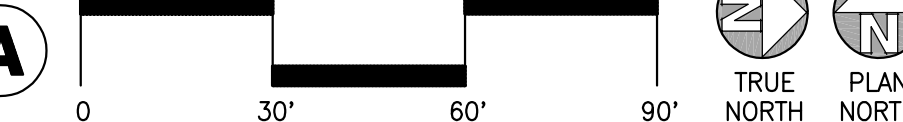
GARDENA BLVD.



SITE PLAN

scale: 1" = 30'-0"

SCALE: 1" = 30'-0"



TABULATION

SITE AREA	
Gross in s.f.	286,679 s.f.
Gross in acres	6.58 ac
BUILDING AREA	
Office - 1st floor	6,000 s.f.
Office - 2nd floor	2,500 s.f.
Warehouse	137,340 s.f.
TOTAL	145,840 s.f.
F.A.R.	50%
AUTO PARKING REQUIRED	
Office: 1/300 s.f.	28 stalls
Whse: 1/1,500 s.f.	92 stalls
TOTAL	120 stalls
AUTO PARKING PROVIDED	
Standard (8.5' x 18')	110 stalls
ADA Van (8.5' x 18')	2 stalls
ADA Std. (8.5' x 18')	3 stalls
ADA EV Van (8.5' x 18')	1 stalls
ADA EV Std. (8.5' x 18')	1 stalls
EV Std. (8.5' x 18')	7 stalls
Car Pool (8.5' x 18')	10 stalls
CAV (8.5' x 18')	12 stalls
Total	146 stalls
ZONING ORDINANCE FOR CITY	
Zoning Designation - ML-D	
MAXIMUM BUILDING HEIGHT ALLOWED	
Height - N/A	
LANDSCAPE REQUIREMENT	
Percentage - 5%	
LANDSCAPE PROVIDED	
Percentage	7.6%
In s.f.	21,798 s.f.
SETBACKS	
Building	Landscape
Front - 25'	5'
Side/Rear - 0'	5'

VICINITY MAP

