

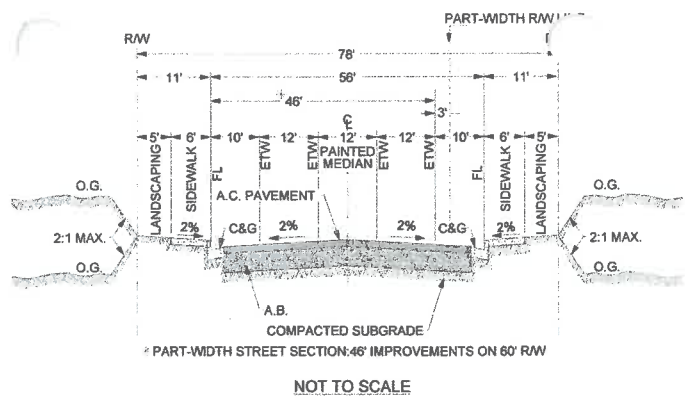
**LEGEND**

SHOWN - BUILDING & SAFETY BOARD COMMENTS
PLUPD - PLANNING DEPARTMENT COMMENTS
SPD - ENVIRONMENTAL PROTECTION DEPARTMENT COMMENTS
LDOT ORANGE - TRANSPORTATION DEPARTMENT COMMENTS
LDOT GREEN - REGIONAL PARKS & OPEN SPACE DISTRICT COMMENTS
RED - FIRE DEPARTMENT COMMENTS
YELLOW - ENVIRONMENTAL HEALTH DEPARTMENT COMMENTS
ORANGE - WASTE MANAGEMENT DEPARTMENT COMMENTS

**ABBREVIATIONS**  
 A.B. = AGGREGATE BASE  
 A.C. = ASPHALT CONCRETE  
 C&G = CURB AND GUTTER  
 ETW = EDGE OF TRAVELED WAY  
 FL = FLOW LINE  
 O.G. = ORIGINAL GROUND  
 RW = RIGHT OF WAY

**NOTE:**

1. THICKNESS OF A.B. AND A.C. TO BE DETERMINED BY SOIL TEST AT TIME OF GRADING OPERATIONS.
2. MINIMUM PAVING THICKNESS PER SPECIFICATIONS SECTION 8.07 OF THIS ORDINANCE.
3. ALL CURB AND GUTTER TO BE TYPE "A-6" UNLESS OTHERWISE SPECIFIED.
4. PROVIDE MIN. 36 INCHES CLEAR FROM BACK OF SIDEWALK TO ANY ABOVE GRADE OBJECTS, SUCH AS STREET LIGHTS, FIRE HYDRANTS, POWER POLES. WIDEN SIDEWALK IF NECESSARY TO MEET ADA REQUIREMENTS.



**PRE-APPLICATION REVIEW  
 CATEGORY II**

**PROJECT APPLICANT:**  
 ELIAS ALFATA 6372 GARDEN HILLS WY  
 RIVERSIDE, CA. 92506  
 TEL: 951 / 454-0912  
 E-MAIL: GEDRIVERSIDE@GMAIL.COM

**PROPERTY OWNER:**  
 KAVIANNA INC.  
 TAJINDER SINGH DUTTA  
 SUKHCHEERAN SINGH  
 10759 SAFFRON ST  
 FONTANA CA. 92337  
 TEL: 951/ 536-1640  
 EMAIL: goldy3099@yahoo.com

**APN & LEGAL DESCRIPTION:**  
 Legal Description:  
 Lot Code: 11  
 Legal Brief Description: LOT:11 4.54 ACRES  
 M/L IN POR LOT 11 MB 001/005 OAKES & SAWYERS SUB  
 APN 317-270-002

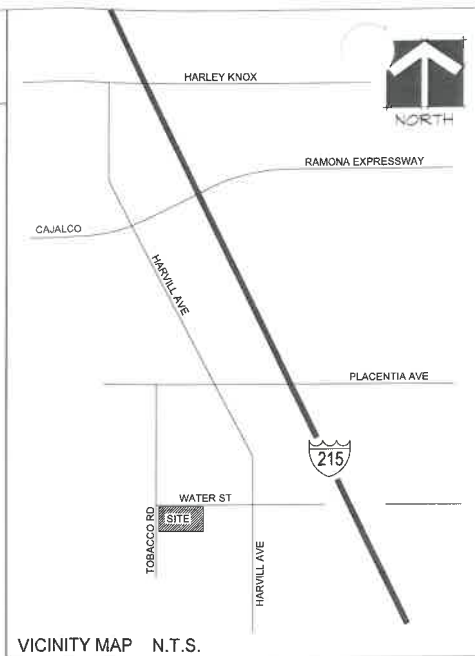
**WASTE DISPOSAL SYSTEM:**  
 SEPTIC SYSTEM "ON SITE"

**FEMA MAPPED FLOODPLAINS:**  
 OUTSIDE FLOODPLAN  
 WATER SHED SAN JACINTO VALLEY

**PROJECT DATA:**  
 PROPOSED ONE STORY STEEL STRUCTURE: 4,800 SF  
 FIRE SPRINKLERS: YES  
 OCCUPANCY GROUP: B & S-1  
 TYPE OF CONSTRUCTION: TYPE - III

**LOT SIZE:**  
 GROSS ACREAGE: ± 4.54 AC  
 NET ACREAGE: ± 4.23 AC

**ZONING:**  
 EXISTING: I-P, CZ NUMBER 7830  
 PROPOSED: I-P



REVISION	BY
△	EA
△	EA
△	EA
△	EA

**ALFA DESIGN  
 DESIGN & PERMIT PRODUCTIONS**  
 6372 Garden Hills Wy  
 Riverside, Ca. 92506  
 gedriverside@gmail.com  
 TEL: 951 . 454 . 0912  
 01-2023  
 ELIAS ALFATA

**JOB LOCATION**  
 APN 317 - 270 - 002  
 LOT:11 4.54 ACRES M/L IN  
 POR LOT 11 MB 001/005  
 OAKES & SAWYERS SUB

**OWNER**  
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 10759 SAFFRON ST  
 FONTANA CA 92337  
 TEL: 951/ 536-1640  
 goldy3099@yahoo.com

**PRE-APPLICATION REVIEW 01-30-2023  
 WAREHOUSE BUILDING / TRUCK PARKING  
 PLOT PLAN**

SCALE 1" = 20'-00"
DATE 01/30/2023
DESIGNER ELIAS ALFATA
ENGINEER N/A
REVIEWED BY -

JOB No  
23-505

SHEET  
A1.00  
PLAN PREPARATION  
01/30/2023

