

ARCHITECTURAL STYLE: SPANISH

PLOT PLAN SUBMITTAL
FONTANA, CA
AUGUST 28, 2024

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Project Team

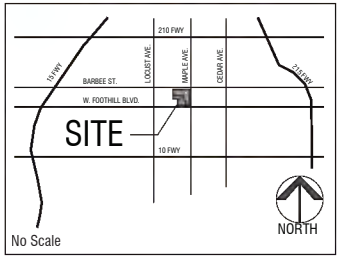
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Vicinity Map Plan



DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

COVER SHEET

AO

A1.0

SCALE N/A
JOB NO. 2023-0653
DATE 08-28-2024

FONTANA ZONING STANDARDS

Subject	Code	General Zoning		Proposed
General Plan/Zoning	Fontana Zoning Code/ Fontana Municipal Code	R4		R4
Lot Area		8.1 acres		
Min Lot Size	Table No. 30-447	2 acres		
Density/ Total Unit Count	Table No. 30-454	min 24.1 du/ac - max 39 du/ac		265 Units or 32.6 DU/AC
FAR	Table No. 30-454	Max 5.0		1
Setbacks	Table 30-448 for Building Setback; Sec. 30-366 for parking setbacks	Min Front Yard	5' min - 25' max	19' min.
		Min Side Yard	5'	11 ' min.
		Min Rear Yard	10'	57'
		Bldg to Bldg	30'	30'
Maximum Height	Table No. 30-447	55' (4 stories)		55'
Patio (enclosed or open) and sunshade when attached to dwelling unit	Table No. 30-448	Balconies/ patio can encroach into the setback by 6' (see note 10)		Patios into allowed setback 1'
Lot Coverage	Table No. 30-447	Max 70% of gross acres		28%
Storage	Section 30-450	125 CF for each unit		Every unit has at least 125 CF of storage
Minimum private open space per unit	Table No. 30-447	120 S.F.ground floor patio; 80 s.f. balcony		Comply
Minimum usable open space	Table No. 30-447	Total: 35% (Private and Common)		36%
Minimum common open space	Table No. 30-447	Total: 30% (Common including fitness, club area)		30%
Refuse/ Recycle bins	Section 30-450	0-8 DU (1) 3-yard bin; 16-24 DU (2) 3-yard bins; every additional 8 DU (+1 bin)		Pending sanitation review of proposed 20 bins based on 2x per week pickup
Minimum Landscape area	Section 30-669.a.3	15%		28%
Parking	Table No. 30-447; Table No. 30-455.A and Section 30-693	1 Bedroom	1.75	1.75
		2 Bedrooms	1.75	1.75
		3 Bedrooms	1.75	1.75
		Garages	10'x20'	10'x20'
		Standard stalls	9'x19'	9'x19'
		Carport	10'x20'	9'x19'
		Tandem	38' deep (Table 30-685.A)	38' deep
		Parallel	8x22	n/a
		Drive aisle	Driveway: 26'; 30' for 3+ stories	Comply

PROJECT DESCRIPTION

265 UNIT MIXED-USE APARTMENT PROJECT CONSISTING OF TWO 4 STORY TYPE V APARTMENT BUILDINGS AND FOUR 3 STORY TYPE V APARTMENTS WITH TUCK-UNDER GARAGES AND SURFACE PARKING

ZONING	R4
PROPOSED USE	MULTIFAMILY
TOTAL UNITS	265 UNITS
SITE AREA	8.1 AC 354,027 S.F.
DENSITY	32.61 DU/AC
CONSTRUCTION TYPE	TYPE V
OCCUPANCY	R2, A, B

BUILDING/ UNIT MIX

BLDG. TYPE	1 BR / 1 BA				2 BR / 2 BA			3 BR / 2 BA		TOTAL UNIT
	A1	A2	A3	A4	B1	B2	B3	C1		
A-1	13	14	47		17		10			101
B-2	12	16	9		28		3			68
C-3				6		12		6		24
C-4				6		12		6		24
C-5				6		12		6		24
C-6				6		12		6		24
UNIT TOTAL	25	30	56	24	45	48	13	24		265
	135				106			24		
%	51%				40%			9%		100%

NET RENTABLE

UNIT TYPE	QTY.	NET RENTABLE PER UNIT SQ.FT	TOTAL NET RENTABLE SQ.FT.	PRIVATE OPEN SPACE SQ.FT.	TOTAL PRIVATE OPEN SPACE SQ.FT.
A1	25	610	15,250	81	2,025
A2	30	709	21,270	80	2,400
A3	56	704	39,424	80	4,480
A4	24	756	18,144	80	1,920
B1	45	964	43,380	85	3,825
B2	48	1,030	49,440	80	3,840
B3	13	1,060	13,780	80	1,040
C1	24	1,399	33,576	80	1,920
TOTAL	265	884	234,264		21,450

PARKING SUMMARY

TOTAL PARKING REQUIRED

UNIT TYPE	UNITS	RATIO	QTY.
1 BR	136	1.75	238
2 BR	106	1.75	186
3 BR	24	1.75	42
TOTAL REQUIRED	265		464

TOTAL PARKING PROVIDED

RESIDENT PARKING PROVIDED	QTY.	%
STANDARD STALL	170	37%
GARAGES	100	22%
CARPORT	194	42%
TOTAL STALLS PROVIDED	464	100%
RESIDENT PARKING RATIO	1.75	STALL/ DU

RESIDENTIAL PARKING SUMMARY

ACCESSIBLE PARKING REQUIRED
CBC TABLE 11B-208.2.4 & TABLE 11B-208.2.3

RESIDENTIAL STALLS	STALLS*	FACTOR	STD.	VAN 1/8	TOTAL
ASSIGNED RESIDENTIAL	277	2%	5	1	6
UNASSIGNED GUEST	0	5%	0	0	0
UNASSIGNED LEASING	0	5%	0	0	0
			5	1	6

* THE ACCESSIBLE STALLS FOR EV ARE CALCULATED BELOW AND NOT INCLUDED IN THIS COUNT.
* (CALCULATED NUMBER OF STALLS – ALL PROVIDED - EV CHARGERS - EV READY)

EV STALLS REQUIRED
CBSC 4.106.4.2.2 & 4.106.4.2.2.1.2

ASSIGNED		MIN. FACTOR	ADJ. FACTOR	TOTAL
EV CHARGERS	464 STALLS	5%	-	24
EV READY - LOW POWER		25%	-	116
EV CAPABLE**		10%	-	47
				187

STD.	1/25 - 9' AISLE*	TOTAL
179	8	187

GROSS BUILDING AREA

BUILDING TYPE	AREA S.F.	AMOUNT	TOTAL
A	134,682	1	134,682
B	89,245	1	89,245
C	30,816	4	123,264
TOTAL		6	347,191

LOT COVERAGE

MAX. REQUIRED	PROVIDED
70%	28%

OPEN SPACE

TYPE	AREA S.F.
REQUIRED USABLE OPEN SPACE: 35% COMMON AND PRIVATE	123,909
REQUIRED COMMON OPEN SPACE: 30% COMMON	106,208
REQUIRED LANDSCAPE: 15% OF SITE AREA	53,104
FITNESS	1,263
MISC. COMMON AREAS	1,056
YOGA	484
CLUB	703
LEASING LOUNGE	1,078
LOUNGE 1	407
MAIL LOUNGE	788
CO-WORKING	822
REMOTE OFFICE 1	271
REMOTE OFFICE 2	271
LOUNGE 2	1,003
RESTROOMS	389
OUTDOOR LANDSCAPE AREAS	97,980
COURTYARD 1	
COURTYARD 2	
PERIMETER LANDSCAPE AREAS	
MISC. LANDSCAPE AREAS	
POCKET PARK	
PRIVATE OPEN SPACE	21,450
TOTAL USABLE OPEN SPACE PROVIDED	**127,965**
TOTAL COMMON OPEN SPACE PROVIDED	**106,515**
TOTAL LANDSCAPE PROVIDED	**97,980**
AVERAGE USABLE OPEN SPACE S.F. PER UNIT PROVIDED	**483**

STORAGE

REQUIRED: MIN. 125 CF PER UNIT	265 UNITS
PROVIDED	265 UNITS

DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

PROJECT SUMMARY

AO

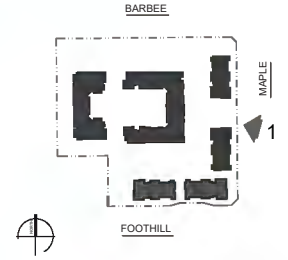
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SCALE N/A
JOB NO. 2023-0653
DATE 08-28-2024



VIEW ON MAPLE LOOKING WEST 1

KEY MAP



DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

CONCEPTUAL PERSPECTIVE

AO

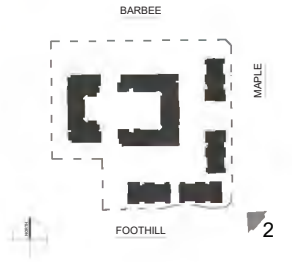
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JOB NO. 2022-0255
DATE 07-25-2024



VIEW AT CORNER OF MAPLE AND FOOTHILL LOOKING NORTHWEST 2

KEY MAP



DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

CONCEPTUAL PERSPECTIVE

AO

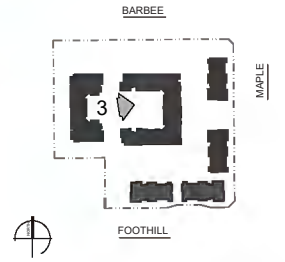
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JOB NO. 2023-0653
DATE 08-28-2024



VIEW OF BLDG A COURTYARD LOOKING EAST 3

KEY MAP



DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

CONCEPTUAL PERSPECTIVE

AO

A1.13

JOB NO. 2022-0255
DATE 07-25-2024



LEGEND

- 3-STORY BUILDING
- 4-STORY BUILDING

NOTES:

SITE LOCATION: NORTHWEST OF FOOTHILL BOULEVARD AND MAPLE AVENUE

APN: 0243-142-01, 02, 03, 04, 05, & 06

LEGAL DESCRIPTION: A PORTION OF FARM LOT 425, ACCORDING TO THE MAP OF THE LANDS BELONGING TO SEMI-TROPIC LAND AND WATER COMPANY, IN THE COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA AS PER PLAT THEREOF RECORDED IN BOOK 11 OF MAPS, PAGE 12, RECORDS OF SAID COUNTY

SEE TTM FOR ANY LEGAL EASEMENTS OR OTHER PERTINENT LEGAL FEATURES

SEE CIVIL PLANS FOR ANY IMPROVEMENTS WITHIN 100' OF SITE BOUNDARIES

SEE TTM FOR STREET DEDICATIONS AND IMPROVEMENTS

SEE CONCEPT GRADING PLAN FOR EXISTING AND PROPOSED UTILITIES

SEE CONCEPT GRADING PLAN FOR LINE OF SIGHT

SEE SHEET A1.3 FOR FIRE TRUCK TURN RADIUS PER CITY STANDARDS

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FOOTHILL AND MAPLE

FONTANA, CA

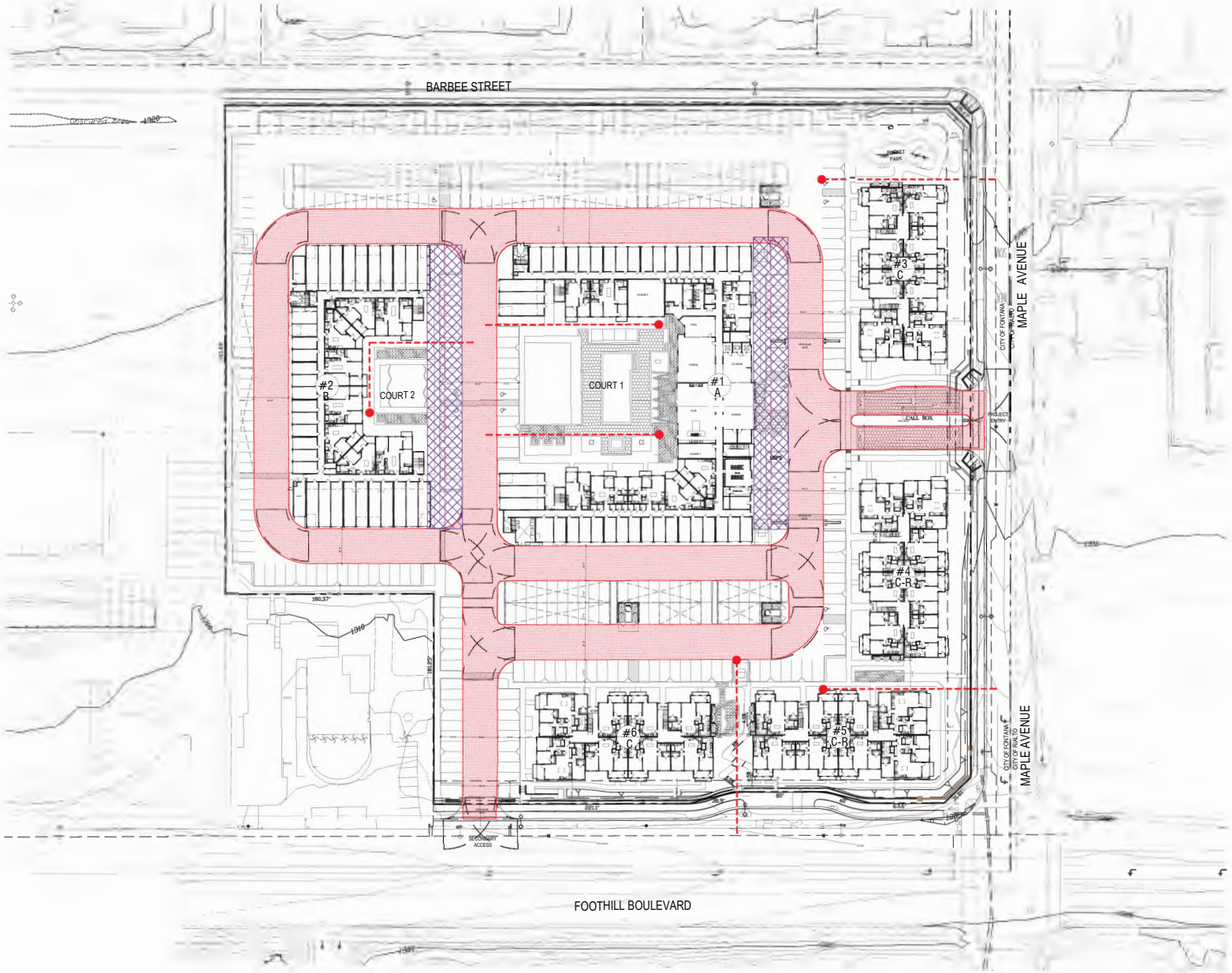
CONCEPTUAL SITE PLAN

0 40' 80' 120' 160'

AO

A1.2

SCALE 1" = 40'
JOB NO. 2023-0653
DATE 08-28-2024



LEGEND

- FIRE APARATUS TURNING RADIUS
- 150'-0" MAX. HOSE PULL
- 15'-0" - 30'-0" FIRE LADDER SETBACK (4-STORY BUILDINGS)
- 30'-0" WIDE (MIN.) PAVED FIRELANE

DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

FIRE ACCESS PLAN

0 40' 80' 120' 160'

AO

A1.3

SCALE 1" = 40'
JOB NO. 2023-0653
DATE 08-28-2024



LEGEND

- PRIVATE OPEN SPACE
- OUTDOOR COMMON OPEN SPACE
- INTERIOR AMENITY

OPEN SPACE

TYPE	AREA S.F.
REQUIRED USABLE OPEN SPACE: 35% COMMON AND PRIVATE	123,909
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DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

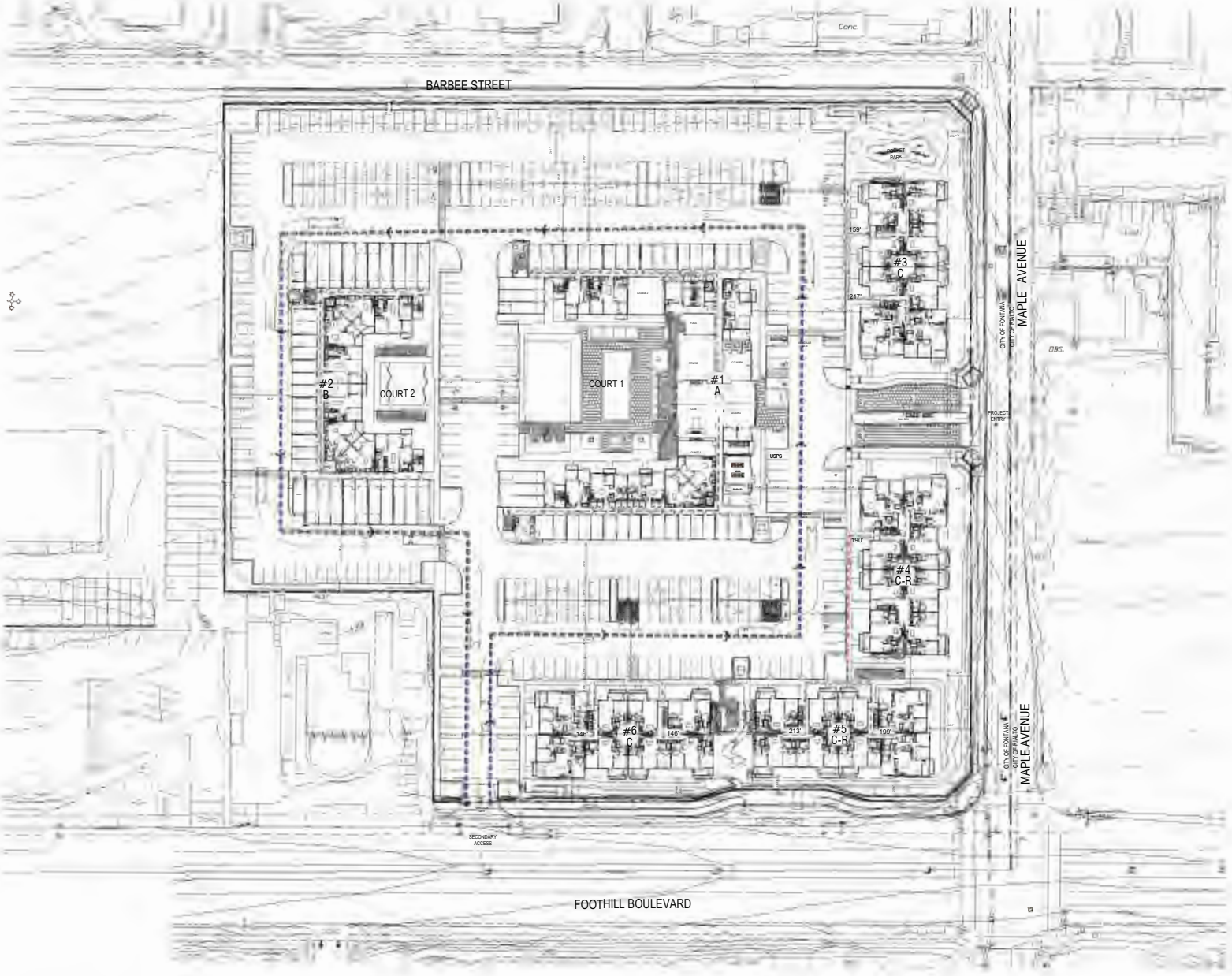
OPEN SPACE PLAN

0 40' 80' 120' 160'

AO

A1.4

SCALE 1" = 40'
JOB NO. 2023-0653
DATE 08-28-2024



LEGEND

- TRASH HAULER TRUCK ROUTE
- RESIDENT TRASH ROUTE
- TRASH TERMINATION ROOM
- TRASH CHUTE ROOM
- REMOTE TRASH ENCLOSURE

TRASH NARRATIVE

FOR BLDG 1 AND 2, WHICH ARE 4 STORY BUILDINGS, RESIDENTS BRING THEIR TRASH AND RECYCLING TO THE TRASH CHUTE LOCATION ON EVERY LEVEL. THE CHUTES LEAD TO A TRASH TERMINATION ROOM ON THE GROUND FLOOR.

FOR BLDG 3,4,5,6 WHICH ARE 3 STORY BUILDINGS, RESIDENTS BRING THEIR TRASH AND RECYCING TO REMOTE TRASH ENCLOSURES LOCATED NEARBY.

ON PICKUP DAYS, BUILDING MANAGEMENT WILL POSITION BINS BY THE DOORS OF THE TRASH TERMINATION ROOMS FOR EASE OF ROLLING OUT, WHERE BINS WILL AWAIT PICKUP BY TRASH HAULER TRUCKS.

TRASH HAULERS WILL ENTER THE SITE FROM FOOTHILL BLVD. IT WILL TURN RIGHT AT THE FIRST DRIVE AISLE HEADING EAST, SERVICE TRASH ENCLOSURE OUTSIDE OF BLDG 6, THEN NORTH AND SERVICE THE 2ND REMOTE TRASH ENCLOSURE OUTSIDE BLDG 4. THE TRUCK WILL CONTINUE NORTH AND SERVICE THE 3RD REMOTE TRASH ENCLOSURE OUTSIDE BLDG 3. IT WILL THEN TURN LEFT AND HEAD WEST AND SERVICE THE TRASH TERMINATION ROOM 1 IN BLDG A. IT WILL TURN LEFT AND HEAD SOUTH, THEN TURN LEFT AND HEAD EAST. IT WILL THEN SERVICE TRASH TERMINATION ROOM 2 IN BLDG A. THEN IT WILL TURN RIGHT AND HEAD SOUTH AND EXIT THE SITE ONTO FOOTHILL BLVD.

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FOOTHILL AND MAPLE

FONTANA, CA

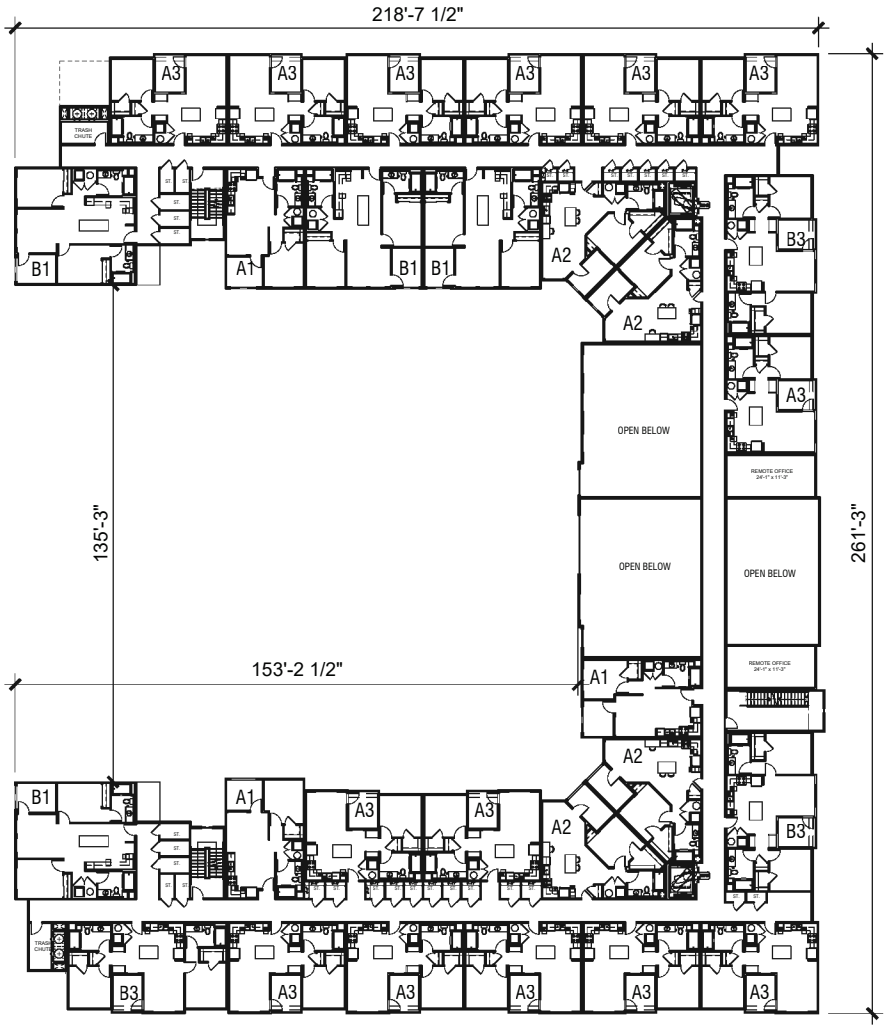
WASTE MANAGEMENT PLAN

0 40' 80' 120' 160'

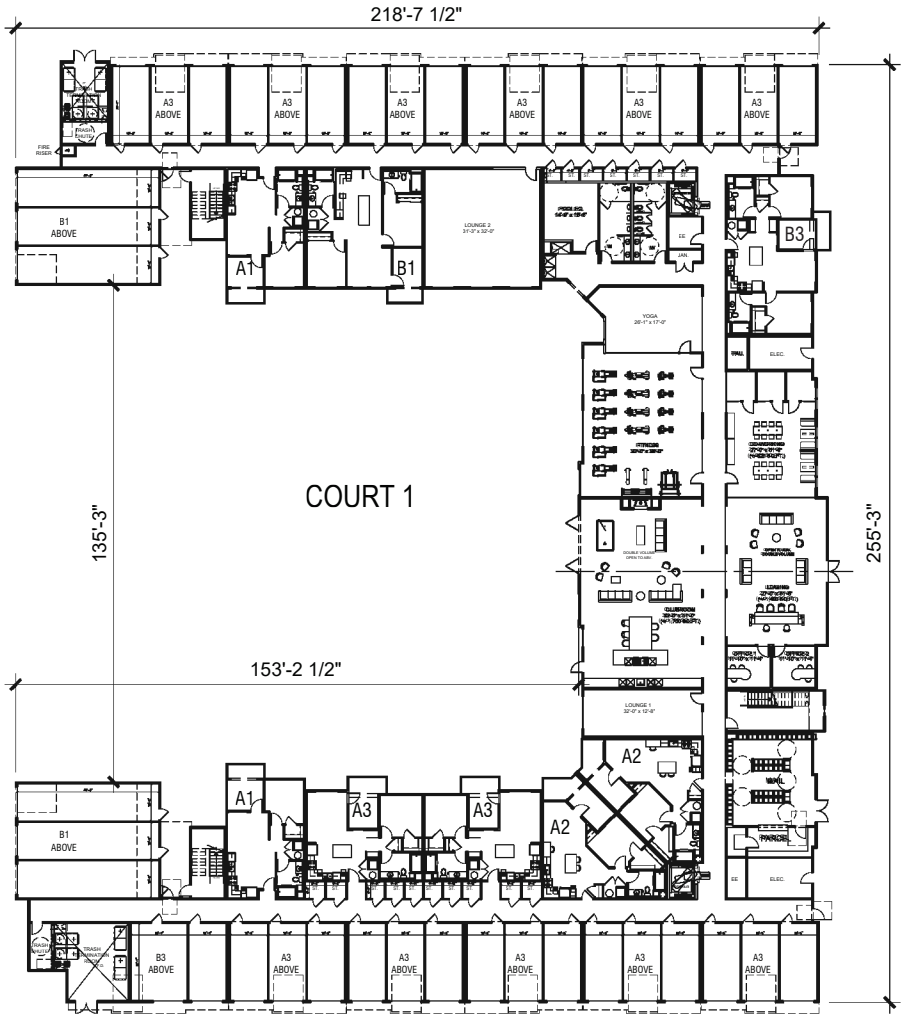
AO

A1.5

SCALE 1" = 40'
JOB NO. 2023-0653
DATE 08-28-2024



SECOND FLOOR PLAN



FIRST FLOOR PLAN

DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

BLDG A COMPOSITE PLANS

0 16' 32' 48' 64'

AO

A2.1

SCALE 1/16" =1'
JOB NO. 2022-0255
DATE 07-25-2024



THIRD & FOURTH FLOOR PLANS

DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

BLDG A COMPOSITE PLANS

0 16' 32' 48' 64'

AO

A2.2

SCALE 1/16" =1'
JOB NO. 2022-0255
DATE 07-25-2024



EAST ELEVATION-1



SOUTH ELEVATION-2



WEST ELEVATION-3



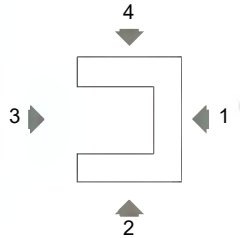
NORTH ELEVATION-4

MATERIAL / COLOR LEGEND

1	SPANISH "S" TILE ROOFING
2	EXTERIOR STUCCO
3	DECORATIVE GABLE VENT
4	ALUMINUM STOREFRONT GLAZING SYSTEM
5	VINYL WINDOW
6	STONE VENEER
7	METAL AWNING
8	METAL RAILING
9	DECORATIVE GABLE DETAIL
10	SECTIONAL GARAGE DOOR
11	DECORATIVE TILE
12	DECORATIVE LOUVERED VENT
13	DECORATIVE TRIM
14	DECORATIVE SHUTTER

FOR FURTHER INFORMATION NOT SHOWN HERE, REFER TO THE COLOR AND MATERIAL BOARD

KEY MAP-A



Wednesday, July 24, 2024 12:02:36 PM
R:\2022\2023-0663 DIVERSIFIED - FOOTHILL & MAPLE - FONTANA\03 DESIGN\SCHEMATIC\CAD\23-653 A2.3 BUILDING-A ELEVATIONS.DWG

DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

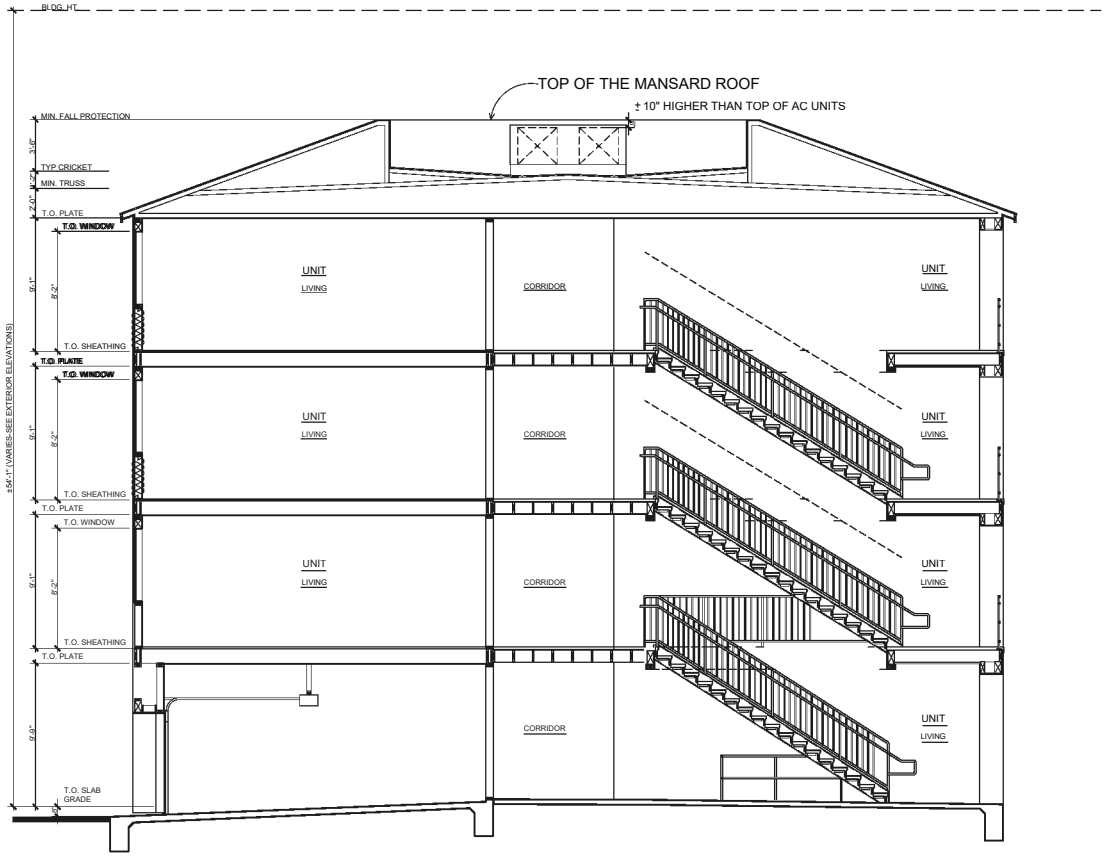
BLDG A ELEVATIONS

0 16' 32' 48' 64'

AO

A2.3

SCALE 1/16" =1'
JOB NO. 2022-0255
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ROOFTOP MECH EQUIPMENT SCREENING

DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

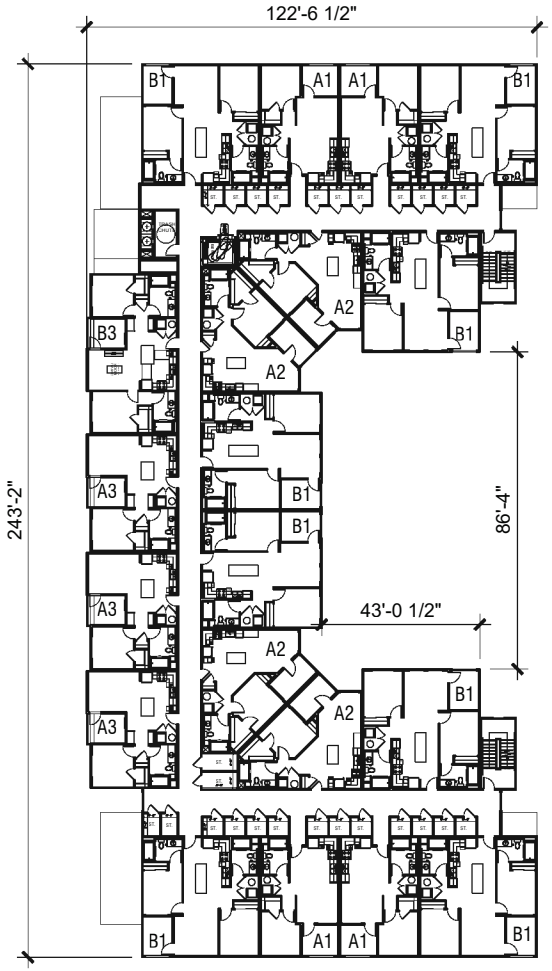
BLDG A PARTIAL SECTION

0 4' 8' 12' 16'

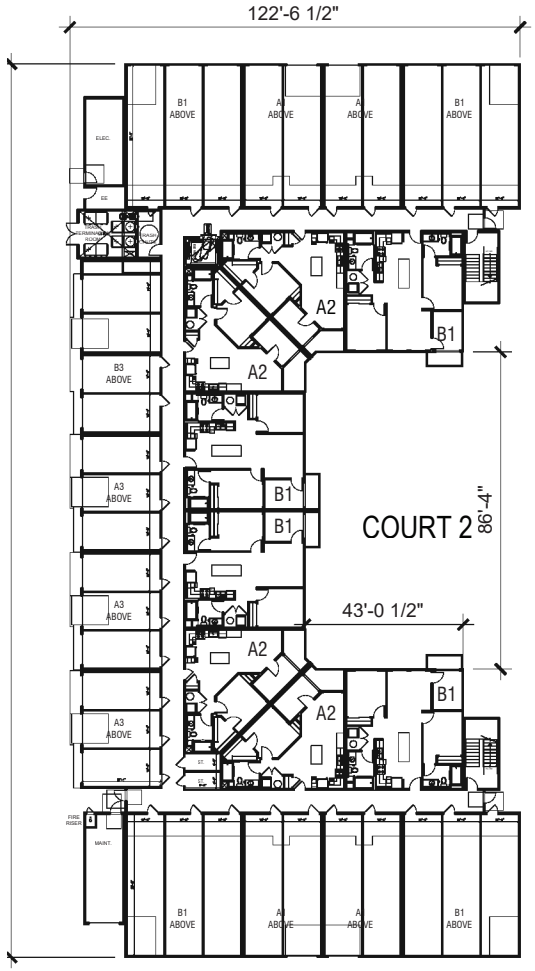
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A2.4

SCALE 1/8" =1'
JOB NO. 2022-0255
DATE 07-25-2024



SECOND THIRD & FOURTH FLOOR PLAN



FIRST FLOOR PLAN

DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

BLDG B COMPOSITE PLANS

0 16' 32' 48' 64'

AO

A3.1

SCALE 1/16" =1'
JOB NO. 2022-0255
DATE 07-25-2024



EAST ELEVATION-1



SOUTH ELEVATION-2



WEST ELEVATION-3



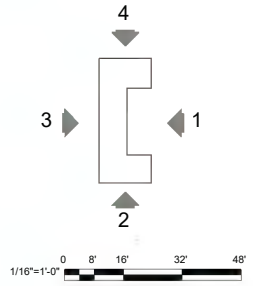
NORTH ELEVATION-4

MATERIAL / COLOR LEGEND

1	SPANISH "S" TILE ROOFING
2	EXTERIOR STUCCO
3	DECORATIVE GABLE VENT
4	ALUMINUM STOREFRONT GLAZING SYSTEM
5	VINYL WINDOW
6	STONE VENEER
7	METAL AWNING
8	METAL RAILING
9	DECORATIVE GABLE DETAIL
10	SECTIONAL GARAGE DOOR
11	DECORATIVE TILE
12	DECORATIVE LOUVERED VENT
13	DECORATIVE TRIM
14	DECORATIVE SHUTTER

FOR FURTHER INFORMATION NOT SHOWN HERE, REFER TO THE COLOR AND MATERIAL BOARD

KEY MAP-B



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DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

BLDG B ELEVATIONS

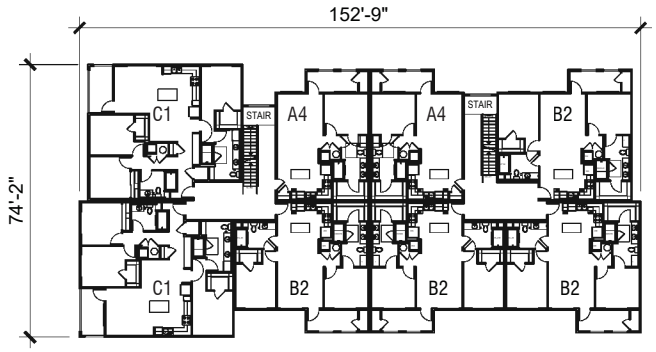
NORTH

0 16' 32' 48' 64'

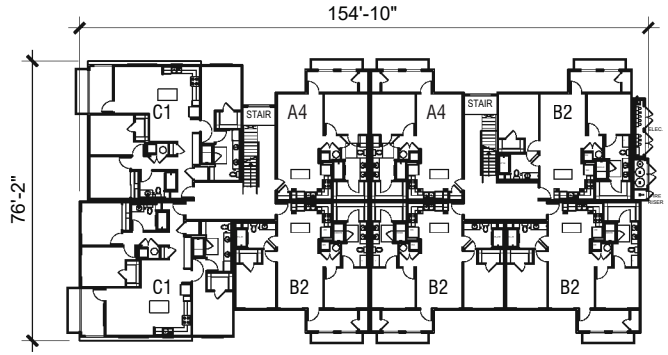
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A3.2

SCALE 1/16" =1'
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SECOND & THIRD FLOOR PLANS



FIRST FLOOR PLAN

DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

BLDG C COMPOSITE PLANS

0 16' 32' 48' 64'

AO

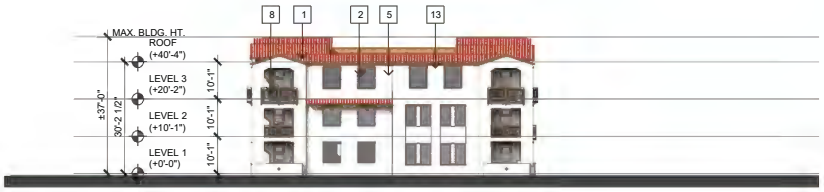
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SCALE 1/16" =1'
JOB NO. 2022-0255
DATE 07-25-2024

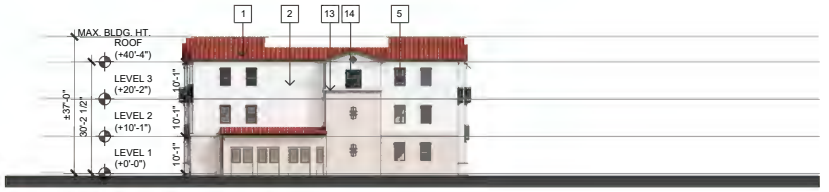
MATERIAL / COLOR LEGEND

1	SPANISH "S" TILE ROOFING
2	EXTERIOR STUCCO
3	DECORATIVE GABLE VENT
4	ALUMINUM STOREFRONT GLAZING SYSTEM
5	VINYL WINDOW
6	STONE VENEER
7	METAL AWNING
8	METAL RAILING
9	DECORATIVE GABLE DETAIL
10	SECTIONAL GARAGE DOOR
11	DECORATIVE TILE
12	DECORATIVE LOUVERED VENT
13	DECORATIVE TRIM
14	DECORATIVE SHUTTER

FOR FURTHER INFORMATION NOT SHOWN HERE, REFER TO THE COLOR AND MATERIAL BOARD



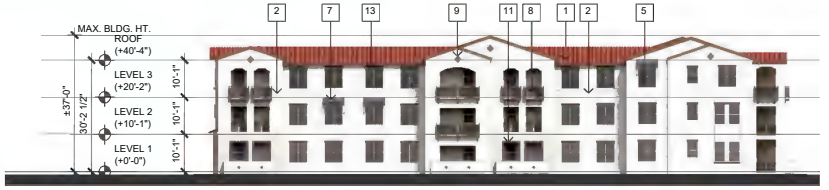
SIDE ELEVATION (BLDG 4)
BLDG 3,6 (MIRRORED AND SIMILAR)



SIDE ELEVATION (BLDG 4)
BLDG 3,6 (MIRRORED AND SIMILAR)



REAR ELEVATION (BLDG 4)
BLDG 3,6 (MIRROR AND SIMILAR)



FRONT ELEVATION (BLDG 4: MAPLE AVE.)
BLDG 3: MAPLE AVE (MIRROR AND SIMILAR)



FRONT ELEVATION (BLDG 6: FOOTHILL BLVD.)

Friday, September 06, 2024 9:09:12 AM
R:\2023\2023-0653 DIVERSIFIED - FOOTHILL & MAPLE - FONTANA\03 DESIGN\SCHEMATIC\CAD\23-653 A4.2 BUILDING-C ELEVATIONS.DWG

DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

BLDG C ELEVATIONS
(BLDG 3,4,6)

0 16 32 48 64

AO

A4.2

SCALE 1/16" =1'
JOB NO. 2023-0653
DATE 08-28-2024



EAST ELEVATION-4



WEST ELEVATION-2



NORTH ELEVATION-3



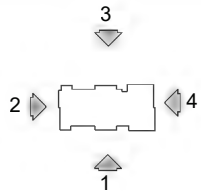
SOUTH ELEVATION-1

MATERIAL / COLOR LEGEND

1	SPANISH "S" TILE ROOFING
2	EXTERIOR STUCCO
3	DECORATIVE GABLE VENT
4	ALUMINUM STOREFRONT GLAZING SYSTEM
5	VINYL WINDOW
6	STONE VENEER
7	METAL AWNING
8	METAL RAILING
9	DECORATIVE GABLE DETAIL
10	SECTIONAL GARAGE DOOR
11	DECORATIVE TILE
12	DECORATIVE LOUVERED VENT
13	DECORATIVE TRIM
14	DECORATIVE SHUTTER

FOR FURTHER INFORMATION NOT SHOWN HERE, REFER TO THE COLOR AND MATERIAL BOARD

KEY MAP-C



Thursday, August 22, 2024 11:38:20 AM
R:\2023\2023-0653 DIVERSIFIED - FOOTHILL & MAPLE - FONTANA\03 DESIGN\SCHEMATIC\CAD\23-653 A4.2 BUILDING-C ELEVATIONS.DWG

DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

BLDG C-ALT ELEVATIONS (BLDG 5)

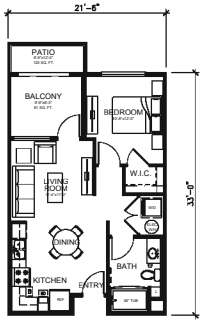
NORTH

0 16' 32' 48' 64'

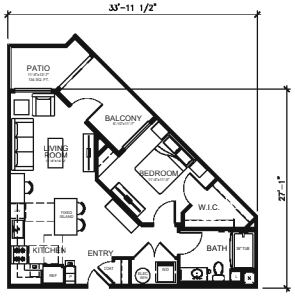
AO

A4.21

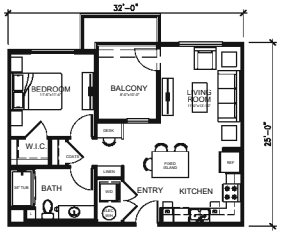
SCALE 1/16" =1'
JOB NO. 2023-0653
DATE 07-25-2024



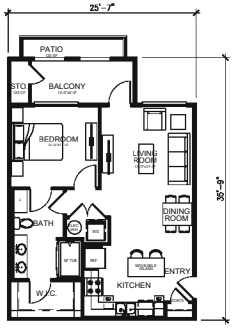
UNIT A1: 1BR / 1BA
LIVABLE AREA: 610 SQ. FT.
BALCONY AREA: 81 SQ. FT.
PATIO AREA: 120 SQ. FT.
QUANTITY:



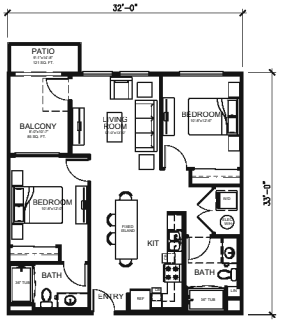
UNIT A2: 1BR / 1BA
LIVABLE AREA: 709 SQ. FT.
BALCONY AREA: 80 SQ. FT.
PATIO AREA: 134 SQ. FT.
QUANTITY:



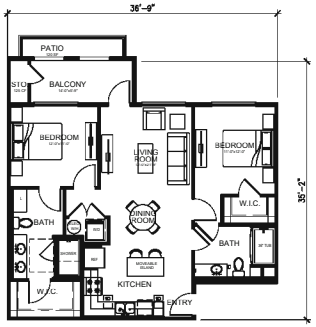
UNIT A3: 1BR / 1BA
LIVABLE AREA: 704 SQ. FT.
BALCONY AREA: 80 SQ. FT.
PATIO AREA: 120 SQ. FT.
QUANTITY:



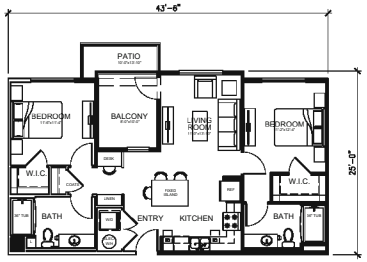
UNIT A4: 1 BD/ 1 BA
LIVABLE AREA: 756 SQ. FT.
BALCONY AREA: 80 SQ. FT.
PATIO AREA: 120 SQ. FT.
QUANTITY:



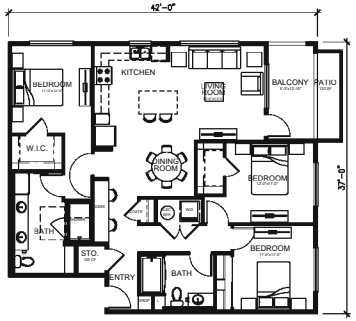
UNIT B1: 2 BD/ 2 BA
LIVABLE AREA: 964 SQ. FT.
BALCONY AREA: 85 SQ. FT.
PATIO AREA: 121 SQ. FT.
QUANTITY:



UNIT B2: 2 BD/ 2 BA
LIVABLE AREA: 1030 SQ. FT.
BALCONY AREA: 80 SQ. FT.
PATIO AREA: 120 SQ. FT.
QUANTITY:



UNIT B3: 2BR / 2BA
LIVABLE AREA: 1060 SQ. FT.
BALCONY AREA: 80 SQ. FT.
PATIO AREA: 120 SQ. FT.
QUANTITY:



UNIT C1: 3 BD/ 2 BA/ DEN
LIVABLE AREA: 1399 SQ. FT.
BALCONY AREA: 80 SQ. FT.
PATIO AREA: 120 SQ. FT.
QUANTITY:

DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

UNIT PLANS

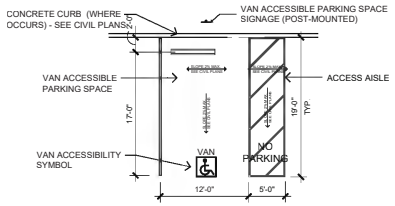
0 8' 16' 24' 32'

AO

A5.1

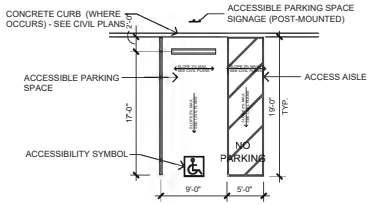
SCALE 1/8" =1'
JOB NO. 2022-0255
DATE 07-25-2024

EVCS PARKING SIMILAR WHERE OCCURS



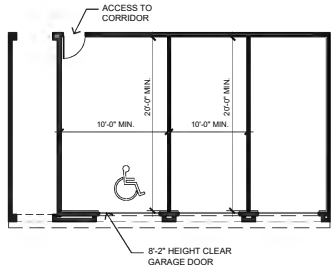
VAN ACCESSIBLE STALL DIMENSION

EVCS PARKING SIMILAR WHERE OCCURS

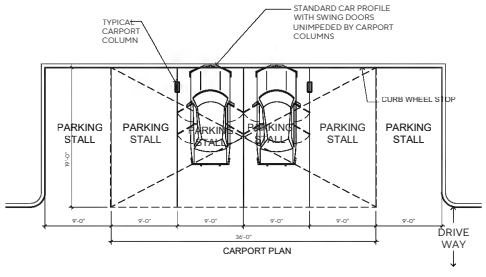


ACCESSIBLE STALL DIMENSION

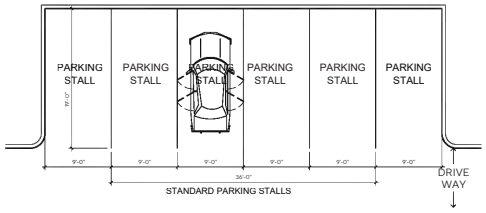
EVCS PARKING SIMILAR WHERE OCCURS



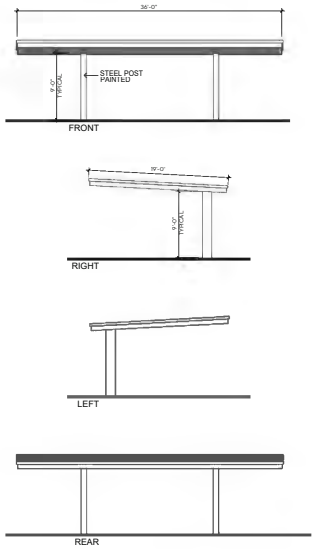
GARAGE



STANDARD CARPORT STALLS



STANDARD PARKING STALLS





CARPORT SPEC

DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

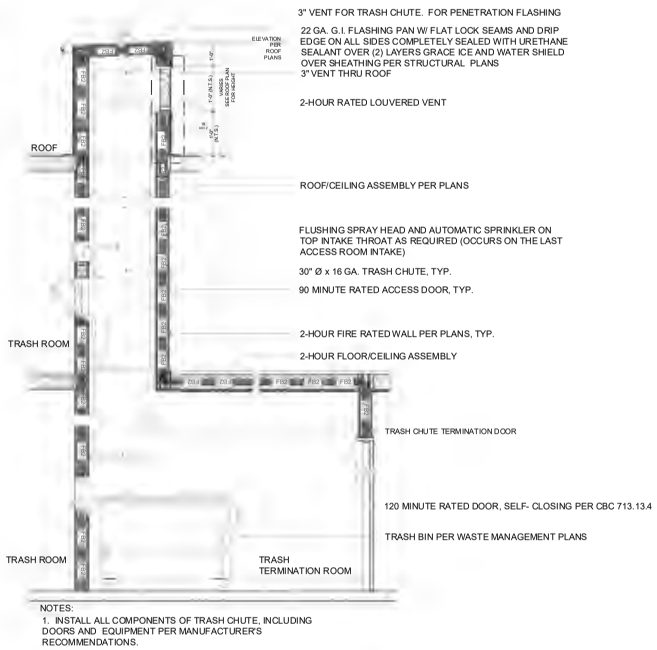
PARKING DETAILS

0 8' 16' 24' 32'

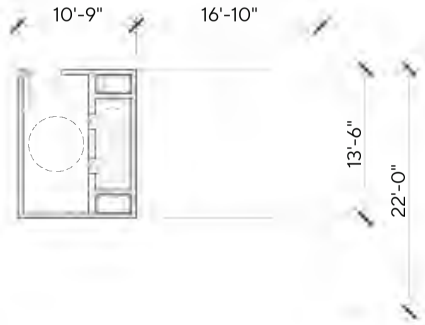
AO

A6.1

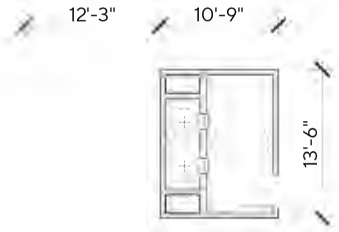
SCALE 1/8" =1'
JOB NO. 2022-0255
DATE 07-25-2024



TRASH CHUTE PARTIAL SECTION



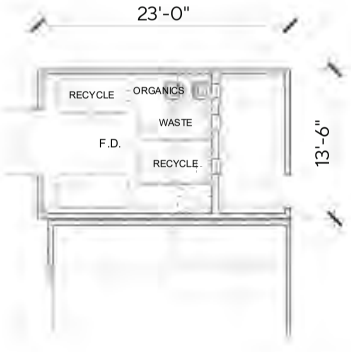
TRASH CHUTE-A UPPER FLOOR PLAN



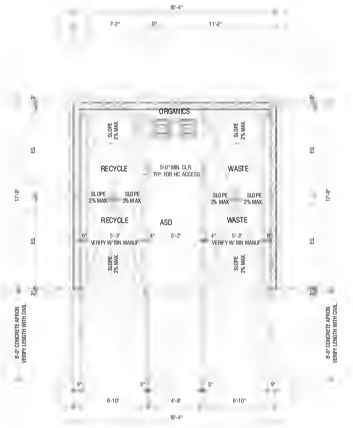
TRASH CHUTE-B UPPER FLOOR PLAN



TRASH CHUTE-A FIRST FLOOR PLAN



TRASH CHUTE-B FIRST FLOOR PLAN



TRASH ENCLOSURE

*NOTE: ALL BINS SHOWN ARE 4 CUBIC YARD



FRONT



SIDE



REAR

TRASH DETAILS

DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

0 4' 8' 12' 16' 20'

AO

A7.1

SCALE 3/16" =1'
JOB NO. 2023-0653
DATE 08-28-2024



BUILDING A - WEST ELEVATION

A
SHERWIN WILLIAMS
SNOWBOUND SW7004

B
SHERWIN WILLIAMS
STUCCO SW7569

C
SHERWIN WILLIAMS
ROOKWOOD DARK BROWN SW2808

D
SHERWIN WILLIAMS
RIPE OLIVE SW6209

E
SHERWIN WILLIAMS
BLACK FOX SW7020


1 20/30 SAND FINISH STUCCO
TO MATCH PAINT SPECS


2 CONCRETE S-TILE ROOFING
EL MORADO BLEND
OR EQUIVALENT


3 STONE VENEER
FRENCH WHITE
OR EQUIVALENT


4 DECORATIVE MEXICAN TILE -
OR EQUIVALENT


5 FOAM QUATREFOIL -
TO MATCH PAINT SPEC C
OR EQUIVALENT


6 DECORATIVE METAL GRILLS -
TO MATCH PAINT SPEC E
OR EQUIVALENT


7 LOUVERED GABLE VENTS
TO MATCH PAINT SPEC E
OR EQUIVALENT


8 DECORATIVE FOAM CORBELS
TO MATCH PAINT SPEC C
OR EQUIVALENT


9 ARCHITECTURAL FOAM
TRIMS
SHAPES AND SIZES WILL


10 METAL LOUVERED AWNINGS
TO MATCH PAINT SPEC E
OR EQUIVALENT


11 FABRICATED METAL RAILINGS
TO MATCH PAINT SPEC E
OR EQUIVALENT


12 ALUMINUM STOREFRONT
GLAZING SYSTEM
DARK BRONZE/BLACK

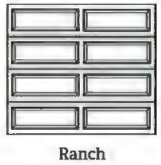

13 VINYL WINDOWS
WHITE


14 METAL AWNINGS
TO MATCH PAINT SPEC E


15 DECORATIVE LOUVERED
FAUX WOOD SQUARES
TO MATCH PAINT SPEC C


16 DECORATIVE LOUVERED
FAUX WOOD HALF CIRCLES
TO MATCH PAINT SPEC C


17 DECORATIVE FAUX
WOOD SHUTTERS
TO MATCH PAINT SPEC D





18 STEEL GARAGE DOORS
COLORS TO MATCH MFR'S
PAINT SPECS OR EQUIVALENT
(*NOT PRESENT ON ELEVATION)

DIVERSIFIED Pacific

FOOTHILL AND MAPLE

FONTANA, CA

MATERIAL AND COLOR BOARD

AO

A8.1

JOB NO. 2022-0255
DATE 04-09-2024