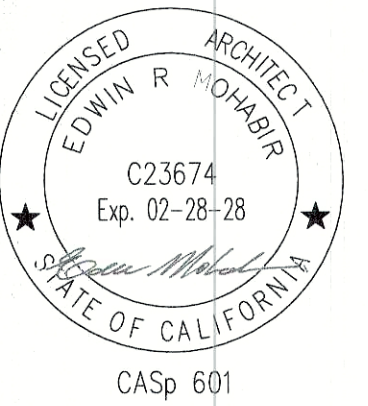




A PROJECT FOR:



11975 HESPERIA RD.
HESPERIA, CA 92345

CLIENT:



715 ARROW GRAND CIRCLE
COVINA, CA 91722

REVISIONS

PROJECT DATA

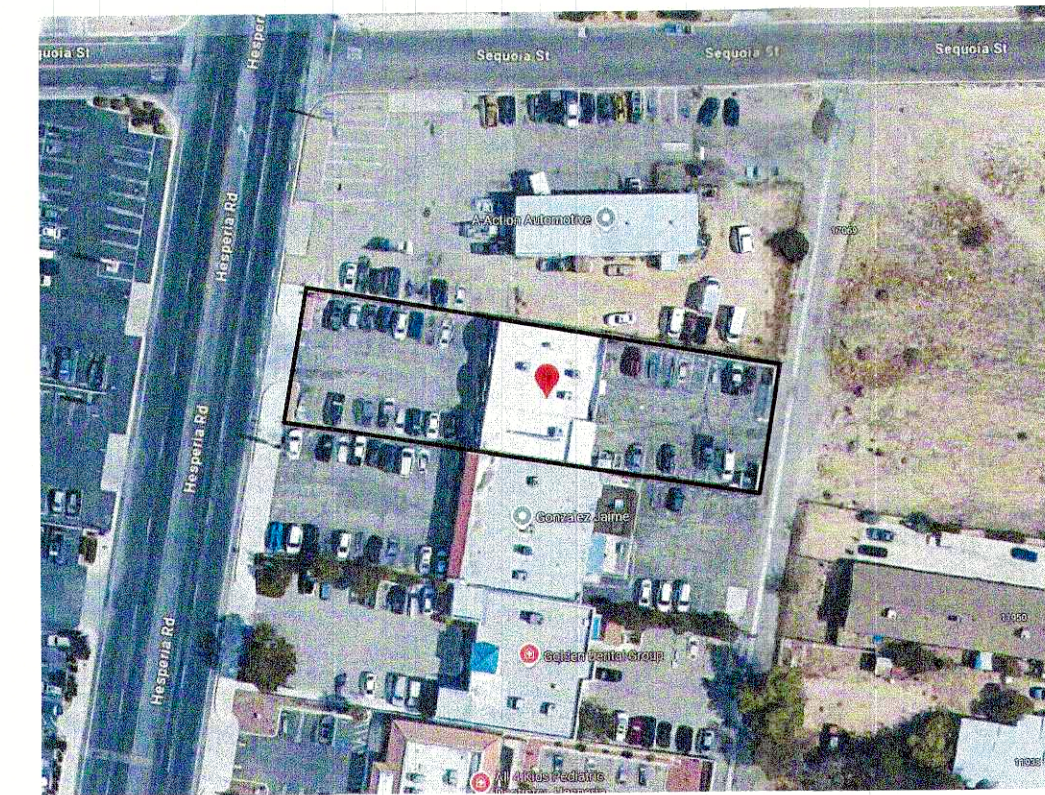
DATE	01-14-2025
ARCHITECT	EM
CHECKED BY	EM
DRAWN BY	EM
PROJECT NO.	
SCALE	AS NOTED

SHEET TITLE

SITE PLAN

SHEET NO.

A-1.0



VICINITY MAP

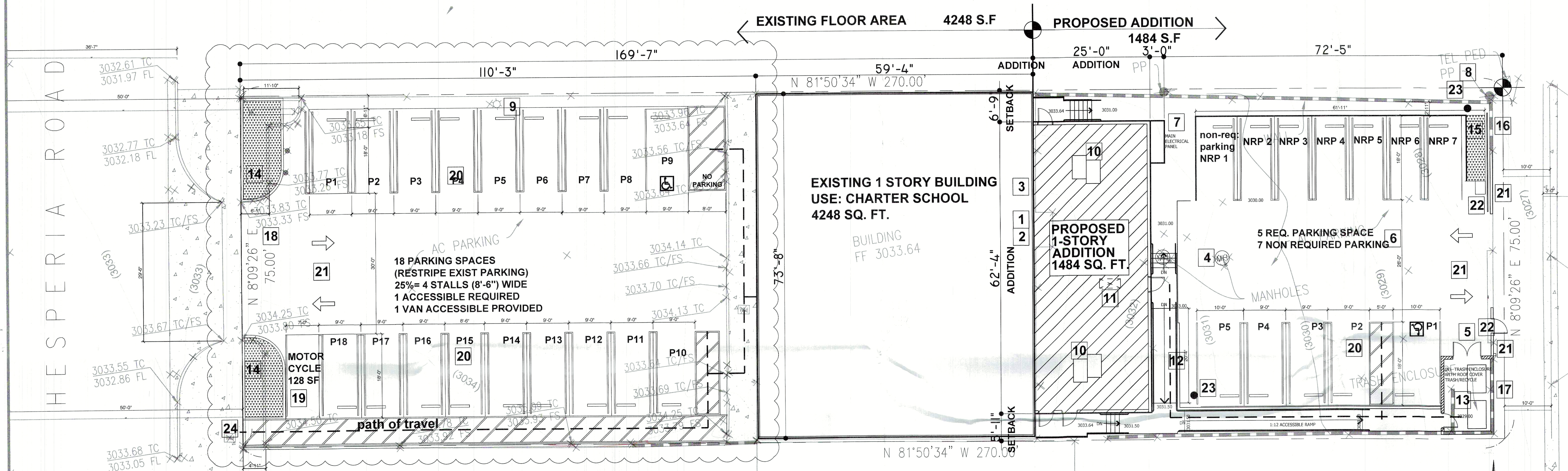
ADDRESS: 11975 HESPERIA ROAD
APN: 0415-035-10
LEGAL DESCRIPTION:
LOTS 836 TR 5104 M.B. 61/7-11
LOT AREA: 0.46 ACRES
ZONE: C2 (GENERAL COMMERCIAL)

SCOPE OF WORK:
TO CONSTRUCT A 1484 S.F ADDITION TO AN EXISTING
4248 S.F CHARTER SCHOOL

EXISTING BUILDING AREA: 4248 S.F
ADDITION 1484 S.F
TOTAL BUILDING AREA 5732 S.F

PARKING SUMMARY:
PARKING REQUIRED: 1 PER 250
TOTAL FLOOR AREA = 5732 S.F
PARKING REQUIRED = $\frac{5732}{250} = 23$ CARS
TOTAL PROVIDED:
FRONT 18 REAR 5 SPACES
TOTAL PROVIDED 23 SPACES
ADDITIONAL NON
CONFIRMING PARKING 7

EXISTING BUILDING AREA: 4248 S.F
ADDITION 1484 S.F
TOTAL BUILDING AREA 5732 S.F
CONSTRUCTION TYPE VB
SPRINKLERED NO
NUMBER OF STORIES 1
FIRE ALARM Y



KEYNOTES:

- | | | |
|---|--|---|
| 1 REMOVE (E) WATER HEATER | 10 (N) HVAC PACKAGE UNIT SCREENED BEHIND PARAPET | 21 PROVIDE DIRECTIONAL SIGNS |
| 2 CAP ALL GAS LINES | 11 (N) ROOF ACCESS LADDER FROM INTERIOR OF BUILDING | 22 PROVIDE (N) SLIDING GATE W/ MOTOR |
| 3 DISCONNECT AND RELOCATE MAIN ELECTRICAL SERVICE PANELS | 12 (N) ACCESSIBLE WHEELCHAIR LIFT | 21 (N) W.I FENCE |
| 4 REMOVE/INFILL (E) SEPTIC TANK, ABANDON ALL LINES DISCHARGING INTO TANK AND REDIRECT INTO SEWER | 13 REMOVE (E) BLOCK FENCE TO CREATE (N) TRASH ENCLOSURE | 22 (N) PEDESTRIAN EXIT GATE |
| 5 REMOVE NON-COMPLIANT TRASH ENCLOSURE AND RECONSTRUCT TO FIT TRASH AND RECYCLE WITH ADA ACCESS. | 14 (E) FRONT YARD LANDSCAPE UPGRADE TO 8 FEET WIDE PLANTER | 23 (N) POLE LIGHT W/ SURVEILLANCE CAMERA |
| 6 RESTRIPE TO PROVIDE 4 STALLS INCLUDING 1 ACCESSIBLE PARKING STALL | 15 (N) 5 FEET PLANTER W/ 6" CURB AT THE REAR YARD | 24 PROVIDE 4 FEET WIDE MIN PATH OF TRAVEL TO STREET |
| 7 (N) MAIN ELECTRICAL PANEL LOCATION VERIFY AND OBTAIN APPROVAL FROM DEPARTMENT OF WATER AND POWER. | 16 (E) 6 FEET MINIMUM FENCE WALL | |
| 8 (E) POWER POLE | 17 (E) 6 FEET MINIMUM FENCE WALL INTEGRAL WITH TRASH ENCLOSURE | |
| 9 (E) POLE LIGHT IN PARKING | 18 (E) VEHICLE MANEUVERING SPACE | |
| | 19 MOTOR CYCLE PARKING SPACE MINIMUM 56 S.F | |
| | 20 PROVIDE DOUBLE STRIPPING AND A WHEEL STOP AT ALL PARKING SPACES | |

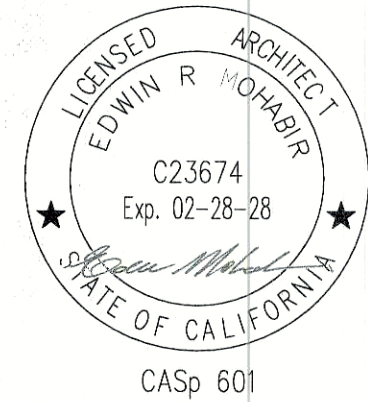
P.O.T: ACCESSIBLE PATH OF TRAVEL AS INDICATED ON PLAN IS A BARRIER FREE ACCESS ROUTE WITHOUT ANY ABRUPT LEVEL CHANGES EXCEEDING $\frac{1}{4}$ " IF BEVEL AT 1:2 MAX. SLOPE, OR VERTICAL LEVEL CHANGES NOT EXCEEDING $\frac{1}{4}$ " AND AT LEAST 48" IN WIDTH. THE SURFACE IS STABLE, FIRM, AND SLIP RESISTANT. CROSS SLOPE DOES NOT EXCEED 2% AND SLOPE IN THE DIRECTION OF TRAVEL IS LESS THAN 5% SLOPE, UNLESS OTHERWISE INDICATED. LANDING AT DOORWAYS SHALL BE 2% MAX.

ACCESSIBLE PATH OF TRAVEL SHALL BE MAINTAINED FREE OF OVERHANGING OBSTRUCTIONS TO 84" MINIMUM AND PROTRUDING OBJECTS GREATER THAN 4" PROJECTING FROM WALL AND ABOVE 27" AND LESS THAN 84".

$\frac{3}{32}"=1'-0"$

SHEET INDEX:

A-1.0	SITE PLAN
A-1.1	AS-BUILT/DEMO PLAN
A-2.0	PROPOSED ADDITION
A-3.0	EXTERIOR ELEVATIONS
A-3.1	COLOR EXTERIOR ELEVATIONS
A-4.0	ENLARGE FLOOR PLAN
A-4.1	TRASH ROOM



A PROJECT FOR:



11975 HESPERIA RD.
HESPERIA, CA 92345

CLIENT:



715 ARROW GRAND CIRCLE
COVINA, CA 91722

REVISIONS

PROJECT DATA

DATE	01-14-2025
ARCHITECT	EM
CHECKED BY	EM
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PROJECT NO.	-
SCALE	AS NOTED

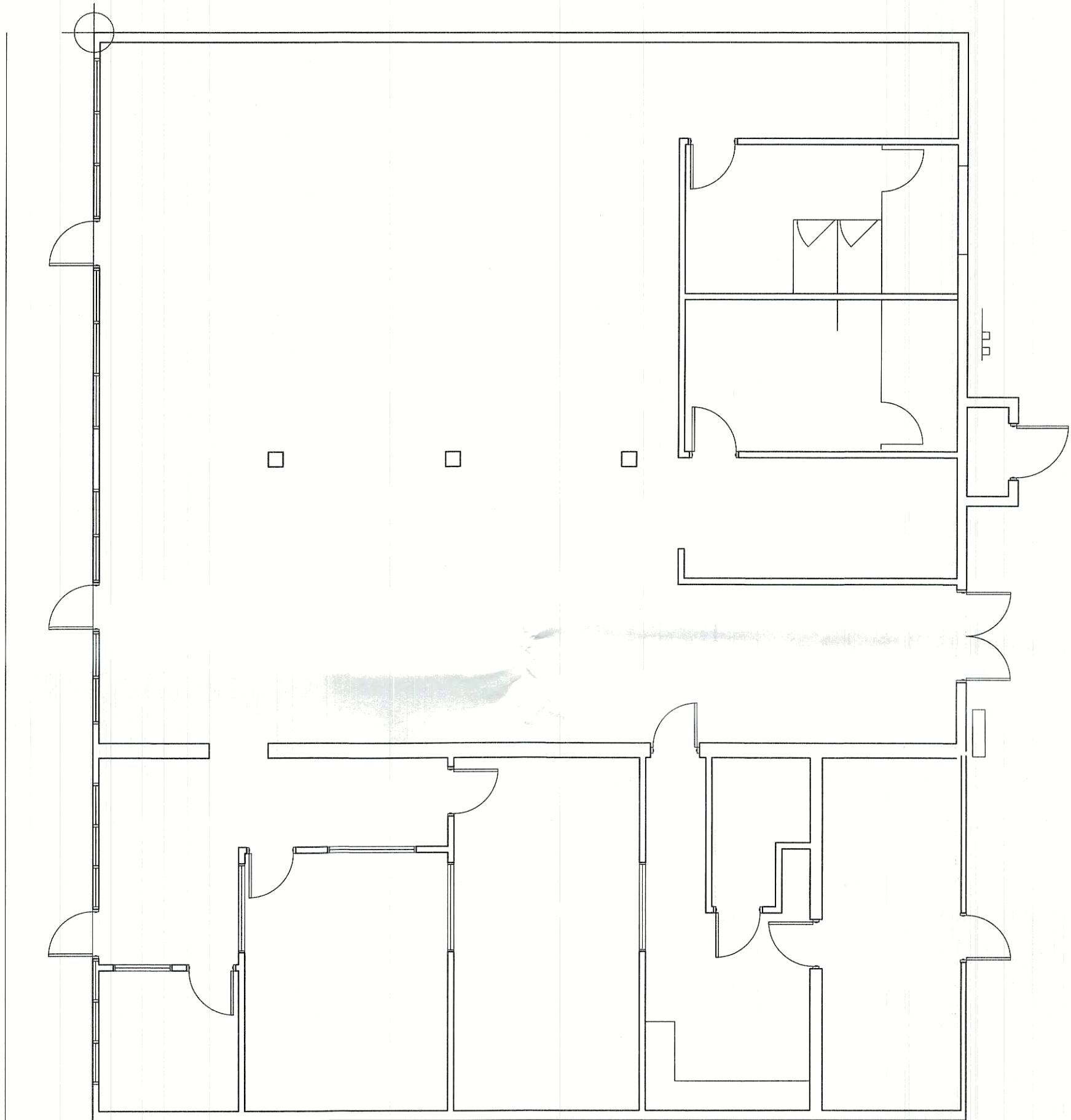
SHEET TITLE

AS-BUILT
DEMO PLAN

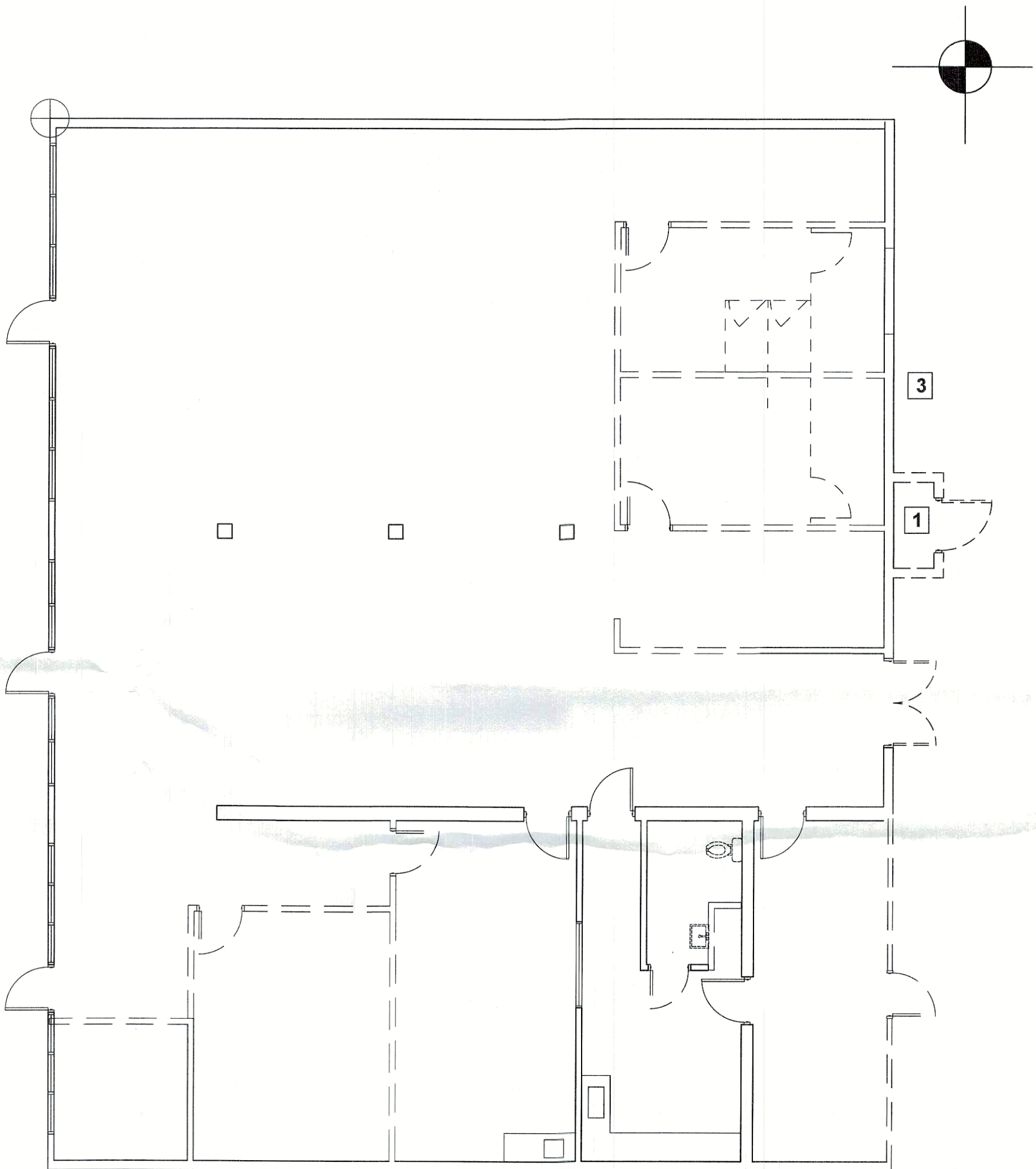
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A-1.1

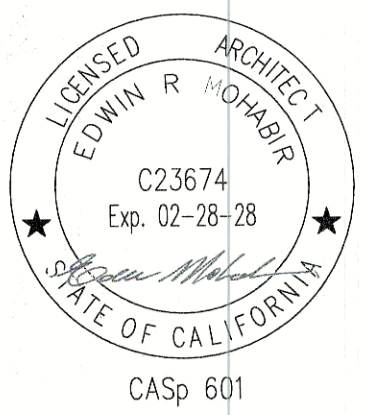
- 1 REMOVE (E) WATER HEATER
- 2 CAP ALL GAS LINES
DISCONNECT AND RELOCATE MAIN
ELECTRICAL SERVICE PANELS
- 3 REMOVE/INFILL (E) SEPTIC TANK,
ABANDON ALL LINES
DISCHARGING INTO TANK AND REDIRECT
INTO SEWER



AS BUILT FLOOR PLAN
SCALE: 1/8" = 1'-0"



DEMO FLOOR PLAN
SCALE: 1/8" = 1'-0"



A PROJECT FOR:

Options For Youth
Public Charter Schools

11975 HESPERIA RD.
HESPERIA, CA 92345

CLIENT:

LUPINE
CONSTRUCTION & DEVELOPMENT

715 ARROW GRAND CIRCLE
COVINA, CA 91722

REVISIONS

PROJECT DATA

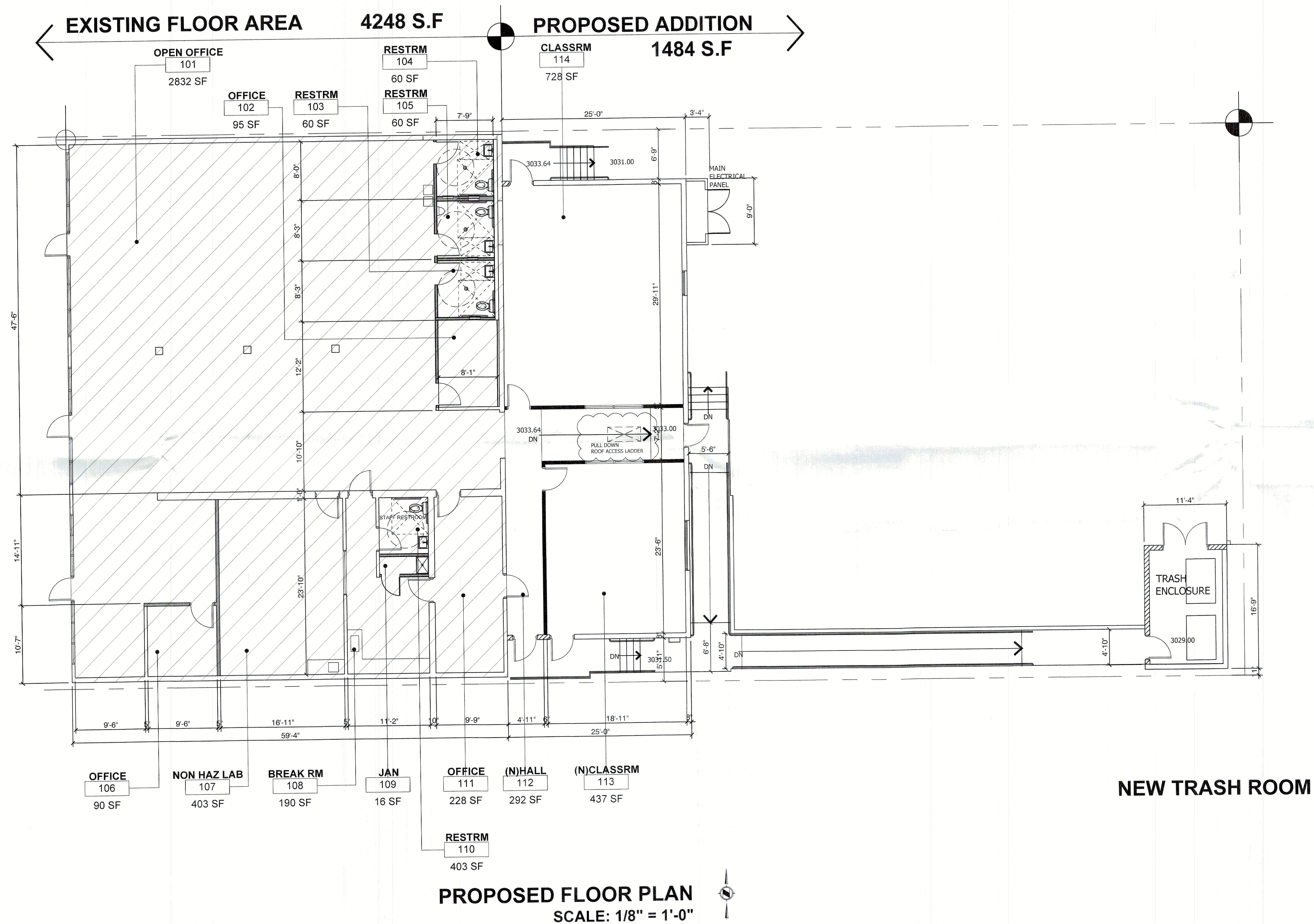
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SHEET TITLE

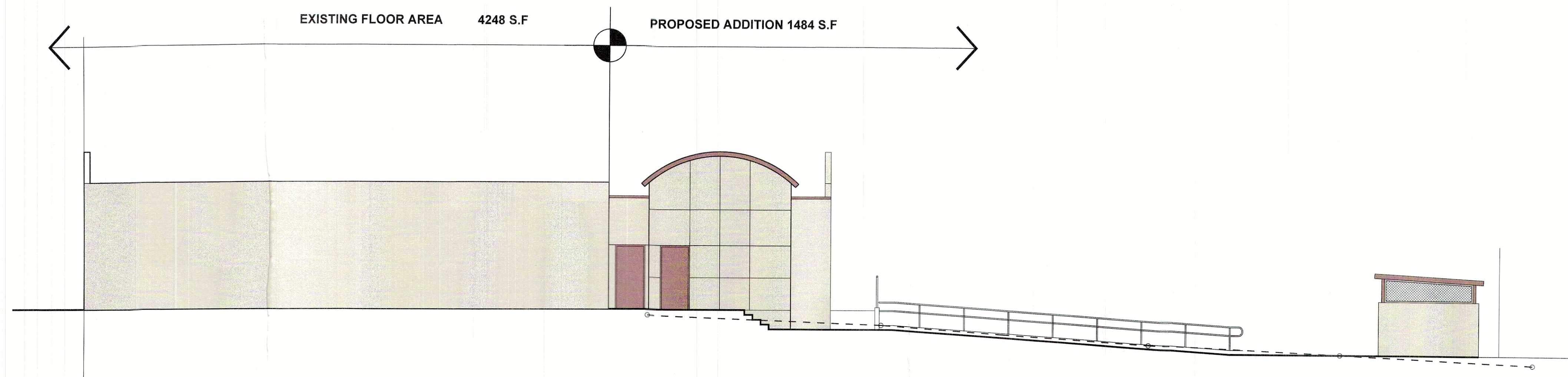
**PROPOSED
ADDITION**

SHEET NO.

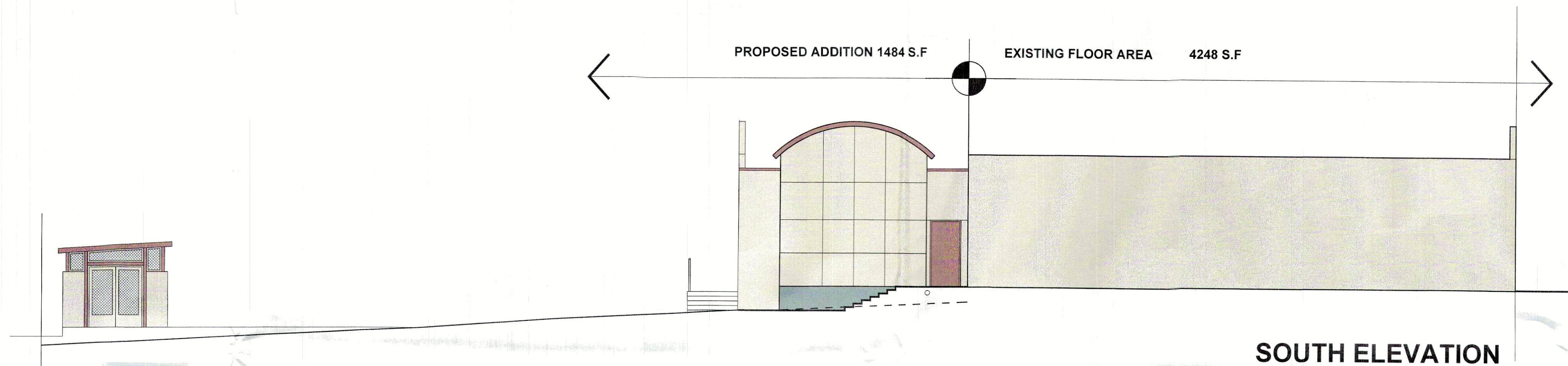
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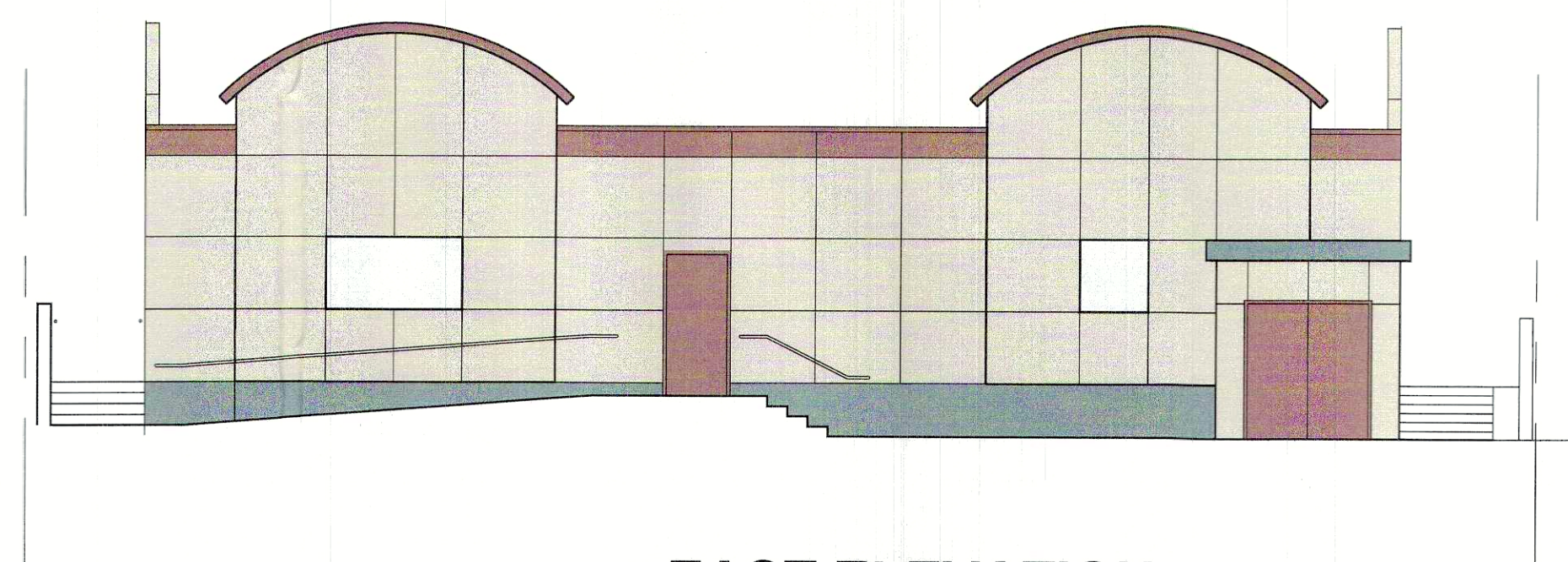
PROPOSED FLOOR PLAN
SCALE: 1/8" = 1'-0"



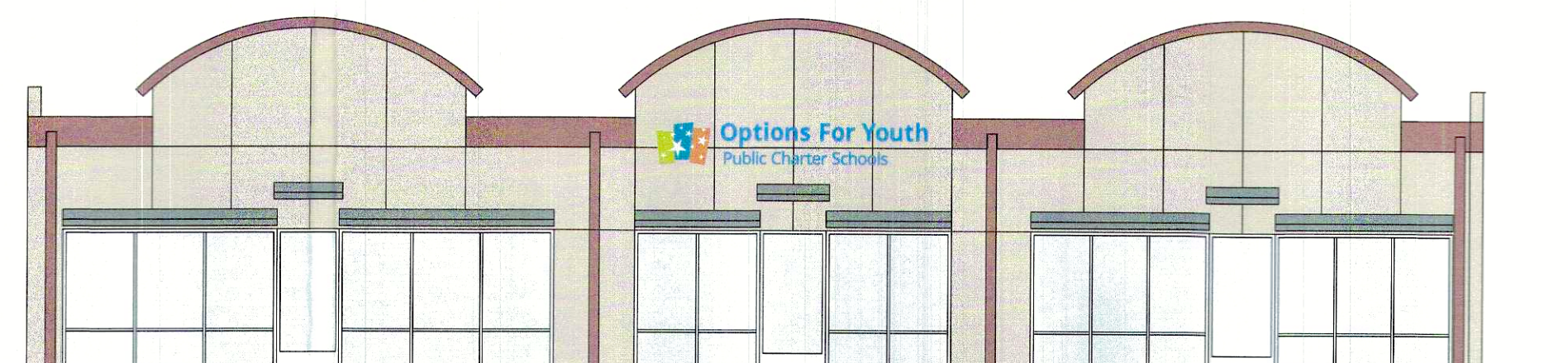
NORTH ELEVATION
SCALE: 1/8" = 1'-0"



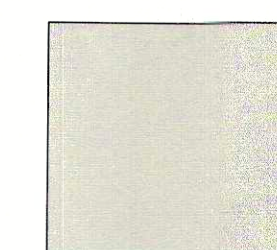
SOUTH ELEVATION
SCALE: 1/8" = 1'-0"



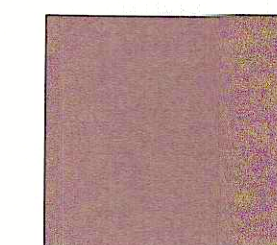
EAST ELEVATION
SCALE: 1/8" = 1'-0"



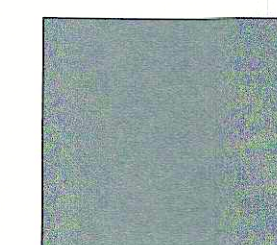
WEST ELEVATION (EXISTING)
SCALE: 1/8" = 1'-0"



EXTERIOR PAINT- STUCCO FACADE
VALSPAR: PARLOUR TAUPE #7003-1
OR SIMILAR TO MATCH EXISTING
LRV: 62.767



EXTERIOR PAINT- ARCHITECTURAL COPING/TRIM
VALSPAR: APACHE CLAY #1007-9B
OR SIMILAR TO MATCH EXISTING
LRV: 19.351



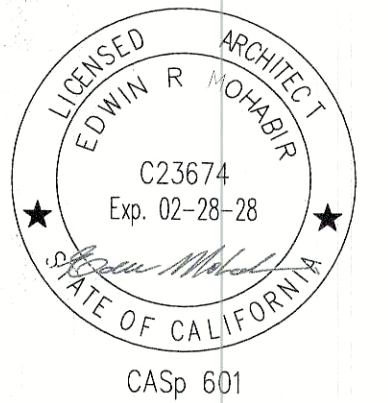
EXTERIOR PAINT- DOOR/WINDOW COVERING
VALSPAR: BEGUILLE #5002-2A
OR SIMILAR TO MATCH EXISTING
LRV: 23.971

EDWIN MOHABIR

EM

ARCHITECT, INC.

25206 BISHOP CT.
STEVENSON RANCH, CA 91381
tel: 323-4598809 . edwinmohabir@gmail.com



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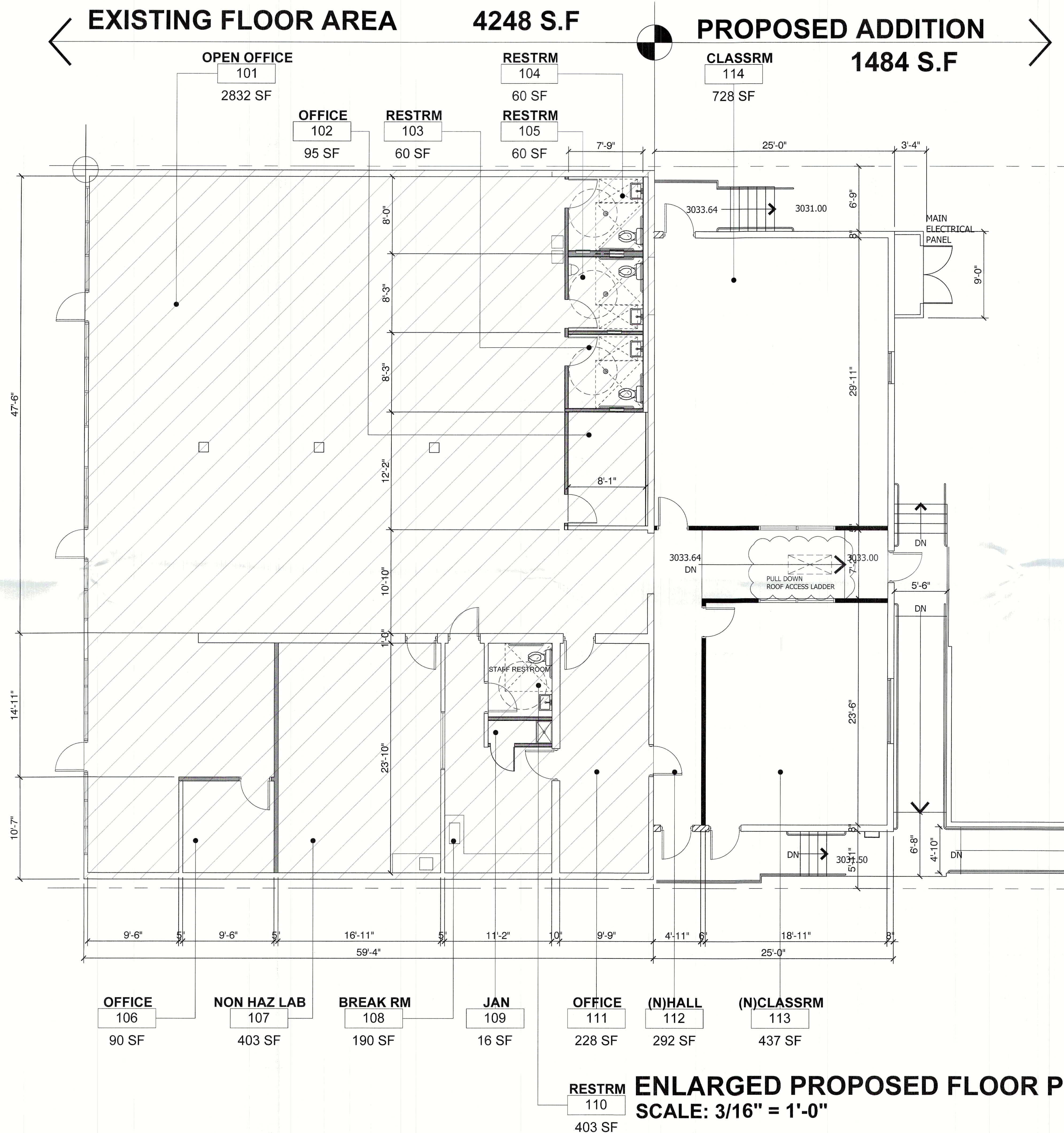
DATE	01-14-2025
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SCALE	AS NOTED

SHEET TITLE

**EXTERIOR
ELEVATION**

SHEET NO.

A-3.0



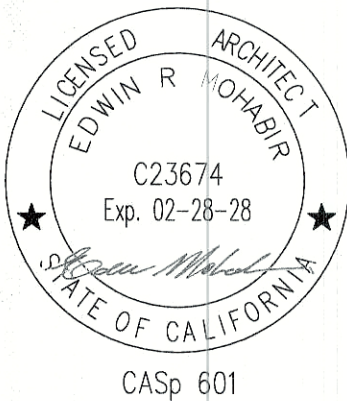
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A PROJECT FOR:



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SHEET TITLE

ENLARGE
FLOOR PLAN

SHEET NO.

A-4.0

- 1

(E) 6 FEET HIGH MASONRY WALL
TO BE PLASTERED WITH A SAND FINISH
- 2

(N) 6 FEET HIGH MASONRY WALL
TO BE PLASTERED WITH A SAND FINISH
- 3

PROVIDE METAL POST SUPPORT FOR
TRASH ROOM ROOF
- 4

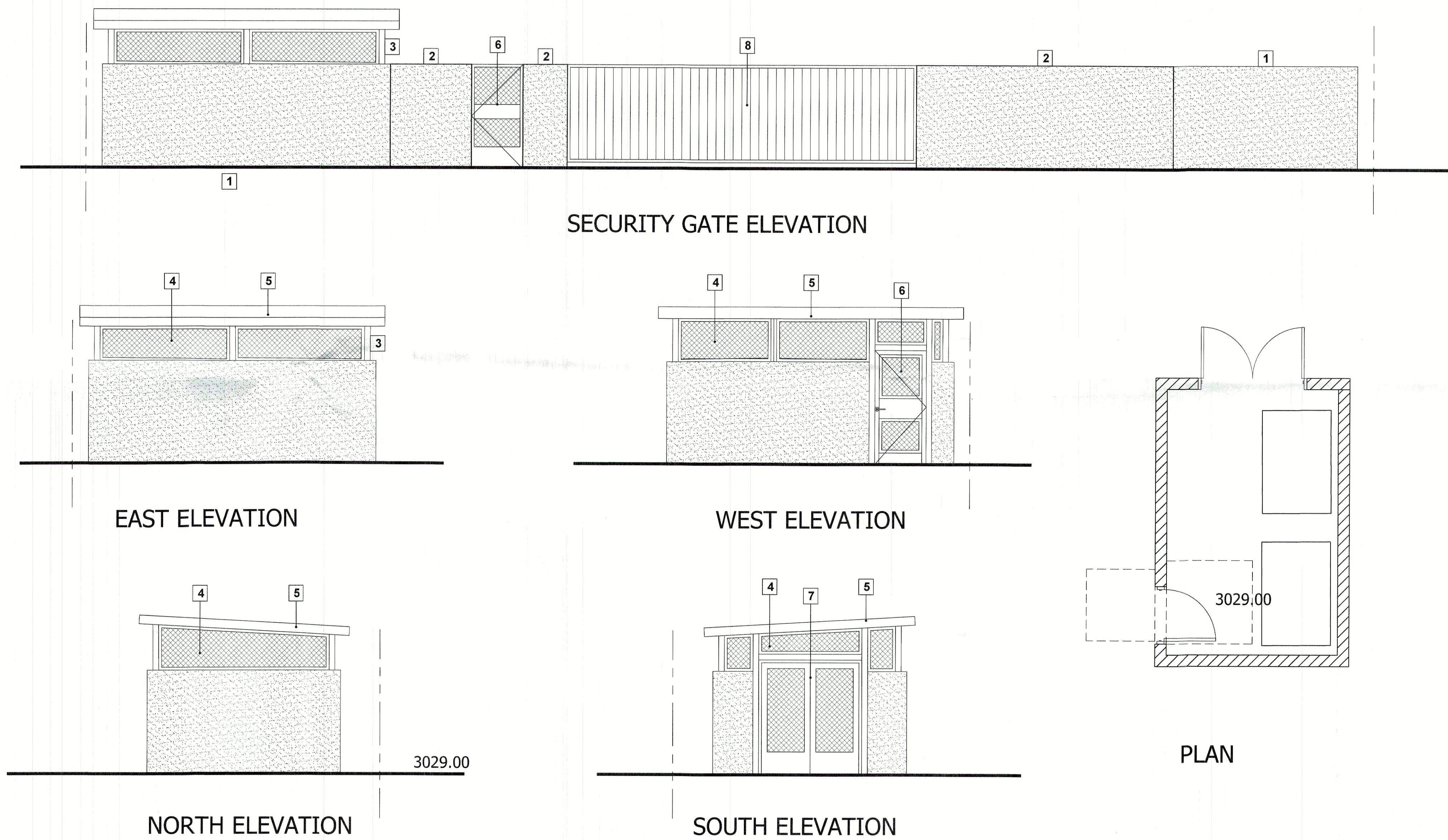
PAINTED METAL MESH IN STEEL FRAME
- 5

METAL ROOF BY PAC CLAD
- 6

W.I METAL GATE WITH EXIT HARDWARE
SAME AT TRASH ENCLOSURE
- 7

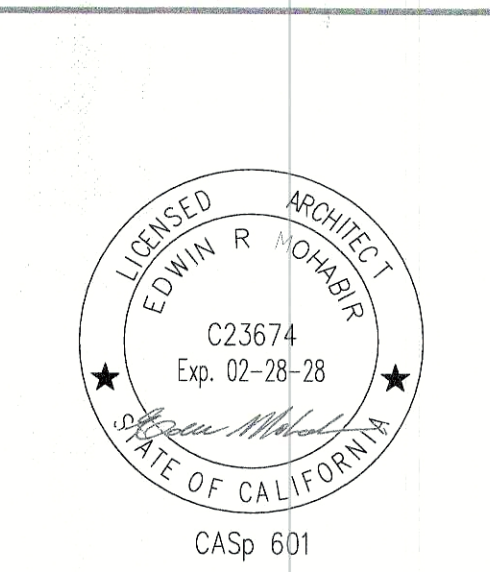
6 FT WIDE METAL GATE WITH CANE BOLT
- 8

MOTORIZED 20 FEET WIDE GATE



TRASH ROOM
SCALE: 1/4" = 1'-0"

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HESPERIA, CA 92345

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SHEET TITLE
TRASH ROOM

SHEET NO.
A-4.1