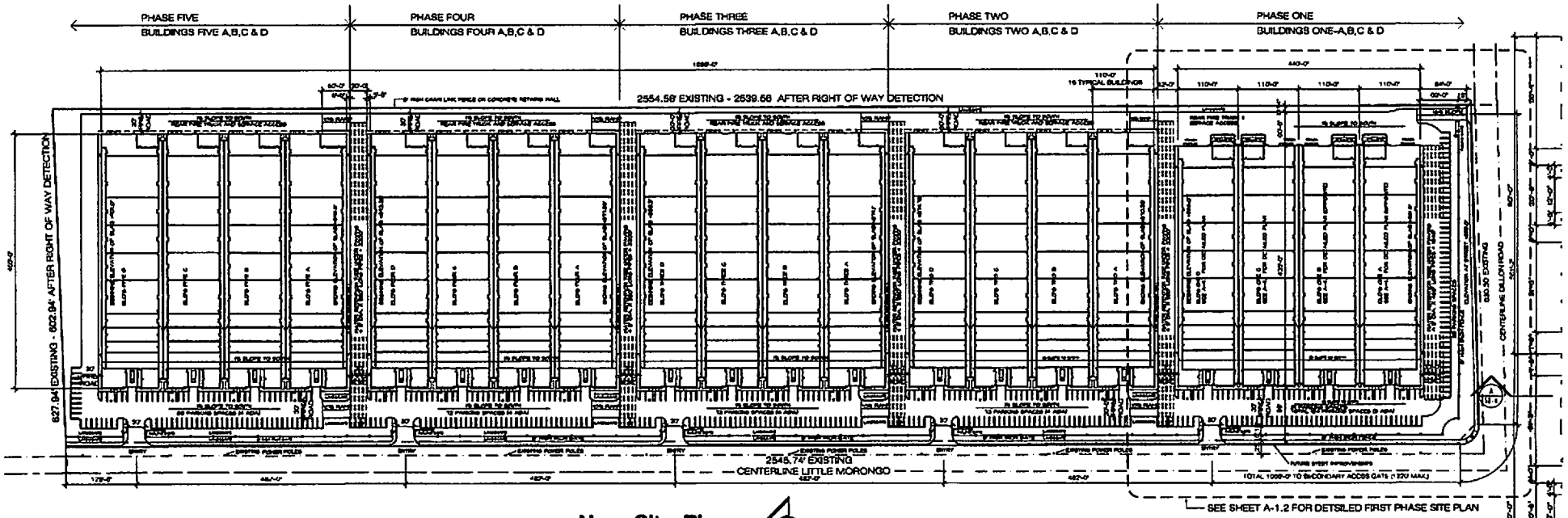
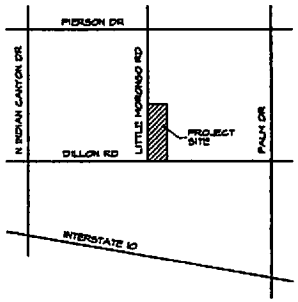


New Site Plan



Vicinity Map

NO SCALE

PROJECT DECRIPTION:

PHASE ONE - 4 BUILDINGS @ 47,850 S.F. EACH = 191,400 S.F. TOTAL AREA
PHASE TWO - 16 BUILDINGS @ 50,600 S.F. EACH = 809,600 S.F. TOTAL AREA
TOTAL BUILDING AREA = 1,001,000 S.F.

BUILDINGS WITH-IN EACH PHASE ARE TO BE BUILT SEPERTALY
AND CONNECTED FOR COMPLETE BUILD OUT
TOTAL UNDER ROOF = 1,001,000 S.F. = 65% COVERAGE

PROPERTY AREA WITH NEW RIGHT OF WAYS = 1,530,414 S.F. (35.13 ACRES)

PHASE ONE:
EACH BUILDING BUILT ON A 1% SLOPING FLOOR SLAB

PHASE TWO:
EACH BUILDING BUILT ON A 1% SLOPING FLOOR SLAB
5'-8' HIGH RAMP IN DRIVE BETWEEN EACH BUILDING SET

AREA CALCULATIONS

TOTAL LOT AREA	1,530,414 S.F.	100%
TOTAL BUILDING AREA	1,001,000 S.F.	65%
DRIVES AND WALKS	358,729 S.F.	23%
LANDSCAPE AREA	170,685 S.F.	12%

PARKING TABULATIONS

TOTAL BUILDING AREA = 1,001,100 S.F.
PARKING AT 1 SPACE PER 2,500 S.F.
REQUIRED PARKING SPARES = 400
PROVIDED PARKING SPACES = 438

LEGAL DESCRIPTION:

LEGAL DESCRIPTION:
ACCESSOR'S PARCEL NUMBER: 665 -110-004
WEST 1/2 OF WEST 1/2 OF NORTH WEST 1/4 OF SECTION 12
TOWNSHIP 3 SOUTH
RANGE 4 EAST
S.B.M.

PROPERTY OWNER:

OXFORD PROPERTIES L.L.C.
ACCESSOR'S PARCEL NUMBER: 665 -110-004
PHONE 714 585 3060
INFO@PMCOC.COM
9 MACARTHUR PLACE #707
SANTA ANA, CA 92707

SCALE: 1" = 1000'

New Site Plan

DRAWN BY	CLS
DATE	7-22-16
JOB NO.	15-103
SHEET NO.	©

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Cultivation Center

Oxford Properties L.L.C.

SD-1.1