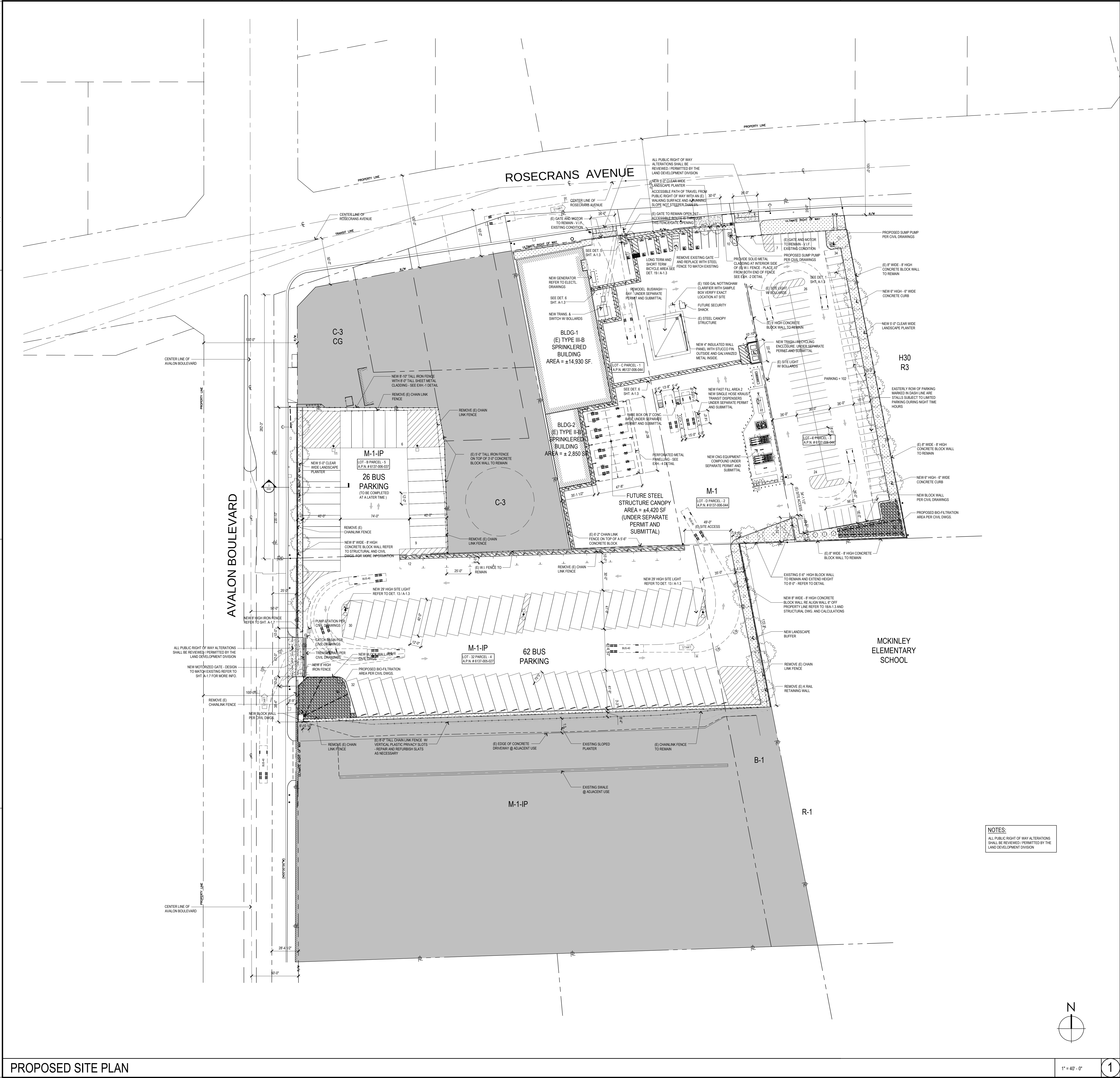




PROJECT INFORMATION

APPLICANT: TRANSDDEV SERVICES, INC.
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ARCHITECT: RSHA ARCHITECTS
RICHARD HERMAN - CONTACT PERSON
1725 GARDENA AVE. GLENDALE CA 91204
TEL. NO. (323) 465-7066
E-MAIL - rh@rsharch.com

SITE DATA:

TOTAL SITE AREA: ± 241,750 SF (5.549 ACRES)

ASSESSOR PARCEL NUMBERS:

APN # - 6137-006-044 LOT C, PARCEL - 1 = ± 43,542 SF
LOT D, PARCEL - 2 = ± 43,559 SF
LOT E, PARCEL - 3 = ± 43,559 SF
LOT B, PARCEL - 5 = ± 25,061 SF
LOT 32, PARCEL - 4 = ± 86,030 SF

APN # - 6137-006-037 AND PORTION OF APN # 6137-005-027

ZONING: M-1-IP, C-3, R-3, B-1

LAND USE DESIGNATION: CG, IL, H30

GENERAL PLAN / LOCAL PLAN: WEST RANCHO DOMINGUEZ - VICTORIA COMMUNITY SERVICE DISTRICT (CSD)

PARKING REQUIRED: 1 SPACE / 500 SF OR 1 SPACE FOR EACH COMPANY VEHICLE + 1 SPACE FOR EACH 2 PERSONS EMPLOYED ON THE LARGEST SHIFT WHICHEVER IS GREATER

±23,752 SF. GBA / 500 = 47 STALLS
MAX. SHIFT = 90 / 2 = 45 STALLS
TOTAL PARKING REQUIRED = 92 STALLS

STANDARD PARKING PROVIDED: STANDARD PARKING PROVIDED 124 STALLS
ACCESSIBLE PARKING PROVIDED 6 STALLS
(ACCESSIBLE PARKING REQD. PER TABLE 11B-208.2 = 5 MIN. REQD.)

BUS PARKING PROVIDED: PHASE I BUS PARKING 62 STALLS
PHASE II BUS PARKING 26 STALLS
TOTAL BUS PARKING 88 STALLS

BUILDING DATA:

CONSTRUCTION TYPE: (E) BUILDING 1 - TYPE III-B (FULLY SPRINKLERED)
(E) BUILDING 2 - TYPE II-B (NON SPRINKLERED)

ACTUAL STORIES OF BUILDING: (E) BUILDING 1 - 2 STORIES = ±23'-6"
(E) BUILDING 2 - 1 STOREY = ±30'-6"
NEW STEEL CANOPY STRUCTURE = ±21'-0"

TENANT IMPROVEMENT AREA: (E) BUILDING 1 = ± 14,930 SF (2ND FLOOR INCLUDED)
(E) BUILDING 2 = ± 2,850 SF

LEGEND

SHADED AREA - NOT A PART OF THIS SUBMITTAL

NEW LANDSCAPING - REFER TO LANDSCAPE DRAWINGS FOR MORE INFORMATION

EXISTING BUILDING TO REMAIN.

ADA PATH OF TRAVEL FROM PUBLIC PARKING TO ACCESSIBLE BUILDING ENTRANCE. EXISTING ACCESSIBLE PATH OF TRAVEL FROM PARKING AND PUBLIC RIGHT OF WAY WITH 5% MAXIMUM SLOPE IN THE DIRECTION OF TRAVEL AND 2% MAXIMUM CROSS SLOPE.

VICINITY MAP

RSHA

ARCHITECTURE AND PLANNING

RS HERMAN ARCHITECTS

1725 GARDENA AVENUE
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SEAL

CONSULTANT

TRANSDEV LACMTA BUS FACILITY REMODEL AND TENANT IMPROVEMENT

638 E. ROSECRANS AVENUE, CITY OF GARDENA CA 90259

transdev

PROPOSED SITE PLAN

PLAN CHECK NUMBER: 16-387
PROJECT NUMBER: 16-387
DRAWN BY: AS
CHECKED BY: AS
ISSUE FOR: CUP APPLICATION

SHEET

A-1.2

CUP APPLICATION - RPPL2018006758 - 6/17/2020

PROPOSED SITE PLAN

1" = 40' - 0"

1