



Owner:



tel: (949) 440-1052

Project:

**BIRTCHEr LOGISTIC CENTER - RIALTO 1**

350 W VALLEY BLVD  
RIALTO, CA

Consultants:

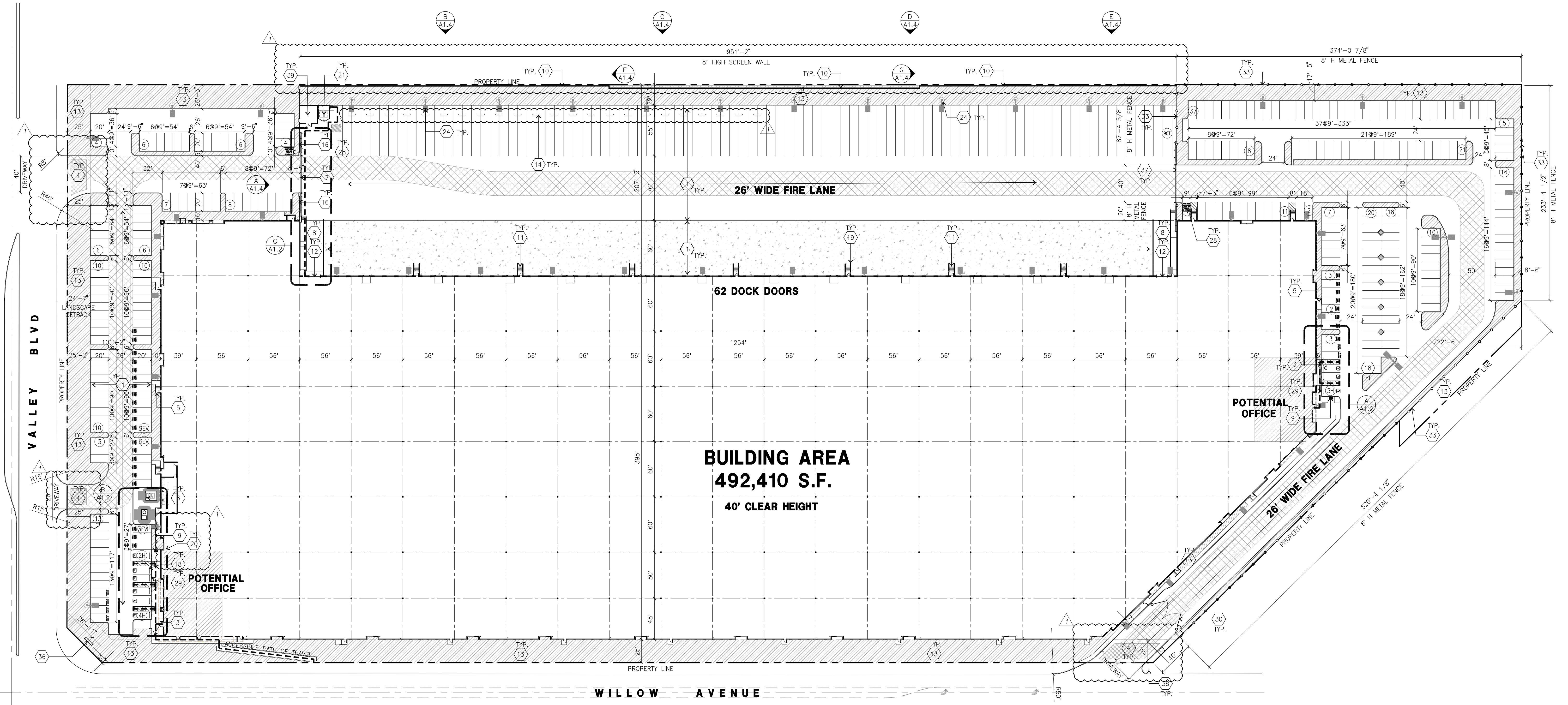
- Civil: Thiemes Engineering
- Structural: HSA & Associates
- Mechanical: Thermal Air
- Plumbing: PV & C
- Electrical: Gregg Electric
- Landscape: Hunter Landscape
- Fire Protection: Shambugh
- Soils Engineer: So Cal Geo

Title: **OVERALL SITE PLAN**

Project Number: 20287  
Drawn by: G.V.  
Date: 01/04/22

Revision:  
BID SET 05/10/2022  
ASI #1 08/19/2022

Sheet:



**OVERALL SITE PLAN**  
scale: 1" = 50'-0" **A**  
SCALE: 1" = 50'-0"  
0 50' 100' 150'  
TRUE NORTH

**SITE PLAN KEYNOTES**

- 1 HEAVY BROOM FINISH CONCRETE PAVEMENT. SEE "C" AND "S" DRAWINGS.
- 2 SMOKING AREA. SEE DETAIL 11, 12, 16/AD.6
- 3 CONCRETE WALKWAY, MEDIUM BROOM FINISH. SEE "L" DRAWING
- 4 DRIVEWAY APRONS WITH DECORATIVE PAVEMENT PER "C" AND "L" DRAWINGS
- 5 3'-6" X 3'-6" X 4" THICK CONCRETE EXTERIOR LANDING PAD TYP. AT ALL EXTERIOR MAIN DOORS TO LANDSCAPED AREAS. FINISH TO BE MEDIUM BROOM FINISH. PROVIDE WALK TO PUBLIC WAY OR DRIVE WAY AS REQ. BY CITY INSPECTOR. SEE "L" DWGS FOR SCREENING AND "E" DWGS FOR SIZE LOCATION
- 6 APPROXIMATE LOCATION OF TRANSFORMER. CONTRACTOR TO VERIFY WITH S.C.E., SEE "L" DWGS FOR SCREENING AND "E" DWGS FOR SIZE LOCATION
- 7 8'-0" HIGH LOUVERED METAL GATES W/ KNOX-BOX PER FIRE DEPARTMENT STANDARDS PER DRIVEWAY. CONTRACTOR TO DESIGN & DETAIL GATES DRAWINGS AND CALCULATIONS PRIOR TO FABRICATION. PROVIDE CONDUIT FOR FUTURE. SEE "E" DRAWINGS. SEE DETAIL 3/AD.7
- 8 CONCRETE RAMP. SEE STRUCTURAL DRAWINGS.
- 9 SHORT TERM BIKE RACK. SEE DETAIL 8/AD.2
- 10 8' HIGH CONCRETE TILT UP SCREEN WALL. SEE A1.4 SHEET FOR THE ELEVATIONS
- 11 EXTERIOR CONCRETE STAIR. SEE DETAIL 1, 2, 3, & 5/AD.2
- 12 12'W X 14'H OVERHEAD DOOR @ DRIVE THRU. SEE DOOR SCHEDULE ON SHEET A5.1
- 13 LANDSCAPE. ALL LANDSCAPE AREAS INDICATED BY SHADING PRE-CAST CONCRETE TRUCK WHEEL STOP. THE LOCATION WILL BE BETWEEN 10' TO 12' FROM CURB. SEE DETAIL 4/AD.7
- 14 VARYING HEIGHT RETAINING WALL AND VARYING HEIGHT CONCRETE SCREEN WALL. MINIMUM 14" HIGH FROM FINISH SURFACE OF TRUCK COURT
- 15 14' HIGH MIN. CONCRETE TILT UP SCREEN WALL UNLESS NOTED OTHERWISE
- 16 RETAINING WALL WITH 6" HIGH TUBULAR STEEL FENCE WITH PLASTER. SEE DETAIL 8/AD.2
- 17 PRE-CAST CONC. WHEEL STOP. SEE DETAIL 3/AD.1
- 18 CONC. FILLED GUARD POST "6 DIA. U.N.O. 42" H. SEE DETAIL 8/AD.3
- 19 LONG TERM BIKE RACK TYPICAL. SEE DETAIL 6/AD.2
- 20 TRASH ENCLOSURE. SEE DETAIL SHEET AD.7

**SITE PLAN GENERAL NOTES**

- 22 NOT USED
- 23 FIRE HYDRANT W/ CONC. FILLED STEEL GUARD POST PER "FP" DWGS.
- 24 EXTERIOR PARKING LIGHT POLE. SEE "C" DRAWINGS
- 25 FUTURE STREET LIGHT ALONG --
- 26 PROPOSED FIRE HYDRANT (ON SITE)
- 27 EXISTING STREET LIGHT TO BE RELOCATED
- 28 FUTURE GUARD SHACK LOCATION. PROVIDE SEWER AND CONDUIT.
- 29 HANDICAP PARKING STALL SIGN
- 30 METAL SWING GATE
- 31 TRUNCATED DOME. SEE DETAIL 20/AD.1
- 32 DETENTION BASIN FENCING - 6" HIGH METAL FENCE WITH PILASTER. SEE A1.5 AND 7/AD.7
- 33 8" HIGH POWDER COATED METAL FENCE. 4/AD.2
- 34 42" HIGH GUARDRAIL ON TOP OF RETAINING WALL. DETAIL 4/AD.7
- 35 SCE VAULT LOCATION. SEE CIVIL DRAWINGS.
- 36 MONUMENT SIGN. UNDER SEPARATE SUBMITTAL.
- 37 8"H TUBULAR STEEL SLIDING GATE
- 38 NO RIGHT TURN SIGN
- 39 PUMP HOUSE. SEE SHEET A1.5

**SITE PLAN GENERAL NOTES**

- 1. THE SITE PLAN BASED ON THE SOILS REPORT PREPARED BY PROJECT NO 20G173-4 DATED NOV. 17,2021
- 2. IF SOILS ARE EXPANSIVE IN NATURE, USE STEEL REINFORCING FOR ALL SITE CONCRETE
- 3. ALL DIMENSIONS ARE TO THE FACE OF CONCRETE WALL, FACE OF CONCRETE CURB OR GRID LINE U.N.O.
- 4. SEE "C" PLANS FOR ALL CONCRETE CURBS, GUTTERS AND SWALES.
- 5. THE ENTIRE PROJECT SHALL BE PERMANENTLY MAINTAINED WITH AN AUTOMATIC IRRIGATION SYSTEM.
- 6. SEE "C" DRAWINGS FOR POINT OF CONNECTIONS TO OFF-SITE UTILITIES. CONTRACTOR SHALL VERIFY ACTUAL UTILITY LOCATIONS.
- 7. PROVIDE POSITIVE DRAINAGE AWAY FROM BLDG. SEE "C" DRAWINGS.
- 8. CONTRACTOR TO REFER TO "C" DRAWINGS FOR ALL HORIZONTAL CONTROL DIMENSIONS. SITE PLANS ARE FOR GUIDANCE AND STARTING LAYOUT POINTS.
- 9. SEE "C" DRAWINGS FOR FINISH GRADE ELEVATIONS.
- 10. CONCRETE SIDEWALKS TO BE A MINIMUM OF 4" THICK W/ TOOLED JOINTS AT 8' O.C. EXPANSION/CONSTRUCTION JOINTS SHALL BE A MAXIMUM 12' EA. WAY. EXPANSION JOINTS TO HAVE COMPRESSIVE EXPANSION FILLER MATERIAL OF 1/4". FINISH TO BE A MEDIUM BROOM FINISH U.N.O.
- 11. ALL BUILDINGS OF 5,000 S.F. IN SIZE WILL HAVE FIRE SPRINKLERS INSTALLED.
- 12. PAINT CURBS AND PROVIDE SIGNS TO INFORM OF FIRE LANES AS REQUIRED BY FIRE DEPARTMENT.
- 13. CONSTRUCTION DOCUMENTS PERTAINING TO THE LANDSCAPE AND IRRIGATION OF THE ENTIRE PROJECT SITE SHALL BE SUBMITTED TO THE BUILDING DEPARTMENT AND APPROVED BY PUBLIC FACILITIES DEVELOPMENT PRIOR TO ISSUANCE OF BUILDING PERMITS.
- 14. PRIOR TO FINAL CITY INSPECTION, THE LANDSCAPE ARCHITECT SHALL SUBMIT A CERTIFICATE OF COMPLETION TO PUBLIC FACILITIES DEVELOPMENT.
- 15. KNOX BOXES WILL BE INSTALLED FOR ALL LEASE SPACES.
- 16. ALL LANDSCAPE AND IRRIGATION DESIGNS SHALL MEET CURRENT CITY STANDARDS AS LISTED IN GUIDELINES OR AS OBTAINED FROM PUBLIC FACILITIES DEVELOPMENT.
- 17. NOT USED.
- 18. ALL VERTICAL MOUNTING POLES OF CHAIN LINK FENCING SHALL BE CAPPED.
- 19. LANDSCAPED AREAS SHALL BE DELINEATED WITH A MINIMUM SIX INCHES (6") HIGH CURB
- 20. THE ENTIRE PROJECT SHALL BE PERMANENTLY MAINTAINED WITH AN AUTOMATIC IRRIGATION SYSTEM.

