

SITE PLAN
1" = 30'-0"

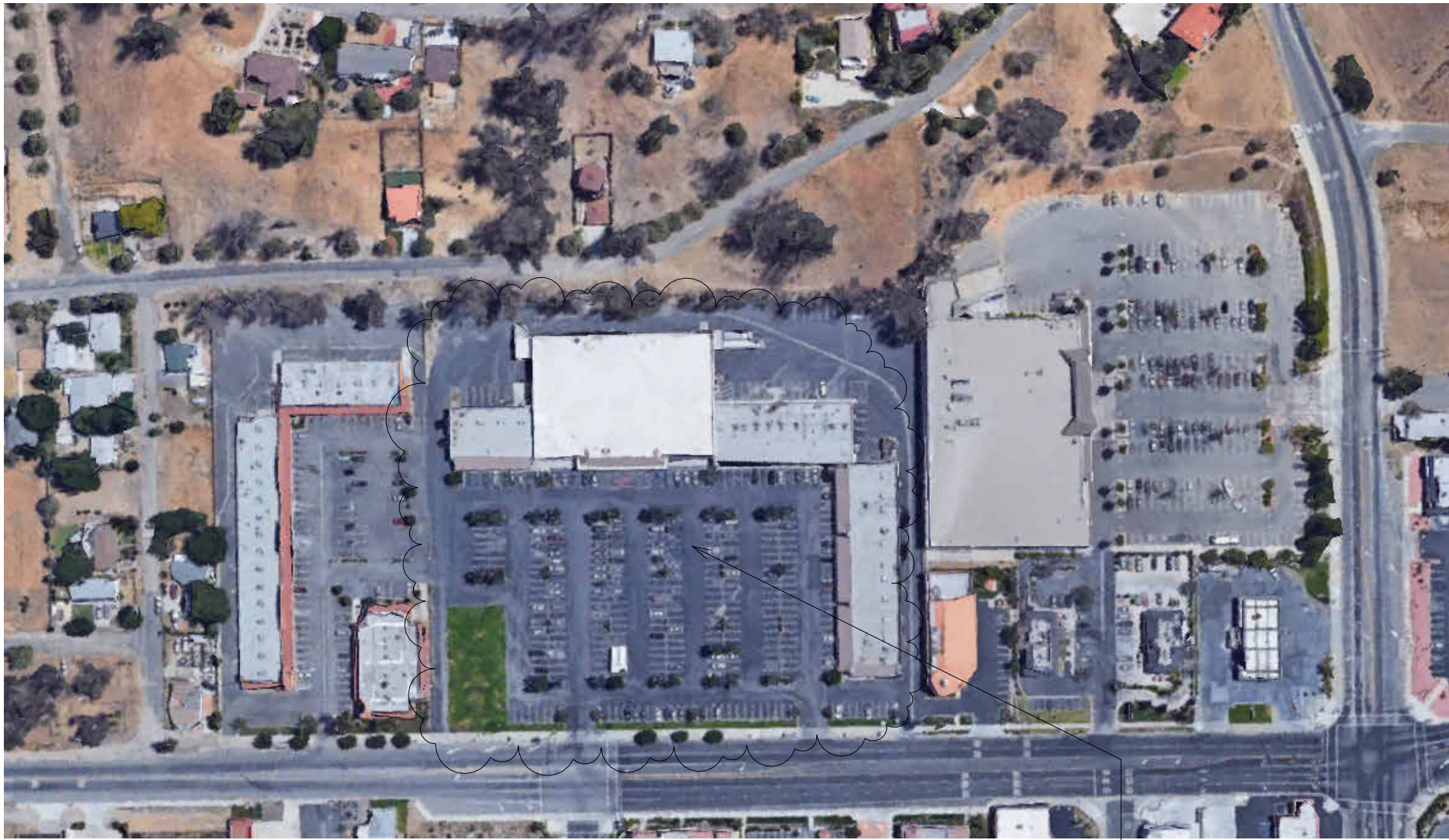
PARKING ANALYSIS

A1	STARTER BROS: 30,820 SF /250 =	123.2 REQ
A2	DONUT STAR: 1,563 SF /250 =	6.2 REQ
A3	DOMINO'S: 1,563 SF/250 =	6.2 REQ
A4	HAIR NAIL SPA: 1,563 SF /250 =	6.2 REQ
A5	TOTAL BEAUTYTY: 1,563 SF /250 =	6.2 REQ
A6	POSTRAL PLUS: 1,563 SF /250 =	6.2 REQ
A7	SHAPE BROW: 1,563 SF/250 =	6.2 REQ
A8	METRO: 3,126 SF /250 =	12.5 REQ
A9	DENTIST: 1,563 SF /250 =	6.2 REQ
A10	PHONOOLA: 1,563 SF /250 =	6.2 REQ
A11	LA MICUACANA: 1,563 SF/250 =	6.2 REQ
A12	THREADZ N: 1,563 SF/250 =	6.2 REQ
A13	2400BLOCK: 1,563 SF /250 =	6.2 REQ
A14	COIN LAUNDRY: 1,563 SF /250 =	6.2 REQ
A15	PLAZA HAIRCUTTERS: 1,563 SF /250 =	6.2 REQ
A16	PIZZA APPITIZERS: 1,563 SF/250 =	6.2 REQ
A17	SPORTS PIZZA: 3,126 SF /250 =	12.5 REQ
A18	ARCADE: 1,403 SF /250 =	5.6 REQ
A19	CRICKET: 1,403 SF /250 =	5.6 REQ
A20	HELP U SELL: 1,403 SF/250 =	5.6 REQ
A21	GUIDANCE: 1,403 SF/250 =	5.6 REQ
A22	DELI: 3,854 SF /250 =	15.4 REQ
A23	SMOKE SHOP: 2,386 SF /250 =	9.5 REQ
A24	KING'S LIQUOR: 2,386 SF/250 =	9.5 REQ
A25	CLEANERS: 2,386 SF/250 =	9.5 REQ
A26	BEVERAGE CONTAINER CRV RECYCLING USE: 144,00 SF / 100=	5 REQ
TOTAL PARKING REQUIRED=		307 REQ.
TOTAL PARKING PROVIDED=		344

DRAWING LIST

A101	TITLE SHEET/SITE PLAN
A102	FLOOR PLAN / ELEVATIONS
A103	ADA DETAIL

PARCEL MAP NO TO SCALE



SITE OF
INTEREST

PROJECT INFORMATION

PROJECT ADDRESS:	16750 LAKESHORE DRIVE, LAKE ELSINORE, CALIFORNIA
APN:	378-290-016
TRACT:	
LOT AREA:	
ZONING:	CI - NEIGHBORHOOD COMMERCIAL
CONSTRUCTION TYPE:	
PROJECT DESCRIPTION:	

SCOPE OF WORK

A SMALL BEVERAGE CONTAINER CRV RECYCLING AND REDEMPTION CENTER AT STATER BROS. MARKET CONSISTING OF A FIXED 144 S.F. CASHIER ANCHORED DOWN KIOSK WITH TWO (2) (8' X 22') MOBILE AND PORTABLE ROLL OFF STORAGE CONTAINERS WITH A FULL TIME ATTENDANT AND HOURS OF OPERATION 8:00AM-5:00P.M. DAILY

PROJECT DIRECTORY

PROPERTY OWNER :
MR. TAHER AMERI C/O
STATER BROTHERS MARKET RECYCLING OPERATOR AND
FRANKLIN
FAMILY TRUST
2053 E WASHINGTON ST COLTON CA 92324
OPERATOR:
TAHER AMERI C/O CRV RECYCLING SOLUTION SITES
DESIGNER:
SKEDIO STUDIO
16306 BLACKHAWK ST
GRAJADA HILLS CA 91344
818 6443434

SKEDIO
STUDIO
+ PARTNERS
16306 BLACKHAWK ST
GRAJADA HILLS CA 91344
(818) 644 3434
WWW.SKEDIO.COM

NO.	DESCRIPTION	DATE
1	Revision 1	P 1

MIGUEL ACOSTA

CRV RECYCLING SOLUTION
16750 LAKESHORE DR LAKE ELSINORE,
CA 92530

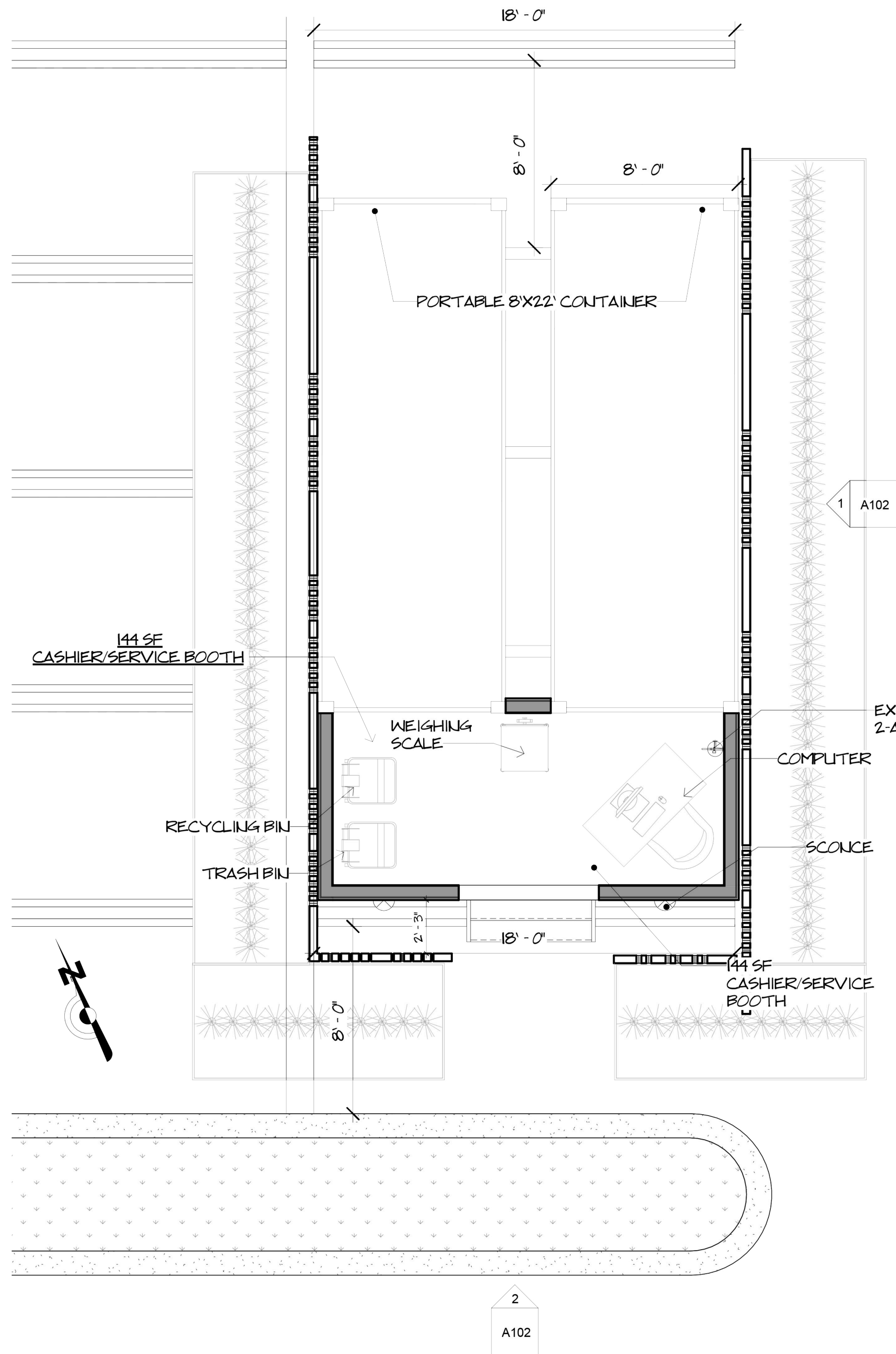
OWNER:
MR. TAHER AMERI C/O

CRV RECYCLING
SOLUTION

TITLE
SHEET /
SITE PLAN

PROJECT NUMBER	22-0015
DATE	02/17/22
DRAWN BY	K.T
CHECKED BY	J.P.R

A101
SCALE A

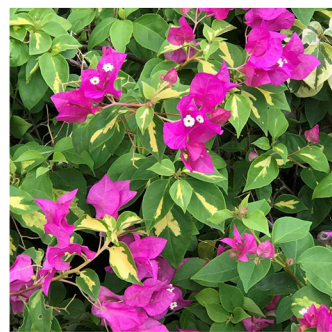


NOTES

1. "PURSUANT TO LEMC 17.196.030, A SIGN PERMIT SHALL BE OBTAINED FROM THE COMMUNITY DEVELOPMENT DEPARTMENT PRIOR TO THE PLACING, ERECTING, MOVING, RECONSTRUCTING, ALTERING, OR DISPLAYING OF ANY EXTERIOR SIGNS INCLUDING CHANGE OF FACE OR COPY ON EXISTING SIGNS UNLESS EXEMPTED BY LEMC 17.196.060, AND NOT INCLUDING MERELY REFURBISHING EXISTING SIGNS."

2. THE CRV RECYCLING CENTER WILL BE LOCATED IN THE FRONT PORTION OF THE SITE DUE TO THE FOLLOWING: TO BE VISIBLE AND ACCESSIBLE TO THE PUBLIC, TO GENERATE BUSINESS, AS WELL AS FOR SECURITY PURPOSES AGAINST HOMELESSNESS AND LOITERING.

3. ONLY BOUGAINVILLEA WILL BE PLANTED IN THE PLANTER.

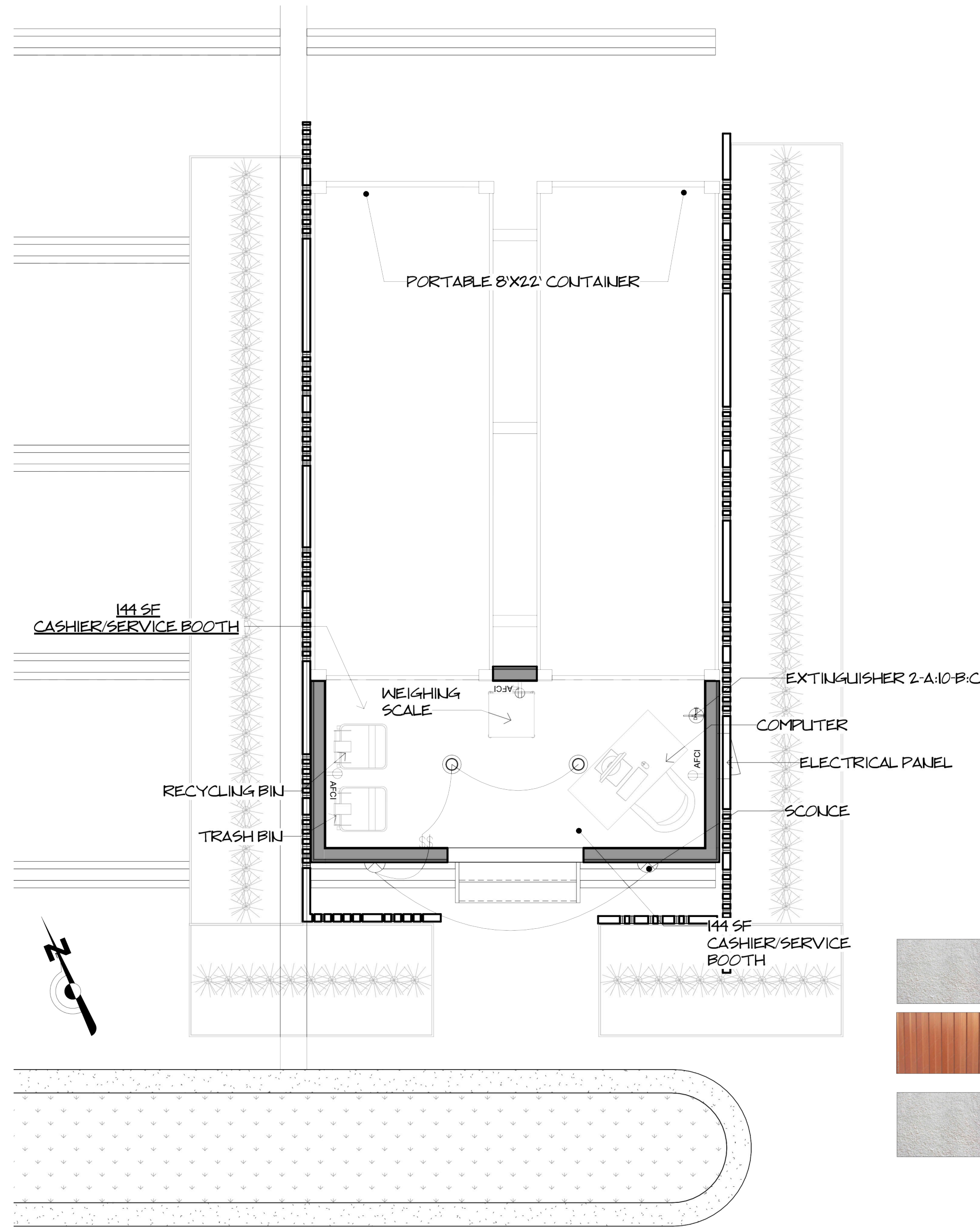


BOUGAINVILLEA

- WOODEN FENCE, COLOR PAINT TO MATCH EXISTING MAIN BUILDING
- METAL CONTAINER, LIGHT BROWN COLOR
- WOODEN WALLS, COVERED WITH WHITE STUCCO, COLOR PAINT TO MATCH EXISTING MAIN BUILDING

FLOOR PLAN
1/4" = 1'-0"

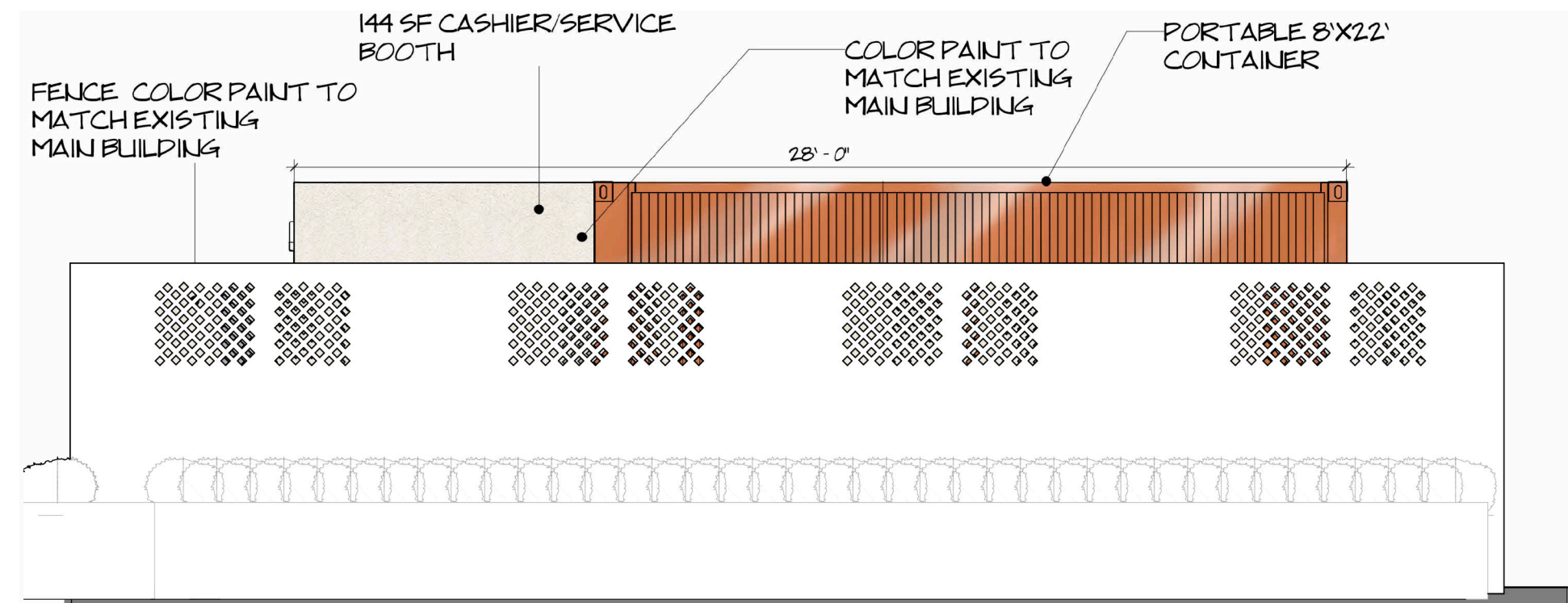
3



- WOODEN FENCE, COLOR PAINT TO MATCH EXISTING MAIN BUILDING
- METAL CONTAINER, LIGHT BROWN COLOR
- WOODEN WALLS, COVERED WITH WHITE STUCCO, COLOR PAINT TO MATCH EXISTING MAIN BUILDING

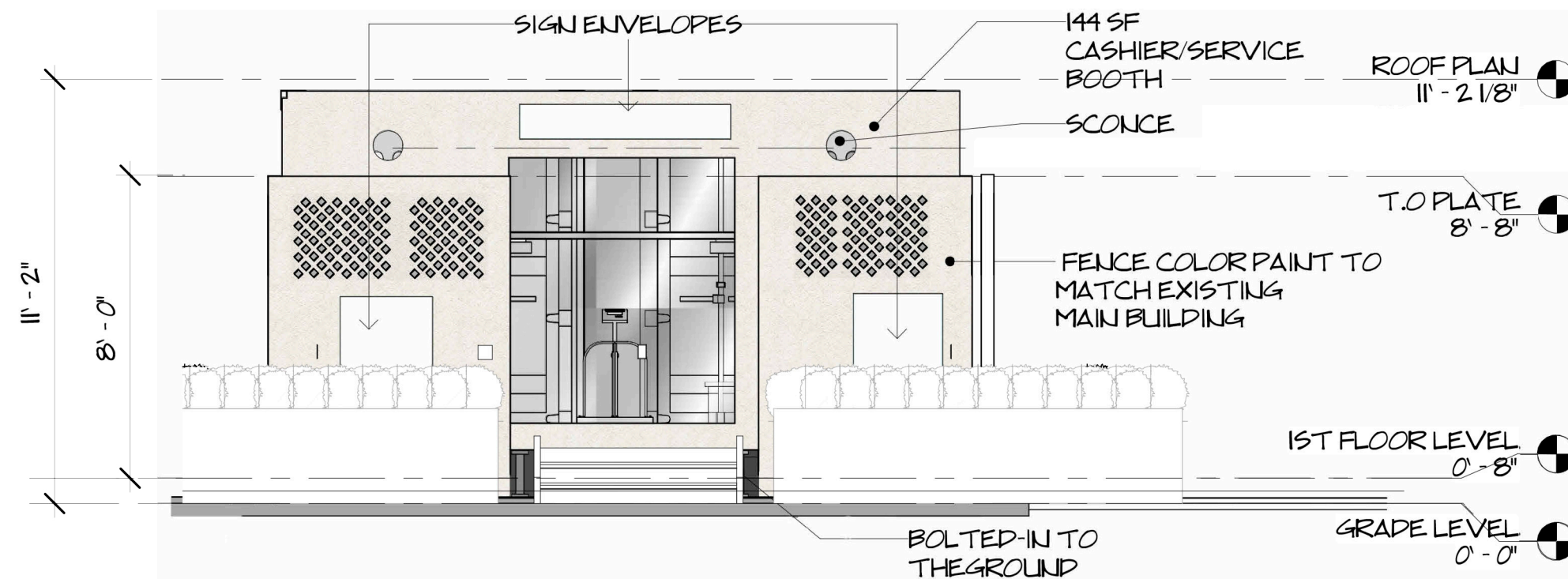
ELECTRICAL PLAN
1/4" = 1'-0"

4



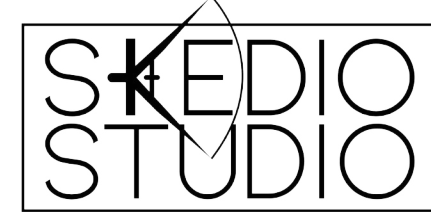
ELEVATION 2
1/4" = 1'-0"

1



ELEVATION 1
1/4" = 1'-0"

2



16306 BLACKHAWK ST
GRAJADA HILLS CA 91344
(818) 644 34 34

WWW.SKEDIOSTUDIO.COM

NO.	DESCRIPTION	DATE

MIGUEL ACOSTA

CRV RECYCLING SOLUTION

16750 LAKESHORE DR LAKE ELSINORE, CA 92530

CRV RECYCLING SOLUTION

FLOOR PLAN / ELEVATIONS

PROJECT NUMBER 22-0015
DATE 02.17.22
DRAWN BY A
CHECKED BY C

A102

SCALE As indicated

7/1/2024 3:50:50 PM

PASSENGER DROP-OFF AND LOADING ZONES

General. Passenger drop-off and loading zones shall comply with Section 11B-503.

Vehicle pull-up space. Passenger drop-off and loading zones shall provide a vehicular pull-up space 96 inches wide minimum and 20 feet long minimum.

Access aisle. Passenger drop-off and loading zones shall provide access aisles complying with Section 11B-503 adjacent and parallel to the vehicle pull-up space. Access aisles shall adjoin an accessible route and shall not overlap the vehicular way.

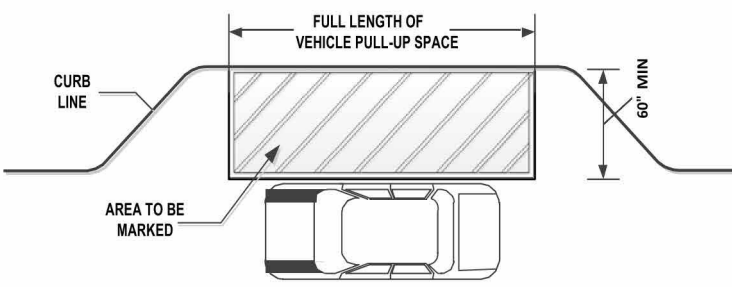


FIGURE 11B-503.3
PASSENGER DROP-OFF AND LOADING ZONE ACCESS AISLE

Width. Access aisles serving vehicle pull-up spaces shall be 60 inches wide minimum.

Length. Access aisles shall extend the full length of the vehicle pull-up spaces they serve.

Marking. Access aisles shall be marked with a painted borderline around their perimeter. The area within the borderlines shall be marked with hatched lines a maximum of 36 inches on center in a color contrasting with that of the aisle surface.

Floor and ground surfaces. Vehicle pull-up spaces and access aisles serving them shall comply with Section 11B-502. Access aisles shall be at the same level as the vehicle pull-up space they serve. Changes in level are not permitted.
Exception: Slopes not steeper than 1:48 shall be permitted.

Vertical clearance. Vehicle pull-up spaces, access aisles serving them, and a vehicular route from an entrance to the passenger loading zone and from the passenger loading zone to a vehicular exit shall provide a vertical clearance of 114 inches minimum.

Identification. Each passenger loading zone designated for persons with disabilities shall be identified with a reflectorized sign complying with Section 11B-703.5. It shall be permanently posted immediately adjacent to and visible from the passenger loading zone stating "Passenger Loading Zone Only" and including the International Symbol of Accessibility complying with Section 11B-703.7.2.1 in white on a dark blue background.

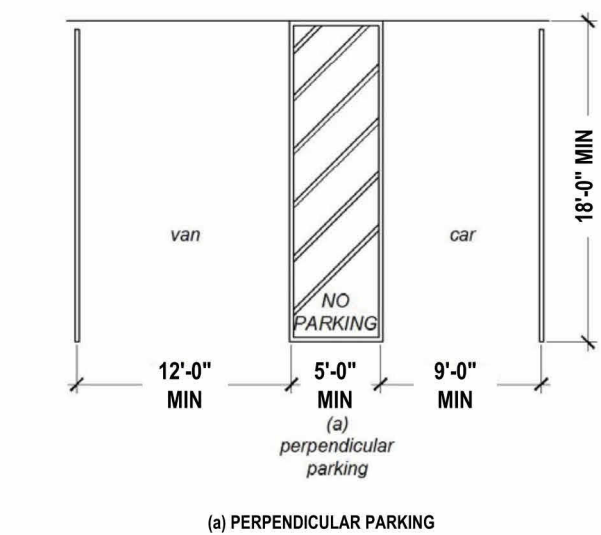
Medical care and long-term care facilities. At least one passenger loading zone complying with Section 11B-503 shall be provided at an accessible entrance to licensed medical care and licensed long-term care facilities where the period of stay may exceed twenty-four hours.

Valet parking. Parking facilities that provide valet parking services shall provide at least one passenger loading zone complying with Section 11B-503. The parking requirements of Section 11B-208.1 apply to facilities with valet parking.

Mechanical access parking garages. Mechanical access parking garages shall provide at least one passenger loading zone complying with Section 11B-503 at vehicle drop-off and vehicle pick-up areas.

PARKING SPACES

General. Car and van parking spaces shall comply with Section 11B-502. Where parking spaces are marked with lines, with measurements of parking spaces and access aisles shall be made from the centerline of the markings.
Exception: Where parking spaces or access aisles are not adjacent to another parking space or access aisle, measurements shall be permitted to include the full width of the line defining the parking space or access aisle.



(a) PERPENDICULAR PARKING

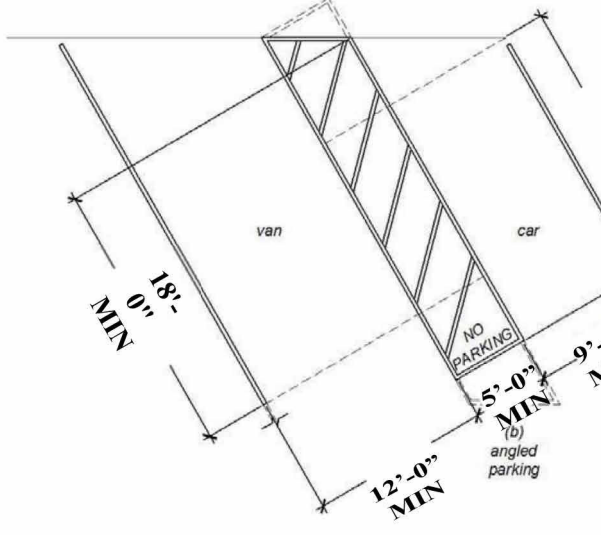


FIGURE 11B-502.2 VEHICLE PARKING SPACES

Vehicle spaces. Car and van parking spaces shall be 216 inches (18 feet) long minimum. Car parking spaces shall be 108 inches (9 feet) wide minimum and van parking spaces shall be 144 inches (12 feet) wide minimum, shall be marked to define the width, and shall have an adjacent access aisle complying with Section 11B-502.3.
Exception: Van parking spaces shall be permitted to be 108 inches (9 feet) wide minimum where the access aisle is 96 inches (8 feet) wide minimum.

Access aisle. Access aisles serving parking spaces shall comply with Section 11B-502.3. Access aisles shall adjoin an accessible route. Two parking spaces shall be permitted to share a common access aisle.

Width. Access aisles serving car and van parking spaces shall be 60 inches (5 feet) wide minimum.

Length. Access aisles shall extend the full required length of the parking spaces they serve.

Marking. Access aisles shall be marked with a blue painted borderline around their perimeter. The area within the blue borderlines shall be marked with hatched lines a maximum of 36 inches (3 feet) on center in a color contrasting with that of the aisle surface, preferably blue or white. The words "NO PARKING" shall be painted on the surface within each access aisle in white letters a minimum of 12 inches (1 foot) in height and located to be visible from the adjacent vehicular way. Access aisle markings may extend beyond the minimum required length.

Location. Access aisles shall not overlap the vehicular way. Access aisles shall be permitted to be placed on either side of the parking space except for van parking spaces which shall have access aisles located on the passenger side of the parking spaces.

Floor or ground surfaces. Parking spaces and access aisles serving them shall comply with Section 11B-502. Access aisles shall be at the same level as the parking spaces they serve. Changes in level are not permitted.
Exception: Slopes not steeper than 1:48 shall be permitted.

Vertical clearance. Parking spaces, access aisles and vehicular routes serving them shall provide a vertical clearance of 98 inches (2489 mm) minimum.

Vertical clearance. Parking spaces, access aisles and vehicular routes serving them shall provide a vertical clearance of 98 inches (2489 mm) minimum.
Exception: In existing multistory parking facilities, car parking spaces, access aisles and vehicular routes serving them shall provide a vertical clearance of 80 inches (2032 mm) minimum. Existing vertical clearance in excess of 80 inches (2032 mm) and less than 98 inches (2489 mm) shall be maintained. This exception shall not apply to van parking spaces, access aisles, or vehicular routes serving them.

Identification. Parking space identification signs shall include the International Symbol of Accessibility complying with Section 11B-703.7.2.1. Signs identifying van parking spaces shall contain additional language or an additional sign with the designation "van accessible." Signs shall be 60 inches (5 feet) minimum above the finish floor or ground surface measured to the bottom of the sign.
Exception: Signs located within an accessible route shall be a minimum of 80 inches (6 feet, 8 inches) above the finish floor or ground surface measured to the bottom of the sign.

Finish and size. Parking identification signs shall be reflectorized with a minimum area of 70 square inches.

Minimum fine. Additional language or an additional sign below the International Symbol of Accessibility shall state "Minimum Fine \$250."

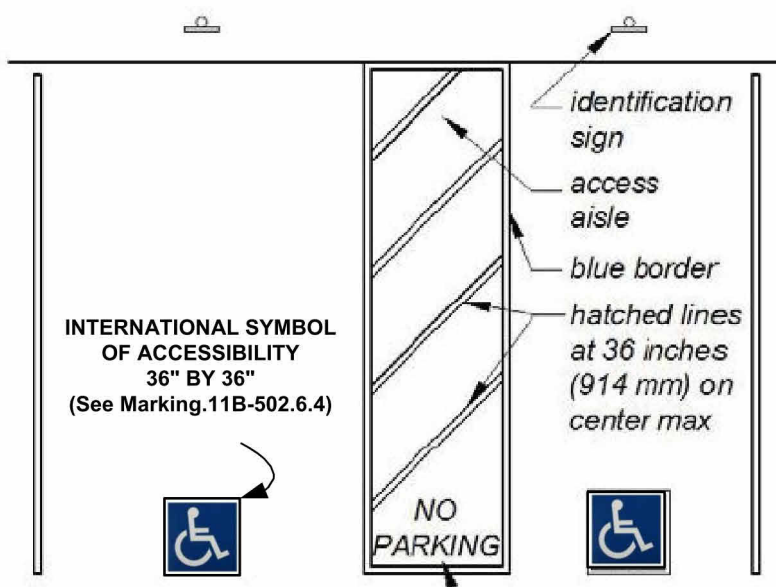
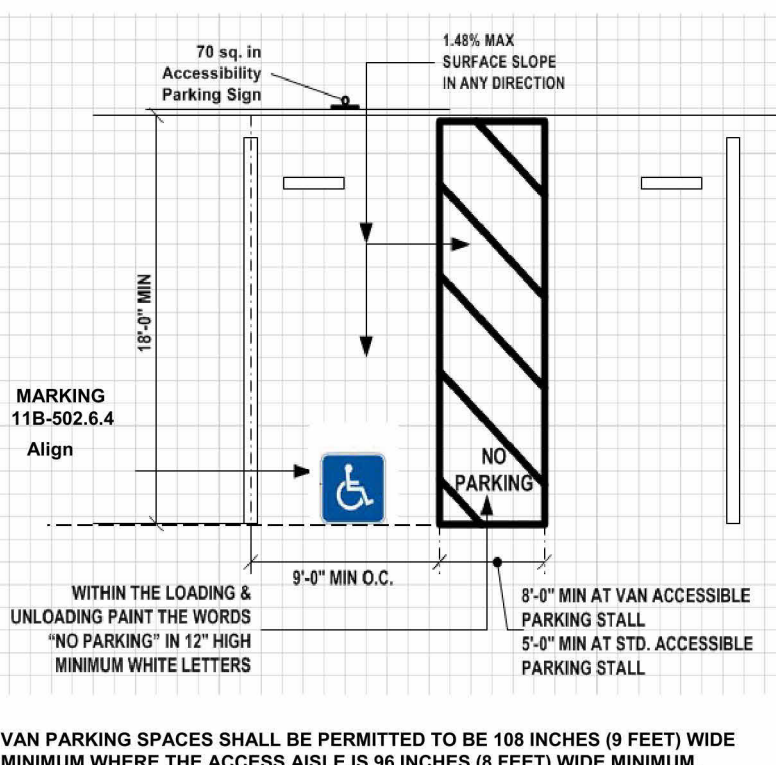


FIGURE 11B-502.3.3
PERPENDICULAR PARKING IDENTIFICATION



VAN PARKING SPACES SHALL BE PERMITTED TO BE 108 INCHES (9 FEET) WIDE MINIMUM WHERE THE ACCESS AISLE IS 96 INCHES (8 FEET) WIDE MINIMUM.

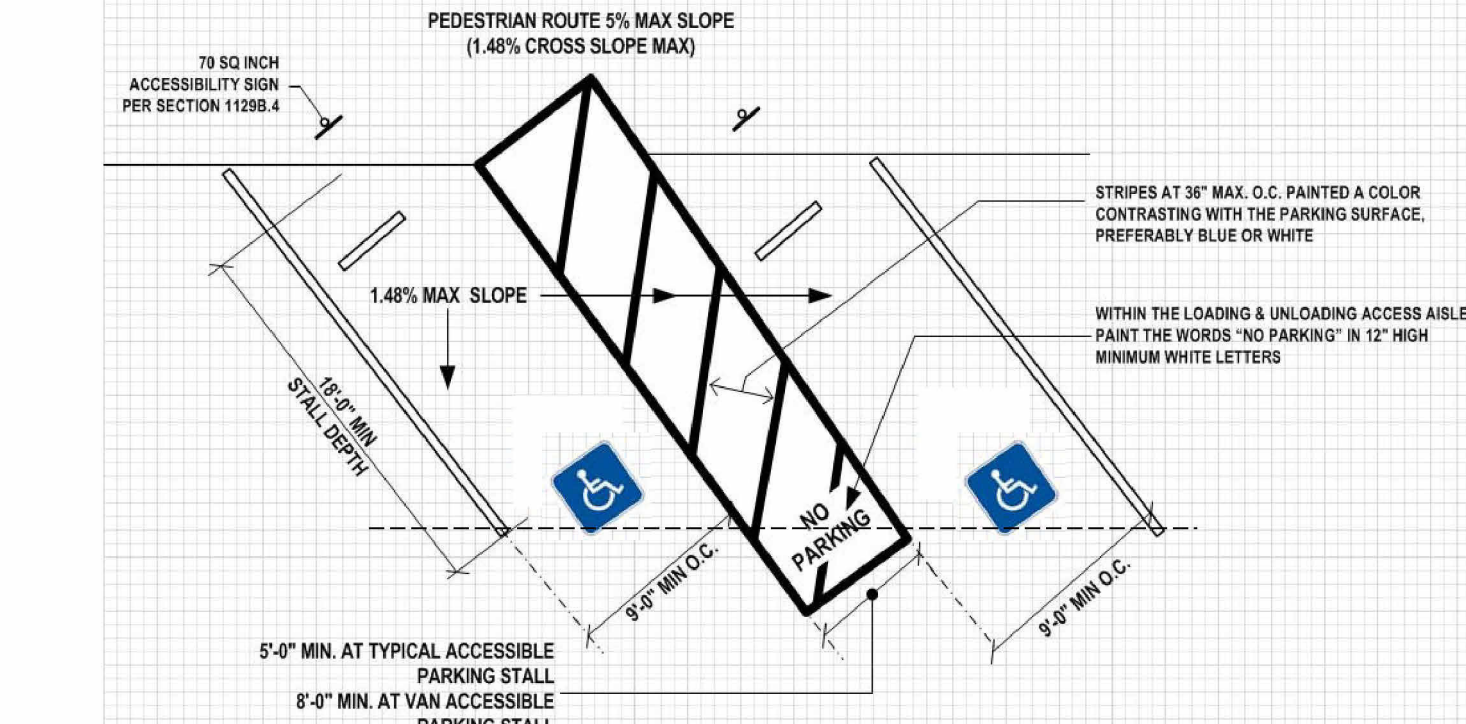


FIGURE 11B-502.3.3
ANGLED PARKING IDENTIFICATION

Location. A parking space identification sign shall be visible from each parking space. Signs shall be permanently posted either immediately adjacent to the parking space or within the projected parking space width at the head end of the parking space. Signs may also be permanently posted on a wall at the interior end of the parking space.

Marking. Each accessible car and van space shall have surface identification complying with either Sections 11B-502.6.4.1 or 11B-502.6.4.2.

The parking space shall be marked with an International Symbol of Accessibility complying with Section 11B-703.7.2.1 in white on a blue background a minimum 36 inches wide by 36 inches high. The centerline of the International Symbol of Accessibility shall be a maximum of 6 inches from the centerline of the parking space, its sides parallel to the length of the parking space and its lower corner at, or lower side aligned with, the end of the parking space length.

The parking space shall be outlined or painted blue and shall be marked with an International Symbol of Accessibility complying with Section 11B-703.7.2.1 in white on a blue background a minimum 36 inches wide by 36 inches high. The centerline of the International Symbol of Accessibility shall be a maximum of 6 inches from the centerline of the parking space, its sides parallel to the length of the parking space and its lower corner at, or lower side aligned with, the end of the parking space.

Relationship to accessible routes. Parking spaces and access aisles shall be designed so that cars and vans, when parked, cannot obstruct the required clear width of adjacent accessible routes.

11B-502.7.1 Arrangement. Parking spaces and access aisles shall be designed so that persons using them are not required to travel behind parking spaces other than to pass behind the parking space in which they parked.

11B-502.7.2 Wheel stops. A curb or wheel stop shall be provided if required to prevent encroachment of vehicles over the required clear width of adjacent accessible routes.

11B-502.8 Additional signage. An additional sign shall be posted either:

- 1) In a conspicuous place at each entrance to an off-street parking facility or
- 2) Immediately adjacent to on-site accessible parking and visible from each parking space.

11B-502.8.1 Size. The additional sign shall not be less than 17 inches wide by 22 inches high.

11B-502.8.2 Lettering. The additional sign shall clearly state in letters with a minimum height of 1 inch the following:

"Unauthorized vehicles parked in designated accessible spaces not displaying distinguishing placards or special license plates issued for persons with disabilities will be towed away at the owner's expense. Towed vehicles may be reclaimed at: _____ or by telephoning _____"

Blank spaces shall be filled in with appropriate information as a permanent part of the sign. (NOTE: Towing Co's Name and Telephone Number must be noted on the detail sheet/s on the plans).

ACCESSIBLE PARKING SIGN INSTALLED AT EACH SPACE



Electric Vehicle Charging Stations

Electric vehicle charging stations (EVCS) shall comply with Section 11B-812 as required by Section 11B-228.3. Where vehicle spaces and access aisles are marked with lines, measurements shall be made from the centerline of the markings.

Exception: 11B-812.1

Operable parts shall comply with Section 11B-309.

Future installation of Electric Vehicle (EV) Chargers serving Covered Multi-Family Dwellings shall be on accessible route per 1113A and shall be in compliance with section 1138A reach range requirements

Floor or ground surfaces. Vehicle spaces and access aisles serving them shall comply with Section 11B-502. Access aisles shall be at the same level as the vehicle space they serve. Changes in level, slopes exceeding 1:48, and detectable warnings shall not be permitted in vehicle spaces and access aisles.

Vertical clearance. Vehicle spaces, access aisles serving them, and vehicular routes serving them shall provide a vertical clearance of 98 inches (2489 mm) minimum. Where provided, overhead cable management systems shall not obstruct required vertical clearance.

Accessible route to building or facility. EVCS complying with Section 11B-812 that serve a particular building or facility shall be located on an accessible route to an entrance complying with Section 11B-208.4. Where EVCS do not serve a particular building or facility, EVCS complying with Section 11B-812 shall be located on an accessible route to an accessible pedestrian entrance of the EV charging facility.

Exception: 11B-812.5.1

Accessible route to EV charger. An accessible route complying with Section 11B-402 shall be provided between the vehicle space and the EV charger which serves it.

Relationship to accessible routes. Vehicle spaces and access aisles shall be designed so that when the vehicle space is occupied the required clear width of adjacent accessible routes is not obstructed. A curb, wheel stop, bollards, or other barrier shall be provided if required to prevent encroachment of vehicles over the required clear width of adjacent accessible routes.

Arrangement. Vehicle spaces and access aisles shall be designed so that persons using them are not required to travel behind vehicle spaces or parking spaces other than the vehicle space in which their vehicle has been left to charge.
Exceptions: 11B-812.5.4

Obstructions. EVCS shall be designed so accessible routes are not obstructed by cables or other elements.

Vehicle spaces. Vehicle spaces serving van accessible, standard accessible, ambulatory and drive-up EVCS shall be 216 inches (5486 mm) long minimum and shall comply with Sections 11B-812.6.1 through 11B-812.6.4 as applicable. All vehicle spaces shall be marked to define their width.

Exceptions: 11B-812.6

Van accessible. Vehicle spaces serving van accessible EVCS shall be 144 inches (3658 mm) wide minimum and shall have an adjacent access aisle complying with Section 11B-812.7.

Standard accessible. Vehicle spaces serving standard accessible EVCS shall be 108 inches (2743 mm) wide minimum and shall have an adjacent access aisle complying with Section 11B-812.7.

Ambulatory. Vehicle spaces serving ambulatory EVCS shall be 120 inches (3048 mm) wide minimum and shall not be required to have an adjacent access aisle.

Drive-up. Vehicle spaces serving drive-up EVCS shall be 204 inches (5182 mm) wide minimum and shall not be required to have an adjacent access aisle.

Access aisle. Access aisles shall adjoin an accessible route. Two vehicle spaces shall be permitted to share a common access aisle. Access aisles shall be 60 inches (1524 mm) wide minimum and shall extend the full required length of the vehicle spaces they serve.

Location. Access aisles at vehicle spaces shall not overlap the vehicular way and may be placed on either side of the vehicle space they serve except for van accessible spaces which shall have access aisles located on the passenger side of the vehicle spaces.

Marking. Access aisles at vehicle spaces shall be marked with a painted borderline around their perimeter. The area within the borderlines shall be marked with hatched lines a maximum of 36 inches (914 mm) on center. The color of the borderlines, hatched lines, and letters shall contrast with that of the surface of the access aisle. The blue color required for identification of access aisles for accessible parking shall not be used. Access aisle markings may extend beyond the minimum required length.

Lettering. The words "NO PARKING" shall be painted on the surface within each access aisle in letters a minimum of 12 inches (305 mm) in height and located to be visible from the adjacent vehicular way.

Identification signs. EVCS identification signs shall be provided in compliance with Section 11B-812.8.

Four or fewer. Where four or fewer total EVCS are provided, identification with an International Symbol of Accessibility (ISA) shall not be required.
Five to twenty-five. Where five to twenty-five total EVCS are provided, one van accessible EVCS shall be identified by an ISA complying with Section 11B-703.7.2.1. The required standard accessible EVCS shall not be required to be identified with an ISA.

Twenty-six or more. Where twenty-six or more total EVCS are provided, all required van accessible and all required standard accessible EVCS shall be identified by an ISA complying with Section 11B-703.7.2.1.

Ambulatory. Ambulatory EVCS shall not be required to be identified by an ISA.

Drive-up. Drive-up EVCS shall not be required to be identified by an ISA.

Finish and size. Identification signs shall be reflectorized with a minimum area of 70 square inches (45 161 mm2).

Location. Required identification signs shall be visible from the EVCS it serves. Signs shall be permanently posted either immediately adjacent to the vehicle space or within the projected vehicle space width at the head end of the vehicle space. Signs identifying van accessible vehicle spaces shall contain the designation "van accessible." Signs shall be 60 inches (1525 mm) minimum above the finish floor or ground surface measured to the bottom of the sign. Signs located within an accessible route shall be 90 inches (2032 mm) minimum above the finish floor or ground surface measured to the bottom of the sign. Signs may also be permanently posted on a wall at the interior end of the vehicle space.

Surface marking. EVCS vehicle spaces shall provide surface marking stating "EV CHARGING ONLY" in letters 12 inches (305 mm) high minimum. The centerline of the text shall be a maximum of 6 inches (152 mm) from the centerline of the vehicle space and its lower corner at, or lower side aligned with, the end of the parking space length.

Electric vehicle chargers
EV chargers shall comply with Section 11B-812.10. Operable parts and charging cord storage shall comply with Section 11B-309.

Point-of-sale devices. Where provided, point-of-sale devices shall comply with Sections 11B-707.2, 11B-707.3, 11B-707.7.2, and 11B-07.9.

Location. EV chargers shall be adjacent to, and within the projected width of, the vehicle space being served.

Exceptions: 11B-812.10.4

TABLE 11B-228.3.2.1
ELECTRIC VEHICLE CHARGING STATIONS FOR PUBLIC USE AND COMMON USE

TOTAL NUMBER OF EVCS AT A FACILITY ¹	MINIMUM NUMBER (by type) OF EVCS REQUIRED TO COMPLY WITH SECTION 11B-812			
	Van Accessible	Standard Accessible	Ambulatory	
1 to 4	1	0	0	
5 to 25	1	1	0	
26 to 50	1	1	1	
51 to 75	1	2	2	
76 to 100	1	3	3	
101 and over	1, plus 1 for each 300, or fraction thereof, over 100	3, plus 1 for each 60, or fraction thereof, over 100	3, plus 1 for each 50, or fraction thereof, over 100	

¹ Where an EV charger can simultaneously charge more than one vehicle, the number of EVCS provided shall be considered equivalent to the number of electric vehicles that can be simultaneously charged.

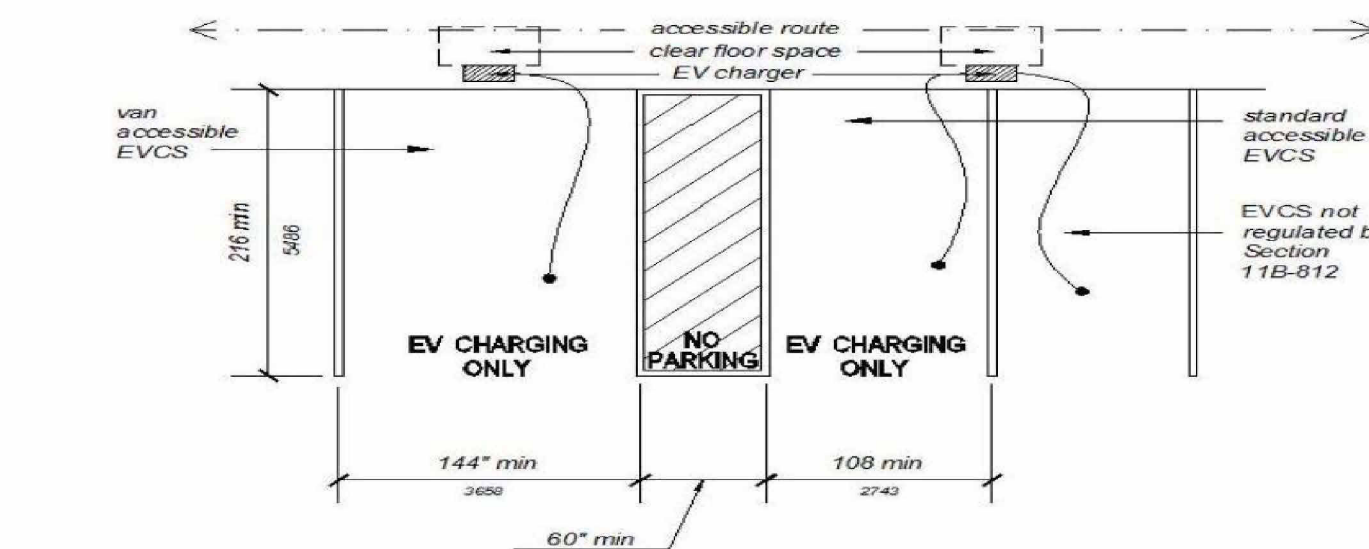


FIGURE 11B-812.9
SURFACE MARKING

NO.	DESCRIPTION	DATE

CRV RECYCLING SOLUTION
16750 LAKESHORE DR LAKE ELSINORE,
CA 92530

CRV RECYCLING
SOLUTION

ADA DETAIL

PROJECT NUMBER 22-0015
DATE 02/17/22
DRAWN BY A
CHECKED BY C

A103

SCALE