

Attachment No. 2 - Project Plans

Proposed CUP For:
Valley Blvd Truck Sales
15244 Valley Blvd., Fontana, CA 92335



ANDRESEN
ARCHITECTURE
INC.
17087 ORANGE WAY, FONTANA, CA 92335 (909) 355-6688

OWNER:

JESSE HARB
19829 MANSEL AVENUE
TORRANCE, CA 90503
(310) 384-8463
jesse@cherrytrucksales.com

PROJECT ADDRESS:

15244 VALLEY BOULEVARD
FONTANA, CA 92335

ARCHITECT:

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ELECTRICAL:

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SOILS REPORT:

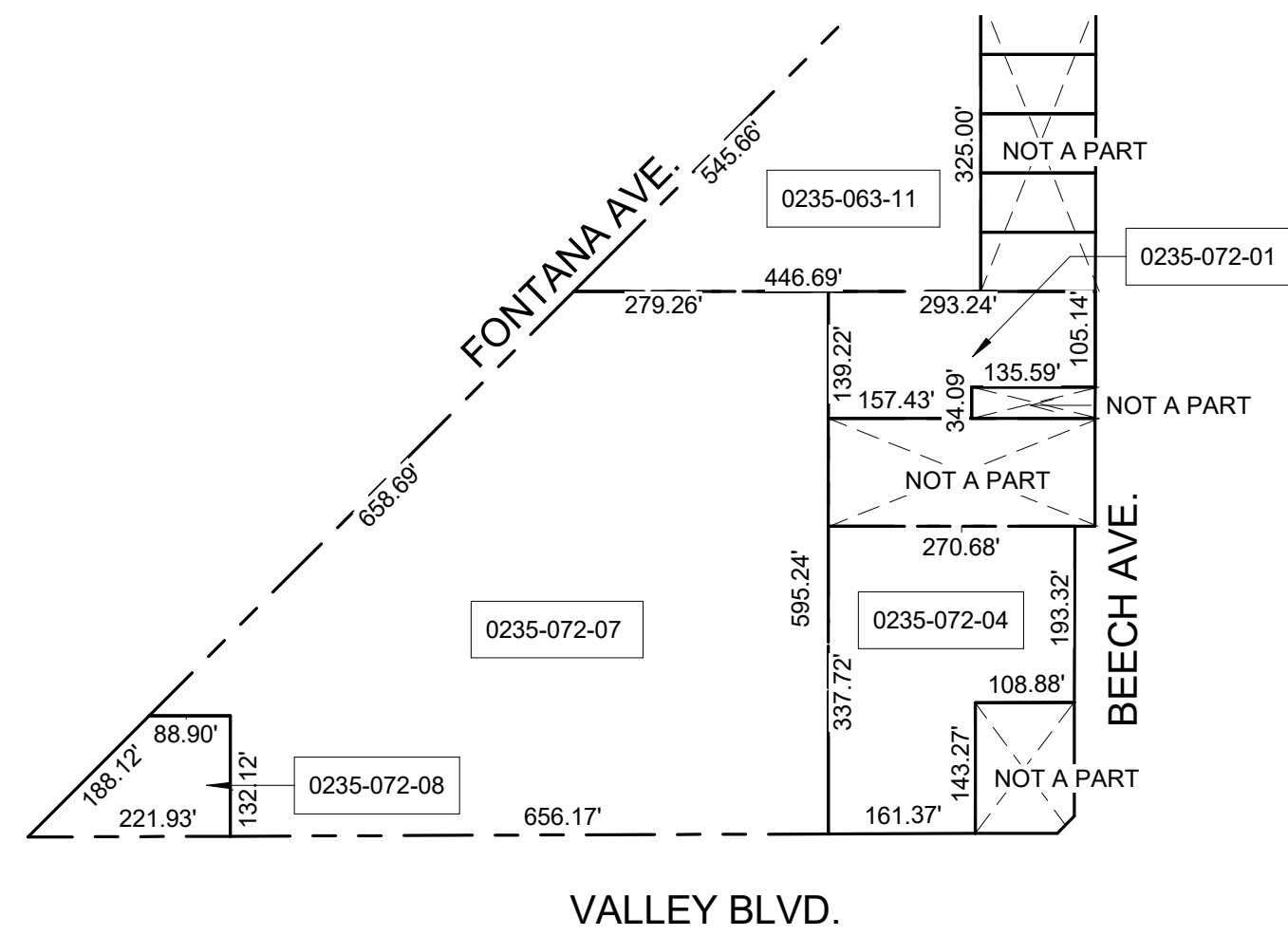
SOIL EXPLORATION COMPANY, INC.
7535 JUIRUPA AVE. UNIT C
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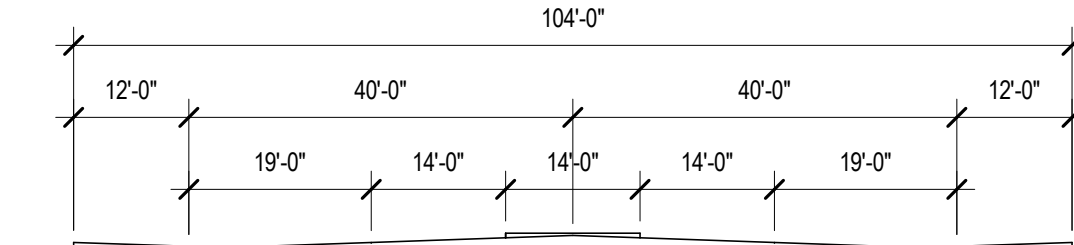
REPORT #
DATE:

17131-01
NOVEMBER 10, 2017

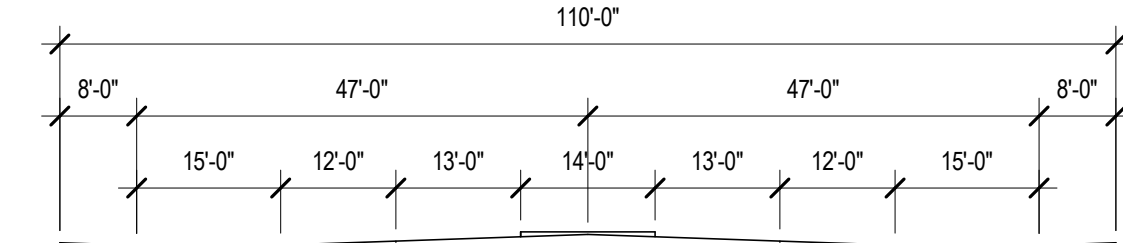


Parcel Plan (Existing)
1" = 200'-0"

Parking Requirement													
Key Name	Building Name	Building Size	Parking Required	Parking Provided	Surplus (Parking)	Approx. # of Spaces in MWD	ADA Parking Required	ADA Parking Provided	Short Term Bicycle Rack Required	Short Term Bicycle Rack Provided	Clean Air Required	EV Charging Station Required	EVCS - Van Accessible Parking
1	BUSINESS PARK 1	3.5 SPACES PER 1,000 S.F. BUILDING A (8 UNITS) = 17,600 S.F. BUILDING B (3 UNITS) = 6,600 S.F.	85	85	0	0	4	4	5	5	8	5	1
2	BUSINESS PARK 2	3.5 SPACES PER 1,000 S.F. BUILDING C (5 UNITS) = 10,400 S.F. BUILDING D (2 UNITS) = 4,160 S.F.	51	52	1	0	3	3	3	3	6	4	0
3	TRUCK SALES 1	OFFICE (2906 S.F. / 250) = 12 3 REPAIR BAY (1,000 S.F. / 300) = 3.33 * 3 = 10 OUTDOOR SALES (24,100 S.F. / 3,000) = 8 NUMBER OF EMPLOYEES = 8	38	39	2	0	2	2	2	3	3	2	0
4	TRUCK SALES 2	OFFICE (2906 S.F. / 250) = 12 3 REPAIR BAY (1,000 S.F. / 300) = 3.33 * 3 = 10 OUTDOOR SALES (16,430 S.F. / 3,000) = 5.5 NUMBER OF EMPLOYEES = 8	35	39	4	5	2	2	2	3	3	2	0
5	TRUCK SALES 3	OFFICE (2906 S.F. / 250) = 12 3 REPAIR BAY (1,000 S.F. / 300) = 3.33 * 3 = 10 OUTDOOR SALES (27,300 S.F. / 3,000) = 9 NUMBER OF EMPLOYEES = 8	38	39	1	2	2	2	2	3	3	2	0



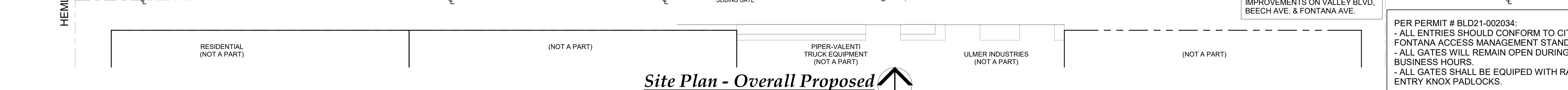
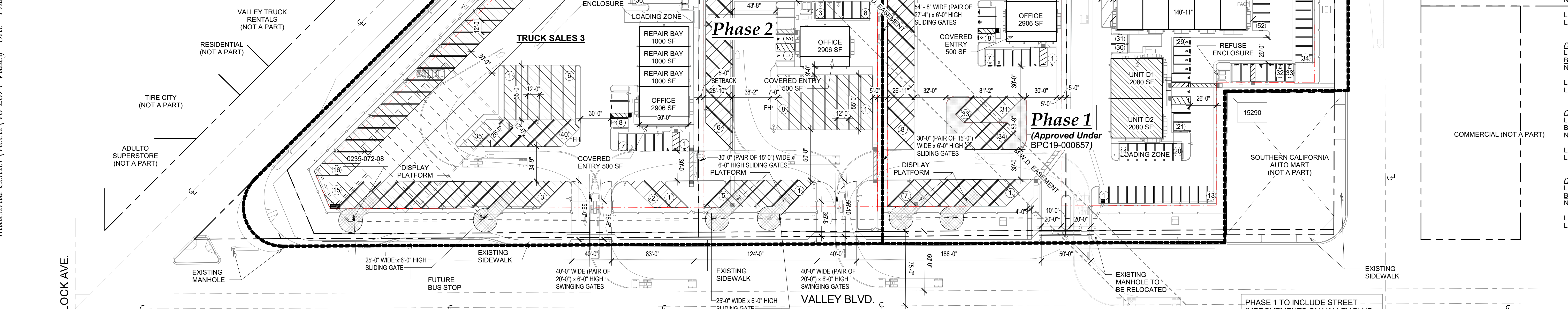
Street Profile (Fontana Ave. & Beech Ave.)
1" = 20'-0"



Street Profile (Valley Blvd.)
1" = 20'-0"

Site Notes

- ALL DRIVEWAYS WILL BE RIGHT IN / RIGHT OUT ALONG VALLEY, FONTANA AND BEECH. UTILITY UNDERGROUND REQUIRED
-



Site Plan - Overall Proposed
1" = 50'-0"

LOT AREA	
(BUSINESS PARK 1)	0235-063-11 & 0235-072-01
LOT AREA	= 120,846 S.F. (2.77 AC)
BUILDING FOOTPRINT	= 24,200 S.F.
NET AREA	= 96,646 S.F.
LANDSCAPING REQUIRED	= 14,497 S.F. (15%)
LANDSCAPING PROVIDED	= 28,290 S.F.
(BUSINESS PARK 2)	0235-072-04
LOT AREA	= 75,563 S.F. (1.73 AC)
BUILDING FOOTPRINT	= 14,560 S.F.
NET AREA	= 61,003 S.F.
LANDSCAPING REQUIRED	= 9,150 S.F. (15%)
LANDSCAPING PROVIDED	= 15,195 S.F.
(TRUCK SALES 1)	0235-072-07
LOT AREA	= 110,187 S.F. (2.53 AC)
BUILDING FOOTPRINT	= 5,000 S.F.
NET AREA	= 105,187 S.F.
LANDSCAPING REQUIRED	= 15,778 S.F. (15%)
LANDSCAPING PROVIDED	= 16,333 S.F.
(TRUCK SALES 2)	0235-072-07
LOT AREA	= 103,749 S.F. (2.38 AC)
BUILDING FOOTPRINT	= 5,000 S.F.
NET AREA	= 98,749 S.F.
LANDSCAPING REQUIRED	= 14,812 S.F. (15%)
LANDSCAPING PROVIDED	= 17,980 S.F.
(TRUCK SALES 3)	0235-072-07 & 0235-072-08
LOT AREA	= 115,279 S.F. (2.64 AC)
BUILDING FOOTPRINT	= 5,000 S.F.
NET AREA	= 110,279 S.F.
LANDSCAPING REQUIRED	= 16,542 S.F. (15%)
LANDSCAPING PROVIDED	= 28,136 S.F.

Building Area	
Building	Area
BUSINESS PARK 1	
BUILDING A (8 UNITS)	17,600 S.F.
BUILDING B (3 UNITS)	6,600 S.F.
TOTAL	24,200 S.F.
BUSINESS PARK 2	
BUILDING C (5 UNITS)	10,400 S.F.
BUILDING D (2 UNITS)	4,160 S.F.
TOTAL	14,560 S.F.
TRUCK SALES 1	
TRUCK SALES OFFICE (1ST FLR)	1,500 S.F.
TRUCK SALES OFFICE (2ND FLR)	1,404 SF
COVERED ENTRY	500 S.F.
REPAIR BAYS (3 BAYS)	3,000 S.F.
TOTAL	6,404 S.F.
TRUCK SALES 2	
TRUCK SALES OFFICE (1ST FLR)	1,500 S.F.
TRUCK SALES OFFICE (2ND FLR)	1,404 SF
COVERED ENTRY	500 S.F.
REPAIR BAYS (3 BAYS)	3,000 S.F.
TOTAL	6,404 S.F.
TRUCK SALES 3	
TRUCK SALES OFFICE (1ST FLR)	1,500 S.F.
TRUCK SALES OFFICE (2ND FLR)	1,404 SF
COVERED ENTRY	500 S.F.
REPAIR BAYS (3 BAYS)	3,000 S.F.
TOTAL	6,404 S.F.

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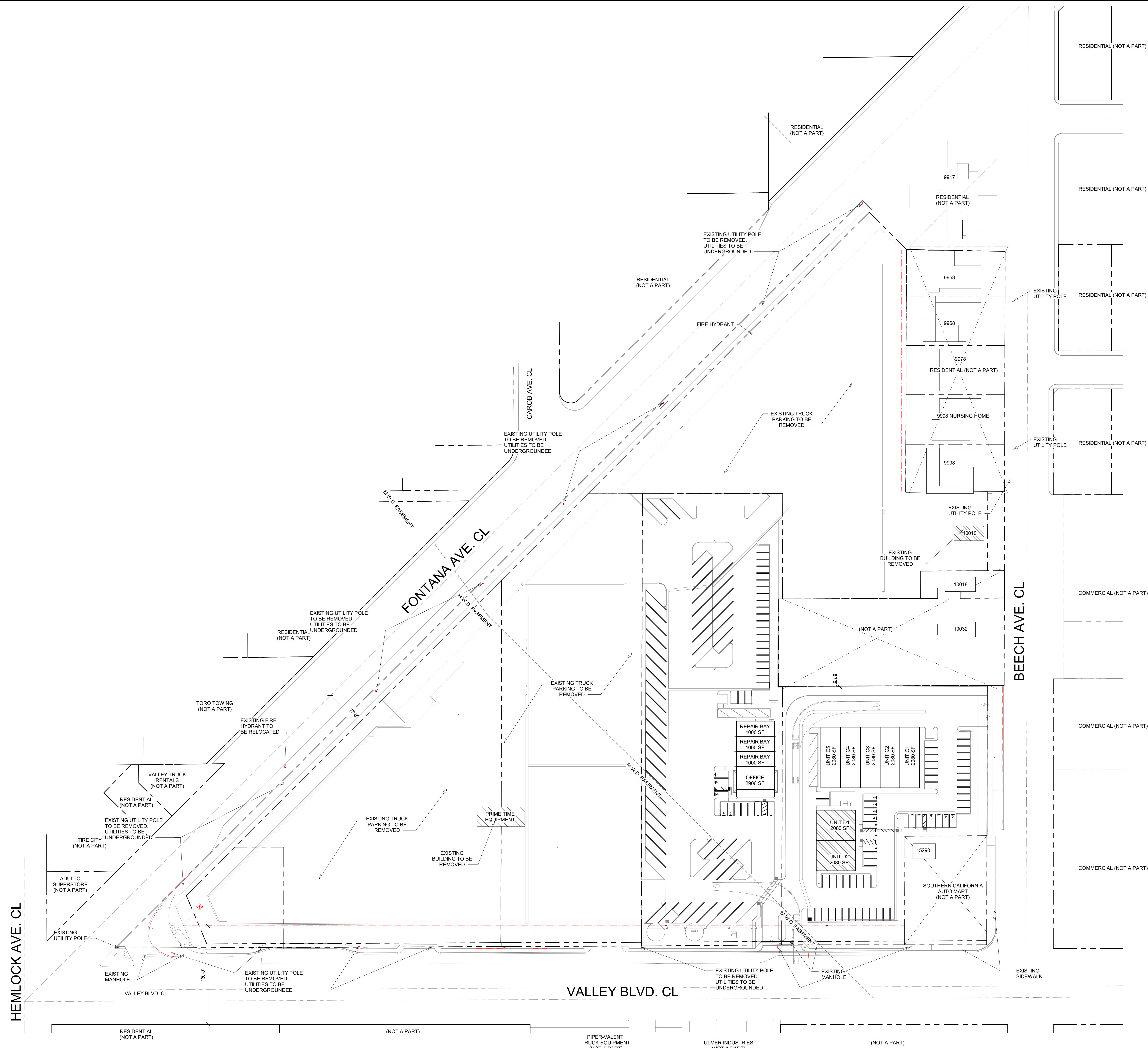
10 June 2024
16-2674

PER PERMIT # BLD21-002034:
- ALL ENTRIES SHOULD CONFORM TO CITY OF FONTANA ACCESS MANAGEMENT STANDARDS 701.
- ALL GATES WILL REMAIN OPEN DURING BUSINESS HOURS.
- ALL GATES SHALL BE EQUIPPED WITH RAPID ENTRY KNOX PADLOCKS.

Overall Site Plan PL1



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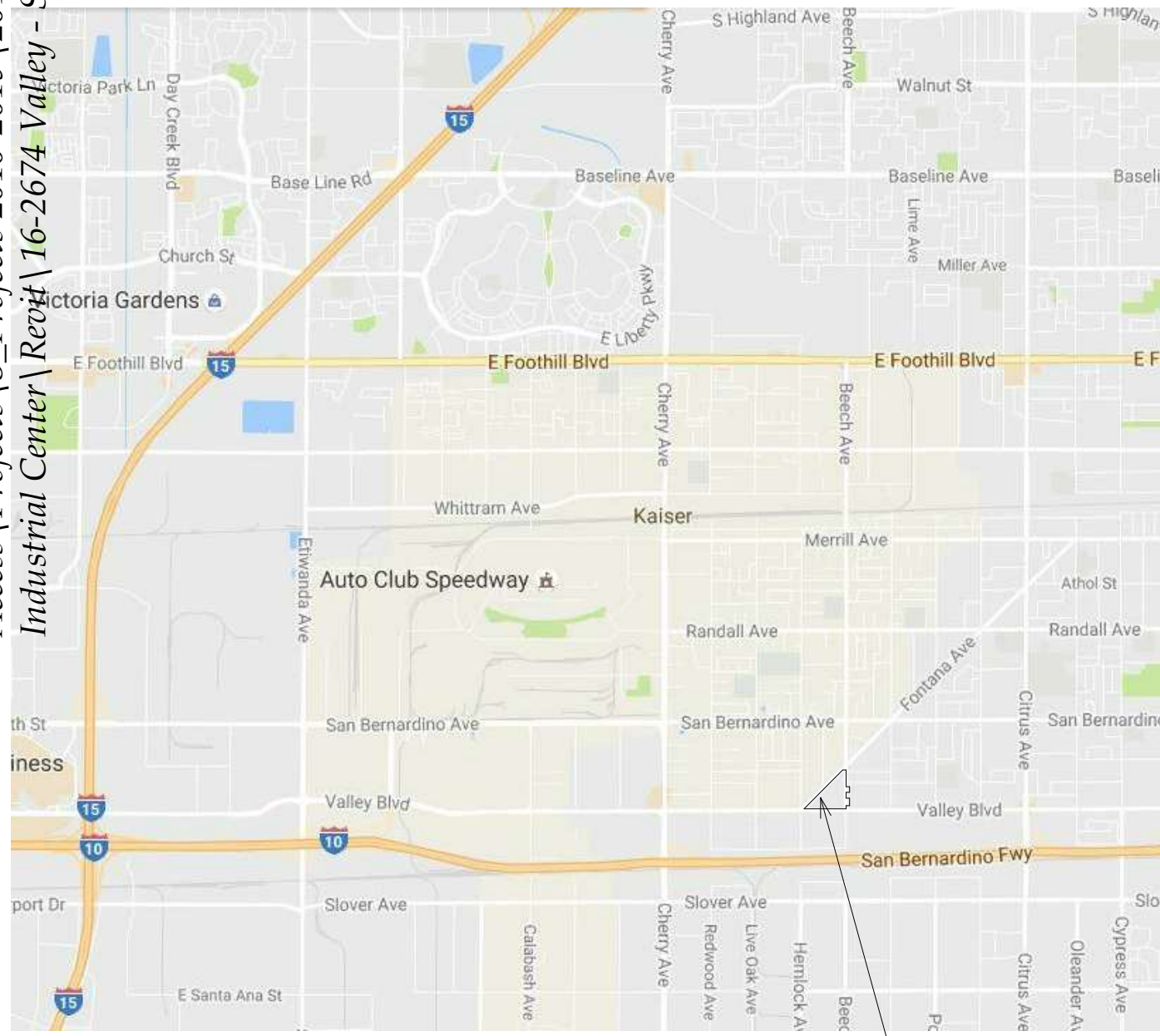
Site Plan - Overall Existing
1" = 50'-0"

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Valley Blvd Truck Sales
15244 Valley Blvd., Fontana, CA 92335
10 June 2024
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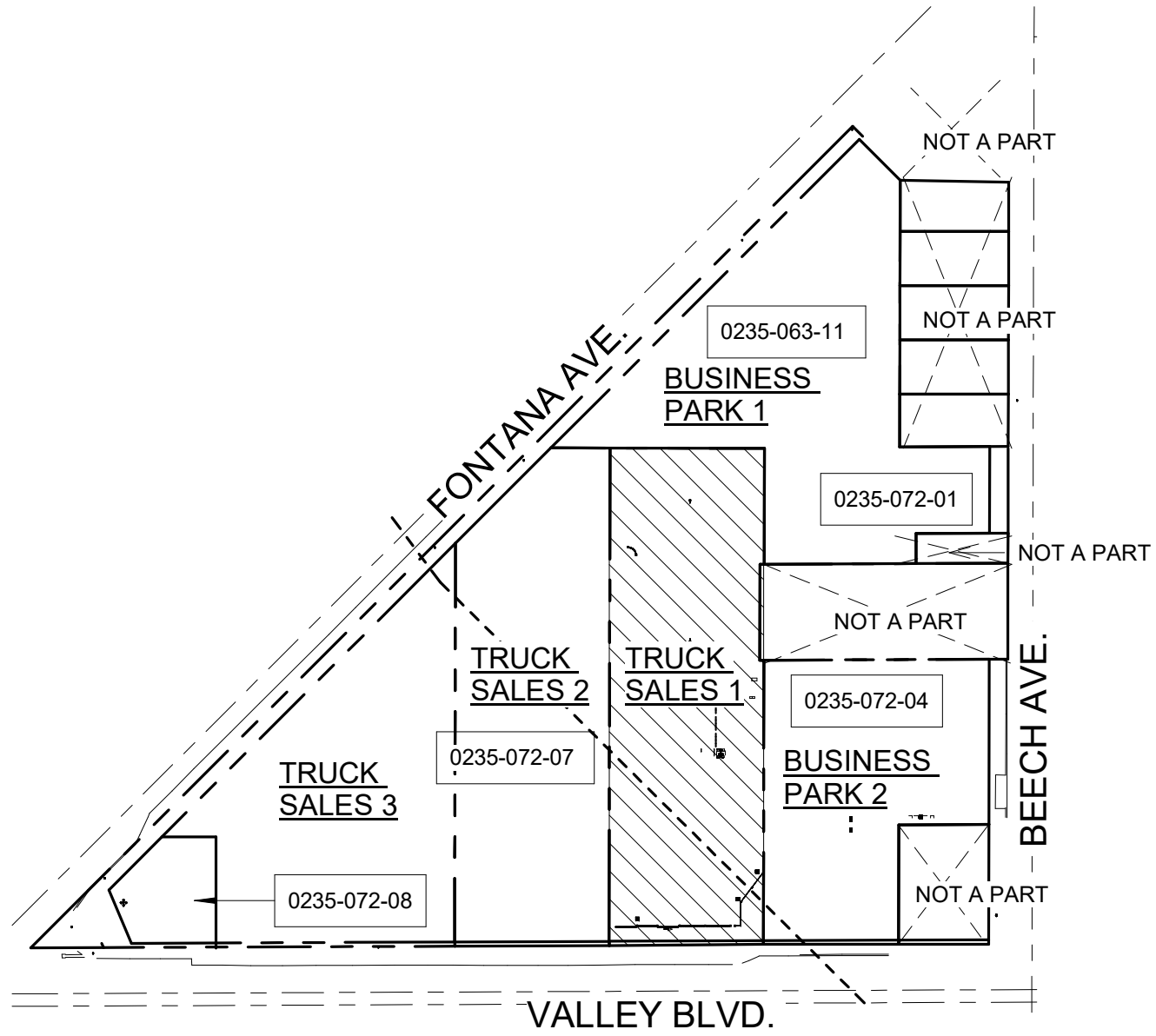


Existing Site Plan PL2

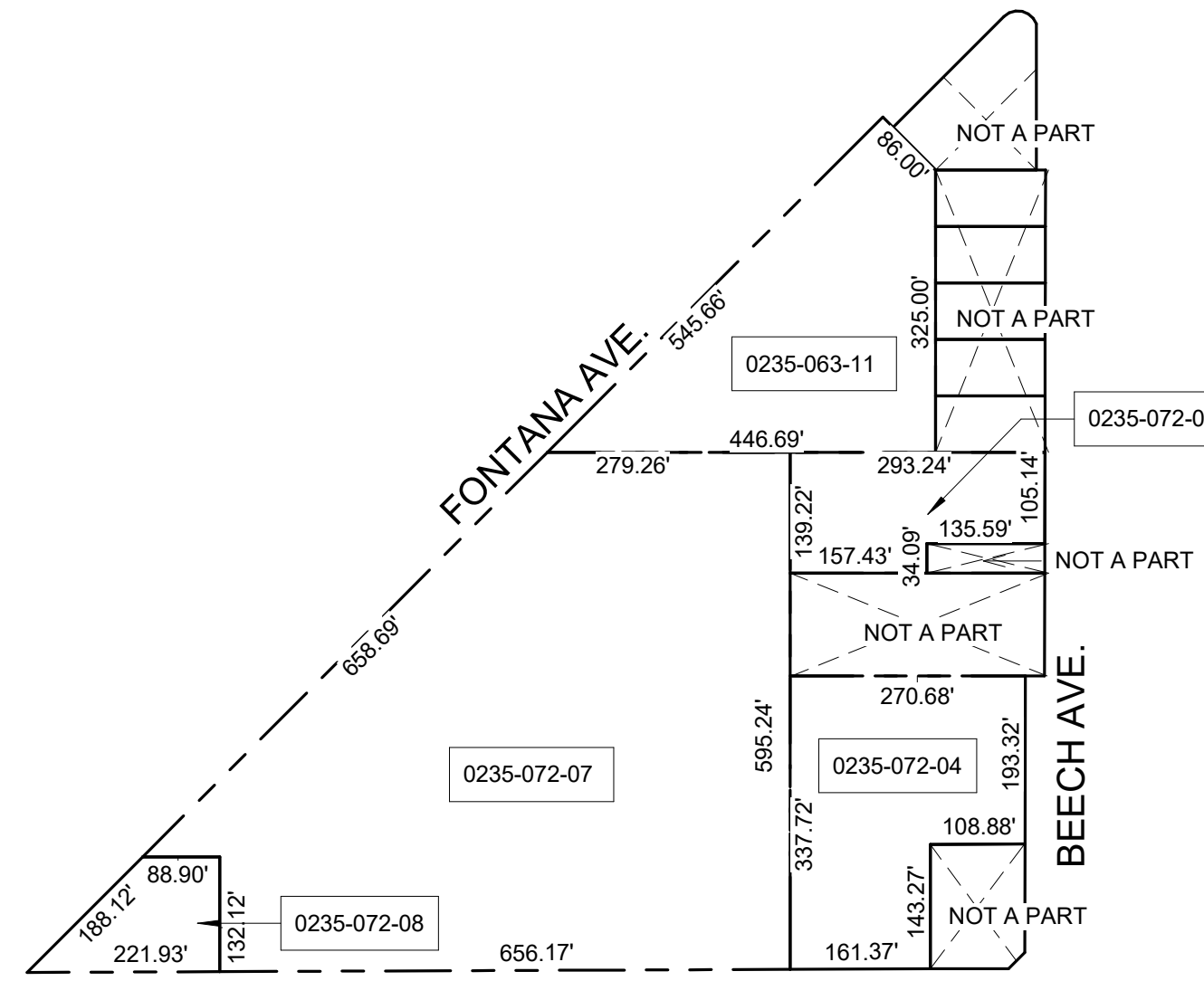
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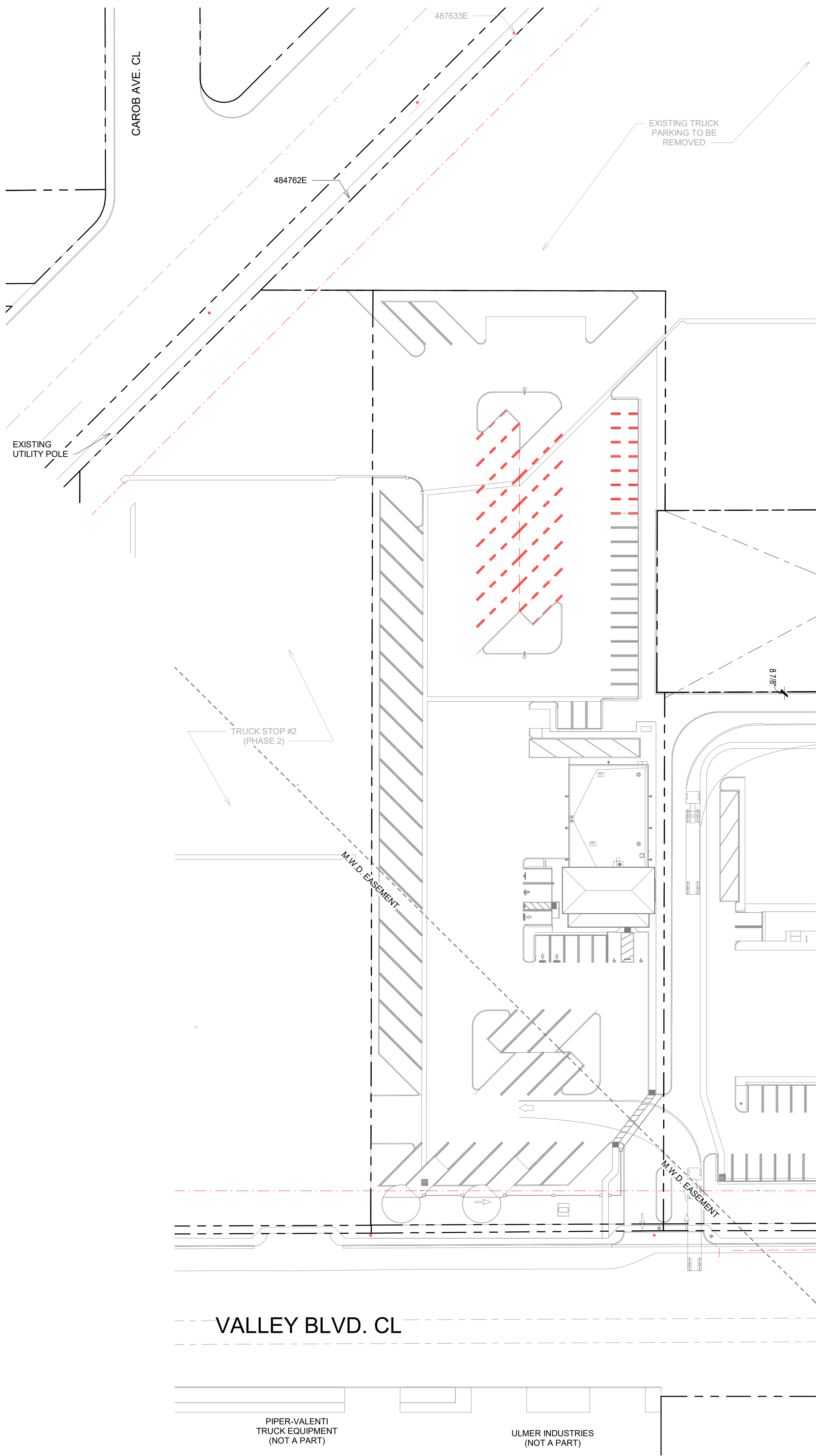
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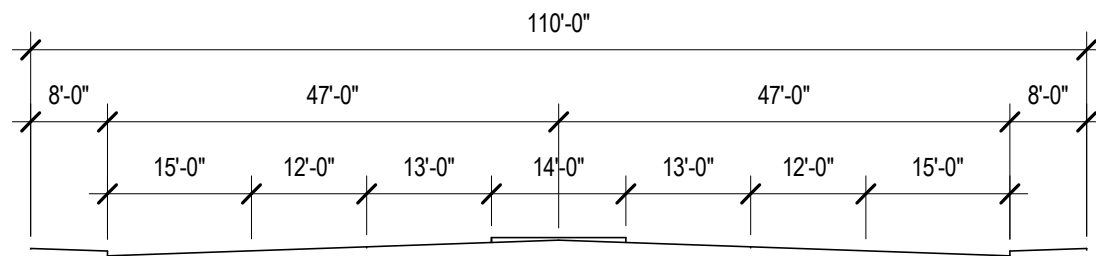
Parcel Map (Proposed)
1" = 200'-0"



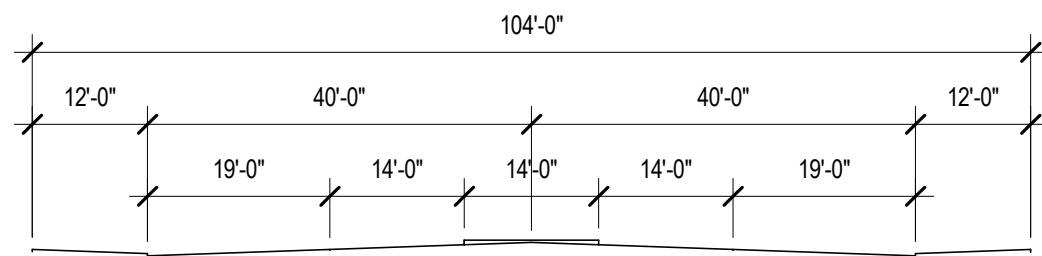
Parcel Plan (Existing)
1" = 200'-0"



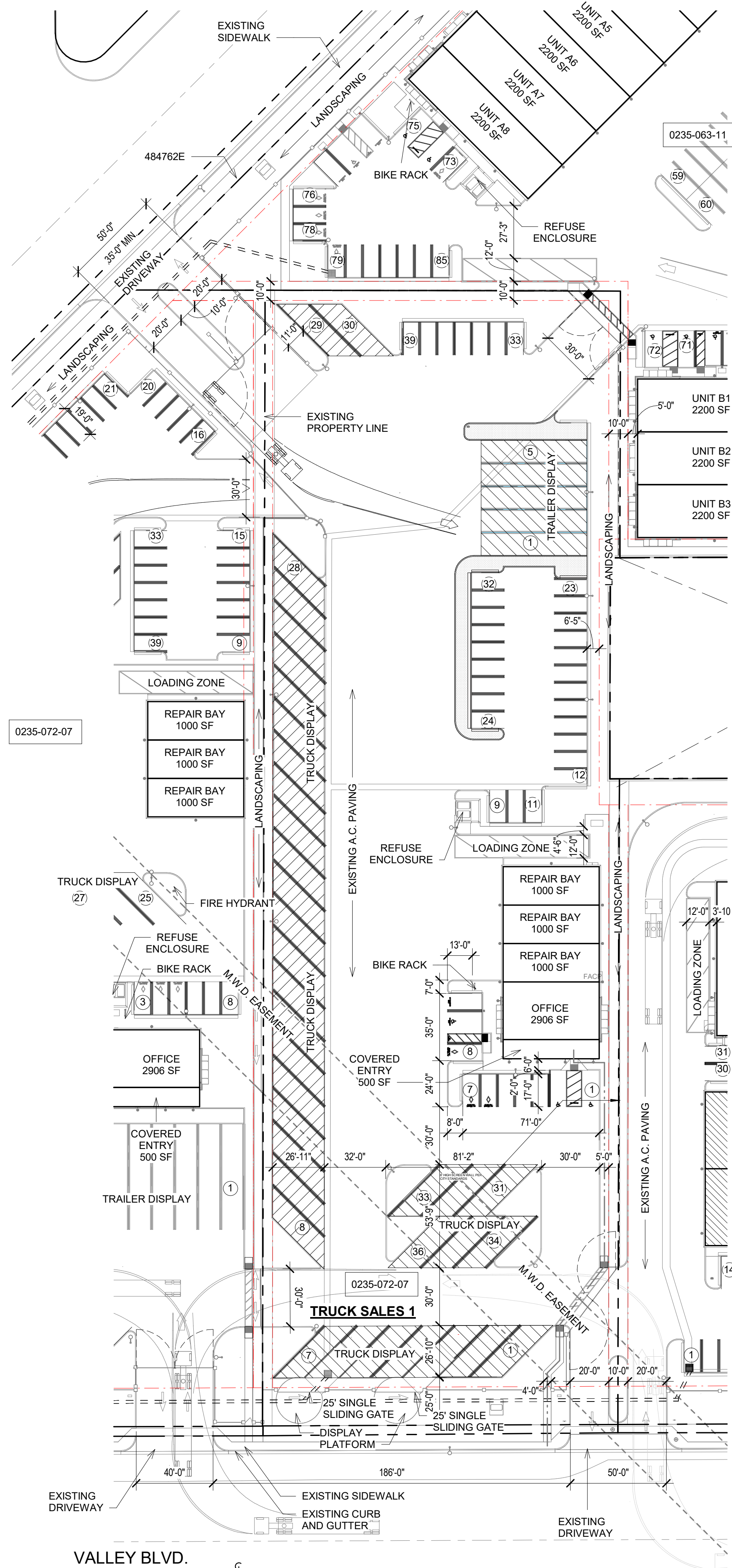
Site Plan - Existing
1" = 40'-0"



Street Profile (Valley Blvd.)
1" = 20'-0"



Street Profile (Fontana Ave. & Beech Ave.)
1" = 20'-0"



Site Plan - Proposed - Truck Sales 1
1" = 40'-0"

OWNER:	JESSE HARB 19929 MANSEL AVENUE TORRANCE, CA 90503 (310) 384-8463 jesse@cherrytrucksales.com
PROJECT ADDRESS:	15244 VALLEY BOULEVARD FONTANA, CA 92335
ARCHITECT:	ANDRESEN ARCHITECTURE, INC. 17087 ORANGE WAY FONTANA, CA 92335 (909) 355-6688
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ELECTRICAL CONTACT:	HP ENGINEERING, INC. 1485 CRESTVIEW RD. REDLANDS, CA 92374 (909) 335-8239 HENRY POQUIZ hpoquiz@aol.com
CIVIL:	SOIL EXPLORATION COMPANY, INC. 7535 JURUPA AVE., UNIT C RIVERSIDE, CA 92504 (951) 688-8200 GENE K. LOU soilexploration@yahoo.com
CONTACT:	
SOILS REPORT:	
CONTACT:	
REPORT #	17131-01
DATE:	NOVEMBER 10, 2017

Building Data TS1

APN:	0235-072-07
ZONING:	SWIP FID (FREEWAY INDUSTRIAL DISTRICT)
OCCUPANCY:	GROUP B (TRUCK SALES) GROUP S-1 (TRUCK REPAIR)
CONSTRUCTION:	TYPE V-B
FIRE SPRINKLERS:	REQUIRED
ALLOWABLE AREA:	GROUP B (38,000 SF) GROUP S-1 (38,000 SF)
FIRE SEPARATION:	NO SEPARATION REQUIRED PER TABLE 508.4
PROJECT DESCRIPTION:	PROPOSED TRUCK AND TRAILER SALES OFFICE WITH 3 REPAIR BAYS
LOT AREA:	
(TRUCK SALES 1) 0235-072-07	
LOT AREA	= 110,187 SQ.FT. (2.53 AC)
BUILDING FOOTPRINT	= 5,000 SQ.FT.
NET AREA	= 105,187 SQ.FT.
LANDSCAPING REQUIRED	= 15,778 SQ.FT. (15%)
LANDSCAPING PROVIDED	= 17,270 SQ.FT.
BUILDING AREA:	
COVERED ENTRY	= 500 SQ.FT.
TRUCK SALES OFFICE 1ST FLR	= 1,500 SQ.FT.
TRUCK SALES OFFICE 2ND FLR	= 1,404 SQ.FT.
TRUCK SALES TOTAL	= 2,904 SQ.FT.
REPAIR BAYS (3 BAYS)	= 3,000 SQ.FT.
BUILDING AREA	= 6,404 SQ.FT.
PARKING REQUIREMENT:	
REQUIRED PARKING	
OFFICE (2906 S.F. / 250)	= 12 SPACES
3 REPAIR BAY (1,000 S.F. / 300)	= 10 SPACES
OUTDOOR SALES (13,889 S.F. / 3,000)	= 5 SPACES
NUMBER OF EMPLOYEES = 8	= 8 SPACES
TOTAL REQUIRED	= 35 SPACES
PROVIDED PARKING	
REGULAR SPACES	= 39 SPACES
(INCLUDING 2 HANDICAP ACCESSIBLE SPACES)	
APPROX. NUMBER OF SPACES IN MWD:	0 SPACES
LOADING ZONE (12' X 70')	1 SPACE
TRUCK DISPLAY:	36 SPACES
TRAILER DISPLAY:	5 SPACES
CLEAN AIR / VANPOOL / EV:	
REQUIRED:	3 SPACES
PROVIDED:	3 SPACES
(INCLUDING 1 VAN ACCESSIBLE)	
EV CHARGING STATION:	2 REQUIRED
BIKE PARKING (5% OF TOTAL SPACES):	
REQUIRED:	2 SPACES
BIKE RACK PROVIDED:	3 SPACES
LONG TERM BIKE PARKING (5% OF TOTAL SPACES):	
REQUIRED:	2 SPACES
LONG TERM BIKE PARKING (CONTAINER):	2 SPACES

TRUCK SALES 1

Proposed CUP For:

Valley Blvd Truck Sales
15244 Valley Blvd., Fontana, CA 92335

10 June 2024

16-2674



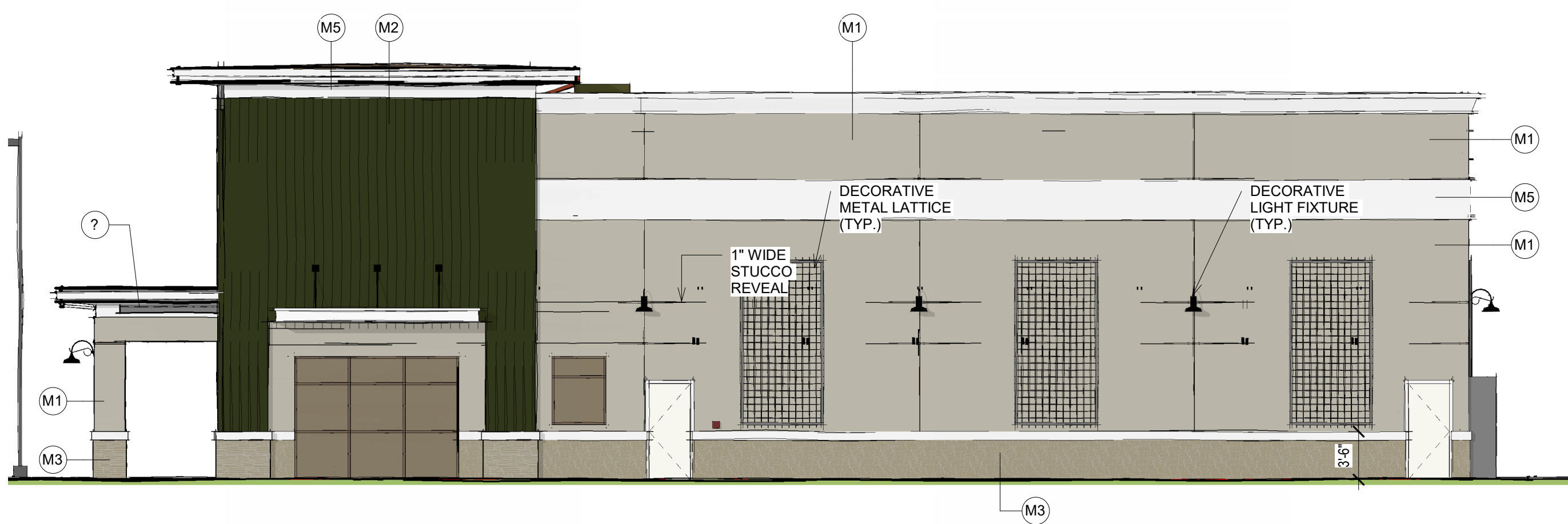
Site Plan

1.1

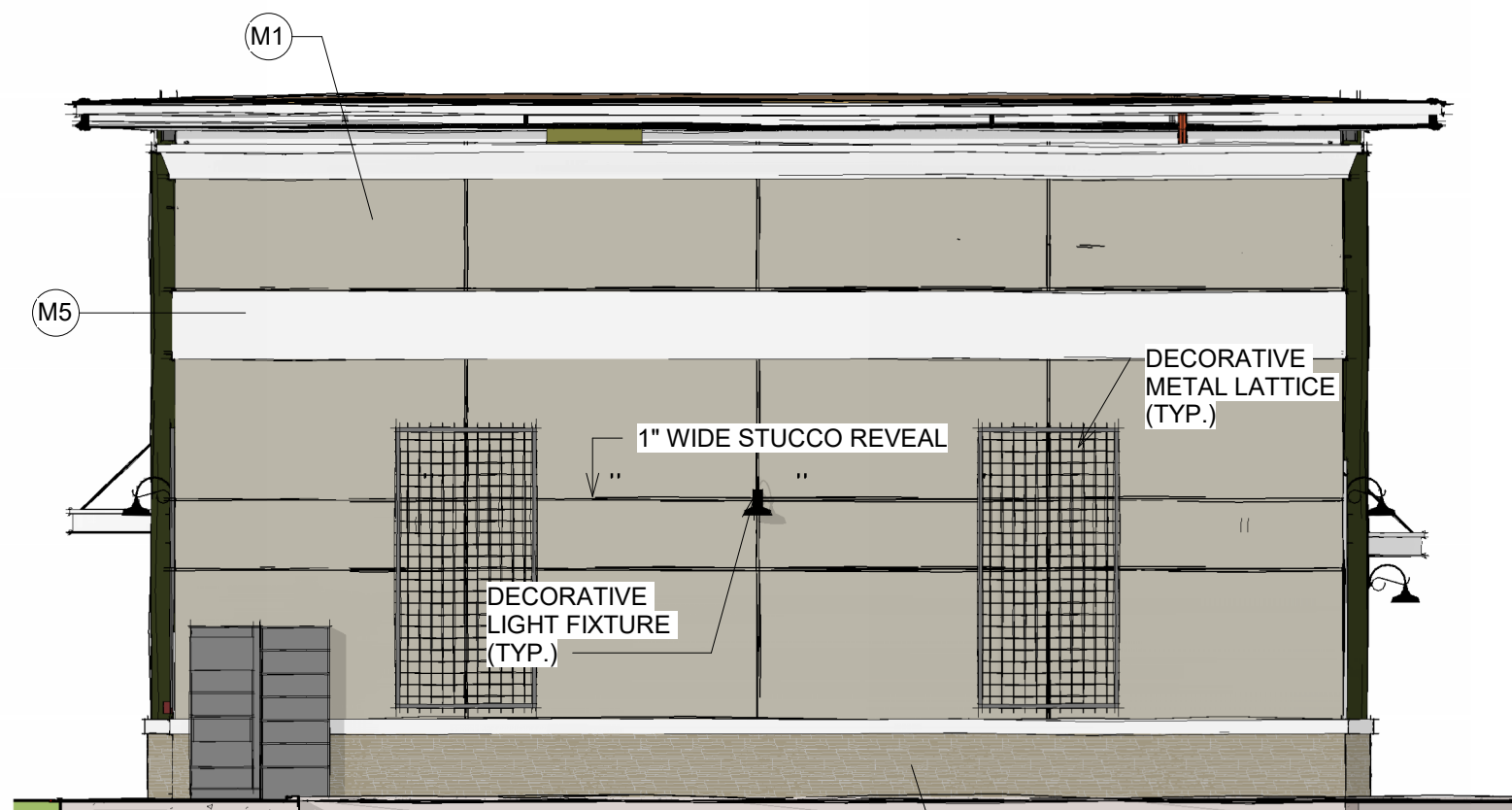
Material Legend				
Mark	Material	Manufacturer	Material Color	Product #
M1	Main	Dunn Edwards Paint	Play on Gray	DE6228
M2	Accent	AEP SPAN	Cool Leaf Green	BOX RIB WALL - SRI: 30
M3	Stone Veneer	Boral	Cast-Fit Profile - Carbon	
M4	Metal Awning	Dura Tech	Cool Regal White	SRI: 88
M5	Trim	Dunn Edwards Paint	Snowflake	DEW384
M6	Glazing			
M7	Aluminum Storefront		Bronze Anodized	
M8	Roofing	US Intec SP-4	Built-up roofing	
M9	Door	Dunn Edwards Paint	Snowflake	DEW384



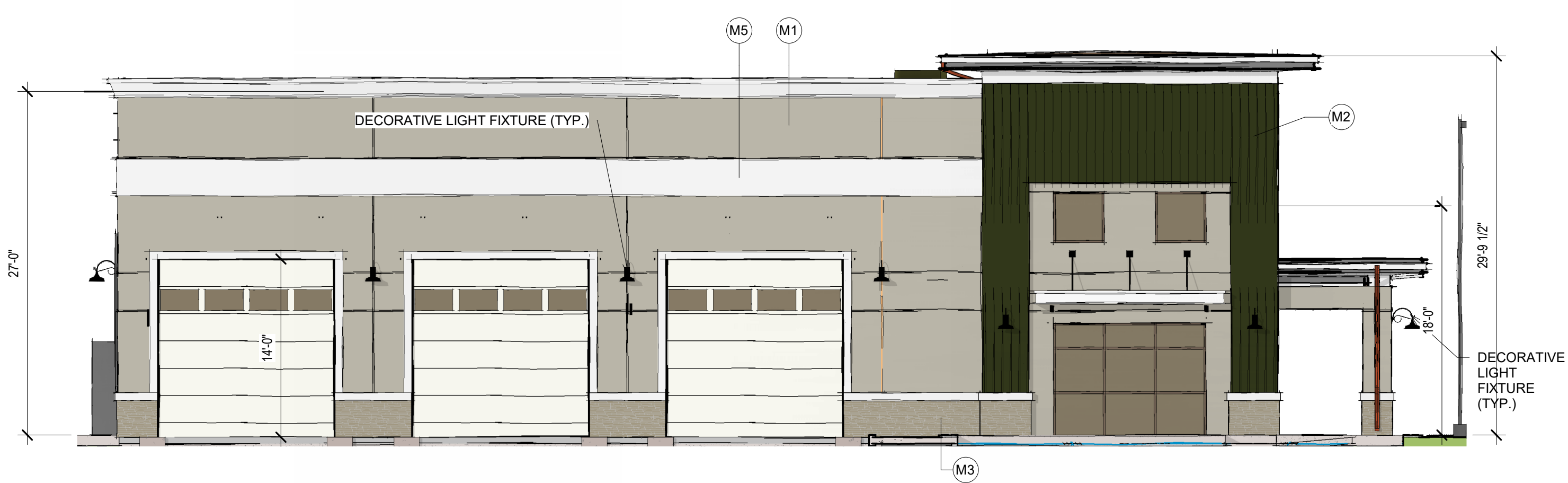
South Elevation
1/8" = 1'-0"



East Elevation
1/8" = 1'-0"



North Elevation
1/8" = 1'-0"



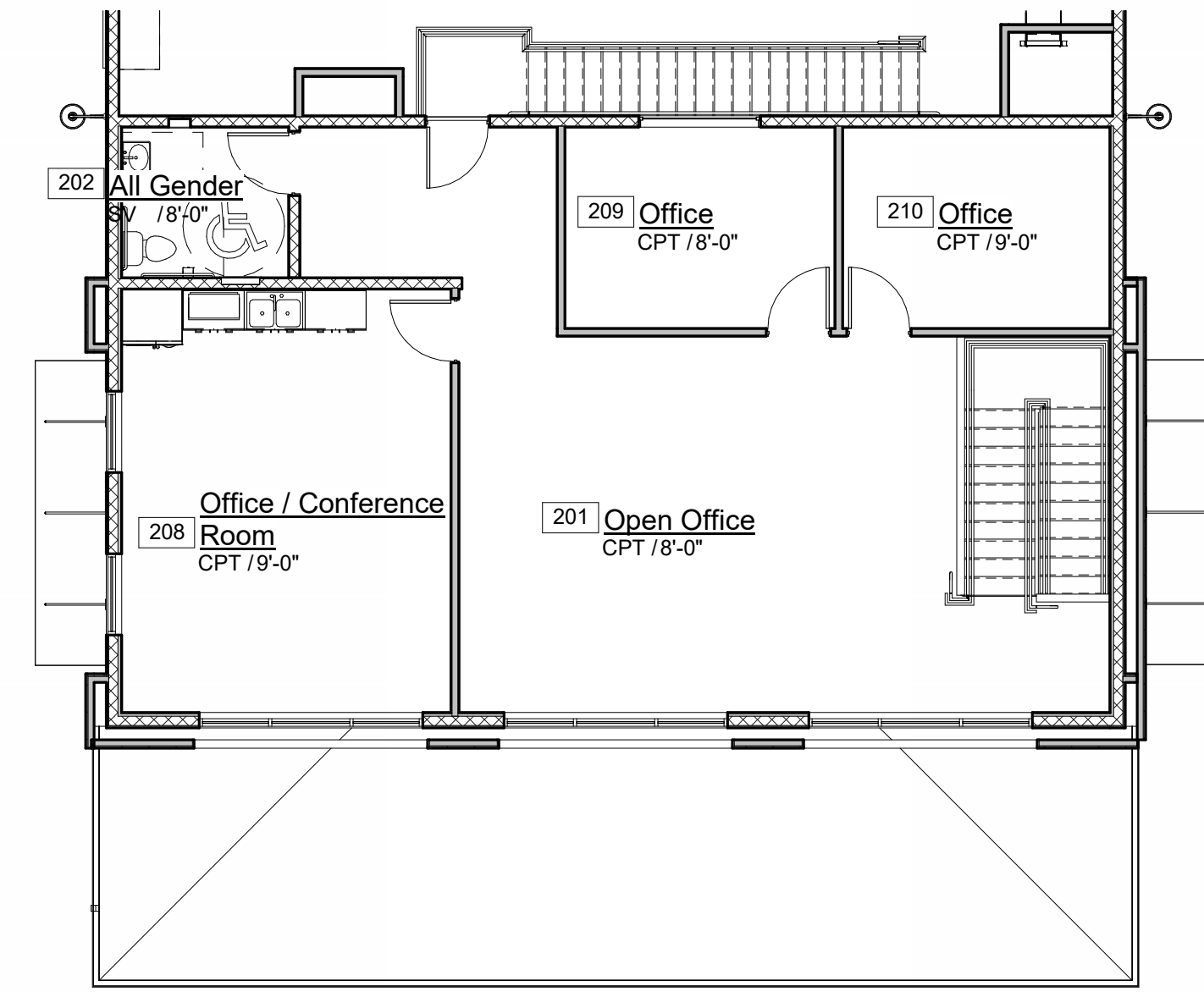
West Elevation
1/8" = 1'-0"



Truck Sales 1 - View from SW

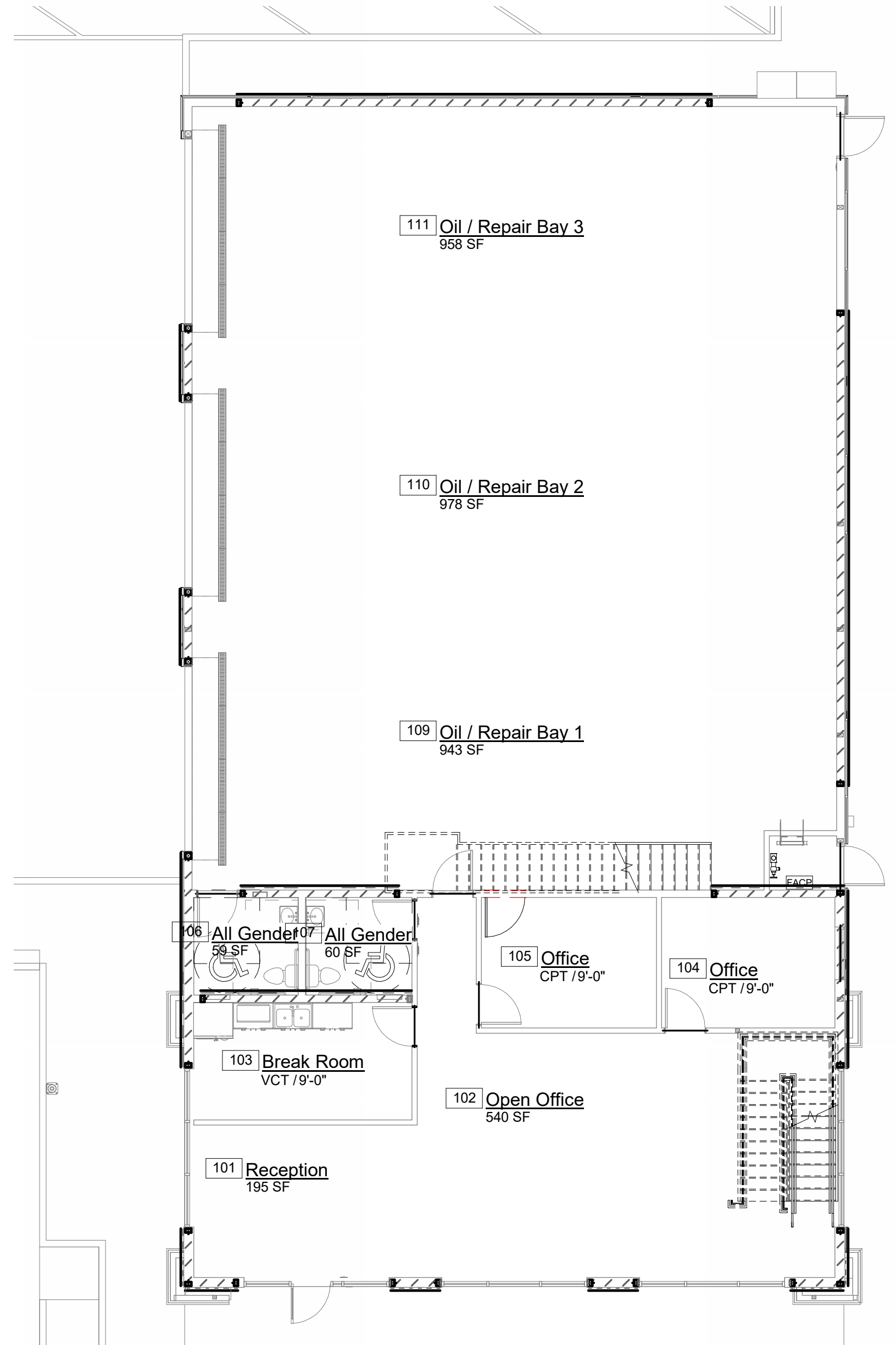


Truck Sales 1 - View from NE



Second Floor Plan - Sales Office
1/8" = 1'-0"

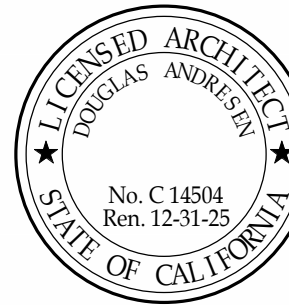
Area Schedule (Truck Sales #1)	
Name	Area
Covered Entry	500 SF
Office - 1st Floor	1,500 SF
Office - Second Floor	1,406 SF
Repair Bays	3,000 SF
Total	6,406 SF



Truck Sales & Repair Floor Plan
1/8" = 1'-0"

TRUCK SALES 1

Proposed CUP For:
Valley Blvd Truck Sales
15244 Valley Blvd., Fontana, CA 92335
10 June 2024
16-2674



**Floor Plan &
Elevations**

1.2

OWNER: JESSE HARRIS
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PROJECT ADDRESS: 15244 VALLEY BOULEVARD
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GENE K. LUU
soilexploration@yahoo.com

REPORT # 17131-01
DATE: NOVEMBER 10, 2017

Building Data Truck Sales 2

APN: 0235-072-07

ZONING: SWIP FID (FREEWAY INDUSTRIAL DISTRICT)
OCCUPANCY: GROUP B (TRUCK SALES)
GROUP S-1 (TRUCK REPAIR)

CONSTRUCTION: TYPE V-B
FIRE SPRINKLERS: REQUIRED
ALLOWABLE AREA: GROUP B (36,000 SF)
GROUP S-1 (36,000 SF)

FIRE SEPARATION: NO SEPARATION REQUIRED PER TABLE 508.4

PROJECT DESCRIPTION: PROPOSED TRUCK AND TRAILER SALES OFFICE
WITH 3 REPAIR BAYS

LOT AREA:
(TRUCK SALES 2) 0235-072-07
LOT AREA = 103,749 S.F. (2.38 AC)
BUILDING FOOTPRINT = 5,000 S.F.
NET AREA = 98,749 S.F.

LANDSCAPING REQUIRED = 14,812 S.F. (15%)
LANDSCAPING PROVIDED = 17,980 S.F.

BUILDING AREA:
COVERED ENTRY = 500 SQ. FT.

TRUCK SALES OFFICE 1ST FLR = 1,500 SQ. FT.
TRUCK SALES OFFICE 2ND FLR = 1,404 SQ. FT.
TRUCK SALES TOTAL = 2,904 SQ. FT.

REPAIR BAYS (3 BAYS) = 3,000 SQ. FT.
BUILDING AREA = 6,404 SQ. FT.

PARKING REQUIREMENT:
REQUIRED PARKING
OFFICE (2906 S.F. / 250) = 12 SPACES
3 REPAIR BAY (1,000 S.F. / 300) = 10 SPACES
OUTDOOR SALES (13,889 S.F. / 3,000) = 5 SPACES
NUMBER OF EMPLOYEES = 8
TOTAL REQUIRED = 35 SPACES

PROVIDED PARKING
REGULAR SPACES = 39 SPACES
(INCLUDING 2 HANDICAP ACCESSIBLE SPACES)

APPROX. NUMBER OF SPACES IN MWD: 5 SPACES

LOADING ZONE (12' X 70'): 1 SPACE
TRUCK DISPLAY: 24 SPACES
TRAILER DISPLAY: 8 SPACES

CLEAN AIR / VANPOOL / EV:
REQUIRED: 3 SPACES
PROVIDED: 3 SPACES
(INCLUDING 1 VAN ACCESSIBLE)

EV CHARGING STATION: 2 REQUIRED (2 PROVIDED)

BIKE PARKING (5% OF TOTAL SPACES):
REQUIRED: 2 SPACES
BIKE RACK PROVIDED: 3 SPACES

LONG TERM BIKE PARKING (5% OF TOTAL SPACES):
REQUIRED: 2 SPACES
LONG TERM BIKE PARKING (CONTAINER): 2 SPACES

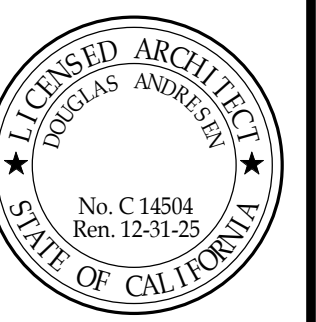
TRUCK SALES 2

Proposed CUP For:

Valley Blvd Truck Sales
15244 Valley Blvd., Fontana, CA 92335

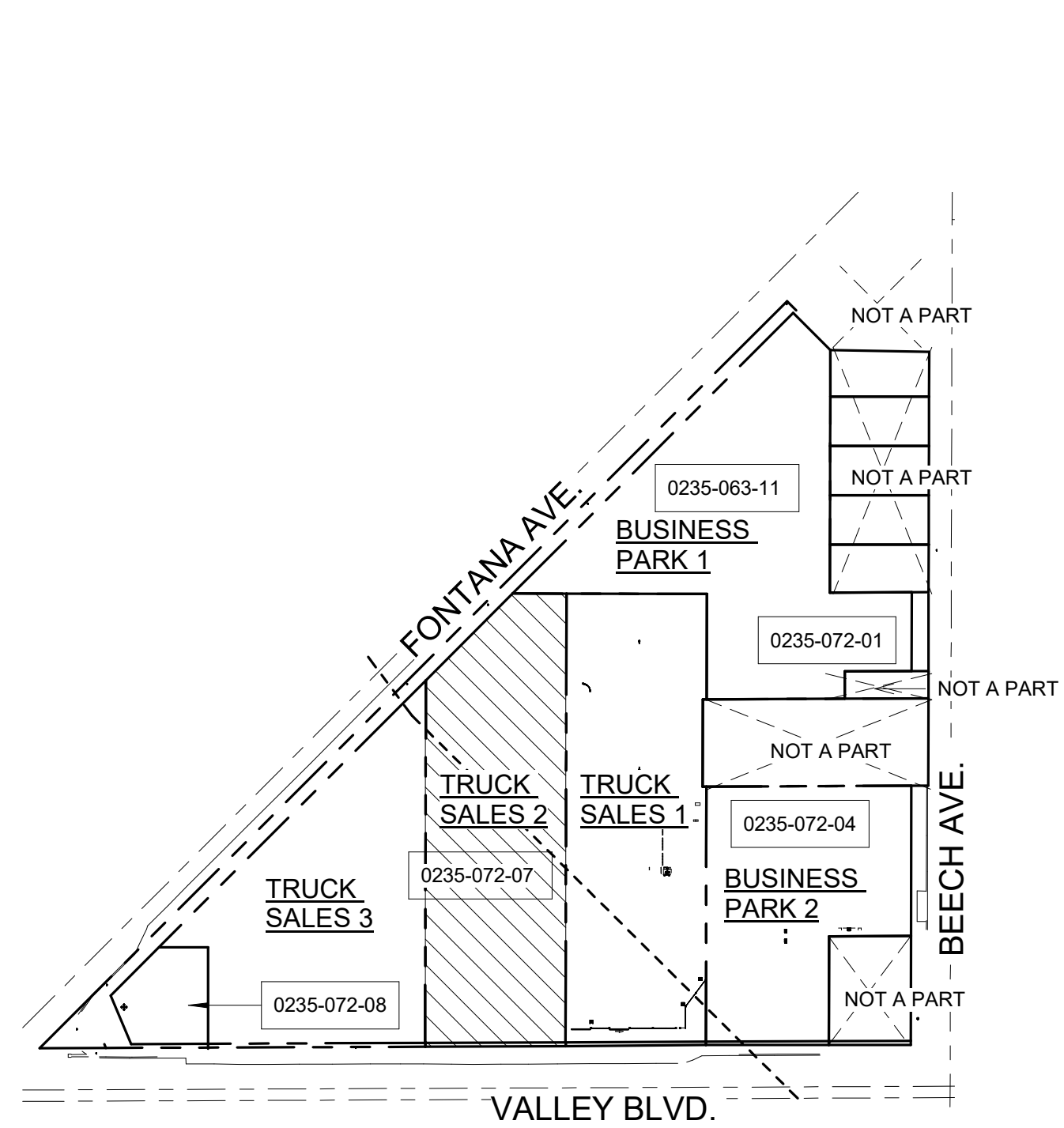
10 June 2024

16-2674



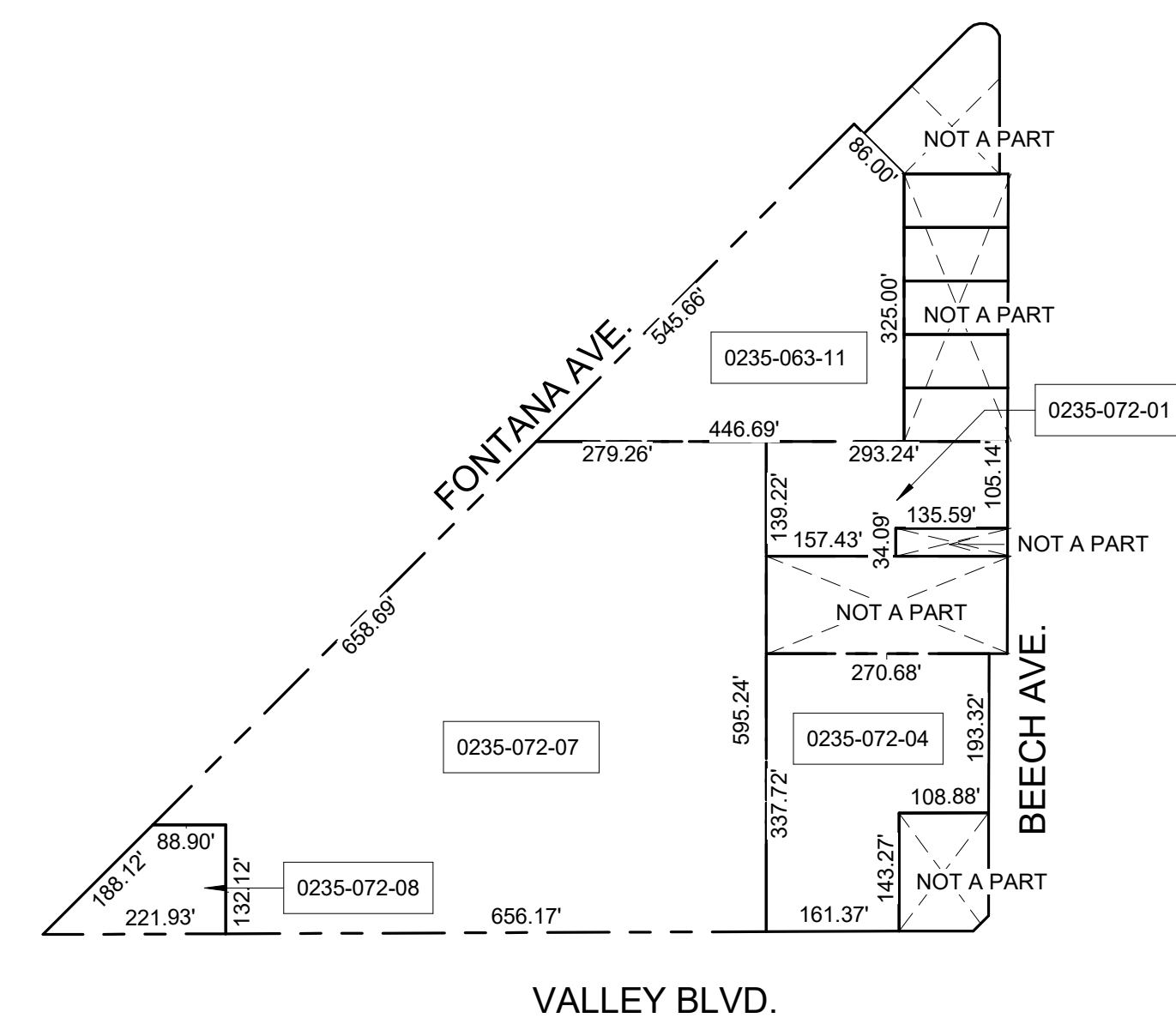
Site Plan

2.1



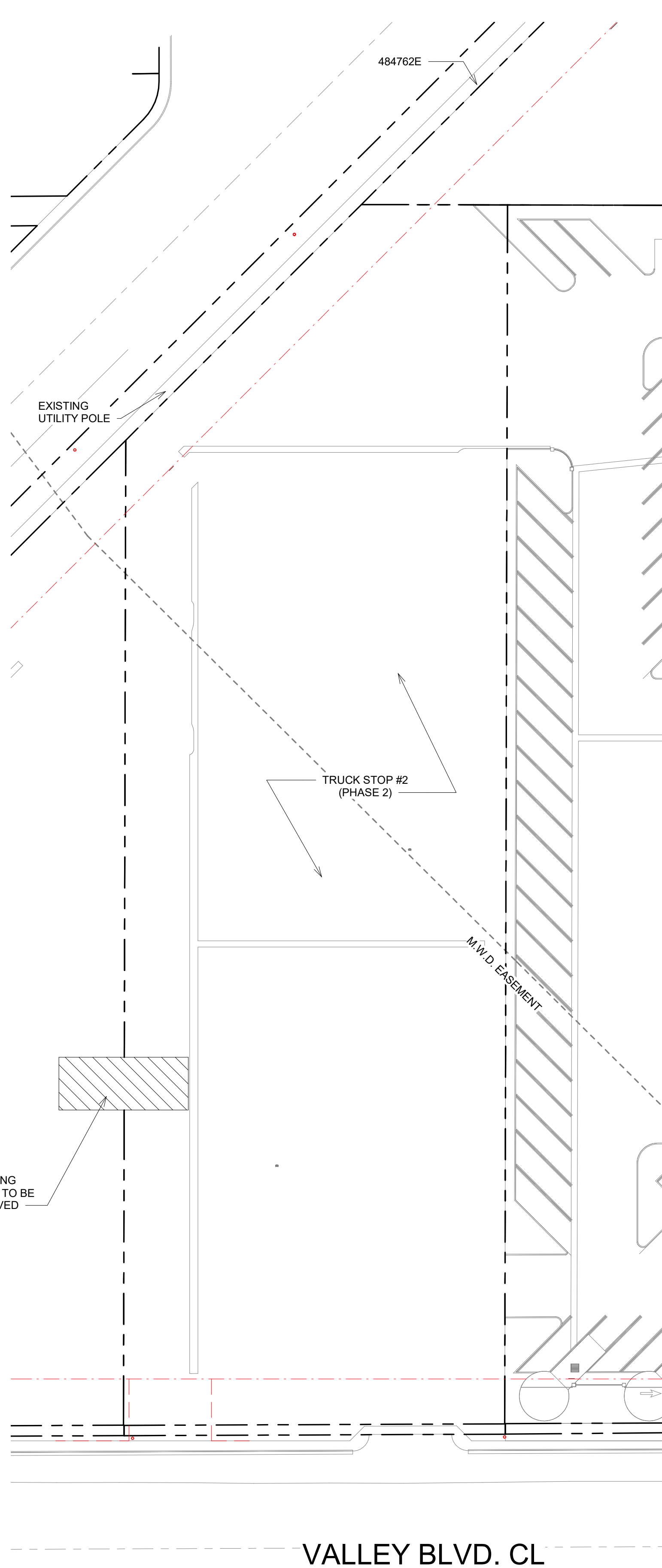
Parcel Map (Proposed)

1" = 200'-0"



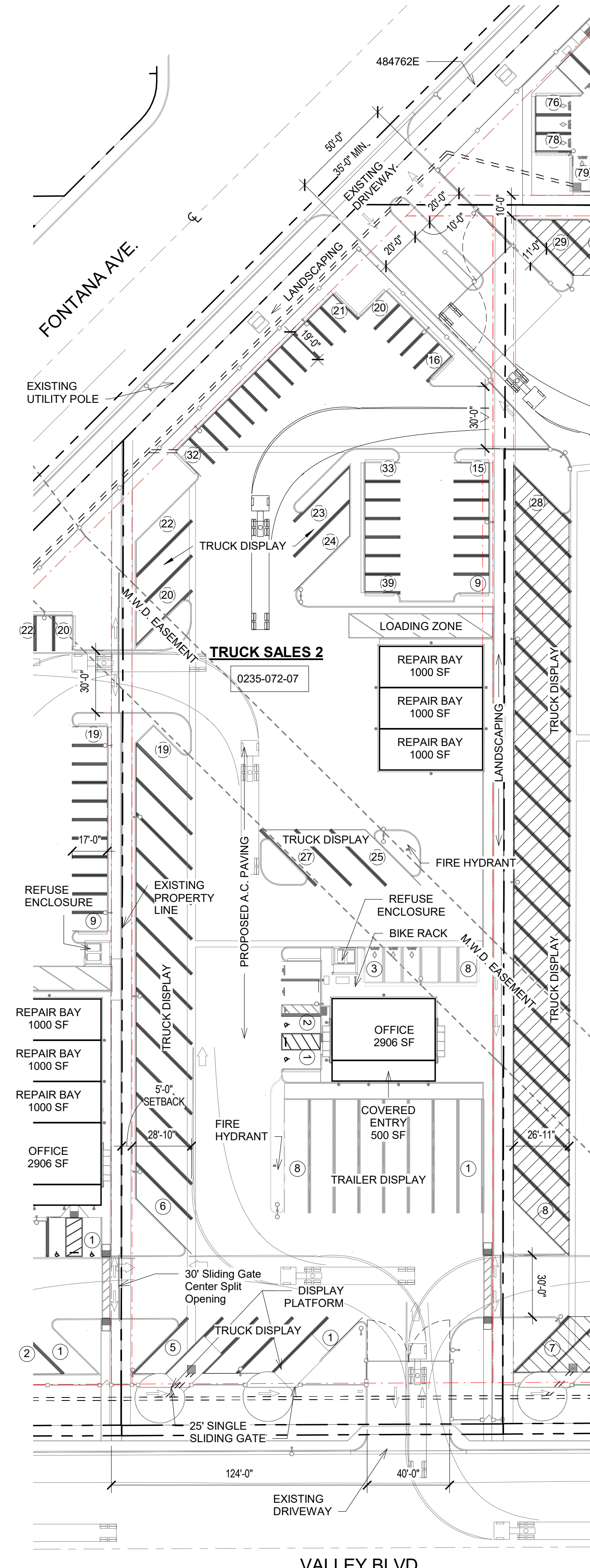
Parcel Plan (Existing)

1" = 200'-0"



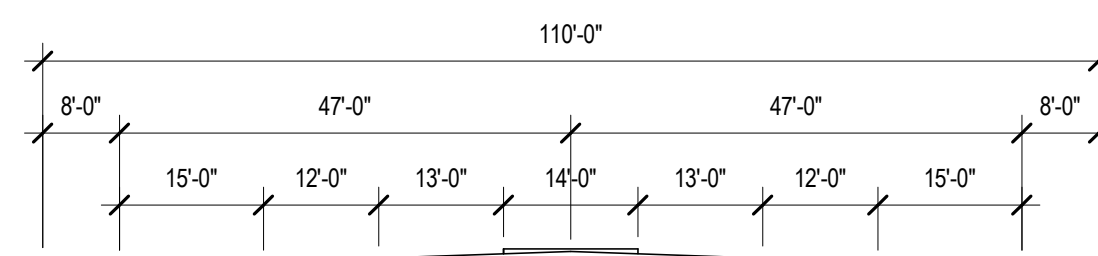
Site Plan - Existing

1" = 40'-0"



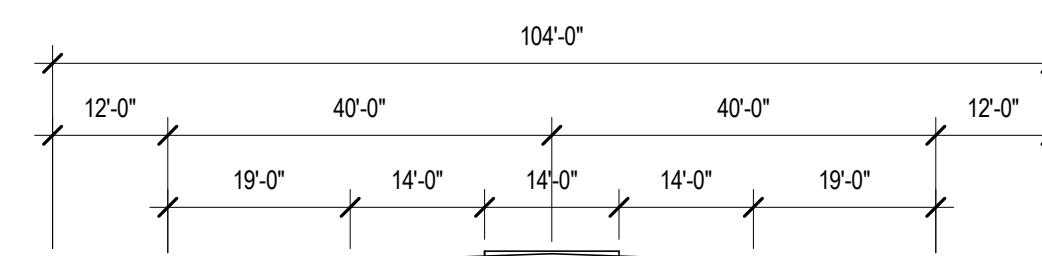
Site Plan - Proposed - Truck Sales 2

1" = 40'-0"



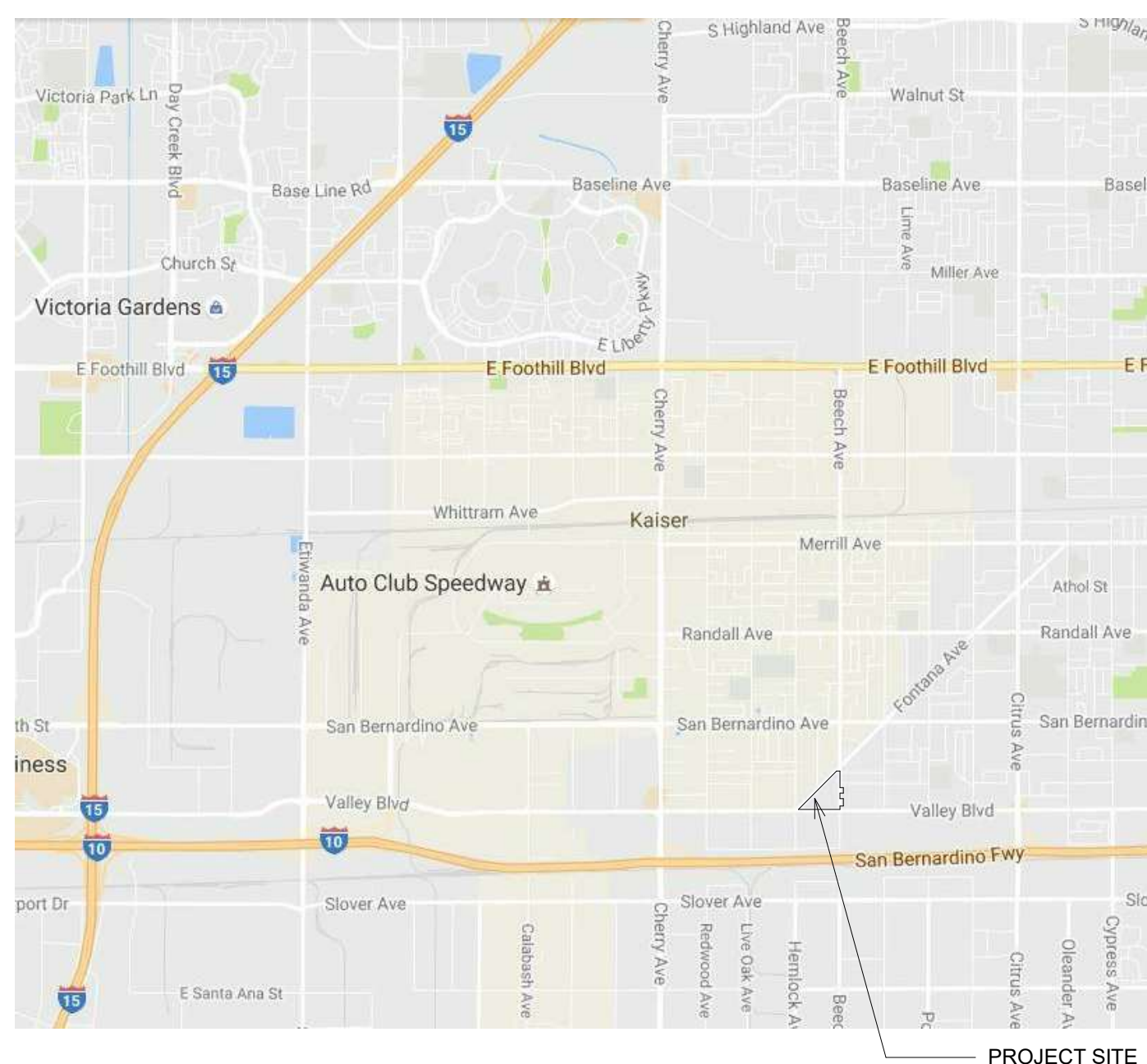
Street Profile (Valley Blvd.)

1" = 20'-0"



Street Profile (Fontana Ave. & Beech Ave.)

1" = 20'-0"



Vicinity Map

1" = 10'-0"

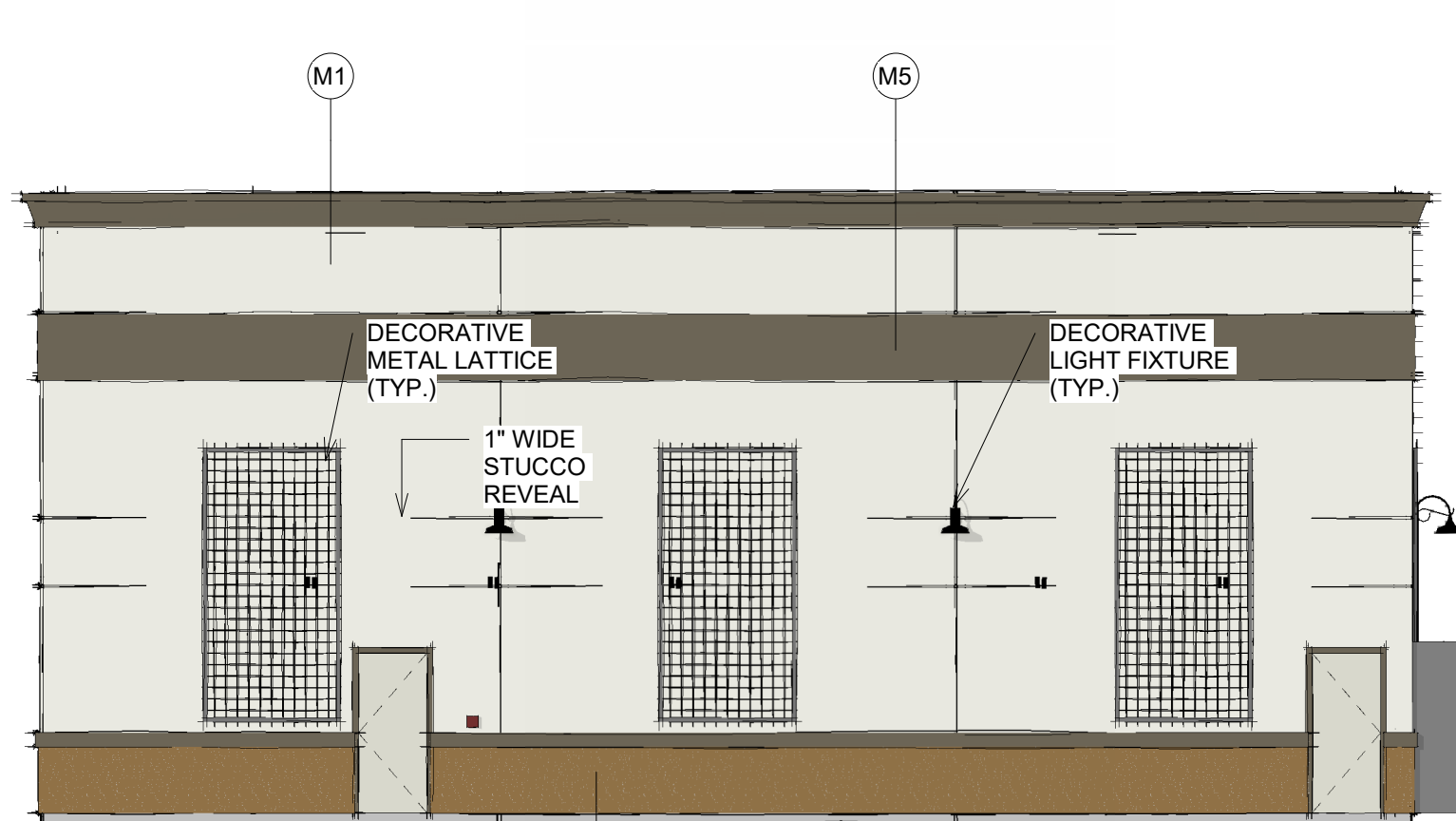
Material Legend				
Mark	Material	Manufacturer	Material Color	Product #
M1	Main	Dunn Edwards Paint	Handwoven	DE6200
M2	Accent	Dunn Edwards Paint	Treasure Chest	DE6224
M3	Stone Veneer	Boral	High Desert	Used Brick Profile
M4	Metal Awning	Dura Tech	Cool Regal White	SRI: 88
M5	Trim	Dunn Edwards Paint	Fossil	DE6225
M6	Glazing			
M7	Aluminum Storefront		Bronze Anodized	
M8	Roofing	US Intec SP-4	Built-up roofing	
M9	Door	Dunn Edwards Paint	Snowflake	DEW384



South Elevation
1/8" = 1'-0"

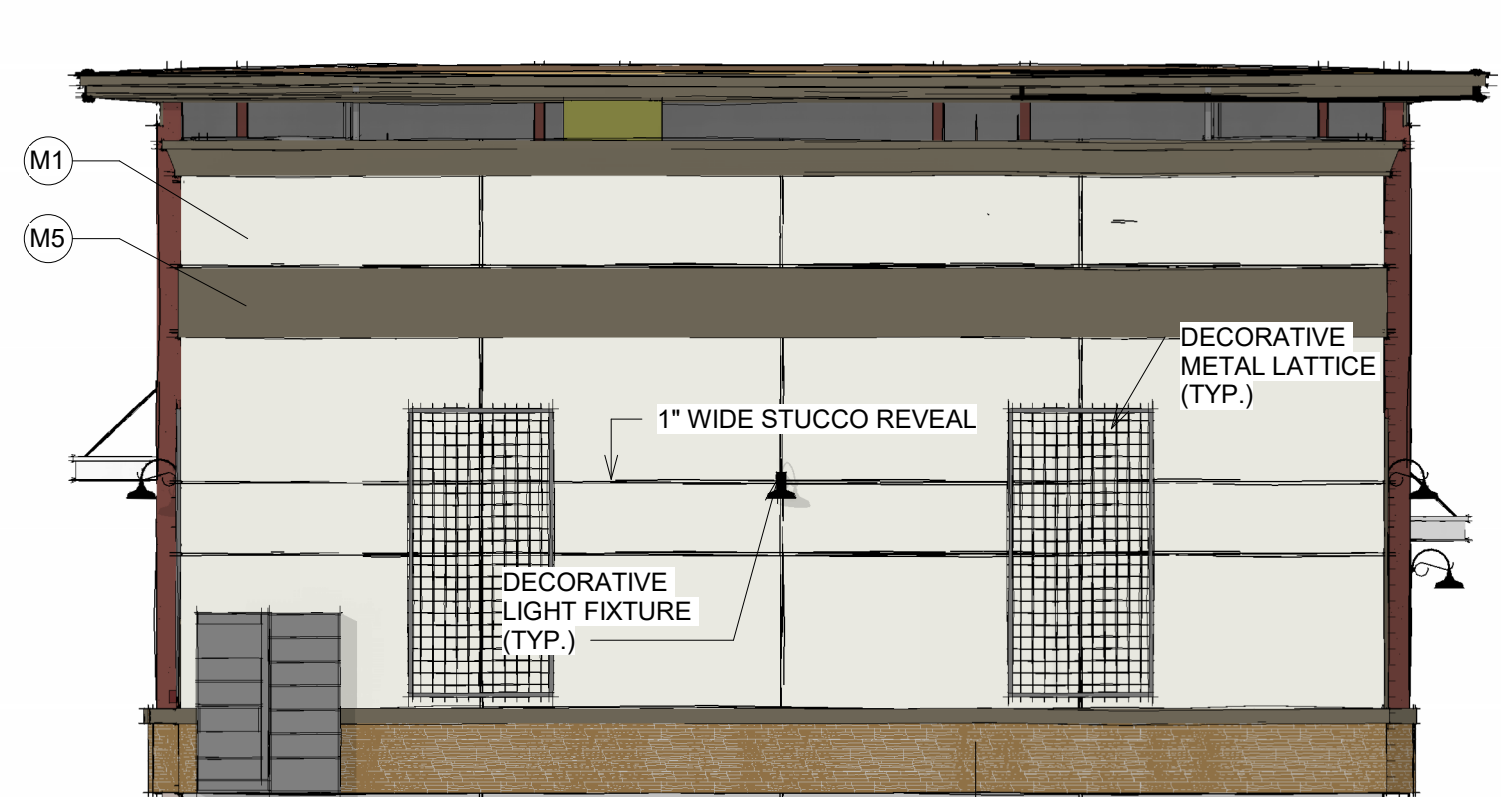


East Elevation
1/8" = 1'-0"

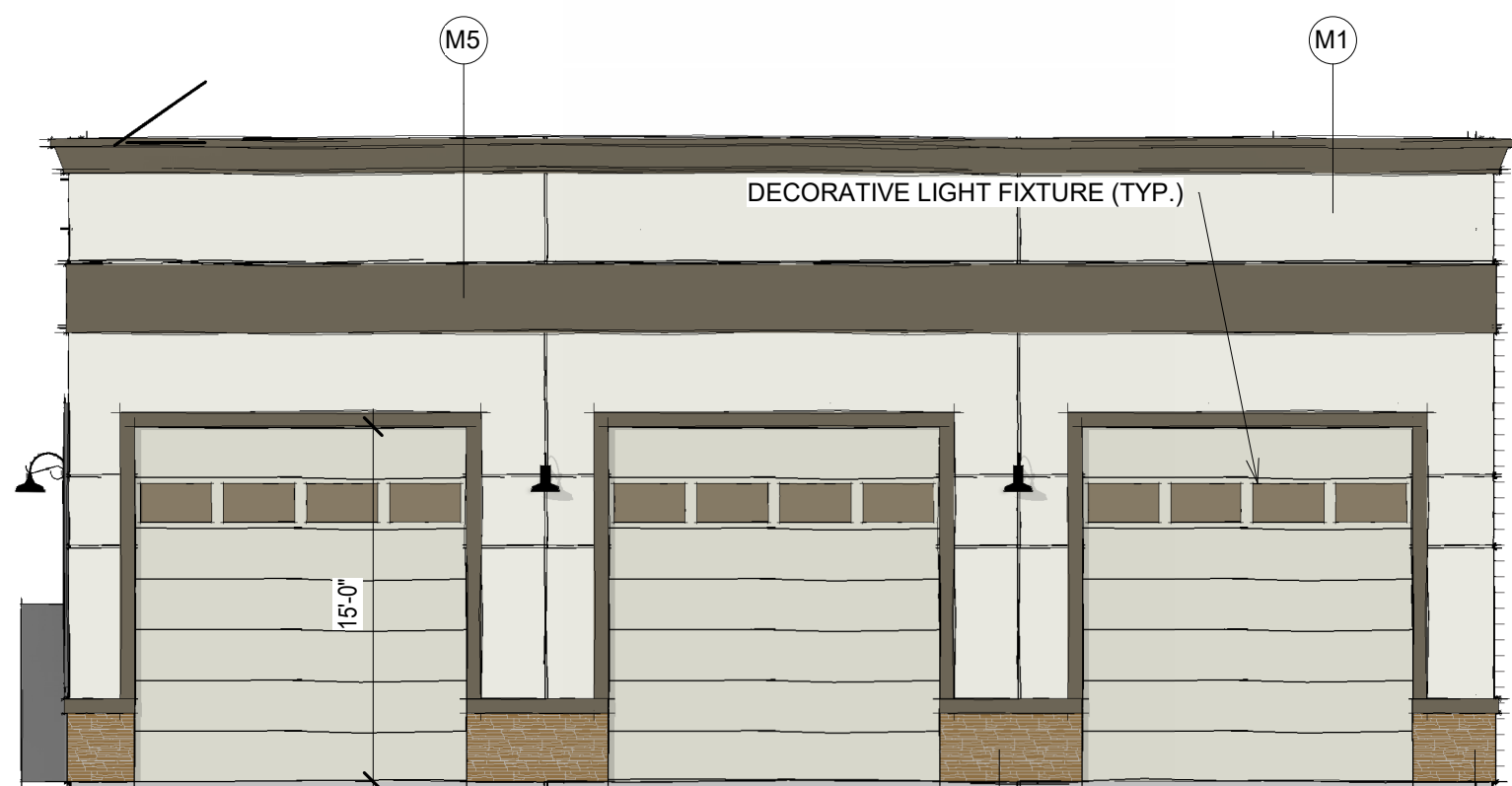


Second Floor Plan
1/8" = 1'-0"

Area Schedule (Truck Sales #3)	
Name	Area
Covered Entry	500 SF
Office - First Floor	1,500 SF
Office - Second Floor	1,406 SF
Repair Bays	3,000 SF
Total	6,406 SF



North Elevation
1/8" = 1'-0"



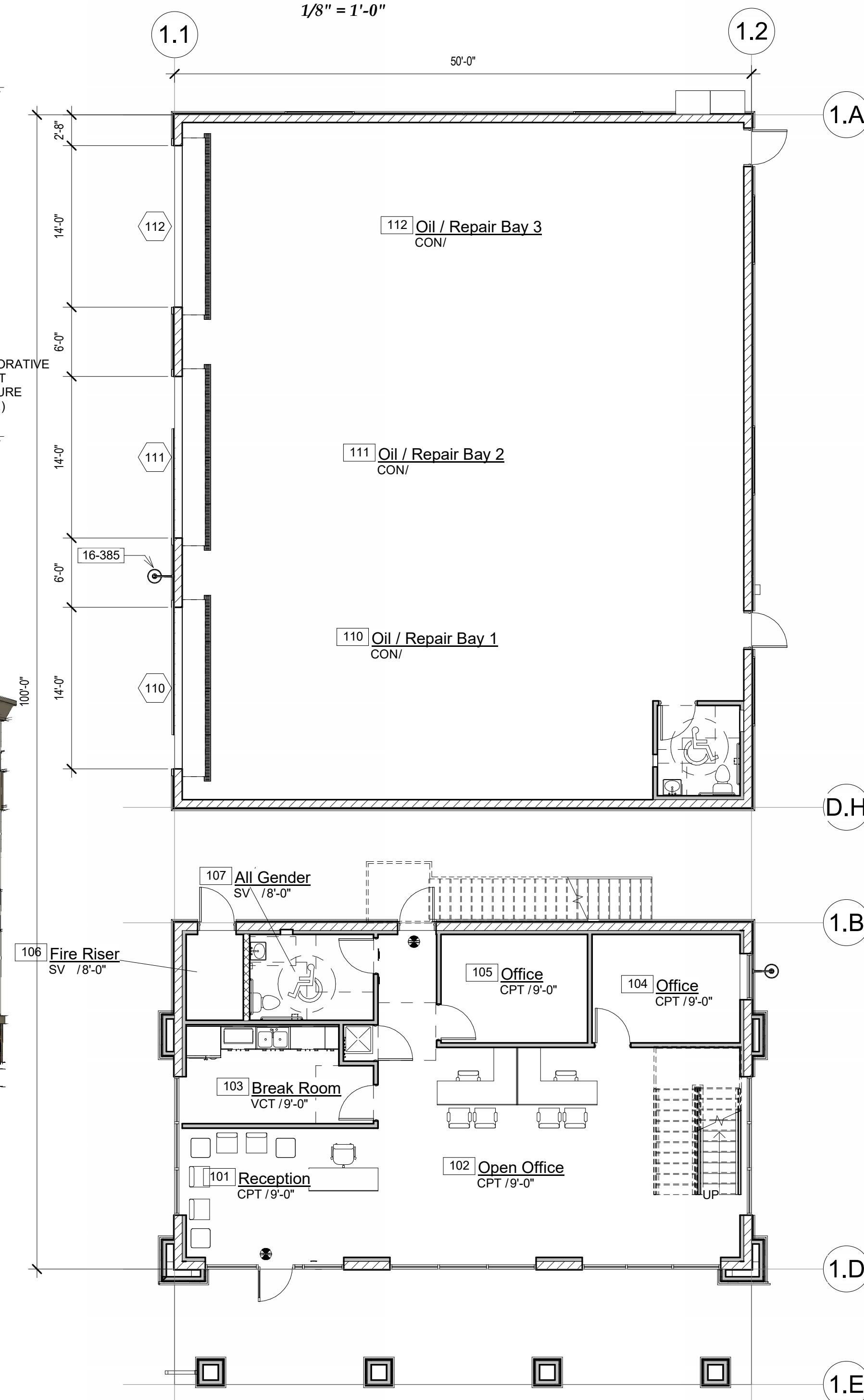
West Elevation
1/8" = 1'-0"



Truck Sales 3 - View from NE



Truck Sales 3 - View from SW



Floor Plan - Truck Office & Repair
1/8" = 1'-0"

Proposed CUP For:	
Valley Blvd Truck Sales & Business Park	
NEC Valley Blvd. & Fontana Ave., Fontana, CA 92335	
5 June 2023	
16-2674	

**Floor Plan &
Elevations**

2.2

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TORRANCE, CA 90503
(310) 384-8463
jesse@cherrytrucksales.com

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FONTANA, CA 92335

ARCHITECT: ANDRESEN ARCHITECTURE, INC.
17087 ORANGE WAY
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(909) 355-6688
ADRIANA GOMEZ
adriana.gomez@aafirm.com

CONTACT: ADRIANA GOMEZ
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TEMECULA, CA 92590
(951) 600-0032 x 1017
SCOTT KUHLMAN
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maria@rpmpe.com

ELECTRICAL CONTACT: ERICK PALMA
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erickp@rpmpe.com

CIVIL: HP ENGINEERING, INC.
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REDLANDS, CA 92374
(909) 335-6239
HENRY POQUIZ
hpoquiz@aol.com

CONTACT: HENRY POQUIZ
hpoquiz@aol.com

SOILS REPORT: SOIL EXPLORATION COMPANY, INC.
7535 JURUPA AVE., UNIT C
RIVERSIDE, CA 92504
(951) 888-8200
GENE K. LUU
soilexploration@yahoo.com

REPORT # 17131-01
DATE: NOVEMBER 10, 2017

Building Data Truck Sales 3

APN: 0235-072-07 & 0235-072-08

ZONING: SWIP FID (FREEWAY INDUSTRIAL DISTRICT)
OCCUPANCY: GROUP B (TRUCK SALES)
GROUP S-1 (TRUCK REPAIR)
CONSTRUCTION: TYPE V-B
FIRE SPRINKLERS: REQUIRED
ALLOWABLE AREA: GROUP B (36,000 SF)
GROUP S-1 (36,000 SF)

FIRE SEPARATION: NO SEPARATION REQUIRED PER TABLE 508.4
PROJECT DESCRIPTION: PROPOSED TRUCK SALES OFFICE WITH 3 REPAIR BAYS

LOT AREA:

(TRUCK SALES 3) 0235-072-07 & 0235-072-08
LOT AREA = 115,279 S.F. (2.64 AC)
BUILDING FOOTPRINT = 5,000 S.F.
NET AREA = 110,279 S.F.
LANDSCAPING REQUIRED = 16,542 S.F. (15%)
LANDSCAPING PROVIDED = 28,136 S.F.

BUILDING AREA:

COVERED ENTRY = 500 SQ. FT.
TRUCK SALES OFFICE (1ST FLR) = 1,500 SQ. FT.
TRUCK SALES OFFICE (2ND FLR) = 1,404 SQ. FT.
TRUCK SALES TOTAL = 2,904 SQ. FT.
REPAIR BAYS (3 BAYS) = 3,000 SQ. FT.
BUILDING AREA = 6,404 SQ. FT.

PARKING REQUIREMENT:

REQUIRED PARKING
OFFICE (2906 S.F. / 250) = 12 SPACES
3 REPAIR BAY (1,000 S.F. / 300) = 10 SPACES
OUTDOOR SALES (23,824 S.F. / 3,000) = 8 SPACES
NUMBER OF EMPLOYEES = 8
TOTAL REQUIRED = 38 SPACES

PROVIDED PARKING
REGULAR SPACES = 39 SPACES
(INCLUDING 2 HANDICAP ACCESSIBLE SPACES)

APPROX. NUMBER OF SPACES IN MWD: 2 SPACES

LOADING ZONE (12' X 70'): 1 SPACE
TRUCK DISPLAY: 40 SPACES
TRAILER DISPLAY: 6 SPACES

CLEAN AIR / VANPOOL / EV:
REQUIRED: 3 SPACES
PROVIDED: 3 SPACES
(INCLUDING 1 VAN ACCESSIBLE)

EV CHARGING STATION: 2 REQUIRED (2 PROVIDED)

BIKE PARKING (5% OF TOTAL SPACES):
REQUIRED: 2 SPACES
BIKE RACK PROVIDED: 3 SPACES

LONG TERM BIKE PARKING (5% OF TOTAL SPACES):
REQUIRED: 2 SPACES
LONG TERM BIKE PARKING (CONTAINER): 2 SPACES

TRUCK SALES 3

Proposed CUP For:

Valley Blvd Truck Sales
15244 Valley Blvd., Fontana, CA 92335

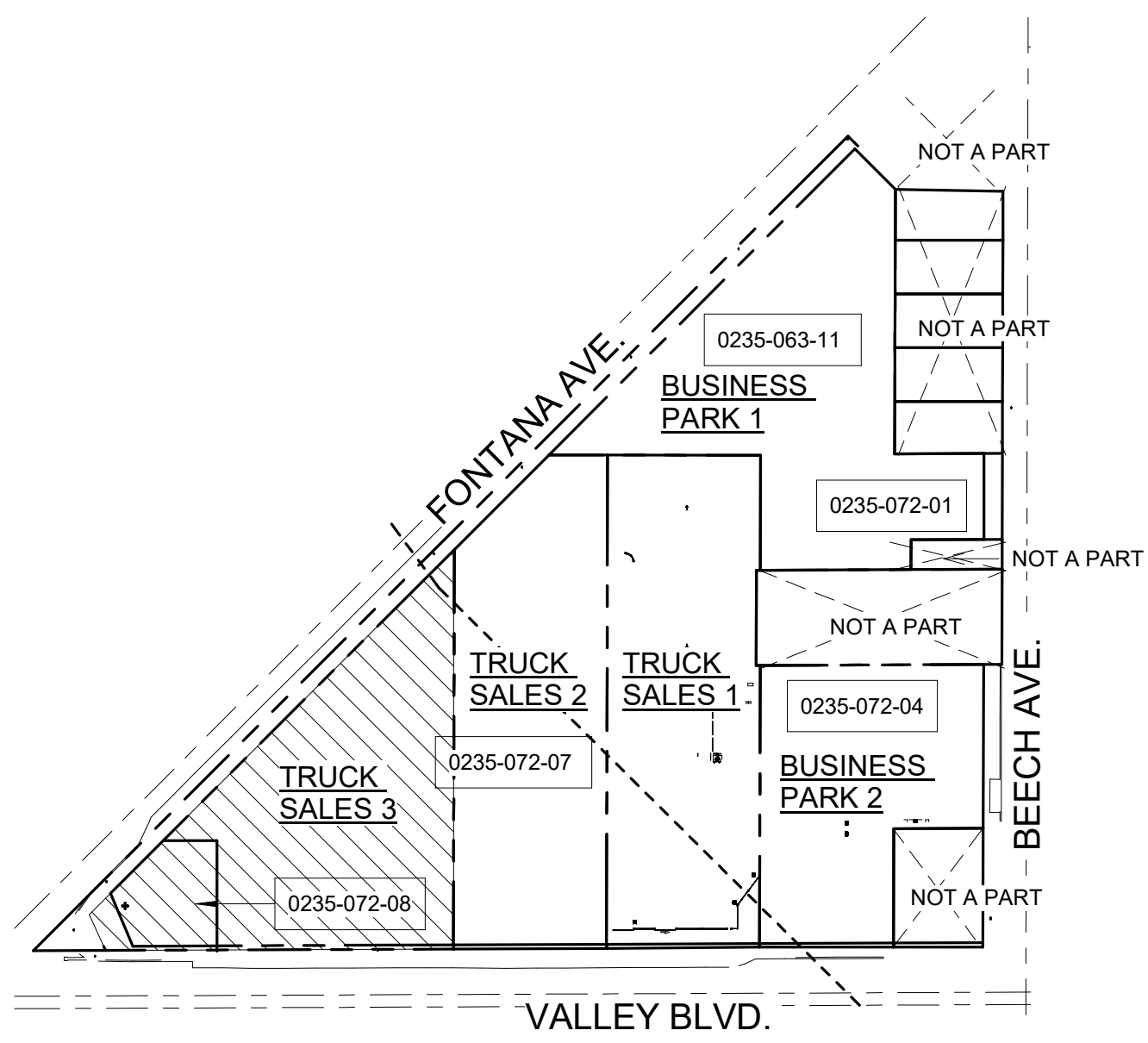
10 June 2024

16-2674

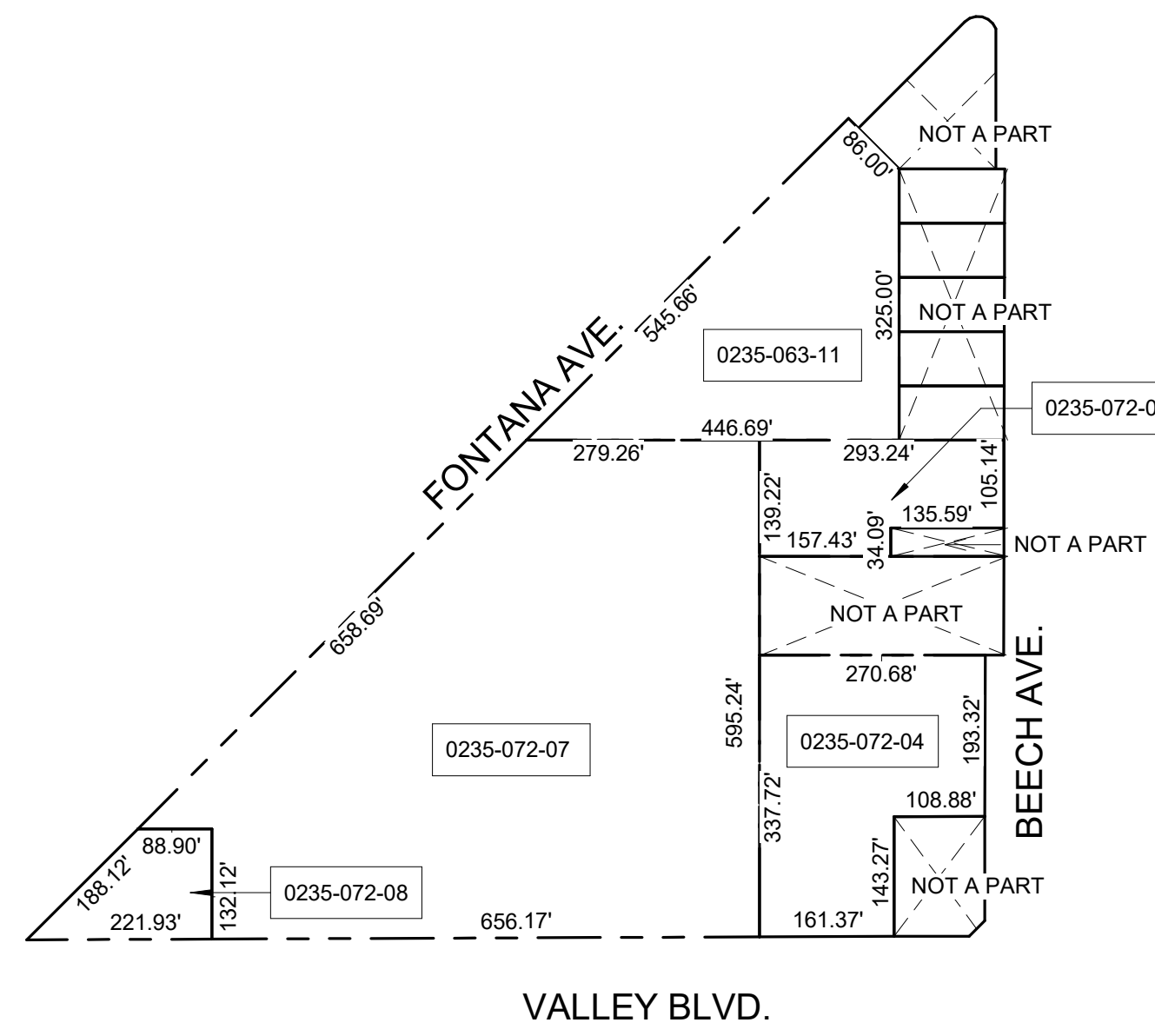


Site Plan

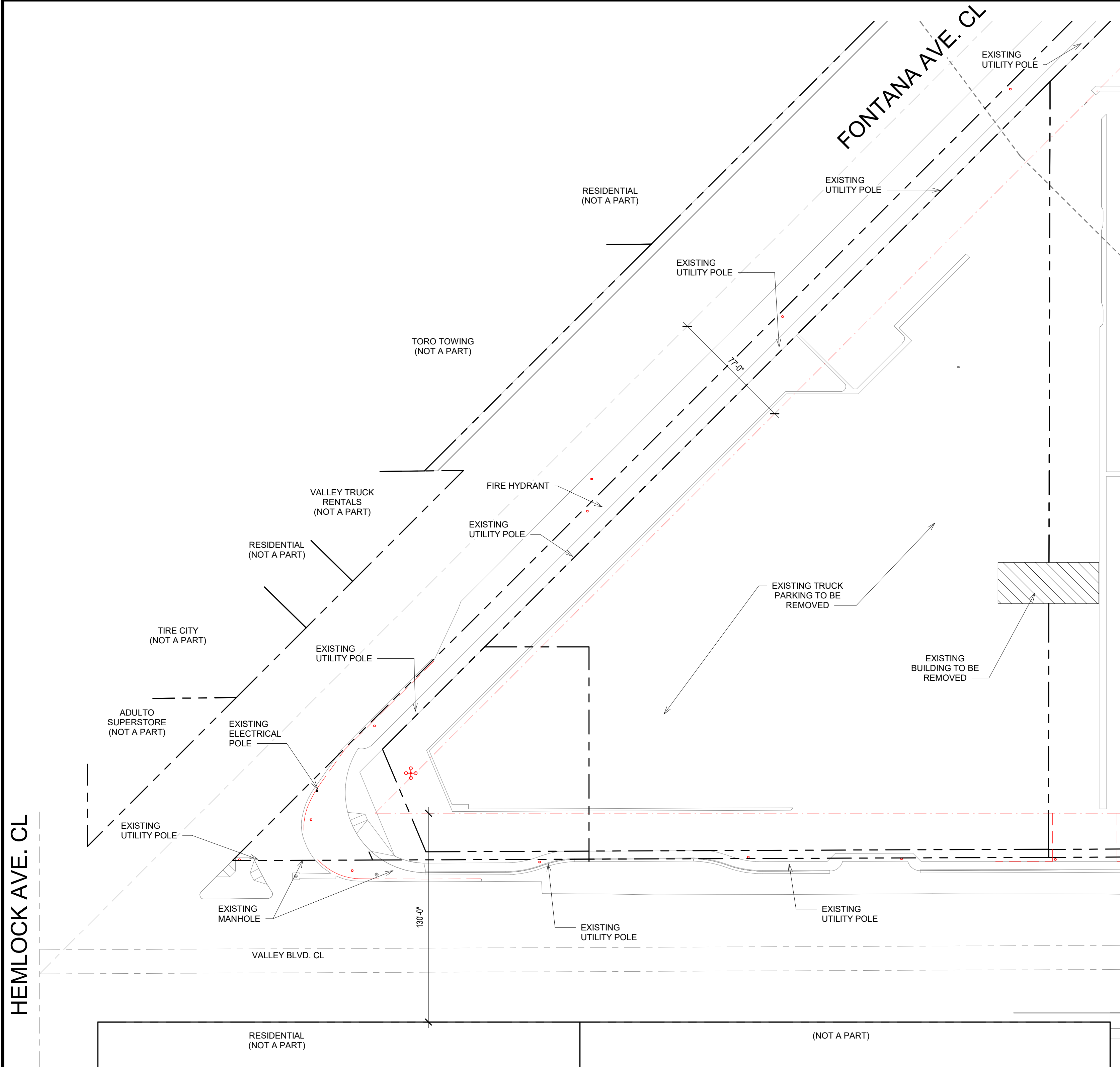
3.1



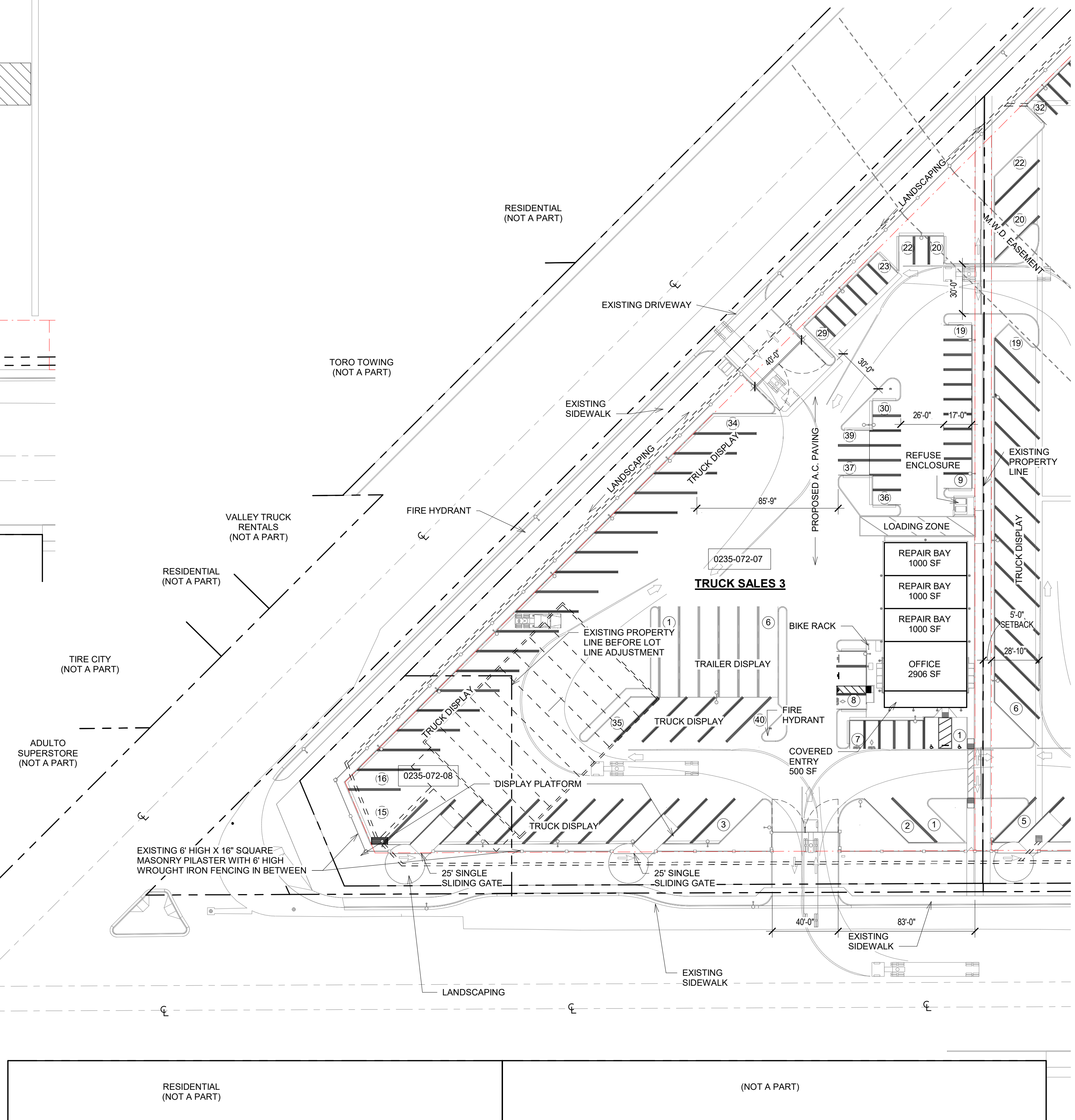
Parcel Map (Proposed)
1" = 200'-0"



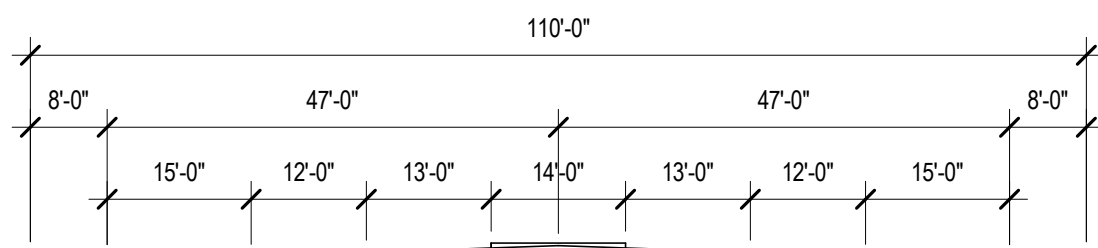
Parcel Plan (Existing)
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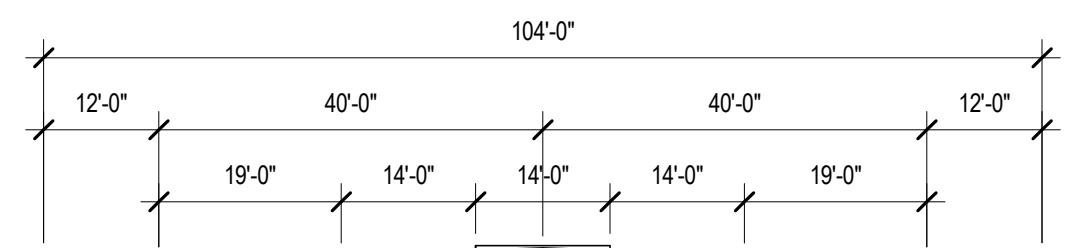
Site Plan - Existing
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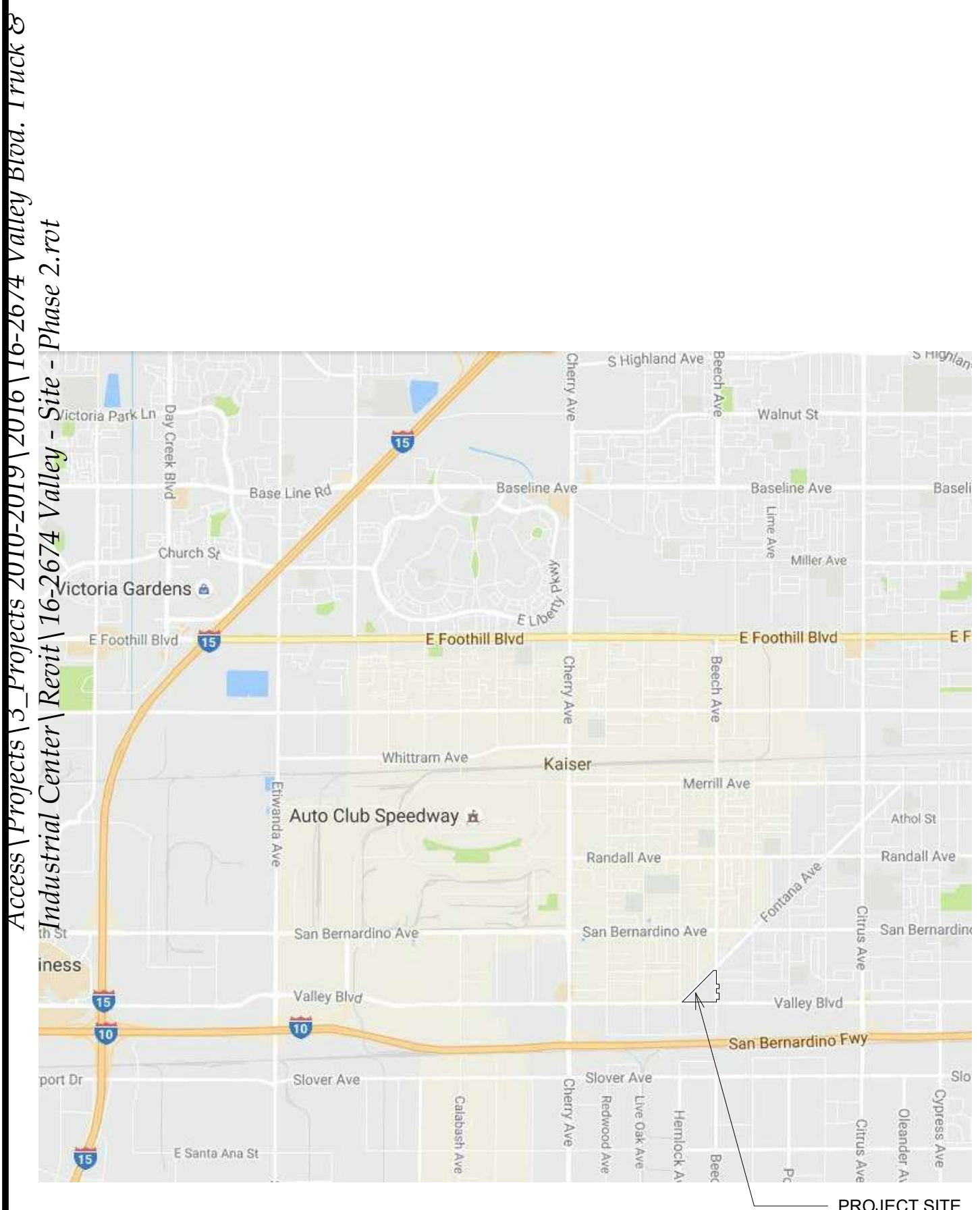
Site Plan - Proposed - Truck Sales 3
1" = 40'-0"



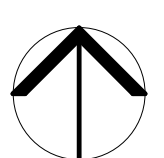
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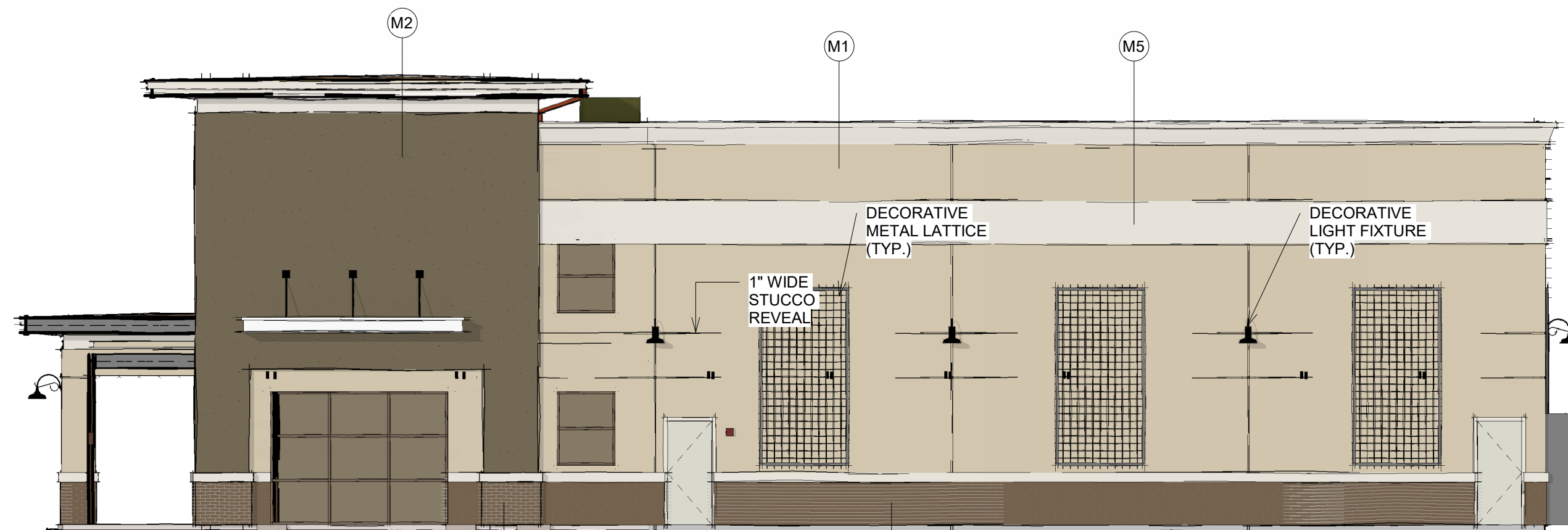
Vicinity Map
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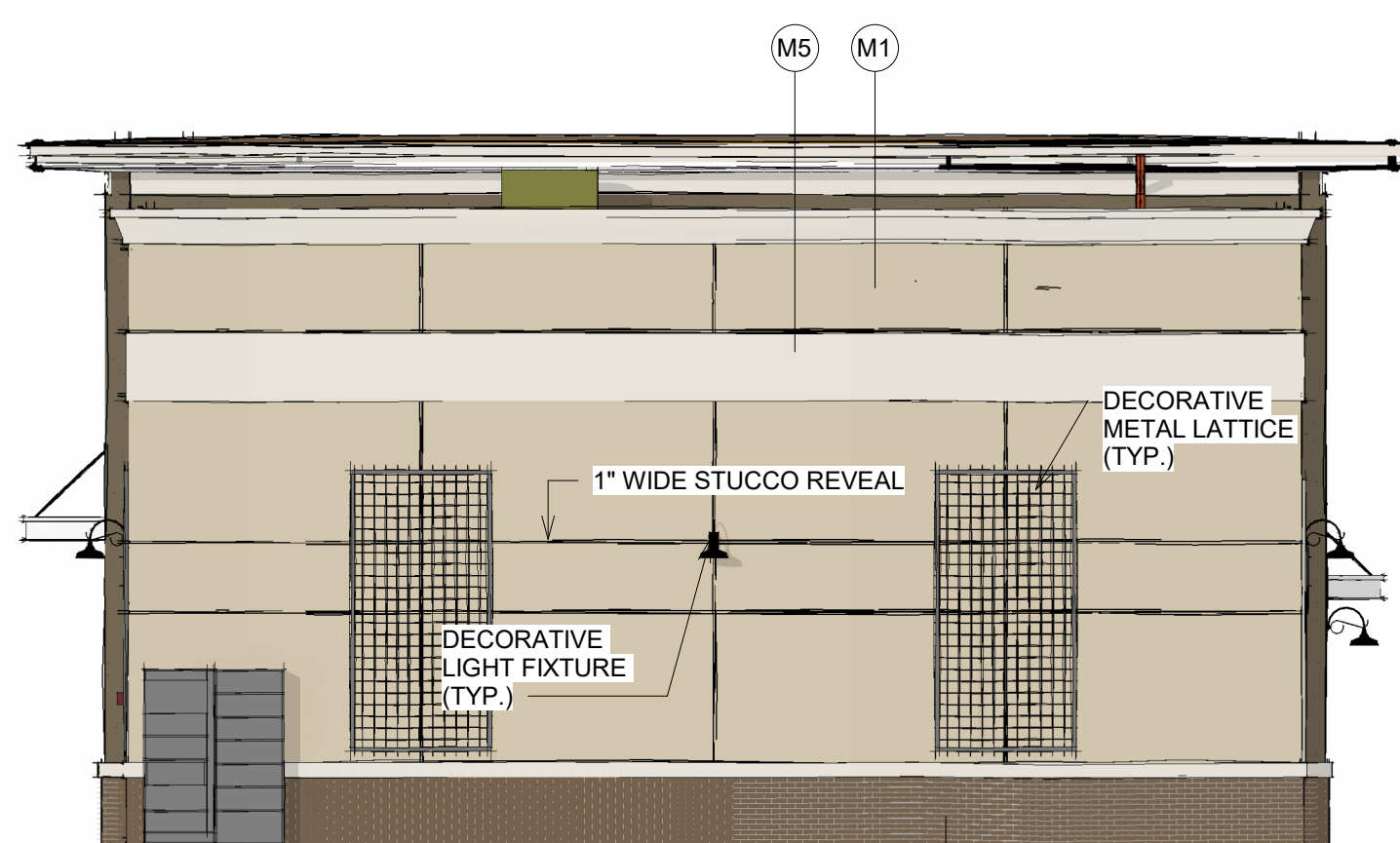
Mark	Material	Manufacturer	Material Color	Product #
M1	Main	Dunn Edwards Paint	Nomadic Taupe	DE6192
M2	Accent	Dunn Edwards Paint	Treasure Chest	DE6224
M3	Stone Veneer	Boral	High Desert	Used Brick Profile
M4	Metal Awning	Dura Tech	Cool Regal White	SRI: 88
M5	Trim	Dunn Edwards Paint	Fossil	DE6225
M6	Glazing			
M7	Aluminum Storefront		Bronze Anodized	
M8	Roofing	US Intec SP-4	Built-up roofing	
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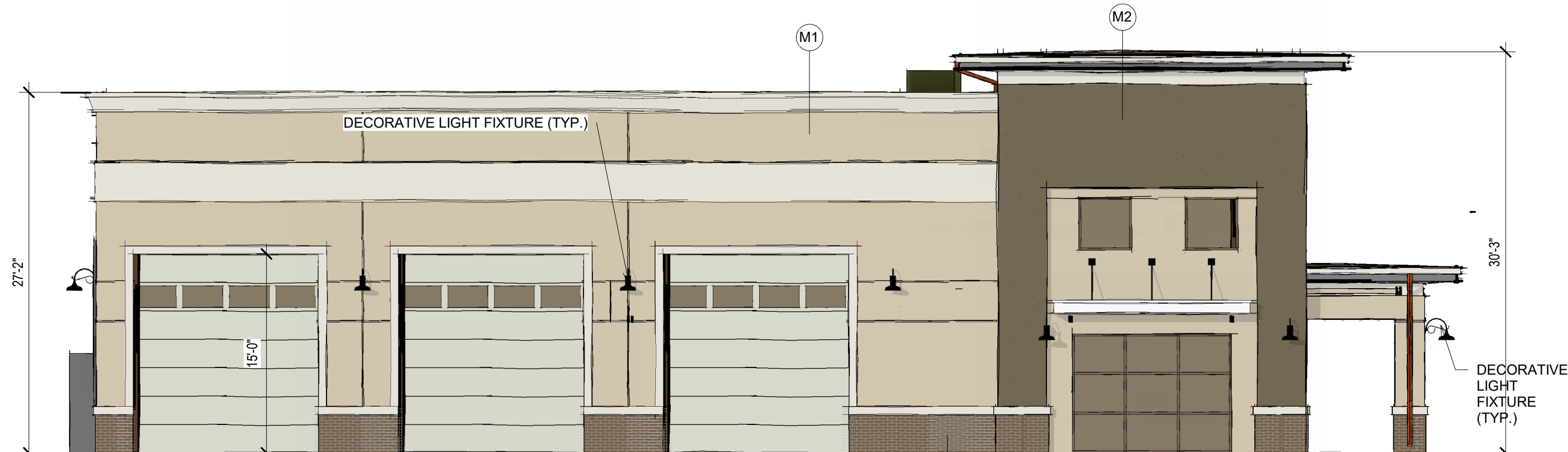
South Elevation
1/8" = 1'-0"



East Elevation
1/8" = 1'-0"



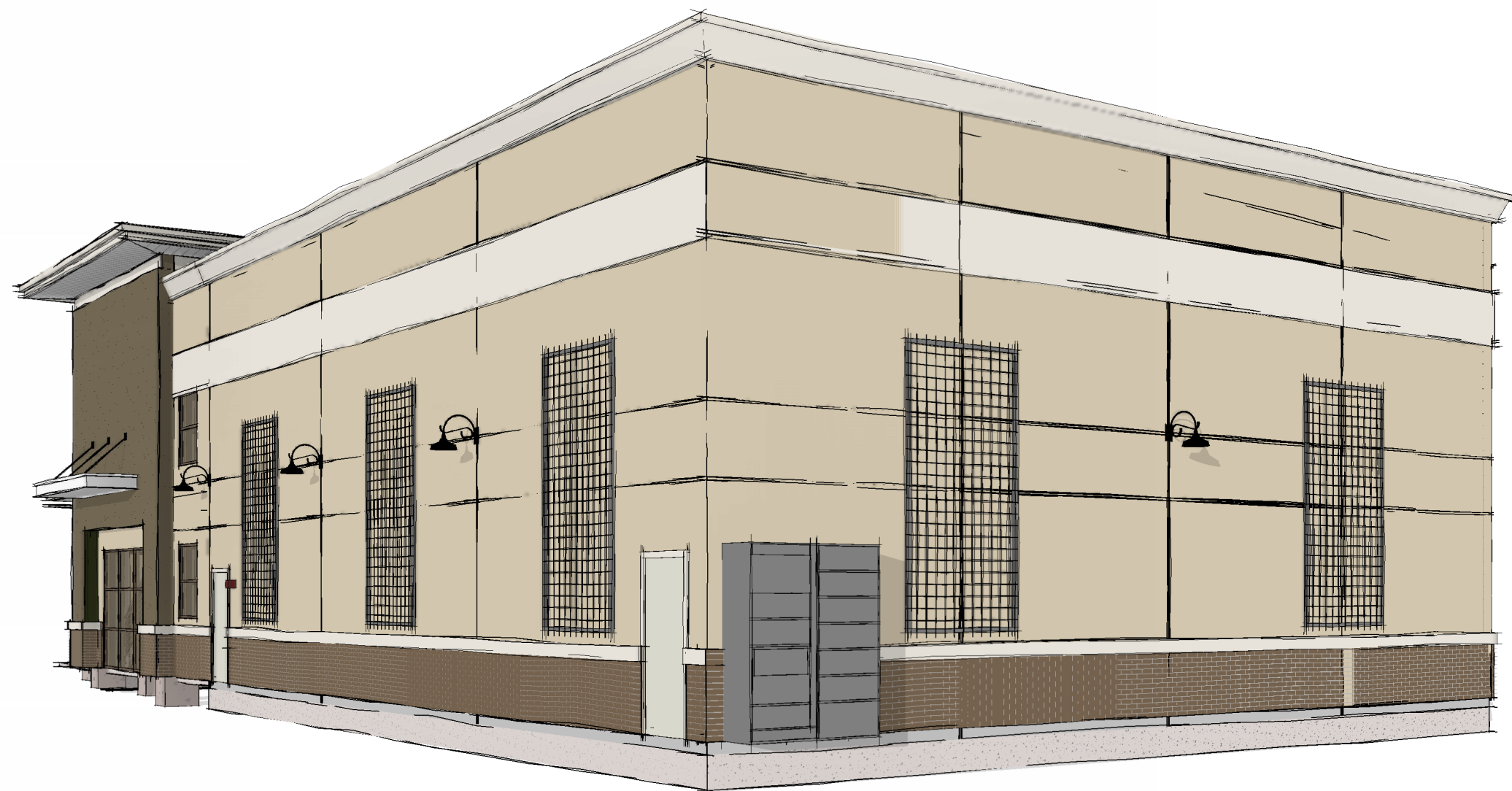
North Elevation
1/8" = 1'-0"



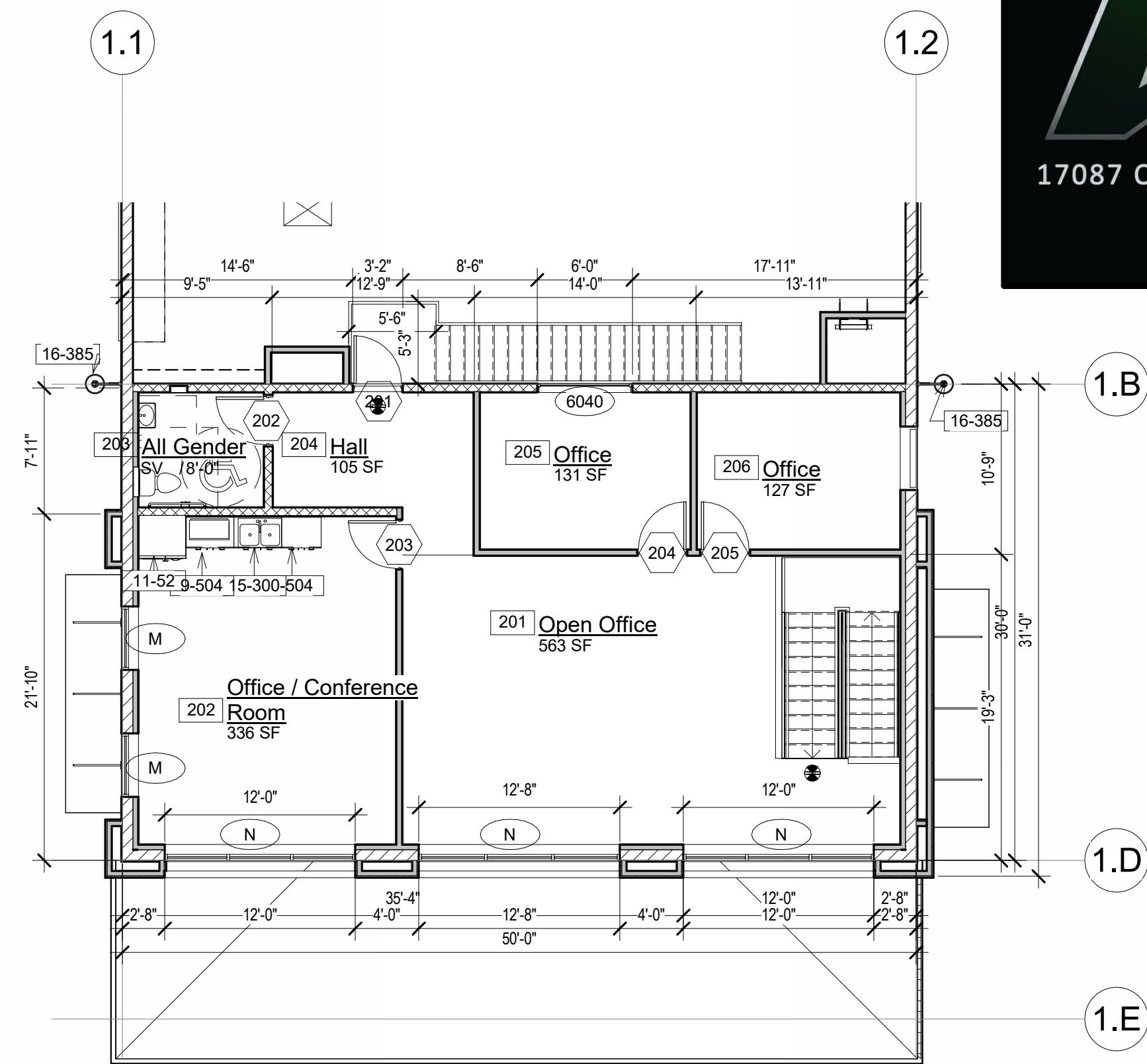
West Elevation
1/8" = 1'-0"



Truck Sales 3 - View from SW

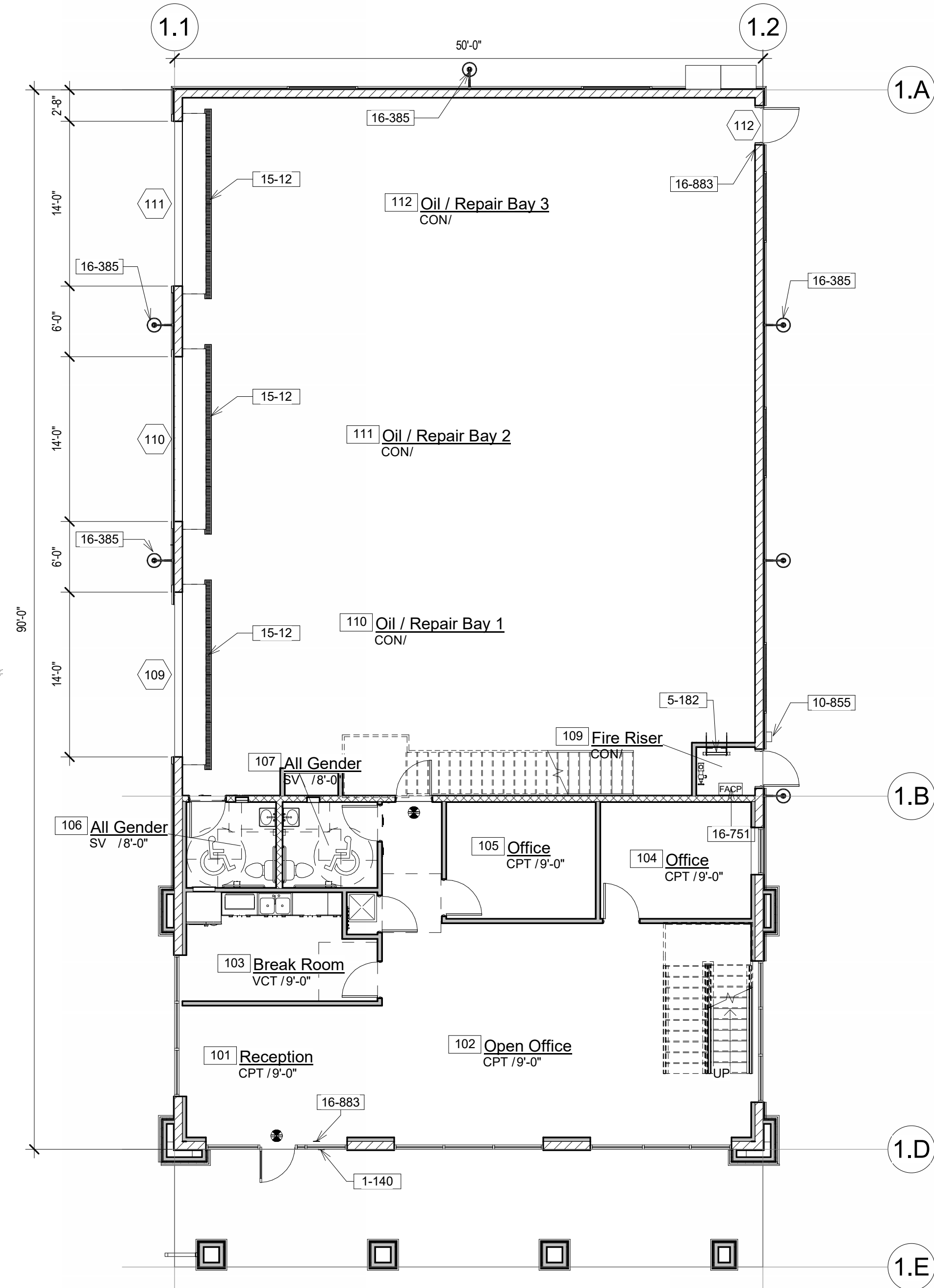


Truck Sales 3 - View from NE



Second Floor Plan
1/8" = 1'-0"

Area Schedule (Truck Sales #3)	
Name	Area
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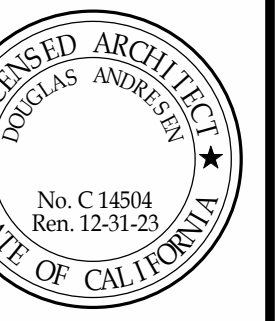


Floor Plan - Truck Office & Repair
1/8" = 1'-0"

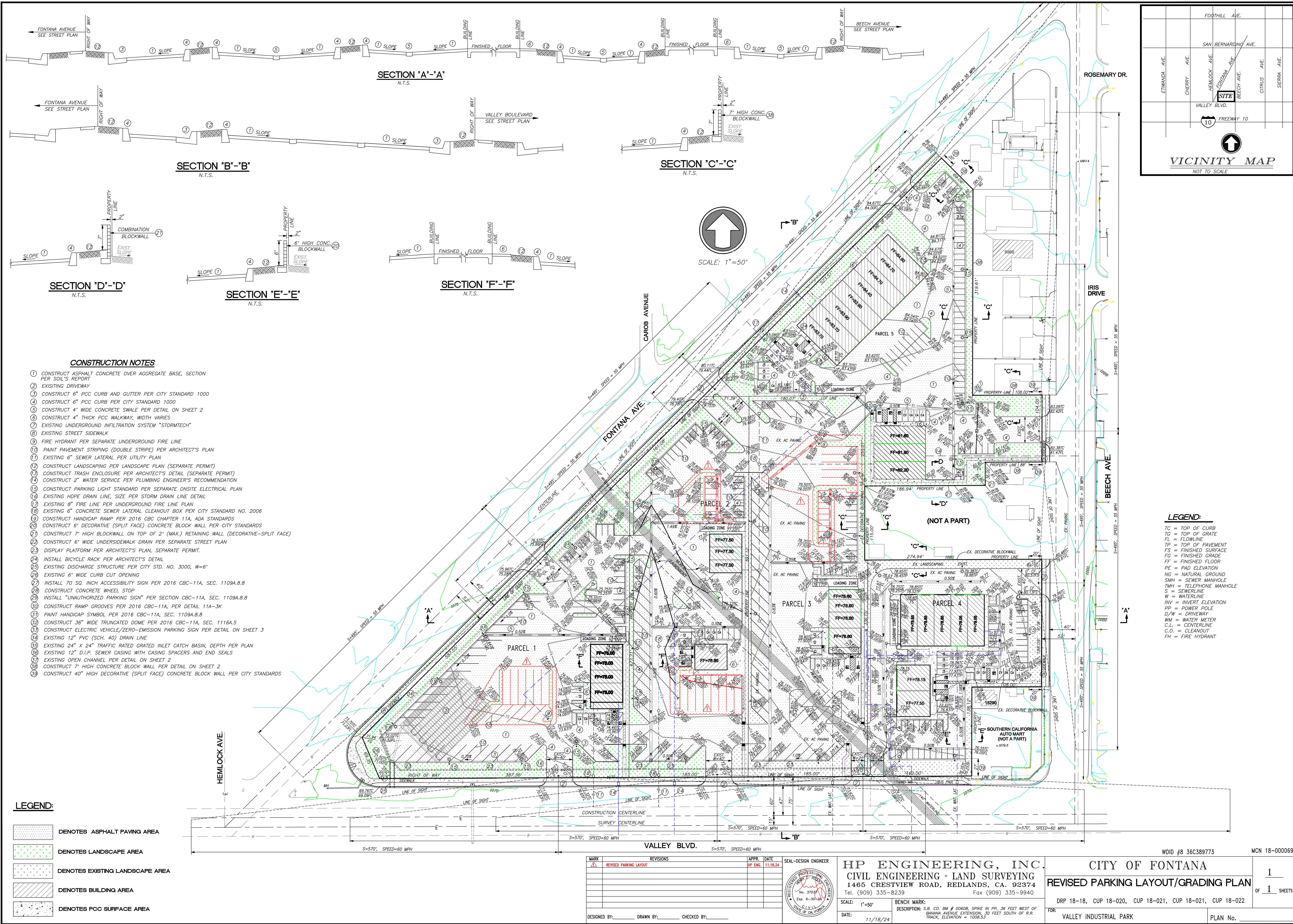
TRUCK SALES 3

Proposed CUP For: Valley Blvd Truck Sales & Business Park NEC Valley Blvd. & Fontana Ave., Fontana, CA 92335	
5 June 2023	
16-2674-P2	

**Floor Plan &
Elevations**



3.2



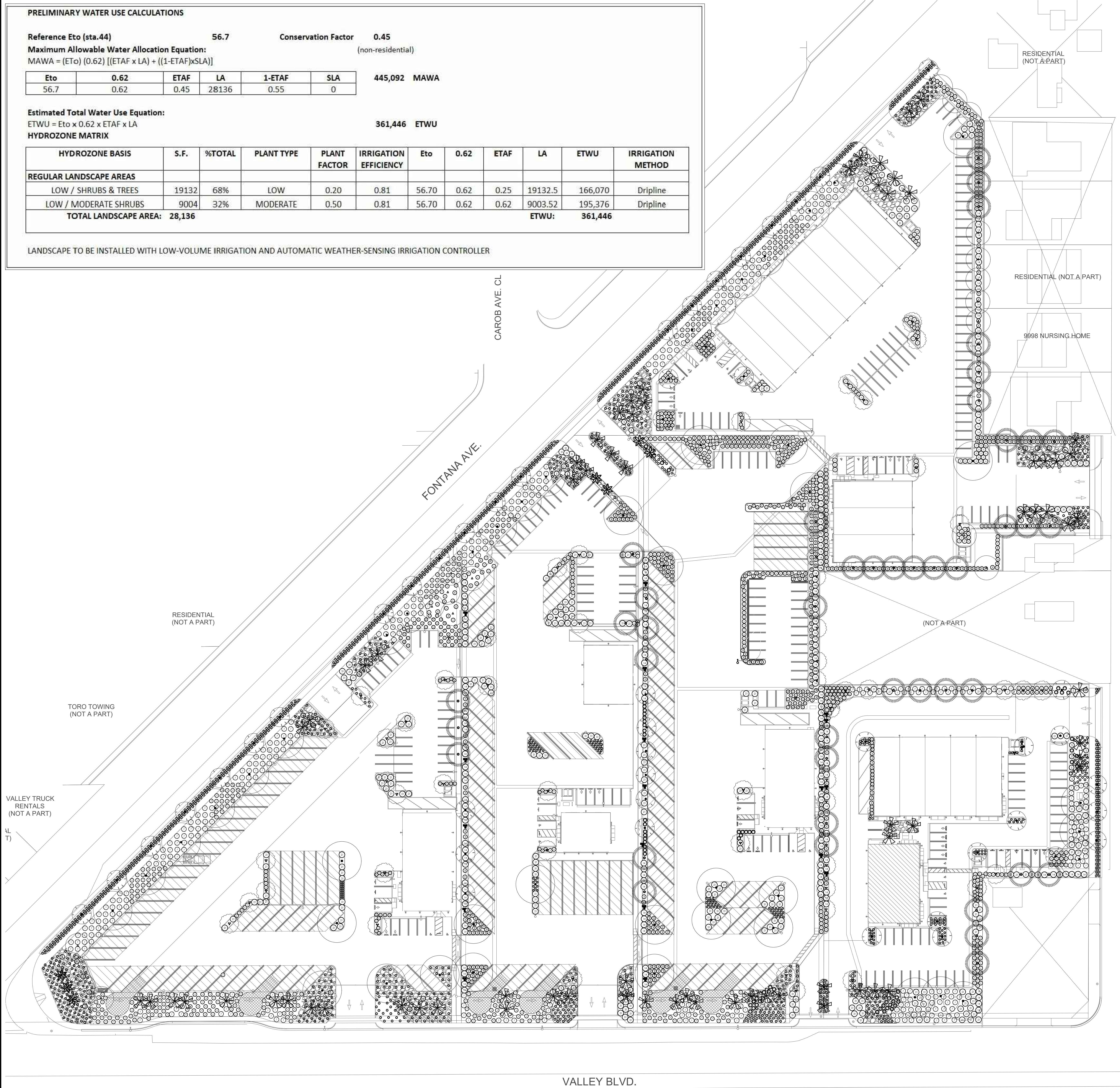
PRELIMINARY WATER USE CALCULATIONS

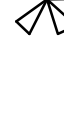
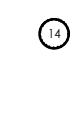
Reference Eto (sta.44)		56.7		Conservation Factor		0.45	
Maximum Allowable Water Allocation Equation:						(non-residential)	
MAWA = (Eto) (0.62) [(ETAF x LA) + ((1-ETAF)xSLA)]							
Eto	0.62	ETAF	LA	1-ETAF	SLA	445,092	MAWA
56.7	0.62	0.45	28136	0.55	0		

Estimated Total Water Use Equation:
ETWU = Eto x 0.62 x ETAF x LA
HYDROZONE MATRIX

HYDROZONE BASIS	S.F.	%TOTAL	PLANT TYPE	PLANT FACTOR	IRRIGATION EFFICIENCY	Eto	0.62	ETAF	LA	ETWU	IRRIGATION METHOD
REGULAR LANDSCAPE AREAS											
LOW / SHRUBS & TREES	19132	68%	LOW	0.20	0.81	56.70	0.62	0.25	19132.5	166,070	Dripline
LOW / MODERATE SHRUBS	9004	32%	MODERATE	0.50	0.81	56.70	0.62	0.62	9003.52	195,376	Dripline
TOTAL LANDSCAPE AREA: 28,136						ETWU:		361,446			

LANDSCAPE TO BE INSTALLED WITH LOW-VOLUME IRRIGATION AND AUTOMATIC WEATHER-SENSING IRRIGATION CONTROLLER



Symbol	Botanical / Common Name	Container	Water Use	Height Width
Trees				
	Phoenix dactylifera Date Palm	8ft BTH	Low	80' 12'
	Washingtonia robusta Mexican Fan Palm	8ft BTH	Low	80' 15'
	Chitalpa tashkentensis Chitalpa Tree	24" box	Low	25' 20'
	Gleditsia triacanthos Honey Locust	15 Gal.	Low	40' 20'
	Pinus halepensis Aleppo Pine	15 Gal.	Low	45' 25'
	Quercus ilex Holly Oak	24" box	Low	60' 40'
	Rhus lancea African Sumac	15 Gal.	Low	25' 25'
Shrubs				
	Westringia fruticosa 'Morning Light' Coast Rosemary	5 Gal.	Low	3-4' 3-4'
	Agave americana Century Plant	5 Gal.	Low	5' 5'
	Agave desmetiana Dwarf Century Plant	5 Gal.	Low	2' 3'
	Aloe striata Coral Aloe	5 Gal.	Low	2' 2'
	Anigozanthos flavidus 'Bushranger' Dwarf Red Kangaroo Paw	5 Gal.	Low	4' 2'
	Euryops pectinatus Daisy Bush	5 Gal.	Med	3' 4'
	Kniphofia uvaria hybrids Torch Lily	5 Gal.	Low	3' 2'
	Hesperaloe parviflora 'Brakelight' Yellow Yucca	5 Gal.	Low	2' 2'
	Pennisetum setaceum 'Cupreum' Red Fountain Grass	5 Gal.	Low	6' 4'
	Ficus pumila Creeping Fig	1 Gal.	Med	30' 3'
	Bougainvillea 'San Diego Red' Bougainvillea (Red)	5 Gal.	Low	12' 4'
Groundcovers				
	Dalea greggii Trailing Indigo Bush	Flats	Low	8" 5"
	Dymondia margaretae Silver Carpet	Flats	Low	6" 2"
	Grevillea lanigera 'Mt. Tamboritha' Wooly Grevillea	Flats	Low	1' 4'
	Lantana camara 'New Gold' 2' Compact Yellow Lantana	Flats	Low	2' 4'
	Lantana x 'Dallas Red' Red Spreading Lantana	Flats	Low	2' 6'
	Lavandula angustifolia 'Munstead' English Lavender	Flats	Low	2' 3'
	Myoporum parvifolium Low Myoporum	Flats	Low	1' 6'
	3/8" decorative gravel - 3" thick layer - Color: California Gold			
	All other planters shall received 3" layer shredded bark mulch.			

Urban Ecosystem

UES

Landscape Dynamics

Urban | Ecosystem | Solutions

Landscape Architecture - Consulting

Water Management - Certified Arboriculture

(951) 264-4839

DESIGN PROJECT MANAGER

Greg Zoll

gregzoll@landscape-dynamics.net

(951) 264-4839

Preliminary Landscape Plan
Valley Blvd Truck Sales
15244 Valley Blvd, Fontana, CA 92335

DIAL ALERT

DIAL TOLL FREE
1-800-227-2600
AT LEAST THREE DAYS
BEFORE YOU DIG
UNDERGROUND SERVICE ALERT OF
SOUTHERN CALIFORNIA

LICENSED LANDSCAPE ARCHITECT

5204

Nov 19, 2024

November 19, 2024

STATE OF CALIFORNIA

Nov. 19, 2024

DESCRIPTION

673

SHEET

1 of 1