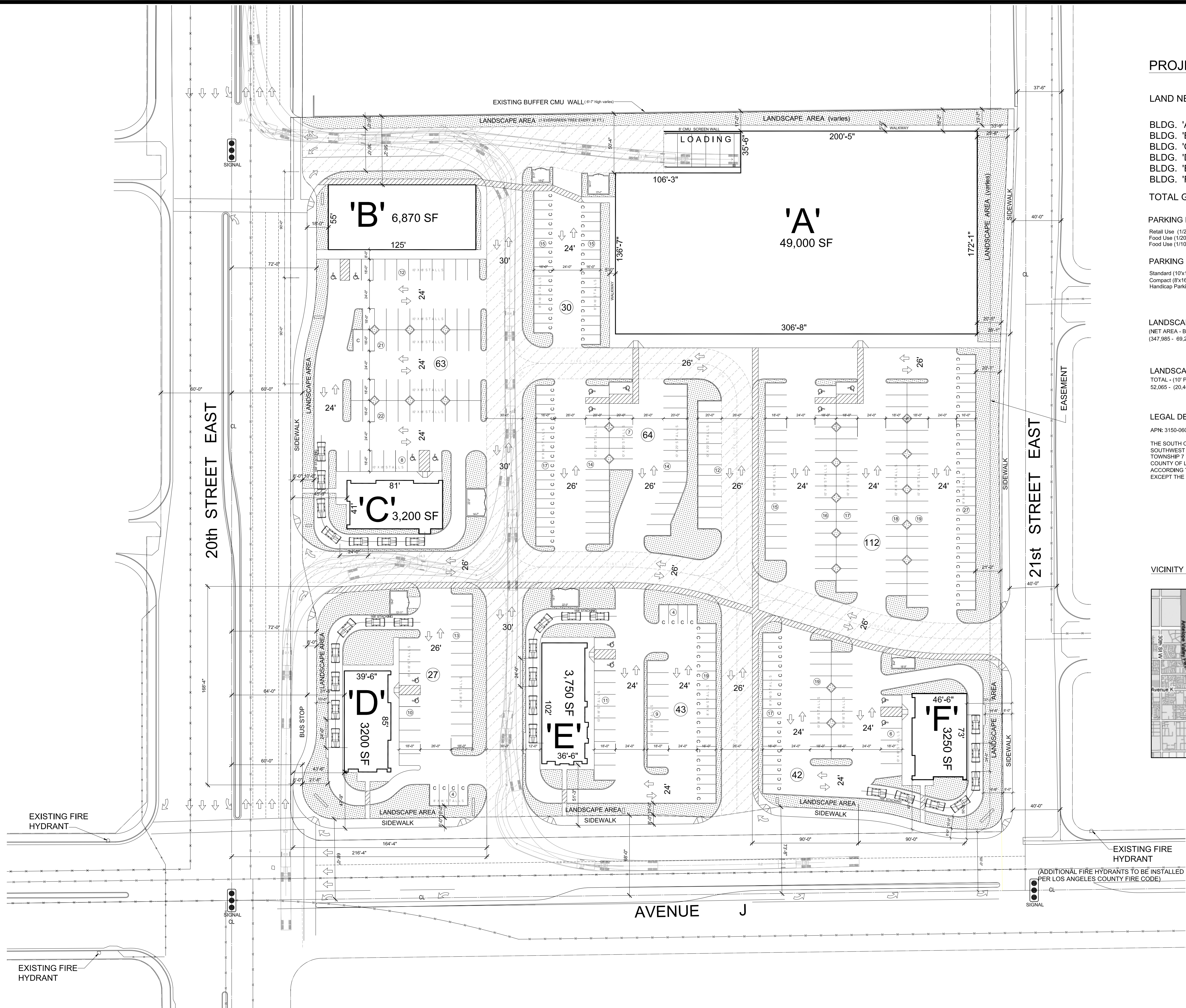




PROJECT SUMMARY :

LAND NET AREA : 347,985 SF ± 7.99 ACRES

BLDG. 'A' (Retail Use)	49,000 SF
BLDG. 'B' (Retail Use)	6,870 SF
BLDG. 'C' (Food Use D-THRU)	3,200 SF
BLDG. 'D' (Food Use D-THRU)	3,200 SF
BLDG. 'E' (Food Use D-THRU)	3,750 SF
BLDG. 'F' (Food Use D-THRU)	3,250 SF

TOTAL GLA : 69,270 SF

PARKING REQUIRED : 379 STALLS

Retail Use (1/200 SF)	55,870 sf = 279.4
Food Use (1/200 SF) (10% OF TOTAL)	6,927 sf = 34.60
Food Use (1/100 SF) (excess of 10% of GLA)	6,473 sf = 64.70

PARKING PROVIDED : 381 STALLS

Standard (10'x18' or 9'x20')	279 STALLS
Compact (8'x16')	102 STALLS (26.7 % OF TOTAL)
Handicap Parking:	16 STALLS (8 VAN)

LANDSCAPE AREA REQ'D: ± 41,807 SF
(NET AREA - BLDG AREA) x 15%
(347,985 - 69,270) x 15%

LANDSCAPE AREA PROVIDED : ± 41,834 SF
TOTAL - (10' PERIMETER LANDSCAPE x 50%)
52,065 - (20,462 x 50%)

LEGAL DESCRIPTION

APN: 3150-060-092

THE SOUTH ONE-HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF FRACTIONAL SECTION 18, TOWNSHIP 7 NORTH, RANGE 11 WEST, SAN BERNARDINO MERIDIAN, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLATS THEREOF, EXCEPT THE EAST ONE-HALF THEREOF.

VICINITY MAP



Project:

NEC AVENUE J & 20TH EAST
LANCASTER, CALIFORNIA

Owner/Developer : Gateway Triangle Development II, LLC

5225 Wilshire Boulevard
Suite 1000
Los Angeles, California 90036

Tel: (323)934-5000 Fax: (323)936-5274

THESE PLANS, ELEVATIONS, USES AND ALL INFORMATION HEREIN ARE PRELIMINARY. IT IS SUBJECT TO GOVERNMENTAL APPROVALS AND FURTHER MODIFICATIONS DURING THE DESIGN PROCESS.

Date:	03-28-07
Rev.	04-05-07
Rev.	04-17-07
Rev.	04-26-07
Rev.	05-14-07
Rev.	05-24-07
Rev.	06-13-07
Rev.	07-10-07
Rev.	08-28-07
Rev.	09-12-07
Rev.	03-09-08
Rev.	04-15-08
Rev.	05-07-08
Rev.	06-16-08

Scale: AS NOTED

Sheet Title:

SITE PLAN

Sheet No.:

SP-1