



PRELIMINARY ZONING AND CODE REVIEW

Chapter 20-36 PARKING AND LOADING STANDARDS:
TABLE 3.4—AUTOMOBILE AND BICYCLE PARKING REQUIREMENTS BY LAND USE TYPE
VEHICLE: 1 space for each 250 sf. therefore: 3557/250=14.2
PROVIDE 15 SPACES MINIMUM, 22 PROVIDED SEE SITE PLAN ON SHEET A1.0
BICYCLE: 1 space per 500 sf.
PROVIDE 1 SPACE MINIMUM, XX PROVIDED SEE SITE PLAN ON SHEET A1.0

CHAPTER 13: ENERGY EFFICIENCY -The building and the building's systems will be evaluated and upgrades included in the construction documents



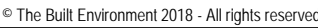
DRAFT: APRIL 12, 2018

DRAWING INDEX

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L1.LTR_G1.3	SITE LOCATION MAP
L1.LTR_A1.0	PROPOSED SITE PLAN



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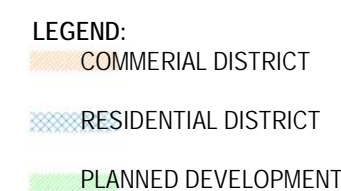
2265
CLEVELAND
AVE., SANTA
ROSA, CA

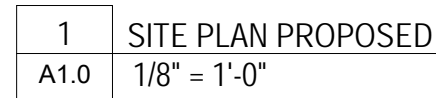
TITLESHEET

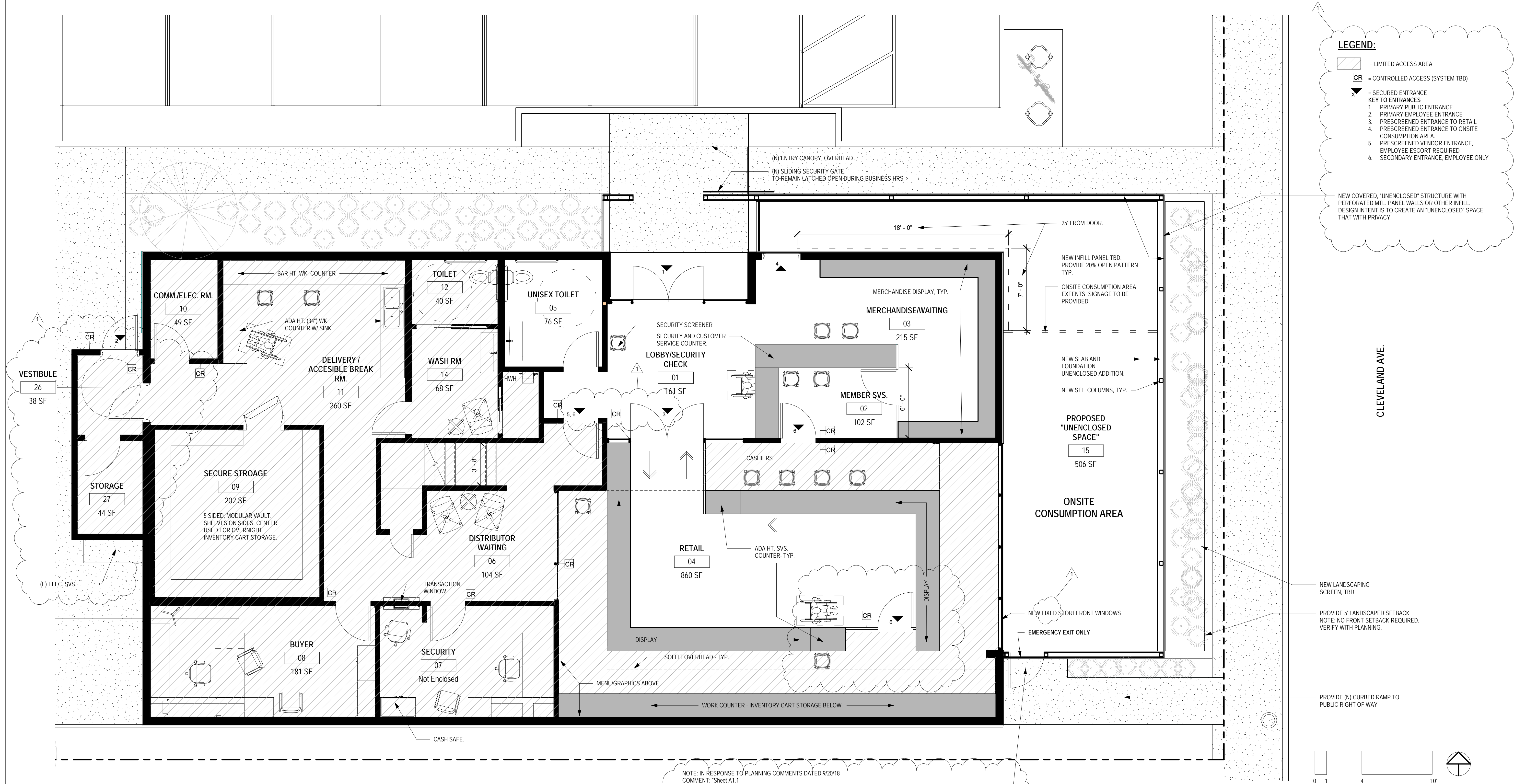
Project number	Project Number
Date	Issue Date
Drawn by	Author
Checked by	Checker

T1.0
Original drawing is 24"x36".

Scale







1 GROUND LVL PROPOSED
A1.1 1/4" = 1'-0"

- LEGEND:**
- [Hatched Box] = LIMITED ACCESS AREA
 - [CR] = CONTROLLED ACCESS (SYSTEM TBD)
 - [X] = SECURED ENTRANCE
- KEY TO ENTRANCES**
1. PRIMARY PUBLIC ENTRANCE
 2. PRIMARY EMPLOYEE ENTRANCE
 3. PRESCREENED ENTRANCE TO RETAIL
 4. PRESCREENED ENTRANCE TO ONSITE CONSUMPTION AREA
 5. PRESCREENED VENDOR ENTRANCE, EMPLOYEE ESCORT REQUIRED
 6. SECONDARY ENTRANCE, EMPLOYEE ONLY

NEW COVERED "UNENCLOSED" STRUCTURE WITH PERFORATED MTL. PANEL WALLS OR OTHER INFILL. DESIGN INTENT IS TO CREATE AN "UNENCLOSED" SPACE THAT WITH PRIVACY.

CLEVELAND AVE.



NOTE: IN RESPONSE TO PLANNING COMMENTS DATED 9/20/18
COMMENT: "Sheet A1.1
1. The existing conditions of the facility show a door next to the store front windows facing Cleveland Avenue. Clarify that the existing windows are fixed and cannot open, and the door will be inoperable in order to comply with the Santa Rosa Smoking Ordinance for the onsite consumption area."
RESPONSE: In the proposed plan above the existing store front has been removed and a new storefront located approximately 6' to the East, as shown above. The wall that hosted the door in the comment has been removed, along with the door. The new door, located on the South end of the "Unenclosed Space" is to be emergency only and will be alarmed at all times, with no access from the exterior.



THE BUILT ENVIRONMENT
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No.	Description	Planning Comments	Date
1	RESPONSE TO PLANNING COMMENTS OF 9/20/18		OCT. 1, 2018

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2265
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GROUND LEVEL
PROPOSED

Project number	Project Number
Date	Issue Date
Drawn by	Author
Checked by	Checker

A1.1
Original drawings: 2/2/2017
Scale 1/4" = 1'-0"



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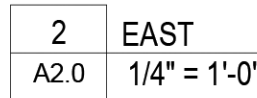
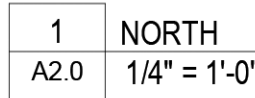
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2265
CLEVELAND
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2ND LEVEL
PROPOSED

Project number	Project Number
Date	Issue Date
Drawn by	Author
Checked by	Checker

A1.2
Original drawing is 24"x36".
Scale 1/4" = 1'-0"



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ELEVATIONS

A2.0
Original drawing is 24"x36"

Scale $1/4" = 1'-0"$

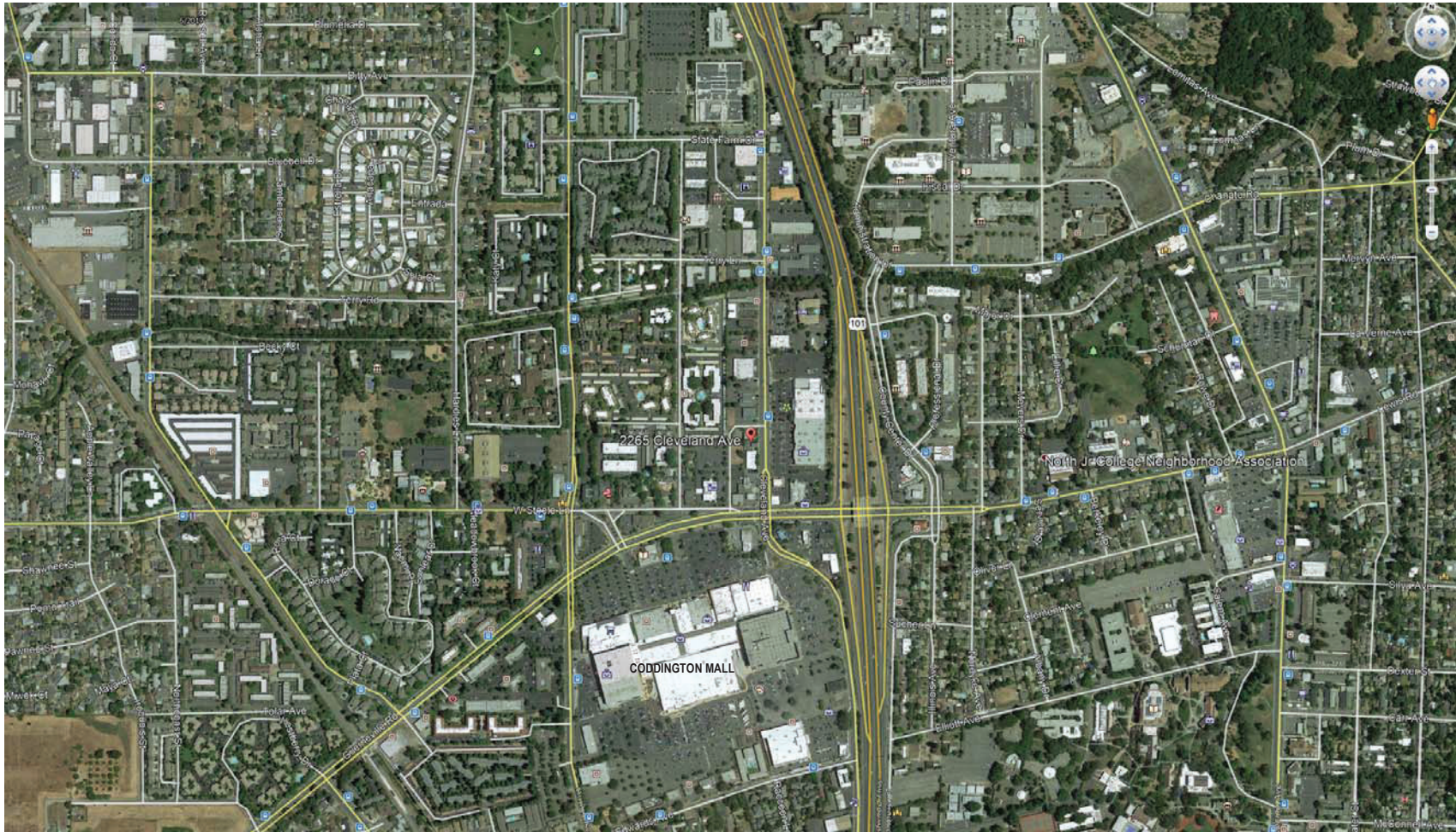


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ED VIEWS

Project number	Project Number
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Checked by	Checker

A5.0



SONOMA PATIENT GROUP
2265 CLEVELAND AVE., SANTA ROSA, CA

NEIGHBORHOOD CONTEXT MAP

LTR_G1.1
ORIGINAL IS 11"X17"
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Scale

TBE