

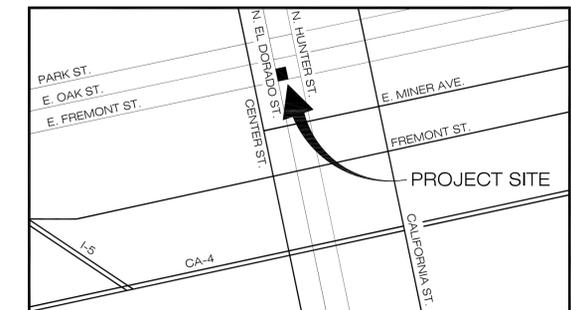
SITE INFORMATION

APN:	139-060-32
PROJECT DESCRIPTION:	NEW MULTI-TENANT BUILDING FOR RETAIL AND FOOD USE WITH A DRIVE-THRU AND OTHER SITE IMPROVEMENTS.
PRIOR USE:	BANK
EXISTING BUILDING AREA:	±8,341 SF
PROJECT AREA:	±34,035 SF (0.76 AC)
PROPOSED BUILDING AREA:	±5,050 SF
PROPOSED F.A.R.:	0.15
MAX. PROPOSED BUILDING HEIGHT:	1 STORY

PARKING INFORMATION

TOTAL STALLS PROPOSED:	38
PARKING RATIO:	7.5 / 1,000 SF

VICINITY MAP



NORTH EL DORADO ST.

EAST FREMONT ST.



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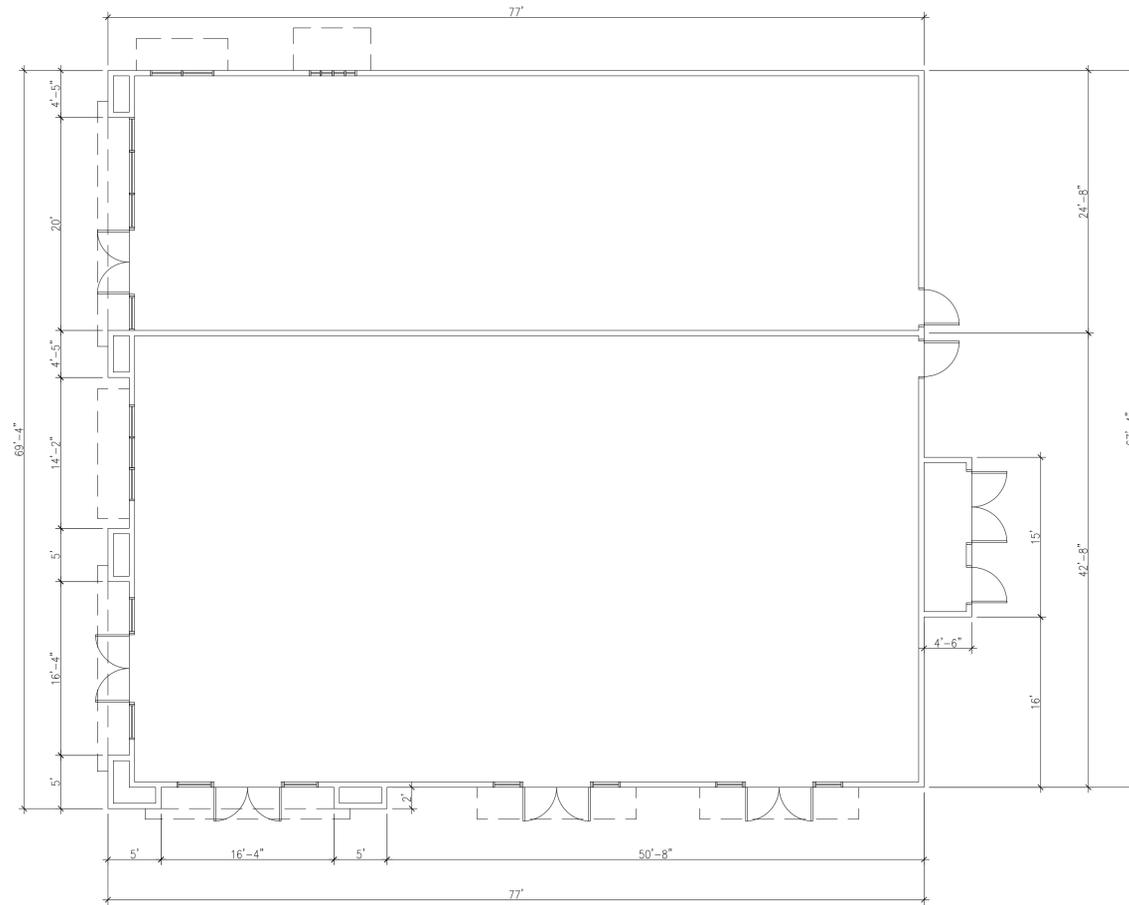
MULTI-TENANT

520 NORTH EL DORADO STREET
 STOCKTON, CALIFORNIA

SITE PLAN

Scale: 1" = 20'
 October 10, 2016

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MULTI-TENANT

520 NORTH EL DORADO STREET
STOCKTON, CALIFORNIA

FLOOR PLAN

Scale: 1/8" = 1'-0"
October 10, 2016

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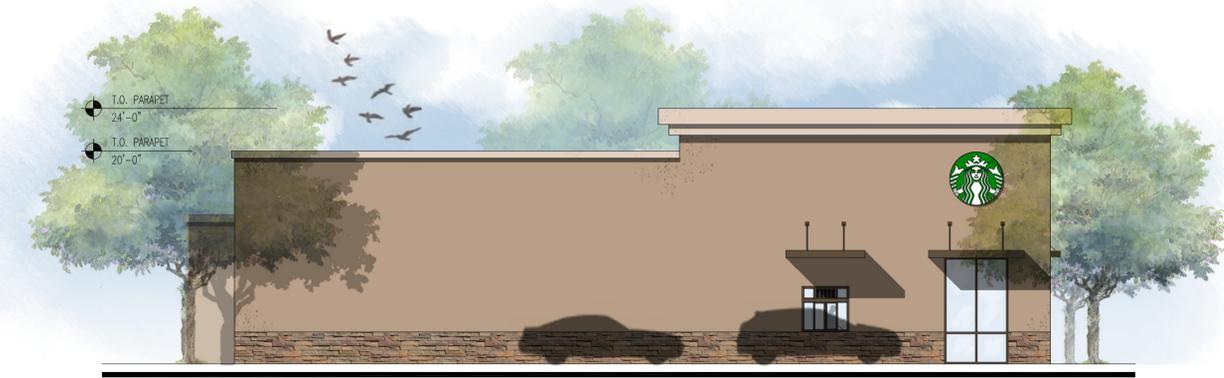
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SOUTH ELEVATION



WEST ELEVATION



NORTH ELEVATION



EAST ELEVATION