

TENANT IMPROVEMENTS

for ABC&J INVESTMENTS
45160 MAIN ST, MENDOCINO, CA
APN# 119-237-03

CONTRACTOR TO FIELD VERIFY ALL DIMENSIONS, NOTIFY ARCH. IF DISCREPANCIES ARE FOUND

PROJECT DESCRIPTION:
BLDG B:
PROPOSED ACCESSIBLE RAMP & RAILINGS (107 SF)
(N) WALL TO CREATE OFFICE #3 (12 SF)
REPAIR BALCONY RAILING

INDEX OF DRAWINGS:
ARCHITECTURAL
A10 PROJECT INFORMATION, LOCATION MAP
PLOT PLAN
A20 FLOORPLANS
A31 ELEVATIONS

AREAS

EXISTING

BLDG A
BLDG FOOTPRINT.....1540 SF
WEST BALCONY.....48 SF

BLDG B
BLDG FOOTPRINT.....1200 SF
WEST BALCONY.....48 SF
FRONT ENTRY LANDING, STAIRS, RAMP
& WALKWAY.....204 SF
REAR LANDING, STAIRS & RAMP.....30 SF

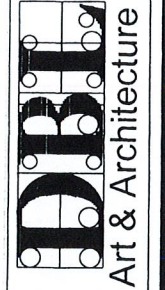
SHARED
REAR ENTRY STAIRS & DECK.....156 SF
UPPER ENTRY STAIRS & DECK.....199 SF

ACCESSORY BLDGS
GARAGES.....366 SF

PROPOSED

BLDG A
REPAIR WEST BALCONY RAIL

BLDG B
REPLACE FRONT ENTRY LANDING, STAIRS,
RAMP & WALKWAY.....204 SF
REAR LANDING, STAIRS & RAMP.....18 SF



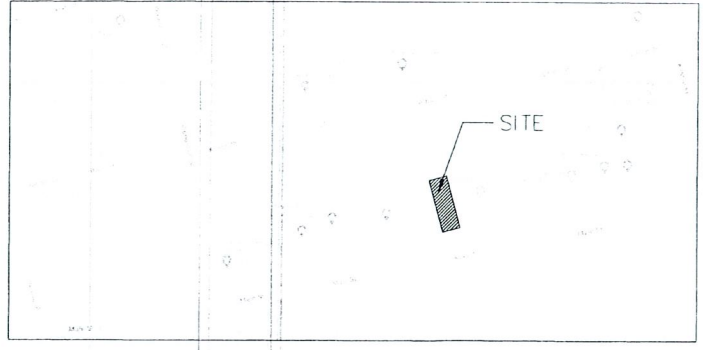
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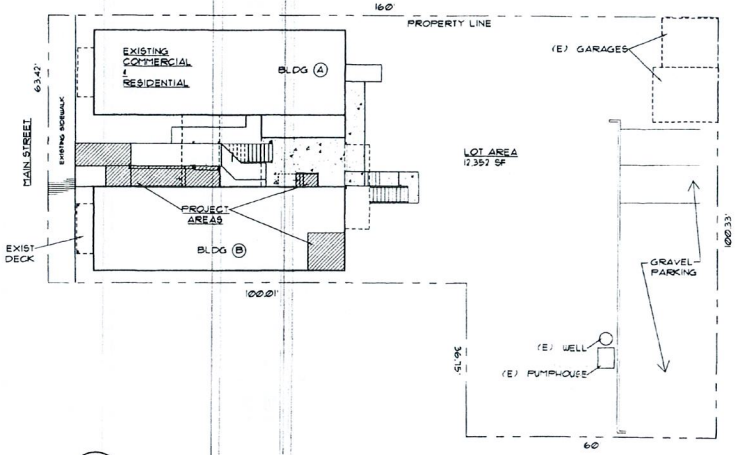
PLOT PLAN - PHASE 2
TENANT IMPROVEMENTS-EXTERIOR
ABC&J INVESTMENTS
45160 MAIN ST.
MENDOCINO, CA APN

SCALE: AS SHOWN
DATE: 5/25/23
DRAWN: LR
FILE: MARCHINI2
SHEET

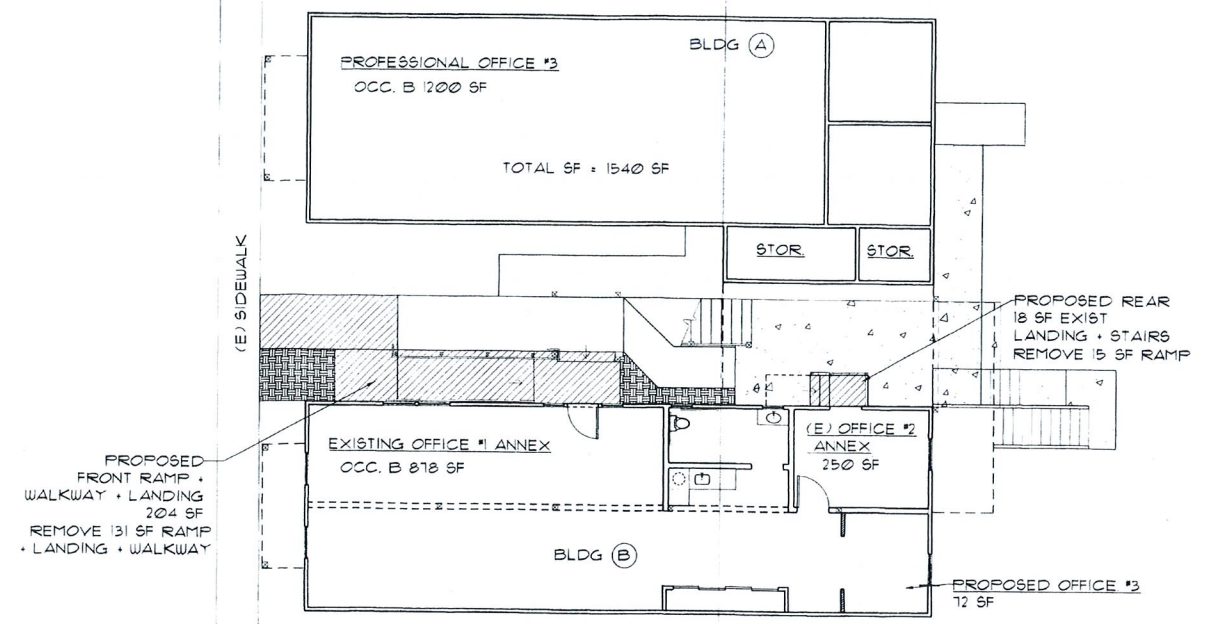
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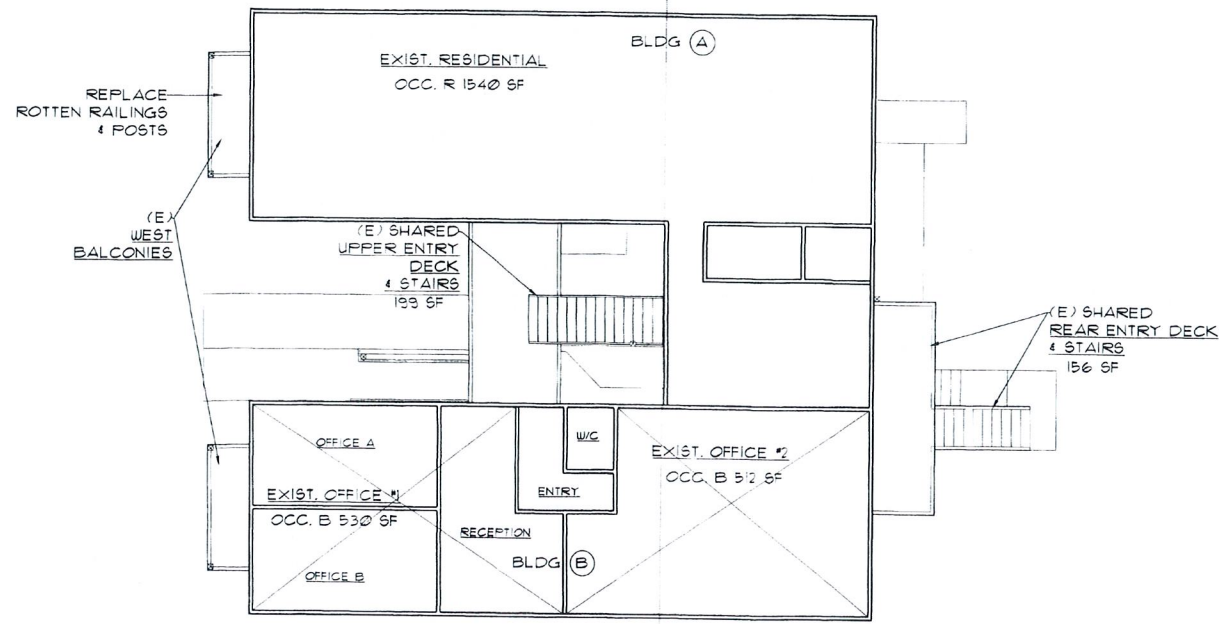
LOCATION MAP
SCALE: NTS



PLOT PLAN
SCALE: 1" = 20'-0"



(P) MAIN FLOOR PLANS
SCALE: 1/8" = 1'-0"



(P) SECOND FLOOR PLANS
SCALE: 1/8" = 1'-0"

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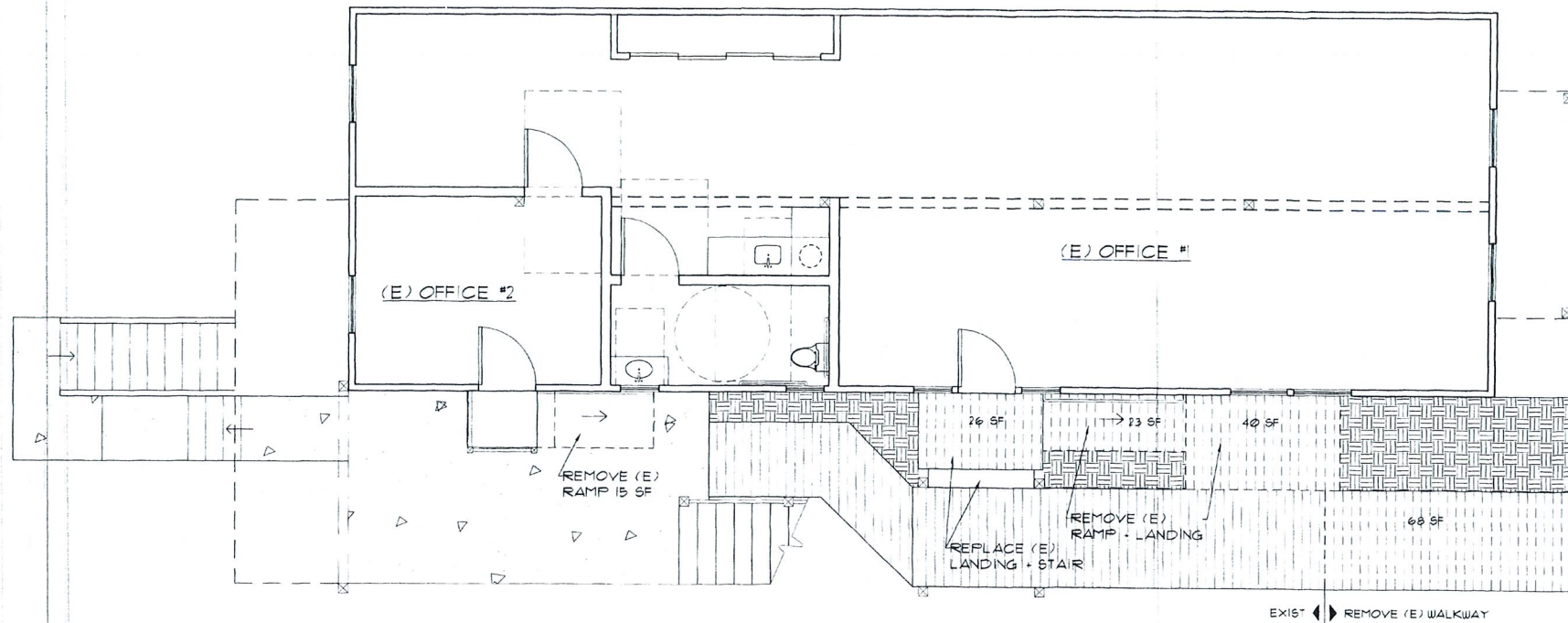
JUN 22 2023

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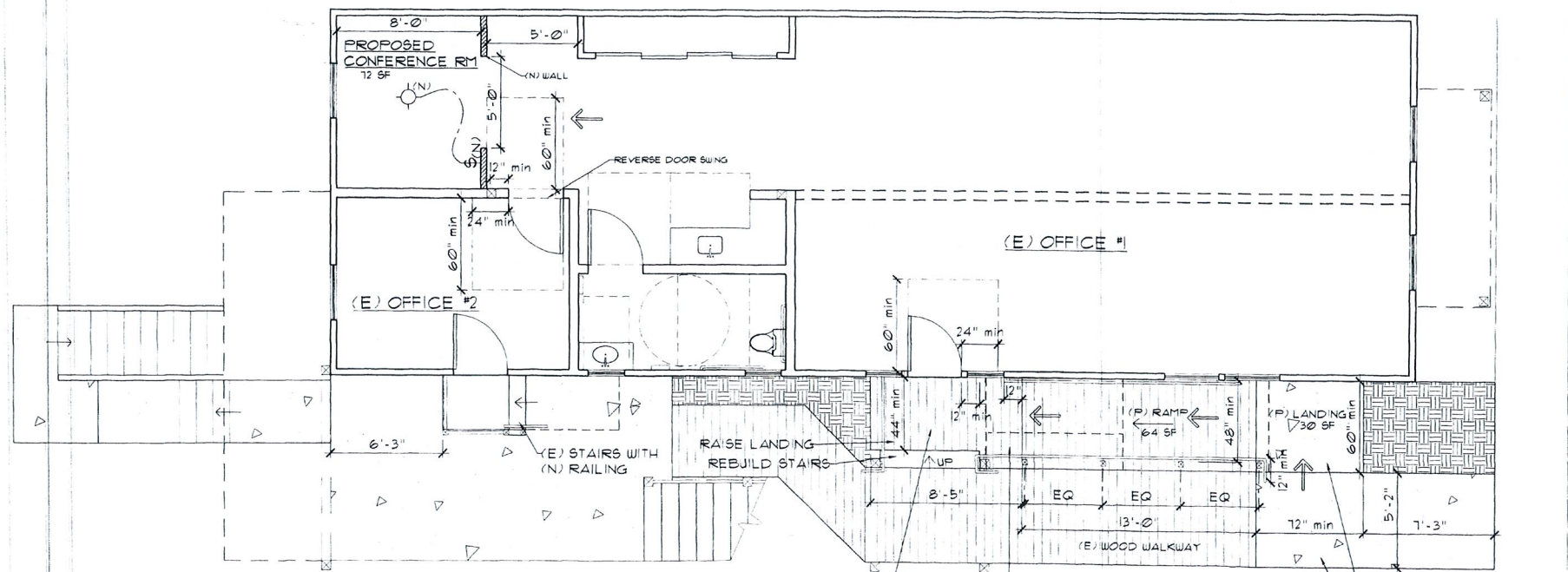
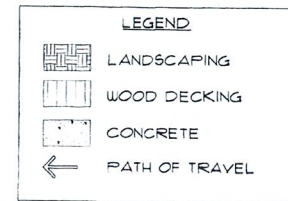
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(E) FLOOR PLAN
SCALE: 1/4" = 1'-0"
NORTH



(P) FLOOR PLAN
SCALE: 1/4" = 1'-0"
NORTH

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FLOOR PLAN-PHASE 2
TENANT IMPROVEMENTS-EXTERIOR
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SCALE: 1/4" = 1'-0"
DATE: 6/16/23
DRAWN: LR
FILE: MARCHINIA2

SHEET
A2.1
OF SHEETS



(E) WEST ELEVATION AT COURT

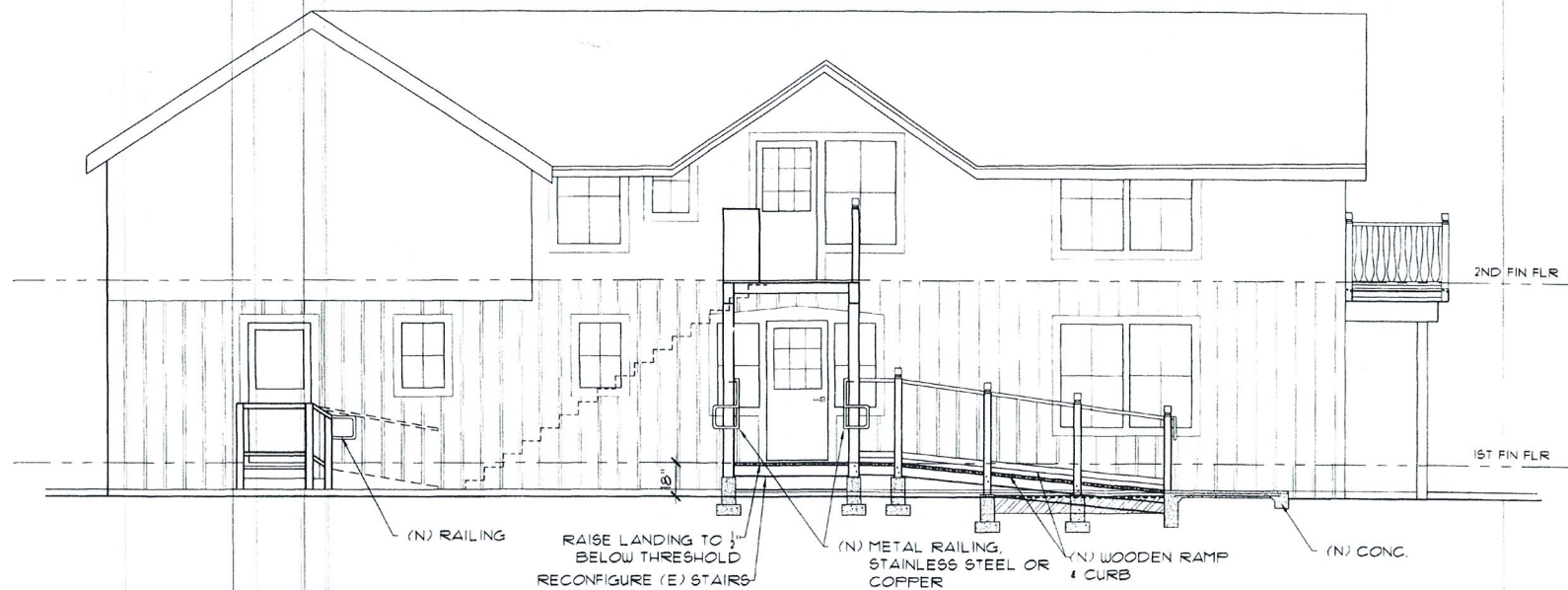
SCALE: 1/4" = 1'-0"



WEST BUILDING (A)

(E) SOUTH ELEVATION

SCALE: 1/4" = 1'-0"



(P) WEST ELEVATION AT COURT

SCALE: 1/4" = 1'-0"

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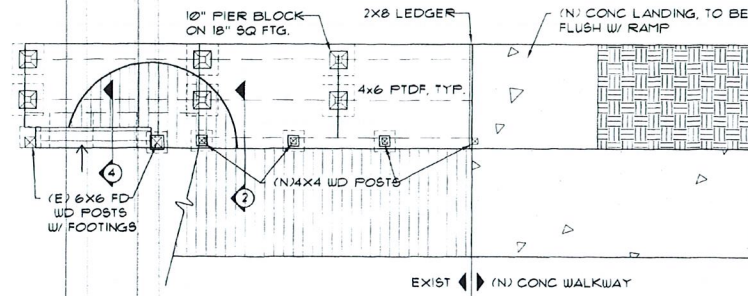
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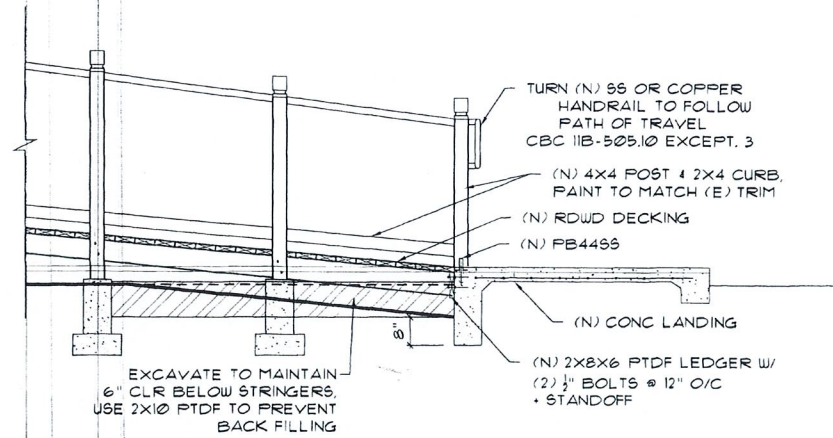
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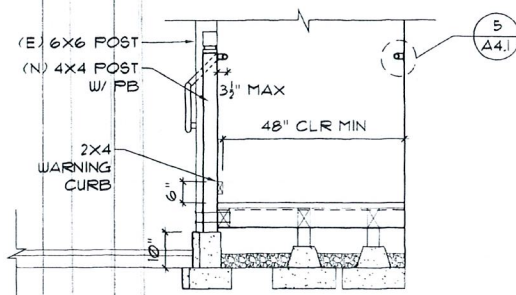
SCALE: 1/4" = 1'-0"
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A3.1
OF 9 SHEETS



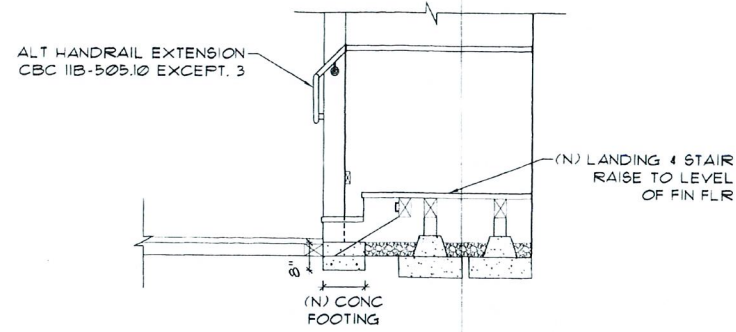
① (P) RAMP FRAMING PLAN
SCALE: 1/4" = 1'-0"



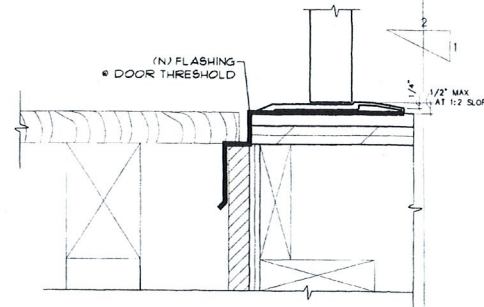
② RAMP DETAIL @ CONC LANDING
SCALE: 1/2" = 1'-0"



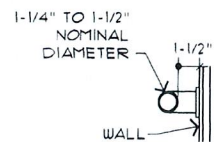
③ RAMP DETAIL
SCALE: 1/2" = 1'-0"



④ RAMP DETAIL @ STAIR
SCALE: 1/2" = 1'-0"



⑤ THRESHOLD DETAIL @ DOOR
SCALE: 3" = 1'-0"



⑥ HANDRAIL DETAIL
SCALE: 1/2" = 1'-0"

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FLOOR PLAN- PHASE 2
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MENDOCINO, CA APN

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SHEET
A4.1
OF SHEETS

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