

- 1 BICYCLE PARKING FOR 3 BICYCLES PER CAR-DRIVEN
- 2 TRASH ENCLOSURES WITH RECYCLE AREA, PER TUB/DROPPED
- 3 CITY P.A. STANDARDS
- 4 TYPICAL 16' FOOT TALL LED PARKING LOT POLE LIGHTS
- 5 KERN TALL, 16' FOOT TALL LED PARKING LOT POLE LIGHTS
- 6 KERN TALL, 16' FOOT TALL LED PARKING LOT POLE LIGHTS
- 7 10' FEET LANDSCAPE BUFFER
- 8 5' FEET LANDSCAPE AREA
- 9 7' FEET HIGH MAGNANET WALL
- 10 ADA PARKING LOT SIGN
- 11 BUILDING AVENUE
- 12 BUILDING CANOPY
- 13 PROPOSED 1400 SQUARE FEET BUILDING
- 14 PROPOSED HANDED DRIVE AND FREE LANE
- 15 TYPICAL PROPOSED LANDSCAPE AREAS

- 16 24 FEET FINE LANE
- 17 PAVED PARKING LOT
- 18 ADA APPROVED RAMP
- 19 5 FEET WIDE PAVED SIDEWALK
- 20 COBBLED PATIENT DROP OFF AND PICK UP
- 21 DOORING TREE TO REMAIN
- 22 RESERVED PARKING FOR ELECTRIC CARS
- 23 RESERVED PARKING FOR CARPOOLING EMPLOYEES
- 24 5 FEET WIDE PAVED ACCESSIBLE WALK WITH ADA APPROVED RAMP
- 25 4 INCH WIDE WHITE PAINTED STRIPS TYPICAL
- 26 FINE LINE PAINTED RED PER FINE MANUAL CITY OF THUNDERBOLT SPEC
- 27 ACCESSIBLE WALKWAY STRIP
- 28 PAVED FEDESTRIAN SIDEWALK
- 29
- 30 DENOTES NUMBER OF STANDARD PARKING SPACES
- 31 DENOTES NUMBER OF COMPACT PARKING SPACES

LEGAL DESCRIPTION
APN 089-019-023

The land referred to herein is situated in the State of California, County of Stanislaus City of Turlock and described as follows:

Page 91, Stanislaus County Records

excepting therefrom that portion of said land, as conveyed to the City of Iurlock, a municipal corporation, and its successors or assigns, by Grant Deed recorded July 3, 2018, as Instrument No. 2018-0045513, of Official Records, and described as follows:

BEGINNING at the Southeast corner of said Parcel 3, thence North 17° 53' 54" West along the Western line of said Parcel 3, also being the Eastern right-of-way line of the California State Highway 99, a distance of 267.00 feet to the Northwest corner of said Parcel 3, thence South 89° 58' 58" East along the North line of said Parcel 3, a distance of 44.13 feet, thence South 17° 24' 12" East, a distance of 169.27 feet, thence South 70° 26' 46" East, a distance of 94.11 feet to the South line of said Parcel 3, thence North 89° 58' 58" West along said North line of Parcel 3, a distance of 29.74 feet to the POINT OF BEGINNING.

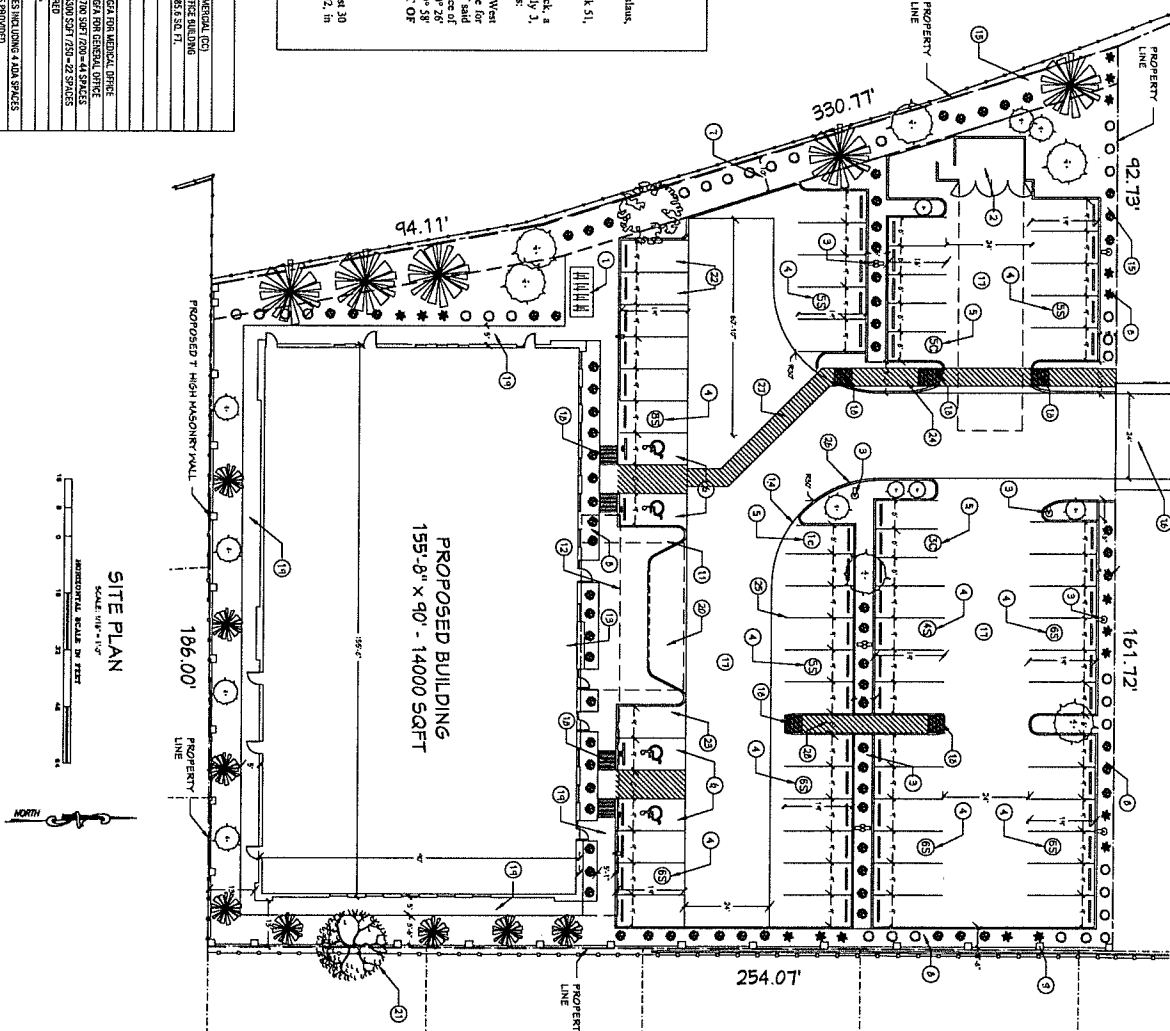
Parcel Two:

A non-exclusive private access and private utility easement over and across the West 30 feet of Parcel 2, as shown on that certain Parcel Map recorded December 30, 2002, in Book 51, Page 97, Stanislaus County Records.

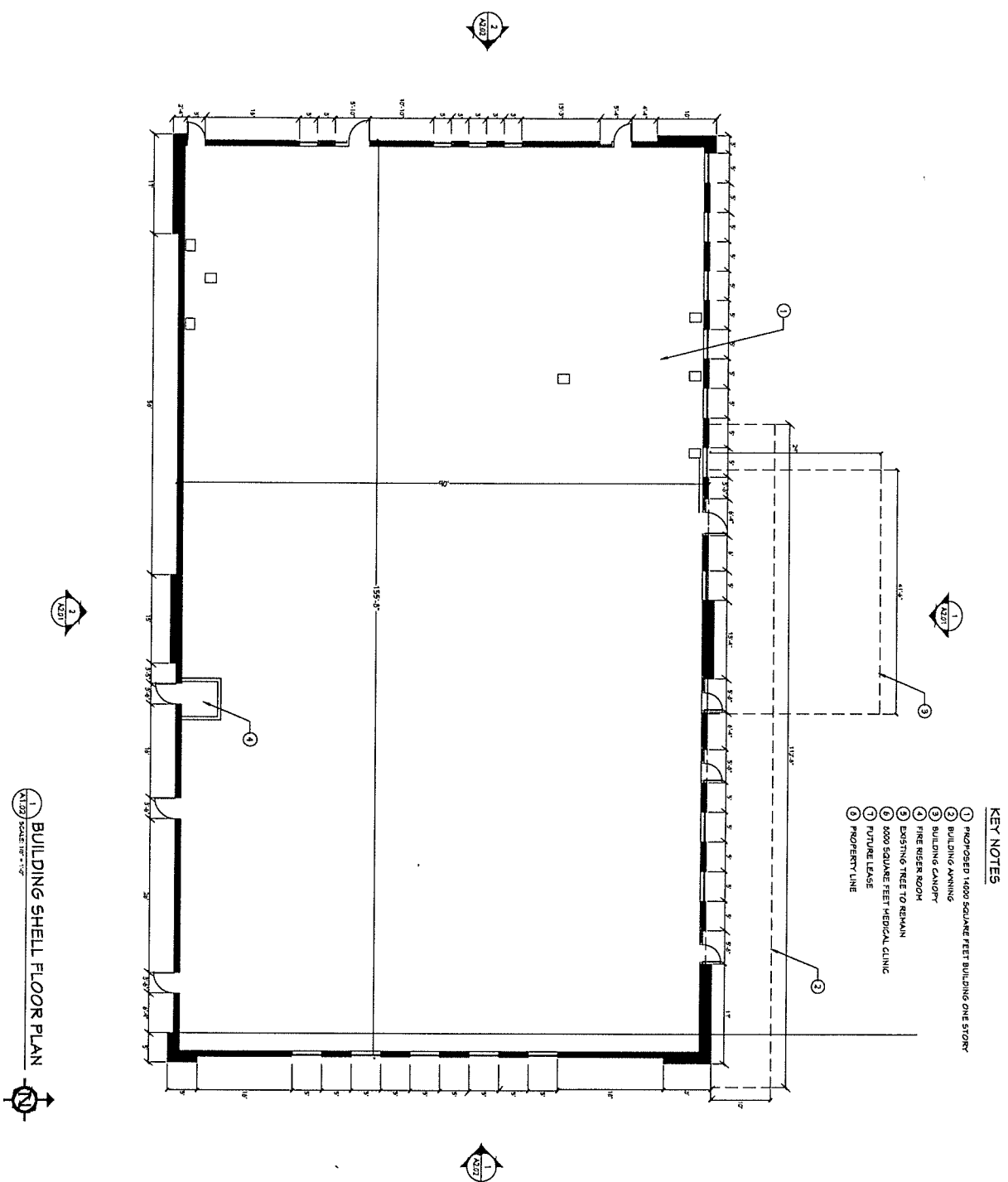
CONTAINING 1.26 acres, more or less

PROJECT TEAM			
OWNER		CIVIL ENGINEER	
GOLDEN HIGHWAY LLC		HANNAHS & ASSOCIATES INC.	
ARCHITECT		LANDSCAPE ARCHITECT	
VERMILION ARCHITECTS, INC.	TBD		
MEP ENGINEER		ADA	
MOS ENGINEERING		TBD	

PROJECT INFORMATION		SITE PLAN DATA SUMMARY	
PROJECT ADDRESS	THURLOCK, CA 95540	COMMUNITY/COMMERIAL, GCD	
COUNTY	SANBUEL COUNTY	PROFESSIONAL OFFICE BUILDING	
APN	082-015-025	LAND AREA	1.25 ACRES = 54,685 SQ. FT.
		TOTAL BUILDING AREA	14,000 SQ. FT.
		LOT COVERAGE	25.00 %
		HEIGHT MAX. RATIO	0.25
APPLICANT DEVELOPER		MAXIMUM BUILDING HEIGHT	30 FEET
		MAXIMUM BUILDING SETBACK	5 FT. FROM LOT, 10 FT. FROM MEDICAL OFFICE
		MAXIMUM BUILDING SETBACK	15 FEET FROM LOT, 10 FT. FROM MEDICAL OFFICE
		NUMBER OF PARKING SPACES MEDICAL OFFICE	15 SPACES (700 SQ. FT./20-44 SPACES)
		NUMBER OF PARKING SPACES OFFICE	10 SPACES (700 SQ. FT./20-44 SPACES)
		TOTAL NUMBER OF SPACES REQUIRED	25 SPACES (700 SQ. FT./20-44 SPACES)
		PROVIDED NUMBER OF PARKING SPACES THIS SITE	64 SPACES (700 SQ. FT./20-44 SPACES)
		PROVIDED NUMBER OF PARKING SPACES OFFICE	57 SPACES = 67 %
		PROVIDED NUMBER OF PARKING SPACES MEDICAL	57 SPACES = 67 %
		PROVIDED NUMBER OF PARKING SPACES OFFICE	6 SPACES (700 SQ. FT./20-44 SPACES)
		TOTAL OFFICE SPACES REQUIRED (TYP)	57 SPACES (700 SQ. FT./20-44 SPACES)
		TOTAL OFFICE SPACES PROVIDED (TYP)	57 SPACES (700 SQ. FT./20-44 SPACES)
		BUILDING SET BACK REQUIRED TO MEET	15 FEET (PROVIDED)



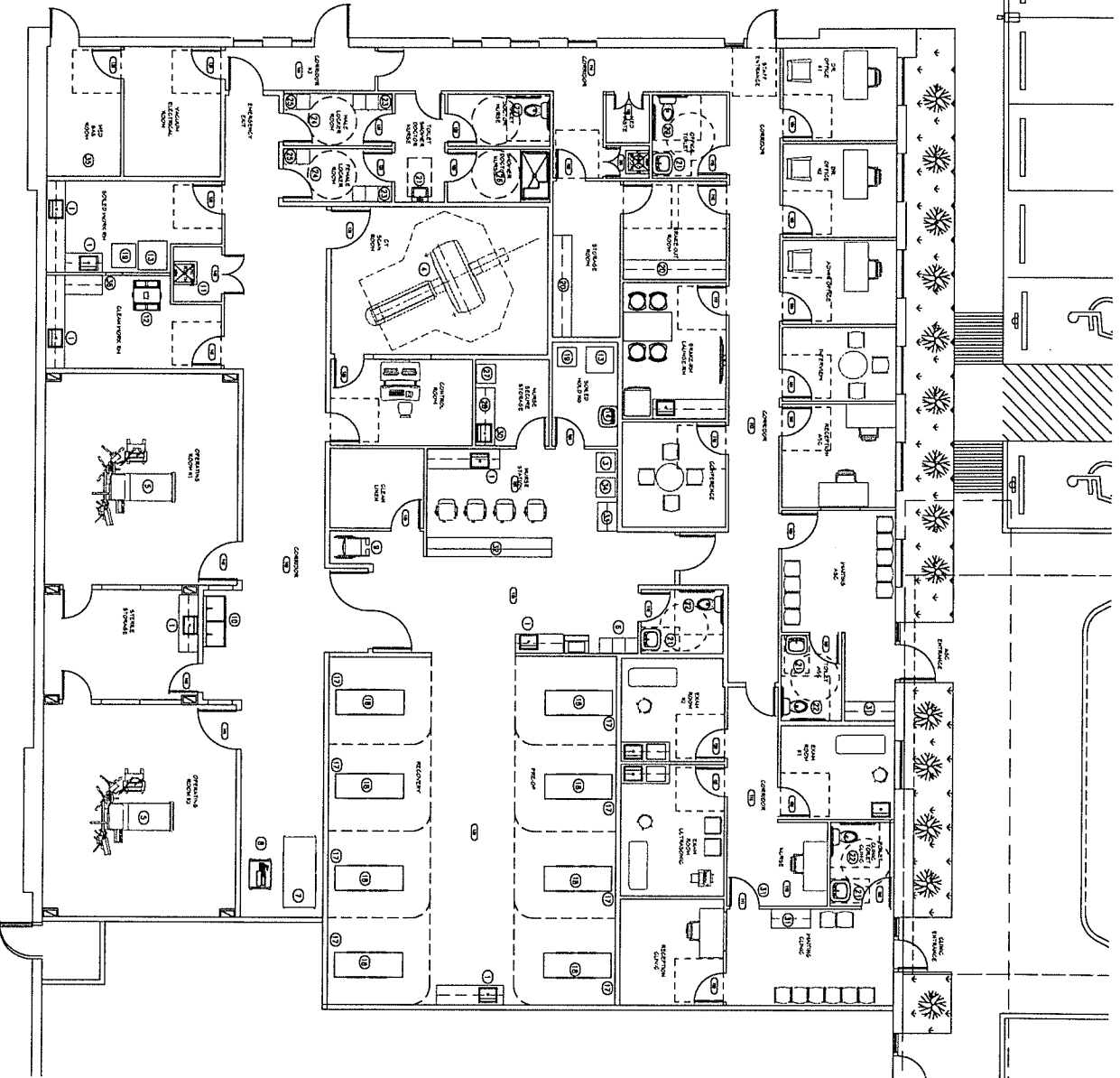
 NAADI Health Vascular & Interventional Radiology	PROJECT NAME	TULLOCK POLICE OFFICE BUILDING	
	DISPOSITION	SITE PLAN	
	SCALE	AS NOTED	
	SHEET	A1.01	



KEY NOTES

- 1 PROPOSED 1400 SQUARE FEET BUILDING ONE STORY
- 2 BUILDING CANOPY
- 3 FIRE RISER ROOM
- 4 EXISTING TREE TO REMAIN
- 5 5000 SQUARE FEET MEDICAL CLINIC
- 6 FUTURE LEASE
- 7 PROPERTY LINE
- 8 PROPERTY LINE

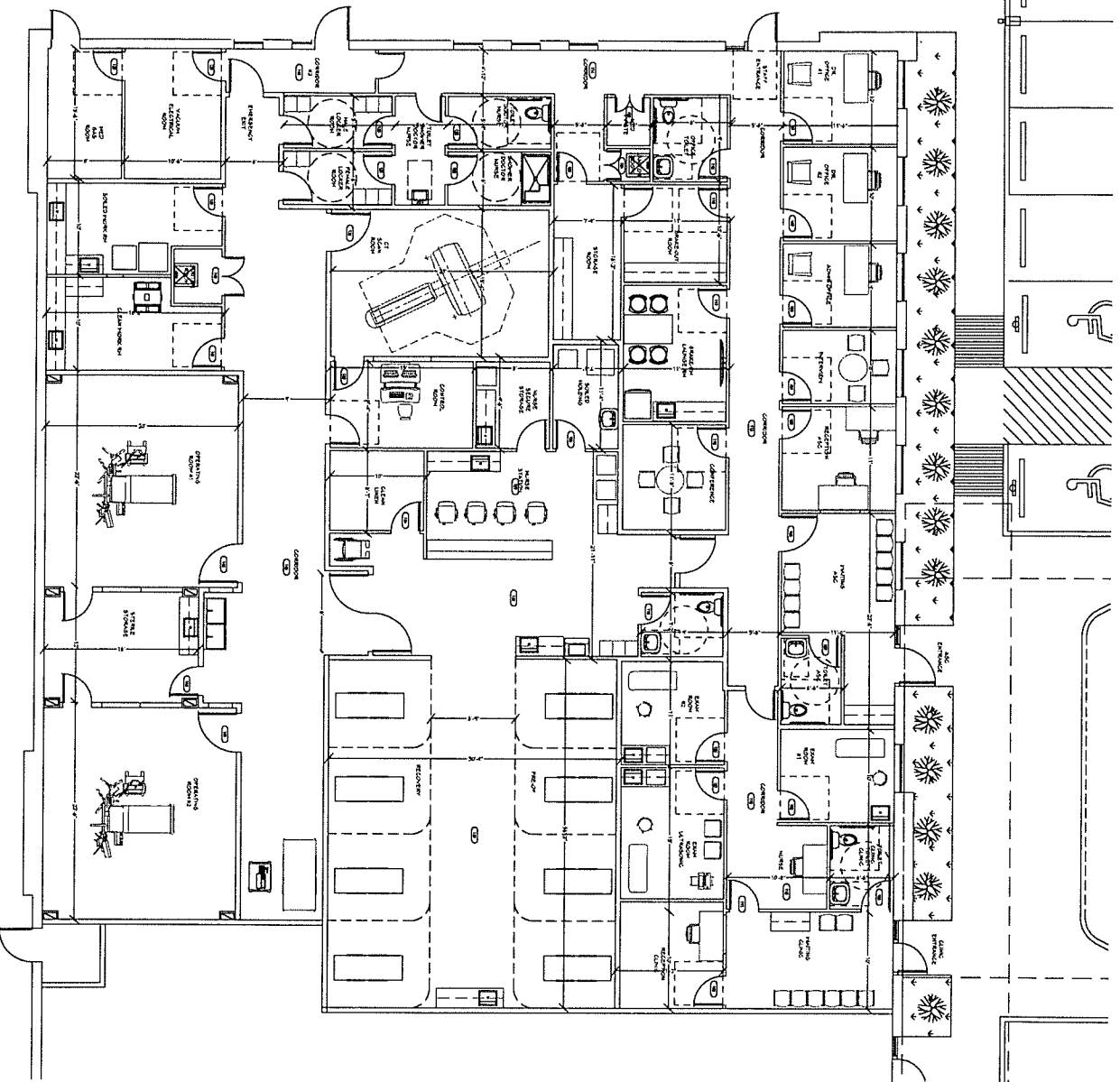
1 BUILDING SHELL FLOOR PLAN
 AT 1/8" SCALE 1/8" = 1'-0"



1 MEDICAL CLINIC FLOOR PLAN
SCALE: 1/8" = 1'-0"



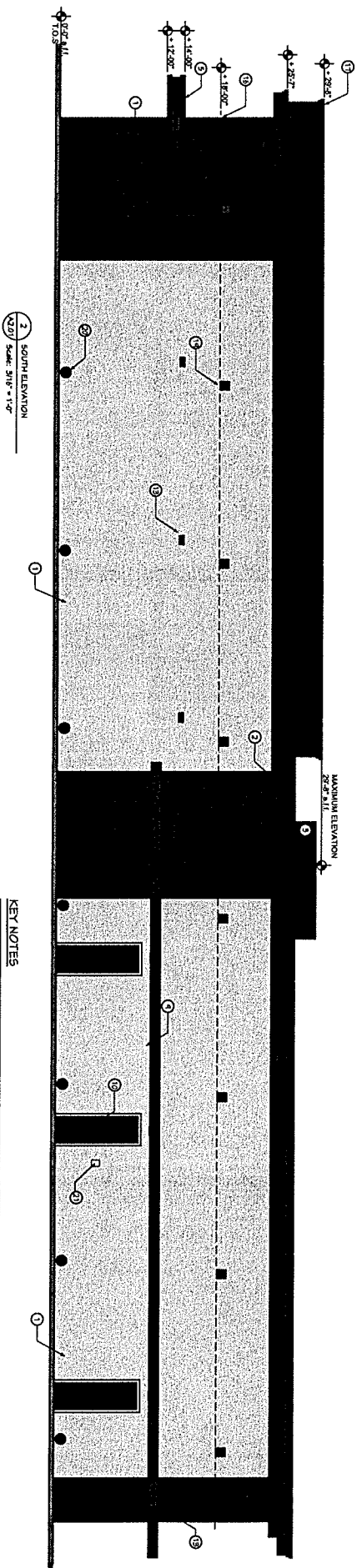
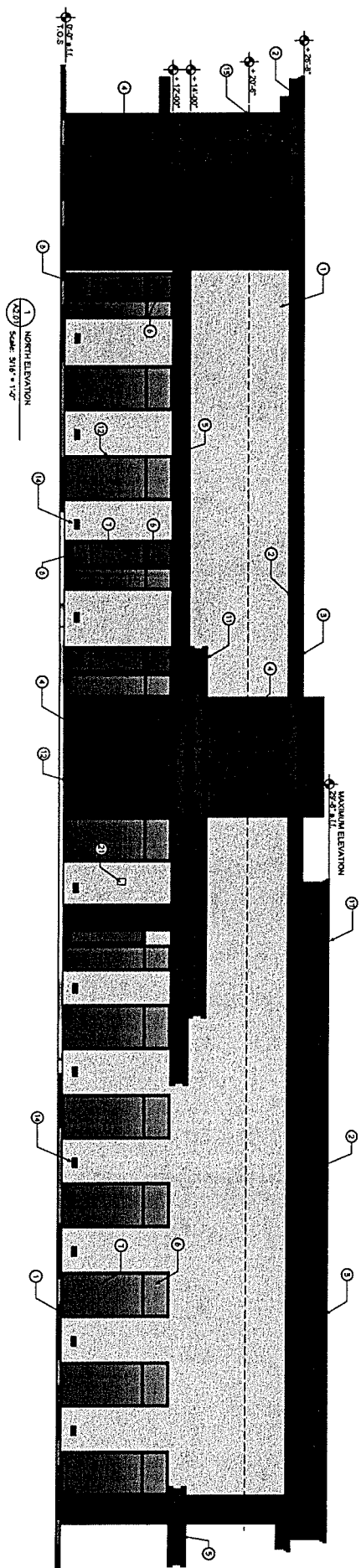
CLINIC EQUIPMENT		
NO.	ITEM DESCRIPTION	QUANTITY
1	SHIRT WASH SINK	
2	DOUBLE WASH SINK	
3	ICE DISPENSER	
4	CT SCAN MACHINE	
5	SURGICAL OPERATION TABLE	
6	PATIENT LOCKER	
7	CASH COUNTER	
8	WHEEL CHAIR	
9	SCISSOR SINK	
10	JANITOR SINK	
11	STERILIZATION EQUIPMENT	
12	DRIFT AND HOLDING CHAIRS	
13	CLINICAL SINK SINKED UTILITY SINKS	
14	COPY MACHINE	
15	BLANKET WARMER	
16	WALL MOUNTED INSTRUMENT PANEL	
17	PATIENT STRETCHER	
18	WHITE HOLDING	
19	STORAGE	
20	KIA SINK	
21	KIA TOLIT	
22	CLEAN SURGICAL ATTIRE STORAGE	
23	DOCTOR/PA/NURSE LOCKER	
24	SOLID SURVEY ATTIRE HOLDING	
25	KIA SINKS	
26	LOCABLE RECEPTION	
27	WORKSTATION PREPARATION	
28	STORAGE / WORK COUNTER	
29	WORKSTATION PREPARATION WASH SINK	
30	COTTAGE - WAITER	
31	MARSH STATION COUNTER	
32	WORKSTATION AREA	
33	WORKSTATION RECEPTION	
34	WORKSINK GAS STORAGE	
35	PASS THRU WINDOW	



1
INTERIOR DIMENSIONS PLAN
SCALE: 1/8" = 1'-0"



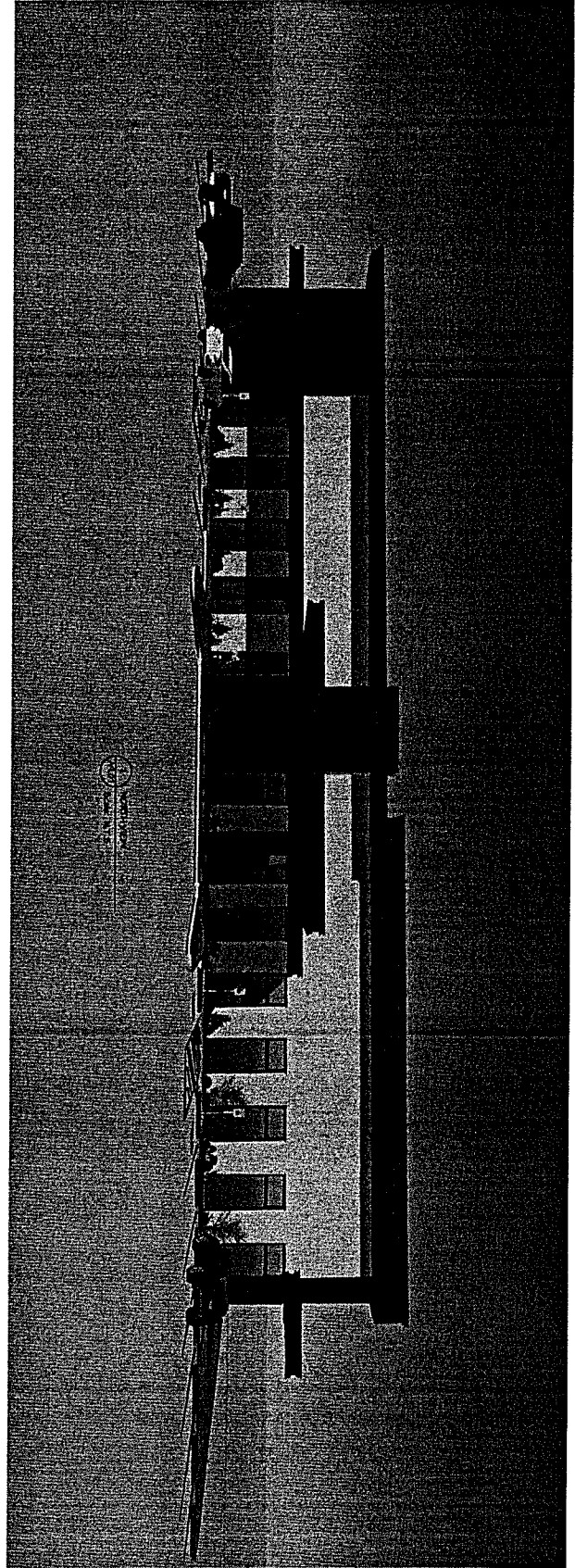
SHEET A1.04	SCALE AS NOTED	DESCRIPTION MEDICAL CLINIC INTERIOR DIMENSIONS PLAN	PROJECT NAME TUNLOCK PEDIATRIC OFFICE BUILDING	 NAADI Health Vascular & Interventional Radiology	PROJECT NO. PEP2002	DESIGN BY PEP	DRAWN BY APPROVED BY DATE	REV NO. DESCRIPTION FOR CITY REVIEW	DATE 09-14-20	 PEP CONSULTING (214) 546-0774
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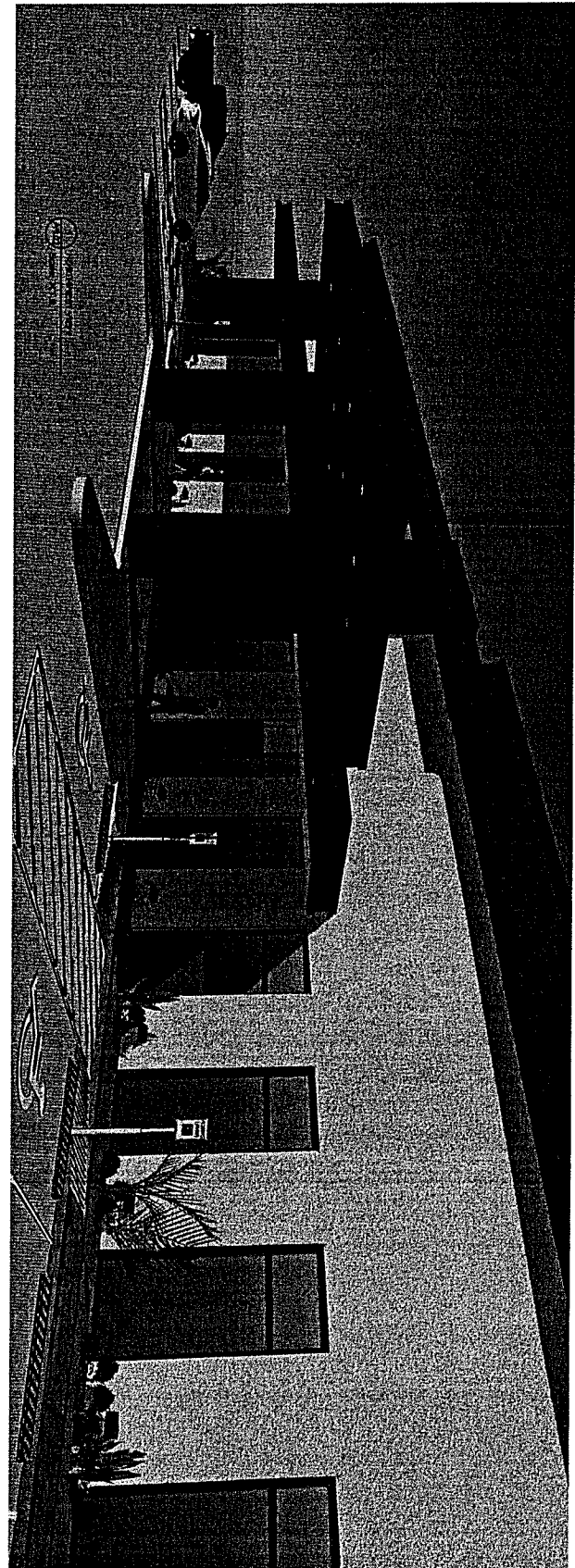
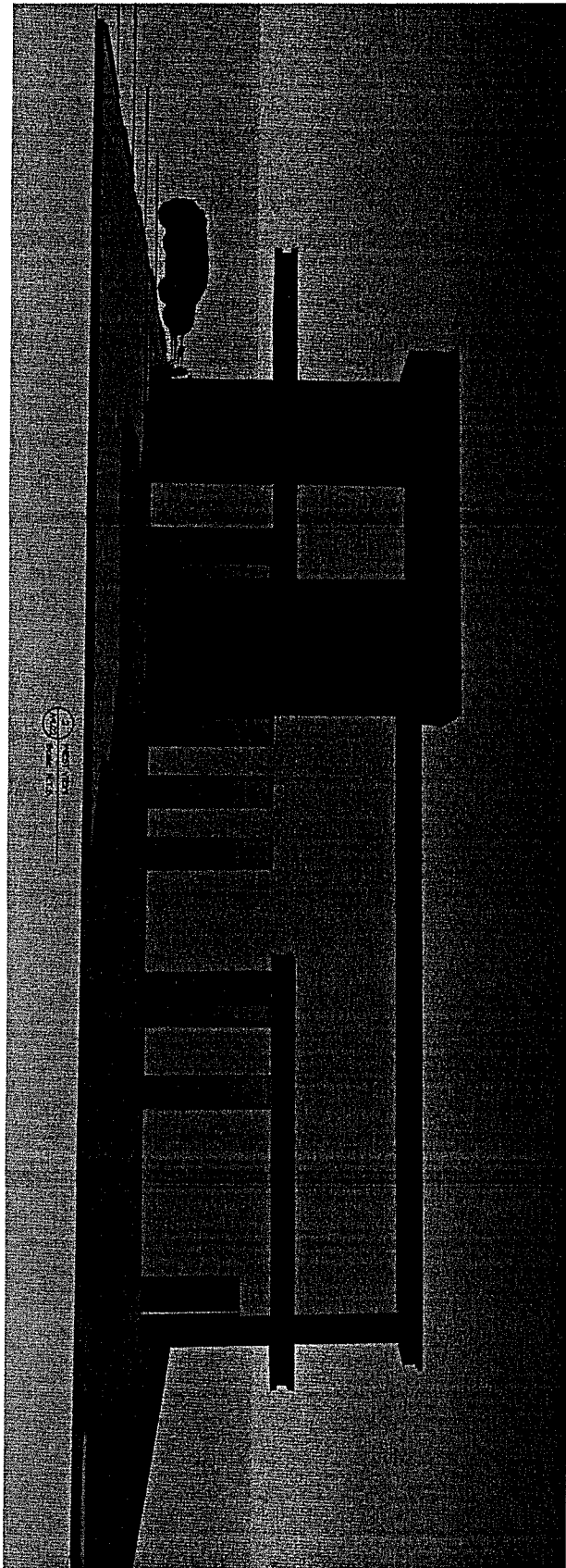
MATERIAL	AREA	%
STUCCO WHITE	2050 sqft	75%
STUCCO BROWN	100 sqft	2%
CEMENTITE PANEL	900 sqft	23%
GLASS	0 sqft	
TOTAL EXCLUDING GLASS AREA	3050 sqft	100%

MATERIAL	AREA	%
STUCCO-WHITE	1460 SF	54 %
STUCCO-BROWN	336 SF	11 %
CEMENTITE PAINT	460 SF	30 %
GLASS	739 SF	
TOTAL EXCLUDING GLASS AREA	3500 SF	100 %

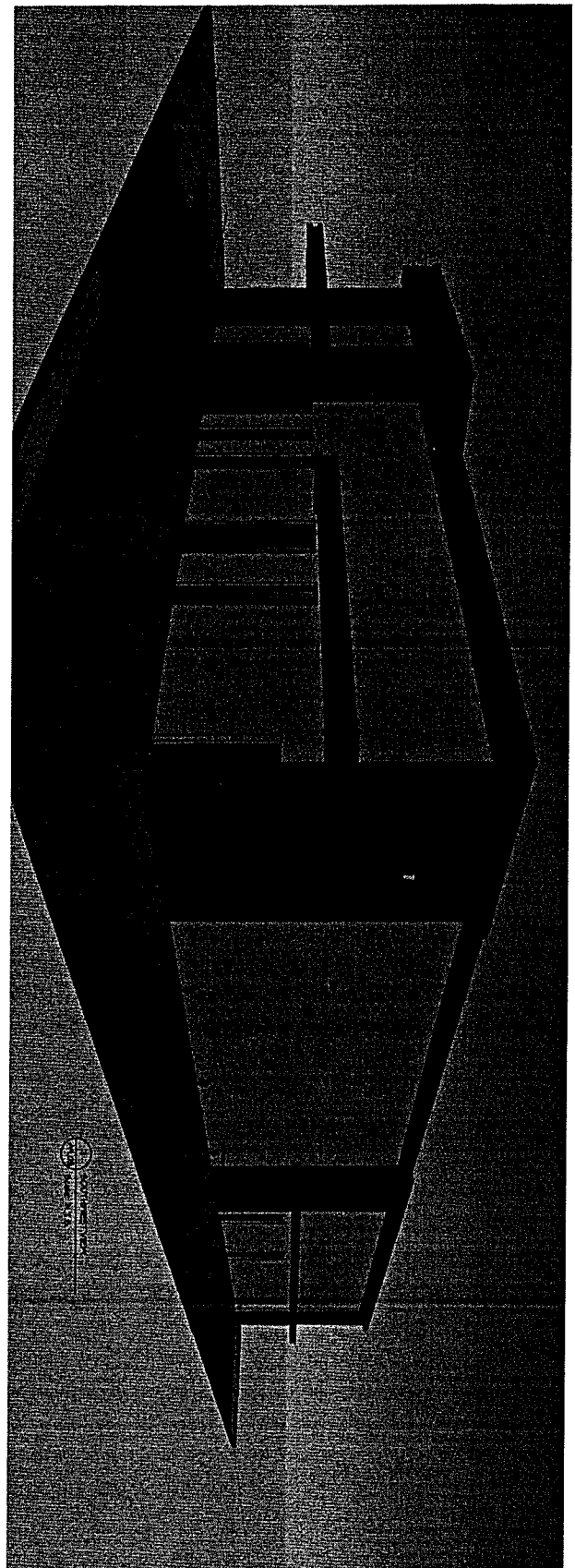
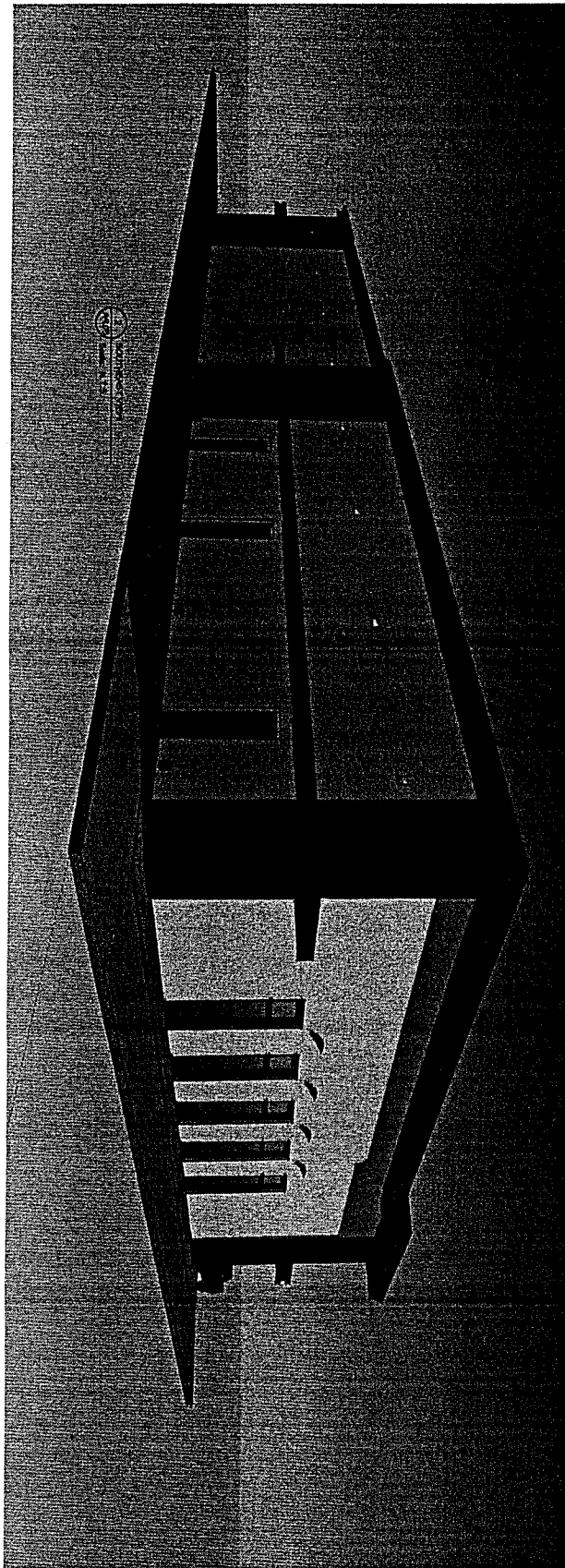
- ## KEY NOTES
- | | |
|---|--|
| ① | HENRY BAND FINISH STUCCO OVER PLAYWOOD UNDERLAYMENT COLOR DARK TAUPE BROWN |
| ② | STANDING STUCCO OVER PLAYWOOD UNDERLAYMENT COLOR BEAR HAWK COFFEE MINT |
| ③ | CAST STONE WALL CORING COLOR WALSPAN BROWN VELVET |
| ④ | CEMENTITE PANELS OVER PLAYWOOD UNDERLAYMENT COLOR KEANU |
| ⑤ | STRUCTURAL METAL FINISH |
| ⑥ | SPANDREL WINDOW GLASS TYPICAL |
| ⑦ | TRANSGLUCID WINDOW GLASS TYPICAL |
| ⑧ | TRANSGLUCID WINDOW GLASS DOOR TYPICAL |
| ⑨ | METAL FINISH |
| ⑩ | SOLID TINE RATED METAL DOOR TYPICAL PAINTED DARK BROWN |
| ⑪ | BUILDING CANOPY |
| ⑫ | ALUMINUM DOORS AND WINDOW FRAMES DARK BRONZE |
| ⑬ | LED WALL MOUNTED LIGHTS |
| ⑭ | BUILDING UP LIGHT INSTALLED IN LOWER WALL BASE |
| ⑮ | TOP OF DECK AT HIGH SIDE |
| ⑯ | BOTTOM OF DECK AT LOW SIDE |
| ⑰ | TOP OF RAILNET |
| ⑱ | ROOF PITCH 1 IN : 12" |
| ⑲ | ROOF SCULPTER |
| ⑳ | ROOF DRUM |
| ㉑ | KNOX BOX 440 SERIES |



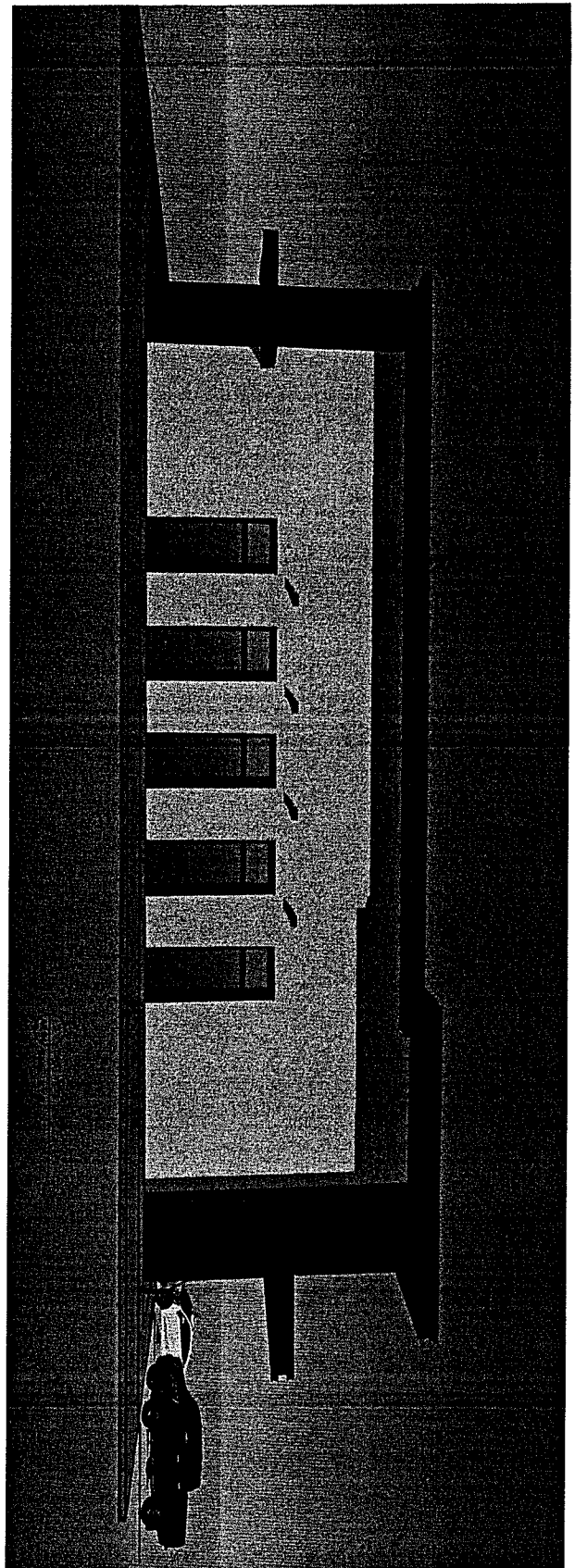
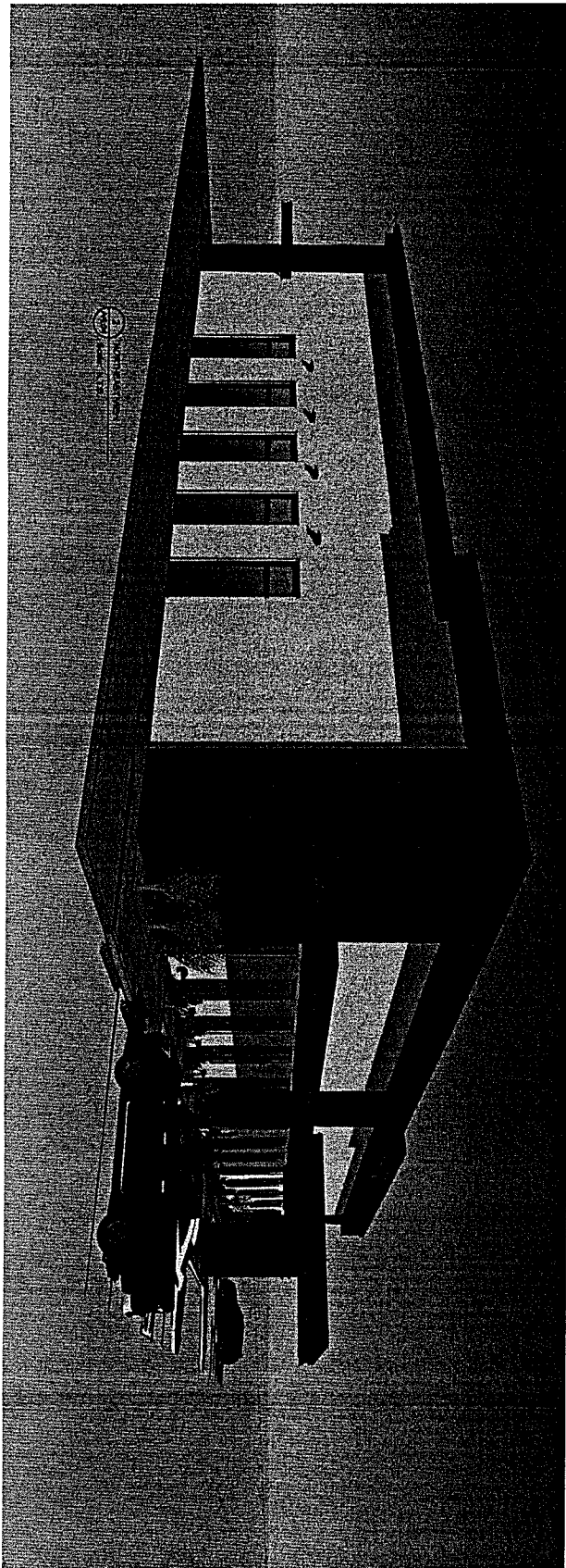
SHEET NAME A9.01	SCALE AS NOTED	DESCRIPTION BUILDING RENOVATION	PROJECT NAME THE OAK PROFESSIONAL OFFICE BUILDING		PROJECT NO.	2003	REV NO.	DESCRIPTION	DATE	
					DESIGN BY	PEP				
					DRAWN BY					
					APPROVED BY					
					DATE	09-14-20				



SCALE AS NOTED SHEET NAME A9.02	DESCRIPTION BUILDING RENDERING	TUNLOCK PROJECT NAME OFFICE BUILDING		PROJECT NO.	2002	REV NO.	DESCRIPTION	DATE	 (214) 546-0774
				DESIGN BY	PEP				
				DRAWN BY					
				APPROVED BY					
				DATE	04-14-20				

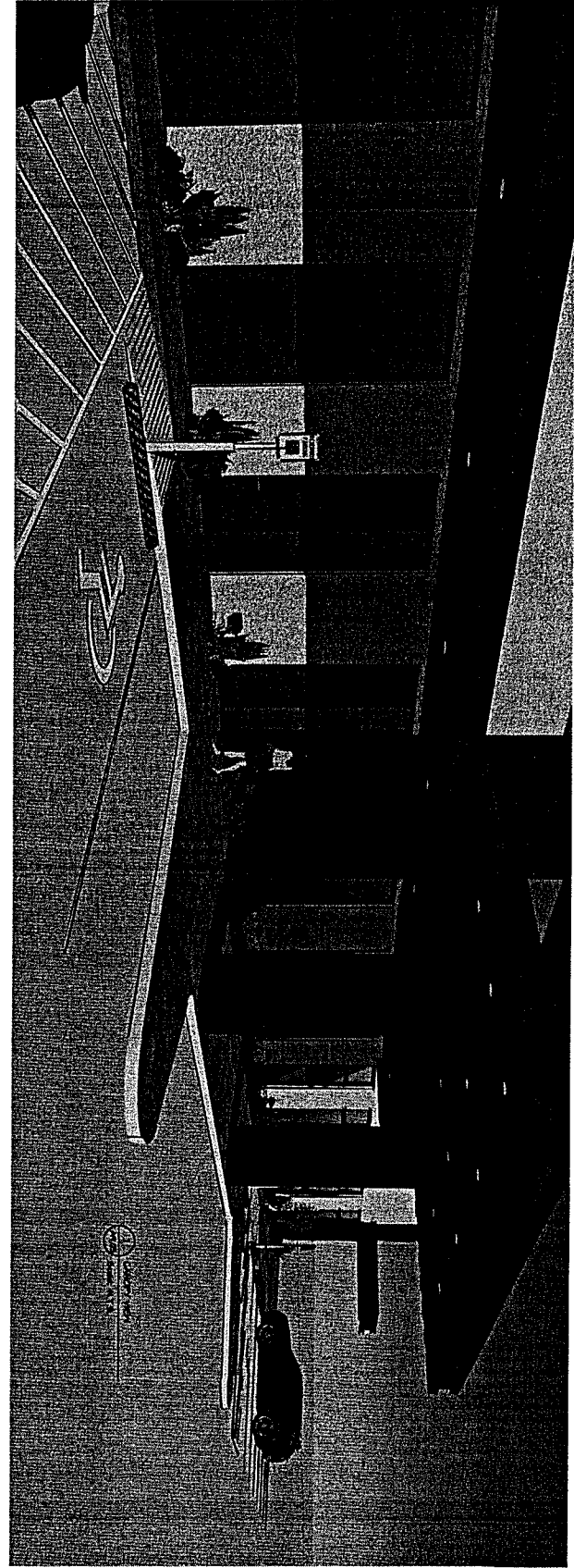


SCALE AS NOTED SHEET NAME A9.03	BUILDING RENDERING	DESCRIPTION BUILDING	PROJECT NAME TIRLOK PRODUCTION OFFICE BUILDING		PROJECT NO.	2002	REV NO.	DESCRIPTION	DATE	 (214) 546-0774
					DESIGN BY	PEP				
					DRAWN BY					
					APPROVED BY					
					DATE	04-14-20				



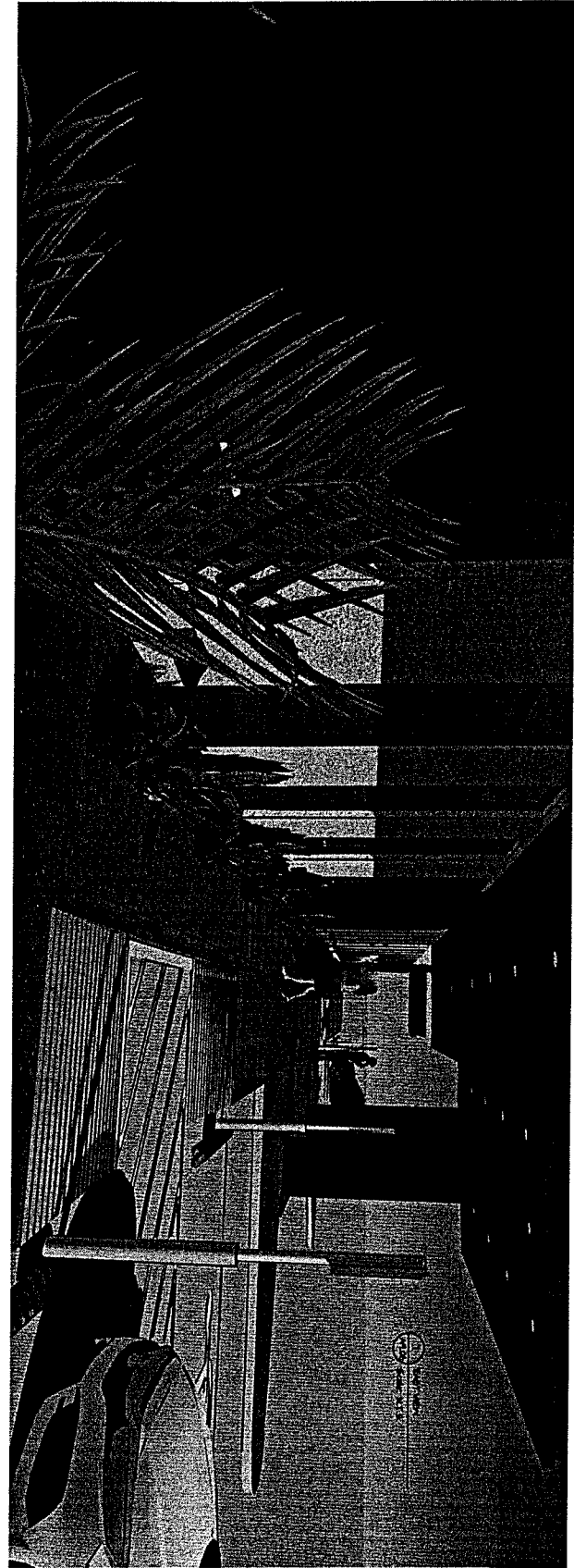
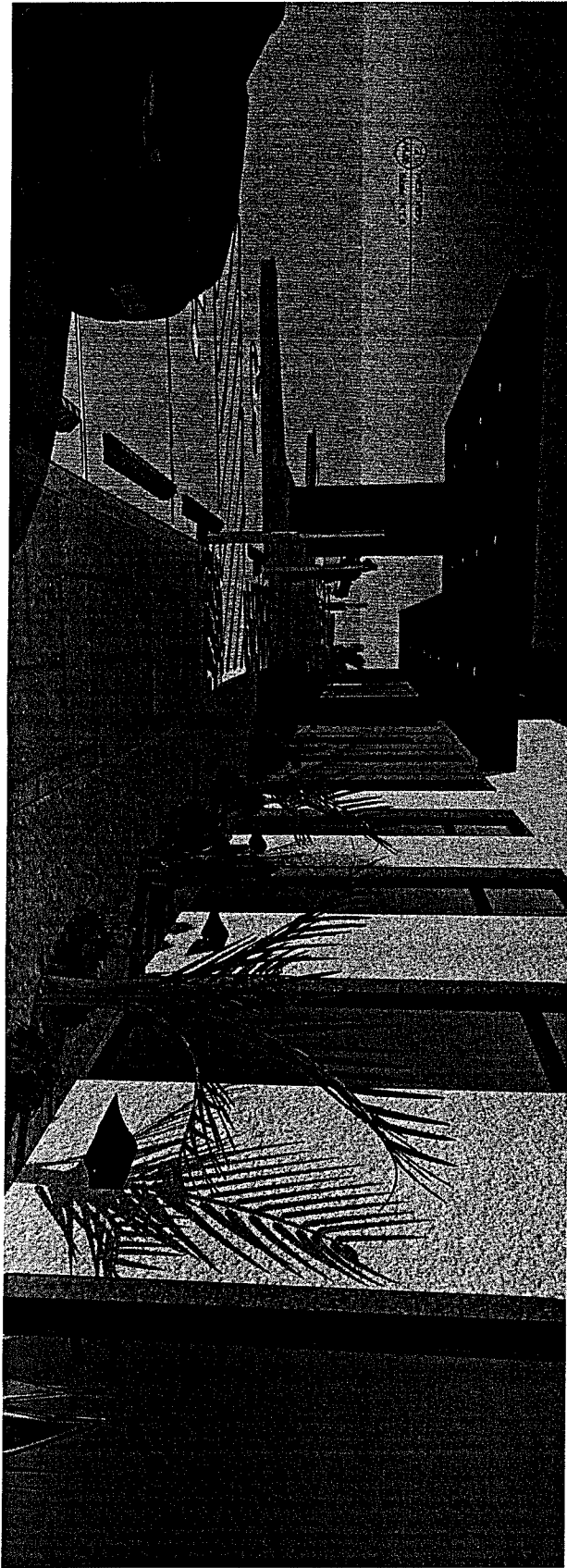
PROJECT NO. 2002 DESIGN BY PEP DRAWN BY APPROVED BY DATE 09-14-20		REV NO. DESCRIPTION DATE		PEP CONSULTING (214) 546-0774
PROJECT NAME TONKOK PHARMACEUTICAL OFFICE BUILDING		DESCRIPTION BUILDING RENDERING		
SCALE AS NOTED		SHEET NAME A9.04		

NAADI Health



PROJECT NO. 2002 DESIGN BY PEP DRAWN BY APPROVED BY DATE 09-14-20		REV NO DESCRIPTION DATE		 (214) 546-0774
PROJECT NAME TYNLOCK PROFESSIONAL OFFICE BUILDING		DESCRIPTION BUILDING RENOVATIONS		
SCALE AS NOTED		SHEET NAME A9.05		

NAADI Health



PROJECT NO. 2002 DESIGN BY PEP DRAWN BY APPROVED BY DATE 01-14-20		REV NO. DESCRIPTION DATE		PEP CONSULTING (214) 546-0774
PROJECT NAME TURKOCK PROFESSIONAL OFFICE BUILDING		ELEVATION BUILDING NUMBERING		
SCALE AS NOTED SHEET NAME A9.06		NAADI Health		

