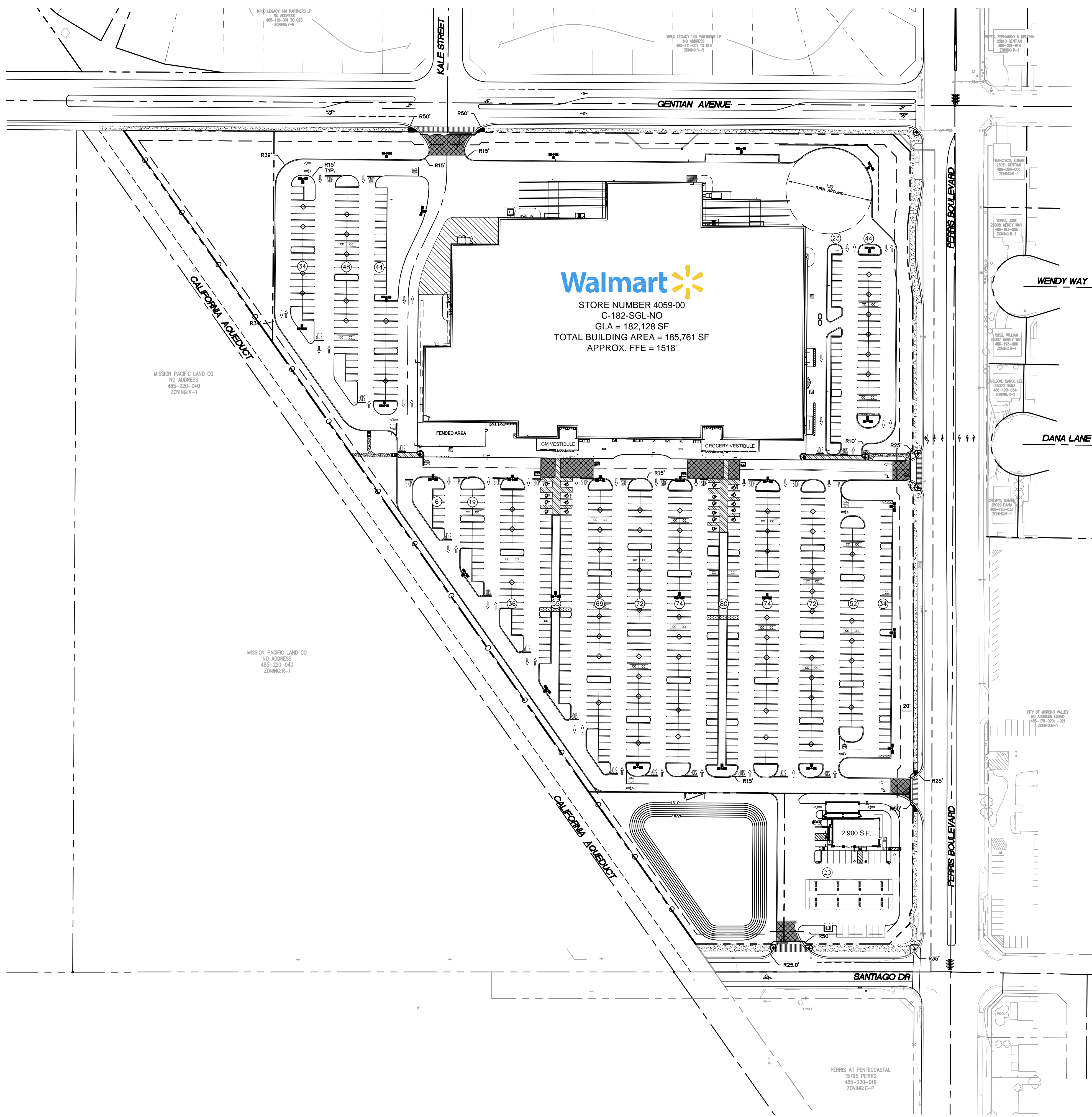


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Walmart
 STORE NUMBER 4059-00
 C-182-SGL-NO
 GLA = 182,128 SF
 TOTAL BUILDING AREA = 185,761 SF
 APPROX. FFE = 1518'

SITE ANALYSIS TABLE	
RETAIL PARCEL (PARCEL 1)	18.22 ACRES
OUTPARCEL (PARCEL 2)	1.00 ACRES
DETENTION (PARCEL 3)	1.12 ACRES
RAW DEDICATION	1.10 ACRES
PARKS DEDICATION	0.84 ACRES
TOTAL ACREAGE	22.28 ACRES
RETAIL BUILDING SIZE	185,761 S.F.

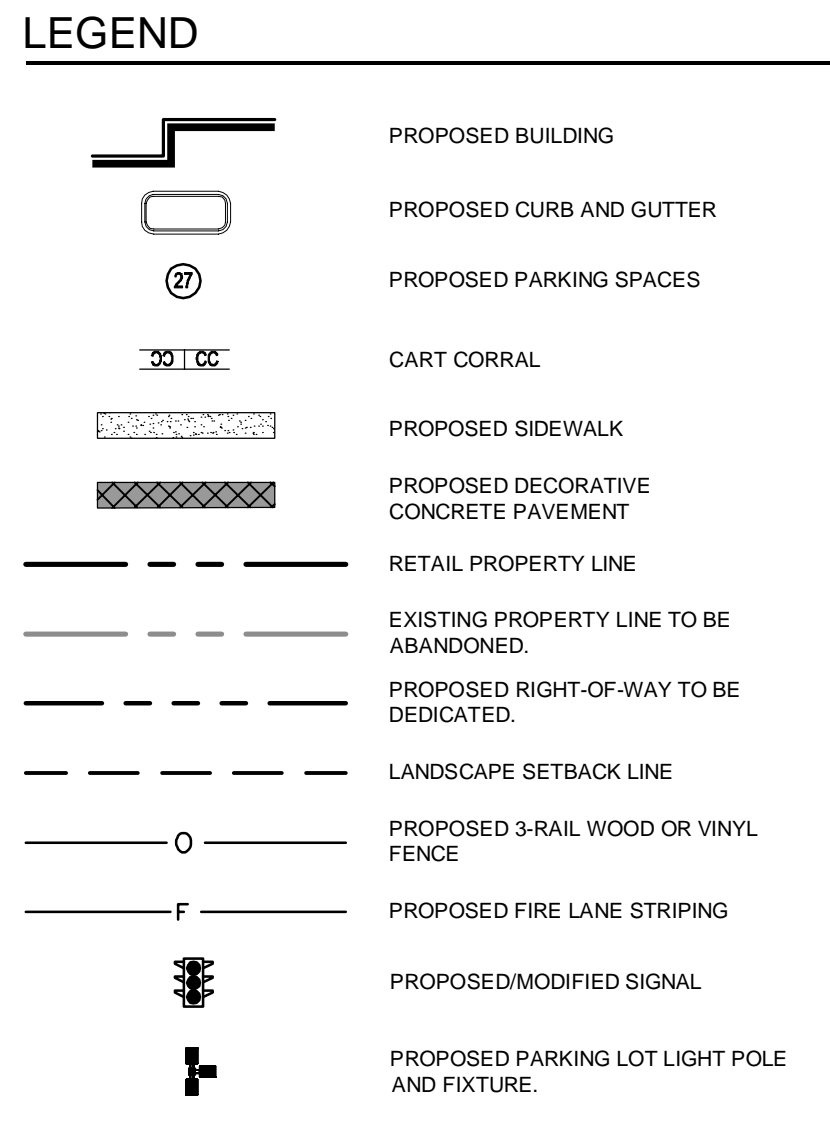
REQUIRED PARKING*	
TOTAL RETAIL PARKING	825 SPACES
RETAIL ADA PARKING	17 SPACES
CLEAN AIR VEHICLES (8%)	66 SPACES
BICYCLE (5%)	42 SPACES
TOTAL SERVICE STATION PARKING	15 SPACES
SERVICE STATION ADA PARKING	1 SPACE
TOTAL FAST FOOD/RETAIL PARKING	49 SPACES
FAST FOOD/RETAIL ADA PARKING	3 SPACES

*REQUIRED PARKING IS BASED ON THE 4:1 ALL PARKING RATIO (COMMERCIAL RETAIL) AND A 2% ADA PARKING REQUIREMENT.

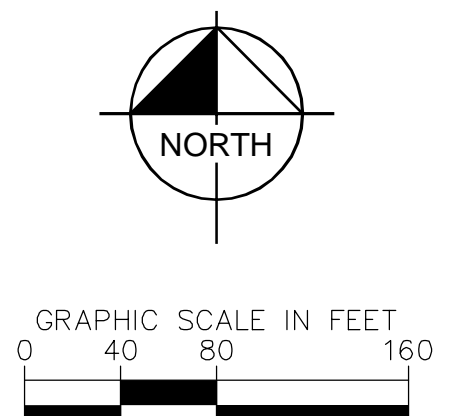
PROVIDED PARKING	
TOTAL RETAIL PARKING	829 SPACES
RETAIL ADA PARKING	19 SPACES
CLEAN AIR VEHICLES (8%)	67 SPACES
BICYCLE (5%)*	42 SPACES
CART CORRAL*	40 SPACES
RETAIL PARKING RATIO	4.46 SPACES/1,000 S.F.

OUT PARCELS
 TOTAL SERVICE STATION PARKING 20 SPACES
 TOTAL FAST FOOD/RETAIL PARKING 55 SPACES

*CART CORRAL SPACES ARE NOT INCLUDED IN THE PARKING RATIO COUNT.
 **REFER TO ARCH PLANS FOR BICYCLE PARKING LAYOUT.



- SITE NOTES**
- ALL WORK AND MATERIALS SHALL COMPLY WITH ALL CITY/COUNTY REGULATIONS AND CODES AND O.S.H.A. STANDARDS.
 - CONTRACTOR SHALL REFER TO THE ARCHITECTURAL PLANS FOR EXACT LOCATIONS AND DIMENSIONS OF VESTIBULES, SLOPE PAVING, SIDEWALKS, EXIT PORCHES, TRUCK DOCKS, PRECISE BUILDING DIMENSIONS AND EXACT BUILDING UTILITY ENTRANCE LOCATIONS.
 - ALL DISTURBED AREAS ARE TO RECEIVE FOUR INCHES OF TOPSOIL, SEED, MULCH AND WATER UNTIL A HEALTHY STAND OF GRASS IS ESTABLISHED. SEE 02900 SPECIFICATION.
 - ALL DIMENSIONS AND RADII ARE TO THE FACE OF CURB UNLESS OTHERWISE NOTED.
 - EXISTING STRUCTURES WITHIN CONSTRUCTION LIMITS ARE TO BE ABANDONED, REMOVED OR RELOCATED AS NECESSARY. ALL COST SHALL BE INCLUDED IN BASE BID.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR ALL RELOCATIONS, (UNLESS OTHERWISE NOTED ON PLANS) INCLUDING BUT NOT LIMITED TO, ALL UTILITIES, STORM DRAINAGE, SIGNS, TRAFFIC SIGNALS & POLES, ETC. AS REQUIRED. ALL WORK SHALL BE IN ACCORDANCE WITH GOVERNING AUTHORITIES REQUIREMENTS AND PROJECT SITE WORK SPECIFICATIONS AND SHALL BE APPROVED BY SUCH. ALL COST SHALL BE INCLUDED IN BASE BID.
 - SITE BOUNDARY, TOPOGRAPHY, UTILITY AND ROAD INFORMATION TAKEN FROM A SURVEY BY A LAND SURVEYOR.
 - TOTAL LAND AREA IS 22.28 ± ACRES.
 - THE SITE WORK FOR THIS PROJECT SHALL MEET OR EXCEED THE SITE SPECIFIC SPECIFICATIONS.
 - PYLON SIGNS SHALL BE CONSTRUCTED BY OTHERS.
 - REFER TO ARCH. PLANS FOR SITE LIGHTING ELECTRICAL PLAN.
 - ALL GENERAL CONTRACTOR WORK TO BE COMPLETED (EARTHWORK, FINAL UTILITIES, AND FINAL GRADING) BY THE MILESTONE DATE IN PROJECT DOCUMENTS. OUTLOT AREA TO BE KEPT FREE OF JOB TRAILERS AND STORAGE AFTER THE CONTRACT MILESTONE DATE FOR THE OUTLOT. GENERAL CONTRACTOR TO PROVIDE CLEAR ACCESS FOR OUTLOT CONTRACTOR TO THE SPECIFIC PARCEL AT ALL TIMES AFTER MILESTONE DATE, PURCHASER OF OUTLOT TO PROVIDE PERMIT DOCUMENTS AND SWPPP REQUIRED BY STATE/LOCAL REQUIREMENTS FOR SPECIFIC OUTLOT.



DIGALERT
 DIAL TOLL FREE
 1-800-422-4133
 AT LEAST TWO DAYS
 BEFORE YOU DIG
 UNDERGROUND SERVICE ALERT
 OF SOUTHERN CALIFORNIA

ALERT TO CONTRACTOR:

- THE PRESENCE OF GROUNDWATER SHOULD BE ANTICIPATED ON THIS PROJECT. CONTRACTOR'S BID SHALL INCLUDE CONSIDERATION FOR THIS ISSUE. WHEN PERFORMING GRADING OPERATIONS DURING PERIODS OF WET WEATHER, PROVIDE ADEQUATE DEWATERING, DRAINAGE AND GROUND WATER MANAGEMENT TO CONTROL MOISTURE OF SOILS. REFER TO MASTER SITE SPECIFICATIONS.
- ALL GENERAL CONTRACTOR WORK TO BE COMPLETED (EARTHWORK, FINAL UTILITIES, AND FINAL GRADING) BY THE MILESTONE DATE IN PROJECT DOCUMENTS. OUTLOT AREA TO BE KEPT FREE OF JOB TRAILERS AND STORAGE AFTER THE CONTRACT MILESTONE DATE FOR THE OUTLOT. GENERAL CONTRACTOR TO PROVIDE CLEAR ACCESS FOR OUTLOT CONTRACTOR TO THE SPECIFIC PARCEL AT ALL TIMES AFTER MILESTONE DATE, PURCHASER OF OUTLOT TO PROVIDE PERMIT DOCUMENTS AND SWPPP REQUIRED BY STATE/LOCAL REQUIREMENTS FOR SPECIFIC OUTLOT.

SCALE	AS NOTED
DESIGNED BY	LG
DRAWN BY	LG
CHECKED BY	KMR
DATE	5/29/2014
PROJECT NO.	PA13-0032/ 0033/0034 P13-071
SHEET NUMBER	6220

Walmart
 STORE NO. 4059-00
 MORENO VALLEY, CA
 SWC OF GENTIAN AVE AND PERRIS BLVD

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NO.	REVISIONS	DATE