



6948 Magnolia Ave.
Riverside, CA. 92506



Archeion
 architects
 17874 Irvine Blvd., Ste. 218
 TOLAND, CA 92670
 TEL: (714) 539-4157
 FAX: (714) 534-3225



Project Name:
MAGNOLIA
 Location:
 RIVERSIDE, CA 92506

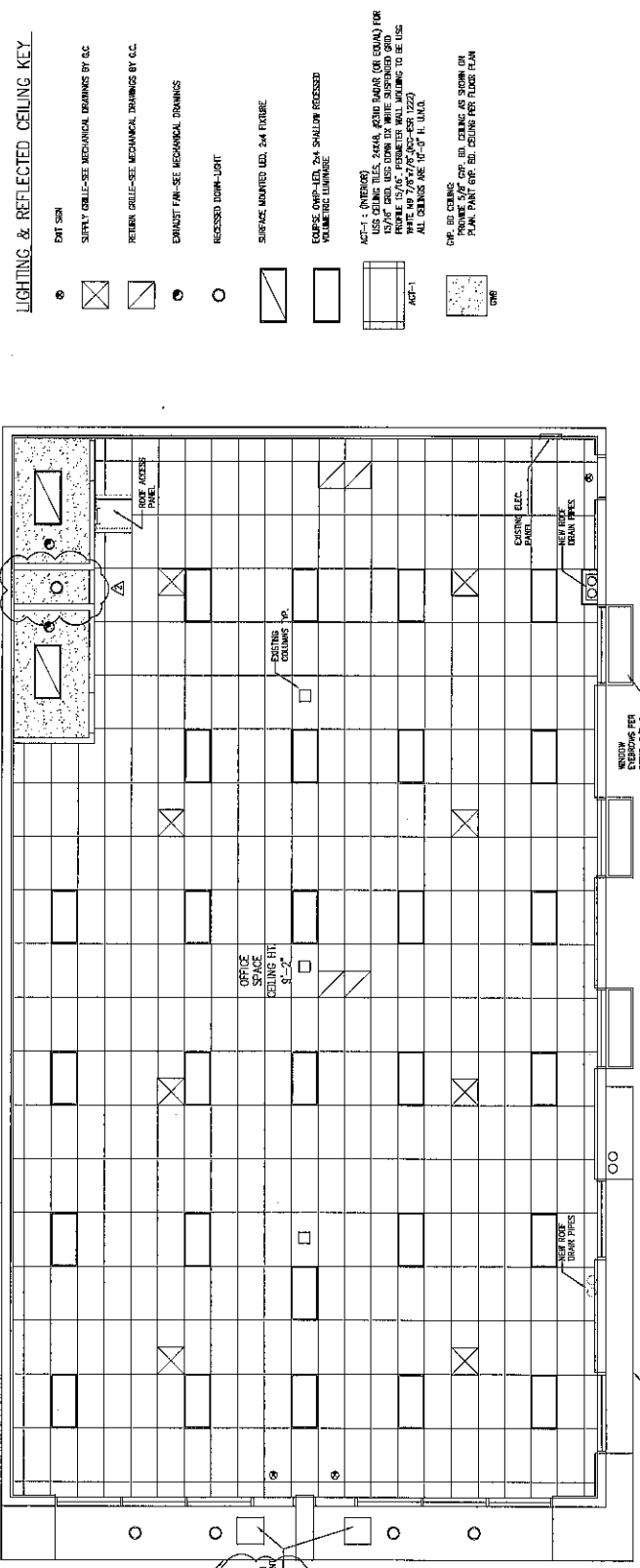
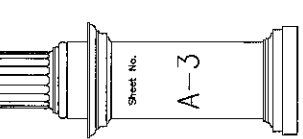
Sheet Title:
REFERENCE FLOOR PLAN

Revisions:

No.	Description	Date
1	Plan Check	3/1/72
2	Plan Check	6/2/72

Architect's Note: This drawing is to be used in conjunction with the information of previous drawings. It is the responsibility of the contractor to verify all dimensions and conditions on site before construction. The architect is not responsible for any errors or omissions in this drawing.

Job Number: 07/59/71
 Drawn:



- LIGHTING & REFLECTED CEILING KEY**
- DIM SRI
 - ⊗ SURPLY CRILE-SEE MECHANICAL DRAWINGS BY S.C.
 - ⊗ RETURN CRILE-SEE MECHANICAL DRAWINGS BY S.C.
 - ⊗ EXHAUST FAN-SEE MECHANICAL DRAWINGS
 - RECESSED DOWN-LIGHT
 - ▤ SURFACE MOUNTED LED, 2x4 EXHIBIT
 - ▭ SQUARE AREA, LED, 2x4, SHALLOW RECESSED, VOLUME FOR LUMINAIRE
 - ACT-1 (OVERHEAD) 24" x 24" GRID PANEL FOR CEILING JOIST SPACE AND USE DOWN IN WHITE SUSPENDED GRID PROFILE 15/16" PERIMETER WALL MOUNTING TO BE USED AT 14' 0" TO 17' 0" (SEE DETAIL 3/10-2) ALL CEILING ARE 10' 0" H. UNLESS NOTED
 - G.P. IS CEILING PROVIDE 3/4" G.P. IS CEILING AS SHOWN ON PLAN. PAINT G.P. IS CEILING PER FLOOR PLAN
 - ⊗ ONE

APPROVED: _____
 ARCHITECT
 T. H. MAGNOIA
 REGISTERED ARCHITECT
 STATE OF CALIFORNIA
 No. 10000

NORTH
REFLECTED CEILING PLAN
 SCALE: 1/4" = 1'-0"



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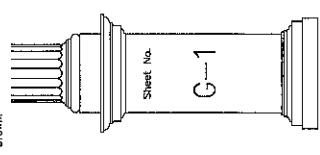
Project Name:
T.I. MAGNOLIA

Location:
 6840 MAGNOLIA AVE.
 RIVERSIDE, CA, 92506

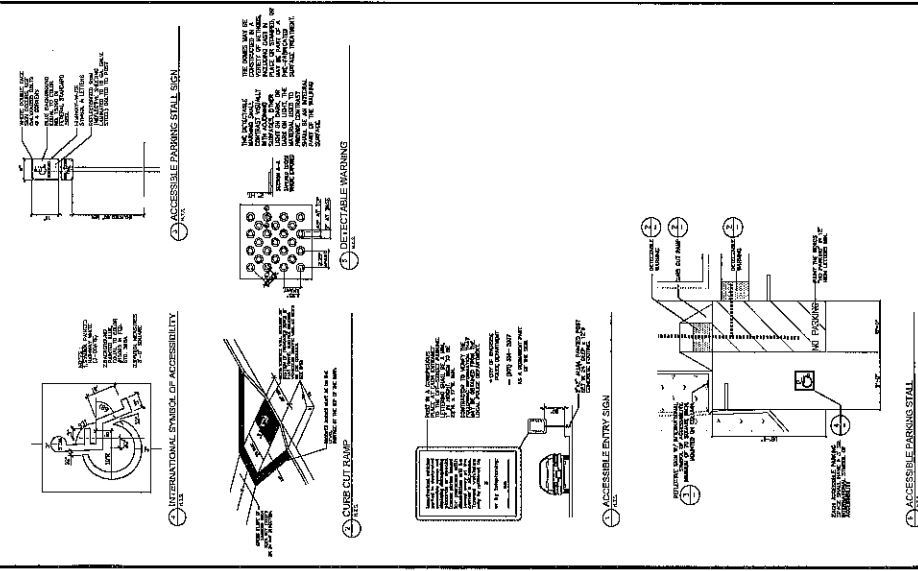
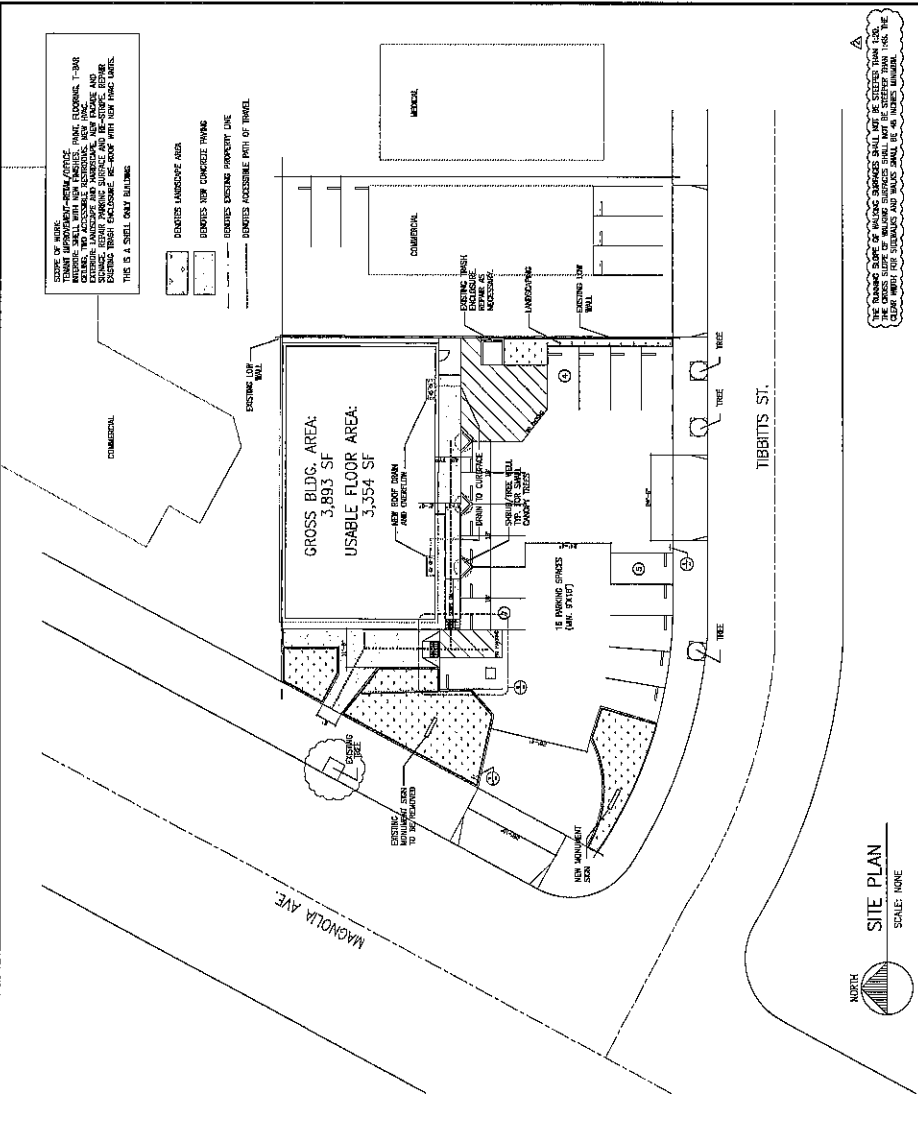
Sheet Title:
**COVER SHEET
 SITE PLAN**

Revisions:
 No. Description Date
 1 Plan Check 3/7/22
 2 Plan Check 3/7/22
 3 Plan Check 3/7/22

Job Number:
 17/27/21
 Drawn:



SITE PLAN



DRAWING INDEX

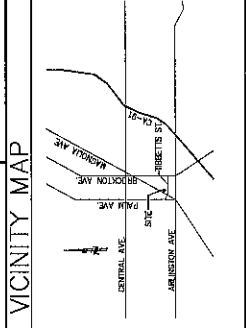
1	COVER SHEET
2	GENERAL NOTES
3	EXISTING AND PROPOSED SITE PLAN
4	EXISTING AND PROPOSED PAVING PLAN
5	EXISTING AND PROPOSED LANDSCAPE PLAN
6	EXISTING AND PROPOSED ELECTRICAL PLAN
7	EXISTING AND PROPOSED MECHANICAL PLAN
8	EXISTING AND PROPOSED PLUMBING PLAN
9	EXISTING AND PROPOSED STRUCTURAL PLAN
10	EXISTING AND PROPOSED INTERIOR FINISH PLAN
11	EXISTING AND PROPOSED EXTERIOR FINISH PLAN
12	EXISTING AND PROPOSED SIGNAGE PLAN
13	EXISTING AND PROPOSED ACCESSIBILITY PLAN
14	EXISTING AND PROPOSED SECURITY PLAN
15	EXISTING AND PROPOSED SCHEDULE
16	EXISTING AND PROPOSED SPECIFICATIONS
17	EXISTING AND PROPOSED CONTRACT DOCUMENTS

T.I. DATA
 SCALE: NONE

ADDRESS: 6840 MAGNOLIA AVE, RIVERSIDE, CA 92506
OCCUPANCY: B/M (PREVIOUS OCCUPANCY: M)
DESCRIPTION OF USE: RESIDENTIAL
FIRE SPRINKLER: NO
NUMBER OF STORIES: 1
GROSS BLDG. AREA: 3,893 SF
OCCUPANT LOAD: BUSINESS AREA AT 100 SF/OCCUPANT
PARKING: EXISTING - 16 SPACES INCLUDING 1 VAN ACCESSIBLE SPACE
REMARKS: PREPARED - 15 SPACES INCLUDING 1 VAN ACCESSIBLE SPACE
STANDARD SYSTEM: METAL WINDOW FRAME

CODE REFERENCES:

2018 CALIFORNIA BUILDING CODE (CBC)
2018 CALIFORNIA ELECTRICAL CODE (CEC)
2018 CALIFORNIA FIRE CODE (FC)
2018 CALIFORNIA MECHANICAL CODE (CMC)
2018 CALIFORNIA PLUMBING CODE (CPC)
2018 CALIFORNIA STRUCTURAL CODE (CSC)
2018 CALIFORNIA SIGNAGE CODE (CSC)
2018 CALIFORNIA SECURITY CODE (CSC)
2018 CALIFORNIA SCHEDULE (CS)
2018 CALIFORNIA SPECIFICATIONS (CS)
2018 CALIFORNIA CONTRACT DOCUMENTS (CD)



DIRECTORY

CLIENT: ACQUISITION DEVELOPMENT CO. 17671 IRVINE BLVD., #218 RIVERSIDE, CA 92506 TEL: (951) 788-1987	M/E/P/STRUCTURAL ENGINEERS: CHAI ARCHITECTURAL ENGINEERS 1320 LAKE FOREST, CA 92506 CONTACT: CHAI ARCHITECTURAL ENGINEERS TEL: (951) 287-2525	ARCHITECT: ARCHITECTON NEVADA STUDIO FIVE 470 WALD IRVINE, CA 92618 CONTACT: ARCHITECTON NEVADA TEL: (949) 450-0025
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THE HAZARD SURVEY OF BUILDING SPACES SHALL NOT BE STUDIED FROM THE CLEAR VIEW FOR ULTIMATE AND MAJOR SHALL BE AN INHERENT LIABILITY.

Archeion Nevada, registered architect in the State of Nevada, is the author of this drawing. It is the responsibility of the architect to ensure that the drawing is in accordance with the applicable laws and regulations. The architect does not warrant the accuracy of the information provided in this drawing. The architect is not responsible for the construction of the project or the performance of the contractor.