EXISTING ALLEY

EX. F.F.E.=1200.25

PROPOSED
CVS PHARMACY
14,989 SQ.FT.
F.F.=1200.25
154' X 95'

EXISTING WALL

(FS 1200.88)

FS 1200.25

36.0'

8.3%

2.3%

9.3%

19.63'

24.2'

(10.7%)

TC 1204.28
FL 1203.78

EXISTING RETAINING WALL

EXISTING CURB & GUTTER

EXISTING BACK OF SIDEWALK

1%

FG 199.60

TC 1200.48
FL 1199.98

0" TC 1200.00

22.0'

36.0'

1.6%

FL 1200.00

2.8%

9.5%

5%

20'

30'

50'

0" TC 1200.00

FL 1201.86

TC 1202.47
FS 1201.97

TC 1201.72
FL 1201.22

10%

15.1'

1.5%

1.5%

1%

6%

1%

6%

1%

TC 1202.33
FL 1201.83

TC 1203.38
FL 1202.88

(7.3%)

30.5'

24.7'

FS

W

27'

25'

34'

23'

23'

25'

29'

ASPHALT

17.5' TYP.

8.5' TYP.

194.89' P/L

P/L

276.17' P/L

EXISTING FIRE HYDRANT

EXISTING FIRE HYDRANT

EXISTING SHOPPING CENTER PYLON SIGN

N. TOWNE AVE.

SD

S

W

N

20 10 0 20 40 60

GRAPHIC SCALE 1" = 20'

PRELIMINARY
NOT FOR CONSTRUCTION

SITE ADDRESS:	PREPARED BY:
CVS Pharmacy 775 E. FOOTHILL BLVD. POMONA, CA 91767	Rick Engineering Company 5620 Friars Road San Diego, CA 92110 Phone: 619-291-0707

DATE: 10/14/16 | ASSESSOR'S PARCEL NUMBER:8304-001-038 & 040

REVISIONS			SHEET #
1	1ST CITY REVIEW	2/20/2017	C-4

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29-MAY-2017 14:05

CVS pharmacy

CALIFORNIA - ATYPICAL
SIDE DRIVE-THRU

STORE NUMBER: 08895

775 E. FOOTHILL BLVD.
POMONA, CA 91767

PROJECT TYPE: AS-IS

DEAL TYPE:
FEE IN SERVICE/GROUND LEASE

CS PROJECT NUMBER: 099429

ARCHITECT OF RECORD:

LYONS WARREN
engineers + architects
9560 CANDIDA STREET
San Diego, CA 92126-4540
858.573.8999

CONSULTANT:

RICK ENGINEERING COMPANY
5620 FRIARS ROAD
SAN DIEGO, CA 92110
619-291-0707
(FAX) 619-291-4165
San Diego - Riverside - Orange - Sacramento
San Luis Obispo - Phoenix - Tucson - Denver
rickengineering.com

DEVELOPER:

BOOS DEVELOPMENT WEST, LLC
701 N. PARKCENTER DRIVE,
SUITE 110
SANTA ANA, CA 92705
TEL (714) 953-0004
FAX (714) 953-0005

SEAL:

REGISTERED PROFESSIONAL ENGINEER
JOHN D. GODDARD
NO. 33837
STATE OF CALIFORNIA

REVISIONS

	REVISIONS	05/09/17

CVS PM:

DRAWING BY: REC

DATE: 10/14/16

JOB NUMBER: 17691

TITLE:
PRELIMINARY GRADING & HARDSCAPE PLAN

SHEET NUMBER:
C-4

COMMENTS:
NOT RELEASED FOR CONSTRUCTION