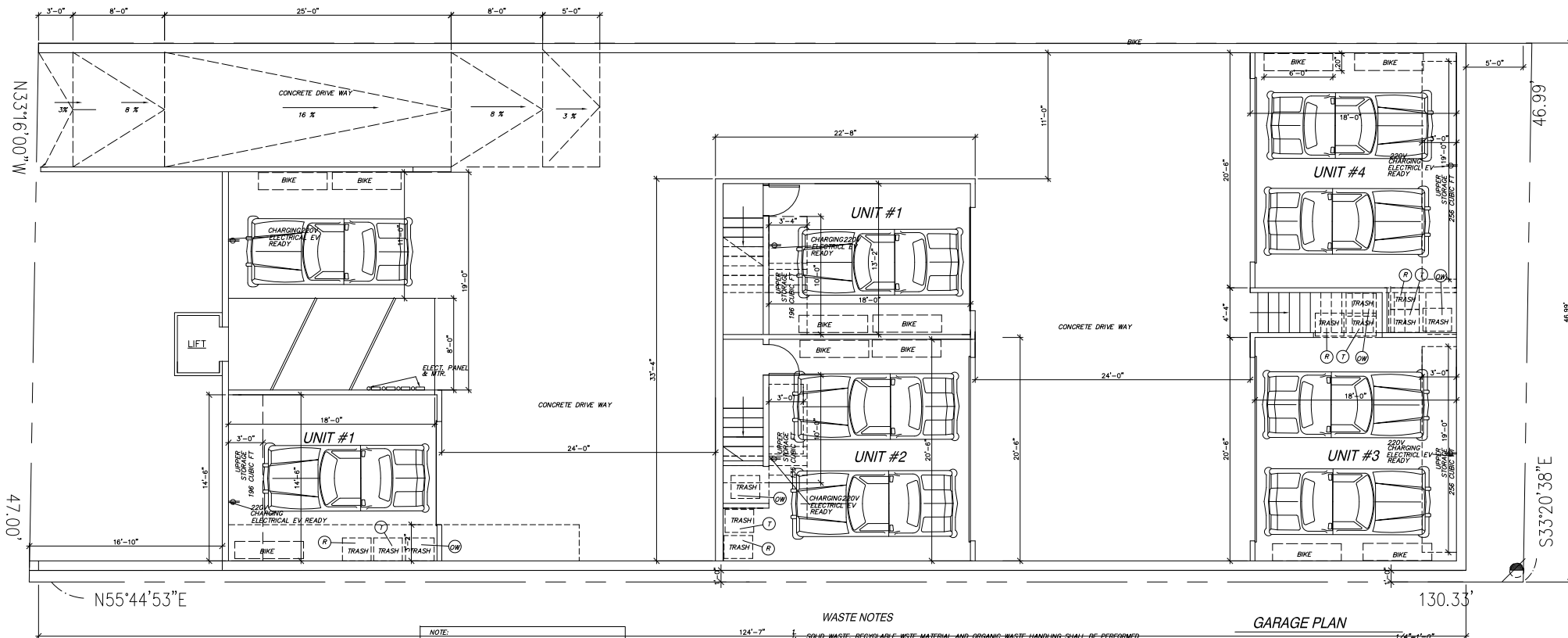




NOTE:
ALL PROPOSED EXTERIOR LIGHTING WILL REDUCE GLARE AND SPILLOVER AND SHALL BE COMPATIBLE WITH PROPOSED STRUCTURE.

NOTE:
BUILDING SHALL BE SPRINKLERED PER NATIONAL FIRE PROTECTION ASSOCIATIONS 13 IN PARKING AREA AND PER NFPA 13R IN DWELLING UNITS

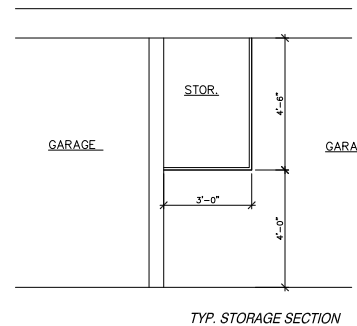
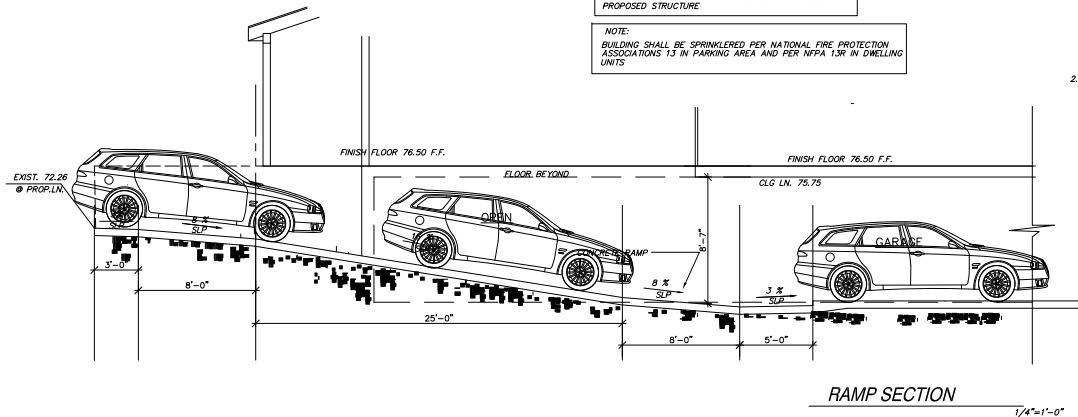
WASTE NOTES

- SOLID WASTE, RECYCLABLE WASTE MATERIAL AND ORGANIC WASTE HANDLING SHALL BE PERFORMED EXCLUSIVELY BY THE CITY OR ITS AUTHORIZED AGENTS. THE CITY COUNCIL MAY REGULATE BY ORDINANCE OR RESOLUTION, ALL ASPECTS OF SOLID WASTE, RECYCLABLE WASTE MATERIAL, AND ORGANIC WASTE HANDLING, INCLUDING BUT NOT LIMITED TO, FREQUENCY OF COLLECTION, MEANS OF COLLECTION AND TRANSPORTATION, LEVEL OF SERVICES, CHARGES, FEES, AND NATURE, LOCATION AND EXTENT OF PROVIDING SOLID WASTE HANDLING SERVICES.
- THE CITY OF CULVER CITY SHALL PROVIDE WASTE DISPOSAL AND RECYCLING SERVICES FOR ALL CONSTRUCTION & DEMOLITION PROJECTS WITHIN THE CITY LIMITS IN ACCORDANCE WITH COMC 5.01.010

GARAGE PLAN

WASTE LEGEND

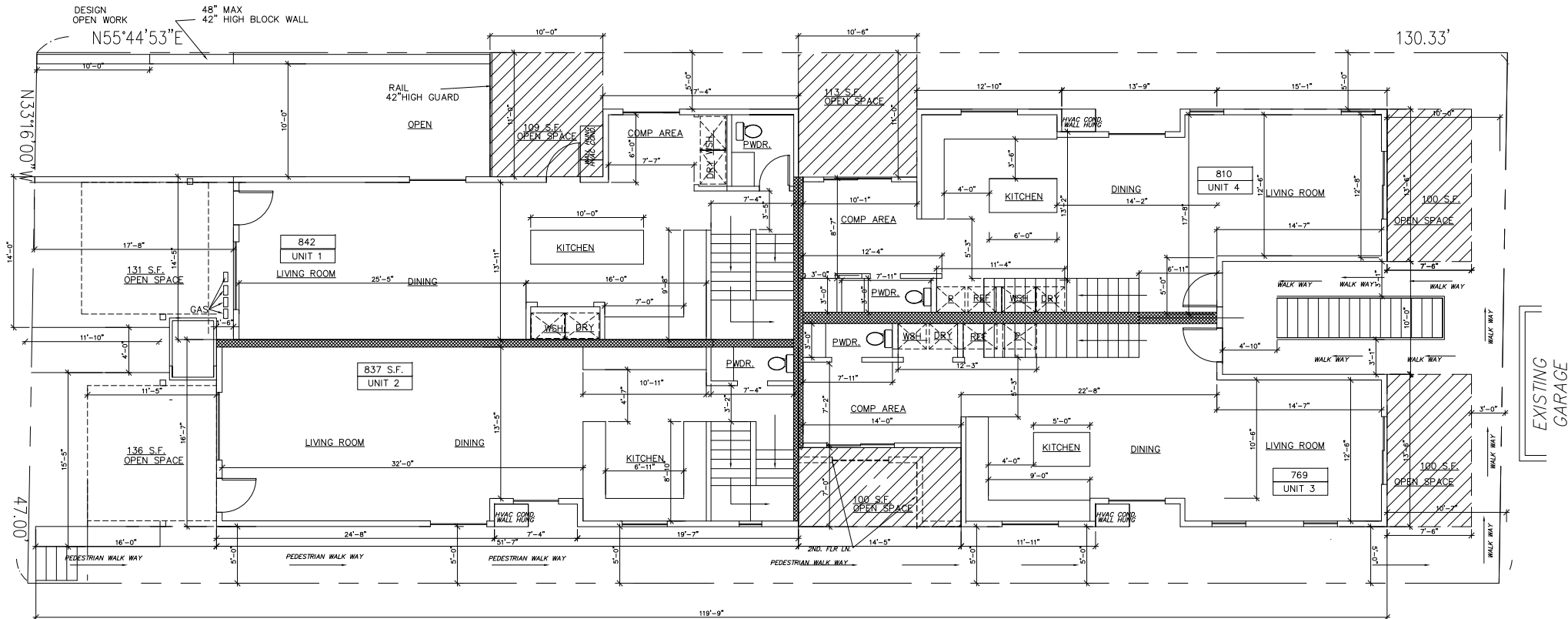
- (R) RECYCLE
- (T) TRASH
- (OW) ORGANIC WASTE
- BIKE (ALL BIKES WILL BE WALL MOUNTED)
- EV READY / CAPABLE OUTLET



PROPOSED 4 TOWNHOMES
3826 GIRARD, CULVER CITY

A-2

EX. 1-STORY
RESIDENCE
ADJACENT 3822 GIRARD



GROUND 1ST. FLOOR

$$1/4'' = 1' - 0''$$

NOTE:
ALL PROPOSED EXTERIOR LIGHTING WILL REDUCE
GLARE AND SPILLOVER AND SHALL BE COMPATIBLE WITH
PROPOSED STRUCTURE

NOTE:
BUILDING SHALL BE SPRINKLERED PER NATIONAL FIRE PROTECTION ASSOCIATIONS 13 IN PARKING AREA AND PER NFPA 13R IN DWELLING UNITS

Diagram of a 2-story residence. The structure is a rectangle divided into two equal horizontal sections, each labeled "30x40". The entire structure is labeled "EX. 2-STORY RESIDENCE".

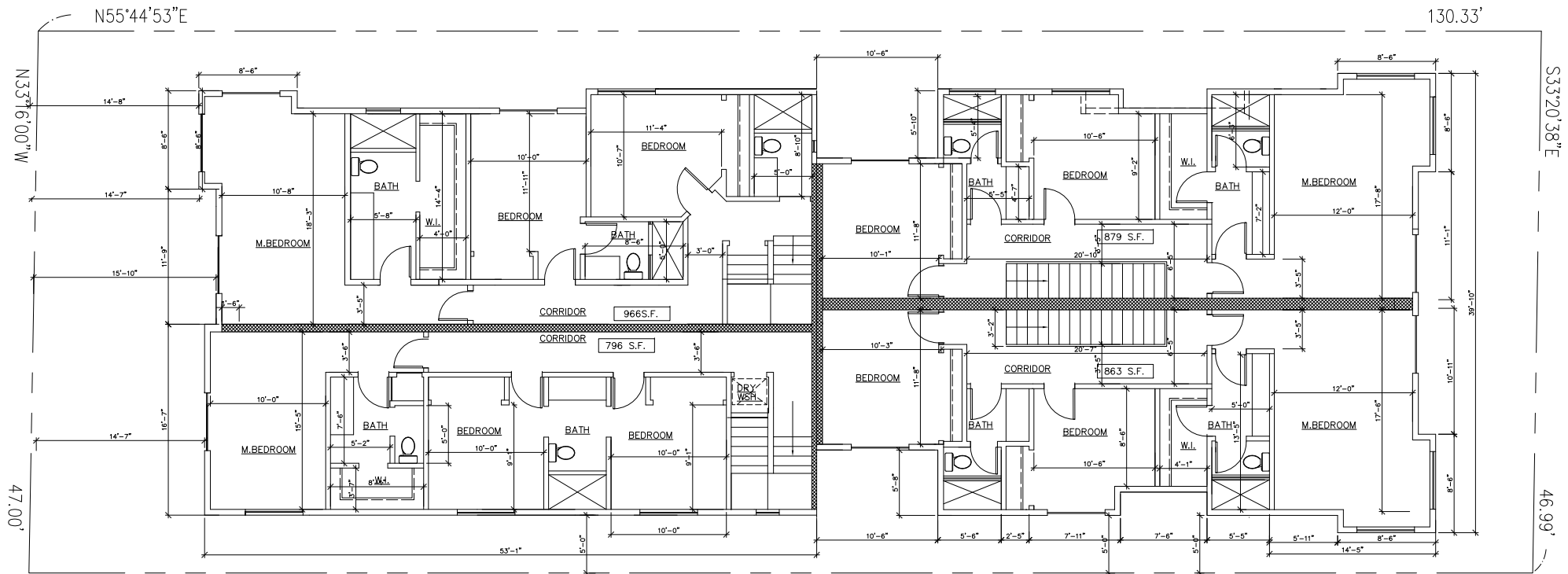
m o c c group

8504 FIRESTONE BLVD. #424
DOWNEY, CA. 90241

562 - 832- 7793

EX. 1-STORY
RESIDENCE
ADJACENT
3830 GIRARD

PROPOSED 4 TOWNHOMES A-3
3826 GIRARD, CULVER CITY

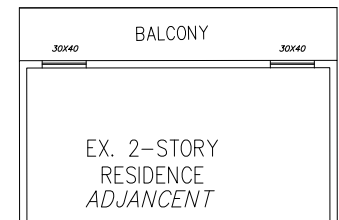


2ND FLOOR

1/4"=1'-0"

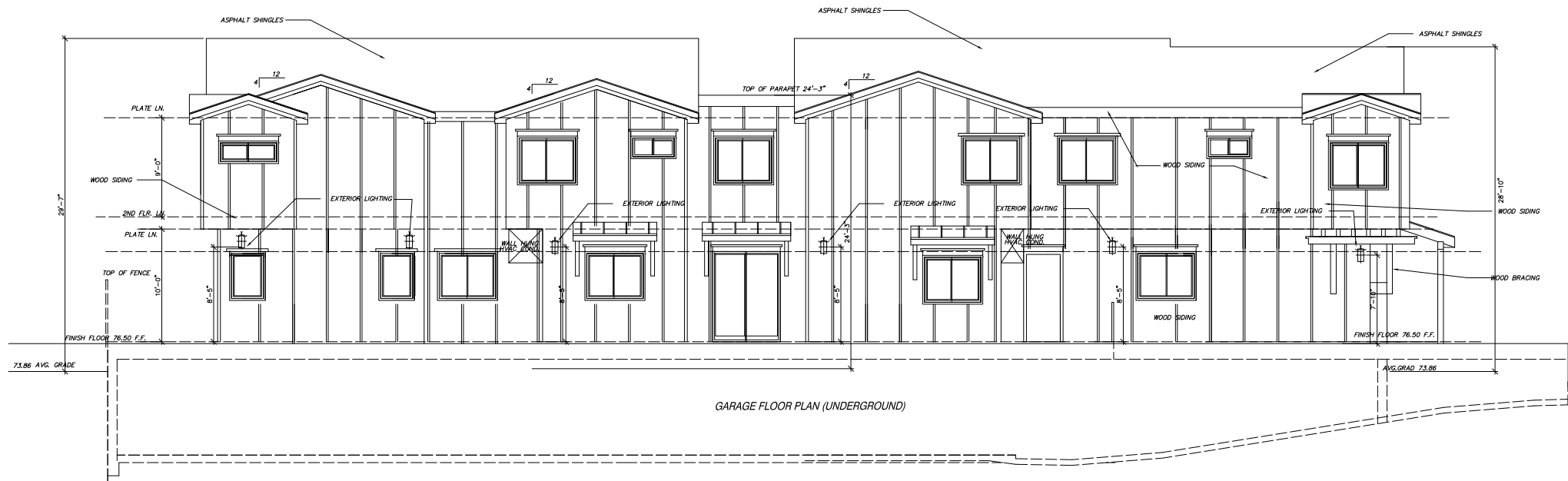
NOTE:
ALL PROPOSED EXTERIOR LIGHTING WILL REDUCE
GLARE AND SPILLOVER AND SHALL BE COMPATIBLE WITH
PROPOSED STRUCTURE

NOTE:
BUILDING SHALL BE SPRINKLERED PER NATIONAL FIRE PROTECTION
ASSOCIATIONS 13 IN PARKING AREA AND PER NFPA 13R IN DWELLING
UNITS



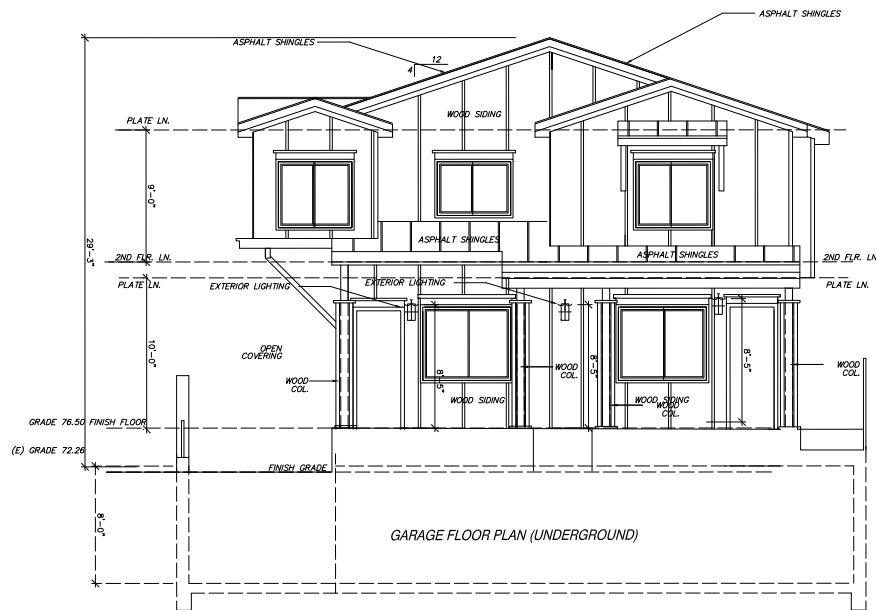
mocc group
8504 FIRESTONE BLVD, #424
DOWNEY, CA, 90241
562 - 832- 7793

PROPOSED 4 TOWNHOMES **A-4**
3826 GIRARD, CULVER CITY



NORTH ELEVATION

1/4"=1'-0"



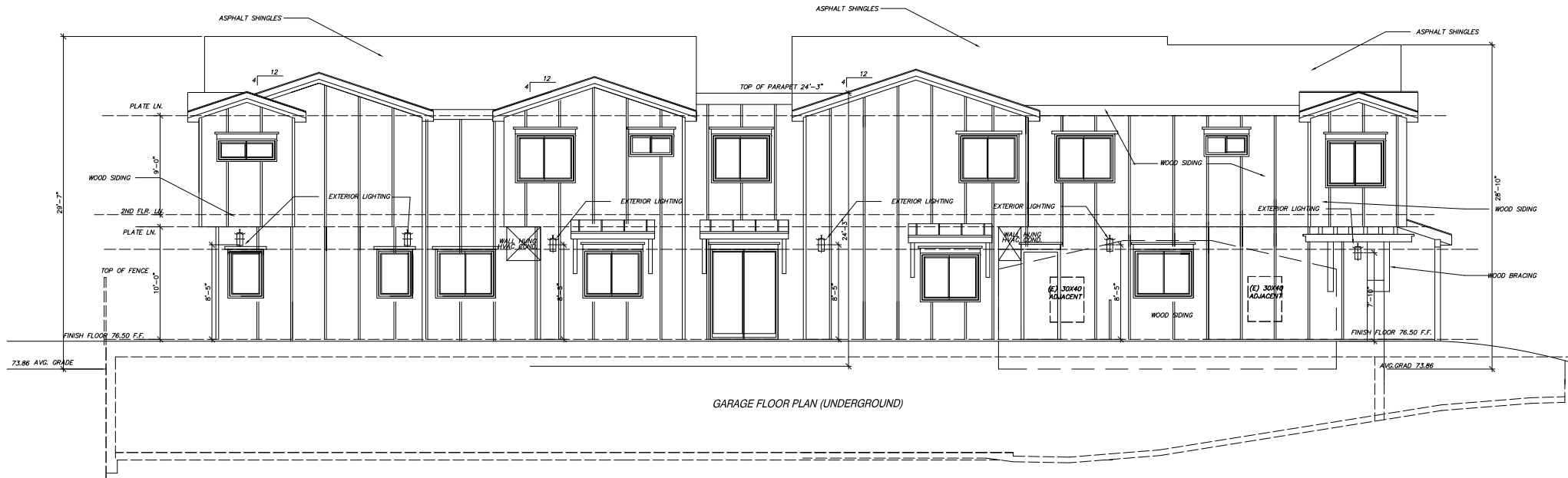
WEST ELEVATION

1/4"=1'-0"

m o c c group
 8504 FIRESTONE BLVD, #424
 DOWNEY, CA, 90241
 562 • 832-7793

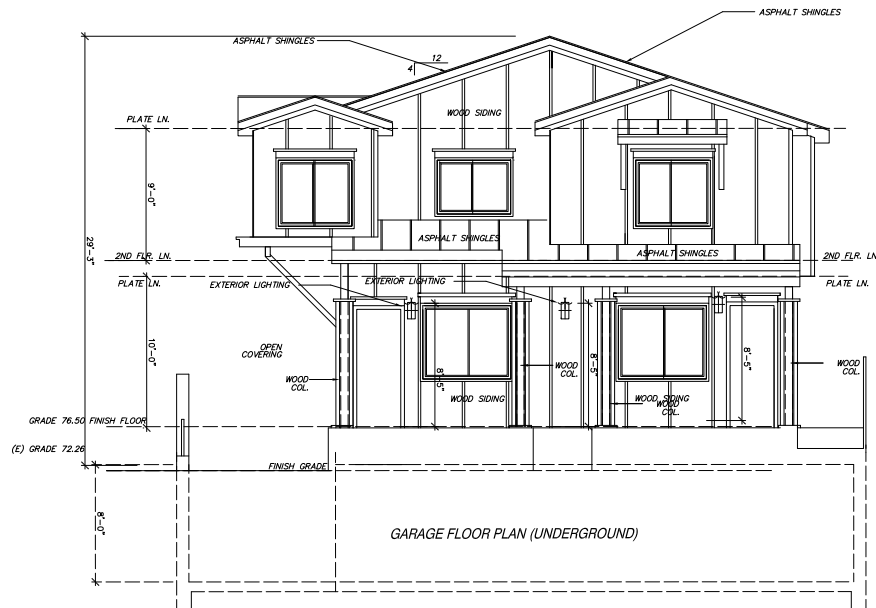
PROPOSED 4 TOWNHOMES
 3826 GIRARD, CULVER CITY

A-5



NORTH ELEVATION

1/4"=1'-0"



WEST ELEVATION

1/4"=1'-0"

m o c c group

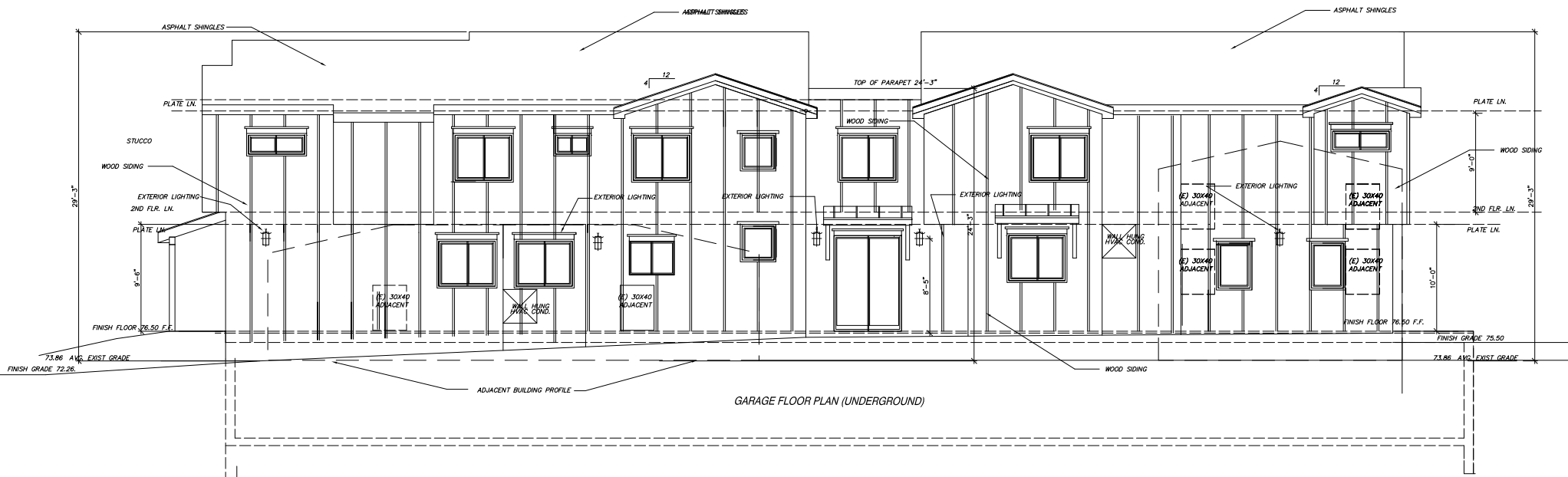
8504 FIRESTONE BLVD. #424

DOWNEY, CA 90241

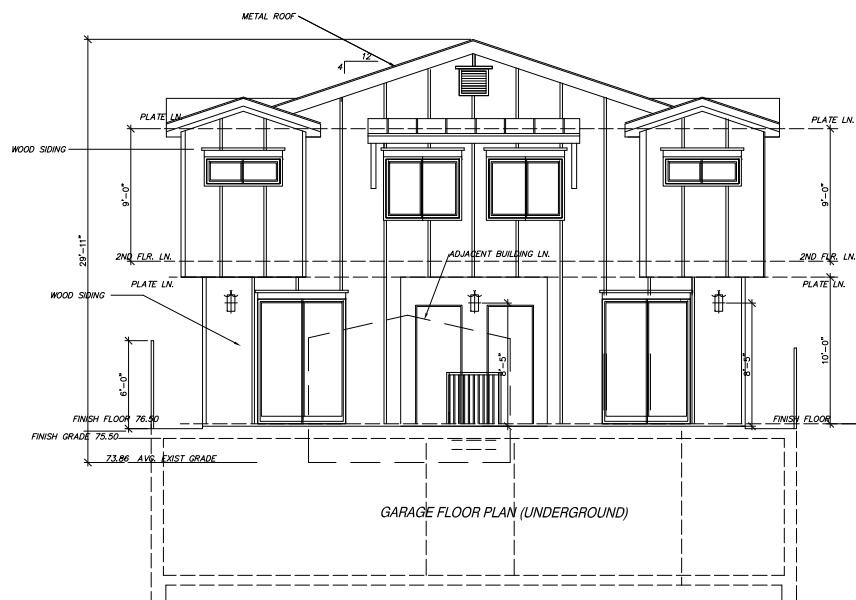
562 • 832-7793

PROPOSED 4 TOWNHOMES
3826 GIRARD, CULVER CITY

A-5.1



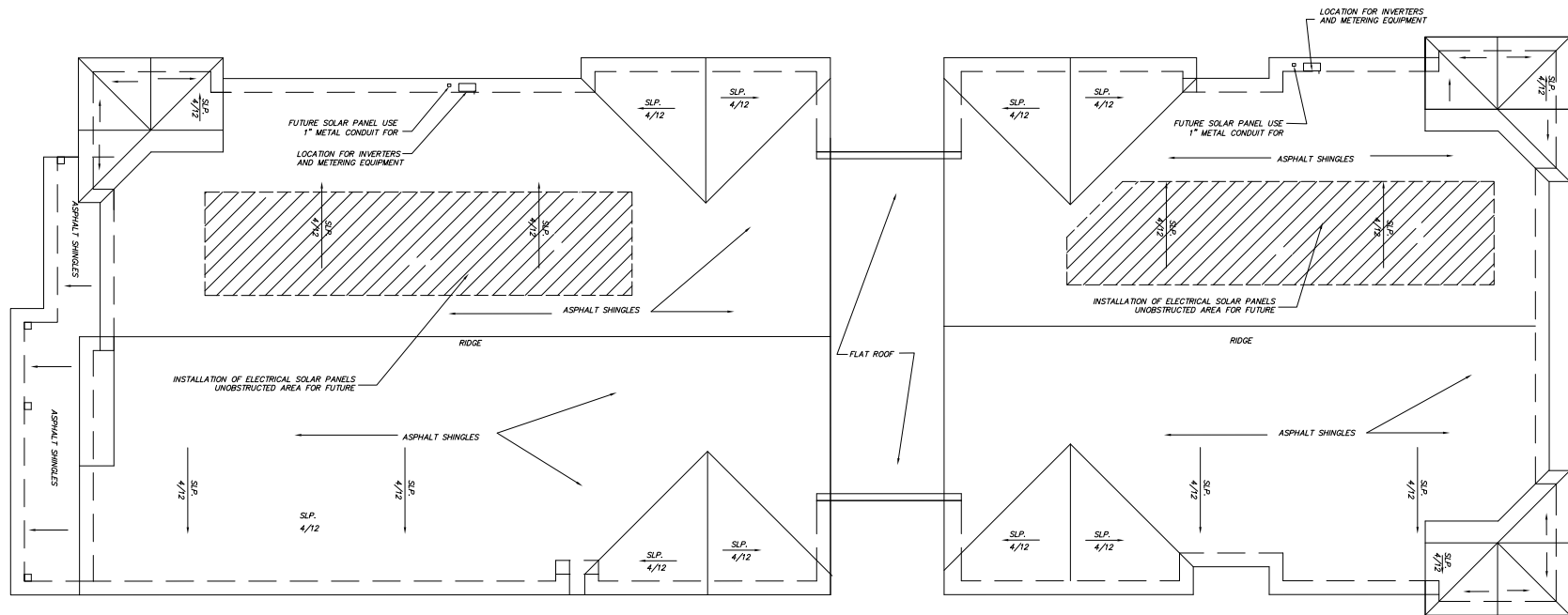
SOUTH ELEVATION
1/4"=1'-0"



EAST ELEVATION
1/4"=1'-0"

m o c c group
8504 FIRESTONE BLVD, #424
DOWNEY, CA 90241
562 - 832- 7793

PROPOSED 4 TOWNHOMES
3826 GIRARD, CULVER CITY



ROOF PLAN

1/4"=1'-0"

SOLAR ZONE NOTES:

- THE ROOF PLAN SOLAR ZONE AREA(S) SHALL HAVE A TOTAL AREA EQUAL TO OR GREATER THAN 250 SQ. FT. THE SOLAR ZONE SHALL BE COMPRISED OF AREAS THAT HAVE NO DIMENSION LESS THAN 5 FEET AND EACH AREA SHALL NOT BE LESS THAN:
 - 80 SQ. FT. FOR ROOF AREAS OF 10,000 SQ. FT. OR LESS
 - 160 SQ. FT. FOR ROOF AREAS OVER 10,000 SQ. FT.
- FOR ROOF SLOPES $> 2:12$ (9.5° FROM HORIZONTAL), SHOW THAT THE SOLAR ZONE IS ORIENTED BETWEEN 110° AND 270° OF TRUE NORTH.
- THE SOLAR ZONE SHALL BE FREE OF OBSTRUCTIONS AND BE SETBACK AT LEAST TWO TIMES THE HEIGHT OF ANY OBSTRUCTION, INCLUDING BUT NOT LIMITED TO, VENTS, CHIMNEYS, AND EQUIPMENT.
- FOR ROOF SLOPES $> 2:12$, THE SOLAR ZONE SHALL NOT BE LOCATED HIGHER THAN 5 FEET BELOW THE RIDGE, AND SHALL NOT BE LOCATED CLOSER THAN 18-INCHES TO A HIP OR VALLEY IF PLACED ON BOTH SIDES OF THE HIP OR VALLEY.

- FOR ROOF SLOPES $> 2:12$, PROVIDE A MINIMUM 3 FOOT-WIDE CLEAR ACCESS PATHWAY (MEASURE FROM THE LOAD BEARING WALL TO THE SOLAR ZONE) TO THE RIDGE ON ALL SIDE OF EACH ROOF SLOPE WHERE THE SOLAR ZONES ARE LOCATED.
- PLANS SHALL INDICATE A LOCATION FOR INVERTERS AND METERING EQUIPMENT AND A PATHWAY FOR ROUTING FROM THE SOLAR ZONE TO THE MAIN SERVICE PANEL.
- PLANS SHALL INDICATE A PATHWAY FOR ROUTING OF PLUMBING FROM THE SOLAR ZONE TO THE WATER-HEATING SYSTEM.
- THE MAIN SERVICE PANEL SHALL HAVE A MINIMUM BUSBAR RATING OF 200 AMPS.
- THE MAIN ELECTRICAL SERVICE PANEL SHALL HAVE A RESERVED SPACE TO ALLOW FOR INSTALLATION OF A DOUBLE POLE CIRCUIT BREAKER FOR A FUTURE SOLAR ELECTRIC INSTALLATION. THE RESERVED SPACE SHALL BE POSITIONED AT THE OPPOSITE (LOAD) END FROM THE INPUT FEEDER LOCATION OR MAIN CIRCUIT LOCATION AND SHALL BE PERMANENTLY MARKED AS FOR FUTURE SOLAR ELECTRIC.

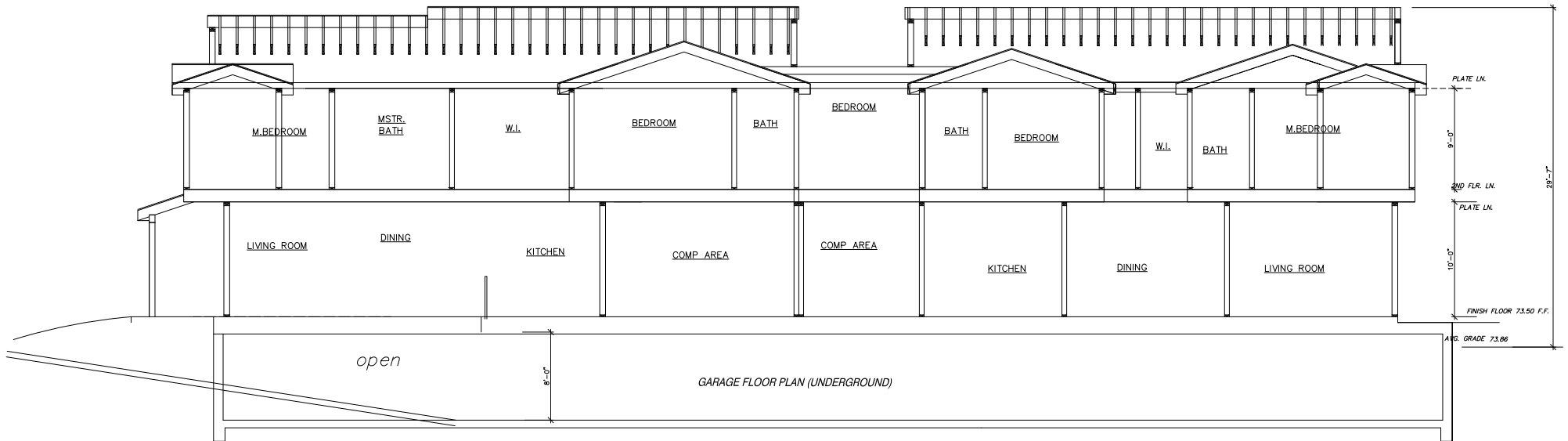
m o c c group

8504 FIRESTONE BLVD, #424
DOWNEY, CA 90241

562 - 832- 7793

PROPOSED 4 TOWNHOMES
3826 GIRARD, CULVER CITY

A-7



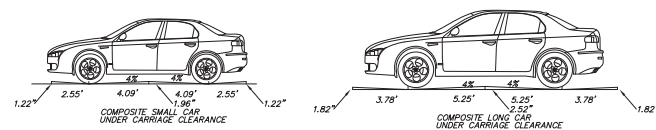
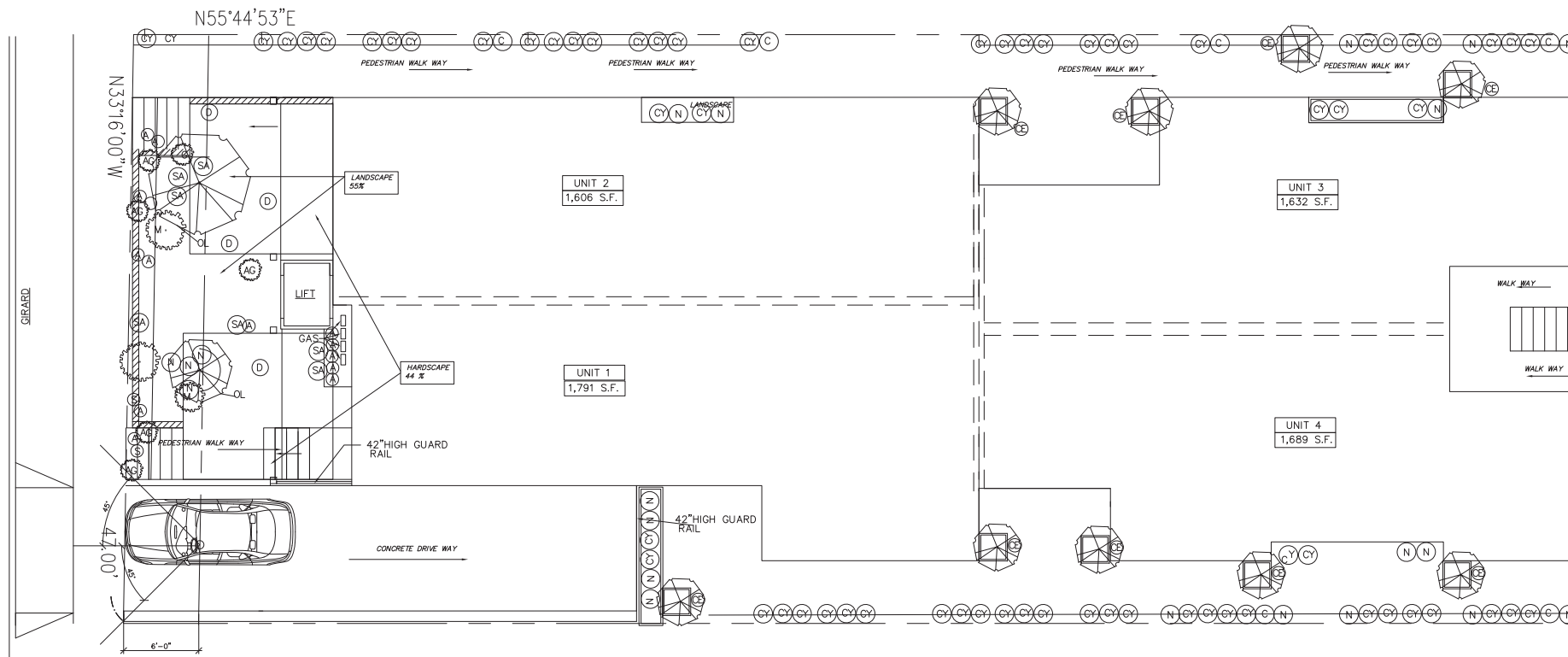
SECTION

1/4"=1'-0"

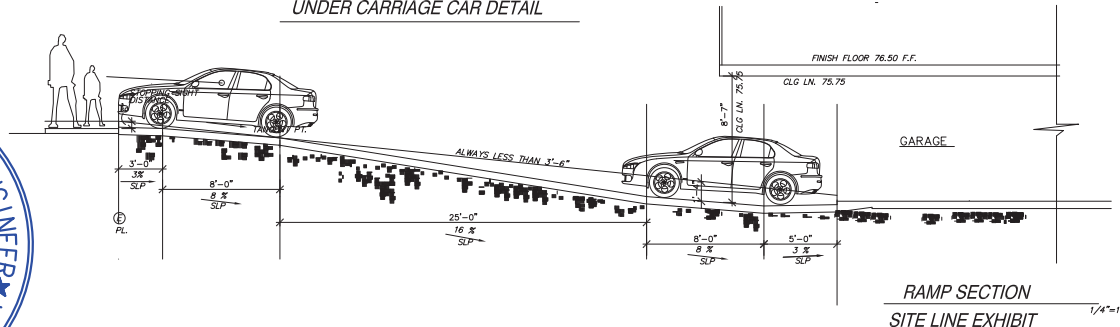


PROPOSED 4 TOWNHOMES
3826 GIRARD, CULVER CITY

A-8



UNDER CARRIAGE CAR DETAIL



RAMP SECTION
SITE LINE EXHIBIT



RAMP CAR SIGHT PLAN

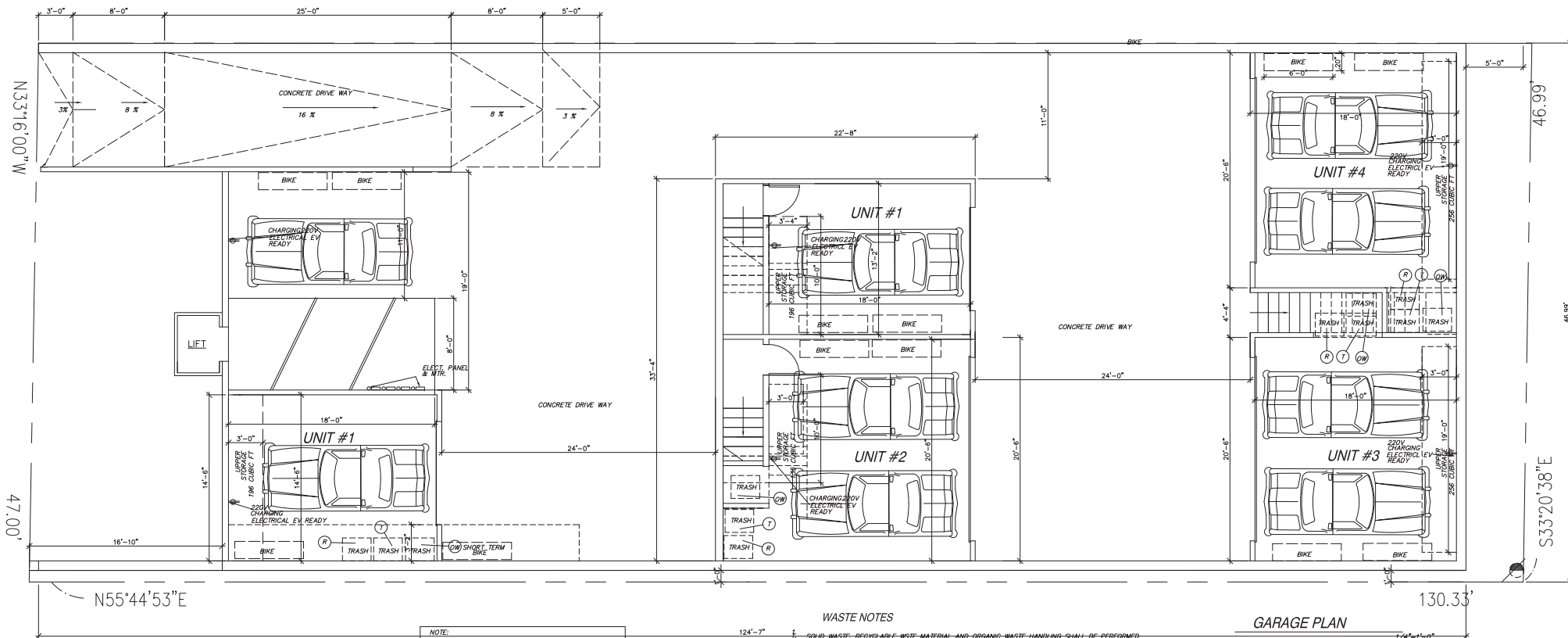


Nader Jerjes

m o c c group
8504 FIRESTONE BLVD, #424
DOWNEY, CA, 90241
562 - 832- 7793

PROPOSED 4 TOWNHOMES
3826 GIRARD, CULVER CITY

R-1



NOTE:
ALL PROPOSED EXTERIOR LIGHTING WILL REDUCE
GLARE AND SPILLOVER AND SHALL BE COMPATIBLE WITH
PROPOSED STRUCTURE.

NOTE:
BUILDING SHALL BE SPRINKLERED PER NATIONAL FIRE PROTECTION
ASSOCIATIONS 13 IN PARKING AREA AND PER NFPA 13R IN DWELLING
UNITS.

WASTE NOTES

1. SOLID WASTE, RECYCLABLE WASTE MATERIAL AND ORGANIC WASTE HANDLING SHALL BE PERFORMED
EXCLUSIVELY BY THE CITY OR ITS AUTHORIZED AGENTS. THE CITY COUNCIL MAY REGULATE
BY ORDINANCE OR RESOLUTION, ALL ASPECTS OF SOLID WASTE, RECYCLABLE
WASTE MATERIAL, AND ORGANIC WASTE HANDLING, INCLUDING BUT NOT LIMITED TO, FREQUENCY OF COLLECTION, MEANS
OF COLLECTION AND TRANSPORTATION, LEVEL OF SERVICES, CHARGES, FEES, AND NATURE, LOCATION AND EXTENT OF
PROVIDING SOLID WASTE HANDLING SERVICES.

2. THE CITY OF CULVER CITY SHALL PROVIDE WASTE DISPOSAL AND RECYCLING SERVICES FOR ALL
CONSTRUCTION & DEMOLITION PROJECTS WITHIN THE CITY LIMITS IN ACCORDANCE WITH COMC 5.01.010.

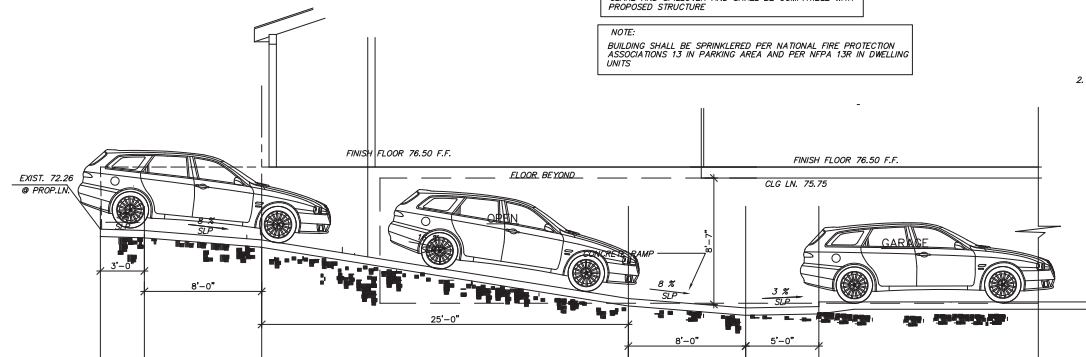
GARAGE PLAN

WASTE LEGEND

- (R) RECYCLE
- (T) TRASH
- (OW) ORGANIC WASTE

BIKE
ALL BIKES WILL BE
WALL MOUNTED

EV READY / CAPABLE OUTLET

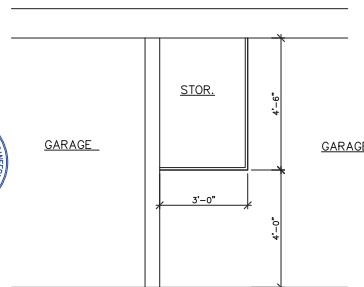


RAMP SECTION

1/4"=1'-0"



M. C. 46119
12/21/22



TYP. STORAGE SECTION

m o c c group

8504 FIRESTONE BLVD, #424
DOWNEY, CA 90241

562 - 832- 7793

PROPOSED 4 TOWNHOMES
3826 GIRARD, CULVER CITY

A-2



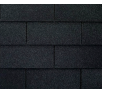
MOCC GROUP

PROPOSED 4 TOWNHOMES
3826 GIRARD, CULVER CITY

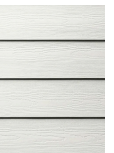
Milgard Trinsic
Black Windows



Charcoal Roof



White Siding



SITE PLAN

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





EAST VIEW



WEST VIEW



NORTH VIEW



SOUTH VIEW