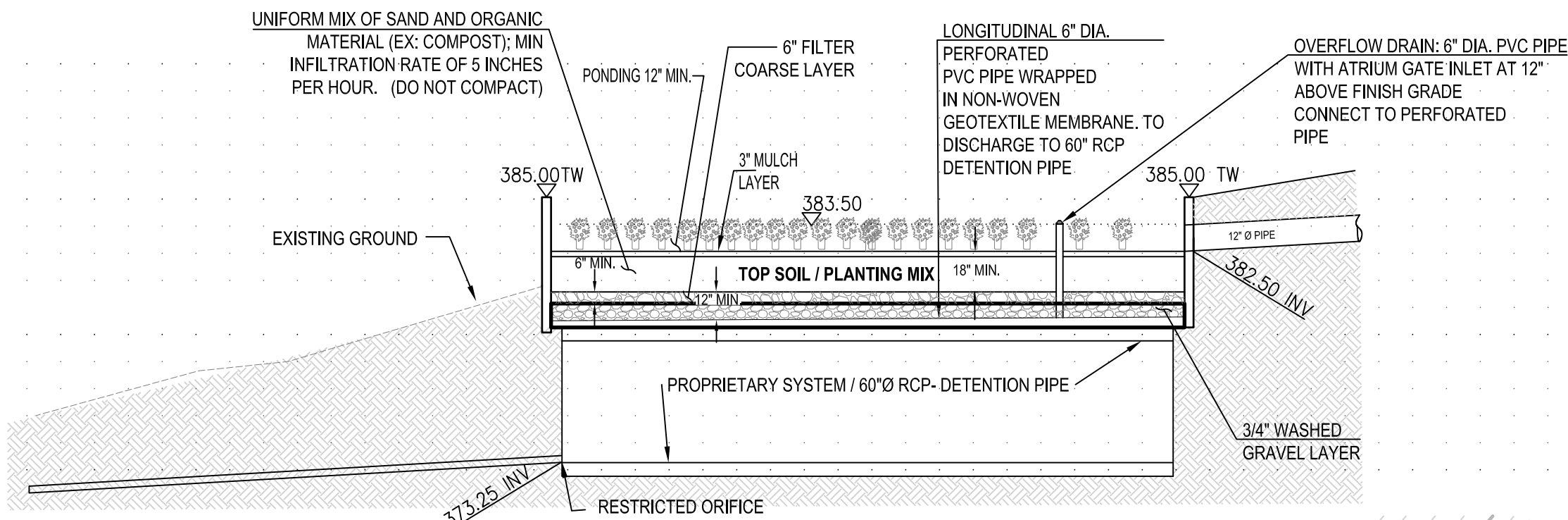


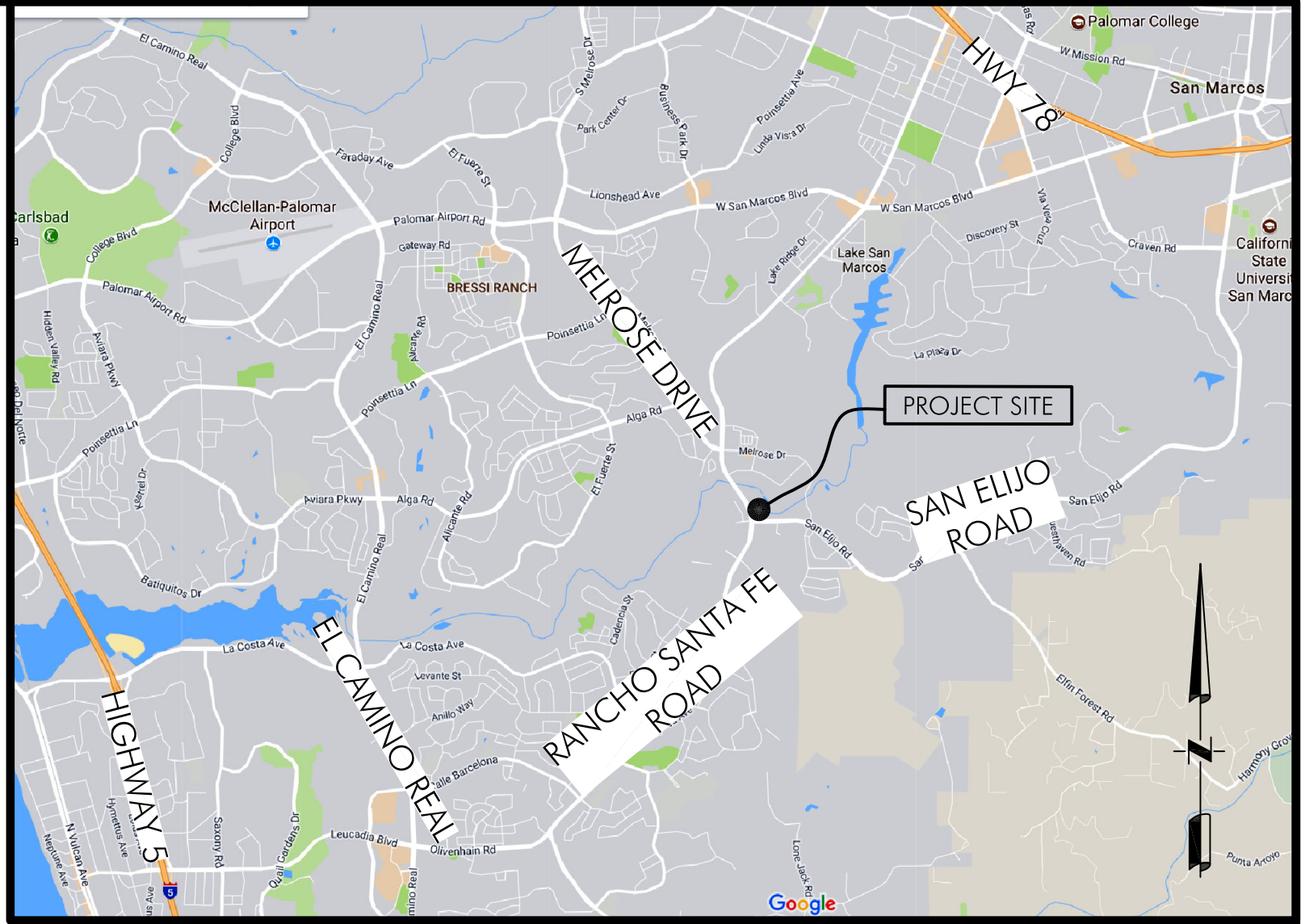
EASEMENTS:

- 2

3
- LANDSCAPE EASEMENT TO VWD REC. 1/20/2006, AS F/N 2006-0045616
-
-
- DRAINAGE EASEMENT TO VWD REC. 1/20/2006, AS F/N 2006-0045616
-
-
- 8
- AN EASEMENT FOR PUBLIC UTILITIES AND INCIDENTAL PURPOSES, RECORDED DECEMBER 12, 1990 AS INSTRUMENT NO. 1990-662301 OF OFFICIAL RECORDS.
-
- IN FAVOR OF: TIMES MIRROR CABLE TELEVISION OF SAN DIEGO COUNTY, A CALIFORNIA CORPORATION - NOT PLOTTABLE
-
-
- 10
- COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS IN THE DOCUMENT RECORDED JUNE 21, 2004 AS INSTRUMENT NO. 004-0577177 OF OFFICIAL RECORDS, WHICH PROVIDE THAT A VIOLATION THEREOF SHALL NOT DEFEAT OR RENDER INVALID THE LIEN OF ANY FIRST MORTGAGE OR DEED OF TRUST MADE IN GOOD FAITH AND FOR VALUE, BUT DELETING ANY COVENANT, CONDITION OR RESTRICTION INDICATING A PREFERENCE, LIMITATION OR DISCRIMINATION BASED ON RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILIAL STATUS, NATIONAL ORIGIN, SEXUAL ORIENTATION, MARITAL STATUS, ANCESTRY, SOURCE OF INCOME OR DISABILITY, TO THE EXTENT SUCH COVENANTS, CONDITIONS OR RESTRICTIONS VIOLATE TITLE 42, SECTION 3604(C), OF THE UNITED STATES CODES OR SECTION 12955 OF THE CALIFORNIA GOVERNMENT CODE. LAWFUL RESTRICTIONS UNDER STATE AND FEDERAL LAW ON THE AGE OF OCCUPANTS IN SENIOR HOUSING OR HOUSING FOR OLDER PERSONS SHALL NOT BE CONSTRUED AS RESTRICTIONS BASED ON FAMILIAL STATUS. - NOT PLOTTABLE
-
-
- 11
- 20' WIDE EASEMENT TO VWD REC. 8/26/2004, AS F/N 2004-0814572
-
-
- 12
- AN EASEMENT FOR PUBLIC UTILITIES, INGRESS AND EGRESS AND INCIDENTAL PURPOSES, RECORDED NOVEMBER 16, 2004 AS INSTRUMENT NO. 2004-1083874 OF OFFICIAL RECORDS. IN FAVOR OF: SAN DIEGO GAS AND ELECTRIC COMPANY, A CORPORATION - NOT PLOTTABLE
-
-
- 14
- MAINTENANCE AREA EASEMENT TO VWD REC. 12/27/2005, AS F/N 2005-1104202
-
-
- 15
- PUBLIC ACCESS EASEMENT TO VWD REC. 2/28/2006, AS F/N 2006-0139560
-
-
- 16
- RIGH-OF-WAY ENCROACHMENT EASEMENT TO VWD REC. 3/7/2006, AS F/N 2006-0157324



BIO-FILTRATION DETAIL
SECTION A-A



VICINITY MAP
N.T.S.

PROJECT STATISTICS:

- PARCEL SIZE:
- 2.18 ACRES (95,286 SQ.FT.)
- TYPE C BUILDING:
- 39,951 SQ.FT.
- BUILDING FOOTPRINT:
- 21,385 SQ.FT.
- PARKING PROVIDED:
- 46 TOTAL
4 ADA VAN ACCESSIBLE

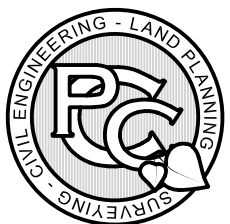
CONCEPTUAL SITE PLAN
ARTIS SENIOR LIVING

TWO STORY 64 BED FACILITY
9 SAN ELIJO RD
SAN MARCOS, CA 92078

OCTOBER 30, 2018

OWNER:	DEVELOPER:
SAN MARCOS MEDICAL CENTER, LLC. 8333 DOUGLAS AVE, SUITE 300 DALLAS , TX 75225	ARTIS SENIOR LIVING 1651 OLD MEADOW ROAD MCLEAN, VA 22102
OWNER	DEVELOPER
DATE	DATE

PREPARED BY:



PACIFIC COAST CIVIL, INC.
30141 AGOURA ROAD, SUITE 200
AGOURA HILLS, CA 91301
PH: (818) 865-4168
FAX: (818) 865-4198

David S. O.
CIVIL ENGINEER

C48987 EXP. 9/30/20
R.C.E. NUMBER

OCTOBER 3, 2018
DATE

EARTHWORK QUANTITIES

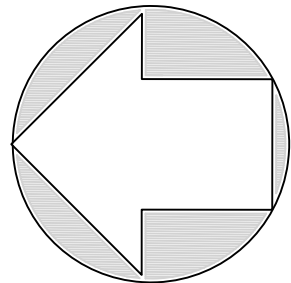
QUANTITIES ARE FOR PLAN CHECK PURPOSES AND ARE NOT TO BE USED FOR BID PURPOSES

RAW CUT:	FILL:	IMPORT:
250 C.Y.	24,443 C.Y.	24,192 C.Y.

OVER EXCAVATION/ ALLUVIAL REMOVAL & COMPACTION 4,590 C.Y.

ASSUME 15% SHRINKAGE

RV PARKING LOT



SCALE: 1" = 30'

