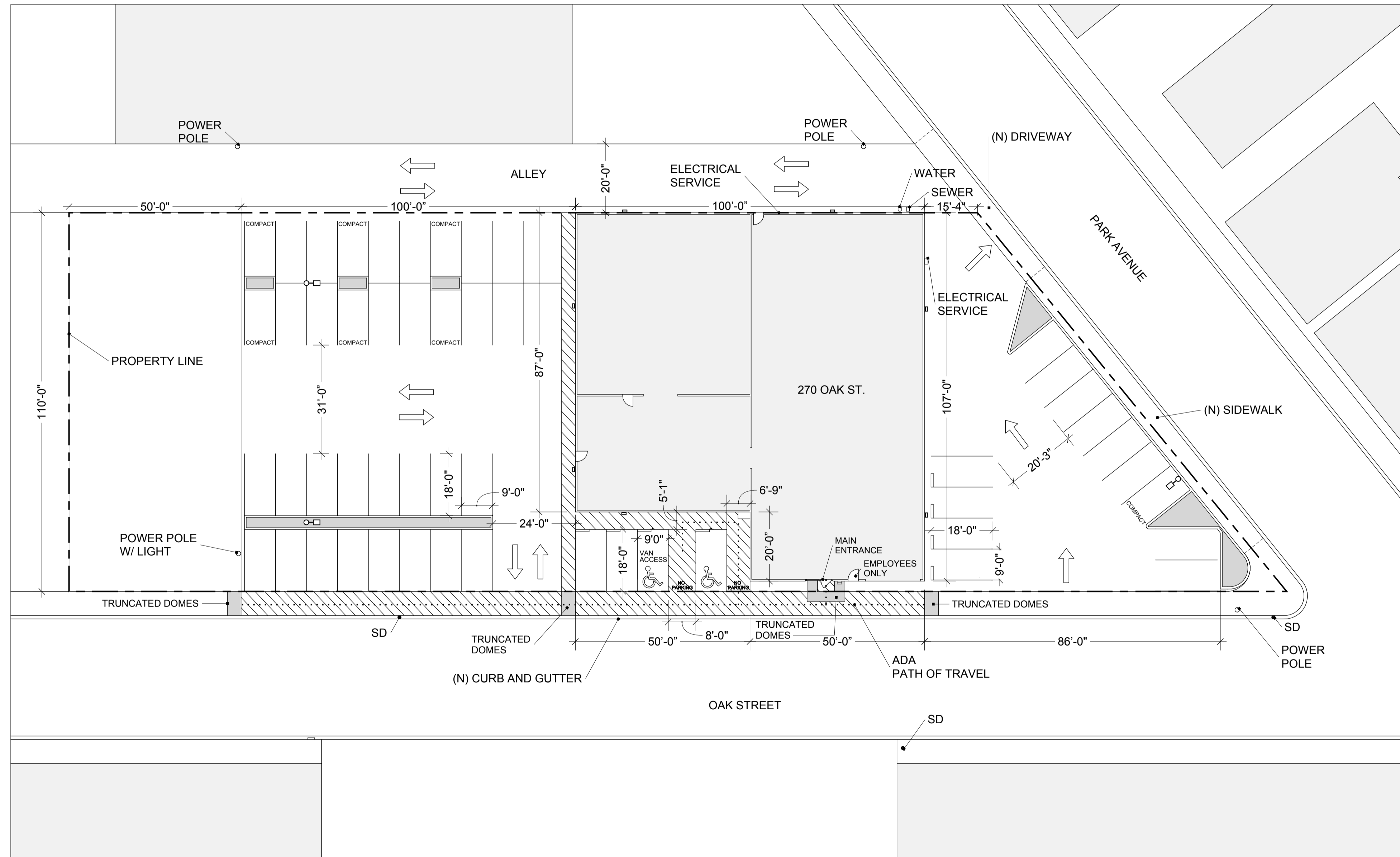


# 270 OAK STREET MANTECA, CA



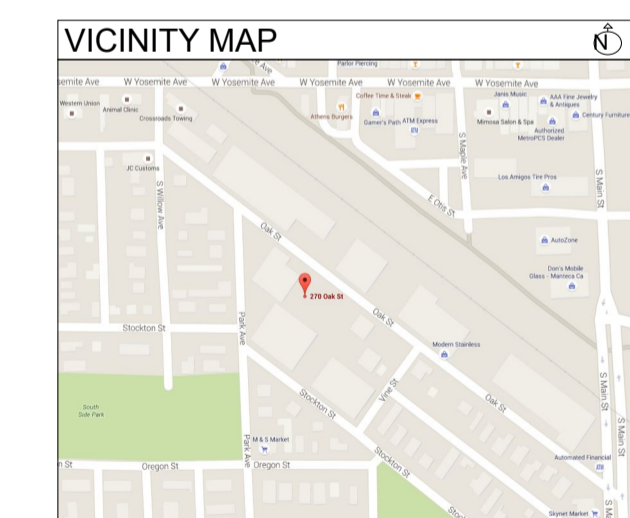
SITE PLAN  
SCALE: 1" = 20'

**PROPERTY INFORMATION**

PROPERTY ADDRESS: 270 OAK STREET  
 PARCEL ID: 21939018  
 PARCEL AREA: 34,116.5 SQFT (.78 ACRES)  
 BUILDING: 9700 SQFT  
 EXISTING ZONING: CG - GENERAL COMMERCIAL  
 PROPOSED ZONING: WITH MINOR USE  
 MODIFICATION FOR VEHICLE SERVICES - MAJOR  
 PARKING SPACES REQUIRED: 39  
 PARKING SPACES PROVIDED: 53

**PROJECT TO COMPLY WITH:**

- 2013 CALIFORNIA BUILDING CODE
- 2013 CALIFORNIA GREEN CODE
- 2013 CALIFORNIA MECHANICAL CODE
- 2013 CALIFORNIA PLUMBING CODE
- 2013 CALIFORNIA ELECTRICAL CODE
- 2013 CALIFORNIA ENERGY CODE
- 2013 CALIFORNIA FIRE CODE



REVISIONS

NO.	DATE	DESCRIPTION
1		
2		
3		
4		
5		

**DeGroot Construction**  
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 1685 Deer Park Dr. PH 1000 979-3723 LC 145344  
 Manteca, CA 95238 FX (209) 238-3705 degrootconstruction@men.com

270 OAK STREET, MANTECA CA

TITLE / SITE PLAN