City Of Sacramento
Development Services
Department
Current Planning
Division

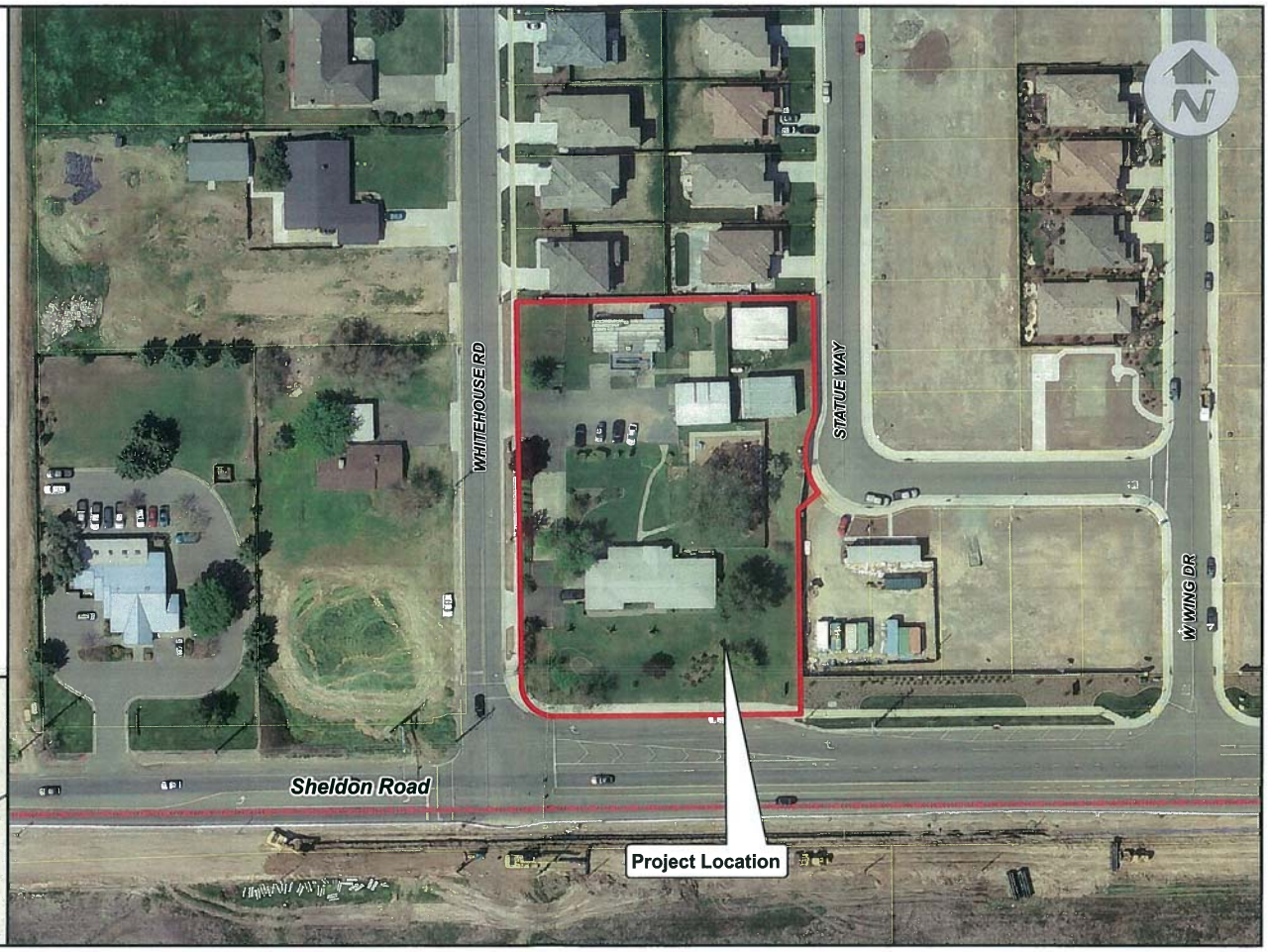
P07-098
Title: Sheldon Plaza

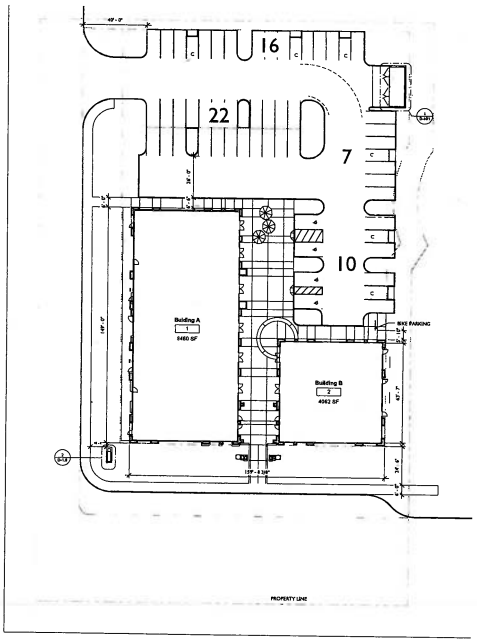
Location: NE Corner of Shelon and Whitehouse
Planner: Antonio Ablog

50 25 0 50 Feet

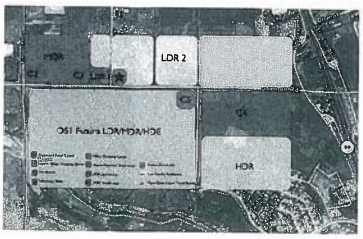
Development Services
We Help Build A Great City

Aerial Photos from March 2006



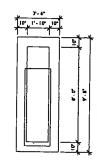


1 Architectural Site Plan
1/8" = 30'-0"



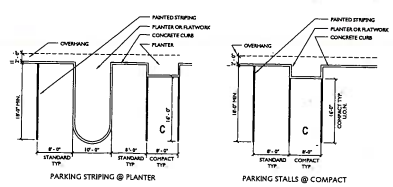
BUILDING AREA A:	9,460
BUILDING AREA B:	4,062
TOTAL BUILDING AREA:	13,522

SITE	BUILDING & SITE INFORMATION-BUILDING & SITE CODE COMPLIANCE
PROJECT ADDRESS:	7755 Sheldon Road - Sacramento, California
PROJECT DESCRIPTION:	THIS PROJECT CONSISTS OF 1 NEW BUILDING FOR RETAIL/COMMERCIAL USE AND THE ASSOCIATED WALKS, PARKING LAYOUT, AND LANDSCAPE WORK.
ZONING:	Currently RE (Rural Estate) - Proposed C1 (Limited Commercial)
PARCEL NUMBER (APN):	117-0112-054-0000
ACREAGE:	1.49 acres (64,904 SQ.FT.) (1 ERACRE/ 43,560 SQ.FT. PER ACRE = 44,904 sq.ft.)
CODE REFERENCE:	(13,522 SQ. FT/ 64,904 SQ.FT. = 20% LOT COVERAGE) 2001 Uniform Building Code / California Building Code (California Code of Regulations, Title24, Part 2) 2001 California Mechanical Code, Plumbing Code, Electrical Code, Fire Code as amended by:
PARKING	
PARKING REQUIRED:	1 BUILDING @ 13522 S.F. - 13522/250 = 54 STALLS REQUIRED
TOTAL PARKING PROVIDED:	55 STALLS
BUILDING	
BUILDING OCCUPANCY GROUPS:	
CONSTRUCTION TYPE:	V (N-NR)
STORIES:	1 STORY
AUTOMATIC SPRINKLERS:	SPRINKLERED



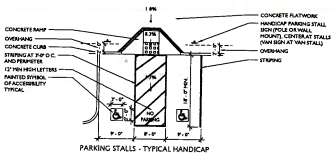
2 Monument Sign Plan
3/8" = 1'-0"

3 Monument Sign Elevation
3/8" = 1'-0"



PARKING STRIPING @ PLANTER

PARKING STALLS @ COMPACT



PARKING STALLS - TYPICAL HANDICAP

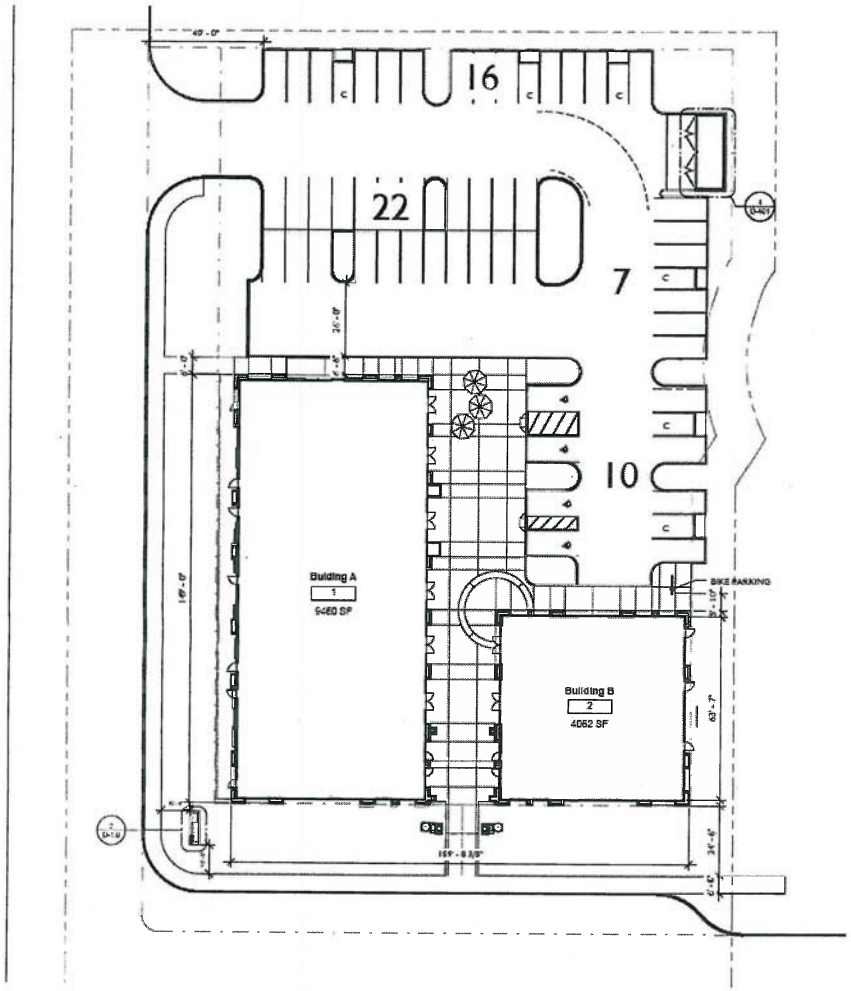
4 Parking Details
1/8" = 1'-0"

mass | majors architecture studio
fifteenthfour oak street
roseville, california 95678
t. 916.783.6277 f. 916.783.6211

Sheldon Plaza

Date 3/7/2008 8:30:11 AM

D-1.0


16
22
7
10
Building A
1
9460 SF
Building B
2
4062 SF
BIKE PARKING

1 South Elevation-Sheldon Road
1/8" = 1'-0"

4 East Elevation A
1/8" = 1'-0"

2 West Elevation-Whitehouse Road
1/8" = 1'-0"

3 North Elevation-Rear
1/8" = 1'-0"

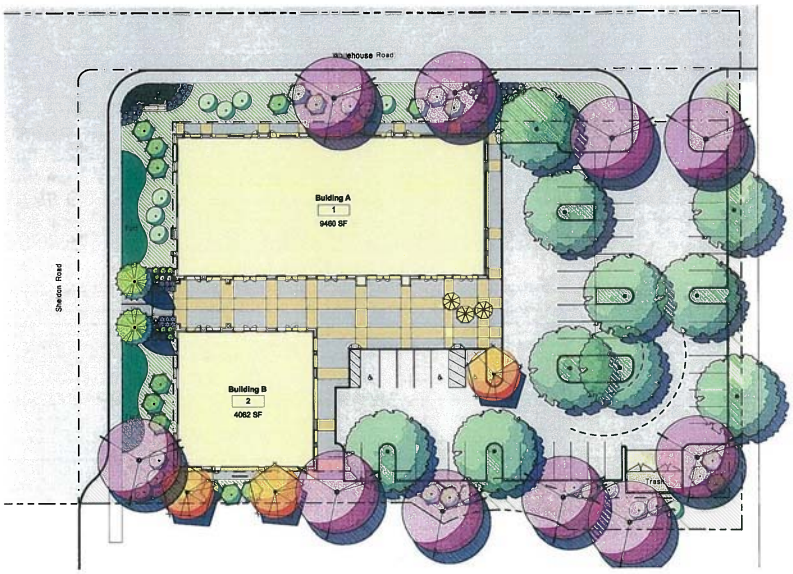
MATERIALS | HESS LIGHTING AMALFI | BURGUNDY STUCCO |MUSTARD STUCCO | TAN STUCCO | SAGE STUCCO | ARTISTIC STONE COLUMBIA STONE VENEER | MONIER LIFETILE 900 SAXONY HARDFORD SLATE TILE ROOFING CHARCOAL BROWN

maa | major architecture studio
fireonefour oak street
roseville, california 95678
916.783.6277 f. 916.783.6211

Sheldon Plaza

2/5/2008 12:29:05 PM

D-2.0



SHADE CALCULATION

TREE	CREDIT	PLANT KEY	SQ. FT.	SHADE CREDIT
Acer x freemanii	FULL	INTERIOR SHADE TREE	1,204	7 x 1,204 = 8,428
	HALF	INTERIOR SHADE TREE	602	2 x 602 = 1,204
	QUARTER	-	301	0 x 301 = 0
Fagus grandifiora	FULL		1,204	0 x 1,204 = 0
	HALF	EXTERIOR SHADE TREE	602	3 x 602 = 1,806
	QUARTER	EXTERIOR SHADE TREE	301	2 x 301 = 602
Cercis canadensis	FULL	ACCENT TREE	314	1 x 314 = 314
	HALF	-	157	0 x 157 = 0
	QUARTER	-	78	0 x 78 = 0

TOTALS: = 12,354

TOTAL SHADE: 12,354
TOTAL S.F. OF PAVED AREA IN CALCULATION: 19,245
PERCENTAGE OF SHADE PROVIDED: 64%

CANDIDATE PLANT LIST

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	SIZE	SPACING	QTY
TREES						
INTERIOR SHADE TREE						
AC	Acer x freemanii	RED MAPLE	MED	15 GAL.	PER PLAN	-
EXTERIOR SHADE TREE						
FA	Fagus grandifiora	AMERICAN BEECH	HIGH	15 GAL.	PER PLAN	-
ACCENT TREE						
CE	Cercis canadensis	EASTERN REDBUD	MED	15 GAL.	PER PLAN	-
COLUMAR TREE						
AB	Acer rubrum 'Bowhall'	COLUMAR RED MAPLE	MED	15 GAL.	PER PLAN	-
SHRUBS/ PERENNIALS						
FOUNDATION SHRUBS						
DI	Dietes vegeta	FORTNIGHT LILY	LOW	5 GAL.	48" O.C.	-
DO	Dodonaea viscosa 'Purpurea'	PURPLE HOPSEED BUSH	LOW	5 GAL.	72" O.C.	-
EN	Euonymus japonicus 'Silver King'	SILVER KING EUONYMUS	LOW	5 GAL.	48" O.C.	-
FE	Feijoa sellowiana	PINEAPPLE GUAVA	LOW	5 GAL.	72" O.C.	-
LJ	Ligustrum japonicum	JAPANESE PRIVET	MED	5 GAL.	36" O.C.	-
LO	Loropetalum chinense 'Razzleberri'	CHINESE RINGE FLOWER	MED	1 GAL.	60" O.C.	-
NA	Nandina domestica 'Gulf Stream'	DWARF HEAVENLY BAMBOO	LOW	5 GAL.	36" O.C.	-

CANDIDATE PLANT LIST- CONT'D

SYMBOL	BOTANICAL NAME	COMMON NAME	WATER USE	SIZE	SPACING	QTY
ACCENT SHRUBS/PERENNIALS						
BE	Berberis thunbergii 'Roseglow'	RED-LEAF JAPANESE BARBERRY	LOW	1 GAL.	36" O.C.	-
CH	Callistemon citrinus 'Little John'	DWARF BOTTLEBUSH	LOW	1 GAL.	24" O.C.	-
CA	Chaenomeles 'Cameo'	FLOWERING QUINCE	LOW	1 GAL.	36" O.C.	-
EC	Echinacea purpurea	PURPLE CONEFLOWER	MED	1 GAL.	24" O.C.	-
GA	Gaura lindheimeri 'Siskiyou Pink'	GAURA	MED	1 GAL.	36" O.C.	-
HM	Heuchera maxorrhiza 'Palace Purple'	CORAL BELLS	MED	1 GAL.	12" O.C.	-
PH	Phormium tenax 'Atropurpureum'	NEW ZEALAND FLAX	LOW	5 GAL.	36" O.C.	-
PT	Pittosporum tobira 'Wheeler's Dwarf'	DWARF MOCK ORANGE	MED	5 GAL.	24" O.C.	-
PU	Punica granatum 'Nana'	DWARF POMEGRANATE	LOW	1 GAL.	36" O.C.	-
RU	Rudbeckia hirta 'Toto'	BLACK EYED SUSAN	MED	1 GAL.	12" O.C.	-
GRASSES						
FOUNDATION GRASSES						
HE	Helictotrichon sempervirens	BLUE OAT GRASS	LOW	1 GAL.	36" O.C.	-
MI	Miscanthus sinensis 'Yaku Jima'	MAIDEN GRASS	HIGH	1 GAL.	60" O.C.	--
MU	Muhlenbergia rigens	DEER GRASS	LOW	1 GAL.	60" O.C.	--
ACCENT GRASSES						
FE	Festuca ovina 'Glauca'	BLUE FESCUE	LOW	1 GAL.	12" O.C.	-
PA	Pennisetum alopecuroides 'Hamelin	FOUNTAIN GRASS	LOW	1 GAL.	36" O.C.	--
PE	Pennisetum alopecuroides 'Little Bunny'	FOUTAIN GRASS	LOW	1 GAL.	18" O.C.	--
GROUND COVERS / VINES						
JA	Jasminum polyanthum	PINK JASMINE	MED	5 GAL.	12"-0" O.C.	-
RA	Rosa 'Flower Carpet' (Pink)	PINK FLOWER CARPET ROSE	MED	2 GAL.	48" O.C.	-
RO	Rosmarinus officinalis 'Irene'	PROSTRATE ROSEMARY	LOW	5 GAL.	48" O.C.	-
TR	Trachelospermum jasminoides (Staked)	STAR JASMINE	MED	5 GAL.	48" O.C.	-

QUADRIGA
Landscape Architecture and Planning, Inc.
CONSULTANTS ENGINEERS
3412 J Street
Sacramento, CA 95816
Tel (916) 441-0127
Fax (916) 441-0174
quadriga@jps.net
Ca lic 3431 nv 237

STAMP

© Copyright 2007 Quadriga Landscape Architecture & Planning, Inc.

ISSUANCES AND REVISIONS

No.	DESCRIPTION	DATE

Sheldon Retail Plaza

Elk Grove California

SET PLAN

north
30 0 15 30
SCALE: 30

DATE: 11/14/07

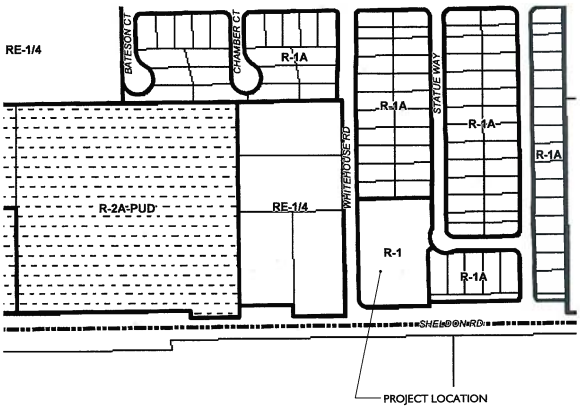
PROJECT NO. 07-2108

DRAWN BY: MRM

CHECKED BY: JMT

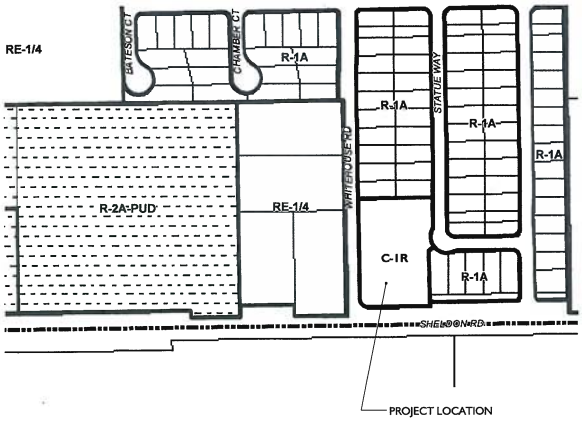
Sheldon Retail Plaza
Schematic Landscape Plan

L1.00



1 Existing Community Plan
D-5.0 1 1/2" = 1'-0"

General Plan (E): Low Density Residential
Community Plan (E): Low Density Residential
Zoning (E): R-1



2 Proposed Community Plan
D-5.0 1 1/2" = 1'-0"

General Plan (P): Community | Neighborhood Commercial
Community Plan (P): General Commercial
Zoning (P): C-1R

mas|mojica architecture studio
fiveonefour oak street
roseville, california 95678
t. 916.783.6277 f. 916.783.6211

Sheldon Plaza
Anwar
7725 Sheldon Road
Elk Grove, California

Date 12/3/2007 2:47:19 PM

D-5.0