

1 VICINITY MAP

DRAWING INDEX (24 SHEETS)

Table 10.24-2: SITE DEVELOPMENT STANDARDS - COMMERCIAL ZONING DISTRICTS. Columns include Development Requirement, SEE SMC, BLDGS. (C&D), NET AREA, MIN. PARCEL SIZE, etc.

TABLE 10.24-2. SITE DEVELOPMENT STANDARDS - INDUSTRIAL MARINERSHIP ZONING DISTRICT

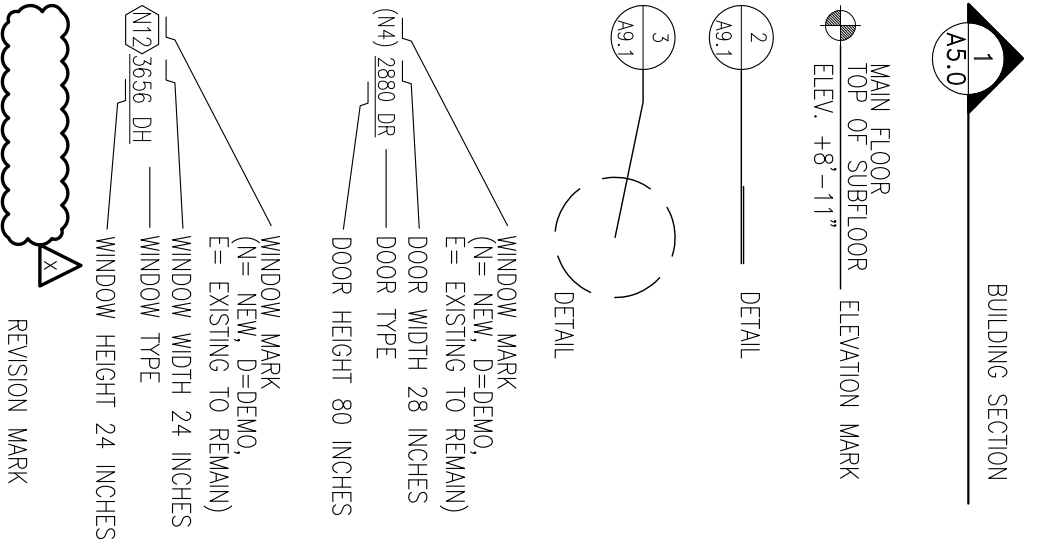
Table 10.24-2: SITE DEVELOPMENT STANDARDS - INDUSTRIAL MARINERSHIP ZONING DISTRICT. Columns include Development Requirement, IM, SEE SMC, BUILDING 'A', BUILDING 'B', etc.

10.40.030 BUILDING COVERAGES: A. APPLICATION OF COVERAGES... B. MEASUREMENT OF COVERAGES... C. MINIMUM HEIGHTS...

AREA SUMMARY

Area Summary Table: FLOOR AREA CALC, BUILDING LOT COVERAGE, LANDSCAPE & IMPERVIOUS SURFACE CALCULATION.

SYMBOLS



CONTACT NAMES

OWNER CONTACT: MR. MIKE RAMEY... ARCHITECT: BRENT MCDONALD... CIVIL ENGINEER: AL CORNWELL...

JURISDICTIONAL ENTITIES

GOTTSCHALK ENGINEER: VINCE HONES... LANDSCAPE ARCHITECT: JOE RIMMO... CIVIL ENGINEER: AL CORNWELL...

SCOPE OF WORK UNDER THIS PERMIT

IMPROVE (2) STORAGE YARD WITH (3) 2 STORY BUILDINGS... EXISTING USE: INDUSTRIAL (I), WATERFRONT (W)...

TABLE OF PARKING REQUIRED BY PROGRAMMED USES

Table of Parking Required by Programmed Uses: Columns include Use, Per SMC, Tbl, 10.40-1, Prkg. Round, SO FT, % FLR, AREA, #.

1st FLOOR: MANUFACTURING (WHOLESALES), DISTRIBUTION & STORAGE... 2nd FLOOR: MEDICAL SERVICES - CLINICS AND LABORATORIES...

10.40.030 INCLOSURE USES: THE FOLLOWING USES MAY BE PERMITTED AS INCLOSURE USES ONLY... A. APPLIED ARTS...

10.26.030 INCLOSURE USES: THE FOLLOWING USES MAY BE PERMITTED AS INCLOSURE USES ONLY... A. APPLIED ARTS...

10.26.030 INCLOSURE USES: THE FOLLOWING USES MAY BE PERMITTED AS INCLOSURE USES ONLY... A. APPLIED ARTS...

10.26.030 INCLOSURE USES: THE FOLLOWING USES MAY BE PERMITTED AS INCLOSURE USES ONLY... A. APPLIED ARTS...

ONDA ROSA Architecture Urban Design Space Planning Interior Design

LIBERTYSHIP II PARTNERSHIP

LIBERTYSHIP WAY SAUSALITO, CA

APN: 063-080-06

PLNG/P/W RESPONSE 09/20/18

PLNG/P/W RESPONSE 11/04/18

PLNG RESPONSE 11/12/18

SAUSALITO DPV 1/2/19

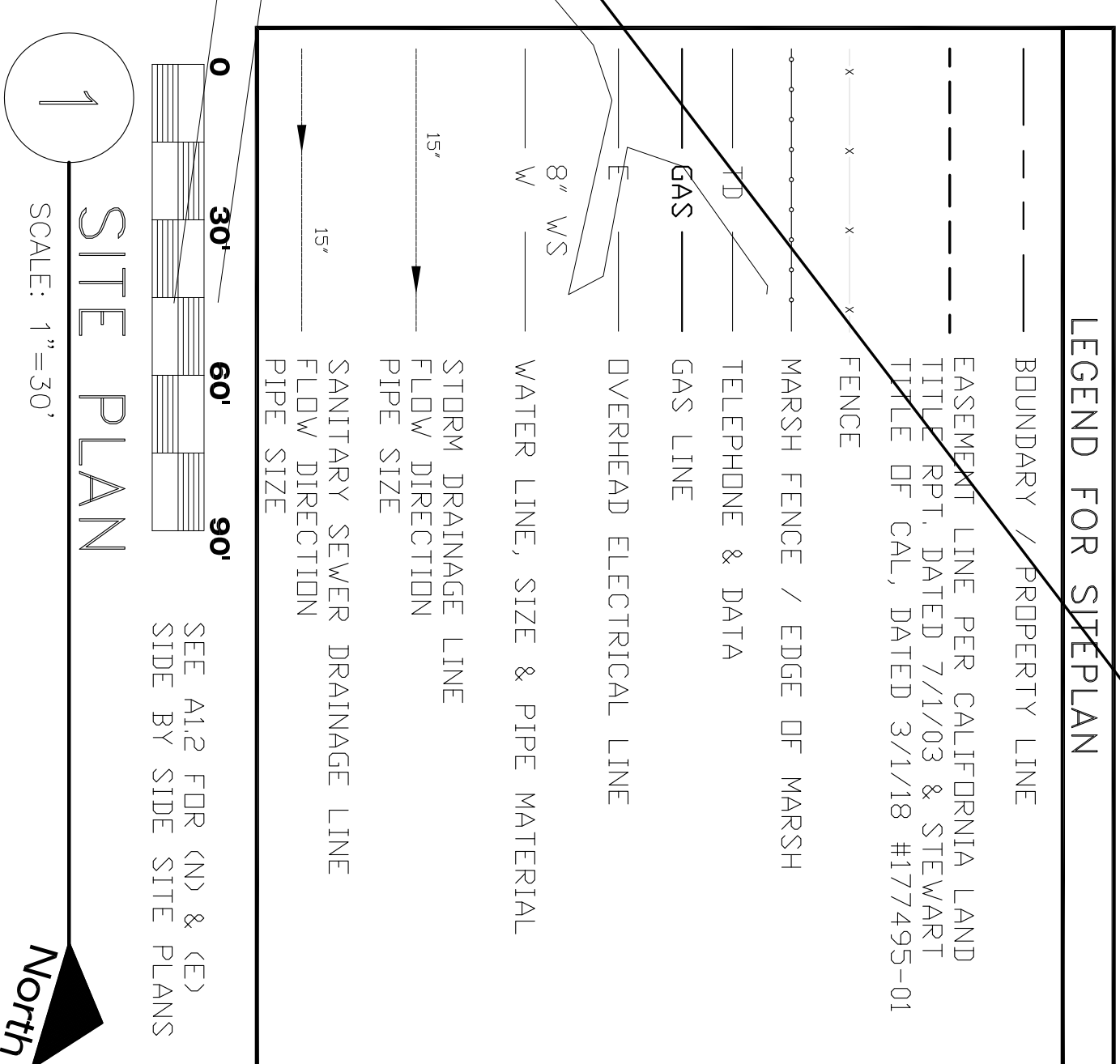
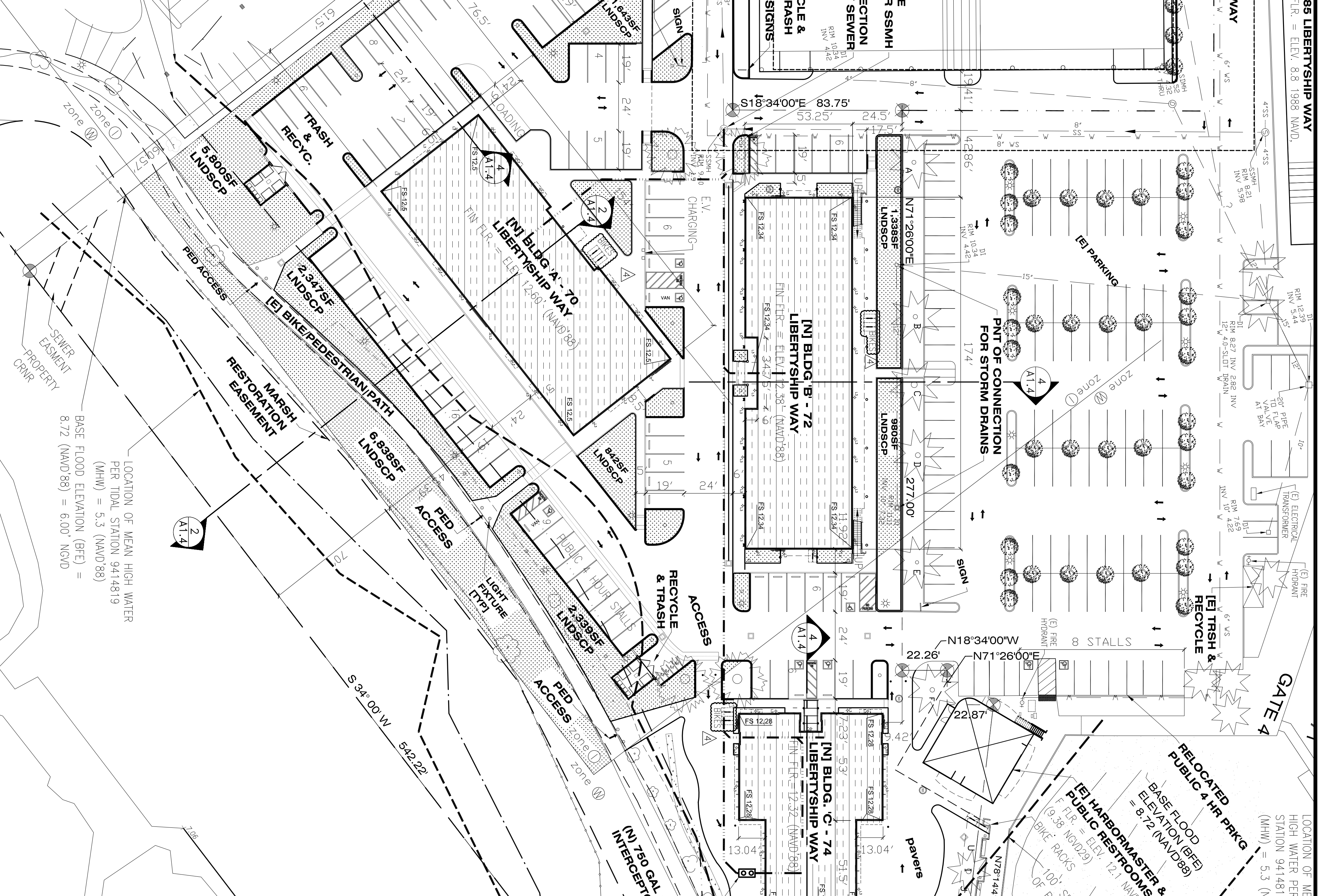
COVERSHEET SITE DATA

A.10 ARCHITECTURE PAGE 1 OF 18

#	COMMON NAME	DIA/MT/TER
A	CANARY PALM	6'-6"
B	CANARY PALM	6'-9"
C	CANARY PALM	9'
D	CANARY PALM	7'-1"
E	CANARY PALM	4'-11"
F	CANARY PALM	6'-7"
G	EUCALYPTUS	13'-3"
H	FAN PALM	4'-4" (DELETED)
I	FAN PALM	4'-6" (DELETED)
J	FAN PALM	6'-3"
K	FAN PALM	3'-8" (DELETED)
L	FAN PALM	3'-8" (DELETED)
M	FAN PALM	3'-10"
N	FAN PALM	3'-8" (DELETED)
O	FAN PALM	3'-3" (DELETED)
P	FAN PALM	3'-6"
Q	FAN PALM	3'-3" (DELETED)
R	DATE PALM	4'-6"
S	CANARY PALM	2'-6"
T	CANARY PALM	2'-4"
U	FAN PALM	2'-4"
V	SCIENTIFIC	
W	CANARY PALM	
X	CANARY PALM	
Y	WASHINGTONIA	
Z	ROBUSTIA	

EXISTING PALM TREE SCHEDULE	EXISTING PALM TREE SCHEDULE
1	1
2	2
3	3
4	4
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94	94
95	95
96	96
97	97
98	98
99	99
100	100

SYMBOL	QTY	LABEL	LUMENS	DESCRIPTION
*	14	L1	14000	BEGA 150W/76/G12/MH-POLE 906HR-12'
o	12	L2	2250	BEGA 35W/E-17/HPS - 2.62' OVERALL HEIGHT
Δ	67	L3	1800	BEGA 26W/CF-7/RIPLE-4P - WALL MOUNT AT 8'



UTILITY NOTES:  
 PER SAUSALITO MUNICIPAL CODE SECTION 18.08.020  
 NEW EXTENSIONS OF UTILITY FACILITIES TO BE UNDERGROUND.

UNLESS OTHERWISE NOTED, ELEVATIONS ARE BASED UPON 1988 NAVD. @ THIS SITE, THE DIFFERENCE BTWN 1988 NORTH AMERICAN VERTICAL DATUM (NAVD 88) & NAVD 29 IS 2.72 FT. TO OBTAIN ELEVATIONS BASED ON NAVD 29 USE THE FOLLOWING EQUATION:  
 (NGVD 29) = (NAVD 88) - 2.72 FEET.

129 ASSEPER PLACE  
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 415.562.7441

**ONDA ROSA**  
 Architecture  
 Urban Design  
 Space Planning  
 Interior Design

**LIBERTYSHIP II PARTNERSHIP**  
**70 - 74 LIBERTYSHIP WAY SAUSALITO, CA**  
 APN: 063-080-06

**LIBERTYSHIP II PARTNERSHIP**  
 70 - 74  
 LIBERTYSHIP WAY  
 SAUSALITO, CA  
 APN: 063-080-06

PLNG/PW RESPONSE	09/20/18
PLNG/PW RESPONSE	11/04/18
S.M.F.D.	11/12/18
SAUSALITO DPV	1/2/19
PLNG RESPONSE	8/01/19
Project Number	2015.11
Project Name	LIBERTYSHIP II
Scale	1" = 30'-0"
Drawn by	BLM

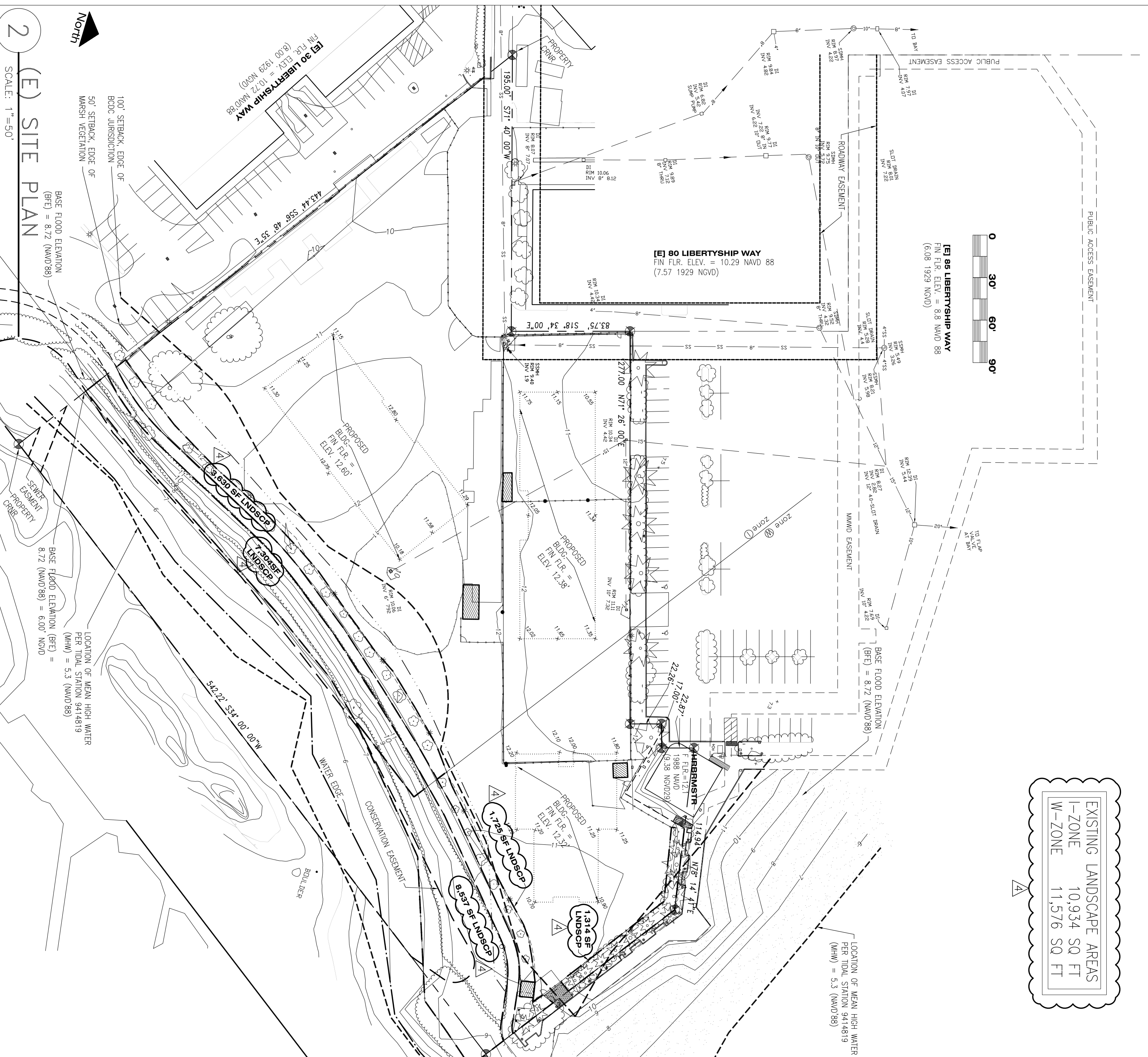
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**ILLUSTRATIVE SITE PLAN**

**A 1.1**  
 ARCHITECTURE PAGE 2 OF 18

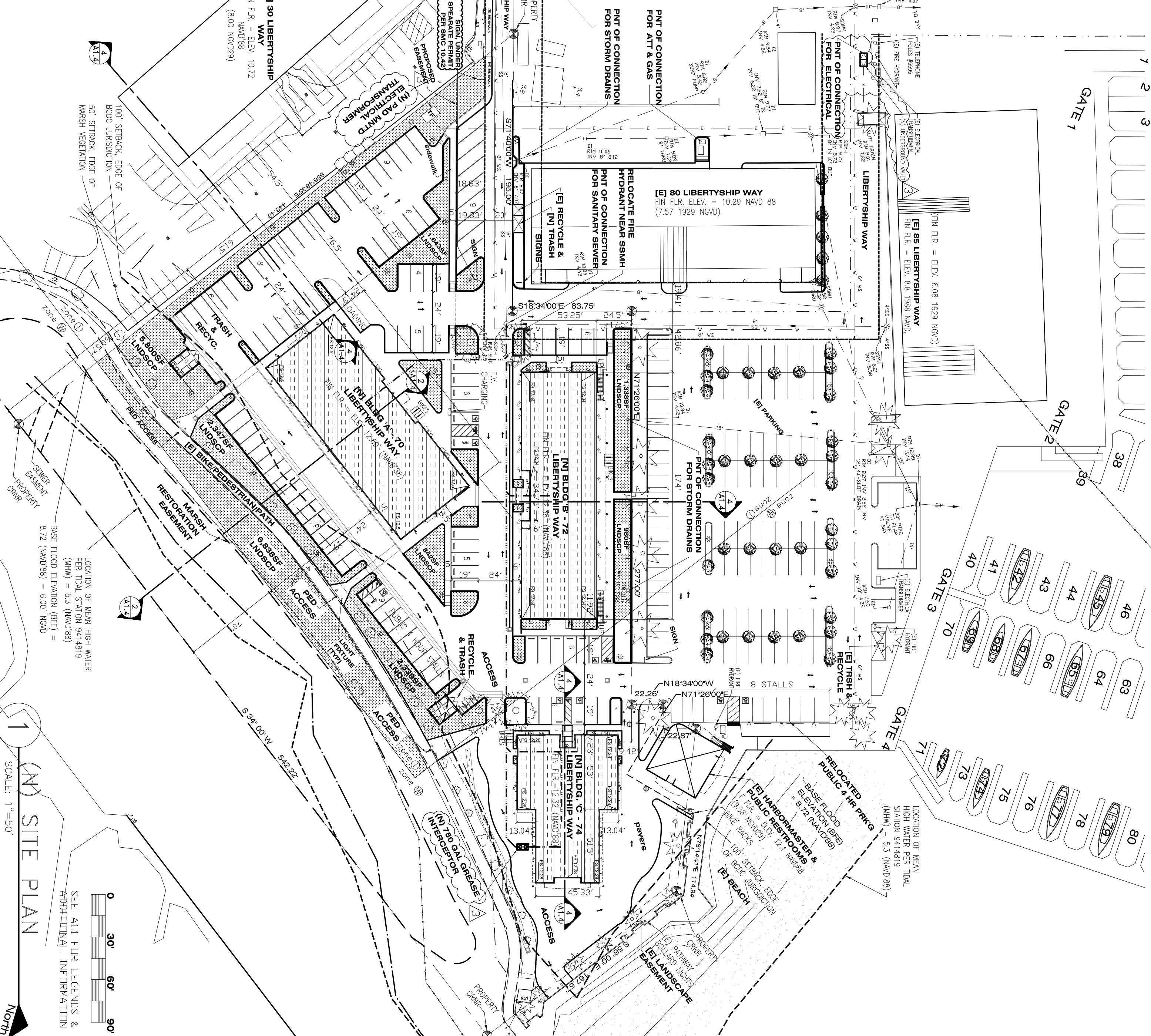
REQUIREMENTS OF SOUTHERN MARIN FIRE PROTECTION DISTRICT (SMFD) IN ACCORDANCE W/CURRENT REQUIREMENTS OF THE 2013 CALIFORNIA FIRE CODE & SMFD ORDINANCE & STANDARDS.

1. FIRE HYDRANT(S). PRIOR TO FRAMING, BLDGS EQUIPPED WITH A STANDPIPE SYSTEM INSTALLED IN ACCORDANCE W/SECTION 905 OF THE CBC SHALL HAVE A FIRE HYDRANT WITHIN 100' OF THE FIRE DEPARTMENT CONNECTION & SHALL BE CAPABLE OF PROVIDING A FLOW OF 1,500 GALLONS PER MINUTE. DTLS OF HYDRANT PLACEMENT (INCLUDING WATER MAIN EXTENSION) SHALL BE REVIEWED & APPROVED BY THE SOUTHERN MARIN FIRE DISTRICT & THE MARIN MUNICIPAL WATER DISTRICT.
2. ALL BUILDINGS SHALL BE FIRE SPRINKLERED:
  - A. ALL NEW CONSTRUCTION.
  - B. FIRE SPRINKLER COVERAGE SHALL BE PROVIDED THROUGH THE ENTIRE STRUCTURE ACCORDING TO CHAPTER 9 OF THE CALIFORNIA FIRE CODE.
  - C. FIRE SPRINKLER SYSTEM SHALL BE INSTALLED ACCORDING TO NFPA 13 AND SOUTHERN MARIN FIRE STANDARD 401.
  - D. PLANS FOR FIRE SPRINKLER SYSTEM DESIGN AND HYDRAULIC CALCULATIONS SHALL BE COMPLETED BY A LICENSED C-16 SPRINKLER CONTRACTOR AND SUBMITTED TO THE SOUTHERN MARIN FIRE DISTRICT FIRE PREVENTION BUREAU FOR APPROVAL PRIOR TO INSTALLATION. FIRE SPRINKLER SYSTEM DESIGN AND INSTALLATION SHALL CONFORM TO THE PROVISIONS OF THE SOUTHERN MARIN FIRE DISTRICT STANDARD 401 AND N.F.P.A. STANDARD(S) 13, 130 OR 138.
  - E. COMMERCIAL FIRE SPRINKLERS AND ALARM SYSTEMS SHALL BE MONITORED 24/7 FOR FIRE AND TROUBLE BY AN APPROVED U.L. CENTRAL STATION.
  3. PROVIDE A U.L. LISTED KEY BOX AS REQUIRED BY THE SOUTHERN MARIN FIRE PROTECTION DISTRICT.
  4. THE ADDRESS SHALL BE POSTED IN ACCORDANCE WITH REQUIREMENTS OF THE CALIFORNIA FIRE CODE AND SMFD STANDARD 205 (PREMISES IDENTIFICATION).
  5. ALL NEW ROOFS SHALL BE NON-COMBUSTIBLE. NOTE: A "NON-COMBUSTIBLE" ROOF IS A CLASS A OR CLASS A ASSEMBLY AS DEFINED IN THE CALIFORNIA BUILDING CODE.
  6. THIS PROJECT SHALL CONVEY WITH CALIFORNIA FIRE CODE CHAPTER 33 - FIRE SAFETY DURING CONSTRUCTION AND DEMOLITION. THESE REQUIREMENTS INCLUDE BUT ARE NOT LIMITED TO: TEMPORARY HEATING EQUIPMENT, PRECAUTIONS AGAINST FIRE, FLAMMABLE AND COMBUSTIBLE LIQUIDS, FLAMMABLE GASES, OWNERS RESPONSIBILITY FOR FIRE PROTECTION, FIRE REPORTING, ACCESS FOR FIRE FIGHTING, MEANS OF EGRESS, WATER SUPPLY FOR FIRE PROTECTION, STANDPIPES, AUTOMATIC FIRE SPRINKLER SYSTEMS, PORTABLE FIRE EXTINGUISHERS, MOTORIZED CONSTRUCTION EQUIPMENT, AND SAFEGUARDING HOOFING OPERATIONS.
  7. FIRE ACCESS TO THE PROJECT AS WELL AS THE OTHER SURROUNDING PROPERTIES SHALL BE MAINTAINED AT ALL TIMES. UNAPPROVED RESTRICTIONS IN ROADWAY ACCESS SHALL RESULT IN CITATIONS AND VEHICLES BEING TOWED AT THE OWNERS EXPENSE.
8. ALL ON-SITE IMPROVEMENTS, SUCH AS WATER MAIN EXTENSIONS, HYDRANTS AND ACCESS ROADS, MUST BE SERVICEABLE PRIOR TO FRAMING THE STRUCTURE. FINAL OCCUPANCY APPROVAL SHALL NOT BE GRANTED/RELEASED UNTIL AUTHORIZATION TO THE COMMUNITY DEVELOPMENT AGENCY HAS BEEN RECEIVED FROM THE FIRE DISTRICT.



NOTES

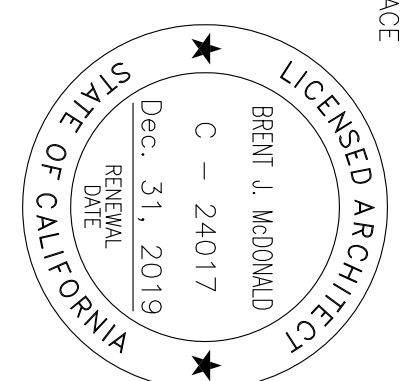
- 1) DISTANCES SHOWN ARE IN FEET & DECIMALS THEREOF.
- 2) HORIZONTAL DATUM & BOUNDARY SHOWN HEREON IS BASED ON THAT CERTAIN PARCEL MAP RECORDED IN BOOK 23 OF MAPS, PAGE 54 & A CORNER RECORD DATED 7/17/06 OF ASSessor PARCEL #063-080-06, MARIN COUNTY RECORDS.
- 3) VERTICAL DATUM IS NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88) PER OPUS SOLUTION ON FILE IN THE OFFICE OF CSW/STUBER-STROCH.
- 4) TOPOGRAPHY SHOWN WAS PERFORMED BY FIELD SURVEY IN JANUARY OF 2018.
- 5.1) LOCATION OF MEAN HIGH WATER SHOWN HEREON WAS ACHIEVED BY PLOTTING THE 5.3' CONTOUR. SAUSALITO TIDE STATION 9414819 DATUM SHOWS MEAN HIGH WATER TO BE 15.97 AND NAVD88 TO BE 10.67 ON THE TIDE GAUGE. THE DIFFERENCE IN DATUMS IS 5.3', WHICH WAS PLOTTED HEREON. A 100' SETBACK WAS ADDED FROM THE 5.3' CONTOUR AS THE OPEN WATER BCCG SETBACK.
- 5.2) EDGE OF VEGETATION ON THE SOUTHERLY END OF THE PROJECT FOLLOWS THE SAUSALITO MUNICIPAL CODE.
- 6) EDGE OF VEGETATION ON THE SOUTHERLY END OF THE PROJECT FOLLOWS THE SOUTHERLY FENCE A 50' SETBACK FROM VEGETATION LINE IS SHOWN HEREON PER SAUSALITO MUNICIPAL CODE.
- 7) AT THIS PROJECT SITE, THE DIFFERENCE BETWEEN THE 1988 NORTH AMERICAN VERTICAL DATUM (NAVD88) AND NAVD29 IS 2.72 FEET. TO OBTAIN ELEVATIONS BASED ON NAVD 29 USE THE FOLLOWING EQUATION: (NAVD 29) = (NAVD88) - 2.72 FEET.



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LIBERTYSHIP II PARTNERSHIP

70 - 74 LIBERTYSHIP WAY SAUSALITO, CA

APN: 063-080-06

SIDE BY SIDE (N) & (E) SITE PLANS

A.1.2 ARCHITECTURE PAGE 3 OF 18

PLNG/PW RESPONSE	09/20/18
PLNG/PW RESPONSE	11/04/18
S.M.F.D.	11/12/18
SAUSALITO DPW	1/2/19
PLNG RESPONSE	8/01/19
Project Number	201811
Scale	1" = 50'-0"
Drawn by	BLM

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STORY POLE TABLE

IDENTIFIER	ELEV.	POLE LENGTH ABV FIN. FLR.
S.P. A1	39.64	27.04
S.P. A2	39.64	27.04
S.P. A3	43.49	30.89
S.P. A4	39.64	27.04
S.P. A5	39.64	27.04
S.P. A6	43.49	30.89
S.P. B1	43.16	30.78
S.P. B2	43.30	30.92
S.P. B3	43.16	30.78
S.P. B4	43.30	30.92
S.P. B5	36.41	24.03
S.P. B6	27.88	15.5
S.P. B7	27.88	15.5
S.P. B8	43.16	30.78
S.P. B9	27.88	15.5
S.P. B10	27.88	15.5
S.P. B11	35.86	23.48
S.P. B12	35.86	23.48
S.P. B13	27.88	15.5
S.P. B14	27.88	15.5
S.P. B15	43.16	30.78
S.P. B16	27.88	15.5
S.P. B17	27.88	15.5
S.P. B18	36.41	24.03

**[N] BLDG. A - 70**  
**LIBERTYSHIP WAY**  
**FIN FLR ELEV. = 12.60**  
**AVE NAT. GRD = 11.49**  
**MAX HGT = 43.49'**

**[N] BLDG. B - 72**  
**LIBERTYSHIP WAY**  
**FIN FLR ELEV. = 12.38**  
**AVE NAT. GRD = 11.30**  
**MAX HGT = 43.30'**

CITY OF SAUSALITO STORY POLE REQUIREMENTS:  
 STORY POLES SHALL BE INSTALLED WHERE THERE IS ANY CHANGE IN BUILDING FOOTPRINT, ROOF ELEVATION OR BUILDING BULK.  
 STORY POLES SHALL BE INSTALLED BY A REGISTERED LAND SURVEYOR OR CIVIL ENGINEER, OTHER QUALIFIED PROFESSIONALS, SUCH AS AN ARCHITECT, MAY VERIFY THE LOCATION OF THE STORY POLES IF SUCH VERIFICATION IS MADE FROM A POINT WHICH IS A KNOWN POINT OF THE SURVEY.  
 THE INSTALLED STORY POLES SHALL BE CONNECTED BY A BRIGAD COLORED TAPE IN SUCH A MANNER AS TO OUTLINE THE FORM, ROOF OUTLINES SHALL INCLUDE RODGEE CONNECTING TO EACH BUILDING CORNER AT FINISH ROOF ELEVATION. APPENDICES SUCH AS DOWNERS, BAMS & DECKS NEED NOT BE SHOWN UNLESS, IN THE OPINION OF STAFF, THEY HAVE THE POTENTIAL TO IMPACT NEIGHBORING PROPERTIES. STORY POLES AT DECK LOCATIONS SHALL EXTEND TO THE TOP OF THE RAILINGS.  
 STORY POLES SHALL SHOW THE LOCATION OF THE CONNECTING TAPE & RESPECTIVE ELEVATIONS.  
 STORY POLES SHALL BE INSTALLED AT LEAST 14 DAYS BEFORE A NOTICED PUBLIC HEARING ON THE APPLICATION AND BE REMOVED TO DAYS AFTER A FINAL APPROVAL OR DENIAL OF THE APPLICATION, OR WITHIN 60 DAYS OF NO ACTION MADE BY THE REVIEW AUTHORITY.  
 STORY POLES SHALL BE MARKED IN 1 FOOT INCREMENTS.  
 THE VERTICAL DIMENSION IS BASED OFF OF NVD029.

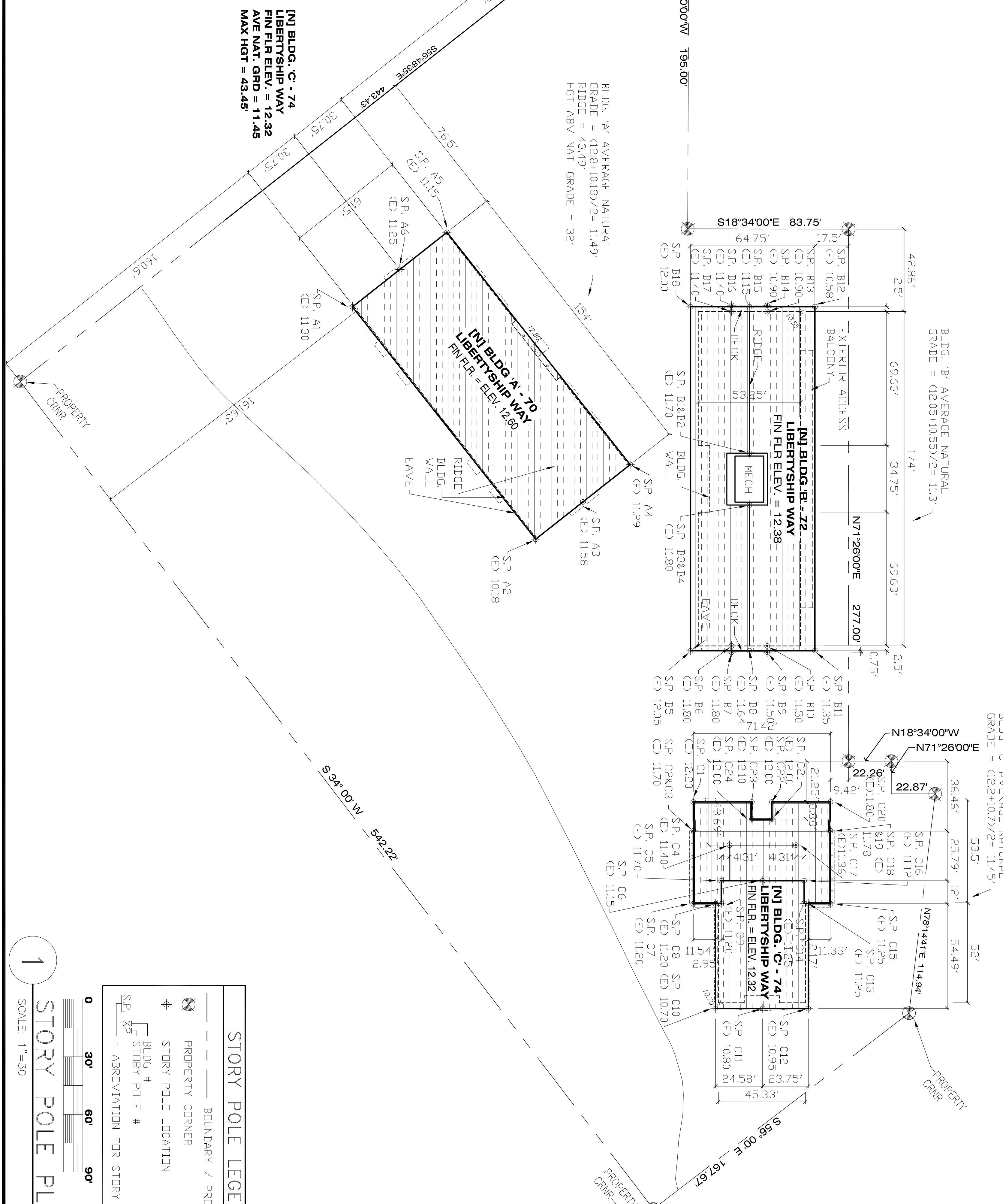
MAX STORY POLE LENGTH 32'  
 ELEVATION HGTS ARE SHOWN IN NAVD88

THIS PROJECT USES THE DEFINITION OF NATURAL AVERAGE GRADE AND THE MEASUREMENT CRITERIA FROM 10.4.00.00.1. THE HEIGHT LIMITS PER TABLE 10.28-1 WHICH LIMITS THE HEIGHT TO 32 ABOVE NATURAL AVERAGE GRADE.

10.4.00.00 HEIGHT REQUIREMENTS. BUILDINGS SHALL BE LIMITED TO 32' IN HEIGHT. BUILDING HEIGHT IS THE VERTICAL DISTANCE FROM THE AVERAGE LEVEL OF THE NATURAL GROUND SURFACE UNDER THE BUILDING TO THE HIGHEST POINT OF THE BUILDING OR STRUCTURE. TO DETERMINE THE HEIGHT OF A BUILDING, THE HIGHEST AND LOWEST POINTS OF CONTACT WITH THE NATURAL GRADE ARE IDENTIFIED AND THE AVERAGE OF THESE TWO ELEVATIONS IS THE POINT FROM WHICH THE PERMITTED MAXIMUM HEIGHT IS MEASURED. THE HIGHEST AND LOWEST POINTS OF CONTACT ARE DETERMINED WHERE THE MAXIMUM VERTICAL PROJECTIONS OF THE FRAMEWORK STRUCTURE ARE MEASURED FROM THE NATURAL GROUND SURFACE. THE FRAMEWORK STRUCTURE IS MEASURED FROM THE MAXIMUM VERTICAL PROJECTIONS OF THE FRAMEWORK STRUCTURE. THE PERMITTED HEIGHTS OF THE BUILDING SHALL BE INDIVIDUALLY COMPUTED FOR EACH DETACHED STRUCTURE, BALCONIES, DECKS AND SIMILAR APPURTENANCES AND PROJECTIONS SHALL NOT BE INCLUDED IN MEASURING THE PRIMARY STRUCTURES BUILDING HEIGHT.

STORY POLE TABLE

IDENTIFIER	ELEV.	POLE LENGTH ABV FIN. FLR.
S.P. C1	36.70	24.38
S.P. C2	34.85	24.38
S.P. C3	38.12	25.80
S.P. C4	41.70	29.38
S.P. C5	38.12	25.80
S.P. C6	43.45	31.13
S.P. C7	38.12	25.80
S.P. C8	36.64	24.32
S.P. C9	38.12	25.80
S.P. C10	36.64	24.32
S.P. C11	43.45	31.13
S.P. C12	36.64	24.32
S.P. C13	36.64	24.32
S.P. C14	38.12	25.80
S.P. C15	38.12	25.80
S.P. C16	36.27	26.75
S.P. C17	41.70	29.38
S.P. C18	38.12	25.80
S.P. C19	36.70	24.38
S.P. C20	36.70	24.38
S.P. C21	36.70	24.38
S.P. C22	36.70	24.38
S.P. C23	36.70	24.38
S.P. C24	36.70	24.38



**STORY POLE LEGEND**

- BOUNDARY / PROPERTY LINE
- PROPERTY CORNER
- STORY POLE LOCATION
- BLDG. #
- STORY POLE #
- ABBREVIATION FOR STORY POLE

SCALE: 1"=30'

**1**

**STORY POLE PLAN**

SCALE: 1"=30'

North

**ONDA ROSA**

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 415.362.7441

LICENSED ARCHITECT  
 BRENT J. WOODWARD  
 C - 24017  
 DEC 31, 2019  
 STATE OF CALIFORNIA

**LIBERTYSHIP II PARTNERSHIP**

**70 - 74**

**LIBERTYSHIP WAY**

**SAUSALITO, CA**

APN: 063-080-06

PERMITS RESPONSE	07/09/18
PLNG/PW RESPONSE	11/04/18
S.M.F.D.	11/12/18
SAUSALITO DPV	1/2/19
PLNG RESPONSE	8/01/19
Project Number	2018.11
Scale	1"=30'-0"
Drawn by	BLM

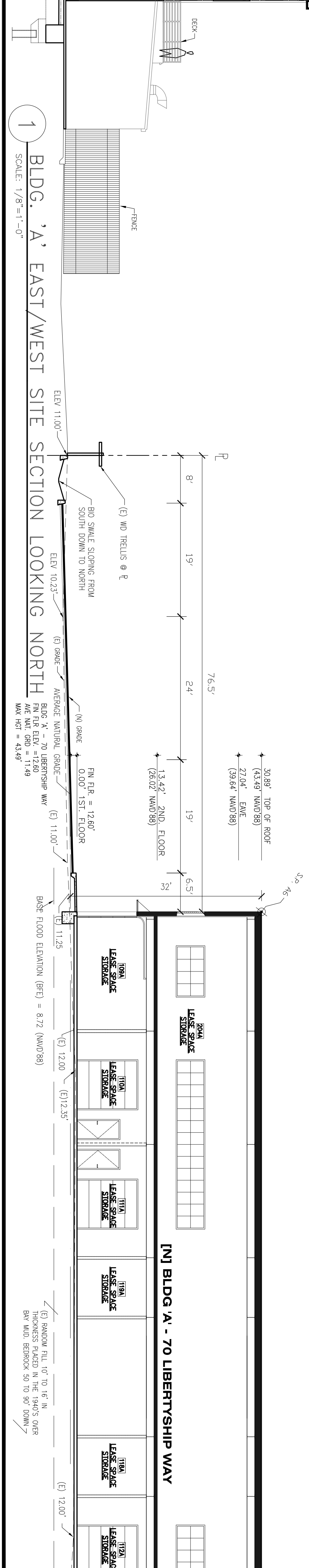
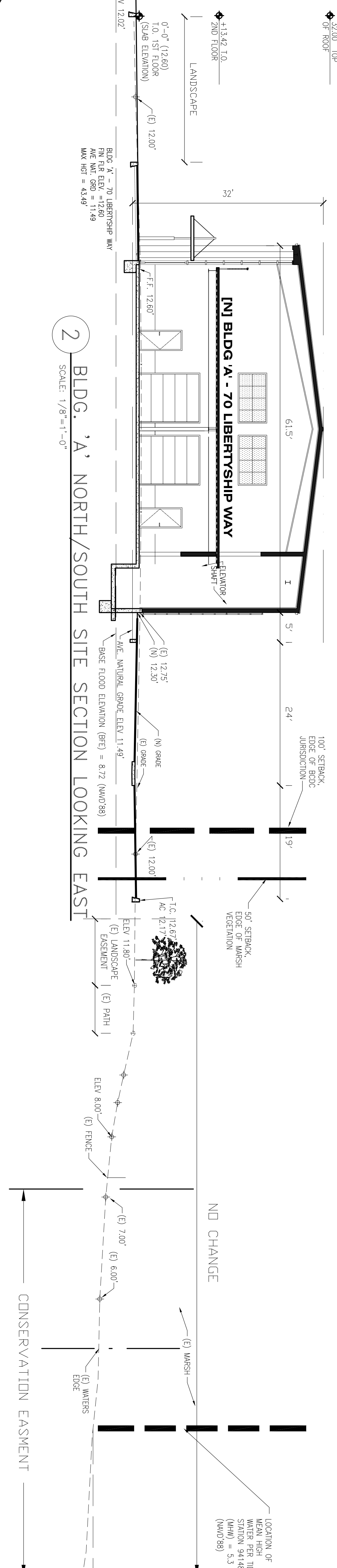
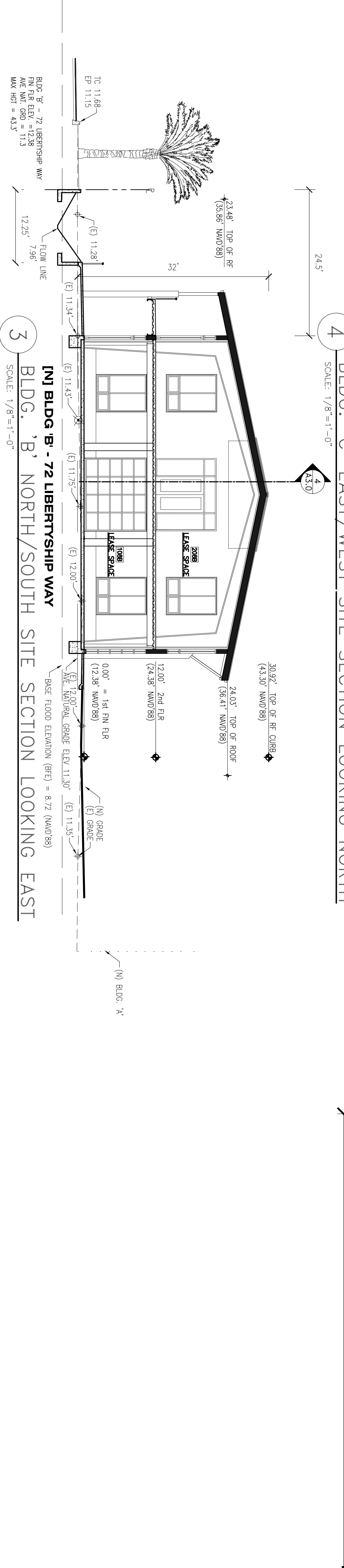
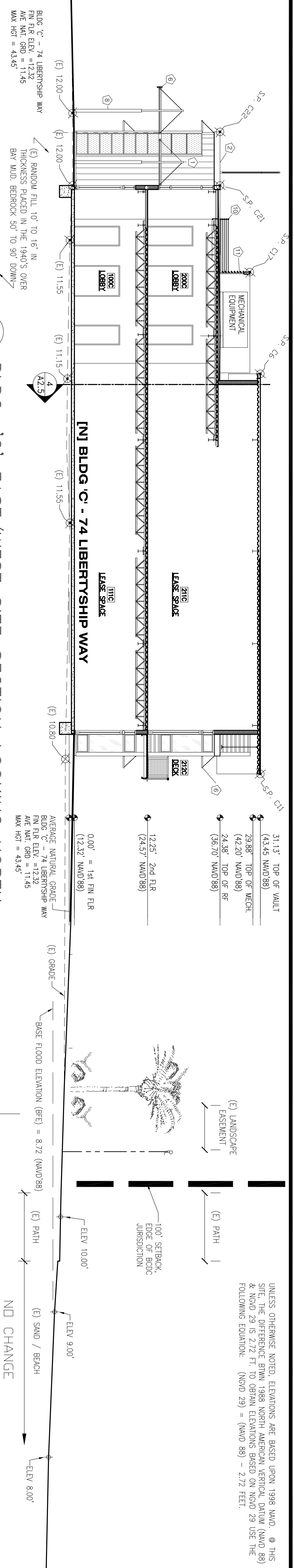
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**STORY POLE PLAN**

**A.1.3**

ARCHITECTURE PAGE 4 OF 18

UNLESS OTHERWISE NOTED, ELEVATIONS ARE BASED UPON 1988 MVD. @ THIS SITE, THE DIFFERENCE BETWEEN 1988 NORTH AMERICAN VERTICAL DATUM (NAVD 88) & NAVD 29 IS 2.72 FT. TO OBTAIN ELEVATIONS BASED ON NAVD 29 USE THE FOLLOWING EQUATION: (NAVD 88) - 2.72 FEET.



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LICENSED ARCHITECT  
BRETT J. McDONALD  
C - 24017  
Dec. 31, 2019  
RENEWAL DATE  
STATE OF CALIFORNIA

**LIBERTYSHIP II PARTNERSHIP**

**70 - 74 LIBERTYSHIP WAY SAUSALITO, CA**

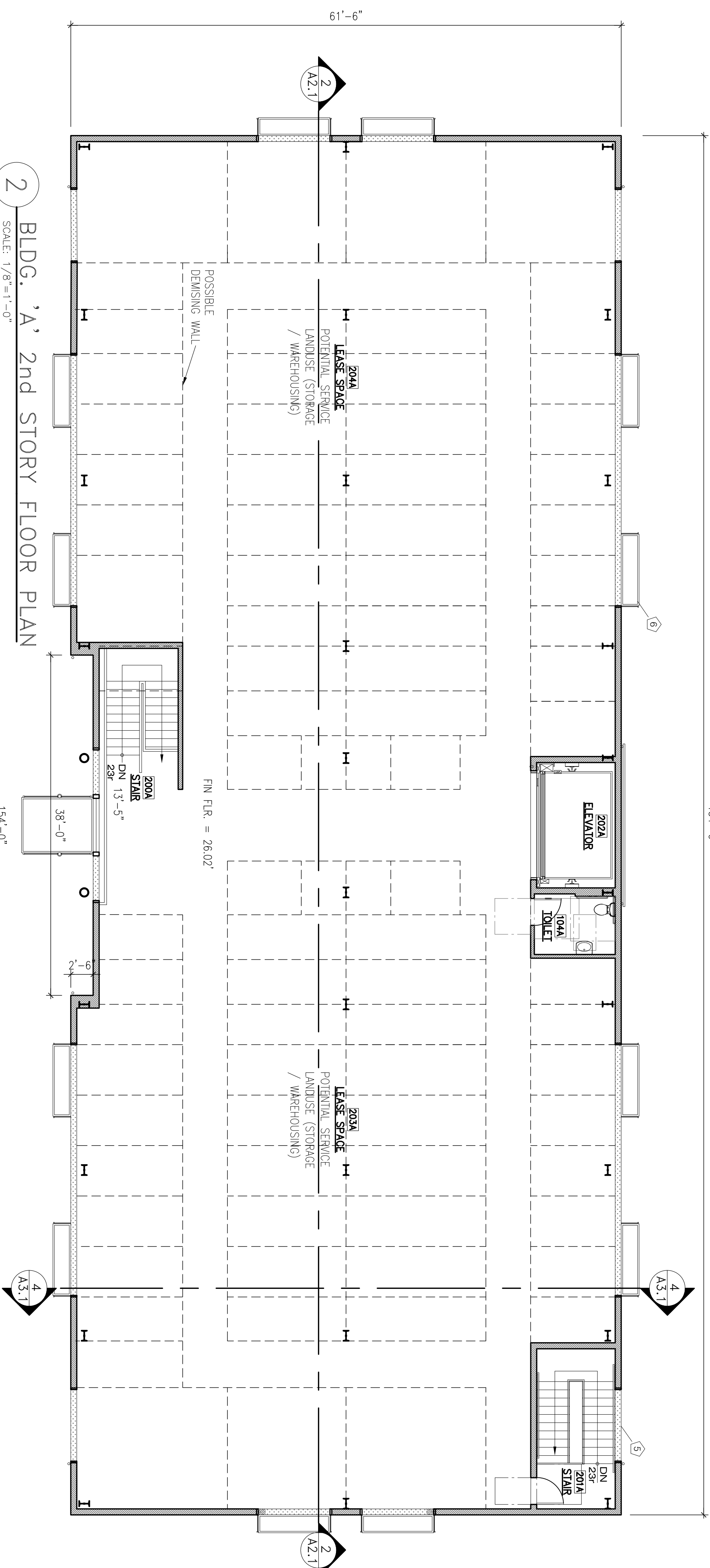
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PLNG RESPONSE	8/01/19
Project Number	2015.11
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**SITE SECTIONS PLAN**

154'-0"

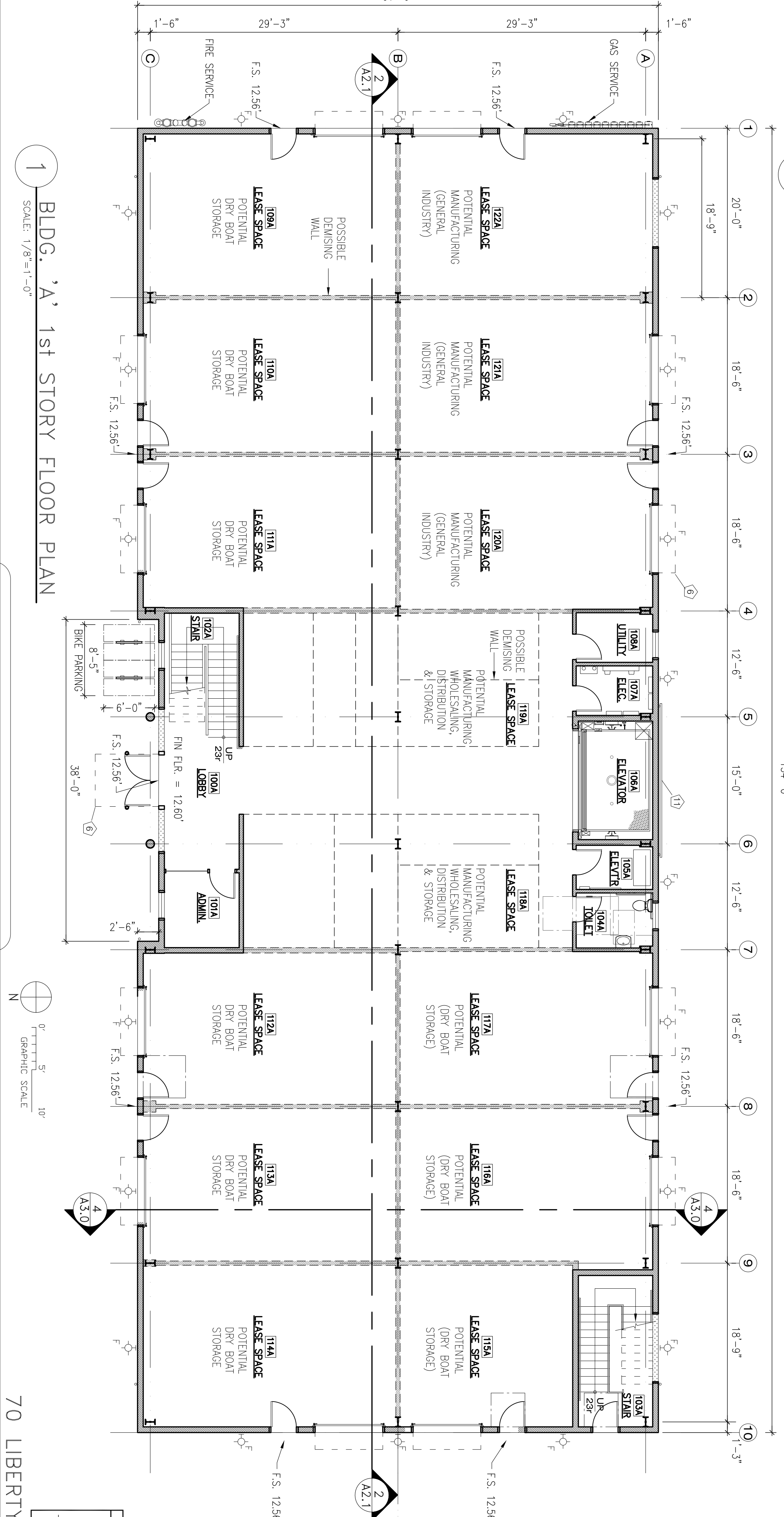


2 BLDG. 'A' 2nd STORY FLOOR PLAN

SCALE: 1/8"=1'-0"

MATERIALS SCHEDULE	
1	PAINTED METAL SING
2	PAINTED METAL ROOFING
3	COLORB CONCRETE
4	PAINTED INSULATED METAL WINDOWS
5	KALWALL TRANSLUCENT WALL PANEL
6	METAL AND TRANSLUCENT LAMINATED GLASS CANOPY
7	PAINTED METAL DOOR
8	PAINTED STEEL COLUMN
9	LIGHT FIXTURE
10	STRUCTURAL STEEL FRAME
11	WALL MOUNTED METAL TRELLIS

BLDG. 'A' 2nd STORY FLOOR AREAS  
 GROSS 9,376 S.F.  
 DEDUCTED 8,719 S.F.



1 BLDG. 'A' 1st STORY FLOOR PLAN

SCALE: 1/8"=1'-0"

PARTITION LEGEND	
(N) PARTITIONS	
KALWALL TRANSLUCENT WALL PANEL	
POSSIBLE DEMISING WALL	
OVERHEAD CONSTRUCTION	

BLDG. 'A' 1st STORY FLOOR AREAS  
 GROSS 9,376 S.F.  
 DEDUCTED 8,960 S.F.

**ONDA ROSA**

Architecture  
Urban Design  
Space Planning  
Interior Design

129 JASPER PLACE  
S.F., CA 94133  
415.562.7441

BRENT J. MADONALD  
C - 24017  
Dec. 31, 2019  
RENEWAL  
DATE  
STATE OF CALIFORNIA

**LIBERTYSHIP II PARTNERSHIP**

**70 - 74 LIBERTYSHIP WAY SAUSALITO, CA**

APN: 063-080-06

PLNG/P/W RESPONSE 09/20/18

PLNG/P/W RESPONSE 11/04/18

S.M.F.D. 11/12/18

SAUSALITO DPW 1/2/19

PLNG RESPONSE 8/01/19

Project Number 2018/11

Scale 1/8" = 1'-0"

Drawn by BAK

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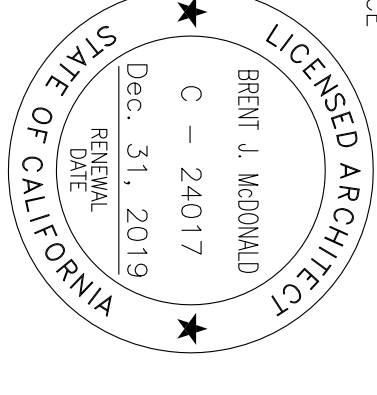
**1st & 2nd FLOOR PLANS**

**BLDG 'A'**

**A.2.0 (BLDG A)**

ARCHITECTURE PAGE 8 OF 18

THIS PAGE HAS BEEN REDUCED IF IS IS LESS THEN 24x36

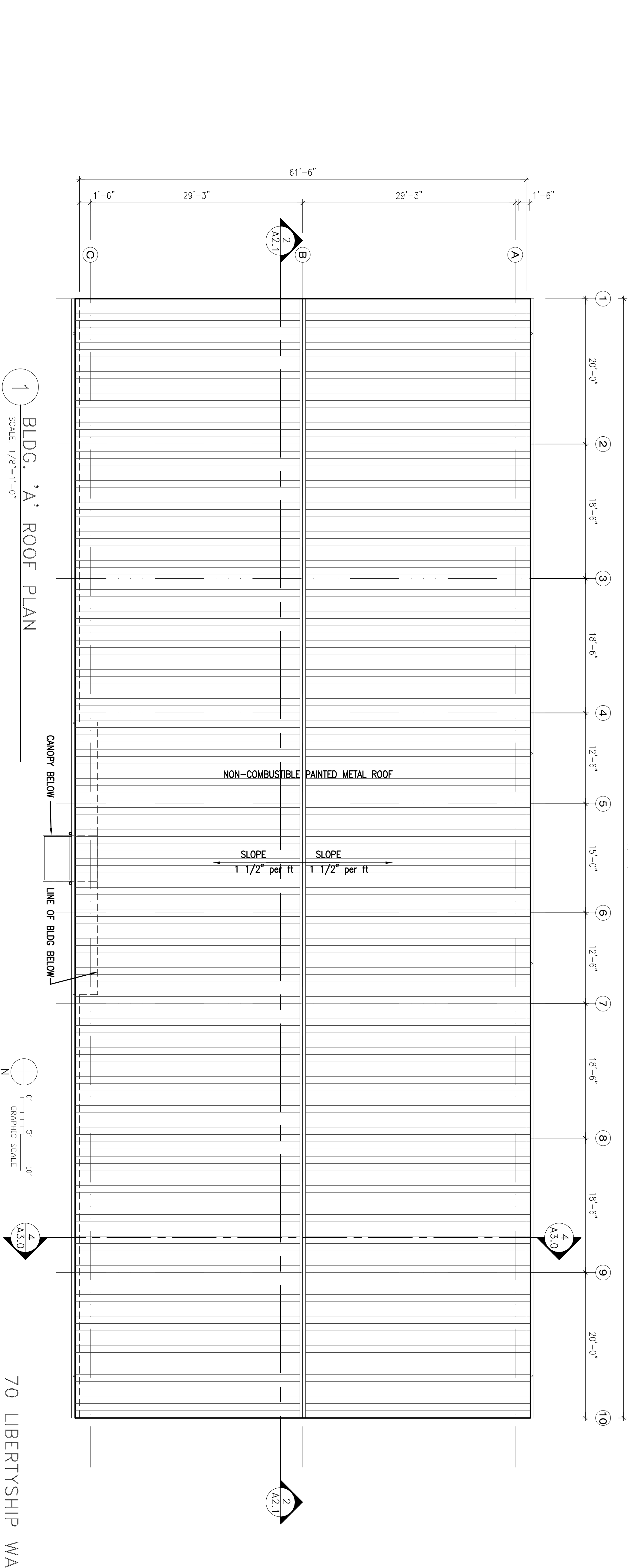
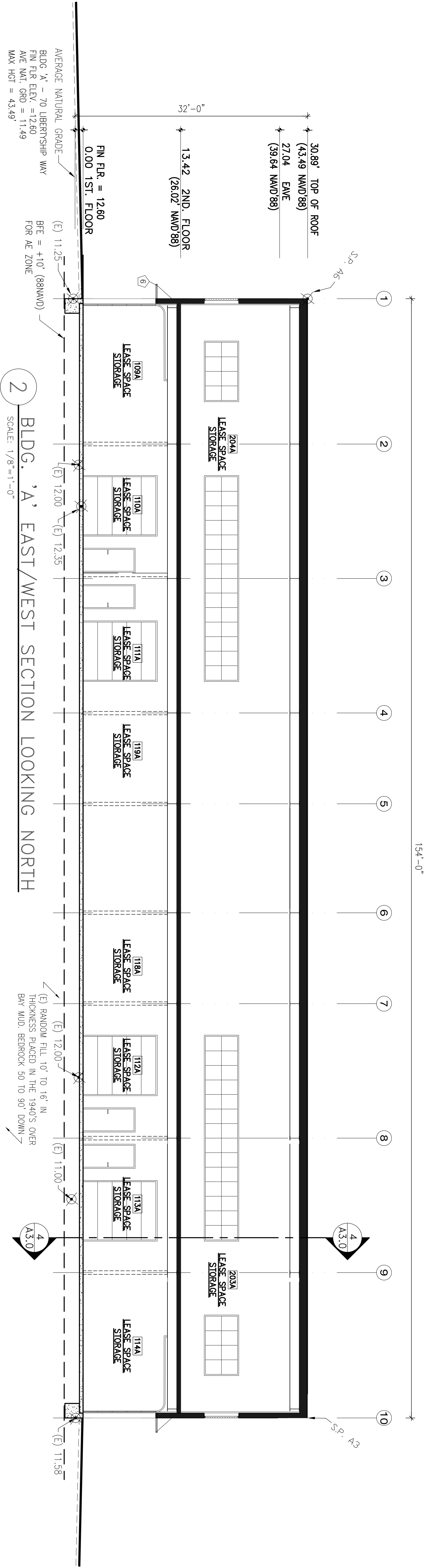


**LIBERTYSHIP II  
PARTNERSHIP**

**70 - 74**

**LIBERTYSHIP WAY  
SAUSALITO, CA**

APN: 063-080-06



BLDG. 'A' LOT COVERAGE  
9,376 SF.  
**A2.1 (BLDG A)**  
ARCHITECTURE PAGE 9 OF 18  
THIS PAGE HAS BEEN REDUCED IF IS IS LESS THEN 24x36

PLNG/P/W RESPONSE	09/20/18
PLNG/P/W RESPONSE	11/04/18
S.M.F.D.	11/12/18
SAUSALITO DPW	1/2/19
PLNG RESPONSE	8/01/19

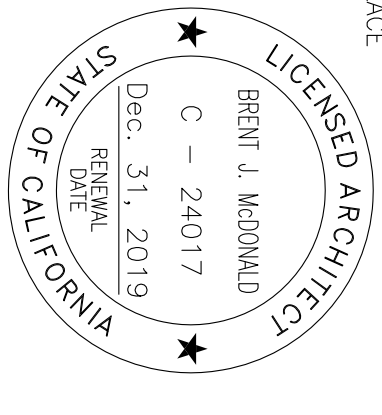
Project Number	Scale
201811	1/8" = 1'-0"
Drawn by	Revision/Issue
BAM	

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**ROOF PLAN**

**BLDG 'A'**

**A2.1 (BLDG A)**



129 JASPER PLACE  
 S.F., CA 94133  
 415.562.7441

**LIBERTYSHIP II  
 PARTNERSHIP**

**70 - 74**

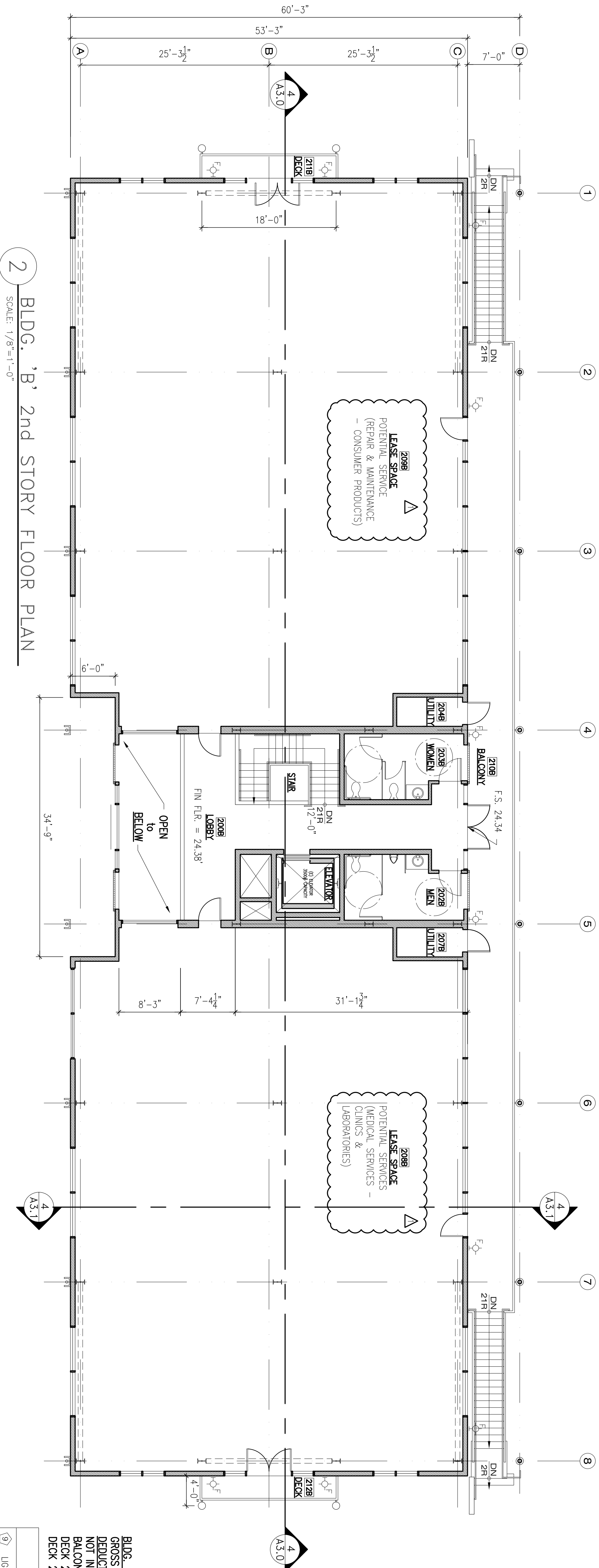
**LIBERTYSHIP WAY  
 SAUSALITO, CA**

**APN: 063-080-06**

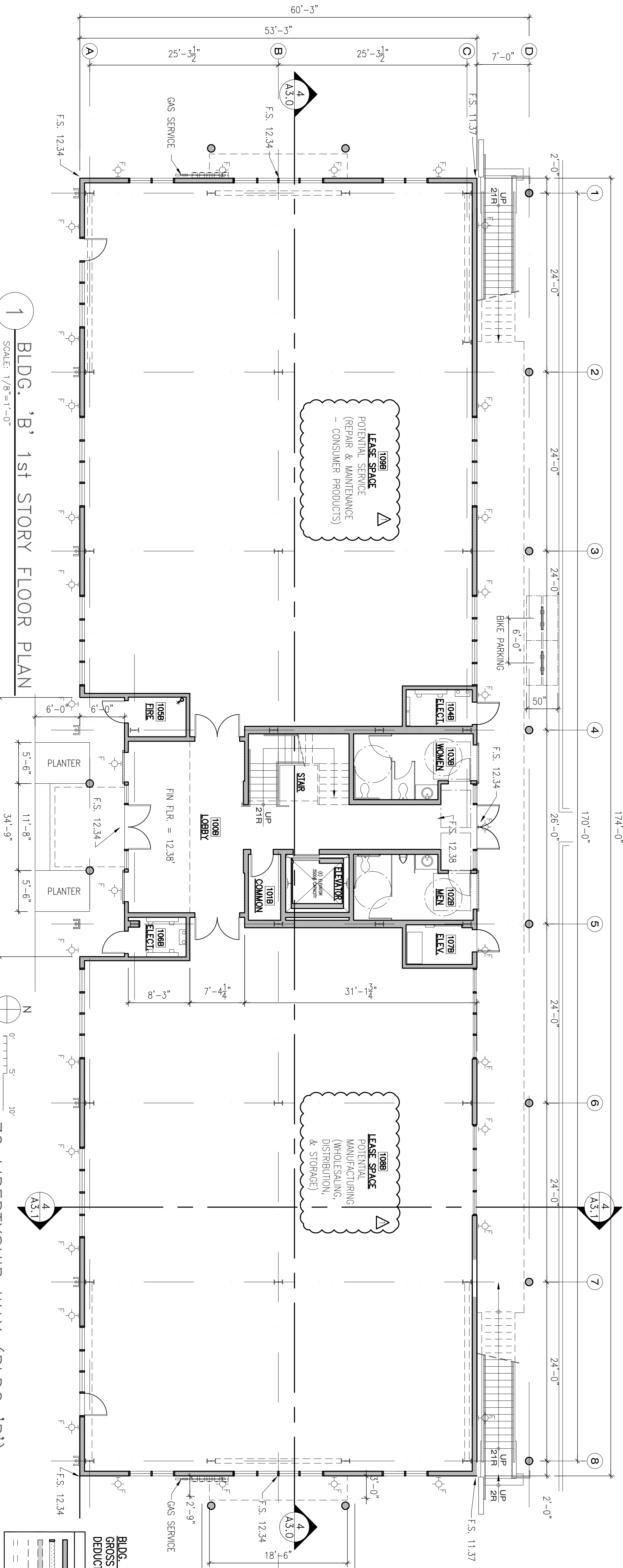
**BLDG. 'B' 2nd STORY FLOOR AREAS**  
 GROSS 8,574 S.F.  
 DEDUCTED 8,500 S.F.  
 NOT INCLUDED ABV  
 BALCONY 210B = 787 S.F.  
 DECK 211B = 54 S.F.  
 DECK 212B = 54 S.F.

MATERIALS SCHEDULE	
⑤	LIGHT FIXTURE

**2 BLDG. 'B' 2nd STORY FLOOR PLAN**  
 SCALE: 1/8"=1'-0"



**1 BLDG. 'B' 1st STORY FLOOR PLAN**  
 SCALE: 1/8"=1'-0"



**BLDG. 'B' 1st STORY FLOOR AREAS**  
 GROSS 9,057 S.F.  
 DEDUCTED 8,670 S.F.

PARTITION LEGEND	
(N)	PARTITIONS
▨	KALWALL TRANSLUCENT WALL PANEL
---	POSSIBLE DEMISING WALL
---	POSSIBLE DEMISING WALL
---	OVERHEAD CONSTRUCTION

PLNG/P/W RESPONSE	09/20/18
PLNG/P/W RESPONSE	11/04/18
S.M.F.D.	11/12/18
SAUSALITO DPW	1/2/19
PLNG RESPONSE	8/01/19

Project Number	2018/11	Scale	1"=1'-0"
Drawn by	BM	Date	1/8/19

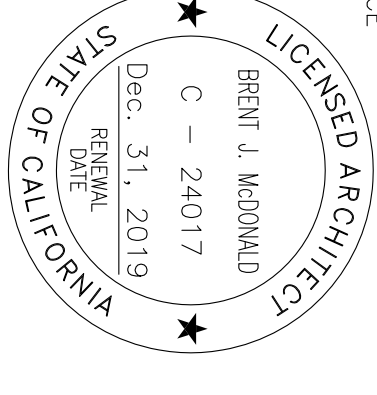
ALL DRAWINGS AND WRITTEN MATERIAL APPEARING HEREIN CONSTITUTE THE ORIGINAL AND UNPUBLISHED WORK OF THE ARCHITECT AND MAY NOT BE DUPLICATED, USED OR DISCLOSED WITHOUT THE PRIOR WRITTEN CONSENT OF THE ARCHITECT.

**1st & 2nd  
 FLOOR PLANS**

**BLDG 'B'**

**A.22(BLDG B)**



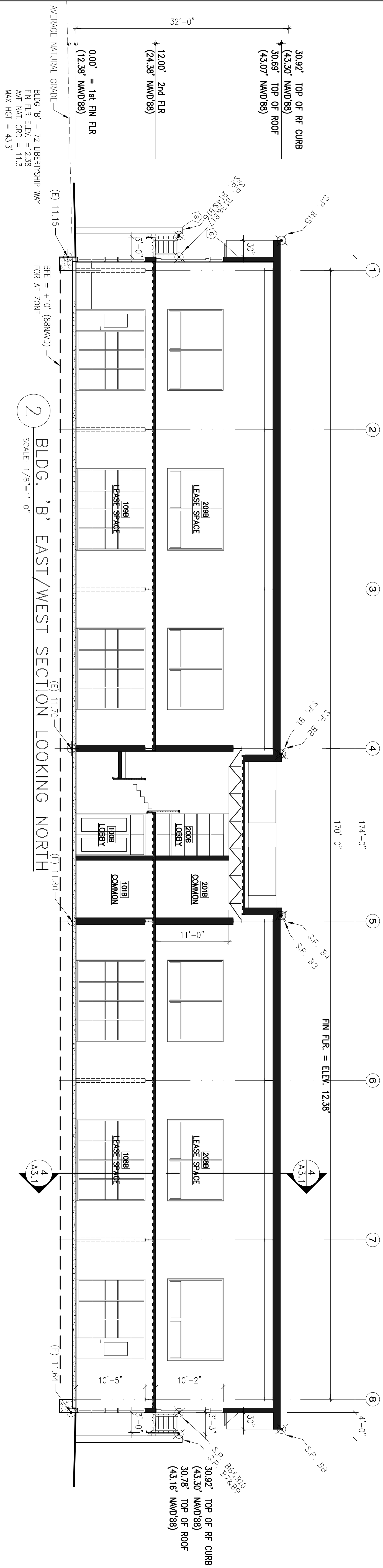


**LIBERTYSHIP II  
PARTNERSHIP**

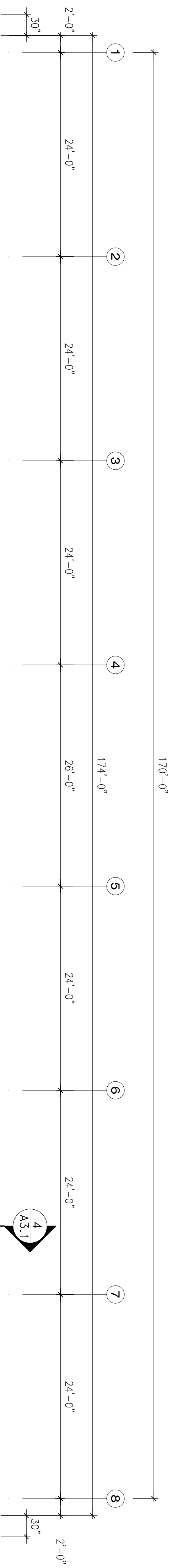
**70 - 74**

**LIBERTYSHIP WAY  
SAUSALITO, CA**

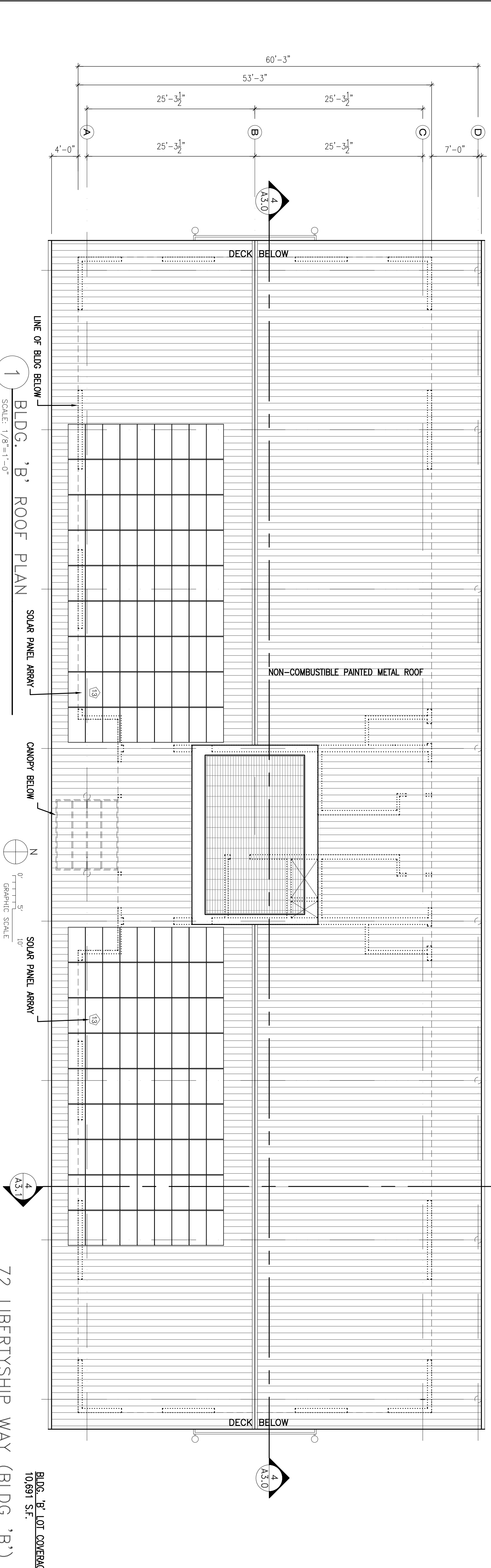
**APN: 063-080-06**



**2 BLDG. 'B' EAST/WEST SECTION LOOKING NORTH**  
SCALE: 1/8"=1'-0"



**1 BLDG. 'B' ROOF PLAN**  
SCALE: 1/8"=1'-0"



**72 LIBERTYSHIP WAY (BLDG. 'B')**  
BLDG. 'B' LOT COVERAGE  
10,691 SF.

PLNG/P/W RESPONSE 09/20/18

PLNG/P/W RESPONSE 11/04/18

S.M.F.D. 11/12/18

SAUSALITO DPW 1/2/19

PLNG RESPONSE 8/01/19

Project Number 2018.01

Scale 1/8" = 1'-0"

Drawn by B.M.

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**ROOF PLAN**

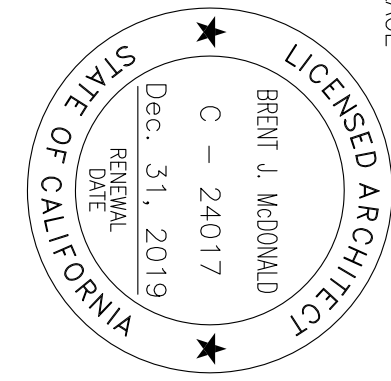
**BLDG 'B'**

**A.2.3 (BLDG B)**

# ONDA ROSA

Architecture  
Urban Design  
Space Planning  
Interior Design

129 JASPER PLACE  
S.F., CA 94133  
415.362.7441



## LIBERTYSHIP II PARTNERSHIP

## 70 - 74

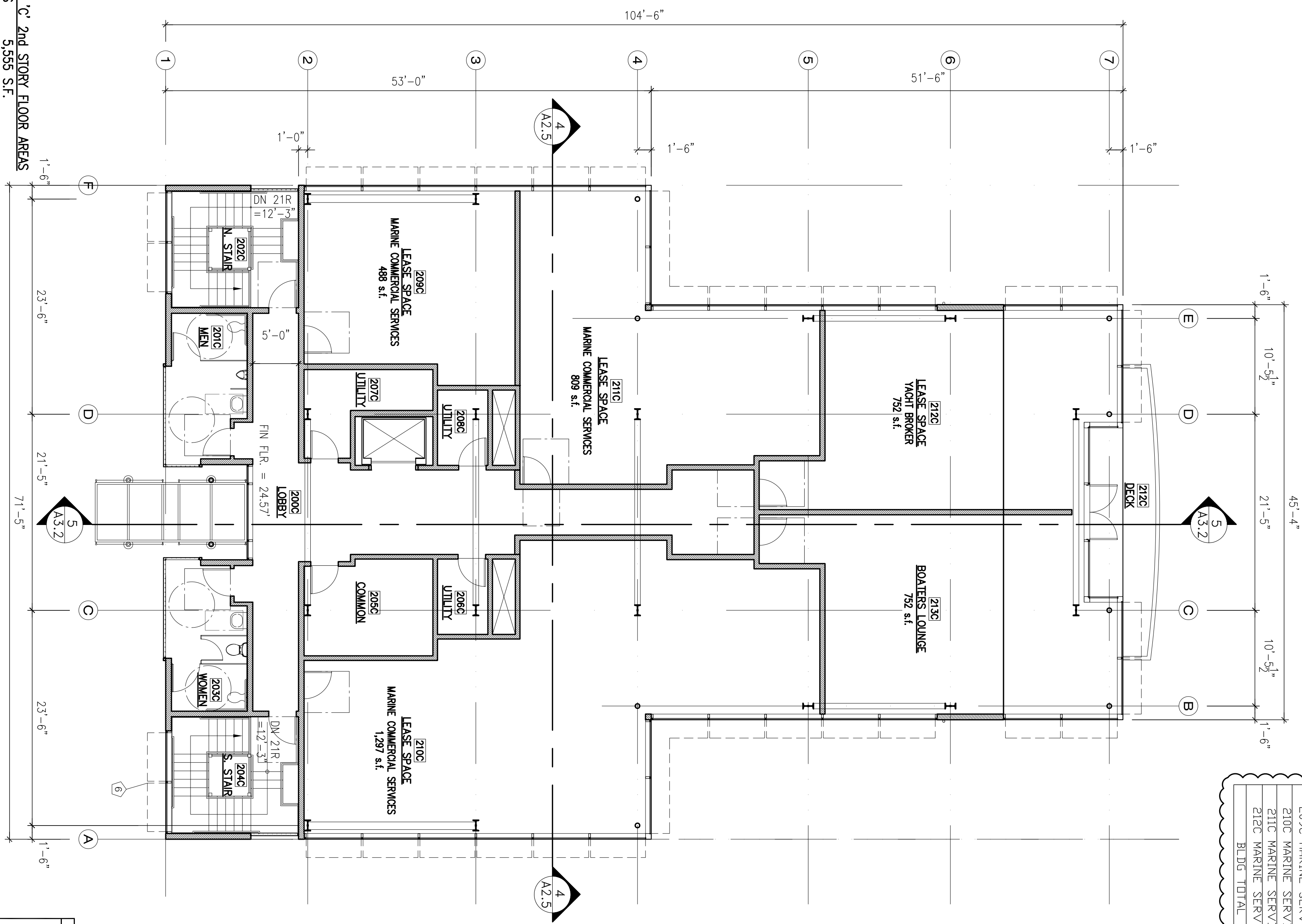
## LIBERTYSHIP WAY SAUSALITO, CA

APN: 063-080-06

### MATERIALS SCHEDULE

LIGHT FIXTURE

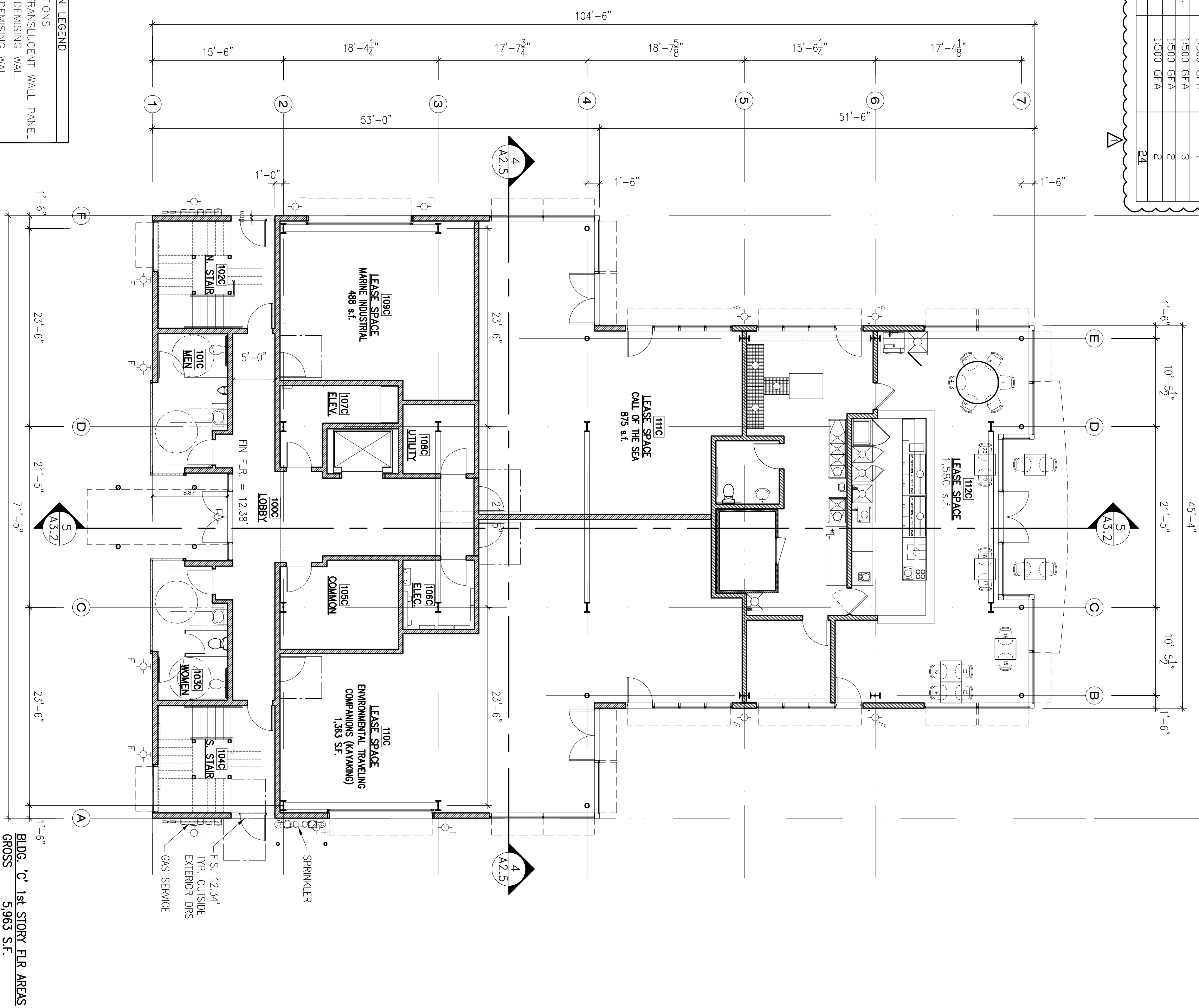
SPACE	SQ. FT./G.	PARKING REQUIREMENT	# OF CARS
RETAIL TRADE LAND USES			
112C RESTAURANT (LIMITED TO 20 SEATS)	1,580 S.F.	14 DINING AREA	5
RECREATION, EDUCATION AND PUBLIC ASSEMBLY			
213C BOATERS LOUNGE	752 S.F.	1100 S.T. DP	8
MANUFACTURING AND PROCESSING USES			
109C MARINE SERVICES	488 S.F.	11,000 GFA	1
110C KAYAKING	1,363 S.F.	11,000 GFA	1
111C CALL OF THE SEA SERVICE COMMERCIAL BUSINESS & MARINE SERVICES	875 S.F.	11,000 GFA	1
209C MARINE SERVICES	488 S.F.	1,500 GFA	1
210C MARINE SERVICES	1,297 S.F.	1,500 GFA	3
211C MARINE SERVICES	809 S.F.	1,500 GFA	2
212C MARINE SERVICES	752 S.F.	1,500 GFA	2
<b>BLDG TOTAL</b>			<b>24</b>



**PARTITION LEGEND**

- (N) PARTITIONS
- KALWALL TRANSLUCENT WALL PANEL
- POSSIBLE DEMISING WALL
- OVERHEAD CONSTRUCTION

**2 BLDG. 'C' 2nd STORY FLOOR PLAN**  
SCALE: 1/8"=1'-0"



**1 BLDG. 'C' 1st STORY FLOOR PLAN**  
SCALE: 1/8"=1'-0"

**BLDG. 'C' 1st STORY FLOOR AREAS**  
GROSS 5,963 S.F.  
DEDUCTED 5,674 S.F.

PLNG/P/W RESPONSE	09/20/18
PLNG/P/W RESPONSE	11/04/18
S.M.F.D.	11/12/18
SAUSALITO DPW	1/2/19
PLNG RESPONSE	8/01/19
Project Number	201511
Drawn by	BAM
Scale	1"=10'
Date	1/8/19

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## 1st & 2nd FLOOR PLANS

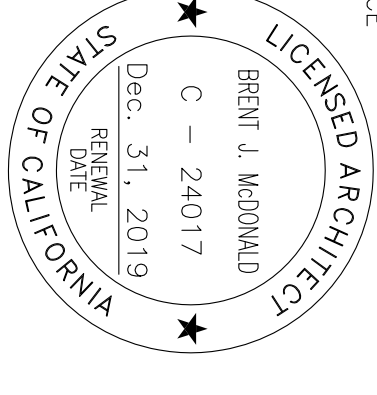
### BLDG 'C'

### A.24(BLDG C)

**ONDA ROSA**

Architecture  
Urban Design  
Space Planning  
Interior Design

129 JASPER PLACE  
S.F., CA 94133  
415.562.7441



**LIBERTYSHIP II  
PARTNERSHIP**

**70 - 74  
LIBERTYSHIP WAY  
SAUSALITO, CA**

**APN: 063-080-06**

**ROOF PLAN**

**BLDG 'C'**

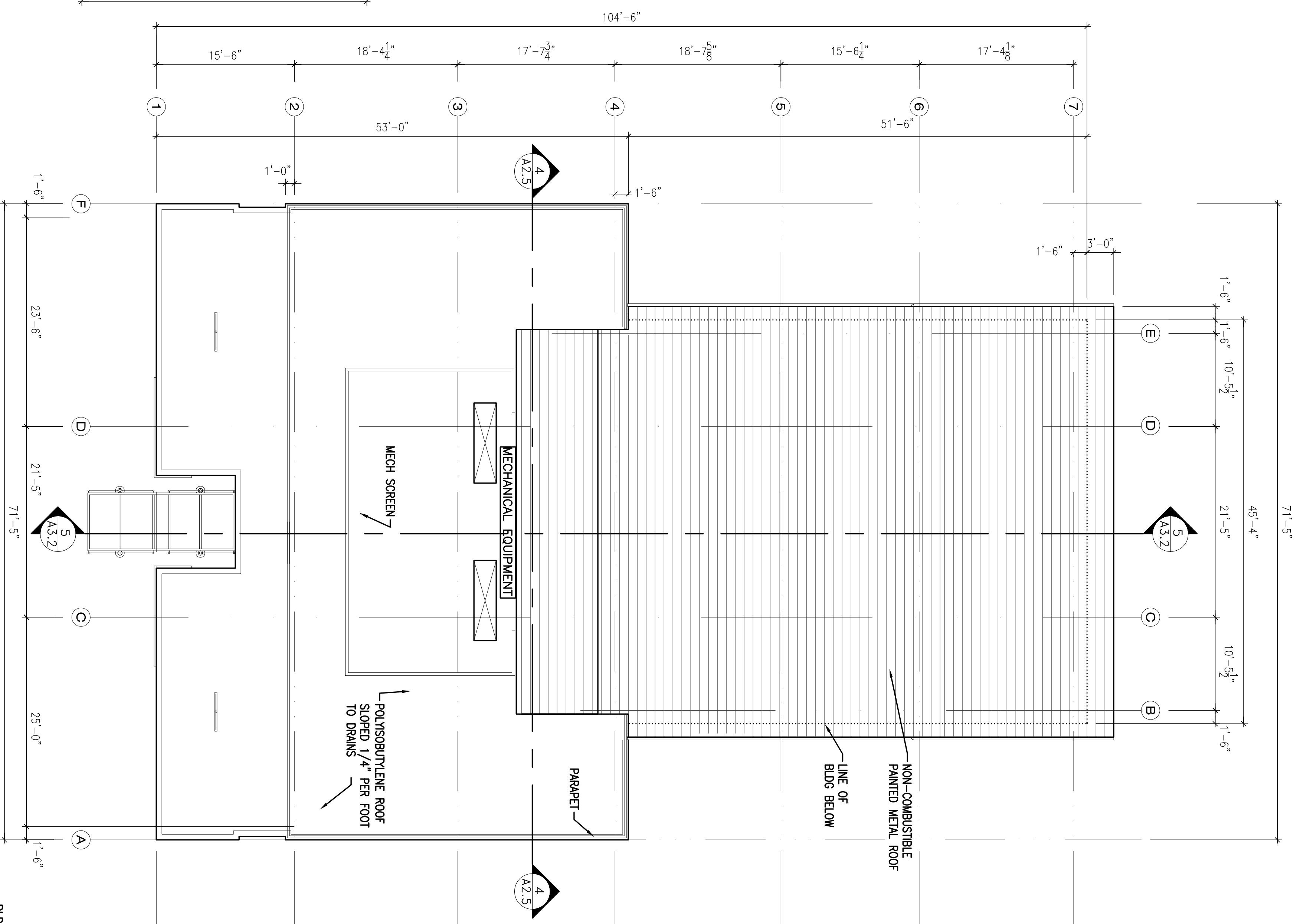
**A.2.5 (BLDG C)**

ARCHITECTURE PAGE 13 OF 18  
THIS PAGE HAS BEEN REDUCED IF IS IS LESS THAN 24x36

**1 BLDG. 'C' ROOF PLAN**

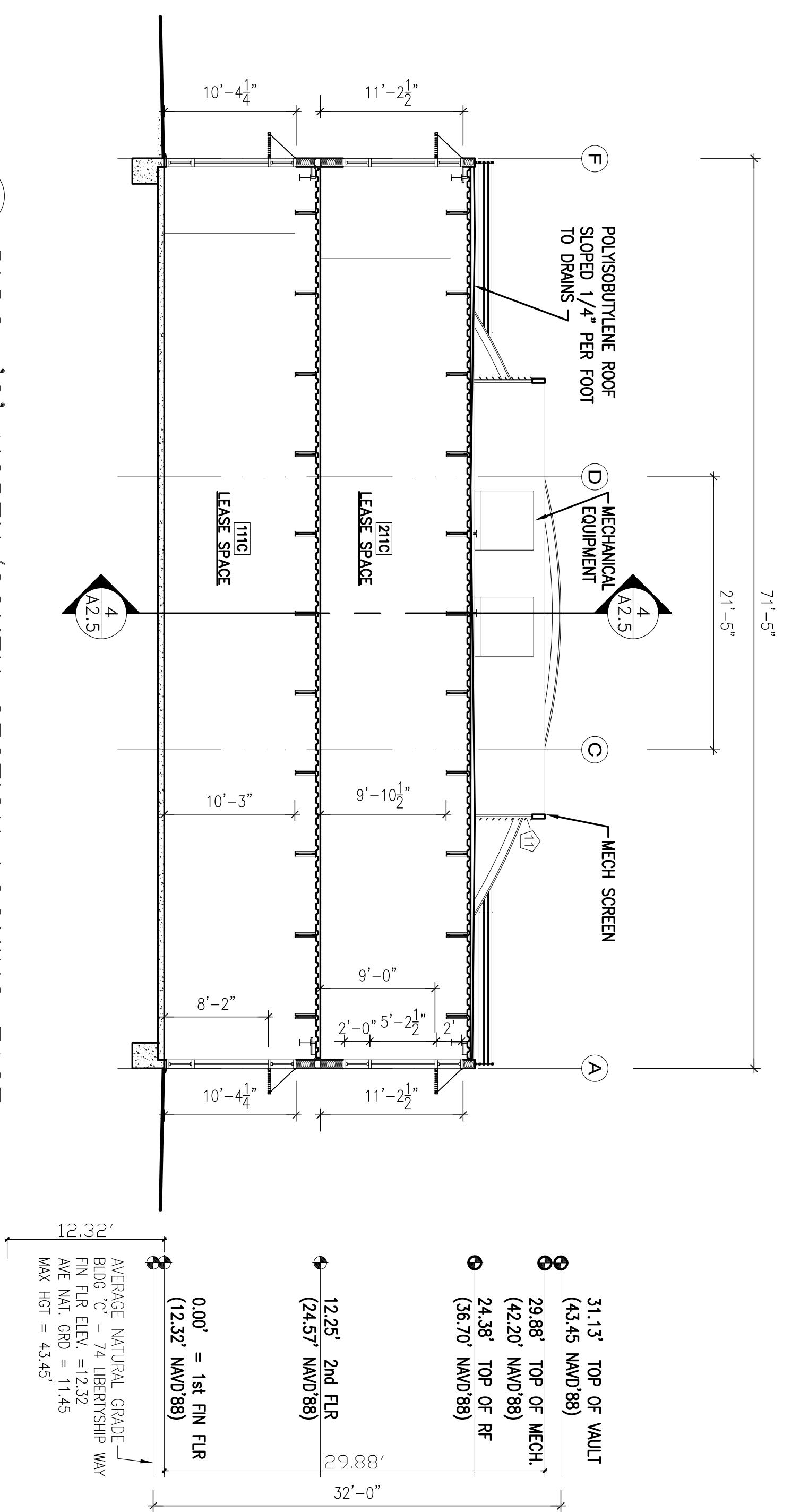
SCALE: 1/8"=1'-0"

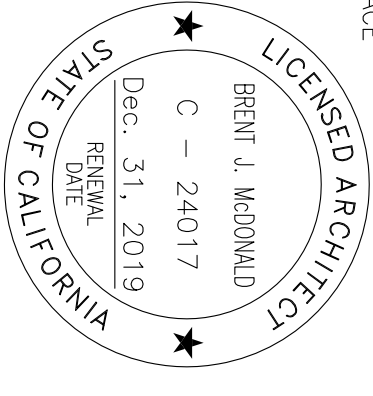
BLDG. 'C' LOT COVERAGE  
6,031 SF  
GRAPHIC SCALE



**2 BLDG. 'C' NORTH/SOUTH SECTION LOOKING EAST**

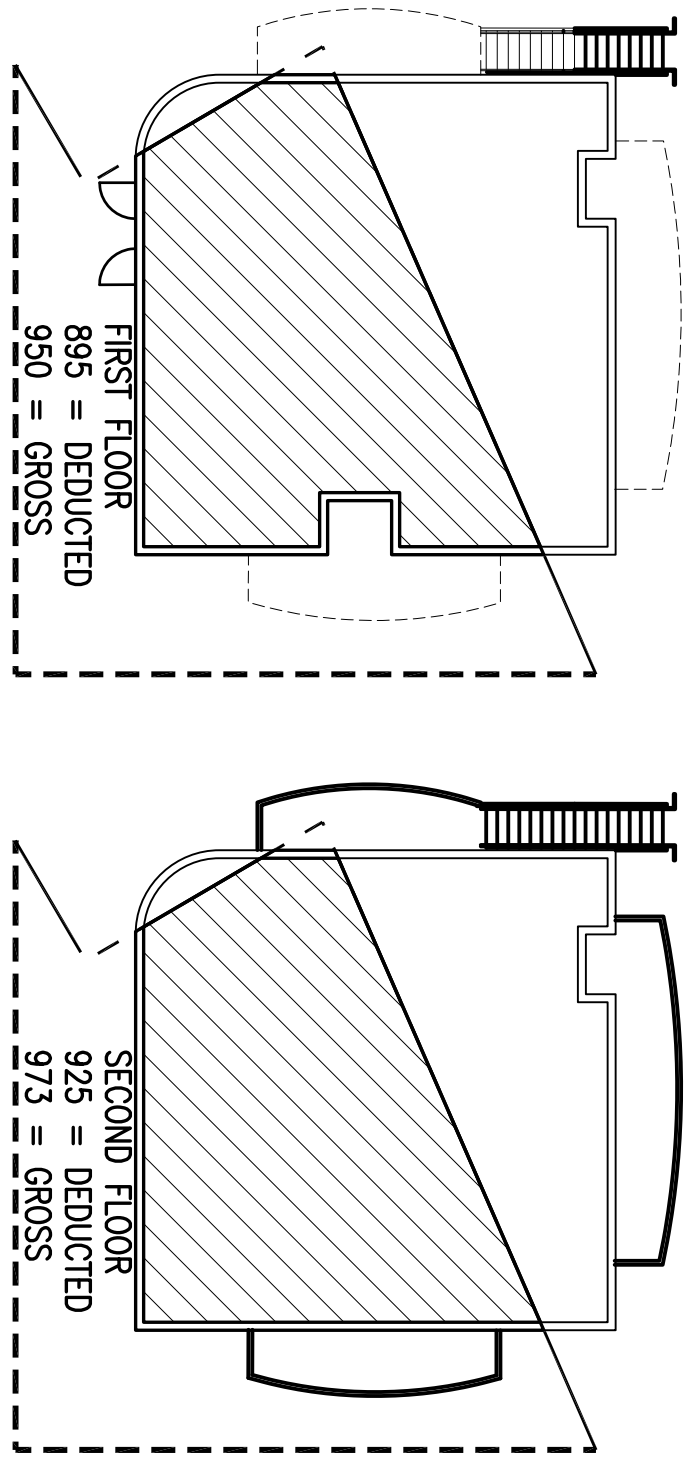
SCALE: 1/8"=1'-0"



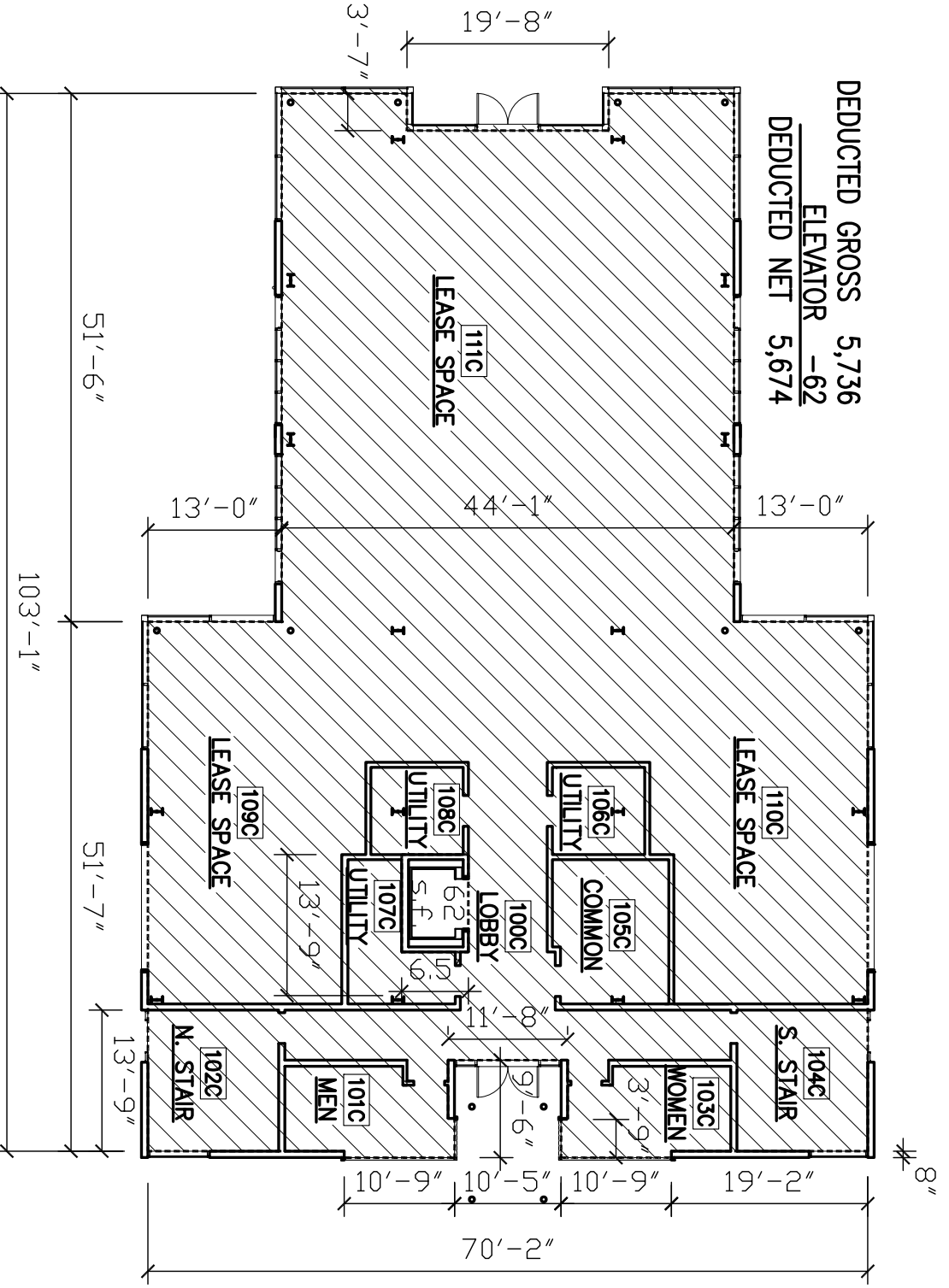


**LIBERTYSHIP II  
PARTNERSHIP**

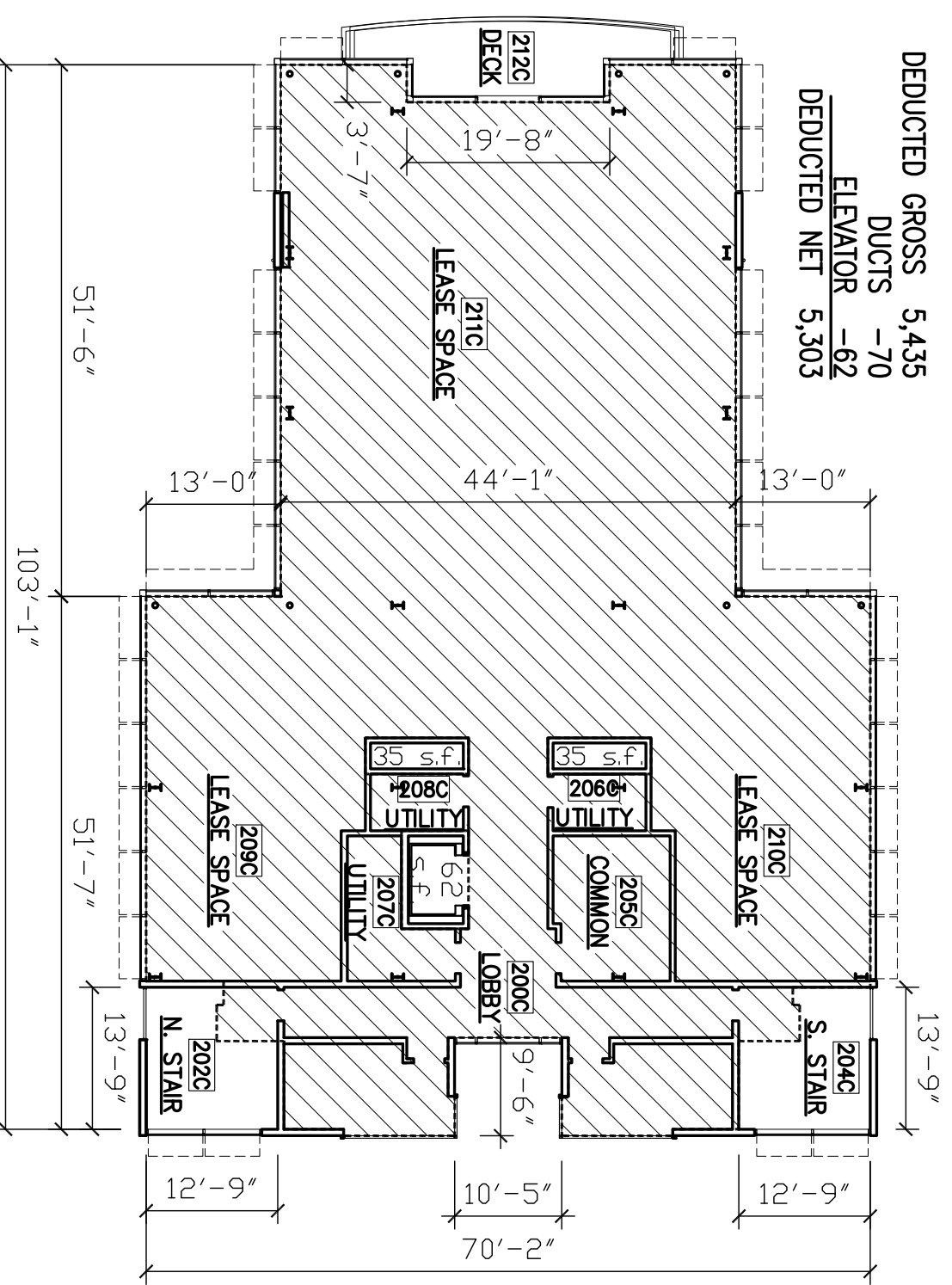
**70 - 74  
LIBERTYSHIP WAY  
SAUSALITO, CA  
APN: 063-080-06**



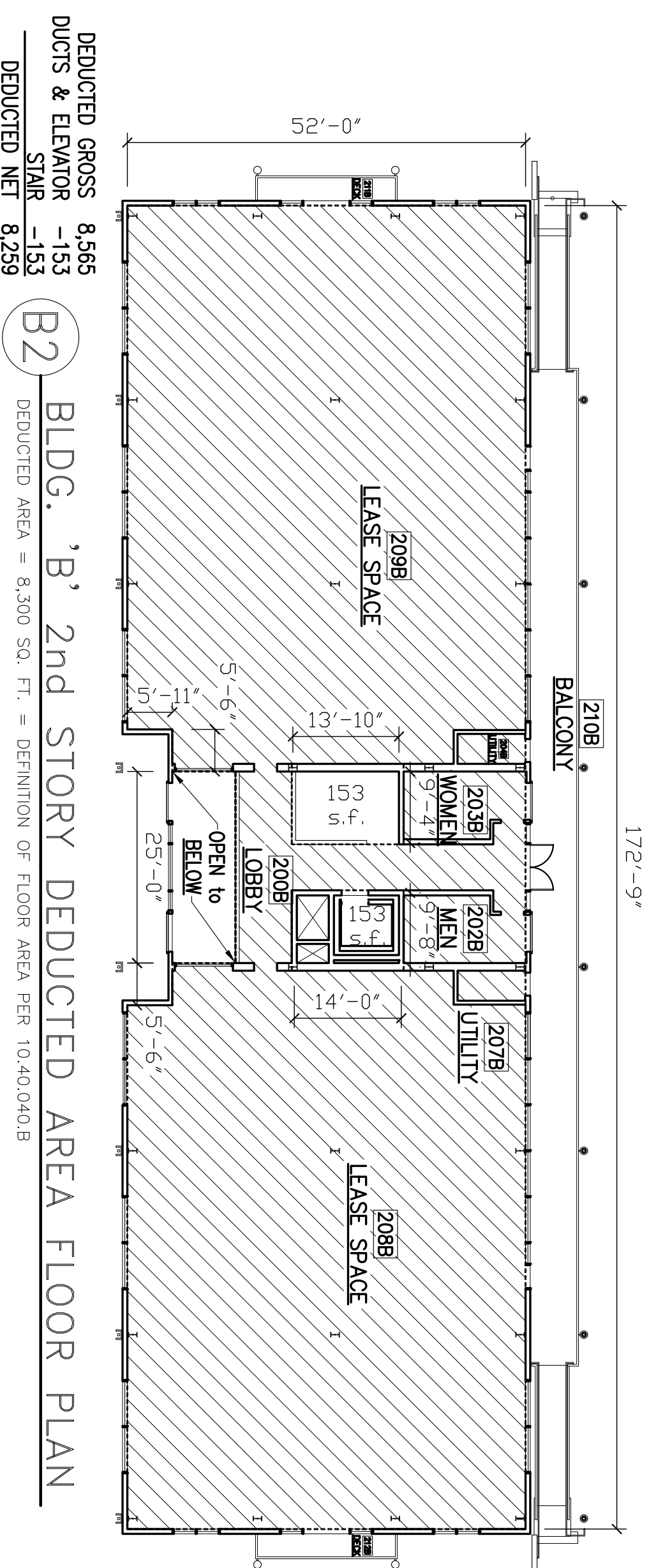
**D HARBOR MASTER DEDUCTED AREA FLOOR PLAN**  
DEDUCTED AREA = 1,820 SQ. FT. = DEFINITION OF FLOOR AREA PER 10.40.04.0.B



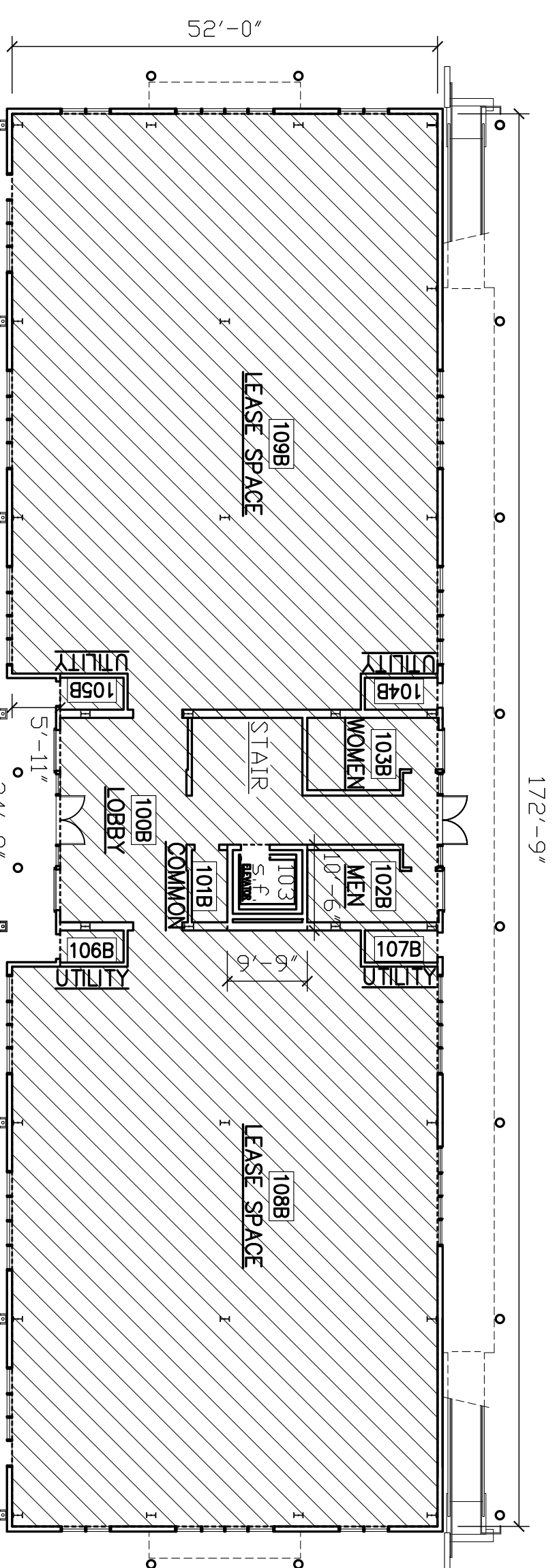
**C1 BLDG. 'C' 1st STORY DEDUCTED AREA FLOOR PLAN**  
DEDUCTED AREA = 5,674 SQ. FT. = DEFINITION OF FLOOR AREA PER 10.40.04.0.B



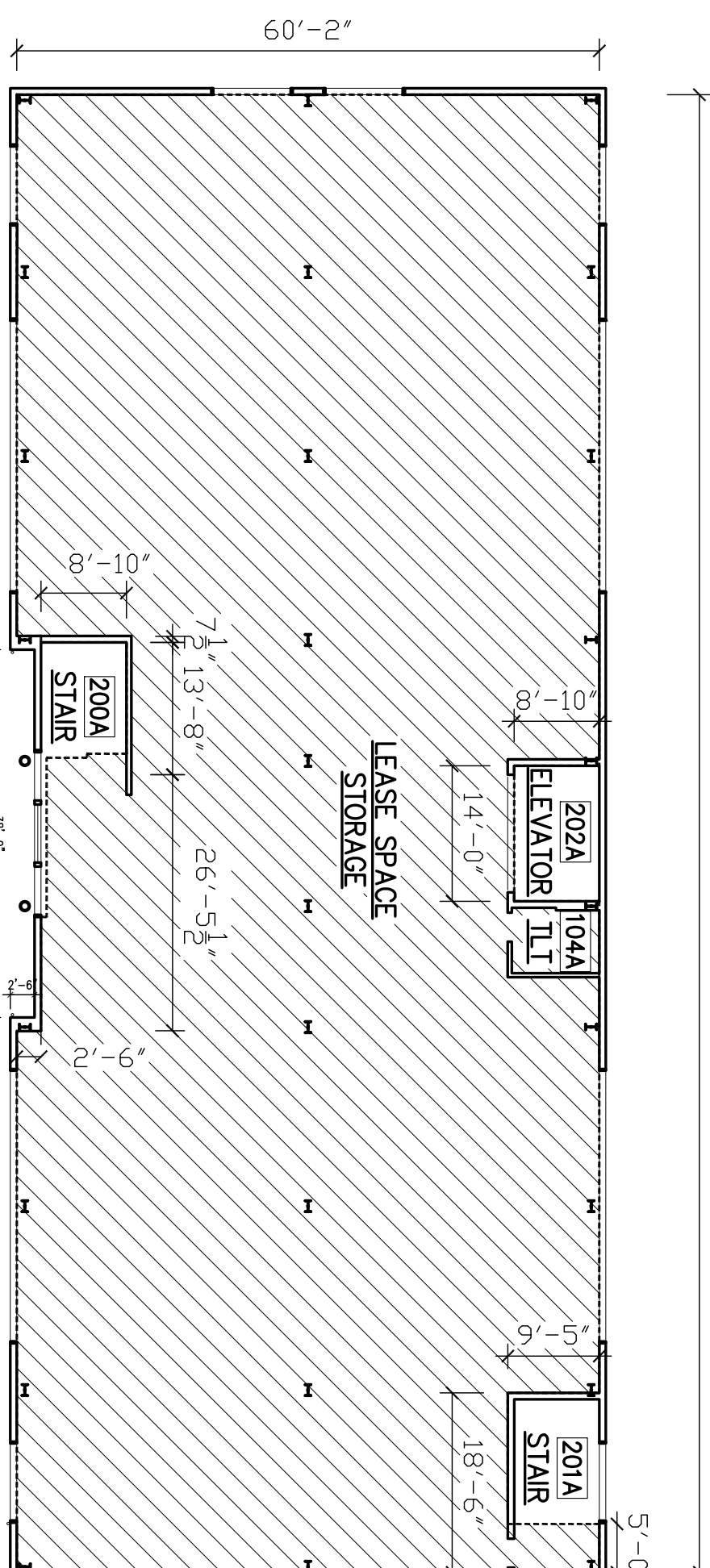
**C2 BLDG. 'C' 2nd STORY DEDUCTED AREA FLOOR PLAN**  
DEDUCTED AREA = 5,303 SQ. FT. = DEFINITION OF FLOOR AREA PER 10.40.04.0.B



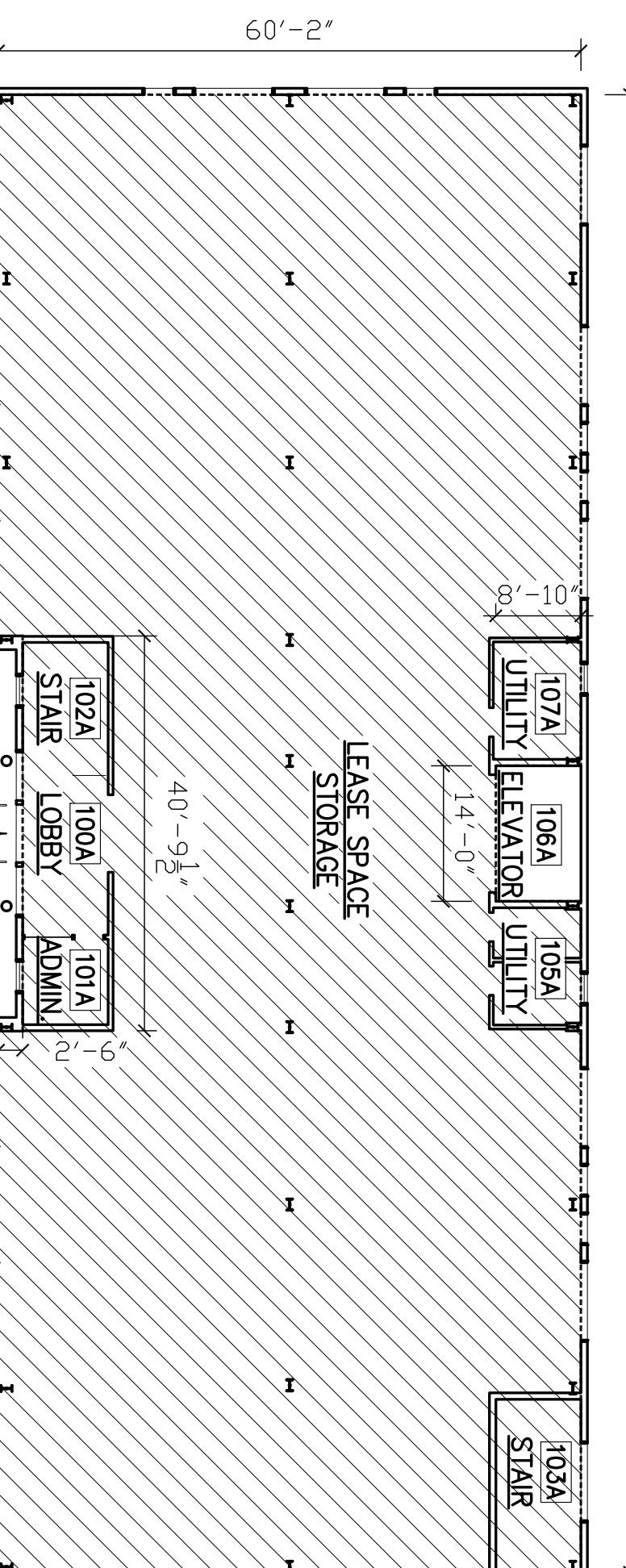
**B2 BLDG. 'B' 2nd STORY DEDUCTED AREA FLOOR PLAN**  
DEDUCTED AREA = 8,300 SQ. FT. = DEFINITION OF FLOOR AREA PER 10.40.04.0.B



**B1 BLDG. 'B' 1st STORY FLOOR PLAN**  
DEDUCTED GROSS 8,773  
ELEVATOR -103  
DEDUCTED NET 8,670  
DEDUCTED AREA = 8,670 SQ. FT. = DEFINITION OF FLOOR AREA PER 10.40.04.0.B



**A2 BLDG. 'A' 2nd STORY DEDUCTED AREA FLOOR PLAN**  
DEDUCTED AREA = 8,719 SQ. FT. = DEFINITION OF FLOOR AREA PER 10.40.04.0.B



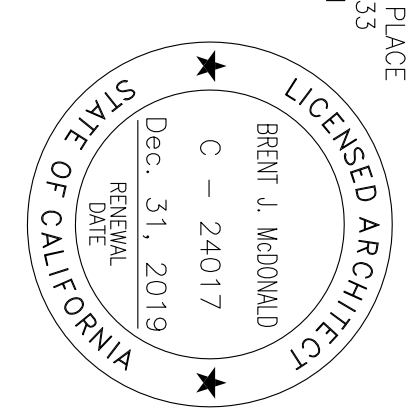
**A1 BLDG. 'A' 1st STORY DEDUCTED AREA FLOOR PLAN**  
DEDUCTED AREA = 8,980 SQ. FT. = DEFINITION OF FLOOR AREA PER 10.40.04.0.B



10.40.04.0.B - MEASUREMENT OF FLOOR AREA. THE SUM OF THE GROSS HORIZONTAL SURFACES OF ALL ENCLOSED BUILDINGS AND ANY COVERED PATIO, BALCONY, DECK, FLOOR AREA SHALL BE MEASURED FROM THE INTERIOR FACES OF THE EXTERIOR WALLS AND SHALL EXCLUDE VENT, UTILITY AND ELEVATOR SHAFTS, INNER COURTS, AND SHALL INCLUDE ATTICS, CRAWL SPACES AND OTHER CONFINED SPACES WITH A CEILING HEIGHT GREATER THAN 5'-11" WHERE SUCH SPACE HAS A FINISHED FLOOR, CONTINUOUS STAIRCASES (E.G., STACKED) SHALL BE MEASURED AS FLOOR AREA ON ONE FLOOR ONLY.

DEDUCTED ELEMENTS:  
ELEVATOR 202A  
STAIR 200A  
STAIR 201A

DEDUCTED ELEMENTS:  
ELEVATOR 106A

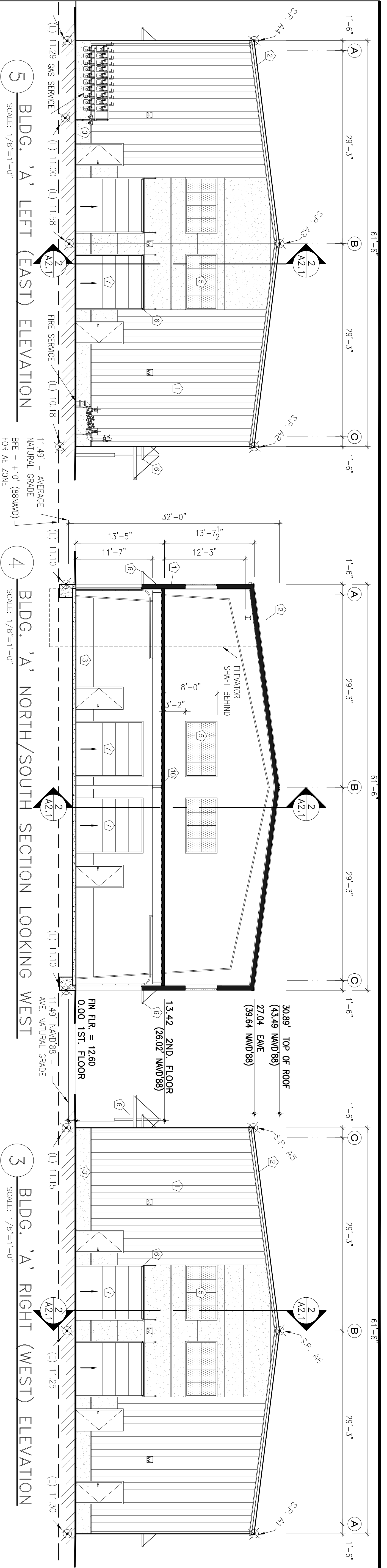


**LIBERTYSHIP II  
 PARTNERSHIP**

**70 - 74  
 LIBERTYSHIP WAY**

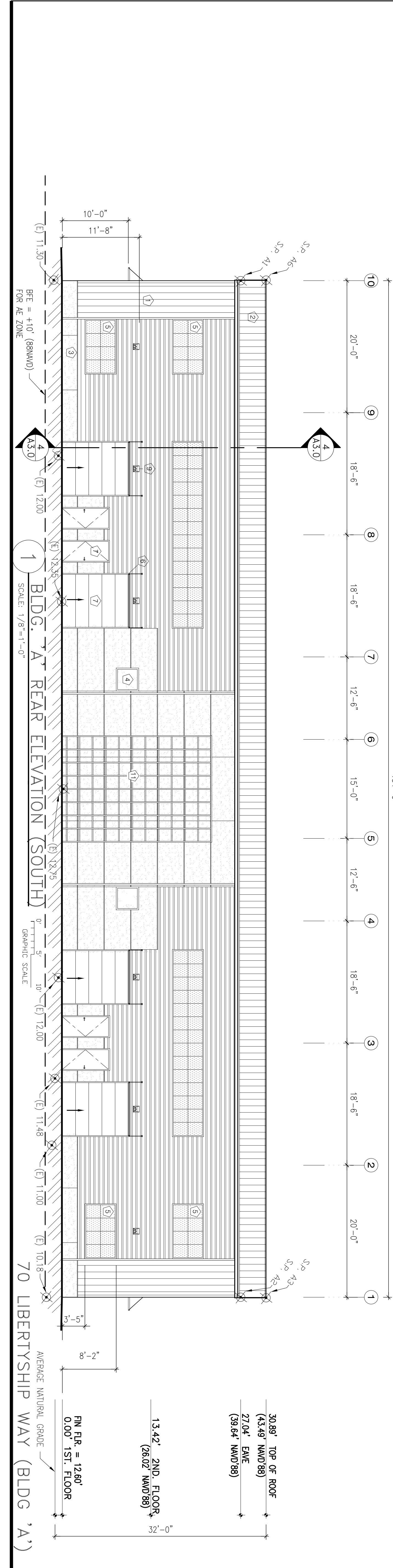
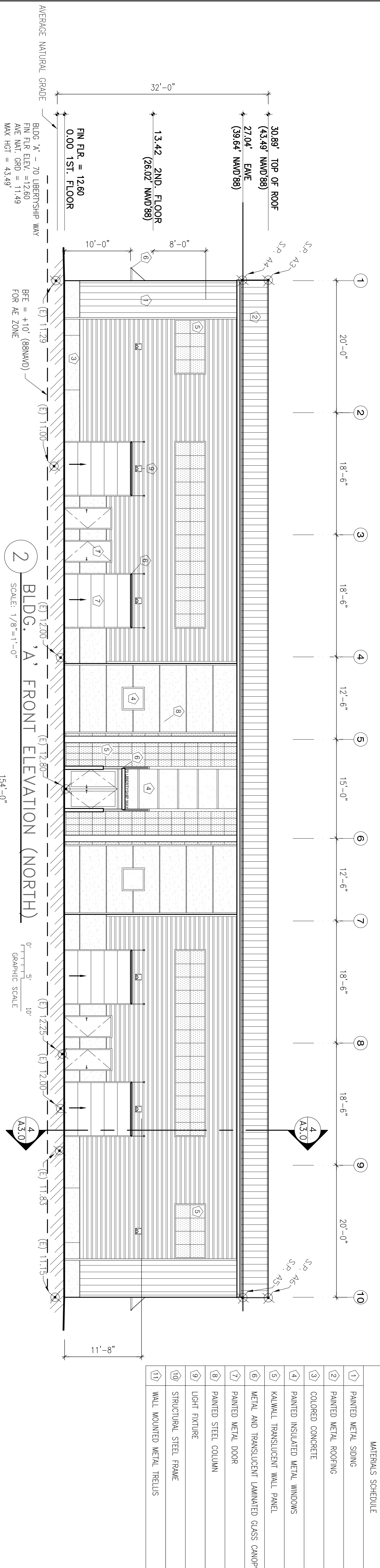
**SAUSALITO, CA**

APN: 063-080-06



MATERIALS SCHEDULE

1	PAINTED METAL SIDING
2	PAINTED METAL ROOFING
3	COLORLED CONCRETE
4	PAINTED INSULATED METAL WINDOWS
5	KAWALL TRANSLUCENT WALL PANEL
6	METAL AND TRANSLUCENT LAMINATED GLASS CANOPY
7	PAINTED METAL DOOR
8	PAINTED STEEL COLUMN
9	LIGHT FIXTURE
10	STRUCTURAL STEEL FRAME
11	WALL MOUNTED METAL TRELLIS

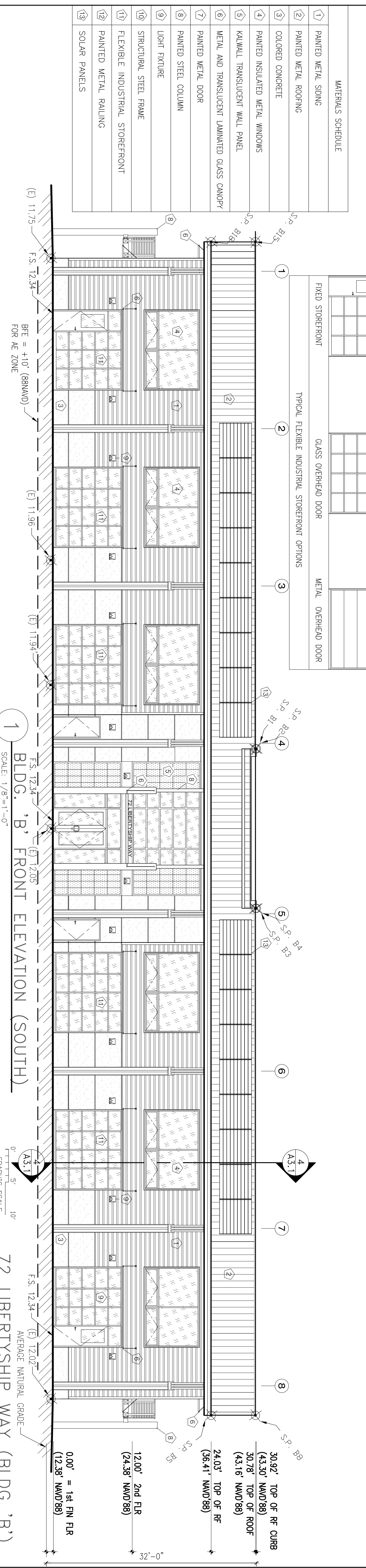
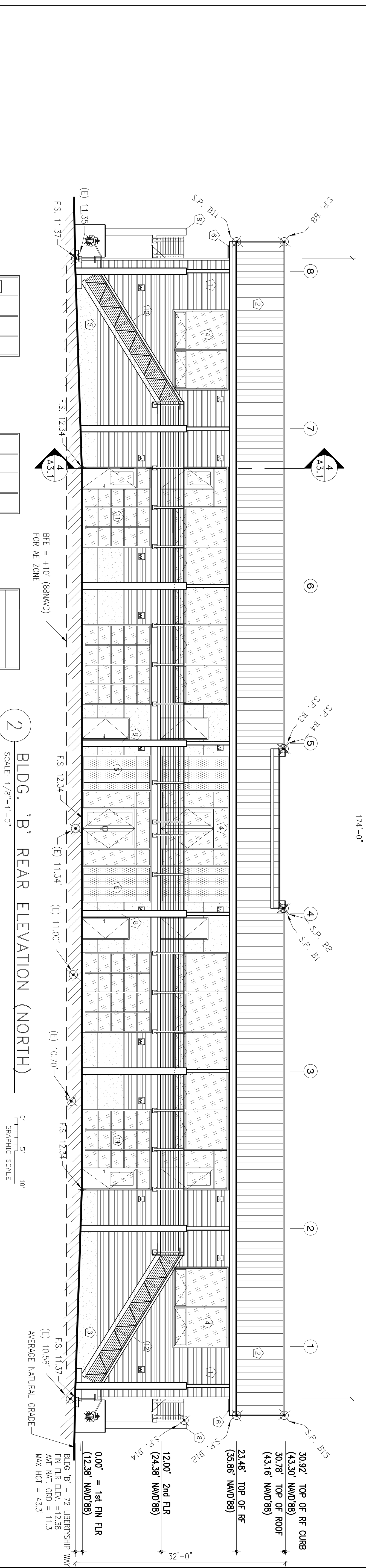
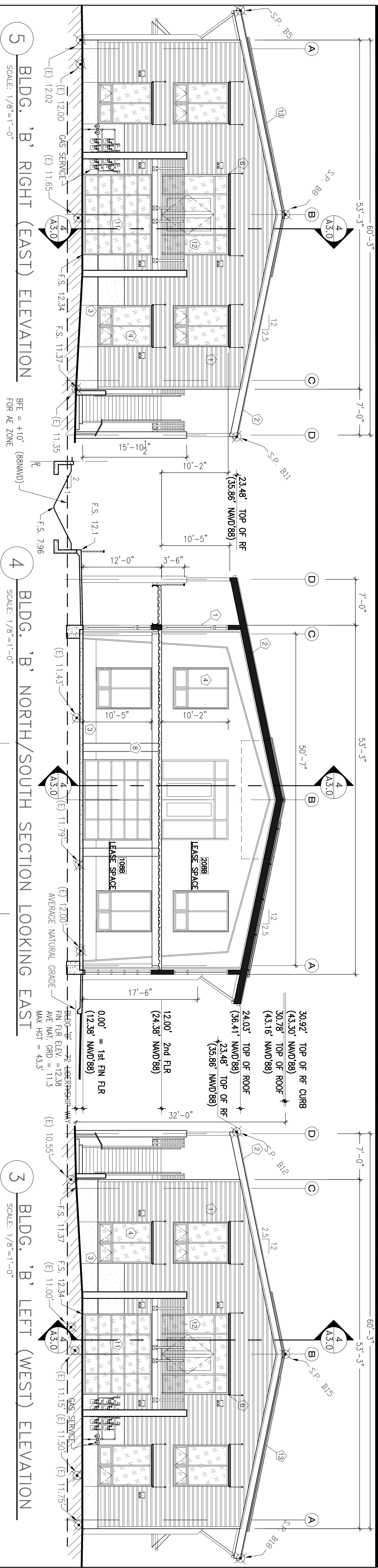


PLNG/P/W RESPONSE	09/20/18
PLNG/P/W RESPONSE	11/04/18
S.M.F.D.	11/12/18
SAUSALITO DPW	1/2/19
PLNG RESPONSE	8/01/19
Project Number	201801
Scale	1"=1'-0"
Drawn by	BAM

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**EXTERIOR  
 ELEVATIONS &  
 BLDG. SECTION  
 BLDG 'A'**

**A.3.0 (BLDG A)**



**MATERIALS SCHEDULE**

1	PAINTED METAL SIDING
2	PAINTED METAL ROOFING
3	COLORED CONCRETE
4	PAINTED INSULATED METAL WINDOWS
5	KALWALL TRANSLUCENT WALL PANEL
6	METAL AND TRANSLUCENT LAMINATED GLASS CANOPY
7	PAINTED METAL DOOR
8	PAINTED STEEL COLUMN
9	LIGHT FIXTURE
10	STRUCTURAL STEEL FRAME
11	FLEXIBLE INDUSTRIAL STOREFRONT
12	PAINTED METAL RAILING
13	SOLAR PANELS

**FIXED STOREFRONT**

**TYPICAL FLEXIBLE INDUSTRIAL STOREFRONT OPTIONS**

1	GLASS OVERHEAD DOOR
2	METAL OVERHEAD DOOR

0" = 10'  
GRAPHIC SCALE

0" = 5'  
GRAPHIC SCALE

**ONDA ROSA**  
Architecture  
Urban Design  
Space Planning  
Interior Design

129 JASPER PLACE  
S.F., CA 94133  
415.562.7441

LICENSED ARCHITECT  
BRENT J. McDONALD  
C - 24017  
Dec. 31, 2019  
RENEWAL DATE  
STATE OF CALIFORNIA

**LIBERTYSHIP II PARTNERSHIP**

**70 - 74 LIBERTYSHIP WAY SAUSALITO, CA**

APN: 063-080-06

PLNG/P/W RESPONSE 09/20/18

PLNG/P/W RESPONSE 11/04/18

S.M.F.D. 11/12/18

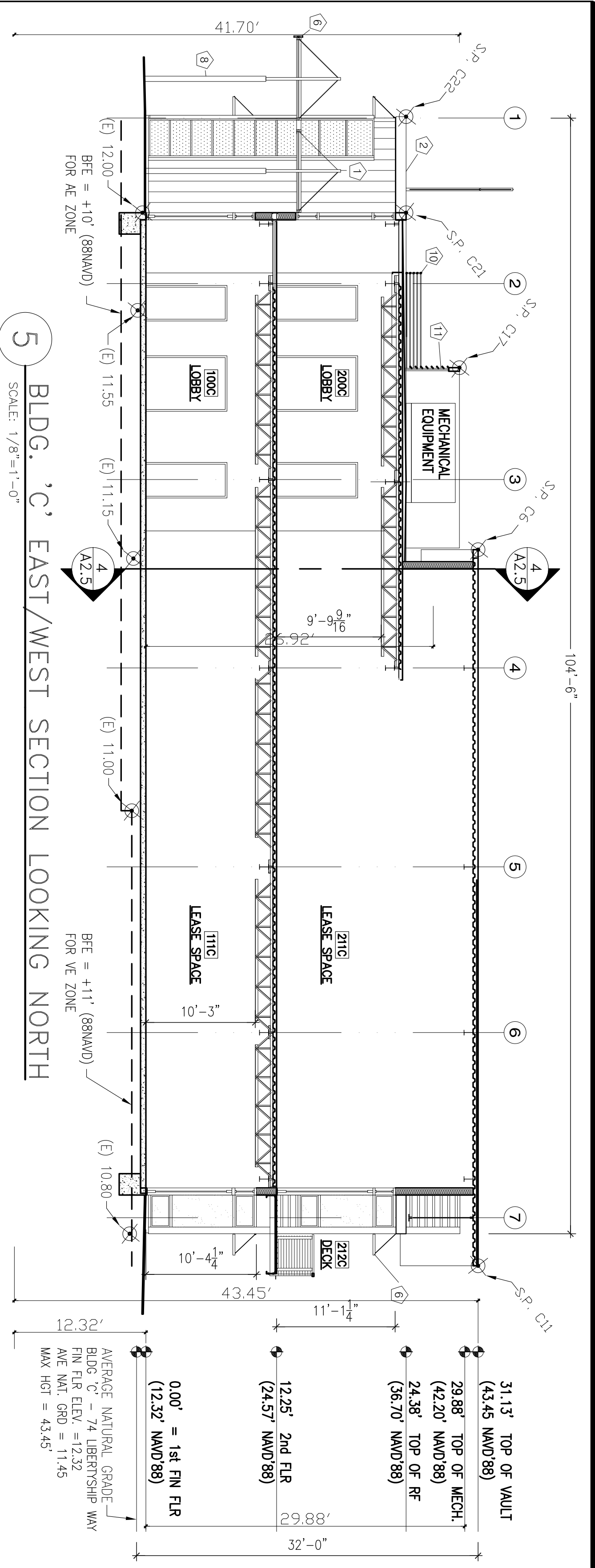
SAUSALITO DPW 1/2/19

PLNG RESPONSE 8/01/19

Project Number 2018011  
Scale 1/8" = 1'-0"  
Drawn by BJM

**EXTERIOR ELEVATIONS & BLDG. SECTION BLDG 'B'**

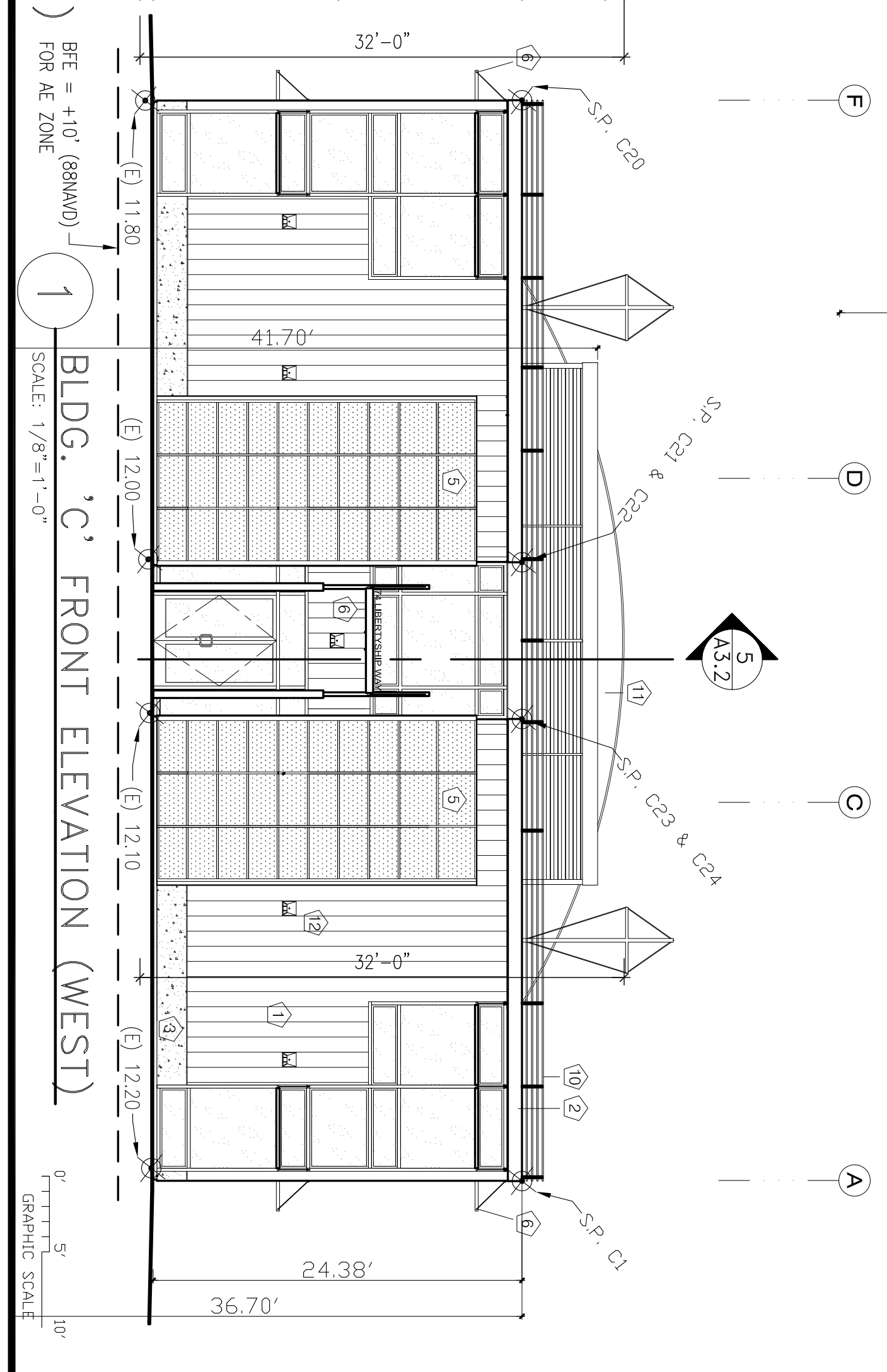
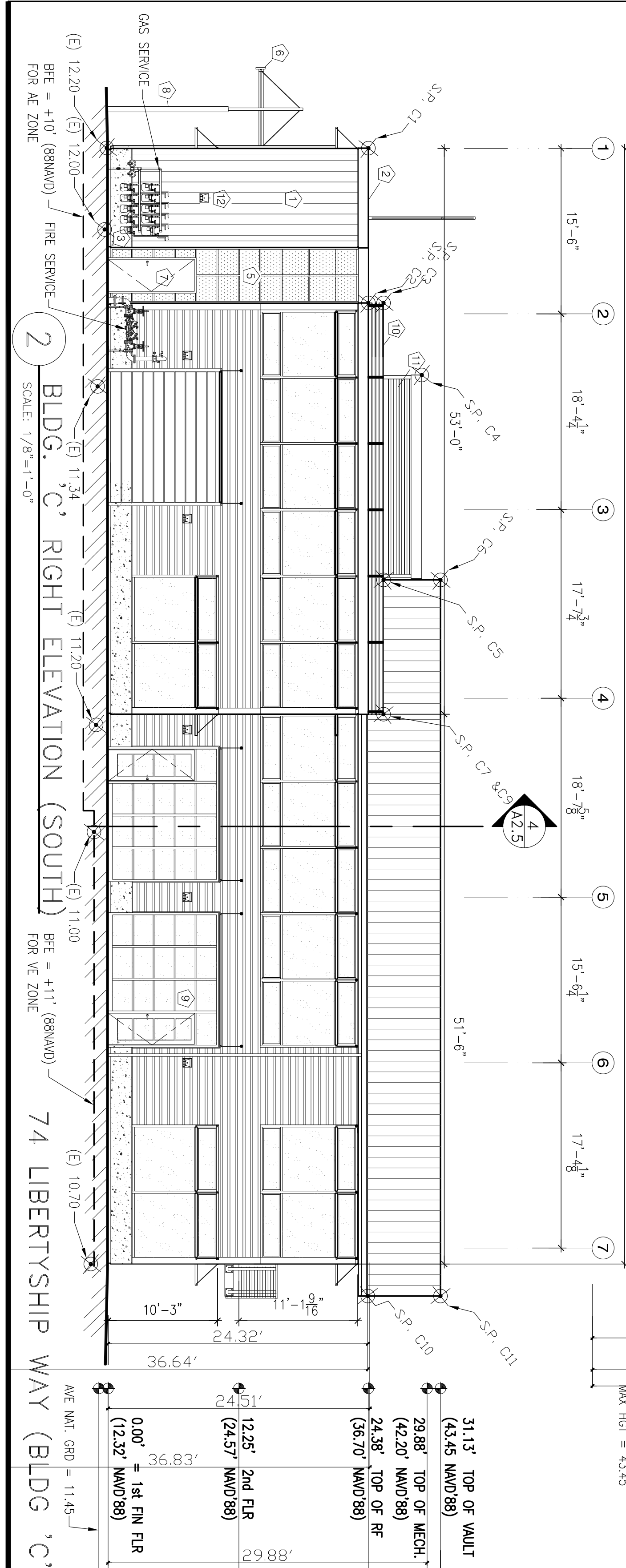
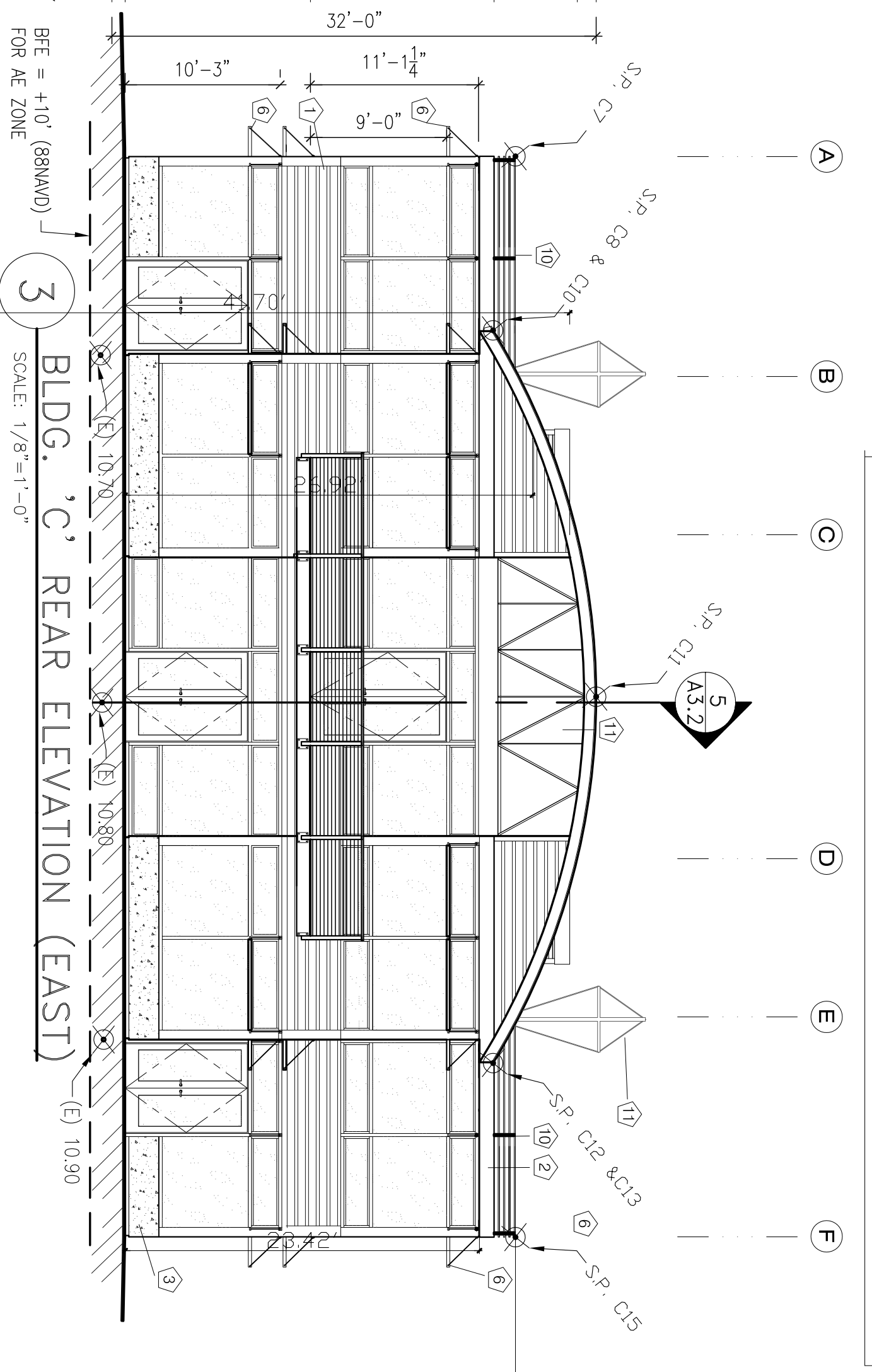
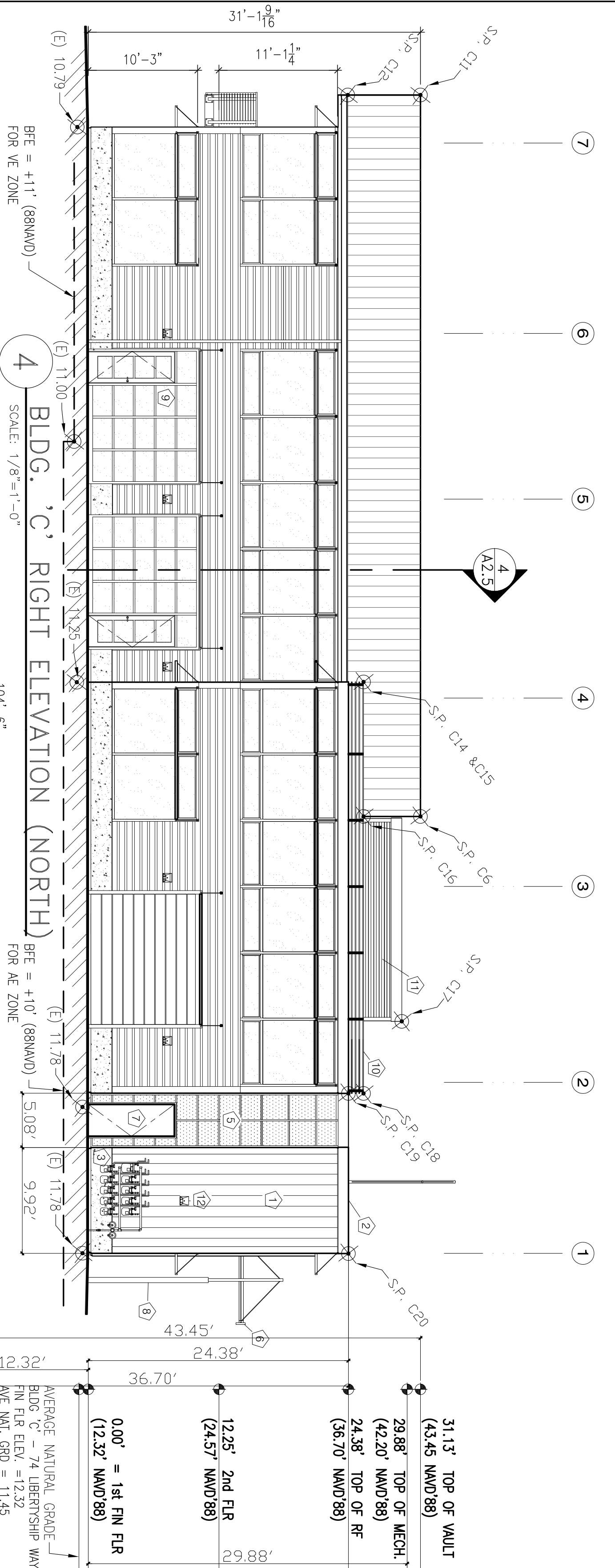
**A3.1 (BLDG B)**  
ARCHITECTURE PAGE 16 OF 18  
THIS PAGE HAS BEEN REDUCED IF IS IS LESS THEN 24x36



MATERIALS SCHEDULE	
1	PAINTED METAL SIDING
2	PAINTED METAL FASCIA
3	COLORED CONCRETE
4	PAINTED INSULATED METAL WINDOWS
5	KALWALL TRANSLUCENT WALL PANEL
6	METAL AND TRANSLUCENT LAMINATED GLASS CANOPY
7	PAINTED METAL DOOR
8	PAINTED STEEL COLUMN
9	FLEXIBLE INDUSTRIAL STOREFRONT
10	PAINTED METAL RAILING
11	PAINTED LOWERED MECH ENCLOSURE
12	LIGHT FIXTURE

TYPICAL FLEXIBLE INDUSTRIAL STOREFRONT OPTIONS	
FIXED STOREFRONT	METAL OVERHEAD DOOR
GLASS OVERHEAD DOOR	



**ONDA ROSA**  
 Architecture  
 Urban Design  
 Space Planning  
 Interior Design

129 JASPER PLACE  
 S.F., CA 94133  
 415.562.7441

LICENSED ARCHITECT  
 BRENT J. McDONALD  
 C - 24017  
 Dec. 31, 2019  
 RENEWAL DATE  
 STATE OF CALIFORNIA

**LIBERTYSHIP II PARTNERSHIP**

**70 - 74 LIBERTYSHIP WAY SAUSALITO, CA**  
 APN: 063-080-06

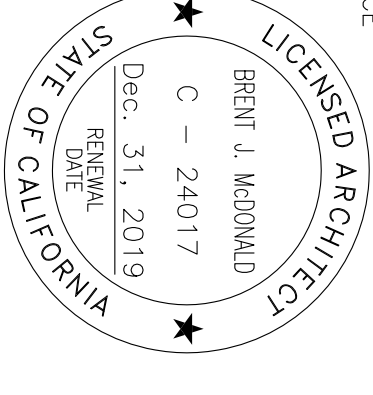
PLNG/P/W RESPONSE	09/20/18
PLNG/P/W RESPONSE	11/04/18
S.M.F.D.	11/12/18
SAUSALITO DPW	1/2/19
PLNG RESPONSE	8/01/19

Project Number: 2018011  
 Scale: 1/8" = 1'-0"  
 Drawn by: BJM

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**EXTERIOR ELEVATIONS & BLDG. SECTION BLDG 'C'**

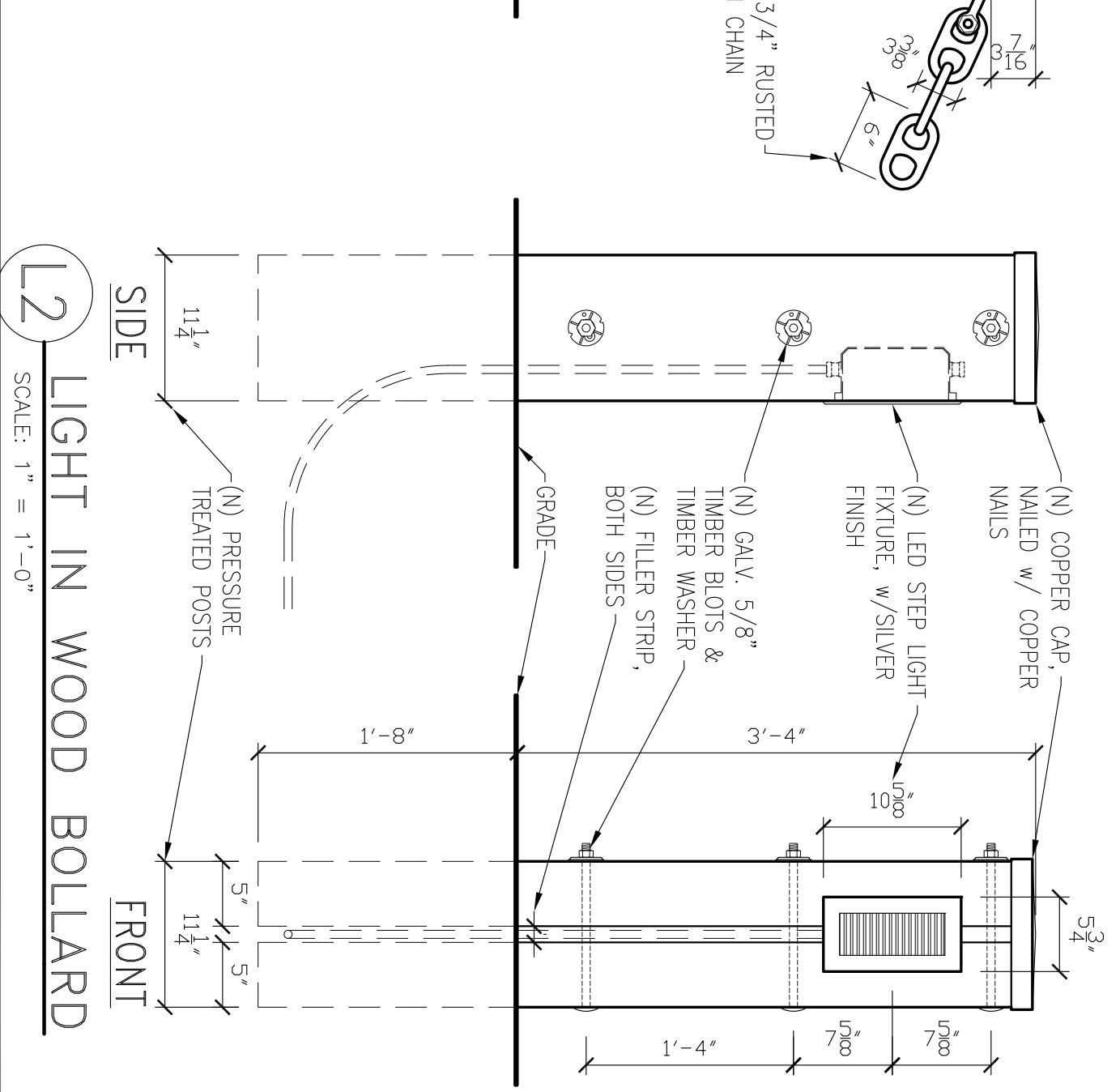
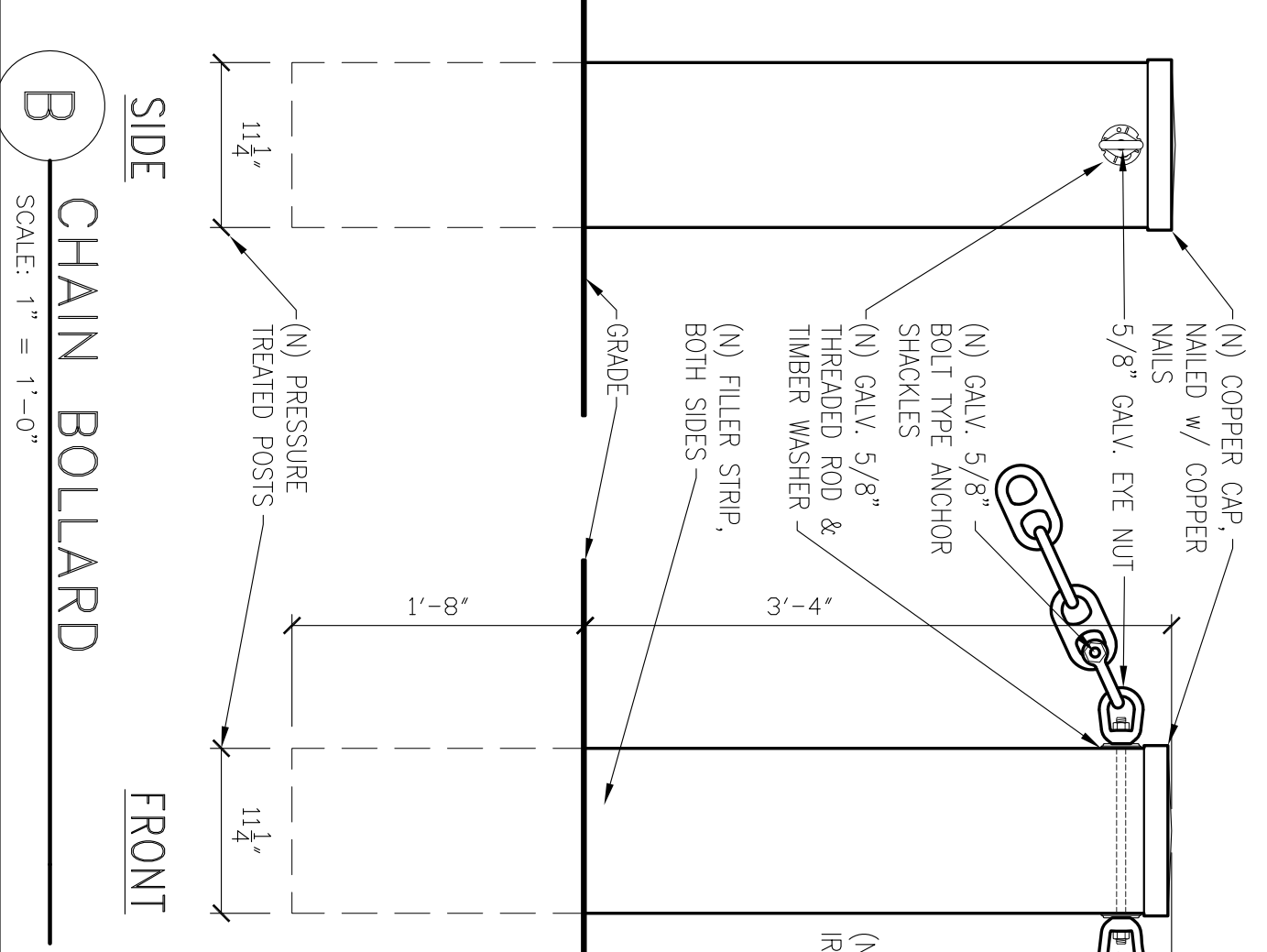
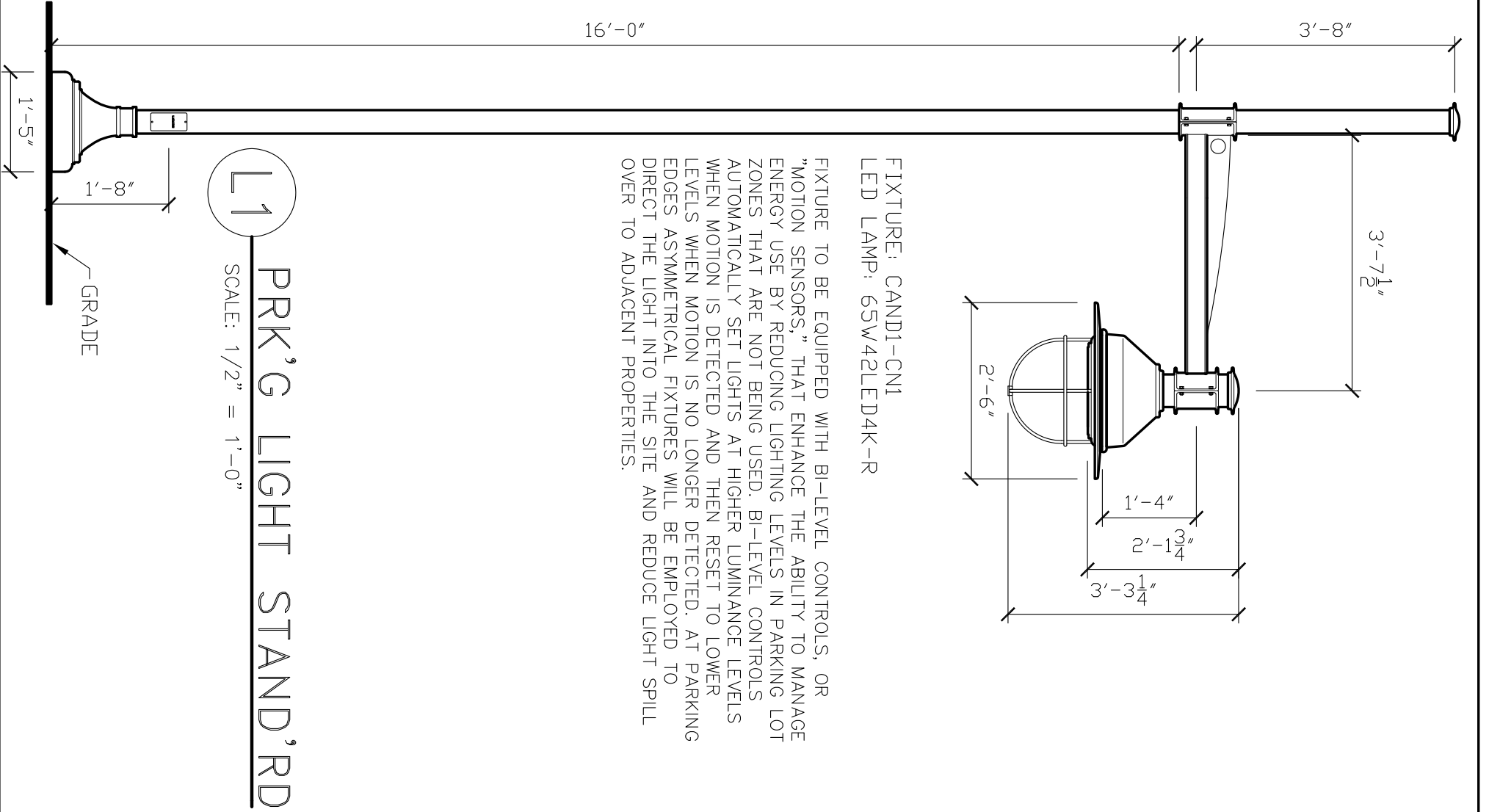
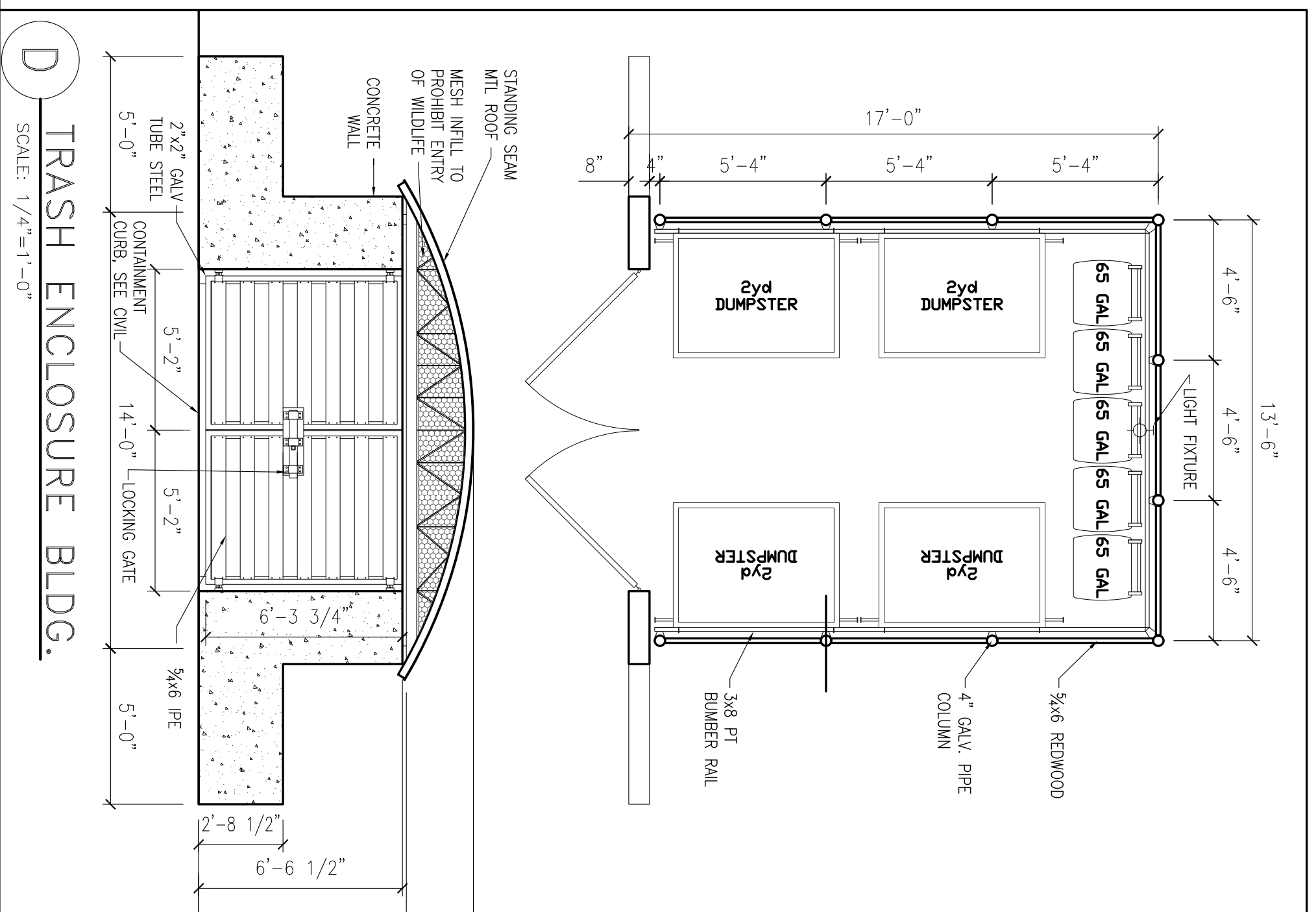
**A.3.2 (BLDG C)**  
 ARCHITECTURE PAGE 17 OF 18  
 THIS PAGE HAS BEEN REDUCED IF IS IS LESS THAN 24x36



**LIBERTYSHIP II  
PARTNERSHIP**

**70 - 74  
LIBERTYSHIP WAY  
SAUSALITO, CA**

APN: 063-080-06



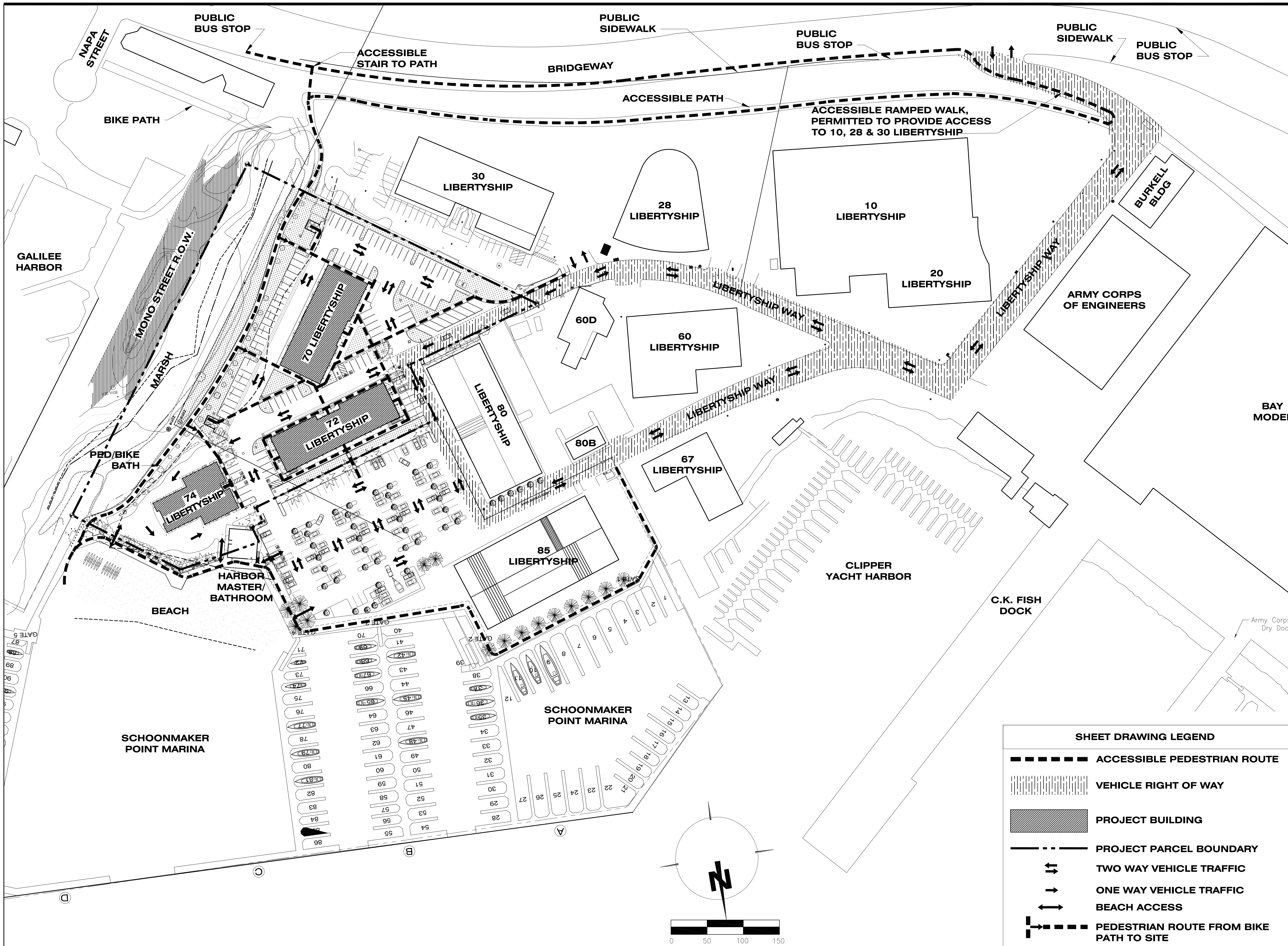
PLNG/P/W RESPONSE	09/20/18
PLNG/P/W RESPONSE	11/04/18
S.M.F.D.	11/12/18
SAUSALITO DPW	1/2/19
PLNG RESPONSE	8/01/19

Project Number	201511	Scale	AS NOTED
Drawn by	BAM		

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**ACCESSORIES**

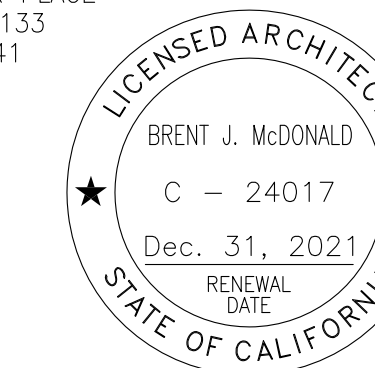




# ONDA ROSA

Architecture  
Urban Design  
Space Planning  
Interior Design

129 JASPER PLACE  
S.F., CA 94133  
415.362.7441



## LIBERTYSHIP II PARTNERSHIP

**70 - 74**  
LIBERTYSHIP WAY  
SAUSALITO, CA  
APN: 063-080-06

PLN'G/PW RESPONSE	09/20/18
PLN'G/PW RESPONSE	11/04/18
S.M.F.D.	11/12/18
SAUSALITO DPW	1/2/19
PLN UPDATE	11/15/20
Project Number	Scale
2015.11	1" = 60'-0"
Drawn by	
BJM	

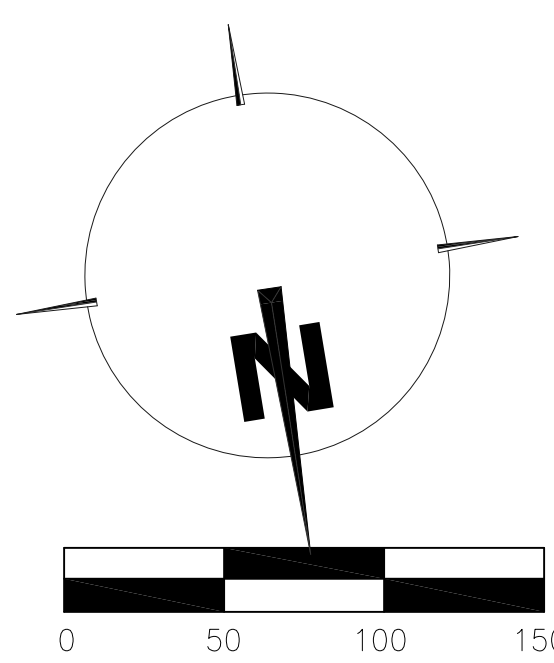
ALL DRAWINGS AND WRITTEN MATERIAL APPEARING HEREIN CONSTITUTE THE ORIGINAL AND UNPUBLISHED WORK OF THE ARCHITECT AND MAY NOT BE DUPLICATED, USED OR DISCLOSED WITHOUT THE PRIOR WRITTEN CONSENT OF THE ARCHITECT.

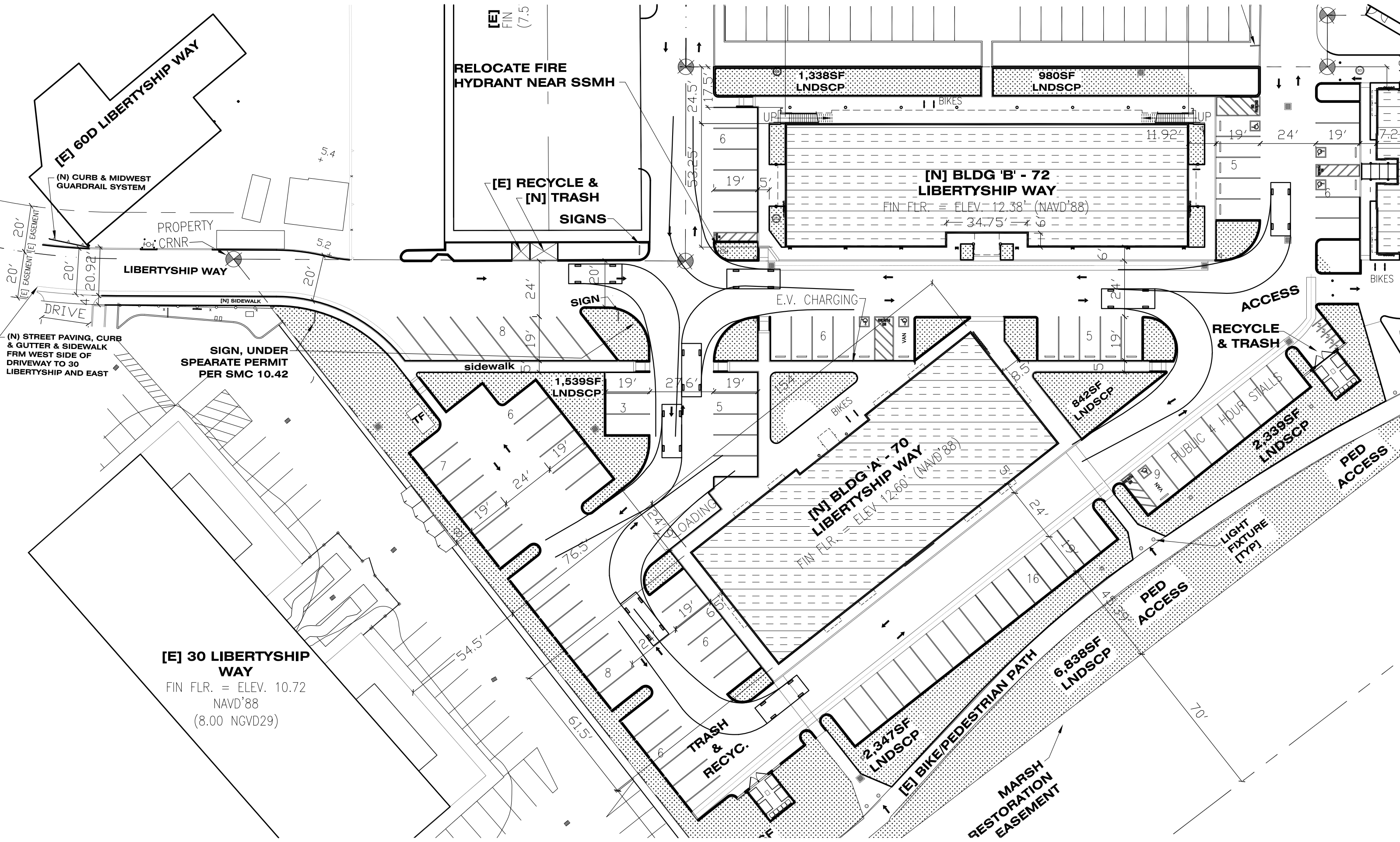
## ACCESSIBLE PATH

A 1.6

### SHEET DRAWING LEGEND

- ACCESSIBLE PEDESTRIAN ROUTE
- VEHICLE RIGHT OF WAY
- PROJECT BUILDING
- PROJECT PARCEL BOUNDARY
- TWO WAY VEHICLE TRAFFIC
- ONE WAY VEHICLE TRAFFIC
- BEACH ACCESS
- PEDESTRIAN ROUTE FROM BIKE PATH TO SITE





RELOCATE FIRE HYDRANT NEAR SSMH

[E] RECYCLE & [N] TRASH SIGNS

1,338SF LNDSCP

980SF LNDSCP

[N] BLDG 'B' - 72 LIBERTYSHIP WAY

FIN FLR. = ELEV. 12.38' (NAVD'88)

34.75'

E.V. CHARGING

RECYCLE & TRASH

PUBLIC 4 HOUR STALLS

2,339SF LNDSCP

PED ACCESS

[N] BLDG 'A' - 70 LIBERTYSHIP WAY

FIN FLR. = ELEV. 12.60' (NAVD'88)

LIGHT FIXTURE [TYP]

PED ACCESS

6,838SF LNDSCP

2,347SF LNDSCP

[E] BIKE/PEDESTRIAN PATH

MARSH RESTORATION EASEMENT

[E] 30 LIBERTYSHIP WAY

FIN FLR. = ELEV. 10.72 NAVD'88 (8.00 NGVD29)

SIGN, UNDER SPEARATE PERMIT PER SMC 10.42

(N) STREET PAVING, CURB & GUTTER & SIDEWALK FRM WEST SIDE OF DRIVEWAY TO 30 LIBERTYSHIP AND EAST

[E] 60D LIBERTYSHIP WAY

(N) CURB & MIDWEST GUARDRAIL SYSTEM

PROPERTY CRNR

LIBERTYSHIP WAY

[N] SIDEWALK

DRIVE

[E] EASEMENT [E] EASEMENT

SIGN

sidewalk

1,539SF LNDSCP

TRASH & RECYC.

842SF LNDSCP

2,347SF LNDSCP

6,838SF LNDSCP

2,339SF LNDSCP

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