

SHINGLE SPRINGS SUBARU SIGN INVENTORY						
EXISTING SIGNS			PROPOSED SIGNS			
EXISTING SIGN	HEIGHTS	SQ. FOOTAGE	ACTION	SIGN NO.	HEIGHTS	SQ. FOOTAGE
PILOX SIGN	25 FT.	80 SF.	STATUS	N03	15 FT.	80 SF.
SHINGLE SPRINGS	WALL SIGN	4 FT.	REPLACE	N04	4 FT.	142 SF.
DIRECTIONAL SIGN	WALL SIGN	4 SF.	STATUS	N05	4 FT.	8 SF.
PARTS	WALL SIGN	4 SF.	REMOVE	N06	WALL SIGN	23 SF.
SERVICE	WALL SIGN	83 SF.	REPLACE	N07	WALL SIGN	343 SF.
SUBARU	WALL SIGN	34 SF.	REPLACE	N08	WALL SIGN	336 SF.
SUBARU LOGO	WALL SIGN	7 SF.	REPLACE	N09	WALL SIGN	400 SF.
SUBARU LOGO	WALL SIGN	7 SF.	REPLACE	N10	WALL SIGN	118 SF.
SUBARU	WALL SIGN	34 SF.	NEW	N11	WALL SIGN	50 SF.
TOTAL WALL SIGNS						843 SF.

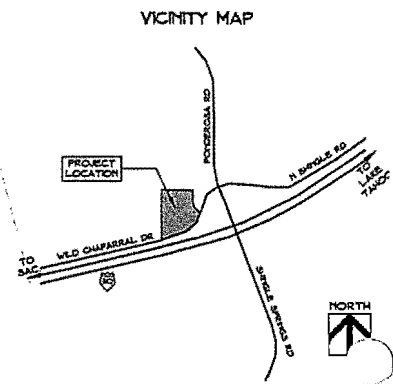
**PROJECT INFORMATION**

**CLIENT DATA:**

APR/STREET ADDRESS: 4045 WILD CHAPARRAL  
 CITY: SHINGLE SPRINGS, CALIFORNIA  
 JURISDICTION: EL DORADO COUNTY  
 ZONING: REGIONAL COMMERCIAL IGH  
 OCCUPANCY (PROJ USE): 8 OFFICE & VEHICLE SHOWROOM  
 24 INDOOR SERVICE  
 TYPE OF CONSTRUCTION: TYPE V-3 (UNREINFORCED)  
 STORES: TWO  
 MAX. BUILDING HEIGHT: 24'-0" (TOWER)  
 SITE FIRE PROTECTION: WET SYSTEMS HYDRANTS  
 SITE AREA: 18,700 SF. (0.42 AC)  
 SITE COVERAGE: 14,278 SF. (18,700)  
 EXISTING BUILDING:  
 -FIRST FLOOR: 13,551 SF.  
 -COVERED AREA: 1,000 SF.  
 -SECOND FLOOR: 2,527 SF.  
 -TOTAL: 17,078 SF.  
 PARKING: 218 EXISTING SPACES

**DRAWING INDEX:**

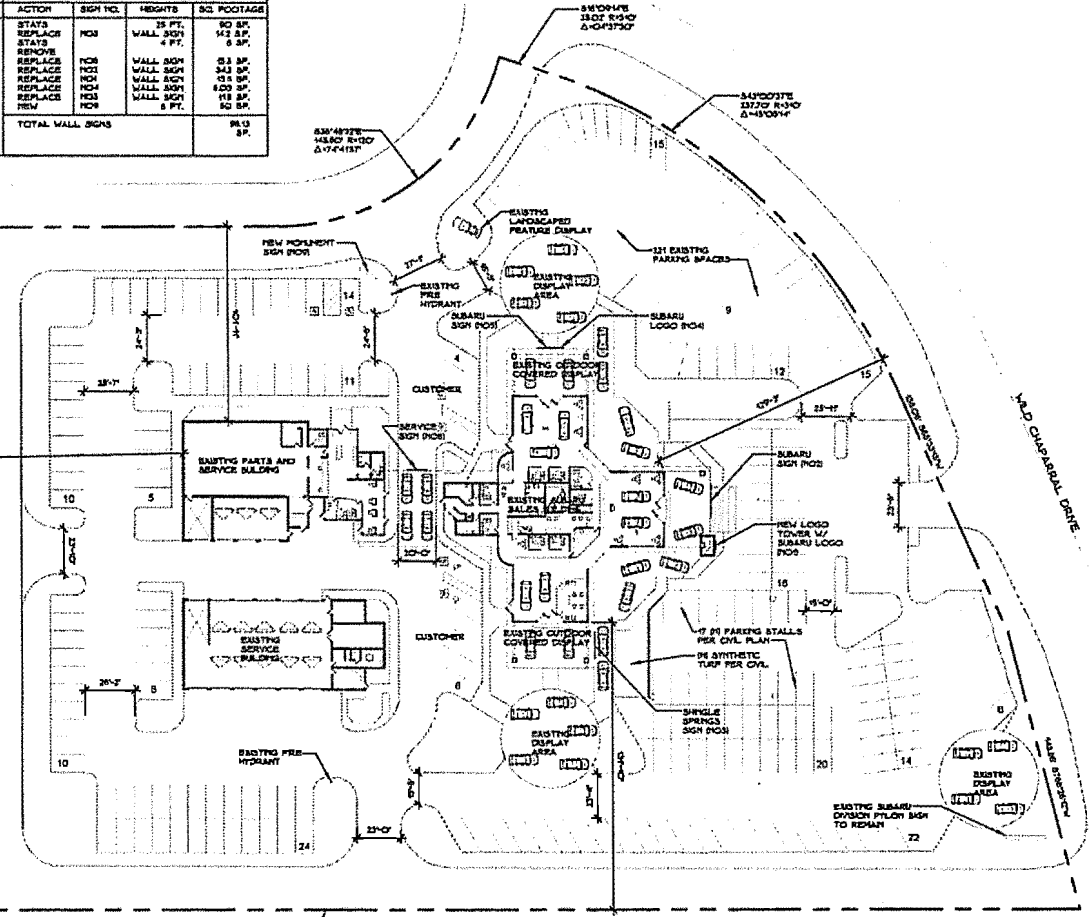
A1 SITE PLAN  
 A2 EXISTING ELEVATIONS  
 A3 PROPOSED ELEVATIONS  
 C1 PARTIAL GRADING PLAN



APPROVED  
 EL DORADO COUNTY  
 PLANNING COMMISSION

DATE: June 23, 2016

BY: *Rachel French*  
 EXECUTIVE SECRETARY



**Site Plan**  
 1" = 30'-0"

**PROJECT TEAM**

**OWNER:**  
 SHINGLE SPRINGS  
 SUBARU RENTAL INC.  
 1101 BONA RD  
 SHINGLE SPRINGS, CA 95776

**ARCHITECT:**  
 PERKINS, WILLIAMS & COTTERILL  
 3300 DAVIS DRIVE, SUITE 100  
 RANCHO CORDOVA, CA 95740  
 (916) 833-1000

**CIVIL ENGINEER:**  
 WARREN-GARDNER ENGINEERING  
 2144 BISHOP'S ROAD  
 LIVERMORE, CA  
 (925) 943-1333

**CONTRACTOR:**  
 MARTIN & JAMES INC.  
 2664 MERCANTILE DR., SUITE A  
 RANCHO CORDOVA, CA  
 (916) 833-0301

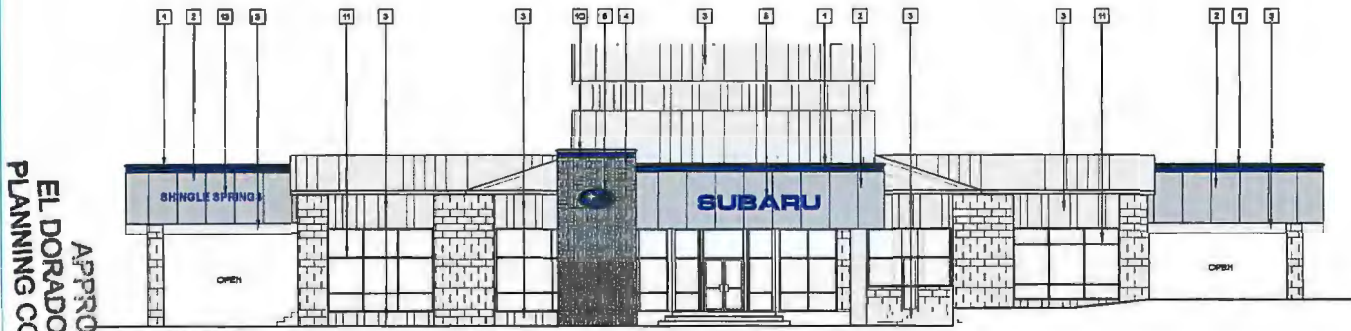
PERKINS, WILLIAMS & COTTERILL  
**A-R-C-H-I-T-E-C-T-S**  
 3300 DAVIS DRIVE, SUITE 100, RANCHO CORDOVA, CA 95740  
 916-833-1000 FAX 916-833-1000  
 WWW.PWC-A.COM

PLANNING - COMPLETENESS 4-28-16

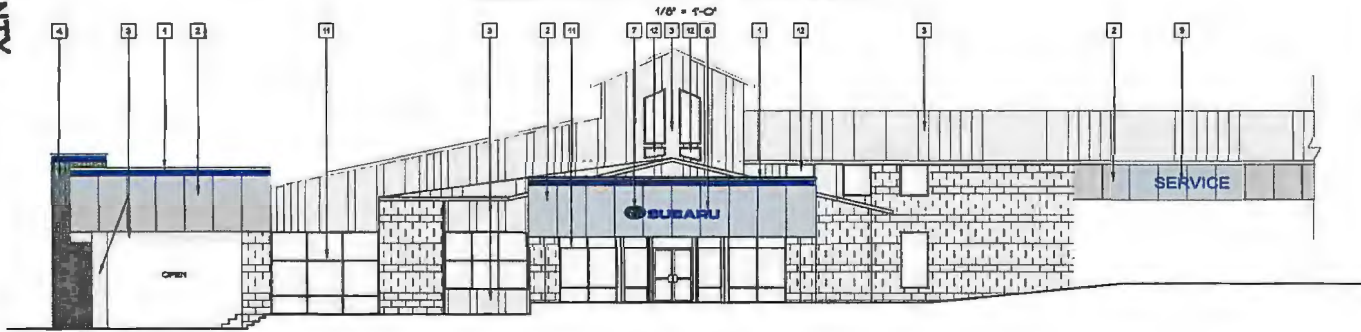
**Site Plan**

Project: SHINGLE SPRINGS SUBARU  
 Job No. 15745 Refr: 12-11-15  
 Scale: AS NOTED

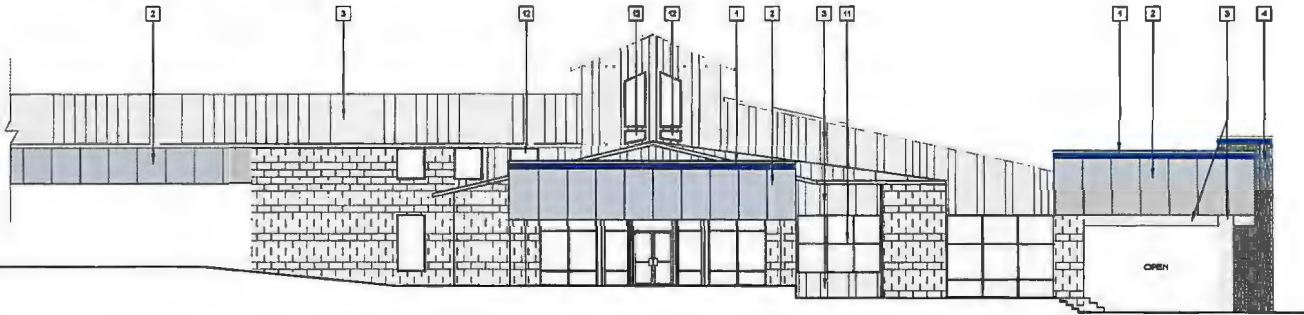
**Shingle Springs Subaru**  
 4045 Wild Chaparral, Shingle Springs, CA.



*Proposed South Elevations*



*Proposed East Elevations*



*Proposed West Elevations*

- KEY NOTES:**
- 1 ALUMINUM TOP CAP, VERTICAL FACE TO BE PHS DIOC. REMAINDER OF METAL INCLUDING DIAGONAL CANTILEVER TO BE SILVER METALLIC FINISH
  - 2 COMPOSITE METAL PANELS- SILVER METALLIC
  - 3 PART TO MATCH BIERWIN WILLIAMS SWITCH 'GRAY SCREEN'
  - 4 SUBARU SLATE ICON TOWER
  - 5 2" ELUM CHANNEL LETTERSET
  - 6 3" SUBARU STAR CLUSTER
  - 7 12" SUBARU STAR CLUSTER
  - 8 1/2" ELUM CHANNEL LETTERSET
  - 9 1/2" ELUM CHANNEL LETTERSET
  - 10 ALUMINUM TOP CAP, COLOR TO MATCH SILVER METALLIC FINISH
  - 11 PART EX WINDOW FRAMING TO MATCH BIERWIN WILLIAMS SWITCH 'GRAY SCREEN'
  - 12 NEW WINDOW TO MATCH EXISTING
  - 13 2" ELUM CHANNEL LETTERSET

APPROVED  
EL DORADO COUNTY  
PLANNING COMMISSION

DATE

*June 23, 2016*

BY *Ross Troutman*  
EXECUTIVE SECRETARY

Exhibit H-1

**Shingle Springs Subaru**  
4045 West Chaparral, Shingle Springs, CA.

PERKINS, WILLIAMS & COTTERILL  
**ARCHITECTS**  
1510 BATA DRIVE, SUITE 200, RACINE COUNTY, CA 95670  
916-652-1000 FAX 916-652-1000  
www.pwcarchitects.com

PLANNING - COMPLETES 1-20-16

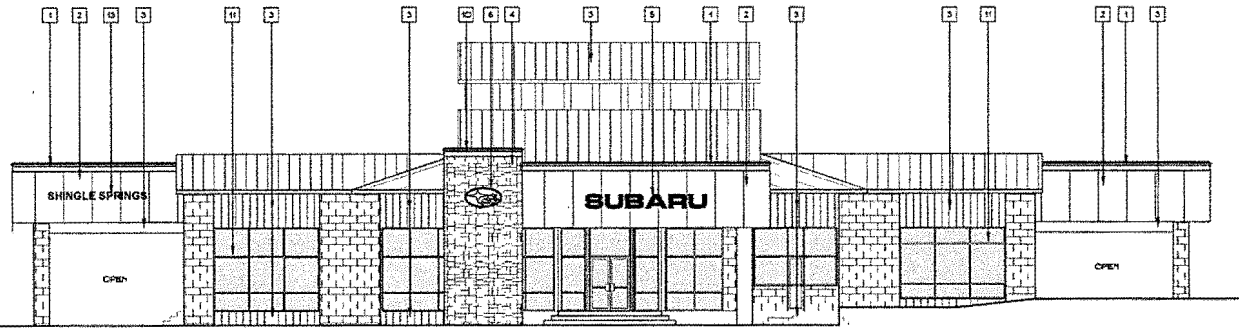
*Proposed Elevations*

Project: SHINGLE SPRINGS SUBARU

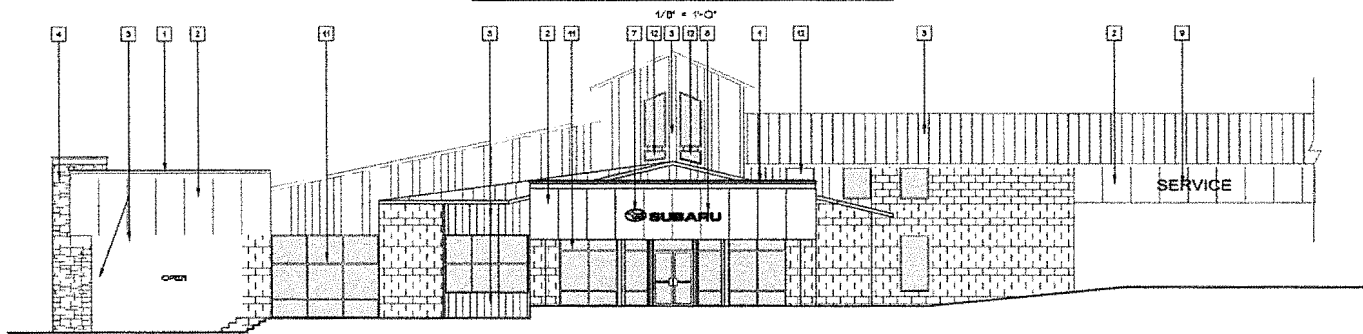
Job No. 15745 Date: 12-11-16

Scale: AS NOTED

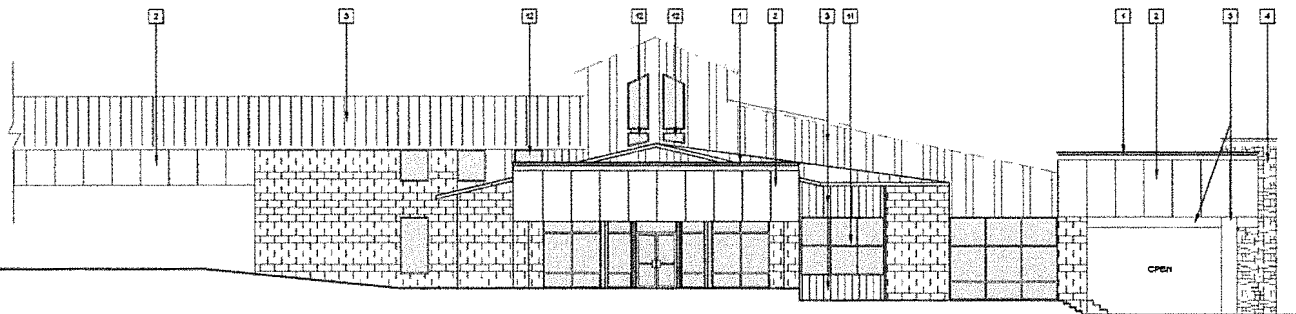
**A3**



Proposed South Elevations



Proposed East Elevations



Proposed West Elevations

**KEY NOTES:**

- 1 ALUMINUM TOP CAP, VERTICAL FACE TO BE R10 300C. MEMBERSHIP OF METAL INCLUDING DUALSICAL CANTILEVER, TO BE SILVER METALLIC FINISH
- 2 COMPOSITE METAL PANELS- SILVER METALLIC
- 3 PAINT TO MATCH SHERWIN WILLIAMS SW7071 GREY SCREEN
- 4 SUBARU SLATE ICON TOWER
- 5 24" ELK CHANNEL LETTERSET
- 6 36" SUBARU STAR CLUSTER
- 7 30" SUBARU STAR CLUSTER
- 8 14" ELK CHANNEL LETTERSET
- 9 18" ELK CHANNEL LETTERSET
- 10 ALUMINUM TOP CAP, COLOR TO MATCH SILVER METALLIC FINISH
- 11 PAINT BE WINDOW FRAMING TO MATCH SHERWIN WILLIAMS SW7071 GREY SCREEN
- 12 NEW WINDOW TO MATCH EXISTING
- 13 12" ELK CHANNEL LETTERSET

PERKINS, WILLIAMS & COTYBRILL  
**A R C H I T E C T S**  
 2220 STATE STREET, SUITE 200, RIVERSIDE, CALIFORNIA, CA 92501  
 951-514-1100 FAX 951-514-1000  
 WWW.PWCARCHITECTS.COM

PLANNING - COMPLETIONS 6-20-16

Proposed Elevations

Project: SHINGLE SPRINGS SUBARU

Job No. 157-45 Date: 12-11-15

Scale: AS NOTED

**A3**

16-0646 D 9 of 10

APPROVED  
 EL DORADO COUNTY  
 PLANNING COMMISSION

DATE June 23, 2016

BY *Roger Trout*  
 EXECUTIVE SECRETARY

**Shingle Springs Subaru**  
 4045 West Chaparral, Shingle Springs, CA.

Exhibit H-2

- N01 36" Illum Logo - 36"h x 62-1/2"w (15.6 Sq. Ft.)
- N02 24" Illum Blue Channel Letters "SUBARU" - 17' 1-1/4" OAL (34.2 Sq. Ft.)
- N03 12" Illum Blue Channel Letters "SHINGLE SPRINGS" - 170-3/4" OAL (14.2 Sq. Ft.)

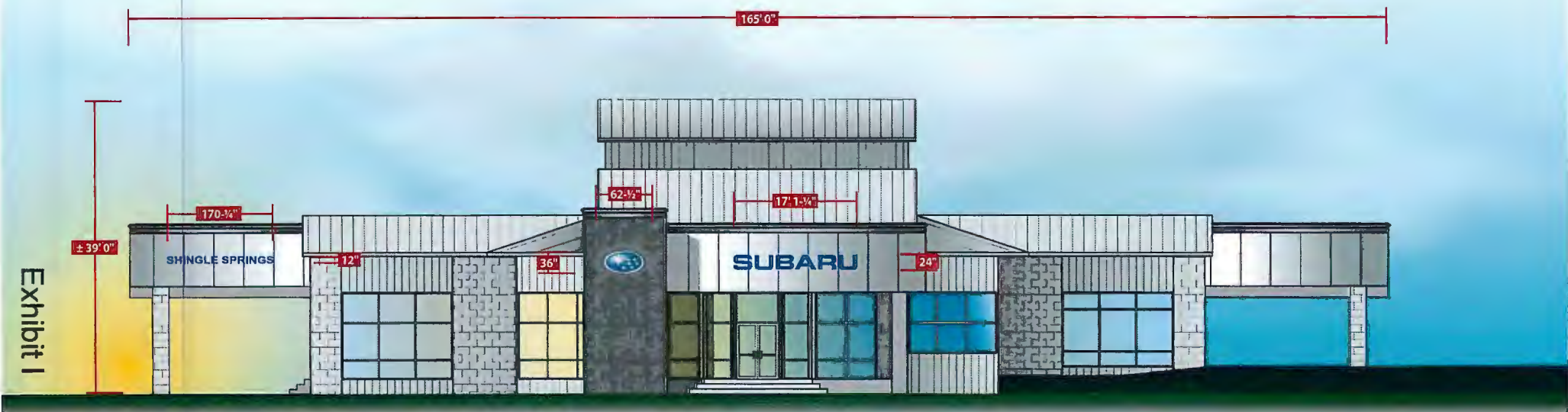


Exhibit I

South Elevation

APPROVED  
 EL DORADO COUNTY  
 PLANNING COMMISSION  
 DATE June 23 2015  
 BY *Roger Ina*  
 EXECUTIVE SECRETARY



DATE	10.21.15
DWG BY	AFR
DWG NUM	B65001
SHEET	2
DATE	11.18.15
DATE	11.19.15
DATE	01.26.16

DATE	REVISION	BY
11.18.15	Revised N03	AFR
11.19.15	Added N10	AFR
01.26.16	Revised N01-N05, N09 and removed N07, N08 & N10	AFR

ADDRESS  
 SUB14175 Shingle Springs Subaru  
 4045 Wild Chaparral Drive  
 Shingle Springs, CA 95682

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 TRANSMITTED IN ANY MANNER.

- N04 20" Illum Logo - 20"h x 36-1/4"w (5.03 Sq. Ft.)
- N05 14" Illum Blue Channel Letters "SUBARU" - 9' 11-3/4" OAL (11.6 Sq. Ft.)
- N06 18" Illum Blue Channel Letters "SERVICE" - 10' 4" OAL (15.5 Sq. Ft.)

Exhibit 1



East Elevation



TITLE	Subaru	DWG BY	AFR	DATE	10.21.15
ADDRESS	SUB14175 Shingle Springs Subaru 4045 Wild Chaparral Drive Shingle Springs, CA 95682	DWG NUM	B65001	SHEET	3

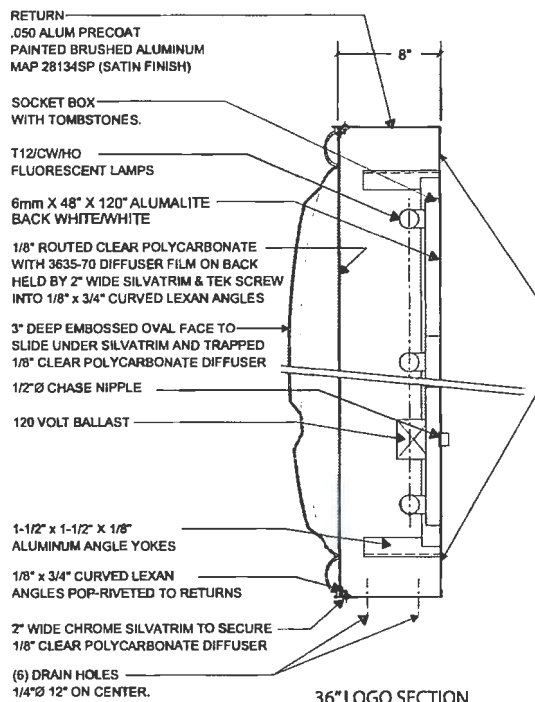
DATE	REVISION	BY
11.18.15	Revised N03	AFR
11.19.15	Added N10	AFR
01.26.16	Revised N01-N05, N09 and removed N07, N08 & N10	AFR

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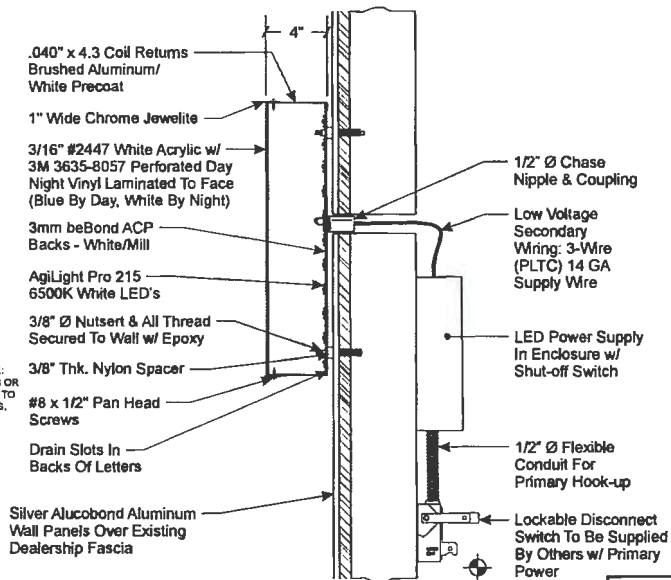


**N01 - 36" ILLUM LOGO**  
Scale: 1/2" = 1'0"

**N02 - 24" ILLUM CHANNEL LETTERS**  
Scale: 1/2" = 1'0"



**36" LOGO SECTION**  
Not To Scale



**24" ILLUM CHANNEL LETTER**  
Not to Scale

**ELECTRICAL LOAD**  
3.0 Amps @ 120 Volts  
**ELECTRICAL REQ'MTS**  
(1) 20 Amp/120 Volt Circuit

**STANDARD LETTER NOTES:**  
1. Sufficient Primary Circuit In Vicinity Of Sign By Others.  
2. Letter To Letter Wiring & Final Primary Hook-up By Sign Installer, Where Allowed By Local Codes.  
3. Sign Shall Be U.L. Listed.  
4. Mounting Hardware By Sign Installer.  
5. Full Size Drilling Template Furnished With Sign.  
6. This Sign has been Designed with the Criteria as set forth in the IBC 2003 & IBC 2006. The Design Meets or Exceeds those Requirements for the Geographical Location in Which it is to be Erected.

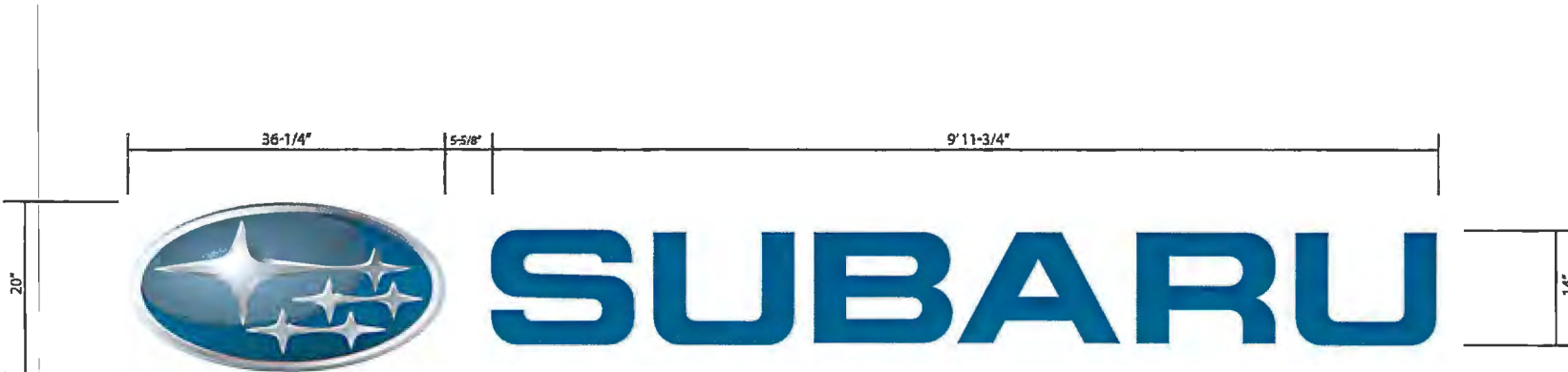
Exhibit 1

**ELECTRICAL LOAD**  
2.0 Amps @ 120 Volts  
**ELECTRICAL REQ'MTS**  
(1) 20 Amp/120 Volt Circuit

**STANDARD WALL SIGN NOTES:**  
1. Sufficient Primary Circuit In Vicinity Of Sign By Others.  
2. Final Primary Hook-up By Sign Installer, Where Allowed By Local Codes.  
3. Sign Shall Be U.L. Listed.  
4. Mounting Hardware By Sign Installer.

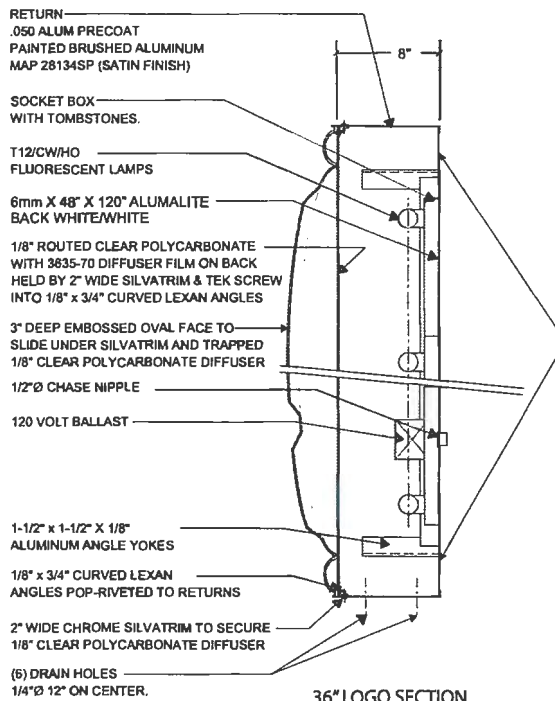
TITLE	Subaru	DWG BY	AFR	DATE	10.21.15
ADDRESS	5UB14175 Shingle Springs Subaru 4045 Wild Chaparral Drive Shingle Springs, CA 95682	DWG NUM	B65001	DATE	11.18.15 11.19.15 01.26.16
		SHEET	4	REVISION	Revised N03 Added N10 Revised N01-N05, N09 and removed N07, N08 & N10



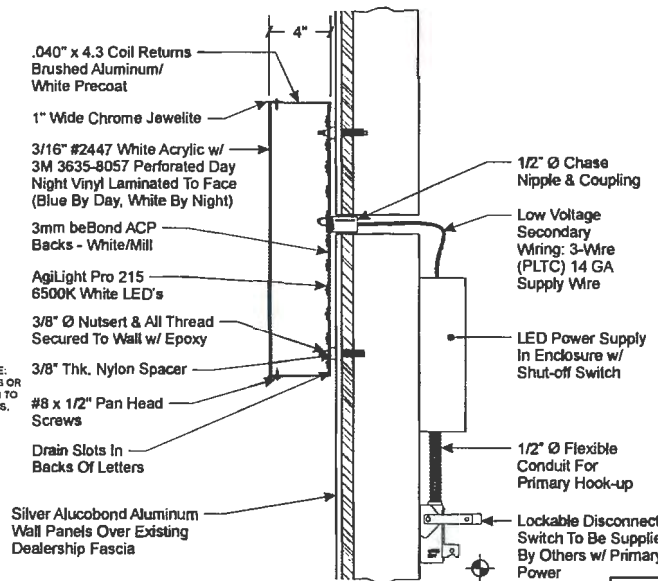


**N04 - 20" ILLUM LOGO**  
Scale: NTS

**N05 - 14" ILLUM CHANNEL LETTERS**  
Scale: NTS



**36" LOGO SECTION**  
Not To Scale



**24" ILLUM CHANNEL LETTER**  
Not to Scale

**ELECTRICAL LOAD**  
3.0 Amps @ 120 Volts  
**ELECTRICAL REQ'MTS**  
(1) 20 Amp/120 Volt Circuit

**STANDARD LETTER NOTES:**

- Sufficient Primary Circuit In Vicinity Of Sign By Others.
- Letter To Letter Wiring & Final Primary Hook-up By Sign Installer, Where Allowed By Local Codes.
- Sign Shall Be U.L. Listed.
- Mounting Hardware By Sign Installer.
- Full Size Drilling Template Furnished With Sign.
- This Sign has been Designed with the Criteria as set forth in the IBC 2003 & IBC 2006. The Design Meets or Exceeds those Requirements for the Geographical Location in Which it is to be Erected.

Exhibit 1

**ELECTRICAL LOAD**  
2.0 Amps @ 120 Volts  
**ELECTRICAL REQ'MTS**  
(1) 20 Amp/120 Volt Circuit

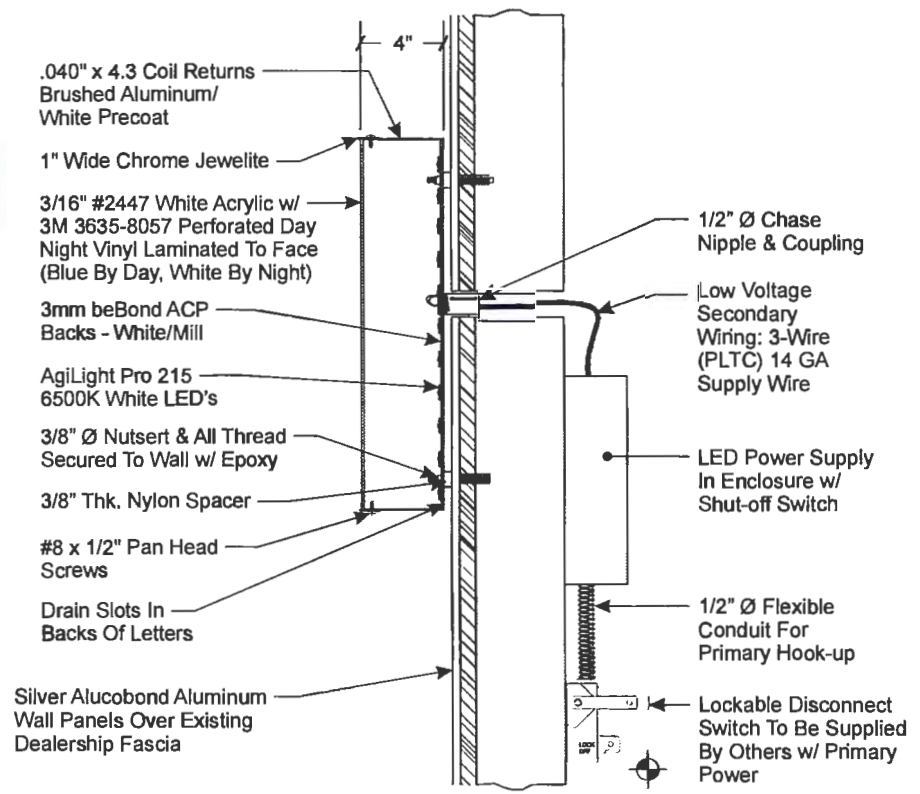
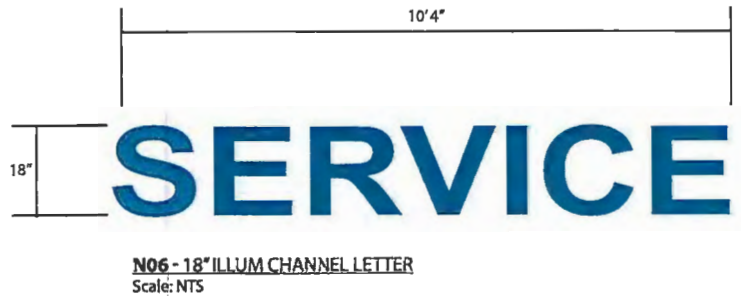
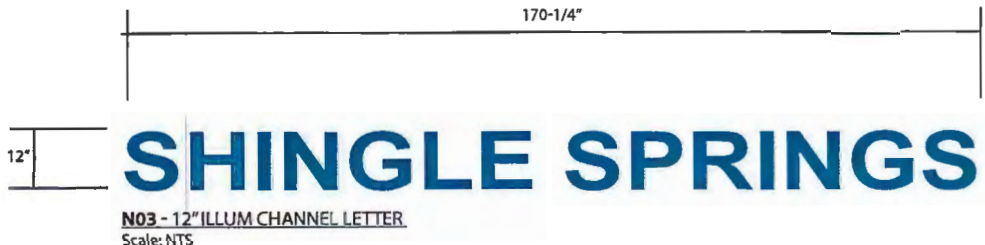
**STANDARD WALL SIGN NOTES:**

- Sufficient Primary Circuit In Vicinity Of Sign By Others.
- Final Primary Hook-up By Sign Installer, Where Allowed By Local Codes.
- Sign Shall Be U.L. Listed.
- Mounting Hardware By Sign Installer.

**PHILADELPHIASIGN**  
BRINGING IDEAS TO LIFE

TITLE	Subaru	DWG BY	AFR	DATE	10.21.15
ADDRESS	SUB14175 Shingle Springs Subaru 4045 Wild Chaparral Drive Shingle Springs, CA 95682	DWG NUM	B65001	DATE	11.18.15 11.19.15 01.26.16
		SHEET	5	REVISION	Revised N03 Added N10 Revised N01-N05, N09 and removed N07, N08 & N10

BY	AFR	DATE	11.18.15
BY	AFR	DATE	11.19.15
BY	AFR	DATE	01.26.16



- STANDARD LETTER NOTES:**
1. Sufficient Primary Circuit In Vicinity Of Sign By Others.
  2. Letter To Letter Wiring And Final Primary Hook-up By Sign Installer, Where Allowed By Local Codes.
  3. Sign Shall Be U.L. Listed.
  4. Mounting Hardware By Sign Installer.
  5. Full Size Drilling Template Furnished With Sign.

**ELECTRICAL LOAD**  
2.0 Amps @ 120 Volts

**ELECTRICAL REQ'MTS**  
(1) 20 Amp/120 Volt Circuit



TITLE	Subaru	DWG BY	AFR	DATE	10.21.15
ADDRESS	SUB14175 Shingle Springs Subaru 4045 Wild Chaparral Drive Shingle Springs, CA 95682	DWG NUM	B65001	DATE	11.16.15 11.19.15 01.26.16
		SHEET	6	REVISION	Revised N03 Added N10 Revised N01-N05, N09 and removed N07, N08 & N10

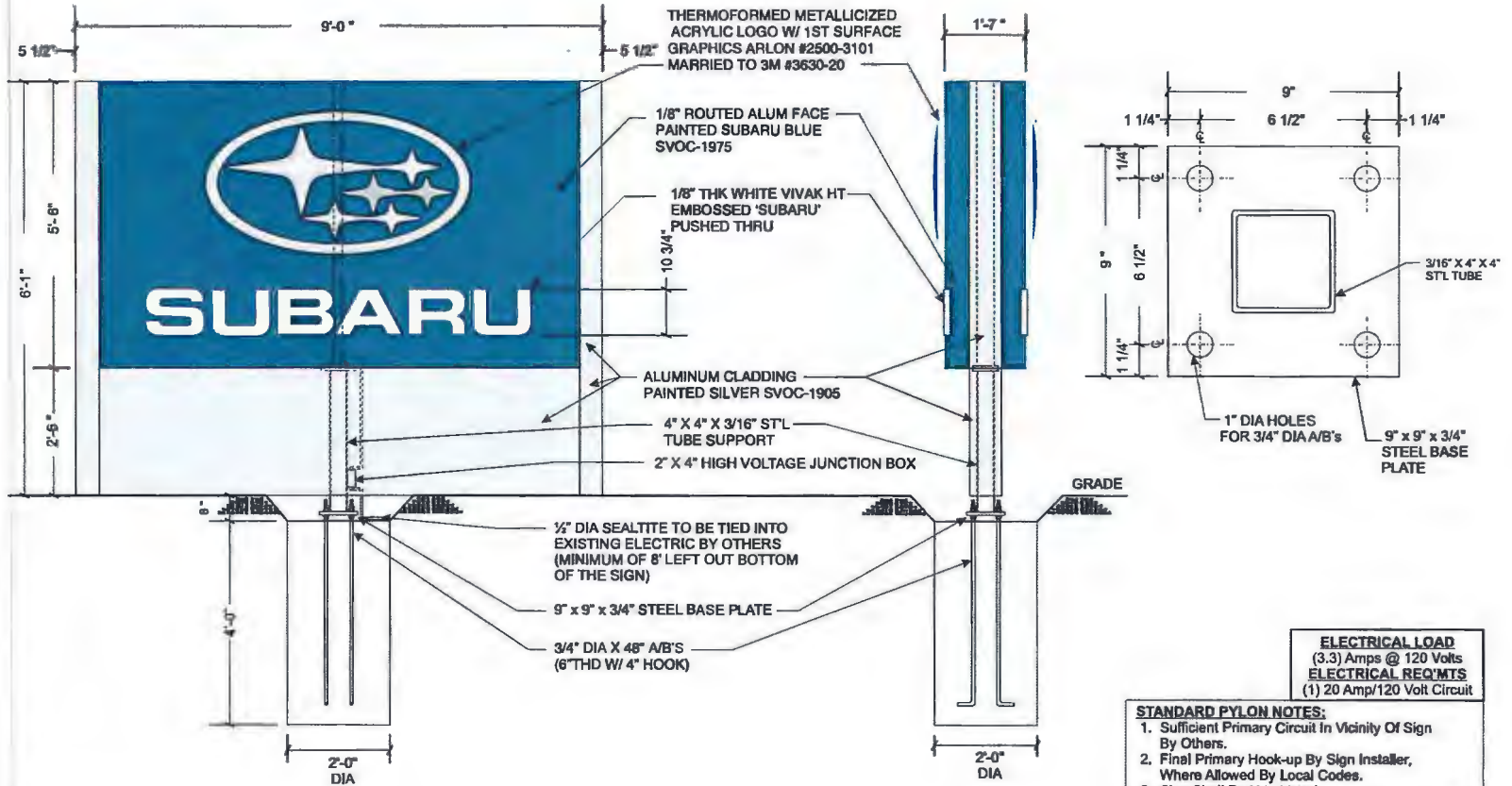
BY AFR  
BY AFR  
BY AFR

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Exhibit 1



**N09: M50 Illuminated Monument - 50 Sq. Ft.**



Note: This sign is intended to be installed in accordance with the requirements of Article 600 of the National Electrical Code and/or other applicable local codes. This includes proper grounding and bonding of the sign.

**ELECTRICAL LOAD**  
 (3.3) Amps @ 120 Volts  
**ELECTRICAL REQ'MTS**  
 (1) 20 Amp/120 Volt Circuit

**STANDARD PYLON NOTES:**

1. Sufficient Primary Circuit In Vicinity Of Sign By Others.
2. Final Primary Hook-up By Sign Installer, Where Allowed By Local Codes.
3. Sign Shall Be U.L. Listed.
4. Soil Assumed To Be Medium Clay, Or Better, With Minimum Soil Bearing Capacity Of 2,500 PSF.
5. Concrete 3,000 PSI @ 28 Days.
6. Reinforcing Steel Shall Be ASTM A615 GR-40.
7. Structural Steel Shall Be ASTM A36.
8. All Welds Shall Conform To A.W.S Standards.

Exhibit I



TITLE	Subaru	DWG BY	AFR	DATE	10.21.15
ADDRESS	SUB14175 Shingle Springs Subaru 4045 Wild Chaparral Drive Shingle Springs, CA 95682	DWG NUM	B65001	DATE	11.18.15 11.19.15 01.26.16
		SHEET	7	REVISION	Revised N03 Added N10 Revised N01-N05, N09 and removed N07, N08 & N10

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RECEIVED  
PLANNING DEPARTMENT

## Paint

## Glazing

## Stone

Exhibit J



Sherwin Williams  
"Gray Screen"  
SW7071



Clear Glass/  
Clear Aluminum Storefront



Camara Slate Products or Equal  
"Shadow Grey"

## Metal



Una Clad or Equal  
"Silver Metallic"

Una Clad or Equal  
"Award Blue"

BY *Roger Trust/ent*  
DATE *June 23, 2016*

APPROVED  
EL DORADO COUNTY  
PLANNING COMMISSION

PERKINS, WILLIAMS & COTTERILL  
ARCHITECTS  
3220 DATA DRIVE, SUITE 200, RANCHO CORDOVA, CA  
95876

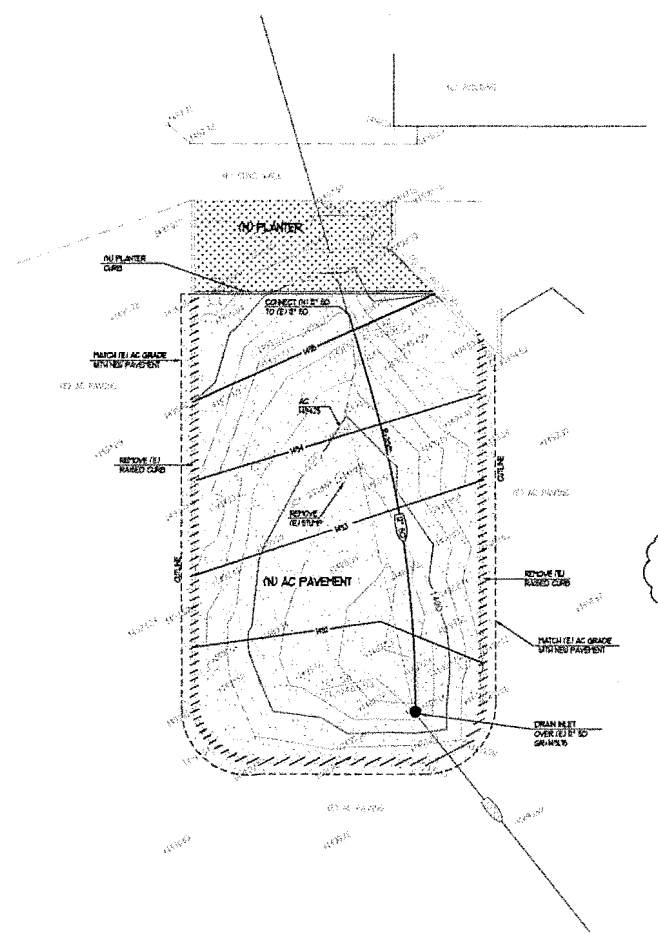
S 08-0025-R

Exhibit K

BY *Rosa Land/Int*  
EXECUTIVE SECRETARY

DATE *June 23, 2016*

APPROVED  
EL DORADO COUNTY  
PLANNING COMMISSION



**NOTE**  
NET INCREASE IN IMPERVIOUS SURFACE  
WITH THIS PROJECT: 4,017 SF

**ABBREVIATIONS**

AC	ASPHALT CONCRETE	SP	SPOT POLE
AS	ASPHALTE SAND	LF	LINEAR FEET
BCR	DEAN CURB RETURN	MA	MANHOLE
BLDG	BUILDING	PM	POHUM
BO	BLOW OFF	OV	OVER
BOB	BACK OF BALK	N/C	NOT IN CONTRACT
BS	BOTTOM OF WALL	OG	ORIGINAL GRADE
CC	CONCRETE TOP OF CONCRETE BALD	PD	PLUMBER DRAIN
CL	CENTER LINE	PIV	PIVOT INDICATOR VALVE
CONC	CONCRETE	POC	POINT OF CONNECTION
CONTR	CONTRACT	PP	POWER POLE
COTS	CLEARCUT TO GRADE	PCP	REINFORCED CONCRETE PIPE
DI	DRAIN INLET	RD	ROOF DRAIN
DIP	DUCTILE IRON PIPE	ROAD	ROADWAY
DO	DOWNSPOUT	RET	RETAINING
DUR	DURASWAY	RP	REDUCED PRESSURE
EJ	EXISTING	R/S	RIGHT OF WAY
E BOX	ELECTRICAL BOX	MA	MAIN WATER LEADER
E COND.	ELECTRICAL CONDUIT	S	SLOPE
ECR	END CURB RETURN	SD	STORY DRAIN
ELBC	ELECTRIC	SS	SANITARY SEWER
EP	EDGE OF PAVEMENT	STA.	STATION
EXIST.	EXISTING	ST.LT.	STREET LIGHT
FDC	FIRE DEPARTMENT CONNECTION	TM	TEMPORARY BENCH MARK
FF	FRESH FLOOR	T	TRANSFORMER
FI	FIRE FITTING	TEL	TELEPHONE
FL	FLOOR LINE	TL	TOP OF CURB
FM	FIRE MARK	TO	TOP OF WALL
G	GAS	TRF	TRUCK
GB	GRASS BREAK	VCP	VITRIFIED CLAY PIPE
GV	GATE VALVE	V	VALVE
HV	HEADER	WV	WATER VALVE
HP	HIGH POINT	VS	VALVE BOX
IV	INVERT ELEVATION	YD	YARD DRAIN

**LEGEND**

	EXISTING CONTOUR
	EXISTING ELEVATION
	EXISTING STORM DRAIN
	NEW ELEVATION
	NEW STORM DRAIN
	NEW DRAIN STRUCTURE (TYPE AS NOTED)
	NEW FINISH GRADE CONTOUR
	OUTLINE



<table border="1"> <tr> <th>NUMBER</th> <th>DESCRIPTION</th> <th>ENGR. INIT.</th> <th>COUNTY APPROVAL BY</th> <th>DATE</th> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </table>	NUMBER	DESCRIPTION	ENGR. INIT.	COUNTY APPROVAL BY	DATE						<table border="1"> <tr> <td>DRAWN BY:</td> <td>L.A.G.</td> </tr> <tr> <td>DESIGNED BY:</td> <td>R.S.W.</td> </tr> <tr> <td>CHECKED BY:</td> <td>R.S.W.</td> </tr> <tr> <td>SCALE:</td> <td>1" = 10'</td> </tr> <tr> <td>DATE:</td> <td>DEC. 2015 (7.B. REF.)</td> </tr> </table>	DRAWN BY:	L.A.G.	DESIGNED BY:	R.S.W.	CHECKED BY:	R.S.W.	SCALE:	1" = 10'	DATE:	DEC. 2015 (7.B. REF.)	<p>3114 Brennaans Road / Loomis CA 95650 / 916.663.2323</p>	<table border="1"> <tr> <td>BENCH MARK</td> <td>ELV. :</td> <td>DATE:</td> </tr> <tr> <td>BM:</td> <td> </td> <td> </td> </tr> </table>	BENCH MARK	ELV. :	DATE:	BM:			<table border="1"> <tr> <td>PREPARED UNDER THE DIRECTION OF</td> <td>DATE</td> </tr> <tr> <td>LORI A. GREEN</td> <td> </td> </tr> <tr> <td>RCE # 38900</td> <td> </td> </tr> </table>	PREPARED UNDER THE DIRECTION OF	DATE	LORI A. GREEN		RCE # 38900		<p>IMPROVEMENT PLANS FOR: <b>SHINGLE SPRINGS SUBARU</b> PRELIMINARY GRADING PLAN COUNTY OF EL DORADO, CALIFORNIA</p>	<p>CI</p> <p>JOB NUMBER 15-241</p>
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