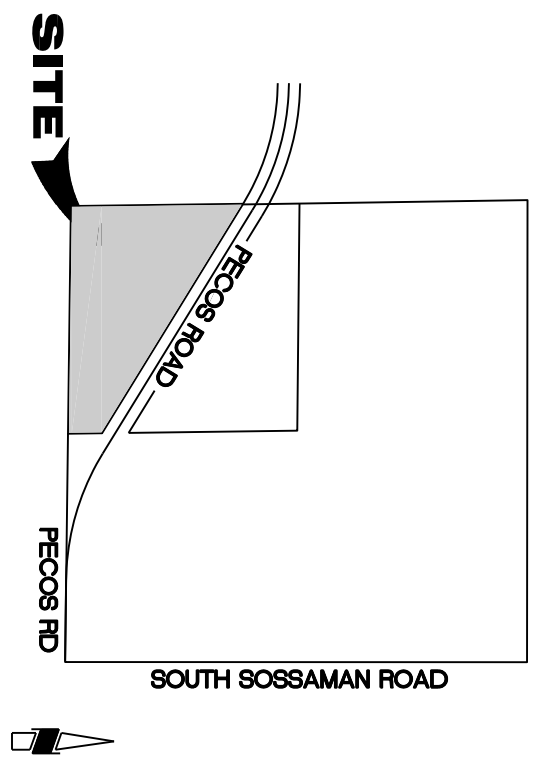


VICINITY MAP:



PROJECT DATA:

PECCOS STORAGE FACILITY  
7800 E. PECCOS ROAD  
MESA, AZ  
OWNER:  
RICHHIELD INVESTMENT CO  
4323 S HOLLY ST  
DENVER, COLORADO 80111  
NOTE: OWNER INFORMATION WAS OBTAINED FROM  
M. REEDERLL ARCHITECTS  
ARCHITECT:  
M. REEDERLL ARCHITECTS  
16000 E. 15TH AVENUE  
GILBERT, AZ 85238  
602-551-2854  
CLIENT:  
BLOOM PROPERTIES, LLC  
RYAN SANDBERG  
(949) 648-3478  
2018 International Building Code  
2018 International Residential Code  
2018 International Fire Code (IFC)  
2018 International Fuel Gas Code (IFGC)  
2018 International Mechanical Code (IMC)  
2018 International Plumbing Code (IPC)  
2018 International Swimming Pool and Spa Code  
2017 National Electrical Code  
2010 ADA

ZONING ORDINANCE

CITY OF MESA  
ALL CONSTRUCTION SHALL CONFORM WITH THE FOLLOWING  
CODES AND AMENDMENTS PER THEIR ADOPTING ORDINANCES:

2018 International Building Code  
2018 International Residential Code  
2018 International Fire Code (IFC)  
2018 International Fuel Gas Code (IFGC)  
2018 International Mechanical Code (IMC)  
2018 International Plumbing Code (IPC)  
2018 International Swimming Pool and Spa Code  
2017 National Electrical Code  
2010 ADA

EXISTING ZONING:

PARCEL # 304-61-012B  
SITE AREA: 429,818 SQ. FT. (9.84 AC)  
LOT #2 (VACANT) 357,687 SQ. FT. (8.21 AC)  
TOTAL SITE AREA 786,505 SQ. FT. (18.05 AC)

UNIT MIX:	Provided
5x5x5T	16
5x5x5T	20
5x10	0
5x10	48
10x10T	64
10x15	64
10x15T	30
10x20	50
10x20T	42
10x25	20
10x30	21
15x45	13
RV	12
12.5x40 Covered	10
12.5x55 Covered	10
12.5x50	10

SITE PLAN NOTES

1. COVERED RV PARKING AREA
2. LANDSCAPE AREA
3. DRIVEWAY ACCESS TO MESA STANDARD M-42
4. 15' CONCRETE WALKWAY
5. STORAGE BUILDING
6. LANDSCAPE / RETENTION AREA
7. ASPHALT PAVING (TYP)
8. HATCH BAY TO ROOM
9. 6" CONCRETE CURB (TYP)
10. UTILITY TRANSFORMER - PROVIDE LANDSCAPE SCREENING
11. 5'5" CONCRETE WALKWAY TO HATCH BUILDING
12. 5'5" CONCRETE WALKWAY TO HATCH BUILDING
13. 5'5" CONCRETE WALKWAY TO HATCH BUILDING
14. UTILITY TRANSFORMER - PROVIDE LANDSCAPE SCREENING
15. NEW LIGHT POLE LOCATION - 15'-0" MAX. HEIGHT
16. EXTERIOR LIGHTING UNDER CANOPY - TYP
17. EXTERIOR LIGHTING UNDER CANOPY - TYP
18. PROPERTY LINE
19. BELT-DISPLAY MONUMENT SIGN LOCATION - BY SEPARATE
20. 5' TYPICAL ACCESSIBLE PATH OF TRAVEL (COLORED PAVEMENT)
21. 5' TYPICAL ACCESSIBLE PATH OF TRAVEL (COLORED PAVEMENT)
22. TRAILER PARKING AREA
23. CITY OF MESA STANDARD TURNING RADIUS OF 39/75 TYP.
24. 5'5" CONCRETE WALKWAY TO HATCH BUILDING
25. 5'5" CONCRETE WALKWAY TO HATCH BUILDING
26. 6" DIA PERIMETER WALL
27. 6" DIA PERIMETER WALL
28. 6" DIA PERIMETER WALL
29. 6" DIA PERIMETER WALL
30. 6" DIA CONCRETE SIDEWALK

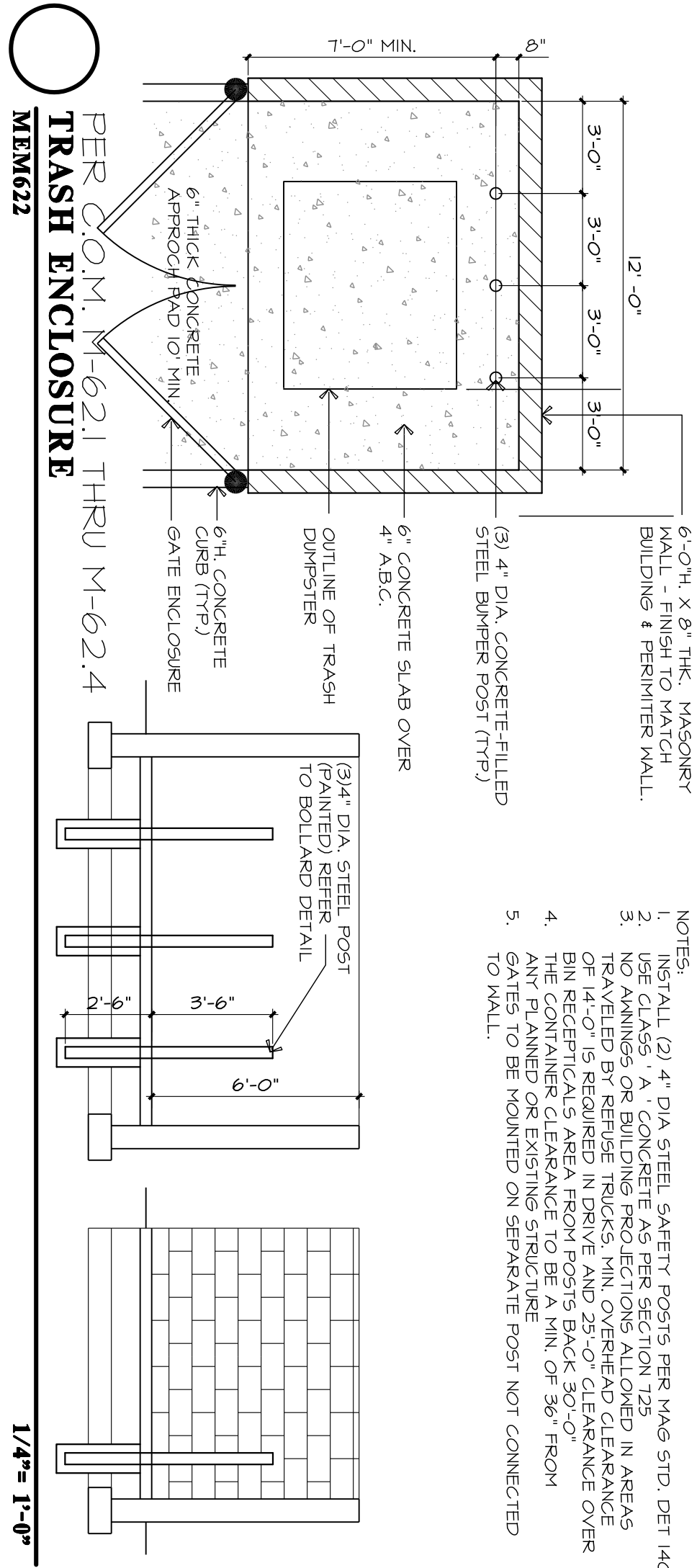
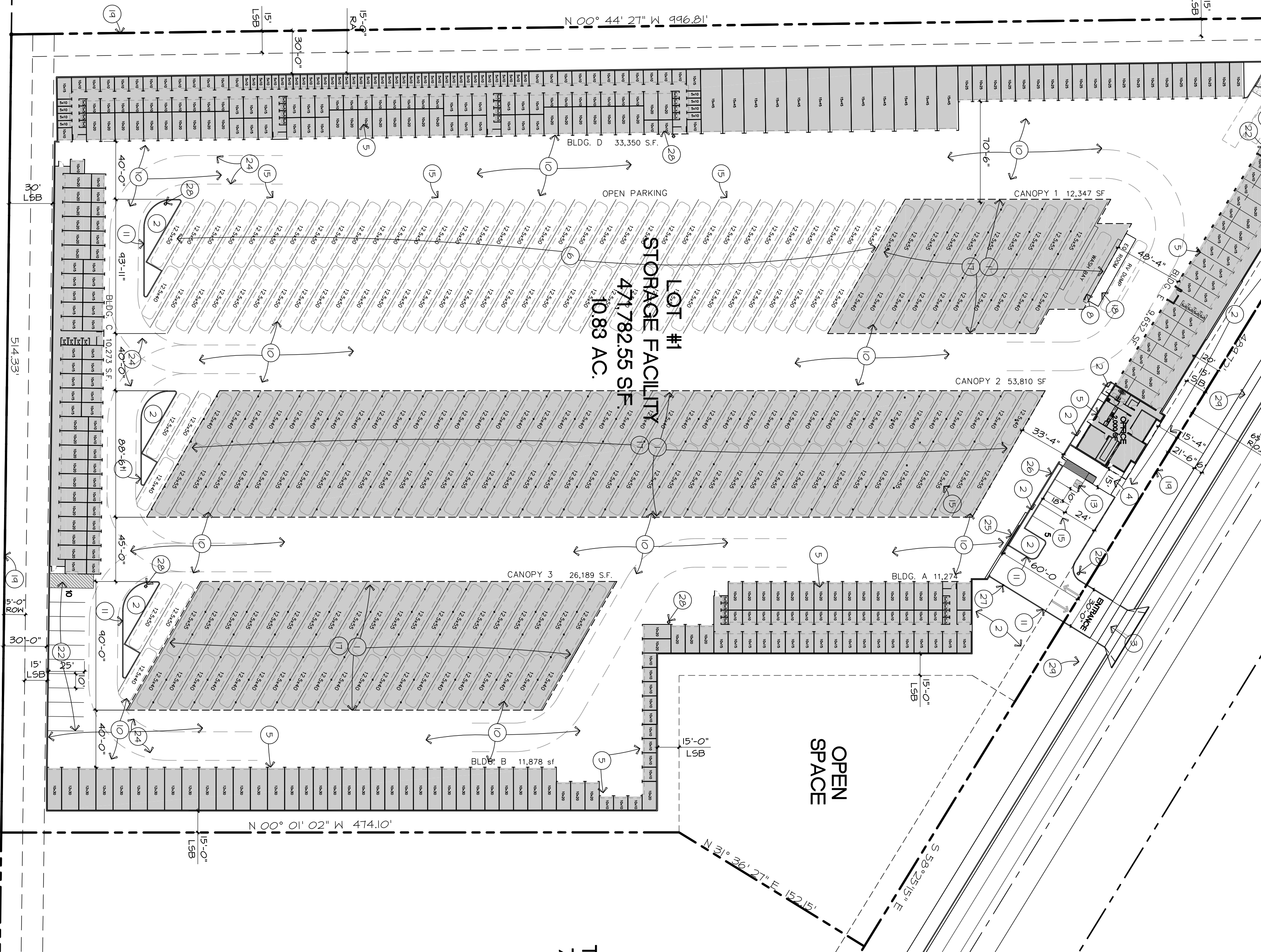
PRELIMINARY SITE PLAN

SCALE: 1"= 50'-0"  
0" 25' 50' 100'

LEGAL DESCRIPTION:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF MARICOPA, STATE OF ARIZONA, AND IS DESCRIBED AS FOLLOWS:  
A PORTION OF THE FOLLOWING DESCRIBED PROPERTY - TO BE QUARTER OF SECTION 6, TOWNSHIP 2 SOUTH, RANGE 7 EAST OF THE GILA AND SALT RIVER BASIN AND A 130.00 FEET STRIP OF LAND, THE CENTRINE OF WHICH IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
THAT PORTION OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 6, TOWNSHIP 2 SOUTH, RANGE 7 EAST OF THE GILA AND SALT RIVER BASIN AND A 130.00 FEET STRIP OF LAND, THE CENTRINE OF WHICH IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
EXCEPT THEREFROM THAT PORTION CONVEYED TO THE CITY OF MESA IN SPECIAL WARRANTY DEED RECORDED NOVEMBER 19, 2001 IN DOCUMENT NO. 2001-1080994 AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT THE EAST QUARTER CORNER OF SECTION 6; THENCE NORTH 89° 16' 22" WEST ALONG THE EAST-WEST MIDSECTION LINE OF SAID SECTION 6 FOR A DISTANCE OF 471.60 FEET TO THE BEGINNING OF A TANGENT CURVE; CONVEY TO THE NORTHWEST THE CENTER OF WHICH BEARS NORTH 00° 49' 38" EAST FOR A DISTANCE OF 1432.00 FEET; THENCE ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 51' 41" FOR A DISTANCE OF 771.33 FEET TO A POINT OF TANGENCY;  
THENCE NORTH 58° 24' 41" WEST A DISTANCE OF 1652.58 FEET TO THE BEGINNING OF A TANGENT CURVE CONVEY TO THE SOUTHWEST THE CENTER OF WHICH BEARS SOUTH 31° 35' 19" WEST FOR A DISTANCE OF 1432.00 FEET;  
THENCE ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 30° 59' 39" FOR A DISTANCE OF 774.64 FEET TO A POINT OF TANGENCY;  
THENCE NORTH 89° 24' 20" WEST FOR A DISTANCE OF 443.17 FEET TO THE BEGINNING OF A TANGENT CURVE CONVEY TO THE SOUTH THE CENTER OF WHICH BEARS SOUTH 00° 35' 40" WEST FOR A DISTANCE OF 6000.00 FEET;  
THENCE ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 05° 04' 19" FOR A DISTANCE OF 531.14 FEET TO A POINT OF TANGENCY;  
THENCE SOUTH 85° 31' 21" WEST FOR A DISTANCE OF 841.42 FEET TO THE BEGINNING OF A TANGENT CURVE CONVEY TO THE QUARTER OF SAID SECTION 6; SAID POINT ALSO BEING 9.93 FEET SOUTH OF THE NORTHWEST CORNER OF SAID SECTION 6;  
THENCE SOUTH 85° 31' 21" WEST FOR A DISTANCE OF 5.70 FEET TO THE BEGINNING OF A TANGENT CURVE CONVEY TO THE SOUTHWEST THE CENTER OF WHICH BEARS SOUTH 00° 35' 40" WEST FOR A DISTANCE OF 6000.00 FEET;  
THENCE ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 05° 04' 19" FOR A DISTANCE OF 531.14 FEET TO A POINT OF TANGENCY;

PECCOS ROAD



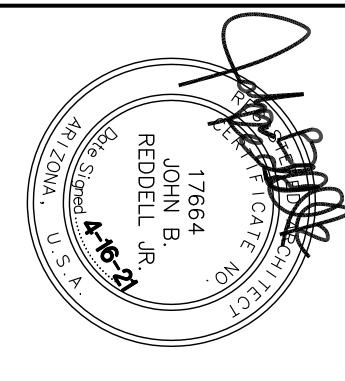
- NOTES:
1. INSTALL (2) 4" DIA STEEL SAFETY POSTS PER MAG STD DET MO
  2. USE CLASS 'A' CONCRETE AS PER SECTION 125
  3. NO ANNIES OR BUILDING PROJECTIONS ALLOWED IN AREAS OF 14 FEET OR MORE IN WIDTH AND 2 FEET OR MORE IN HEIGHT
  4. THE CONTAINER CLEARANCE TO BE A MIN. OF 36" FROM GATES TO BE MOUNTED ON SEPARATE POST NOT CONNECTED TO WALL
  5. GATES TO BE MOUNTED ON SEPARATE POST NOT CONNECTED TO WALL

PER COM. M-621 THRU M-62.4  
TRASH ENCLOSURE  
MEM622  
1/4"= 1'-0"

Pecos Storage Facility

7237 E. Pecos Road  
Mesa, AZ

John Reddell Architects, Inc.  
Architecture Interiors Land Planning  
4992 S. 158th Street, Gilbert, Arizona 85298  
(602) 531-2854 Email: john@reddellarchitects.com



Date: \_\_\_\_\_  
Revisions: \_\_\_\_\_

A1