



**ARCHITECTURAL  
SITE PLAN**



1

1/16" = 1'-0"

**GENERAL SITE NOTES**

- ALL PROPERTY LINES, EASEMENTS AND BUILDINGS ARE SHOWN ON THIS SITE PLAN.
- ACCESSIBLE ROUTE - ALL WALKS, HALLS, CORRIDORS, AISLES AND OTHER SPACES THAT ARE PART OF AN ACCESSIBLE ROUTE SHALL COMPLY WITH THE MINIMUM STANDARDS SET FORTH IN THE ADAG.
- PROTRUDING OBJECTS - PROTRUDING OBJECTS SHALL NOT REDUCE THE CLEAR WIDTH OF AN ACCESSIBLE ROUTE OR MANEUVERING SPACE.
- PARKING STRIPING & TRAFFIC DESIGNATIONS TO BE 4" WIDE WHITE.
- REFER TO GRADING PLANS FOR TOP OF RETAINING WALL AND GRADE ELEVATIONS.

**DESIGN AND ILLUMINATION STANDARDS**

- ALL LIGHTING SHALL BE DESIGNED AND ILLUMINATED IN ACCORDANCE TO THE ARTICLE 14.04.05 C, PER LUC DEVELOPMENT CODE.
- LIGHTING HEIGHT:
    - THE MAX HEIGHT FOR ALL DISTRICTS OR USES (EXCEPT LI AND I) WILL BE 20 FT.
    - THE MAX HEIGHT FOR DISTRICTS LI AND I WILL BE 50 FT.
  - LIGHT SHIELDING:
    - A) ANY LIGHT SOURCE OR LAMP THAT EMITS MORE THAN 375 LUMENS (25 WATTS INCANDESCENT OR 7 WATTS COMPACT FLUORESCENT) SHALL BE CONCEALED OR SHIELDED WITH AN IESNA FULL CUT-OFF STYLE FIXTURE WITH AN ANGLE NOT EXCEEDING 90 DEGREES TO MINIMIZE THE POTENTIAL FOR GLARE AND UNNECESSARY DIFFUSION ON ADJACENT PROPERTY.
    - B) BARE INCANDESCENT LIGHTS BULBS SHALL NOT BE PERMITTED IN VIEW OF ADJACENT PROPERTY OR PUBLIC RIGHT-OF-WAY. WALL MOUNTED LIGHTS SHALL BE DIRECTLY DOWNWARD. SOFFIT OR CANOPY MOUNTED LIGHT FIXTURES SHALL BE RECESSED IN THE SOFFIT OR OTHERWISE FULLY SHIELDED.
    - C) LIGHTING ON AUTOMOBILE SERVICE STATION, CONVENIENCE STORE, AND OTHER OUTDOOR CANOPIES SHALL NOT PROTRUDE DOWNWARD BEYOND THE CEILING OF THE CANOPY.
  - NEON LIGHTING:
    - AS BUILDING ACCENT LIGHTING MAY BE APPROVED IN COMPLIANCE WITH THE FOLLOWING CRITERIA:
      - A) NEON LIGHTING MAY BE USED TO ACCENT ARCHITECTURAL BUILDING ELEMENTS, EXCEPT THAT VERTICAL BANDS MAY NOT BE USED ALONG BUILDING CORNERS.
      - B) NEON LIGHTING SHALL BE A MINIMUM OF 6" BELOW THE TOP OF THE PARAPET OR ROOF EAVE LINE AND SHALL NOT BE ON TOP OF THE PARAPET OR ABOVE THE EAVE OR ALONG ROOF HIP AND/OR RIDGE LINES.
      - C) NEON LIGHTING SHALL ONLY BE USED ON BUILDING ELEVATIONS FACING RESIDENTIAL ZONING DISTRICTS WHERE A PUBLIC RIGHT-OF-WAY OF AT LEAST 70 FT.
      - D) NEON LIGHTING SHALL NOT BE USED WITH REFLECTIVE BACKGROUNDS THAT INTENSIFY THE EMITTED LIGHT.
      - E) NEON LIGHTING SHALL BE KEPT IN GOOD REPAIR AT ALL TIMES.

**LANDSCAPE NOTES**

- CONTRACTOR SHALL PROVIDE BACKFLOW PREVENTION SYSTEM FOR LANDSCAPE
- ALL PLANTED AREAS SHALL BE COVERED W/2" MIN. DECORATIVE ROCK SIZE AND COLOR PER PLANTING LEGEND.
- ALL PLANTING SHALL BE ON A DIP AUTOMATIC SYSTEM.
- LANDSCAPE CONTRACTOR SHALL SUBMIT IRRIGATION PLAN FOR COMPLETE IRRIGATION SYSTEM FOR PLANTING AREAS TO GENERAL CONTRACTOR FOR APPROVAL.
- ALL IRRIGATION PIPING SHALL BE COVERED AT A 6" BURIAL DEPTH.
- ALL IRRIGATION PIPING UNDER CONCRETE SHALL BE SLEEVED AT A 24" BURIAL DEPTH AND BACKFILLED WITH BUILDER'S SAND AND COMPACTED TO MINIMUM 90%.
- ALL PLANTS SHALL HAVE A WATERING BASIN FORMED FROM EARTH BUILT AROUND THE BASE OF THE PLANT.
- INSTALL ROOT BARRIERS AT ALL TREES WITHIN 5'-0" OF SIDEWALKS AND BUILDING FOUNDATIONS.

**PARKING CALCULATIONS**

REQUIREMENTS:

OFFICE = 1 SPACE / 200 SF  
 WAREHOUSE = 1 SPACE / 2000 SF

OFFICE AREA = 1200 SF  
 WAREHOUSE AREA = 6800 SF

1200 SF OFFICE AREA / 300 = 4 SPACES REQUIRED  
 6800 SF WAREHOUSE AREA / 2000 = 3.4 = 4 SPACES REQUIRED

TOTAL SPACES REQUIRED = 8 PARKING SPACES  
 TOTAL SPACES PROVIDED = 16 PARKING SPACES, INCLUDING 1 ACCESSIBLE

**Preliminary  
Not for Construction**

DRAWINGS AND SPECIFICATIONS REMAIN THE PROPERTY OF THE DESIGN PROFESSIONAL. COPIES OF THE DRAWINGS AND SPECIFICATIONS RETAINED BY THE CLIENT MAY BE UTILIZED ONLY FOR HIS USE AND FOR OCCUPYING THE PROJECT FOR WHICH THEY WERE PREPARED, AND NOT FOR THE CONSTRUCTION OF ANY OTHER PROJECTS.

PROJECT NAME:  
**GAGLIARDI OFFICE & WAREHOUSE  
 LAKE HAVASU CITY, AZ**  
 2795 ARCADIA DR. TRACT: 2226 BLK: 15 LOT: 5 & 6

ARCHITECT OF RECORD:  
  
**SELBERG ASSOCIATES INC.**  
 ARCHITECTURE & PLANNING  
 2130 MESQUITE AVE. | SUITE 204  
 LAKE HAVASU CITY | ARIZONA | 86403  
 (928) 955-8544

PROJECT NO. 25076  
 ISSUED FOR: PROGRESS SET  
 ISSUED DATE: FEBRUARY 13, 2026  
 REVISION ISSUE DATE

SHEET TITLE:  
 ARCHITECTURAL SITE PLAN

SHEET NO. **A1.01**