



INDEX

G0.00	COVER SHEET
A0.00	SITE PLAN
A1.10	FIRST FLOOR PLAN
A1.20	SECOND FLOOR PLAN
A2.00	HOUSE A ELEVATIONS
A2.10	ADU ELEVATIONS
A3.00	HOUSE A SECTIONS
A3.10	ADU SECTIONS
A4.00	PERSPECTIVES
A4.10	CONCEPT IMAGES



HOUSES AT MISSION INN
2490 MISSION INN AVE., RIVERSIDE, CA, 92507

DESIGN TEAM

PROJECT ADDRESS:	2490 MISSION INN AVE. RIVERSIDE, CA, 92507
OWNER:	JOSE CARCELEN NEW LEGACY CORP. P.O. BOX 1917 RANCHO CUCAMONGA, CA T: 951. 992. 6903
ARCHITECT:	AERO COLLECTIVE 209 S. MARKET ST INGLEWOOD, CA, 90301 T: 323. 553. 2376 ANDREW CRANE

PROJECT INFO

ZONING:	= R-1-7000
TYPE OF CONSTRUCTION:	= TYPE V
GROSS LOT AREA:	= 8,697 SQFT
ALLOWABLE DENSITY :	= 1.2 (MAX 6.2 UNITS PER GROSS ACRE)
PROPOSED DENSITY :	= 1 DWELLING + ADU

AREAS

HOUSE A - FIRST FLOOR	= 1,018 SQFT
HOUSE A - SECOND FLOOR	= 1,162 SQFT
TOTAL:	= 2,180 SQFT
HOUSE A - GARAGE	= 473 SQFT
TOTAL WITH GARAGE:	= 2,653 SQFT
ADU - FIRST FLOOR	= 1,142 SQFT
TOTAL:	= 1,142 SQFT
ADU - GARAGE	= 452 SQFT
TOTAL:	= 1,594 SQFT

ALLOWED LOT COVERAGE (MAX 40%) :	= 3,478.8 SQFT
PROPOSED LOT COVERAGE :	= 3,443 SQFT (39.5% COVERAGE)

SETBACKS

	MIN.	PROVIDED
FRONT YARD	20'-0"	20'-0"
SIDE YARDS	7'-6"	7'-6"
REAR YARD	25'-0"	25'-0"

ALLOWED NUMBER OF STORIES :	= 2 STORIES
PROPOSED NUMBER OF STORIES :	= 2 STORIES

ALLOWED BUILDING STORIES :	= 35 FEET
PROPOSED BUILDING STORIES:	= 27 FEET





209 S MARKET ST
INGLEWOOD, CA 90015
3 2 3 . 5 5 3 . 2 3 7 6

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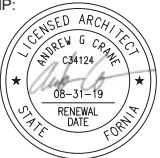
NEW LEGACY CORP.
P.O. BOX 1917
RANCHO CUCAMONGA, CA

CONSULTANT:

HOUSES AT
MISSION INN
2470 MISSION INN AVE.
RIVERSIDE, CA, 92507
18009

1/2/2019
PERMIT
RESUBMITTAL
SET

STAMP:



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1.	PERMIT RESUBMITTAL	1.2.19

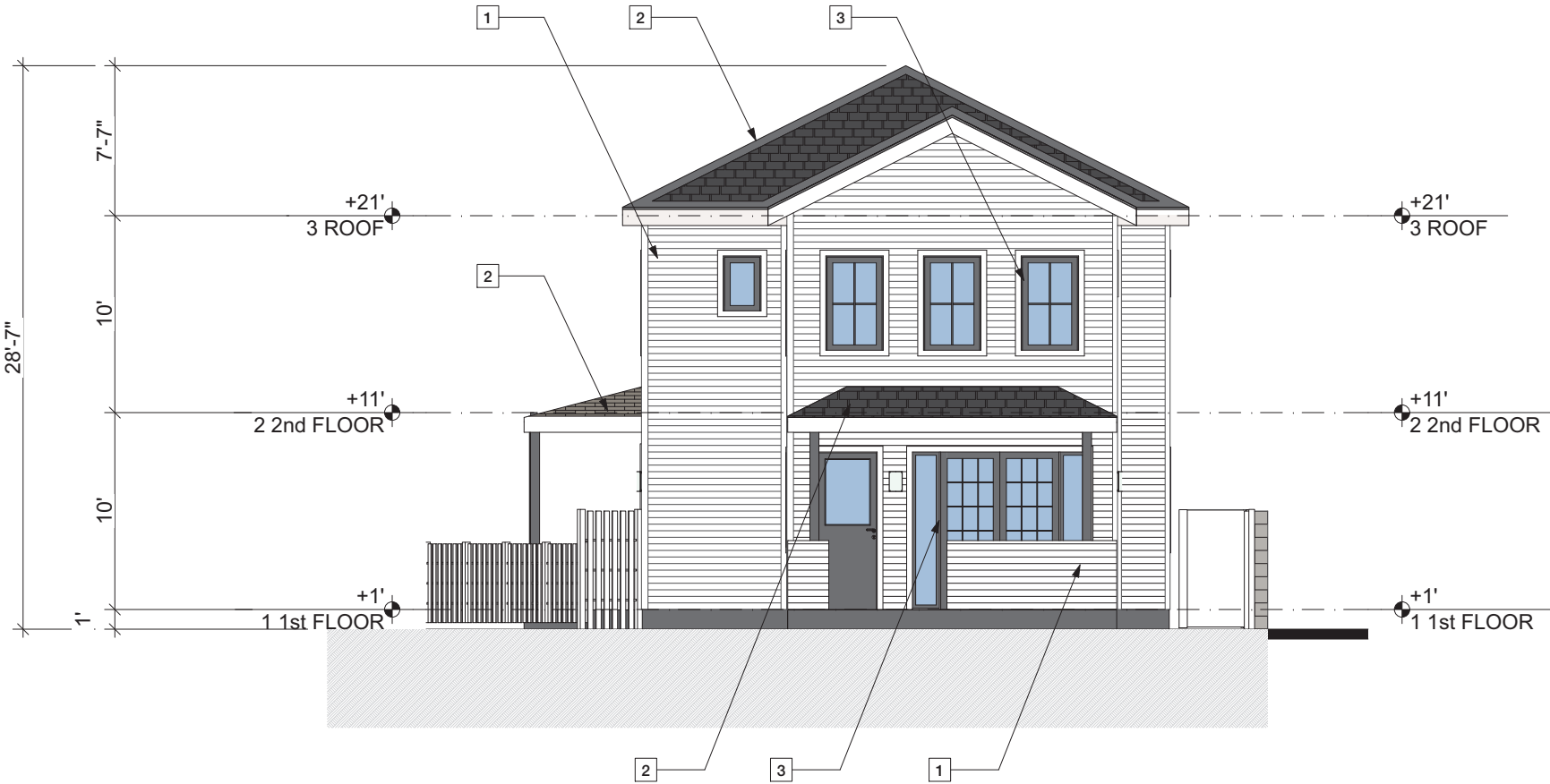
N

NORTH ARROW

COLORS / MATERIALS

ISSUE DATE 1.2.19

G0.04



HOUSE A - SOUTH EAST ELEVATION
SCALE: 1/4" = 1'-0"

1



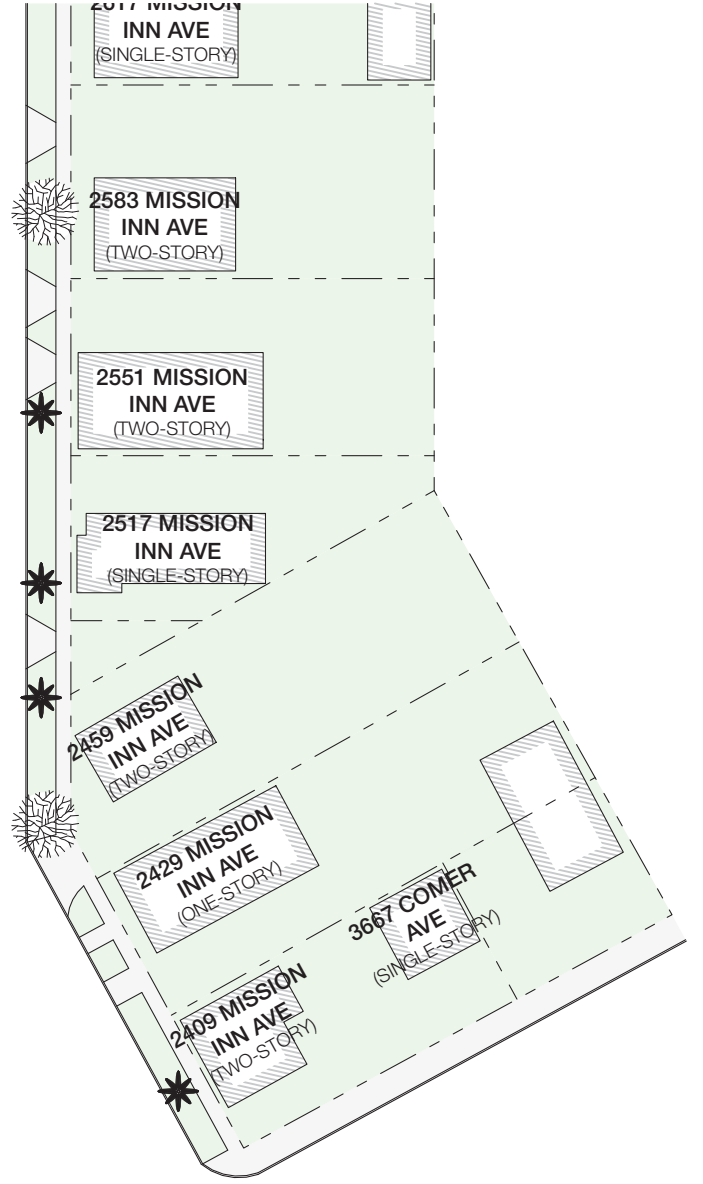
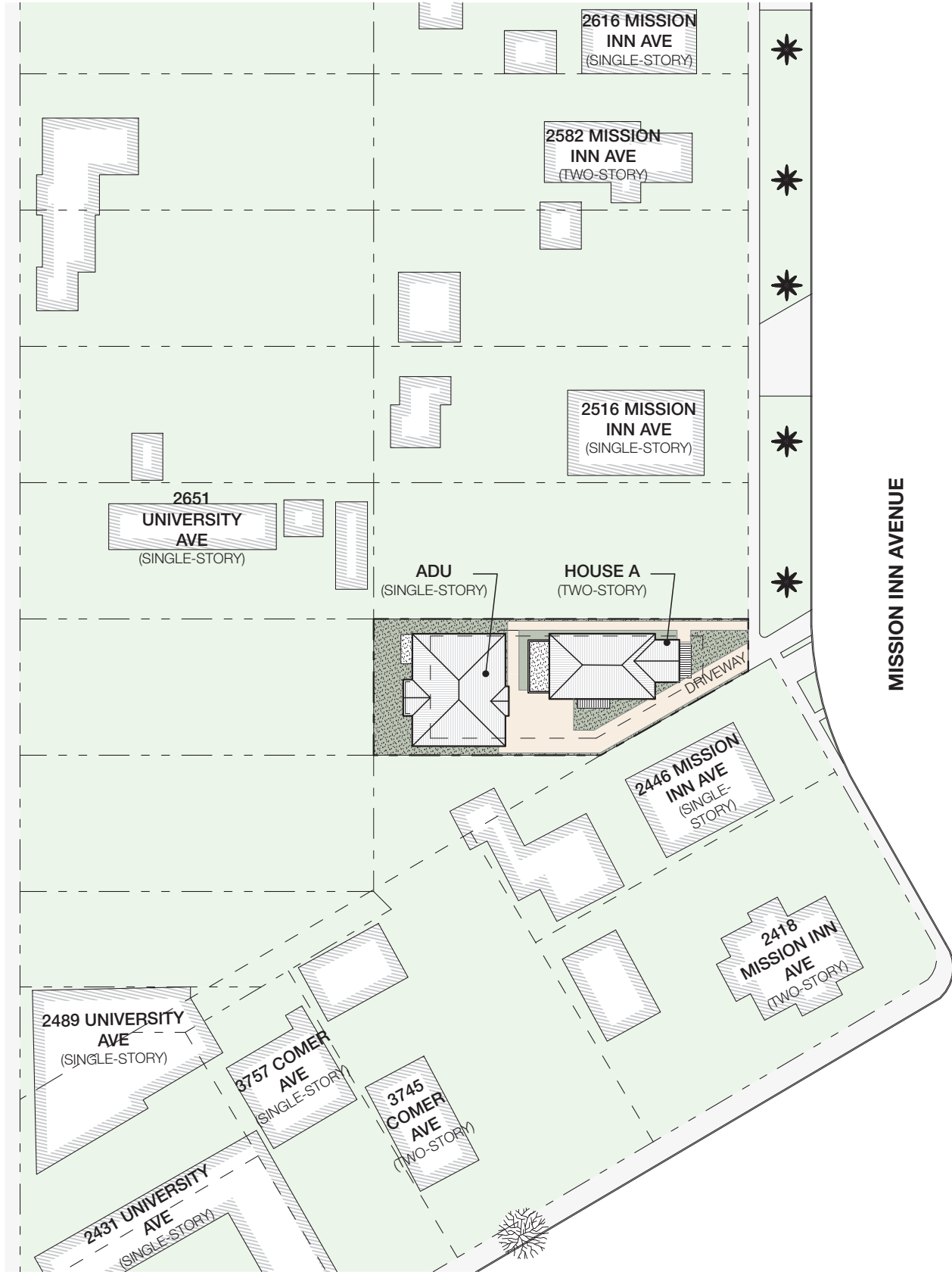
1 MILGARD MONTECITO SERIES VINYL WINDOWS AND DOORS, COLOR: BRONZE



2 LANDMARK SOLARIS, BY "CERTAIN TEED" IN "MOIRE BLACK", COOL ROOF. INSTALL PER MANUFACTURER'S INSTRUCTIONS ICC-ES ESR-1389 + 3537. (OR EQUAL PRODUCT)



3 JAMES HARDIE HORIZONTAL SIDING, SMOOTH, COLOR: ARCTIC WHITE. INSTALL PER MANUFACTURERE'S SPEC. ICC# ESR-2290



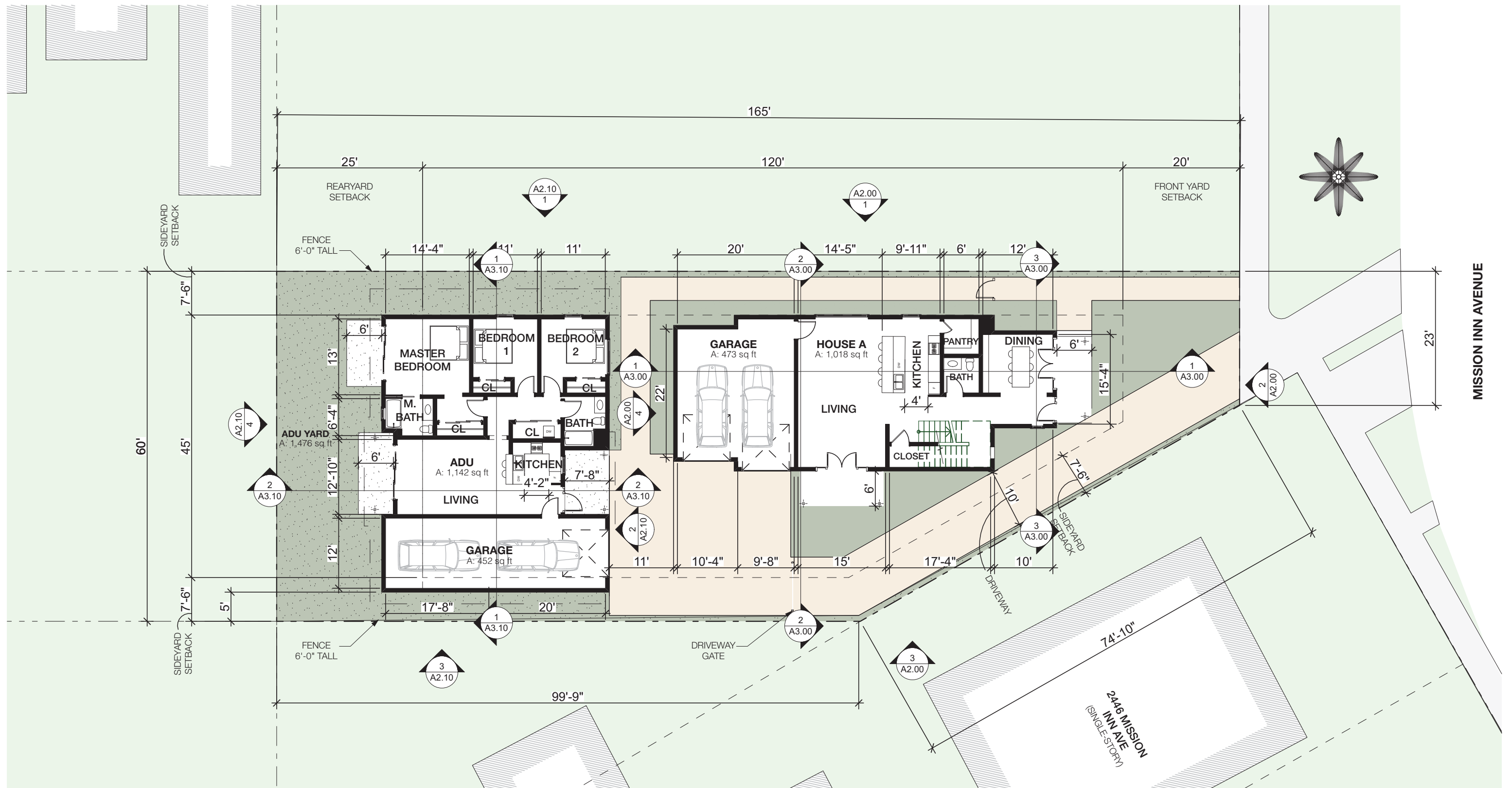
MISSION INN AVENUE

COMER AVENUE

SITE PLAN
SCALE: 1/64" = 1'-0"

1

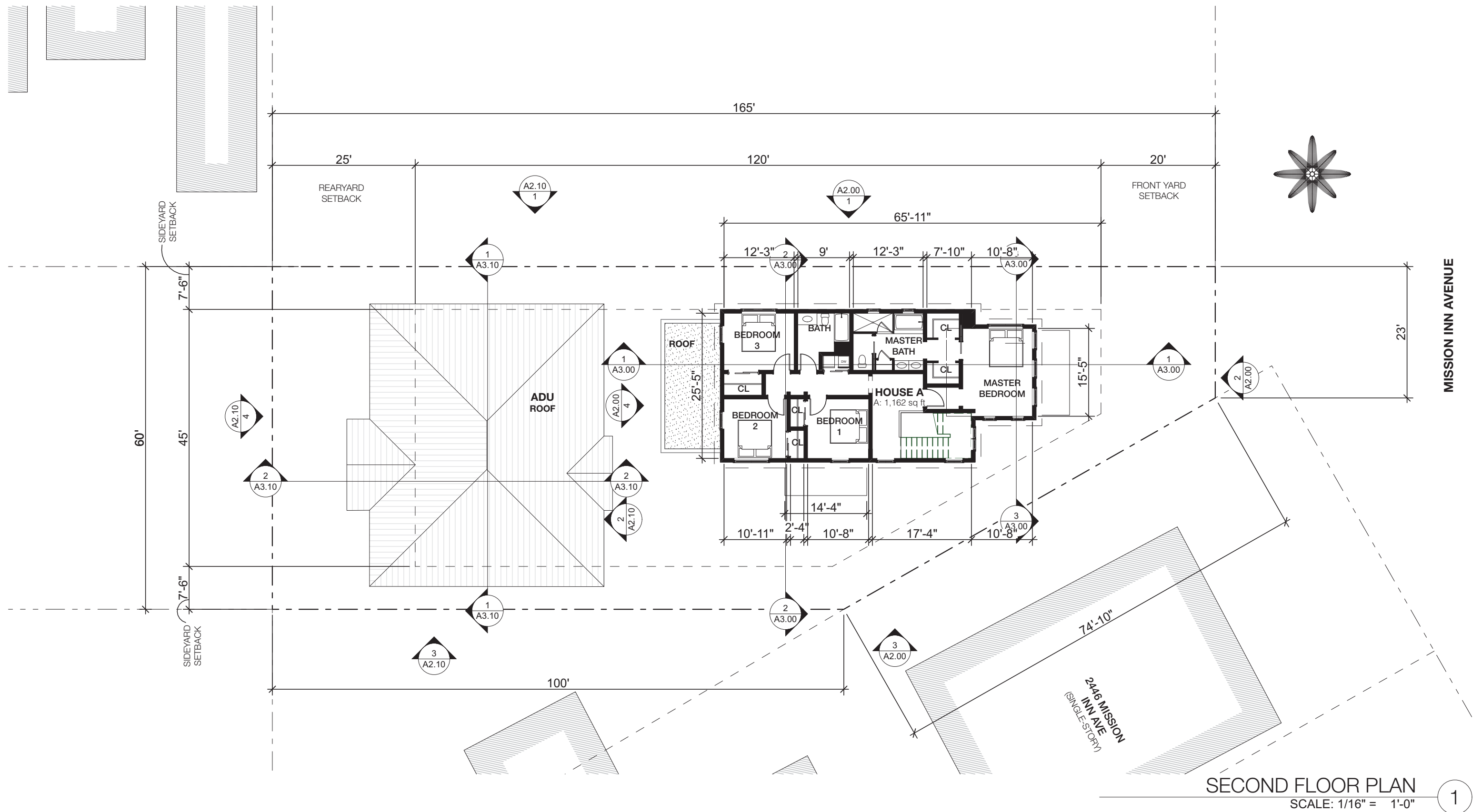




FIRST FLOOR PLAN
SCALE: 1/16" = 1'-0"

1







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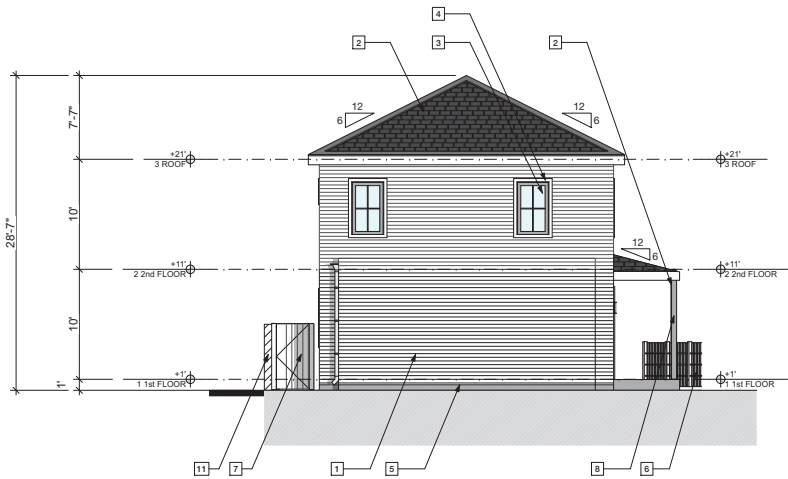
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NORTH ARROW

HOUSE A ELEVATIONS

ISSUE DATE 1.2.19

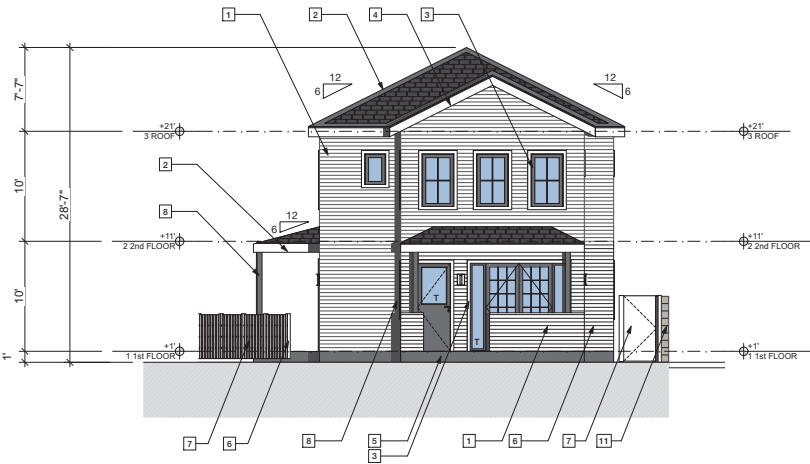
A2.00



HOUSE A - ELEVATION 4

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

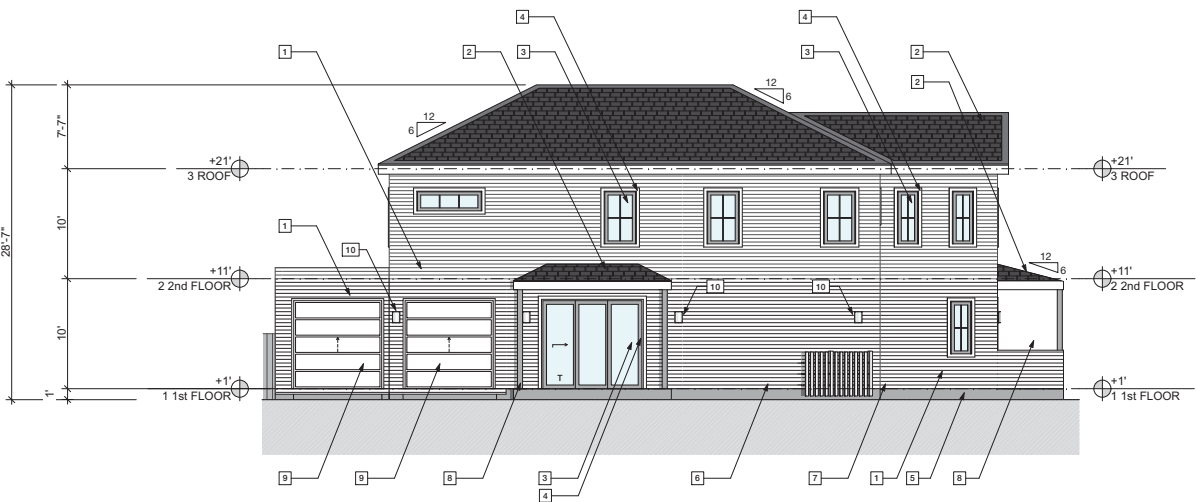
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HOUSE A - ELEVATION 2

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

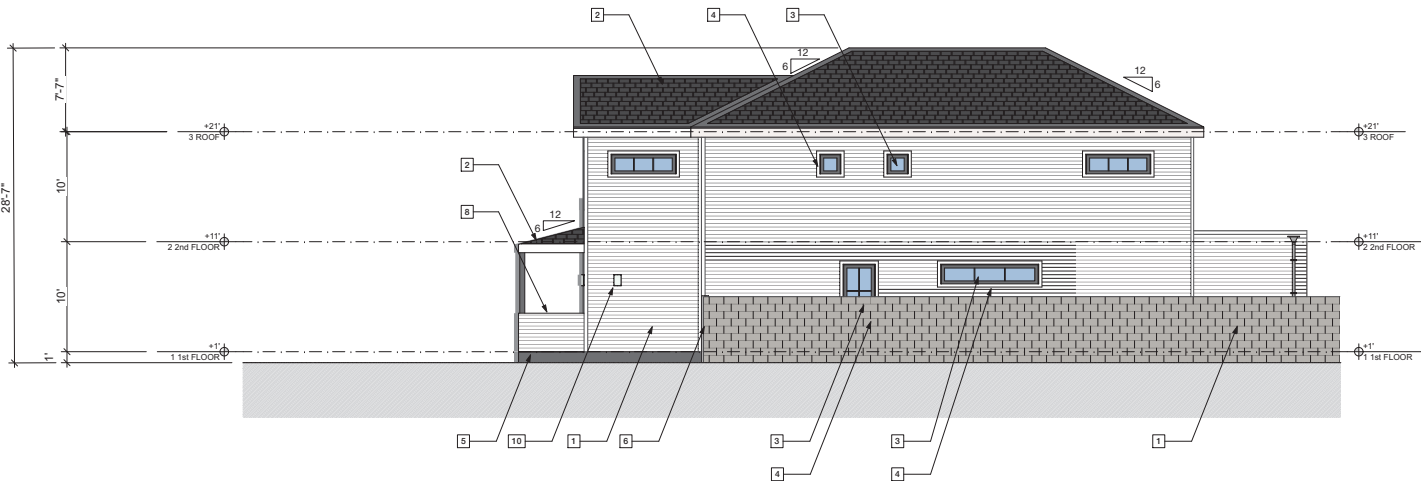
2



HOUSE A - ELEVATION 3

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

3



HOUSE A - ELEVATION 1

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

1

GENERAL NOTES

- ROOF COVERING SHALL BE INSTALLED PER MANUF.'S INSTALLATION REQ. FOR HIGH WIND AREAS
- GARAGE DOORS SHALL BE INSTALLED PER MANUF.'S INSTALLATION INSTRUCTIONS FOR HIGH WIND AREAS

KEYNOTES

- 1 JAMES HARDIE HORIZONTAL SIDING, SMOOTH, COLOR: ARCTIC WHITE, INSTALL PER MANUFACTURER'S SPEC. ICC-ES ESR-2290
- 2 LANDMARK SOLARIS, BY "CERTAIN TEED" IN "MOIRE BLACK", COOL ROOF, INSTALL PER MANUFACTURER'S INSTRUCTIONS ICC-ES ESR-1389 + SS37 (OR EQUAL PRODUCT)
- 3 MILGARD MONTECITO SERIES VINYL WINDOWS AND DOORS, COLOR: BRONZE
- 4 JAMES HARDIE VERTICAL SIDING TRIM, SMOOTH, COLOR: ARCTIC WHITE
- 5 CONCRETE DECK
- 6 6'-0" HIGH WOOD PICKET FENCE
- 7 WOOD GATE
- 8 WOOD COLUMN
- 9 GARAGE GATE
- 10 EXT. WEATHER PROOF SURFACE MOUNTED LED LIGHT, W/ MOTION DETECTOR
- 11 6'-0" CMU PERIMETER SITE FENCE

LEGEND

T TEMPERED GLAZING



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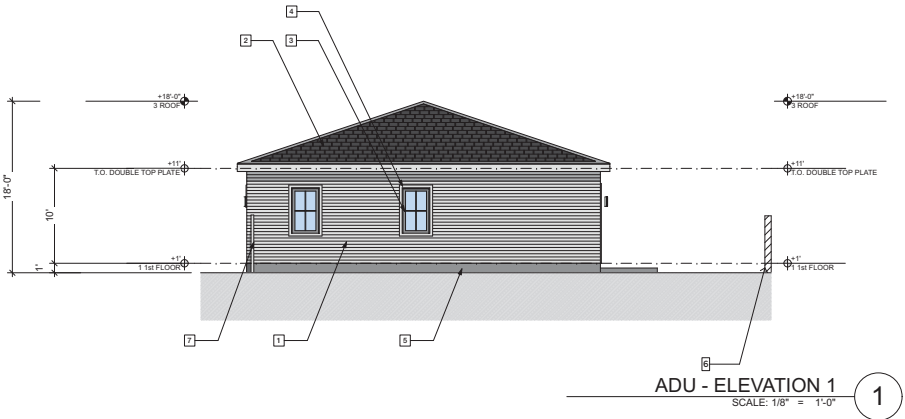
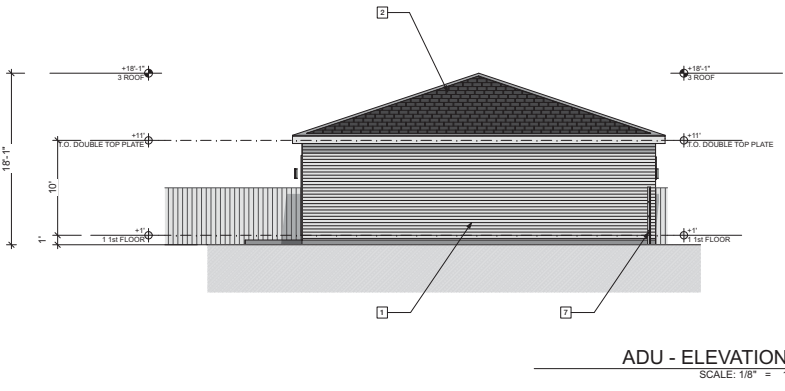
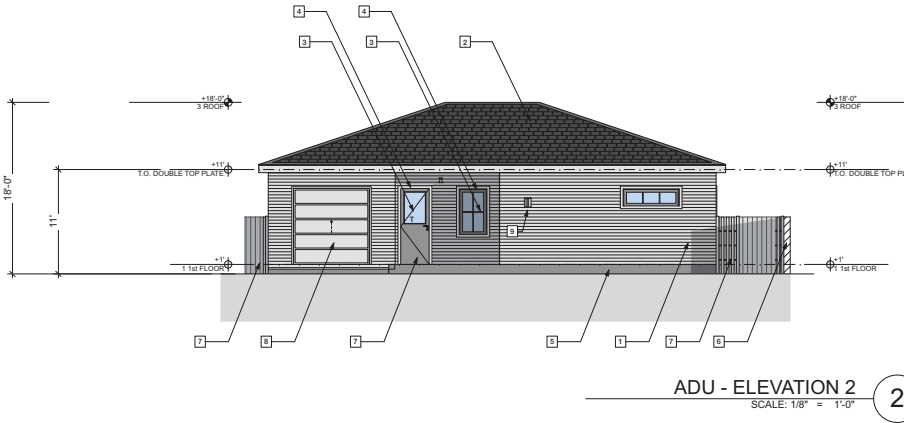
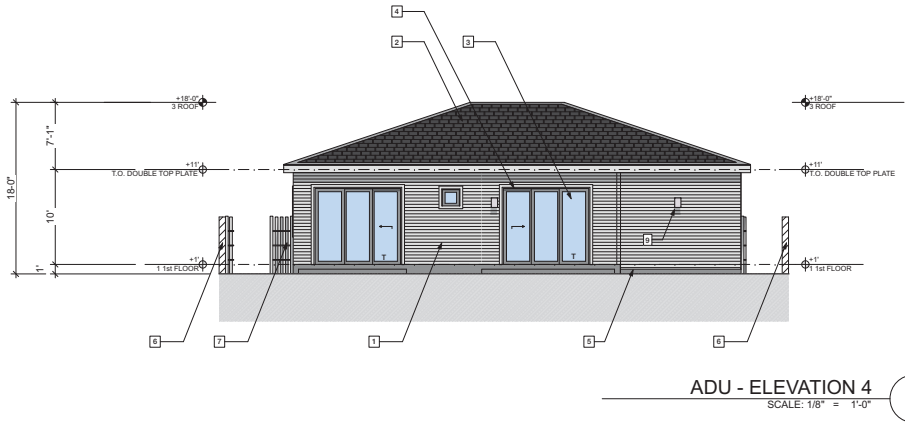
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1.	PERMIT RESUBMITTAL	1.2.19
2.	PERMIT RESUBMITTAL	2.5.19



ADU ELEVATIONS

ISSUE DATE 2.5.19

A2.10



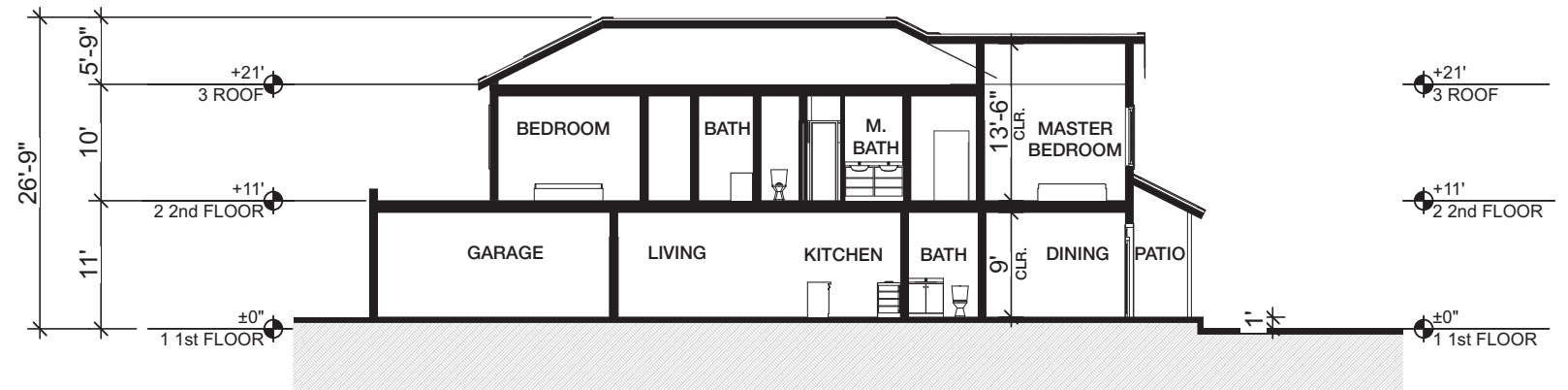
GENERAL NOTES

KEYNOTES

- 1. JAMES HARDIE HORIZONTAL SIDING, SMOOTH, COLOR: ARCTIC WHITE. INSTALL PER MANUFACTURER'S SPEC. ICC # EBR-2290
- 2. LANDMARK SOLARS, BY CERTAIN TIED, 1/2" MOUNTING BLACK, COOL ROOF. INSTALL PER MANUFACTURER'S INSTRUCTIONS ICC EBR-1889 + 3337 (OR EQUAL PRODUCT)
- 3. MILGARD MONTECITO SERIES VINYL WINDOWS AND DOORS, COLOR: BRONZE
- 4. JAMES HARDIE TRIM, SMOOTH, COLOR: ARCTIC WHITE
- 5. CONCRETE DECK
- 6. 6'-0" CMU PERIMETER SITE FENCE
- 7. 6'-0" HIGH WOOD PICKET FENCE
- 8. GARAGE GATE
- 9. EXT. WEATHER PROOF SURFACE MOUNTED LED LIGHT, W/ MOTION DETECTOR

LEGEND

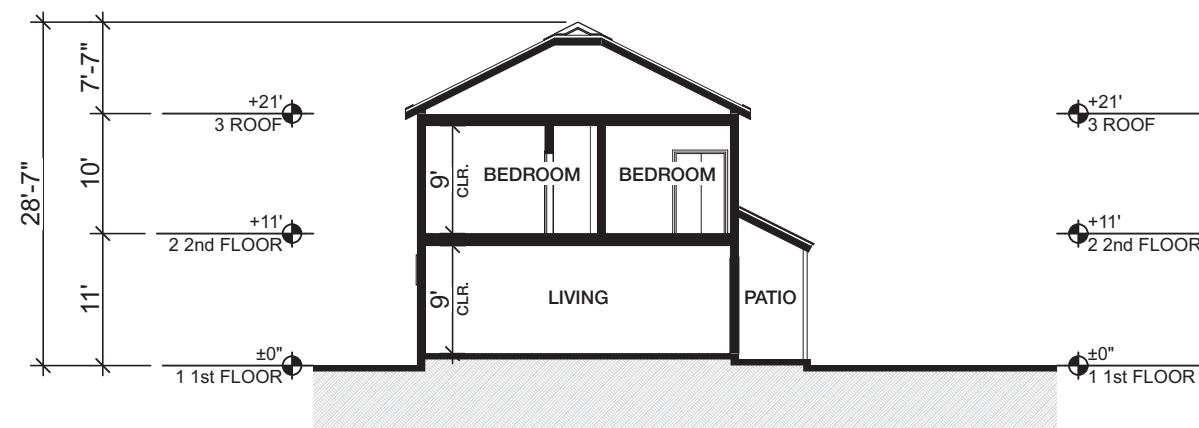
- T TEMPERED GLAZING



HOUSE A - SECTION 1

SCALE: 1/16" = 1'-0"

1



HOUSE A - SECTION 2

SCALE: 1/16" = 1'-0"

2

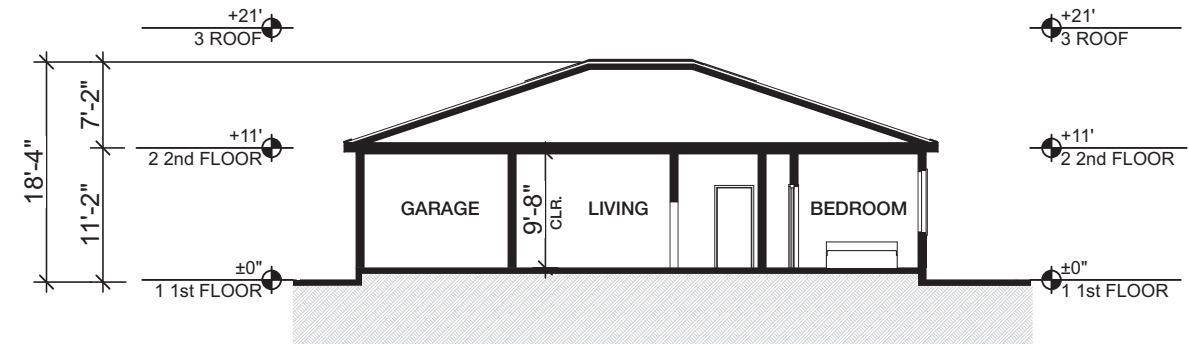


HOUSE A - SECTION 3

SCALE: 1/16" = 1'-0"

3

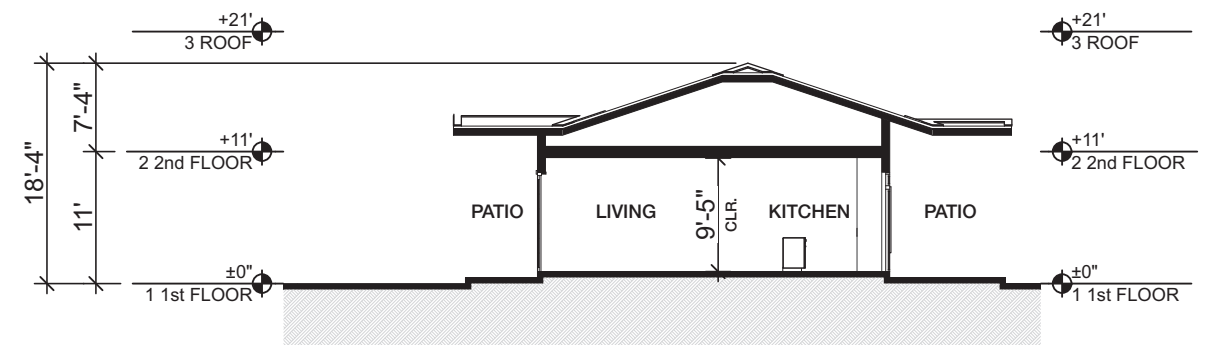




ADU - SECTION 1

SCALE: 1/16" = 1'-0"

1



ADU - SECTION 2

SCALE: 1/16" = 1'-0"

2

