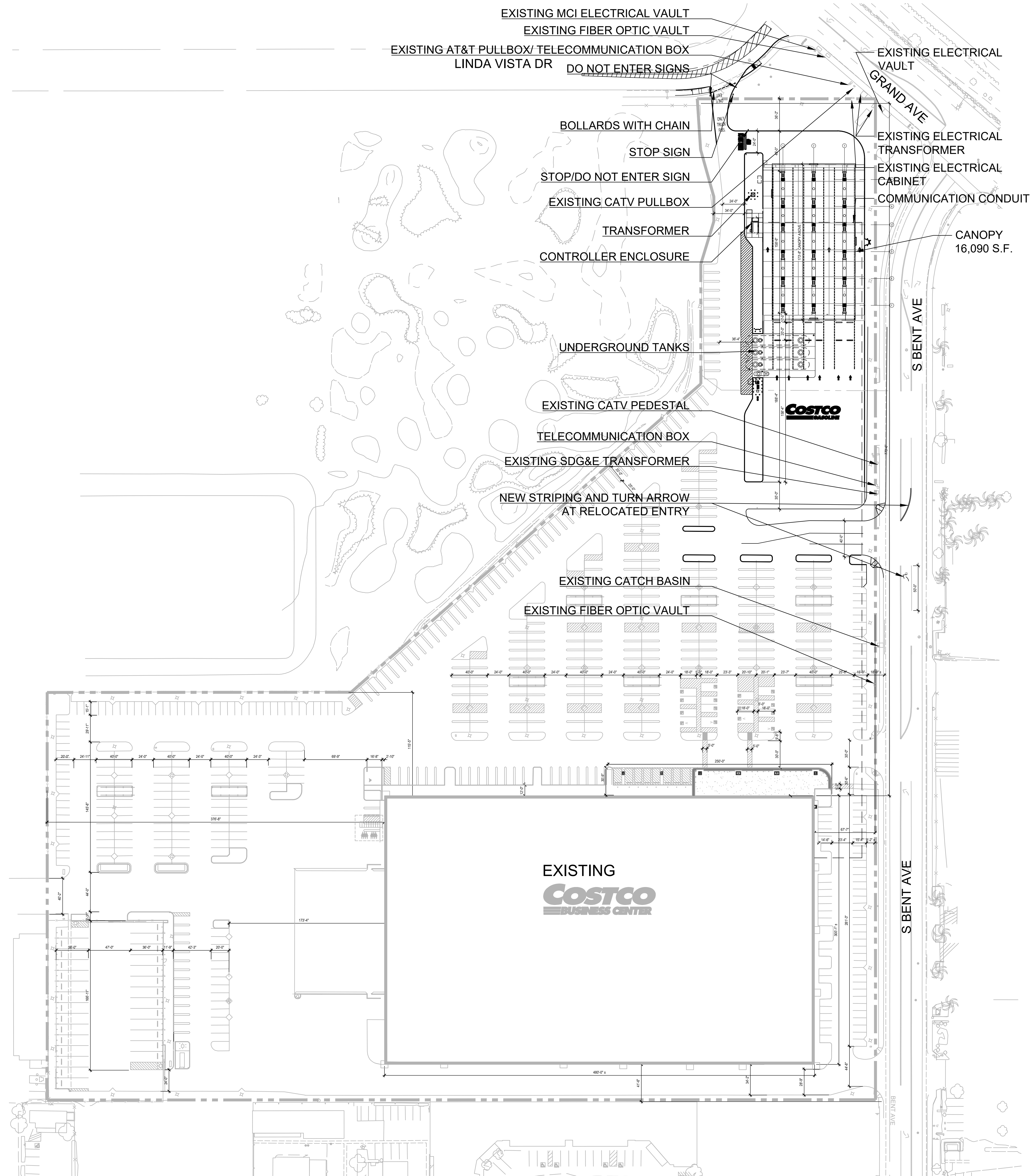




ATTACHMENT E

ARCHITECTURAL PLANS



PROJECT DATA

CLIENT: COSTCO WHOLESALE
999 LAKE DRIVE
ISSAQUAH, WA 98027

PROJECT ADDRESS: 150 S BENT AVENUE
SAN MARCOS, CA 92078

SITE DATA:

TOTAL SITE AREA: 14.30 ACRES (619,691 SF)

JURISDICTION: CITY OF SAN MARCOS

ZONING: COMMERCIAL (C)

C ZONE		
SETBACKS:	<u>REQUIRED</u>	<u>ACTUAL</u>
(LANDSCAPED) FRONT:	10 FT	FRONT: 11'-11"
(LANDSCAPED) SIDE:	10 FT	SIDE: 36'-2"
INTERNAL:	0 FT	REAR: 34'-0"

CANOPY		
SETBACKS:	<u>REQUIRED</u>	<u>ACTUAL</u>
	FRONT: 20 FT	FRONT: 22'-5"
	SIDE: 20 FT	SIDE: 73'-7"
	REAR: 15 FT	REAR: 66'-0"

PUMP ISLAND		
SETBACKS:	<u>REQUIRED</u>	<u>ACTUAL</u>
	FRONT: 30 FT	FRONT: 34'-5"
	SIDE: 30 FT	SIDE: 81'-2"
	REAR: 30 FT	REAR: 78'-0"

BOUNDARIES INFORMATION: THIS PLAN WAS DEVELOPED AND REVIEWED BY MG2 FOR COMPLIANCE WITH COSTCO STANDARDS AND REQUIREMENTS ONLY.

BUILDING DATA:

TOTAL BUILDING FOOTPRINT AREA: 220,229 SF

INCLUDES:	
EXISTING BUILDING AREA	142,962 NET SF
	144,000 GROSS SF
PROPOSED FUEL FACILITY AREA	60,906 SF
PROPOSED MECHANICAL ROOM	271 SF
PROPOSED CANOPY	16,090 SF

PARKING DATA:

EXISTING PARKING: 794 STALLS

INCLUDES:

EXISTING PARKING PROVIDED:

⊖ 9' X 15' STALLS	214 STALLS
⊖ 9' X 20' STALLS	520 STALLS
□ 10' X 18' STALLS	45 STALLS
⬠ ACCESSIBLE STALLS (2 PER 100) (1 IN 6 VAN REQ)	15 STALLS (4 OF 15)

PROPOSED PARKING:	583 STALLS
FUELING POSITIONS:	36 STALLS
TOTAL:	619 STALLS

CITY PARKING STANDARDS REQUIRE A MINIMUM OF ONE (1) PARKING STALL FOR EVERY 250 SQUARE FEET OF THE GFA RETAIL USE IN ADDITION TO ONE (1) PARKING STALL FOR EVERY 4,000 SQUARE FEET WAREHOUSE FLOOR AREA.

WAREHOUSE FLOOR AREA: (142,962 SQUARE FEET/250 = 572 STALLS)
CANOPY: (16,090 SF/1,000= 16)

TOTAL REQUIRED PARKING: 588

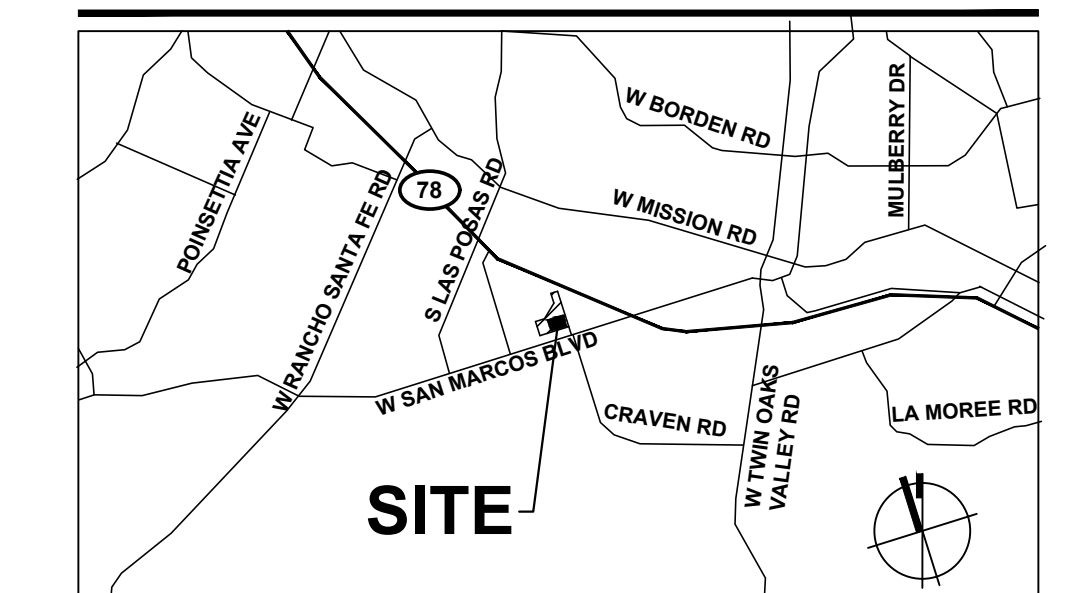
THE PROJECT WILL REMOVE 211 PARKING SPACES, FOR AN OVERALL TOTAL OF 583 PARKING STALLS FOR THE SITE

EXISTING BICYCLE PARKING TO REMAIN: 39 SPACES

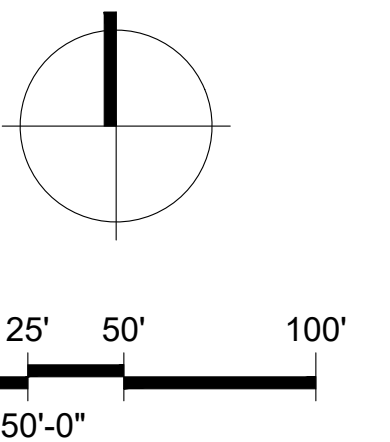
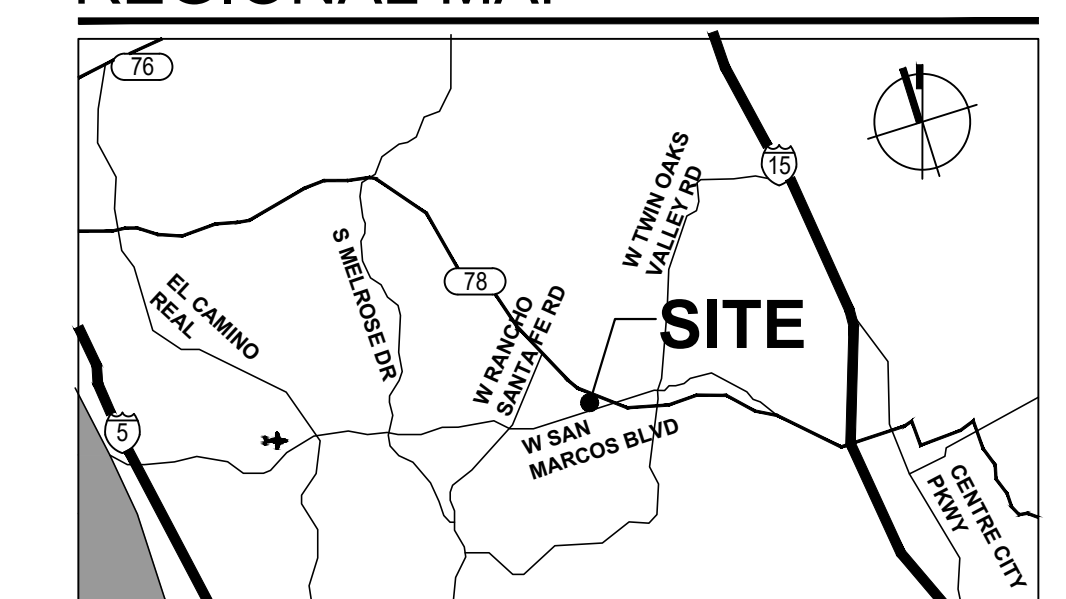
EXISTING LONGTERM BICYCLE
LOCKERS TO REMAIN: 8 LOCKERS

NOTES:
EXISTING CONDITIONS TO BE FIELD VERIFIED.

VICINITY MAP



REGIONAL MAP



150 S BENT AVE
SAN MARCOS, CA 92069

1101 Second Ave, Ste 100
Seattle, WA 98101
206 962 6500
MG2.com



19-5105-02
AUGUST 27, 2024

PROPOSED SITE PLAN

DD11-11

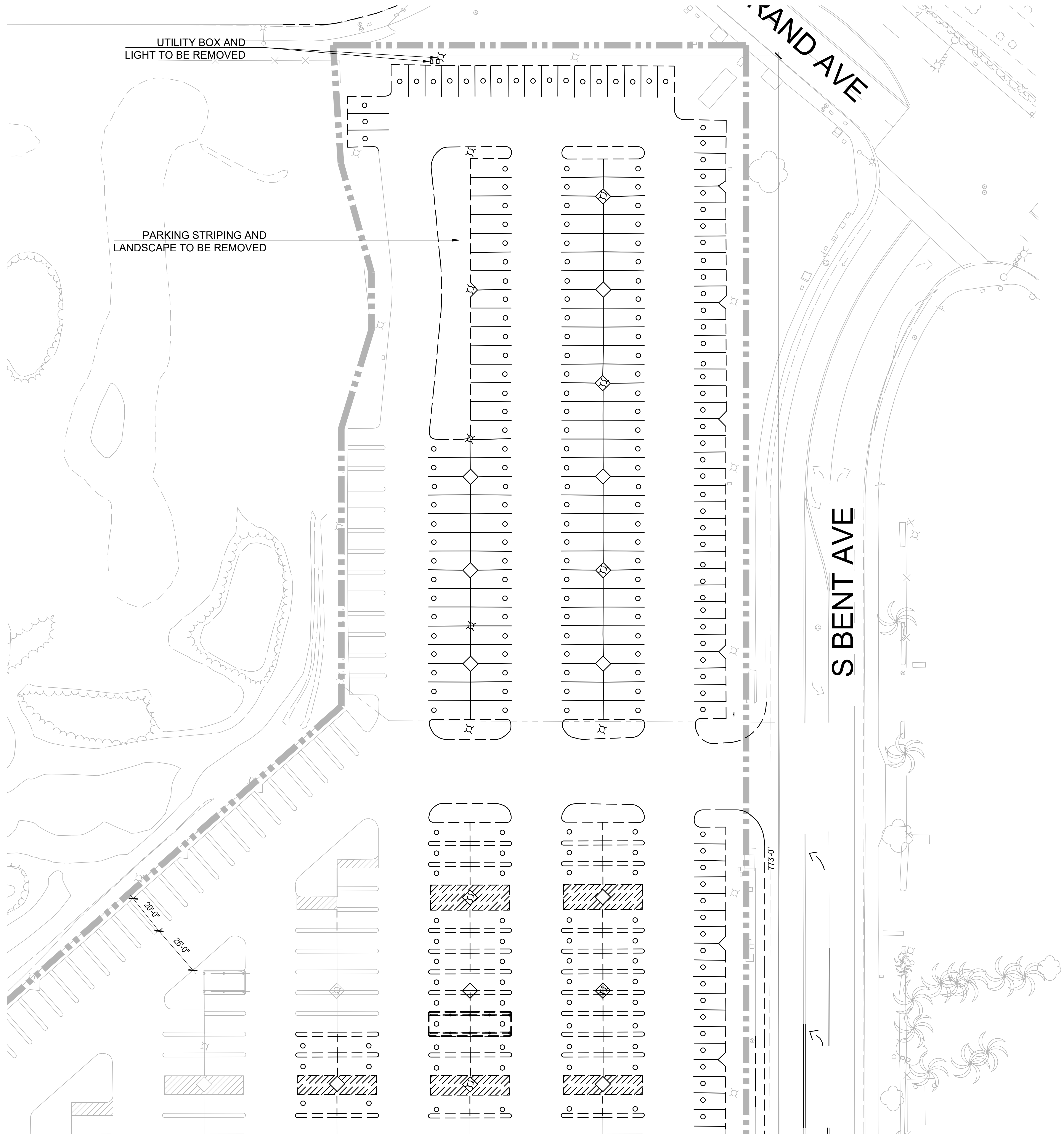
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COSTCO BUSINESS CENTER

SAN MARCOS, CA

PROPOSED SITE PLAN

AUGUST 27, 2024

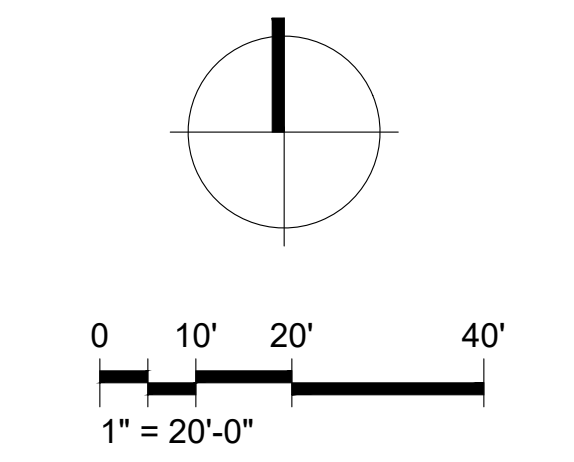


COSTCO BUSINESS CENTER

ENLARGED DEMO SITE PLAN

SAN MARCOS, CA

AUGUST 27, 2024



150 S BENT AVE
SAN MARCOS, CA 92069
1101 Second Ave, Ste 100
Seattle, WA 98101
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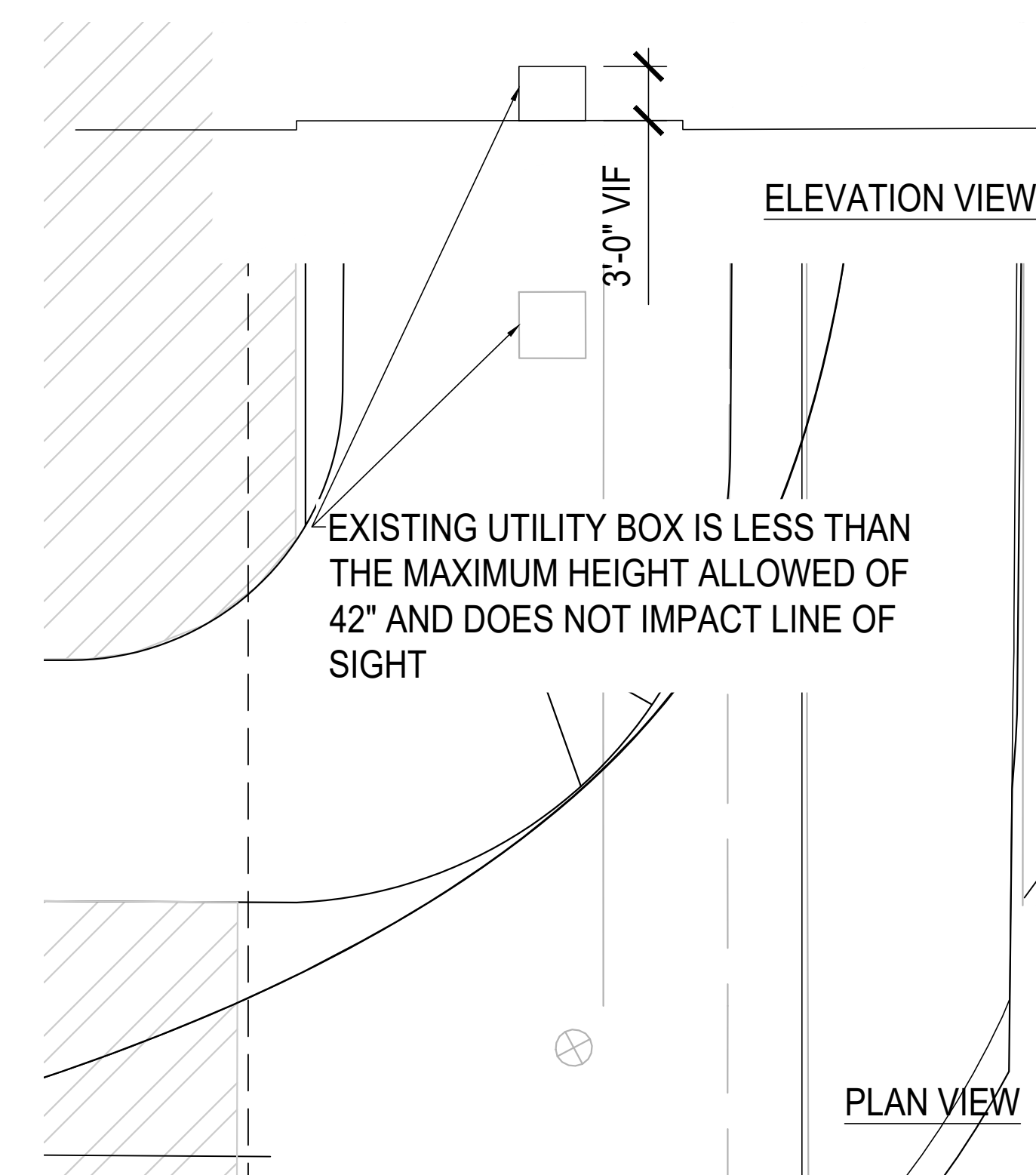
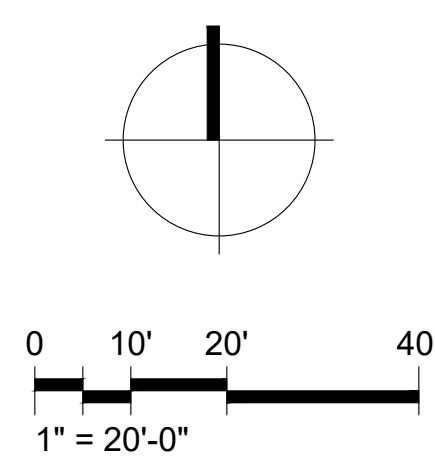
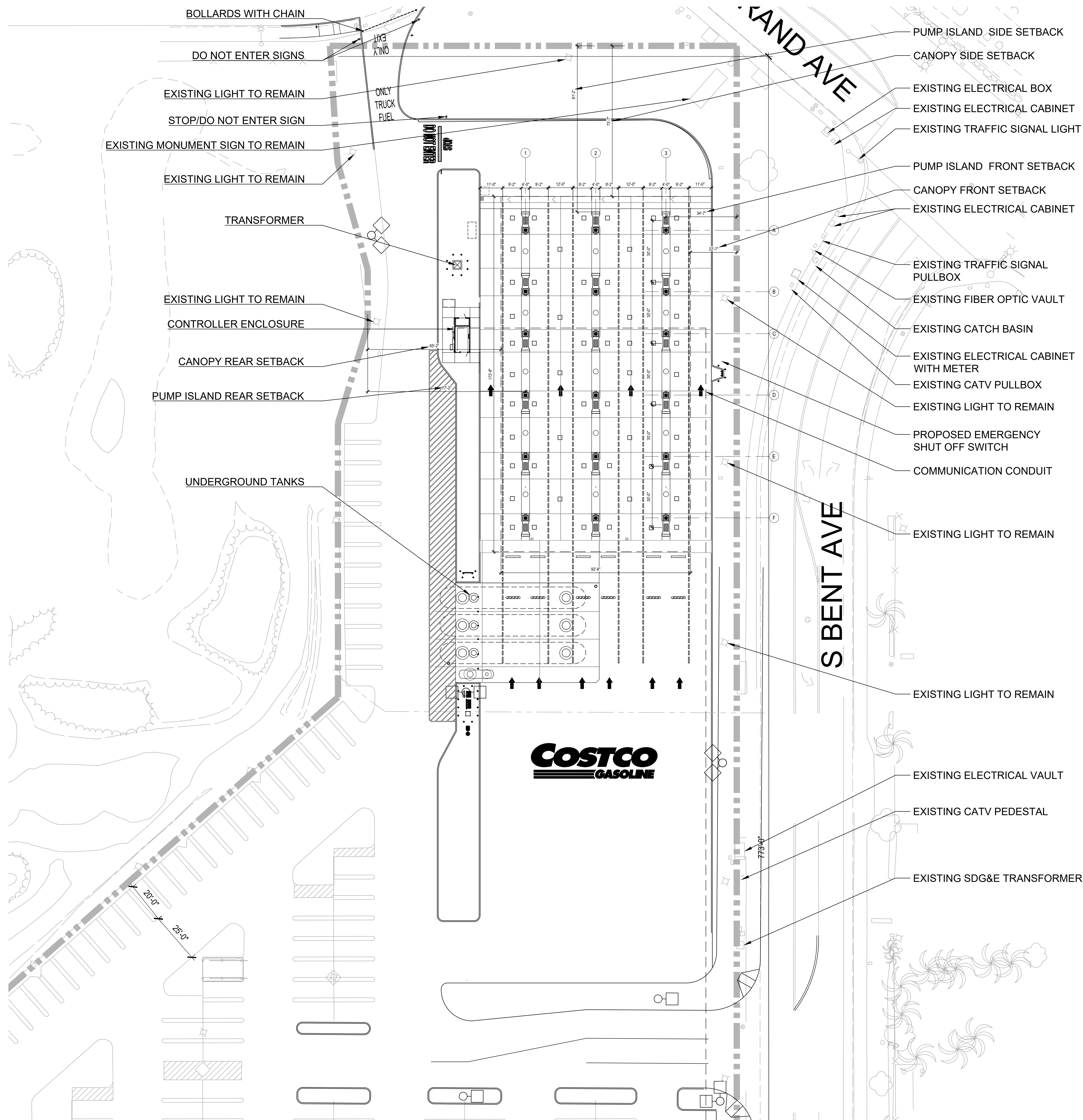


19-5105-02
AUGUST 27, 2024

ENLARGED DEMO
SITE PLAN

DD12-11

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COSTCO BUSINESS CENTER

ENLARGED PROPOSED SITE PLAN

SAN MARCOS, CA

AUGUST 27, 2024

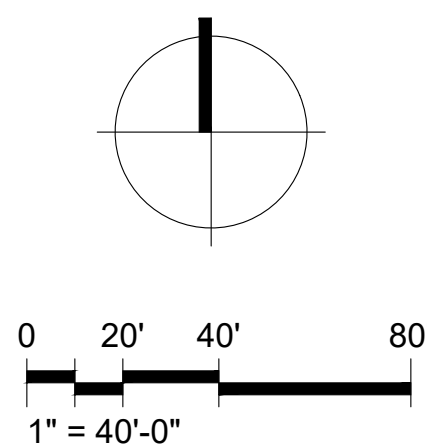
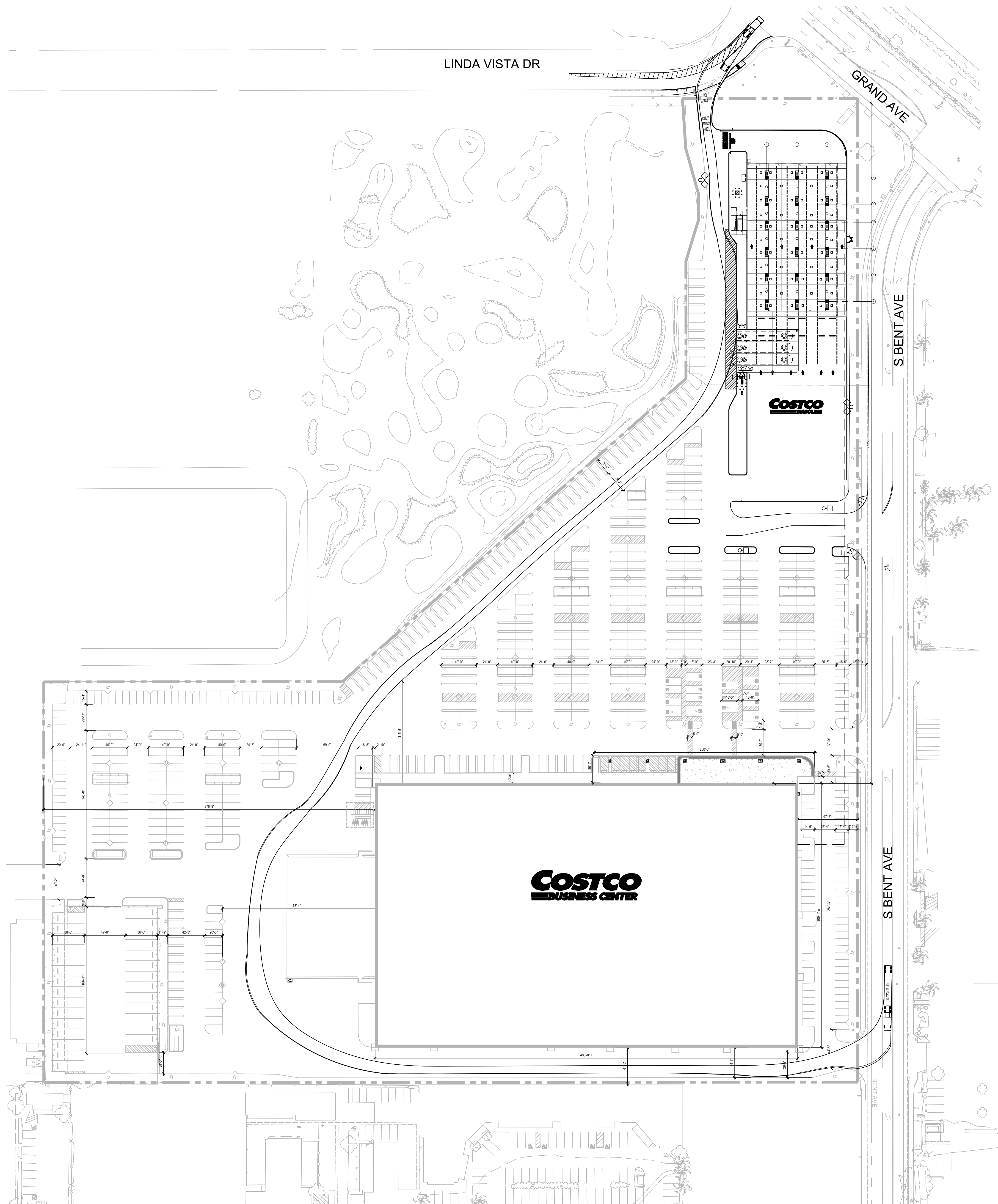
Costco
BUSINESS CENTER
SAN MARCOS, CA

150 S BENT AVE
SAN MARCOS, CA 92069
1101 Second Ave, Ste 100
Seattle, WA 98101
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ENLARGED
PROPOSED SITE
PLAN
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TRUCK ROUTE

DD14-11

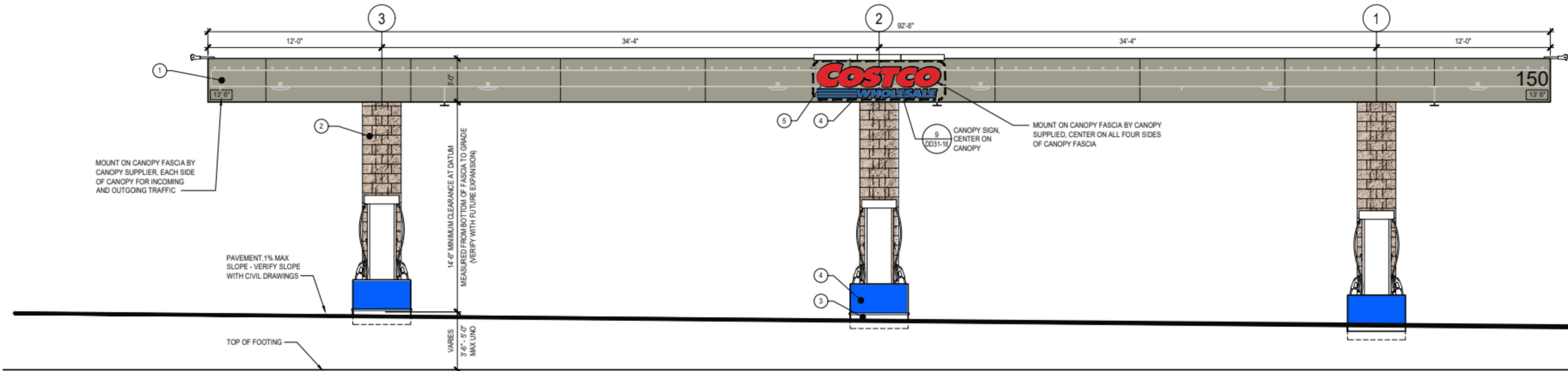
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COSTCO BUSINESS CENTER

SAN MARCOS, CA

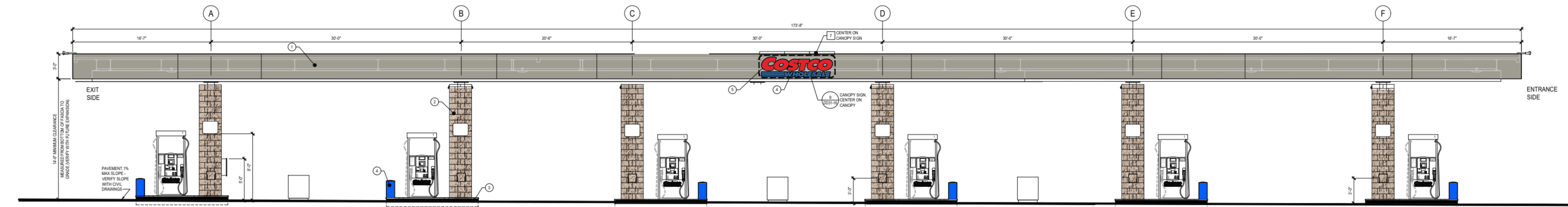
TRUCK ROUTE

AUGUST 27, 2024



1 NORTH ELEVATION
SCALE: 3/16" = 1'-0"

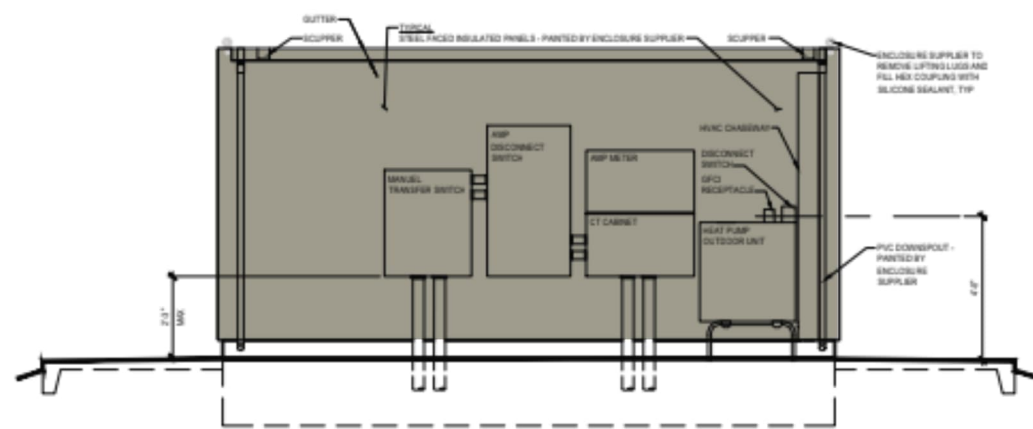
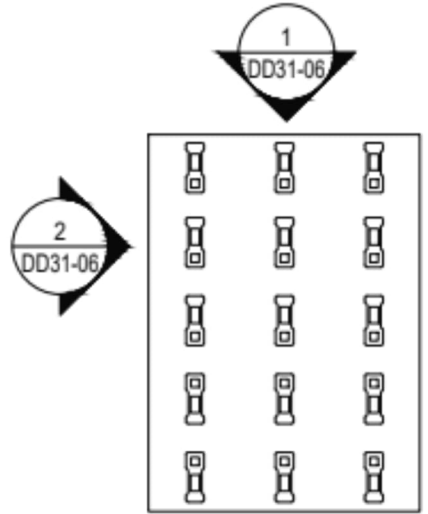
0415



2 WEST ELEVATION
SCALE: 3/16" = 1'-0"

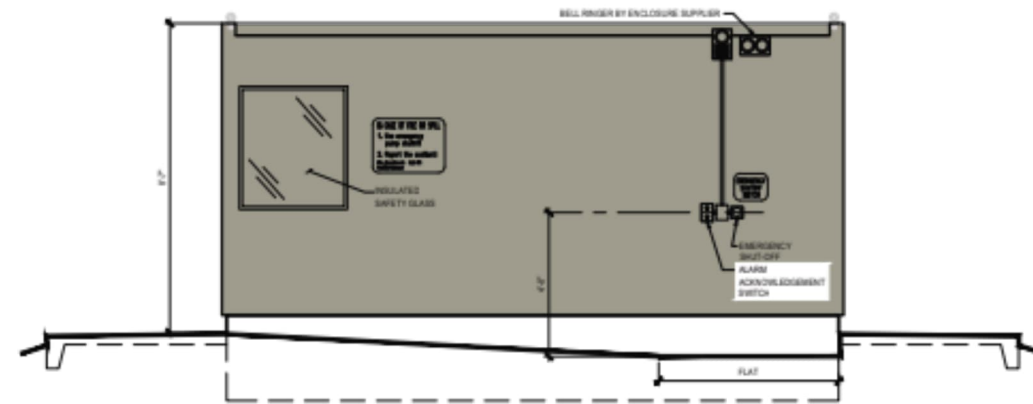
0615

KEY PLAN



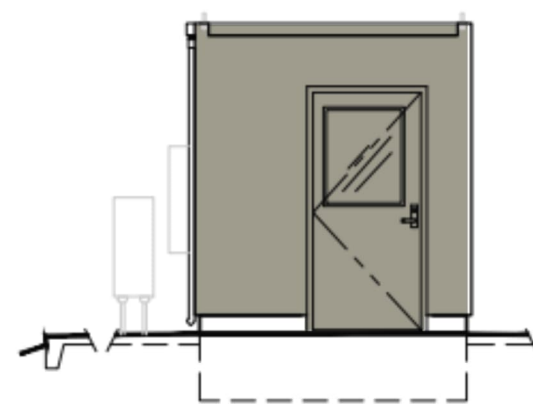
3 SIDE FACING AWAY FROM CANOPY
SCALE: 3/16" = 1'-0"

1121



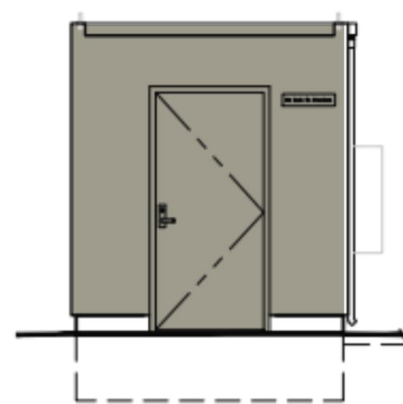
4 SIDE FACING CANOPY
SCALE: 3/16" = 1'-0"

0421



5 ELECTRICAL ENTRY
SCALE: 3/16" = 1'-0"

1222



6 STORAGE ENTRY
SCALE: 3/16" = 1'-0"

1222

MATERIALS			
1 PRE FINISHED METAL FASCIA PANEL CANOPY TO MATCH EXISTING WAREHOUSE, COLOR 'METALLIC CHAMPAGNE' BY PPG	4 APOLIC FLAT ACRYLIC SIGN PANEL 'LAPIZ LAZULI' SW1805 SHERWIN WILLIAMS TO MATCH EXISTING WAREHOUSE	5 APOLIC FLAT ACRYLIC SIGN PANEL 'SAFETY RED' SW4081 SHERWIN WILLIAMS TO MATCH EXISTING WAREHOUSE	6 METAL PANEL CONTROLLER ENCLOSURE TO MATCH EXISTING WAREHOUSE, COLOR 'METALLIC CHAMPAGNE' BY PPG
2 STEEL TUBE COLUMN WITH CMU WRAP TO MATCH EXISTING WAREHOUSE 'DARK BROWN' BY ANGELLUS	3 RAISED CONCRETE ISLAND WITH METAL EDGE FORM, PAINT SIDES ONLY 'GLOSS BLACK'		



9 CANOPY SIGN
SCALE: 1/2" = 1'-0"