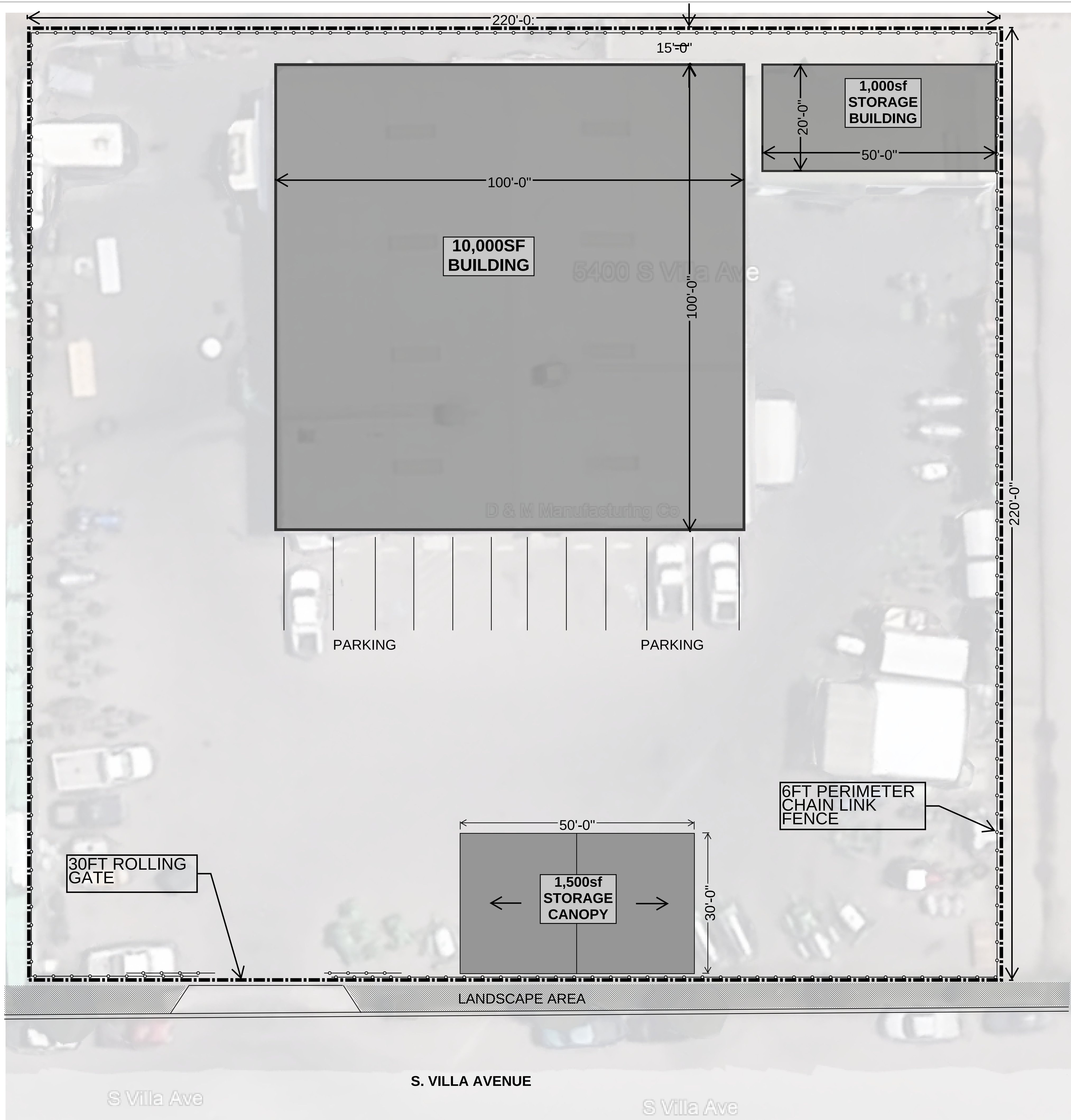




SITE DATA:
PROJECT ADDRESS: 5400 S. Villa Avenue, Fresno, CA 93725
APN: 340-070-70
Parcel Size: 1.11 acres (48,352sf)
Building Size: 10,000sf
Zoning: M-3, Heavy Industrial
Jurisdiction: County of Fresno
HOA: Three Crowns Association

Infrastructure Notes:
Water: Private water system for entire industrial park.
Electrical: PG&E
Natural Gas: PG&E
Storm Drainage? Private storm basin for entire industrial park.
Sewer: Selma-Kingsburg-Fowler County Sanitation District

8839 N. CEDAR AVE. #374
FRESNO, CA 93720
(559) 907-6176

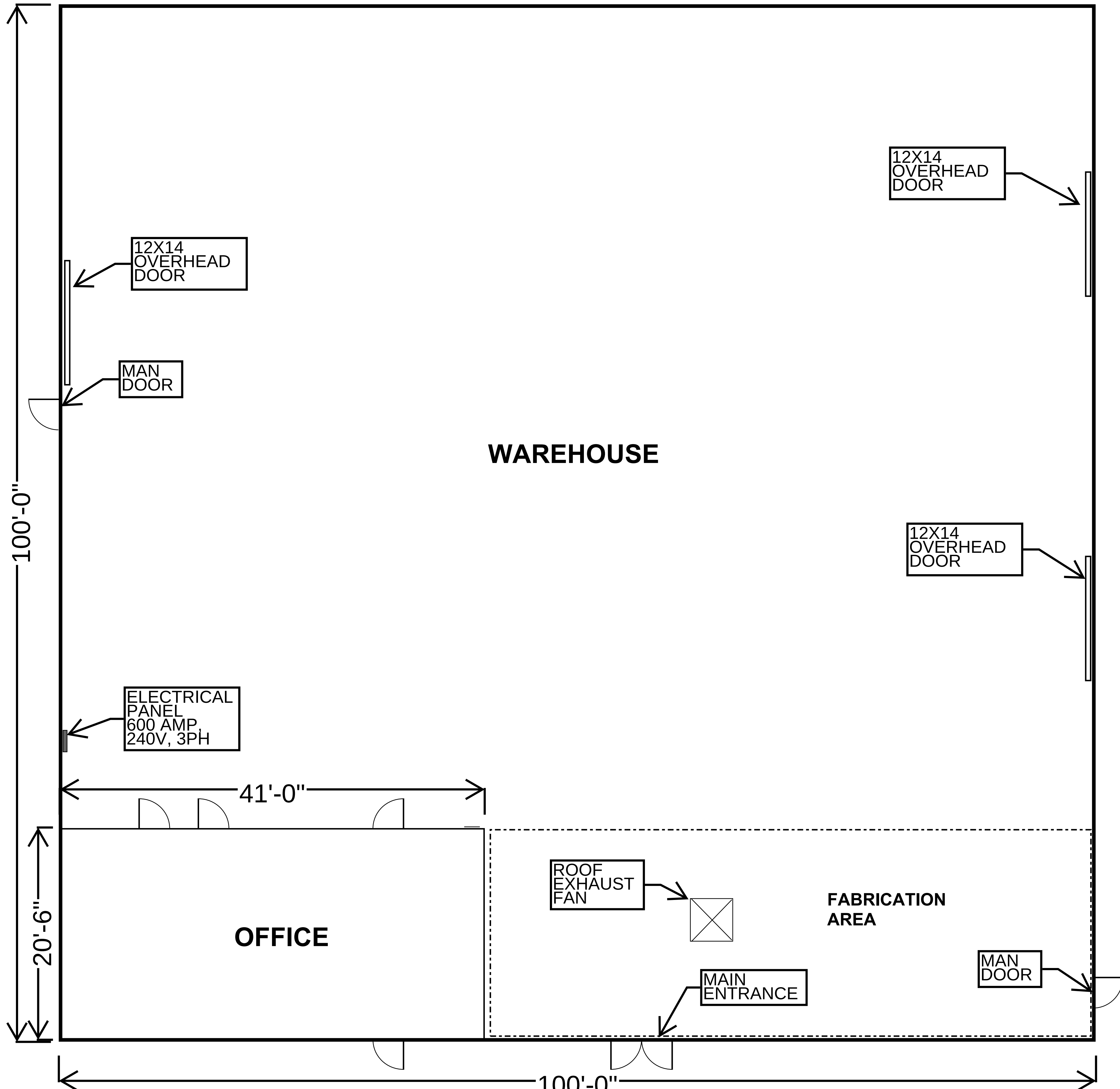
DATE	REVISION	BY

SITE PLAN

5400 S. VILLA AVENUE
FRESNO, CA 93725

JOB NUMBER
DESIGNED BY
DRAWN BY
DATE 03-19-2024
SHEET NUMBER

A-1.0



DATE	REVISION	BY

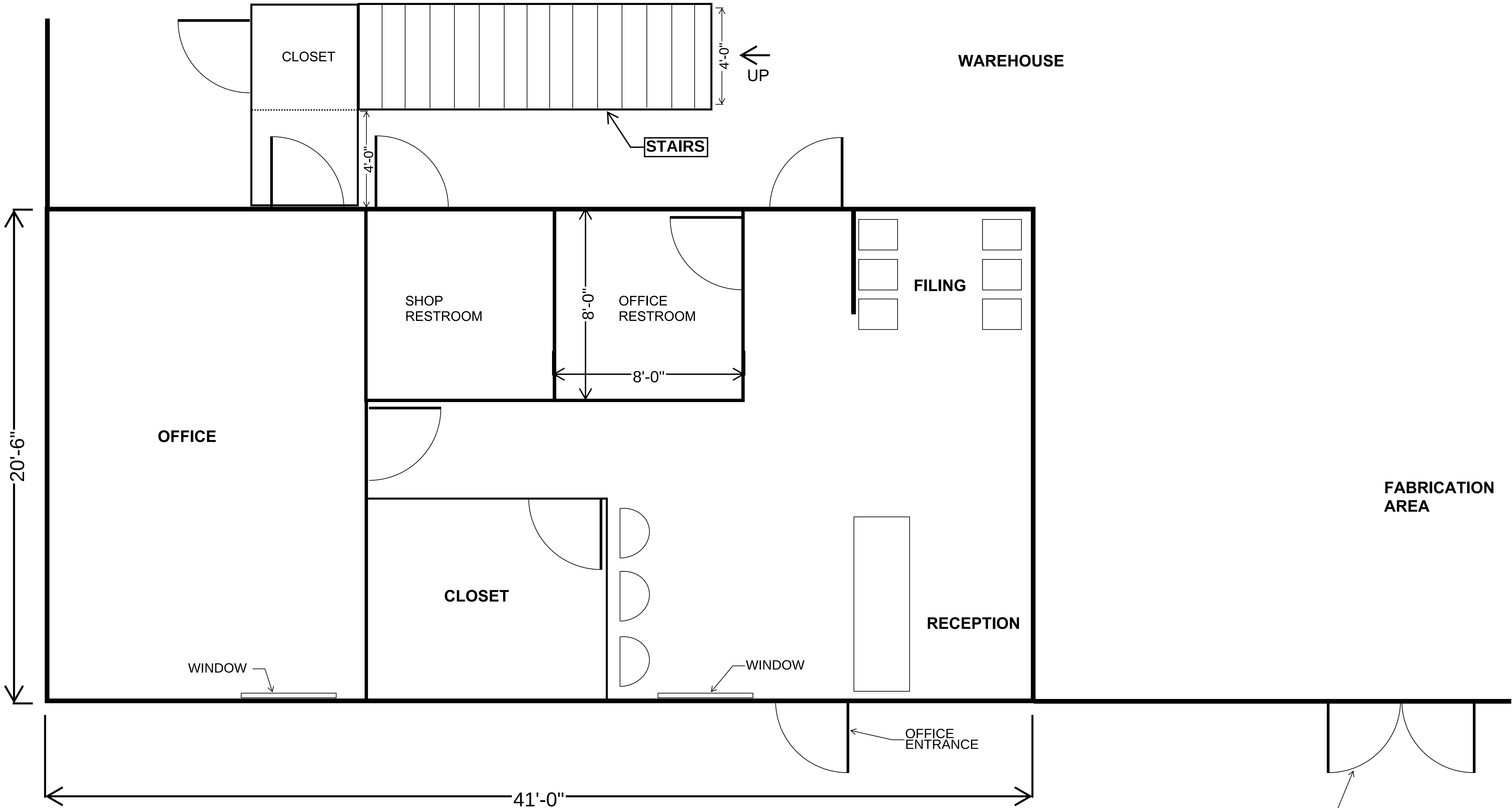
ANY INFORMATION OR DATA ON THIS DRAWING IS NOT INTENDED TO BE SUITABLE FOR REUSE BY ANY PERSON, FIRM, CORPORATION, OR ANY OTHERS ON EXTENSIONS OF THIS PROJECT OR FOR ANY USE ON ANY OTHER PROJECT. THE USER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR THE PROPER PURPOSE. INTENDED WILL BE AT THE USER'S SOLE RISK AND WITHOUT LIABILITY OR LEGAL EXPOSURE TO THE ENGINEER.

SEAL

MAIN FLOOR PLAN
5400 S. VILLA AVENUE
FRESNO, CA 93725

JOB NUMBER
DESIGNED BY
DRAWN BY
DATE 03-19-2024

SHEET NUMBER
A-2.0



1 ENLARGED OFFICE FLOOR PLAN
A2.1 Scale: NTS



8839 N. CEDAR AVE. #374
FRESNO, CA 93720
(559) 907-6176

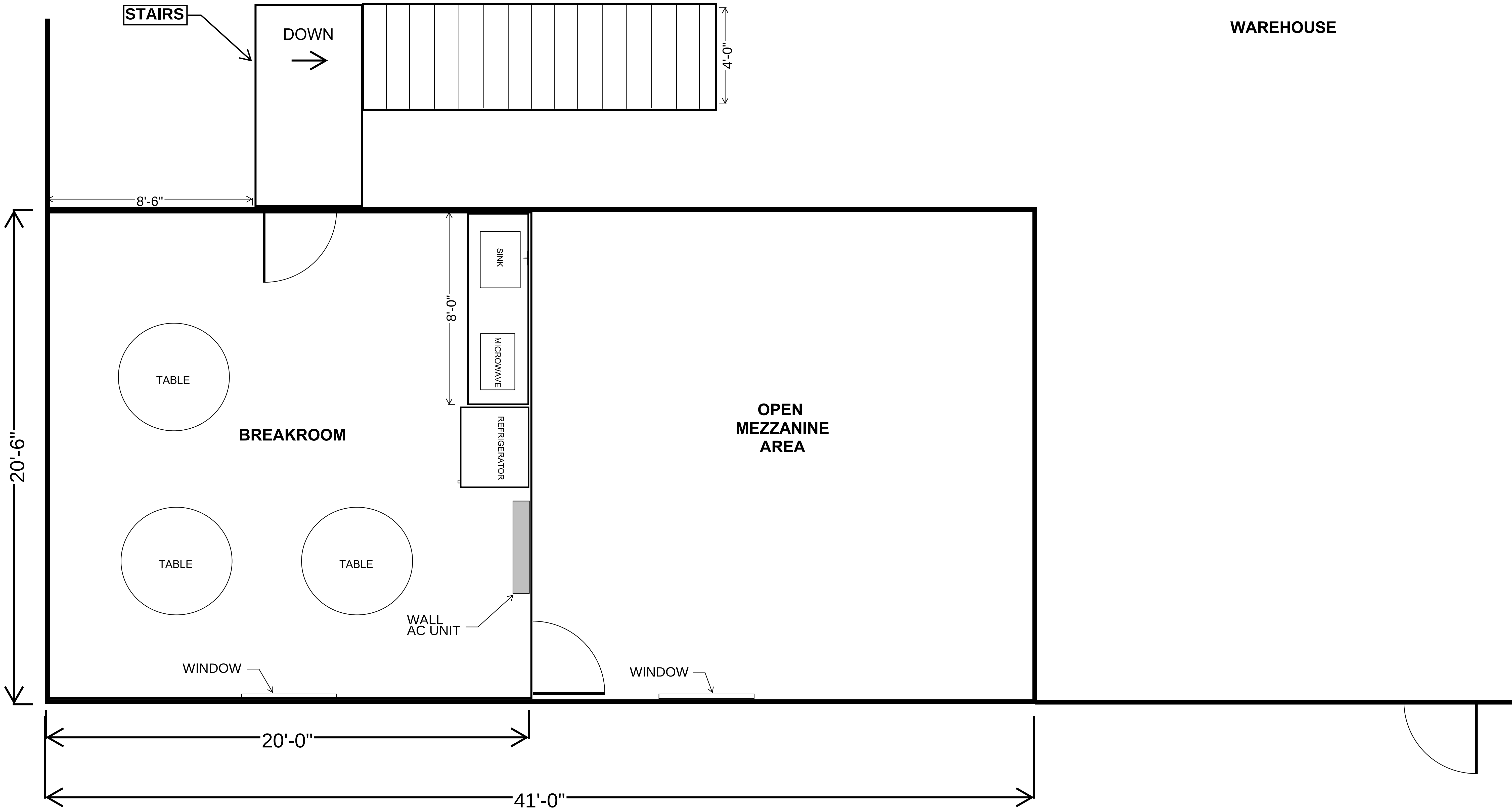
BY	
REVISION	
DATE	
SEAL	

ANY INFORMATION OR DATA ON THIS DRAWING IS NOT INTENDED TO BE SUITABLE FOR REUSE BY ANY PERSON, FIRM, CORPORATION, OR ANY OTHERS ON EXTENSIONS OF THIS PROJECT OR FOR ANY USE ON ANY OTHER PROJECT. THE USER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR THE PROPER PURPOSE. INTENDED WILL BE AT THE USER'S SOLE RISK AND WITHOUT LIABILITY OR LEGAL EXPOSURE TO THE ENGINEER.

OFFICE FLOOR PLAN

5400 S. VILLA AVENUE
FRESNO, CA 93725

JOB NUMBER	
DESIGNED BY	
DRAWN BY	
DATE	03-19-2024
SHEET NUMBER	A-2.1



1 ENLARGED MEZZANINE FLOOR PLAN
A2.2 Scale: NTS



8839 N. CEDAR AVE. #374
FRESNO, CA 93720
(559) 907-6176

DATE	REVISION	BY

ANY INFORMATION OR DATA ON THIS DRAWING IS NOT INTENDED TO BE SUITABLE FOR REUSE BY ANY PERSON, FIRM, CORPORATION, OR ANY OTHERS ON EXTENSIONS OF THIS PROJECT OR FOR ANY USE ON ANY OTHER PROJECT WITHOUT THE WRITTEN CONSENT OF DBKO DESIGN + BUILD. THE USER ASSUMES ALL LIABILITY FOR THE PURPOSE INTENDED WILL BE AT THE USER'S SOLE RISK AND WITHOUT LIABILITY OR LEGAL EXPOSURE TO THE ENGINEER.

SEAL

OFFICE FLOOR PLAN

5400 S. VILLA AVENUE
FRESNO, CA 93725

JOB NUMBER
DESIGNED BY
DRAWN BY
DATE
03-19-2024
SHEET NUMBER

A-2.2