

NEW CAR WASH FACILITY



**QUICK QUACK CAR WASH
AT LAUREL PLAZA
LAUREL ROAD
OAKLEY, CA. 94561
APN: 035-510-009
QUICK QUACK SITE ID: #8-034**

CONTACT INFORMATION

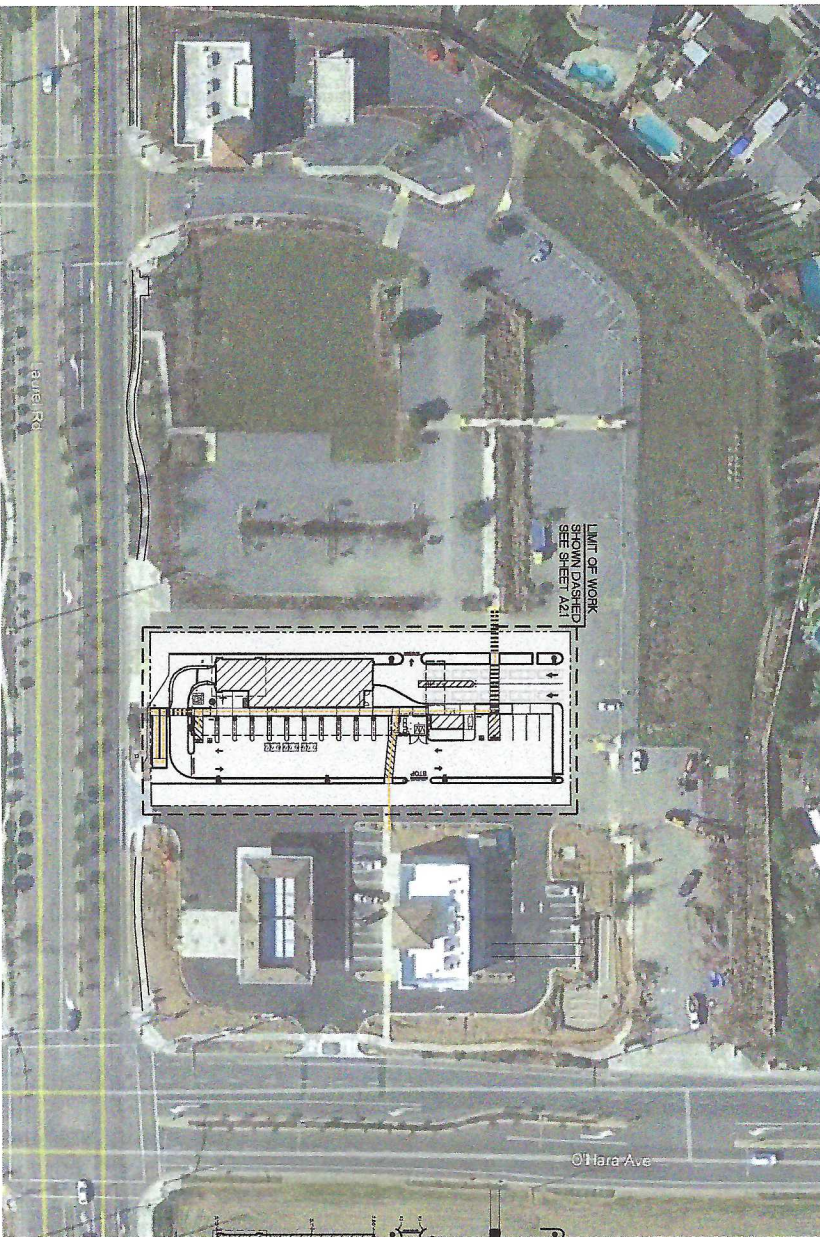
APPLICANT: QUICK QUACK DEVELOPMENT II, LLC
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1550 LEAD HILL BLVD #260
62550 STATE CA 95861
EFRANK@DOMINUMIDENTITY.COM

OWNER: OHARA PROPERTIES, LLC
ATTN: EFRAN CORONA
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ARCHITECT: CRM ARCHITECTS
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PROJECT SUMMARY

THE PROJECT CONSISTS OF BUT IS NOT LIMITED TO:
CONSTRUCTION OF:
NEW CAR WASH FACILITY INCLUDING BUT NOT LIMITED TO:
VACUUM STATIONS, UTILITIES, AND ALL ASSOCIATED FIXTURES,
FURNISHINGS, AND EQUIPMENT.

PROJECT INFORMATION

EXISTING ZONING: RB RETAIL BUSINESS
PROPOSED ZONING: RB RETAIL BUSINESS
GENERAL PLAN DESIGNATION: COMMERCIAL (C)

APN: 035-510-009
SITE AREA: 34,78 +/- SF.
NEW LANDSCAPE AREA: 193 +/- ACRE
NEW OFF-SITE LANDSCAPE AREA: 5,914 SF.
TOTAL LANDSCAPE AREA: 6,118 SF.
ON-SITE LANDSCAPE %: 11%

QUICK QUACK PARKING: 10 STALLS
VACUUM STALL PARKING: 8 SHARED
PARKING STALLS: 1 STALLS (VACUUM)

ADA PARKING: 3,525 S.F.
CAMWASH BUILDING AREA: 2,215 S.F.
TOTAL PROPOSED ENCLOSED AREA: 262 S.F.
TOTAL COMBINED AREA: 6,073 S.F.
FAIR OF AREA OF MORG: 17 FAR
PROPOSED GASWASH AREA: 3,545 S.F.
STORIES: 1 STORY
HEIGHT: 29'-0"

CONSTRUCTION TYPE: VB
OCCUPANCY: B
SPRINKLERS: NO

PROPOSED PAV STATION CANOPY AREA: 465 S.F.
STORIES: 1 STORY
HEIGHT: 9'-4"

CONSTRUCTION TYPE: VB
OCCUPANCY: B
SPRINKLERS: NO

PROPOSED NORTN VACUUM CANOPY AREA: 1,072 S.F.
STORIES: 1 STORY
HEIGHT: 9'-4"

CONSTRUCTION TYPE: VB
OCCUPANCY: B
SPRINKLERS: NO

PROPOSED SOUTH VACUUM CANOPY AREA: 678 S.F.
STORIES: 1 STORY
HEIGHT: 9'-4"

CONSTRUCTION TYPE: VB
OCCUPANCY: B
SPRINKLERS: NO

PROPOSED THASHVACUUM ENCLOSED AREA: 262 S.F.
STORIES: 1 STORY
HEIGHT: 11'-0"

CONSTRUCTION TYPE: VB
OCCUPANCY: N/A
SPRINKLERS: YES

City of Oakley
MAR 17, 2022
RECEIVED

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REVISIONS
DATE DESCRIPTION

APRIL 2022
DATE PROJECT # 899

COVER SHEET
AERIAL SITE PLAN

City of Oakley
MAR 17, 2022
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PLANNING DOCUMENTS

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