Appendix 2
Project Development Plans

VANTAGEPOINT CHURCH

Project No. PLN15-1174

INITIAL STUDY

MAJOR DEVELOPMENT PLAN

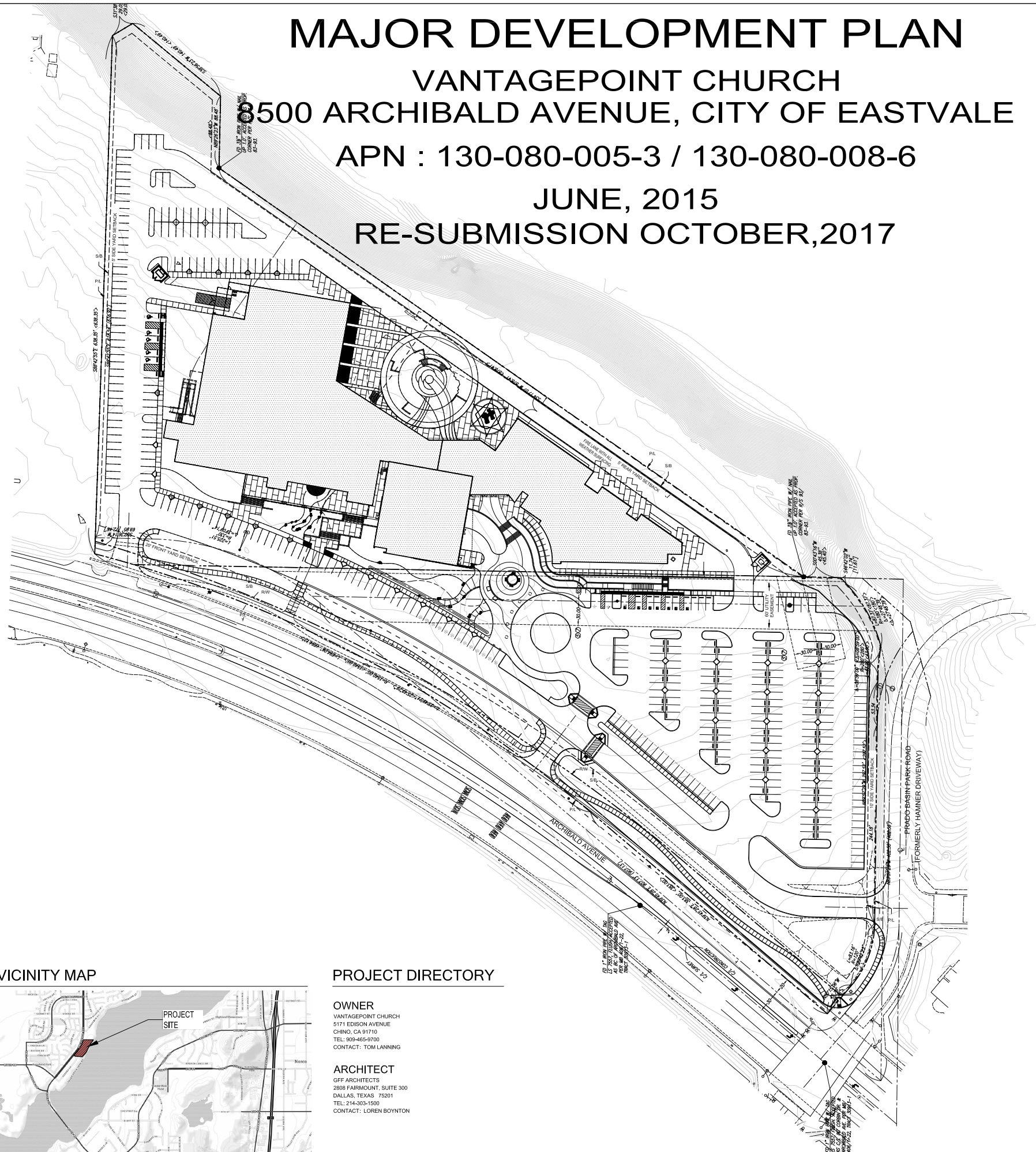
VANTAGEPOINT CHURCH

8500 ARCHIBALD AVENUE, CITY OF EASTVALE

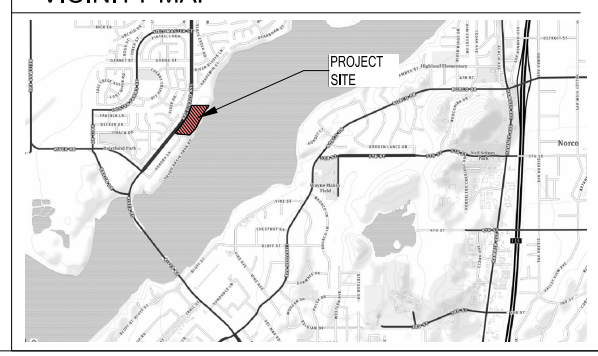
APN : 130-080-005-3 / 130-080-008-6

JUNE, 2015

RE-SUBMISSION OCTOBER,2017



VICINITY MAP



PROJECT DIRECTORY

OWNER

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EASEMENTS

(5) AN EASEMENT FOR POLES, AND RIGHTS INCIDENTAL THERETO AS SET FORTH IN A DOCUMENT RECORDED JANUARY 28, 1954 IN BOOK 1549, PAGE(S) 191 OF OFFICIAL RECORDS, IN FAVOR OF CALIFORNIA ELECTRIC POWER COMPANY.

(7) AN EASEMENT FOR RIGHTS OF WAY, AND RIGHTS INCIDENTAL THERETO, AS SET FORTH IN A DOCUMENT RECORDED FEBRUARY 7, 1992, AS INSTRUMENT NO. 43980 OF OFFICIAL RECORDS, IN FAVOR OF SOUTHERN CALIFORNIA EDISON, A CORPORATION.

LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF RIVERSIDE, AND IS DESCRIBED AS FOLLOWS:

PARCEL 1:
LOT(S) B OF FULLER RANCHO, WESTERLY SECTION, AS SHOWN BY MAP ON FILE IN BOOK 16 PAGE(S) 80-81, OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA:
EXCEPTING THEREFROM THOSE PORTIONS AS CONVEYED TO THE COUNTY OF RIVERSIDE BY DEEDS RECORDED MAY 18, 1964 IN BOOK 3693, PAGE(S) 319, JANUARY 7, 1965 IN BOOK 3895, PAGE(S) 161 AND DECEMBER 13, 1967 AS INSTRUMENT NO. 110033 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

PARCEL 2:
THAT PORTION OF LOT(S) O OF FULLER RANCHO, CENTRAL AND EASTERLY SECTIONS, AS SHOWN BY MAP ON FILE IN BOOK 16 PAGE(S) 94 TO 97 INCLUSIVE, OF MAPS, RECORDS OF RIVERSIDE COUNTY, LYING SOUTHERLY OF THE FOLLOWING DESCRIBED LINES:
COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHWEST CORNER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 7 WEST, SAN BERNARDINO BASE AND MERIDIAN, OR LOT M OF FULLER RANCHO, CENTRAL AND EASTERLY SECTION;
THENCE SOUTH 0°09'19" EAST 623.4 FEET;
THENCE SOUTH 40°45' WEST 979.30 FEET;
THENCE SOUTH 36°15' WEST 772.80 FEET;
THENCE NORTH 89°34' WEST 192.94 FEET TO THE EASTERLY LINE OF ARCHIBALD AVENUE;
THENCE SOUTH 00°02' EAST ON THE SAID EASTERLY LINE OF ARCHIBALD AVENUE, 514 FEET TO THE TRUE POINT OF BEGINNING OF SAID LINE;
THENCE SOUTH 89°34' EAST 616.92 FEET;
THENCE SOUTH 32°28" EAST 28.50 FEET TO THE NORTHWESTERLY LINE OF LOT N OF SAID FULLER RANCHO;
EXCEPTING FROM PARCELS 1 AND 2 AN UNDIVIDED 1/2 INTEREST IN ALL CRUDE OIL, PETROLEUM, GAS, BRASS, ASPHALT, AND ALL OTHER REQUIRED SUBSTANCES AND ALL OTHER MINERALS FOR A PERIOD OF 15 YEARS FROM MAY MARCH, 1956 AS RESERVED BY MANNY W. WESLEY IN DEED RECORDED DECEMBER 26, 1956 IN BOOK 9013, PAGE(S) 466 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.
APN 130-080-005-3 AND 130-080-008-6

PROJECT DESCRIPTION

THE PROJECT CONSISTS OF SEVERAL PHASES: ONE WORSHIP FACILITY , ONE STUDENT FACILITY AND ONE CHILDREN'S FACILITY. THE STUDENT AND CHILDREN'S FACILITIES WILL BE USED FOR LARGE AND SMALL SUNDAY SCHOOL GROUPS AS WELL AS MINISTRIES FOR CHILDREN AND OUTREACH. THE PROPERTY IS LOCATED ADJACENT TO SINGLE FAMILY RESIDENTIAL NEIGHBORHOODS TO THE SOUTH AND WEST AND THE SANTA ANA RIVER TO THE EAST.

TYPE OF CONSTRUCTION: TBD
OCCUPANCY CLASSIFICATION: TBD

PROJECT USE

THE PROJECT IS PROPOSED TO BE USED BY VANTAGEPOINT CHURCH FOR THE FOLLOWING GENERAL PURPOSES.

- WEEKEND USES:
  - MULTIPLE WEEKEND WORSHIP SERVICES THAT MAY BE ATTENDED BY UP TO 1000 ADULTS AND 400 CHILDREN / YOUTH DURING ANY GIVEN SERVICE TIME.
  - WEEKEND WORSHIP SERVICES MAY TYPICALLY OCCUR ON SATURDAY EVENINGS BETWEEN 5PM AND 10PM AS WELL AS SUNDAYS BETWEEN 7AM AND 10PM.
  - THE EDUCATION BUILDING IS USED ON WEEKENDS AS A GATHERING PLACE FOR THE CHILDREN OF VANTAGE POINT CHURCH DURING CHURCH HOURS
- WEEKDAY USES:
  - CAFE: SERVING FOOD AND BEVERAGES WITH AMPLE SEATING ATTACHED TO THE LOBBY OF MAIN AUDITORIUM, OPEN TO PUBLIC FROM 7AM TO 9PM MONDAY-FRIDAY AS WELL AS DURING CHURCH HOURS (SATURDAY-SUNDAY, 8AM-10PM).
  - BOOKSTORE: LOCATED IN LOBBY OF MAIN AUDITORIUM OPEN TO THE PUBLIC DURING CAFE HOURS.
  - MEETING AREAS: 2-3 MEETING SPACES OF VARIOUS SIZES AND CAPACITIES (MAXIMUM 200 PEOPLE) FOR CHURCH FUNCTIONS AND MEETINGS, AS WELL AS USE BY CITY, COMMUNITY, AND PRIVATE ENTITIES FOR EVENTS, MEETINGS, TRAINNGS, ETC. THROUGHOUT THE WEEK AND WEEKEND.
  - SPLASH PAD: A SPLASH PAD AND OTHER RELATED FAMILY FRIENDLY ENVIRONMENTAL FEATURES (SEATING AREAS, PLAYGROUND, FREE WI-FI ACCESS, ETC.) OPEN TO THE PUBLIC DURING CAFE HOURS.
  - WORSHIP SERVICES: WEEKDAY EVENING WORSHIP SERVICES WITH THE SAME MAXIMUM ATTENDANCE OF 1000 ADULTS AND 400 CHILDREN / YOUTH.
  - THE EDUCATION BUILDING IS USED ON WEEKDAYS AS A GATHERING PLACE FOR THE CHILDREN OF VANTAGE POINT CHURCH DURING CHURCH HOURS
- SPECIAL EVENTS:
  - WEEKLY WEDDINGS, FUNERALS, MEMORIAL SERVICES, SPECIAL SERVICES, CONCERTS, PLAYS, AND OTHER SIMILAR INDOOR SERVICES.
  - WEEKLY WEDDING RECEPTIONS, BAPTISMS, FAMILY MOVIE NIGHTS, AND OTHER SIMILAR OUTDOOR EVENTS WILL BE HELD IN THE COURTYARD AREA ADJACENT TO THE VIEW OF THE RIVER.
  - PERIODIC WEEKLONG PROGRAMMING SUCH AS VACATION BIBLE SCHOOL.
  - SEASONAL EVENTS AT CHRISTMAS, EASTER, HALLOWEEN, AND DURING THE SUMMER.
- OUTREACH MINISTRIES:
  - AFTER SCHOOL PROGRAMS SUCH AS TUTORING, CLASSES, AND RECREATIONAL ACTIVITIES.
  - BENEVOLENCE MINISTRIES SUCH AS A FOOD PANTRY AND COUNSELING.
- OUTDOOR SOUND AMPLIFICATION:
  - THERE WILL BE SPEAKERS IN THE PARKING LOT AND OUTDOOR AREAS FOR SOFTER, AMBIENT SOUND (BROADCASTING MUSIC OR EVENTS INSIDE THE AUDITORIUM). THIS AMPLIFICATION IS MEANT TO BE HEARD BY PEOPLE ON THE CAMPUS, BUT NOT LOUD ENOUGH TO BE HEARD BY THOSE OFF-SITE.

SITE ANALYSIS TABLE

BUILDING	# OF SEATS	BUILDING FLOOR AREA TOTAL S.F.	TOTAL BUILDING/AREA SQUARE FEET
PRIMARY WORSHIP BUILDING	SEATS 989 WHEELCHAIR SPACES 11	49,138 SF	71,954 SF
SANCTUARY AND FOYER		30,402 SF	
ADMINISTRATION/ADULT EDUCATION		5,930 SF	
CAFE		985 SF	
BOOKSTORE		3,086 SF	
STUDENT BUILDING	SEATS 259 MOVABLE SEATS 348 WHEELCHAIR SPACES 9	16,750 SF	16,750 SF
CHILDREN'S BUILDING		17,900 SF	35,616 SF
COMMONS AREA UNDER ROOF CONNECTING THREE BUILDINGS (INCLUDED IN PWB AREA)		8,734 SF	
TOTAL		83,787 SF	124,320 SF

NOTES:

SITE DATA:
- ASSESSORS PARCEL NUMBERS: 130-080-005-3 AND 130-080-008-6
- EXISTING ZONING: HEAVY AGRICULTURE (A-2-10) / LIGHT AGRICULTURE (A-1)
- GROSS SITE ACREAGE: 11.26 ACRES
- NET SITE ACREAGE: 10.49 ACRES
- EXISTING LAND USE: VACANT
- BUILDING FLOOR AREA TOTAL: APPROX. 83,787 S.F.
- LANDSCAPE AREA COVERAGE: 130,100 S.F.
- PARKING LOT SHADE COVERAGE: REQUIRED: 33,777 S.F.
  PROVIDED: 38,500 S.F.
- SIGNAGE - SEPARATE SUBMITTAL/APPROVAL IS REQUIRED FOR ALL SIGNS IN THE PROJECT

PARKING SUMMARY:
- PRIMARY ASSEMBLY USE : WORSHIP SPACE
  13, 216 S.F. NET ASSEMBLY / 35 S.F. PER SPACE = 378 PARKING SPACES REQUIRED
  NON-CONCURRENT STUDENT ASSEMBLY
  7,308 S.F. NET ASSEMBLY/35 S.F. PER SPACE = 209 PARKING SPACES REQUIRED
- REQUIRED PARKING: 378 PARKING SPACES
- REQUIRED LOADING SPACE: 1 - 10' X 35' SPACE
- REQUIRED ACCESSIBLE PARKING SPACES: 9 PARKING SPACES (TABLE 5.6-5)

- TOTAL REQUIRED PARKING SPACES: 378 PARKING SPACES
- TOTAL PROPOSED PARKING SPACES: 385 PARKING SPACES

- TOTAL REQUIRED CLEAN AIR PARKING SPACES 34 PARKING SPACES
- TOTAL PROVIDED CLEAN AIR PARKING SPACES 34 PARKING SPACES
- TOTAL REQUIRED ELECTRIC VEHICLE PARKING SPACES 38 PARKING SPACES
- TOTAL PROVIDED ELECTRIC VEHICLE PARKING SPACES 38 PARKING SPACES

- BICYCLE PARKING REQUIRED (CHURCH): 378 / 25 = 16
- BICYCLE PARKING REQUIRED (PATRONS): 378 / 33 = 12
- TOTAL REQUIRED BICYCLE PARKING SPACES: 27 SPACES
- TOTAL PROVIDED BICYCLE PARKING SPACES: 27 SPACES (TYPE II)

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APN:130-080-005-3 & 130-080-008-6
8500 ARCHIBALD AVE.
EASTVALE, CA 92880

MAJOR DEVELOPMENT APPLICATION

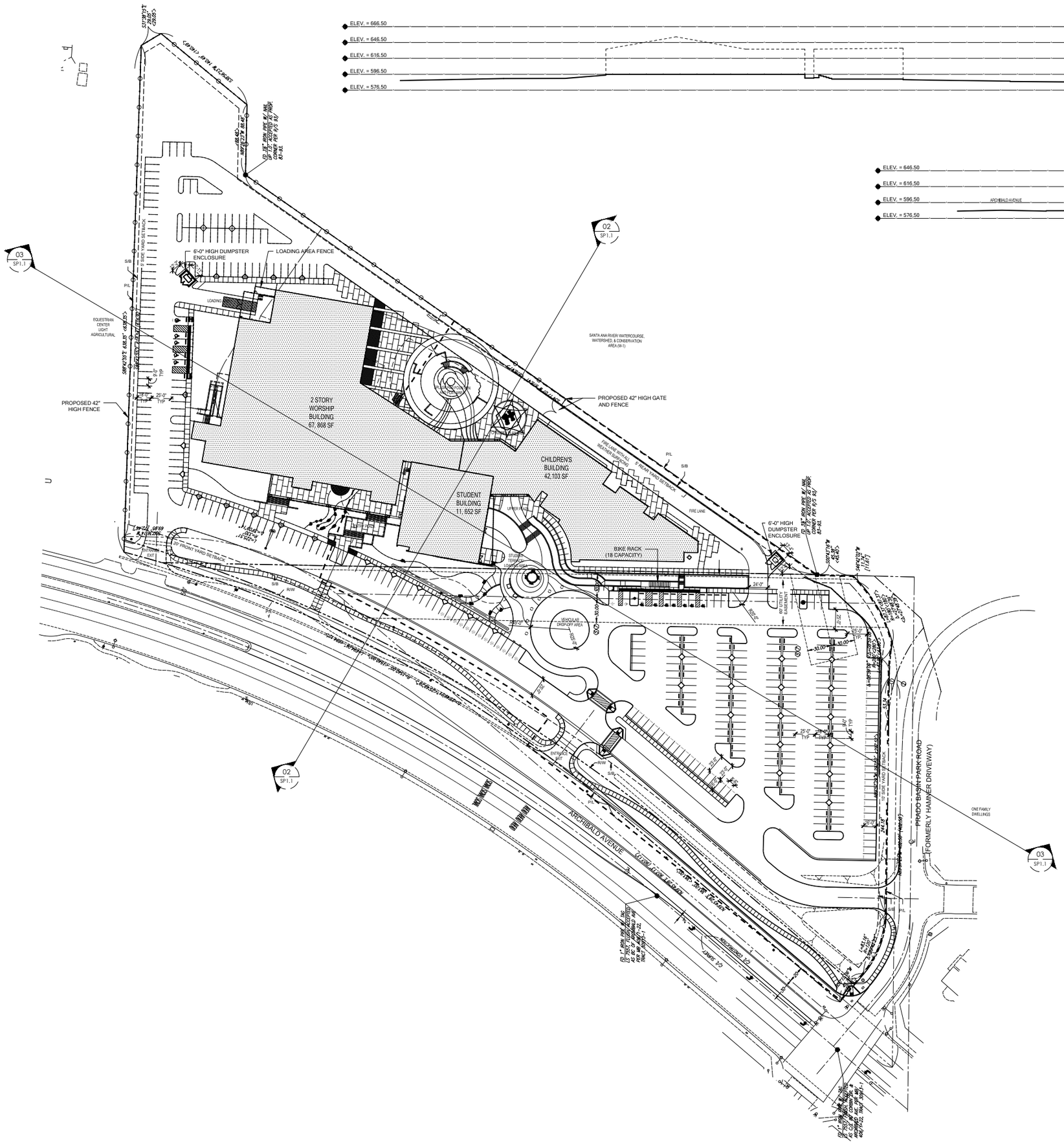
No.	Date	Revision

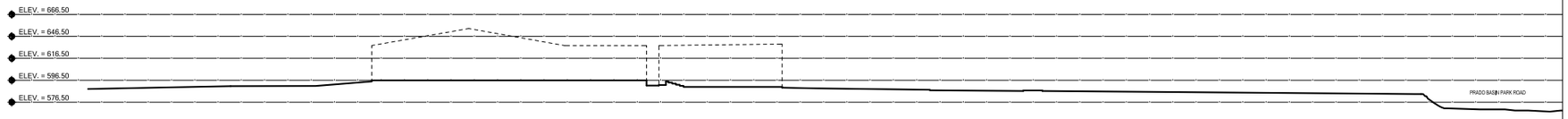
LT Drawn
ML Approved

TITLE SHEET

Project No. 15079
Date 10.06.17

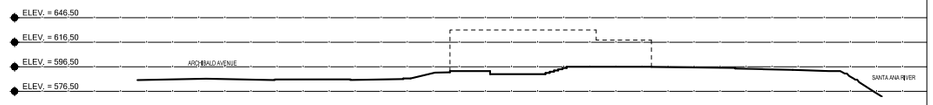
G0.1





03 CONCEPTUAL SITE CROSS SECTION

SCALE: 1" = 50'



02 CONCEPTUAL SITE CROSS SECTION

SCALE: 1" = 50'

01 SITE PLAN

SCALE: 1" = 50'

0 50 100 200 Feet

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SITE PLAN

Project No.	15079
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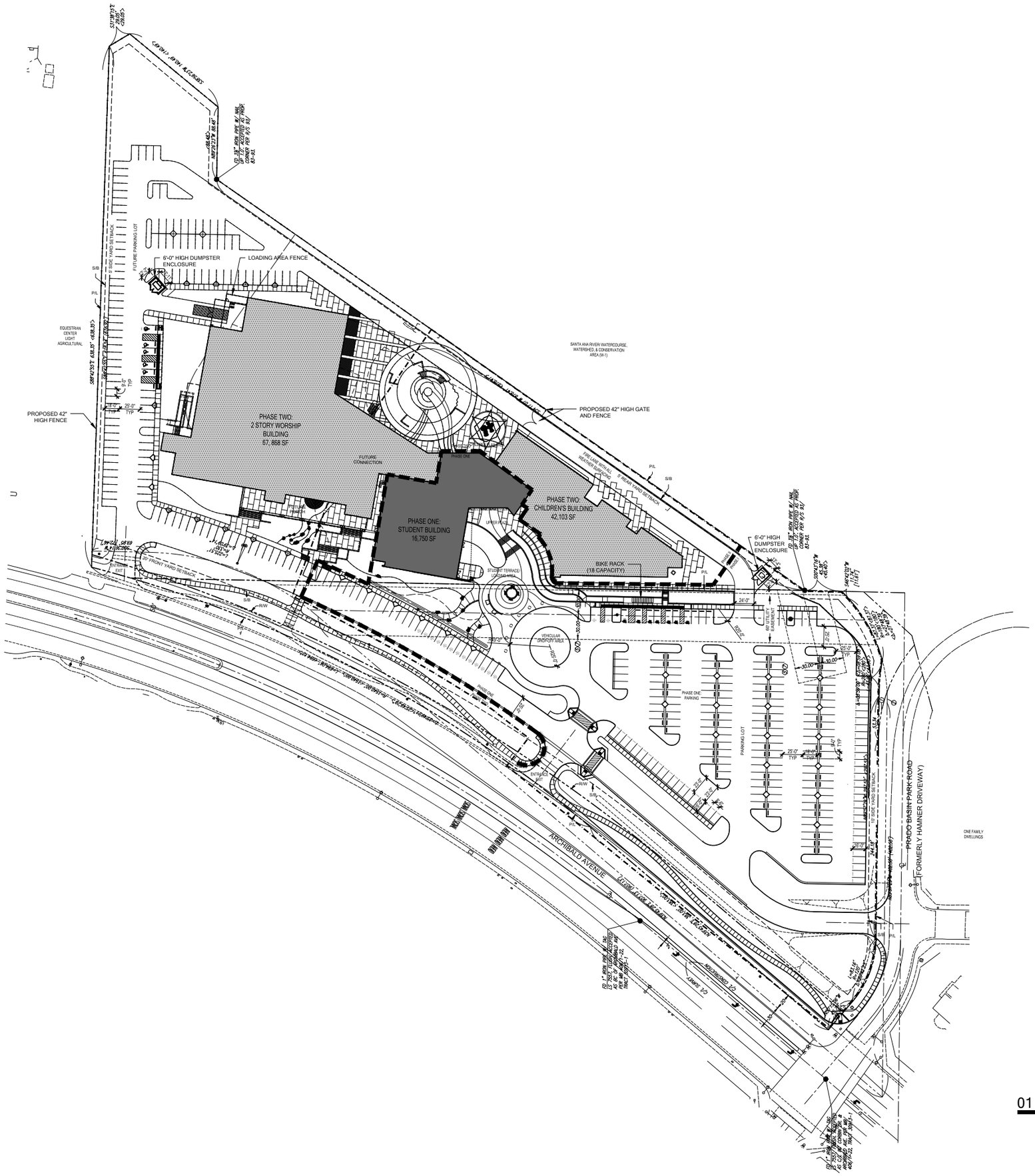
SP1.1



01 FUTURE PHASING PLAN

SCALE: 1" = 50'

0 50 100 200 Feet

gff ARCHITECTS

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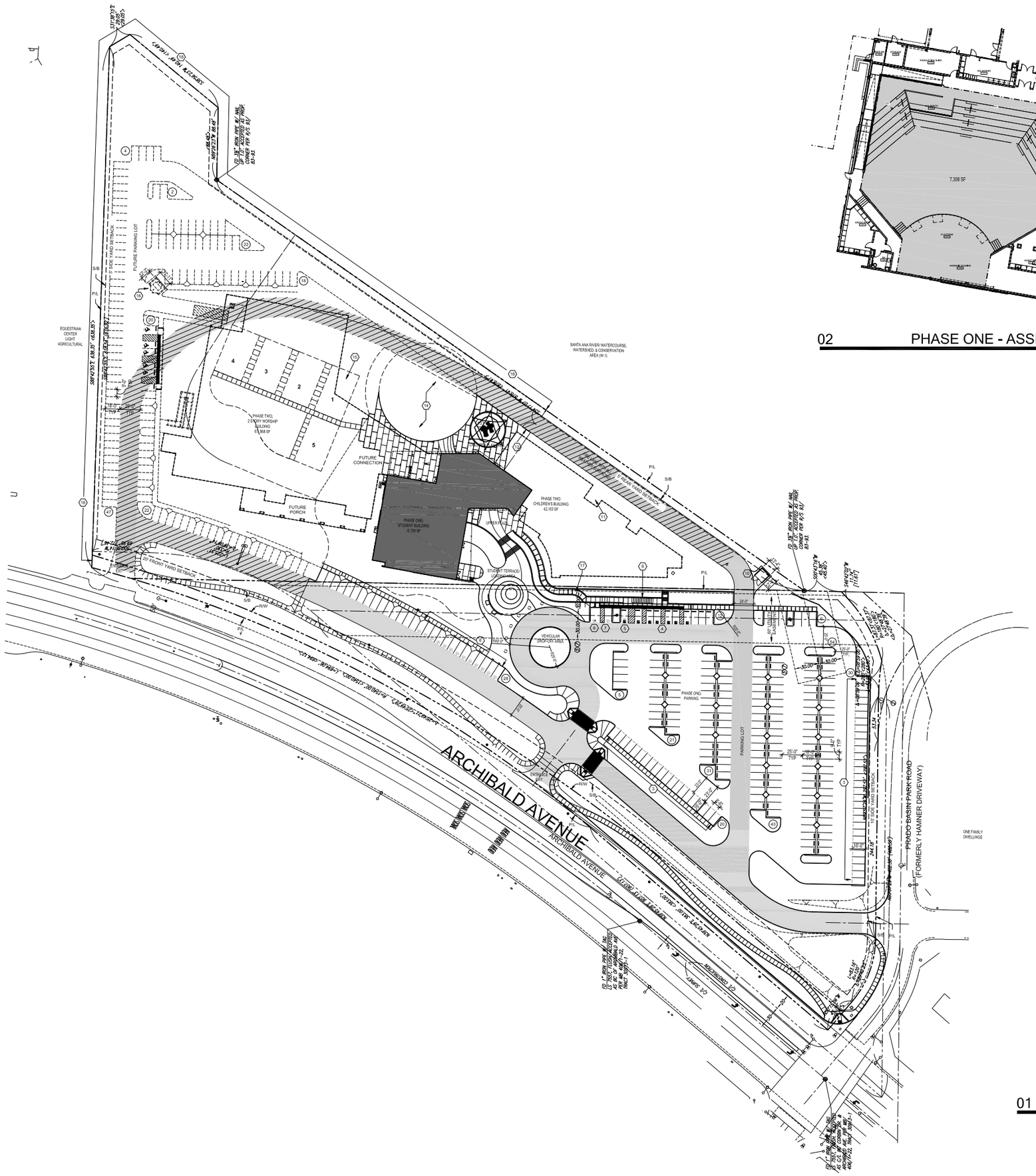
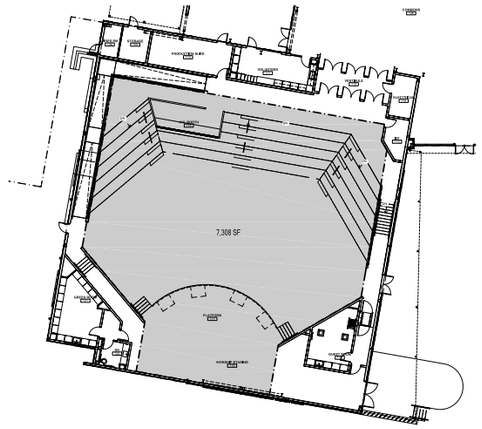
SITE PLAN -
FUTURE PHASING

Project No.	15079
Date	10.06.17

SP2.2





02 PHASE ONE - ASSEMBLY AREA

SCALE: 1" = 20'

01 PHASE ONE SITE PLAN

SCALE: 1" = 50'

0 50 100 200 Feet

GENERAL NOTES - SITE PLAN

1. ARCHITECTURAL SITE PLAN IS ISSUED FOR REFERENCE ONLY.
2. REFERENCE CIVIL DRAWINGS FOR ALL SITE CONSTRUCTION INFORMATION INCLUDING BUT NOT LIMITED TO THE FOLLOWING:
   - SITE GEOMETRY AND DIMENSIONAL CONTROL
   - SITE UTILITIES
   - SITE GRADING AND DRAINAGE
   - ASPHALT/CONCRETE PAVING DETAILS
   - PAVING MARKERS
   - CONCRETE SIDEWALK, CURB, AND GUTTER DETAILS
   - PARKING BUMPERS
   - TRAFFIC SIGNAGE
   - PAVING STRIPING AND CURB MARKINGS
   - TYPICAL HANDICAP SIGNAGE/SPACES
3. REFERENCE ELECTRICAL DRAWINGS FOR SITE INFORMATION INCLUDING, BUT NOT LIMITED TO THE FOLLOWING:
   - SITE LIGHT STANDARD LOCATIONS AND SIZES
   - ELECTRICAL SLEEVING LOCATIONS AND SIZES
   - TELEPHONE AND CABLE T.V. PULL BOX LOCATIONS
   - ELECTRICAL MANHOLE LOCATIONS AND DETAILS
   - PULL BOX LOCATIONS AND SIZES FOR VARIOUS SITE LIGHTING ELEMENTS
   - EXTERIOR BUILDING ILLUMINATION AND UTILITY COORDINATION
4. REFERENCE SPECIFICATIONS FOR SITE SIGNAGE PACKAGE INFORMATION.
5. REFERENCE LANDSCAPE DRAWINGS FOR:
   - LANDSCAPE PLANTING AND DETAILS
   - SODDING AND SEEDING
   - LANDSCAPE BED DRAINAGE
   - HARDSCAPE LAYOUT AND DETAILS (SPECIALTY PAVING)
6. REFERENCE IRRIGATION IN LANDSCAPE DRAWINGS FOR:
   - HEAD AND VALVE LOCATIONS AND SIZES
   - IRRIGATION SLEEVING LOCATIONS AND SIZES
   - IRRIGATION SYSTEM CONTROLLER LOCATION
   - DETAILS AND SPECIFICATIONS

PARKING SPACES PROVIDED

PRIMARY ASSEMBLY USE:

WORSHIP SPACE (PHASE TWO)
13,216 SF NET ASSEMBLY/35 SF PER SPACE = 378 PARKING SAPCES REQUIRED

NON-CONCRRENT STUDENT ASSEMBLY (PHASE ONE)
7,308 SF NET ASSEMBLY/35 SF PER SPACE = 209 PARKING SPACES REQUIRED

PUBLIC PARKING LOT

STANDARD SPACES	152 SPACES
COMPACT SPACES (UP TO 20% OF TOTAL PARKING REQUIRED)	42 SPACES
COMPACT SPACES PROVIDED	50 SPACES
ACCESSIBLE SPACES REQUIRED	7 SPACES
ACCESSIBLE SPACES PROVIDED	
STANDARD	6 SPACES
VAN	1 SPACE
ELECTRIC VEHICLE SPACES REQUIRED (2016 CALGREEN EV SPACES TABLE)	13 SPACES
ELECTRIC VEHICLE SPACES PROVIDED	11 SPACES
ELECTRIC ACCESSIBLE SPACES	
STANDARD	1 SPACE
VAN	1 SPACE
TOTAL REQUIRED PARKING SPACES:	
NON-ACCESSIBLE =	**200 SPACES**
ACCESSIBLE SPACES =	**9 SPACES**
TOTAL =	**222 SPACES PROVIDED**

BICYCLE SPACES

EMPLOYEES (1 BICYCLE SPACE FOR EVERY 25 PARKING SPACES REQUIRED)	10 SPACES
VISITORS (1 BICYCLE SPACE FOR EVERY 33 PARKING SPACES REQUIRED)	8 SPACES

NOTES:

1. 1 IN EVERY 6 ACCESSIBLE SPACES SHALL BE SERVED BY A 96 INCH WIDE ACCESS AISLE AND SHALL BE DESIGNATED AS "VAN ACCESSIBLE". FOR THIS PROJECT, 1 VAN ACCESSIBLE SPACES IS REQUIRED.

LEGEND - SITE PLAN

- CLASS 2 ROAD BASE FOR FIRELANE
- 24FT FIRE LANE, FIRE LANE STRIPING PER CITY STANDARDS
- PROPERTY LINE
- EASEMENT, BUILDING SETBACK & R.O.W.
- FUTURE BUILDING
- FUTURE PARKING
- (10) NEW PARKING SPACE COUNT

KEY NOTES - SITE PLAN

1. EXTERIOR SIGN #1 - REFER A-020
2. EXTERIOR SIGN #2 - REFER A-020
3. COMPACT SPACES
4. STANDARD ACCESSIBLE SPACES
5. VAN ACCESSIBLE SPACES
6. CLEAN AIR / ELECTRIC VEHICLE SPACE WITH INFRASTRUCTURE FOR FUTURE INSTALLATION OF EV CHARING EQUIPMENT
7. CA/EV STANDARD ACCESSIBLE SPACES
8. CA/EV VAN ACCESSIBLE SPACES
9. BICYCLE SPACES
10. DUMPSTER
11. TRANSFORMER
12. 42" HIGH CHAIN LINK GATE
13. PLAY AREA
14. FUTURE SPLASH PAD
15. PORTABLES BY OWNER (36'X60' EA)
16. FUTURE DUMPSTER
17. ACCESSIBLE RAMP
18. 42" HIGH CHAIN LINK FENCE

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SITE PLAN - PHASE ONE

Project No. 15079
Date 11.28.17

SP2.3