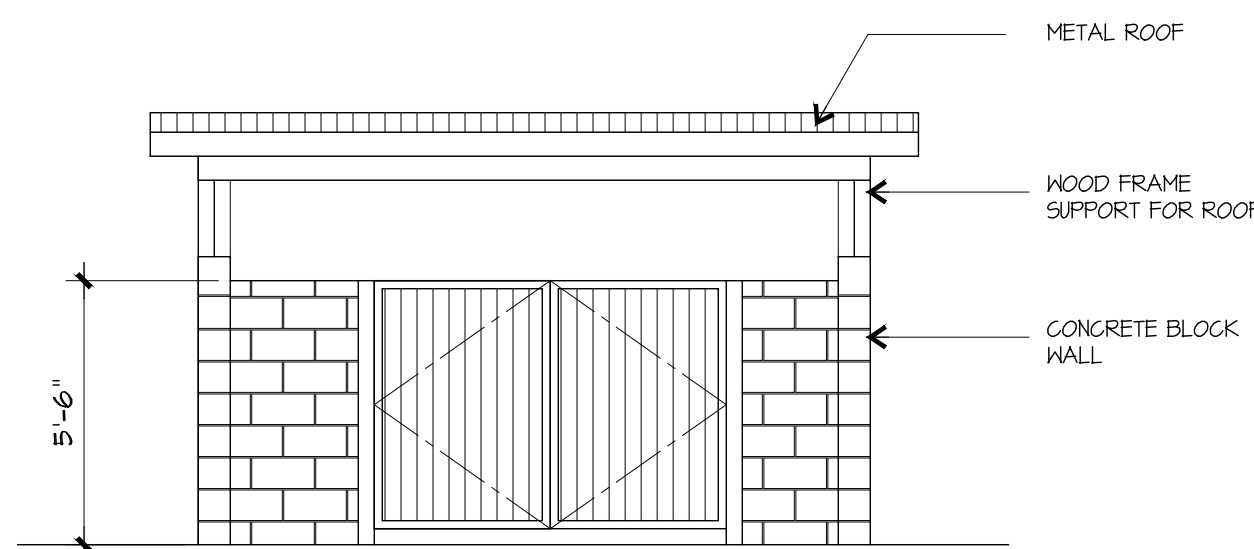


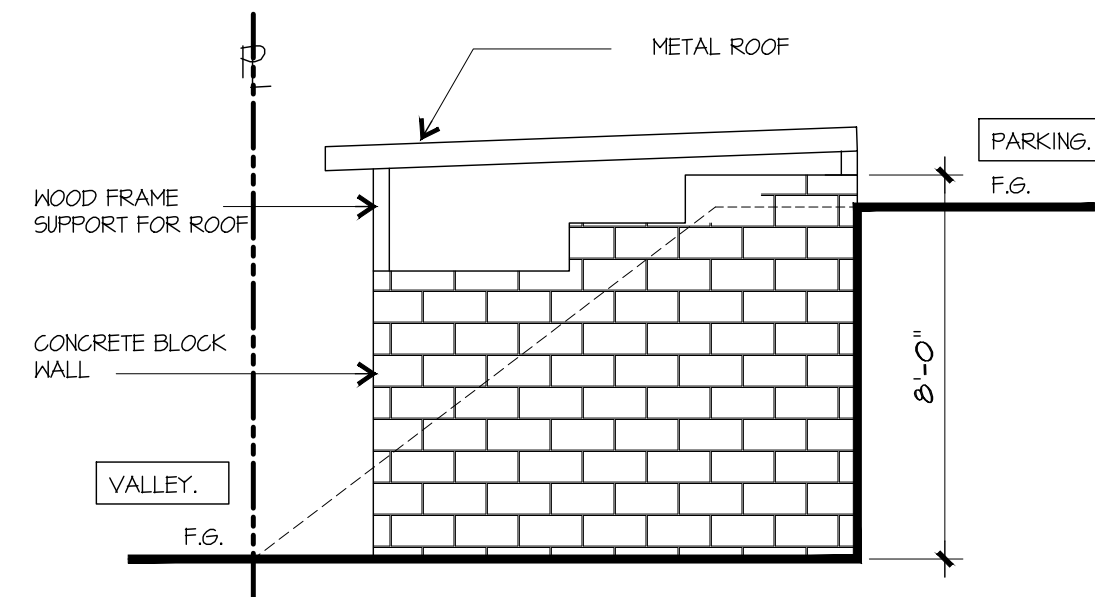
TRASH ENCLOSURE (FLOOR PLAN)

1"=20'-0"



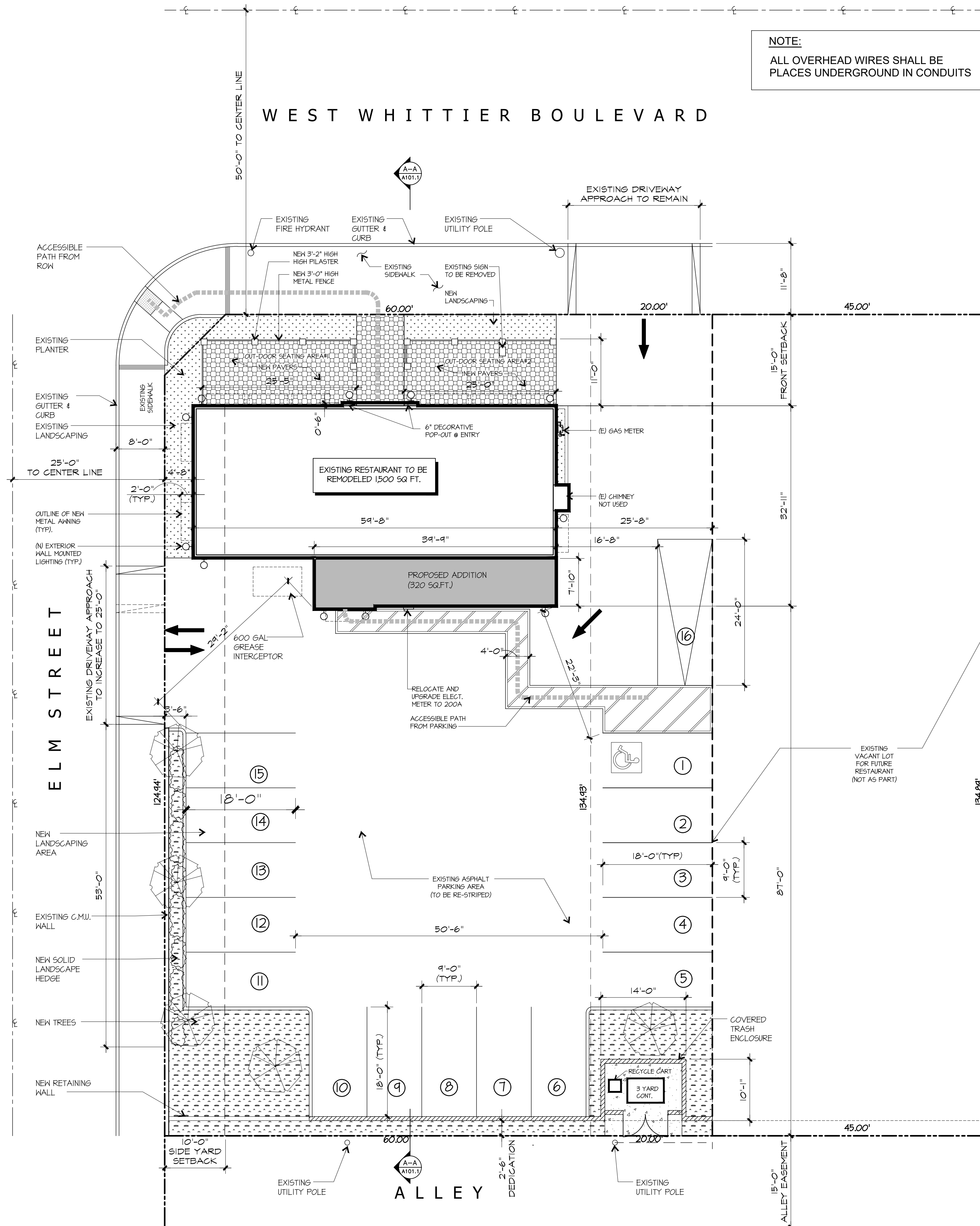
TRASH ENCLOSURE (FRONT ELEV)

1"=20'-0"



TRASH ENCLOSURE (SIDE ELEV)

1"=20'-0"



NOTE:
ALL OVERHEAD WIRES SHALL BE PLACES UNDERGROUND IN CONDUITS

SITE PLAN

1"=20'-0"

DESIGN REVIEW
ADDITION/REMODEL
RESTAURANT WITH
TYPE 41 ABC LICENSE

DIRECTORY

BUILDING OWNER
Peter A Christopoulos & Avgoustinos & Nikki Meletis
15031 LODOSA RD
WHITTIER, CA 90605
562-874-3634
Nikkimeletis@gmail.com

PLAN PREPARAR
CONTACT: MOISES VILLEGAS
CREATIVE HEIGHTS DESIGNS, INC.
41856 IVY STREET STE. III
MURRIETA, CA 92562
(951) 764-1365

CITY OF LA HABRA
City of La Habra
110 East La Habra Boulevard
La Habra, CA 90631
562-383-4000

PROJECT DATA

TENANT & PROJECT ADDRESS: 150 W WHITTIER BLVD
LA HABRA, CA 90631
022-014-08

A.P.N.: TR 1212 LOT 1 BLK 2 ALL -EX ALLEY (AND ALL -EX ALLEY & ELY 50 FT- LOT 2 BLK 2

LEGAL DESCRIPTION:

ZONE: C-2 COMMERCIAL

GENERAL PLAN DESIGNATION: CORRIDOR MIXED USE I

LOT SIZE: 12,147 SQ.FT.

BUILDING CODE: 2014 CBC

EXISTING OCCUPANCY GROUP: A-2 - RESTAURANT

PROPOSED OCCUPANCY GROUP: A-2 - RESTAURANT

EXISTING USE: RESTAURANT

PROPOSED USE: RESTAURANT

EXIST. BUILDING AREA: 1,500 SQ.FT.

ADDITION: 320 SQ.FT.

NEW TOTAL BUILDING AREA: 1,820 SQ.FT.

TYPE OF CONSTRUCTION: V-B (NON SPRINKLERED)

NO. OF STORIES: EXISTING ONE STORY

REQUIRED PARKING SPACE: 16

EXIST. PARKING SPACES: 12

ADDED SPACES: 4

TOTAL SPACES PROVIDED: 16

OCCUPANT LOAD: 30

REQUIRED NO. OF EXITS: 1

PROVIDED NO. OF EXITS: 2

LOT COVERAGE

	PERCENTAGE
LOT SIZE: 12,147 SQ.FT.	
EXIST. BUILDING AREA: 1,500 SQ.FT.	
ADDITION: 320 SQ.FT.	
NEW TOTAL BUILDING AREA: 1,820 SQ.FT.	14.92 %

LANDSCAPE AREA

LANDSCAPE AREA AT PARKING	
REQUIRED PARKING AREA	7%
LANDSCAPE AREA PROVIDED (NOT ON SIDE YARD SETBACK)	4,087 SQ.FT. = 20.11 %
LANDSCAPE AREA	
EXISTING LANDSCAPE	287 SQ.FT.
NEW LANDSCAPE	1,669 SQ.FT.
TOTAL	1,956 SQ.FT.

VICINITY MAP



CREATIVE HEIGHTS DESIGNS INC.
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mv@creativeheights.net
www.creativeheights.net
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STAMP

MOISES VILLEGAS
DESIGNER

REVISIONS

NO.	DATE	REMARKS

ISSUED

Issued for	Issued on

PROJECT TITLE
RESTAURANT
REMODEL/ADDITION

LEGAL DESCRIPTION

A.P.N.: 022-014-08
LOT: 1
TRACT- 1212

JOB ADDRESS

150 W WHITTIER BLVD
LA HABRA, CA 90631

SHEET TITLE

OWNER

Peter A Christopoulos & Avgoustinos and Nikki Meletis
15031 LODOSA RD
WHITTIER, CA 90605

Tel:
JOB NO.: 2020-053
DATE: 09/28/2020
DRAWN BY: M.V.
CHECKED BY: M.V.
DRAWING SHEET 1 19



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PLAN CHECK BIDDING CONSTRUCTION	

PROJECT TITLE
RESTAURANT
REMODEL/ADDITION

LEGAL DESCRIPTION

APN- 022-014-08
LOT - 1
TRACT- 1212

JOB ADDRESS
150 W WHITTIER BLVD
LA HABRA, CA. 90631

SHEET TITLE

OWNER

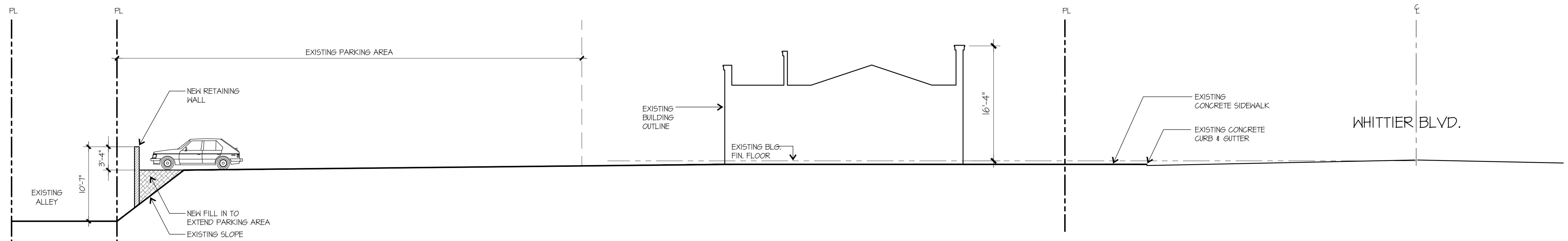
Peter A Christopoulos & Avgoustinos
and Nikki Meletis
15037 LODOSA RD
WHITTIER, CA 90605

Tel:

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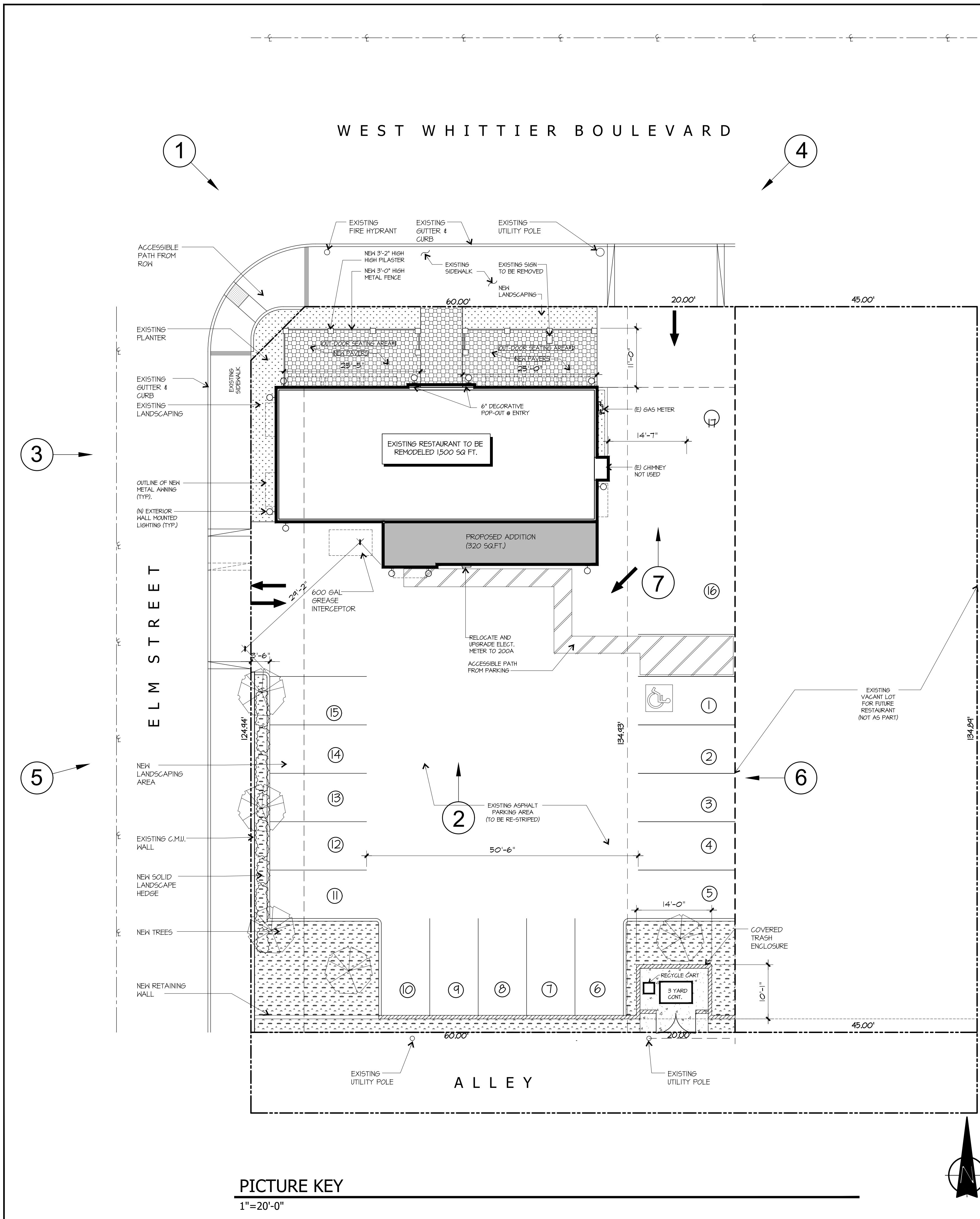
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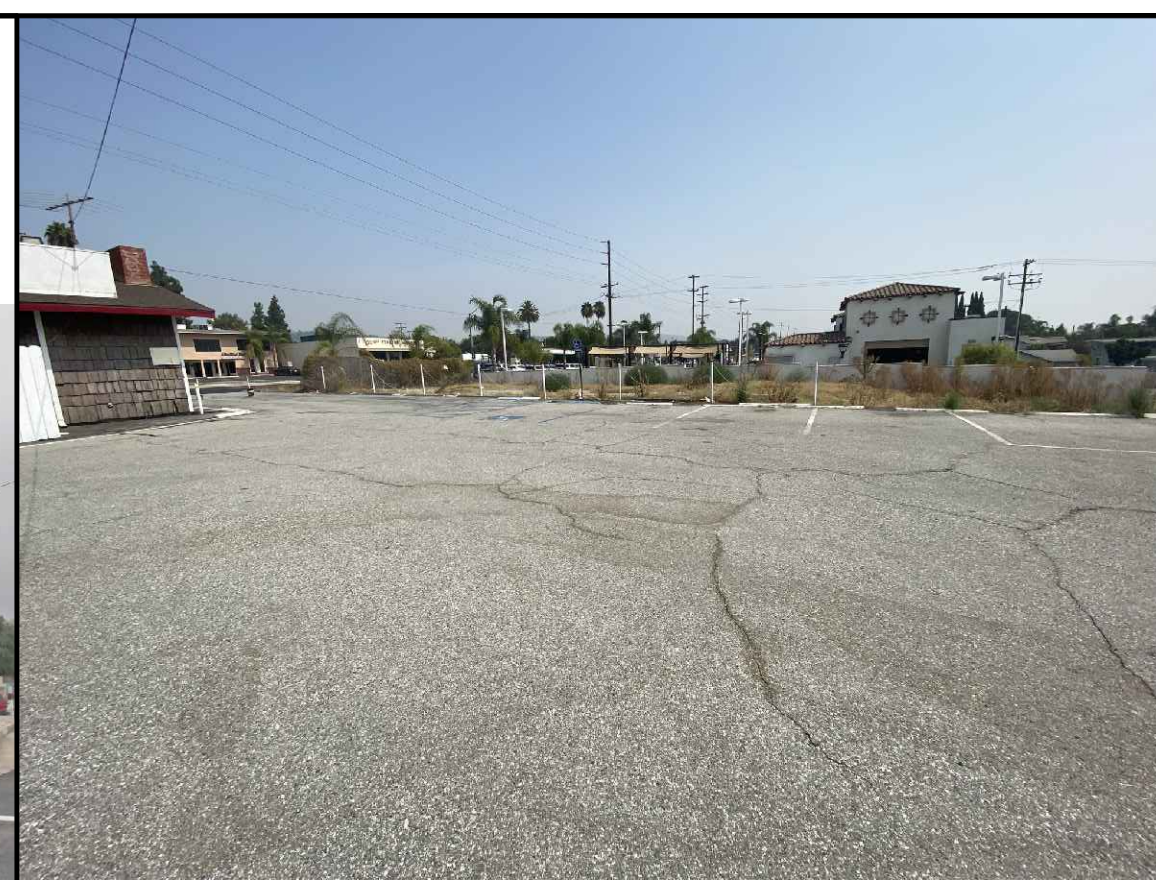


SITE SECTION A-A

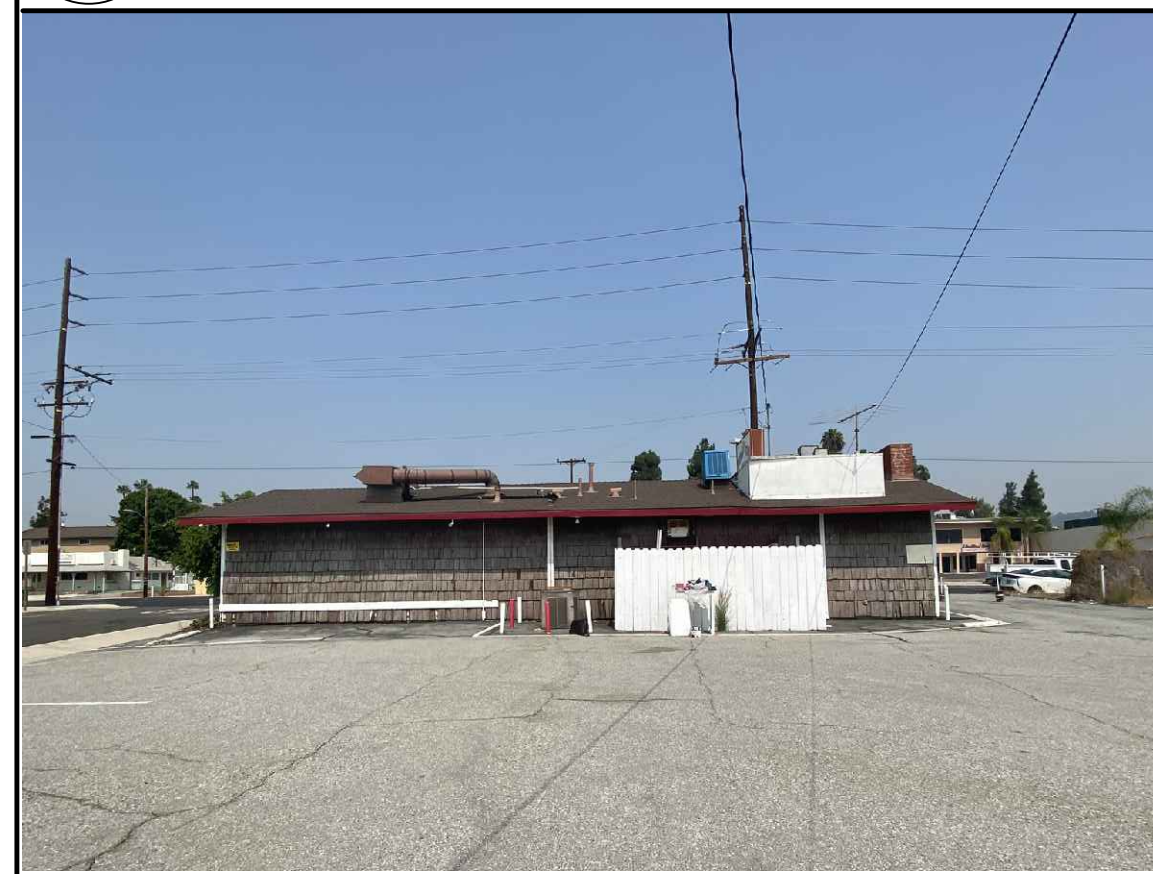
1/8"=1'-0"



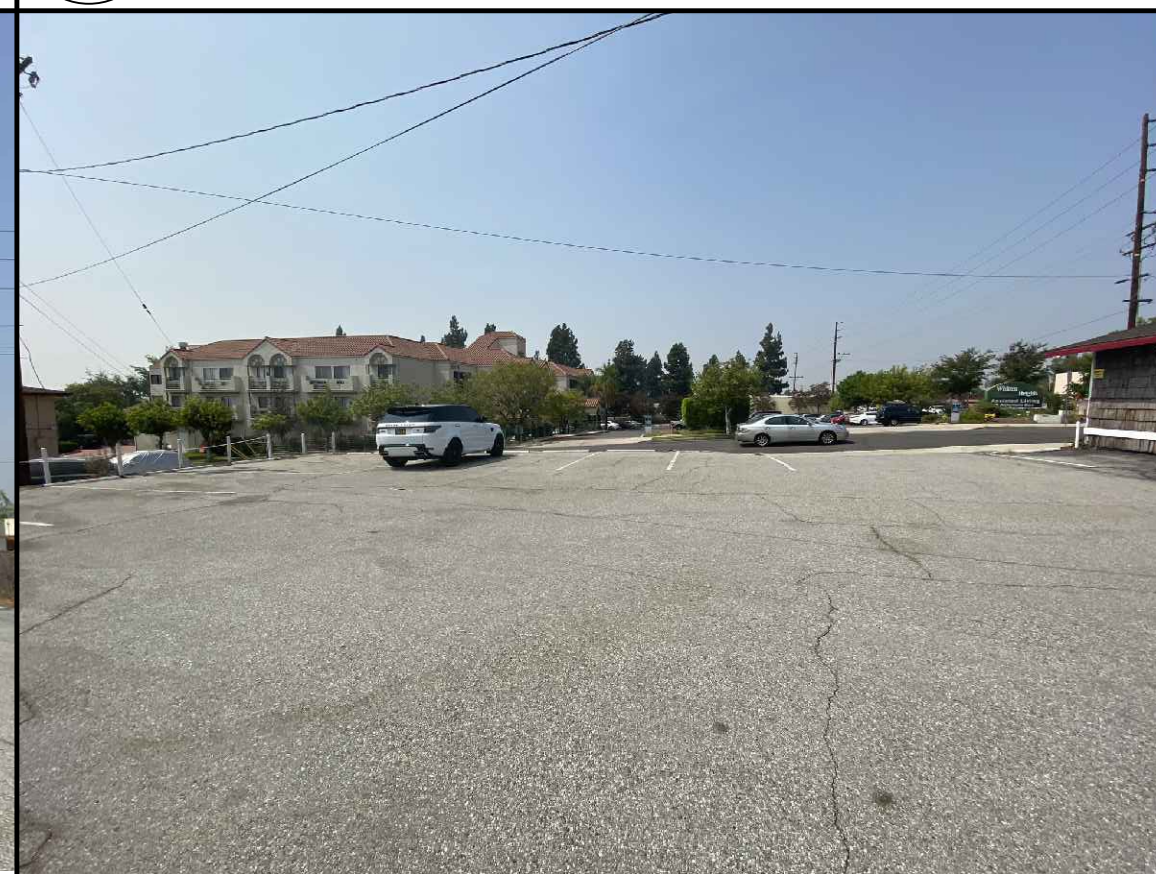
1 EXISTING BUILDING (NORTH SIDE)



5 EXISTING WEST SIDE @ PARKING



2 EXISTING BUILDING (SOUTH SIDE)



6 EXISTING EAST SIDE @ PARKING



3 EXISTING BUILDING (WEST SIDE)



7 EXISTING DRIVEWAY @ EAST SIDE



4 EXISTING BUILDING (EAST SIDE)



8 EXISTING SIGN



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Moises Villegas
MOISES VILLEGAS
DESIGNER

REVISIONS

NO.	DATE	REMARKS

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Issued for: _____
Issued on: _____

PLAN CHECK
BIDDING
CONSTRUCTION

PROJECT TITLE
RESTAURANT
REMODEL/ADDITION

LEGAL DESCRIPTION
APN- 022-014-08
LOT - 1
TRACT- 1212

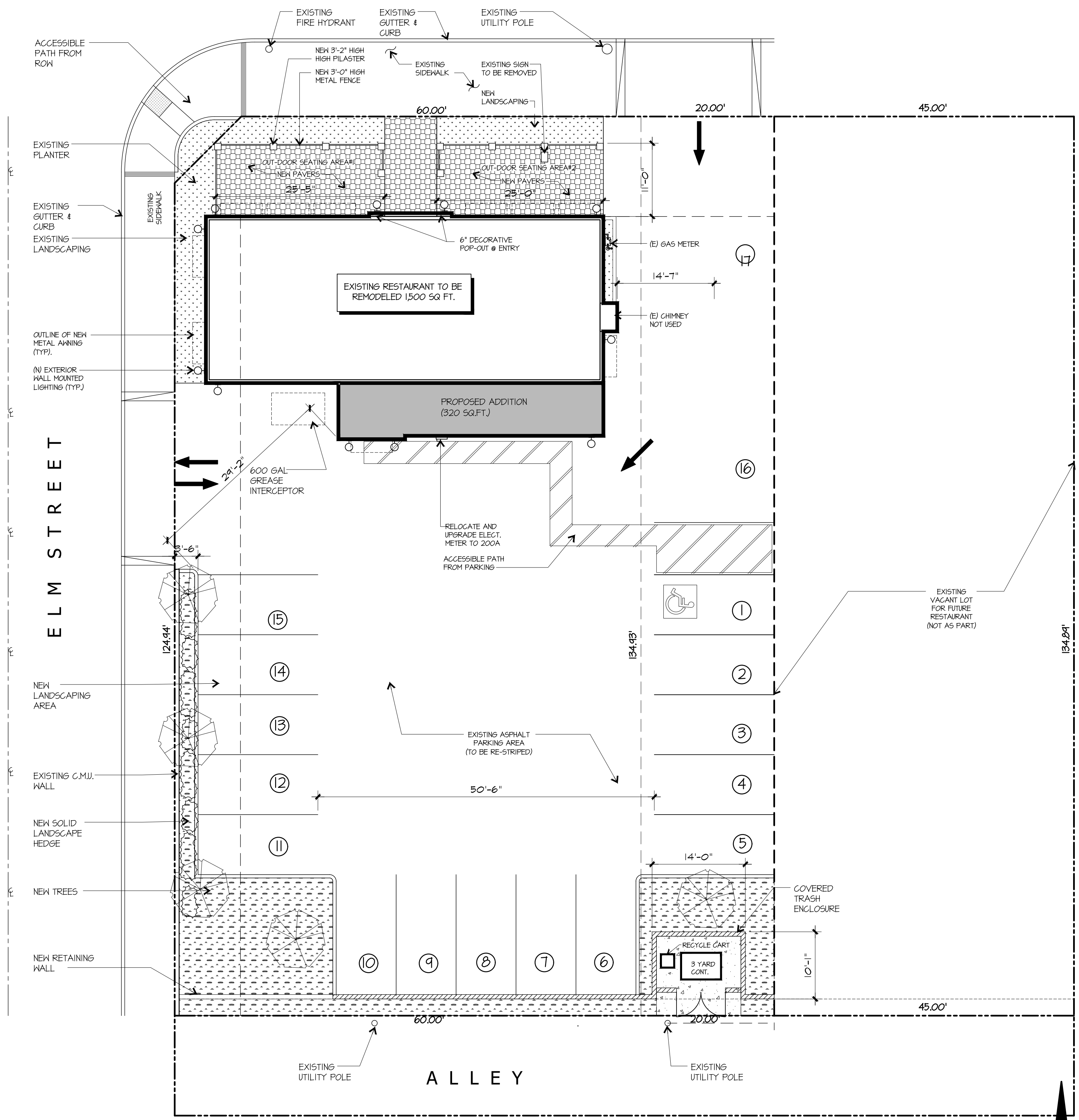
JOB ADDRESS
150 W WHITTIER BLVD
LA HABRA, CA 90631

SHEET TITLE

OWNER
Peter A Christopoulos & Avgoustinos
and Nikki Meletis
15037 LODOSA RD
WHITTIER, CA 90605

Tel: _____
JOB NO.: 2020-053
DATE: 09/28/2020
DRAWN BY: M.V.
CHECKED BY: M.V.
DRAWING SHEET

WEST WHITTIER BOULEVARD



CONCEPTUAL LANDSCAPE PLAN

1"=20'-0"

LEGEND

PLANTING

SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE
	LAUREL NOBILIS	BAY LAUREL	10 GAL. TREE
	RHAPHIOLEPIS INDICA	INDIAN HAWTHORN	1 GAL.
	CAREX DIVULSA	GRASSLAND SEDGE	GROUNDCOVER
		EXISTING LANDSCAPE/PLANTER	

FLOOR SURFACE

	EXISTING ASPHALT
	NEW PAVERS

DESCRIPTION:

LAUREL NOBILIS	EVERGREEN TREE / DARK GREEN FOLIAGE / YELLOW FLOWERS / MODERATE GROWTH RATE / FULL SUN / AVERAGE WATER NEED
RHAPHIOLEPIS INDICA	EVERGREEN SHRUB / FRAGRANT, SHOWY PINK-WHITE FLOWERS / MODERATE GROWTH RATE / FULL OR PARTIAL SUN / LOW WATER NEED
CAREX DIVULSA	EVERGREEN GROUNDCOVER / LAVANDER TINY FLOWER / MEDIUM GROWTH RATE

AREA CALCULATIONS

LANDSCAPE AREA AT PARKING	
REQUIRED PARKING AREA	7%
LANDSCAPE AREA PROVIDED	4,087 SQ.FT.
LANDSCAPE AREA PROVIDED 822 SQ.FT. = 20.11 % (NOT ON SIDE YARD SETBACK)	
LANDSCAPE AREA	
EXISTING LANDSCAPE	287 SQ.FT.
NEW LANDSCAPE	1,669 SQ.FT.
TOTAL	1,956 SQ.FT.



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BIDDING	
CONSTRUCTION	

PROJECT TITLE
 RESTAURANT
 REMODEL/ADDITION

LEGAL DESCRIPTION

APN - 022-014-08
 LOT - 1
 TRACT - 1212

JOB ADDRESS

150 W WHITTIER BLVD
 LA HABRA, CA 90631

SHEET TITLE

OWNER

Peter A Christopoulos & Avgoustinos
 and Nikki Melets
 15037 LODOSA RD
 WHITTIER, CA 90605

Tel:

JOB NO.: 2020-053
 DATE: 09/28/2020
 DRAWN BY: M.V.
 CHECKED BY: M.V.
 DRAWING SHEET

L201



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Moises Villegas

MOISES VILLEGAS DESIGNER

REVISIONS

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Issued for	Issued on
PLAN CHECK	
BIDDING	
CONSTRUCTION	

PROJECT TITLE
RESTAURANT
REMODEL/ADDITION

LEGAL DESCRIPTION

APN- 022-014-08
LOT - 1
TRACT- 1212

JOB ADDRESS
150 W WHITTIER BLVD
LA HABRA, CA. 90631

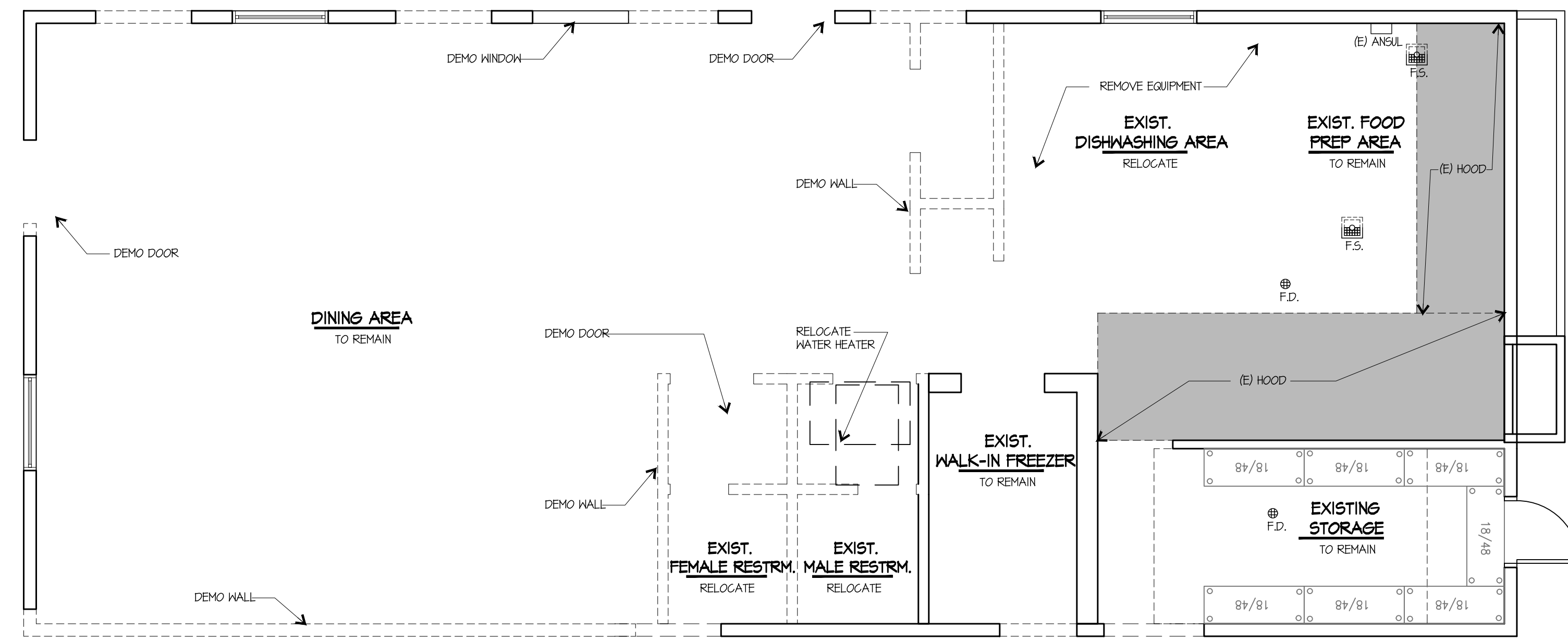
SHEET TITLE

OWNER
Peter A Christopoulos & Avgoustinos
and Nikki Meletis
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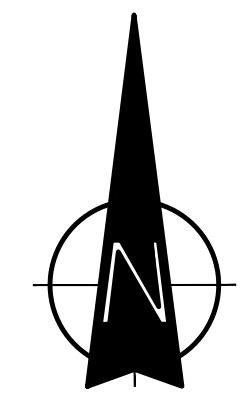
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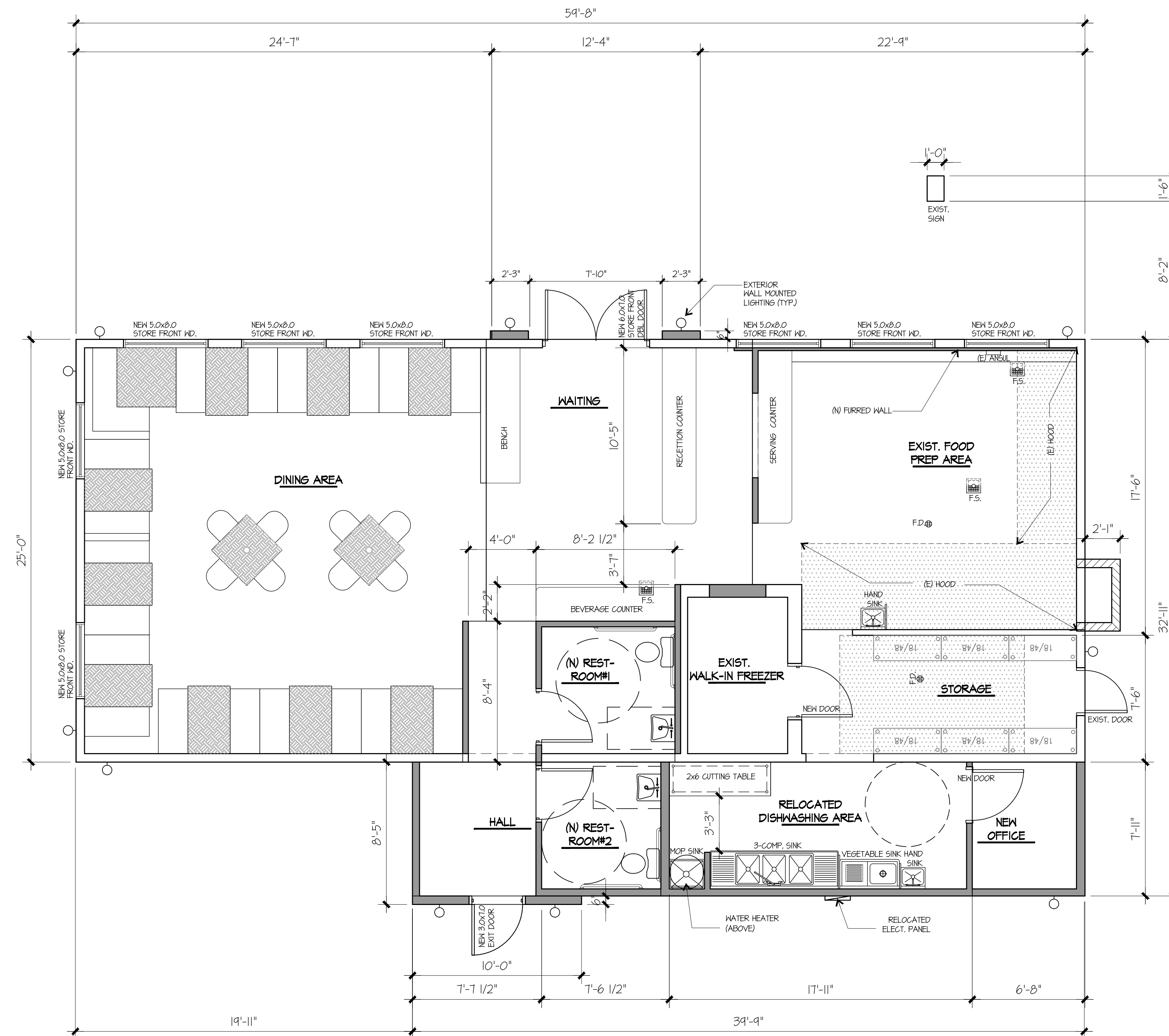
A200



EXISTING/DEMO FLOOR PLAN

1/4" = 1'-0"





PROPOSED FLOOR PLAN

1/4" = 1'-0"

WALL LEGEND

- NEW 2x4 STUD WALL U.N.O.
- EXISTING STUD WALL TO REMAIN UNDAMAGED.



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Moises Villegas

MOISES VILLEGAS
 DESIGNER

REVISIONS

NO.	DATE	REMARKS

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Issued for	Issued on
PLAN CHECK	
BIDDING	
CONSTRUCTION	

PROJECT TITLE
 RESTAURANT
 REMODEL/ADDITION

LEGAL DESCRIPTION

APN- 022-014-08
 LOT - 1
 TRACT- 1212

JOB ADDRESS
 150 W WHITTIER BLVD
 LA HABRA, CA. 90631

SHEET TITLE

OWNER

Peter A Christopoulos & Avgoustinos
 and Nikki Meletis
 15037 LODOSA RD
 WHITTIER, CA 90605

Tel:

JOB NO. 2020-053

DATE: 09/28/2020

DRAWN BY: M.V.

CHECKED BY: M.V.

DRAWING SHEET

A201

ADDITION/REMODEL TO RESTAURANT
WITH TYPE 41 ABC LICENSE
TENANT IMPROVEMENT

150 W. WHITTIER BLVD., LA HABRA, CA. 90631

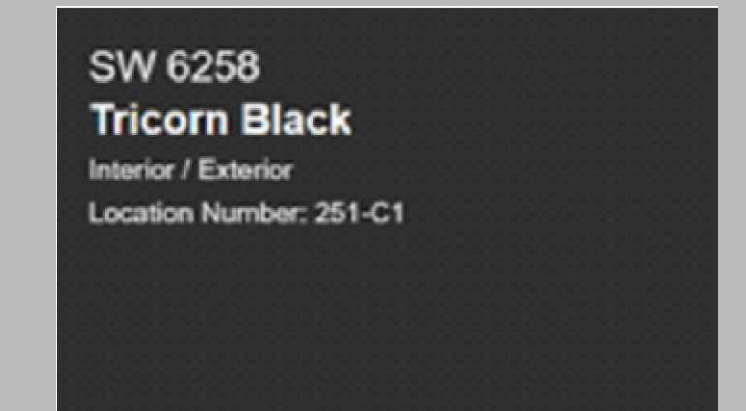
MATERIALS

STUCCO COLOR



S1 LA HABRA STUCCO
SANTIAGO 3032L (19)
PAREX USA COLOR

TRIM COLOR



T1 TRIM COLOR
SW 6258 TRICORN BLACK
INTERIOR/EXTERIOR
LOCATION NUMBER 251-C1

BASE FINISHES



B1 BRICK VENEER
VINTAGE OAK THIN BRICK PANEL
FLOOR & DECOR



B2 WALL PANEL
FASADE WALL PANEL IN DUNES
SMOKED PEWTER

WINDOWS



W1 WINDOW
STORE FRONT
DARK BRONZE
ALUMINUM ANODIZED



W2 WINDOW AWNING
AWNING IN A BOX DESIGNER
EBONY BLACK
SOLID MANUAL RETRACTABLE



- T1 TRIM
- B2 WALL PANEL
- W2 WINDOW AWNING
- W1 WINDOW
- B1 BRICK VENEER

RENDERING LEFT VIEW



- T1 TRIM
- B2 WALL PANEL
- S1 STUCCO FINISH
- T1 TRIM
- B1 BRICK VENEER

RENDERING REAR LEFT VIEW



- T1 TRIM
- B2 WALL PANEL
- W2 WINDOW AWNING
- W1 WINDOW
- B1 BRICK VENEER

RENDERING RIGHT VIEW



- T1 TRIM
- B2 WALL PANEL
- T1 TRIM
- S1 STUCCO FINISH
- B1 BRICK VENEER

RENDERING REAR RIGHT VIEW



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MOISES VILLEGAS
DESIGNER

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RESTAURANT
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APN: 022-014-08
LOT: 1
TRACT: 1212

JOB ADDRESS

150 W WHITTIER BLVD
LA HABRA, CA 90631

SHEET TITLE

OWNER

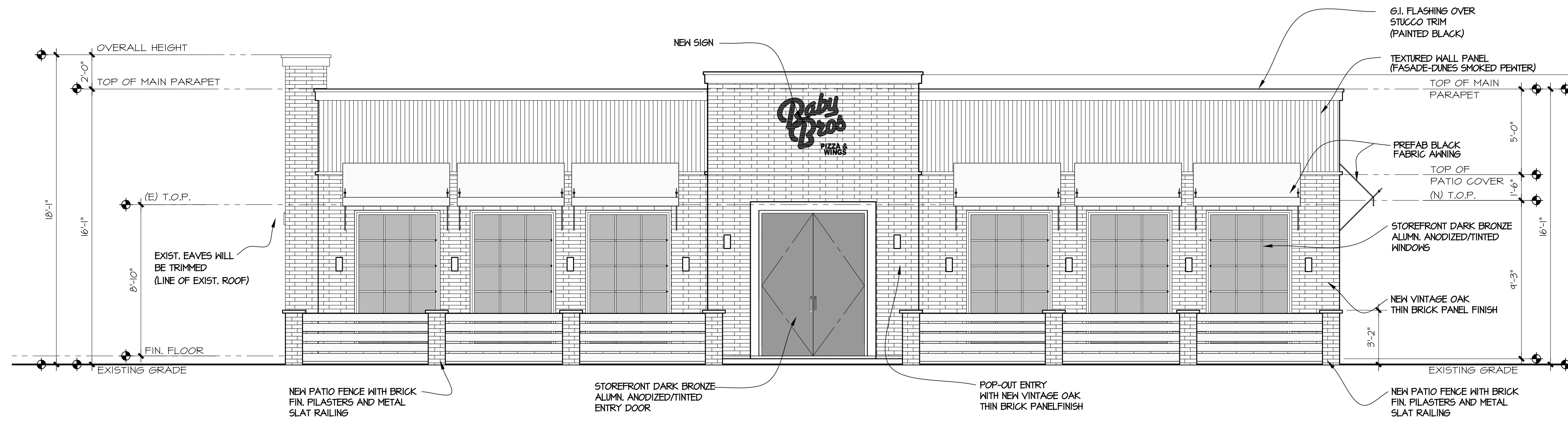
Peter A Christopoulos & Avgoustinos
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15037 LODOSA RD
WHITTIER, CA 90605

Tel:

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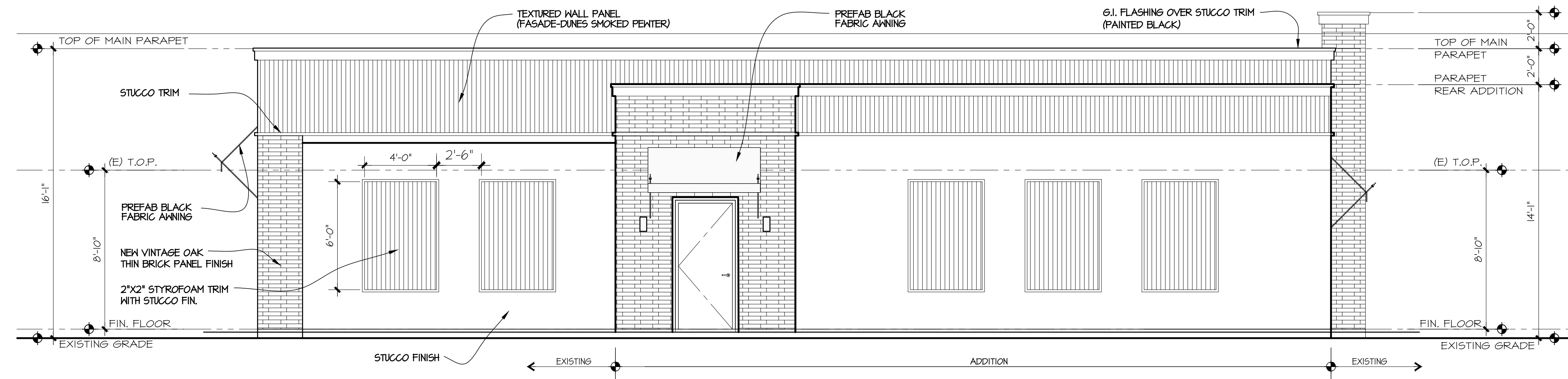
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A301



FRONT ELEVATION

1/4" = 1'-0"



REAR ELEVATION

1/4" = 1'-0"



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PROJECT TITLE
RESTAURANT
REMODEL/ADDITION

LEGAL DESCRIPTION

APN - 022-014-08
LOT - 1
TRACT - 1212

JOB ADDRESS
150 W WHITTIER BLVD
LA HABRA, CA. 90631

SHEET TITLE

OWNER

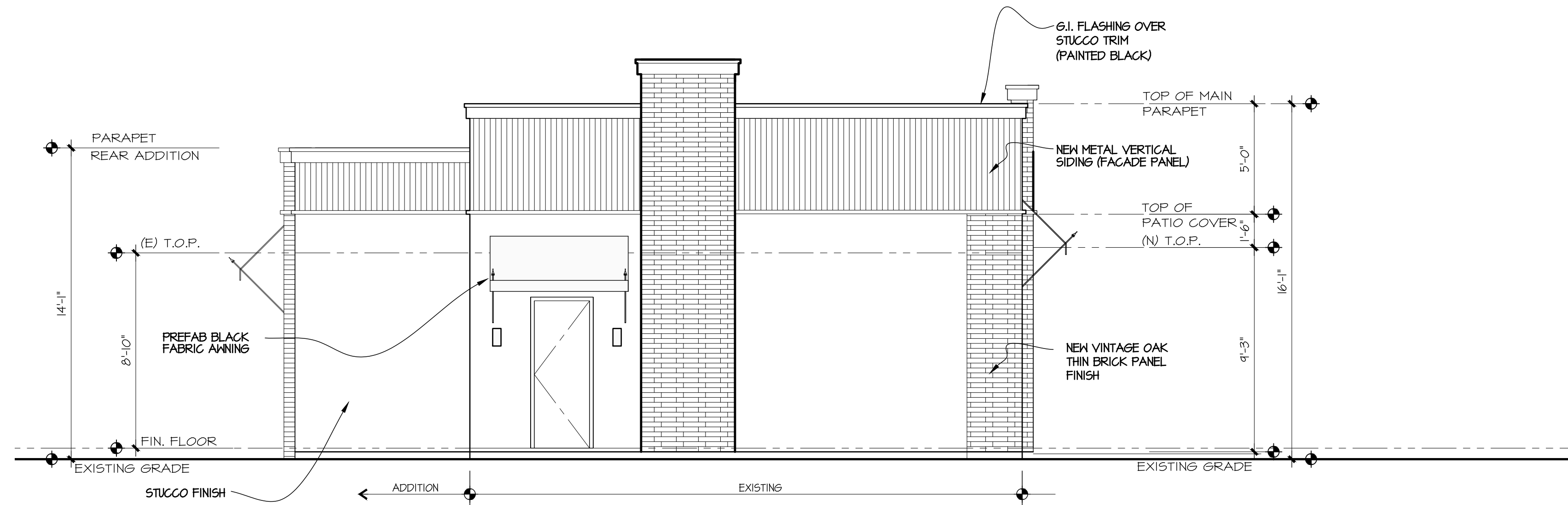
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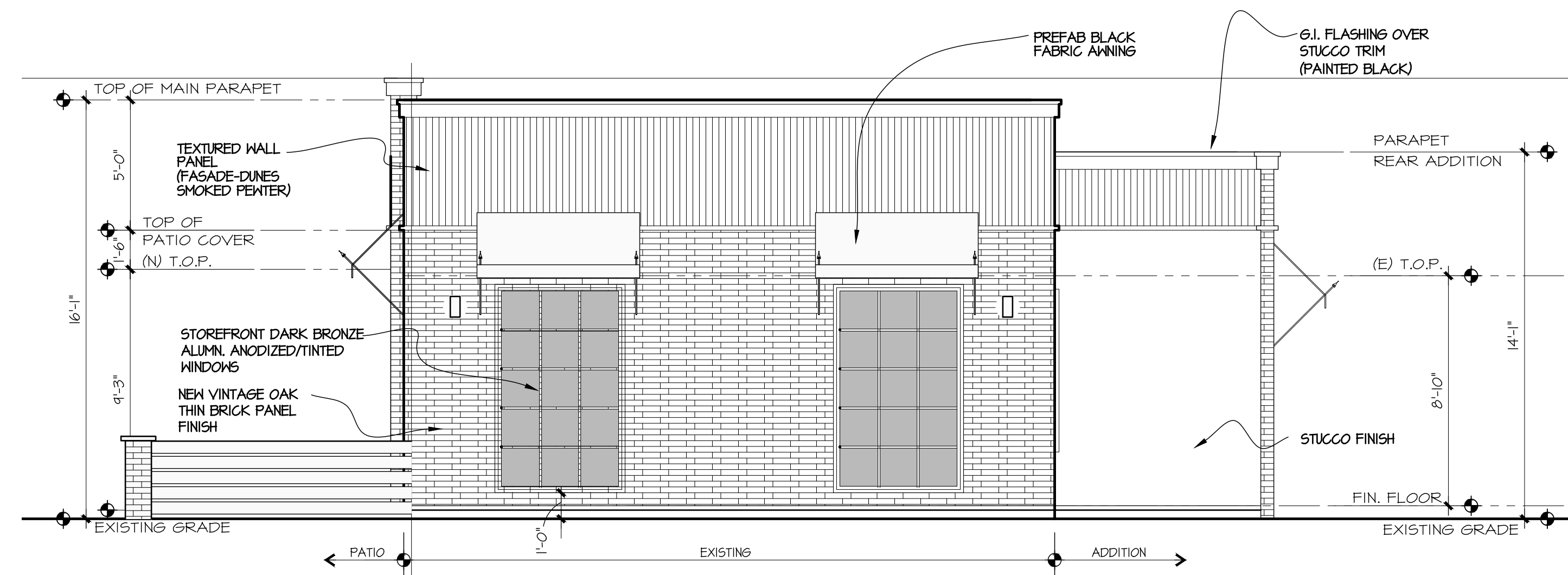
DRAWING SHEET

A302



LEFT ELEVATION

1/4" = 1'-0"



RIGHT ELEVATION

1/4" = 1'-0"