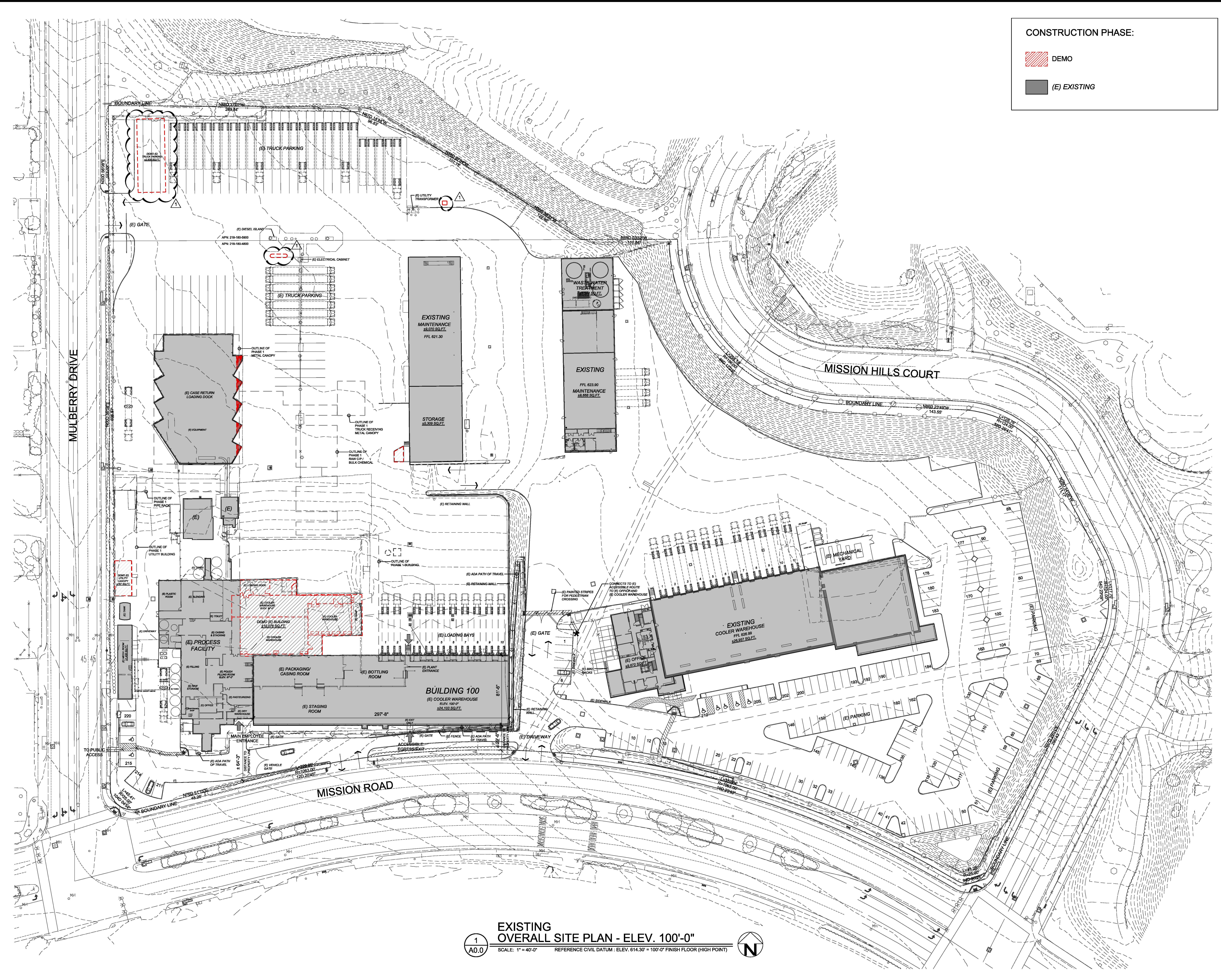


Hollandia Dairy CUP Modification
Technical Appendices

Appendix A2
Architectural Concepts



CONSTRUCTION PHASE:

DEMO

(E) EXISTING

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NO.	DATE	REVISION	BY
02/13/19		ISSUED FOR PLANNING	JML
02/24/20		ISSUED FOR PLANNING SECOND SUBMITTAL	JML
07/20/20		WORK IN PROGRESS	JML

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1960 - 2020

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Fax: (510)740-0160
Website: www.eabonelli.com

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Fresno, CA 93711
Phone: (559)627-6448

PROJECT FOR

PROJECT NAME

**HOLLANDIA DAIRY
FLUID MILK PLANT**

PROJECT ADDRESS

622 E. MISSION ROAD
SAN MARCOS, CA 92609

SHEET TITLE

**OVERALL
SITE PLAN
EXISTING /
DEMOLITION
PLAN**

SCALE: 1"=40'-0" SHEET NO.

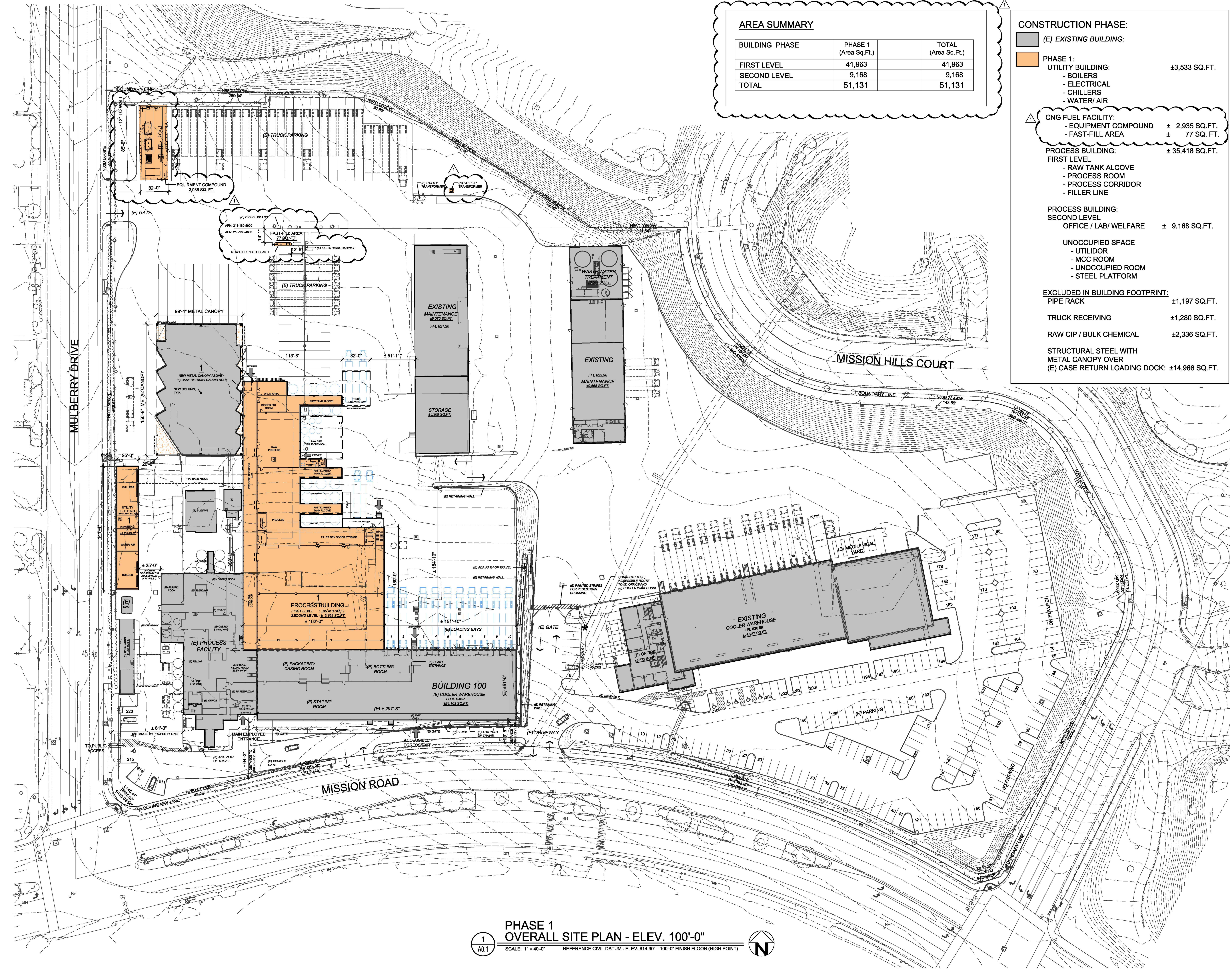
DRAWN	JML	A0.0
CHECKED	AC	
APPROVED		
DATE	02/24/20	
JOB NO	1857	

**EXISTING
OVERALL SITE PLAN - ELEV. 100'-0"**

1
A0.0

SCALE: 1"=40'-0" REFERENCE CIVIL DATUM : ELEV. 614.30' = 100'-0" FINISH FLOOR (HIGH POINT)

PRELIMINARY NOT FOR CONSTRUCTION



AREA SUMMARY

BUILDING PHASE	PHASE 1 (Area Sq.Ft.)	TOTAL (Area Sq.Ft.)
FIRST LEVEL	41,963	41,963
SECOND LEVEL	9,168	9,168
TOTAL	51,131	51,131

- CONSTRUCTION PHASE:**
- (E) EXISTING BUILDING:
 - PHASE 1: **±3,533 SQ.FT.**
 - UTILITY BUILDING:
 - BOILERS
 - ELECTRICAL
 - CHILLERS
 - WATER/AIR
 - CNG FUEL FACILITY: **± 2,935 SQ.FT.**
 - EQUIPMENT COMPOUND ± 2,935 SQ.FT.
 - FAST-FILL AREA ± 77 SQ. FT.
 - PROCESS BUILDING: **± 35,418 SQ.FT.**
 - FIRST LEVEL
 - RAW TANK ALCOVE
 - PROCESS ROOM
 - PROCESS CORRIDOR
 - FILLER LINE
 - SECOND LEVEL
 - OFFICE / LAB/ WELFARE ± 9,168 SQ.FT.
 - UNOCCUPIED SPACE
 - UTILIDOR
 - MCC ROOM
 - UNOCCUPIED ROOM
 - STEEL PLATFORM
 - EXCLUDED IN BUILDING FOOTPRINT:
 - PIPE RACK ±1,197 SQ.FT.
 - TRUCK RECEIVING ±1,280 SQ.FT.
 - RAW CIP / BULK CHEMICAL ±2,336 SQ.FT.
 - STRUCTURAL STEEL WITH METAL CANOPY OVER (E) CASE RETURN LOADING DOCK: ±14,966 SQ.FT.

PHASE 1 OVERALL SITE PLAN - ELEV. 100'-0"
 SCALE: 1" = 40'-0" REFERENCE CIVIL DATUM : ELEV. 614.30' = 100'-0" FINISH FLOOR (HIGH POINT)

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02/24/20		ISSUED FOR PLANNING SECOND SUBMITTAL	JML
07/20/20		WORK IN PROGRESS	JML



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 Phone: (559)627-6448



PROJECT FOR
HOLLANDIA DAIRY

PROJECT NAME
HOLLANDIA DAIRY FLUID MILK PLANT

PROJECT ADDRESS
 622 E. MISSION ROAD
 SAN MARCOS, CA 92669

SHEET TITLE
OVERALL SITE PLAN PHASE 1

SCALE	1"=40'-0"	SHEET NO.	
DRAWN	JML	A0.1	
CHECKED	AC		
APPROVED			
DATE	02/24/20		
JOB NO	1857		

PRELIMINARY NOT FOR CONSTRUCTION

PARKING

FOR ADDITIONAL INFORMATION, REFER TO SUBSTANTIAL CONFORMANCE EXHIBIT SHEET 1 OF 3

PARKING REQUIRED PER CODE : 226 STALLS
 PARKING PROVIDED : 234 STALLS
 EXCESS PARKING : 9 STALLS

AREA SUMMARY

BUILDING PHASE	PHASE 1 (Area Sq.Ft.)	PHASE 2 (Area Sq.Ft.)	TOTAL (Area Sq.Ft.)
FIRST LEVEL	41,963	28,008	69,971
SECOND LEVEL	9,168	28,008	37,176
TOTAL	51,131	56,016	107,147

CONSTRUCTION PHASE:

(E) EXISTING BUILDING:

PHASE 1:
 UTILITY BUILDING: ±3,533 SQ.FT.
 - BOILERS
 - ELECTRICAL
 - CHILLERS
 - WATER/AIR

CNG FUEL FACILITY:
 - EQUIPMENT COMPOUND ± 2,935 SQ.FT.
 - FAST-FILL AREA ± 77 SQ. FT.

PROCESS BUILDING: ±35,418 SQ.FT.
 FIRST LEVEL
 - RAW TANK ALCOVE
 - PROCESS ROOM
 - PROCESS CORRIDOR
 - FILLER LINE

PROCESS BUILDING:
 SECOND LEVEL
 OFFICE / LAB/ WELFARE ± 9,168 SQ.FT.

UNOCCUPIED SPACE
 - UTILIDOR
 - MCC ROOM
 - UNOCCUPIED ROOM
 - STEEL PLATFORM

EXCLUDED IN BUILDING FOOTPRINT:
 PIPE RACK ±1,197 SQ.FT.
 TRUCK RECEIVING ±1,280 SQ.FT.
 RAW CIP / BULK CHEMICAL ±2,336 SQ.FT.

STRUCTURAL STEEL WITH METAL CANOPY OVER
 (E) CASE RETURN LOADING DOCK: ±14,966 SQ.FT.

PHASE 2 (FUTURE BUILDING):
 FIRST LEVEL ± 28,008 SQ. FT.
 SECOND LEVEL ± 28,008 SQ. FT.

NO. DATE REVISION BY

02/13/19	ISSUED FOR PLANNING	JML
02/24/20	ISSUED FOR PLANNING SECOND SUBMITTAL	JML
07/20/20	WORK IN PROGRESS	JML

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 Fresno, CA 93711
 Phone: (559)627-6448

PROJECT NAME

HOLLANDIA DAIRY
 FLUID MILK PLANT

PROJECT ADDRESS

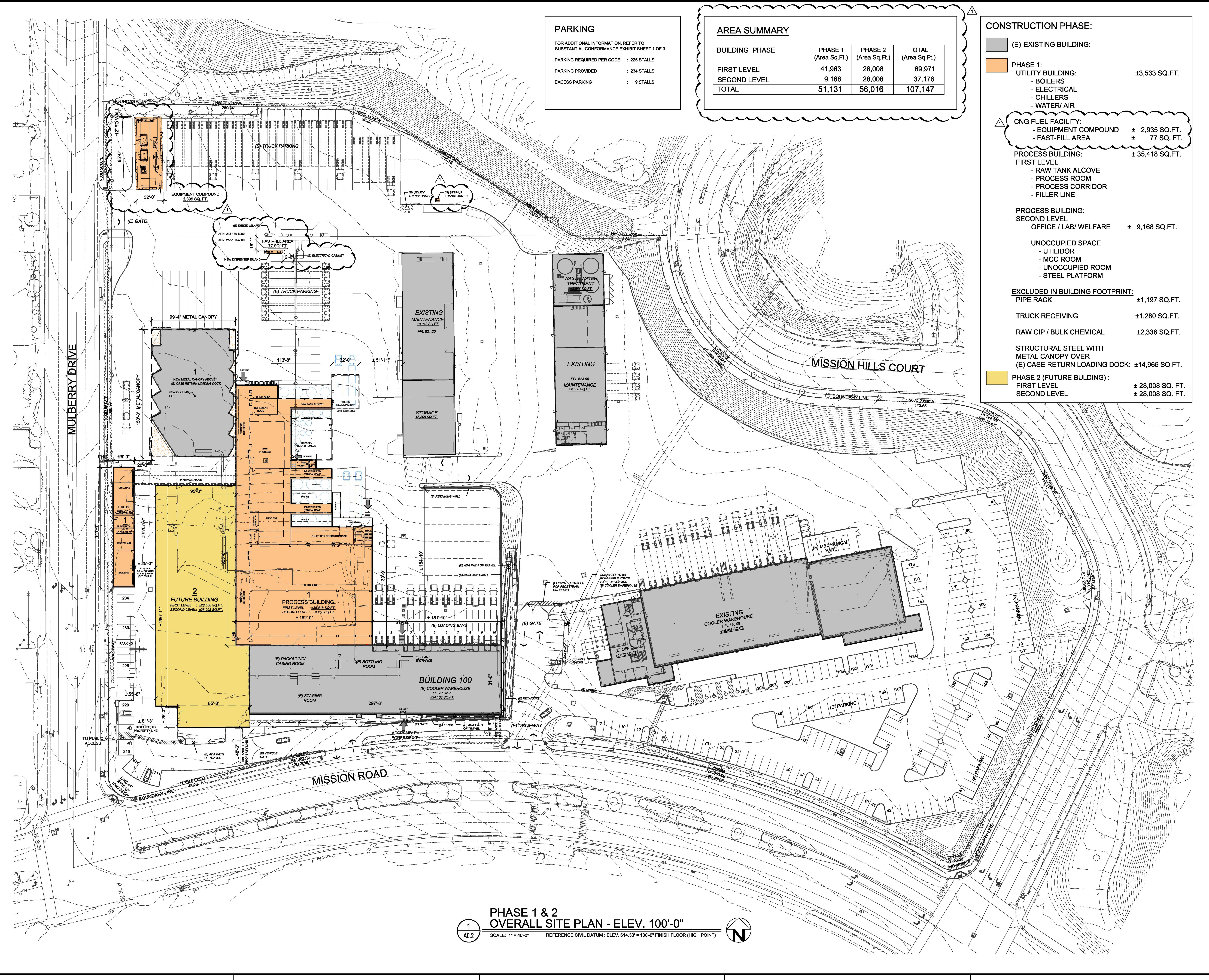
622 E. MISSION ROAD
 SAN MARCOS, CA 92609

SHEET TITLE

**OVERALL SITE PLAN
 PHASE 1 & 2**

SCALE: 1"=40'-0" SHEET NO. A0.2

DRAWN: JML
 CHECKED: AC
 APPROVED: [Signature]
 DATE: 02/24/20
 JOB NO: 1857

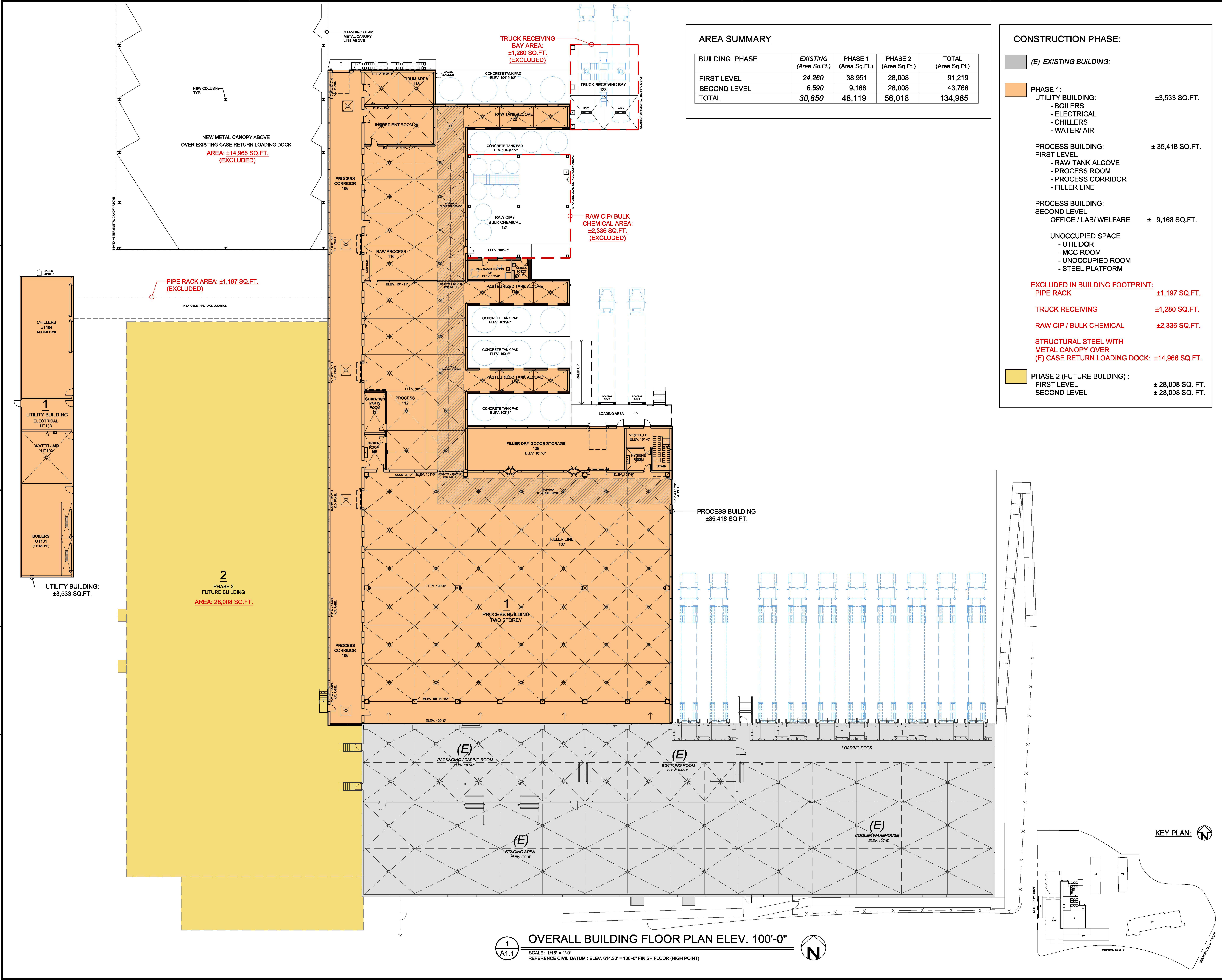


**PHASE 1 & 2
 OVERALL SITE PLAN - ELEV. 100'-0"**

SCALE: 1"=40'-0" REFERENCE CIVIL DATUM : ELEV. 614.30' = 100'-0" FINISH FLOOR (HIGH POINT)

PRELIMINARY NOT FOR CONSTRUCTION

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AREA SUMMARY

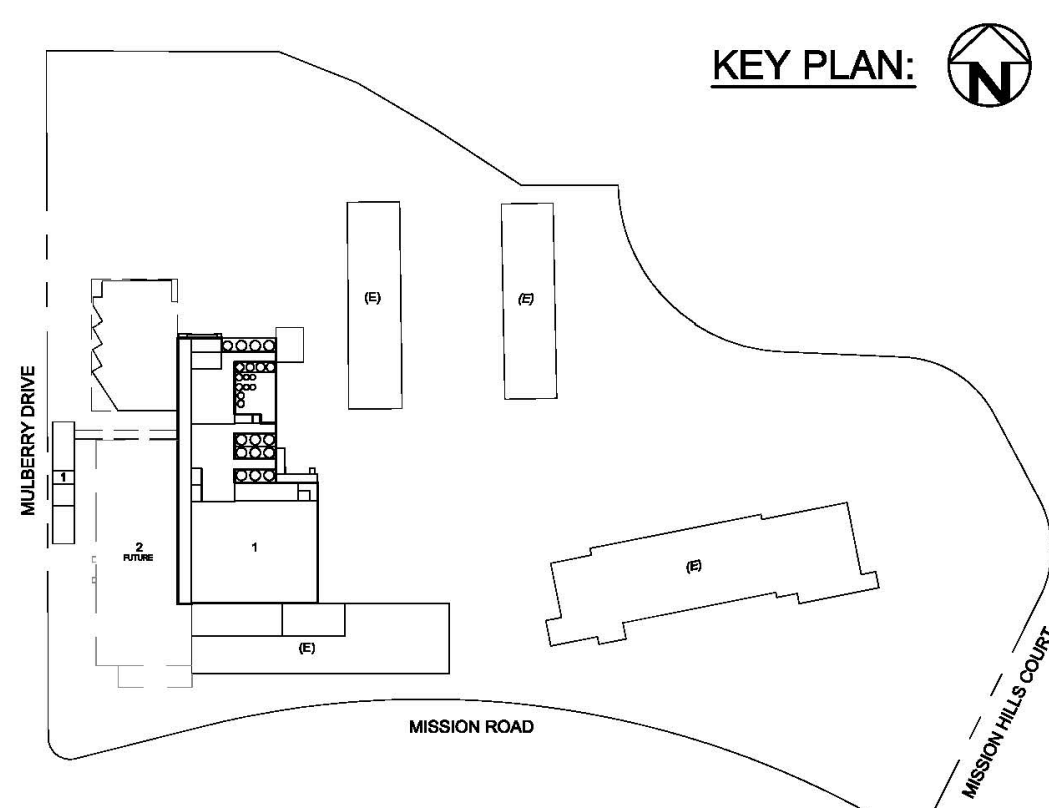
BUILDING PHASE	EXISTING (Area Sq.Ft.)	PHASE 1 (Area Sq.Ft.)	PHASE 2 (Area Sq.Ft.)	TOTAL (Area Sq.Ft.)
FIRST LEVEL	24,260	38,951	28,008	91,219
SECOND LEVEL	6,590	9,168	28,008	43,766
TOTAL	30,850	48,119	56,016	134,985

CONSTRUCTION PHASE:

(E) EXISTING BUILDING:	
PHASE 1:	±3,533 SQ.FT.
UTILITY BUILDING:	
- BOILERS	
- ELECTRICAL	
- CHILLERS	
- WATER/ AIR	
PROCESS BUILDING:	± 35,418 SQ.FT.
FIRST LEVEL	
- RAW TANK ALCOVE	
- PROCESS ROOM	
- PROCESS CORRIDOR	
- FILLER LINE	
PROCESS BUILDING:	
SECOND LEVEL	
OFFICE / LAB/ WELFARE	± 9,168 SQ.FT.
UNOCCUPIED SPACE	
- UTILIDOR	
- MCC ROOM	
- UNOCCUPIED ROOM	
- STEEL PLATFORM	
EXCLUDED IN BUILDING FOOTPRINT:	
PIPE RACK	±1,197 SQ.FT.
TRUCK RECEIVING	±1,280 SQ.FT.
RAW CIP / BULK CHEMICAL	±2,336 SQ.FT.
STRUCTURAL STEEL WITH METAL CANOPY OVER (E) CASE RETURN LOADING DOCK:	±14,966 SQ.FT.
PHASE 2 (FUTURE BUILDING):	
FIRST LEVEL	± 28,008 SQ. FT.
SECOND LEVEL	± 28,008 SQ. FT.

PROCESS BUILDING
±35,418 SQ.FT.

1 OVERALL BUILDING FLOOR PLAN ELEV. 100'-0"
SCALE: 1/16" = 1'-0"
REFERENCE CIVIL DATUM : ELEV. 614.30' = 100'-0" FINISH FLOOR (HIGH POINT)



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02/24/20		ISSUED FOR PLANNING SECOND SUBMITTAL	JML

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Fresno, CA 93711
Phone: (559)627-6448

PROJECT FOR
HOLLANDIA DAIRY

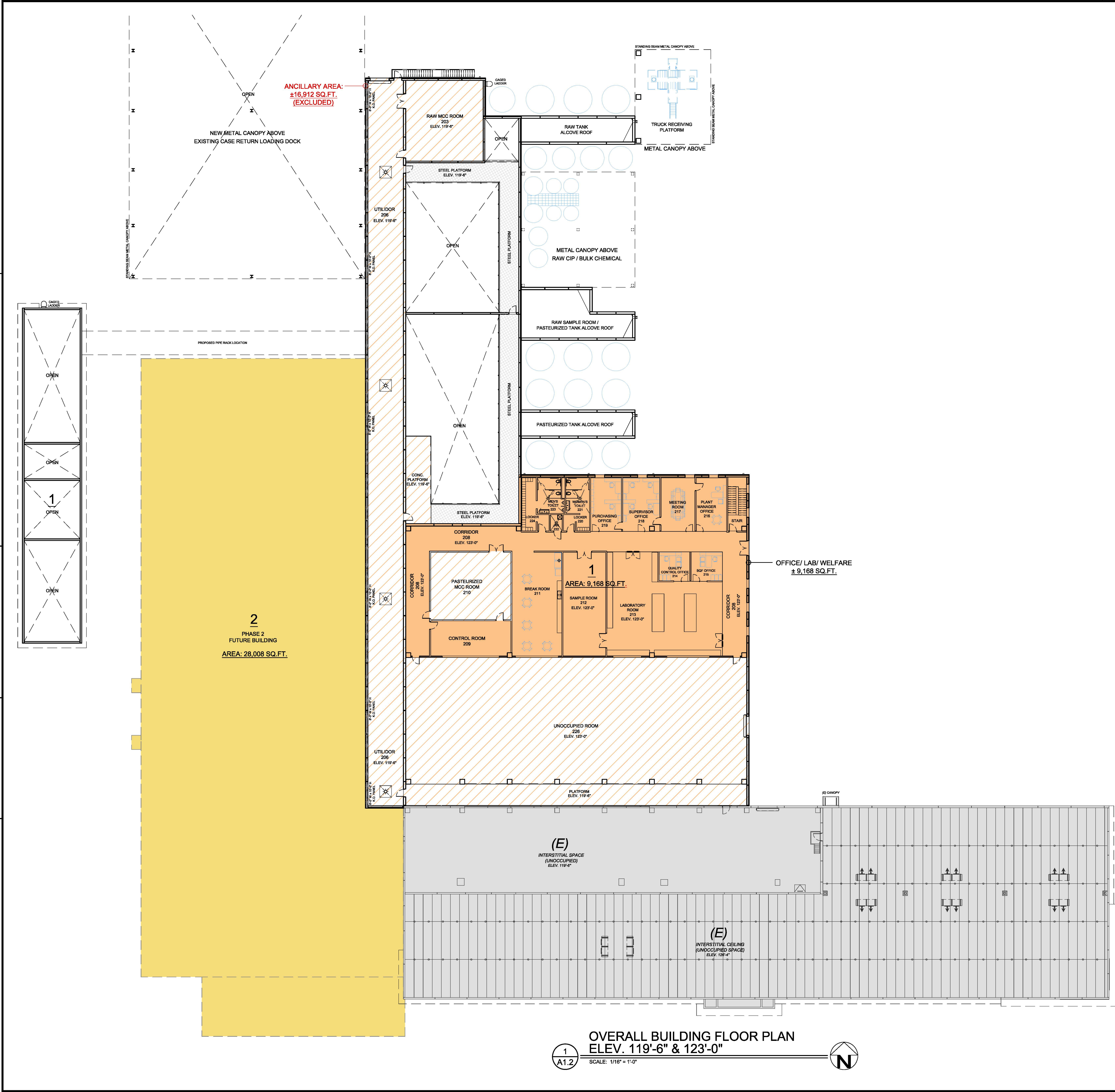
PROJECT NAME
HOLLANDIA DAIRY FLUID MILK PLANT

PROJECT ADDRESS
822 E. MISSION ROAD
SAN MARCOS, CA 92809

SHEET TITLE
OVERALL BUILDING FLOOR PLAN ELEV. 100'-0"

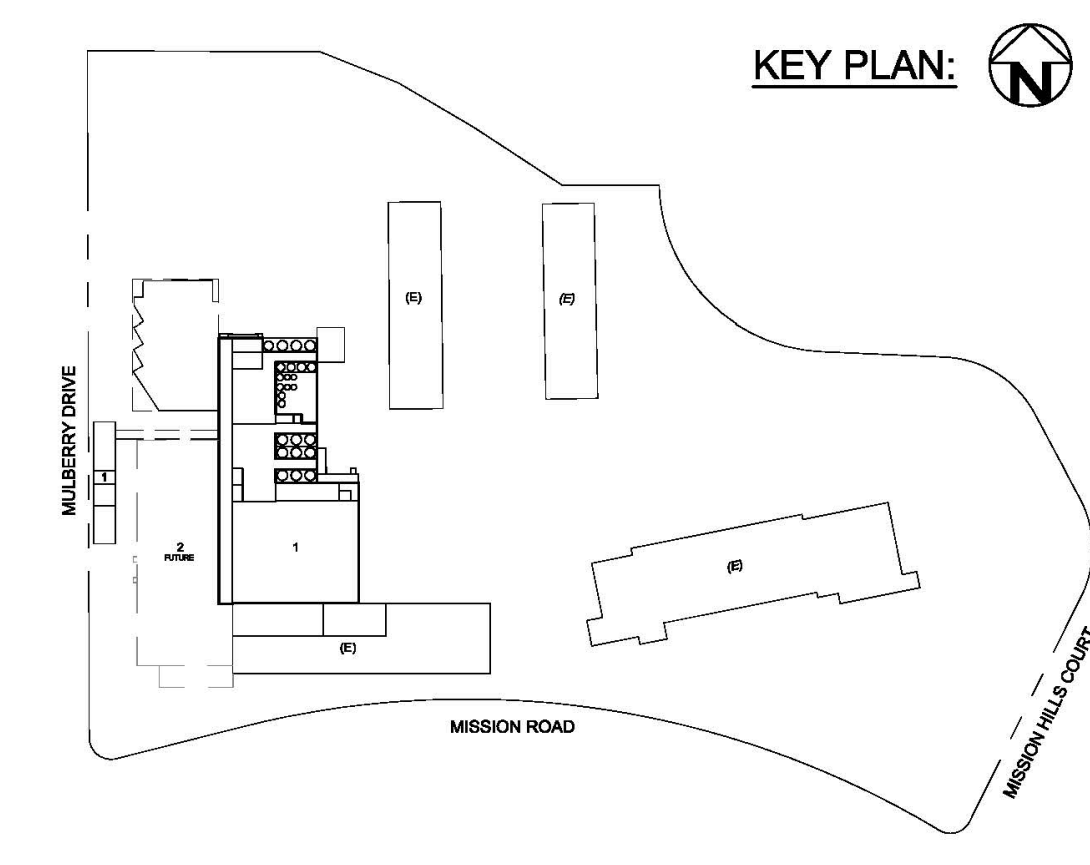
SCALE	1/16"=1'-0"	SHEET NO.
DRAWN	JML	A1.1
CHECKED	AC	
APPROVED		
DATE	02/24/20	
JOB NO	1857	

PRELIMINARY NOT FOR CONSTRUCTION



CONSTRUCTION PHASE:

(E) EXISTING BUILDING: - INTERSTITIAL SPACE	
PHASE 1:	
OFFICE/ LAB / WELFARE:	± 9,168 SQ.F.T
ANCILLARY AREA: EXCLUDED (UNOCCUPIED SPACE) - UTILIDOR - MCC ROOM - UNOCCUPIED ROOM - STEEL PLATFORM	± 16,912 SQ.FT.
TRUCK RECEIVING PLATFORM	
RAW CIP PLATFORM	
PIPE RACK	
PHASE 2 (FUTURE):	± 28,088 SQ. FT.



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NO.	DATE	REVISION	BY
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Fresno, CA 93711
Phone: (559)627-6448

PROJECT FOR

PROJECT NAME

HOLLANDIA DAIRY FLUID MILK PLANT

PROJECT ADDRESS

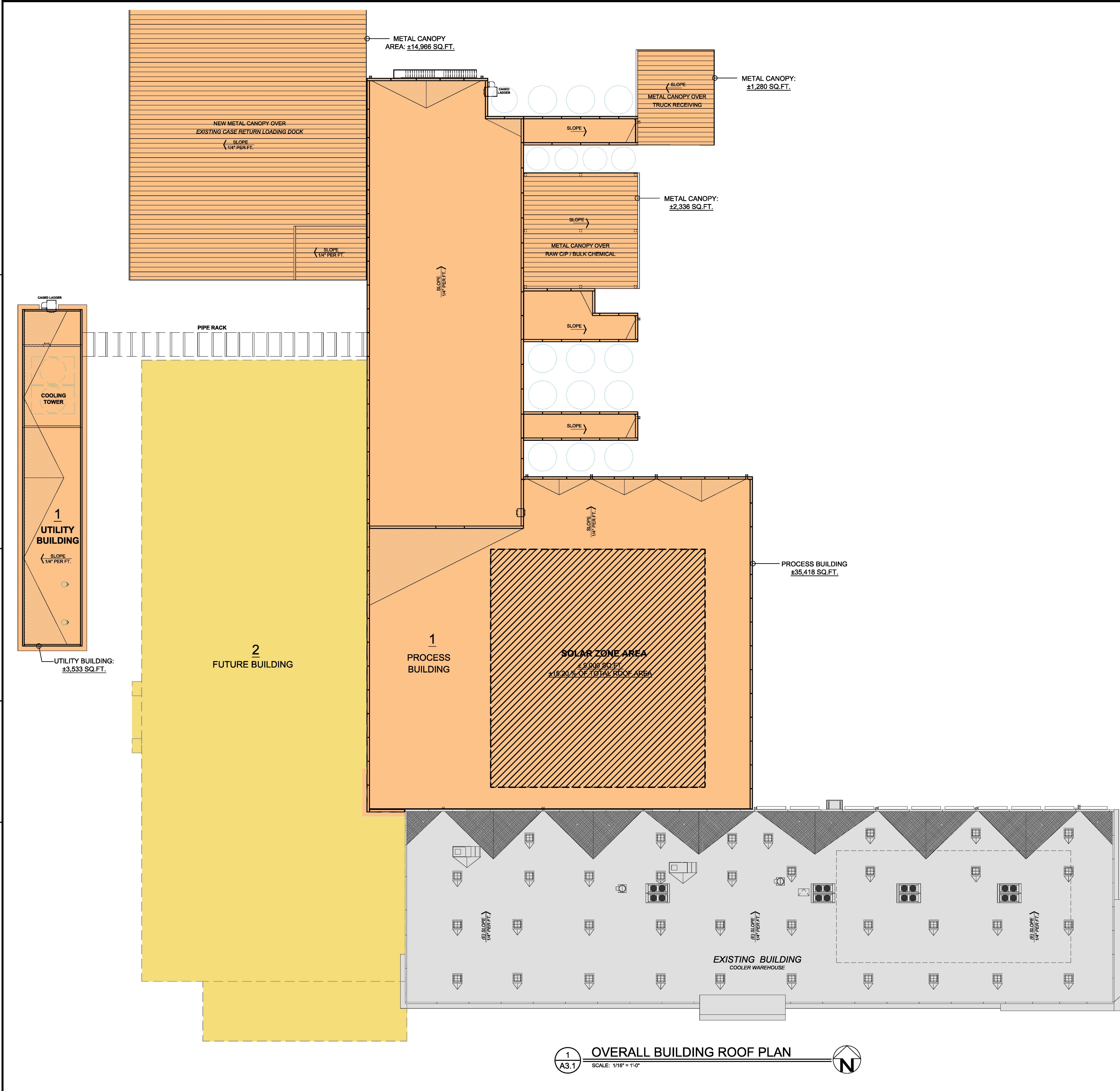
822 E. MISSION ROAD
SAN MARCOS, CA 92869

SHEET TITLE

OVERALL BUILDING FLOOR PLAN ELEV. 119'-6" & 123'-0"

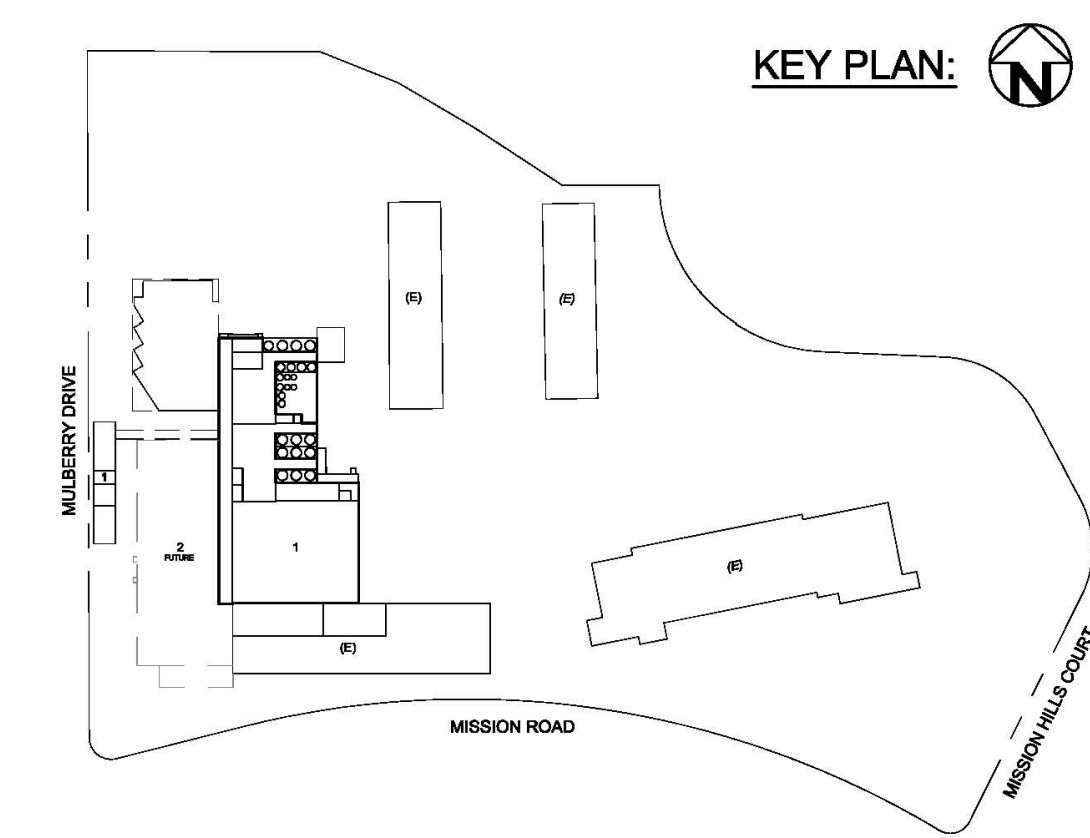
SCALE: 1/16"=1'-0"	SHEET NO.
DRAWN: JML	A1.2
CHECKED: AC	
DATE: 02/24/20	
JOB NO: 1857	

PRELIMINARY NOT FOR CONSTRUCTION



CONSTRUCTION PHASE:

(E) EXISTING BUILDING	
PHASE 1:	± 57,533 SQ.FT.
UTILITY BUILDING	± 3,533 SQ. FT.
PROCESS BUILDING	± 35,418 SQ.FT.
METAL CANOPY OVER TRUCK RECEIVING	± 1,280 SQ.FT.
METAL CANOPY OVER RAW CIP/ BULK CHEMICAL	± 2,336 SQ. FT.
STRUCTURAL STEEL WITH METAL CANOPY OVER (E) CASE RETURN LOADING DOCK	± 14,966 SQ.FT.
PIPE RACK	
PHASE 2	FUTURE BUILDING



1
A3.1 **OVERALL BUILDING ROOF PLAN**
SCALE: 1/16" = 1'-0"

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Phone: (559)627-8448

PROJECT FOR
HOLLANDIA DAIRY

PROJECT NAME
HOLLANDIA DAIRY FLUID MILK PLANT

PROJECT ADDRESS
822 E. MISSION ROAD
SAN MARCOS, CA 92809

SHEET TITLE
OVERALL BUILDING ROOF PLAN

SCALE: 1/16"=1'-0"	SHEET NO.
DRAWN: JML	A3.1
CHECKED: AC	
APPROVED: -	
DATE: 02/24/20	
JOB NO: 1857	

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PROJECT FOR
HOLLANDIA DAIRY

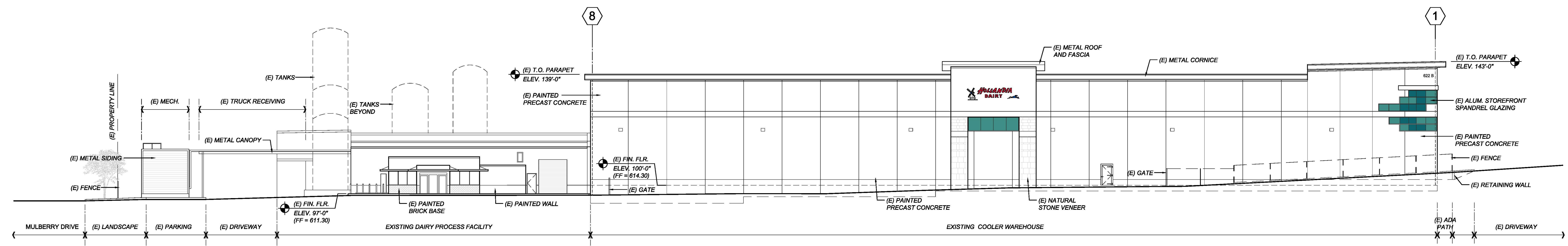
PROJECT NAME
HOLLANDIA DAIRY FLUID MILK PLANT

PROJECT ADDRESS
622 E. MISSION ROAD
SAN MARCOS, CA 92809

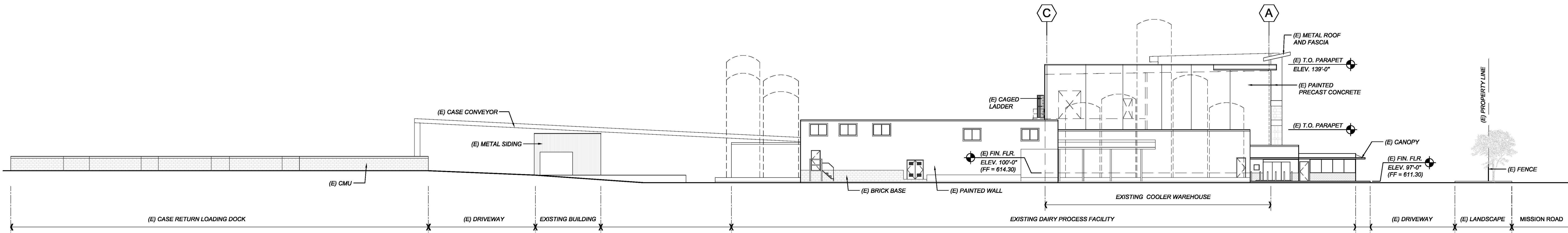
SHEET TITLE
OVERALL EXISTING BUILDING ELEVATIONS

SCALE	1/16"=1'-0"	SHEET NO.	A7.0
DRAWN	JML	CHECKED	AC
APPROVED		DATE	02/24/20
DATE	02/24/20	JOB NO.	1857

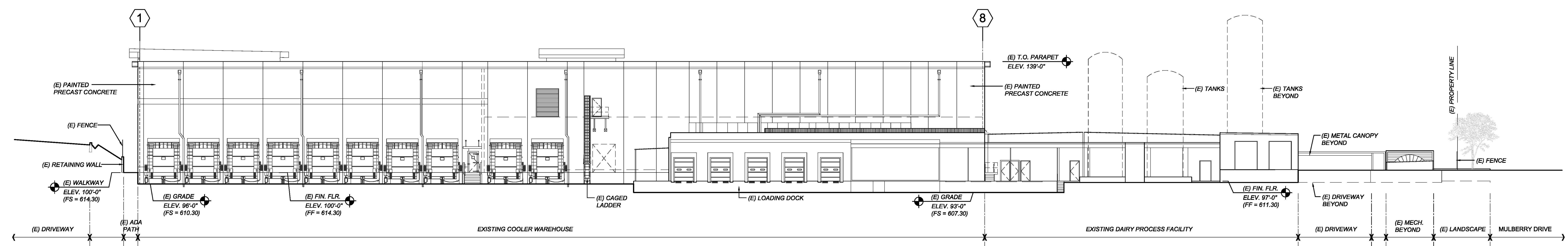
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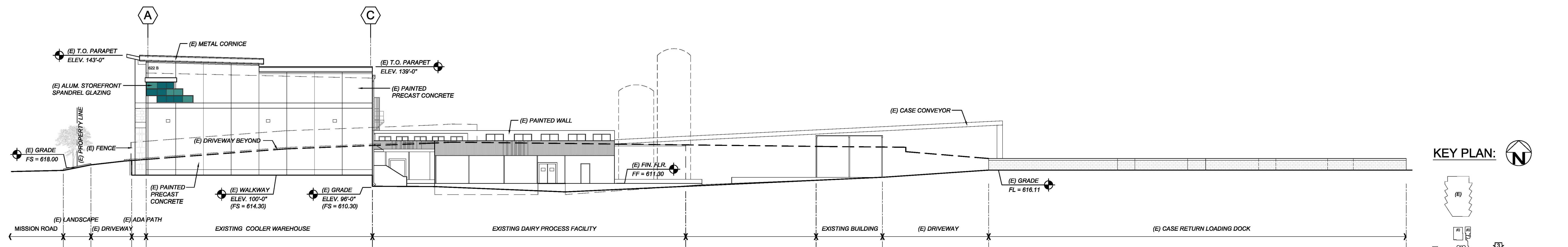
EXISTING BUILDING ELEVATION LOOKING NORTH
SCALE: 1/16" = 1'-0"



EXISTING BUILDING ELEVATION LOOKING EAST
SCALE: 1/16" = 1'-0"

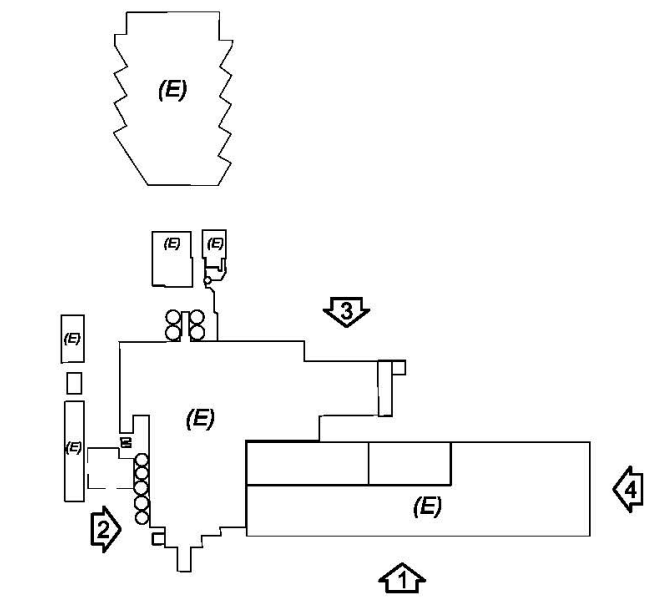


EXISTING BUILDING ELEVATION LOOKING SOUTH
SCALE: 1/16" = 1'-0"



EXISTING BUILDING ELEVATION LOOKING WEST
SCALE: 1/16" = 1'-0"

KEY PLAN:



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02/24/20	ISSUED FOR SUBMITTING SECOND SUBMITTAL	JML	

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Website: www.eabonelli.com

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Fresno, CA 93711
Phone: (559)627-6448

PROJECT FOR



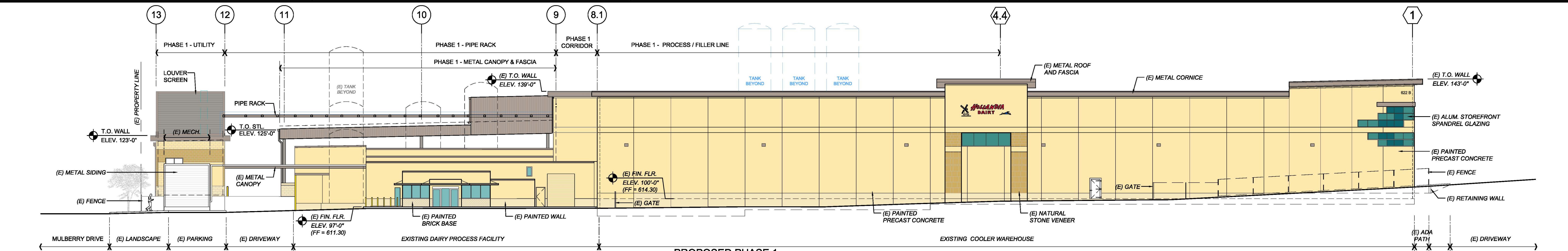
PROJECT NAME
HOLLANDIA DAIRY FLUID MILK PLANT

PROJECT ADDRESS
822 E. MISSION ROAD
SAN MARCOS, CA 92809

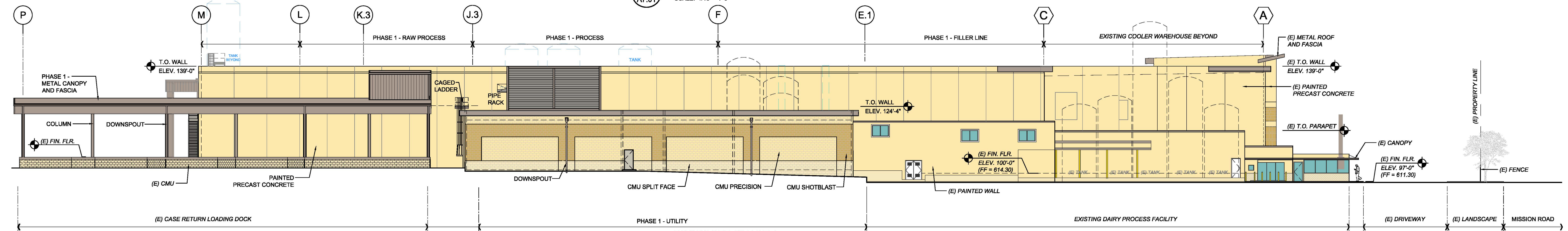
SHEET TITLE
OVERALL PROPOSED BUILDING ELEVATIONS (PHASE 1)

SCALE: 1/16"=1'-0" SHEET NO.
DRAWN: JML
CHECKED: AC
APPROVED: **A7.01**
DATE: 02/24/20
JOB NO: 1857

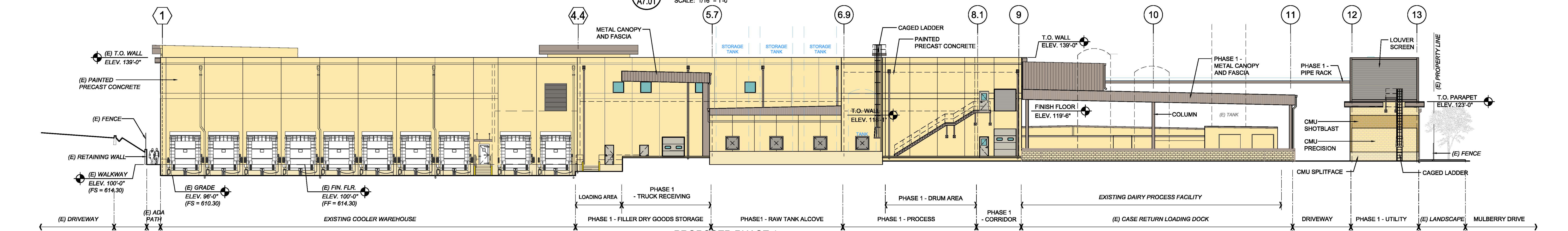
PRELIMINARY NOT FOR CONSTRUCTION



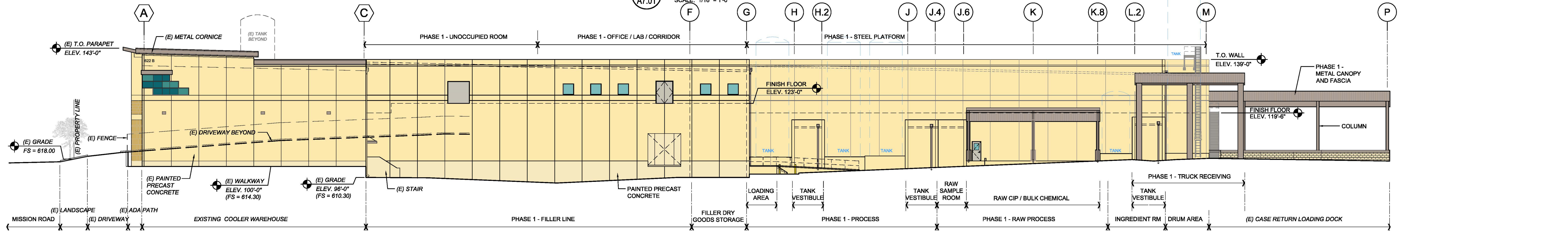
1 PROPOSED PHASE 1 BUILDING ELEVATION LOOKING NORTH
SCALE: 1/16" = 1'-0"



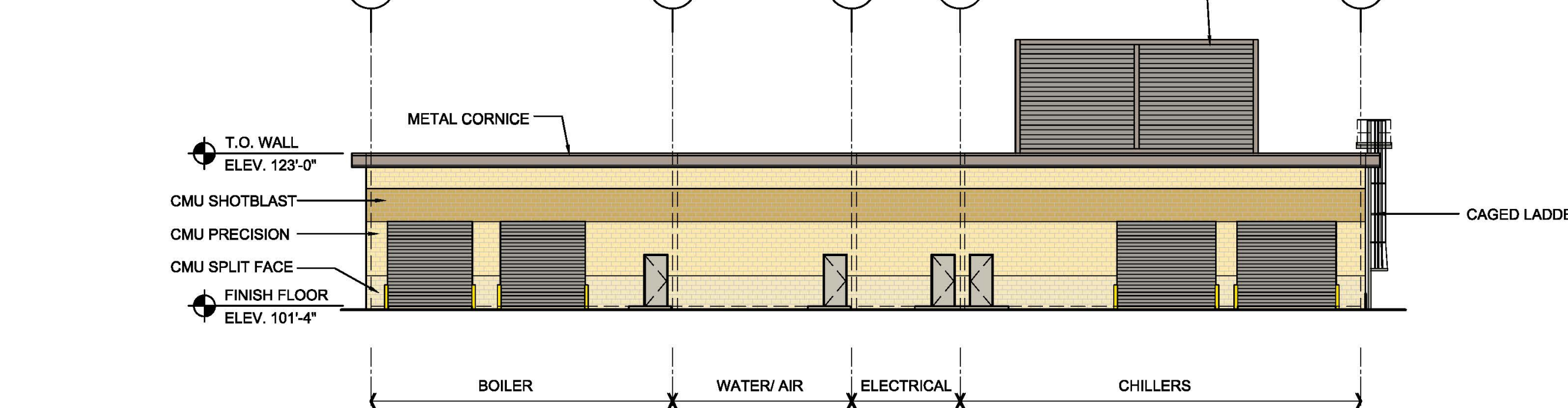
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SCALE: 1/16" = 1'-0"



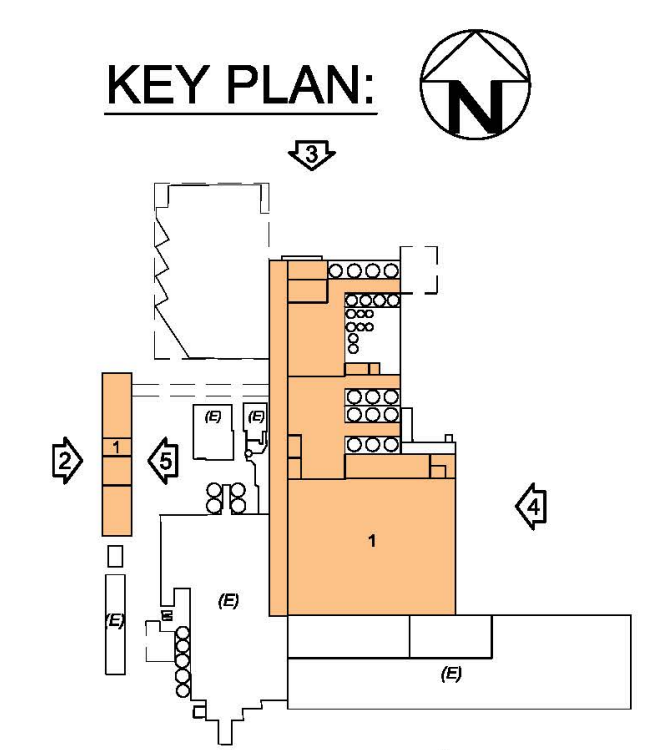
3 PROPOSED PHASE 1 BUILDING ELEVATION LOOKING SOUTH
SCALE: 1/16" = 1'-0"



4 PROPOSED PHASE 1 BUILDING ELEVATION LOOKING WEST
SCALE: 1/16" = 1'-0"



5 PROPOSED PHASE 1 UTILITY BUILDING ELEVATION LOOKING WEST
SCALE: 1/16" = 1'-0"



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NO.	DATE	REVISION	BY
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022420		ISSUED FOR PLANNING SECOND SUBMITTAL	JML

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2519 W. Shaw Avenue, Suite 102
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Phone: (559)627-6448

PROJECT FOR



PROJECT NAME

**HOLLANDIA DAIRY
FLUID MILK PLANT**

PROJECT ADDRESS

622 E. MISSION ROAD
SAN MARCOS, CA 92869

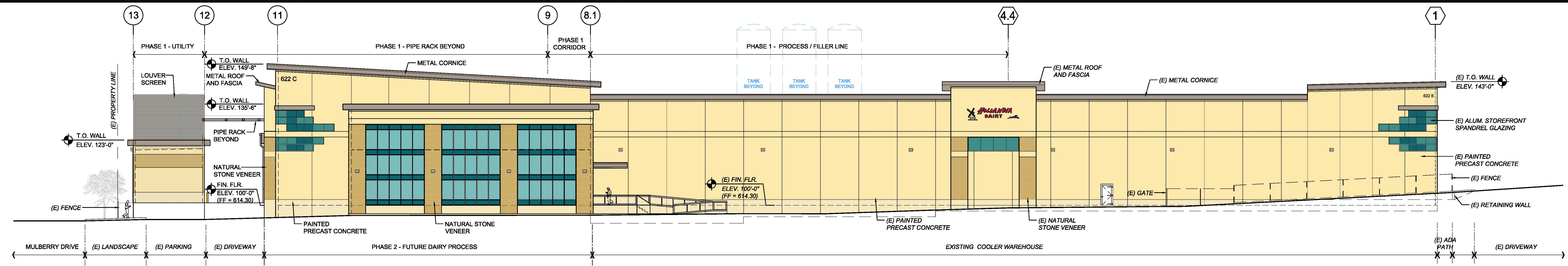
SHEET TITLE

**OVERALL
PROPOSED
BUILDING
ELEVATIONS
(FULL BUILD-OUT)**

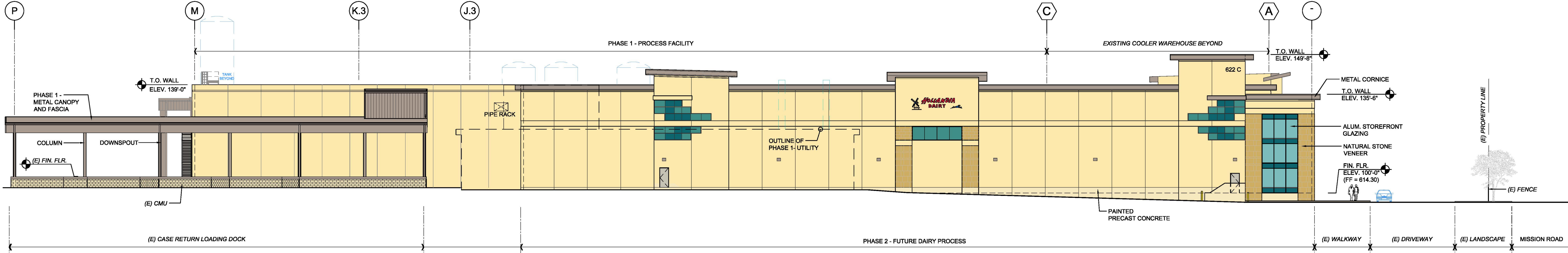
SCALE: 1/16"=1'-0" SHEET NO.

DRAWN: JML
CHECKED: AC
APPROVED: **A7.02**
DATE: 02/24/20
JOB NO: 1857

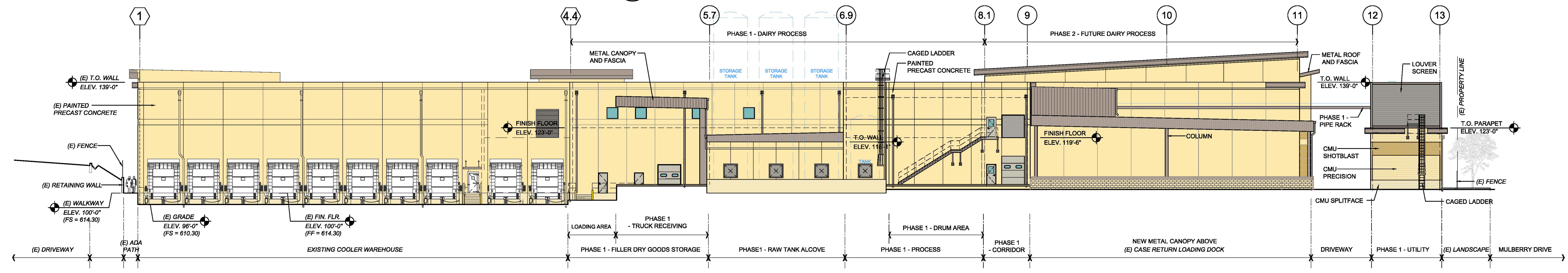
PRELIMINARY NOT FOR CONSTRUCTION



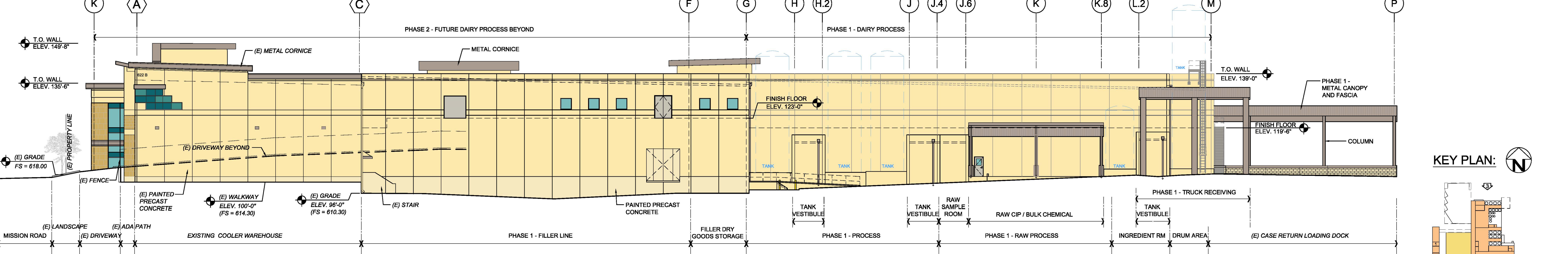
1
A7.02
**PROPOSED FULL BUILD-OUT
BUILDING ELEVATION LOOKING NORTH**
SCALE: 1/16" = 1'-0"



2
A7.02
**PROPOSED FULL BUILD-OUT
BUILDING ELEVATION LOOKING EAST**
SCALE: 1/16" = 1'-0"



3
A7.02
**PROPOSED FULL BUILD-OUT
BUILDING ELEVATION LOOKING SOUTH**
SCALE: 1/16" = 1'-0"



4
A7.02
**PROPOSED FULL BUILD-OUT
BUILDING ELEVATION LOOKING WEST**
SCALE: 1/16" = 1'-0"

