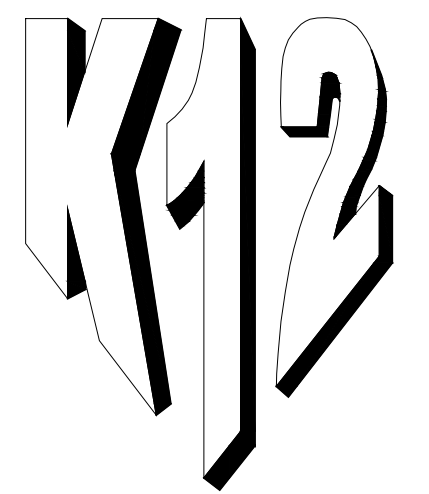


# LOS GATOS MOBIL CONVENIENECE STORE REMODEL

REMOVE 3-AUTO SERVICE BAYS  
NEW CONVENIENCE STORE

666 NORTH SANTA CRUZ AVENUE  
LOS GATOS, CALIFORNIA



**Architects**

K12 Architects, Inc  
3090 Fite Circle, #104  
Sacramento, CA 95827

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CONSULTANTS:

CONTRACTOR:

PROJECT:

**LOS  
GATOS  
REMODEL**

**REMOVE 3-AUTO  
SERVICE BAYS  
NEW  
CONVENIENCE  
STORE**

**666 N. SANTA CRUZ AVE,  
LOS GATOS, CA 95030**

DEVELOPER:

**Samir Dave  
HDLM Associates  
666 N. Santa Cruz Ave,  
Los Gatos, CA 95030**

REVISIONS:

OWNER APPROVED - DECEMBER 3, 2015

PROFESSIONAL SEAL:



PROJECT NUMBER: **22-001** PROJECT DATE: **3-14-22**

SHEET CONTENTS:

**EXISTING SITE PLAN**

SHEET NUMBER:

**A101  
EXHIBIT 8**

## PROJECT DATA

ASSESSOR'S PARCEL NUMBER(S): 529-10-141  
USE ZONE C1 - NEIGHBORHOOD COMMERCIAL  
PROJECT SITE AREA (GROSS): (0.504 ACRES) 21,980 S.F.  
CODE AUTHORITY: TITLE 19 C.C.R., PUBLIC SAFETY  
STATE FIRE MARSHAL REGULATIONS  
2022 CA ADMIN. CODE TITLE 24, PART 1  
2022 CA BUILDING CODE (CBC) TITLE 24, PT. 2  
2022 CA ELEC. CODE (CEC) TITLE 24, PT. 3  
2022 CA MECH. CODE (CMC) TITLE 24, PT. 4  
2022 CA PLUM. CODE (CPC) TITLE 24, PT. 5  
2022 CA ENERGY CODE (CEC) TITLE 24, PT. 6  
2022 CA FIRE CODE (CFC) CCR TITLE 24, PT. 9  
2022 CA GREEN BLDG. STANDARDS, TITLE 24, PT 11  
2022 CA REFERENCED STANDARDS, TITLE 24, PT 12

CURRENT CODES, AS AMENDED AND ADOPTED BY THE TOWN OF LOS GATOS AS OF JANUARY, 2020, ARE THE 2019 CALIFORNIA BUILDING STANDARDS CODE, CALIFORNIA CODE OF REGULATIONS TITLE 24.

### EXISTING BUILDING DATA:

STRUCTURE	CBC OCCUP.	TYPE OF CONST.	AREA
CONVENIENCE STORE	M	V B	2,304 S.F.
FUELING CANOPY	M	II B	1,360 S.F.
NUMBER OF STORIES:			1
BUILDING HEIGHT:			19'-6"
YEAR BUILDING WAS CONSTRUCTED:			1971

### EXISTING PARKING DATA:

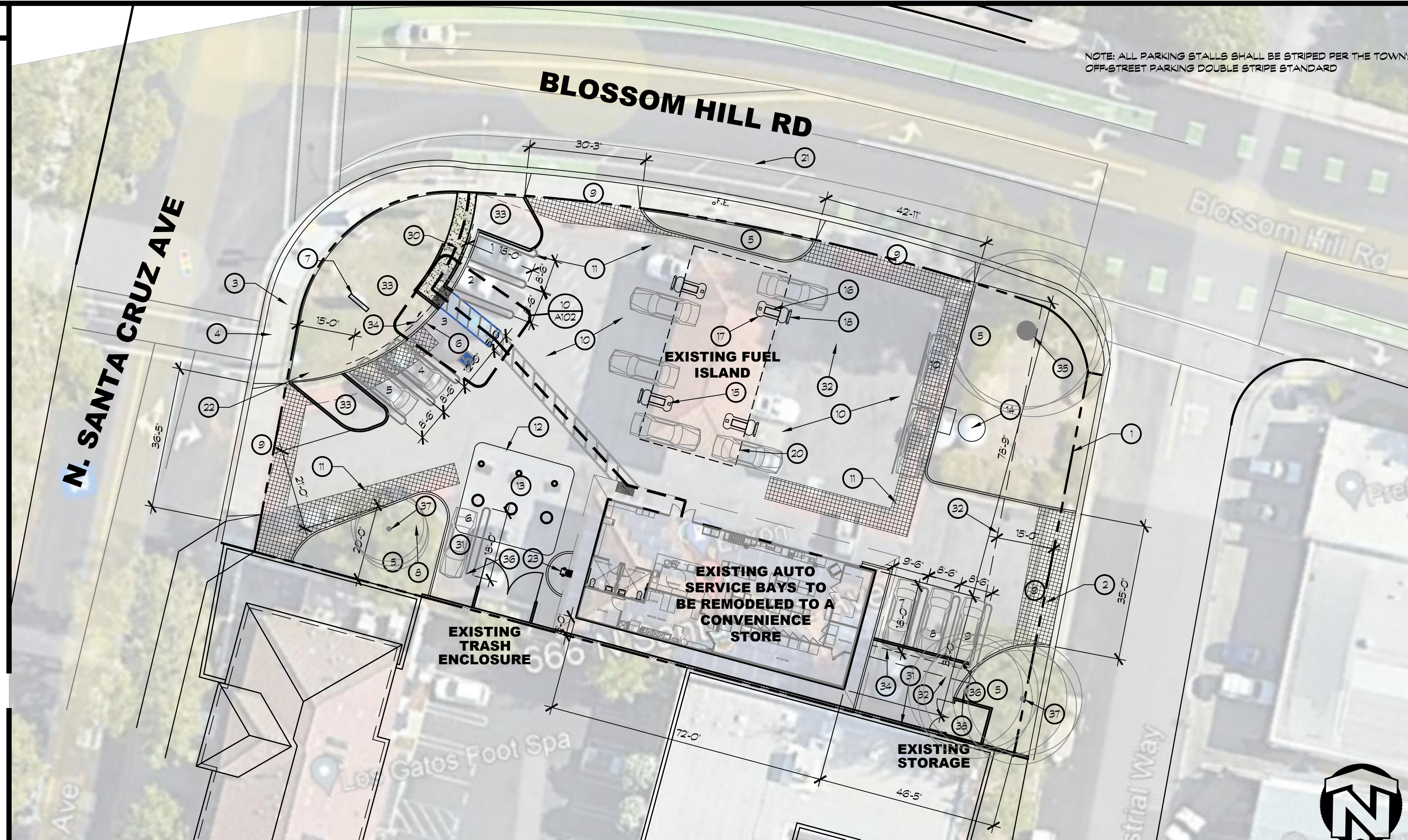
2 PER SERVICE BAY + 1 PER EMPLOYEE  
6+4 = 10 PARKING SPACES

### NEW PARKING DATA:

1 SPACE PER 235 SF OF GROSS BUILDING AREA  
2304 SF / 235 = 10 SPACES REQUIRED.

### LANDSCAPE AREA

TOTAL AREA OF SITE: 21,980 S.F.  
TOTAL AREA OF LANDSCAPE: (19.5%) 4,292 S.F.



**15 EXISTING SITE PLAN**

SCALE: 1" = 20'-0"

## SITE PLAN KEYNOTES

- 1 PROPERTY LINE
- 2 EXISTING PUBLIC RIGHT AWAY SIDEWALK TO REMAIN, TYP
- 3 EXISTING STOP LIGHT TO REMAIN
- 4 EXISTING CURB RAMP TO REMAIN
- 5 EXISTING LANDSCAPING TO REMAIN
- 6 EXISTING CURB TO REMAIN, TYP UNO, 2 FOOT OVERHANG INTO LANDSCAPING.
- 7 EXISTING GAS PRICE MONUMENT SIGN TO REMAIN
- 8 EXISTING TREE TO REMAIN, TYP.
- 9 EXISTING DRIVEWAY TO REMAIN, TYP
- 10 EXISTING AC PAVING TO REMAIN
- 11 EXISTING TILE PATTERN PAVING TO REMAIN
- 12 EXISTING CONCRETE PAVING TO REMAIN
- 13 EXISTING UNDERGROUND FUEL STORAGE TANK TO REMAIN
- 14 EXISTING STORAGE TANK TO REMAIN
- 15 EXISTING CANOPY COLUMN TO REMAIN, TYP.
- 16 EXISTING FUEL DISPENSER TO REMAIN, TYP.
- 17 EXISTING FUEL DISPENSER ISLAND TO REMAIN, TYP
- 18 EXISTING HOOP BOLLARD TO REMAIN
- 19 EXISTING HOOP BOLLARD TO REMAIN
- 20 DASHED LINE OF EXISTING FUELING CANOPY ABOVE
- 21 EXISTING FIRE HYDRANT TO REMAIN
- 22 EXISTING SITE LIGHT FIXTURE TO REMAIN, TYP.
- 23 EXISTING AIR/WATER SERVICE TO REMAIN
- 24 EXISTING 4" WHITE TRAFFIC PAINT
- 25 EXISTING VAN ACCESSIBLE PARKING STALL
- 26 EXISTING ACCESSIBLE PARKING SIGN
- 27 EXISTING 8'-0" ACCESSIBLE AISLE
- 28 EXISTING COMPLIANT INTERNATIONAL SYMBOL OF ACCESSIBILITY
- 29 EXISTING COMPLIANT INTERNATIONAL SYMBOL OF ACCESSIBILITY
- 30 NEW 4" THICK CONCRETE WALK SHOWN HATCHED.
- 31 EXISTING 8'-0" CMU WALL, AT PROPERTY LINE.
- 32 EXISTING EASEMENT
- 33 NEW LANDSCAPING
- 34 LINE OF CAR OVERHANG
- 35 EXISTING 40" DIA TREE
- 36 NEW 6" x 6" CONC CURB WHEEL STOP
- 37 EXISTING 20" DIA TREE
- 38 EXISTING 18" DIA TREE

--- PATH OF TRAVEL

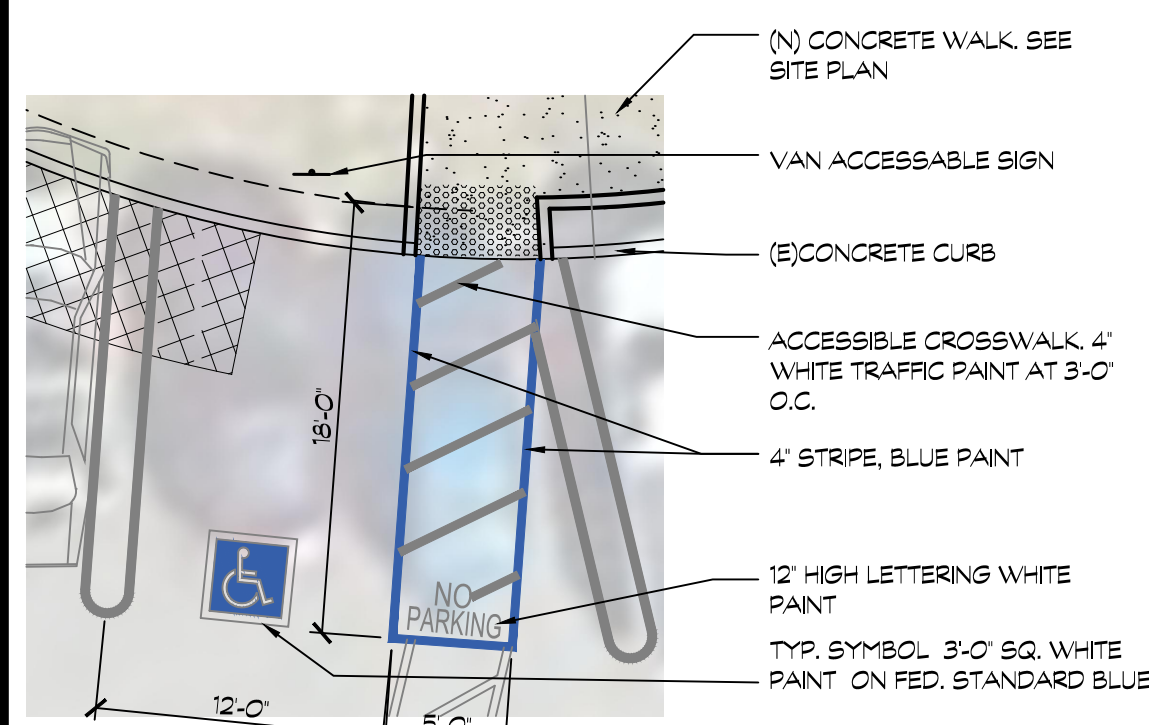
## DRAWING INDEX

### ARCHITECTURAL

- A101 COVER SHEET/SITE PLAN
- A201 NEW FLOOR PLAN
- A202 EXISTING DEMO FLOOR PLAN
- A301 C STORE EXTERIOR ELEVATIONS
- A302 SITE PICTURES
- A303 SITE PICTURES
- A304 EXTERIOR ELEVATIONS

### LANDSCAPING

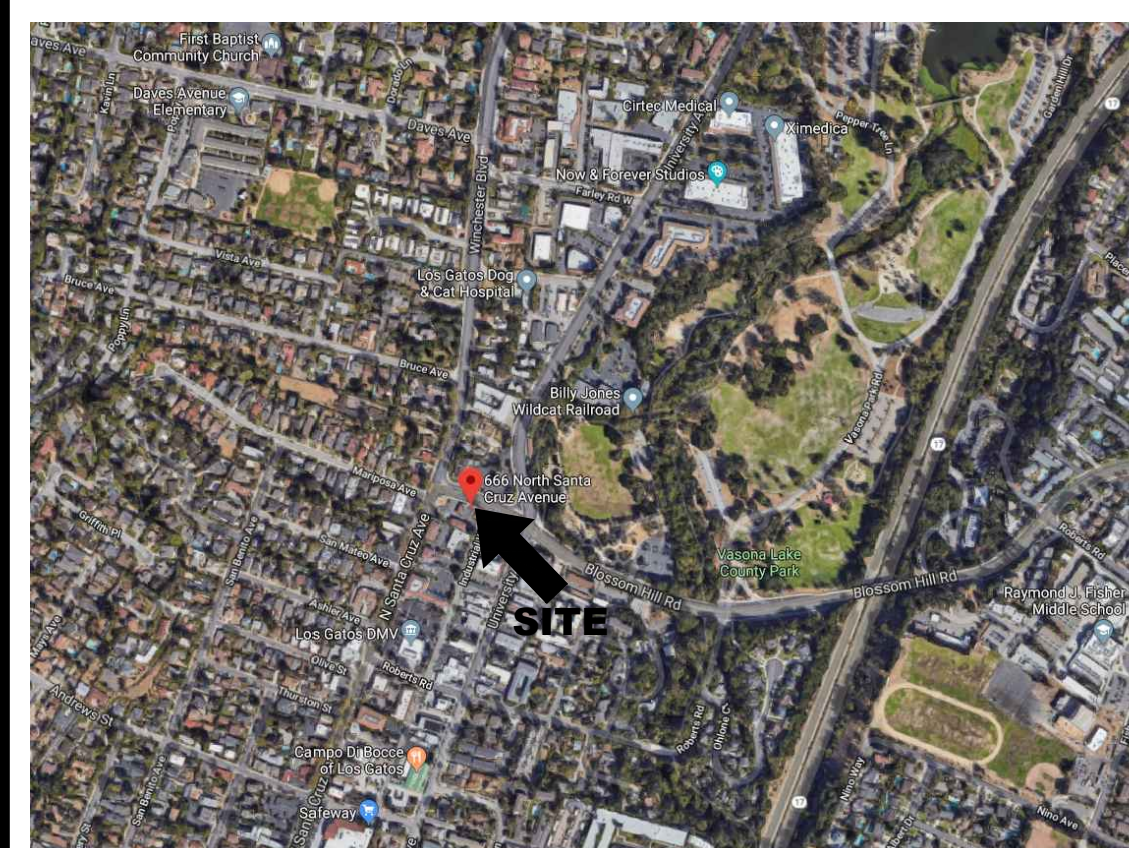
- L51 PRELIMINARY PLANTING PLAN



**12 (E) ACCESSIBLE STALL**

SCALE: 1/8"=1'-0"

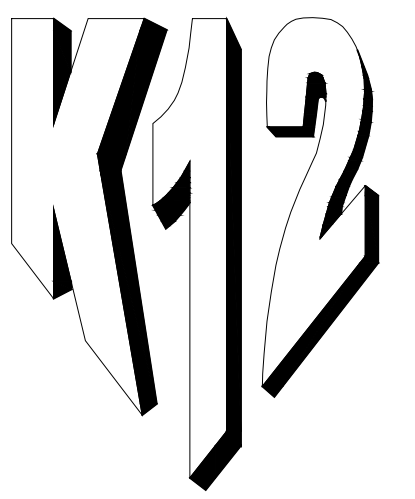
## VICINITY MAP



**LOS GATOS, CA**

SCALE: N.T.S.





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REVISIONS:

PROFESSIONAL SEALS:



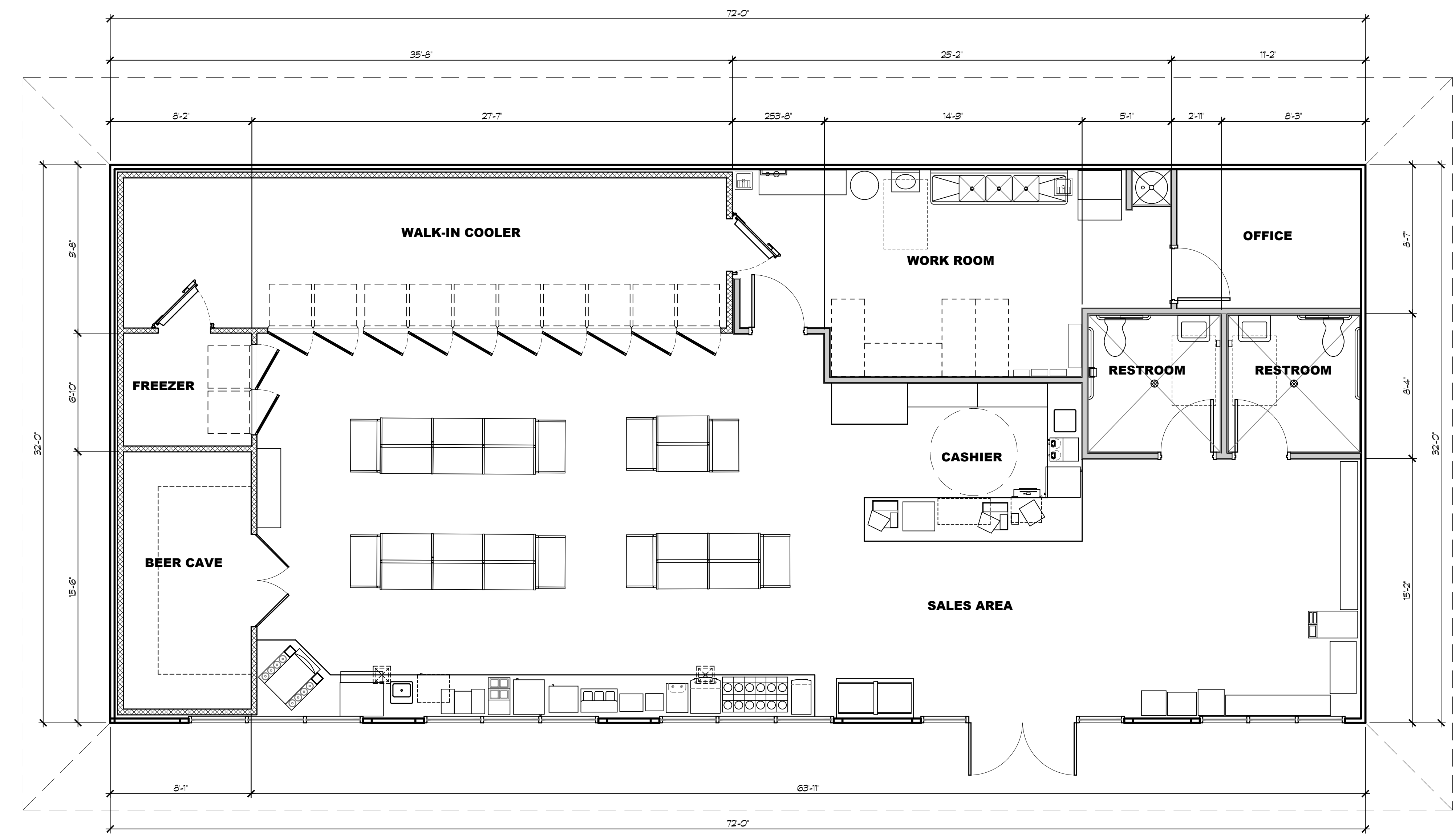
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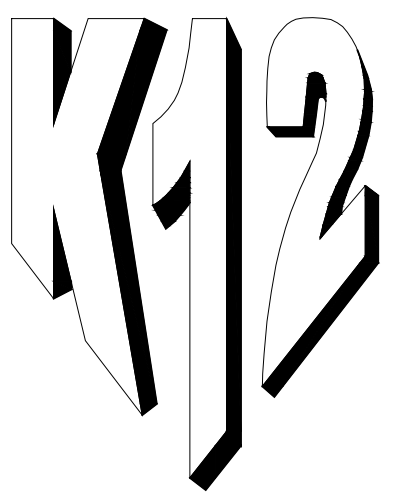
SHEET CONTENTS:

**NEW FLOOR PLAN**

SHEET NUMBER:

**A201**





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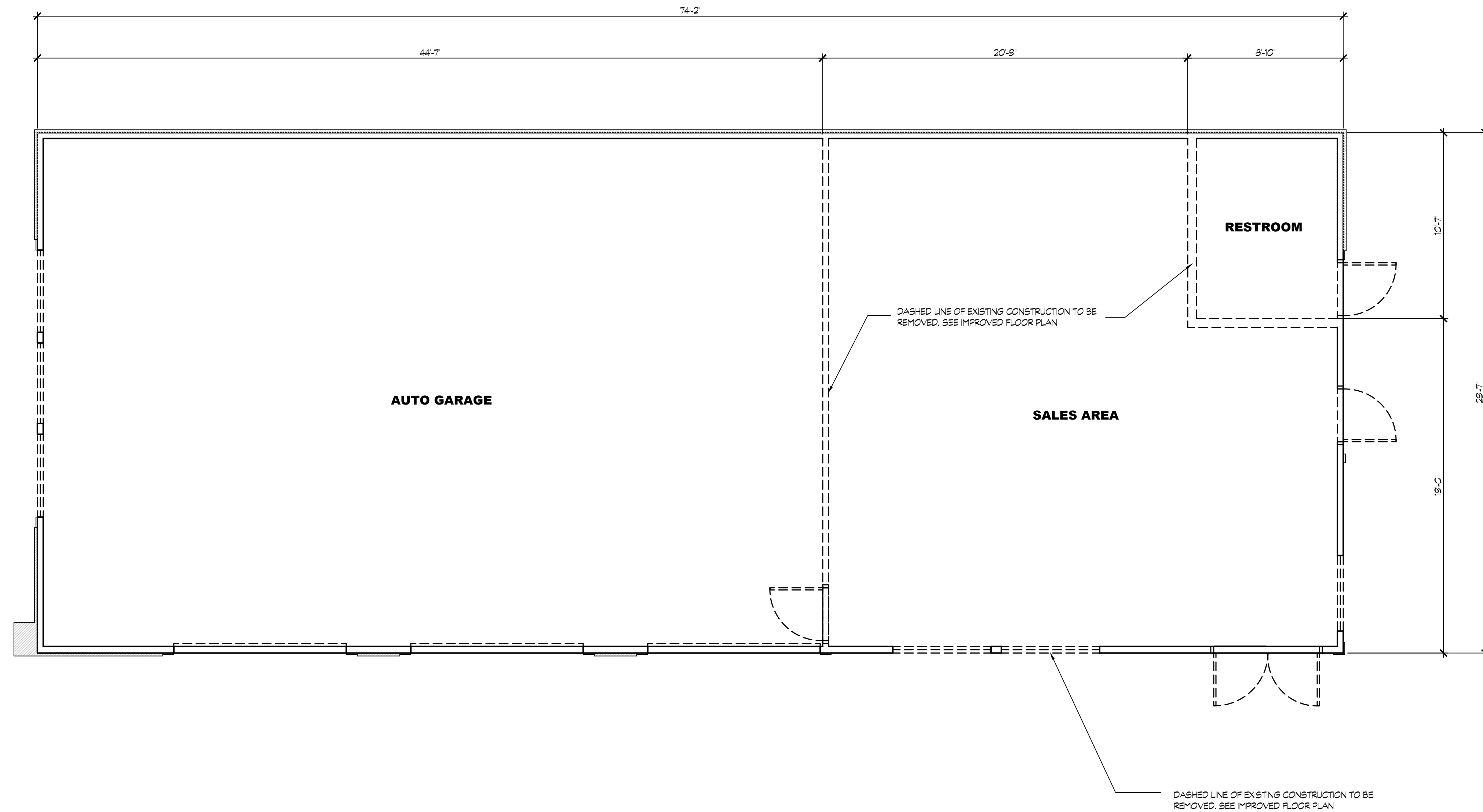
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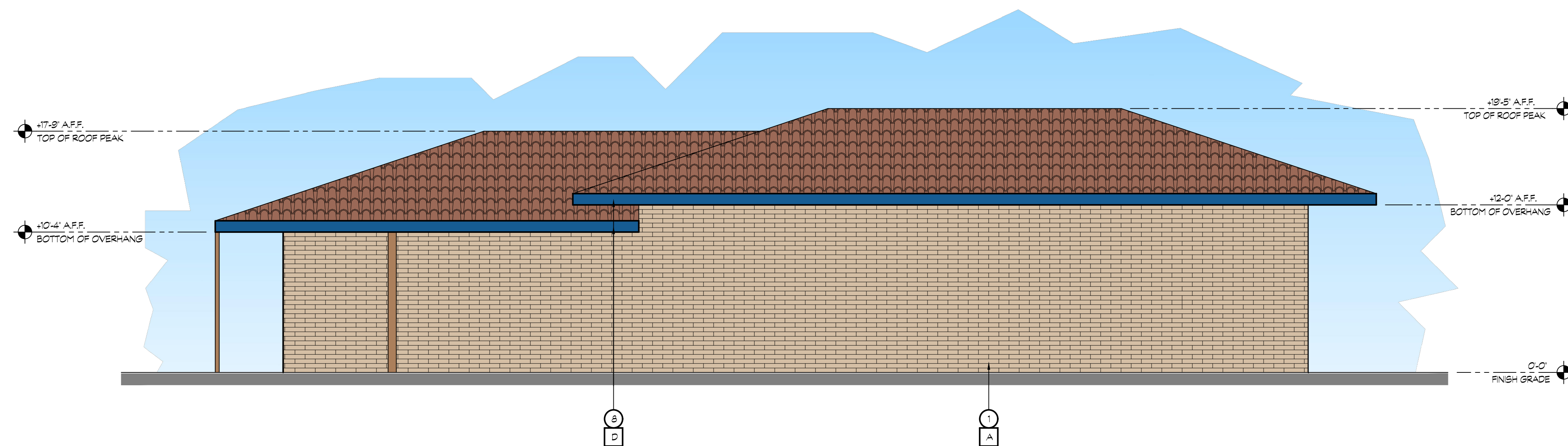
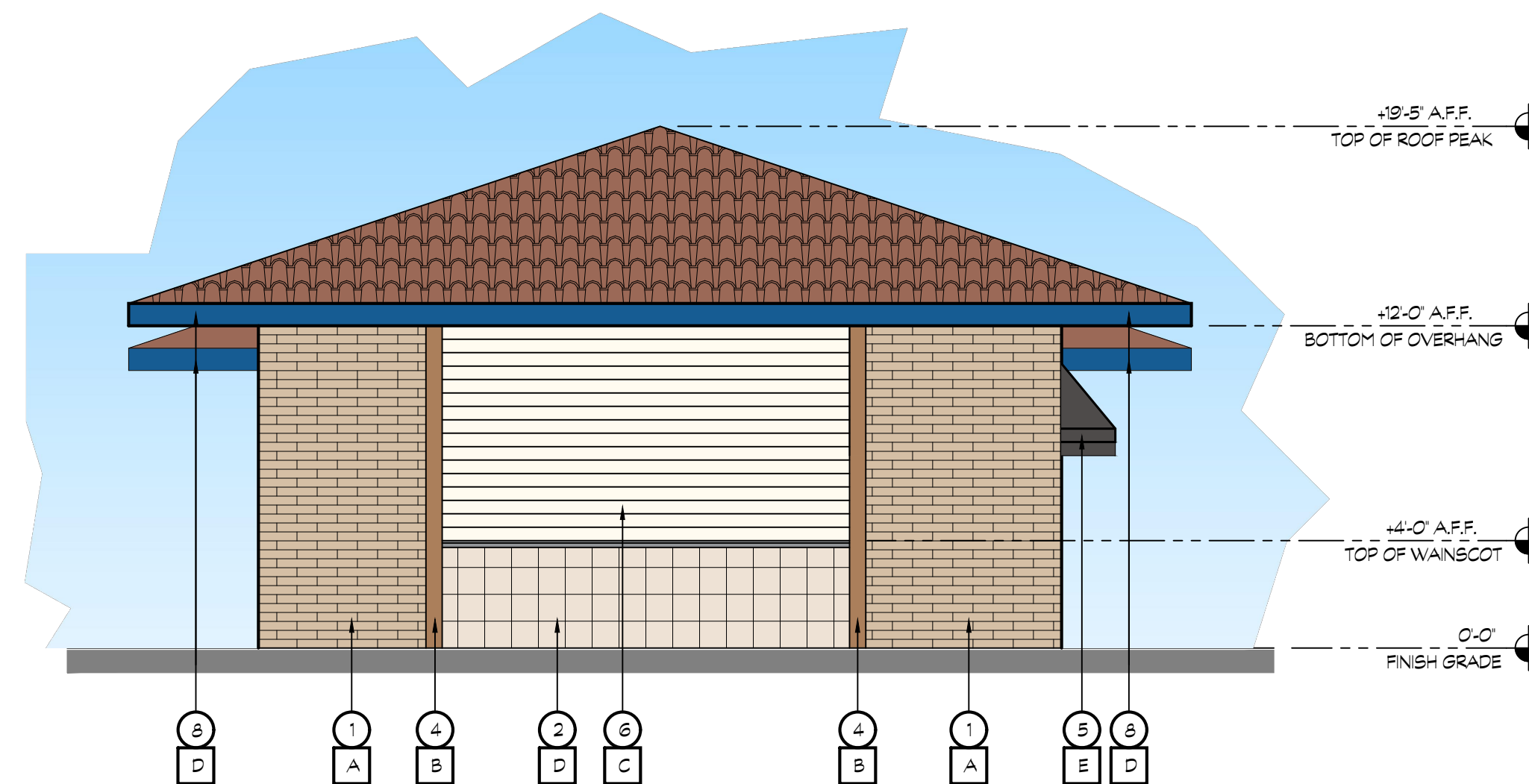
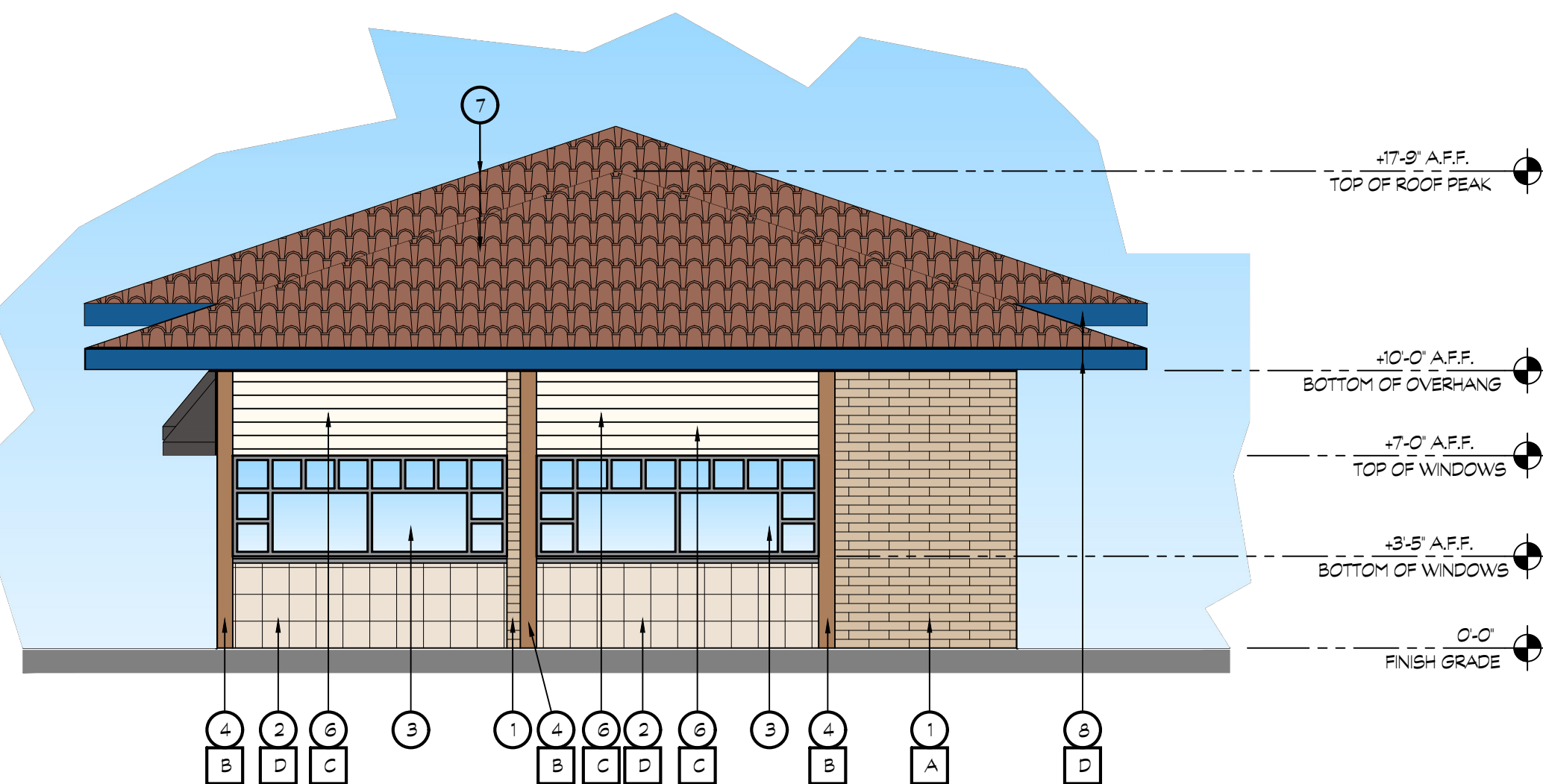
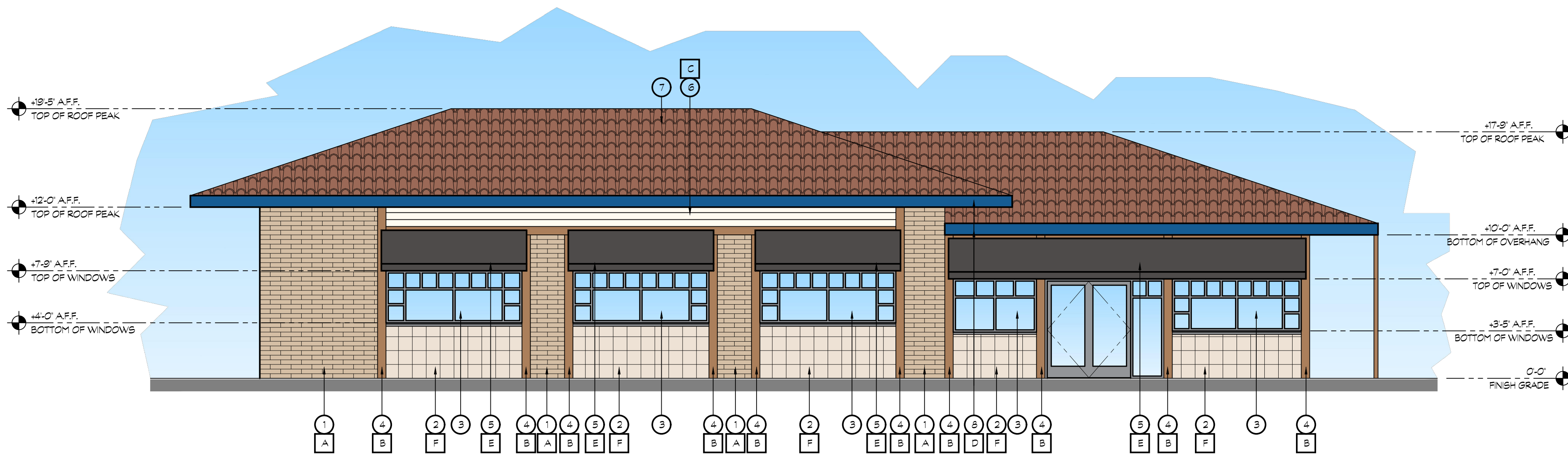
SHEET CONTENTS:

**EXISTING/DEMO FLOOR PLAN**

SHEET NUMBER:

**A202**





**KEY NOTES**

- ① EXISTING BRICK TO BE REPAINTED
- ② NEW TILE WAINSCOT
- ③ STOREFRONT WINDOW SYSTEM; DARK BRONZE ANODIZED, 2'x4'-5\"/>
- ④ NEW WOOD TRIM
- ⑤ NEW FABRIC SUN SHADES
- ⑥ NEW WOOD PANEL LAP SIDING
- ⑦ EXISTING SPANISH TILE ROOFING TO REMAIN
- ⑧ EXISTING FASCIA BOARD TO BE PAINTED

**COLOR LEGEND**

- A DUNN EDWARDS PAINT- DECT46 'APACHE TAN'
- B DUNN EDWARDS PAINT- DECT13 'ROMAN BRICK'
- C DUNN EDWARDS PAINT- DEW325 'VANILLA SHAKE'
- D DUNN EDWARDS PAINT- DES5846 'LAPS'
- E ARIZONA TILE- ANKARA TRAVERTINE
- F SUNBRELLA FABRIC AWNING- CANVAS RAVEN BLACK
- G SUNBRELLA FABRIC AWNING- CANVAS RAVEN BLACK



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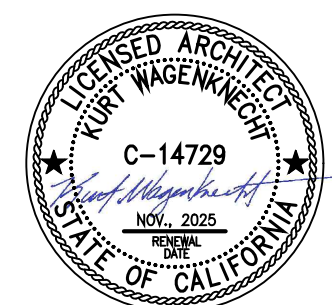
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REVISIONS:

PROFESSIONAL SEALS:



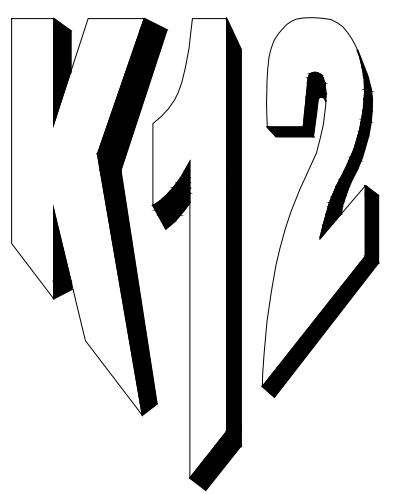
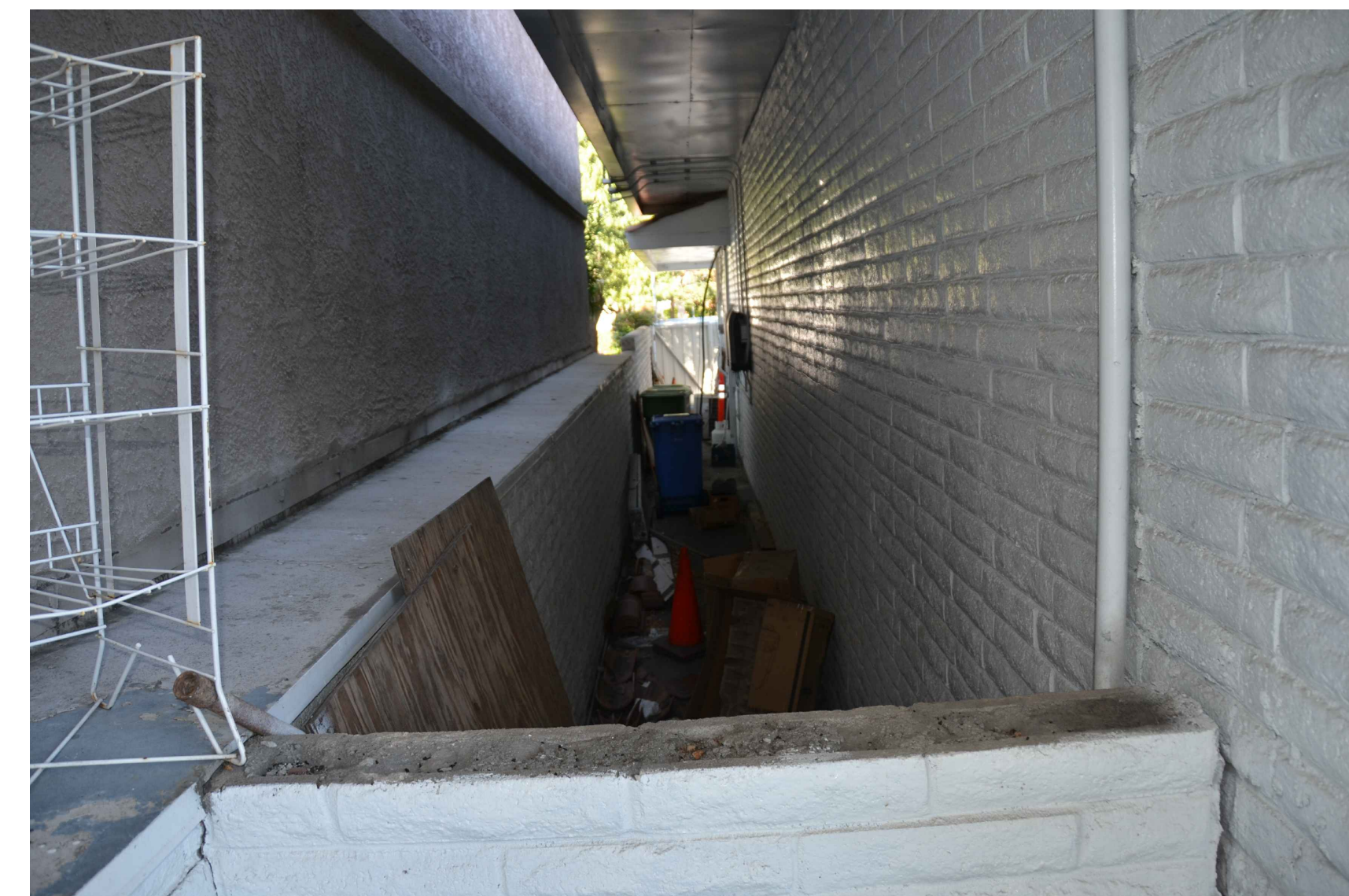
PROJECT NUMBER: **22-001** PROJECT DATE: **3-14-22**

SHEET CONTENTS:

**EXTERIOR ELEVATIONS**

SHEET NUMBER:

**A301**



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DEVELOPER:

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REVISIONS:

PROFESSIONAL SEALS:



PROJECT NUMBER:  
**22-001**

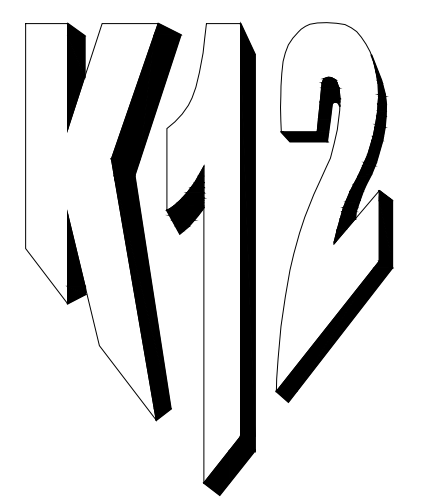
PROJECT DATE:  
**3-14-22**

SHEET CONTENTS:

**EXISTING BLDG  
PHOTOS**

SHEET NUMBER:

**A302**



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PROJECT NUMBER:  
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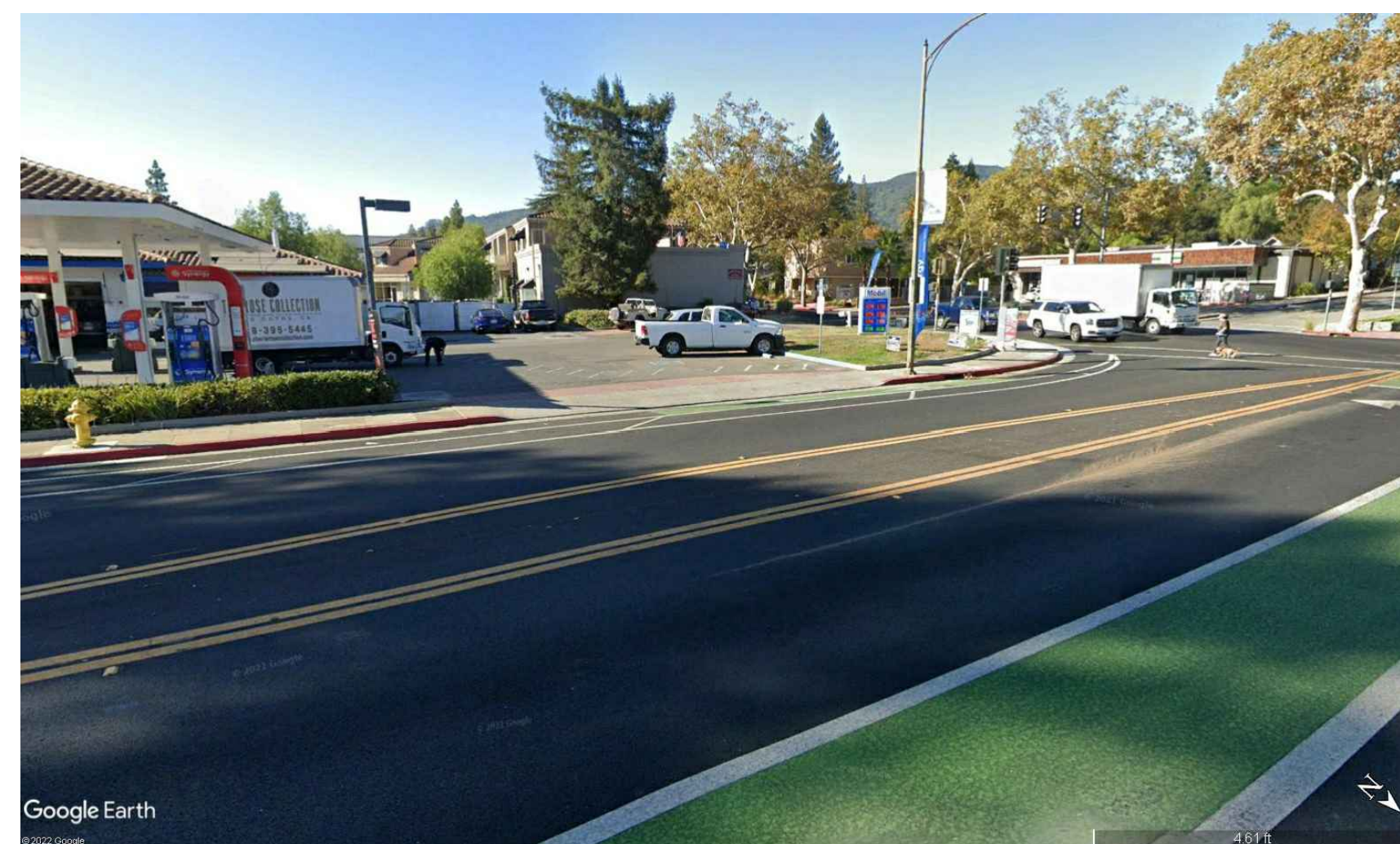
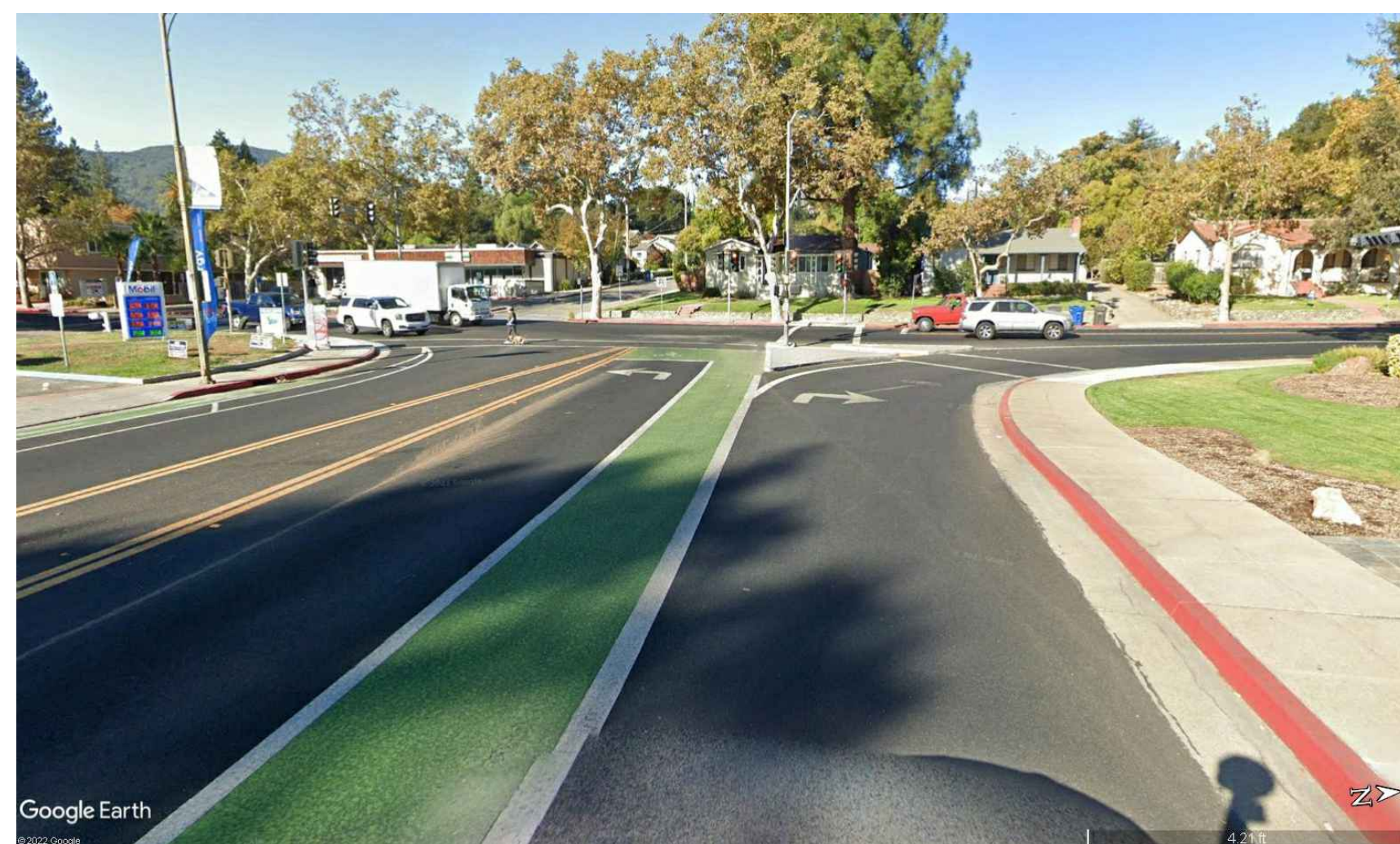
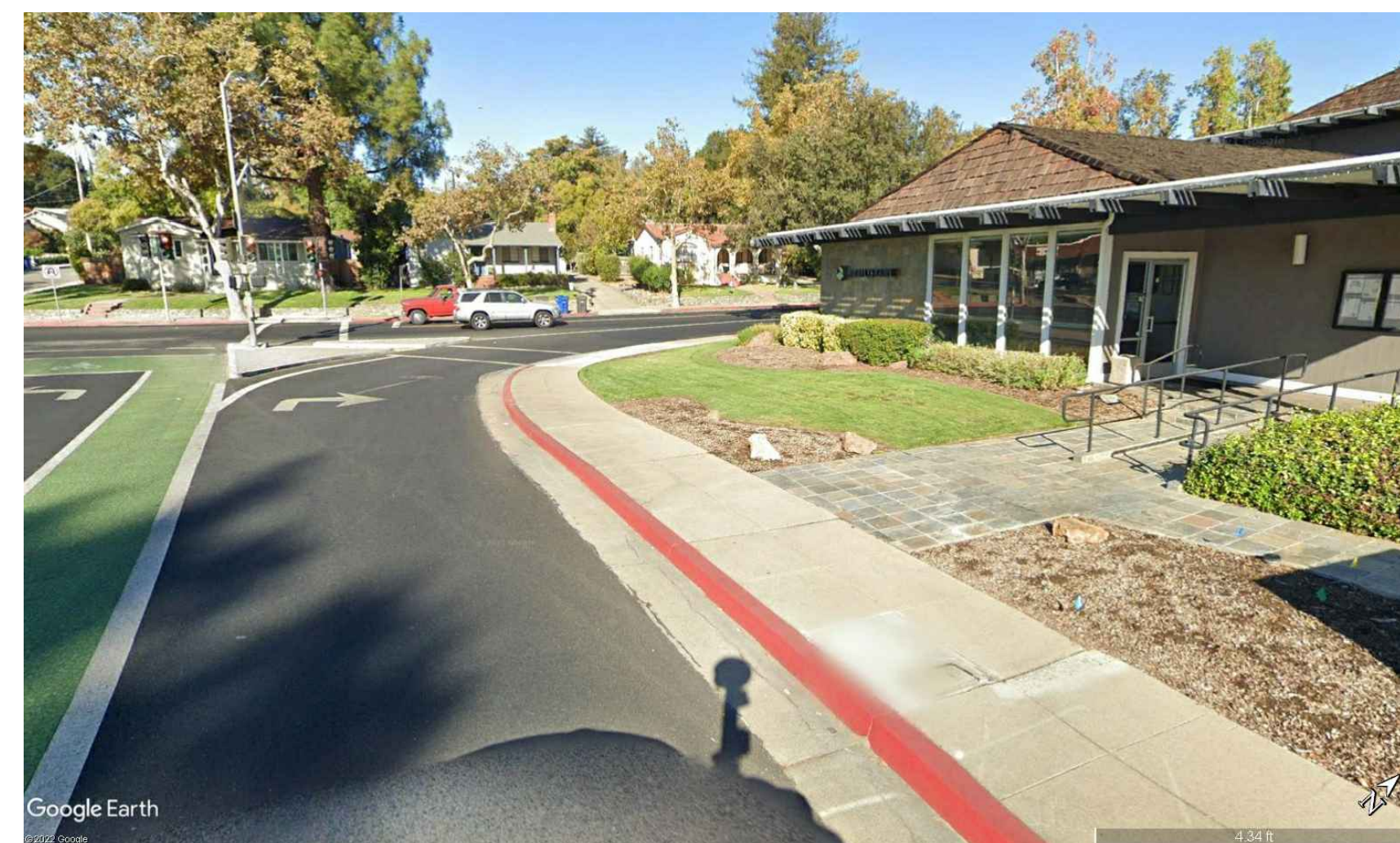
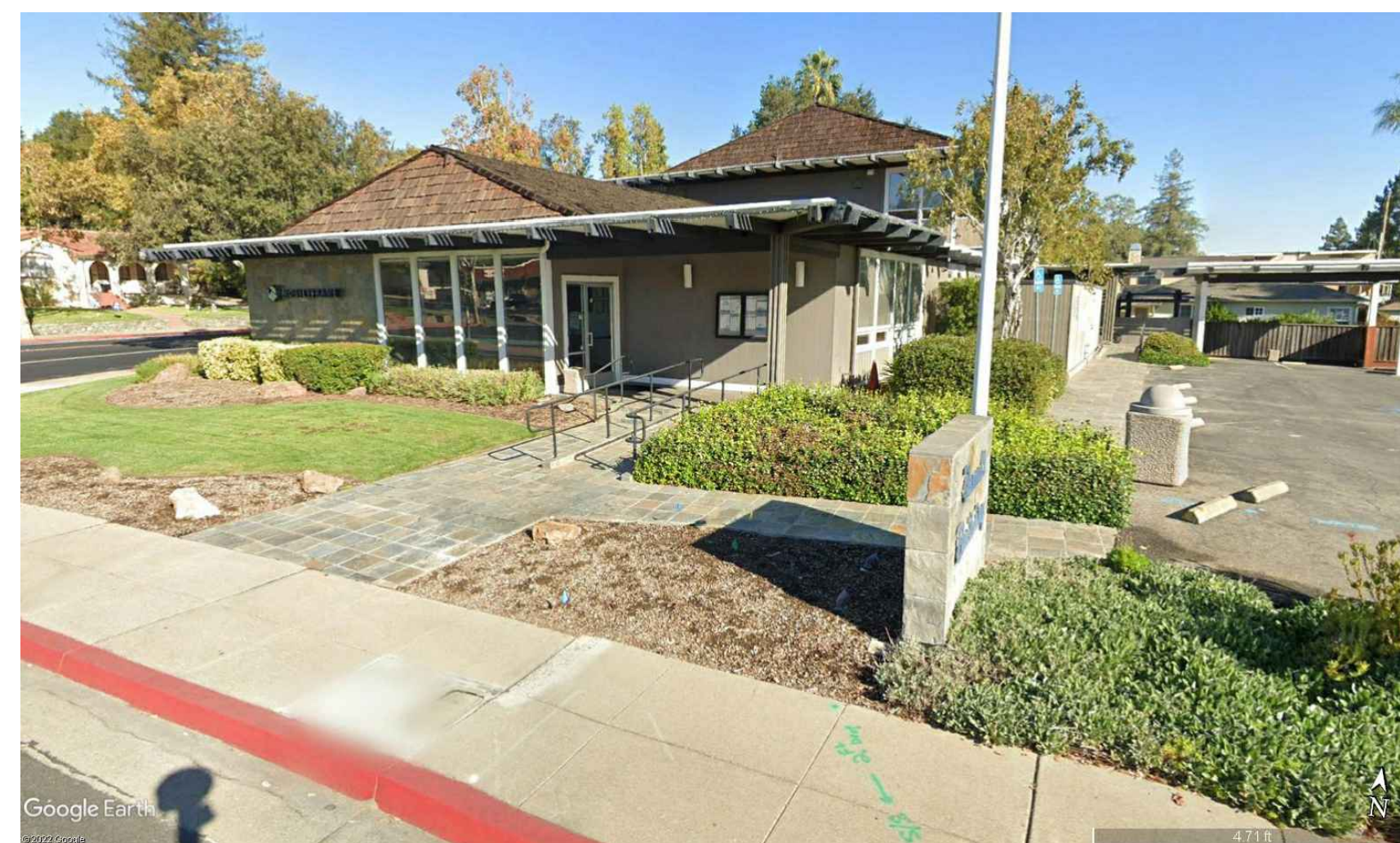
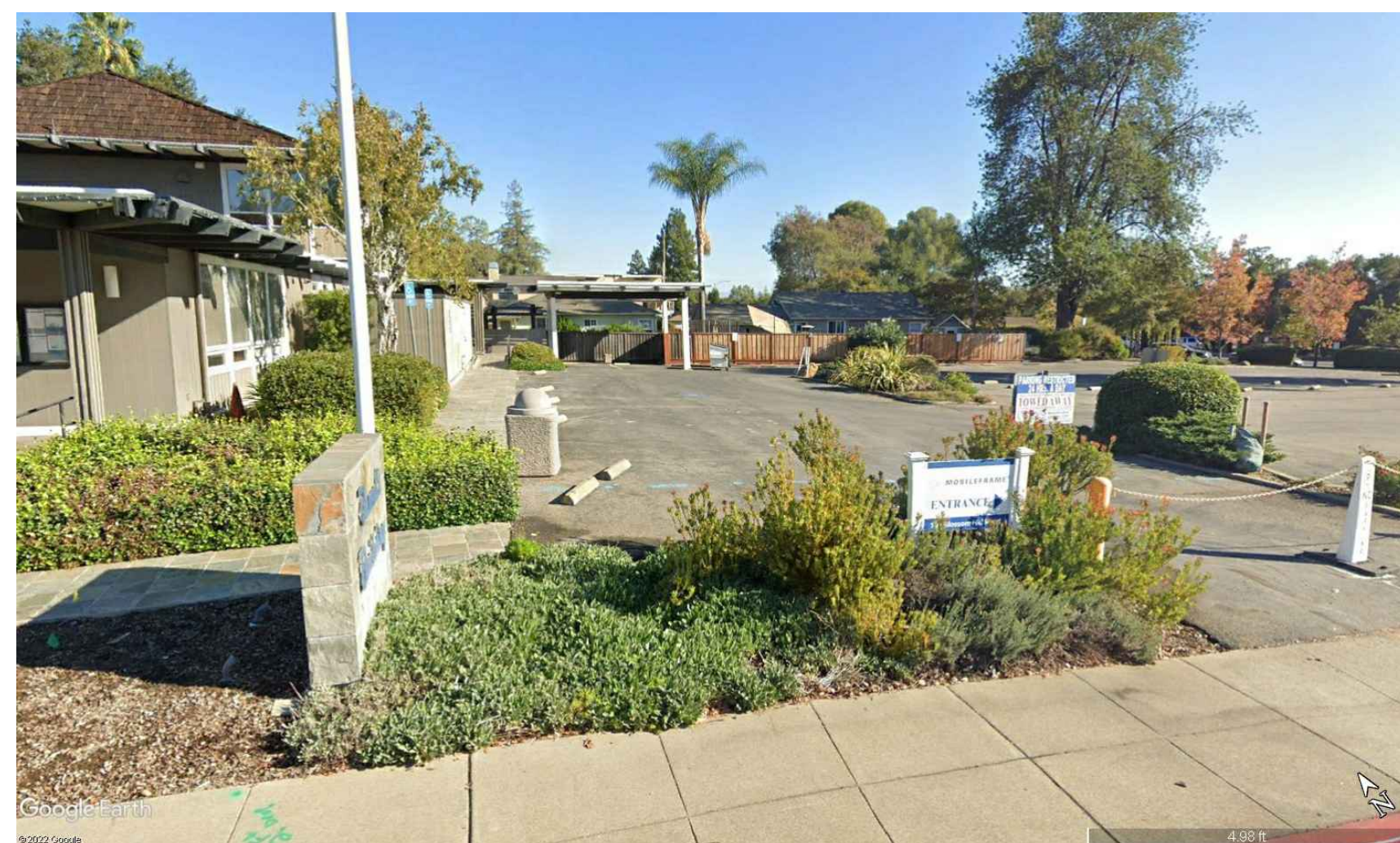
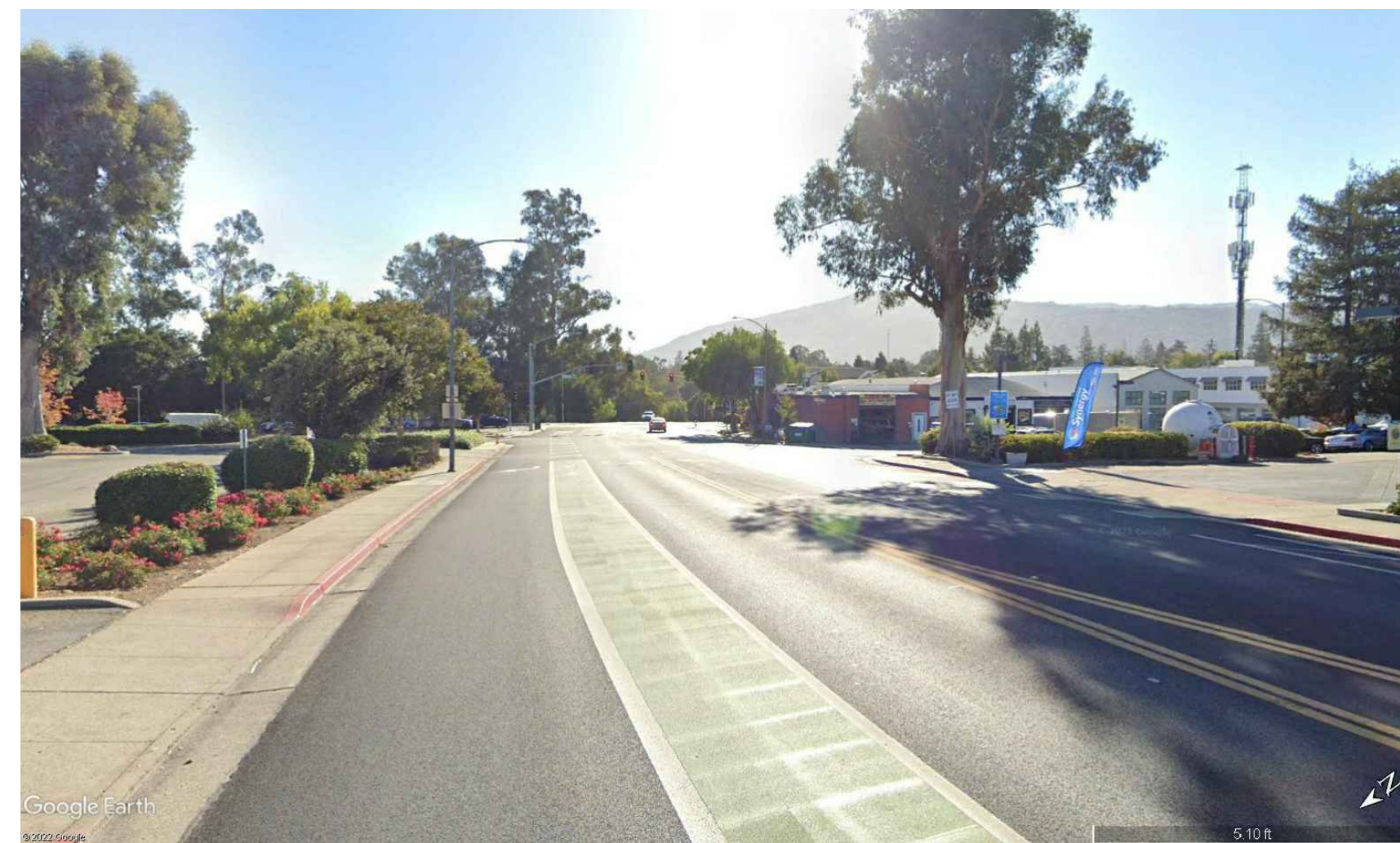
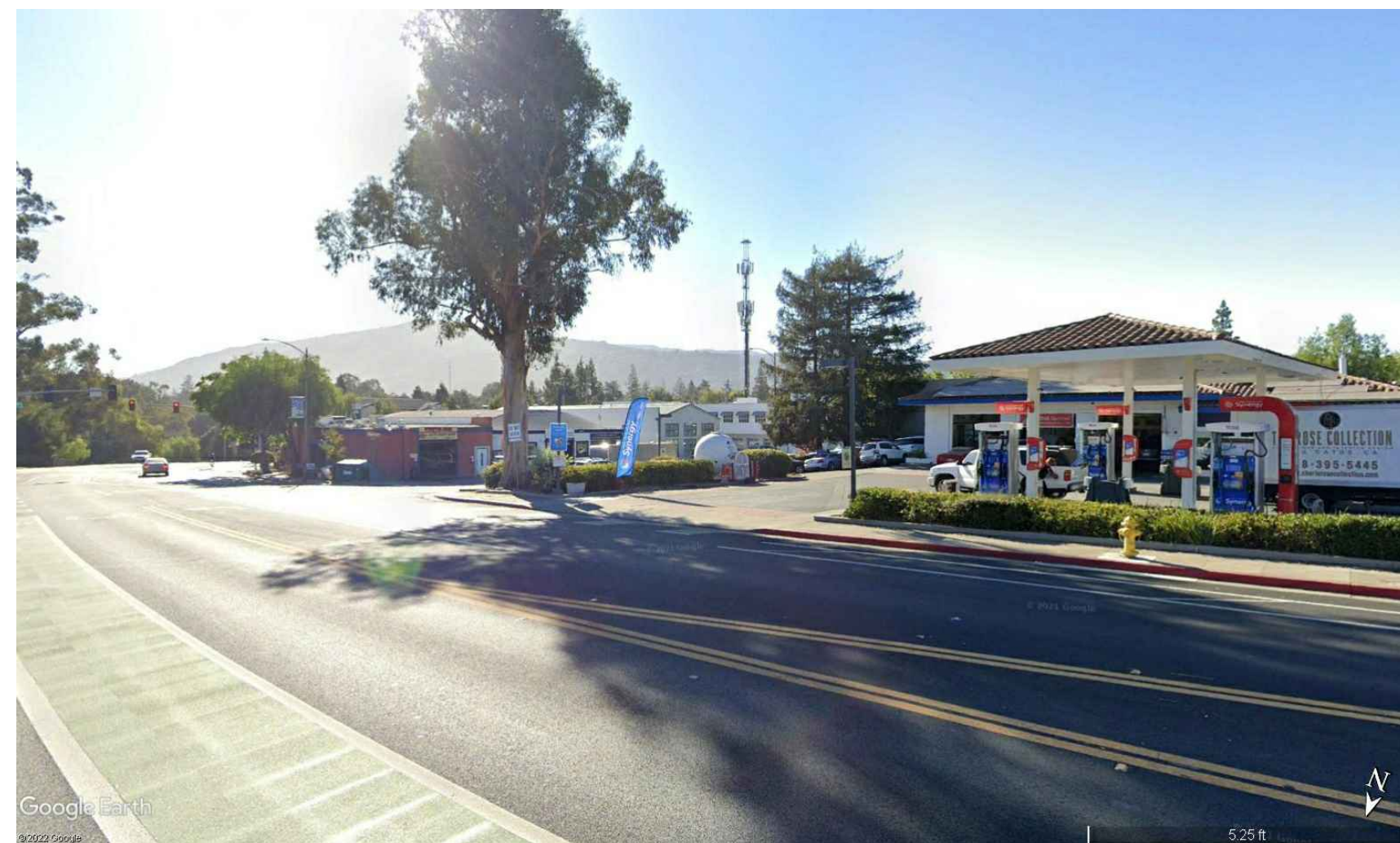
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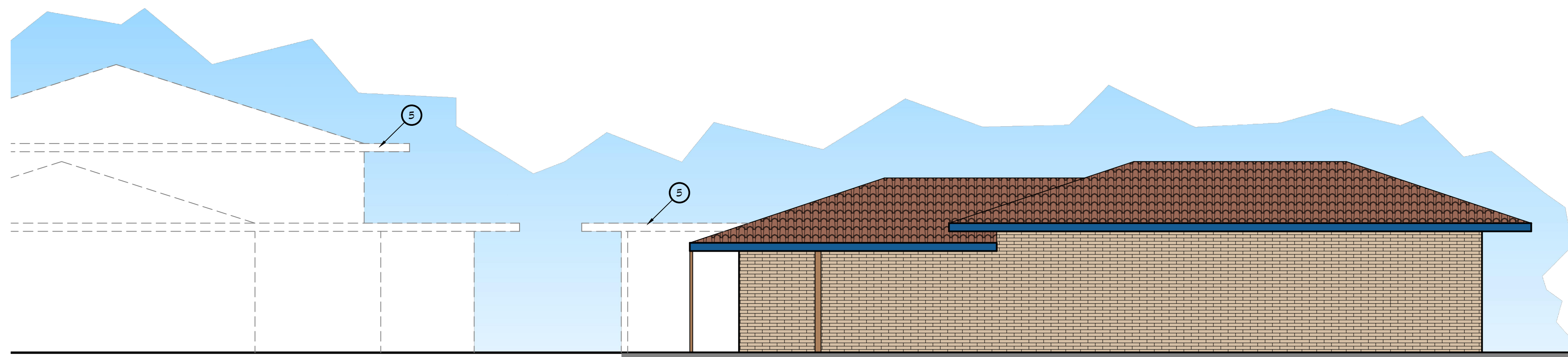
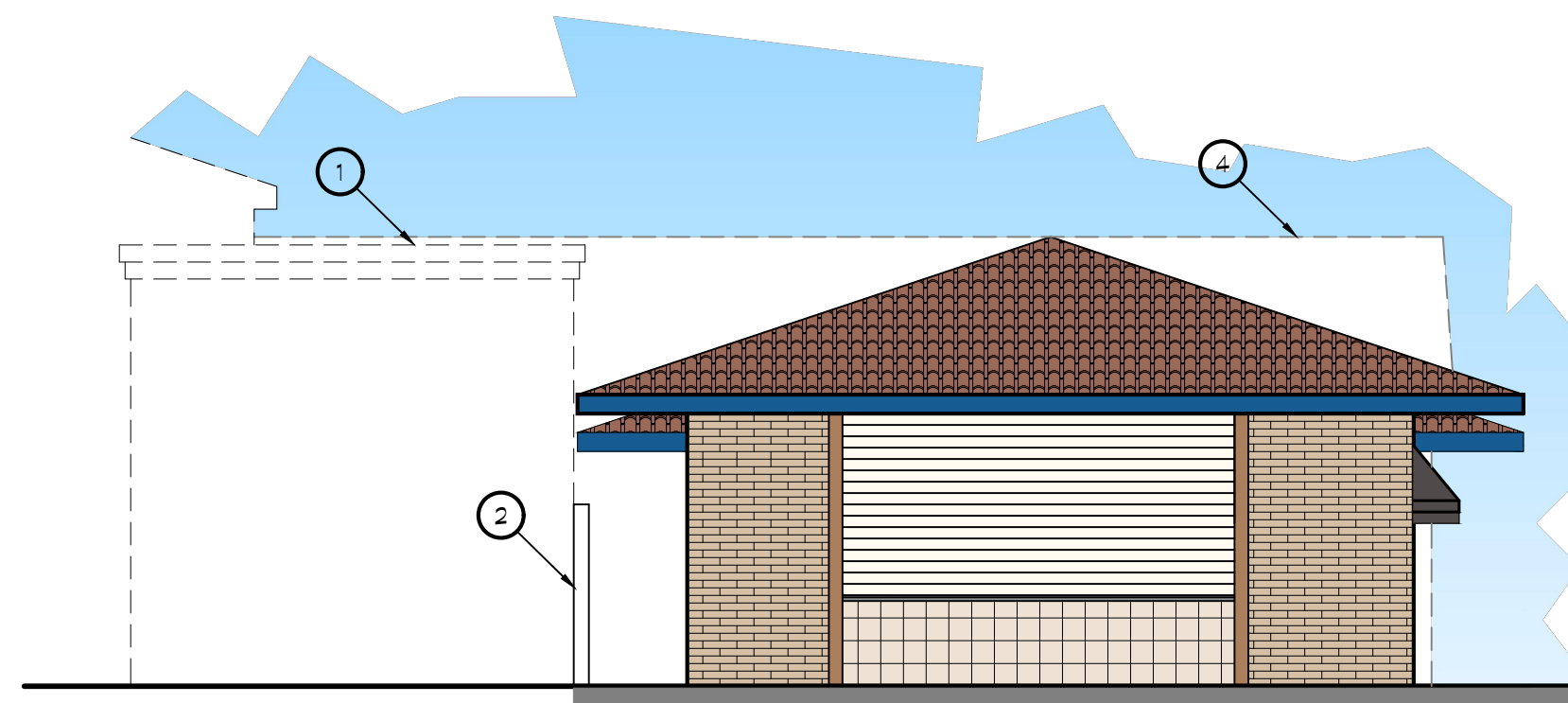
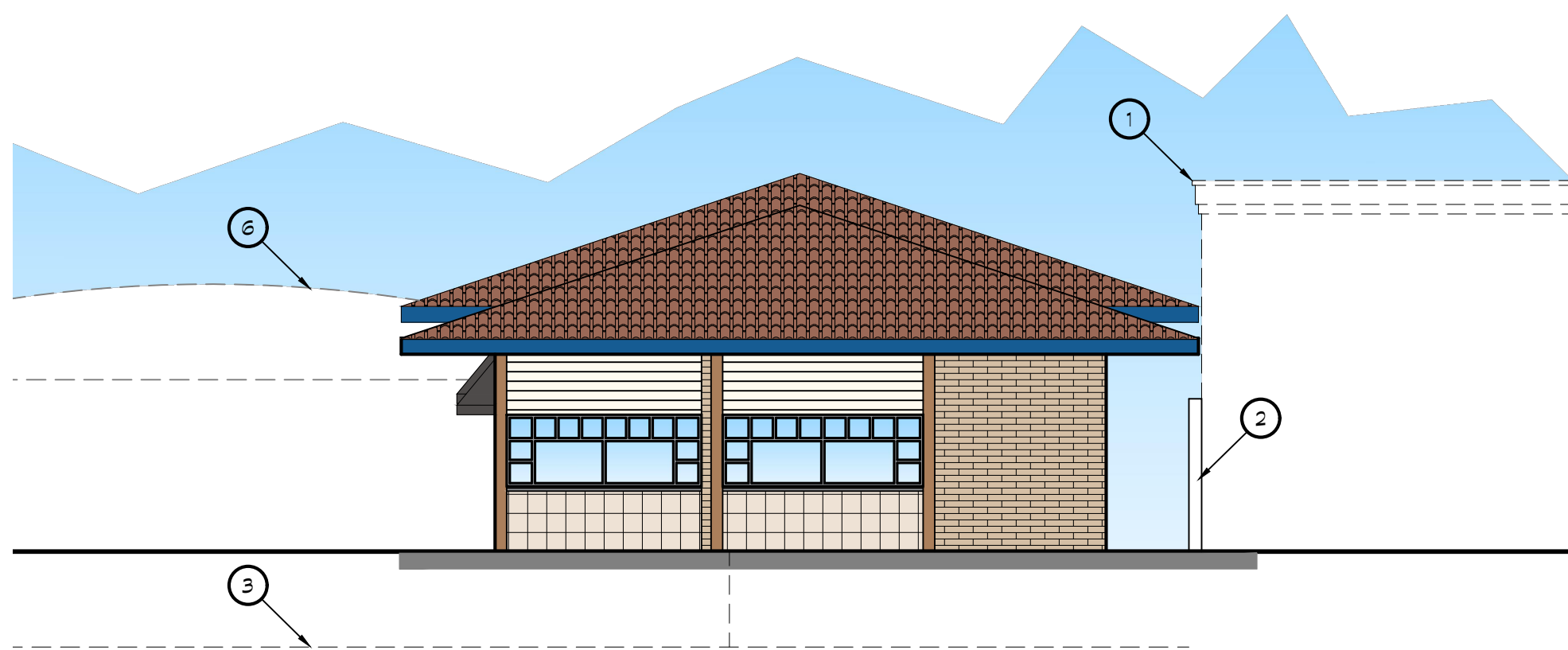
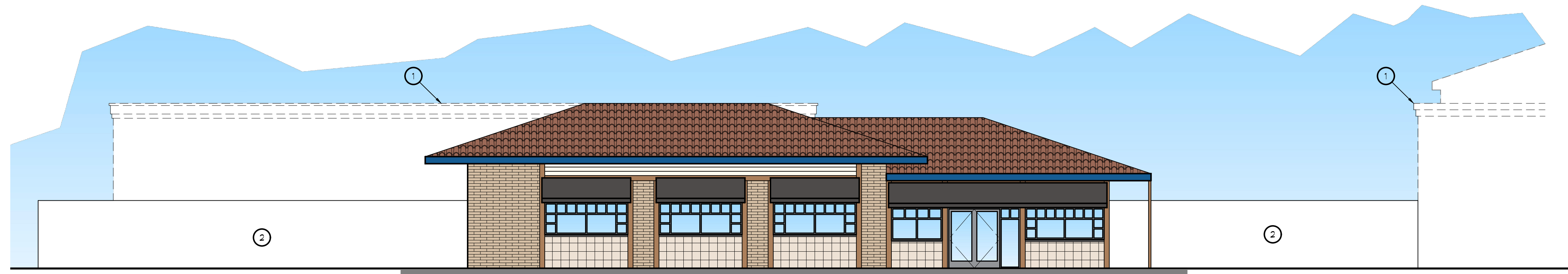
SHEET CONTENTS:

**SITE PHOTOS**

SHEET NUMBER:

**A302**



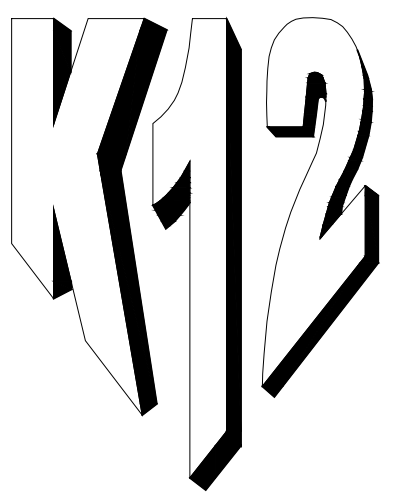


**KEY NOTES**

- ① EXISTING RETAIL/OFFICE BEHIND OUR PROJECT
- ② EXISTING 8'-0" CMU WALL
- ③ EXISTING ROADWAY BEYOND
- ④ EXISTING RETAIL/OFFICE ACROSS NORTH SANTA CRUZ AVE.
- ⑤ EXISTING RETAIL/OFFICE ACROSS BLOSSOM HILL ROAD
- ⑥ EXISTING RETAIL/OFFICE ACROSS INDUSTRIAL WAY

**COLOR LEGEND**

A	DUNN EDWARDS PAINT- DEC746 'APACHE TAN'	
B	DUNN EDWARDS PAINT- DEC713 'ROMAN BRICK'	
C	DUNN EDWARDS PAINT- DEW325 'VANILLA SHAKE'	
D	DUNN EDWARDS PAINT- DES546 'LIPS'	
E	ARIZONA TILE- ANKARA TRAVERTINE	
F	SUNBRELLA FABRIC AWNING- CANVAS RAVEN BLACK	
G	SUNBRELLA FABRIC AWNING- CANVAS RAVEN BLACK	



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PROFESSIONAL SEALS:



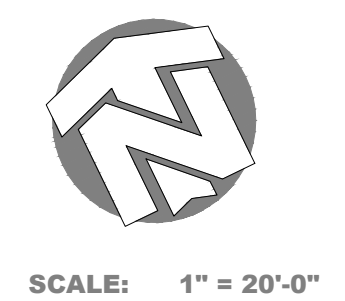
PROJECT NUMBER: **22-001** PROJECT DATE: **3-14-22**

SHEET CONTENTS:

**EXTERIOR ELEVATIONS**

SHEET NUMBER:

**A304**



SCALE: 1" = 20'-0"

PLANT SCHEDULE				
SYMBOL	BOTANICAL / COMMON NAME	CONT		QTY
<b>TREES</b>				
	Lagerstroemia faunei / Japanese Crape Myrtle	24" Box		2
SYMBOL	BOTANICAL / COMMON NAME	SIZE		QTY
<b>SHRUBS</b>				
	Dietes bicolor 'Liz's Selection' / Liz's Selection Fortnight Lily	5 gal		8
	Muhlenbergia capillans / Pink Muhly Grass	1 gal		33
	Myrtus communis 'Compacta' / Dwarf Myrtle	5 gal		14
SYMBOL	BOTANICAL / COMMON NAME	CONT	SPACING	QTY
<b>GROUND COVERS</b>				
	Juniperus conferta 'Blue Pacific' / Blue Pacific Shore Juniper	1 gal	42" o.c.	553 sf
	Sedum telephium 'Touchdown Teak' / Touchdown Teak Stonecrop	1 gal	16" o.c.	361 sf

**NOTES:**  
 All Existing trees shall be protected during construction  
 No grading or construction shall be done within the canopy area of all existing trees to remain.

**NOTES:**

- Landscape shall be designed per City of Los Gatos landscape design requirements and California MWEL0.
- No groundcover or shrubs are to be planted within 3' of any tree trunk.
- A landscape soils test shall be analyzed by a soils testing laboratory. Soils shall be amended per soil analysis report recommendations prior to Landscape Installation.
- This project shall be irrigated by an automatic irrigation system consisting of subsurface drip for shrubs and groundcover, and deep watering bubblers for all trees all connected to a smart controller.
- All planter areas shall receive a three-inch (3") mulch of red fir walk-on bark. All groundcover areas shall receive a two-inch (2") layer of bark mulch.

**Landscape Calculation:**  
 Site Area = 0.504 Acres or 21,954 SF  
 Landscape Area = 4,363 SF  
 Percent Landscape = 19.9%

REVISIONS	BY

CAROL PERRY BROWN  
 Landscape Architecture  
 Irrigation Design  
  
 530 823 2621  
 perrydesign@att.net  
 RLA 3941 CID 002624

**LOS GATOS REMODEL**  
**Convenience Store**  
 666 N. Santa Cruz Avenue  
 Los Gatos, CA  
 Owner-Samir Dave



**PRELIMINARY PLANTING PLAN**

Date **Oct. 27, 2022**  
 Scale **1"=20'-0"**  
 Drawn **cpb**  
 Job  
 Sheet  
**LP-1**  
 Of Sheets