

3310 E. AIRPORT WAY

SITE INFORMATION:

LEGAL DESCRIPTION:

LOT 14 OF TRACT NO. 27805, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 712 PAGES 95 TO 97 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT THAT PORTION OF LOT 14 OF TRACT NO. 27805, IN THE CITY OF LONG BEACH, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 712 PAGE 95 TO 97 INCLUSIVE MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 14; THENCE NORTHWESTERLY ALONG THE CURVED NORTHEASTERLY LINE OF SAID LOT, HAVING A RADIUS OF 1030 FEET, AN ARC DISTANCE OF 80.08 FEET TO A POINT "A" RADIAL LINE OF SAID CURVE TO SAID POINT BEARS SOUTH 16 DEGREES 07' 46" WEST"; THENCE SOUTH 11 DEGREES 40' 29" WEST 226.85 FEET TO A POINT IN THE CURVED SOUTHWESTERLY LINE OF SAID LOT, HAVING A RADIUS OF 2870 FEET "A" RADIAL LINE OF SAID LAST MENTIONED CURVED SOUTHWESTERLY LINE, AN ARC DISTANCE OF 18.78 FEET TO THE END OF SAID CURVE; THENCE CONTINUING ALONG SAID SOUTHEASTERLY LINE SOUTH 71 DEGREES 48' 36" WEST 61.78 FEET TO THE MOST SOUTHERLY CORNER OF SAID LOT; THENCE NORTH 11 DEGREES 40' 29" EAST ALONG THE EASTERLY LINE OF SAID LOT, A DISTANCE OF 233.07 FEET TO THE POINT OF BEGINNING.

EXCEPT ALL OIL, GAS, HYDROCARBONS AND MINERALS OF EVERY KIND AND CHARACTER IN, UNDER, OR THAT MAY BE PRODUCED OR SAVED THEREFROM, TOGETHER WITH AND INCLUDING, AS TO BOTH OF SAID ITEMS A AND B, ALL RIGHTS OF EVERY KIND AND DESCRIPTION WHATSOEVER TO DRILL, DEVELOP, TAKE, REMOVE AND SEVER THE SAME, OR ANY PART OR PORTION THEREOF, FROM SAID LAND; PROVIDED, BE EXERCISED WITHOUT THE USE OF THE SURFACE SAID LAND, OR ANY PORTION THEREOF, LESS THAN 100 FEET BELOW THE SURFACE, AS RESERVED IN DEED RECORDED OCTOBER 7, 1984 AS INSTRUMENT NO. 78, OFFICIAL RECORDS.

THE EXCLUSIVE RIGHT TO DRILL INTO, THROUGH, AND TO OCCUPY THOSE PORTIONS OF SAID LAND LYING BELOW THE SURFACE THEREOF FOR SUCH PURPOSE OR PURPOSES AS GRANTOR MAY DESIRE, AS RESERVED IN DEED RECORDED OCTOBER 7, 1984 AS INSTRUMENT NO. 78 OFFICIAL RECORDS.

SAID LAND IS SHOWN AS PARCEL 1, ON A RECORD OF SURVEY FILED IN BOOK 82, PAGE 45, OF RECORD OF SURVEYS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

ADDRESS:
3310 E. AIRPORT WAY
LONG BEACH, CA 90806
A.P.N.: 7149-012-008

BENCHMARK:

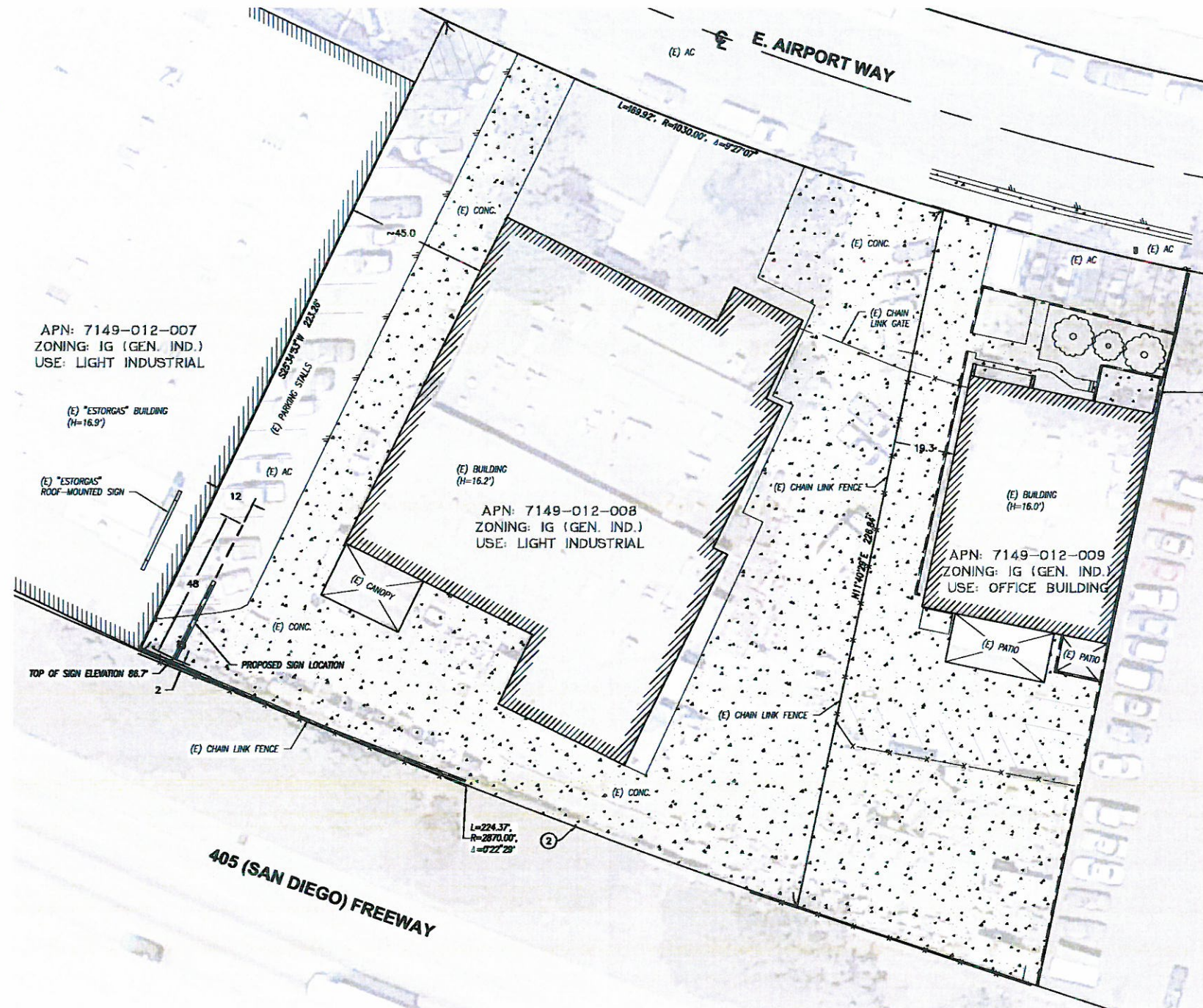
BRASS DISC FLUSH WITH PAVEMENT STAMPED "CLB LS 1654 1988
BM 1653" 9.3 E CURB 1.0" M CURB

BASIS OF BEARING:

BASIS OF BEARING FOR THIS SURVEY IS THE CENTER LINE OF AIRPORT WAY N89°53'28"W OF RECORD OF SURVEY BOOK 82 PAGE 45, RECORDS OF LOS ANGELES COUNTY.

SOURCE OF TOPOGRAPHY

GROUND SURVEY BY:
JOSEPH E BONADIMAN & ASSOCIATES
234 N. ARROWHEAD AVE.
SAN BERNARDINO, CA 92408
(909) 885-3806
DATED MAY 2015



SHEET INDEX

- 1 SITE PLAN
- 2 ELEVATIONS
- 3 ELEVATIONS

PROPERTY ADDRESS:

3310 E. AIRPORT WAY
LONG BEACH CA 90806

PROPERTY OWNER

TWINING LABORATORIES OF SOUTHERN CALIFORNIA
3310 E. AIRPORT WAY
LONG BEACH CA 90806

COMMENTS:

- 1.) PROPERTY AND CENTER LINE DATA PER RECORD OF SURVEY BOOK 82 PAGE 45, RECORDS OF LOS ANGELES COUNTY.
- 2.) APPROXIMATE AREA OF SITE IS 44,285 S.F./1.02 AC.
- 3.) NO PROTECTED TREE SPECIES NOTED ON SITE.

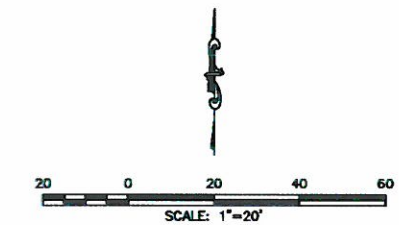
PROJECT DESCRIPTION

INSTALLATION OF A DIGITAL SIGN

PARKING SUMMARY TABLE	
PARKING	EXISTING
PARKING	18

EXISTING LOT COVERAGE	
AC PAVING	5,028 SF.
BUILDINGS	13,794 SF.
CONCRETE	19,495 SF.
PATIO	495 SF.
LANDSCAPE	5,473 SF.
NET SITE AREA	44,285 SF.
LANDSCAPE RATIO	12.4%
FLOOR AREA RATIO	0.31

SETBACKS	
YARD FRONTING (LOCAL/COLLECTOR)	0'
YARD ABUTTING NON-RESIDENTIAL	0'



LEGEND

- (E) EXISTING
- AC ASPHALTIC CONCRETE SURFACE
- CL CENTER LINE
- FF FINISH FLOOR
- FL FINISH GRADE
- TC TOP OF CURB
- PP POWER POLE
- GW GUY WIRE
- WM WATER METER
- EXISTING CONCRETE SURFACE
- EXISTING BUILDING
- PROJECT SITE
- RIGHT OF WAY
- PROPERTY LINE
- CENTERLINE
- OVERHEAD ELECTRIC
- EXISTING BLOCK OR STONE WALL
- FLOWLINE



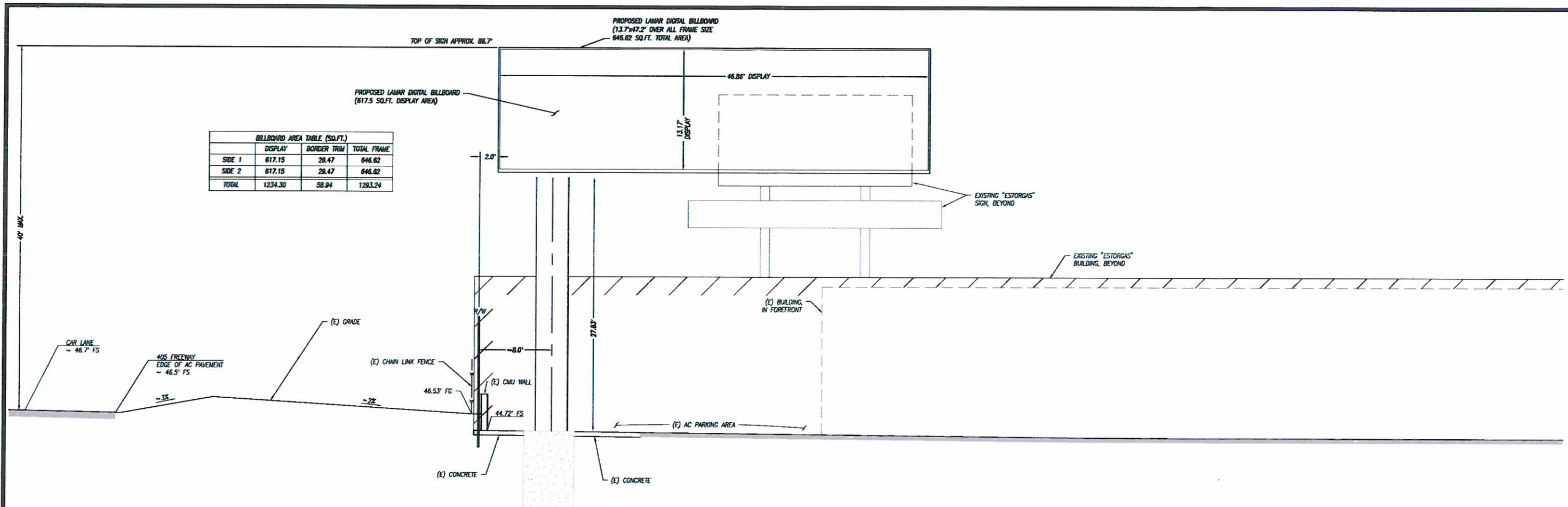
BONADIMAN
JOSEPH E. BONADIMAN & ASSOCIATES, INC.
 ENGINEERS - C.T.S. - SURVEYING - PLANNING

TEL. (909) 885-3806
 234 NORTH ARROWHEAD AVE.
 SAN BERNARDINO, CA 92408
 FAX (909) 381-1721
 www.bonadiman.com

SITE PLAN
 3310 E. AIRPORT WAY
 LONG BEACH, CA 90806
 APN: 7149-012-008

PREPARED FOR:	LAMAR ADVERTISING
DRAWN BY:	MR
CHECKED BY:	J.T.S.
SCALE:	1" = 20'
JOB NO.:	144108
DATE:	02-08-16
SHEET: 1 OF 3	

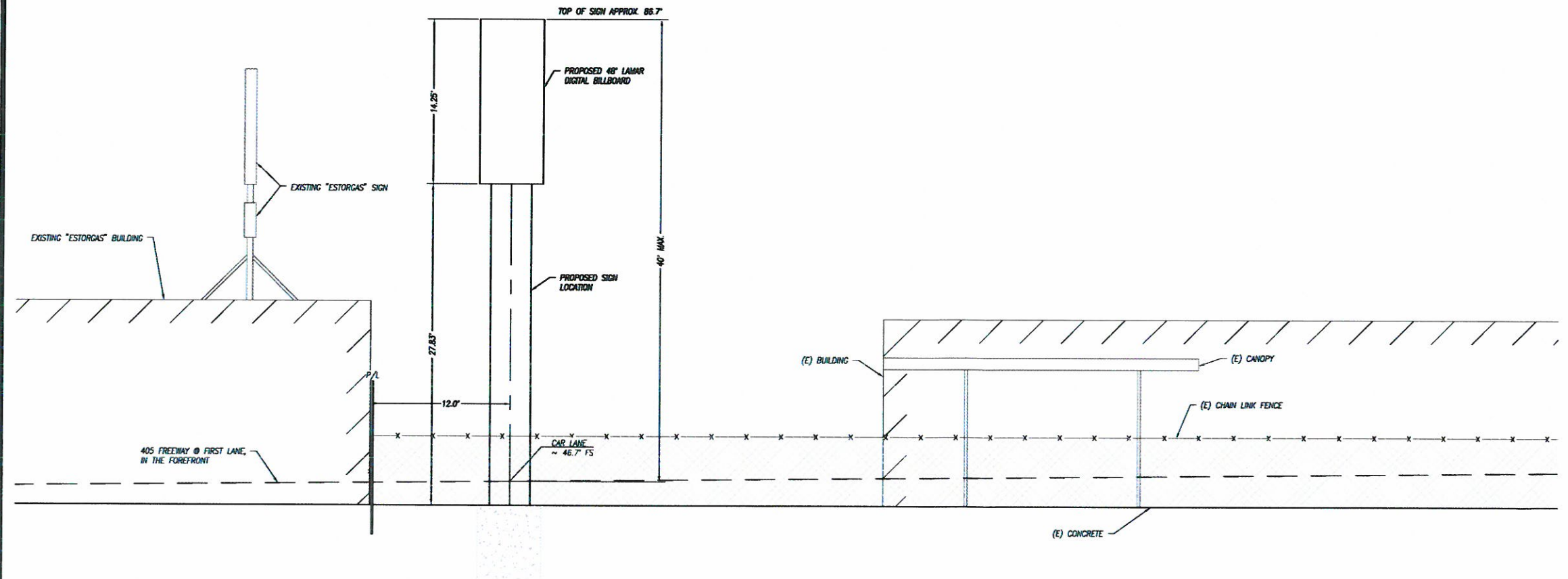
DISREGARD PRINTS BEARING EARLIER REVISION DATES



BILLBOARD AREA TABLE (SQ.FT.)

	DISPLAY	BORDER TRIM	TOTAL FRAME
SIDE 1	617.15	28.47	646.62
SIDE 2	617.15	28.47	646.62
TOTAL	1234.30	56.94	1293.24

EAST ELEVATION
1" = 5'



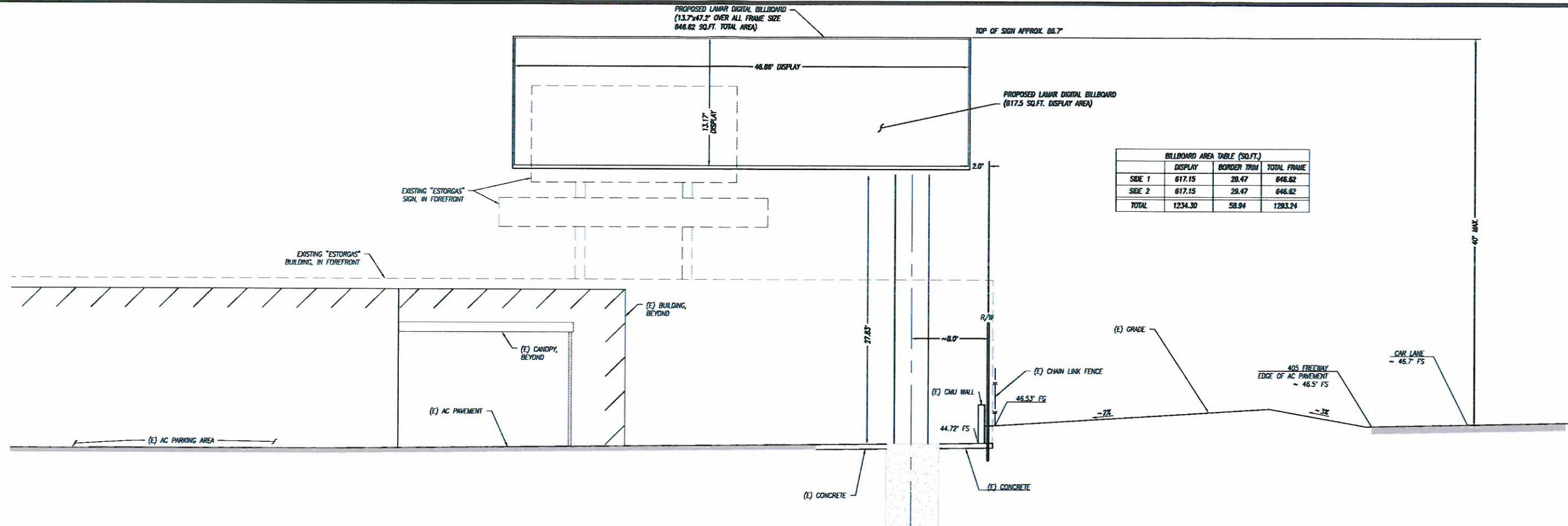
SOUTH ELEVATION
1" = 5'



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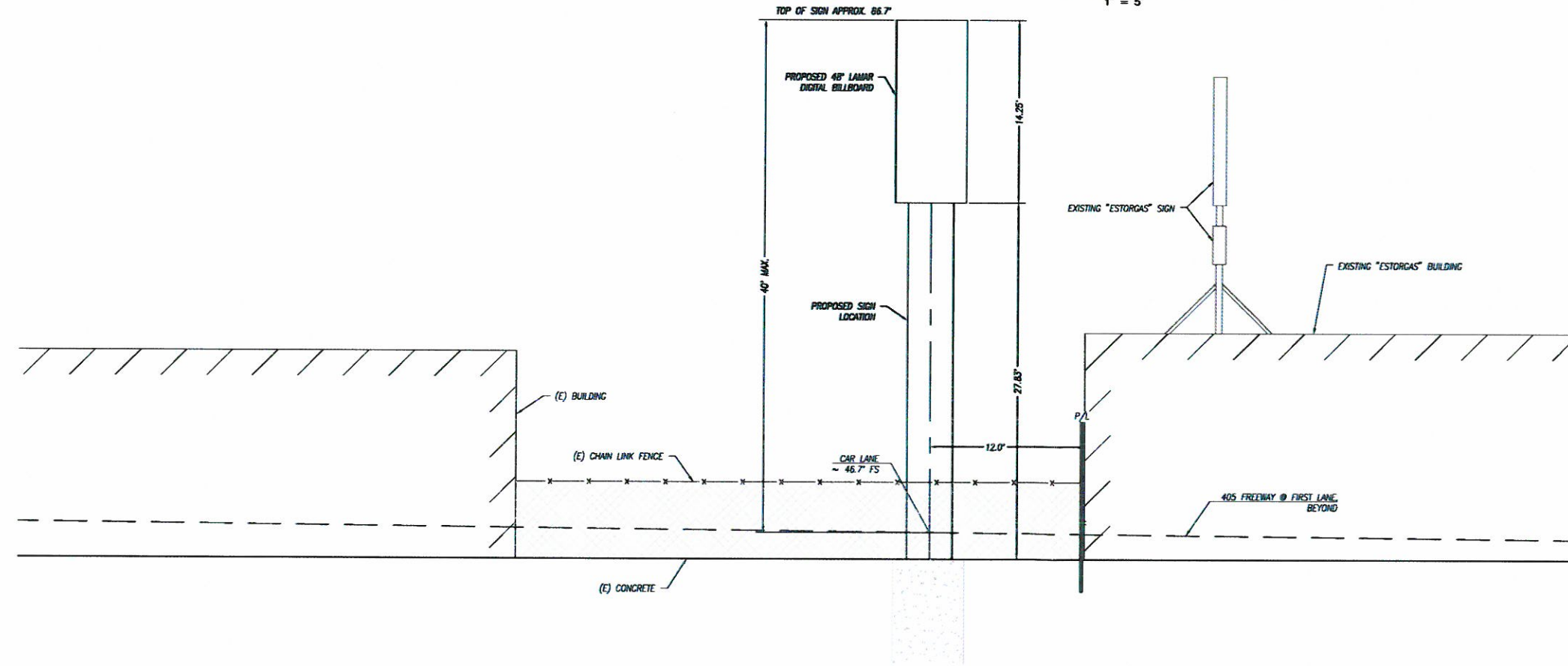
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CHECKED BY:	J.T.S.	JOB NO:	144108
DISREGARD PRINTS BEARING EARLIER REVISION DATES	02-08-16	SHEET:	2 OF 3

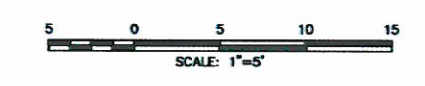


BILLBOARD AREA TABLE (SQ.FT.)			
	DISPLAY	BORDER TRIM	TOTAL FRAME
SIDE 1	617.15	29.47	646.62
SIDE 2	617.15	29.47	646.62
TOTAL	1234.30	58.94	1293.24

WEST ELEVATION
1" = 5'



NORTH ELEVATION
1" = 5'



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OSCARA B. BONADIMAN & ASSOCIATES, INC.
 ENGINEERS - C.E.I. - SURVEYING - PLANNING

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 224 NORTH ARROWHEAD AVE.
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