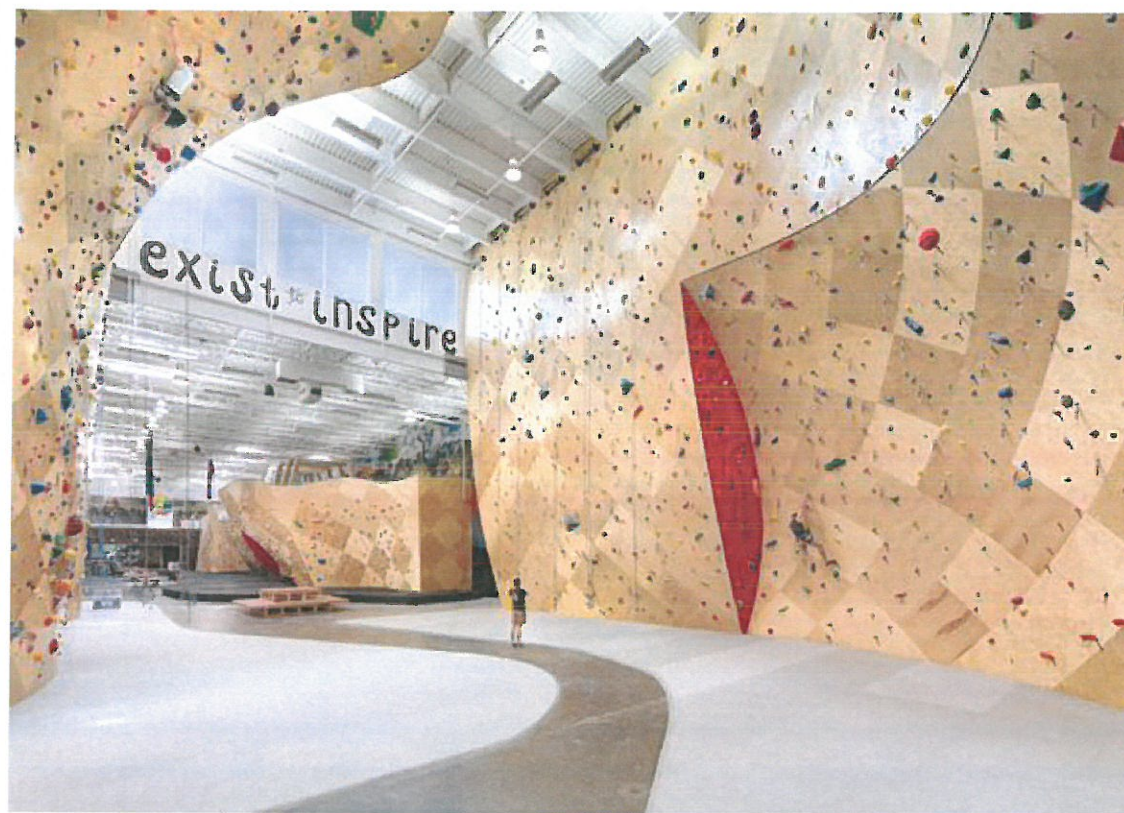
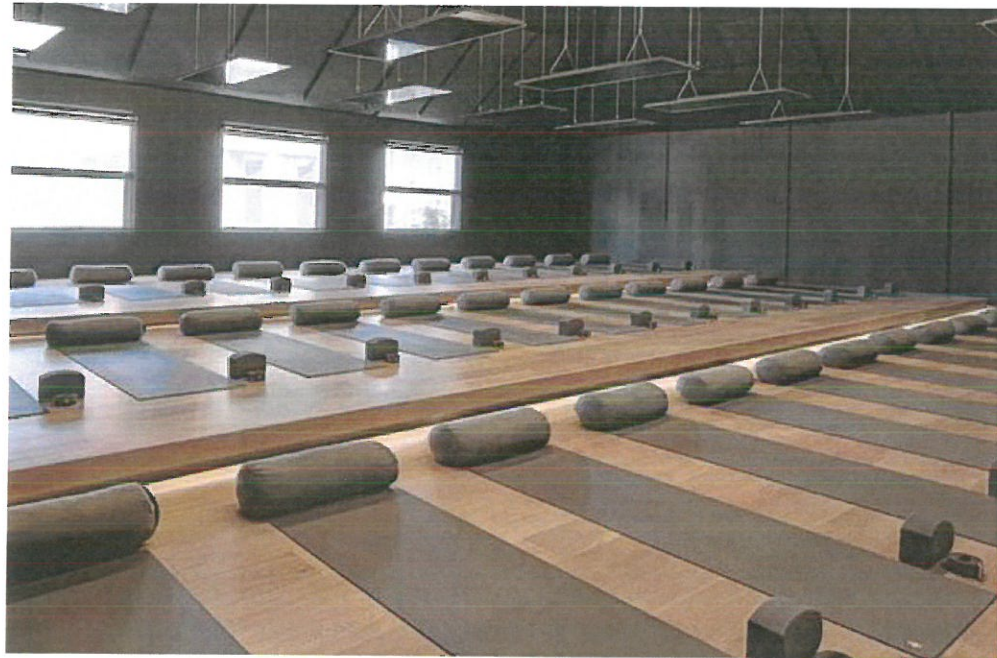




CERTIFICATE OF APPROPRIATENESS SUBMITTAL
PACKARD MOTORS BUILDING
205 E. ANAHEIM STREET, LONG BEACH, CA 90813
NOV 02, 2017

COVER ARCHITECTURE
1914 NORTH AVENUE 52
LOS ANGELES, CA 90042
T: 443.629.4269



PROPOSED BUSINESS CLIMBING GYM AND FITNESS CENTER IMAGE PRECEDENTS



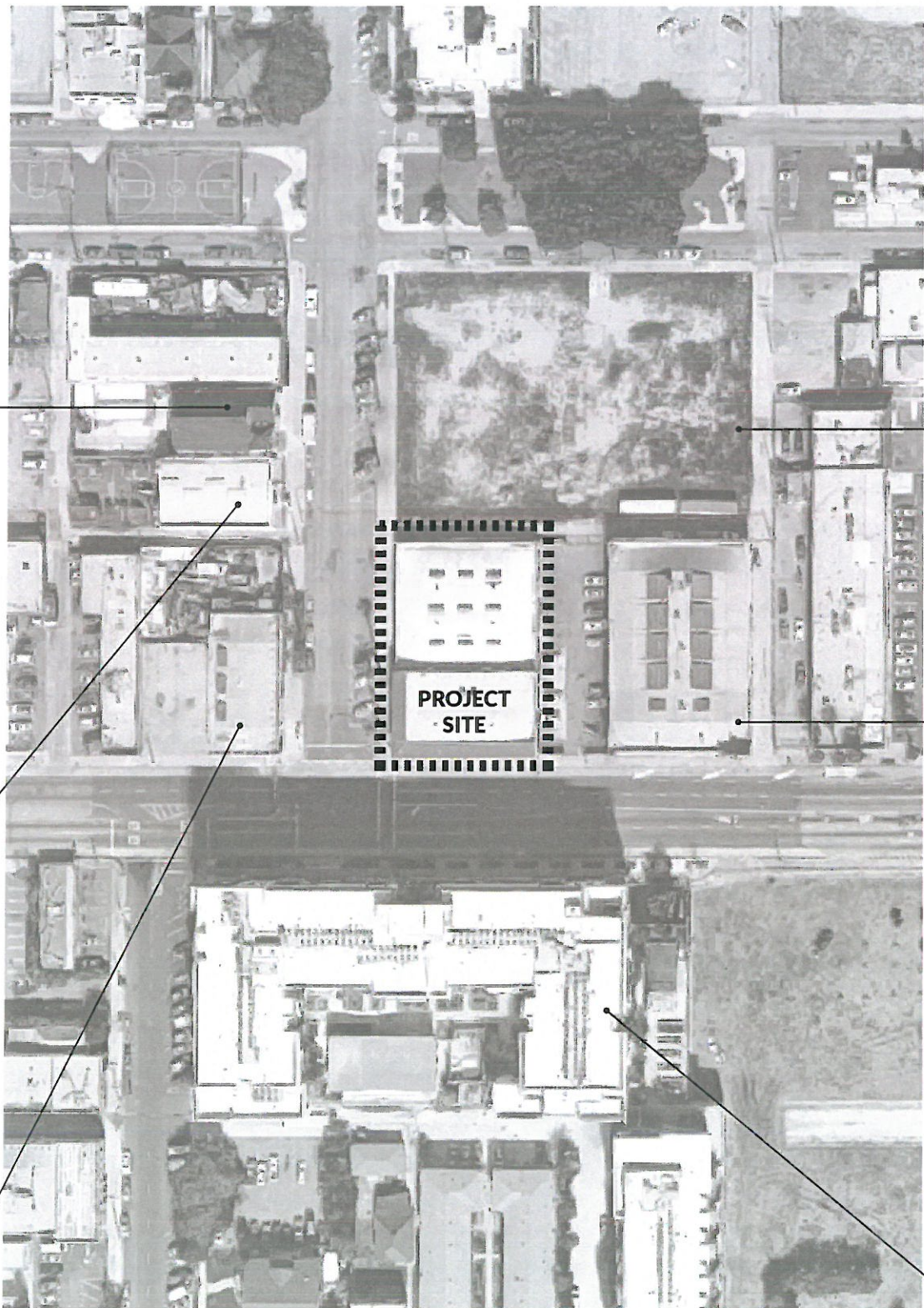
FIRST APOSTOLIC CHURCH - LONG BEACH



SOUTHERN CALIFORNIA EDISON



COAST ENGINE SUPPLY



VACANT LOT



FOREIGN + DOMESTIC AUTO BODY + PAINT



LONG BEACH SENIOR ARTS COLONY

PACKARD MOTORS BUILDING SITE CONTEXT



ANAHEIM STREET LOOKING NORTH



LOCUST AVENUE LOOKING EAST

PACKARD MOTORS BUILDING URBAN CONTEXT



VIEW FROM CORNER OF ANAHEIM AND LOCUST AVE.



VIEW FROM LOCUST AVE. LOOKING SOUTH



VIEW FROM ANAHEIM STREET

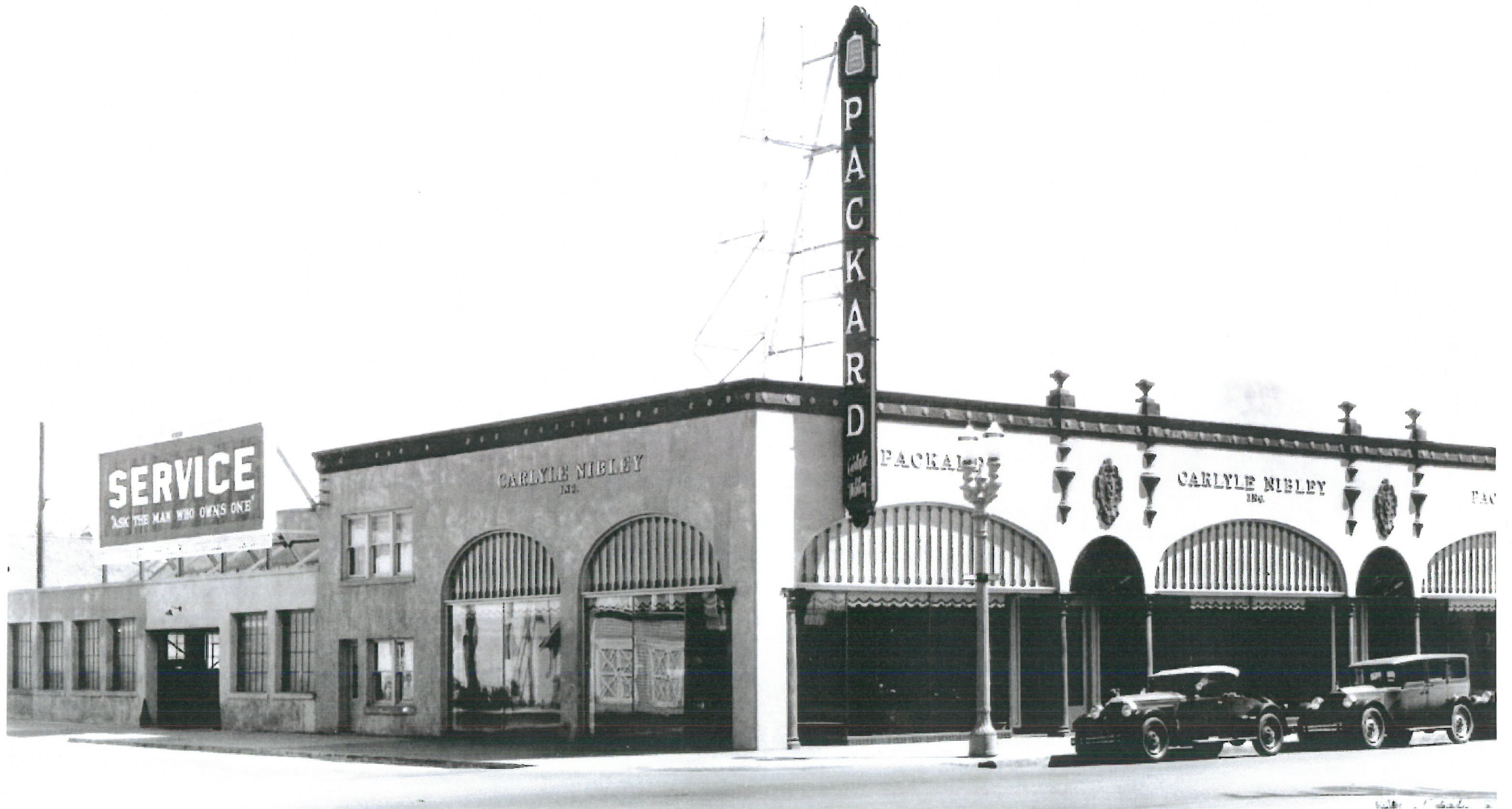


VIEW OF EAST ELEVATION AND PARKING LOT

PACKARD MOTORS BUILDING STREET ELEVATIONS

PACKARD MOTORS BUILDING - 205 ANAHEIM ST.

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HISTORICAL PHOTOGRAPH APPROX. 1930S

PACKARD MOTORS BUILDING HISTORICAL PHOTO

PACKARD MOTORS BUILDING - 205 ANAHEIM ST.

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PHOTOGRAPH OF CURRENT CONDITION

PACKARD MOTORS BUILDING CURRENT CONDITION + FEATURES



RENDERING OF PROPOSAL

PACKARD MOTORS BUILDING PROPOSED UPDATES - PHASE 1

RESTORE OPENINGS ON
WEST ELEVATION TO MATCH
HISTORICAL CONDITION

RESTORE ARCH OPENING, INSTALL STOREFRONT
SYSTEM AND ARCHED BOARD-AND-BATTEN
FEATURE TO MATCH ADJACENT CONDITION

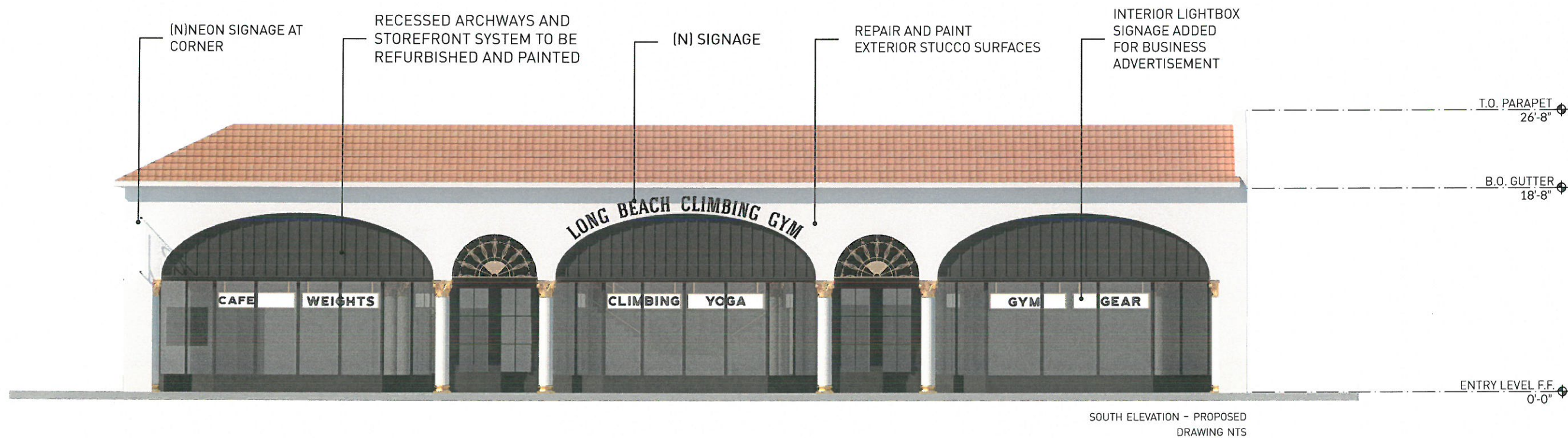


RENDERING OF PROPOSAL

PACKARD MOTORS BUILDING PROPOSED UPDATES - PHASE 2



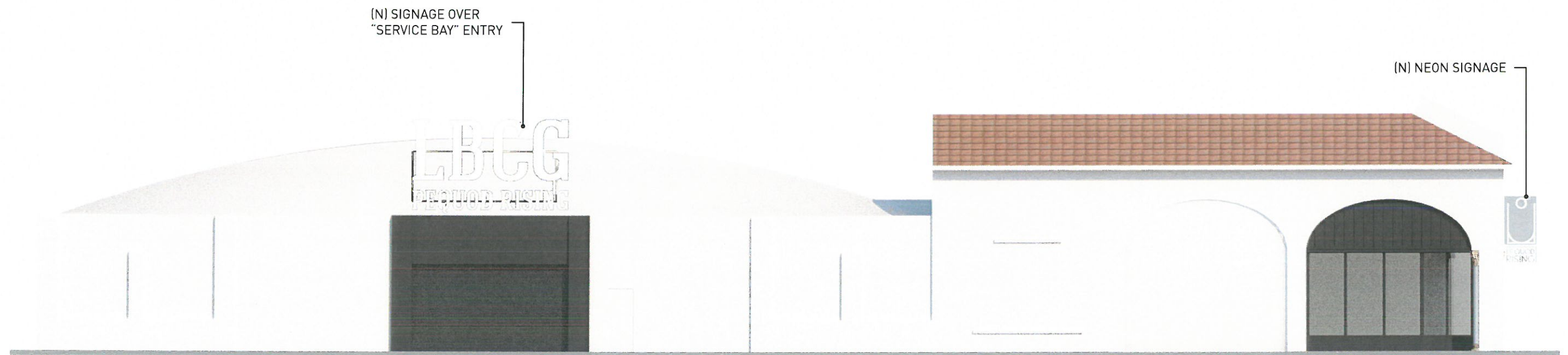
SOUTH ELEVATION - (E)CONDITION



EXTERIOR ELEVATIONS SOUTH ELEVATION



WEST ELEVATION - (E)XISTING



WEST ELEVATION - PROPOSED
DRAWING NTS

EXTERIOR ELEVATIONS WEST ELEVATION

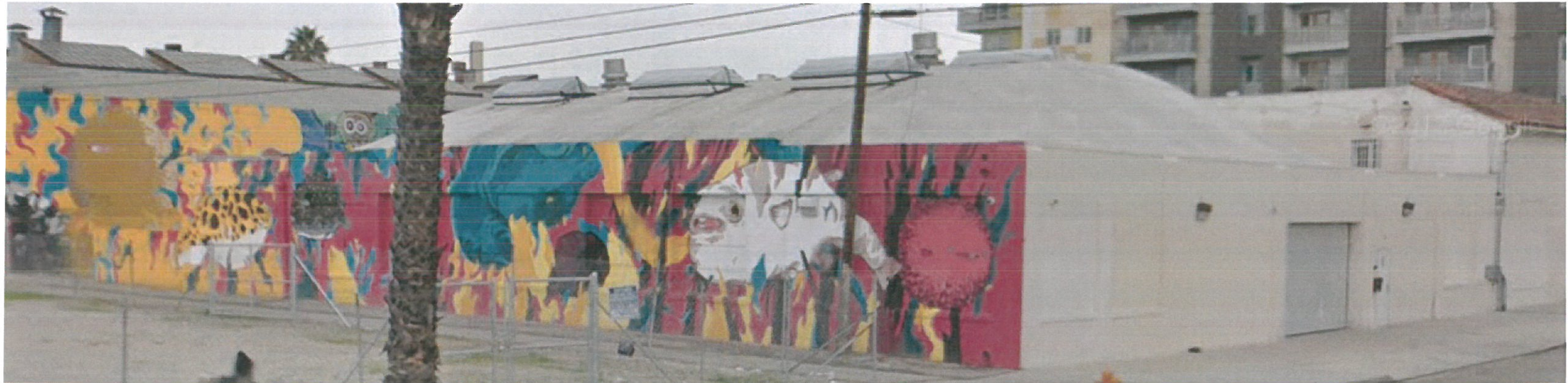
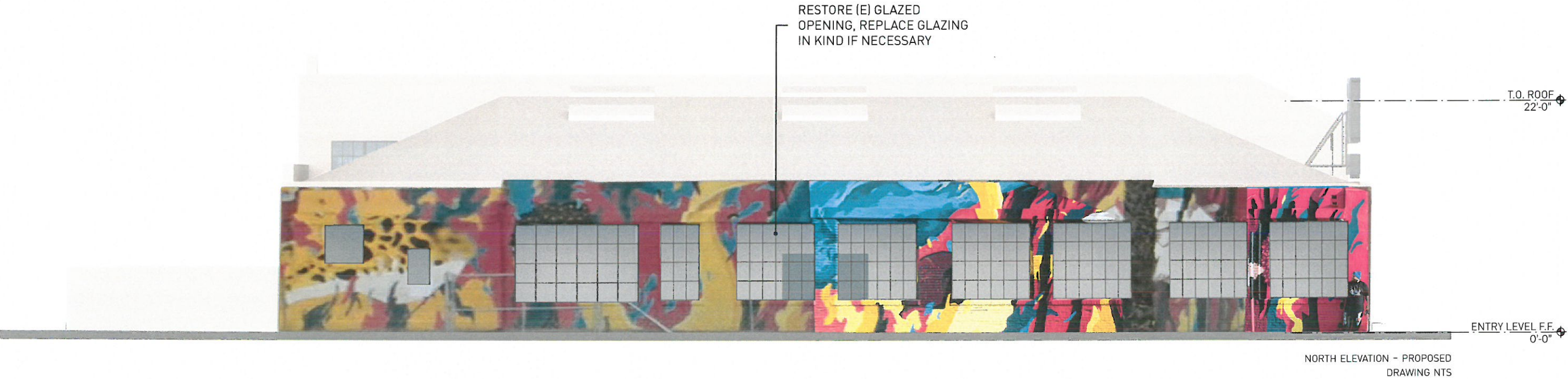


PHOTO OF NORTH ELEVATION - (E) CONDITION



EXTERIOR ELEVATIONS NORTH ELEVATION



PHOTO OF EAST ELEVATION - (E) CONDITION

PRESERVE EXISTING ART MURAL BY DREW MERRITT



EAST ELEVATION - PROPOSED
DRAWING NTS

EXTERIOR ELEVATIONS EAST ELEVATION

STAMPED CONCRETE FLOOR

ORNATE PILASTERS AND COLUMNS

WROUGHT IRON RAILING



INTERIOR - MAIN HALL

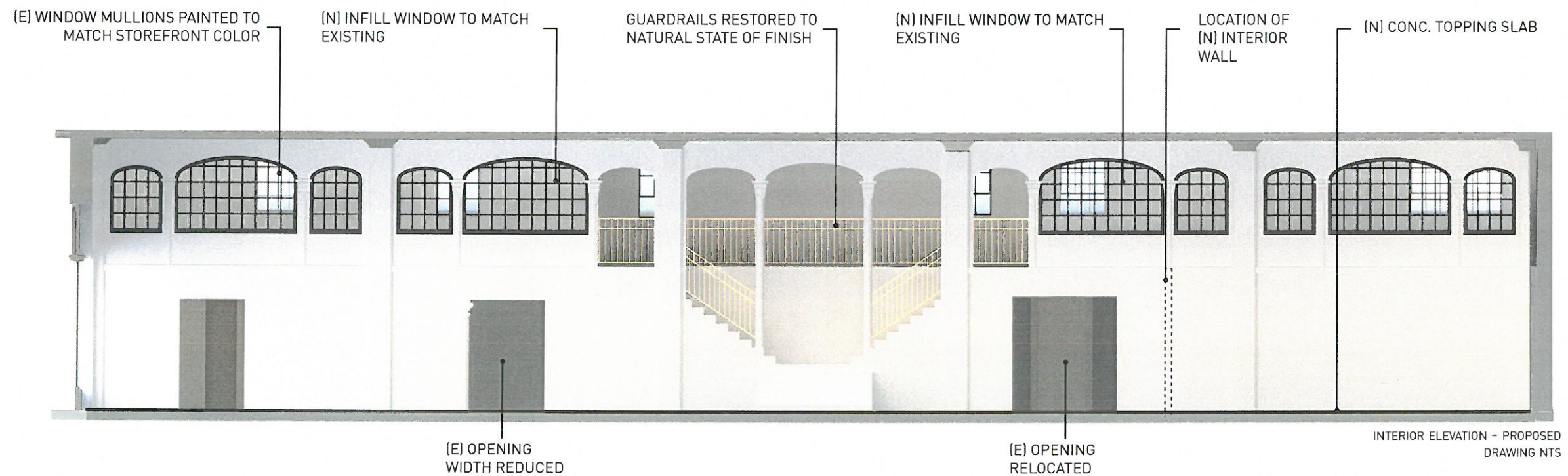
BOW-TRUSS

POLISHED CONCRETE FLOOR



INTERIOR - SERVICE BAY

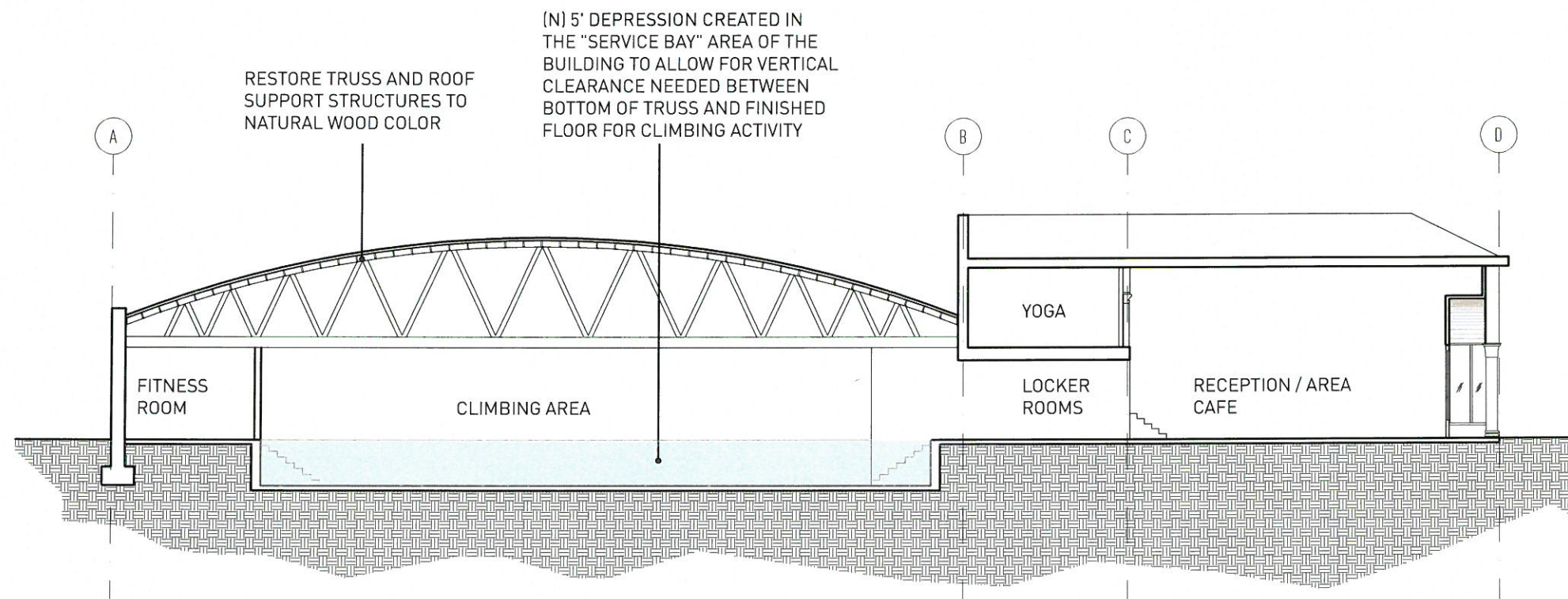
PHOTOGRAPHS EXISTING INTERIOR + FEATURES



INTERIOR ELEVATION FRONT HALL, FACING NORTH



INTERIOR (E) CONDITION OF "SERVICE BAY"

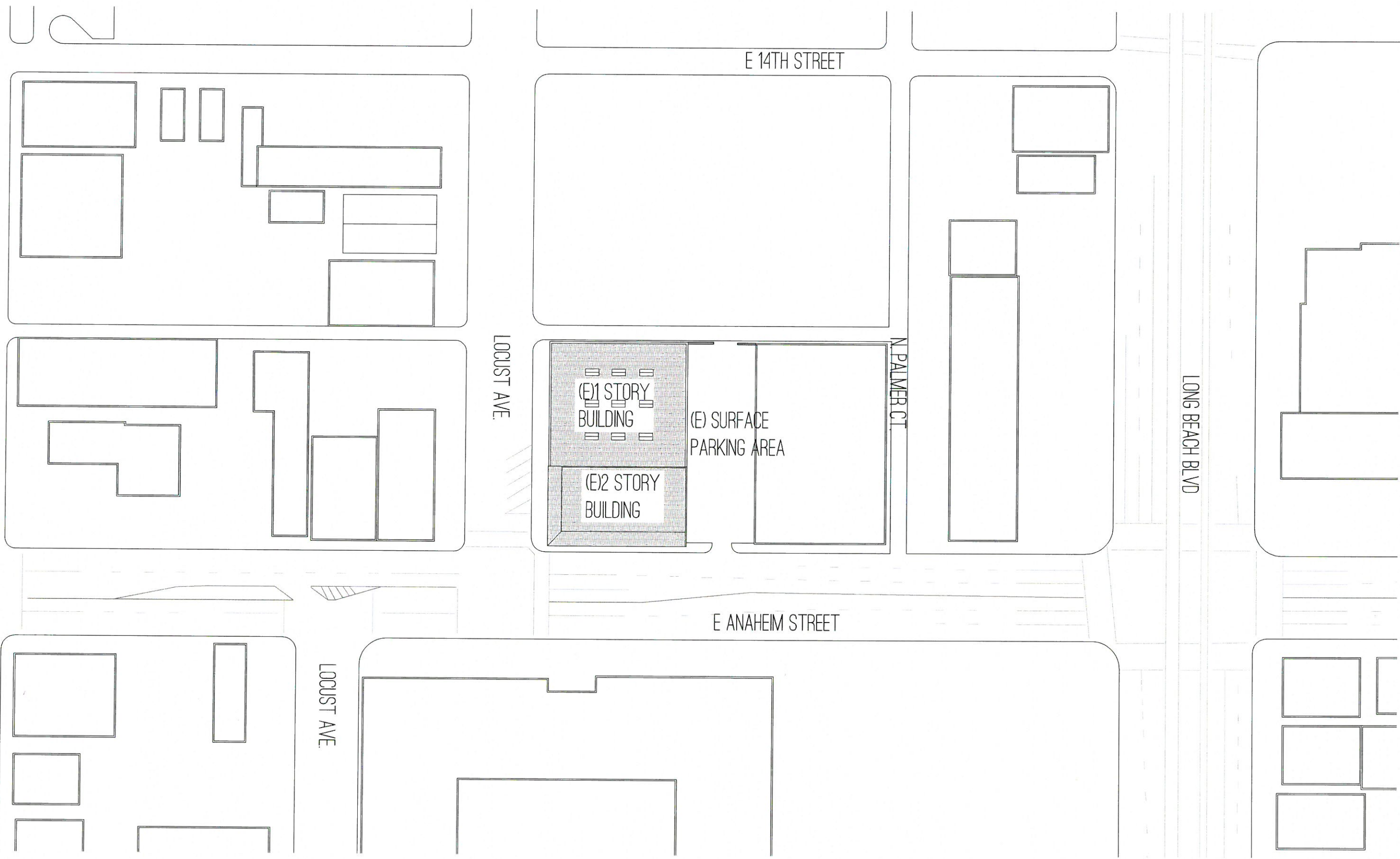


LONGITUDINAL SECTION THROUGH "SERVICE BAY" - PROPOSED
DRAWING NTS

SERVICE BAY SECTION DRAWING



MATERIAL PALETTE PROPOSED

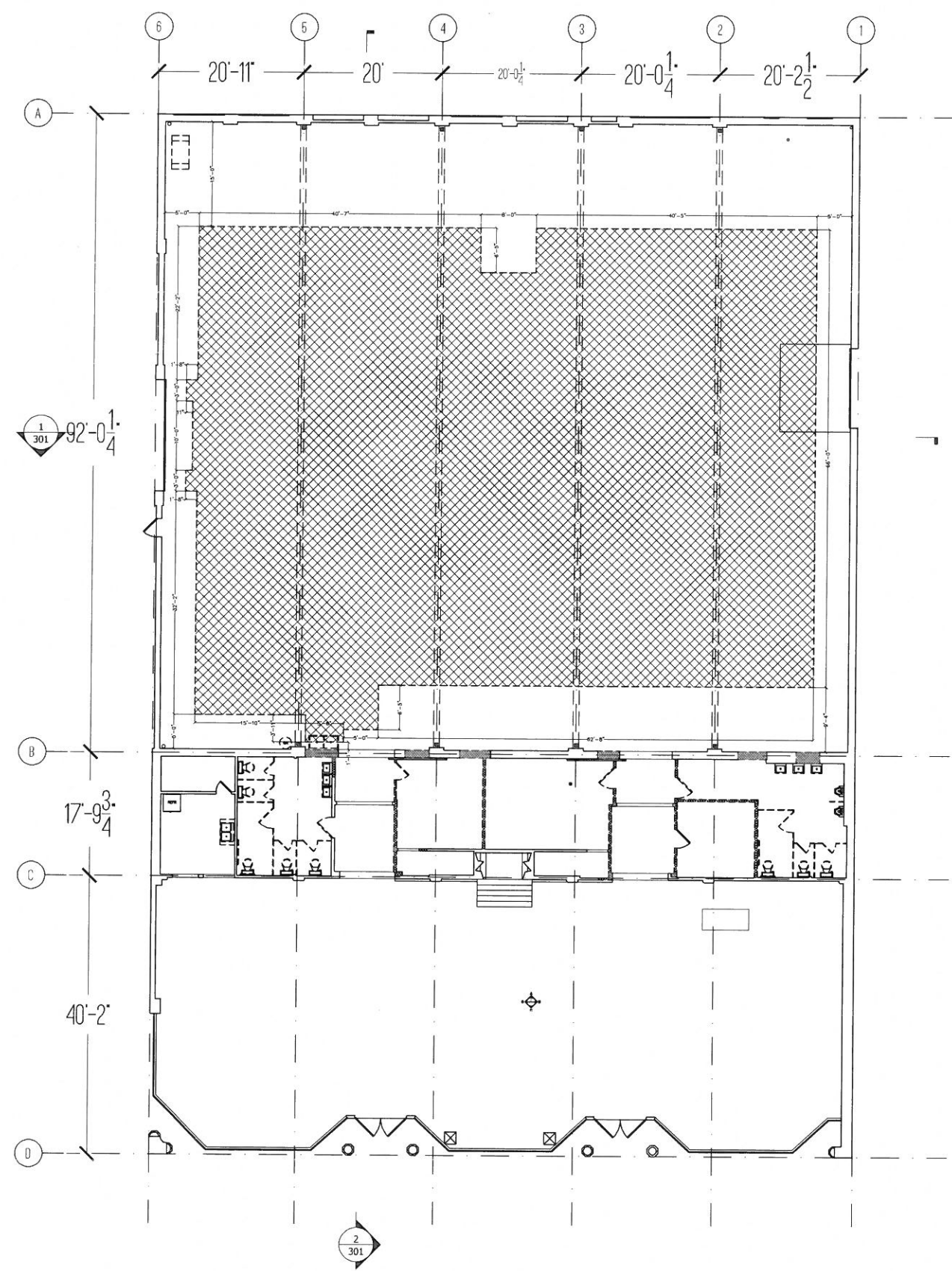


SITE PLAN

DRAWING NTS

LEGEND:






- ===== (E)WALL TO REMAIN
- ===== DEMO (E) WALLS
- - - - - DEMO (E) DOOR AND FRAME
- DEMO FIXTURES
- ▨ AREA OF SLAB/WALL TO BE REMOVED. COORDINATE EXTENT WITH MECHANICAL, ELECTRICAL AND STRUCTURAL DRAWINGS.

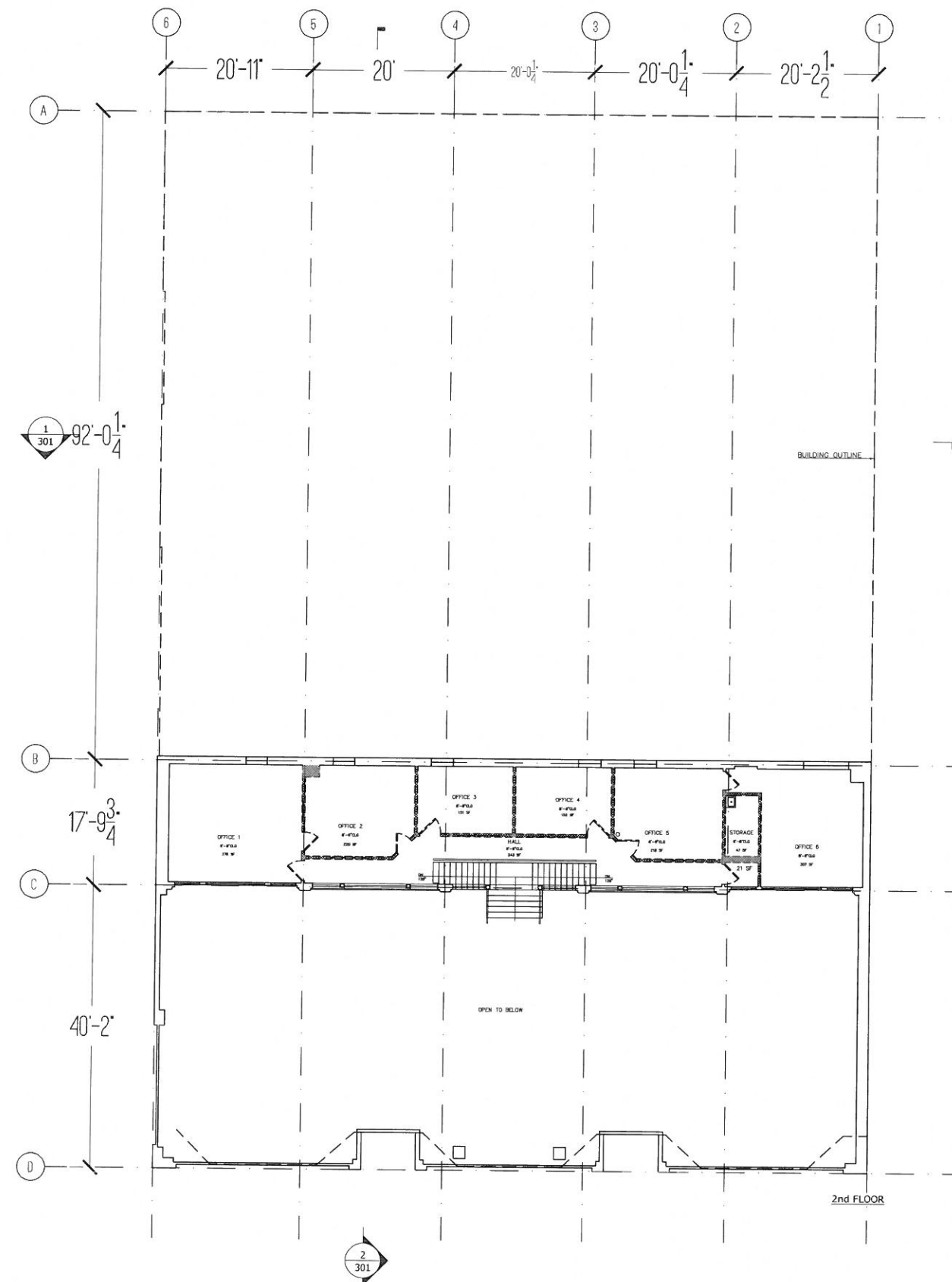


DRAWING NTS

DEMO PLAN GROUND LEVEL

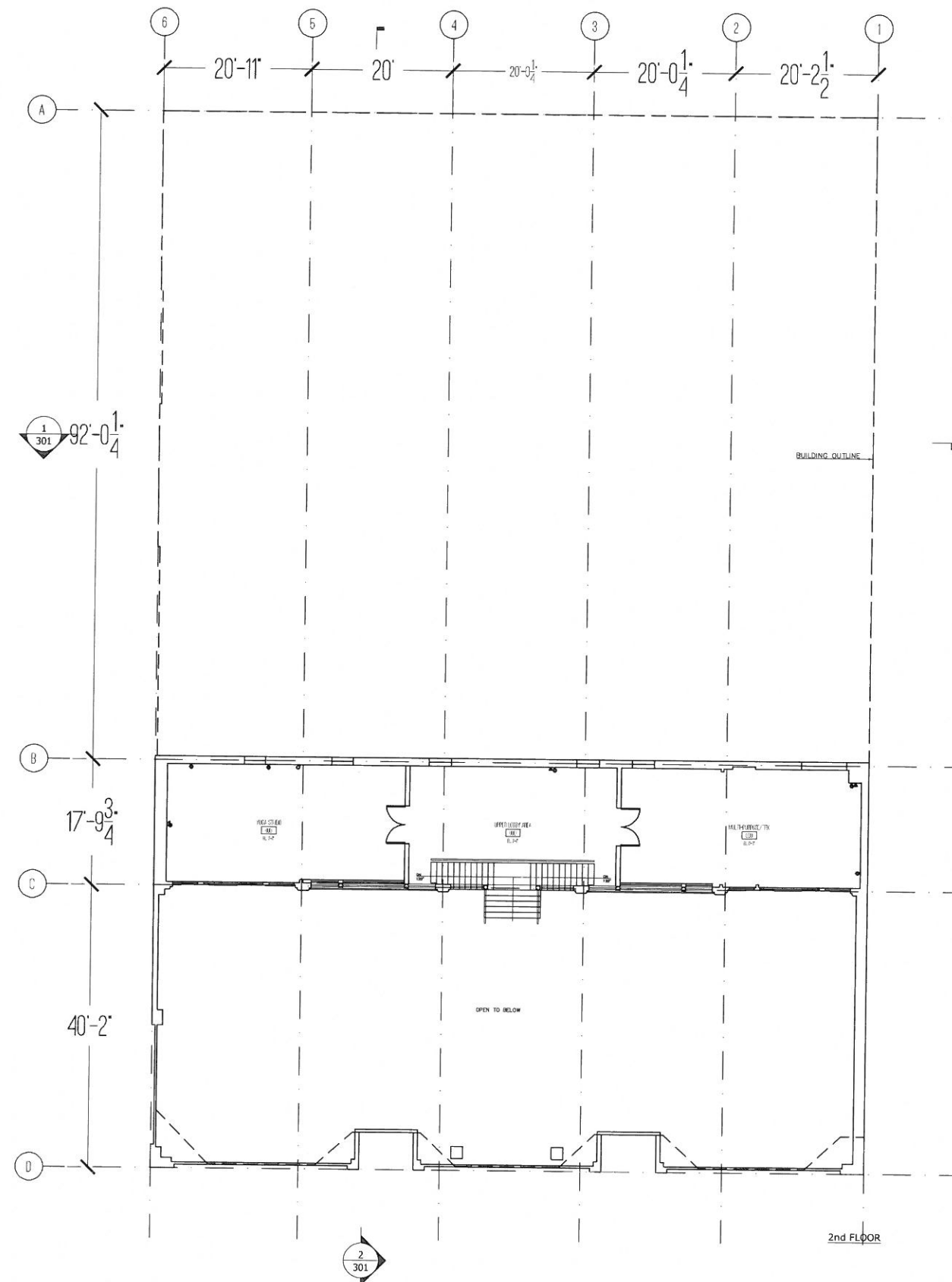
LEGEND:

-  (E)WALL TO REMAIN
-  DEMO (E) WALLS
-  DEMO (E) DOOR AND FRAME
-  DEMO FIXTURES
-  AREA OF SLAB/WALL TO BE REMOVED. COORDINATE EXTENT WITH MECHANICAL, ELECTRICAL AND STRUCTURAL DRAWINGS.



DRAWING NTS

DEMO PLAN SECOND LEVEL

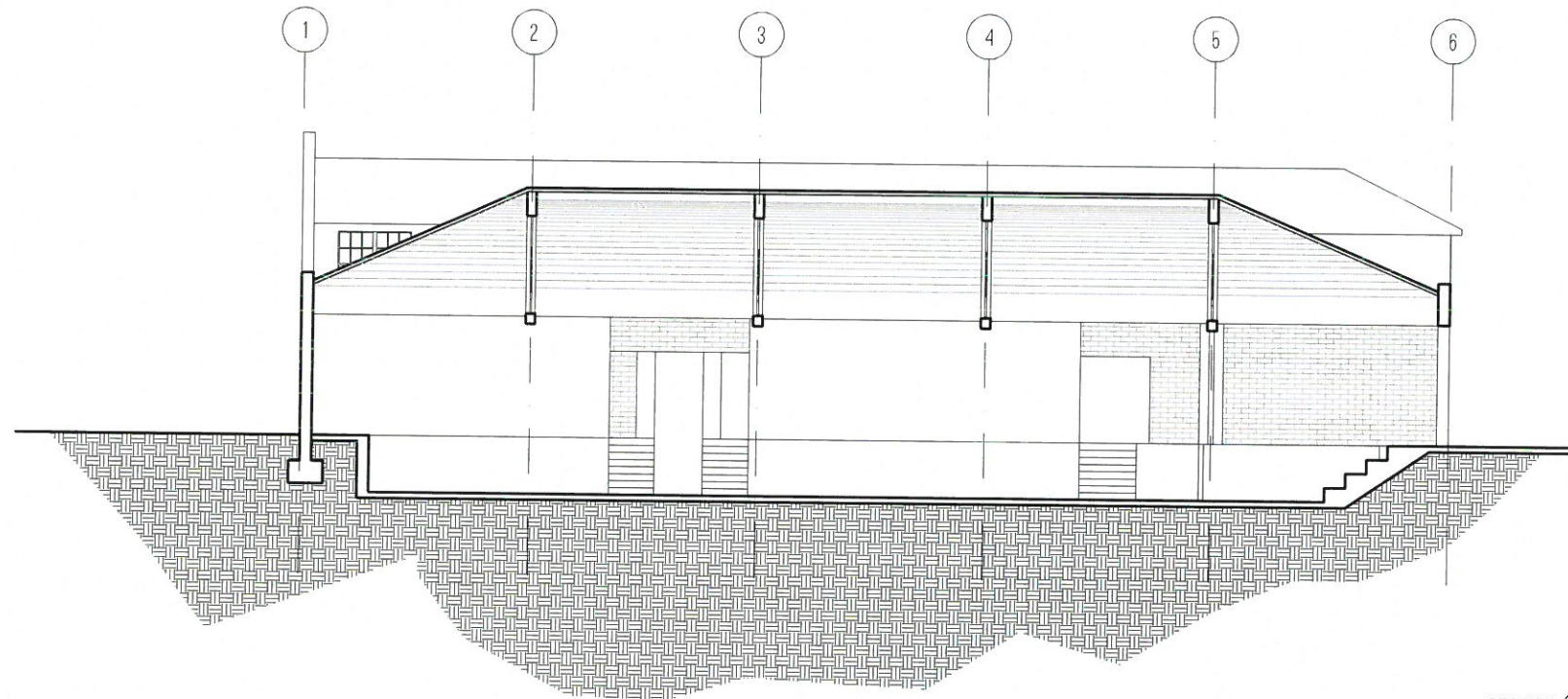


DRAWING NTS

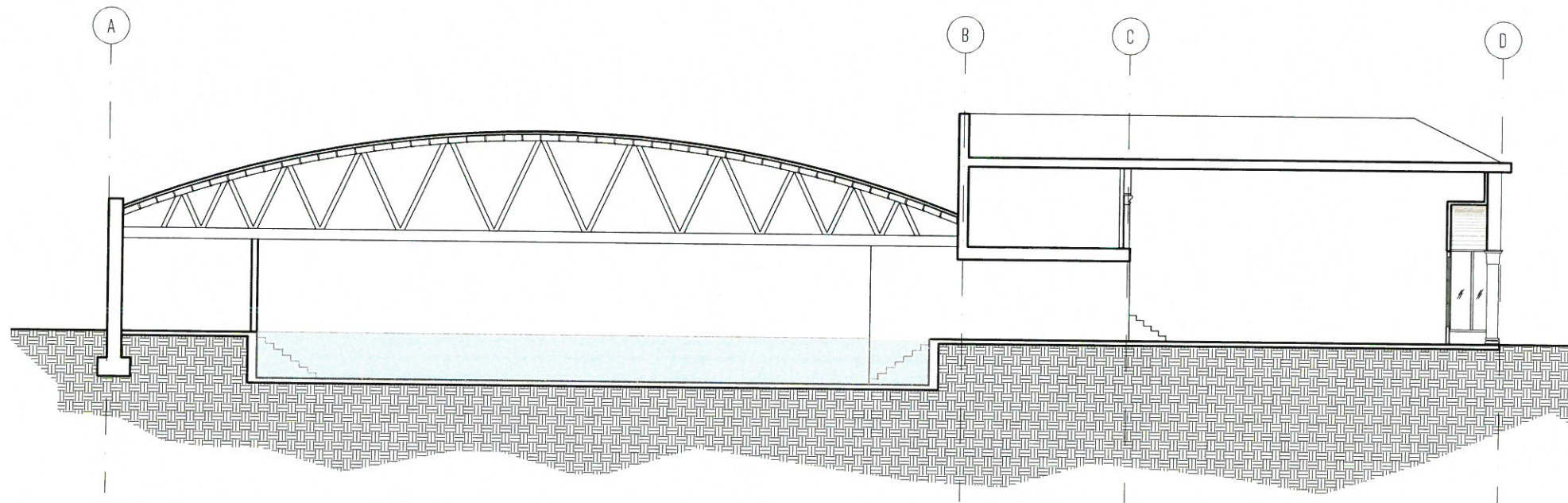
PLAN SECOND LEVEL

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SECTION 1
DRAWING NOT TO SCALE



SECTION 2
DRAWING NTS

BUILDING SECTIONS

PACKARD MOTORS BUILDING - 205 ANAHEIM ST.

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