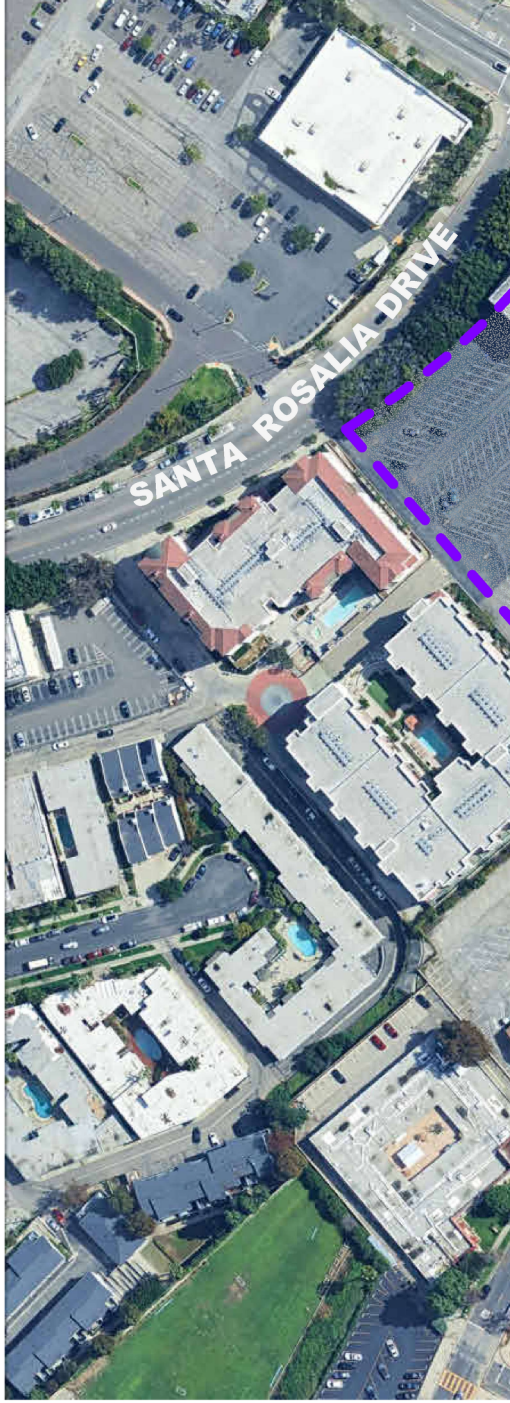


STOCK

3701-37





D

REVISED 09/19/2025

STOCKER STREET CREATIVE BUILDING ANALYSIS	BLDG A - 3 STORIES OFFICES	BLDG F PARKING GARAGE COMMUNITY ROOM
Zoning	C 2-1 SP	C 2-1
Allowable height per Zoning code	45' Crenshaw Corridor Subarea C 54' for Architectural features	45' Crenshaw Corridor S 54' for Architectural fe
Building height above grade plane per Zoning code	45' & 54'	45' & 54'
Total Project Lot Area		
Lot area per Zone	79,472	
Zone C2-1 SP - FAR: 2:1 Allowable area	158,944	
Zone C 2-1 SP - Project Floor Area (excluding Garage)	42,663	
Zone C 2-1 - FAR: 1.5:1 Allowable area		
Zone C 2-1 - Project Floor Area (excluding Garage)		
Project areas (excluding parking garage, driveway, floor openings) per Zoning Code	34,710	7,953
Total Project Floor Area per Zoning Code		
Building footprint	11,790	28,500
Floor areas per Building Code	35,229	122,358
Construction type	II-B	I-B
Structural frame	0	2 hr
Exterior bearing walls	0	2 hr
Interior bearing walls	0	2 hr
Floor construction	0	2 hr
Roof Construction	0	1 hr
Automatic sprinkler system throughout per Building Code		

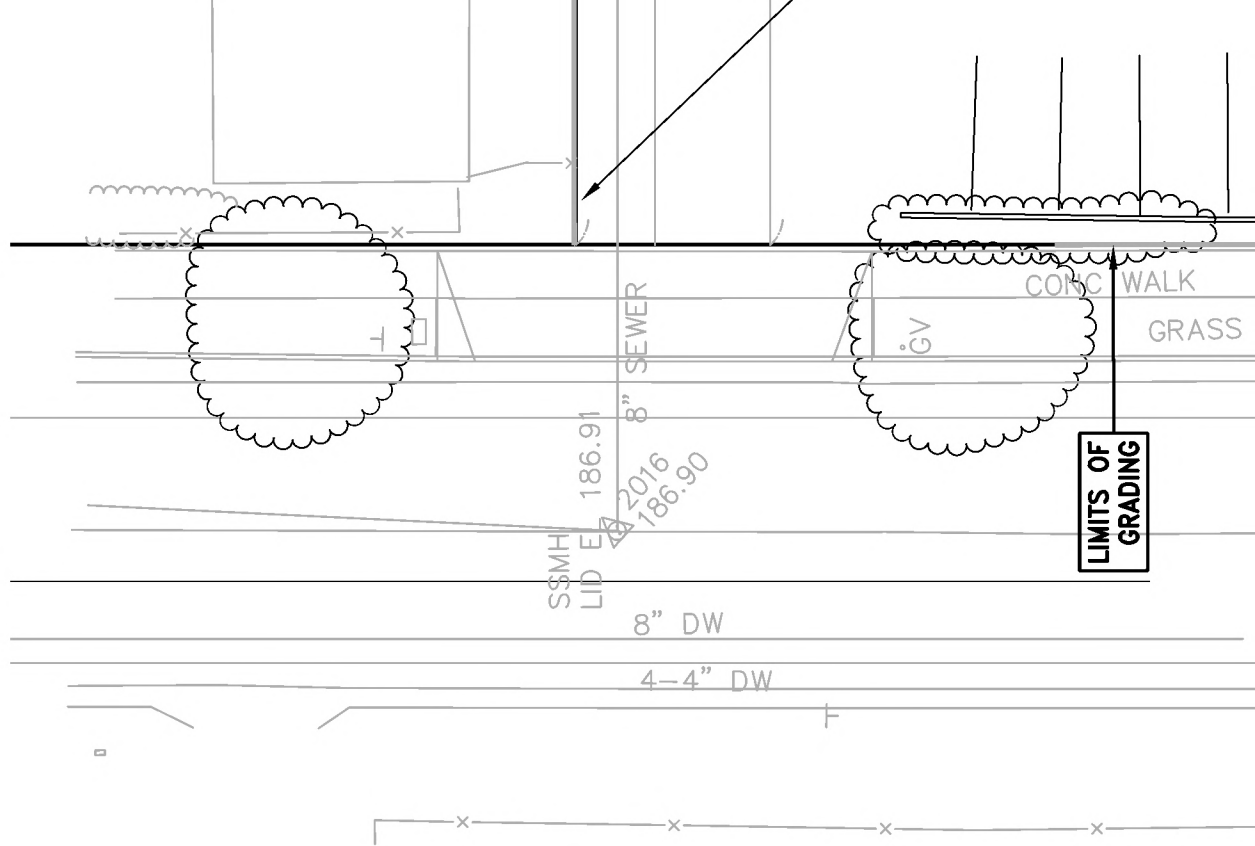
CONCEPTUAL STRIP

GENERAL GRADING NOTES:

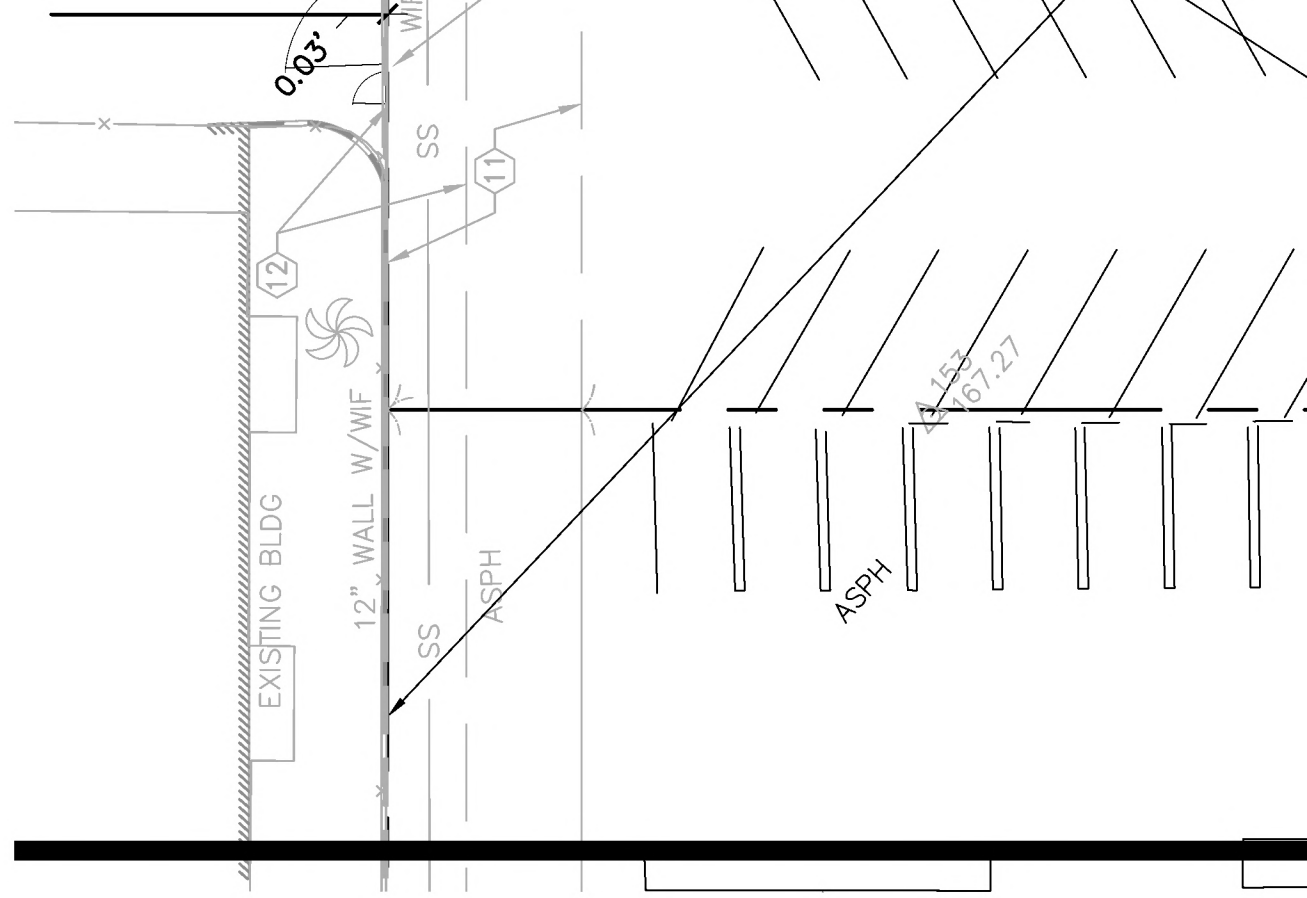
1. GC TO OBTAIN NECESSARY ENCROACHMENT "A" PERMIT FOR ANY/ALL WORK IN THE PUBLIC RIGHT-OF-WAY.
2. ALL RECOMMENDATIONS AND CONDITIONS OF THE APPROVED SOILS AND/OR GEOLOGICAL REPORT AND THE DEPARTMENT'S APPROVAL LETTERS SHALL BE PART OF THE PLANS AND SHALL BE AT THE JOB SITE AT ALL TIMES. THE SITE SPECIFIC SOILS REPORT DATED: FEBRUARY 17, 2022 BY GEODYNE ENGINEERING, INC.; CITY OF LOS ANGELES APPROVAL LETTER DATED _____
3. A COPY OF THE GRADING PERMIT AND APPROVED GRADING PLANS MUST BE IN THE POSSESSION OF A RESPONSIBLE PERSON AND AVAILABLE AT THE SITE AT ALL TIMES.
4. COMPLY WITH NOTIFICATION OF ADJOINING PROPERTY BY GIVING A 30-DAY WRITTEN NOTICE (BY CERTIFIED MAIL AND RETURN RECEIPT) OF THE ATTACHED LETTER TO ADJACENT PROPERTY OWNERS, OF INTENT TO EXCAVATE WHERE EXCAVATION IS DEEPER THAN THE FOUNDATION OF ADJOINING BUILDING OR LOCATED CLOSER TO PROPERTY LINE THAN THE DEPTH OF EXCAVATION. (3307.1), (P/BC 2014-060)
5. ALL GRADING SLOPES SHALL BE PLANTED AND SPRINKLERED (7012.1).
6. STANDARD 12 INCH HIGH BERM IS REQUIRED AT TOP OF ALL GRADED SLOPES (7013.3)
7. NO FILL TO BE PLACED UNTIL CITY GRADING INSPECTOR HAS INSPECTED

FILL NOTES:

- (a) FILL SHALL BE COMPACTION TEST APPLICABLE, A TEST (SECTION 7016.1) FIELD DENSITY SHALL BE OBTAINED BY BUILDING OFFICIAL. LESS THAN 10% SHALL BE OBTAINED SUFFICIENT TESTS RELATIVE TO COMPACTED MINIMUM GUIDELINE
- (1) ONE TEST FOR
- (2) ONE TEST FOR
- (3) ONE TEST FOR BUILDING SITE THEREOF.
- (4) ONE TEST IN VERTICAL LIFT SUFFICIENT TESTS
- (d) SUFFICIENT TESTS

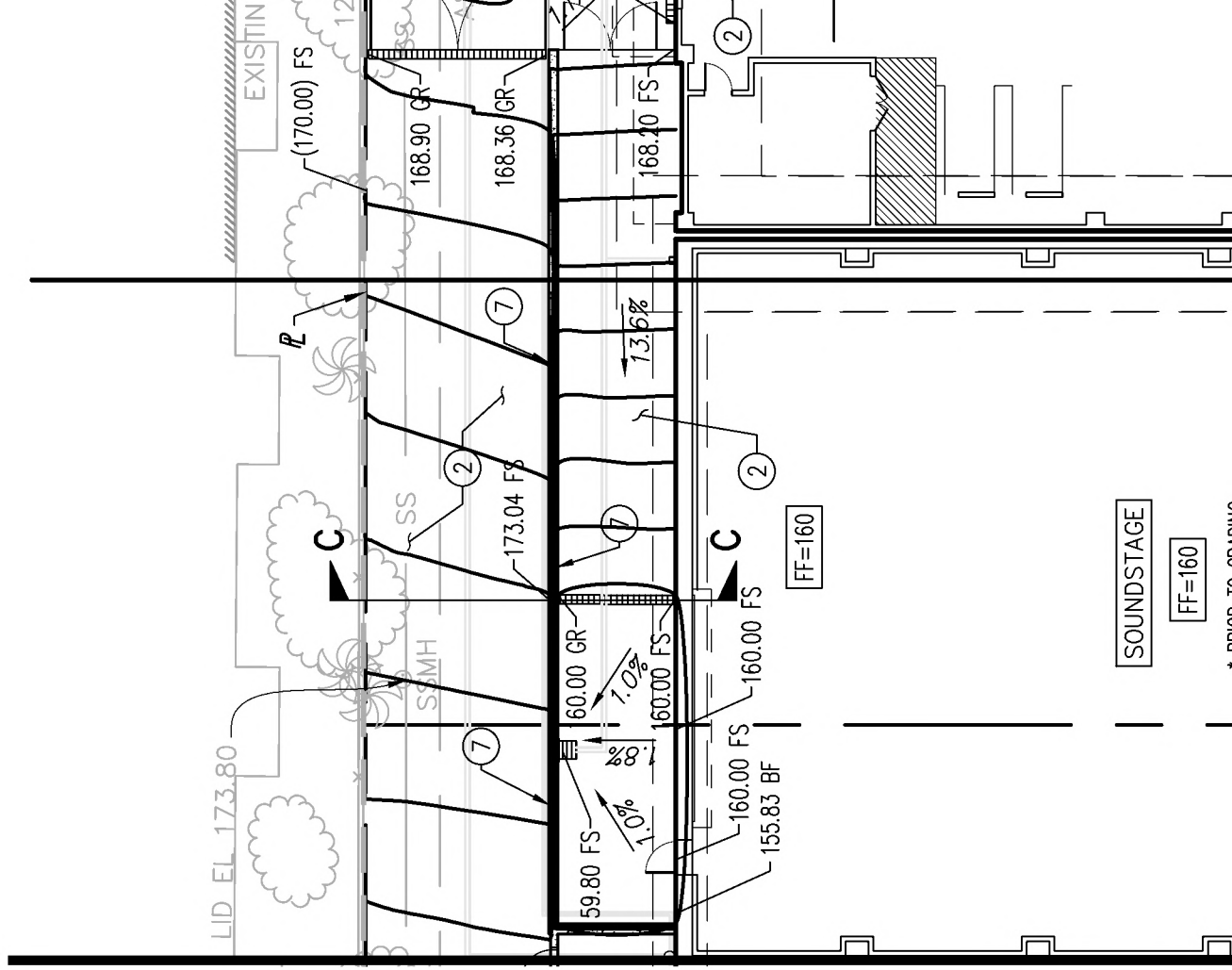


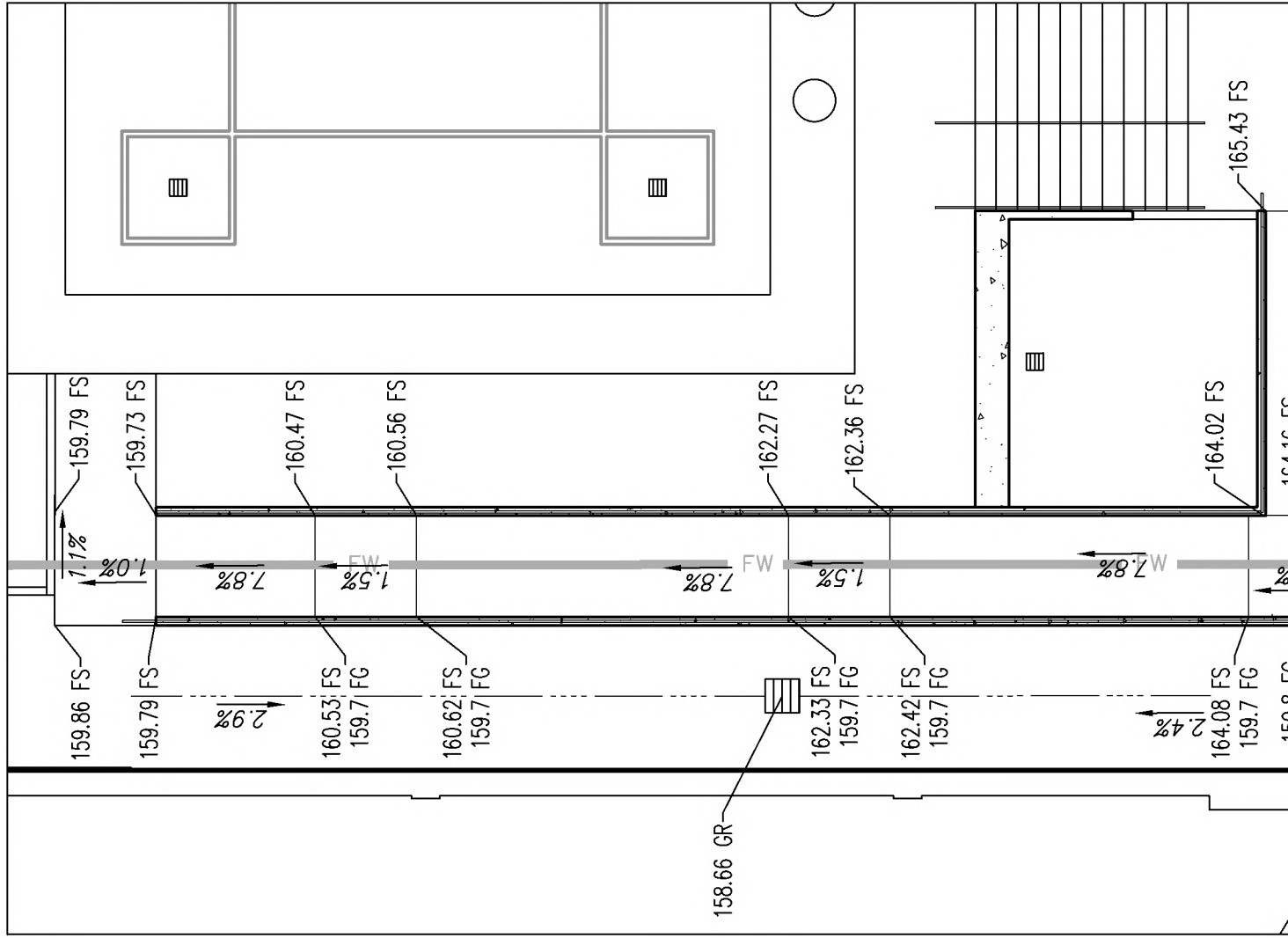
D



D

D





D

R/W

8.2'

125'

PROPOSED BUILDING

DON FELIPE DRIVE

FF=185

184.91 FS

(13)

REFER TO STRUCTURAL PLANS
FOR FOOTING INFORMATION (TYP.)

181.57 FG/SWALE

PROPOSED 6" STORM DRAIN

PROPOSED 4" FOUNDATION DRAIN

EXISTING GRADE

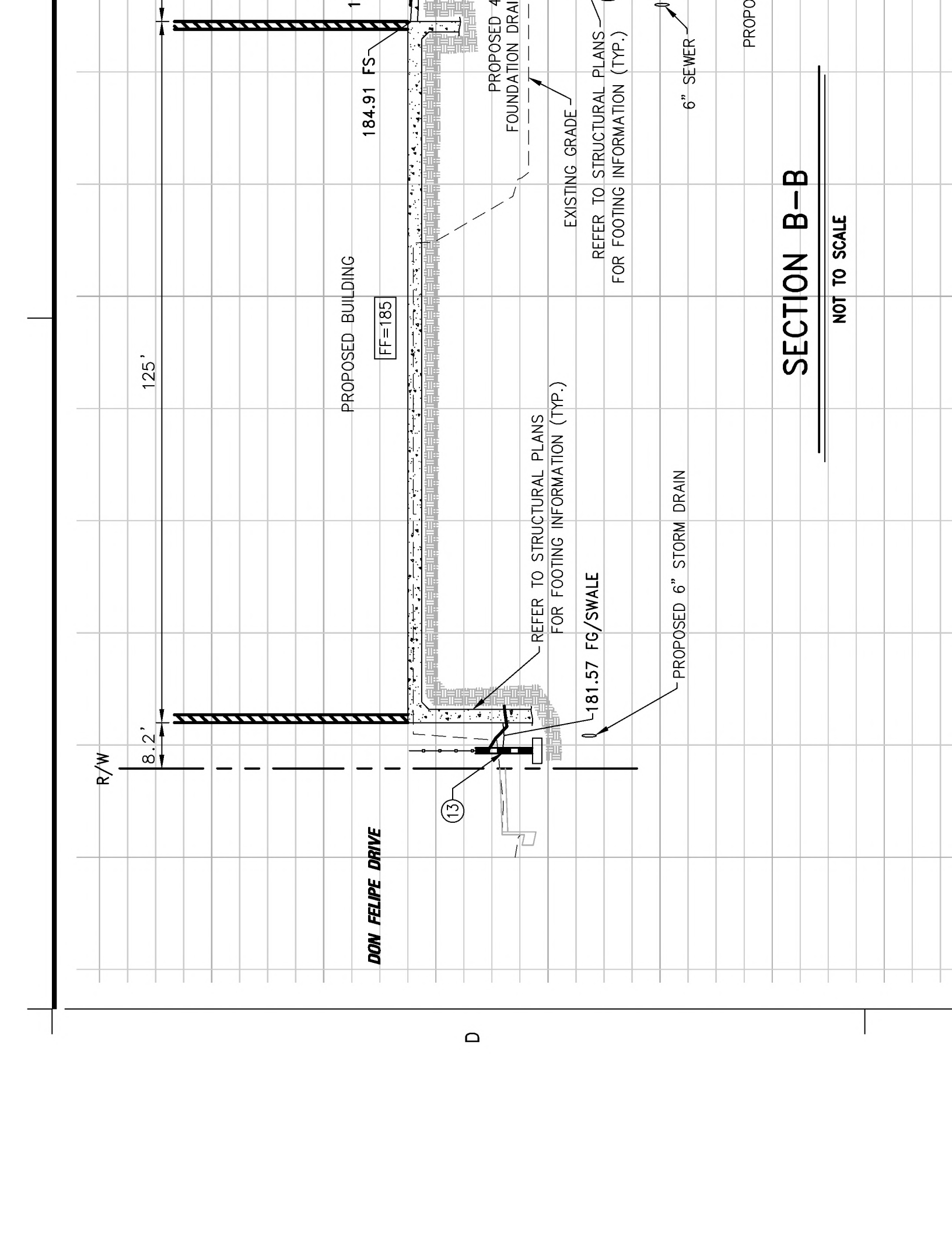
REFER TO STRUCTURAL PLANS
FOR FOOTING INFORMATION (TYP.)

6" SEWER

PROPO

SECTION B-B

NOT TO SCALE



98
103
104
105

184.23
186.91 GR
184.74 INV(N)
184.64 INV(S)
177.65 INV(W)
177.63 INV(E)
106
103
102

186.80 GR
184.80 INV
177.80 INV
177.74 INV
177.80 INV
177.74 INV
177.80 INV

82

84

84

166.80 GR
184.80 INV
98
103
104

184.92 GR
182.92 INV
178.10 INV
178.02 INV

185.83 GR
178.18 INV
99
103
104

84

185.16 GR
178.36 INV
99
103
104

SOUNDSTAGE

S=0.010

S=0.010

S=0.010

S=0.010

S=0.006

SS

SS

LIMITS OF GRADING

CONC WALK

GRASS

CONC WAL

GAS

GAS

GAS

GAS

GAS

GAS

GAS

GAS

GAS

187.26 TC
186.57 FC

186.91

186.82 TC
186.18 FC

185.75 TC
185.09 FC

184.95 TC
184.30 FC

CATV PB

SEWER

GV

SSMH

8" DW

4-4" DW

8" DW

8" DW

8" DW

8" DW

8" DW

8" DW

8" DW

8" DW

8" DW

D

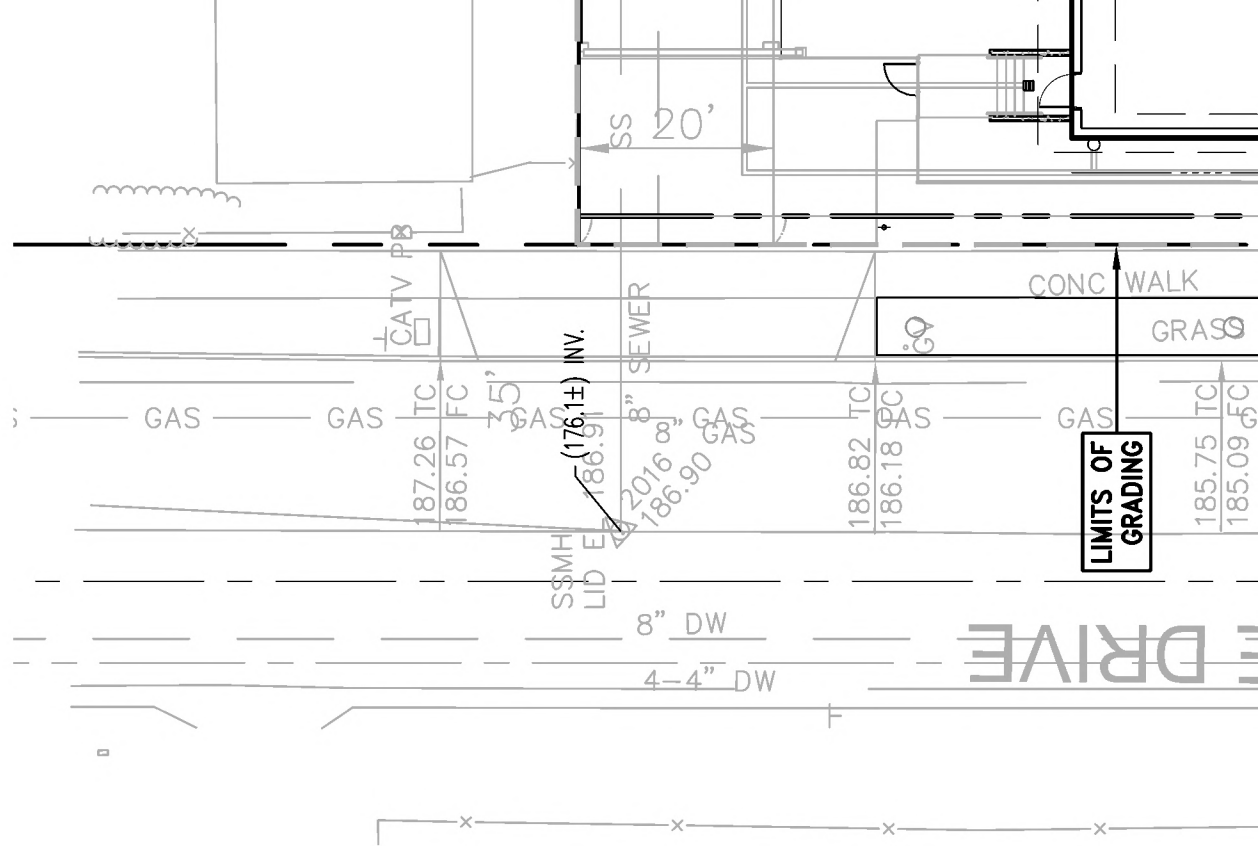
DON FELIPE DRIVE

GENERAL GRADING NOTES:

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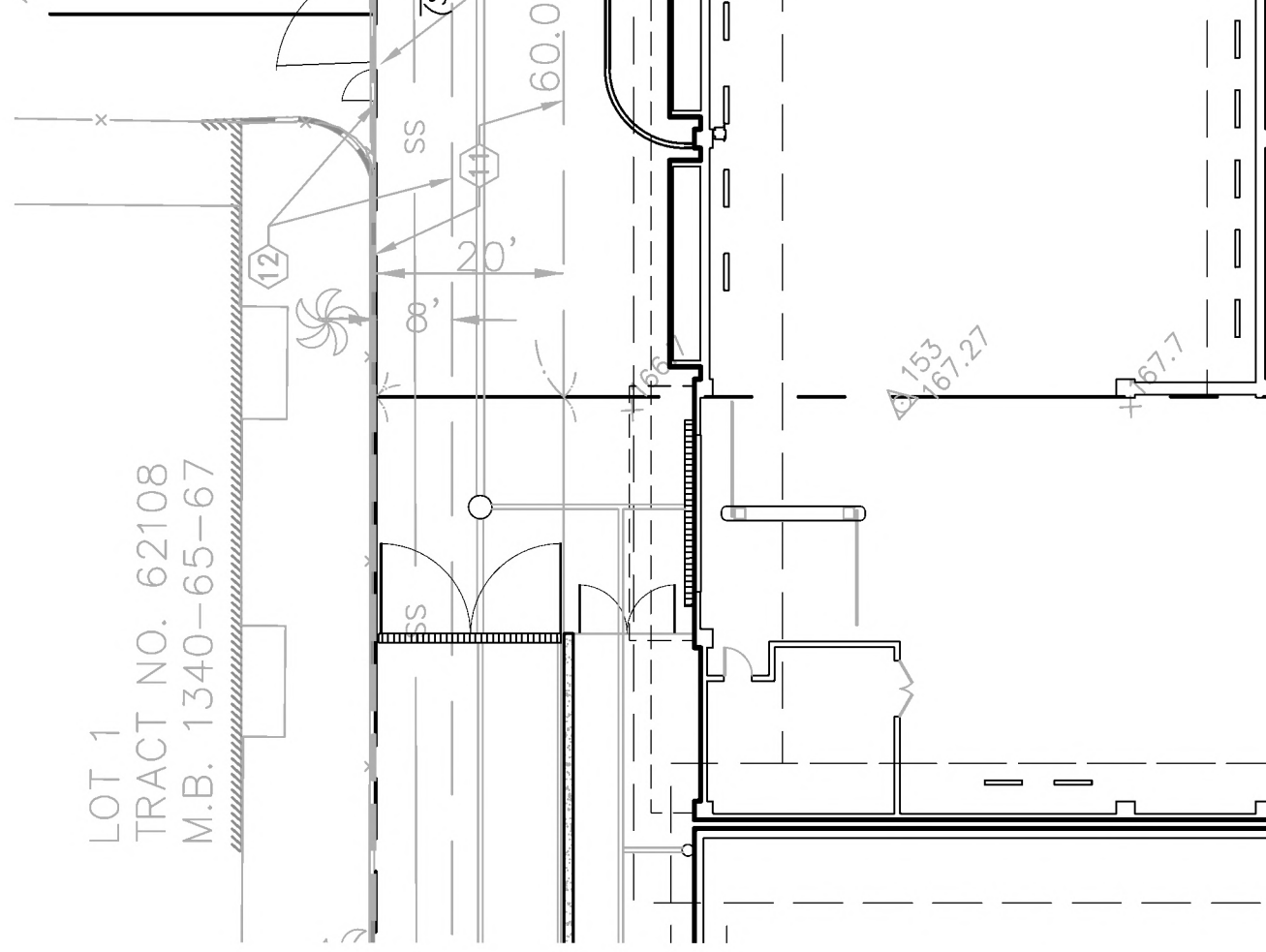
FILL NOTES:

- (a) FILL SHALL BE COMPOSED OF 90% OF MAXIMUM SOILS PLACED ON COMPACTED TEST BEDS. IF NOT APPLICABLE, A TEST SHALL BE OBTAINED IN ACCORDANCE WITH SECTION 7016.1 OF THE CITY ENGINEERING SPECIFICATIONS (SECTION 7016.1 OF THE CITY ENGINEERING SPECIFICATIONS).
- (b) FIELD DENSITY SHALL BE OBTAINED BY THE FIELD DENSITY METHOD AS DESCRIBED IN THE CITY ENGINEERING SPECIFICATIONS. FIELD DENSITY SHALL BE OBTAINED BY THE FIELD DENSITY METHOD AS DESCRIBED IN THE CITY ENGINEERING SPECIFICATIONS. FIELD DENSITY SHALL BE OBTAINED BY THE FIELD DENSITY METHOD AS DESCRIBED IN THE CITY ENGINEERING SPECIFICATIONS.
- (c) SUFFICIENT TESTS SHALL BE OBTAINED TO VERIFY THAT THE FILL MEETS THE MINIMUM COMPACTED DENSITY REQUIREMENTS. (1) ONE TEST FOR EACH 1000 SQ YD OF FILL. (2) ONE TEST FOR EACH 1000 SQ YD OF FILL. (3) ONE TEST FOR EACH 1000 SQ YD OF FILL. (4) ONE TEST IN EACH 1000 SQ YD OF FILL. (5) ONE TEST IN EACH 1000 SQ YD OF FILL.
- (d) SUFFICIENT TESTS SHALL BE OBTAINED TO VERIFY THAT THE FILL MEETS THE MINIMUM COMPACTED DENSITY REQUIREMENTS. (1) ONE TEST FOR EACH 1000 SQ YD OF FILL. (2) ONE TEST FOR EACH 1000 SQ YD OF FILL. (3) ONE TEST FOR EACH 1000 SQ YD OF FILL. (4) ONE TEST IN EACH 1000 SQ YD OF FILL. (5) ONE TEST IN EACH 1000 SQ YD OF FILL.

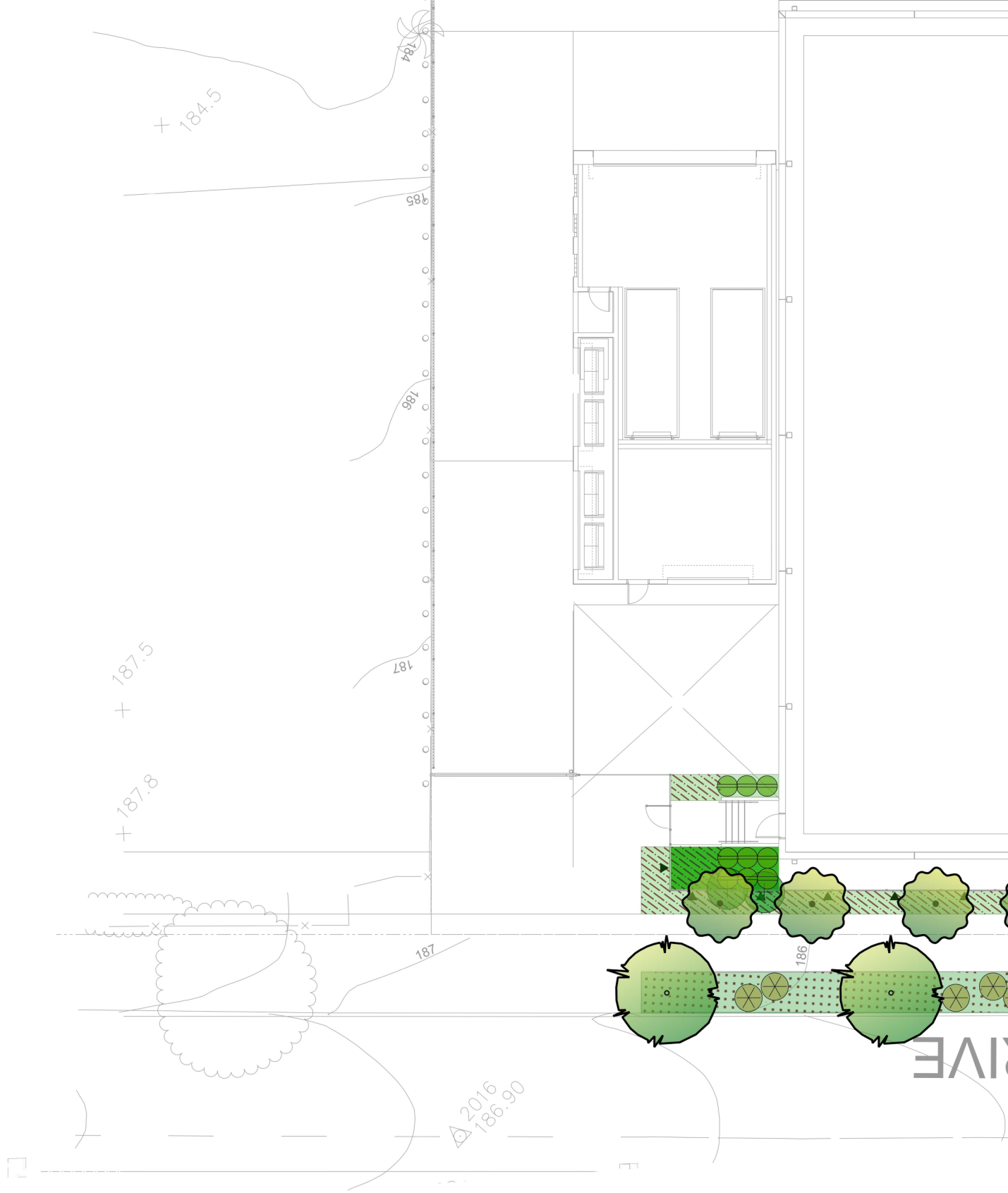


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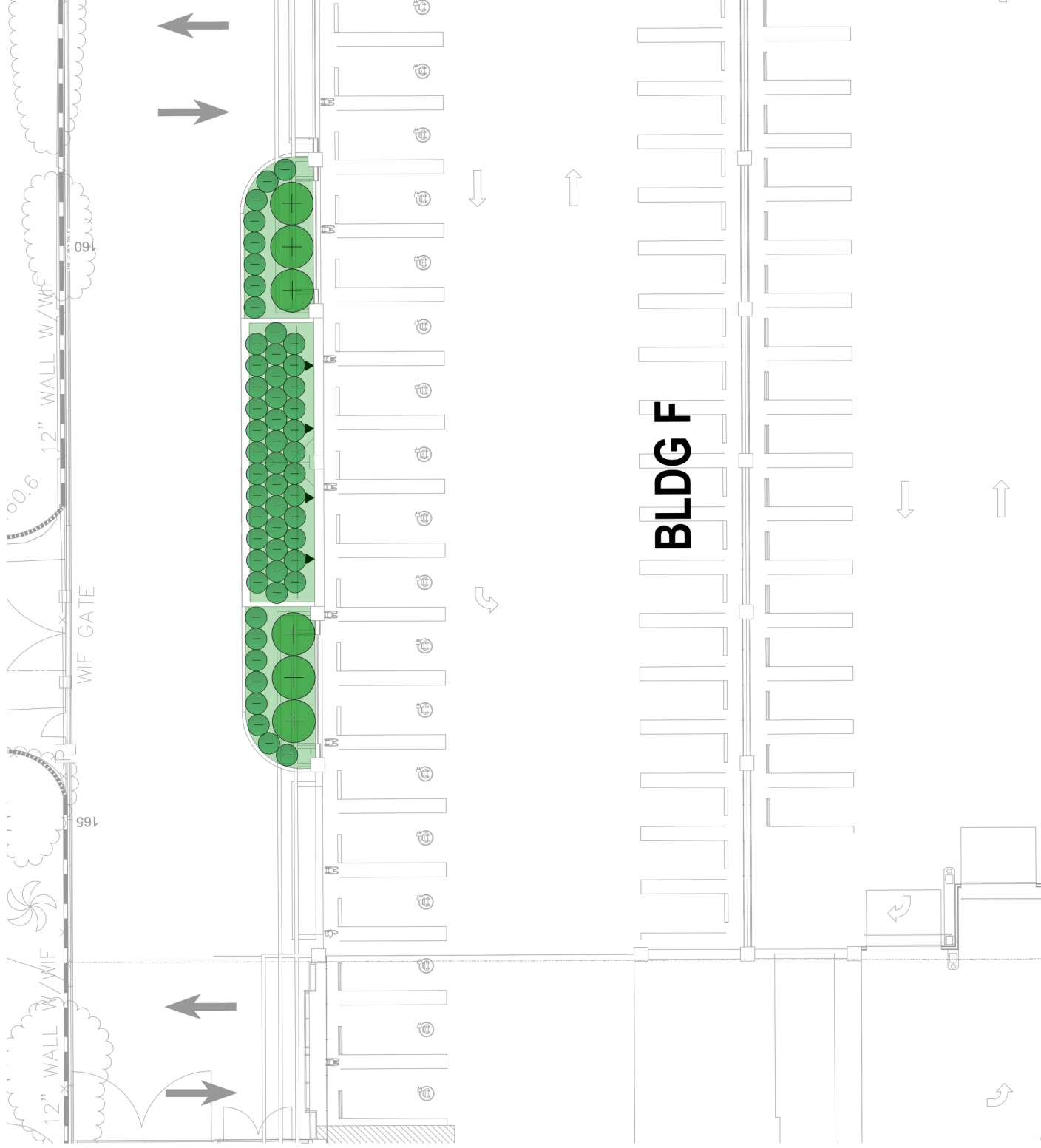
LOT 1
TRACT NO. 62108
M.B. 1340-65-67



D



D

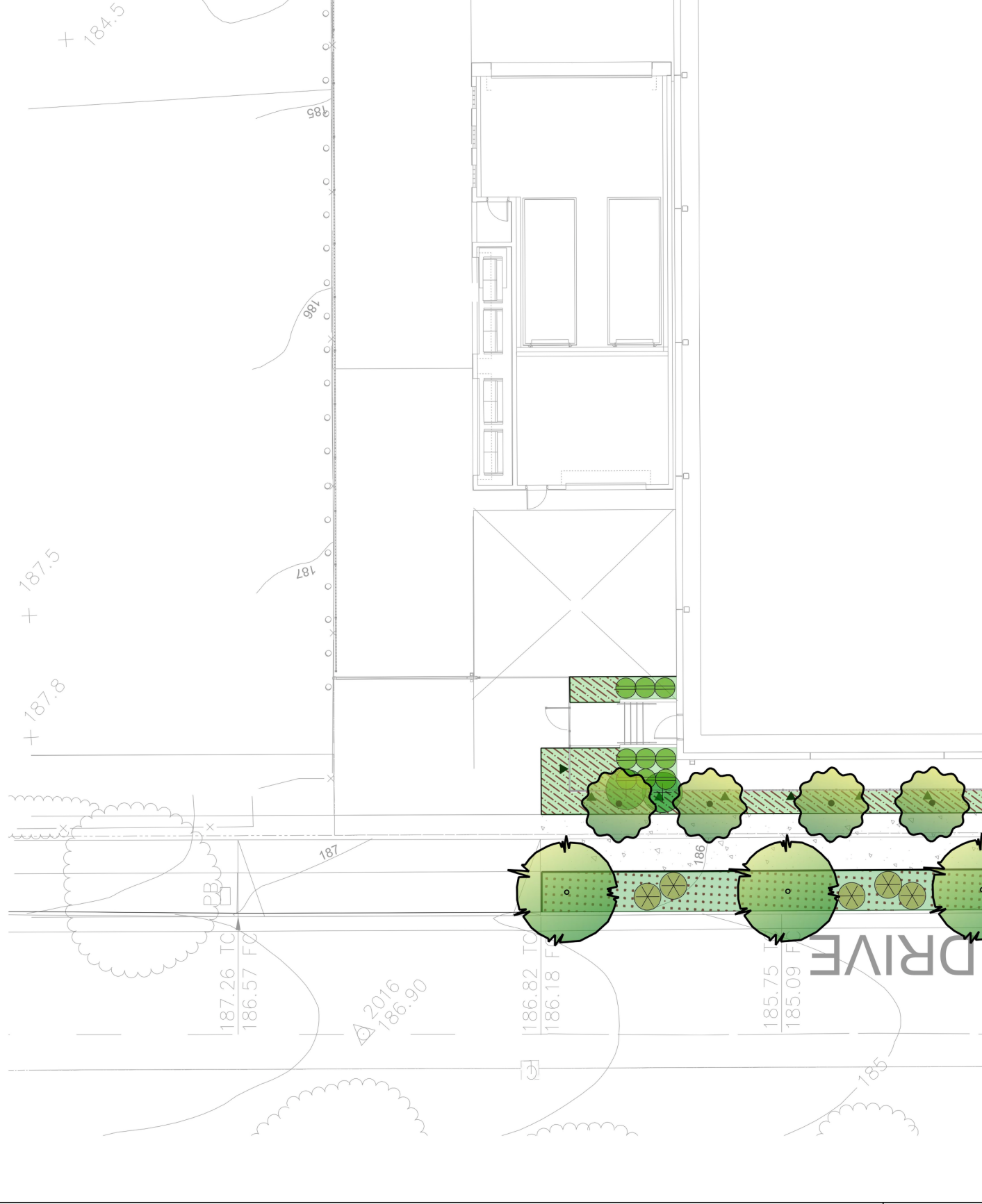


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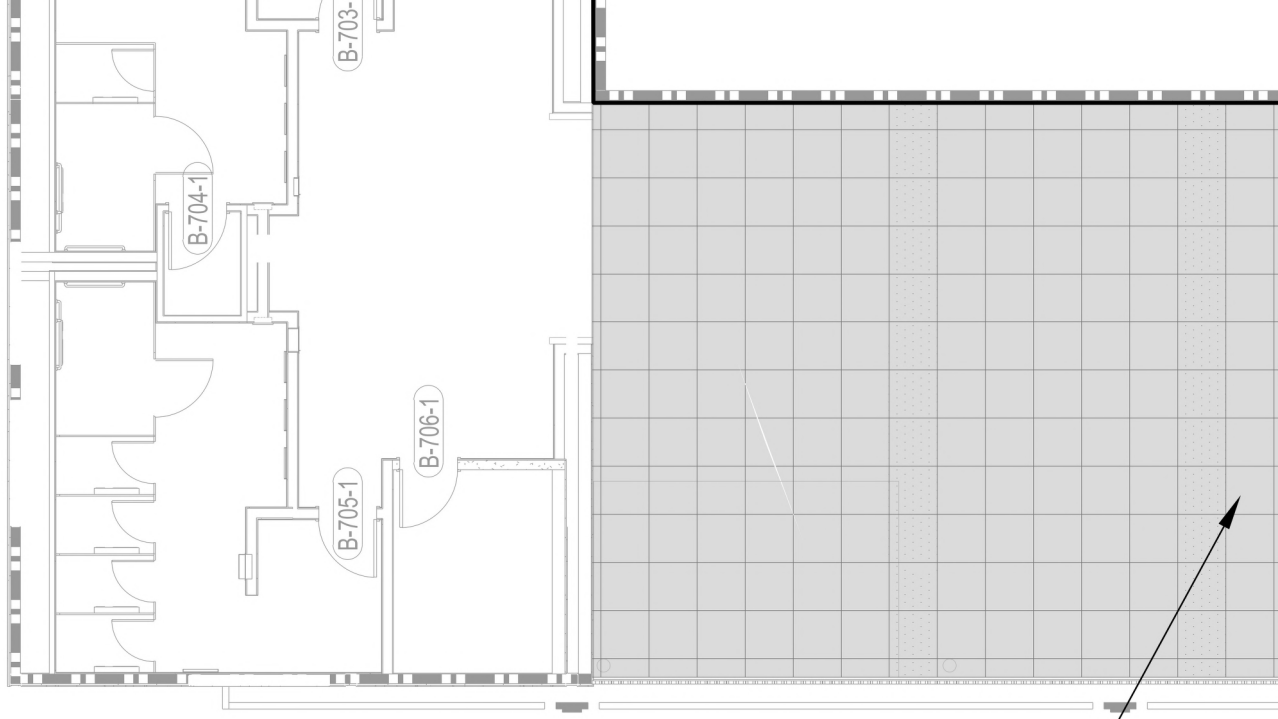
+ 184.5

+ 187.5

+ 187.8



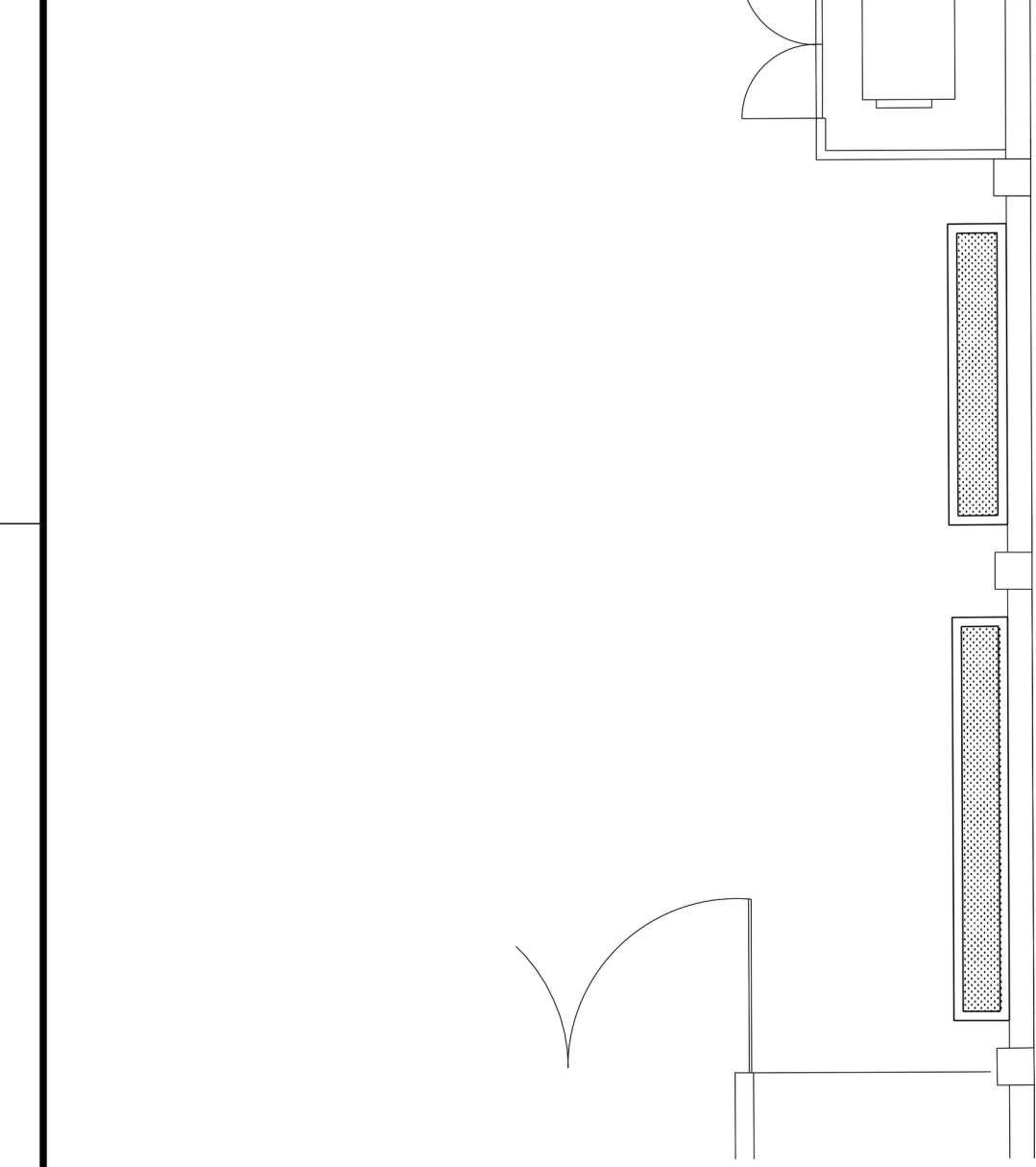
D



24"x24" CONCRETE PAVER ON
PEDESTAL DECK SYSTEM
LIGHT CREAM FIELD AND TAN BAND COLOR

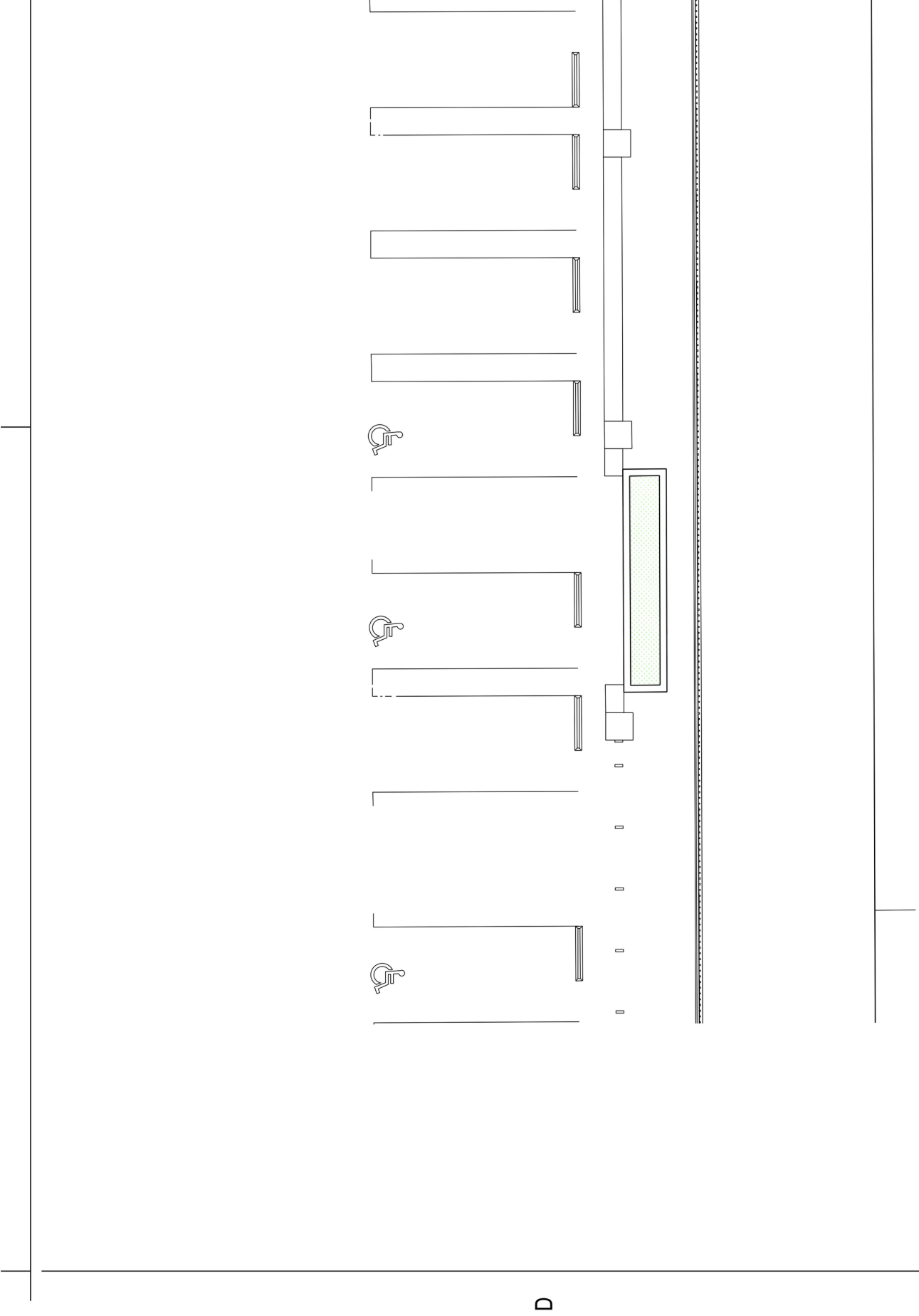
12"x24" CONCRETE PAVER ON

D



D

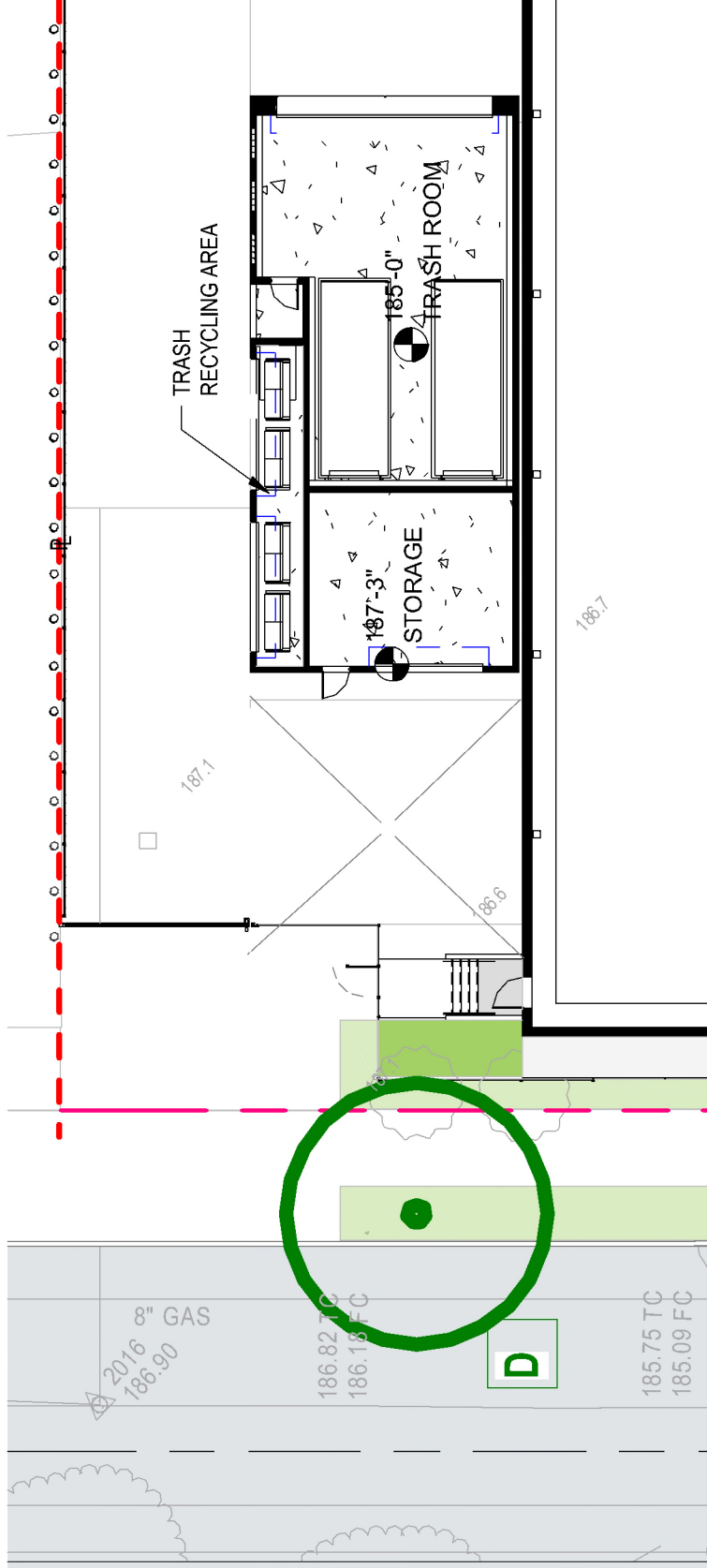
BLDG F



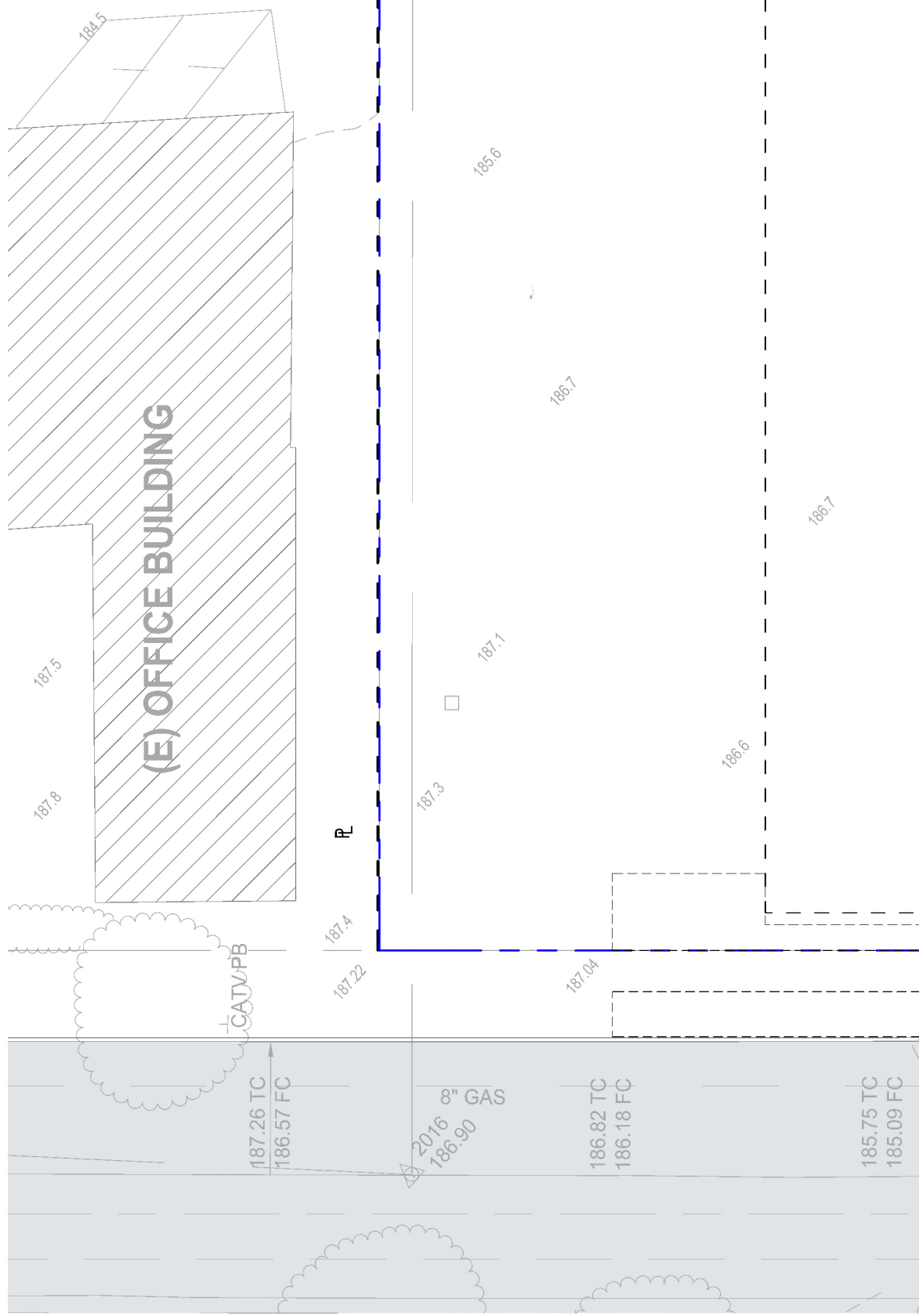
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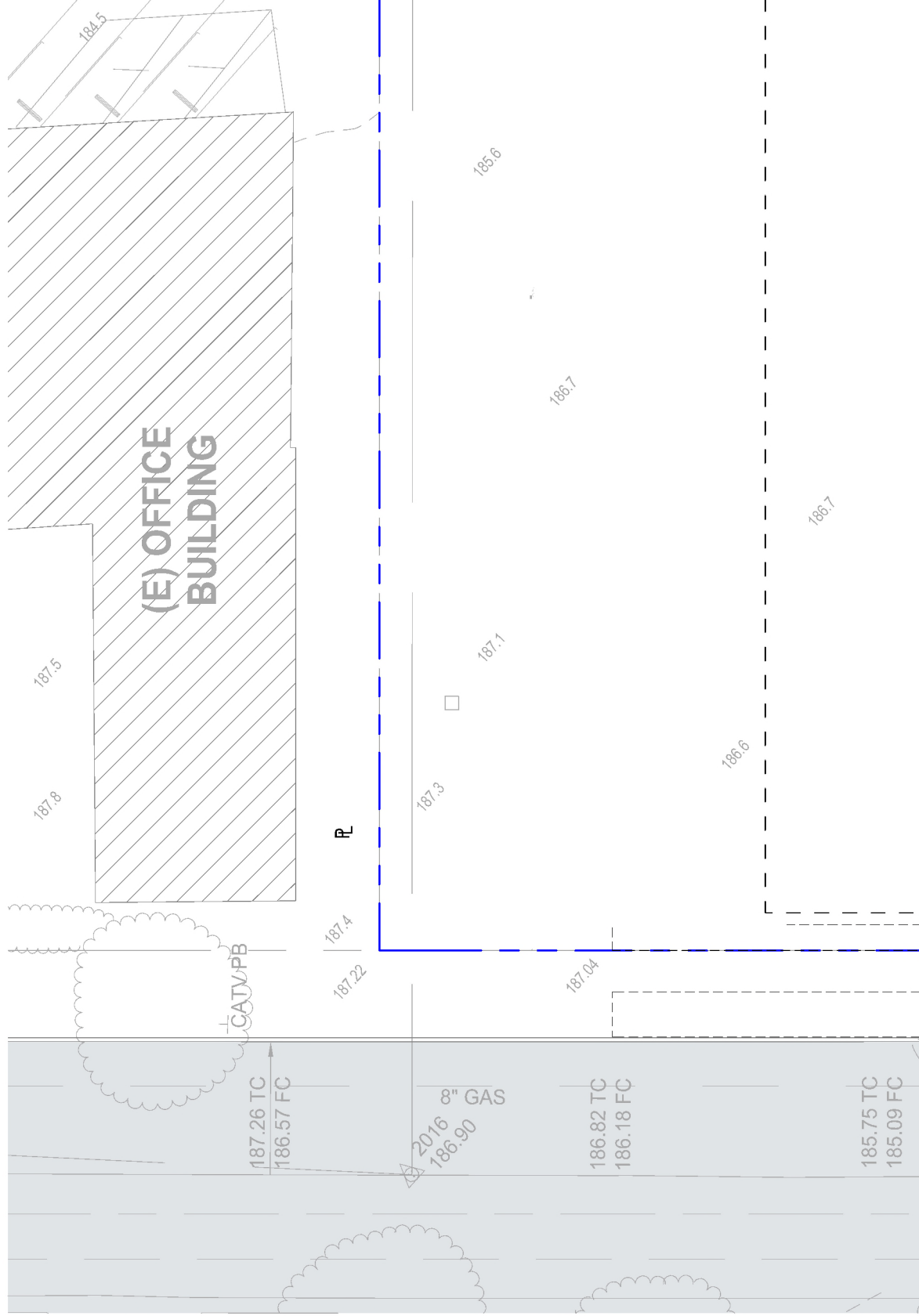
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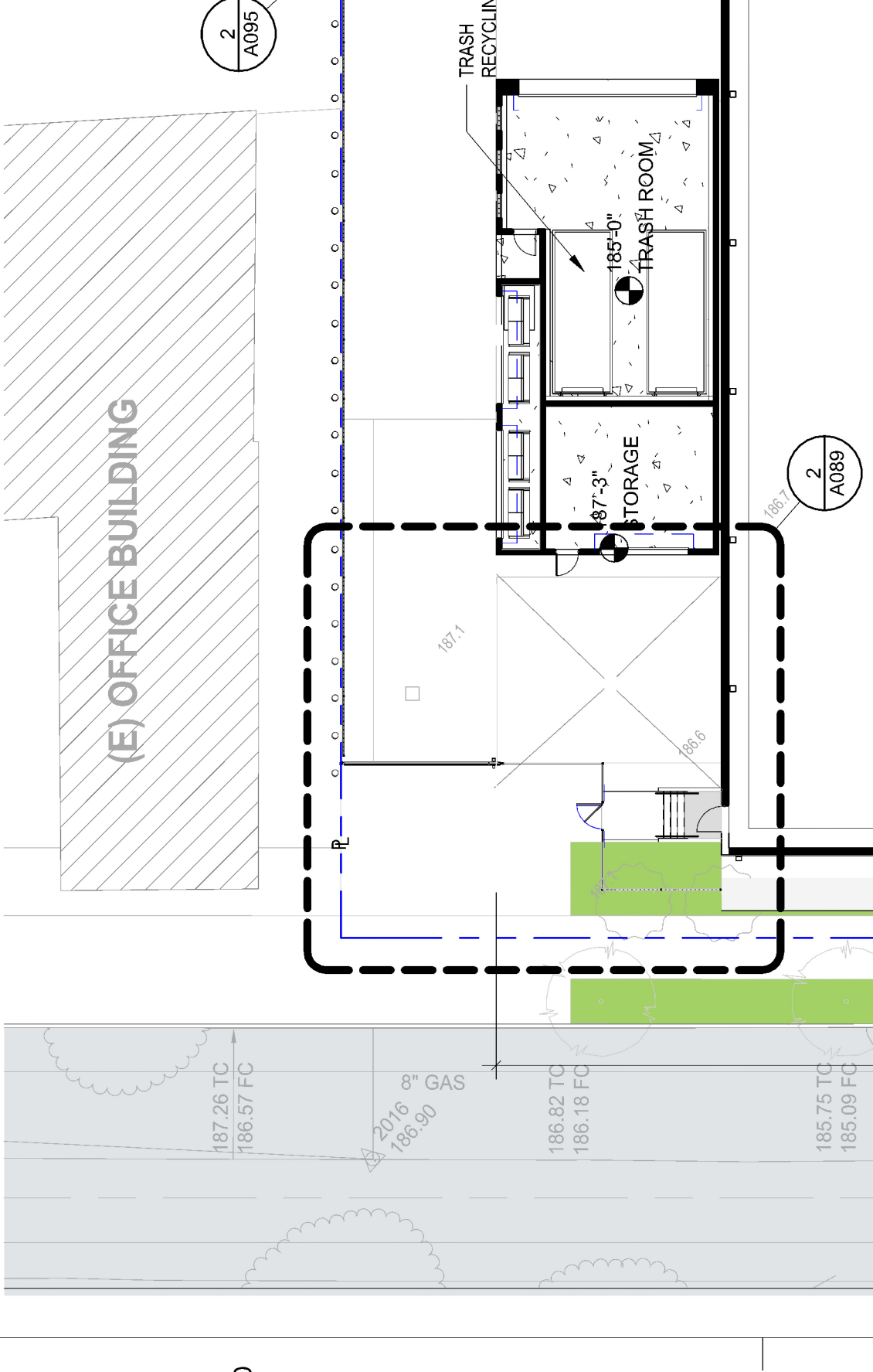
D



D



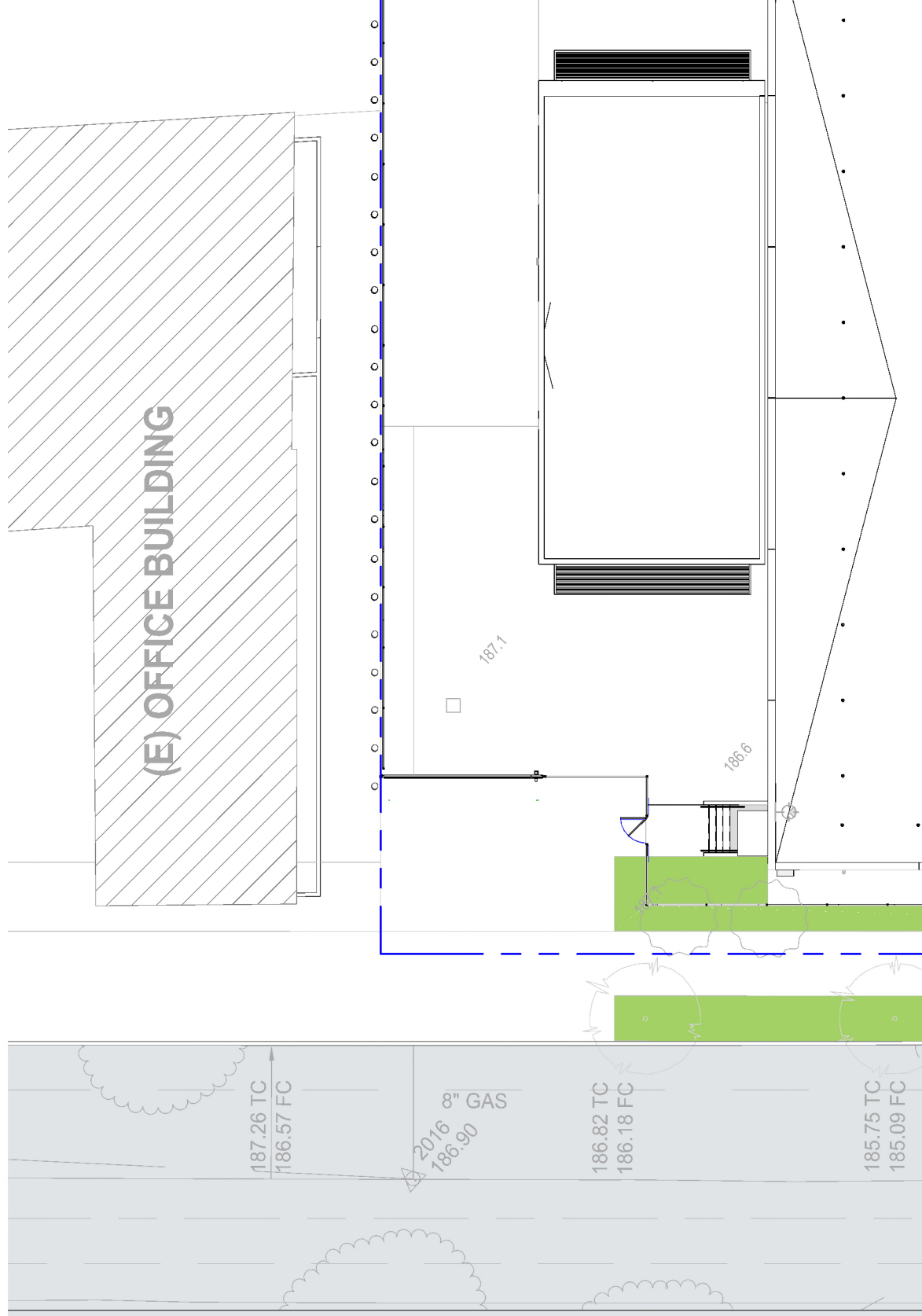
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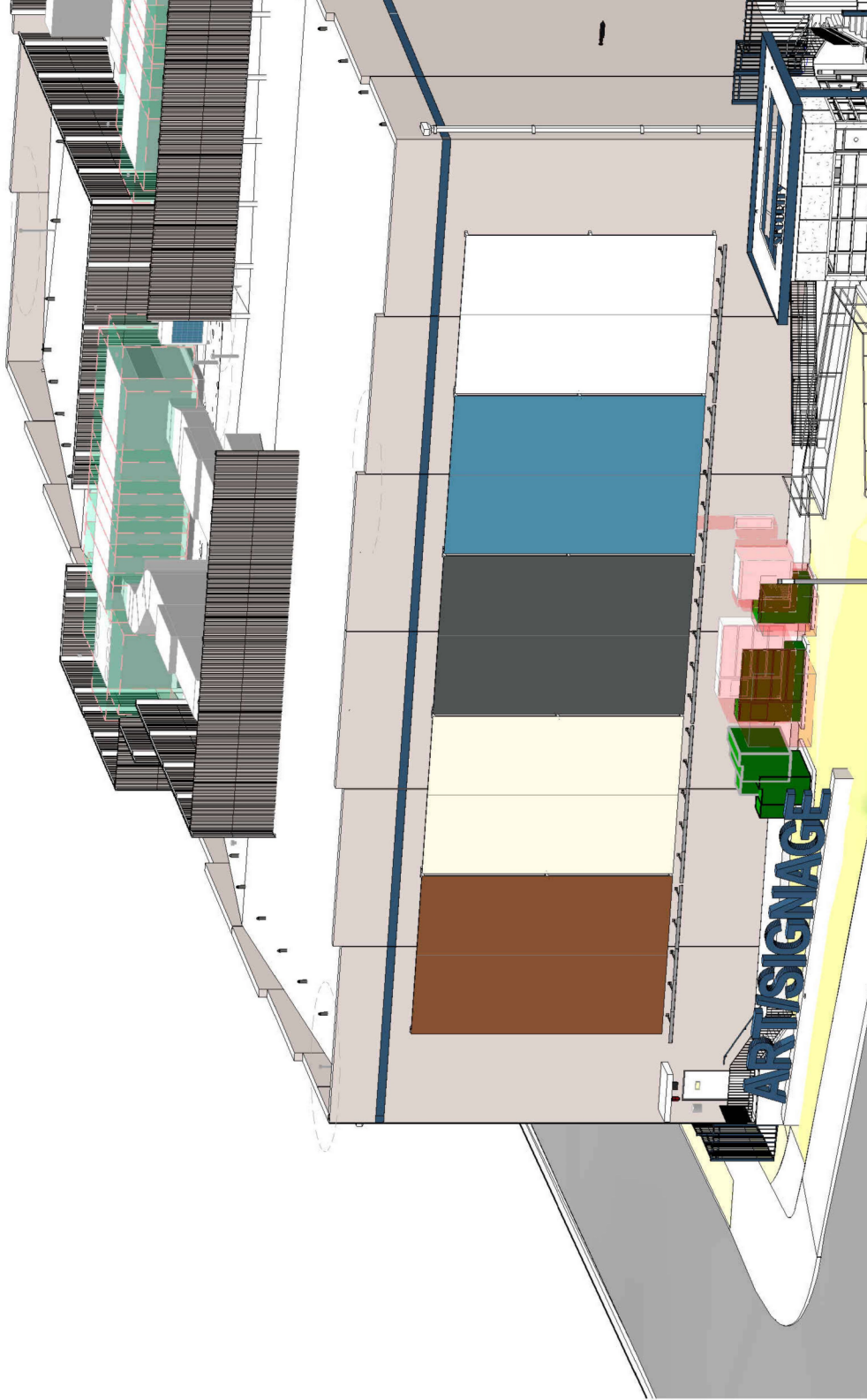
2
A095

2
A089

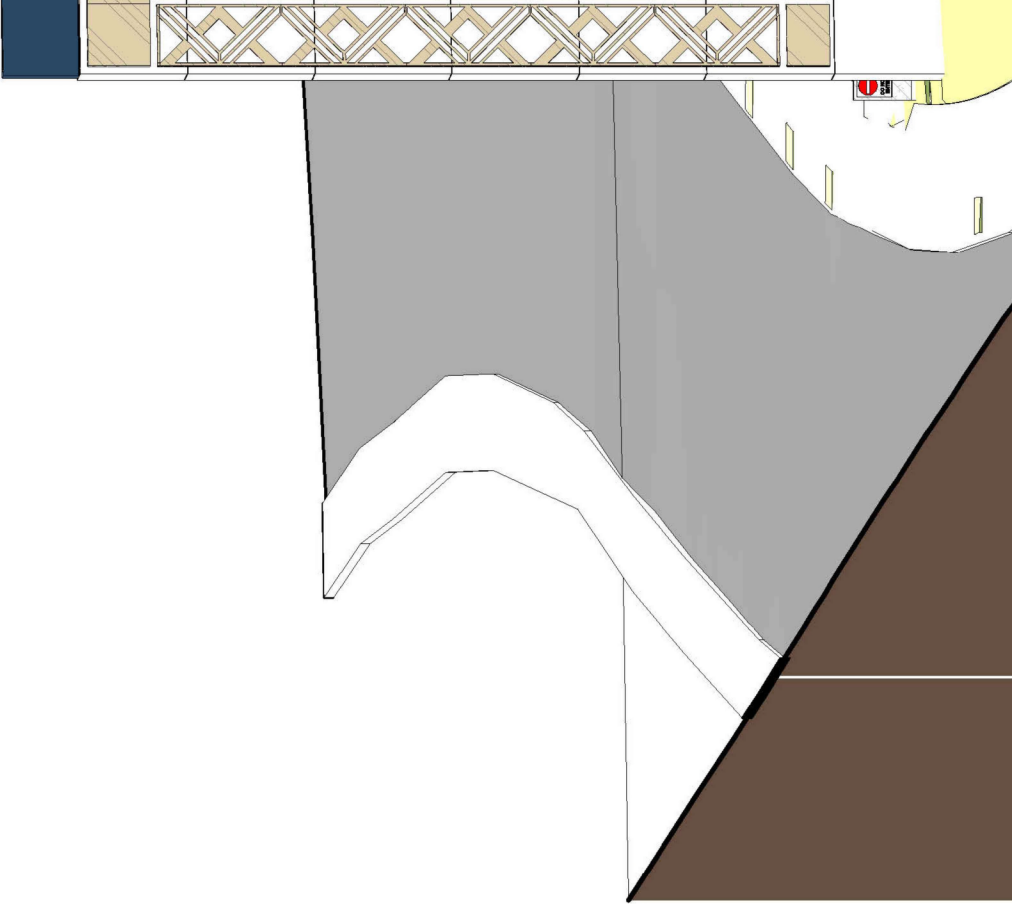
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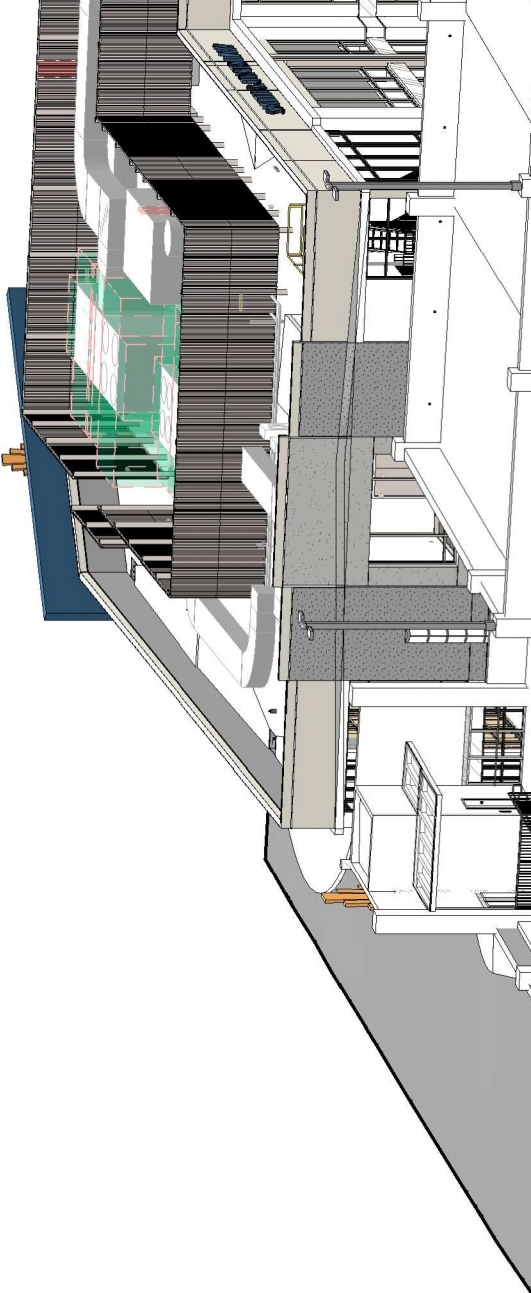
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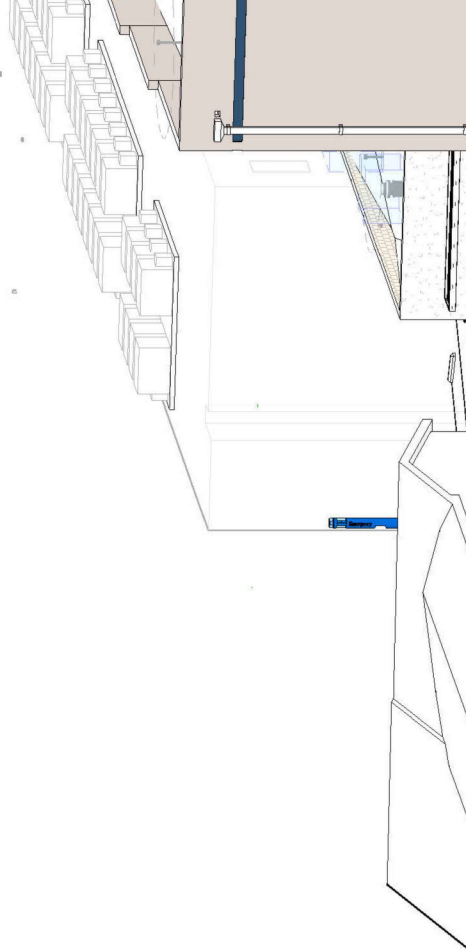
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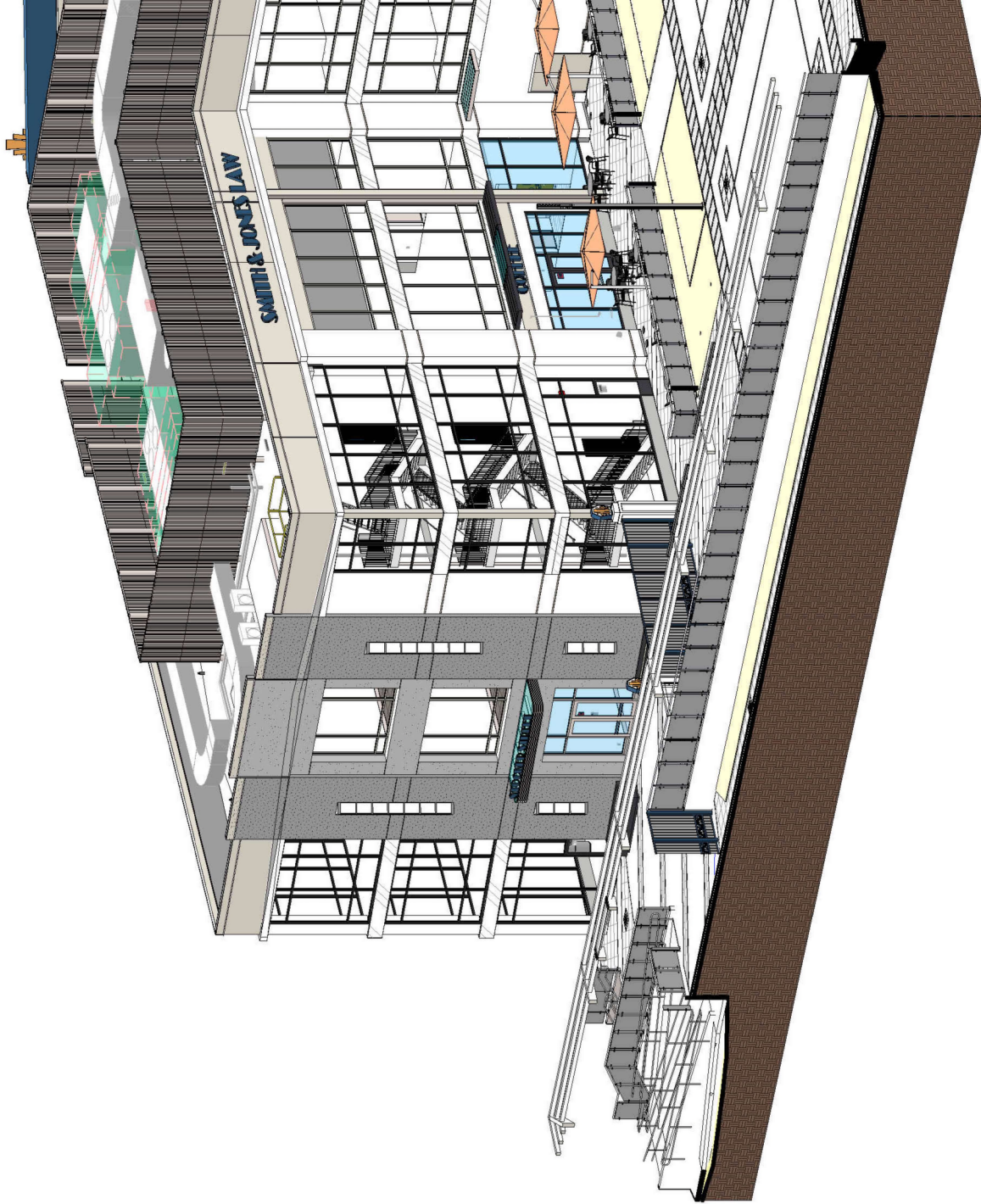
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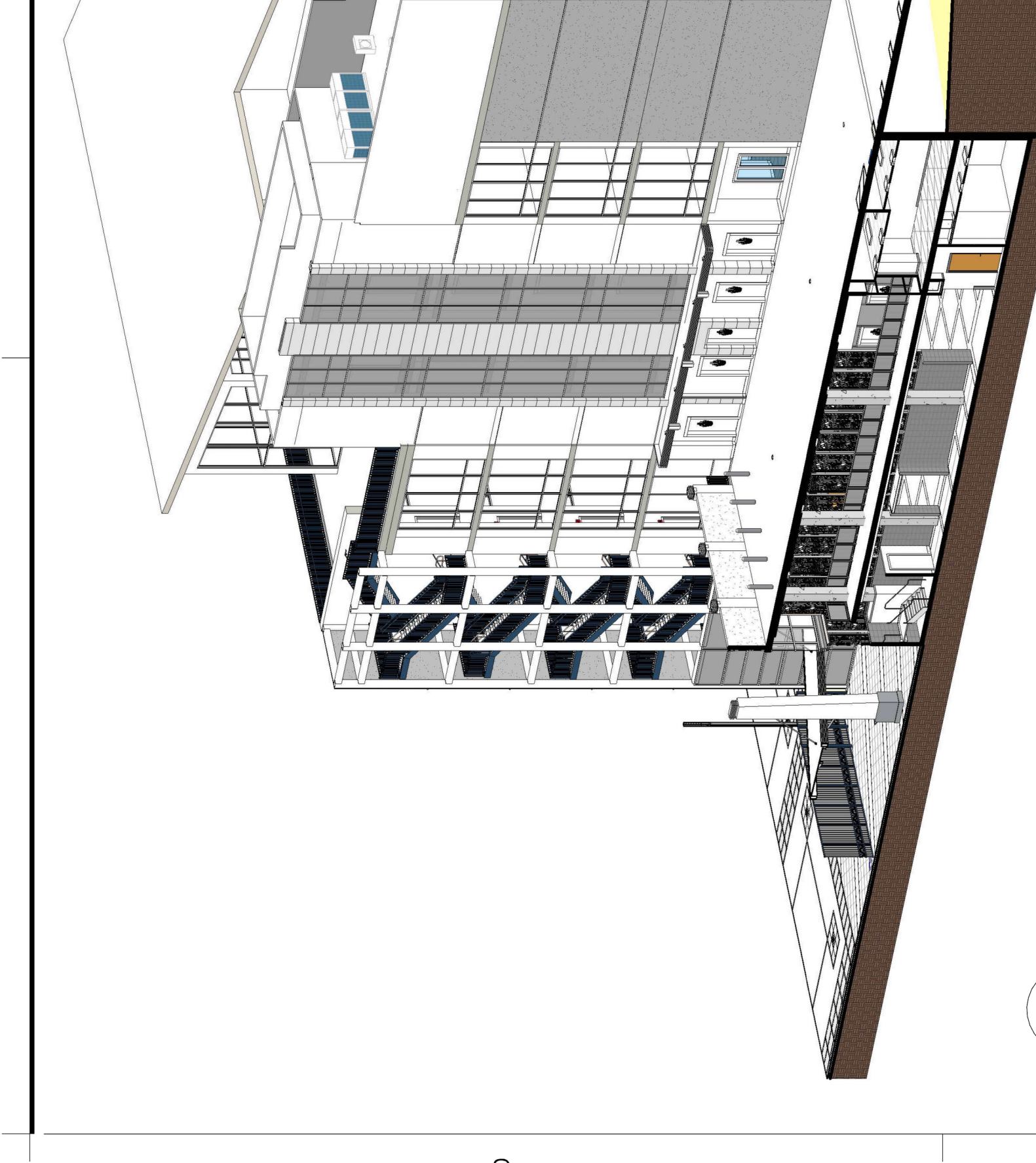
D



D

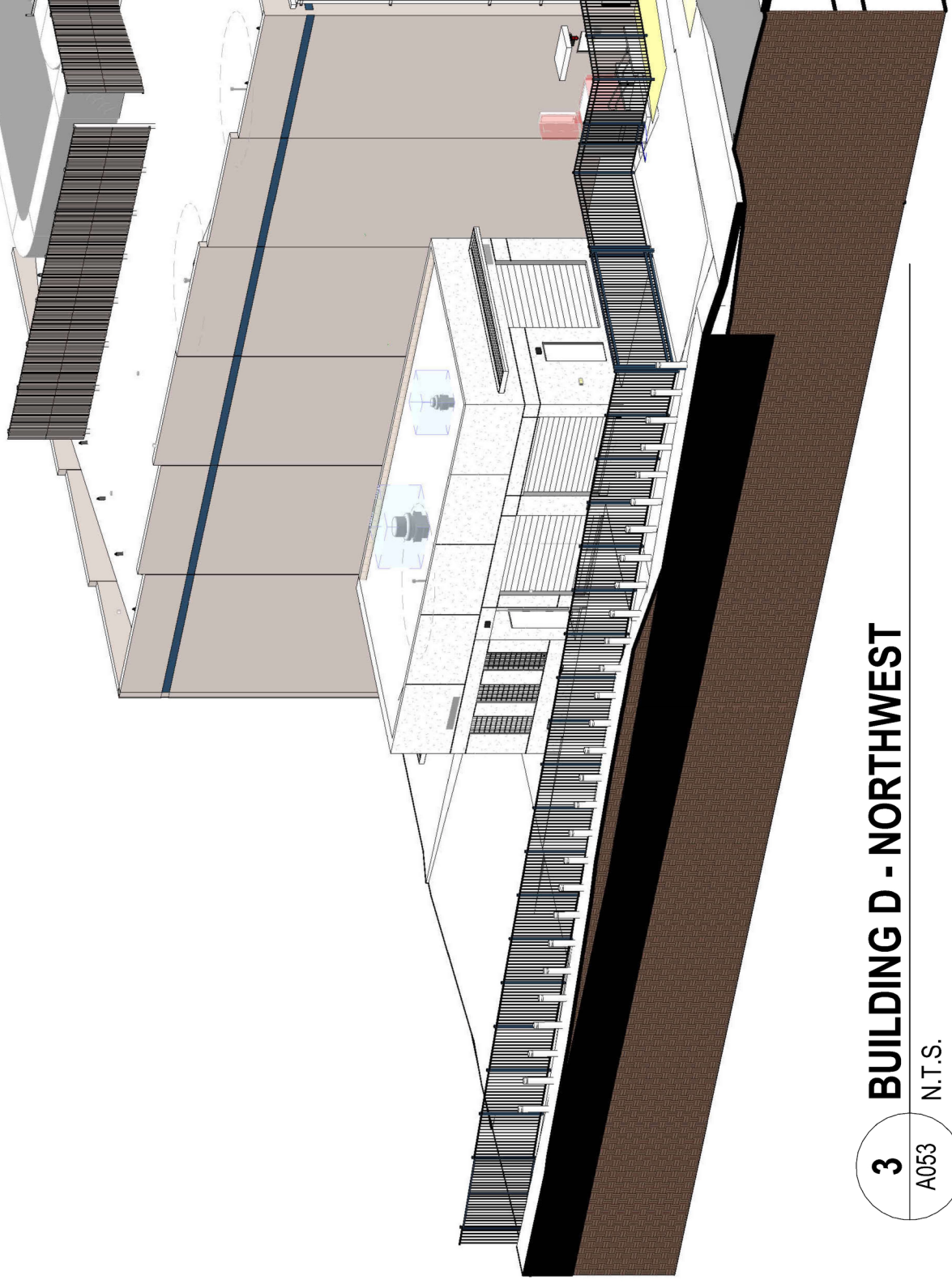


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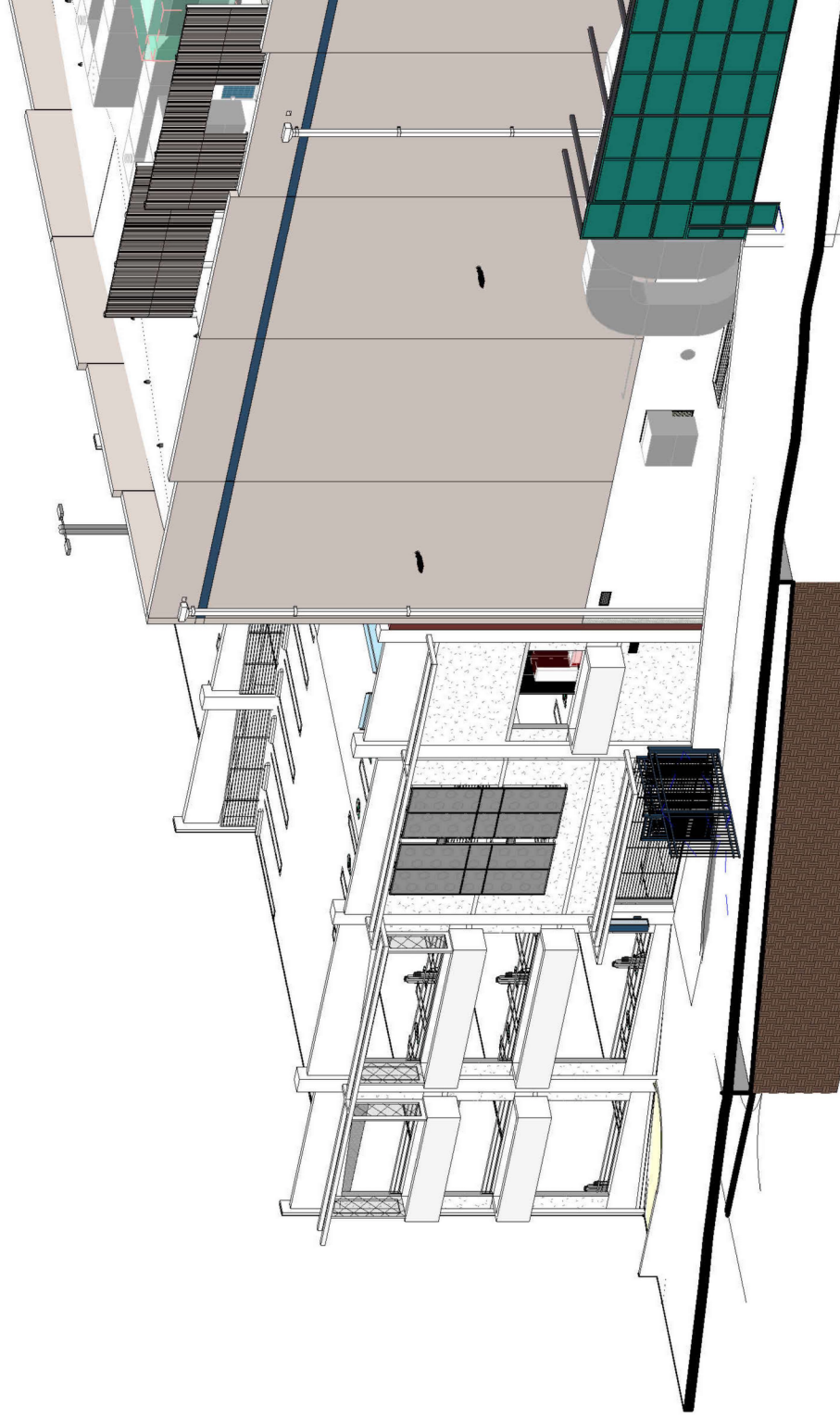
D

D

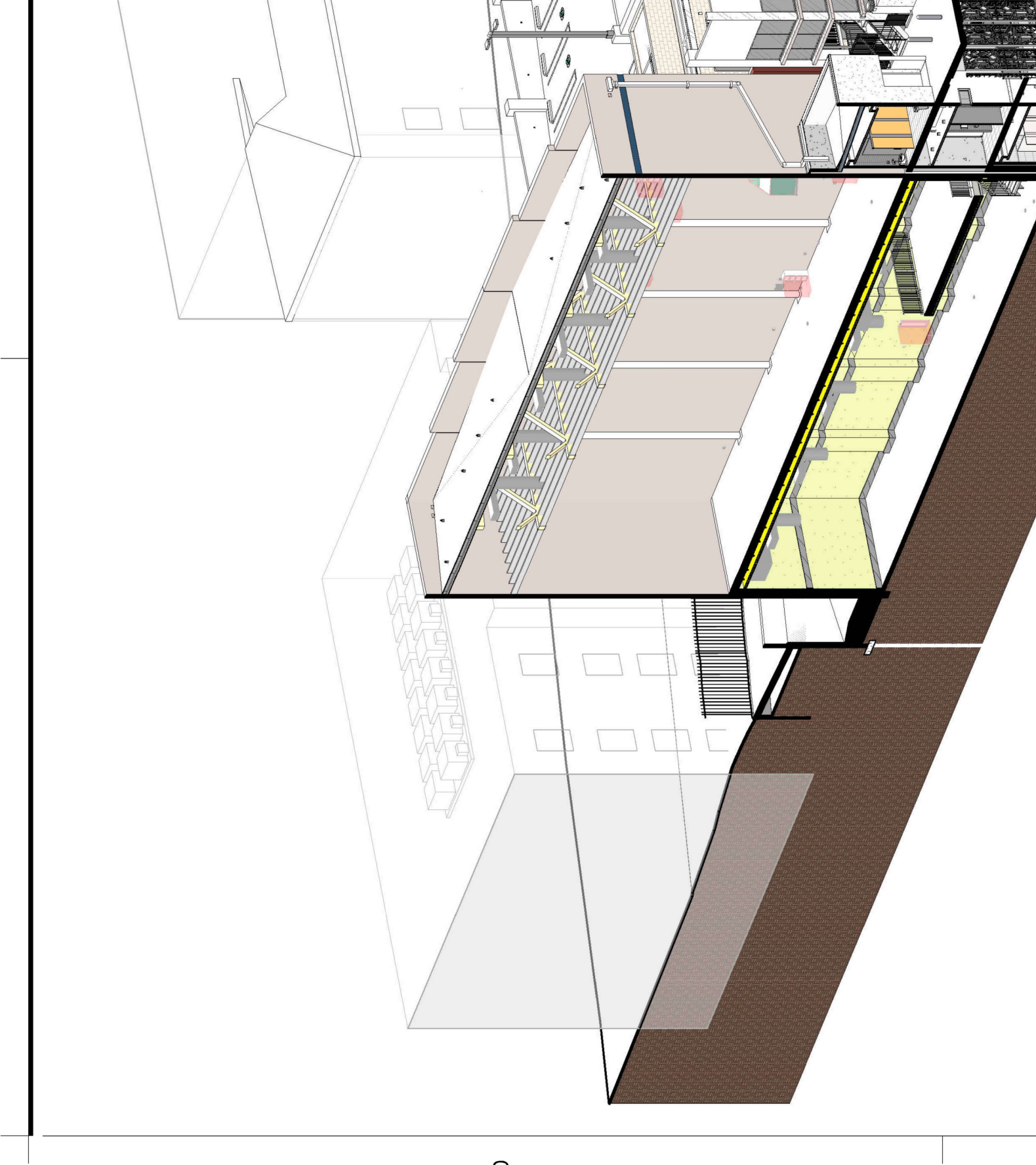


3 BUILDING D - NORTHWEST

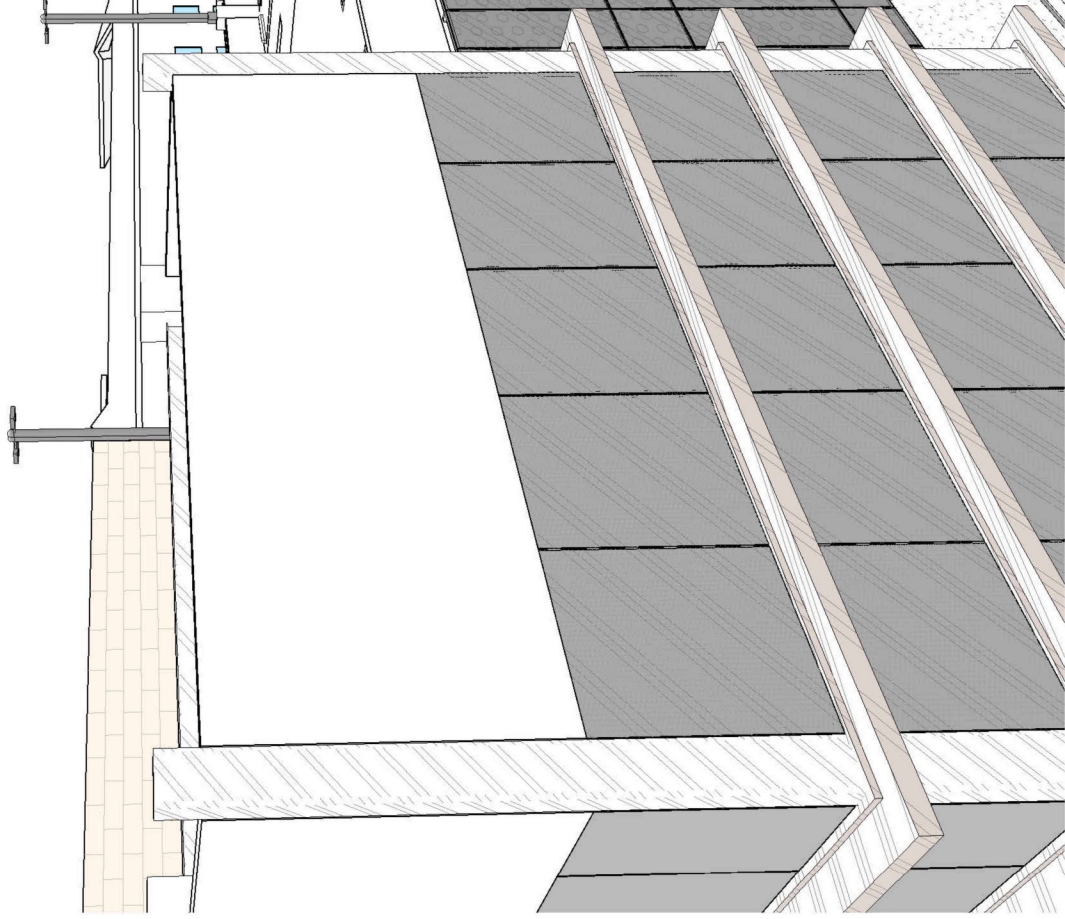
A053 N.T.S.



D



D



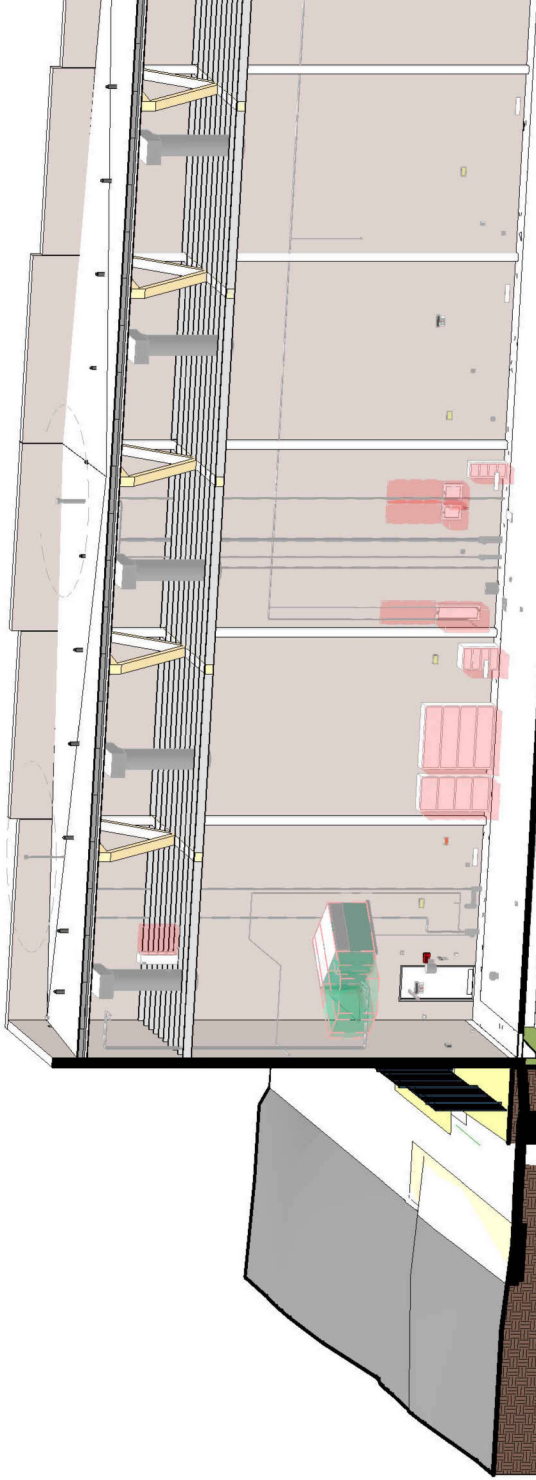
D



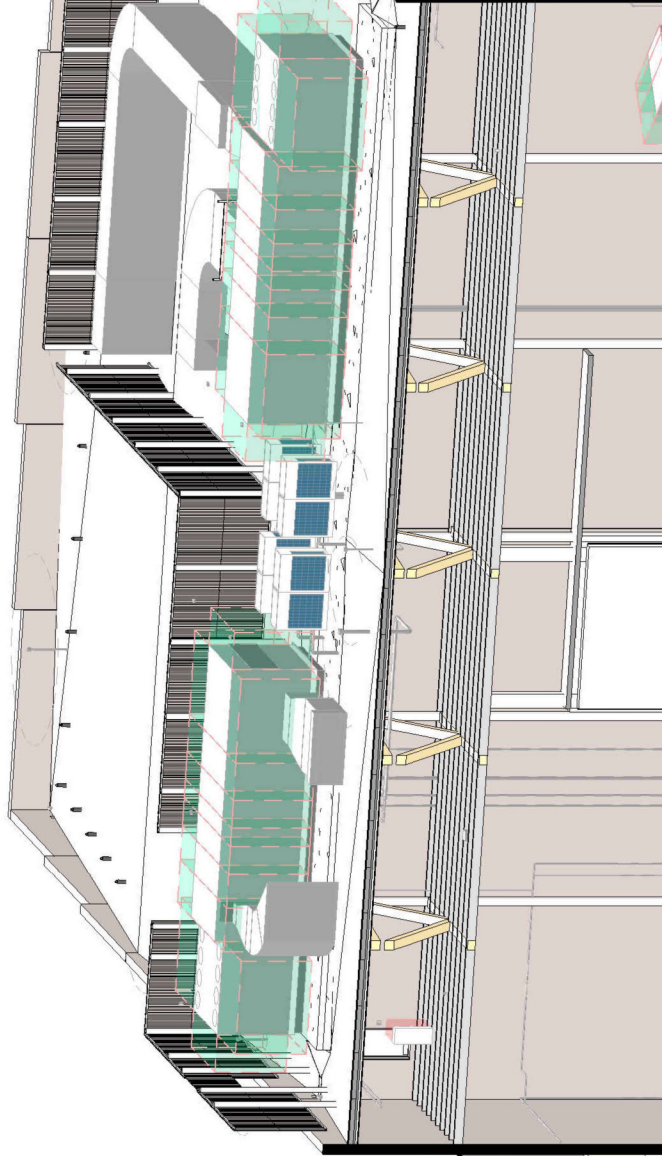
STUCCO WALL -

D

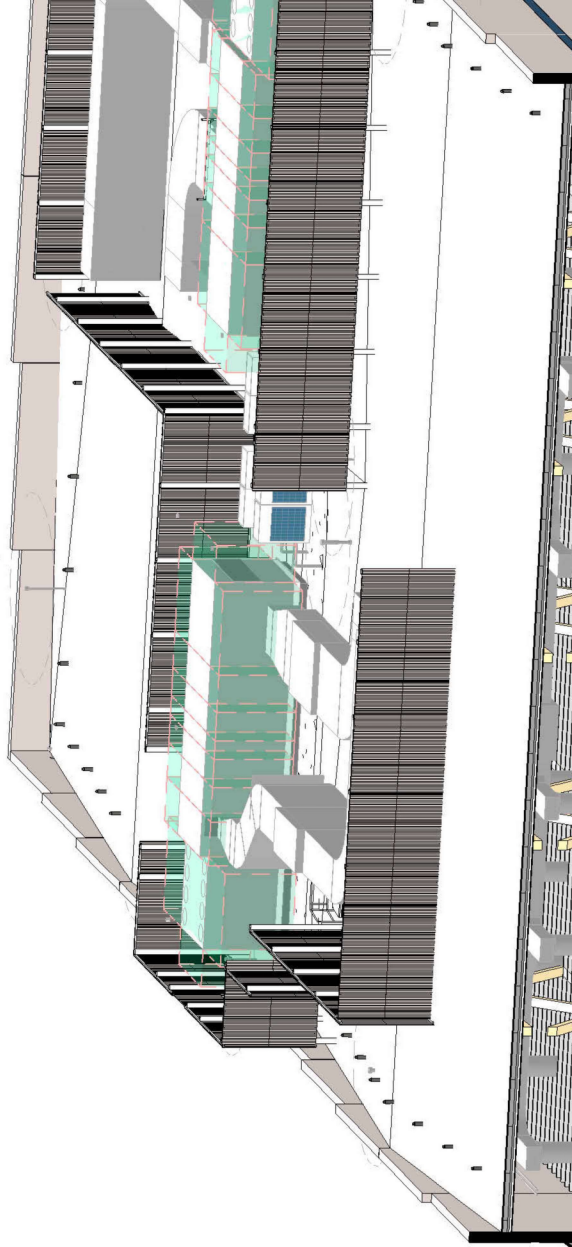
CC



D



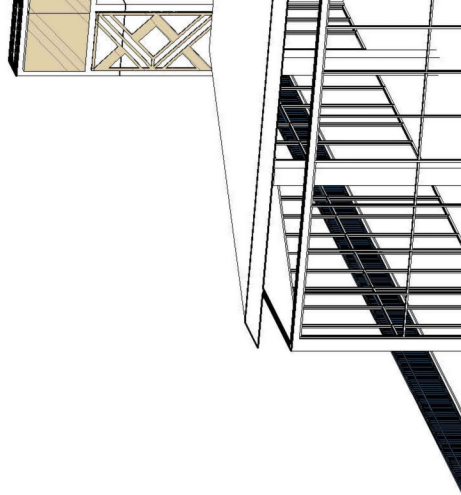
D



D

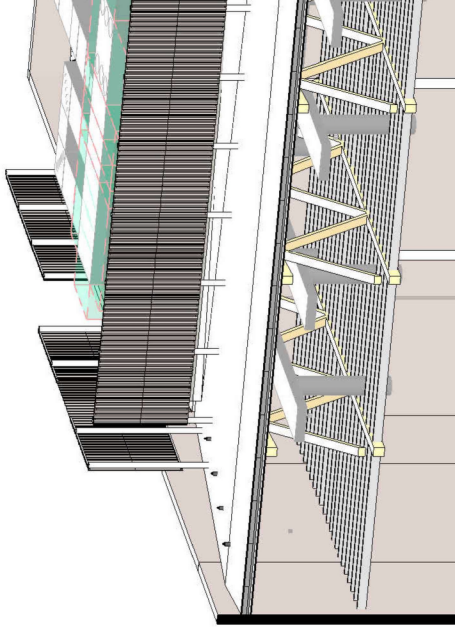


D



D

D



D



(E) OFFICE BUILDING

8'-0" HT. SLIDING GATE,
MOTORIZED W/ KNOX BOX
& REMOTE CONTROL

STL. PICKET FENCE AT
NORTH PROPERTY LINE
SEE

8'-0" HT. STL.
PICKET FENCE

(E) DRIVEWAY

42" GATE W/PANIC
HARDWARE

183'-1"

V.I.F. 2
A095

187.1

G05-2

186.6

G05-1

2
A089

187.26 TC
186.57 FC

2016
186.90
8" GAS

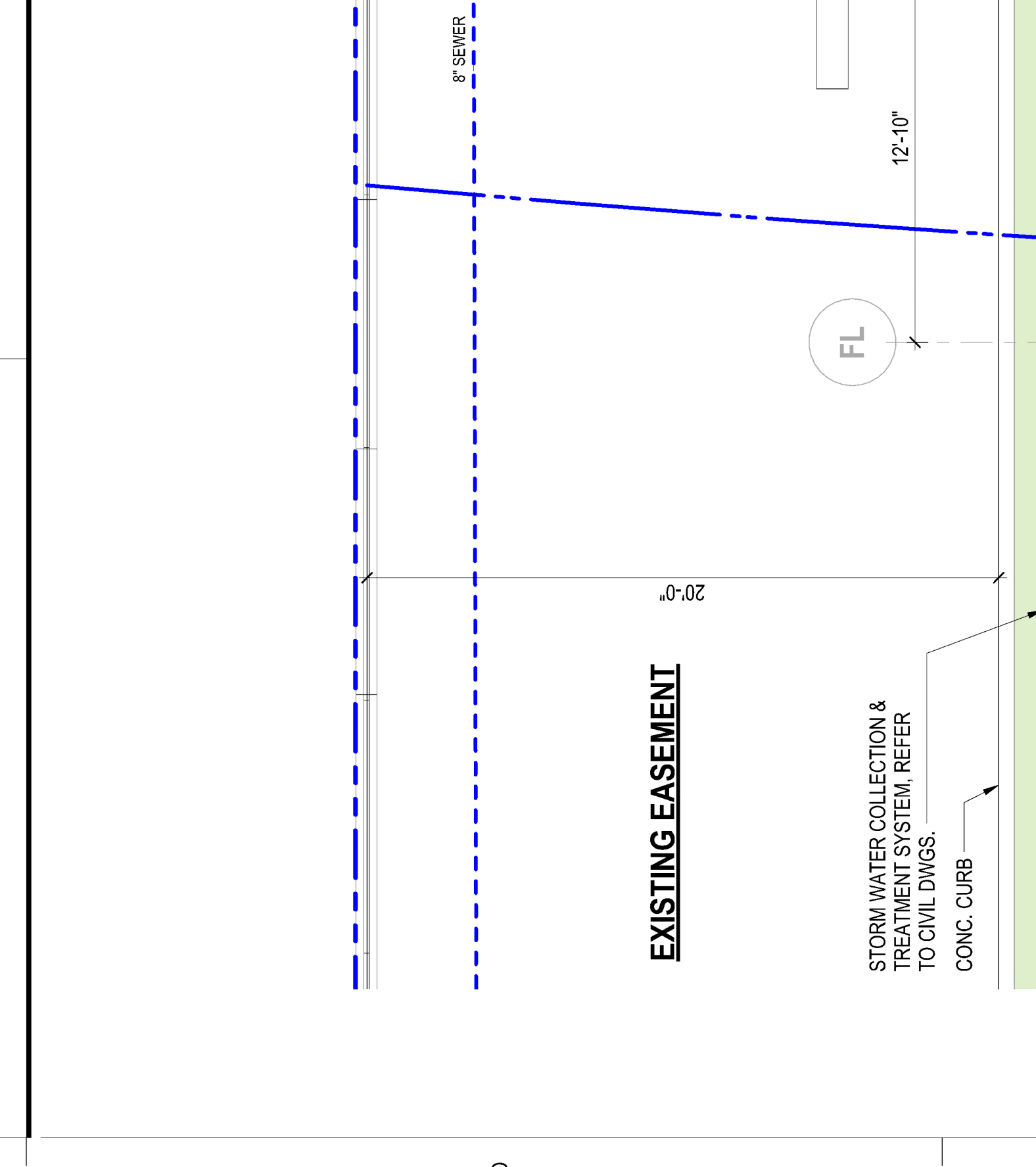
186.82 TC
186.18 FC

185.75 TC
185.09 FC

D



D



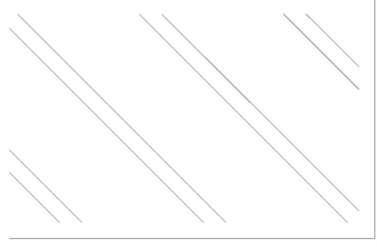
EXISTING EASEMENT

STORM WATER COLLECTION &
TREATMENT SYSTEM, REFER
TO CIVIL DWGS.

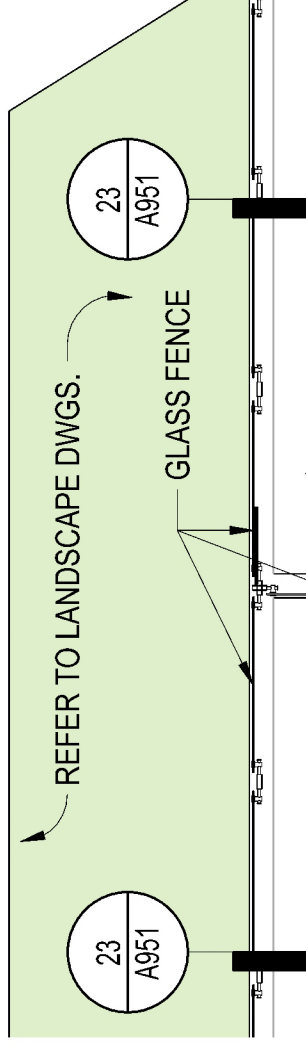
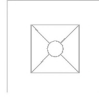
CONC. CURB



D

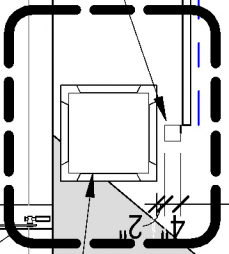


160'-0"



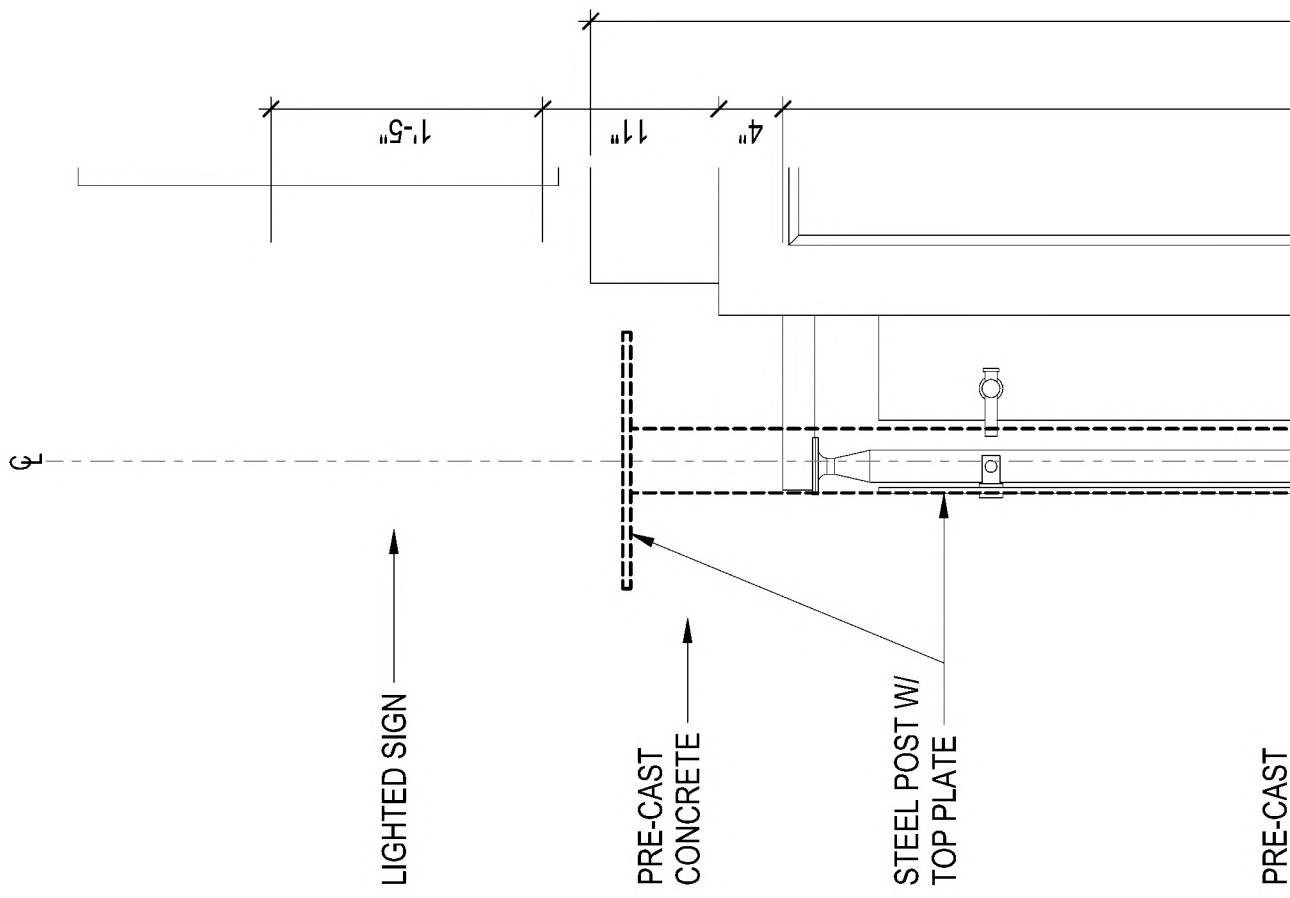
REFER TO LANDSCAPE DWGS.

REFER TO LANDSCAPE DWGS.

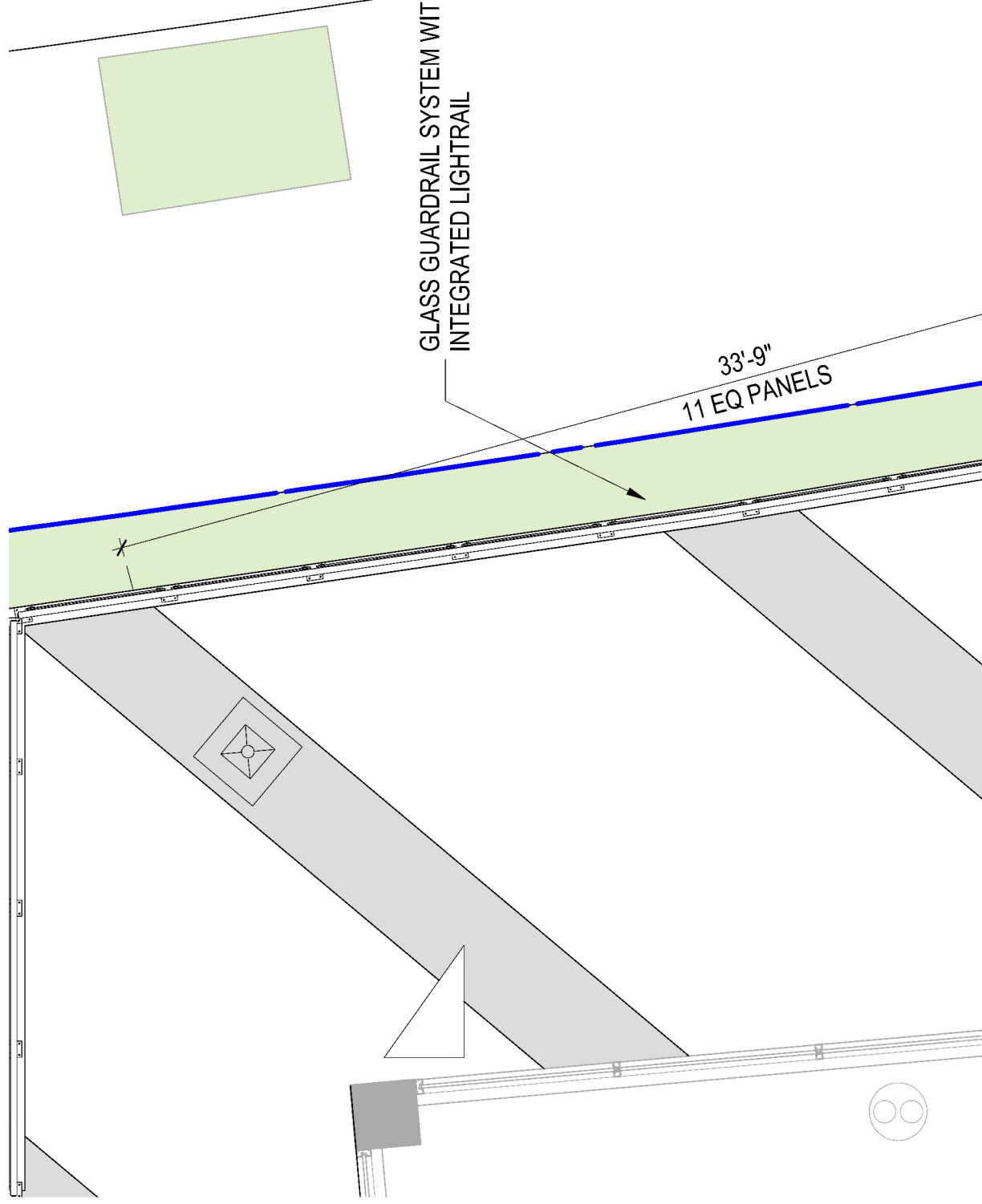


CONC. POST

4"x4"x8'-0"
STL. POST, TYP.



D

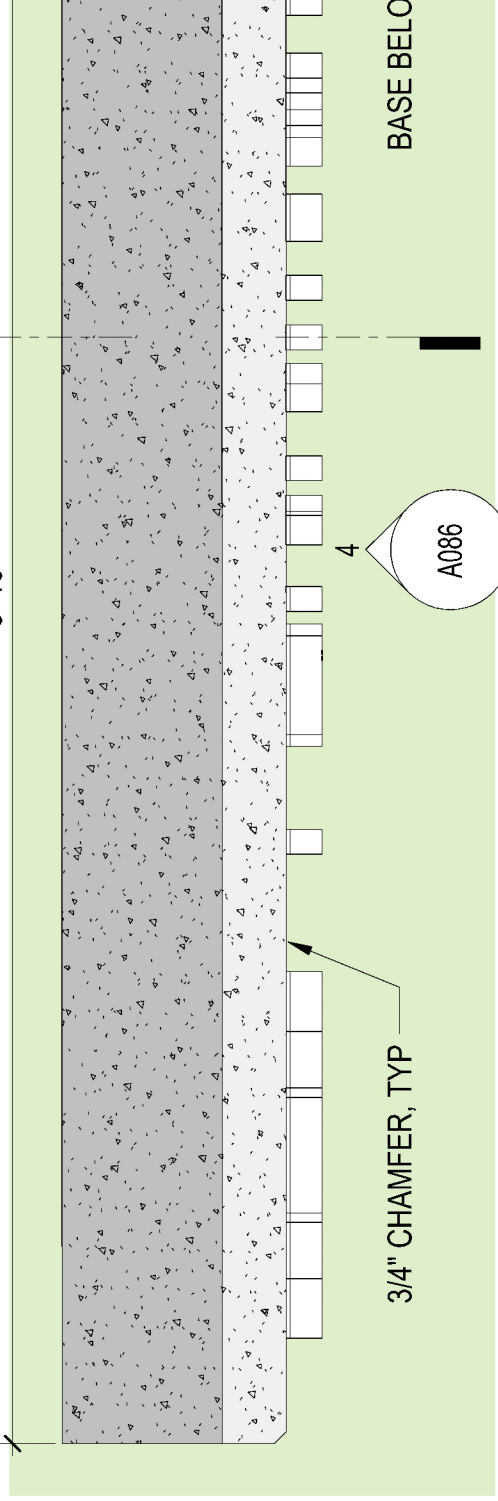




D

5
A086

8'-10"



3/4" CHAMFER, TYP

4
A086

BASE BELOW

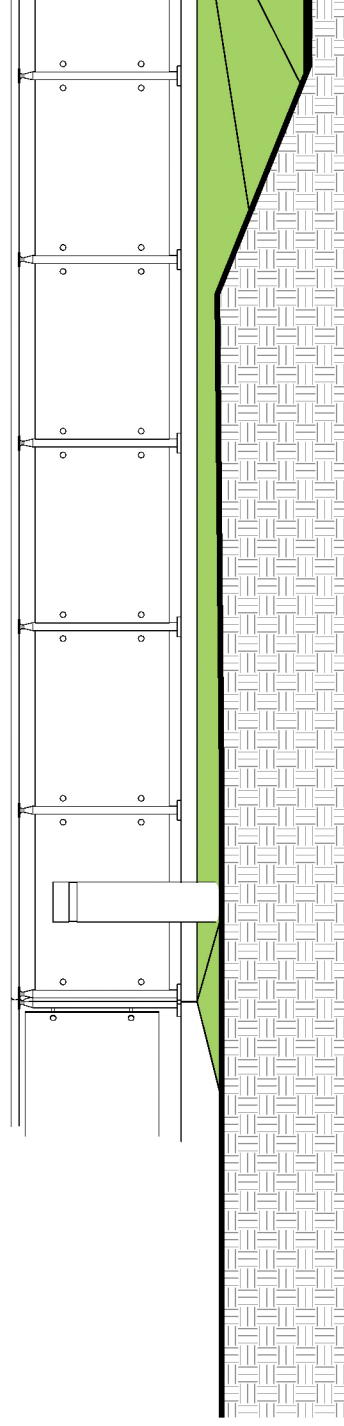
8 ENLARGED PLAN - PARKING SIGN MONUMENT

A086

SCALE: 1" = 1'-0"

D

GLASS GUARDRAIL SYSTEM WITH
INTEGRATED LIGHTRAIL



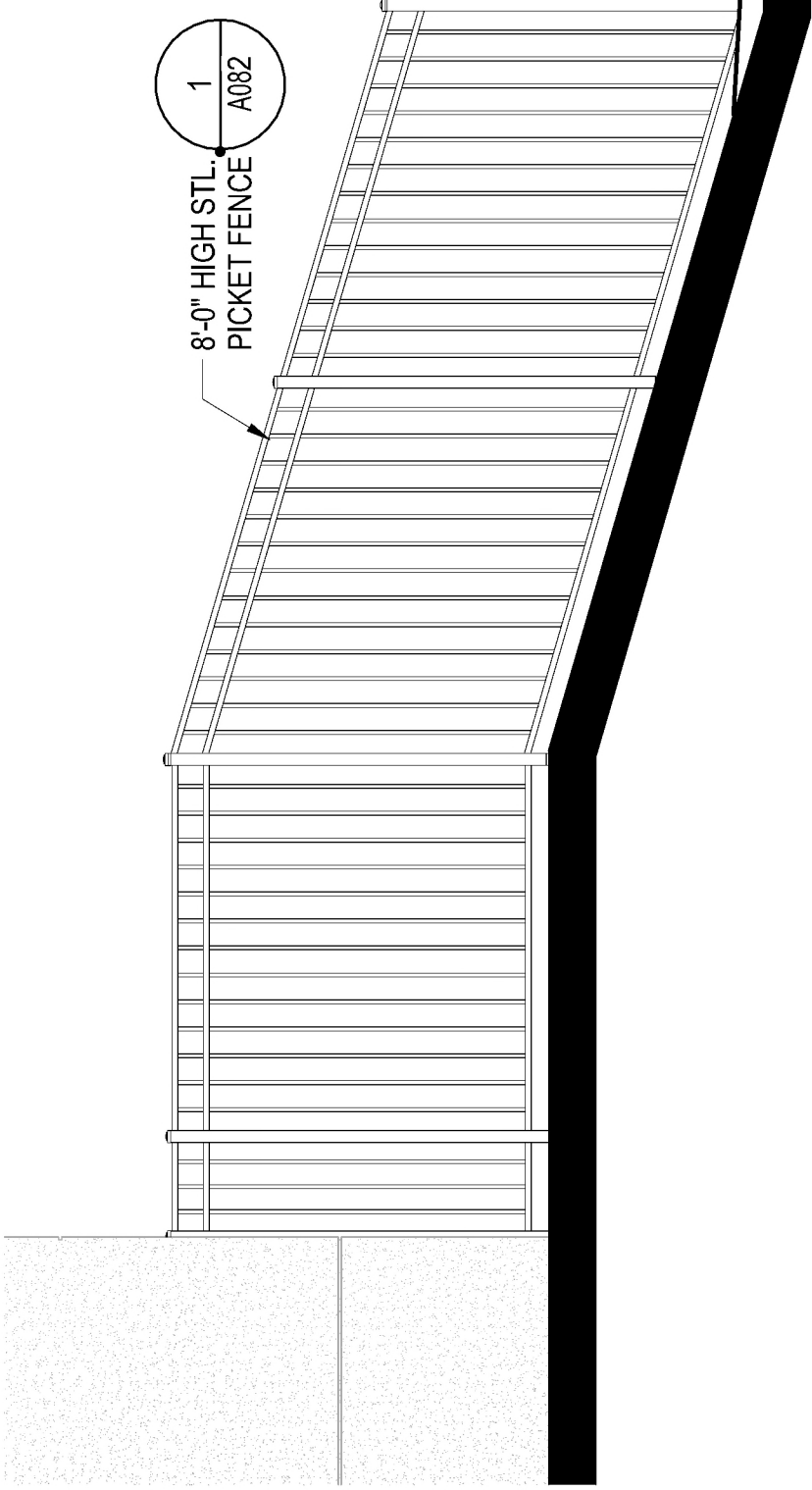
7 ENLARGED ELEVATION - STOCKER PATIO EAST MINUS SIGN

A086

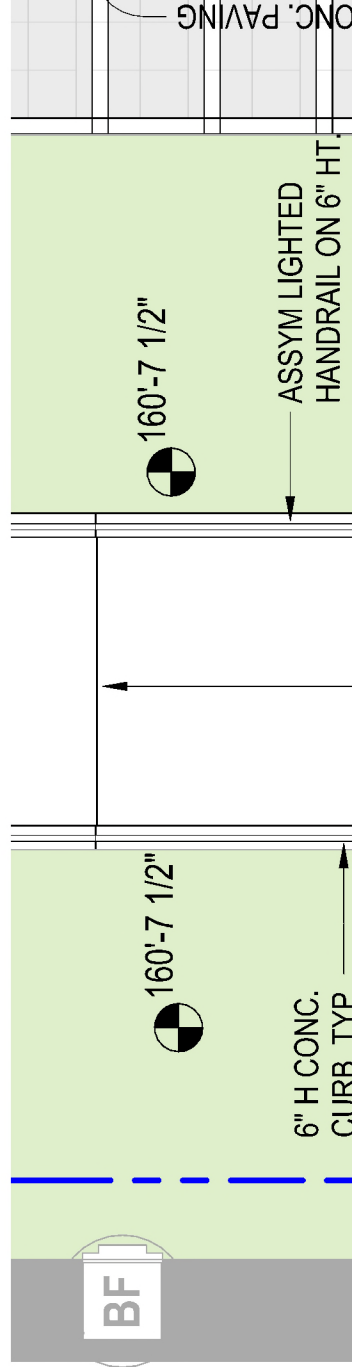
SCALE: 1/4" = 1'-0"

GLASS GUARDRAIL SYSTEM WITH
INTEGRATED LIGHTRAIL

BLDG. B

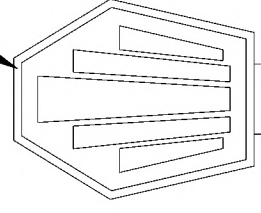


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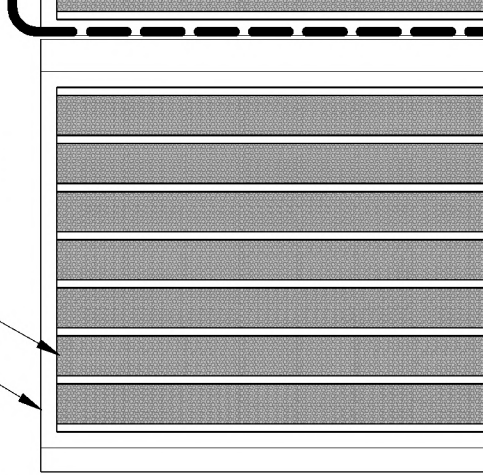


CONC. PAVING

PRE-CAST CONCRETE POST
W/ LIGHTED SIGN



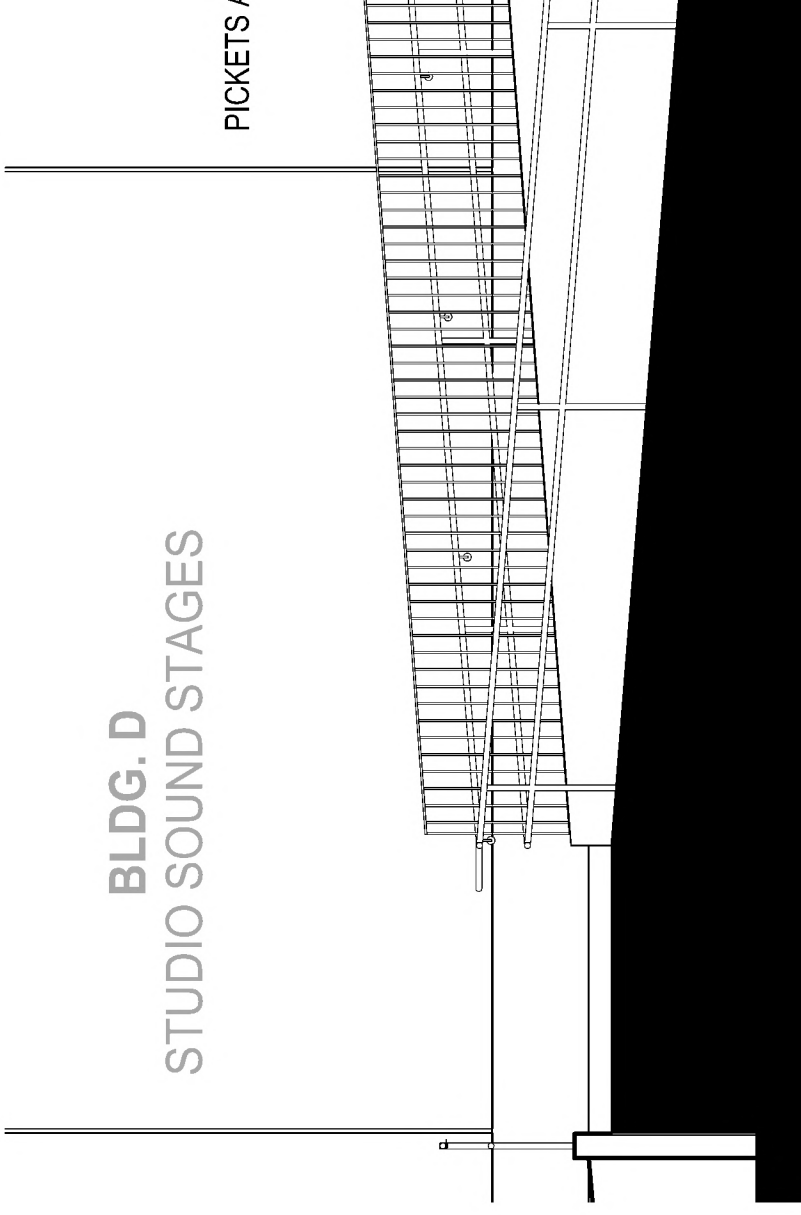
STEEL FENCE T
GATE DESIGN
PERFORATED P
BACK SIDE OF G
TYP.



D

BLDG. D
STUDIO SOUND STAGES

PICKETS



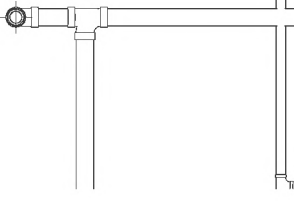
D

1
A088

STOCKER STREET VEHICULAR GATE ELEVATION

SCALE: 1/4" = 1'-0"

BLDG. D
STUDIO SOUND STAGES



D

8'-0" HT. FENCE
ABOVE 185'-0" LEVEL

8'-0" HT. FENCE ABOVE
182'-0" LANDING, SEE: 1/ A082

4'-0" HT. CONC.
RETAINING WALL

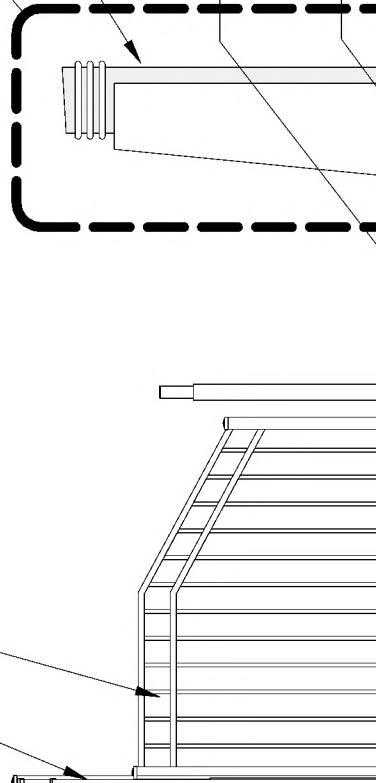
185' - 0"

3
A088.2

CONCRETE PYL

STAINLESS STL
HANDRAIL

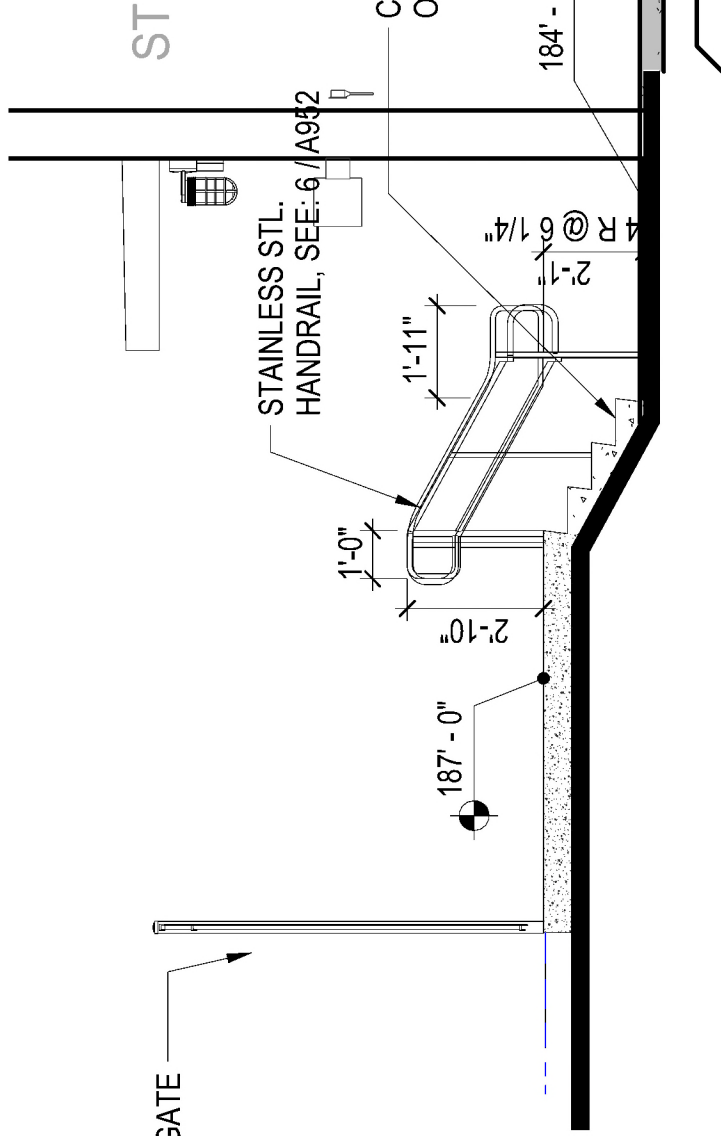
CONC. STAIR O





D

8'-0" HIGH STL. GATE



4 SITE STAIR 6 - SECTION

A089

SCALE: 1/4" = 1'-0"



BUILDING E
STUDIO SOUND STAGES
MILL SHOP

EQUIPMENT YARD

(E) EASEMENT

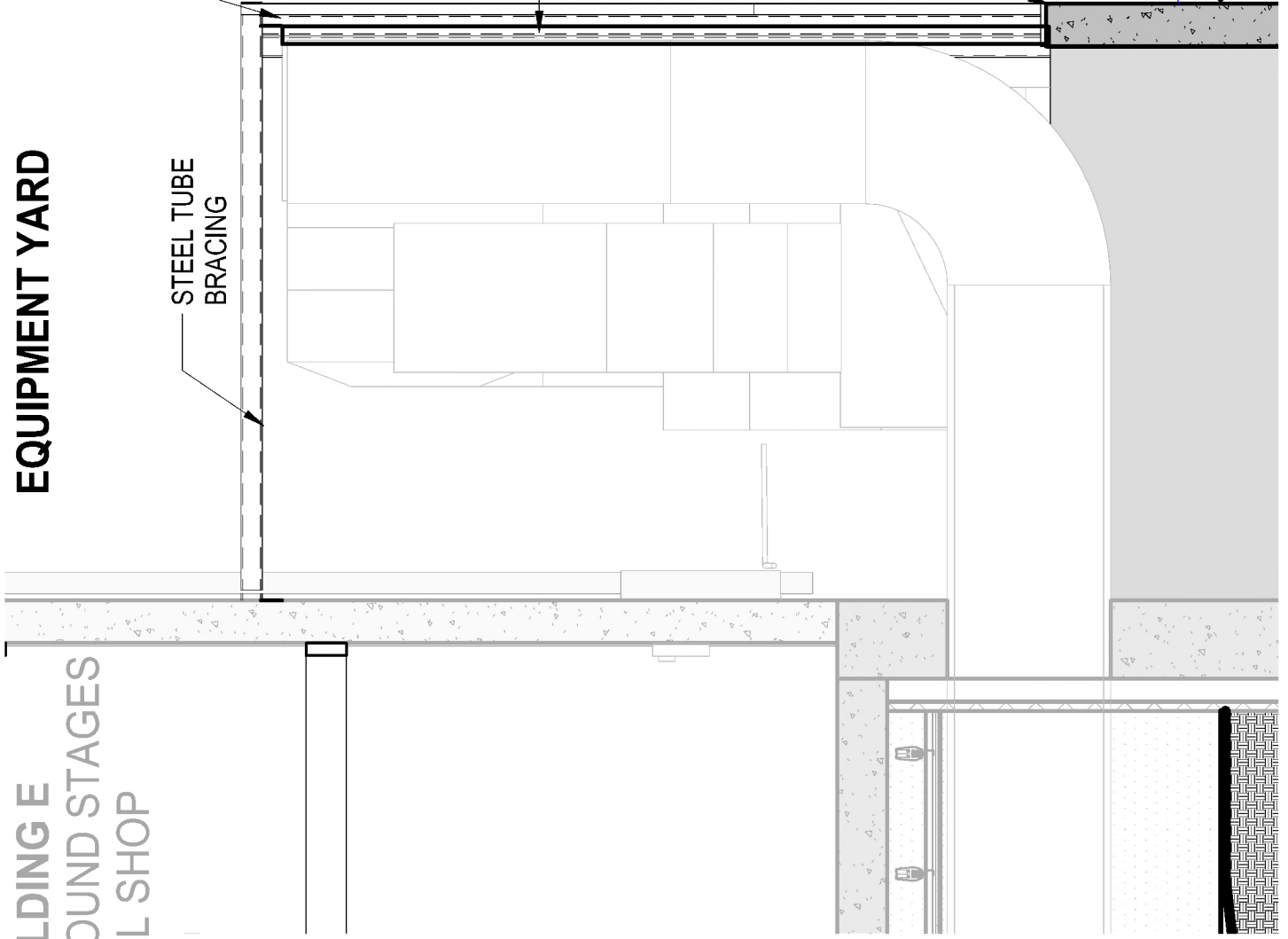
STEEL TUBE
BRACING

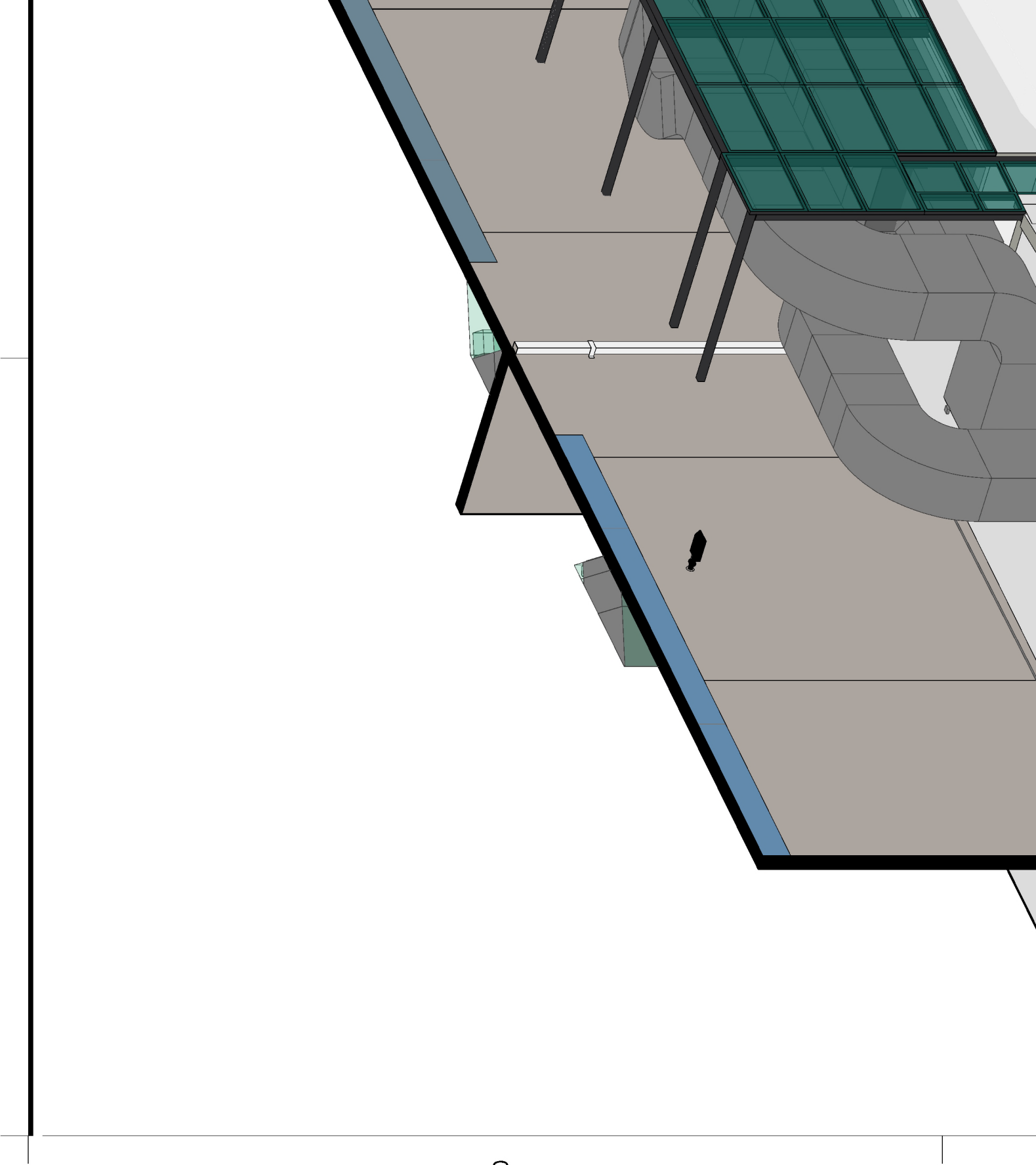
DECORATIVE PERF
ALUMINUM PANEL C
STEEL TUBE FRAME

FENCE POST

RETAINING WALL

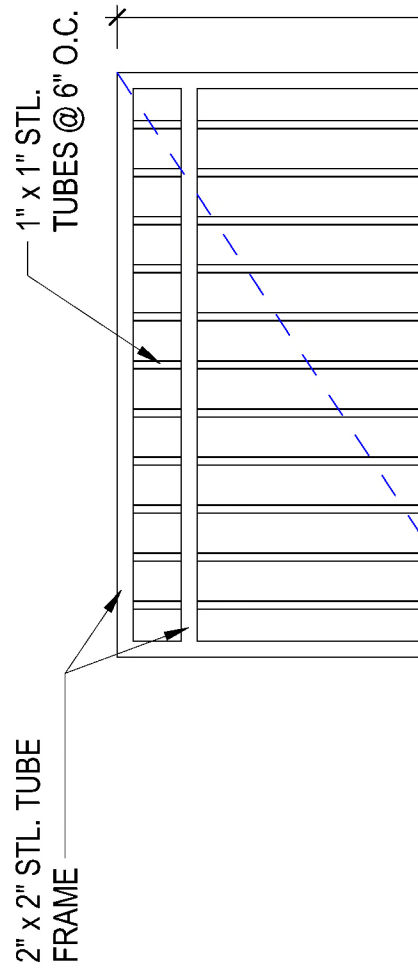
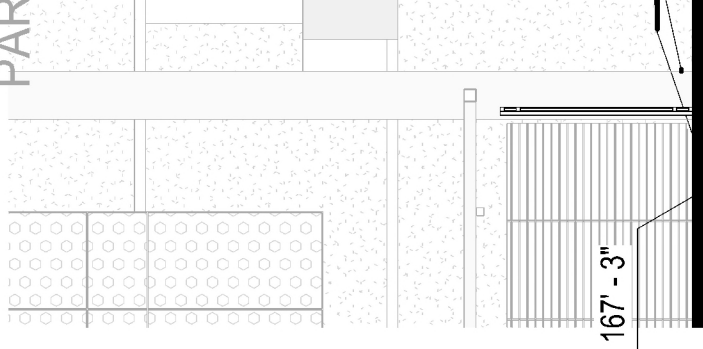
D



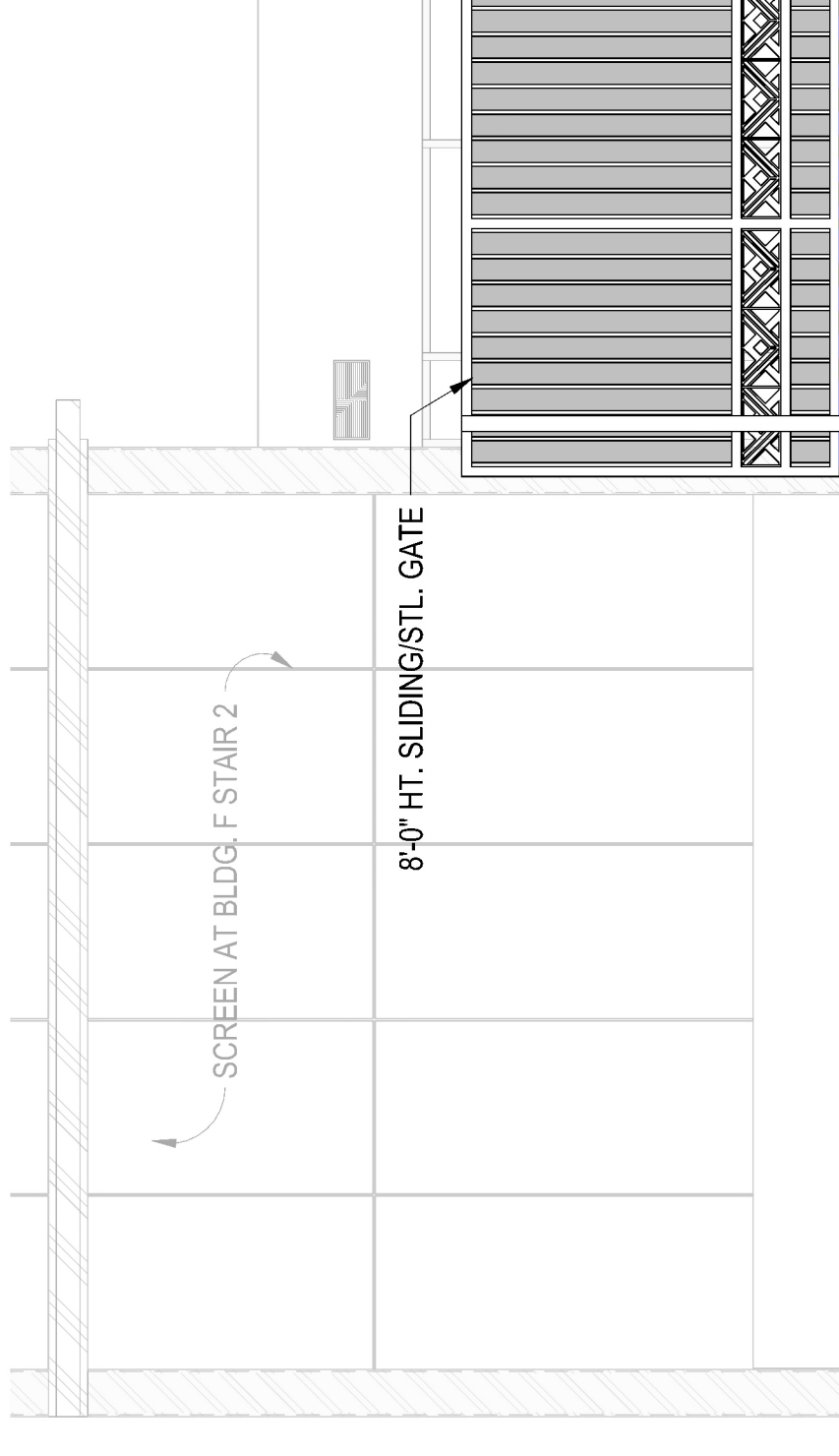


D

E
COMMUNI
PAR



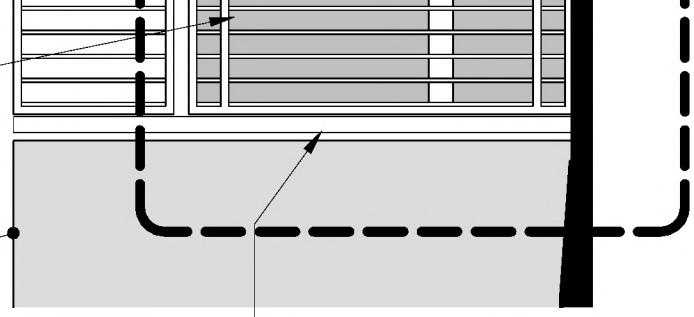
D



D

PERFORATED PANEL AT
BACK SIDE OF GATES

184' - 1 1/2"



STL. GATE W/
PANIC DEVICE

3
A093

ENLARGED ELEVATION

SCALE: 1/4" = 1'-0"



D

BRAND IDENTITY



**STOCKER STREET
CREATIVE**

TYPOGRAPHY

A B C D E F G H I J K L M N O P Q R S T U V W X Y Z

a b c d e f g h i j k l m n o p q r s t u v w x y z

1 2 3 4 5 6 7 8 9 0

Acme Condensed Gothic - Regular

A B C D E F G H I J K L M N O P Q R S T U V W X Y Z

a b c d e f g h i j k l m n o p q r s t u v w x y z

1 2 3 4 5 6 7 8 9 0

Gill Sans Nova - Condensed Bold

A B C D E F G H I J K L M N O P Q R S T U V W X Y Z

(E) OFFICE BUILDING

TRASH
RECYCLING AREA

(N) PROPERTY
LINE AFTER 3'-0"
DEDICATION

D

86.26 TD
86.5 TD

86.6 TD
86.9 TD

86.57 TD
86.15 TD

85.75 TD
85.09 TD



D

	SIGN LOCATION	SHEET / SIGN NUMBER	SIGN DESCRIPTION
1	BUILDING - A SOUTH-EAST ELEVATION	SG300 S-1-01	Primary Branding ID Letters STOCKER STR CREATIVE
2	BUILDING - A EAST	SG301 S-1-01	Building Identification Tenant Letter

D



SIGN
LOCATION

SHEET / SIGN
NUMBER

SIGN DESCRIPTION

12

SITE SIGNAGE
EAST SIDE

SG300

S-8-01

Primary Vehicular Directional



13

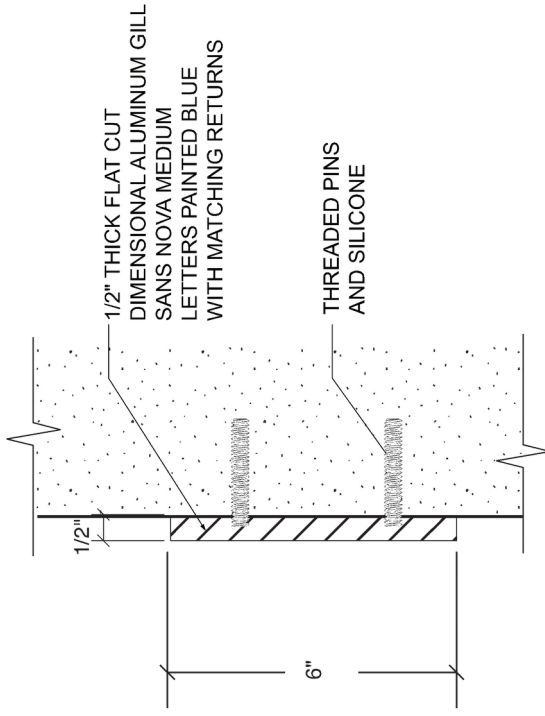
SITE SIGNAGE
SOUTH SIDE

SG300

S-8-01

Authorized Vehicles Only



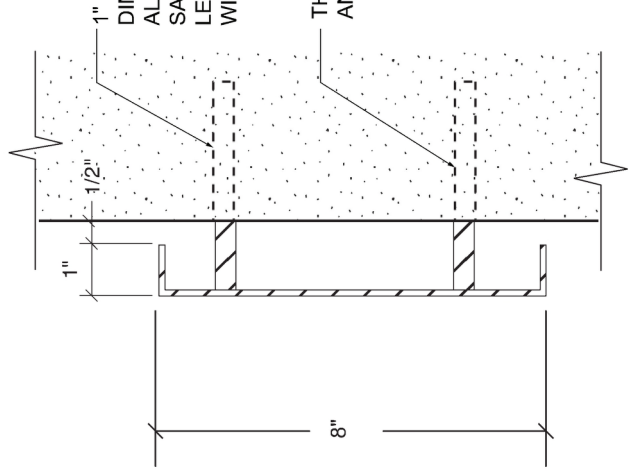


3 SECTION DETAIL

SCALE: 3" = 1'-0"

D

D

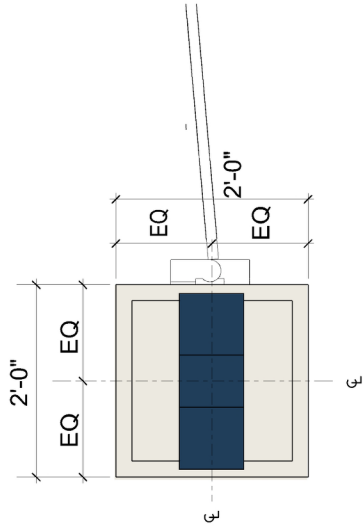


3 SECTION DETAIL
SCALE: 3" = 1'-0"



D

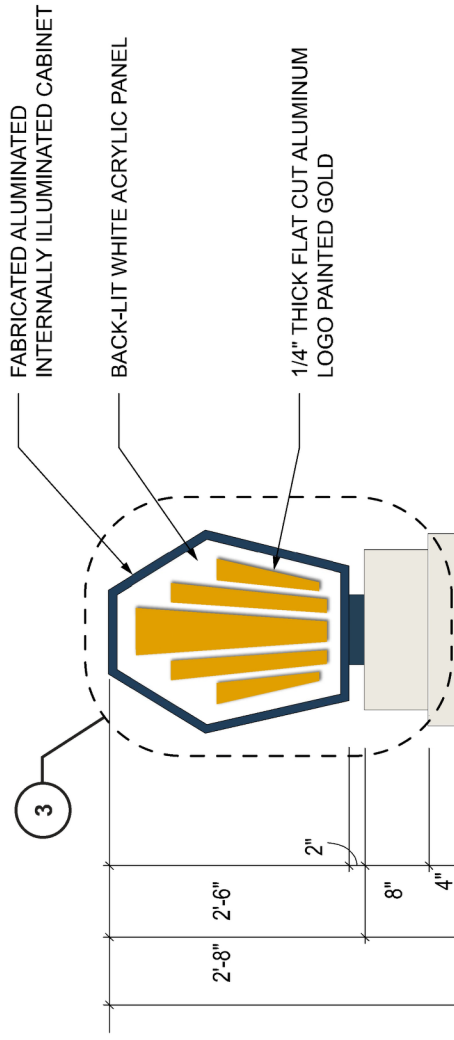
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4 PLAN VIEW

SCALE: 1/2"=1'-0"

NOTE:
SIGN CONTRACTOR TO PROVIDE LOGO
SIGN CABINET ONLY. SIGN CABINET TO BE ATTACHED
TO CONCRETE COLUMN BY OTHERS. ELECTRICAL
STUB OUT TO BE PROVIDED AT TOP OF COLUMN



(E) OFFICE BUILDING

**EP-GRL-01
W/CAMERA**

PTZ

TRASH
RECYCLING AREA

(N) PROPERTY
LINE AFTER 3'-0"
VI
DEDICATION

C180 B

**CA-G-22
@10' AFG**

CA-G-25

A

D

