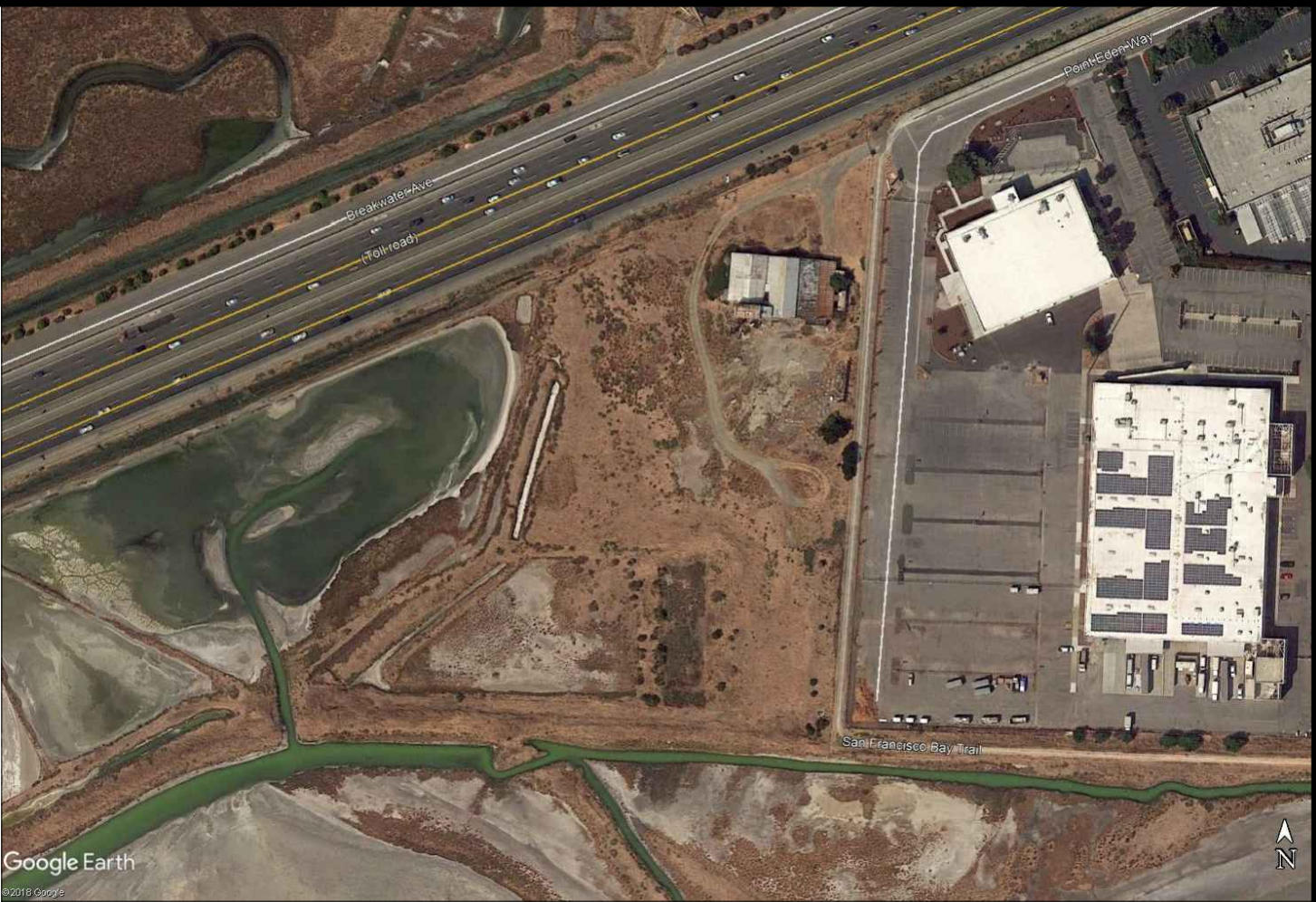


SITE PLAN REVIEW SUBMITTAL

AMERCO Point Eden Way Industrial Development
4150 Point Eden Way



AERIAL VIEW

N.T.S.

Zoning Information

Project Name:	AMERCO Point Eden Way Industrial Development	
Project Address:	4150 POINT EDEN WAY	
APN /Acre / Area:	461-0085-020-02 / 7.78AC / 339,151sf	
Municipality:	City of Hayward	
Zone:	I- Industrial	
Adjacent Zoning:	N- I- Industrial E- I- Industrial S- FP- Flood Plain W- I- Industrial	
Permitted Uses:	Retail, Warehousing	
Setbacks:	Required	Provided
Front yard:	10 feet	93'-7"
Side yard:	None	50'-0"
Rear yard:	None	50'-0"

FAR: 0.80 max
339,151 x .80 = 271,321 sf allowed
97,634 sf or .28 proposed

Height Limit: No limit / ± 42' proposed

Max lot Coverage: No limit / 96,134 sf proposed

Landscape Requirements: By the Planning Director / Site Plan review

Landscape Buffer: 10ft wide - between parking areas and all existing or R/W

Parking:
Warehouse = 1 space / 2,000 sf of GFA
56,848 sf / 2,000 = 29 spaces required

Maintenance Facility= 1 space / 500 sf of GFA
39,286 sf / 500 = 79 spaces required

108 total spaces required
108 total spaces provided)

4 bicycle spaces required, 4 provided

Sheet Index

SP1	Site Plan and Data
A 1	Flex Space Warehouse Floor Plan (Building "A")
A 2	Corporate Maintenance Facility Floor Plan
A 3	Building A Elevations
A 4	Building B Elevations
A 5	Site Elevation and Trash Enclosure Plan & Elevations
PH1	Site Photometrics

SHEET NOTES:

REVISIONS:

NO.	DATE	INITIALS	NOTES
1			
2			
3			
4			
5			
6			
7			
8			

PROFESSIONAL SEAL:

PRELIMINARY DOCUMENTS:
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ARCHITECT LOGO:

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REAL ESTATE COMPANY

CONSTRUCTION DEPARTMENT
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PHOENIX, ARIZONA 85004

P: (602) 263-6502

SITE ADDRESS:

4150 Point Eden Way
Hayward, CA 94545

SHEET CONTENTS:

Proposed
Site Plan

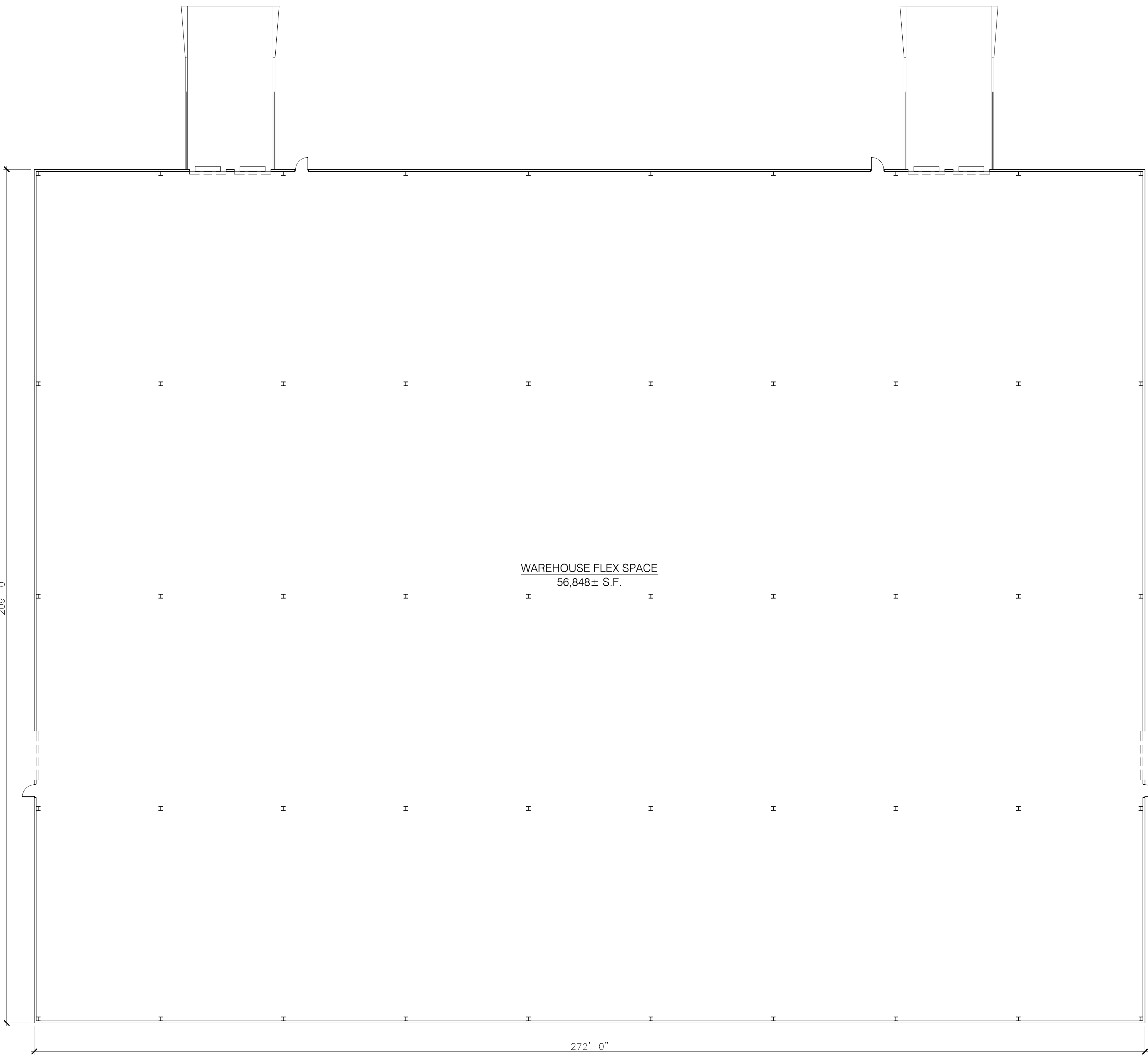
815071

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CHECKED: NH

DATE: 02/15/19

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U-BOX FLOOR PLAN

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



SHEET NOTES:

REVISIONS:

NO.	DATE	INITIALS	NOTES
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2	-	-	-
3	-	-	-
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Hayward, CA 94545

SHEET CONTENTS:
Proposed
Floor Plan
BUILDING 'A'

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CHECKED:	NH
DATE:	02/15/19

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A1

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NO.	DATE	INTRALS	NOTES
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U-Haul at Eden Way
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Hayward, CA 94545

SHEET CONTENTS:

Proposed
Floor Plan
BUILDING 'B'

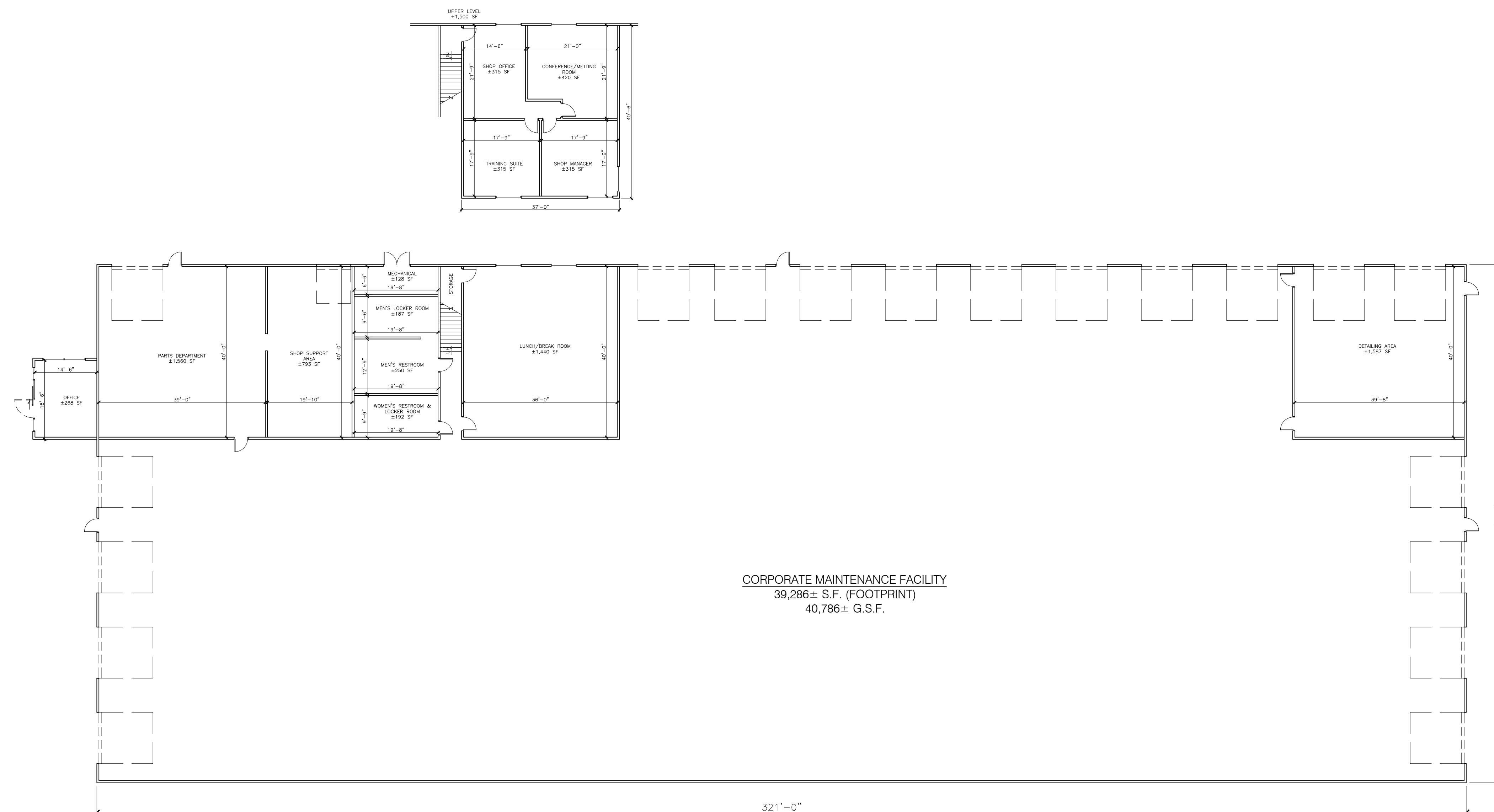
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DATE:	02/15/1
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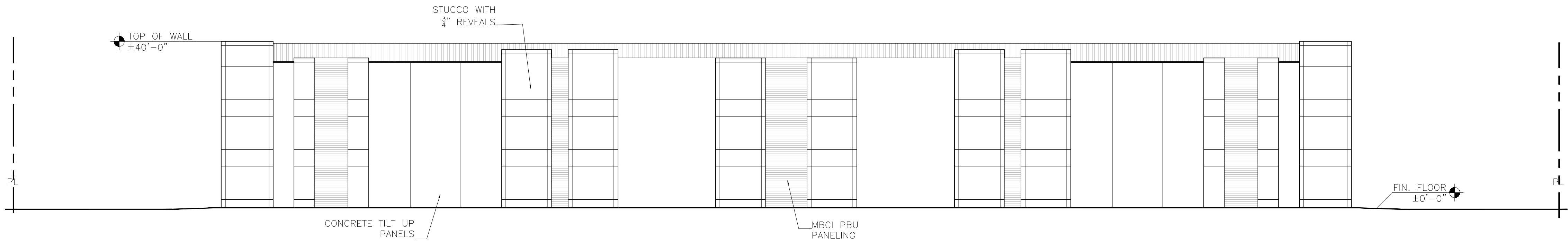


CORPORATE MAINTENANCE FACILITY
39,286± S.F. (FOOTPRINT)
40,786± G.S.F.

SHOP FLOOR PLAN

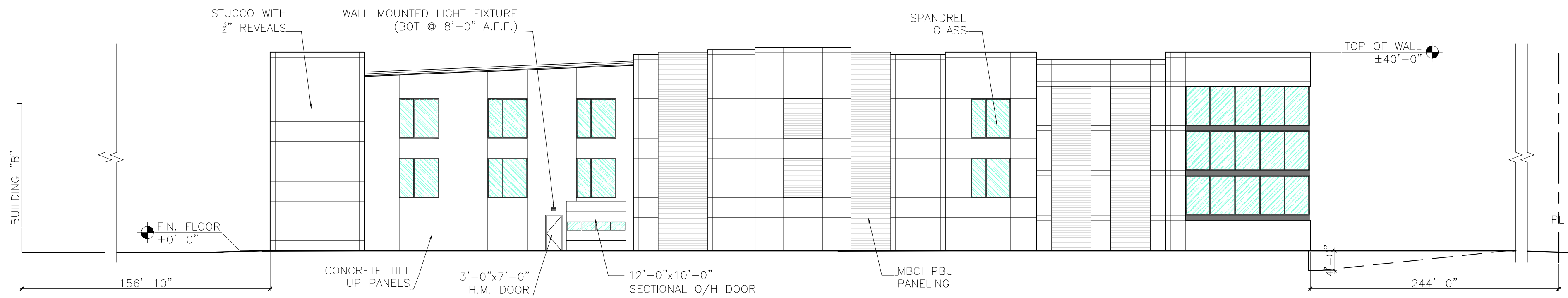
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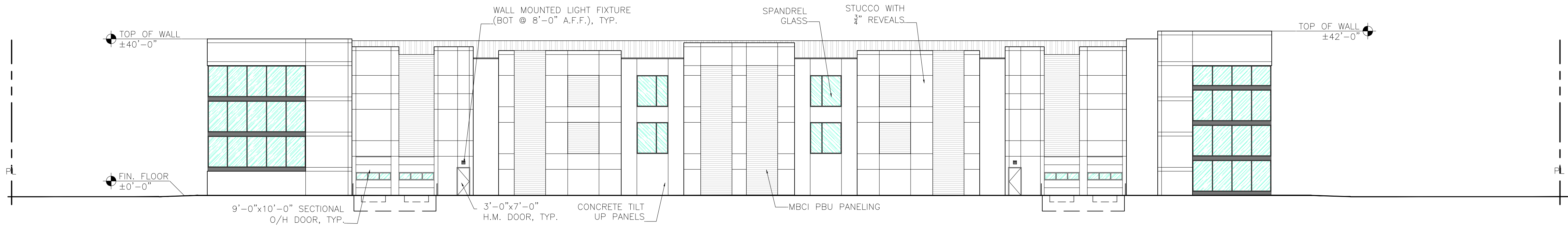
SOUTH ELEVATION

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



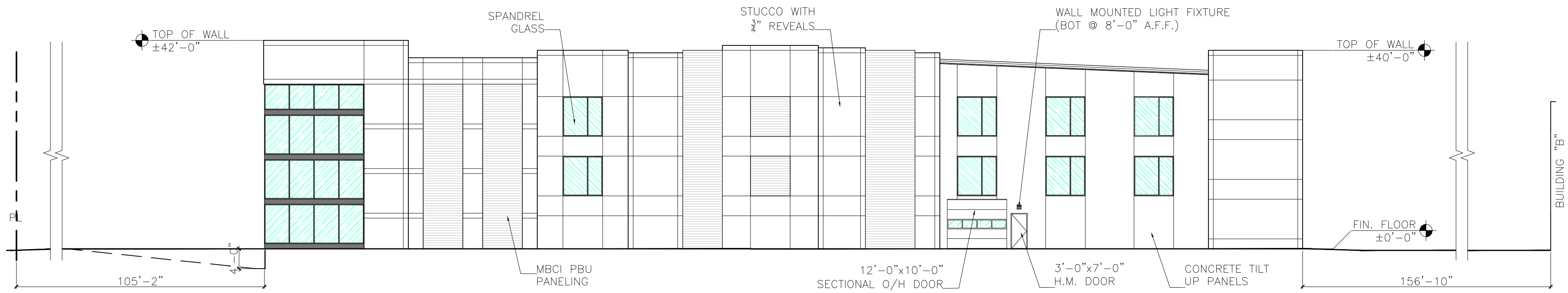
EAST ELEVATION

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



NORTH ELEVATION

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



WEST ELEVATION

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

SHEET NOTES:

REVISIONS:

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SHEET CONTENTS:

Proposed
Elevations
BUILDING 'A'

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CHECKED:	NH
DATE:	02/15/19

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SHEET NOTES:

REVISIONS:

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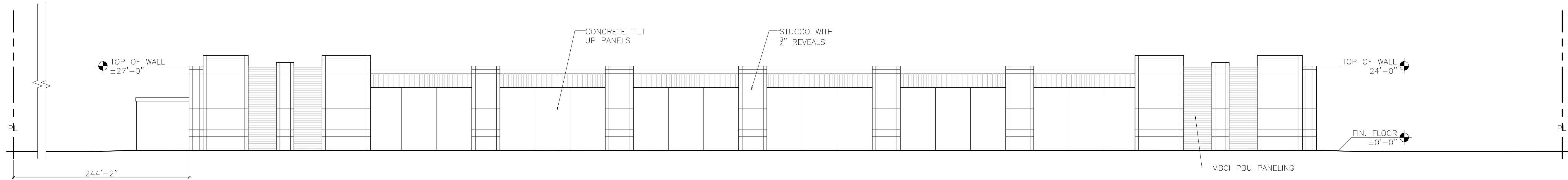
Proposed
Elevations
BUILDING 'B'

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DRAWN: BLC
CHECKED: NH
DATE: 02/15/19

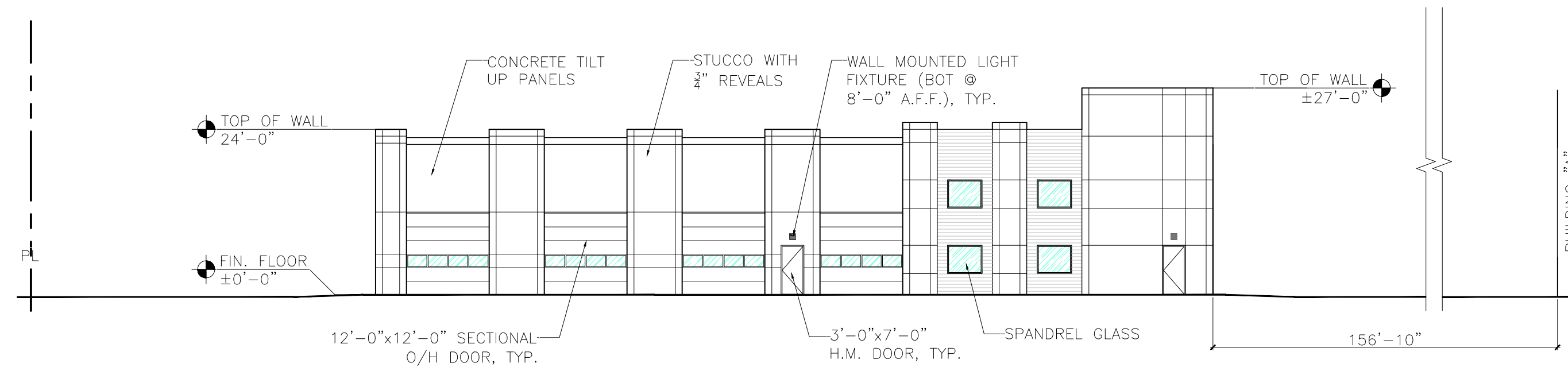
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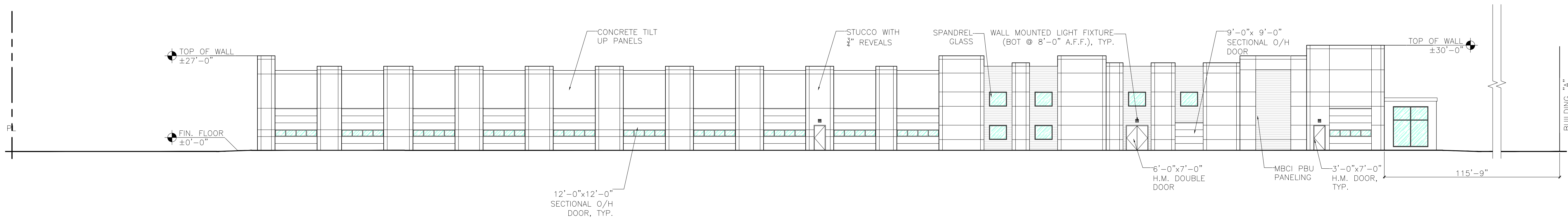
SOUTH ELEVATION

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



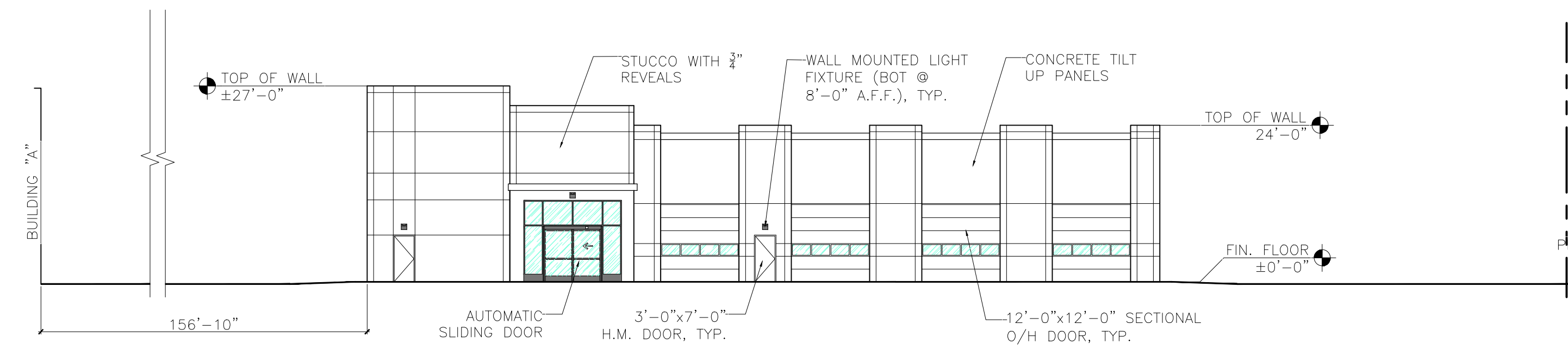
EAST ELEVATION

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



NORTH ELEVATION

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



WEST ELEVATION

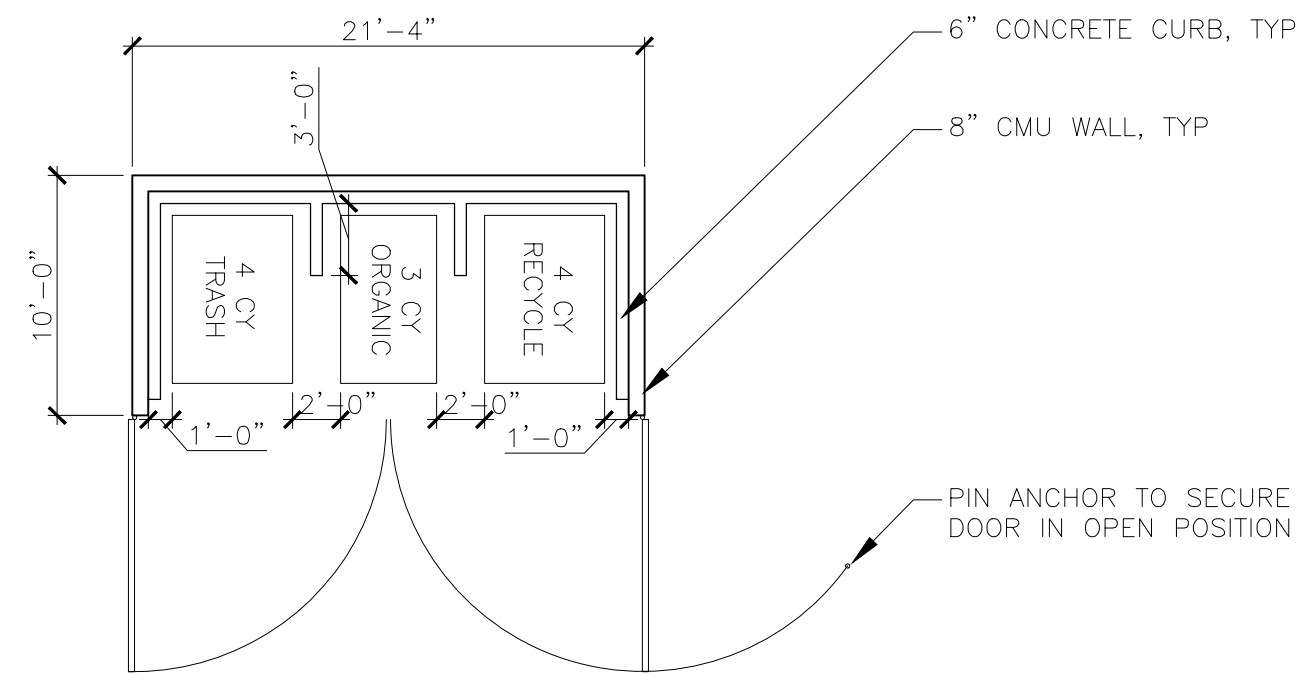
SCALE: 1/16"=1'-0"

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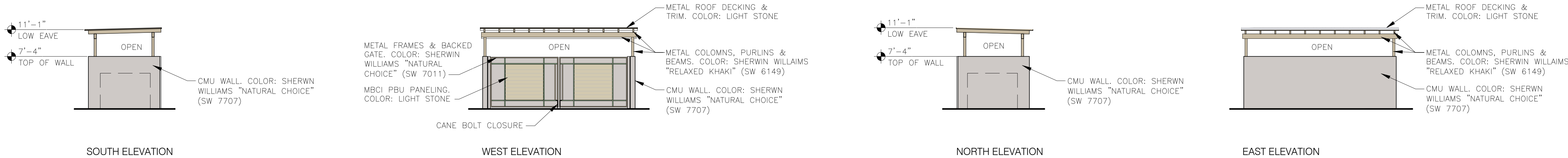
A LONGITUDINAL SITE SECTION W/ EAST ELEVATIONS

SCALE: 1/32"=1'-0"



TRASH ENCLOSURE PLAN

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



TRASH ENCLOSURE ELEVATIONS

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

SHEET NOTES:

REVISIONS:

NO.	DATE	INITIALS	NOTES
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PHOENIX, ARIZONA 85004
P: (602) 263-6502

SITE ADDRESS:

4150 Point Eden Way
Hayward, CA 94545

SHEET CONTENTS:

Proposed
Plan & Elevations
TRASH ENCLOSURE

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DRAWN: jml

CHECKED: JL

DATE: 02/21/19

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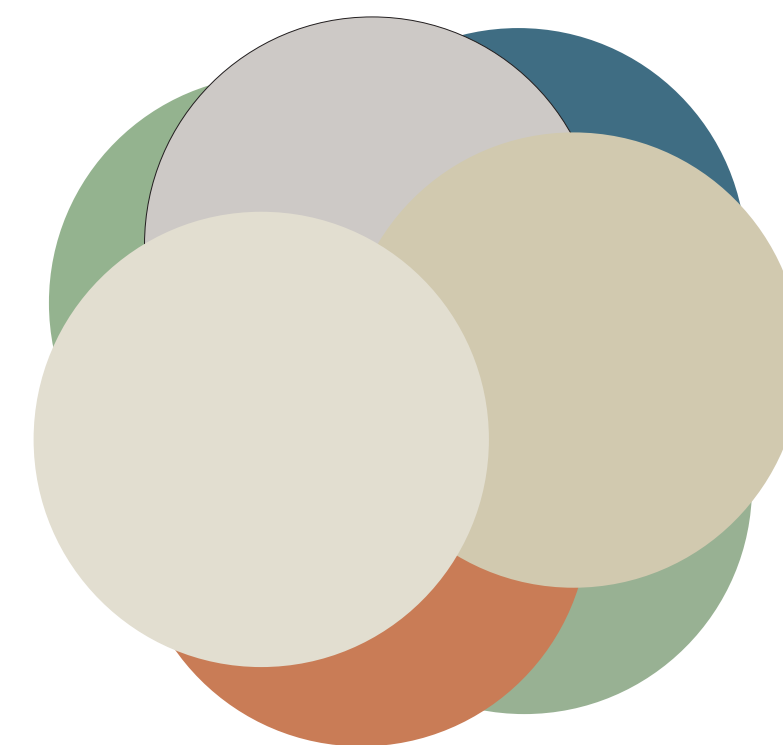


NW ELEVATION / CONCEPTUAL RENDERING

AMERCO
REAL ESTATE COMPANY

AT
EDEN WAY

4150 POINT EDEN WAY
HAYWARD, CA 94545



Natural
Choice
(SW7011)

Nurture
Green
(SW6451)

Tilt Up
Concrete

MBCI
Light Stone

MBCI
Natural
Patina

Copper Wire
(SW7707)

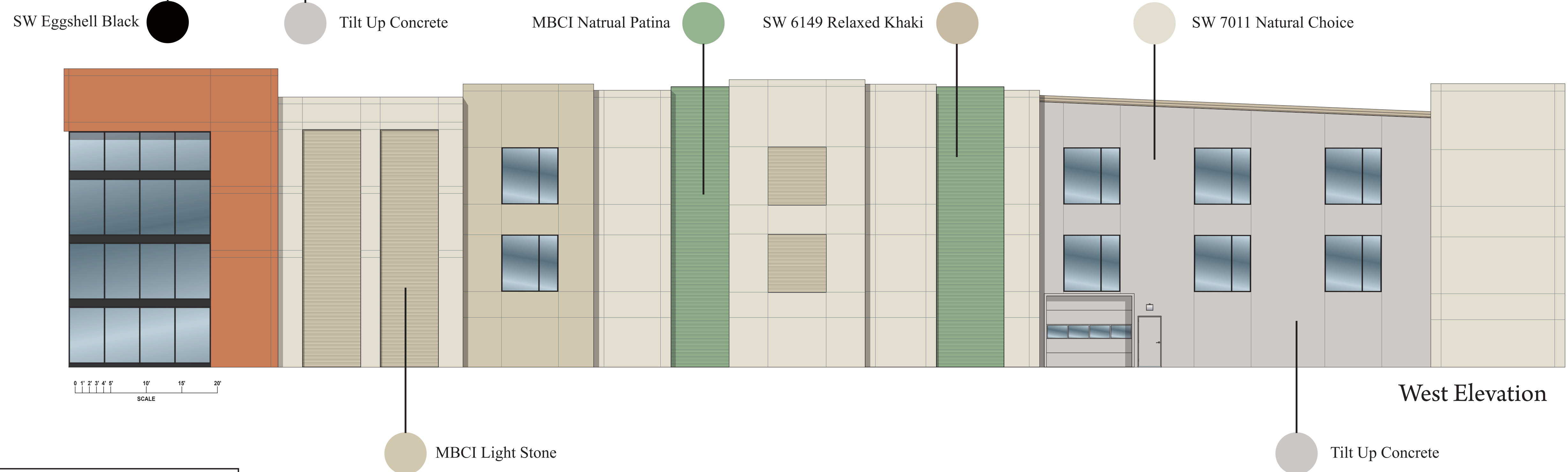
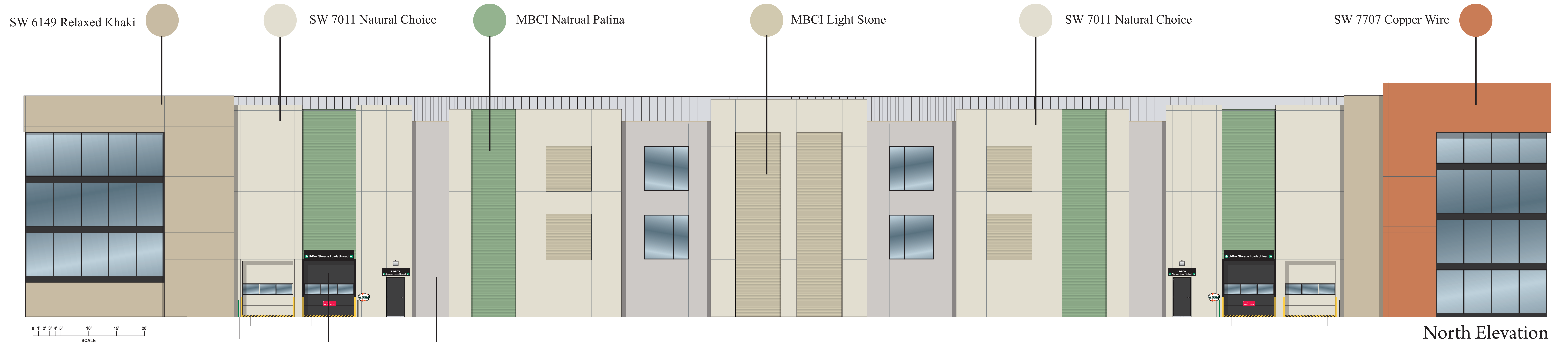
Santorini
Blue
(SW7607)

am
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FINAL APPROVED IMAGING
ANY CHANGES REQUIRE
REBID OF PROJECT

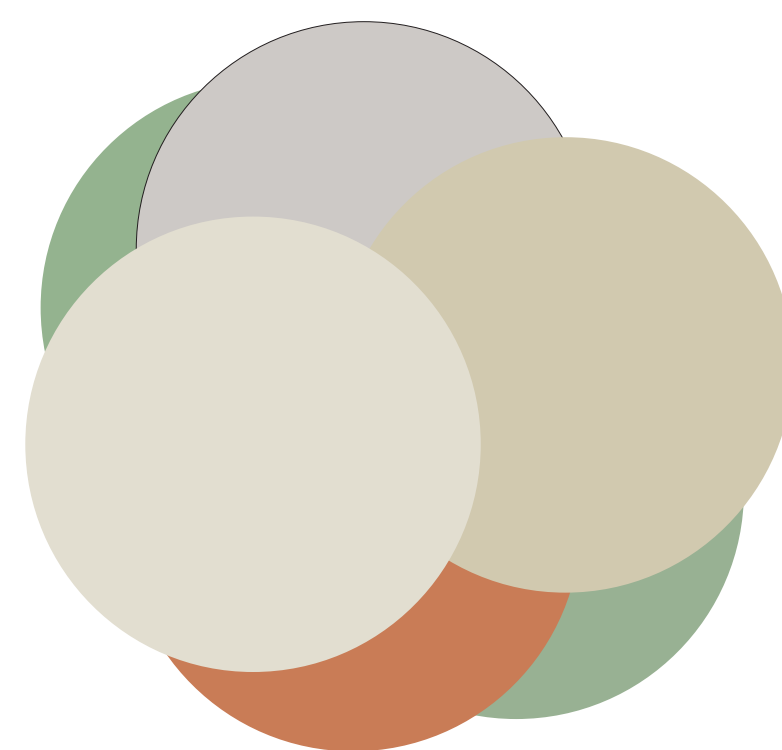


BLDG A ELEVATION / CONCEPTUAL IMAGING

AMERCO
REAL ESTATE COMPANY

AT
EDEN WAY

4150 POINT EDEN WAY
HAYWARD, CA 94545



Natural Choice (SW7011)

Nurture Green (SW6451)

Tilt Up Concrete

MBCI Light Stone

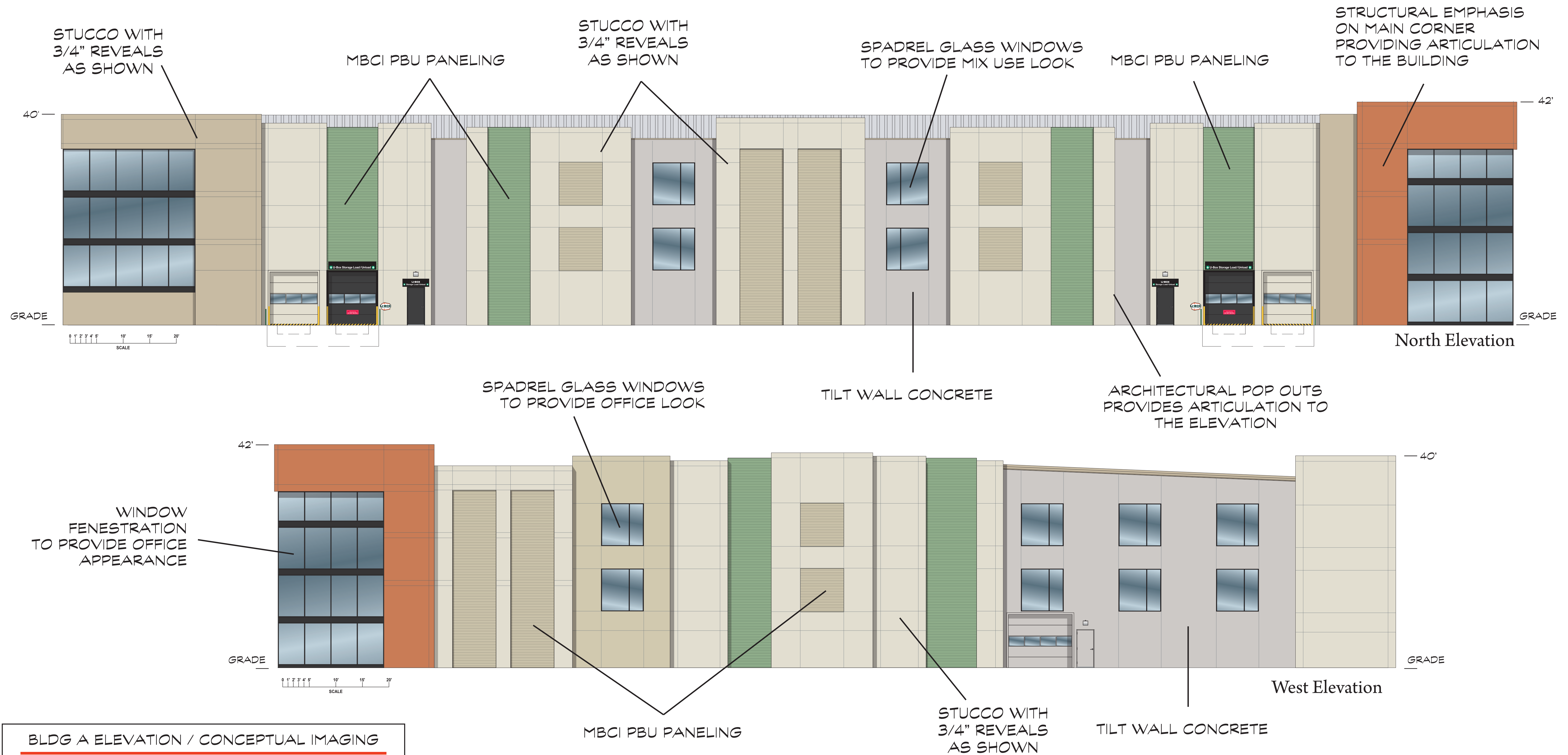
MBCI Natural Patina

Copper Wire (SW7707)

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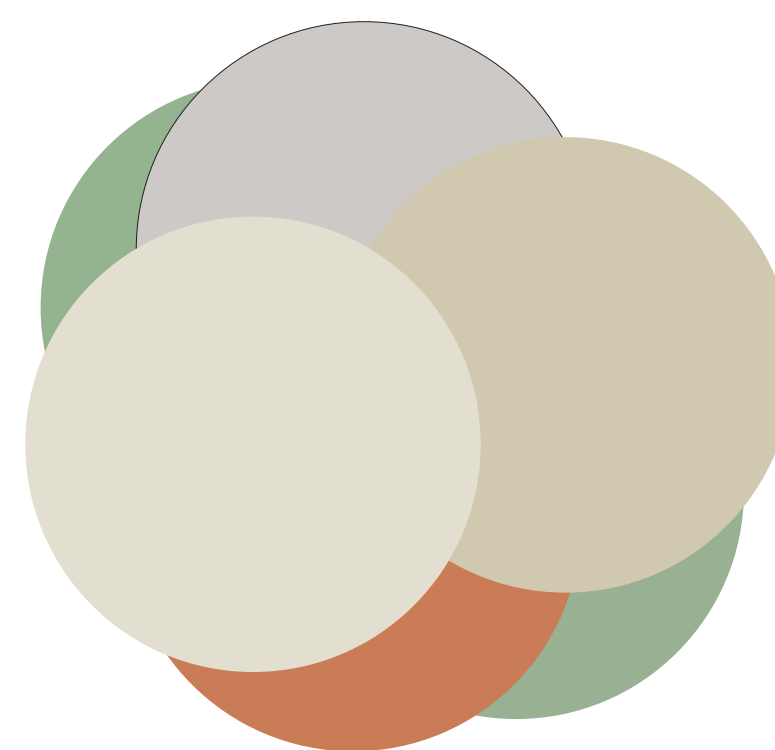
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REAL ESTATE COMPANY

AT
EDEN WAY

4150 POINT EDEN WAY
HAYWARD, CA 94545



Natural
Choice
(SW7011)

Nurture
Green
(SW6451)

Tilt Up
Concrete

MBCI
Light Stone

MBCI
Natural
Patina

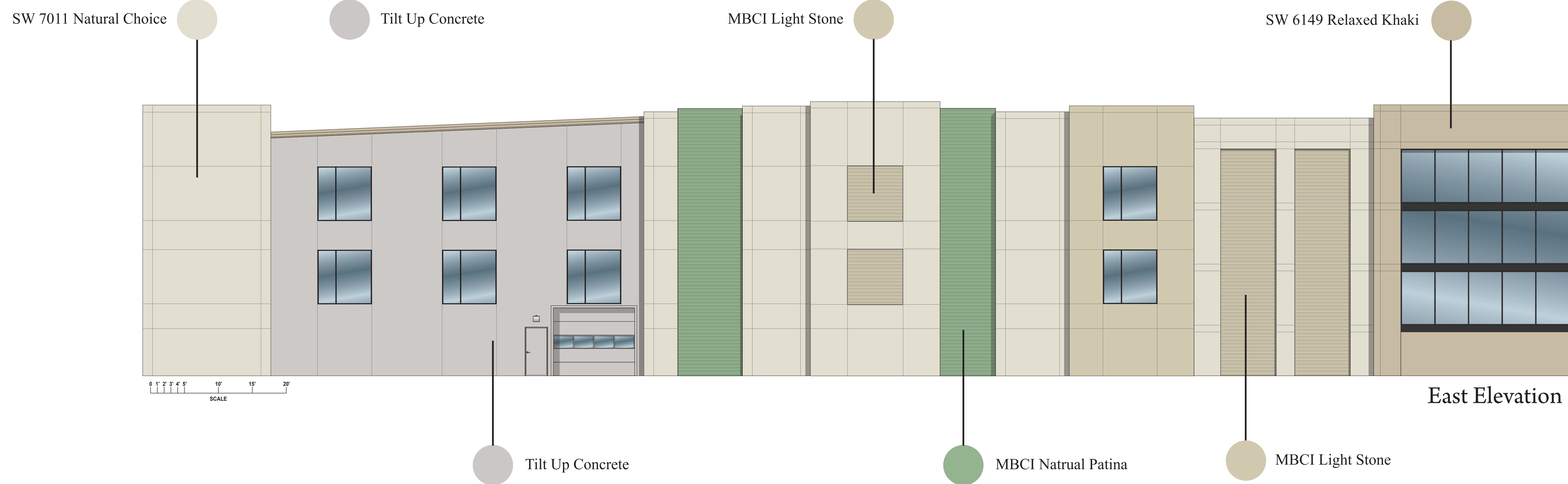
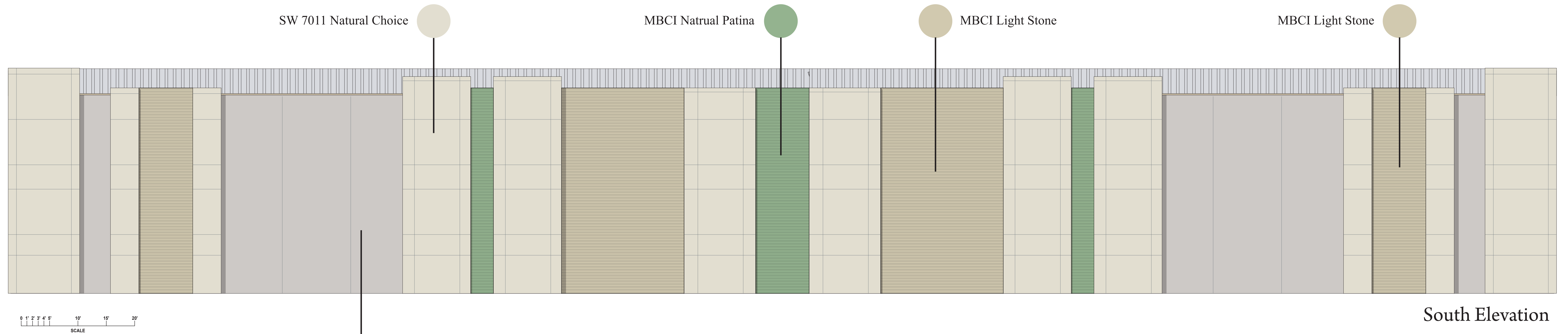
Copper Wire
(SW7707)

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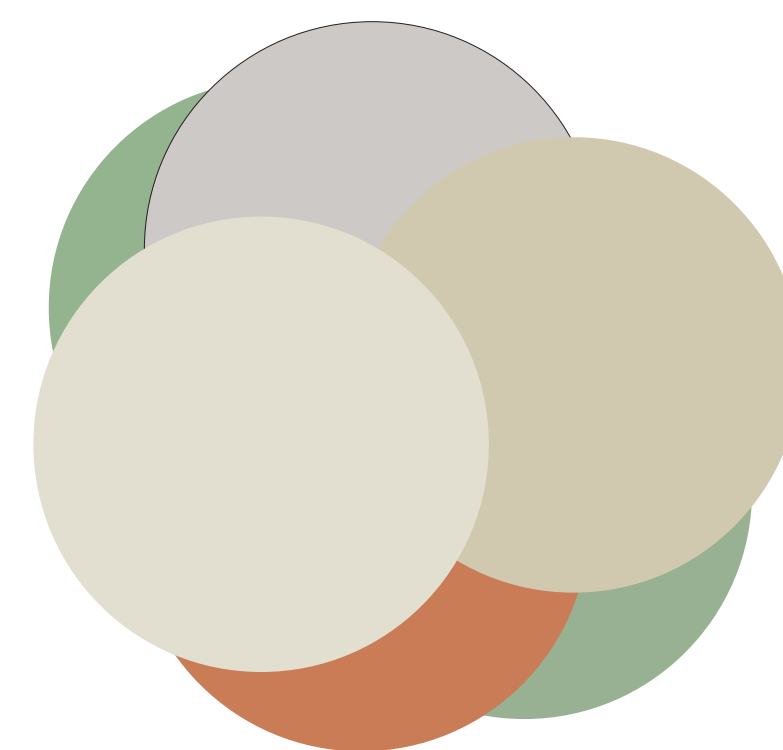


BLDG A ELEVATION / CONCEPTUAL IMAGING

AMERCO
REAL ESTATE COMPANY

AT
EDEN WAY

4150 POINT EDEN WAY
HAYWARD, CA 94545



Natural Choice (SW7011)
 Nurture Green (SW6451)
 Tilt Up Concrete
 MBCI Light Stone
 MBCI Natural Patina
 Copper Wire (SW7707)

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REBID OF PROJECT

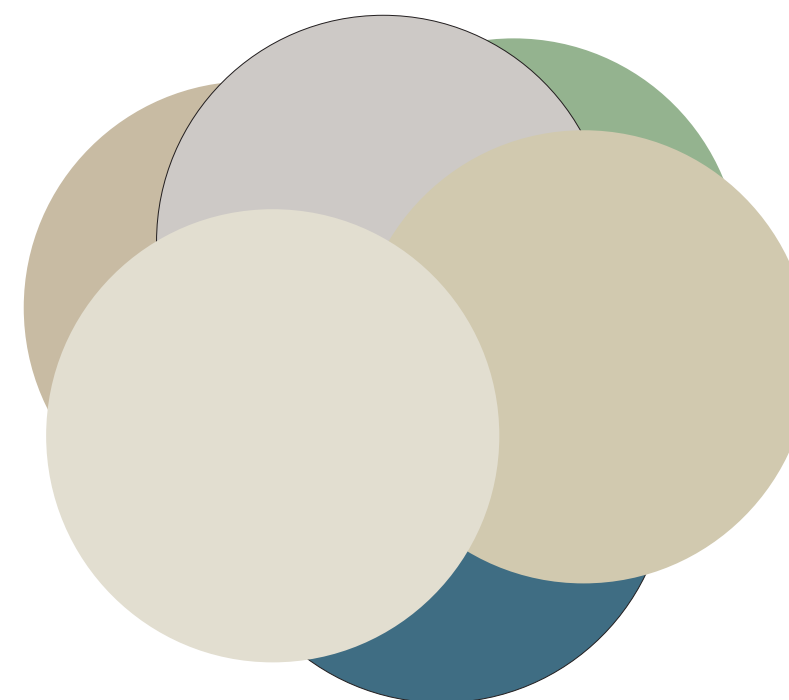


BLDG B ELEVATION / CONCEPTUAL IMAGING

AMERCO
REAL ESTATE COMPANY

AT
EDEN WAY

4150 POINT EDEN WAY
HAYWARD, CA 94545

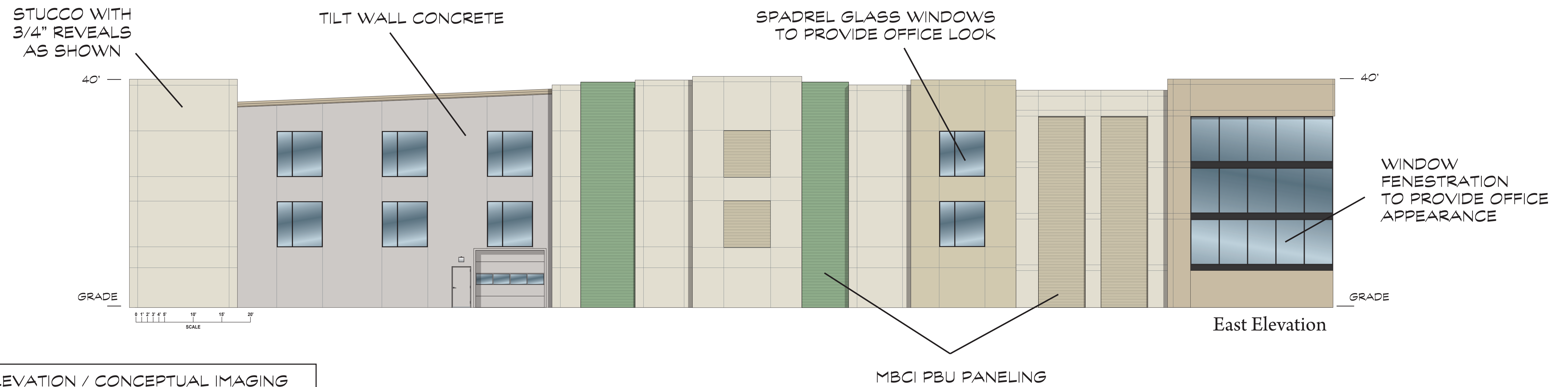
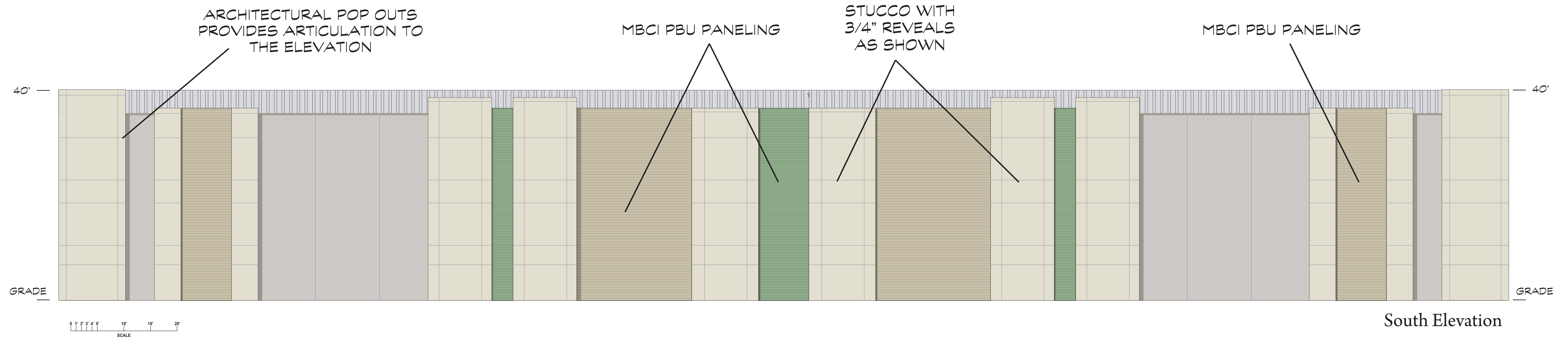


Natural Choice (SW7011)
 Relaxed Khaki (SW6149)
 Tilt Up Concrete
 MBCI Light Stone
 MBCI Natural Patina
 Santorini Blue (SW7607)

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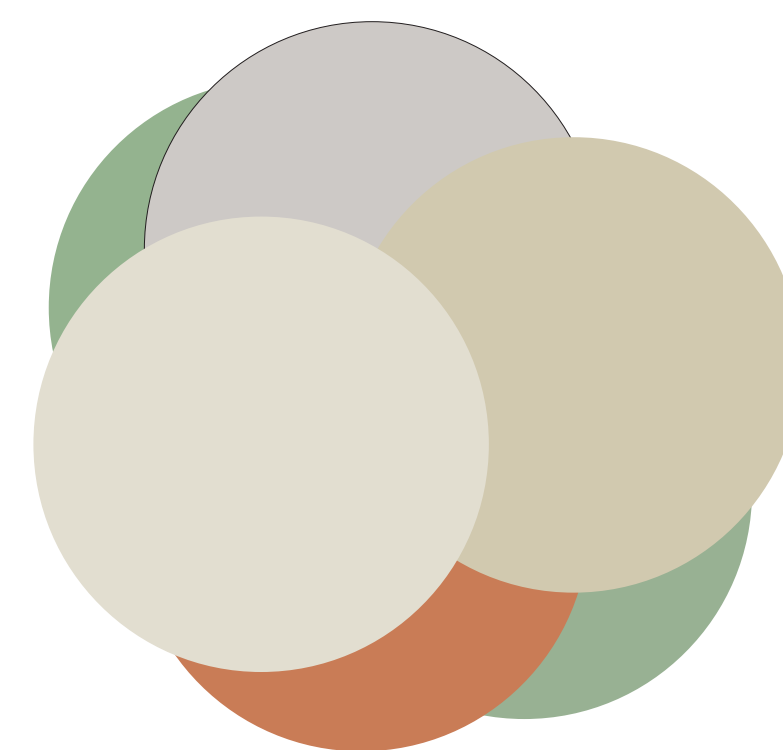


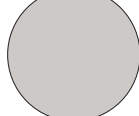
BLDG A ELEVATION / CONCEPTUAL IMAGING

AMERCO
REAL ESTATE COMPANY

AT
EDEN WAY

4150 POINT EDEN WAY
HAYWARD, CA 94545

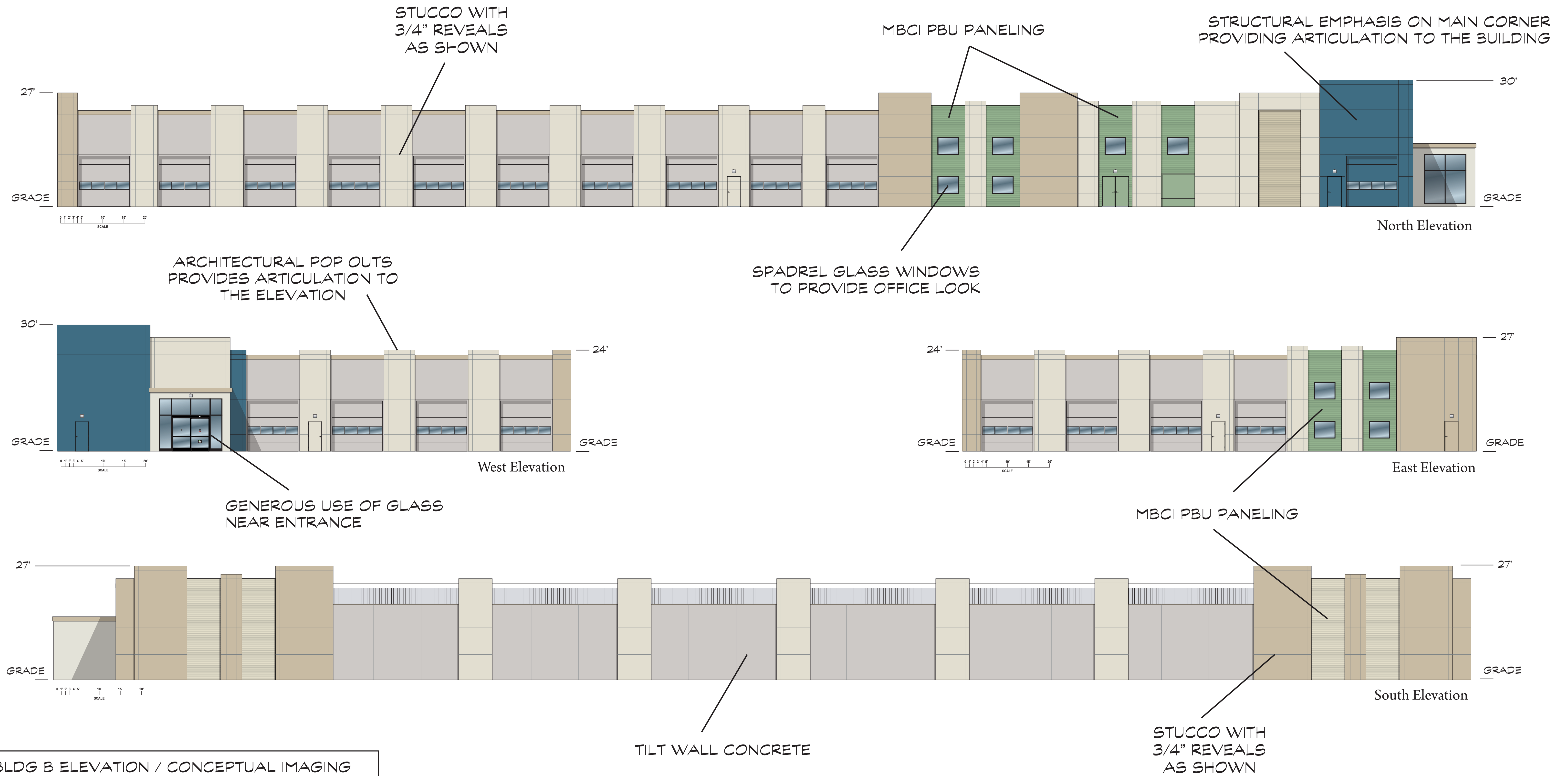


					
Natural Choice (SW7011)	Nurture Green (SW6451)	Tilt Up Concrete	MBCI Light Stone	MBCI Natural Patina	Copper Wire (SW7707)

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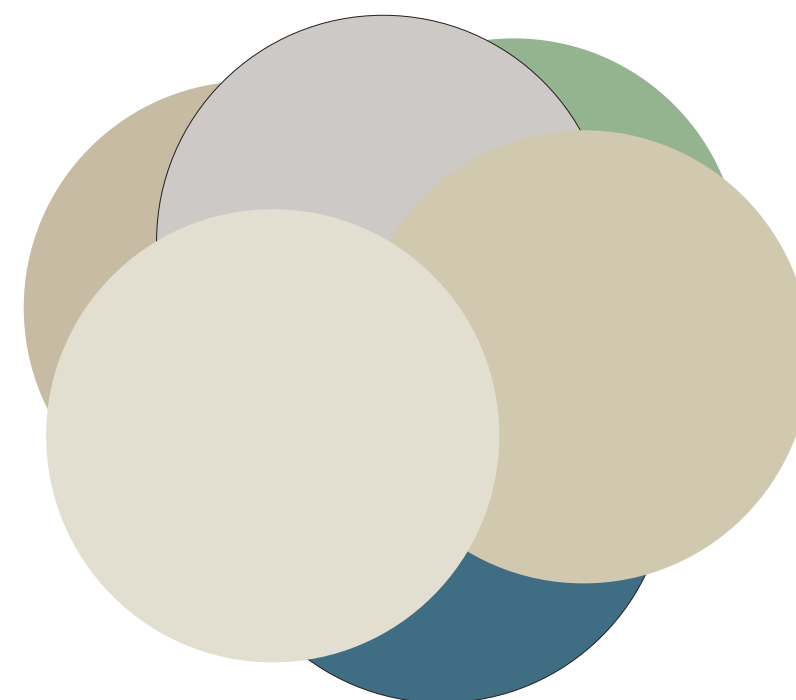
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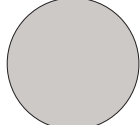


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AT
EDEN WAY

4150 POINT EDEN WAY
HAYWARD, CA 94545



					
Natural Choice (SW7011)	Relaxed Khaki (SW6149)	Tilt Up Concrete	MBCI Light Stone	MBCI Natural Patina	Santorini Blue (SW7607)

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