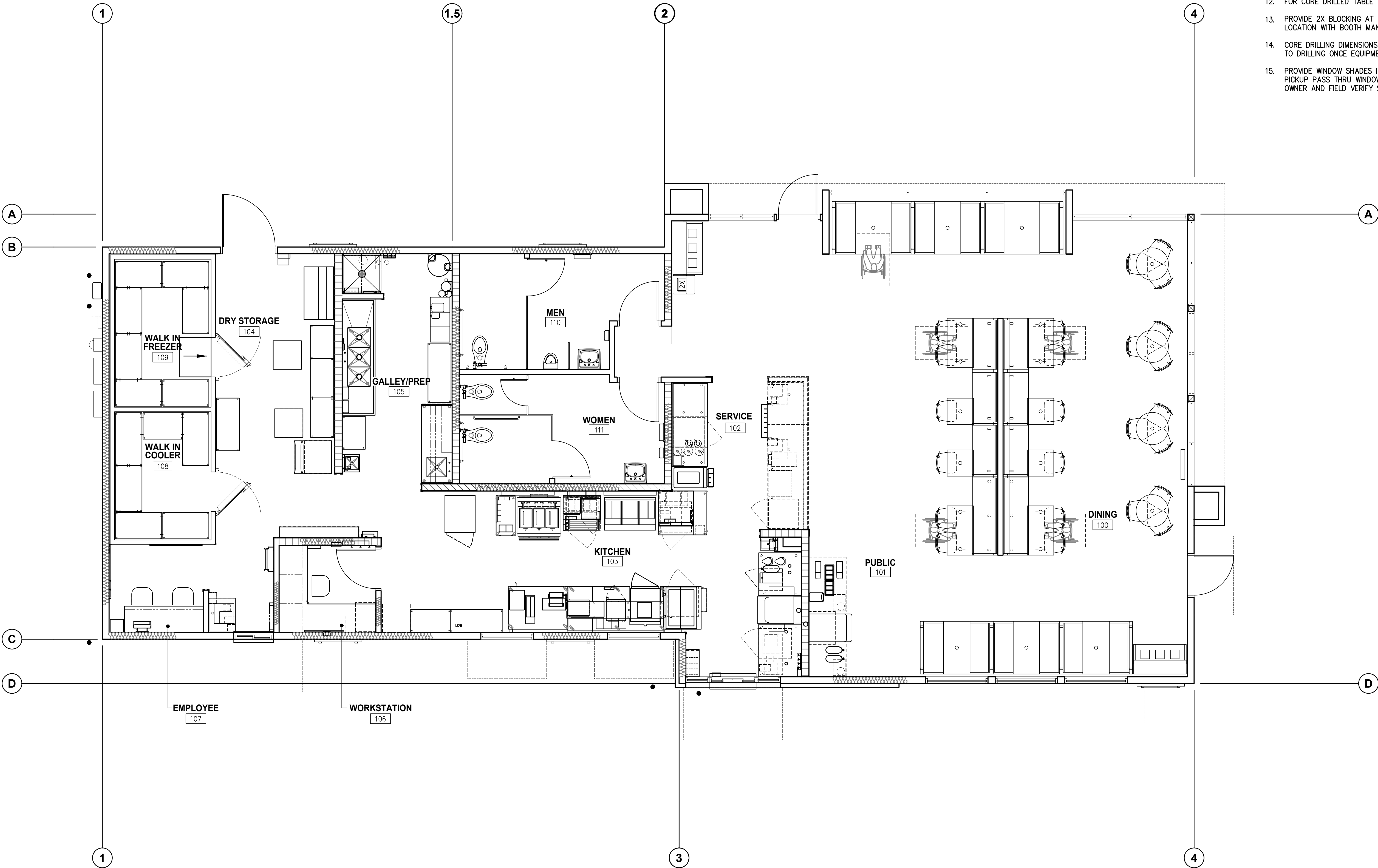


GENERAL NOTES

- SEE FINISH SCHEDULE / I.D. DRAWINGS FOR INFORMATION ON INTERIOR FINISHES. INTERIOR FINISHES ARE DESIGNATED BY: **#**
- ATTACH TABLE TOPS TO BASES PER MANUFACTURER'S REQUIREMENTS / INSTRUCTIONS.
- RESTROOM VESTIBULE ELEVATIONS ARE SHOWN ON SHEET **ID2.0**.
- RESTROOM ELEVATIONS ARE SHOWN ON SHEET **AZ.0**.
- WORKSTATION & EMPLOYEE ROOM ELEVATIONS ARE SHOWN ON SHEET **K2.2**.
- KITCHEN ELEVATIONS ARE SHOWN ON SHEET **K2.0 & K2.1**.
- ALL EXPOSED FINISH CORNERS AND SEAMS REQUIRE CAULKING. IN ADDITION, BUT NOT LIMITED TO, TOP OF ALL COVE BASES, ALL FIXED EQUIPMENT, ETC. DO NOT APPLY CAULKING TO ANY V.W.C. SURFACE.
- SEATING LAYOUT TO COMPLY WITH ALL APPLICABLE CODES AND ORDINANCES.
- ALL DIMENSIONS ARE TO FACE OF FINISHED DRYWALL AND ARE CONSIDERED CRITICAL. U.O.N. THE GENERAL CONTRACTOR SHALL VERIFY ALL DIMENSIONS WITH SHOP DRAWINGS AND PLANS AGAINST REQUIRED CLEARANCES.
- IT SHALL BE THE GENERAL CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL QUANTITIES BEFORE ORDERING AND INSTALLING MATERIAL.
- SEE DETAIL SHEETS FOR BLOCKING AT COUNTER TOPS.
- FOR CORE DRILLED TABLE BASES, SEE DETAIL **10/ID3.1**.
- PROVIDE 2X BLOCKING AT FRAMED WALLS FOR BOOTH ATTACHMENT. VERIFY EXACT LOCATION WITH BOOTH MANUFACTURER.
- CORE DRILLING DIMENSIONS ARE NOTED WITH A C.D. AND SHOULD BE VERIFIED PRIOR TO DRILLING ONCE EQUIPMENT IS ON SITE.
- PROVIDE WINDOW SHADES ITEM #OF-EQ6 ON ALL WINDOWS EXCEPT CASHIER AND PICKUP PASS THRU WINDOWS. VERIFY LOCATIONS WITH CONSTRUCTION MANAGER AND OWNER AND FIELD VERIFY SIZES PRIOR TO ORDERING.



9330 BALBOA AVENUE  
SAN DIEGO, CA 92123

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and shall not be copied or reproduced  
without its previous written consent.

DATES

RELEASE: OCT. 02, 2017

P.M. UPDATES: SEPT. 27, 2019

SUBMITTAL DATE:

1: \_\_\_\_\_

2: \_\_\_\_\_

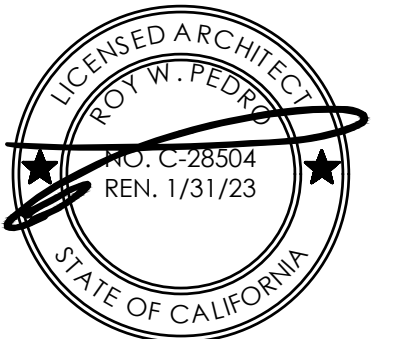
3: \_\_\_\_\_

BID: \_\_\_\_\_

CONSTRUCTION: \_\_\_\_\_

REVISIONS

- △ \_\_\_\_\_
- △ \_\_\_\_\_
- △ \_\_\_\_\_
- △ \_\_\_\_\_
- △ \_\_\_\_\_
- △ \_\_\_\_\_



6930 DESTINY DRIVE  
SUITE 100  
ROCKLIN, CA 95677

(916) 415-5358  
rpedro@pmdginc.com

Roy W. Pedro, Architect

SITE INFORMATION

MK TYPE: MK9DS\_MD

JIB #: 4387

ADDRESS:  
1240 W. WOOD ST.  
WILLOWS, CA 95988

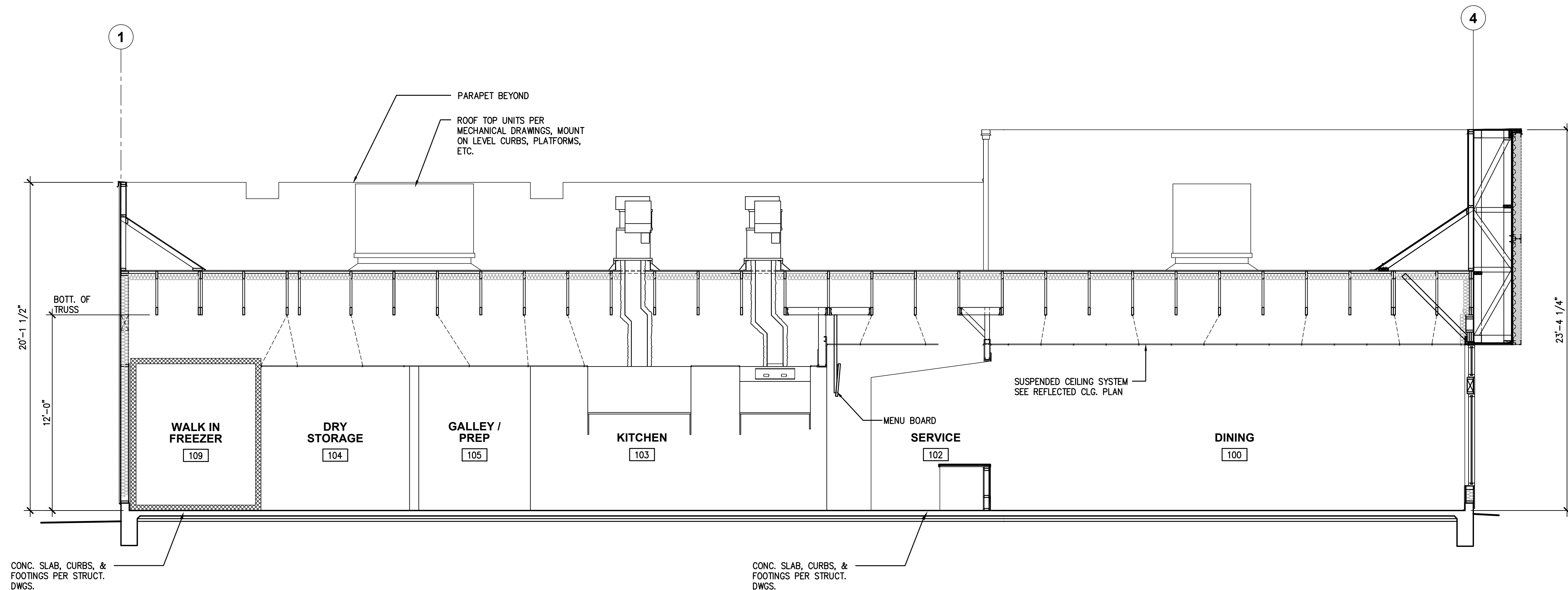
DRAWN BY: \_\_\_\_\_

PROJECT #: WFM20001.0

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

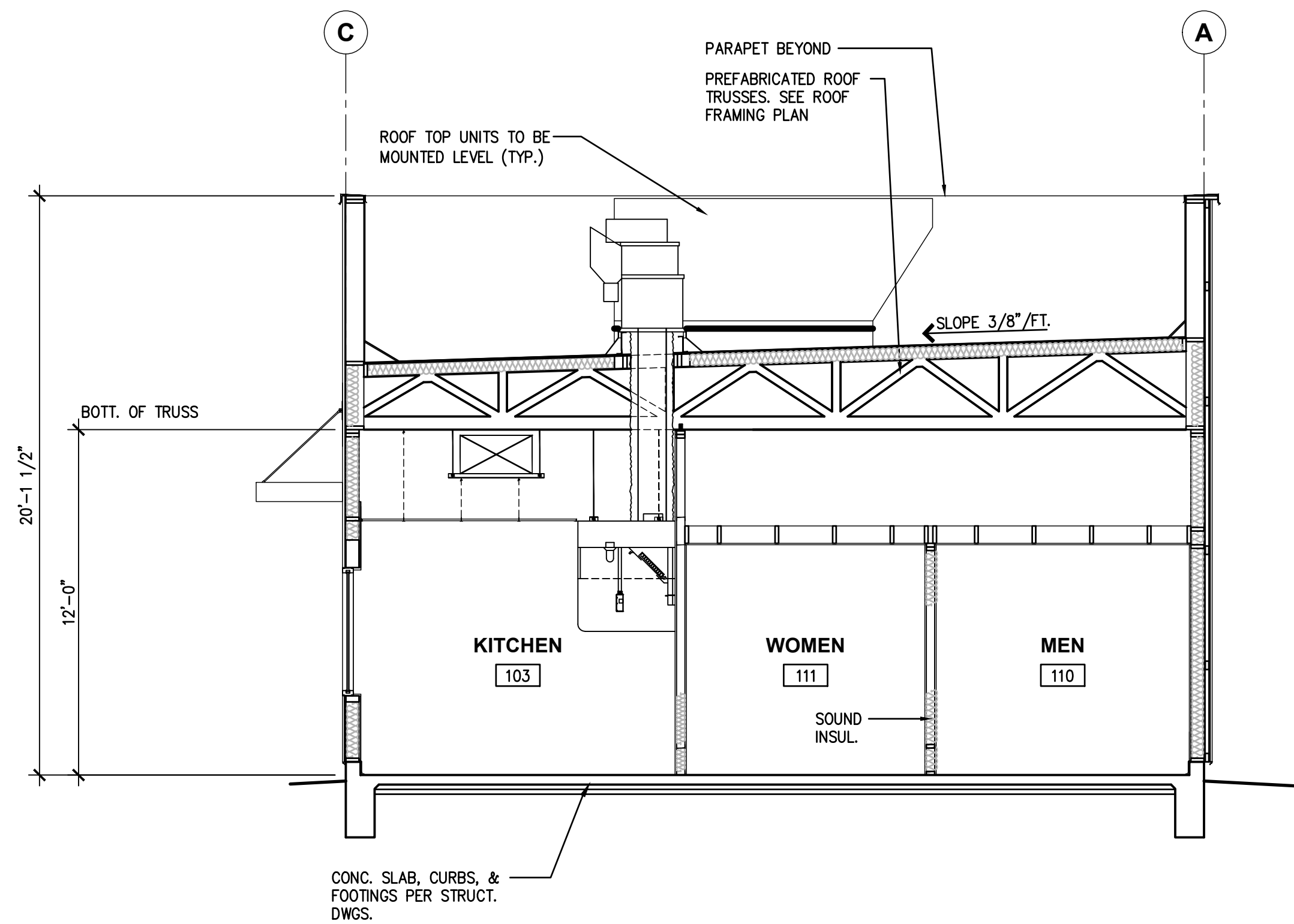
FURNITURE  
PLAN

ID1.0



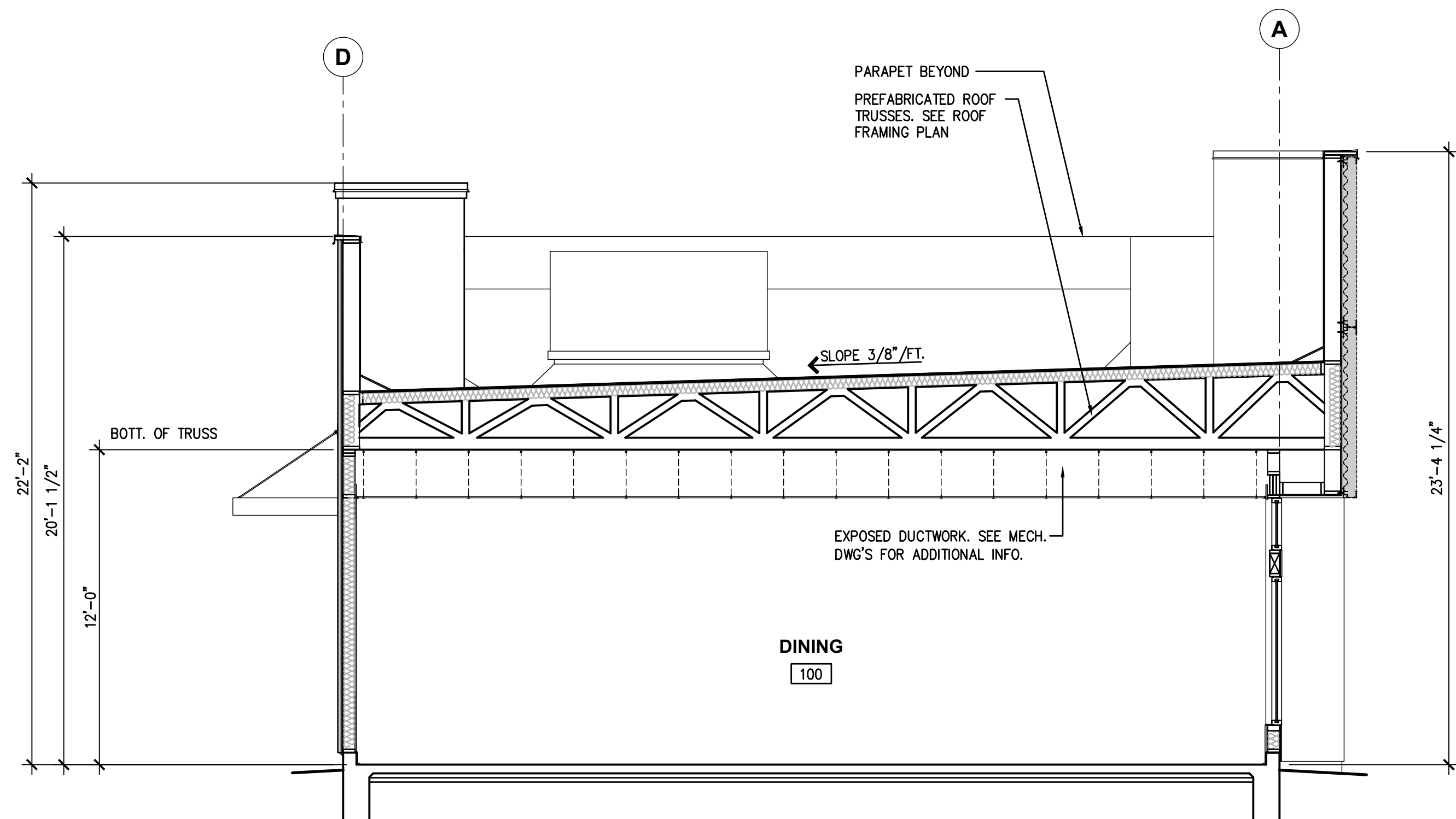
1 BUILDING LONGITUDINAL SECTION

1/4" = 1'-0"



2 BUILDING CROSS SECTION

1/4" = 1'-0"



3 BUILDING CROSS SECTION

1/4" = 1'-0"



in the box®

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SAN DIEGO, CA 92123

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DATES

RELEASE: OCT. 02, 2017

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1: \_\_\_\_\_

2: \_\_\_\_\_

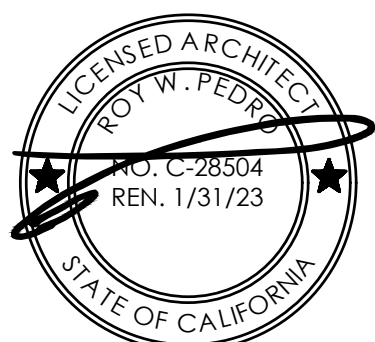
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BID: \_\_\_\_\_

CONSTRUCTION: \_\_\_\_\_

REVISIONS

- △ \_\_\_\_\_
- △ \_\_\_\_\_
- △ \_\_\_\_\_
- △ \_\_\_\_\_
- △ \_\_\_\_\_



Architectural  
Solutions Group

6930 DESTINY DRIVE  
SUITE 100  
ROCKLIN, CA 95677

(916) 415-5358  
rpelro@pmdginc.com

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ADDRESS:

1240 W. WOOD ST.  
WILLOWS, CA 95988

DRAWN BY: \_\_\_\_\_

PROJECT #: WFM20001.0

SCALE: AS NOTED

BUILDING  
SECTIONS

A5.0





**Jack  
in the box®**

9330 BALBOA AVENUE  
SAN DIEGO, CA 92123

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2: \_\_\_\_\_

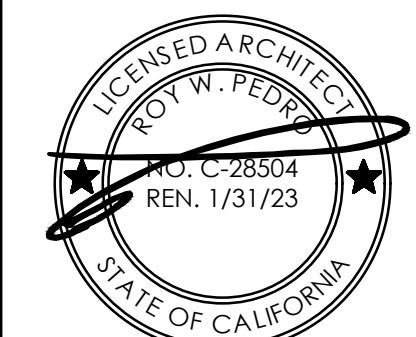
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BID: \_\_\_\_\_

CONSTRUCTION: \_\_\_\_\_

#### REVISIONS

△	_____
△	_____
△	_____
△	_____
△	_____
△	_____



**Architectural  
Solutions Group**

6930 DESTINY DRIVE  
SUITE 100  
ROCKLIN, CA 95677

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ADDRESS:  
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DRAWN BY: \_\_\_\_\_

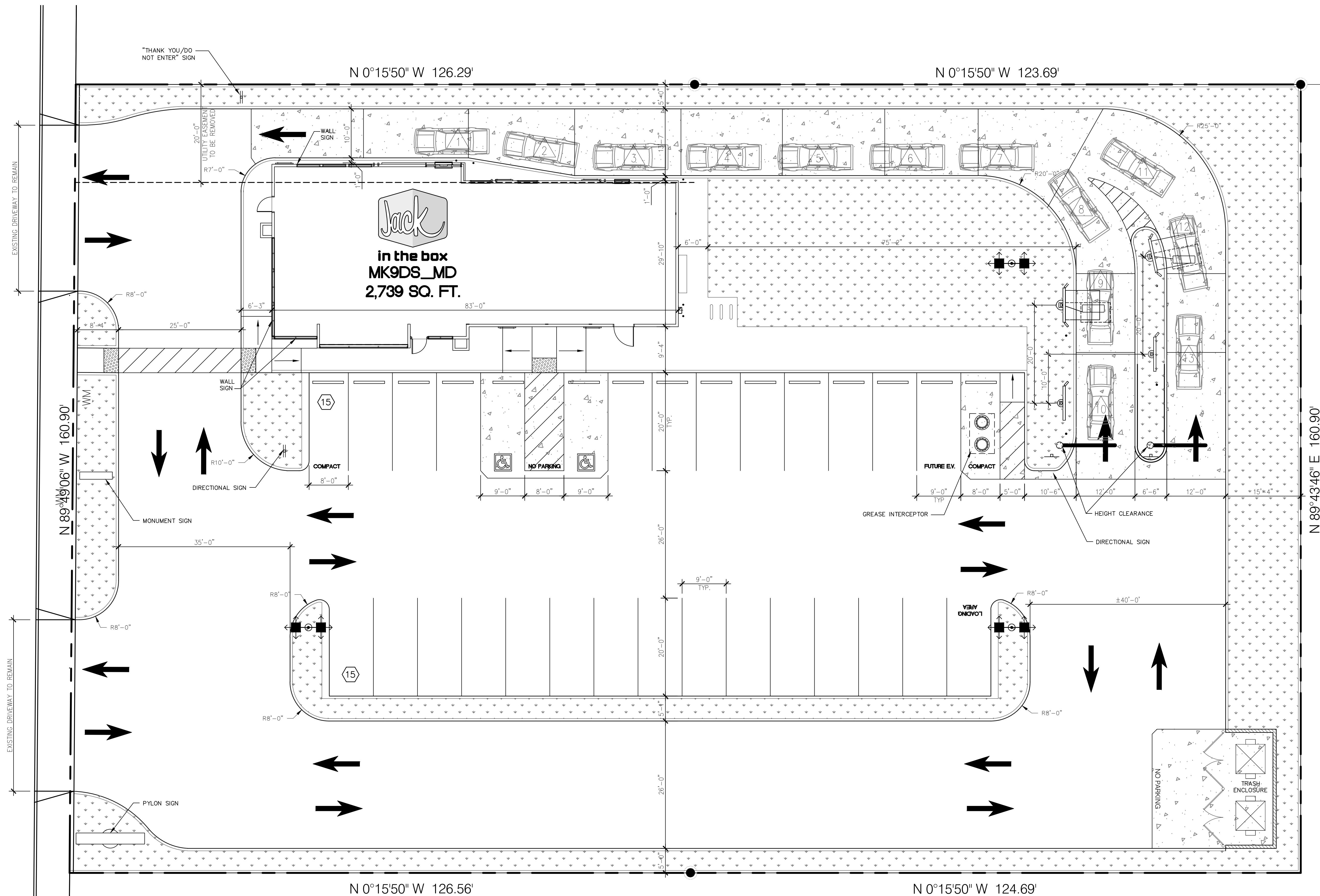
PROJECT #: WFM20001.0

SCALE: 1" = 10'

**PROPOSED  
SITE PLAN**

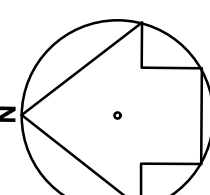
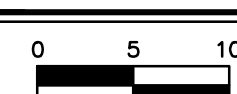
**SD1.0**

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#### PROPOSED SITE PLAN

SCALE: 1" = 10'



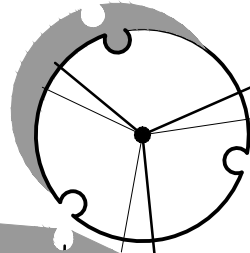
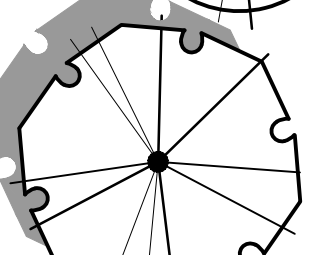
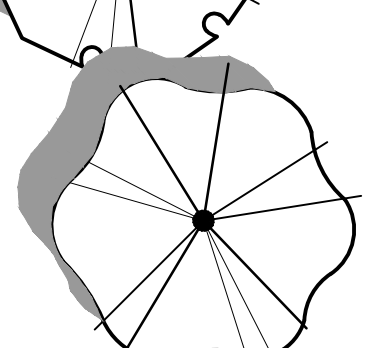







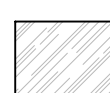
NORTH

#### PRELIMINARY SITE INFORMATION

ZONING:	CH (COMMERCIAL HIGHWAY)
OCCUPANCY:	A-2 - RESTAURANT
SEATING:	64 INDOOR SEATS NO OUTDOOR DINING SEATING
BUILDING AREA:	2,739 SQ.FT.
PARKING REQUIRED:	1 SPACE PER 200 SQ. FT. = 2739/200 = 13.7 SPACES
PARKING PROVIDED:	24 STANDARD SPACES 2 ADA ACCESSIBLE SPACES 2 COMPACT SPACES 1 FUTURE E.V. SPACES 1 LOADING SPACE PER SEC. 18.120.030 30 TOTAL SPACES



PLANT SCHEDULE


TREES	QTY	BOTANICAL / COMMON NAME	CONT	WUCOLS	
	10	Lagerstroemia indica "Red Rocket" / Crape Myrtle	15 gal	Low	
	3	Ulmus x "Frontier" / American Elm	15 gal	Moderate	
	3	Zelkova serrata "Village Green" / Sawleaf Zelkova	15 gal	Moderate	
SHRUBS	QTY	BOTANICAL / COMMON NAME	CONT	WUCOLS	
	138	Callistemon viminalis "Little John" / Dwarf Weeping Bottlebrush	5 gal	Low	
	95	Dietes x "Lemon Drop" / Fortnight Lily	5 gal.	Low	
	98	Grevillea x "Noellii" / Grevillea	5 gal	Low	
	68	Phormium x "Dark Delight" / Dark Delight Purple Flax	5 gal.	Low	
	40	Rhaphiolepis umbellata "Eleanor Tabor" / Yedda Hawthorn	5 gal	Low	
	63	Yucca x "Bright Star" / Variegated Spanish Dagger	5 gal	Low	
GROUND COVERS	QTY	BOTANICAL / COMMON NAME	CONT	WUCOLS	SPACING
	24	Myoporum parvifolium / Trailing Myoporum	1 gal	Low	60" o.c.
	192	Rosa x "Red Drift" / Drift Rose	1 gal.	Low	30" o.c.

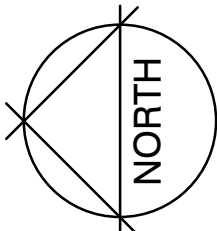
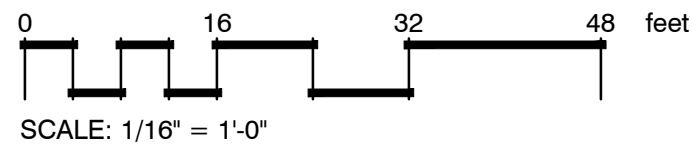
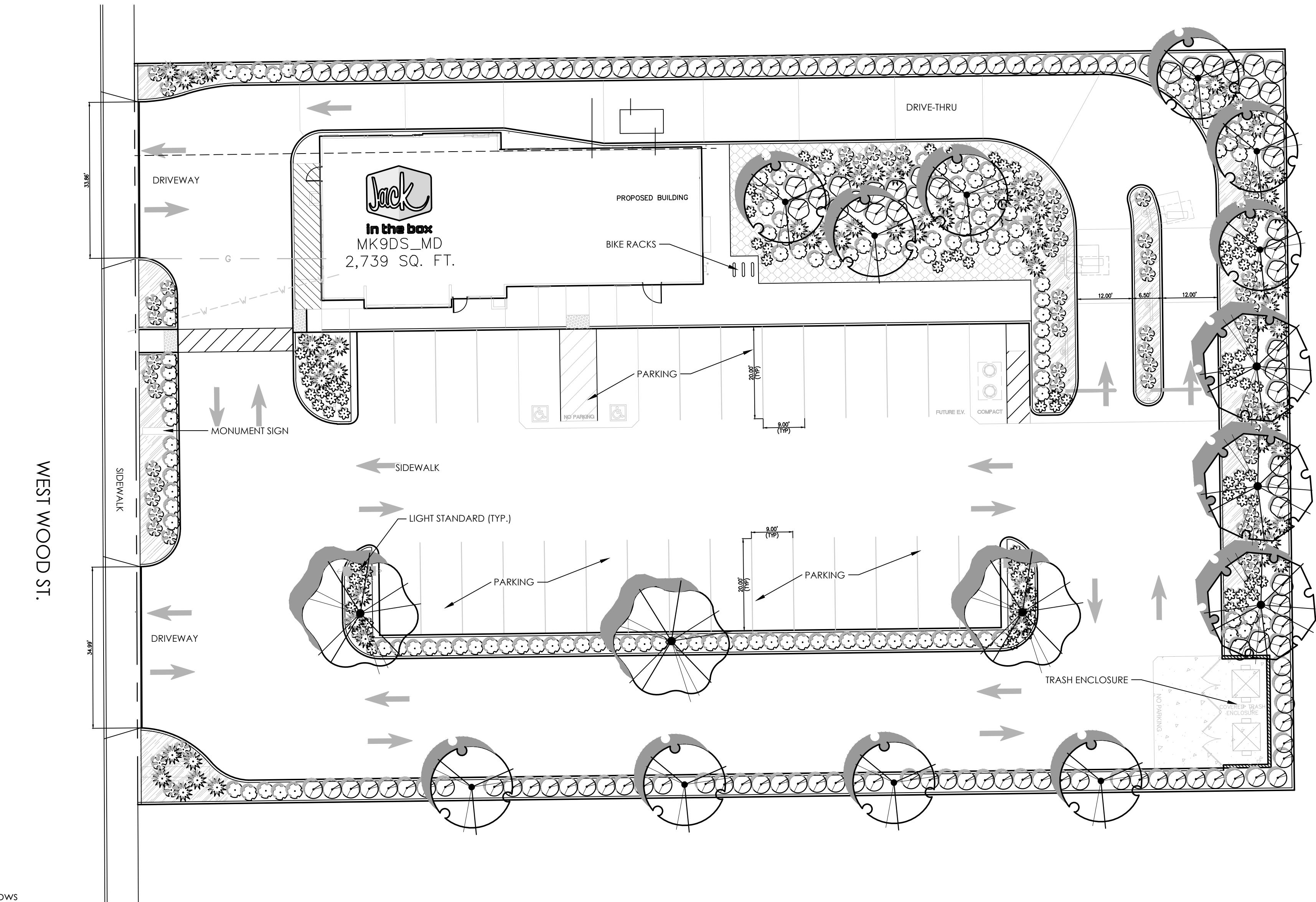
GENERAL NOTES

- All landscape planting areas shall receive a minimum 3" layer of organic mulch top dressing.
- All trees, shrubs and groundcover shall be irrigated with a drip system, smart controller, weather sensor, etc.and shall meet City of Willows Water Efficient standards/regulations.
- All new trees located within 7' of pavement or permanent structure shall have a root barrier.

COMPLIANCE STATEMENT

I have complied with the criteria of the water use ordinance and applied them accordingly for the efficient use of water in the landscape design plan.

  
3-4-21



Water Efficient Landscape Worksheet

HYDROZONE/PLANTING DESCRIPTION	PLANT FACTOR (PF)	IRRIG. METHOD	IRRIG. EFFICIENCY (IE)	ETAF (PF/IE)	LANDSCAPE AREA (Sq. Ft.)	ETAF x AREA	ESTIMATED TOTAL WATER USE (ETWU)
REGULAR LANDSCAPE AREA							
LOW WATER USE PLANTS	.3	D RIP	.81	.37	8,305	3,073	97,740 GAL.
MODERATE WATER USE PLANTS	.5	D RIP	.81	.62	125	78	2,481 GAL.
TOTALS					(A) 8,430	(B)3,151	
ETWU Total							100,221 GAL.

Maximum Applied Water Allowance (MAWA). MAWA=  $\frac{[ETo]}{[51.3]} \times \frac{[Conversion factor]}{.62} \times ([ETAF](Landscape Area)) + ((1-ETAF) \times SLA)$   
 $\frac{[51.3]}{[51.3]} \times \frac{[.62]}{.62} \times (.45 \times 8,430) + ((1-.45) \times 0) = 120,656 \text{ GALLONS}$   
Estimated Total Water use (ETWU). ETWU=  $\frac{[ETo]}{[51.3]} \times \frac{[Conversion factor]}{.62} \times ([ETAF](Area))$   
 $\frac{[51.3]}{[51.3]} \times \frac{[.62]}{.62} \times (3,151) = 100,221 \text{ GALLONS}$

ETAF Calculations

Regular Landscape Areas	
Total ETAF x Area	(B) 3,151
Total Area	(A) 8,430
Average ETAF	(B / A) .37

Note:  
1. Average ETAF for Regular Landscape Areas must be below .55 for residential areas and .45 for non-residential areas.



DATES

RELEASE: OCT. 02, 2017

P.M. UPDATES: SEPT. 27, 2019

SUBMITAL DATE:

1: 7/14/21

2:

3:

BID:

CONSTRUCTION:

REVISIONS

△	
△	
△	
△	
△	
△	

OLIVE STREET  
LANDSCAPE ARCHITECTURE

P.O. Box 2083  
Petaluma CA 94952  
707-280-8990  
OliveStreetLandscape.com  
rod@olivestreetlandscape.com



6930 DESTINY DRIVE  
SUITE 100  
ROCKLIN, CA 95677  
(916) 415-5358  
rpedro@pmdginc.com  
Ray W. Pedro, Architect

SITE INFORMATION

MK TYPE: MK9DS\_MD

JIB #: 4387

ADDRESS:  
1240 W. WOOD ST.  
WILLOWS, CA 95988

DRAWN BY:











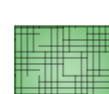
PROJECT #: WFM20001.0

SCALE: 1" = 16'

**LANDSCAPE  
PLAN**

**L1**

PLANT SCHEDULE

TREES	QTY	BOTANICAL / COMMON NAME	CONT	WUCOLS	
	10	Lagerstroemia indica 'Red Rocket' / Crape Myrtle	15 gal	Low	
	3	Ulmus x 'Frontier' / American Elm	15 gal	Moderate	
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GENERAL NOTES

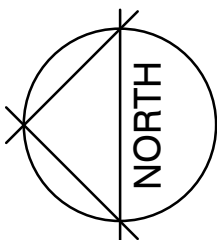
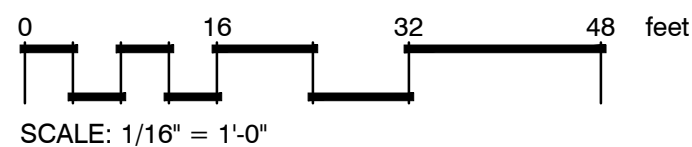
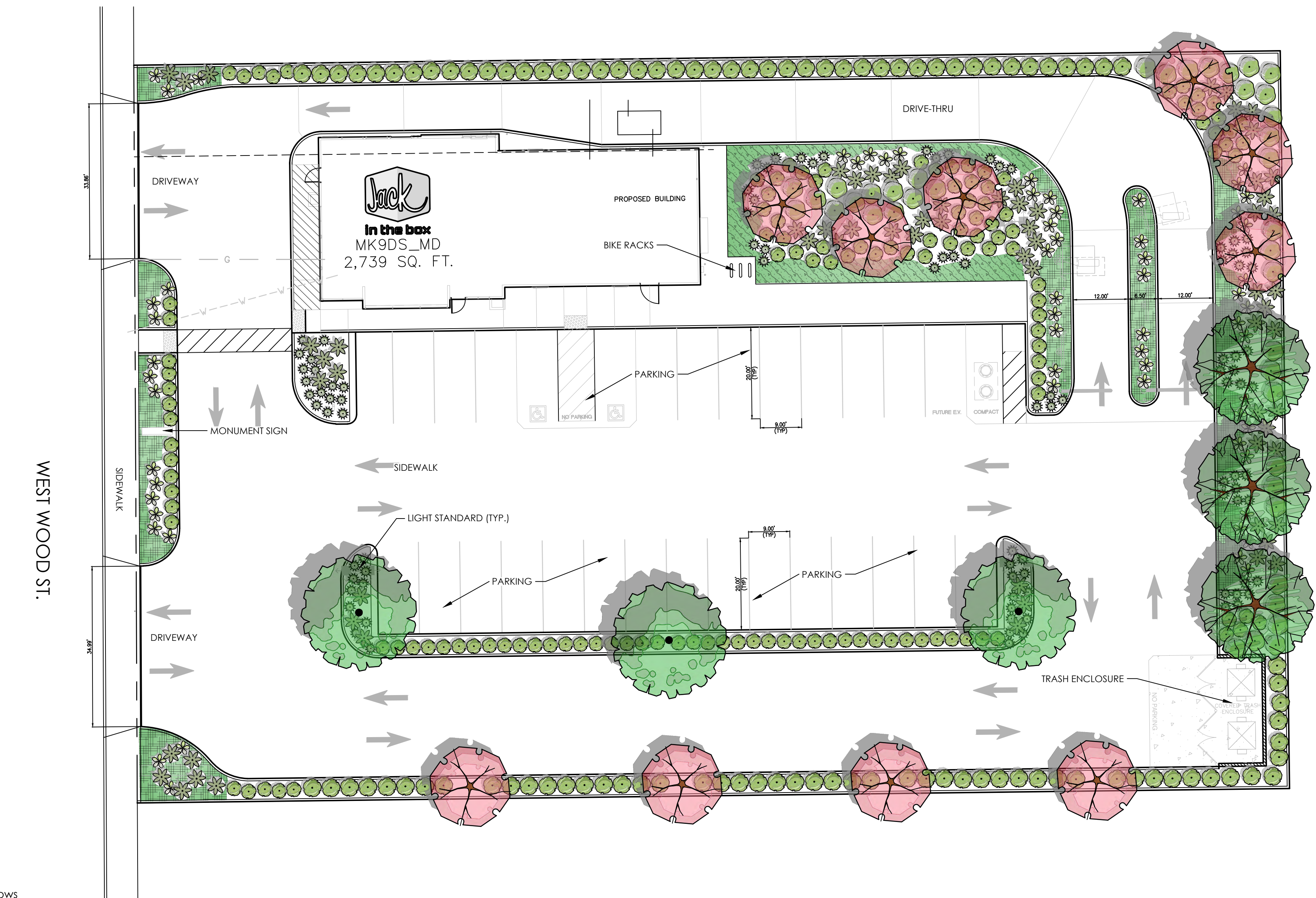
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*Rodney Scaccalos*

3-4-21



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TOTALS					(A) 8,430	(B) 3,151	
ETWU Total							100,221 GAL.

Maximum Applied Water Allowance (MAWA).  $MAWA = \frac{[ETo]}{[51.3]} \left( \frac{[Conversion factor]}{[.62]} \right) \left( \frac{[ETAF] (Landscape Area)}{[.45 \times 8,430]} \right) + \left( \frac{[(1-ETAF) \times SLA]}{[1-.45] \times 0} \right) = 120,656 \text{ GALLONS}$

Estimated Total Water use (ETWU).  $ETWU = \frac{[ETo]}{[51.3]} \left( \frac{[Conversion factor]}{[.62]} \right) \left( \frac{[ETAF] (Area)}{[3,151]} \right) = 100,221 \text{ GALLONS}$

ETAF Calculations

Regular Landscape Areas

Total ETAF x Area	(B) 3,151
Total Area	(A) 8,430
Average ETAF	(B / A) .37

Note:  
1. Average ETAF for Regular Landscape Areas must be below .55 for residential areas and .45 for non-residential areas.





PERMIT# 4791  
JOB COPY

Attachment 5

JACK IN THE BOX #4387  
1240 W Wood St, Willows, CA 95988 USA

ORIGINAL DESIGN: 3/12/21-JMc  
R1: Updated pylon to J200. 7/26/21-JMc  
R2: Added single/double face square footage column in sign legend,  
added note that sign area of poster marquees is V.O. with  
changeable graphics. 10/18/22-JMc  
R3: Added notes to site plan, added tables and letter heights to  
directional sign detail pages. 3/23/23-JMc  
R4: Added Statement of Special Inspections note to site plan. 9/6/23-JMc

PERMIT

ALL PHASES OF CONSTRUCTION ARE  
SUBJECT TO FIELD APPROVAL.  
APPROVED PLANS, CALCS, & JOB CARDS  
MUST BE ON SITE FOR ALL INSPECTIONS.  
ALL PERMITS ARE REQUIRED TO PASS  
FINAL INSPECTION.

NOTICE ALL WORK SHALL COMPLY WITH THE LATEST  
EDITIONS OF THE CBC, CPC, CMC, & THE NEC AS ADOPTED &  
AMENDED BY THE STATE OF CALIFORNIA IN TITLE 24  
CCR AND THIS JURISDICTION, & ANY OTHER REGULATION  
EFFECTING THIS PROJECT ADOPTED BY FEDERAL, STATE OR  
LOCAL GOVERNMENT.

TO AVOID DELAYS ANY  
CHANGES TO THE APPROVED  
PLAN MUST BE REVIEWED  
AND APPROVED BY THE  
BUILDING DEPARTMENT



REVIEWED FOR CODE COMPLIANCE  
BY COASTLAND CIVIL ENGINEERING, INC.  
IN ACCORDANCE WITH CBC §107.3.1 AS  
AMENDED BY THE LOCAL AGENCY.

Digitally signed by  
Betty Li  
Date: 2024.05.01  
06:48:09 -07'00'

<input checked="" type="checkbox"/> No Exception Taken	<input type="checkbox"/> Rejected
<input type="checkbox"/> Make Corrections as Noted	<input type="checkbox"/> Submit Specified Items
<input type="checkbox"/> Revised and Resubmit	<input type="checkbox"/> Not Reviewed

Checking is only for general conformance with the design concept of the project and general compliance with the information given in the contract documents. Checking neither determines accuracy of quantities or dimensions or substantiates installation instructions or performance of equipment or systems designed by contractor. Contractor is responsible for complying with the contract documents, including dimensions, quantities, coordination among trades, designs by constructions means, methods, techniques, sequences, procedures, and safety programs.



Reviewed By gborchardt  
Date Apr 16 2024



4444 Federal Blvd San Diego, CA 92102  
(619) 527-6100 signtech.com

JACK IN THE BOX

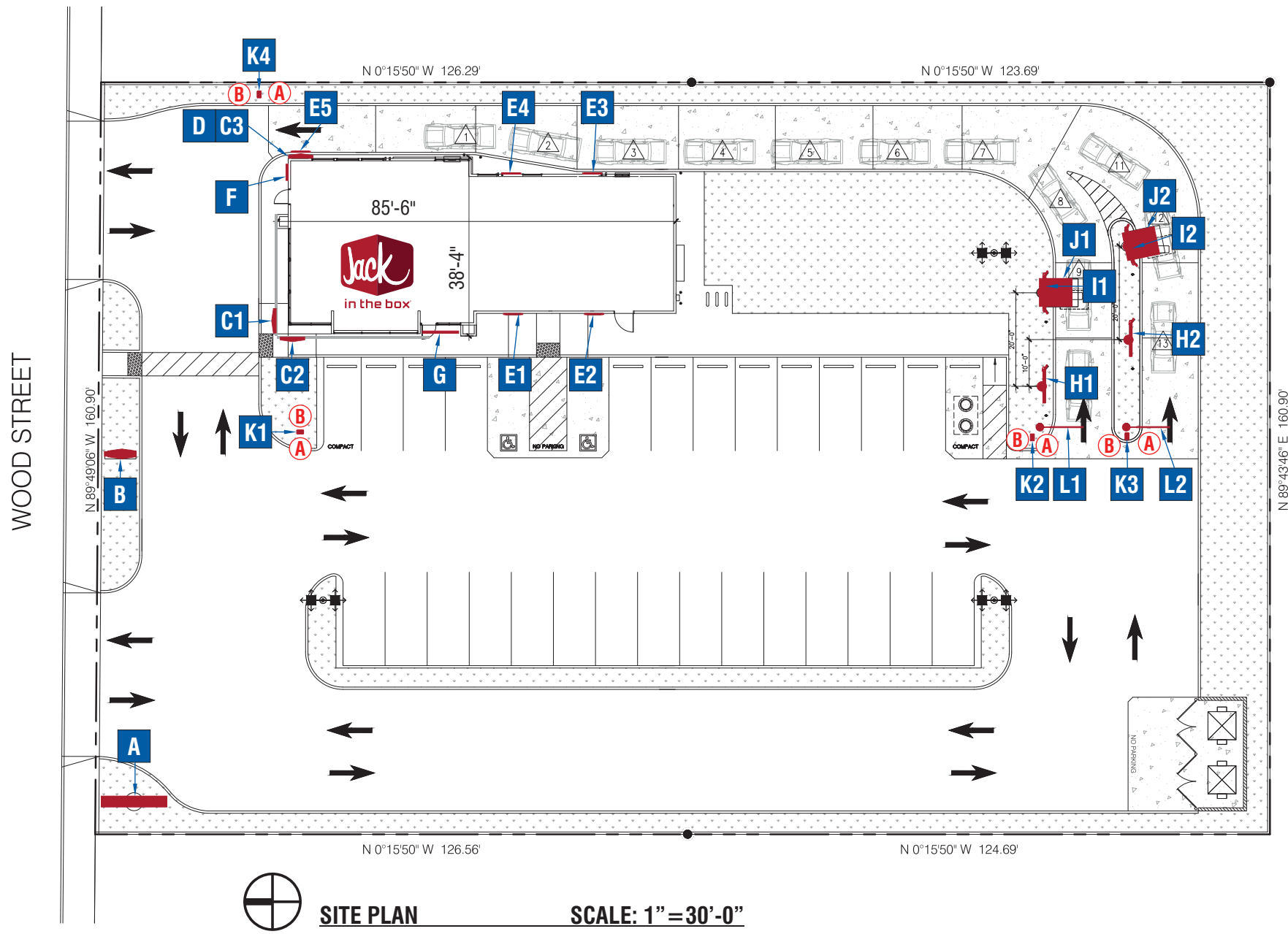
J4387  
1240 W Wood St, Willows, CA 95988 USA

This design is the exclusive property of Signtech and cannot be reproduced in whole or in part, without their prior written approval

Sales: Bob McCarter  
Coordinator: Thea Tochiara  
Design: JMc  
Engineering:

date: 3/12/21  
drawing: J4387-PERMIT  
revision: R4-9/6/23-JMc  
project ID: JIB\_4387\_2





SIGN LEGEND					
SIGN #	DESCRIPTION	SIGN TYPE	D/F Sq. Ft.	S/F Sq. Ft.	QTY
A	J200 PYLON @ 80'-0"	JITB-PYL-J200-183x168x960	196.48 ea.	N/A	1
B	J30 MONUMENT SIGN	JITB-MON-J30-96x69	26.6 ea.	N/A	1
C1	J30 WALL SIGN	JITB-J30	N/A	27.76	1
C2	J30 WALL SIGN	JITB-J30	N/A	27.76	1
C3	J30 WALL SIGN	JITB-J30	N/A	27.76	1
D	J30 WALL SIGN HALO KIT	JITB-J30-HALO KIT	N/A	N/A	1
E1	POSTER MARQUEE - SINGLE	JITB-WC-60x49-MARQUEE	N/A	11.83	1
E2	POSTER MARQUEE - SINGLE	JITB-WC-60x49-MARQUEE	N/A	11.83	1
E3	POSTER MARQUEE - SINGLE	JITB-WC-60x49-MARQUEE	N/A	11.83	1
E4	POSTER MARQUEE - SINGLE	JITB-WC-60x49-MARQUEE	N/A	11.83	1
E5	POSTER MARQUEE - SINGLE	JITB-WC-57x79-MARQUEE	N/A	11.83	1
F	ILLUM. ADDRESS CABINET	JITB-WC-16x42-ADDRESS-1230	N/A	4.7	1
G	NEIGHBORHOOD LETTERS	JITB-FCO-AL-8	N/A	N/A	1
H1	PREVIEW MENU - BY OTHERS	PREVIEW MENU BY NATIONAL SIGNS	N/A	26	1
H2	PREVIEW MENU - BY OTHERS	PREVIEW MENU BY NATIONAL SIGNS	N/A	26	1
I1	SPEAKER MENU - BY OTHERS	SPEAKER MENU BY NATIONAL SIGNS	N/A	27.1	1
I2	SPEAKER MENU - BY OTHERS	SPEAKER MENU BY NATIONAL SIGNS	N/A	27.1	1
J1	SPEAKER MENU CANOPY	JITB-CAN-72x84-120	N/A	N/A	1
J2	SPEAKER MENU CANOPY	JITB-CAN-72x84-120	N/A	N/A	1
K1	DIR. SIGN - "DRIVE-THRU"	JITB-DIR-17x17x48-DRIVETHRU-LEFT/RIGHT	N/A	2.3	1
K2	DIR. SIGN - "DRIVE-THRU"	JITB-DIR-17x17x48-DRIVETHRU-LEFT/RIGHT	N/A	2.3	1
K3	DIR. SIGN - "DRIVE-THRU"	JITB-DIR-17x17x48-DRIVETHRU-LEFT/RIGHT	N/A	2.3	1
K4	DIR. SIGN - "TY/DNE"	JITB-DIR-17x17x48-THANKYOU/DONOTENTER	N/A	2.3	1
L1	HEIGHT DETECTOR	JITB-H-BAR-120	N/A	N/A	1
L2	HEIGHT DETECTOR	JITB-H-BAR-120	N/A	N/A	1

DRAWINGS CONFORM WITH CALIFORNIA  
BUILDING CODE 2022 AND ELECTRICAL CODE 2022

AN ELECTRICAL DISCONNECT FOR ALL ELECTRICALLY POWERED  
SIGNAGE SHALL BE PROVIDED WITHIN LINE OF SIGHT  
FROM THE SPECIFIC SIGNAGE BEING POWERED.

ALL POST-MOUNTED SIGNS SHALL BE ELECTRICALLY BONDED  
AND GROUNDED TO THE POST ANCHOR BOLTS AND PIER REINFORCEMENT

**Statement of Special Inspections:**  
Where special inspections or tests are required by Section 1705, the registered design professional in responsible charge shall prepare a statement of special inspections in accordance with Section 1704.3.1 for submittal by the applicant in accordance with Section 1704.2.3.  
Exception: The statement of special inspections is permitted to be prepared by a qualified person approved by the building official for construction not designed by a registered design professional.



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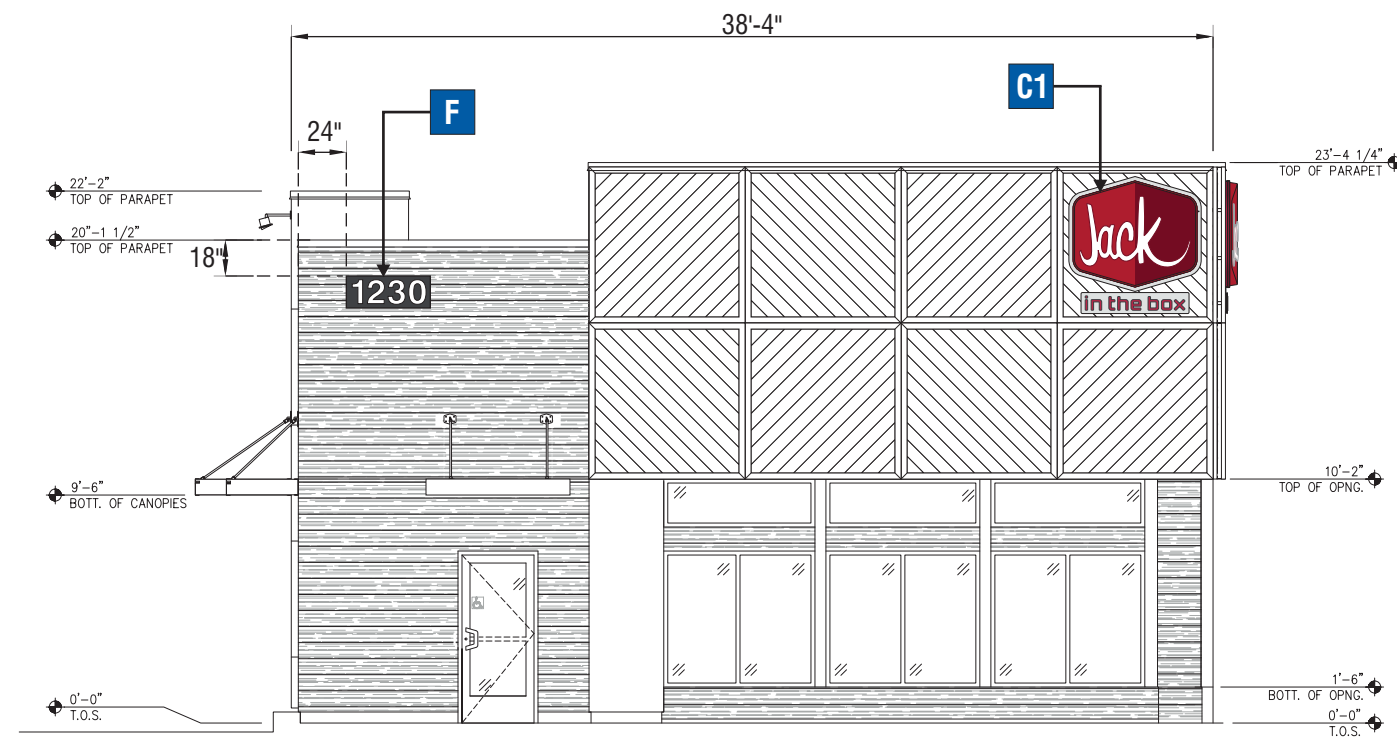
**JACK IN THE BOX**  
J4387  
1240 W Wood St, Willows, CA 95988 USA

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**Sales:** Bob McCarter  
**Coordinator:** Thea Tochiara  
**Design:** JMc  
**Engineering:**

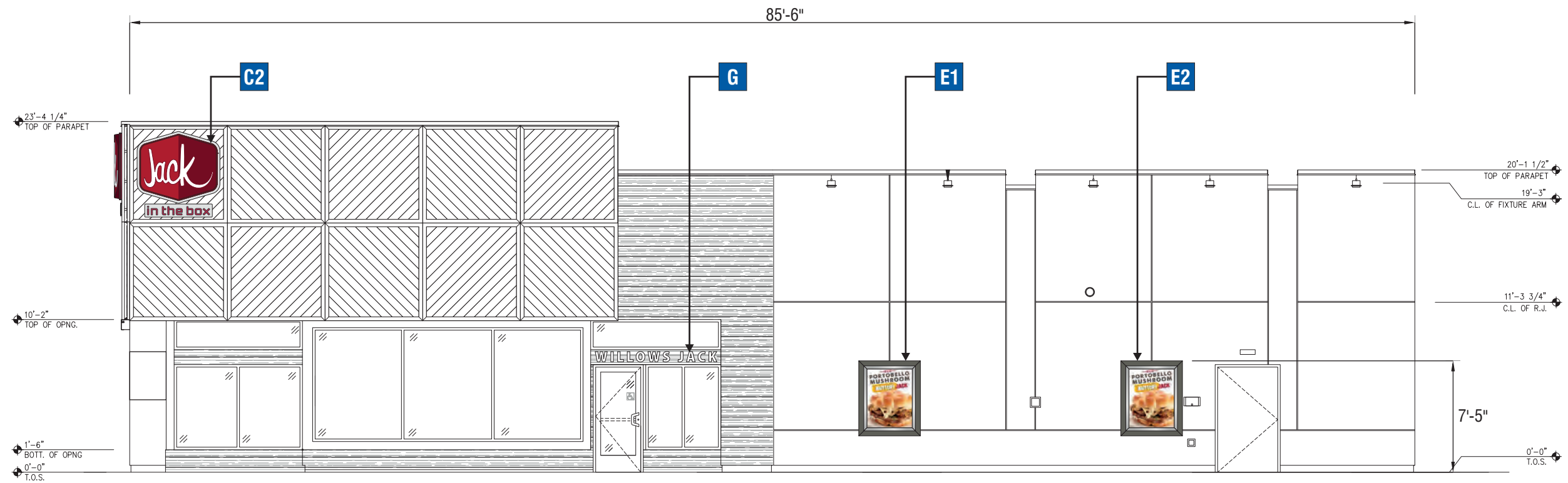
**date:** 3/12/21  
**drawing:** J4387-PERMIT  
**revision:** R4-9/6/23-JMc  
**project ID:** JIB\_4387\_2





**NORTH / FRONT ELEVATION**

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



**WEST / RIGHT ELEVATION**

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



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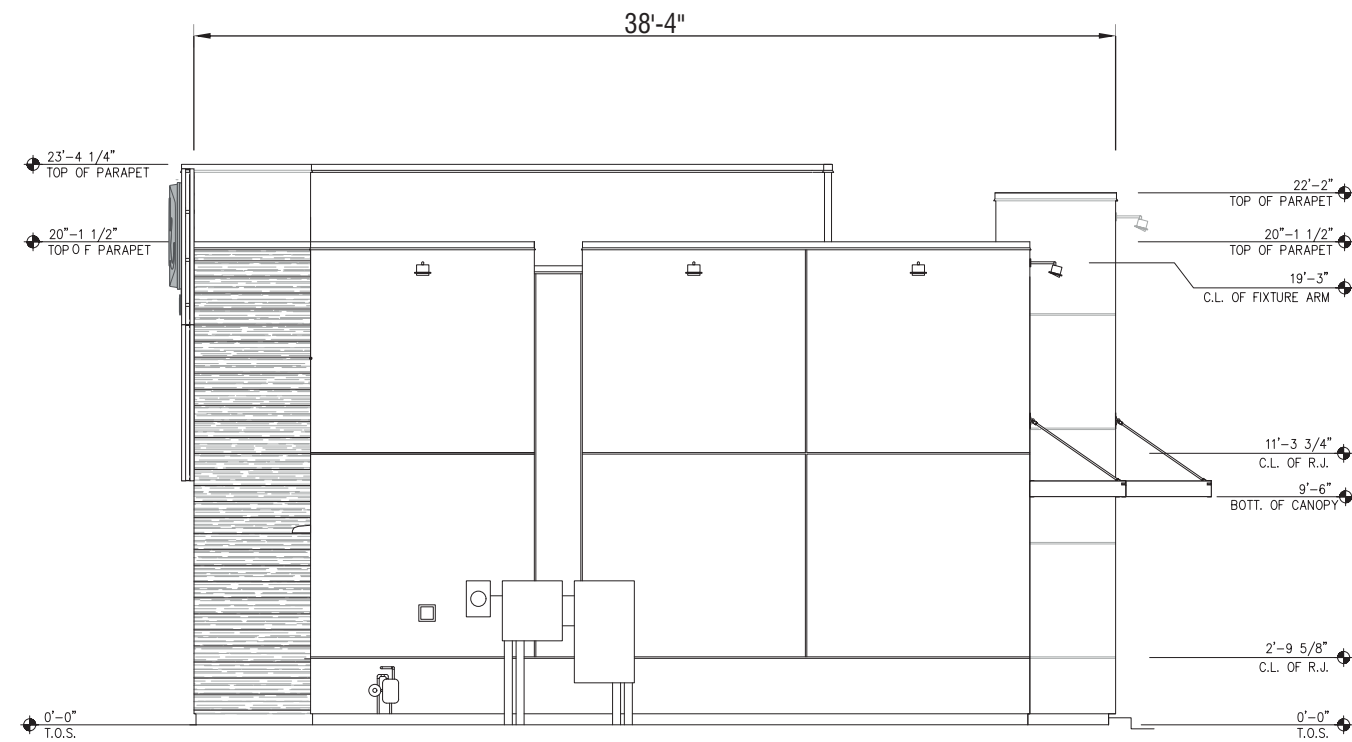
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Design: JMc  
Engineering:

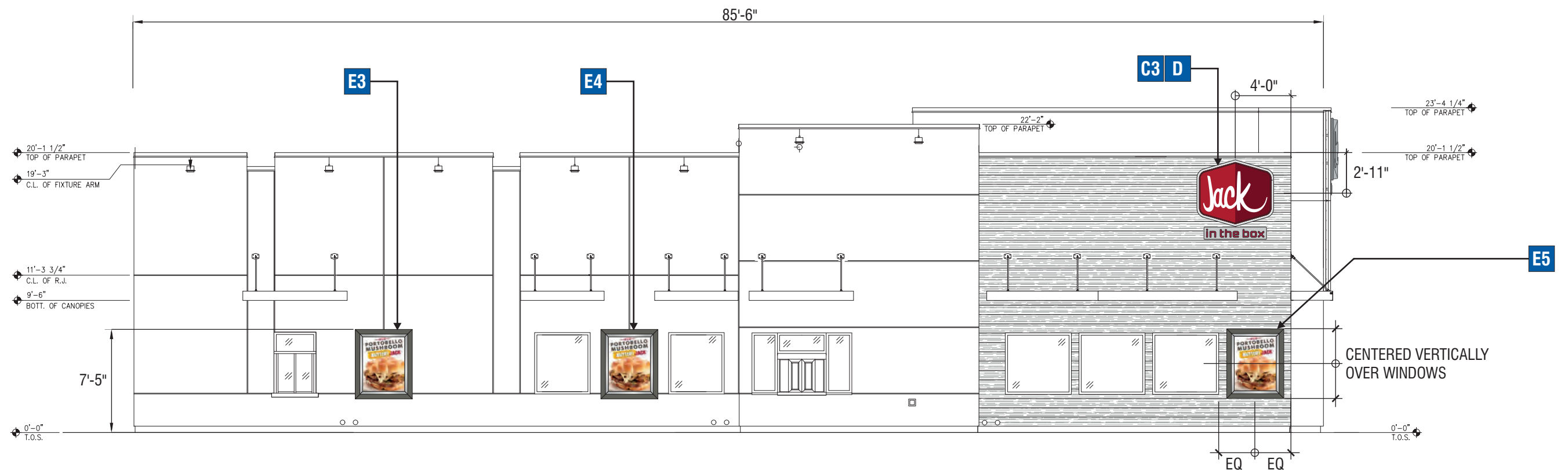
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drawing: J4387-PERMIT  
revision: R4-9/6/23-JMc  
project ID: JIB\_4387\_2





**SOUTH / REAR ELEVATION**

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



**EAST / LEFT ELEVATION**

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



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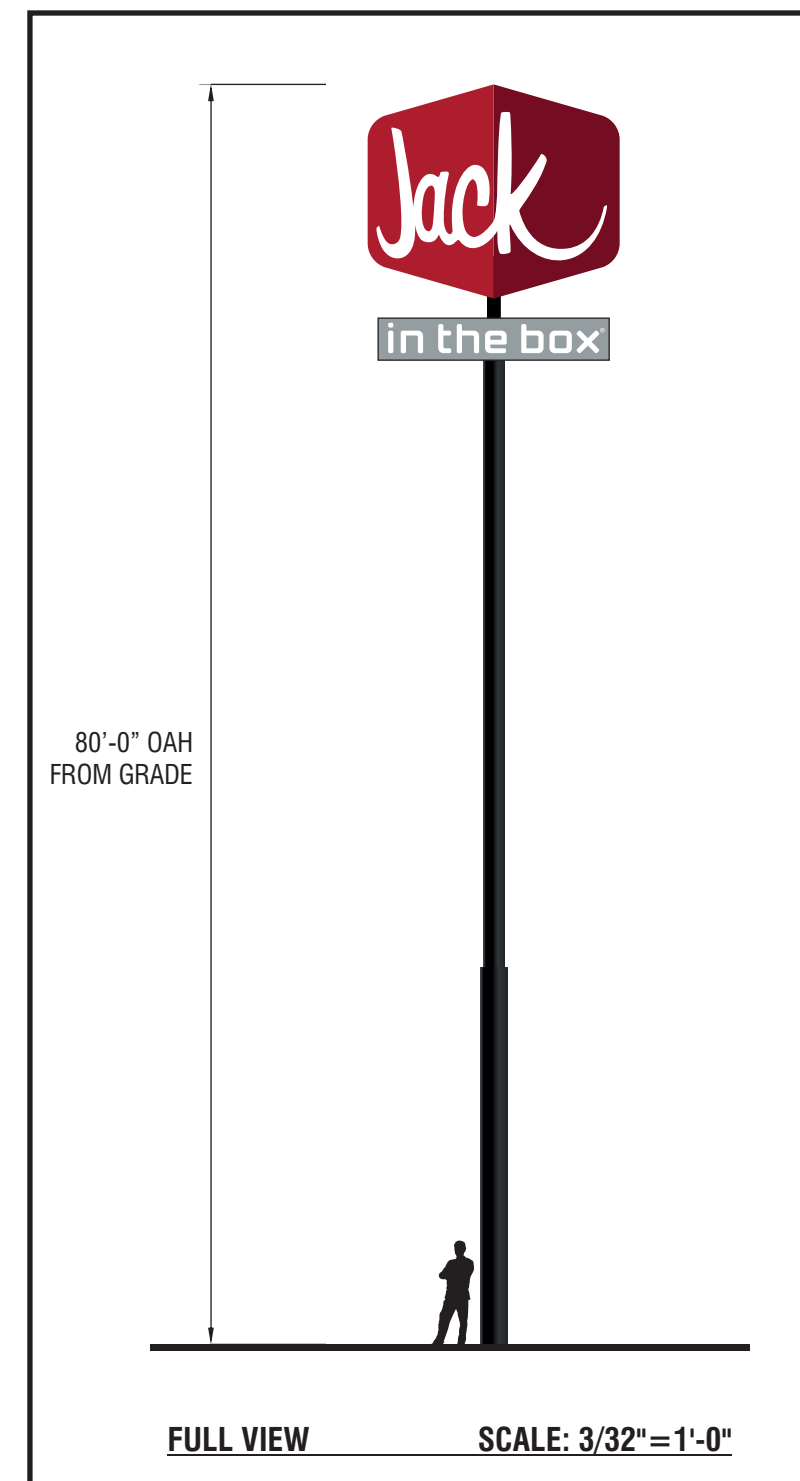
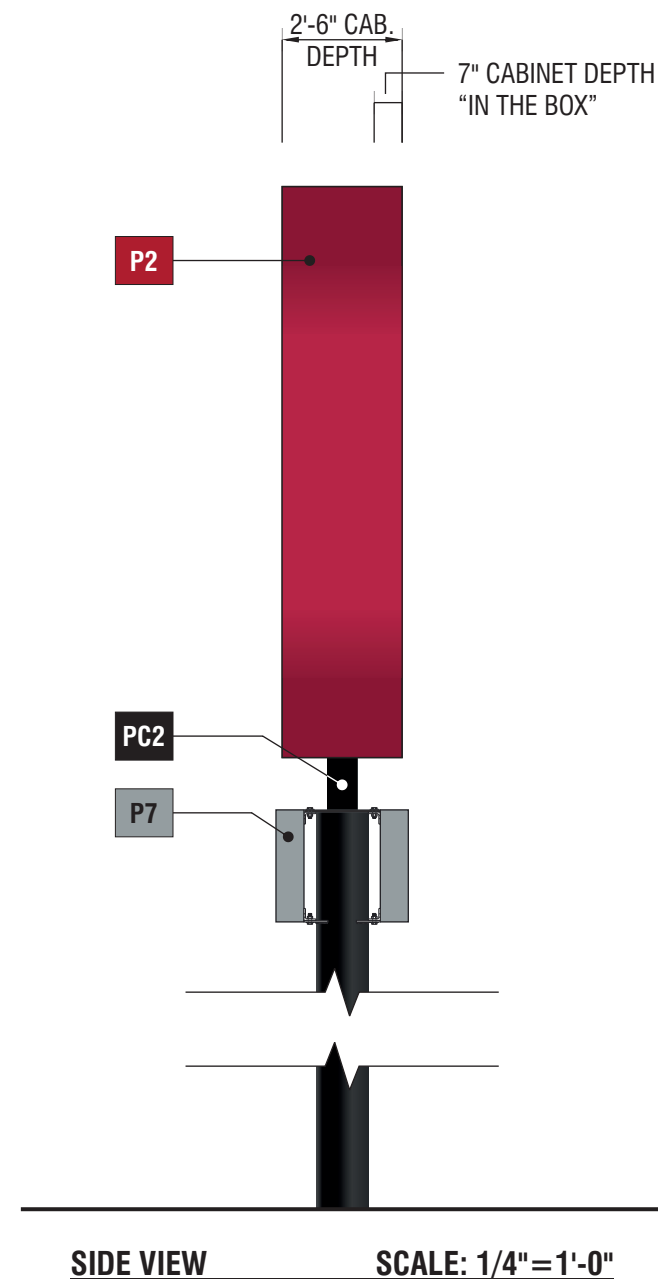
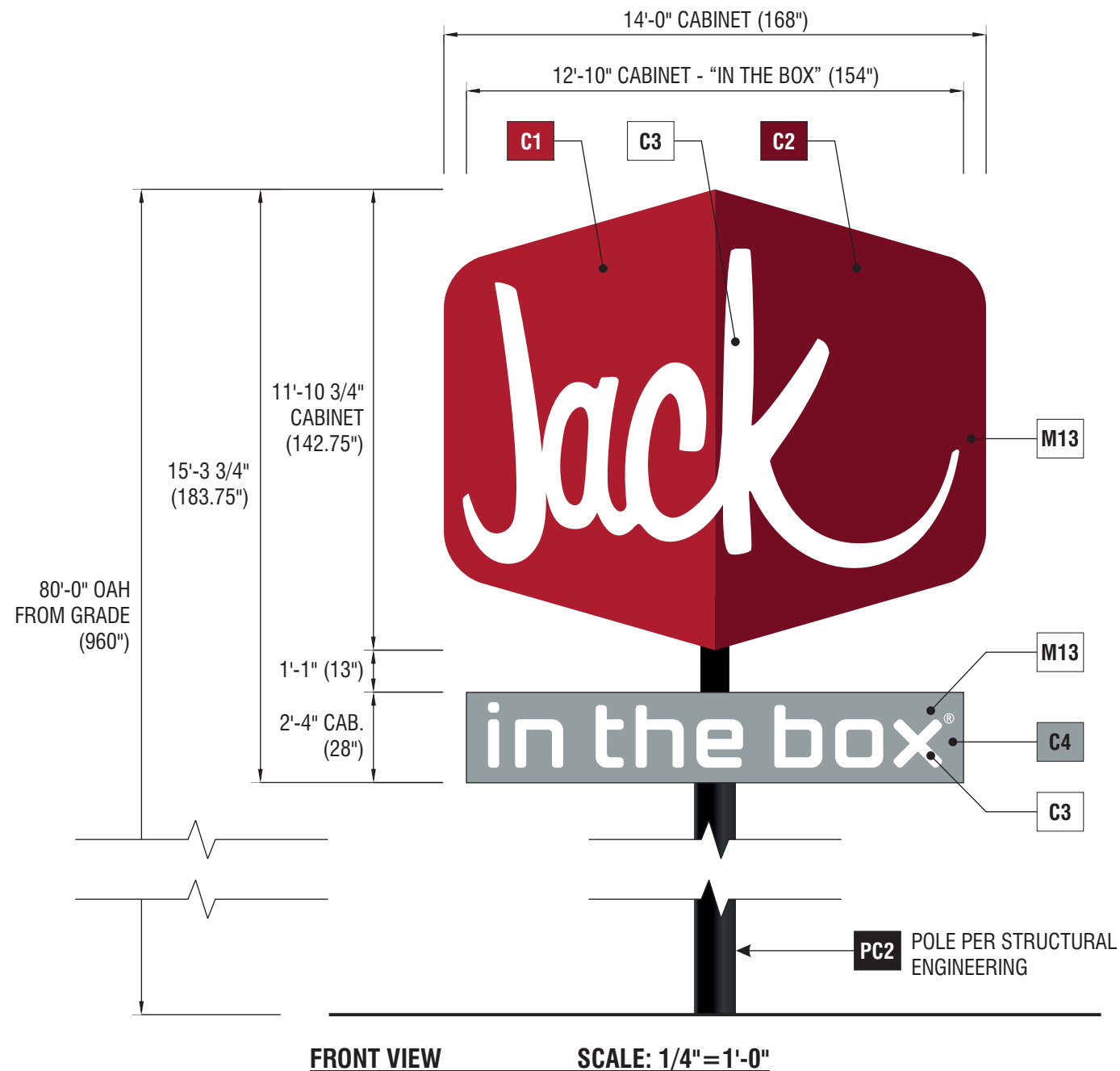
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revision: R4-9/6/23-JMc  
project ID: JIB\_4387\_2



## A SIGNTYPE JITB-PYL-J200-183x168x960

**MANUFACTURE AND INSTALL ONE (1) D/F INTERNALLY ILLUMINATED J200 PYLON SIGN**

**UPPER CABINET:** FABRICATED ALUMINUM WITH INTERNAL LED ILLUMINATION

**LOWER CABINET:** FABRICATED ALUMINUM WITH INTERNAL LED ILLUMINATION

**FACES:** PANAFLEX WITH DIGITALLY PRINTED GRAPHICS

**POLE:** STEEL POLE PER STRUCTURAL ENGINEERING

**ILLUMINATION:** LED

### COLORS

- C1** DIGITALLY PRINTED COLORS TO MATCH PMS 187C
- C2** DIGITALLY PRINTED COLORS TO MATCH PMS 188C
- C3** DIGITALLY PRINTED COLORS TO MATCH PMS PROCESS WHITE
- C4** DIGITALLY PRINTED COLORS TO MATCH PMS 60% PMS 431C

### PAINT

- P2** TO MATCH MP 64691 'JIB RED' OPAQUE PAINT
- P7** TO MATCH MP 02065 'SLATE GRAY
- PC2** POWDER COATED TO MATCH RAL 9004 'SIGNAL BLACK' W/ SATIN FINISH

### MATERIAL

- M10** .150" WHITE MODIFIED ACRYLIC WITH FIRST SURFACE DIGITAL PRINT (PRINT GRAPHIC VARIES)
- M13** DIGITALLY PRINTED PANAFLEX FACE



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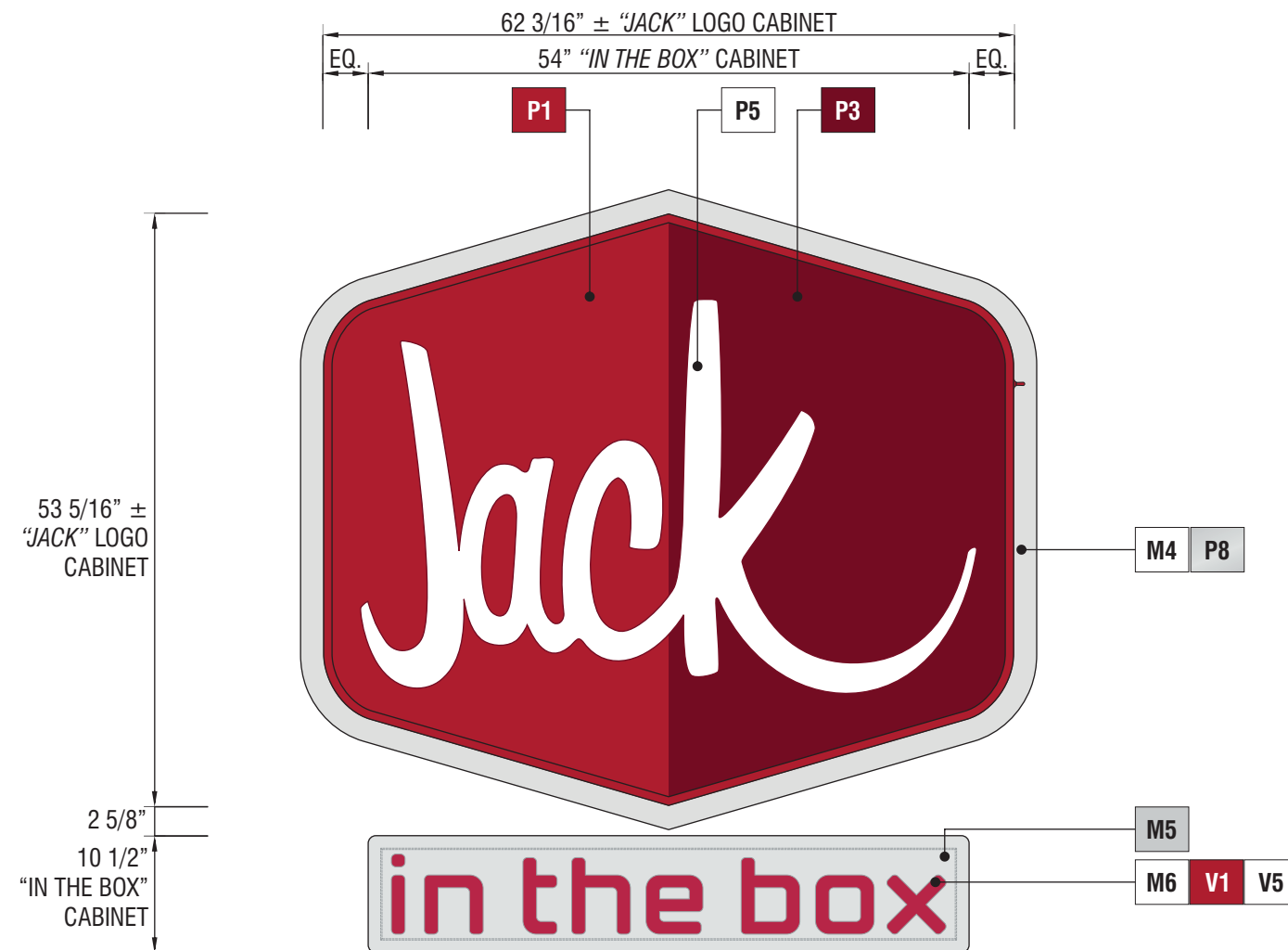
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**Design:** JMc  
**Engineering:**

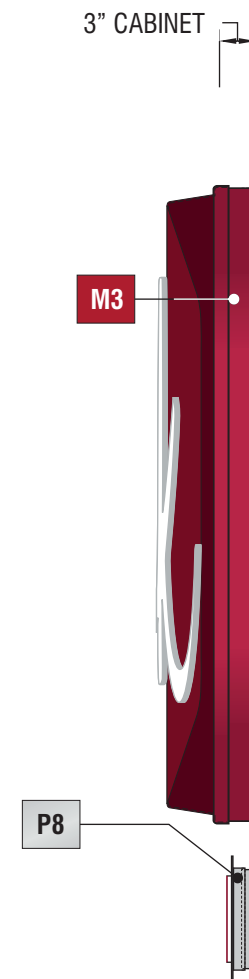
**date:** 3/12/21  
**drawing:** J4387-PERMIT  
**revision:** R4-9/6/23-JMc  
**project ID:** JIB\_4387\_2







**FRONT VIEW** SCALE: 3/4"=1'-0"  
27.76 SQ. FT.



**END VIEW** SCALE: 3/4"=1'-0"

**C1 C2 C3 SIGNTYPE JITB-J30**

**MANUFACTURE AND INSTALL THREE (3) S/F INTERNALLY ILLUMINATED J30 WALL SIGN(S)**

**UPPER CABINET:** FABRICATED ALUMINUM WITH INTERNAL LED ILLUMINATION AND UL APPROVED DISCONNECT SWITCH

**LOWER CABINET:** FABRICATED ALUMINUM WITH INTERNAL LED ILLUMINATION

**UPPER FACE:** FORMED POLYCARBONATE WITH SECOND SURFACE GRAPHICS

**LOWER FACE:** ROUTED ACM WITH PUSH-THRU ACRYLIC COPY

**LOGO BORDER:** ACM

**ILLUMINATION:** LED

#### MATERIALS

**M3** 3 1/2" CHANNEL LETTER COIL PRE-COATED MP 64691 "JIB RED" WITH SATIN FINISH

**M4** 3MM WHITE ACM (0.118" SKIN)

**M5** 3MM SILVER ACM (0.118" SKIN)

**M6** 3/4" CLEAR ACRYLIC

#### PAINT

**P1** TO MATCH LACRYL SERIES 400 LW-5-9404-1 *TRANSLUCENT PAINT*

**P3** TO MATCH LACRYL SERIES 400 443 'DEEP RED' *TRANSLUCENT PAINT*

**P5** TO MATCH LACRYL SERIES 400 L-403-W *TRANSLUCENT PAINT*

**P8** TO MATCH MP 30136 'BRUSHED ALUMINUM'

#### VINYL

**V1** 3M 3630-73 'DARK RED'

**V5** 3M 3635-70 '60% DIFFUSER'



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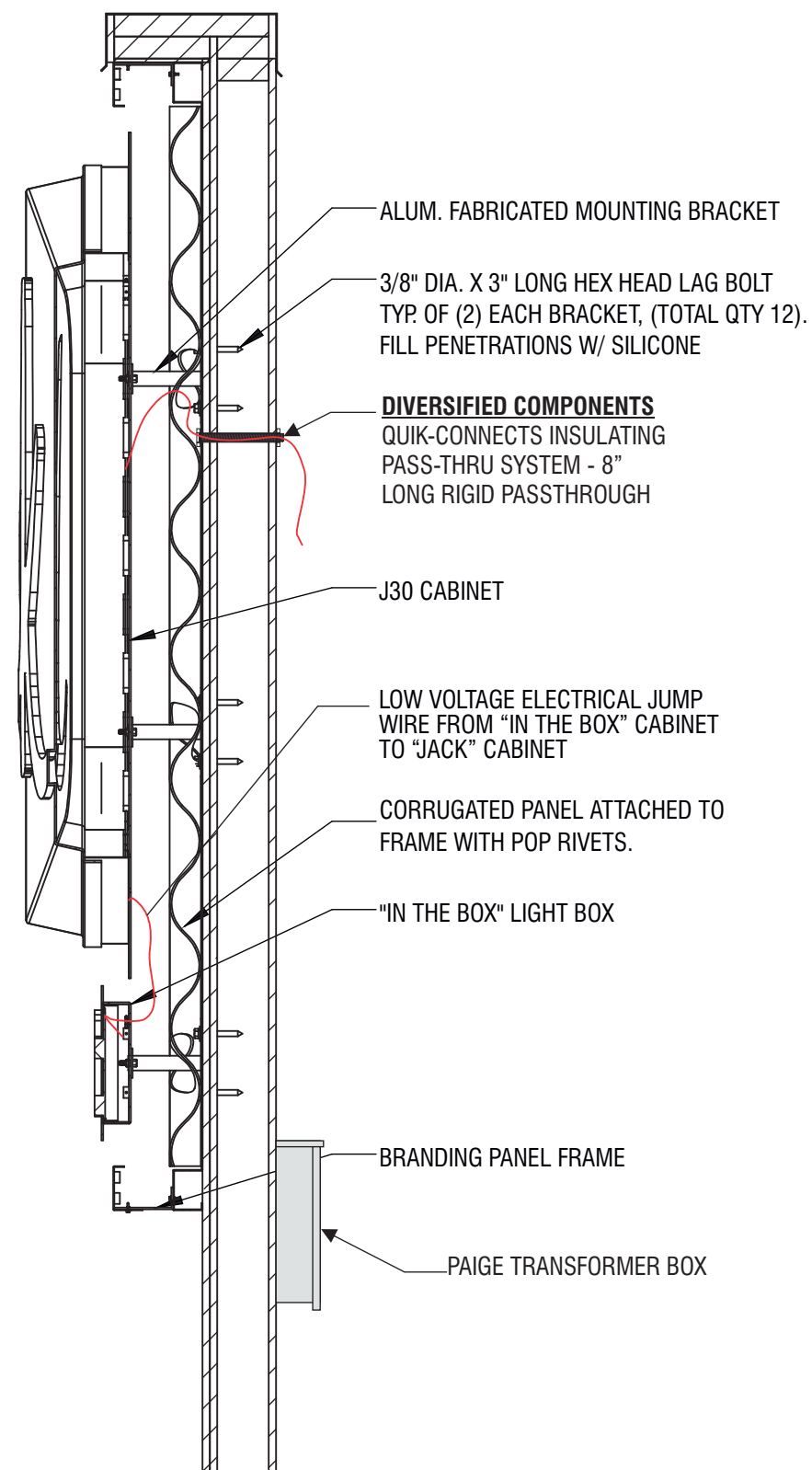
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**revision:** R4-9/6/23-JMc  
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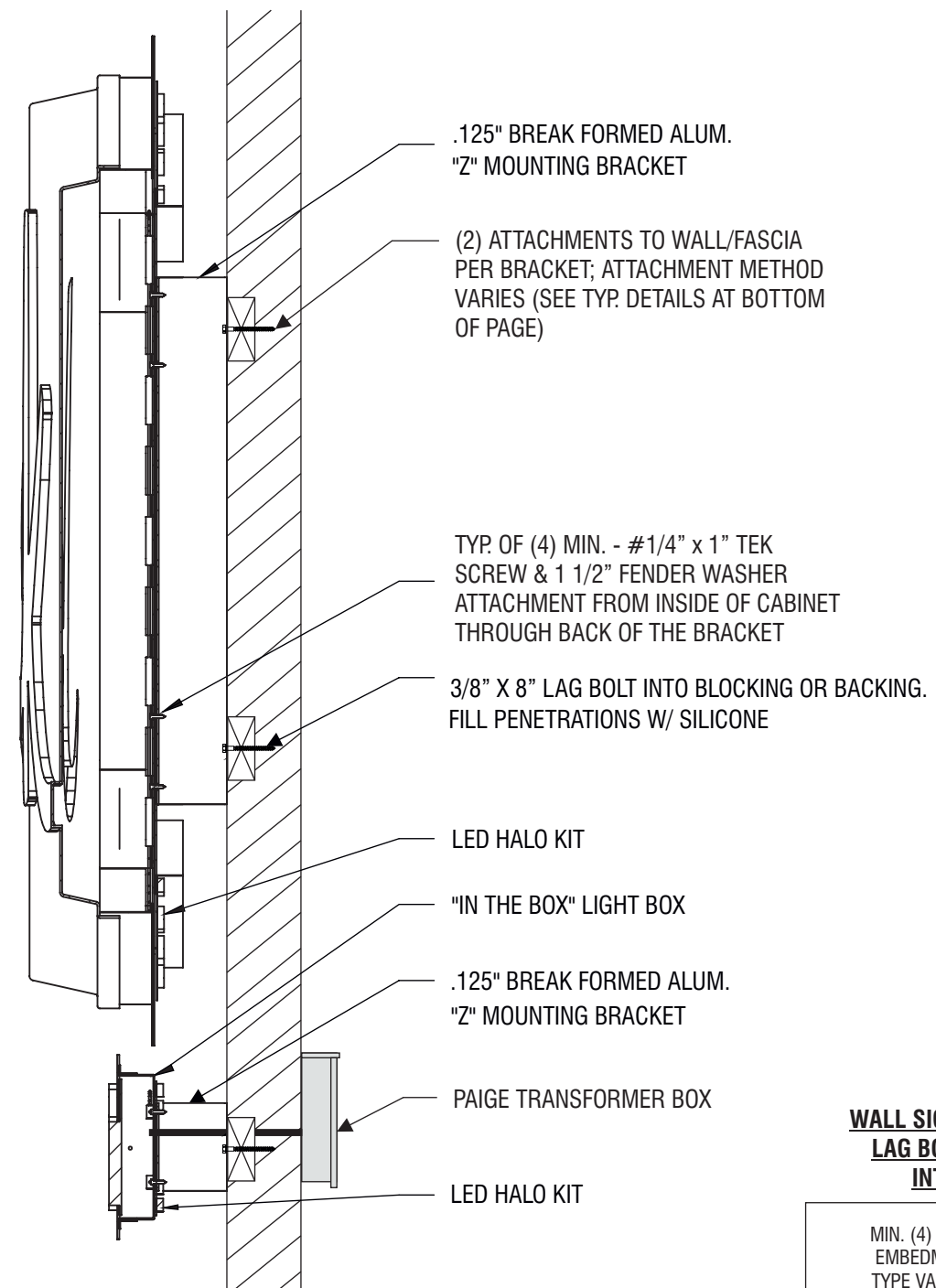




C1 C2

## INSTALLATION VERTICAL SECTION

Scale: 1" = 1'-0"



### WALL SIGN SECTION DETAIL LAG BOLT ATTACHMENT INTO BLOCKING

MIN. (4) PER CABINET/ 2 1/2"  
EMBEDMENT (ATTACHMENT  
TYPE VARIES PER SURFACE):

STUCCO:	3/8" SSTL. BOLT W/ NYLON ANCHOR
WOOD:	3/8" WOOD SCREW
CONCRETE:	3/8" EXPANSION ANCHOR
DRYWALL:	3/8" TOGGLE BOLT

C3

## VERTICAL SECTION

Scale: 1" = 1'-0"



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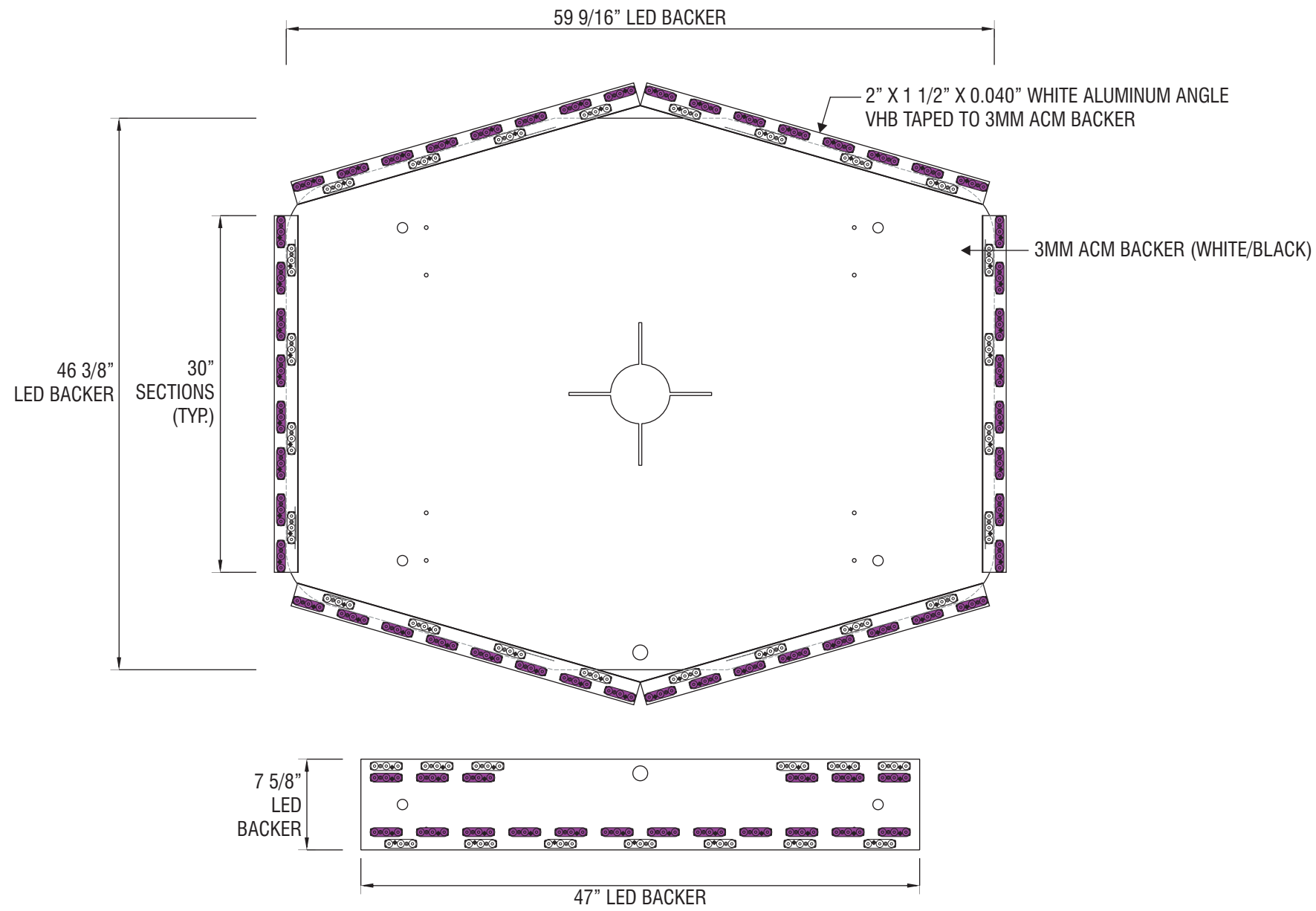
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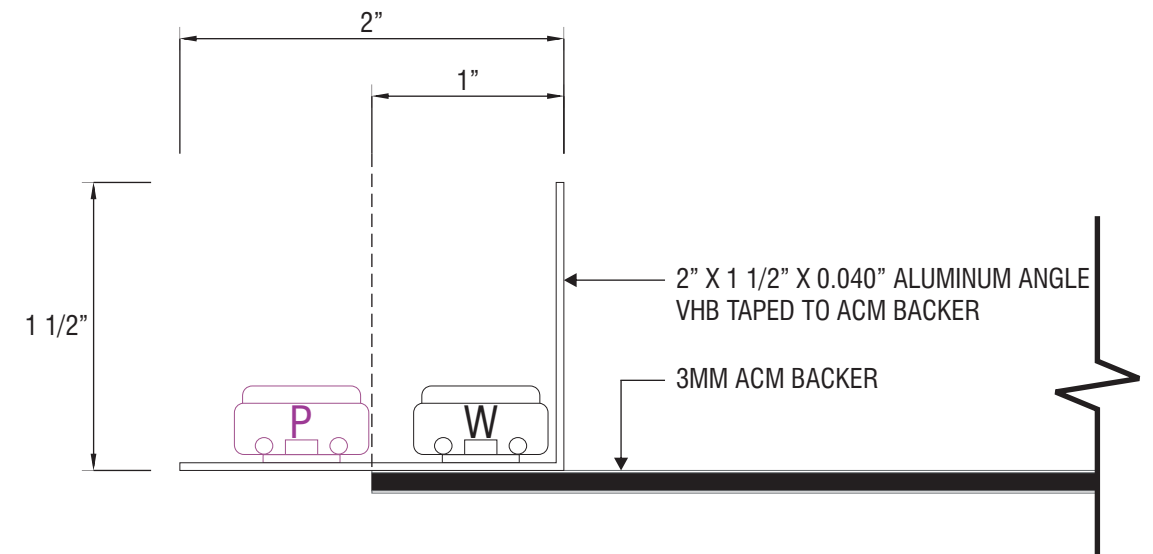
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Design: JMc  
Engineering:

date: 3/12/21  
drawing: J4387-PERMIT  
revision: R4-9/6/23-JMc  
project ID: JIB\_4387\_2



**FRONT VIEW (FACING BACK SIDE OF J30 SIGN)**  
**SCALE: 1" = 1'-0"**



**BAFFLE SECTION** **SCALE: FULL SIZE**

**D SIGNTYPE JITB-J30-HALO KIT**

**MANUFACTURE AND INSTALL ONE (1) J30 LED HALO KIT**

**BACKER:** 3MM ACM (WHITE/BLACK)

**BAFFLE:** 2" X 1 1/2" X 0.040" PRE-COATED WHITE ALUMINUM ANGLE

**ILLUMINATION:** WHITE AND PURPLE LED



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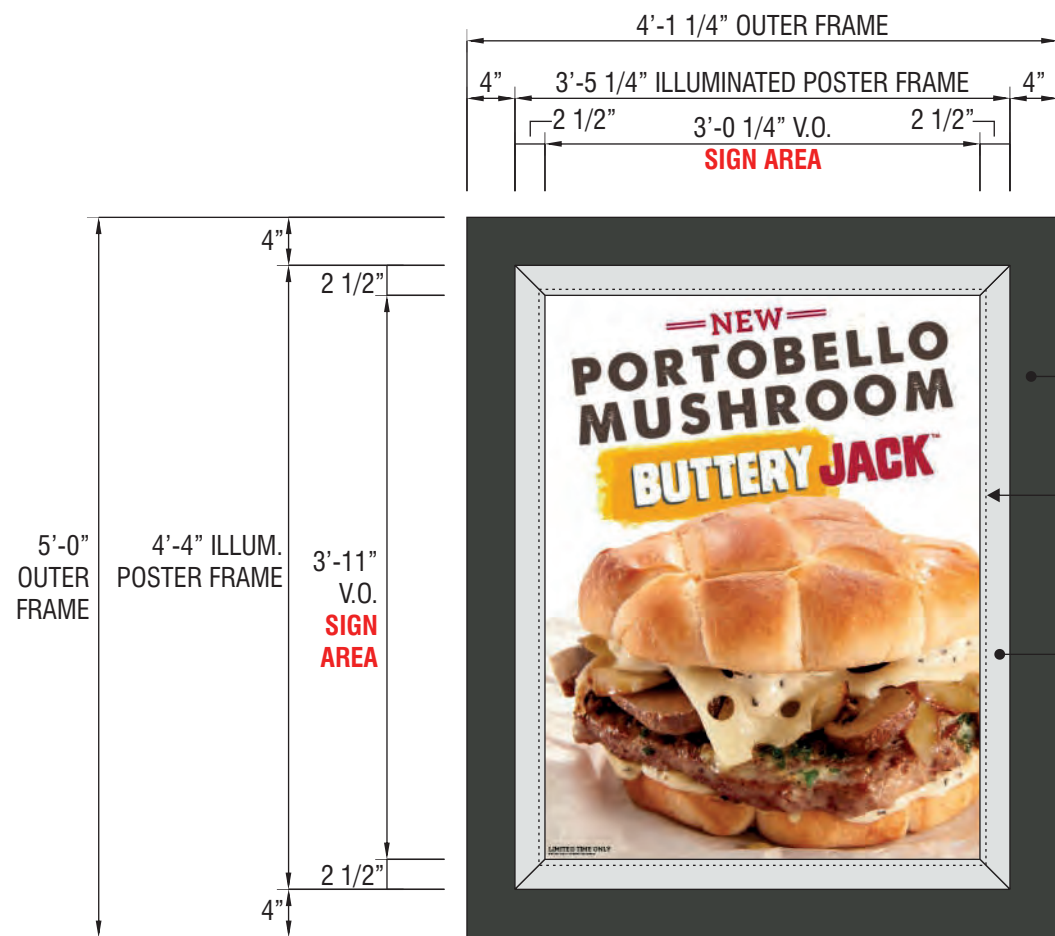
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**Engineering:**

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**revision:** R4-9/6/23-JMc  
**project ID:** JIB\_4387\_2

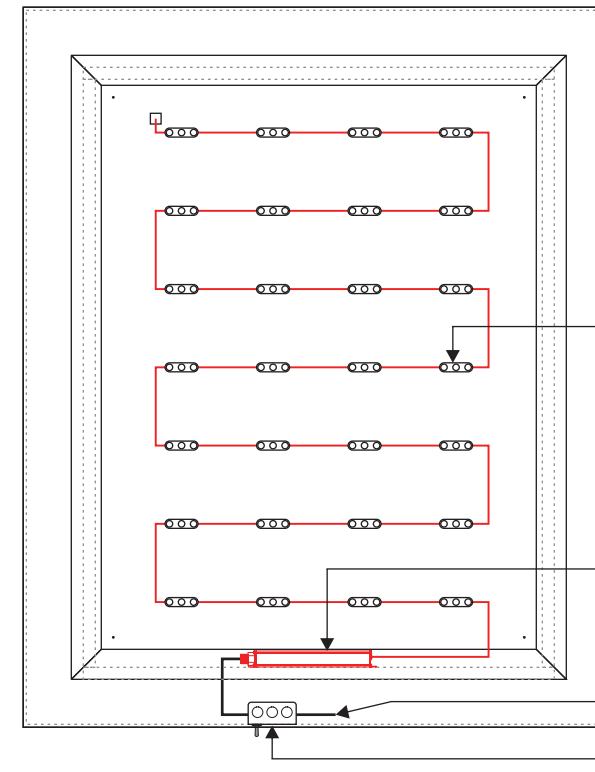




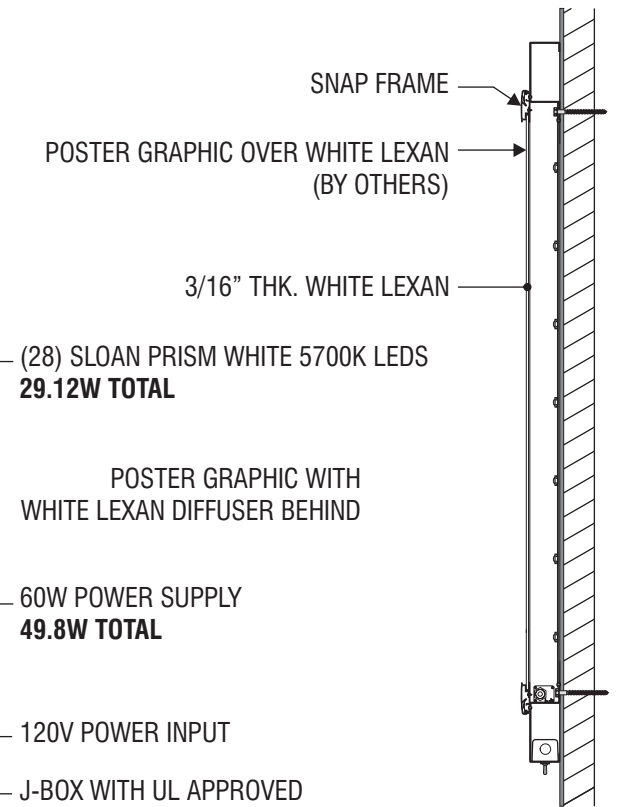
**FRONT VIEW** SCALE: 3/4"=1'-0"  
11.83 SQ. FT.



**SIDE VIEW** SCALE: 3/4"=1'-0"



**ELECTRICAL LAYOUT** SCALE: 3/4"=1'-0"



**SECTION VIEW** SCALE: 3/4"=1'-0"

**E1 E2 E3 E4 E5 SIGNTYPE JITB-WC-60x49-MARQUEE**

**MANUFACTURE AND INSTALL FIVE (5) ILLUMINATED SINGLE POSTER MARQUEE PANEL(S)**

**FACE:** ROUTED 3/16" WHITE LEXAN WITH ATTACHED SNAP FRAME, *INSERTS BY OTHERS*

**OUTER FRAME:** FABRICATED .063" THICK ALUMINUM

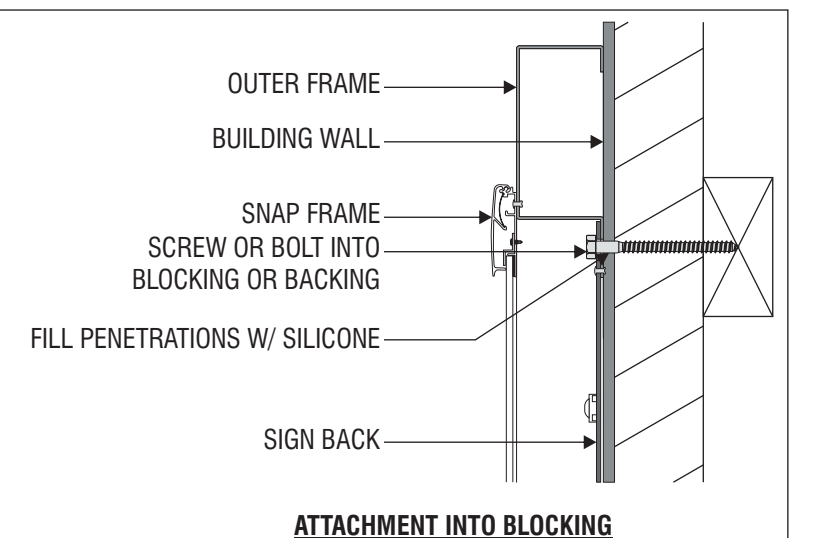
**ILLUMINATION:** INTERNAL LED ILLUMINATION AND UL APPROVED DISCONNECT SWITCH

#### POWDER COAT

**PC3** TO MATCH RAL7022 W/ SATIN FINISH  
'UMBRA GREY'

#### MATERIALS

**M7** ALUMINUM SNAP FRAME W/ CLEAR  
ANODIZED SATIN FINISH



**ATTACHMENT INTO BLOCKING**

MIN. (4) PER CABINET/ 2 1/2"  
EMBEDMENT (ATTACHMENT  
TYPE VARIES PER SURFACE):

STUCCO:	3/8" SSTL. BOLT W/ NYLON ANCHOR
WOOD:	3/8" WOOD SCREW
CONCRETE:	3/8" EXPANSION ANCHOR
DRYWALL:	3/8" TOGGLE BOLT



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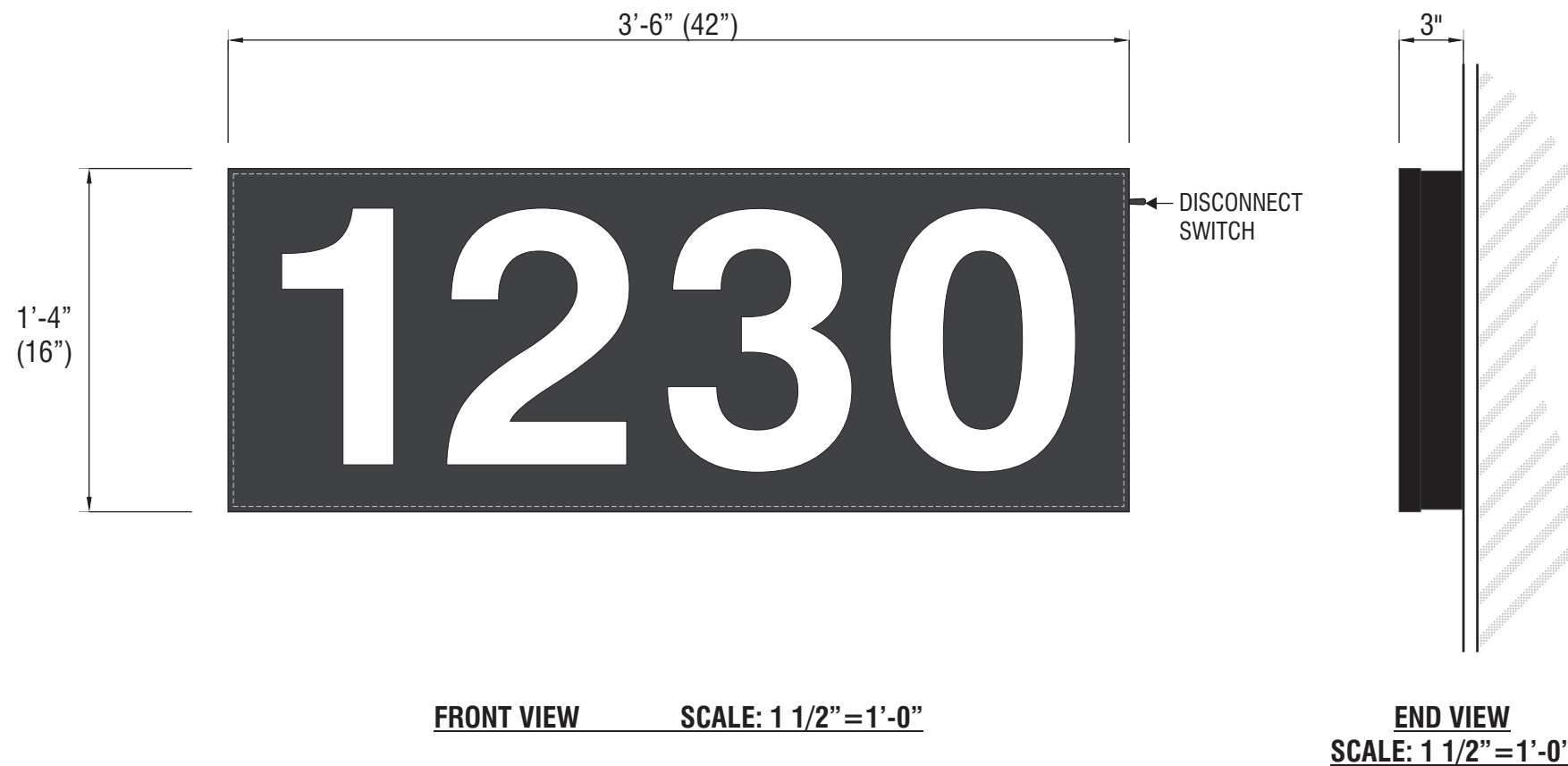
**JACK IN THE BOX**

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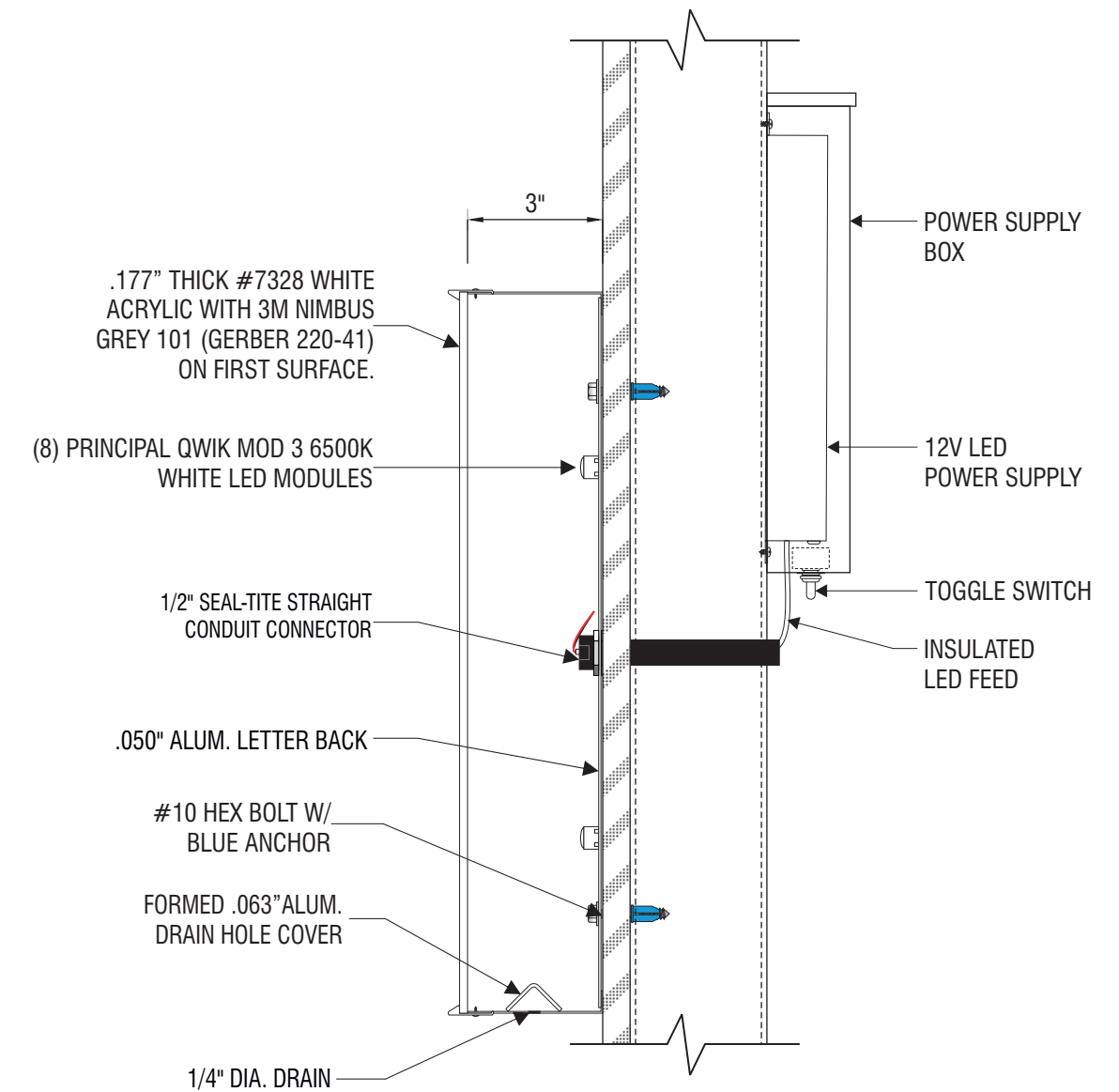
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**Engineering:**

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**revision:** R4-9/6/23-JMc  
**project ID:** JIB\_4387\_2



STUCCO:	1/4" SSTL. BOLT W/ NYLON ANCHOR
WOOD:	1/4" LAG WOOD SCREW
CONCRETE:	1/4" EXPANSION ANCHOR
DRYWALL:	1/4" TOGGLER BOLT



**F** SIGNTYPE **JITB-WC-16x42-ADDRESS-1230**

#### MANUFACTURE AND INSTALL ONE (1) PLEX FACE INTERNALLY ILLUMINATED ADDRESS CHANNEL LETTER

**FACE:** .177" THICK #7328 WHITE ACRYLIC WITH 3M NIMBUS GREY 101 (GERBER 220-41) ON FIRST SURFACE.

**TRIMCAP :** 1" BLACK JEWELITE

**RETURNS:** .040" x 3" DEEP PRE-PAINTED SATIN BLACK ALUM. COIL.

**BACKS:** .050" PRE-PAINTED WHITE ALUM.

**ILLUMINATION :** PRINCIPAL QWIK MOD 3 6500K WHITE



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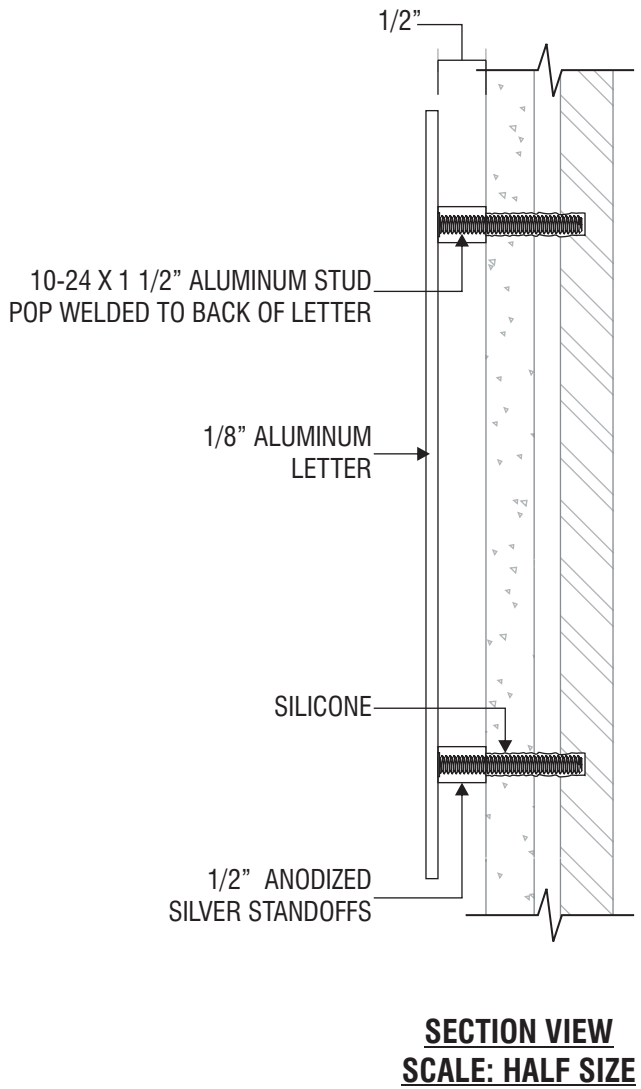
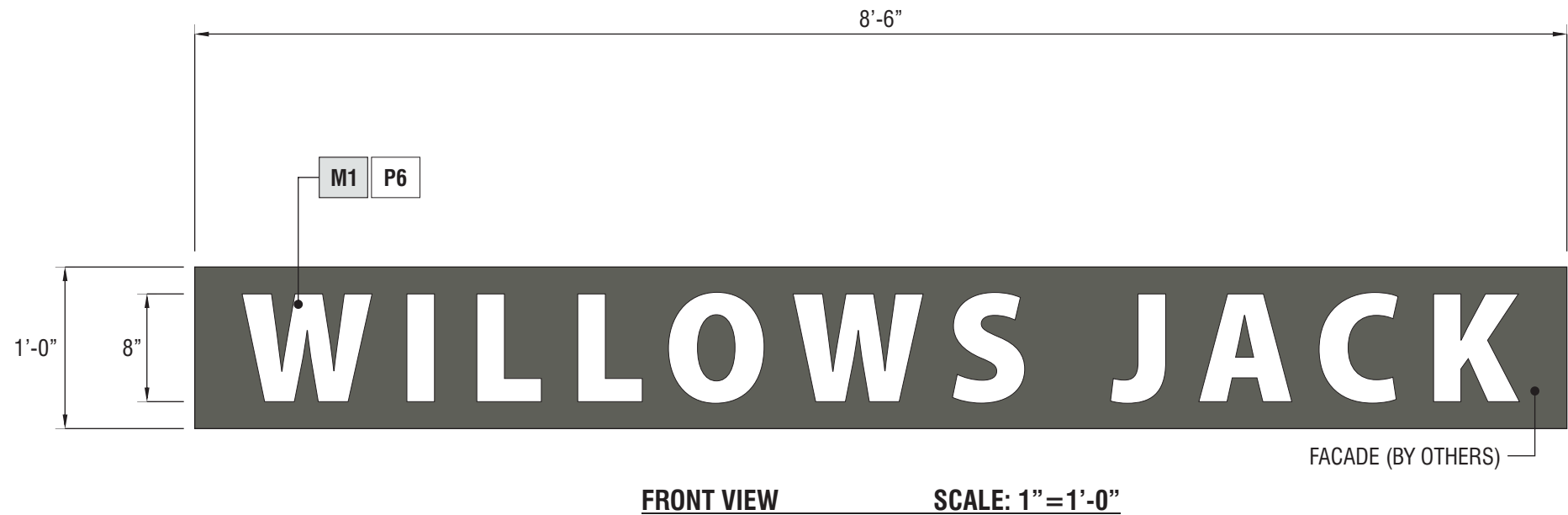
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REMOVE NOTES AFTER ADJUSTMENT



**G** SIGNTYPE JITB-FCO-AL-8

MANUFACTURE AND INSTALL ONE (1) SET OF NON-ILLUMINATED  
WALL MOUNTED FCO NEIGHBORHOOD SIGN LETTERS

**PAINT**

**P6** POWDER COAT WHITE - SATIN FINISH

**MATERIALS**

**M1** 1/8" ALUMINUM



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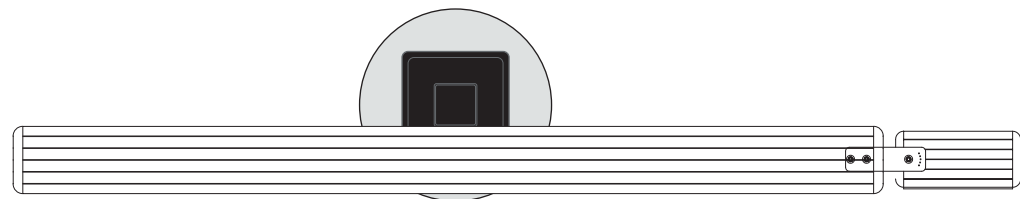
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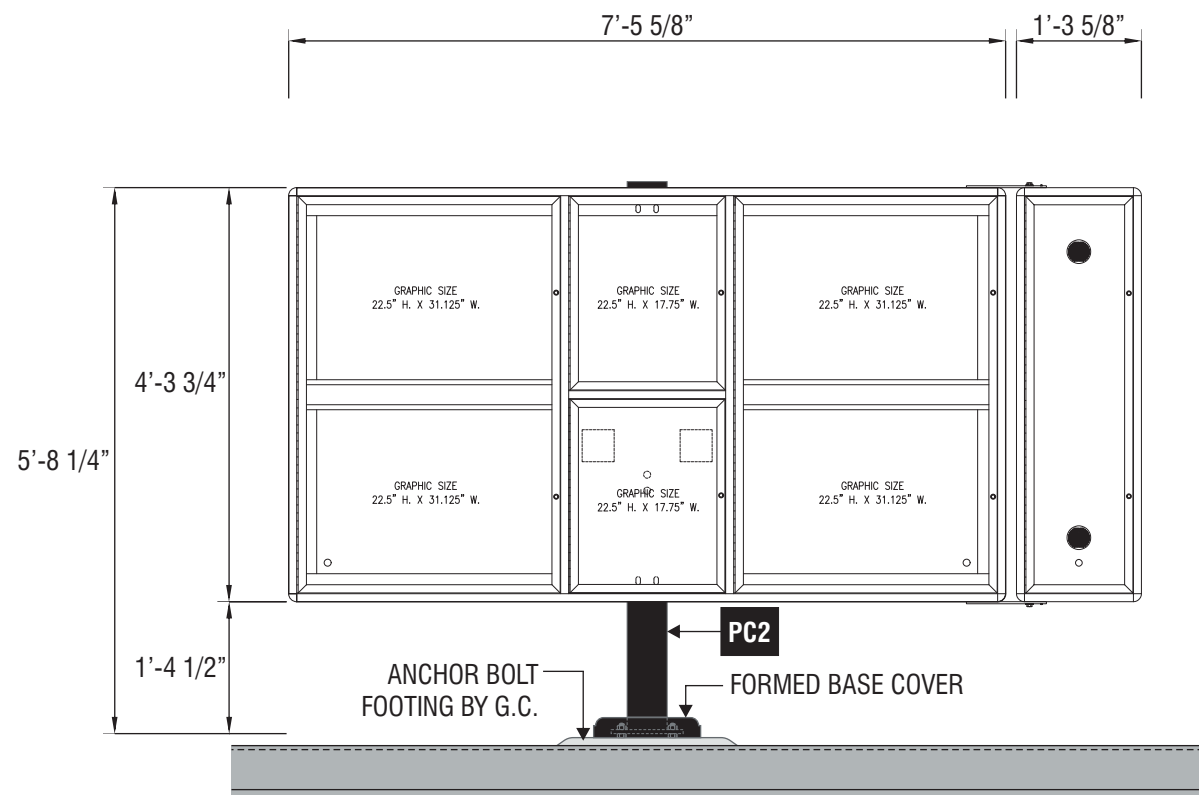
**Sales:** Bob McCarter  
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**Design:** JMc  
**Engineering:**

**date:** 3/12/21  
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**revision:** R4-9/6/23-JMc  
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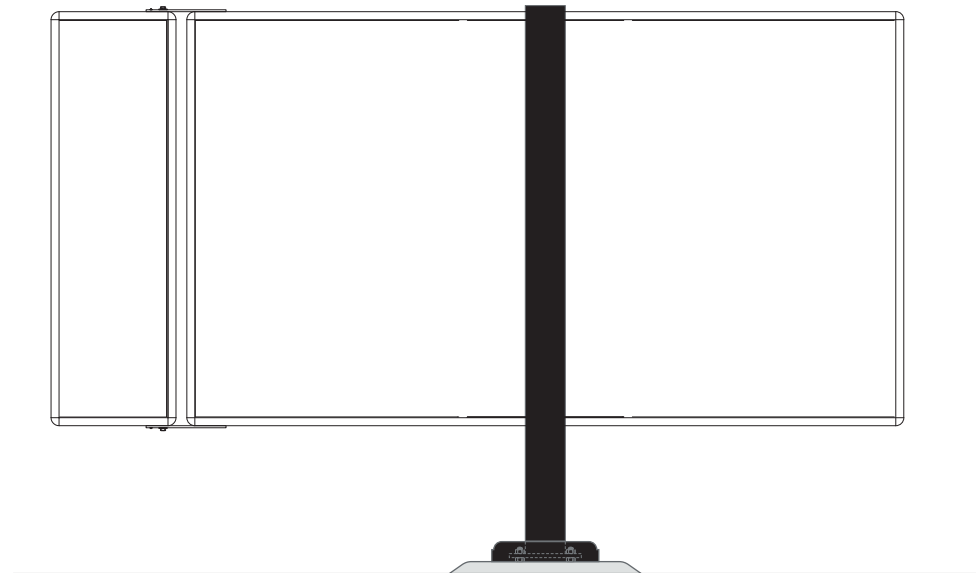




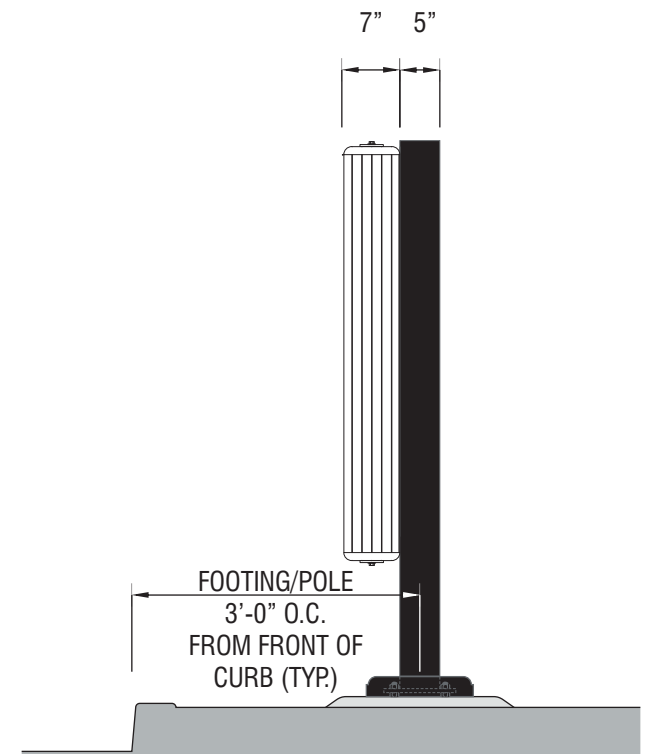
PLAN VIEW SCALE: 1/2"=1'-0"



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



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



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

**H1 H2 SIGNTYPE PREVIEW MENU BY OTHERS**

**INSTALL ONE (1) PREVIEW MENU BY OTHERS WITH BREAKFAST EXTENDER**

**CABINET:** MANUFACTURED BY NATIONAL SIGNS  
**POLE:** 5" STEEL SQUARE TUBE

**POWDER COAT**

**PC2** TO MATCH RAL 9004 'SIGNAL BLACK'  
W/ SATIN FINISH

<div data-bbox="1939 1419 1970 1447">A</div>	<div data-bbox="2082 1419 2113 1447">B</div>	<div data-bbox="2222 1419 2253 1447">A</div>	<div data-bbox="2371 1483 2402 1512">D</div>	<div data-bbox="2449 1372 3011 1399">(A) 21 1/2" X 30 1/4" V.O. / 4.5 SQ. FT. (x2) = 9 SQ. FT.</div>		
<div data-bbox="1895 1552 1926 1580">C</div>	<div data-bbox="1989 1552 2020 1580">C</div>	<div data-bbox="2082 1552 2113 1580">B</div>		<div data-bbox="2178 1552 2209 1580">C</div>	<div data-bbox="2271 1552 2303 1580">C</div>	<div data-bbox="2449 1423 2971 1449">(B) 21 1/2" X 17" V.O. / 2.5 SQ. FT. (x2) = 5 SQ. FT.</div>
<div data-bbox="2449 1471 3042 1499">(C) 21 1/2" X 14 5/16" V.O. / 2.1 SQ. FT. (x4) = 8.4 SQ. FT.</div>						
<div data-bbox="2449 1518 2986 1544">(D) 47 1/4" X 11" V.O. / 3.6 SQ. FT. (x1) = 3.6 SQ. FT.</div>						
<div data-bbox="2641 1580 2818 1606"><b><u>TOTAL: 26 SQ. FT</u></b></div>						
<div data-bbox="2225 1659 2576 1713"><b><u>SQUARE FOOTAGE CALCULATIONS</u></b> SCALE: 3/8" = 1'-0"</div>						



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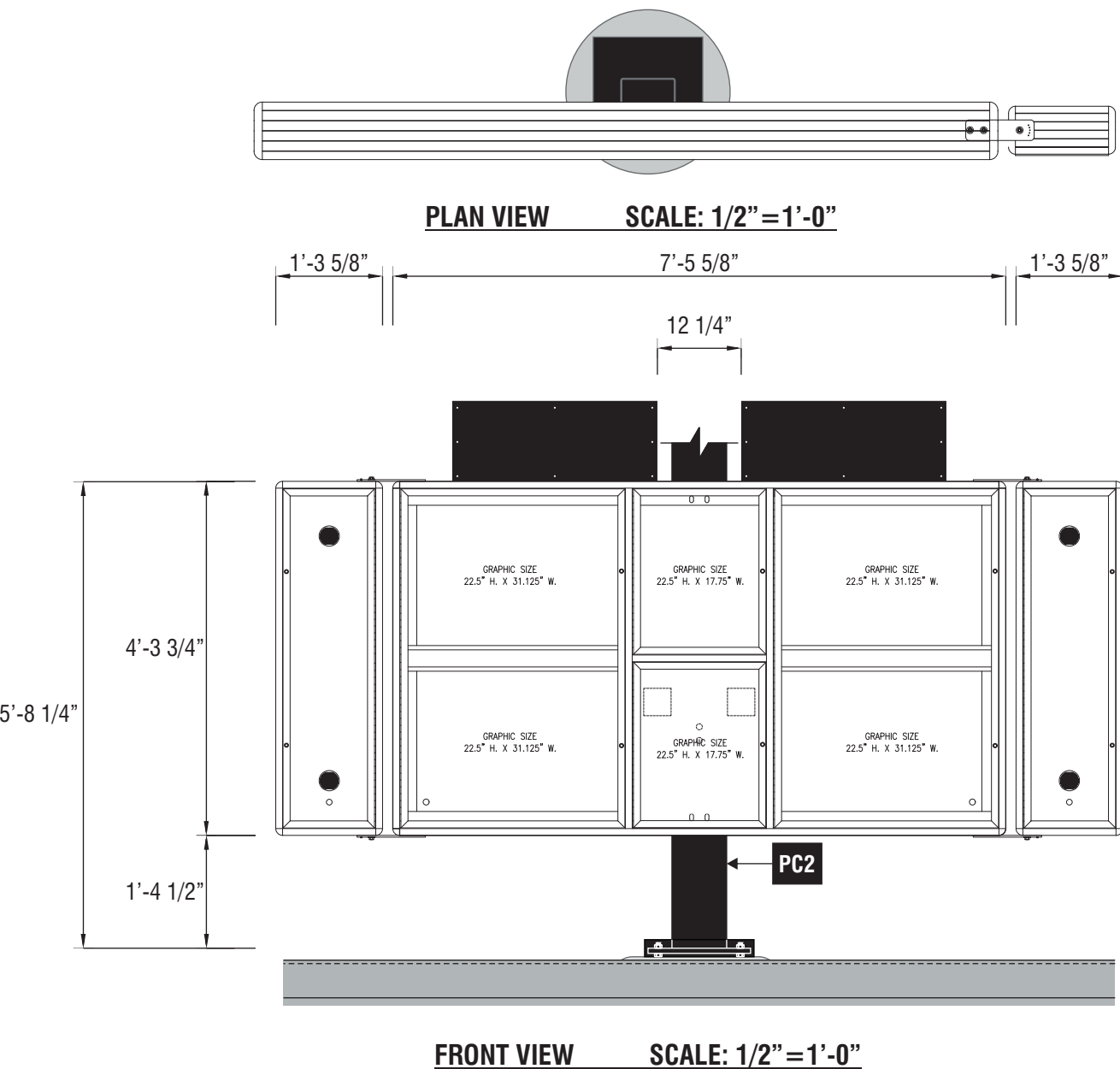
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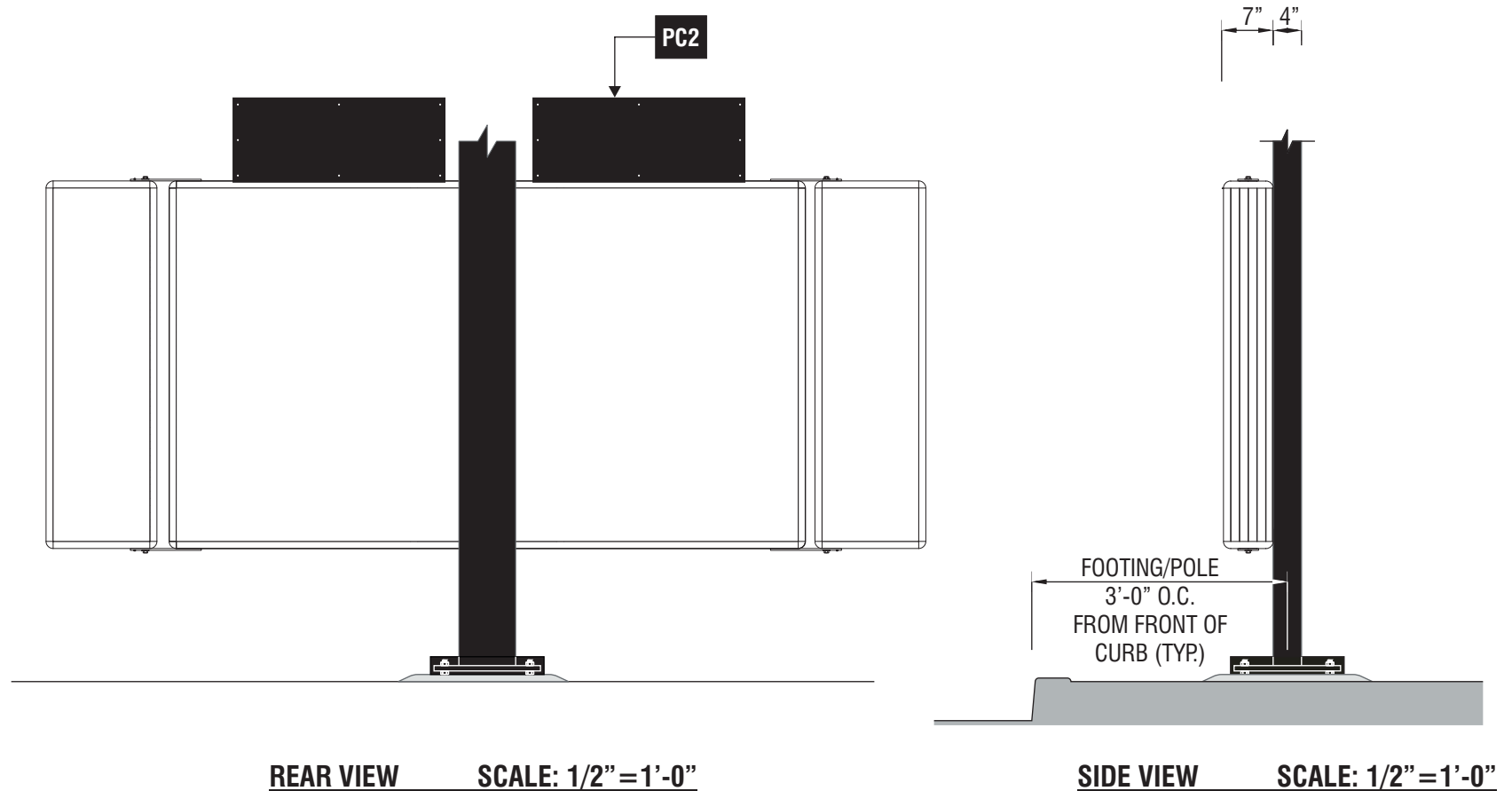
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**Engineering:**

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**revision:** R4-9/6/23-JMc  
**project ID:** JIB\_4387\_2



**NOTE: MENU LUG-ON HARDWARE MUST BE SPACED CORRECTLY FOR GRAPHICS TO FIT.**



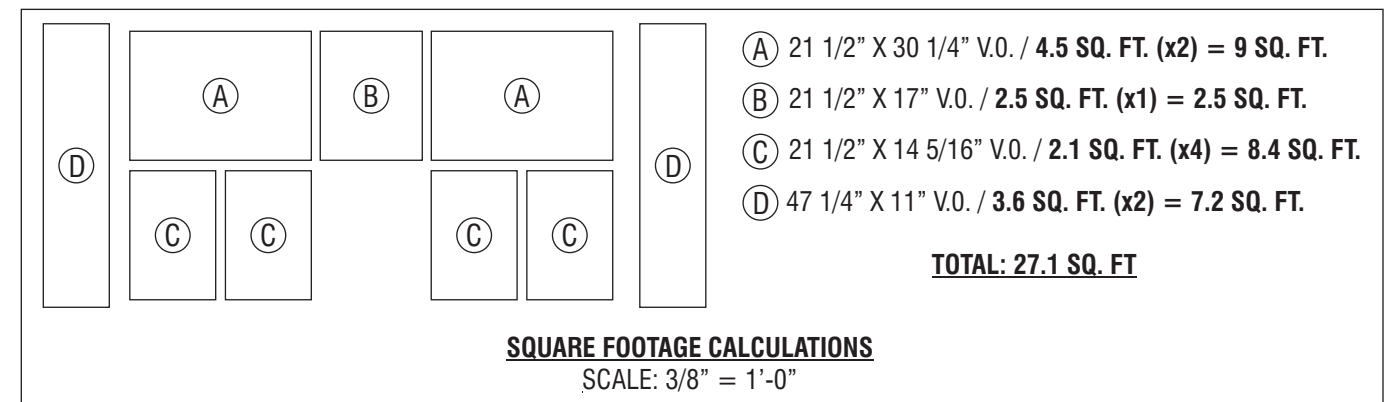
**I1 I2 SIGNTYPE SPEAKER MENU BY OTHERS**

**INSTALL ONE (1) SPEAKER MENU BY OTHERS WITH BREAKFAST & LATE NIGHT EXTENDERS BY OTHERS AND MENU LUG-ON HARDWARE PANELS BY OTHERS**

**CABINET:** MANUFACTURED BY NATIONAL SIGNS  
**POLE:** 4"x8" STEEL RECTANGULAR TUBE (SEE MENU CANOPY)

**POWDER COAT**

**PC2** TO MATCH RAL 9004 'SIGNAL BLACK' W/ SATIN FINISH



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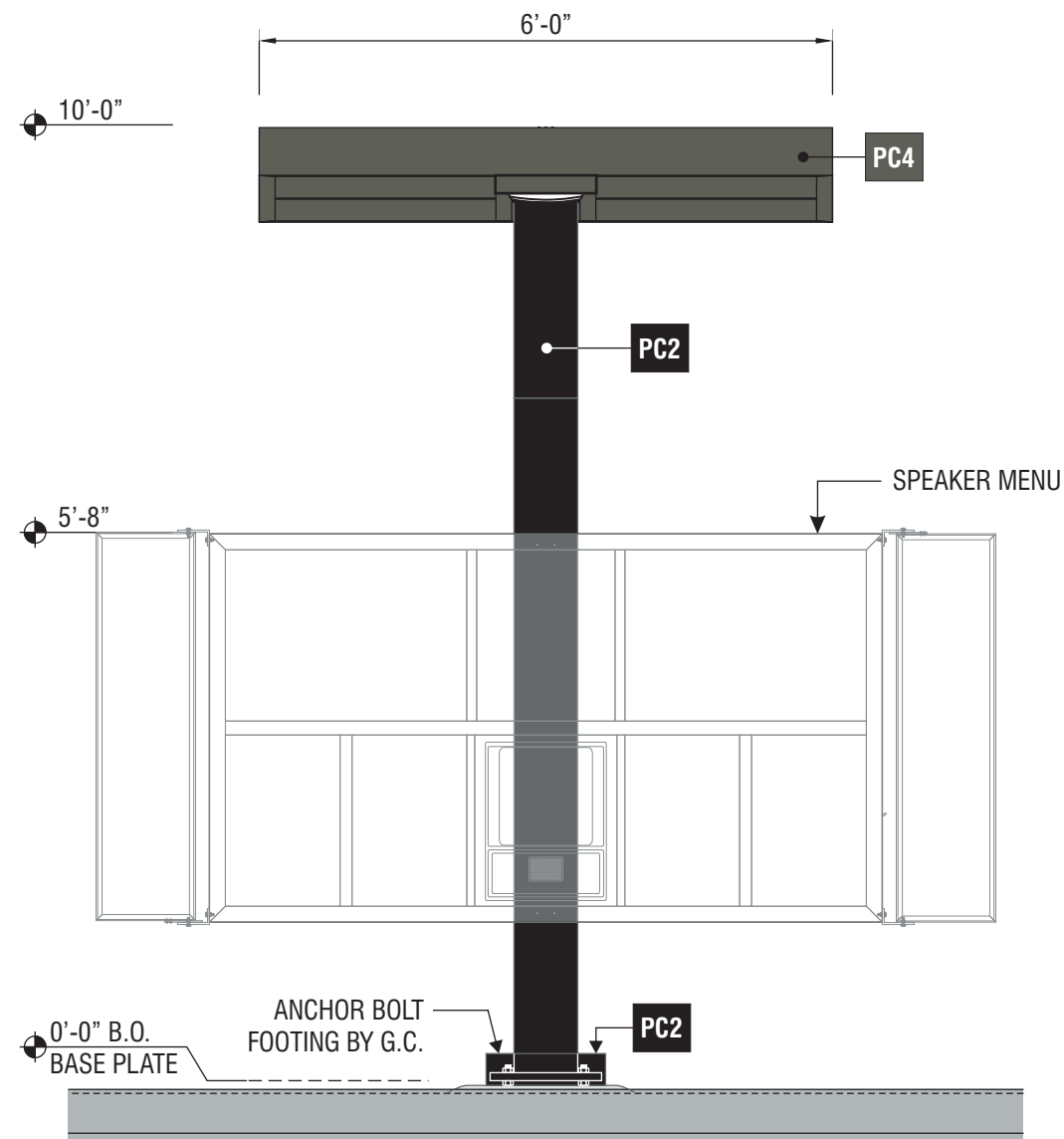
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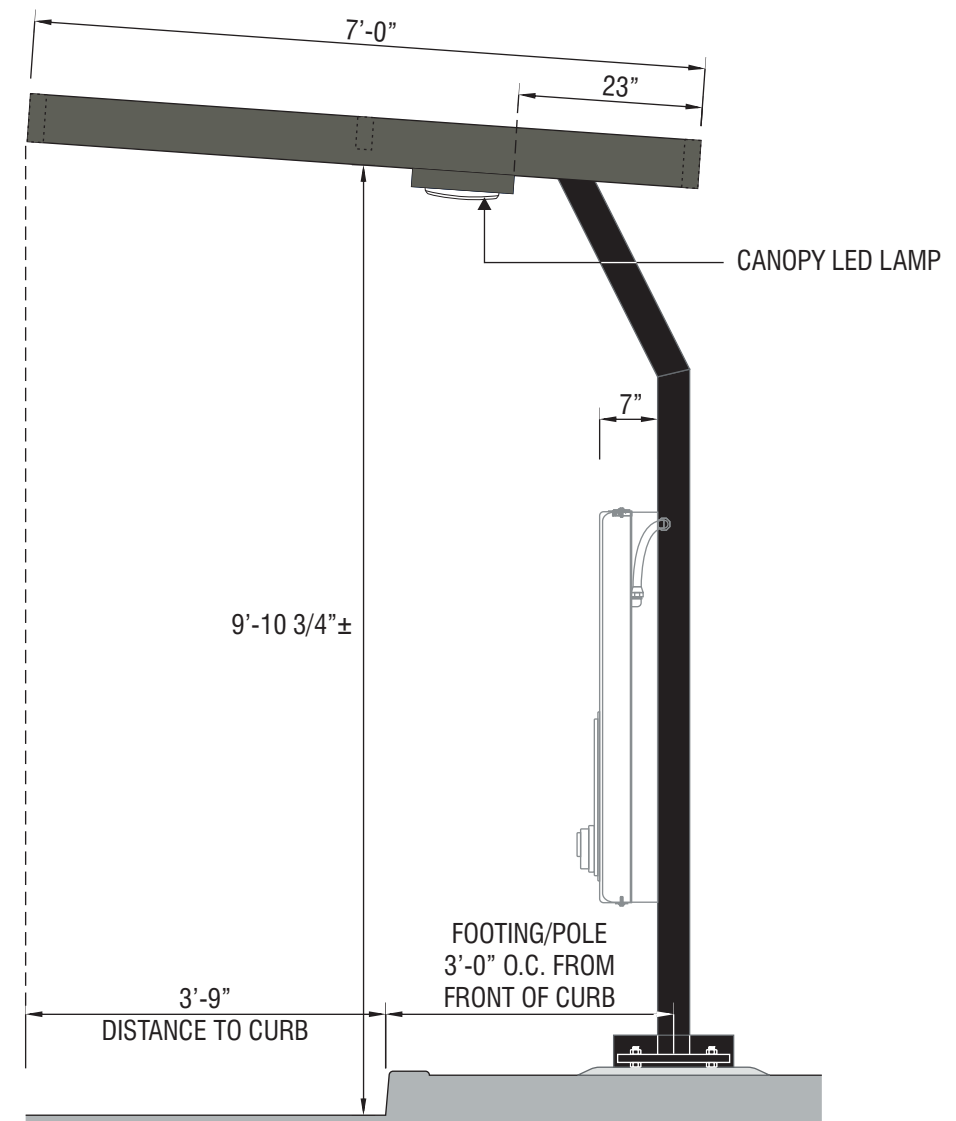
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FRONT VIEW SCALE: 1/2"=1'-0"



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

J1 J2 SIGNTYPE JITB-CAN-72x84-120

### MANUFACTURE AND INSTALL ONE (1) MENU WEATHER CANOPY

**CANOPY:** ALUMINUM RECT. TUBE FRAME WITH ALUMINUM ROOF AND ALUMINUM LAMP ENCLOSURE

**POLE:** 4"x8" STEEL RECTANGULAR TUBE W/ FABRICATED ALUMINUM BASE COVER

**ILLUMINATION:** LED LAMP; COLOR TEMP: 5000K; WATTAGE: 42; LUMEN OUTPUT: 5003

### POWDER COAT

**PC2** TO MATCH RAL 9004 'SIGNAL BLACK' W/ SATIN FINISH

**PC4** TO MATCH RAL7039 W/ SATIN FINISH 'QUARTZ GREY'



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### JACK IN THE BOX

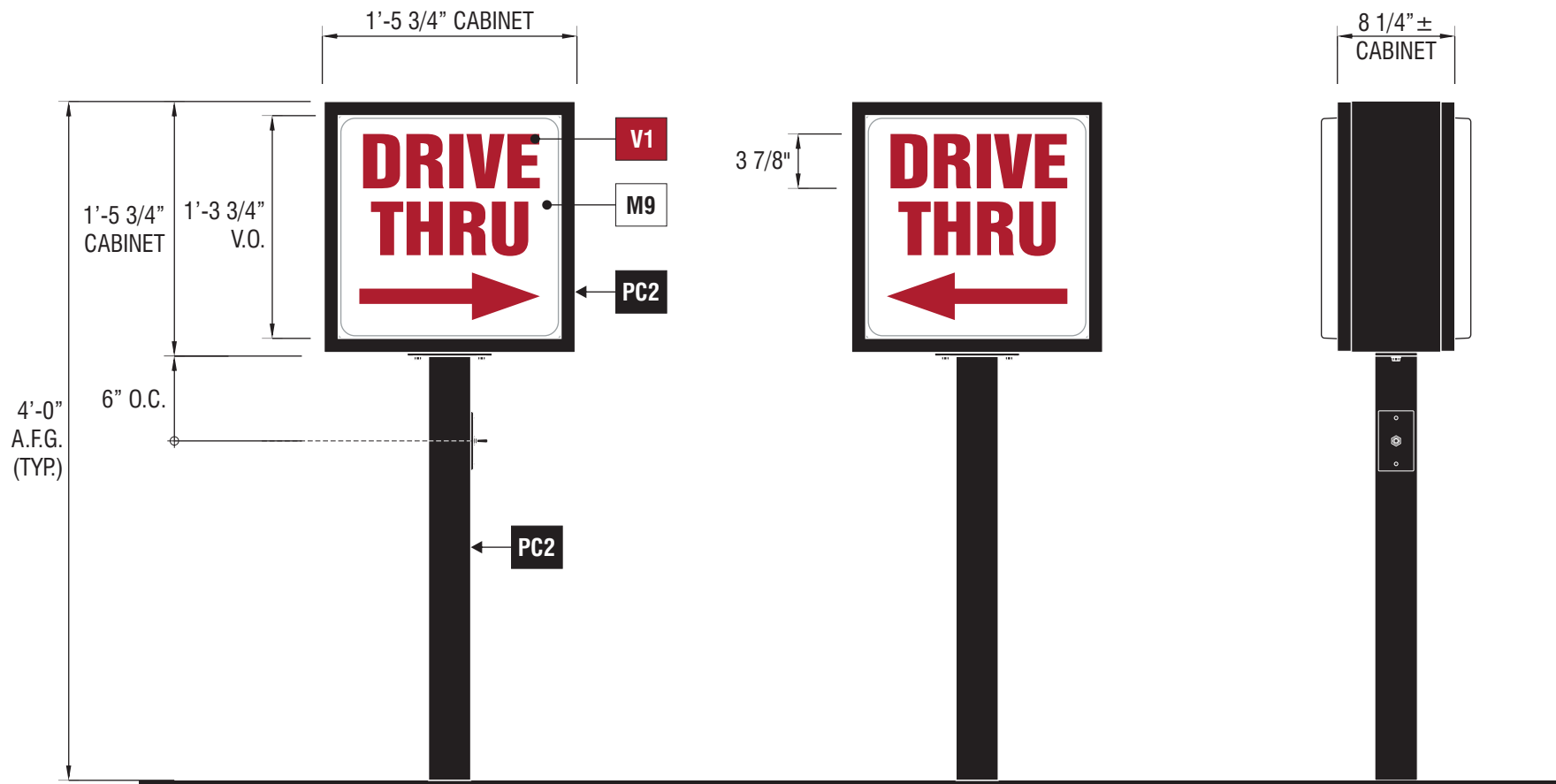
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**Sales:** Bob McCarter  
**Coordinator:** Thea Tochiara  
**Design:** JMc  
**Engineering:**

**date:** 3/12/21  
**drawing:** J4387-PERMIT  
**revision:** R4-9/6/23-JMc  
**project ID:** JIB\_4387\_2





**SIDE A** SCALE: 1"=1'-0"  
2.3 SQ. FT.

**SIDE B** SCALE: 1"=1'-0"

**END VIEW** SCALE: 1"=1'-0"

**K1 K2 K3 SIGNTYPE JITB-DIR-17x17x48-DRIVETHRU-LEFT/RIGHT**

**MANUFACTURE AND INSTALL THREE (3) D/F INTERNALLY ILLUMINATED DIRECTIONAL SIGN(S)**

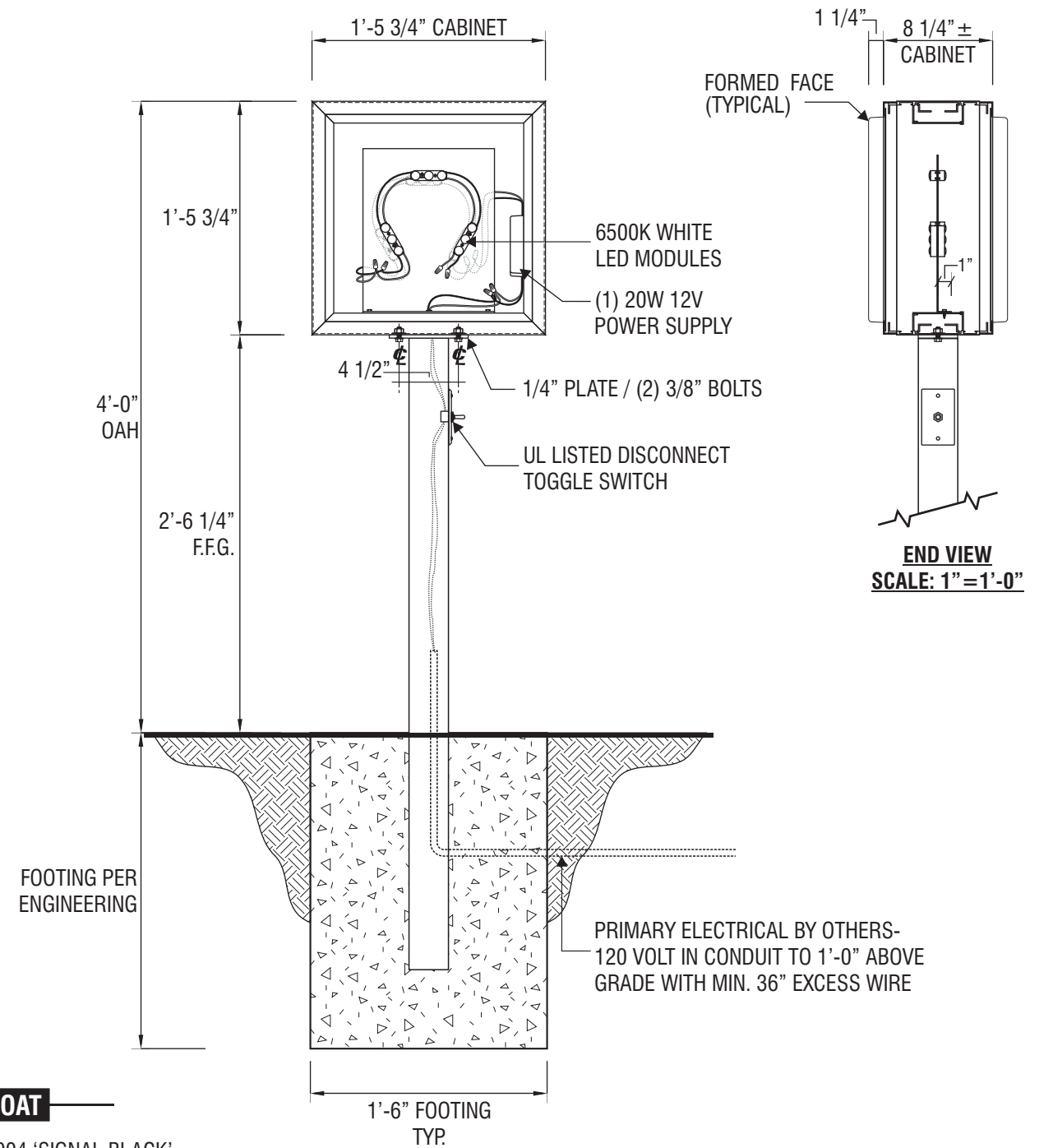
**CABINET:** EXTRUDED ALUMINUM

**POLE:** 3"x3" STEEL SQUARE TUBE

**ILLUMINATION:** LED - PRINCIPAL QWIK MOD 3 6500K WHITE

**TABLE 11B-703.5.5 VISUAL CHARACTER HEIGHT**

HEIGHT TO FINISH FLOOR OR GROUND FROM BASELINE OF CHARACTER	HORIZONTAL VIEWING DISTANCE	MINIMUM CHARACTER HEIGHT
40 inches (1016 mm) to less than or equal to 70 inches (1778 mm)	less than 72 inches (1829 mm)	$\frac{5}{8}$ inch (15.9 mm)
	72 inches (1829 mm) and greater	$\frac{5}{8}$ inch (15.9 mm), plus $\frac{1}{8}$ inch (3.2 mm) per foot (305 mm) of viewing distance above 72 inches (1829 mm)
Greater than 70 inches (1778 mm) to less than or equal to 120 inches (3048 mm)	less than 180 inches (4572 mm)	2 inches (51 mm)
	180 inches (4572 mm) and greater	2 inches (51 mm), plus $\frac{1}{8}$ inch (3.2 mm) per foot (305 mm) of viewing distance above 180 inches (4572 mm)
greater than 120 inches (3048 mm)	less than 21 feet (6401 mm)	3 inches (76 mm)
	21 feet (6401 mm) and greater	3 inches (76 mm), plus $\frac{1}{8}$ inch (3.2 mm) per foot (305 mm) of viewing distance above 21 feet (6401 mm)



**SECTION AND FOOTING VIEW** SCALE: 1"=1'-0"

**POWDER COAT**  
**PC2** TO MATCH RAL 9004 'SIGNAL BLACK' W/ SATIN FINISH

**MATERIALS**  
**M9** .093" WHITE LEXAN

**VINYL**  
**V1** 3M 3630-73 'DARK RED'



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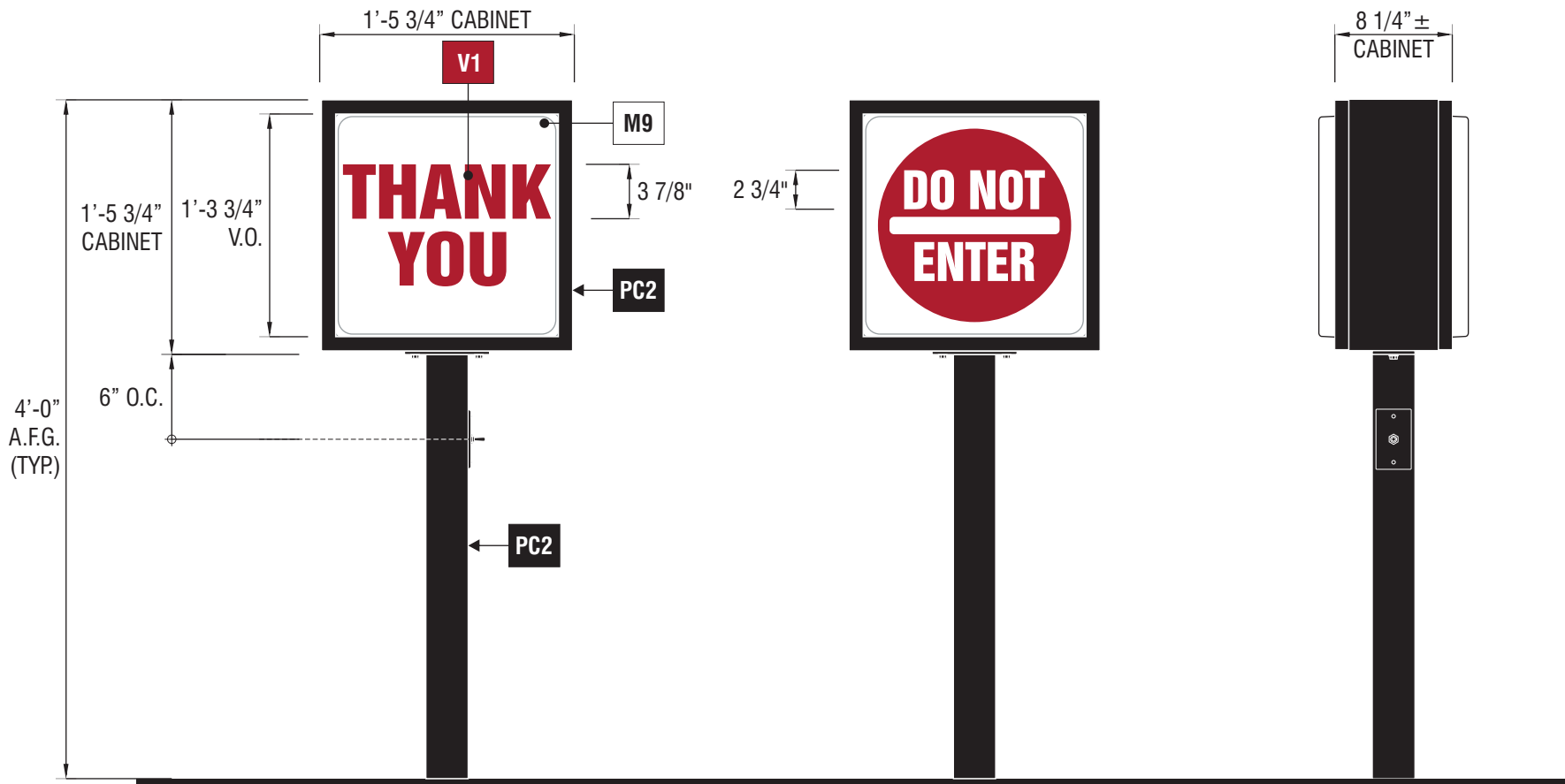
**JACK IN THE BOX**

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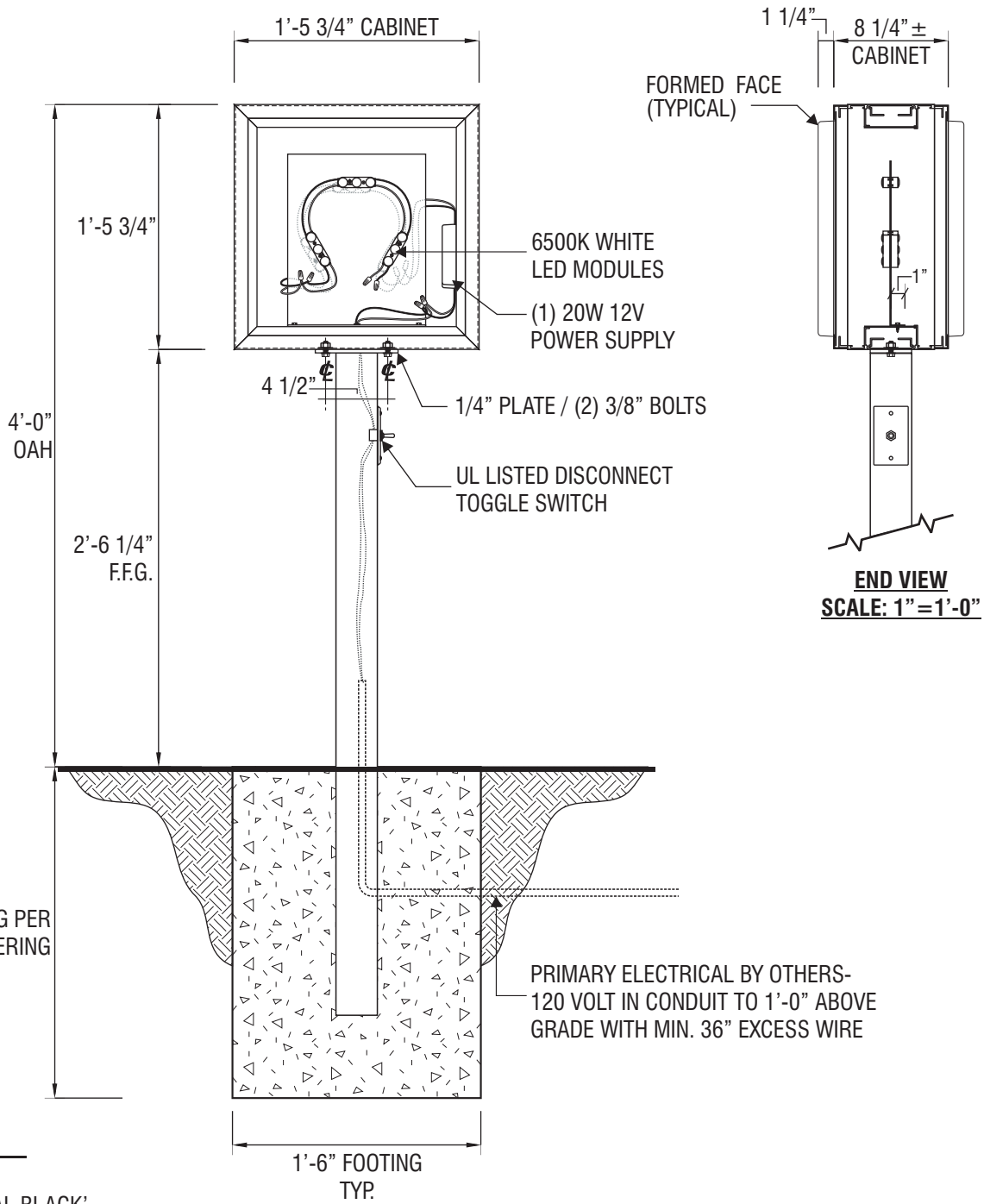
**date:** 3/12/21  
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**SIDE A** SCALE: 1"=1'-0"  
2.3 SQ. FT.

**SIDE B** SCALE: 1"=1'-0"

**END VIEW** SCALE: 1"=1'-0"



**SECTION AND FOOTING VIEW** SCALE: 1"=1'-0"

**K4 SIGNTYPE JITB-DIR-17x17x48-THANKYOU/DONOTENTER**

**MANUFACTURE AND INSTALL ONE (1) D/F INTERNALLY ILLUMINATED DIRECTIONAL SIGN(S)**

**CABINET:** EXTRUDED ALUMINUM  
**POLE:** 3"x3" STEEL SQUARE TUBE  
**ILLUMINATION:** LED - PRINCIPAL QWIK MOD 3 6500K WHITE

**TABLE 11B-703.5.5 VISUAL CHARACTER HEIGHT**

HEIGHT TO FINISH FLOOR OR GROUND FROM BASELINE OF CHARACTER	HORIZONTAL VIEWING DISTANCE	MINIMUM CHARACTER HEIGHT
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	72 inches (1829 mm) and greater	$\frac{5}{8}$ inch (15.9 mm), plus $\frac{1}{8}$ inch (3.2 mm) per foot (305 mm) of viewing distance above 72 inches (1829 mm)
Greater than 70 inches (1778 mm) to less than or equal to 120 inches (3048 mm)	less than 180 inches (4572 mm)	2 inches (51 mm)
	180 inches (4572 mm) and greater	2 inches (51 mm), plus $\frac{1}{8}$ inch (3.2 mm) per foot (305 mm) of viewing distance above 180 inches (4572 mm)
greater than 120 inches (3048 mm)	less than 21 feet (6401 mm)	3 inches (76 mm)
	21 feet (6401 mm) and greater	3 inches (76 mm), plus $\frac{1}{8}$ inch (3.2 mm) per foot (305 mm) of viewing distance above 21 feet (6401 mm)

**POWDER COAT**

**PC2** TO MATCH RAL 9004 'SIGNAL BLACK' W/ SATIN FINISH

**MATERIALS**

**M9** .093" WHITE LEXAN

**VINYL**

**V1** 3M 3630-73 'DARK RED'



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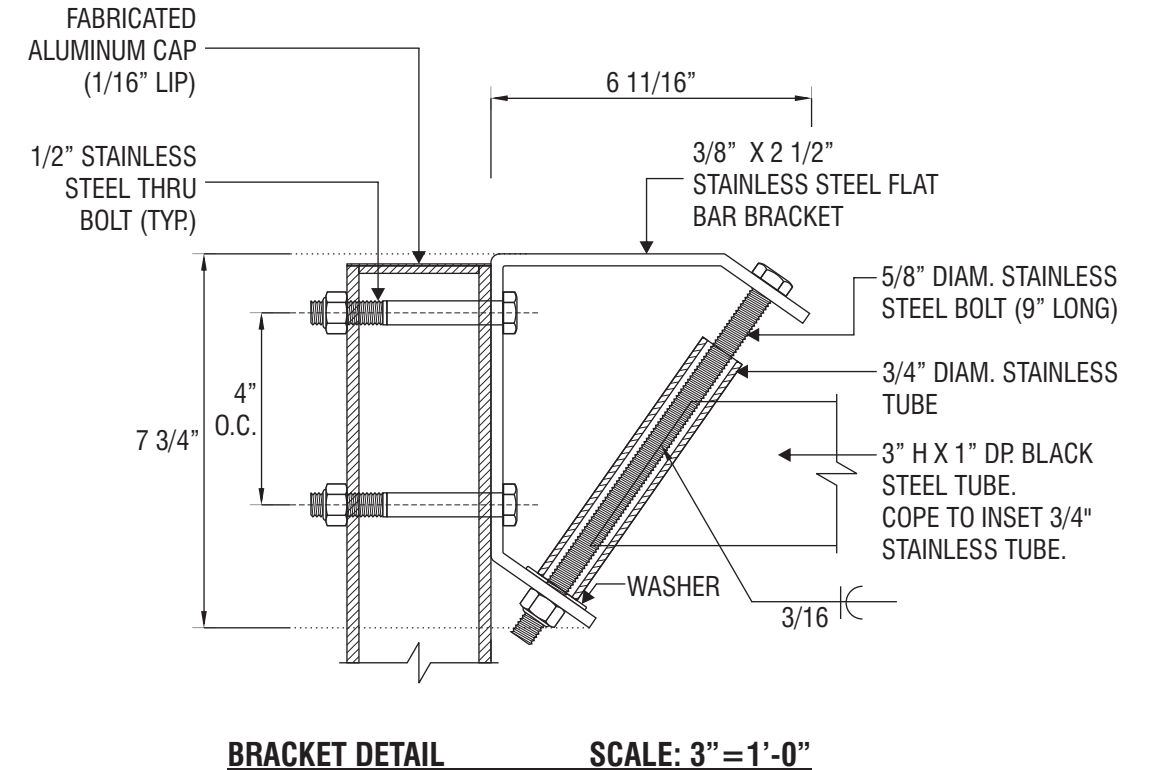
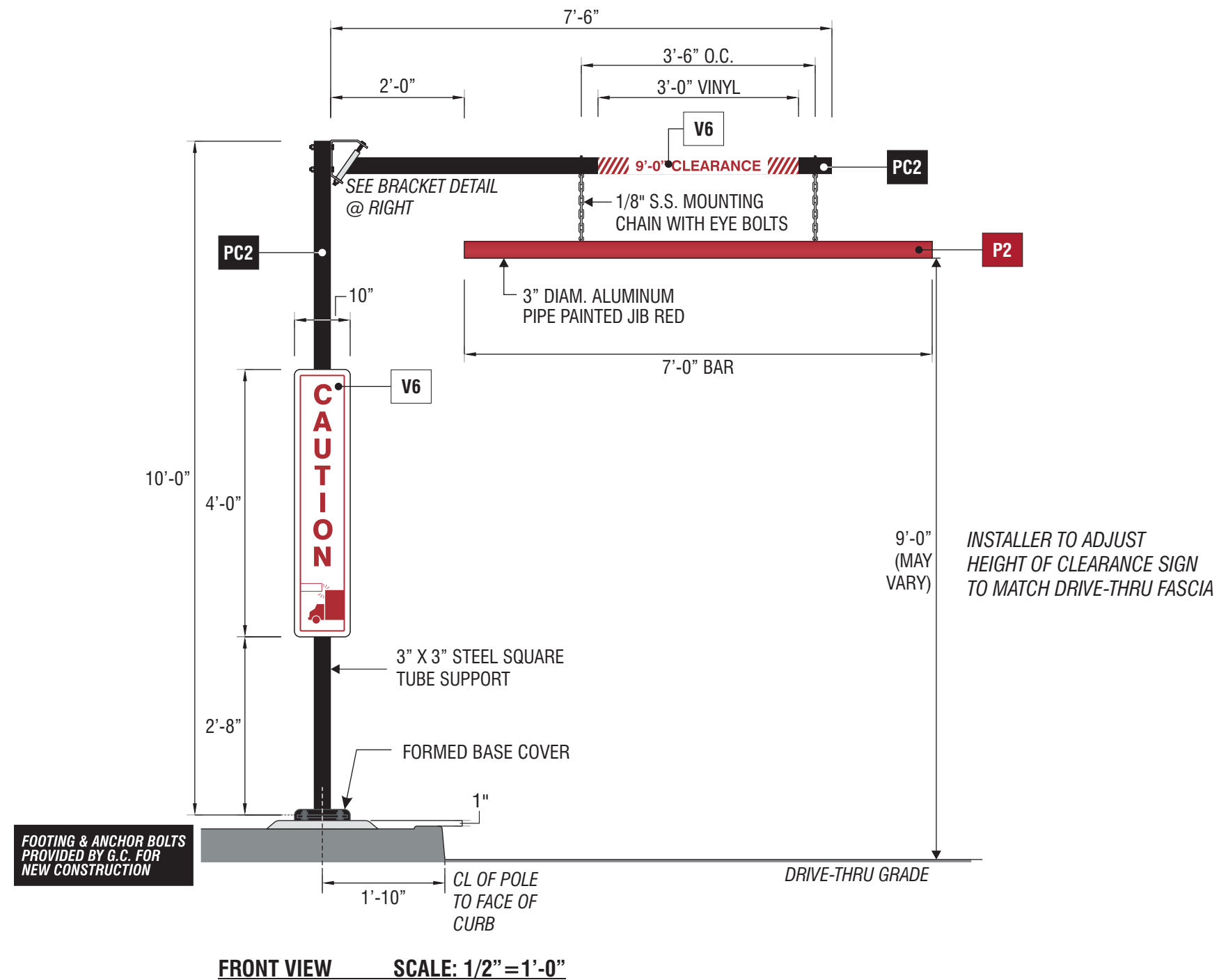
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**L1 L2 SIGNTYPE JIB-H-BAR-120**

### MANUFACTURE AND INSTALL ONE (1) HEIGHT DETECTOR

**POLE:** 3"x3" STEEL SQUARE TUBE

**ARM:** 3"x1" STEEL RECTANGULAR TUBE

**POLE 'CAUTION' PANEL:** .063" PRE-COATED WHITE ALUMINUM

#### POWDER COAT

**PC2** TO MATCH RAL 9004 'SIGNAL BLACK' W/ SATIN FINISH

#### PAINT

**P2** TO MATCH MP 64691 'JIB RED' W/ SATIN FINISH

#### VINYL

**V6** 3M WHITE REFLECTIVE VINYL (680-10) W/ PMS 200 PRINTED COPY



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## Design Review Analysis

### Design Review (DR-24-04) & Use Permit (UP-24-06)

#### 1240 W. Wood Street/APNs: 001-041-014 & 001-041-015

## I. Introduction

This Design Review Analysis (Analysis) evaluates the proposed exterior design for the proposed building to be located at 1240 W. Wood Street, identified by Assessor Parcel Numbers (APNs): 001-041-014 and -015. The Analysis focuses on the project's compliance with design review criteria, including building design, site relationship, neighborhood compatibility, material selection, site improvements, and operational considerations.

## II. Design Review Analysis

### Competent Design

The proposed building has been designed by professional architects/engineers licensed within the State of California to meet the building code standards of development. The single-story building will have parapets to screen the rooftop where the mechanical equipment will be located. The height of the building with the parapet ranging from 20 to 23 feet high.

### Relationship Between Structures Within the Development and Between Structures and Site

The new building will be placed along the southeastern side of the parcels and visible from W. Wood Street. WMC Section 18.141.060(3) states that *"The design shall show that due regard has been given to orientation of structures to streets, climatic considerations, and especially, the creation and utilization of open space."* Placing the building along the eastern property line allows for a larger open space for parking and landscaping. There are no awnings on the western side of the building, only a cover over the entrance.

### Relationship between Development and Neighborhood

The addition of a 2,739-square-foot (sf) commercial building will not be out of character for the neighborhood, as commercial uses surround this property. Surrounding properties to the north, west, and south, are similar zoned as Highway Commercial as the Site and the property to the west is zoned as Entryway (E). The surrounding visual characteristics consists of the following:

- North: Immediately north of the Site is W. Wood Street followed by Valley Auto Wash, an asymmetrical beige building, and O'Reilly Auto Parts, a rectangular building, in red, green, and crème. Both properties feature decorative landscaping.
- West: To the west of the Site is the rear of the main building for Chevron, a rectangular white and grey wall, surrounded by landscaping.
- South: South of the Site is an undeveloped vacant lot.
- East: West of the property is a car wash with a simple, rectangular structure with blue roof and white walls on a paved concrete lot.

### Materials and Colors Used

The new building will have an exterior cement plaster sand finish with the main body color of a “Quartz Grey” color and a “Mindful Grey” color, both on the softer brown/grey scheme. The bottom of the building will have an accent color of “Black Fox” a darker brown color, with another accent element used on approximately one-third of the building, a porcelain tile-like look which will be a “Sweet Georgia Brown” color. Another accent color used in places on the building is “Red Bay” a deeper red/brown color. The top edge of the building will have aluminum coping in the Quartz Grey color. Corrugated wall panels in the red bay color are mixed in with the areas using this accent color.

### Wall and Fencing

No new walls or fences around the property perimeter are proposed with this project. An enclosed trash receptacle is included on the Site, located in the far southern portion of the lot area and will be screened and enclosed with a gate. All waste and recycling including cardboard will be in a secured, screened space. The trash hauler was concerned of drive through stacking causing a problem with them getting to the enclosure. However, given the layout of the site there is sufficient room for movement of their vehicles and still allowing the users access to the drive-through area. A loading zone is provided for delivery of goods and equipment.

### Surface Water Drainage

All surface/on-site water shall drain properly. WMC Section 18.141.030 states that “*Stormwaters shall be removed and carried away in an adequate drainage system*”. Surface water and all paved areas shall be collected at intervals so that it will not obstruct the flow of vehicles or pedestrian traffic and will not create puddles on the paved areas. The project is conditioned as such within the Engineering Department section of Attachment 2 of the Staff Report.

### Drives, Parking and Circulation

Access to the project site will be provided by one of two driveways located along W. Wood Street. Parking will be provided for all uses per Municipal Code Section 18.120.020(10)(c) which requires the higher of one parking space for each 200 square feet of gross floor area or one parking space for every four seats, and one parking space for every two employees. According to the proposed restaurant design, there will be 64 indoor seats. Using the seat calculation, the minimum required parking spaces would require sixteen (16) parking spaces plus four (4) for the employees for a total of twenty (20) spaces. The proposed development plan includes a total of 30 parking spaces, which exceeds the minimum requirement of twenty (20) spaces.

### Utility Service

All new utilities shall be placed underground as conditioned by the Engineering Department. Please see Attachment 2 of the Staff Report.

### Signs

The sign plans submitted did not propose a pole sign, however staff was informed recently that they intend to install one. This can be part of the conditions. This project will install other new signage to advertise and sell their products. More discussion on signage under Use Permit, as the proposed amount of incidental signage exceeds the allotted amount per the sign code.

#### Exterior Lighting

Lighting will be installed on the Site. WMC Section 18.141.060(10) states “*Light sources shall not create a glare or hazard on adjoining streets or be annoying to adjacent properties or residential areas*”. Exterior building wall fixtures will be installed on the building and are required to be downcast. LED pole light standards will be located in the parking lot. As a condition of approval, photometric plan shall be submitted for review to ensure that lighting will not be over glaring and/or project onto adjacent property.

#### Landscaping

Landscaping is proposed for the Site to include trees, shrubs and ground cover, which will border the entire site. Trees will be placed in the parking areas in order to provide future shade for users.

### **III. Conclusion**

Per Section 18.141.070(1), an application for design review may be approved, approved with modifications, conditionally approved, or disapproved.

## Site Photos

Attachment 6a

2018



Former Bldg on back lot



Former buildings on front lot

2021



Looking north



Looking south across Wood Street





# COMMENTS AND REPORTS