

City of Huntington Beach

2000 MAIN STREET

CALIFORNIA 92648

DEPARTMENT OF PLANNING AND BUILDING

www.huntingtonbeachca.gov

Planning Division

714.536.5271

Building Division

714.536.5241

NOTICE OF ACTION

May 28, 2013

Ahmad Ghaderi
28405 Sand Canyon, "B"
Canyon Country, CA 91387

SUBJECT: PLANNED SIGN PROGRAM NO. 13-002 (THRIFTY OIL CO.)

APPLICANT: Ahmad Ghaderi, A & S Engineering, Inc.

REQUEST: To establish a Planned Sign Program for an existing gasoline station.

PROPERTY OWNER: Thrifty Oil Co., 13116 Imperial Hwy, Santa Fe Springs, CA 90670

LOCATION: 15501 Edwards Street (southwest corner of Edwards Street and McFadden Avenue)

PROJECT PLANNER: Kristi Rojas

DATE OF ACTION: May 28, 2013

On May 28, 2013, the Planning and Building Department of the City of Huntington Beach took action on your application, and your application was **conditionally approved**. Attached to this letter are the findings and conditions of approval.

Please be advised that the Planning Division reviews the conceptual plan as a basic request for entitlement of the use applied for and there may be additional requirements prior to commencement of the project. It is recommended that you immediately pursue completion of the conditions of approval and address all requirements of the Huntington Beach Zoning and Subdivision Ordinance in order to expedite the processing/completion of your total application. The conceptual plan should not be construed as a precise plan, reflecting conformance to all Zoning and Subdivision Ordinance requirements.

Under the provisions of the Huntington Beach Zoning and Subdivision Ordinance, the action taken by the Planning Division is final unless an appeal is filed to the Planning Commission by the applicant or an aggrieved party. Said appeal must be in writing and must set forth in detail the actions and grounds by and upon which the applicant or interested party deems himself aggrieved. Said appeal must be accompanied by a filing fee of Four Hundred Ninty-Four

Dollars (\$494.00). The appeal shall be submitted to the Department of Planning and Building within ten (10) working days of the date of the Planning Division's action. In your case, the last day for filing an appeal is June 7, 2013, at 5:00 PM.

If you have any questions regarding this Notice of Action letter or the processing of your application, please contact Kristi Rojas, the project planner, at (714) 375-5058 or via email at kristi.rojas@surfcity-hb.org or the Planning and Building Department Zoning Counter at (714) 536-5271.

Sincerely,

Scott Hess, AICP
Director of Planning and Building

by:


Kristi Rojas
Contract Planner

Attachment

c: Honorable Mayor and City Council
Chair and Planning Commission
Fred A. Wilson, City Manager
Scott Hess, Director of Planning and Building
Jane James, Acting Planning Manager
William H. Reardon, Division Chief/Fire Marshal
Debbie DeBow, Principal Civil Engineer
Mark Carnahan, Inspection Manager
Jim Brown, Fire Protection Analyst
Thrifty Oil Co.
Project File

ATTACHMENT NO. 1

CONDITIONS OF APPROVAL

PLANNED SIGN PROGRAM NO. 13-002

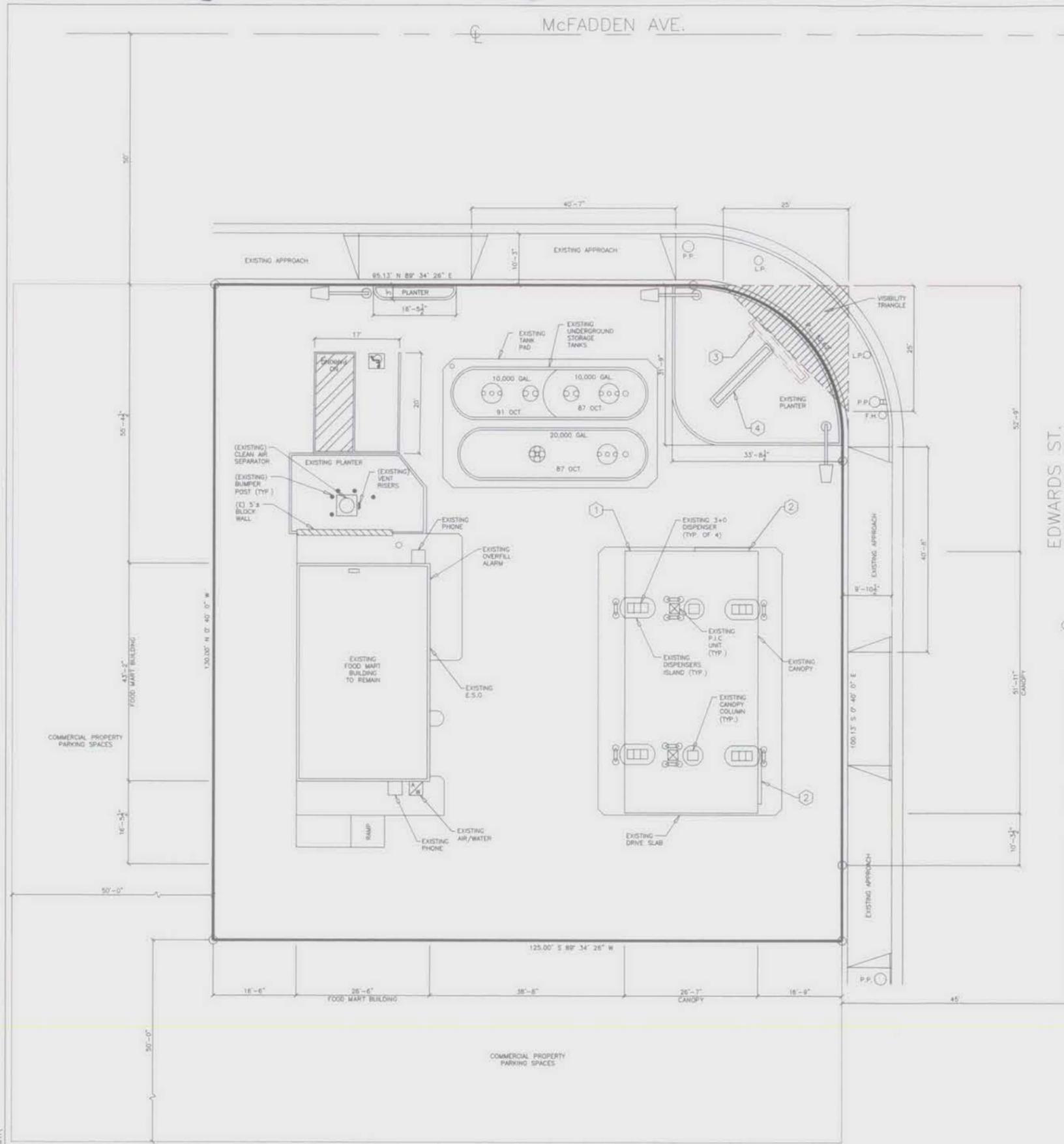
CONDITIONS OF APPROVAL – PLANNED SIGN PROGRAM PERMIT NO. 13-002:

1. The site plan and elevations received and dated April 18, 2013 shall be the conceptually approved design with the following modifications:
 - a. The proposed monument sign shall be located outside of 25 ft. visibility triangle as measured from property line.
2. PSP No. 13-002 shall become null and void unless exercised *within one year of the date of final approval* or such extension of time as may be granted by the Director pursuant to a written request submitted to the Planning Division a minimum 30 days prior to the expiration date.

INDEMNIFICATION AND HOLD HARMLESS CONDITION:

The owner of the property which is the subject of this project and the project applicant if different from the property owner, and each of their heirs, successors and assigns, shall defend, indemnify and hold harmless the City of Huntington Beach and its agents, officers, and employees from any claim, action or proceedings, liability cost, including attorney's fees and costs against the City or its agents, officers or employees, to attack, set aside, void or annul any approval of the City, including but not limited to any approval granted by the City Council, Planning Commission, or Design Review Board concerning this project. The City shall promptly notify the applicant of any claim, action or proceeding and should cooperate fully in the defense thereof.

McFADDEN AVE.



SITE INFORMATION			
ITEM	SIZE	LOT #	AREA (SQ. FT.)
TOTAL LOT AREA	N/A	N/A	12,454.00
EXISTING FOOD MART	26'-8" x 43'-2"	8.18	1,144.00
EXISTING CANOPY	26'-7" x 51'-11"	11.09	1,380.00
LANDSCAPING	N/A	7.21	899.52

TYPE OF CONSTRUCTION:
CANOPY = F-B
FOOD MART = V-B, NON-SPRINKLER

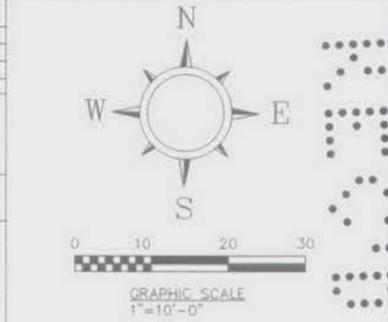
HOURS & DAY OF OPERATION / NUMBER OF EMPLOYEES

HOURS AND DAY OF OPERATION
24 HOURS / 7 DAYS A WEEK
NUMBER OF EMPLOYEES
2 EMPLOYEES PER SHIFT

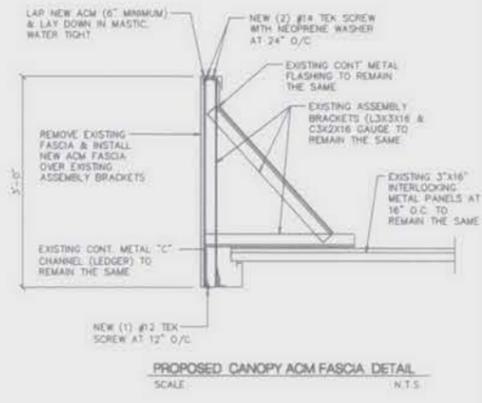
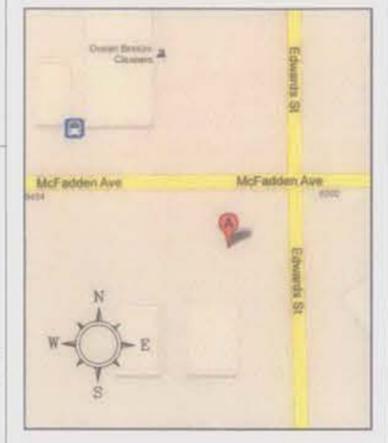
CODES

ALL CONSTRUCTION SHALL COMPLY WITH THE:
CALIFORNIA BUILDING CODE, 2010 EDITION
CALIFORNIA PLUMBING CODE, 2010 EDITION
CALIFORNIA ELECTRICAL CODE, 2010 EDITION
CALIFORNIA MECHANICAL CODE, 2010 EDITION
CALIFORNIA FIRE CODE, 2010 EDITION
CALIFORNIA ENERGY CODE, 2010 EDITION

DIRECTIONAL ARROW / GRAPHIC SCALE



VICINITY MAP



SCOPE OF WORK

- 1 REMOVE EXISTING CANOPY FASCIA AND REPLACE WITH NEW ACM FASCIA (SEE ATTACHED SHEETS).
- 2 INSTALL NEW CANOPY SIGNS PER PLAN & ATTACHED SHEETS.
- 3 REMOVE EXISTING MONUMENT SIGN AS SHOWN.
- 4 INSTALL NEW MONUMENT SIGN PER PLAN & ATTACHED SHEETS.



LEGAL DESCRIPTION
ALL THAT CERTAIN LAND SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF ORANGE, CITY OF BENTONINGTON BEACH, DESCRIBED AS FOLLOWS:

PARCEL 1:
THE NORTH 115.00 FEET OF THE EAST 110.00 FEET MEASURED FROM THE TANGENTIAL PORTIONS OF THE NORTH AND EAST LINES RESPECTIVELY OF LOT #2, IN TRACT NO. 4273, AS SHOWN ON A MAP RECORDED IN BOOK 155, PAGES 1 THROUGH 5, INCLUSIVE, OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY CALIFORNIA, DESCRIBED AS FOLLOWS:
BEGINNING AT THE POINT OF INTERSECTION OF THE CENTERLINE OF EDWARDS STREET WITH THE CENTERLINE OF SUGAR AVENUE, AS SAID POINT IS SHOWN ON SAID TRACT NO. 4273; THENCE SOUTHERLY ALONG SAID CENTERLINE OF EDWARDS STREET, A DISTANCE OF 43.00 FEET TO A POINT ON THE EASTERLY PROLONGATION OF THE SOUTHERLY LINE OF SUGAR AVENUE; THENCE ALONG SAID SOUTHERLY PROLONGATION BY 34° 36' WEST, A DISTANCE OF 71.87 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID SOUTHERLY LINE OF SUGAR AVENUE, SOUTH 89° 14' 26" WEST 86.13 FEET, TO A POINT ON THE SAID SOUTHERLY LINE OF SUGAR AVENUE, SAID POINT BEING 43.00 FEET SOUTHERLY MEASURED AT RIGHT ANGLES FROM THE CENTERLINE OF EDWARDS STREET; THENCE LEAVING SAID SOUTHERLY LINE OF SUGAR AVENUE AND ALONG A LINE WHICH IS PARALLEL WITH SAID EDWARDS STREET, SOUTH 00° 40' 00" WEST, 115.00 FEET TO A POINT; THENCE LEAVING SAID POINT AND ALONG A LINE WHICH IS PARALLEL WITH SAID SUGAR AVENUE, NORTH 89° 34' 36" EAST 115.00 FEET TO A POINT ON THE WESTERLY LINE OF EDWARDS STREET, SAID POINT BEING 43.00 FEET WESTERLY, MEASURED AT RIGHT ANGLES FROM THE CENTERLINE OF EDWARDS STREET; THENCE ALONG SAID WESTERLY LINE OF EDWARDS STREET NORTH 00° 40' 00" WEST 15.00 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY AND HAVING A RADIUS 30 FEET; THENCE ALONG SAID CURVE, A DISTANCE OF 47.00 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL 2:
A NON-EXCLUSIVE EASEMENT TO BE USED IN COMMON WITH OTHERS FOR INGRESS AND EGRESS AND TRAVELING BY VEHICULAR AND PEDESTRIAN TRAFFIC OVER AND ACROSS THAT PORTION OF LOT #2 IN TRACT NO. 4273 AS SHOWN ON A MAP RECORDED IN BOOK 155, PAGES 1 THROUGH 5, INCLUSIVE, OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA DESCRIBED AS FOLLOWS:
BEGINNING AT THE POINT OF INTERSECTION OF THE CENTERLINE OF EDWARDS STREET WITH THE CENTERLINE OF SUGAR AVENUE, AS SAID POINT IS SHOWN ON SAID TRACT NO. 4273; THENCE SOUTHERLY ALONG SAID CENTERLINE OF EDWARDS STREET, A DISTANCE OF 43.00 FEET TO A POINT ON THE EASTERLY PROLONGATION OF THE SOUTHERLY LINE OF SUGAR AVENUE; THENCE ALONG SAID SOUTHERLY PROLONGATION AND ALONG SAID SOUTHERLY LINE, SOUTH 89° 34' 36" WEST, A DISTANCE OF 125.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID SOUTHERLY LINE OF SUGAR AVENUE, SOUTH 89° 34' 36" WEST 15.00 FEET TO A POINT, SAID POINT BEING 43.00 FEET SOUTHERLY, MEASURED AT RIGHT ANGLES FROM THE CENTERLINE OF SUGAR AVENUE; THENCE LEAVING SAID SOUTHERLY LINE OF SUGAR AVENUE AND ALONG A LINE WHICH IS PARALLEL WITH SAID EDWARDS STREET, SOUTH 00° 40' 00" WEST, 130.00 FEET TO A POINT; THENCE LEAVING SAID POINT AND ALONG A LINE WHICH IS PARALLEL WITH SAID SUGAR AVENUE, NORTH 89° 34' 36" EAST 135.00 FEET TO A POINT ON THE WESTERLY LINE OF EDWARDS STREET, SAID POINT BEING 43.00 FEET WESTERLY, MEASURED AT RIGHT ANGLES FROM THE CENTERLINE OF EDWARDS STREET; THENCE ALONG SAID WESTERLY LINE OF EDWARDS STREET NORTH 00° 40' 00" WEST 15.00 FEET; THENCE SOUTH 89° 34' 36" WEST 15.00 FEET; THENCE NORTH 00° 40' 00" WEST 115.00 FEET TO THE TRUE POINT OF BEGINNING.

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PLANS PREPARED BY:
A. & S. ENGINEERING INC.
PLANNING ENGINEERING, CONSTRUCTION MANAGEMENT
28405 SAND CANYON ROAD, SUITE B
CANTON, CALIFORNIA, CA 91387
PHONE #: (661) 250-9300; FAX #: (661) 250-9333

Tesoro Refining & Marketing Co.
ATTN: RETAIL SUPPORT SERVICES
19100 BRIDGEWOOD PARKWAY SAN ANTONIO, TX 78259
PHONE #: (210) 628-6224

PROJECT CENTER #: 63380
ADDRESS: 15501 EDWARDS STREET
HUNTINGTON BEACH, CA 92647

DRAWN	ER
CHECKED	
DATE	02/12/2013
SHT. TITLE	SITE PLAN
JOB NUMBER	
SHEET	S1



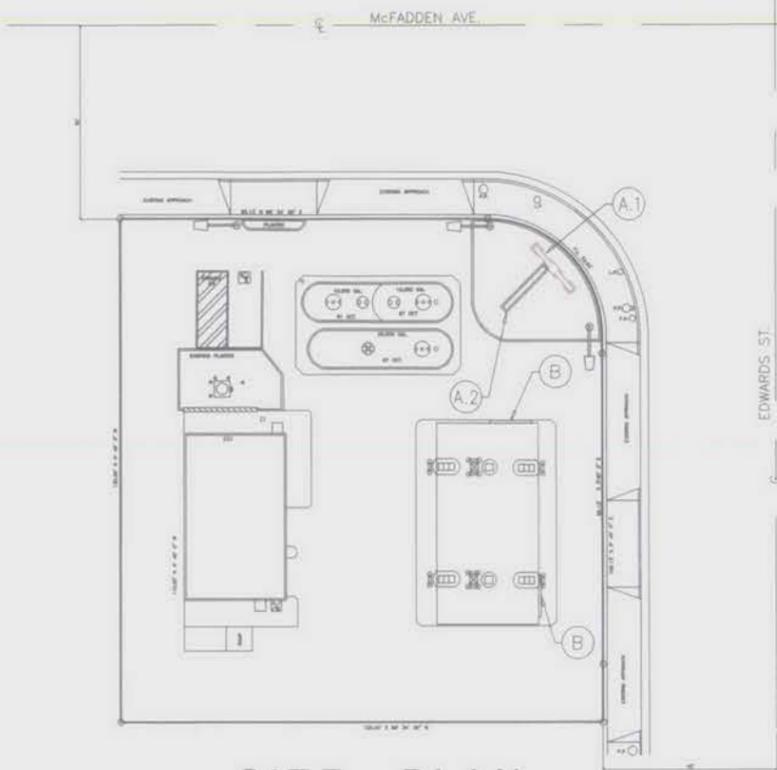
EXISTING SIGN

- (A.1) REMOVE EXISTING MONUMENT SIGN
 SCALE: 1/2"=1'-0"
 8'-1" X 6'-0" = 48.48 SQ.FT.



PROPOSED SIGN

- (A.2) INSTALL NEW MONUMENT SIGN
 SCALE: 1/2"=1'-0"
 8'-1" X 6'-0" = 48.48 SQ.FT.



SITE PLAN

SCALE: 1" = 20'-0"



- (B) INSTALL NEW CANOPY SIGN
 SCALE: 1/2"=1'-0"

USA = 53" X 20" = 1,060 SQ.IN. = 7.36 SQ.FT.
 GASOLINE = 53" X 7" = 371 SQ.IN. = 2.57 SQ.FT.
 TOTAL = 9.93 SQ.FT.

SIGN INFORMATION					
NO.	SIZE OF SIGN	SQ. FT EACH	QTY.	TOTAL SQ. FT.	REMARKS
(A)	8'-1" X 6'-0"	48.48	1	48.48	NEW
(B)	AS SHOWN	9.93	2	19.86	NEW
TOTAL SIGN AREA (SQUARE FEET):				68.34	

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PLANS PREPARED BY:
 A & S ENGINEERING, INC.
 PLANNING ENGINEERING CONSTRUCTION MANAGEMENT
 28405 SAND CANYON ROAD, SUITE B
 CANYON COUNTRY, CA 91387
 PHONE # (661) 250-9300; FAX # (661) 250-9333



Tesoro Refining & Marketing Co.
 ATTN: RETAIL SUPPORT SERVICES
 19100 RIDGEWOOD PARKWAY SAN ANTONIO, TX 78259
 PHONE # (210) 526-6224
 PROFIT CENTER # 63380
 ADDRESS: 15501 EDWARDS STREET
 HUNTINGTON BEACH, CA 92647

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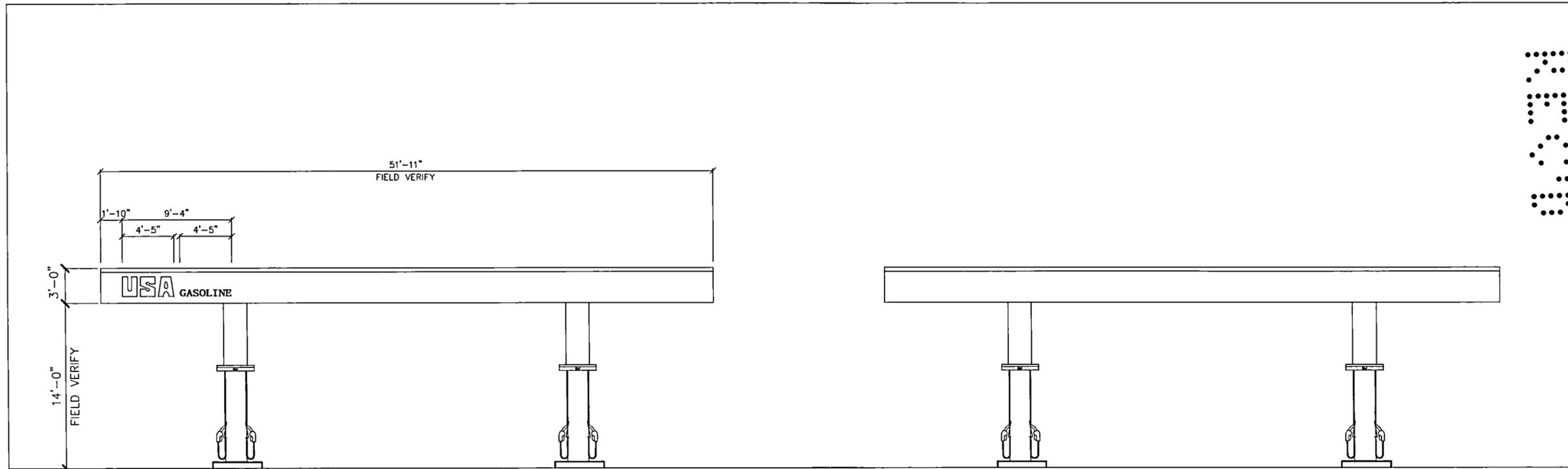
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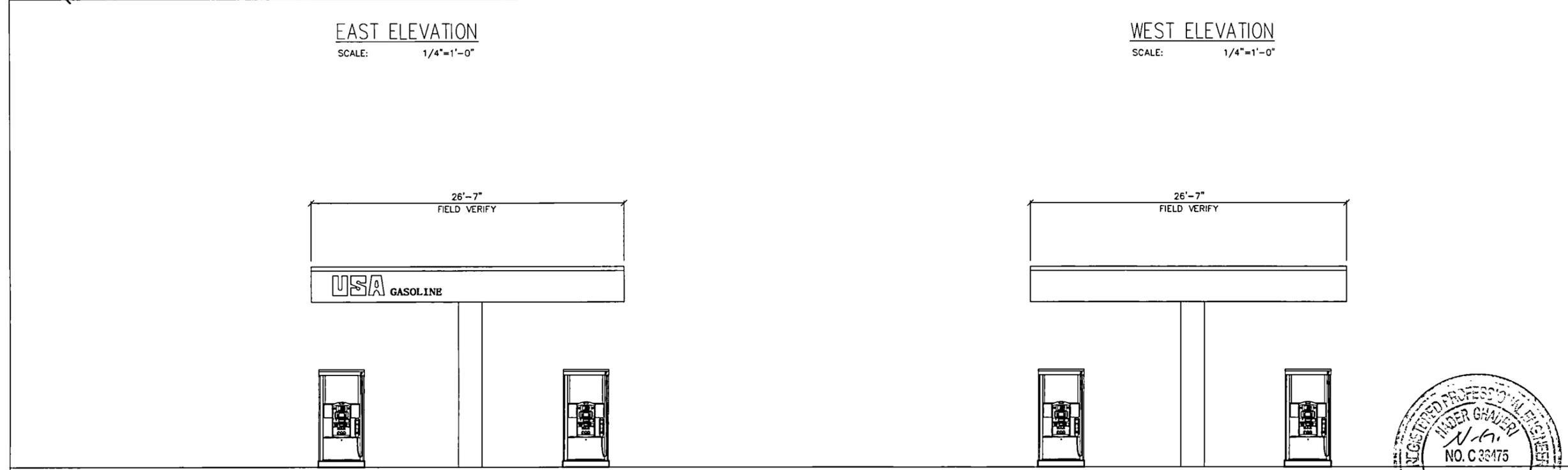
Tesoro Refining & Marketing Co.
 ATTN: RETAIL SUPPORT SERVICES
 19100 RIDGEWOOD PARKWAY SAN ANTONIO, TX 78259
 PHONE #: (210) 626-6224
 FRONT CENTER # 63380
 15500 EDWARDS STREET
 HUNTINGTON BEACH, CA 92647

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CHECKED	
DATE	02/12/2013
SHT. TITLE	CANOPY ELEVATION
JOB NUMBER	
SHEET	A1



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

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



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

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

14/10/2013

USA GASOLINE

Thrifty to USA Conversion

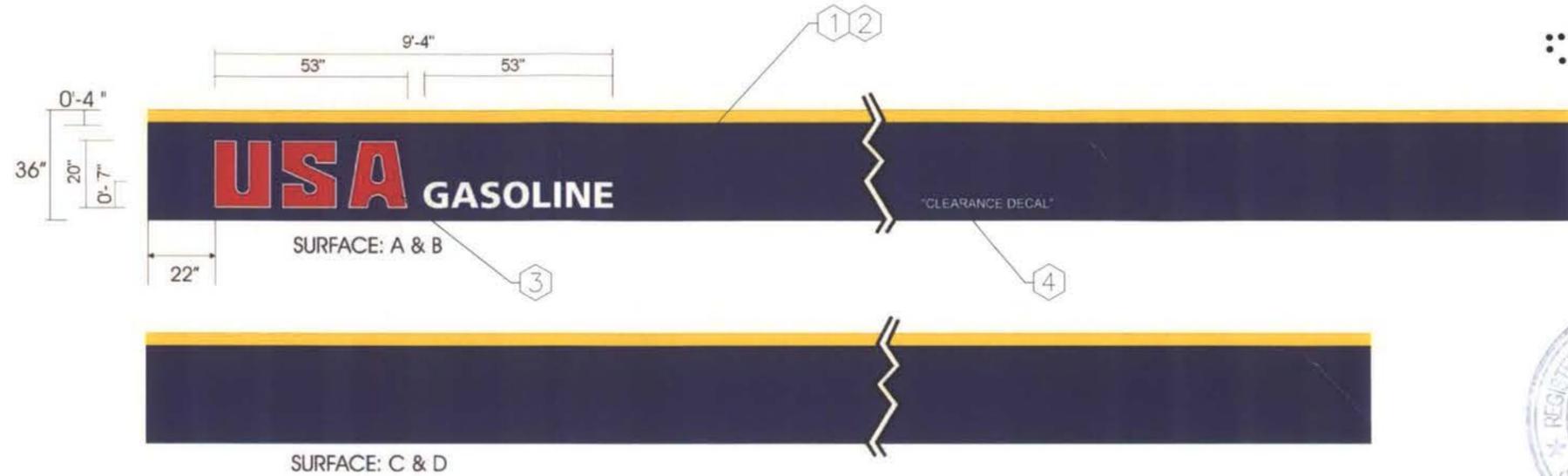
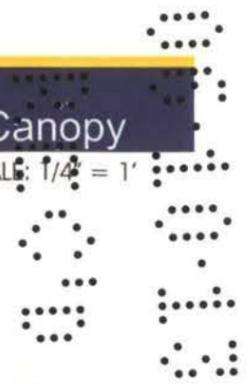
Site: #63380 -- Huntington
15501 Edwards St.
Huntington Beach, CA.

CANOPY

- ① INSTALL NEW ACM WITH SQUARED CORNER
- ② CANOPY -- 55' x 30' x 36" HIGH NON-ILLUMINATED WITH A 4" USA YELLOW STRIPE
- ③ COPY -- 20" HIGH, WHITE VINYL WITH RED VINYL CENTERS APPLIED TO USA
- ④ CLEARANCE DECAL -- VERIFY ON SITE MEASURED FROM GROUND 4" FROM THE BOTTOM OF CANOPY AND CENTERED ON DRIVE THRU SIDE
- ⑤ CLEAN AND REPLACE LIGHT COVERS, BULBS OR BALLASTS AS NEEDED
- ⑥ PAINT CANOPY POLES USA GREY (PMS 429 C)

Canopy

SCALE: 1/4" = 1'



ARTIST SIMULATION OF PROPOSED SIGNAGE



OVERHEAD VIEW



CURRENT SIGNAGE



ORIENTATION FOR CANOPY GRAPHICS -- NO SCALE

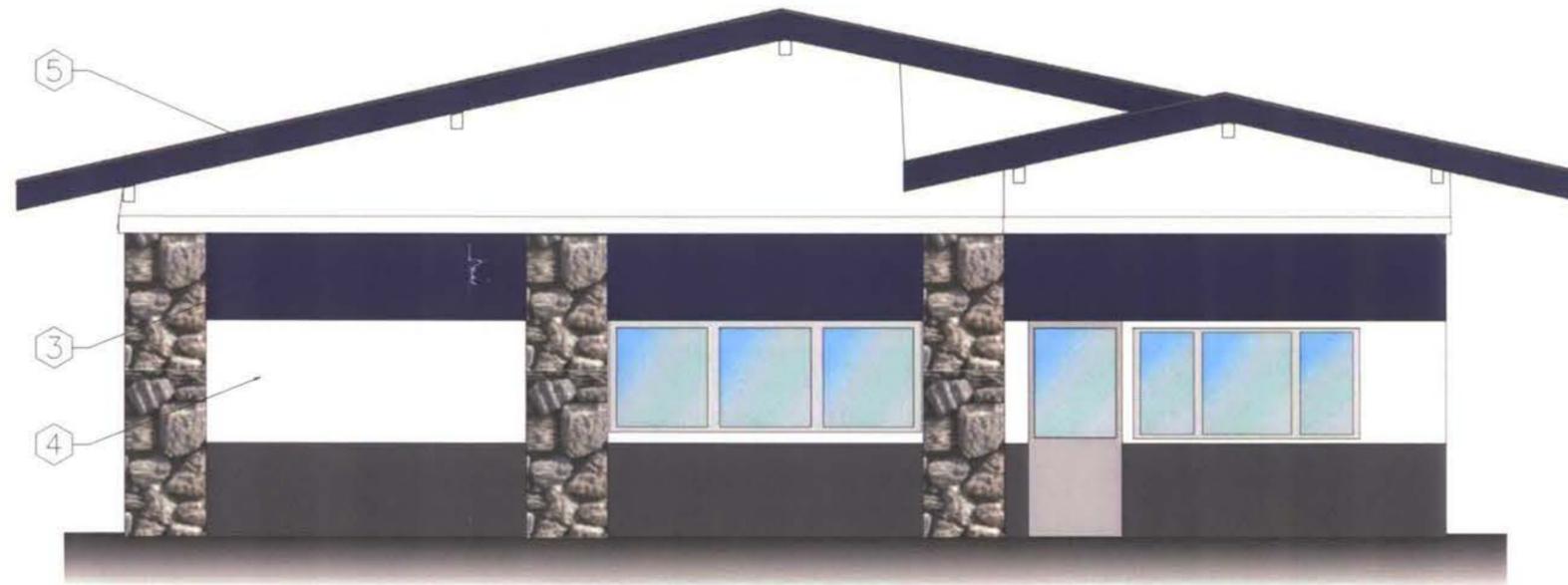
Thrifty to USA Conversion

SCALE: 3/8" = 1'

Site: #63380 -- Huntington
15501 Edwards St.
Huntington Beach, CA.

BUILDING / KIOSK

- ① REMOVE ALL EXISTING BUILDING SIGNAGE AND DISPOSE OF
- ② CLEAN AND PATCH AS NEEDED
- ③ INSTALL USA BLUE ACM BANDING
- ④ PAINT BUILDING WHITE WITH GREY 3' FROM GROUND
- ⑤ PAINT BUILDING FASCIA USA BLUE



ARTIST SIMULATION OF PROPOSED SIGNAGE



CURRENT SIGNAGE



USA GASOLINE

Monument Sign

Thrifty to USA Conversion

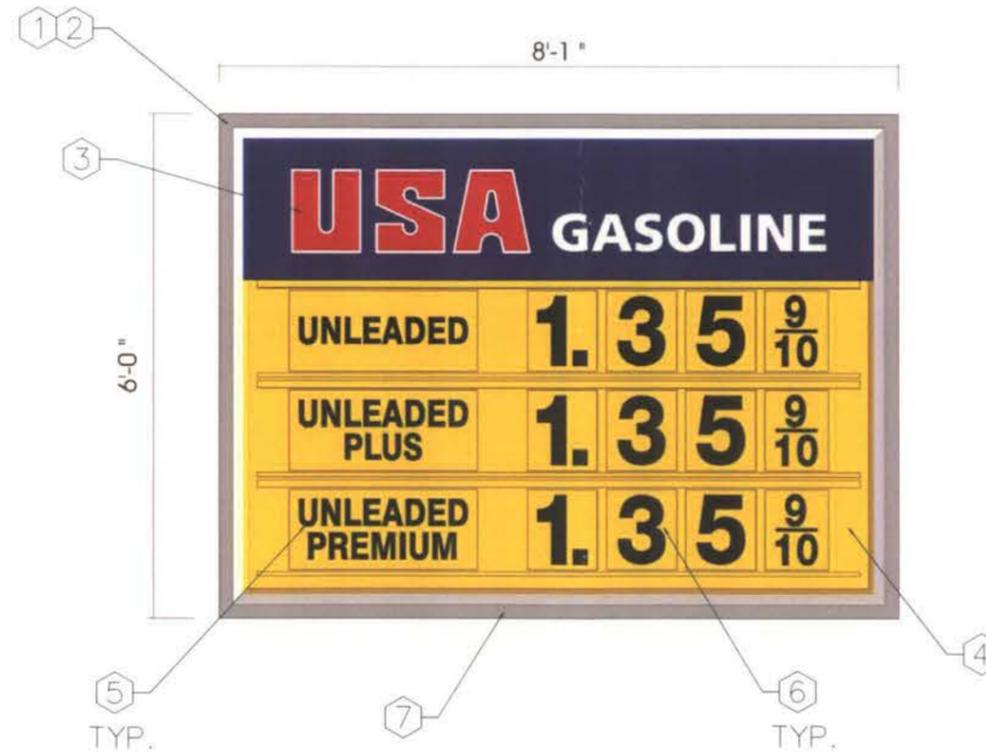
SCALE: 1/2" = 1'

Site: #63380 -- Huntington
15501 Edwards St.
Huntington Beach, CA.



MAIN SIGN

- ① REFACE / INSTALL NEW
- ② CLEAR FORMED POLYCARBONATE FACE
- ③ LOGO FACE -- USA BLUE TRANSLUCENT VINYL BACK SPRAYED WHITE WITH COPY REVERSED OUT AND USA RED TRANSLUCENT VINYL CENTERS ON USA
- ④ PRICE FACE -- SECOND SURFACE DECORATION OF USA YELLOW BACKGROUND WITH TRACK APPLIED FOR USA PRODUCT PANELS AND NUMBER PANELS
- ⑤ PRODUCT - 11-1/2" X 27" PANEL WITH 4" COPY
- ⑥ NUMBERS - 11-1/2" PANEL WITH 10" COPY
- ⑦ PAINT CABINETS, POLES, AND MISC. USA GREY (PMS 429 C)



ARTIST SIMULATION OF PROPOSED SIGNAGE



CURRENT SIGNAGE



USA GASOLINE

Dispenser / Fuel Area

SCALE: 3/4" = 1'

Thrifty to USA Conversion

Site: #63380 -- Huntington
15501 Edwards St.
Huntington Beach, CA.

FUEL DISPENSER (NO DIESEL)

(6) NEW ENCORE 3+0

FUEL AREA

PAINT ISLANDS AND BOLLARDS USA BLUE
APPLY WHITE REFLECTIVE TAPE STRIPES

POLE BOLLARDS
STARTING AT 1" FROM THE TOP
3 STRIPES 1" APART

U BOLLARDS
STARTING AT THE JOINT
3 STRIPES 1" APART

PAINT GROUND FILL TANK COVERS

