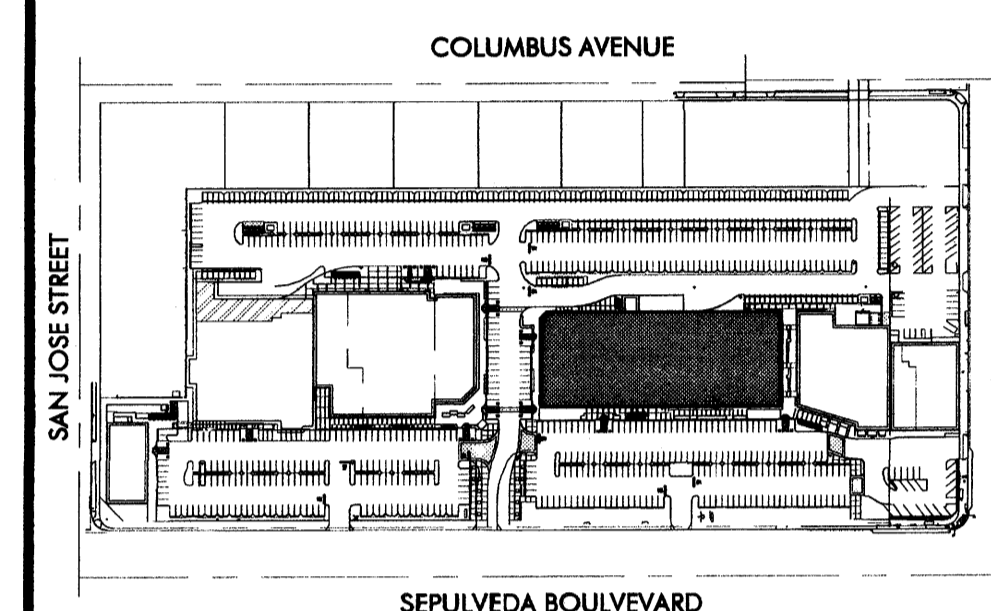


A PROJECT FOR:

**Prime / CRDF Mission Hills LLC**  
201 S. Figueroa Street, Suite 300  
Los Angeles, CA 90012  
Tel. 310.652.1177 Fax 213.223.5598  
website: www.primestor.com



KEY MAP



10340 - 10380 Sepulveda Blvd.  
Mission Hills, CA 91345

ISSUES / REVISIONS

No.	DATE	DESCRIPTION
09-28-15		1ST PLAN CHECK SUBMITTAL
10-29-15		PRICING PACKAGE
02-04-16		2ND PLAN CHECK SUBMITTAL

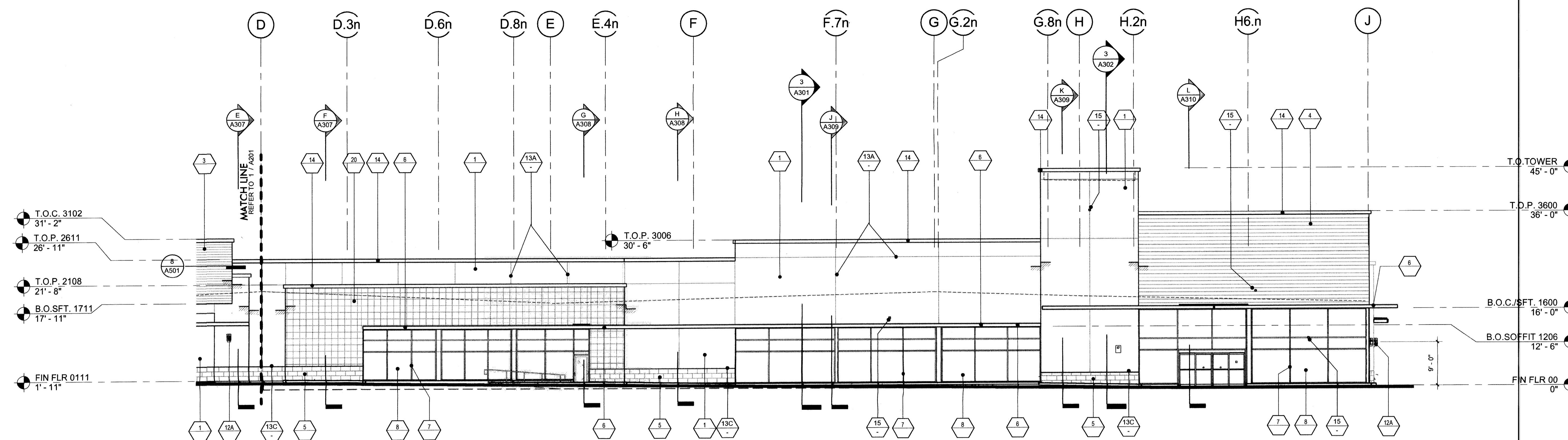
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JOB NUMBER: 15080FMA  
DRAWN BY: GT CHECKED BY: WW  
DATE: 09/28/2015

SHEET DESCRIPTION:  
**BUILDING 3**  
**EXTERIOR ELEVATIONS**

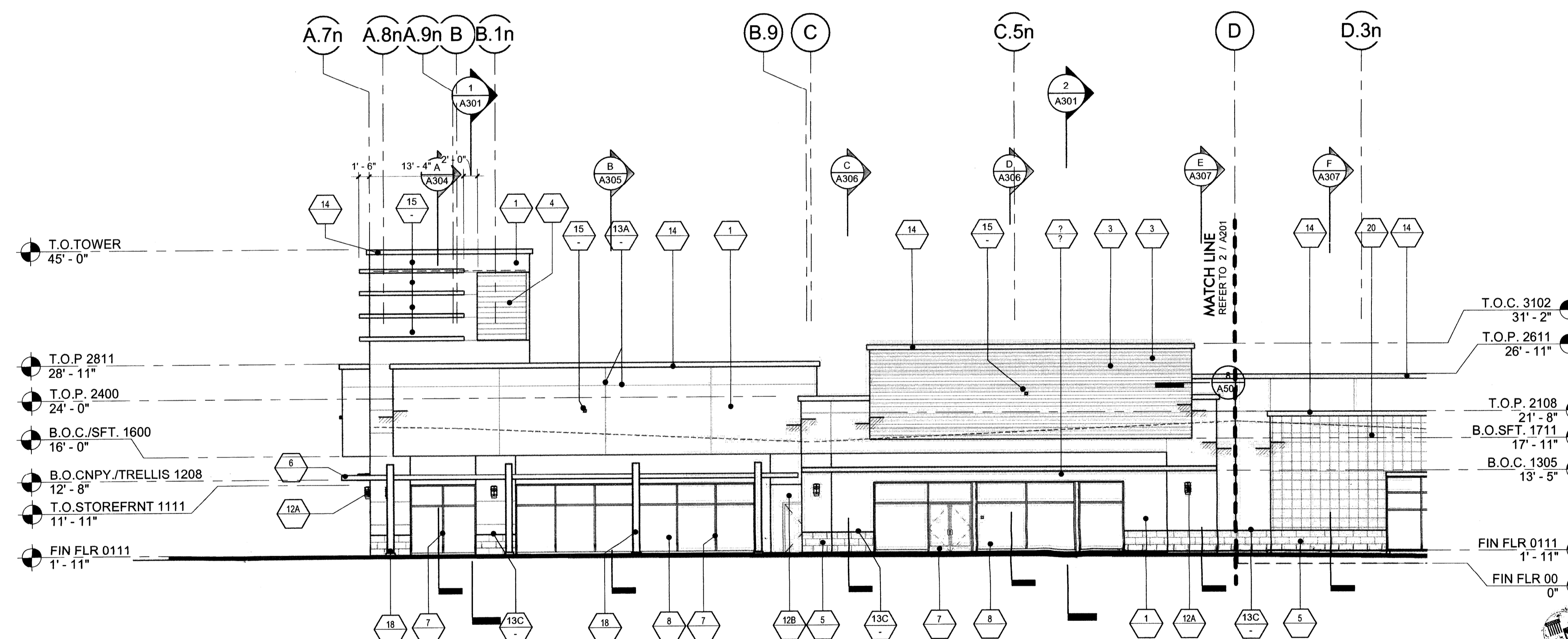
SHEET NUMBER:

# A201



WEST ELEVATION

SCALE: 3/32" = 1'-0" 2



WEST ELEVATION

SCALE: 3/32" = 1'-0" 1

- PROVIDE CONTROL JOINTS (C.J.) IN STUCCO AS INDICATED ON DRAWINGS OR MAXIMUM OF 16'-0" O.C. - PAINT TO MATCH ADJACENT FINISH.
- PROVIDE EXPANSION JOINTS (E.J.) IN MASONRY AS INDICATED ON DRAWINGS AND OR AS REQUIRED BY STRUCTURAL DRAWINGS.
- APPLY WATER REPELLENT TO ALL CMU - SEE SPECS.
- APPLY WATER REPELLENT TO ALL CMU SCHEDULED TO BE PAINTED. APPLY PRIOR TO PAINTING. AS REQUIRED BY WATER REPELLENT AND PAINT MANUFACTURERS - SEE SPECS.
- APPLY WATER REPELLENT TO ALL PLASTER SURFACES PRIOR TO PAINTING - SEE SPECS.
- APPLY WATER REPELLENT TO ALL VENEER - SEE SPECS.
- PROVIDE ANTI-GRAFFITI COATING FINISH AT THE FIRST 9'-0" MEASURED FROM GRADE AT EXTERIOR WALLS AND DOORS - SEE SPECS.
- ADHERED VENEER: INSTALL IN STRICT ACCORDANCE WITH CBC 1405.9. SEE STRUCTURAL DETAILS.
- STOREFRONT GLAZING SHALL BE TEMPERED PER CBC Section 2406.
- PROVIDE SAMPLE OF ALL PAINT COLORS ON BUILDING PRIOR TO PAINTING THE BUILDING AS DIRECTED BY THE ARCHITECT 20" WIDE BY FULL HEIGHT OF THE BUILDING.

1. COLOR: "MESA TAN" DEC 718 BY: DUNN EDWARDS	7. COLOR: "DECEMBER SKY" DE 632 BY: DUNN EDWARDS
2. COLOR: "CASTLE ROCK" DE 6375 BY: DUNN EDWARDS	8. COLOR: "IROGON BLUE" DEC 796 BY: DUNN EDWARDS
3. COLOR: "PALOMA TAN" DE 5297 BY: DUNN EDWARDS	9. COLOR: "CAMEO" DEC 742 BY: DUNN EDWARDS
4. COLOR: "FRESH SOO" DE 5655 BY: DUNN EDWARDS	10. COLOR: "DRIFTING" DEC 770 BY: DUNN EDWARDS
5. COLOR: "APACHE TAN" DEC 746 BY: DUNN EDWARDS	11. COLOR: "BONE DEC" 765 BY: DUNN EDWARDS
6. COLOR: "FALL FOLIAGE" DE 5257 BY: DUNN EDWARDS	

13. SCREED A - 18" B - 14" C - 12" D - 1"	14. GALVANIZED SHEET METAL COPING, PAINTED. SEE SPECIFICATIONS PROVIDE BITUMASTIC PAINT ISOLATION AT ALL DISMILAR MATERIALS.
15. SIGNAGE LOCATION (UNDER SEPARATE PERMIT) IN CONFORMANCE WITH APPROVED SIGN PROGRAM. PROVIDE POWER AND BACKING OR BLOCKING AS REQUIRED. COORDINATE WITH SIGN CONTRACTOR.	16. CORNICET/RIM FINISH: SMOOTH STEEL FINISH EXTERIOR CEMENT PLASTER
17. OVERFLOW DRAIN NOZZLE BY: R. SMITH MODEL: 1770	18. STEEL BEAM ELEMENT
19. GREENSCREEN	20. RED TILE TBD

8. STOREFRONT GLASS BY: PPG TYPE: 1" CLEAR FLOAT GLASS	9. SPANDREL GLASS BY: VIRAICON TYPE: WARM GRAY
10. SUN SHADE BY: ARCADIA OUTRIGGER: 4" STRAIGHT SQUARE MOUNTING: SSG INTERMEDIATE BRACKET FASCIA: 6" CLOSER RECTANGULAR LOUVER: RECTANGULAR TUBE - C17560 - 3/4"x6"	11. METAL DOORS, FRAMES, HANDRAILS, BOLLARDS, TRELIS, ETC.
12. DECORATIVE WALL MOUNTED LIGHT FIXTURE (SEE ELECTRICAL DRAWINGS) A - MANUFACTURER: LUMINIS MODEL: ECLIPSE-LED, W633 COLOR: "GUN METAL" B - MANUFACTURER: BEGA (LOADING AREA) MODEL: 3224 LED, 543 COLOR: "BLACK" C - MANUFACTURER: BEGA (SERVICE AREA) MODEL: 6458 LED D - MANUFACTURER: TMS LIGHTING (SIGNAGE) MODEL: S16 12xLED COLOR: PEWTER F09	

1. 7/8" EXTERIOR CEMENT PLASTER A. SMOOTH STEEL TROWEL	2. 1/2" EXTERIOR CEMENT PLASTER OVER BONDING AGENT OVER CMU WALL A. SMOOTH STEEL TROWEL
3. 1" X 5/8" 1/2" COMPACT WOOD SIDING BY: TIMBER TECH MODEL: XLM PLANK RUSTIC BARK	4. METAL SIDING BY: MORN MODEL: X-12 COLOR: "22MG GRAY"
5. A. TILE BASE BY: DALTLIE MODEL: COLOR BODY PORCELAIN COLOR: "DARK EV06 - UNPOLISHED 12"x24"	B. TILE BASE BY: DALTLIE MODEL: COLOR BODY PORCELAIN COLOR: "EARTH EV05 - UNPOLISHED 12"x24"
6. METAL CANOPY FINISH: PAINTED STEEL TUBE DE 6369 "LEGENDARY GRAY" BY: DUNN EDWARDS	7. STOREFRONT BY: ARCADIA MODEL: # CLEAR A-2 COLOR: CLEAR ANODIZED ALUMINUM

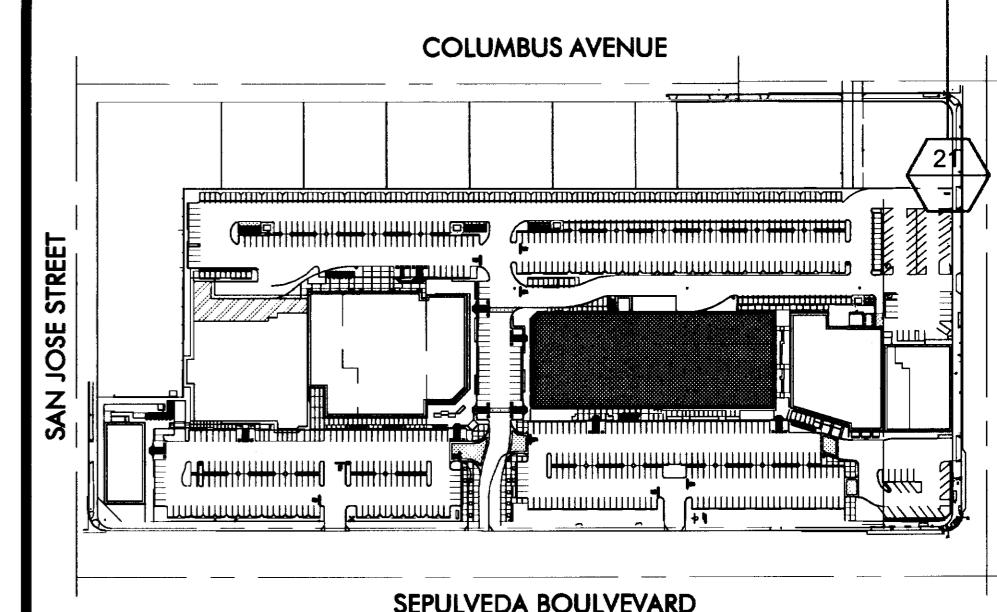
ELEVATION FINISH NOTES

PAINT COLOR SCHEDULE

MATERIAL SCHEDULE

A PROJECT FOR:

**Prime / CRDF Mission Hills LLC**  
201 S. Figueroa Street, Suite 300  
Los Angeles, CA 90012  
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KEY MAP

## OLIVO at mission hills

10340 - 10380 Sepulveda Blvd.  
Mission Hills, CA 91345

ISSUES / REVISIONS

No.	DATE	DESCRIPTION
09-28-15		1ST PLAN CHECK SUBMITTAL
10-29-15		PRICING PACKAGE
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02-14-16		2ND PLAN CHECK SUBMITTAL
04-29-16		ADDENDUM 3
05-06-16		ISSUED FOR CONSTRUCTION
05-20-16		BULLETIN # 1
06-06-16		BULLETIN # 2

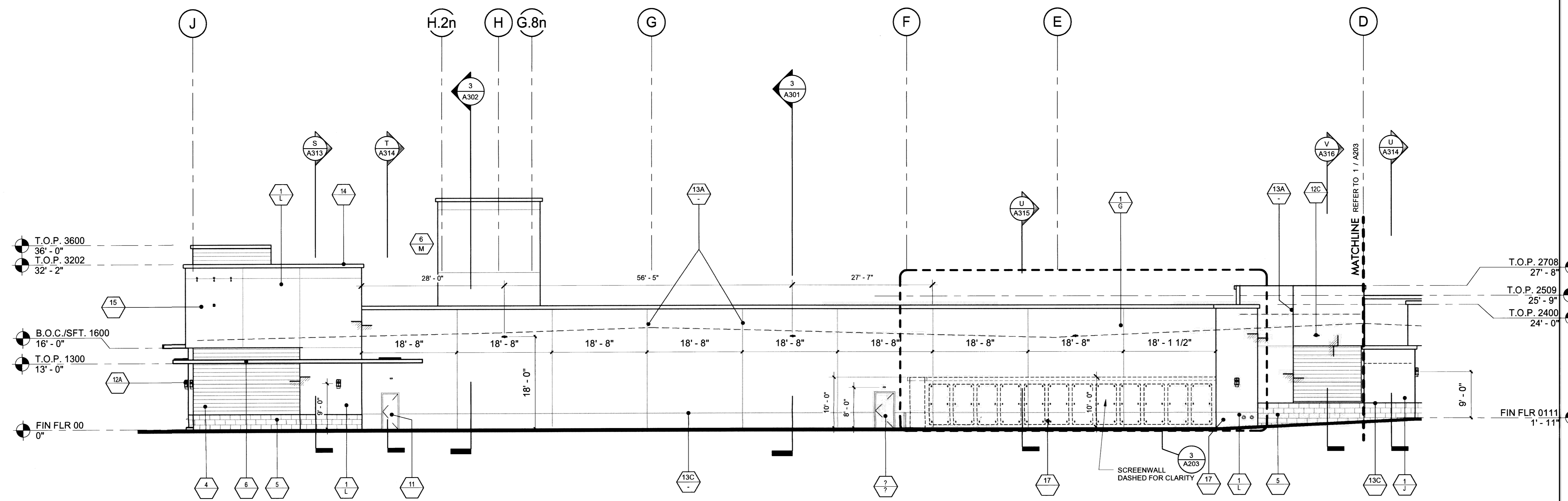
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JOB NUMBER: 15080FMA  
DRAWN BY: GT CHECKED BY: WW  
DATE: 09/28/2015  
SHEET DESCRIPTION:

# BUILDING 3 EXTERIOR ELEVATIONS

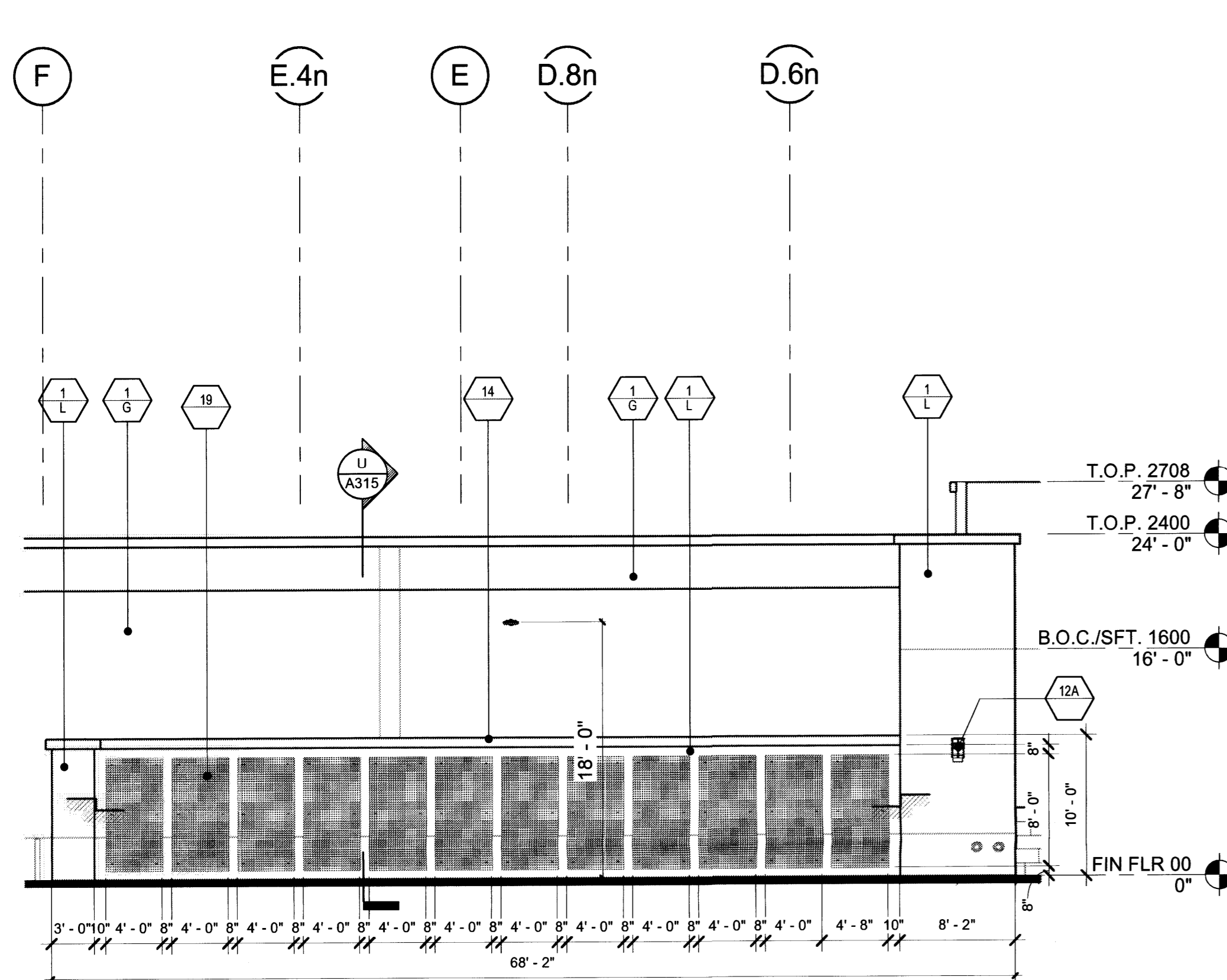
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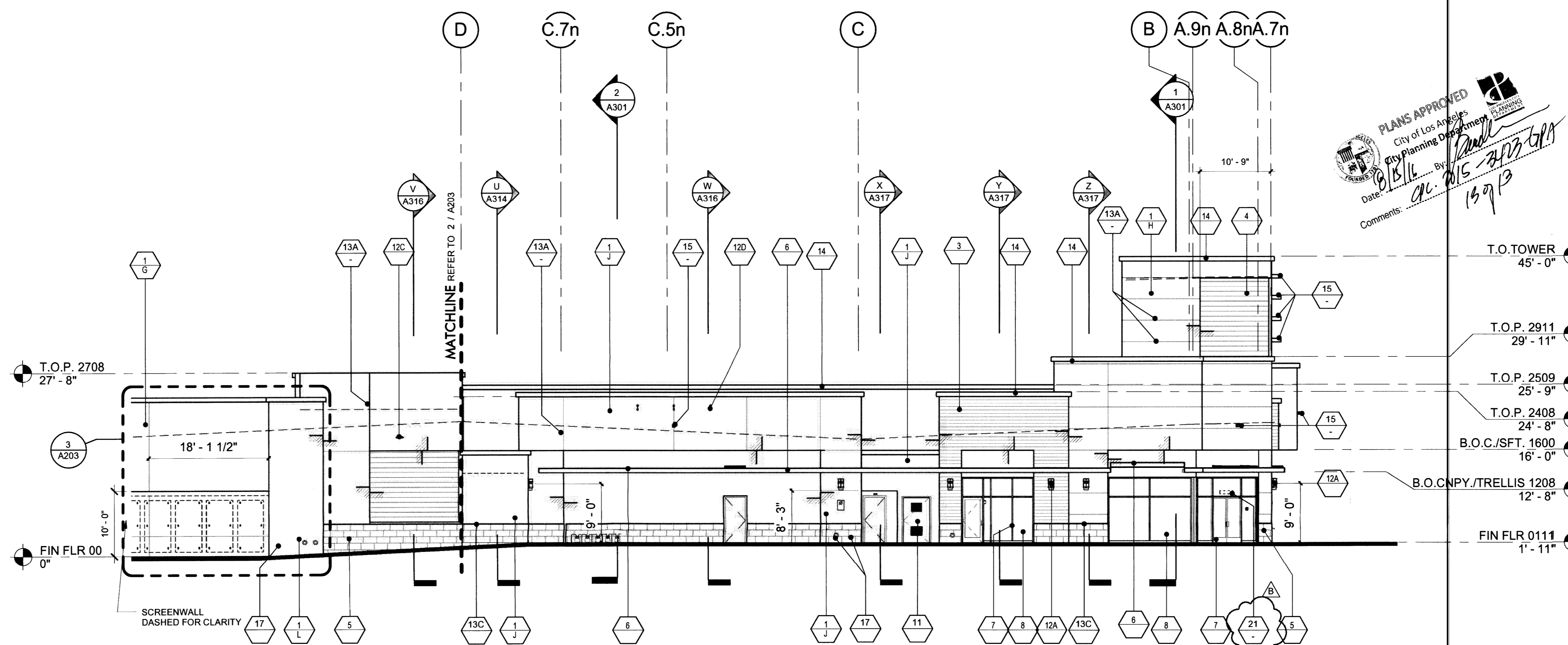


EAST ELEVATION

SCALE: 3/32" = 1'-0" 2



ELEV. - SCREENWALL 1/8" = 1'-0" 3



EAST ELEVATION

SCALE: 3/32" = 1'-0" 1

- PROVIDE CONTROL JOINTS (C.J.) IN STUCCO AS INDICATED ON DRAWINGS OR MAXIMUM OF 10'-0" O.C. - PAINT TO MATCH ADJACENT FINISH.
- PROVIDE EXPANSION JOINTS (E.J.) IN MASONRY AS INDICATED ON DRAWINGS AND OR AS REQUIRED BY STRUCTURAL DRAWINGS.
- APPLY WATER REPELLENT TO ALL CMU - SEE SPECS.
- APPLY WATER REPELLENT TO ALL CMU SCHEDULED TO BE PAINTED. APPLY PRIOR TO PAINTING, OR AS REQUIRED BY WATER REPELLENT AND PAINT MANUFACTURERS - SEE SPECS.
- APPLY WATER REPELLENT TO ALL PLASTER SURFACES PRIOR TO PAINTING - SEE SPECS.
- APPLY WATER REPELLENT TO ALL VENEER - SEE SPECS.
- PROVIDE ANTI-GRAFFITI COATING FINISH AT FULL HEIGHT ON ALL EXTERIOR WALLS AND DOORS - SEE SPECS.
- ADHERED VENEER: INSTALL IN STRICT ACCORDANCE WITH CBC 1405.9. SEE STRUCTURAL DETAILS.
- STOREFRONT GLAZING SHALL BE TEMPERED PER CBC Section 2406.
- PROVIDE SAMPLE OF ALL PAINT COLORS ON BUILDING PRIOR TO PAINTING THE BUILDING AS DIRECTED BY THE ARCHITECT 20' WIDE BY FULL HEIGHT OF THE BUILDING.

Color	BY:	Color	BY:
A	"MESA TAN" DEC 718 DUNN EDWARDS	J	"DECEMBER SKY" DE 6352 DUNN EDWARDS
B	"CASTLE ROCK" DE 6375 DUNN EDWARDS	K	"TROGON BLUE" DEC 796 DUNN EDWARDS
C	"PALOMA TAN" DE 5297 DUNN EDWARDS	L	"CAMEO" DEC 742 DUNN EDWARDS
D	"FRESH SOD" DE 5655 DUNN EDWARDS		
E	"DRIFTING" DEC 770 DUNN EDWARDS		
F	"APACHE TAN" DEC 746 DUNN EDWARDS		
G	"BONE" DEC 765 DUNN EDWARDS		
H	"FALL FOLIAGE" DE 6257 DUNN EDWARDS		

21 ADDRESS NUMERALS  
VINYL ADDRESS DECAL WITH ARIAL FONT.  
FINAL LOCATION AND HEIGHT PER FIRE  
DEPARTMENT REQUIREMENTS.

22 ADDRESS NUMERALS  
ADDRESS NUMERALS WITH ARIAL FONT.  
FINAL LOCATION AND HEIGHT PER FIRE  
DEPARTMENT REQUIREMENTS.

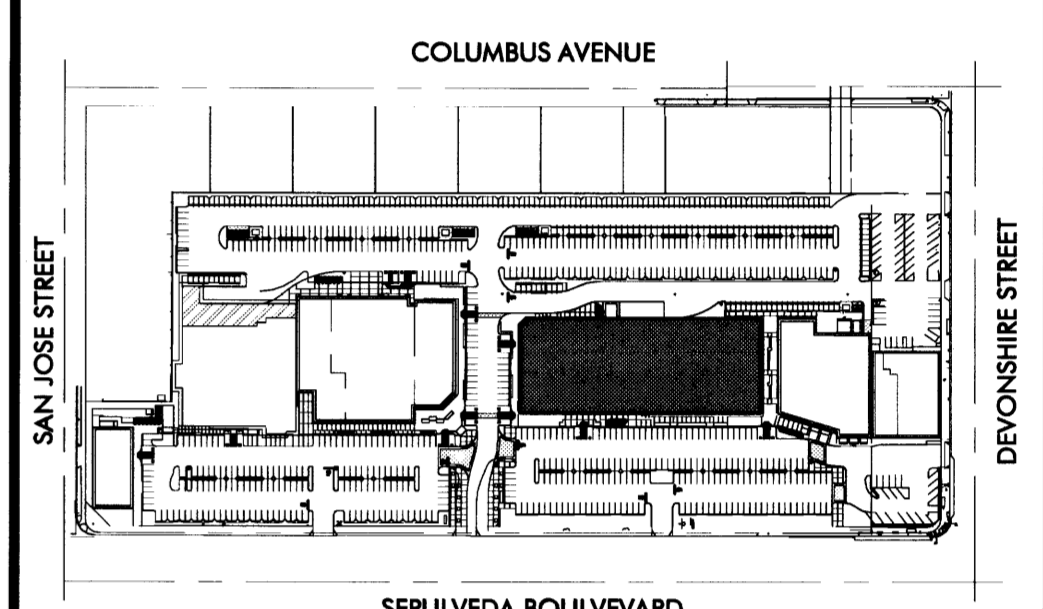
13	SCREEN A - 1/8" B - 1/4" C - 1/2" D - 1"	8	STOREFRONT GLASS BY: PPG TYPE: 1" CLEAR FLOAT GLASS	1	7/8" EXTERIOR CEMENT PLASTER A. SMOOTH STEEL TROWEL
14	GALVANIZED SHEET METAL COPING PAINTED. SEE SPECIFICATIONS PROVIDE BITUMASTIC PAINT ISOLATION AT ALL DISIMILAR MATERIALS	9	SPANDREL GLASS BY: VIRAICON TYPE: WARM GRAY	2	1/2" EXTERIOR CEMENT PLASTER OVER BONDING AGENT OVER CMU WALL SMOOTH STEEL TROWEL
15	SIGNAGE LOCATION (UNDER SEPARATE PERMIT) IN CONFORMANCE WITH APPROVED SIGN PROGRAM. PROVIDE POWER AND BACKING OR BLOCKING AS REQUIRED, COORDINATE WITH SIGN CONTRACTOR	10	SUN SHADE BY: ARCADIA MOUNTING: 4" STRAIGHT SQUARE FASCIA: 8" CLOSED RECTANGULAR LOUVER: RECTANGULAR TUBE - C17560 - 3/4"x6"	3	1"x 6 1/2" COMPOSITE WOOD SIDING BY: AZEK MODEL: VINTAGE COLLECTION COLOR: 60% HOGANY, 20% CYPRESS, 20% DARK HICKORY
16	CORNICE/TRIM FINISH: SMOOTH STEEL FINISH EXTERIOR CEMENT PLASTER	11	METAL DOORS, FRAMES, HANDRAILS, BOLLARDS, TRELIS, ETC.	4	METAL SIDING BY: MORIN MODEL: X-12 COLOR: "ZINC GRA"
17	OVERFLOW DRAIN NOZZLE BY: J.R. SMITH MODEL: 1770	12	DECORATIVE WALL MOUNTED LIGHT FIXTURE (SEE ELECTRICAL DRAWINGS)	5	A. TILE BASE BY: DAL TILE MODEL: COLOR BODY PORCELAIN COLOR: DARK BV06 - UNPOLISHED 12"x24"
18	STEEL BEAM ELEMENT			6	B. TILE BASE BY: DAL TILE MODEL: COLOR BODY PORCELAIN COLOR: EARTHV05 - UNPOLISHED 12"x24"
19	GREENSCREEN	A	MANUFACTURER: LUMINIS MODEL: ECLIPSE-LED, W633 COLOR: "GUN METAL"	7	METAL CANOPY FINISH: PAINTED STEEL TUBE BY: DE B38 "LEGENDARY GRAY" DUNN EDWARDS
20	A. TILE BY: DAL TILE MODEL: COLOR BODY PORCELAIN COLOR: UNPOLISHED 12"x24"	B	MANUFACTURER: BEGA (LOADING AREA) MODEL: 3224 LED, 543 COLOR: "BLACK"		
		C	MANUFACTURER: BEGA (SERVICE AREA) MODEL: 6456 LED		
		D	MANUFACTURER: TMS LIGHTING (SIGNAGE) MODEL: D18 TLED COLOR: PEWTER F09		

MATERIAL SCHEDULE

ELEVATION FINISH NOTES

PAINT COLOR SCHEDULE

A PROJECT FOR:  
**Prime / CRDF Mission Hills LLC**  
 201 S. Figueroa Street, Suite 300  
 Los Angeles, CA 90012  
 Tel. 310.652.1177 Fax 213.223.5598  
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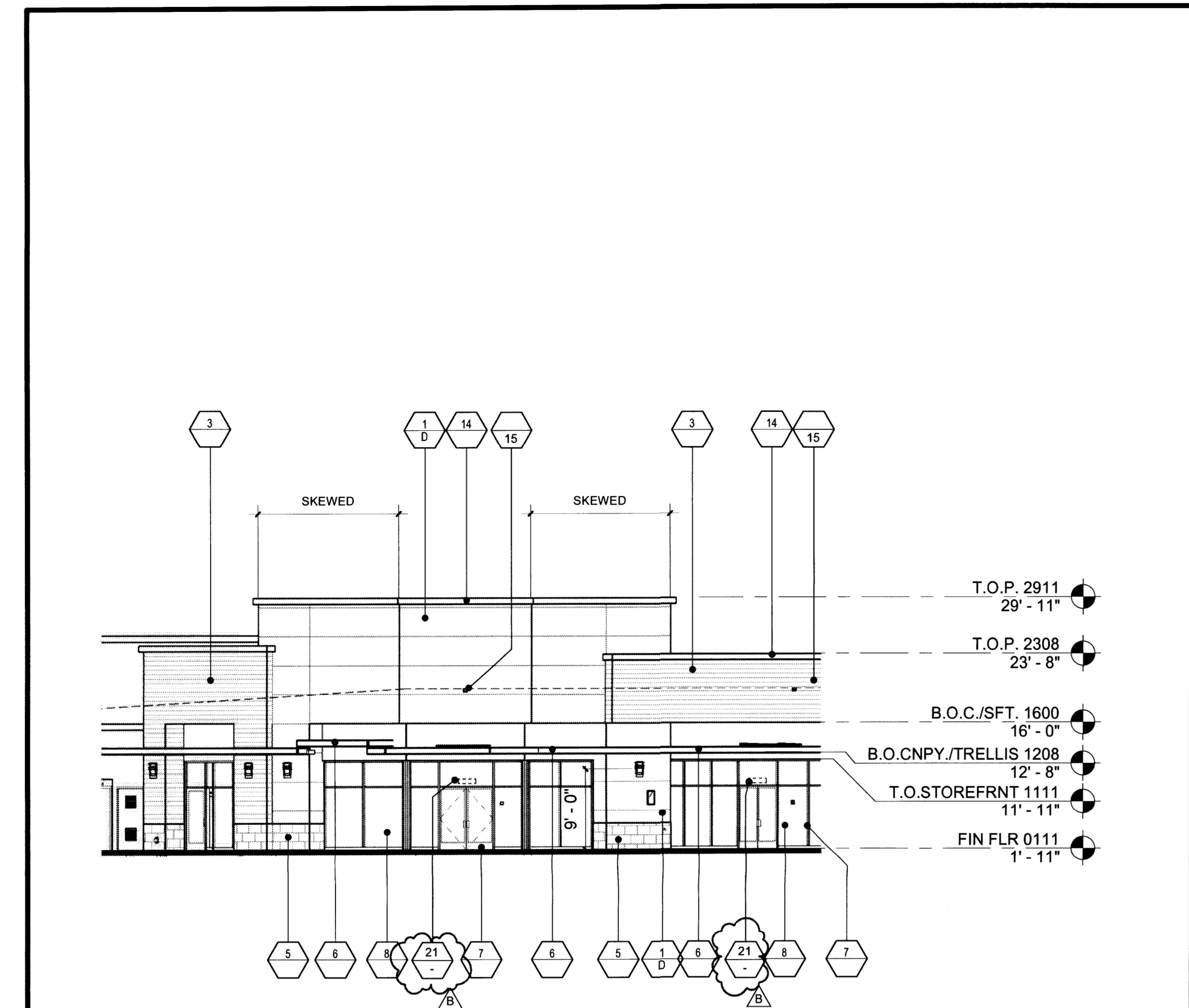
No.	DATE	DESCRIPTION
09-28-15		1ST PLAN CHECK SUBMITTAL
10-29-15		PRICING PACKAGE
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04-29-16		ADDENDUM 3
05-06-16		ISSUED FOR CONSTRUCTION
05-20-16		BULLETIN # 1
06-06-16		BULLETIN # 2

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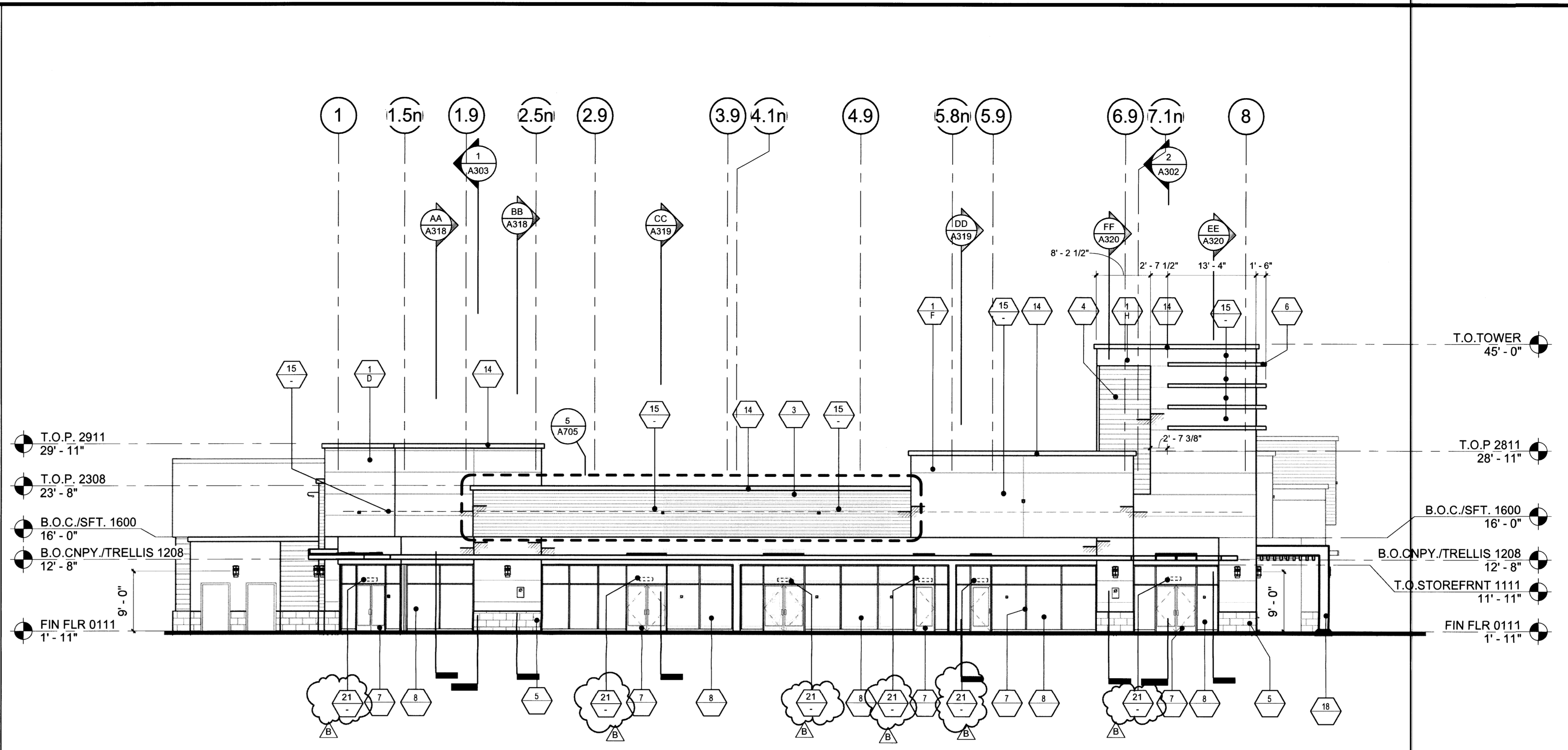
JOB NUMBER: 15080FMA  
 DRAWN BY: GT CHECKED BY: WW  
 DATE: 09/28/2015  
 SHEET DESCRIPTION:

**BUILDING 3**  
**EXTERIOR ELEVATIONS**

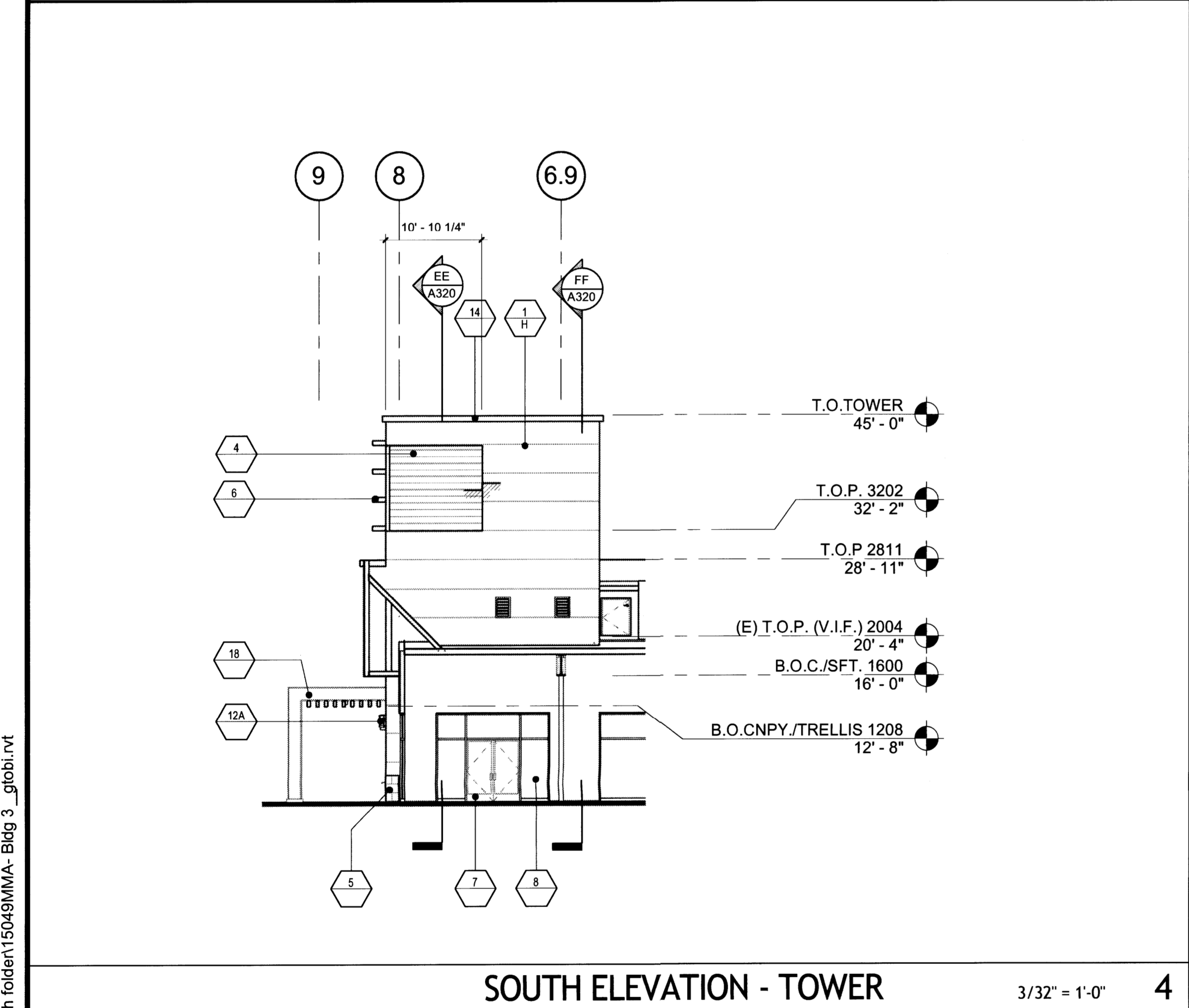
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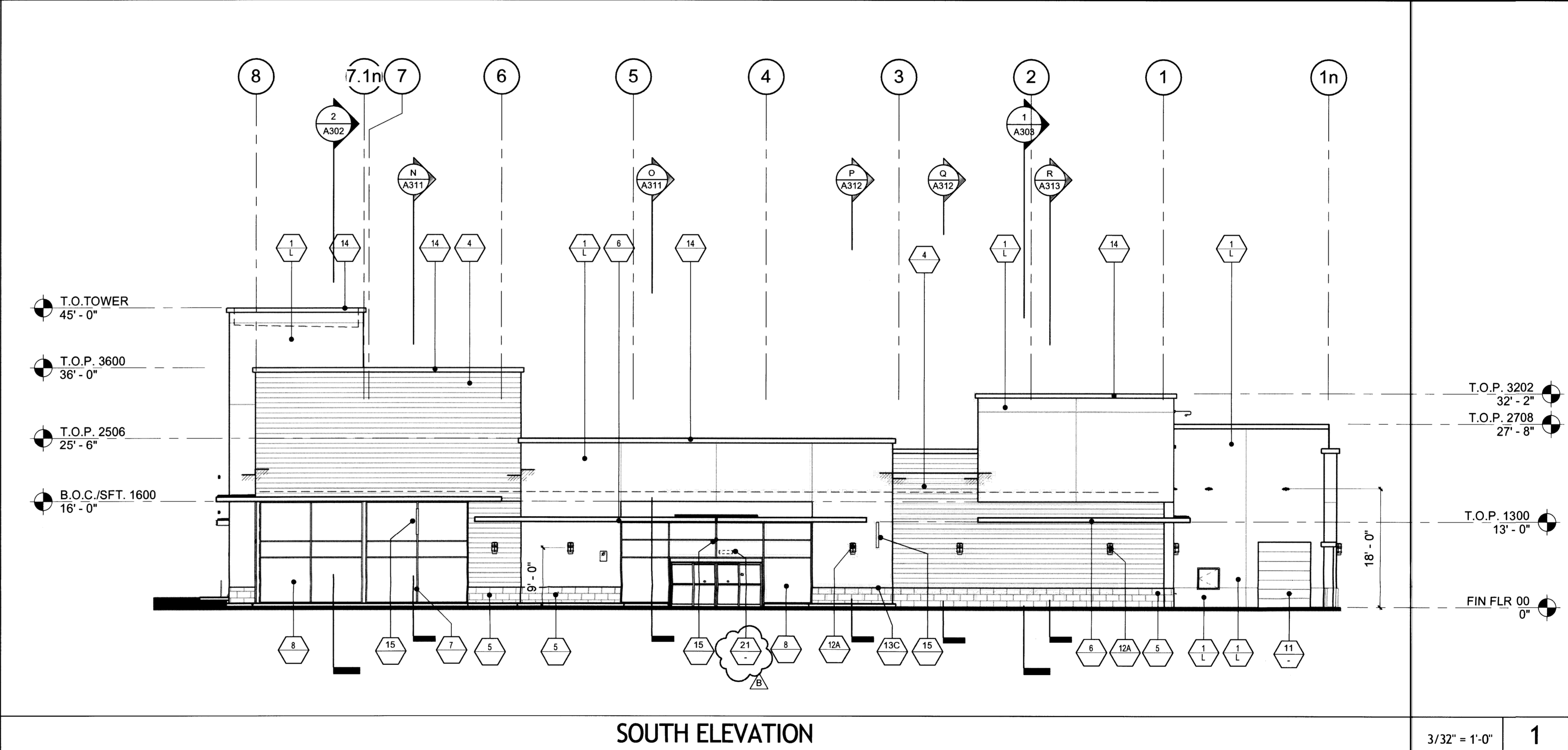
**NORTH EAST ELEVATION** 3/32" = 1'-0" 3



**NORTH ELEVATION** 3/32" = 1'-0" 2



**SOUTH ELEVATION - TOWER** 3/32" = 1'-0" 4



**SOUTH ELEVATION** 3/32" = 1'-0" 1

- ELEVATION FINISH NOTES
- PROVIDE CONTROL JOINTS (C.J.) IN STUCCO AS INDICATED ON DRAWINGS OR MAXIMUM OF 10'-0" O.C. - PAINT TO MATCH ADJACENT FINISH.
  - PROVIDE EXPANSION JOINTS (E.J.) IN MASONRY AS INDICATED ON DRAWINGS AND OR AS REQUIRED BY STRUCTURAL DRAWINGS.
  - APPLY WATER REPELLENT TO ALL CMU - SEE SPECS.
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  - APPLY WATER REPELLENT TO ALL PLASTER SURFACES PRIOR TO PAINTING - SEE SPECS.
  - APPLY WATER REPELLENT TO ALL VENEER - SEE SPECS.
  - PROVIDE ANTI-GRAFFITI COATING FINISH AT FULL HEIGHT ON ALL EXTERIOR WALLS AND DOORS - SEE SPECS.
  - ADHERED VENEER: INSTALL IN STRICT ACCORDANCE WITH CBC 1405.9. SEE STRUCTURAL DETAILS.
  - STOREFRONT GLAZING SHALL BE TEMPERED PER CBC Section 2406.
  - PROVIDE SAMPLE OF ALL PAINT COLORS ON BUILDING PRIOR TO PAINTING THE BUILDING AS DIRECTED BY THE ARCHITECT 20" WIDE BY FULL HEIGHT OF THE BUILDING.

PAINT COLOR SCHEDULE

A	COLOR: "MESA TAN" DEC 718 BY: DUNN EDWARDS	J	COLOR: "DECEMBER SKY" DE 6352 BY: DUNN EDWARDS
B	COLOR: "CASTLE ROCK" DE 6375 BY: DUNN EDWARDS	K	COLOR: "IROGON BLUE" DEC 796 BY: DUNN EDWARDS
C	COLOR: "PALOMA TAN" DE 5297 BY: DUNN EDWARDS	L	COLOR: "CAMEO" DEC 742 BY: DUNN EDWARDS
D	COLOR: "FRESH SOD" DE 5655 BY: DUNN EDWARDS		
E	COLOR: "DRIFTING" DEC 770 BY: DUNN EDWARDS		
F	COLOR: "APACHE TAN" DEC 746 BY: DUNN EDWARDS		
G	COLOR: "BONE DEC" 765 BY: DUNN EDWARDS		
H	COLOR: "FALL FOLIAGE" DE 5257 BY: DUNN EDWARDS		

MATERIAL SCHEDULE

21	ADDRESS NUMERALS VINYL ADDRESS DECAL WITH ARIAL FONT. FINAL LOCATION AND HEIGHT PER FIRE DEPARTMENT REQUIREMENTS.	13	SCREENED A - 1/8" B - 1/4" C - 1/2" D - 1"	8	STOREFRONT GLASS BY: PFG TYPE: 1" CLEAR FLOAT GLASS	1	7/8" EXTERIOR CEMENT PLASTER A. SMOOTH STEEL TROWEL
22	ADDRESS NUMERALS ADDRESS NUMERALS WITH ARIAL FONT. FINAL LOCATION AND HEIGHT PER FIRE DEPARTMENT REQUIREMENTS.	14	GALVANIZED SHEET METAL COPING, PAINTED. IN CONFORMANCE WITH APPROVED SIGN PROGRAM PROVIDE POWER AND BACKING OR BLOCKING AS REQUIRED, COORDINATE WITH SIGN CONTRACTOR	9	SPANDREL GLASS BY: VIRAQON TYPE: WARM GRAY	2	1/2" EXTERIOR CEMENT PLASTER OVER BONDING AGENT OVER CMU WALL A. SMOOTH STEEL TROWEL
		15	SIGNAGE LOCATION (UNDER SEPARATE PERMIT). IN CONFORMANCE WITH APPROVED SIGN PROGRAM PROVIDE POWER AND BACKING OR BLOCKING AS REQUIRED, COORDINATE WITH SIGN CONTRACTOR	10	SUN SHADE BY: ARCADIA MOUNTING: 4" STRAIGHT SQUARE FASCIA: SSG INTERMEDIATE BRACKET LOUVER: 6" CLOSED RECTANGULAR RECTANGULAR TUBE - CT560 - 3/4"x6"	3	1 1/2" x 1 1/2" COMPOSITE WOOD SIDING BY: AZEK MODEL: VANTAGE COLLECTION COLOR: 60% MAHOGANY, 20% CYPRESS, 20% DARK HICKORY
		16	CORNICE/TRIM FINISH: SMOOTH STEEL FINISH EXTERIOR CEMENT PLASTER	11	METAL DOORS, FRAMES, HANDRAILS, BOLLARDS, TRELLIS, ETC.	4	METAL SIDING BY: MORIN MODEL: X-12 COLOR: "ZINC GRAY"
		17	OVERFLOW DRAIN NOZZLE BY: J.R. SMITH MODEL: 1170	12	DECORATIVE WALL MOUNTED LIGHT FIXTURE (SEE ELECTRICAL DRAWINGS)	5	A. TILE BASE BY: DALTLIE MODEL: COLOR BODY PORCELAIN COLOR: DARK EV06 - UNPOLISHED 12"x24"
		18	STEEL BEAM ELEMENT	13	A. MANUFACTURER: LUMINIS MODEL: ECLIPSE LED, W633 COLOR: "GUN METAL"	6	B. TILE BASE BY: DALTLIE MODEL: COLOR BODY PORCELAIN COLOR: EARTH EV05 - UNPOLISHED 12"x24"
		19	GREENSCREEN	14	B. MANUFACTURER: BEGA (LOADING AREA) MODEL: 3224 LED, 543 COLOR: "BLACK"	7	METAL CANOPY FINISH: PAINTED STEEL TUBE DE 8389 "LEGENDARY GRAY" BY: DUNN EDWARDS
		20	A. TILE BY: DALTLIE MODEL: COLOR BODY PORCELAIN COLOR: UNPOLISHED 12"x24"	15	C. MANUFACTURER: BEGA (SERVICE AREA) MODEL: 6458 LED	8	STOREFRONT BY: KAWNEER OR US ALUMINUM MODEL: #1 CLEAR A-2 COLOR: CLEAR ANODIZED ALUMINUM
				16	D. MANUFACTURER: TMS LIGHTING (SIGNAGE) MODEL: D16 12LED COLOR: PEWTER F09		

7/1/2016 12:28:21 PM C:\Users\jgibbs\Desktop\SHORTCUTS\1 (Projects shortcuts) (MMA Revit projects path folder\15049MMA-Bldg 3\_globl.rvt

ISSUED FOR CONSTRUCTION MAY 6, 2016