

**SPACE
CONCEPTS &
DESIGN**

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**CROSSROADS
THE COMMONS AT CALABASAS
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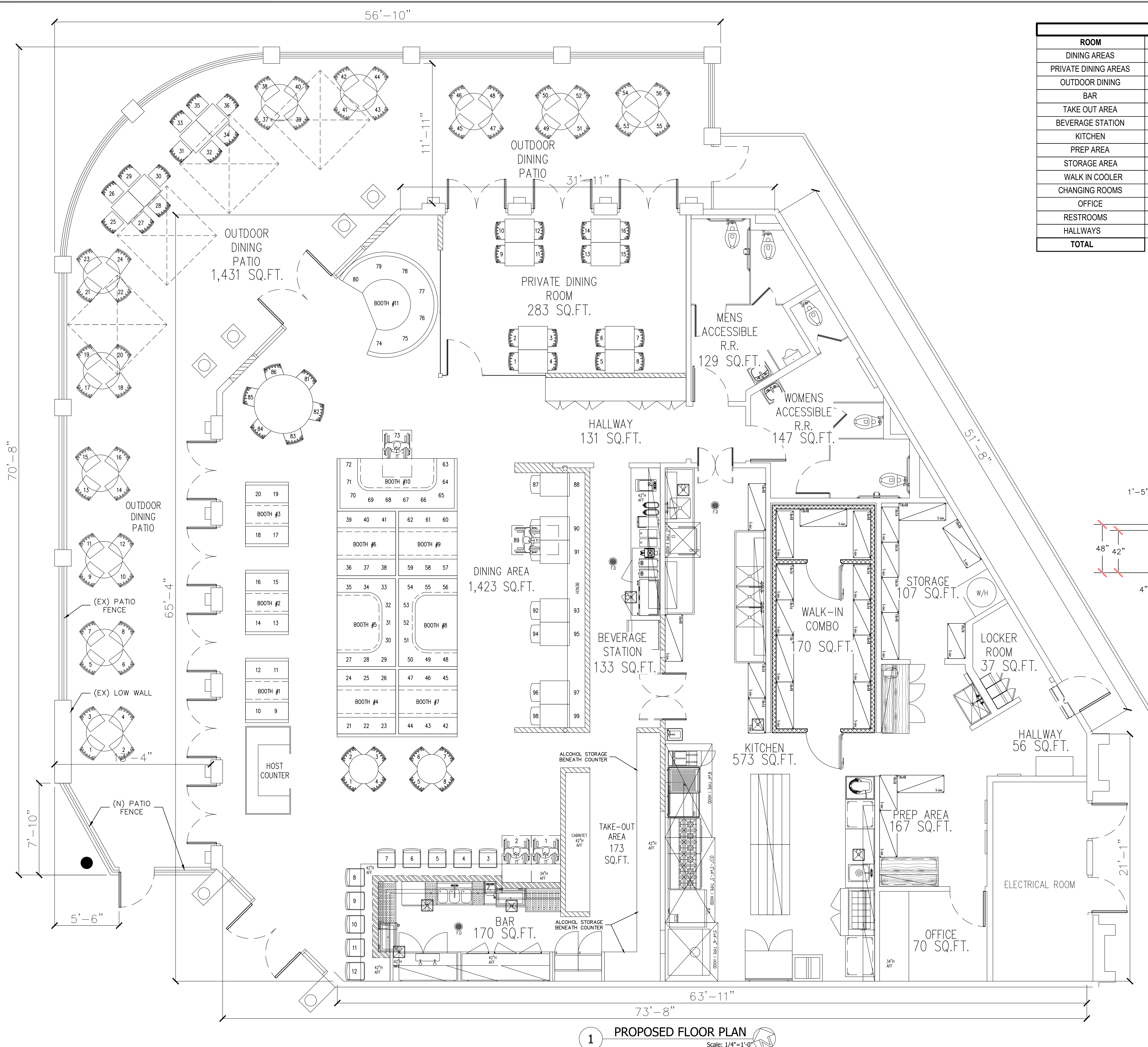
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no.	revision	date
▲	HEALTH	2.7.2022

Project no. 83
Date: 12/16/2021
Designed by: MOURAD KIRAKOSIAN
Drawn by: JR

SITE PLAN
sheet
T-1.2

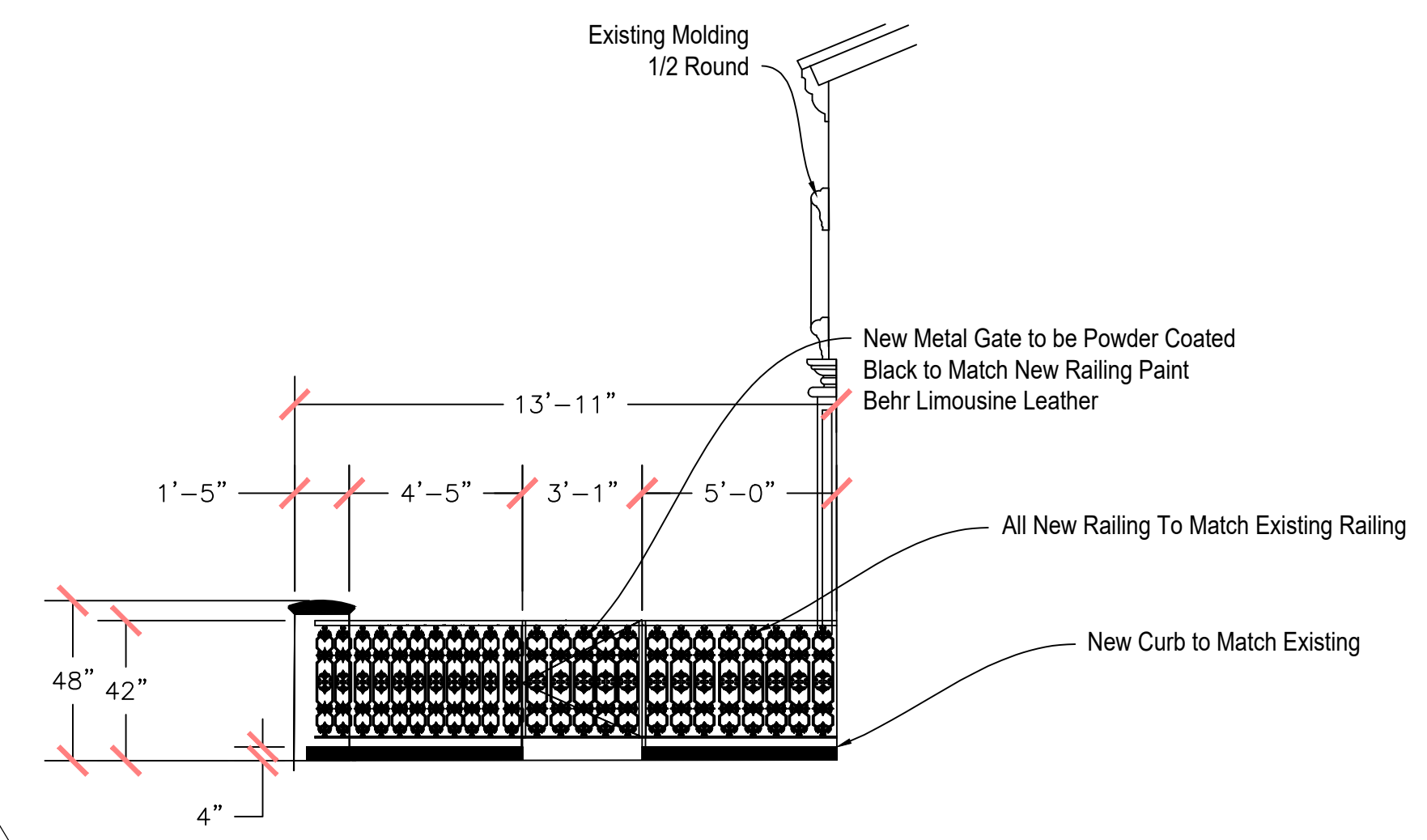


1 PROPOSED FLOOR PLAN
Scale: 1/4"=1'-0"

OCCUPANT LOAD ANALYSIS TABLE				
ROOM	USE	LOAD FACTOR	SQUARE FOOTAGE	# OF SEATS
DINING AREAS	ASSEMBLY	1 PER 15/SF	1,423 SF	99
PRIVATE DINING AREAS	ASSEMBLY	1 PER 15/SF	283 SF	16
OUTDOOR DINING	ASSEMBLY		1,431 SF	56
BAR	SERVICE	1 PER 200/SF	170 SF	12
TAKE OUT AREA	SERVICE	1 PER 200/SF	173 SF	
BEVERAGE STATION	SERVICE	1 PER 200/SF	133 SF	
KITCHEN	KITCHEN	1 PER 200/SF	573 SF	
PREP AREA	KITCHEN	1 PER 200/SF	167 SF	
STORAGE AREA	STORAGE	1 PER 300/SF	107 SF	
WALK IN COOLER	STORAGE	1 PER 300/SF	170 SF	
CHANGING ROOMS	EMPLOYEE	1 PER 50/SF	37 SF	
OFFICE	OFFICE	1 PER 100/SF	70 SF	
RESTROOMS			276 SF	
HALLWAYS			187 SF	
TOTAL				183

TOTAL INTERIOR SQ.FT.: 3,769 SQ.FT.
TOTAL EXTERIOR SQ.FT.: 1,431 SQ.FT.

PARKING ANALYSIS
REQUIRED PARKING SPACE: EXISTING
NO CHANGE OF USE.
PARKING WILL REMAIN THE SAME AS PREVIOUS RESTAURANT



2 GATE DETAIL
Scale: NTS



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PROPOSED FLOOR PLAN
OCCUPANCY
CALCULATIONS

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