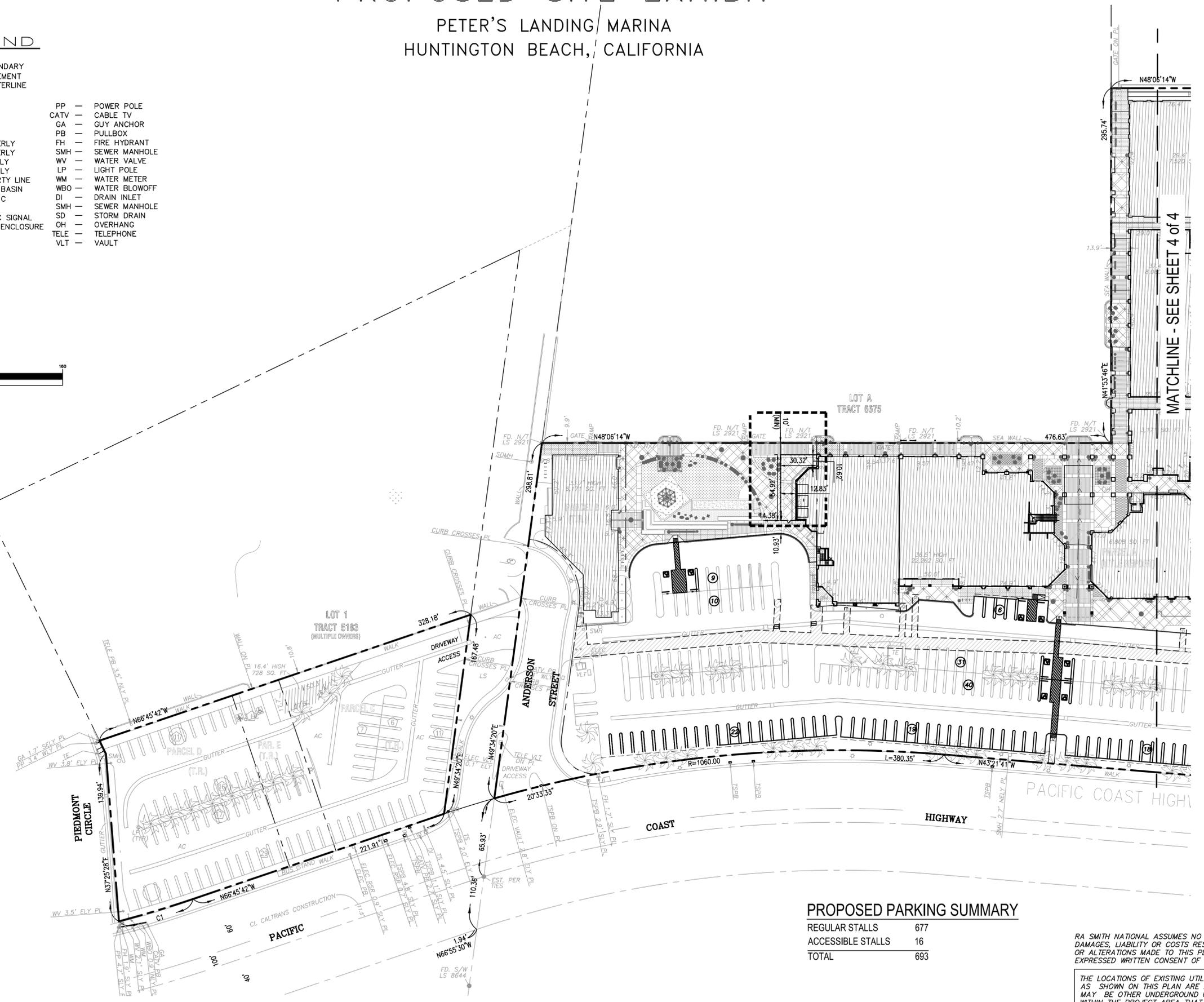
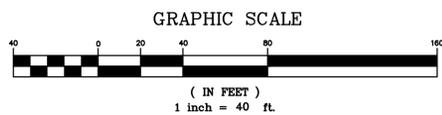


# PROPOSED SITE EXHIBIT

PETER'S LANDING MARINA  
HUNTINGTON BEACH, CALIFORNIA

## LEGEND

---	BOUNDARY	PP	POWER POLE
- - - -	EASEMENT	CATV	CABLE TV
---	CENTERLINE	GA	GUY ANCHOR
N	NORTH	PB	PULLBOX
S	SOUTH	FH	FIRE HYDRANT
E	EAST	SMH	SEWER MANHOLE
W	WEST	WV	WATER VALVE
NLY	NORTHERLY	LP	LIGHT POLE
SLY	SOUTHERLY	WM	WATER METER
ELY	EASTERLY	WBO	WATER BLOWOFF
ELY	WESTERLY	DI	DRAIN INLET
PL	PROPERTY LINE	SMH	SEWER MANHOLE
CB	CATCH BASIN	SD	STORM DRAIN
ELEC	ELECTRIC	OH	OVERHANG
RSR	RISER	TE	TELEPHONE
TS	TRAFFIC SIGNAL	VLT	VAULT
TE	TRASH ENCLOSURE		



### LINE AND CURVE TABLE

LINE	BEARING	LENGTH
L1	N 15°51'41" E	12.32'
L2	N 48°13'36" W	30.00'
L3	NORTH	51.00'
C1	03°54'16" R=950.00	L=64.74'

### PROPOSED PARKING SUMMARY

REGULAR STALLS	677
ACCESSIBLE STALLS	16
TOTAL	693

RA SMITH NATIONAL ASSUMES NO RESPONSIBILITY FOR DAMAGES, LIABILITY OR COSTS RESULTING FROM CHANGES OR ALTERATIONS MADE TO THIS PLAN WITHOUT THE EXPRESSED WRITTEN CONSENT OF RA SMITH NATIONAL.

THE LOCATIONS OF EXISTING UTILITY INSTALLATIONS AS SHOWN ON THIS PLAN ARE APPROXIMATE. THERE MAY BE OTHER UNDERGROUND UTILITY INSTALLATIONS WITHIN THE PROJECT AREA THAT ARE NOT SHOWN.

DATE	DESCRIPTION
5/21/18	PARKING ANNOTATION
12/20/18	PATIO MODIFICATION

8881 Research Drive  
Irvine, CA 92618-4236  
(949) 872-2378  
rasmith.com



PETER'S LANDING MARINA  
16292-16470 PACIFIC COAST HIGHWAY,  
HUNTINGTON BEACH, CA

PROPOSED SITE EXHIBIT

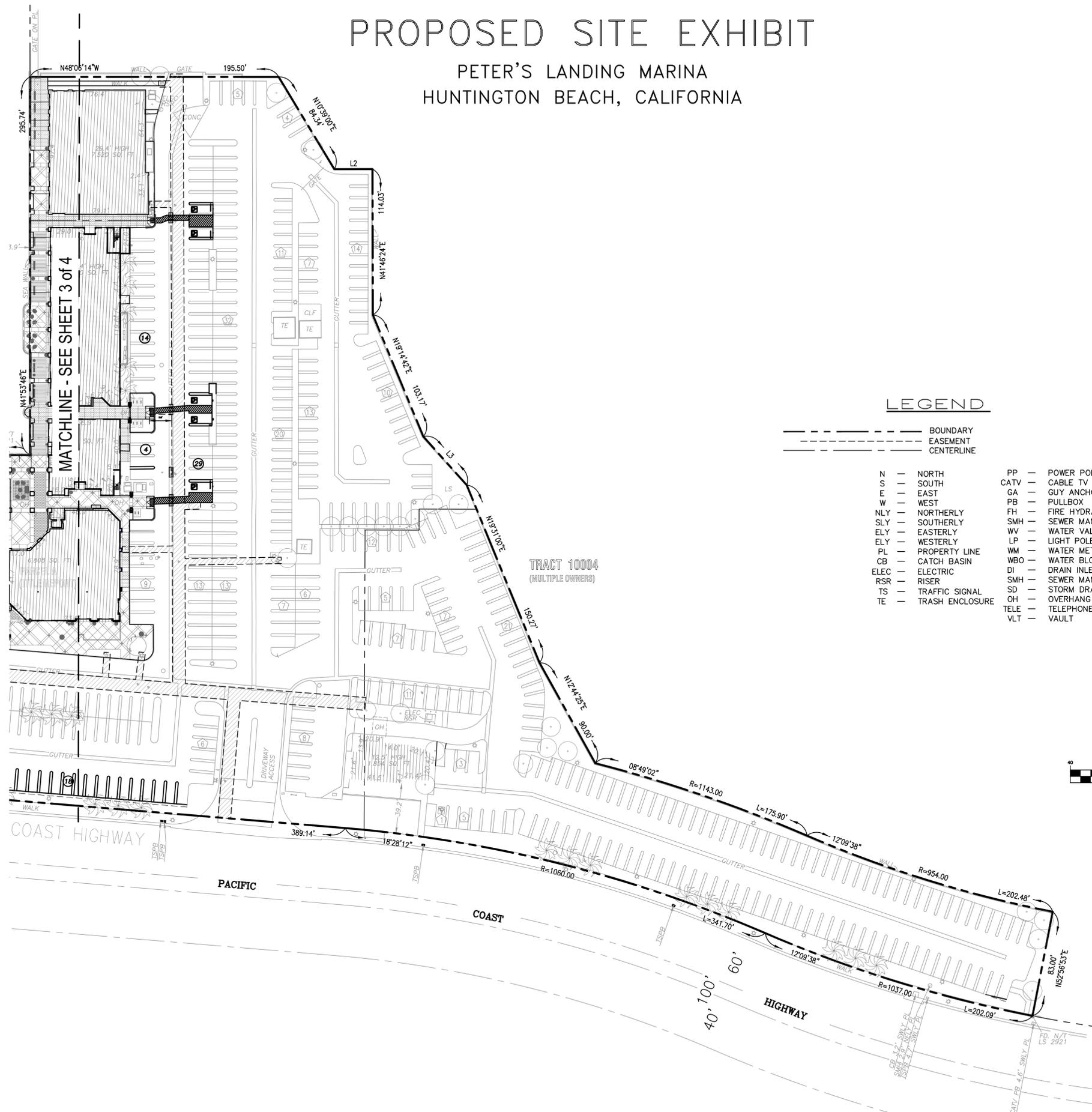


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R.A. Smith, Inc.  
DATE: 1/16/18  
SCALE: 1" = 40'  
JOB NO. 3170306  
PROJECT MANAGER:  
SAMUEL JACOBY  
DESIGNED BY: AVN  
CHECKED BY: SJJ

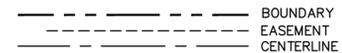
SHEET NUMBER  
3 OF 4

# PROPOSED SITE EXHIBIT

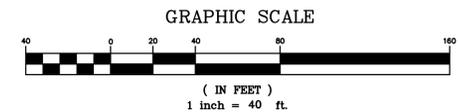
PETER'S LANDING MARINA  
HUNTINGTON BEACH, CALIFORNIA



## LEGEND



- |      |   |                 |      |   |               |
|------|---|-----------------|------|---|---------------|
| N    | - | NORTH           | PP   | - | POWER POLE    |
| S    | - | SOUTH           | CATV | - | CABLE TV      |
| E    | - | EAST            | GA   | - | GUY ANCHOR    |
| W    | - | WEST            | PB   | - | PULLBOX       |
| NLY  | - | NORTHERLY       | FH   | - | FIRE HYDRANT  |
| SLY  | - | SOUTHERLY       | SMH  | - | SEWER MANHOLE |
| ELY  | - | EASTERLY        | WV   | - | WATER VALVE   |
| ELY  | - | WESTERLY        | LP   | - | LIGHT POLE    |
| PL   | - | PROPERTY LINE   | WM   | - | WATER METER   |
| CB   | - | CATCH BASIN     | WBO  | - | WATER BLOWOFF |
| ELEC | - | ELECTRIC        | DI   | - | DRAIN INLET   |
| RSR  | - | RISER           | SMH  | - | SEWER MANHOLE |
| TS   | - | TRAFFIC SIGNAL  | SD   | - | STORM DRAIN   |
| TE   | - | TRASH ENCLOSURE | OH   | - | OVERHANG      |
|      |   |                 | TELE | - | TELEPHONE     |
|      |   |                 | VLT  | - | VAULT         |



### LINE AND CURVE TABLE

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DATE	DESCRIPTION
5/21/18	PARKING ANNOTATION
12/20/18	PATIO MODIFICATION

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PETER'S LANDING MARINA  
16292-16470 PACIFIC COAST HIGHWAY,  
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DATE: 1/16/18  
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SHEET NUMBER  
4 OF 4

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SEAL:

PROJECT INFO:

**GOLDEN ROAD BREWERY**  
16390 Pacific Coast Highway, Suite 100  
Huntington Beach, CA 92649

REVISIONS:

- △
- △
- △
- △

DATE:  
20 DEC 2018

PROJECT #:  
181201

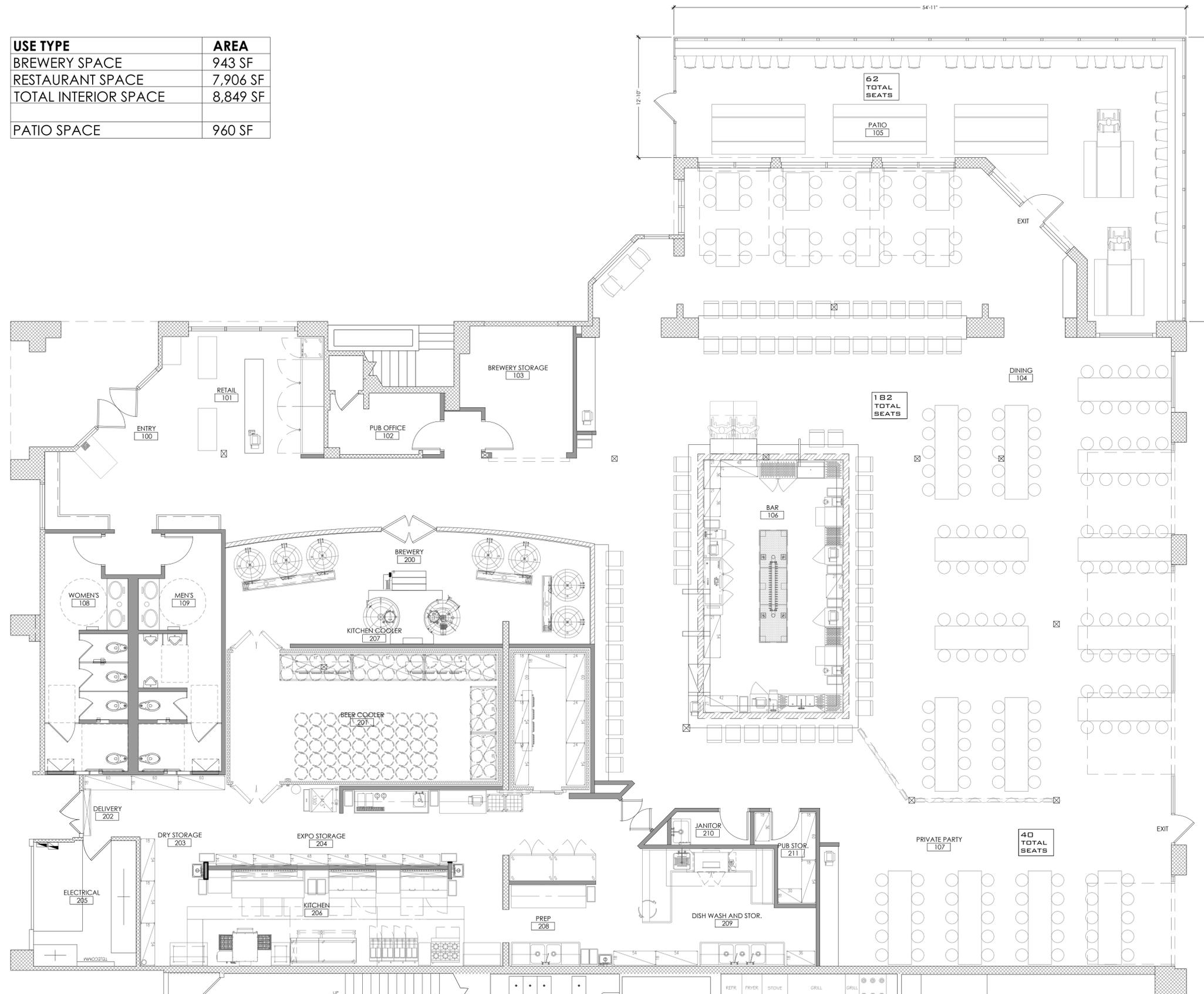
SHEET TITLE:

**FLOOR PLAN**

SHEET #:

**A1.2**

USE TYPE	AREA
BREWERY SPACE	943 SF
RESTAURANT SPACE	7,906 SF
TOTAL INTERIOR SPACE	8,849 SF
PATIO SPACE	960 SF





GOLDEN ROAD  
BREWING

GOLDEN ROAD

LANDING

CAN ISLE

Flying Serpent

LOBBY





GOLDEN ROAD  
BREWING

PELICAN ISLE



GOLDEN ROAD  
BREWING