

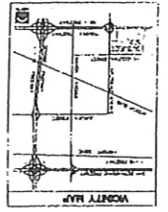


COMMERCIAL / INDUSTRIAL PARK FOR
POMONA

WFO

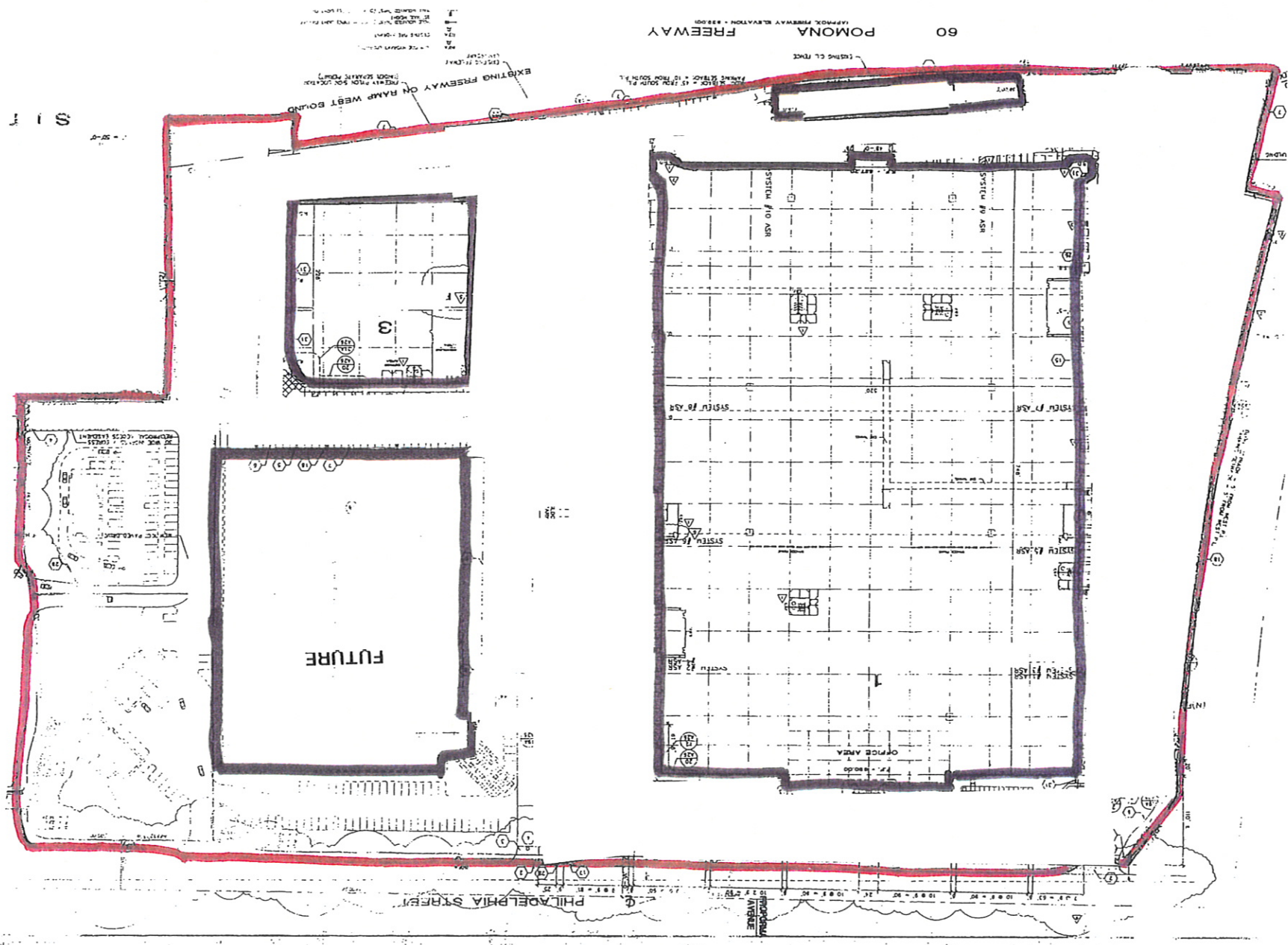
ARCHITECT
LAND PLANNING
INTERIOR
HERSON-1

S I T E P L A N



PARCEL A

ARCHIBALD AVENUE



EXISTING FREEWAY ON RAMP WEST BOUND

POMONA FREEWAY
APPROX. FREEWAY ELEVATION = 222.00

FUTURE

PHILADELPHIA STREET

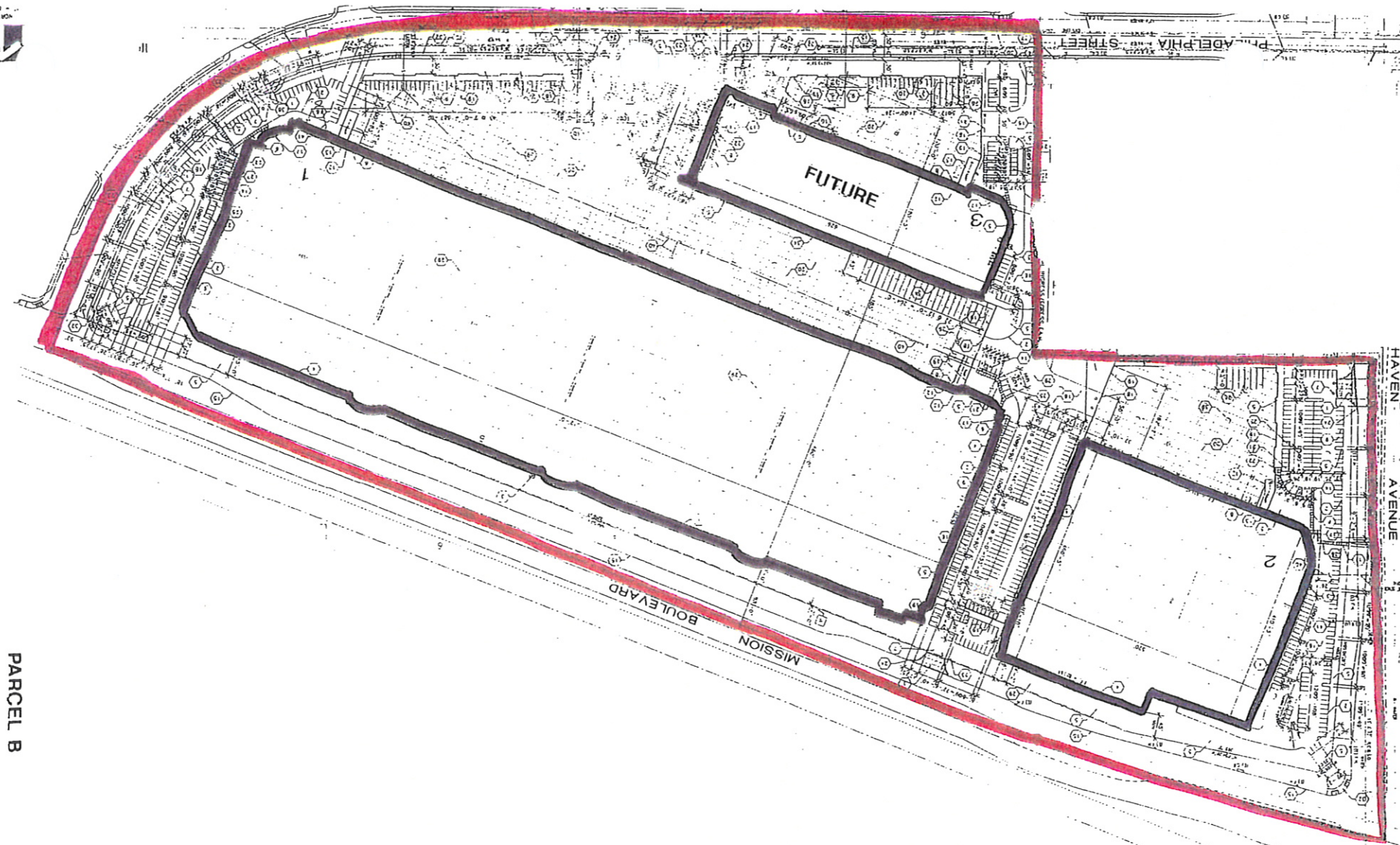
ARCHIBALD AVENUE

1/4 44509 7 073
 NORTH
 SITE PLAN
 SHEET NAME
 SHEET NO. 14-1
 DRAWN BY
 PLAN DATE
 DATE
 COUNTY
 REVISIONS
 A. L. B. COM

NEW INDUSTRIAL PARK FOR:
ONTARIO RIDGE COMMERCE CENTER

DEVELOPER:
RIDGE REALTY GROUP
 100 OXFAMPTON DRIVE, SUITE 2100

1/4 44509 7 073
 NORTH
 SITE PLAN
 SHEET NAME
 SHEET NO. 14-1
 DRAWN BY
 PLAN DATE
 DATE
 COUNTY
 REVISIONS
 A. L. B. COM

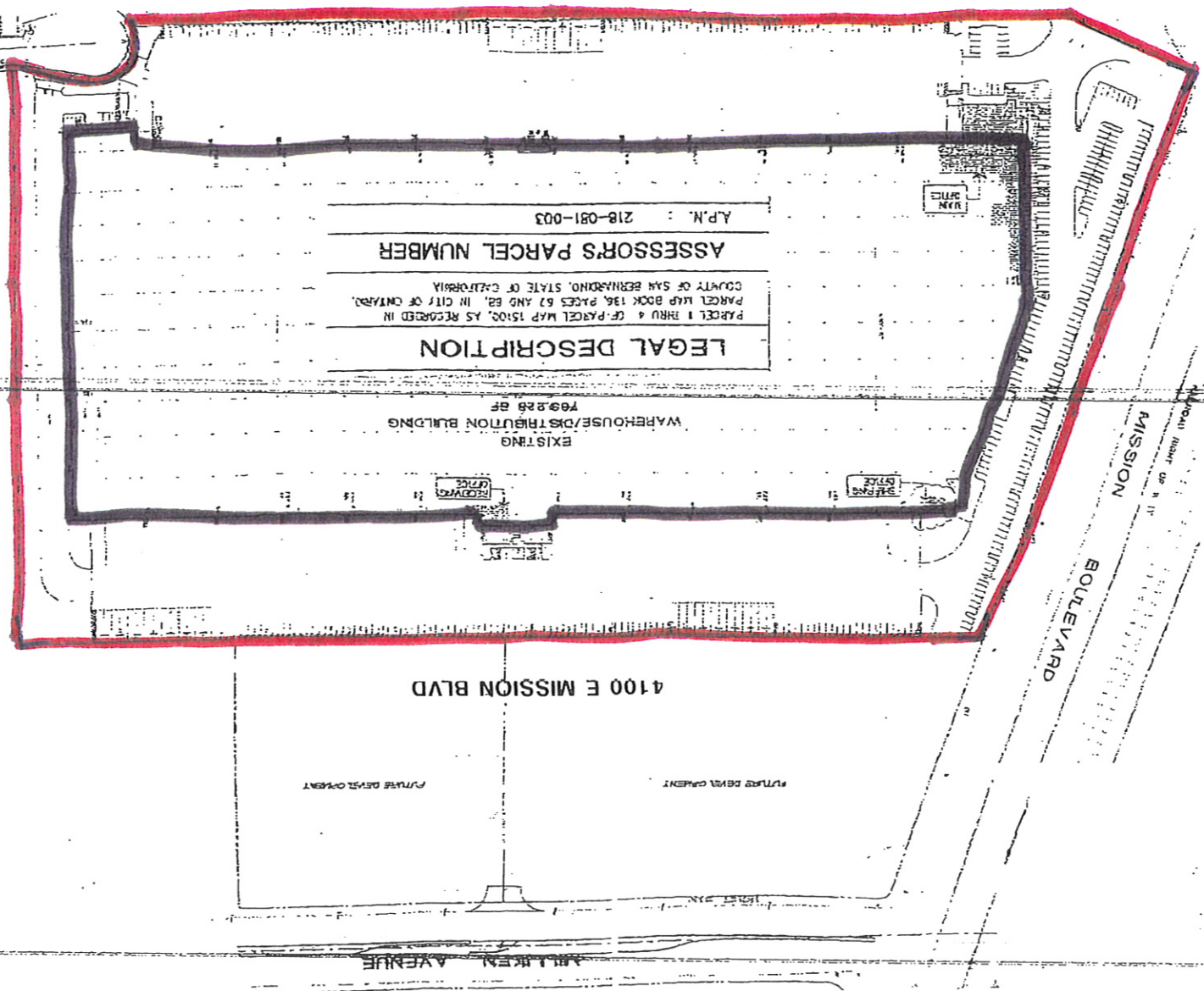
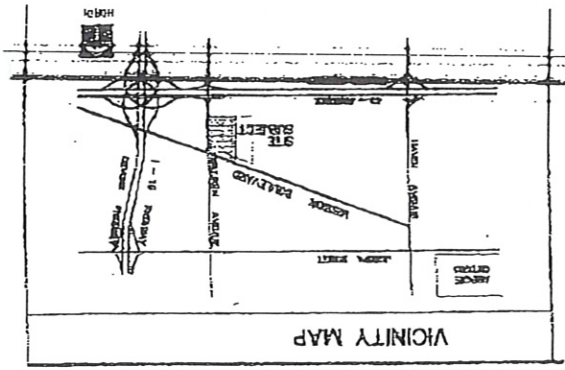


PARCEL B



PROJECT TABULATION

LAND AREA :	1,432,433.43 S.F.
BUILDING AREA :	3286 SQ.
OFFICE AREA :	17,126 S.F.
WAREHOUSE AREA :	763,039 S.F.
TOTAL BUILDING AREA :	780,165 S.F.
FLOOR AREA RATIO :	53.28 X
PARKING REQUIRED :	20 - STALLS
1 / 1000 S.F. TO 20,000 S.F.	
2 / 2000 S.F. OVER 20,000 S.F.	
TOTAL PARKING REQUIRED :	592 - STALLS



PARCEL C
LOT 1

VICINITY MAP
N.T.S.



PROJECT DESCRIPTION:

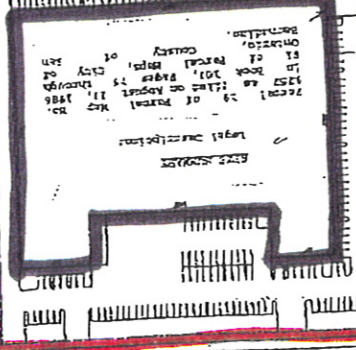
PLANNING	1000
DESIGN	1000
CONSTRUCTION	1000
OPERATION	1000
MAINTENANCE	1000
TOTAL	5000

ADDITIONAL NOTES:

- 1. ALL UTILITIES TO BE LOCATED AND DEPTH NOTED.
- 2. ALL UTILITIES TO BE DEPTH NOTED.
- 3. ALL UTILITIES TO BE DEPTH NOTED.
- 4. ALL UTILITIES TO BE DEPTH NOTED.
- 5. ALL UTILITIES TO BE DEPTH NOTED.

LEGAL DESCRIPTION

PARCELS 22 AND 25 OF PARCEL 146 NO. 2252, IN THE CITY OF ONTARIO, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, PER MAP FILED IN BOOK 107, PAGE 75 THROUGH 82 OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.



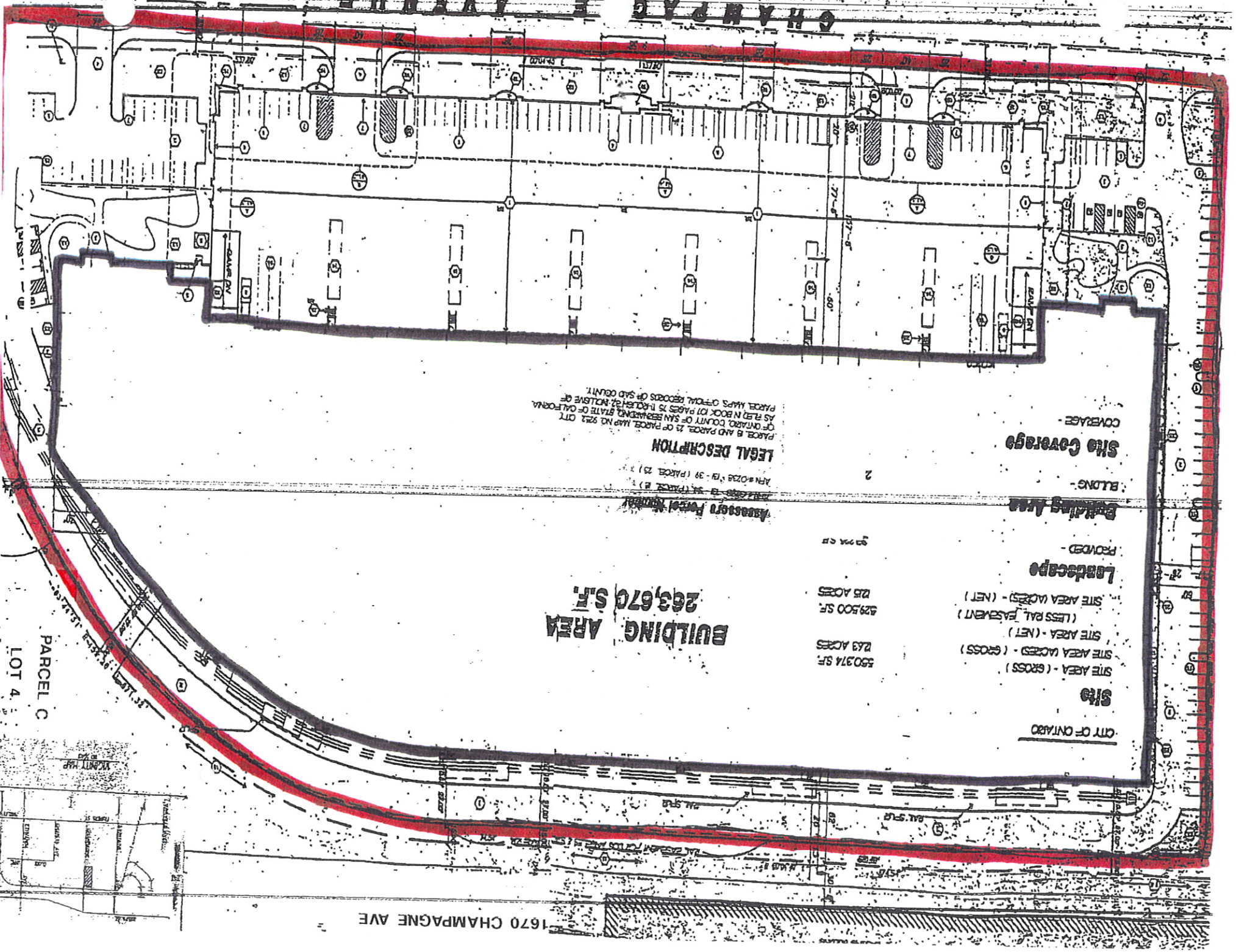
1661 S. VINTAGE

1777 S. VINTAGE

PARCEL C
LOTS 2 AND 3

WILLIAM H. SHARPSON
AND ASSOCIATES
ENGINEERS & ARCHITECTS
L.A. GEAR
BUILDING EXTENSION
1777 VINTAGE AVENUE
ONTARIO, CALIFORNIA 91771

CHAMPAGNE AVENUE



LEGAL DESCRIPTION
PARCELS 8 AND PARCELS 15 OF PARCEL MAP NO. 922, CITY OF ONTARIO, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, AS PLAT IN BOOK 101 PAGES 75 THROUGH 82, INCLUSIVE OF PARCEL MAPS OFFICIAL RECORDS OF SAID COUNTY.

BUILDING AREA
263,670 S.F.

Site
CITY OF ONTARIO
SITE AREA - (GROSS) 590,374 S.F.
SITE AREA (GROSS) - (GROSS) 243 ACRES
SITE AREA - (NET) 229,500 S.F.
SITE AREA (GROSS) - (NET) 225 ACRES
LANDSCAPE PROVIDED - 20,000 S.F.

Building Area
BLDG -
SITE COVERAGE

PARCEL C
LOT 4

1670 CHAMPAGNE AVE