

# THE DAVIS COLLECTION



RUSSELL BLVD. STREET PERSPECTIVE

PROJECT DIRECTORY	PROJECT DATA	PROJECT DESCRIPTION	SHEET INDEX	VICINITY MAP
<p><b>OWNER/DEVELOPER</b> BRIXMOR PROPERTY GROUP BILL BROWN 1528 FARADAY AVE CARLSBAD, CA 92008 VOICE: (858) 457-1847</p> <p><b>ARCHITECT</b> CRAIG CHINN ARCHITECTURE DESIGN COLLABORATIVE 3203 SOUTH POINTE DRIVE LAGUNA HILLS, CA 92653 VOICE: 949-267-1869</p>	<p><b>BKF ENGINEERS</b> BKF ENGINEERS SRINIVAS SCOTT 255 SHORELINE DRIVE STE. 200 REDWOOD CITY, CA 94065 VOICE:</p> <p><b>LANDSCAPE</b> MISSION LANDSCAPE ARCHITECTURE ROCCO M. CAMPANAZZI 1872 MILBURN AVE IRVINE, CA 92606 VOICE:</p> <p>CURRENT USE: RETAIL SHOPPING CENTER NUMBER OF LEVELS: 1 CONSTRUCTION TYPE: 'VB' + 'IB' SPRINKLERS: YES, AUTOMATIC SPRINKLERED THROUGHOUT (E) OCCUPANCIES: M, A2, B, S1, (N) TENANT OCCUPANCIES: M, A2, B, S1, PLANNING DISTRICT: PD 3-18 (PLANNED DEVELOPMENT) APN: 034-253-007 OVERALL SITE AREA: 355,584 SF</p> <p><b>LEGAL DESCRIPTION</b></p> <p>THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF DAVIS, COUNTY OF YOLO, STATE OF CALIFORNIA AND IS DESCRIBED AS FOLLOWS: LOT 273, UNIVERSITY FARMS UNIT NO. 7, ACCORDING TO THE OFFICIAL PLAT THEREOF, FILED FOR RECORD IN THE OFFICE OF THE RECORDER OF YOLO COUNTY, CALIFORNIA ON APRIL 22, 1963 IN BOOK 6 OF OFFICIAL MAPS, AT PAGES 4 AND 5.</p>	<p>DEMOLISH EXISTING SHOPPING CENTER EXCLUDING TRADER JOES DEVELOP NEW SHOPPING CENTER CONSISTING OF GRADING, PARKING LAYOUT, SITE UTILITIES, LANDSCAPED AREAS, SIGNAGE, SITE AMENITIES (IN NEW GROUND-UP STRUCTURES) (LISTED BLDG A, BLDG B, BLDG C, BLDG D, BLDG E), AND A FASCIA RENOVATION (BLDG TRADER JOES).</p> <p><b>PROJECT SUMMARY:</b> ZONING: PD-13(PLANNED DEVELOPMENT) APN #: 034-253-007 OVERALL SITE AREA: 355,584 SF</p> <p>JR ANCHOR 1 18,000 SF ANCHOR 1 25,000 SF JR ANCHOR 2 18,000 SF</p> <p>TENANT 1 QUICK SERVE 2,000 SF TENANT 2 QUICK SERVE 1,350 SF TENANT 3 QUICK SERVE 1,350 SF TENANT 4 REST 7,500 SF TENANT 5 QUICK SERVE 2,800 SF TENANT 6 QUICK SERVE 3,000 SF TENANT 7 RETAIL 1,050 SF TENANT 8 QUICK SERVE 3,000 SF TENANT 9 RETAIL 1,050 SF TENANT 10 RETAIL 1,310 SF TENANT 11 QUICK SERVE 3,500 SF TENANT 12 QUICK SERVE 2,420 SF TENANT 13 RESTAURANT 850 SF TENANT 14 QUICK SERVE 2,420 SF</p> <p>TRASH ROOM 1 650 SF BASE BLDG. POWER/DATA 520 SF TRASH ROOM 2 590 SF TRASH ROOM 3 420 SF</p> <p>SUBTOTAL 101,246 SF EXISTING TRADER JOES 13,210 SF TOTAL: 114,456 SF</p>	<p><b>GENERAL</b> A01 COVER SHEET</p> <p><b>CIVIL</b> C01 PRELIMINARY GRADING PLAN C02 PRELIMINARY UTILITY PLAN C03 FIRE ACCESS PLAN C04 PRELIMINARY STORM WATER QUALITY</p> <p><b>LANDSCAPE</b> LE 1-0 EXISTING TREE STUDY LE 1-0 LANDSCAPE CONCEPT PLAN LE 1-0 PROMENADE SECTION LE 2-0 PRELIMINARY BIKE PARKING &amp; CIRCULATION LE 1-1 LANDSCAPE DESIGN IMAGERY LP 1-1 PARKING LOT SHADE PLAN LP 1-2 LANDSCAPE PLANT PALETTE LP 2-0 LANDSCAPE ORIENTATION PLAN LP 2-1 LANDSCAPE SHRUB PLAN LP 2-2 LANDSCAPE SHRUB PLAN LP 2-3 LANDSCAPE SHRUB PLAN LP 2-4 LANDSCAPE SHRUB PLAN LP 2-5 LANDSCAPE SHRUB PLAN LP 2-6 LANDSCAPE SHRUB PLAN LP 2-7 LANDSCAPE SHRUB PLAN LP 1-3 LANDSCAPE PLANT PALETTE</p> <p><b>ARCHITECTURE</b> A02 CONTEXTUAL MAP A03 EXISTING SITE PLAN A04 SITE PLAN A05 EXISTING SITE PLAN A06 MURA SITE PLAN A08 SITE PLAN PHASE 1 A07 SITE PLAN PHASE 2 A08 SITE PLAN PHASE 3 A09 FLOOR PLAN BLDG A A10 FLOOR PLAN BLDG B A11 FLOOR PLAN BLDG C A12 FLOOR PLAN BLDG D A13 FLOOR PLAN BLDG E A14 FLOOR PLAN TRADER JOES A15 ELEVATIONS A16 ELEVATIONS A17 ELEVATIONS A18 ELEVATIONS A19 ELEVATIONS A20 ELEVATIONS A21 ELEVATIONS A22 ELEVATIONS A23 ELEVATIONS</p>	



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No.	Date	Description
1	12-09-22	2nd Entitlement Submittal



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ISSUED FOR: ENTITLEMENT SUBMITTAL  
COVER SHEET

A01

12-9-2022