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Project Description

49er Communications – Holley Masch

Agent: ABS Builders, Inc.

371 Railroad Ave

Nevada City, CA

Building:

- Ceco metal building structure with skewed endwall, built up jack beam framing on main building, with 26 gauge signature 200 colored wall (ash gray walls/cobalt blue trim and roof), roof, and trim, X bracing and portal frame bracing, 3" insulation in exterior walls and 4" roof insulation, two (2) roof vents, six framed opening with windows, two man doors (outswing), gutters and downspouts.
- Building will be equipped with one (1) 50' X 15' Schweiss bifold door with strap lift system and auto locks. Door will be situated in the rear endwall. Building will have two (2) man doors location to be determined.
- Structure will be erected on a 5" concrete slab with #3 rebar mat 18" OC over 2" sand base and 6 mil plastic. Level compacted building pad provided by owner. Footing and foundation engineering included.
- Building use will be general storage only.
- Building will be situated on the property in accordance with all setback requirements and as outlined in the site plan layout.
- The building will have no signage.
- The floor plan will be a concrete slab with building dimensions. There are no interior spaces or walls.

Additional features

- 70' X 40' Concrete Apron with one ADA parking stall.
- 950 sqft 5' sidewalks on 3 sides, 190LF

Lighting Plan

- Building will have 100 amp 3 phase load center with breakers.
- Equipped with 120v duplex plugs throughout the facility.
- One 220v 50 amp welder plug under electrical sub panel.
- Two 20 w LED wallpacks (wall mounted) installed at each walk door location (approx 8' high).
- One 87w LED wallpack (wall mounted) above the Bifold door location (approx. 55' high).
- Nine LED highbay fixtures within building.

We request the existing landscaping of perimeter trees & shrubbery to be accepted as meeting the landscaping requirements for the City. We have designated additional gravel parking area to satisfy extra parking requirements. The building use is storage and will have very limited access by the owner or the public so the proposed parking will more than accommodate the travel and traffic to the building.