

**CITY OF CORONA  
SITE PLAN REQUIREMENTS**

**All plans shall be drawn at an easily readable scale. All plans submitted shall be folded to fit into an 8-1/2 x 14-file folder. All site plans shall include:**

1. Name, address and telephone number of owner and developer of subject property.
2. Name, address and telephone number of person preparing plan.
3. North arrow and scale.
4. Vicinity map showing site location.
5. Property lines of entire legal parcel(s).
6. Names and width of adjacent streets and alleys.
7. Legal description of subject property.
8. Street address of subject property (if assigned).
9. Zoning designation of subject property and surrounding properties.
10. Existing land uses of surrounding properties.
11. Area of subject property.
12. Street or alley dedications, if applicable.
13. All existing and proposed public improvements within adjacent streets and alley right-of-way (curb, gutter, street lights, sidewalks, parkways, power poles, fire hydrants, water and sewer lines, etc.).
14. Existing or proposed public right-of-way within subject property.
15. Existing or proposed easements within or immediately outside subject property.
16. Location of on-site and off-site drainage facilities.
17. Area of each parcel (gross and net).
18. Physical features on property lines and immediately adjacent to property lines (fences, walls, power poles, buildings, slopes, etc.).
19. Location of all buildings (main and accessory), fences and/or walls, paved areas and landscaped areas labeled existing or proposed.
20. Percentage of area covered by buildings on each parcel.
21. Location of existing and proposed on-site water lines, sewer lines or septic tanks and fire hydrants.
22. Type of construction per Uniform Building Code.
23. Height of all buildings and structures.
24. Dimension from building(s) to property line and to other buildings on subject property.
25. Uses of all buildings (existing and proposed) on subject property.
26. Exterior building materials including materials of fences and walls.
27. Off-street parking including dimensions of individual parking spaces, internal circulation pattern for pedestrian and vehicular traffic, wheel stops, and type of surfacing proposed.
28. Driveway widths.
29. Computation of total covered and uncovered parking spaces required by Corona Municipal Code for each parcel and the number of proposed to meet the requirement.
30. Computation of landscape areas required by Corona Municipal Code and the square footage proposed to meet the requirement.
31. Location of landscaping including existing and proposed trees (including existing street trees), shrub masses and ground cover area.
32. Loading spaces, including dimensions.
33. Estimated quantities of earth to be moved.
34. Direction of drainage flow with slope in percentage.
35. Signs, including area, location, height, illumination and mechanical movement.
36. On-site lighting.
37. Trash enclosures.
38. Location of outdoor storage areas.
39. Exterior architectural projections.
40. Location of all entrances.