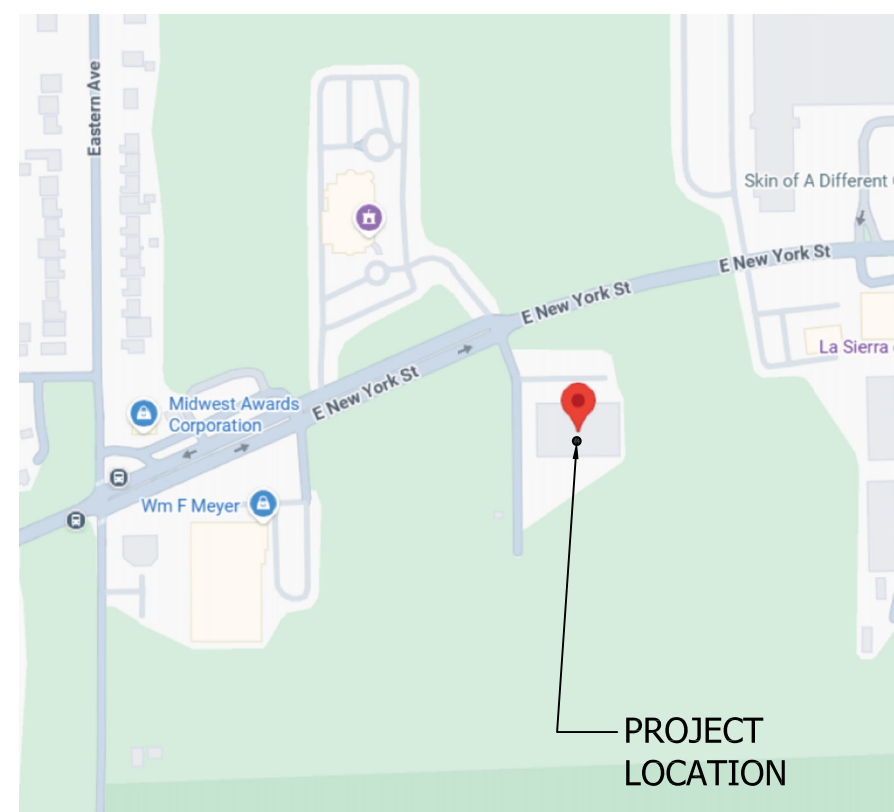
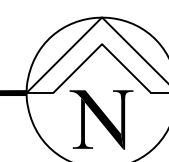


# FINAL PLAN FOR 1955 E. NEW YORK STREET



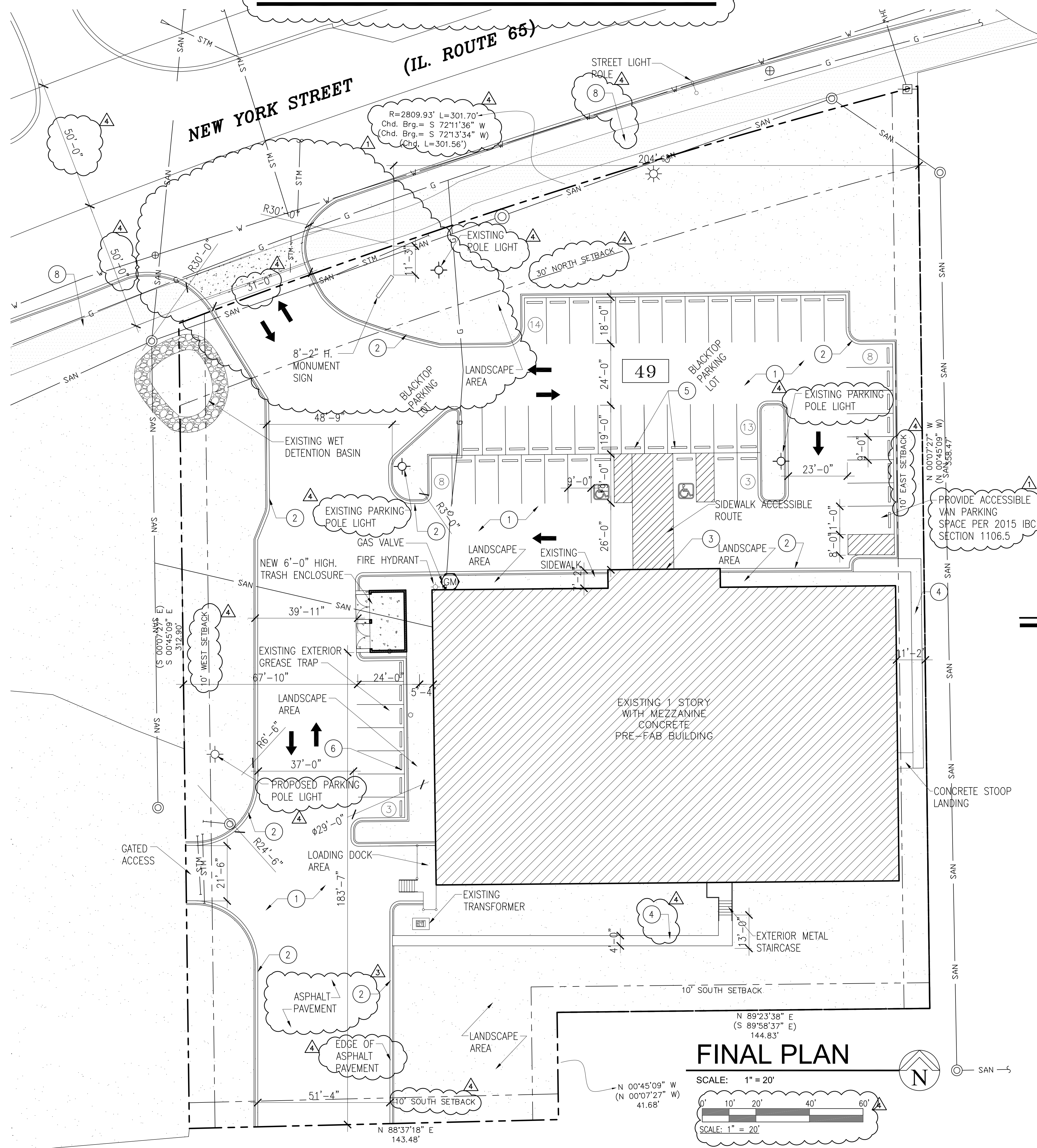
## LOCATION MAP

SCALE: NTS



### LEGEND

	= CATCH BASIN/INLET		FIR = FOUND IRON ROD
	= FIRE HYDRANT		FIP = FOUND IRON PIPE
	= GAS VALVE		INV. = INVERT
	= STREET LIGHT POLE		(M) = MEASURED
	= FLARED END SECTION		M.E.S. = MITERED END SECTION
	= SANITARY MANHOLE		M.H. = MANHOLE
	= STORM MANHOLE		PVC = POLYVINYL CHLORIDE PIPE
	= STORM LINE		P.B. = PLAT BOOK
	= GAS LINE		RCP = REINFORCED CONCRETE PIPE
	= SANITARY SEWERS		R.W. = RIGHT OF WAY
	= WATER LINE		T.O.B. = TOP OF BANK
	= electric transformer		T.O.S. = TOP OF SLOPE
	= telephone vault		U.G. = UNDERGROUND
	= utility pole		PP = POWERPOLE
	= water box (8\"/>		EL. = ELEVATION
	= water vault		EOP = EDGE OF PAVEMENT
	= CONC. FILLED POST		WV = WATER VALVE
	= CONCRETE		FHA = FIRE HYDRANT ASSEMBLY
			F/F = FINISHED FLOOR
			T/F = TOP OF FOUNDATION
			E/C = ELEVATION CONCRETE



**OWNER OF RECORD:**  
TORTILLERIA REY - EDWIN UGALDE  
1955 NEW YORK STREET  
AURORA, IL 60506

**SITE DESIGNER:**  
AGAMA DESIGNS ARCHITECTURE  
664 W VETERANS PARKWAY, SUITE A  
YORKVILLE, IL 60560

**NOTE:**  
NO INCREASE ON IMPERVIOUS SURFACE ON THIS SITE - NO CHANGE IN DRAINAGE SYSTEM

### SITE PLAN NOTES

- EXISTING BLACKTOP PARKING LOT - PARKING LOT WORK LIMITED TO RECONFIGURATION DUE TO ADDITION RESURFACE EXISTING BLACKTOP AND PAINT NEW PARKING CONFIGURATION
- NEW CURB AND GUTTER
- DEPRESS SIDEWALK RAMP WITH DETECTABLE WARNING
- 5" CONCRETE SIDEWALK - CONCRETE SHALL BE CLASS X-COMPACT SUBGRADE - PLACE CONCRETE ON 2" COMPACTED CA-6 STONE. PROVIDE 1/2" DEEP WAW CUT CONTROL JOINTS AT 5'-0" INTERVALS AND 3/4" EXPANSION JOINTS WHERE SIDEWALK ABUTS CURB OR OTHER STRUCTURES AND AT 50' INTERVALS PITCH SIDEWALK WITH A MIN. 1/4" PER FOOT MAX OF 1/2" PER FOOT
- HANDICAP SIGN SEE SHEET 8/H3
- CONCRETE WHEEL STOP
- NOT USED
- EXISTING 10' WIDTH BIKE PATH

### SITE DATA TABLE

**OWNER OF RECORD:**  
TORTILLERIA REY - EDWIN UGALDE  
1955 NEW YORK STREET  
AURORA, IL 60506

**LEGAL DESCRIPTION:**  
LOTS 1, 2, 3, 4 (EXCEPT THE NORTH 13.5 FEET OF THE WEST 90.0 FEET OF SAID LOT 4) AND LOTS 5 (EXCEPT TH WEST 90.0 FEET THEREOF) IN BLOCK 1 OF GALE'S ADDITION TO WEST AURORA, IN THE CITY OF AURORA, KANE COUNTY, ILLINOIS

**PARCEL NUMBER:** 15-24-451-047, -048

**CURRENT ZONING:** B-3  
**PROPOSED ZONING:** Factory Industrial (F-1) Business (B)

**TOTAL SITE AREA:** 97,423.90 SF - 2.24 ACRES  
**EXIST. BUILDING FOOTPRINT:** 21,389.97 SF - 21.96% OF SITE  
**ADDITION FOOTPRINT:** N/A

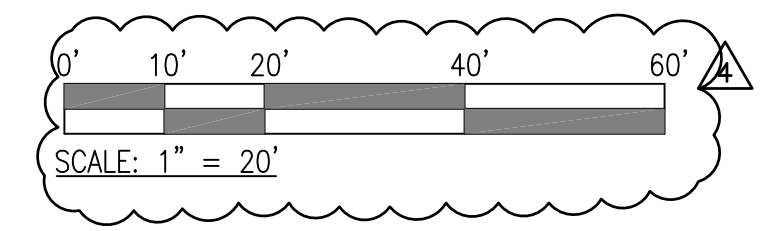
**PAVEMENT AREA:** 33,325 SF - 34.2 % OF SITE  
**LANDSCAPE AREA:** 32,070 SF - 32.9 % OF SITE

**PARKING REQUIRED:** 26 STALLS  
**EXISTING PARKING SPACES:** 54 STALLS  
**PROPOSED PARKING SPACES:** 51 STALLS  
2 HANDICAP

**NUMBER OF BUILDINGS:** 1 STORY WITH MEZZANINE AREA  
**1ST FLOOR:** 21,068 G.S.F.  
**MEZZANINE:** 2,227 G.S.F.

## FINAL PLAN

SCALE: 1" = 20'



664 W Veterans Parkway, Suite A  
Yorkville, Illinois 60560  
Phone: 630-381-9019  
E-mail: alberto@agamadesigns.com

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ISSUED	DATE
FOR APPROVAL	
FOR PERMIT	
FOR BID	
FOR CONST.	

REVISIONS	DATE
1	10-25-23
2	01-02-24
3	03-27-26
4	04-28-26

**PROJECT:** FINAL PLAN FOR 1955 E. NEW YORK STREET  
1955 E. NEW YORK ST.  
AURORA, IL 60505

**CLIENT:** TORTILLERIA EL REY - EDWIN UGALDE  
PHONE: 773-964-8130  
EMAIL: eugalde@tortilleriarey.com

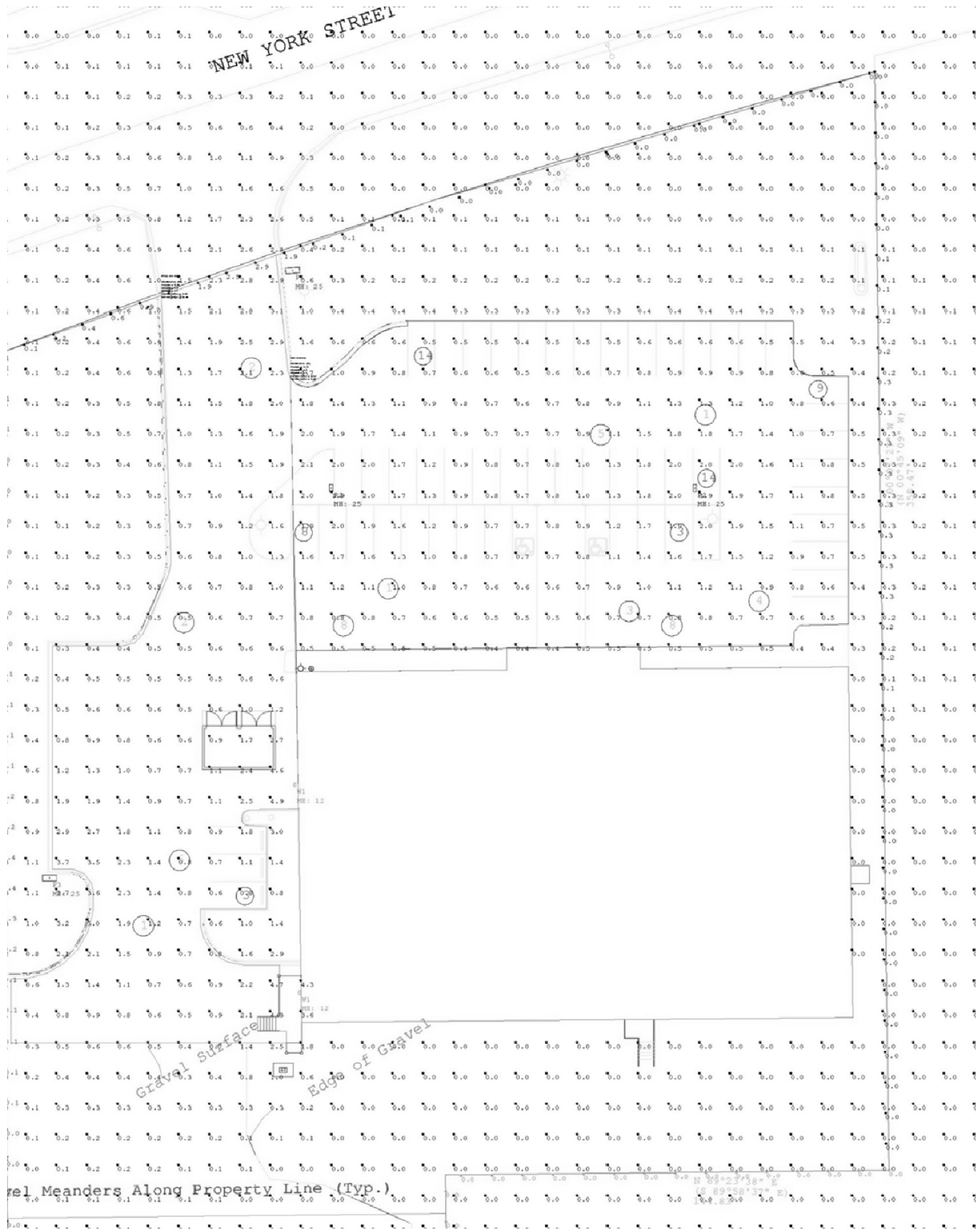
**JOB NO.:** 22-116  
**DATE:** 04-28-26  
**FILE:** 02-A1-Site Plan  
**PLOT SCALE:** 1:1

**OWNER APPROVAL**

Signature: \_\_\_\_\_  
Date: \_\_\_\_\_

**SHEET TITLE**  
FINAL PLAN

**SHEET NUMBER**  
FP-1



# SITE LIGHTING PLAN

SCALE: 1"=20'

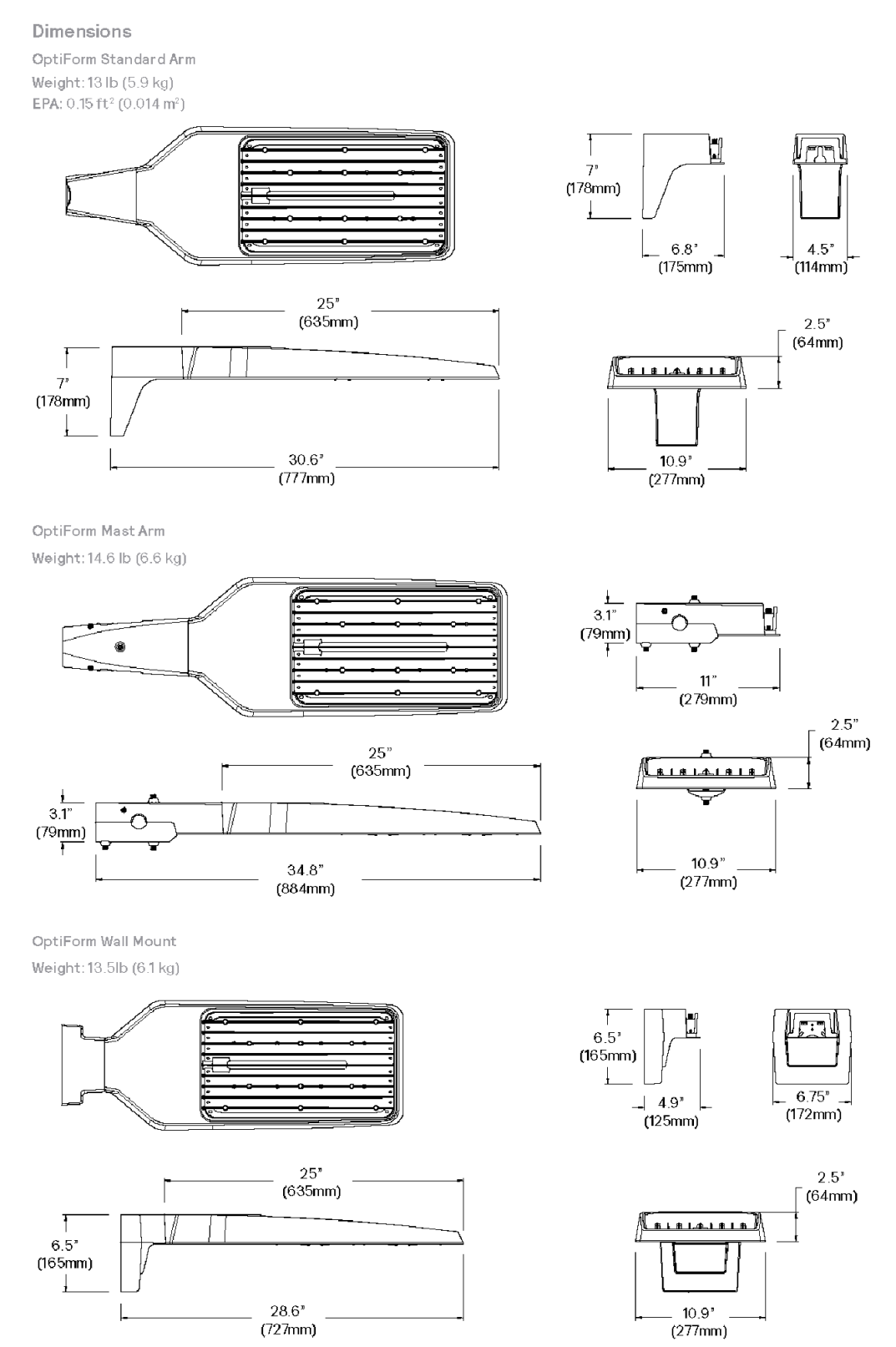


Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
CalcPts_1	Illuminance	Fc	0.13	4.9	0.0	N.A.	N.A.
Property Line North	Illuminance	Fc	0.43	2.9	0.0	N.A.	N.A.
Property Line East	Illuminance	Fc	0.10	0.3	0.0	N.A.	N.A.
Property Line South	Illuminance	Fc	0.00	0.0	0.0	N.A.	N.A.
Property Line West	Illuminance	Fc	0.09	0.4	0.0	N.A.	N.A.
Entry and Drive	Illuminance	Fc	1.35	4.9	0.4	3.38	12.25
Main Parking	Illuminance	Fc	1.01	2.1	0.4	2.53	5.25

Symbol	Qty	Label	Description	[MANUFAC]	Lum. Watts	Lum. Lumens/LF
P1	1	P1	OPF-M-A09-730-BLC	SIGNIFY CANADA LTD	92.84	11266
P2	2	P2	OPF-M-A09-730-T5M	SIGNIFY CANADA LTD	92.84	16745
P3	1	P3	OPF-M-A09-730-T2M-HIS	SIGNIFY CANADA LTD	92.84	12374
W1	2	W1	GWM-A09-830-T4M	GARDCO	38.7	5640

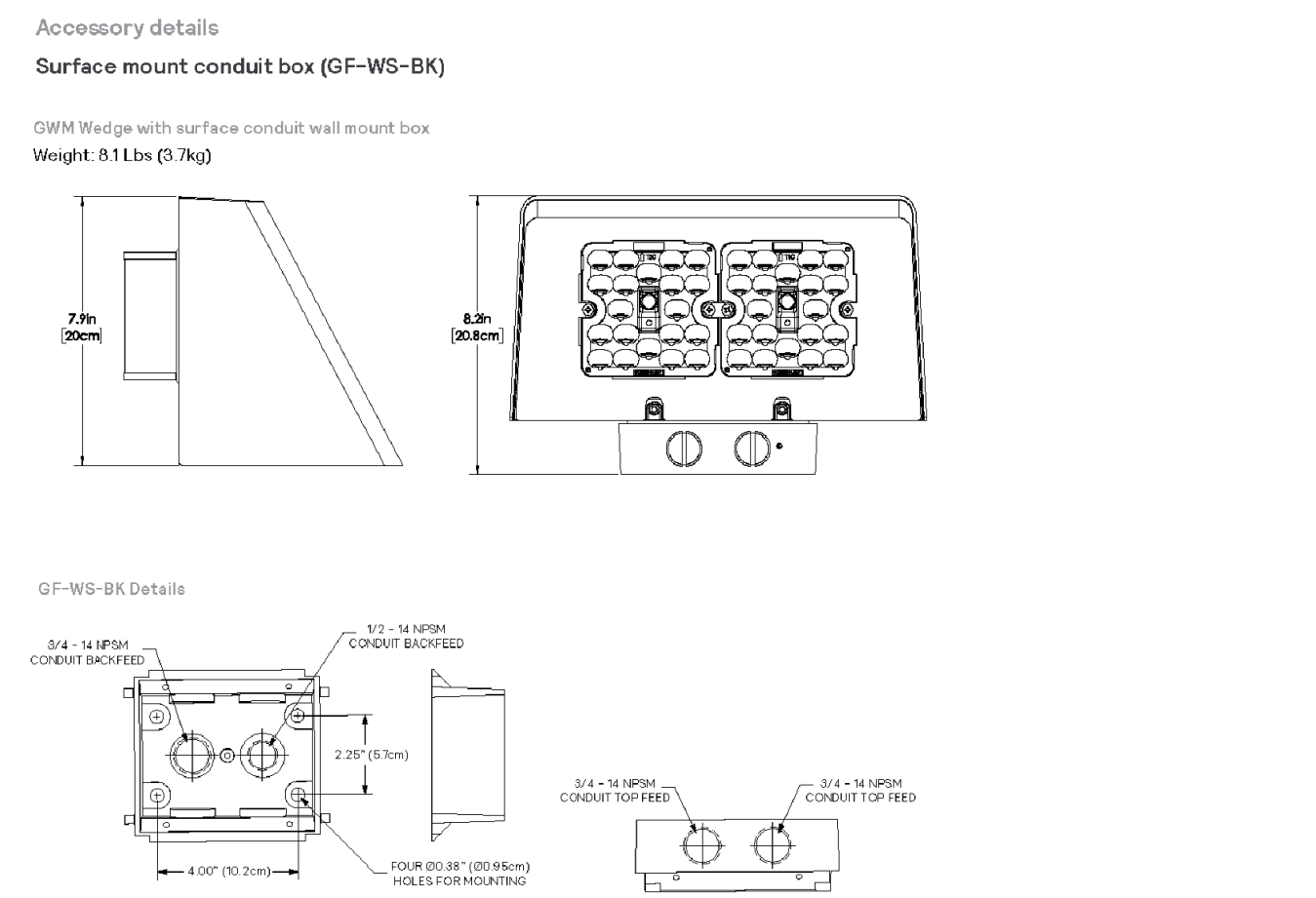
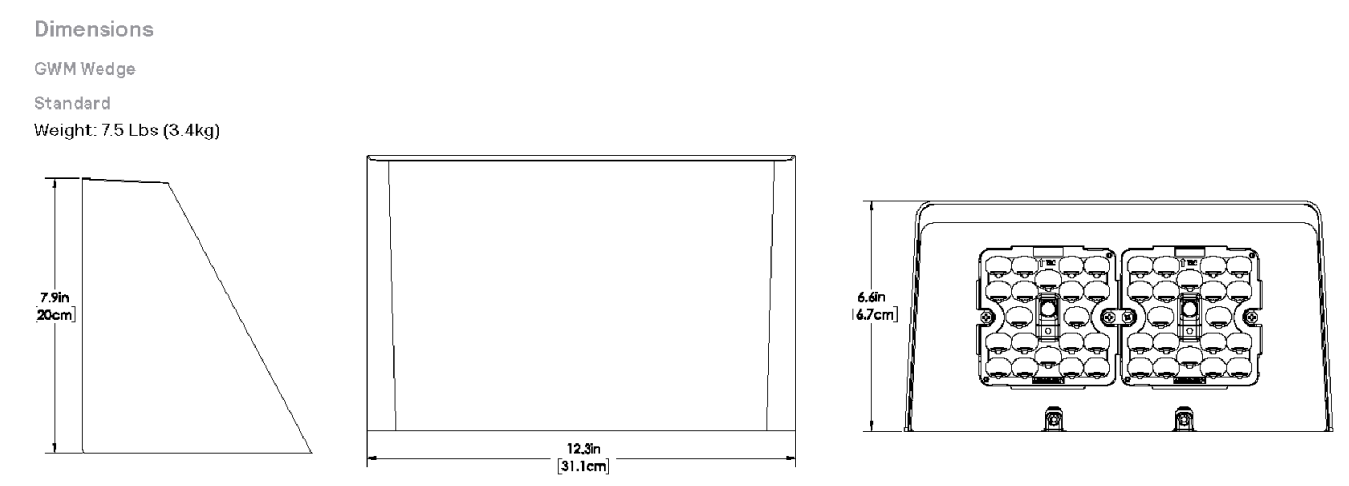
## OPF-M OptiForm medium

Site & area luminaire

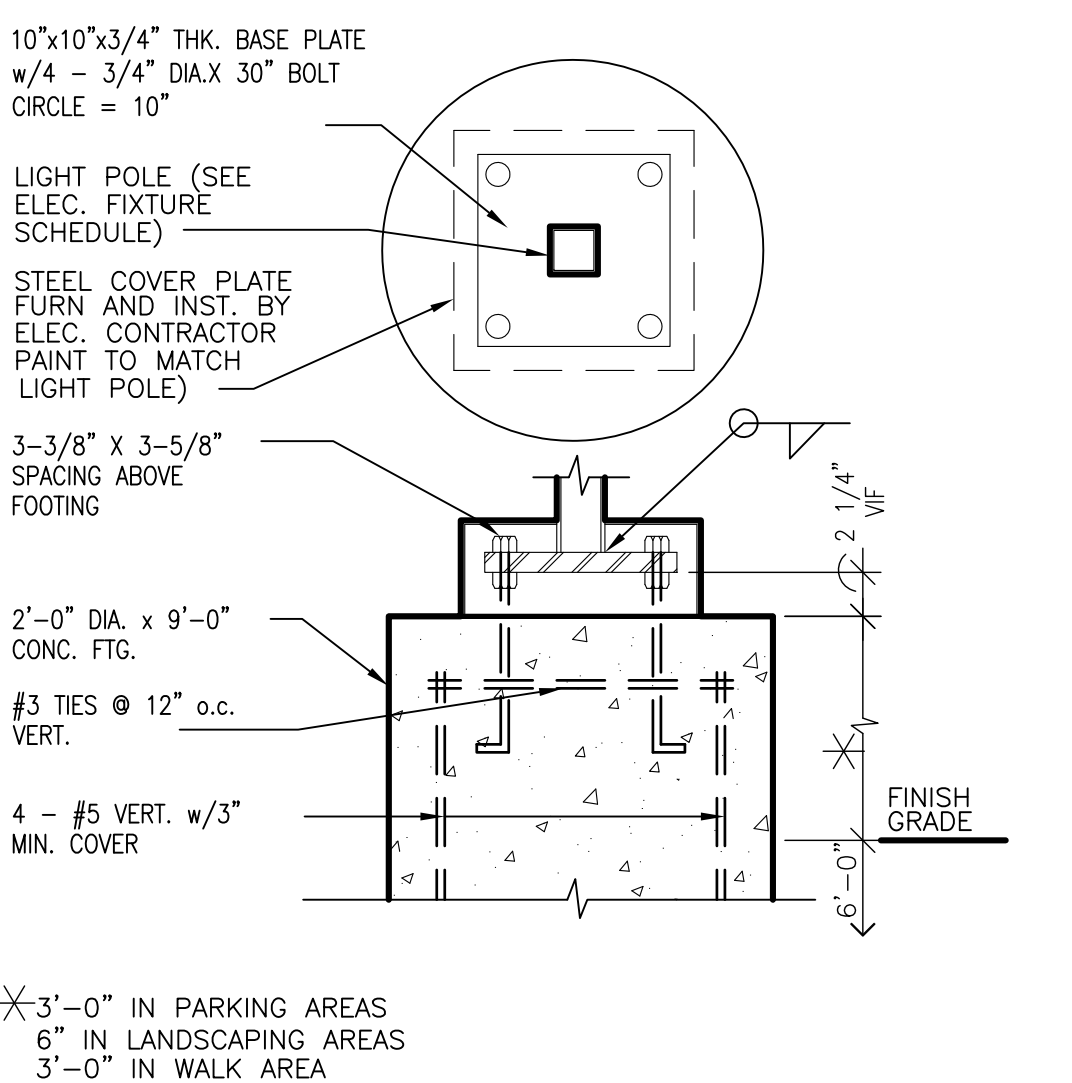
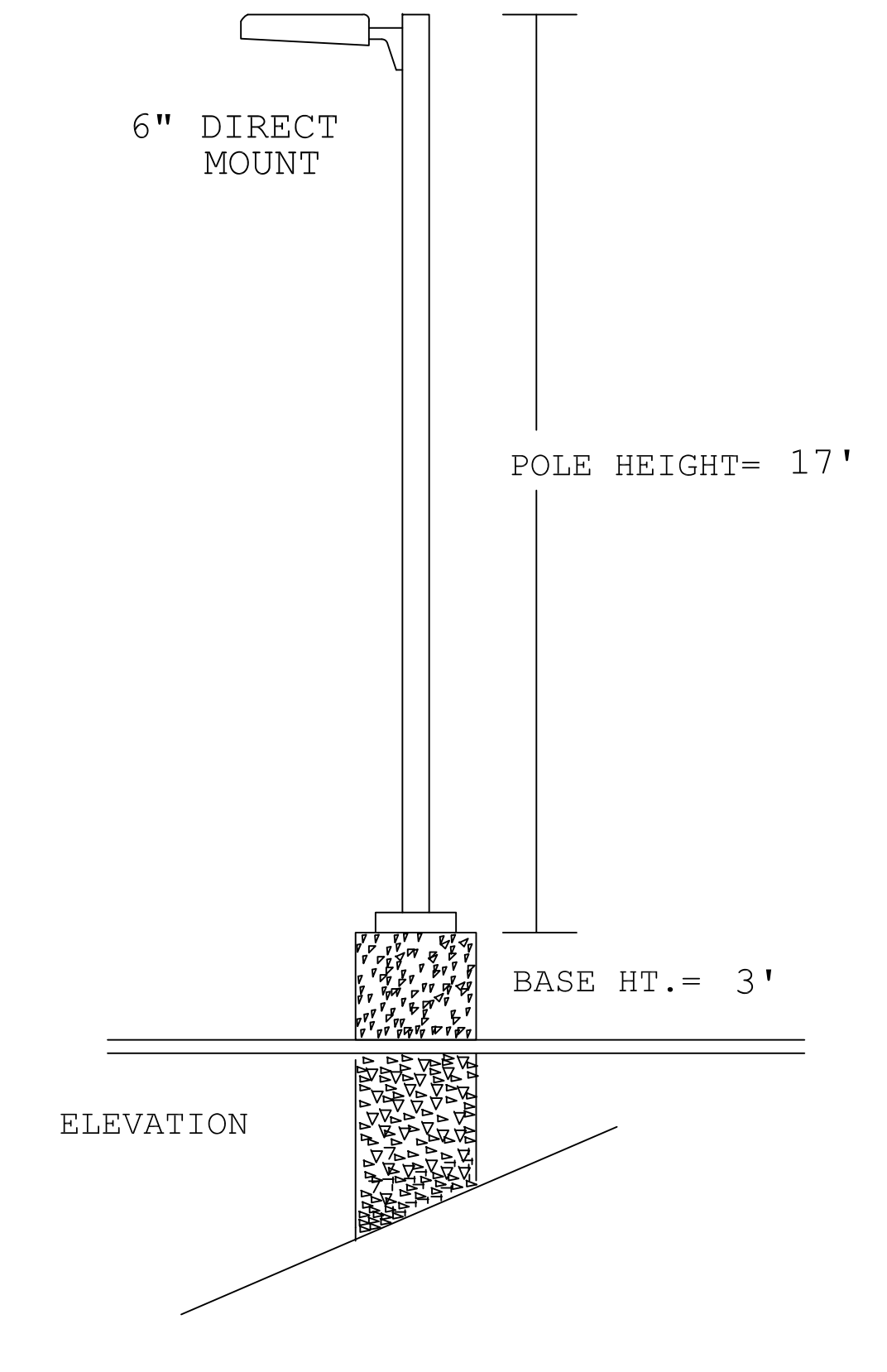


## GWM GeoForm wedge medium

Wall sconce



## OPF-M-A09-730-T5M



## LIGHT POLE BASE DETAIL

SCALE: 1"=1'-0"

Chicago Lightworks  
505 Warrenville Road  
Suite 101  
Lisle, IL 60532



664 W Veterans Parkway, Suite A  
Yorkville, Illinois 60560  
Phone: 630-381-9019  
E-mail: alberto@agamadesigns.com

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ISSUED	DATE
FOR APPROVAL	
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FOR CONST.	

REVISIONS	DATE
1 AURORA	10-25-23
2 AURORA	01-02-24
3 ZONING	03-27-26
4 ZONING	04-28-26

PROJECT: INDUSTRIAL WAREHOUSE INTERIOR REMODEL  
1955 E. NEW YORK ST.  
AURORA, IL 60505

CLIENT: TORTILLERIA EL REY - EDWIN UCALDE  
PHONE: 773-964-8130  
EMAIL: eugalde@tortilleriarey.com

JOB NO. 22-116  
DATE 04-28-26  
FILE 02-22-floor plan.dwg  
PLOT SCALE 1:1

OWNER APPROVAL  
Signature \_\_\_\_\_  
Date \_\_\_\_\_

SHEET TITLE  
SITE LIGHTING PLAN

SHEET NUMBER  
SL-1