



Agoura Business Center North Business Industrial Park Project

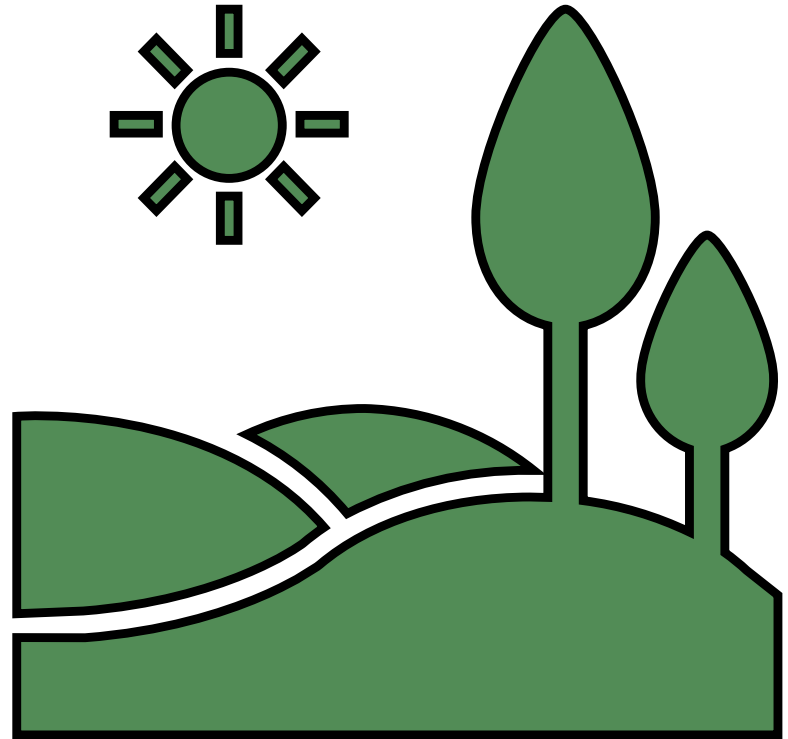
28721 Canwood Street, Agoura Hills, CA

Project Applicant: Agoura Business Center North, LLC

Project Manager: Dale Poe Real Estate Group

About the Project

- Agoura Business Center North is an industrial business park covering 10.2 acres at 28721 Canwood Street in Agoura Hills, between Kanan Road and Chesebro Road.
- Two of the Project's buildings were completed in 2016 of 13,140 square feet each and are now occupied by Tesla Motors as a service center and as a warehouse facility by a local outdoor furniture retailer.
- Phase II of this project will complete construction on this business park with two industrial buildings of 35,532 and 35,545 square feet.
- Contact Information for designated representative:
David Brody
dbrody@dalepoe.com
(818) 889-2822 ext. 101



Project Team

Project Manager: Dale Poe Real Estate Group

Architect: Rasmussen & Associates

Civil Engineer: Westland Civil

Landscape Architect: Landscape Development

Geological Engineer: Gorian and Associates

Arborist: McKinley & Associates

Traffic Consultant: Associated Transportation Engineers

CITY OF AGOURA HILLS ZONING MAP

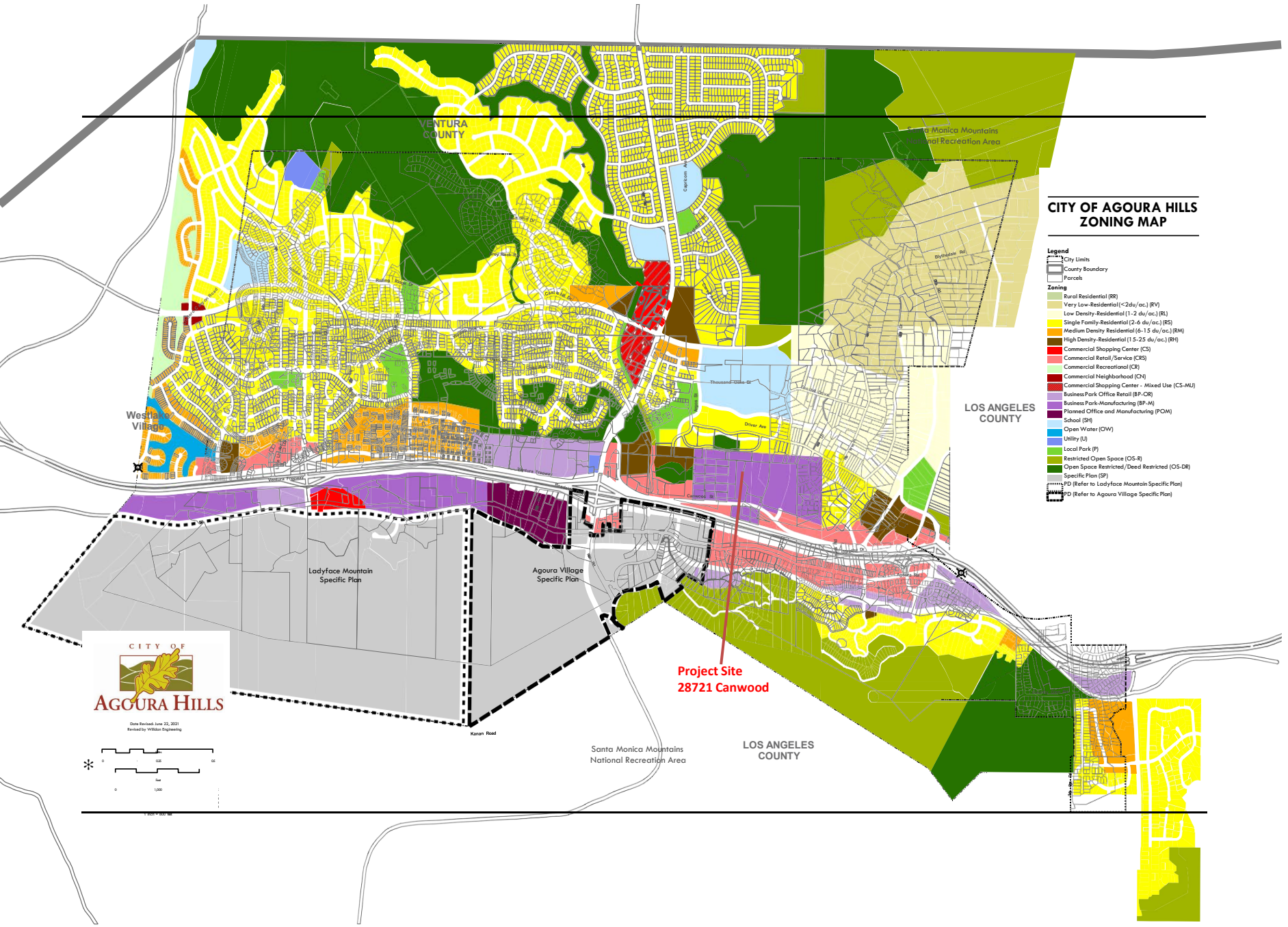
- Legend**
- City Limits
 - County Boundary
 - Parcels
- Zoning**
- Rural Residential (RR)
 - Very Low Residential (<2du/ac) (RV)
 - Low Density Residential (1-2 du/ac) (RL)
 - Single Family Residential (2-5 du/ac) (RS)
 - Medium Density Residential (6-15 du/ac) (RM)
 - High Density Residential (15-25 du/ac) (RH)
 - Commercial Shopping Center (CS)
 - Commercial Retail/Service (CRS)
 - Commercial Recreational (CR)
 - Commercial Neighborhood (CN)
 - Commercial Shopping Center - Mixed Use (CS-MU)
 - Business Park Office Retail (BP-OR)
 - Business Park-Manufacturing (BP-M)
 - Planned Office and Manufacturing (POM)
 - School (S)
 - Open Water (OW)
 - Utility (U)
 - Local Park (P)
 - Restricted Open Space (OS-R)
 - Open Space Restricted/Deed Restricted (OS-DR)
 - Specific Plan (SP)
 - SP (Refer to Ladyface Mountain Specific Plan)
 - SP (Refer to Agoura Village Specific Plan)

LOS ANGELES COUNTY

Project Site
28721 Canwood



Date Revised: June 22, 2021
Revised by: Wilson Engineering



Aerial View



Project Site

Tesla

Derry Ave

Canwood Street



PERSPECTIVE BUILDING 'C' - NORTHWEST VIEW



PERSPECTIVE BUILDING 'C' - NORTHEAST VIEW



PERSPECTIVE BUILDING 'D' - SOUTHWEST VIEW



PERSPECTIVE BUILDING 'D' - SOUTHEAST VIEW

AGOURA BUSINESS CENTER NORTH PHASE II
 28121 CANWOOD STREET AGOURA HILLS, CA.

JULY 22, 2022

RASMUSSEN & ASSOCIATES

*Architecture
 Planning
 Interiors*

21 S. CALIFORNIA STREET
 COSTA MESA, CA 92627
 VOICE: (949) 948-1234
 CONTACT: Erik@R&A@R&A.com

© 2022 RASMUSSEN & ASSOCIATES. ALL RIGHTS RESERVED. THIS DOCUMENT IS THE PROPERTY OF RASMUSSEN & ASSOCIATES AND IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, WITHOUT PERMISSION.

COLOR / MATERIAL BOARD



P1 CONCRETE WALL PANELS & STEEL DOORS,
STUCCO & METAL
DUNN-EDWARDS; REGENCY CREAM, DE5325



P2 ARCHITECTURAL POP OUT ELEMENT WALL PANELS,
STUCCO, MEDALLION
DUNN-EDWARDS; MESA TAN, DEC 718



P3 ACCENT BANDS, STUCCO
DUNN-EDWARDS; DEEP BROWN, DE6077



P4 ARCHITECTURAL ACCENT ELEMENTS
DUNN-EDWARDS; WREATH, DE5656



P5 ACCENT WALL PANELS STUCCO & FASCIA
DUNN-EDWARDS; PALE PEARL, DE5322



A1 RECESS DECORATIVE WALL ELEMENT



A2 ROLL-UP DOORS, METAL
DUNN-EDWARDS; MESA TAN, DEC 718



G1 STOREFRONT MANUFACTURERS FINISH
WITH CLEAR GLASS
VITRO ARCHITECTURAL GLASS;
DUAL-GLAZED, LOW-E CLEAR GLAZING
SOLARBAN 60 (2) CLEAR+CLEAR