

SYMBOLS ■ ABBREVIATIONS ■ GENERAL NOTES

BUILDING LAYOUT POINT	
DATUM POINT ELEVATION	
MATCH LINE	
PROPERTY LINE	
(N) OR REQUIRED ELEVATION POINT	
(E) ELEVATION POINT	
COLUMN GRID	
DETAIL NO. SHEET NO.	
DIMENSION TO FACE OF CONCRETE OR FACE OF SHEATHING OR CENTERLINE OF GRID/STRUCT. COL.	
BUILDING OR WALL SECTION SHEET NO.	
EXTERIOR ELEVATION	
INTERIOR ELEVATION	
KEY NOTE	
DOOR NO.	
WINDOW NO.	
REVISION NO.	
ROOM NAME ROOM NO.	
EARTH CEMENT PLASTER	
POROUS FILL/ GRAVEL/ROCK	
SAND/MORTAR/	
CONCRETE	
MASONRY WALL	
BRICK/BRICK VENEER/ PAVER	
QUARRY/ CERAMIC TILE	
PLYWOOD	
ROUGH WOOD	
FINISH WOOD	
METAL	
GYPSON BOARD	
PROTECTION BOARD	
ACOUSTICAL TILE	
GLASS	
WATERPROOFING/ FLASHING	
BLANKET OR BATT INSULATION	
RIGID INSULATION	
RESILIENT FLOORING	

A.C. ACOUS	Asphalt Concrete	LAV. LB./#	LAVATORY Pound
AC.T. AC.P.	Acoustical Tile	L.F. Locker	Linear Feet
A.D. ADJ.	Acoustical Panel	L.K.R. Light	Locker
AGGR.	Aggregate	L.G. Large	Light
A.F.F. ALUM.	Above Finished Floor	MAT. Machine	Material
&	Aluminum	M.B. Medicinal	Machine Bolt
ANG./<	Angle	M.C. Medium	Medicine Cabinet
APPROX.	Approximate	MECH. Mechanical	Medium
ARCH. ASPH.	Architectural Asphalt	MEMB. Membrane	Member
@	At	MET. Metal	Manufacturer
BKG. BD.	Backing Board	MFR. Manhole	Manhole
BTUM. BLDG. BLKG.	Bituminous Building Blocking	MIN. Minimum	Minium
BM. B.O.	Beam Bottom of	MISC. Miscellaneous	Miscellaneous
BOT. B.U.	Bottom Built-up	M.O. Masonry	Masonry Opening
CAB. C.B.A.	Cabinet Carpet Base	MTD. Mounted	Multion
C.B.A. CEM.	Catch Basin Cement	MUL. Mulch	Mulch
CER. C.I.	Ceramic Cast iron	N. New	New
C.J. CLG.	Construction/Control Joint Ceiling	N.C. Not in Contract	Not in Contract
CL. CLG.	Clear Ceiling	N.O.# Nominal	Nominal
C.O. COL.	Clean out Column	N.T.S. Not to Scale	Not to Scale
CONC. CONN.	Concrete Connection	O. Over	Over
CONSTR. CONT.	Construction Continuous	O.A. Overall	Overall
CONTR. CORR.	Contractor Corridor	O.C. On Center	On Center
CPT. C.P.	Carpet Cement Plaster	O.D. Outside Diameter (Dim.)	Outside Diameter (Dim.)
C.S.Q. CTSK.	Carpet Square Countersink	O.H. Opposite Hand	Opposite Hand
C.M.U./CMU	Conc. Masonry Unit	O.F.D. Opposite Drain	Opposite Drain
CNTR. C.T.	Counter Ceramic Tile	OPS. Office	Office
CTR. C.W.	Center Curtain Wall	OFF. Opposite	Opposite
C.W. DAT.	Curtain Wall Datum	OPNG. Opening	Opening
DBL. DET.	Double Detail	OPP. Opposite	Opposite
DEPT. DIA.	Department Diameter	P. Painted	Painted
D.F. DIM.	Drinking Fountain Dimension	P.C. Painted Concrete	Painted Concrete
DIA. DISP.	Diameter Dispenser	P.G.B. Parking	Parking
DN. DKG.	Down Down	PKG. Pre-Cast	Pre-Cast
D.O. DR.	Door Opening Door	PL. Plate	Plate
DWR. DS.	Drawer Downspout	P.LAM. Plastic Laminate	Plastic Laminate
D.S.P. DWG.	Dry Standpipe Drawing	PLAS. Plaster	Plaster
DWG. E.	Drawing Existing	PLYWD. Plywood	Plywood
E. EA.	Existing Each	PR. Pair	Pair
EA. EL/ELEV.	Expansion Joint Elevation	PT. Point	Point
ELEC. ELEV.	Electrical Elevator	P.T.D. Paper Towel Dispenser	Paper Towel Dispenser
EMER. ENCL.	Emergency Enclosure	P.T.D.R. Combination Paper Towel Dispenser & Receptacle	Combination Paper Towel Dispenser & Receptacle
E.P. EQ.	Electrical Panelboard Equal	PTN. Partition	Partition
EQUIP. E.W.C.	Equipment Electrical Water Cooler	QTY. Quantity	Quantity
EXPO. EXP.	Exposure Expansion	Q.T. Quarry Tile	Quarry Tile
EXT. EX.T.	Exterior Exterior	R. Riser	Riser
F.A. F.B.O.	Fire Alarm Furnished by Owner	RAD. Radius	Radius
F.D. FDN.	Fire Drain Foundation	R-4 4" Rubber Top Set Base	4" Rubber Top Set Base
F.E. F.E.C.	Fire Extinguisher Cabinet	R-6 6" Rubber Top Set Base	6" Rubber Top Set Base
F.F. F.G.	Fire Extinguisher Cabinet Finish Glass	R.D. Roof Drain	Roof Drain
F.H.C. F.H.	Fire Hose Cabinet Flat Head Wood Screw	REF. Reference	Reference
FL. FIN.	Finish Finish	REFR. Refrigerator	Refrigerator
FLSH. FLUOR.	Flashing Fluorescent	REINF. Reinforced	Reinforced
F.O.C. F.O.F.	Face of Concrete Face of Finish	REQ. Required	Required
F.O.M. F.O.S.	Face of Masonry Face of Studs	RESIL. Resilient	Resilient
F.R.F. FRF.	Fireproof Frame	R.F. Resilient Flooring	Resilient Flooring
FRG. F.S.	Framing Full Size	RFG. Roofing	Roofing
F.S. FT.	Foot or Feet Footing	RGR. Register	Register
FUR. FUT./F)	Furring Future	RHWS. Round Head Wood Screw	Round Head Wood Screw
G. GALV.	Gauge Galvanized	RM. Room	Room
G.B. G.CONC.	Gypsum Board Gunitite Concrete	RND. Round	Round
GL. GND.	Glass Ground	R.O. Rough Opening	Rough Opening
GR. GYP.	Grade Gypsum	RWD. Redwood	Redwood
GSM. H.	Gypsum Metal Hose Bibb	R.W.L. Rain Water Leader	Rain Water Leader
H.C. H.D.	Hollow Core Hot Dipped	S. Solid	Solid
HDCP. HDWR.	Handicapped Hardware	S.C.D. Seat Cover Dispenser	Seat Cover Dispenser
HDWR. H.M.	Hardware Hollow Metal	S.CONC. Sealed Concrete	Sealed Concrete
HORIZ. HR.	Horizontal Hour	SCHED. Schedule	Schedule
HGT. HGT.	Height Height	S.D. Soap Dispenser	Soap Dispenser
I. I.D.	Inside Diameter Inch or Inches	SECT. Section	Section
IN. INCL.	Include Insulation	SECT. Shelf	Shelf
INSUL. INT.	Insulation Interior	SHR. Shower	Shower
J. JAN.	Janitor Joint	SHIT. Sheet	Sheet
JT. KIT.	Joint Kitchen	SIM. Similar	Similar
K. LAB.	Kitchen Laboratory	SHT.MET. Sheet Metal	Sheet Metal
L. LAM.	Laminated Laminated	SM. Small	Small
		S.N.D. Sanitary Napkin Dispenser	Sanitary Napkin Dispenser
		SD INSUL. Sound Insulation	Sound Insulation
		SPEC. Specification	Specification
		SQ. Square	Square
		S.S. Service Sink	Service Sink
		S.S.T.L. Stainless Steel	Stainless Steel
		STA. Station	Station
		STD. Standard	Standard
		STL. Steel	Steel
		STR. Structure/Structural	Structure/Structural
		SUSP. Suspended	Suspended
		S.V. Sheet Vinyl	Sheet Vinyl
		S.V.M. Symmetrical	Symmetrical
		SYS. System	System
		TRD. Tread	Tread
		T.B. Towel Bar	Towel Bar
		T.C. Top of Curb	Top of Curb
		TEL. Telephone	Telephone
		TEMP. Temporary	Temporary
		TER. Terrazzo	Terrazzo
		T.G. Tongue & Groove	Tongue & Groove
		T.G.B. Textured Gypsum Board	Textured Gypsum Board
		THK. Thick	Thick
		T.O. Top of	Top of
		T.O.C. Top of Concrete	Top of Concrete
		T.P.D. Toilet Paper Dispenser	Toilet Paper Dispenser
		T.V. Television	Television
		T.W. Top of Wall	Top of Wall
		T.O.S. Top of Sheathing	Top of Sheathing
		TYP. Typical	Typical
		UNF. Unfinished	Unfinished
		U.O.N. Unless Otherwise Noted	Unless Otherwise Noted
		UR. Urinal	Urinal
		VCR Vinyl Carpet Reducer	Vinyl Carpet Reducer
		VCT Vinyl Composition Tile	Vinyl Composition Tile
		VERT. Vertical	Vertical
		VEST. Vestibule	Vestibule
		V.T. Vinyl Tile	Vinyl Tile
		V.W.C. Vinyl Wall Covering	Vinyl Wall Covering
		W. West	West
		W. With	With
		W.C. Water Closet	Water Closet
		WD. Wood	Wood
		WDW. Window	Window
		W.F. Wall Fabric	Wall Fabric
		W.H. Water Heater	Water Heater
		WO. Without	Without
		WP. Waterproof	Waterproof
		WSGT. Wainscot	Wainscot
		W.S.P. Wet Stand Pipe	Wet Stand Pipe
		WT. Weight	Weight
		Y. Yard	Yard

- All material stored on the site shall be properly stacked and protected to prevent damage and deterioration until use. Failure to protect materials may be cause for rejection of work.
- All construction and materials shall be as specified and/or required by the current adopted edition of the California Building Code and all local codes and authorities.
- DATUM is set at 0'-0" at each building first floor level for reference purposes. All elevations shown on plans, elevations and sections (except for grading plans) are referenced to this DATUM.
- BUILDING LAYOUT POINT: The building shall be located on this site by a licensed surveyor, by utilizing the Building Layout Point (BLP) as shown on the Architectural or Civil drawings. The contractor shall carefully coordinate all dimensions from both the structural and architectural drawings to assure accuracy of the critical elements. All layouts shall be worked from the BLP.
- The General Contractor shall verify all dimension and site conditions prior to commencing any work. The General Contractor shall notify the Architect of any discrepancy of these plans and specifications.
- The General Contractor shall maintain the job site in a clean, orderly condition free of debris and litter. Each subcontractor immediately upon completion of each phase of his work shall remove all trash and debris as a result of his operation.
- No Portion of the work requiring a shop drawing or sample submission shall be commenced until the submission has been reviewed and acted upon by the Architect. All such portions of the work shall be in accordance with the reviewed shop drawings and samples.
- The contractor shall confine operations at the site to areas permitted by law, ordinances, permits and contract documents, and shall not unreasonably encumber the site with any materials or equipment.
- Should a discrepancy appear in specifications or drawings, or in work done by others affecting this work, notify the Architect at once for instruction as to procedure. If contractor proceeds with work affected without instruction from the Architect, the contractor shall make good any resulting damage or defect.
- Should conflict occur in or between drawings and specification or where detail references on contract drawings have been omitted, contractor is deemed to have estimated the most expensive materials and contractor involved unless he shall have asked for and obtained written decision from Architect as to which method or materials will be required.
- All Patching, repairing and replacing of materials and surfaces cut or damaged in execution of work shall be done with applicable materials so that surfaces replaced will, upon completion, match surrounding similar surfaces.
- See documents prepared by the Civil Engineering and Landscape Architectural firm for all finish grades, drainage and site details. Review all site utility documents, landscape and irrigation documents prior to commencement of any undergrounding or trenching. Notify the Architect immediately of any discrepancies of the contract documents.
- The drawings and specifications are the property and copyright of the Architect and shall not be used on any work except by agreement of the Architect.
- Construction liability: Construction contractor and his subcontractors agree that in accordance with generally accepted construction practices, construction contractor and his subcontractors will be required to assume sole and complete responsibility for job site conditions during the course of construction of the project, including safety of all persons and property, and that construction contractor and his subcontractors further agree to defend, indemnify and hold design professional harmless from and all liability, real or alleged, in connection with the performance of work on this project, except liability liability, real or alleged, in connection with the performance of work on this arising from the sole negligence of design professional.
- All work shall be performed in conformance with all local, city, county, state and federal codes, ordinances, laws and regulations applicable to this work.
- Written dimensions take precedence over scale.
- All on-site and off-site electric, gas and telephone distribution shall be per utility companies' drawings and requirements.
- Contractor shall provide positive drainage of surface water without ponding of water adjacent to building or on pavements. Drainage of paved areas to be as shown on Civil Engineer's drawings.
- All finish and grading in landscape and hardscape areas shall be per landscape fine grading drawings. The Contractor shall notify the Architect immediately in the event of any discrepancy, incompatibility or unsatisfactory drainage.
- Contractor shall be responsible for accurate location of plot lines and boundaries, and for maintaining proper relationships to such as indicated on Civil Engineer's drawings.
- The Contractor shall paint all concrete curbs, fire hydrants, risers, etc. per requirement as set forth by the Fire Marshall or local governing agencies.
- All vents through roof shall be kept at a minimum height consistent with applicable codes
- All open joints, penetrations and other openings in the building envelope shall be sealed, caulked, gasketed or weatherstripped to limit air leakage.
- Tempered safety glazing shall be used in areas of human impact as per C.B.C. section 2406
- Interior wall and ceiling finish shall carry a flame spread rating as required by C.B.C. chapter 8.
- All insulation to have a flame spread rating of 25 or less and smoke development of 450 or less
- All exit doors shall be operable from the inside without the use of a key or any special knowledge or effort. Exception per C.B.C. Section 1008.1.9.3 (2.2): key locking hardware may be used on the main exit if there is a readily visible durable sign on or adjacent to door stating "This Door to Remain Unlocked When Building is Occupied". Letters shall be 1" high on contrasting background. When unlocked, the door must be free to swing without operation of any latching device.
- All hardware shall comply with current requirements for access by the physically disabled effort to Operate Doors. Maximum effort to operate doors shall not exceed 5 lbs. for exterior doors and 5 lbs for interior doors, such pull or push effort being applied at right angles to hinged doors and at the center plane of sliding or folding doors. Compensating devices or automatic operators may be utilized to meet the above standards. When fire doors are required, the maximum effort to operate the door may be increased not to exceed 15 lbs.
- Interior and exterior thresholds will be required to be no higher than 1/2 inch above the adjacent floor levels. Each exposed edge of thresholds is required to be leveled or sloped at an angle not to exceed 45 degrees so that no vertical change of elevation exceeds 1/4 inch.
- Mounting Height:
A. Controls, switches, pull cords, thermostats, etc. shall be mounted not more than between 36" minimum and 48" above finish floor.
B. Convenience wall outlets shall be mounted at 15" above finish floor.
C. Hardware:
Hand activated door opening is required to be centered between 30 and 44 inch high. Operable with a single effort by level type hardware, by panic bars, push-pull activating bars, or other hardware designed to provide passage without requiring the ability to grasp the opening hardware.
- Entrance Signs: All building entrances that are accessible to and usable by physically disabled persons shall be identified with at least one standard sign and with additional directional signs, as required, to be visible to persons along approaching pedestrian walks.
- The installation of automatic fire sprinkler systems shall comply with C.B.C. 903 & 904, California Fire Code, NFPA 13, and insurance underwriters requirement.
- All standpipe systems shall comply with codes as follows: C.B.C. Section 905, California Fire Code, and NFPA 14. Provide Class I standpipe per CBC section 905.3.1. Exception 1: Class I standpipes are allowed in buildings equipped throughout with an automatic sprinkler system in accordance with Section 903.3.1.1 or 903.3.1.2.
- Contractor to provide 2' clearance around fire service lateral penetrating foundation wall and around fire riser penetrating building floor slab. After inspection by Fire Marshall, provide 2" joint filler at floor slab.
- Supply and installation of fire extinguishers are part of this contract. Fire extinguishers are to be installed per Fire Marshall requirements by the contractor.
- Fire protection systems will be engineered by (T.B.D. by General Contractor) DESIGN-BUILD CONTRACTORS and drawings and calculations will be submitted to the local city, county agencies, etc. for permit.
- A Title 24 Energy report for this project has been prepared by FRI Energy Consultants, dated June 27, 2018. The referenced energy report recommendations shall be considered part of the contract documents as if bound in full. If the specifications of the contract documents differ from the energy report recommendation, the more stringent requirements of the two shall apply. Refer to Title 24 calculations for energy compliance and construction requirements including insulation values & mandatory features.
- A Soils Report for this project has been prepared by Advance Soil Technology, Inc., dated April 18, 2018. The referenced soils report recommendations shall be considered part of the contract documents as if bound in full. If the specifications of the contract documents differ from the soils report recommendation, the more stringent requirements of the two shall apply.

- COA 1 Expiration
- COA 2 Permit Extension
- COA 3 Planning Inspections
- COA 4 Air Quality
- COA 5 Tenant Improvements
- COA 6 Certification of Building Permit Plans
- COA 7 Zoning Information
- COA 8 Revisions to the Approved Projects
- COA 9 Floor Area Ratio (FAR) Diagram
- COA 10 Paint Color-Coding
- COA 11 Geotechnical Report
- COA 12 Vibration and Settlement Plans
- COA 13 Signage
- COA 14 Operational Criteria
- COA 15 Roof Deck Operations
- COA 16 Parking Management Plans
- COA 17 Loading/Delivery Plans
- COA 18 Building Design/Plan Modifications
- COA 19 Exterior Materials
- COA 20 Special Paving Materials
- COA 21 Windows
- COA 22 Recessed Windows
- COA 23 Ground-Floor Windows
- COA 24 Paint Brush-Outs
- COA 25 Roofing Equipment Screen
- COA 26 Outdoor Storage
- COA 27 Trash Enclosure
- COA 28 Fencing/Gate
- COA 29 Lighting Plan
- COA 30 Roofing Deck Lighting
- COA 31 Bike Parking Facilities
- COA 32 Green Building - Non Residential New Construction
- COA 33 Landscaping
- COA 34 Landscape Certification
- COA 35 Street Trees
- COA 36 Street Tree Protection
- COA 37 Street Tree Form
- COA 38 Landscaping Screening
- COA 39 Mechanical Equipment (Noise)
- COA 40 Interior Noise Levels
- COA 41 Construction Noise Reduction
- COA 42 Transportation Demand Management (TDM) Program
- COA 43 Transportation Demand Management Monitoring
- COA 44 Housing Impact Fee
- COA 45 Parking In-Lieu Fee
- COA 46 Indemnity Agreement
- COA 47 Single-Phase Development
- COA 48 Work Hours/ Construction
- COA 49 Construction Parking
- COA 50 Notice of Construction
- COA 51 Disturbance Coordinator
- COA 52 Basic Air Quality Construction Measures
- COA 53 Discovery of Contaminated Soils
- COA 54 Discovery of Archaeological
- COA 55 Discovery of Human Remains
- COA 56 Discovery of Paleontological Resources
- COA 57 Indoor P.p.a.dehyde Reductions
- COA 58 Building Codes
- COA 59 Accessibility Requirements
- COA 60 Addresses
- COA 61 Type of Construction
- COA 62 Accessible Means of Egress
- COA 63 Use and Occupancy Classifications
- COA 64 Occupancy Separation
- COA 65 Occupant Load/Exit Discharge
- COA 66 Pedestrian Protection
- COA 67 Electric Requirements for Nonresidential (New Construction)
- COA 68 Photovoltaic System for Nonresidential (New Construction)
- COA 69 Bird-Safe Glass for Nonresidential (New Construction)
- COA 70 Survey
- COA 71 School Impact Fee
- COA 72 Demolition Permits(s)
- COA 73 Allowable Area Factor
- COA 74 Fire Resistance Rating
- COA 75 Maximum Area of Exterior Wall Openings
- COA 76 Means of Egress
- COA 77 MVGBC Calgreen
- COA 78 Plumbing Fixtures
- COA 79 Fire Access Lanes(s)
- COA 80 Signs
- COA 81 Signage Required on the Construction Site
- COA 82 This is not an all-inclusive list of requirements.
- COA 83 Fire Sprinkler System
- COA 84 Standpipe System
- COA 85 Fire Protection During Construction
- COA 86 Fire Hydrants
- COA 87 On-site Whirl Hydrants
- COA 88 Fire Extinguishers
- COA 89 Automatic/ Manual Fire Alarm System
- COA 90 Lockbox
- COA 91 Key Switch
- COA 92 Fire Apparatus Access Roads
- COA 93 All-weather Fire Apparatus Access Roads
- COA 94 Stretcher Requirements
- COA 95 Exit Illumination
- COA 96 Exit Signs
- COA 97 Internal Wall and Ceiling Finish
- COA 98 Posting of Room Capacity
- COA 99 On-Site Drawings
- COA 100 Emergency Procedure Maps (Office Building)
- COA 101 Sign Identification Signs
- COA 102 Two-Way Communication
- COA 103 Stationary Lead-Acid Battery Systems
- COA 104 Refuse Areas
- COA 105 Premises Identification
- COA 106 Emergency Responder Radio Coverage
- COA 107 Preliminary Title Report
- COA 108 Lot Line Adjustment
- COA 109 Pedestrian Access Easement (Sidewalks)
- COA 110 Private Utility and Access Easements
- COA 111 Plat and Legal Description
- COA 112 Plan Check and Inspection Fee
- COA 113 Transportation Impact Fee
- COA 114 Water and Sewer Capacity Charges
- COA 115 Storm Drainage Fee
- COA 116 Compensation Fee
- COA 117 Public Improvements
- COA 118 Public and Private Common Improvements
- COA 119 Off-Site Improvement Plans
- COA 120 Traffic Control Plans
- COA 121 Infrastructure Quantities
- COA 122 Excavation Permit
- COA 123 Encroachment Restrictions
- COA 124 Special Pavers and Concrete
- COA 125 Streetlights
- COA 126 Street Overlay
- COA 127 Blossom Lane Signs and Pavement Markings
- COA 128 Stripping and Signage
- COA 130 ADA Sidewalk Requirements
- COA 131 Sidewalk Improvements
- COA 132 Utility Box Relocation Out of Sidewalk
- COA 133 Red Curb Along Project Frontage
- COA 134 Street Trees
- COA 135 Street Tree Locations
- COA 136 Street Tree Irrigation

PROJECT ANALYSIS

GENERAL BUILDING LIMITATIONS:

Occupancy Group:	B.M. & A3	Sec. 304
Construction Type:	Type II-B (Sprinklers)	Sec. 602
Allowable No. of Stories:	4 stories	Table 504.4
Stories Proposed:	4 stories, due to covered Occupied Roof	Sec. 503.1.4
Allowable Height:	75'	Table 504.3
Total Building Height:	54'-8"	
Sprinkler System:	Yes	Sec. 903 & 504.2
Allowable Area:	SM = 69,000 SF for B SM = 37,500 SF for M	Table 506.2

Total building Allowable Area = 3 x 37,500 SF = 112,500 SF (Use most restrictive)

Total Building Area = 2,676 + 2,676 + 2385 + 646 + 658 (covered occ. roof) = 9041 SF per CBC 503.1

NOTE: Refer sheet A0.3 for Area Tabulation

ALLOWABLE AREA CALCS - MIXED OCCUPANCY, NON SEPARATED: Sections 504, 506, 508

Allowable area increase: Not Required; use A

A = $A = A \cdot 37,500 \text{ s.f. for M}; 69,000 \text{ s.f. for B}$

Mixed Occupancy calculation: Actual Area/Allowable Area ratios per story

1st floor: $[(B) 1,080/69,000 = 0.015 + (M) 1,597/37,500 = 0.042] = 0.057$

2nd floor: $(B) 2,676/69,000 = 0.038$

3rd floor: $(B) 2,385/69,000 = 0.034$

4th floor: $(B) 1,304/69,000 = 0.018$

All ratios per floor are < 0.3

Occupancy Separation between M & B: No separation requirement Table 508.4

ZONING DISTRICT:	P(19) DOWNTOWN, H (HISTORIC)
ASSESSOR'S PARCEL NO.:	158-23-042
TOTAL SITE AREA:	3,140 SF within Property Lines
LOT COVERAGE ALLOWED:	100%
LOT COVERAGE PROPOSED:	2,676 S.F. = 85.2
EXISTING BUILDING AREA:	2,342 SF (to be demolished)
YARDS REQUIRED:	No Side Yards or Rear Yard required.
HEIGHT LIMIT:	55' max., 4 stories max., no upper story setback required
HEIGHT PROPOSED:	54'-8"; 3 stories + occupied roof deck with trellis & stairs/elevator (per CBC this = 4 stories)
TOTAL NEW BUILDING AREA FAR	8,363 SF 2.67

NOTE: Refer sheet A0.3 for Area Tabulation

IN-LIEU PARKING CALCULATION:

Retail Area: 1,691 SF 1,328 SF (-263 SF)

Office Area: 6,792 SF 7,055 SF (+263 SF)

IN-LIEU PARKING: 1 ACCESSIBLE, 4 EVCS, 4 CLEAN AIR VEHICLE = 9 PARKING ST

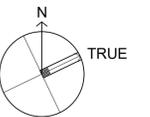
NEW BUILDING 747 WEST DANA STREET

MOUNTAIN VIEW,
CALIFORNIA



KENNETH RODRIGUES & PARTNERS INC.
445 North Whisman Road, Suite 200
Mountain View, CA 95035-0700

CONSULTANT



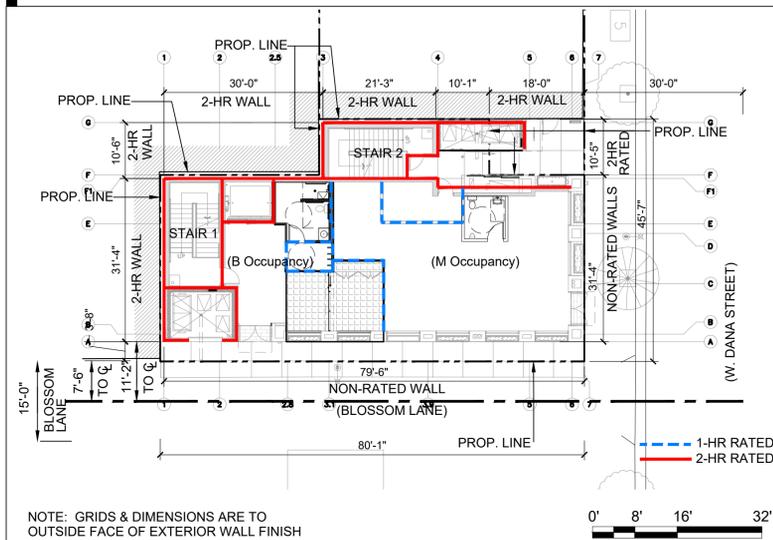
REVISION

10.17.22	BUILDING PERMIT SUBMITTAL
09.01.23	RESPONSE TO BUILDING DEPARTMENT
03.12.24	RESPONSE TO BUILDING DEPARTMENT PER COMMENTS DATED 10.14.23
05.14.24	RESPONSE TO PLAN CHECK COMMENTS DATED 04.18.24
10.07.24	RESPONSE TO PLAN CHECK COMMENTS DATED 09.18.24
12.15.25	FIRST FLOOR LOBBY REVISION

PROJECT NO. 32.632 DATE 09.01.23
DRAWN BY SCALE AS SHOWN
CHECKED BY

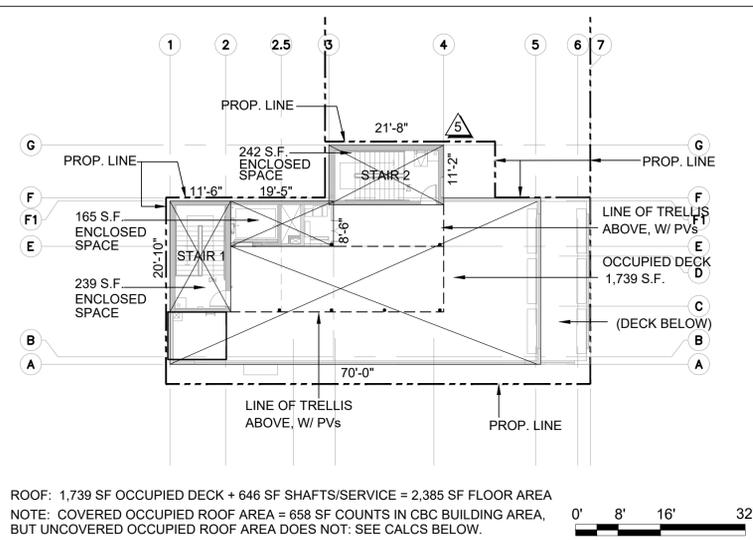
AREA DIAGRAM AND CODE CALCULATIONS

A0.3



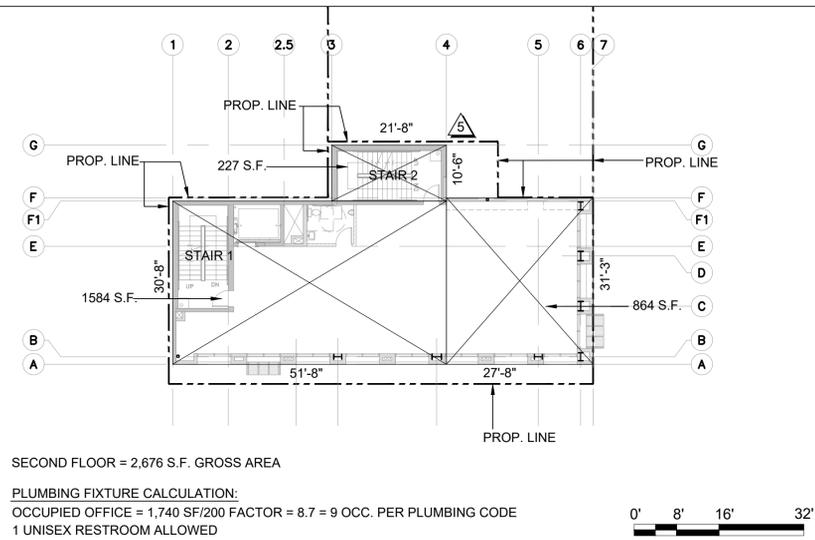
NOTE: GRIDS & DIMENSIONS ARE TO OUTSIDE FACE OF EXTERIOR WALL FINISH

WALL RATINGS PLAN FIRST FLOOR - CBC TABLE 602 1/16" 7



ROOF: 1,739 SF OCCUPIED DECK + 646 SF SHAFTS/SERVICE = 2,385 SF FLOOR AREA
NOTE: COVERED OCCUPIED ROOF AREA = 658 SF COUNTS IN CBC BUILDING AREA, BUT UNCOVERED OCCUPIED ROOF AREA DOES NOT. SEE CALCS BELOW.

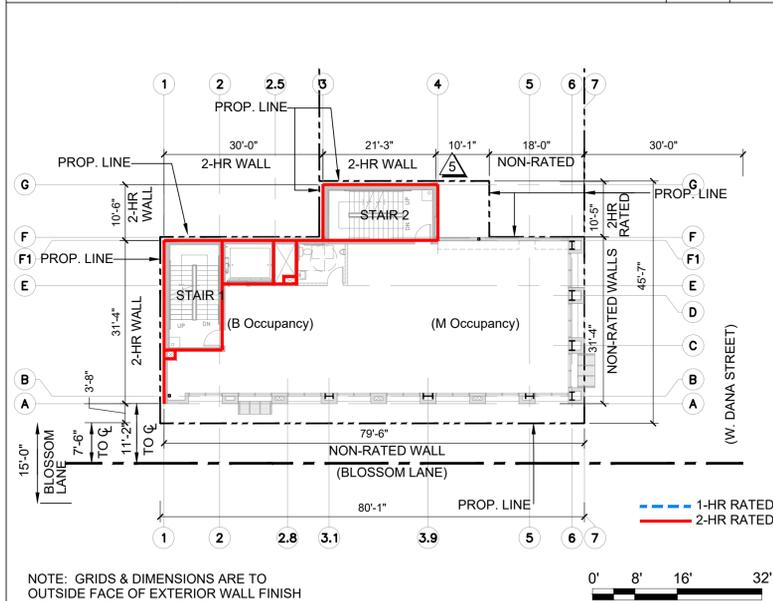
OCCUPIED ROOF AREA CALCULATION 1/16" 5



SECOND FLOOR = 2,676 S.F. GROSS AREA

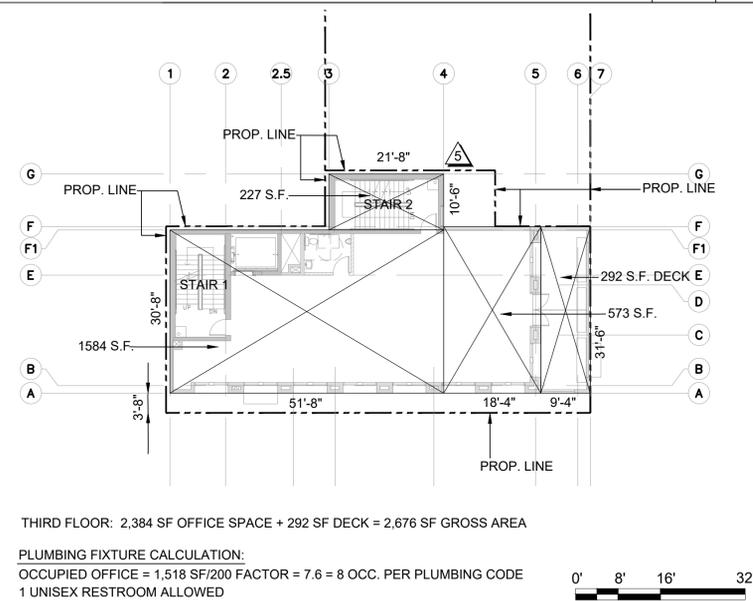
PLUMBING FIXTURE CALCULATION:
OCCUPIED OFFICE = 1,740 SF/200 FACTOR = 8.7 = 9 OCC. PER PLUMBING CODE
1 UNISEX RESTROOM ALLOWED

SECOND FLOOR AREA CALCULATION 1/16" 2



NOTE: GRIDS & DIMENSIONS ARE TO OUTSIDE FACE OF EXTERIOR WALL FINISH

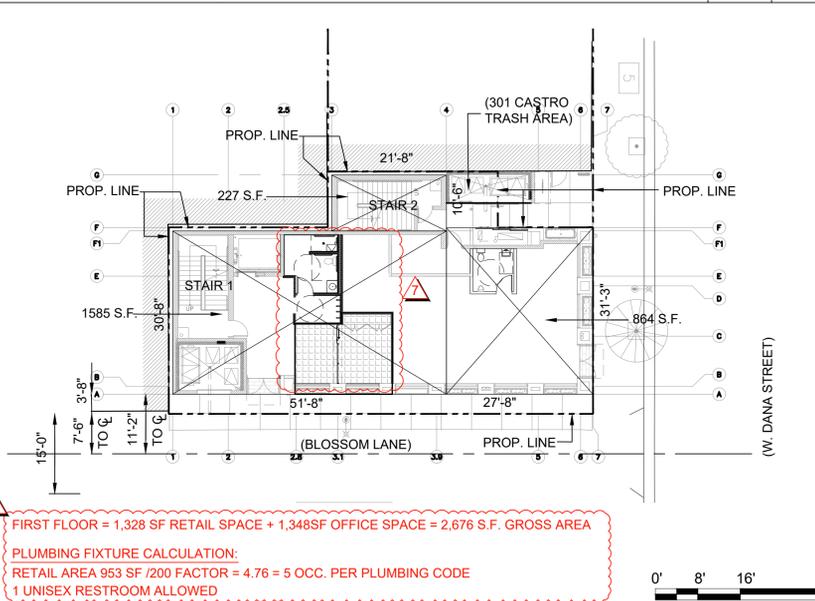
WALL RATINGS PLAN SECOND FLOOR TO ROOF FLOOR - CBC TABLE 602 1/16" 6



THIRD FLOOR: 2,384 SF OFFICE SPACE + 292 SF DECK = 2,676 SF GROSS AREA

PLUMBING FIXTURE CALCULATION:
OCCUPIED OFFICE = 1,518 SF/200 FACTOR = 7.6 = 8 OCC. PER PLUMBING CODE
1 UNISEX RESTROOM ALLOWED

THIRD FLOOR AREA CALCULATION 1/16" 4



FIRST FLOOR = 1,328 SF RETAIL SPACE + 1,348 SF OFFICE SPACE = 2,676 S.F. GROSS AREA

PLUMBING FIXTURE CALCULATION:
RETAIL AREA 953 SF /200 FACTOR = 4.76 = 5 OCC. PER PLUMBING CODE
1 UNISEX RESTROOM ALLOWED

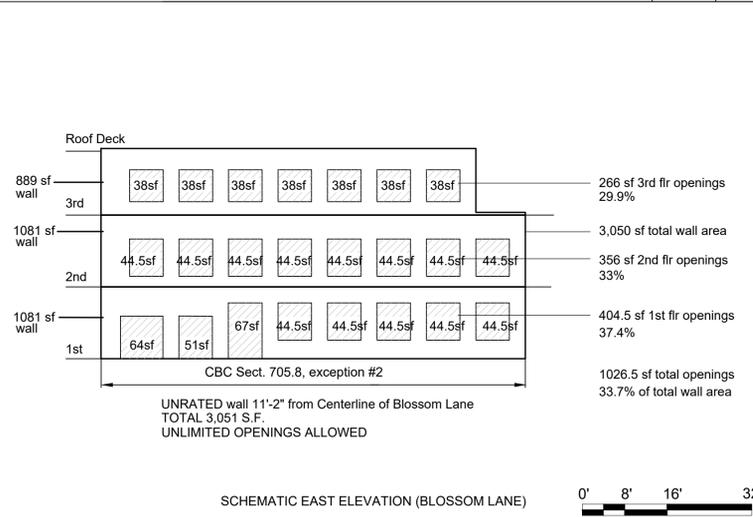
FIRST FLOOR AREA CALCULATION 1/16" 1

FIRE RESISTIVE REQUIREMENTS :

Construction Type: II-B (S)	Sec. 503
Occupancy Group: B (1st flr Lobby, floors 2 & 3) M (1st flr) A3 (Occupied Roof)	Sec. 304
Building Elements: Table 601	Structural frame = 0 hr. Exterior bearing walls = 0 hr. Roof construction including supporting beams and joists = 0 hr. Interior bearing walls = 0 hr. Interior non-bearing walls = 0 hr. Floor construction & secondary = 0 hr.
Table 602	Exterior Non-bearing walls = 0 hr. where >10' fire separation distance = 1 hr. where 5'- <10' fire separation distance = 2 hr. where <5' fire separation distance
Sec. 705.8 Exception #2	Openings in exterior walls Unprotected - where walls are 0 hour rated, there can be unlimited unprotected openings.
Table 705.8	Openings in exterior walls Unprotected - where walls are 5'- <10' fire separation distance = 25% allowable area.

CODE REFERENCES:
2022 CALIFORNIA BUILDING CODE
2022 CALIFORNIA GREEN BUILDING CODE
2022 CALIFORNIA MECHANICAL CODE
STATE OF CALIFORNIA TITLE 24
ADA
2022 CALIFORNIA PLUMBING CODE
2022 CALIFORNIA ELECTRICAL CODE
LOCAL ORDINANCES
2022 CALIFORNIA FIRE CODE
NFPA 13, 14, 27, 72, 80

CODE CALCULATIONS



UNRATED wall 11'-2" from Centerline of Blossom Lane
TOTAL 3,051 S.F.
UNLIMITED OPENINGS ALLOWED

SCHEMATIC EAST ELEVATION (BLOSSOM LANE) 1/16" 3

AREA TABULATION:

FLOOR	OFFICE	RETAIL	OCCUPIED ROOF DECK	TOTAL AREA	AREA FOR FAR CALC	AREA FOR CBC CALC
FIRST FLR	1,348	1,328	0	2,676	2,676	2,676
SECOND FLR	2,676	0	0	2,676	2,676	2,676
THIRD FLR	2,385	0	291	2,676	2,385	2,385
ROOF ENCL SPACE	646	0	1,739	2,385	646	1,304
TOTAL AREA	7,055	1,328	2,030	10,413	8,383	9,041

NOTE: BUILDING AREA - CALCULATED TO FACE OF EXTERIOR WALL FINISH

OPENINGS FACING BLOSSOM LANE

- BLOSSOM LANE IS AN ACCESS TO A PUBLIC PARKING LOT, AND IS A CONTINUATION OF AN ALLEYWAY WHICH CONNECTS CROSS STREETS TO PUBLIC PARKING LOTS BEHIND CASTRO STREET.
- BLOSSOM LANE SERVES AS A PUBLIC WAY FOR PUBLIC ACCESS.
- AS A PUBLIC WAY, THE CALIFORNIA BUILDING CODE ALLOWS OPENINGS ON THAT PUBLIC WAY, WHEN CONSISTENT WITH CBC 705.8. EXCEPTION #2 ALLOWS UNLIMITED UNPROTECTED OPENINGS WHEN A WALL CAN BE NON-RATED.
- PER CBC TABLE 602, A WALL CAN BE NON-RATED WHEN OVER 10'-0" FROM THE CENTERLINE OF A PUBLIC WAY.
- THE WALL FACING BLOSSOM LANE IS 11'-2" FROM THE CENTERLINE OF BLOSSOM LANE, AND NON-RATED FOR ITS ENTIRE LENGTH; THUS, OPENINGS IN THAT WALL CAN BE UNLIMITED IN AREA.
- SEE DETAIL 6/A0.3 ABOVE FOR A GRAPHIC ANALYSIS OF THE ALLOWABLE OPENINGS FACING BLOSSOM LANE.

ALLOWABLE OPENINGS CALCULATION 1/16" 3

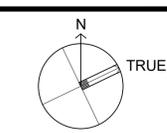
NEW BUILDING 747 WEST DANA STREET

MOUNTAIN VIEW,
CALIFORNIA



KENNETH RODRIGUES & PARTNERS, INC.
445 North Whisman Road, Suite 200
Mountain View, CA 95035-0700

CONSULTANT



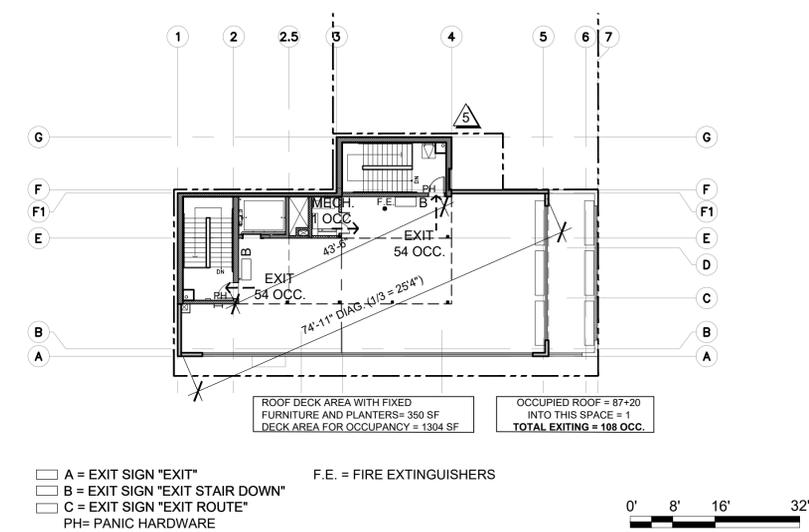
REVISION

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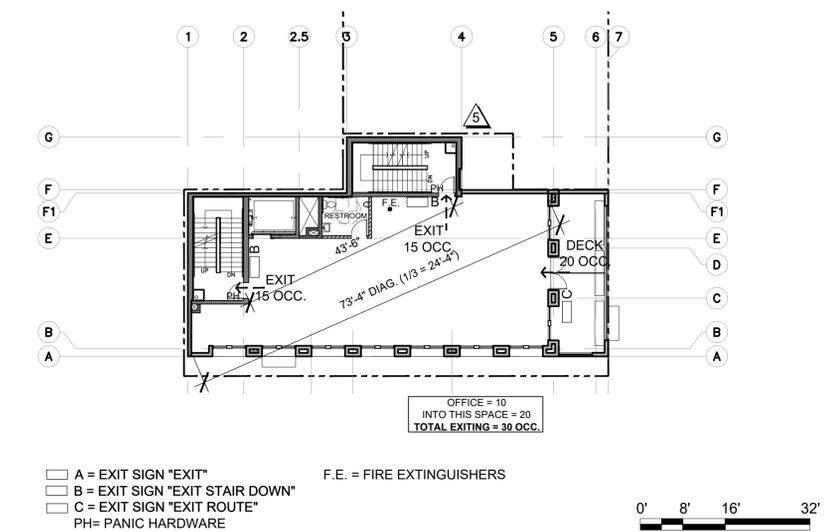
PROJECT NO. 32.632 DATE 09.01.23
DRAWN BY SCALE AS SHOWN
CHECKED BY

CODE ANALYSIS

A0.4



OCCUPIED ROOF - OCCUPANCY AND EXITING PLAN 1/16" 4



THIRD FLOOR - OCCUPANCY AND EXITING PLAN 1/16" 3

EXITING AND OCCUPANCY ANALYSIS

NOTE: FOR OCCUPANT LOAD AND EXITING, NET AREA TO INSIDE FACE OF WALL FINISH IS USED *

SPACE	OCCUPANCY GROUP	LOAD FACTOR	NET AREA*	OCCUPANT LOAD
FIRST FLOOR RETAIL (SUITE A)	M	1:60	1,114 953	19 16
FIRST FLOOR OFFICE LOBBY (SUITE B)	B	1:150	194 284	13 19
JANITOR POD CAST ROOM	ACCESSORY	1:150	128	1
SHAFTS, STAIRS, ELEVATORS	ACCESSORY	NA	411	NA
RESTROOM & SHOWER	ACCESSORY	NA	66 107	NA
TRASH	ACCESSORY	1:300	116	1
ELECTRICAL	ACCESSORY	1:300	94	1
BIKES	ACCESSORY	1:300	66 43	1
TOTAL FIRST FLOOR			2,136	37 39
SECOND FLOOR OFFICE	B	1:150	1,738	12
SHAFTS, STAIRS, ELEVATOR, RESTRM	ACCESSORY	NA	527	NA
TOTAL SECOND FLOOR			2,265	12
THIRD FLOOR OFFICE	B	1:150	1,500	10
SHAFTS, STAIRS, ELEVATOR, RESTRM	ACCESSORY	NA	527	NA
EXTERIOR DECK (not counted in floor area)	ACCESSORY	1:15	288	20
TOTAL THIRD FLOOR			2,315	30
OCCUPIED ROOF	A3	1:15	1304	87
FIXED FURNITURE AND PLANTERS	ACCESSORY	20 SEATS	350	20
SHAFTS, STAIRS, ELEVATORS	ACCESSORY	NA	462	NA
ELEVATOR MECHANICAL ROOM	ACCESSORY	1:300	37	1
TOTAL OCCUPIED ROOF			2,153	108

	OCCUPANT LOAD	TOT. MIN. REQ'D CLR WIDTH - STAIR (X0.3)	MIN. REQ'D CLR WIDTH EA. STAIR	TOT. MIN. REQ'D CLR WIDTH - EXIT (x0.2)	MIN. REQ'D CLR WIDTH EA. EXIT	NUMBER OF EXITS / WIDTH PROVIDED
FIRST FLR. (SUITE A)	16	N.A.	N.A.	4"	1 @ 4"	(1) PR 3' doors = 68" clr.
FIRST FLR. (SUITE B)	19+44+2 = 65	N.A.	N.A.	14.2"	1 @ 14.2"	(1) PR 3' doors = 68" clr.
SECOND FLOOR	12	3.6"	2 @ 1.8"	2.4"	2 @ 1.2"	(2) stairs @ 48" = 96" width (2) 3'-0" dr @ 32" clr = 64" clr.
THIRD FLOOR	30	9"	2 @ 4.5"	6"	2 @ 3"	(2) stairs @ 48" = 96" width (2) 3'-0" dr @ 32" clr = 64" clr.
OCCUPIED ROOF	108	32.4"	2 @ 16.2"	21.6"	2 @ 10.8"	(2) stairs @ 48" = 96" width (2) 3'-0" dr @ 32" clr = 64" clr.

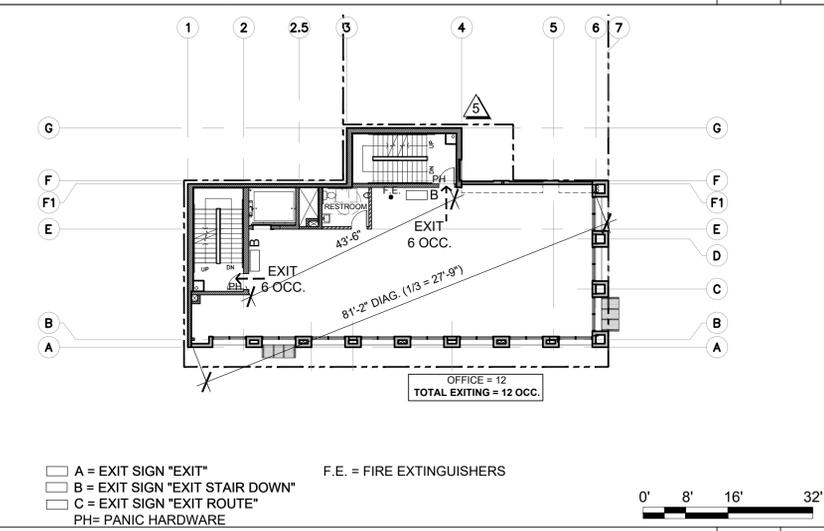
NOTE: OCCUPANT LOADS INDICATED ARE BASED ON THE ASSUMED USE OF THE 1ST FLOOR SUITE "A" AS RETAIL, AND SUITE "B" AND THE 2ND & 3RD FLOORS AS OFFICES. ACTUAL OCCUPANT LOADS SHALL BE DETERMINED WITH THE TENANT IMPROVEMENTS.

CBC SECTION 1006.2.1: TWO EXITS OR EXIT ACCESS DOORWAYS FROM ANY SPACE SHALL BE PROVIDED WHERE THE DESIGN OCCUPANT LOAD EXCEEDS 49 OR THE COMMON PATH OF EGRESS TRAVEL DISTANCE EXCEEDS 100' (WITH SPRINKLER SYSTEM).

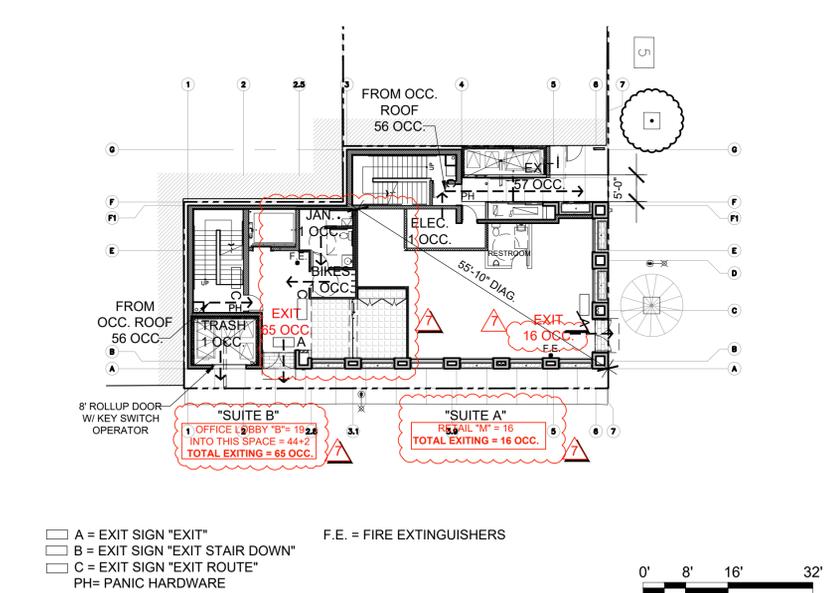
CBC SECTION 1006.2.1.1: THREE EXITS OR EXIT ACCESS DOORWAYS SHALL BE PROVIDED FROM ANY SPACE WITH AN OCCUPANT LOAD OF 501 TO 1000.

OCCUPANT LOADS: 20(FIRST LEVEL SUITE. A) < 49; 15(FIRST LEVEL SUITE. B) < 49; 12(SECOND LEVEL)<49; 30(THIRD LEVEL)<49; 88(OCC. ROOF)>49

CBC SECTION 1006.3.1: MIN. NUMBER OF EXITS PER STORY FOR 1-500 OCCUPANTS IS 2. TOTAL EXITS PROVIDED @ EACH STORY = 2.



SECOND FLOOR - OCCUPANCY AND EXITING PLAN 1/16" 2



FIRST FLOOR - OCCUPANCY AND EXITING PLAN 1/16" 1

LEGEND

- DOOR TYPE DESIGNATION, SEE DOOR SCHEDULE
- WINDOW TYPE DESIGNATION, SEE WINDOW SCHEDULE
- TACTILE EXIT SIGN
- ILLUMINATED EXIT SIGN - SEE ELECT. DWGS
- FIRE EXTINGUISHER 2-A: 10-BC IN CABINET. LOCATIONS ARE FOR SHELL ONLY.
- RAIN WATER LEADER TO EXTEND 5' BEYOND BLDG. SLAB EDGE, SEE CIVIL & PLUMBING PLANS
- OVERFLOW DRAIN DAYLIGHTS AT WALL W/ CHROME ESCUTCHEON, SEE ELEVATIONS
- DECK AREA DRAIN, SEE PLUMBING PLANS
EXTERIOR DECK FLOOR DRAIN, CONNECT TO ROOF DRAIN PIPING
EXTERIOR DECK OVERFLOW DRAIN, CONNECT TO ROOF OVERFLOW DRAIN PIPING
- EXTERIOR / INTERIOR WALL - 2-HR RATED
8x8x16 C.M.U. BLOCK WALL W/ SMOOTH FACE FINISH. SEE ARCHITECTURAL ELEVATIONS AND DETAILS FOR EXTERIOR FINISH. SEE STRUCTURAL DWGS. FOR GROUT AND REBAR SPECIFICATIONS
- EXTERIOR WALL-NON RATED
8" METAL STUD FRAMING @ 24" O.C. (SEE STRUCTURAL DWGS) W/ EXTERIOR PLASTER SYSTEM O/ WATERPROOF'G MEMBRANE O/ EXTERIOR SHEATHING & R-19 BATT INSULATION IN WALL CAVITY, 5/8" TYPE "X" GYP. BOARD ON INTERIOR WALLS THROUGHOUT. TAPED, TOPPED AND FINISHED (LEVEL 4) READY FOR PAINT
- EXTERIOR / INTERIOR WALL AND SHAFT WALL - 2-HR RATED
6" AND 8" METAL STUD FRAMING @ 24" O.C. (SEE STRUCTURAL DWGS) W/ EXTERIOR PLASTER SYSTEM O/ WATERPROOF'G MEMBRANE O/ EXTERIOR SHEATHING & R-19 BATT INSULATION IN WALL CAVITY, 5/8" TYPE "X" GYP. BOARD ON INTERIOR WALLS THROUGHOUT. TAPED, TOPPED AND FINISHED (LEVEL 4) READY FOR PAINT
- INTERIOR WALL - MIN. 1 HR RATED
6" METAL STUD FRAMING @ 24" O.C. w/ (2) LAYERS OF 5/8" TYPE "X" GYP. BD. O/ 3/4" PLYWOOD (INTERIOR WALLS OF ELECTRICAL ROOM) TAPE, TOP & READY FOR FUTURE PAINT (LEVEL 4 FINISH).
- INTERIOR WALL - NON RATED
6" METAL STUD FRAMING @ 24" O.C. w/ (2) LAYERS OF 5/8" TYPE "X" GYP. BD. TAPE, TOP & READY FOR FUTURE PAINT (LEVEL 4 FINISH).
- EXTERIOR / INTERIOR WALL - 2-HR RATED
12x8x16 C.M.U. BLOCK WALL W/ SMOOTH FACE FINISH. SEE ARCHITECTURAL ELEVATIONS AND DETAILS FOR EXTERIOR FINISH. SEE STRUCTURAL DWGS. FOR GROUT AND REBAR SPECIFICATIONS
- ALUMINUM STOREFRONT SYSTEM W/ CENTER SET CLEAR GLAZING
- PROPERTY LINE
- WALL TYPE. REFER TO SHEET A9.2 DETAILS & A9.5 DETAILS FOR EACH WALL TYPE SHOWN ON THE WALL LEGEND.

FIRE WALL, FIRE BARRIER, FIRE PARTITIONS, SMOKE PARTITIONS OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS OR PENETRATIONS SHALL BE EFFECTIVELY AND PERMANENTLY IDENTIFIED WITH SIGNS OR STENCILING

A) BE LOCATED IN ACCESSIBLE CONCEALED FLOOR, FLOOR-CEILING OR ATTIC SPACE; B) BE LOCATED WITHIN 15 FEET OF THE END OF EACH WALL AND AT INTERVALS NOT EXCEEDING 30 FEET MEASURED HORIZONTALLY ALONG THE WALL OR PARTITION; AND C) INCLUDE LETTERING NOT LESS THAN 3 INCHES IN HEIGHT WITH A MINIMUM 3/8 INCH STROKE IN A CONTRASTING COLOR INCORPORATING THE SUGGESTED WORDING; "FIRE AND/OR SMOKE BARRIER-PROTECT ALL OPENINGS OR OTHER WORKING. CBC 703.7

GENERAL FIRE NOTES 4

KEY NOTES

- 1 STOREFRONT WINDOW SYSTEM WITH CLEAR GLAZING SET IN BRONZE ALUMINUM WINDOW FRAMES
- 2 DECK PAVERS
- 3 DECORATIVE METAL PANEL AT SILL
- 4 STOREFRONT ENTRY DOOR SYSTEM WITH CLEAR GLAZING SET IN BRONZE ALUMINUM DOOR FRAMES
- 5 ROLL UP DOOR WITH KEYPAD ACCESS, SEE LANDSCAPE DRAWINGS
- 6 NEW WALL-MOUNTED F.D.C. FOR 747 W. DANA - SEE CIVIL DRAWINGS
- 7 TRASH ROOM FOR 747 W. DANA: 1 2-YD BIN + 3 96-GAL. CARTS
- 8 ELECTRICAL ROOM
- 9 KONE ELEVATOR, MONOSPACE 300, 150 FPM, 3,500 LBS. SEE SHEET A7.4
- 10 RECONFIGURED PROPERTY LINE
- 11 EXISTING PROPERTY LINE
- 12 EXISTING DOOR AT ADJACENT EXISTING BUILDING
- 13 MECHANICAL SHAFT PER CBC 3005.4
- 14 ELEVATOR CONTROL CLOSET
- 15 JANITOR CLOSET
- 16 STEEL WIDE FLANGE COLUMN, SEE STRUCTURAL DRAWINGS
- 17 DECORATIVE PANEL PRIVACY SCREEN, YARD ART WITH TREES
- 18 ADA ACCESSIBLE UNISEX RESTROOM
- 19 DOMESTIC WATER POINT OF CONNECTION. SEE CIVIL DRAWINGS.
- 20 EXISTING BACKFLOW PREVENTER FOR 301 CASTRO STREET
- 21 LONG TERM BICYCLE PARKING
- 22 FIRE RISER/STANDPIPE
- 23 DOMESTIC WATER (BFP). SEE CIVIL DRAWINGS.
- 24 301 CASTRO STREET TRASH AREA: 1 2-YD BIN + 2 96-GAL CARTS
- 25 NEW DCDA FOR 747 W. DANA STREET. SEE CIVIL DRAWINGS
- 26 NEW "ROLLED" CURB FOR TRASH SERVICE, PER CITY STANDARDS
- 27 EXISTING STREET LIGHT TO REMAIN. PROTECT IN PLACE.
- 28 NEW IRRIGATION POINT OF CONNECTION. SEE CIVIL DRAWINGS.
- 29 GFRC SILL
- 30 PARAPET WALL TO 3'-6" ABOVE DECK
- 31 ROOF OF STAIRWELL AND ELEVATOR OVER-RUN
- 32 GFRC WALL CAP
- 33 STEEL TRELLIS - COVERED WITH FLAT PV PANELS
- 34 CASEMENT WINDOWS - CLEAR GLASS SET IN BRONZE FRAMES
- 35 BRONZE RAILING, REFER A4.0 FOR FINISHES
- 36 SEE SHEET 549.1 FOR DETAILS
- 37 PROPOSED PGE BOX. SEE JT PLANS FOR DETAILS
- 38 MECHANICAL EQUIPMENT LOCATION SEE MECHANICAL DRAWINGS
- 39 30" X 36" ROOF ACCESS HATCH W/ LADDER
- 40 ROOF ACCESS LADDER
- 41 CONCRETE SLAB, SEE STRUCTURAL DRAWINGS
- 42 CONCRETE FLOOR OVER METAL DECKING, SEE STRUCTURAL DRAWINGS
- 43 GLASS CANOPY AT ENTRY DOORS
- 44 WALL TRELLIS FOR VINES. SEE 1/4A.1 SOUTH AND WEST ELEVATION
- 45 OPAQUE SPANDREL GLAZING IN ALUMINUM STOREFRONT WINDOW SYSTEM WITH EXTERIOR PLASTER WALL BEHIND
- 46 EXTERIOR PEDESTAL PAVERS O/ 1/4" RIGID PROTECTION BOARD O/ 215 MIL FABRIC REINFORCED HOT RUBBERIZED ASPHALT AND FLEXIBLE PROTECTION BOARD O/ SLOPED STRUCTURAL CONCRETE DECK
- 47 KNOX BOX SYSTEM (KEYBOX). LOCATE PER FIRE PREVENTION BUREAU REQUIREMENTS
- 48 SINGLE PLY ROOFING SYSTEM OVER RIGID INSULATION AND EXTERIOR SHEATHING AND FRAMING PER STRUCTURAL DWGS
- 49 PAINTED STEEL MEMBER PARAPET, TOP SLOPED TO DRAIN
- 50 NOT USED
- 51 OVERFLOW DRAIN TO DAYLIGHT AT BOTTOM OF WALL
- 52 DECK BELOW
- 53 PARAPET
- 54 SHORT-TERM BIKE PARKING
- 55 CLEAR PERIMETER PATHWAY OF 4' AROUND THE ROOF EDGE FOR FIRE FIGHTERS ACCESS PATHWAY CFC SECTION 1204.3.1

GENERAL NOTES

1. DIMENSIONS ARE TAKEN TO FACE OF WALL ON EXTERIOR WALLS, AND TO FACE OF STUDS ON INTERIOR WALLS. (UNLESS OTHERWISE NOTED).
2. PROVIDE EXIT SIGNS AND EXIT ILLUMINATION AT ALL REQUIRED EXIT DOORS PER REQUIREMENTS OF CBC FOR ALL TENANT IMPROVEMENT WORK.
3. EXIT DOORS SHALL BE OPERABLE FROM THE INSIDE WITHOUT THE USE OF A KEY OR ANY SPECIAL KNOWLEDGE OR EFFORT PER 2019 CBC REQUIREMENTS DURING BUSINESS HOURS.
4. THRESHOLDS SHALL NOT HAVE A RISE GREATER THAN 1/2" INCH PER 2019 CBC REQUIREMENTS.
5. EXIT SIGNS SHALL BE INSTALLED AT ALL REQUIRED EXIT DOORWAYS.
6. ALL DOORS SHALL BE PROVIDED WITH LEVER TYPE HARDWARE, PER 2019 CBC.
7. MAXIMUM EFFORT TO OPERATE DOORS: 5 POUNDS FOR INTERIOR DOORS AND 5 POUND FOR EXTERIOR DOORS.
8. TACTILE EXIT SIGNAGE LOCATIONS: A. AT EACH GRADE LEVEL EXTERIOR EXIT DOOR- "EXIT". B. AT EACH EXIT DOOR THAT LEADS DIRECTLY TO A GRADE LEVEL EXTERIOR EXIT BY MEANS OF A STAIRWAY OR RAMP- "EXIT STAIR DOWN", "EXIT RAMP DOWN", "EXIT STAIR UP", OR "EXIT RAMP UP". CONTRACTOR IS TO PROTECT AND KEEP INTACT ALL EXISTING PIPING SERVING ADJACENT TENANTS DURING THE CONSTRUCTION.
9. GC TO VERIFY WITH OWNER EXACT LOCATION OF S.S. AND GREASE LINES PRIOR TO INSTALLING AND POURING SLAB
10. PROVIDE SIGN AT EACH ENTRY DOOR READING "NO SMOKING WITHIN 25 FT. OF BUILDING"
11. PER STRUCTURAL DRAWINGS, STRUCTURAL MEMBERS IN OUTDOOR ROOF DECK AREA AND THIRD FLOOR DECK AREA ARE DEPRESSED 12" FINISH FLOOR LEVEL.
12. FIRE WALL, FIRE BARRIER, FIRE PARTITIONS, SMOKE PARTITIONS OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS OR PENETRATIONS SHALL BE EFFECTIVELY AND PERMANENTLY IDENTIFIED WITH SIGNS OR STENCILING. SEE SHEET 2.0

**NEW BUILDING
747 WEST DANA
STREET**

MOUNTAIN VIEW,
CALIFORNIA



KENNETH RODRIGUES & PARTNERS INC.
445 North Whisman Road, Suite 200
Mountain View, CA 950.965.0700

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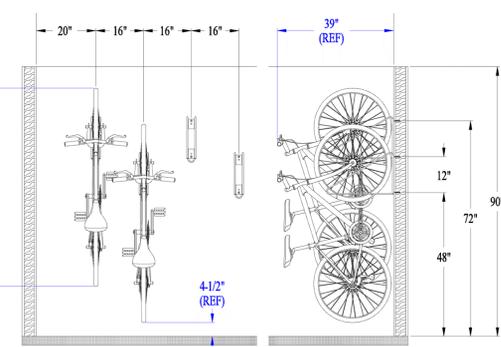
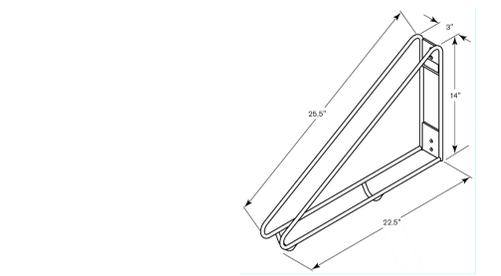
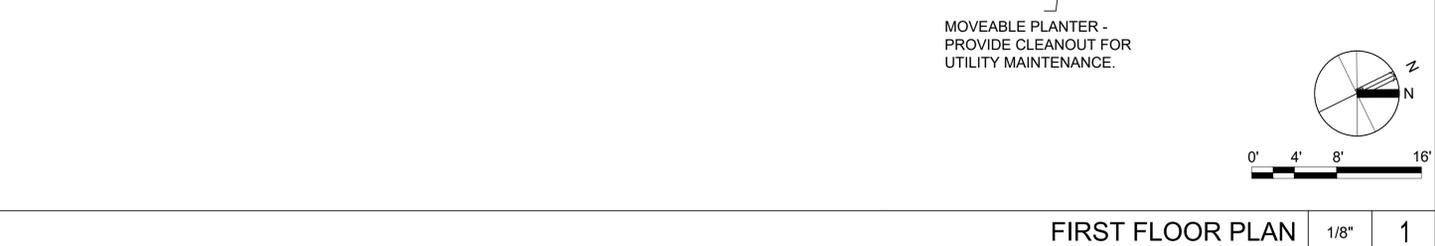
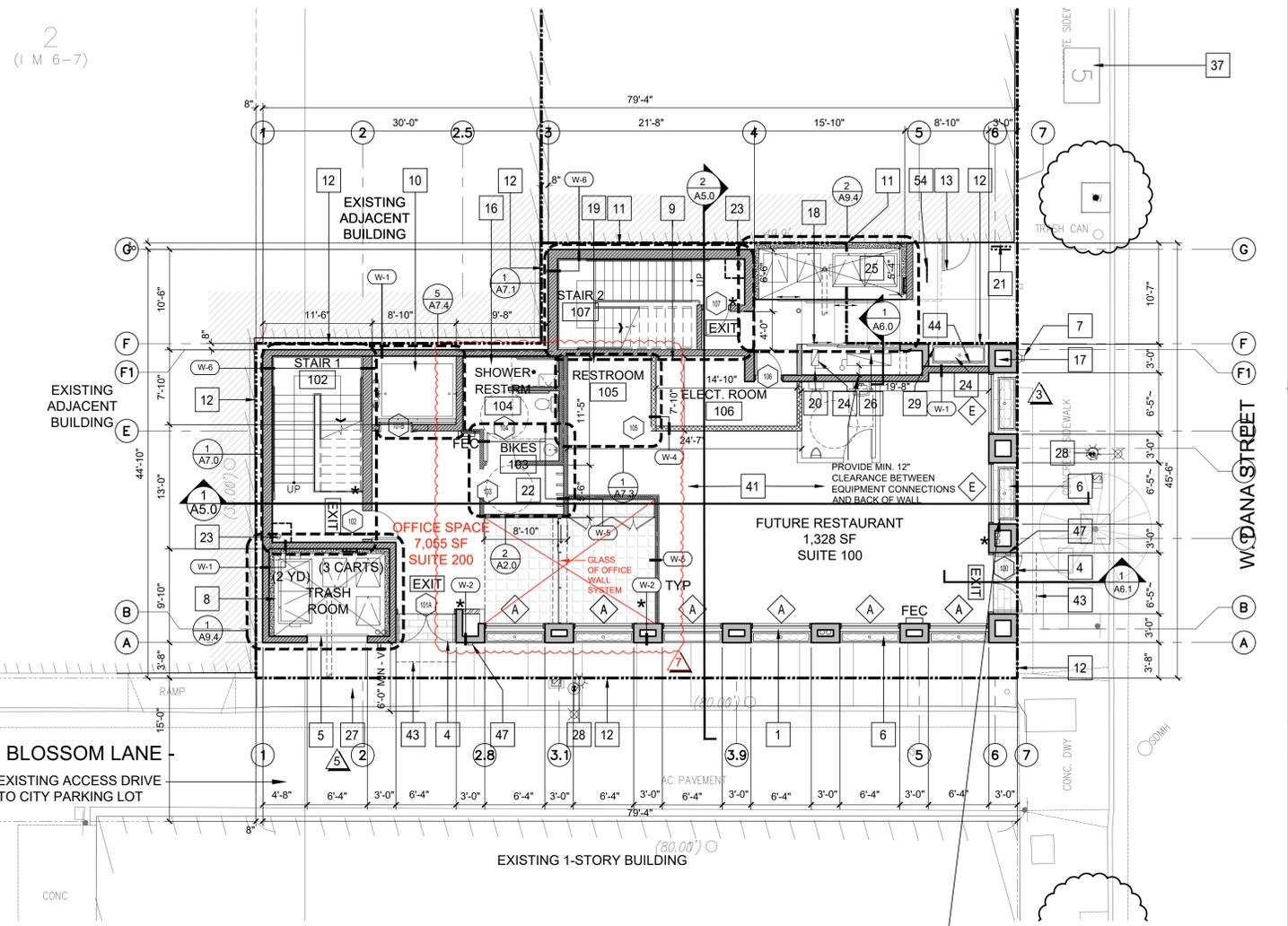
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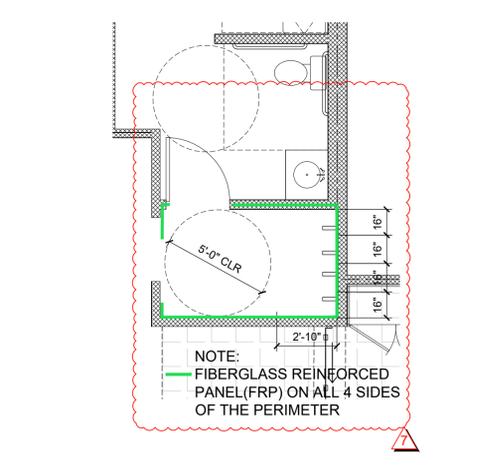
**FIRST FLOOR
PLAN**

A2.0

2
(I M 6-7)

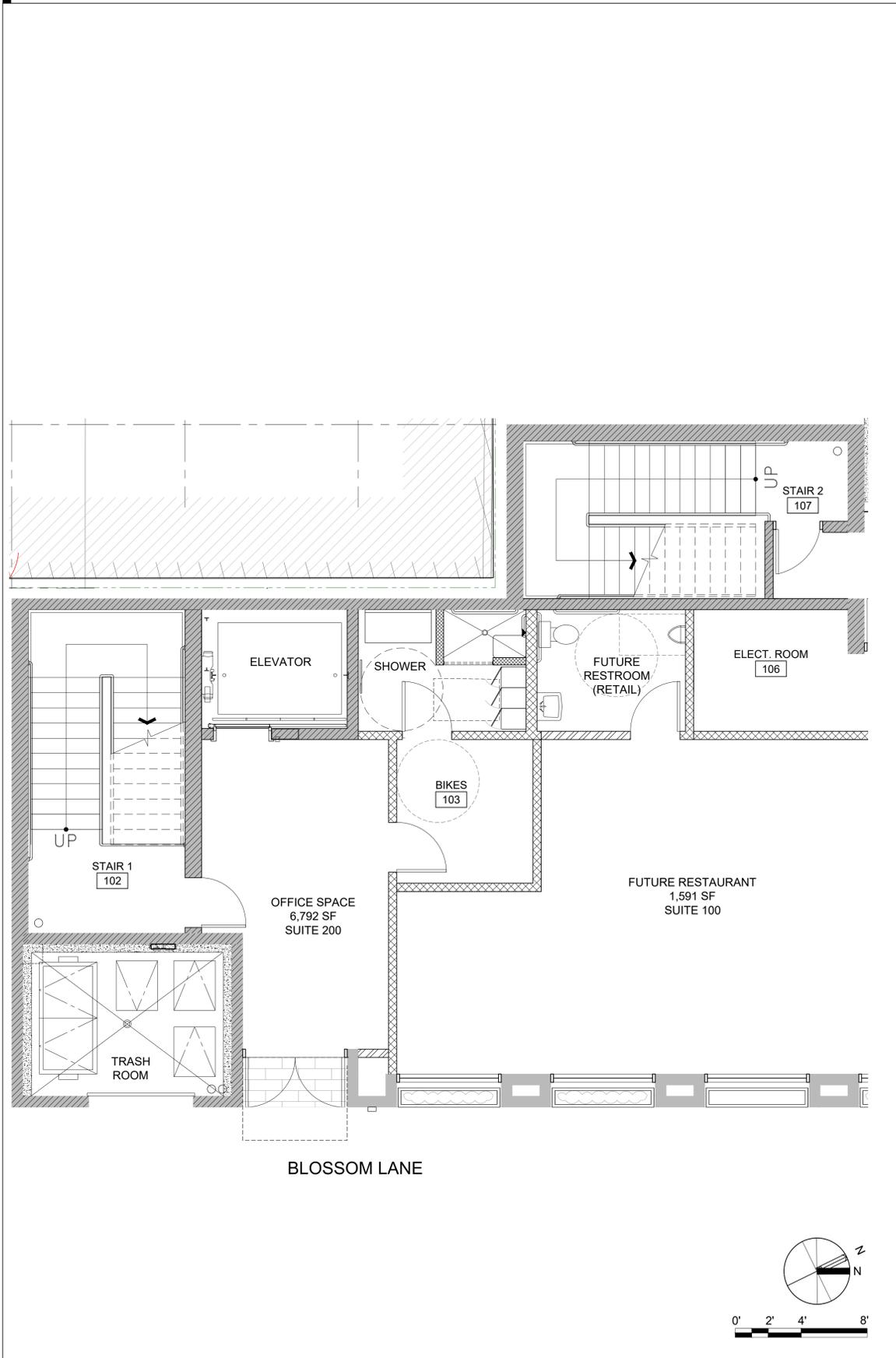


BIKE RACK SPECIFICATIONS NTS 3

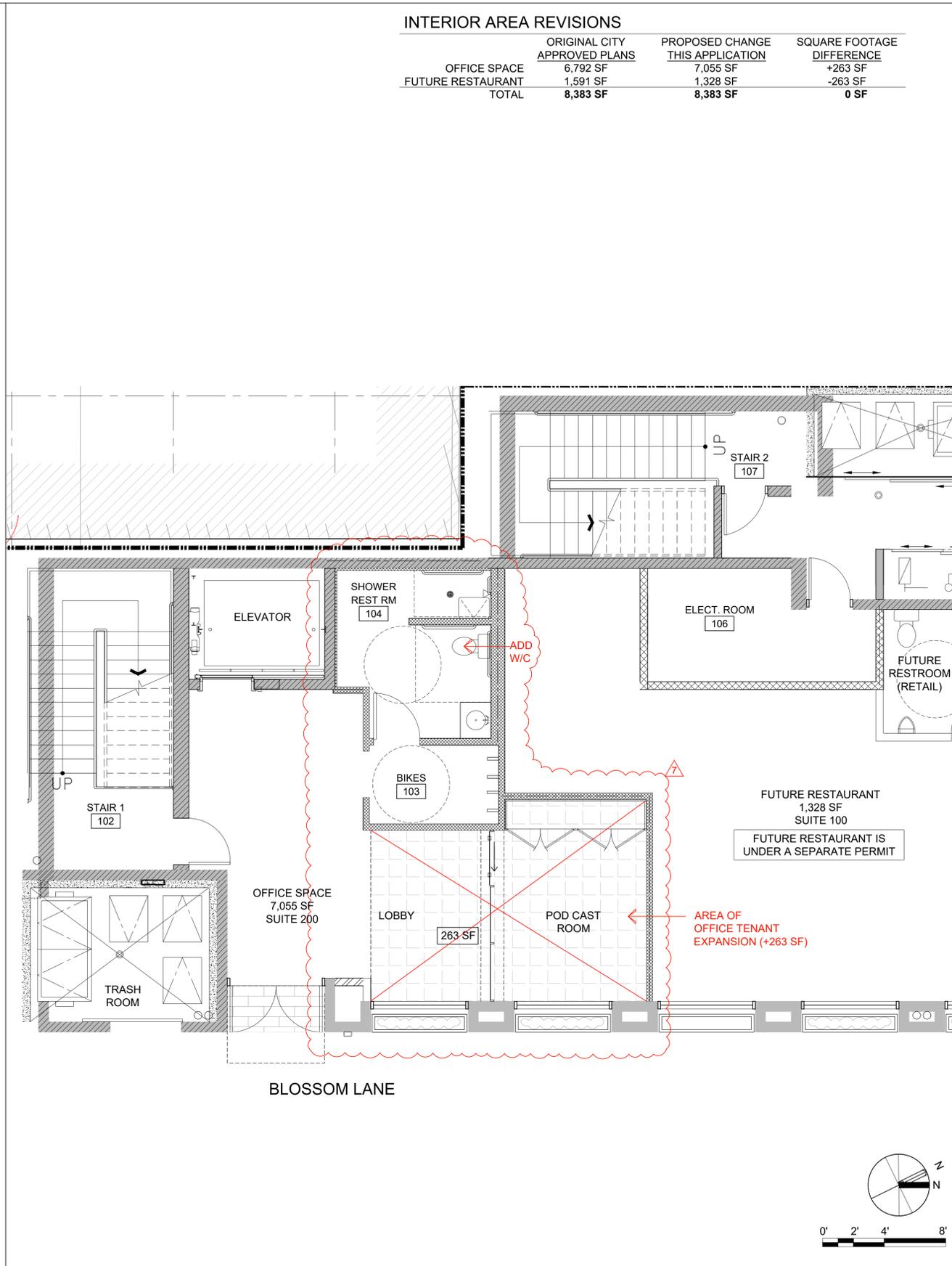


SHOWER RM / BIKE ROOM PLAN 1/4" 2

FIRST FLOOR PLAN 1/8" 1



PERMITTED FIRST FLOOR PLAN 1/4" 2



NEW PROPOSED FIRST FLOOR PLAN 1/4" 1

INTERIOR AREA REVISIONS

	ORIGINAL CITY APPROVED PLANS	PROPOSED CHANGE THIS APPLICATION	SQUARE FOOTAGE DIFFERENCE
OFFICE SPACE	6,792 SF	7,055 SF	+263 SF
FUTURE RESTAURANT	1,591 SF	1,328 SF	-263 SF
TOTAL	8,383 SF	8,383 SF	0 SF

NEW BUILDING
747 WEST DANA
STREET

MOUNTAIN VIEW,
CALIFORNIA



KENNETH RODRIGUES & PARTNERS INC.
445 North Whisman Road, Suite 200
Mountain View, CA 95035-0700

CONSULTANT



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CHECKED BY

FIRST FLOOR
COMPARISON
PLANS

A2.0B