

SESSION CLIMBING + FITNESS

A new 23,000 sf modern climbing facility



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RECEIVED 3-13-2018
CITY OF SANTA ROSA

DESIGN REVIEW | 01.08.2018

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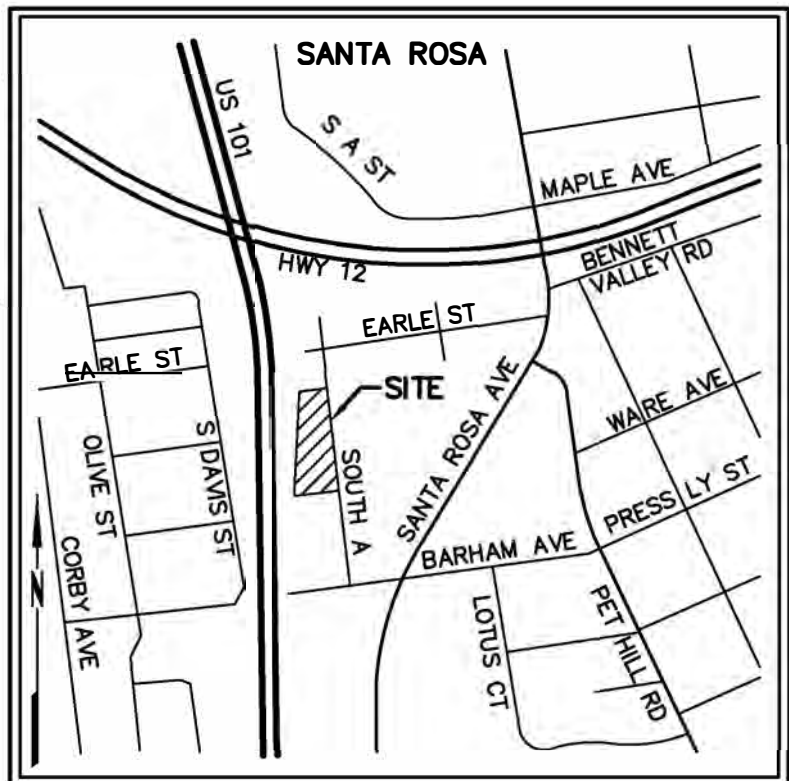
Landscape
Allen Land Design
Jeff Allen
1478 Olivet Road
Santa Rosa, CA 95401
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DESIGN REVIEW SITE IMPROVEMENT PLANS FOR
SESSION CLIMBING + FITNESS
965 & 983 SOUTH A STREET
SANTA ROSA, CALIFORNIA
A.P.N. 037-121-019 & 020
DECEMBER 2017

OWNER: SOMO SOUTH A LLC
P.O. BOX 7087
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FAX: 665-2882

CIVIL ENGINEER: BKF ENGINEERS
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ARCHITECT: ARCHIOLOGIX
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SANTA ROSA, CA 95404
PH: 636-0646
FAX: 636-0644



VICINITY MAP
NOT TO SCALE

INDEX OF DRAWINGS

1. PROJECT INFORMATION
2. GRADING & UTILITY PLAN
3. STRIPING PLAN

SYMBOLS & LEGEND

EXISTING	PROPOSED	
		IRON PIPE
		VALVE
		FIRE DEPARTMENT CONNECTION
		FIRE HYDRANT
		LIGHT POLE
		STREET SIGN
		STREET LIGHT
		UTILITY POLE
		GUY ANCHOR
		CATCH BASIN
		TREE
		TREE CLUSTER
		PROPERTY LINE
		EASEMENT
		CENTERLINE
		GRADE BREAK
		FENCE
		SANITARY SEWER
		STORM DRAIN
		WATER
		OVERHEAD UTILITY LINE
		UNDERGROUND UTILITY LINE
		UNDERGROUND ELECTRIC LINE
		UNDERGROUND GAS LINE
		UNDERGROUND TELECOM LINE
		ASPHALT
		POROUS PAVEMENT
		CONCRETE
		DETECTABLE WARNING
		BIORETENTION AREA
		KEYNOTE
		DETAIL IDENTIFICATION
		SHEET WHERE DETAIL IS SHOWN

ABBREVIATIONS

±	MORE OR LESS	OH	OVERHEAD UTILITY LINE
AC	ASPHALT CONCRETE	PG&E	PACIFIC GAS & ELECTRIC
APN	ASSESSOR'S PARCEL NUMBER	RTWL	RETAINING WALL
CB	CATCH BASIN	SD	STORM DRAIN
CO	CLEAN OUT	SDMH	STORM DRAIN MANHOLE
CSR	CITY OF SANTA ROSA	SS	SANITARY SEWER
DW	DRIVEWAY	SSCO	SANITARY SEWER CLEAN OUT
ELEV	ELEVATION	SSMH	SANITARY SEWER MANHOLE
EP	EDGE OF PAVEMENT	TB	TOP OF BOX
EUC	EUCALYPTUS	TC	TOP FACE OF CURB
FND	FOUND	TEL	TELECOMMUNICATION LINE
FT	FOOT	UB	UTILITY BOX
GM	GAS METER	UT	UNDERGROUND UTILITY LINE
GV	GAS VALVE	W	WATER
INV	BOTTOM INSIDE OF PIPE	WM	WATER METER
IP	IRON PIPE		

PARKING SUMMARY

COMPACT STALLS	30
STANDARD STALLS	28
ACCESSIBLE STALLS	3
TOTAL STALLS	61

DESIGN REVIEW NOTES:

THIS CONCEPTUAL SITE PLAN HAS BEEN PREPARED TO PROVIDE THE REVIEWING AGENCY WITH DRAWINGS REFLECTING THE PARCEL'S EXISTING CONDITION AND THE PROPOSED CONCEPTUAL LAYOUT. MINOR ADJUSTMENTS MAY BE MADE DURING THE DEVELOPMENT OF THE CONSTRUCTION DRAWINGS TO FACILITATE THE REQUESTS OF THE CITY STAFF, THE BUILDING CODE AND LOCAL REGULATIONS.

BUILDING SPRINKLERS AND FIRE DEPARTMENT CONNECTIONS FOR BUILDING SPRINKLERS WILL BE REQUIRED WITH THIS DEVELOPMENT. THESE FACILITIES WILL BE LOCATED AND SIZED IN ACCORDANCE WITH THE BUILDING CODE, APPLICABLE CITY/COUNTY STANDARDS AND LOCAL REGULATIONS WITH THE DEVELOPMENT OF CONSTRUCTION DRAWINGS.

THE PROFESSIONAL PREPARING THESE DRAWINGS WILL NOT BE RESPONSIBLE FOR, OR LIABLE FOR, UNAUTHORIZED CHANGES TO OR USES OF THESE DRAWINGS. CHANGES TO THESE DRAWINGS MUST BE REQUESTED IN WRITING AND MUST BE APPROVED BY THE PROFESSIONAL.

THE LOCATIONS OF EXISTING UNDERGROUND FACILITIES SHOWN ON THESE DRAWINGS ARE APPROXIMATE AND ARE BASED ON OBSERVED TOPOGRAPHIC SURFACE FEATURES AND AVAILABLE RECORD INFORMATION. THE PROFESSIONAL PREPARING THESE DRAWINGS ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THESE FACILITIES OR FOR THE INADVERTENT OMISSION OF RELATED INFORMATION.

TREE DIAMETERS ARE MEASURED AT CHEST HEIGHT (48"). DRIPLINE DIAMETERS AND TREE SPECIES ARE APPROXIMATE ONLY AND SHOULD BE VERIFIED BY A CERTIFIED ARBORIST.

TOPOGRAPHIC INFORMATION SHOWN HEREON WAS OBTAINED FROM ADOBE AND ASSOCIATES, INC. AND SUPPLEMENTED BY A FIELD SURVEY CONDUCTED BY BKF ENGINEERS ON SEPTEMBER 26, 2017.

BOUNDARY INFORMATION SHOWN HEREON WAS OBTAINED FROM RECORD DATA AND DOES NOT CONSTITUTE A FORMAL BOUNDARY DETERMINATION.

BENCHMARK: CITY OF SANTA ROSA BENCHMARK C307, LOCATION SHOWN HEREON, ELEVATION 152.6 (DATUM NAVD88)

THE CURRENT ZONING OF THESE PARCELS IS GENERAL COMMERCIAL.

SESSION CLIMBING + FITNESS
APN 037-121-020 & -019
965 & 983 SOUTH A STREET, SANTA ROSA, CA

PROJECT INFORMATION

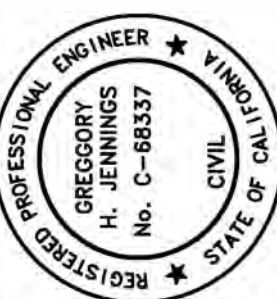
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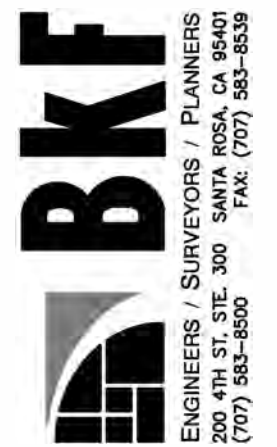
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Design: JAB
Drawn: CAG
Approved: GHU
Job No: 20179136

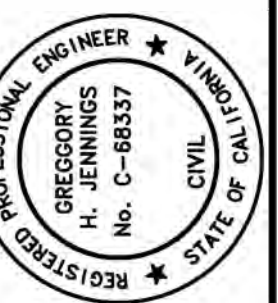
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DATE: 12/21/2017
GREGORY H. JENNINGS C 68337



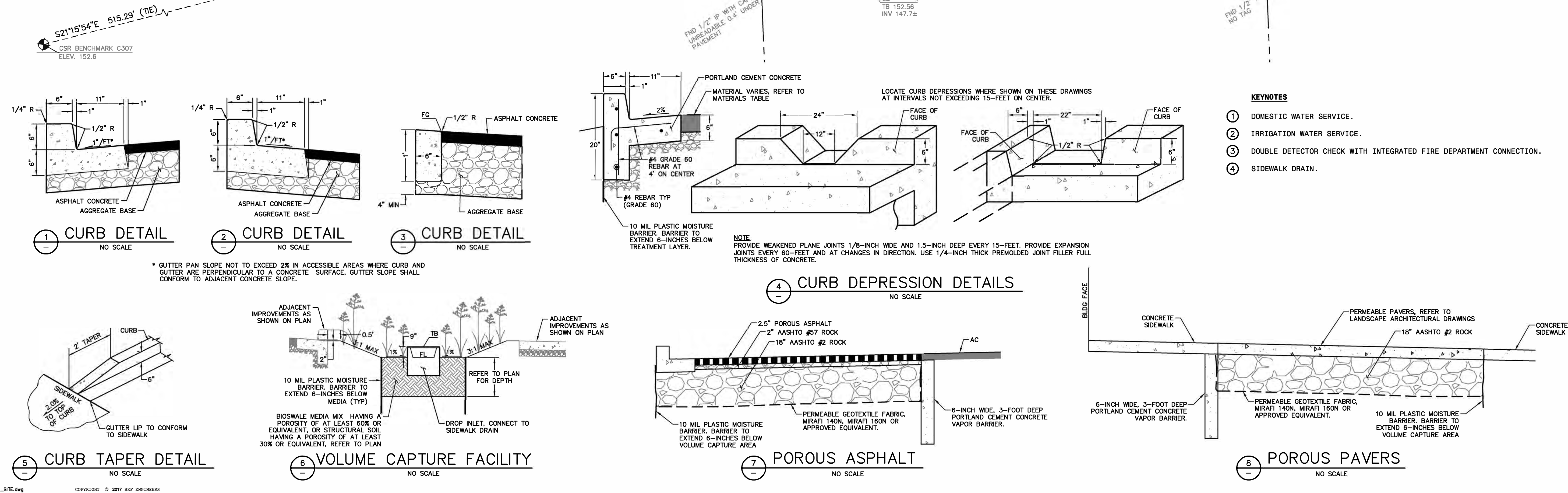
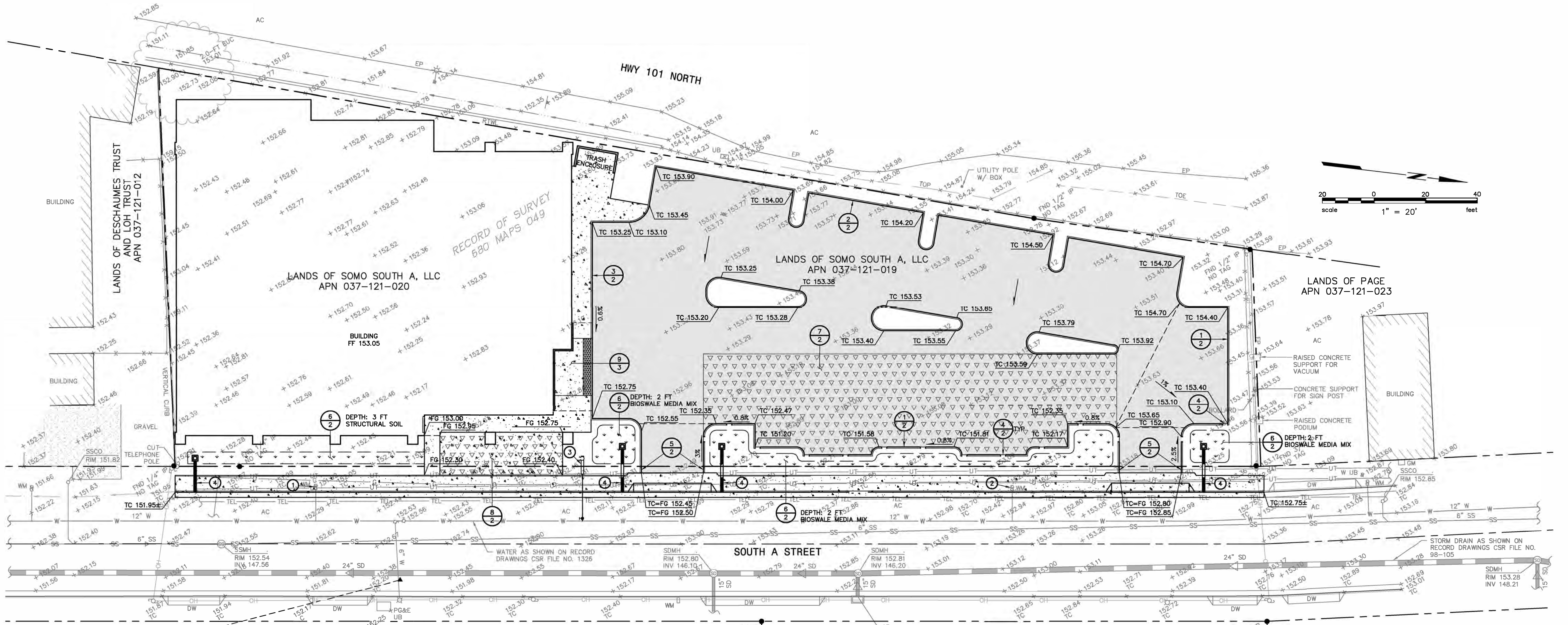


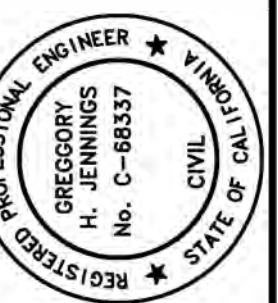
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SESSION CLIMBING + FITNESS
APN 037-121-020 & -019
985 & 983 SOUTH A STREET, SANTA ROSA, CA
GRADING & UTILITY PLAN

Revisions		No.	Date	By	App'd
1		1	12/21/2017	JAB	GHU
2		2	12/21/2017	JAB	GHU
3		3	12/21/2017	JAB	GHU
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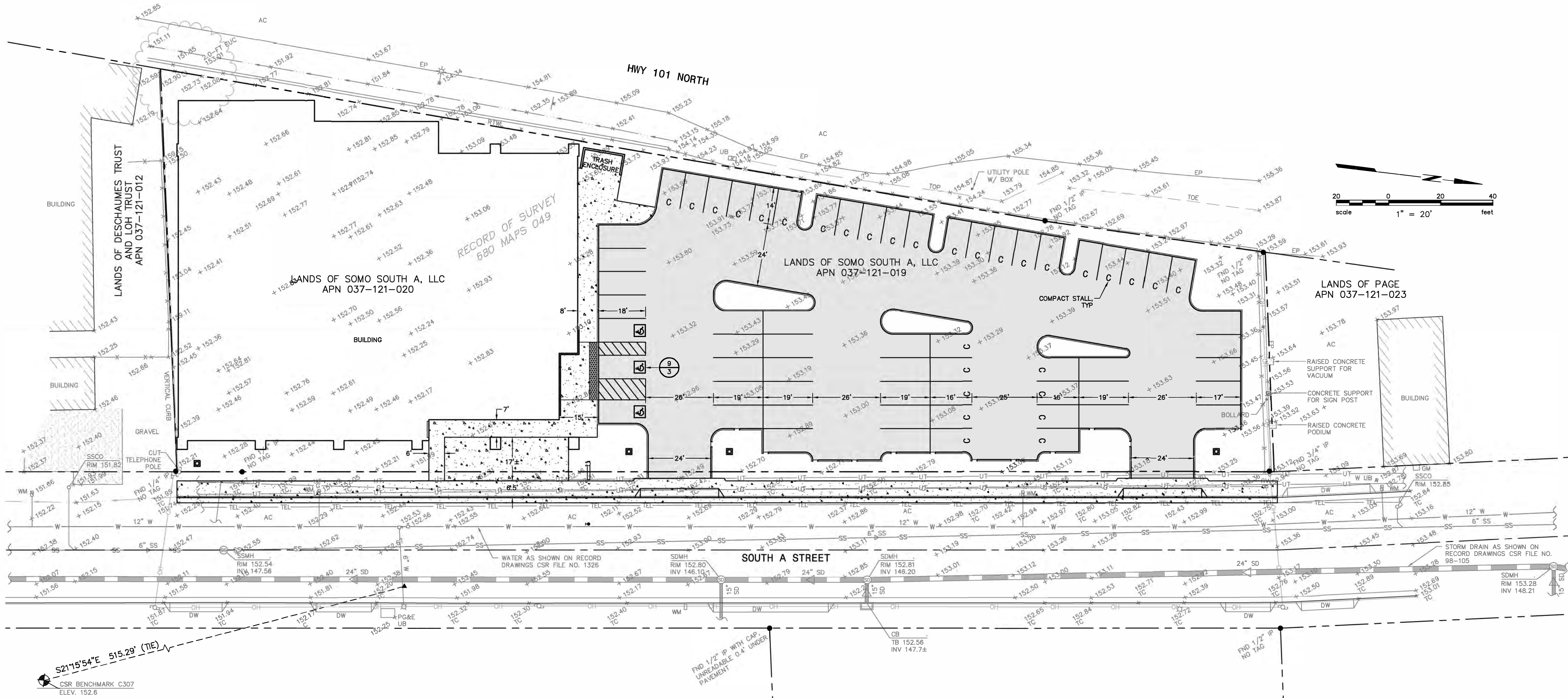


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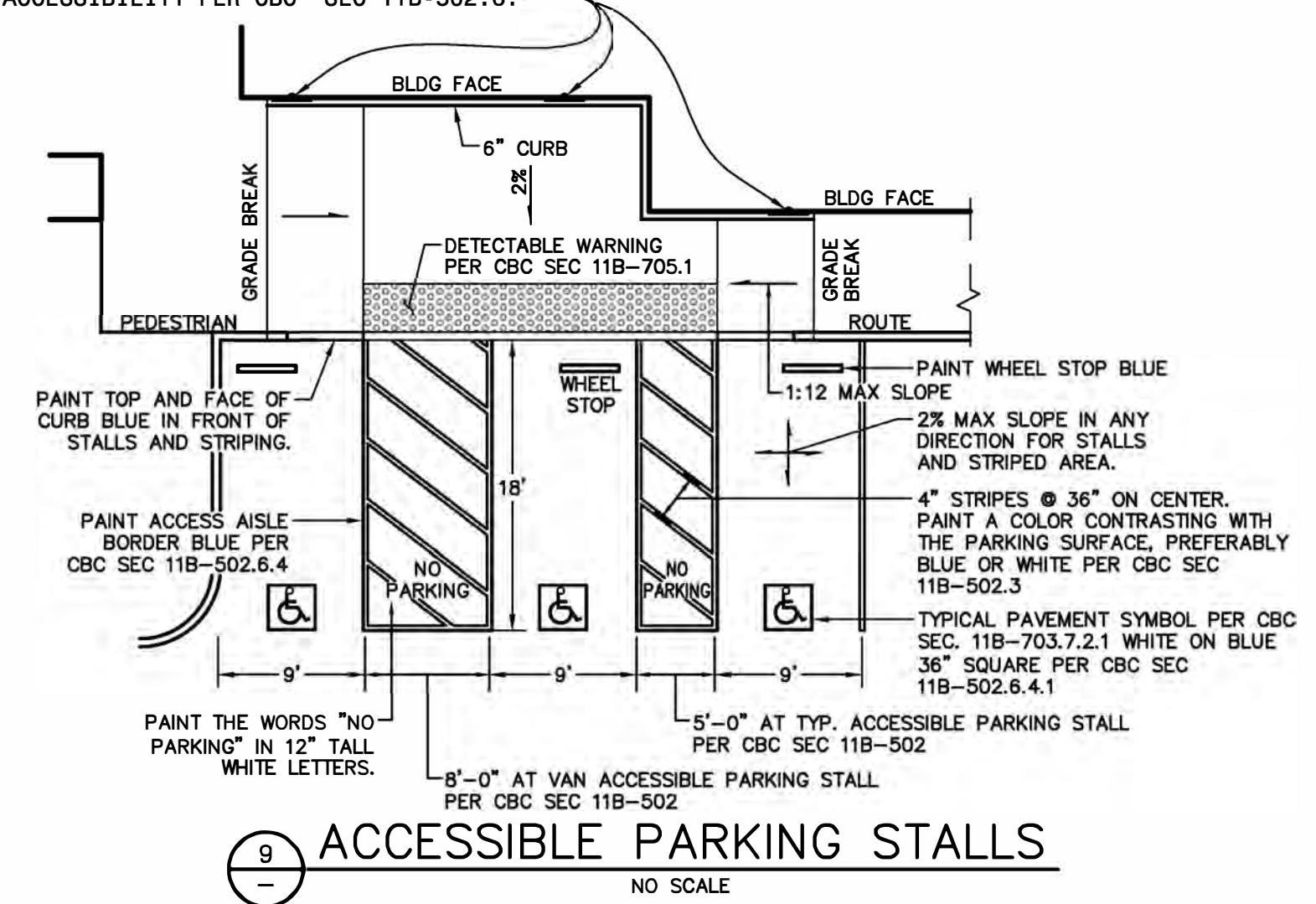
SESSION CLIMBING + FITNESS
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965 & 983 SOUTH A STREET, SANTA ROSA, CA
STRIPING PLAN

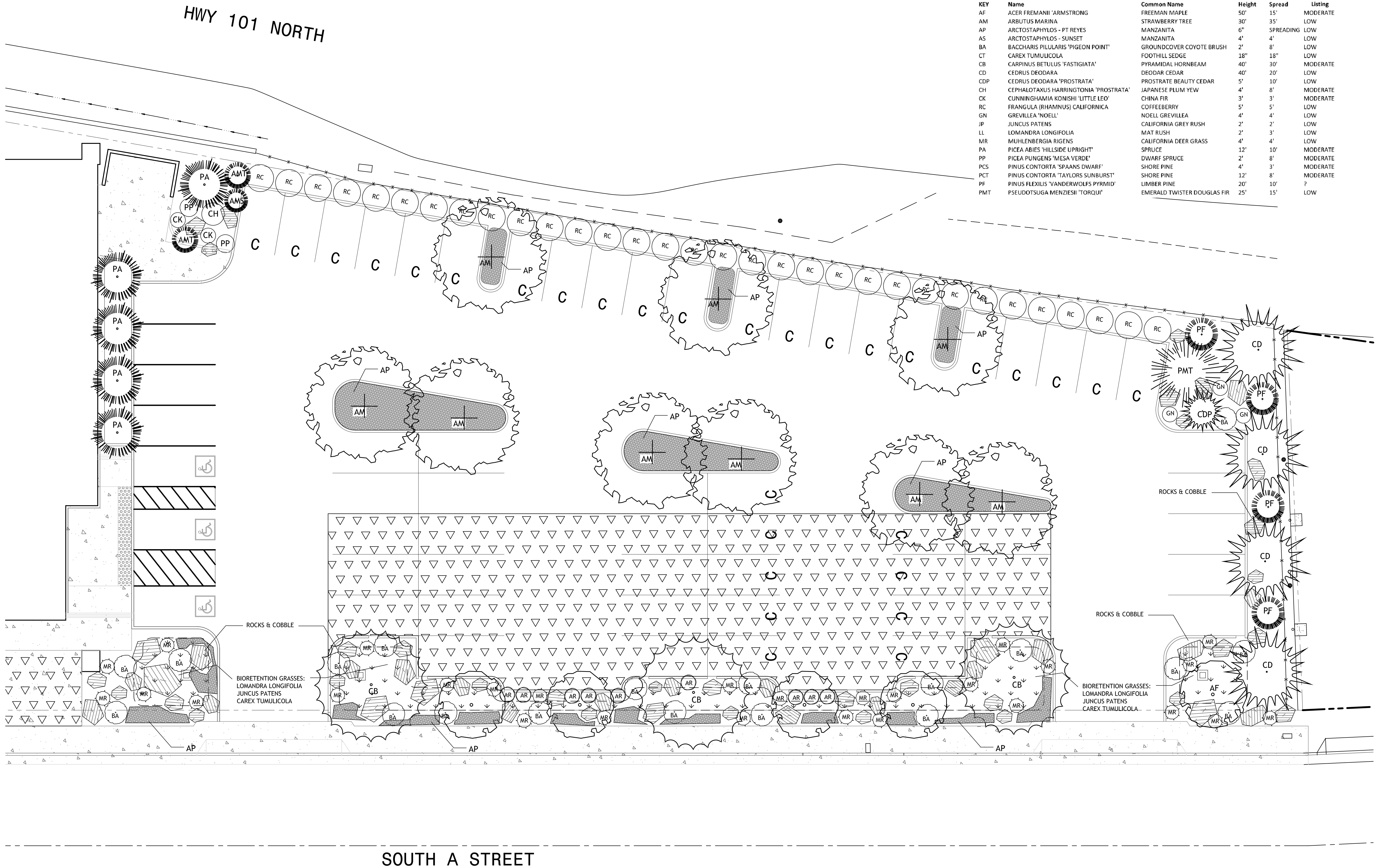
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Approved: GHJ	Job No: 20179136
Drawing Number:	



NOTES
INSTALL SIGN NO LESS THAN 17" WIDE BY 22" HIGH POSTED EITHER 1) IN A CONSPICUOUS PLACE AT EACH ENTRANCE TO AN OFF-STREET PARKING FACILITY OR 2) IMMEDIATELY ADJACENT TO ONSITE ACCESSIBLE PARKING AND VISIBLE FROM EACH PARKING SPACE WHICH READS "UNAUTHORIZED VEHICLES PARKED IN DESIGNATED ACCESSIBLE SPACES" NOT DISPLAYING DISTINGUISHING PLACARDS OR SPECIAL LICENSE PLATES ISSUED FOR PERSONS WITH DISABILITIES WILL BE TOWED AWAY AT THE OWNERS EXPENSE. TOWED VEHICLES MAY BE RECLAIMED AT: _____ OR BY TELEPHONING _____ (BLANK SPACES SHALL BE FILLED IN WITH APPROPRIATE INFORMATION AS A PERMANENT PART OF THE SIGN.)

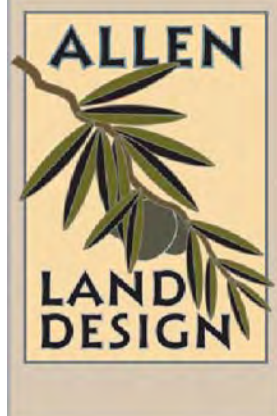
70 SQ. IN. DARK BLUE REFLECTIVE PORCELAIN, ENAMEL STEEL SIGN WITH WHITE INTERNATIONAL SYMBOL OF ACCESSIBILITY MOUNTED 80" OFF F.G. ON 1.5" Ø STEEL POST. PROVIDE AN ADDITIONAL SIGN OR ADDITIONAL LANGUAGE BELOW THE SYMBOL OF ACCESSIBILITY WHICH READS "MINIMUM FINE \$250." VAN SPACE SHALL HAVE AN ADDITIONAL "VAN ACCESSIBLE" SIGN MOUNTED BELOW THE SYMBOL OF ACCESSIBILITY PER CBC SEC 11B-502.6.





PLANT LIST					
KEY	Name	Common Name	Height	Spread	WUCOLS Listing
AF	ACER FREMANII 'ARMSTRONG'	FREEMAN MAPLE	50'	15'	MODERATE
AM	ARBUTUS MARINA	STRAWBERRY TREE	30'	35'	LOW
AP	ARCTOSTAPHYLOS - PT REYES	MANZANITA	6"	SPREADING	LOW
AS	ARCTOSTAPHYLOS - SUNSET	MANZANITA	4'	4'	LOW
BA	BACCHARIS PILULARIS 'PIGEON POINT'	GROUNDCOVER COYOTE BRUSH	2'	8'	LOW
CT	CAREX TUMULICOLA	FOOTHILL SEDGE	18"	18"	LOW
CB	CARPINUS BETULUS 'FASTIGIATA'	PYRAMIDAL HORNBEEAM	40'	30'	MODERATE
CD	CEDRUS DEODARA	DEODAR CEDAR	40'	20'	LOW
CDP	CEDRUS DEODARA 'PROSTRATA'	PROSTRATE BEAUTY CEDAR	5'	10'	LOW
CH	CEPHALOTAXUS HARRINGTONIA 'PROSTRATA'	JAPANESE PLUM YEW	4'	8'	MODERATE
CK	CUNNINGHAMIA KONISHI 'LITTLE LEO'	CHINA FIR	3'	3'	MODERATE
RC	FRANGULA (RHAMNUS) CALIFORNICA	COFFEEBERRY	5'	5'	LOW
GN	GREVILLEA 'NOELL'	NOELL GREVILLEA	4'	4'	LOW
JP	JUNCUS PATENS	CALIFORNIA GREY RUSH	2'	2'	LOW
LL	LOMANDRA LONGIFOLIA	MAT RUSH	2'	3'	LOW
MR	MUHLENBERGIA RIGENS	CALIFORNIA DEER GRASS	4'	4'	LOW
PA	PICEA ABIES 'HILLSIDE UPRIGHT'	SPRUCE	12'	10'	MODERATE
PP	PICEA PUNGENS 'MESA VERDE'	DWARF SPRUCE	2'	8'	MODERATE
PCS	PINUS CONTORTA 'SPAANS DWARF'	SHORE PINE	4'	3'	MODERATE
PCT	PINUS CONTORTA 'TAYLORS SUNBURST'	SHORE PINE	12'	8'	MODERATE
PF	PINUS FLEXILIS 'VANDERWOLFS PYRMID'	LIMBER PINE	20'	10'	?
PMT	PSEUDOTSUGA MENZIESII 'TORQUI'	EMERALD TWISTER DOUGLAS FIR	25'	15'	LOW

REV	DATE	BY



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(707) 526-5177
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Sierra Hart, Designer
Allen Landscaping, Inc.
CL# 891869

PLANTING PLAN

SESSION CLIMBING GYM

965 & 985 SOUTH A STREET
SANTAROSA CA

JOB NO.:	_____
DATE:	3.10.2018
SCALE:	1" = 10'-0"
DRAWN BY:	_____
CHECKED BY:	_____
CAD FILE:	_____DWG

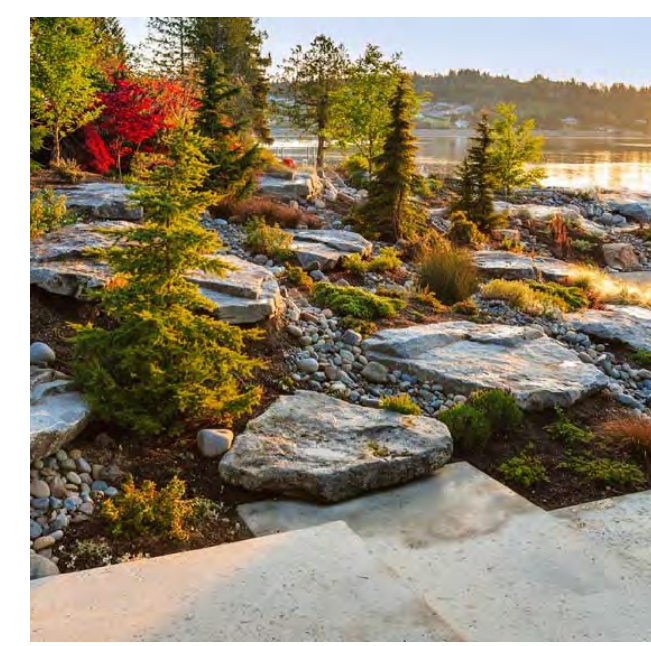
L-1

SOUTH A STREET

SCALE: 1" = 10'-0"
0' 10' 20'

PLANTING PLAN 1" = 10' -

CONCEPT IMAGE:



PLANT PALETTE:



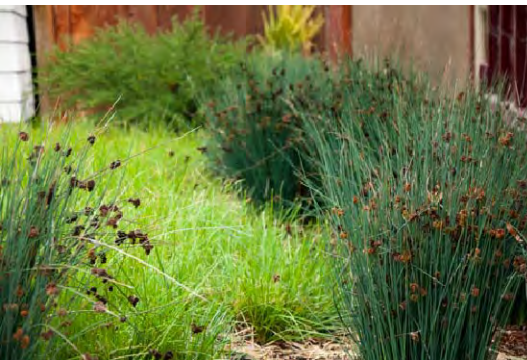
AP: PT REYES MANZANITA



AR: SUNSET MANZANITA



LL: MAT RUSH



JP: JUNCUS PATENS



CH: JAPANESE PLUM YEW



CK: CHINA FIR



CD: DEODAR CEDAR



GN: NOELL GREVILLEA



MR: CA DEER GRASS



RC: CA COFFEEBERRY

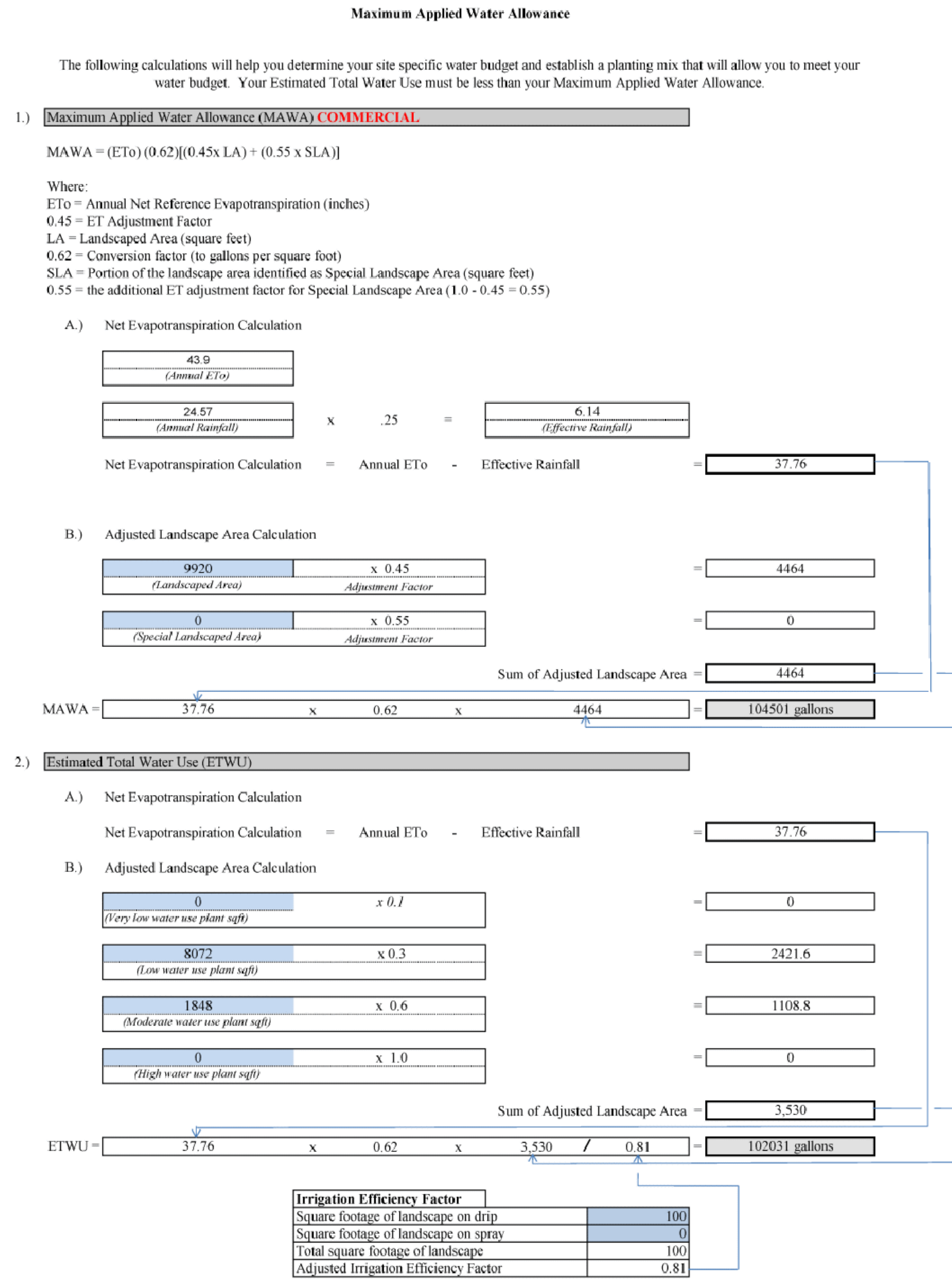


CDP: PROSTRATE BEAUTY CEDAR



PA: HILLSIDE SPRUCE

PRELIMINARY MAWA:



PLANT LIST

KEY	Name	Common Name	Height	Spread	WUCOLS Listing
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PP: DWARF SPRUCE



PCS: SPAANS SHORE PINE



PMT: EMERALD TWISTER DOUGLAS FIR



PCT: TAYLORS SHORE PINE



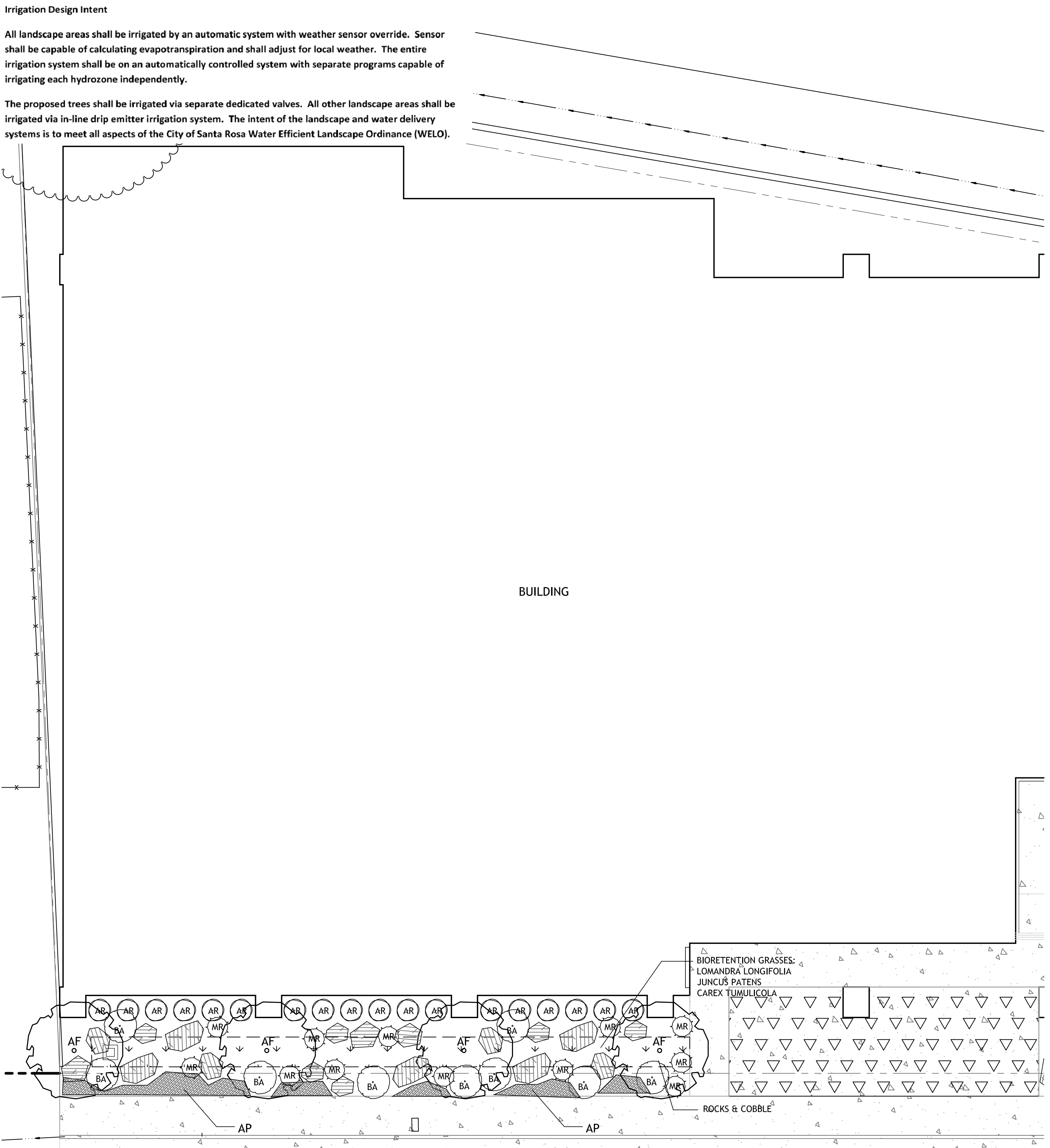
AF: ARMSTRONG FREEMAN MAPLE



AM: STRAWBERRY TREE



CB: PYRAMIDAL HORNBEAM

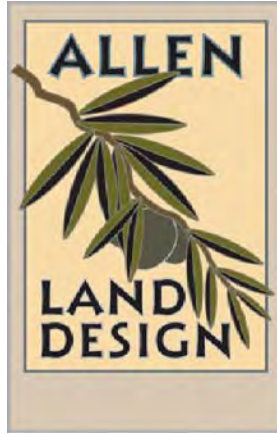


SCALE: 1" = 10'-0"

0' 10' 20'

PLANTING PLAN

REV	DATE	BY



1478 Olivet Road
Santa Rosa, CA 95401
(707) 526-5177
www.allenlanddesign.com

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Sierra Hart, Designer
Allen Landscaping, Inc.
CL# 891869

PLANTING PLAN

SESSION CLIMBING GYM

965 & 989 SOUTH STREET
SANTA ROSA, CA

JOB NO.:	----
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SCALE:	1" = 10'-0"
DRAWN BY:	----
CHECKED BY:	----
CAD FILE:	-----DWG

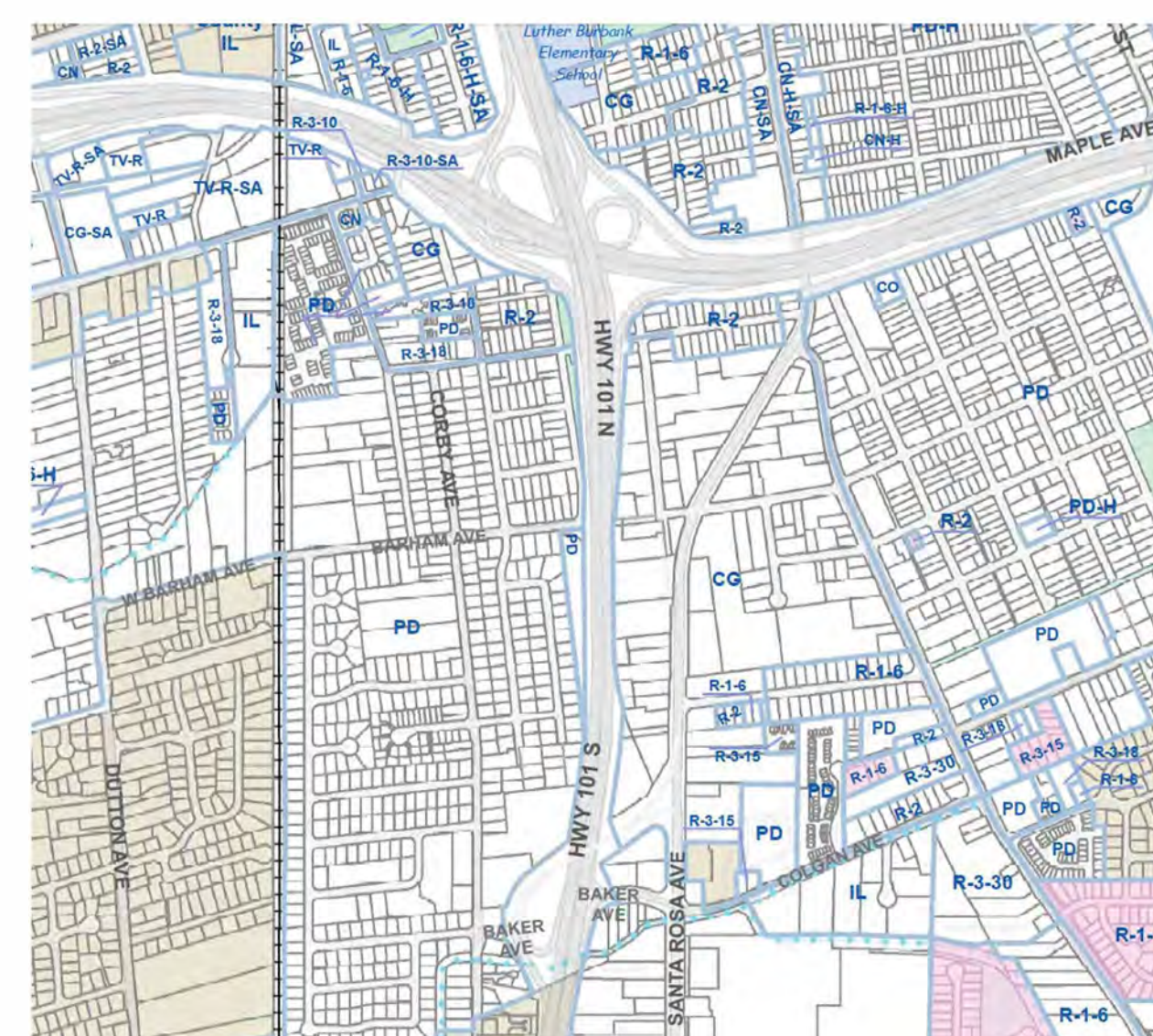
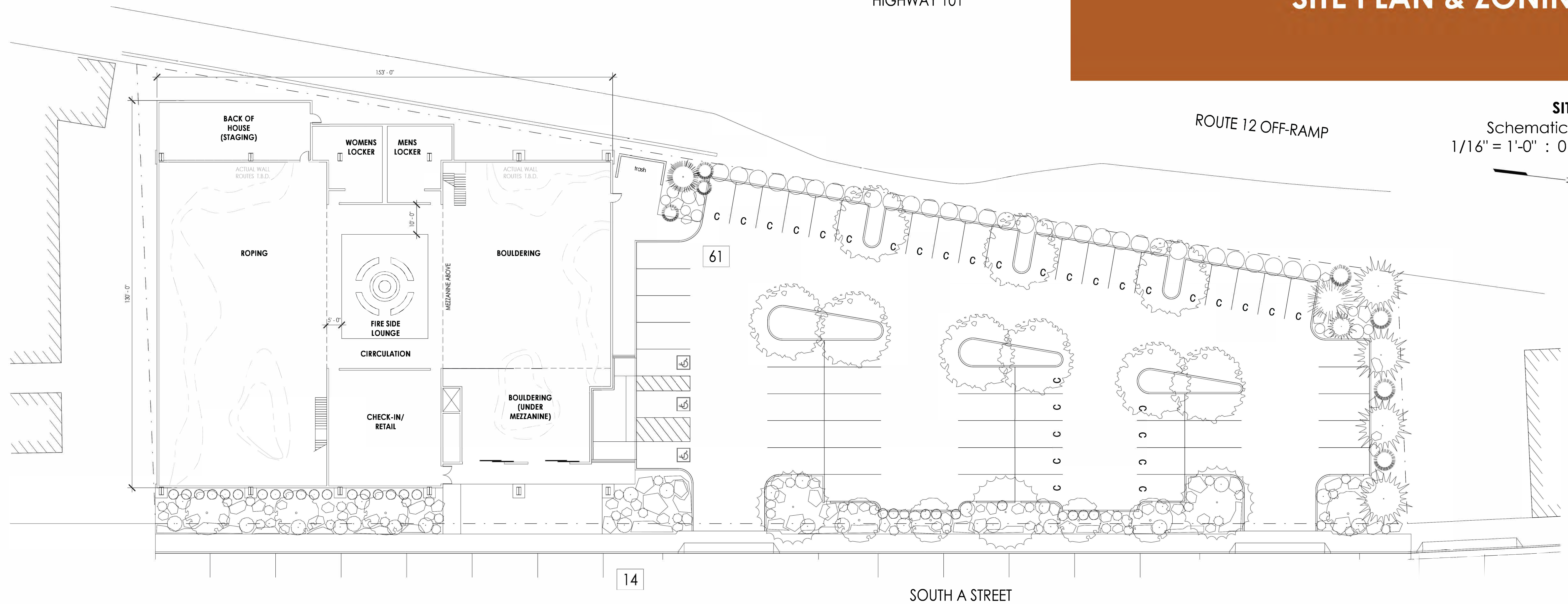
L-2

SITE PLAN & ZONING

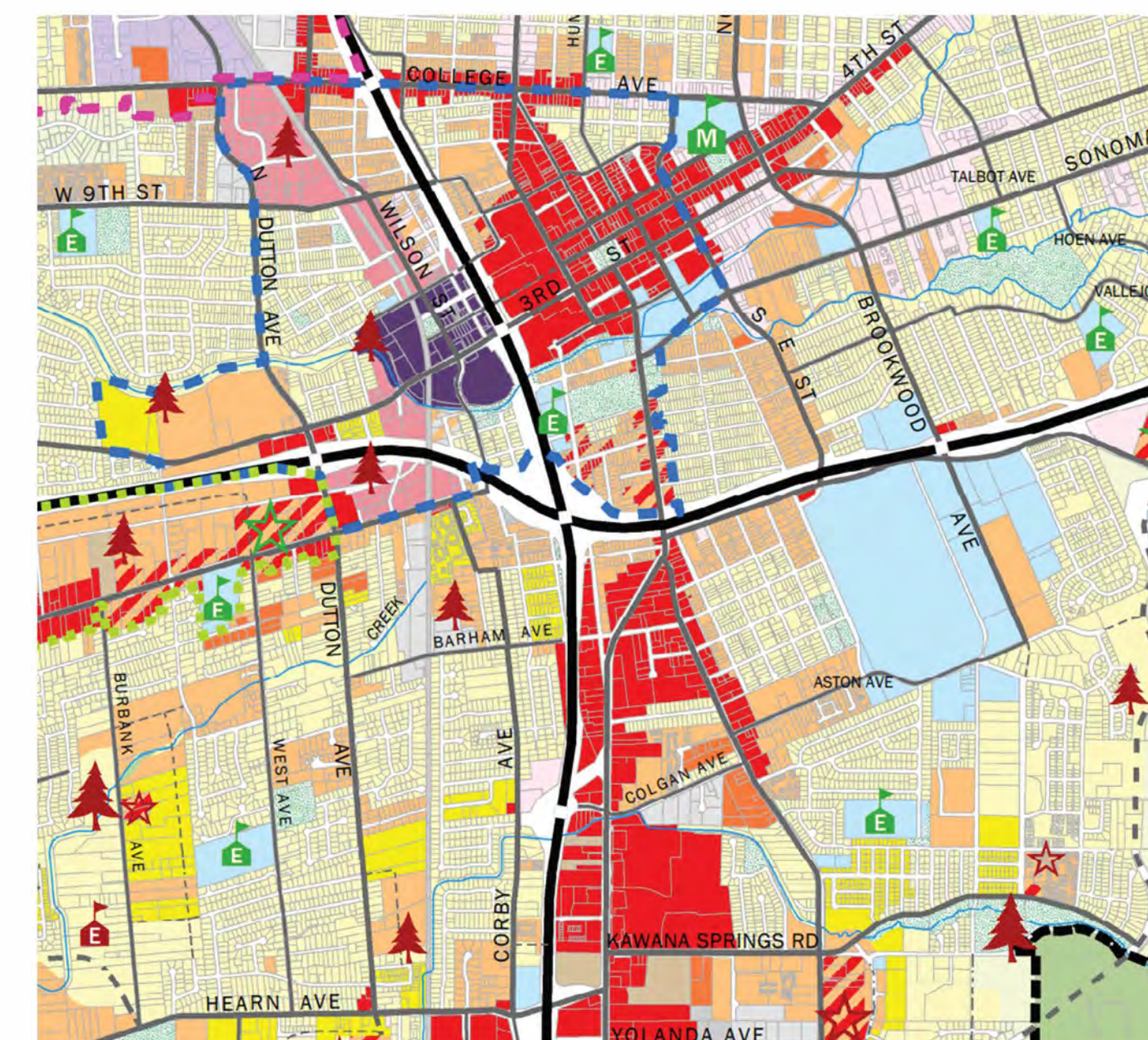
HIGHWAY 101

SITE PLAN

Schematic Design
1/16" = 1'-0" : 01/08/18



General Plan Land Use Diagram

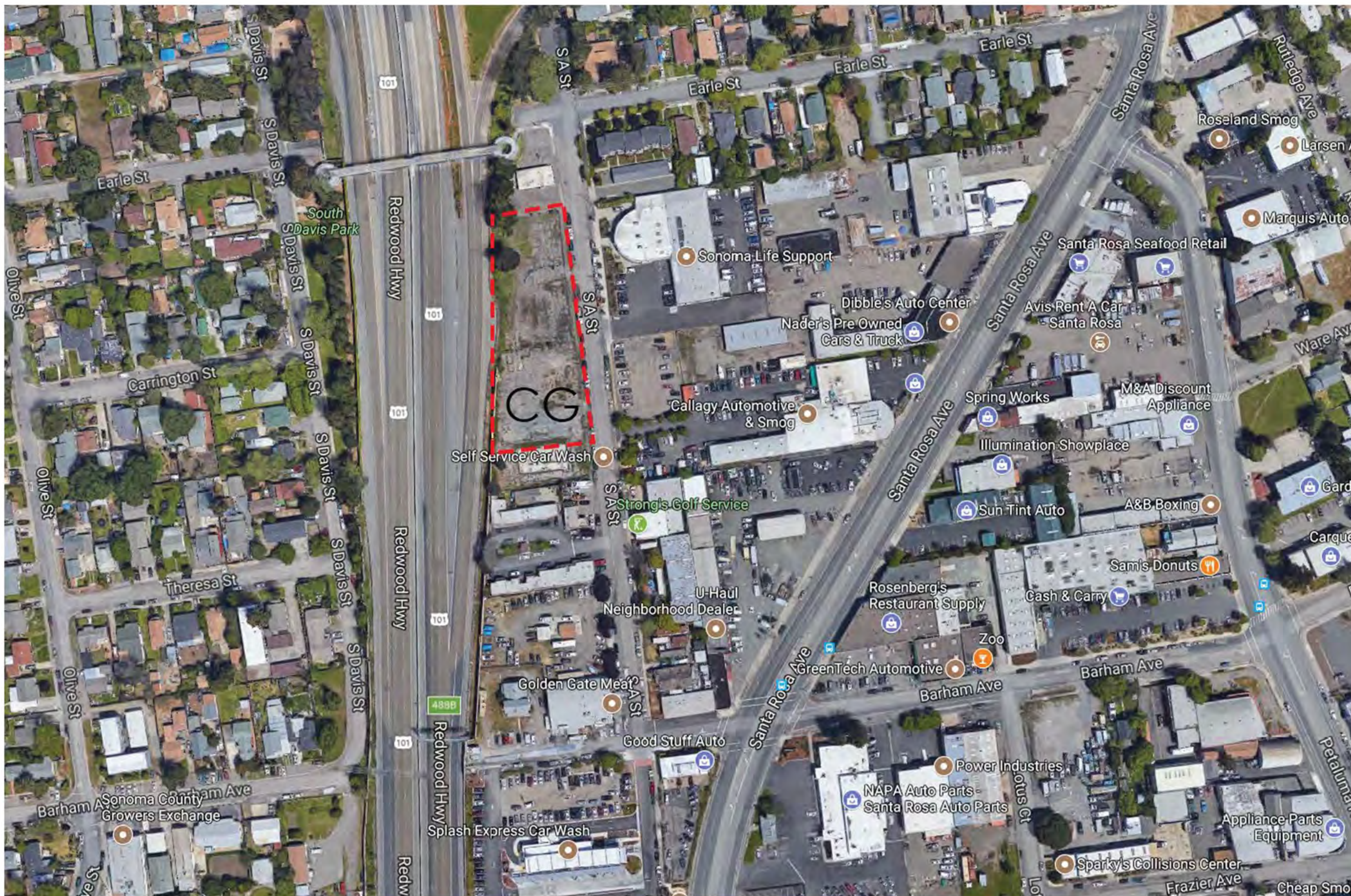


SESSION CLIMBING + FITNESS
965 SOUTH A STREET
 SANTA ROSA, CA 95404

ARCHI | LOGIX
DESIGN • DEVELOPMENT STRATEGIES

session
CLIMBING

SITE ANYLASIS, VICINITY, & NEIGHBORHOOD CONTEXT MAPS



Parcel no: 037-121-019
acres: .42

general plan: CG
zoning: CG

proposed use categories:
Gymnasium / Retail (Offices - support)
rock climbing, bouldering, yoga, general fitness

LEGEND

- 1

FLUSH METAL WALL PANEL, AEP SPAN COOL OLD TOWN GRAY OR SIMILAR
- 2

STANDING SEAM METAL, AEP SPAN COOL TAHOE BLUE OR SIMILAR
- 3

WOOD SIDING, UNSTAINED RED-BROWN
- 4

WOOD SIDING, UNSTAINED GRAY-BROWN
- 5

CORRUGATED METAL PANEL, ZINC
- 6

METALLIC SIGNAGE, AMBER & ONYX
- 7

WOOD OR METAL TRIM, CERULEAN
- 8

MAINFRAME, BLUE GRAY - STEEL BLUE
- 9

ALUMINUM STOREFRONT WINDOW SYSTEM, LIGHT GRAY
- 10

OPERABLE SLIDING DOOR SYSTEM, TO MATCH STOREFRONT
- 11

TRANSLUCENT (WEST FACING) GLAZING SYSTEM
- 12

WOOD PANEL, OAK
- 13

FLAT PANEL AWNING, ONYX
- 14

PRECAST CONCRETE PANEL, NATURAL
- 15

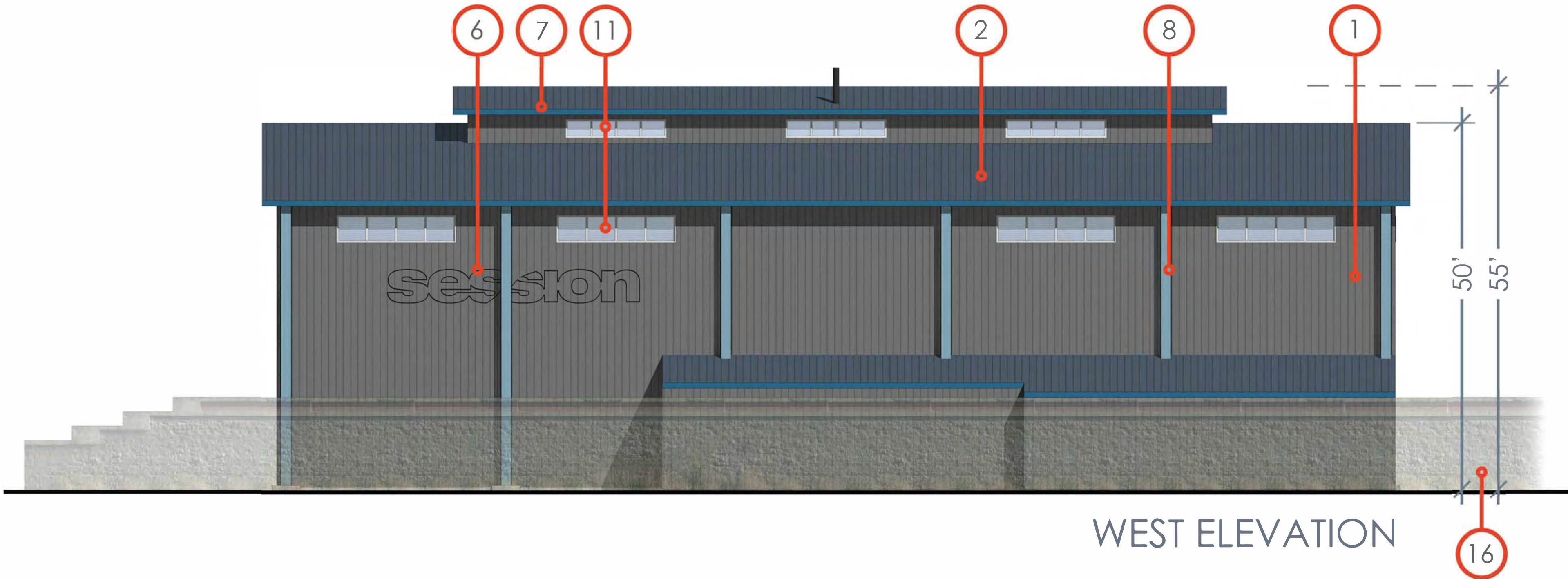
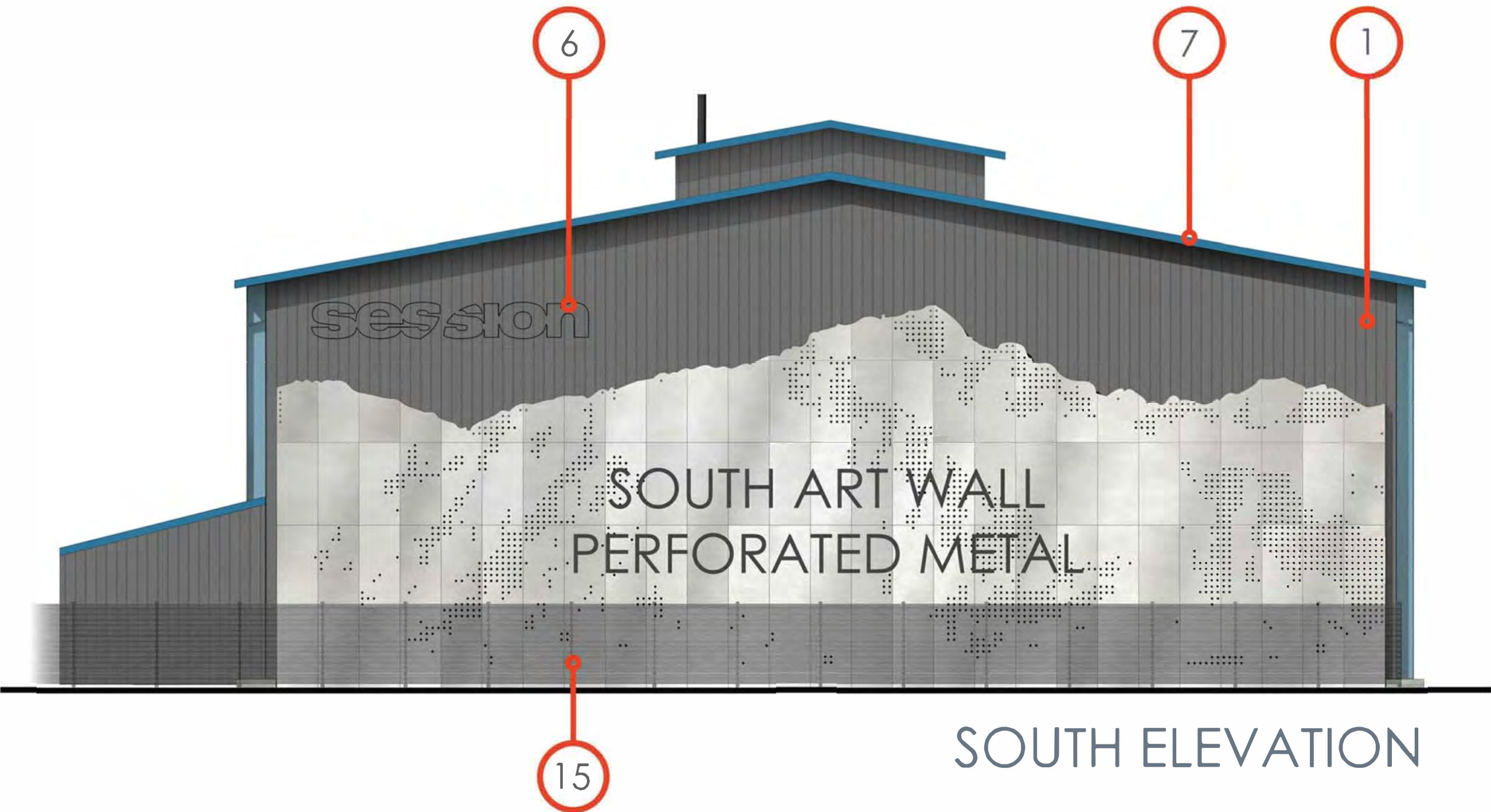
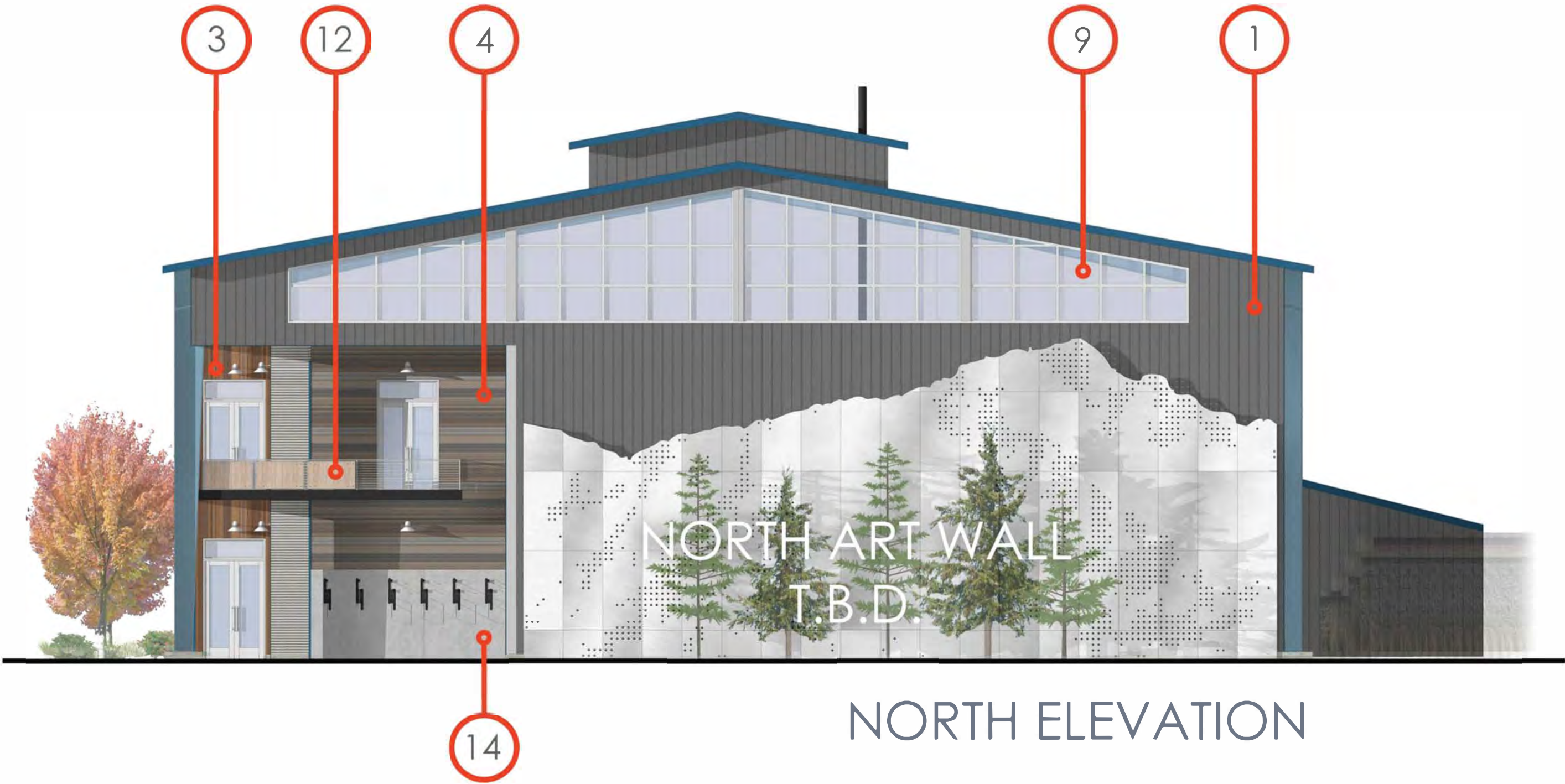
PRIVACY FENCE, NATURAL WOOD
- 16

EXISTING HIGHWAY SOUND BARRIER

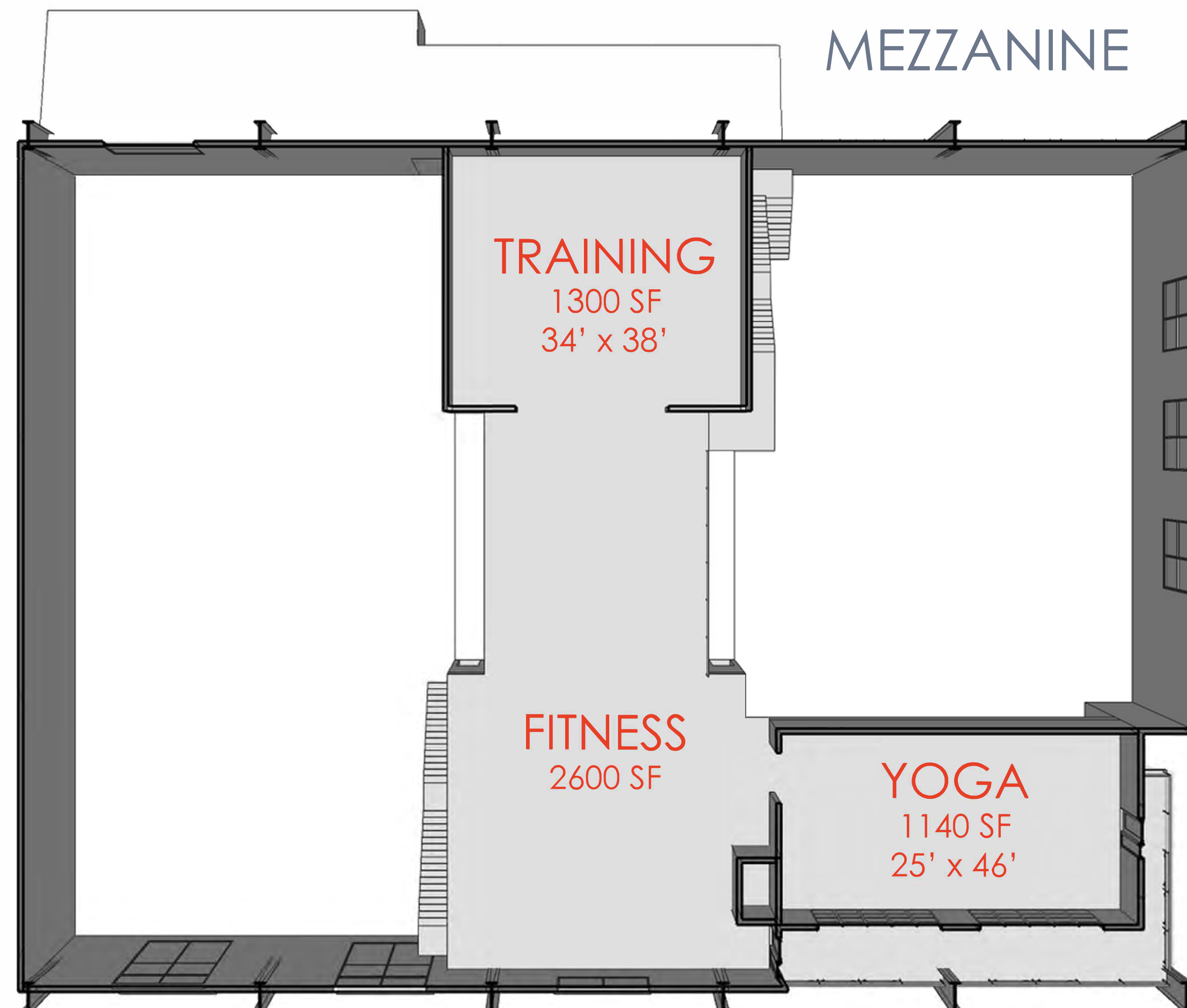
RENDERED ELEVATIONS

ELEVATIONS

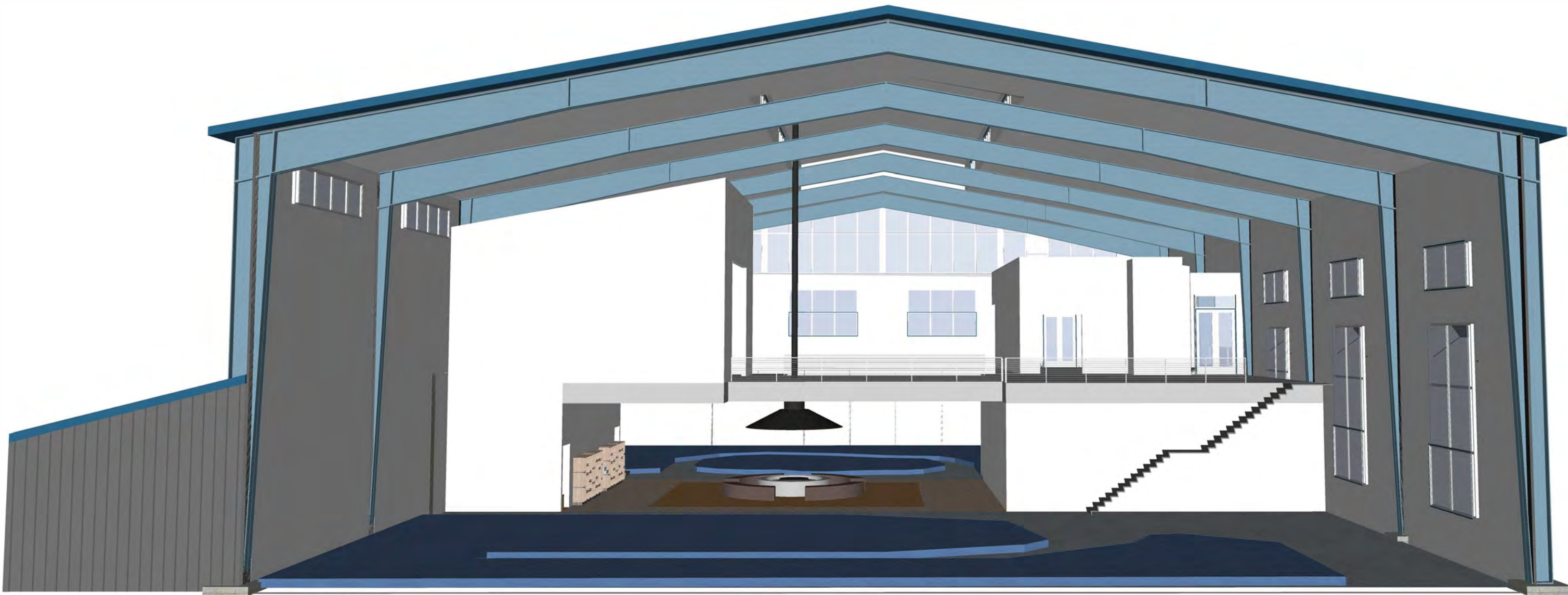
Schematic Design
3/32" = 1'-0" : 01/08/18



SCHEMATIC FLOOR PLANS



ADDITIONAL PERSPECTIVES



SITE PHOTOGRAPHY

