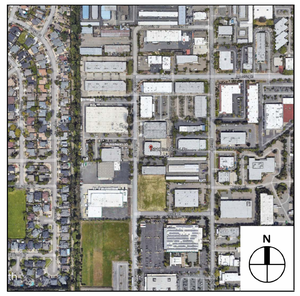
CALIBER COLLISION

3310 INDUSTRIAL DRIVE, SANTA ROSA, CA 95403

VICINITY MAP:



PROJECT DIRECTORY:

PROPERTY OWNER:
RICK DENNETT
2808 WAGON MASTER CT.
LEANDER, TX 78641
TEL: (707) 292-9933

TENANT:
CALIBER COLLISION CENTERS
2941 LAKE VISTA DR.
LEWISVILLE, TX 75067
TEL: (469) 948-9423

PROJECT DESIGNER:
RPO DESIGNS, INC. / RANDY OROZCO
11662 WEST ST.
GARDEN GROVE, CA 92840
TEL: (714) 504-6470

PROJECT ENGINEER:
JAMES FOX ENGINEERING / JAMES FOX
851 PANARAMA RD.
FULLERTON, CA 92831
TEL: (714) 423-5047
LICENSE: 21543

BUILDING & PROPERTY DATA:

APN:	015-650-025-000
ZONING:	(IL) LIGHT INDUSTRIAL
LOT AREA:	± 38,680 S.F.
CONSTRUCTION TYPE:	III-B
EXISTING OCCUPANCY:	S1
PROPOSED OCCUPANCY:	S1, B
EXISTING USE:	WAREHOUSE
PROPOSED USE:	AUTO BODY & PAINT
BUILDING AREA:	12,000 S.F. (NO CHANGE)
OFFICE AREA (B):	1,016 S.F.
SHOP AREA (S1):	10,984 S.F.
FIRE SPRINKLERS:	YES
STORIES:	1
BUILDING HEIGHT:	26'-8"
ALLOWABLE HEIGHT PER CBC 504.3:	75'-0"

ALLOWABLE FLOOR AREA PER 506.2.2 (EQUATION 5-1):

$A_a = [A_t + (NS \times I_f)]$

A_t OFFICE (B) = 76,000
A_t SHOP (S1) = 70,000

76,000 + (19,000 X 0) = 76,000 S.F.
1,016 / 76,000 = .013

70,000 + (17,500 X 0) = 70,000 S.F.
10,984 / 70,000 = .156

.013 + .156 = .169 < 1 ALLOWABLE AREA IS OK

CODES IN EFFECT:

2022 CALIFORNIA BUILDING CODE
2022 CALIFORNIA ELECTRICAL CODE
2022 CALIFORNIA MECHANICAL CODE
2022 CALIFORNIA PLUMBING CODE
2022 CALIFORNIA FIRE CODE
2022 CALIFORNIA ENERGY CODE
2022 CALIFORNIA GREEN BUILDING STANDARDS CODE

SCOPE OF WORK:

INTERIOR REMODEL TO CONVERT EXISTING 12,000 WAREHOUSE BUILDING TO AUTO BODY AND PAINT SHOP WITH 1,016 S.F. OF OFFICE AND 10,984 S.F. OF SHOP AREA.

GENERAL NOTES:

1. THE GENERAL CONTRACTOR AND ALL SUBCONTRACTORS SHALL VERIFY ALL DIMENSIONS AND JOB SITE CONDITIONS PRIOR TO BEGINNING OF CONSTRUCTION AND SHALL REPORT ANY DISCREPANCIES IMMEDIATELY TO THE DESIGNER.
2. ALL WORK SHALL COMPLY WITH THE CALIFORNIA BUILDING CODE 2022 EDITION.
3. CONTRACTOR SHALL CONFORM TO THE CONSTRUCTION AND DEMOLITION DEBRIS PER LOCAL ORDINANCE.
4. CONTRACTOR SHALL COMPLY WITH ALL OSHA REQUIREMENTS.

SPRAY BOOTH NOTES:

1. CONSTRUCTION OF THE SPRAY BOOTH IS REGULATED BY THE CURRENT CALIFORNIA BUILDING CODE, SECTION 416.4 AND THE CURRENT CALIFORNIA FIRE CODE:

   "416.4 SPRAY BOOTHS: SPRAY BOOTHS SHALL BE DESIGNED, CONSTRUCTED AND OPERATED IN ACCORDANCE WITH THE CALIFORNIA FIRE CODE."

   "2404.3.3 SPRAY BOOTHS: THE DESIGN AND CONSTRUCTION OF SPRAY BOOTHS SHALL BE IN ACCORDANCE WITH SECTIONS 2404.3.3.1 THROUGH 2404.3.3.6, SECTIONS 2404.4 THROUGH 2404.8 AND NFPA 33."
2. A FIRE SUPPRESSION SYSTEM IS REQUIRED FOR THE PROPOSED EQUIPMENT AND SHALL BE UNDER A SEPARATE PERMIT AND SUBMITTAL. FIRE SUPPRESSION SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH ALL APPLICABLE CODES.
3. FIRE SUPPRESSION SYSTEMS ARE REQUIRED TO BE SUPERVISED BY THE FIRE SPRINKLER MONITORING SYSTEM. PLANS FOR THE MONITORING SYSTEM SHALL BE UNDER A SEPARATE PERMIT AND SUBMITTAL. ALARM AND MONITORING SYSTEM SHALL BE IN ACCORDANCE WITH ALL APPLICABLE CODES.

PLUMBING FIXTURE SUMMARY:

FIXTURES REQUIRED (BASED ON CPC TABLE 422.1 & TABLE A):

OCCUPANCY B: 1,016 S.F. / 200 ≈ 5
5 / 2 ≈ 3 OCCUPANTS

OCCUPANCY S1: 10,984 S.F. / 5,000 ≈ 2
2 /2 = 1 OCCUPANT

FIXTURES REQUIRED:

MEN	WOMEN	URINALS	LAV
1	1	1	2

FIXTURES PROVIDED:

ALL-GENDER	URINALS	LAV
2	–	2

SHEET INDEX:

C1.	COVER SHEET, PROJECT INFO & NOTES
GN1.	GENERAL NOTES
GN2	ACCESSIBILITY NOTES
A1.	EXISTING SITE PLAN
A2.	PROPOSED SITE PLAN
A3.	OVERALL FLOOR PLAN – DEMO
A4.	OVERALL PROPOSED FLOOR PLAN
A5.	ENLARGED OFFICE PLAN
A6.	EXITING & OCCUPANCY PLAN
A7.	PROPOSED ROOF PLAN
A8.	PROPOSED ELEVATIONS
A8.1.	PROPOSED ELEVATIONS COLOR RENDERINGS
A9.	PROPOSED ELEVATIONS
A9.1.	PROPOSED ELEVATIONS COLOR RENDERINGS
A10.	PROPOSED LINE OF SIGHT ELEVATION
A11.	EXISTING BUILDING FACADE PHOTOS

CITY OF SANTA ROSA NOTES:

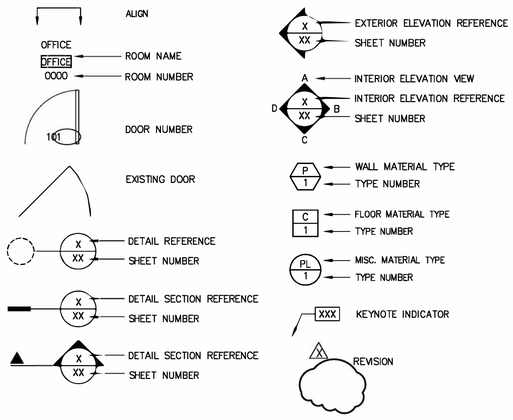
BUILDING DIVISION

1. THE PROJECT IS SUBJECT TO STATE AND FEDERAL ACCESSIBILITY CRITERIA. THE BUILDING PERMIT PLANS WILL BE REVIEWED FOR COMPLIANCE WITH STATE CRITERIA. THE APPLICANT'S DESIGN TEAM IS RESPONSIBLE FOR ENSURING COMPLIANCE WITH FEDERAL CRITERIA.
2. THE SPRAY BOOTH WILL REQUIRE BAAQMD AND FIRE PERMITS IN ADDITION TO THE BUILDING PERMIT.
3. ANY STRUCTURAL MODIFICATIONS WOULD REQUIRE VERIFICATION THAT THE BUILDING COMPLIES WITH CITY CODE CHAPTER 18-48 "EVALUATION AND ABATEMENT OF EXISTING BUILDINGS".
4. INSTALLATION OF WELDING AND / OR TORCH CUTTING EQUIPMENT MAY REQUIRE THE INSTALLATION OF ADDITIONAL FIRE PROTECTIVE MEASURES.
5. INSTALLATION OF VEHICLE LIFT SYSTEMS WILL REQUIRE PLANS AND STRUCTURAL ATTACHMENT CALCULATIONS (CAN BE PART OF THE TENANT IMPROVEMENT SUBMITTAL OR A SEPARATE BUILDING PERMIT APPLICATION).

FIRE DEPARTMENT

6. STORAGE OR USE OF ANY HAZARDOUS MATERIALS AT THE SITE MAY REQUIRE A HAZARDOUS MATERIALS INVENTORY STATEMENT TO BE SUBMITTED TO THE FIRE DEPT. FOR REVIEW VIA THE CALIFORNIA ENVIRONMENTAL REPORTING SYSTEM (CERS). MATERIALS IN EXCESS OF THE PERMITTED AMOUNTS WILL REQUIRE A HAZARDOUS MATERIALS MANAGEMENT PLAN TO BE SUBMITTED TO THE FIRE DEPT. FOR REVIEW AND APPROVAL AND MAY REQUIRE PAYMENT OF HAZARDOUS MATERIAL USE OR HAZARDOUS WASTE GENERATOR PERMIT FEES.
7. PROVIDE A FIRE DEPARTMENT KEY BOX (KNOX BOX) ACCESS TO THE BUILDING AND IF A GATE IS INSTALLED ACROSS THE DRIVEWAY OPTICOM AND KEY-SWITCH/KNOX PAD-LOCK ACCESS THROUGH ELECTRIC/MANUAL GATES WILL BE REQUIRED.
8. ANNUAL FIRE DEPARTMENT PERMITS WILL BE REQUIRED FOR SPRAYING/DIPPING, HOT WORK, AND REPAIR GARAGE OPERATIONS.
9. THE FOLLOWING ARE A LIST OF DEFERRED PLAN SUBMITTAL ITEMS THAT MAY BE REQUIRED BY THE FIRE DEPARTMENT – ADDITIONAL ITEMS MAY BE CALLED OUT BASED ON FINAL USE OF THE SPACE:
   - 9.1. FIRE SPRINKLER SYSTEM – IF MODIFICATIONS ARE DONE
   - 9.2. FIRE ALARM – IF REQUIRED AND/OR MODIFICATIONS TO EXISTING
   - 9.3. SPRAY BOOTH INSTALLATION

SYMBOLS LEGEND:



ABBREVIATIONS:

A.F.F.	ABOVE FINISH FLOOR	F.D.	FLOOR DRAIN	L.H.	LEFT HAND	SCHED.	SCHEDULE
ALUM.	ALUMINUM	F.E.C.	FIRE EXTINGUISHER CABINET	LT.	LIGHT	S.C.	SOLID CORE
AMP.	AMPERE	F.H.C.	FIRE HOSE CABINET	MAINT.	MAINTENANCE	SECT.	SECTION
@	AT	FIN.	FINISH	MAT.	MATERIAL	S.F.	SQUARE FEET
BD.	BOARD	FIXT.	FIXTURE	MAX.	MAXIMUM	SHT.	SHEET
BLD'G	BUILDING	FLOUR.	FLUORESCENT	MECH.	MECHANICAL	SIM.	SIMILAR
BLK'G	BLOCKING	F.O.C.	FACE OF COLUMN	MET.	METAL	SPEC.	SPECIFICATION
BOT.	BOTTOM	F.O.X.	FACE OF STUD	MFR.	MANUFACTURER	S.S.	STAINLESS STEEL
CAB.	CABINET	F.O.W.	FACE OF WALL	MIN.	MINIMUM	STL.	STEAL
CLG.	CEILING	F.S.	FLOOR SINK	MISC.	MISCELLANEOUS	STOR.	STORAGE
C	CENTERLINE	FURR.	FURRING	MTC.	MOUNTED	STRUCT.	STRUCTURAL
CLR.	CLEAR	FURN.	FURNISH (ED) FURNITURE	MUL	MULLION	SUSP.	SUSPENDED
COL.	COLUMN	GA.	GAUGE	NO.	NUMBER	SYM.	SYMMETRICAL
CONC.	CONCRETE	GD.	GLASS	N.I.C.	NOT IN CONTRACT	TELE.	TELEPHONE
CONT.	CONTINUOUS	GYP.BD.	GYPSUM BOARD	N.T.S.	NOT TO SCALE	TEMP.	TEMPERED
CONTR.	CONTRACTOR	H.	HIGH	O/	OVER	THK.	THICK
DED.	DEDICATED	H.C.	HOLLOW CORE	O.C.	ON CENTER	T.O.W.	TOP OF WALL
DET.	DETAIL	HDWR.	HARDWARE	OFF.	OFFICE	TYP.	TYPICAL
D.F.	DRINKING FOUNTAIN	H.M.	HOLLOW METAL	PLAS. LAM.	PLASTIC LAMINATE	U.L.	UNDERWRITERS LABORATORY
DIA.	DIAMETER	HOR.	HORIZONTAL	PL.	PLATE	U.N.O.	UNLESS NOTED OTHERWISE
DIAG.	DIAGONAL	HR.	HOUR	PLUMB.	PLUMBING	V.	VOLT
DIM.	DIMENSION	HT.	HEIGHT	PLYWD.	PLYWOOD	V.C.T.	VINYL COMPOSITION TILE
DN.	DOWN	H.V.A.C.	HEATING, VENTILATION, AIR CONDITIONING	PR.	PAIR	VERT.	VERTICAL
DWG.	DRAWING	INSUL.	INSULATION	PTN.	PARTITION	VEST.	VESTIBULE
DWR.	DRAWER	INT.	INTERIOR	RAD.	RADIUS	V.I.F.	VERIFY IN FIELD
EA.	EACH	JAN.	JANITOR	REF.	REFERENCE	W/	WITH
ELECT.	ELECTRICAL	J-BOX	JUNCTION BOX	REFR.	REFRIGERATOR	WC	WALL COVERING
ELEV.	ELEVATION	LAM.	LAMINATE	REQ'D	REQUIRED	W.C.	WATER CLOSET
EQ.	EQUAL	LAM. PLAS.	LAMINATED PLASTIC	R.H.	RIGHT HAND	W.H.	WATER HEATER
EXT.	EXTERIOR	LAV.	LAVATORY	RM.	ROOM	W.P.	WATER PROOF
EXIST'S	EXISTING			R.O.	ROUGH OPENING	W.R.	WATER RESISTANT

City of Santa Rosa
Planning & Economic Development Department
5/17/2023
RECEIVED

DESCRIPTION	DATE	BY
MUP SUBMITTAL	03/10/23	RPO
MUP SUBMITTAL 1	5/16/23	RPO

Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL: (714) 504-6470
EMAIL: randy@rpodesigns.com

Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
COVER SHEET, PROJECT INFO & NOTES

DATE: 02/08/23
SCALE: AS NOTED
DRAWN: R. OROZCO
JOB: –
SHEET NO:
C1

THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.

FINISH NOTES:

1. NO FINISH SUBSTITUTIONS MAY BE MADE UNLESS THE TENANT, OWNER OR DESIGNER AUTHORIZE THE CHANGE IN WRITING.
2. WHERE PAINT COLORS CHANGE, CORNERS ARE TO BE CUT–IN FREE OF OVERLAPPING.
3. ALL FINISHES ARE TO BE APPLIED IN STRICT ACCORDANCE TO MANUFACTURER'S SPECIFICATIONS.
4. CLASSES OF MATERIALS BASED UPON THEIR FLAME CHARACTERISTICS SHALL BE SET FORTH IN TABLE 803.13 OF THE CBC.
5. INTERIOR FINISHES WITHIN THE MALL AND INSTALLATIONS WITHIN THE MALL SHALL COMPLY WITH SECTIONS 402.6.1 THROUGH (402.6.4) INTERIOR WALL AND CEILING FINISHES WITHIN THE MALL OF A COVERED MALL BUILDING AND WITHIN THE EXITS OF COVERED OR OPEN MALL BUILDINGS SHALL HAVE A MINIMUM FLAME SPREAD INDEX AND SMOKE–DEVELOPED INDEX OF CLASS B IN ACCORDANCE WITH CHAPTER 8. INTERIOR FLOOR FINISHES SHALL MEET THE REQUIREMENTS OF SECTION 804. (402.6.1)
6. SMOKE DENSITY OF MATERIALS SHALL BE NO GREATER THAN 450 WHEN TESTED IN ACCORDANCE WITH THE CALIFORNIA BUILDING CODE, (CHAPTER 8).
7. APPLICATION OF CONTROLLED INTERIOR FINISHES SHALL BE IN CONFORMANCE WITH SECTION 803 OF THE C.B.C.
8. ALL PAINT FINISH OF METAL PARTS OF DOORS, HANDRAILS, PERIMETER ENCLOSURES, ETC., SHALL BE SEMI–GLOSS, UNLESS OTHERWISE NOTED.
9. ALL PAINT SHALL BE APPLIED IN ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATION FOR THE PARTICULAR SURFACE.
10. ALL SURFACES SHALL BE PROPERLY PREPARED WITH SEALER PRIOR TO THE INSTALLATION OF WALL COVERING PER MANUFACTURER'S RECOMMENDATIONS.
11. ALL V.C.T. TO BE INSTALLED WITH FULL TILE FROM VINYL THRESHOLD STRIP AND FULL TILE FROM WALL ADJACENT TO DOOR SWING, U.N.O.
12. CONTRACTORS TO VERIFY FINISHED CONDITION AND LEVEL OF FLOOR TO RECEIVE NEW FINISHES TO BE WITHOUT BOWING AT FLOOR OR WALL BASE. CONTRACTOR IS RESPONSIBLE FOR ALL FLOOR PREPARATION.
13. PROVIDE AND INSTALL SPECIFIED BASE FOR ALL AREAS TO RECEIVE FLOORING.
14. COORDINATE INSTALLATION OF BASE WITH MILLWORK. DELETE BASE AT WALL WHERE BUILT–IN CABINETS ARE INDICATED.
15. CONTRACTOR SHALL PROVIDE PRE–FORMED RUBBER BASE CORNERS. DO NOT CUT OR BEND STRAIGHT BASE TO MAKE CORNERS.
16. DECORATIVE MATERIALS SHALL BE MAINTAINED IN A FLAME–RETARDANT CONDITION.

CEILING NOTES:

1. ALL JUNCTION BOXES AND MECHANICAL EQUIPMENT REQUIRING ACCESS FOR SERVICE SHALL BE LOCATED OVER ACOUSTICAL CEILINGS. NO ACCESS HATCHES SHALL BE INSTALLED IN GYPSUM BOARD CEILINGS WITHOUT PRIOR APPROVAL BY DESIGNER. (NO EXCEPTION)
2. NO COMBUSTIBLE MATERIALS SHALL BE USED IN THE PLENUM SPACE, INCLUDING ALUMINUM FLEX, ALUMINUM CONDUIT, AND POT METAL CONNECTORS.
3. CONDUIT ABOVE CEILING MUST BE A MINIMUM OF 12" ABOVE THE CEILING GRID.
4. LOCATIONS OF CEILING DEVICES, SUCH AS AIR DIFFUSERS, GRILLES, LIGHT FIXTURES, ETC., SHALL BE AS SHOWN ON DESIGNER REFLECTED CEILING PLAN. WHERE DISCREPANCIES IN LOCATION OCCUR, THE ARCHITECTURAL PLAN SHALL GOVERN. NOTIFY DESIGNER OF ANY DISCREPANCIES FOR CLARIFICATIONS.
5. PLACEMENT OF LIGHT FIXTURES IN AREAS WHERE MAIN DUCTS MAY CAUSE INTERFERENCE MUST BE APPROVED BY DESIGNER PRIOR TO INSTALLATION.
6. VERIFY ACTUAL CEILING GRID LOCATION AND NOTIFY DESIGNER OF ANY DISCREPANCIES.
7. FOR SPECIFICATIONS OF NEW BUILDING STANDARD LIGHT FIXTURES, SWITCHES, EXIT SIGNS SEE ELECTRICAL ENGINEERING DRAWINGS.
8. ALL NEW FLUORESCENT LAMPS WILL BE BUILDING STANDARD, SAME COLOR AND MANUFACTURER.
9. PROVIDE SWITCHES AND LIGHT SENSORS FOR OPEN AREAS AND PRIVATE OFFICES. ACTUAL LOCATION OF ALL SWITCHES TO BE DETERMINED BY ELECTRICAL DESIGNER.
10. PLACE ALL LIGHT SENSORS @ 36" A.F.F., UNLESS NOTED OTHERWISE.
11. MOUNT LIGHT SENSORS WITHIN 12" OF EDGE OF DOOR SWING & MAINTAIN CONSISTENT DIMENSION THROUGHOUT.
12. WHERE EXIT SIGNS ARE REQUIRED BY CBC SECTION 1013, THEY SHALL BE ILLUMINATED PER SECTION 1013.3 AND 2022 CEC. THE LOCATION SHALL BE COORDINATED WITH THE PROJECT DESIGNER.
13. PROVIDE BACK–UP POWER FOR EXIT SIGNS PER CBC SECTION 1013.6.3.
14. EMERGENCY LIGHTING SHALL BE TWO SEPARATE SOURCES OF POWER AND SHALL COMPLY WITH THE NEC.
15. EXIT ILLUMINATION SHALL BE PROVIDED FROM MEANS OF EGRESS TO EXIT DISCHARGE AT ALL TIMES THE BUILDING SPACE SERVED BY THE MEANS OF EGRESS IS OCCUPIED. CBC SECTION 1008.

PARTITION PLAN NOTES:

1. CONTRACTOR AND DESIGNER TO REVIEW & APPROVE CHALK LINES OF PARTITION LAYOUT PRIOR TO COMMENCEMENT OF PARTITION CONSTRUCTION.
2. FIELD MEASURE AS REQUIRED FOR ALL GLAZING AND MILLWORK CONDITIONS PRIOR TO FABRICATION.
3. EXTEND ALL STUDS AND WALL MATERIALS TO CONSTRUCTION ABOVE, UNLESS OTHERWISE INDICATED.
4. ALL PENETRATIONS AT RATED CONSTRUCTION SHALL BE PROTECTED TO MAINTAIN RATING.
5. CONTRACTOR SHALL USE 2x6 STUDS MINIMUM AT ALL PLUMBING WALLS. CONTRACTOR TO VERIFY ACTUAL DEPTH REQUIRED, ANY DISCREPANCIES SHALL BE REPORTED TO THE DESIGNER.
6. USE WATER RESISTANT GYPSUM BOARD AT ALL AREAS SUBJECT TO MOISTURE OR WHERE TILE IS USED.
7. ALL HOT WATER LINES SHALL BE PROPERLY INSULATED. SEE PLUMBING DRAWINGS.
8. ALL PLUMBING WORK SHALL BE IN ACCORDANCE WITH LOCAL AND NATIONAL CODES.
9. DOOR OPENINGS IN PARTITIONS NOT DIMENSIONED ARE TO BE LOCATED 4" FROM ADJACENT PARTITIONS.
10. ALL MILLWORK SHALL CONFORM TO WIC CUSTOM STANDARDS.
11. CONTRACTOR TO FURNISH & INSTALL 16 GAUGE GALVANIZED METAL WALL BACKING AT ALL BUILT–IN MILLWORK LOCATIONS, HANGING WALL EQUIPMENT, ETC. VERIFY EXACT LOCATIONS WITH MILLWORK & ACCESSORY CONTRACTORS.
12. VERIFY ALL APPLIANCE & EQUIPMENT REQUIREMENTS WITH MANUFACTURERS. PROVIDE ALL NECESSARY WALL BACKING, BRACING, ELECTRICAL & PLUMBING SUPPLY, FITTINGS AND CONNECTORS TO SUPPORT OR COMPLETE INSTALLATION.
13. UNLESS OTHERWISE NOTED, ALL GYPSUM BOARD SURFACES, WALLS, AND CEILINGS SHALL BE TAPED AND FEATHERED SMOOTH TO RECEIVE A MINIMUM OF TWO COATS SEALER AND TWO COATS PAINT TO COVER.
14. PREPARE ALL FLOORS AS REQUIRED TO RECEIVE NEW FINISHES.

POWER & SIGNAL NOTES:

1. COORDINATE TELEPHONE/DATA INSTALLATION WITH APPROPRIATE SUB–CONTRACTOR.
2. ALL TELEPHONE AND DATA CABLE TO BE TEFLON COATED PLENUM RATED CABLE, SUPPORTED INDEPENDENTLY FROM SUSPENDED CEILING SYSTEM. CABLING TO BE SUPPLIED BY TENANT; ALL PULLS AND TERMINATIONS BY GENERAL CONTRACTOR.
3. ALL OUTLETS TO BE INSTALLED AT LOCATIONS SHOWN BY DIMENSIONS ON THE POWER & SIGNAL PLAN. DIMENSION ALL OUTLETS FROM THE CENTERLINE OF THE OUTLET BOX. NON–DIMENSIONED OUTLETS ARE TO LOCATED AT THE NEAREST WALL STUD.
4. WHEN OUTLETS ARE GROUPED TOGETHER (2 OR MORE), THEY ARE TO BE SPACED NO MORE THAN 2" APART.
5. ALL NEW WALL MOUNTED 15, 20, AND 30 AMP RECEPTACLES OUTLETS TO BE INSTALLED AT +15" MINIMUM MEASURED TO THE BOTTOM OF THE OUTLET BOX AND +48" MAXIMUM MEASURED TO THE TOP OF THE OUTLET BOX.
6. SWITCHES SHALL BE INSTALLED AT +15" MINIMUM MEASURED TO THE BOTTOM OF THE OUTLET BOX AND +48" MAXIMUM MEASURED TO THE TOP OF THE OUTLET BOX.
7. WHERE ELECTRICAL WORK IS SPECIFIED IN CONJUNCTION WITH CABINET WORK, LAMPS AND FIXTURES ARE TO BE PROVIDED BY THE GENERAL CONTRACTOR.
8. CUT–OUTS FOR SWITCHES, OUTLETS, ETC. AS REQUIRED BY THE CABINET CONTRACTOR ARE TO BE COORDINATED WITH THE ELECTRICAL CONTRACTOR, U.N.O. ALL RECEPTACLES WHERE MILLWORK OCCURS SHALL BE LOCATED PER ELEVATIONS OF THE MILLWORK ITEM IN QUESTION.
9. ALL WALL COVER PLATES SHALL BE WHITE, UNLESS BUILDING STANDARD IS DIFFERENT, MATCH BUILDING STANDARD. CUT–OUTS FOR SWITCHES, OUTLETS, ETC. AS REQUIRED BY THE CABINET CONTRACTOR ARE TO BE COORDINATED WITH THE ELECTRICAL CONTRACTOR, U.N.O. ALL RECEPTACLES WHERE MILLWORK OCCURS SHALL BE LOCATED PER ELEVATIONS OF THE MILLWORK ITEM IN QUESTION.
10. ALL SEPARATE CIRCUIT RECEPTACLES TO BE DIFFERENT COLOR WITH BUILDING STANDARD COLOR COVER PLATE.
11. WHEN PLYWOOD BACKBOARDS ARE REQUIRED IN TELEPHONE AND ELECTRICAL EQUIPMENT ROOMS, THEY SHALL BE PAINTED TO MATCH ADJACENT WALL.
12. PROVIDE ONE–HOUR FIRE PROTECTION AT ALL OUTLETS AND SWITCHES LOCATED IN ONE–HOUR RATED PARTITIONS.
13. ALL EXISTING ELECTRICAL DEVICES ARE TO REMAIN UNLESS NOTED OTHERWISE.

FLOORS & LEVELS:

1. ACCESSIBLE ROUTES SHALL BE PROVIDED IN ACCORDANCE WITH SECTION 11B–206 AND SHALL COMPLY WITH DIVISION 4. (11B–206.1)
2. FLOOR AND GROUND SURFACES SHALL BE STABLE, FIRM AND SLIP RESISTANT AND SHALL COMPLY WITH SECTION 11B–302. (11B–302.1)
3. CHANGES IN LEVEL OF 1/4 INCH (6.4 MM) HIGH MAXIMUM SHALL BE PERMITTED TO BE VERTICAL AND WITHOUT EDGE TREATMENT. (11B–303.2)
4. CHANGES IN LEVEL BETWEEN 1/4 INCH (6.4 MM) HIGH MINIMUM AND 1/2 INCH (12.7 MM) HIGH MAXIMUM SHALL BE BEVELED WITH A SLOPE NOT STEEPER THAN 1:2. (11B–303.3)
5. CHANGES IN LEVEL GREATER THAN 1/2 INCH (12.7 MM) HIGH SHALL BE RAMPED, AND SHALL COMPLY WITH SECTION 11B–405 OR 11B–406. (11B–303.4)
6. CARPET OR CARPET TILE SHALL BE SECURELY ATTACHED AND SHALL HAVE A FIRM CUSHION, PAD OR BACKING OR NO CUSHION OR PAD. CARPET OR CARPET TILE SHALL HAVE A LEVEL LOOP, TEXTURED LOOP, LEVEL CUT PILE, LEVEL CUT/UNCUT PILE TEXTURE. PILE HEIGHT SHALL BE 1/2 INCH (12.7 MM) MAXIMUM. EXPOSED EDGES OF CARPET SHALL BE FASTENED TO FLOOR SURFACES AND SHALL HAVE TRIM ON THE ENTIRE LENGTH OF THE EXPOSED EDGE. CARPET EDGE TRIM SHALL COMPLY WITH SECTION 11B–303. (11B–302.2)

DOOR NOTES:

1. VERIFY THAT ALL DOORS AND DOOR HARDWARE MEET THE REQUIREMENTS OF THE SANTA ROSA BUILDING SAFETY ADMINISTRATIVE CODE, ALL GOVERNING CODES & STANDARDS. NOTIFY THE DESIGNER IMMEDIATELY IN CASE OF DISCREPANCY.
2. ALL EXIT DOORS SHALL COMPLY WITH 2022 CBC SECTION 1008.1.
3. EXIT DOORS SHALL SWING IN THE DIRECTION OF EXIT TRAVEL WHEN SERVING ANY HAZARDOUS AREA OR WHEN THE AREA SERVED HAS AN OCCUPANT LOAD OF 50 OR MORE PEOPLE.
4. EXIT DOORS ARE TO BE OPERABLE FROM THE INSIDE WITHOUT THE USE OF A KEY OR SPECIAL KNOWLEDGE OR EFFORT. PROVIDE A SIGN ON OR NEAR THE MAIN EXIT DOOR READING, "THIS DOOR TO REMAIN UNLOCKED WHEN THIS SPACE IS OCCUPIED".
5. LATCHING AND LOCKING DOORS THAT ARE HAND OPERATED SHALL BE OPERABLE WITH A SINGLE EFFORT WITHOUT REQUIRING THE ABILITY TO GRASP THE HARDWARE (LEVER OR PUSH TYPE). VERIFY CONDITION AT EXISTING DOORS.
6. MAXIMUM EFFORT TO OPERATE DOORS SHALL NOT EXCEED THE FOLLOWING PER THE REQUIREMENTS OF CALIFORNIA BUILDING CODE,
   a. INTERIOR DOORS – 5 POUNDS
   b. EXTERIOR DOORS – 5 POUNDS
   c. FIRE DOORS – 15 POUNDS
7. DOOR CLOSERS AND GATE CLOSERS SHALL BE ADJUSTED SO THAT FROM AN OPEN POSITION OF 90 DEGRESS, THE TIME REQUIRED TO MOVE THE DOOR TO A POSITION OF 12 DEGREES FROM THE LATCH IS 5 SECONDS MINIMUM. (CBC 11B–404.2.8.1)
8. RATED DOORS SHALL COMPLY WITH CBC SECTION 716.5.
9. ALL DOOR HARDWARE TO BE LEVER–TYPE PER STATE AND ADA CODES.
10. OPENING HARDWARE IS TO BE CENTERED BETWEEN 34" AND 44" ABOVE FINISH FLOOR. CONTRACTOR TO VERIFY EXISTING CONDITIONS AND MATCH NEW.
11. SPECIAL LOCKING DEVICES SHALL BE OF AN APPROVED TYPE.
12. THE BOTTOM 10" OF ALL DOORS EXCEPT AUTOMATIC AND SLIDING DOORS SHALL HAVE A SMOOTH UNINTERRUPTED SURFACE.
13. MAXIMUM UNDERCUT OF ALL DOORS NOT IN A RATED CORRIDOR SHALL NOT EXCEED 1/2" ABOVE FINISH FLOOR SURFACE.
14. THE FLOOR AND LANDING SHALL BE NOT MORE THAN 1/2" LOWER THAN THE TOP OF THE THRESHOLD OF THE DOORWAY. BEVEL (1:2 MAX. SLOPE) WHERE THE THRESHOLD EXCEEDS 1/4" IN HEIGHT.
15. PROVIDE WEATHER SEALS ON ALL EXTERIOR DOORS PER ANSI STANDARDS.
16. ALL GLAZING WITHIN A 24" ARC OF EITHER EDGE OF A DOOR AND WITHIN 60" OF THE FLOOR SHALL BE TEMPERED.
17. CONTRACTOR IS RESPONSIBLE TO COORDINATE & VERIFY ALL DOOR FRAME THROAT THICKNESS' FOR EACH LOCATION.
18. ALL INTERIOR DOOR FRAMES TO BE FACTORY FINISHED.
19. EXTERIOR LEVEL LANDING MAY SLOPE UP TO 1/4" PER FOOT IN ANY DIRECTION FOR SURFACE DRAINAGE.
20. ALL DOOR STOPS TO HAVE 2x6 BACKING IN WALL BEHIND.

FIRE LIFE SAFETY NOTES:

INSPECTIONS

1. BUILDINGS UNDER CONSTRUCTION OR DEMOLITION SHALL CONFORM TO CFC CHAPTER 33. NO SMOKING OR COOKING IS ALLOWED IN STRUCTURES WHERE COMBUSTIBLE MATERIALS ARE EXPOSED OR WITHIN 25'OF COMBUSTIBLE MATERIALS STORAGE AREAS. CUTTING, WELDING, OR OTHER HOT WORK SHALL BE IN CONFORMANCE WITH CFC CHAPTER 35.
2. ADDRESS NUMBERS SHALL BE PROVIDED FOR ALL NEW AND EXISTING BUILDINGS, BE A MINIMUM OF FOUR INCHES HIGH FOR INDIVIDUAL DWELLING UNITS AND SIX INCHES HIGH FOR ALL OTHER INSTALLATIONS AND STRUCTURES, CONTRAST WITH THEIR BACKGROUND, AND BE PLAINLY VISIBLE FROM THE ROADWAY THE BUILDING IS ADDRESSED ON. TEMPORARY ADDRESS NUMBERS SHALL BE PROVIDED ON CONSTRUCTION FENCING OR THE BUILDING UNTIL PERMANENT NUMBERS CAN BE PROVIDED.
3. LOCATIONS AND CLASSIFICATIONS OF EXTINGUISHERS SHALL BE IN ACCORDANCE WITH CFC 906 AND CCR TITLE 19. AT LEAST ONE EXTINGUISHER SHALL BE PROVIDED DURING CONSTRUCTION ON EACH FLOOR AT EACH STAIRWAY, IN EACH STORAGE AND CONSTRUCTION SHED, IN LOCATIONS WHERE FLAMMABLE OR COMBUSTIBLE LIQUIDS ARE STORED OR USED, OR WHERE SIMILAR HAZARDS ARE PRESENT PER CFC 3315.1. BEFORE FINAL OCCUPANCY, AT LEAST ONE 2A:10B:C EXTINGUISHER SHALL BE PROVIDED SO THAT NO POINT IS MORE THAN 75'TRAVEL DISTANCE FROM THE EXTINGUISHER. EXTINGUISHERS SHALL BE LOCATED ALONG THE PATH OF EGRESS TRAVEL AND IN A READILY VISIBLE AND ACCESSIBLE LOCATION, WITH THE BOTTOM OF THE EXTINGUISHER AT LEAST 48"ABOVE THE FLOOR. ADDITIONAL EXTINGUISHERS MAY BE REQUIRED BY INSPECTOR DEPENDING ON PROJECT OR SITE CONDITIONS AND FINAL PLACEMENT IS SUBJECT TO THEIR APPROVAL.
4. WALL, FLOOR AND CEILING FINISHES AND MATERIALS SHALL NOT EXCEED THE FLAME SPREAD CLASSIFICATIONS IN CBC TABLE 803.13. DECORATIVE MATERIALS SHALL BE PROPERLY TREATED BY A PRODUCT OR PROCESS APPROVED BY THE STATE FIRE MARSHAL WITH APPROPRIATE DOCUMENTATION.
5. APPROVAL OF THESE PLANS SHALL NOT PERMIT THE VIOLATION OF ANY CODE OR LAW. REQUIREMENTS OR FEATURES NOT IDENTIFIED ON THE PLAN MAY APPLY AND INSPECTORS MAY REQUIRE ADDITIONAL INFORMATION OR ITEMS FROM THOSE SHOWN ON THE PLAN DEPENDING ON ACTUAL OR ANTICIPATED FIELD CONDITIONS. SUCH CHANGES MAY NECESSITATE SUBMITTAL OF REVISED OR AS–BUILT PLANS TO THE FIRE DEPARTMENT.

GENERAL REQUIREMENTS

6. THE PROJECT SHALL COMPLY WITH 2022 CALIFORNIA BUILDING CODE, 2022 CALIFORNIA FIRE CODE, AND OTHER CURRENTLY ADOPTED CODES, STANDARDS, REGULATIONS AND REQUIREMENTS AS ENFORCED BY THE FIRE DEPARTMENT.
7. DUMPSTERS AND TRASH CONTAINERS EXCEEDING 1.5 CUBIC YARDS SHALL NOT BE STORED IN BUILDINGS OR PLACED WITHIN 5 FEET OF COMBUSTIBLE WALLS, OPENINGS OR COMBUSTIBLE ROOF EAVE LINES UNLESS PROTECTED BY AN APPROVED SPRINKLER SYSTEM OR LOCATED IN A TYPE I OR IIA STRUCTURE SEPARATED BY 10 FEET FROM OTHER STRUCTURES. CONTAINERS LARGER THAN 1 CUBIC YARD SHALL BE OF NON– OR LIMITED–COMBUSTIBLE MATERIALS OR SIMILARLY PROTECTED OR SEPARATED. CFC 304.3
8. EXITS, EXIT SIGNS, FIRE ALARM PANELS, HOSE CABINETS, FIRE EXTINGUISHER LOCATIONS, AND STANDPIPE CONNECTIONS SHALL NOT BE CONCEALED BY CURTAINS, MIRRORS, OR OTHER DECORATIVE MATERIAL.
9. THE EGRESS PATH SHALL REMAIN FREE AND CLEAR OF ALL OBSTRUCTIONS AT ALL TIMES. NO STORAGE IS PERMITTED IN AISLES.
10. EXIT DOORS SHALL BE OPENABLE FROM THE INSIDE WITHOUT THE USE OF A KEY OR ANY SPECIAL KNOWLEDGE OR EFFORT. DOORS SHALL NOT BE PROVIDED WITH THUMB–TURN LOCKS OR DEADBOLTS THAT DO NOT UNLATCH IN TANDEM WITH THE NORMAL OPERATING LEVER. THE OPENING FORCE FOR INTERIOR DOORS WITHOUT CLOSERS SHALL NOT EXCEED 5 POUNDS. THE UNLATCHING AND OPENING FORCE FOR OTHER DOORS, INCLUDING FIRE DOORS, SHALL NOT EXCEED 15 CBC 1010
11. THE EXIT PATH SHALL BE CLEARLY IDENTIFIED WITH EXIT SIGNS CONFORMING TO CBC 1013. ILLUMINATED EXIT SIGNS MUST HAVE 90–MINUTE EMERGENCY POWER BACK–UP.
12. TACTILE SIGNS SHALL BE PROVIDED IN COMMERCIAL BUILDINGS AND CONFORM TO 11B–703.1, –703.2, – 703.3, AND 703.5, BE MOUNTED WITH THE BOTTOM OF THE LOWEST LINE OF BRAILLE CHARACTERS AT LEAST 4 FEET ABOVE THE FLOOR BUT THE BOTTOM OF THE HIGHEST LINE OF RAISED TEXT CHARACTERS NO MORE THAN 5 FEET ABOVE THE FLOOR AND, WHENEVER POSSIBLE, ON THE STRIKE SIDE OF THE DOOR. LETTERING SHALL BE BETWEEN 5/8"AND 2"HIGH. CBC 1013.4
13. THE EXIT PATH SHALL BE ILLUMINATED AT ALL TIMES IN ACCORDANCE WITH CBC 1008. EMERGENCY LIGHTING SHALL BE PROVIDED WITH 90–MINUTE BACK–UP.

ALARM AND MONITORING SYSTEMS

14. A FIRE ALARM SYSTEM SHALL BE PROVIDED IN COMPLIANCE WITH CBC/CFC 907 AND 2022 NFPA 72. A SEPARATE PLAN SUBMITTAL IS REQUIRED FOR APPROVAL PRIOR TO INSTALLATION OR MODIFICATION.
15. AUTOMATIC FIRE SPRINKLER SYSTEM(S) AND ALL CONTROL VALVES, WITH THE EXCEPTION OF THOSE LISTED IN CFC 903.4, SHALL BE MONITORED BY A UL LISTED CENTRAL ALARM STATION.

HAZARDOUS MATERIALS, EQUIPMENT, AND PROCESSES

16. STORAGE, DISPENSING, OR USE OF ANY HAZARDOUS MATERIALS SHALL COMPLY WITH CBC 414 AND 415 AND CFC REGULATIONS. THE STORAGE AND USE OF HAZARDOUS MATERIALS SHALL BE REVIEWED AND APPROVED BY THE FIRE DEPARTMENT PRIOR TO SUCH MATERIALS BEING BROUGHT ON SITE. APPROPRIATE HAZARDOUS MATERIALS WARNING SIGNS SHALL BE PROMINENTLY PLACED IN THE VICINITY/ENTRANCES TO AREAS WHERE HAZARDOUS MATERIALS ARE STORED IN QUANTITIES SUFFICIENT TO REQUIRE A CFC PERMIT.
17. HAZARDOUS PROCESSES AND EQUIPMENT (E.G., STORAGE TANKS, REFRIGERATION, VAPOR RECOVERY, SPRAY BOOTHS AND DRYING ROOMS, DIP TANKS, INDUSTRIAL OVENS, DUST COLLECTION SYSTEMS, MEDICAL/INDUSTRIAL GAS SYSTEMS, ETC) SHALL BE REVIEWED AND APPROVED BY THE FIRE DEPARTMENT PRIOR TO INSTALLATION. SUCH EQUIPMENT AND PROCESSES MAY REQUIRE SPECIFIC BUILDING FEATURES AND PROTECTION BEYOND WHAT IS IDENTIFIED ON THIS PLAN.

HAZARDS & PROTRUDING OBJECTS:

1. ABRUPT CHANGES IN LEVEL EXCEEDING 4 INCHES (102 MM) IN A VERTICAL DIMENSION BETWEEN WALKS, SIDEWALKS OR OTHER PEDESTRIAN WAYS AND ADJACENT SURFACES OR FEATURES SHALL BE IDENTIFIED BY WARNING CURBS AT LEAST 6 INCHES (152 MM) IN HEIGHT ABOVE THE WALK OR SIDEWALK SURFACE. (11B–303.5)

2. PROTRUDING OBJECTS SHALL COMPLY WITH SECTION 11B–307. (11B–307.1)

3. OBJECTS WITH LEADING EDGES MORE THAN 27 INCHES (686 MM) AND NOT MORE THAN 80 INCHES (2032 MM) ABOVE THE FINISH FLOOR OR GROUND SHALL PROTRUDE 4 INCHES (102 MM) MAXIMUM HORIZONTALLY INTO THE CIRCULATION PATH. (11B–307.2)

4. FREE–STANDING OBJECTS MOUNTED ON POSTS OR PYLONS SHALL OVERHANG CIRCULATION PATHS 12 INCHES (305 MM) MAXIMUM WHEN LOCATED 27 INCHES (686 MM) MINIMUM AND 80 INCHES (2032 MM) MAXIMUM ABOVE THE FINISH FLOOR OR GROUND. WHERE A SIGN OR OTHER OBSTRUCTION IS MOUNTED BETWEEN POSTS OR PYLONS AND THE CLEAR DISTANCE BETWEEN THE POSTS OR PYLONS IS GREATER THAN 12 INCHES (305 MM), THE LOWEST EDGE OF SUCH SIGN OR OBSTRUCTION SHALL BE 27 INCHES (686 MM) MAXIMUM OR 80 INCHES (2032 MM) MINIMUM ABOVE THE FINISH FLOOR OR GROUND. (11B–307.3)

5. VERTICAL CLEARANCE SHALL BE 80 INCHES (2032 MM) HIGH MINIMUM. GUARDRAILS OR OTHER BARRIERS SHALL BE PROVIDED WHERE THE VERTICAL CLEARANCE IS LESS THAN 80 INCHES (2032 MM) HIGH. THE LEADING EDGE OF SUCH GUARDRAIL BARRIER SHALL BE LOCATED 27 INCHES (686 MM) MAXIMUM ABOVE THE FINISH FLOOR OR GROUND. WHERE A GUY SUPPORT IS USED PARALLEL TO A CIRCULATION PATH, INCLUDING BUT NOT LIMITED TO SIDEWALKS, A GUY BRACE, SIDEWALK GUY OR SIMILAR DEVICE SHALL BE USED TO PREVENT AN OVERHANG OBSTRUCTION. (11B–307.4)

GENERAL PROJECT NOTES:

GENERAL NOTES:

1. THIS PROJECT AND ALL WORK ASSOCIATED WITH PROJECT SHALL CONFORM TO THE 2022 EDITION OF THE CALIFORNIA BUILDING CODE AS ADOPTED AND AMENDED BY THE CITY OF SANTA ROSA, ALONG WITH THE CBC TITLE 24 HANDICAP REQUIREMENTS, AMERICANS WITH DISABILITIES AND OTHER CODES (CALIFORNIA MECHANICAL CODE, CALIFORNIA PLUMBING CODE, CALIFORNIA FIRE CODE, NATIONAL ELECTRICAL CODE, ETC.) AND ORDINANCES ENFORCED BY THE CITY OF SANTA ROSA. IN CASES WHERE REQUIREMENTS CONFLICT, THE MOST RESTRICTIVE REQUIREMENT WILL BE USED.
2. THE TERM "DESIGNER" AS USED IN THESE DOCUMENTS REFERS TO:
   RPO DESIGNS
   11662 WEST STREET
   GARDEN GROVE, CA 92840
   PHONE: (714) 504–6470
3. THE DESIGNER ASSUMES NO RESPONSIBILITY FOR THE COMPLETENESS OF PLANS FOR BID PURPOSES PRIOR TO THE ISSUANCE OF THE BUILDING PERMIT. THE GENERAL CONTRACTOR AND ALL SUBCONTRACTORS SHALL VERIFY ALL DIMENSIONS AND CONDITIONS ON THE JOB SITE PRIOR TO THE BEGINNING OF CONSTRUCTION AND REPORT IMMEDIATELY ANY DISCREPANCIES TO THE DESIGNER.
4. CONTRACTOR IS RESPONSIBLE FOR EXAMINING ALL CONTRACT DOCUMENTS, FIELD CONDITIONS, AND CONFIRMING THAT WORK IS BUILDABLE AS SHOWN BEFORE PROCEEDING WITH CONSTRUCTION. IF THERE ARE ANY QUESTIONS REGARDING THESE OR OTHER COORDINATION ITEMS, THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING CLARIFICATION FROM THE DESIGNER BEFORE PROCEEDING WITH WORK IN QUESTION OR RELATED WORK.
5. THE GENERAL CONTRACTOR IS SOLELY RESPONSIBLE TO COORDINATE WITH ALL SUBCONTRACTORS PER REQUIREMENTS ESTABLISHED BY OWNER, TENANT, OR BOTH, WHICH ARE UNDER SEPARATE CONTRACT WITH THE OWNER, OR TENANT, OR BOTH.
6. THE STRUCTURAL, MECHANICAL, ELECTRICAL, PLUMBING, OTHER DRAWINGS, AND JOB SPECIFICATIONS ARE SUPPLEMENTARY TO DESIGNER CONSTRUCTION DRAWINGS. ANY DISCREPANCY BETWEEN THESE DOCUMENTS SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE DESIGNER FOR CLARIFICATION.
7. THE INTENT OF DRAWINGS AND SPECIFICATIONS IS TO INCLUDE ALL LABOR, MATERIALS AND SERVICES NECESSARY FOR THE COMPLETION OF ALL WORK SHOWN, DESCRIBED, OR REASONABLY IMPLIED, BUT NOT LIMITED TO THAT EXPLICITLY INDICATED IN THE CONTRACT DOCUMENTS.
8. CONTRACTOR FOR THE PROJECT SHALL BE RESPONSIBLE FOR OBTAINING ALL REQUIRED BUILDING PERMITS PRIOR TO OCCUPANCY.
9. PRIOR TO THE ISSUANCE OF A BUILDING PERMIT, THE APPLICANT SHALL HAVE EVIDENCE OF CURRENT WORKMAN'S COMPENSATION INSURANCE COVERAGE ON FILE WITH THE DEPARTMENT IN COMPLIANCE WITH SECTION 3800 OF THE CALIFORNIA LABOR CODE.
10. THE GENERAL CONTRACTOR SHALL NOTIFY THE DESIGNER IMMEDIATELY OF ANY SPECIFIED MATERIALS OR EQUIPMENT WHICH ARE EITHER UNAVAILABLE OR THAT WILL CAUSE A DELAY IN THE CONSTRUCTION COMPLETION SCHEDULE. THE CONTRACTOR SHALL SUBMIT CONFIRMATIONS OF DELIVERY DATES FOR ORDERS OF MATERIALS AND EQUIPMENT.
11. THE DESIGNER'S APPROVAL OF SHOP DRAWINGS SHALL NOT RELIEVE THE GENERAL CONTRACTOR OR SUBCONTRACTOR FROM RESPONSIBILITY FOR DEVIATIONS FROM THE DRAWINGS OR SPECIFICATIONS UNLESS HE HAS, IN WRITING, AND BROUGHT TO THE ATTENTION OF THE DESIGNER SUCH DEVIATIONS AT THE TIME OF THE SUBMISSION, NOR SHALL IT RELIEVE HIM (GENERAL CONTRACTOR) FROM RESPONSIBILITY FOR ERRORS OF ANY SORT IN THE SHOP DRAWINGS.
12. UNLESS OTHERWISE NOTED IN THE CONTRACT DOCUMENTS, THE CONTRACTOR SHALL SUBMIT ONE BLUEPRINT OR BOND PAPER SET OF SHOP DRAWINGS. SHOP DRAWINGS SHOULD INCLUDE DETAILED, FABRICATION AND ERECTION DRAWINGS, SETTING DRAWINGS, DIAGRAMMATIC DRAWINGS, AND MATERIAL SCHEDULES. LOCATION AND ORIENTATION OF ALL ITEMS SHOULD BE CLEARLY INDICATED. BEGIN FABRICATION OF SHOP ITEMS AFTER RECEIVING THE DESIGNER'S APPROVAL OF SHOP DRAWINGS.
13. ANY WORK INSTALLED IN CONFLICT WITH THE CONSTRUCTION DRAWINGS, WITHOUT THE PRIOR APPROVAL OF THE OWNER AND THE DESIGNER SHALL BE CORRECTED AT THE CONTRACTOR'S EXPENSE.
14. INSTALL ALL MANUFACTURED ITEMS, MATERIALS, AND EQUIPMENT IN STRICT ACCORDANCE WITH THE MANUFACTURER'S SPECIFICATIONS.
15. PROVIDE CONTINUOUS INSPECTION AS SET FORTH IN SPECIAL INSPECTION SECTION OF STRUCTURAL NOTES ON SHEET S1.
16. PRIOR TO THE ISSUANCE OF FINAL CERTIFICATE OF OCCUPANCY FOR THIS PROJECT, THE GENERAL CONTRACTOR SHALL SUBMIT A SIGNED CERTIFICATE TO THE DEPARTMENT OF BUILDING AND SAFETY STATING THAT ALL WORK HAS BEEN PERFORMED AND MATERIALS INSTALLED ACCORDING TO THE PLANS AND SPECIFICATIONS AFFECTING NON–RESIDENTIAL ENERGY.
17. ALL WORK NOTED "N.I.C." OR "NOT IN CONTRACT" IS TO BE ACCOMPLISHED BY A CONTRACTOR OTHER THAN THE GENERAL CONTRACTOR AND IS NOT TO BE PART OF THE CONSTRUCTION AGREEMENT. THE GENERAL CONTRACTOR SHALL COORDINATE WITH "OTHER" CONTRACTORS PER REQUIREMENTS ESTABLISHED BY OWNER AND TENANT.

JOB SITE NOTES:

1. WHERE EXISTING TENANTS/BUSINESSES ARE ADJACENT TO THE JOB SITE/TENANT, THE CONTRACTOR SHALL MINIMIZE CONSTRUCTION NOISE – EXTREME NOISE CONSTRUCTION SHALL OCCUR AT NON–TYPICAL BUSINESS HOURS. CONTRACTOR SHOULD NOTIFY BUILDING REPRESENTATIVE OF SPECIAL CIRCUMSTANCES IN ADVANCE PRIOR TO WORK.
2. THE CONTRACTOR AT HIS OWN EXPENSE, SHALL KEEP THE PROJECT AND SURROUNDING AREA FREE FROM DUST AND DEBRIS. THE WORK SHALL BE IN CONFORMANCE WITH THE AIR AND WATER POLLUTION CONTROL STANDARDS AND REGULATIONS OF THE STATE DEPARTMENT OF HEALTH.
3. CONSTRUCTION DEBRIS AND WASTES SHALL BE DEPOSITED AT AN APPROPRIATE SITE. THE CONTRACTOR SHALL INFORM THE BUILDING REPRESENTATIVE OF THE LOCATION OF DISPOSAL SITES.
4. CONTRACTOR SHALL BE RESPONSIBLE FOR THE GENERAL CLEANING OF THE JOB AFTER ITS COMPLETION. WHERE APPLICABLE, CLEANING SHALL INCLUDE, BUT NOT BE LIMITED TO, THE EXTERIOR AND THE INTERIOR OF THE BUILDING, THE PATH OF TRAVEL TO THE JOB SITE, PARKING LOTS, ELEVATORS, LOBBIES, AND CORRIDOR CARPETS.
5. THE CONTRACTOR SHALL PROVIDE PEDESTRIAN PROTECTION IN ACCORDANCE WITH CBC CHAPTER 33, WHERE REQUIRED.
6. IF TRENCHES OR EXCAVATIONS 5'–0" OR MORE IN DEPTH ARE REQUIRED, OBTAIN ISSUANCE OF A BUILDING OR GRADING PERMIT.
7. NO HAZARDOUS MATERIALS SHALL BE USED OR STORED WITHIN THE BUILDING WHICH DOES NOT COMPLY WITH THE CBC TABLES 307.1(1) AND 307.1(2), THE CFC., AND STATE & COUNTY REQUIREMENTS.
8. CONTRACTOR SHALL BE RESPONSIBLE FOR BLOCKING OFF SUPPLY AND RETURN AIR GRILLES, DIFFUSERS & DUCTS TO KEEP DUST FROM ENTERING INTO BUILDING AIR DISTRIBUTION SYSTEMS.
9. BUILDINGS UNDERGOING CONSTRUCTION, ALTERATION OF DEMOLITION SHALL BE IN ACCORDANCE WITH SECTIONS 6.22.4, 6.22.5 AND 6.22.8 OF NFPA 58. (6103.2.1.3)
10. ADDRESS SHALL BE PROVIDED FOR ALL NEW AND EXISTING BUILDINGS IN A POSITION AS TO BE PLAINLY VISIBLE AND LEGIBLE FROM THE STREET OR ROAD FRONTING THE PROPERTY. CFC SECTION 901.4.4, FHPS POLICY P–00–6.

DRAWING NOTES:

1. UNLESS OTHERWISE NOTED OR INDICATED, ALL DIMENSIONS ON THESE DOCUMENTS SHALL BE FROM FINISHED FACE TO FINISHED FACE OF WALL.
2. ALL VERTICAL DIMENSIONS SHOWN ARE FROM FLOOR SLAB, UNLESS OTHERWISE NOTED.
3. DIMENSIONS SHOWN IN FIGURES TAKE PRECEDENCE OVER DIMENSIONS SCALED FROM DRAWINGS. LARGE SCALE DRAWINGS AND DETAILS TAKE PRECEDENCE OVER SMALLER SCALE DRAWINGS.
4. THE TERM "ALIGN", AS USED IN THESE DOCUMENTS, SHALL MEAN TO ACCURATELY LOCATE FINISHES IN THE SAME PLANE.
5. "TYPICAL" AS USED IN THESE DOCUMENTS SHALL MEAN THAT THE CONDITION IS THE SAME OR REPRESENTATIVE FOR ALL SIMILAR CONDITIONS THROUGHOUT, UNLESS NOTED OTHERWISE.
6. DETAILS ARE USUALLY KEYED AND NOTED "TYPICAL" ONLY ONCE, WHEN THEY FIRST OCCUR AND ARE REPRESENTATIVE OF ALL SIMILAR CONDITIONS THROUGHOUT, UNLESS NOTED OTHERWISE.
7. COLUMN CENTERLINES (GRID LINES) ARE SHOWN FOR DIMENSIONING PURPOSES.

VENTILATION NOTES:

1. NATURAL VENTILATION OF AN OCCUPIED SPACE SHALL BE THROUGH WINDOWS, DOORS, LOUVERS OR OTHER OPENINGS TO THE OUTDOORS. THE OPERATING MECHANISM FOR SUCH OPENINGS SHALL BE PROVIDED WITH READY ACCESS SO THAT THE OPENINGS ARE READILY CONTROLLABLE BY THE BUILDING OCCUPANTS. (CBC 1202.5)

2. VENTILATION AND EXHAUST SYSTEMS FOR OCCUPANCIES AND OPERATIONS INVOLVING FLAMMABLE OR COMBUSTIBLE HAZARDS OR OTHER CONTAMINANT SOURCES AS COVERED IN THE CALIFORNIA MECHANICAL CODE OR THE CALIFORNIA FIRE CODE SHALL BE PROVIDED AS REQUIRED BY BOTH CODES. (CBC 1202.6)

TITLE 24 - ENERGY COMPLIANCE NOTES:

1. ENVELOPE COMPLIANCE AND STATEMENT OF DESIGN COMPLIANCE: THE CALIFORNIA ENERGY CONSERVATION STANDARDS FOR NON–RESIDENTIAL BUILDING SHALL BE REVIEWED AND COMPLIED WITH DURING THE CONSTRUCTION AND TENANT IMPROVEMENT WORK SCOPE OF THIS PROJECT.

THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.

DESCRIPTION	DATE	BY	DESCRIPTION	DATE	BY
MUP SUBMITTAL	03/10/23	RPO			
MUP SUBMITTAL △1	5/16/23	RPO			

Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL: (714) 504-6470
EMAIL: randy@rpodesigns.com

Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
GENERAL NOTES

DATE: 02/08/23
SCALE: AS NOTED
DRAWN: R. OROZCO
JOB: –
SHEET NO:
GN1

ACCESSIBILITY NOTES:

A. APPLICATION AND ADMINISTRATION

1. Public accommodations shall maintain in operable working condition those features of facilities and equipment that are required to be accessible to and useable by persons with disabilities. Isolated or temporary interruptions in service or accessibility due to maintenance or repairs shall be permitted. §11B-**108**

B. BUILDING BLOCKS

FLOOR OR GROUND SURFACES

1. Floor and ground surfaces shall be stable, firm, and slip resistant. §11B-302.1
2. Carpet or carpet tile shall be securely attached and shall have a firm cushion, pad, or backing or no cushion or pad. Carpet or carpet tile shall have a level loop, textured loop, level cut pile, or level cut/uncut pile texture. Pile height shall be ½ inch maximum. §11B-302.2, Figure 11B-302.2

CHANGES IN LEVEL

3. Vertical changes in level for floor or ground surfaces may be ¼ inch high maximum and without edge treatment. Changes in level greater than ¼ inch and not exceeding ½ inch in height shall be beveled with a **slope not steeper than 1:2. §11B-303, Figures 11B-303.2 & 11B-303.3**
4. Changes in level greater than ½ inch in height shall be ramped and shall comply with the requirements of 11B-405 Ramps or 11B-406 Curb Ramps as applicable. §11B-303
5. Abrupt changes in level exceeding 4 inches in a vertical dimension between walks, sidewalks or other pedestrian ways and adjacent surfaces or features shall be identified by warning curbs at least 6 inches in height above the walk or sidewalk surface or by guards or handrails with a guide rail centered 2 inches minimum and 4 inches maximum above the surface of the walk or sidewalk. These requirements do not apply between a walk or sidewalk and an adjacent street or driveway. §11B-303.5

TURNING SPACE

6. Circular turning spaces shall be a space of 60 inches diameter minimum and may include knee and toe clearance complying with 11B-306 Knee and Toe Clearance. §11B-304.3.1
7. T-Shaped turning spaces shall be a T-shaped space within a 60 inch square minimum with arms and base 36 inches wide minimum. Each arm of the T shall be clear of obstructions 12 inches minimum in each direction and the base shall be clear of obstructions 24 inches minimum. §11B-304.3.2, Figure 11B-304.3.2

KNEE AND TOE CLEARANCE

8. For lavatories and built-in dining and work surfaces required to be accessible, toe clearance shall be provided that is 30 inches in width and 9 inches in height above the finish floor or ground for a depth of 19 inches minimum. §11B-306.2.1
9. Toe clearance shall extend 19 inches maximum under lavatories for toilet and bathing facilities and 25 inches maximum under other elements. §11B-306.2.2
10. At lavatories in toilet and bathing facilities, knee clearance shall be provided that is 30 inches in width for a depth of 11 inches at 9 inches above the finish floor or ground and for a depth of 8 inches at 27 inches above the finish floor or ground increasing to 29 inches high minimum above the finish floor or ground at the front edge of a counter with a built-in lavatory or at the front edge of a wall-mounted lavatory fixture. §11B-**306.3.3, Figure 11B-306.3(c)**
11. At dining and work surfaces required to be accessible, knee clearance shall be provided that is 30 inches in width at 27 inches above the finish floor or ground for a depth of at least 19 inches. §11B-306.3

PROTRUDING OBJECTS

12. Except for handrails, objects with leading edges more than 27 inches and less than 80 inches above the finish floor or ground shall protrude no more than 4 inches horizontally into the circulation path. Handrails may protrude 4½ inches maximum. §11B-307.2, Figure 11B-307.2
13. Freestanding objects mounted on posts or pylons shall overhang circulation paths no more than 12 inches when located from 27 to 80 inches above the finish floor or ground. §11B-307.3, Figure 11B-307.3(a)
14. Protruding objects shall not reduce the clear width required for accessible routes. §11B-307.5
15. Lowest edge of a sign or other obstruction, when mounted between posts or pylons separated with a clear distance greater than 12 inches, shall be less than 27 inches or more than 80 inches above the finish floor **or ground. §11B-307.3, Figure 11B-307.3(b)**
16. Vertical clearance shall be at least 80 inches high on circulation paths except at door closers and door stops, which may be 78 inches minimum above the finish floor or ground. §11B-307.4
17. Guardrails or other barriers with a leading edge located 27 inches maximum above the finish floor or ground shall be provided where the vertical clearance on circulation paths is less than 80 inches high. §11B-307.4, **Figure 11B-307.4**
18. Where a guy support is used within either the width of a circulation path or 24 inches maximum outside of a circulation path, a vertical guy brace, sidewalk guy or similar device shall be used to prevent a hazard or an **overhead obstruction. §11B-307.4.1, Figure 11B-307.4.1**

REACH RANGES

19. Electrical controls and switches intended to be used by the occupant of a room or area to control lighting and receptacle outlets, appliances or cooling, heating and ventilating equipment shall be located within allowable reach ranges. Low reach shall be measured to the bottom of the outlet box and high reach shall be measured to the top of the outlet box. §11B-308.1.1
20. Electrical receptacle outlets on branch circuits of 30 amperes or less and communication system receptacles shall be located within allowable reach ranges. Low reach shall be measured to the bottom of the outlet box and high reach shall be measured to the top of the outlet box. §11B-308.1.2.
21. High forward reach that is unobstructed shall be 48 inches maximum and the low forward reach shall be 15 inches minimum above the finish floor or ground. §11B-308.2.1, Figure 11B-308.2.1
22. High forward reach shall be 48 inches maximum where the reach depth is 20 inches or less and 44 inches maximum where the reach depth exceeds 20 inches. High forward reach shall not exceed 25 inches in **depth. §11B-308.2.2, Figure 11B-308.2.2**
23. High side reach shall be 48 inches maximum and the low side reach shall be 15 inches minimum above the finish floor where the side reach is unobstructed or the depth of any obstruction does not exceed 10 inches. **§11B-308.3.1, Figure 11B-308.3.1**
24. High side reach shall be 46 inches maximum above the finish floor or ground where the high side reach is over an obstruction more than 10 inches but not more than 24 inches in depth. §11B-308.3.2, Figure 11B-**308.3.2**
25. Obstructions for high side reach shall not exceed 34 inches in height and 24 inches in depth. §11B-308.3.2, **Figure 11B-308.3.2**
26. Obstructed high side reach for the top of washing machines and clothes dryers shall be permitted to be 36 inches maximum above the finish floor. §11B-308.3.2
27. Obstructed high side reach for the operable parts of fuel dispensers shall be permitted to be 54 inches maximum measured from the surface of the vehicular way where fuel dispensers are installed on existing **curbs. §11B-308.3.2**

OPERABLE PARTS

28. Operable parts shall be operable with one hand and shall not require tight grasping, pinching, or twisting of the wrist. Force required to activate operable parts shall be 5 pounds maximum. §11B-309.4

C. ACCESSIBLE ROUTES

DETECTABLE WARNINGS AND DETECTABLE DIRECTIONAL TEXTURE

1. Detectable warning surfaces shall be yellow and approximate FS 33538 of Federal Standard 595C. §11B-**705.1.1.3.1**
2. Detectable warning surfaces shall provide a 70 percent minimum visual contrast with adjacent walking surfaces. Contrast in percent shall be determined by:

   Contrast percent = [(B1-B2)/B1] x 100 where

   B1 = light reflectance value (LRV) of the lighter area and

   B2 = light reflectance value (LRV) of the darker area

   §11B-705.1.1.3.2 (See exception)

DOORS, DOORWAYS, AND GATES

3. Doors, doorways, and gates providing user passage shall be provided in accordance with 11B-206.5 Doors, Doorways, and Gates. §11B-206.5
4. Doors, doorways and gates that are part of an accessible route shall comply with 11B-404 Doors, Doorways, and Gates. §11B-404.1
5. Door openings shall provide a clear width of 32 inches minimum. Clear openings of doorways with swinging doors shall be measured between the face of the door and the stop, with the door open 90 degrees. Openings more than 24 inches deep shall provide a clear opening of 36 inches minimum. There shall be no projections into the required clear opening width lower than 34 inches above the finish floor or ground. Projections into the clear opening width between 34 inches and 80 inches above the finish floor or ground shall not exceed 4 inches. §11B-404.2.3
6. Swinging doors and gates shall have maneuvering clearances complying with Table 11B-404.2.4.1. §11B-**404.2.4.1**
7. Doorways less than 36 inches wide without doors or gates, sliding doors, or folding doors shall have maneuvering clearances complying with Table 11B-404.2.4.2. §11B-404.2.4.2
8. Maneuvering clearances for forward approach shall be provided when any obstruction within 18 inches of the latch side an interior doorway, or within 24 inches of the latch side of an exterior doorway, projects more than 8 inches beyond the face of the door, measured perpendicular to the face of the door or gate. §11B-**404.2.4.3**
9. Thresholds, if provided at doorways, shall be ½ inch high maximum. Raised thresholds and changes in level at doorways shall comply with 11B-302 Floor or Ground Surfaces and 11B-303 Changes in Level. §11B-**404.2.5**
10. Handles, pulls, latches, locks, and other operable parts on doors and gates shall comply with 11B-309.4 Operation. Operable parts of such hardware shall be 34 inches minimum and 44 inches maximum above the finish floor or ground. Where sliding doors are in the fully open position, operating hardware shall be exposed and usable from both sides. §11B-404.2.7
11. The force for pushing or pulling open a door or gate other than fire doors shall be as follows: §11B-404.2.9
    a. Interior hinged doors and gates: 5 pounds maximum.
    b. Sliding or folding doors: 5 pounds maximum.
    c. Required fire doors: the minimum opening force allowable by the appropriate administrative authority, not to exceed 15 pounds.
    d. Exterior hinged doors: 5 pounds maximum.
12. Swinging door and gate surfaces within 10 inches of the finish floor or ground measured vertically shall have a smooth surface on the push side extending the full width of the door or gate. Parts creating horizontal or vertical joints in these surfaces shall be within 1/16 inch of the same plane as the other and be free of sharp or abrasive edges. Cavities created by added kick plates shall be capped. §11B-404.2.10

RAMPS

13. Ramp runs shall have a running slope not steeper than 1:12 (8.33%). §11B-405.2
14. Cross slope of ramp runs shall not be steeper than 1:48 (2.083%). §11B-405.3
15. Floor or ground surfaces of ramp runs shall comply with 11B-302 Floor or Ground Surfaces. Changes in level other than the running slope and cross slope are not permitted on ramp runs. §11B-405.4
16. The clear width of a ramp run shall be 48 inches minimum. §11B-405.5
17. The rise for any ramp run shall be 30 inches maximum. §11B-405.6
18. Ramps shall have landings at the top and the bottom of each ramp run. §11B-405.7
19. Landings shall comply with 11B-302 Floor or Ground Surfaces. Changes in level are not permitted. §11B-**405.7.1**
20. The landing clear width shall be at least as wide as the widest ramp run leading to the landing. §11B-**405.7.2**
21. Top landings shall be 60 inches wide minimum. §11B-405.7.2.1
22. The landing clear length shall be 60 inches long minimum. §11B-405.7.3
23. Bottom landings shall extend 72 inches minimum in the direction of ramp run. §11B-405.7.3.1
24. Ramps that change direction between runs at landings shall have a clear landing 60 inches minimum by 72 inches minimum in the direction of downward travel from the upper ramp run. §11B-405.7.4
25. Where doorways are located adjacent to a ramp landing, maneuvering clearances required by 11B-404.2.4 and 11B-404.3.2 shall be permitted to overlap the required landing area. Doors, when fully open, shall not reduce the required ramp landing width by more than 3 inches. Doors, in any position, shall not reduce the minimum dimension of the ramp landing to less than 42 inches. §11B-405.7.5
26. Ramp runs shall have compliant handrails per 11B-505 Handrails. §11B-405.8
27. Edge protection complying with 11B-405.9.2 Curb or Barrier shall be provided on each side of ramp runs and at each side of ramp landings. §11B-405.9 (See exceptions)
28. A curb or barrier shall be provided that prevents the passage of a 4 inch diameter sphere, where any portion of the sphere is within 4 inches of the finish floor or ground surface. To prevent wheel entrapment, the curb or barrier shall provide a continuous and uninterrupted barrier along the length of the ramp. §11B-405.9.2
29. Landings subject to wet conditions shall be designed to prevent the accumulation of water. §11B-405.10

HANDRAILS

30. Handrails shall be provided on both sides of stairs and ramps. §11B-505.2
31. Handrails shall be continuous within the full length of each stair flight or ramp run. Inside handrails on switchback or dogleg stairs and ramps shall be continuous between flights or runs. §11B-505.3
32. Top of gripping surfaces of handrails shall be 34 inches minimum and 38 inches maximum vertically above walking surfaces, stair nosings, and ramp surfaces. Handrails shall be at a consistent height above walking surfaces, stair nosings, and ramp surfaces. §11B-505.4
33. Clearance between handrail gripping surfaces and adjacent surfaces shall be 1½ inches minimum. Handrails may be located in a recess if the recess is 3 inches maximum deep and 18 inches minimum clear above the top of the handrail. §11B-505.5
34. Handrail gripping surfaces shall be continuous along their length and shall not be obstructed along their tops or sides. The bottoms of handrail gripping surfaces shall not be obstructed for more than 20 percent of their length. Where provided, horizontal projections shall occur 1½ inches minimum below the bottom of the handrail-gripping surface. **§11B-505.6**
35. Handrail gripping surfaces with a circular cross section shall have an outside diameter of 1¼ inches minimum and 2 inches maximum. §11B-505.7.1
36. Handrail gripping surfaces with a non-circular cross section shall have a perimeter dimension of 4 inches minimum and 6¼ inches maximum, and a cross-section dimension of 2¼ inches maximum. §11B-505.7.2
37. Handrail gripping surfaces shall extend beyond and in the same direction of stair flights and ramp runs in accordance with Section 11B-505.10 Handrail Extensions. §11B-505.10
38. Ramp handrails shall extend horizontally above the landing for 12 inches minimum beyond the top and bottom of ramp runs. Extensions shall return to a wall, guard, or the landing surface, or shall be continuous to the handrail of an adjacent ramp run. §11B-505.10.1
39. At the top of a stair flight, handrails shall extend horizontally above the landing for 12 inches minimum beginning directly above the first riser nosing. Extensions shall return to a wall, guard, or the landing surface, or shall be continuous to the handrail of an adjacent stair flight. §11B-505.10.2
40. At the bottom of a stair flight, handrails shall extend at the slope of the stair flight for a horizontal distance equal to one tread depth beyond the last riser nosing. The horizontal extension of a handrail shall be 12 inches long minimum and a height equal to that of the sloping portion of the handrail as measured above the stair nosings. Extension shall return to a wall, guard, or the landing surface, or shall be continuous to the handrail of an adjacent stair flight. §11B-505.10.3

STAIRWAYS

41. A stair is defined as a change in elevation, consisting of one or more risers. §11B-202
42. All steps on a flight of stairs shall have uniform riser heights and uniform tread depths. Risers shall be 4 inches high minimum and 7 inches high maximum. Treads shall be 11 inches deep minimum. Curved stairways with winder treads are permitted at stairs which are not part of a required means of egress. (See **exception) §11B-504.2**
43. Open risers are not permitted. §11B-504.3 (See exceptions)
44. Interior stairs shall have the upper approach and lower tread marked by a stripe providing clear visual contrast. Exterior stairs shall have the upper approach and all treads marked by a stripe providing clear visual contrast. The stripe shall be a minimum of 2 inches wide to a maximum of 4 inches wide placed parallel to, and not more than 1 inch from, the nose of the step or upper approach. The stripe shall extend the full width of the step or upper approach and shall be of material that is at least as slip resistant as the other treads of the stair. A painted stripe shall be acceptable. Grooves shall not be used to satisfy this **requirement. §11B-504.4.1**
45. The radius of curvature at the leading edge of the tread shall be ½ inch maximum. Nosings that project beyond risers shall have the underside of the leading edge curved or beveled. Risers shall be permitted to slope under the tread at an angle of 30 degrees maximum from vertical. The permitted projection of the nosing shall extend 1¼ inches maximum over the tread below. §11B-504.5 (See exception for existing **buildings)**
46. Stairs shall have handrails complying with Section 11B-505 Handrails. §11B-504.6
47. Stair treads and landings subject to wet conditions shall be designed to prevent the accumulation of water. **§11B-504.7**
48. Floor identification signs required by Chapter 10, Section 1022.9 complying with Sections 11B-703.1 Signs General, 11B-703.2 Raised Characters, 11B-703.3 Braille and 11B-703.5 Visual Characters shall be located at the landing of each floor level, placed adjacent to the door on the latch side, in all enclosed stairways in buildings two or more stories in height to identify the floor level. At the exit discharge level, the sign shall include a raised five pointed star located to the left of the identifying floor level. The outside diameter of the star shall be the same as the height of the raised characters. §11B-504.8

CURB RAMPS, BLENDED TRANSITIONS AND ISLANDS

49. Perpendicular ramp runs shall have a running slope not steeper than 1:12 (8.33%). §11B-406.2.1
50. For perpendicular ramps, where provided, curb ramp flares shall not be steeper than 1:10. §11B-406.2, **Figure 11B-406.2.2**
51. The running slope of the curb ramp segments shall be in-line with the direction of sidewalk travel. Ramp runs shall have a running slope not steeper than 1:12 (8.33%). §11B-406.3.1, Figure 11B-406.3.2
52. A turning space 48 inches minimum by 48 inches minimum shall be provided at the bottom of the curb ramp. The slope of the turning space in all directions shall be 1:48 maximum (2.083%). §11B-406.3.2
53. Blended transition ramps hall have a running slope not steeper than 1:20 (5%). §11B-406.4.1
54. Curb ramps and the flared sides of curb ramps shall be located so that they do not project into vehicular traffic lanes, parking spaces, or parking access aisles. Curb ramps at marked crossings shall be wholly contained within the markings, excluding any flared sides. §11B-406.5.1
55. The clear width of curb ramp runs (excluding any flared sides), blended transitions, and turning spaces shall be 48 inches minimum. §11B-406.5.2
56. Landings shall be provided at the tops of curb ramps and blended transitions (parallel curb ramps shall not be required to comply). The landing clear length shall be 48 inches minimum. The landing clear width shall be at least as wide as the curb ramp, excluding any flared sides, or the blended transition leading to the landing. The slope of the landing in all directions shall be 1:48 (2.083%) maximum. §11B-406.5.3
57. Grade breaks at the top and bottom of curb ramp runs shall be perpendicular to the direction of the ramp run. Grade breaks shall not be permitted on the surface of ramp runs and turning spaces. Surface slopes that meet at grade breaks shall be flush. §11B-406.5.6
58. The cross slope of curb ramps and blended transitions shall be 1:48 (2.083%) maximum. §11B-406.5.7
59. Counter slopes of adjoining gutters and road surfaces immediately adjacent to and within 24 inches of the curb ramp shall not be steeper than 1:20 (5%). The adjacent surfaces at transitions at curb ramps to walks, gutters, and streets shall be at the same level. §11B-406.5.8
60. The bottom of diagonal curb ramps shall have a clear space 48 inches minimum outside active traffic lanes of the roadway. Diagonal curb ramps provided at marked crossings shall provide the 48 inches minimum clear space within the markings. §11B-406.5.9
61. Curb ramps and blended transitions shall have detectable warnings complying with 11B-705 Detectable **Warnings. §11B-406.5.12**
62. Raised islands in crossings shall be cut through level with the street or have curb ramps at both sides. The clear width of the accessible route at islands shall be 60 inches wide minimum. Where curb ramps are provided, they shall comply with 11B-406 Curb Ramps, Blended Transitions and Islands. Landings complying with 11B-406.5.3 Landings and the accessible route shall be permitted to overlap. Islands shall have detectable warnings complying with 11B-705 Detectable Warnings and Detectable Directional Texture. **§11B-406.6, Figure 11B-406.6**

D. GENERAL SITE AND BUILDING ELEMENTS

1. Where parking spaces are provided, accessible parking spaces shall be provided in number and kind required per Section 11B-208 Parking Spaces. §11B-208.1
2. Where passenger loading zones, drop-off zones, and/or bus stops are provided, accessible passenger loading zones, drop-off zones, and/or bus stops are required.
3. Where Electric vehicle charging stations (EVCS) are provided, they shall comply with Section 11B-812 as required by Section 11B-228.3.
4. EVCS complying with Section 11B-812 that serve a particular building or facility shall be located on an accessible route to an entrance complying with Section 11B-206.4. Where EVCS do not serve a particular building or facility, EVCS complying with Section 11B-812 shall be located on an accessible route to an accessible pedestrian entrance of the EV charging facility.

E. PLUMBING FIXTURES AND FACILITIES

DRINKING FOUNTAINS

1. Drinking fountains shall comply with Sections 11B-307 Protruding Objects and 11B-602 General **Requirements. §11B-602.1**
2. Units shall have a clear floor or ground space complying with Section 11B-305 Clear Floor or Ground Space positioned for a forward approach and centered on the unit. Knee and toe clearance complying with Section 11B-306 Knee and Toe Clearance shall be provided. §11B-602.2
3. Spout outlets shall be 36 inches maximum above the finish floor or ground. §11B-602.4
4. The spout shall be located 15 inches minimum from the vertical support and 5 inches maximum from the front edge of the unit, including bumpers. §11B-602.5
5. The spout shall provide a flow of water 4 inches high minimum and shall be located 5 inches maximum from the front of the unit. The angle of the water stream shall be measured horizontally relative to the front face of the unit. Where spouts are located less than 3 inches from the front of the unit, the angle of the water stream shall be 30 degrees maximum. Where spouts are located between 3 inches and 5 inches maximum from the front of the unit, the angle of the water stream shall be 15 degrees maximum. §11B-602.6
6. Spout outlets of drinking fountains for standing persons shall be 38 inches minimum and 43 inches maximum above the finish floor or ground. §11B-602.7
7. Wall and post-mounted cantilevered drinking fountains shall be 18 inches minimum and 19 inches maximum in depth. §11B-602.8
8. All drinking fountains shall either be located completely within alcoves, positioned completely between wing walls, or otherwise positioned so as not to encroach into pedestrian ways. The protected area within such a drinking fountain is located shall be 32 inches wide minimum and 18 inches deep minimum, and shall comply with Section 11B-305.7 Maneuvering Clearance. When used, wing walls or barriers shall protect horizontally at least as far as the drinking fountain and to within 6 inches vertically from the floor or ground **surface. §11B-602.9**

TOILET AND BATHING ROOM CLEARANCES

9. Doors to unisex toilet rooms and unisex bathing rooms shall have privacy latches. §11B-213.2.1
10. Mirrors located above the lavatories or countertops shall be installed within the bottom edge of the reflecting surface 40 inches maximum above the finish floor or ground. Mirrors not located above the lavatories or countertops shall be installed with the bottom edge of the reflecting surface 35 inches maximum above the finish floor or ground. §11B-603.3
11. Coat hooks shall be located within one of the reach ranges specified in Section 11B-308. Shelves shall be located 40 inches minimum and 48 inches maximum above the finish floor. Medicine cabinets shall be located with a usable shelf no higher than 44 inches maximum above the finish floor. §11B-603.4
12. Where towel or sanitary napkin dispensers, waste receptacles, or other accessories are provided in toilet facilities, at least one of each type shall be located on an accessible route. All operable parts, including coin slots, shall be 40 inches maximum above the finish floor. Baby changing stations are not required to comply with Section 11B-603.5 (See exception) §11B-603.5

WATER CLOSETS AND TOILET COMPARTMENTS

13. Flush controls shall be hand operated or automatic. Hand operated flush controls shall comply with Section 11B-309.4 Operation except they shall be located 44 inches maximum above the floor. Flush controls shall be located on the open side of the water closet except in ambulatory accessible compartments complying with Section 11B-604.8.2 Ambulatory Accessible Compartments. §11B-604.6
14. Toilet paper dispensers shall comply with Section 11B-309.4 Operation and shall be 7 inches minimum and 9 inches maximum in front of the water closet measured to the centerline of the dispenser. The outlet of the dispenser shall be below the grab bar, 19 inches minimum above the finish floor and shall not be located behind the grab bars. Dispensers shall not be of a type that control delivery or that does not allow continuous paper flow. §11B-604.7
15. Sanitary napkin disposal units, if provided, shall comply with Section 11B-309.4 and shall be wall mounted and located on the sidewall between the rear wall of the toilet and the toilet paper dispenser, adjacent to the toilet paper dispenser. The disposal unit shall be located below the grab bar with the opening of the disposal unit 19 inches minimum (483 mm) above the finish floor. §11B-604.7.2
16. Urinals shall be the stall-type or the wall-hung type with the rim 17 inches maximum above the finish floor or ground. Urinals shall be 13½ inches deep minimum measured from the outer face of the urinal rim to the back of the fixture. §11B-605.2
17. Flush controls shall be hand operated or automatic. Hand operated flush controls shall comply with Section 11B-309 Operable Parts except that the flush control shall be mounted at a maximum height of 44 inches above the finish floor. §11B-605.4
18. For lavatories and sinks, a clear floor space complying with Section 11B-305 Clear Floor or Ground Surfaces, positioned for a forward approach, and knee and toe clearance complying with Section 11B-306 Knee and Toe Clearance shall be provided. §11B-606.2
19. Lavatories and sinks shall be installed with the front of the higher of the rim or counter surface 34 inches maximum above the finish floor or ground. §11B-606.3

SIGNS RELATED TO TOILETS AND BATHING FACILITIES

20. Entrances leading to toilet rooms and bathing rooms complying with 11B-603 Toilet and Bathing Rooms shall be identified by a geometric symbol complying with 11B-703.7.2.6 Toilet and Bathing Room Geometric Symbols. Where existing toilet rooms or bathing rooms do not comply with 11B-603 Toilet and Bathing Rooms, directional signs indicating the location of the nearest compliant toilet room or bathing room within the facility shall be provided. Signs shall comply with 11B-703.5 Visual Characters and shall include the International Symbol of Accessibility complying with 11B-703.7.2.1 ISA. Where existing toilet rooms or bathing rooms do not comply with 11B-603 Toilet and Bathing Rooms, the toilet rooms or bathing rooms complying with 11B-603 Toilet and Bathing Rooms shall be identified by the International Symbol of Accessibility complying with 11B-703.7.2.1 ISA. Where clustered single user toilet rooms or bathing facilities are permitted to use exceptions to 11B-213.2 Toilet and Bathing Rooms, toilet rooms or bathing facilities complying with 11B-603 Toilet and Bathing Rooms shall be identified by the International Symbol of Accessibility complying with 11B-703.7.2.1 ISA unless all toilet rooms and bathing facilities comply with 11B-603 Toilet and Bathing Rooms. Existing buildings that have been remodeled to provide specific toilet rooms or bathing rooms for public use that comply with these building standards shall have the location of and the directions to these rooms posted in or near the building lobby or entrance on a sign complying with 11B-703.5 Visual Characters, including the International Symbol of Accessibility complying with 11B-703.7.2.1 **ISA. §11B-216.8**
21. Pictograms shall comply with the following:
    a. Pictograms shall have a field height of 6 inches minimum. Characters and Braille shall not be located in the pictogram field. §11B-703.6.1
    b. Pictograms and their field shall have a non-glare finish. Pictograms shall contrast with their field with either a light pictogram on a dark field or a dark pictogram on a light field. §11B-703.6.2
    c. Pictograms shall have text descriptors located directly below the pictogram field. Text descriptors shall comply with 11B-703.2 Raised Characters, 11B-703.3 Braille and 11B-703.4 Installation Height and **Location. §11B-703.6.3**
    d. The installation height and location of Pictogram signs shall be per §11B-703.4.1.
22. Symbols shall comply with the following:
    a. Doorways leading to toilet rooms and bathing rooms shall be identified by a geometric symbol complying with 11B-703.7.2.6 Toilet and Bathing Facilities Geometric Symbols. The symbol shall be mounted at 58 inches minimum and 60 inches maximum above the finish floor or ground surface measured from the centerline of the symbol. Where a door is provided, the symbol shall be mounted within 1 inch of the vertical centerline of the door. §11B-703.7.2.6 (See exception)
    b. A triangle symbol shall be located at entrances to men's toilet and bathing facilities and it shall be identified by an equilateral triangle, ¼ inch thick with edges 12 inches long and a vertex pointing upward. The triangle symbol shall contrast with the door, either light on a dark background or dark on a light **background. §11B-703.7.2.6.1**
    c. A circle symbol shall be located at entrances to women's toilet and bathing facilities and it shall be identified by a circle, ¼ inch thick and 12 inches in diameter. The circle symbol shall contrast with the door, either light on a dark background or dark on a light background. §11B-703.7.2.6.2
    d. A combined circle and triangle symbol shall be located at entrances to unisex toilet and bathing facilities and it shall be shall be identified by a circle, ¼ inch thick and 12 inches in diameter with a ¼ inch thick triangle with a vertex pointing upward superimposed on the circle and within the 12-inch diameter. The triangle symbol shall contrast with the circle symbol, either light on a dark background or dark on a light background. The circle symbol shall contrast with the door, either light on a dark background or dark on a light background. §11B-703.7.2.6.3

WASHING MACHINE AND CLOTHES DRYERS

23. Washing machines and clothes dryer's operable parts must comply with Section 11B-309 Operable Parts. **§11B-611.3**
24. Top loading machines shall have the door to the laundry compartment located 36 inches maximum above the finish floor. Front loading machines shall have the bottom of the opening to the laundry compartment located 15 inches minim and 36 inches maximum above the finish floor. §11B-611.4

F. COMMUNICATION ELEMENTS AND FEATURES

FIRE ALARM SYSTEMS

1. Where fire alarm systems and carbon monoxide alarm systems provide audible alarm coverage, alarms shall comply with 11B-215 Fire Alarm Systems. §11B-215.1 (See exception)
2. Alarms in public use areas and common use areas shall comply with 702 Chapter 9, Section 907.5.2.3.1. **§11B-215.2**
3. Where employee work areas have audible alarm coverage, the wiring system shall be designed so that visible alarms complying with 702 Chapter 9, Section 907.5.2.3.2 can be integrated into the alarm system. **§11B-215.3**
4. Fire alarm systems shall have permanently installed audible and visible alarms complying with NFPA 72 (1999 or 2002 edition) (incorporated by reference, see "Referenced Standards" in Chapter 1), except that the maximum allowable sound level of audible notification appliances complying with section 4-3.2.1 of NFPA 72 (1999 edition) shall have a sound level no more than 110 dB at the minimum hearing distance from the audible appliance. In addition, alarms in guest rooms required to provide communication features shall comply with sections 4-3 and 4-4 of NFPA 72 (1999 edition) or sections 7.4 and 7.5 of NFPA 72 (2002 edition), and Chapter 9, Sections 907.5.2.1 and 907.5.2.3. §11B-702.1

ASSISTIVE LISTENING SYSTEMS

5. Assistive listening systems shall be provided in assembly areas, including conference and meeting rooms, used for the purpose of entertainment, educational or civic gatherings, or similar purposes. §202, §11B-**219.2**

   Note: Assembly areas include, but are not limited to, classrooms, lecture halls, courtrooms, public meeting rooms, public hearing rooms, legislative chambers, motion picture houses, auditoria, theaters, playhouses, dinner theaters, concert halls, centers for the performing arts, amphitheaters, arenas, stadiums, grandstands, or convention centers. §202, §11B-219.2
6. Assistive listening system shall provide an amplification system utilizing transmitters, receivers, and coupling devices to bypass the acoustical space between a sound source and a listener by means of induction loop, radio frequency, infrared, or direct-wired equipment. §202
7. Where a building contains more than one assembly area under one management, the total number of required receivers may be calculated using the total number of seats in the assembly areas provided that all receivers are usable with all systems. §11B-219.3 (See exception)
8. Twenty-five percent minimum of receivers provided for assistive listening systems, but no fewer than two, shall be hearing-aid compatible except when all seats in an assembly area are served by means of an induction loop. §11B-219.3
9. When assistive-listening systems are limited to specific areas or seats, such areas or seats shall be within a 50-foot viewing distance of the stage or playing area and shall have a complete view of the stage or playing **area. §11B-219.4**
10. Permanently installed assistive-listening systems are required in areas if (1) they have fixed seating and (2a) they accommodate at least 50 persons or (2b) they have audio-amplification systems, except those used exclusively for paging and/or background music. §11B-219.2, §11B-219.5
11. Portable assistive-listening systems may serve more than one conference or meeting rooms if an adequate number of electrical outlets or other supplementary wiring is provided and permanently installed systems are not required. §11B-219.5
12. Receivers required for use with an assistive listening system shall include a 1/8 inch standard mono jack. **§11B-706.2**
13. Receivers required to be hearing aid compatible shall interface with telecoils in hearing aids through the provision of neck loops. §11B-706.3
14. Assistive listening systems shall be capable of providing a sound pressure level from 110 – 118 dB with a dynamic range on the volume control of 50 dB. §11B-706.4
15. Signal-to-noise ratio for internally generated noise in assistive listening systems shall be 18 dB minimum. **§11B-706.5**
16. Peak clipping shall not exceed 18 dB of clipping relative to the peaks of speech. §11B-706.6

TWO-WAY COMMUNICATION SYSTEMS

17. Two-way communication systems that are provided to gain admittance to a building or facility or to restricted areas within a building or facility shall provide both audible and visual signals. Handset cords, if provided, shall be 29 inches long minimum. §11B-230.1, §11B-708
18. Common use or public use system interface of communications systems between a residential dwelling unit and a site, building, or floor entrance shall include the capability of supporting voice and TTY communication with the residential dwelling unit interface. §11B-708.4.1
19. Residential dwelling unit system interface of communications systems between a residential dwelling unit and a site, building, or floor entrance shall include a telephone jack capable of supporting voice and TTY communication with the common use or public use system interface. §11B-708.4.2

TELEPHONES

20. Where coin-operated public pay telephones, coin less public pay telephones, public closed-circuit telephones, public courtesy phones, or other types of public telephones are provided, public telephones shall be provided in accordance with 11B-217 Telephones for each type of public telephone provided. For purposes of this section, a bank of telephones shall be considered to be two or more adjacent telephones. **§11B-217.1**
21. Except drive-up only public telephones, where public telephones are provided, wheelchair accessible telephones complying with 11B-704.2 shall be provided in accordance with Table 11B-217.2. §11B-217.2
22. All public telephones shall have volume controls complying with 11B-704.3. §11B-217.3
23. TTYs complying with 11B-704.4 shall be provided in accordance with 11B-217.4.
24. Where a bank of telephones in the interior of a building consists of three or more public pay telephones, at least one public pay telephone at the bank shall be provided with a shelf and an electrical outlet in **accordance with 11B-704.5. §11B-217.5 (See exception)**

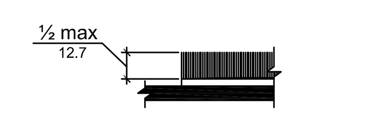


FIGURE 11B-302.2 CARPET PILE HEIGHT

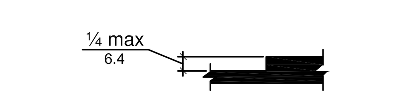


FIGURE 11B-303.2 VERTICAL CHANGES IN LEVEL

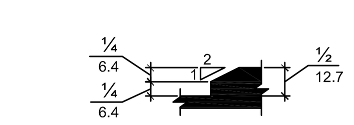


FIGURE 11B-303.3 BEVELED CHANGE IN LEVEL

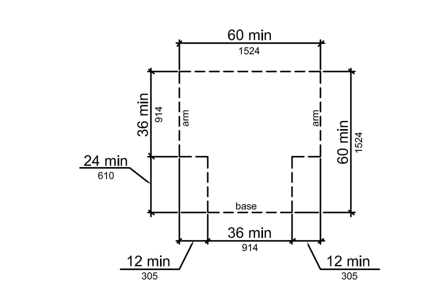


FIGURE 304.3.2 T-SHAPED TURNING SPACE

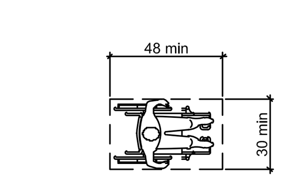


FIGURE 11B-305.3 CLEAR FLOOR OR GROUND SPACE

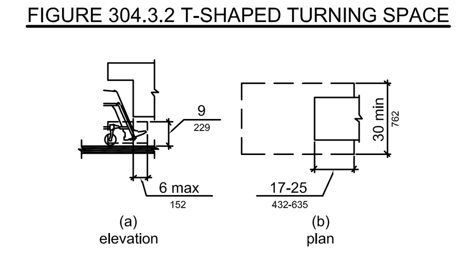


FIGURE 11B-306.2 TOE CLEARANCE

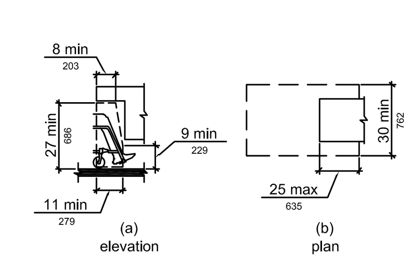


FIGURE 11B-306.3 KNEE CLEARANCE

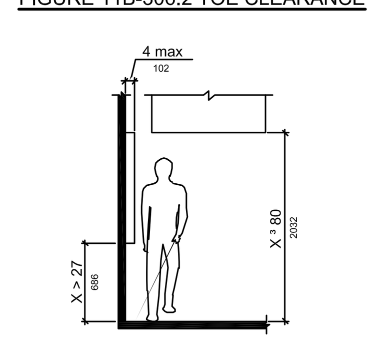


FIGURE 11B-307.2 LIMITS OF PROTRUDING OBJECTS

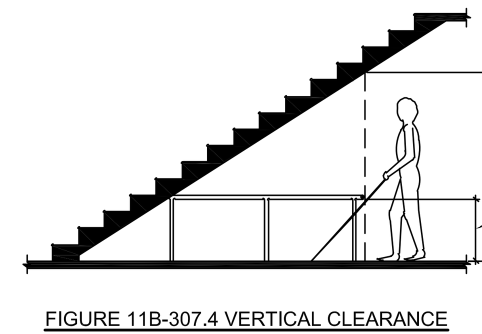


FIGURE 11B-307.4 VERTICAL CLEARANCE

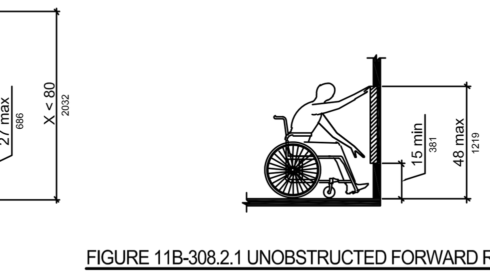


FIGURE 11B-308.2.1 UNOBSTRUCTED FORWARD REACH

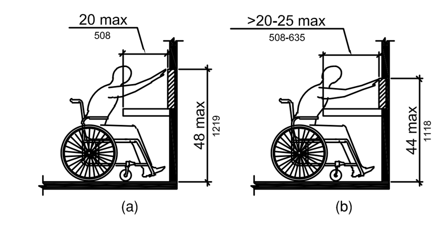


FIGURE 11B-308.2.2 HIGH FORWARD REACH

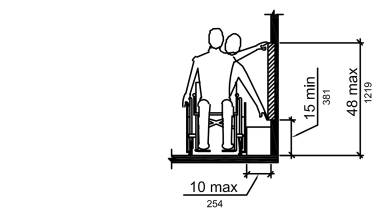


FIGURE 11B-308.3.1 UNOBSTRUCTED SIDE REACH

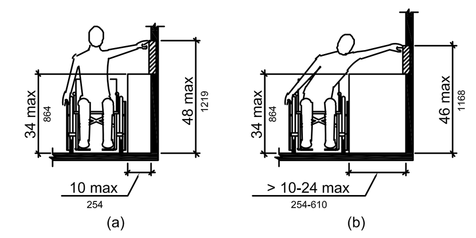


FIGURE 11B-308.3.2 UNOBSTRUCTED HIGH SIDE REACH

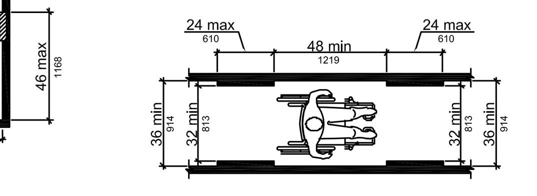


FIGURE 11B-403.5.1 CLEAR WIDTH OF AN ACCESSIBLE ROUTE

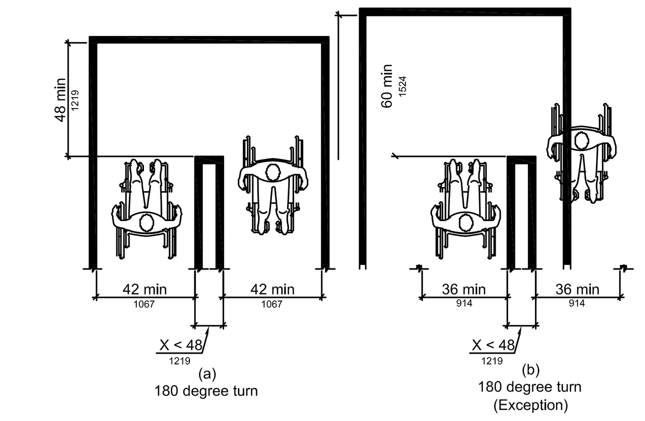


FIGURE 11B-403.5.2 CLEAR TURN WIDTH AT TURN

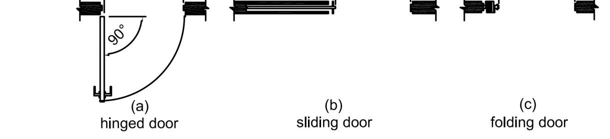


FIGURE 11B-404.2.3 CLEAR WIDTH OF DOORWAYS

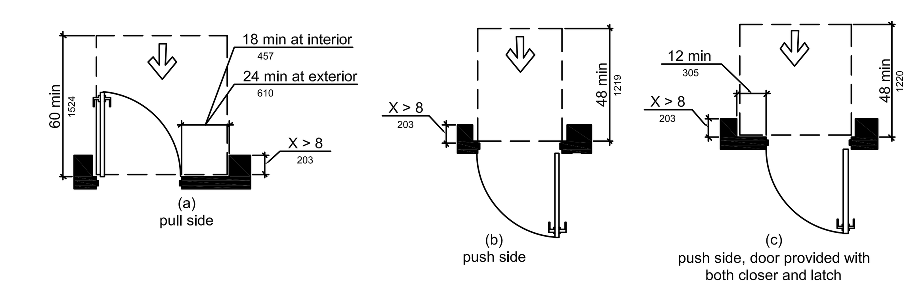


FIGURE 11B-404.2.4.3 MANEUVERING CLEARANCES AT RECESSED DOORS AND GATES

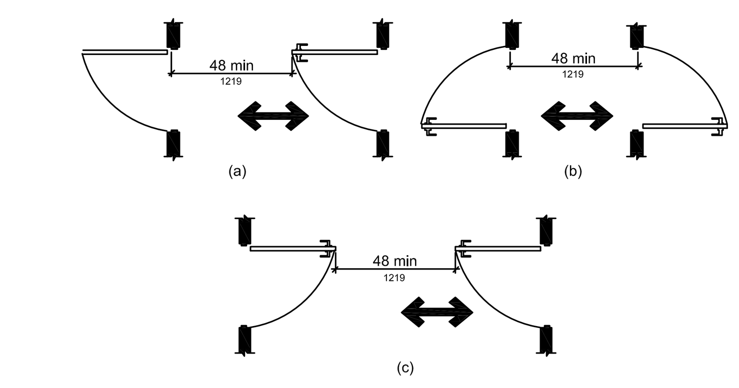


FIGURE 11B-404.2.6 DOORS IN SERIES AND GATES IN SERIES

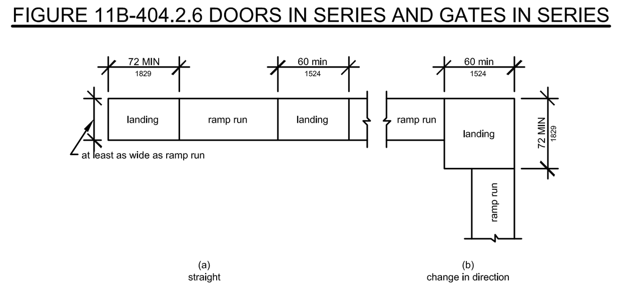


FIGURE 11B-405.7 RAMP LANDINGS

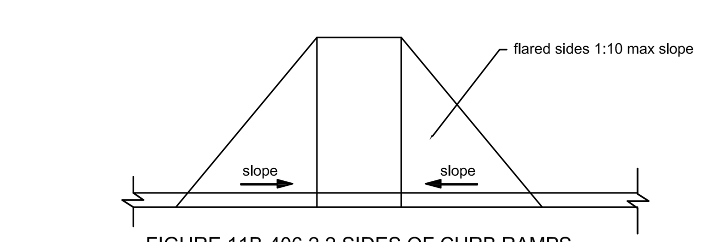


FIGURE 11B-406.2.2 SIDES OF CURB RAMPS

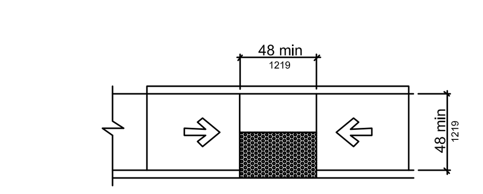


FIGURE 11B-406.3.2 PARALLEL CURB RAMPS

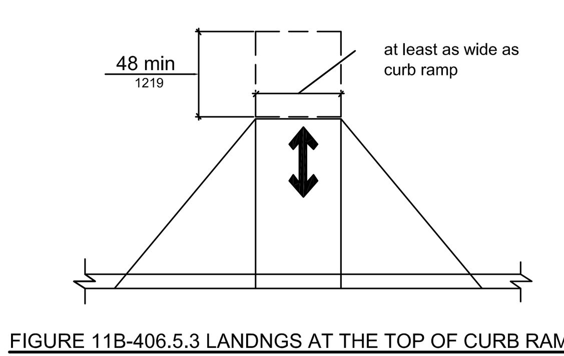


FIGURE 11B-406.5.3 LANDNGS AT THE TOP OF CURB RAMPS

THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.

DESCRIPTION	DATE	BY	DESCRIPTION	DATE	BY
MUP SUBMITTAL	03/10/23	RPO			
MUP SUBMITTAL △1	5/16/23	RPO			

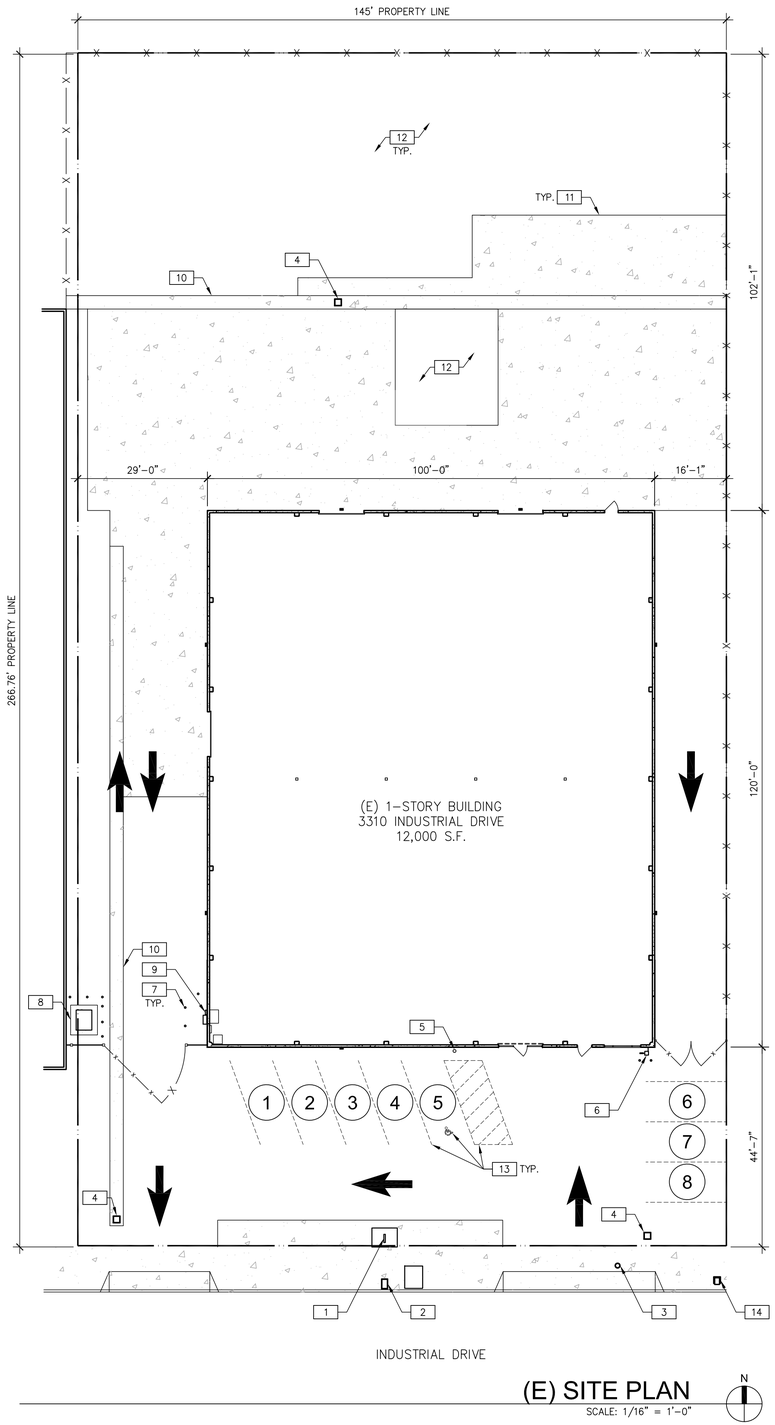
Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL: (714) 504-6470
EMAIL: randy@rpodesigns.com

Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
ACCESSIBILITY NOTES

DATE: 02/08/23
SCALE: AS NOTED
DRAWN: R. OROZCO
JOB: –
SHEET NO:
GN2



(E) SITE PLAN

SCALE: 1/16" = 1'-0"

LEGEND:

VEHICULAR CIRCULATION PATH

(#) NUMBER OF PARKING STALLS

(E) CHAIN-LINK PERIMETER FENCE/SLIDING GATE

PROPERTY LINE

KEYNOTES:

1. (E) BACKFLOW WITH PROTECTIVE COVER.
2. (E) WATER METER.
3. (E) SEWER.
4. (E) STORM DRAIN.
5. (E) FIRE SPRINKLER RISER.
6. (E) GAS METER TO BE REPLACED WITH (N).
7. (E) BOLLARD.
8. (E) TRANSFORMER ON CONC. PAD.
9. (E) ELEC. METER.
10. (E) CONC. SWALE.
11. (E) CONC. HARDSCAPE.
12. (E) ASPHALT.
13. BLACK OUT (E) STRIPING.
14. (E) MAILBOX.

DESCRIPTION	DATE	BY
MUP SUBMITTAL	03/10/23	RPO
MUP SUBMITTAL 2	5/16/23	RPO

Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL: (714) 504-6470
EMAIL: randy@rpodesigns.com

Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
(E) SITE PLAN

DATE: 02/08/23

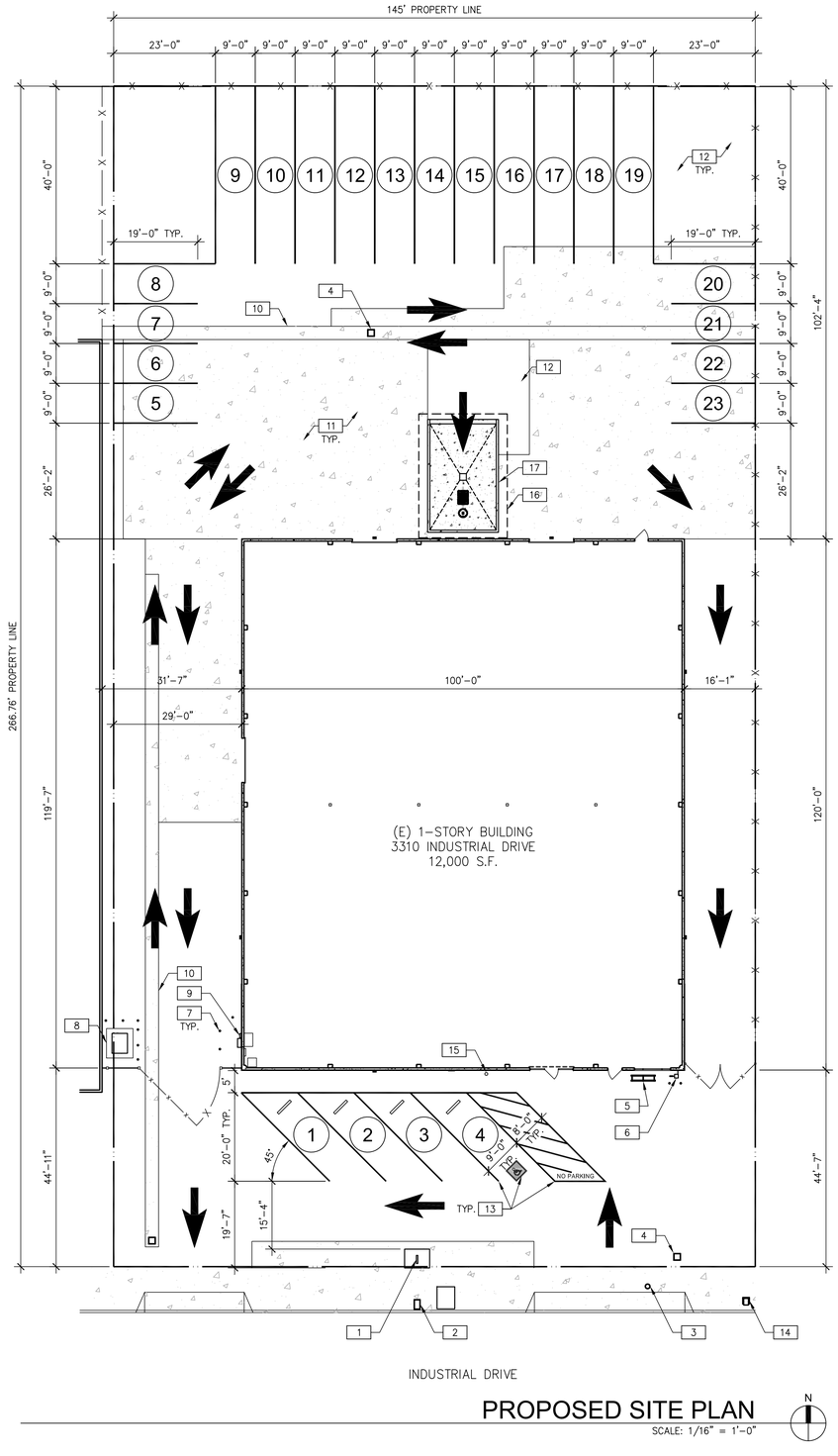
SCALE: AS NOTED

DRAWN: R. OROZCO

JOB: –

SHEET NO:
A1

THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.



PROPOSED SITE PLAN

SCALE: 1/16" = 1'-0"

N

LEGEND:

- VEHICULAR CIRCULATION PATH
- (#) NUMBER OF PARKING STALLS
- —x—x— (E) CHAIN-LINK PERIMETER FENCE/SLIDING GATE
- PROPERTY LINE

KEYNOTES:

1. (E) BACKFLOW WITH PROTECTIVE COVER.
2. (E) WATER METER.
3. (E) SEWER.
4. (E) STORM DRAIN.
5. (N) BIKE RACK.
6. (N) GAS METER.
7. (E) BOLLARD.
8. (E) TRANSFORMER ON CONC. PAD.
9. (E) ELEC. METER.
10. (E) CONC. SWALE.
11. (E) CONC. HARDSCAPE.
12. (E) ASPHALT.
13. (N) PARKING STRIPING.
14. (E) MAILBOX.
15. (E) FIRE SPRINKLER RISER.
16. (N) 20' WIDE X 28' DEEP CANOPY.
17. (N) 16' WIDE X 25'6" CONCRETE CAR WASH BAY WITH IN-GROUND OIL/SAND SEPARATOR AND SAMPLE PORT.

PARKING SUMMARY:

PARKING REQUIRED:

1 SPACE PER SERVICE BAY, PLUS 1 SPACE PER EMPLOYEE

13 SERVICE BAYS
10 EMPLOYEES
(1, FACILITY MANAGER, 1 RECEPTIONIST, 2 ESTIMATORS, 6 TECHNICIANS)

13 + 10 = 23 SPACES REQUIRED

PARKING PROVIDED:

11 STANDARD SPACES
11 TANDEM SPACES
1 ACCESSIBLE SPACE
23 TOTAL SPACES PROVIDED

DESCRIPTION	DATE	BY
MUP SUBMITTAL	03/10/23	RPO
MUP SUBMITTAL	5/16/23	RPO

Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL.: (714) 504-6470
EMAIL: randy@rpodesigns.com

Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
PROPOSED SITE PLAN

DATE: 02/08/23
SCALE: AS NOTED
DRAWN: R. OROZCO
JOB: -
SHEET NO:
A2

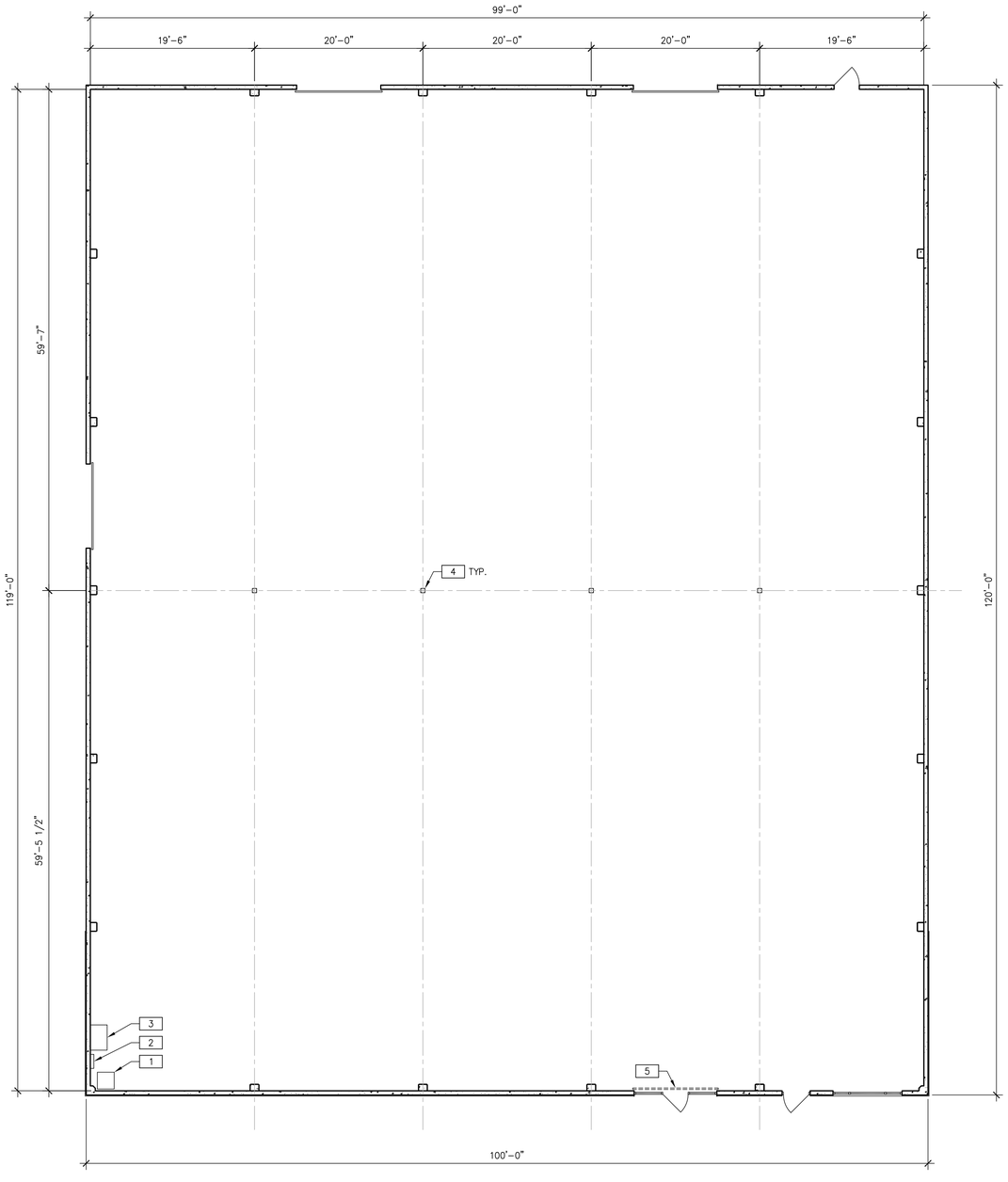
THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.

WALL LEGEND:

(E) 6" CONC. WALL PANEL

KEYNOTES:

1. (E) ELEC. TRANSFORMER.
2. (E) ELEC. PANEL.
3. (E) SWITCHBOARD.
4. (E) 6X6 TUBE STEEL COLUMN.
5. (E) ROLL-UP DOOR TO BE KEPT LOCKED IN THE OPEN POSITION.



OVERALL FLOOR PLAN - DEMO

SCALE: 1/8" = 1'-0"

1

THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.

DESCRIPTION	DATE	BY
MUP SUBMITTAL	03/10/23	RPO
MUP SUBMITTAL 1	5/16/23	RPO

Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL.: (714) 504-6470
EMAIL: randy@rpodesigns.com

Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
OVERALL FLOOR PLAN - DEMO

DATE: 02/08/23

SCALE: AS NOTED

DRAWN: R. OROZCO

JOB: –

SHEET NO:
A3

DOOR SCHEDULE:

1. ALL DOORS WITH LATCH AND LOCK TO HAVE SINGLE ACTION LEVER HARDWARE WHICH RETRACTS BOTH LOCK AND LATCH FROM THE EXIT SIDE WITH A SINGLE OPERATION. CBC 1010.1.9.6. EXCEPTION: AT PRIMARY ENTRANCE/EXIT ONLY, A LOCK MAY BE PROVIDED WITH A SIGN WHICH STATES "THIS DOOR TO REMAIN UNLOCKED WHEN THIS SPACE IS OCCUPIED." CBC 1010.1.9.4.
2. EXIT ACCESS DOORS TO SWING IN DIRECTION OF TRAVEL WHEN OCCUPANT LOAD EXCEEDS 50 OCCUPANTS. CBC 1010.1.2.1.
3. SEE ADDITIONAL DOOR NOTES ON SHEET GN1.

(101) EXISTING 10'-0" X 15'-0" INSIDE STEEL ROLL-UP DOOR TO REMAIN LOCKED IN OPEN POSITION WITH 3'-0" X 7'-5" STOREFRONT DOOR WITH PUSH/PULL HARD WEAR AND LOCKSET. PROVIDE A SIGN ON OR NEAR DOOR, READING "THIS DOOR TO REMAIN UNLOCKED WHEN THIS SPACE IS OCCUPIED."

(102) ~ (104) NEW 3'-0" X 6'-8" HOLLOW CORE DOOR WITH LEVER HARDWARE AND LOCKSET.

(105) NEW 3'-0" X 6'-8" HOLLOW CORE DOOR WITH LEVER HARDWARE AND PRIVACY LOCKSET.

(106) NEW 3'-0" X 6'-8" HOLLOW CORE DOOR WITH LEVER HARDWARE AND LOCKSET. UNDERCUT DOOR WITH 1" GAP.

(107) NEW 3'-0" X 6'-8" HOLLOW CORE DOOR WITH LEVER HARDWARE AND PRIVACY LOCKSET.

(108) NEW 3'-0" X 6'-8" HOLLOW CORE DOOR WITH LEVER HARDWARE AND LOCKSET.

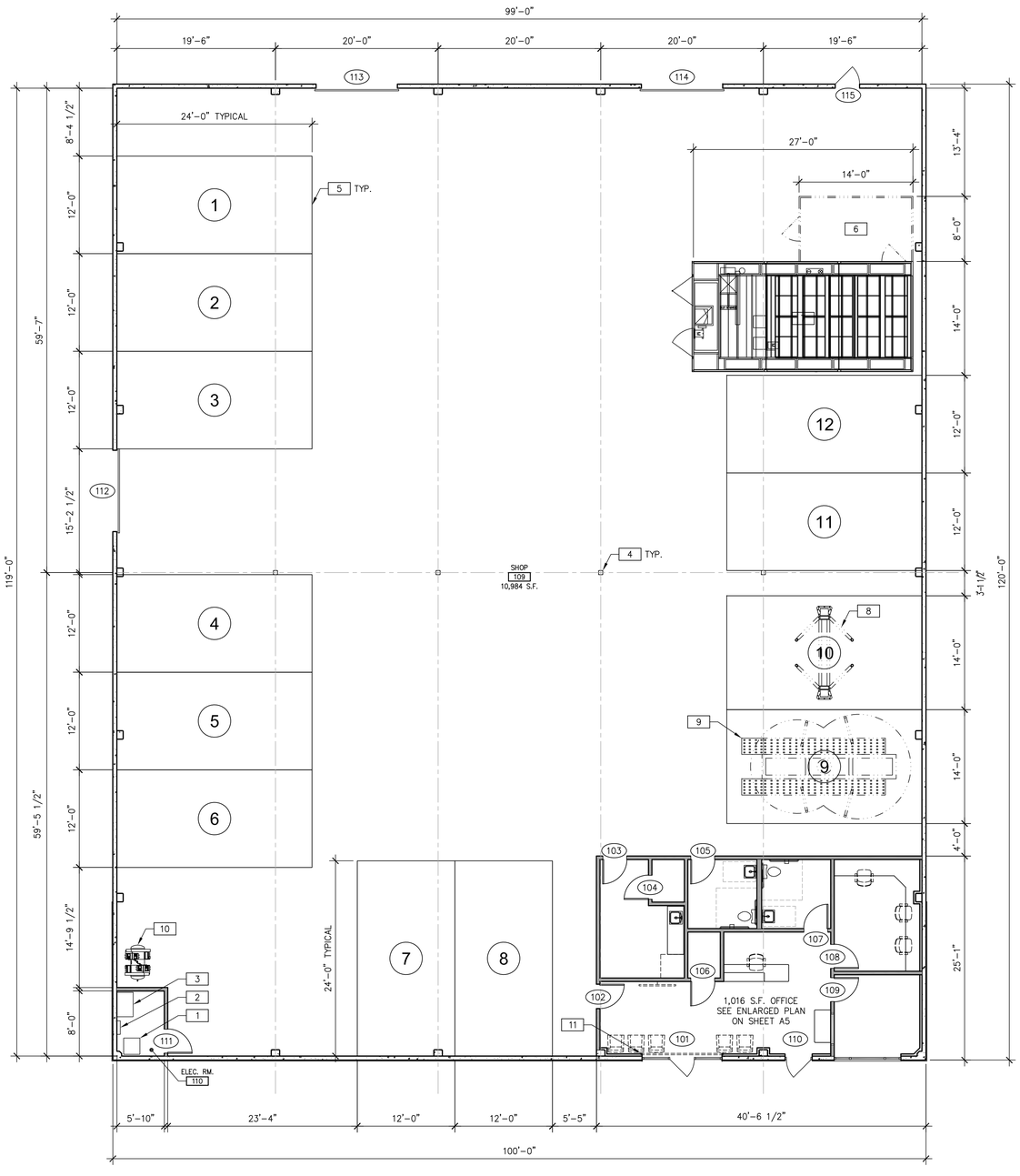
(109) NEW 3'-0" X 6'-8" HOLLOW CORE DOOR WITH LEVER HARDWARE AND LOCKSET.

(110) EXISTING 3'-0" X 7'-0" STOREFRONT DOOR WITH PUSH/PULL HARD WEAR AND LOCKSET. PROVIDE A SIGN ON OR NEAR DOOR, READING "THIS DOOR TO REMAIN UNLOCKED WHEN THIS SPACE IS OCCUPIED."

(111) NEW 3'-0" X 6'-8" HOLLOW CORE DOOR WITH LEVER HARDWARE AND LOCKSET.

(112) ~ (114) EXISTING 10'-0" X 15'-0" STEEL ROLL-UP DOOR.

(115) EXISTING 3'-0" X 7'-0" HOLLOW METAL DOOR WITH LEVER HARDWARE AND LOCKSET.



OVERALL PROPOSED FLOOR PLAN

SCALE: 1/8" = 1'-0"

(1)

WALL LEGEND:

(E) 6" CONC. WALL PANEL

(N) METAL STUD WALL

KEYNOTES:

1. (E) ELEC. TRANSFORMER.
2. (E) ELEC. PANEL.
3. (E) SWITCHBOARD.
4. (E) 6X6 TUBE STEEL COLUMN.
5. (N) STRIPED TECHNICIAN STALL.
6. (N) PAINT MIX ROOM.
7. (N) SPRAY BOOTH.
8. (N) 2-POST LIFT.
9. (N) FRAME MACHINE.
10. (N) COMPRESSOR.
11. (E) ROLL-UP DOOR TO BE KEPT IN LOCKED IN THE OPEN POSITION.

DESCRIPTION	DATE	BY
MUP SUBMITTAL	03/10/23	RPO
MUP SUBMITTAL 2	5/16/23	RPO

Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL.: (714) 504-6470
EMAIL: randy@rpodesigns.com

Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
OVERALL PROPOSED FLOOR PLAN

DATE: 02/08/23

SCALE: AS NOTED

DRAWN: R. OROZCO

JOB: –

SHEET NO:
A4

THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.

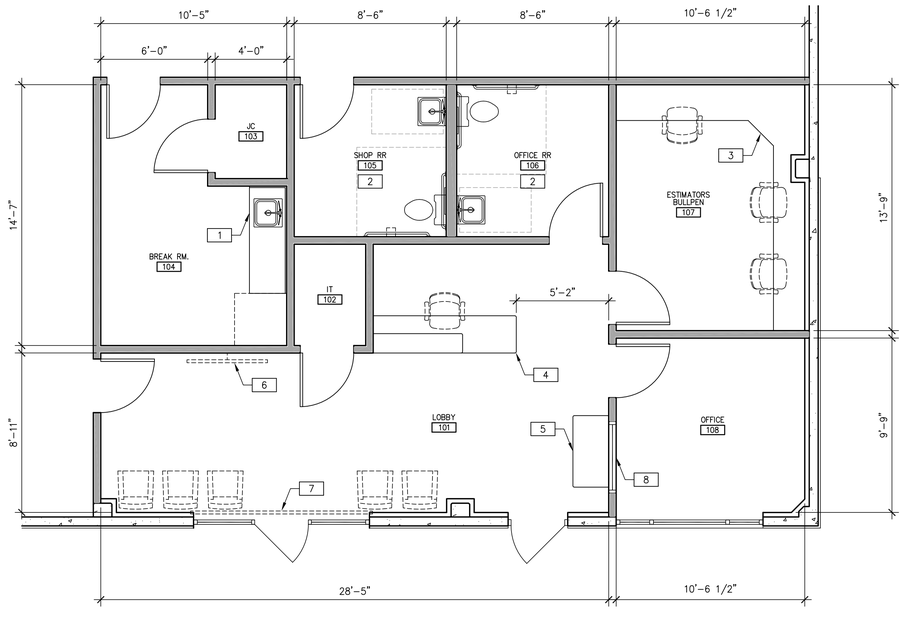
WALL LEGEND:

(E) 6" CONC. WALL PANEL

(N) METAL STUD WALL

KEYNOTES:

1. (N) BASE CABINET, LAMINATE COUNTERTOP AND SINK.
2. (N) RESTROOM WITH ACCESSIBLE PLUMBING FIXTURES AND GRAB BARS.
3. (N) LAMINATE COUNTERTOP.
4. (N) RECEPTION DESK.
5. (N) COFFEE BAR.
6. (N) WALL MOUNTED TV.
7. (E) ROLL-UP DOOR TO BE KEPT LOCKED IN THE OPEN POSITION.
8. (N) 48"X48" WINDOW.



ENLARGED OFFICE PLAN

SCALE: 1/4" = 1'-0"

1

DESCRIPTION	DATE	BY
MUP. SUBMITTAL	03/10/23	RPO
MUP. SUBMITTAL 1	5/16/23	RPO

DESCRIPTION	DATE	BY

Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL: (714) 504-6470
EMAIL: randy@rpodesigns.com

Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
ENLARGED OFFICE PLAN

DATE: 02/08/23

SCALE: AS NOTED

DRAWN: R. OROZCO

JOB: –

SHEET NO:
A5

THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.

EGRESS NOTES:

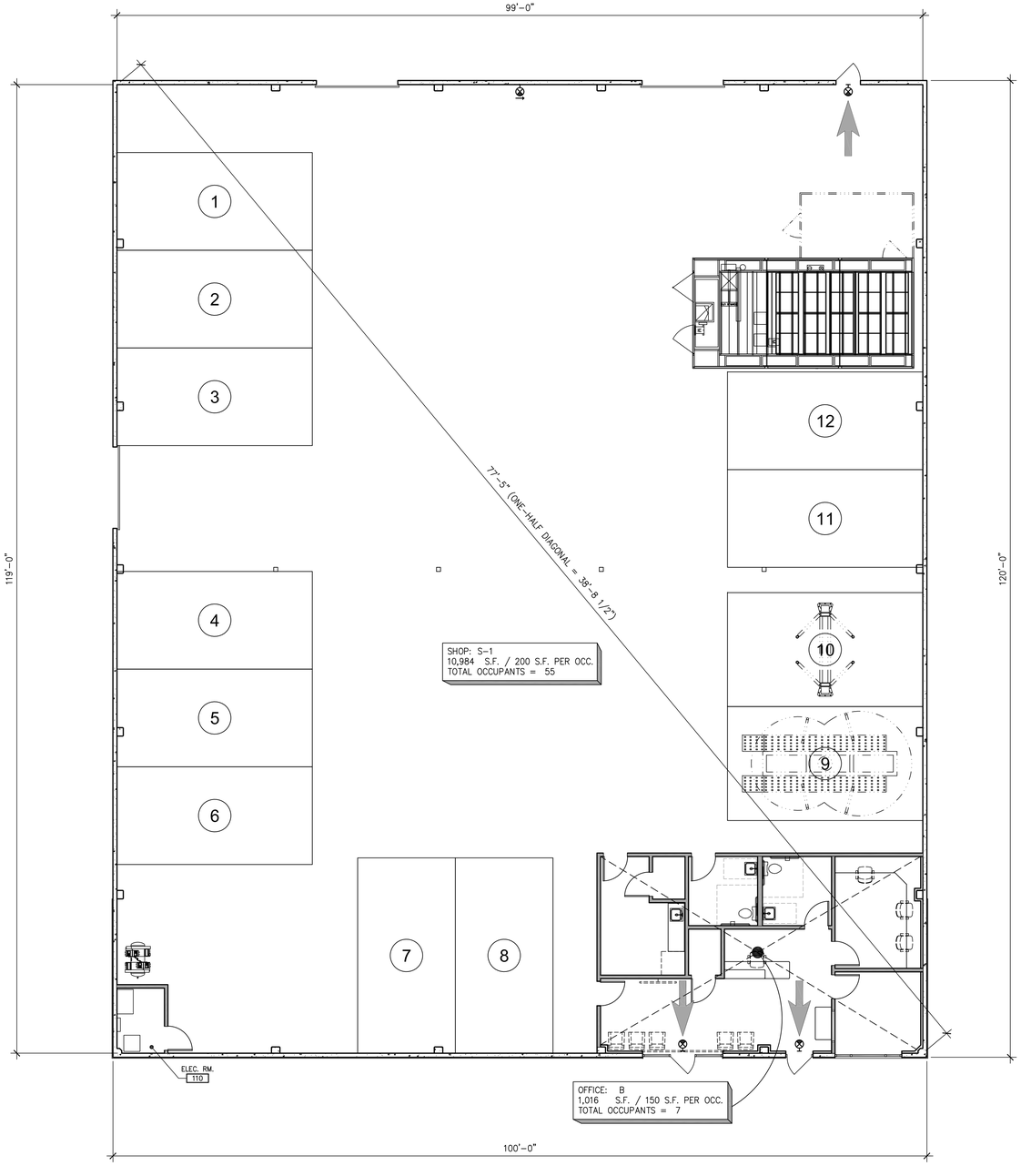
1. EXIT SIGNS SHALL BE INTERNALLY OR EXTERNALLY ILLUMINATED. (1013.3)
2. ELECTRICALLY POWERED, SELF–LUMINOUS AND PHOTOLUMINESCENT EXIT SIGNS SHALL BE LISTED AND LABELED IN ACCORDANCE WITH UL 924 AND SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS AND CHAPTER 27. EXIT SIGNS SHALL BE ILLUMINATED AT ALL TIMES. (1013.5)
3. EXTERNALLY ILLUMINATED EXIT SIGNS SHALL COMPLY WITH SECTIONS 1013.6.1 THROUGH 1013.6.3. (1013.6)
4. EXIT SIGNS SHALL BE ILLUMINATED AT ALL TIMES. TO ENSURE CONTINUED ILLUMINATION FOR A DURATION OF NOT LESS THAN 90 MINUTES IN CASE OF PRIMARY POWER LOSS, THE SIGN ILLUMINATION MEANS SHALL BE CONNECTED TO AN EMERGENCY POWER SYSTEM PROVIDED FROM STORAGE BATTERIES, UNIT EQUIPMENT OR AN ON–SITE GENERATOR. THE INSTALLATION OF THE EMERGENCY POWER SYSTEM SHALL BE IN ACCORDANCE WITH CHAPTER 27. GROUP I–2, CONDITION 2 EXIT SIGN ILLUMINATION SHALL NOT BE PROVIDED BY UNIT EQUIPMENT BATTERIES ONLY. (1013.6.3)
5. MEANS OF EGRESS DOORS SHALL MEET THE REQUIREMENT OF THIS SECTION. DOORS SERVING A MEANS OF EGRESS SYSTEM SHALL MEET THE REQUIREMENTS OF THIS SECTION AND SECTION 1022.2. (1010.1)
   a. EGRESS DOORS SHALL BE READILY DISTINGUISHABLE FROM THE ADJACENT CONSTRUCTION AND FINISHES SUCH THAT THE DOORS ARE EASILY RECOGNIZABLE AS DOORS. MIRRORS OR SIMILAR REFLECTING MATERIALS SHALL NOT BE USED ON MEANS OF EGRESS DOORS. MEANS OF EGRESS DOORS SHALL NOT BE CONCEALED BY CURTAINS, DRAPES, DECORATIONS OR SIMILAR MATERIALS.
   b. SHALL PROVIDE A MINIMUM CLEAR OPENING WIDTH OF 32 INCHES.
   c. THE CLEAR OPENING WIDTH OF THE DOORWAY SHALL BE MEASURED BETWEEN THE FACE OF THE DOOR AND THE STOP, WITH THE DOOR OPEN 90 DEGREES.
   d. THE MAXIMUM WIDTH OF A SWINGING DOOR LEAF SHALL BE 48 INCHES NOMINAL.
   e. THE MINIMUM CLEAR OPENING HEIGHT OF DOORS SHALL BE NOT LESS THAN 80 INCHES.
   f. EGRESS DOORS SHALL BE OF THE PIVOTED OR SIDE–HINGED SWINGING TYPE.
6. EXCEPT AS SPECIFICALLY PERMITTED BY THIS SECTION, EGRESS DOORS SHALL BE READILY OPENABLE FROM THE EGRESS SIDE WITHOUT THE USE OF A KEY OR SPECIAL KNOWLEDGE OR EFFORT. (1010.1.9)
7. DOOR HANDLES, PULLS, LATCHES, LOCKS AND OTHER OPERATING DEVICES ON DOORS REQUIRED TO BE ACCESSIBLE BY CHAPTER 11A OR 11B SHALL NOT REQUIRE TIGHT GRASPING, TIGHT PINCHING OR TWISTING OF THE WRIST TO OPERATE. (1010.1.9.1)
8. DOOR HANDLES, PULLS, LATCHES, LOCKS AND OTHER OPERATING DEVICES SHALL BE INSTALLED 34 INCHES MINIMUM AND 48 INCHES MAXIMUM ABOVE THE FINISHED FLOOR. LOCKS USED ONLY FOR SECURITY PURPOSES AND NOT USED FOR NORMAL OPERATION ARE PERMITTED AT ANY HEIGHT. (1010.1.9.2)
9. DOORS, DOORWAYS, AND GATES THAT ARE A PART OF AN ACCESSIBLE ROUTE SHALL COMPLY WITH SECTION 11B–404. (11B–404.1)
10. HANDLES, PULLS, LATCHES, LOCKS, AND OTHER OPERABLE PARTS ON DOORS AND GATES SHALL COMPLY WITH SECTION 11B–309.4. OPERABLE PARTS OF SUCH HARDWARE SHALL BE 34 INCHES MINIMUM AND 44 INCHES MAXIMUM ABOVE THE FINISH FLOOR OR GROUND. WHERE SLIDING DOORS ARE IN THE FULLY OPEN POSITION, OPERATING HARDWARE SHALL BE EXPOSED AND USABLE FROM BOTH SIDES. (11B–404.2.7)
11. A READILY VISIBLE DURABLE SIGN POSTED ON THE EGRESS SIDE ON OR ADJACENT TO THE DOOR STATING: "THIS DOOR TO REMAIN UNLOCKED WHEN THIS SPACE IS OCCUPIED." THE SIGN SHALL BE IN LETTERS 1 INCH HIGH ON CONTRASTING BACKGROUND. (1010.1.9.4.2.2)
12. WHERE MORE THAN ONE EXIT, OR ACCESS TO MORE THAN ONE EXIT, IS REQUIRED, THE MEANS OF EGRESS SHALL BE CONFIGURED SUCH THAT THE LOSS OF ANY ONE EXIT, OR ACCESS TO ONE EXIT, SHALL NOT REDUCE THE AVAILABLE CAPACITY OR WIDTH TO LESS THAN 50 PERCENT OF THE REQUIRED CAPACITY OR WIDTH. (1005.5)
13. THE MEANS OF EGRESS SERVING A ROOM OR SPACE SHALL BE ILLUMINATED AT ALL TIMES THAT THE ROOM OR SPACE IS OCCUPIED. (1008.2)
14. THE MEANS OF EGRESS ILLUMINATION SHALL BE NOT LESS THAN 1 FOOTCANDLE (11 LUX) AT THE WALKING SURFACE. (1008.2.1)
15. IN THE EVENT OF A POWER SUPPLY FAILURE IN BUILDINGS THAT REQUIRE 2 OR MORE MEANS OF EGRESS, AN EMERGENCY ELECTRICAL SYSTEM SHALL AUTOMATICALLY ILLUMINATE ALL OF THE FOLLOWING AREAS (1008.3.2):
   a. INTERIOR EXIT ACCESS STAIRWAYS AND RAMPS.
   b. INTERIOR AND EXTERIOR EXIT STAIRWAYS AND RAMPS.
   c. EXIT PASSAGEWAYS.
   d. VESTIBULES AND AREAS ON THE LEVEL OF DISCHARGE USED FOR EXIT DISCHARGE IN ACCORDANCE WITH SECTION 1028.1.
   e. EXTERIOR LANDINGS AS REQUIRED BY SECTION 1010.1.6 FOR EXIT DOORWAYS THAT LEAD DIRECTLY TO THE EXIT DISCHARGE.
16. THE EMERGENCY POWER SYSTEM SHALL PROVIDE POWER FOR A DURATION OF NOT LESS THAN 90 MINUTES AND SHALL CONSIST OF STORAGE BATTERIES, UNIT EQUIPMENT OR AN ON–SITE GENERATOR. THE INSTALLATION OF EMERGENCY POWER SYSTEM SHALL BE IN ACCORDANCE WITH SECTION 2702.
17. EMERGENCY LIGHTING FACILITIES SHALL BE ARRANGED TO PROVIDE INITIAL ILLUMINATION THAT IS NOT LESS THAN AN AVERAGE OF 1 FOOTCANDLE (11 LUX) AND A MINIMUM AT ANY POINT OF 0.1 FOOTCANDLE (1 LUX) MEASURED ALONG THE PATH OF EGRESS AT FLOOR LEVEL. ILLUMINATION LEVELS SHALL BE PERMITTED TO DECLINE TO 0.6 FOOTCANDLE (6 LUX) AVERAGE AND A MINIMUM AT ANY POINT OF 0.06 FOOTCANDLE (0.6 LUX) AT THE END OF THE EMERGENCY LIGHTING TIME DURATION. A MAXIMUM–TO–MINIMUM ILLUMINATION UNIFORMITY RATIO OF 40 TO 1 SHALL NOT BE EXCEEDED.

TABLE 1006.3.2
MINIMUM NUMBER OF EXITS OR
ACCESS TO EXITS PER STORY

OCCUPANT LOAD PER STORY	MINIMUM NUMBER OF EXITS OR ACCESS TO EXITS FROM STORY
1–500	2
501–1,000	3
MORE THAN 1,000	4

TABLE 1017.2
EXIT ACCESS TRAVEL DISTANCE

OCCUPANCY	WITHOUT SPRINKLER SYSTEM (FEET)	WITH SPRINKLER SYSTEM (FEET)
A, E, F–1, M, R, S–1	200	250
R–2.1	NOT PERMITTED	250
B	200	300
F–2, S–2, U	NOT PERMITTED	400
H–1	NOT PERMITTED	75
H–2	NOT PERMITTED	100
H–3	NOT PERMITTED	150
H–4	NOT PERMITTED	175
H–5	NOT PERMITTED	200
I–2, I–2.1, I–3	NOT PERMITTED	200
I–4	150	200
L	NOT PERMITTED	200



EXITING & OCCUPANCY PLAN

SCALE: 1/8" = 1'–0"

1

WALL LEGEND:

(E) 6" CONC. WALL PANEL

(N) METAL STUD WALL

SYMBOLS LEGEND:

INDICATES FULLY ACCESSIBLE EXIT

NEW OR EXISTING WALL–MOUNTED EXIT SIGN W/ BATTERY BACKUP, SHADED QUADRANT INDICATES FACE OF LETTERING

NEW OR EXISTING CEILING–MOUNTED EXIT SIGN W/ BATTERY BACKUP, SHADED QUADRANT INDICATES FACE OF LETTERING

NOTE: EXIT SIGNS SHALL BE SELF–LUMINOUS TYPE OR ELECTRICALLY ILLUMINATED & ENERGIZED FROM SEPERATE CIRCUITS, ONE OF WHICH SHALL BE FROM STORAGE BATTERIES OR AN ON–SITE GENERATOR.

NOTE: ADDITIONAL DIRECTIONAL EXIT SIGNS MAY BE REQUIRED PRIOR TO FINAL INSPECTION AND SUBJECT TO BUILDING INSPECTOR.

DESCRIPTION	DATE	BY
MUP SUBMITTAL	03/10/23	RPO
MUP SUBMITTAL	5/16/23	RPO

THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.

Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL: (714) 504-6470
EMAIL: randy@rpodesigns.com

Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
EXITING & OCCUPANCY PLAN

DATE: 02/08/23

SCALE: AS NOTED

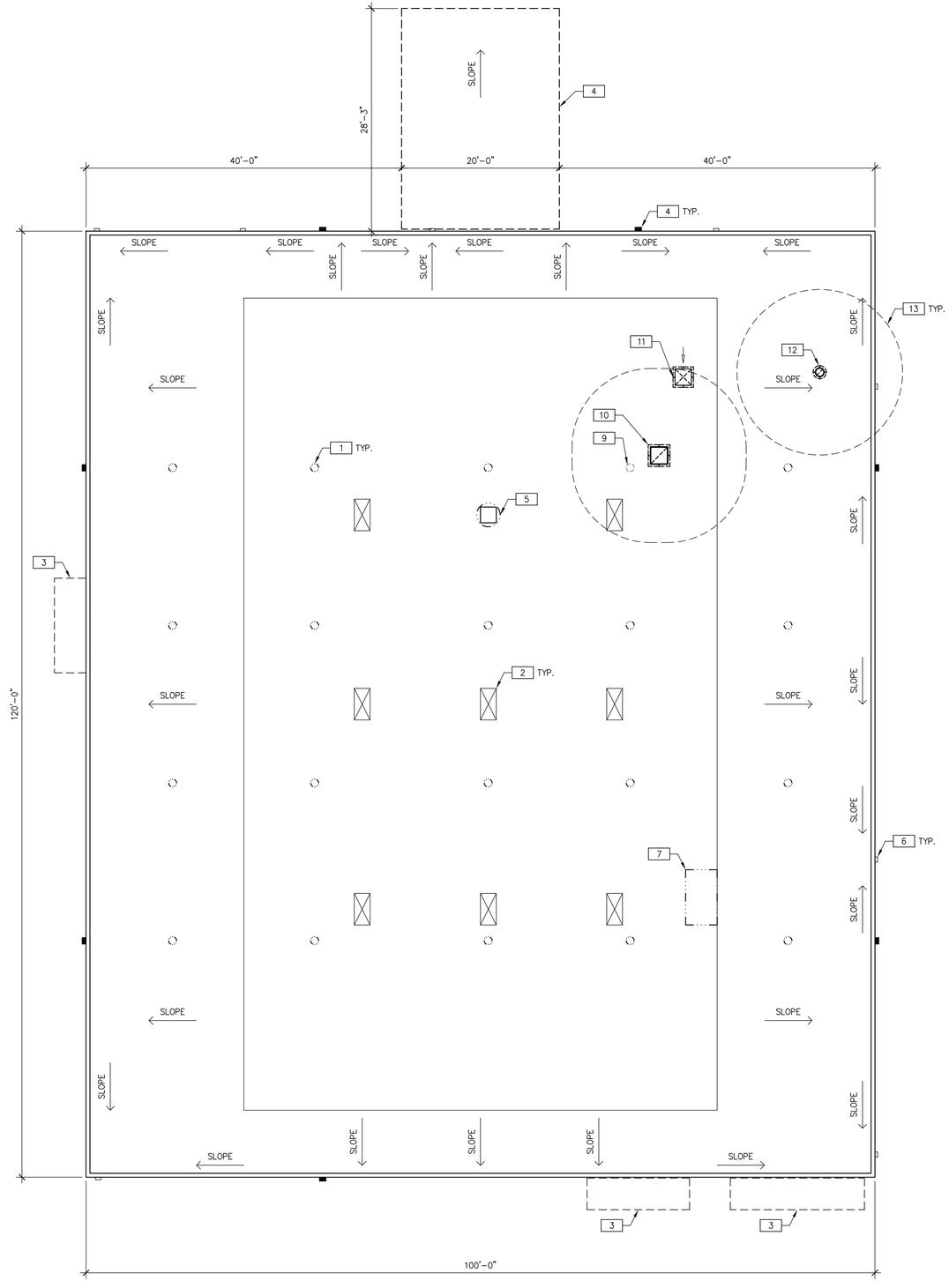
DRAWN: R. OROZCO

JOB: –

SHEET NO:
A6

KEYNOTES:

1. (E) TURBINE VENT.
2. (E) SKYLIGHT.
3. (E) AWNING.
4. (E) WALL MOUNTED LIGHT FIXTURE.
5. (E) MECHANICAL VENTILATOR.
6. (E) SCUPPER AND DOWNSPOUT.
7. (N) 4-TON OR 5-TON HVAC.
8. (N) GALV. CORRUGATED METAL PANEL ROOF
9. DEMO TURBINE VENT AND CAP OPENING.
10. (N) SPRAY BOOTH EXHAUST DUCT.
11. (N) SPRAY BOOTH INTAKE DUCT.
12. (N) PAINT MIX ROOM EXHAUST DUCT.
13. EXHAUST DUCTS TERMINATE 10' MINIMUM CLEAR FROM ANY OPENINGS INTO THE BUILDING.



PROPOSED ROOF PLAN

SCALE: 1/8" = 1'-0"

1

DESCRIPTION	DATE	BY
MUP SUBMITTAL	03/10/23	RPO
MUP SUBMITTAL 1	5/16/23	

DESCRIPTION	DATE	BY

Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL: (714) 504-6470
EMAIL: randy@rpodesigns.com

Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
PROPOSED ROOF PLAN

DATE: 02/08/23

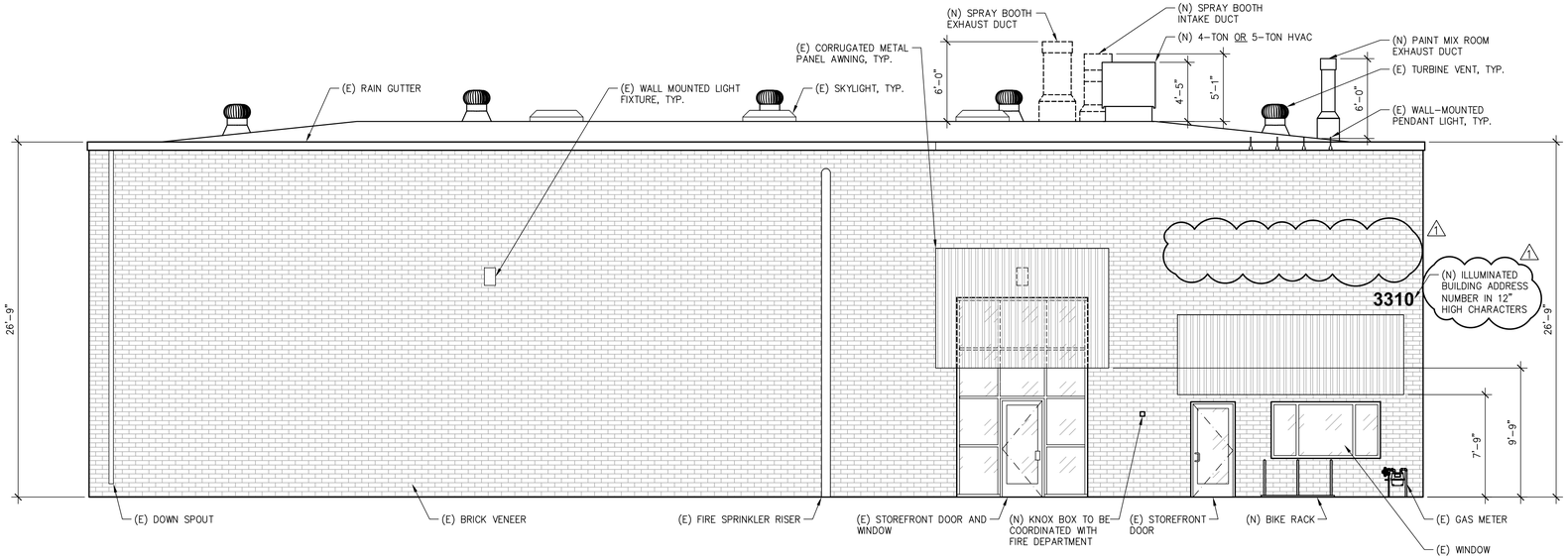
SCALE: AS NOTED

DRAWN: R. OROZCO

JOB: -

SHEET NO:
A7

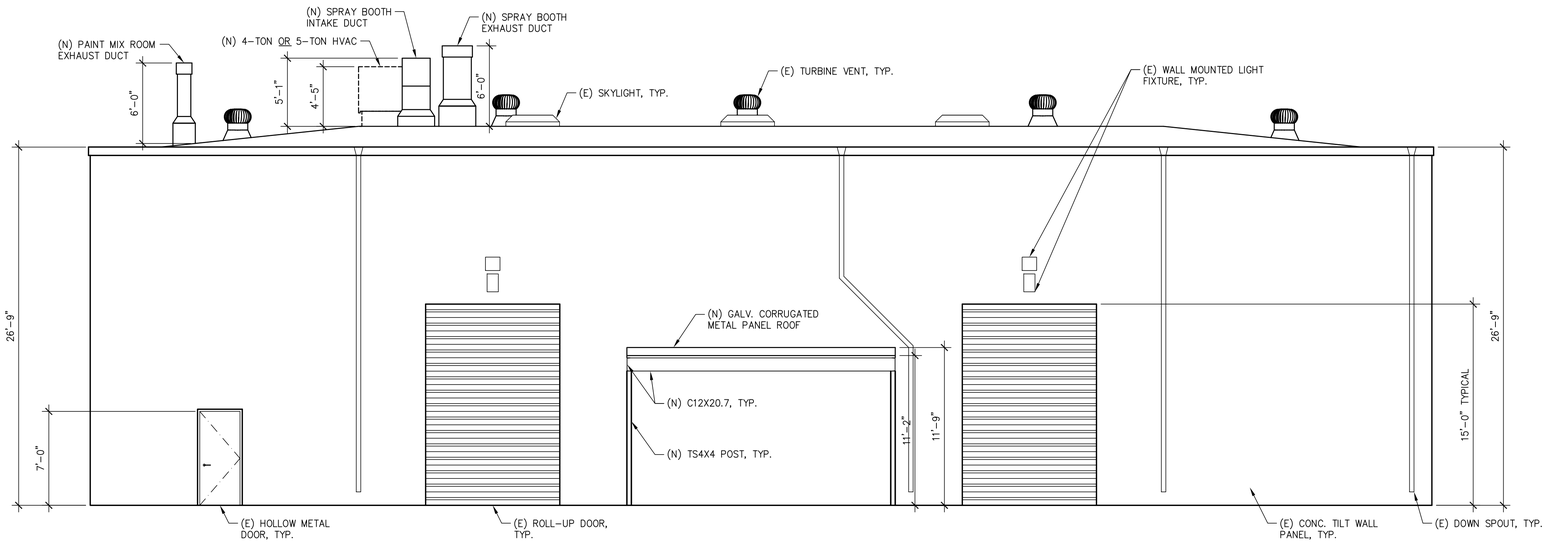
THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.



PROPOSED SOUTH ELEVATION

SCALE: 3/16" = 1'-0"

1



PROPOSED NORTH ELEVATION

SCALE: 3/16" = 1'-0"

2

THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.

DESCRIPTION	DATE	BY
MUP SUBMITTAL	03/10/23	RPO
MUP SUBMITTAL 1	5/16/23	RPO

Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL: (714) 504-6470
EMAIL: randy@rpodesigns.com

Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
PROPOSED EXTERIOR ELEVATIONS

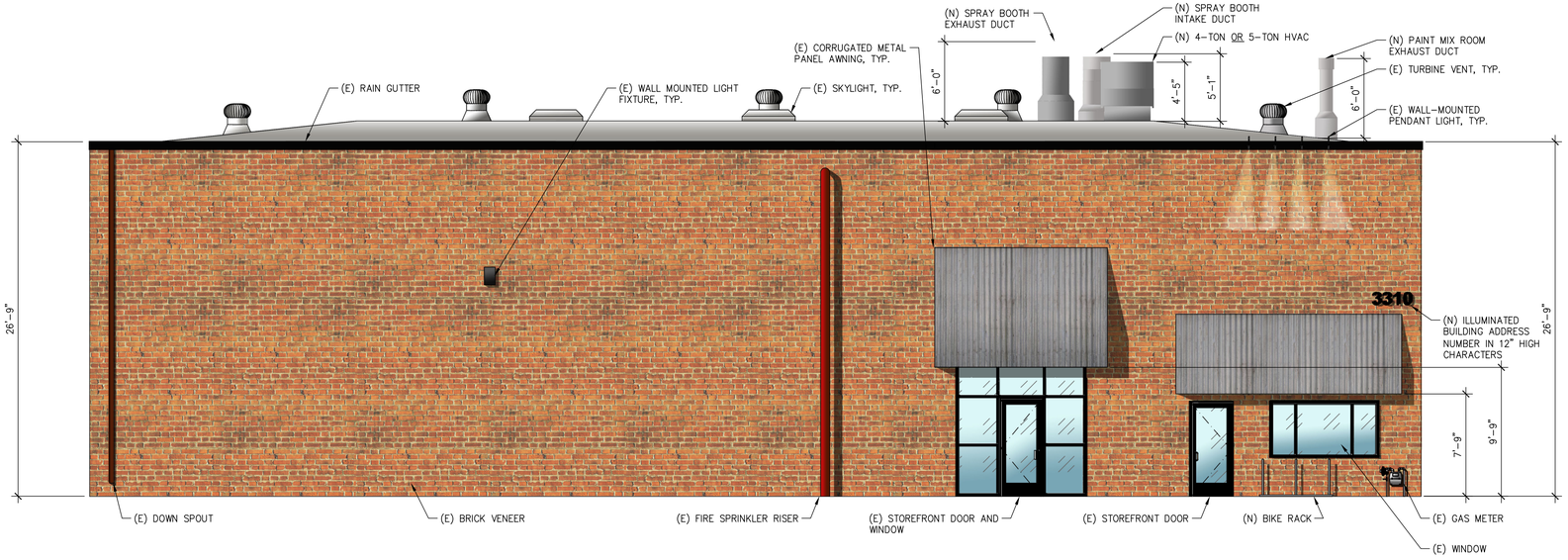
DATE: 02/08/23

SCALE: AS NOTED

DRAWN: R. OROZCO

JOB: –

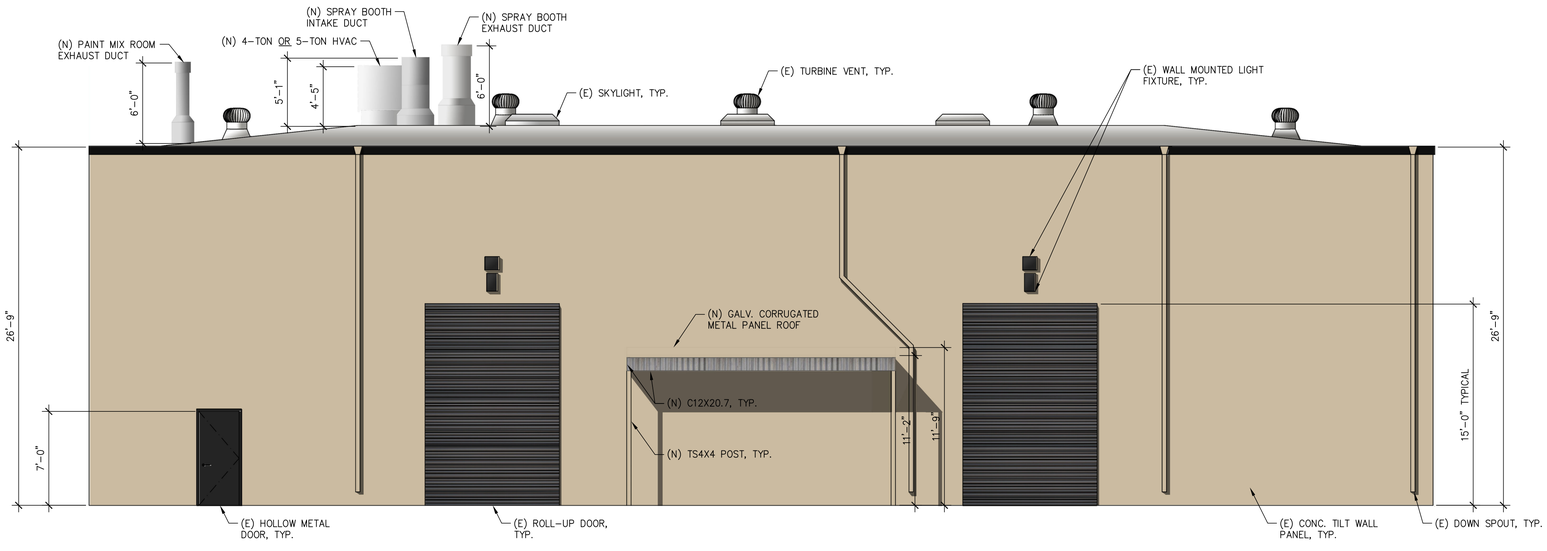
SHEET NO:
A8



PROPOSED SOUTH ELEVATION RENDERING

SCALE: 3/16" = 1'-0"

1



PROPOSED NORTH ELEVATION RENDERING

SCALE: 1/4" = 1'-0"

2

THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.

DESCRIPTION	DATE	BY
MUP SUBMITTAL	03/10/23	RPO
MUP SUBMITTAL 1	5/16/23	RPO

Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL: (714) 504-6470
EMAIL: randy@rpodesigns.com

Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
PROPOSED EXTERIOR ELEVATION RENDERINGS

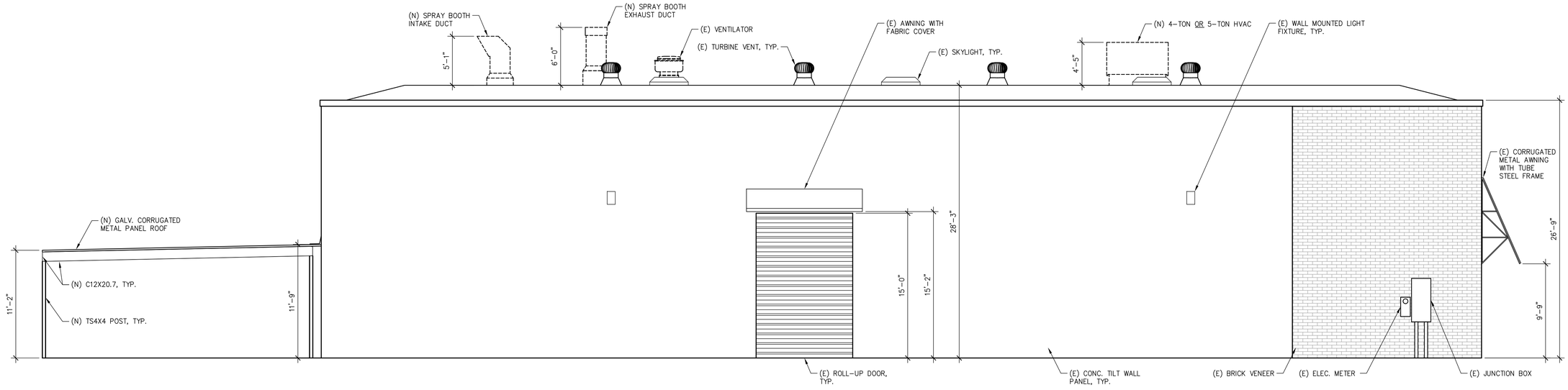
DATE: 02/08/23

SCALE: AS NOTED

DRAWN: R. OROZCO

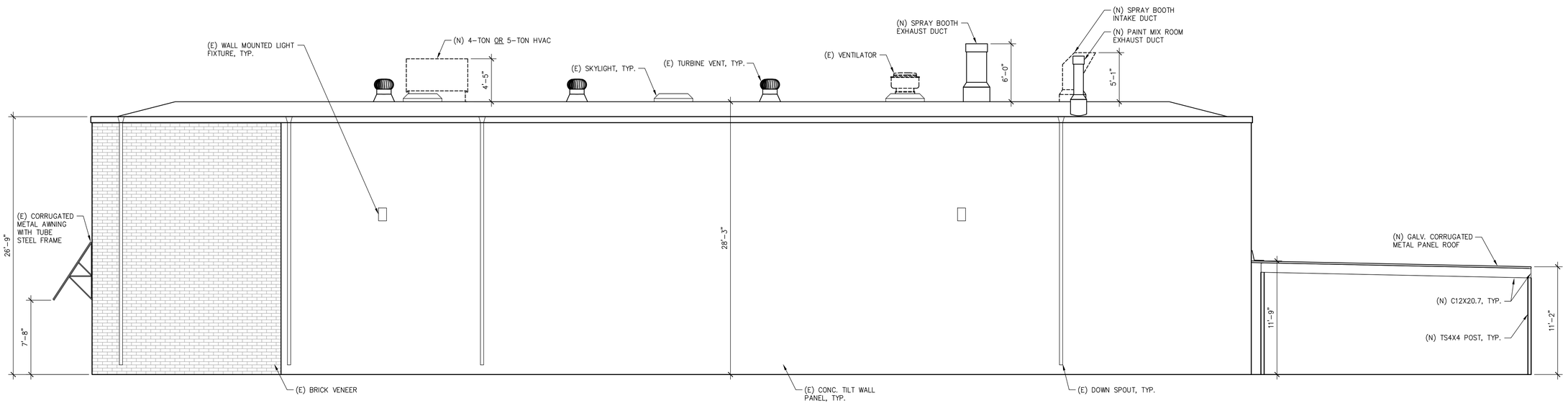
JOB: –

SHEET NO:
A8.1



PROPOSED WEST ELEVATION

SCALE: 3/16" = 1'-0" (1)



PROPOSED EAST ELEVATION

SCALE: 3/16" = 1'-0" (2)

DESCRIPTION	DATE	BY
MUP SUBMITTAL	03/10/23	RPO
MUP SUBMITTAL	5/16/23	RPO

Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL: (714) 504-6470
EMAIL: randy@rpodesigns.com

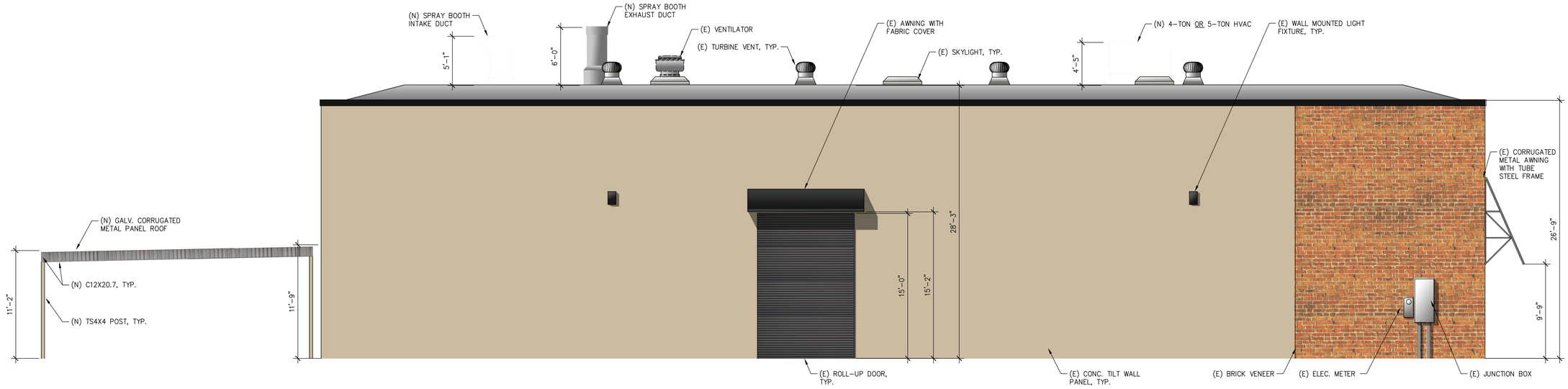
Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
PROPOSED EXTERIOR ELEVATIONS

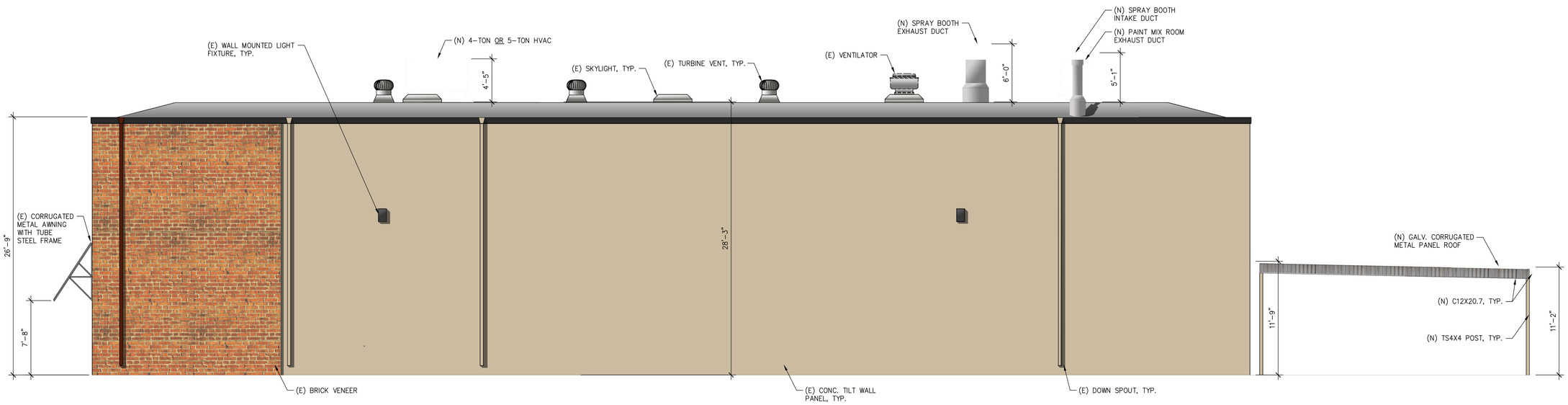
DATE: 02/08/23
SCALE: AS NOTED
DRAWN: R. OROZCO
JOB: –
SHEET NO:
A9

THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.



PROPOSED WEST ELEVATION RENDERING

SCALE: 3/16" = 1'-0" (1)



PROPOSED EAST ELEVATION RENDERING

SCALE: 3/16" = 1'-0" (2)

DESCRIPTION	DATE	BY
MUP SUBMITTAL	03/10/23	RPO
MUP SUBMITTAL	5/16/23	RPO

Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL: (714) 504-6470
EMAIL: randy@rpodesigns.com

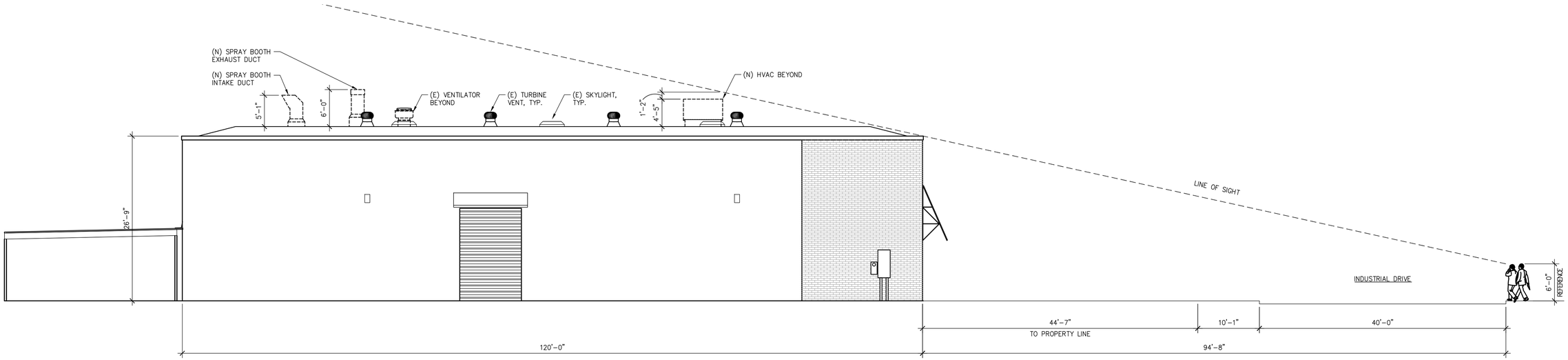
Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
PROPOSED EXTERIOR ELEVATION RENDERINGS

DATE: 02/08/23
SCALE: AS NOTED
DRAWN: R. OROZCO
JOB: –
SHEET NO:
A9.1

THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.



LINE OF SIGHT ELEVATION

SCALE: 1/8" = 1'-0"

1

THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.

DESCRIPTION	DATE	BY
MUP SUBMITTAL	03/10/23	RPO
MUP SUBMITTAL 1	5/16/23	RPO

Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL: (714) 504-6470
EMAIL: randy@rpodesigns.com

Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
PROPOSED LINE OF SIGHT ELEVATION

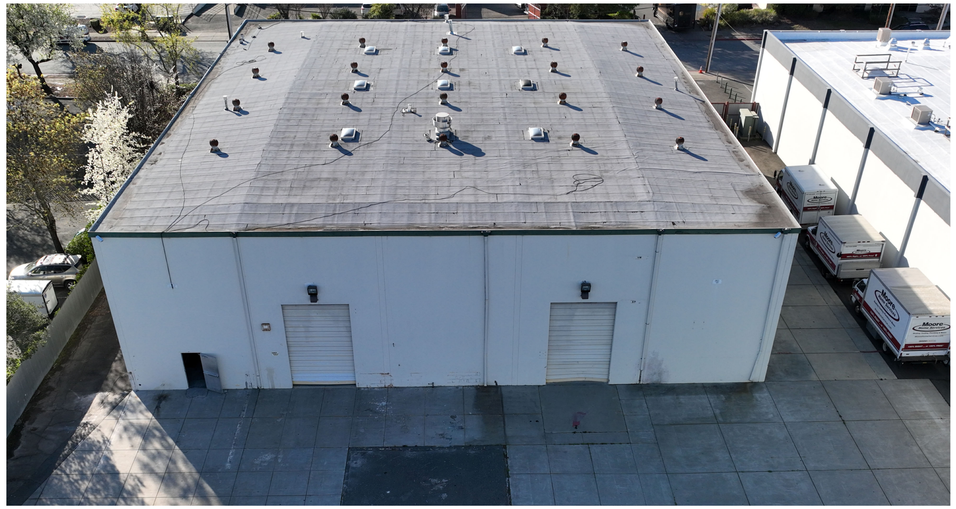
DATE: 02/08/23

SCALE: AS NOTED

DRAWN: R. OROZCO

JOB: –

SHEET NO:
A10



EXISTING FACADE - NORTH (2)
SCALE: 3/16" = 1'-0"

EXISTING FACADE - SOUTH (1)
SCALE: 3/16" = 1'-0"

OVERALL EAST SIDE

GROUND VIEW EAST SIDE

EXISTING FACADE - EAST (4)
SCALE: 3/16" = 1'-0"

EXISTING FACADE - WEST (3)
SCALE: 3/16" = 1'-0"

DESCRIPTION	DATE	BY
MUP. SUBMITTAL	03/10/23	RPO
MUP. SUBMITTAL △1	5/16/23	RPO

Prepared By:
RPO DESIGNS, INC.
11662 WEST ST.
GARDEN GROVE, CA 92840
CONTACT: RANDY OROZCO
TEL: (714) 504-6470
EMAIL: randy@rpodesigns.com

Project For:
CALIBER COLLISION
3310 INDUSTRIAL DRIVE
SANTA ROSA, CA 95403

STAMP

SHEET TITLE:
EXISTING BUILDING FACADE PHOTOS

DATE: 02/08/23
SCALE: AS NOTED
DRAWN: R. OROZCO
JOB:
SHEET NO: △1
A11

THESE DRAWINGS & SPECIFICATIONS ARE THE PROPERTY & COPYRIGHT OF RPO DESIGNS & SHALL NOT BE USED ON ANY OTHER WORK EXCEPT BY AGREEMENT WITH RPO DESIGNS. WRITTEN DIMENSIONS SHALL TAKE PREFERENCE OVER SCALED DIMENSIONS & SHALL BE VERIFIED ON THE JOB SITE. ANY DISCREPANCY SHALL BE BROUGHT TO THE NOTICE OF RPO DESIGNS PRIOR TO THE START OF ANY WORK.