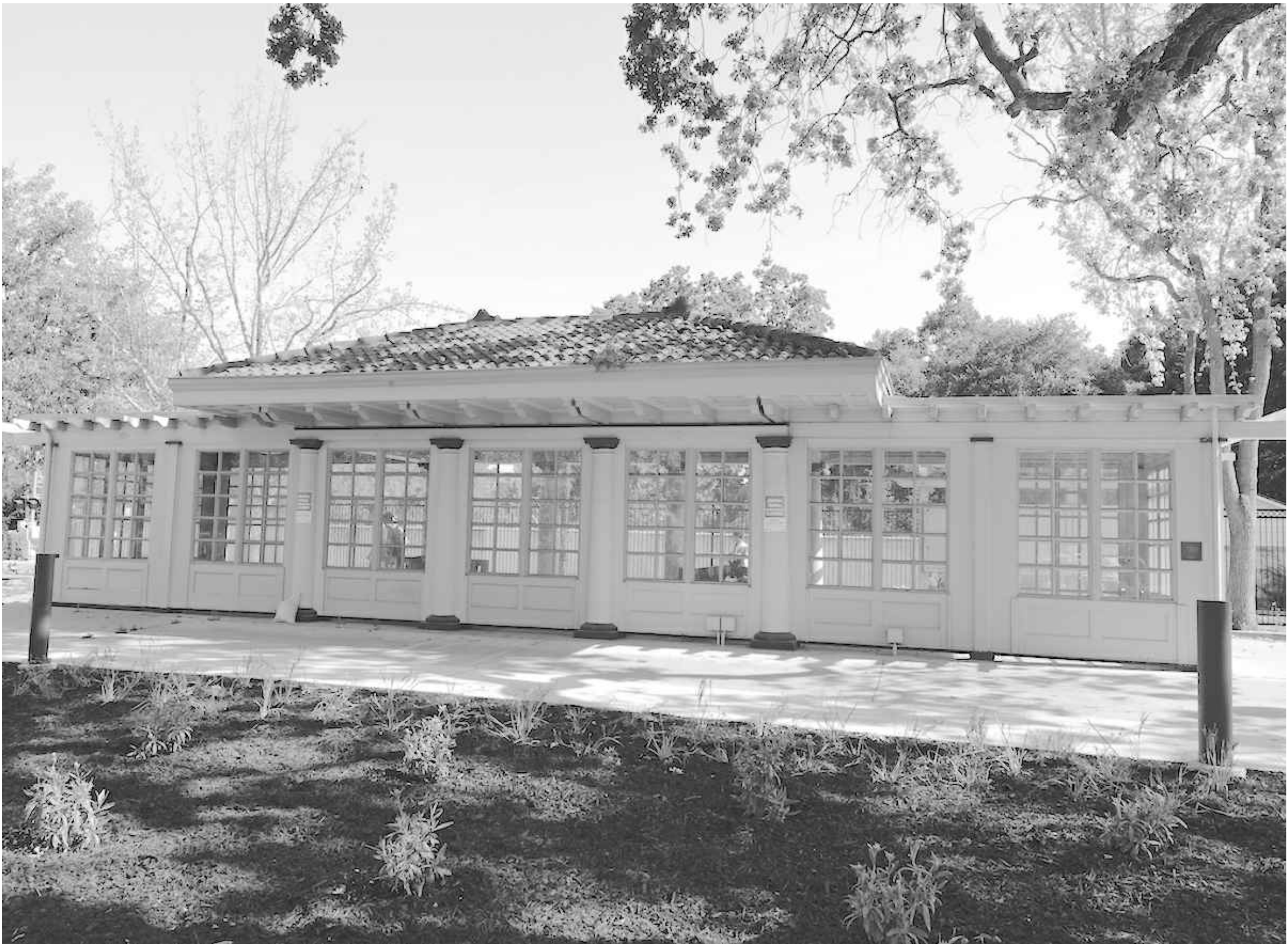
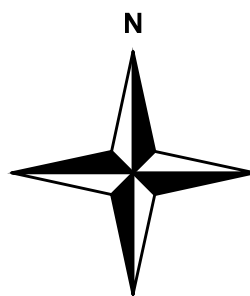
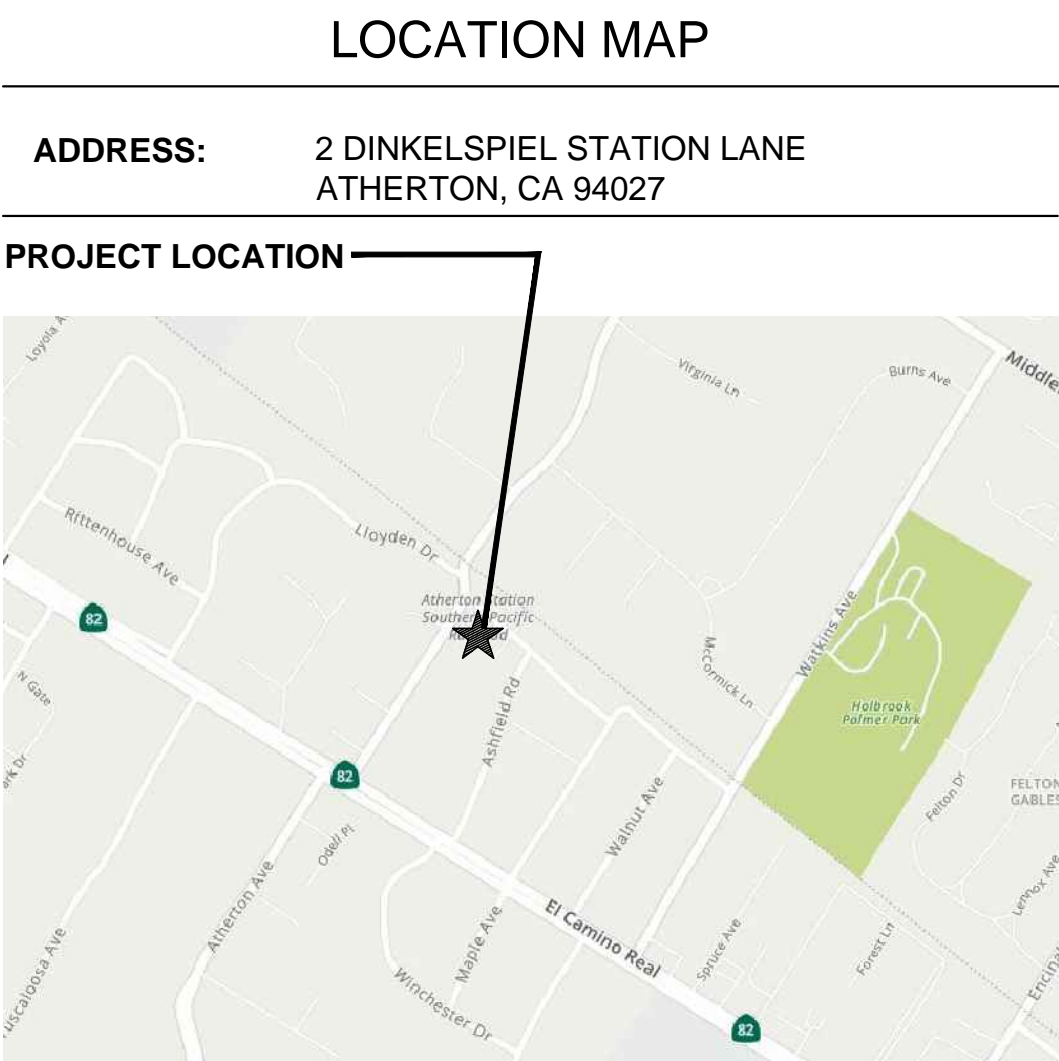


ATHERTON

RAIL STATION
REHABILITAION



ATHERTON RAIL STATION REMODEL



PROJECT INFORMATION	
ADDRESS:	2 DINKELSPIEL STATION LANE ATHERTON, CA 94027
APN:	060321220
OCCUPANCY:	A-3
DESCRIPTION:	REHABILITATION OF THE HISTORIC TRAIN STATION FOR USE AS A TRAIN MUSEUM AND RAIL HISTORY INTERPRETIVE CENTER AS WELL AS INTEGRATE THE BUILDING WITH THE NEW TOWN CENTER. THE BUILDING WILL BE ENCLOSED WITH NEW DOORS ADDED. SITE WORK INCLUDES PROVIDING AN ACCESSIBLE PATH FROM TOWN CENTER AND FROM PARKING INTO BUILDING WITH LIMITED LANDSCAPE TREATMENT ALONG TRACK SIDE.
PROJECT DATA SUMMARY:	
EXISTING BUILDING FOOTPRINT AREA:	618 SF
GROSS FLOOR AREA (SF):	618 SF
BID ALTERNATES:	
ALTERNATE #1:	MONUMENT SIGN SCOPE
ALTERNATE #2:	HVAC SYSTEM SCOPE

CODE INFORMATION	
BUILDING CODE:	2019 CALIFORNIA HISTORICAL BUILDING CODE 2019 CALIFORNIA BUILDING CODE 2019 CALIFORNIA PLUMBING CODE 2019 CALIFORNIA MECHANICAL CODE 2019CALIFORNIA ELECTRICAL CODE 2019 CALIFORNIA ENERGY EFFICIENCY STANDARDS 2019 CALIFORNIA GREEN BUILDING STANDARDS CODE
CONSTRUCTION TYPE:	TYPE V-B
MEANS OF EGRESS:	EXISTING 1 STORY BUILDING WITH 1 OPEN SIDE PROPOSED SCOPE COMPLETELY ENCLOSES INTERIOR SPACE SO 1 EXIT REQUIRED 2 EXITS PROVIDED
TITLE 24 - ENERGY CONSERVATION:	THIS BUILDING IS EXEMPT FROM TITLE 24 ENERGY CONSERVATION REQUIREMENTS PER 2019 CALIFORNIA HISTORICAL BUILDING CODE, SECTION 8.901.5 AND CLARIFIED BY CALIFORNIA ENERGY COMMISSION - EFFICIENCY, RENEWABLES AND DEMAND ANALYSIS DIVISION BLUEPRINT NEWSLETTER ISSUE #56. WHEN NEW EQUIPMENT ARE ADDED, THEY SHALL MEET CURRENT TITLE 24 ENERGY REQUIREMENTS.
FIRE PROTECTION:	BUILDING WILL NOT BE SPRINKLERED

PROJECT DIRECTORY	
OWNER:	TOWN OF ATHERTON 80 FAIR OAKS LANE ATHERTON, CA 94027 CONTACT: ROBERT OVADIA TEL: 650.752.0541 EML: rovadia@ci.atherton.ca.us
ARCHITECT:	MICHAEL GARAVAGLIA AIA GARAVAGLIA ARCHITECTURE, INC. 582 MARKET STREET, SUITE 1800 SAN FRANCISCO, CA 94104 CONTACT: AMBROSE WONG TEL: 415.391.9633 FAX: 415.391.9647 EML: ambrose@garavaglia.com
CIVIL:	BKF ENGINEERS. 1646 N. CALIFORNIA BLVD., SUITE 400 WALNUT CREEK, CA 94596 CONTACT: NORM DYER TEL: 925.940.2214 FAX: 650.280.0309 EML: ndyer@bkf.com
MEP:	EDESIGNC INC. 582 MARKET STREET, SUITE 400 SAN FRANCISCO, CA 94104 CONTACT: ROSANNA LERMA, PE TEL: 415.963.4303 EXT. 100 FAX: 415.963.4341 EML: rosanna@edesignc.com
LANDSCAPE:	CALLANDER ASSOCIATES 1633 BAYSHORE HIGHWAY, SUITE 133 BURLINGAME, CA 94010 CONTACT: BRIAN FLETCHER TEL: 650.375.1313 EML: bfletcher@callanderassociates.com
COST ESTIMATION:	LELAND SAYLOR ASSOCIATES 1777 OAKLAND BLVD., SUITE 103 WALNUT CREEK, CA 94596 CONTACT: JEFF SAYLOR TEL: 415.291.3200 FAX: 415.291.3201 EML: jsaylor@saylorconsulting.com

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COVER SHEET

PROJ. NO. 2022 - 002
SCALE AS NOTED
DATE 28MAR2022
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NO.	DATE	REVISION
2	DEC2022	PERMIT SUBMITAL

ARCHITECTURAL GENERAL NOTES

1.

THE CONTRACT FOR CONSTRUCTION SHALL BE THE TOWN'S STANDARD FORM OF AGREEMENT BETWEEN OWNER AND CONTRACTOR INCLUDING THE STANDARD GENERAL CONDITIONS OF THE CONTRACT
2.

THE ARCHITECT/OWNER SHALL SUBMIT DRAWINGS FOR PLAN CHECK. THE OWNER SHALL PAY FOR ALL PLAN CHECK FEES. THE CONTRACTOR SHALL PICK UP PERMITS.
3.

ALL WORK SHALL CONFORM TO THE 2019 CALIFORNIA HISTORICAL BUILDING CODE, THE 2019 CALIFORNIA BUILDING CODE AS WELL AS TO THE LATEST EDITIONS OF THE ELECTRICAL, PLUMBING, MECHANICAL, AND ANY OTHER APPLICABLE CODES. ALL WORK SHALL CONFORM TO THE SECRETARY OF THE INTERIOR STANDARDS FOR REHABILITATION AS OUTLINED ON THIS SHEET.
4.

ALL WORK SHALL CONFORM TO ALL LOCAL CODES AND/OR ORDINANCES.
5.

ALL WORK SHALL BE COMPLETED SKILLFULLY AND IN ACCORDANCE WITH ACCEPTED TRADE STANDARDS.
6.

EXCEPT WHERE CONTRACT DOCUMENTS INCLUDE MORE STRINGENT REQUIREMENTS, APPLICABLE INDUSTRY STANDARDS INCLUDING MANUFACTURER STANDARDS AND INSTALLATION INSTRUCTIONS HAVE THE SAME FORCE AND EFFECT AS IF BOUND OR COPIED INTO THE CONTRACT DOCUMENTS. SUCH STANDARDS ARE PART OF THE CONTRACT DOCUMENTS BY REFERENCE. WHERE COMPLIANCE WITH A STANDARD IS REQUIRED, COMPLY WITH THE STANDARD IN EFFECT AS OF THE DATE OF THE CONTRACT DOCUMENTS.
7.

THE CONTRACTOR SHALL COORDINATE THE VARIOUS CONSTRUCTION ACTIVITIES TO ENSURE EFFICIENT AND ORDERLY INSTALLATION OF EACH PART OF THE WORK. COORDINATE CONSTRUCTION OPERATIONS THAT ARE DEPENDENT UPON EACH OTHER FOR PROPER INSTALLATION, CONNECTION, AND OPERATION.
8.

CONTRACTOR SHALL COORDINATE WITH OWNER FOR OWNER PROVIDED MATERIALS.
9.

CONTRACTOR SHALL INFORM THE ARCHITECT OF SCHEDULE REVISIONS.
10.

CONTRACTOR SHALL INFORM THE ARCHITECT AND THE OWNER'S REPRESENTATIVE ON THE PROGRESS OF THE WORK ON A WEEKLY BASIS OR MORE FREQUENTLY AS CONDITIONS WARRANT.
11.

CONTRACTOR SHALL SCHEDULE MEETINGS WITH THE ARCHITECT ON A TIMELY BASIS AND TO ALLOW FOR TIME REQUIRED TO PROVIDE APPROPRIATE RESPONSE TO ANY QUESTIONS OR SITE CONDITIONS.
12.

CONTRACTOR SHALL ARRANGE FOR A PRECONSTRUCTION MEETING AND FOR ANOTHER MEETING AFTER DETERMINING THE PROJECT DIMENSIONAL LAYOUT FOR THE REVIEW BY THE ARCHITECT AND OWNER.
13.

CONTRACTOR SHALL ALLOW TWO WEEKS FOR REVIEW BY THE ARCHITECT OF SUBMITTALS, SHOP DRAWINGS, SUBSTITUTIONS, AND RFIS BY THE ARCHITECT. CONTRACTOR SHALL REVIEW ALL SUBMITTALS BEFORE ISSUING THEM TO THE ARCHITECT FOR REVIEW.
14.

THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS TO THE ARCHITECT FOR REVIEW OF CONFORMANCE WITH DESIGN INTENT.
15.

NOT USED
16.

NOT USED
17.

THE CONTRACTOR SHALL NOTIFY THE ARCHITECT OF ALL MODIFICATIONS REQUESTED BY THE BUILDING DEPARTMENT, OR OFFICIAL HAVING JURISDICTION, AND OF ALL CHANGES REQUESTED BY THE INSPECTOR, OWNER, OR OTHERS. SUBSTITUTIONS WILL BE CONSIDERED, BUT DO NOT SUBSTITUTE DETAILS, EQUIPMENT, OR METHODS WITHOUT SPECIFIC WRITTEN APPROVAL BY THE ARCHITECT.
18.

CONTRACTOR SHALL VERIFY WITH THE ARCHITECT CODE UPGRADE WORK NOT REQUIRED BY BUILDING INSPECTORS. IF THE CONTRACTOR BELIEVES CODE WORK IS NECESSARY, AND IT HAS NOT BEEN REQUIRED BY BUILDING INSPECTOR, THE ARCHITECT SHALL DETERMINE, WITH OWNER'S CONSENT, WHETHER WORK SHALL BE UNDERTAKEN.
19.

REMODELING OR REHABILITATION OF AN EXISTING BUILDING REQUIRES THAT CERTAIN ASSUMPTIONS BE MADE REGARDING EXISTING CONDITIONS. BECAUSE SOME OF THE ASSUMPTIONS MAY NOT BE VERIFIABLE WITHOUT DESTROYING ADEQUATE OR SERVICEABLE PORTIONS OF THE BUILDING, THE CONTRACTOR SHALL VERIFY ALL QUESTIONS, CONDITIONS AND PROCEDURES WITH THE ARCHITECT PRIOR TO COMMENCING EACH PORTION OF THE WORK.
20.

THE CONTRACTOR SHALL CONFIRM ALL EXISTING DIMENSIONS AND CONDITIONS IN THE FIELD PRIOR TO BEGINNING WORK. ANY DISCREPANCIES BETWEEN THE DRAWINGS AND FIELD CONDITIONS MUST BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE ARCHITECT FOR CLARIFICATION PRIOR TO PROCEEDING WITH WORK. THE CONTRACTOR SHALL RESOLVE ANY DISCREPANCY PRIOR TO PROCEEDING WITH WORK
21.

WRITTEN DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS. DO NOT SCALE DRAWINGS. DIMENSIONS ARE TO THE FACE OF FINISH, UNLESS OTHERWISE NOTED.
22.

PUBLIC ACCESS AND CIRCULATION SURROUNDING THE PROJECT SITE WORK AREA MUST BE MAINTAINED DURING THE FULL DURATION OF THE WORK WITH THE EXCEPTION OF THE SHORT TIME FOR THE LOADING AND UNLOADING OF MATERIALS AND EQUIPMENT NECESSARY FOR THE WORK. THE NECESSARY STAGING AND ANY MATERIALS STORAGE MUST BE SCREENED FROM PUBLIC VIEW. A PLAN SHOWING THE PROPOSED FENCED IN CONSTRUCTION AREA MUST BE SUBMITTED FOR OWNER REVIEW AND APPROVAL AT START OF MOBILIZATION.

23.

WHERE CONSTRUCTION ABUTS ADJACENT PROPERTY OR AN EXISTING STRUCTURE, THE CONTRACTOR SHALL VERIFY, PRIOR TO THE START OF WORK, IF ANY CONDITIONS WILL AFFECT WORK PROGRESS OR CONFORMANCE TO THESE DOCUMENTS.
24.

THE REMOVAL OR ALTERING IN ANY WAY OF EXISTING WORK SHALL BE CARRIED ON IN SUCH A MANNER AS TO PREVENT INJURY OR DAMAGE TO ANY PORTION(S) OF THE EXISTING WORK, WHICH REMAIN(S).
25.

CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE INCURRED AS A RESULT OF THE WORK. ANY DAMAGE SHALL BE REPAIRED AT NO ADDITIONAL COST TO OWNER.
26.

EXECUTE WORK TO ENSURE THE SAFETY OF PERSONS AND ADJACENT PROPERTY FROM DAMAGE CAUSED BY CONSTRUCTION OPERATIONS IN CONNECTION WITH THIS WORK. WHERE EXISTING CONSTRUCTION IS CUT, DAMAGED, OR REMODELED, PATCH OR REPLACE WITH MATERIALS TO MATCH IN KIND, QUALITY, AND PERFORMANCE WITH ADJACENT MATERIALS
27.

DO NOT NOTCH, BORE, OR CUT MEMBERS FOR PIPES, DUCTS, OR OTHER REASONS WITHOUT THE SPECIFIC, ADVANCE WRITTEN APPROVAL OF THE STRUCTURAL ENGINEER.
28.

THE CONTRACTOR IS RESPONSIBLE FOR CAPPING OFF ANY UTILITY LINES DISTURBED DURING THE DEMOLITION AND CONSTRUCTION PROCESS THAT COULD BE A SAFETY HAZARD OR CAUSE DAMAGE TO THE BUILDING.
29.

THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING ALL TEMPORARY SUPPORTS, BARRICADES, AND SHORING AS REQUIRED DURING THE CONSTRUCTION PROCESS.
30.

UNLESS OTHERWISE INDICATED, ALL NEW WORK SHALL MATCH EXISTING MATERIALS, DETAILS, TRIM, ETC. TO THE FULLEST EXTENT POSSIBLE. PROVIDE PRODUCTS OF THE SAME KIND AND FROM A SINGLE SOURCE.
31.

PRIOR TO ORDERING OR FABRICATING MATERIAL, EQUIPMENT, OR PRODUCTS, THE CONTRACTOR SHALL DETERMINE THAT THE SIZE AND PRODUCTS INDICATED MEET THE INTENT OF THE CONTRACT DOCUMENTS.
32.

THE CONTRACTOR SHALL INSPECT MATERIALS AND EQUIPMENT IMMEDIATELY UPON DELIVERY AND AGAIN PRIOR TO INSTALLATION. CONTRACTOR SHALL REJECT DAMAGED AND DEFECTIVE ITEMS.
33.

CONTRACTOR SHALL INSTALL ALL EQUIPMENT, FIXTURES AND MATERIALS PER MANUFACTURER'S RECOMMENDATIONS. FOLLOW MANUFACTURER'S INSTRUCTIONS CAREFULLY. MANUFACTURER'S INSTRUCTIONS AND GUARANTEES SHALL BE GIVEN TO THE OWNER AT THE END OF THE JOB.
34.

THE CONTRACTOR SHALL FLASH AND COUNTERFLASH TO S.M.A.C.N.A. STANDARDS, INDUSTRY STANDARDS, AND MANUFACTURER'S SPECIFICATIONS WHEREVER NECESSARY TO PROVIDE A WATERPROOF AND WEATHERPROOF CONSTRUCTION PROJECT.
35.

NOT USED.
36.

WHERE GLASS IS BEING REPLACED IN (E) HISTORIC WINDOWS OR DOORS, PROVIDE AND INSTALL REPLACEMENT GLASS IN KIND. PROVIDE AND INSTALL TEMPERED GLAZING IN (N) NON-HISTORIC OPENINGS WHERE REQUIRED BY CODE.
37.

NOT USED.
38.

NOT USED.
39.

ALL EXTERIOR EXPOSED WOOD TO BE APPROVED, NATURALLY WEATHER AND PEST RESISTANT, OR PRESSURE TREATED. ALL CUTS SHALL BE TREATED W/ PRESERVATIVE COATING BEFORE INSTALLATION. ALL METAL CONNECTORS AND FASTENERS IN CONTACT WITH TREATED WOOD SHALL BE HOT DIPPED GALVANIZED OR STAINLESS STEEL.
40.

ALL FINISHES SHALL BE PAINTED AS FOLLOWS:

COLORS TO BE SELECTED BY THE ARCHITECT & OWNER. FINAL ACCEPTANCE OF COLORS WILL BE FROM JOB-APPLIED SAMPLES. PROVIDE FULL COAT FINISH SAMPLES ON SURFACES WITH A MINIMUM SIZE OF 1 SF FOR APPROVAL BY THE ARCHITECT & OWNER.

41.

AS A MINIMUM, ALL INTERIOR WOOD TRIM SHALL BE PAINT GRADE, SOLID WOOD, (SPECIES TO BE DETERMINED) AND ALL EXTERIOR WOOD TRIM SHALL BE PAINT GRADE, WEATHER-RESISTANT WOOD.
42.

CONTRACTOR SHALL CONTACT ARCHITECT FOR DECISIONS REGARDING ALL MATERIALS PROVIDED BY CONTRACTOR WHICH REQUIRE COLOR OR FINISH SELECTIONS.
43.

PROVIDE COMPLETE FURRING AND SOFFITS TO INSTALL ALL HORIZONTAL AND VERTICAL HVAC DUCTS, VENTING AND PLUMBING. LOCATIONS AND CONFIGURATIONS TO BE REVIEWED BY ARCHITECT.
44.

PLUMBING AND EQUIPMENT VENTING: WHERE FEASIBLE VENT ALL PLUMBING FIXTURES, EXHAUST VENTS, FURNACE, WATER HEATER, EXHAUST VENTS AND PLUMBING FIXTURES TO ROOF - COMBINE WHEN ALLOWED BY CODE. VERIFY ALL LOCATIONS OF VENTS WITH ARCHITECT PRIOR TO INSTALLATION.

45.

THE CONTRACTOR SHALL KEEP THE JOB SITE CLEAN, SAFE, AND SECURE AT ALL TIMES, INCLUDING CLEANING MATERIALS, PROTECTING CONSTRUCTION IN PROGRESS AND ADJOINING MATERIALS IN PLACE. PROVIDE TEMPORARY, PROTECTIVE COVERINGS WHERE NECESSARY TO ENSURE PROTECTION FROM DAMAGE OR DETERIORATION.
46.

CONTRACTOR SHALL PERIODICALLY CLEAN AND MAINTAIN COMPLETED CONSTRUCTION ON A REGULAR BASIS. AT THE COMPLETION OF THE PROJECT, PROVIDE A FINAL CLEANING OF ALL SURFACES. POLISH ALL GLASS, BROOM SWEEP EXTERIOR SURFACES, AND VACUUM ALL INTERIOR FLOORS. CONTRACTOR SHALL LEAVE THE PREMISES CLEAN AND ORDERLY AND READY FOR OCCUPANCY.
47.

CONTRACTOR SHALL DISPOSE OF ALL DEBRIS AND WASTE OFF SITE IN A LEGAL MANNER ON A REGULAR BASIS TO PREVENT EXCESS ACCUMULATION ON SITE.
48.

CONTRACTOR IS TO INSPECT THE EXISTING SITE & BUILDING TO BECOME FAMILIAR WITH EXISTING CONDITIONS, AND TO DETERMINE ANY ADDITIONAL PROBLEMS OR CONCERNS (STRUCTURAL, FINISH, MECHANICAL, ETC.) WHICH ARE NOT REFLECTED IN THE DRAWINGS & NOTATIONS. REPORT ANY FINDINGS TO THE ARCHITECT DURING BID PHASE AND BEFORE PROCEEDING WITH WORK.

SECRETARY OF THE INTERIOR
STANDARDS FOR REHABILITATION

1.

A PROPERTY WILL BE USED AS IT WAS HISTORICALLY OR BE GIVEN A NEW USE THAT REQUIRES MINIMAL CHANGE TO ITS DISTINCTIVE MATERIALS, FEATURES, SPACES AND SPATIAL RELATIONSHIPS.
2.

THE HISTORIC CHARACTER OF A PROPERTY WILL BE RETAINED AND PRESERVED. THE REMOVAL OF DISTINCTIVE MATERIALS OR ALTERATION OF FEATURES, SPACES, AND SPATIAL RELATIONSHIPS THAT CHARACTERIZE A PROPERTY WILL BE AVOIDED.
3.

EACH PROPERTY WILL BE RECOGNIZED AS A PHYSICAL RECORD OF ITS TIME, PLACE, AND USE. CHANGES THAT CREATE A FALSE SENSE OF HISTORICAL DEVELOPMENT, SUCH AS ADDING CONJECTURAL FEATURES OR ELEMENTS FROM OTHER HISTORIC PROPERTIES, WILL NOT BE UNDERTAKEN.
4.

CHANGES TO A PROPERTY THAT HAVE ACQUIRED HISTORIC SIGNIFICANCE IN THEIR OWN RIGHT WILL BE RETAINED AND PRESERVED.
5.

DISTINCTIVE MATERIALS, FEATURES, FINISHES AND CONSTRUCTION TECHNIQUES OR EXAMPLES OF CRAFTSMANSHIP THAT CHARACTERIZE A PROPERTY WILL BE PRESERVED.
6.

DETERIORATED HISTORIC FEATURES WILL RE REPAIRED RATHER THAN REPLACED. WHERE THE SEVERITY OF DETERIORATION REQUIRES REPLACEMENT OF A DISTINCTIVE FEATURE, THE NEW FEATURE WILL MATCH THE OLD IN DESIGN, COLOR, TEXTURE, AND, WHERE POSSIBLE, MATERIALS. REPLACEMENT OF MISSING FEATURES WILL BE SUBSTANTIATED BY DOCUMENTARY AND PHYSICAL EVIDENCE.
7.

CHEMICAL OR PHYSICAL TREATMENTS, IF APPROPRIATE, WILL BE UNDERTAKEN USING THE GENTLEST MEANS POSSIBLE. TREATMENTS THAT CAUSE DAMAGE TO HISTORIC MATERIALS WILL NOT BE USED.
8.

ARCHEOLOGICAL RESOURCES WILL BE PROTECTED AND PRESERVED IN PLACE. IF SUCH RESOURCES MUST BE DISTURBED, MITIGATION MEASURES WILL BE UNDERTAKEN.
9.

NEW ADDITIONS, EXTERIOR ALTERATIONS, OR RELATED NEW CONSTRUCTION WILL NOT DESTROY HISTORIC MATERIALS, FEATURES, AND SPATIAL RELATIONSHIPS THAT CHARACTERIZE THE PROPERTY. THE NEW WORK WILL BE DIFFERENTIATED FROM THE OLD AND WILL BE COMPATIBLE WITH THE HISTORIC MATERIALS, FEATURES, SIZE, SCALE AND PROPORTION, AND MASSING TO PROTECT THE INTEGRITY OF THE PROPERTY AND ITS ENVIRONMENT.
10.

NEW ADDITIONS AND ADJACENT OR RELATED NEW CONSTRUCTION WILL BE UNDERTAKEN IN SUCH A MANNER THAT, IF REMOVED IN THE FUTURE, THE ESSENTIAL FORM AND INTEGRITY OF THE HISTORIC PROPERTY AND ITS ENVIRONMENT WOULD BE UNIMPAIRED.

FOR COMPLETE TEXT AND GUIDELINES, GO TO:
<https://www.nps.gov/tps/standards/rehabilitation.htm>

ARCHITECTURAL REPLACEMENT OF
MISSING HISTORICAL ELEMENTS

1.

ALL WORK FOR THIS PROJECT SHALL CONFORM TO THE SECRETARY OF THE INTERIOR STANDARDS FOR REHABILITATION. THESE STANDARDS ARE LISTED ON THIS SHEET.
2.

THE REPLACEMENT OF MISSING HISTORICAL CONSTRUCTION ELEMENTS REQUIRES THE FULL ATTENTION AND COOPERATION OF THE CONTRACTOR. THE CONTRACTOR SHOULD DEVELOP A SYSTEM OR PROCESS OF RECORDATION PRIOR TO THE START OF ANY WORK.
3.

EVERY EFFORT SHALL BE MADE TO REPAIR, RATHER THAN REPLACE, EXISTING ELEMENTS. SUCH REPAIR MAY INCLUDE REPLACEMENT OF EXTENSIVELY DETERIORATED OR MISSING ELEMENTS.
4.

HISTORICAL PHYSICAL AND PICTORIAL DOCUMENTATION, IN ADDITION TO SURVIVING PROTOTYPES, WILL BE THE BASIS FOR ANY HISTORIC RESTORATION. MEASURE AND DOCUMENT ALL EXISTING DETAILS PRIOR TO START OF ANY REPAIR OR REPLACEMENT WORK.
5.

THE USE OF SALVAGED MATERIALS IS STRONGLY ENCOURAGED AS A MEANS OF REPLACING FEATURES NO LONGER COMMONLY AVAILABLE. THIS OPTION SHALL BE GIVEN THE HIGHEST PRIORITY WHEN IT IS NOT FEASIBLE TO REPAIR A DETERIORATED ELEMENT.
6.

CONTRACTOR SHALL DOCUMENT THE LOCATION, ORIENTATION AND ANY OTHER INFORMATION THAT WILL AID IN THE CORRECT REINSTALLATION OF AN ELEMENT PRIOR TO REMOVAL AND STORAGE OF THAT ELEMENT AS REQUIRED BY THE CONTRACT DOCUMENTS OR AS MIGHT BE REQUIRED TO ALLOW OTHER WORK TO PROCEED.
7.

PROTECT ALL EXISTING ELEMENTS DURING ALL PHASES OF CONSTRUCTION WORK.
8.

CONTRACTOR SHALL PROVIDE HISTORICAL ELEMENT SHOP DRAWINGS AS OUTLINED BELOW.
9.

CONTRACTOR SHALL MEASURE AND DOCUMENT ON HISTORICAL ELEMENT SHOP DRAWINGS THE "GHOSTING" OF MISSING ELEMENTS REQUIRING REPLACEMENT AND THEIR LOCATIONS. THE CONTRACTOR SHALL ALSO RECORD ON THESE SHOP DRAWINGS ANY OTHER RELEVANT INFORMATION REGARDING THESE MISSING ELEMENTS THAT CAN BE GLEANED FROM THE FIELD. THESE MEASUREMENTS SHALL BE RECORDED ONTO THESE SHOP DRAWINGS AT AN APPROPRIATE SCALE AND SUBMITTED TO THE ARCHITECT FOR REVIEW.
10.

THE CONTRACTOR SHALL NOTE ON THE HISTORICAL ELEMENT SHOP DRAWINGS THE MATERIALS OF IN SITU ELEMENTS AND PROPOSE ALTERNATIVE MATERIALS, SHOULD THE IN SITU MATERIALS NO LONGER BE AVAILABLE.
11.

THE HISTORICAL ELEMENT SHOP DRAWINGS SHALL SHOW HOW THE CONTRACTOR INTENDS TO FABRICATE AND INSTALL THESE ELEMENTS. THE ARCHITECT WILL REVIEW THESE SHOP DRAWINGS FOR DESIGN INTENT.
12.

ONCE THE ARCHITECT HAS HAD AN OPPORTUNITY TO REVIEW THESE SHOP DRAWINGS, THE ARCHITECT AND CONTRACTOR SHALL ARRANGE A SPECIAL COORDINATION MEETING TO REVIEW THE INTERPRETATION PROPOSED BY THE ARCHITECT AND THE RECONSTRUCTION METHOD PROPOSED BY THE CONTRACTOR.
13.

THE ARCHITECT WILL THEN ISSUE THE REVIEWED HISTORICAL ELEMENT SHOP DRAWINGS TO THE CONTRACTOR WITH APPROPRIATE COMMENTS.

ARCHITECTURAL ABBREVIATIONS

<	ANGLE	KIT.	KITCHEN
@	AT	LAM.	LAMINATE
CL	CENTERLINE	LAV.	LAVATORY
#	POUND OR NUMBER	L.P.	LOW POINT
(E)	EXISTING	M.O.	MASONRY OPENING
(N)	NEW	MAX.	MAXIMUM
A.F.F.	ABOVE FINISH FLOOR	MECH.	MECHANICAL
ACOUS.	ACOUSTICAL	MTL.	METAL
ADJ.	ADJUSTABLE	MIN.	MINIMUM
AGGR.	AGGREGATE	N.A.	NOT APPLICABLE
ALUM.	ALUMINUM	N.I.C.	NOT IN CONTRACT
APPROX.	APPROXIMATE	N.T.S.	NOT TO SCALE
ARCH.	ARCHITECTURAL	NO.	NUMBER
ASPH.	ASPHALT	O.C.	ON CENTER
BM.	BEAM	OPNG.	OPENING
BTWN.	BETWEEN	OPP.	OPPOSITE
BITUM.	BITUMINOUS	OFOS	OUTSIDE FACE OF STUD
BLKG.	BLOCKING	o/	OVER
BD.	BOARD	OD	OUTSIDE DIAMETER
BOT.	BOTTOM	OFD	OVERFLOW DRAIN
BLDG.	BUILDING	PTD	PAINTED
CLG.	CEILING	PR	PAIR
CEM.	CEMENT	PART.	PARTITION
CER.	CERAMIC	PERM.	PERMANENT
CLR.	CLEAR	PLAS.	PLASTER
CLO.	CLOSET	PL.	PLATE
COL.	COLUMN	PLUMB.	PLUMBING
CONC.	CONCRETE	PLYWD.	PLYWOOD
CONT.	CONTINUOUS	PT.	POINT
CORR.	CORRIDOR	PREFIN.	PREFINISHED
DTL.	DETAIL	PTDF	PRESSURE TREATED DOUGLAS FIR
DIA.	DIAMETER	P.B.O.	PROVIDED BY OWNER
DIM.	DIMENSION		QUARTER
DR.	DOOR	QTR.	RADIUS
D.H.	DOUBLE HUNG	R.	RAIN WATER LEADER
DN	DOWN	RWL	REFRIGERATOR
DWG.	DRAWING	REF.	REINFORCED
EA.	EACH	REINF.	REQUIRED
ELEC.	ELECTRICAL	REQ.	ROOF DRAIN
ELEV.	ELEVATION / ELEVATOR	R.D.	ROOM
EQ.	EQUAL	RM.	ROUGH OPENING
E.J.	EXPANSION JOINT	R.O.	SEE STRUCTURAL DRAWINGS
EXT.	EXTERIOR	S.S.D.	SHEET
F.O.C.	FACE OF CONCRETE	SHT.	SHEET METAL AND AIR CONDITIONING CONTRACTORS' NATIONAL ASSOCIATION
FOF	FACE OF FINISH	SMACNA	
FOS	FACE OF STUD		
FIN.	FINISH		
F.E.	FIRE EXTINGUISHER	SIM.	SIMILAR
FLR.	FLOOR	S.H.	SINGLE HUNG
FD	FLOOR DRAIN	S.C.	SOLID CORE
FLUOR.	FLUORESCENT	SPEC.	SPECIFICATION
FT.	FOOT OR FEET	SQ.	SQUARE
FTG.	FOOTING	S.S.	STAINLESS STEEL
F.A.U.	FORCED AIR UNIT	STOR.	STORAGE
FDN.	FOUNDATION	STRUCT.	STRUCTURAL
FURR.	FURRING	SUSP.	SUSPENDED
GALV.	GALVANIZED	SYM.	SYMBOL
GA.	GAUGE	TEL.	TELEPHONE
GL.	GLASS	TOI.	TOILET
GYP.	GYPSUM	T&G	TONGUE AND GROOVE
HT.	HEIGHT		
H.P.	HIGH POINT	T.O.	TOP OF
H.C.	HOLLOW CORE	T.O.C.	TOP OF CURB
H.B.	HOSE BIBB	T.O.W.	TOP OF WALL
HR.	HOUR	TYP.	TYPICAL
INSUL.	INSULATION	U.O.N.	UNLESS OTHERWISE NOTED
INT.	INTERIOR	VERT.	VERTICAL
ID	INSIDE DIAMETER	VEST.	VESTIBULE
		W.C.	WATER CLOSET
		W/	WITH
		W/O	WITHOUT
		WD.	WOOD

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ATHERTON
RAIL STATION
REHABILITAION



GENERAL NOTES

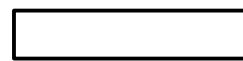
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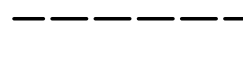
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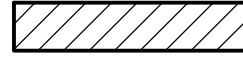
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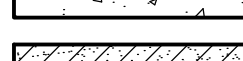
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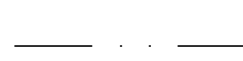
 (E) CONSTRUCTION TO REMAIN

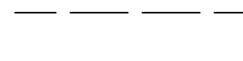
 (N) 2x WOOD FRAME CONSTRUCTION


 (E) CONSTRUCTION TO BE REMOVED


 MASONRY WALL


 CONCRETE WALL

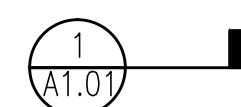
 CMU WALL

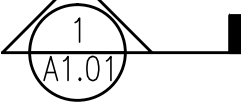
 LINE ABOVE

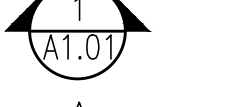
 LINE BELOW

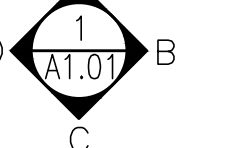
 PROPERTY LINE


 CENTER LINE


 DETAIL


 SECTION


 ELEVATION


 INTERIOR ELEVATION


 DOOR TYPE

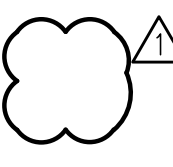
 WINDOW TYPE

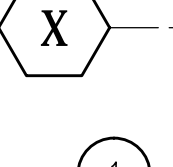
 WALL TYPE


 ELEVATION POINT

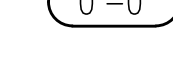
 DATUM LAYOUT POINT

 ELEVATION LAYOUT POINT

 REVISION

 COLUMN GRID

 KEYNOTE

 CEILING HEIGHT

A5.602
CALGreen VERIFICATION GUIDELINES
MANDATORY MEASURES CHECKLIST
(2019 SUPPLEMENT effective July 1, 2021)

Application: This checklist shall be used for nonresidential projects that meet one of the following: new construction, building additions of 1,000 square feet or greater, or building alterations with a permit valuation of \$200,000 or more pursuant to Section 301.3 AND do not trigger a Tier 1 or Tier 2 requirement:

Y = Yes (section has been selected and/or included)
N/A = Not Applicable (code section does not apply to the project—mainly used for additions and alterations)
O = Other (provide explanation)
[N] = New construction pursuant to Section 301.3
[A] = Additions and/or Alterations pursuant to Section 301.3

Chapter 5 Divisions

DIVISION 5.1 Planning and Design							
Requirement	SECTION TITLE	CODE SECTION	Y	N	N/A	O	PLAN SHEET, SPEC, OR ATTACH REFERENCE
Mandatory	Storm water pollution prevention for projects that disturb less than 1 acre of land	5.106.1 through 5.106.2	Y				Incorporate BMP per 5.106.1.2
Mandatory	Short-term bicycle parking (with exception)	5.106.4.1.1			N/A		
Mandatory	Long-term bicycle parking	5.106.4.1.2 through 5.106.4.1.5			N/A		
Mandatory	Designated parking for clean air vehicles with footnote and note	5.106.5.2			N/A		
Mandatory	Parking stall marking	5.106.5.2.1			N/A		
Mandatory	Single charging space requirements	5.106.5.3.1			N/A		
Mandatory	Multiple charging space requirements [N]	5.106.5.3.2			N/A		
Mandatory	EV charging space calculation [N] (with exceptions)	5.106.5.3.3			N/A		
Mandatory	[N] Identification	5.106.5.3.4			N/A		
Mandatory	[N] Future charging spaces with note	5.106.5.3.5			N/A		
Mandatory	Light pollution reduction [N] (with exceptions, notes and table)	5.106.8			N/A		

Requirement	SECTION TITLE	CODE SECTION	Y	N	N/A	O	PLAN SHEET, SPEC, OR ATTACH REFERENCE
Mandatory	Kitchen faucets	5.303.3.4.2			N/A		
Mandatory	Wash fountains	5.303.3.4.3			N/A		
Mandatory	Metering faucets	5.303.3.4.4			N/A		
Mandatory	Metering faucets for wash fountains	5.303.3.4.5			N/A		
Mandatory	Pre-rinse spray valve	5.303.3.4.6			N/A		
Mandatory	Food waste disposers	5.303.4.1			N/A		
Mandatory	Areas of additions or alterations	5.303.5			N/A		
Mandatory	Standards for plumbing fixtures and fittings	5.303.6			N/A		
Mandatory	Outdoor potable water use in landscape areas (with notes)	5.304.1	Y				

DIVISION 5.4 Material Conservation and Resource Efficiency							
Requirement	SECTION TITLE	CODE SECTION	Y	N	N/A	O	PLAN SHEET, SPEC, OR ATTACH REFERENCE
Mandatory	Weather protection	5.407.1	Y				
Mandatory	Moisture control: sprinklers	5.407.2.1			N/A		
Mandatory	Moisture control: exterior door protection	5.407.2.2.1	Y				
Mandatory	Moisture control: flashing	5.407.2.2.2	Y				
Mandatory	Construction waste management—comply with either: Sections 5.408.1.1, 5.408.1.2, 5.408.1.3 or more stringent local ordinance	5.408.1.1, 5.408.1.2, 5.408.1.3	Y				By Contractor
Mandatory	Construction waste management: documentation	5.408.1.4	Y				By Contractor
Mandatory	Universal waste [A]	5.408.2	Y				By Contractor
Mandatory	Excavated soil and land clearing debris (100% reuse orrecycle)	5.408.3	Y				By Contractor
Mandatory	Recycling by occupants (with exception)	5.410.1	Y				By Owner
Mandatory	Recycling by occupants: additions (with exception)	5.410.1.1			N/A		

DIVISION 5.5 Environmental Quality							
Requirement	SECTION TITLE	CODE SECTION	Y	N	N/A	O	PLAN SHEET, SPEC, OR ATTACH REFERENCE
Mandatory	Fireplaces	5.503.1			N/A		
Mandatory	Woodstoves	5.503.1.1			N/A		
Mandatory	Temporary ventilation	5.504.1			N/A		
Mandatory	Covering of ducts openings and protection of mechanical equipment during construction	5.504.3	Y				By Contractor, see Spec 238129
Mandatory	Adhesives, sealants, and caulks	5.504.4.1	Y				
Mandatory	Paints and coatings	5.504.4.3	Y				
Mandatory	Aerosol paints and coatings	5.504.4.3.1			N/A		
Mandatory	Aerosol paints and coatings: verification	5.504.4.3.2			N/A		
Mandatory	Carpet systems	5.504.4.4			N/A		
Mandatory	Carpet cushion	5.504.4.4.1			N/A		
Mandatory	Carpet adhesives per Table 5.504.4.1	5.504.4.4.2			N/A		
Mandatory	Composite wood products	5.504.4.5			N/A		
Mandatory	Composite wood products: documentation	5.504.4.5.3			N/A		
Mandatory	Resilient flooring systems	5.504.4.6			N/A		
Mandatory	Resilient flooring: verification of compliance	5.504.4.6.1			N/A		
Mandatory	Filters (with exceptions)	5.504.5.3			N/A		
Mandatory	Filters: labeling	5.504.5.3.1			N/A		
Mandatory	Environmental tobacco smoke (ETS) control	5.504.7					By Owner
Mandatory	Indoor moisture control	5.505.1	Y				
Mandatory	Outside air delivery	5.506.1			N/A		
Mandatory	Carbon dioxide (CO2) monitoring	5.506.2			N/A		
Mandatory	Acoustical control (with exception)	5.507.4			N/A		

Requirement	SECTION TITLE	CODE SECTION	Y	N	N/A	O	PLAN SHEET, SPEC, OR ATTACH REFERENCE
Mandatory	Grading and paving (exception for additions and alterations not altering the drainage path)	5.106.10			N/A		

DIVISION 5.2 Energy Efficiency							
Requirement	SECTION TITLE	CODE SECTION	Y	N	N/A	O	PLAN SHEET, SPEC, OR ATTACH REFERENCE
Mandatory	Meet the minimum energy efficiency standard	5.201.1	Y				

DIVISION 5.3 Water Efficiency and Conservation							
Requirement	SECTION TITLE	CODE SECTION	Y	N	N/A	O	PLAN SHEET, SPEC, OR ATTACH REFERENCE
Mandatory	Separate meters (new buildings or additions > 50,000 sf that consume more than 100 gal/day)	5.303.1.1			N/A		
Mandatory	Separate meters (for tenants in new buildings or additions that consume more than 1,000 gal/day)	5.303.1.2			N/A		
Mandatory	Water closets shall not exceed 1.28 gallons per flush (gpf)	5.303.3.1			N/A		
Mandatory	Wall-mounted urinals shall not exceed 0.125 gpf	5.303.3.2.1			N/A		
Mandatory	Floor-mounted urinals shall not exceed 0.5gpf	5.303.3.2.2			N/A		
Mandatory	Single showerhead shall have maximum flow rate of 1.8 gpm (gallons per minute) at 80 psi	5.303.3.3.1			N/A		
Mandatory	Multiple showerheads serving one shower shall have a combined flow rate of 1.8 gpm at 80 psi	5.303.3.3.2			N/A		
Mandatory	Nonresidential lavatory faucets	5.303.3.4.1			N/A		

Requirement	SECTION TITLE	CODE SECTION	Y	N	N/A	O	PLAN SHEET, SPEC, OR ATTACH REFERENCE
Mandatory	Recycling by occupants: sample ordinance	5.410.1.2	Y				By Owner
Mandatory	Commissioning new buildings (≥ 10,000 sf) [N]	5.410.2			N/A		
Mandatory	Owner's or owner representative's Project Requirements (OPR) [N]	5.410.2.1			N/A		
Mandatory	Basis of Design (BOD) [N]	5.410.2.2			N/A		
Mandatory	Commissioning plan [N]	5.410.2.3			N/A		
Mandatory	Functional performance testing [N]	5.410.2.4			N/A		
Mandatory	Documentation and training [N]	5.410.2.5			N/A		
Mandatory	Systems manual [N]	5.410.2.5.1	Y				Spec 238129
Mandatory	Systems operation training [N]	5.410.2.5.2	Y		N/A		Spec 238129
Mandatory	Commissioning report [N]	5.410.2.6			N/A		
Mandatory	Testing and adjusting for new buildings < 10,000 sf or new systems that serve additions or alterations [A]	5.410.4			N/A		
Mandatory	System testing plan for renewable energy, landscapeirrigation and water reuse [A]	5.410.4.2			N/A		
Mandatory	Procedures for testing and adjusting	5.410.4.3					
Mandatory	Procedures for HVAC balancing	5.410.4.3.1					
Mandatory	Reporting for testing and adjusting	5.410.4.4					
Mandatory	Operation and maintenance (O&M) manual	5.410.4.5	Y				By Contractor, see Spec 238129
Mandatory	Inspection and reports	5.410.4.5.1					By Contractor

Requirement	SECTION TITLE	CODE SECTION	Y	N	N/A	O	PLAN SHEET, SPEC, OR ATTACH REFERENCE
Mandatory	Exterior noise transmission, prescriptive method (with exceptions)	5.507.4.1			N/A		
Mandatory	Noise exposure where noise contours are not readily available	5.507.4.1.1			N/A		
Mandatory	Performance method	5.507.4.2			N/A		
Mandatory	Site features	5.507.4.2.1			N/A		
Mandatory	Documentation of compliance	5.507.4.2.2			N/A		
Mandatory	Interior sound transmission (with note)	5.507.4.3			N/A		
Mandatory	Ozone depletion and greenhouse gas reductions	5.508.1	Y				Spec 238129
Mandatory	Chlorofluorocarbons (CFCs)	5.508.1.1			N/A		
Mandatory	Halons	5.508.1.2			N/A		
Mandatory	Supermarket refrigerant leak reduction for retail food stores 8,000 square feet or more	5.508.2 through 5.508.2.6.3			N/A		
END OF MANDATORY PROVISIONS							
Documentation Author's / Responsible Designer's Declaration							
Statement X Mandatory: I attest that this mandatory provisions checklist is accurate and complete.							
Signature:							
Company: Garavaglia Architecture, Inc.						Date: 2 December 2022	
Address: 582 Market Street, Suite 1800						License: C14833	
City/State/Zip: San Francisco, CA 94104						Phone: 415.391.9633	



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GREEN BUILDING

MANDATORY MEASURES

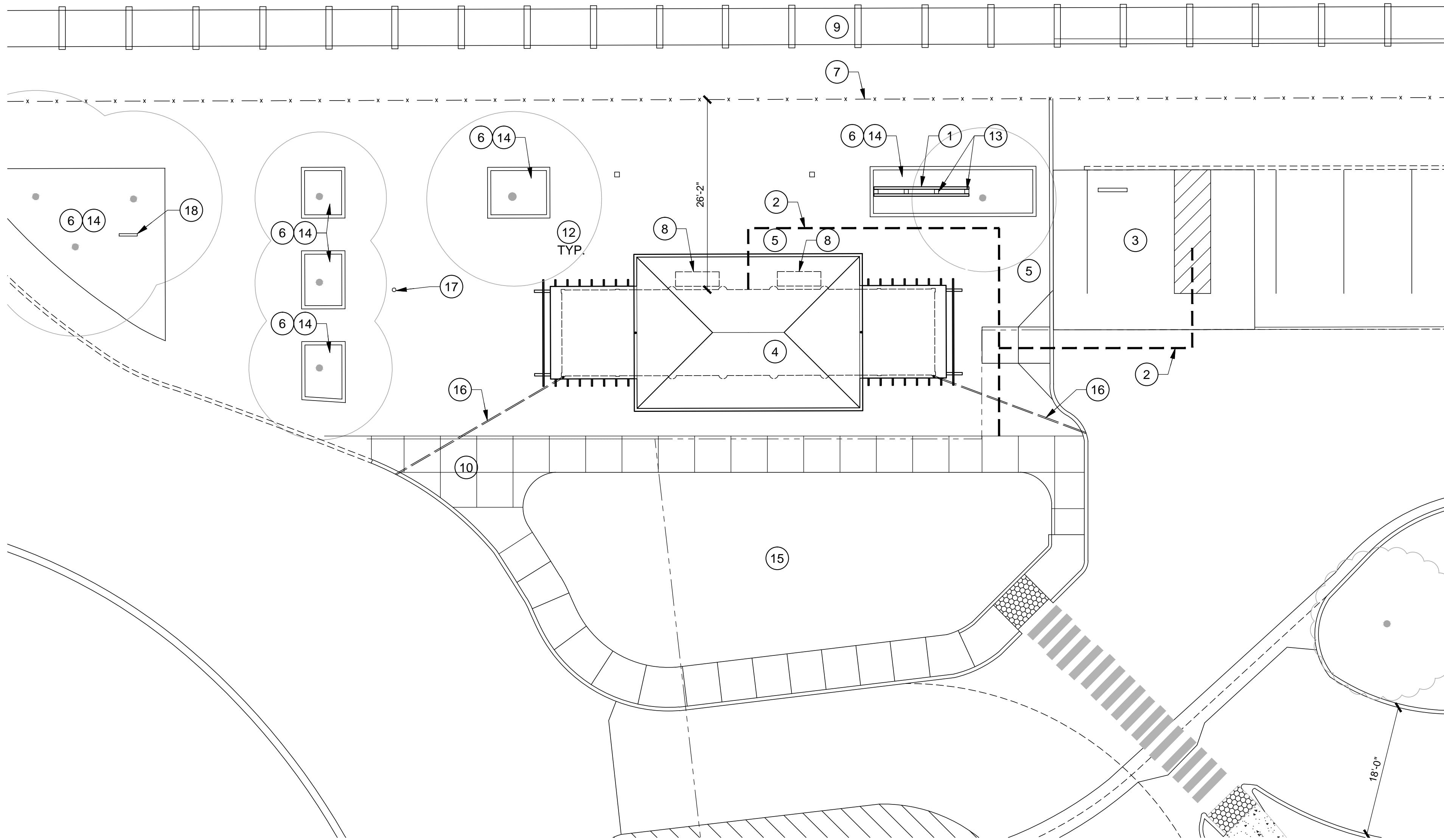
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1 SITE PLAN
SCALE: 1" = 10'

SHEET NOTES

1. SEE CIVIL DWGS FOR GRADING AND DRAINAGE WORK. COORDINATE SCOPE AS NEEDED.
2. SEE CIVIL DWGS FOR UTILITY POINTS OF CONNECTION. COORDINATE SCOPE W/ MEP.
3. (E) PARKING AREA TO REMAIN
4. SEE LANDSCAPE DWGS FOR SITE ELEMENTS

GARAVAGLIA

GA

ARCHITECTURE

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KEY NOTES

- 1 (N) WEATHERPROOF DISPLAY CASES ON EXISTING TRELLIS POSTS, SEE LA DWGS
- 2 (N) DESIGNATED ACCESSIBLE PATH OF TRAVEL
- 3 (E) ACCESSIBLE PARKING. SEE CIVIL DWGS.
- 4 (E) RAIL STATION BUILDING TO BE REHABILITATED
- 5 (N) CONCRETE PAVING. SEE CIVIL DWGS.
- 6 (E) TREE TO REMAIN
- 7 (E) MTL. FENCE TO REMAIN
- 8 (N) BENCHES; SEE LA DWGS
- 9 (E) RAILROAD TRACKS
- 10 (E) SIDEWALK TO REMAIN
- 11 NOT USED
- 12 (E) CONCRETE PAVING TO REMAIN
- 13 (E) WOOD TRELLIS TO REMAIN; CLEAN AND REPAINT
- 14 (E) PLANTER AREA TO REMAIN. SEE LANDSCAPE DWGS. FOR SCOPE
- 15 (E) LANDSCAPE AREA TO REMAIN
- 16 (E) UNDERGROUND DRAIN LINE TO REMAIN; INSPECT AND CLEAR (E) EMBEDDED DRAIN LINE DAY LIGHTING @ FACE OF CURB
- 17 (E) OUTDOOR CLOCK TO REMAIN; REHABILITATE CLOCK MECHANISM FOR PROPER FUNCTION
- 18 (E) MONUMENT SIGN TO BE REHABILITATED; SCOPE WILL BE ADD ALT. # 1



SITE PLAN

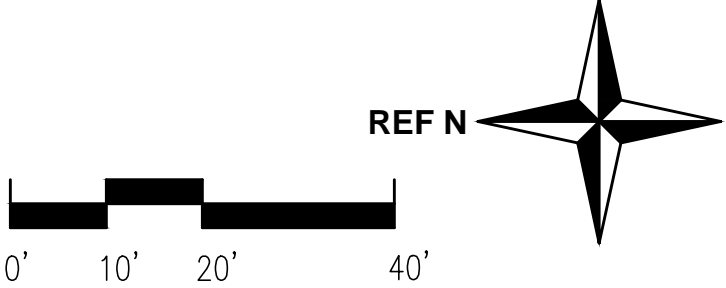
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DEMO SHEET NOTES

1. PROTECT IN PLACE ALL EXISTING (E) ELEMENTS TO REMAIN, TO PREVENT DAMAGE OF ADJACENT AREAS DURING DEMOLITION
2. DEMOLISH AND REMOVE COMPLETE, ITEMS SHOWN DASHED OR NOTED FOR DEMOLITION
3. MOVE ITEMS NOTED FOR SALVAGE TO OWNER'S DESIGNATED STORAGE LOCATION, PROTECTED FROM WEATHER AND RAISED ABOVE GROUND SURFACE, UON
4. WALL FINISH NOTED FOR DEMOLITION TO BE REMOVED, UON
5. REFER TO ARCHITECTURAL GENERAL NOTES FOR ADDITIONAL DEMOLITION-SPECIFIC REQUIREMENTS

DEMO KEY NOTES

- D1

REMOVE DETERIORATED WOOD FOR REPLACEMENT IN-KIND
- D2

REMOVE (E) WOOD FRAMED GLAZED PANEL WHOLE, SALVAGE AS TEMPLATE, AND USE FOR REPLACEMENT PARTS
- D3

REMOVE (E) ROOFING AT LOW SLOPE ROOFED AREAS
- D4

REMOVE (E) CORRODED FLASHING
- D5

REMOVE DAMAGED (E) ROOFING CLAY TILE
- D6

REMOVE ALL (72) THREADED ROD ANCHORS FROM (E) CONCRETE FLOOR
- D7

DISCONNECT TWO (2) (E) HISTORIC BENCHES FROM SLAB AND SALVAGE FOR RE-INSTALLATION

PROPOSED SHEET NOTES

1.

PROTECT IN PLACE ALL EXISTING (E) ELEMENTS TO REMAIN, TO PREVENT DAMAGE OF ADJACENT AREAS DURING CONSTRUCTION WORK
2.

BUILD WALLS, DOORWAYS AND WINDOW OPENINGS AS LOCATED
3.

REPAIR (E) INTERIOR WALL FINISHES WITH MATERIAL IN-KIND TO MATCH AND ALIGN WITH (E), UON
4.

COORDINATE PROPOSED SCOPE OF WORK W/ ENGINEERING DRAWINGS FOR LOCATIONS OF BUILDING SYSTEM ELEMENTS
5.

ALL (E) HISTORIC WINDOWS, TRIM & OTHER SIMILAR ELEMENTS NOT NOTED TO BE REMOVED ARE TO REMAIN IN PLACE & BE PROTECTED FROM DAMAGE FOR THE DURATION OF CONSTRUCTION, UON

PROPOSED KEY NOTES

- 1

(E) ROOF DRAIN &RAINWATER LEADER TO REMAIN; CLEAR OUT ANY TREE DEBRIS, CLEAN & REPAINT LEADER
- 2

CLEAN BIOGROWTH FROM (E) UNDAMAGED CLAY TILES
- 3

(E) GUTTER TO REMAIN; CLEAR GUTTER OF PLANT AND TREE DEBRIS; CLEAN SURFACE CORROSION, PATCH OR REPLACE THROUGH CORROSION, AND TREAT w/ CORROSION INHIBITIVE PRIMER BEFORE RE-PAINTING; INSTALL (N) DEBRIS SCREEN ALONG FULL PERIMETER
- 4

(E) FLASHING TO REMAIN;CLEAN &REPAIR SURFACE CORROSION OR REPLACE IF THROUGH CORROSION & PREP FOR REROOFING &REPAINTING
- 5

REPLACE (E) DAMAGED OR DETERIORATED WOOD BLOCKING OR WOOD ROOF DECKING BETWEEN (E) RAFTERS
- 6

REPLACE DAMAGED SHTMTL FLASHING TO MATCH & ALIGN w/ (E)
- 7

INSTALL (N) REPLACEMENT CLAY ROOF TILE TO MATCH (E) IN PROFILE & COLOR
- 8

LINE OF (E) BUILDING CONC. SLAB
- 9

LINE OF (E) ROOF OVERHANG ABOVE
- 10

(E) RAFTERS TO REMAIN; PREP FOR REPAINT
- 11

REPLACE DETERIORATED WOOD, WHERE OCCURS, WITH (N) IN-KIND MATERIAL TO MATCH & ALIGN
- 12

(E) CONC. COLUMN & BASE TO REMAIN, TYP., PREP, PRIME & REPAINT
- 13

(E) 6x6WOOD COLUMN & BASE TO REMAIN, TYP.; PATCH/REPAIR ANY DETERIORATED PORTIONS w/ DUTCHMAN AS NEEDED; PREP, PRIME & REPAINT
- 14

(N) DOOR w/ POWER DOOR OPERATOR AT TRACK SIDE AND CONDUIT FOR FUTURE OPERATOR AT TOWN CENTER SIDE
- 15

(N) POST w/ HIGH/LOW PUSH PADS FOR DOOR OPERATOR
- 16

(E) ALUMINUM WINDOWS TO REMAIN, TYP.; REPLACE MISSING GLAZING STOP @ SASH. REPLACE ANY BROKEN GLASS
- 17

(N) WINDOW WALL INFILL AT (E) OPENING
- 18

(N) TRANSOM VENTS ABOVE
- 19

INSTALL (N) PVC SINGLE MEMBRANE COOL ROOF
- 20

(E) WOOD PANEL TO REMAIN, TYP.; REPAIR PANEL AS NEEDED; ANY REPLACEMENT NECESSARY TO BE IN-KIND
- 21

(E) CONCRETE FLOOR TO REMAIN; PATCH & SEAL MINOR CRACKS AND DIVOTS
- 22

PATCH ALL HOLES FROM REMOVED ANCHORS w/ CEMENT TO MATCH IN COLOR/ TEXTURE &BE FLUSH WITH ADJACENT SURFACE. ANY EPOXIED ANCHORS ARE TO BE CUT FLUSH w/ ADJACENT SURFACE AND COATED W/ CORROSION INHIBITIVE PAINT
- 23

(N) ACCESSIBLE PATH OF TRAVEL; SEE CIVIL DRAWINGS
- 24

LEVEL LANDING AT DOOR
- 25

(N) HIGH/LOW DOOR OPERATOR PUSH PADS ON (E) COLUMN
- 26

(N) P.LAM COUNTERTOP &BASE CABINET WITH ACRYLIC DISPLAY CASE RESTING ON HISTORIC BENCH; SEE DTL 5/A8.01
- 27

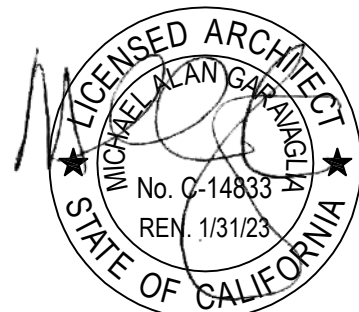
RELOCATED HISTORIC WOOD BENCHES REPAIRED TO MATCH ORIGINAL CONFIGURATION, AND REINSTALLED, ANCHORED TO CONC. SLAB AT EACH END OF BLDG; PREP, PRIME & REPAINT.



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FLOOR PLAN
& ROOF PLAN

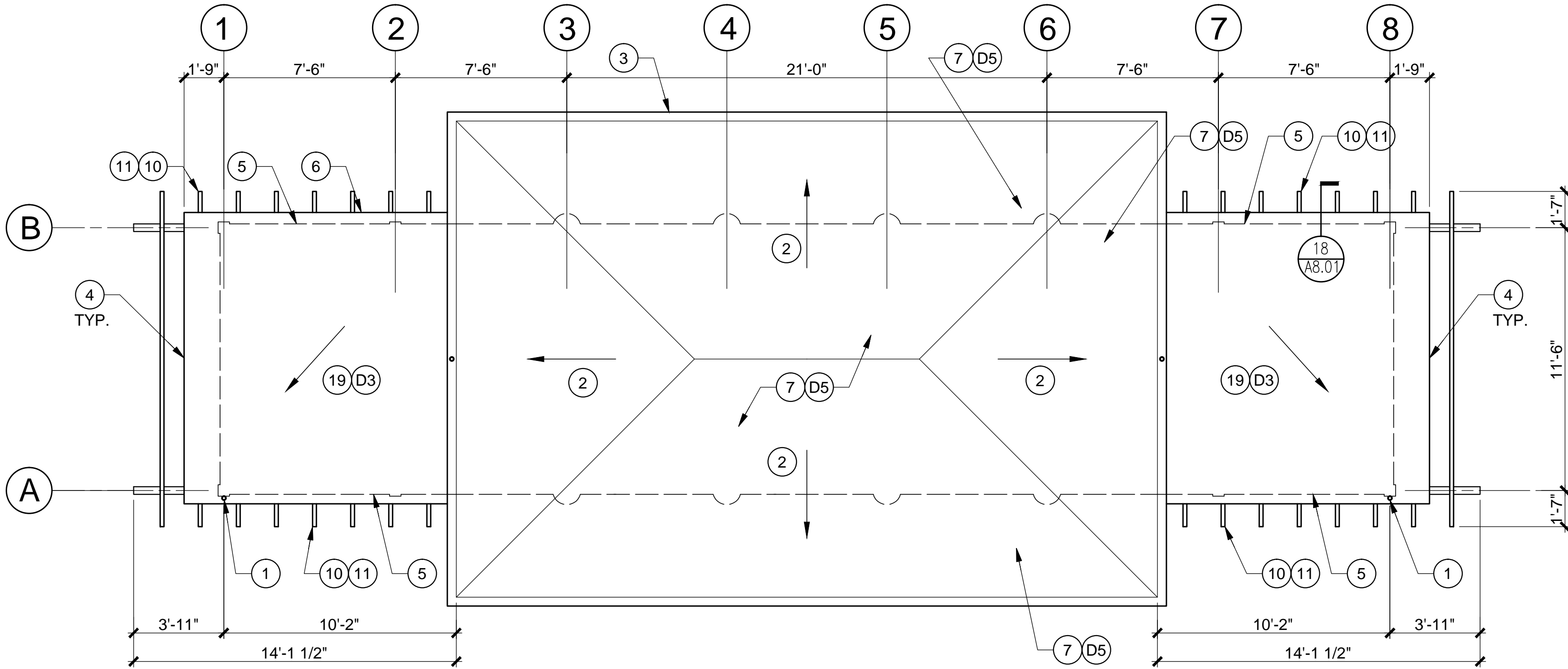
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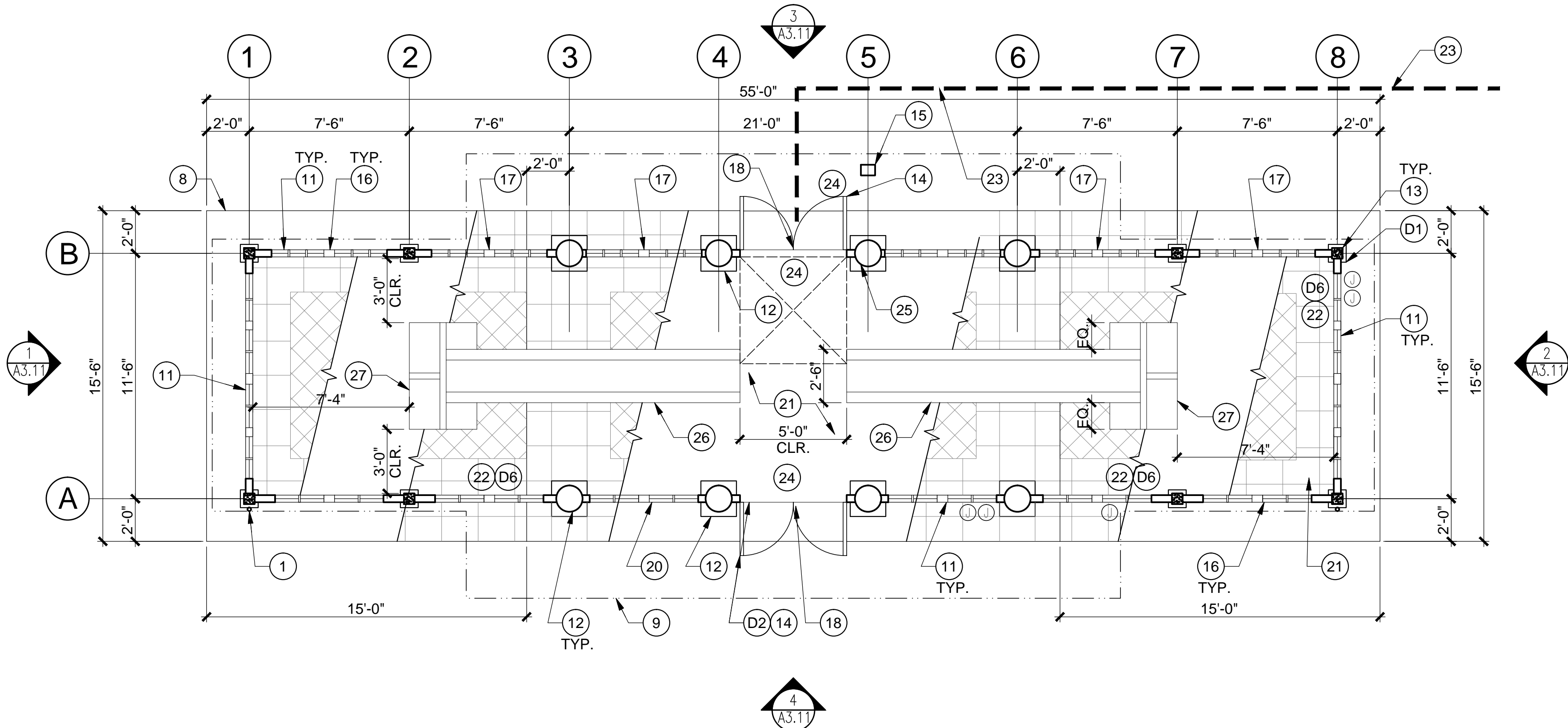
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2 ROOF PLAN
SCALE: 1/4" = 1'-0"



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



DEMO SHEET NOTES

- 1. PROTECT IN PLACE ALL EXISTING (E) ELEMENTS TO REMAIN, TO PREVENT DAMAGE OF ADJACENT AREAS DURING DEMOLITION
- 2. DEMOLISH AND REMOVE COMPLETE, (E) SURFACE MOUNTED CONDUIT, JUNCTION BOXES & LIGHT FIXTURES; COORDINATE W/ MEP SCOPE
- 3. MOVE ITEMS NOTED FOR SALVAGE TO OWNER'S DESIGNATED STORAGE LOCATION, PROTECTED FROM WEATHER AND RAISED ABOVE GROUND SURFACE, UON
- 4. COORDINATE WITH PROPOSED PLAN FOR (N) WORK TO BE INSTALLED
- 5. REFER TO ARCHITECTURAL GENERAL NOTES FOR ADDITIONAL DEMOLITION-SPECIFIC REQUIREMENTS

DEMO KEY NOTES

- D1 CUT (N) OPENING FOR (N) ATTIC ACCESS
- D2 REMOVE DAMAGED OR DETERIORATED BLOCKING BETWEEN (E) RAFTERS, TYP.
- D3 CUT OUT (E) RECESSED PANEL TO PROVIDE ATTIC VENTILATION OPENING

PROPOSED SHEET NOTES

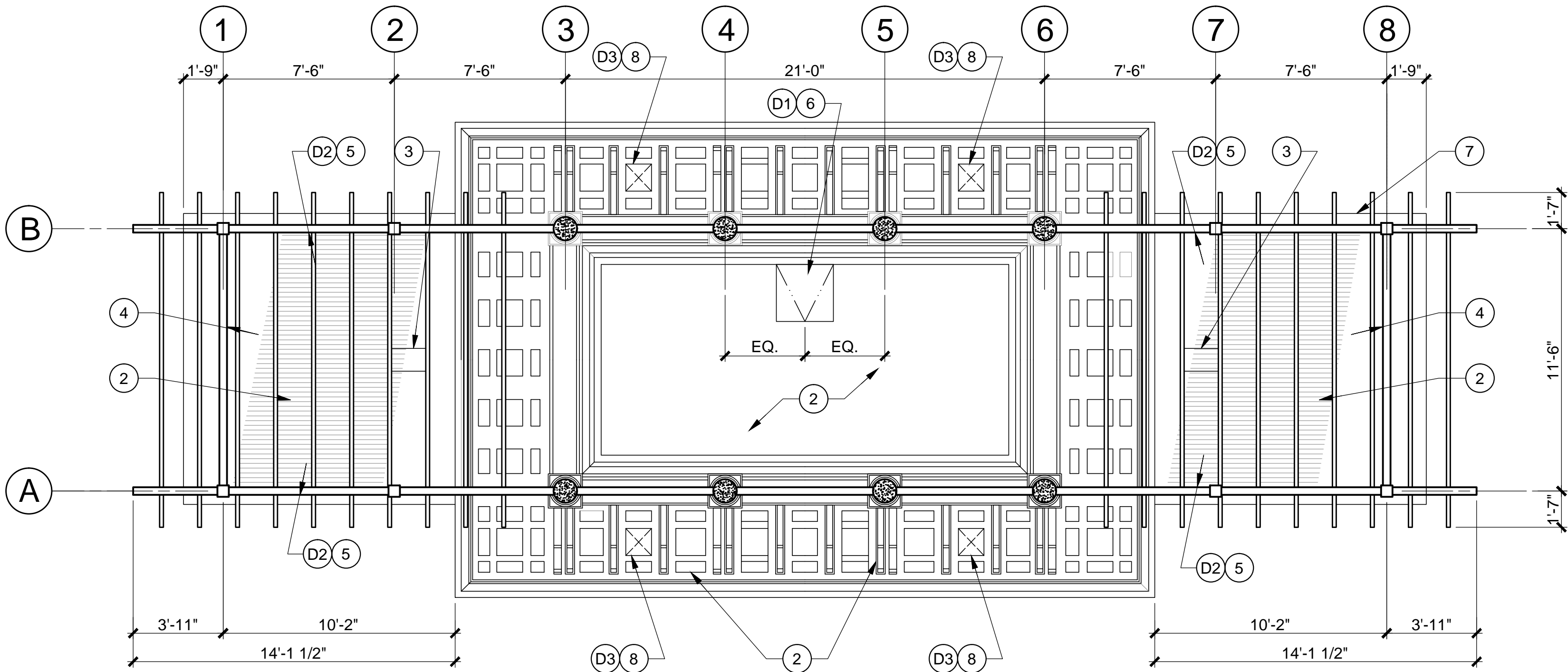
- 1. PROTECT IN PLACE ALL EXISTING (E) ELEMENTS TO REMAIN, TO PREVENT DAMAGE OF ADJACENT AREAS DURING CONSTRUCTION WORK
- 2. REPAIR ANY (E) DAMAGED CEILING FINISHES, TO MATCH EXISTING ADJACENT, UON
- 3. COORDINATE PROPOSED SCOPE OF WORK W/ ENGINEERING DRAWINGS FOR LOCATIONS OF OTHER BUILDING SYSTEM ELEMENTS
- 4. FURNISH REQUIRED ATTIC VENTILATION, PER CBC SECTION 1202.2.2 w/ FREE AREA NOT LESS THAN 1/150 OF ATTIC AREA, IN LOCATIONS NOTED.



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ATHERTON

RAIL STATION
REHABILITAION

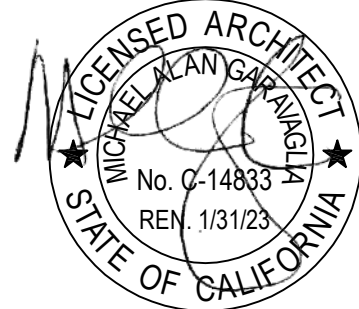


1 REFLECTED CEILING PLAN
SCALE: 1/4" = 1'-0"



PROPOSED KEY NOTES

- 1 CLEAN, PREPARE,&REPAINT (E) RAFTERS, TYP.; REPLACE DETERIORATED WOOD, WHERE OCCURS, WITH (N) IN-KIND MATERIAL TO MATCH & ALIGN
- 2 CLEAN, PREPARE,&REPAINT (E) CEM PLAS. CEILING SURFACE, TYP.
- 3 CLEAN, REPAIR, & REPAINT WOOD MOUNTING BOARD FOR CEILING FIXTURE
- 4 INSERT NEW SCRIBED WOOD FILLER ABOVE (E) WINDOW HEADER TO CLOSE GAP BETWEEN HEADER & CEILING, SET FLUSH AT BOTH INT. & EXT. SURFACE; JOINTS TO BE SEALED WEATHER TIGHT
- 5 REPLACE DAMAGED OR DETERIORATED BLOCKING BETWEEN RAFTERS w/ BLOCKING TO ALIGN w/ (E)
- 6 INSTALL (N) 30"x30" STL ACCESS HATCH
- 7 CREATE (N) WOOD SOFFIT BETWEEN T.O. RAFTER & UNDERSIDE OF ROOF DECK TO ENCLOSE (N) REFRIGERANT LINES; SEE DTL 18/A8.01 & MECH. DWGS.
- 8 INSTALL STAINLESS STEEL WIRE SCREEN w/ 1/4" SQ HOLES ON METAL FRAME AT INTERIOR OF RECESSED OPENING TO PROVIDE TOTAL OF OVER 4 SQ FT FOR ATTIC VENTILATION



REFLECTED CEILING
PLAN

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SCALE AS NOTED
DATE 28MAR2022
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A-2.12

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DEMO SHEET NOTES

- 1. PROTECT IN PLACE ALL EXISTING (E) ELEMENTS TO REMAIN, TO PREVENT DAMAGE OF ADJACENT AREAS DURING CONSTRUCTION WORK.
- 2. COORDINATE PROPOSED SCOPE OF WORK W/ ENGINEERING DRAWINGS FOR LOCATIONS OF OTHER BUILDING SYSTEM ELEMENTS.
- 3. ALL (E) HISTORIC WINDOWS, TRIM & OTHER SIMILAR ELEMENTS THAT ARE TO REMAIN IN PLACE MUST BE PROTECTED FROM DAMAGE FOR THE DURATION OF CONSTRUCTION.

DEMO KEY NOTES

- (D1) REMOVE DETERIORATED WOOD FOR REPLACEMENT IN-KIND
- (D2) REMOVE (E) WOOD FRAMED GLAZED PANEL WHOLE, SALVAGE AS TEMPLATE, AND USE FOR REPLACEMENT PARTS
- (D3) REMOVE (E) THROUGH CORRODED FLASHING
- (D4) REMOVE (E) DAMAGED OR DETERIORATED BLOCKING
- (D5) REMOVE DAMAGED (E) CLAY ROOF TILES
- (D6) REMOVE (E) ABANDONED ELECTRICAL J-BOXES & CONDUITS; SEE ELEC DWGS

PROPOSED SHEET NOTES

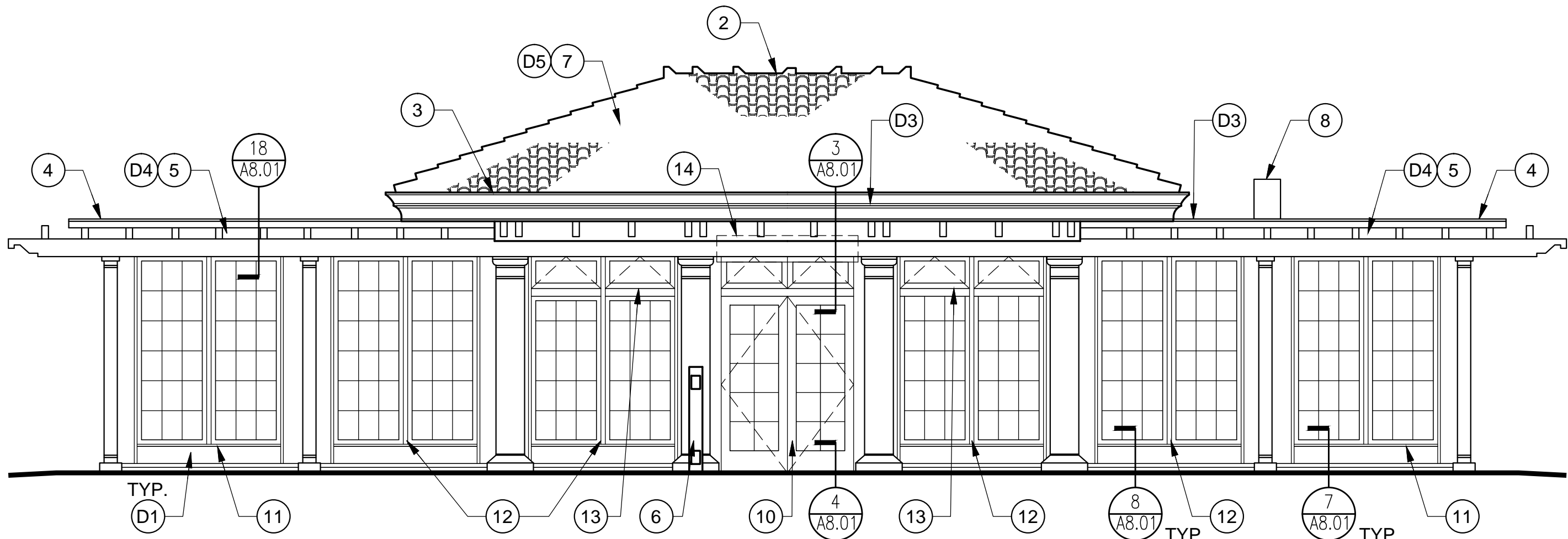
- 1. PROTECT IN PLACE ALL EXISTING (E) ELEMENTS TO REMAIN, TO PREVENT DAMAGE OF ADJACENT AREAS DURING CONSTRUCTION WORK.
- 2. COORDINATE PROPOSED SCOPE OF WORK W/ ENGINEERING DRAWINGS FOR LOCATIONS OF OTHER BUILDING SYSTEM ELEMENTS.
- 3. ALL (E) HISTORIC WINDOWS, TRIM & OTHER SIMILAR ELEMENTS THAT ARE TO REMAIN IN PLACE MUST BE PROTECTED FROM DAMAGE FOR THE DURATION OF CONSTRUCTION.
- 4. ALL TRIM TO BE PRIMED AND PAINTED PER FINISH SCHEDULE.
- 5. ALL REPLACEMENT TRIM SHALL BE TIGHT VERTICAL GRAIN REDWOOD (NO SAP WOOD), U.O.N. ALTERNATE CAN BE TIGHT VERTICAL GRAIN YELLOW CEDAR (NO SAP WOOD.), MATCHING PROFILE AND DIMENSIONS OF THE EXISTING, U.O.N.
- 6. AS A MINIMUM, ALL EXTERIOR WOOD TRIM SHALL BE PAINT GRADE, TIGHT VERTICAL GRAIN,WEATHER-RESISTANT WOOD.
- 7. ALL EXTERIOR ELEMENTS TO BE PREPPED AND REPAINTED, UON



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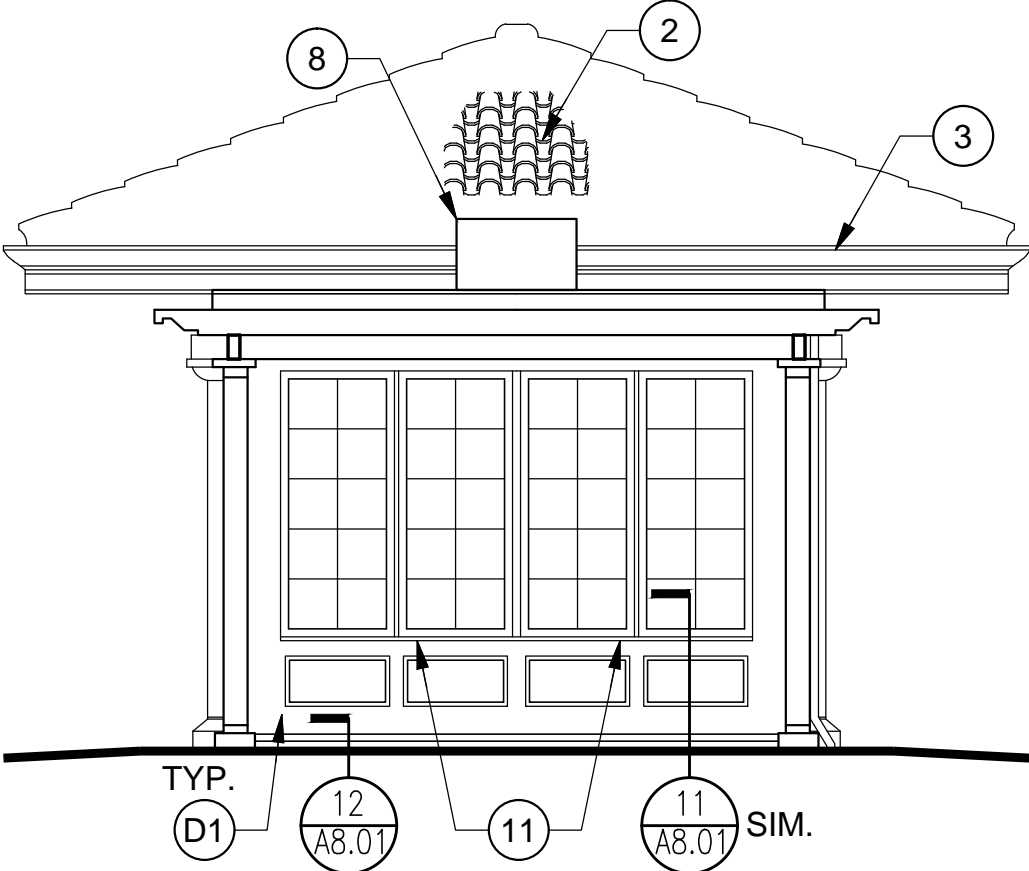
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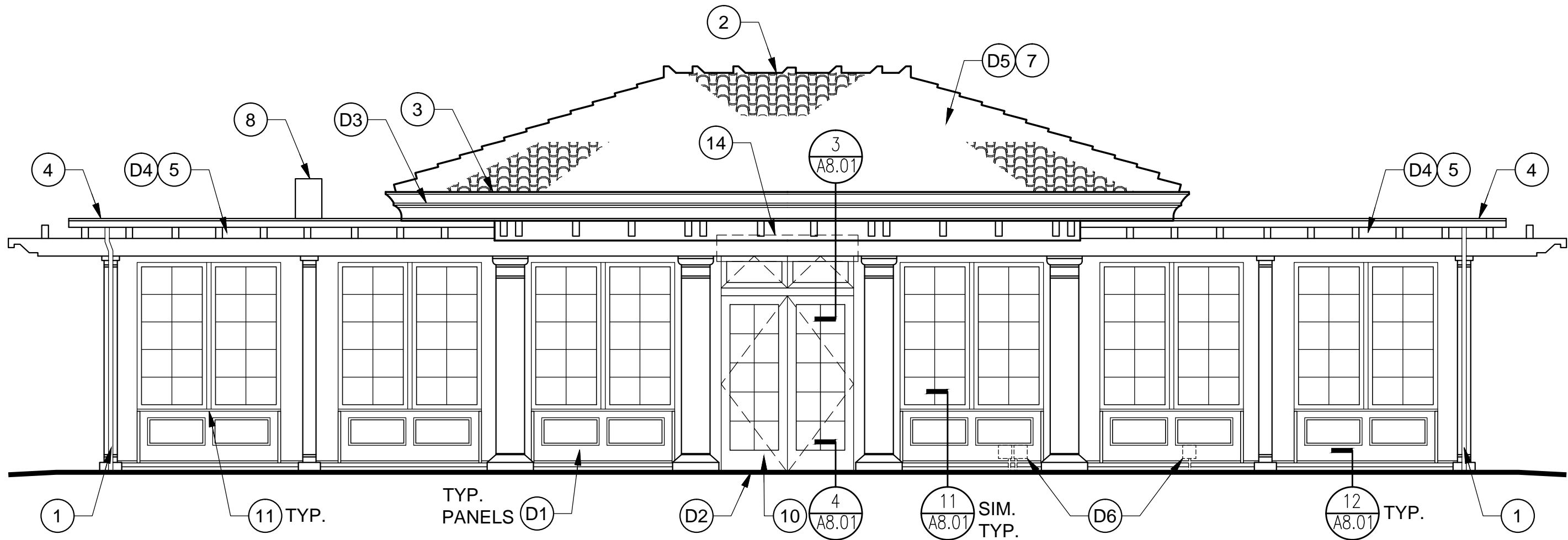
3 EAST ELEVATION - TRACK SIDE

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



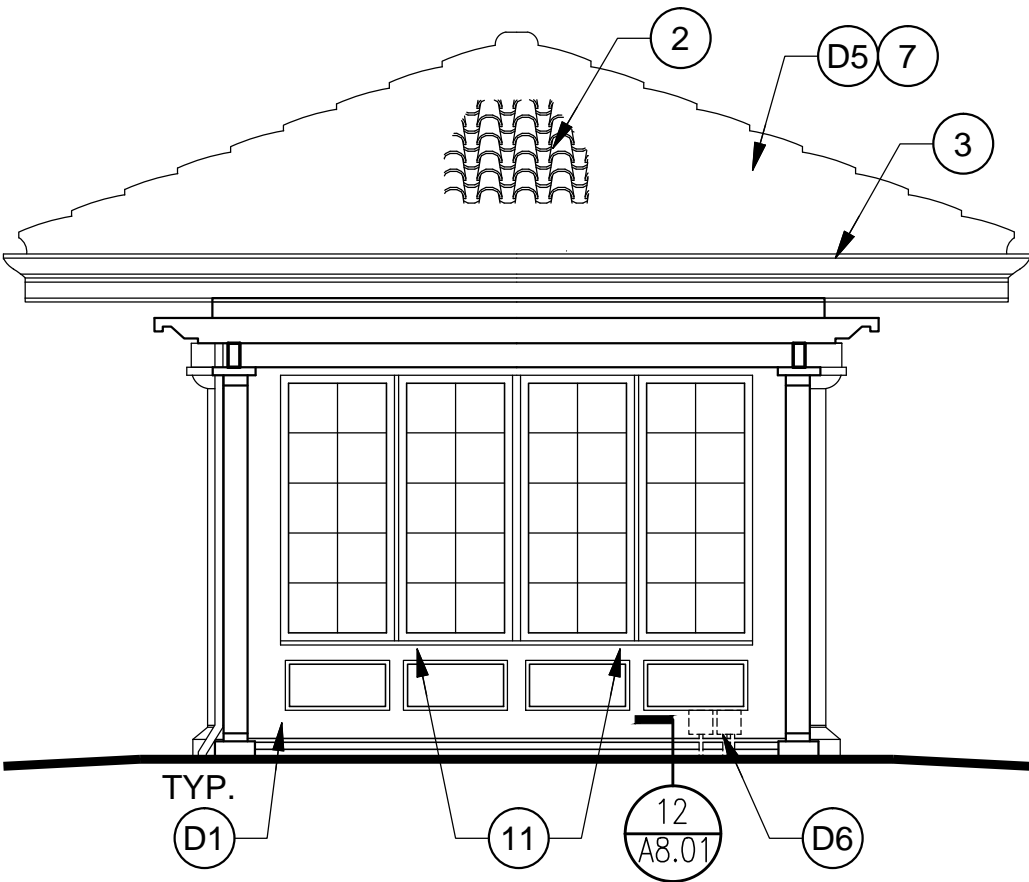
1 NORTH ELEVATION

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



4 WEST ELEVATION - TOWN CENTER SIDE

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



2 SOUTH ELEVATION

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

PROPOSED KEY NOTES

- (1) (E) RAINWATER LEADER TO REMAIN; CLEAN AND PREP FOR REPAINT; CLEAR OUT ANY TREE DEBRIS
- (2) CLEAN BIOGROWTH FROM (E) ROOF SURFACE AND GUTTER
- (3) (E) GUTTER TO REMAIN; CLEAR GUTTER OF PLANT AND TREE DEBRIS; CLEAN SURFACE CORROSION AND TREAT W/ CORROSION INHIBITIVE PRIMER BEFORE RE-PAINTING; INSTALL DEBRIS SCREEN ALONG FULL RUN
- (4) (E) FLASHING TO REMAIN; CLEAN & REPAIR SURFACE CORROSION OR REPLACE IF THROUGH CORROSION & PREP FOR REPAINTING
- (5) REPLACE (E) DAMAGED OR DETERIORATED BLOCKING OR ROOF DECKING BETWEEN (E) RAFTERS
- (6) INSTALL (N) POST MOUNTED HIGH/LOW PUSH PAD FOR DOOR OPERATOR
- (7) INSTALL (N) REPLACEMENT CLAY ROOF TILE TO MATCH (E) IN PROFILE & COLOR
- (8) (N) ROOF MOUNTED CONDENSER UNIT MOUNTED ON NORTH-SOUTH CENTERLINE TIGHT TO SLOPED ROOF; SEE MECHANICAL DWGS. FOR FULL SCOPE
- (9) REPAIR OR REPLACE IN-KIND (E) DETERIORATED WOOD PANEL
- (10) (N) GLAZED DOORS w/ OPERABLE WOOD TRANSOMS; SEE 2/A8.01
- (11) (E) ALUMINUM WINDOWS TO REMAIN, TYP.; REPLACE MISSING GLAZING STOP @ WINDOW SASH
- (12) (N) ALUMINUM WINDOWS TO ALIGN w/ AND MATCH GRID & PROFILE OF (E) ON TRACK SIDE; SEE 6/A8.01 & 10/A8.01
- (13) (N) ALUMINUM VENTS TO ALIGN w/ TRANSOMS o/ (N) DOORS
- (14) (N) HANGING 1'-0" x 5'-4" TO REPLICATE ORIGINAL SIGN; SEE 17/A8.01



EXTERIOR ELEVATIONS

DEMO & PROPOSED

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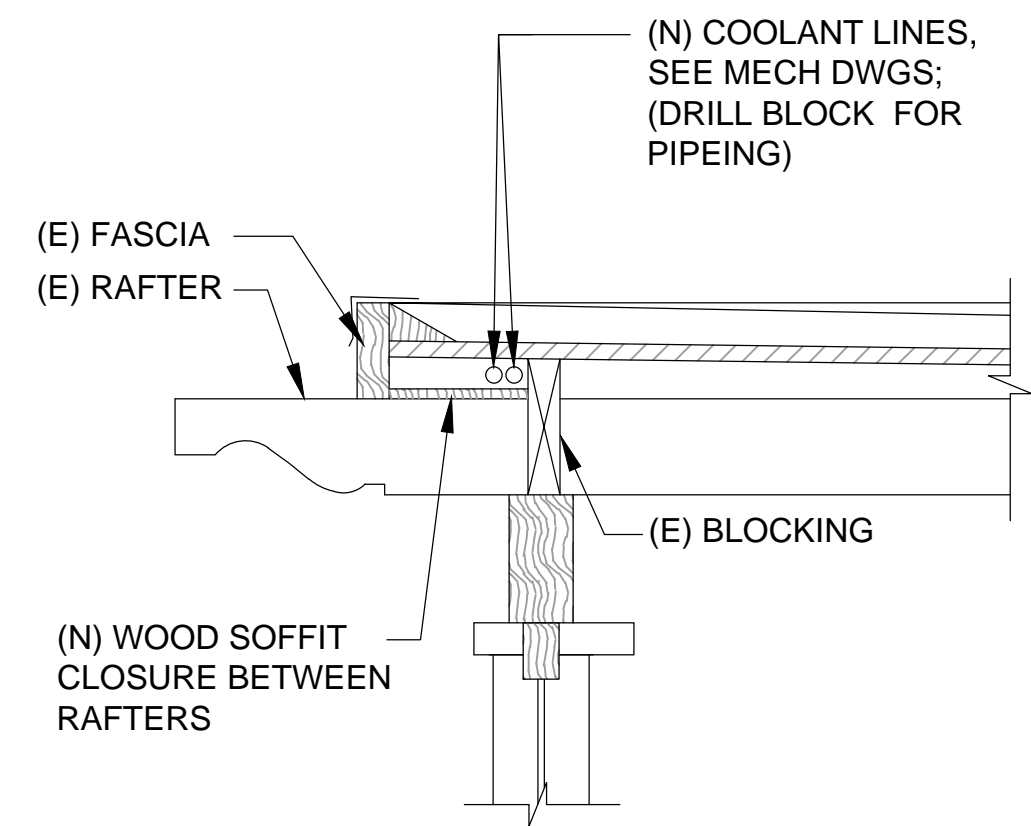
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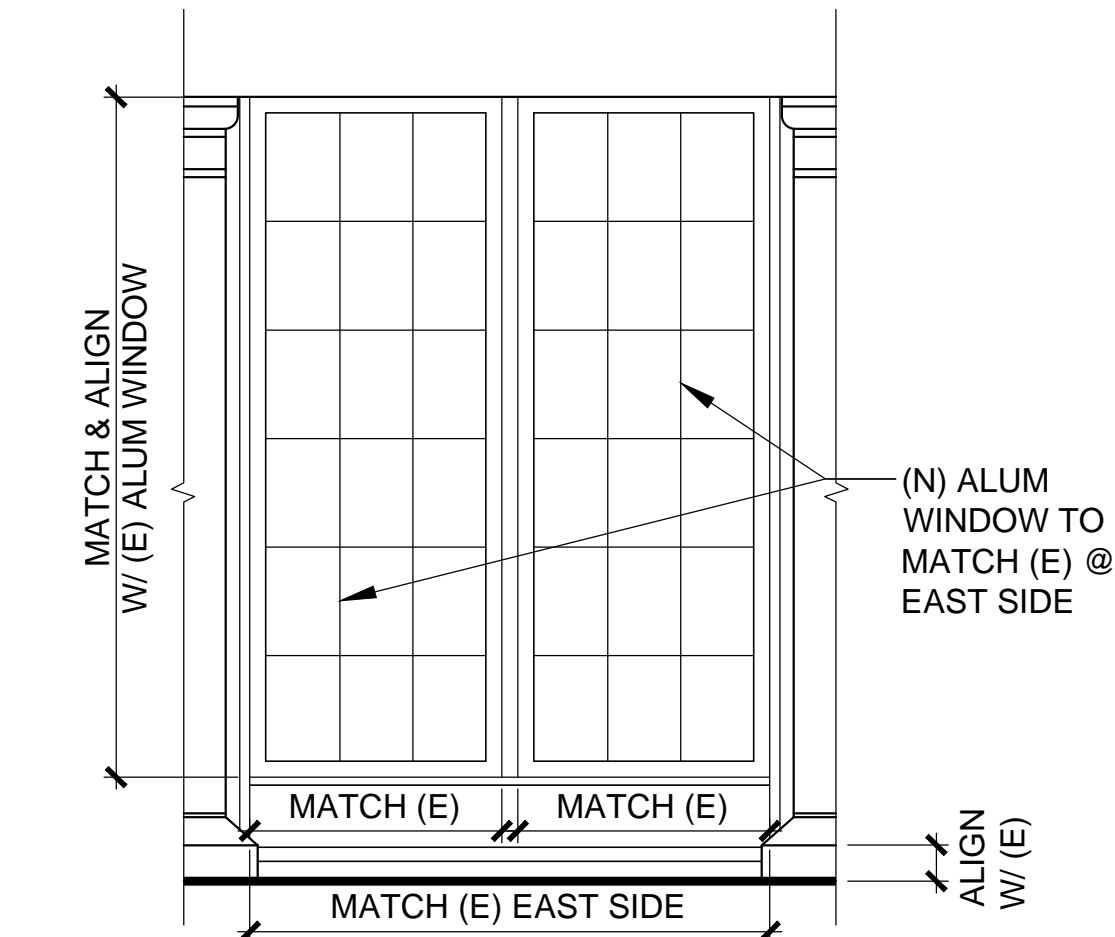
17 WOOD SIGN
SCALE: NTS



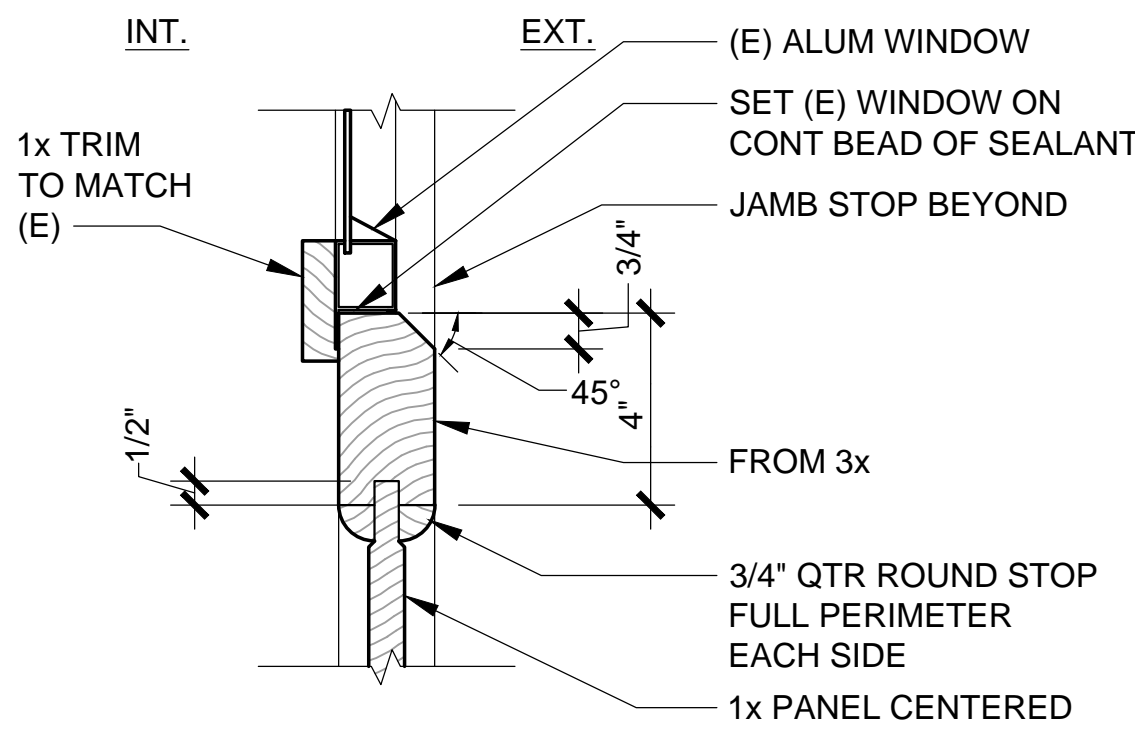
18 MECH. SOFFIT
SCALE: 1" = 1'-0"

13
SCALE: 3" = 1'-0"

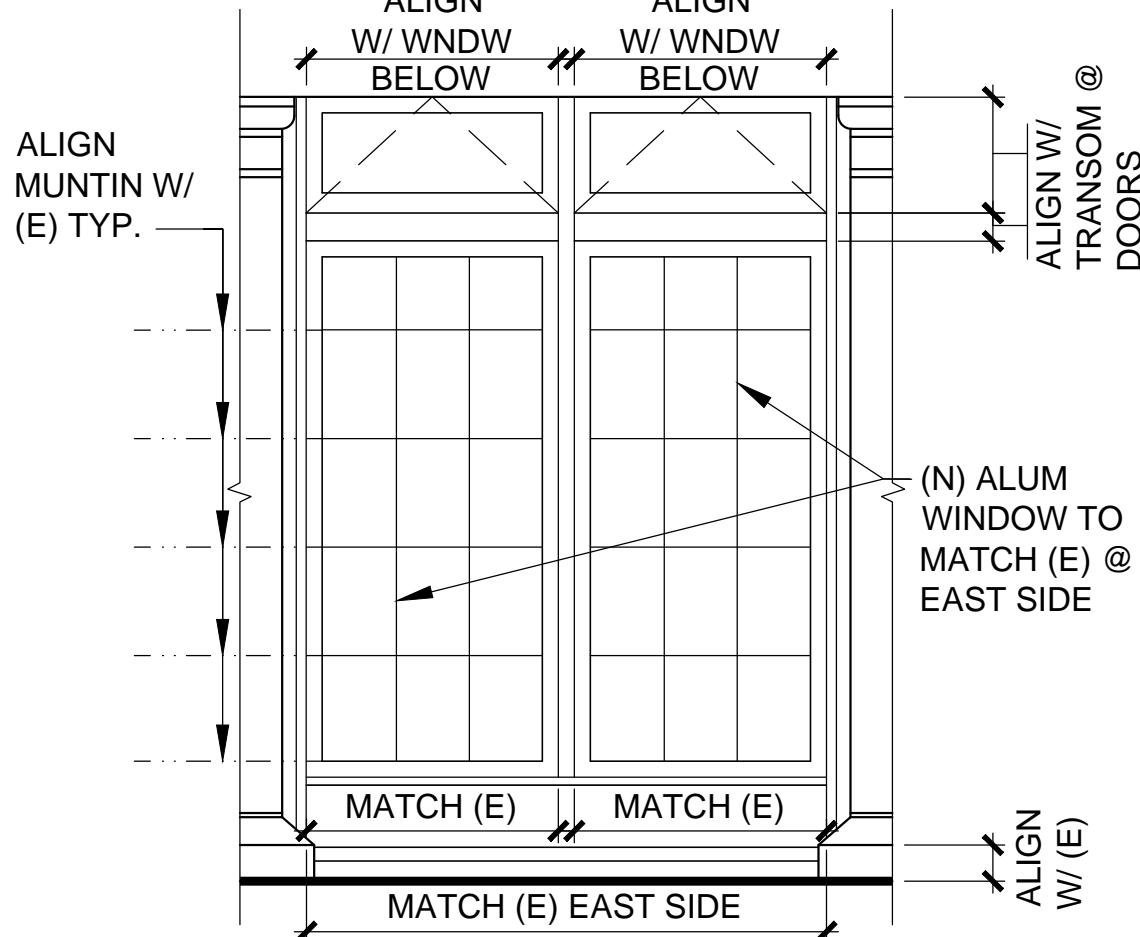
9
SCALE: 3" = 1'-0"



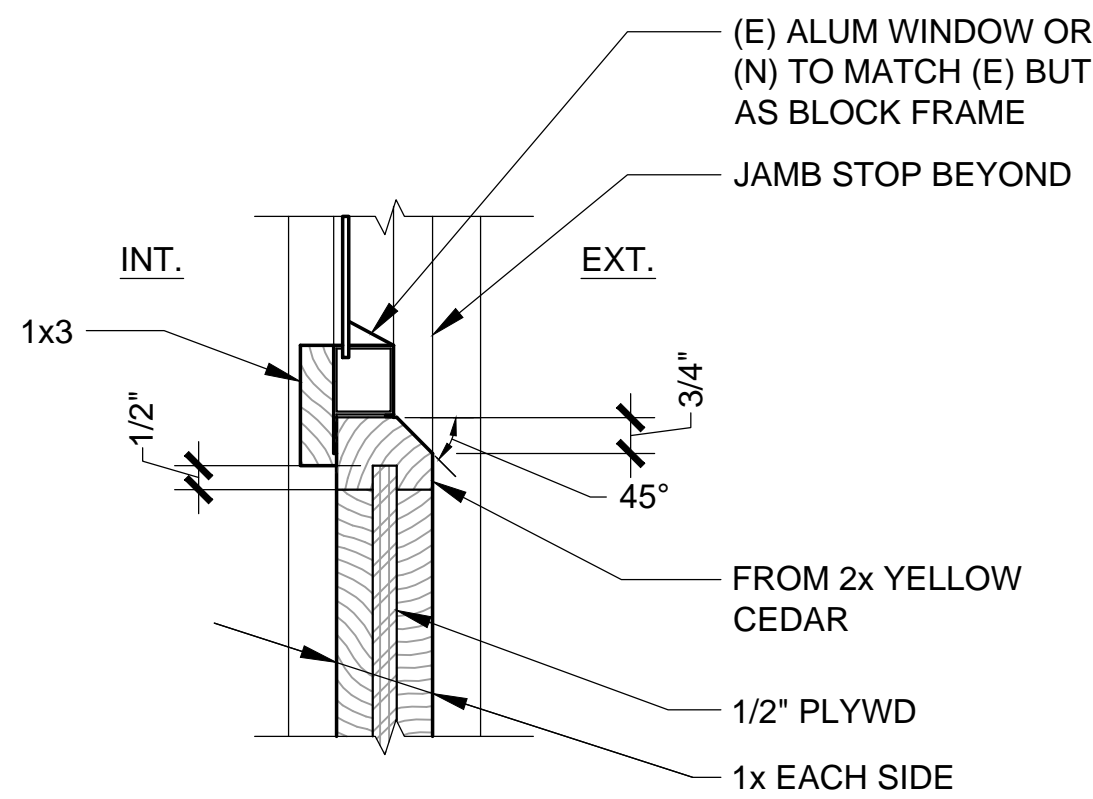
10 WINDOW
SCALE: 1/2" = 1'-0"



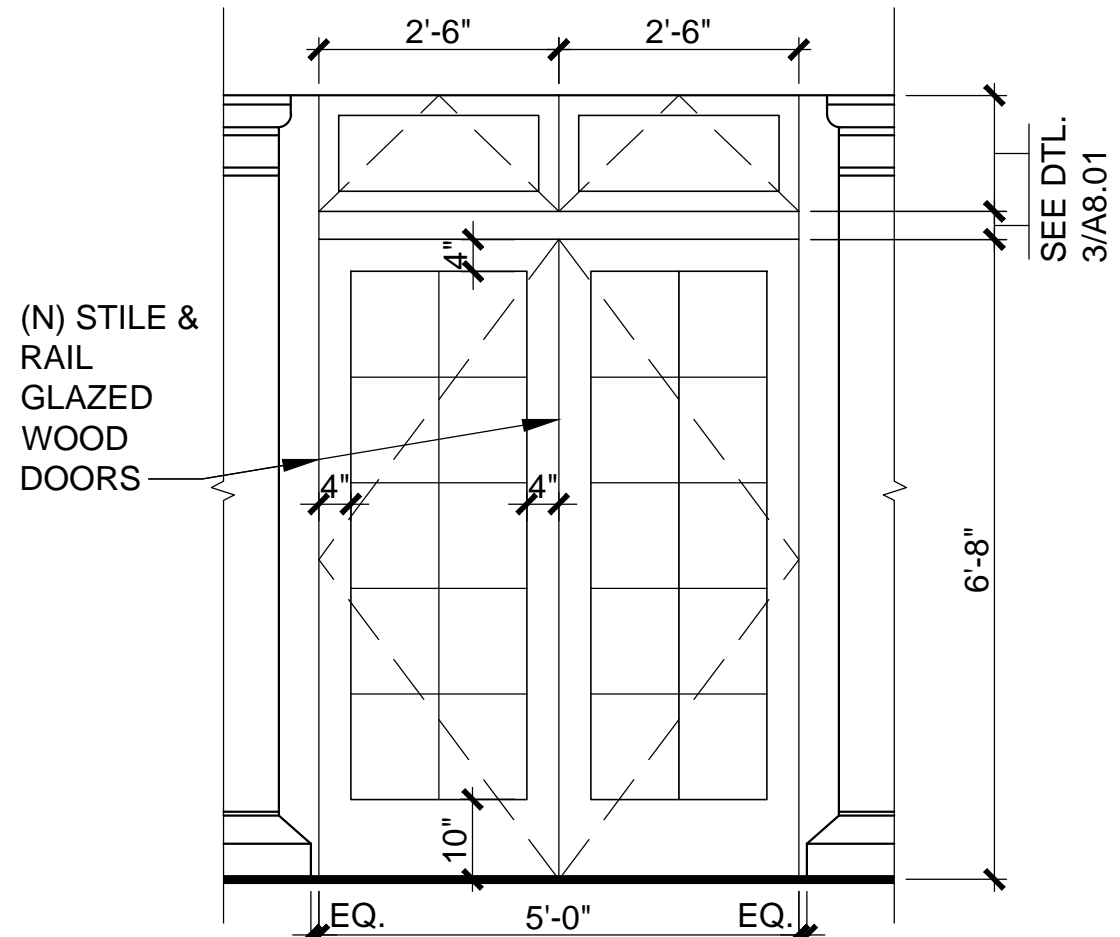
5
SCALE: 1/4" = 1'-0"



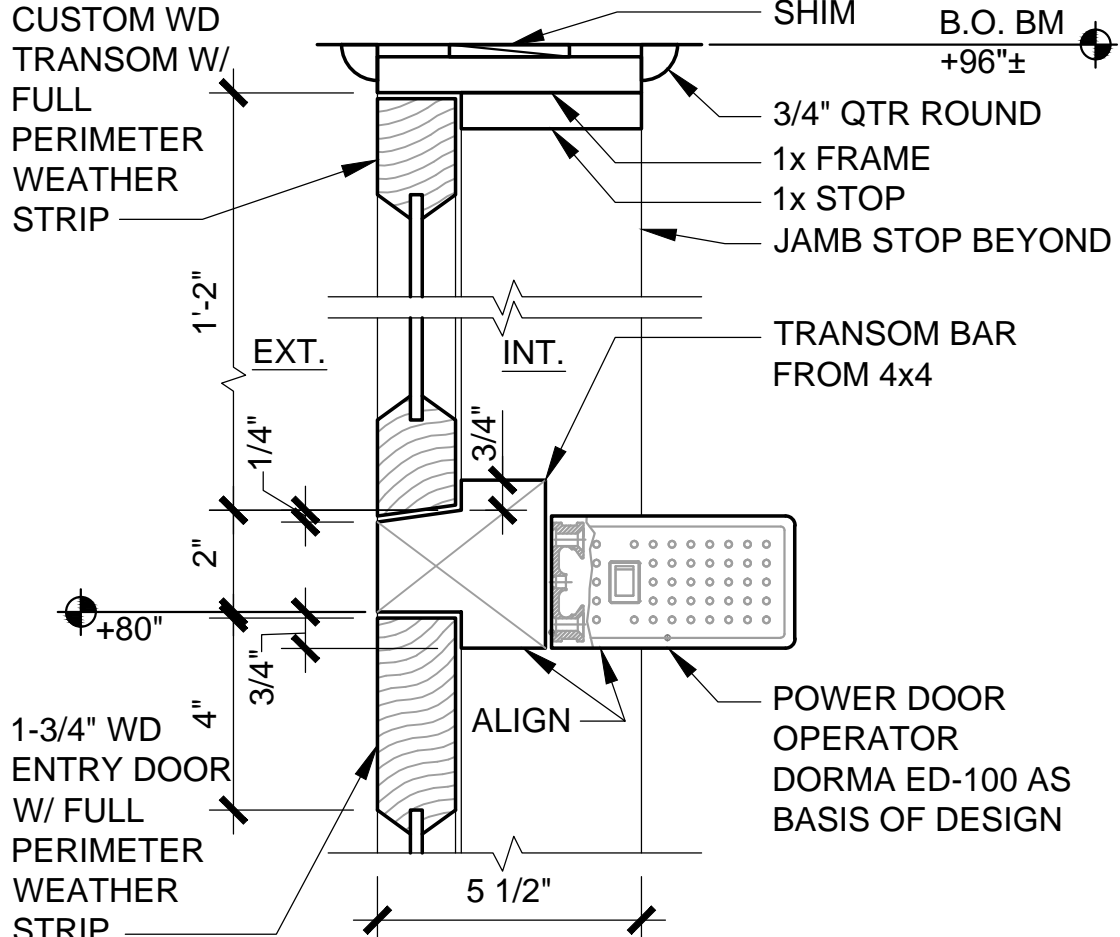
6 WINDOW
SCALE: 1/2" = 1'-0"



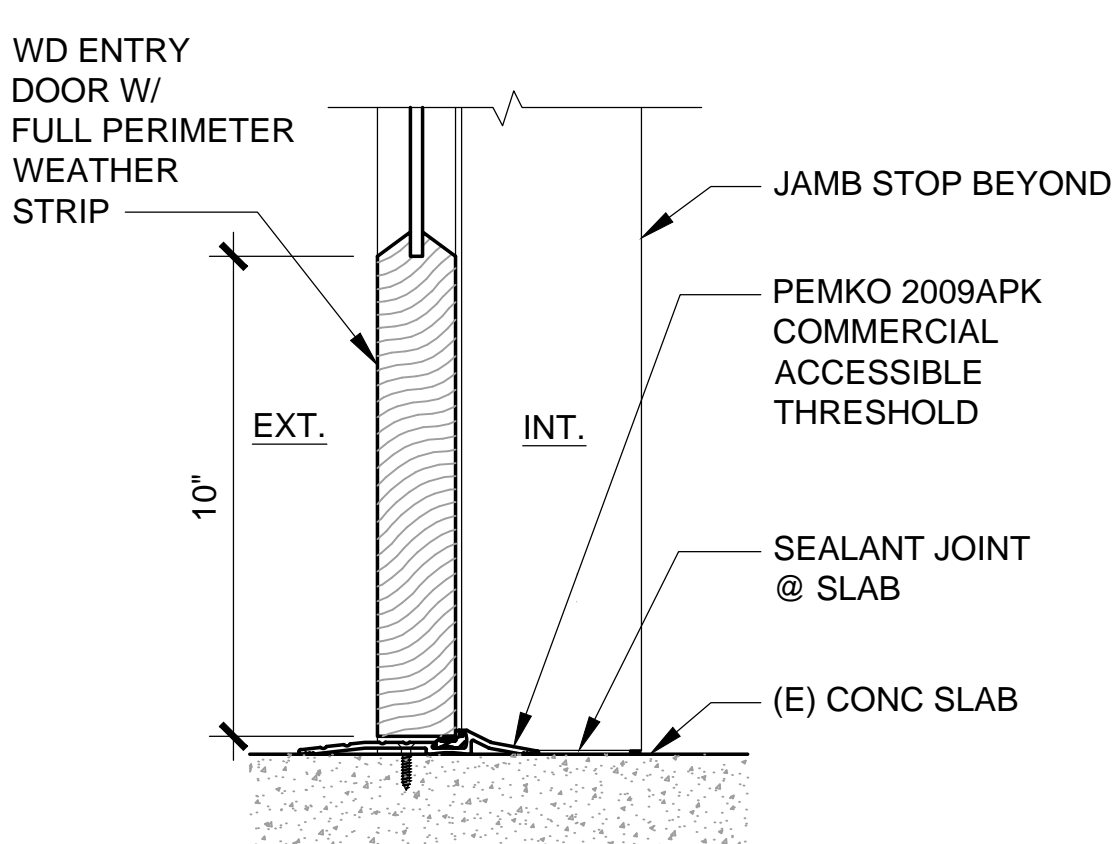
1 DISPLAY CABINET ELEVATION
SCALE: 1/4" = 1'-0"



2 DOOR
SCALE: 1/2" = 1'-0"



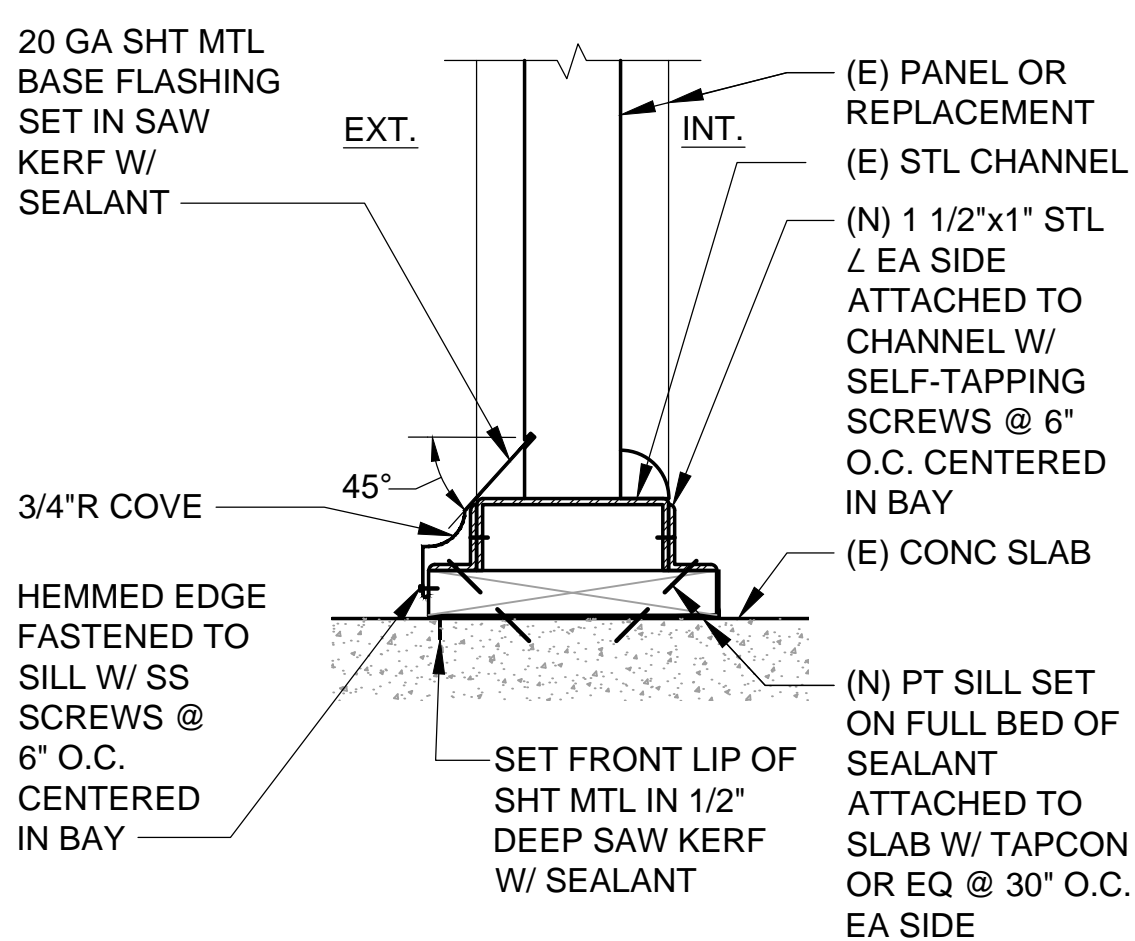
3 TRANSOM & DOOR HEAD
SCALE: 3" = 1'-0" (JAMB SIM.)



19
SCALE: 3" = 1'-0"

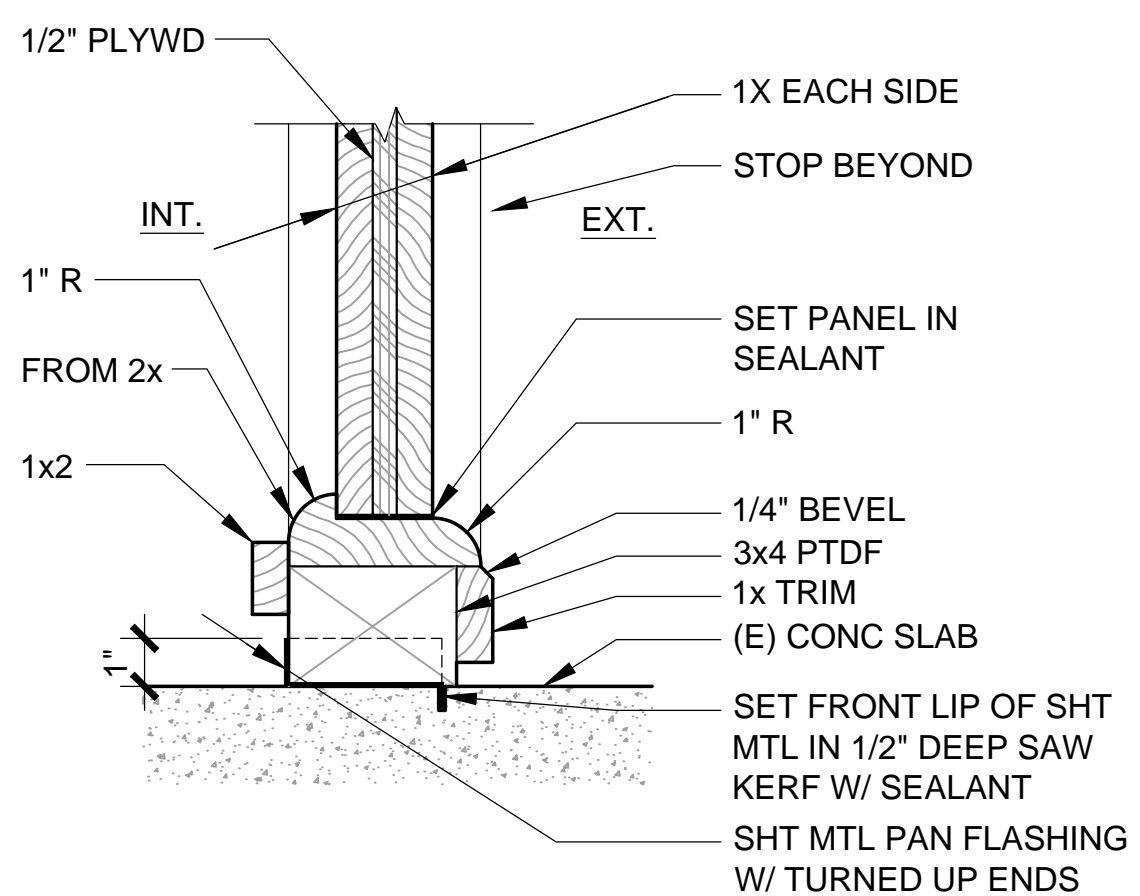
15
SCALE: 3" = 1'-0"

11 WINDOW SILL, TYP.
SCALE: 3" = 1'-0"



12 SILL & BASE FLASHING
SCALE: 3" = 1'-0"

7 EAST SIDE WINDOW SILL, TYP.
SCALE: 3" = 1'-0"

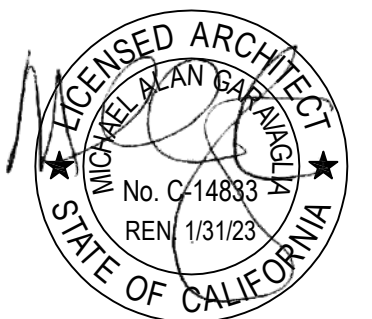


8 (N) WINDOW WALL SILL
SCALE: 3" = 1'-0"

4 DOOR THRESHOLD
SCALE: 3" = 1'-0"

20
SCALE: 3" = 1'-0"

16
SCALE: 3" = 1'-0"



DETAILS
DOOR AND WINDOW

PROJ. NO. 2022 - 002
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SUITE 400
WALNUT CREEK, CA 94596
(925) 940-2200
www.bkf.com



DATE SIGNED: 12/2/2022

DEMOLITION PLAN

PROJ. NO. 22018
SCALE AS NOTED
DATE 2 December 2022
PHASE
DRAWN ZL
CHECKED ND

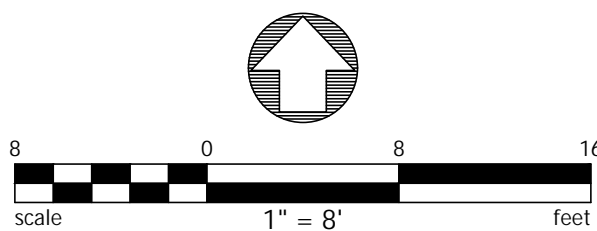
DATE	REVISION
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- DEMOLITION PLAN LEGEND:
- LIMIT OF WORK
 - ASPHALT REMOVAL (612 SF), SEE SPECIFICATIONS
 - CONCRETE REMOVAL (734 SF), SEE SPECIFICATIONS
 - CLEAR AND GRUB, SEE SPECIFICATIONS

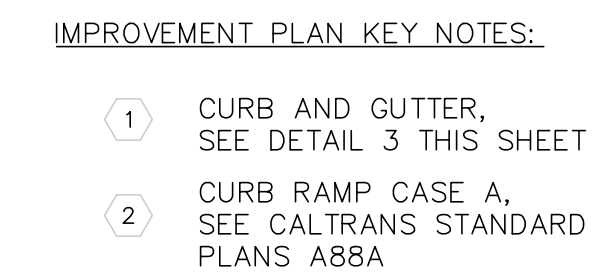
- DEMOLITION PLAN KEY NOTES:
- REMOVE EXISTING CURB
 - PROTECT EXISTING LIGHT POLE
 - PROTECT EXISTING SIGN
 - PROTECT EXISTING TREE
 - PROTECT EXISTING TRELLIS IN PLACE
 - REMOVE EXISTING IRRIGATION EQUIPMENT
 - REMOVE EXISTING TRASH RECEPTACLE
 - REMOVE EXISTING MESSAGE BOARDS
 - REMOVE EXISTING STEPPING STONES

- DEMOLITION PLAN NOTES:
- EXISTING CONDITIONS ON THESE PLANS ARE DERIVED FROM RECORD DATA, AS-BUILTS, AND TOPOGRAPHIC DATA SURVEYED BY MACLEOD AND ASSOCIATES ON FEBRUARY 25, 2009.
 - ITEMS SHOWN TO BE REMOVED, SHALL BE TAKEN AWAY FROM THE SITE AND DISPOSED OF IN A LAWFUL MANNER.
 - ITEMS SHOWN TO BE RELOCATED, SHALL BE TAKEN FROM THEIR ORIGINAL LOCATION, NEATLY STORED ONSITE, AND INSTALLED IN THEIR PROPOSED LOCATION AT THE APPROPRIATE TIME OF CONSTRUCTION SEQUENCING.
 - PROTECT ALL EXISTING UTILITY STRUCTURES, LINES, BOXES, AND MISCELLANEOUS UTILITY ITEMS NOT SHOWN TO BE REMOVED.
 - ANY ITEMS NOT SHOWN TO BE REMOVED AND ARE FOUND IN THE FIELD TO BE IN DIRECT CONFLICT WITH THE IMPROVEMENTS SHALL BE PROMPTLY BROUGHT TO THE ATTENTION OF THE ENGINEER.
 - ANY ITEMS THAT ARE REMOVED OR DAMAGED DURING THE COURSE OF CONSTRUCTION THAT ARE NOT SHOWN TO BE REMOVED, OR THE CONTRACTOR WAS DIRECTED TO REMOVE, SHALL BE REPLACED OR REPAIRED AT THE COST OF THE CONTRACTOR.
 - CONCRETE REMOVAL SHALL BE PERPENDICULAR TO THE PATH OF TRAVEL AND TO THE NEAREST SCORE JOINT FROM THE LIMIT SHOWN ON PLAN.
 - "REMOVE" MEANS TO TAKE OFF OFF SITE AND DISPOSE OF IN A LEGAL MANNER.
 - "PROTECT" MEANS TO SECURE AND PREVENT DAMAGE TO AN EXISTING ITEM, INCLUDING ANY TEMPORARY MEASURES SUCH AS FENCES, BARRICADES, AND SHORING. ANY ITEM DESIGNATED TO BE PROTECTED THAT IS DAMAGED SHALL BE REPLACED BY THE CONTRACTOR AT HIS OWN EXPENSE.
 - "SALVAGE" MEANS TO RELOCATE AND STORE FOR LATER USE. FINAL LOCATION SHALL BE PLACED AS SHOWN ON THESE PLANS AND COORDINATED WITH THE ENGINEER OR OWNERS REPRESENTATIVE.

PLAN VIEW
SCALE: 1" = 8'

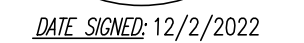


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IMPROVEMENT PLAN

PROJ. NO.	<u>22018</u>
SCALE	<u>AS NOTED</u>
DATE	<u>2 December 2022</u>
PHASE	
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DATE	REVISION
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PROJ. NO. 22018
SCALE AS NOTED
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GRADING PLAN NOTES:

1. ALL GRADING, SITE PREPARATION, PLACING AND COMPACTION OF FILL TO BE DONE IN ACCORDANCE WITH CITY OF ATHERTON STANDARDS AND SPECIFICATIONS, ALSO UNDER THE DIRECT SUPERVISION OF THE SOIL ENGINEER. SUBSEQUENT TO COMPLETION OF THE WORK, THE SOIL ENGINEER SHALL SUBMIT TO THE CITY OF ATHERTON A REPORT STATING THAT ALL WORKING HAS BEEN DONE TO ITS SATISFACTION.
2. ALL GRADING, SITE PREPARATION, PLACING AND COMPACTION OF FILL, TO BE DONE IN ACCORDANCE WITH CITY OF ATHERTON STANDARDS AND SPECIFICATIONS.
3. ALL CUT SLOPES SHALL BE ROUNDED TO MEET EXISTING GRADES AND BLEND WITH SURROUNDING TOPOGRAPHY. ALL GRADED SLOPES SHALL BE PLANTED WITH SUITABLE GROUND COVER.
4. ANY DEVIATION FROM APPROVED PLAN REQUIRES APPROVAL OF THE CITY OF ATHERTON.
5. DURING GRADING OPERATIONS, CONTRACTOR SHALL IMPLEMENT DUST CONTROL MEASURES ON SITE AND HAUL ROUTES.
6. SILT AND EROSION CONTROL PLANS REQUIRED FOR WORK DURING RAINY SEASON. (OCTOBER 15 THROUGH APRIL 15.)

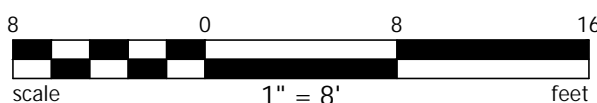
MANDATORY CALGREEN MEASURES:

5.106.1 Stormwater pollution prevention for projects that disturb less than one acre of land. Newly constructed projects and additions which disturb less than one acre of land and are not part of a larger common plan of development or sale shall prevent the pollution of stormwater runoff from the construction activities through one or more of the following measures:

5.106.1.1 Local ordinance. Comply with a lawfully enacted stormwater management and/or erosion control ordinance.

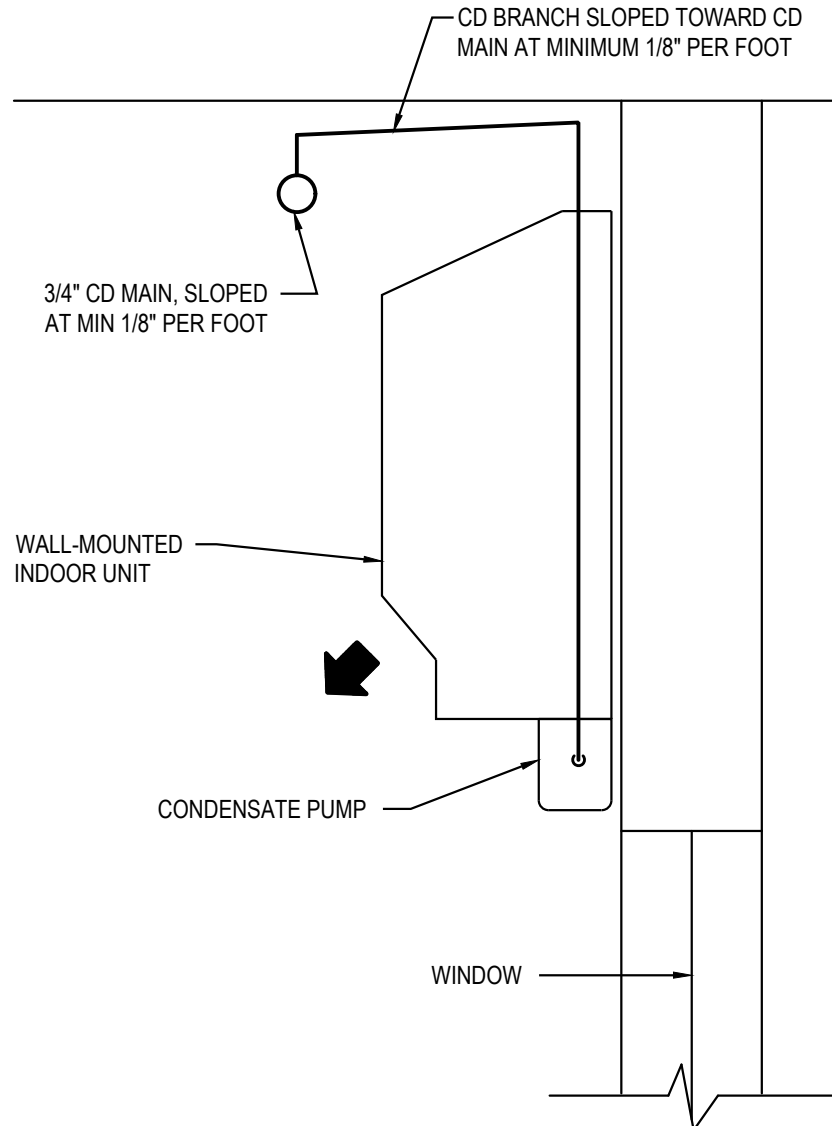
5.106.1.2 Best management practices (BMP's). Prevent the loss of soil through wind or water erosion by implementing an effective combination of erosion and sediment control and good housekeeping BMP's.

1. Soil loss BMP's that should be considered for implementation as appropriate for each project include, but are not limited to, the following:
 - a. Scheduling construction activity during dry weather, when possible.
 - b. Preservation of natural features, vegetation, soil, and buffers around surface waters.
 - c. Drainage swales or lined ditches to control stormwater flow.
 - d. Mulching or hydroseeding to stabilize disturbed soils.
 - e. Erosion control to protect slopes.
 - f. Protection of storm drain inlets (gravel bags or catch basin inserts).
 - g. Perimeter sediment control (perimeter silt fence, fiber rolls).
 - h. Sediment trap or sediment basin to retain sediment on site.
1. Stabilized construction exits.
- j. Wind erosion control.
- k. Other soil loss BMP's acceptable to the enforcing agency.
2. Good housekeeping BMP's to manage construction equipment, materials, non-stormwater discharges, and wastes that should be considered for implementation as appropriate for each project include, but are not limited to, the following:
 - a. Dewatering activities.
 - b. Material handling and waste management.
 - c. Building materials stockpile management.
 - d. Management of washout areas (concrete, paints, stucco, etc.).
 - e. Control of vehicle/equipment fueling to contractor's staging area.
 - f. Vehicle and equipment cleaning performed off site.
 - g. Spill prevention and control.
 - h. Other housekeeping BMP's acceptable to the enforcing agency.

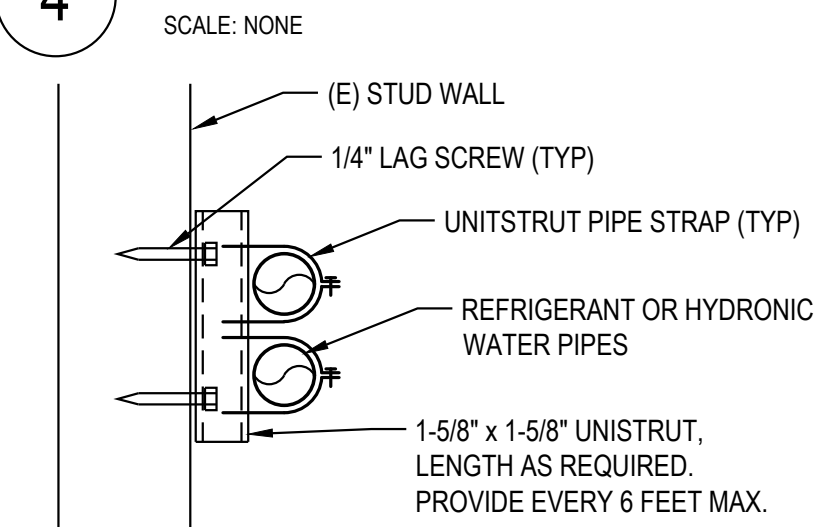


VARIABLE REFRIGERANT FLOW FAN COIL UNIT														
SYMBOL	MANUFACTURER /MODEL	CONDENSING UNIT	FAN COIL STYLE	MIN OSA (CFM)	CAPACITY		SUPPLY FAN		ELECTRIC				WEIGHT (LBS)	NOTES
					COOL (MBH)	HEAT (MBH)	CFM	ESP	VOLTS	PHASE	MCA	MOCP		
FC-1A FC-1B	DAIKIN FXAQ18PVJU	CU-1	WALL	NA	18	20	500/400	NA	208	1	0.5	15	35	1
NOTE: 1. PROVIDE BRC1E73 WIRED CONTROLLERS AND WITH CONDENSATE DRAIN PUMP.														

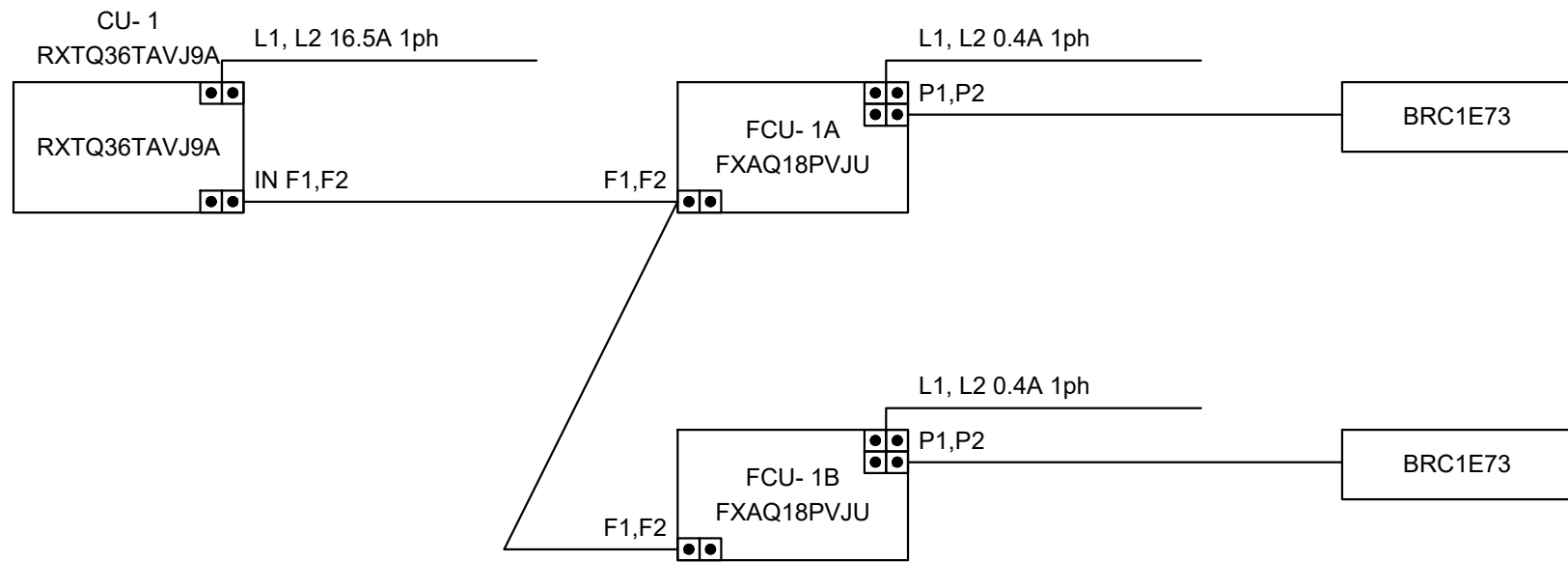
VARIABLE REFRIGERANT FLOW CONDENSING UNIT													
SYMBOL	MANUFACTURER /MODEL	FAN COIL UNIT CONNECTED	REFRIG TYPE	OSA TEMP (F)	COOLING		HEAT (MBH)	ELECTRIC				WEIGHT (LBS)	NOTES
					TOTAL (MBH)	SEER		VOLTS	PHASE	MCA	MOCP		
CU-1	DAIKIN RXTQ36TAVJ9A	FC-1A FC-1B	410A	95	34.2	18	37	208	1	16.5	20	175	



WALL MOUNT FAN COIL CONDENSATE DRAIN DETAIL

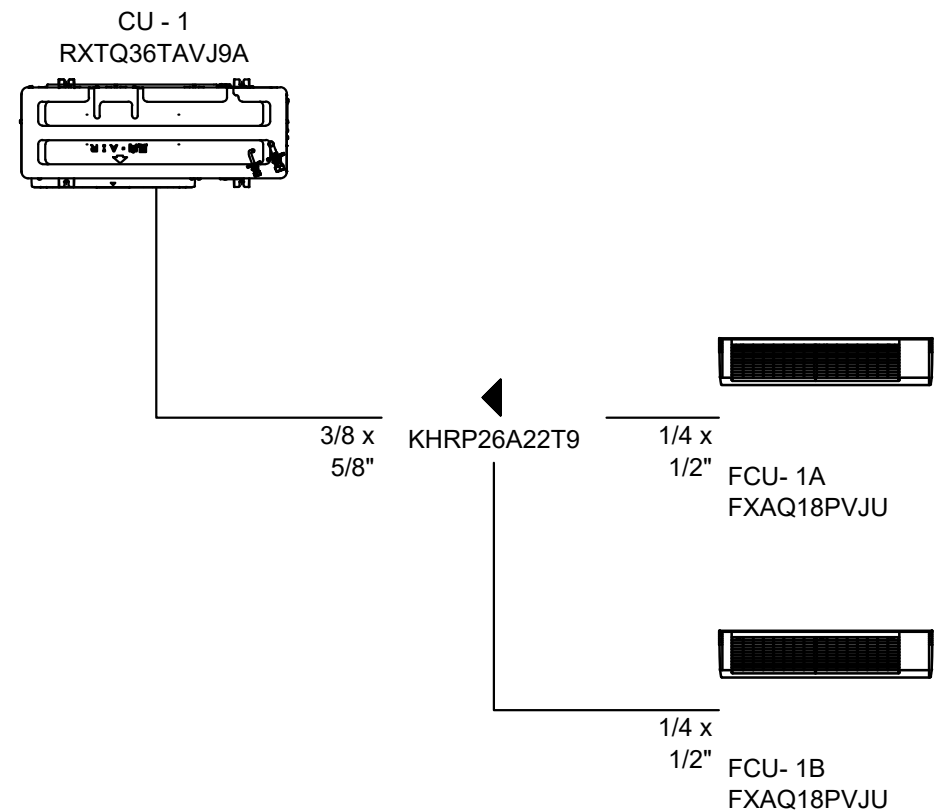


CONDENSING UNIT PIPING SUPPORT DETAIL



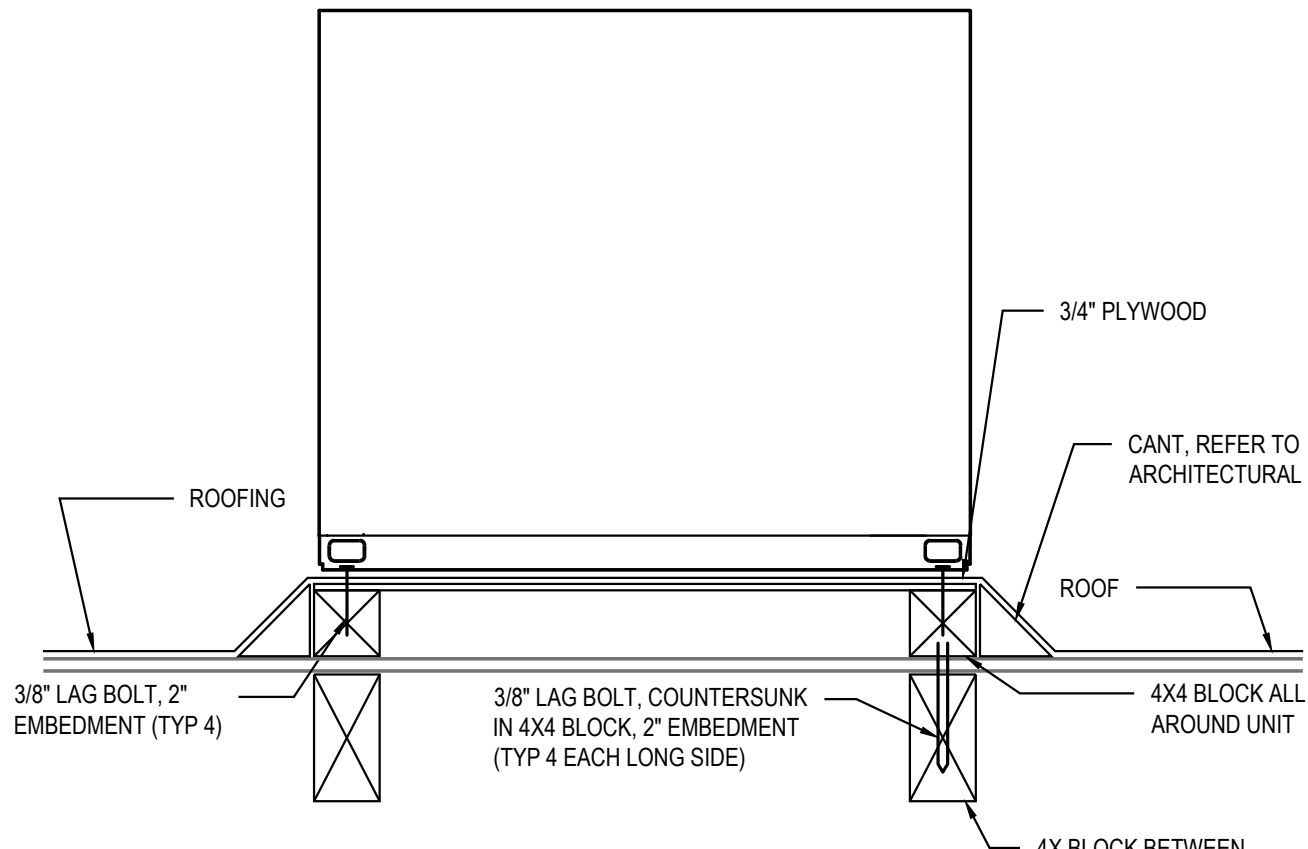
VRV WIRING DIAGRAM

SCALE: NONE



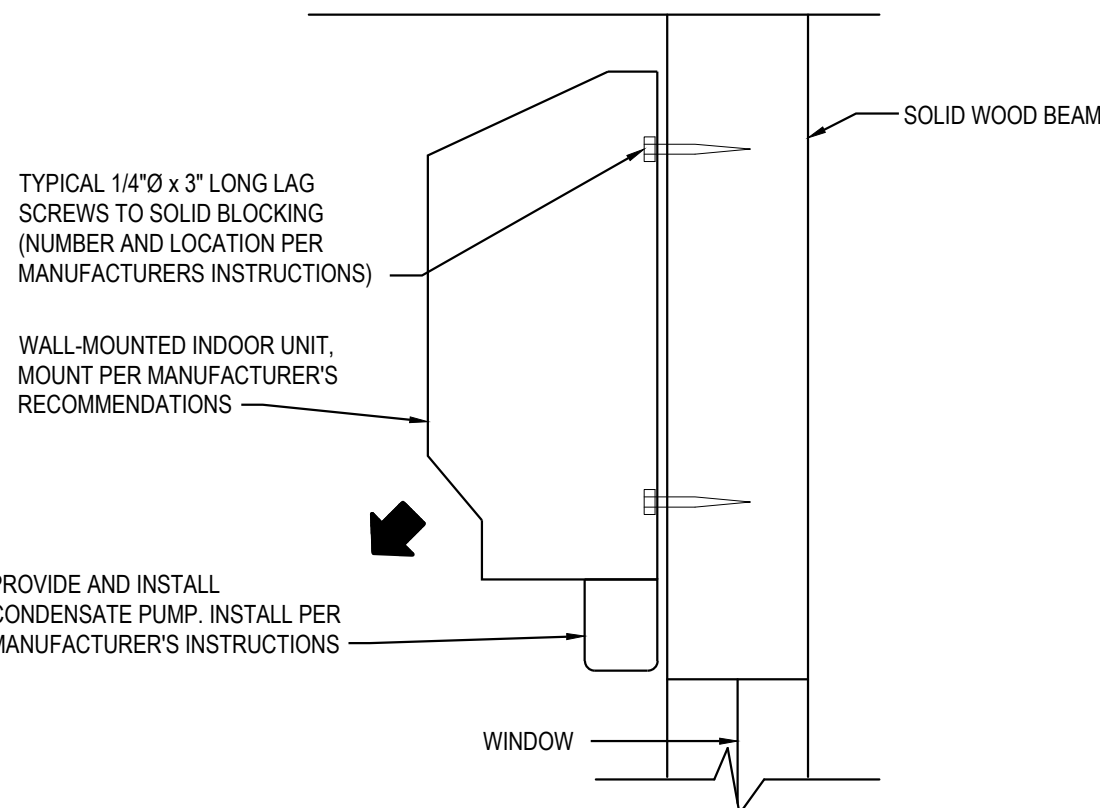
VRV PIPING DIAGRAM

SCALE: NONE



CONDENSING UNIT MOUNTING DETAIL

SCALE: NONE



WALL MOUNT FAN COIL MOUNTING DETAIL

SCALE: NONE

SYMBOLS

NOTE: NOT ALL SYMBOLS APPLY

SYMBOL	ABBR	DESCRIPTION
		DETAIL NUMBER DRAWING NUMBER
		SECTION NUMBER DRAWING NUMBER
		EQUIPMENT TYPE UNIT NUMBER
		REFRIGERANT LIQUID
		REFRIGERANT SUCTION
	T-STAT	THERMOSTAT/TEMPERATURE CONTROLLER (MOUNT AT 48\"/>
		HUMIDISTAT (MOUNT AT 48\"/>
		TEMPERATURE SENSOR (MOUNT AT 48\"/>
		MECHANICAL SHEET NOTE
	CD	CONDENSATE DRAIN
		PIPE UP
		PIPE DOWN
		TOP CONNECTION - BRANCH LINE
		BOTTOM CONNECTION - BRANCH LINE
		PIPE ANCHOR
		TEE UP
		TEE DOWN
		CIRCUIT SETTER

GENERAL MECHANICAL NOTES

- ALL WORK SHALL COMPLY WITH THE REQUIREMENTS OF TITLE 24 OF THE CALIFORNIA CODE OF REGULATIONS (C.C.R.), 2019 CMC.
- ALL SYSTEMS SHALL BE INSTALLED IN STRICT ACCORDANCE WITH ALL APPLICABLE CITY, COUNTY, FEDERAL AND STATE CODES AND ORDINANCES, AND SHALL MEET ALL REQUIREMENTS OF ALL AUTHORITIES HAVING JURISDICTION.
- SYSTEM LAYOUTS AS INDICATED ON DRAWINGS ARE GENERALLY DIAGRAMMATIC BUT SHALL BE FOLLOWED AS CLOSELY AS ACTUAL CONSTRUCTION WILL PERMIT.
- PRIOR TO SUBMISSION OF BID, REVIEW FULL SET OF NEW CONSTRUCTION DRAWINGS (INCLUDING ALL OTHER TRADES). INCLUDE ANY ADDITIONAL PIPE OR DUCT OFF-SETS THAT ARE NOT CURRENTLY SHOWN ON DRAWINGS BUT MAY BE REQUIRED TO CLEAR STRUCTURE, FINISHES OR WORK OF OTHER TRADES. NO EXTRA PAYMENT WILL BE ALLOWED FOR WORK RESULTING FROM LACK OF PROPER INITIAL APPRAISAL OF ENTIRE SCOPE OF WORK. SUBMIT REQUESTS FOR INFORMATIONS (RFIs) AS REQUIRED TO ANSWER ANY QUESTIONS THAT MAY ARISE DURING BIDDING PHASE. CLEARLY INDICATE SCOPE INCLUSION AND EXCLUSION IN BID.
- FURNISH ALL LABOR, MATERIALS, TRANSPORTATION, AND PERFORM ALL REQUIRED OPERATIONS TO PROVIDE COMPLETE AND OPERABLE MECHANICAL SYSTEM, IN ACCORDANCE WITH THE FULL INTENT AND MEANING OF THE DRAWINGS AND SPECIFICATIONS AND PER STANDARD TRADE PRACTICES.
- WORKMANSHIP SHALL BE FIRST CLASS THROUGHOUT AND PERFORMED ONLY BY COMPETENT AND EXPERIENCED WORKMEN IN A MANNER SATISFACTORY TO THE OWNER AND ARCHITECT.
- ALL EQUIPMENT SHALL BE INSTALLED WITH SUFFICIENT ACCESS TO CONTROLS, FILTERS, ELECTRIC MOTORS, ETC. CONTRACTOR SHALL PROVIDE ACCESS PANELS WHERE REQUIRED.
- COORDINATE ACCESS TO ALL DAMPERS, VALVES, AND OTHER SERVICEABLE EQUIPMENT.
- PROVIDE BIRD SCREENS AT ALL INTAKE AND EXHAUST OPENINGS.
- FLASH AND COUNTER FLASH ALL ROOF PENETRATIONS AS REQUIRED TO SEAL WEATHER TIGHT. (SEE ARCHITECTURAL ROOFING DETAILS AND SPECIFICATIONS).
- PROVIDE UL-LISTED/APPROVED THROUGH PENETRATION FIRE-STOPPING AT ALL DUCT, PIPE AND CONDUIT PENETRATIONS OF FIRE-RATED WALLS, FLOORS, CEILING/FLOOR OR CEILING/ROOF ASSEMBLIES AND SHAFTS COMPLIANT WITH CHAPTER 7 OF THE 2019 CALIFORNIA BUILDING CODE.
- LIMITING TRANSMISSION OF NOISE AND VIBRATIONS IS EXTREMELY IMPORTANT. CONTRACTOR TO PAY PARTICULAR ATTENTION THAT PIPING, EQUIPMENT, AND DUCTWORK ARE INSTALLED SO AS NOT TO CHATTER OR RUB AGAINST OTHER MATERIALS, EQUIPMENT OR BUILDING STRUCTURE. PROVIDE ISOMODE PADS, INSULATION OR OTHER SUITABLE MATERIALS TO AVOID DIRECT CONTACT AND NOISY CONDITIONS. SUFFICIENT CLEARANCES OF PIPING AND ITS ASSOCIATED COMPONENTS SHALL BE PROVIDED FROM ADJACENT JOIST, STUDS, BEAMS, COLUMNS DRYWALL, ETC. TO ALLOW FOR PIPE MOVEMENT DUE TO THERMAL EXPANSION AND STILL NOT COME IN CONTACT WITH STRUCTURE. INSULATION SHALL BE CONTINUOUS THROUGH PIPE HANGERS (PROVIDE SHEET METAL INSULATION SHIELD AT EACH HANGER).
- WHERE JOIST, STUD OR BEAM PENETRATIONS ARE REQUIRED, SIZE TO PROVIDE ADEQUATE CLEARANCE FROM PIPE BUT DO NOT SIZE FOR INSULATION. PROVIDE "ACCOUSTO-PLUMB" ISOLATORS AT EACH SUCH PIPE PENETRATION AND BUTT ENDS OF INSULATION TIGHT AGAINST FRAMING TO ELIMINATE ANY CONNECTIVE HEAT LOSS. REVIEW ALL SUCH PENETRATIONS WITH ARCHITECT AND GENERAL CONTRACTOR BEFORE DRILLING OR NOTCHING. SEE STRUCTURAL DRAWINGS FOR CRITERIA ON JOIST PENETRATIONS - VERIFY WITH GENERAL CONTRACTOR.
- PROVIDE DIELECTRIC INSULATING CONNECTIONS BETWEEN ALL DISSIMILAR METALS.
- NOTIFY ARCHITECT AND GENERAL CONTRACTOR 48 HOURS IN ADVANCE BEFORE ANY TESTING.
- PROVIDE DUCT AND PIPE INSULATION AND THERMOSTATS PER TITLE 24 REQUIREMENTS AND SPECIFICATIONS.
- PER CALIFORNIA GREEN BUILDING STANDARDS CODE (PART 11 OF TITLE 24, CALIFORNIA CODE OF REGULATIONS):
 - PROTECT DUCT OPENINGS AND MECHANICAL EQUIPMENT DURING CONSTRUCTION.
 - LIMIT USE OF PERMANENT HVAC DURING CONSTRUCTION TO CONDITIONING NECESSARY FOR MATERIAL AND EQUIPMENT INSTALLATION. IF PERMANENT HVAC IS USED DURING CONSTRUCTION, INSTALL MERV-8 FILTERS ON RETURNS, AND REPLACE ALL FILTERS IMMEDIATELY PRIOR TO OCCUPANCY, OR, IF THE BUILDING IS OCCUPIED DURING ALTERATION, AT THE CONCLUSION OF CONSTRUCTION.
 - PROVIDE AT LEAST MERV-8 FILTERS IN AIR HANDLERS CONDITIONING REGULARLY OCCUPIED SPACES OF MECHANICALLY VENTILATED BUILDINGS.
 - DO NOT INSTALL EQUIPMENT THAT CONTAINS CFCS OR HALONS.
- ENVIRONMENTAL CONTROLS IN THE MOBILITY UNITS SHALL NOT REQUIRE GRASPING OR TWISTING OF THE WRIST TO OPERATE.
- ALL EXHAUST FAN DISCHARGES SHALL BE MINIMUM 3'-0" FROM ANY OPERABLE WINDOW.
- ALL EXHAUST FAN DISCHARGES SHALL BE MINIMUM 10'-0" FROM A FORCED AIR INLET.
- COMPLY WITH CHAPTER 7 & 7A OF 2019 CBC.
- COORDINATE WITH ELECTRICAL DRAWINGS FOR POWER AND WIRING INFORMATION.

ABBREVIATIONS

NOTE: NOT ALL ABBREVIATIONS APPLY

Ø	DIAMETER	MAX	MAXIMUM
AC	AIR CONDITIONING	MBH	THOUSAND BTU PER HOUR
AFF	ABOVE FINISHED FLOOR	MECH	MECHANICAL
AMP	AMPERE	MIN	MINIMUM
ARCH	ARCHITECTURAL	(N)	NEW
BDD	BACKDRAFT DAMPERS	N/A	NOT APPLICABLE
BHP	BRAKE HORSEPOWER	NC	NORMALLY CLOSED
BLDG	BUILDING	NIC	NOT IN CONTRACT
BOD	BOTTOM OF DUCT	NO	NUMBER OR NORMALLY OPEN
BTU	BRITISH THERMAL UNIT	NTS	NOT TO SCALE
BTUH	BRITISH THERMAL UNIT PER HOUR	OAT	OUTSIDE AIR TEMPERATURE
CFM	CUBIC FEET PER MINUTE	ODB	OPPOSED BLADE DAMPER
CL	CENTER LINE	OC	ON CENTER
CLG	CEILING	OD	OUTSIDE DIMENSION
DBT	DRY BULB TEMPERATURE	OH	OVERHEAD
DN	DOWN	OSA	OUTSIDE AIR
DSO	DUCT MOUNTED SMOKE DETECTOR	PD	PRESSURE DROP
(E)	EXISTING	PH	PHASE
EA	EXHAUST AIR	PLBG	PLUMBING
EAT	ENTERING AIR TEMPERATURE	POC	POINT OF CONNECTION
EER	ENERGY EFFICIENCY RATIO	POD	POINT OF DEMOLITION
ELEC	ELECTRICAL	RA	RETURN AIR
ESP	EXTERNAL STATIC PRESSURE (IN WG)	REQD	REQUIRED
EWT	ENTERING WATER TEMPERATURE	REV	REVISION
F	FAHRENHEIT	RPM	REVOLUTIONS PER MINUTE
FA	FACE AREA	SA	SUPPLY AIR
FLA	FULL LOAD AMPS	SAD	SEE ARCHITECTURAL DRAWINGS
FD	FIRE DAMPER	SCD	SEE CIVIL DRAWINGS
FPM	FEET PER MINUTE	SED	SEE ELECTRICAL DRAWINGS
FSD	FIRE/SMOKE DAMPER	SD	SMOKE DAMPER
FT	FEET	SEER	SEASONAL ENERGY EFFICIENCY RATIO
GA	GAUGE	SP	STATIC PRESSURE
GAL	GALLONS	SPD	SEE PLUMBING DRAWINGS
GALV	GALVENIZED	SQ.FT.	SQUARE FEET
GPM	GALLONS PER MINUTE	SSD	SEE STRUCTURAL DRAWINGS
HD	HEAD	TA	TRANSFER AIR
HP	HORSEPOWER	TCP	TEMPERATURE CONTROL PANEL
HVAC	HEATING VENTILATING AND AC	TEMP	TEMPERATURE
HZ	HERTZ	TOD	TOP OF DUCT
ID	INSIDE DIAMETER	TYP	TYPICAL
IN.	INCH	UC	UNDERCUT
IN. W.G.	INCHES WATER GAGE (PRESSURE)	UG	UNDERGROUND
KW	KILOWATT	UN	UNLESS OTHERWISE NOTED
LAT	LEAVING AIR TEMPERATURE	VAV	VARIABLE AIR VOLUME
LBS	POUNDS	VEL	VELOCITY
LF	LINEAR FEET	VFD	VARIABLE FREQUENCY DRIVE
LWT	LEAVING WATER TEMPERATURE	WG	WATER GAGE
MA	MIXED AIR	WT	WEIGHT

APPLICABLE CODES

- 2019 BUILDING STANDARD ADMINISTRATIVE CODE, PART 1, TITLE 24 C.C.R.
- 2019 CALIFORNIA BUILDING CODE (CBC), PART 2, TITLE 24 C.C.R.;
- 2019 CALIFORNIA ELECTRICAL CODE (CEC), PART 3, TITLE 24 C.C.R.;
- 2019 CALIFORNIA MECHANICAL CODE (CMC), PART 4, TITLE 24 C.C.R.;
- 2019 CALIFORNIA PLUMBING CODE (CPC), PART 5, TITLE 24 C.C.R.;
- 2019 CALIFORNIA ENERGY CODE, PART 6, TITLE 24 C.C.R.;
- 2019 CALIFORNIA FIRE CODE (CFC), PART 9, TITLE 24, C.C.R.;
- 2019 CALIFORNIA "GREEN" BUILDING REQUIREMENTS, PART 11, TITLE 24 C.C.R.
- 2019 CALIFORNIA EXISTING BUILDING CODE, PART 10, TITLE 24 C.C.R.
- 2019 CALIFORNIA REFERENCED STANDARDS CODE, PART 12, TITLE 24, C.C.R.
- TITLE 19, CCR, PUBLIC SAFETY, STATE FIRE MARSHAL REGULATIONS
- 2019 CALIFORNIA HISTORICAL BUILDING CODE

REFERENCE CODE SECTION FOR NFPA STANDARDS - CBC(SFM) 3504.1
TITLE 24 C.C.R. ACCESSIBILITY STANDARDS
AMERICAN WITH DISABILITIES ACT (A.D.A., ADAAG) FEDERAL ACCESSIBILITY STANDARDS

MECHANICAL SCOPE OF WORK

- PROVIDE (N) HEATING AND COOLING VRV SYSTEM FOR SPACE.

NATURAL VENTILATION

BELOW SHOWS COMPLIANCE WITH CALIFORNIA ENERGY CODE SECTION 120.1(c)(2)

FLOOR AREA = 562 SQ FT
CEILING HEIGHT = 9 FT
FURTHEST DISTANCE ALLOWED FROM OPENINGS (OPENINGS ON OPPOSITE SIDES) = 5' CEILING HEIGHT = 45 FT
4% OF THE NET OCCUPABLE FLOOR AREA = 22.5 SQ. FT
TOTAL AREA OF OPENABLE WINDOWS = 8*3.125 = 25 SQ FT

SHEET INDEX

M0.0	MECHANICAL TITLE SHEET
M2.1	MECHANICAL PLANS
MT24.1	TITLE 24 FORMS
MT24.2	TITLE 24 FORMS

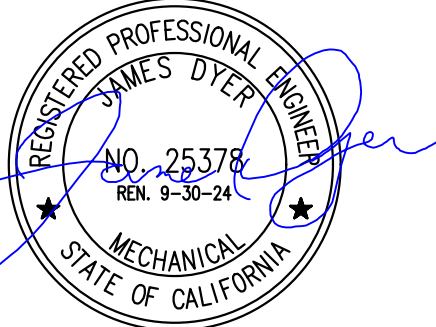


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ATHERTON

RAIL STATION REHABILITAION



MECHANICAL COVER

SHEET

PROJ. NO. 2022 - 002

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MP0.0

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GENERAL NOTES

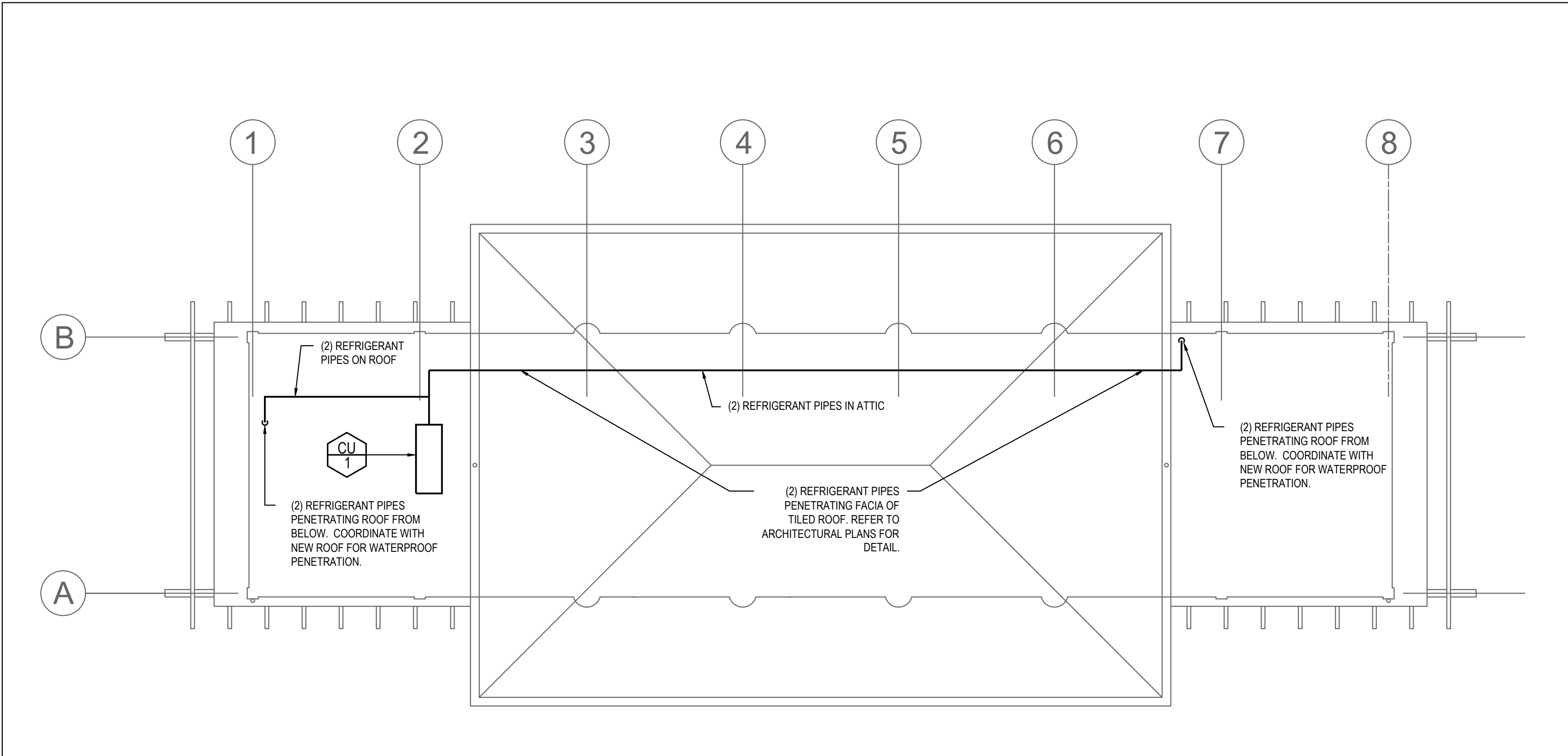
A. THE HVAC SYSTEM AND ALL COMPONENTS (REFRIGERANT PIPES, CONDENSATE DRAINS, TEMPERATURE CONTROLLERS, ETC.) ARE BID ALTERNATE #2.



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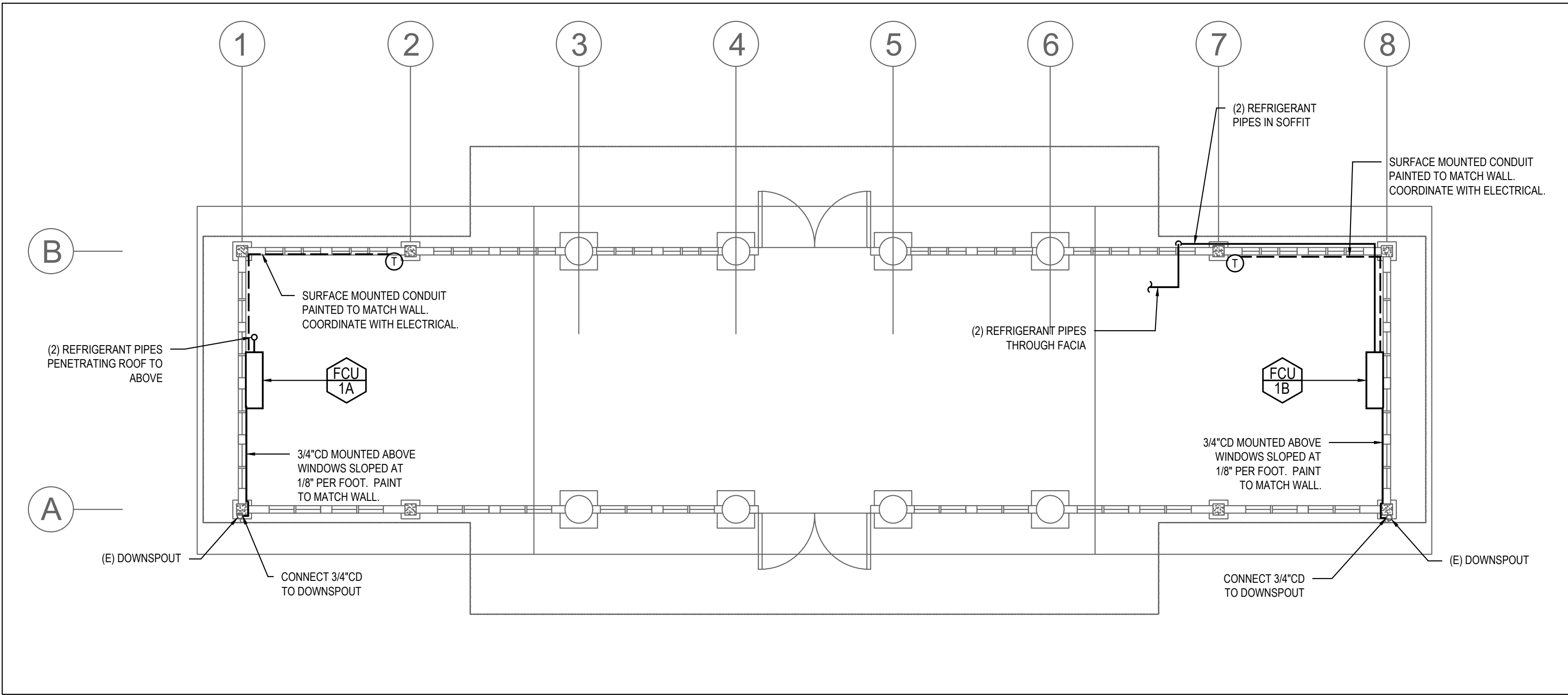


2

MECHANICAL ROOF PLAN

1/4" = 1'-0"

N

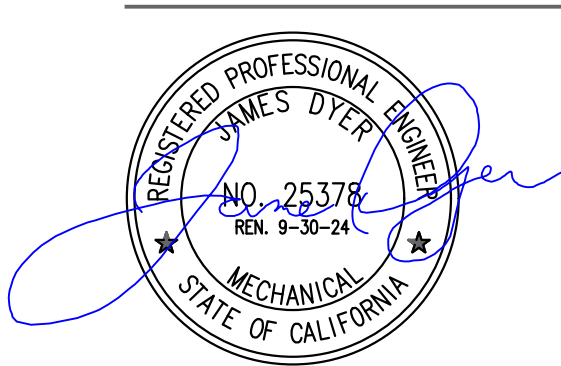


1

MECHANICAL FLOOR PLAN

1/4" = 1'-0"

N



MECHANICAL PLANS

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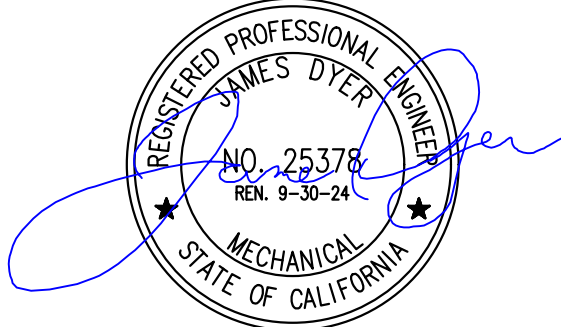
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TITLE 24 FORMS

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STATE OF CALIFORNIA

Mechanical Systems

NRCC-MCH-E

CALIFORNIA ENERGY COMMISSION

CERTIFICATE OF COMPLIANCE

NRCC-MCH-E

This document is used to demonstrate compliance for mechanical systems that are within the scope of the permit application and are demonstrating compliance using the prescriptive path outlined in §140.4, or §141.0(b)2 for alterations.

Project Name: Atherton Station Improvement Project

Report Page: (Page 1 of 8)

Project Address: 2 Dinkelspiel Station Lane

Date Prepared: 12/2/2022

A. GENERAL INFORMATION

01 Project Location (city) Atherton

04 Total Conditioned Floor Area 618

02 Climate Zone 3

05 Total Unconditioned Floor Area 0

03 Occupancy Types Within Project:

06 # of Stories (Habitable Above Grade) 1

☐ Office (B)

☐ Retail (M)

☐ Non-refrigerated Warehouse (S)

☐ Hotel/ Motel Guest Rooms (R-1)

☐ School (E)

☐ Healthcare Facility (I)

☐ High-Rise Residential (R-2/R-3)

☐ Relocatable Class Bldg (E)

☒ Other (write in) See Table J

B. PROJECT SCOPE

This table includes mechanical systems or components that are within the scope of the permit application and are demonstrating compliance using the prescriptive path outlined in §140.4, or §141.0(b)2 for alterations.

01 Air System(s)

02 Wet System Components

03 Dry System Components

☒ Heating Air System

☐ Water Economizer

☐ Air Economizer

☒ Cooling Air System

☐ Pumps

☐ Electric Resistance Heat

Mechanical Controls

☐ System Piping

☒ Fan Systems

☒ Mechanical Controls (existing to remain, altered or new)

☐ Cooling Towers

☐ Ductwork (existing to remain, altered or new)

☐ Chillers

☒ Ventilation

☐ Boilers

☐ Zonal Systems/ Terminal Boxes

Registration Number:

Registration Date/Time:

Registration Provider: Energysoft

CA Building Energy Efficiency Standards - 2019 Nonresidential Compliance

Report Version: 2019.1.003

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Project Name: Atherton Station Improvement Project

Report Page: (Page 2 of 8)

Project Address: 2 Dinkelspiel Station Lane

Date Prepared: 12/2/2022

C. COMPLIANCE RESULTS

Table C will indicate if the project data input into the compliance document is compliant with mechanical requirements. This table is not editable by the user. If this table says "DOES NOT COMPLY" or "COMPLIES with Exceptional Conditions" refer to Table D., or the table indicated as not compliant for guidance.

01 System Summary

02 Pumps

03 Fans/ Economizers

04 System Controls

05 Ventilation

06 Terminal Box Controls

07 Distribution

08 Cooling Towers

09 Compliance Results

(See Table F)

(See Table G)

(See Table H)

(See Table I)

(See Table J)

(See Table K)

(See Table L)

(See Table M)

Yes

AND

AND

Yes

AND

Yes

AND

AND

COMPLIES

Mandatory Measures Compliance (See Table Q for Details)

D. EXCEPTIONAL CONDITIONS

This table is auto-filled with uneditable comments because of selections made or data entered in tables throughout the form.

E. ADDITIONAL REMARKS

This table includes remarks made by the permit applicant to the Authority Having Jurisdiction.

Registration Number:

Registration Date/Time:

Registration Provider: Energysoft

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This document is used to demonstrate compliance for mechanical systems that are within the scope of the permit application and are demonstrating compliance using the prescriptive path outlined in §140.4, or §141.0(b)2 for alterations.

Project Name: Atherton Station Improvement Project

Report Page: (Page 3 of 8)

Project Address: 2 Dinkelspiel Station Lane

Date Prepared: 12/2/2022

F. HVAC SYSTEM SUMMARY (DRY & WET SYSTEMS)

This table is used to demonstrate compliance for mechanical equipment with mandatory requirements found in §110.1 and §110.2(a) and prescriptive requirements found in §140.4(a), §140.4(b) and §140.4(k) or §141.0(b)2 for alterations.

Dry System Equipment Sizing (includes air conditioners, condensers, heat pumps, VRF, furnaces and unit heaters)

01

02

03

04

05

06

07

08

09

10

11

Name or Item Tag

Equipment Category per Tables 110.2

Equipment Type per Tables 110.2 / Title 20

Smallest Size Available¹ §140.4(a)

Equipment Sizing per Mechanical Schedule (kBtu/h) §140.4 (a&b)

Heating Output^{2,3}

Cooling Output^{2,3}

Load Calculations^{3,4}

Per Design (kBtu/h)

Rated (kBtu/h)

Supp. Heating Output (kBtu/h)

Sensible Per Design (kBtu/h)

Rated (kBtu/h)

Total Heating Load (kBtu/h)

Total Sensible Cooling Load (kBtu/h)

CU-1

Unitary Heat Pumps

Air-cooled, split (1phase)

Yes

31.89

37

10.65

34.63

34.2

4.19

28.38

¹FOOTNOTES: Equipment shall be the smallest size, within the available options of the desired equipment line, necessary to meet the design heating and cooling loads of the building per §140.4(a). Healthcare facilities are excepted.

²It is common practice to show rated output capacity on the equipment schedule. Sensible cooling output comes from specification sheet tables.

³If equipment is heating only, leave cooling output and load blank. If equipment is cooling only, leave heating output and load blank.

⁴Authority Having Jurisdiction may ask for load calculations used for compliance per §140.4(b).

Dry System Equipment Efficiency (other than Package Terminal Air Conditioners (PTAC) and Package Terminal Heat Pumps (PTHP))

01

02

03

04

05

06

07

08

09

Name or Item Tag

Size Category (Btu/h)

Rating Condition (°F)

Efficiency Unit

Minimum Efficiency Required per Tables 110.2 / Title 20

Design Efficiency

Efficiency Unit

Minimum Efficiency Required per Tables 110.2 / Title 20

Design Efficiency

CU-1

<65,000

HSPF

8.2

10.3

SEER

14.0

18

G. PUMPS

This section does not apply to this project.

Registration Number:

Registration Date/Time:

Registration Provider: Energysoft

CA Building Energy Efficiency Standards - 2019 Nonresidential Compliance

Report Version: 2019.1.003

Report Generated: 2022-12-02 14:28:10

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STATE OF CALIFORNIA

Mechanical Systems

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This document is used to demonstrate compliance for mechanical systems that are within the scope of the permit application and are demonstrating compliance using the prescriptive path outlined in §140.4, or §141.0(b)2 for alterations.

Project Name: Atherton Station Improvement Project

Report Page: (Page 4 of 8)

Project Address: 2 Dinkelspiel Station Lane

Date Prepared: 12/2/2022

H. FAN SYSTEMS & AIR ECONOMIZERS

This table is used to demonstrate compliance with prescriptive requirements found in §140.4(c), §140.4(e) and §140.4(m) for fan systems. Fan systems serving only process loads are exempt from these requirements and do not need to be included in Table H.

System Name:

CU-1

Economizer:¹

NA: <=54 kBtu/h cooling

Economizer Controls:

Designed per §140.4(e) and (m)

System Fan Type:

Constant Volume

01

02

03

04

05

06

07

08

Fan Name or Item Tag

Fan Function

Qty

Maximum Design Supply Airflow (CFM)

HP Unit²

Design HP

Fan Power Pressure Drop Adjustment - Table 140.4-B

Device

Design Airflow through Device (CFM)

SF

Supply

1

400

BHP

1

N/A

N/A

RF

Return

1

0

BHP

1

N/A

N/A

Total System Design Supply Airflow (CFM):

400

Total System Design (B)HP:

2

Maximum System Fan Power (B)HP:

¹FOOTNOTES: Computer room economizers must meet requirements of §140.9(a) and will be documented on the NRCC-PRC-E document.

²The unit used for HP must be consistent for all fans within a system.

I. SYSTEM CONTROLS

This table is used to demonstrate compliance with mandatory controls in §110.2 and §120.2 and prescriptive controls in §140.4(f) and (n) or requirements in §141.0(b)2E for altered space conditioning systems.

01

02

03

04

05

06

07

08

09

System Name

System Zoning

Conditioned Floor Area Being Served (ft²)

Thermostats §110.2(b) & (c)¹, §120.2(a)or §141.0(b)2E

Shut-Off Controls §120.2(e)

Isolation Zone Controls §120.2(a)

Demand Response §110.12 and §120.2(b)

Supply Air Temp. Reset §140.4(f)

Window Interlocks per §140.4(n)

CU-1

Single zone

<= 25,000 ft²

Setback

Auto Timer Switch

4 Hour Timer

EMCS

Included

Provided

¹FOOTNOTES: Gravity gas wall heaters, gravity floor heaters, gravity room heaters, non-central electric heaters, fireplaces or decorative gas appliances, wood stoves are not required to have setback thermostats.

*Notes: Controls with a * require a note in the space below explaining how compliance is achieved. EX: system 1: SA Temp Reset: Exempt because zones compliant with §140.4(a) ; EXCEPTION 1 to §140.4(f)

Registration Number:

Registration Date/Time:

Registration Provider: Energysoft

CA Building Energy Efficiency Standards - 2019 Nonresidential Compliance

Report Version: 2019.1.003

Report Generated: 2022-12-02 14:28:10

Schema Version: rev 20200601

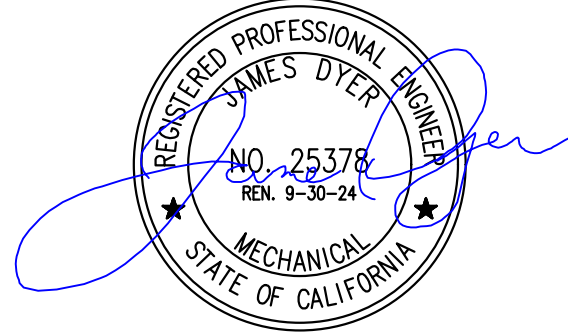


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TITLE 24 FORMS

SHEET

PROJ. NO. 2022 - 002

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MT24.2

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CALIFORNIA ENERGY COMMISSION

CERTIFICATE OF COMPLIANCE
Project Name: Atherton Station Improvement Project
Project Address: 2 Dinkelspiel Station Lane
Report Page: (Page 5 of 8)
Date Prepared: 12/2/2022

J. VENTILATION AND INDOOR AIR QUALITY

This table is used to demonstrate compliance with mandatory ventilation requirements in §120.1 and §120.2(e)3B for all nonresidential, high-rise residential and hotel/motel occupancies. For alterations, only ventilation systems being altered within the scope of the permit application need to be documented in this table. In lieu of this table, the required outdoor ventilation rates and airflows may be shown on the plans or the calculations can be presented in a spreadsheet.

01	<input type="checkbox"/>	Check the box if the project is showing ventilation calculations on the plans, or attaching the calculations instead of completing this table.
02	<input checked="" type="checkbox"/>	Check this box if the project included Nonresidential or Hotel/Motel spaces
	<input type="checkbox"/>	Check this box if the project included new or altered high-rise residential dwelling units.
03	<input type="checkbox"/>	Check the box if the project is using natural ventilation in any nonresidential or hotel/motel spaces to meet required ventilation rates per §120.1(c)2.

Nonresidential and Hotel/ Motel Ventilation Systems									
04		05			06			07	
System Name	CU-1	System Design OA CFM Airflow ¹	154	System Design Transfer Air CFM	0	Air Filtration per §120.1(c) and §141.0(b)2 ²	Provided per §120.1(c) (NR and Hotel/Motel)		
08	09	10	11	12	13	14	15	16	
Space Name ot item Tag	Occupancy Type ⁴	Conditioned Floor Area (ft ²)	# of Shower heads/ toilets	# of people ⁵	Required Min OA CFM	Required Min CFM	Provided per Design CFM	DCV or Sensor Controls per §120.1(d)3, §120.1(d)5, and §120.1(e)3 ⁶	
								DCV	NA: Not required per §120.1(d)3
Zone 1	Museum (children's)	618			154.5	0	0	Occ Sensor	NA: Not required space type
17	Total System Required Min OA CFM				154	18	Ventilation for this System Complies?		Yes

¹ FOOTNOTES: System CFM should include both mechanical and natural ventilation for the zone/system
² Air filtration requirements apply to the following three system types per §120.1(c)1A : space conditioning systems utilizing ducts to supply air to occupiable space; supply-only ventilation systems providing outside air to occupiable space; supply side of balanced ventilation systems including heat recovery and energy recovery ventilation systems providing outside air to occupiable space.
³ Uniform Mechanical Code may have more stringent ventilation requirements; the most stringent code requirement takes precedence.
⁴ See Standards Tables 120.1-A and 120.1-B.
⁵ For lecture halls with fixed seating, the expected number of occupants shall be determined in accordance with the California Building Code.

Registration Number: CA Building Energy Efficiency Standards - 2019 Nonresidential Compliance
Registration Date/Time: Report Version: 2019.1.003
Registration Provider: Energysoft
Schema Version: rev 20200601
Report Generated: 2022-12-02 14:28:10

STATE OF CALIFORNIA
NRCC-MCH-E
CALIFORNIA ENERGY COMMISSION

CERTIFICATE OF COMPLIANCE
Project Name: Atherton Station Improvement Project
Project Address: 2 Dinkelspiel Station Lane
Report Page: (Page 7 of 8)
Date Prepared: 12/2/2022

O. DECLARATION OF REQUIRED CERTIFICATES OF ACCEPTANCE

Selections have been made based on information provided in previous tables of this document. If any selection needs to be changed, please explain why in Table E Additional Remarks. These documents must be provided to the building inspector during construction and can be found online at https://www.energy.ca.gov/title24/2019standards/2019_compliance_documents/Nonresidential_Documents/NRCA/

Form/Title	Systems/Spaces To Be Field Verified	Field Inspector	
		Pass	Fail
NRCA-MCH-02-A - Outdoor Air must be submitted for all newly installed HVAC units. Note: MCH-02-A can be performed in conjunction with MCH-07-A Supply Fan VFD Acceptance (if applicable) since testing activities overlap.	Standard Fau/AC;	<input type="checkbox"/>	<input type="checkbox"/>
NRCA-MCH-03-A - Constant Volume Single Zone HVAC NOTE: This form does not automatically move to "Yes". If Constant Volume Single Zone HVAC Systems are included in the scope, permit applicant should move this form to "Yes".	Standard Fau/AC;	<input type="checkbox"/>	<input type="checkbox"/>
NRCA-MCH-11-A Automatic Demand Shed Controls	Standard Fau/AC;	<input type="checkbox"/>	<input type="checkbox"/>
NRCA-MCH-16-A Supply Air Temperature Reset Controls	Standard Fau/AC;	<input type="checkbox"/>	<input type="checkbox"/>
NRCA-MCH-18-A Energy Management Control Systems	Standard Fau/AC;	<input type="checkbox"/>	<input type="checkbox"/>

P. DECLARATION OF REQUIRED CERTIFICATES OF VERIFICATION
There are no NRCV forms required for this project.

Q. MANDATORY MEASURES DOCUMENTATION LOCATION
This table is used to indicate where mandatory measures are documented in the plan set or construction documentation.

01		02	
Compliance with Mandatory Measures documented through MCH Mandatory Measures Note Block	Yes	M-Sheets	

Registration Number: CA Building Energy Efficiency Standards - 2019 Nonresidential Compliance
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CERTIFICATE OF COMPLIANCE
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Report Page: (Page 6 of 8)
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J. VENTILATION AND INDOOR AIR QUALITY

⁶ §120.2(e)3 requires systems serving rooms that are required by §130.1(c) to have lighting occupancy sensing controls to also have occupancy sensing zone controls for ventilation. Examples of spaces which require lighting occupancy sensors include offices 250ft² or smaller, multipurpose rooms less than 1,000 ft², classrooms, conference rooms, restrooms, aisles and open areas in warehouses, library book stack aisles, corridors, stairwells, parking garages, and loading and unloading zones, unless excepted by §130.1(c).

K. TERMINAL BOX CONTROLS
This section does not apply to this project.

L. DISTRIBUTION (DUCTWORK and PIPING)
This section does not apply to this project.

M. COOLING TOWERS
This section does not apply to this project.

N. DECLARATION OF REQUIRED CERTIFICATES OF INSTALLATION

Selections have been made based on information provided in previous tables of this document. If any selection needs to be changed, please explain why in Table E Additional Remarks. These documents must be provided to the building inspector during construction and can be found online at https://www.energy.ca.gov/title24/2019standards/2019_compliance_documents/Nonresidential_Documents/NRCI/

Form/Title	Field Inspector	
	Pass	Fail
NRCI-MCH-01-E - Must be submitted for all buildings	<input type="checkbox"/>	<input type="checkbox"/>

Registration Number: CA Building Energy Efficiency Standards - 2019 Nonresidential Compliance
Registration Date/Time: Report Version: 2019.1.003
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STATE OF CALIFORNIA
NRCC-MCH-E
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DOCUMENTATION AUTHOR'S DECLARATION STATEMENT
I certify that this Certificate of Compliance documentation is accurate and complete.
Documentation Author Name: Henry Chan
Company: EDesignC, Inc.
Address: 582 Market Street, Suite 400
City/State/Zip: San Francisco CA 94104
Signature Date: 2022-12-02
CEA/ HERS Certification Identification (if applicable):
Phone: (415) 963-4303

RESPONSIBLE PERSON'S DECLARATION STATEMENT
I certify the following under penalty of perjury, under the laws of the State of California:
1. The information provided on this Certificate of Compliance is true and correct.
2. I am eligible under Division 3 of the Business and Professions Code to accept responsibility for the building design or system design identified on this Certificate of Compliance (responsible designer)
3. The energy features and performance specifications, materials, components, and manufactured devices for the building design or system design identified on this Certificate of Compliance conform to the requirements of Title 24, Part 1 and Part 6 of the California Code of Regulations.
4. The building design features or system design features identified on this Certificate of Compliance are consistent with the information provided on other applicable compliance documents, worksheets, calculations, plans and specifications submitted to the enforcement agency for approval with this building permit application.
5. I will ensure that a completed signed copy of this Certificate of Compliance shall be made available with the building permit(s) issued for the building, and made available to the enforcement agency for all applicable inspections. I understand that a completed signed copy of this Certificate of Compliance is required to be included with the documentation the builder provides to the building owner at occupancy.

Responsible Designer Name: Jim Dyer
Company: EDesignC, Inc.
Address: 582 Market Street, Suite 400
City/State/Zip: San Francisco CA 94104
Signature Date: 2022-12-02
License: M25378
Phone: (415)963-4303

Registration Number: CA Building Energy Efficiency Standards - 2019 Nonresidential Compliance
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GENERAL ELECTRICAL NOTES

1. ALL WORK IS TO BE PERFORMED IN STRICT COMPLIANCE WITH THE NATIONAL ELECTRIC CODE, STATE LAWS, AND ALL OTHER REGULATIONS GOVERNING WORK OF THIS NATURE.
2. CONTRACTOR SHALL FAMILIARIZE HIMSELF WITH THE EXISTING JOB CONDITION. HE SHALL EXAMINE CONSTRUCTION DRAWINGS AND SPECIFICATIONS AND SHALL HAVE HAD VISITED THE CONSTRUCTION SITE, PRIOR TO SUBMITTING HIS BID PROPOSAL. HE SHALL BE FAMILIAR WITH THE EXISTING CONDITIONS UNDER WHICH HE WILL HAVE TO OPERATE AND WHICH WILL IN ANY WAY AFFECT THE WORK UNDER THIS CONTRACT. NO SUBSEQUENT ALLOWANCE WILL BE MADE IN THIS CONNECTION IN BEHALF OF THE CONTRACTOR FOR ANY ERROR OR NEGLIGENCE ON HIS PART. DETERMINE THE SEQUENCE OF CONSTRUCTION THROUGHOUT THE PROJECT, INCLUDING TEMPORARY FACILITIES AND CONNECTIONS REQUIRED FOR THE DURATION OF THE PROJECT.
3. THE CONTRACTOR SHALL SECURE ALL PERMITS OR APPLICATIONS, AND PAY ANY AND ALL FEES AS REQUIRED.
4. EXISTING ARCHITECTURAL SURFACES DISTURBED DURING CONSTRUCTION SHALL BE PATCHED AND PAINTED TO MATCH EXISTING.
5. WORK SHOWN IN THESE PLANS ARE NEW, UON. INSTALLATION SHALL BE CONCEALED. WHERE NOT POSSIBLE, CONTRACTOR SHALL OBTAIN APPROVAL FROM ARCHITECT AND ENGINEER FOR EXPOSED INSTALLATION. A WRITTEN APPROVAL IS REQUIRED. USE SURFACE RACEWAYS, WIREMOLD, OR EQUAL. ALL ELECTRIC MATERIALS, DEVICES, AND EQUIPMENT FOR THE PROJECT SHALL BE NEW AND U.L. APPROVED
6. ALL CONDUIT SHALL BE 3/4" MINIMUM. ALL CONDUIT SHALL BE RUN PARALLEL TO EXISTING SURFACES. WHEN CONDUIT CROSSES CORRIDORS OR ROOMS IT SHALL BE DONE PERPENDICULAR TO WALLS.
7. PAINT ALL SURFACE MOUNTED CONDUITS AND FITTINGS TO MATCH ADJACENT SURFACE. CONFIRM COLOR WITH OWNER.
8. ALL EXPOSED CONDUITS SHALL BE MOUNTED WITH 2-HOLE STRAPS.
9. CONDUIT CONNECTORS SHALL BE COMPRESSION TYPE.
10. SEAL ALL CONDUIT PENETRATIONS THROUGH FIRE RATED WALLS. FURNISH AND INSTALL FIRE RATED BACKBOXES AS REQUIRED TO MAINTAIN FIRE RATING OF CEILING OR WALLS WHERE RECESSED ELECTRIC EQUIPMENT SUCH AS LIGHT FIXTURES, SWITCHES, RECEPTACLES, PANEL, ETC. ARE INSTALLED IN RATED WALL OR CEILINGS. PENETRATIONS OF FIRE RATED WALLS, CEILINGS, OR FLOORS SHALL COMPLY WITH CBC CHAPTER 7 REQUIREMENTS. IN WALLS AND PARTITIONS THAT ARE FOR FIRE RESISTIVE CONSTRUCTION, OPENINGS FOR STEEL ELECTRICAL OUTLET BOXES SHALL NOT EXCEED 16 SQUARES INCHES. IN ADDITION, THE AGGREGATE AREA OF SUCH OPENING SHALL NOT EXCEED 100 SQ IN FOR ANY 100 SQUARE FEET OF WALL OR PARTITION. OUTLET BOXES ON OPPOSITE SIDES OF THE WALLS OR PARTITION SHALL BE SEPARATED BY A HORIZONTAL DISTANCE OF AT LEAST 24 INCHES, OR BE PROVIDED WITH FIRE PUTTY.
11. ALL NEW WIRING SHALL BE IN CONDUIT. COORDINATE ROUTING OF CONDUIT WITH ARCHITECT AND STRUCTURAL FOR OPENINGS IN WALLS AND ANY NOTCHING OF JOISTS.
12. THE ELECTRICAL PLANS ARE SCHEMATIC IN NATURE AND ARE NOT INTENDED TO SHOW ALL OF THE ARCHITECTURAL DETAILS OR SPECIFICS OF ELECTRICAL CONSTRUCTION. TAKE ALL DIMENSIONS FROM THE ARCHITECTURAL DRAWINGS. BEFORE ROUGH-IN, VERIFY ALL MOUNTING HEIGHTS AND EXACT LOCATIONS FOR ALL EQUIPMENT ELECTRICAL CONNECTIONS, STUB-UPS, RECEPTACLES, OUTLETS, CONDUIT RUNS, ETC. WITH ARCHITECT AND OWNER. PLACE DEVICES LOCATED ABOVE COUNTERS, SHELVING, ETC. AND IN BATHROOMS SO AS NOT TO CONFLICT WITH EDGES OF WAINSCOTING, COUNTER SPLASH, SHELVING, ETC. ARCHITECTURAL SHEETS SHALL GOVERN. SEE ELECTRICAL SECTION OF ARCHITECTURAL SPECIFICATION FOR ADDITIONAL INFORMATION.
13. PULLROPES: ANY RACEWAY WITHOUT CABLE OR WIRE SHALL BE INSTALLED WITH MINIMUM 200 POUND TEST PULL LINE AND LARGER.
14. ALL DEVICES AND EQUIPMENT INSTALLED OUTDOORS OR EXPOSED TO THE WEATHER SHALL BE OF WEATHERPROOF CONSTRUCTION. ALL WALL PENETRATIONS TO EXTERIOR WALLS SHALL BE SEALED WATER TIGHT.
15. ALL EQUIPMENT SHALL BE LISTED AND LABELED BY A NATIONALLY RECOGNIZED TESTING LABORATORY AND SHALL BE INSTALLED AS PER LISTING OR LABELING (IE. MAXIMUM FUSE SIZE MEANS FUSE PROTECTION IS REQUIRED).
16. ALL EQUIPMENT MANUFACTURERS SHALL BE NOTED IN DRAWINGS. SUBSTITUTIONS ARE PERMITTED BUT MUST BE APPROVED EQUAL.
17. CONNECTIONS TO MECHANICAL EQUIPMENT SHALL BE MADE WITH A MINIMUM OF 24" OF WEATHERPROOF FLEXIBLE CONDUIT TO PREVENT SOUND AND VIBRATION TRANSMISSION TO THE STRUCTURE. COORDINATE ALL MOTOR OVERLOADS AND/OR FUSES FURNISHED BY THIS CONTRACT WITH THE ACTUAL EQUIPMENT INSTALLED. SIZE OVERLOADS BASED ON MOTOR NAMEPLATE FULL LOAD CURRENT AND SERVICE FACTOR. FUSES FOR MOTOR AND TRANSFORMER CIRCUITS SHALL BE DUAL ELEMENT. FUSES FOR OTHER "NON-IRUSH" LOADS SHALL BE FAST ACTING. ALL FUSES SHALL BE CURRENT LIMITING CLASS RK5 OR CLASS L, UON. CONTRACTOR SHALL COORDINATE WITH ALL TRADES FOR MANUFACTURER INSTALLATION REQUIREMENTS.
18. ALL ELECTRICAL WORK SHALL BE COORDINATED WITH THE MECHANICAL WORK AS CALLED FOR IN MECHANICAL SPECIFICATIONS.
19. GROUNDING CONDUCTORS ARE GENERALLY NOT SHOWN. GROUND AND BOND ALL EQUIPMENT, RACEWAYS, MOTORS, PANELBOARDS AND SWITCHBOARDS, ETC. IN ACCORDANCE WITH NEC ARTICLE 250.
20. FIELD MOUNTED DEVICES SUCH AS SWITCHES, MOTOR STARTERS, RECEPTACLES, ETC., ARE SHOWN IN THEIR APPROXIMATE LOCATION. SWITCH MOUNTING HEIGHT SHALL BE 48" ABOVE FINISHED FLOOR AND RECEPTACLE MOUNTING HEIGHT SHALL BE 18" ABOVE FINISHED FLOOR. CONTRACTOR SHALL COORDINATE WITH ALL TRADES FOR MANUFACTURER INSTALLATION REQUIREMENTS.
21. ELECTRICAL CONTRACTOR TO PROVIDE EXPANSION FITTINGS AT ALL EXPANSION JOINT LOCATION. USE STEEL FLEX 6 FEET EACH SIDE OF THE JOINT AND TERMINATE IN A PULLBOX AT EACH END, OR OTHER APPLIED METHODS.
22. ALL LIGHTING FIXTURE LOCATIONS AND ROUTING SHALL BE REVIEWED BY ARCHITECT PRIOR TO ROUGH-IN.
23. ALL ELECTRICAL EQUIPMENT SHALL BE INSTALLED TO MAINTAIN A MINIMUM OF 36" CLEARANCE PER NEC ARTICLE 110.26.
24. PENETRATIONS OF FIRE RATED WALLS CEILINGS OR FLOORS SHALL COMPLY WITH CBC CHAPTER 7 REQUIREMENTS.
25. WHERE OUTLET BOXES ARE INSTALLED WITHIN RATED ASSEMBLIES, PROVIDE 3M MOLDBABLE PUTTY PADS OR EQUAL TO MAINTAIN FIRE RATED ASSEMBLIES.
26. ALL RECEPTACLES SHALL BE GROUNDING TYPE.
27. ALL RECEPTACLES INSTALLED IN BATHROOMS AND KITCHENS SHALL HAVE GROUND-FAULT CIRCUIT INTERRUPTER PROTECTION AS REQUIRED BY THE NATIONAL ELECTRIC CODE.
28. CONTRACTOR TO CONFIRM EXACT LOCATION OF METERS WITH ELECTRIC UTILITY.
29. SUBMIT TO THE OWNER CERTIFICATES OF INSPECTIONS IN DUPLICATE FROM AN APPROVED INSPECTION AGENCY UPON COMPLETION.
30. PERFORMANCE AND WITNESSING OF TESTS
 - A. THE CONTRACTOR SHALL FURNISH ALL INSTRUMENTS AND QUALIFIED PERSONNEL OR FIRM TO PERFORM ALL REQUIRED TESTS.
 - B. ALL NEW AND RECONNECTED ELECTRICAL CIRCUIT SHALL BE TESTED TO INSURE CIRCUIT CONTINUITY, INSULATION RESISTANCE, PROPER SPLICING AND GROUNDING IN ACCORDANCE WITH THE LATEST STANDARDS AS STATED ABOVE. BEFORE CONNECTING POWER CABLES TO MOTORS, THE INSULATION RESISTANCE OF ALL MOTOR WINDINGS SHALL BE TESTED IN ACCORDANCE WITH THE ABOVE STANDARDS.
 - C. ANY CONTRACTOR FURNISHED AND/OR INSTALLED SPLICE, RECOMMENDED VOLTAGE AND INSULATION RESISTANCE TESTS, SHALL BE CONNECTED OR REPLACED BY THE CONTRACTOR AT HIS EXPENSE.
 - D. NO EQUIPMENT SHALL BE ENERGIZED UNTIL ALL TESTS AND ADJUSTMENTS HAVE BEEN MADE.
 - E. THREE COPIES OF ALL TEST RESULTS SHALL BE DELIVERED TO THE OWNER.

ABBREVIATIONS

A	AMPERE	N	NEUTRAL
AC	ALTERNATING CURRENT	(N)	NEW
AF	AMPERE RATING OF FUSE	N.E.C.	NATIONAL ELECTRICAL CODE
AFF	ABOVE FINISHED FLOOR	NEMA	NATIONAL ELECTRICAL MANUFACTURERS
C	CONDUIT	ASSOC.	
CKT	CIRCUIT	NEUT	NEUTRAL
D	DEDICATED	NIC	NOT IN CONTRACT
E	EXISTING TO REMAIN	NTS	NOT TO SCALE
ELEC	ELECTRICAL	PB	PULL BOX
EM	EMERGENCY	PNL	PANEL
EMT	ELECTRICAL METALLIC TUBING	POS	POINT OF SALE
<F>	FUTURE	RR	REMOVE AND RELOCATE
FACP	FIRE ALARM CONTROL PANEL	RSC	RIGID STEEL CONDUIT
FATC	FIRE ALARM TERMINAL CAN	SLD	SINGLE LINE DIAGRAM SPEC
G	GROUNDING CONDUCTOR		SPECIFICATION
GFI	GROUND FAULT INTERRUPTER	T	TELEPHONE
GND	GROUND	TV	TELEVISION
HP	HORSEPOWER	UG	UNDERGROUND
kVA	KILOVOLT AMPS	UAC	UNDER ANOTHER CONTRACT
kW	KILOWATTS	UON	UNLESS OTHERWISE NOTED
LTG	LIGHTING	V	VOLT
LTS	LIGHTS	VP	VANDAL PROOF
LV	LOW VOLTAGE	WT	WATTS
MECH	MECHANICAL	WP	WEATHERPROOF (NEMA 3R)
MTD	MOUNTED	WT	WATERTIGHT
MV	MEDIUM VOLTAGE	XFMR	TRANSFORMER

SYMBOLS

	DEMOLITION WORK
	BRANCH CIRCUIT WIRING IN CONDUIT CONCEALED IN CEILING OR WALL.
	BRANCH CIRCUIT WIRING IN CONDUIT CONCEALED UNDER FLOOR OR UNDERGROUND.
	BRANCH CIRCUIT HOMERUN TO PANEL. CONCEALED IN CEILING SPACE OR WHERE POSSIBLE.
	JUNCTION OR OUTLET BOX MOUNT ABOVE CEILING WITH BLANK COVER (F=FLUSH IN FINISHED CEILING)
	SINGLE POLE THROW SWITCH AND BOX, WALL MOUNTED, +48".
	DUPLEX RECEPTACLE 20A, 125V, 3WG, NEMA 5-20R, +15" (UON). (WP=GFCI AND WEATHERPROOF WITH IN-USE COVER, D=DEDICATED,OS=OCCUPANCY SENSOR CONTROLLED) NEW INTERIOR RECEPTACLES SHALL BE TAMPER RESISTANT TYPE. REFER TO SCOPE OF WORK MATRIX FOR AFCI TYPE RECEPTACLE APPLICATION.
	DUPLEX RECEPTACLE 20A, WITH GROUND FAULT CIRCUIT INTERRUPTER, +15" (UON). (WP=WEATHERPROOF)
	DUPLEX RECEPTACLE 20A, ABOVE COUNTER OR +42" AT LAUNDRY
	DOUBLE DUPLEX RECEPTACLE (2) NEMA 5-20R, COORDINATE WITH ARCHITECT ON INSTALLATION HEIGHT.
	240V RECEPTACLE. COORDINATE PLUG TYPE WITH EQUIPMENT SELECTION FOR RANGES AND MECHANICAL EQUIPMENT.
	PANEL BOARD, 120/240V, SINGLE PHASE, 3W FLUSH IN RESIDENTIAL UNITS. 120/208V 3 PHASE, 4 WIRE FLUSH/SURFACE IN COMMUNITY BUILDING.
	DAYLIGHTING SENSOR
	DUAL TECH OCCUPANCY SENSOR

PANEL SCHEDULE

PANEL NAME:		(E) AITHERTON RAIL PANEL		PHASE		1	VOLTAGE	120/208			MCB	125 A (VIF)		
LOCATION:		REMOTE BOX		WIRE		3	AIC				MLO			
CKT	NOTES	TYPE	T	P	DESCRIPTION	LOAD		LOAD	DESCRIPTION	T	P	TYPE	NOTES	CKT
1	1		VIF	2	MAIN BREAKER	VIF	A	1	LITES	20	1	C	1	2
3	1		---	---		VIF	B	0.5	PLUGS	20	1	G	1	4
5	1	G	20	1	TICKET MACHINE	0.3	A	2.7456	DOOR OPERATOR	20	1	M	3	6
7	1	G	20	1	CARD READER	0.3	B	0.56	EXISTING LOAD	20	1	G	1	8
9	2	D	20	2	CONDENSING UNITS	1.6848	A	1	POLE LIGHTS	20	1	G	1	10
11	2	D	---	---		1.6848	B	0.2	SPRINKLERS	20	1	D	1	12
13	2	D	15	2	FAN COILS	0.104	A	1.8	TRACK LIGHTS	20	1	C	2	14
15	2	D	---	---		0.104	B	1.8	TRACK LIGHTS	20	1	C	2	16
17	2	G	20	1	DISPLAY RECEPTACLES		A	1.8	TRACK LIGHTS	20	1	C	2	18
19	2	G	20	1	DISPLAY RECEPTACLES, TV	1	B	1.8	TRACK LIGHTS	20	1	C	2	20
PHASE A			11.434		SUBTOTAL		8.2		DEMAND CALCULATION					
PHASE B			11.434				8.2		CONTINUOUS LOAD (C) 125%					10.25
							3.7776		DEDICATED LOAD (D) 100%					3.7776
							4.6		GENERAL LOAD (G) 100 1ST 10KVA, 50% REST					4.6
NOTES:									LARGEST MOTOR 25%					0
1 - EXISTING LOADS WITH ESTIMATED LOAD					2.7456				MOTOR LOAD (M) 100%					3.432
2 - NEW BREAKER									TOTAL DEMAND					22
3 - NEW CIRCUIT ON EXISTING BREAKER									AMPS @ 120/240					92

<h2 style="margin: 0;">SCOPE OF WORK</h2>	
<p>A. NEW LIGHTING FOR GENERAL AND DISPLAY.</p> <p>B. NEW POWER FOR MECHANICAL EQUIPMENT.</p> <p>C. NEW POWER FOR DISPLAYS.</p>	
<h2 style="margin: 0;">APPLICABLE CODES</h2>	
<ol style="list-style-type: none"> 1. 2019 BUILDING STANDARD ADMINISTRATIVE CODE, PART 1, TITLE 24 C.C.R. 2. 2019 CALIFORNIA BUILDING CODE (CBC), PART 2, TITLE 24 C.C.R.; 3. 2019 CALIFORNIA ELECTRICAL CODE (CEC), PART 3, TITLE 24 C.C.R.; 4. 2019 CALIFORNIA MECHANICAL CODE (CMC), PART 4, TITLE 24 C.C.R.; 5. 2019 CALIFORNIA PLUMBING CODE (CPC), PART 5, TITLE 24 C.C.R.; 6. 2019 CALIFORNIA ENERGY CODE, PART 6, TITLE 24 C.C.R.; 7. 2019 CALIFORNIA FIRE CODE (CFC), PART 9, TITLE 24, C.C.R.; 9. 2019 CALIFORNIA EXISTING BUILDING CODE, PART 10, TITLE 24 C.C.R 10. 2019 CALIFORNIA "GREEN" BUILDING REQUIREMENTS, PART 11, TITLE 24 C.C.R 11. 2019 CALIFORNIA REFERENCED STANDARDS CODE, PART 12, TITLE 24, C.C.R. 12. TITLE 19, CCR, PUBLIC SAFETY, STATE FIRE MARSHAL REGULATIONS <p>NFPA 13, AUTOMATIC SPRINKLER SYSTEM, 2019 EDITION NFPA 14, STANDPIPE AND HOSE SYSTEMS, 2019 EDITION NFPA 72, NATIONAL FIRE ALARM CODE, 2019 EDITION</p>	
<h2 style="margin: 0;">SHEET INDEX</h2>	
<p>E0.0</p> <p>E2.1</p> <p>E2.2</p> <p>ET24.1</p> <p>ET24.2</p>	<p>ELECTRICAL COVER SHEET</p> <p>POWER PLAN</p> <p>LIGHTING PLAN</p> <p>TITLE 24 FORMS</p> <p>TITLE 24 FORMS</p>

RAIL STATION
REHABILITATION

E0.C

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GENERAL NOTES

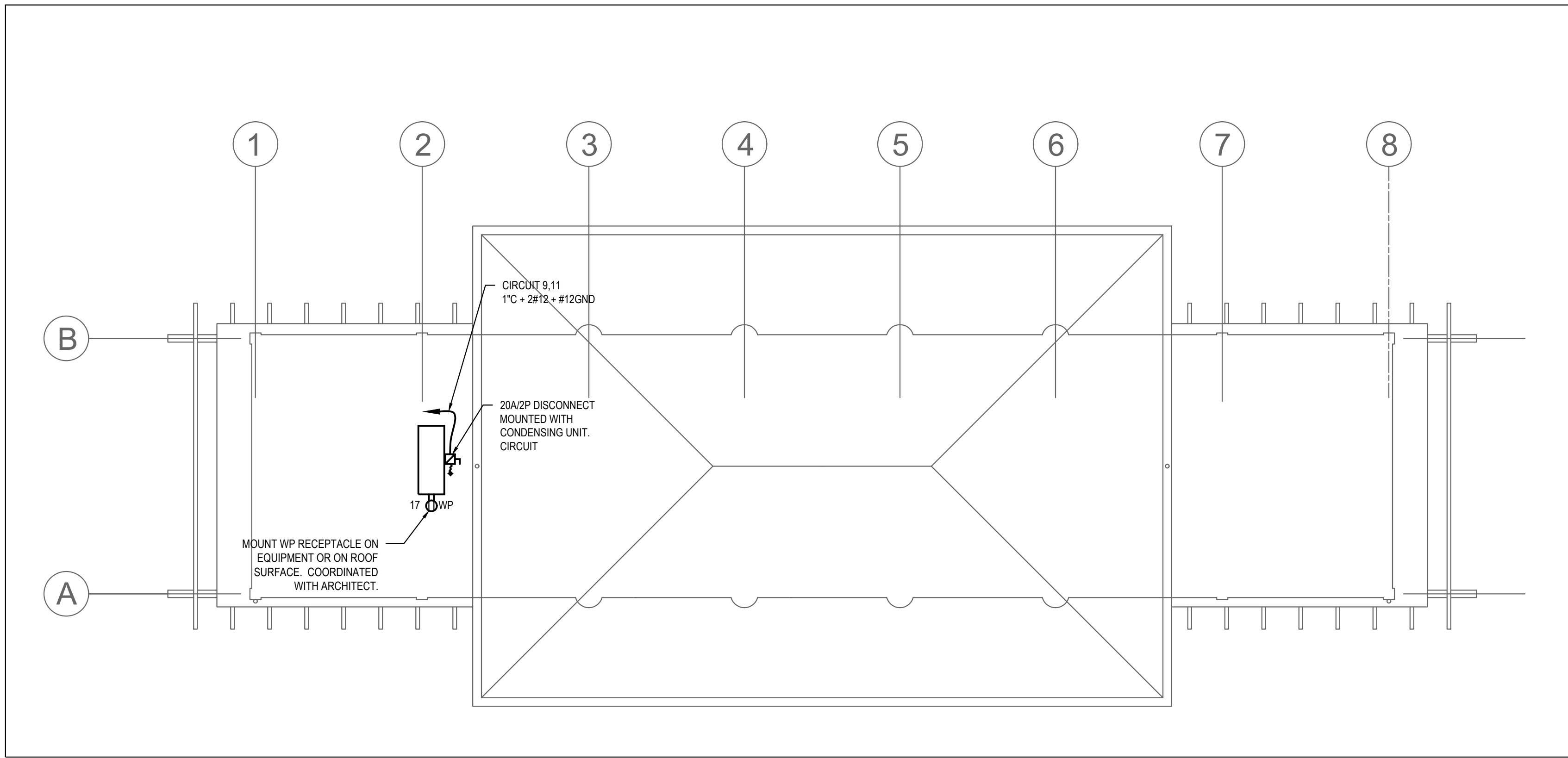
- A. COORDINATE ALL DEVICE MOUNTING WITH ARCHITECT.
- B. COORDINATE TRENCHING FOR NEW CONDUIT AND FEEDER FOR NEW CIRCUITS FROM PANEL. CONTRACTOR TO TRACE EXISTING CONDUIT AND INSTALL TWO (2) NEW 1-1/2" CONDUITS FOR NEW CIRCUITS BACK TO EXISTING DISTRIBUTION PANEL (NOT SHOWN ON PLANS).
- C. ANY EXPOSED CONDUIT SHALL BE PAINTED TO MATCH ADJACENT SURFACE.

SHEET NOTES

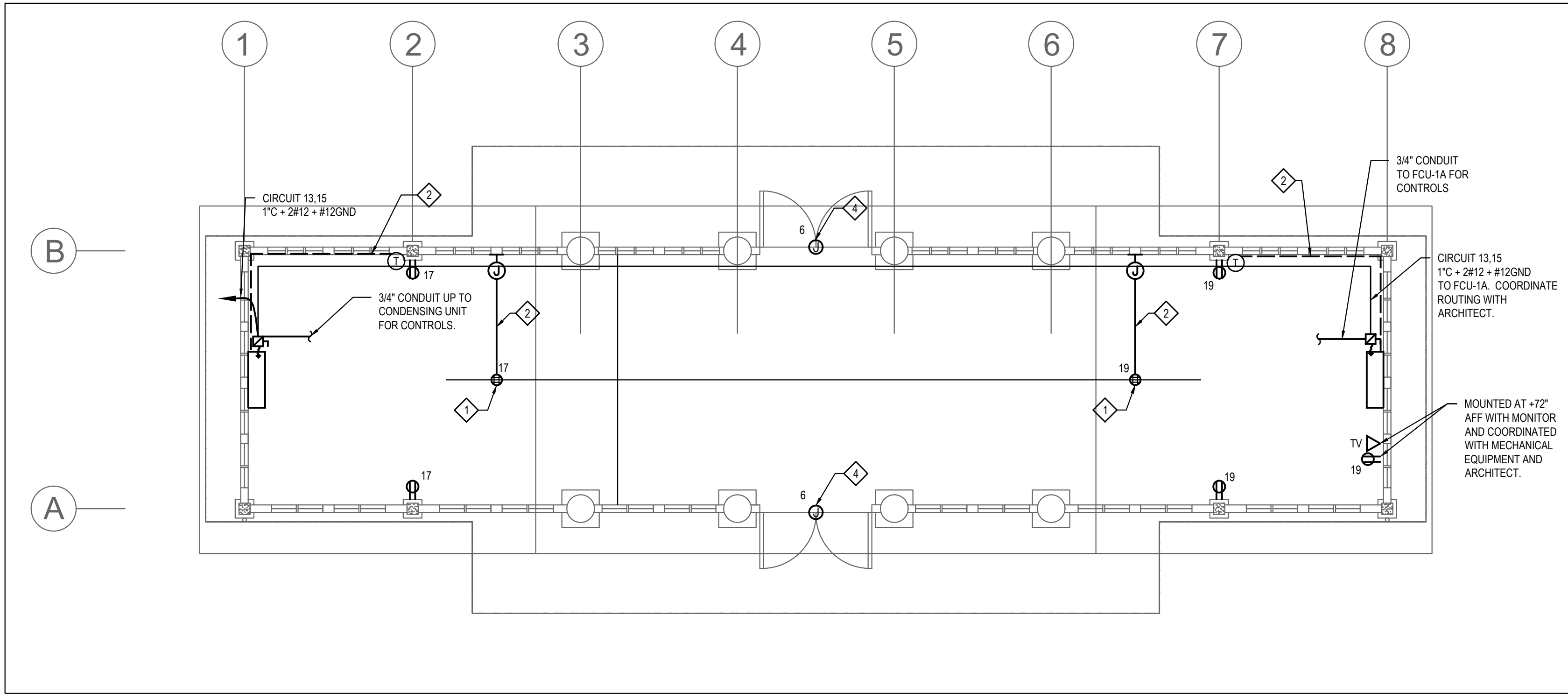
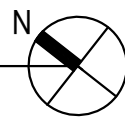
1. FLOOR MOUNTED RECEPTACLES WITH DEDICATED CIRCUIT BELOW EACH DISPLAY. PROVIDE ALLOWANCE FOR SAWCUTTING FLOOR TO INSTALL RECESSED RECEPTACLES.
2. FLOOR MOUNTED RACEWAY TO BE CONNECTRAC OR APPROVE EQUAL. CONTRACTOR TO SUBMIT PERMITTED PLANS TO CONNECTRAC FOR RACEWAY DESIGN.
3. FURNISH AND INSTALL 3/4" CONDUIT FOR THERMOSTAT WIRING. COORDINATE MOUNTING WITH ARCHITECT AND MECHANICAL. PAINT EXPOSED CONDUIT TO MATCH ADJACENT SURFACE.
4. COORDINATE DOOR OPERATOR POWER WITH ARCHITECT. PROVIDE 3/4" CONDUIT FROM DOOR OPERATOR TO PUSH PADS. COORDINATE ROUTING WITH ARCHITECT.

ATHERTON

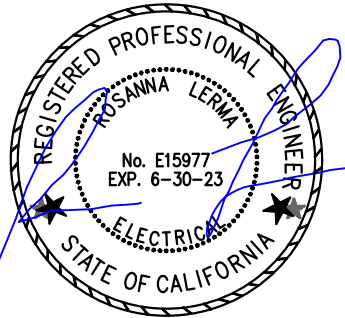
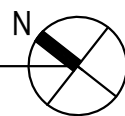
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2 ELECTRICAL ROOF PLAN
1/4" = 1'-0"



1 ELECTRICAL FLOOR PLAN
1/4" = 1'-0"



POWER PLAN

PROJ. NO. 2022 - 002
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SHEET NOTES

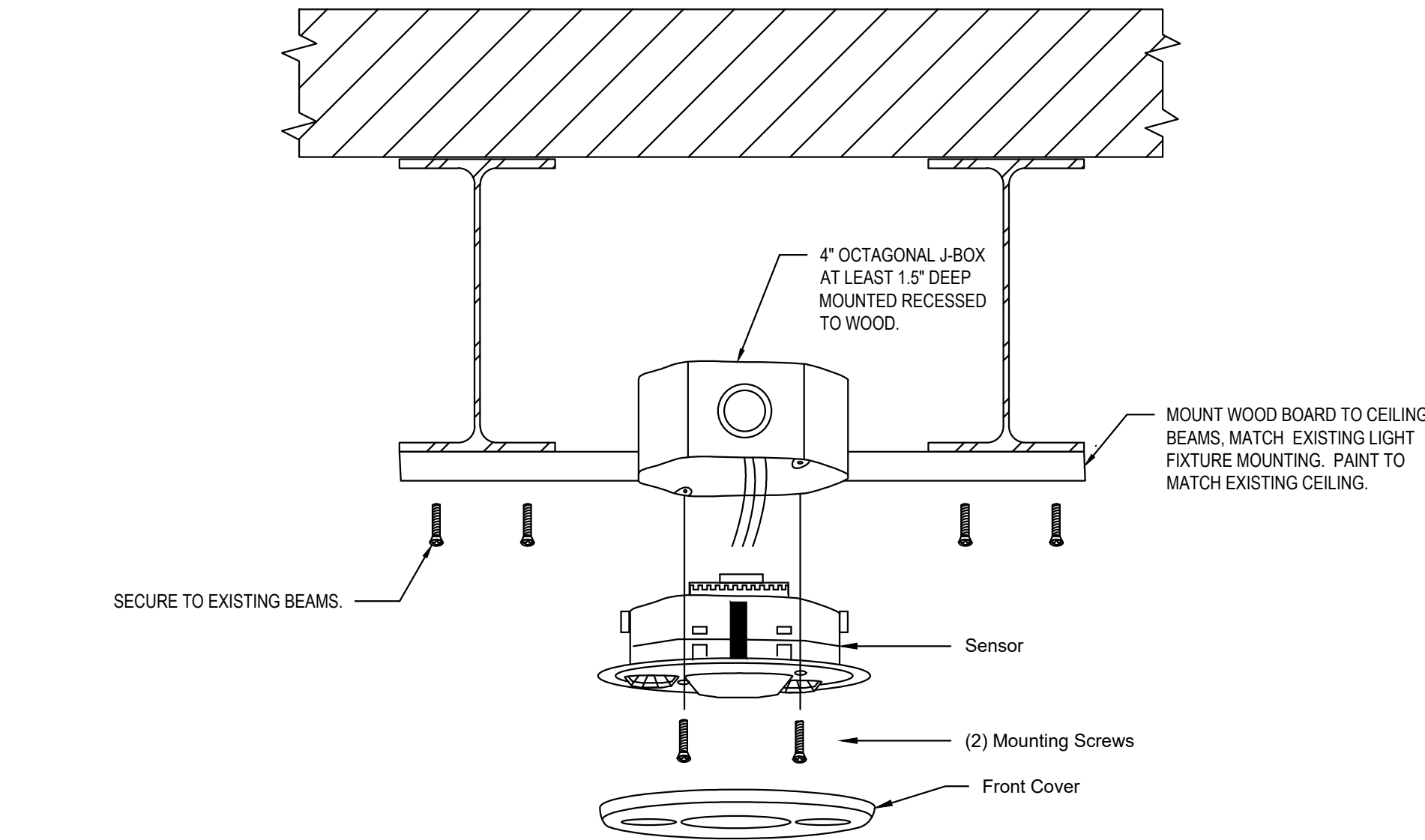
1. INTERCEPT EXISTING CONDUIT WITH NEW OCCUPANCY SENSOR. IN OCCUPANCY SENSOR BELOW CEILING BEAMS. SEE DETAIL 2/E2.2.



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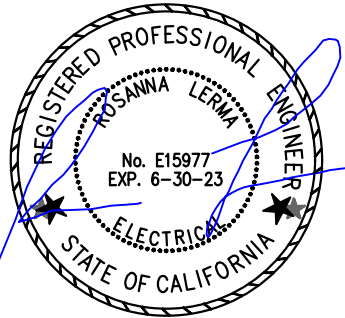


2 OCCUPANCY SENSOR MOUNTING

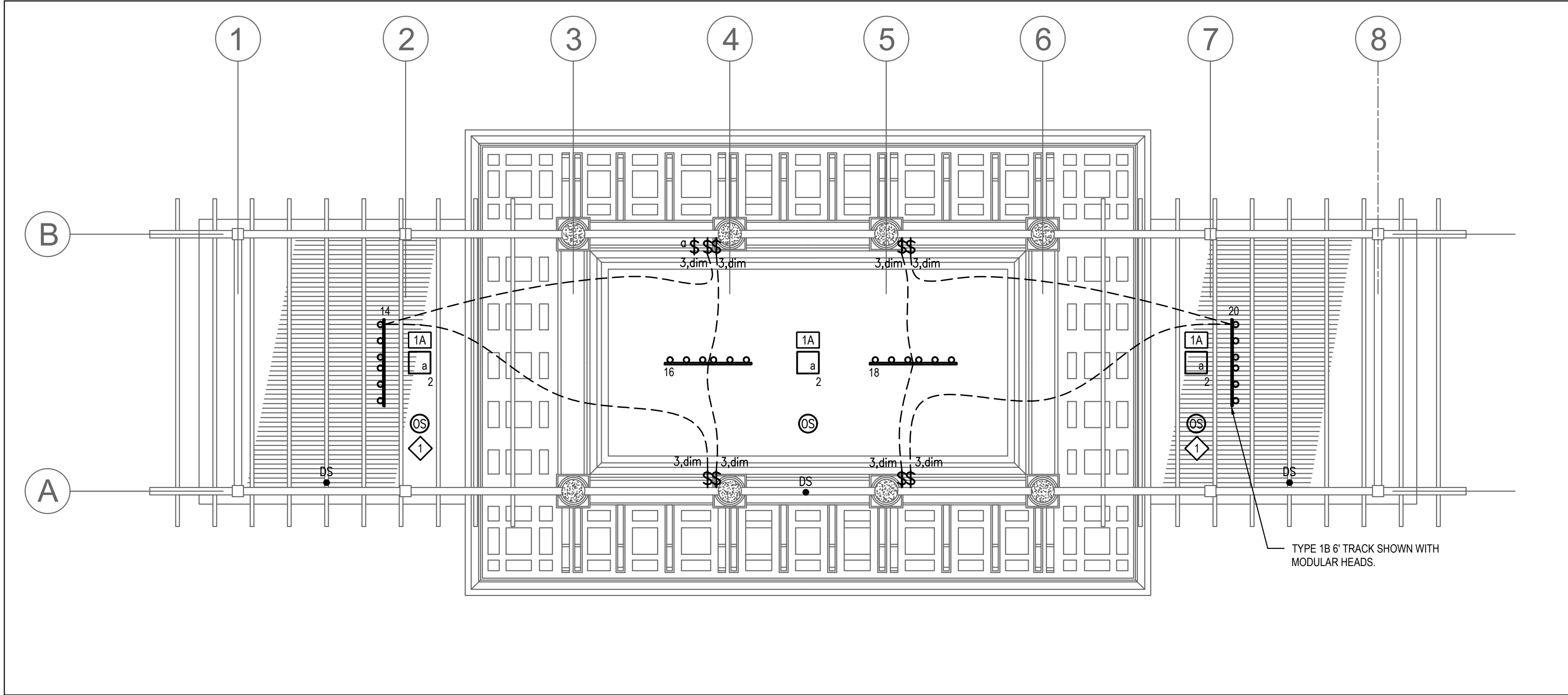
NO SCALE

TYPE	MANUFACTURER	MODEL	LAMPING & CCT	MOUNTING	CONTROL	VOLTAGE	LUMENS	MAX VA	NOTES
1A	MODERN FORMS	FM-3214	INTEGRATED LED 3000K	REPLACE EXISTING	OCCUPANCY SENSOR	120	2955	31.5	CEILING MOUNTED SQUARE LIGHT TO BE REPLACED IN EXISTING LOCATION, NOTE 5.
1B	JUNO	R620L-30K-90CRI-PDIM-VBS-VERIFY FINISHING	INTEGRATED LED 3000K	TRACK	DIMMING	120	987	15	TRACK LIGHT ON JUNO TRACK (TU 6FT FINISH). PROVIDE WITH 135 WATT CURRENT LIMITER.

- NOTES:
- CONTRACTOR SHALL VERIFY EXACT QUANTITY AND LOCATION OF FIXTURES WITH ARCHITECTURAL RCP PLAN PRIOR TO PURCHASING.
 - ALL FIXTURE LENGTHS, COLOR TEMPERATURES, AND FINISH SHALL BE VERIFIED BY ARCHITECT.
 - ENGINEER APPROVED EQUAL ALTERNATE MANUFACTURERS ARE ACCEPTABLE.
 - COORDINATE STRUCTURAL CONNECTIONS WITH STRUCTURAL ENGINEER.
 - PROVIDE ALLOWANCE FOR NEW JUNCTION BOX AND CONNECTING TO EXISTING CIRCUIT. CONTRACTOR TO VERIFY CONDITIONS OF EXISTING LIGHT MOUNTING.

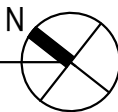


LIGHTING PLANS



1 LIGHTING PLAN

1/4" = 1'-0"



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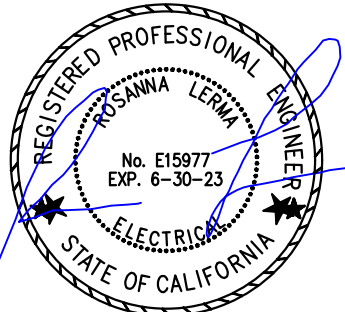


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STATE OF CALIFORNIA

Indoor Lighting

NRCC-LTI-E

CALIFORNIA ENERGY COMMISSION

NRCC-LTI-E

CERTIFICATE OF COMPLIANCE

This document is used to demonstrate compliance with requirements in §110.9, §110.12(c), §130.0, §130.1, §140.6 and §141.0(b)2 for indoor lighting scopes using the prescriptive path.

Project Name: Atherton Station Improvement ProjectReport Page: (Page 1 of 7)

Project Address: 2 Dinkelspiel Station LaneDate Prepared: 12/2/2022

A. GENERAL INFORMATION

01 Project Location (city)	Atherton	04 Total Conditioned Floor Area (ft²)	618
02 Climate Zone	3	05 Total Unconditioned Floor Area (ft²)	0
03 Occupancy Types Within Project (select all that apply):	06 # of Stories (Habitable Above Grade) 1		

• See Table I

B. PROJECT SCOPE

This table includes any lighting systems that are within the scope of the permit application and are demonstrating compliance using the prescriptive path outlined in §140.6 or §141.0(b)2 for alterations.

Scope of Work	Conditioned Spaces		Unconditioned Spaces	
01	02	03	04	05
My Project Consists of (check all that apply):	Calculation Method	Area (ft²)	Calculation Method	Area (ft²)
<input type="checkbox"/> New Lighting System				
<input type="checkbox"/> New Lighting System - Parking Garage				
<input checked="" type="checkbox"/> Altered Lighting System	Area Category Method	618	Area Category Method	0
Total Area of Work (ft²)	618		0	

Registration Number:

Registration Date/Time:

Registration Provider: Energysoft

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STATE OF CALIFORNIA

Indoor Lighting

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CALIFORNIA ENERGY COMMISSION

NRCC-LTI-E

CERTIFICATE OF COMPLIANCE

Project Name: Atherton Station Improvement ProjectReport Page: (Page 3 of 7)

Project Address: 2 Dinkelspiel Station LaneDate Prepared: 12/2/2022

F. INDOOR LIGHTING FIXTURE SCHEDULE

1B	Type 1B	Yes	No	135	Mfr. Spec	4	No	540	<input type="checkbox"/>	<input type="checkbox"/>
Total Designed Watts: CONDITIONED SPACES									635	

1

FOOTNOTE: Design Watts for small aperture and color changing luminaires which qualify per §140.6(a)4B is adjusted to be 75% of their rated wattage. Table F automatically makes this adjustment, the permit applicant should enter full rated wattage in column 05.

2

Authority Having Jurisdiction may ask for Luminaire cut sheets to confirm wattage used for compliance per §130.0(c). Wattage used must be the maximum rated for the luminaire, not the lamp.

G. MODULAR LIGHTING SYSTEMS

This table calculates wattage for modular lighting systems/ track lighting fixtures indicated on Table F and transfers wattage to Table F.

01	02	03				04
Name or Item Tag	Complete Track Description	Calculation Method per §130.0(c)6				Track Wattage
1B	Type 1B	<input type="checkbox"/> i Installed Luminaires vs Default 30 W/ft	<input checked="" type="checkbox"/> ii Current Limiter	<input type="checkbox"/> iii Overcurrent Protection Panel	<input type="checkbox"/> iv Power supplied by driver, power supply or transformer¹	
		VA of current limiter				135
		135				

1

FOOTNOTE: For power-over-Ethernet lighting systems, power provided to installed non-lighting devices may be subtracted from the total power rating of the power-over-Ethernet system.

H. INDOOR LIGHTING CONTROLS (Not including PAFs)

This table includes lighting controls for conditioned and unconditioned spaces. When a control having a * is shown, the notes section of this table provides more detail on how compliance is achieved. The lighting controls section of the Compliance Summary Table on the first page will show "DOES NOT COMPLY" if the notes are left blank.

Building Level Controls

01	02	03
Mandatory Demand Response §110.12(c)	Shut-off controls §130.1(c)	Field Inspector
		Pass
Required > 10,000 SF	See Area/Space Level Controls	Fail

Registration Number:

Registration Date/Time:

Registration Provider: Energysoft

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CERTIFICATE OF COMPLIANCE

Project Name: Atherton Station Improvement ProjectReport Page: (Page 2 of 7)

Project Address: 2 Dinkelspiel Station LaneDate Prepared: 12/2/2022

C. COMPLIANCE RESULTS

If any cell on this table says "DOES NOT COMPLY" or "COMPLIES with Exceptional Conditions" refer to Table D. for guidance.

Lighting in conditioned and unconditioned spaces must not be combined for compliance per §140.6(b)1	Allowed Lighting Power per §140.6(b) (Watts)					05	Adjusted Lighting Power per §140.6(a) (Watts)		08	Compliance Results		
	01	02	03	04	06		07					
	Complete Building §140.6(c)1	Area Category §140.6(c)2	Area Category Additional §140.6(c)2G (+)	Tailored §140.6(c)3 (+)	Total Designed (Watts)		Adjustments PAF Lighting Control Credits §140.6(a)2 (-)					
(See Table I)	(See Table I)	(See Table J)	(See Table K)	=	Total Allowed (Watts)	≥	(See Table F)	(See Table P)	=	05 must be ≥ 08 §140.6		
Conditioned		370.8	309		=	680	≥	635	0	=	635	COMPLIES
Unconditioned					=		≥			=		
Controls Compliance (See Table H for Details)											COMPLIES	
Rated Power Reduction Compliance (See Table Q for Details)												

D. EXCEPTIONAL CONDITIONS

This table is auto-filled with uneditable comments because of selections made or data entered in tables throughout the form.

E. ADDITIONAL REMARKS

This table includes remarks made by the permit applicant to the Authority Having Jurisdiction.

F. INDOOR LIGHTING FIXTURE SCHEDULE

This table includes all permanent designed lighting and all portable lighting in offices.

Designed Wattage: Conditioned Spaces

01	02	03	04	05	06	07	08	09	10	
Name or Item Tag	Complete Luminaire Description	Modular (Track) Fixture	Small Aperture & Color Change¹	Watts per luminaire²	How is Wattage determined	Total Number of Luminaires	Excluded per §140.6(a)3	Design Watts	Field Inspector	
									Pass	Fail
1A	Type 1A	No	No	31.5	Mfr. Spec	3	No	94.5	<input type="checkbox"/>	<input type="checkbox"/>

Registration Number:

Registration Date/Time:

Registration Provider: Energysoft

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CERTIFICATE OF COMPLIANCE

Project Name: Atherton Station Improvement ProjectReport Page: (Page 4 of 7)

Project Address: 2 Dinkelspiel Station LaneDate Prepared: 12/2/2022

H. INDOOR LIGHTING CONTROLS (Not including PAFs)

Area Level Controls

04	05	06	07	08	09	10	11	12	
Area Description	Complete Building or Area Category Primary Function Area	Area Controls §130.1(a)	Multi-Level Controls §130.1(b)	Shut-Off Controls §130.1(c)	Primary/Sky lit Daylighting §130.1(d)	Secondary Daylighting §140.6(d)	Interlocked Systems §140.6(a)1	Field Inspector	
								Pass	Fail
Atherton Station	Museum Area Exhibit/Display	Manual ON/OFF	Dimmer	Occupancy Sensor	Included	Included	No	<input type="checkbox"/>	<input type="checkbox"/>

*NOTES: Controls with a * require a note in the space below explaining how compliance is achieved.
EX: Conference 1: Primary/Skylight Daylighting: Exempt because less than 120 watts of general lighting; EXCEPTION 1 to §130.1(d)2

13

Plan Sheet Showing Daylit Zones:

E2.2

I. LIGHTING POWER ALLOWANCE: COMPLETE BUILDING OR AREA CATEGORY METHODS

Each area complying using the Complete Building or Area Category Methods per §140.6(b) are included in this table. Column 06 indicates if additional lighting power allowances per §140.6(c) or adjustments per §140.6(a) are being used .

Conditioned Spaces

01	02	03	04	05	06
Area Description	Complete Building or Area Category Primary Function Area	Allowed Density (W/ft²)	Area (ft²)	Allowed Wattage (Watts)	Additional Allowance / Adjustment
Zone 1	Museum Area Exhibit/Display	0.6	618	370.8	Area Category Yes No
TOTALS:			618	370.8	See Tables J, or P for detail

Registration Number:

Registration Date/Time:

Registration Provider: Energysoft

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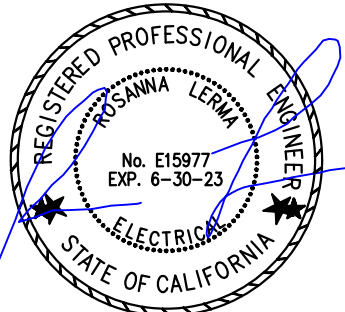
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CERTIFICATE OF COMPLIANCE

Project Name: Atherton Station Improvement Project

Report Page: (Page 6 of 7)

Project Address: 2 Dinkelspiel Station Lane

Date Prepared: 12/2/2022

O. ADDITIONAL LIGHTING ALLOWANCE: TAILORED VERY VALUABLE MERCHANDISE

This section does not apply to this project.

P. POWER ADJUSTMENT: LIGHTING CONTROL CREDIT (POWER ADJUSTMENT FACTOR (PAF))

This section does not apply to this project.

Q. RATED POWER REDUCTION COMPLIANCE FOR ALTERATIONS

This section does not apply to this project.

R. 80% LIGHTING POWER FOR ALL ALTERATIONS - CONTROLS EXCEPTIONS

This section does not apply to this project.

S. DAYLIGHT DESIGN POWER ADJUSTMENT FACTOR (PAF)

This section does not apply to this project.

T. DECLARATION OF REQUIRED CERTIFICATES OF INSTALLATION

Selections have been made based on information provided in this document. If any selection have been changed by permit applicant, an explanation should be included in Table E. Additional Remarks. These documents must be provided to the building inspector during construction and can be found online at https://www.energy.ca.gov/title24/2019standards/2019_compliance_documents/Nonresidential_Documents/NRCI/

Form/Title	Field Inspector	
	Pass	Fail
NRCI-LTI-01-E - Must be submitted for all buildings	<input type="checkbox"/>	<input type="checkbox"/>

U. DECLARATION OF REQUIRED CERTIFICATES OF ACCEPTANCE

There are no NRCA forms required for this project.

Registration Number:

Registration Date/Time:

Registration Provider: Energysoft

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Report Version: 2019.1.003

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Indoor Lighting

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CERTIFICATE OF COMPLIANCE

Project Name: Atherton Station Improvement Project

Report Page: (Page 5 of 7)

Project Address: 2 Dinkelspiel Station Lane

Date Prepared: 12/2/2022

J. ADDITIONAL ALLOWANCE: AREA CATEGORY METHOD QUALIFYING LIGHTING SYSTEM

All areas indicated in Table I as using an additional allowance using the Area Category Method have been included in this table to calculate the additional allowance per Table 140.6-C

01	02	03	04	05	06	07	08	09	10
Area Description	Primary Function Area	Applicable Qualifying Lighting System from Table 140.6-C	Allowed Density (W/ft² or W/lf or W/unit)	Ltg Area, Length or ATM/Mirror (ft², lf or #)	Extra Allowance (Watts)	Luminaire Name or Item Tag	Watts per Luminaire	Number of Luminaire s	Total Design Watts
Zone 1	Museum Area Exhibit/Display	DisplayLighting	0.50	618	309.0	1B	135	4	540
Total Design Watts	Calculated Allowance (Watts):	Total Additional Allowance for this area:							
540	309.0	309.0							
11									
Total Additional Allowance (Watts) CONDITIONED SPACES		309.0							
Unconditioned Spaces									

K. TAILORED METHOD GENERAL LIGHTING POWER ALLOWANCE

This section does not apply to this project.

L. ADDITIONAL LIGHTING ALLOWANCE: TAILORED WALL DISPLAY

This section does not apply to this project.

M. ADDITIONAL LIGHTING ALLOWANCE: TAILORED FLOOR AND TASK LIGHTING

This section does not apply to this project.

N. ADDITIONAL LIGHTING ALLOWANCE: TAILORED ORNAMENTAL/SPECIAL EFFECTS

This section does not apply to this project.

Documentation Author's Declaration Statement

I certify that this Certificate of Compliance documentation is accurate and complete.

Documentation Author Name: Henry Chan

Documentation Author Signature: [Signature]

Company: EDesignC, Inc.

Signature Date: 2022-12-02

2022-12-02

Address: 582 Market Street, Suite 400

CEA/ HERS Certification Identification (if applicable):

City/State/Zip: San Francisco CA 94104

Phone: (415) 963-4303

Responsible Person's Declaration Statement

I certify the following under penalty of perjury, under the laws of the State of California:

1. The information provided on this Certificate of Compliance is true and correct.

2. I am eligible under Division 3 of the Business and Professions Code to accept responsibility for the building design or system design identified on this Certificate of Compliance (responsible designer)

3. The energy features and performance specifications, materials, components, and manufactured devices for the building design or system design identified on this Certificate of Compliance conform to the requirements of Title 24, Part 1 and Part 6 of the California Code of Regulations.

4. The building design features or system design features identified on this Certificate of Compliance are consistent with the information provided on other applicable compliance documents, worksheets, calculations, plans and specifications submitted to the enforcement agency for approval with this building permit application.

5. I will ensure that a completed signed copy of this Certificate of Compliance shall be made available with the building permit(s) issued for the building, and made available to the enforcement agency for all applicable inspections. I understand that a completed signed copy of this Certificate of Compliance is required to be included with the documentation the builder provides to the building owner at occupancy.

Responsible Designer Name: Rosanna Lerma

Responsible Designer Signature: [Signature]

Company: EDesignC, Inc.

Date Signed: 2022-12-02

Address: 580 Market St. Suite 400

License: E15977

City/State/Zip: San Francisco CA 94104

Phone: (415)963-4303

Registration Number:

Registration Date/Time:

Registration Provider: Energysoft

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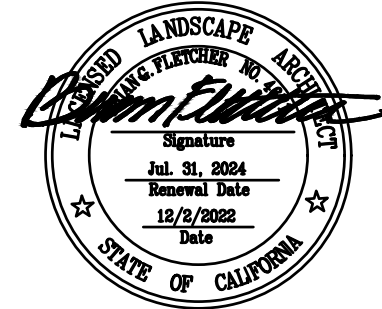
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LANDSCAPE PLAN

PROJ. NO. 22018
SCALE AS NOTED
DATE 02 DEC 2022
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DRAWN AD
CHECKED BF / ZK

NO. DATE	REVISION
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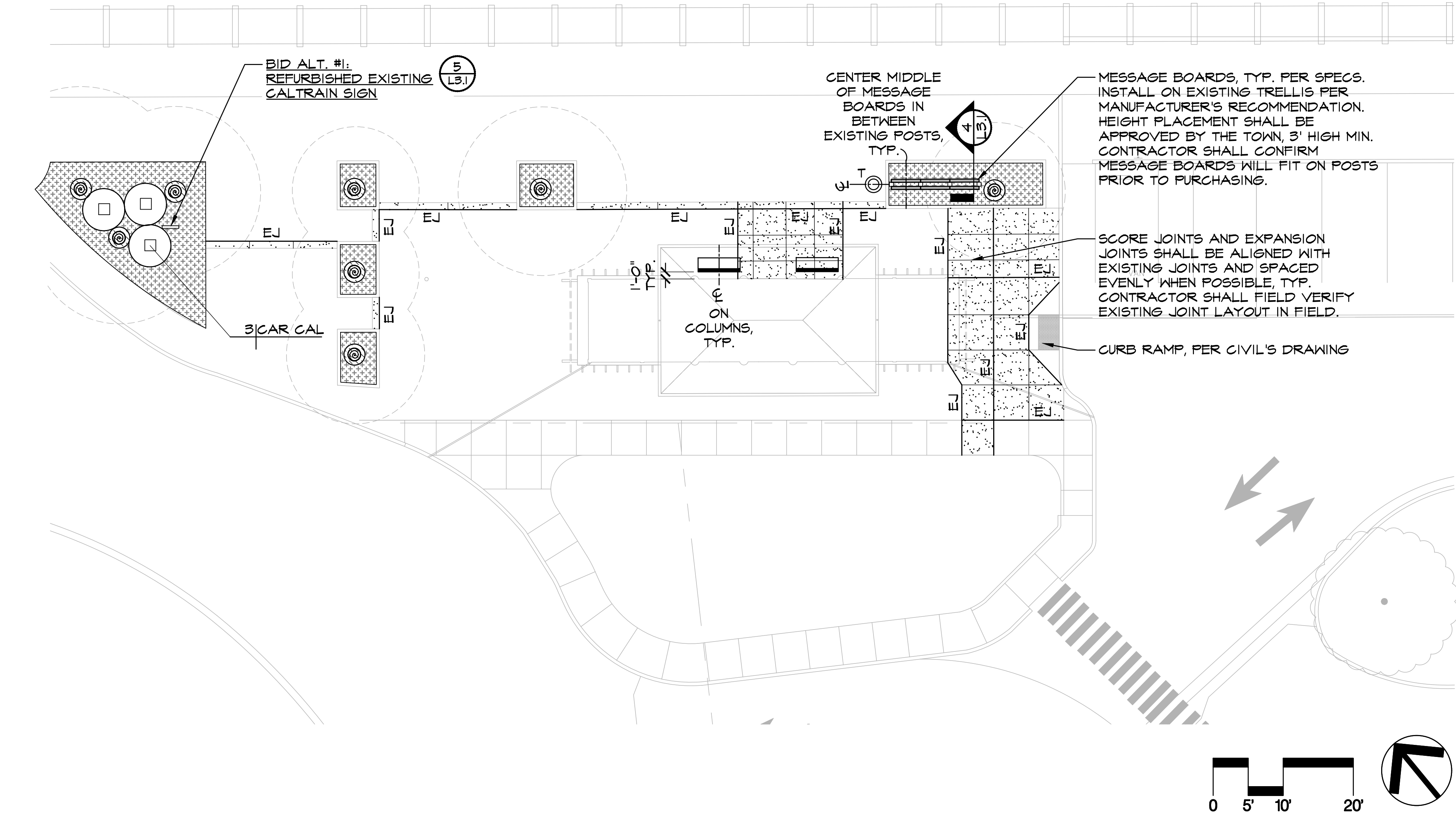
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LANDSCAPE PLAN NOTES

1. **DIMENSIONS:** ALL WRITTEN DIMENSIONS SUPERSEDE SCALED DIMENSIONS. ALL DIMENSIONS ARE TO FACE OF CURB, WALL, OR INSIDE EDGE OF CONCRETE FLATWORK.
2. **EXPANSION JOINTS:** INSTALL EXPANSION JOINTS AS SHOWN ON DRAWINGS, AS WELL AS BETWEEN CONCRETE FLATWORK AND WALLS OR ACCESSIBLE CURB RAMPS, AND EXISTING FLATWORK OR STRUCTURES.
3. **SLEEVEING:** REFER TO IRRIGATION PLAN FOR REQUIREMENTS OF SLEEVEING UNDER PAVEMENT.
4. **MULCH:** INSTALL A UNIFORM THREE INCH COVERING OF MULCH IN ALL PLANTING AREAS AND AS SHOWN ON PLANS, PER SPECIFICATIONS.
5. **EXISTING PLANT MATERIAL:** PROTECT ALL EXISTING PLANT MATERIAL TO REMAIN. REPAIR ANY DAMAGES INCURRED AS A DIRECT RESULT OF THIS CONTRACT TO THE TOWN'S SATISFACTION AT NO ADDITIONAL COST.
6. **GROUND COVER:** PROVIDE GROUND COVER AT INDICATED ON-CENTER SPACING THROUGHOUT ALL AREAS TO BE PLANTED. GROUND COVER SHALL BE PROVIDED UP TO THE WATERING BASIN OF ALL TREES AND SHRUBS.
7. **QUANTITIES:** THE QUANTITIES SHOWN ON THE LABELS ARE NOT TO BE CONSTRUED AS THE COMPLETE AND ACCURATE LIMITS OF THE CONTRACT. FURNISH AND INSTALL ALL PLANTS SHOWN SCHEMATICALLY ON THE DRAWINGS.
8. **TOPSOIL:** ALL PLANTING AREAS TO RECEIVE A SIX INCH LAYER OF NATIVE TOPSOIL PER SPECIFICATIONS.
9. **SOILS TESTING:** SEE SPECIFICATIONS FOR TESTING OF TOPSOIL AND AMENDMENTS. IN ADDITION, CONTRACTOR SHALL SUBMIT A FIVE GALLON SAMPLE OF NATIVE TOPSOIL FROM ANY AREAS PREVIOUSLY COVERED BY PAVING, TO WAYPOINT ANALYTICAL OF ANAHEIM, (714) 282-8777, FOR CONTAMINATION TESTING. TESTING REQUIRES FOUR TO FIVE WEEKS. CONTRACTOR SHALL ALLOW SUFFICIENT TIME FOR TESTING PRIOR TO CONSTRUCTION.
10. **CONCRETE COLOR RATES, FINISHES AND TEST PANEL:** FOR CONCRETE PAVEMENT, MATCH EXISTING COLOR, TOWN TO PROVIDE CONCRETE COLOR MIX DESIGN FROM CIVIC CENTER PROJECT. MEDIUM BROOM FINISH STROKE SHALL BE PERPENDICULAR TO DIRECTION OF TRAVEL.
- A 4'X4' SAMPLE OF THE CONCRETE PAVEMENT SHALL BE POURED AND FINISHED AT THE SITE FOR THE TOWN'S REPRESENTATIVE TO REVIEW PRIOR TO COMMENCING CONCRETE POURING. ONCE THE SAMPLES HAVE BEEN REVIEWED, THE CONTRACTOR SHALL MEET OR EXCEED THAT QUALITY OF FINISH IN ALL SUBSEQUENT WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVAL OF THE SAMPLES AT THE COMPLETION OF THE WORK.



PLANTING SCHEDULE

	SHRUBS	BOTANICAL / COMMON NAME	SIZE	MULCH	SPACING
2 L3.1	CAR CAL	CARPENTERIA CALIFORNICA / BUSH ANEMONE	1 GAL	M	72" o.c.
	GROUND COVERS	BOTANICAL / COMMON NAME	SIZE	MULCH	SPACING
2 L3.1		SISYRINCHIUM BELLUM 'NORTH COAST' / NORTH COAST BLUE-EYED GRASS	1 GAL	L	18" o.c.

LANDSCAPE PLAN LEGEND

- ⊗ EXISTING TREE TO REMAIN, PROTECT IN PLACE PER SPECS
- ⊗ SHRUB MASS
- ⊗ T TRASH RECEPTACLE, PER SPECS
- ▬ BENCH, PER SPECS
- ▨ MULCH AT EXISTING TREES WITHOUT PLANTING, INSTALL 3' DIA. AT EACH TREE, SEE NOTE #4
- ▧ SCORE JOINT, TYP. EXPANSION JOINT, TYP. CONCRETE PAVEMENT, MEDIUM BRUSH FINISH, SEE CIVIL PLANS FOR CONCRETE PAVEMENT SECTION INFORMATION.

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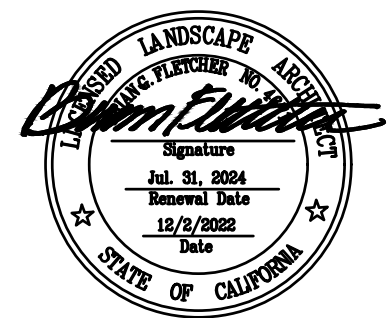
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IRRIGATION PLAN

PROJ. NO. 22018

SCALE AS NOTED

DATE 02 DEC 2022

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CHECKED BF / ZK

NO. DATE

REVISION

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IRRIGATION NOTES

- SPECIFICATIONS:** SEE IRRIGATION SPECIFICATIONS FOR ADDITIONAL INFORMATION.
- VERIFICATION:** SYSTEM DESIGN IS BASED ON 55 P.S.I. AND 5.18 G.P.M. AVAILABLE AT DISCHARGE OUTLET OF METER OR OTHER POINT OF CONNECTION. VERIFY SAME AND NOTIFY TOWN'S REPRESENTATIVE IF LOWER FIGURES ARE RECORDED DURING VERIFICATION. SUCH NOTICE SHALL BE MADE IN WRITING AND PRIOR TO COMMENCING ANY IRRIGATION WORK.
- UTILITIES:** VERIFY LOCATION OF ALL ON-SITE UTILITIES. RESTORATION OF DAMAGED UTILITIES SHALL BE MADE AT THE CONTRACTOR'S EXPENSE TO THE SATISFACTION OF THE TOWN.
- SCHEMATIC:** SYSTEM FEATURES ARE SHOWN SCHEMATICALLY FOR GRAPHIC CLARITY. INSTALL ALL PIPING AND VALVES IN COMMON TRENCHES WHERE FEASIBLE AND INSIDE PLANTING AREAS WHENEVER POSSIBLE. ALL VALVES SHALL BE LOCATED IN GROUNDCOVER OR SHRUB AREAS WHENEVER POSSIBLE.
- CODES:** IRRIGATION SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH ALL LOCAL CODES AND MANUFACTURER'S SPECIFICATIONS. NOTIFY TOWN'S REPRESENTATIVE BY TELEPHONE AND IN WRITING OF ANY CONFLICTS PRIOR TO INSTALLATION.
- SLEEVING:** ADEQUATELY SIZE ALL SLEEVES SHOWN ON PLAN. SLEEVES SHALL BE INSTALLED AT THE NECESSARY DEPTHS PRIOR TO PAVEMENT CONSTRUCTION. SLEEVING SHALL EXTEND 1'-0" FROM EDGE OF PAVING INTO PLANTING AREA, AND SHALL HAVE ENDS CLEARLY MARKED ABOVE GRADE.
- MAINLINE BREAK:** SHOULD THE EXISTING MAINLINE BREAK OR BE SHUT OFF FOR ANY REASON DURING THE COURSE OF CONSTRUCTION THE CONTRACTOR SHALL HAND WATER ALL TREES, SHRUBS, TURF, AND GROUNDCOVER THAT THE EXISTING IRRIGATION SYSTEM WATERS. CONTINUE TO DO SO UNTIL THE IRRIGATION SYSTEM IS OPERABLE.

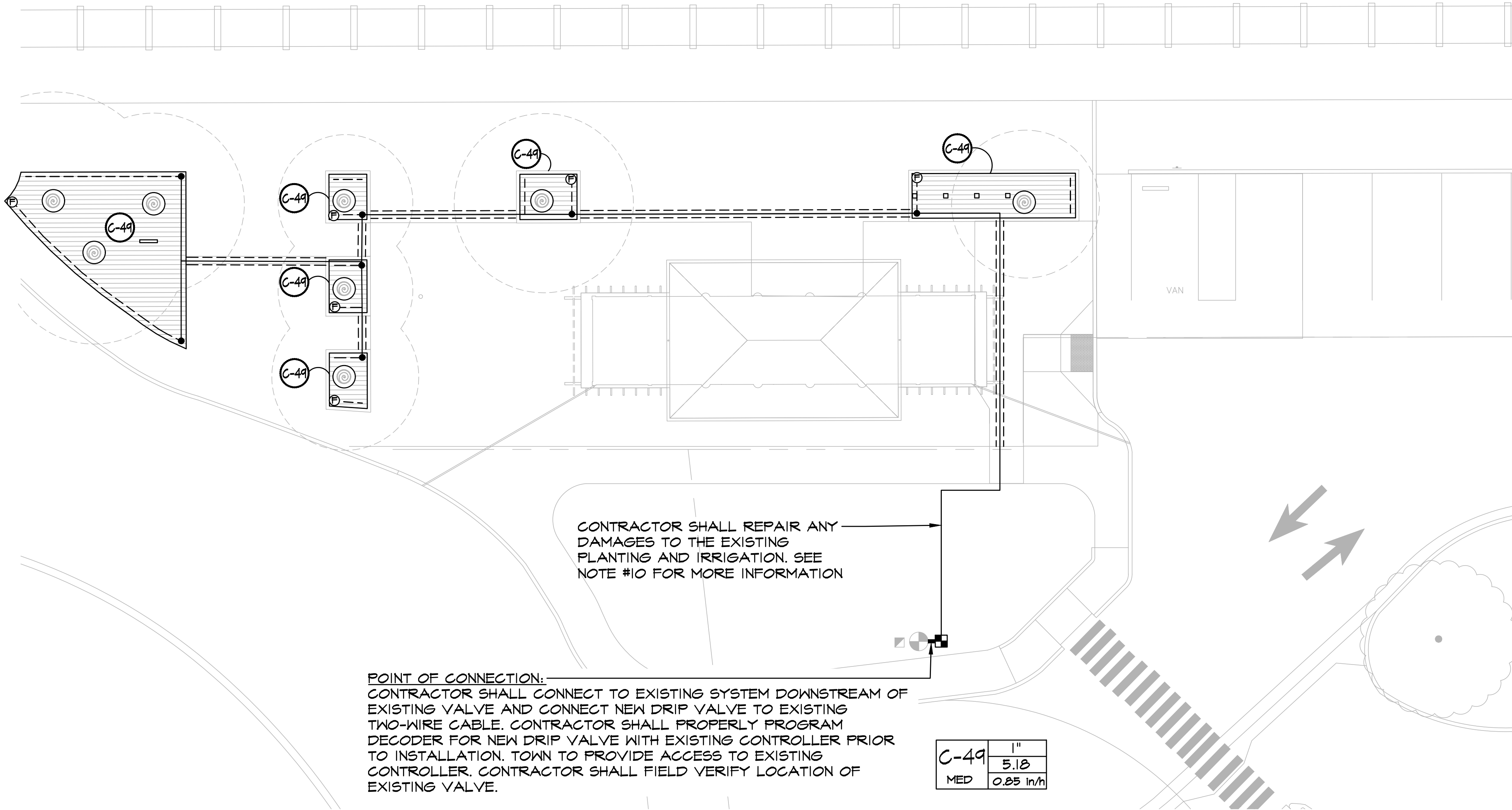
- TWO WIRE CONTROLLER DECODER:** CONTRACTOR SHALL USE ONE DECODER PER EACH VALVE, BASELINE BICODER, BL-5201. INSTALL DECODER IN VALVE BOX PER **2 L3.0**

PRIOR TO INSTALLING DECODER, USE CONTROLLER INTERFACE TO PROPERLY PROGRAM THE DECODER WITH THE CORRECT VALVE NUMBER.

ALL CONNECTIONS SHALL BE WITH 3M DBY/R-6 CONNECTORS AND SHALL BE LOCATED WITHIN THE VALVE BOX.

- TWO-WIRE CABLE:** TWO-WIRE CABLE, SIZE #14 AWG WIRE WITH A JACKETED 2-CONDUCTOR, SHALL BE PAIGE PT350D OR PT354D. ALL SPLICING SHALL BE PER DETAIL 2/L3.0 AND SHALL BE WITHIN VALVE BOX. CONTRACTOR SHALL VERIFY WIRES MATCH EXISTING.

- EXISTING IRRIGATION SYSTEM:** CONTRACTOR SHALL ENSURE THAT ALL EXISTING IRRIGATION IN WORKING CONDITION AND NOT DAMAGED DURING CONSTRUCTION. CONTRACTOR SHALL CONDUCT A PRE AND POST CONSTRUCTION TEST TO ENSURE WORKING CONDITION AND DOCUMENT ALL EXISTING DEFICIENCIES IN THE SYSTEM. DAMAGES INCURRED DURING CONSTRUCTION SHALL BE REPAIRED BY THE CONTRACTOR AND SHALL BE RESPONSIBLE FOR ALL ASSOCIATED FEES. THE CONTRACTOR SHALL MAINTAIN THE EXISTING IRRIGATIONS SYSTEM TO BE FULLY OPERATIONAL. IN CASE OF DAMAGE, CONTRACTOR SHALL HAND WATER UNTIL HE/SHE HAS FULLY REPAIRED IRRIGATION.



CONTRACTOR SHALL REPAIR ANY DAMAGES TO THE EXISTING PLANTING AND IRRIGATION. SEE NOTE #10 FOR MORE INFORMATION

POINT OF CONNECTION:
CONTRACTOR SHALL CONNECT TO EXISTING SYSTEM DOWNSTREAM OF EXISTING VALVE AND CONNECT NEW DRIP VALVE TO EXISTING TWO-WIRE CABLE. CONTRACTOR SHALL PROPERLY PROGRAM DECODER FOR NEW DRIP VALVE WITH EXISTING CONTROLLER PRIOR TO INSTALLATION. TOWN TO PROVIDE ACCESS TO EXISTING CONTROLLER. CONTRACTOR SHALL FIELD VERIFY LOCATION OF EXISTING VALVE.

C-49	1"
MED	5.18
	0.85 in/h

IRRIGATION LEGEND

IN-LINE DRIP IRRIGATION, TORO, DL2000 SERIES PC DRIPLINE, 0.53 GPH EMITTER FLOW AND 18-INCH EMITTER SPACING. SPACE EMITTER LINE ROWS AT 12-INCHES ON CENTER. INSTALL ALL LINES AT GRADE AND COVER WITH MULCH PER PLANTING PLAN. USE TORO TRI-LOC FITTINGS FOR DRIPLINE. REVIEW LAYOUT WITH MANUFACTURER'S REPRESENTATIVE PRIOR TO CONSTRUCTION, CHRIS STEELE, (559) 779-2676. **3 L3.0**

DRIP REMOTE CONTROL ZONE KIT, TORO, DZK-100-I-MF-40, WITH A PRESSURE REGULATOR AND 1" DISC FILTER **2 L3.0**

DRIP HEADER, SCH 40 PVC, 1" SIZE

LATERAL / HEADER CONNECTION **4 L3.0**

LATERAL LINE, SCH 40 PVC, 1" SIZE **1 L3.0**

MAINLINE, SCH 40 PVC, 2" SIZE

SLEEVE, SCH 40 PVC, 2X LINE SIZE

FLUSH VALVE, TORO, T-FJ116, INSTALL AT LOW END OF DRIP HEADER LINE **6 L3.0**

VALVE NUMBER FOR DRIP AREA

VALVE CALLOUT
VALVE NUMBER
VALVE SIZE
VALVE FLOW
PRECIPITATION RATE
WATER-USE

EXISTING DRIP REMOTE CONTROL ZONE KIT VALVE

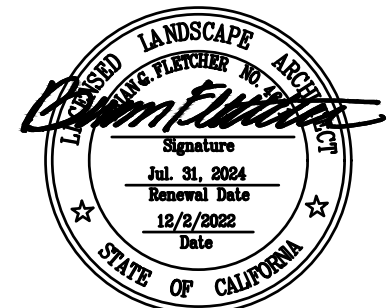
EXISTING QUICK COUPLING VALVE

ATHERTON

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REHABILITAION



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Burlingame, CA 94010
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LANDSCAPE DETAILS

PROJ. NO. 22018
SCALE AS NOTED
DATE 02 DEC 2022
PHASE CD
DRAWN AD
CHECKED BF / ZK

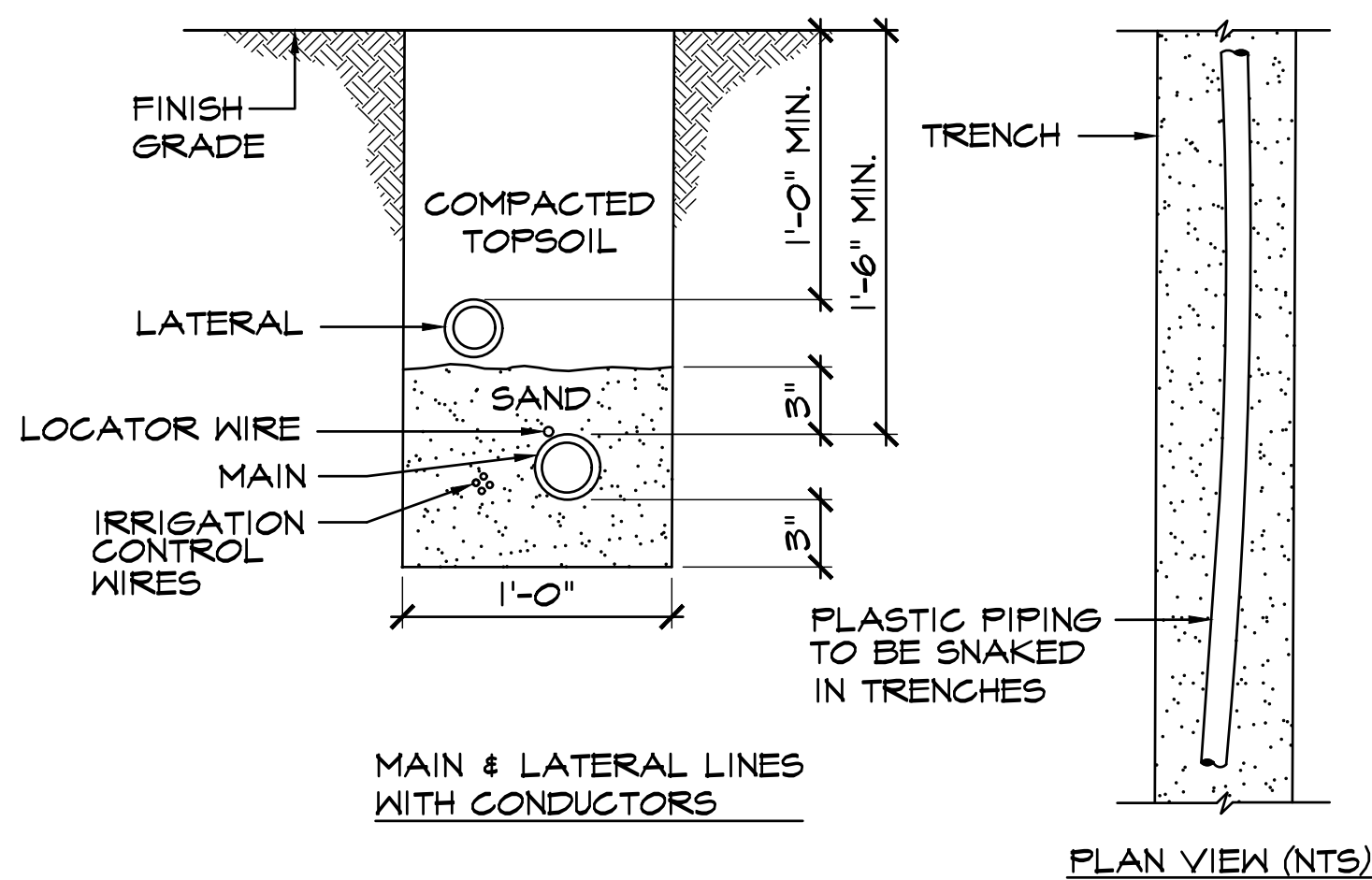
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2	DEC 2022	PERMIT SUBMITTAL

SHEET NO.

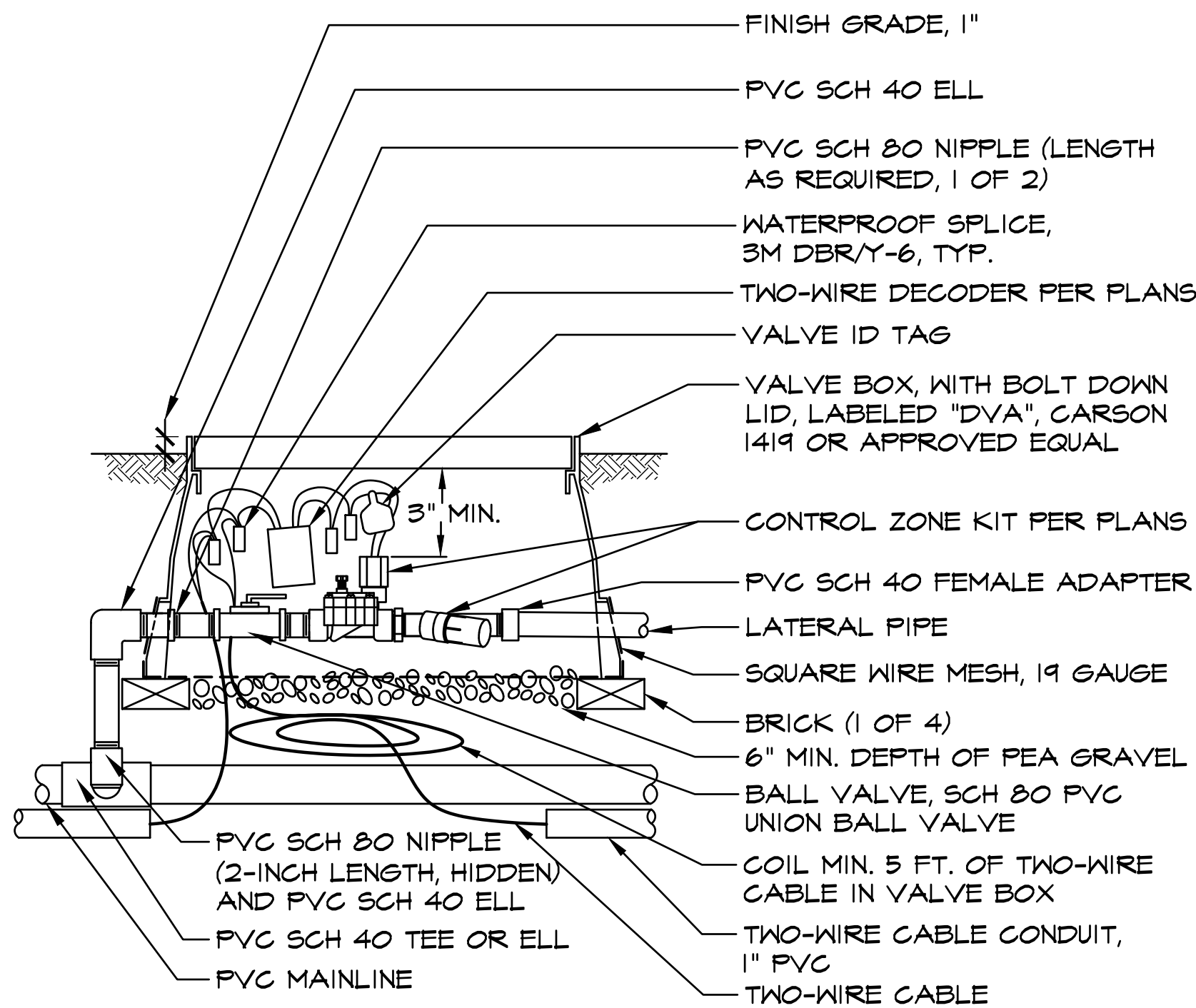
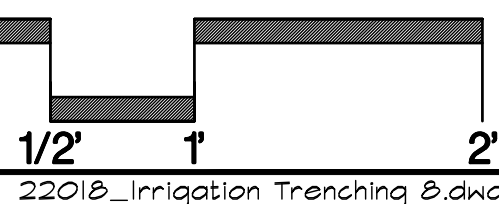
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NOTE:
TAPE AND BUNDLE WIRING AT 10'-0" INTERVALS.

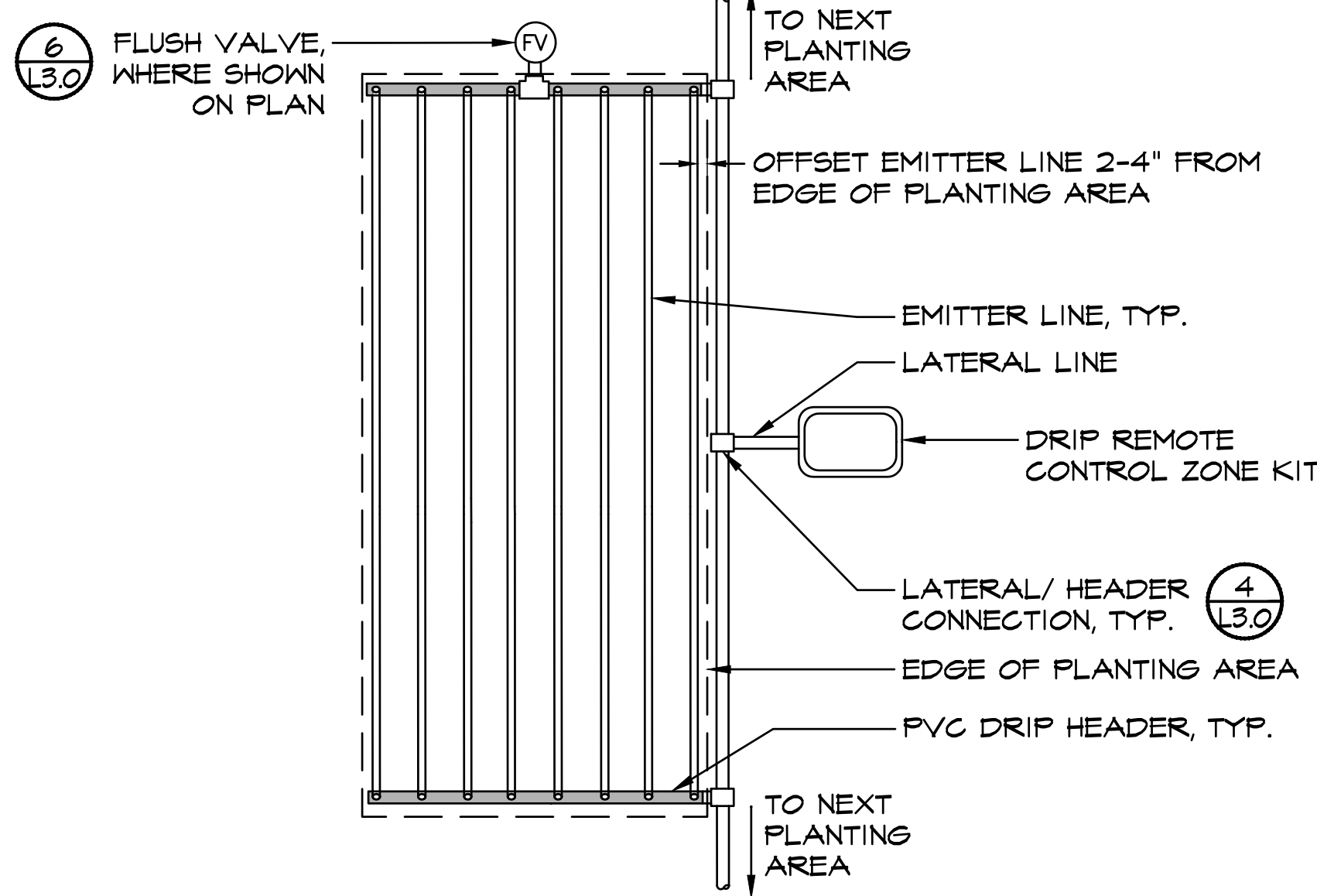


1
L3.0
IRRIGATION TRENCHING
SECTION



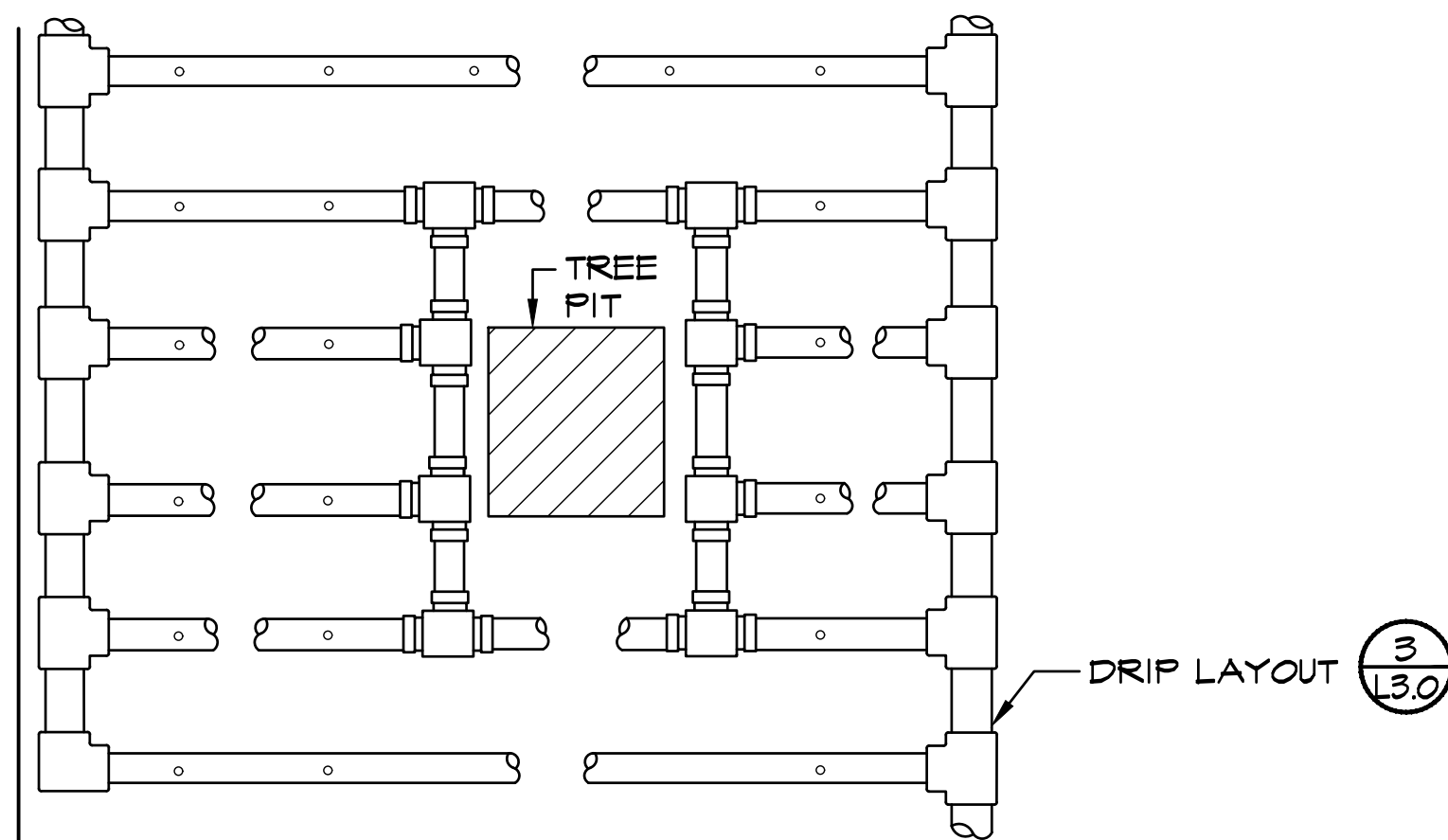
2
L3.0
DRIP REMOTE CONTROL VALVE ZONE KIT
SECTION

NOTES:
1. STAKE EMITTER LINE EVERY 4 FEET.
2. LATERAL LINE, FLUSH VALVE AND DRIP REMOTE CONTROL ZONE KIT SHOWN OUTSIDE OF PLANTING AREA FOR GRAPHIC PURPOSES ONLY. LOCATE WITHIN PLANTING AREA WHERE POSSIBLE.

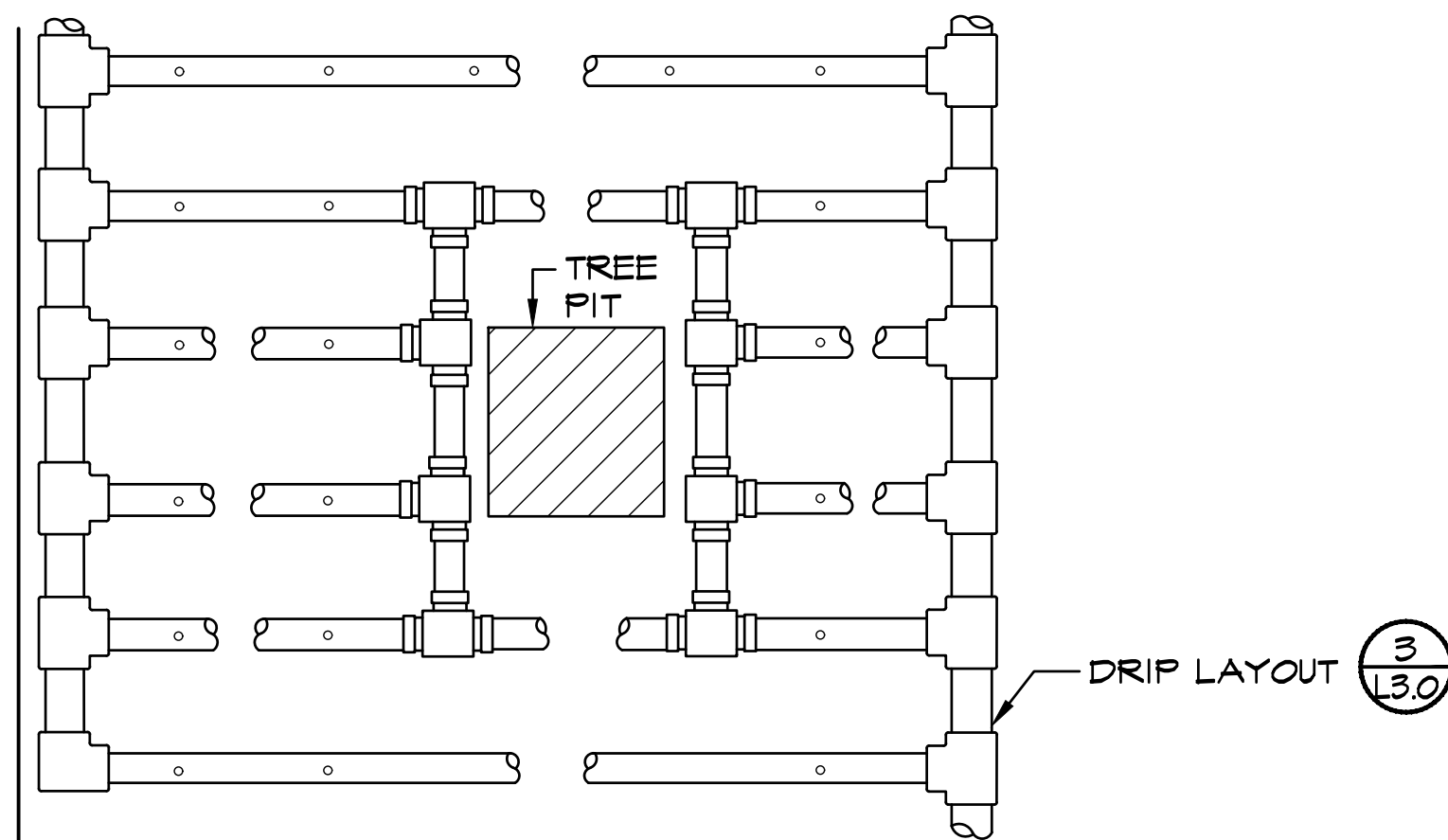


3
L3.0
INLINE DRIP LAYOUT
PLAN

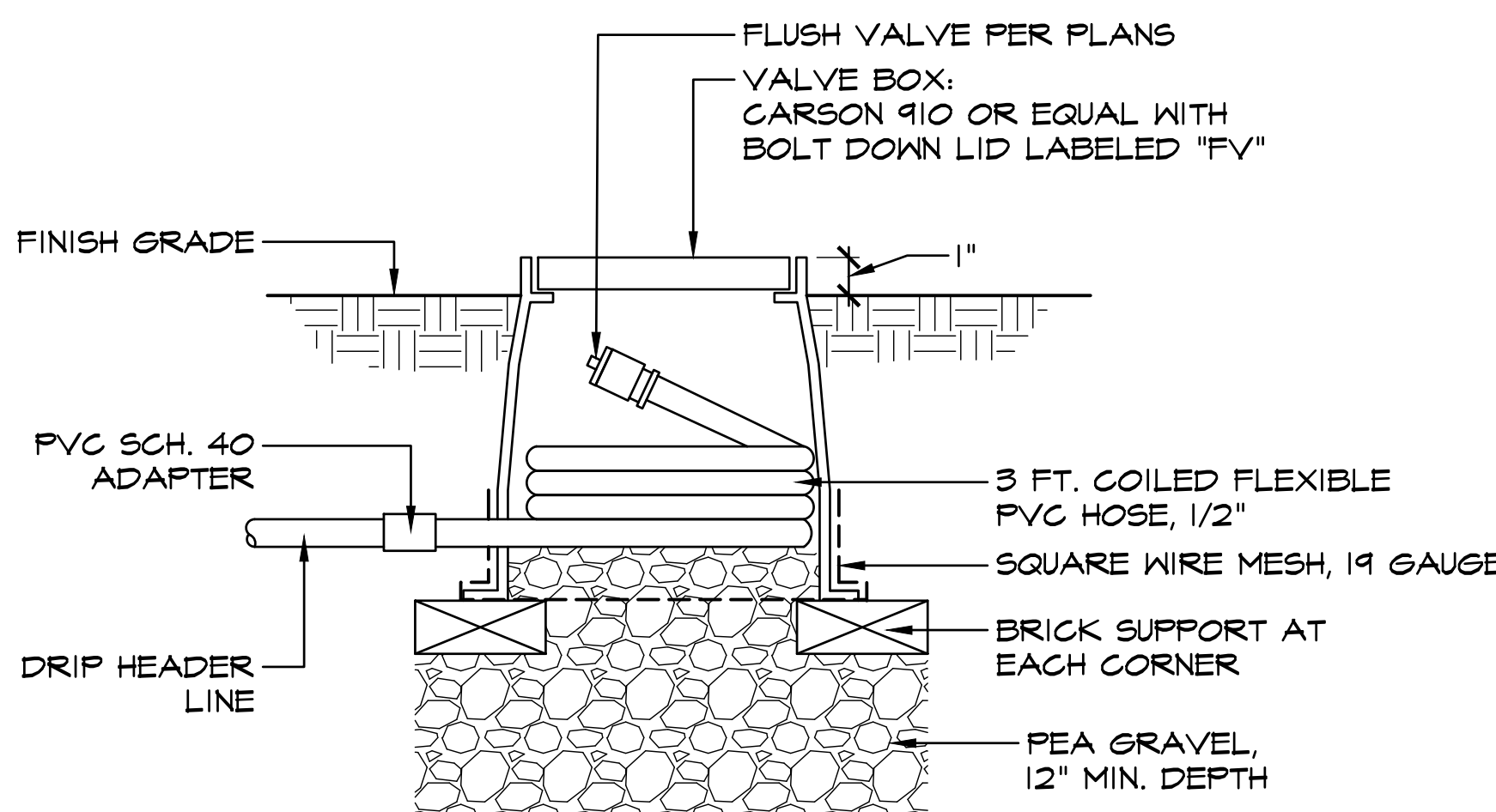
NOTE: PROVIDE OPENING AT EACH TREE LOCATION AS DETAILED AND MINIMUM 18" CLEARANCE AROUND TRUNK OF EXISTING TREES.



4
L3.0
LATERAL/HEADER CONNECTION
SECTION



5
L3.0
DRIP LAYOUT AT TREE
PLAN



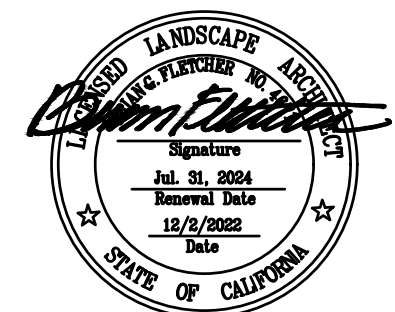
6
L3.0
DRIP MANUAL FLUSH VALVE
SECTION

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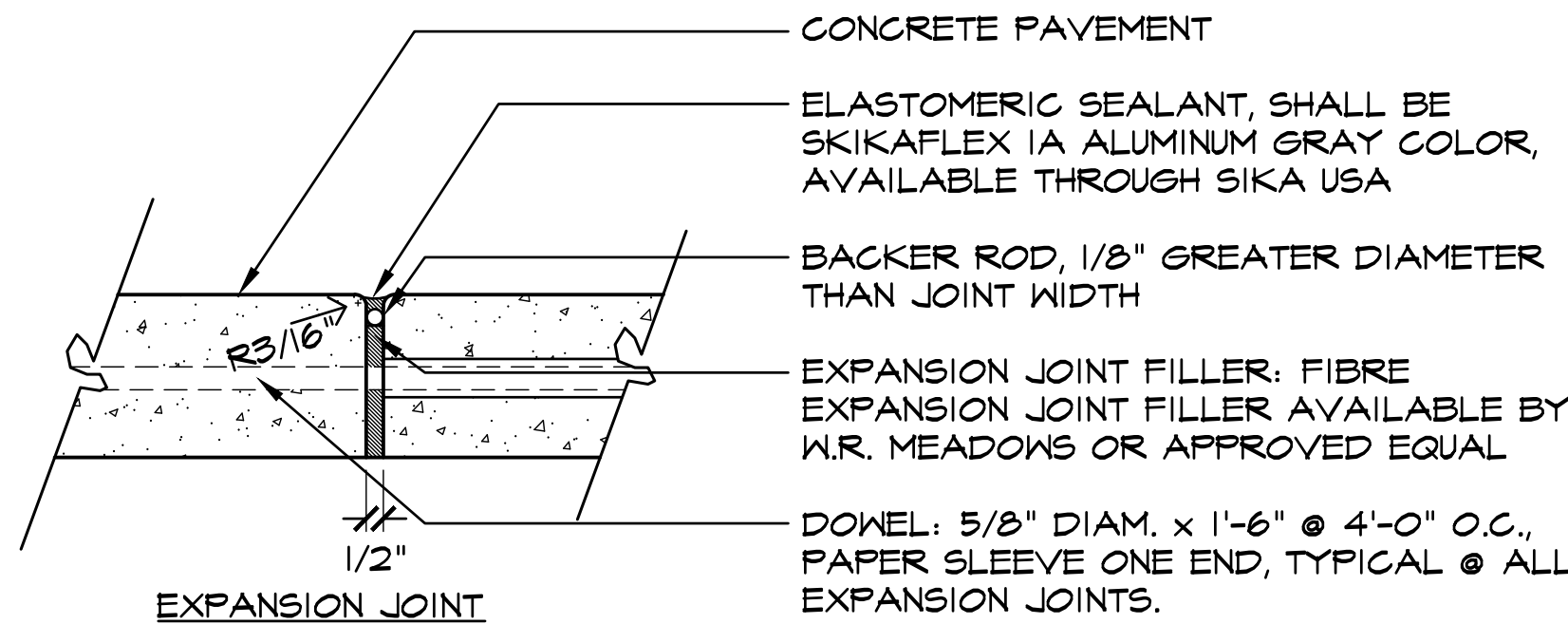
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DATE 02 DEC 2022
PHASE CD
DRAWN AD
CHECKED BF / ZK

NO.	DATE	REVISION
2	DEC 2022	PERMIT SUBMITTAL

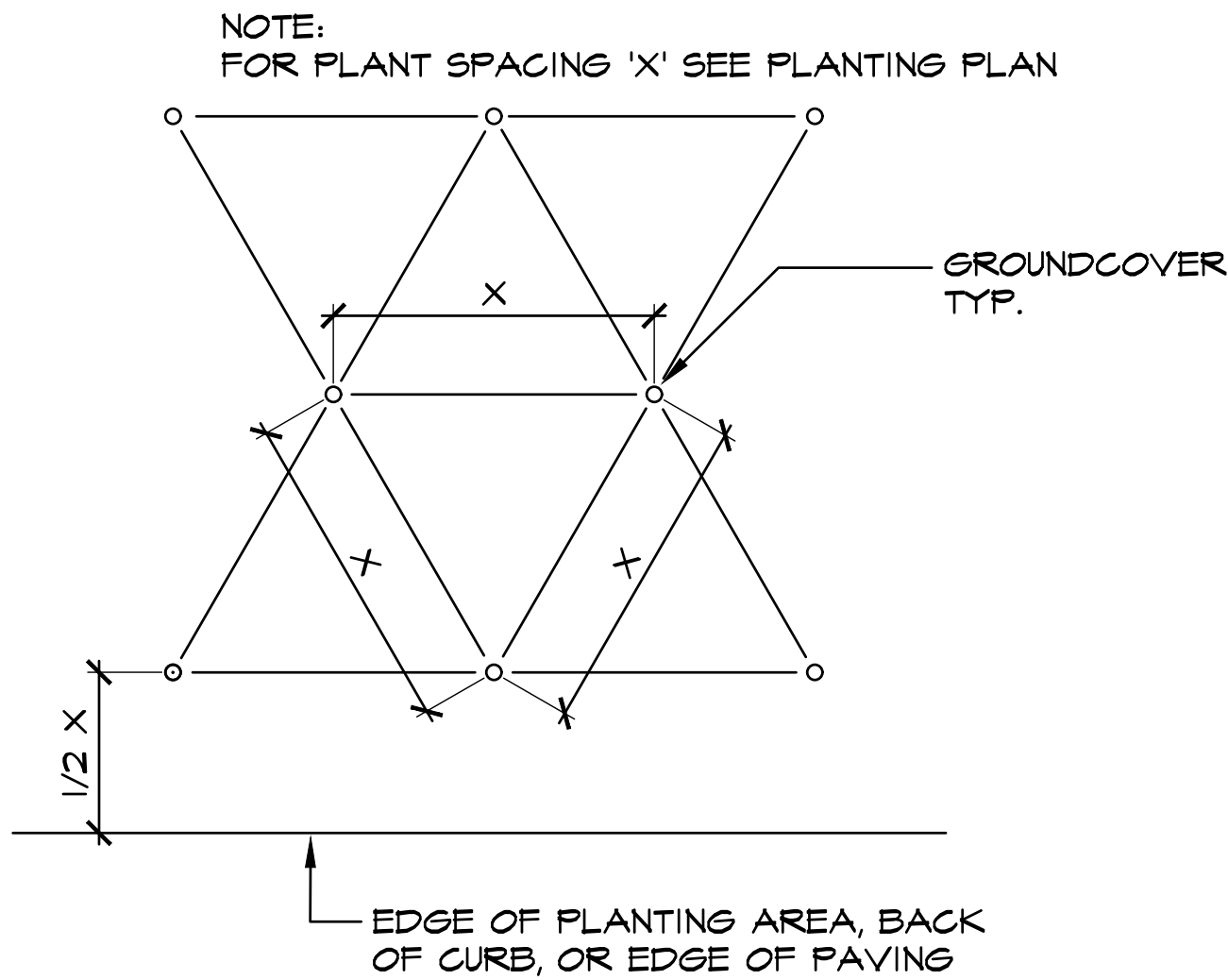
SHEET NO.

L-3.1

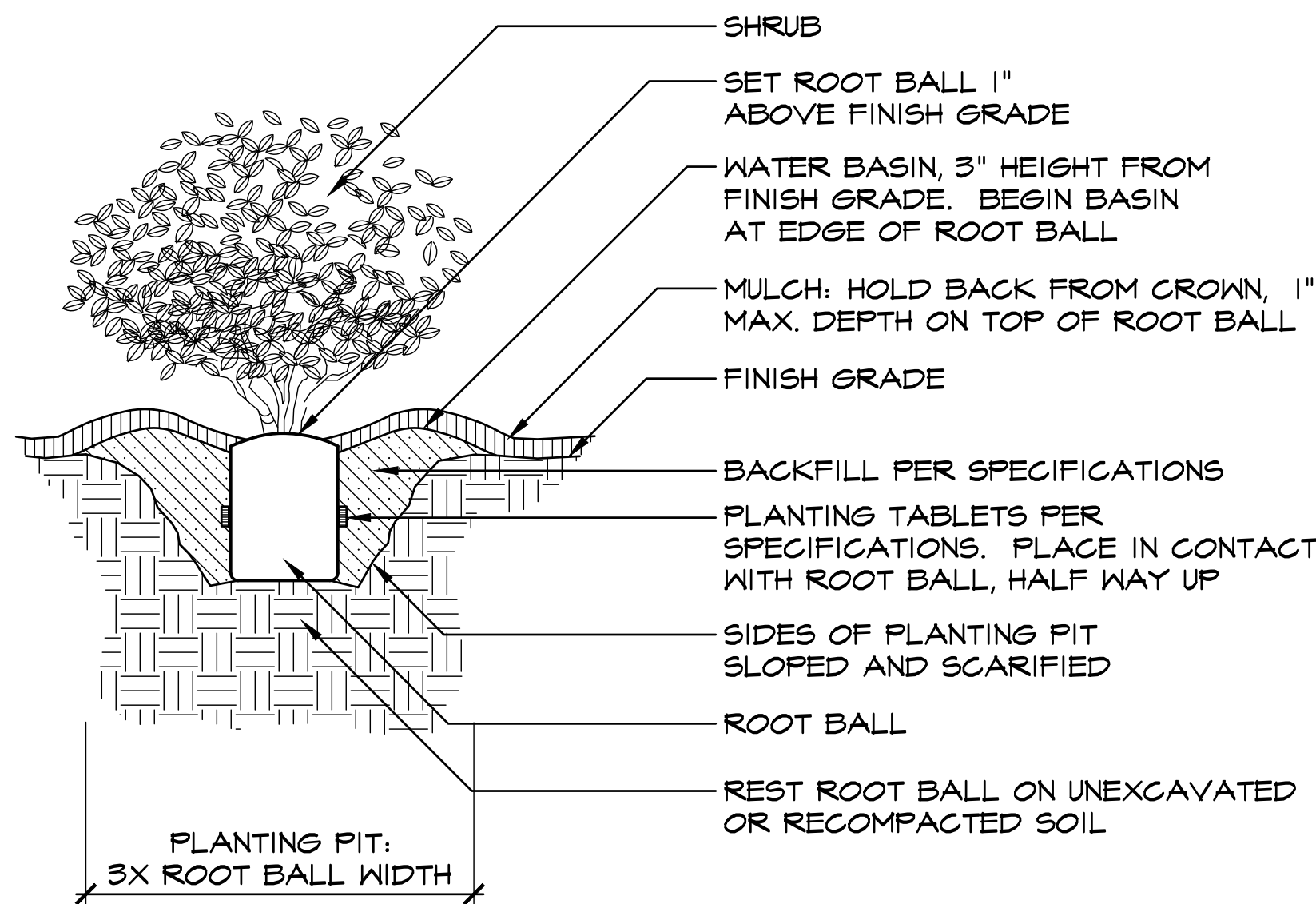
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1
L3.1
CONCRETE JOINTS
SECTION
22018_Concrete Joints 2 4.dwg

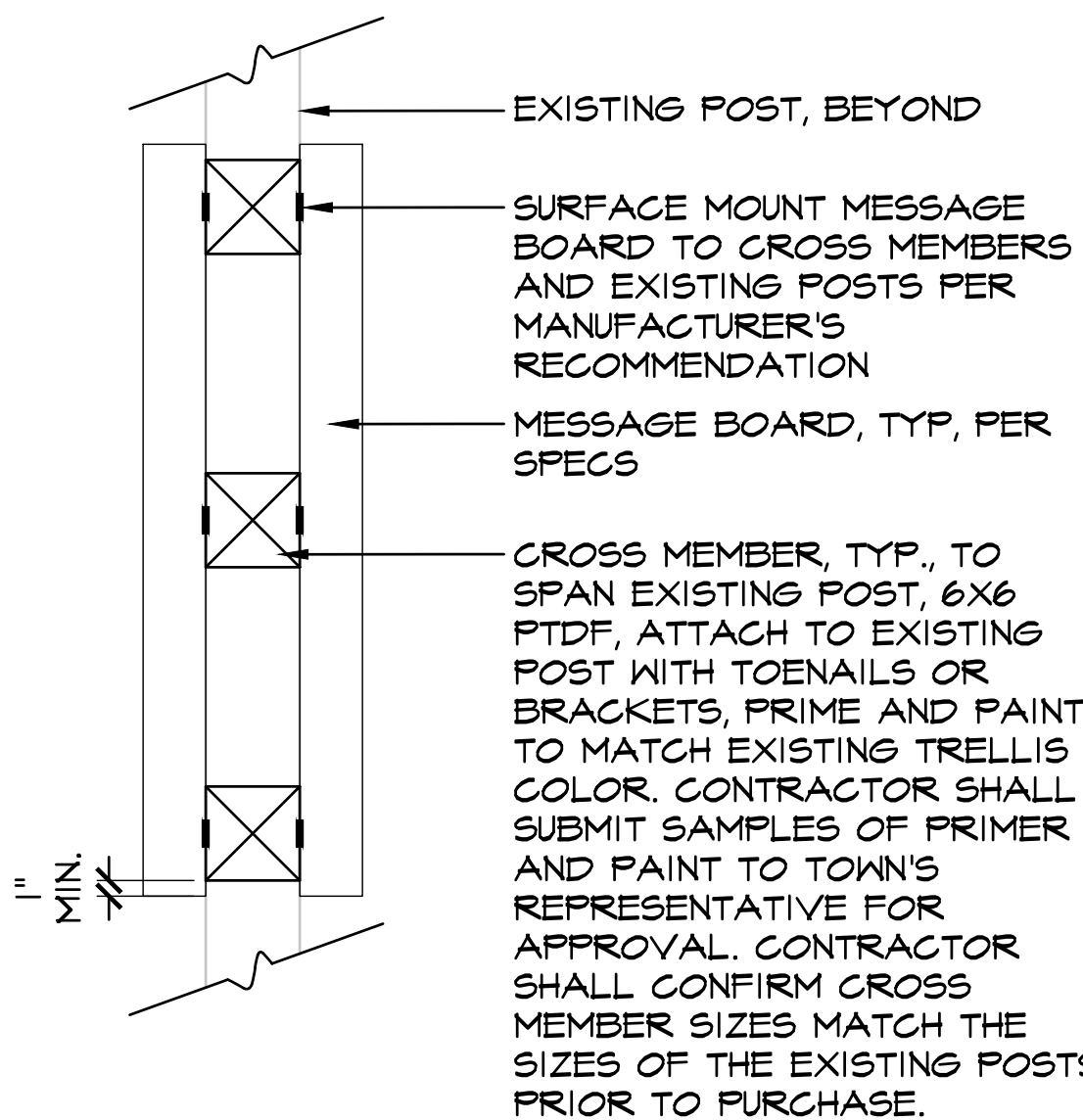


2
L3.1
GROUNDCOVER SPACING
PLAN
22018_Groundcover Spacing 4B.dwg

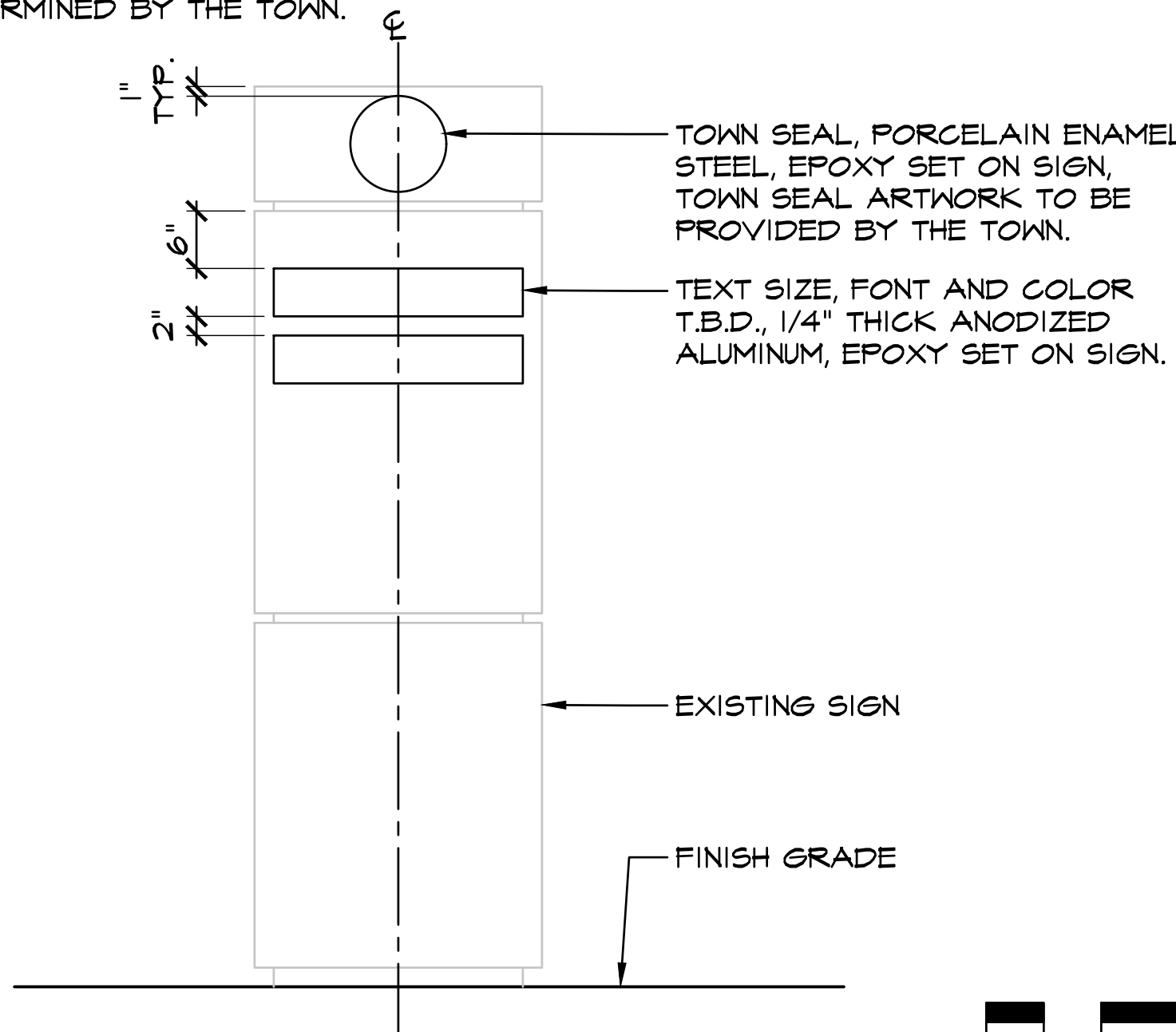


3
L3.1
SHRUB/GROUNDCOVER PLANTING
SECTION
22018_ShrubPlanting_4B.dwg

- NOTES:
1. CONTRACTOR SHALL REMOVE CALTRAIN LOGO AND LETTERING BY MEANS OF SANDING OR OTHER APPROVED METHOD.
 2. CONTRACTOR SHALL CLEAN AND SAND ENTIRE SURFACE OF SIGN TO PROVIDE ROUGH TEXTURE FOR PRIMER TO ADHERE TO.
 3. PRIME AND PAINT EXISTING SIGN, REFER TO SPECS FOR PRIMER. COLOR TO BE DETERMINED BY THE TOWN.



4
L3.1
MESSAGE BOARDS
SECTION
22018_MessageBoard_12.dwg



5
L3.1
ADD ALT.#1
REFURBISHED EXISTING CALTRAIN SIGN
ELEVATION
22018_RefurbishedExistingCaltrainSign_16.dwg