DEL MAR HEIGHTS SCHOOL REBUILD

DEL MAR UNION SCHOOL DISTRICT

13555 BOQUITA DRIVE, DEL MAR, CA 92014

INCREMENT 01

02.11.2020

WITHIN LIMIT OF WORK, DEMOLISH EXISTING BUILDINGS, UTILITIES, HARDSCAPE, LANDSCAPE, AND TREES, UNLESS NOTED OTHERWISE.
CONSTRUCT NEW GEOGRID RETAINING WALL.
CONSTRUCT NEW UNDERGROUND UTILITIES.
PROVIDE ROUGH GRADING FOR PROPOSED PAD ELEVATIONS IN ANTICIPATION OF NEW CONSTRUCTION AS PROPOSED IN INC 02.

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DEL MAR HEIGHTS SCHOOL REBUILD

DEL MAR UNION SCHOOL DISTRICT

SYMBOLS

NORTH ARROW

ITEM ELEVATION — FINISH FLOOR LEVEL

MATCH LINE

BUILDING SECTION TAG (DTL # / SHT #) — DETAIL NUMBER, SHEET NUMBER

ROOM NAME TAG (ROOM 101, 9'-0") — ROOM NUMBER, ROOM CEILING HEIGHT

WALLTYPE TAG (X) — (SEE SHEET G--)

DOOR NUMBER TAG (XXX) — (SEE DOOR / FRAME SCHEDULE)

ITEM ELEVATION (A) — SPOT ELEVATION

1 — STRUCTURAL GRID LINES

DTL # / SHT # — DETAIL REFERENCE TAG: DETAIL NUMBER, SHEET NUMBER

DTL# / SHT # — BUILDING ELEVATION TAG: DETAIL NUMBER, SHEET NUMBER

DTL # / DTL # / SHT # — INTERIOR ELEVATION TAG: DETAIL NUMBER, SHEET NUMBER

X — WINDOW NUMBER TAG (SEE WINDOW SCHEDULE)

XXXXXX.XX — CONSTRUCTION KEYNOTE (SEE LEGEND EACH SHEET)

XXXXXX.XX — DEMOLITION KEYNOTE (SEE LEGEND EACH SHEET)

APPLICABLE CODES

1. ALL CONSTRUCTION SHALL BE DONE IN ACCORDANCE WITH:

   2019 CALIFORNIA ADMINISTRATIVE CODE, PART 1, TITLE 24 C.C.R.

   2019 CALIFORNIA BUILDING CODE (CBC), PART 2, TITLE 24 C.C.R.
   (2018 INTERNATIONAL BUILDING CODE VOLUMES 1-2 AND 2019 CALIFORNIA AMENDMENTS)

   2019 CALIFORNIA ELECTRICAL CODE (CEC), PART 3, TITLE 24 C.C.R.
   (2017 NATIONAL ELECTRICAL CODE AND 2019 CALIFORNIA AMENDMENTS)

   2019 CALIFORNIA MECHANICAL CODE (CMC) PART 4, TITLE 24 C.C.R.
   (2018 UNIFORM MECHANICAL CODE AND 2019 CALIFORNIA AMENDMENTS)

   2019 CALIFORNIA PLUMBING CODE (CPC), PART 5, TITLE 24 C.C.R.
   (2018 UNIFORM PLUMBING CODE AND 2019 CALIFORNIA AMENDMENTS)

   2019 CALIFORNIA ENERGY CODE (CEC), PART 6, TITLE 24 C.C.R.

   2019 CALIFORNIA FIRE CODE, PART 9, TITLE 24 C.C.R.
   (2018 INTERNATIONAL FIRE CODE AND 2019 CALIFORNIA AMENDMENTS)

   2019 CALIFORNIA GREEN BUILDING STANDARDS CODE, PART 11, TITLE 24 C.C.R.

   2019 CALIFORNIA REFERENCED STANDARDS, PART 12, TITLE 24 C.C.R.

   TITLE 19 C.C.R., PUBLIC SAFETY, STATE FIRE MARSHAL REGULATIONS.

   2013 ASME A17.1 SAFETY CODE FOR ELEVATORS AND ESCALATORS

2. ALL BARRIER FREE ITEMS SHALL COMPLY WITH TITLE 21 AND 24 OF THE CALIFORNIA CODE OF REGULATIONS, 2019.

3. ALL WORK AND MATERIALS SHALL BE IN FULL ACCORDANCE WITH THE REQUIREMENTS OF THESE CODES AND ALL APPLICABLE LOCAL ORDINANCES. WHERE CODES CONFLICT, THE MORE STRINGENT SHALL APPLY.

4. PROTECTION DURING WELDING: CONFORM TO TITLE 8, C.C.R. FURTHER PROTECT OCCUPANTS AND THE PUBLIC WITH PORTABLE SOLID VISION BARRICADES AROUND LOCATION WHERE WELDING IS BEING PERFORMED. PROVIDE SIGNS WARNING AGAINST LOOKING AT WELDING WITHOUT PROPER EYE PROTECTION OR EQUIVALENT. SEE C.F.C. FOR REQUIREMENTS FOR ON SITE WELDING.

5. DURING THE ENTIRE CONSTRUCTION PERIOD, IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO MAINTAIN CONDITIONS AT THE PROJECT SITE TO MEET THE REQUIREMENTS OF D.S.A. AND THE CALIFORNIA OCCUPATIONAL REGULATIONS. THIS PROVISION SHALL COVER THE CONTRACTOR'S EMPLOYEES AND ALL OTHER PERSONS WORKING UPON OR VISITING THE SITE. THE CONTRACTOR SHALL BECOME FULLY INFORMED OF ALL APPLICABLE STANDARDS AND REGULATIONS AND INFORM ALL PERSONS AND REPRESENTATIVES RESPONSIBLE FOR WORK UNDER THIS CONTRACT.

APPLICABLE STANDARDS

NFPA 13	AUTOMATIC FIRE SPRINKLER SYSTEMS	2019 EDITION
NFPA 14	STANDPIPE AND HOSE SYSTEMS	2019 EDITION
NFPA 17	DRY CHEMICAL EXTINGUISHING SYSTEMS	2017 EDITION
NFPA 17A	WET CHEMICAL EXTINGUISHING SYSTEMS	2017 EDITION
NFPA 20	STATIONARY PUMPS FOR FIRE PROTECTION	2019 EDITION
NFPA 22	WATER TANKS FOR PRIVATE FIRE PROTECTION	2018 EDITION
NFPA 24	PRIVATE FIRE MAINS & THEIR APPURTENANCES	2019 EDITION
NFPA 25	STANDARD FOR INSPECTION, TESTING AND MAINTENANCE OF WATER-BASED FIRE PROTECTION SYSTEMS	2017 EDITION
NFPA 72	NATIONAL FIRE ALARM & SIGNALING CODE	2019 EDITION
NFPA 80	FIRE DOORS AND OTHER OPENING PROTECTIVES	2019 EDITION
NFPA 92	STANDARD FOR SMOKE CONTROL SYSTEMS	2018 EDITION
NFPA 253	CRITICAL RADIANT FLUX OF FLOOR COVERING SYSTEMS	2019 EDITION
NFPA 2001	CLEAN AGENT FIRE EXTINGUISHING SYSTEMS	2018 EDITION
ICC 300ICC	STANDARDS ON BLEACHERS, FOLDING AND TELESCOPING SEATING AND GRAND STANDS	2017 EDITION
UL 300	FIRE TESTING OF FIRE EXTINGUISHING SYSTEMS FOR PROTECTION OF RESTAURANT COOKING AREAS	2019 EDITION
UL 464	AUDIBLE SIGNAL APPLIANCES	2016 EDITION
UL 521	HEAT DETECTORS FOR FIRE PROTECTIVE SIGNALING SYSTEMS	1999 EDITION

REFERENCE CODE SECTION FOR NFPA STANDARDS- 2019 CBC (SFM) CHAPTER 35. SEE CHAPTER 35 FOR STATE OF CALIFORNIA AMENDMENTS TO NFPA STANDARDS.

INSPECTOR OF RECORD

INSPECTOR OF RECORD (IOR) OF RECORD SHALL BE EMPLOYED BY THE OWNER AND APPROVED BY THE DIVISION OF THE STATE ARCHITECT (DSA). DUTIES AND REQUIRED IOR. CLASSIFICATION PER SECTION 4-342, TITLE 24, PART 1 CCR AND IR A-7: CLASS 1 CERTIFIED BY DSA.

AGENCY REQUIREMENTS

1. COMPLIANCE WITH TITLE 24, CCR, PARTS 1–6 AND 9.
2. TITLE 24, CCR, PARTS 1–5 MUST BE KEPT ON SITE DURING CONSTRUCTION
3. ALL ADDENDA MUST BE SIGNED BY ARCHITECT AND APPROVED BY DSA. (SECTION 4-338(b), PART (1)
4. ALL SUBSTITUTIONS AFFECTING DSA REGULATED ITEMS SHALL BE CONSIDERED AS A CHANGE ORDER OR ADDENDA, AND SHALL BE APPROVED BY DSA PRIOR TO FABRICATION AND INSTALLATION. (IR A-6) (SECTION 4-338(c), PART 1) SUBSTITUTIONS SHALL BE FOR ANY MATERIAL, SYSTEM OR PRODUCT THAT WOULD OTHERWISE BE REGULATED BY DSA.
5. THE CHANGE ORDERS/CCD AND FIELD CHANGE DOCUMENTS (PRELIMINARY CHANGE ORDERS) (SECTION 4-338(c)(d), PART 1) MUST BE SIGNED BY ALL THE FOLLOWING:
   a. A/E OF RECORD
   b. OWNER (CHANGE ORDERS ONLY)
   c. STRUCTURAL ENGINEER (WHEN APPLICABLE)
   d. DELEGATED PROFESSIONAL ENGINEER (WHEN APPLICABLE)

   AND SHALL BE SUBMITTED TO AND APPROVED BY DSA.
6. THE PROJECT INSPECTOR AND TESTING LAB SHALL BE EMPLOYED AND PAID BY THE OWNER AND APPROVED BY ALL OF THE FOLLOWING:
   a. A/E OF RECORD
   b. STRUCTURAL ENGINEER (WHEN APPLICABLE)
   c. DSA
7. FOR ALTERATIONS, REHABILITATION OR RECONSTRUCTION AS STATED IN TITLE 24, PART 1 SECTION 4-317(c) OR SIMILAR MEANING: "THE INTENT OF THESE DRAWINGS AND SPECIFICATIONS IS THAT THE WORK OF THE ALTERATION, REHABILITATION OR RECONSTRUCTION IS TO BE IN ACCORDANCE WITH TITLE 24, CALIFORNIA CODE OF REGULATIONS. SHOULD ANY EXISTING CONDITIONS SUCH AS DETERIORATION OR NONCOMPLYING CONSTRUCTION BE DISCOVERED WHICH IS NOT COVERED BY THE DSA APPROVED DOCUMENTS WHEREIN THE FINISHED WORK WILL NOT COMPLY WITH TITLE 24, CALIFORNIA CODE OF REGULATIONS, A CONSTRUCTION CHANGE DOCUMENT, OR A SEPARATE SET OF PLANS AND SPECIFICATIONS DETAILING AND SPECIFYING THE REQUIRED REPAIR WORK SHALL BE SUBMITTED TO AND APPROVED BY DSA BEFORE PROCEEDING WITH THE REPAIR WORK."

GENERAL NOTES

1. CHANGES TO THE APPROVED DRAWINGS AND SPECIFICATIONS SHALL BE MADE BY AN ADDENDA OR A C.C.D. APPROVED BY THE OFFICE OF THE STATE ARCHITECT, AS REQUIRED BY SECTION 4-338, PART 1, TITLE 24, C.C.R.

2. A DSA ACCEPTED TESTING LABORATORY, EMPLOYED DIRECTLY BY THE OWNER (DISTRICT) SHALL CONDUCT ALL THE TESTS AND INSPECTIONS FOR THE PROJECT.

3. ALL WORK SHALL CONFORM TO 2019 EDITION TITLE 24, CALIFORNIA CODE OF REGULATIONS (CCR).

4. GRADING PLANS, DRAINAGE IMPROVEMENTS, ROAD AND ACCESS REQUIREMENTS AND ENVIRONMENTAL HEALTH CONSIDERATIONS SHALL COMPLY WITH ALL LOCAL ORDINANCES.

DEMOLITION NOTES

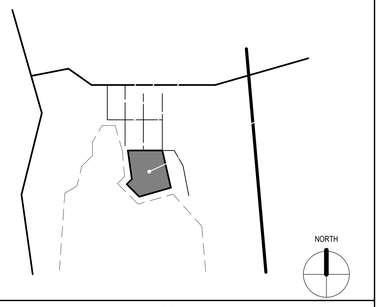
1. NODEMOLITION SHALL BEGIN UNTIL PLANS INCLUDING THE DEMOLITION WORK HAVE BEEN APPROVED BY DSA.

SHEET LIST

SHEET NO	SHEET NAME
GENERAL	
G0.1	INC 01
G0.2	INC 01 - TITLE SHEET & SHEET INDEX
ARCHITECTURAL	
A0.1	INC 01 - SITE DEMOLITION PLAN
A0.2	INC 01 - OVERALL SITE PLAN

TOTAL SHEET COUNT: 4

VICINITY MAP NOT TO SCALE



LEGAL DESCRIPTION

ALL THAT PORTION OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 14 SOUTH, RANGE 4 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE UNITED STATES GOVERNMENT SURVEY APPROVED JANUARY 18, 1876 AS DESCRIBED IN DOCUMENT NO. 1999-0512444 RECORDED IN THE OFFICE OF THE RECORDER FOR SAN DIEGO COUNTY JULY 26, 1999.

PROJECT DESCRIPTION

INCREMENT 01 -
DEMOLITION OF EXISTING SITE FEATURES, BUILDINGS, AND UTILITIES.
ROUGH GRADING OF SITE.
CONSTRUCTION OF GEOGRID RETAINING WALL.
CONSTRUCTION OF UNDERGROUND UTILITIES.

INCREMENT 02 -
BUILDING A - ADMINISTRATION AND KINDERGARTEN CLASSROOMS
BUILDING C - CLASSROOM VILLAGES
BUILDING M - MULTI-PURPOSE ROOM, INNOVATION CENTER, SCIENCE CLASSROOMS, FOOD SERVICE
SITE IMPROVEMENTS - PARKING, AMPHITHEATER, PLAYGROUNDS, FIELDS.

PREVIOUS DSA APPLICATIONS

NOT EFFECTING SCOPE

64-11055	- DEMOLISHED IN INC 01
61787	- DEMOLISHED IN INC 01
64821	- DEMOLISHED IN INC 01
65034	- DEMOLISHED IN INC 01
66018	- DEMOLISHED IN INC 01
67313	- DEMOLISHED IN INC 01
04-101316	- DEMOLISHED IN INC 01
04-101466	- DEMOLISHED IN INC 01
04-106679	- DEMOLISHED IN INC 01
04-112773	- DEMOLISHED IN INC 01
04-111667	- DEMOLISHED IN INC 01

DEFERRED APPROVAL ITEMS

FABRICATION AND INSTALLATION OF DEFERRED APPROVAL ITEMS SHALL NOT BE STARTED UNTIL CONTRACTOR'S DRAWINGS, SPECIFICATIONS, SPECIFICATIONS, AND ENGINEERING CALCULATIONS FOR THE ACTUAL SYSTEMS TO BE INSTALLED HAVE BEEN ACCEPTED AND SIGNED BY THE ARCHITECT OR STRUCTURAL ENGINEER WHO HAS BEEN DELEGATED THE RESPONSIBILITY OF COVERING THE WORK SHOWN ON A PARTICULAR PLAN OR SPECIFICATION, AND APPROVED BY THE DIVISION OF THE STATE ARCHITECT. DEFERRED ITEMS SHALL BE COMPLETED PRIOR TO OCCUPANCY OF BUILDINGS AFFECTED BY THE DEFERRED WORK.

ALL WORK SHALL CONFORM TO 2019 TITLE 24, CALIFORNIA CODE OF REGULATIONS (CCR).

NO DEFERRED APPROVAL ITEMS IN INCREMENT 01

THE PLANS AND SPECIFICATIONS SHALL BE STAMPED AND SIGNED BY THE ARCHITECT AND ENGINEER OF RECORD BEFORE SUBMITTAL TO DSA.

ACCESSIBILITY NOTES

1. PUBLIC WALKS FROM THE BUILDING TO THE PUBLIC WAY AND TO PARKING AREAS DESIGNATED AS ACCESSIBLE SHALL COMPLY WITH CHAPTER 11B, PART 2, TITLE 24, CCR. *PROVIDE WALKS A MINIMUM OF 48 INCHES WIDE AND WITH A GRADIENT NOT GREATER THAN 5% (1:20), WITH NO ABRUPT CHANGES GREATER THAN 1/2 INCHES IN THE DIRECTION OF TRAVEL.*

2. PROVIDE WALKS WITH LEVEL LANDINGS AT ALL EXTERIOR EXIT DOORS COMPLYING WITH CHAPTERS 10 AND 11B, PART 2, TITLE 24, CCR., *WITH NOT LESS THAN 60 INCHES X 60 INCHES IN DIMENSION AND WITH MAXIMUM 2 PERCENT SLOPE.*

3. SURFACE CROSS SLOPE GRADIENT SHALL NOT EXCEED 2 PERCENT PER FOOT AT WALKS AND PATHS WITHIN THE ACCESSIBLE PATH OF TRAVEL.

4. PROVIDE ACCESSIBLE BUILDING ENTRANCES COMPLYING WITH CHAPTERS 10 AND 11B, PART 2, TITLE 24, CCR., UNLESS SHOWN OTHERWISE.

5. PROVIDE WARNING CURB, RAILING/GUIDE RAIL OR OTHER PROTECTIVE DEVICE AT ALL ABRUPT CHANGES IN LEVEL, (EXCEPT BETWEEN A WALK/SIDEWALK AND ADJACENT STREET OR DRIVEWAY) COMPLYING WITH CHAPTER 11B, PART 2, TITLE 24, CCR. *PROVIDE MINIMUM 6 INCH HIGH CURB WHERE GUARDRAIL OR HANDRAIL IS PROVIDED, NO CURB IS REQUIRED IF GUIDE RAIL IS PROVIDED CENTERED AT 3 INCHES ABOVE SURFACE OF WALKWAY, PLUS OR MINUS 1 INCH. NO CURB IS REQUIRED IF WALKWAY IS 5 PERCENT OR LESS IN GRADIENT OR NO ADJACENT HAZARD EXISTS.*

6. DOOR CONSTRUCTION AND HARDWARE

PROVIDE THE BOTTOM 10 INCHES OF ALL DOORS (EXCEPT AUTOMATIC AND SLIDING DOORS) WITH A SMOOTH UNINTERRUPTED SURFACE PERMITTING THE DOOR TO BE OPENED BY A WHEELCHAIR FOOTREST WITHOUT CREATING A TRAP OR HAZARDOUS CONDITION.

LIMIT DOOR OPERATING FORCE IN COMPLIANCE WITH CHAPTER 11B, PART 2, TITLE 24, CCR. *MAXIMUM EFFORT TO OPERATE DOORS SHALL NOT EXCEED THE FOLLOWING:*

5 POUNDS FOR EXTERIOR DOORS
5 POUNDS FOR INTERIOR DOORS.
15 POUNDS FOR DOORS WITH FIRE RATED LABELS.

PROVIDE DOOR OPENING HARDWARE COMPLYING WITH CHAPTERS 10 AND 11B, PART 2, TITLE 24, CCR. *CENTER HAND-ACTIVATED DOOR OPENING HARDWARE BETWEEN 34 INCHES AND 44 INCHES ABOVE THE FLOOR. HAND ACTIVATED LATCHING AND LOCKING DOORS, LOCATED IN THE PATH OF TRAVEL, SHALL BE OPERABLE WITH A SINGLE EFFORT BY LEVER TYPE HARDWARE, BY PANIC BARS, PUSH-PULL ACTIVATING BARS, OR OTHER HARDWARE DESIGNED TO PROVIDE PASSAGE WITHOUT REQUIRING THE ABILITY TO GRASP THE OPENING HARDWARE. LOCKED EXIT DOORS SHALL BE ACCESSIBLE AS SPECIFIED IN DIRECTION OF EGRESS.*

PROVIDE THRESHOLDS COMPLYING WITH CHAPTER 11B, PART 2, TITLE 24, CCR, WITH MAXIMUM TOTAL HEIGHT OF 1/2 INCHES.

FIRE & LIFE SAFETY NOTES

1. PENETRATIONS THROUGH RATED WALLS AND FLOORS SHALL BE SEALED WITH A MATERIAL CAPABLE OF PREVENTING THE PASSAGE OF FLAMES AND HOT GASES WHEN SUBJECTED TO THE REQUIREMENTS OF ASTM-E-814 AND CBC 2016 AND IN COMPLIANCE WITH THE PROJECT MANUAL.

2. ALL ELECTRICAL, MECHANICAL, AND PLUMBING PENETRATIONS, INCLUDING CONDUITS AND PIPING, THROUGH FIRE RATED WALL, FLOOR AND CEILING ASSEMBLIES SHALL BE TIGHTLY AND SOLIDLY SEALED WITH FIRESTOPPING COMPLYING WITH CBC 2016 & ASTM E 814 AND THE PROJECT MANUAL. WHERE ITEM PENETRATES AN AREA SEPARATION WALL, THE SECTION PASSING THROUGH THE WALL SURFACE AND THE FIXTURE CONNECTIONS THERETO SHALL BE ONLY OF METAL.

3. PROVIDE AN APPROPRIATE NUMBER OF PORTABLE FIRE EXTINGUISHERS WITH A RATING OF NOT LESS THAN 4A-60BC FOR PROTECTION DURING CONSTRUCTION.

4. THE CONTRACTOR SHALL PROVIDE AND INSTALL TEMPORARY PEDESTRIAN PROTECTION AS REQUIRED BY LOCAL CODE AND SPECIFICATION.

5. DO NOT BLOCK EXITS AT ANY TIME.

6. THE FIRE ALARM SYSTEM SHALL CONFORM TO ARTICLE 760 OF THE CALIFORNIA ELECTRICAL CODE. STANDARDS AS DEFINED IN CHAPTER 35 CALIFORNIA BUILDING CODE AND APPLICABLE NFPA STANDARDS.

7. FIRE SPRINKLER SYSTEM AND AUTOMATIC EXTINGUISHING SYSTEM. DRAWINGS SHALL BE STAMPED AND SIGNED BY A C-16 CONTRACTOR, LICENSED FIRE PROTECTION ENGINEER, LICENSED MECHANICAL ENGINEER OR LICENSED CIVIL ENGINEER. PROVIDE TESTING IN THE PRESENCE OF THE ENFORCING AGENCY AT VARIOUS STAGES AND UPON COMPLETION AS SPECIFIED AND AS DIRECTED BY THE ENFORCING AGENCY. THE ARCHITECT WILL REVIEW SHOP DRAWINGS FOR HEAD TYPE, LOCATION CONFLICT AND SEISMIC RESTRAINT ONLY.

8. DURING DEMOLITION AND CONSTRUCTION, ALL STRUCTURES SHALL COMPLY WITH FIRE SAFETY REQUIREMENTS OF CFC 2016, CHAPTER 33.

GENERAL NOTES

1. DURING THE ENTIRE CONSTRUCTION PERIOD, IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO MAINTAIN CONDITIONS AT THE PROJECT SITE, TO MEET THE REQUIREMENTS OF THE FEDERAL OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) AND CALIFORNIA OCCUPATIONAL REGULATIONS . THIS PROVISION SHALL COVER THE CONTRACTOR'S EMPLOYEES AND ALL OTHER PERSONS WORKING UPON OR VISITING THE SITE. THE CONTRACTOR SHALL BECOME FULLY INFORMED OF ALL APPLICABLE STANDARDS AND REGULATIONS AND INFORM ALL PERSONS AND REPRESENTATIVES RESPONSIBLE FOR WORK UNDER THIS CONTRACT.

2. CONFIRM ALL NEW AND EXISTING CONDITIONS WITH THE CONTRACT DOCUMENTS. NOTIFY ARCHITECT IMMEDIATELY IN WRITING OF ALL DISCREPANCIES OR CONFLICTS. DO NOT PROCEED WITH WORK IN THE AREA OF DISCREPANCY OR CONFLICT UNTIL DIRECTION IS GIVEN BY ARCHITECT. IF CONTRACTOR PROCEEDS WITHOUT DIRECTION FROM ARCHITECT, IT SHALL BE AT CONTRACTORS RISK, AND CONTRACTOR SHALL BE RESPONSIBLE FOR ALL REQUIRED CORRECTIVE ACTION.

3. IN NO CASE SHALL WORKING DIMENSIONS BE SCALED FROM DRAWINGS. WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED GRAPHICS. NOTIFY ARCHITECT IMMEDIATELY IN WRITING OF ALL ADDITIONAL REQUIRED DIMENSIONS. DO NOT PROCEED WITH WORK IN THE AREA OF DISCREPANCY OR CONFLICT UNTIL DIRECTION IS GIVEN BY ARCHITECT. IF THE CONTRACTOR PROCEEDS WITHOUT DIRECTION FROM ARCHITECT, IT SHALL BE AT CONTRACTORS RISK, AND CONTRACTOR SHALL BE RESPONSIBLE FOR ALL REQUIRED CORRECTIVE ACTION.

4. CORRECT ALL WORK INSTALLED IN CONFLICT WITH THE CONSTRUCTION DOCUMENTS BY CONTRACTOR AS DIRECTED BY ARCHITECT AND AT NO ADDITIONAL EXPENSE TO THE OWNER.

5. VISIT JOB SITE PRIOR TO BEGINNING WORK AND VERIFY ALL DIMENSIONS AND CONDITIONS.

6. SECURE AND PAY FOR ALL PERMITS, GOVERNMENTAL FEES AND LICENSES REQUIRED FOR PROPER COMPLETION OF THE WORK. REQUEST ALL INSPECTIONS REQUIRED BY LOCAL GOVERNMENTAL AGENCIES AND COORDINATE THE WORK ACCORDINGLY.

7. WHERE WORK OR EQUIPMENT IS INDICATED "N.I.C." (NOT IN CONTRACT) ON THE DRAWINGS, SUCH WORK AND/OR EQUIPMENT SHALL BE PROVIDED BY OTHERS. CONTRACTOR SHALL COORDINATE AND COOPERATE TO EFFECT SUCH INSTALLATION.

8. ALL PLAN DIMENSIONS SHOWN AT CENTER OF WALL REPRESENT CENTER LINE OF STUD OR STRUCTURAL ELEMENT UNLESS NOTED OTHERWISE.

9. ALL PLAN DIMENSIONS FOR MASONRY AND CONCRETE REPRESENT FACE OF MATERIAL AND OPENING UNLESS NOTED OTHERWISE.

10. ALL DIMENSIONS SHOWN ARE TO FACE OF STUD AT NEW CONSTRUCTION AND FACE OF FINISH AT EXISTING CONSTRUCTION, UNLESS NOTED OTHERWISE.

11. DIMENSIONS ARE NOT ADJUSTABLE WITHOUT THE REVIEW OF ARCHITECT UNLESS NOTED (+/-) OR "VERIFY". DIMENSIONS NOTED "HOLD" SHALL BE CONSIDERED AS ABSOLUTE AND USED FOR LAY-OUT CONTROL UNLESS OTHERWISE DIRECTED BY ARCHITECT.

12. ALL HEIGHTS ARE DIMENSIONED FROM TOP OF SLAB UNLESS NOTED "AFF" (ABOVE FINISH FLOOR).

13. "TYPICAL" MEANS COMPARABLE CHARACTERISTICS FOR THE ELEVATION OR DETAIL NOTED. WHEN A DETAIL OR NOTE IS IDENTIFIED AS "TYPICAL", CONTRACTOR SHALL APPLY THIS DETAIL OR NOTE TO EVERY LIKE CONDITION, WHETHER OR NOT THE REFERENCE IS REPEATED IN EVERY INSTANCE. VERIFY DIMENSIONS AND ORIENTATION ON PLANS.

14. PROVIDE WORK NOT SPECIFICALLY DETAILED OR SPECIFIED IN ACCORDANCE WITH DETAILS OR SIZES COVERING SIMILAR WORK.

15. "SIMILAR" MEANS COMPARABLE CHARACTERISTICS FOR THE ELEVATION OR DETAIL NOTED VERIFY DIMENSIONS AND ORIENTATION ON PLANS.

16. ABBREVIATIONS THROUGHOUT THE DOCUMENTS COMPLY WITH DOCUMENT ABBREVIATION LIST OR ARE THOSE IN COMMON USE. ARCHITECT WILL DEFINE THE INTENT OF ANY IN QUESTION.

17. PROVIDE FOR THE PROPER SEQUENCE OF CONSTRUCTION, LOCATION AND SIZE OF OPENINGS. COORDINATE ALL CONSTRUCTION AS INDICATED BY THE CONTRACT DOCUMENTS, INCLUDING SHOP DRAWINGS REVIEWED BY ARCHITECT.

18. TAKE ALL MEASURES TO ACCOMPLISH THE WORK WITH THE MINIMUM OF INTERRUPTION TO NORMAL BUILDING PROCEDURES. NOTIFY OWNER IN ADVANCE OF HVAC, ELECTRICAL OR OTHER BUILDING SYSTEM SHUT-OFFS. MINIMIZE NOISE AND DUST GENERATION TO MAXIMUM EXTENT POSSIBLE. COMPLY WITH REQUIREMENTS AS SPECIFIED IN PROJECT MANUAL.

19. REMOVE ALL TRASH AND DEBRIS DAILY. DO NOT STORE BUILDING MATERIALS IN CORRIDORS AT ANY TIME. COMPLY WITH REQUIREMENTS AS SPECIFIED IN PROJECT MANUAL.

20. PERFORM ALL CUTTING, PATCHING, AND FINISHING NECESSARY TO RESTORE THE BUILDING AND SITE TO ORIGINAL CONDITION OF ALL EXISTING PORTIONS OF THE BUILDING AND SITE AFFECTED BY CONTRACTORS WORK, TO THE SATISFACTION OF ARCHITECT AND OWNER.

21. VERIFY POINTS OF CONNECTION, INCLUDING SIZES AND LOCATIONS, AND ALL OTHER REQUIRED OPERATING CRITERIA WITH EQUIPMENT MANUFACTURER.

22. COORDINATE THE LOCATION AND TYPE OF ALL ACCESS PANELS REQUIRED FOR ACCESSING MECHANICAL, PLUMBING, ELECTRICAL AND OTHER BUILDING SYSTEMS WITH ARCHITECT.

23. CONTRACTOR SHALL INSURE ALL CONSTRUCTION SHALL REMAIN ACCESSIBLE AND EXPOSED FOR INSPECTION PURPOSES UNTIL APPROVED BY THE INSPECTOR OF RECORD. FOR CONTINUOUS INSPECTION, TESTING, AND OBSERVATION REQUIREMENTS, REFER TO THE TESTING AND OBSERVATION PROGRAM.

24. PROTECTION DURING WELDING: CONFORM TO TITLE 8, C.C.R. FURTHER PROTECT OCCUPANTS AND THE PUBLIC WITH PORTABLE SOLID VISION BARRICADES AROUND LOCATION WHERE WELDING IS BEING PERFORMED. PROVIDE SIGNS WARNING AGAINST LOOKING AT WELDING WITHOUT PROPER EYE PROTECTION OR EQUIVALENT. SEE C.F.C. FOR REQUIREMENTS FOR ON SITE WELDING.

25. SEE CFC CHAPTER 33 FOR FIRE SAFETY DURING CONSTRUCTION.

26. VERIFY DIMENSIONS, LOCATIONS OF EXISTING UTILITIES, AND CONITIONS ON THE JOB SITE PRIOR TO THE START OF WORK OR PORTIONS OF THE WORK. NOTIFY THE ARCHITECT IMMEDIATELY OF ANY DISCREPANCIES BETWEEN THE ACTUAL FIELD CONDITIONS AND THE CONSTRUCTION DOCUMENTS. EXISTING CONDITIONS ARE INDICATED AS A RESULT OF FIELD OBSERVATIONS, INFORMATION SHOWN ON AVAILABLE DOCUMENTS AND FIELD CONDITIONS AT THE TIME OF PREPARATION, AND ARE NOT GUARANTEED TO BE ACCURATE.

27. WHERE ANY CONFLICT OCCURS BETWEEN THE REQUIREMENTS OF LAWS, CODES, ORDINANCES, RULES AND REGULATIONS, THE MOST STRINGENT SHALL GOVERN.

28. WHERE NO SPECIFIC DETAIL IS SHOWN, THE FRAMING OR CONSTRUCTION SHALL BE IDENTICAL OR SIMILAR TO THAT INDICATED FOR LIKE CASES OF CONSTRUCTION OR PER COMMON INDUSTRY PRACTICE IF THERE ARE NO LIKE CASES.

29. CHANGES TO THE APPROVED DRAWINGS AND/OR SPECIFICATIONS SHALL BE MADE BY ADDENDA OR A CONSTRUCTION CHANGE DOCUMENT APPROVED BY THE DIVISION OF THE STATE ARCHITECT AS REQUIRED BY SECTION 4-338, PART 1, TITLE 24, CCR.

30. CONTRACTOR TO COOPERATE WITH OWNER PROVIDED TESTING LAB TO OBTAIN TEST SAMPLES. THE INSPECTOR FOR AGENCY HAVING JURISDICTION SHALL HAVE FULL ACCESS TO THE WORK AT ALL TIMES.

31. CONTRACTOR'S SAFETY BARRICADE (TEMPORARY FENCING) SHALL PROTECT PUBLIC FROM CONSTRUCTION ACTIVITIES. THE SAFETY BARRICADE SHALL PROTECT AND SECURE THE CONSTRUCTION AREA. TEMPORARY FENCING SHALL ALSO BE PROVIDED TO PROTECT AND SECURE STORAGE YARDS. EXACT LOCATION OF SAFETY BARRICADE AND OTHER TEMPORARY FENCING SHALL BE APPROVED BY THE OWNER PRIOR TO INSTALLATION.

32. PENETRATIONS OF ANY KIND, INCLUDING THOSE REQUIRING CUTTING, BORING, SAWCUTTING OR DRILLING THROUGH EXISTING OR NEW STRUCTURAL ELEMENTS IS NOT TO BE STARTED UNTIL THE DETAILS HAVE BEEN REVIEWED BY THE OWNER AND THE D.S.A. FIELD ENGINEER, IF DETAILS DO NOT SHOW OR CONFORM TO THE APPROVED DRAWINGS.

33. CONTACT UNDERGROUND UTILITY SERVICE TO CHECK PUBLIC UTILITIES PRIOR TO STREET WORK. LOCATE ON-SITE UTILITIES BY POTHOLING OR OBTAIN AND PAY FOR THE SERVICES OF A UTILITY LOCATOR.

34. WHERE CONFLICTS OCCUR IN THE DOCUMENTS, BID THE MORE EXPENSIVE ITEM.

PROJECT DIRECTORY

ARCHITECT
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STRUCTURAL ENGINEER
KNA STRUCTURAL ENGINEERS
9331 MUIRLANDS BLVD.
IRVINE, CA 92618
PHONE: (949) 462-3200
MANAGER: LARRY KAPRIELIAN
EMAIL: LKAPRIELIAN@KNACONSULTING.COM
WEB: KNASTRUCTURAL.COM

MECHANICAL & PLUMBING ENGINEER
MA ENGINEERS, INC.
5160 CARROLL CANYON RD, SUITE 200
SAN DIEGO, CA 92121
PHONE: (858) 200-0030
MANAGER: MICHAEL AKAVAN
EMAIL: MAKAVAN@MA-ENGR.COM
WEB: WWW.MA-ENGR.COM

ELECTRICAL ENGINEER
JOHNSON CONSULTING ENGINEERS, INC.
12875 BROOKPRINTER PLACE, SUITE 300
POWAY, CA 92064
PHONE: (858) 679-4030
MANAGER: JOHN FRISBIE
EMAIL: JFRISBIE@JCE-INC.COM
WEB: WWW.JCE-INC.COM

FIRE PROTECTION
XXXX
XXXX
XXXX
PHONE: XXXX
MANAGER: XXXX
EMAIL: XXXX
WEB: XXXX

FOOD SERVICE
ORNESS DESIGN GROUP INC.
5955 MIRA MESA BLVD, SUITE H
SAN DIEGO, CA 92121
PHONE: (858) 457-5955
MANAGER: GEORGE ORNESS
EMAIL: GORNESS@ORNESSDESIGNGROUP.COM
WEB: WWW.ORNESSDESIGNGROUP.COM

OTHER
XXXX
XXXX
XXXX
PHONE: XXXX
MANAGER: XXXX
EMAIL: XXXX
WEB: XXXX

OWNER
DEL MAR UNION SCHOOL DISTRICT
11232 EL CAMINO REAL, SUITE 100
SAN DIEGO, CA 92130
PHONE: (858) 755-9301
MANAGER: CHRIS DELEHANTY
EMAIL: CDELEHANTY@DMUSD.ORG
WEB: WWW.DMUSD.ORG

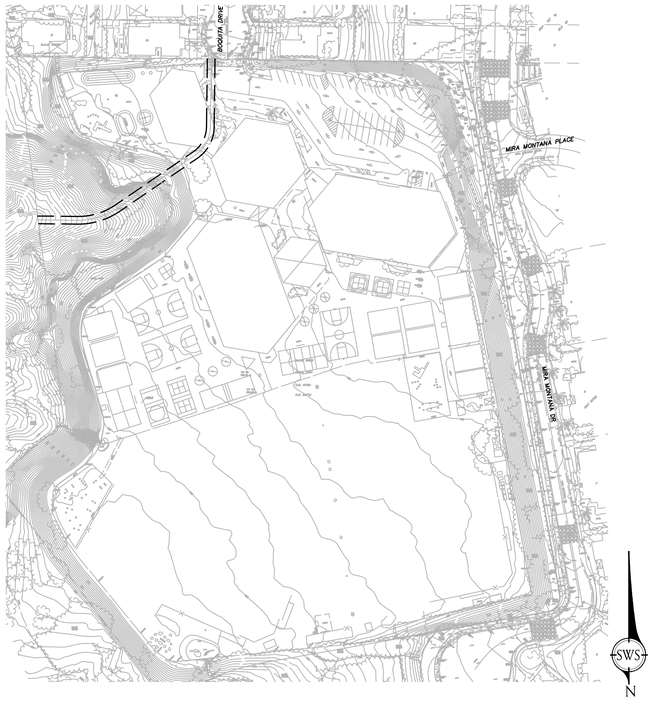
LICENSED ARCHITECT — JON ALAN BAKER — NO.C14513 — EXP. 8-30-19 — STATE OF CALIFORNIA

DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL REBUILD

BakerNowicki design studio
731 Ninth Avenue, Suite A

GRADING PLANS FOR:

DEL MAR HEIGHTS ELEMENTARY SCHOOL
INCREMENT 1 - ROUGH GRADING



KEY MAP

N.T.S.

SWPPP NOTES

1. DISCHARGING SEDIMENT-LADEN WATER WHICH WILL CAUSE OR CONTRIBUTE TO AN EXCEEDANCE OF THE APPLICABLE RWQCB'S BASIN PLANS FROM A DEWATERING SITE OR SEDIMENT BASIN/TRAP INTO ANY RECEIVING WATER OR STORM DRAIN WITHOUT FILTRATION OR EQUIVALENT TREATMENT IS PROHIBITED.

2. THE DISCHARGER SHALL AMEND THE SWPPP WHENEVER THERE IS A CHANGE IN CONSTRUCTION OR OPERATIONS, WHICH MAY AFFECT THE DISCHARGE OF POLLUTANTS TO SURFACE WATERS, GROUNDWATER OR A MUNICIPAL STORM DRAIN SYSTEM. THE SWPPP SHALL ALSO BE AMENDED IF THE DISCHARGER VIOLATES ANY CONDITION OF THE GENERAL PERMIT OR HAS NOT ACHIEVED THE GENERAL OBJECTIVE OF REDUCING OR ELIMINATING POLLUTANTS IN STORM WATER DISCHARGES. ALL AMENDMENTS SHOULD BE DATED AND DIRECTLY ATTACHED TO THE SWPPP.

3. TEMPORARY ON-SITE DRAINAGE TO CARRY CONCENTRATED FLOW SHALL BE SELECTED TO COMPLY WITH CITY REQUIREMENTS TO CONTROL EROSION, TO RETURN FLOWS TO THEIR NATURAL DRAINAGE COURSES, AND TO PREVENT DAMAGE TO DOWNSTREAM PROPERTIES.

4. DISCHARGES ORIGINATING FROM OFF-SITE, WHICH FLOW ACROSS OR THROUGH AREAS DISTURBED BY CONSTRUCTION THAT MAY CONTAIN POLLUTANTS, SHOULD BE REPORTED TO THE RWQCB.

5. DISCHARGERS WHO ARE PRESENTLY COVERED UNDER NPDES GENERAL PERMIT NO. CAS000002 FOR DISCHARGE OF STORM WATER ASSOCIATED WITH CONSTRUCTION ACTIVITY MAY SUBMIT A NOTICE OF TERMINATION WHEN THEY MEET ONE OF THE FOLLOWING CRITERIA.

   A. THE CONSTRUCTION PROJECT HAS BEEN COMPLETED AND THE FOLLOWING CONDITIONS HAVE BEEN MET: ALL ELEMENTS OF THE STORM WATER POLLUTION PREVENTION PLAN HAVE BEEN COMPLETED; CONSTRUCTION MATERIALS AND EQUIPMENT MAINTENANCE WASTE HAVE BEEN DISPOSED OF PROPERLY; THE SITE IS IN COMPLIANCE WITH ALL LOCAL STORM WATER MANAGEMENT REQUIREMENTS INCLUDING EROSION/SEDIMENT CONTROL REQUIREMENTS AND THE APPROPRIATE USE PERMITS HAVE BEEN OBTAINED; AND A POST-CONSTRUCTION STORM WATER OPERATION AND MANAGEMENT PLAN IS IN PLACE.

   B. CONSTRUCTION ACTIVITIES HAVE BEEN SUSPENDED, EITHER TEMPORARILY OR INDEFINITELY AND THE FOLLOWING CONDITIONS HAVE BEEN MET: ALL ELEMENTS OF THE STORM WATER POLLUTION PREVENTION PLAN HAVE BEEN COMPLETED; CONSTRUCTION MATERIALS AND EQUIPMENT MAINTENANCE WASTE HAVE BEEN DISPOSED OF PROPERLY; ALL DENUDED AREAS AND OTHER AREAS OF POTENTIAL EROSION ARE STABILIZED; AN OPERATION AND MAINTENANCE PLAN FOR EROSION AND SEDIMENT CONTROL IS IN PLACE; AND THE SITE IS IN COMPLIANCE WITH ALL LOCAL STORM WATER MANAGEMENT REQUIREMENTS INCLUDING EROSION/SEDIMENT CONTROL REQUIREMENTS. THE DATE CONSTRUCTION ACTIVITIES WERE SUSPENDED, AND THE EXPECTED DATE CONSTRUCTION ACTIVITIES WILL START UP AGAIN SHOULD BE PROVIDED.

   C. CONSTRUCTION SITE CAN NOT DISCHARGE STORM WATER TO WATERS OF THE UNITED STATES. PLEASE INDICATE IF ALL STORM WATER IS RETAINED ON SITE OR IF STORM WATER IS COLLECTED OFFSITE.

   D. DISCHARGE OF CONSTRUCTION STORM WATER FROM THE SITE IS NOW SUBJECT TO ANOTHER NPDES GENERAL PERMIT OR AN INDIVIDUAL NPDES PERMIT. THE GENERAL PERMIT OR INDIVIDUAL PERMIT NPDES NUMBER AND DATE COVERAGE BEGAN SHOULD BE PROVIDED.

   E. THERE IS A NEW OWNER OF THE UNIDENTIFIED SITE. IF OWNERSHIP OR OPERATION OF THE FACILITY HAS BEEN TRANSFERRED THEN THE PREVIOUS OWNER MUST SUBMIT A NOTICE OF TERMINATION AND THE NEW OWNER MUST SUBMIT A NOTICE OF INTENT FOR COVERAGE UNDER THE GENERAL PERMIT. THE DATE OF TRANSFER AND INFORMATION ON THE NEW OWNER SHOULD BE PROVIDED. NOTE THAT THE PREVIOUS OWNER MAY BE LIABLE FOR DISCHARGE FROM THE SITE UNTIL THE NEW OWNER FILES A NOTICE OF INTENT FOR COVERAGE UNDER THE GENERAL PERMIT.

6. SEDIMENT CONTROL BMP'S ARE REQUIRED AT APPROPRIATE LOCATIONS ALONG THE SITE PERIMETER AND AT ALL OPERATIONAL INTERNAL INLETS TO THE STORM DRAIN SYSTEM AT ALL TIMES.

7. THE CONTRACTOR IS RESPONSIBLE FOR ENSURING THAT ADEQUATE SEDIMENT CONTROL MATERIALS ARE AVAILABLE TO CONTROL SEDIMENT DISCHARGES AT THE DOWNGRADE PERIMETER AND OPERATIONAL INLETS (WEATHER AND STORM PREDICTIONS CAN BE OBTAINED BY CALLING THE NATIONAL WEATHER SERVICE AT (858) 675-8700 OR BY VISITING THE NATIONAL WEATHER SERVICE WEB THE AT HTTP://WWW.WRH.NOAA.GOV/SGX FOR WEATHER INFORMATION AND CURRENT SATELLITE/RADAR FEEDS).

8. THE OUTLETS OF ALL SEDIMENT BASINS, TRAPS, AND LOCATIONS OF ARTIFICIALLY CONCENTRATED FLOW SHALL BE PROVIDED WITH OUTLET PROTECTION TO PREVENT EROSION AND SCOUR.

9. INSPECTIONS SHALL BE PERFORMED BEFORE AND AFTER STORM EVENTS AND ONCE EACH 24-HOUR PERIOD DURING EXTENDED STORM EVENTS TO IDENTIFY BMP EFFECTIVENESS AND IMPLEMENT REPAIRS OR DESIGN CHANGES AS SOON AS FEASIBLE, DEPENDING ON FIELD CONDITIONS. EQUIPMENT, MATERIALS AND WORKERS MUST BE AVAILABLE FOR RAPID RESPONSE TO FAILURES AND EMERGENCIES. ALL CORRECTIVE MAINTENANCE TO BMP'S SHALL BE PERFORMED AS SOON AS POSSIBLE AFTER THE CONCLUSION OF EACH STORM, DEPENDING UPON WORKER SAFETY.

10. FOR EACH INSPECTION, A QUALIFIED PERSON SHALL COMPLETE AN INSPECTION CHECKLIST CONTAINING THE FOLLOWING MINIMUM INFORMATION: INSPECTION DATE, WEATHER INFORMATION (BEGINNING/END OF STORM EVENT, DURATION, TIME SINCE LAST STORM, APPROXIMATE RAINFALL IN INCHES), DESCRIPTION OF INADEQUATE BMP'S, LIST OF OBSERVATIONS OF ALL BMP'S AND VISIBLE INSPECTION OF OUTFALLS, DISCHARGE POINTS, DOWNSTREAM LOCATIONS, AND PROJECTED REQUIRED MAINTENANCE ACTIVITIES, CORRECTIVE ACTIONS REQUIRED, INCLUDING CHANGES TO THE SWPPP AND IMPLEMENTATION DATES, INSPECTOR'S NAME, TITLE, SIGNATURE, AND QUALIFICATIONS.

11. INDIVIDUALS RESPONSIBLE FOR SWPPP, IMPLEMENTATION, AND PERMIT COMPLIANCE SHALL BE APPROPRIATELY TRAINED. THIS INCLUDES THOSE PERSONNEL RESPONSIBLE FOR INSTALLATION, INSPECTION, MAINTENANCE, AND REPAIR OF BMP'S. THOSE RESPONSIBLE FOR OVERSEEING, REVISING, AND AMENDING THE SWPPP SHALL ALSO DOCUMENT THEIR TRAINING. THE QUALIFIED PERSON SHALL ATTEND THE PRE-CONSTRUCTION MEETING. THE QUALIFIED PERSON SHALL HAVE KNOWLEDGE AND TRAINING OF THE INTENT AND ENFORCEMENT OF SWPPP'S AND BMP'S AND BE PROPERLY TRAINED TO CONDUCT INSPECTIONS AND PREPARE REPORTS OF THE CONSTRUCTION SITE.

12. THE CONTRACTOR SHALL MAINTAIN A COPY OF THE SWPPP AT THE CONSTRUCTION SITE, WHICH SHALL BE PROVIDED, UPON REQUEST, TO THE RWQCB OR AGENCY PERSONNEL. THE SWPPP IS CONSIDERED A REPORT THAT SHALL BE AVAILABLE TO THE PUBLIC BY THE RETAINED RWQCB UNDER SECTION 308(B) OF THE CLEAN WATER ACT.

13. RECORDS OF ALL INSPECTIONS, COMPLIANCE CERTIFICATIONS, NONCOMPLIANCE REPORTING, SWPPP AND ANY OTHER DOCUMENTS GENERATED AS PART OF SWPPP, MUST BE FOR A PERIOD OF AT LEAST THREE YEARS FROM THE DATE GENERATED.

14. A CONCRETE WASHOUT SHALL BE INSTALLED FOR ALL PROJECTS THAT PROPOSE CONCRETE TO BE MIXED ON SITE OR DELIVERED FROM A BATCH PLANT. THE CONCRETE WASHOUT SHALL BE LOCATED A MINIMUM OF 50 FEET FROM ANY DRAINAGE INFRASTRUCTURE OR NATURAL DRAINAGE FEATURES OR WATER BODIES AND INCORPORATE AN IMPERMEABLE LINER (6 MIL MIN) TO CONTAIN THE REQUIRED VOLUME. ALL DRIED CONCRETE WASTE SHALL BE BROKEN INTO MANAGEABLE PIECES AND DISPOSED OF IN A PROPER MANNER. THE CONTRACTOR OR QUALIFIED PERSON SHALL LOCATE CONCRETE WASHOUTS IN THIS PRESCRIBED MANNER AS CONSTRUCTION PROGRESSES.

15. THE QUALIFIED PERSON SHALL CONDUCT REGULAR INSPECTIONS OF THE PROJECT SITE IN ACCORDANCE WITH RECOMMENDATIONS OUTLINED IN THE SWPPP. EACH INSPECTION SHALL BE DOCUMENTED IN THE FORM OF WRITTEN REPORTS RETAINED ON-SITE. ALL REPORTS SHALL BE MADE AVAILABLE TO AGENCY PERSONNEL AND RWQCB REPRESENTATIVES UPON REQUEST.

16. THE CONTRACTOR SHALL HAVE EMERGENCY MATERIALS AND EQUIPMENT ON HAND FOR UNFORESEEN SITUATIONS, SUCH AS DAMAGE TO UNDERGROUND WATER AND SEWER UTILITIES WHEREBY FLOWS MAY GENERATE EROSION AND SEDIMENT POLLUTION.

17. "THE PERMITTEE OR DESIGNEE SHALL PROVIDE EVIDENCE OF COVERAGE UNDER THE GENERAL CONSTRUCTION NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMIT, IN THE FORM OF A NOTICE OF INTENT (NOI) FILED WITH THE STATE WATER RESOURCES CONTROL BOARD, PRIOR TO THE ISSUANCE OF ANY CONSTRUCTION PERMITS."

18. SEDIMENT AND EROSION CONTROLS MAY BE REMOVED ONLY WHEN CONTRIBUTORY UPSTREAM AREAS BECOME STABILIZED OR ARE MANAGED UPSTREAM (I.E., SINGLE-LOT SEDIMENT CONTROLS) AND AS LONG AS SEDIMENT LADEN RUNOFF WILL NOT DISCHARGE FROM THE SITE.

19. WHEN FUTURE WORK BY THE DEVELOPER NOT SHOWN ON THIS PLAN IS TO BE PERFORMED, THE SWPPP SHALL BE AMENDED TO INCLUDE SAID WORK AND ANY ADDITIONAL WATER QUALITY CONTROL MEASURES REQUIRED.

20. WHEN OWNERSHIP CHANGES FOR PORTIONS OF THE SITE OR THE LIMITS OR NATURE WORK ARE ALTERED, THE DEVELOPER SHALL FILE A CHANGE OF INFORMATION (COI) OR A REVISED NOTICE OF INTENT (NOI), RESPECTIVELY, WITH THE RWQCB AND SWRCB, RESPECTIVELY.

GENERAL NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR SURVEY MONUMENTS AND/OR VERTICAL CONTROL BENCHMARKS WHICH ARE DISTURBED OR DESTROYED BY CONSTRUCTION. A LAND SURVEYOR MUST FIELD LOCATE, REFERENCE, AND/OR PRESERVE ALL HISTORICAL OR CONTROLLING MONUMENTS PRIOR TO ANY EARTHWORK. IF DESTROYED, A LAND SURVEYOR SHALL REPLACE SUCH MONUMENTS WITH APPROPRIATE MONUMENTS. A CORNER RECORD OR RECORD OF SURVEY, AS APPROPRIATE, SHALL BE FILED AS REQUIRED BY THE PROFESSIONAL LAND SURVEYORS ACT. IF ANY VERTICAL CONTROL IS TO BE DISTURBED OR DESTROYED, THE CITY OF SAN DIEGO FIELD SURVEY SECTION MUST BE NOTIFIED, IN WRITING, AT LEAST 3 DAYS PRIOR TO THE CONSTRUCTION. THE CONTRACTOR WILL BE RESPONSIBLE FOR THE COST OF REPLACING ANY VERTICAL CONTROL BENCHMARKS DESTROYED BY THE CONSTRUCTION.

2. CONTRACTOR TO VERIFY EXACT PERIMETER OF DEMOLITION AND AREA OF WORK FOR THE PROJECT. AREA SHOWN IS APPROXIMATE.

GRADING NOTES

1. ALL GRADING SHALL BE DONE UNDER OBSERVATION AND TESTING BY A QUALIFIED CIVIL ENGINEER OR GEOTECHNICAL ENGINEER AND, IF REQUIRED, BOTH A QUALIFIED PROFESSIONAL CIVIL ENGINEER OR GEOTECHNICAL ENGINEER AND AN ENGINEERING GEOLOGIST. ALL GRADING MUST BE PERFORMED IN ACCORDANCE WITH APPLICABLE LOCAL ORDINANCE.

2. PROPOSED BUILDING PADS, STRUCTURAL IMPROVEMENT AREAS, AND AREAS TO RECEIVE FILL SHOULD BE CLEARED OF ANY DELETERIOUS MATERIAL, VEGETATION, ASPHALT, CONCRETE AND DEBRIS PRIOR TO COMMENCING GRADING. ANY ORGANIC OR UNSUITABLE MATERIAL GENERATED SHOULD BE EXPORTED FROM THE SITE. THE REMOVAL OF UNSUITABLE MATERIALS SHOULD BE OBSERVED BY THE GEOTECHNICAL CONSULTANT TO EVALUATE THE COMPETENCY OF THE EXPOSED MATERIALS FOR SUPPORT OF STRUCTURAL AND FILL LOADS.

3. BRUSH AND TREES SHALL BE REMOVED ONLY WITHIN THE AREA TO BE GRADED. WHEN TREES ARE REMOVED, THE ROOT SYSTEM SHALL ALSO BE REMOVED AND THE RESULTING EXCAVATION FILLED WITH PROPERLY COMPACTED FILL SOILS.

4. ANY MAN-MADE STRUCTURES OR IMPROVEMENTS WITHIN THE GRADING LIMITS, THAT ARE NOT TO BE SAVED FOR FUTURE USE, SHOULD BE DEMOLISHED AND LEGALLY DISPOSED OFF-SITE. SUBSURFACE IMPROVEMENTS OR OBSTRUCTIONS THAT ARE TO BE REMOVED SHOULD BE EXCAVATED AND HAULED OFF-SITE. THE RESULTING EXCAVATIONS SHOULD BE BACKFILLED AND COMPACTED. MAN-MADE IMPROVEMENTS TO BE SAVED SHOULD BE PROTECTED FROM DAMAGE BY THE CONTRACTOR.

5. REMEDIAL GRADING MAY BE NECESSARY TO REMOVE COMPRESSIBLE SOILS BENEATH STRUCTURES OR STRUCTURAL FILLS, BENEATH EXTERIOR FLATWORK AND PAVEMENT AREAS, OR WHEREVER THE EXISTING SOILS ARE DISTURBED DUE TO DEMOLITION OF EXISTING STRUCTURES OR IMPROVEMENTS. REMEDIAL GRADING SHOULD CONSIST OF COMPLETE REMOVAL OF COMPRESSIBLE SOILS UNTIL COMPETENT SOILS ARE EXPOSED. REMEDIAL EXCAVATIONS SHOULD INCLUDE ALL AREAS THAT WILL SUPPORT STRUCTURES, IMPROVEMENTS OR NEW FILLS. EXCAVATION BOTTOMS SHOULD BE OBSERVED BY THE GEOTECHNICAL ENGINEER TO EVALUATE THE NEED FOR DEEPER REMOVALS.

6. CONTRACTOR SHALL MAKE EXPLORATION EXCAVATIONS AND LOCATE EXISTING UNDERGROUND FACILITIES SUFFICIENTLY AHEAD OF CONSTRUCTION TO PERMIT REVISIONS TO PLANS IF REVISIONS ARE NECESSARY BECAUSE OF LOCATION OF EXISTING FACILITIES.

7. THE CONTRACTOR IS REQUIRED TO TAKE PRECAUTIONARY MEASURES TO PROTECT THE UTILITY LINES SHOWN AND ANY OTHER LINES NOT OF RECORD OR NOT SHOWN ON THESE PLANS.

8. PRIOR TO PLACING FILL, AREAS TO RECEIVE FILL SHOULD BE SCARIFIED TO A DEPTH OF APPROXIMATELY 8 INCHES, MOISTURE CONDITIONED AS NECESSARY, AND COMPACTED. FILL SOILS MAY THEN BE PLACED AND COMPACTED IN LAYERS TO THE DESIGN FINISH GRADE ELEVATIONS. THE LAYERS SHOULD BE NO THICKER THAN WILL ALLOW FOR ADEQUATE BONDING AND COMPACTION. ALL FILL AND BACKFILL SHOULD BE COMPACTED TO AT LEAST 90 PERCENT OF MAXIMUM DRY DENSITY AT OPTIMUM MOISTURE CONTENT OR SLIGHTLY ABOVE, AS DETERMINED BY ASTM D1557. THE UPPER 12 INCHES OF SUBGRADE IN PAVEMENT AREAS SHOULD BE COMPACTED TO 95 PERCENT RELATIVE COMPACTION.

9. PRIOR TO PLACING BASE MATERIAL, THE UPPER 12" OF SUBGRADE SHOULD BE SCARIFIED, MOISTURE CONDITIONED AND RECOMPACTED TO A MINIMUM OF 95 PERCENT OF MAXIMUM DRY DENSITY AS DETERMINED BY ASTM D1557. THE BASE MATERIAL SHOULD BE COMPACTED TO AT LEAST 95 PERCENT OF MAXIMUM DENSITY.

10. THE PAVEMENT SECTIONS SHOWN ON THESE PLANS ARE PRELIMINARY. FINAL PAVEMENT SECTIONS SHOULD BE DETERMINED ONCE SUBGRADE ELEVATIONS HAVE BEEN ATTAINED AND R-VALUE TESTING ON SUBGRADE SAMPLES IS PERFORMED.

11. CUT AND FILL SLOPES SHALL BE TRIMMED TO THE FINISH GRADE TO PRODUCE A SMOOTH AND UNIFORM SURFACE OR CROSS-SECTION. THE SLOPES OF EXCAVATIONS OR EMBANKMENT SHALL BE SHAPED AND TRIMMED AS DIRECTED BY THE ENGINEER OF WORK AND LEFT IN A NEAT AND ORDERLY CONDITION. ALL STONES, ROOTS, OR OTHER WASTE MATTER EXPOSED ON EXCAVATION OR EMBANKMENT SLOPE SHALL BE REMOVED AND DISPOSED OF.

12. DURING CONSTRUCTION: THE CONTRACTOR SHALL PROPERLY GRADE ALL EXCAVATED SURFACES TO PROVIDE POSITIVE DRAINAGE AND PREVENT PONDING OF WATER. CONTRACTOR SHALL CONTROL SURFACE WATER TO AVOID DAMAGE TO ADJOINING PROPERTIES OR TO FINISHED WORK ON THE SITE. THE CONTRACTOR SHALL TAKE REMEDIAL MEASURES TO PREVENT EROSION OF FRESHLY GRADED AREAS AND UNTIL SUCH TIME AS PERMANENT DRAINAGE AND EROSION CONTROL MEASURES HAVE BEEN INSTALLED. AFTER COMPLETION: AFTER GRADING IS COMPLETED AND THE SOILS ENGINEER HAS FINISHED HIS OBSERVATIONS OF THE WORK, NO FURTHER EXCAVATION OR FILLING SHALL BE DONE EXCEPT UNDER THE OBSERVATION OF THE SOILS ENGINEER.

13. CONTRACTOR SHALL TAKE THE NECESSARY PRECAUTIONS REQUIRED TO PROTECT ADJACENT PROPERTIES DURING THE GRADING OPERATIONS.

14. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING AGENCY APPROVAL OF THE ROUTE AND SITE LOCATION FOR EXPORT AND/OR IMPORT MATERIALS.

SPECIAL NOTES

1. ALL LANDSCAPE AREAS SHALL BE GRADED TO SLOPE AWAY FROM STRUCTURES AND PROPERTY LINES TOWARD LANDSCAPE DRAINAGE SWALES AND/ OR SITE DRAIN INLETS AT 2% MINIMUM GRADIENT (1% WHERE FLOW IS CONCENTRATED). SMOOTH FINISH GRADES TO ELIMINATE PONDING OR STANDING WATER.

2. ALL LANDSCAPE DRAINS SHALL BE 4" MINIMUM CONSTRUCTED WITH RIGID BELOW GRADE PIPING WITH A 1% MINIMUM GRADIENT UNLESS OTHERWISE NOTED.

3. LANDSCAPE DRAINS, CATCH BASINS, INLETS, ETC. SHOWN HEREON ARE DIAGRAMMATIC. CONTRACTOR SHALL PROVIDE COMPLETE DRAINAGE SYSTEMS AND ADJUST THE LAYOUT AS REQUIRED TO MATCH SITE CONDITIONS AND/ OR MINOR DISCREPANCIES WITH THESE PLANS.

4. CONTRACTOR SHALL COORDINATE WITH OTHER TRADES TO MAINTAIN PROPER DRAINAGE AND EROSION CONTROL DURING CONSTRUCTION.

5. CONTRACTOR SHALL NOTIFY ENGINEER UPON THE DISCOVERY OF AREAS WHICH DO NOT DRAIN PROPERLY OR ANY OTHER DISCREPANCY OR AREA WHICH HAS NOT BEEN ADEQUATELY ADDRESSED AS A RESULT OF A FIELD CONDITION OR ANOMALY IN THE TOPOGRAPHY.

6. HARDSCAPE GRADES SHALL BE 0.04' BELOW DRIP SCREED AT HIGHEST POINT NEAR STRUCTURE AND SHALL SLOPE AT A 1% MINIMUM GRADE TO DRAINS OR LANDSCAPE AREAS. HARDSCAPE SHALL SLOPE AND DRAIN AWAY FROM THE STRUCTURE UNLESS OTHERWISE NOTED.

7. THE HIGHEST ADJACENT GRADE AGAINST STRUCTURE FOOTINGS SHALL BE PER THE LATEST CALIFORNIA BUILDING CODE AND GREEN BOOK STANDARDS.

8. THE LOCATIONS OF UNDERGROUND STRUCTURES AND UTILITIES SHOWN HEREON HAVE BEEN OBTAINED FROM AVAILABLE RECORDS FOR THE BENEFIT OF THE CONTRACTOR. THE DEPICTION OF UTILITIES SHOWN ON THESE PLANS DOES NOT CONSTITUTE A GUARANTEE OF THEIR EXACT LOCATION, DEPTH, SIZE, OR TYPE. EXACT LOCATION, DEPTH, TYPE AND SIZE SHOULD BE VERIFIED BY POTHOLING PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONARY MEASURES TO PROTECT ALL UNDERGROUND AND/OR OVERHEAD STRUCTURES AND/OR UTILITIES WHETHER OR NOT THEY ARE SHOWN HEREON. ALL DAMAGES CAUSED BY THE CONTRACTOR SHALL BE REPAIRED TO THE APPROPRIATE SPECIFICATIONS AND AT THE EXPENSE OF THE CONTRACTOR.

9. CONTRACTOR SHALL LOCATE EXISTING UTILITIES.

10. CONTRACTOR SHALL MAKE EXPLORATORY EXCAVATIONS AND LOCATE EXISTING UNDERGROUND FACILITIES SUFFICIENTLY AHEAD OF CONSTRUCTION TO PERMIT REVISIONS TO PLANS IF REVISIONS ARE NECESSARY BECAUSE OF ACTUAL LOCATION OF EXISTING FACILITIES. CONTRACTOR SHALL NOTIFY ENGINEER OF WORK OF ANY DISCREPANCIES PRIOR TO START OF WORK.

11. LOCATION AND ELEVATION OF EXISTING IMPROVEMENTS TO BE MET BY WORK TO BE DONE SHALL BE CONFIRMED BY FIELD MEASUREMENTS PRIOR TO CONSTRUCTION OF NEW WORK.

12. CONSTRUCTION CONTRACTOR AGREES THAT IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, CONSTRUCTION CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE & COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF THE CONSTRUCTION OF THE PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY; THAT THIS REQUIREMENT SHALL BE MADE TO APPLY CONTINUOUSLY AND NOT TO BE LIMITED TO NORMAL WORKING HOURS AND CONSTRUCTION CONTRACTOR AGREES TO DEFEND, INDEMNIFY AND HOLD THE JURISDICTIONAL AGENCY AND THE DESIGN PROFESSIONAL HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPTING LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE JURISDICTIONAL AGENCY OR DESIGN PROFESSIONAL.

13. NEITHER THE OWNER, NOR THE ENGINEER OF WORK WILL ENFORCE SAFETY MEASURES OR REGULATIONS. THE CONTRACTOR SHALL DESIGN, CONSTRUCT AND MAINTAIN ALL SAFETY DEVICES, INCLUDING SHORING, AND SHALL BE SOLELY RESPONSIBLE FOR CONFORMING TO ALL LOCAL, STATE AND FEDERAL SAFETY AND HEALTH STANDARDS, LAWS AND REGULATIONS. THE CONTRACTOR SHALL ENFORCE ALL SAFETY MEASURES.

14. THE CONTRACTOR SHALL BE RESPONSIBLE TO INSURE THAT ALL SLOPES, STREETS, UTILITIES, AND STORM DRAINS ARE BUILT IN ACCORDANCE WITH THESE PLANS. IF THERE IS ANY QUESTION REGARDING THESE PLANS OR FIELD STAKES, THE CONTRACTOR SHALL REQUEST AN INTERPRETATION BEFORE DOING ANY WORK BY CALLING THE ENGINEER OF WORK. THE CONTRACTOR SHALL ALSO TAKE THE NECESSARY STEPS TO PROTECT THE PROJECT AND ADJACENT PROPERTY FROM ANY EROSION AND SILTATION THAT RESULTS FROM HIS OPERATIONS BY APPROPRIATE MEANS (SAND BAGS, HAY BALES, TEMPORARY DESILTING BASINS, DIKES, SHORING, ETC.) UNTIL SUCH TIME THAT THE PROJECT IS COMPLETED AND ACCEPTED FOR MAINTENANCE BY WHATEVER OWNER, AGENCY OR ASSOCIATION IS TO BE ULTIMATELY RESPONSIBLE FOR MAINTENANCE.

15. CONTRACTOR SHALL NOTIFY THE LOCAL GAS & ELECTRIC UTILITY AGENCY PRIOR TO STARTING WORK NEAR AGENCY FACILITIES AND SHALL COORDINATE HIS WORK WITH AGENCY REPRESENTATIVES. NOTICE: ELECTRICAL AND GAS SERVICES MAY BE "UNDERGROUND INSTALLATIONS". USA WILL NOT HAVE ANY ON-SITE UNDERGROUND INFORMATION, CONTRACTOR SHALL SECURE SERVICES OF PRIVATE UTILITY LOCATOR SERVICE.

16. THE CONTRACTOR SHALL TAKE DUE PRECAUTIONARY MEASURES TO PROTECT ANY EXISTING UTILITIES OR STRUCTURES LOCATED AT THE WORK SITE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO CONTACT THE OWNER OF UTILITIES OR STRUCTURES PRIOR TO ANY EXCAVATION FOR VERIFICATION AND LOCATION OF UTILITIES.

STANDARDS AND SPECIFICATIONS

WORK SHOWN ON THE PLANS SHALL BE DONE IN ACCORDANCE WITH THE LATEST EDITION OF THE FOLLOWING DOCUMENTS:

1. STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION ("GREEN BOOK").
2. STATE OF CALIFORNIA DEPARTMENT OF TRANSPORTATION (CALTRANS) STANDARD SPECIFICATIONS
3. CITY OF SAN DIEGO AREA REGIONAL STANDARD DRAWINGS

LEGAL DESCRIPTION

ALL THAT PORTION OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 14 SOUTH, RANGE 4 WEST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO THE UNITED STATES GOVERNMENT SURVEY APPROVED JANUARY 18, 1876 AS DESCRIBED IN DOCUMENT NO. 1999-0512444 RECORDED IN THE OFFICE OF THE RECORDER FOR SAN DIEGO COUNTY JULY 26, 1999. (APN 301-050-07)

BENCHMARK

THE BENCHMARK FOR THIS SURVEY IS THE CITY OF SAN DIEGO BRASS PLUG IN THE TOP OF THE CURB AT THE SOUTHEAST CORNER OF DEL MAR HEIGHTS ROAD AND MERCADO DRIVE; ELEVATION = 381.037, NGVD29.

TOPOGRAPHY SOURCE

SNIPES-DYE
TOPO SOURCE: AERIAL
TOPO DATE: 10-21-19

CIVIL SHEET INDEX

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C2.1 ..... DEMOLITION PLAN
C2.2 ..... DEMOLITION PLAN
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C6.2 ..... EROSION CONTROL PLAN

EASEMENT EXCEPTIONS

THE FOLLOWING EASEMENT EXCEPTION ITEMS REFER TO EASEMENTS LISTED IN TITLE REPORT PREPARED BY CHICAGO TITLE COMPANY DATED AUGUST 28, 2019 ORDER NO. 00116605-993-SD2-CFU.

(2.) REFERS TO AN EASEMENT FOR A STORM DRAIN TO THE CITY OF SAN DIEGO, RECORDED SEPTEMBER 25, 1962 AS INSTRUMENT NO. 164921 OF OFFICIAL RECORDS.

3. REFERS TO AN EASEMENT FOR PUBLIC UTILITIES, INGRESS, EGRESS TO SAN DIEGO GAS AND ELECTRIC COMPANY, RECORDED OCTOBER 9, 1967 AS INSTRUMENT NO. 155526 OF OFFICIAL RECORDS.

NOTE: THE EXACT LOCATION AND EXTENT OF SAID EASEMENT IS NOT DISCLOSED OF RECORD.

(5.) REFERS TO AN EASEMENT FOR STREET AND DRAINAGE PURPOSES TO CITY OF SAN DIEGO, RECORDED JANUARY 11, 1984 AS RECORDING NO. 1984-010836 AND 1984-010837 OF OFFICIAL RECORDS.

MINIMUM POST-CONSTRUCTION BMP MAINTENANCE PLAN

AT THE COMPLETION OF THE WORK SHOWN, THE FOLLOWING PLAN SHALL BE FOLLOWED TO ENSURE WATER QUALITY CONTROL IS MAINTAINED FOR THE LIFE OF THE PROJECT:

1. STABILIZATION: ALL PLANTED SLOPES AND OTHER VEGETATED AREAS SHALL BE INSPECTED PRIOR TO OCTOBER 1 OF EACH YEAR AND AFTER MAJOR RAINFALL EVENTS (MORE THAN 1 1/2 INCH) AND REPAIRED AND REPLANTED AS NEEDED UNTIL A NOTICE OF TERMINATION (NOT) IS FILED.

2. STRUCTURAL PRACTICES: DESILTING BASINS, DIVERSION DITCHES, DOWN DRAINS, INLETS, OUTLET PROTECTION MEASURES, AND OTHER PERMANENT WATER QUALITY AND SEDIMENT AND EROSION CONTROLS SHALL BE INSPECTED PRIOR TO OCTOBER 1ST OF EACH YEAR AND AFTER MAJOR RAINFALL EVENTS (MORE THAN 1/2 INCH). REPAIRS AND REPLACEMENTS SHALL BE MADE AS NEEDED AND RECORDED IN THE MAINTENANCE LOG IN PERPETUITY.

3. OPERATION AND MAINTENANCE, FUNDING: POST-CONSTRUCTION MANAGEMENT MEASURES ARE THE RESPONSIBILITY OF THE DEVELOPER UNTIL THE TRANSFER OF RESPECTIVE SITES TO HOME BUILDERS, INDIVIDUAL OWNERS, HOMEOWNERS ASSOCIATIONS, SCHOOL DISTRICTS, OR LOCAL AGENCIES AND/OR GOVERNMENTS. AT THAT TIME, THE NEW OWNERS SHALL ASSUME RESPONSIBILITY FOR THEIR RESPECTIVE PORTIONS OF THE DEVELOPMENT.

EROSION AND SEDIMENT CONTROL NOTES

1. CONTRACTOR SHALL IMPLEMENT AN EROSION AND SEDIMENT CONTROL PROGRAM DURING THE PROJECT GRADING AND/OR CONSTRUCTION ACTIVITIES. THE PROGRAM SHALL MEET ALL APPLICABLE REQUIREMENTS OF THE STATE WATER RESOURCE CONTROL BOARD AND THE LOCAL AGENCY.

2. GRADING FOR THE PROJECT SHOULD BE ENCOURAGED DURING THE DRY SEASON (APRIL 1 THROUGH OCTOBER 31). GRADING WHICH OCCURS DURING THE RAINY SEASON (NOVEMBER 1 TO MARCH 31) SHALL REQUIRE EROSION CONTROL MEASURES.

3. EMERGENCY EROSION CONTROL MEASURES ARE REQUIRED TO CONTROL SOIL MOVEMENT SATISFACTORY TO THE INSPECTOR IN THE EVENT THE SITE IS EXPOSED TO EROSION DURING THE PERIOD BETWEEN OCTOBER 15TH AND APRIL 15TH. EROSION CONTROL MEASURES SHALL INCLUDE, BUT NOT LIMITED TO, SLOPE PROTECTION, INSTALLATION OF JUTE MATING OR APPROVED EQUIVALENT, SILTING BASINS, SILT CONTROL


PROTECT SEWER IN PLACE
PROTECT STORM DRAIN IN PLACE
EXISTING 18" RCP STORM DRAIN
SD(m1)
SD(m2)
SD(m3)
SD(m4)
SD(m5)
SD(m6)
SD(m7)
SD(m8)
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SD(m32)
SD(m33)
SD(m34)
SD(m35)
SD(m36)
SD(m37)
SD(m38)
SD(m39)
SD(m40)

SEE SHEET C2.1

PROTECT STORM DRAIN IN PLACE

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DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL
INCREMENT 1 - ROUGH GRADING

KEYNOTES

DEMOLITION LEGEND AND NOTES

- *REMOVE EXISTING BUILDINGS AND STRUCTURES*
- *REMOVE EXISTING SURFACE IMPROVEMENTS*
- *REMOVE EXISTING PLAYGROUND STRUCTURES*
- W — *REMOVE EXISTING WATERLINE*
- S — *REMOVE EXISTING SEWER LINE*
- SD — *REMOVE EXISTING STORM DRAIN*

SCALE IN FEET
GRAPHIC SCALE
20 10 0 20 40 60

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Temecula, CA 92592
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DATE: Feb 13, 20 7:14pm by:Matt Spencer
FILE: Z:\Projects\2019\19-069\PROD\Construct\GRD\19-069_RGGP-02.dwg

REGISTERED PROFESSIONAL ENGINEER
TRACEY R. SANTOS
No. 49673
Exp. 09-30-2020
CIVIL
STATE OF CALIFORNIA

DEMOLITION PLAN

NO. DATE ISSUE

PROJECT NO: 19-069
DATE:

DRAWING
C2.2


10358
ALLEY
CONC
DECK
CONC
CONC
385.3
385.63
385.76
386.48
385.75
SMH
SDMH
DBS
WV
30"
12" CLUSTER
DENSE TREES
39C
TRSR
10"
TRSR
380
385
386
386
386
384
383
DENSE TREES
380
375
370
365
360
355
50
SD
SD
SD

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DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL
INCREMENT 1 - ROUGH GRADING

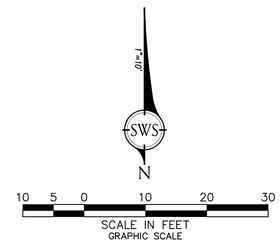
KEYNOTES

CONSTRUCTION NOTES

1. STAIRS PER ARCHITECTURAL PLANS
2. SEAT WALL PER ARCHITECTURAL PLANS
3. PLANTER/LANDSCAPE ISLAND PER LANDSCAPE PLANS
4. CATCH BASIN/DRAIN PER UTILITY PLAN SHEETS C5.1–C5.6
5. FENCING AND GATES PER ARCHITECTURAL PLANS
6. AUDITORIUM BENCH SEATING PER LANDSCAPE PLANS

NOTE: SEE SHEET C___ FOR PAVING AND HARDSCAPE INFORMATION





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P: 951-296-5407 F: 951-587-8451

DATE: Feb 13, 20 7:15pm by:Matt Spencer
FILE:D:\Projects\2019\19-069\PROD\Construct\XRG\19-069_RGDP-04.dwg

REGISTERED PROFESSIONAL ENGINEER
TROY H. SANTSCHI
No. 40673
Exp. 09-30-2020
CIVIL
STATE OF CALIFORNIA

ROUGH GRADING PLAN

NO.	DATE	ISSUE

PROJECT NO: 19-069
DATE:

DRAWING
C4.2

SEE SHEET C4.1



SEE SHEET C4.4

SEE SHEET C4.5

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DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL
INCREMENT 1 - ROUGH GRADING

KEYNOTES

CONSTRUCTION NOTES

1. STAIRS PER ARCHITECTURAL PLANS
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6. AUDITORIUM BENCH SEATING PER LANDSCAPE PLANS

NOTE: SEE SHEET C___ FOR PAVING AND HARDSCAPE INFORMATION

1"=10'
SWS
N
10 5 0 10 20 30
SCALE IN FEET
GRAPHIC SCALE

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DATE: Feb 13, 20 7:15pm by:Matt Spencer
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REGISTERED PROFESSIONAL ENGINEER
GREGORY H. SANTOSKY
No. 49673
Exp. 09-30-2020
CIVIL
STATE OF CALIFORNIA

ROUGH GRADING PLAN

NO.	DATE	ISSUE

PROJECT NO: 19-069
DATE:

DRAWING
C4.3

SEE SHEET C4.2

SEE SHEET C4.3

SEE SHEET C4.6

PAD 386.08

PAD 386.08

PAD 383.83

386.50 TC

6' RETAINING WALL

6' RETAINING WALL

6' RETAINING WALL

6' RETAINING WALL

DENSE TREES

DENSE TREES

MIRA MONTANA DRIVE

CONC

ASPH

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DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL
INCREMENT 1 - ROUGH GRADING

KEYNOTES

CONSTRUCTION NOTES

1. STAIRS PER ARCHITECTURAL PLANS
2. SEAT WALL PER ARCHITECTURAL PLANS
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NOTE: SEE SHEET C___ FOR PAVING AND HARDSCAPE INFORMATION

1"=10'

SCALE IN FEET
GRAPHIC SCALE

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DATE: Feb 13, 20 7:16pm by:Matt Spencer
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REGISTERED PROFESSIONAL ENGINEER
MARC H. SANDLOCK
No. 49673
Exp. 09-30-2020
CIVIL
STATE OF CALIFORNIA

ROUGH GRADING PLAN

NO.	DATE	ISSUE

PROJECT NO: 19-069
DATE:

DRAWING
C4.4

SEE SHEET C4.3



SEE SHEET C4.6

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DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL
INCREMENT 1 - ROUGH GRADING

KEYNOTES

CONSTRUCTION NOTES

1. STAIRS PER ARCHITECTURAL PLANS
2. SEAT WALL PER ARCHITECTURAL PLANS
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NOTE: SEE SHEET C___ FOR PAVING AND HARDSCAPE INFORMATION

1"=10'

SCALE IN FEET
GRAPHIC SCALE

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FILE: Z:\Projects\2019\19-069\PROD\Construct\VRO\19-069_RGDP-04.dwg

REGISTERED PROFESSIONAL ENGINEER
TRENT H. SANTOSO
No. 49673
Exp. 09-30-2020
CIVIL
STATE OF CALIFORNIA

ROUGH GRADING PLAN

NO.	DATE	ISSUE

PROJECT NO: 19-069
DATE:

DRAWING
C4.5

SEE SHEET C4.4

SEE SHEET C4.5

PAD 383.83

PAD 383.83

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DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL
INCREMENT 1 - ROUGH GRADING

KEYNOTES

CONSTRUCTION NOTES

1. STAIRS PER ARCHITECTURAL PLANS
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3. PLANTER/LANDSCAPE ISLAND PER LANDSCAPE PLANS
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NOTE: SEE SHEET C___ FOR PAVING AND HARDSCAPE INFORMATION

1"=10'

10 5 0 10 20 30
SCALE IN FEET
GRAPHIC SCALE

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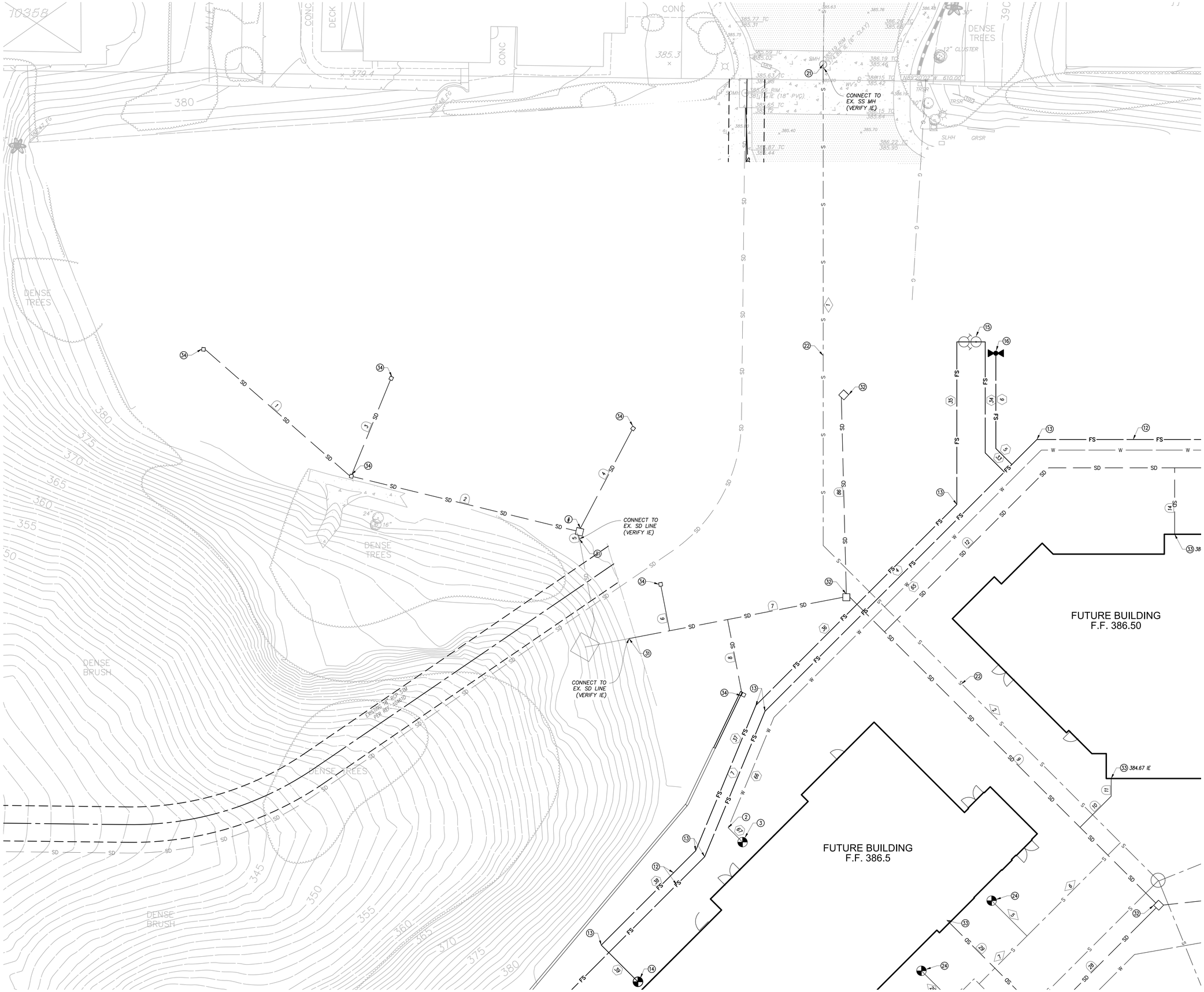
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CIVIL
STATE OF CALIFORNIA

ROUGH GRADING PLAN

NO. DATE ISSUE

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DRAWING
C4.6



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DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL
INCREMENT 1 - ROUGH GRADING

KEYNOTES

CONSTRUCTION NOTES

1. CONNECT TO EXISTING WATER LINE
2. WATER SERVICE PER DATA TABLE HEREON
3. WATER POINT OF CONNECTION – SEE PLUMBING PLANS FOR CONTINUATION
4. GATE VALVE

11. CONNECT TO EXISTING FIRE LINE
12. FIRE SERVICE PER DATA TABLE HEREON
13. THRUST BLOCK PER SIZING TABLE HEREON
14. FIRE POINT OF CONNECTION – SEE FIRE SPRINKLER PLANS FOR CONTINUATION
15. FDC/PIV PER DETAIL
16. FIRE HYDRANT ASSEMBLY PER CITY DETAIL

21. CONNECT TO EXISTING SEWER MANHOLE
22. SEWER SERVICE PER DATA TABLE HEREON
23. SEWER CLEANOUT PER DETAIL
24. SEWER POINT OF CONNECTION – SEE PLUMBING PLANS FOR CONTINUATION
25. SEWER WYE CONNECTION

31. CONNECT TO EXISTING STORM DRAIN LINE
32. 2'X2' PRECAST CONCRETE CATCH BASIN W/ TRAFFIC RATED HEEL–PROOF GRATE
33. ROOF DRAIN POINT OF CONNECTION – SEE PLUMBING PLANS FOR CONTINUATION
34. 12"X12" NDS CATCH BASIN

NOTE: SEE SHEET C5.7 FOR UTILITY DATA TABLES

1"=10'
SCALE IN FEET
GRAPHIC SCALE

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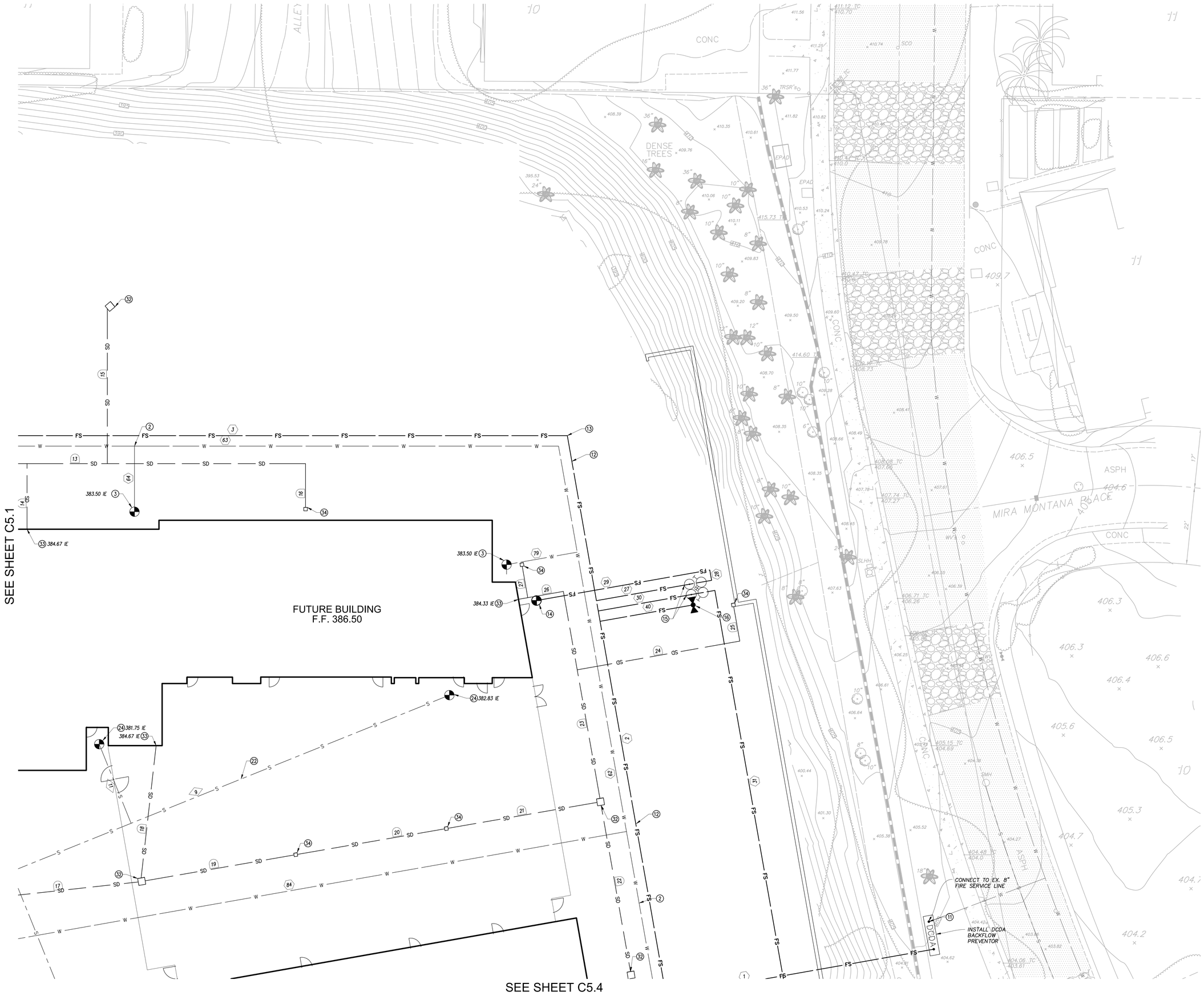
REGISTERED PROFESSIONAL ENGINEER
KEVIN R. SANDOVAL
No. 49673
Exp. 09-30-2022
CIVIL
STATE OF CALIFORNIA

UTILITY PLAN

NO.	DATE	ISSUE

PROJECT NO: 19-069
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DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL
INCREMENT 1 - ROUGH GRADING

KEYNOTES

CONSTRUCTION NOTES

1. CONNECT TO EXISTING WATER LINE
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4. GATE VALVE

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34. 12"X12" NDS CATCH BASIN

NOTE: SEE SHEET C5.7 FOR UTILITY DATA TABLES

1"=10'
SCALE IN FEET
GRAPHIC SCALE
10 5 0 10 20 30

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REGISTERED PROFESSIONAL ENGINEER
TRACY H. SANTOSCH
No. 49673
Exp. 09-30-2020
STATE OF CALIFORNIA
CIVIL

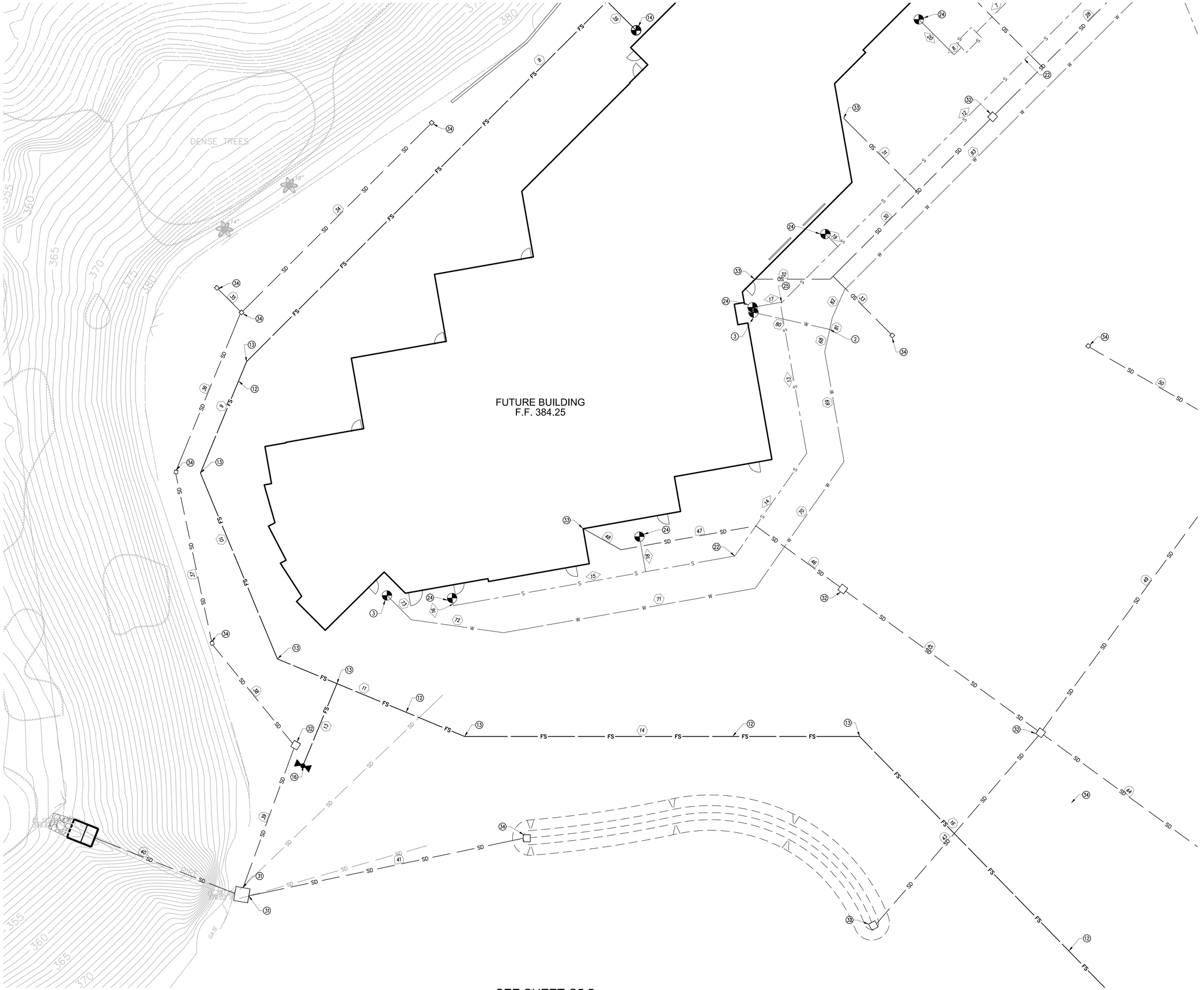
UTILITY PLAN

NO.	DATE	ISSUE

PROJECT NO: 19-069
DATE:

DRAWING
C5.2

SEE SHEET C5.1



SEE SHEET C5.4

SEE SHEET C5.5

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DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL
INCREMENT 1 - ROUGH GRADING

KEYNOTES

CONSTRUCTION NOTES

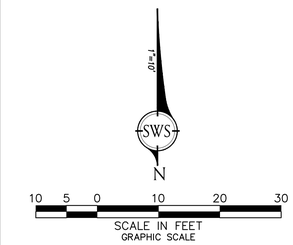
1. CONNECT TO EXISTING WATER LINE
2. WATER SERVICE PER DATA TABLE HEREON
3. WATER POINT OF CONNECTION – SEE PLUMBING PLANS FOR CONTINUATION
4. GATE VALVE

11. CONNECT TO EXISTING FIRE LINE
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13. THRUST BLOCK PER SIZING TABLE HEREON
14. FIRE POINT OF CONNECTION – SEE FIRE SPRINKLER PLANS FOR CONTINUATION
15. FDC/PIV PER DETAIL
16. FIRE HYDRANT ASSEMBLY PER CITY DETAIL

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25. SEWER WYE CONNECTION

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32. 2'X2' PRECAST CONCRETE CATCH BASIN W/ TRAFFIC RATED HEEL-PROOF GRATE
33. ROOF DRAIN POINT OF CONNECTION – SEE PLUMBING PLANS FOR CONTINUATION
34. 12"X12" NDS CATCH BASIN

NOTE: SEE SHEET C5.7 FOR UTILITY DATA TABLES



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REGISTERED PROFESSIONAL ENGINEER
TRACY R. SANTOSTASI
No. 49673
Exp. 09-30-2020
CIVIL
STATE OF CALIFORNIA

UTILITY PLAN

NO. DATE ISSUE

PROJECT NO: 19-069
DATE:

DRAWING
C5.3

SEE SHEET C5.2



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DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL
INCREMENT 1 - ROUGH GRADING

KEYNOTES

CONSTRUCTION NOTES

1. CONNECT TO EXISTING WATER LINE
2. WATER SERVICE PER DATA TABLE HEREON
3. WATER POINT OF CONNECTION – SEE PLUMBING PLANS FOR CONTINUATION
4. GATE VALVE

11. CONNECT TO EXISTING FIRE LINE
12. FIRE SERVICE PER DATA TABLE HEREON
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34. 12"X12" NDS CATCH BASIN

NOTE: SEE SHEET C5.7 FOR UTILITY DATA TABLES

1"=10'
SCALE IN FEET
GRAPHIC SCALE

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REGISTERED PROFESSIONAL ENGINEER
TRENT H. SANTOSO
No. 49673
Exp. 09-30-2020
CIVIL
STATE OF CALIFORNIA

UTILITY PLAN

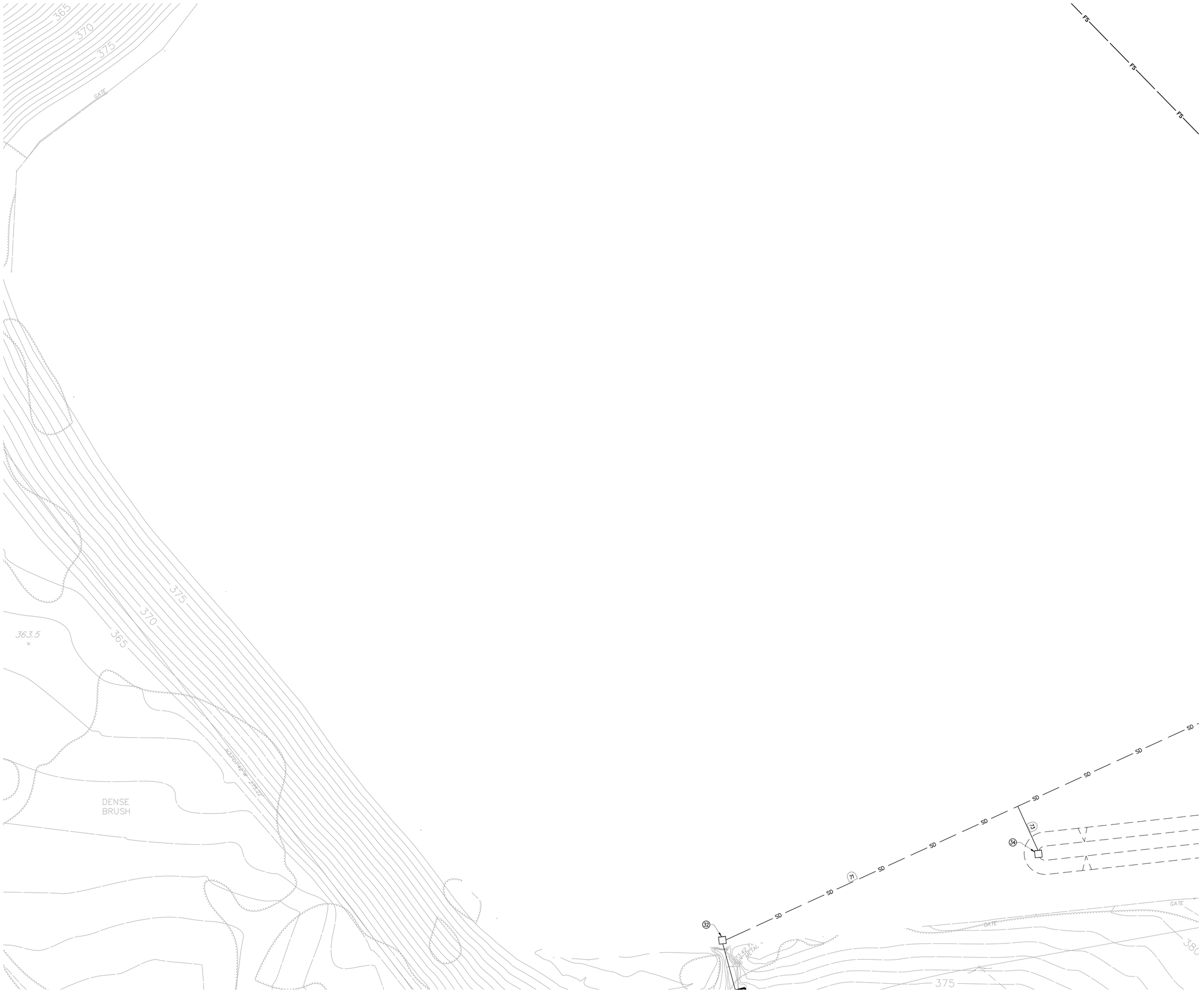
NO.	DATE	ISSUE

PROJECT NO: 19-069
DATE:

DRAWING
C5.4

SEE SHEET C5.3

SEE SHEET C5.6



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DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL
INCREMENT 1 - ROUGH GRADING

KEYNOTES

CONSTRUCTION NOTES

1. CONNECT TO EXISTING WATER LINE
2. WATER SERVICE PER DATA TABLE HEREON
3. WATER POINT OF CONNECTION – SEE PLUMBING PLANS FOR CONTINUATION
4. GATE VALVE

11. CONNECT TO EXISTING FIRE LINE
12. FIRE SERVICE PER DATA TABLE HEREON
13. THRUST BLOCK PER SIZING TABLE HEREON
14. FIRE POINT OF CONNECTION – SEE FIRE SPRINKLER PLANS FOR CONTINUATION
15. FDC/PIV PER DETAIL
16. FIRE HYDRANT ASSEMBLY PER CITY DETAIL

21. CONNECT TO EXISTING SEWER MANHOLE
22. SEWER SERVICE PER DATA TABLE HEREON
23. SEWER CLEANOUT PER DETAIL
24. SEWER POINT OF CONNECTION – SEE PLUMBING PLANS FOR CONTINUATION
25. SEWER WYE CONNECTION

31. CONNECT TO EXISTING STORM DRAIN LINE
32. 2'X2' PRECAST CONCRETE CATCH BASIN W/ TRAFFIC RATED HEEL-PROOF GRATE
33. ROOF DRAIN POINT OF CONNECTION – SEE PLUMBING PLANS FOR CONTINUATION
34. 12"X12" NDS CATCH BASIN

NOTE: SEE SHEET C5.7 FOR UTILITY DATA TABLES

1"=10'
SWS
N
10 5 0 10 20 30
SCALE IN FEET
GRAPHIC SCALE

SWS ENGINEERING, INC.
CIVIL ENGINEERING • LAND PLANNING • SURVEYING
1635 Lake San Marcos Drive, Suite 200
San Marcos, CA 92078
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31945 Temecula Parkway, Suite 201
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P: 951-296-1807 F: 951-587-9451
DATE: Feb 13, 20 7:18pm by:Matt.Spencer
FILE:Z:\Projects\2018\19-069\PROD\Construct\XRG\19-069_RGGP-05.dwg

REGISTERED PROFESSIONAL ENGINEER
TRACY H. SANTOSO
No. 49673
Exp. 09-30-2020
CIVIL
STATE OF CALIFORNIA

UTILITY PLAN

NO. DATE ISSUE

PROJECT NO: 19-069
DATE:

DRAWING
C5.5

SEE SHEET C5.4

SEE SHEET C5.5

FUTURE BUILDING
F.F. 384.25

380.75 IE (24)

378.29 IE

377.58 IE (24)

INSTALL DCDA BACKFLOW PREVENTOR

(1) CONNECT TO EX. WTR

DENSE BRUSH

DENSE TREES

TRAIL

STAIRS

GATE

N79°50'18"E 425.00'

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DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL
INCREMENT 1 - ROUGH GRADING

KEYNOTES

CONSTRUCTION NOTES

1. CONNECT TO EXISTING WATER LINE
2. WATER SERVICE PER DATA TABLE HEREON
3. WATER POINT OF CONNECTION – SEE PLUMBING PLANS FOR CONTINUATION
4. GATE VALVE

11. CONNECT TO EXISTING FIRE LINE
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15. FDC/PIV PER DETAIL
16. FIRE HYDRANT ASSEMBLY PER CITY DETAIL

21. CONNECT TO EXISTING SEWER MANHOLE
22. SEWER SERVICE PER DATA TABLE HEREON
23. SEWER CLEANOUT PER DETAIL
24. SEWER POINT OF CONNECTION – SEE PLUMBING PLANS FOR CONTINUATION
25. SEWER WYE CONNECTION

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32. 2'X2' PRECAST CONCRETE CATCH BASIN W/ TRAFFIC RATED HEEL-PROOF GRATE
33. ROOF DRAIN POINT OF CONNECTION – SEE PLUMBING PLANS FOR CONTINUATION
34. 12"X12" NDS CATCH BASIN

NOTE: SEE SHEET C5.7 FOR UTILITY DATA TABLES

10 5 0 10 20 30
SCALE IN FEET
GRAPHIC SCALE

SWS ENGINEERING, INC.
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DATE: Feb 13, 20 7:19pm by:Matt Spencer
FILE: Z:\Projects\2019\19-069\PWORK\Construct\GRD\19-069_RGGP-05.dwg

REGISTERED PROFESSIONAL ENGINEER
TRENT M. SANTOS
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Exp. 09-30-2020
CIVIL
STATE OF CALIFORNIA

UTILITY PLAN

NO.	DATE	ISSUE

PROJECT NO: 19-069
DATE:

DRAWING
C5.6

SEWER LINE LINE DATA TABLE			
SYM	LENGTH	BEARING	DESCRIPTION
1	135.76'	S00°00'00"E	
2	133.87'	S45°00'00"E	
3	289.98'	S22°00'00"E	
4	155.29'	S00°00'00"E	
5	14.11'	S45°00'00"E	
6	37.28'	N45°00'00"E	
7	19.09'	N45°00'00"E	
8	2.91'	N45°00'00"E	
9	134.92'	N68°03'51"E	
10	12.84'	N68°00'00"E	
11	24.30'	N22°00'19"W	
12	149.90'	N45°00'00"E	
13	42.90'	N10°00'03"W	
14	35.47'	N34°59'57"E	
15	80.81'	N79°59'57"E	
16	2.17'	S10°02'06"E	
17	8.54'	S80°00'00"W	
18	9.89'	S10°00'16"E	
19	4.86'	S45°03'49"E	
20	14.11'	N45°00'00"W	
21	7.65'	S89°56'34"E	

FIRE SERVICE DATA TABLE			
SYM	LENGTH	BEARING	DESCRIPTION
1	77.63'	S80°00'00"W	
2	506.28'	N10°00'00"W	
3	193.23'	N90°00'00"W	
4	108.50'	S45°00'00"W	
5	6.40'	N45°00'00"W	
6	26.88'	N00°00'00"E	
7	44.42'	S22°30'00"W	
8	182.47'	S45°00'00"W	
9	34.10'	S22°30'00"W	
10	56.93'	S22°30'00"E	
11	57.33'	S67°30'00"E	
13	25.18'	S22°30'00"W	
14	111.72'	N90°00'00"E	
16	220.23'	S44°18'01"E	
17	10.46'	S44°18'01"E	
18	113.83'	S10°00'00"E	
19	130.52'	N80°00'00"E	
20	7.82'	N10°00'00"W	
21	103.53'	N12°30'00"E	
22	29.50'	N79°54'30"E	
24	31.19'	S10°00'00"E	
25	18.23'	S10°00'00"E	
26	28.08'	S31°27'11"E	
27	33.41'	N79°59'48"E	
28	3.00'	S10°00'00"E	
29	50.28'	S80°00'00"W	
30	33.84'	N80°00'00"E	
31	137.00'	S10°00'01"E	
32	53.71'	S80°00'00"W	
33	7.64'	S45°00'00"E	
34	31.33'	S00°00'00"E	
35	45.89'	N00°00'00"E	
36	80.15'	N45°00'00"E	
37	44.42'	N22°30'00"E	
38	37.65'	N45°00'00"E	
39	14.64'	N45°00'00"W	
40	27.00'	N79°59'51"E	
45	13.22'	N45°41'59"E	

WATERLINE DATA TABLE			
SYM	LENGTH	BEARING	DESCRIPTION
60	21.16'	N81°05'25"W	
61	54.99'	S80°00'01"W	
62	503.17'	N10°00'00"W	
63	189.47'	N90°00'00"W	
64	18.75'	S00°00'00"E	
65	106.66'	S45°00'00"W	
66	33.73'	S22°30'00"W	
67	5.73'	S45°00'00"E	
68	6.53'	S12°29'57"W	
69	31.51'	S10°00'03"E	
70	43.76'	S34°59'57"W	
71	72.35'	S79°59'57"W	
72	26.34'	N82°00'00"W	
73	9.71'	N45°00'00"W	
74	133.44'	N80°00'00"E	
75	16.08'	S80°00'00"W	
76	29.38'	S80°00'00"W	
77	52.58'	S12°32'28"W	
78	56.82'	S12°27'43"W	
79	20.50'	S80°00'00"W	
80	22.08'	N77°30'03"W	
81	3.47'	S12°29'57"W	
82	8.52'	N23°44'57"E	
83	114.72'	N45°00'00"E	
84	185.42'	N80°00'00"E	
85	20.04'	S77°30'00"E	

STORM DRAIN LINE DATA TABLE			
SYM	LENGTH	BEARING	DESCRIPTION
1	54.12'	S48°49'33"E	
2	64.73'	S76°19'40"E	
3	28.84'	N22°12'39"E	
4	31.36'	S27°41'04"W	
5	1.06'	N11°01'59"W	
6	12.83'	N10°55'58"W	
7	61.39'	N79°04'02"E	
8	21.42'	S10°55'58"E	
9	122.05'	S45°00'00"E	
10	12.41'	N45°00'00"E	
11	5.00'	N00°00'00"E	
12	65.48'	N45°00'00"E	
13	115.12'	N90°00'00"E	
14	18.75'	N00°00'00"E	
15	44.28'	N00°00'00"E	
16	12.50'	N00°00'00"E	
17	35.11'	N83°46'32"E	
18	38.06'	S06°27'42"W	
19	43.17'	N80°09'22"E	
20	42.67'	N80°09'22"E	
21	43.21'	N80°09'22"E	
22	48.27'	S10°01'09"E	
23	60.08'	N10°01'09"W	
24	47.03'	N79°58'51"E	
25	10.00'	N10°01'09"W	
26	13.02'	S80°00'00"W	
27	9.07'	S10°00'00"E	
28	63.11'	S45°00'00"W	
29	39.24'	N45°00'00"W	
30	63.98'	S45°00'00"W	
31	29.51'	N45°00'00"W	
32	21.40'	N90°00'00"W	
33	28.18'	N45°00'00"W	
34	75.00'	S45°04'44"W	
35	8.85'	N45°00'00"W	
36	47.86'	S22°13'42"W	
37	48.53'	S12°03'35"E	
38	35.90'	S39°01'54"E	
39	41.99'	S20°02'00"W	
40	53.02'	N68°21'05"W	
41	79.32'	N78°08'23"E	
43	70.26'	N40°44'16"E	
44	64.79'	S54°00'00"E	
45	67.18'	S54°00'00"E	
46	29.40'	N54°00'00"W	
47	38.78'	S79°59'57"W	
48	12.34'	N60°40'06"W	
49	99.91'	N36°00'00"E	
50	52.19'	N60°01'46"W	
51	32.42'	N67°06'46"E	

STORM DRAIN LINE DATA TABLE			
SYM	LENGTH	BEARING	DESCRIPTION
53	45.01'	N39°18'23"E	
54	136.53'	S22°01'21"E	
55	47.41'	N67°12'58"E	
56	5.00'	N10°00'00"W	
57	6.97'	N67°27'38"E	
59	6.03'	N67°58'39"E	
60	5.84'	N10°00'04"W	
61	35.54'	S45°00'00"E	
63	52.33'	N55°38'37"E	
64	76.72'	N76°30'16"E	
65	8.30'	N45°00'00"E	
66	12.37'	S14°01'31"E	
67	33.36'	S18°30'48"E	
70	33.71'	N15°13'09"W	
71	90.70'	S65°26'10"W	
72	127.28'	N65°24'08"E	
73	13.72'	N24°35'52"W	
74	117.94'	S80°00'00"W	
75	31.68'	S57°30'00"W	
76	74.05'	S77°30'00"E	
77	81.28'	S12°30'00"W	
78	70.76'	N00°37'35"W	
79	59.58'	N81°23'13"E	
80	13.04'	N80°00'00"E	
81	29.40'	N80°00'00"E	
82	13.04'	N80°00'00"E	
83	12.36'	N80°00'00"E	
84	75.13'	N10°00'00"W	
85	12.44'	S80°00'00"W	
86	55.40'	S01°27'30"E	
87	150.69'	N10°00'00"W	

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DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL
INCREMENT 1 - ROUGH GRADING

KEYNOTES

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DATE: Feb 13, 20 7:18pm by:Matt.Spencer
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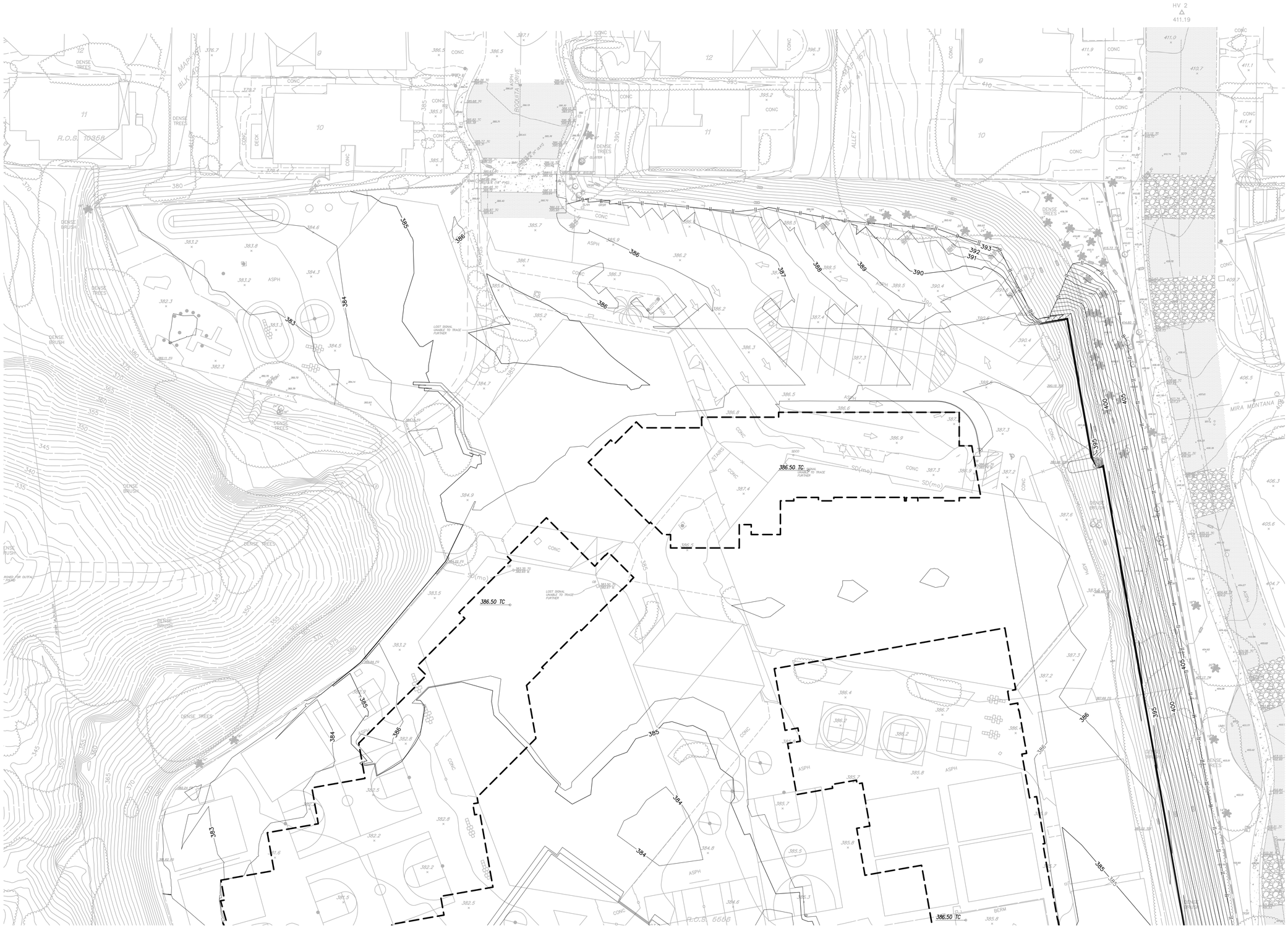
REGISTERED PROFESSIONAL ENGINEER
TROY H. SANTOSH
No. 49673
Exp. 09-30-2020
CIVIL
STATE OF CALIFORNIA

UTILITY PLAN

NO. DATE ISSUE

PROJECT NO: 19-069
DATE:

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C5.7



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DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL
INCREMENT 1 - ROUGH GRADING

KEYNOTES

1"=20'
SCALE IN FEET
GRAPHIC SCALE

SWS ENGINEERING, INC.
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31045 Temecula Parkway, Suite 201
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P: 951-296-3407 F: 951-587-9451
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FILE: Z:\Projects\2019\19-069\PROD\Construct\PGY\19-069_RGGP-06.dwg

REGISTERED PROFESSIONAL ENGINEER
MARC H. SANDLER
No. 49673
Exp. 09-30-2020
STATE OF CALIFORNIA CIVIL

EROSION CONTROL PLAN

NO.	DATE	ISSUE

PROJECT NO: 19-069
DATE:

DRAWING
C6.1

SEE SHEET C6.1



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DEL MAR UNION SCHOOL DISTRICT

DEL MAR HEIGHTS SCHOOL
INCREMENT 1 - ROUGH GRADING

KEYNOTES

N

SCALE IN FEET
GRAPHIC SCALE
20 10 0 20 40 60

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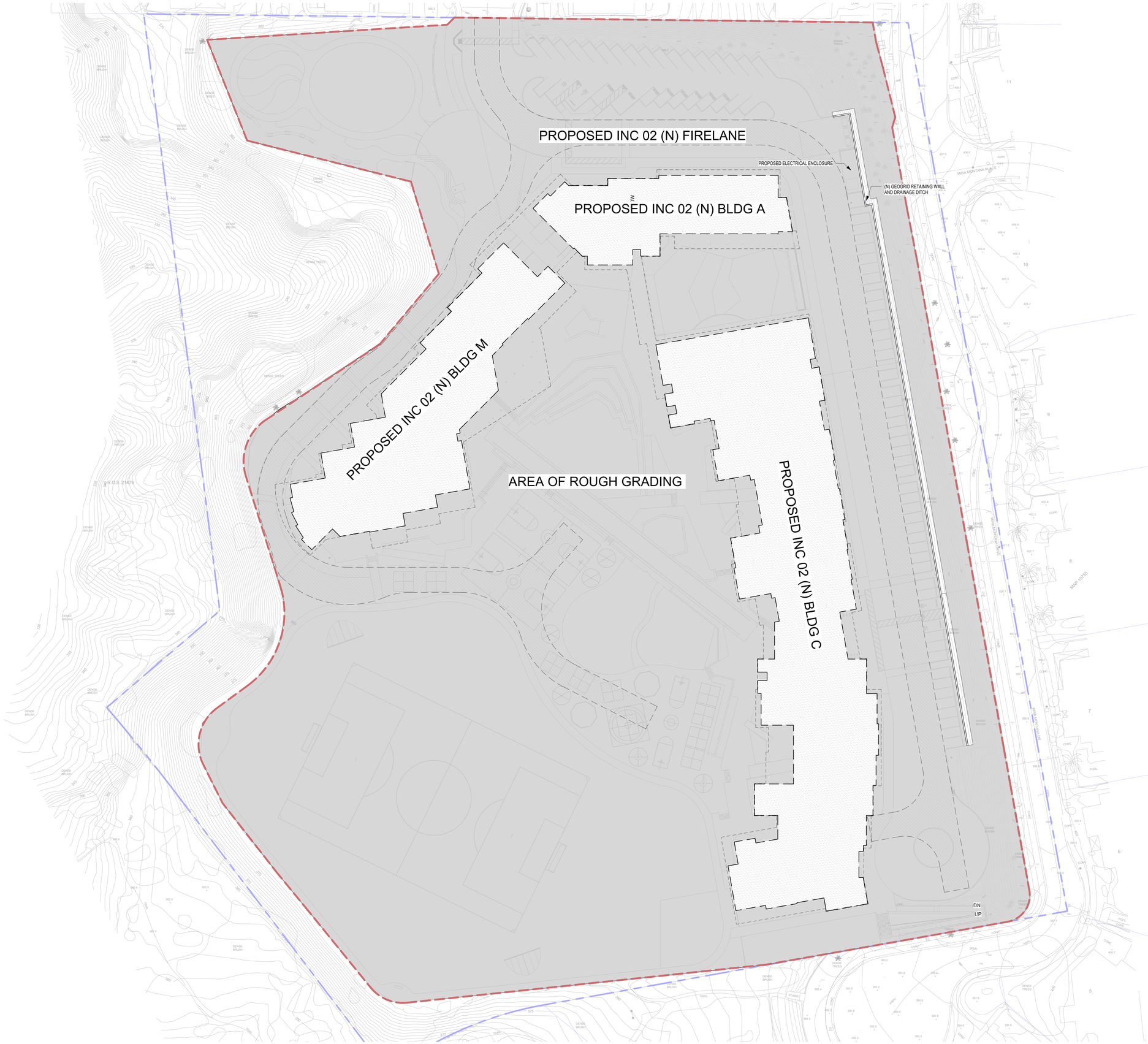
REGISTERED PROFESSIONAL ENGINEER
TRACY H. SANTOSO
No. 49673
Exp. 09-30-2020
CIVIL
STATE OF CALIFORNIA

EROSION CONTROL PLAN

NO. DATE ISSUE

PROJECT NO: 19-069
DATE:

DRAWING
C6.2



1 AA5.0.1 INC 01 - SITE PLAN - OVERALL
1" = 30'-0"

LICENSED ARCHITECT
JON ALAN BAKER
NO.C14513
EXP 8-30-19
STATE OF CALIFORNIA

DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL REBUILD

LEGEND

SITE DEMOLITION AREA AND AREA OF ROUGH GRADING

INCREMENT 02 PROPOSED BUILDING AREAS: INCLUDED IN AREA OF ROUGH GRADING

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INC 01 - OVERALL SITE PLAN

NO. DATE ISSUE

PROJECT NO: 19009
DATE: 02.11.2020

DRAWING
A0.2

BIM 360://19009-00 Del Mar Heights ES/ARCH-BNDS-DMHS.rvt
2/17/2020 7:44:55 AM

ABBREVIATIONS

A	AMPERE (AMPS)
AC	ALTERNATING CURRENT
AF	AMPS-FRAME (RATING)
AIC	AMP INTERRUPTING CURRENT
AM	AMMETER
AS	AMP SWITCH (FUSED SWITCH RATING)
AT	AMPS-TRIP (RATING)
AWG	AMERICAN WIRE GAUGE
BC	BARE COPPER
BLDG	BUILDING
C	CONDUIT
CB	CIRCUIT BREAKER
CO	CONDUIT ONLY
CT	CURRENT TRANSFORMER
CU	COPPER
CFOI	CONTRACTOR FURNISHED OWNER INSTALLED
CFCI	CONTRACTOR FURNISHED CONTRACTOR INSTALLED
DPDT	DOUBLE POLE DOUBLE THROW
DPST	DOUBLE POLE SINGLE THROW
DWG	DRAWING
EX	EXISTING
FLA	FULL LOAD AMPS
FVR	FULL VOLTAGE REVERSING
FVNR	FULL VOLTAGE NON-REVERSING
GFI	GROUND FAULT INTERRUPTER
GRD/GND	GROUND
HID	HIGH INTENSITY DISCHARGE
HOA	HAND-OFF-AUTOMATIC
HP	HORSEPOWER
HPS	HIGH PRESSURE SODIUM
HZ	HERTZ
KW	KILOWATT
LCL	LONG CONTINUOUS LOAD
LRA	LOCKED ROTOR AMPS
LTG	LIGHTING
MCC	MOTOR CONTROL CENTER
MCM (KCM)	THOUSAND CIRCULAR MILS
MECH	MECHANICAL
NC	NORMALLY CLOSED
NF	NON-FUSED
NO	NORMALLY OPEN/NUMBER
OFCI	OWNER FURNISHED CONTRACTOR INSTALLED
OFOI	OWNER FURNISHED OWNER INSTALLED
P	POLE
PH	PHASE
POC	POINT OF CONNECTION
PRS	PVC COATED RIGID STEEL (CONDUIT)
PT	POTENTIAL TRANSFORMER
PVC	POLYVINYL CHLORIDE DUCT
SWBD	SWITCHBOARD
TYP	TYPICAL
UG	UNDERGROUND
UON	UNLESS OTHERWISE NOTED
V	VOLT
VA	VOLTAMPERES
VM	VOLTMETER
VL	VERIFY LOCATION
W	WIRE/WATTS
WP	WEATHERPROOF (NEMA TYPE 3R)
WT	WATERTIGHT
XP	EXPLOSION PROOF (RATED FOR AREA HAZARD)

ELECTRICAL SYMBOL LEGEND

LIGHTING

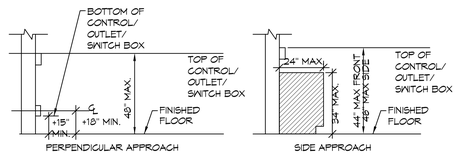
- (A) — LIGHTING FIXTURE DESIGNATION
- LIGHTING FIXTURE, CEILING OR WALL MOUNTED AS SHOWN.
- LED LIGHT FIXTURE
- LIGHTING FIXTURE ON EMERGENCY CIRCUIT (LIFE SAFETY BRANCH OR BATTERY PACK).
- EXIT SIGN WITH DIRECTION ARROWS AS INDICATED. SHADED QUADRANT INDICATES FACE.
- b b — EMERGENCY LIGHTING UNIT. WALL MOUNTED 12" BELOW CEILING (U.O.N.) LETTER INDICATES CIRCUIT CONTROLLED. SEE DETAIL 1/E2.9
- LED STRIP LIGHT
- Sa — SINGLE POLE SWITCH, SUBSCRIPT WHEN SHOWN INDICATES FIXTURES CONTROLLED +48" A.F.F. (U.O.N.) HEIGHT PER DETAILS #1/E1.0.
- S3 — THREE-WAY SWITCH +48" A.F.F. (U.O.N.) HEIGHT PER DETAILS #1/E1.0
- S4 — FOUR-WAY SWITCH +48" A.F.F. (U.O.N.) HEIGHT PER DETAILS #1/E1.0
- SP — SWITCH WITH PILOT LIGHT +48" A.F.F. (U.O.N.) HEIGHT PER DETAILS #1/E1.0
- S2 — DOUBLE POLE SWITCH +48" A.F.F. (U.O.N.) HEIGHT PER DETAILS #1/E1.0
- SWP — WEATHER PROOF SWITCH +48" A.F.F. (U.O.N.) HEIGHT PER DETAILS #1/E1.0
- SK — KEY OPERATED SWITCH +48" A.F.F. (U.O.N.) HEIGHT PER DETAILS #1/E1.0
- SURFACE MOUNTED TRACK LIGHTING FIXTURES
- EXTERIOR SITE LIGHTING FIXTURE AND POLE
- EXTERIOR DECORATIVE SITE LIGHTING FIXTURE AND POLE
- LANDSCAPE LIGHTING FIXTURE
- SPORTSLIGHTING FIXTURES AND POLES
- WALL MOUNTED OCCUPANCY SENSOR LIGHTING CONTROL +48" A.F.F. (U.O.N.) HEIGHT PER DETAILS #1/E1.0
- CEILING MOUNTED (CORNER OF THE ROOM) OCCUPANCY SENSOR LIGHTING CONTROL
- CEILING MOUNTED OCCUPANCY SENSOR LIGHTING CONTROL
- S LV — LOW VOLTAGE LIGHT SWITCH. HEIGHT PER DETAILS #1/E1.0
- DIGITAL LIGHTING CONTROL TYPICAL ROOM REQUIREMENTS. 1/E2.12 1/E2.11
- NUMBERED DEVICES ARE ADDITIONAL ITEMS SHOWN ON FLOOR PLAN IN ADDITION TO WHAT IS REQUIRED FOR THE TYPICAL ROOM REQUIREMENTS.

DISTRIBUTION EQUIPMENT

- DRAW OUT TYPE EQUIPMENT
- VACUUM CIRCUIT BREAKER, RATING AS NOTED.
- AIR INTERRUPTER SWITCH AND FUSE
- AIR INTERRUPTER
- FUSE
- POWER TRANSFORMER, RATING AS NOTED
- POWER CIRCUIT BREAKER DRAWOUT
- AUTOMATIC TRANSFER SWITCH. SEE SCHEDULE
- (A) — AMMETER
- (V) — VOLTMETER
- CIRCUIT BREAKER
  - 200AF — 200AMP FRAME
  - 200AT — 200AMP TRIP
  - 3P — 3 POLE
  - 10,000AIC — 10,000 AMPS INTERRUPTING CURRENT
- FUSED SWITCH
  - 200AS — 200AMP SWITCH
  - 200AF — 200AMP FUSE
  - 3P — 3 POLE
- (M) — UTILITY COMPANY METER

POWER CONTINUED

- DUPLEX RECEPTACLE, FLOOR MOUNTED
- DUPLEX RECEPTACLE, WALL MOUNTED, +18" A.F.F. (U.O.N.)
- HORZ — RECEPTACLE, WALL MOUNTED HORIZONTALLY, +18" A.F.F. (U.O.N.)
- FOURPLEX RECEPTACLE, WALL MOUNTED, +18" A.F.F. (U.O.N.)
- RECEPTACLE MOUNTED +6" ABOVE COUNTER BACKSPLASH SEE ARCHITECTURAL PLANS FOR REQUIRED MOUNTING HEIGHT PRIOR TO ROUGH-IN.
- LCD — PROVIDE (2) DUPLEX RECEPTACLE CEILING MOUNTED LOCATE ADJACENT TO PROJECTOR. FIELD VERIFY EXACT LOCATION PRIOR TO ROUGH-IN.
- SINGLE RECEPTACLE, WALL MOUNTED +18" A.F.F. (U.O.N.)
- C — SINGLE RECEPTACLE (CLOCK HANGER TYPE) WALL MOUNTED +7'-0" A.F.F. (U.O.N.)
- SWITCH CONTROLLED DUPLEX RECEPTACLE +18" U.O.N.
- a — CONTROLLED FOURPLEX RECEPTACLE +18" U.O.N. (1) DUPLEX, (1) HALF HOT CONTROLLED DUPLEX. SEE LIGHTING CONTROL DIAGRAMS FOR FURTHER INFO.
- GFI — DUPLEX GROUND FAULT INTERRUPTING RECEPTACLE +18" A.F.F. (U.O.N.)
- DUPLEX RECEPTACLE ON EMERGENCY CIRCUIT +18" A.F.F. (U.O.N.)
- WP — DUPLEX RECEPTACLE IN WEATHERPROOF ENCLOSURE +18" A.F.F. (U.O.N.)
- WP/L — DUPLEX RECEPTACLE IN WEATHERPROOF "LOCKING" ENCLOSURE +18" A.F.F. (U.O.N.) (SEE TYPICAL DETAILS E3 SERIES SHEETS AND SPECIFICATIONS FOR REQUIRED TYPE).
- 1G — DUPLEX RECEPTACLE (ORANGE) ISOLATED GROUND WALL MOUNTED +18" A.F.F. (U.O.N.)
- 1G — FOURPLEX RECEPTACLE (ORANGE) ISOLATED GROUND WALL MOUNTED +18" A.F.F. (U.O.N.)
- TP — DUPLEX RECEPTACLE SAFETY TYPE / TAMPER PROOF WALL MOUNTED +18" A.F.F. (U.O.N.)
- DUPLEX COMPUTER RECEPTACLE (GREY), WALL MOUNTED +18" A.F.F. (U.O.N.)
- DUPLEX COMPUTER RECEPTACLE (BLUE) ISOLATED GROUND, SURGE SUPPRESSION, WALL MOUNTED +18" A.F.F. (U.O.N.)
- A — SINGLE RECEPTACLE 30 AMP, 250V, 4W, GROUNDING, WALL MOUNTED +18" A.F.F. (U.O.N.). FIELD VERIFY EXACT OUTLET CONFIGURATION WITH EQUIPMENT PRIOR TO ROUGH-IN.
- B — SINGLE RECEPTACLE 50 AMP, 250V, 4W, GROUNDING, WALL MOUNTED +18" A.F.F. (U.O.N.). FIELD VERIFY EXACT OUTLET CONFIGURATION WITH EQUIPMENT PRIOR TO ROUGH-IN.
- C — SINGLE RECEPTACLE 50 AMP, 250V, 3W, GROUNDING, WALL MOUNTED +18" A.F.F. (U.O.N.). FIELD VERIFY EXACT OUTLET CONFIGURATION WITH EQUIPMENT PRIOR TO ROUGH-IN.
- E — SINGLE RECEPTACLE 30 AMP, 125V, 3W, GROUNDING, WALL MOUNTED +18" A.F.F. (U.O.N.). FIELD VERIFY EXACT OUTLET CONFIGURATION WITH EQUIPMENT PRIOR TO ROUGH-IN.
- F — SINGLE RECEPTACLE 30 AMP, 250V, 3W, GROUNDING, WALL MOUNTED +18" A.F.F. (U.O.N.). FIELD VERIFY EXACT OUTLET CONFIGURATION WITH EQUIPMENT PRIOR TO ROUGH-IN.
- G — SINGLE RECEPTACLE 30 AMP, 250V, 5W, GROUNDING, WALL MOUNTED +18" A.F.F. (U.O.N.). FIELD VERIFY EXACT OUTLET CONFIGURATION WITH EQUIPMENT PRIOR TO ROUGH-IN.
- H — SINGLE RECEPTACLE 30 AMP, 480V, 5W, GROUNDING, WALL MOUNTED +18" A.F.F. (U.O.N.). FIELD VERIFY EXACT OUTLET CONFIGURATION WITH EQUIPMENT PRIOR TO ROUGH-IN.
- J — SINGLE RECEPTACLE 20 AMP, 250V, 5W, GROUNDING, WALL MOUNTED +18" A.F.F. (U.O.N.). FIELD VERIFY EXACT OUTLET CONFIGURATION WITH EQUIPMENT PRIOR TO ROUGH-IN.
- K — SPECIAL PURPOSES KITCHEN EQUIPMENT RECEPTACLE. SEE KITCHEN PLANS FOR EXACT TYPE. FIELD VERIFY EXACT OUTLET CONFIGURATION WITH EQUIPMENT SUPPLIER PRIOR TO ORDERING. SEE KITCHEN PLANS FOR EXACT MOUNTING HEIGHT.
- FP — DUPLEX RECEPTACLE, WALL MOUNTED ADJACENT TO FLAT PANEL OUTLET, SEE SIGNAL PLAN FOR EXACT LOCATION.
- MULTI-OUTLET ASSEMBLY, "WIREMOLD" G-3000 SERIES WITH 20AMP DUPLEX RECEPTACLES ON 18" CENTERS, RECEPTACLES TO BE ALTERNATELY WIRED AND INSULATED GROUNDING CONDUCTOR PROVIDED TO EACH
- (J) — JUNCTION BOX, FLOOR MOUNTED
- (J) (J) — JUNCTION BOX, CEILING OR WALL MOUNTED
- HD — HAND DRYER CONNECTION, SEE ARCHITECTURAL FOR MOUTNING HEIGHT.
- FUSED DISCONNECT SWITCH, WHERE SHOWN NF = NON-FUSED.
- 5 M — MANUAL MOTOR STARTER +48" A.F.F. OR ON EQUIPMENT (U.O.N.)
- (1) — MOTOR CONNECTION, NUMERAL INDICATES HORSEPOWER.
- AC 1 — MECHANICAL EQUIPMENT TAG (SEE MECHANICAL DRAWINGS FOR DESCRIPTION)
- CONDUIT AND WIRE, CONCEALED IN CEILING OR WALL
- CONDUIT AND WIRE, CONCEALED IN OR UNDER FINISHED FLOOR OR UNDER FINISHED GRADE.
- FLEXIBLE CONDUIT CONNECTION
- BRANCH CIRCUIT HOMERUN TO PANEL. SLASHES INDICATE NUMBER OF CONDUCTORS. EQUIPMENT GROUND WIRE NOT INDICATED U.O.N. #12 CONDUCTORS ARE MINIMUM, NO HASH MARKS = MIN (2) #12
- 3/4" CONDUIT STUBBED FROM DEVICE TO ABOVE ACCESSIBLE CEILING
- #8 — BRANCH CIRCUIT HOMERUN, NUMBER INDICATES INCREASED CONDUCTOR SIZE, CONDUCTORS SHALL REMAIN AS INDICATED FOR SIZE THROUGHOUT THE ENTIRE CIRCUIT.
- PANELBOARD, SURFACE MOUNTED.
- PANELBOARD, RECESSED
- T — STEP-DOWN TRANSFORMER
- DISTRIBUTION SWITCHBOARD
- SR — SURFACE MOUNTED RACEWAY SINGLE SECTION SERIES, NON METALLIC (WHITE)
- SR 2 — SURFACE MOUNTED RACEWAY TWO SECTION SERIES, NON METALLIC (WHITE)
- SR 3 — SURFACE MOUNTED RACEWAY THREE SECTION SERIES, NON METALLIC (WHITE)



NOTE: MAINTAIN MINIMUM 30"X48" CLEAR FLOOR SPACE AT EACH APPROACH.

MOUNTING HEIGHT OVER OBSTRUCTION 1/E1.0

NO SCALE

GENERAL PROJECT NOTES:

1. UNLESS WHERE OTHERWISE NOTED, ALL WORK INDICATED ON THESE DRAWINGS SHALL BE CONSIDERED NEW WORK.
2. UNLESS WHERE OTHERWISE NOTED, ALL DIMENSIONS ARE TO BE CENTERLINE OF THE DEVICE.
3. "GENERAL NOTES" SHOWN ON AN INDIVIDUAL DRAWING APPLY TO ALL WORK SHOWN ON THAT SHEET. "KEY NOTES" ONLY APPLY TO SPECIFIC ITEMS WHERE ANNOTATED AT SPECIFIC LOCATIONS. SOME KEY NOTES MAY NOT APPLY TO ANY SPECIFIC ITEMS.
4. UNLESS SPECIFICALLY SHOWN ON THESE PLANS, NO STRUCTURAL MEMBER SHALL BE CUT, NEITHER DRILLED NOR NOTCHED WITHOUT PRIOR WRITTEN AUTHORIZATION FROM THE STRUCTURAL ENGINEER AND THE DIVISION OF THE STATE ARCHITECT.

GENERAL DEMOLITION NOTES:

1. ALL ELECTRICAL EQUIPMENT, EXPOSED RACEWAY AND CONDUIT, OUTLET BOXES AND RINGS, AND DEVICES ARE TO BE REMOVED, EXCEPT WHERE SHOWN TO REMAIN. EXISTING WIRING, WHETHER EXPOSED, IN CONDUIT OR RACEWAY IS TO BE REMOVED TO THE GREATEST EXTENT POSSIBLE.
2. THE ELECTRICAL CONTRACTOR IS TO DIRECT THE REMOVAL OF THE ABOVE LISTED WORK.

MEP COMPONENT ANCHORAGE NOTE:

ALL ELECTRICAL COMPONENTS SHALL BE ANCHORED AND INSTALLED PER THE DETAILS ON THE DSA APPROVED CONSTRUCTION DOCUMENTS. WHERE NO DETAIL IS INDICATED, THE FOLLOWING COMPONENTS SHALL BE ANCHORED OR BRACED TO MEET THE FORCE AND DISPLACEMENT REQUIREMENTS PRESCRIBED IN THE 2016 CBC, SECTIONS 1616A.1.18 THROUGH 1616A.1.26 AND ASCE 7-10 CHAPTER 13, 26 AND 30.

1. ALL PERMANENT EQUIPMENT AND COMPONENTS.
2. TEMPORARY OR MOVABLE EQUIPMENT THAT IS PERMANENTLY ATTACHED (E.G. HARD WIRED) TO THE BUILDING UTILITY SERVICES SUCH AS ELECTRICITY, GAS OR WATER.
3. MOVABLE EQUIPMENT WHICH IS STATIONED IN ONE PLACE FOR MORE THAN 8 HOURS AND HEAVIER THAN 400 POUNDS ARE REQUIRED TO BE ANCHORED WITH TEMPORARY ATTACHMENTS.

THE FOLLOWING MECHANICAL AND ELECTRICAL COMPONENTS SHALL BE POSITIVELY ATTACHED TO THE STRUCTURE, BUT NEED NOT BE DETAILED ON THE PLANS. THESE COMPONENTS SHALL HAVE FLEXIBLE CONNECTIONS PROVIDED BETWEEN THE COMPONENT AND ASSOCIATED DUCTWORK, PIPING, AND CONDUIT.

A. COMPONENTS WEIGHING LESS THAN 400 POUNDS AND HAVE A CENTER OF MASS LOCATED 4 FEET OR LESS ABOVE THE ADJACENT FLOOR OR ROOF LEVEL THAT DIRECTLY SUPPORT THE COMPONENT.

B. COMPONENTS WEIGHING LESS THAN 20 POUNDS, OR IN THE CASE OF DISTRIBUTED SYSTEMS, LESS THAN 5 POUNDS PER FOOT, WHICH ARE SUSPENDED FROM A ROOF OR FLOOR OR HUNG FROM A WALL.

FOR THOSE ELEMENTS THAT DO NOT REQUIRE DETAILS ON THE APPROVED DRAWINGS, THE INSTALLATION SHALL BE SUBJECT TO THE APPROVAL OF THE STRUCTURAL ENGINEER OF RECORD AND THE DSA DISTRICT STRUCTURAL ENGINEER. THE PROJECT INSPECTOR WILL VERIFY THAT ALL COMPONENTS AND EQUIPMENT HAVE BEEN ANCHORED IN ACCORDANCE WITH ABOVE REQUIREMENTS.

PIPING, DUCTWORK, AND ELECTRICAL DISTRIBUTION SYSTEM BRACING NOTE

PIPING, DUCTWORK AND ELECTRICAL DISTRIBUTION SYSTEMS SHALL BE BRACED TO COMPLY WITH THE FORCES AND DISPLACEMENTS PRESCRIBED IN ASCE 7-10 SECTION 13.3 AS DEFINED IN ASCE 7-10 SECTION 13.6.5.6, 13.6.7, 13.6.8, AND 2016 CBC, SECTIONS 1616A.1.23, 1616A.1.24 AND 1616A.1.25 AND 1616A.1.26.

THE METHOD OF SHOWING BRACING AND ATTACHMENTS TO THE STRUCTURE FOR THE IDENTIFIED DISTRIBUTION SYSTEM ARE AS NOTED BELOW. WHEN BRACING AND ATTACHMENTS ARE BASED ON A PREAPPROVED INSTALLATION GUIDE (E.G., SMACNA OR OSHPD OPM), COPIES OF THE BRACING SYSTEM INSTALLATION GUIDE OR MANUAL SHALL BE AVAILABLE ON THE JOBSITE PRIOR TO THE START OF AND DURING THE HANGING AND BRACING OF THE DISTRIBUTION SYSTEMS. THE STRUCTURAL ENGINEER OF RECORD SHALL VERIFY THE ADEQUACY OF THE STRUCTURE TO SUPPORT THE HANGER AND BRACE LOADS.

MECHANICAL PIPING (MP), MECHANICAL DUCTS (MD), PLUMBING PIPING (PP), ELECTRICAL DISTRIBUTION SYSTEM (E):

MP☐MD☐PP☐E☒ - OPTION 1: DETAILED ON THE APPROVED DRAWINGS WITH PROJECT SPECIFIC NOTES AND DETAILS.

MP☐MD☐PP☐E☐ - OPTION 2: SHALL COMPLY WITH THE APPLICABLE OSHPD PRE-APPROVED (OPM#) #

MP☐MD☐PP☐ - OPTION 3: SHALL COMPLY WITH THE SMACNA SEISMIC RESTRAINT MANUAL, OSHPD EDITION (2009), INCLUDING ANY ADDENDA, FASTENERS AND OTHER ATTACHMENTS NOT SPECIFICALLY IDENTIFIED IN THE SMACNA SEISMIC RESTRAINT MANUAL, OSHPD EDITION, ARE DETAILED ON THE APPROVED DRAWINGS WITH PROJECT SPACIFIC NOTES AND DETAILS. THE DETAILS SHALL ACCOUNT FOR THE APPLICABLE SEISMIC HAZARD LEVEL _____ AND CONNECTION LEVEL _____ FOR THE PROJECT AND CONDITIONS.

FIRE RATED ASSEMBLIES NOTE:

1. REFER TO ARCHITECTURAL DRAWINGS FOR EXACT DESCRIPTION AND DETAIL OF ALL FIRE RATED ASSEMBLIES.

DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL

REGISTERED PROFESSIONAL ENGINEER — MARK STEPHEN GOESE-HANSEN — NO.E 14781 — Exp. 6-30-2021 — ELECTRICAL — STATE OF CALIFORNIA

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ELECTRICAL SYMBOLS, ABBREVIATIONS, AND NOTES

NO.	DATE	ISSUE

PROJECT NO: 19009
DATE: 08/31/2019

DRAWING
E1.0

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1 UTILITY SITE PLAN
1" = 30'-0"

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DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL

REGISTERED PROFESSIONAL ENGINEER
MONICA COESE-HANSEN
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Exp. 6-30-2021
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UTILITY SITE PLAN

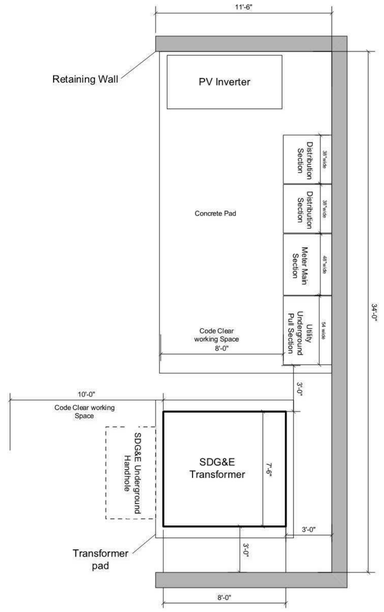
NO. DATE ISSUE

PROJECT NO: 19009
DATE: 08/31/2019

DRAWING
E1.1



1 OVERALL SITE PLAN
1" = 30'-0"



2 SITE ELECTRICAL SERVICE
E1.1 1/4" = 1'-0"

DEL MAR UNION SCHOOL DISTRICT
DEL MAR HEIGHTS SCHOOL

GENERAL NOTES:
1. FURNISH AND INSTALL ALL UTILITY CO. SERVICES TO THE SITE TO COMPLY WITH LOCAL UTILITY CO. REQUIREMENTS. VERIFY ALL REQUIREMENTS PRIOR TO INSTALLATION.

KEY NOTES:
(1) PROVIDE 2"C. WITH PULL STRING TO SWITCHBOARD 'DSHA' FOR FUTURE ELECTRIC VEHICLE CHARGING STATION. STUB CONDUIT, PROVIDE CAP AND MARKER ON PAVEMENT AT THE INDICATED STUB

REGISTERED PROFESSIONAL ENGINEER
MICHAEL JOSEPH GRESE-HADLEY
NO.E 14781
Exp. 6-30-2021
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STATE OF CALIFORNIA
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OVERALL SITE PLAN

NO. DATE ISSUE

PROJECT NO: 19009
DATE: 08/31/2019

DRAWING
E1.2

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INC. 1 DEL MAR HEIGHTS SCHOOL
FIRE SPRINKLER SYSTEM

FIRE LEGEND

SYMBOL	ABBR	DESCRIPTION
		NEW PIPING
		EXISTING PIPING
		RECLAIMED FIRE SERVICE PER CIVIL C3.1
		EXISTING PIPING TO BE REMOVED
		PIPE HANGER LOCATION
		PIPE HANGER RESTRAINT
		FLANGED CONNECTION
		"RIDGID" GRV COUPLING
		"FLEXIBLE" GRV COUPLING
		SCREWED CAP
		FIRE HYDRANT
#2(1'-2")		HANGER TYPE AND LENGTH
		SCREWED PLUG
	2-WAY	2-WAY SEISMIC BRACE
	4-WAY	4-WAY SEISMIC BRACE
	FDC	FIRE DEPT. CONN.
	TB	UNDERGROUND THRUST BLOCK
	RS	FIRE SPRINKLER RISER
		FIRE ALARM BELL
		TAMPER SWITCH
		KEY VALVE
CL-800 AFF		PIPING ELEVATION
1		HYDRAULIC REF. POINT
L01		BRANCH LINE NUMBER
P01		WELDED BRANCH LINE PIECE NO.
M01		WELDED MAIN PIECE NO.
		WALL PENETRATION SLEEVE
	PIV/FDC	POST INDICATING VALVE W/ FIRE DEPT CONNECTION
	BFP	BACK FLOW PREVENTOR

ABBREVIATIONS

AHJ	AUTHORITY HAVING JURISDICTION
AWWA	AMERICAN WATER WORKS ASSOCIATION
BFP	BACK FLOW PREVENTER
CBC	CALIFORNIA BUILDING CODE
CFC	CALIFORNIA FIRE CODE
CPVC	CHLORINATED POLYVINYL CHLORIDE
DSA	DIVISION OF THE STATE ARCHITECT
FDC	FIRE DEPARTMENT CONNECTION
FM	FACTORY MUTUAL
IBC	INTERNATIONAL BUILDING CODE
N.F.P.A.	NATIONAL FIRE PROTECTION ASSOCIATION
PVC	POLYVINYL CHLORIDE
PIV	POST INDICATOR VALVE
PSI	PRESSURE PER SQUARE INCH
RPDA	REDUCED PRESSURE DETECTOR ASSEMBLY
SQ. IN.	SQUARE INCHES
SQ. FT.	SQUARE FEET
UL	UNDERWRITES LABRATORY

PIPE TABLES

C-900, DR-18 PVC PIPE I.D.

NOMINAL	ACTUAL
4"	4.80
6"	6.90
8"	9.05
10"	11.10
12"	13.20

SCHEDULE 10 PIPE I.D.

NOMINAL	ACTUAL
2-1/2"	2.635
3"	3.260
4"	4.260
6"	6.357
8"	8.329

SCHEDULE 40 PIPE I.D.

NOMINAL	ACTUAL
1"	1.049
1-1/4"	1.442
1-1/2"	1.682
2"	2.067

DSA BUILDING SYSTEM GENERAL NOTES

1. 2016 NFPA 13, 8.16.4.1.1: THE DESIGNER SHALL INDICATE ON THE PLANS ALL PIPING SUBJECT TO FREEZING (WHERE WATER TEMPERATURE CAN NOT BE MAINTAINED ABOUT 40 DEGREES FAHRENHEIT) AND PROVIDE APPROVED PROTECTION.
2. 2016 NFPA 13, 10.10.2.1.1: UNDERGROUND MAINS AND LEAD-IN CONNECTIONS TO SYSTEM RISERS SHALL BE COMPLETELY FLUSHED BEFORE CONNECTION IS MADE TO OVERHEAD SPRINKLER PIPING. WHERE UNDERGROUND PIPING IS FLUSHED AND NOT IMMEDIATELY CONNECTED TO OVERHEAD PIPING, THE RISER SHALL BE CAPPED OR OTHERWISE PROTECTED TO PREVENT DEBRIS, DIRT, OR ANIMALS FROM ENTERING INTO THE UNDERGROUND PIPING (WITNESSED BY THE PROJECT INSPECTOR) .
3. CERTIFIED OR WET-SIGNED WATER FLOW TEST DATA SHALL BE NO MORE THAN 12 MONTHS OLD AT THE TIME OF SUBMITTAL AND INDICATE THE LOCATIONS AND HEIGHT ELEVATIONS OF THE TEST AND RESIDUAL FLOW HYDRANTS. WATER FLOW TEST DATA MUCH BE PROVIDED BY OR WITNESSED BY THE LOCAL WATER PURVEYOR, UTILITIES COMPANY, OR LOCAL FIRE DEPARTMENT.
4. 2016 NFPA 13 FIGURE 10,10,1: A COPY OF COMPLETED AND SIGNED "CONTRACTOR'S MATERIALS & TEST CERTIFICATE FOR UNDERGROUND PIPING" SHALL BE INCLUDED IN THE CLOSE-OUT DOCUMENTS FOR BUILDING SYSTEM.
5. 2016 NFPA 13, 10.10.2.2.1: ALL PIPING AND ATTACHED APPURTENANCES SUBJECTED TO SYSTEM WORKING PRESSURE SHALL BE HYDROSTATICALLY TESTED AT 200 PSI, OR 50 PSI IN EXCESS OF THE SYSTEM WORKING PRESSURE, WHICHEVER IS GREATER, AND SHALL MAINTAIN THAT PRESSURE WITHOUT LOSS FOR 2 HOURS. (WITNESSED BY PROJECT INSPECTOR) .
6. 2016 NFPA 13, 6.2.9.1: PROVIDE SUPPLY OF SPARE SPRINKLERS IN A PROTECTIVE CABINET, INCLUDING SPRINKLER WRENCH FOR EACH TYPE INSTALLED. SUPPLY SHALL BE NO FEWER THAN 6 SPARE SPRINKLERS MATCHING THE TYPES AND TEMPERATURES RATING IN EACH PROTECTED AREA FOR SYSTEMS LESS THAN 300 SPRINKLERS, (12 SPARE SPRINKLER HEADS FOR SYSTEMS 300 TO 1000 SPRINKLERS)
7. 2016 NFPA 13, 9.3.6.1: FURNISH RESTRAINT OF BRANCH LINES. THE END SPRINKLER ON EACH LINE SHALL BE RESTRAINED AGAINST EXCESSIVE VERTICAL AND LATERAL MOVEMENT (9.3.6.3) . BRANCH LINES SHALL BE LATERALLY RESTRAINED AT INTERVALS NOT EXCEEDING THOSE SPECIFIED IN Table 9.3.6.4 (a) and (b) (9.3.6.4) .
8. 2016 CBC 903.4.2 AND NFPA 13 8.17.4.2.3: THE INSPECTORS TEST VALVE LOCATION SHALL BE ACCESSIBLE. THE PIPE SHALL BE NO LESS THAN 1 INCH, WITH A SMOOTH BORE, CORROSION- RESISTANT ORIFICE, PROVIDING THE EQUIVALENT FLOW OR THE SMALLEST ORIFICE OF THE SPRINKLER TYPES INSTALLED WITHIN THE SYSTEM, THE DISCHARGE SHALL BE TO A DRAIN CONNECTION OR AN APPROVED LOCATION AT THE EXTERIOR OF THE BUILDING.
9. THE SPRINKLER FLOW SWITCH SHALL BE TESTED TO CONFIRM THAT WHEN THE INSPECTOR'S TEST VALVE IS ACTIVATED AN ALARM WILL SOUND NO MORE THAN 90 SECONDS AFTER INITIAL FLOW (WITNESSED BY THE PROJECT INSPECTOR)
10. 2016 CBC 904.4.2: CONNECTIONS TO PROTECTED PREMISES AND SUPERVISING STATION FIRE ALARM SYSTEMS SHALL BE TESTED TO VERIFY PROPER IDENTIFICATION AND TRANSMISSION OF ALARMS FROM AUTOMATIC FIRE EXTINGUISHING SYSTEMS (WITNESSED BY PROJECT INSPECTOR)
11. 2016 NFPA 13 SEC 25,6,1,1: SIGNAGE SHALL BE PROVIDED AS REQUIRED, INCLUDING RISER ROOM IDENTIFICATION.
12. 2016 CBC SEC 903,4,1: THE MAIN FIRE ALARM PANEL VALVE MONITORING AND WATER FLOW ALARM AND TROUBLE SIGNALS SHALL BE DISTINCTLY DIFFERENT AND SHALL BE AUTOMATICALLY TRANSMITTED TO AN APPROVED CENTRAL STATION MONITORING COMPANY.
13. 2016 NFPA 13 SEC 25,5,1: A PERMANENT HYDRAULIC CALCULATIONS DESIGN DATA PLACARD SHALL BE ATTACHED TO EACH RISER.
14. 2016 NFPA 13 SEC 6,9,1,AND 2016 CBC 903,4,2: FLOW SWITCH SHALL BE CONNECTED TO A 10 INCH OUTSIDE ALARM BELL OR OTHER AUDIBLE ALARM DEVICE AT EACH RISER. APPROVED IDENTIFICATION SIGNS SHALL BE PROVIDED ON THE OUTSIDE ALARM BELL , SPRINKLER FIRE ALARM- WHEN ALARM SOUNDS CALL 911/ FIRE DEPARTMENT.
15. TITLE 19 ARTICLE 906 (A) : A LABEL OF THE SELF-ADHESIVE TYPE SHALL BE PLACED ON THE FIRE DEPARTMENT CONNECTION OR ON THE RISER FOR FIRE SPRINKLER SYSTEM AND SHALL INCLUDE THE DATA OF INSTALLATION AND/ OR DATE SERVICE WAS PERFORMED AND LICENSE NUMBER OF PERSON PERFORMING SERVICE WORK.
16. 2016 NFPA 13 FIGURE 25.1: INSTALLING CONTRACTOR SHALL COMPLETE AND SIGN CONTRACTOR'S MATERIAL & TEST CERTIFICATE FOR THE ABOVEGROUND PIPING. THIS FORM SHALL BE GIVEN TO THE PROJECT INSPECTOR WHO WILL FORWARD TO DSA FOR FILING IN PROJECT RECORDS.

GENERAL CODE DATA

GOVERNING CODES:
BUILDING CODE: CALIFORNIA BUILDING CODE, 2016 ED.
FIRE CODE: CALIFORNIA FIRE CODE, 2016 ED
N.F.P.A. 13 2016 ED.

FIRE SPRINKLERED IN LIEU OF RATED CONSTRUCTION: NO

BLDG A /M
TYPE OF CONSTRUCTION: TYPE - V-B
NUMBER OF STORIES: 1
AREA BLDG. A: XXX S.F.
AREA BLDG. M: XXX S.F.
BUILDING HEIGHT: 30' - 0"
OCCUPANCY CLASS: GROUP A-3,S-1,E,F-1

BLDG C/D TYPE OF CONSTRUCTION: TYPE - V-B
NUMBER OF STORIES: 1
AREA BLDG. C: XXX S.F.
AREA BLDG. D: XXX S.F.
BUILDING HEIGHT: 25' - 0"
OCCUPANCY CLASS: GROUP E

WATER DEPARTMENT NOTES

1. ARRANGEMENT OF FIRE PROTECTION WATER SUPPLY AND DEVICES SHALL STRICTLY CONFORM TO THE REQUIREMENTS OF CITY OF SAN DIEGO WATER DEPARTMENT.
2. BACKFLOW PREVENTION DEVICE TO BE REDUCED PRESSURE DETECTOR ASSEMBLY (RPDA) , ASSEMBLY SHALL BE FURNISHED WITH 2 U.L. LISTED BUTTERFLY GATE VALVES, EQUIPPED WITH APPROVED TAMPER SWITCHES. BACKFLOW ASSEMBLY SHALL BE UL , CLASSIFIED, AND AWWA APPROVED FOR FIRE SERVICE INSTALLATIONS AND LISTED BY THE CROSS-CONNECTION INSTITUTE AT THE UNIVERSITY OF SOUTHERN CALIFORNIA.
3. BACKFLOW PREVENTION ASSEMBLY SHALL BE TESTED UPON INSTALLATION BY ACERTIFIED BACKFLOW TECHNICIAN, PRIOR TO ACCEPTANCE OF BACKFLOW ASSEMBLY BY THE WATER DEPARTMENT.
4. CONTRACTOR SHALL FURNISH VALVE SUPPORT STANDS AS REQUIRED AND SHALL MAINTAIN ALL INSTALLATION CLEARANCES AND HEIGHTS AS SHOWN ON THE DRAWINGS AND STANDARD DETAILS FOR THE SERVING WATER DEPARTMENT.
5. CONCRETE SLAB TO BE MINIMUM 4" THICK AND SLOPED TO DRAIN. PAD ELEVATION TO BE 1" ABOVE FINISH GRADE IN LAWN AREAS AND 2" ABOVE FINISH GRADE IN ALL OTHER AREAS. OVERALL ALL DIMENSIONS OF PAD SHALL BE AS SHOWN ON THE DRAWINGS AND STANDARD DETAILS FOR THE SERVING WATER AND FIRE DEPARTMENTS.

GENERAL BUILDING SYSTEM NOTES

1. INSTALLATION SHALL CONFORM TO THE FOLLOWING CODES AND STANDARDS:
   A. CALIFORNIA BUILDING CODE, 2016 ED.
   B. CALIFORNIA FIRE CODE, 2016 ED.
   C. N.F.P.A. 13, 2016 ED.
   D. N.F.P.A. 14, 2016 ED.
   E. N.F.P.A. 24, 2016 ED.
   F. N.F.P.A. 72, 2016 ED.
   G. ASCE 7, 2010 ED.
   H. APPLICABLE LOCAL CODES AND AMENDMENTS
2. ALL MATERIALS INSTALLED SHALL BE NEW, U.L. LISTED AND / OR F.M. APPROVED FOR FIRE PROTECTION SYSTEMS.
3. INSTALLING CONTRACTOR SHALL OBTAIN ALL REQUIRED PERMITS.
4. CUTTING, NOTCHING, WELDING AND PENETRATION OF STRUCTURAL MEMBERS SHALL BE DONE ONLY IN ACCORDANCE WITH THE APPROVED PLANS OR UPON WRITTEN DIRECTIONS AND / OR APPROVAL OF THE ARCHITECT OR PROJECT STRUCTURAL ENGINEER OF RECORD.
5. ALL PIPING PENETRATIONS OF A FIRE-RATED WALL AND FLOOR ASSEMBLIES SHALL BE FURNISHED WITH A LISTED / APPROVED FIRE STOP WITH A FIRE RESISTANCE RATING EQUAL TO OR GREATER THAN THAT OF THE ASSEMBLY BEING PENETRATED. ROOF PENETRATIONS SHALL BE FLASHED AND SEALED AS APPROVED BY THE ARCHITECT.
6. WHERE VALVES OR OPERABLE SYSTEM COMPONENTS ARE PROPOSED FOR INSTALLATION IN WALL OR CEILING CAVITIES, INSTALLING CONTRACTOR SHALL FURNISH ACCESS PANELS WITH APPROVED SIGNAGE IDENTIFYING LOCATION AND FUNCTION OF COMPONENTS WITHIN.
7. FURNISH A SUPPLY OF SPARE SPRINKLERS IN ACCORDANCE WITH N.F.P.A. 13, INCLUDING WRENCHES OR SPECIAL FITTIGNS REQUIRED FOR EACH TYPE OF SPRINKLER INSTALLED. THE NUMBER OF EACH TYPE OF SPRINKLER AND THE TOTAL NUMBER OF SPRINKLERS SHALL BE AS DESCRIBED IN N.F.P.A. 13.
8. ALL PIPING SHALL BE SUPPORTED, RESTRAINED, AND SEISMICALLY BRACED STRICTLY PER N.F.P.A. 13 AND ASCE 7-10. RESTRAINTS AND LATERAL SWAY BRACING MAY BE OMITTED WHERE ROD-TYPE HANGERS DO NOT EXCEED 0'-6" IN THE MEASURED DISTANCE FROM POINT OF CONNECTION TO TOP OF PIPING.
9. FLEXIBLE AND NON-FLEXIBLE GROOVED COUPLINGS SHALL BE USED ACCORDING TO THE REQUIREMENTS FOR SEISMIC PROTECTION OF PIPING AND LOCATION OF SWAY BRACING PER N.F.P.A. 13 UNLESS NOTED OTHERWISE. WHERE GROOVED COUPLINGS ARE SHOWN ON PLANS, THEY SHALL BE CONSIDERED NON-FLEXIBLE TYPE UNLESS NOTED AS FLEXIBLE TYPE.
10. SYSTEMS OF GREATER THAN 20 SPRINKLERS SHALL BE MONITORED BY AN OFF-SITE SUPERVISORY STATION. SUPERVISORY SYSTEM AND CENTRAL STATION SHALL BE U.L. LISTED AND / OR F.M. APPROVED, AND ACCEPTABLE TO THE SERVING FIRE DEPARTMENT. SUPERVISORY SYSTEM SHALL MONITOR ALL VALVES CONTROLLING FIRE PROTECTION SYSTEM WATER SUPPLIES AND FLOW SWITCHES INSTALLED ON THE SYSTEM (S) .
11. ELECTRICAL ROOMS, TRANSFORMER VAULTS AND OTHER ROOMS WHERE DIRECT WATER APPLICATION IS UNDESIRABLE MAY BE PROVIDED WITH SHIELD TO DIRECT WATER AWAY FROM EQUIPMENT. WHERE APPROVED BY THE LOCAL FIRE OFFICIAL, APPROVED SMOKE DETECTION DEVICES MAY BE FURNISHED IN LIEU OF FIRE SPRINKLERS. DETECTION EQUIPMENT SHALL BE MONITORED WITH THE FIRE SPRINKLER SYSTEM.
12. PRIOR TO COMMISSIONING AND FINAL ACCEPTANCE TESTING, CONTRACTOR SHALL AFFIX A PERMANENT AND DURABLE HYDRAULIC DESIGN PLATE STATING THE BASIS OF DESIGN AND DEMAND FOR EACH HYDRAULICALLY DESIGNED SYSTEM PER N.F.P.A. 13. WHERE A HYDRAULIC INFORMATION PLATE IS REQUIRED AT THE FIRE DEPARTMENT CONNECTION BY N.F.P.A. 13 OR 14, SUCH SIGNAGE SHALL BE INSTALLED IN SUCH A MANNER AND FABRICATED OF SUCH MATERIALS AS TO BE PROTECTED FROM EXPOSURE TO THE ELEMENTS AND PHYSICAL DAMAGE.
13. ALL VALVES SHALL BE EQUIPPED WITH IDENTIFICATION SIGNS STATING THE PURPOSE AND FUNCTION OF THE VALVE, AND ALSO THE EXISTENCE AND LOCATION OF ANY OTHER VALVES THAT ARE REQUIRED TO BE OPERATED IN ORDER TO CONTROL OR TEST THE WATER SUPPLY TO ANY SYSTEM OR PART OF THE SYSTEM.
14. WHERE REQUIRED BY THE SERVING FIRE DEPARTMENT (LOCAL FIRE AUTHORITY) ALL CONTROL VALVES SHALL BE SUPERVISED AND/OR LOCKED IN THE OPEN POSITION. COMMON KEYED PADLOCKS SUCH AS KNOX OR EQUIVALENT SHALL BE PROVIDED BY OTHERS.
15. ELECTRICAL ALARM SWITCHES AND BELLS, AS REQUIRED TO PROVIDE INTERCONNECTION TO THE FIRE ALARM SYSTEM AND TO PROVIDE AN AUDIBLE LOCAL WATERFLOW ALARM SHALL BE PROVIDED BY THE FIRE SPRINKLER CONTRACTOR. ALL ALARM DEVICES SHALL COMPLY WITH NFPA 72 AND BE U.L. LISTED AND/OR F.M. APPROVED, AND LISTED BY CALIFORNIA STATE FIRE MARSHAL:
   A. BELL OR OTHER AUDIBLE APPLIANCE (S) AS REQUIRED BY SERVING FIRE DEPARTMENT.
   B. WATERFLOW ALARM SWITCH FOR MAIN SYSTEM RISER AND ALL SECTIONAL/FLOOR CONTROL ASSEMBLIES AS REQUIRED.
   C. SUPERVISORY (TAMPER) SWITCHES ON ALL VALVES CONTROLLING FIRE PROTECTION WATER SUPPLIES.
16. EACH WATER FLOW ALARM SWITCH SHALL BE CONNECTED TO A 10" EXTERIOR ALARM BELL OR BELL/STROBE OR APPROVED HORN/STROBE UNIT, LOCATED A S APPROVED BY RESPONDING FIRE DEPARTMENT OR LOCAL FIRE AGENCY. FURNISH IDENTIFYING SIGNAGE AT EXTERIOR ALARM DEVICE. THERE SHALL BE ONE EXTERIOR AUDIBLE ALARM FOR EVERY SPRINKLER SYSTEM. WHERE A BUILDING FIRE ALARM SYSTEM IS INSTALLED, ACTUATION OF THE SPRINKLER SYSTEM SHALL ALSO ACTUATE THE FIRE ALARM SYSTEM.
17. ACTIVATION OF THE WATER FLOW ALARM SHALL SIGNAL THE FIRE ALARM SYSTEM AND/OR SOUND THE AUDIBLE ALARM IN ACCORDANCE WITH NFPA 72.
18. ALL WIRING OF ELECTRICAL ALARM DEVICES SHALL BE SPECIFIED IN OTHER SECTIONS OF THIS CONTRACT AND THE WORK DONE BY OTHERS.
19. POWER FOR ALL FIRE SPRINKLER ALARMS SHALL BE TAKEN FROM A DESIGNATED CIRCUIT FOR FIRE ALARM USE ONLY AND SHALL BE SUPPLIED AFTER THE METER BUT AHEAD OF THE MAIN PANEL DISCONNECT. PERMANENT POWER SUPPLY MUST BE IN SERVICE BEFORE FINAL INSPECTION BY AUTHORITIES HAVING JURISDICTION.
20. PIPING SHALL BE INSTALLED SO THAT ENTIRE SYSTEM CAN BE DRAINED THROUGH MAIN AND/OR AUXILIARY DRAIN VALVES IN ACCORDANCE WITH NFPA 13.
21. MAIN DRAIN, AUXILIARY DRAIN AND INSPECTOR'S TEST CONNECTIONS SHALL DISCHARGE TO AN APPROVED LOCATION CAPABLE OF SAFELY RECEIVING THE FULL FLOW DISCHARGE OF THE DRAIN OR TEST CONNECTION.
22. CONTRACTOR SHALL MAKE PIPING ABOVE SUSPENDED CEILING ACCESSIBLE TO FIRE DEPARTMENT PERSONNEL FOR VISUAL INSPECTIONS AS A CONDITION FOR FINAL APPROVAL.
23. ALL WELDED PIPE SHALL BE MADE AVAILABLE FOR INSPECTION BY AUTHORITIES HAVING JURISDICTION BEFORE START OF INSTALLATION. CERTIFIED WELDER SHALL PROVIDE I.D. STAMP ON EACH WELD.
24. BUILDING SPRINKLER SYSTEM SHALL NOT CONNECT TO SITE UNDERGROUND MAIN UNTIL SITE PIPING HAS BEEN TESTED AND FLUSHED PER NFPA 13 AND/OR ALL TESTING AND FLUSHING SHALL BE WITNESSED AND APPROVED BY PROJECT INSPECTOR OF RECORD AND/OR AUTHORITIES HAVING JURISDICTION. INSTALLING CONTRACTOR SHALL EXECUTE AND FURNISH A COMPLETED AND SIGNED COPY OF THE "CONTRACTOR'S MATERIAL & TEST CERTIFICATE FOR UNDERGROUND PIPING"PER NFPA 13,WHEN UNDERGROUND PIPING IS TESTED AND FLUSHED BUT NOT IMMEDIATELY CONNECTED TO THE BUILDING SYSTEM PIPING, IT SHALL BE CAPPED OR OTHERWISE PROTECTED AGAINST ENTRY OF DEBRIS, DIRT OR ANIMALS.
25. ALL PIPING AND ATTACHED APPURTENANCES SHALL BE HYDROSTATICALLY TESTED AT 200 PSI OR 50 PSI OVER THE MAXIMUM SYSTEM WORKING PRESSURE, WHICHEVER IS GREATER, FOR A PERIOD OF AT LEAST TWO HOURS WITH NO LOSS OF PRESSURE. HYDROSTATIC TESTING SHALL BE WITNESSED AND ATTESTED TO BY PROJECT INSPECTOR OF RECORD AND/OR AUTHORITIES HAVING JURISDICTION.
26. UPON COMPLETION OF ALL TESTS AND INSPECTIONS, BUILDING SYSTEM CONTRACTOR SHALL EXECUTE AND FURNISH A COMPLETED AND SIGNED COPY OF THE "CONTRACTOR'S MATERIAL & TEST CERTIFICATE FOR ABOVEGROUND PIPING" PER NFPA 13.
27. UPON OCCUPANCY OF THE BUILDING, THE OWNER SHALL BE RESPONSIBLE FOR CONFORMANCE TO THE REQUIREMENTS OF TITLE 19 AND THE CALIFORNIA FIRE CODE FOR INSPECTIONS, TESTING AND MAINTENANCE OF THE SPRINKLER SYSTEM (S, AS-BUILT DRAWINGS SHALL BE KEPT ON PREMISES FOR THREE YEARS AND/OR IN THE CUSTODY OF THE OWNER OR DESIGNATED REPRESENTATIVE FOR THE LIFE OF THE BUILDING.

COORDIANTION NOTES

1. INSTALLING CONTRACTOR SHALL PREPARE A SHOP DRAWING SUBMITTAL PRIOR TO START OF WORK. THE FIRE SPRINKLER SYSTEM SUBMITTAL SHALL INCLUDE WORKING PLANS IN ACCORDANCE WITH NFPA13 SECTION 23,1 AND SUBMITTAL GUIDELINES OF THE AUTHORITY HAVING JURISDICTION (AHJ) , DEVIATION FROM APPROVED PLANS SHALL REQUIRE PERMISSION OF THE AHJ PER NFPA 13, 23,1.2.
2. CONFIGURATION OF PIPING AND SPRINKLERS SHOWN ON THESE PLANS SHALL BE USED AS A BASIS FOR LAYOUT AND INSTALLATION. CHANGES IN ELEVATION SHALL BE UNDERTAKEN BY THE INSTALLING CONTRACTOR AS REQUIRED TO EFFECT COORDINATION WITH OTHER TRADES AND/OR MAINTAIN PROPER CLEARANCES. ALL SUCH REVISIONS SHALL BE SHOWN ON CONTRACTOR'S WORKING PLANS.
3. ALL DIMENSIONS SHOWN ON THESE PLANS ARE CENTERLINE-TO-CENTERLINE. INSTALLING CONTRACTOR SHALL INSPECT AND CONFIRM THE ACTUAL AS-BUILT CONDITIONS OF ALL WORK AREAS AND SHALL COORDINATE THE INSTALLATION OF FIXED FIRE PROTECTION SYSTEMS WITH ALL WORK BY OTHER TRADES.
   A. THE EXACT LOCATION AND ELEVATION OF INSTALLED PIPING AND THE CUT LENGTHS OF ALL PIPING AND HANGERS SHALL BE THE RESPONSIBILITY OF THE INSTALLING CONTRACTOR.
   B. INSTALLING CONTRACTOR SHALL COORDINATE THE INSTALLATION WITH OBSTRUCTIONS SUCH AS STRUCTURE, DUCTWORK, CABLE TRAYS AND OTHER SUCH BUILDING UTILITY SYSTEMS AND WORK BY OTHER TRADES.
   C. WHERE FIELD CONFLICTS REQUIRE THAT PIPING BE REVISED, SUCH CHANGES SHALL BE INCLUDED IN CONTRACTOR'S WORKING PLANS AND SUBMITTED TO ARCHITECT FOR REVIEW, TO ASSURE CONFORMANCE TO APPROVED DESIGN.
   D. CONTRACTOR SHALL NOT SUBMIT COPIES OF APPROVED CONSTRUCTION DOCUMENTS PRIOR TO COORDINATION OR IN LIEU OF COORDINATED WORKING PLANS.
4. WHERE PENDENT SPRINKLERS ARE SHOWN IN OR NEAR THE EXACT CENTER OF SUSPENDED CEILING TILES; CONTRACTOR SHALL BE CONFIRM THE ACTUAL TILE PATTERN AND SPRINKLER LOCATIONS, SO THAT THE FINAL INSTALLATION IS EXACTLY CENTERED. WHERE CEILING TILES ARE 2'X4' "SECOND LOOK" TYPE WITH 2'X2' MODULES, SPRINKLERS SHALL BE SHALL BE IN THE EXACT CENTER OF THE 2'X2' MODULE. WHERE CEILING TILES ARE CONVENTIONAL 2'X4', SPRINKLERS SHALL BE CENTERED IN THE 2' DIRECTION AND SHALL BE LOCATED AT LEAST 6" CLEAR FROM ANY T-BAR.
5. CONTRACTOR SHALL FURNISH AND COORDINATE CONNECTION POINTS BETWEEN FIRE SPRINKLER SYSTEM SIGNALING DEVICES AND THE FIRE DETECTION AND ALARM SYSTEM. THIS SHALL INCLUDE BUT IS NOT LIMITED TO THE LOCATION OF ALL BELLS AND HORNS, FLOW SWITCHES AND TAMPER SWITCHES REQUIRING CONNECTION TO THE FIRE ALARM AND SUPERVISORY SYSTEMS.
6. CONTRACTOR SHALL UNDERTAKE MEETINGS AND CORRESPONDENCE WITH ALL AGENCIES HAVING JURISDICTION, AS REQUIRED TO CONFIRM SPECIFIC REQUIREMENTS REGARDING LOCATIONS AND METHODS OF DISCHARGING WATER FROM TEST AND DRAIN LOCATIONS. WHERE SHOWN ON PLANS, ALL WASTEWATER SHALL DISCHARGE INTO DEDICATED RECEPTORS AND BE COORDINATED WITH THE PLUMBING AND SEWER DESIGNS.

SCOPE OF WORK

FURNISH NEW PRIVATE FIRE MAIN SYSTEM AND WET-PIPE AUTOMATIC FIRE SPRINKLER SYSTEM PER N.F.P.A. 13 & 24 , 2016 ed, AND THE DIVISION OF THE STATE ARCHITECT STANDARDS AT THE NEW & EXISTING DEL MAR HEIGHTS SCHOOL BLDGS.

DESIGN NOTES

1. SPRINKLERS
   A. LOCATION: DA-01 TRAINING ROOM
      HAZARD GROUP: LIGHT HAZARD
      DISCHARGE DENSITY: .10
      QR AREA REDUCTION: YES
      HOSE STREAM ALLOWANCE
      OUTSIDE: 100
      INSIDE: 0
      COMBINED: 100
      CONSTRUCTION CLASSIFICATION
      NOT OBSTRUCTED / NOT COMBUSTIBLE
2. UNDERGROUND PIPE TYPES (SEE PIPE TABLES)
   A. UNDERGROUND MAINS: C-900,PVC, CLASS 200
   B. UNDERGROUND TRANSITIONS THROUGH WALLS AND UNDER FOOTINGS: AWWA C151 DUCTILE IRON, CLASS 350 OR TYPE 304 STAINLESS STEEL
3. BUILDING SYSTEM PIPE TYPES (SEE PIPE TABLES)
   A. MAIN PIPING: BLACK STEEL, SCHEDULE 10
      FITTINGS: GROOVED/WELDED
   B. BRANCH PIPING: BLACK STEEL, SCHEDULE 40
      FITTINGS: THREADED CAST/MALLEABLE IRON
4. SEE SPRINKLER LEGEND ON PLANS FOR SPACING OF SPRINKLERS AND FINISHES

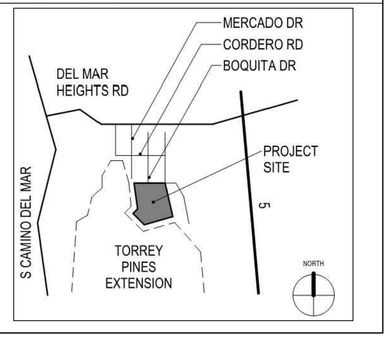
SHEET INDEX

FP-1.0 FIRE PROTECTION GENERAL NOTES
FP-1.1 UNDERGROUND SITE FIRE PIPING PLAN
FP-2.0 BLDG. A - PIPING PLAN
FP-2.1 BLDG. C NORTH - PIPING PLAN
FP-2.2 BLDG. C SOUTH - PIPING PLAN
FP-2.3 BLDG. D - PIPING PLAN
FP-2.4 BLDG. M WEST - PIPING PLAN
FP-2.5 BLDG. M EAST - PIPING PLAN
FP-3.0 BLDG. A - REFLECTED CEILING PLAN
FP-3.1 BLDG. C NORTH - REFLECTED CEILING PLAN
FP-3.2 BLDG. C SOUTH - REFLECTED CEILING PLAN
FP-3.3 BLDG. D - REFLECTED CEILING PLAN
FP-3.4 BLDG. M WEST - REFLECTED CEILING PLAN
FP-3.5 BLDG. M EAST - REFLECTED CEILING PLAN
FP-4.0 FIRE PROTECTION DETAILS
FP-4.1 FIRE PROTECTION DETAILS
FP-4.2 FIRE PROTECTION BUILDING SECTIONS

WATER FLOW TEST DATA

LOCATION:	500 DYER ST. ORCUTT, CA 93455	FURNISHED BY:	GOLDEN STATE WATER COMPANY
PITOT PSI:	–	LESS 10%	
STATIC PSI:	61 PSI	STATIC PSI:	54.9 PSI
RESIDUAL PSI:	20 PSI	RESIDUAL PSI:	18 PSI
DATE TAKEN:	04/30/2019	REF. ELEV:	–0"–3" FT
		FLOW GPM:	3000 GPM

VICINITY MAP



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731 Ninth Avenue, Suite A, San Diego, California 92101
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Owner
Project Name

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LICENSED ARCHITECT RICHARD E. NOWICKI NO.C28042 STATE OF CALIFORNIA EXP. 8-31-2021

FOR PLAN REVIEW ONLY

IDENTIFICATION BY DIVISION OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES
APPL #
AC ____ F/S ____ SS ____
DATE:

FIRE PROTECTION GENERAL NOTES

NO. DATE ISSUE

PROJECT NO:
DATE: Issue Date

DRAWING
FP-1.0

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UNDERGROUND SITE FIRE PIPING PLAN

SCALE: 1" = 30'-0"

0' 15' 30' 60' 90'

PLAN NORTH

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731 Ninth Avenue, Suite A, San Diego, California 92101
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Project Name

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LICENSED ARCHITECT
RICHARD E. NOWICKI
NO.C28042
STATE OF CALIFORNIA

IDENTIFICATION NUMBER
DIVISION OF THE STATE ARCHITECT
OFFICE OF REGULATION SERVICES
APPL #
AC ____ F/LS ____ SS ____
DATE:

FOR PLAN REVIEW ONLY

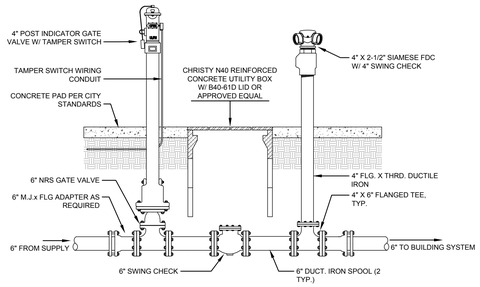
UNDERGROUND SITE FIRE PIPING

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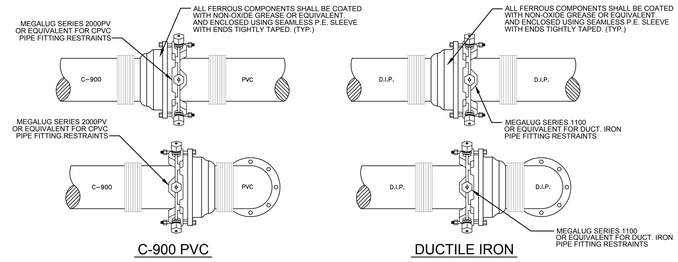
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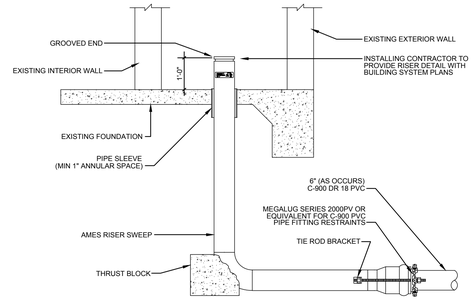
NEW PIV / FDC DETAIL

NOT TO SCALE — SHOWN ON PLAN AS (PIV) — 3 / FP-1.2



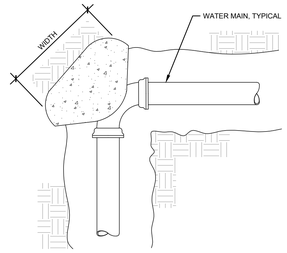
MEGALUG C-900 / DUCT. IRON JOINT RESTRAINT

NOT TO SCALE — 3 / FP-1.2

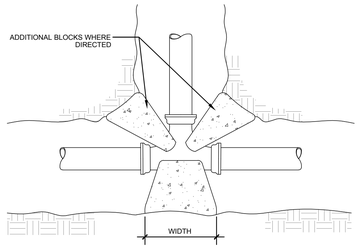


TYPICAL SERVICE ENTRY DETAIL

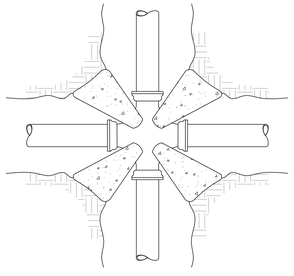
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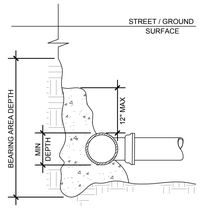
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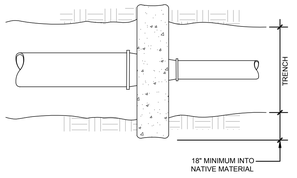
TEE - PLAN



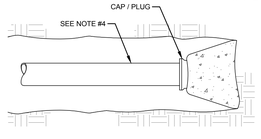
CROSS



TEE - ELEVATION

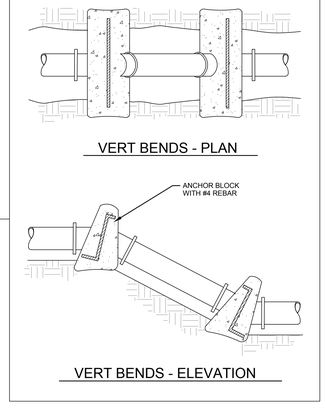


REDUCER



END CAP

SEE NOTE #1 BELOW



INSTALLATION SHALL CONFORM TO N.F.P.A. 13 (2016 ED.), SECTION 10.8.2 (a) TO SOLVE FOR THRUST BLOCK BEARING AREA (A) IN SQUARE INCHES:

WHERE: $A_b = \frac{T}{S_b} \times S_f \times 144$

T = THRUST IN POUNDS FROM NFPA 13 TABLE A-10.8.2.(a) (CORRECTED FOR PRESSURE OF 150 PSI DOWNSTREAM OF FDC)

S_b = SOIL BEARING STRENGTH FROM NFPA 13 TABLE A-10.8.2 (c) (SEE PAGE 0.3 IN THE MATERIALS SUBMITTAL FOR SOIL BEARING STRENGTH REFRENCES.)

(S_f) = SAFETY FACTOR OF 1.5

FITTING SIZE & TYPE MIN. A_b IN SQ. IN.	HEIGHT (h) MIN 1/2 PIPE OD	WIDTH (w) MIN (h) MAX. (2h)	A_b (ACTUAL)
6" 90° /TEE 456.88 SQ. IN.	17	27	459
6" 45° ELBOW 247.28 SQ. IN.	12	21	252

FOR 6" 90° OR TEE:

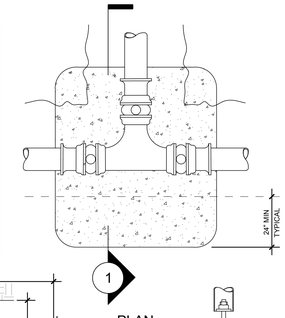
$A_b = \frac{5288}{2500} \times 144 \times 1.5$ A_b = 456.88 SQ. IN.

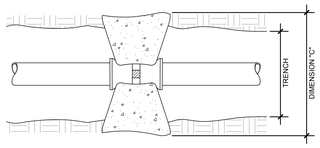
FOR 6" 45° ELBOW:

$A_b = \frac{2862}{2500} \times 144 \times 1.5$ A_b = 247.28 SQ. IN.

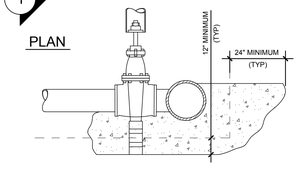
VALVE SUPPORT BLOCK

VALVE SIZE	DIMENSION "A"	DIMENSION "B"
4"	12"	12"
6"	12"	12"
8"	13"	14"
10"	14"	16"
12"	15"	18"
DIMENSION "C" = TRENCH WIDTH PLUS TWO TIMES THE PIPE DIAMETER		

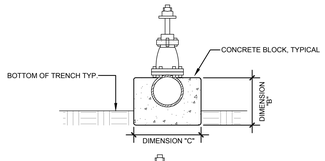


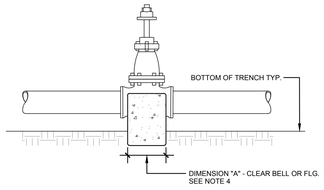


VALVE SUPPORT - PLAN



TEE WITH GATE VALES





VALVE SUPPORT - ELEVATION

NOTES: SHEET 1 OF 3

1). THE ANCHOR BLOCKS ON VERTICAL BENDS REQUIRE ENGINEER APPROVAL.
2). A MINIMUM OF 6" OF CONCRETE SHALL BE POURED ON WETTED UNDISTURBED OR COMPACTED SOIL BENEATH EACH INSTALLATION.
3). TEE SHALL BE CONCRETE BLOCKED A MINIMUM OF 6" ON ALL THREE SIDES.
4). USE 12" - 18" LENGTH OF PIPE BETWEEN THE END CAP AND THE LAST JOINT AS A BOND BREAKER ON DEAD END BLOCKING.

NOTES: SHEET 2 OF 3

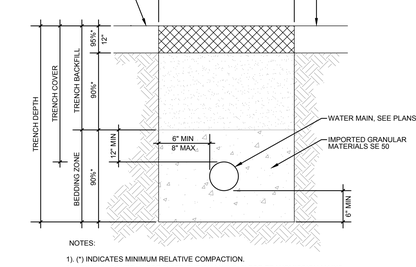
1). BEARING AREA BASED ON SOIL BEARING VALUE OF 1500 PSF AND 225 PSI LINE PRESSURE AND A MINIMUM OF 35" COVER.
-FOR BEARING = 1000 PSF, 1.5 X AREA SHOWN
-FOR BEARING = 500 PSF, 3.0 X AREA SHOWN
2). ENGINEER SHALL DETERMINE SIZES, REFER TO SPECIFICATIONS FOR THRUST AND ANCHOR BLOCK SIZING.
3). THRUST BLOCKS SHALL BE CENTERED ON THE FITTING SO THAT THE BEARING AREA IS EXACTLY OPPOSITE THE RESULTANT DIRECTION OF THRUST.
4). CONCRETE SHALL BE PLACED SO THAT FITTINGS AND VALVES ARE ACCESSIBLE FOR REPAIR OR REPLACEMENT.

NOTES: SHEET 3 OF 3

1). BEARING AREA "B" MUST BE EQUAL TO OR GREATER THAN THE AREA REQUIRED FOR A 90° ELBOW INSTALLATION.
2). INSTALL SAND BAGS AROUND BUTTERFLY VALVE ACTUATOR TO ISOLATE IT FROM CONCRETE.
3). BFV'S INSTALLED AT CROSSES OR TEES REQUIRE A FLANGED DUCTILE IRON SPOOL TO BE INSTALLED BETWEEN THE FITTING AND VALVE IN ACCORDANCE WITH THE SPECIFICATIONS.

CONCRETE THRUST AND ANCHOR BLOCK INSTALLATIONS - SDW-151

NOT TO SCALE — SHOWN ON PLAN AS — 5 / FP-1.2

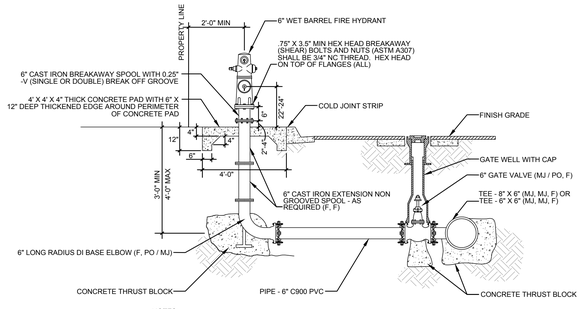


NOTES:

1). (*) INDICATES MINIMUM RELATIVE COMPACTION.
2). MINIMUM COVER: 3' FOR DISTRIBUTION MAINS; 5' FOR TRANSMISSION MAINS.
3). 6" METAL TAPE SHALL BE INSTALLED ABOVE PIPE, 4" BELOW TRENCH CAP AND 12" BELOW FINISH GRADE IN UNIMPROVED STREETS.
4). 1' SAND CUSHION OR A 6" MINIMUM SAND CUSHION WITH 1" NEOPRENE PAD SHALL BE PLACED FOR ALL CROSSINGS UTILITIES WHEN VERTICAL CLEARANCE IS 1' OR LESS. THE NEOPRENE PAD SHALL BE PLACED ON THE MOST FRAGILE UTILITY.
5). FOR MAINS LARGER THAN 16", TRENCH WIDTH SHALL BE AS SHOWN ON THE PLANS

TYPICAL TRENCH SECTION DETAIL

NOT TO SCALE — 2 / FP-1.2



NOTES:

1). NUMBER OF OUTLETS SHALL BE AS SHOWN ON THE PLANS.
2). CONNECT TO BASE OF THE HYDRANT WITH SHEAR BOLTS INSTALLED WITH HEX HEAD ON TOP OF THE FLANGE (31/64" DIAMETER HOLE 2" DEEP IN BOLTS, GALVANIZED AFTER BORING).
3). A BLUE IDENTIFICATION ROAD DOT SHALL BE PLACED IN THE STREET TO IDENTIFY THE PLACEMENT OF THE FIRE HYDRANT

NEW FIRE HYDRANT DETAIL

NOT TO SCALE — SHOWN ON PLAN AS — 4 / FP-1.2

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FOR PLAN REVIEW ONLY

IDENTIFICATION NO. DIVISION OF THE STATE ARCHITECT OFFICE OF REGULATION SERVICES
APPL #
AC ____ F/LS ____ SS ____
DATE:

FIRE PROTECTION UNDERGROUND DETAILS

NO.	DATE	ISSUE

PROJECT NO:
DATE: Issue Date

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