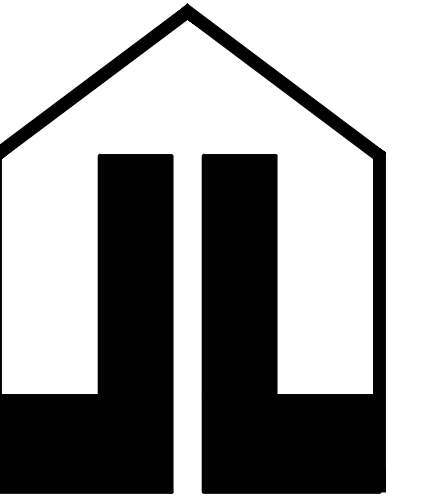
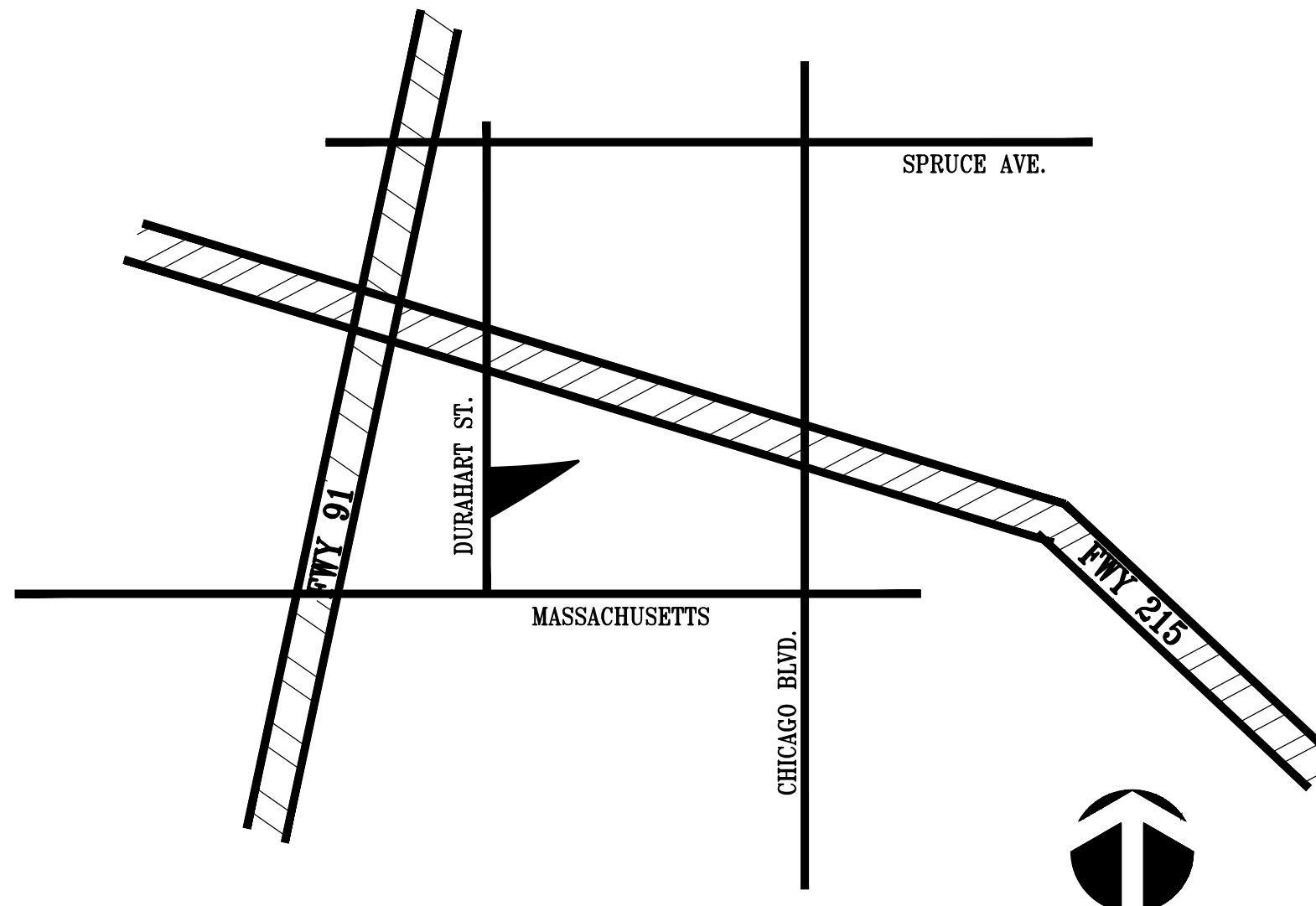
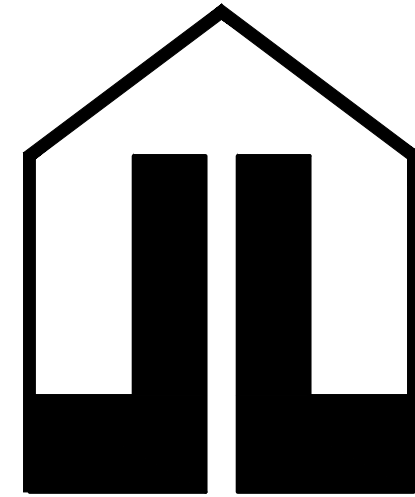


2710 DURAHART STREET. RIVERSIDE, CA 92507



WAREHOUSE
2710 DURAHART STREET
RIVERSIDE, CA 92507

	<div>REFERENCE SYMBOLS</div> <div><div><div>DETAIL REFERENCE</div><div><div><div>A</div><div>A3-4</div></div><div>← DETAIL NUMBER</div><div>← SHEET NUMBER</div></div></div><div>DOOR REFERENCE</div><div><div><div>6</div></div><div>← DOOR NUMBER</div></div></div> <div><div>SECTION REFERENCE</div><div><div><div>A</div><div>A3-4</div></div><div>← SECTION LETTER</div><div>← SHEET NUMBER</div></div></div> <div>WINDOW REFERENCE</div> <div><div><div>B</div></div><div>← WINDOW LETTER</div></div> <div><div>ELEVATION REFERENCE</div><div><div><div>A</div><div>A3-4</div></div><div>← ELEVATION NUMBER</div><div>← SHEET NUMBER</div></div></div> <div>NOTE REFERENCE</div> <div><div><div>4</div></div><div>← NOTE NUMBER</div></div> <div>REVISION REFERENCE</div> <div><div><div>2</div></div><div>← REVISION NUMBER</div></div>	<div>PROJECT DATA</div> <div><div>CODE USED</div><div>2022 CALIFORNIA STANDARDS CODE (CBC, CMC, CPC AND CEC) AND CITY OF RIVERSIDE ORDINANCES.</div></div> <div><div>ZONING</div><div>LIGHT INDUSTRIAL</div></div> <div><div>CONSTRUCTION TYPE</div><div>VB-NS</div></div> <div><div>OCCUPANCY TYPE</div><div>S1</div></div> <div><div>NUMBER OF STORIES</div><div>1</div></div> <div><div>LOT SIZE</div><div>8,226 SQ. FT.</div></div> <div><div>LOT COVERAGE ALLOWABLE:</div><div>50%</div></div> <div><div>BUILDING HEIGHT:</div><div>35 FT. MAX.</div></div> <div></div>	<div>SHEET INDEX</div> <div><div>COVER SHEET</div><div>T-1COVER SHEET, PROJECT DATA, ZONING INFORMATION SYMBOLS, VICINITY MAP</div></div> <div><div>ARCHITECTURAL</div><div>A-0EXISTING SITE PLAN A-1EXISTING FLOOR PLAN A-2EXISTING ROOF PLAN A-3NORTH/SOUTH ELEVATIONS A-4EAST/ WEST ELEVATIONS A-5SECTIONS A-6ADA RESTROOM DETAILS</div></div> <div><div>STRUCTURE</div><div>S.0STRUCTURAL NOTES S1FOUNDATION PLAN S2.1MEZZANINE FRAMING PLAN S2ROOF FRAMING PLAN SD1STRUCTURAL DETAILS SD2STRUCTURAL DETAILS SDNSTRUCTURAL CALCULATIONS</div></div> <div><div>ELECTRICAL PLAN</div><div>E-1GENERAL NOTES E-2POWER PLAN E-3PANEL SCHEDULES E-4CEILING PLAN E-5T-24 COMPLIANCE FORMS</div></div>	<div>WAREHOUSE</div> <div>2710 DURAHART STREET RIVERSIDE, CA 92507</div>																																			
	<div>PROJECT AREA CALCULATION</div> <div><table><tr><td>PROJECT BUILDING</td><td colspan="3"></td></tr><tr><td>EXISTING WAREHOUSE:</td><td></td><td></td><td>3,565 SQ. FT.</td></tr><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr><tr><td colspan="3">TOTAL EXISTING BUILDING</td><td>3,565 SQ. FT.</td></tr></table><div></div><div></div></div>	PROJECT BUILDING				EXISTING WAREHOUSE:			3,565 SQ. FT.																									TOTAL EXISTING BUILDING			3,565 SQ. FT.	<div>SCOPE OF WORK</div> <div><div>1. RETROFIT STRUCTURE TO EXISTING WAREHOUSE NO NEW ADDITIONAL SQUARE FEET</div><div>2. RETROFIT EXISTING EXTERIOR WALLS ONLY (2X6 STUD WALL) WITH METAL SIDING</div><div>3. RETROFIT EXISTING STEEL (H) COLUMNS TO SUPPORT/ TO REINFORCE EXISTING METAL ROOFING</div><div>4. UPGRADE EXISTING RESTROOM TO MEET ADA REQUIREMENT NO NEW PLUMBING WORK</div><div>5. UPGRADE EXISTING ELECTRICAL PANEL POWER/ OUTLETS/ LIGHTINGS NO NEW ELECTRICAL WORK</div></div>	
PROJECT BUILDING																																							
EXISTING WAREHOUSE:			3,565 SQ. FT.																																				
TOTAL EXISTING BUILDING			3,565 SQ. FT.																																				
<div>PROJECT DIRECTORY</div> <div><div>PROPERTY OWNER:</div><div>ANDY PHAT TRAN 905 CUMMING ROAD COVINA, CA 91724 TEL: 626-297-7498 E-MAIL: andytran93@gmail.com</div></div> <div><div>STRUCTURE ENGINEER, S.E.</div><div>JASON LIN 35 EAST VALLEY BOULEVARD ALHAMBRA, CA 91801 TEL: 626-524-2210 E-MAIL: Jason@KLStructural.com</div></div> <div><div>ACE GROUP:</div><div>JAMES LEUNG (Project Coordinator) 10501 GARDEN GROVE BLVD. GARDEN GROVE, CA 92843 TEL: 626-823-3320 E-MAIL: jdesign8@gmail.com</div></div> <div><div>TPA ARCHITECTS:</div><div>FRANCIS P. ONG ARCHITECT 14252 CULVER DRIVE IRVINE, CA 92604 TEL.: 714-296-3844 E-MAIL: f660pro@yahoo.com</div></div>	<div>VICINITY MAP</div> <div></div>	<div>Sheet Title</div> <div>COVER SHEET</div> <div><div>No. Revisions</div><div>Date</div></div> <div><div>1st Submittal</div><div>06/16/25</div></div> <div><div>Second Submittal</div><div>07/2/25</div></div> <div><div></div><div></div></div> <div><div></div><div></div></div> <div><div>Date Started</div><div>01/06/25</div></div> <div><div>Drawn</div><div>Sean Leung</div></div> <div><div>Checked</div><div>James Leung</div></div> <div><div>Date Print</div><div></div></div> <div><div>Date Submitted</div><div></div></div> <div><div>Project No.</div><div>ACE-101-25</div></div> <div><div>Sheet No.</div><div>T-1</div></div>																																					



WAREHOUSE
2710 DURAHART STREET
RIVERSIDE, CA 92507

APN# 2101-5000-23

Sheet Title

EXISTING SITE PLAN

No. Revisions Date

1st Submittal	06/16/25
Second Submittal	07/2/25

Date Started 01/06/25

Drawn Sean Leung

Checked James Leung

Date Print

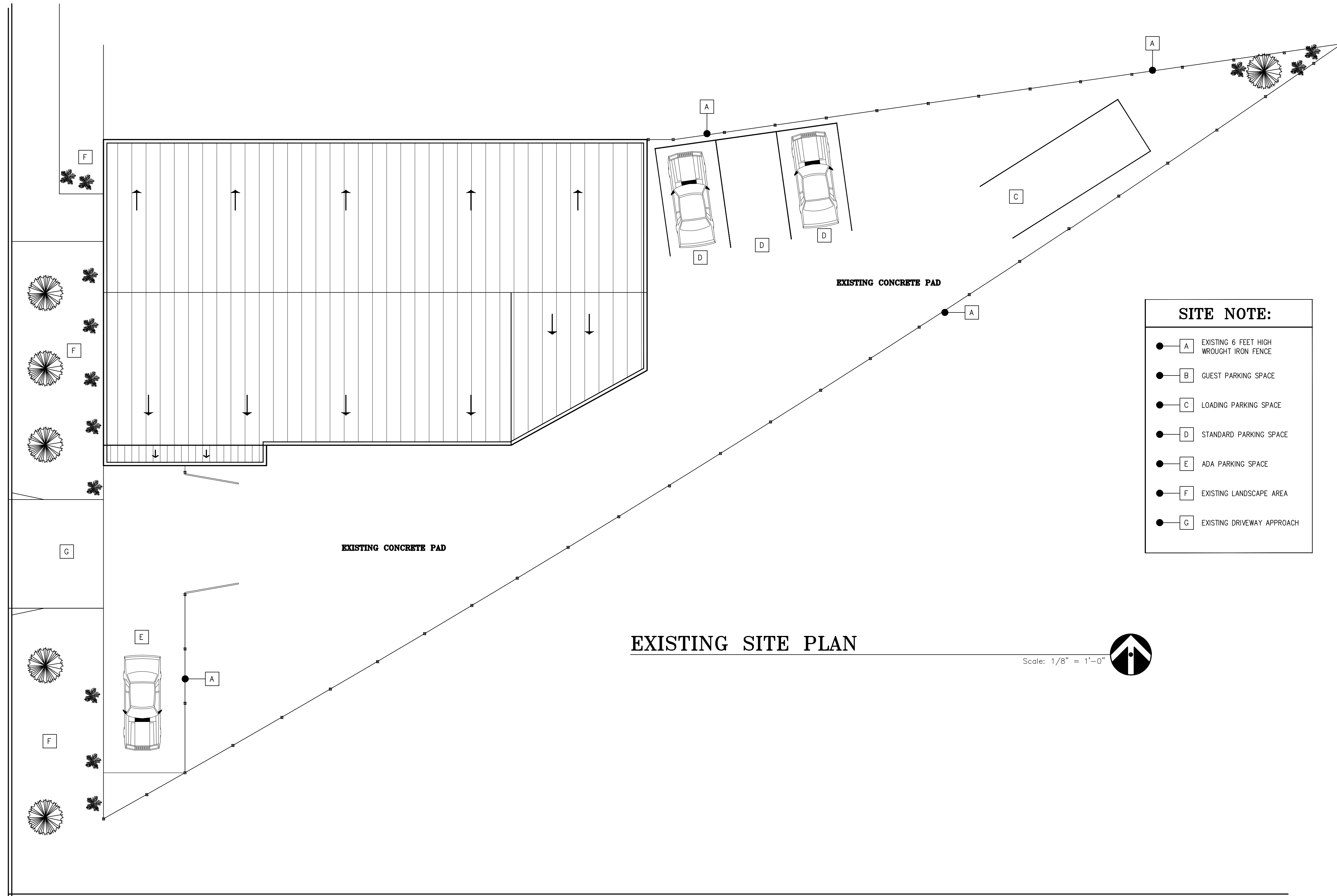
Date Submitted

Project No. ACE-101-25

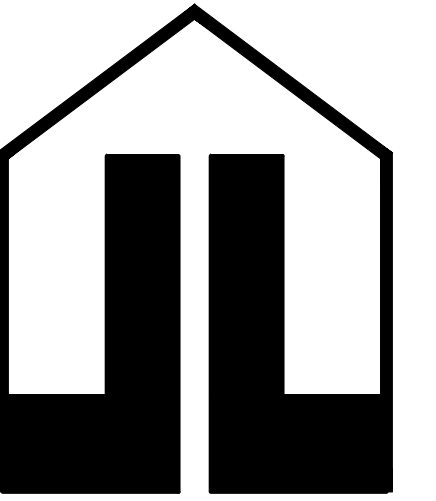
Sheet No.

A-0

2710 DURAHART STREET



MASSACHUSETTS AVENUE



WAREHOUSE
2710 DURAHART STREET
RIVERSIDE, CA 92507

APN# 2101-5000-23

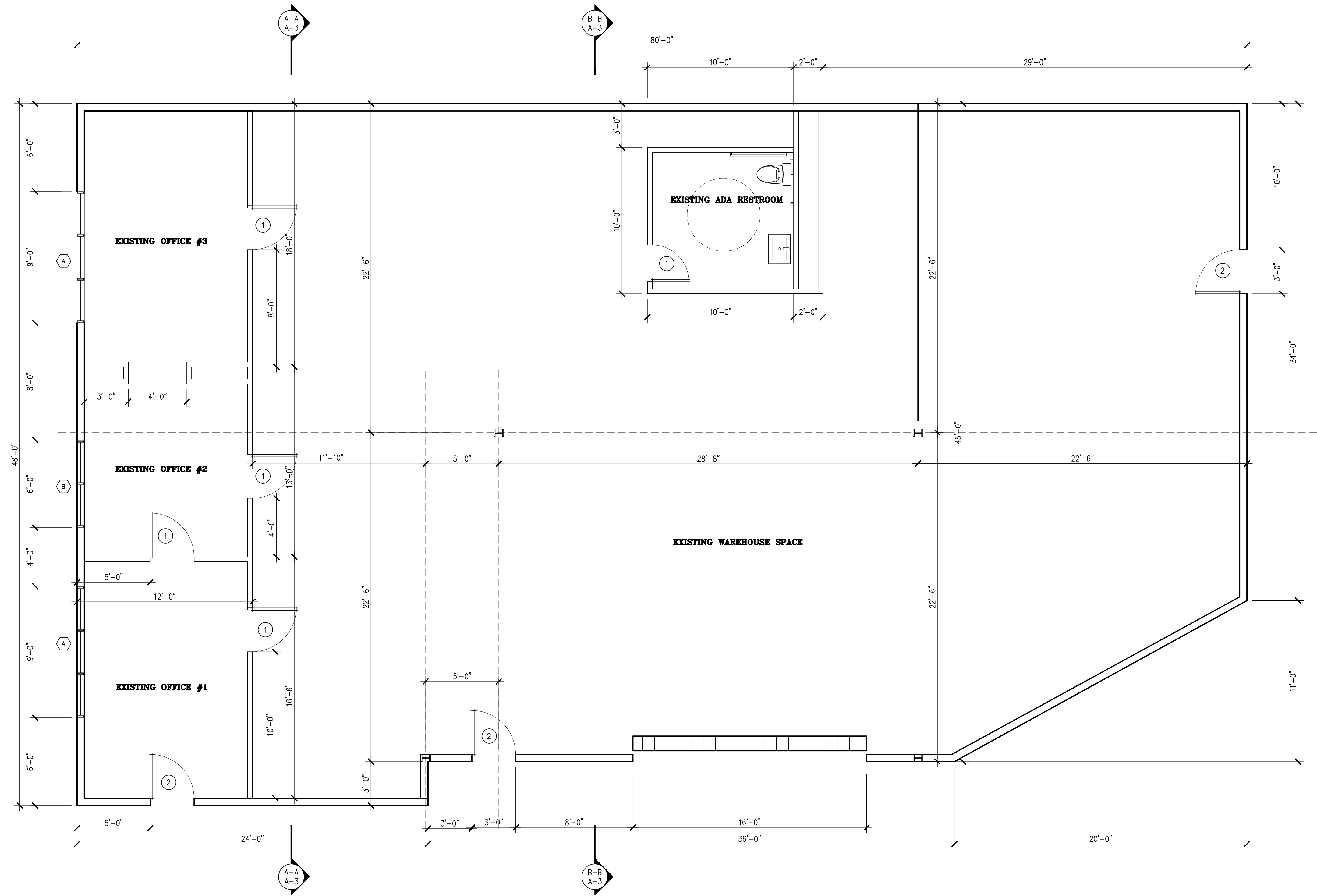
Sheet Title
EXISTING FLOOR PLAN

No.	Revisions	Date
1	1st Submittal	06/16/25
2	Second Submittal	07/2/25
3		
4		

Date Started	01/06/25
Drawn	Sean Leung
Checked	James Leung
Date Print	
Date Submitted	
Project No.	ACE-101-25

Sheet No.

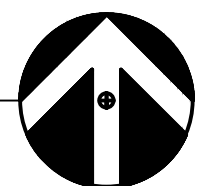
A-1

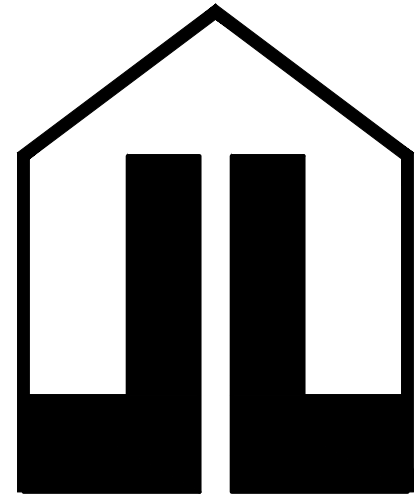


DOOR SCHEDULE	WINDOW SCHEDULE
1 3'-0" X 6'-8" SOLID WOOD DOOR & FRAME (LATCH/LOCK) - INTERIOR	A 9'-0"X 5'-0" STOREFRONT GLASS WINDOW
2 3'-0" X 6'-8" METAL DOOR & FRAME (LATCH/LOCK) - EXTERIOR	B 6'-0"X 5'-0" STOREFRONT GLASS WINDOW
3 16'-0" X 10'-0" METAL ROLL UP DOOR	

EXISTING FLOOR PLAN

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





WAREHOUSE
2710 DURAHART STREET
RIVERSIDE, CA 92507

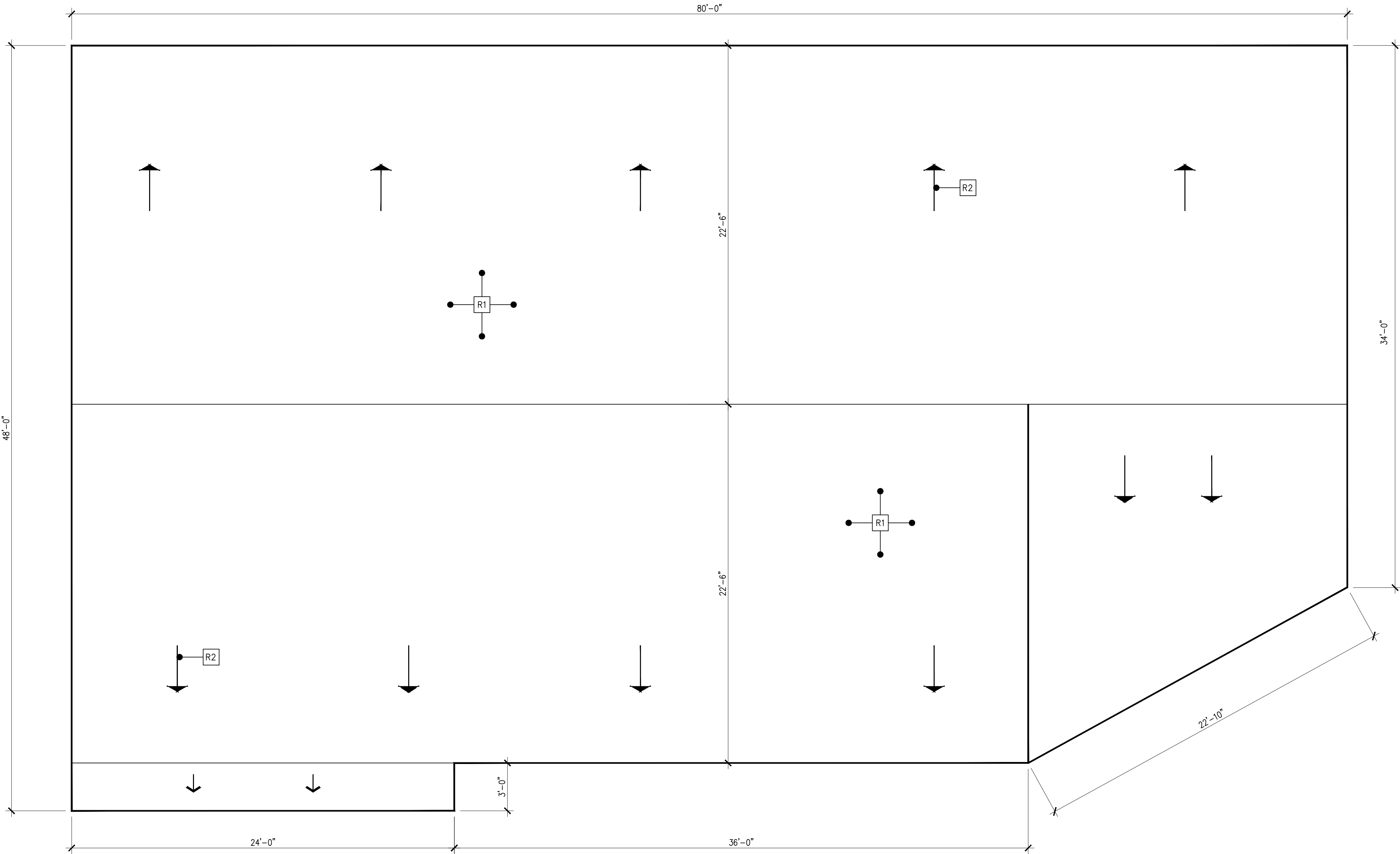
APN# 2101-5000-23

Sheet Title
EXITING ROOF PLAN

No.	Revisions	Date
1	1st Submittal	06/16/25
2	Second Submittal	07/2/25
3		
4		

Date Started	01/06/25
Drawn	Sean Leung
Checked	James Leung
Date Print	
Date Submitted	
Project No.	ACE-101-25

Sheet No.
A-2



ROOF NOTE:

R1

METAL ROOF SHEETING

R2

SLOPE MIN. 2 TO 12 RATIO

EXISTING ROOF PLAN

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

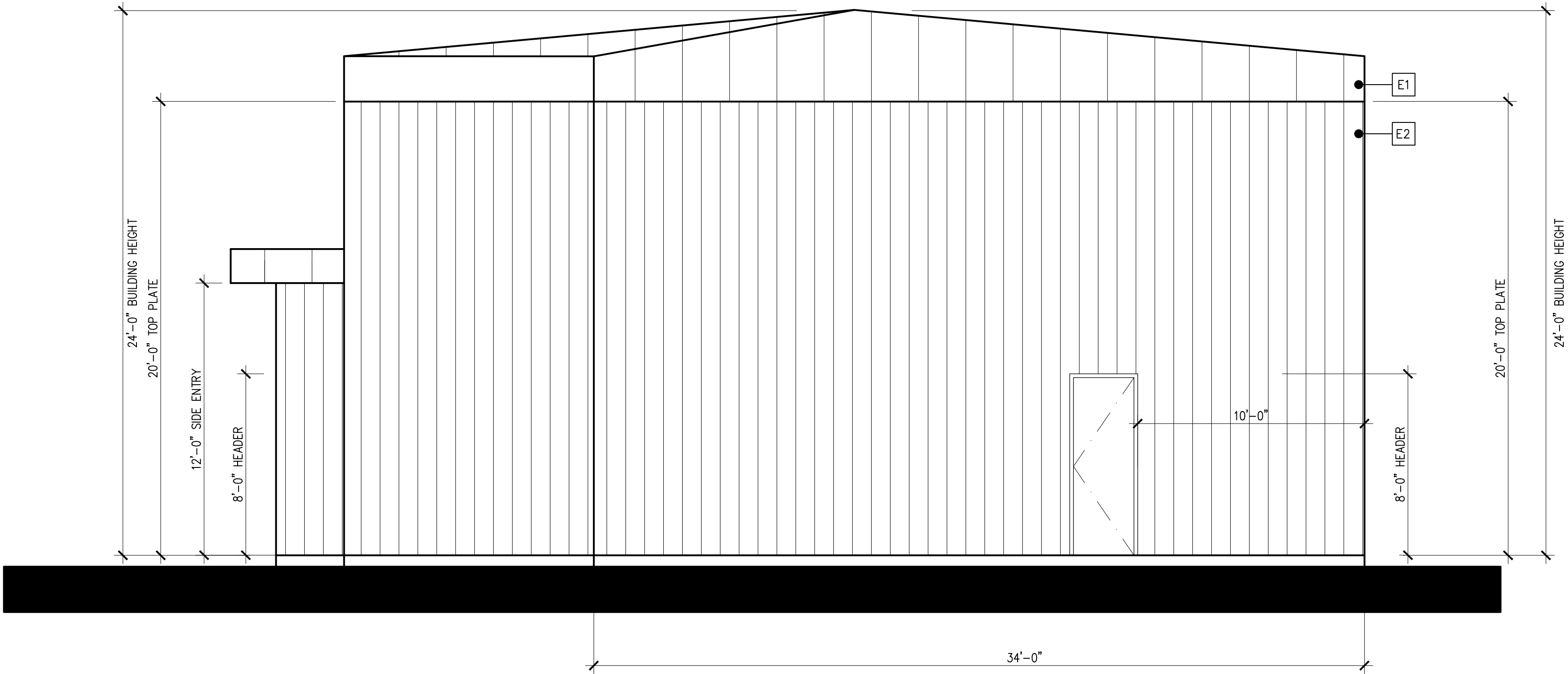
ELEVATION NOTE:

E1

METAL SIDING (DARK GRAY)

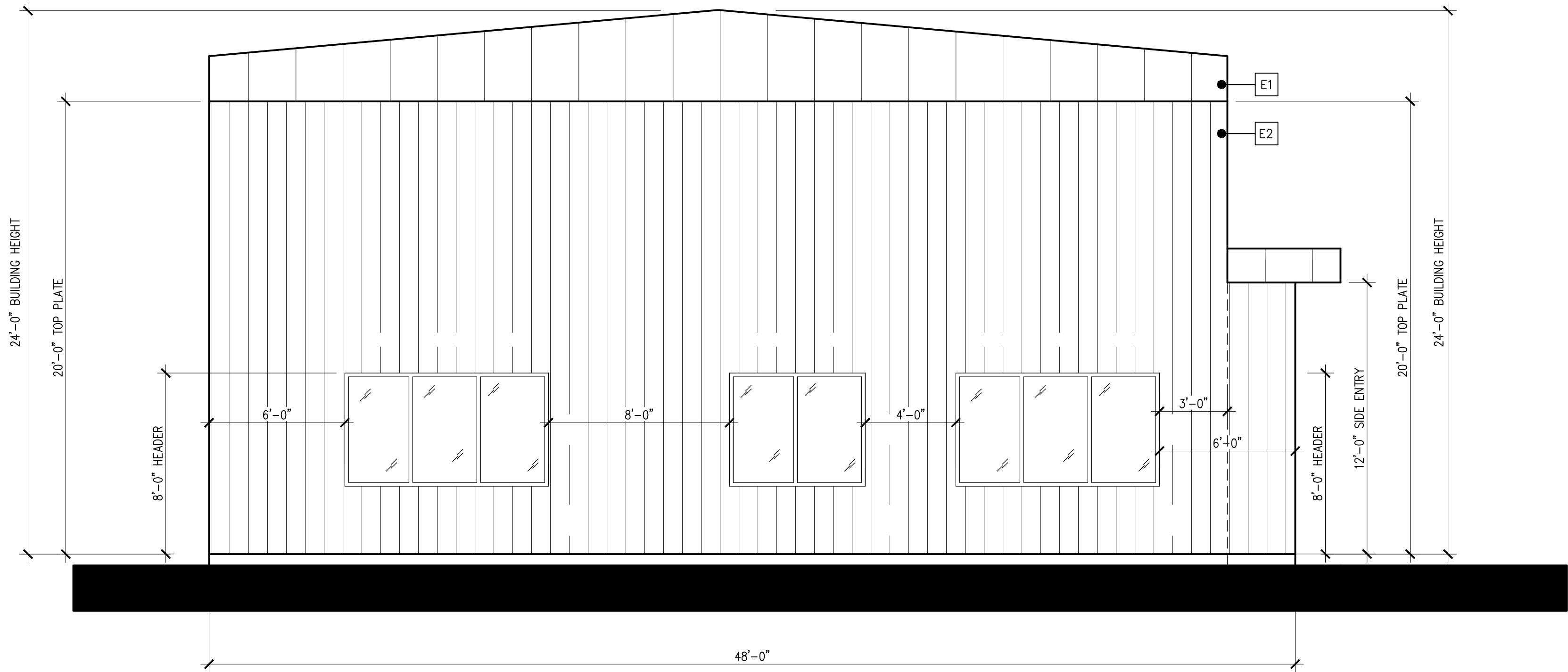
E2

METAL SIDING (LIGHT GRAY)



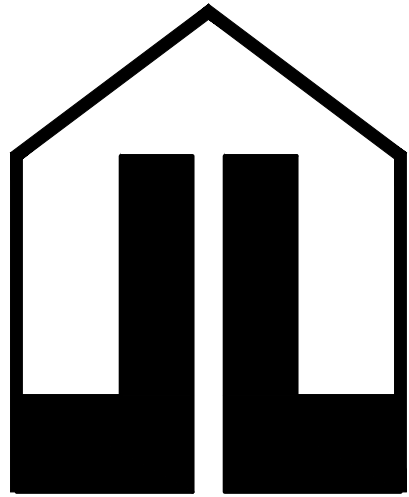
EAST ELEVATION

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



WEST ELEVATION

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



WAREHOUSE
2710 DURAHART STREET
RIVERSIDE, CA 92507

APN# 2101-5000-23

Sheet Title

EAST/WEST
ELEVATIONS

No. Revisions Date

1st Submittal 06/16/25

Second Submittal 07/2/25

Date Started 01/06/25

Drawn Sean Leung

Checked James Leung

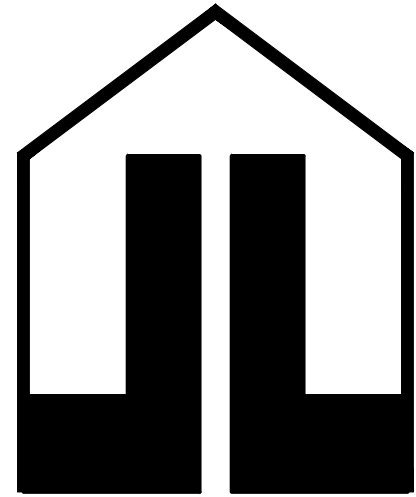
Date Print

Date Submitted

Project No. ACE-101-25

Sheet No.

A-3



WAREHOUSE
2710 DURAHART STREET
RIVERSIDE, CA 92507

APN# 2101-5000-23

SHEET TITLE
NORTH/SOUTH
ELEVATIONS

No.	Revisions	Date
1	1st Submittal	06/16/25
2	Second Submittal	07/2/25
3		
4		

Date Started	01/06/25
Drawn	Sean Leung
Checked	James Leung
Date Print	
Date Submitted	
Project No.	ACE-101-25

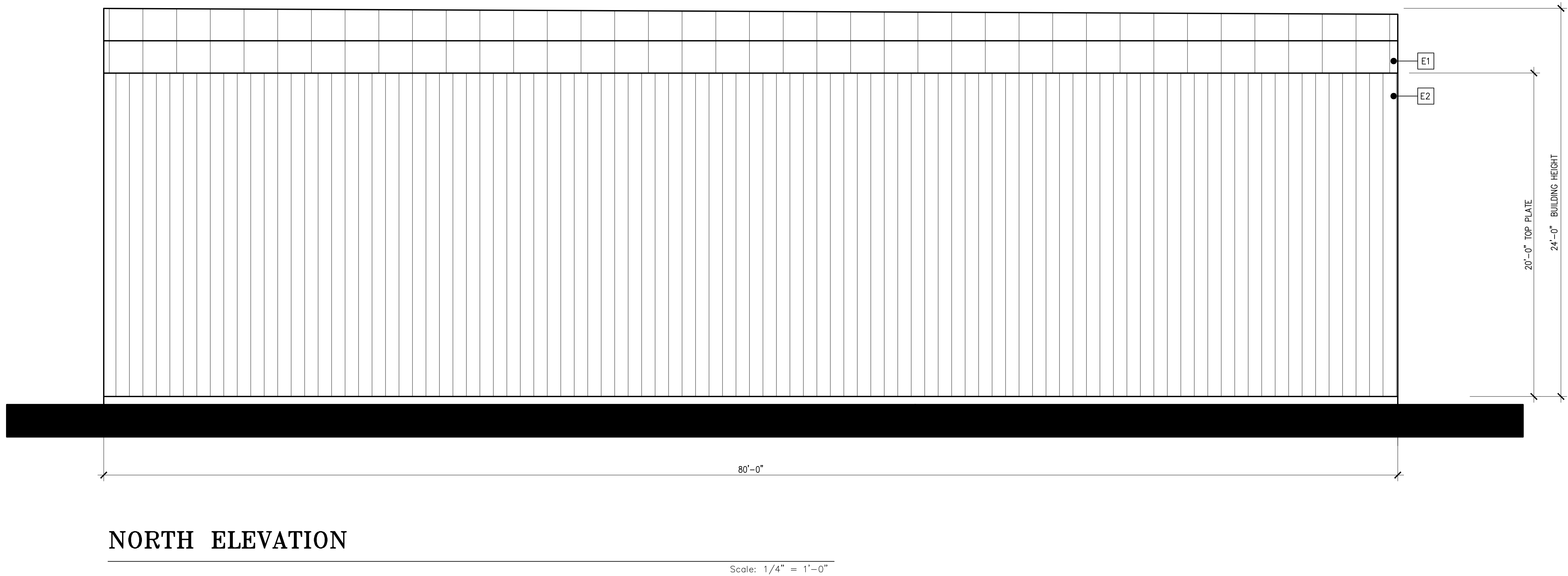
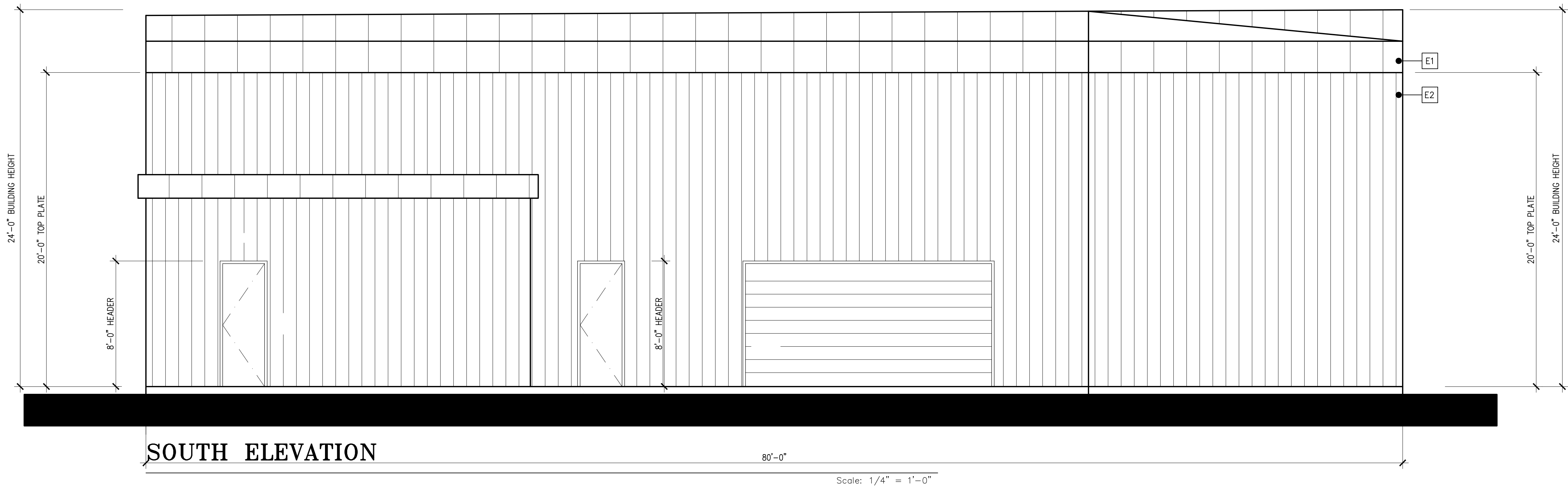
SHEET NO.
A-4

ELEVATION NOTE:

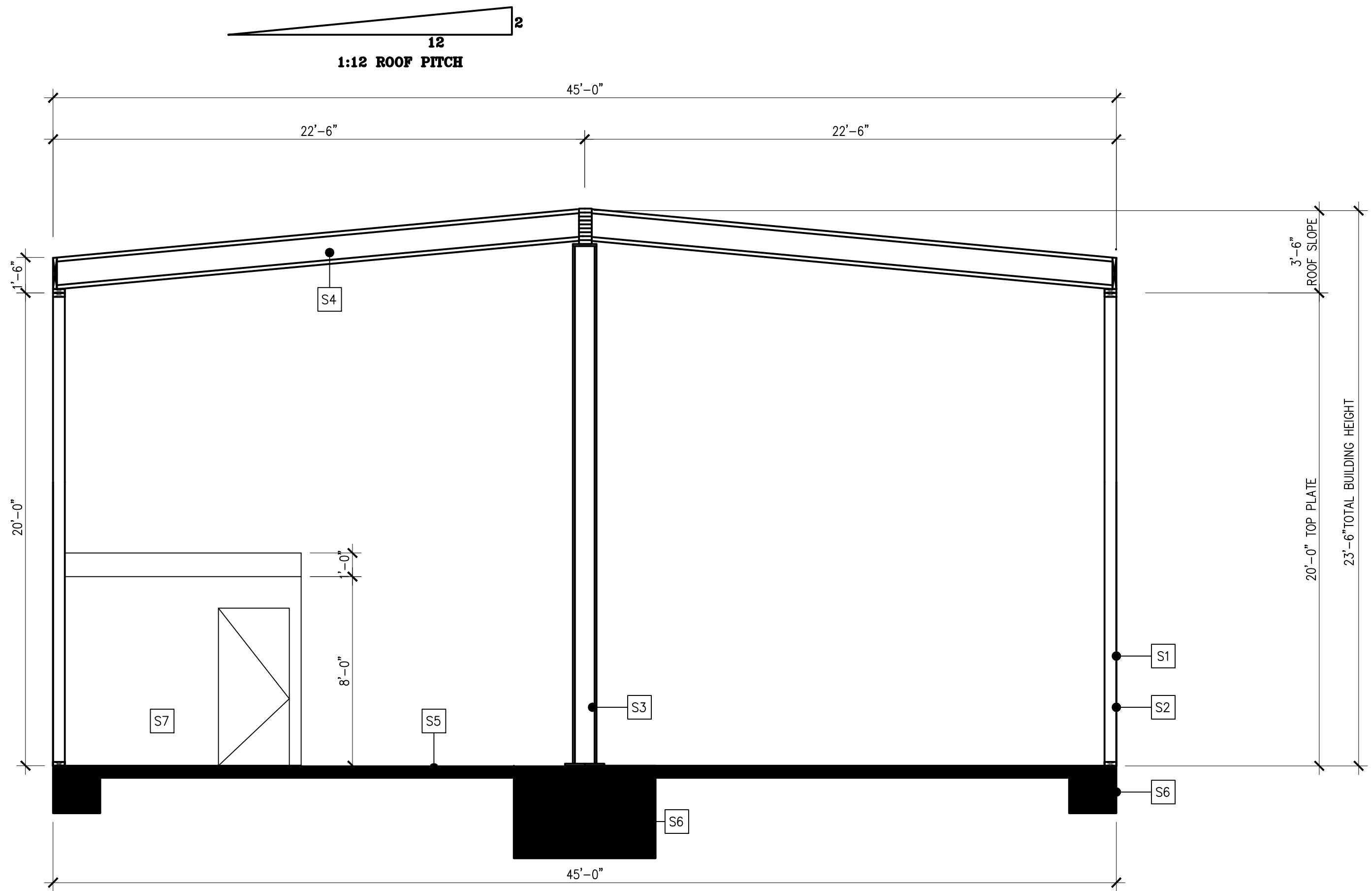
E1

METAL SIDING (DARK GRAY)

E2

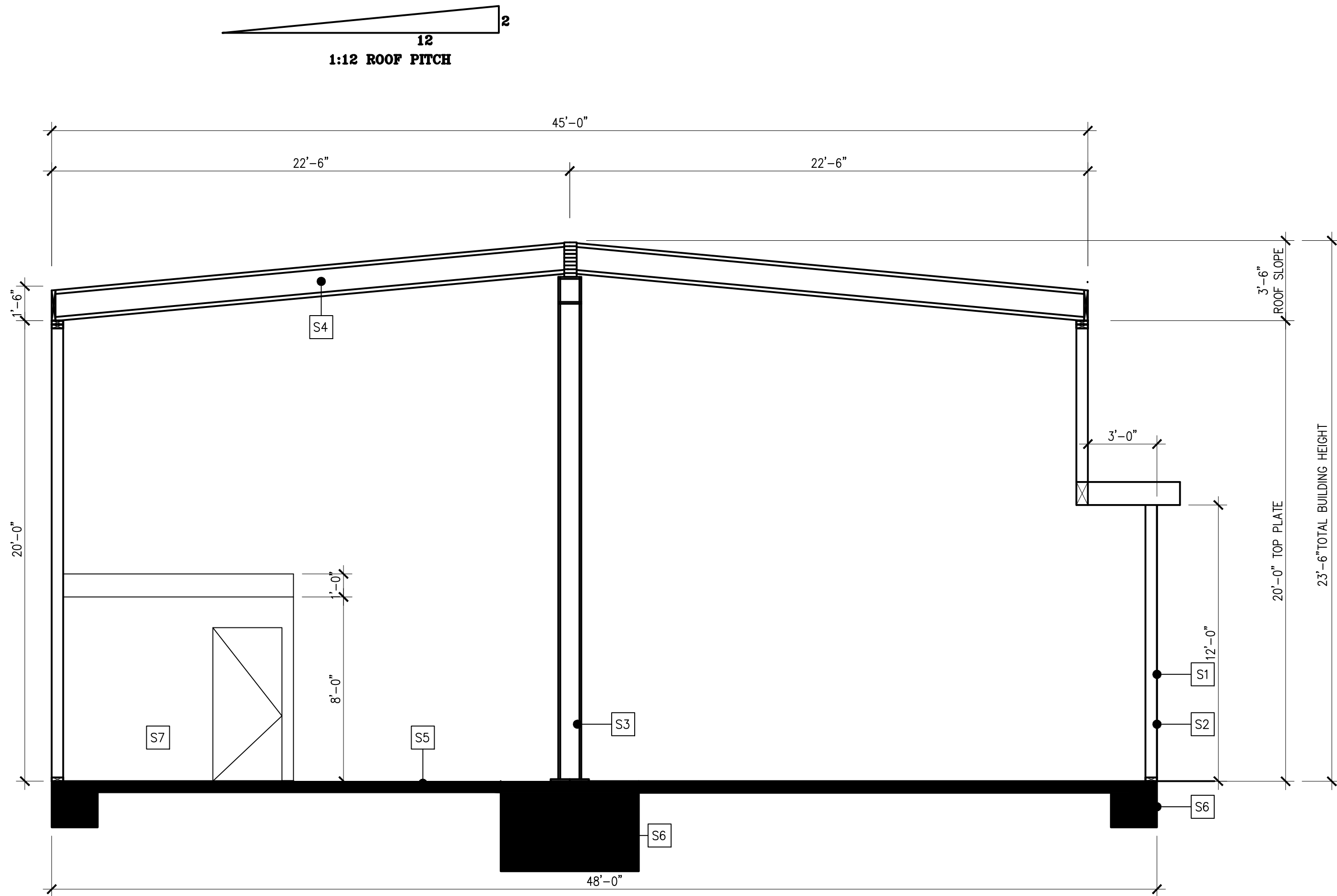
METAL SIDING (LIGHT GRAY)

SECTION NOTE:	
● S1	2X6 FRAMING- SEE STRUCTURE
● S2	SHEAR WALL - SEE STRUCTURE
● S3	STEEL COLUMN- SEE STRUCTURE
● S4	ROOF FRAMING- SEE STRUCTURE
● S5	EXISTING CONCRETE SLAB
● S6	CONCRETE FOOTING- SEE STRUCTURE
● S7	EXISTING RESTROOM
● S7	OPEN



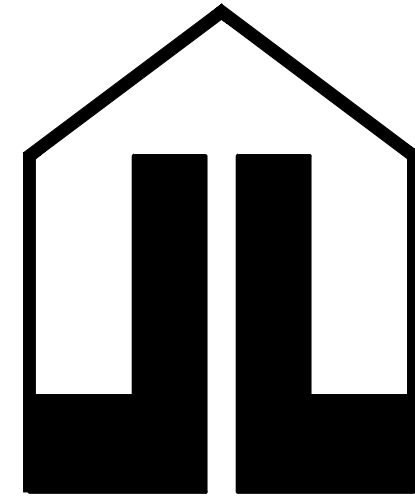
SECTION B-B

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



SECTION A-A

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



WAREHOUSE
2710 DURAHART STREET
RIVERSIDE, CA 92507

APN# 2101-5000-23

Sheet Title

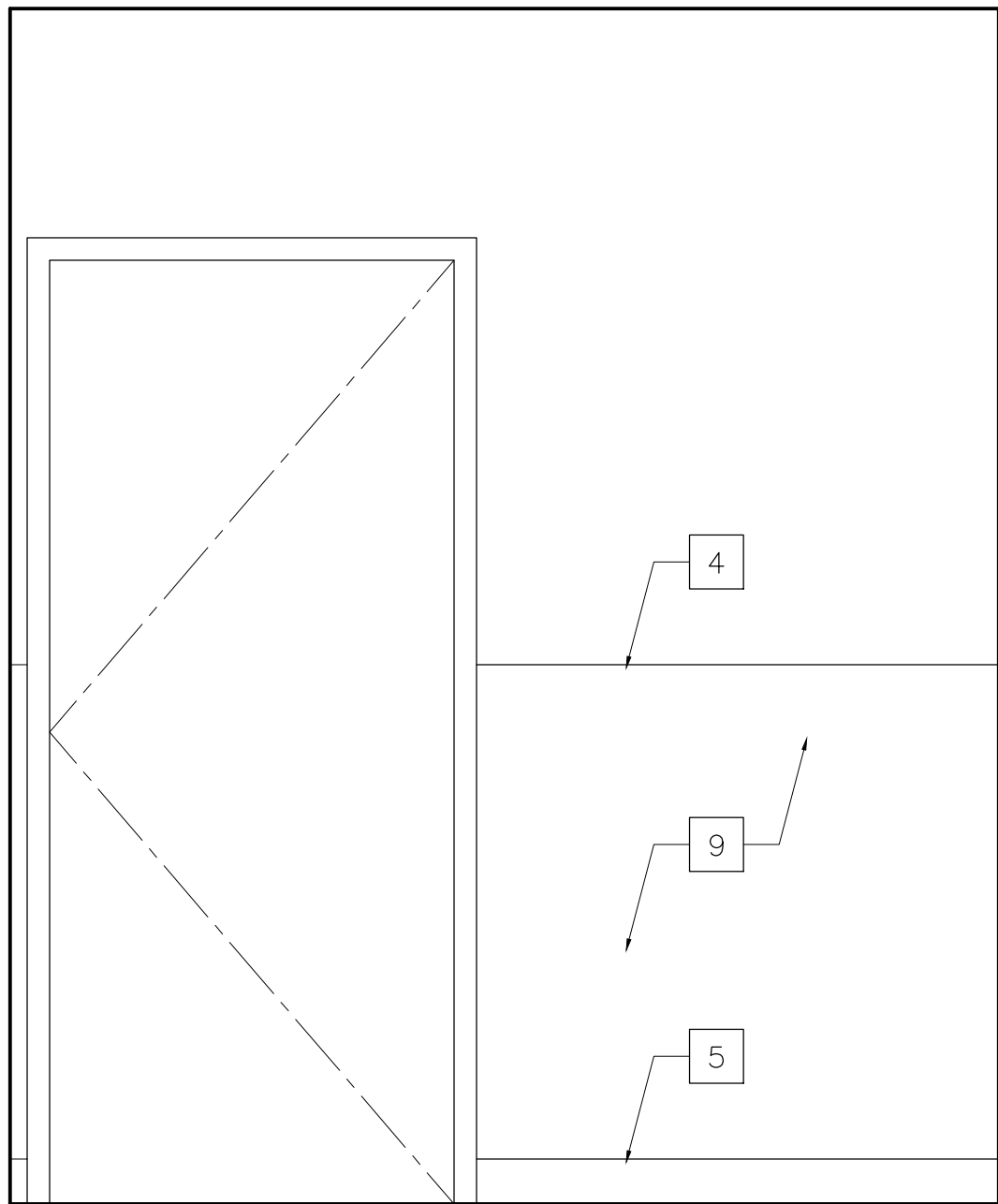
SECTIONS

No.	Revisions	Date
1	1st Submittal	06/16/25
2	Second Submittal	07/2/25
3		
4		

Date Started	01/06/25
Drawn	Sean Leung
Checked	James Leung
Date Print	
Date Submitted	
Project No.	ACE-101-25

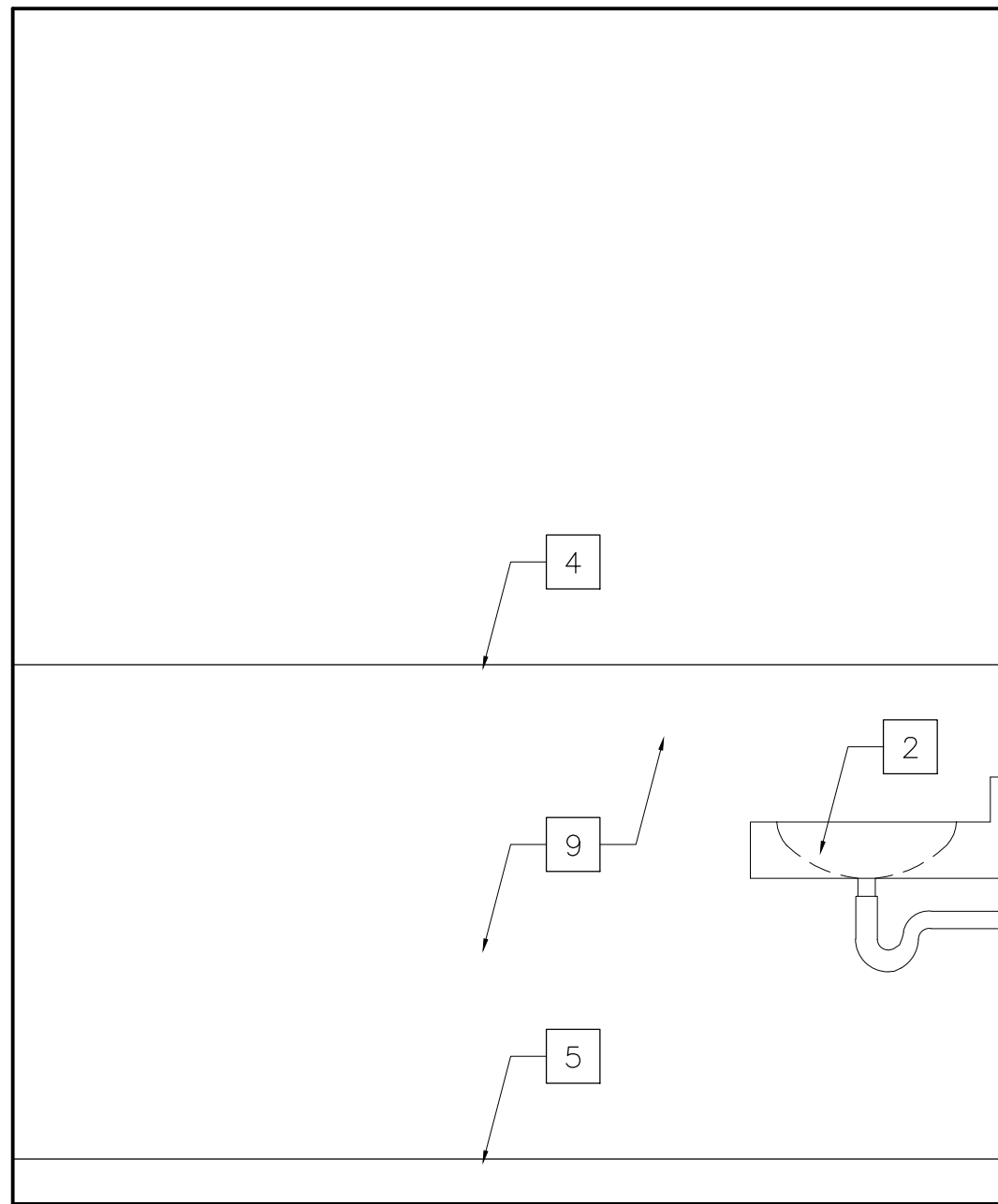
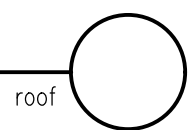
Sheet No.

A-5



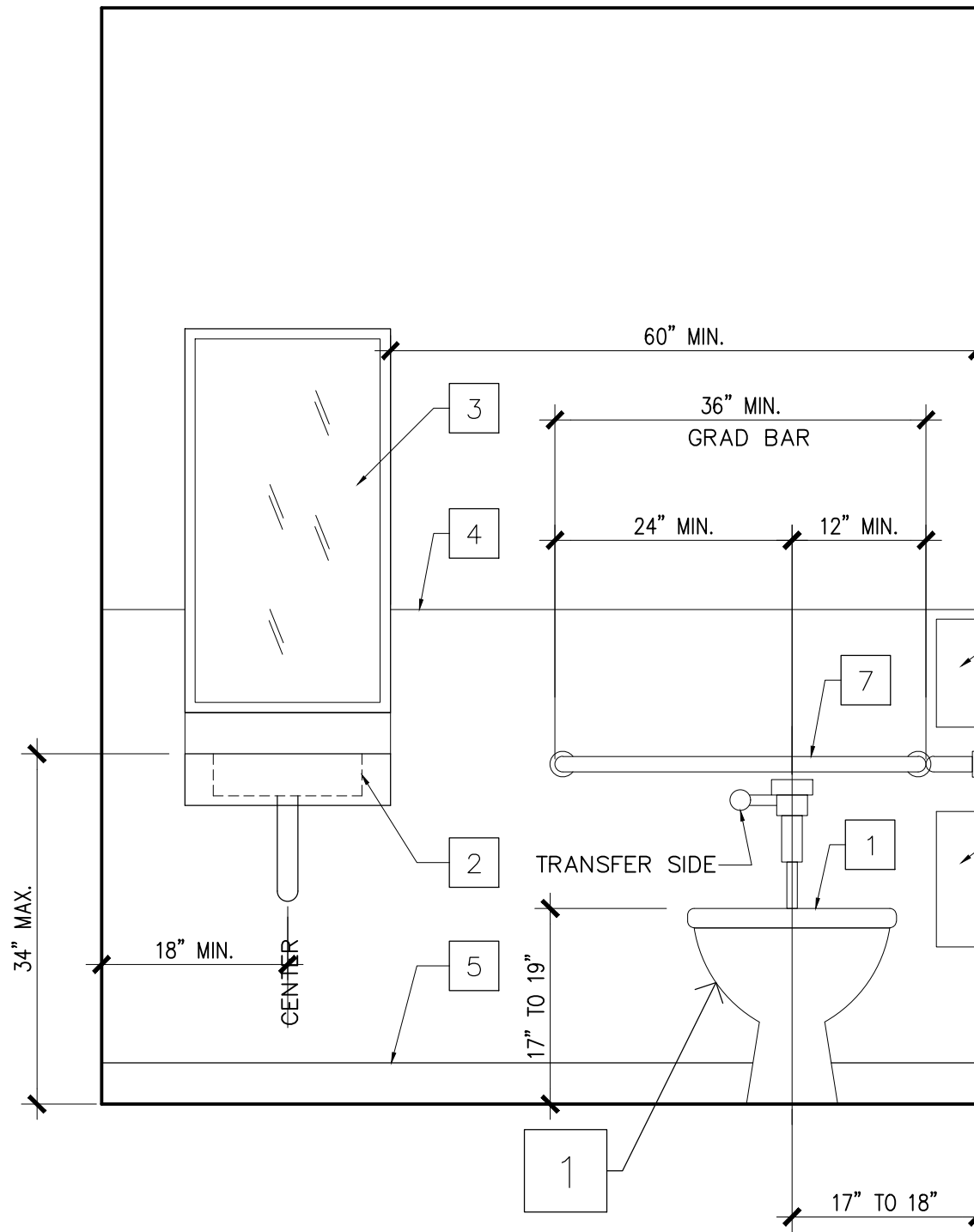
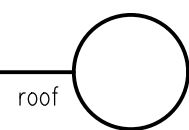
ADA RESTROOM ELEVATION-4

1-1/2"=1'-0"



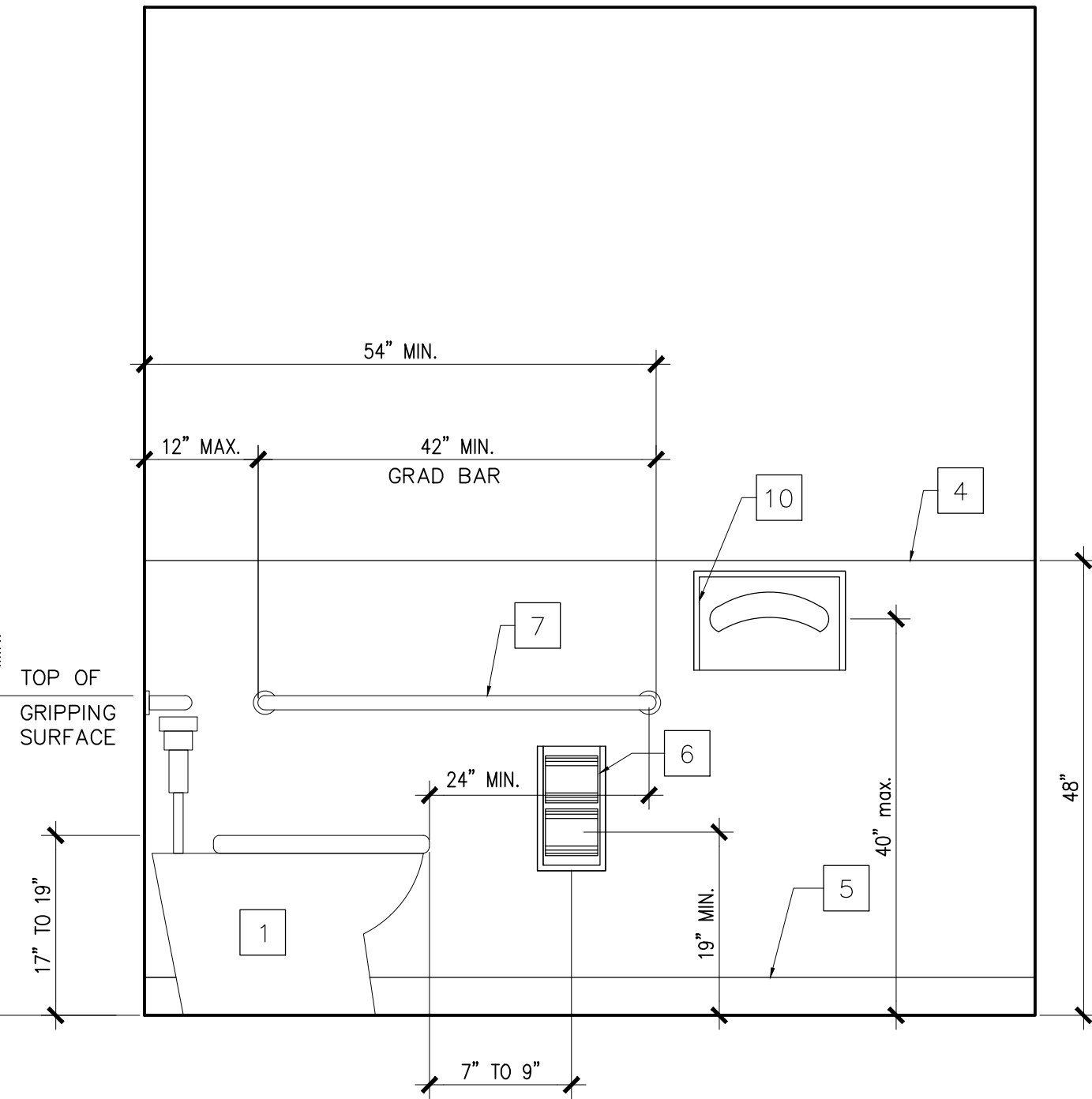
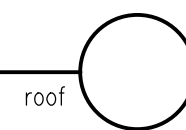
ADA RESTROOM ELEVATION-3

1-1/2"=1'-0"



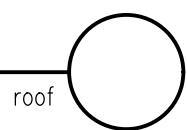
ADA RESTROOM ELEVATION-2

1-1/2"=1'-0"



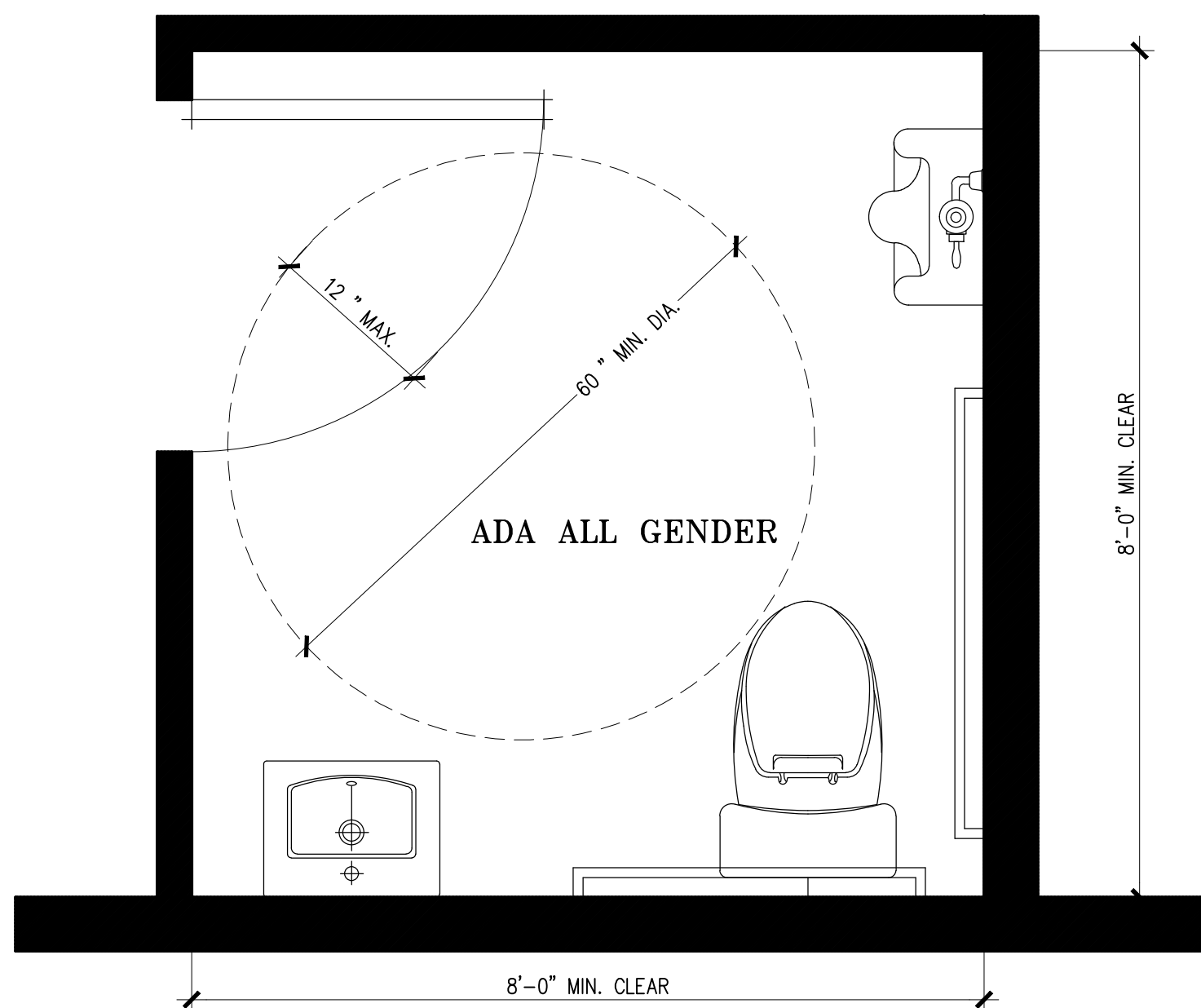
ADA RESTROOM ELEVATION-1

1-1/2"=1'-0"



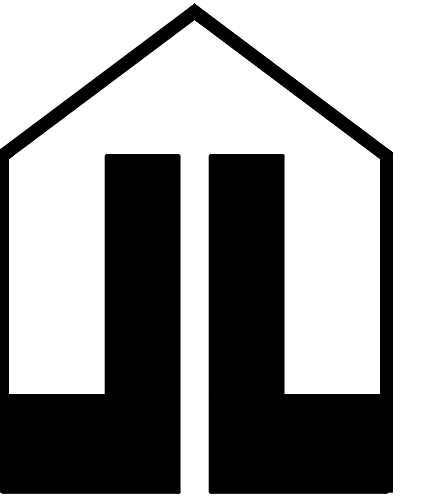
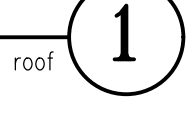
KEY NOTE

- 1 HANDICAP ACCESSIBLE WATER CLOSET
- 2 HANDICAP ACCESSIBLE WALL MOUNTED SINK
- 3 SURFACE MOUNTED FRAME MIRROR
- 4 48" HIGH WAINSCOT
- 5 CERAMIC TILES COVE BASE
- 6 TOILET TISSUE DISPENSER
- 7 GRAB BAR
- 8 ADA SIGNAGE
- 9 CERAMIC WALL TILES
- 10 SEAT COVER DISPENSER



ADA RESTROOM TYPICAL PLAN

1-1/2"=1'-0"



A-FRUIT TEA & BANH MI

3604 MING AVENUE
BAKERSFIELD, CA 93309

Sheet Title

ADA DETAILS

No.	Revisions	Date
1	1st Submittal	12/12/24
2	1st Submittal Revision	4/16/25
3		
4		

Date Started	11/11/24
Drawn	Sean Leung
Checked	James Leung
Date Print	
Date Submitted	
Project No.	ACE-188-24

Sheet No.

A-6

Q: FASTENING SCHEDULE (PER SECTION 2304.10.2, TABLE 2304.10.2)			
CONNECTION	FASTENING	LOCATION	
1. JOIST TO SILL OR GIRDER	3-8d COMMON (2 $\frac{1}{2}$ " X 0.131")	TOENAIL	
2. BRIDGING TO JOIST	2-8d COMMON (2 $\frac{1}{2}$ " X 0.131")	TOENAIL EACH END	
3. 1" X 8" SUBFLOOR OR LESS TO EACH JOIST	2-8d COMMON (2 $\frac{1}{2}$ " X 0.131")	FACE NAIL	
4. WIDER THAN 1" X 8" SUBFLOOR TO EACH JOIST	3-8d COMMON (2 $\frac{1}{2}$ " X 0.131")	FACE NAIL	
5. 2" SUBFLOOR TO JOIST OR GIRDER	2-16d COMMON (3 $\frac{1}{2}$ " X 0.162")	BLIND AND FACE NAIL	
6. SOLE PLATE TO JOIST OR BLOCKING	16d (3 $\frac{1}{2}$ " X 0.162") AT 16" O.C. 3" X 0.131" NAILS AT 8" O.C.	TYPICAL FACE NAIL	
SOLE PLATE TO JOIST OR BLOCKING AT BRACED WALL PANELS	16d (3 $\frac{1}{2}$ " X 0.162") AT 16" 4-3" X 0.131" NAILS AT 16"	BRACED WALL PANELS	
7. TOP PLATE TO STUD	2-16d COMMON (3 $\frac{1}{2}$ " X 0.162") 3" X 0.131" NAILS	END NAILS	
8. STUDS TO SOLE PLATE	4-8d COMMON (2 $\frac{1}{2}$ " X 0.131") 4-3" X 0.131" NAILS	TOENAIL	
9. DOUBLE STUDS	2-16d COMMON (3 $\frac{1}{2}$ " X 0.162") 3" X 0.131" NAILS AT 8" O.C.	FACE NAILS	
10. DOUBLE TOP PLATES	16d (3 $\frac{1}{2}$ " X 0.131") AT 16" O.C. 3" X 0.131" NAIL AT 12" O.C.	TYPICAL FACE NAIL	
DOUBLE TOP PLATES	8-16d COMMON (3 $\frac{1}{2}$ " X 0.162") 3" X 0.131" NAILS	LAP SPICE	
11. BLOCKING BETWEEN JOISTS OR RAFTERS TO TOP PLATE	3-8d COMMON (2 $\frac{1}{2}$ " X 0.131") 3" X 0.131" NAILS	TOENAIL	
12. RIM JOIST TO TOP PLATE	8d (2 $\frac{1}{2}$ " X 0.131") AT 8" O.C. 3" X 0.131" NAIL AT 8" O.C.	TOENAIL	
13. TOP PLATES, LAPS AND INTERSECTIONS	2-16d COMMON (3 $\frac{1}{2}$ " X 0.162") 3" X 0.131" NAILS	FACE NAIL	
14. CONTINUOUS HEADER, TWO PIECES	16d COMMON (3 $\frac{1}{2}$ " X 0.162")	16" O.C. ALONG EDGE	
15. CEILING JOISTS TO PLATE	3-8d COMMON (2 $\frac{1}{2}$ " X 0.131") 5-3" X 0.131" NAILS	TOENAIL	
16. CONTINUOUS HEADER TO STUD	4-8d COMMON (2 $\frac{1}{2}$ " X 0.131")	TOENAIL	
17. CEILING JOISTS, LAPS OVER PARTITIONS (SEE SECTION 2308.10.4.1, TABLE 2308.10.4.1)	3-16d COMMON (3 $\frac{1}{2}$ " X 0.162") MINIMUM 4-3" X 0.131" NAILS	FACE NAIL	
18. CEILING JOISTS TO PARALLEL RAFTERS (SEE SECTION 2308.10.4.1, TABLE 2308.10.4.1)	3-16d COMMON (3 $\frac{1}{2}$ " X 0.162") MINIMUM 4-3" X 0.131" NAILS	FACE NAIL	
19. RAFTER TO PLATE (SEE SECTION 2308.10.1, TABLE 2308.10.1)	3-8d COMMON (2 $\frac{1}{2}$ " X 0.131") 3" X 0.131" NAILS	TOENAIL	
20. 1" DIAGONAL BRACE TO EACH STUD AND PLATE	2-8d COMMON (2 $\frac{1}{2}$ " X 0.131") 2-3" X 0.131" NAILS	FACE NAIL	
21. 1" X 8" SHEATHING TO EACH BEARING	3-8d COMMON (2 $\frac{1}{2}$ " X 0.131")	FACE NAIL	
22. WIDER THAN 1" X 8" SHEATHINGS TO EACH BEARING	3-8d COMMON (2 $\frac{1}{2}$ " X 0.131")	FACE NAIL	
23. BUILT-UP CORNER STUDS	16d COMMON (3 $\frac{1}{2}$ " X 0.162") 16" O.C.	24" O.C. 16" O.C.	
24. BUILT-UP GIRDER AND BEAMS	20d COMMON (4" X 0.192") 32" 3" X 0.131" NAIL AT 24" O.C.	FACE NAIL AT TOP AND BOTTOM STAGGERED ON OPPOSITE SIDES	
25. 2" PLANKS	2-20d COMMON (4" X 0.192") 3" X 0.131" NAILS	FACE NAIL AT ENDS AND AT EACH SPLICE	
26. COLLAR TIE TO RAFTER	16d COMMON (3 $\frac{1}{2}$ " X 0.162") 3-10d COMMON (3" X 0.148")	AT EACH BEARING FACE NAIL	
27. JACK RAFTER TO HIP	3-10d COMMON (3" X 0.148") 4-3" X 0.131" NAILS	TOENAIL	
28. ROOF RAFTER TO 2-BY RIDGE BEAM	2-16d COMMON (3 $\frac{1}{2}$ " X 0.162") 3" X 0.131" NAILS	FACE NAIL	
29. JOIST TO BAND JOIST	2-16d COMMON (3 $\frac{1}{2}$ " X 0.162") 4-3" X 0.131" NAILS	FACE NAIL	
30. LEDGER STRIP	3-16d COMMON (3 $\frac{1}{2}$ " X 0.162") 4-3" X 0.131" NAILS	FACE NAIL	
32. PANEL SIDING (TO FRAMING)	$\frac{1}{2}$ " OR LESS $\frac{3}{4}$ "	8d ¹ 8d ²	
33. FIBERBOARD SHEATHINGS	$\frac{1}{2}$ "	NO. 11 GAGE ROOFING NAIL ¹ 8d COMMON NAIL (2 $\frac{1}{2}$ " X 0.131") NO. 11 GAGE ROOFING NAIL ¹ 8d COMMON NAIL (2 $\frac{1}{2}$ " X 0.131")	
34. INTERIOR PANELING	$\frac{1}{2}$ " $\frac{3}{4}$ "	4d ¹ 6d ¹	

FOR S1: 1 INCH = 25 MM

- COMMON OR BOX NAILS ARE PERMITTED TO BE USED EXCEPT WHERE OTHERWISE STATED.
- NAILS SPACED AT 6 INCHES ON CENTER AT EDGES, 12 INCHES AT INTERMEDIATE SUPPORTS EXCEPT 6 INCHES AT STUDS SPACED AT 6 INCHES OR MORE. FOR NAILING OF WOOD STRUCTURAL PANEL AND PARTICLEBOARD DIAPHRAGMS AND SHEAR WALLS, REFER TO SECTION 2305. NAILS FOR WALL SHEATHING ARE PERMITTED TO BE COMMON, BOX OR CASING.
- COMMON OR DEFORMED SHANK (6d-2" X 0.113"; 8d-2 $\frac{1}{2}$ " X 0.131"; 10d-3" X 0.148").
- COMMON (6d-2" X 0.113"; 8d-2 $\frac{1}{2}$ " X 0.131"; 10d-3" X 0.148").
- DEFORMED SHANK (6d-2" X 0.113"; 8d-2 $\frac{1}{2}$ " X 0.131"; 10d-3" X 0.148").
- CORROSION-RESISTANT SIDING (6d-1 $\frac{1}{2}$ " X 0.087"; 8d-2 $\frac{1}{2}$ " X 0.089"; 8d-2 $\frac{1}{2}$ " X 0.113") NAIL. FASTENERS SPACED 3 INCHES ON CENTER AT EXTERIOR EDGES AND 6 INCHES ON CENTER AT INTERMEDIATE SUPPORTS, WHEN USED AS STRUCTURAL SHEATHING, SPACING SHALL BE 6 INCHES ON CENTER ON THE EDGES AND 12 INCHES ON CENTER AT INTERMEDIATE SUPPORTS FOR NONSTRUCTURAL APPLICATIONS.
- CORROSION-RESISTANT ROOFING NAILS WITH $\frac{1}{4}$ INCH DIAMETER HEAD AND $\frac{1}{2}$ INCH LENGTH FOR $\frac{1}{2}$ INCH SHEATHING AND $1\frac{1}{2}$ INCH LENGTH FOR $\frac{3}{4}$ INCH SHEATHING.
- CASING (1 $\frac{1}{2}$ " X 0.087") NAILS SPACED 6 INCHES ON PANEL EDGES, 12 INCHES AT INTERMEDIATE SUPPORTS.
- PANEL SUPPORTS AT 24 INCHES. CASING OR FINISH NAILS SPACED 6 INCHES ON PANEL EDGES, 12 INCHES AT INTERMEDIATE SUPPORTS.
- FOR ROOF SHEATHING APPLICATIONS, 8d NAILS (2 $\frac{1}{2}$ " X 0.131") ARE THE MINIMUM REQUIRED FOR WOOD STRUCTURAL PANELS.
- FOR ROOF SHEATHING APPLICATIONS, FASTENERS SPACED 4 INCHES ON CENTER AT EDGES, 8 INCHES AT INTERMEDIATE SUPPORTS.
- FASTENERS SPACED 4 INCHES ON CENTER AT EDGES, 8 INCHES AT INTERMEDIATE SUPPORTS FOR SUBFLOOR AND WALL SHEATHING AND 3 INCHES ON CENTER AT EDGES, 6 INCHES AT INTERMEDIATE SUPPORTS FOR ROOF SHEATHING.

ABBREVIATIONS

ABBREVIATION	DESCRIPTION	ABBREVIATION	DESCRIPTION	ABBREVIATION	DESCRIPTION
AB	ANCHOR BOLT	FL	FLUSH	PTDF	PRESSURE TREATED
ADOL	ADDITIONAL	FLR	FLOOR	PYWD	PLYWOOD
ADJACENT	ADJACENT	F.O.W.	FACE OF WALL	PSI	POUNDS PER SQUARE INCH
ALT	ALTERNATE	FRG	FRAMING	PSP	POUNDS PER SQUARE FOOT
ARCH	ARCHITECTURAL	FTG	FOOTING	RAT	RATIER
B	BUILDING	GA	GAGE	REIN	REINFORCEMENT
BLKG	BLOCKING	GALV	GALVANIZED	RR	ROOF RAKE
BLW	BELOW	GEN	GENERAL CONTRACTOR	REQD	REQUIRED
BM	BEAM	GET	GABLE END TRUSS	RT	REQUIREMENT
BNG	BOUNDARY NAILING	GLB	GLUED LAM BEAM	RF	ROOF
BN	BOTTOM	H	HEIGHT	REQD	REQUIRED
BR	BEARING	H OR HT	HIP OR HAT	RT	ROOF TRUSSES
CB	CAMBER	HD	HOLD DOWN STRAP	SAD	SEE ARCHITECTURAL
CANT	CANTILEVER	OR	OR DEVICE	SCHED	SCHEDULE
CB	CEILING BEAM	HDR	HEADER	SCHD OR SCH	SCHEDULE
CB	CALIFORNIA	HGR OR HNGR	HANGER	SEL	SELECT
CJ	CENTERLINE	HSS	HOLLOW STRUCTURAL SECTION (TUBE)	SEAR	SHEAR
CL	CEILING	HTG	HEATING	SIMP	SIMPSON
CLR	CLEAR	INT	INTERIOR	SPCS	SPECIFICATIONS
CMU	CONCRETE	INT	INVERTED	SG	SQUARE
	MASONRY UNIT	INV	JOIST	STG	STAGGERED
COL	COLUMN	K	KIP (1000 POUNDS)	STL	STEEL
CONC	CONCRETE	LS	LOAD	STR	STRUCTURAL
CONN	CONNECT, CONNECTION	LVL	LAMINATED VENEER LUMBER	SW	SHEAR WALL OR STRONG WALL
CONT	CONTINUOUS	LL	LEVEL LOAD	SYM	SYMMETRICAL
D	DEEP, DEPTH	LVL	LAMINATED VENEER LUMBER	T	TOP
DA	DIAMETER	MANUF	MANUFACTURED	T	TOP OF CURB
DM	DIMENSION	MANUF	MANUFACTURED	TL	TOP OF SILL
DL	DEAD LOAD	MAX	MAXIMUM	TRM	TRIM OR GROOVE
DT	DRAW TRUSS	MB	MINIMUM ANGLE BOLT	T&G	THICK
DWG	DRAWING	MC	MINIMUM	THK	THICK
OR EXIST	EXISTING	MN	MINIMUM	TRM OR TR	TRIM OR TR
E	ELEVATION	MIAT	MULTIPLE	TS	TIMBERSTRAND
ELEV	ELEVATION	NEW	NEW	TYP	TYPICAL
ENGR	ENGINEER	NAT	NATURAL OR COMPACTED GRADE	UNO	UNLESS NOTED OTHERWISE
EQ	EQUAL	NTS	NOT TO SCALE	VAL	VALLEY
EXT	EXTERIOR	OR	OVER	VERT	VERTICAL
FND	FOUNDATION	O.C.	ON CENTER	VF	VERY FIN LINE
FR	FINISH FLOOR	OUTSIDE	OUTSIDE DIAMETER	WL	WASTE LINE
FG	FINISH GRADE	PERP	PERPENDICULAR	WT	WEIGHT
FI	FULL FINISH	PT	POST TENSION	W	WALL
FJ	FLOOR JOIST	PT	POST TENSION	W/O	WITHOUT

K: WOOD CONNECTORS

- UNLESS SPECIFICALLY NOTED OTHERWISE, ALL WOOD FRAMING CONNECTORS SHALL BE BY SIMPSON STRONG-TIE ALL INSTALLATIONS SHALL FOLLOW CURRENT RECOMMENDATIONS OF SIMPSON.
- WHERE SIMPSON STRONG-TIE ALLOWS THE USE OF ALTERNATE OR ADDITIONAL FASTENERS, THE FASTENER TYPE AND AMOUNT RESULTING IN THE HIGHER CAPACITY SHALL BE USED, UNLESS NOTED OTHERWISE.
- THE NATIONAL DESIGN SPECIFICATIONS FOR WOOD CONSTRUCTION SHALL BE FOLLOWED WITH RESPECT TO FABRICATION AND ASSEMBLY OF ALL FASTENERS, EDGE AND END DISTANCE REQUIREMENTS, AND MINIMUM PENETRATION REQUIREMENTS.
- BOLTS, LAG SCREWS, AND WOOD SCREWS SHALL CONFORM TO ASTM STANDARD B-18.2.8.
- ALL HOLES DRILLED FOR BOLTS THROUGH WOOD SHALL BE A MINIMUM OF $\frac{1}{8}$ " AND A MAXIMUM OF $\frac{1}{4}$ " OVERSIZED.
- STANDARD CUT WASHERS SHALL BE INSTALLED BETWEEN THE WOOD AND THE NUT FOR ALL BOLT INSTALLATIONS.
- THE THREADED PORTION OF BOLTS SUBJECT TO WOOD BEARING SHALL BE KEPT TO A PRACTICAL MINIMUM.
- CARE SHALL BE TAKEN TO CENTER BOLT HOLES IN MAIN MEMBERS.
- WHEN NAILING A MEMBER CAUSES SPLITTING, THE MEMBER SHALL BE PREDRILLED TO PREVENT THE SPLITTING. THE DIAMETER OF THE BORED HOLE SHALL NOT EXCEED 70% OF THE NAIL DIAMETER.
- ALL NAILS SHALL CONFORM TO THE NOMINAL SIZES SPECIFIED IN FEDERAL SPECIFICATION FF-N-105B.
- ALL NAILS EXPOSED TO WEATHER, HEAT, OR MOISTURE SHALL BE GALVANIZED.
- LEAD HOLES FOR LAG SCREWS SHALL BE BORED AS FOLLOWS:
 - THE CLEARANCE HOLE FOR THE SHANK SHALL HAVE THE SAME DIAMETER AS THE SHANK, AND THE SAME DEPTH OF PENETRATION AS THE LENGTH OF UNTHREADED SHANK.
 - THE LEAD HOLE FOR THE THREADED PORTION SHALL HAVE A DIAMETER EQUAL TO 40% TO 70% OF THE SHANK DIAMETER IN WOOD AND A LENGTH EQUAL TO AT LEAST THE LENGTH OF THE THREADED PORTION. THE LARGER PERCENTILE SHALL APPLY TO LAG SCREWS OF $\frac{1}{2}$ " OR GREATER DIAMETER.
 - THE THREADED PORTION OF WOOD SCREWS SHALL BE INSERTED IN ITS LEAD HOLES BY TURNING WITH A WRENCH, NOT BY DRIVING WITH A HAMMER.
- DO NOT OVER-TORQUE LAG AND WOOD SCREWS.
- SOAP OR OTHER LUBRICANT SHALL BE USED ON THE WOOD/LAG SCREW OR IN THE LEAD HOLES TO FACILITATE INSERTION AND PREVENT DAMAGE TO THE LAG SCREW.
- WOOD SCREWS LOADED IN WITHDRAWAL MAY BE INSERTED WITHOUT A LEAD HOLE.
- LEAD HOLES FOR WOOD SCREWS LOADED LATERALLY SHALL BE BORED AS FOLLOWS:
 - THE PART OF THE LEAD HOLE RECEIVING THE SHANK SHALL BE ABOUT $\frac{1}{2}$ THE DIAMETER OF THE SHANK AND THAT RECEIVING THE THREADED PORTION SHALL BE ABOUT $\frac{1}{2}$ THE DIAMETER OF THE SCREW AT THE ROOT OF THE THREAD.
- ALL NAILS SHALL BE DRIVEN SO THAT THEIR HEAD OR CROWN IS FLUSH WITH THE SURFACE BEING NAILED, BUT DOES NOT PUNCTURE THE SURFACE BEING NAILED.
- NAIL DEFINITIONS AND PENETRATION (INTO MAIN MEMBER) REQUIREMENTS:

NAIL	DIAMETER (IN.)	REQUIRED PENETRATION (IN.)
8d COMMON	0.131	1.31
10d COMMON	0.148	1.48
12d COMMON	0.148	1.48
16d SINKER	0.148	1.48
16d COMMON	0.162	1.62

- FASTENERS IN CONTACT WITH PRESERVATIVE TREATED LUMBER AND FIRE RETARDANT TREATED WOOD SHALL BE HOT-DIPPED GALVANIZED STEEL, ZINC-COATED STEEL, STAINLESS STEEL, SILICON COATED, BRONZE, OR COPPER. THE COATING WEIGHTS FOR ZINC-COATED FASTENERS SHALL BE PER ASTM A153. FASTENERS FOR WOOD FOUNDATIONS SHOULD BE AS REQUIRED IN APA TECHNICAL REPORT #7. EXCEPTION: PLAIN CARBON STEEL FASTENERS IN S&D/OOT AND ZINC BORATE PRESERVATIVE-TREATED WOOD IN AN INTERIOR, DRY ENVIRONMENT SHALL BE PERMITTED. FIELD CUT ENDS, NOTCHES, DRILLED HOLES OF PRESERVATIVE TREATED WOOD SHALL BE FIELD TREATED PER AWPA M4.

O: SPECIAL INSPECTIONS

- PROVIDE SPECIAL INSPECTION WHERE REQUIRED BY SECTION 1704 OF THE CBC. ADDITIONALLY, VERIFY OTHER AREAS REQUIRING SPECIAL INSPECTION WITH THE BUILDING OFFICIAL OF THE GOVERNING JURISDICTION.
- INSPECTIONS SHALL CONFORM WITH CBC SECTIONS 1110 AND 1704.
- INSPECTIONS SHALL BE PERFORMED BY QUALIFIED INSPECTORS AND TESTING AGENCIES RETAINED BY THE OWNER AND NOT THE CONTRACTOR. INSPECTORS AND AGENCIES SHALL BE APPROVED BY THE GOVERNING JURISDICTION.
- COPIES OF ALL INSPECTION REPORTS AND TEST RESULTS SHALL BE FURNISHED TO THE OWNER, BUILDING DEPARTMENT, ARCHITECT, AND ENGINEER. COPIES OF THE REPORTS AND RESULTS SHALL ALSO BE KEPT AT THE JOB SITE.
- FINAL REPORT FOR ALL INSPECTIONS AND TESTING, STATING THAT THE WORK WAS COMPLETED IN ACCORDANCE WITH THE APPROVED PLANS AND ALL APPLICABLE CODES AND STANDARDS, SHALL BE SUBMITTED TO THE OWNER, BUILDING DEPARTMENT, ARCHITECT, AND ENGINEER.
- STRUCTURAL OBSERVATION MAY BE REQUIRED BY THE JURISDICTION, ENGINEER, OR OWNER. THESE OBSERVATIONS DO NOT REPLACE ANY OF THE REQUIRED INSPECTIONS BY DEPUTY INSPECTORS OR THE LOCAL JURISDICTION.
- SPECIAL INSPECTION IS REQUIRED FOR THE FOLLOWING WORK:
 - CONCRETE WITH FC OVER 2500 PSI
CAST-IN-PLACE DRILLED PILES OR CAISSONS
FIELD WELDING
EPOXY
WELDING OF REINFORCING STEEL
HIGH STRENGTH BOLTING
SHOTCRETE
TENSIONING AND TENDON PLACEMENT IN CONCRETE WITH FC OVER 2500 PSI
TENDON STRESSING AND GROUTING
TIE-IN HD SCREW ANCHORS
FASTENERS OF THE SEISMIC FORCE-RESISTING SYSTEM WHERE ITS SPACING IS 5' 4" O.C.

ADDITIONAL ITEMS REQUIRING SPECIAL INSPECTION MAY BE NOTED ON THE PLANS.

P: STRUCTURAL OBSERVATION

- STRUCTURAL OBSERVATION MEANS THE VISUAL OBSERVATION OF THE VISIBLE STRUCTURAL SYSTEM, FOR GENERAL CONFORMANCE TO THE APPROVED PLANS AND SPECIFICATIONS, AT SIGNIFICANT CONSTRUCTION STAGES AND AT COMPLETION OF THE STRUCTURAL SYSTEM.
- STRUCTURAL OBSERVATION DOES NOT INCLUDE OR WAIVE THE RESPONSIBILITY FOR THE INSPECTIONS REQUIRED BY CBC SECTION 110, 1704, OR OTHER SECTION OF THE APPLICABLE CODE AND APPROVED PLANS.
- STRUCTURAL OBSERVATION IS REQUIRED AT THE FOLLOWING SIGNIFICANT STAGES OF CONSTRUCTION:
 - FOUNDATION GEOMETRY, HARDWARE AND REBAR PRIOR TO POURING OF CONCRETE.
 - STRUCTURAL FRAMING PRIOR TO COVERING OR INSULATION.
- THE OWNER SHALL EMPLOY THE ENGINEER OF RECORD OR HIS DESIGNER TO PERFORM STRUCTURAL.

- THE CONTRACTOR SHALL BE RESPONSIBLE FOR SCHEDULING STRUCTURAL OBSERVATIONS WITH JKL STRUCTURAL, INC. A MINIMUM OF 3 BUSINESS DAYS ADVANCE NOTICE IS REQUIRED TO SCHEDULE OBSERVATIONS.

D: CONCRETE

- CONCRETE MIXES SHALL BE DESIGNED BY A RECOGNIZED TESTING LABORATORY AND SHALL BE STAMPED AND SIGNED BY A LICENSED CHAL OR STRUCTURAL ENGINEER.
- THE CONCRETE SUPPLIER SHALL BEAR THE RESPONSIBILITY THAT THE MIX DESIGN WILL ATTAIN THE REQUIRED SPECIFIED STRENGTH AND SHRINKAGE CHARACTERISTICS.
- CEMENT SHALL BE PORTLAND CEMENT CONFORMING TO ASTM C-150 TYPE II. SEE SOILS REPORT FOR SULFATE CONTENT. WHERE SEVERE OR VERY SEVERE SULFATE EXPOSURE EXISTS, TYPE V CEMENT SHALL BE USED AND CONCRETE MIX SHALL CONFORM TO THE REQUIREMENTS OF ACI 318-19, TABLE 19.3.1.1 AND 19.3.2.1.
- MAXIMUM SLUMP OF NORMAL WEIGHT CONCRETE SHALL NOT EXCEED 4".
- READY MIX CONCRETE SHALL BE MIXED AND DELIVERED IN ACCORDANCE WITH ASTM C-94.
- AGGREGATES FOR NORMAL WEIGHT CONCRETE SHALL CONFORM TO ASTM C-33.
- AGGREGATES FOR LIGHT WEIGHT CONCRETE SHALL CONFORM TO ASTM C-330.
- THE MINIMUM ULTIMATE COMPRESSIVE STRENGTH AT 28 DAYS SHALL BE 2500 PSI UNLESS OTHERWISE NOTED.
- SPECIAL INSPECTION IS REQUIRED ON CONCRETE WORK WHERE THE SPECIFIED ULTIMATE COMPRESSIVE DESIGN STRENGTH EXCEEDS 2500 PSI.
- REFER TO REQUIREMENTS A-CI 318-19 TABLES 19.3.1.1, 19.3.2.1, 19.3.3.1, & 19.3.3.3 FOR CONCRETE EXPOSED TO FROST, DEICING CHEMICALS, SULFATE, CORROSION, OR OTHER SPECIAL EXPOSURE CONDITIONS.
- FORMS SHALL BE REMOVED IN SUCH A MANNER AS NOT TO IMPAIR SAFETY AND SERVICEABILITY OF THE STRUCTURE. CONCRETE TO BE EXPOSED BY FORM REMOVAL SHALL HAVE SUFFICIENT STRENGTH NOT TO BE DAMAGED BY REMOVAL OF FORMS.

E: CONCRETE MASONRY

- ALL CONCRETE MASONRY MATERIALS AND CONSTRUCTION SHALL BE IN ACCORDANCE WITH CBC CHAPTER 21.
- CONCRETE MASONRY UNITS SHALL CONFORM ASTM C-90. CONCRETE BRICK SHALL CONFORM TO ASTM C55. SPECIFICATIONS FOR CONCRETE BUILDING BRICK AND THE MINIMUM COMPRESSIVE STRENGTH SHALL BE 1500 PSI UNLESS OTHERWISE NOTED.
- SOLID GROUT ALL CELLS UNLESS NOTED OTHERWISE.
- CLEANOUTS REQUIRED AT THE BOTTOM OF ALL CELLS TO BE FILLED FOR POURS EXCEEDING 4 FEET IN HEIGHT.
- MORTAR SHALL BE TYPE M OR S AS APPLICABLE AND CONFORMING WITH ASTM C270 and SHALL BE PROPORTIONED PER ARTICLE 2.1 & 2.2A OF SPECIFICATION FOR MASONRY STRUCTURES (TMS 602-16A/C1 5301-16A/ASC 6-16).
- GROUT SHALL COMPLY WITH ARTICLE 2.2 & 2.6B OF TMS 602-16A/C1 5301-16A/ASC 6-16 AND SHALL ATTAIN A MINIMUM COMPRESSION STRENGTH AT 28 DAYS OF 2000 PSI OR THE REQUIRED COMPRESSION, FM, WHICHEVER IS GREATER. THE COMPRESSIVE STRENGTH OF GROUT SHALL BE DETERMINED IN ACCORDANCE WITH ASTM C-1019.
- GROUT SHALL ATTAIN A MINIMUM COMPRESSIVE STRENGTH OF 2,000 PSI AT 28 DAYS.

- GRADE-N CONCRETE BRICKS SHALL BE USED AS ARCHITECTURAL VENEER AND GRADE S CONCRETE BRICKS SHALL BE FOR GENERAL USE AND RESISTANCE TO FROST AND MOISTURE PENETRATION IS REQUIRED.

F: REBAR

- ALL REBAR SHALL CONFORM TO ASTM A-615 (GRADE 40 FOR SIZES #3 AND #4; GRADE 60 FOR SIZES #5 AND LARGER).
- WELDED WIRE MESH / FABRIC SHALL CONFORM TO ASTM A-185 (GRADE 65) AND BE LAPPED 1.5 SPACES (12" MINIMUM) FOR PLAIN WIRE AND ASTM A-497 (GRADE 75) FOR DEFORMED BAR.
- REINFORCING STEEL TO BE WELDED SHALL CONFORM TO ASTM A-706.
- DETAILS OF REINFORCING SHALL CONFORM TO THE CURRENT ACI CODE.
- REINFORCING BAR BENDS SHALL BE BENT COLD.
- WELDING OF REINFORCEMENT SHALL BE IN ACCORDANCE WITH AWS D1.4. USE LOW HYDROGEN ELECTRODES AND PRE-HEAT. NO WELDING SHALL BE DONE AT THE BEND IN A BAR.
- SPLICES OF HORIZONTAL BARS IN WALLS AND FOOTINGS SHALL BE STAGGERED AT LEAST 48" MINIMUM.

G: GLUED-LAMINATED BEAMS

- GLUED LAMINATED BEAMS SHALL CONFORM TO THE "AMERICAN NATIONAL STANDARD FOR STRUCTURAL GLUED LAMINATED "TIMBER," AITC / APA-EWS 117, ANSI / AITC A-901 and ALL APPROVED SUPPLEMENTS THEREO, SECTION 2208.
- INDIVIDUAL LAMINATIONS SHALL NOT EXCEED 2" IN THICKNESS.
- SIMPLE SPAN BEAMS SHALL BE DOUGLAS FIR 24F V-4 AND CANTILEVER SPANS SHALL BE DOUGLAS FIR 24F V-8.
- WHERE SIZES OF 3/" WIDE OR 5 $\frac{1}{2}$ " WIDE ARE SPECIFIED, WIDTHS OF 3.5" AND 5.5", RESPECTIVELY, MAY BE SUBSTITUTED.

- BEAMS SHALL BEAR A LEGIBLE APA-EWS OR AITC GRADE STAMP.
- APPROVED INSPECTION CERTIFICATES SHALL BE SUBMITTED TO THE BUILDING INSPECTOR OR BUILDING DEPARTMENT PRIOR TO ERECTION. CERTIFICATES SHALL INCLUDE THE QUALITY CONTROL INSPECTION DATA.
- END OF BEAMS SHALL BE SEALED AND BEAMS SHALL BE LAD WRAPPED FOR PROTECTION PRIOR TO CONSTRUCTION. STORAGE OF GLB'S SHALL COMPLY WITH AITC 111-79.
- GLB'S PERMANENTLY EXPOSED TO WEATHER OR MOISTURE SHALL BE FACTORY PRESSURE TREATED.

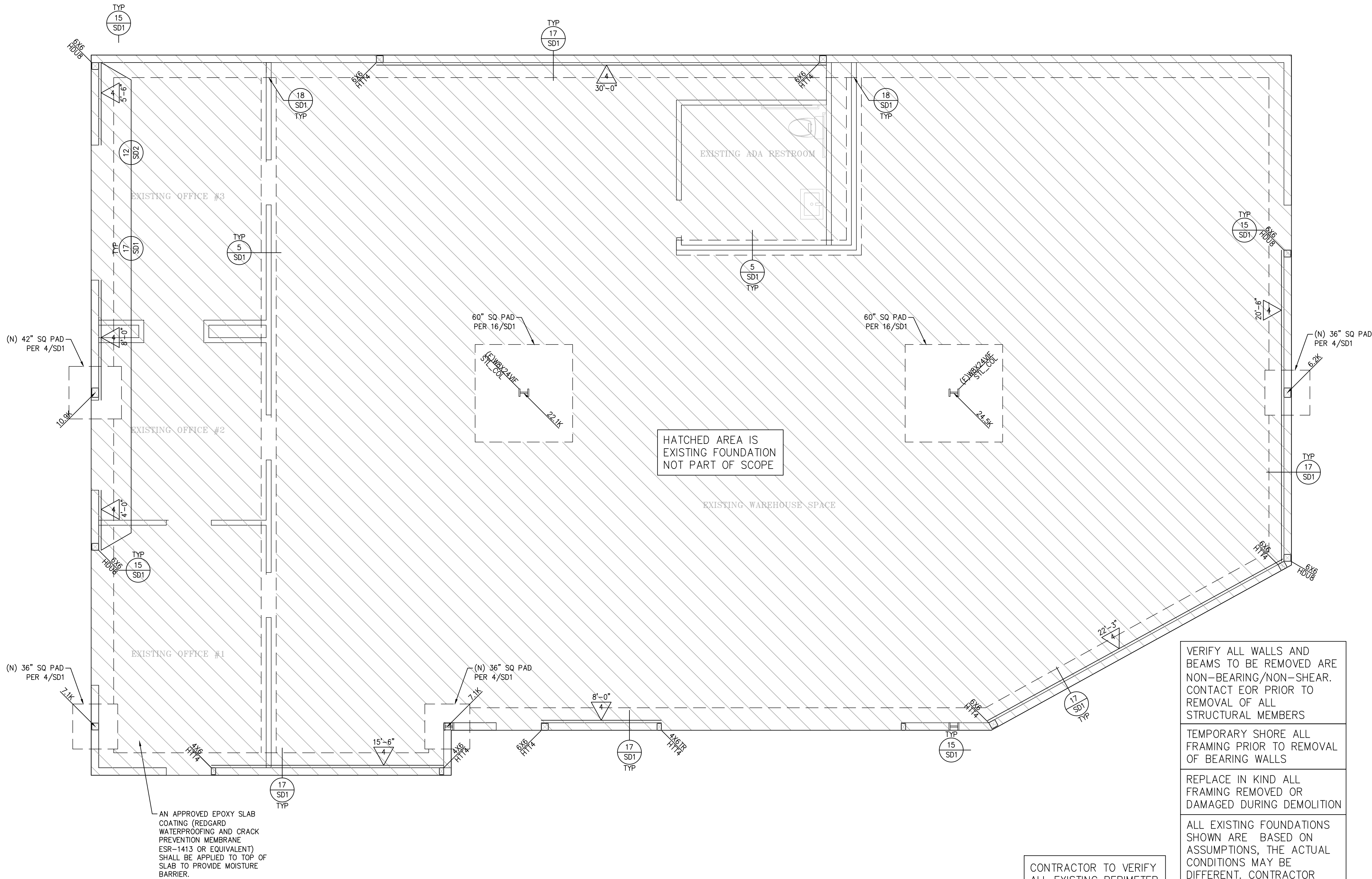
- ALL GLB'S BEAMS SHALL HAVE STANDARD CAMBER (RADIUS OF 3,500 FEET), UNLESS NOTED OTHERWISE.
- MOISTURE CONTENT IN SERVICE SHALL BE BETWEEN 8% AND 12%.
- BEAMS SHALL CONFORM TO APA-EWS OR AITC FRAMING OR INDUSTRIAL GRADE APPEARANCE, UNLESS NOTED OTHERWISE.

- REFER TO ARCHITECTURAL PLANS FOR FINISH OF ARCHITECTUREALLY EXPOSED GLB'S (ARCHITECTURAL OR PREMIUM GRADE APPEARANCE CLASSIFICATION).
- GLB'S SHALL MEET THE FOLLOWING MINIMUM ALLOWABLE STRESS REQUIREMENTS:

FLEXURAL STRESS	2,400 PSI
TENSION PARALLEL TO GRAIN	1,100 PSI
COMPRESSION PARALLEL TO GRAIN	1,650 PSI
HORIZONTAL SHEAR PERP. TO WFACE	240 PSI
MODULUS OF ELASTICITY	1,800,000 PSI
COMPRESSION PERP TO GRAIN	600 PSI

H: ENGINEERED LUMBER

- FOLLOW ALL MANUFACTURER RECOMMENDATIONS FOR DRILLING, NOTCHING, HANDLING, STORAGE, BRACING, AND ERECTION OF PREFABRICATED FRAMING MEMBERS.
- 1.25" AND 1.5" WIDE LSL RIM MANUFACTURERS (AND APPROVAL REPORTS) ARE: TRUS JOIST (ICC ESR-1387), LSL RIMS SHALL HAVE THE FOLLOWING MINIMUM PROPERTIES: SPECIFIC GRAVITY = 0.5, E = 1,300,000 PSI; Fb = 1,700 PSI; Fv = 1,680 PSI; Fx = 400 PSI AND VERTICAL LOADS AND CONTINUOUS OVER TWO OR MORE SPANS.
- LSL BEAMS (1.75" AND WIDER) MANUFACTURER (AND APPROVAL REPORTS) ARE: TRUS JOIST (ICC ESR-1387), LSL BEAMS SHALL HAVE THE FOLLOWING MINIMUM PROPERTIES: SPECIFIC GRAVITY = 0.5, E = 1,550,000 PSI; Fb = 2,325 PSI; Fv = 800 PSI; AND Fx = 400 PSI.
- ML BEAM MANUFACTURER (AND APPROVAL REPORTS) ARE: TRUS JOIST MICROLAM (ICC ESR-1387), BOISE CASCADE VERSALAM (ICC ESR-1040) AND LOUISIANA PACIFIC LP/LVL (ICC ESR-1254), ML BEAMS SHALL HAVE THE FOLLOWING MINIMUM PROPERTIES: SPECIFIC GRAVITY = 0.5, E = 1,900,000 PSI; Fb = 2,800 PSI; Fv = 750 PSI; AND Fx = 285 PSI.
- PSL BEAM MANUFACTURER (AND APPROVAL REPORTS) ARE: TRUS JOIST PARALAM (ICC ESR-1387), PSL BEAMS SHALL HAVE THE FOLLOWING MINIMUM PROPERTIES: SPECIFIC GRAVITY = 0.5, E = 2,000,000 PSI; Fb = 2,900 PSI; Fv = 750 PSI; AND Fx = 285 PSI.
- LVL BEAM MANUFACTURER (AND APPROVAL REPORTS) ARE: REDLIM (ICC ESR-2993), LVL BEAMS SHALL HAVE THE FOLLOWING MINIMUM PROPERTIES: SPECIFIC GRAVITY = 0.5, E = 2,000,000 PSI; F



FOUNDATION NOTES

1.

THE NOTES ON SHEET S0, THE TYPICAL STRUCTURAL DETAILS ON ALL SHEETS, AND THE FOLLOWING NOTES SHALL APPLY TO ALL FOUNDATION CONSTRUCTION.

2.

ALL FOUNDATION RECOMMENDATIONS ARE BASED ON THE SOILS REPORT LISTED ON SHEET S0. IF THE REPORT'S RECOMMENDATIONS ARE MODIFIED IN ANY WAY, THE ENGINEER OF RECORD AND THE ARCHITECT SHALL BE NOTIFIED.

3.

THE REQUIREMENTS OF THE SOILS REPORT SHALL GOVERN IF THEY ARE MORE STRINGENT THAN THE REQUIREMENTS OF THESE PLANS.

4.

FOUNDATION PLANS AND DETAILS SHALL BE REVIEWED AND STAMPED BY GEOTECHNICAL ENGINEER OF RECORD.

5.

FOUNDATION SHALL BE EXAMINED AND CERTIFIED IN WRITING BY THE PROJECT GEOTECHNICAL ENGINEER PRIOR TO PLACEMENT OF CONCRETE OR INSPECTION BY THE LOCAL JURISDICTION.

6.

ALL FOUNDATION HARDWARE AND REINFORCEMENT SHALL BE SECURELY TIED IN PLACE PRIOR TO FOUNDATION INSPECTION AND CONCRETE POUR.

7.

GARAGE SHALL BE SLOPED TO DRAIN PER ARCHITECTURAL PLANS.

8.

CRACK CONTROL JOINTS (SAWCUTS) ARE RECOMMENDED AT 15' O.C. MAX IN EACH DIRECTION FOR CONVENTIONAL CONCRETE SLABS. ADDITIONAL JOINTS MAY BE ADDED IN ACCORDANCE WITH GOOD CONSTRUCTION PRACTICES AND CONTRACTOR EXPERIENCE.

9.

PLUMBING SHALL NOT BE INSTALLED IN SHEAR WALLS.

10.

ALL PAVING, FLAT WORK, PLANTERS, AND GRADE ADJACENT TO THE BUILDING SHALL SLOPE AWAY FROM THE BUILDING.

FOUNDATION LEGEND

1.

SHEAR WALL CALLOUT INDICATES SHEAR WALL TYPE AND LENGTH. SEE TO SHEAR SCHEDULE (BELOW), ANCHOR BOLT SCHEDULE (PND PLAN), AND DETAIL CALLOUT 12/SD1 FOR MORE INFORMATION.

2.

INDICATES POST SIZE AND SIMPSON HOLDOWN ANCHOR OR STRAP. INSTALL HOLDOWN ANCHOR PER MANUFACTURER'S RECOMMENDATIONS AND DETAIL CALLOUT 18/SD4 AND 8/SD1.

3.

DETAIL CALLOUT. SEE DETAIL NUMBER ON SHEET NUMBER AS SHOWN.

4.

EDGE OF FOOTING BELOW. SEE SCHEDULE.
SLAB ON GRADE. SEE SCHEDULE.
SLAB EDGE OR CHANGE IN ELEVATION.

FOOTING & SLAB SCHEDULE		
DESCRIPTION	W x D (INCHES) (SEE DETAILS ON SD1)	REBAR REQUIREMENT
EXT. CONT.	18 X 24	2#5 TOP AND BOTTOM
INT. CONT.	12 X 24	2#4 TOP AND BOTTOM
ISOLATED PAD	30" SQ MIN. X 24" D MIN.	#5 @ 12" O.C. EACH WAY
GRADE BM.	12 X 24	2#4 TOP AND BOTTOM
TIE BEAM	12 X 12	2#4 TOP AND BOTTOM
SLAB ON GRADE*	5" MIN SLAB THICKNESS	#4 @ 16" O.C. EACH WAY AT SLAB CENTERLINE

* PER THE GEOTECHNICAL REPORT, CONCRETE SLABS IN MOISTURE SENSITIVE AREAS SHOULD BE UNDERLAIN WITH A VAPOR BARRIER CONSISTING OF 10 MIL VAPOR BARRIER WITH ALL LAPS SEALED, AND A MINIMUM OF 2" SAND OVER THE MEMBRANE. IF CONCRETE IS TO BE POURED DIRECTLY ON THE VAPOR BARRIER, MINIMUM CONCRETE F_s SHALL BE 4500 psi. ALL SUBGRADE AND FOUNDATION RECOMMENDATIONS SHALL BE CONFIRMED WITH THE FINAL GEOTECHNICAL REPORT.

TYPICAL FOUNDATION DETAILS, UNO			
DESCRIPTION	DETAIL	DESCRIPTION	DETAIL
EXTERIOR FOOTING	1 SD1	GARAGE CURB FOOTING	5 SD1
INTERIOR FOOTING	2 SD1	HOLD DOWN ANCHOR	8 SD1
INTERIOR PAD FOOTING	3 SD1	ANCHOR BOLTS	14 SD1
EXTERIOR PAD FOOTING	4 SD1		

ANCHOR BOLT SCHEDULE					
SHEAR WALL DESIGNATION	NO SHEAR	6	4	3	2
	A.D.E	B.C.E	B.C.E	B.C.E	B.C.E
FOOTNOTES					
CONSTRUCTION					
BOLT DIAMETER (INCHES)	1/2	5/8	5/8	5/8	5/8
SPACING (INCHES O.C.)	48	32	24	24	16
PLATE WASHER					
SQUARE SIZE (INCHES)	2	3	3	3	3
THICKNESS (INCHES)	3/16	0.229	0.229	0.229	0.229
MUD SILL	2x	2x	3x	3x	3x

FOOTNOTES:

A.

FOR INTERIOR NON-SHEAR WALLS, SHOT PINS MAY BE USED IN LIEU OF ANCHOR BOLTS. USE 0.145" SHOT PINS @ 24" O.C. MIN. WITH MIN. 1.25" PENETRATION INTO CONCRETE (ICC-ES REPORT #279).

B.

THE HOLE IN 3" SQUARE PLATE WASHERS FOR ANCHOR BOLTS MAY BE DIAGONALLY SLOTTED WITH A WIDTH OF UP TO 1/2" LARGER THAN THE BOLT DIAMETER AND A SLOT LENGTH NOT TO EXCEED 150". PROVIDED A STANDARD CUT WASHER IS PLACED BETWEEN THE PLATE WASHER AND THE NUT.

C.

SQUARE PLATE WASHERS SHALL EXTEND TO WITHIN 1/2" OF THE EDGE OF THE SILL PLATE ON SHEARING SIDE.

D.

STANDARD CUT WASHERS ARE PERMITTED PER ANSI / AF AND PA SOWS - 2015 TABLE A2.

E.

ALL FOUNDATION SILLS SHALL BE NATURALLY DURABLE OR PRESERVATIVE-TREATED WOOD. FIELD-CUT ENDS, NOTCHES, AND DRILLED HOLES OF PRESERVATIVE-TREATED WOOD SHALL BE FIELD-TREATED PER AWPA M1.

THE SPECIFIED FOOTING EMBEDMENT DEPTH, D, SHALL BE MEASURED FROM THE LOWEST ADJACENT FINAL COMPACTED OR NATURAL GRADE WITHIN 5' OF THE BUILDING FOOTPRINT. SLOPES OF ADJACENT AREAS SHALL BE CONSIDERED WHEN DETERMINING THIS MINIMUM EMBEDMENT DEPTH REQUIREMENT.

REFER TO GRADING PLANS FOR LOCATIONS OF DEEPEENED FOOTINGS IF OCCURS. DEEPEENED FOOTINGS SHALL BE CONSTRUCTED PER DETAIL 1/SD1, UNO. CONTACT JKL IF DEEPER FOOTINGS ARE NEEDED.

FOUNDATION PLAN

SCALE: 1/4" = 1'



MAIL@JKLSTRUCTURAL.COM
(626) 524-2210

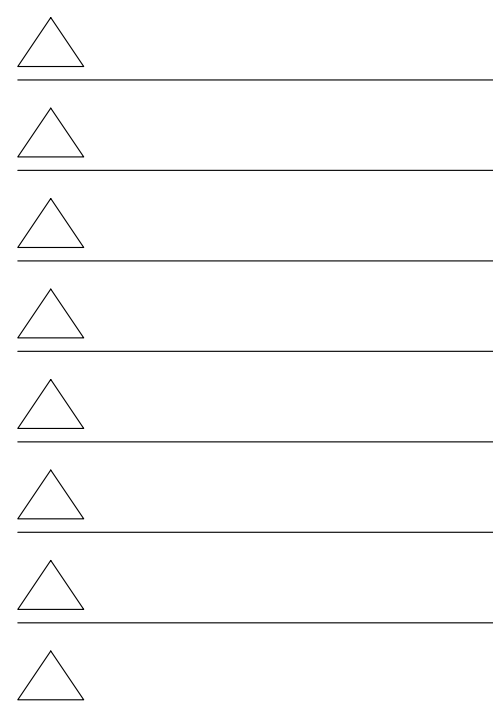
THE ENGINEER EXPRESSLY RESERVES HIS COMMON LAW COPYRIGHT IN THESE PLANS. THESE PLANS ARE NOT TO BE REPRODUCED, CHANGED, OR COPIED IN ANY MANNER WHATSOEVER, NOR ASSIGNED TO ANY OTHER THIRD PARTY WITHOUT THE EXPRESSED WRITTEN CONSENT OF JKL ENGINEERING, INC.

OFFICE WAREHOUSE

2710 DURAHART STREET

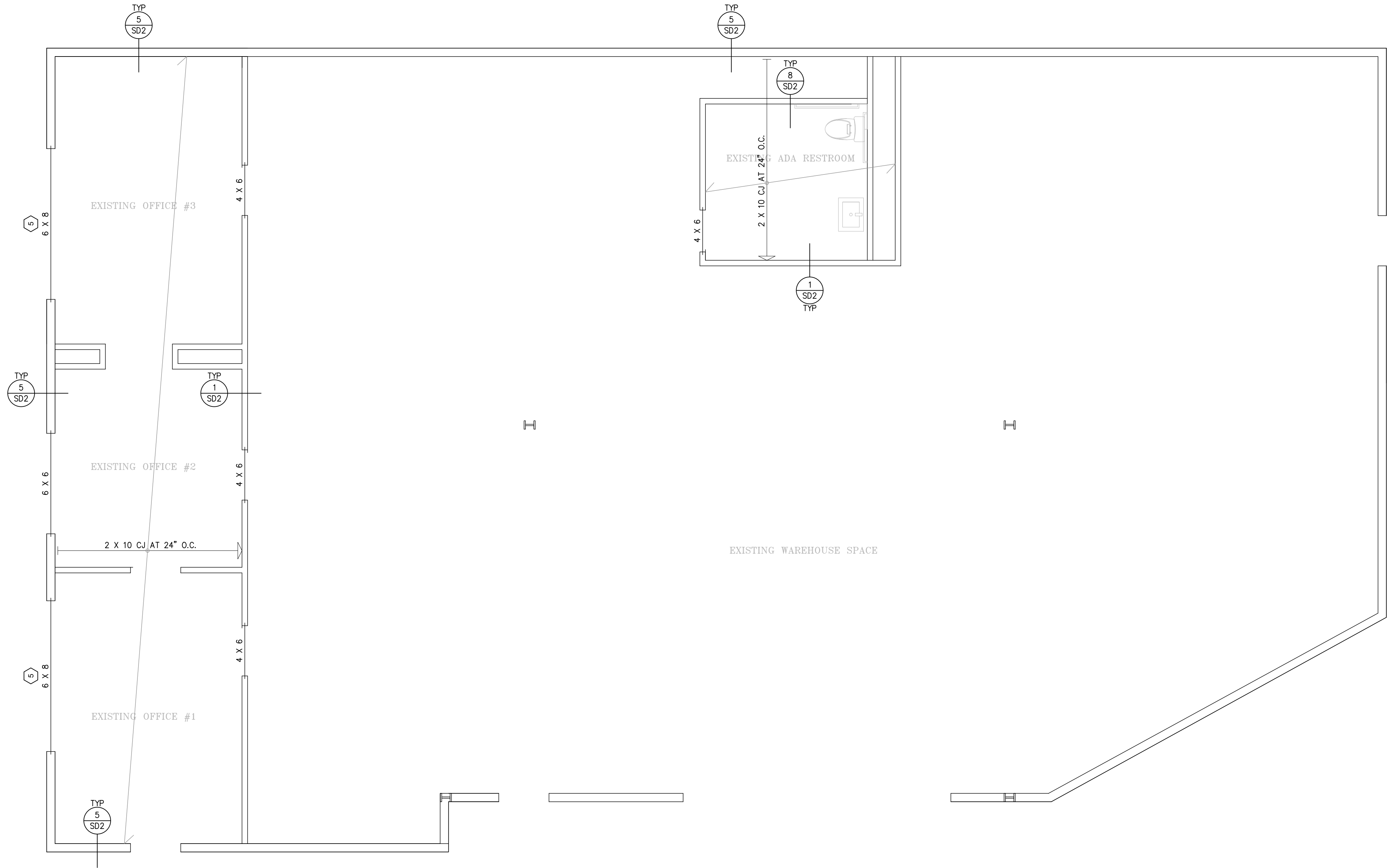
RIVERSIDE, CA 92507

FOUNDATION PLAN



JOB NUMBER: 25008
ENGINEER: AH
DRAFTER: AH
ORIGINAL ISSUE: 06/10/2025

S1



MEZZANINE FRAMING PLAN

SCALE: 1/4"=1'

FRAMING NOTES

- THE SPECIFICATIONS AND NOTES ON SHEET S0, THE TYPICAL STRUCTURAL DETAILS ON ALL SHEETS, AND THE FOLLOWING NOTES APPLY ALL STRUCTURAL FRAMING.
- FLOOR FRAMING SHALL BE PER DETAIL 2SD2 AND 3SD2.
- WALL FRAMING SHALL BE PER DETAIL 1SD2.
- WALLS SHALL BE FRAMED WITH CONTINUOUS STUDS FROM THE FLOOR TO THE BOTTOM OF ROOF RAFTERS/ROOF TRUSSES AT ALL SHEAR OR BEARING WALLS.
- SHEAR PANEL MAY BE INSTALLED AT EITHER FACE OF WALL AS LONG AS MINIMUM LENGTHS AND MAXIMUM OPENING SIZES ARE MAINTAINED.
- CARRY ALL BEARING MULTIPLE STUDS OR POSTS FROM UPPER LEVELS DOWN TO FIRST FLOOR OR BEAM BELOW. INSTALL SQUASH BLOCK AT THE INTERMEDIATE FLOOR LEVEL TO AT MINIMUM MATCH THE SIZE OF THE STUDS OR POSTS ABOVE.
- SHEAR WALLS CAN NOT BE USED AS PLUMBING WALLS UNLESS APPROVED BY JKL ENGINEERING IN WRITING.
- Holes in Joists shall not exceed those allowed by Joist Manufacturer. Notches and Holes in Plates and 2x Joists shall not exceed those shown in Detail 12SD2.
- ALTERNATE PRODUCTS MAY BE USED (INSTEAD OF SPECIFIED) SIMPSON HARDWARE AS LONG AS THEIR CAPACITIES ARE EQUAL TO OR BETTER. SUBJECT TO WRITTEN APPROVAL BY JKL ENGINEERING.
- SHEATHING NAILING AND INSTALLATION SHALL NOT BE COVERED PRIOR TO STRUCTURAL OBSERVATION BY JKL ENGINEERING AND INSPECTION BY THE BUILDING DEPARTMENT.
- FOR HORIZONTAL CS STRIPS INSTALLED OVER BLOCKING (2x OR 1x JOIST), 100 NAILS MAY BE INSTALLED IN EVERY OTHER HOLE EXCEPT WHERE THERE IS INSUFFICIENT END LENGTH.
- CONTINUOUS 1½" LSL RM BOARDS SHOULD BE USED AT ALL FLOOR FRAMING EDGES WHERE EVER POSSIBLE. ALL RM BREAKS SHOULD BE SPICE WITH MINIMUM INSTAB PER 2SD4 U.N.O.
- "DROP" BEAMS SHALL BE INSTALLED WITH THE TOP OF BEAM FLUSH WITH THE TOP OF WALL PLATES SUPPORT PER DETAIL 10SD2 AND STRAP PER 9SD4 (WHERE PARALLEL FRAMING OCCURS), U.N.O. ON PLANS.
- "FLUSH" / "BOTTOM FLUSH" BEAMS SHALL BE INSTALLED WITH THE BOTTOM OF BEAM DIRECTLY OVER THE TOP OF WALL PLATES. SUPPORT PER DETAIL 10SD2 AND STRAP PER 9SD4 (WHERE PARALLEL FRAMING OCCURS), U.N.O. ON PLANS.
- "TOP FLUSH" BEAMS SHALL BE INSTALLED WITH THE TOP OF BEAM DIRECTLY BELOW THE SHEATHING. SUPPORT PER DETAIL 10SD2 AND STRAP WITH INSTAB (U.N.O.) AT SIDE OF BEAM (WHERE PARALLEL FRAMING OCCURS), U.N.O. ON PLANS.
- "CEILING" BEAMS OR "CB" SHALL BE INSTALLED PER "FLUSH" BEAMS AS NOTED ABOVE.
- FRAMING FOR PERIMETER FIREPLACE FLUES SHALL BE A MINIMUM OF 2x4 STUDS AT 16" O.C. BRACED AT MID HEIGHT AND AT FLOOR AND ROOF LEVELS. MAXIMUM UNBRACED LENGTH OF STUDS SHALL BE 14' (7' FOR CANTILEVERS).
- ALL MULTIPLE 2x MEMBERS SHALL BE LAMINATED WITH 100 NAILS AT 12" O.C. (ONE ROW FOR UP TO 2x6 MEMBERS, 2 ROWS FOR UP TO 2x10 MEMBERS, 3 ROWS FOR UP TO 2x14 MEMBERS), UNLESS NOTED OTHERWISE.
- ALL FLUSH AND TOP FLUSH BEAMS SHALL BE BOUNDARY NAILED AND HAVE MINIMUM 2-2x SUPPORTS U.N.O.

FRAMING LEGEND

- INDICATES FRAMING MEMBER AS DEFINED BELOW.
RRJ- INDICATES 14" TJI 230 ROOF RAFTERS AT 24" O.C., U.N.O.
- INDICATES CANTILEVERED MEMBER AS DEFINED ABOVE.
- INDICATES BEARING CONDITION AT JOISTS/RAFTERS/TRUSSES
- INDICATES HANGING CONDITION AT JOISTS/RAFTERS/TRUSSES. SEE S0 FOR HANGER U.N.O.
- INDICATES CEILING JOIST AS DEFINED BELOW
CJ- INDICATES CEILING JOISTS PER TABLE BELOW OR SEE 4SD3 FOR ADDL SPANS

2x8 AT 24" O.C. MAX SPAN = 12'-0"	2x8 AT 24" O.C. MAX SPAN = 16'-0"
2x10 AT 24" O.C. MAX SPAN = 21'-0"	2x12 AT 24" O.C. MAX SPAN = 25'-0"
- INDICATES BEAM/JOIST TRIM AS DEFINED BELOW.
PSL- INDICATES 2x6 PARALLEL BEAM TO MATCH DEPTH OF FLOOR FRAMING W/ BN
LSL- INDICATES 1½" LSL TIMBERSTRAND BEAM TO MATCH DEPTH OF FLOOR FRAMING W/ BN U.N.O.
ML- INDICATES 1x6 MICRO LAM BEAM TO MATCH DEPTH OF FLOOR FRAMING W/ BN
LVL- INDICATES 2x6 LAMINATED VENEER BEAM TO MATCH DEPTH OF FLOOR FRAMING W/ BN
- SHEAR WALL CALLOUT INDICATES SHEAR WALL TYPE AND LENGTH. SEE TO SHEAR SCHEDULE (BELOW), ANCHOR BOLT SCHEDULE (PND PLAN), AND DETAIL CALLOUT 12SD2 FOR MORE INFORMATION.
- INDICATES POST SIZE AND SIMPSON HOLDOWN ANCHOR OR STRAP. INSTALL HOLDOWN ANCHOR PER MANUFACTURER'S RECOMMENDATIONS AND DETAIL CALLOUT 1SD4 AND BSD1.
- DETAIL NUMBER
1 SD1
- SHEET NUMBER
SD1
- BEAM NUMBER (FOR REFERENCE ONLY)
6

SHEAR SCHEDULE

	NON-SHEAR	6	4	3	2
		B.C	A.B.C	A.B.C	A.B.C
FOOTNOTES					
CONSTRUCTION					
APA RATED STRUCT 1 SHEATHING BOUNDARY / EDGE NAILING (COMMON NAILS)	N/A	15/32" 10d @ 8"	15/32" 10d @ 8"	15/32" 10d @ 8"	15/32" 10d @ 2"
MUD SILL / UPPER FLOOR SOLE	2x2x	2x2x	3x2x	3x2x	3x2x
MIN. MEMBER ABOVE & BELOW WALL					
BLOCKING (INTERIOR)	TJI 110	TJI 110	1.5" LSL	1.5" LSL	1.5" LSL
RM (EXTERIOR OR INTERIOR)	1.5" LSL	1.5" LSL	1.5" LSL	1.5" LSL	1.5" LSL
CONTINUOUS JOIST (INTERIOR)	TJI 110	TJI 110	1.5" LSL	1.5" LSL	1.5" LSL
CONNECTOR SPACING (O.C.)					
12d	8"	4"	3"	2.25"	2"
16d	8"	4"	3"	2.25"	2"
ASB	46"	24"	17"	13"	10"
RBC	29"	14"	10"	8"	6"
LTP4	44"	23"	16	13"	9"
LTP5	36"	19"	13"	10"	8"
14" SDWS SCREWS W/ 1.75" MIN PENETRATION INTO RM	-	15"	10"	8"	6"
WALL CAPACITY (PLF)	N/A	313	470	611	800

- GENERAL NOTES:
- ALL NAILING SHALL BE STAGGERED WHERE SPACING IS 4" OR LESS ON CENTER.
 - ALL FIELD NAILING SHALL BE 12" O.C.
 - USE THE "NON-SHEAR" CONNECTOR SCHEDULE AT ALL NON-SHEAR WALLS.
 - ALL SHEATHING EDGES SHALL BE BLOCKED.
 - NAILS SHALL BE PLACED NOT LESS THAN ½" EDGE DISTANCE FROM PANEL EDGES AND ¾" FROM THE EDGE OF THE CONNECTING MEMBERS.
 - PANELS EDGES SHALL BE "STAGGERED" ON ALTERNATING STUDS WHEN SHEAR WALL IS SHEATHED ON BOTH SIDES.
- FOOTNOTES:
- FRAMING AT ADJOINING PANEL EDGES SHALL BE 3-INCH NOMINAL OR WIDER (ALTERNATIVELY, 2-2x STUDS MAY BE USED IF THEY ARE STITCH NAILED TOGETHER AT SHEAR WALL EDGE NAILING).
 - APA STRUCT 1 RATED SHEATHING
 - PERIODIC SPECIAL INSPECTION IS REQUIRED FOR NAILING, BOLTING, ANCHORING AND OTHER FASTENING OF COMPONENTS OF THE SHEAR WALL PER 1705.12.2, EXCEPT FOR WHERE THE FASTENER SPACING OF THE SHEATHING IS EQUAL TO OR MORE THAN 4" ON CENTER AND OCCUPANCIES IN GROUP R-3 AND OCCUPANCIES IN GROUP U THAT ARE ACCESSORY TO A RESIDENTIAL OCCUPANCY, INCLUDING BUT NOT LIMITED TO THOSE LISTED IN SECTION 312.1



MAIL@JKLSTRUCTURAL.COM
(626) 524-2210

THE ENGINEER EXPRESSLY RESERVES HIS COMMON LAW COPYRIGHT IN THESE PLANS. THESE PLANS ARE NOT TO BE REPRODUCED, CHANGED, OR COPIED IN ANY MANNER WHATSOEVER, NOR ASSIGNED TO ANY OTHER THIRD PARTY WITHOUT THE EXPRESSED WRITTEN CONSENT OF JKL ENGINEERING, INC.

OFFICE WAREHOUSE

2710 DURAHART STREET
RIVERSIDE, CA 92507

MEZZANINE FRAMING PLAN



JOB NUMBER: 25008

ENGINEER: AH

DRAFTER: AH

ORIGINAL ISSUE: 06/10/2025

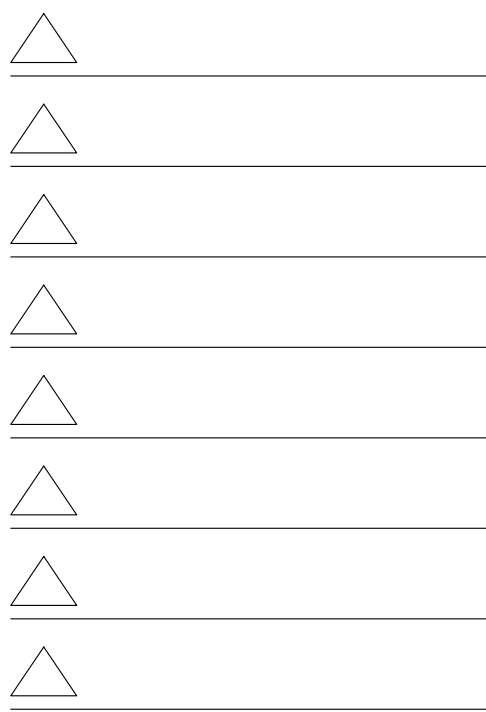
S2.1



MAIL@JKLSTRUCTURAL.COM
(626) 524-2210

THE ENGINEER EXPRESSLY RESERVES HIS COMMON LAW
COPYRIGHT IN THESE PLANS. THESE PLANS ARE NOT TO
BE REPRODUCED, CHANGED, OR COPIED IN ANY MANNER
WHATSOEVER, NOR ASSIGNED TO ANY OTHER THIRD
PARTY WITHOUT THE EXPRESSED WRITTEN CONSENT OF
JKL ENGINEERING, INC.

OFFICE WAREHOUSE
2710 DURAHART STREET
RIVERSIDE, CA 92507
ROOF FRAMING PLAN



JOB NUMBER: 25008
ENGINEER: AH
DRAFTER: AH
ORIGINAL ISSUE: 06/10/2025

S2

FRAMING NOTES

- THE SPECIFICATIONS AND NOTES ON SHEET S0, THE TYPICAL STRUCTURAL DETAILS ON ALL SHEETS, AND THE FOLLOWING NOTES APPLY ALL STRUCTURAL FRAMING.
- FLOOR FRAMING SHALL BE PER DETAIL 2SD2 AND 3SD2.
- WALL FRAMING SHALL BE PER DETAIL 2SD2.
- WALLS SHALL BE FRAMED WITH CONTINUOUS STUDS FROM THE FLOOR TO THE BOTTOM OF ROOF RAFTERS/ROOF TRUSSES AT ALL SHEAR OR BEARING WALLS.
- SHEAR PANEL MAY BE INSTALLED AT EITHER FACE OF WALL AS LONG AS MINIMUM LENGTHS AND MAXIMUM OPENING SIZES ARE MAINTAINED.
- CARRY ALL BEARING MULTIPLE STUDS OR POSTS FROM UPPER LEVELS DOWN TO FIRST FLOOR OR BEAM BELOW. INSTALL SQUASH BLOCK AT THE INTERMEDIATE FLOOR LEVEL TO AT MINIMUM MATCH THE SIZE OF THE STUDS OR POSTS ABOVE.
- SHEAR WALLS CAN NOT BE USED AS PLUMBING WALLS UNLESS APPROVED BY JKL ENGINEERING IN WRITING.
- HOLES IN JOISTS SHALL NOT EXCEED THOSE ALLOWED BY JOIST MANUFACTURER. NOTCHES AND HOLES IN PLATES AND 2X JOISTS SHALL NOT EXCEED THOSE SHOWN IN DETAIL 12SD2.
- ALTERNATE PRODUCTS MAY BE USED UNLESS SPECIFIED SIMPSON HARDWARE AS LONG AS THEIR CAPACITIES ARE EQUAL TO OR BETTER. SUBJECT TO WRITTEN APPROVAL BY JKL ENGINEERING.
- SHEATHING NAILING AND INSTALLATION SHALL NOT BE COVERED PRIOR TO STRUCTURAL OBSERVATION BY JKL ENGINEERING AND INSPECTION BY THE BUILDING DEPARTMENT.
- FOR HORIZONTAL CS STRIPS INSTALLED OVER BLOCKING (2X OR JOIST), 100 NAILS MAY BE INSTALLED IN EVERY OTHER HOLE EXCEPT WHERE THERE IS INSUFFICIENT END LENGTH.
- CONTINUOUS 1/2" LSL RM BOARDS SHOULD BE USED AT ALL FLOOR FRAMING EDGES WHERE EVER POSSIBLE. ALL RM BREAKS SHOULD BE SPICE WITH MINIMUM INSTAB PER 2SD4 U.N.O.
- "DROP" BEAMS SHALL BE INSTALLED WITH THE TOP OF BEAM FLUSH WITH THE TOP OF WALL PLATES. SUPPORT PER DETAIL 10SD2 AND STRAP PER 9SD4 (WHERE PARALLEL FRAMING OCCURS), U.N.O. ON PLANS.
- "FLUSH" / "BOTTOM FLUSH" BEAMS SHALL BE INSTALLED WITH THE BOTTOM OF BEAM DIRECTLY OVER THE TOP OF WALL PLATES. SUPPORT PER DETAIL 10SD2 AND STRAP PER 9SD4 (WHERE PARALLEL FRAMING OCCURS), U.N.O. ON PLANS.
- "TOP FLUSH" BEAMS SHALL BE INSTALLED WITH THE TOP OF BEAM DIRECTLY BELOW THE SHEATHING. SUPPORT PER DETAIL 10SD2 AND STRAP WITH INSTAB (U.N.O.) AT SIDE OF BEAM (WHERE PARALLEL FRAMING OCCURS), U.N.O. ON PLANS.
- "CEILING" BEAMS OR "CB" SHALL BE INSTALLED PER "FLUSH" BEAMS AS NOTED ABOVE.
- FRAMING FOR PERIMETER FIREPLACE FLUES SHALL BE A MINIMUM OF 2X STUDS AT 16" O.C. BRACED AT MID HEIGHT AND AT FLOOR AND ROOF LEVELS. MAXIMUM UNBRACED LENGTH OF STUDS SHALL BE 14' (7' FOR CANTILEVERS).
- ALL MULTIPLE 2X MEMBERS SHALL BE LAMINATED WITH 100 NAILS AT 12" O.C. (ONE ROW FOR UP TO 2X MEMBERS, 2 ROWS FOR UP TO 2X MEMBERS, 3 ROWS FOR UP TO 2X MEMBERS), UNLESS NOTED OTHERWISE.
- ALL FLUSH AND TOP FLUSH BEAMS SHALL BE BOUNDARY NAILED AND HAVE MINIMUM 2-2X SUPPORTS U.N.O.

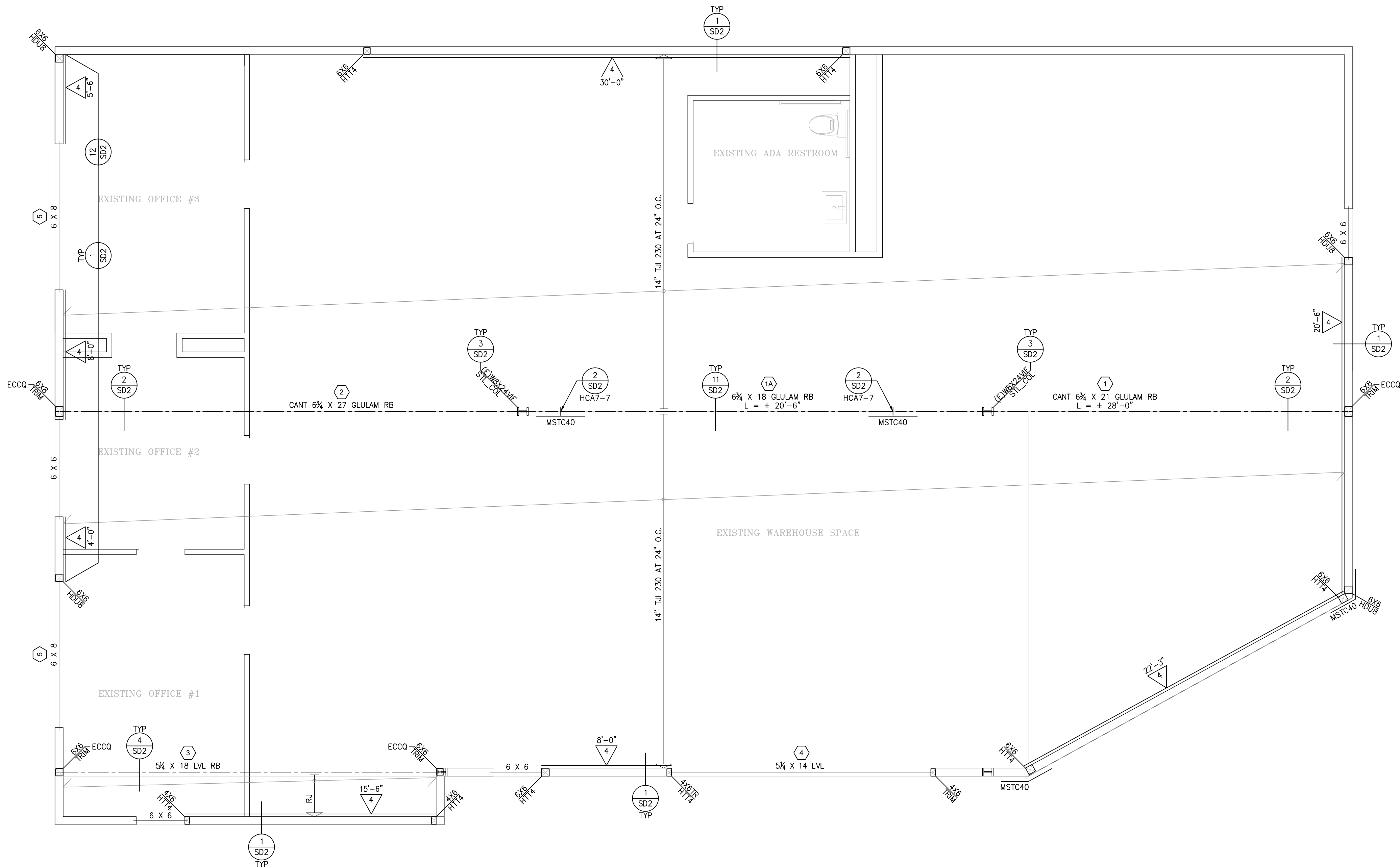
FRAMING LEGEND

- INDICATES FRAMING MEMBER AS DEFINED BELOW.
RJ- INDICATES 14" TJI 230 ROOF RAFTERS AT 24" O.C. U.N.O.
- CANT. INDICATES CANTILEVERED MEMBER AS DEFINED ABOVE.
- INDICATES BEARING CONDITION AT JOISTS/RAFTERS/TRUSSES.
- INDICATES HANGING CONDITION AT JOISTS/RAFTERS/TRUSSES. SEE S0 FOR HANGER U.N.O.
- INDICATES CEILING JOIST AS DEFINED BELOW.
CJ- INDICATES CEILING JOISTS PER TABLE BELOW OR SEE 4SD3 FOR ADDL SPANS.
2X8 AT 24" O.C. MAX SPAN = 12'-0"
2X8 AT 24" O.C. MAX SPAN = 16'-0"
2X10 AT 24" O.C. MAX SPAN = 21'-0"
2X12 AT 24" O.C. MAX SPAN = 25'-0"
- INDICATES BEAM/JOIST/RIM AS DEFINED BELOW.
PSL- INDICATES 2 DE PARALLAM BEAM TO MATCH DEPTH OF FLOOR FRAMING W/ BN
LSL- INDICATES 1 1/2" LSL TIMBERSTRAND BEAM TO MATCH DEPTH OF FLOOR FRAMING W/ BN U.N.O.
ML- INDICATES 1 DE MICROLAM BEAM TO MATCH DEPTH OF FLOOR FRAMING W/ BN
LVL- INDICATES 2 DE LAMINATED VENEER BEAM TO MATCH DEPTH OF FLOOR FRAMING W/ BN
- SHEAR WALL CALLOUT INDICATES SHEAR WALL TYPE AND LENGTH. SEE TO SHEAR SCHEDULE (BELOW), ANCHOR BOLT SCHEDULE (PND PLAN), AND DETAIL CALLOUT 12SD2 FOR MORE INFORMATION.
- INDICATES POST SIZE AND SIMPSON HOLDOWN ANCHOR OR STRAP. INSTALL HOLDOWN ANCHOR PER MANUFACTURER'S RECOMMENDATIONS AND DETAIL CALLOUT 18SD4 AND BSD1.
- DETAIL NUMBER
- DETAIL CALLOUT. SEE DETAIL NUMBER ON SHEET NUMBER AS SHOWN
- SHEET NUMBER
- BEAM NUMBER (FOR REFERENCE ONLY)

SHEAR SCHEDULE

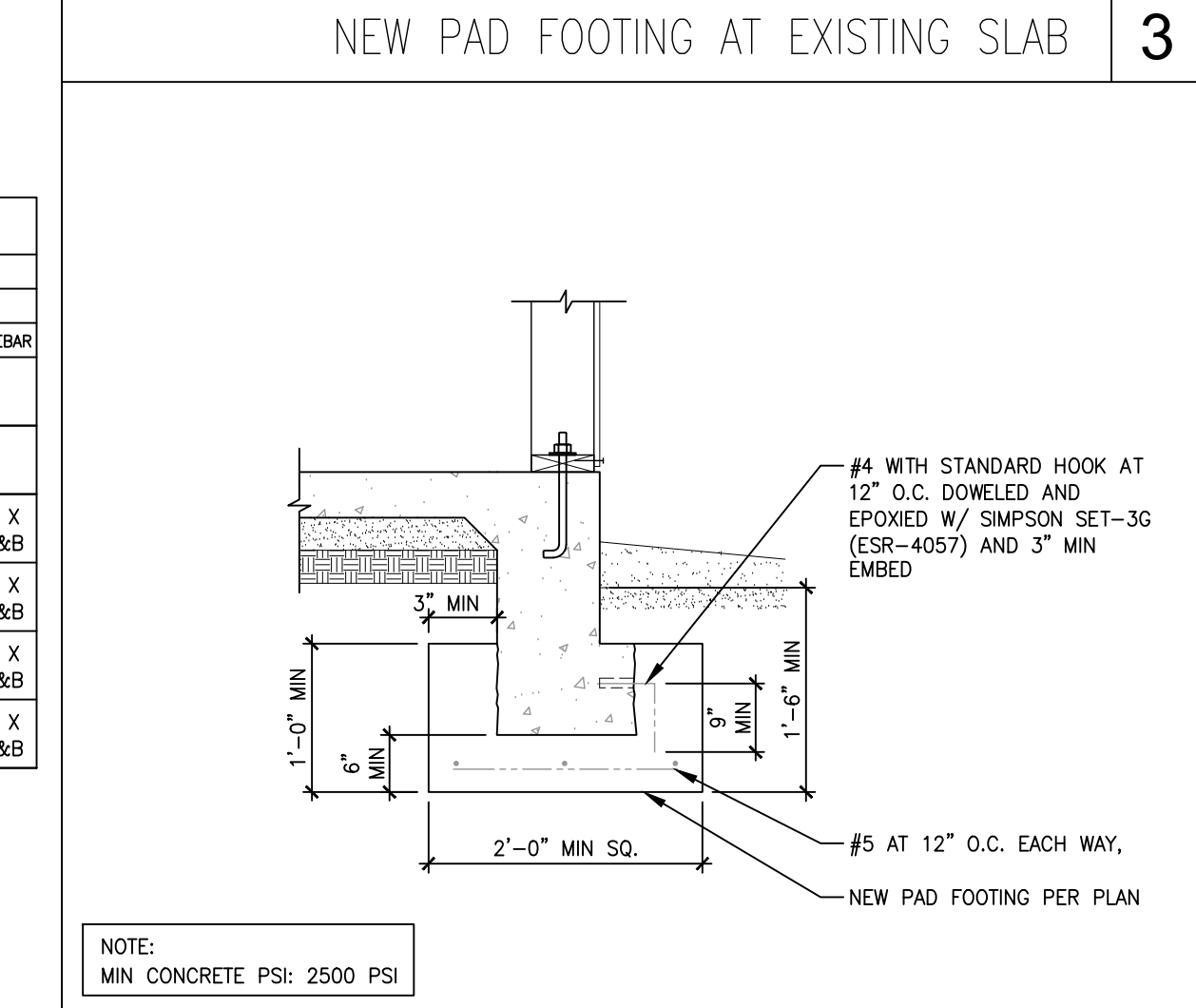
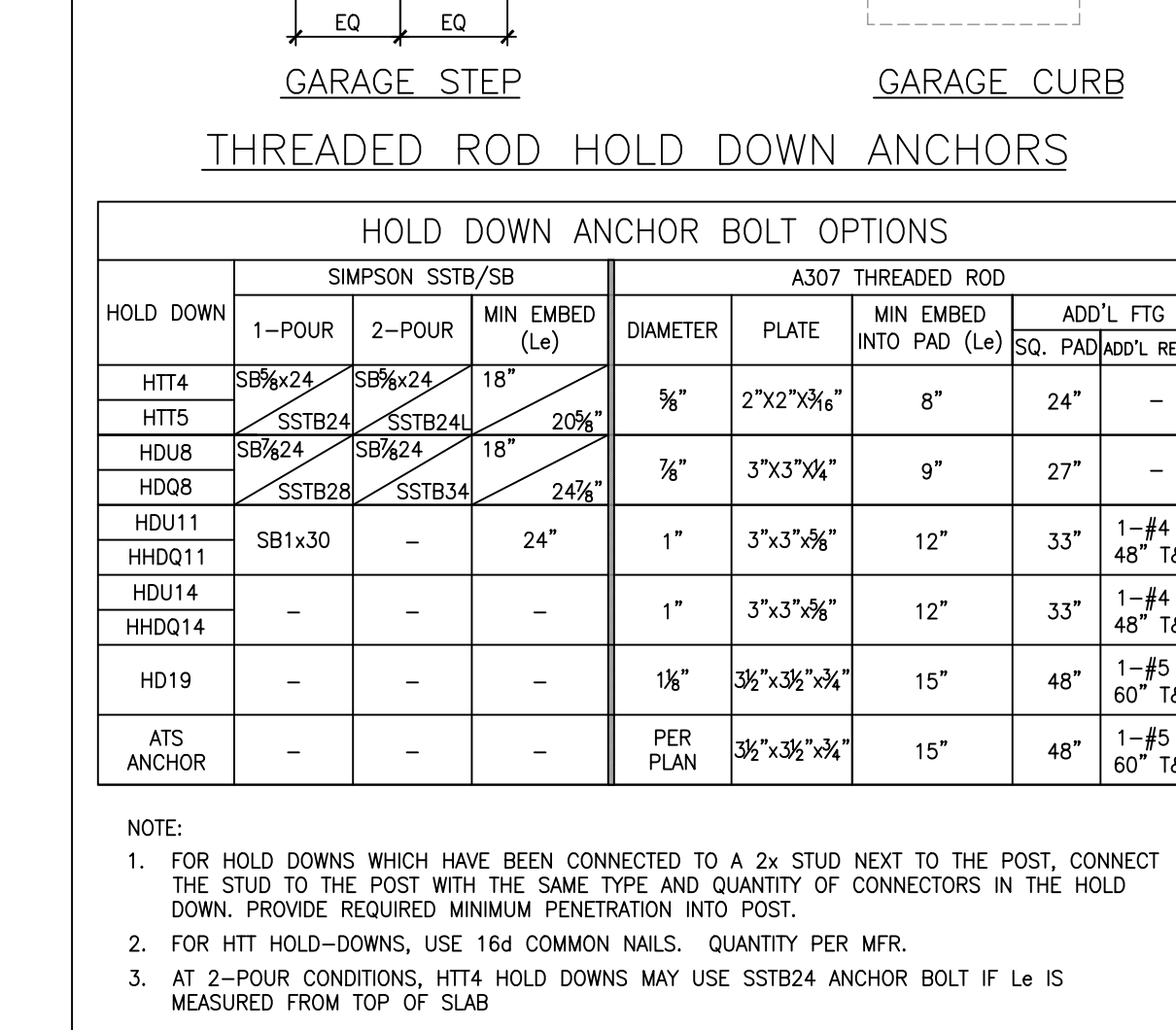
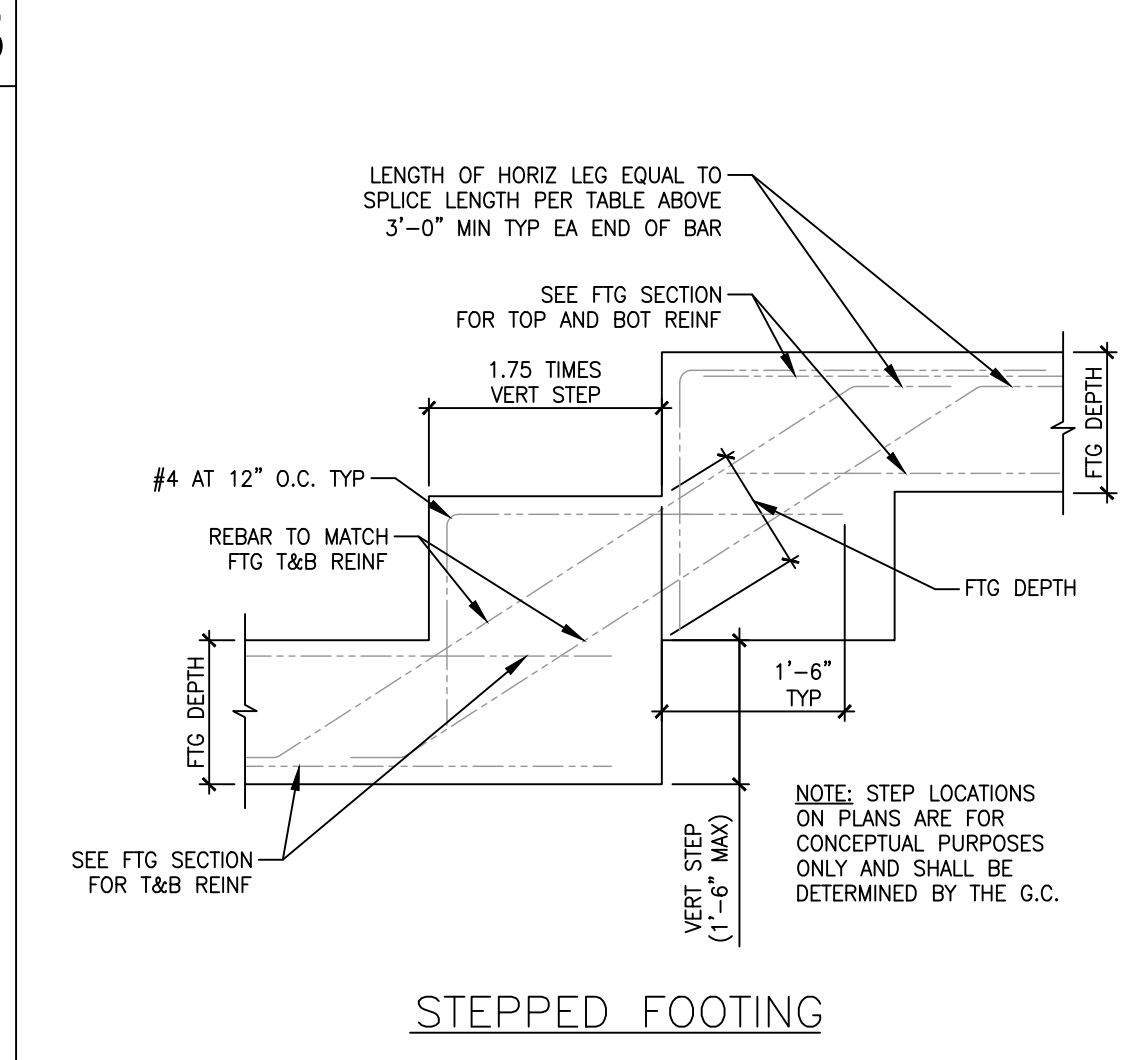
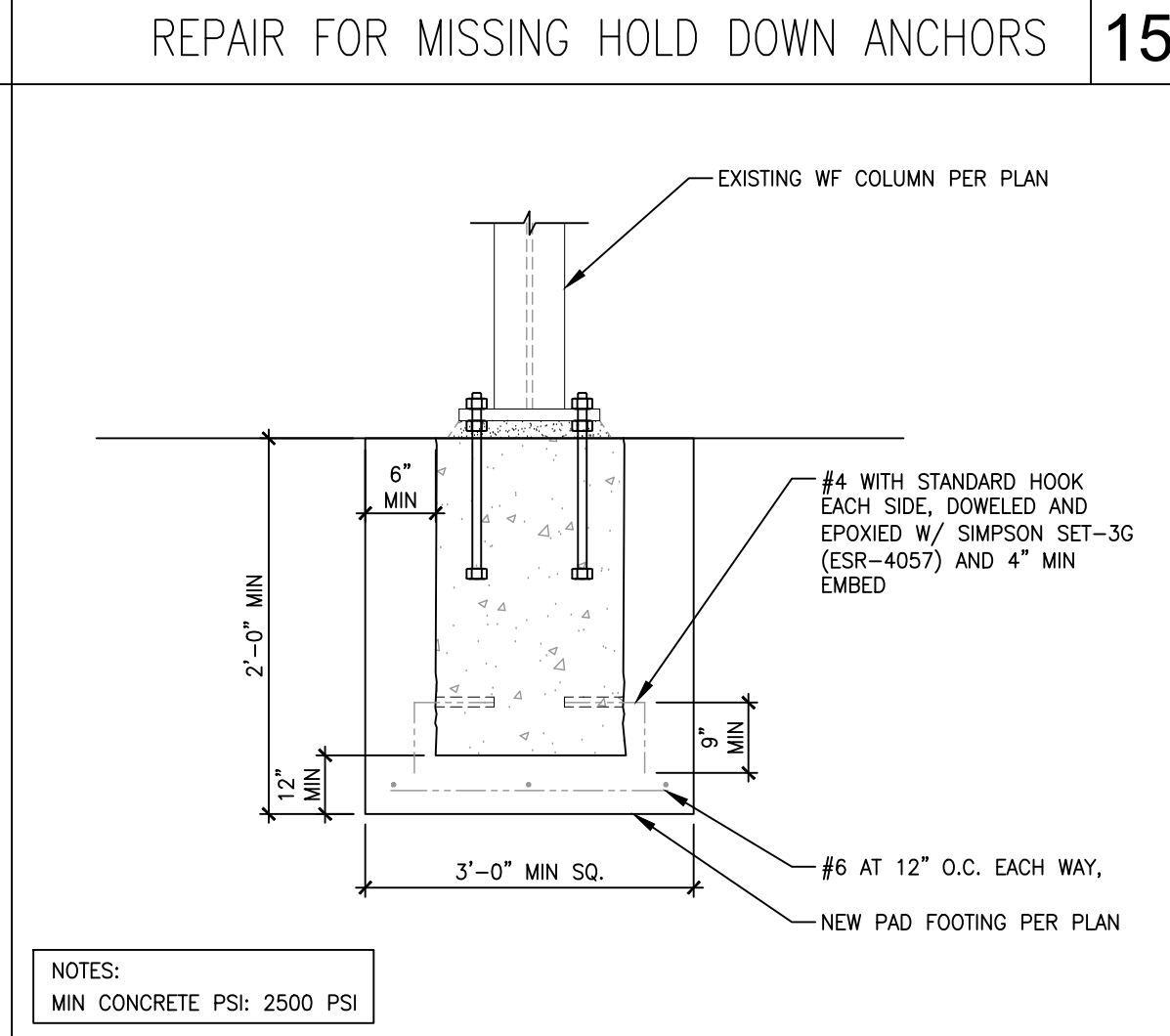
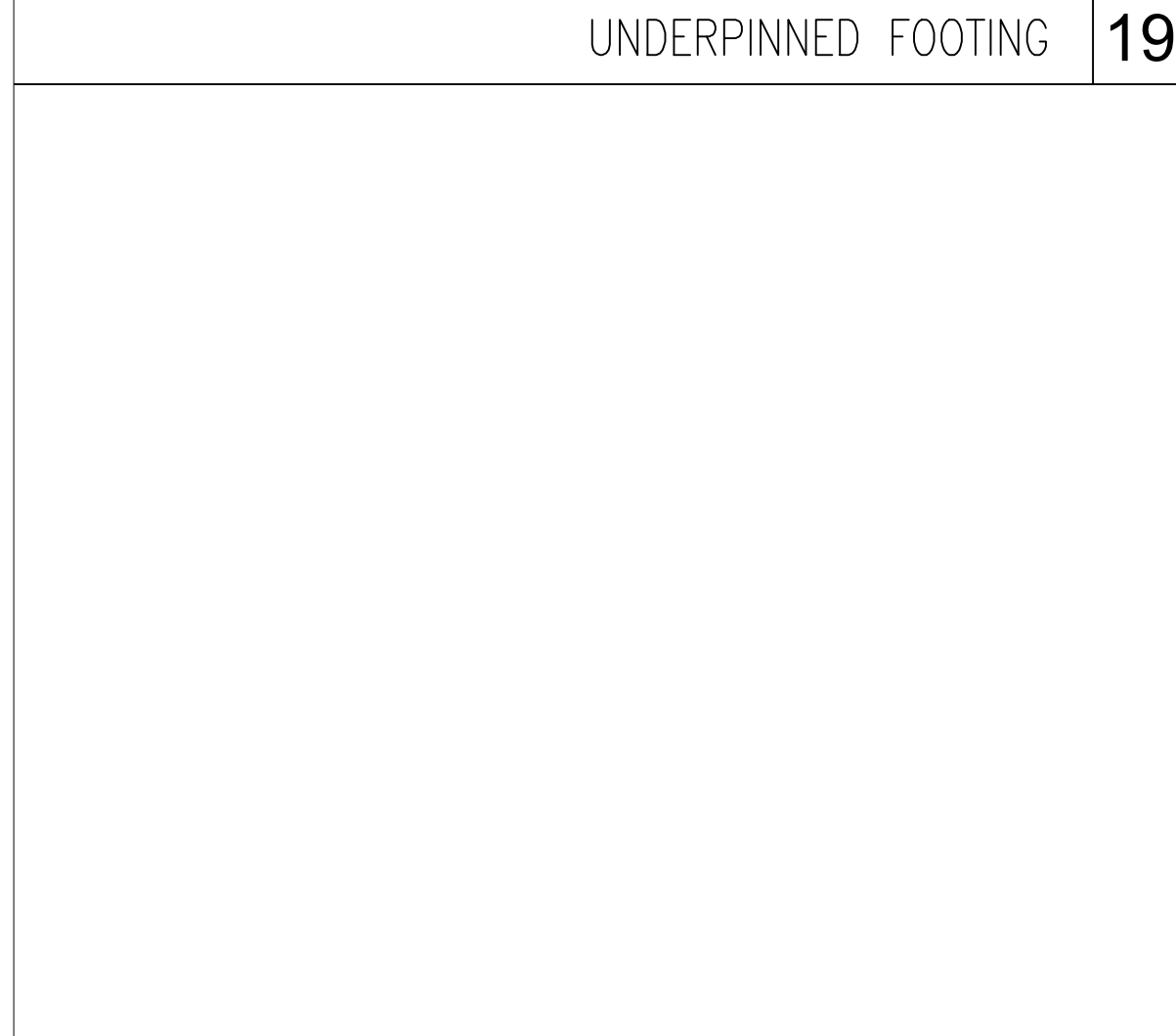
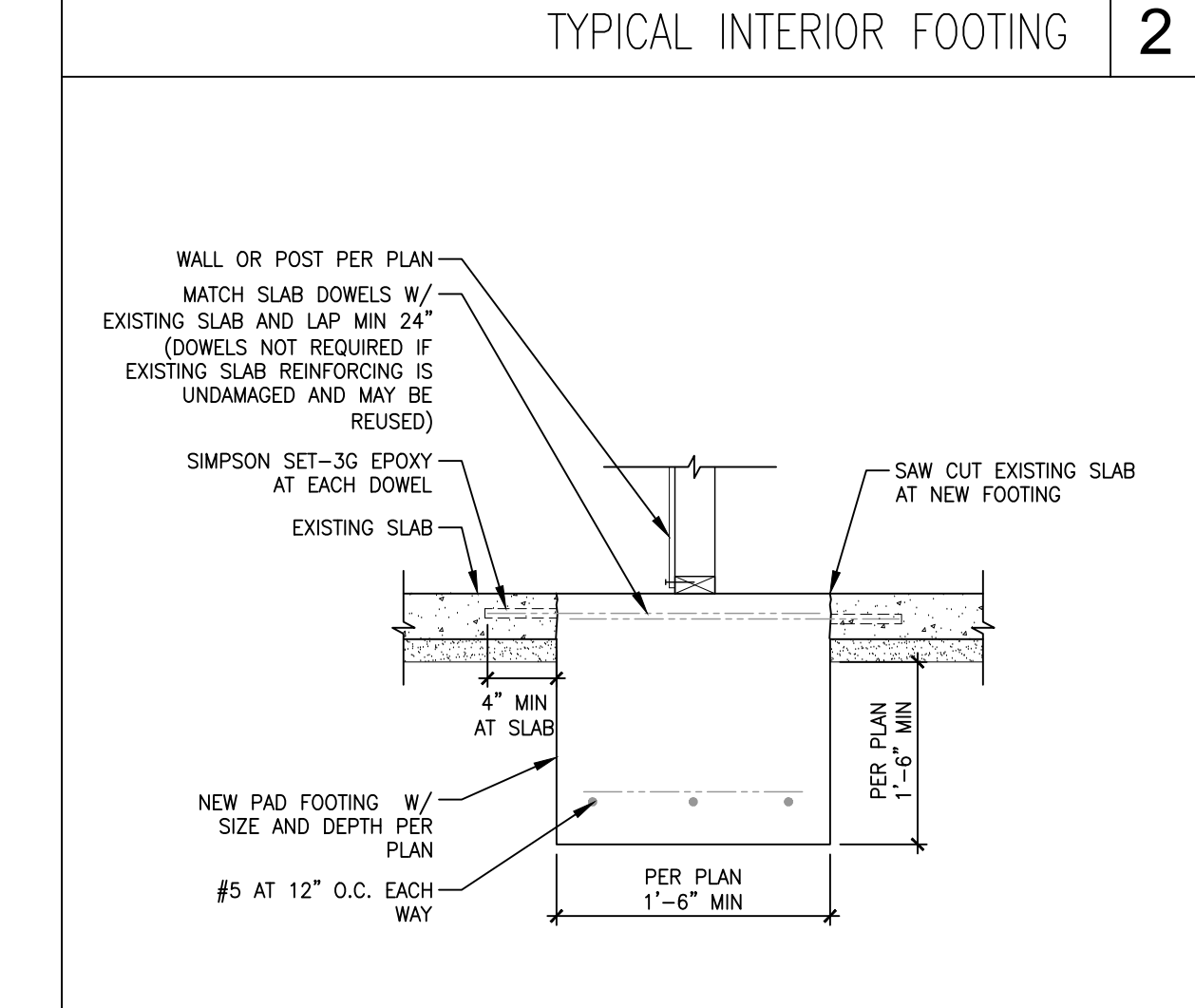
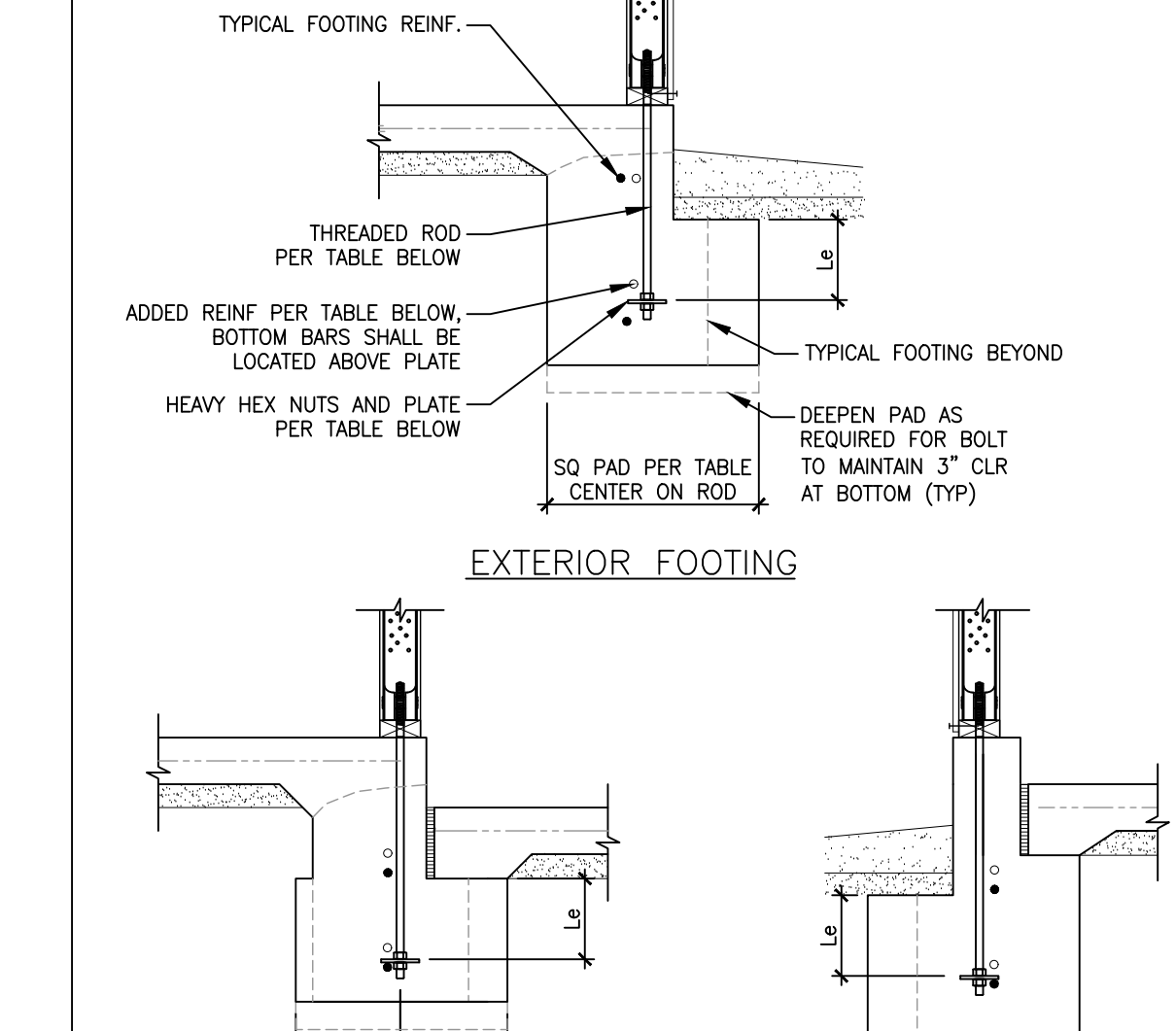
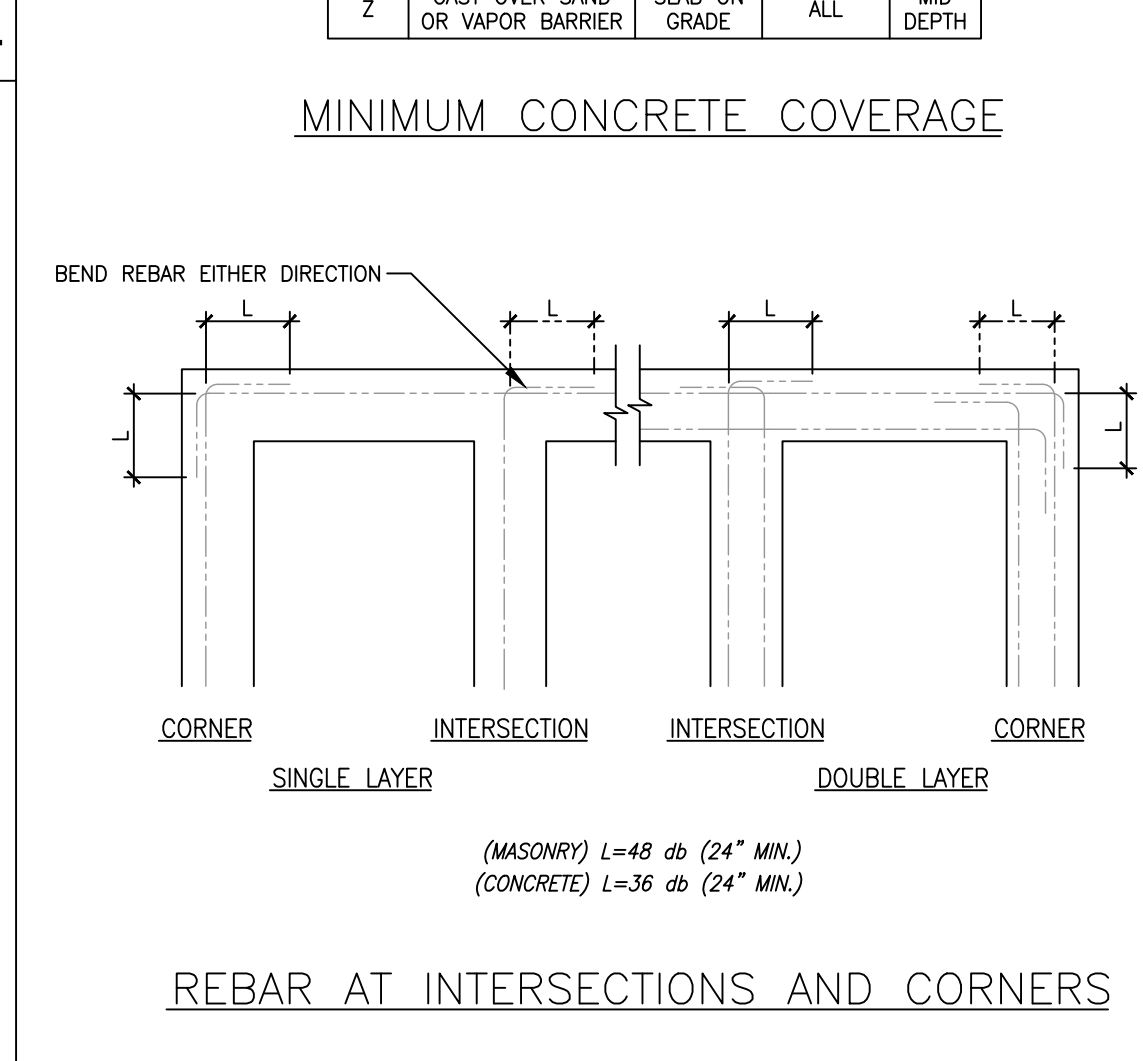
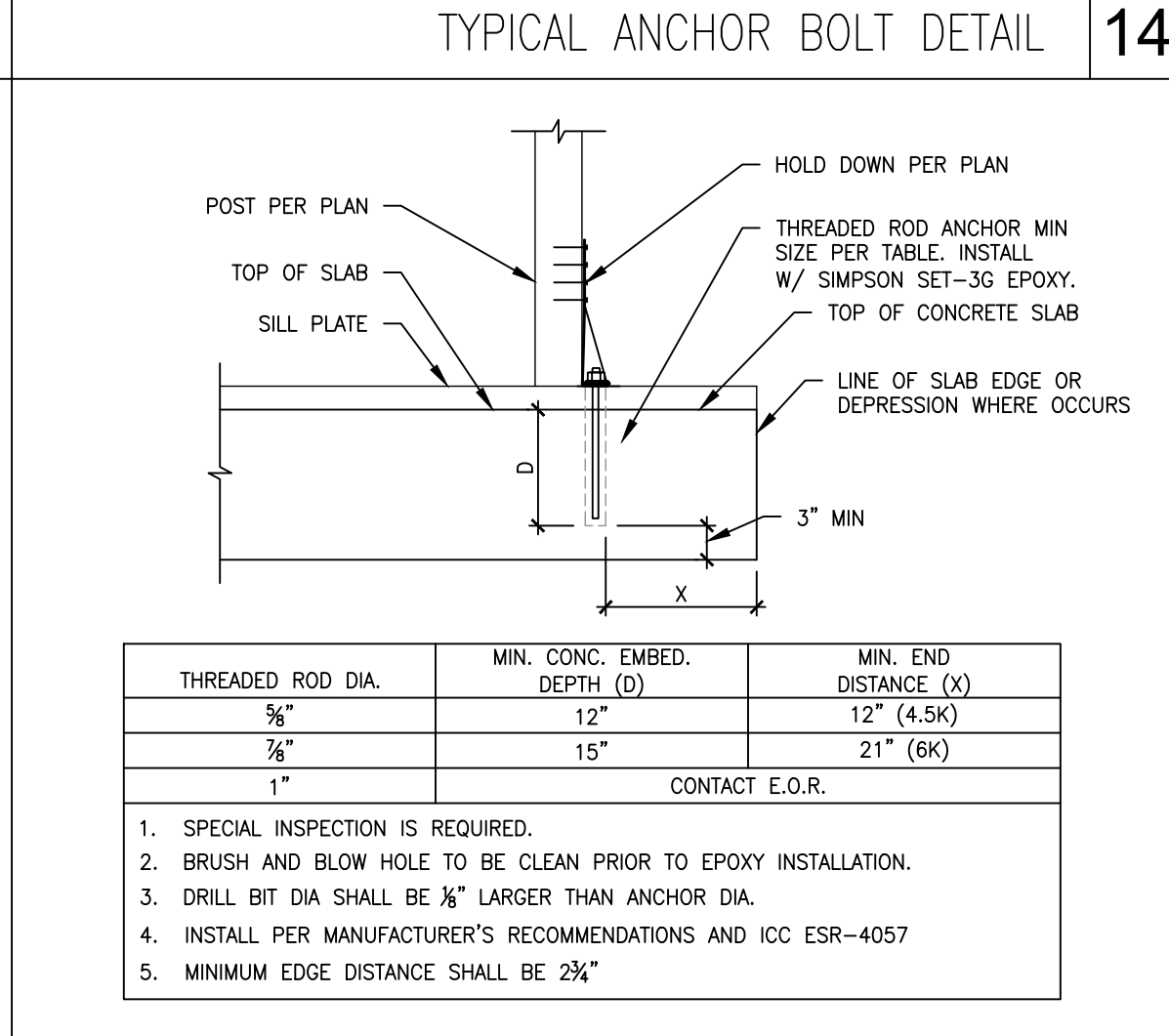
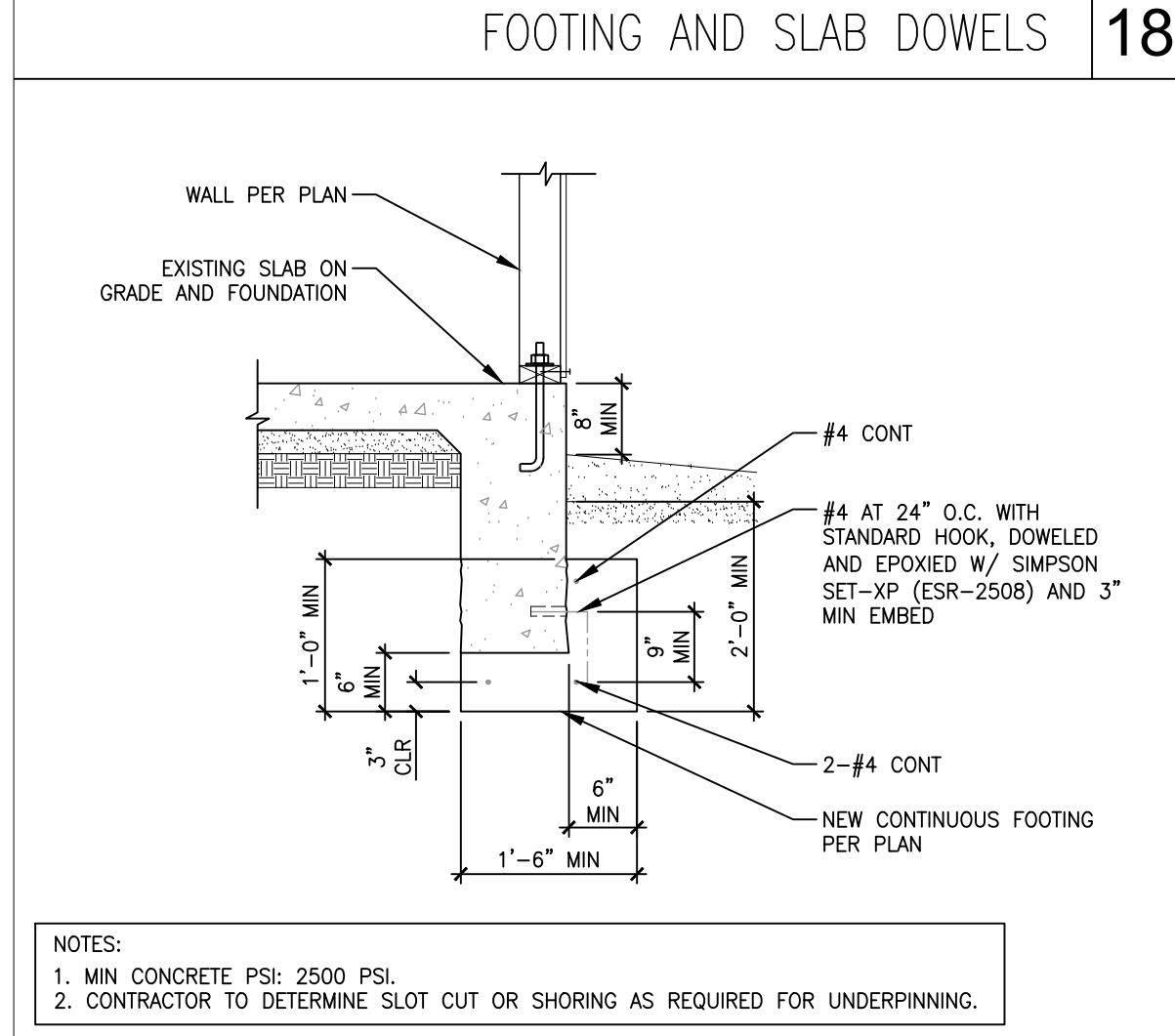
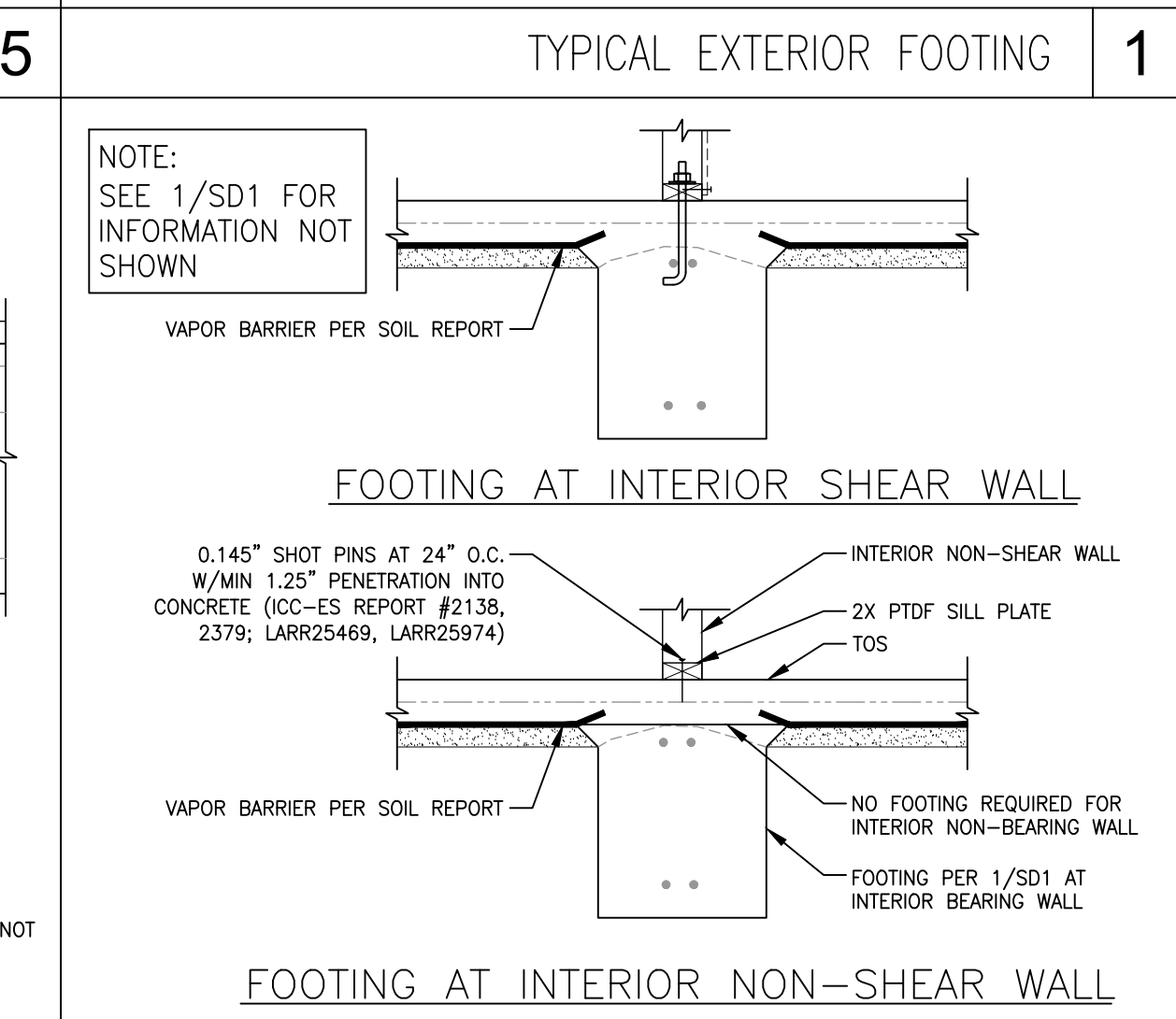
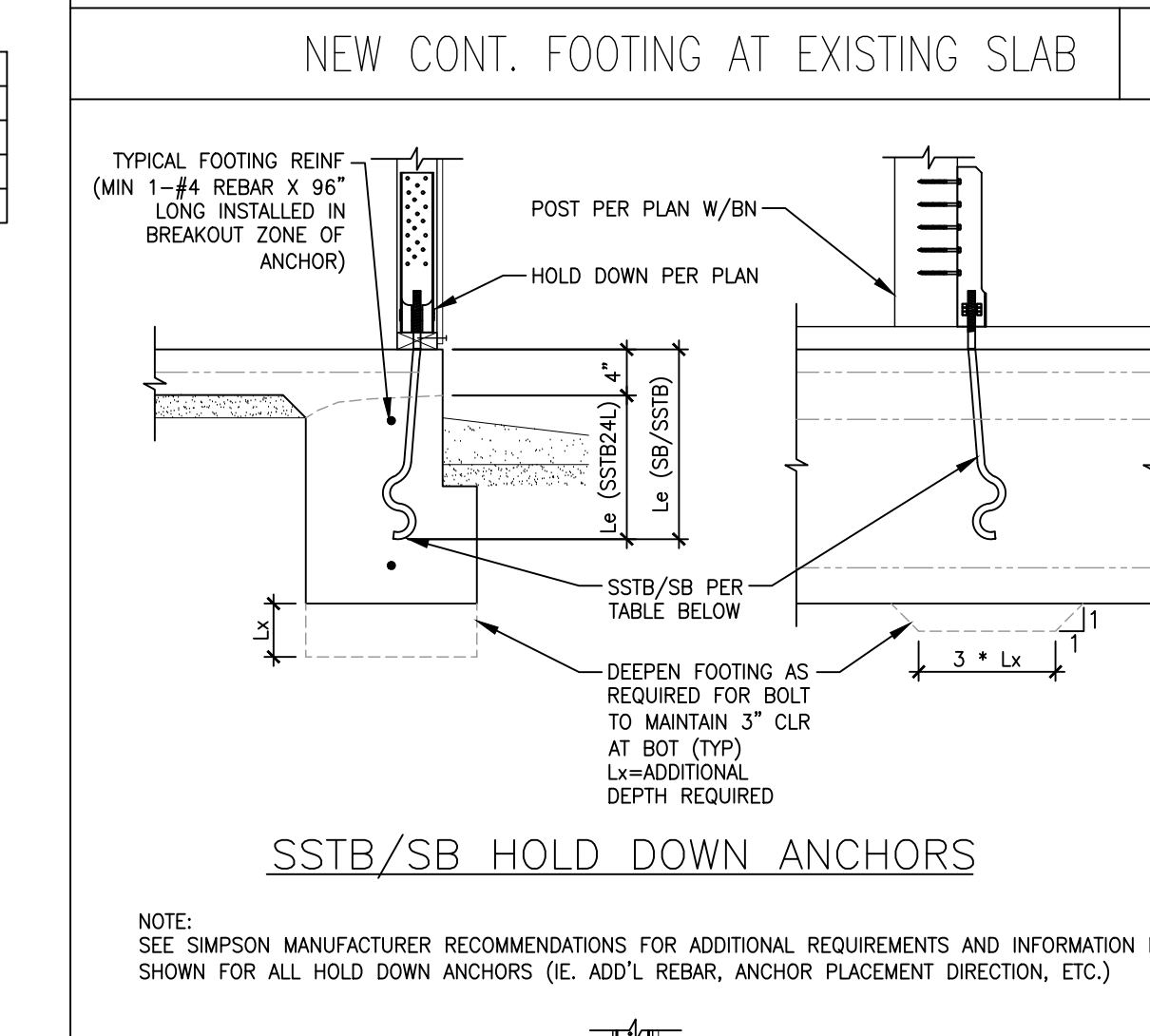
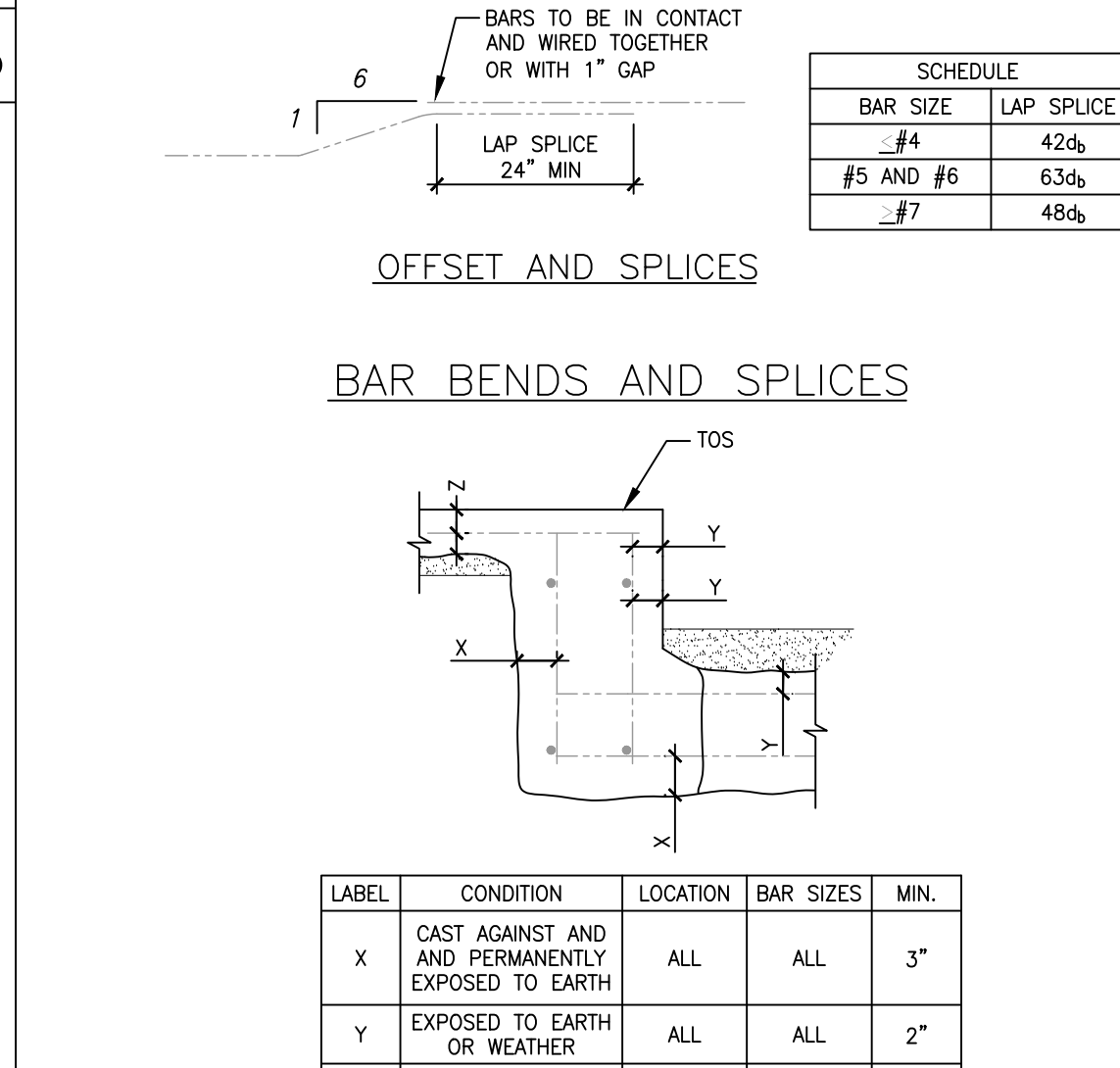
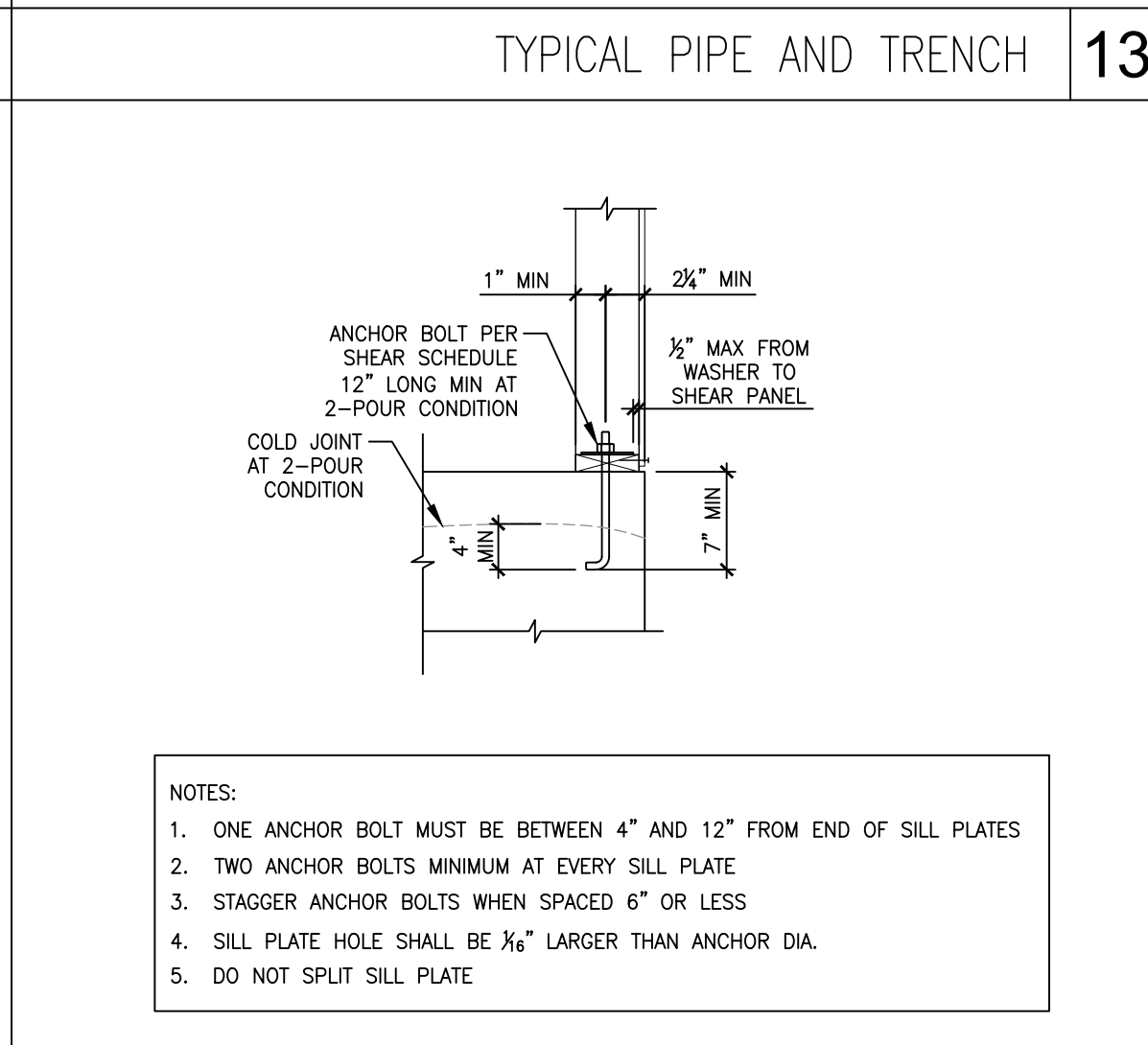
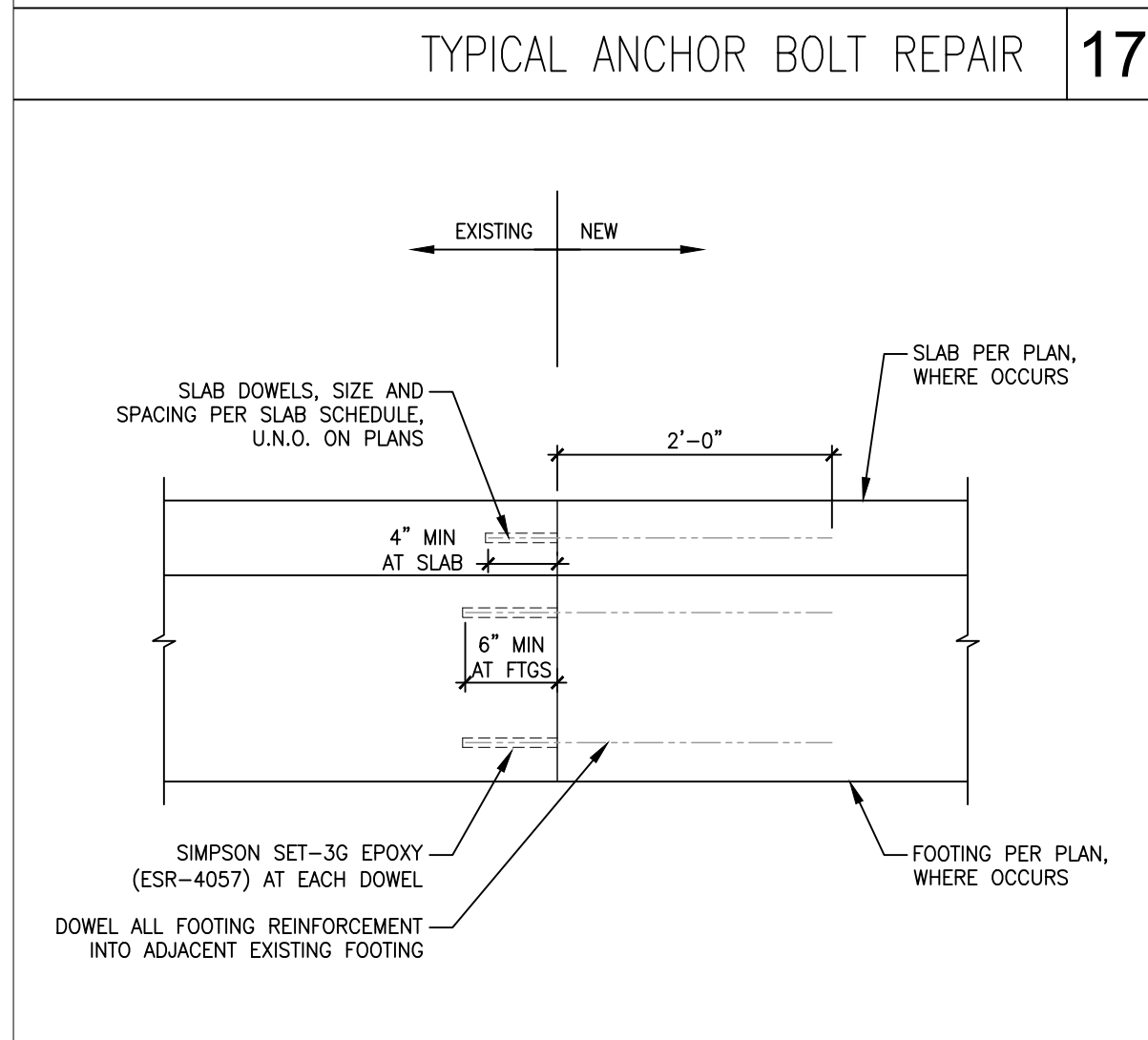
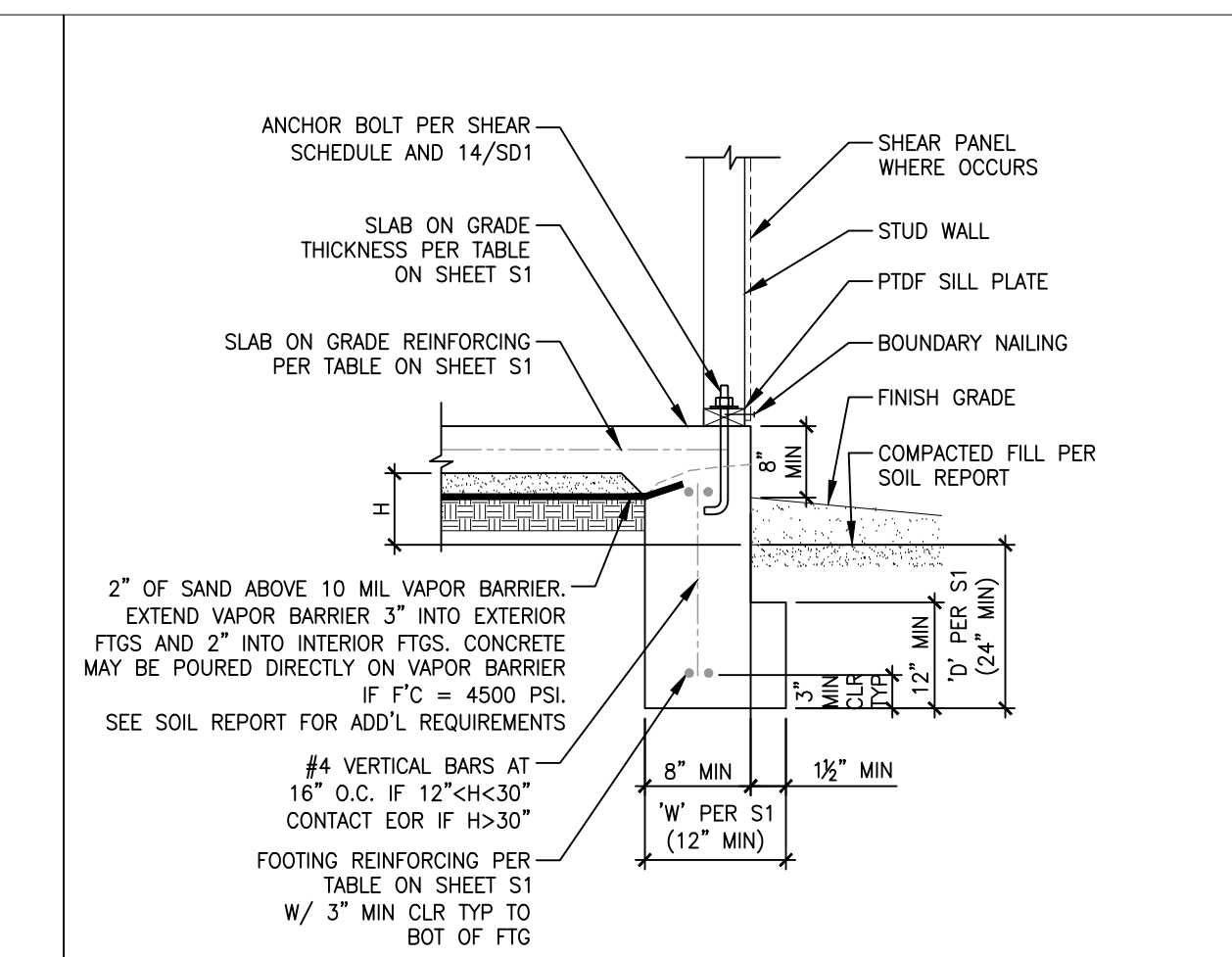
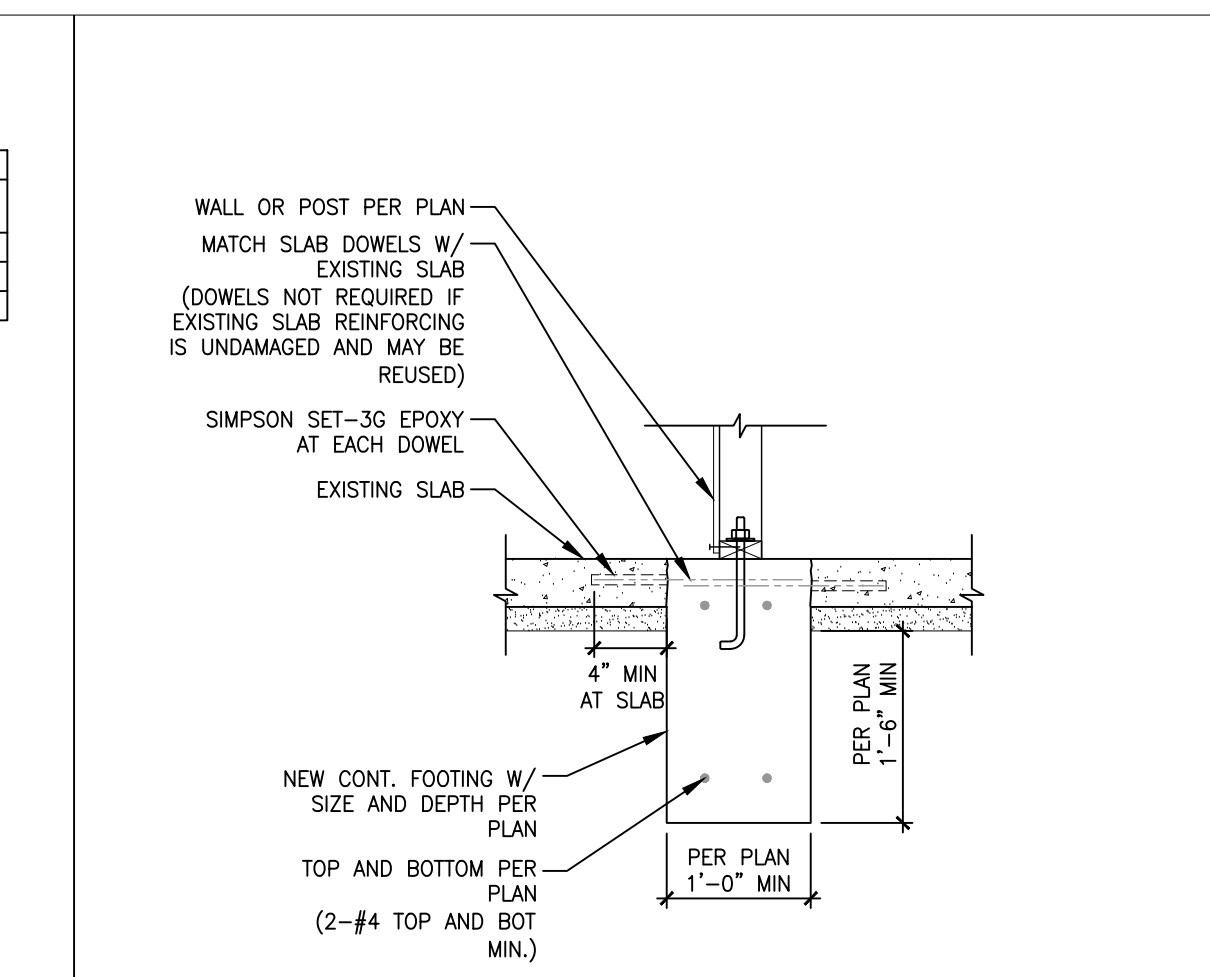
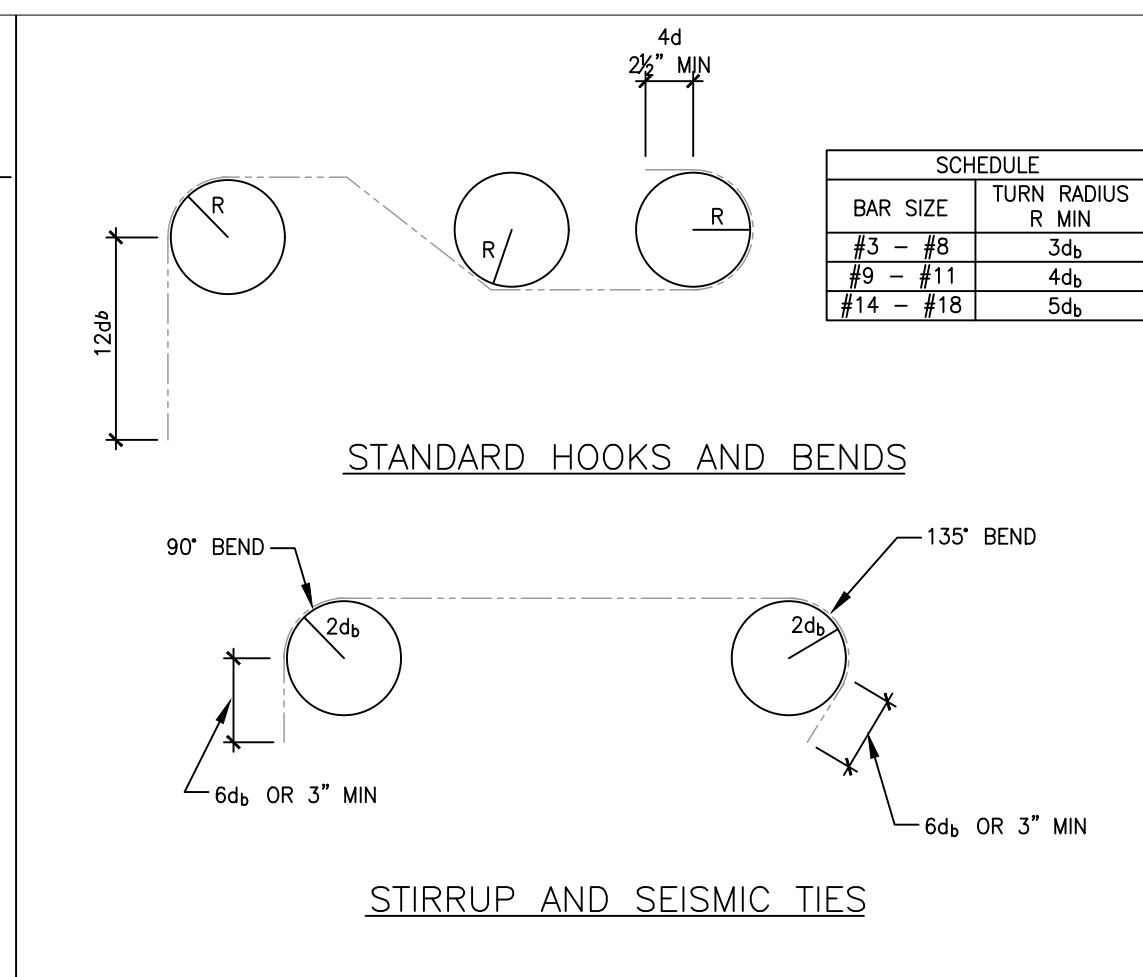
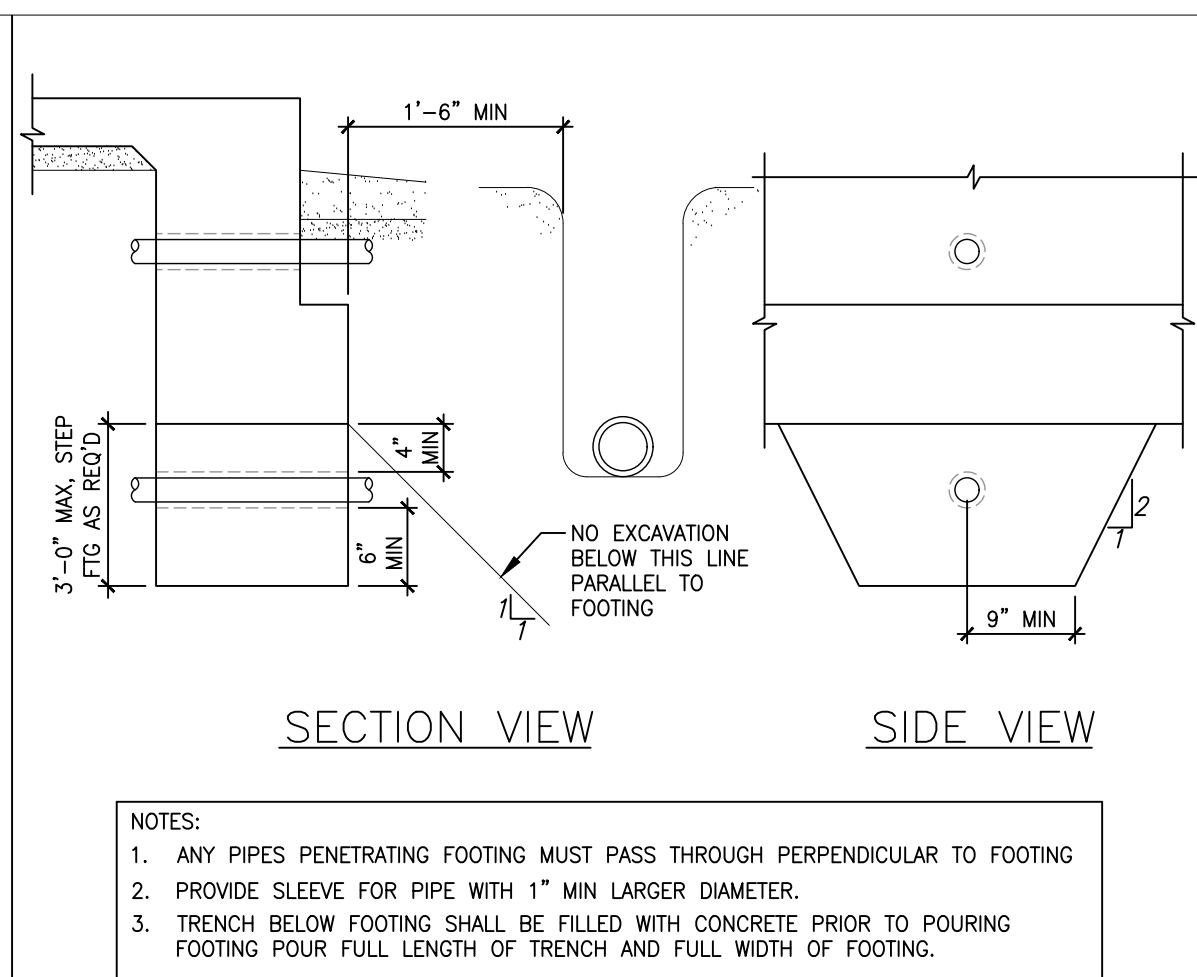
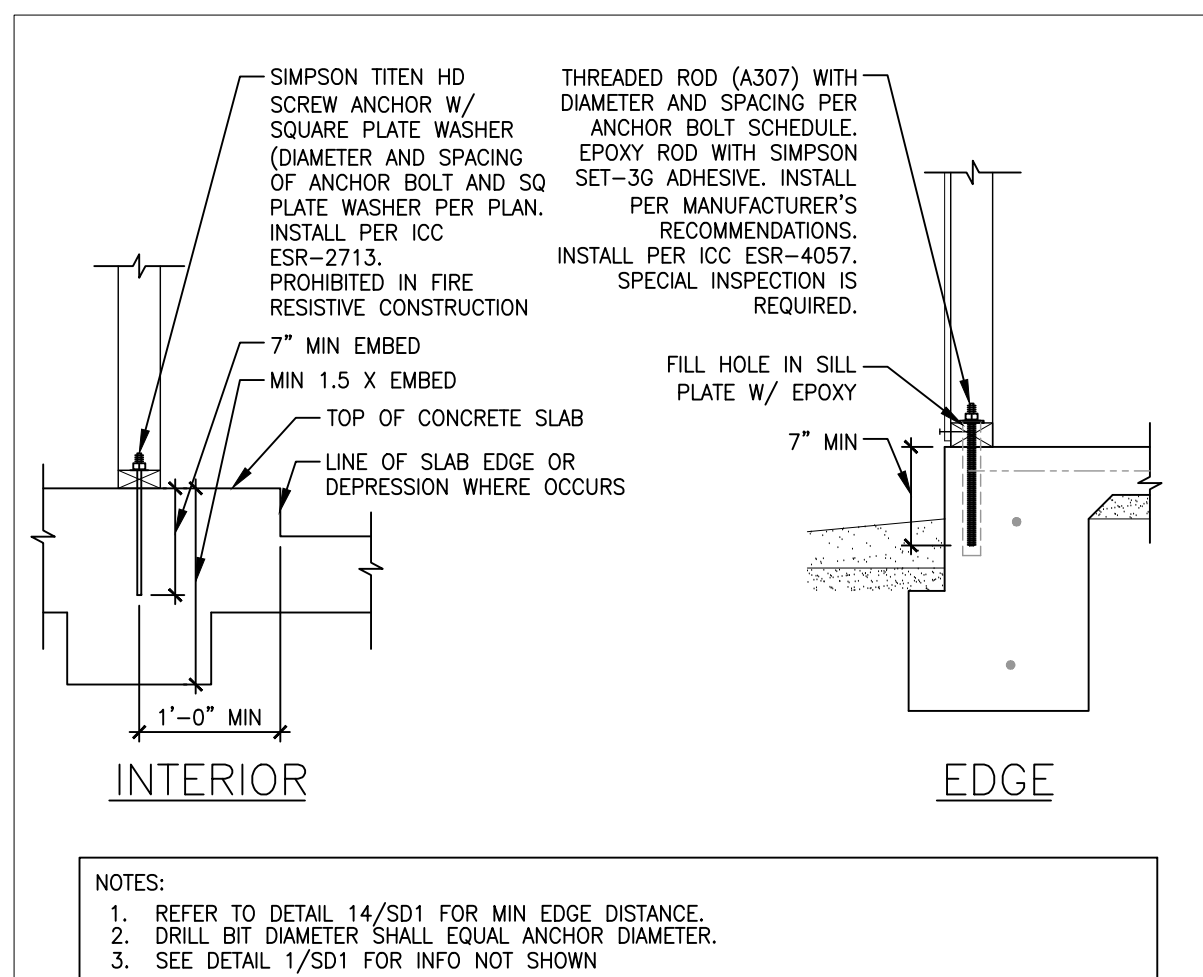
	NON-SHEAR	6	4	3	2
		B.C	A.B.C	A.B.C	A.B.C
FOOTNOTES					
CONSTRUCTION					
APA RATED STRUCT 1 SHEATHING	N/A	15/32"	15/32"	15/32"	15/32"
BOUNDARY / EDGE NAILING	N/A	10d @ 6"	10d @ 4"	10d @ 3"	10d @ 2"
(COMMON NAILS)					
MUD SILL / UPPER FLOOR SOLE	2x2x	2x2x	3x2x	3x2x	3x2x
MIN. MEMBER ABOVE & BELOW WALL					
BLOCKING (INTERIOR)	TJI 110	TJI 110	1.5" LSL	1.5" LSL	1.5" LSL
RM (EXTERIOR OR INTERIOR)	1.5" LSL	1.5" LSL	1.5" LSL	1.5" LSL	1.5" LSL
CONTINUOUS JOIST (INTERIOR)	TJI 110	TJI 110	1.5" LSL	1.5" LSL	1.5" LSL
CONNECTOR SPACING (O.C.)					
12d	8"	4"	3"	2.25"	2"
16d	8"	4"	3"	2.25"	2"
ASB	46"	24"	17"	13"	10"
RBC	29"	14"	10"	8"	6"
LTP4	44"	23"	16	13"	9"
LTP5	36"	19"	13"	10"	8"
14" SDMS SCREWS W/ 1.75" MIN PENETRATION INTO RM	-	15"	10"	8"	6"
WALL CAPACITY (PLF)	N/A	313	470	611	800

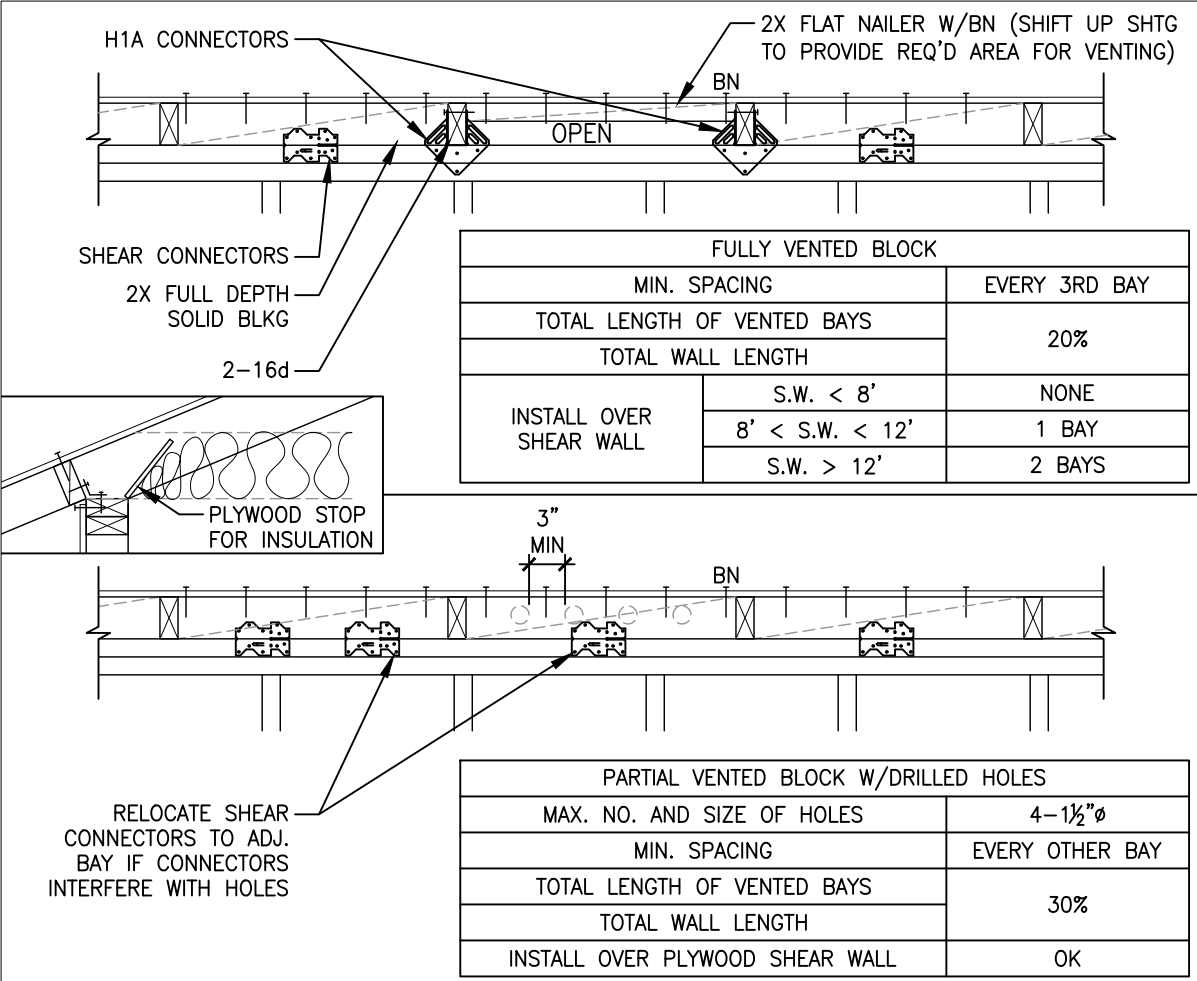
- GENERAL NOTES:
- ALL NAILING SHALL BE STAGGERED WHERE SPACING IS 4" OR LESS ON CENTER.
 - ALL FIELD NAILING SHALL BE 12" O.C.
 - USE THE "NON-SHEAR" CONNECTOR SCHEDULE AT ALL NON-SHEAR WALLS.
 - ALL SHEATHING EDGES SHALL BE BLOCKED.
 - NAILS SHALL BE PLACED NOT LESS THAN 1/2" EDGE DISTANCE FROM PANEL EDGES AND 3/8" FROM THE EDGE OF THE CONNECTING MEMBERS.
 - PANELS EDGES SHALL BE STAGGERED ON ALTERNATING STUDS WHEN SHEAR WALL IS SHEATHED ON BOTH SIDES.
- FOOTNOTES:
- FRAMING AT ADJOINING PANEL EDGES SHALL BE 3-INCH NOMINAL OR WIDER (ALTERNATIVELY, 2-2X STUDS MAY BE USED IF THEY ARE STITCHNAILED TOGETHER AT SHEAR WALL EDGE NAILING).
 - APA STRUCT 1 RATED SHEATHING
 - PERIODIC SPECIAL INSPECTION IS REQUIRED FOR NAILING, BOLTING, ANCHORING AND OTHER FASTENING OF COMPONENTS OF THE SHEAR WALL PER 1705.12.2, EXCEPT FOR WHERE THE FASTENER SPACING OF THE SHEATHING IS EQUAL TO OR MORE THAN 4" ON CENTER AND OCCUPANCIES IN GROUP R-3 AND OCCUPANCIES IN GROUP U THAT ARE ACCESSORY TO A RESIDENTIAL OCCUPANCY, INCLUDING BUT NOT LIMITED TO THOSE LISTED IN SECTION 312.1



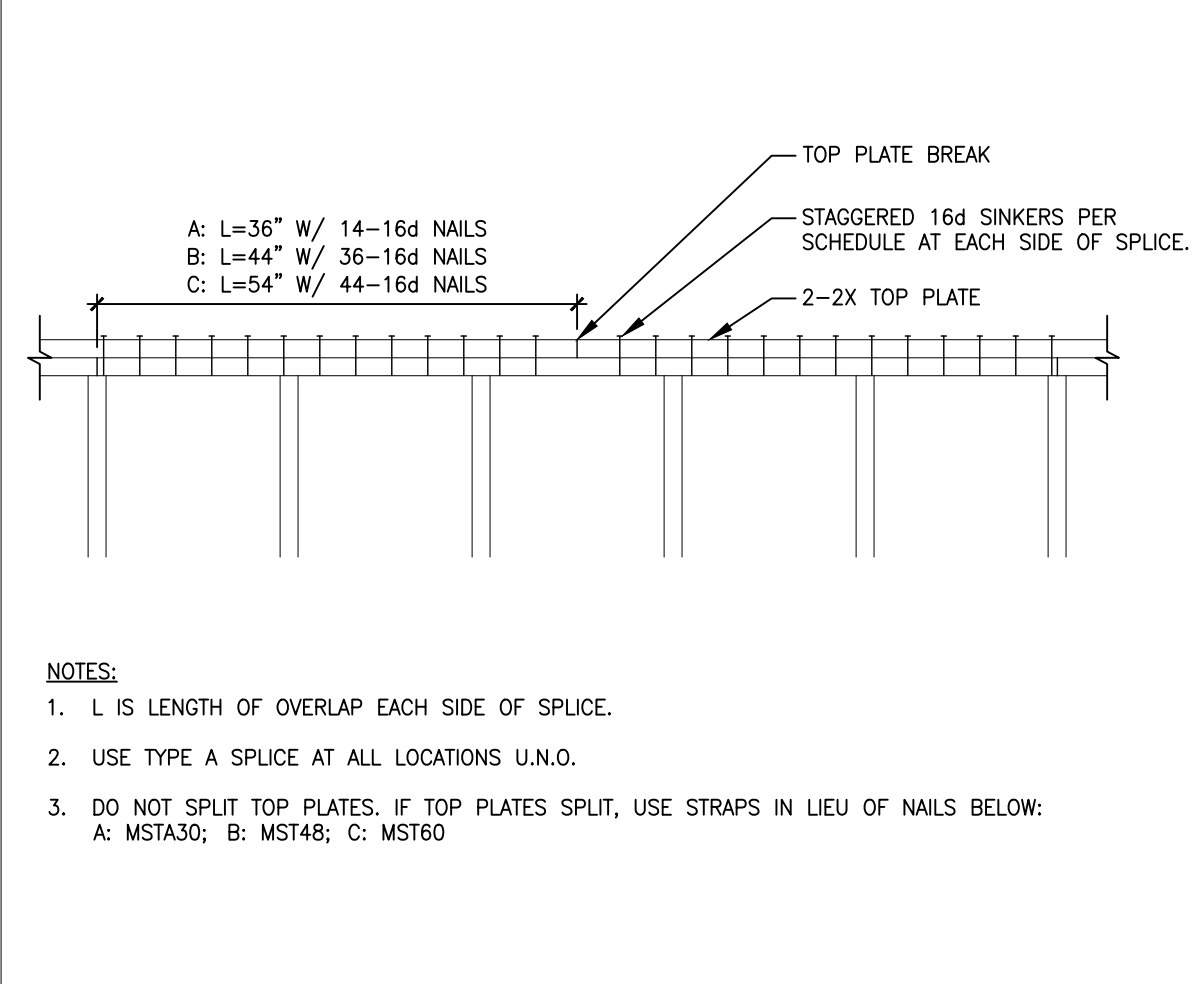
ROOF FRAMING PLAN

SCALE: 1/4"=1'

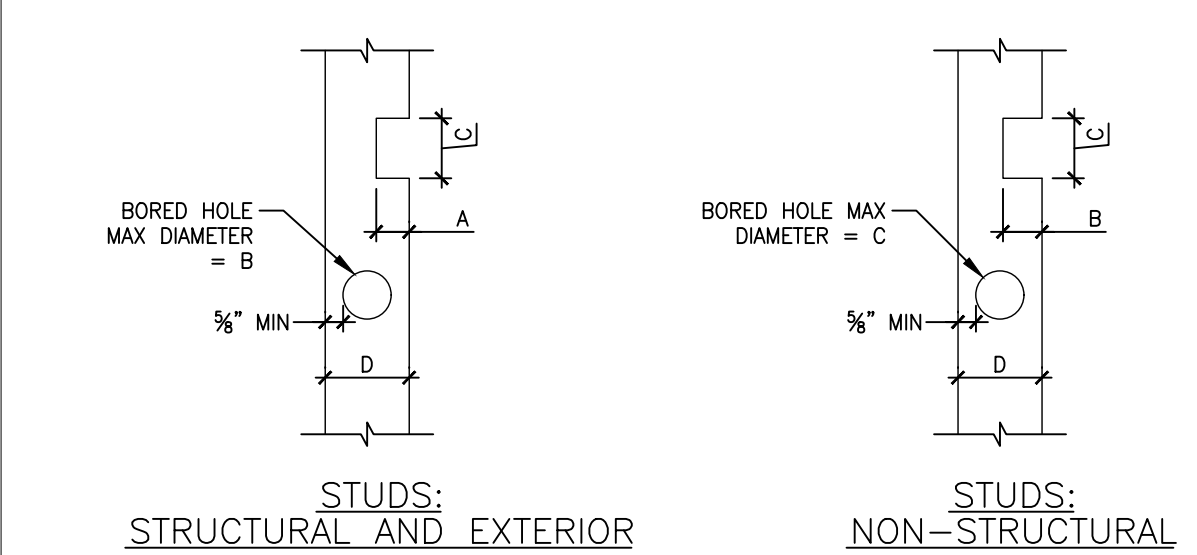
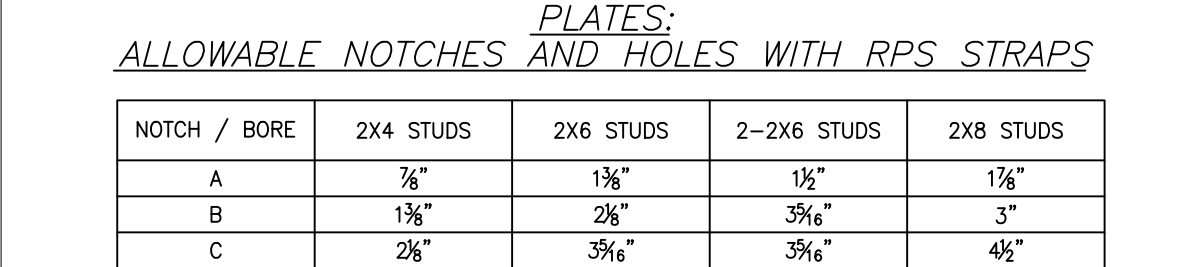
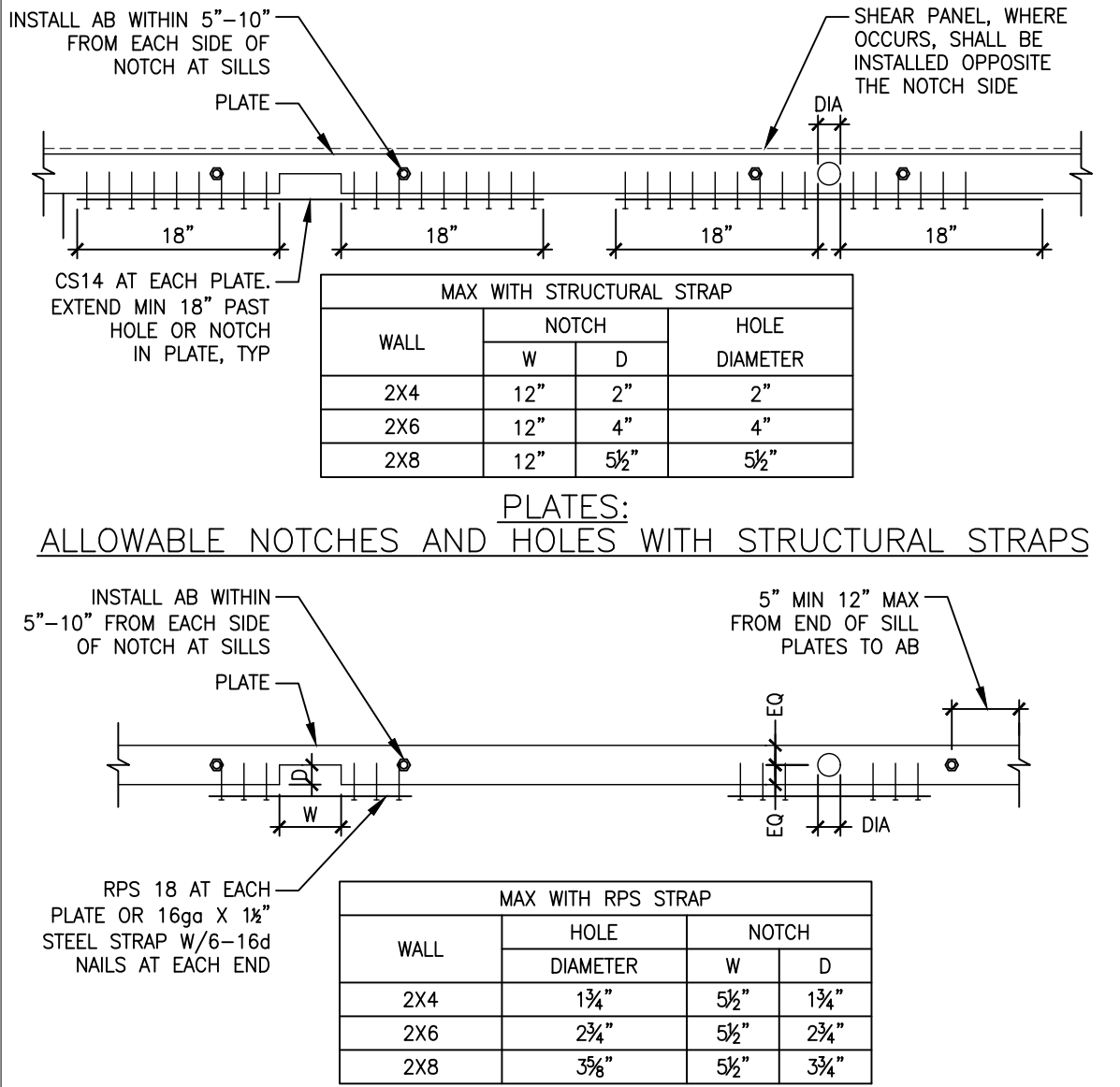




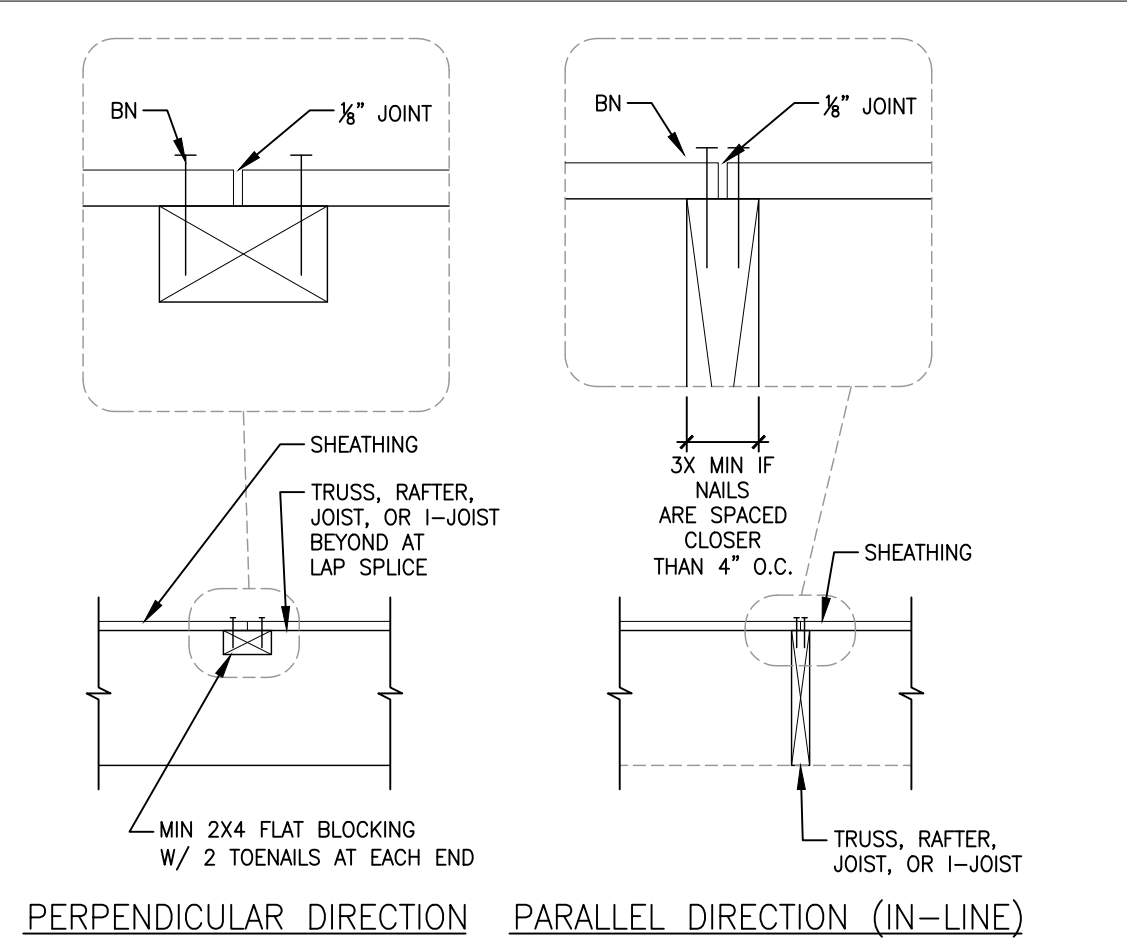
VENTED EAVE BLOCKS 17



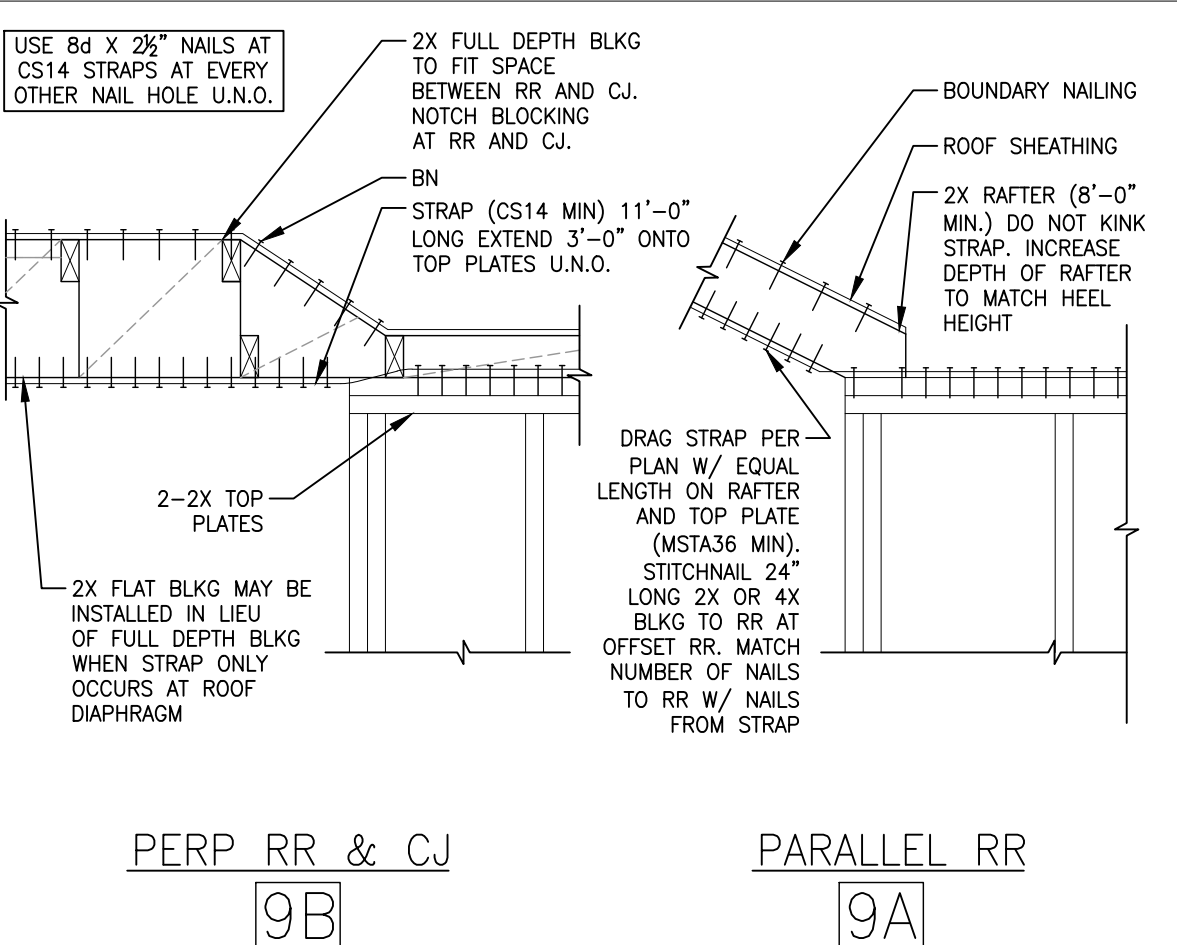
TYPICAL TOP PLATE SPLICE 18



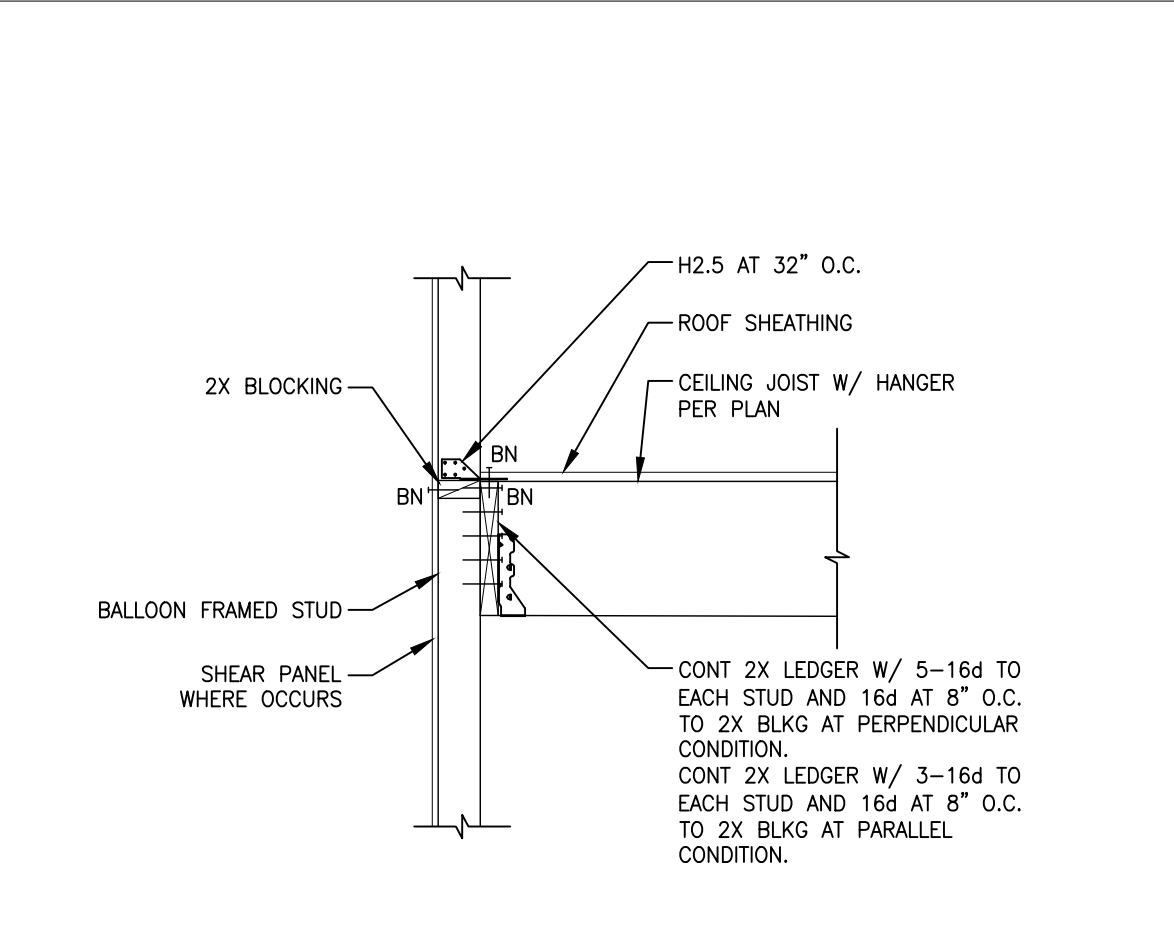
TYPICAL STRUCTURAL WALL FRAMING 12



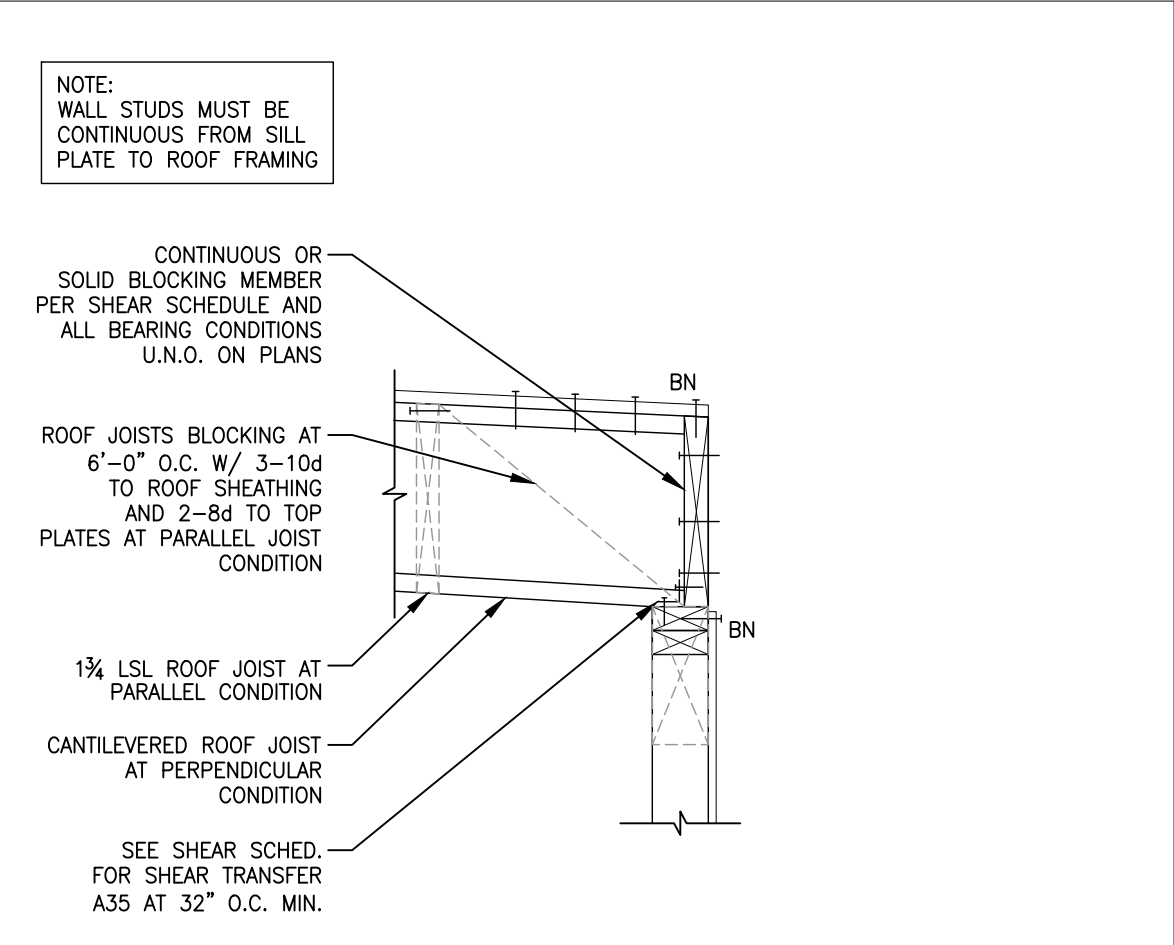
BLOCKING AT HORIZONTAL SHEATHING EDGES 13



TYPICAL POST AND BEAM CONNECTIONS 10



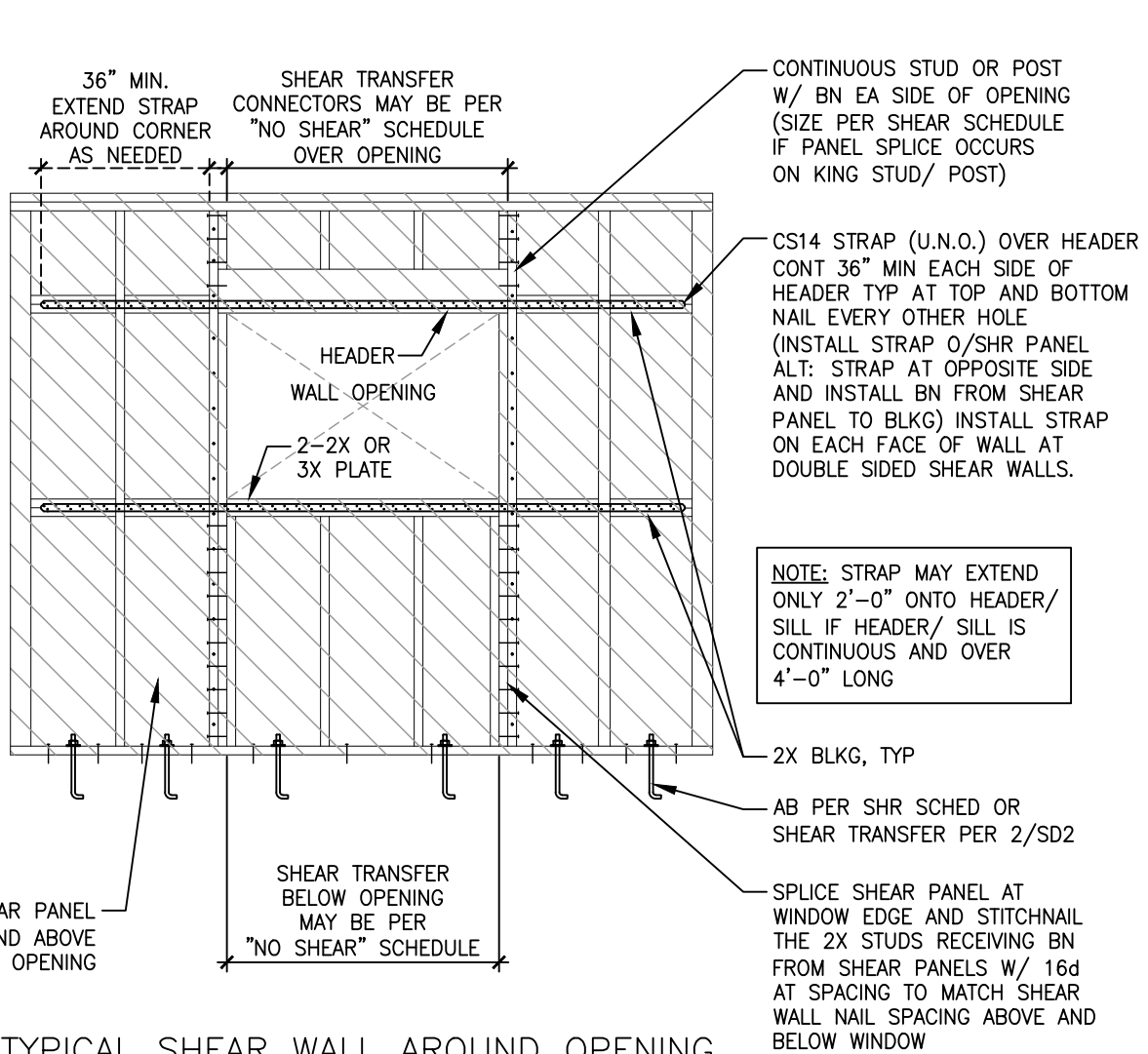
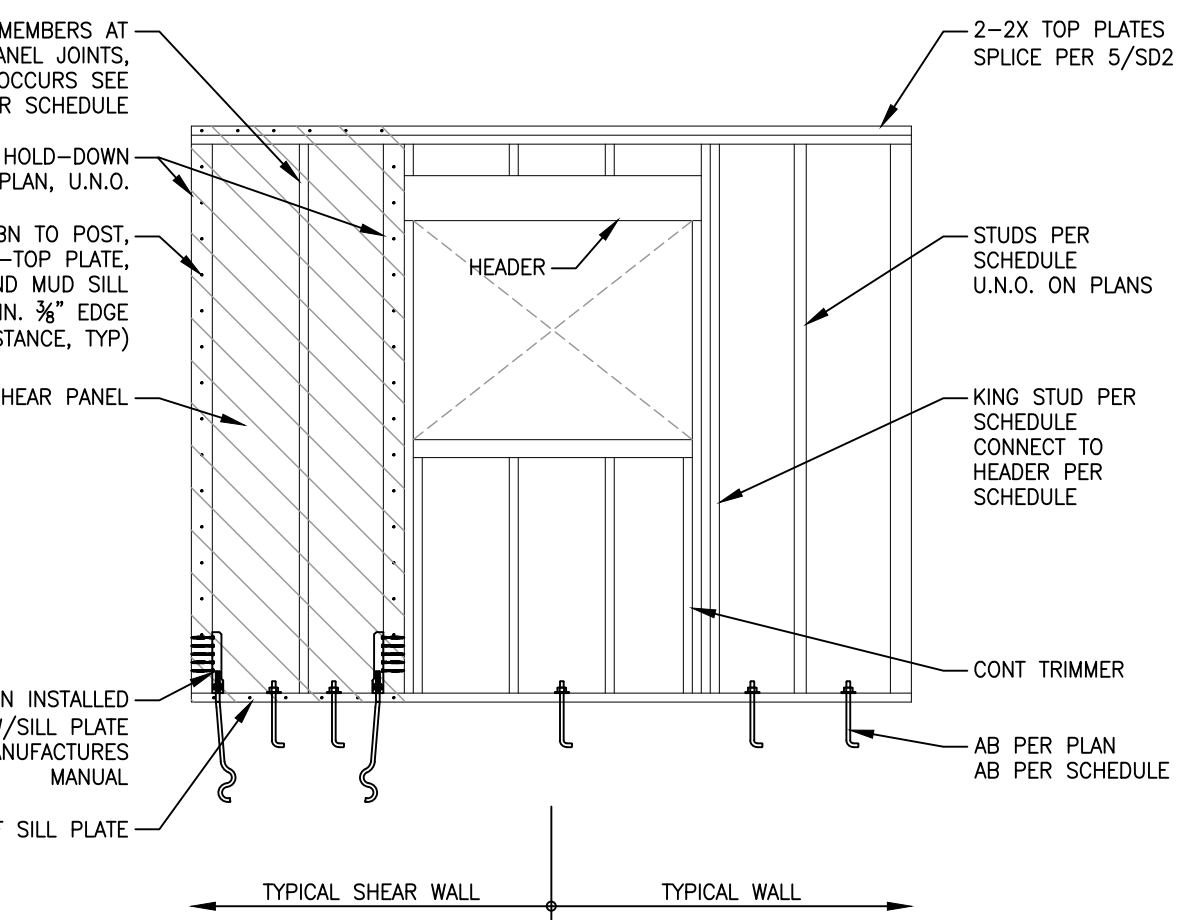
LEDGER AT BALLOON FRAMED STUDS 5



ROOF JOIST AT EXTERIOR WALL 1



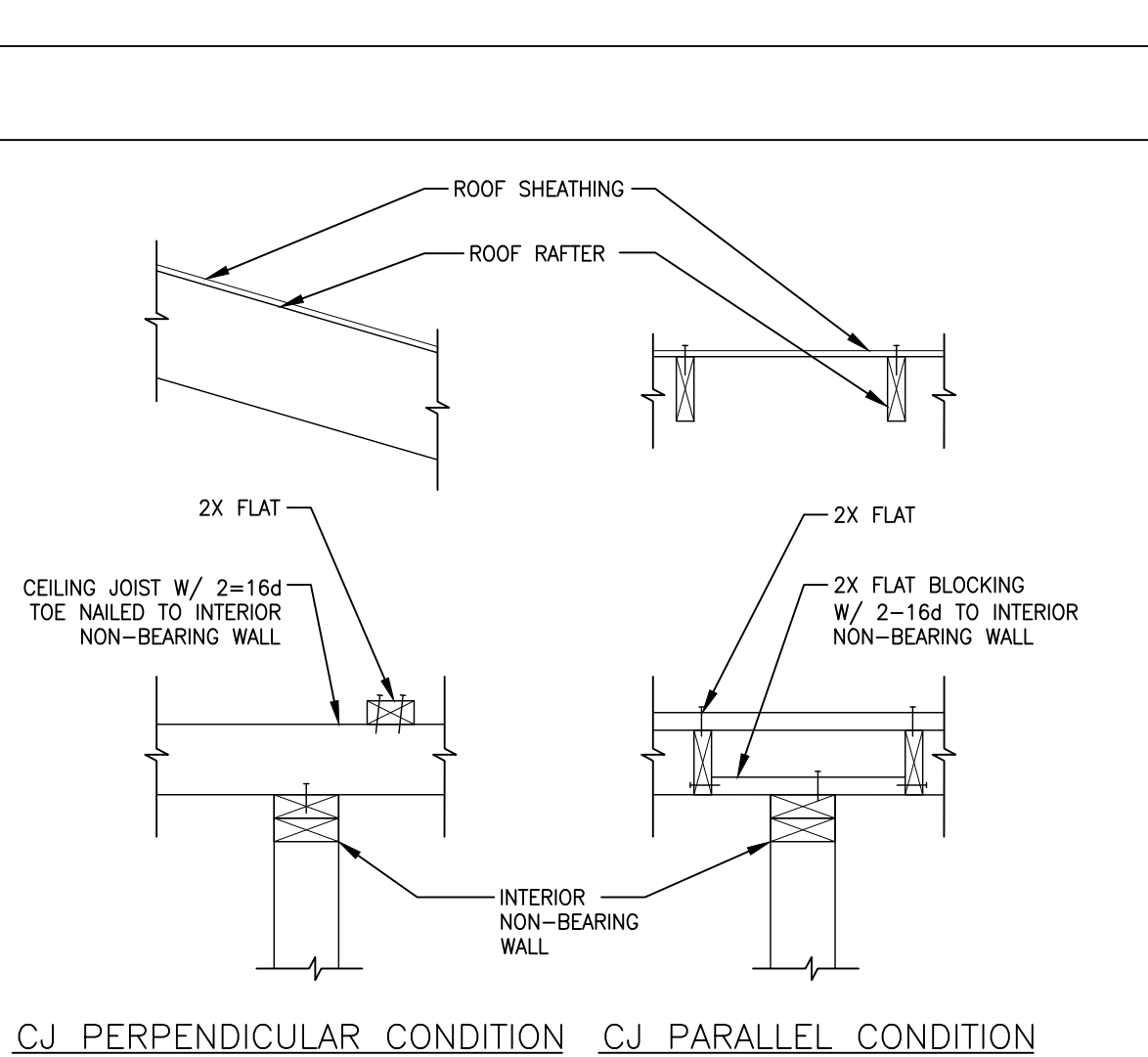
TYPICAL TOP PLATE SPLICE 18



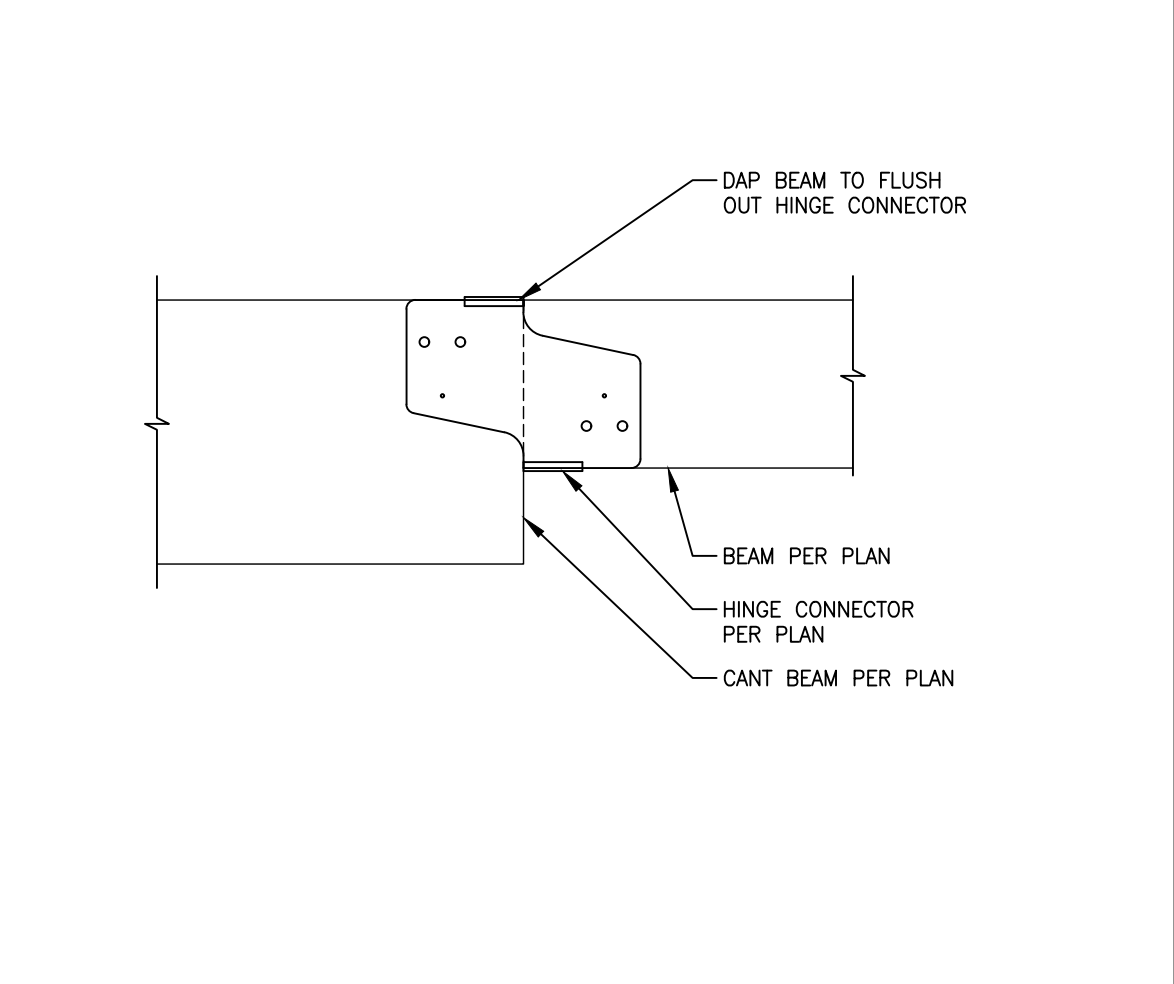
TYPICAL STRUCTURAL WALL FRAMING 12



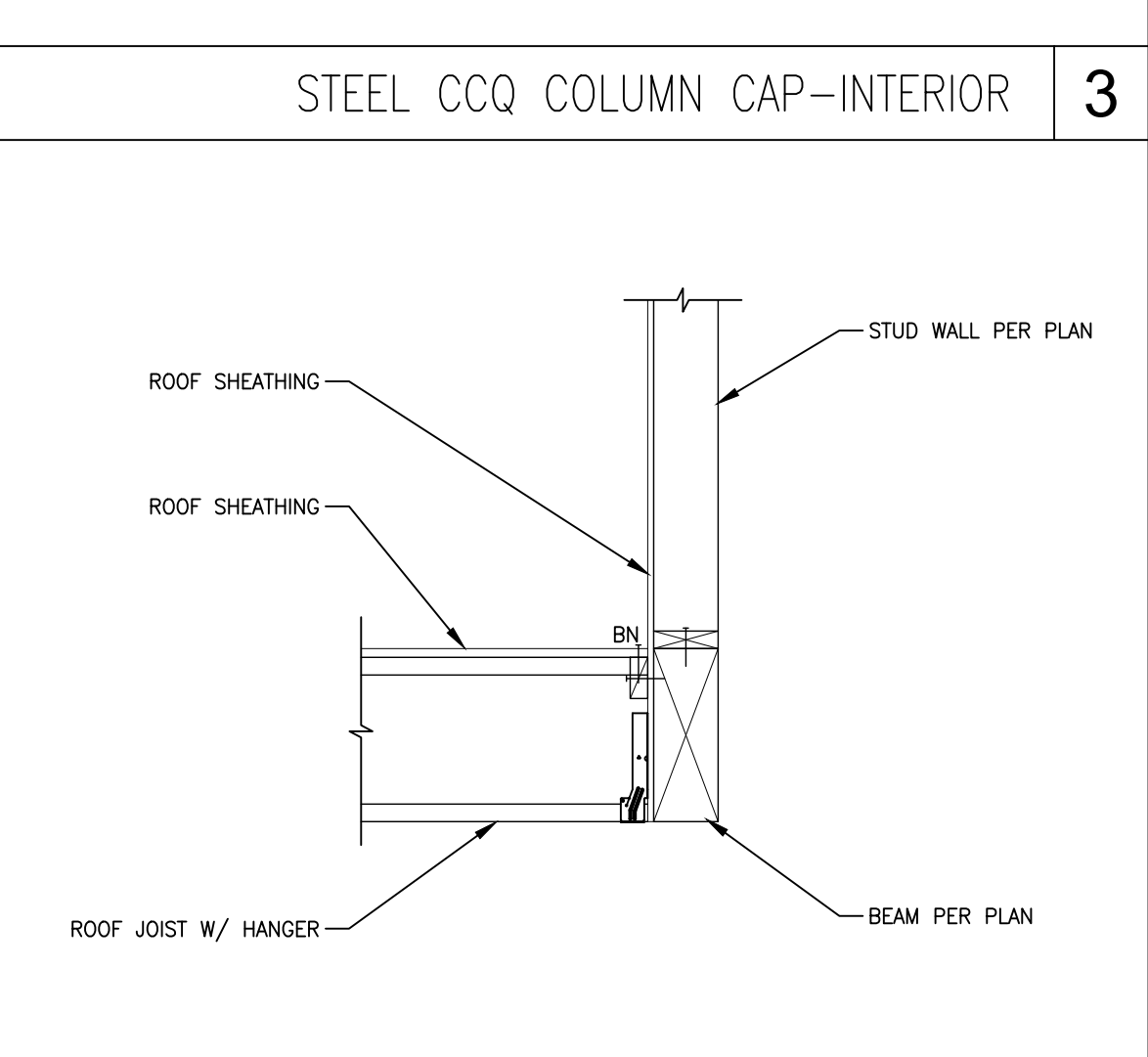
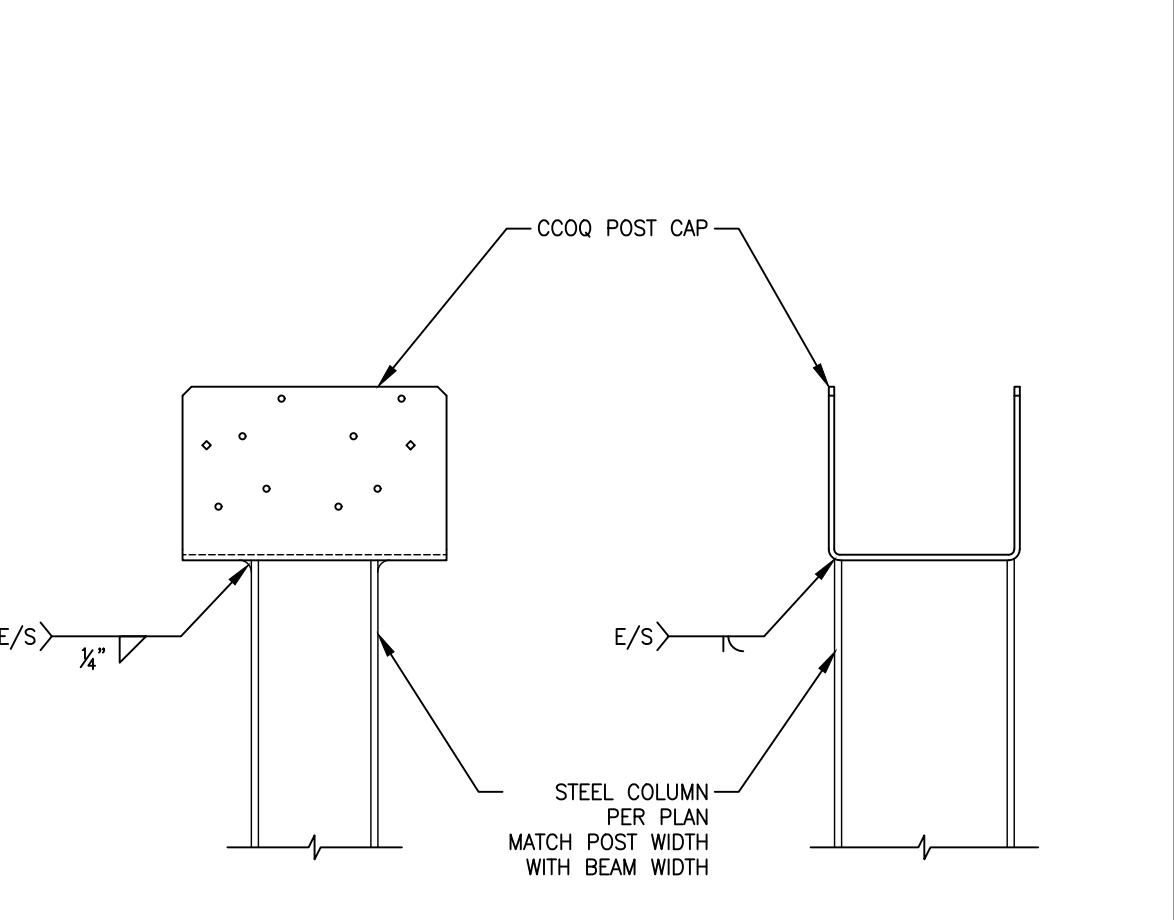
TYPICAL POST AND BEAM CONNECTIONS 10



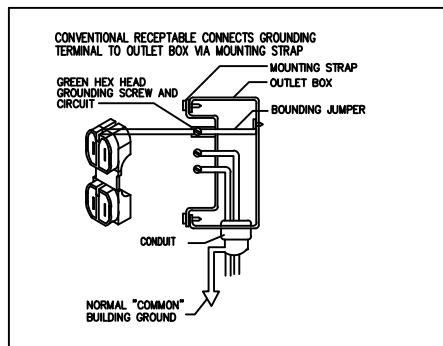
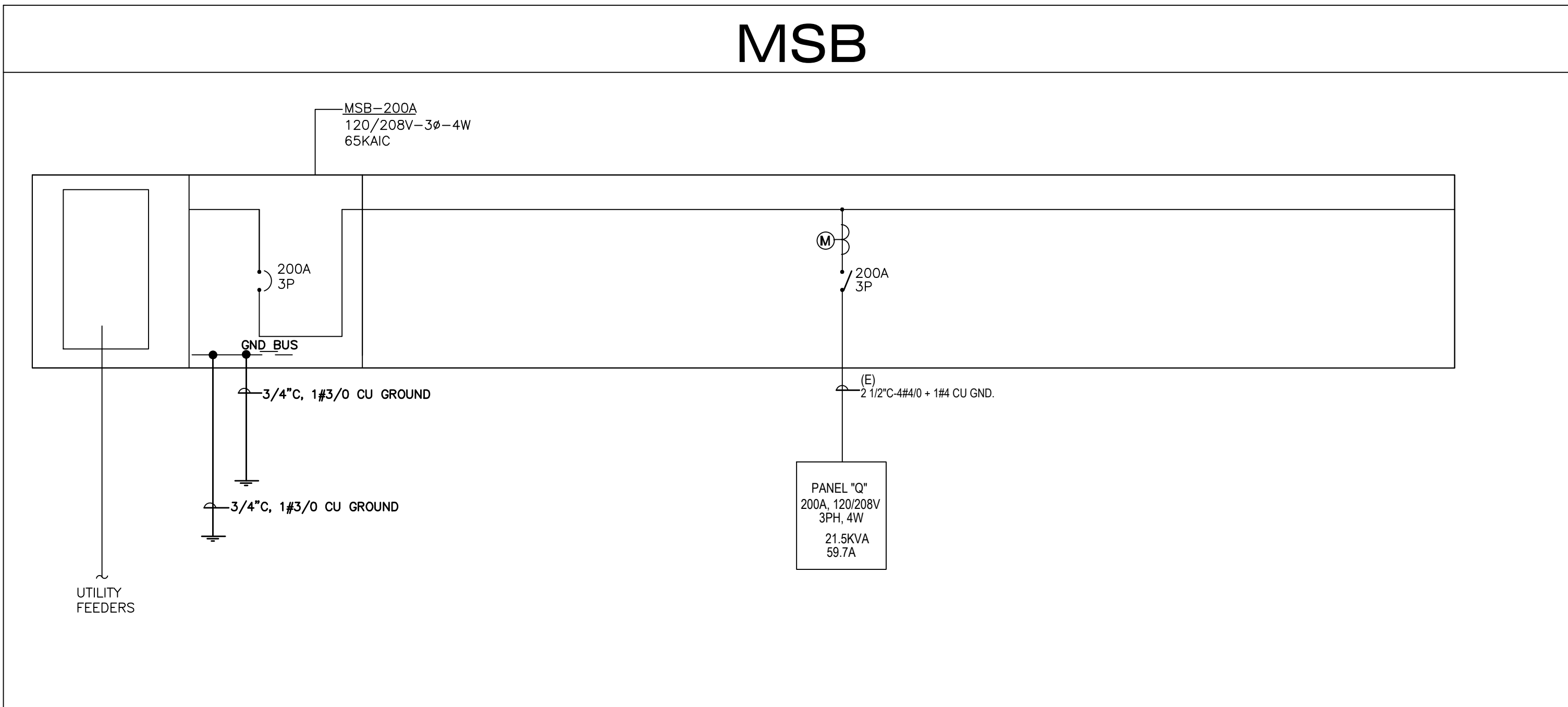
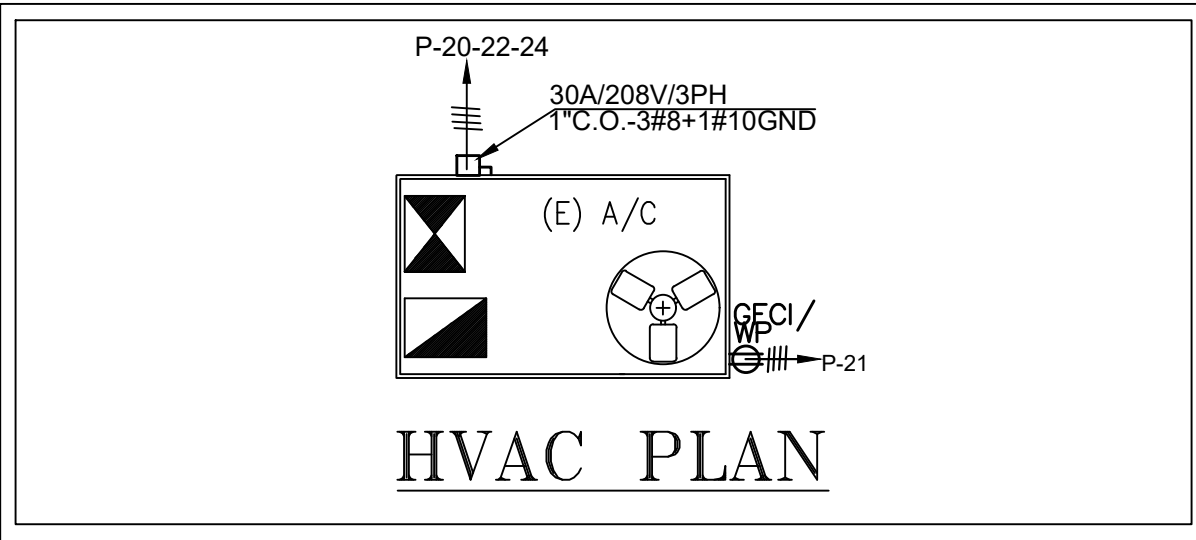
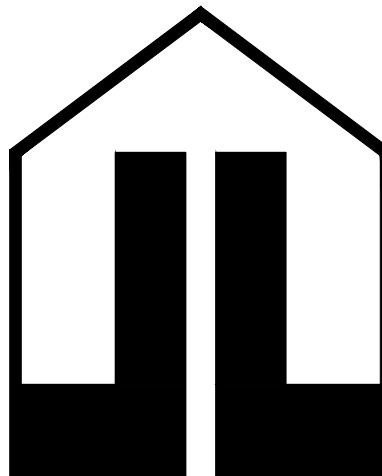
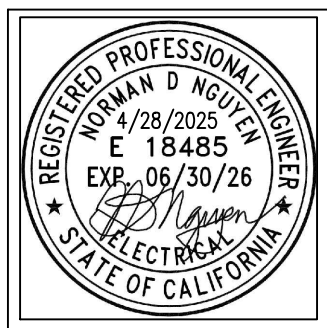
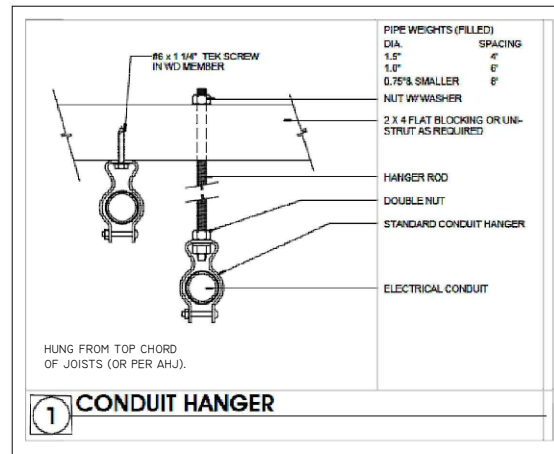
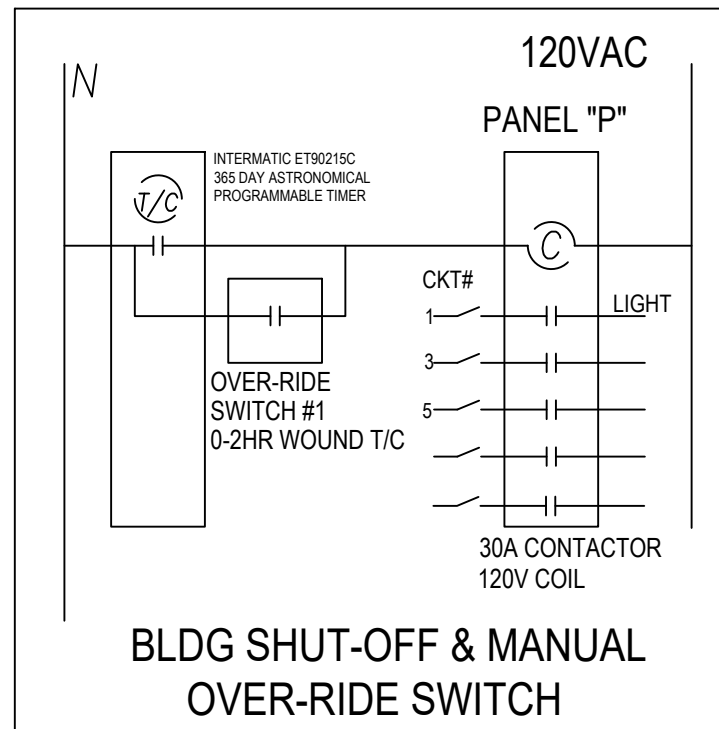
TYP. NON-BEARING INTERIOR WALL BRACING 8



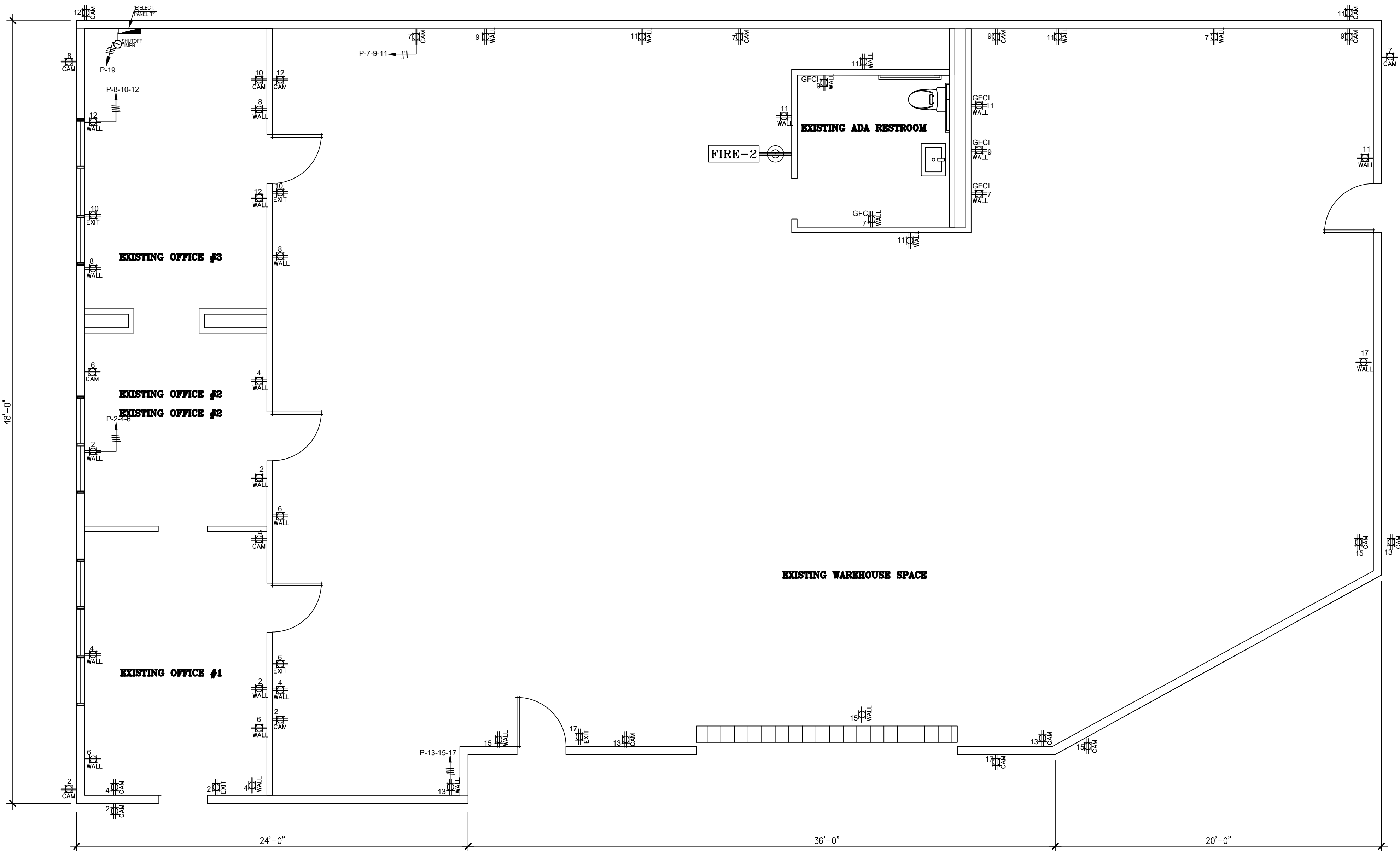
TYPICAL POST AND BEAM CONNECTIONS 10



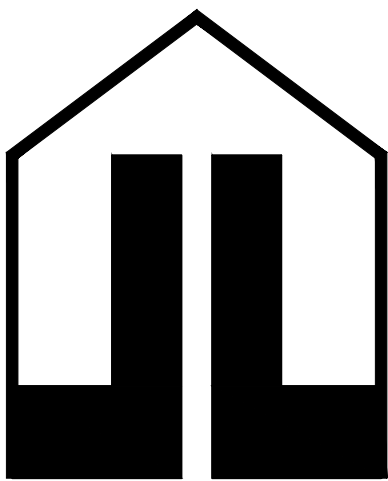
ROOF RAFTER AT FLOOR FRAMING 4

<div>GENERAL NOTES</div> <div><div><div>1. ELECTRICAL WORK SHALL COMPLY WITH THE 2022 CALIFORNIA ELECTRICAL CODE.</div><div>2. ELECTRICAL CONTRACTOR (E.C.) TO PROVIDE ALL LABOR, MATERIALS AND EQUIPMENT REQUIRED TO EXECUTE WORK PER NEC AND ALL APPLICABLE ELECTRICAL CODES IN FORCE AT THE TIME OF PROJECT COMPLETION.</div><div>3. E.C. TO VERIFY TYPE OF POWER SERVICE AVAILABLE (UNDERGROUND OR OVERHEAD) AND MAXIMUM SHORT CIRCUIT CURRENT PRIOR TO SUBMITTING A PROPOSAL.</div><div>4. E.C. TO VERIFY TYPE OF TELEPHONE SERVICE AVAILABLE (UNDERGROUND OR OVERHEAD) PRIOR TO SUBMITTING A PROPOSAL.</div><div>5. E.C. TO VERIFY METERING, IN ACCORDANCE WITH LOCAL ELECTRIC UTILITY COMPANY REQUIREMENTS, FOR GENERAL SERVICE SCHEDULE.</div><div>6. ALL WORK SHALL BE COMPLETED IN A NEAT AND WORKMAN-LIKE MANNER. THE E.C. SHALL COMPLY WITH LOCAL CODES.</div><div>7. THE E.C. SHALL CHECK THE REQUIREMENTS OF ALL EQUIPMENT AND WILL INSTALL TRANSFORMERS (BUCK AND BOOST TRANSFORMERS) AS REQUIRED.</div><div>8. THE BRANCH CIRCUIT SERVING EMERGENCY LIGHTING AND POWER CIRCUITS SHALL NOT BE PART OF MULTIWIRE BRANCH CIRCUIT (700.19)</div><div>9. ALL DOCUMENTATION REGARDING THE SERIES BREAKERS TO BE USED ON THIS PROJECT WILL BE AVAILABLE FOR THE INSPECTOR UPON REQUEST. THE SERIES RATED COMBINATIONS SHOULD BE HIGHLIGHTED AND TABBED FOR INSPECTOR'S USE.</div><div>10. AC CABLE IS NOT ALLOWED IN A, B, E, H, F, M, S AND I OCCUPANCIES. NM CABLE IS RESTRICTED (WITHOUT CITY APPROVAL) TO ONE AND TWO FAMILY DWELLINGS.</div><div>11. AN EQUIPMENT GROUND CONDUCTOR IS TO BE INSTALLED IN ALL FLEXIBLE CONDUITS.</div><div>12. ELECTRICAL SUBJECT TO INSPECTIONS.</div><div>13. ALL SIGNS REQUIRE SEPARATE PERMITS AND APPROVALS</div><div>14. ALL EQUIPMENT SHALL BE LISTED BY A NATIONALLY RECOGNIZED TESTING LABORATORY.</div><div>15. ALL ELECTRICAL EQUIPMENT EXPOSED TO WEATHER SHALL BE LISTED FOR EXTERIOR USE.</div><div>16. E.C. SHALL USE A CODE APPROVED WIRING METHOD OF THE FOLLOWING:<div><div>a) ALL CONDUITS BELOW SLAB OR GRADE SHALL BE PVC AND SHALL INCLUDE A GROUND WIRE</div><div>b) ALL EXPOSED CONDUIT SHALL BE EMT</div><div>c) ALL CONDUCTORS FOR FEEDERS AND BRANCH WIRING SHALL BE COPPER</div><div>d) CONCEALED BRANCH WIRING MAY BE TYPE MC OR AC CABLE, IF APPROVED FOR USE BY THIS JURISDICTION.</div></div></div><div>17. SERVICE AND FEEDER DEMAND LOADS CALCULATIONS SHALL BE IN ACCORDANCE WITH THE ARTICLE 220-35</div><div>18. ALL EQUIPMENT FASTENED IN PLACE OR CONNECTED BY PERMANENT WIRING METHOD SHALL BE GROUNDED</div><div>19. EMERGENCY LIGHTING SHALL PROVIDE A UNIFORMLY DISTRIBUTED MINIMUM OF 1.0FC ILLUMINATION AT THE FLOOR LEVEL W/ 90 MIN BACKUP POWER.</div><div>20. LIGHT FIXTURE IN CONTACT WITH INSULATION TO BE U.L. FOR BARRIER OR PROVIDED 3" MIN. CLEARANCE.</div><div>21. ALL EQUIPMENT AND FIXTURES SHALL BE PROPERLY CONNECTED WITH ADEQUATE POWER AND CHECKED THOROUGHLY FOR PROPER OPERATION.</div><div>22. ALL EXPOSED EQUIPMENT SHALL BE INSTALLED AS PER DRAWINGS AND IS SUBJECT TO INSPECTION FOR WORKMAN-LIKE APPEARANCE.</div><div>23. THE E.C. SHALL TEST, PRIOR TO ENERGIZING FOR THE FIRST TIME, ALL PIECES OF ELECTRICAL EQUIPMENT TO ASSURE THEY HAVE THE PROPER PHASE TO PHASE AND PHASE TO GROUND INSULATION AND TO BE FREE OF SHORTS. AFTER ENERGIZING, EACH LUMINAIRE SHALL BE LIT AND TEST.</div><div>24. ALUMINUM CONDUCTORS SHALL NOT BE USED U.N.O.</div><div>25. GROUND FAULT CIRCUIT INTERRUPTER (GFCI) BREAKERS:GROUND FAULT CIRCUIT INTERRUPTER (GFCI) TYPE CIRCUIT BREAKERS SHALL BE SIMILAR TO THE PANEL BOARD CIRCUIT BREAKERS BUT WITH GROUND FAULT PROTECTION WITH MATCHING A.I.C. RATING. GFCI BREAKERS SHALL BE UL APPROVED AS CLASS A DEVICES IN ACCORDANCE WITH UL STANDARD #943.</div><div>26. THE INSTALLATION SHALL COMPLY WITH ALL LAWS IN EFFECT APPLYING TO ELECTRICAL INSTALLATION, AND WITH THE REGULATIONS OF THE NEC, WHERE SUCH REGULATIONS DO NOT CONFLICT WITH THE LAWS IN EFFECT, AND WITH THE PUBLIC UTILITY COMPANY FURNISHING THE SERVIC</div><div>27. LIGHTING, POWER, TELEPHONE AND COMMUNICATIONS OUTLETS SHALL NOT BE PLACED BACK TO BACK.</div><div>28. EXACT LOCATION OF EQUIPMENT, SWITCHBOARDS, SUBPANELS AND LIGHT FIXTURES SHALL BE VERIFIED AT THE FIELD AND APPROVED BY OWNER OR ARCHITECT PRIOR TO INSTALLATION.</div><div>29. THE UNDERSIGNED ENGINEER OF THIS ELECTRICAL PLAN HAS NO LIABILITY OR RESPONSIBILITY TO ANYONE WHATSOEVER AS A RESULT OF ANY INACURACY OR CHANGE IN INFORMATION GIVEN TO THE ENGINEER ON WHICH THESE PLANS ARE BASED ON.</div><div>30. THE VARIOUS CIRCUITS SERVED FROM THE PANEL BOARDS VARY IN LOADING, THE E.C. CONTRACTOR SHALL CAREFULLY BALANCE THE LOAD ON EACH LEG OF THE SERVICE. WHEN ALL LOAD IS TURNED ON AND THE SYSTEM IS OPERATING AT 100%, THE INITIAL UNBALANCE SHALL NOT EXCEED 10%.</div><div>31. THE FOLLOWING ITEMS SHALL BE MOUNTED ABOVE THE FINISH FLOOR PER CODE:<div><div>• OUTLETS – 15 INCHES TO 48 INCHES</div><div>• SWITCHES – 36 INCHES TO 48 INCHES</div><div>• THERMOSTATS – 36 INCHES TO 48 INCHES</div></div></div><div>MEASURED FROM BOTTOM AND TOP OF BOXES RESPECTIVELY</div><div>32. AT THE COMPLETION OF CONSTRUCTION WORK, AND PRIOR TO THE FINAL REVIEW BY THE ARCHITECTURE, THE E.C. SHALL PROVIDE PANEL DIRECTORIES IN PANELBOARD FRONTS REFLECTING ALL CHANGES THAT HAVE BEEN MADE DURING CONSTRUCTION.</div></div></div>	<div>INDEX OF SHEET</div> <div><div>E-1 SCOPE OF WORK, GENERAL NOTES, SINGLE LINE DIAGRAM</div><div>E-2 POWER PLAN</div><div>E-3 PANEL SCHEDULES</div><div>E-4 LIGHTING PLAN</div><div>E-5 TITLE 24 COMPLIANCE FORMS</div></div> <div>SCOPE OF WORK</div> <div>SCOPE INCLUDES TENANT IMPROVEMENT FOR AN EXISTING WAREHOUSE. NEW LIGHTS, RECEPTACLES, AND EQUIPMENT ARE INSTALLED FOR THIS PROJECT. T-24 FORMS ARE ALSO INCLUDED TO SHOW ENERGY SAVING COMPLIANCE. TOTAL AFFECTED AREA IS 3,880 SQ. FT.</div> <div>PANEL GENERAL NOTES</div> <div>PANEL ENCLOSURE TYPE: TYPE II – GENERAL PURPOSE, INDOOR SHALL BE USED IN THIS PROJECT TO PROVIDE A DEGREE OF PROTECTION AGAINST HUMAN CONTACT WITH ELECTRICALLY-CHARGED, LIVE PARTS AND AGAINST INGRESS OF SOLID FOREIGN OBJECTS SUCH AS FALLING DIRT. PANEL WORKING CLEARANCES: ACCESS AND WORKING SPACE SHALL BE PROVIDED AND MAINTAINED ABOUT ALL ELECTRICAL EQUIPMENT TO PERMIT READY AND SAFE OPERATION AND MAINTENANCE. FOR THIS PROJECT, THE MINIMUM CLEAR DISTANCE IS 3 FEET.</div> <div>LIGHTING FIXTURES NOTE</div> <div><div>1. REFER TO THE LATEST ARCHITECTURAL REFLECTED CEILING PLAN FOR EXACT LIGHTING FIXTURE LOCATIONS.</div><div>2. CONFIRM WITH LIGHTING FIXTURE SPECIFICATIONS PRIOR TO ANY ORDER. NO EXCEPTION.</div><div>3. ALL EQUIPMENTS MUST BE U.L. LISTED. NO EXCEPTION.</div><div>4. WHEN LIGHTING FIXTURES ARE INSTALLED IN FIRE RATED CEILINGS OR WALLS, AN APPROVED FIRE RESISTANCE MANNAR CONSISTENT WITH FIRE RATING OF CEILING OR WALLS MUST BE PROVIDED. NO EXCEPTION.</div><div>5. AUTO-RESETTING THERMAL PROTECTION MUST BE PROVIDED WHEREAS RECESSED INCANDESCENT LIGHTING FIXTURES ARE INSTALLED IN GYP BOARD CEILINGS.</div><div>6. LIGHTING STANDARDS REQUIRE A SEPARATE PERMIT. ALL SIGNS REQUIRE SEPARATE PERMITS AND APPROVALS AS WELL. NO EXCEPTION.</div><div>7. PROVIDE U.L. LISTED THERMAL BARRIER WHEREAS LIGHTING FIXTURES IN CONTACT WITH INSULATION, OR PROVIDE 3 FEET MINIMUM CLEARANCE.</div></div> <div>NORMAL GROUND RECEPTACLE</div> <div></div>	<div>SINGLE LINE DIAGRAM</div> <div></div> <div>CONDUITS NOTE</div> <div>A: INTERMEDIATE METAL CONDUIT RMC: RIGID METAL CONDUIT FMC: FLEXIBLE METAL CONDUIT LFMC: LIQUIDTIGHT FLEXIBLE METAL CONDUIT RNC: RIGID NONMETALLIC CONDUIT LFNC: LIQUIDTIGHT FLEXIBLE NONMETALLIC CONDUIT EMT: ELECTRICAL METALLIC TUBING OUTDOORS: 1. EXPOSED CONDUIT: IMC, RMC, RNC (TYPE EPC-40-PVC AND EPC-80-PVC) 2. CONCEALED CONDUIT, ABOVE GROUND: IMC, EMT, RNC (TYPE EPC-40-PVC) 3. UNDERGROUND CONDUIT: RNC, TYPE EPC-40 OR 80, DIRECT BURIED 4. CONNECTION TO VIBRATING EQUIPMENT: LFMC, LFNC. INDOORS: 1. EXPOSED, NOT SUBJECT TO PHYSICAL DAMEGE: EMT, FMC, RNC. 2. EXPOSED AND SUBJECT TO PHYSICAL DAMAGE: RMC IMC. 3. CONEAL IN WALL AND CEILING: EMT, FMC. 4. DAMP OR WET LOCATION: RMC, IMC. 5. CONNECTION TO VIBRATION EQUIPMENT: FMC, LFMC. 6. UNDERGROUND CONDUIT: RNC, TYPE EPC-40 OR 80, DIRECT BURIED CONCEALED IN FLOOR. INSTALL FITTINGS, SPECIAL DEVICES AND MATERAIL, WHICH MAY BE REQUIRED FOR THE PROPER INSTALLATION OF THE CONDUIT SYSTEM. BRANCH CIRCUIT WIRING #12 COPPER. ALL WIRING SHALL BE LISTED, RATED FOR 600 VOLTS, TYPE THHN/THWN INSULATION AS NOTE OR SYMBOLIZED <table><tr><td>————— ½" C-2 #12</td><td>————— ¾" C-6 #12</td></tr><tr><td>————— ½" C-3 #12</td><td>————— ¾" C-7 #12</td></tr><tr><td>————— ½" C-4 #12</td><td>————— ¾" C-8 #12</td></tr><tr><td>————— ¾" C-5 #12</td><td></td></tr></table></div> <div>SINGLE LINE DIAGRAM NOTES</div> <div>1. MAIN SERVICE WILL NOT BE ENERGIZED PRIOR TO THE BUILDING INSPECTOR'S RECEIPT OF A THIRD PARTY "NTRL" TESTING LABORATORY PERFORMANCE TEST CERTIFICATION FOR THE SERVICE GROUND FAULT PROTECTION. 2. NO PIPING, DUCTS OR EQUIPMENT FOREIGN TO ELECTRICAL EQUIPMENT SHALL BE PERMITTED TO BE LOCATED WITHIN THE DEDICATED SPACE ABOVE THE ELECTRICAL EQUIPMENT. 3. ALL CONDUCTORS SHALL BE COPPER AS FOLLOWS:<div><div>• #12 AWG AND SMALLER – SOLID, TW, THWN, OR THHN</div><div>• #10 AWG AND LARGER – STRANDED, THWN, THHN OR XHHW</div></div>ALL CONDUCTORS SIZES ARE BASED ON 75 DEG. C TEMPERATURE RATING 4. CLEARLY LABEL MAIN ELECTRICAL SERVICE DISCONNECT(S) PER NEC. 5. PROVIDE ARC FLASH LABELING AS REQUIRED PER NEC 110.16.</div> <div>HVAC SCHEDULE</div> <div></div>	————— ½" C-2 #12	————— ¾" C-6 #12	————— ½" C-3 #12	————— ¾" C-7 #12	————— ½" C-4 #12	————— ¾" C-8 #12	————— ¾" C-5 #12		<div></div> <div>WAREHOUSE</div> <div>2710 DURAHART STREET RIVERSIDE, CA. 92507</div> <div>APN# 2101-5000-23</div> <div></div> <div>CONSULTANT:</div> <div>Sheet Title</div> <div>SCOPE OF WORK/ GENERAL NOTES/ SINGLE LINE DIAGRAM</div> <div><table><tr><th>No. Revisions</th><th>Date</th></tr><tr><td colspan="2"> </td></tr><tr><td colspan="2"> </td></tr><tr><td colspan="2"> </td></tr><tr><td colspan="2"> </td></tr><tr><td colspan="2"> </td></tr><tr><td colspan="2"> </td></tr><tr><td>Date Started</td><td>01/06/25</td></tr><tr><td>Drawn</td><td>Sean Leung</td></tr><tr><td>Checked</td><td>James Leung</td></tr><tr><td>Date Print</td><td></td></tr><tr><td>Date Submitted</td><td></td></tr><tr><td>Project No.</td><td>ACE-101-25</td></tr><tr><td>Sheet No.</td><td></td></tr></table></div> <div>E-1</div>	No. Revisions	Date													Date Started	01/06/25	Drawn	Sean Leung	Checked	James Leung	Date Print		Date Submitted		Project No.	ACE-101-25	Sheet No.	
————— ½" C-2 #12	————— ¾" C-6 #12																																						
————— ½" C-3 #12	————— ¾" C-7 #12																																						
————— ½" C-4 #12	————— ¾" C-8 #12																																						
————— ¾" C-5 #12																																							
No. Revisions	Date																																						
Date Started	01/06/25																																						
Drawn	Sean Leung																																						
Checked	James Leung																																						
Date Print																																							
Date Submitted																																							
Project No.	ACE-101-25																																						
Sheet No.																																							
<div>INDUSTRY-STANDARDS</div> <div>THE FOLLOWING IS A LIST OF ABBREVIATIONS USED IN THE ELECTRICAL NOTES AND SPECIFICATIONS. CEC.....CALIFORNIA ELECTRIC CODE NEC.....NATIONAL ELECTRIC CODE NEMA.....NATIONAL ELECTRICAL MANUFACTURERS ASSOCIATION UL.....UNDERWRITERS LABORATORIES, INC. HVAC.....HEATING, VENTILATING AND AIR CONDITIONING IEEE.....INSTITUTE OF ELECTRICAL AND ELECTRONICS ENGINEERS GFCI.....GROUND FAULT CIRCUIT INTERRUPTER AIC.....AMPERES INTERRUPTING CAPACITY UNO.....UNLESS NOTED OTHERWISE EC.....ELECTRICAL CONTRACTOR GC.....GENERAL CONTRACTOR</div>	<div>CONDUIT SUPPORT</div> <div></div>	<div>TIME CLOCK DIAGRAM</div> <div></div>																																					

LEGEND & SYMBOLS			
— T —	TELEPHONE CONDUIT 3/4" c, unless noted		
—	HOME RUN		
—	CONDUIT CONCEALED IN WALL OR CEILING, UNLESS NOTED		
—	CONDUIT CONCEALED IN WALL, FLOOR UNDERGROUND OR UNDER FLOOR UNLESS NOTED		
-----	2 # 12, 1/2" C	###	6 # 12, 1" C
---#---	3 # 12, 1/2" C	####	7 # 12, 1" C
----#---	5 # 12, 3/4" C	#####	8 # 12, 1" C
[2]	ROOM NUMBER		
W/P	WEATHER PROOF		
J-BOX	4s or AS NOTED		
○	CONDUIT UP		
●	CONDUIT DOWN		
V.L	VERIFY LOCATION		
N.T.S	NOT TO SCALE		
FL'R	WALL	CEIL	DESCRIPTION
	—○—	—○—	FLUORESCENT LIGHT FIXTURE
	[□]		2x4 DROP OR SURFACE MTD. LIGHT FIXTURE
	—●—	○	EXIT SIGN WITH BATTERY BACK-UP
	S ₂		TOGGLE SWITCH MAX. 48" TOP OF BOX
	S _M		MOTION SENSOR SWITCH MAX. 48" TOP OF BOX
	S _D		DIMMER SWITCH MAX. 48" TOP OF BOX
	—○—	—○—	DUPLEX CONVENIENCE OUTLET MIN. 15" BOTTOM OF BOX
			ELECTRICAL PANEL
	▼		TELEPHONE OUTLET MIN. 15" BOTTOM OF BOX COMPTON GRADE DPLX RPTCL & I.G. MIN. 15" BOTTOM OF BOX
	□		"CONTROLLED" RECEPTACLES ELECTRIC CIRCUITS SERVING CONTROLLED RECEPTACLES SHALL BE EQUIPPED WITH AUTOMATIC SHUT-OFF CONTROLS
	□		DICONNECT SWITCH— SIZE & FUSE AS NOTED
	—○—		BLDG SHUT-OFF TIME CLOCK
	—○—		BLDG OVERRIDE SWITCH (0-2 HR WOUND TIMER)
	⊕		WEATHERPROOF RECEPTACLE
	X		600W -115V DIMMER
	⊙		DAYLIGHT CONTROL PHOTOSENSOR

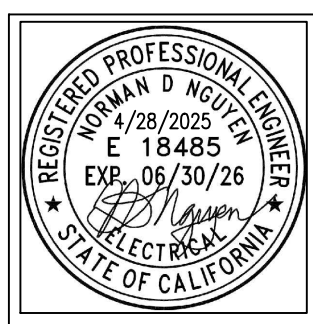


POWER PLAN
1/4"=1'-0"



WAREHOUSE
2710 DURAHART STREET
RIVERSIDE, CA. 92507

APN# 2101-5000-23



CONSULTANT:

Sheet Title

POWER PLAN

No. Revisions Date



Date Started 01/06/25

Drawn Sean Leung

Checked James Leung

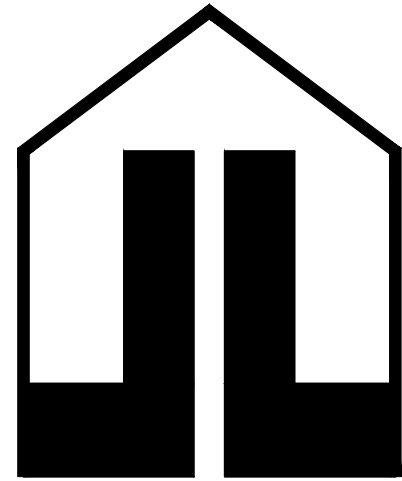
Date Print

Date Submitted

Project No. ACE-101-25

Sheet No.

E-2



WAREHOUSE
2710 DURAHART STREET
RIVERSIDE, CA. 92507

APN# 2101-5000-23



CONSULTANT:

Sheet Title

PANEL
SCHEDULES

No. Revisions Date

1

Date Started 01/06/25

Drawn Sean Leung

Checked James Leung

Date Print

Date Submitted

Project No. ACE-101-25

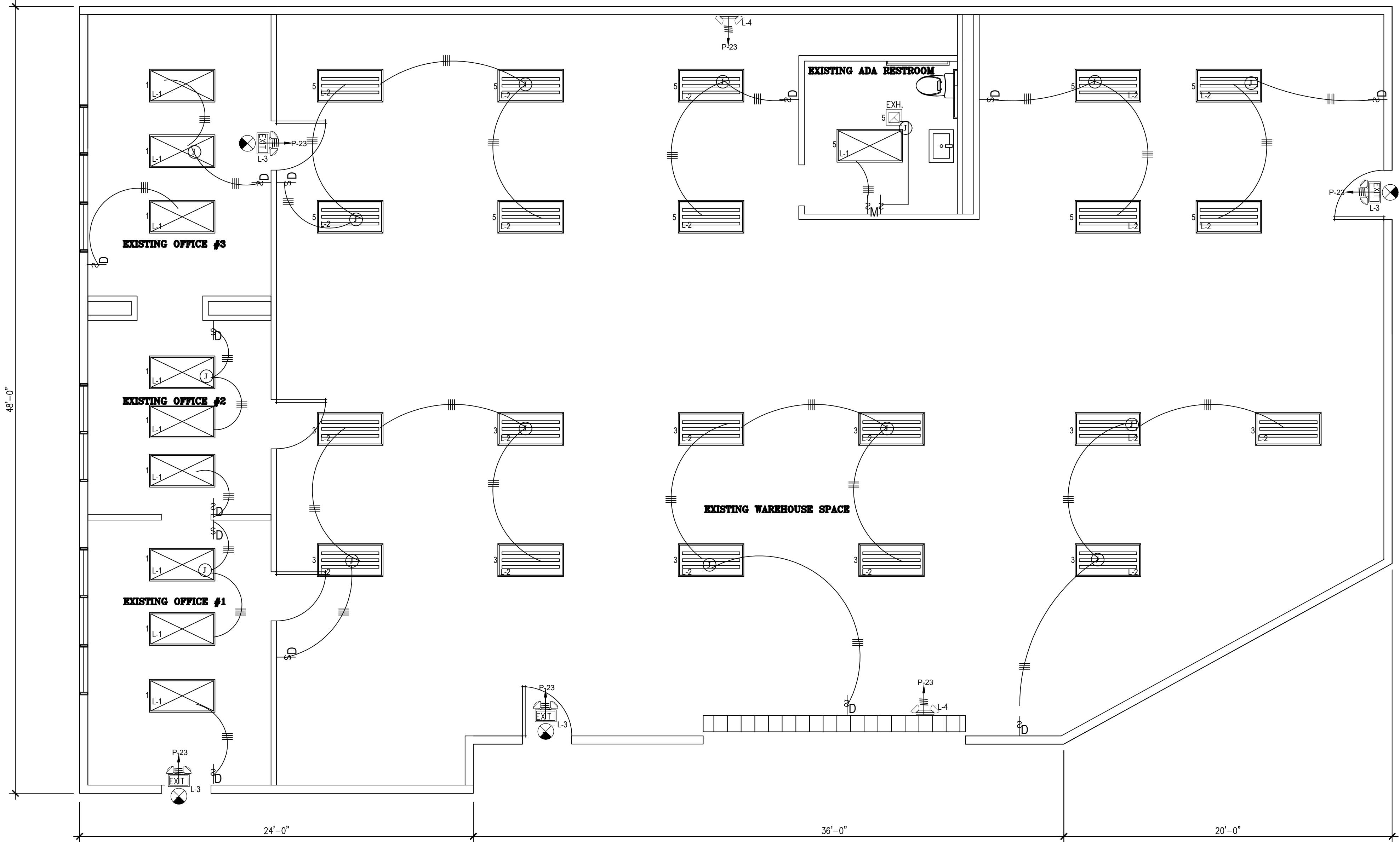
Sheet No.

PANEL LOADS SCHEDULE "P"																										
PANEL: P LOCATION: BACK AREA MOUNTING: RECESSED						PANEL VOLTAGE: 120/208 3P, 4W BUS: 200A MAIN: M.D.P. AIC RATING: 65KAIC						CIRCUIT CODE: N : NON-CONTINUOUS L : LONG-CONTINUOUS R : DEMANDABLE RECEPTACLES K : KITCHEN														
CIRCUIT NO	VA LOAD			LOAD DESCRIPTION	W/O	TYPE CNT.				C.B.	BUS			C.B.	TYPE CNT.				W/O	LOAD DESCRIPTION	VA LOAD			CIRCUIT NO		
	A	B	C			M	R	L	TR	P	A	B	C	TR	P	L	R	M			A	B	C			
1	495			LIGHT- OFFICE AREA (N)	L			9	20	1	X			20	1	6		R	PLUGS- OFFICE #1-2 AREA (N)*	1080			2			
3		616		LIGHT- FRONT WAREHOUSE AREA (N)	L			11	20	1	X			20	1	6		R	—			1080	4			
5			706	LIGHT- BACK WAREHOUSE AREA (N)	L	1		11	20	1	X			20	1	6		R	—				1080	6		
7	1080			PLUGS- BACK WAREHOUSE AREA (N)*	R		6		20	1	X			20	1	6		R	PLUGS- OFFICE #3 AREA (N)*	1080			8			
9		720		—	R		4		20	1	X			20	1	4		R	—			720	10			
11			1080	—	R		6		20	1	X			20	1	6		R	—				1080	12		
13	720			PLUGS- FRONT WAREHOUSE AREA (N)*	R		4		20	1	X			20	1			N						14		
15		720		—	R		4		20	1	X			20	1			N						16		
17			540	—	R		3		20	1	X			20	1			N						18		
19	24			TIMER (N)	N		1		20	1	X			30	3			1	N	A/C (E)	2800			20		
21		180		ROOF PLUG (E)	R		1		20	1	X	--	--					N	—			2800	22			
23			20	EMERGENCY LIGHTS (N)	L			4	20	1	X	--	--					N	—				2800	24		
	2319	2236	2346	PHASE TOTALS															PHASE TOTALS	4960	4600	4960				
	Total Phase A:							7279												CONNECTED VA (CODE N):			8424			
	Total Phase B:							6836												CONNECTED VA (CODE L):			1837			
	Total Phase C:							7306												CONNECTED VA (CODE R):			11160			
																				CONNECTED VA (CODE K):						
																				TOTAL CONNECTED KVA:			21.5			
																				DEMAND KVA:			-0.6			
																				TOTAL ADJUSTED KVA:			20.9			
																				TOTAL PANEL AMPS:			58.1			
																				AMPS W/LCL:			59.7			
TOTAL LOAD = 21482 VA = 59.7 Amps																										

(E) = EXISTING
(N) = NEW
(*) = APPROVED HANDLE TIE

CIRCUIT DIRECTORY OR CIRCUIT IDENTIFICATION LABELING:
ALL SWITCHES AND OUTLETS SHALL BE LEGIBLY IDENTIFIED AND LABELED
WITH ACCURATE CIRCUIT BREAKERS AND PANELS.


LEGEND & SYMBOLS			
— T —	TELEPHONE CONDUIT 3/4" c, unless noted		
—	HOME RUN		
—	CONDUIT CONCEALED IN WALL OR CEILING, UNLESS NOTED		
—	CONDUIT CONCEALED IN WALL, FLOOR UNDERGROUND OR UNDER FLOOR UNLESS NOTED		
-----	2 # 12, 1/2" c	---	6 # 12, 1" c
---	3 # 12, 1/2" c	---	7 # 12, 1" c
-----	5 # 12, 3/4" c	-----	8 # 12, 1" c
[2]	ROOM NUMBER		
W/P	WEATHER PROOF		
J-BOX	4s or AS NOTED		
○	CONDUIT UP		
●	CONDUIT DOWN		
V.L	VERIFY LOCATION		
N.T.S	NOT TO SCALE		
FL'R	WALL	CEIL	DESCRIPTION
			FLUORESCENT LIGHT FIXTURE
			2x4 DROP OR SURFACE MTD. LIGHT FIXTURE
		○	EXIT SIGN WITH BATTERY BACK-UP
			TOGGLE SWITCH MAX. 48" TOP OF BOX
			MOTION SENSOR SWITCH MAX. 48" TOP OF BOX
			DIMMER SWITCH MAX. 48" TOP OF BOX
			DUPLEX CONVENIENCE OUTLET MIN. 15" BOTTOM OF BOX
			ELECTRICAL PANEL
			TELEPHONE OUTLET MIN. 15" BOTTOM OF BOX
			COMPR GRD DPLX RCP TCL & I.S. MIN. 15" BOTTOM OF BOX
			"CONTROLLED" RECEPTACLES
			ELECTRIC CIRCUITS SERVING CONTROLLED RECEPTACLES SHALL BE EQUIPPED WITH AUTOMATIC SHUT-OFF CONTROLS
			DICONNECT SWITCH- SIZE & FUSE AS NOTED
			BLDG SHUT-OFF TIME CLOCK
			BLDG OVERRIDE SWITCH (0-2 HR WOUND TIMER)
			WEATHERPROOF RECEPTACLE
			600W -115V DIMMER
			DAYLIGHT CONTROL PHOTOSENSOR

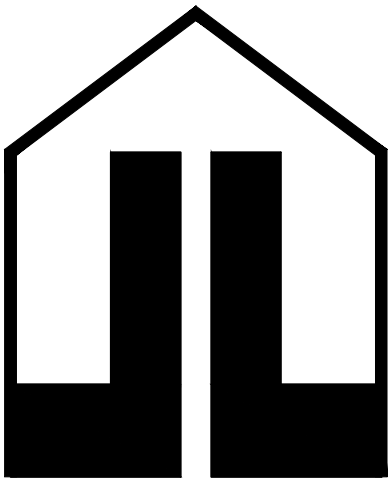


LIGHTING PLAN

1/4"=1'-0"

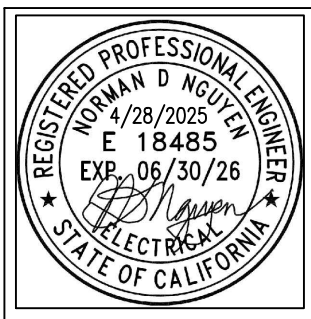
LIGHT FIXTURE SCHEDULE					
LUMINAIRE	QTY.	SYMBOL	DESCRIPTION	WATTS (MAX.)	MANUFACTURE & MODEL
L-1	10		LED SURFACE MOUNTED LIGHTING FIXTURE, UL LISTED	55	LITHONIA LIGHTING/CPANL LED (SWITCHABLE LUMEN PANEL)
L-2	21		LED LINEAR HIGHBAY LIGHTING FIXTURE, UL LISTED	56	KONLITE LIGHTING/LH03 SERIES (F32T8)
L-3	4		EMER. & EXIT SIGN W/ 90-MIN BACKUP BATT. (COMBO)	5	ELCO/EE77HR
L-4	2		EMERGENCY LIGHT W/ 90-MIN BACKUP BATT.	5	ELCO/EE20L

EXHAUST FAN SCHEDULE										
SYMBOL	MANUFACTURER & MODEL NO.	FAN TYPE	AREA SERVED	CFM	E.S.P. IN. H2O	VOLTAGE	FAN MOTOR H.P.	FAN RPM	OPER. WT. (LBS.)	REMARKS
 EXH.	EXHAUST FAN/AIRKING/E130S		REST RM.	68	0.6"	120V-1Ø-60Hz	37W	1157	17 lbs.	BDD, HOUSING, UL LISTED CEILING GRILLE.



WAREHOUSE
2710 DURAHART STREET
RIVERSIDE, CA. 92507

APN# 2101-5000-23



CONSULTANT:

Sheet Title

LIGHTING PLAN

No. Revisions

Date

Date Started 01/06/25

Drawn Sean Leung

Checked James Leung

Date Print

Date Submitted

Project No. ACE-101-25

Sheet No.

E-4

STATE OF CALIFORNIA
Indoor Lighting
CALIFORNIA ENERGY COMMISSION
NRCCLTH
This document is used to demonstrate compliance with requirements in 110.9, 110.12(c), 130.0, 130.1, 140.6 and 141.0(b)(2) for indoor lighting scopes using the prescriptive path for nonresidential and hotel/motel occupancies. It is also used to document compliance with requirements in 160.5, 170.2(e) and 180.2(b)(4) for indoor lighting scopes using the prescriptive path for multifamily occupancies. Multifamily includes dormitory and senior living facilities.
Project Name: TENANT IMPROVEMENT FOR OFFICE WAREHOUSE
Project Address: 2710 DURAHART STREET, RIVERSIDE, CA, 92507
Report Page: (Page 1 of 7)
Date Prepared: 2025-04-29T18:29:09-04:00

A. GENERAL INFORMATION

01 Project Location (city)

RIVERSIDE

04 Total Conditioned Floor Area (ft²)

3,880

02 Climate Zone

10

05 Total Unconditioned Floor Area (ft²)

0

03 Occupancy Types Within Project (select all that apply):

• Warehouse

06 # of Stories (Habitable Above Grade)

0

B. PROJECT SCOPE

This table includes any lighting systems that are within the scope of the permit application and are demonstrating compliance using the prescriptive path outlined in 140.6 / 170.2(e) or 141.0(b)(2) / 180.2(b)(4) for alterations.

Scope of Work	Conditioned Spaces	Unconditioned Spaces		
01	02	03	04	05
My Project Consists of (check all that apply):	Calculation Method	Area (ft²)	Calculation Method	Area (ft²)
<input type="checkbox"/> New Lighting System	N/A	0	N/A	0
<input type="checkbox"/> New Lighting System - Parking Garage	N/A	0	N/A	0
<input checked="" type="checkbox"/> Altered Lighting System	Area Category Method	3880	N/A	0
Total Area of Work (ft²)		3880		

Generated Date/Time: Documentation Software: Energy Code Ace
CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Compliance ID: 292724-0425-0002
Schema Version: rev 20220101 Report Generated: 2025-04-29 15:29:12

STATE OF CALIFORNIA
Indoor Lighting
CALIFORNIA ENERGY COMMISSION
NRCCLTH
This document is used to demonstrate compliance with requirements in 110.9, 110.12(c), 130.0, 130.1, 140.6 and 141.0(b)(2) for indoor lighting scopes using the prescriptive path for nonresidential and hotel/motel occupancies. It is also used to document compliance with requirements in 160.5, 170.2(e) and 180.2(b)(4) for indoor lighting scopes using the prescriptive path for multifamily occupancies. Multifamily includes dormitory and senior living facilities.
Project Name: TENANT IMPROVEMENT FOR OFFICE WAREHOUSE
Project Address: 2710 DURAHART STREET, RIVERSIDE, CA, 92507
Report Page: (Page 4 of 7)
Date Prepared: 2025-04-29T18:29:09-04:00

H. INDOOR LIGHTING CONTROLS (Not including PAFs)

Area Level Controls

04	05	06	07	08	09	10	11	12	
Area Description	Complete Building or Area Category Primary Function Area	Manual Area Controls 130.1(a) / 160.5(b)(4A)	Multi-Level Controls 130.1(b) / 160.5(b)(4B)	Shut-Off Controls 130.1(c) / 160.5(b)(4C)	Primary/Skylit Daylighting 130.1(d) / 160.5(b)(4D)	Secondary Daylighting 140.6(a)(1) / 170.2(e)(2A)	Interlocked Systems 140.6(a)(2) / 170.2(e)(2B)	Field Inspector	
OFFICE	Office (>250 square feet)	Readily Accessible	Dimmer	Auto. Time Switch	NA: Not daylight zone	NA: Not daylight zone	No	Pass	Fail
REST RM.	Restroom	Readily Accessible	Multi-level Switch	Occupancy Sensor	NA: Not daylight zone	NA: Not daylight zone	No	Pass	Fail
WAREHOUSE AREA	Storage - MF common areas	Readily Accessible	Dimmer	Auto. Time Switch	NA: Not daylight zone	NA: Not daylight zone	No	Pass	Fail
13								Plan Sheet Showing Daylit Zones:	

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

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

Conditioned Spaces	01	02	03	04	05	06
Area Description	Complete Building or Area Category Primary Function Area	Allowed Density (W/ft²)	Area (ft²)	Allowed Wattage (Watts)	Additional Allowance / Area Category	PAF
OFFICE	Office (>250 square feet)	0.6	600	360	No	No
REST RM.	Restroom	0.65	102	66.3	No	No
WAREHOUSE AREA	Storage - MF common areas	0.45	3,178	1,430.1	No	No
TOTALS			3,880	1,856.4	See Tables J, or P for detail	

Generated Date/Time: Documentation Software: Energy Code Ace
CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Compliance ID: 292724-0425-0002
Schema Version: rev 20220101 Report Generated: 2025-04-29 15:29:12

STATE OF CALIFORNIA
Indoor Lighting
CALIFORNIA ENERGY COMMISSION
NRCCLTH
This document is used to demonstrate compliance with requirements in 110.9, 110.12(c), 130.0, 130.1, 140.6 and 141.0(b)(2) for indoor lighting scopes using the prescriptive path for nonresidential and hotel/motel occupancies. It is also used to document compliance with requirements in 160.5, 170.2(e) and 180.2(b)(4) for indoor lighting scopes using the prescriptive path for multifamily occupancies. Multifamily includes dormitory and senior living facilities.
Project Name: TENANT IMPROVEMENT FOR OFFICE WAREHOUSE
Project Address: 2710 DURAHART STREET, RIVERSIDE, CA, 92507
Report Page: (Page 2 of 7)
Date Prepared: 2025-04-29T18:29:09-04:00

C. COMPLIANCE RESULTS

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

Lighting in conditioned and unconditioned spaces must not be combined for compliance per 140.6(b)(1) / 170.2(e)	Allowed Lighting Power per 140.6(b) / 170.2(e) (Watts)					Adjusted Lighting Power per 140.6(a) / 170.2(e) (Watts)			Compliance Results		
	01	02	03	04	05	06	07	08			
	Complete Building 140.6(c)(1)	Area Category 140.6(c)(2) / 170.2(e)(4)	Area Category Additional 140.6(c)(2) / 170.2(e)(4A) (+)	Tailored 140.6(c)(3) / 170.2(e)(4B) (-)	Total Allowed (Watts)	Total Designed (Watts)	PAF Lighting Control Credits 140.6(a)(2) / 170.2(e)(1B) (-)	Total Adjusted (Watts) *includes Adjustments			
(See Table I)	(See Table I)	(See Table J)	(See Table K)	=	1,856.4	≥	1,726	(See Table P)	=	1726	05 must be >= 08 140.6 / 170.2(e)
Conditioned		1,856.4		=	1,856.4	≥	1,726		=	1726	COMPLIES
Unconditioned				=		≥			=		COMPLIES
Controls Compliance (See Table H for Details)											COMPLIES
Rated Power Reduction Compliance (See Table Q for Details)											

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

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

Generated Date/Time: Documentation Software: Energy Code Ace
CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Compliance ID: 292724-0425-0002
Schema Version: rev 20220101 Report Generated: 2025-04-29 15:29:12

STATE OF CALIFORNIA
Indoor Lighting
CALIFORNIA ENERGY COMMISSION
NRCCLTH
This document is used to demonstrate compliance with requirements in 110.9, 110.12(c), 130.0, 130.1, 140.6 and 141.0(b)(2) for indoor lighting scopes using the prescriptive path for nonresidential and hotel/motel occupancies. It is also used to document compliance with requirements in 160.5, 170.2(e) and 180.2(b)(4) for indoor lighting scopes using the prescriptive path for multifamily occupancies. Multifamily includes dormitory and senior living facilities.
Project Name: TENANT IMPROVEMENT FOR OFFICE WAREHOUSE
Project Address: 2710 DURAHART STREET, RIVERSIDE, CA, 92507
Report Page: (Page 1 of 7)
Date Prepared: 2025-04-29T18:29:09-04:00

F. INDOOR LIGHTING FIXTURE SCHEDULE

This table includes all planned permanent and portable lighting other than dwelling unit/ hotel/ motel room lighting. Multifamily dwelling unit and hotel/motel room lighting is documented in Table I. If using Table I to document lighting in multifamily common use areas providing shared provisions for living, eating, cooking or sanitation, those luminaires are not included here.

Designed Wattage: Conditioned Spaces										
01	02	03	04	05	06	07	08	09	10	
Name or Item Tag	Complete Luminaire Description	Modular (Track) Fixture	Small Aperture & Color Change	Watts per luminaire	How is Wattage determined	Total Number of Luminaires	Excluded per 140.6(a)(3) / 170.2(e)(2C)	Design Watts	Field Inspector	
L-1	LED SURFACE MOUNTED LIGHTING	No	NA	55	Mfr. Spec	10	No	550	Pass	Fail
L-2	LED LINEAR Highbay LIGHTING	No	NA	56	Mfr. Spec	21	No	1,176	Pass	Fail
Total Designed Watts: CONDITIONED SPACES								1,726		

FOOTNOTE: Design Watts for small aperture and color changing luminaires which qualify per 140.6(a)(4B) / 170.2(e)(2D) is adjusted to be 75%/80% of their rated wattage. Table F automatically makes this adjustment, the permit applicant should enter full rated wattage in column 05.
*Authority Having Jurisdiction may ask for Luminaire cut sheets to confirm wattage used for compliance per 130.0(c) / 160.5(b). Wattage used must be the maximum rated for the luminaire, not the lamp.

G. MODULAR LIGHTING SYSTEMS
This section does not apply to this project.

H. INDOOR LIGHTING CONTROLS (Not including PAFs)
This table includes lighting controls for conditioned and unconditioned spaces.

Building Level Controls		03	
01	02	Field Inspector	
Mandatory Demand Response 110.12(c)	Shut-off controls 130.1(c) / 160.5(b)(4C)	Pass	Fail
NA < 4,000W subject to multilevel		Whole Building Auto Time Switch	

Generated Date/Time: Documentation Software: Energy Code Ace
CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Compliance ID: 292724-0425-0002
Schema Version: rev 20220101 Report Generated: 2025-04-29 15:29:12

STATE OF CALIFORNIA
Indoor Lighting
CALIFORNIA ENERGY COMMISSION
NRCCLTH
This document is used to demonstrate compliance with requirements in 110.9, 110.12(c), 130.0, 130.1, 140.6 and 141.0(b)(2) for indoor lighting scopes using the prescriptive path for nonresidential and hotel/motel occupancies. It is also used to document compliance with requirements in 160.5, 170.2(e) and 180.2(b)(4) for indoor lighting scopes using the prescriptive path for multifamily occupancies. Multifamily includes dormitory and senior living facilities.
Project Name: TENANT IMPROVEMENT FOR OFFICE WAREHOUSE
Project Address: 2710 DURAHART STREET, RIVERSIDE, CA, 92507
Report Page: (Page 6 of 7)
Date Prepared: 2025-04-29T18:29:09-04:00

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

This section does not apply to this project.

S. DAYLIGHT DESIGN POWER ADJUSTMENT FACTOR (PAF)
This section does not apply to this project.

T. DWELLING UNIT LIGHTING
This section does not apply to this project.

U. DECLARATION OF REQUIRED CERTIFICATES OF INSTALLATION
Selections have been made based on information provided in this document. If any selections have been changed by permit applicant, an explanation should be included in Table E. Additional Remarks. These documents must be provided to the building inspector during construction and can be found online.
Form/Title

V. DECLARATION OF REQUIRED CERTIFICATES OF ACCEPTANCE
Selections have been made based on information provided in this document. If any selections have been changed by the permit applicant, an explanation should be included in Table E. Additional Remarks. These documents must be provided to the building inspector during construction and only with "A" in the form name must be completed through an Acceptance Test Technician Certification Provider (ATTCP). For more information visit: <http://www.energy.ca.gov/title24/atcp/providers.html>
Form/Title

NRCA (L1-02-A - Must be submitted for occupancy sensors and automatic time switch controls.

OFFICE, REST RM., WAREHOUSE AREA

Generated Date/Time: Documentation Software: Energy Code Ace
CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Compliance ID: 292724-0425-0002
Schema Version: rev 20220101 Report Generated: 2025-04-29 15:29:12

STATE OF CALIFORNIA
Indoor Lighting
CALIFORNIA ENERGY COMMISSION
NRCCLTH
This document is used to demonstrate compliance with requirements in 110.9, 110.12(c), 130.0, 130.1, 140.6 and 141.0(b)(2) for indoor lighting scopes using the prescriptive path for nonresidential and hotel/motel occupancies. It is also used to document compliance with requirements in 160.5, 170.2(e) and 180.2(b)(4) for indoor lighting scopes using the prescriptive path for multifamily occupancies. Multifamily includes dormitory and senior living facilities.
Project Name: TENANT IMPROVEMENT FOR OFFICE WAREHOUSE
Project Address: 2710 DURAHART STREET, RIVERSIDE, CA, 92507
Report Page: (Page 4 of 7)
Date Prepared: 2025-04-29T18:29:09-04:00

DOCUMENTATION AUTHOR'S DECLARATION STATEMENT

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

Documentation Author Name: NORMAN NGUYEN
Signature: [Signature]
Signature Date: 4/26/2025
Address: 6425 HUGHES DR.
City/State/Zip: HUNTINGTON BEACH, CA, 92647
CEA/HERS Certification Identification (if applicable):
Phone: 714-469-0725

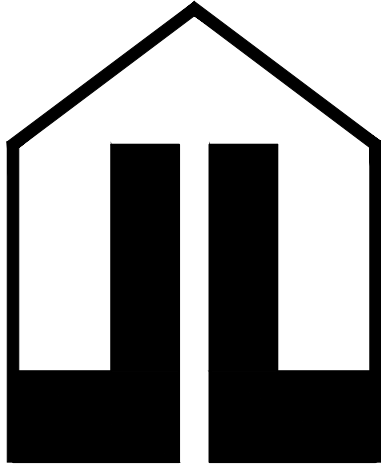
RESPONSIBLE PERSON'S DECLARATION STATEMENT

Identify the following under penalty of perjury, under the laws of the State of California:

1. The information provided on this Certificate of Compliance is true and correct.
2. I am eligible under Division 9 of the Business and Professions Code to accept responsibility for the building design or system design identified on this Certificate of Compliance (responsible designer).
3. The energy features and performance specifications, materials, components, and manufactured devices for the building design or system design identified on this Certificate of Compliance conform to the requirements of Title 24, Part 1 and Part 6 of the California Code of Regulations.
4. The building design features or system design features identified on this Certificate of Compliance are consistent with the information provided on other applicable compliance documents, worksheets, calculations, plans and specifications submitted to the enforcement agency for approval with this building permit application.
5. I understand that a completed signed copy of this Certificate of Compliance shall be made available with the building permit(s) issued for the building, and made available to the enforcement agency for all applicable inspections. I understand that a completed signed copy of this Certificate of Compliance is required to be included with the documentation the builder provides to the building owner at occupancy.

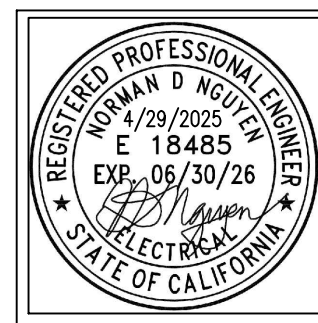
Responsible Designer Name: NORMAN NGUYEN
Signature: [Signature]
Signature Date: 4/26/2025
Address: 6425 HUGHES DR.
City/State/Zip: HUNTINGTON BEACH, CA, 92647
License: E18485
Phone: 714-469-0725

Generated Date/Time: Documentation Software: Energy Code Ace
CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Compliance ID: 292724-0425-0002
Schema Version: rev 20220101 Report Generated: 2025-04-29 15:29:12



WAREHOUSE
2710 DURAHART STREET
RIVERSIDE, CA. 92507

APN# 2101-5000-23



CONSULTANT:

Sheet Title

T-24 COMPLIANCE
FORMS

No. Revisions Date



Date Started 01/06/25

Drawn Sean Leung

Checked James Leung

Date Print

Date Submitted

Project No. ACE-101-25

Sheet No.

E-5