

**GENERAL NOTES:**

- CONTRACTOR REQUIREMENTS:**
- CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS AT THE PROJECT SITE AS DESCRIBED IN THE CONTRACT DOCUMENTS PRIOR TO STARTING CONSTRUCTION AND CROSS-CHECK DETAILS AND DIMENSIONS ON THE ARCHITECTURAL, STRUCTURAL, PLUMBING, MECHANICAL AND ELECTRICAL DRAWINGS. ANY DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT PRIOR TO CONSTRUCTION. ALL TRADES SHALL VERIFY AT THE PROJECT SITE CONDITIONS AND MEASUREMENTS RELATED TO THEIR WORK AND COORDINATE THEIR WORK THROUGH THE GENERAL CONTRACTOR WITH ALL TRADES WORKING IN THE VICINITY OF THEIR WORK.
  - CONTRACTOR SHALL SUPERVISE AND DIRECT ALL THE WORK, AND SHALL HAVE SOLE RESPONSIBILITY AND CHARGE OF CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, PROCEDURES AND COORDINATION OF ALL PORTIONS OF THE WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE ACTS OR OMISSIONS OF THE CONTRACTOR, SUBCONTRACTORS, OR ANY OTHER PERSONS PERFORMING ANY OF THE PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE PERFORMANCE OF THE CONTRACT. SAFETY PRECAUTIONS AND PROGRAMS SHALL APPLY CONTINUOUSLY AND SHALL NOT BE LIMITED ONLY TO NORMAL WORKING HOURS. THE CONTRACT DOCUMENTS DO NOT INCLUDE NECESSARY COMPONENTS FOR CONSTRUCTION SAFETY.
  - CONTRACTOR SHALL MAKE EVERY EFFORT TO MAINTAIN A CLEAN WORKPLACE. DUST POLLUTION AND PREVENTION OF DUST CONTAMINATION OF RELATED SPACE WILL BE THE RESPONSIBILITY OF THE CONTRACTOR ON ONGOING BASIS. ALL CONSTRUCTION AND DEMOLITION DEBRIS IS TO BE REMOVED DAILY AND DISPOSED OF IN A LEGAL MANNER.
  - CONTRACTOR SHALL PROVIDE ADEQUATE MEANS TO PROTECT FINISHED PARTS OF MATERIALS, EQUIPMENT AND FURNISHINGS AGAINST DAMAGE, FROM ANY CAUSE DURING THE PROGRESS OF THE WORK AND UNTIL ACCEPTANCE BY OWNER.
  - CONTRACTOR SHALL CONTACT THE OWNER 48 HOURS MINIMUM IN ADVANCE OF ANY RESTRICTION OF OWNER ACCESS OR UTILITY OUTAGES. AUTHORIZATION FROM THE OWNER SHALL BE RECEIVED IN WRITING.
  - CONTRACTOR SHALL PATCH AND REPAIR TO MATCH ADJACENT CONDITIONS AND DAMAGED AREAS BEHIND OR SURROUNDING ITEMS THAT ARE REMOVED AND COORDINATE EXTENT OF ALL DEMOLITION WITH NEW WORK REQUIREMENTS.
  - UNLESS NOTED OTHERWISE, DIMENSIONS TO EXISTING CONSTRUCTION ARE TO FACE OF FINISH AND DIMENSIONS TO NEW CONSTRUCTION ARE TO FACE OF STUD (OR STRUCTURE).
  - "PROVIDE" SHALL MEAN THAT THE CONTRACTOR AT HIS/HER EXPENSE, SHALL FURNISH AND INSTALL THE WORK COMPLETE IN PLACE AND READY FOR USE, INCLUDING FURNISHING OF NECESSARY LABOR, MATERIALS, TOOLS, EQUIPMENT AND TRANSPORTATION.
  - "EXISTING", "+/-", "SIZE TO FIT" AND SIMILAR PHRASES REQUIRE THE CONTRACTOR TO VERIFY AND COORDINATE THE DIMENSION OR CONDITION INDICATED ON THE DRAWING WITH THE ACTUAL FIELD CONDITION(S). DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT AT ONCE FOR DIRECTIONS ON HOW TO PROCEED.
  - KEYNOTES AND DETAIL INDICATORS SHALL APPLY TYPICALLY TO ALL LIKE CONDITIONS ON THE DRAWINGS, WHETHER OR NOT "TYP" OR "TYPICAL" IS INDICATED.
  - THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND SITE CONDITIONS AND ELEVATIONS PRIOR TO CONSTRUCTION. THE ENGINEER AND ARCHITECT SHALL BE NOTIFIED IN WRITING OF ALL DISCREPANCIES, OMISSIONS, CONFLICTS, ETC. PRIOR TO CONSTRUCTION.
  - THE CONTRACTOR SHALL BE RESPONSIBLE TO LOCATE ALL UNDERGROUND SERVICES TO THE WORK.
  - NO STRUCTURAL MEMBERS SHALL BE CUT, SPLICED, NOTCHED, PENETRATED OR OTHERWISE INTERRUPTED OR ALTERED WITHOUT THE ENGINEER'S PRIOR WRITTEN APPROVAL.
  - ALL MATERIAL WORKMANSHIP AND CONSTRUCTION SHALL COMPLY WITH THE LATEST ADOPTED EDITION OF THE CBC AS WELL AS LOCAL ORDINANCES AT TIME OF FRAMING.
  - THE CONTRACTOR SHALL CONFIRM WITH ALL OSHA AND LOCAL REQUIREMENTS PRIOR TO AND DURING EXCAVATIONS AND GENERAL CONSTRUCTION WHERE APPLICABLE INCLUDING BUT NOT LIMITED TO JOB SITE SAFETY AND OBTAINING PERMITS AND APPROVALS WHEN NECESSARY.
  - THE CONTRACTOR SHALL BE RESPONSIBLE TO PROVIDE JOB SITE SAFETY TO ALL PERSONS AND PROPERTY, INCLUDING BUT NOT LIMITED TO CONSTRUCTION PRACTICES AND PRECAUTIONS FOR THE SAFETY OF ALL DURING CONSTRUCTION. THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS. THE CONTRACTOR SHALL DEFEND, INDEMNIFY AND HOLD THE ENGINEER FREE AND HARMLESS FROM ALL CLAIMS, DEMANDS AND ALL LIABILITY, REAL OR ALLEGED IN CONNECTION WITH THE PERFORMANCE OF THE WORK ON THIS PROJECT, EXCEPT FOR LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE ENGINEER.
  - THE CONTRACTOR SHALL BE REQUIRED TO CARRY PROPER INSURANCE AS REQUESTED BY THE CITY AND OWNER FOR THE INTENDED CONSTRUCTION.
  - EVALUATION OF USAGE OF ALTERNATE MATERIALS, DESIGN CHANGES AND/OR CONSTRUCTION ALTERNATES WILL REQUIRE ADDITIONAL FEES FROM THE CONTRACTOR. THIS WILL INCLUDE ENGINEERING FEES AND BUILDING DEPARTMENT APPROVAL TIME/COST. ALL EVALUATION REQUEST SHALL BE SUBMITTED IN WRITING FOR REVIEW PRIOR TO CONSTRUCTION.
  - OWNER, CO-OWNERS, PARTNERS, ENTITIES, CORPORATION, LLC, CONTRACTOR AND ITS SUBCONTRACTORS/AGENTS CANNOT HOLD THE ENGINEER OF RECORD AND ITS SUBCONSULTANTS LIABLE FOR ANY WORK NOT APPROVED OR PROVIDED BY THE ENGINEER OF RECORD. THE ENGINEER OF RECORD SHALL BE INDEMNIFIED FROM ANY HARMS OR SUITS FROM ALL PARTIES.
  - THE GENERAL CONTRACTOR IS RESPONSIBLE FOR CHECKING CONTRACT DOCUMENTS, FIELD CONDITIONS AND DIMENSIONS FOR ACCURACY AND CONFIRMING THAT THE WORK IS BUILDABLE AS SHOWN BEFORE PROCEEDING WITH CONSTRUCTION. IF THERE ARE QUESTIONS REGARDING THESE OR OTHER COORDINATION QUESTIONS, THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING A CLARIFICATION FROM ARCHITECT/OWNER BEFORE PROCEEDING WITH THE WORK IN QUESTION OR ANY RELATED WORK.
  - CONTRACTOR SHALL INFORM ARCHITECT/OWNER OF ANY CONFLICTS PRIOR TO CONSTRUCTION THAT EXIST IN LOCATIONS OF ANY AND ALL MECHANICAL, TELEPHONE, ELECTRICAL, LIGHTING, PLUMBING AND SPRINKLER EQUIPMENT (TO INCLUDE ALL PIPING, DUCTWORK AND CONDUIT) AND THAT ALL REQUIRED CLEARANCES FOR THE INSTALLATION AND MAINTENANCE OF ANY EQUIPMENT ARE PROVIDED PER MANUFACTURERS SPECS.
  - CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ALL WORK MATERIAL IN ACCORDANCE WITH ALL LOCAL LOCAL REGULATORY AGENCIES, APPLICABLE BUILDING CODES AND REQUIREMENTS.
  - THE CONTRACTOR SHALL UNDERGO BUILDING STANDARD INTERIOR DOORS AS REQUIRED TO CLEAR FLOORING MATERIAL BY 1/4".
  - ALL HEIGHTS ARE DIMENSIONED FROM TOP OF EXISTING SLAB UNLESS NOTED OTHERWISE "A.F.F." ABOVE FINISHED FLOOR.
  - CABINET CONTRACTOR TO SUBMIT SHOP DRAWINGS TO ARCHITECT/OWNER FOR APPROVAL PRIOR TO CONSTRUCTION AND FABRICATION.
  - DO NOT SCALE DRAWINGS NOTED DIMENSIONS TAKE PRECEDENCE. ANYONE USING THESE DRAWINGS SHOULD VERIFY ALL CRITICAL DIMENSIONS BY PHYSICALLY MEASURING EXISTING CONDITIONS.
  - NEW INTERIOR FINISHES MUST COMPLY WITH THE CURRENT EDITION OF C.B.C.
  - ALL DECORATIVE MATERIALS SHALL BE MAINTAINED IN A FLAME RETARDANT CONDITION.
  - DRAFT STOPS SHALL BE INSTALLED IN FLOOR-CEILINGS, ATTICS, MANSARDS AND SIMILAR CONCEALED SPACES AND SHALL BE ABOVE AND IN LINE WITH WALLS SEPARATING UNITS FROM EACH OTHER AND FROM OTHER USES.
  - SLEEPING ROOMS SHALL HAVE A WINDOW OR EXTERIOR DOOR FOR EMERGENCY ESCAPE. MEASUREMENT FROM THE BOTTOM OF THE CLEAR OPENING SHALL NOT EXCEED 44" ABOVE THE FLOOR. WINDOWS MUST HAVE AN OPENABLE AREA OF AT LEAST 5.7 SQUARE FEET WITH THE MINIMUM OPENABLE WIDTH OF 20" AND A MINIMUM OPENABLE HEIGHT OF 24". THE EMERGENCY DOOR OR WINDOW SHALL BE OPENABLE FROM THE INSIDE TO PROVIDE A FULL CLEAR OPENING WITHOUT THE USE OF SEPARATE TOOLS.
  - BUILDINGS OVER ONE STORY AND CONTAINING COURTS SHALL HAVE AN ASSUMED PROPERTY LINE FOR THE PURPOSE OF DETERMINING REQUIRED WALL AND OPENING PROTECTION OF COURT WALLS. (SEC. 503.3)
  - WALL AND FLOORS SEPARATING DWELLING UNITS IN THE SAME BUILDING SHALL BE OF NOT LESS THAN ONE-HOUR FIRE-RESISTIVE CONSTRUCTION.

**ELECTRICAL NOTES:**

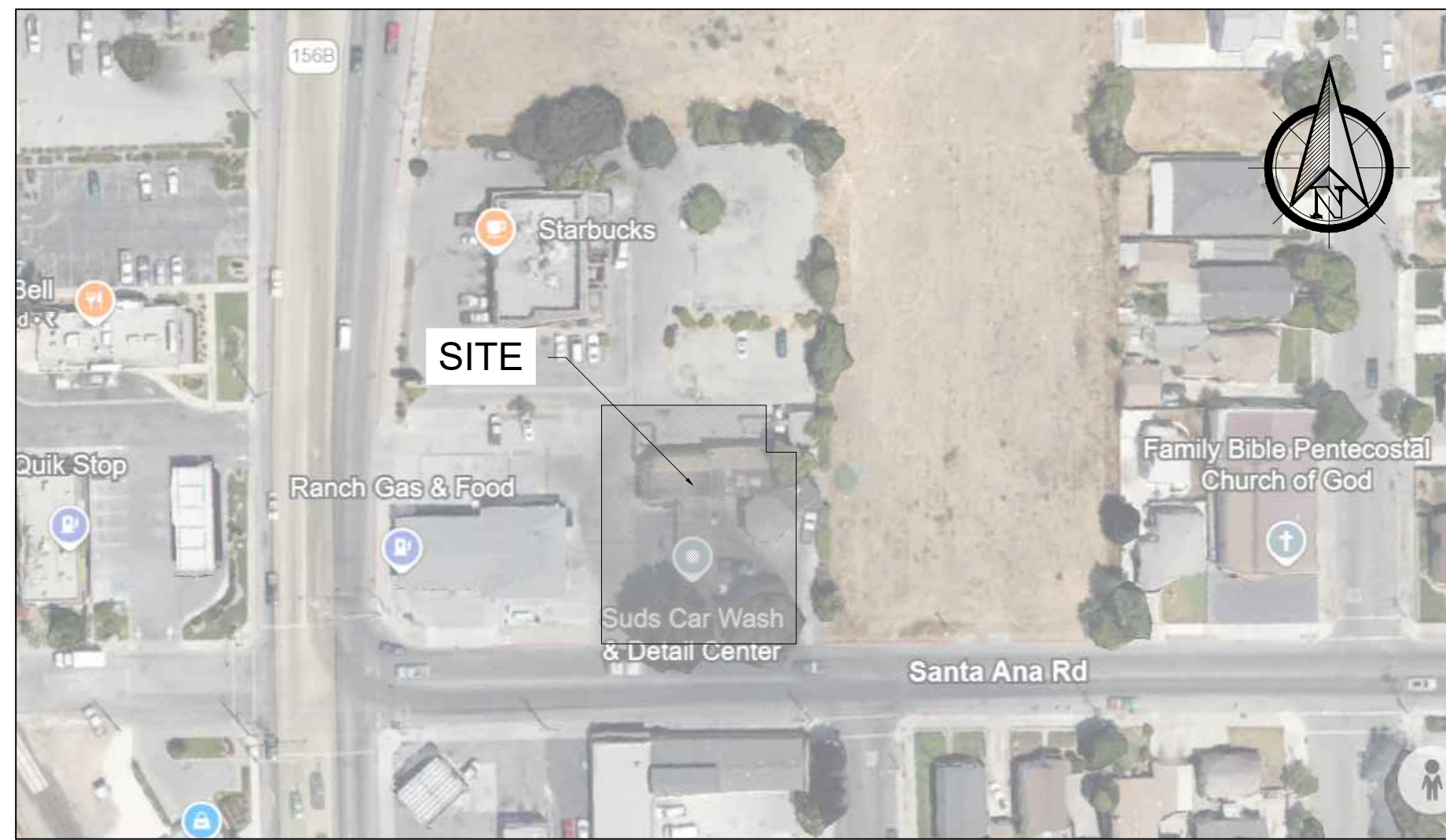
- ALL ELECTRICAL WORK SHALL COMPLY WITH THE 2022 CALIFORNIA BUILDING CODE WHICH ADOPTS THE 2022 NEC
- ALL OUTDOOR LIGHTING SHALL COMPLY WITH THE COUNTY OF SANTA CRUZ LIGHTING POLLUTION ORDINANCE.
- ALL INTERIOR LIGHTING SYSTEMS SHALL COMPLY WITH CALIFORNIA ENERGY COMMISSION STANDARDS.
- THE LAYOUT AND SWITCHING SUBJECT TO TITLE 24 DIV. 8 & 9 AND THE DESIGN SUBMITTED CONFIRMS SUBSTANTIALLY WITH THOSE REGULATIONS.
- AN ELECTRICAL CIRCUIT CARD SHALL BE COMPLETED PRIOR TO REQUESTING ROUGH FRAME, ELECTRICAL INSPECTION.

**MECHANICAL/PLUMBING NOTES:**

- EACH FAUCET SHALL NOT EXCEED A WATER FLOW RATE OF 2.2 GPM.
- EACH SHOWER HEAD (IF DESIGNED) SHALL NOT EXCEED A WATER FLOW RATE OF 2.5 GPM.
- EACH TOILET SHALL BE THE ULTRA LOW FLUSH TYPE.
- INSULATION MATERIAL SHALL MEET THE CALIFORNIA QUALITY STANDARDS PER ENERGY EFFICIENCY STANDARDS SEC. 118.
- DOORS AND WINDOWS SHALL MEET THE MINIMUM INFILTRATION REQUIREMENTS PER ENERGY EFFICIENCY STANDARDS SEC. 116.
- ALL PIPING AND DUCTWORK SHALL BE INSULATED CONSISTENT WITH THE REQUIREMENTS OF ENERGY EFFICIENCY STANDARDS SEC. 118, 123, 124 AND CMC TABLE 6-D AS APPLICABLE.
- ALL HVAC EQUIPMENT AND APPLIANCES SHALL MEET THE REQUIREMENTS OF ENERGY SEC. 111, 115, 120-129 AS APPLICABLE. EFFICIENCY STANDARDS
- SERVICE WATER HEATING SYSTEMS AND EQUIPMENT SHALL COMPLY WITH ENERGY EFFICIENCY STANDARDS SEC. 113.
- BUILDING DRAIN AND VENT PIPING MATERIALS SHALL COMPLY WITH CPC SEC. 701.0.
- ALL SANITARY SYSTEM MATERIALS SHALL BE LISTED BY AN APPROVED LISTING AGENCY.
- CHEMICAL WASTE PIPING SHALL COMPLY WITH CPC SEC. 811.0.
- ALL STORAGE WATER HEATING EQUIPMENT SHALL BE PROVIDED WITH AN APPROVED, LISTED EXPANSION TANK OR OTHER DEVICE DESIGNED FOR INTERMITTENT OPERATION FOR THERMAL EXPANSION CONTROL PER CPC SEC. 808.3.
- CROSS CONNECTION PROTECTION SHALL BE PROVIDED AT ALL POTABLE WATER SUPPLIED APPLIANCES AND EQUIPMENT EXCEPT THOSE SPECIFIC ITEMS LISTED IN INFORMATION BULLETIN 103.
- WATER HEATERS SHALL BE ANCHORED OR STRAPPED TO RESIST HORIZONTAL DISPLACEMENTS DUE TO SEISMIC MOTION PER CPC SEC. 510.5.
- CHLORINATED POLYVINYL CHLORIDE (CPVC) SHALL NOT BE USED FOR INTERIOR WATER SUPPLY PIPING PER STATE HEALTH & SAFETY CODE SEC. 17921.9.
- HVAC EQUIPMENT AND WATER HEATERS SHALL COMPLY WITH CMC CHAP. 3.
- MEDIUM PRESSURE GAS PIPING SHALL BE LABELED EVERY FIVE FEET.
- MECHANICAL VENTILATION, WHEN REQUIRED IN RESIDENTIAL BATHROOMS AND LAUNDRY ROOMS AS APPLICABLE PER CBC SEC. 1203.3, SHALL PROVIDE A MINIMUM OF FIVE AIR CHANGES PER HOUR AND BE ROUTED TO THE EXTERIOR.
- HOT WATER PIPING IS REQUIRED TO BE INSULATED AS FOLLOWS: 1" PIPE SIZE OR LESS: 1" THICK INSULATION LARGER PIPE SIZES REQUIRE 1-1/2" THICK INSULATION
- SHOWERS AND TUB/SHOWER COMBINATIONS SHALL BE PROVIDED WITH MIXING VALVES PER CPC SEC. 420.0.
- VACUUM BREAKERS SHALL BE PROVIDED AT ALL HOSE BIBS.

**ADDITIONAL NOTES:**

- NOTICE TO THE APPLICANT/OWNER/OWNER'S AGENT/ARCHITECT OR ENGINEER OF RECORD: BY USING THIS PERMITTED CONSTRUCTION DRAWINGS FOR CONSTRUCTION/INSTALLATION OF THE WORK SPECIFIED HEREIN, YOU AGREE TO COMPLY WITH THE REQUIREMENTS OF THE COUNTY OF SANTA CRUZ FOR SPECIAL INSPECTIONS, STRUCTURAL OBSERVATIONS, CONSTRUCTION MATERIAL TESTING AND OFF-SITE FABRICATION OF BUILDING COMPONENTS, CONTAINED IN THE STATEMENT OF SPECIAL INSPECTIONS AND, AS REQUIRED BY THE CALIFORNIA CONSTRUCTION CODES"
- NOTICE TO THE CONTRACTOR/BUILDER/INSTALLER/SUB-CONTRACTOR/OWNER-BUILDER: BY USING THIS PERMITTED CONSTRUCTION DRAWINGS FOR CONSTRUCTION/INSTALLATION OF THE WORK SPECIFIED HEREIN, YOU AGREE TO COMPLY WITH THE REQUIREMENTS OF THE COUNTY OF SANTA CRUZ FOR SPECIAL INSPECTIONS, STRUCTURAL OBSERVATIONS, CONSTRUCTION MATERIAL TESTING AND OFF-SITE FABRICATION OF BUILDING COMPONENTS, CONTAINED IN THE STATEMENT OF SPECIAL INSPECTIONS AND, AS REQUIRED BY THE CALIFORNIA CONSTRUCTION CODES"
- THE SPECIAL INSPECTOR MUST BE CERTIFIED BY THE CITY OF SANTA CRUZ DEVELOPMENT SERVICES, IN THE CATEGORY OF WORK REQUIRED TO HAVE SPECIAL INSPECTION".
- THE CONSTRUCTION MATERIALS TESTING LABORATORY MUST BE APPROVED BY THE COUNTY OF SANTA CRUZ DEVELOPMENT SERVICES, FOR TESTING OF MATERIALS, SYSTEMS, COMPONENTS AND, EQUIPMENTS"
- FABRICATOR MUST BE APPROVED BY THE COUNTY OF SANTA CRUZ DEVELOPMENT SERVICES FOR THE FABRICATION OF MEMBERS AND ASSEMBLIES ON THE PREMISES OF THE FABRICATORS SHOP"
- FABRICATOR SHALL SUBMIT AN "APPLICATION TO PERFORM OFF-SITE FABRICATION" TO THE INSPECTION SERVICES DIVISION FOR APPROVAL PRIOR TO COMMENCEMENT OF FABRICATION".
- FABRICATOR SHALL SUBMIT A "CERTIFICATE OF COMPLIANCE FOR OFF-SITE FABRICATION" TO THE INSPECTION SERVICES DIVISION PRIOR TO ERECTION OF FABRICATED ITEMS AND ASSEMBLIES".
- THE SPECIAL INSPECTIONS IDENTIFIED ON PLANS ARE, IN ADDITION TO, AND NOT A SUBSTITUTE FOR THOSE INSPECTIONS REQUIRED TO BE PERFORMED BY CITY'S BUILDING INSPECTOR".



**VICINITY MAP**

**PROJECT DIRECTORY**

<b>OWNER</b> SUNIL KAPOOR Address: 352 ASPENRIDGE DR, MILPITAS, CA 95035  Phone: Email: sunil95035@yahoo.com	<b>ARCHITECT/ CIVIL ENGINEER</b> INDER ENGINEERING SERVICES MANJIT SAINI, PE  Phone:(408) 313-5400 Email: manjit.saini@iengco.com
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**ABBREVIATION:**

ADJ.	ADJACENT	F.D.	FIRE DAMPER	N.I.C.	NOT IN CONTRACT
ALUM.	ALUMINUM	FJ	FLOOR JOIST	NTS	NOT TO SCALE
A.B.	ANCHOR BOLT	FP	FIRE PLACE	NO.	NUMBER
AUTO.	AUTOMATIC	FX	FIXED	O/	OVER
B.S.	BASE OF SLOPE	FLASH	FLASHING	O.C.	ON CENTER
B.W.	BASE OF WALL	FLR	FLOOR	O	DIAMETER
BATH	BATHROOM	FLR DR	FLOOR DRAIN	PNL	PANEL
BM	BEAM	FL.BM.	FLASH BEAM	P.C.	PHOTO CELL
BRG.	BEARING	F.A.U.	FORCED AREA UNIT	PLWD	PLYWOOD
BDRM	BEDROOM	FOUND	FOUNDATION	PRE FAB	PREFABRICATED
BLK	BLOCKING	G.I.	GALVANIZED IRON	PTDF	PRESSURE TREATED DOUGLAS FIR
B.D.	BOARD	GAR.	GARAGE	PL	PROPERTY LINE
BTU	BRITISH THERMAL UNIT	G	GAS	RR	ROOF RAFTER
BLDG.	BUILDING	GA	GAUGE	RWD	REDWOOD
BN.	BOUNDARY NAIL	GLU-LAM	GLUED LAMINATED	REQ'D	REQUIRED
	CASEMENT	GRD	GROUND	SEC	SECTION
CAB	CABINET	G.F.I	GROUND FAULT INTERRUPTOR	SERV	SERVICE
	CAST IRON	GYP.	GYPSPUM	S	SEWER
CLG.	CEILING	GYP.BD.	GYPSPUM BOARD	SHGT	SHEATING
CL.	CEILING JOIST	HORZ OR H	HORIZONTAL	SHT	SHEET
	CENTER LINE	HDR	HEADER	SIM	SIMILAR
C.O	CLEAN OUT	HLD.	HOLODDOWN	S.C.	SOLID CORE
CLR.	CLEAR	H.C.	HOLLOW CORE	STR.	STRUCTURAL
COL.	COLUMN	H.B.	HOSE BIB	SH	SINGLE HUNG
COMP.	COMPOSITION	INS.	INSULATION	SL	SLIDER
CONC.	CONCRETE	INT.	INTERIOR	SPEC'S	SPECIFICATIONS
CONT.	CONTINUOUS	I.C.B.O.	INTERNATIONAL CONFERENCE OF BUILDING OFFICIALS	S.F.	SQUARE FEET
CNTRL	CONTROL	INV.	INVERTED ELEVATION	STL	STEEL
CNTR.	COUNTER	JAC.	JACUZZI	S4S	SURFACE FUR SIDES
CU-FT	CUBIC FEET	JSTK	JOIST	TAB	TABULATION
CU.IN.	CUBIC INCHES	KIT	KITCHEN	TEMP	TEMPERED,TEMPERATURE
CU.YD.	CUBIC YARD	LAV	LAVATORY	T&G	TONGLE AND GROOVE
DET	DETAIL	JAC.	JACUZZI	T'B	TOP & BOTTOM
DEMO	DEMOLITION	JSTK	JOIST	TOC	TOP OF CURB
DR.	DOOR	KIT	KITCHEN	T.S.	TOP OF SLOPE
DBL	DOUBLE	LAV	LAVATORY	T.B.	TOP OF WALL
D.H.	DOUBLE HUNG	LF	LINEAR FEET	TYP.	TYPICAL
D.F.	DOUGLAS FIR	LOC	LOCATION	U.B.C	UNIFORM BUILDING CODE
DN.	DOWN	LUM CLG	LUMINOUS CEILING	U.N.O	UNLESS NOTED OTHERWISE
DS.	DOWN SPOUT	LB.	POUND	V.T.R	VENT TROUGH ROOF
D	PENNY(NAIL)	M.B.	MACHINE BOLT	V.T.W.	VENT THROUGH WALL
EA	EACHE	MFR	MANUFACTURER	VERT or V	VERTICAL
E.N	EEDGE NAIL	MATL	MATERIAL	V	VOLTS
ELEV.	ELEVATION	MAX.	MAXIMUM	W.C.	WATER CLOSET
EQ.	EQUAL	M.C.	MEDICINE CABINET	W.H.	WATER HEATER
EXT.	EXTERIOR	MTL	METAL	W.R	WEATHER RESISTANT
F.N.	FIELD NAIL	MTR.	METER	W.W.M	WELDED WIRE MESH
F.N.	FINISH NAIL	MIN	MINIMUM	W/	WITH
FIN.	FINISH	WD	WOOD	W	WATER

# SUBMITTAL PLANNING APPROVAL

## KAPOOR'S LAUNDROMAT

### CONVERSION OF EXIST. CAR WASH TO LAUNDROMAT

40 SANTA ANA RD  
HOLLISTER, CA 95023  
APN # 051-020-022-000

**PROJECT DATA**

ADDRESS:	40 SANTA ANA RD HOLLISTER, CA 95023
A.P.N #:	051-020-022-000
SITE AREA:	12,197 SQ FT
ZONING:	NG
GROSS BUILDING AREA	2790 SQFT

**BUILDING CODE INFORMATION**

BUILDING CODE:	CALIFORNIA BUILDING CODE
OCCUPANCY GROUP:	B
CONSTRUCTION TYPE:	VB
<b>BUILDING IS NOT SEPERATED</b>	
SPRINKLER:	SPRINKLERED
EXISTING BUILDING USE:	SUDS CAR WASH & DETAIL CENTER
NEW BUILDING USE:	LAUNDROMAT

**CODES**

- 2022 CALIFORNIA BUILDING CODE (CBC)
- 2022 CALIFORNIA REFERENCE STANDARDS CODE (CRSC)
- 2022 CALIFORNIA ELECTRICAL CODE (CEC)
- 2022 CALIFORNIA MECHANICAL CODES (CMC)
- 2022 CALIFORNIA PLUMBING CODE (CPC)
- 2022 CALIFORNIA FIRE CODE (CFC)
- 2022 CALIFORNIA ENERGY CODE (CENc)
- 2022 CALIFORNIA GREEN BUILDING STANDARDS CODE (CALGreen)
- 2022 CALIFORNIA EXISTING BUILDING CODE (CEBC)
- 2022 MINIMUM DESIGN LOADS AND ASSOCIATED CRITERIA FOR BUILDINGS (ASCE 7)

**SCOPE OF WORK**

CONVERSION OF EXIST. CAR WASH TO LAUNDROMAT.

- DEMOLITION (STORAGE & MECHANICAL ROOM)
- ARCH MODIFICATION (NEW WALLS, INSULATION WALLS, PARTITION WALLS, NEW DOOR & NEW ROOF)
- MEP UPGRADE (ADD NEW WATER HEATER)
- STRUCTURAL MODIFICATION (EXISTING TRENCH TO BE FILLED, ADD NEW POST, FOUNDATION & NEW ROOF FRAMMING)
- ADA ACCESS

**SHEET INDEX**

<b>GENERAL</b>	
CS-1.0	COVER SHEET
CL-1.0	CALGREEN NON-RESIDENTIAL SHEET-1
CL-2.0	CALGREEN NON-RESIDENTIAL SHEET-2
CL-3.0	CALGREEN NON-RESIDENTIAL SHEET-3
ADA-1	ACCESSIBILITY DETAILS
<b>CIVIL</b>	
T-1.0	TOPOGRAPHIC SUREVY
C-1.0	EXISTING NEIGHBORHOOD CONDITIONS PLAN WITHIN 100 FEET
C-2.0	DEMOLITION PLAN
C-3.0	PROPOSED SITE PLAN
C-4.0	SITE GRADING & DRAINAGE PLAN
C-5.0	DETAILS
C-6.0	SITE UTILITY PLAN
C-7.0	ESC PLAN
<b>LANDSCAPE</b>	
L-1.0	LANDSCAPE PLAN
<b>PHOTOMETRIC PLAN</b>	
P-1.0	SITE PHOTOMETRIC PLAN

**SHEET INDEX**

<b>ARCHITECTURAL</b>	
A-1.0	EXISTING FLOOR PLAN
A-1.1	EXISTING COLORED ELEVATIONS-1
A-1.2	EXISTING COLORED ELEVATIONS-2
A-2.0	DEMOLITION PLAN
A-3.0	PROPOSED FLOOR PLAN
A-3.1	PROPOSED ROOF PLAN
A-4.1	EXTERIOR ELEVATIONS - EXISTING & PROPOSED
A-4.2	EXTERIOR VIEWS - EXISTING & PROPOSED
A-4.3	EXTERIOR VIEWS - EXISTING & PROPOSED
A-5.0	PROPOSED EQUIPMENT LAYOUT PLAN
A-6.0	TRASH ENCLOSURE DETAILS
<b>TITLE 24</b>	
T-1.0	TITLE 24 SHEETS
T-1.1	TITLE 24 SHEETS
T-1.2	TITLE 24 SHEETS

PREPARED FOR:  
KAPOOR'S NEW LAUNDROMAT  
40 SANTA ANA RD  
HOLLISTER, CA 95023  
APN- 051-020-022-000

COVER SHEET



NO.	DATE	REVISIONS	DATE	DESIGNED BY:	DRAWN BY:	CHECKED BY:	APPROVED BY:
1	5/15/2025	ISSUED FOR REVIEW	11/5/2025	N. SINGH	K. KUMAR	M. SAINI	M. SAINI
2	6/26/2025	ISSUED FOR REVIEW					
<b>CS-1.0</b>							



# 2022 CALIFORNIA GREEN BUILDING STANDARDS CODE NONRESIDENTIAL MANDATORY MEASURES, SHEET 1 (January 2023)

**CHAPTER 3  
GREEN BUILDING  
SECTION 301 GENERAL**

**301.1 SCOPE.** Buildings shall be designed to include the green building measures specified as mandatory in the application checklists contained in this code. Voluntary green building measures are also included in the application checklists and may be included in the design and construction of structures covered by this code, but are not required unless adopted by a city, county, or city and county as specified in Section 101.7.

**301.3 NONRESIDENTIAL ADDITIONS AND ALTERATIONS. [BSC-CG]** The provisions of individual sections of Chapter 5 apply to newly constructed buildings, building additions of 1,000 square feet or greater, and/or building alterations with a permit valuation of \$200,000 or above (for occupancies within the authority of California Building Standards Commission). Code sections relevant to additions and alterations shall only apply to the portions of the building being added or altered within the scope of the permitted work.

A code section will be designated by a banner to indicate where the code section only applies to newly constructed buildings [N] or to additions and/or alterations [A]. When the code section applies to both, no banner will be used.

**301.3.1 Nonresidential additions and alterations that cause updates to plumbing fixtures only:**

**Note:** On and after January 1, 2014, certain commercial real property, as defined in Civil Code Section 1101.3, shall have its noncompliant plumbing fixtures replaced with appropriate water-conserving plumbing fixtures under specific circumstances. See Civil Code Section 1101.1 et seq. for definitions, types of commercial real property affected, effective dates, circumstances necessitating replacement of noncompliant plumbing fixtures, and duties and responsibilities for ensuring compliance.

**301.3.2 Waste Diversion.** The requirements of Section 5.408 shall be required for additions and alterations whenever a permit is required for work.

301.4 PUBLIC SCHOOLS AND COMMUNITY COLLEGES. (see GBSC)  
301.5 HEALTH FACILITIES. (see GBSC)

**SECTION 302 MIXED OCCUPANCY BUILDINGS  
302.1 MIXED OCCUPANCY BUILDINGS.** In mixed occupancy buildings, each portion of a building shall comply with the specific green building measures applicable to each specific occupancy.

**SECTION 303 PHASED PROJECTS  
303.1 PHASED PROJECTS.** For shell buildings and others constructed for future tenant improvements, only those code measures relevant to the building components and systems considered to be new construction (or newly constructed) shall apply.

**303.1.1 Initial Tenant Improvements.** The provisions of this code shall apply only to the initial tenant improvements to a project. Subsequent tenant improvements shall comply with the scoping provisions in Section 301.3 non-residential additions and alterations.

**ABBREVIATION DEFINITIONS:**  
HCD Department of Housing and Community Development  
BSC California Building Standards Commission  
DSA-SS Division of the State Architect, Structural Safety  
OSHPD Office of Statewide Health Planning and Development  
LR Low Rise  
HR High Rise  
AA Additions and Alterations  
N New

**CHAPTER 5  
NONRESIDENTIAL MANDATORY MEASURES  
DIVISION 5.1 PLANNING AND DESIGN**

**SECTION 5.101 GENERAL  
5.101.1 SCOPE**  
The provisions of this chapter outline planning, design and development methods that include environmentally responsible site selection, building design, building siting and development to protect, restore and enhance the environmental quality of the site and respect the integrity of adjacent properties.

**SECTION 5.102 DEFINITIONS  
5.102.1 DEFINITIONS**  
The following terms are defined in Chapter 2 (and are included here for reference)

**CUTOFF LUMINAIRES.** Luminaires whose light distribution is such that the candela per 1000 lamp lumens does not numerically exceed 25 (2.5 percent) at an angle of 90 degrees above nadir, and 100 (10 percent) at a vertical angle of 80 degrees above nadir. This applies to all lateral angles around the luminaire.

**LOW-EMITTING AND FUEL EFFICIENT VEHICLES.**  
Eligible vehicles are limited to the following:  
1. Zero emission vehicle (ZEV), enhanced advanced technology PZEV (enhanced AT ZEV) or transitional zero emission vehicle (TZEV) regulated under CCR, Title 13, Section 1862.  
2. High-efficiency vehicles, regulated by U.S. EPA, bearing a fuel economy and greenhouse gas rating of 9 or 10 as regulated under 40 CFR Section 600 Subpart D.

**NEIGHBORHOOD ELECTRIC VEHICLE (NEV).** A motor vehicle that meets the definition of "low-speed vehicle" either in Section 385.5 of the Vehicle Code or in 49CFR571.500 (as it existed on July 1, 2000), and is certified to zero-emission vehicle standards.

**TENANT-OCCUPANTS.** Building occupants who inhabit a building during its normal hours of operation as permanent occupants, such as employees, as distinguished from customers and other transient visitors.

**VANPOOL VEHICLE.** Eligible vehicles are limited to any motor vehicle, other than a motortruck or truck tractor, designed for carrying more than 15 persons including the driver, which is maintained and used primarily for the nonprofit work-related transportation of adults for the purpose of ridesharing.

**Note:** Source: Vehicle Code, Division 1, Section 668

**ZEV.** Any vehicle certified to zero-emission standards.

**SECTION 5.106 SITE DEVELOPMENT  
5.106.1 STORM WATER POLLUTION PREVENTION FOR PROJECTS THAT DISTURB LESS THAN ONE ACRE OF LAND.** Newly constructed projects and additions which disturb less than one acre of land, and are not part of a larger common plan of development or sale, shall prevent the pollution of storm water runoff from the construction activities through one or more of the following measures:

**5.106.1.1 Local ordinance.** Comply with a lawfully enacted storm water management and/or erosion control ordinance.

**5.106.1.2 Best Management Practices (BMPs).** Prevent the loss of soil through wind or water erosion by implementing an effective combination of erosion and sediment control and good housekeeping BMPs.

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

**5.106.2 STORMWATER POLLUTION PREVENTION FOR PROJECTS THAT DISTURB ONE OR MORE ACRES OF LAND.** Comply with all lawfully enacted stormwater discharge regulations for projects that (1) disturb one acre or more of land, or (2) disturb less than one acre of land but are part of a larger common plan of development sale.

**Note:** Projects that (1) disturb one acre or more of land, or (2) disturb less than one acre of land but are part of the larger common plan of development or sale must comply with the post-construction requirements detailed in the applicable National Pollutant Discharge Elimination System (NPDES) General permit for Stormwater Discharges Associated with Construction and Land Disturbance Activities issued by the State Water Resources Control Board or the Lahontan Regional Water Quality Control Board (for projects in the Lake Tahoe Hydrologic Unit).

The NPDES permits require postconstruction runoff (post-project hydrology) to match the preconstruction runoff (pre-project hydrology) with the installation of postconstruction stormwater management measures. The NPDES permits emphasize runoff reduction through on-site stormwater use, interception, evapotranspiration, and infiltration through nonstructural controls, such as Low Impact Development (LID) practices, and conservation design measures. Stormwater volume that cannot be addressed using nonstructural practices is required to be captured in structural practices and be approved by the enforcing agency.

Refer to the current applicable permits on the State Water Resources Control Board website at: www.waterboards.ca.gov/constructionstormwater. Consideration to the stormwater runoff management measures should be given during the initial design process for appropriate integration into site development.

**5.106.4 BICYCLE PARKING.** For buildings within the authority of California Building Standards Commission as specified in Section 103, comply with Section 5.106.4.1. For buildings within the authority of the Division of the State Architect pursuant to Section 105, comply with Section 5.106.4.2

**5.106.4.1 Bicycle parking. [BSC-CG]** Comply with Sections 5.106.4.1.1 and 5.106.4.1.2; or meet the applicable local ordinance, whichever is stricter.

**5.106.4.1.1 Short-term bicycle parking.** If the new project or an addition or alteration is anticipated to generate visitor traffic, provide permanently anchored bicycle racks within 200 feet of the visitors' entrance, readily visible to passers-by, for 5% of new visitor motorized vehicle parking spaces being added, with a minimum of one two-bike capacity rack.  
**Exception:** Additions or alterations which add nine or less visitor vehicular parking spaces.

**5.106.4.1.2 Long-term bicycle parking.** For new buildings with tenant spaces that have 10 or more tenant-occupants, provide secure bicycle parking for 5 percent of the tenant-occupant vehicular parking spaces with a minimum of one bicycle parking facility.

**5.106.4.1.3** For additions or alterations that add 10 or more tenant-occupant vehicular parking spaces, provide secure bicycle parking for 5 percent of the tenant vehicular parking spaces being added, with a minimum of one bicycle parking facility.

**5.106.4.1.4** For new shell buildings in phased projects provide secure bicycle parking for 5 percent of the anticipated tenant-occupant vehicular parking spaces with a minimum of one bicycle parking facility.

**5.106.4.1.5 Acceptable bicycle parking facility** for Sections 5.106.4.1.2, 5.106.4.1.3, and 5.106.4.1.4 shall be convenient from the street and shall meet one of the following:  
1. Covered, lockable enclosures with permanently anchored racks for bicycles;  
2. Lockable bicycle rooms with permanently anchored racks; or  
3. Lockable, permanently anchored bicycle lockers.  
**Note:** Additional information on recommended bicycle accommodations may be obtained from Sacramento Area Bicycle Advocates.

**5.106.4.2 Bicycle parking. [DSA-SS]** For public schools and community colleges, comply with Sections 5.106.4.2.1 and 5.106.4.2.2

**5.106.4.2.1 Student bicycle parking.** Provide permanently anchored bicycle racks conveniently accessed with a minimum of four two-bike capacity racks per new building.

**5.106.4.2.2 Staff bicycle parking.** Provide permanent, secure bicycle parking conveniently accessed with a minimum of two staff bicycle parking spaces per new building. Acceptable bicycle parking facilities shall be convenient from the street or staff parking area and shall meet one of the following:  
1. Covered, lockable enclosures with permanently anchored racks for bicycles;  
2. Lockable bicycle rooms with permanently anchored racks; or  
3. Lockable, permanently anchored bicycle lockers.

**5.106.5.3 Electric vehicle (EV) charging. [N]** Construction to provide electric vehicle infrastructure and facilitate electric vehicle charging shall comply with Section 5.106.5.3.1 and shall be provided in accordance with regulations in the California Building Code and the California Electrical Code.

**Exceptions:**  
1. On a case-by-case basis where the local enforcing agency has determined compliance with this section is not feasible based upon one of the following conditions:  
a. Where there is no local utility power supply  
b. Where the local utility is unable to supply adequate power.  
c. Where there is evidence suitable to the local enforcing agency substantiating the local utility infrastructure design requirements, directly related to the implementation of Section 5.106.5.3, may adversely impact the construction cost of the project.  
2. Parking spaces accessible only by automated mechanical car parking systems are not required to comply with this code section

**5.106.5.3.1 EV capable spaces.**  
[N] EV capable spaces shall be provided in accordance with Table 5.106.5.3.1 and the following requirements:  
1. Raceways complying with the California Electrical Code and no less than 1-inch (25 mm) diameter shall be provided and shall originate at a service panel or a subpanel(s) serving the area, and shall terminate in close proximity to the proposed location of the EV capable and into a suitable listed cabinet, box, enclosure or equivalent. A common raceway may be used to serve multiple EV charging spaces.  
2. A service panel or subpanel (s) shall be provided with panel space and electrical load capacity for a dedicated 208/240 volt, 40-ampere minimum branch circuit for each EV capable space, with delivery of 30-ampere minimum to an installed EVSE at each EVCS.  
3. The electrical system and any on-site distribution transformers shall have sufficient capacity to supply full rated amperage at each EV capable space.  
4. The service panel or subpanel circuit directory shall identify the reserved overcurrent protective devices space(s) as "EV CAPABLE". The raceway termination location shall be permanently and visibly marked as "EV CAPABLE".

**Note:** A parking space served by electric vehicle supply equipment or designed as a future EV charging space shall count as at least one standard automobile parking space only for the purpose of complying with any applicable minimum parking space requirements established by an enforcement agency. See vehicle Code Section 22511.2 for further details.

TOTAL NUMBER OF ACTUAL PARKING SPACES	NUMBER OF REQUIRED EV CAPABLE SPACES	NUMBER OF EVCS/ EV CAPABLE SPACES PROVIDED WITH EVSE <sup>1,2</sup>
0-9	0	0
10-25	2	0
26-50	8	2
51-75	13	3
76-100	17	4
101-150	25	6
151-200	35	9
201 AND OVER	20% of total <sup>1</sup>	25% of EV capable spaces <sup>1</sup>

**5.106.5.3.2 Electric vehicle charging stations (EVCS)**  
EV capable spaces shall be provided with EVSE to create EVCS in the number indicated in Table 5.106.5.3.1. The EVCS required by Table 5.106.5.3.1 may be provided with EVSE in any combination of Level 2 and Direct Current Fast Charging (DCFC), except that at least one Level 2 EVSE shall be provided.

One EV charger with multiple connectors capable of charging multiple EVs simultaneously shall be permitted if the electrical load capacity required by Section 5.106.5.3.1 for each EV capable space is accumulatively supplied to the EV charger.

The installation of each DCFC EVSE shall be permitted to reduce the minimum number of required EV capable spaces without EVSE by five and reduce proportionally the required electrical load capacity to the service panel or subpanel.

**5.106.5.3.3 Use of automatic load management systems (ALMS).**  
ALMS shall be permitted for EVCS. When ALMS is installed, the required electrical load capacity specified in Section 5.106.5.3.1 for each EVCS may be reduced when serviced by an EVSE controlled by an ALMS. Each EVSE controlled by an ALMS shall deliver a minimum 30 amperes to an EV when charging one vehicle and shall deliver a minimum 3.3 kW while simultaneously charging multiple EVs.

**5.106.5.3.4 Accessible EVCS.**  
When EVSE is installed, accessible EVCS shall be provided in accordance with the California Building Code, Chapter 11B, Section 11B-228.3.  
**Note:** For EVCS signs, refer to Caltrans Traffic Operations Policy Directive 13-01 (Zero Emission Vehicle Signs and Pavement Markings) or its successor(s).

**5.106.5.4 Electric Vehicle (EV) charging: medium-duty and heavy-duty. [N]**  
Construction shall comply with section 5.106.5.4.1 to facilitate future installation of electric vehicle supply equipment (EVSE). Construction for warehouses, grocery stores and retail stores with planned off-street loading spaces shall also comply with Section 5.106.5.4.1 for future installation of medium- and heavy-duty EVSE.  
**Exceptions:**  
1. On a case-by-case basis where the local enforcing agency has determined compliance with this section is not feasible based upon one of the following conditions:  
a. Where there is no local utility power supply.  
b. Where the local utility is unable to supply adequate power.  
c. Where there is evidence suitable to the local enforcing agency substantiating that additional local utility infrastructure design requirements, directly related to the implementation of Section 5.106.5.3, may adversely impact the construction cost of the project.  
When EVSE(s) is/are installed, it shall be in accordance with the California Building Code, the California Electrical Code and as follows:  
**5.106.5.4.1 Electric vehicle charging readiness requirements for warehouse, grocery stores and retail stores with planned off-street loading spaces.**  
[N] In order to avoid future demolition when adding EV charging supply and distribution equipment, spare raceway(s) or busway(s) and adequate capacity for transformer(s), service panel(s) or subpanel(s) shall be installed at the time of construction in accordance with the California Electrical Code. Construction plans and specifications shall include but are not limited to, the following:  
1. The transformer, main service equipment and subpanel shall meet the minimum power requirement in Table 5.106.5.4.1 to accommodate the dedicated branch circuits for the future installation of EVSE.  
2. The construction documents shall indicate on or more location(s) convenient to the planned offstreet loading space(s) reserved for medium- and heavy-duty ZEV charging cabinets and charging dispensers, and a pathway reserved for routing of conduit from the termination of the raceway(s) or busway(s) to the charging cabinet(s) and dispenser(s) as shown in Table 5.106.5.4.1  
3. Raceway(s) or busway(s) originating at a main service panel or a subpanel(s) serving the area where potential future medium- and heavy-duty EVSE will be located and shall terminate in close proximity to the potential future location of the charging equipments for medium- and heavy-duty vehicles.  
4. The raceway(s) or busway(s) shall be sufficient size to carry the minimum additional system load to the location of the charging for medium- and heavy-duty ZEVs as shown in Table 5.106.5.4.1.

BUILDING TYPE	BUILDING SIZE (SQ. FT.)	NUMBER OF OFF-STREET LOADING SPACES	ADDITIONAL CAPACITY REQUIRED (KVA) FOR RACEWAY & BUSWAY AND TRANSFORMER & PANEL
Grocery	10,000 to 90,000	1 or 2	200
	Greater than 90,000	3 or Greater	400
Retail	10,000 to 135,000	1 or 2	200
	Greater than 135,000	3 or Greater	400
Warehouse	20,000 to 256,000	1 or 2	200
	Greater than 256,000	3 or Greater	400

**5.106.6 LIGHT POLLUTION REDUCTION. [N].** Outdoor lighting systems shall be designed and installed to comply with the following:  
1. The minimum requirements in the California Energy Code for Lighting Zones 0-4 as defined in Chapter 10, Section 10-114 of the California Administrative Code; and  
2. Backlight (B) ratings as defined in IES TM-15-11 (shown in Table A-1 in Chapter 8);  
3. Uplight and Glare ratings as defined in California Energy Code (shown in Tables 130.2-A and 130.2-B in Chapter 8) and  
4. Allowable BUG ratings not exceeding those shown in Table 5.106.8. [N] or Comply with a local ordinance lawfully enacted pursuant to Section 101.7, whichever is more stringent.

**Exceptions: [N]**  
1. Luminaires that qualify as exceptions in Sections 130.2 (b) and 140.7 of the California Energy Code.  
2. Emergency lighting.  
3. Building facade meeting the requirements in Table 140.7-B of the California Energy Code, Part 6.  
4. Custom lighting features as allowed by the local enforcing agency, as permitted by Section 101.8 Alternate materials, designs and methods of construction.  
5. Luminaires with less than 6,200 initial luminaire lumens.

ALLOWABLE RATING	LIGHTING ZONE LZ0	LIGHTING ZONE LZ1	LIGHTING ZONE LZ2	LIGHTING ZONE LZ3	LIGHTING ZONE LZ4
<b>MAXIMUM ALLOWABLE BACKLIGHT RATING</b> <sup>1</sup>					
Luminaire greater than 2 mounting heights (MH) from property line	N/A	No Limit	No Limit	No Limit	No Limit
Luminaire back hemisphere is 1-2 MH from property line	N/A	B2	B3	B4	B4
Luminaire back hemisphere is 0.5-1 MH from property line	N/A	B1	B2	B3	B3
Luminaire back hemisphere is less than 0.5 MH from property line	N/A	B0	B0	B1	B2
<b>MAXIMUM ALLOWABLE UPLIGHT RATING (U)</b>					
For area lighting	N/A	U0	U0	U0	U0
For all other outdoor lighting, including decorative luminaires	N/A	U1	U2	U3	UR

	Y	NA	RESPON. PARTY	*	YES	NOT APPLICABLE	RESPON. PARTY (i.e. ARCHITECT, ENGINEER, OWNER, CONTRACTOR, INSPECTOR ETC.)
<b>MAXIMUM ALLOWABLE GLARE RATING (G)</b>							
<b>MAXIMUM ALLOWABLE GLARE RATING (G)</b>	N/A		G1		G2		G3 G4
<b>MAXIMUM ALLOWABLE GLARE RATING (G)</b>	N/A		G0		G1		G2
<b>MAXIMUM ALLOWABLE GLARE RATING (G)</b>	N/A		G0		G0		G1
<b>MAXIMUM ALLOWABLE GLARE RATING (G)</b>	N/A		G0		G0		G1

1. IESNA Lighting Zones 0 and 5 are not applicable; refer to Lighting Zones as defined in the California Energy Code and Chapter 10 of the California Administrative Code.  
2. For property lines that abut public walkways, bikeways, plazas and parking lots, the property line may be considered to be 5 feet beyond the actual property line for purpose of determining compliance with this section. For property lines that abut public roadways and public transit corridors, the property line may be considered to be the centerline of the public roadway or public transit corridor for the purpose of determining compliance with this section.  
3. General lighting luminaires in areas such as outdoor parking, sales or storage lots shall meet these reduced ratings. Decorative luminaires located in these areas shall meet U-value limits for "all other outdoor lighting"

**5.106.8.1 Facing-Backlight**  
Luminaires within 2MH of a property line shall be oriented so that the nearest property line is behind the fixture, and shall comply with the backlight rating specified in Table 5.106.8 based on the lighting zone and distance to the nearest point of that property line.  
**Exception: Corners.** If two property lines (or two segments of the same property line) have equidistant point to the luminaire, then the luminaire may be oriented so that the intersection of the two lines (the corner) is directly behind the luminaire. The luminaire shall still use the distance to the nearest point(s) on the property lines to determine the required backlight rating.

**5.106.8.2 Facing-Glare.**  
For luminaires covered by 5.106.8.1, if a property line also exists within or extends into the front hemisphere within 2MH of the luminaire then the luminaire shall comply with the more stringent glare rating specified in Table 5.106.8 based on the lighting zone and distance to the nearest point on the nearest property line within the front hemisphere.  
**Note: [N]**  
1. See also California Building Code, Chapter 12, Section 1205.6 for college campus lighting requirements for parking facilities and walkways.  
2. Refer to Chapter 8 (Compliance Forms, Worksheets and Reference Material) for IES TM-15-11 Table A-1, California Energy Code Tables 130.2-A and 130.2-B.  
3. Refer to the California Building Code for requirements for additions and alterations.

**5.106.10 GRADING AND PAVING.** Construction plans shall indicate how site grading or a drainage system will manage all surface water flows to keep water from entering buildings. Examples of methods to manage surface water include, but are not limited to, the following:  
1. Swales.  
2. Water collection and disposal systems.  
3. French drains.  
4. Water retention gardens.  
5. Other water measures which keep surface water away from buildings and aid in groundwater recharge.  
**Exception:** Additions and alterations not altering the drainage path.

**5.106.12 SHADE TREES [DSA-SS].** Shade Trees shall be planted to comply with Sections 5.106.12.1, 5.106.12.2, and 5.106.12.3. Percentages shown shall be measured at noon on the summer solstice. Landscape irrigation necessary to establish and maintain tree health shall comply with Section 5.304.6.

**5.106.12.1 Surface parking areas.** Shade tree plantings, minimum #10 container size or equal, shall be installed to provide shade over 50 percent of the parking area within 15 years.  
**Exceptions:** Surface parking area covered by solar photovoltaic shade structures with roofing materials that comply with Table A5.106.11.2.2 in Appendix A5 shall be permitted in whole or in part in lieu of shade tree planting.

**5.106.12.2 Landscape areas.** Shade tree plantings, minimum #10 container size or equal shall be installed to provide shade of 20% of the landscape area within 15 years.  
**Exceptions:** Playfields for organized sport activity are not included in the total area calculation.

**5.106.12.3 Hardscape areas.** Shade tree plantings, minimum #10 container size or equal shall be installed to provide shade over 20 percent of the hardscape area within 15 years.  
**Exceptions:**  
1. Walks, hardscape areas covered by solar photovoltaic shade structures or shade structures with roofing materials that comply with Table A5.106.11.2.2 in Appendix A5 shall be permitted in whole or in part in lieu of shade tree planting.  
2. Designated and marked play areas of organized sport activity are not included in the total area calculation.

**DIVISION 5.2 ENERGY EFFICIENCY  
SECTION 5.201 GENERAL  
5.201.1 Scope [BSC-CG]. California Energy Code [DSA-SS].** For the purposes of mandatory energy efficiency standards in this code, the California Energy Commission will continue to adopt mandatory building standards.

**DIVISION 5.3 WATER EFFICIENCY AND CONSERVATION  
SECTION 5.301 GENERAL  
5.301.1 Scope.** The provisions of this chapter shall establish the means of conserving water use indoors, outdoors and in wastewater conveyance.

**SECTION 5.302 DEFINITIONS  
5.302.1 Definitions.** The following terms are defined in Chapter 2 (and are included here for reference)

**EVAPOTRANSPIRATION ADJUSTMENT FACTOR (ETAF) [DSA-SS].** An adjustment factor when applied to reference evapotranspiration that adjusts for plant factors and irrigation efficiency, which are two major influences on the amount of water that needs to be applied to the landscape.

**FOOTPRINT AREA [DSA-SS].** The total area of the furthest exterior wall of the structure projected to natural grade, not including exterior areas such as stairs, covered walkways, patios and decks.

**METERING FAUCET.** A self-closing faucet that dispenses a specific volume of water for each actuation cycle. The volume or cycle duration can be fixed or adjustable.

**GRAYWATER.** Pursuant to Health and Safety Code Section 17922.12, "graywater" means untreated wastewater that has not been contaminated by any toilet discharge, has not been affected by infectious, contaminated, or unhealthy bodily wastes, and does not present a threat from contamination by unhealthful processing, manufacturing, or operating wastes. "Graywater" includes, but is not limited to wastewater from bathtubs, showers, bathroom washbasins, clothes washing machines and laundry tubs, but does not include waste water from kitchen sinks or dishwashers.

**MODEL WATER EFFICIENT LANDSCAPE ORDINANCE (MWLEO).** The California ordinance regulating landscape design, installation and maintenance practices that will ensure commercial, multifamily and other developer installed landscapes greater than 2500 square feet meet an irrigation water budget developed based on landscaped area and climatological parameters.

**MODEL WATER EFFICIENT LANDSCAPE ORDINANCE (MWLEO) [HCD]** The California model ordinance (California Code of Regulations, Title 23, Division 2, Chapter 2.7), regulating landscape design, installation and maintenance practices. Local agencies are required to adopt the updated MWLEO, or adopt a local ordinance at least as effective as the MWLEO.

**POTABLE WATER.** Water that is drinkable and meets the U.S. Environmental Protection Agency (EPA) Drinking Water Standards. See definition in the California Plumbing Code, Part 5.

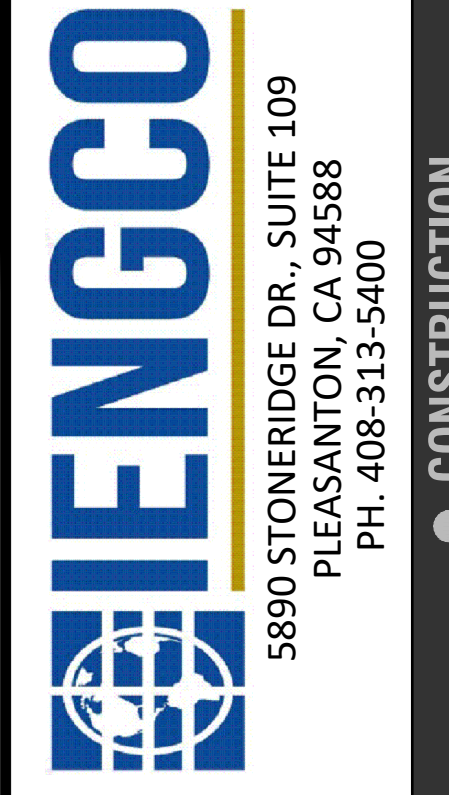
**POTABLE WATER [HCD]** Water that is satisfactory for drinking, culinary, and domestic purposes, and meets the U.S. Environmental Protection Agency (EPA) Drinking Water Standards and the requirements of the Health Authority Having Jurisdiction.

**RECYCLED WATER.** Water which, as a result of treatment of waste, is suitable for a direct beneficial use or a controlled use that would not otherwise occur [Water Code Section 13050 (n)]. Simply put, recycled water is water treated to remove waste matter attaining a quality that is suitable to use the water again.

**SUBMETER. [HCD 1A]** A secondary device beyond a meter that measures water consumption of an individual rental unit within a multifamily residential structure or mixed-use residential and commercial structure. (See Civil Code Section 1954.202 (g) and Water Code Section 517 for additional details.)

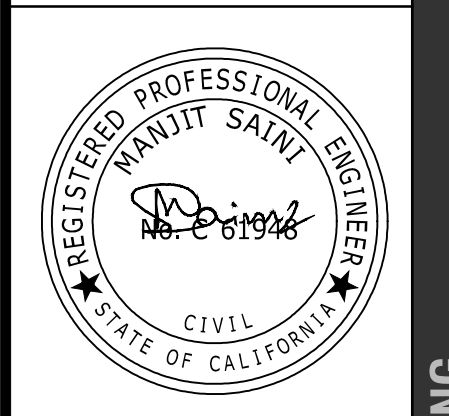
**WATER BUDGET.** Is the estimated total landscape irrigation water use which shall not exceed the maximum applied water allowance calculated in accordance with the Department of Water Resources Model Efficient Landscape Ordinance (MWLEO).

DISCLAIMER: THIS DOCUMENT IS PROVIDED AND INTENDED TO BE USED AS A MEANS TO INDICATE AREAS OF COMPLIANCE WITH THE CALIFORNIA GREEN BUILDING STANDARDS (CALGREEN) CODE. DUE TO THE VARIABLES BETWEEN BUILDING DEPARTMENT JURISDICTIONS, THIS CHECKLIST IS TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL NEEDS. THE END USER ASSUMES ALL RESPONSIBILITY ASSOCIATED WITH THE USE OF THIS DOCUMENT, INCLUDING VERIFICATION WITH THE FULL CODE.



PREPARED FOR:  
KAPOOR'S NEW LAUNDRY  
40 SANTA ANA RD  
HOLLISTER, CA 95023  
APN- 051-020-022-000

CALGREEN  
NON-RESIDENTIAL SHEET - 1



REVISIONS

DATE:	DESIGNED BY:	DRAWN BY:	CHECKED BY:	APPROVED BY:
23-06-2025	JAY SINGH	K. KUMAR	M. SAINI	M. SAINI

NO.

CL-1.0

CONSTRUCTION  
CONSULTATION  
ENGINEERING  
ARCHITECTURE

# 2022 CALIFORNIA GREEN BUILDING STANDARDS CODE

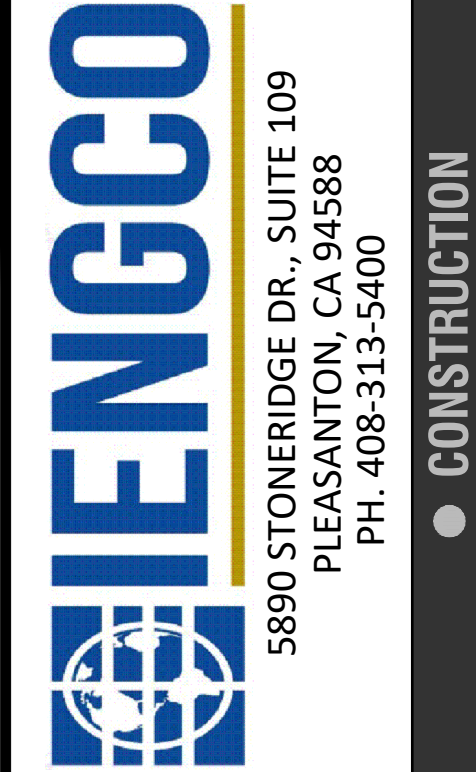
## NONRESIDENTIAL MANDATORY MEASURES, SHEET 2 (January 2023)

Y	NA	RESPON. PARTY												
<input type="checkbox"/>	<input type="checkbox"/>													
<b>SECTION 5.303 INDOOR WATER USE</b>														
<b>5.303.1 METERS.</b> Separate submeters or metering devices shall be installed for the uses described in Sections 503.1.1 and 503.1.2.														
<b>5.303.1.1 Buildings in excess of 50,000 square feet.</b> Separate submeters shall be installed as follows:														
<ol style="list-style-type: none"><li>For each individual leased, rented or other tenant space within the building projected to consume more than 100 gal/day (380 L/day), including, but not limited to, spaces used for laundry or cleaners, restaurant or food service, medical or dental office, laboratory, or beauty salon or barber shop.</li><li>Where separate submeters for individual building tenants are unfeasible, for water supplied to the following subsystems:<ol style="list-style-type: none"><li>Makeup water for cooling towers where flow through is greater than 500 gpm (30 L/s).</li><li>Makeup water for evaporative coolers greater than 6 gpm (0.04 L/s).</li><li>Steam and hot water boilers with energy input more than 500,000 Btu/h (147 kW).</li></ol></li></ol>														
<b>5.303.1.2 Excess consumption.</b> A separate submeter or metering device shall be provided for any tenant within a new building or within an addition that is projected to consume more than 1,000 gal/day.														
<input type="checkbox"/>	<input type="checkbox"/>													
<b>5.303.3 WATER CONSERVING PLUMBING FIXTURES AND FITTINGS.</b> Plumbing fixtures (water closets and urinals) and fittings (faucets and showerheads) shall comply with the following:														
<b>5.303.3.1 Water Closets.</b> The effective flush volume of all water closets shall not exceed 1.28 gallons per flush. Tank-type water closets shall be certified to the performance criteria of the U.S. EPA WaterSense Specification for Tank-Type toilets.														
<b>Note:</b> The effective flush volume of dual flush toilets is defined as the composite, average flush volume of two reduced flushes and one full flush.														
<b>5.303.3.2 Urinals.</b>														
<b>5.303.3.2.1 Wall-mounted Urinals.</b> The effective flush volume of wall-mounted urinals shall not exceed 0.125 gallons per flush.														
<b>5.303.3.2.2 Floor-mounted Urinals.</b> The effective flush volume of floor-mounted or other urinals shall not exceed 0.5 gallons per flush.														
<b>5.303.3.3 Showerheads. [BSC-CG]</b>														
<b>5.303.3.3.1 Single showerhead.</b> Showerheads shall have a maximum flow rate of not more than 1.8 gallons per minute at 80 psi. Showerheads shall be certified to the performance criteria of the U.S. EPA WaterSense Specification for Showerheads.														
<b>5.303.3.3.2 Multiple showerheads serving one shower.</b> When a shower is served by more than one showerhead, the combined flow rate of all the showerheads and/or other shower outlets controlled by a single valve shall not exceed 1.8 gallons per minute at 80 psi, or the shower shall be designed to allow only one shower outlet to be in operation at a time. <b>Note:</b> A hand-held shower shall be considered a showerhead.														
<b>5.303.3.4 Faucets and fountains.</b>														
<b>5.303.3.4.1 Nonresidential Lavatory faucets.</b> Lavatory faucets shall have a maximum flow rate of not more than 0.5 gallons per minute at 60 psi.														
<b>5.303.3.4.2 Kitchen faucets.</b> Kitchen faucets shall have a maximum flow rate of not more than 1.8 gallons per minute at 60 psi. Kitchen faucets may temporarily increase the flow above the maximum rate, but not to exceed 2.2 gallons per minute at 60 psi, and must default to a maximum flow rate of 1.8 gallons per minute at 60 psi.														
<b>5.303.3.4.3 Wash fountains.</b> Wash fountains shall have a maximum flow rate of not more than 1.8 gallons per minute/20 [firm space (inches)] at 60 psi.														
<b>5.303.3.4.4 Metering faucets.</b> Metering faucets shall not deliver more than 0.20 gallons per cycle.														
<b>5.303.3.4.5 Metering faucets for wash fountains.</b> Metering faucets for wash fountains shall have a maximum flow rate of not more than 0.20 gallons per minute/20 [firm space (inches)] at 60 psi. <b>Note:</b> Where complying faucets are unavailable, aerators or other means may be used to achieve reduction.														
<b>5.303.3.4.6 Pre-rinse spray valve</b> When installed, shall meet the requirements in the <i>California Code of Regulations</i> , Title 20 (Appliance Efficiency Regulations), Section 1605.1 (h)(4) Table H-2, Section 1605.3 (h)(4)(A), and Section 1607 (d)(7), and shall be equipped with an integral automatic shutoff.														
<b>FOR REFERENCE ONLY:</b> The following table and code section have been reprinted from the <i>California Code of Regulations</i> , Title 20 (Appliance Efficiency Regulations), Section 1605.1 (h)(4) and Section 1605.3 (h)(4)(A).														
<table border="1"><thead><tr><th colspan="2">TABLE H-2</th></tr><tr><th colspan="2">STANDARDS FOR COMMERCIAL PRE-RINSE SPRAY VALVES MANUFACTURED ON OR AFTER JANUARY 28, 2019</th></tr><tr><th>PRODUCT CLASS [spray force in ounce force (ozf)]</th><th>MAXIMUM FLOW RATE (gpm)</th></tr></thead><tbody><tr><td>Product Class 1 (≤ 5.0 ozf)</td><td>1.00</td></tr><tr><td>Product Class 2 (&gt; 5.0 ozf and ≤ 8.0 ozf)</td><td>1.20</td></tr><tr><td>Product Class 3 (&gt; 8.0 ozf)</td><td>1.28</td></tr></tbody></table>			TABLE H-2		STANDARDS FOR COMMERCIAL PRE-RINSE SPRAY VALVES MANUFACTURED ON OR AFTER JANUARY 28, 2019		PRODUCT CLASS [spray force in ounce force (ozf)]	MAXIMUM FLOW RATE (gpm)	Product Class 1 (≤ 5.0 ozf)	1.00	Product Class 2 (> 5.0 ozf and ≤ 8.0 ozf)	1.20	Product Class 3 (> 8.0 ozf)	1.28
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<b>5.303.4 COMMERCIAL KITCHEN EQUIPMENT.</b>														
<b>5.303.4.1 Food Waste Disposers.</b> Disposers shall either modulate the use of water to no more than 1 gpm when the disposer is not in use (not actively grinding food waste/no-load) or shall automatically shut off after no more than 10 minutes of inactivity. Disposers shall use no more than 8 gpm of water. <b>Note:</b> This code section does not affect local jurisdiction authority to prohibit or require disposer installation.														
<b>5.303.5 AREAS OF ADDITION OR ALTERATION.</b> For those occupancies within the authority of the California Building Standards Commission as specified in Section 103, the provisions of Section 5.303.3 and 5.303.4 shall apply to new fixtures in additions or areas of alteration to the building.														
<b>5.303.6 STANDARDS FOR PLUMBING FIXTURES AND FITTINGS.</b> Plumbing fixtures and fittings shall be installed in accordance with the <i>California Plumbing Code</i> , and shall meet the applicable standards referenced in Table 1701.1 of the <i>California Plumbing Code</i> and in Chapter 6 of this code.														
<b>SECTION 5.304 OUTDOOR WATER USE</b>														
<b>5.304.1 OUTDOOR POTABLE WATER USE IN LANDSCAPE AREAS.</b> Nonresidential developments shall comply with a local water efficient landscape ordinance or the current California Department of Water Resources' Model Water Efficient Landscape Ordinance (MWELO), whichever is more stringent.														
<b>Notes:</b> <ol style="list-style-type: none"><li>The Model Water Efficient Landscape Ordinance (MWELO) is located in the California Code of Regulations, Title 23, Chapter 2.7, Division 2.</li><li>MWELO and supporting documents, including a water budget calculator, are available at: <a href="https://www.water.ca.gov/">https://www.water.ca.gov/</a>.</li></ol>														
<b>5.304.6 OUTDOOR POTABLE WATER USE IN LANDSCAPE AREAS.</b> For public schools and community colleges, landscape projects as described in Sections 5.304.6.1 and 5.304.6.2 shall comply with the California Department of Water Resources Model Water Efficient Landscape Ordinance (MWELO) commencing with Section 490 of Chapter 2.7, Division 2, Title 23, <i>California Code of Regulations</i> , except that the evapotranspiration adjustment factor (ETAF) shall be 0.65 with an additional water allowance for special landscape areas (SLA) of 0.35.														
<b>Exception:</b> Any project with an aggregate landscape area of 2,500 square feet or less may comply with the prescriptive measures contained in Appendix D of the MWELO.														
<b>5.304.6.1 Newly constructed landscapes.</b> New construction projects with an aggregate landscape area equal to or greater than 500 square feet.														
<b>5.304.6.2 Rehabilitated landscapes.</b> Rehabilitated landscape projects with an aggregate landscape area equal to or greater than 1,200 square feet.														
<b>DIVISION 5.4 MATERIAL CONSERVATION AND RESOURCE EFFICIENCY</b>														
<b>SECTION 5.401 GENERAL</b>														
<b>5.401.1 SCOPE.</b> The provisions of this chapter shall outline means of achieving material conservation and resource efficiency through protection of buildings from exterior moisture, construction waste diversion, employment of techniques to reduce pollution through recycling of materials, and building commissioning or testing and adjusting.														

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<b>SECTION 5.402 DEFINITIONS</b>		
<b>5.402.1 DEFINITIONS.</b> The following terms are defined in Chapter 2 ( <i>and are included here for reference</i> )		
<b>ADJUST.</b> To regulate fluid flow rate and air patterns at the terminal equipment, such as to reduce fan speed or adjust a damper.		
<b>BALANCE.</b> To proportion flows within the distribution system, including sub-mains, branches and terminals, according to design quantities.		
<b>BUILDING COMMISSIONING.</b> A systematic quality assurance process that spans the entire design and construction process, including verifying and documenting that building systems and components are planned, designed, installed, tested, operated and maintained to meet the owner's project requirements.		
<b>ORGANIC WASTE.</b> Food waste, green waste, landscape and pruning waste, nonhazardous wood waste, and food soiled paper waste that is mixed in with food waste.		
<b>TEST.</b> A procedure to determine quantitative performance of a system or equipment		
<b>SECTION 5.407 WATER RESISTANCE AND MOISTURE MANAGEMENT</b>		
<b>5.407.1 WEATHER PROTECTION.</b> Provide a weather-resistant exterior wall and foundation envelope as required by California Building Code Section 1402.2 (Weather Protection), manufacturer's installation instructions or local ordinance, whichever is more stringent.		
<b>5.407.2 MOISTURE CONTROL.</b> Employ moisture control measures by the following methods.		
<b>5.407.2.1 Sprinklers.</b> Design and maintain landscape irrigation systems to prevent spray on structures.		
<b>5.407.2.2 Entries and openings.</b> Design exterior entries and/or openings subject to foot traffic or wind-driven rain to prevent water intrusion into buildings as follows:		
<b>5.407.2.2.1 Exterior door protection.</b> Primary exterior entries shall be covered to prevent water intrusion by using nonabsorbent floor and wall finishes within at least 2 feet around and perpendicular to such openings plus at least one of the following: <ol style="list-style-type: none"><li>An installed awning at least 4 feet in depth.</li><li>The door is protected by a roof overhang at least 4 feet in depth.</li><li>The door is recessed at least 4 feet.</li><li>Other methods which provide equivalent protection.</li></ol>		
<b>5.407.2.2.2 Flashing.</b> Install flashings integrated with a drainage plane.		
<b>SECTION 5.408 CONSTRUCTION WASTE REDUCTION, DISPOSAL AND RECYCLING</b>		
<b>5.408.1 CONSTRUCTION WASTE MANAGEMENT.</b> Recycle and/or salvage for reuse a minimum of 65% of the non-hazardous construction and demolition waste in accordance with Section 5.408.1.1, 5.408.1.2 or 5.408.1.3; or meet a local construction and demolition waste management ordinance, whichever is more stringent.		
<b>5.408.1.1 Construction waste management plan.</b> Where a local jurisdiction does not have a construction and demolition waste management ordinance, submit a construction waste management plan that: <ol style="list-style-type: none"><li>Identifies the construction and demolition waste materials to be diverted from disposal by efficient usage, recycling, reuse on the project or salvage for future use or sale.</li><li>Determines if construction and demolition waste materials will be sorted on-site (source-separated) or bulk mixed (single stream).</li><li>Identifies diversion facilities where construction and demolition waste material collected will be taken.</li><li>Specifies that the amount of construction and demolition waste materials diverted shall be calculated by weight or volume, but not by both.</li></ol>		
<b>5.408.1.2 Waste Management Company.</b> Utilize a waste management company that can provide verifiable documentation that the percentage of construction and demolition waste material diverted from the landfill complies with this section. <b>Note:</b> The owner or contractor shall make the determination if the construction and demolition waste material will be diverted by a waste management company.		
<b>Exceptions to Sections 5.408.1.1 and 5.408.1.2:</b> <ol style="list-style-type: none"><li>Excavated soil and land-clearing debris.</li><li>Alternate waste reduction methods developed by working with local agencies if diversion or recycle facilities capable of compliance with this item do not exist.</li><li>Demolition waste meeting local ordinance or calculated in consideration of local recycling facilities and markets.</li></ol>		
<b>5.408.1.3 Waste stream reduction alternative.</b> The combined weight of new construction disposal that does not exceed two pounds per square foot of building area may be deemed to meet the 65% minimum requirement as approved by the enforcing agency.		
<b>5.408.1.4 Documentation.</b> Documentation shall be provided to the enforcing agency which demonstrates compliance with Sections 5.408.1.1, through 5.408.1.3. The waste management plan shall be updated as necessary and shall be accessible during construction for examination by the enforcing agency.		
<b>Notes:</b> <ol style="list-style-type: none"><li>Sample forms found in "A Guide to the California Green Building Standards Code (Nonresidential)" located <a href="http://www.dgs.ca.gov/BSC/Resources/Page-Content/Building-Standards-Commission-Resources/List/Folder/CALGreen">www.dgs.ca.gov/BSC/Resources/Page-Content/Building-Standards-Commission-Resources/List/Folder/CALGreen</a> may be used to assist in documenting compliance with the waste management plan.</li><li>Mixed construction and demolition debris processors can be located at the California Department of Resources Recycling and Recovery (CalRecycle).</li></ol>		
<b>5.408.2 UNIVERSAL WASTE. [A]</b> Additions and alterations to a building or tenant space that meet the scoping provisions in Section 301.3 for nonresidential additions and alterations, shall require verification that Universal Waste items such as fluorescent lamps and ballast and mercury containing thermostats as well as other California prohibited Universal Waste materials are disposed of properly and are diverted from landfills. A list of prohibited Universal Waste materials shall be included in the construction documents. <b>Note:</b> Refer to the Universal Waste Rule link at: <a href="http://www.dtsc.ca.gov/universalwaste/">http://www.dtsc.ca.gov/universalwaste/</a>		
<b>5.408.3 EXCAVATED SOIL AND LAND CLEARING DEBRIS.</b> 100 percent of trees, stumps, rocks and associated vegetation and soils resulting primarily from land clearing shall be reused or recycled. For a phased project, such material may be stockpiled on site until the storage site is developed. <b>Exception:</b> Reuse, either on or off-site, of vegetation or soil contaminated by disease or pest infestation.		
<b>Notes:</b> <ol style="list-style-type: none"><li>If contamination by disease or pest infestation is suspected, contact the County Agricultural Commissioner and follow its direction for recycling or disposal of the material.</li><li>For a map of known pest and/or disease quarantine zones, consult with the California Department of Food and Agriculture. (<a href="http://www.cdffa.ca.gov">www.cdffa.ca.gov</a>)</li></ol>		
<b>SECTION 5.410 BUILDING MAINTENANCE AND OPERATIONS</b>		
<b>5.410.1 RECYCLING BY OCCUPANTS.</b> Provide readily accessible areas that serve the entire building and are identified for the depositing, storage and collection of non-hazardous materials for recycling, including (at a minimum) paper, corrugated cardboard, glass, plastics, organic waste, and metals or meet a lawfully enacted local recycling ordinance, if more restrictive. <b>Exception:</b> Rural jurisdictions that meet and apply for the exemption in Public Resources Code 42649.82 (a)(2)(A) et seq. shall also be exempt from the organic waste portion of this section.		
<b>5.410.1.1 Additions.</b> All additions conducted within a 12-month period under single or multiple permits, resulting in an increase of 30% or more in floor area, shall provide recycling areas on site. <b>Exception:</b> Additions within a tenant space resulting in less than a 30% increase in the tenant space floor area.		
<b>5.410.1.2 Sample ordinance.</b> Space allocation for recycling areas shall comply with Chapter 18, Part 3, Division 30 of the Public Resources Code. Chapter 18 is known as the California Solid Waste Reuse and Recycling Access Act of 1991 (Act). <b>Note:</b> A sample ordinance for use by local agencies may be found in Appendix A of the document at the CalRecycle's web site.		
<b>5.410.2 COMMISSIONING. [N]</b> New buildings 10,000 square feet and over. For new buildings 10,000 square feet and over, building commissioning shall be included in the design and construction processes of the building project to verify that the building systems and components meet the owner's or owner representative's project requirements. Commissioning shall be performed in accordance with this section by trained personnel with experience on projects of comparable size and complexity. For occupancies that are not regulated by OSHPD or for I-occupancies and L-occupancies that are not regulated by the California Energy Code Section 100.0 Scope, all requirements in Sections 5.410.2 through 5.410.2.6 shall apply. <b>Note:</b> For energy-related systems under the scope (Section 100) of the California Energy Code, including heating, ventilation, air conditioning (HVAC) systems and controls, indoor lighting systems and controls, as well as water heating systems and controls, refer to California Energy Code Section 120.8 for commissioning requirements Commissioning requirements shall include: <ol style="list-style-type: none"><li>Owner's or Owner representative's project requirements.</li><li>Basis of design.</li><li>Commissioning measures shown in the construction documents.</li><li>Commissioning plan.</li><li>Functional performance testing.</li><li>Documentation and training.</li><li>Commissioning report.</li></ol>		
<b>Exceptions:</b> <ol style="list-style-type: none"><li>Unconditioned warehouses of any size.</li><li>Areas less than 10,000 square feet used for offices or other conditioned accessory spaces within unconditioned warehouses.</li><li>Tenant improvements less than 10,000 square feet as described in Section 303.1.1.</li><li>Open parking garages of any size, or open parking garage areas, of any size, within a structure.</li></ol> <b>Note:</b> For the purposes of this section, unconditioned shall mean a building, area, or room which does not provide heating and/or air conditioning. <b>Informational Notes:</b> <ol style="list-style-type: none"><li>IAS AC 476 is an accreditation criteria for organizations providing training and/or certification of commissioning personnel. AC 476 is available to the Authority Having Jurisdiction as a reference for qualifications of commissioning personnel. AC 476 does not certify individuals to conduct functional performance tests or to adjust and balance systems.</li><li>Functional performance testing for heating, ventilation, air conditioning systems and lighting controls must be performed in compliance with the <i>California Energy Code</i>.</li></ol>		
<b>5.410.2.1 Owner's or Owner Representative's Project Requirements (OPR). [N]</b> The expectations and requirements of the building appropriate to its phase shall be documented before the design phase of the project begins. This documentation shall include the following: <ol style="list-style-type: none"><li>Environmental and sustainability goals.</li><li>Building sustainable goals.</li><li>Indoor environmental quality requirements.</li><li>Project program, including facility functions and hours of operation, and need for after hours operation.</li><li>Equipment and systems expectations.</li><li>Building occupant and operation and maintenance (O&amp;M) personnel expectations.</li></ol>		
<b>5.410.2.2 Basis of Design (BOD). [N]</b> A written explanation of how the design of the building systems meets the OPR shall be completed at the design phase of the building project. The Basis of Design document shall cover the following systems: <ol style="list-style-type: none"><li>Renewable energy systems.</li><li>Landscape irrigation systems.</li><li>Water reuse system.</li></ol>		
<b>5.410.2.3 Commissioning plan. [N]</b> Prior to permit issuance a commissioning plan shall be completed to document how the project will be commissioned. The commissioning plan shall include the following: <ol style="list-style-type: none"><li>General project information.</li><li>Commissioning goals.</li><li>Systems to be commissioned. Plans to test systems and components shall include:<ol style="list-style-type: none"><li>An explanation of the original design intent.</li><li>Equipment and systems to be tested, including the extent of tests.</li><li>Functions to be tested.</li><li>Conditions under which the test shall be performed.</li><li>Measurable criteria for acceptable performance.</li></ol></li><li>Commissioning team information.</li><li>Commissioning process activities, schedules and responsibilities. Plans for the completion of commissioning shall be included.</li></ol>		
<b>5.410.2.4 Functional performance testing. [N]</b> Functional performance tests shall demonstrate the correct installation and operation of each component, system and system-to-system interface in accordance with the approved plans and specifications. Functional performance testing reports shall contain information addressing each of the building components tested, the testing methods utilized, and include any readings and adjustments made.		
<b>5.410.2.5 Documentation and training. [N]</b> A Systems Manual and Systems Operations Training are required, including Occupational Safety and Health Act (OSHA) requirements in <i>California Code of Regulations</i> (CCR), Title 8, Section 5142, and other related regulations. <b>5.410.2.5.1 Systems manual. [N]</b> Documentation of the operational aspects of the building shall be completed within the systems manual and delivered to the building owner or representative. The systems manual shall include the following: <ol style="list-style-type: none"><li>Site information, including facility description, history and current requirements.</li><li>Site contact information.</li><li>Basic operations and maintenance, including general site operating procedures, basic troubleshooting, recommended maintenance requirements, site events log.</li><li>Major systems.</li><li>Site equipment inventory and maintenance notes.</li><li>A copy of verifications required by the enforcing agency or this code.</li><li>Other resources and documentation, if applicable.</li></ol>		
<b>5.410.2.5.2 Systems operations training. [N]</b> A program for training of the appropriate maintenance staff for each equipment type and/or system shall be developed and documented in the commissioning report and shall include the following: <ol style="list-style-type: none"><li>System/equipment overview (what it is, what it does and with what other systems and/or equipment it interfaces).</li><li>Review and demonstration of servicing/preventive maintenance.</li><li>Review of the information in the Systems Manual.</li><li>Review of the record drawings on the system/equipment.</li></ol>		
<b>5.410.2.6 Commissioning report. [N]</b> A report of commissioning process activities undertaken through the design and construction phases of the building project shall be completed and provided to the owner or representative.		
<b>5.410.4 TESTING AND ADJUSTING.</b> New buildings less than 10,000 square feet. Testing and adjusting of systems shall be required for new buildings less than 10,000 square feet or new systems to serve an addition or alteration subject to Section 303.1.		
<b>5.410.4.2 (Reserved)</b>		
<b>Note:</b> For energy-related systems under the scope (Section 100) of the California Energy Code, including heating, ventilation, air conditioning (HVAC) systems and controls, indoor lighting system and controls, as well as water heating systems and controls, refer to California Energy Code Section 120.8 for commissioning requirements and Sections 120.5, 120.6, 130.4, and 140.9(b)(3) for additional testing requirements of specific systems.		
<b>5.410.4.2 Systems.</b> Develop a written plan of procedures for testing and adjusting systems. Systems to be included for testing and adjusting shall include at a minimum, as applicable to the project: <ol style="list-style-type: none"><li>Renewable energy systems.</li><li>Landscape irrigation systems.</li><li>Water reuse systems.</li></ol>		
<b>5.410.4.3 Procedures.</b> Perform testing and adjusting procedures in accordance with manufacturer's specifications and applicable standards on each system.		
<b>5.410.4.3.1 HVAC balancing.</b> In addition to testing and adjusting, before a new space-conditioning system serving a building or space is operated for normal use, the system shall be balanced in accordance with the procedures defined by the Testing Adjusting and Balancing Bureau National Standards; the National Environmental Balancing Bureau Procedural Standards; Associated Air Balance Council National Standards or as approved by the enforcing agency.		

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<b>5.410.4.4 Reporting.</b> After completion of testing, adjusting and balancing, provide a final report of testing signed by the individual responsible for performing these services.		
<b>5.410.4.5 Operation and maintenance (O &amp; M) manual.</b> Provide the building owner or representative with detailed operating and maintenance instructions and copies of warranties/warranties for each system. O & M instructions shall be consistent with OSHA requirements in CCR, Title 8, Section 5142, and other related regulations.		
<b>5.410.4.5.1 Inspections and reports.</b> Include a copy of all inspection verifications and reports required by the enforcing agency.		
<b>DIVISION 5.5 ENVIRONMENTAL QUALITY</b>		
<b>SECTION 5.501 GENERAL</b>		
<b>5.501.1 SCOPE.</b> The provisions of this chapter shall outline means of reducing the quantity of air contaminants that are odorous, irritating, and/or harmful to the comfort and well-being of a building's installers, occupants and neighbors.		
<b>SECTION 5.502 DEFINITIONS</b>		
<b>5.502.1 DEFINITIONS.</b> The following terms are defined in Chapter 2 ( <i>and are included here for reference</i> )		
<b>ARTERIAL HIGHWAY.</b> A general term denoting a highway primarily for through traffic usually on a continuous route.		
<b>A-WEIGHTED SOUND LEVEL (dBA).</b> The sound pressure level in decibels as measured on a sound level meter using the internationally standardized A-weighting filter or as computed from sound spectral data to which A-weighting adjustments have been made.		
<b>1 BTU/HOUR.</b> British thermal units per hour, also referred to as Btu. The amount of heat required to raise one pound of water one degree Fahrenheit per hour, a common measure of heat transfer rate. A ton of refrigeration is 12,000 Btu, the amount of heat required to melt a ton (2,000 pounds) of ice at 32° Fahrenheit.		
<b>COMMUNITY NOISE EQUIVALENT LEVEL (CNEL).</b> A metric similar to the day-night average sound level (Ldn), except that a 5 decibel adjustment is added to the equivalent continuous sound exposure level for evening hours (7pm to 10pm) in addition to the 10 dB nighttime adjustment used in the Ldn.		
<b>COMPOSITE WOOD PRODUCTS.</b> Composite wood products include hardwood plywood, particleboard and medium density fiberboard. "Composite wood products" does not include hardboard, structural plywood, structural panels, structural composite lumber, oriented strand board, glued laminated timber, timber, prefabricated wood joists or finger-jointed lumber, all as specified in California Code of Regulations (CCR), Title 17, Section 93120.1(a).		
<b>Note:</b> See CCR, Title 17, Section 93120.1.		
<b>DAY-NIGHT AVERAGE SOUND LEVEL (Ldn).</b> The A-weighted equivalent continuous sound exposure level for a 24-hour period with a 10 dB adjustment added to sound levels occurring during nighttime hours (10p.m. to 7 a.m.).		
<b>DECIBEL (db).</b> A measure on a logarithmic scale of the magnitude of a particular quantity (such as sound pressure, sound power, sound intensity) with respect to a reference quantity.		
<b>ELECTRIC VEHICLE (EV).</b> An automotive-type vehicle for on-road use, such as passenger automobiles, buses, trucks, vans, neighborhood electric vehicles, electric motorcycles, and the like, primarily powered by an electric motor that draws current from a rechargeable storage battery, fuel cell, photovoltaic array, or other source of electric current. Plug-in hybrid electric vehicles (PHEV) are considered electric vehicles. For purposes of the <i>California Electrical Code</i> , off-road, self-propelled electric vehicles, such as industrial trucks, hoists, lifts, transports, golf carts, airline ground support equipment, tractors, boats, and the like, are not included.		
<b>ELECTRIC VEHICLE CHARGING STATION(S) (EVCS).</b> One or more spaces intended for charging electric vehicles.		
<b>ELECTRIC VEHICLE SUPPLY EQUIPMENT (EVSE).</b> The conductors, including the ungrounded, grounded, and equipment grounding conductors and the electric vehicle connectors, attachment plugs, and all other fittings, devices, power outlets, or apparatus installed specifically for the purpose of transferring energy between the premises wiring and the electric vehicle.		
<b>ENERGY EQUIVALENT (NOISE) LEVEL (Leq).</b> The level of a steady noise which would have the same energy as the fluctuating noise level integrated over the time of period of interest.		
<b>EXPRESSWAY.</b> An arterial highway for through traffic which may have partial control of access, but which may or may not be divided or have grade separations at intersections.		
<b>FREEWAY.</b> A divided arterial highway with full control of access and with grade separations at intersections.		
<b>GLOBAL WARMING POTENTIAL (GWP).</b> The radiative forcing impact of one mass-based unit of a given greenhouse gas relative to an equivalent unit of carbon dioxide over a given period of time. Carbon dioxide is the reference compound with a GWP of one.		
<b>GLOBAL WARMING POTENTIAL VALUE (GWP VALUE).</b> A 100-year GWP value published by the Intergovernmental Panel on Climate Change (IPCC) in either its Second Assessment Report (SAR) (IPCC, 1995); or its Fourth Assessment A-3 Report (AR4) (IPCC, 2007). The SAR GWP values are found in column "SAR (100-yr)" of Table 2.14; the AR4 GWP values are found in column "100 yr" of Table 2.14.		
<b>HIGH-GWP REFRIGERANT.</b> A compound used as a heat transfer fluid or gas that is: (a) chlorofluorocarbon, a hydrochlorofluorocarbon, a hydrofluorocarbon, a perfluorocarbon, or any compound or blend of compounds, with a GWP value equal to or greater than 150, or (B) any ozone depleting substance as defined in Title 40 of the Code of Federal Regulations, Part 82, sec.82.3 (as amended March 10, 2009).		
<b>LONG RADIUS ELBOW.</b> Pipe fitting installed between two lengths of pipe or tubing to allow a change of direction, with a radius 1.5 times the pipe diameter.		
<b>LOW-GWP REFRIGERANT.</b> A compound used as a heat transfer fluid or gas that: (A) has a GWP value less than 150, and (B) is not an ozone depleting substance as defined in Title 40 of the Code of Federal Regulations, Part 82, sec.82.3 (as amended March 10, 2009).		
<b>MERV.</b> Filter minimum efficiency reporting value, based on ASHRAE 52.2-1999.		
<b>MAXIMUM INCREMENTAL REACTIVITY (MIR).</b> The maximum change in weight of ozone formed by adding a compound to the "Base REactive Organic Gas (ROG) Mixture" per weight of compound added, expressed to hundredths of a gram (O <sub>3</sub> /g ROG).		
<b>PRODUCT-WEIGHTED MIR (PWIMIR).</b> The sum of all weighted-MIR for all ingredients in a product subject to this article. The PWIMIR is the total product reactivity expressed to hundredths of a gram of ozone formed per gram of product (excluding container and packaging).		
<b>PSIG.</b> Pounds per square inch, gauge.		
<b>REACTIVE ORGANIC COMPOUND (ROC).</b> Any compound that has the potential, once emitted, to contribute to ozone formation in the troposphere.		
<b>SCHRADER ACCESS VALVES.</b> Access fittings with a valve core installed.		
<b>SHORT RADIUS ELBOW.</b> Pipe fitting installed between two lengths of pipe or tubing to allow a change of direction, with a radius 1.0 times the pipe diameter.		
<b>SUPERMARKET.</b> For the purposes of Section 5.508.2, a supermarket is any retail food facility with 8,000 square feet or more conditioned area, and that utilizes either refrigerated display cases, or walk-in coolers or freezers connected to remote compressor units or condensing units.		
<b>VOC.</b> A volatile organic compound broadly defined as a chemical compound based on carbon chains or rings with vapor pressures greater than 0.1 millimeters of mercury at room temperature. These compounds typically contain hydrogen and may contain oxygen, nitrogen and other elements. See CCR Title 17, Section 94508(a). <b>Note:</b> Where specific regulations are cited from different agencies such as SCAQMD, ARB, etc., the VOC definition included in that specific regulation is the one that prevails for the specific measure in question.		
<b>SECTION 5.503 FIREPLACES</b>		
<b>5.503.1 FIREPLACES.</b> Install only a direct-vent sealed-combustion gas or sealed wood-burning fireplace, or a sealed woodstove or pellet stove, and refer to residential requirements in the California Energy Code, Title 24, Part 6, Subchapter 7, Section 150. Woodstoves, pellet stoves and fireplaces shall comply with applicable local ordinances.		
<b>5.503.1.1 Woodstoves.</b> Woodstoves and pellet stoves shall comply with U.S. EPA New Source Performance Standards (NSPS) emission limits as applicable, and shall have a permanent label indicating they are certified to meet the emission limits.		
<b>SECTION 5.504 POLLUTANT CONTROL</b>		
<b>5.504.1 TEMPORARY VENTILATION.</b> The permanent HVAC system shall only be used during construction if necessary to condition the building or areas of addition or alteration within the required temperature range for material and equipment installation. If the HVAC system is used during construction, use return air filters with a Minimum Efficiency Reporting Value (MERV) of 8, based on ASHRAE 52.2-1999, or an average efficiency of 30% based on ASHRAE 52.1-1992. Replace all filters immediately prior to occupancy, or, if the building is occupied during alteration, at the conclusion of construction.		
<b>5.504.3 Covering of duct openings and protection of mechanical equipment during construction.</b> At the time of rough installation and during storage on the construction site until final startup of the heating, cooling and ventilation equipment, all duct and other related air distribution component openings shall be covered with tape, plastic, sheetmetal or other methods acceptable to the enforcing agency to reduce the amount of dust, water and debris which may enter the system.		

DISCLAIMER: THIS DOCUMENT IS PROVIDED AND INTENDED TO BE USED AS A MEANS TO INDICATE AREAS OF COMPLIANCE WITH THE CALIFORNIA GREEN BUILDING STANDARDS (CALGREEN CODE). DUE TO THE VARIABLES BETWEEN BUILDING DEPARTMENT JURISDICTIONS, THIS CHECKLIST IS TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL NEEDS. THE END USER ASSUMES ALL RESPONSIBILITY ASSOCIATED WITH THE USE OF THIS DOCUMENT, INCLUDING VERIFICATION WITH THE FULL CODE.



KAPOOR'S NEW LAUNDRY  
40 SANTA ANA RD  
HOLLISTER, CA 95023  
APN: 051-020-022-000  
PH: 408-313-5400

PREPARED FOR:  
CALGREEN  
NON-RESIDENTIAL SHEET - 2



DATE: 23-06-2025  
DESIGNED BY: JAY SINGH  
DRAWN BY: K. KUMAR  
CHECKED BY: M. SAINI  
APPROVED BY: M. SAINI

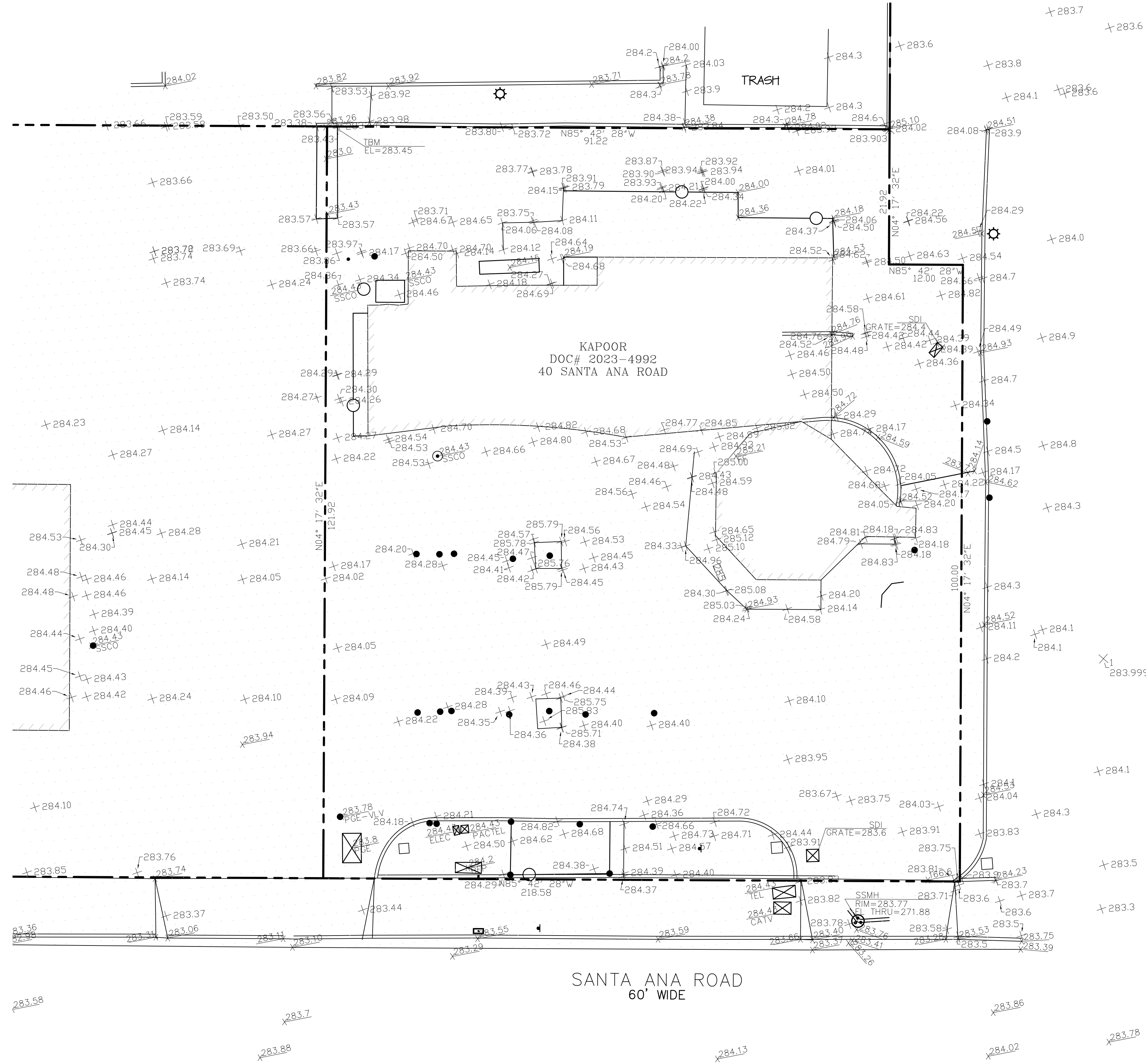
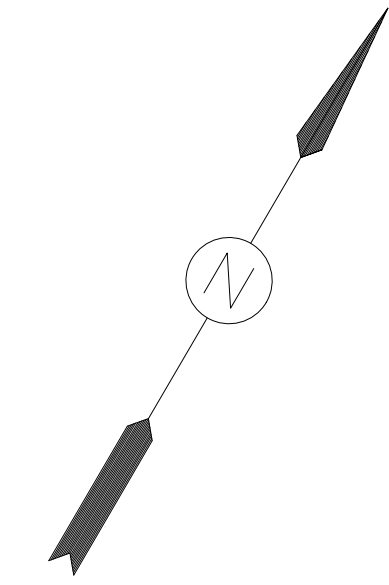
REVISIONS	NO.

CL-2.0

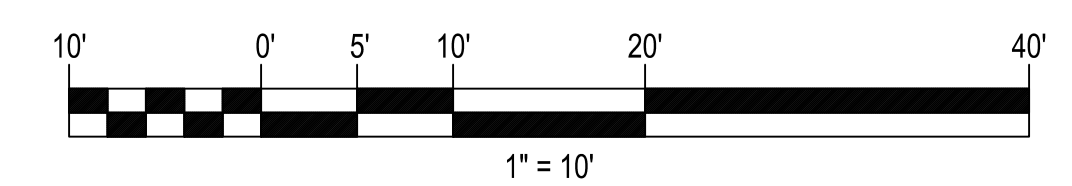




TOPOGRAPHIC SURVEY  
 LANDS OF KAPOOR  
 40 SANTA ANA ROAD  
 HOLLISTER CALIFORNIA  
 NOVEMBER 2024



- NOTES:**
1. FIELD SURVEY CONDUCTED ON NOVEMBER 2, 2024.
  2. CONTOUR INTERVAL = 1-FOOT
  3. PROPERTY LINES SHOWN HEREON HAVE BEEN COMPILED FROM RECORD INFORMATION. A BOUNDARY SURVEY WAS NOT PERFORMED.
- BASIS OF BEARINGS:**  
 BEARINGS BASED UPON THE NORTH AMERICAN DATUM OF 1983 (NAD '83)
- BASIS OF ELEVATIONS:**  
 GPS DERIVED ELEVATIONS BASED UPON THE NORTH AMERICAN VERTICAL DATUM OF 1988. (NAVD '88). SEE TBM PLOTTED HEREON.



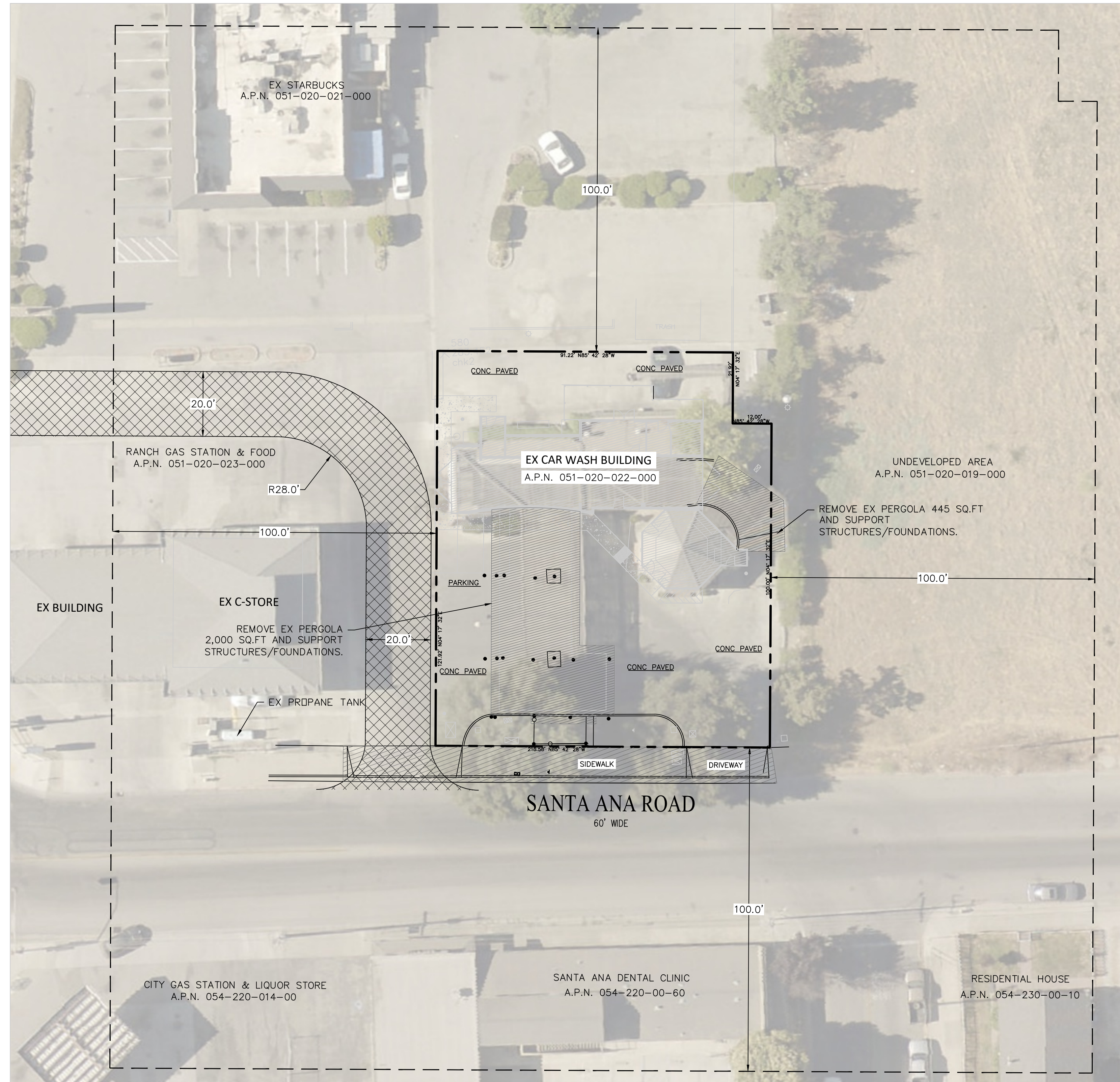
	DESIGNED:	D.B.
	DRAWN:	D.B.
	CHECKED:	M.S.
	APPROVED:	D.G.
	DATE:	04/18/2025
	BAUMANN LAND SURVEYING 1800 LAGUNA STREET #20 CONCORD, CA 94520 (925) 787-5146 david@baumannlandsurveying.com	

**LEGEND**

- PROPERTY LINE
- - - 100FT LIMIT LINE FROM PROJECT PROPERTY LINE
- ☼ EX STREET LIGHT
- ◆ EX FIRE HYDRANT
- EX WATER METER
- ⊗ EX DRAIN
- ◀ EX SIGN
- ⊕ EX SEWER MANHOLE

**INTENT OF SHEET:-**

THE INTENT OF THIS SHEET IS TO ILLUSTRATE THE EXISTING LAND USE WITHIN A 100-FOOT FROM PROPERTY LINE OF THE PROJECT SITE.



**NOTE TO CONTRACTOR:**

THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITIES, PIPES, AND/OR STRUCTURES SHOWN ON THESE PLANS WERE OBTAINED BY A SEARCH OF AVAILABLE RECORDS. TO THE BEST OF OUR KNOWLEDGE, THERE ARE NO EXISTING UTILITIES EXCEPT AS SHOWN ON THESE PLANS. THE CONTRACTOR SHALL ASCERTAIN THE TRUE VERTICAL AND HORIZONTAL LOCATION OF THOSE UNDERGROUND UTILITIES TO BE USED AND SHALL BE RESPONSIBLE FOR ANY DAMAGE TO ANY PUBLIC OR PRIVATE UTILITIES, SHOWN OR NOT SHOWN HEREON. IF THE CONTRACTOR ENCOUNTERS ANY DISCREPANCIES, CONFLICTS OR AREAS WHICH HE FEELS UNWORKABLE, HE SHALL NOTIFY THE GRADING ENGINEER IMMEDIATELY PRIOR TO CONTINUING OR DEVIATING FROM THIS PLAN.

**UNAUTHORIZED CHANGES & USES:**

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**TOPOGRAPHIC AND BOUNDARY SURVEY**

TOPOGRAPHIC AND BOUNDARY SURVEY COMPLETED BY OTHERS SEE SHEET T-1.0.

NO.	BY	DATE	REVISION
4	M.S.	8/22/2025	ISSUED FOR REVIEW
3	M.S.	7/22/2025	ISSUED FOR REVIEW
2	M.S.	5/15/2025	ISSUED FOR REVIEW
1	M.S.	2/25/2025	ISSUED FOR REVIEW

PREPARED BY:



PREPARED FOR:

**KAPOOR'S LAUNDROMAT**  
 40 SANTA ANA RD  
 HOLLISTER, CA 95023  
 APN: 051-020-022-000

TITLE:

**EXISTING SITE & NEIGHBORHOOD CONDITIONS PLAN WITHIN 100 FEET**

DATE:	10/24/2025
DESIGNED BY:	N. SINGH
DRAWN BY:	A. SINGH
CHECKED BY:	C. HAKIM
APPROVED BY:	M. SAINI

**C-1.0**



P1 - THE VIEW LOOKING SOUTH-EAST



P2 - THE VIEW LOOKING SOUTH

**LEGEND**

- PROPERTY LINE
- NEW CONCRETE
- EX STREET LIGHT
- EX FIRE HYDRANT
- EX WATER METER
- EX DRAIN
- EX SIGN
- EX SEWER MANHOLE
- ADA PATH MARKING
- WOODEN POLE

**DEMOLITION KEY PLAN NOTES**

(CONTRACTOR TO VERIFY THE DEMOLITION ITEMS WITH OWNER/ENGINEER PRIOR TO BID.)

- ① REMOVE & DISPOSE EX WALL.
- ② REMOVE & DISPOSE EX CURB.
- ③ NOT USED
- ④ REMOVE EX FLAG POLE AND THE FOOTING.
- ⑤ REMOVE EX PERGOLA AND SUPPORT STRUCTURES/FOUNDATIONS.
- ⑥ REMOVE EX WOODEN DECK WITH WOODEN POLE.
- ⑦ REMOVE EX COBBLES AND DISPOSE OFF.
- ⑧ NOT USED.
- ⑨ REMOVE EX FENCE.
- ⑩ REMOVE & DISPOSE EX SIDEWALK, DRIVEWAY, CURB & GUTTER.

**NOTE:**

REFER TO THE ARCHITECTURAL PLAN FOR BUILDING REMODEL.

**PROTECT SITE FACILITIES**

- ① PROTECT EX BUILDINGS IN PLACE.
- ② EX CATCH BASIN TO BE REMAIN. PROTECT IN PLACE.
- ③ EX SIGN BOARD
- ④ EX PG&E BOX (TO BE REMAIN).

**NOTE TO CONTRACTOR:**

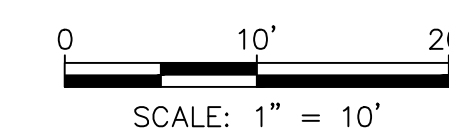
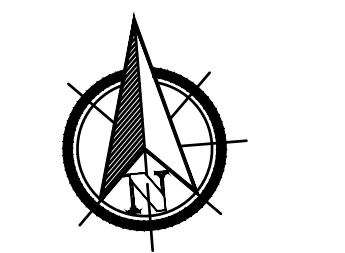
THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITIES, PIPES, AND/OR STRUCTURES SHOWN ON THESE PLANS WERE OBTAINED BY A SEARCH OF AVAILABLE RECORDS. TO THE BEST OF OUR KNOWLEDGE, THERE ARE NO EXISTING UTILITIES EXCEPT AS SHOWN ON THESE PLANS. THE CONTRACTOR SHALL ASCERTAIN THE TRUE VERTICAL AND HORIZONTAL LOCATION OF THOSE UNDERGROUND UTILITIES TO BE USED AND SHALL BE RESPONSIBLE FOR ANY DAMAGE TO ANY PUBLIC OR PRIVATE UTILITIES, SHOWN OR NOT SHOWN HEREON. IF THE CONTRACTOR ENCOUNTERS ANY DISCREPANCIES, CONFLICTS OR AREAS WHICH HE FEELS UNWORKABLE, HE SHALL NOTIFY THE GRADING ENGINEER IMMEDIATELY PRIOR TO CONTINUING OR DEVIATING FROM THIS PLAN.

**UNAUTHORIZED CHANGES & USES:**

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**TOPOGRAPHIC AND BOUNDARY SURVEY**

TOPOGRAPHIC AND BOUNDARY SURVEY COMPLETED BY OTHERS SEE SHEET T-1.0.



NO.	BY	DATE	REVISION
2	M.S.	5/15/2025	ISSUED FOR REVIEW
1	M.S.	2/25/2025	ISSUED FOR REVIEW

PREPARED BY:



PREPARED FOR:

**KAPOOR'S LAUNDROMAT**  
 40 SANTA ANA RD  
 HOLLISTER, CA 95023  
 APN: 051-020-022-000

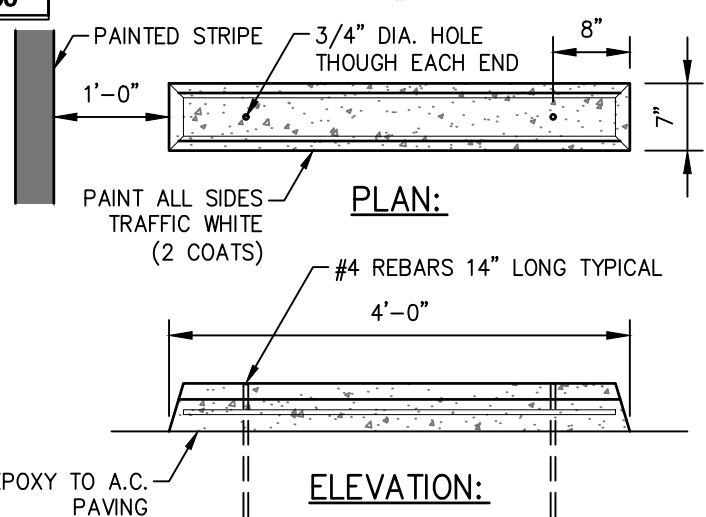
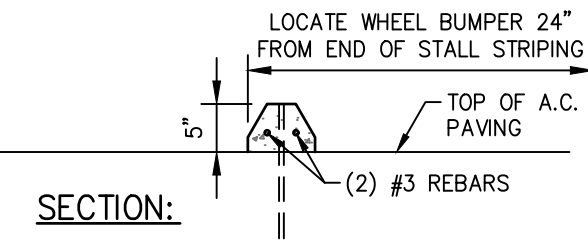
TITLE:

**DEMOLITION PLAN**

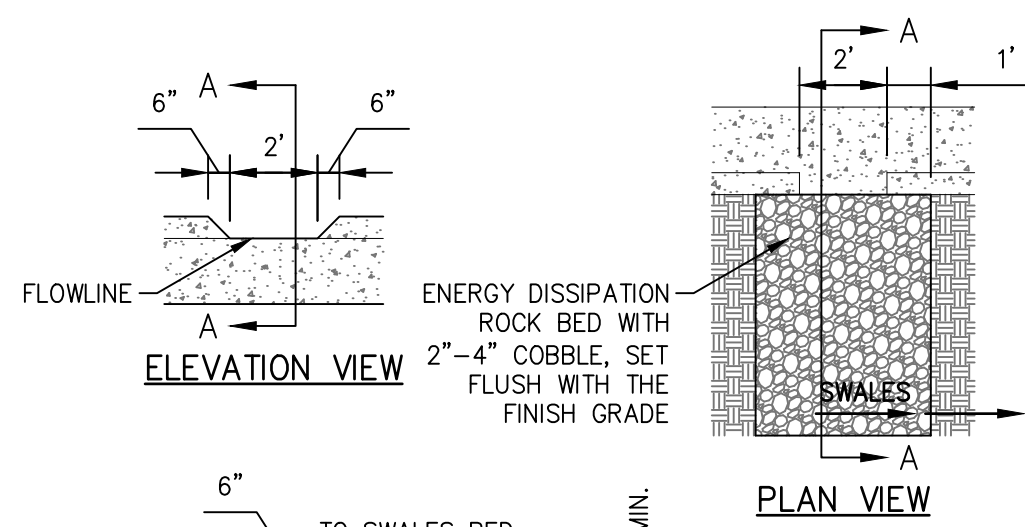
DATE:	10/24/2025
DESIGNED BY:	N. SINGH
DRAWN BY:	A. SINGH
CHECKED BY:	C. HAKIM
APPROVED BY:	M. SAINI

**C-2.0**

AREA	AC	SQ FT
TOTAL LOT AREA	0.28	12,197
<b>EX IMPERVIOUS AREA</b>		
BUILDING & CONCRETE	0.28	12,197
<b>TOTAL EX IMPERVIOUS AREA</b>	<b>0.28</b>	<b>12,197</b>
<b>NEW IMPERVIOUS AREA</b>		
BUILDING & CONCRETE	0.25	10,897
<b>TOTAL NEW IMPERVIOUS AREA</b>	<b>0.25</b>	<b>10,897</b>
<b>NEW PERVIOUS AREA</b>		
LANDSCAPE AREA	0.03	1,300
<b>TOTAL NEW PERVIOUS AREA</b>	<b>0.03</b>	<b>1,300</b>



**PRECAST CONCRETE WHEEL STOP**  
SCALE: N.T.S.



**CURB CUT DETAIL**  
SCALE: N.T.S.

**LEGEND**

- PROPERTY LINE
- [Pattern] NEW CONCRETE
- [Symbol] EX STREET LIGHT
- [Symbol] EX FIRE HYDRANT
- [Symbol] EX WATER METER
- [Symbol] EX DRAIN
- [Symbol] EX SIGN
- [Symbol] EX SEWER MANHOLE
- [Symbol] x 287.4 EX ELEVATION
- [Symbol] 287.41FG (N) ELEVATION
- [Symbol] 3.5% (N) SLOPE
- [Pattern] ADA PATH MARKING
- [Pattern] (N) CONCRETE
- [Pattern] (N) LANDSCAPE

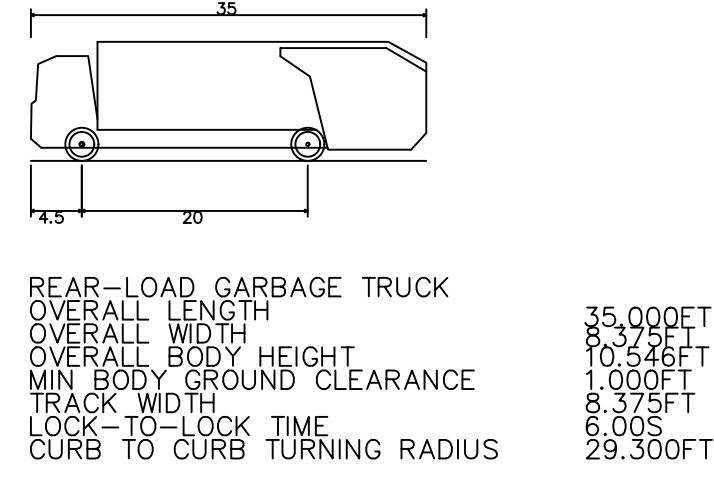
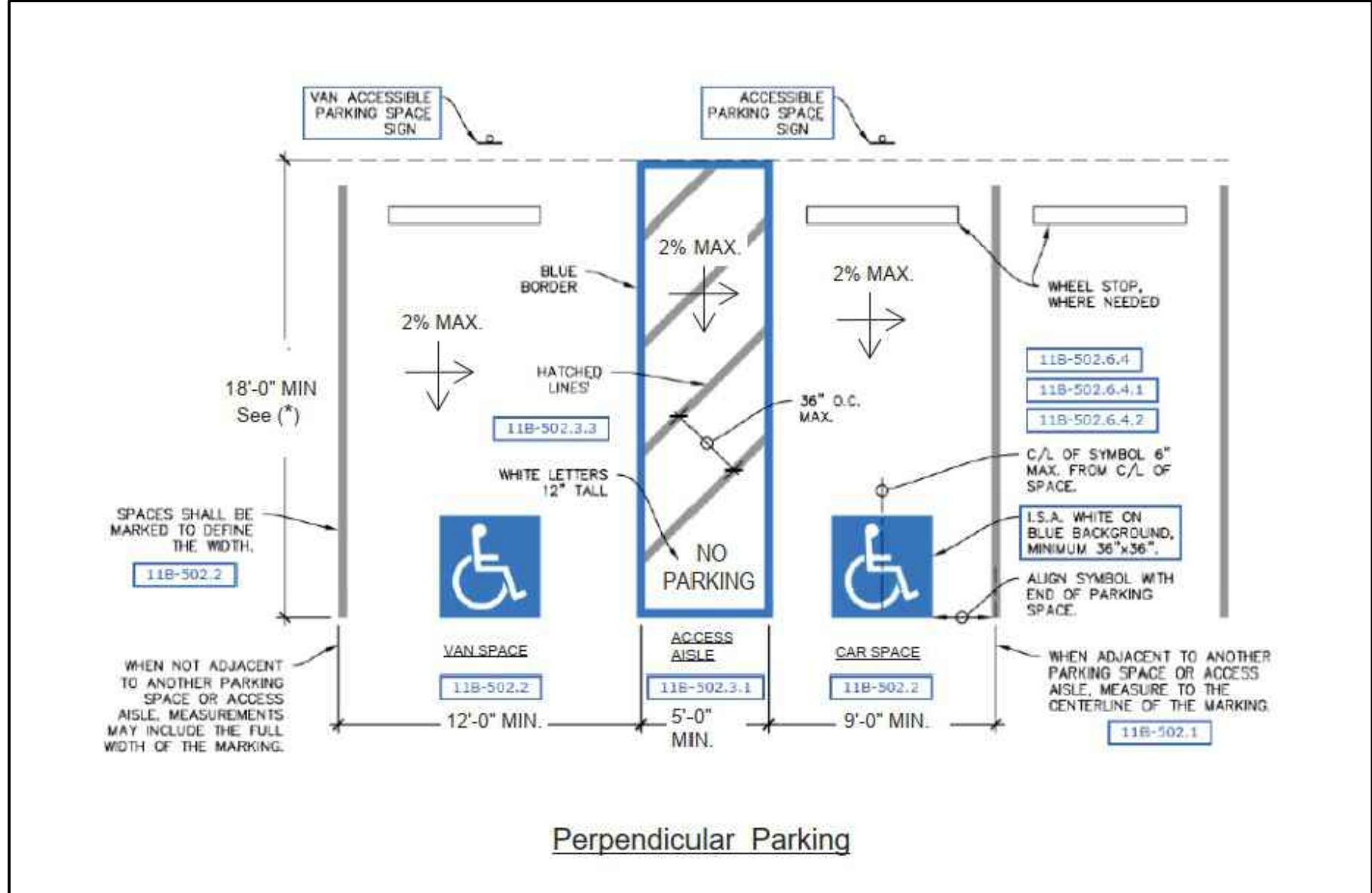
PARKING ANALYSIS	REQUIRED	PROVIDED
PARKINGS (1 SPACE FOR EVERY 3 WASHING MACHINES (TOTAL WASHERS=20))	7	8
PARKING (1 SPACE FOR OFFICE EACH 250 SQ.FT.) TOTAL 560 SQ.FT. = 560 SQ.FT.	2	2
VAN ACCESSIBLE PARKINGS	1	1
BICYCLE PARKINGS	1	1
<b>TOTAL PARKINGS</b>	<b>11</b>	<b>12</b>

**ACCESS PATH NOTE:**

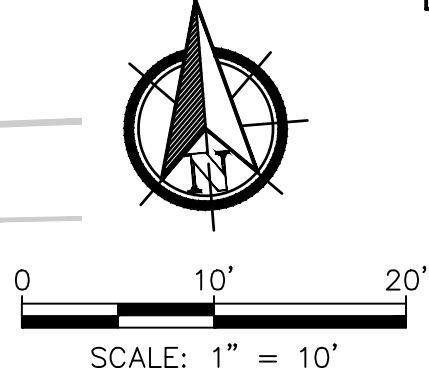
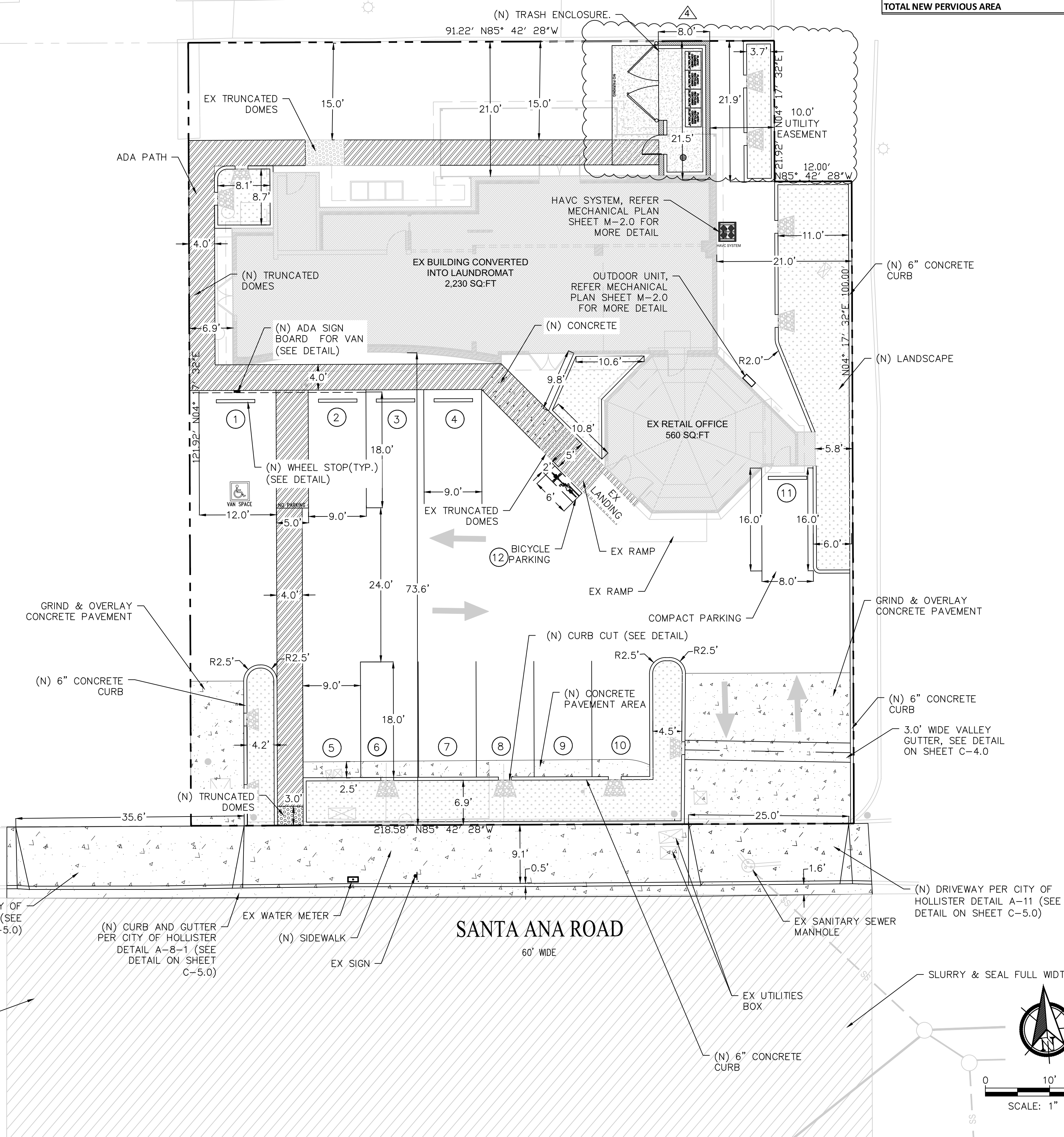
- ADA ACCESS PATH IS MOSTLY EXISTING, AND IN GENERAL, IN COMPLIANCE. OWNER/CONTRACTOR SHALL FIELD VERIFY AND GET CERTIFICATION, AFTER NECESSARY CONSTRUCTION/CORRECTIONS PER ENGINEER'S DIRECTION.
- ADA PATH AS PER SECTION 17.18.05 & ADA NUMBER OF PARKING SPACE REQUIREMENT AS PER CITY OF HOLLISTER SECTION 17.18.06

**LAUNDROMAT OPERATION TIME**

LAUNDROMAT OPENS DAILY FROM 6 AM TO 9 PM.



REAR-LOAD GARBAGE TRUCK  
OVERALL LENGTH 35.00FT  
OVERALL WIDTH 8.375FT  
OVERALL BODY HEIGHT 10.545FT  
MIN BODY GROUND CLEARANCE 1.000FT  
TRACK WIDTH 8.375FT  
LOCK-TO-LOCK TIME 6.00S  
CURB TO CURB TURNING RADIUS 29.300FT



NO.	BY	DATE	REVISION
4	M.S.	10/06/2025	ISSUED FOR REVIEW
3	M.S.	7/22/2025	ISSUED FOR REVIEW
2	M.S.	5/15/2025	ISSUED FOR REVIEW
1	M.S.	2/25/2025	ISSUED FOR REVIEW

PREPARED BY:

PREPARED FOR:

**KAPOOR'S LAUNDROMAT**  
40 SANTA ANA RD  
HOLLISTER, CA 95023  
APN: 051-020-022-000

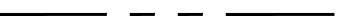
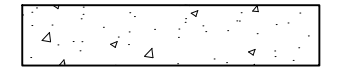




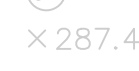
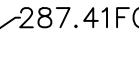
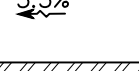




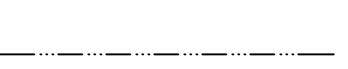
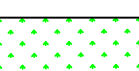



TITLE:

**PROPOSED SITE PLAN**

DATE:	10/24/2025
DESIGNED BY:	N. SINGH
DRAWN BY:	A. SINGH
CHECKED BY:	C. HAKIM
APPROVED BY:	M. SAINI

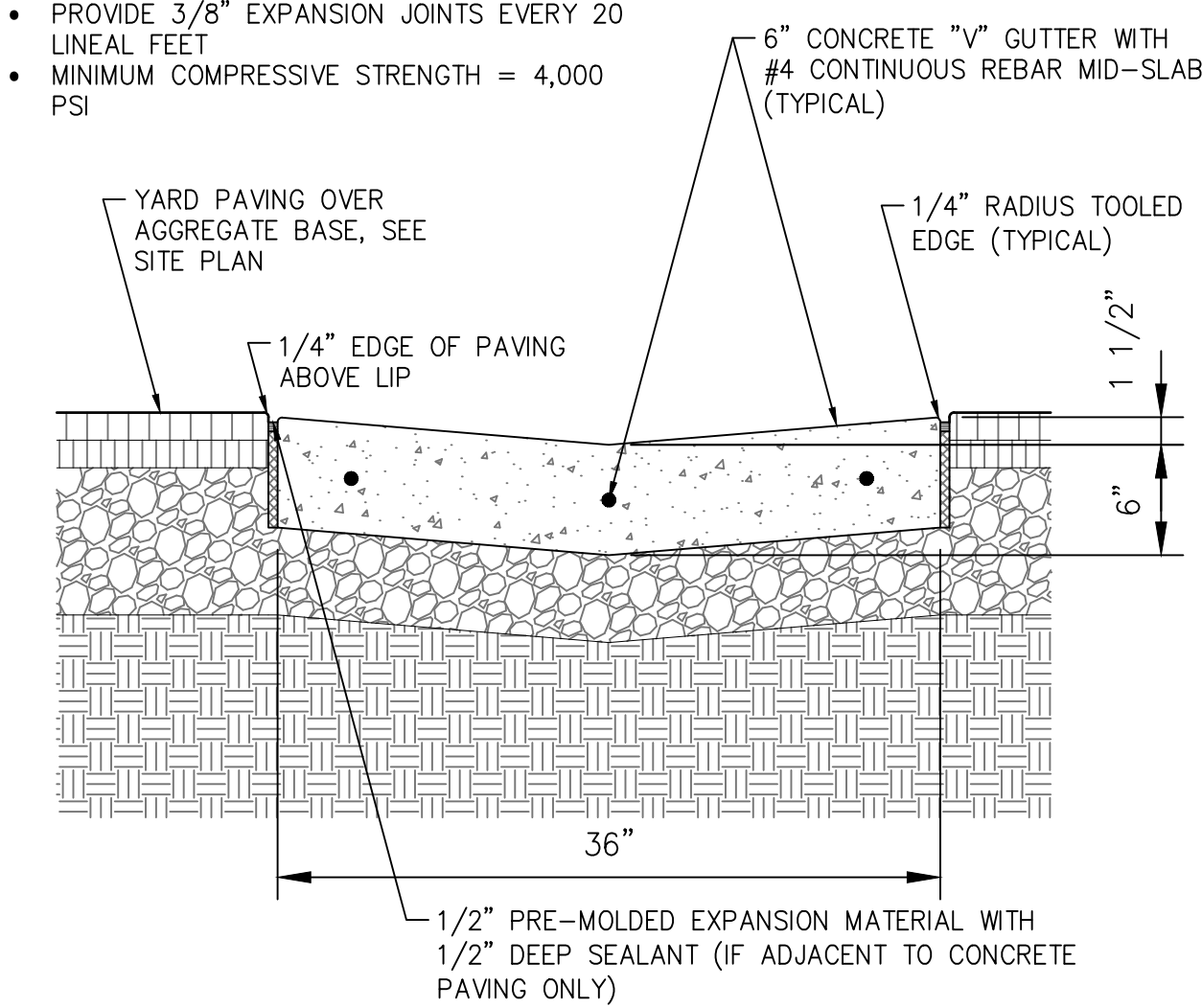
**C-3.0**

**LEGEND**

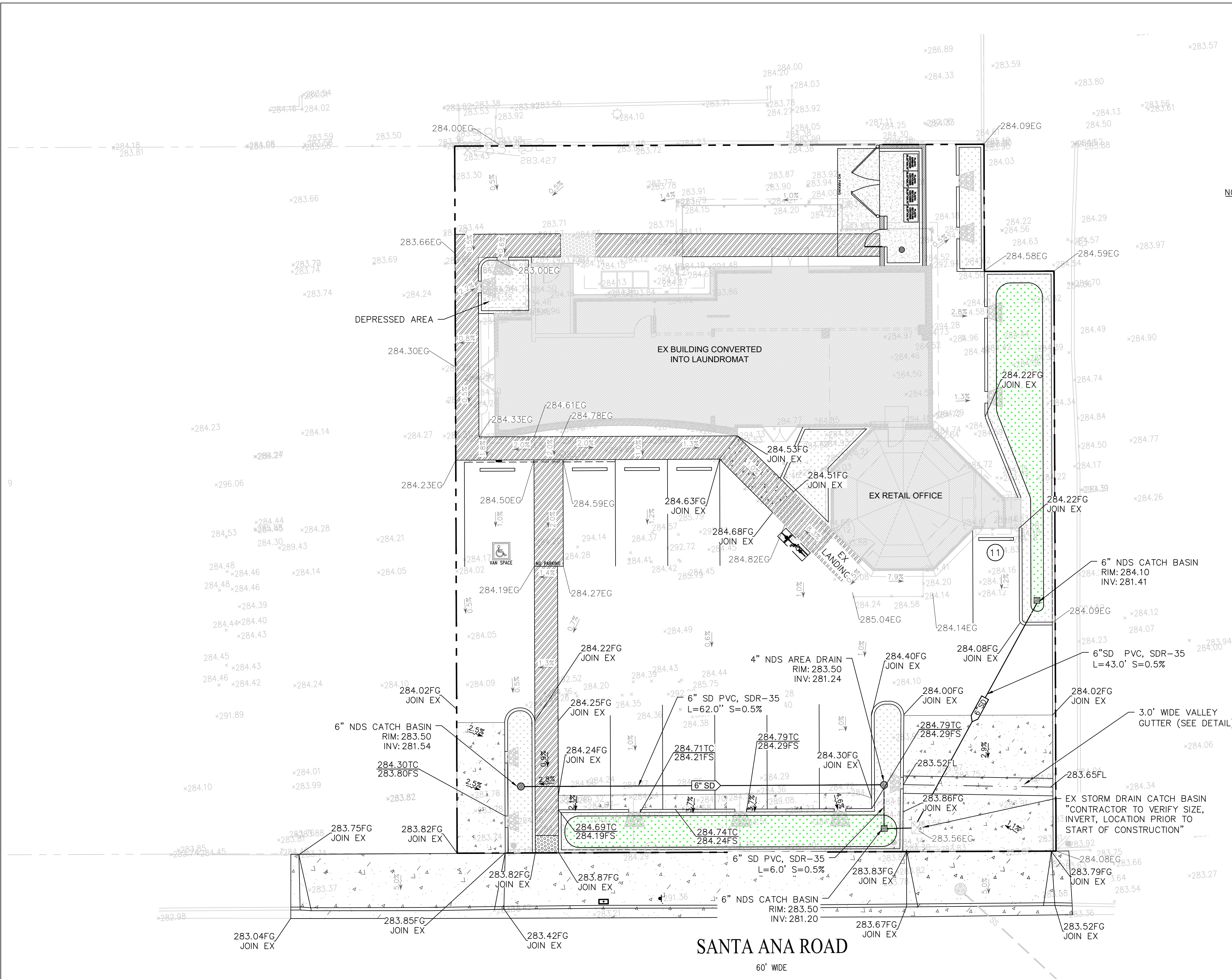
-  PROPERTY LINE
-  NEW CONCRETE
-  EX STREET LIGHT
-  EX FIRE HYDRANT
-  EX WATER METER
-  EX DRAIN
-  EX SIGN
-  EX SEWER MANHOLE
-  EX ELEVATION
-  (N) ELEVATION
-  (N) SLOPE
-  ADA PATH MARKING
-  (N) CONCRETE
-  (N) LANDSCAPE
-  EX SLOPE
-  NEW SLOPE
-  FLOWLINE
-  DEPRESSED AREA

**NOTE:**

- PROVIDE 3/8" EXPANSION JOINTS EVERY 20 LINEAL FEET
- MINIMUM COMPRESSIVE STRENGTH = 4,000 PSI



**3' VALLEY GUTTER**  
SCALE: N.T.S.



**SANTA ANA ROAD**  
60' WIDE

**NOTE TO CONTRACTOR:**

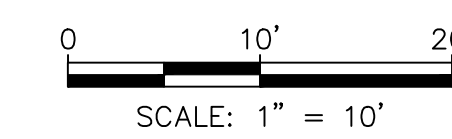
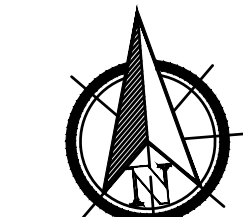
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**TOPOGRAPHIC AND BOUNDARY SURVEY**

TOPOGRAPHIC AND BOUNDARY SURVEY COMPLETED BY OTHERS SEE SHEET T-1.0.



NO.	BY	DATE	REVISION
2	M.S.	5/15/2025	ISSUED FOR REVIEW
1	M.S.	2/25/2025	ISSUED FOR REVIEW

PREPARED BY:



PREPARED FOR:

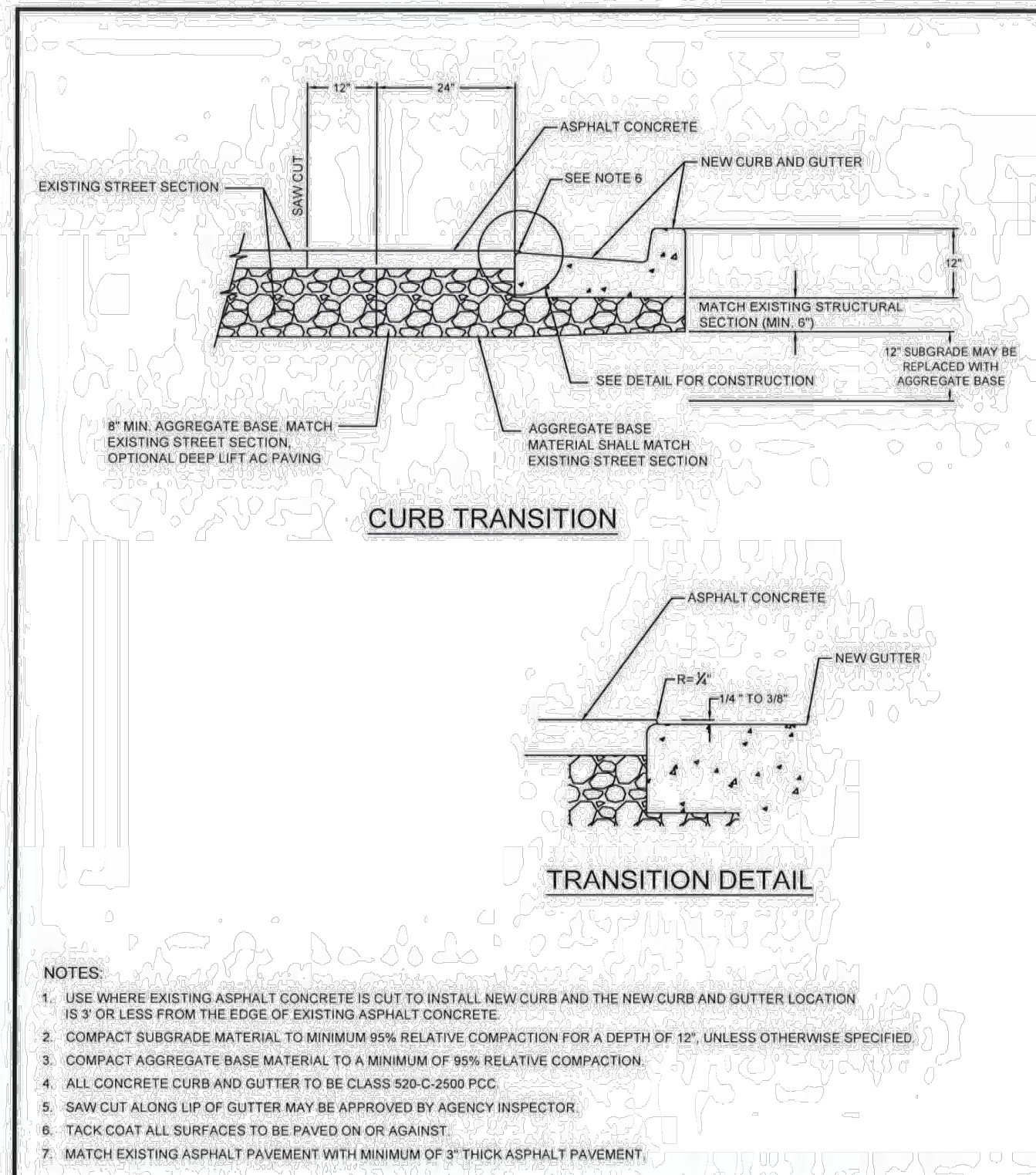
**KAPOOR'S LAUNDROMAT**  
40 SANTA ANA RD  
HOLLISTER, CA 95023  
APN: 051-020-022-000

TITLE:

**SITE GRADING & DRAINAGE PLAN**

DATE:	10/24/2025
DESIGNED BY:	N. SINGH
DRAWN BY:	A. SINGH
CHECKED BY:	C. HAKIM
APPROVED BY:	M. SAINI

**C-4.0**



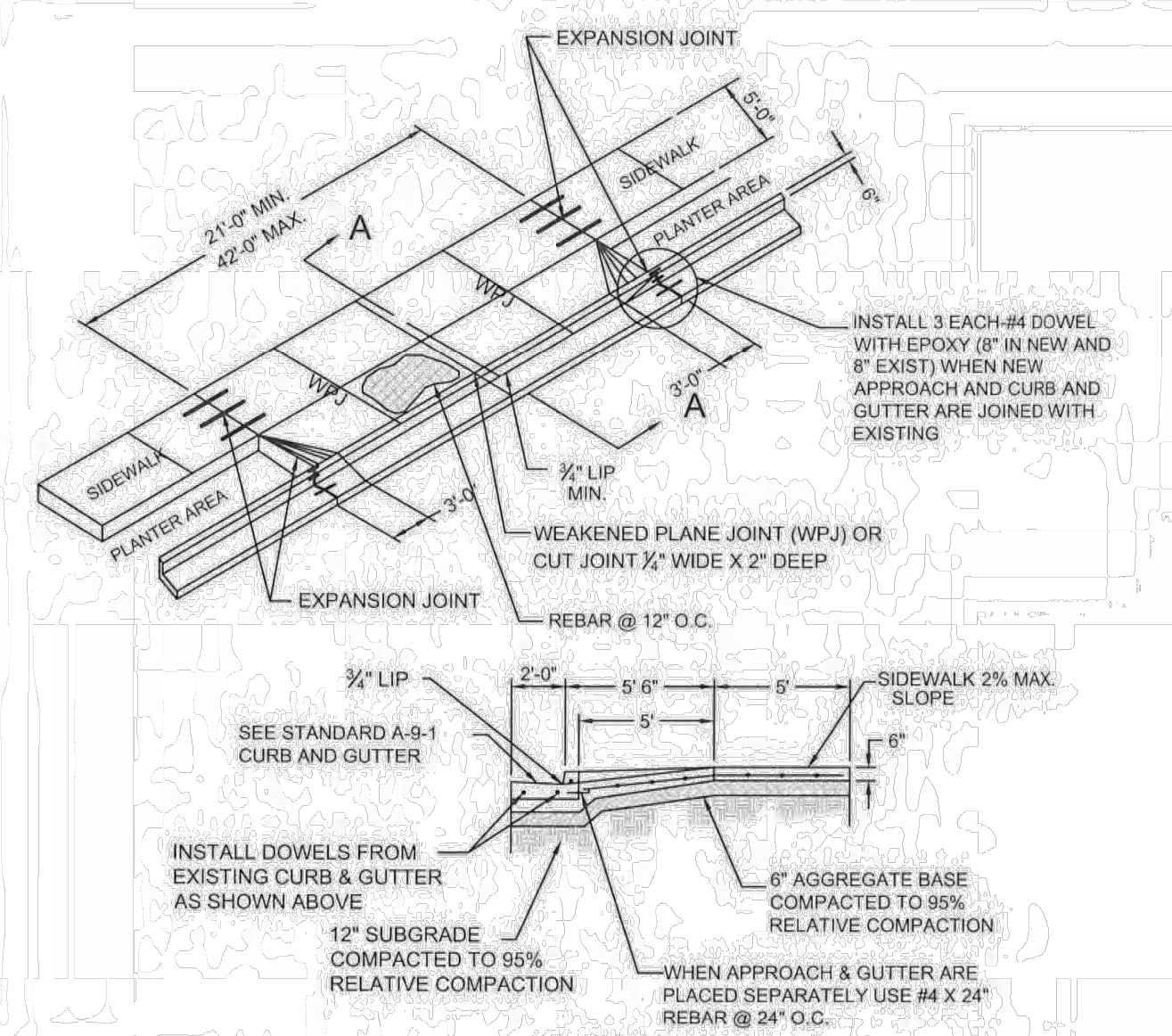
**NOTES:**

- USE WHERE EXISTING ASPHALT CONCRETE IS CUT TO INSTALL NEW CURB AND THE NEW CURB AND GUTTER LOCATION IS 3' OR LESS FROM THE EDGE OF EXISTING ASPHALT CONCRETE.
- COMPACT SUBGRADE MATERIAL TO MINIMUM 95% RELATIVE COMPACTION FOR A DEPTH OF 12", UNLESS OTHERWISE SPECIFIED.
- COMPACT AGGREGATE BASE MATERIAL TO A MINIMUM OF 95% RELATIVE COMPACTION.
- ALL CONCRETE CURB AND GUTTER TO BE CLASS 500 C-2000 PCC.
- SAW CUT ALONG LIP OF GUTTER MAY BE APPROVED BY AGENCY INSPECTOR.
- TACK COAT ALL SURFACES TO BE PAVED ON OR AGAINST.
- MATCH EXISTING ASPHALT PAVEMENT WITH MINIMUM OF 3" THICK ASPHALT PAVEMENT.

DRAWN BY: STAFF		SCALE: NONE	APPROVED:	STANDARD PLAN
REVIEWED BY: DANNY HILLSTOCK		REVISION: OCTOBER, 2019	<i>Danny Hillstock</i> 11-5-19	A-6
CITY OF HOLLISTER ENGINEERING DEPARTMENT		CITY ENGINEER DANNY HILLSTOCK, LIC. NO. 70647		SHEET 1 OF 1

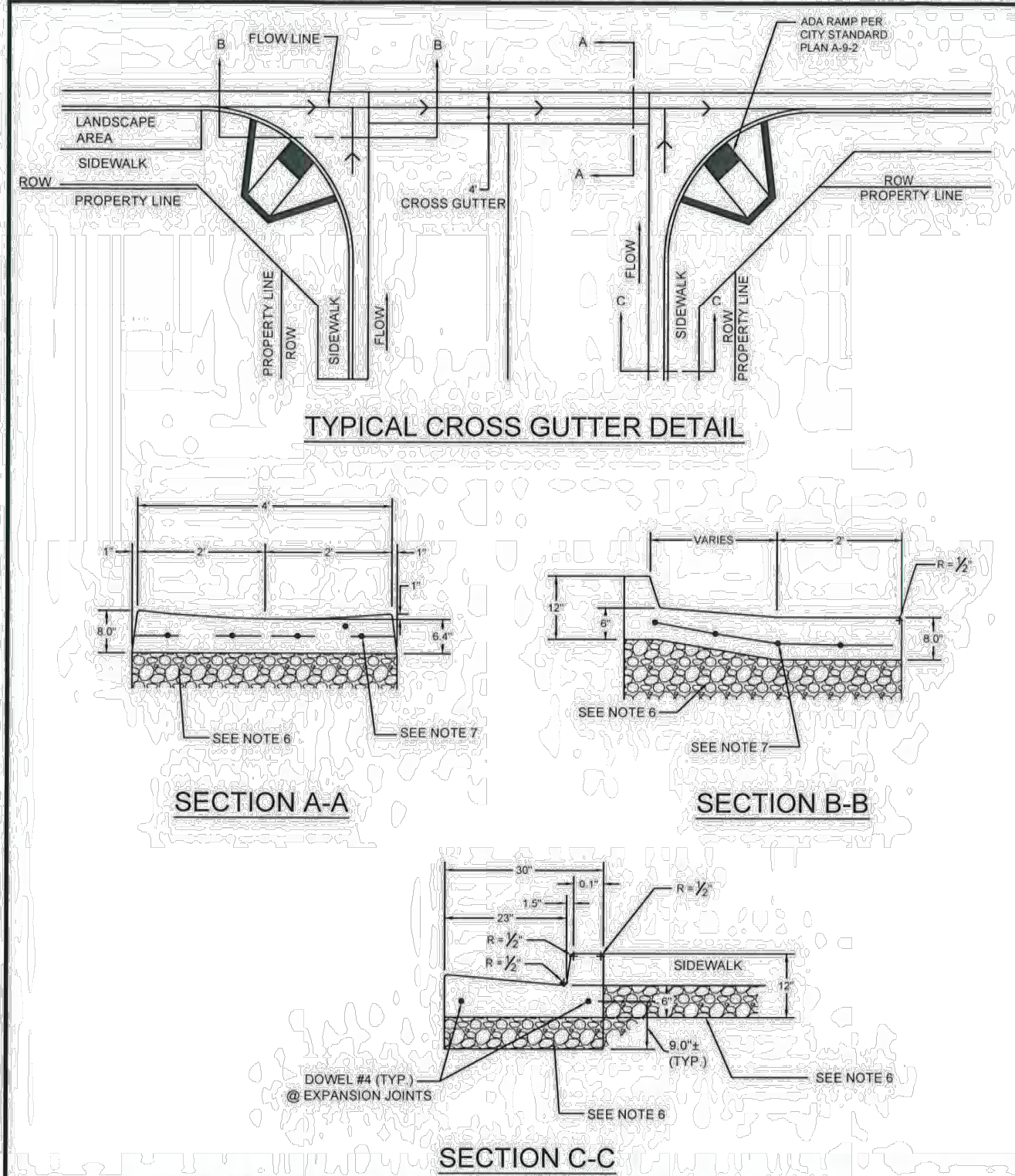
- NOTES:**
- EXISTING AC SHALL BE SAW CUT AND REMOVED IN SUCH A MANNER SO NOT TO TEAR, BULGE OR DISPLACE ADJACENT PAVEMENT. EDGES SHALL BE CLEAN AND VERTICAL. ALL CUTS SHALL BE PARALLEL OR PERPENDICULAR TO STREET CENTERLINE WHEN PRACTICAL.
  - AGGREGATE BASE TO BE REPLACED TO THE THICKNESS OF EXISTING BASE OR 8" MINIMUM AND COMPACTED TO MINIMUM 95% RELATIVE COMPACTION. CLASS 100-E-100 PCC MAYBE SUBSTITUTED FOR AGGREGATE BASE UPON APPROVAL OF CITY ENGINEER.
  - A TACK COAT OF ASPHALTIC EMULSION OR PAVING ASPHALT SHALL BE APPLIED TO EXISTING AC AT ALL CONTACT SURFACES, PRIOR TO RESURFACING.
  - ASPHALTIC CONCRETE RESURFACING:
    - A) MINIMUM TOTAL THICKNESS SHALL MATCH EXISTING AC
    - B) AC SHALL BE HOT PLANT ASPHALT MIX
    - C) FINISH COURSE FOR TYPE "B" RESURFACING SHALL BE PLACED USING A PAVING MACHINE BOX WHERE POSSIBLE.
  - AC RESURFACING WITHIN PROJECT LIMIT SHALL BE COATED WITH SLURRY SEAL IF LESS THAN 5 PATCHES ON EXISTING STREET. FIVE OR MORE PATCHES REQUIRES RE-PAVING THE ENTIRE STREET WITHIN THE PROJECT LIMIT.
  - AC SHALL BE HOT PLANT ASPHALT MIX. AC SHALL BE PLACED USING A PAVING MACHINE WHEN TRENCH WIDTH EXCEEDS 10 FEET.
  - NO ASPHALT LESS THAN 2 - FEET IN WIDTH BETWEEN TRENCH EDGE AND LIP OF GUTTER SHALL REMAIN. THIS SHALL BE REMOVED AND RE-PAVED WITH TRENCH PAVING.
  - NARROW TRENCHES LESS THAN 24" SHALL BE BACKFILLED WITH CEMENT-SAND SLURRY (CLASS 100-E-100 PCC) UNTIL 6" BELOW FINISHED GRADE & CAP WITH PAVEMENT P.C.C.
  - SLURRY BACKFILL CAN BE USED WITH THE APPROVAL OF THE CITY ENGINEER.

DRAWN BY: STAFF		SCALE: NONE	APPROVED:	STANDARD PLAN
REVIEWED BY: DANNY HILLSTOCK		REVISION: OCTOBER, 2019	<i>Danny Hillstock</i> 11-5-19	E-4-2
CITY OF HOLLISTER ENGINEERING DEPARTMENT		CITY ENGINEER DANNY HILLSTOCK, LIC. NO. 70647		SHEET 2 OF 2



- NOTES:**
- INSTALL #4 REBAR @ 12" OC EACH WAY, MAINTAIN 3" CLEARANCE (WITH DOBIE) FROM THE BOTTOM SURFACE, INCLUDING CURB AND GUTTER.
  - COMPACT SUBGRADE MATERIAL UNDER ALL CURB, GUTTER AND APPROACH TO MINIMUM 95% RELATIVE COMPACTION FOR A DEPTH OF 12" EXCEPT AS OTHERWISE SPECIFIED.
  - PLACE MINIMUM 16" LONG #4 DOWELS AT 4' OC UNLESS CURB AND GUTTER AND APPROACH ARE PLACED MONOLITHICALLY.
  - EXPANSION JOINTS SHALL BE 1/2" X FULL PCC DEPTH PLACED AT EACH SIDE OF DRIVEWAYS.
  - WEAKENED PLANE JOINTS SHALL BE 1/2" X 2" DEEP WHEN FINISHED, PLACED AT APPROXIMATELY 10' INTERVALS.
  - WEAKENED PLANE JOINT AT BACK OF CURB, GUTTER AND APPROACH WHEN PLACED MONOLITHICALLY.
  - ALL CONCRETE SURFACES SHALL HAVE A LIGHT BROOM FINISH, EXCEPT AS OTHERWISE SPECIFIED, PERPENDICULAR TO STREET, AND TREATED WITH CURING COMPOUND.

DRAWN BY: STAFF		SCALE: NONE	APPROVED:	STANDARD PLAN
REVIEWED BY: DANNY HILLSTOCK		REVISION: OCTOBER, 2019	<i>Danny Hillstock</i> 11-5-19	A-11
CITY OF HOLLISTER ENGINEERING DIVISION		CITY ENGINEER DANNY HILLSTOCK, LIC. NO. 70647		SHEET 1 OF 1



DRAWN BY: STAFF		SCALE: NONE	APPROVED:	STANDARD PLAN
REVIEWED BY: DANNY HILLSTOCK		REVISION: OCTOBER, 2019	<i>Danny Hillstock</i> 11-5-19	A-8-1
CITY OF HOLLISTER ENGINEERING DEPARTMENT		CITY ENGINEER DANNY HILLSTOCK, LIC. NO. 70647		SHEET 1 OF 1

**NOTE TO CONTRACTOR:**

THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITIES, PIPES, AND/OR STRUCTURES SHOWN ON THESE PLANS WERE OBTAINED BY A SEARCH OF AVAILABLE RECORDS. TO THE BEST OF OUR KNOWLEDGE, THERE ARE NO EXISTING UTILITIES EXCEPT AS SHOWN ON THESE PLANS. THE CONTRACTOR SHALL ASCERTAIN THE TRUE VERTICAL AND HORIZONTAL LOCATION OF THOSE UNDERGROUND UTILITIES TO BE USED AND SHALL BE RESPONSIBLE FOR ANY DAMAGE TO ANY PUBLIC OR PRIVATE UTILITIES, SHOWN OR NOT SHOWN HEREON. IF THE CONTRACTOR ENCOUNTERS ANY DISCREPANCIES, CONFLICTS OR AREAS WHICH HE FEELS UNWORKABLE, HE SHALL NOTIFY THE GRADING ENGINEER IMMEDIATELY PRIOR TO CONTINUING OR DEVIATING FROM THIS PLAN.

**UNAUTHORIZED CHANGES & USES:**

THE ENGINEER PREPARING THESE PLANS WILL NOT BE RESPONSIBLE FOR, OR LIABLE FOR, UNAUTHORIZED CHANGES TO OR USES OF THESE PLANS. ALL CHANGES TO THE PLANS MUST BE IN WRITING AND MUST BE APPROVED BY THE PREPARER OF THESE PLANS. CONSTRUCTION CONTRACTOR AGREES THAT IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, CONSTRUCTION CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THE PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THAT THIS REQUIREMENT SHALL BE MADE TO APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS, AND CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY AND HOLD DESIGN PROFESSIONAL HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPTING LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF DESIGN PROFESSIONAL.

**TOPOGRAPHIC AND BOUNDARY SURVEY**

TOPOGRAPHIC AND BOUNDARY SURVEY COMPLETED BY OTHERS SEE SHEET T-1.0.

NO.	BY	DATE	REVISION
2	M.S.	5/15/2025	ISSUED FOR REVIEW
1	M.S.	2/25/2025	ISSUED FOR REVIEW

PREPARED BY:



PREPARED FOR:

**KAPOOR'S LAUNDROMAT**  
 40 SANTA ANA RD  
 HOLLISTER, CA 95023  
 APN: 051-020-022-000

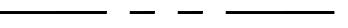
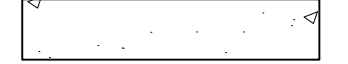


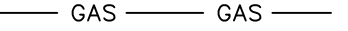









TITLE:

**DETAILS**

DATE:	10/24/2025
DESIGNED BY:	N. SINGH
DRAWN BY:	A. SINGH
CHECKED BY:	C. HAKIM
APPROVED BY:	M. SAINI

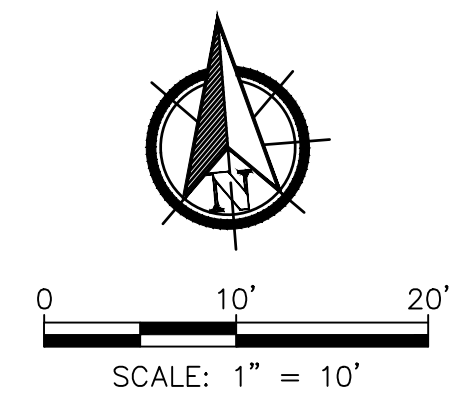
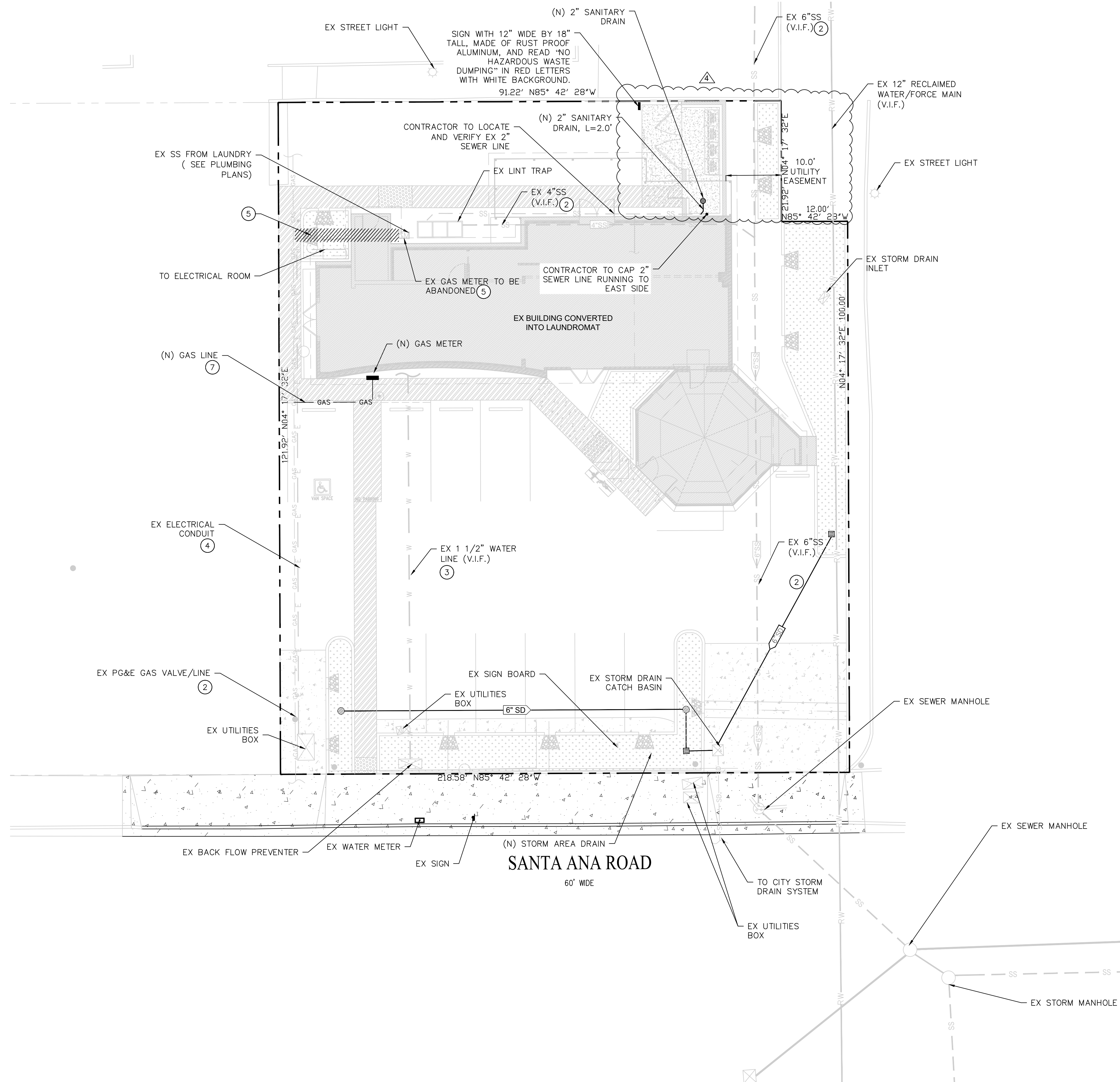
**C-5.0**

**LEGEND**

-  PROPERTY LINE
-  NEW CONCRETE
-  EX SANITARY SEWER
-  RECLAIMED WATER LINE
-  (N) GAS LINE
-  EX ELECTRIC LINE
-  EX STORM DRAIN
-  EX STREET LIGHT
-  EX FIRE HYDRANT
-  EX WATER METER
-  EX DRAIN
-  EX SIGN
-  EX SEWER MANHOLE
-  (N) SANITARY SEWER

**UTILITY NOTES**

1. VERIFY EX GAS LINE LOCATION BEFORE CONSTRUCTION OF NEW GAS LINE.
2. VERIFY EX 4" SANITARY SEWER LINE SIZE, MATERIAL, CONDITION PRIOR TO START CONSTRUCTION.
3. VERIFY EX 1 1/2" WATER LINE SIZE, MATERIAL, CONDITION PRIOR TO START CONSTRUCTION.
4. VERIFY EX ELECTRIC WIRE SIZE, MATERIAL, CONDITION PRIOR TO START CONSTRUCTION.
5. LOCATE, EXCAVATE, EXPOSE MAIN GAS LINE AND ABANDONED GAS LINE CONNECTION BY PG&E REQUIREMENTS.
6. BACKFILL AND POUR CONCRETE EXCAVATED AND EXPOSED AREA TO ORIGINAL CONDITION.
7. COORDINATE WITH PG&E ON GAS LINE TIE-IN EXACT LOCATION FOR GAS METER.



NO.	BY	DATE	REVISION
4	M.S.	10/06/2025	ISSUED FOR REVIEW
3	M.S.	7/22/2025	ISSUED FOR REVIEW
2	M.S.	5/15/2025	ISSUED FOR REVIEW
1	M.S.	2/25/2025	ISSUED FOR REVIEW

PREPARED BY:




PREPARED FOR:

**KAPOOR'S LAUNDROMAT**  
 40 SANTA ANA RD  
 HOLLISTER, CA 95023  
 APN: 051-020-022-000

TITLE:

**SITE UTILITY PLAN**

DATE: 10/24/2025

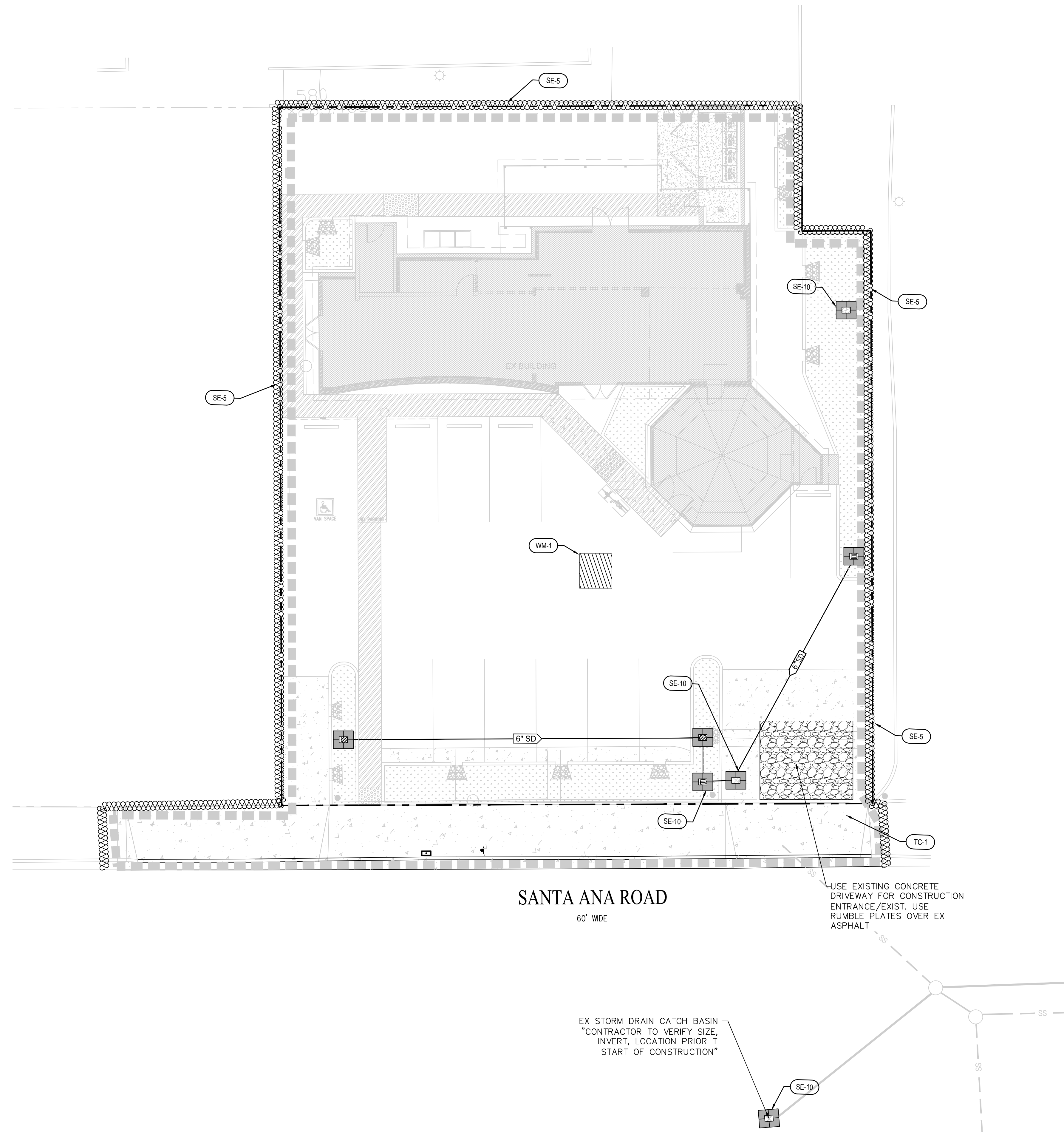
DESIGNED BY: N. SINGH

DRAWN BY: A. SINGH

CHECKED BY: C. HAKIM

APPROVED BY: M. SAINI

**C-6.0**



**BMP LEGEND**

	STABILIZED CONSTRUCTION ENTRANCE/EXIT
	DISTURBED AREA
	FIBER ROLL (SE-5)
	MATERIAL STORAGE (WM-1)
	STORM DRAIN INLET PROTECTION (SE-10)

**BMP REFERENCE ID**

SEDIMENT CONTROL	CASQA ID
FIBRE ROLLS	SE-5
INLET SEDIMENT CONTROL	SE-10
WASTE MANAGEMENT AND MATERIALS POLLUTION CONTROL	CASQA ID
MATERIAL DELIVERY AND STORAGE	WM-1
TEMPORARY TRACKING CONTROL	CASQA ID
STABILIZED CONSTRUCTION ENTRANCE/EXIT	TC-1

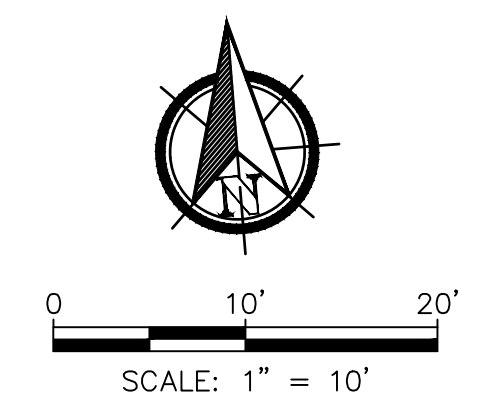
NOTE:  
FOR DETAILS ON CONSTRUCTION AND IMPLEMENTATION OF BMPs REFER CASQA MANUAL 2024

TOTAL AREA DISTURBED: 0.298 ACRES

BMPs	MAINTENANCE
FIBER ROLL	<ol style="list-style-type: none"> <li>REPAIR OR REPLACE SPLIT, TORN, UNRAVELING, OR SLUMPING FIBER ROLLS.</li> <li>IF THE FIBRE ROLL IS USED AS A SEDIMENT CAPTURE DEVICE, OR AS AN EROSION CONTROL DEVICE TO MAINTAIN SHEET FLOWS, SEDIMENT THAT ACCUMULATES IN THE BMP SHOULD BE PERIODICALLY REMOVED IN ORDER TO MAINTAIN BMP EFFECTIVENESS. SEDIMENT SHOULD BE REMOVED WHEN SEDIMENT ACCUMULATION REACHES ONE-THIRD THE DESIGNATED STORAGE DEPTH.</li> </ol>
MATERIAL & WASTE DISPOSAL LOCATION	<ol style="list-style-type: none"> <li>INSPECT SITE ON A WEEKLY BASIS TO EXAMINE CONSTRUCTION MATERIALS ARE PROPERLY STORED AND WASTE IS PROPERLY DISPOSED TO PREVENT WATER POLLUTION.</li> </ol>
INLET SEDIMENT CONTROL	<ol style="list-style-type: none"> <li>INLET SEDIMENT CONTROL DEVICES SHALL BE KEPT IN GOOD REPAIR. MATERIAL SPILLING FROM SEDIMENT CONTROL DEVICES SHALL BE CLEANED UP AND DEVICE REPAIRED OR REPLACED IMMEDIATELY.</li> <li>INSPECTION OF DEVICES SHALL BE WEEKLY AND PRIOR TO PREDICTED RAINFALL AND AFTER THE RAINFALL EVENT. SEDIMENT REMOVED FROM SEDIMENT DEVICES DURING MAINTENANCE OPERATIONS SHALL BE DISPOSED OF PROPERLY.</li> </ol>

**NOTES**

ALL EROSION CONTROL BMPs SHALL BE IN PLACE PRIOR TO ANY STORM EVENTS.



NO.	BY	DATE	REVISION
2	M.S.	5/15/2025	ISSUED FOR REVIEW
1	M.S.	2/25/2025	ISSUED FOR REVIEW

PREPARED BY:



PREPARED FOR:

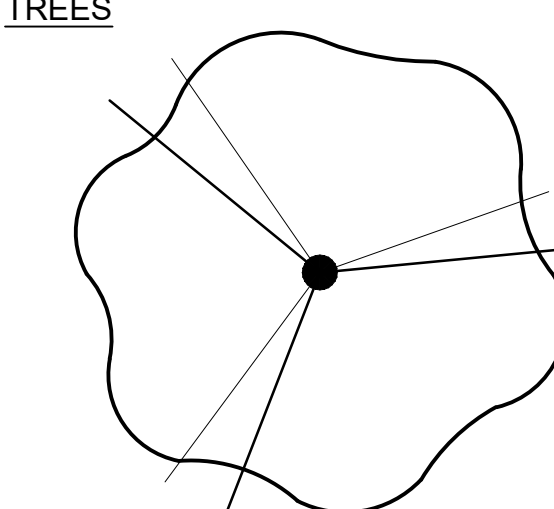
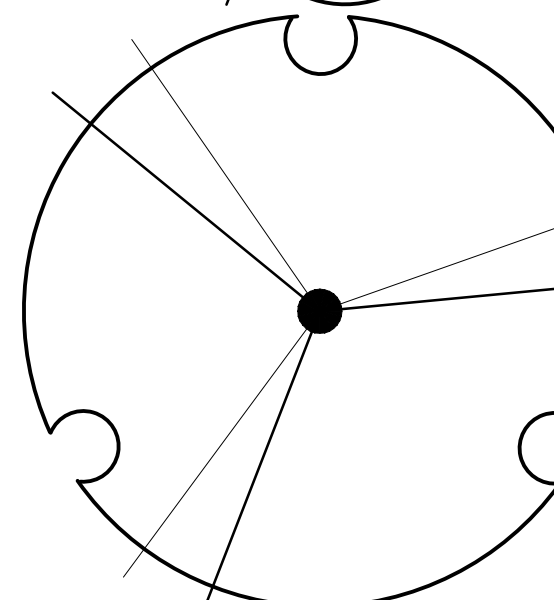
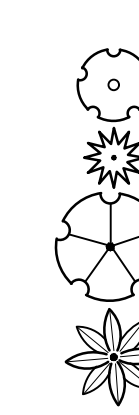
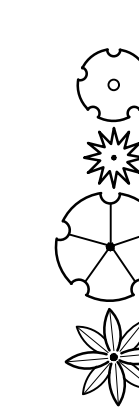
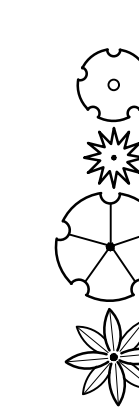
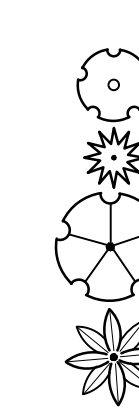

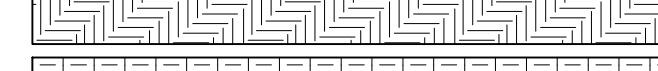
**KAPOOR'S LAUNDROMAT**  
 40 SANTA ANA RD  
 HOLLISTER, CA 95023  
 APN: 051-020-022-000

TITLE:

**ESC PLAN**

DATE:	10/24/2025	<b>C-7.0</b>
DESIGNED BY:	N. SINGH	
DRAWN BY:	A. SINGH	
CHECKED BY:	C. HAKIM	
APPROVED BY:	M. SAINI	

**PLANT SCHEDULE**

SYMBOL	QTY	BOTANICAL / COMMON NAME	CONT	WUCOLS	
<b>TREES</b>					
	3	Lagerstroemia indica x fauriei 'Tuscarora' / Tuscarora Crape Myrtle	15 gal.	Low	
	2	Tilia cordata 'Greenspire' / Greenspire Littleleaf Linden	24" box	Moderate	
<b>SHRUBS</b>					
	31	Callistemon viminalis 'LJ1' TM / Better John Bottlebrush	5 gal.	Low	
	32	Juncus patens 'Elk Blue' / Spreading Rush	5 gal.	Low	
	12	Olea europaea 'Montra' / Little Ollie® Olive	5 gal.	Low	
	14	Phormium x 'Dark Delight' / Dark Delight Purple Flax	5 gal.	Low	
<b>GROUND COVERS</b>					
	14	Grevillea lanigera 'Mt. Tamboritha' / Mt. Tamboritha Woolly Grevillea	1 gal.	Low	42" o.c.
	23	Teucrium chamaedrys 'Nanum' / Creeping Germander	1 gal.	Low	30" o.c.

**GENERAL NOTES**

- Landscape area is approximately 1,225 s.f. which is under the 2,500 sf compliance threshold as defined in chapter 15.22.020 of the Hollister Municipal code. However, in terms of water use, the plant selection for this project will comply with typical MWEL standards.
- All landscape areas with new plant material shall receive a minimum 3" layer of organic wood chip mulch.
- Existing irrigation system shall be modified in order to provide irrigation to new plant material. Irrigation system shall comply with city of the Hollister Water Efficient Ordinance.
- All existing trees and shrubs (to remain) shall be protected in place during construction. Damaged trees and shrubs shall be replaced in kind.
- All new trees located within 6' of pavement or permanent structure shall have a root barrier.

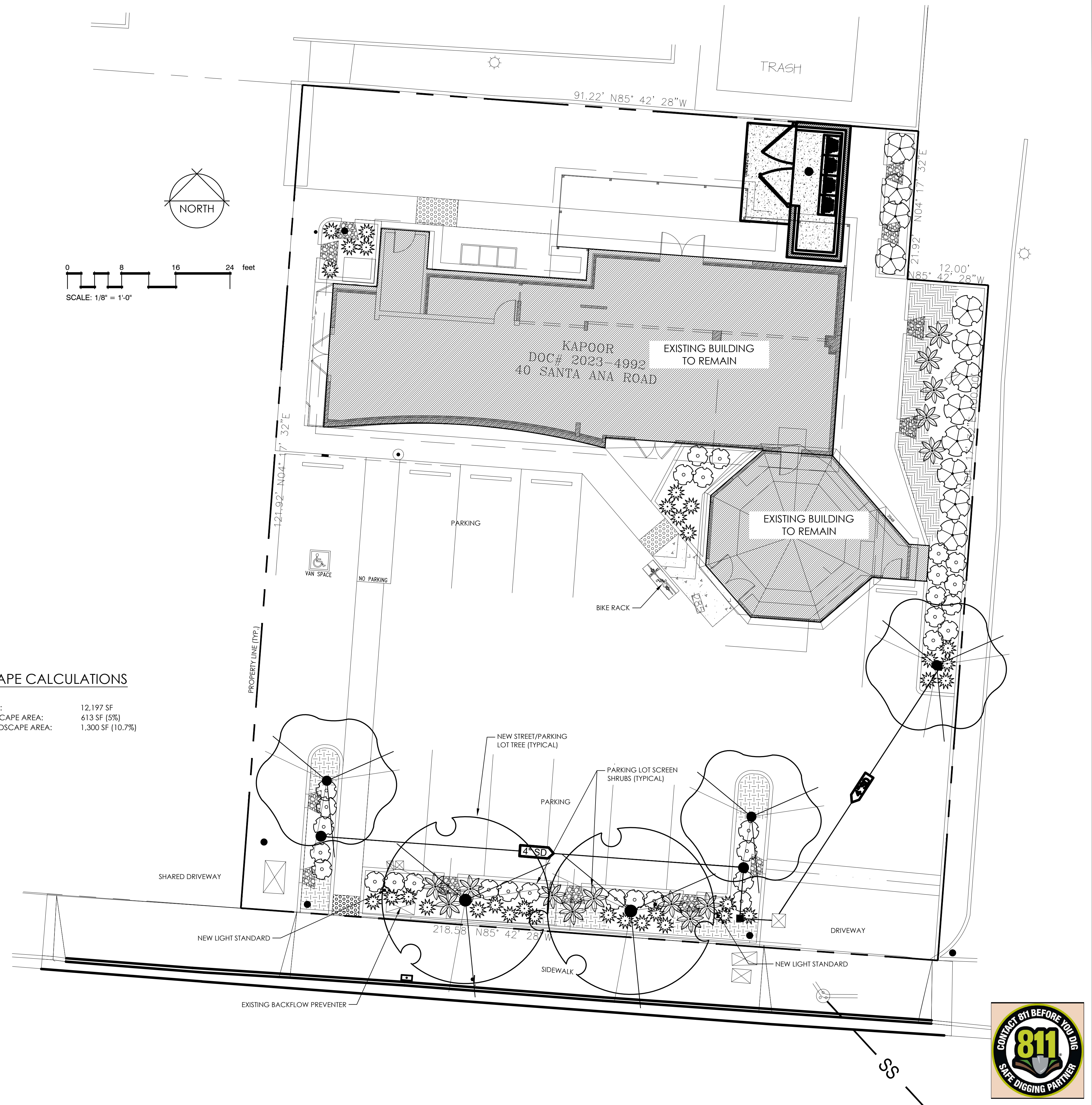
**COMPLIANCE STATEMENT**

I have complied with the criteria of the Model Water Efficient Landscape Ordinance and applied them accordingly for the efficient use of water in the landscape design plan.

*Podney Deccalano* 4-21-25

**LANDSCAPE CALCULATIONS**

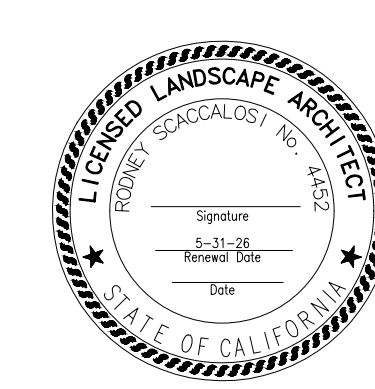
PROPERTY AREA: 12,197 SF  
 EXISTING LANDSCAPE AREA: 613 SF (5%)  
 PROPOSED LANDSCAPE AREA: 1,300 SF (10.7%)



Rev	Date	Description	Designed	Drawn	Checked
9-29-25		REVISIONS			
7-2-25		REVISED PLANT PALETTE			
4-21-25		PLAN CHECK COMMENT RESPONSE			
3-4-25		PRELIMINARY LANDSCAPE PLAN			

40 SANTA ANA ROAD  
 LANDSCAPE PLAN  
 KAPOOR'S NEW LAUNDRY

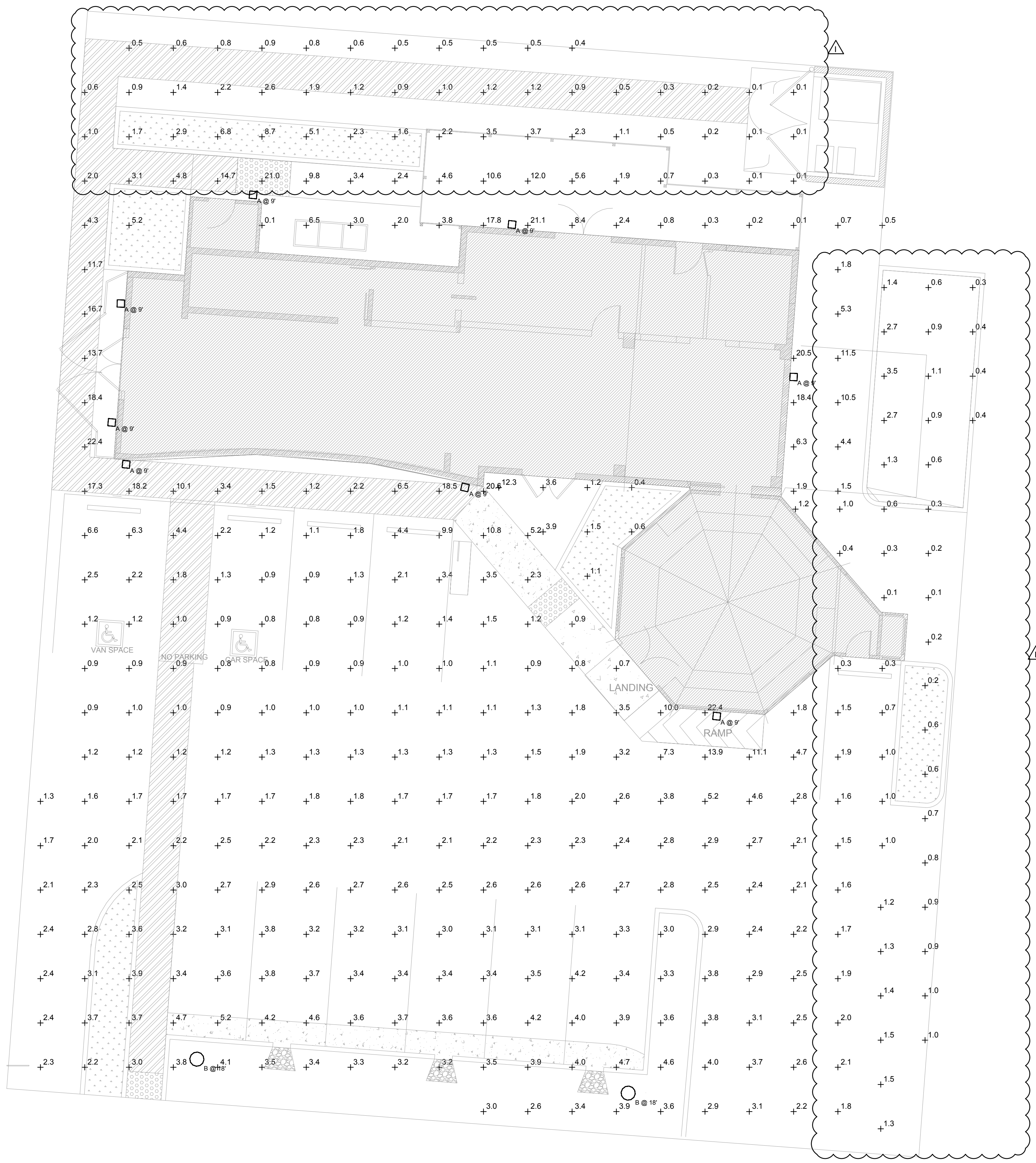
City Hollister  
 County San Benito  
 State California



P.O. Box 2083  
 Petaluma CA 94952  
 707-280-8990  
 OliveStreetLandscape.com  
 rod@olivestreetlandscape.com



Sheet L1  
 Scale Hor: See Plan  
 Vert:  
 Project Number:  
 Plan File: D-XXXX-XX



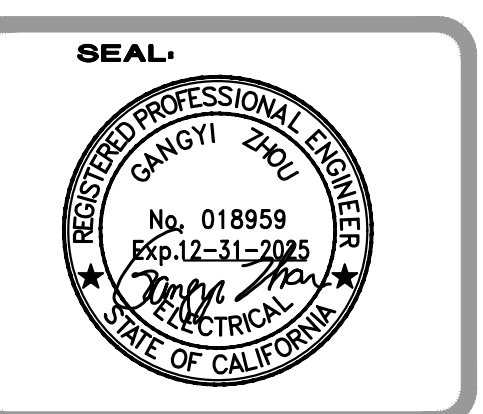
**SITE PHOTOMETRIC PLAN**

SCALE: NONE

Symbol	Label	QTY	Manufacturer	Catalog	Description	Number Lamps	Lamp Output	LLF	Input Power
□	A	8	Lithonia Lighting	CNY LED ALD SWW2 UVDLT PE PIR DBB 40K 5000L	CNY LED ALD SWW2 UVDLT PE PIR DBB 40K 5000L	1	4802	1	32.67
○	B	2	NLS LIGHTING	CAL-2-T2-80L-35-40K		1	8917	1	85

Statistics						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Combined Stats #1		3.1 fc	22.4 fc	0.1 fc	224.0:1	31.5:1

REVISIONS		
NO.	DATE	DESCRIPTION
△	05/14/25	PC COMMENT



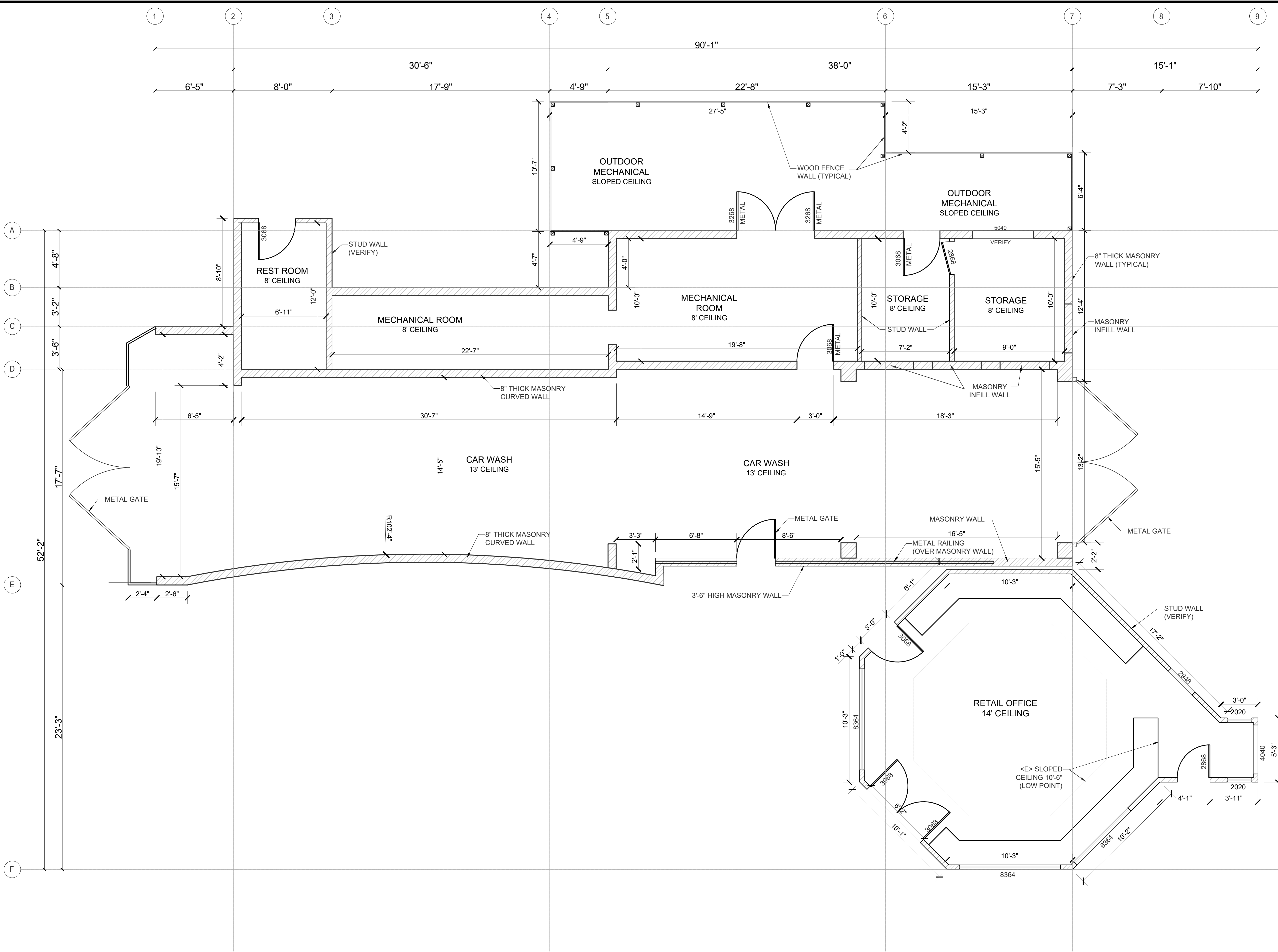
**GMEP ENGINEERS**  
 26430 Rancho Pkwy. S., Ste 120  
 Lake Forest, CA 92650  
 Tel: 949-257-9096

PROJECT NAME:  
**40 Santa Ana Rd**  
 HOLLISTER, CA 95023

SHEET TITLE  
 SITE PHOTOMETRIC PLAN

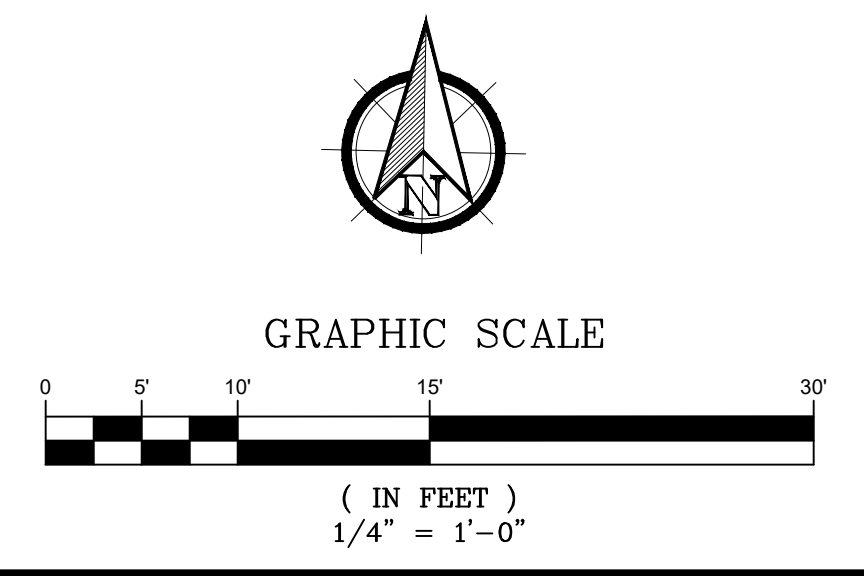
DRAWN: GMEP  
 CHECKED: GMEP  
 DATE: 05/14/25  
 SCALE: AS NOTED  
 JOB NO.: 25-147  
 SHEET

**P-1.0**



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

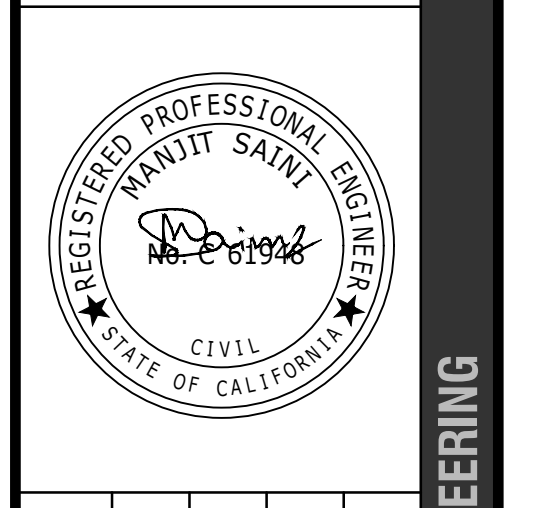
- NOTES:**
- (E) FLOOR PLAN DIMENSIONS ARE FIELD MEASURED AND MAY NOT BE ACCURATE. PRIOR TO START CONSTRUCTION AND ORDERING ANY MATERIAL CONTRACTOR SHALL FIELD VERIFY ALL DIMENSIONS.
  - CONTACT ENGINEER/ARCHITECT FOR ANY DISCREPANCY



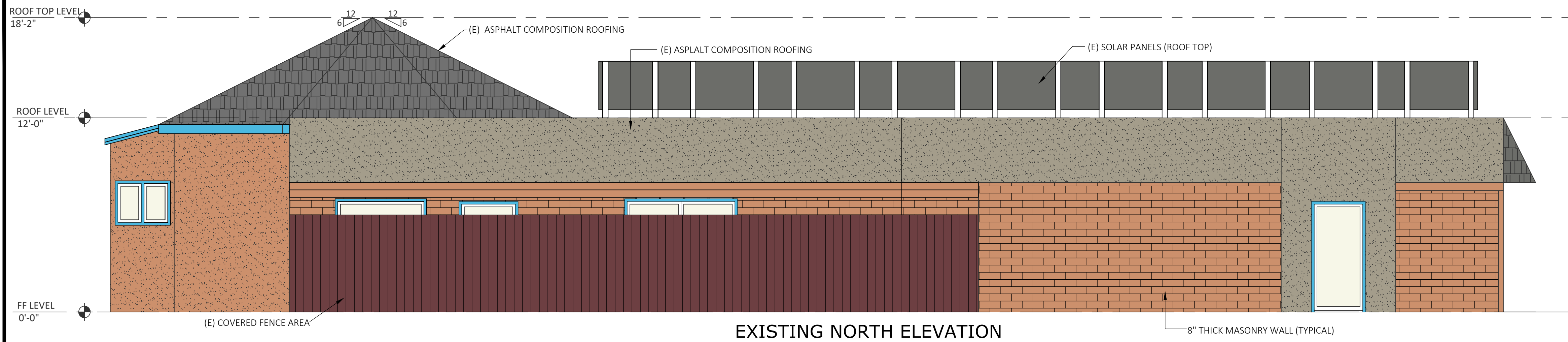
**ENGGCO**  
2150 N. FIRST ST. 4TH FLOOR, PMB  
750 SAN JOSE, CA 95131  
PH. 408-313-5400

PREPARED FOR:  
**KAPOORS NEW LAUNDRY**  
40 SANTA ANA RD  
HOLLISTER, CA 95023  
APN- 051-020-022-000

**EXISTING FLOOR PLAN**



NO.	DATE	REVISIONS	DATE	DESIGNED BY:	CHECKED BY:	APPROVED BY:
1	5/15/2025	ISSUED FOR REVIEW	7/22/2025	N. SINGH	K. KUMAR	M. SAINI
2	7/22/2025	ISSUED FOR REVIEW			HAKIM	

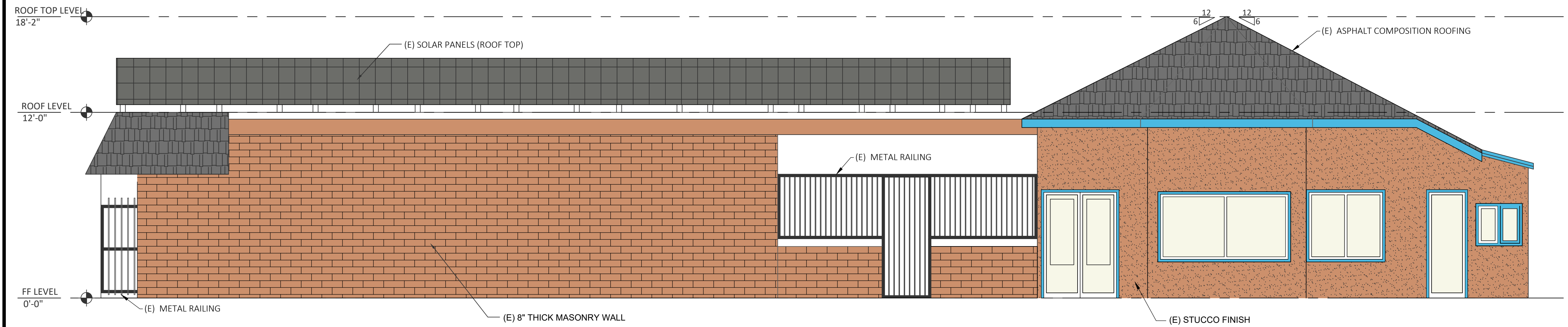


**EXISTING NORTH ELEVATION**

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



**NORTH VIEW**



**EXISTING SOUTH ELEVATION**

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



**ROAD SIDE SOUTH VIEW**

**EXISTING COLOR SCHEME**

①	BODY COLOR 1 BENJAMIN MOORE SWEET 'N SOUR 103 LRV - 38.58	
②	TRIM 1 BENJAMIN MOORE SEA BLUE 2055-40 LRV - 35.71	
③	ROOF EAGLE ROOFING DARK CHARCOAL 4595 CONCRETE TILE	
④	RAILINGS BENJAMIN MOORE BLACK HC-190	

**NOTES:**

1. PAINT COLORS FOR EACH LOCATION SHOWN ARE THE SAME THROUGHOUT THE ENTIRE ELEVATION.
2. EXISTING MATERIALS FACADES AND PROPOSED MATERIALS FACADES ARE SAME, THERE IS NO MODIFICATIONS IN THE NEW FINISHING.



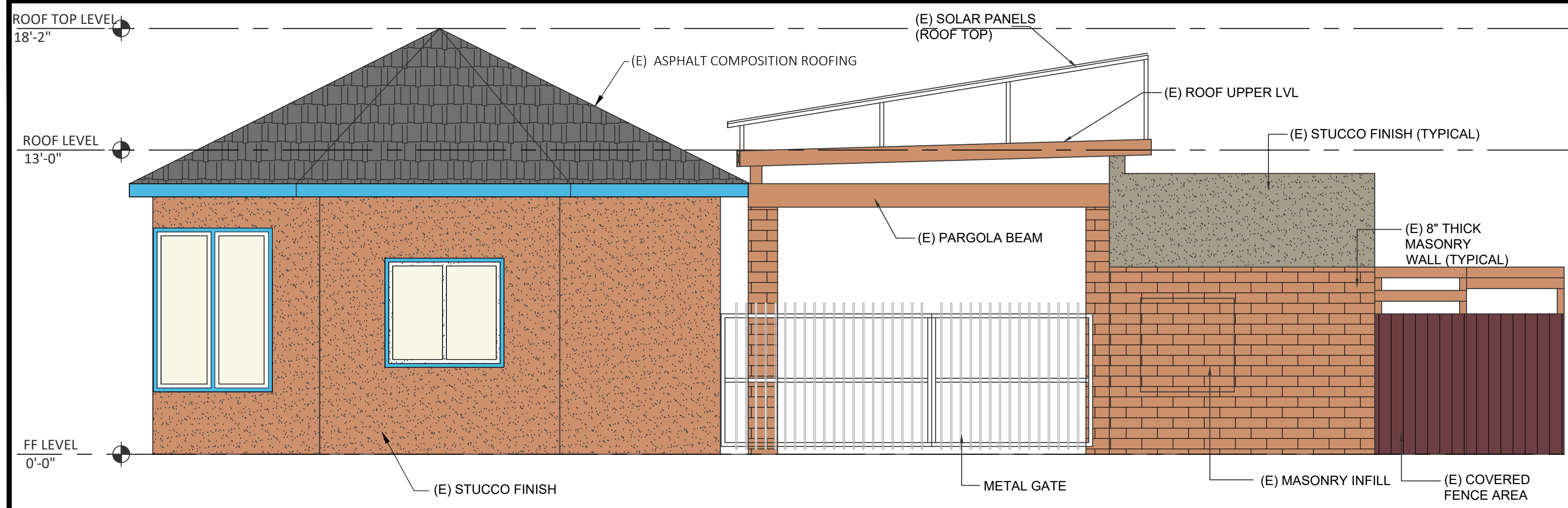
2150 N. FIRST ST. 4TH FLOOR, PMB  
750 SAN JOSE, CA 95131  
PH. 408-313-5400

PREPARED FOR:  
KAPOORS NEW LAUNDRY  
40 SANTA ANA RD  
HOLLISTER, CA 95023  
APN- 051-020-022-000

**EXISTING  
ELEVATIONS - 1**



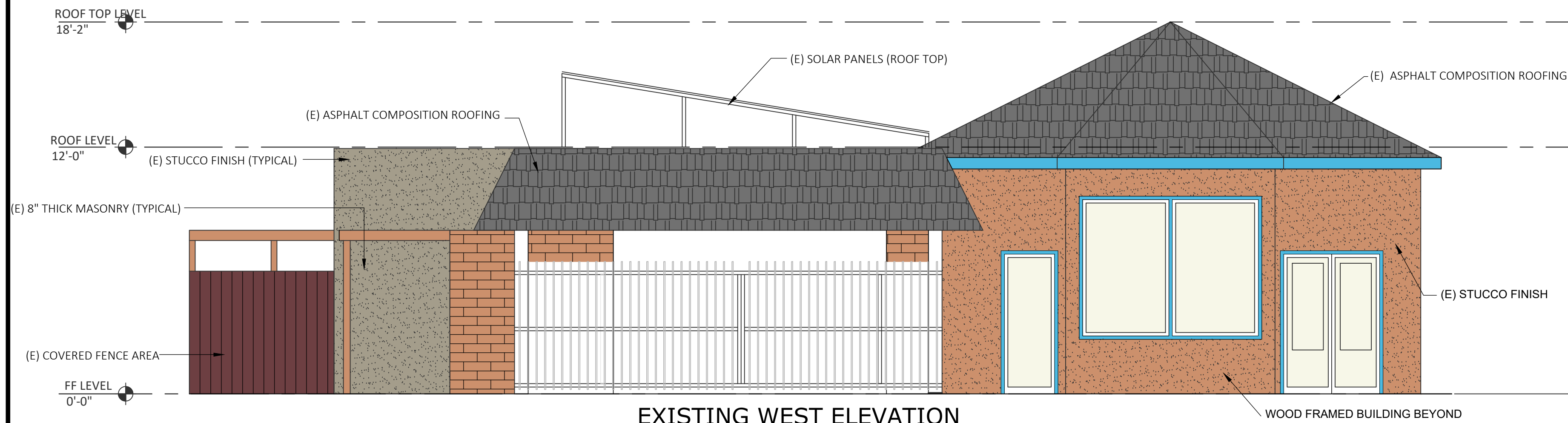
NO.	DATE	REVISIONS	ISSUED FOR REVIEW	ISSUED FOR REVIEW	DATE	DESIGNED BY:	DRAWN BY:	CHECKED BY:	APPROVED BY:
1	5/15/2025				7/22/2025	N. SINGH	K. KUMAR	HAKIM	M. SAINI
2	7/22/2025								



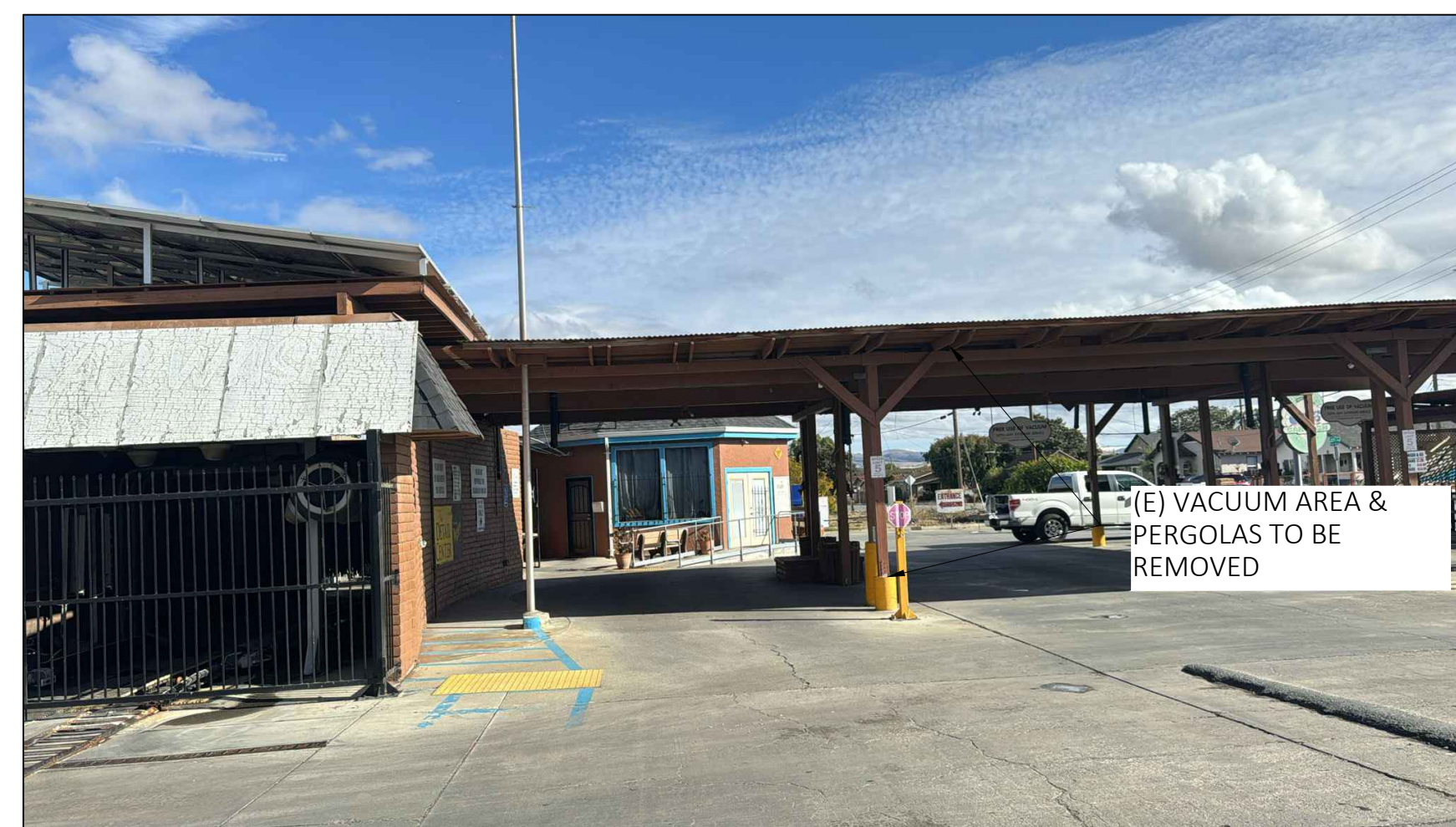
**EXISTING EAST ELEVATION**  
SCALE: 1/4" = 1'-0"



**EAST VIEW**



**EXISTING WEST ELEVATION**  
SCALE: 1/4" = 1'-0"



**WEST VIEW**

**EXISTING COLOR SCHEME**

①	BODY COLOR 1 BENJAMIN MOORE SWEET 'N SOUR 103 LRV - 38.58	
②	TRIM 1 BENJAMIN MOORE SEA BLUE 2055-40 LRV - 35.71	
③	ROOF EAGLE ROOFING DARK CHARCOAL 4595 CONCRETE TILE	
④	RAILINGS BENJAMIN MOORE BLACK HC-190	

**NOTES:**

1. PAINT COLORS FOR EACH LOCATION SHOWN ARE THE SAME THROUGHOUT THE ENTIRE ELEVATION.
2. EXISTING MATERIALS FACADES AND PROPOSED MATERIALS FACADES ARE SAME, THERE IS NO MODIFICATIONS IN THE NEW FINISHING.



2150 N. FIRST ST. 4TH FLOOR, PMB  
750 SAN JOSE, CA 95131  
PH. 408-313-5400

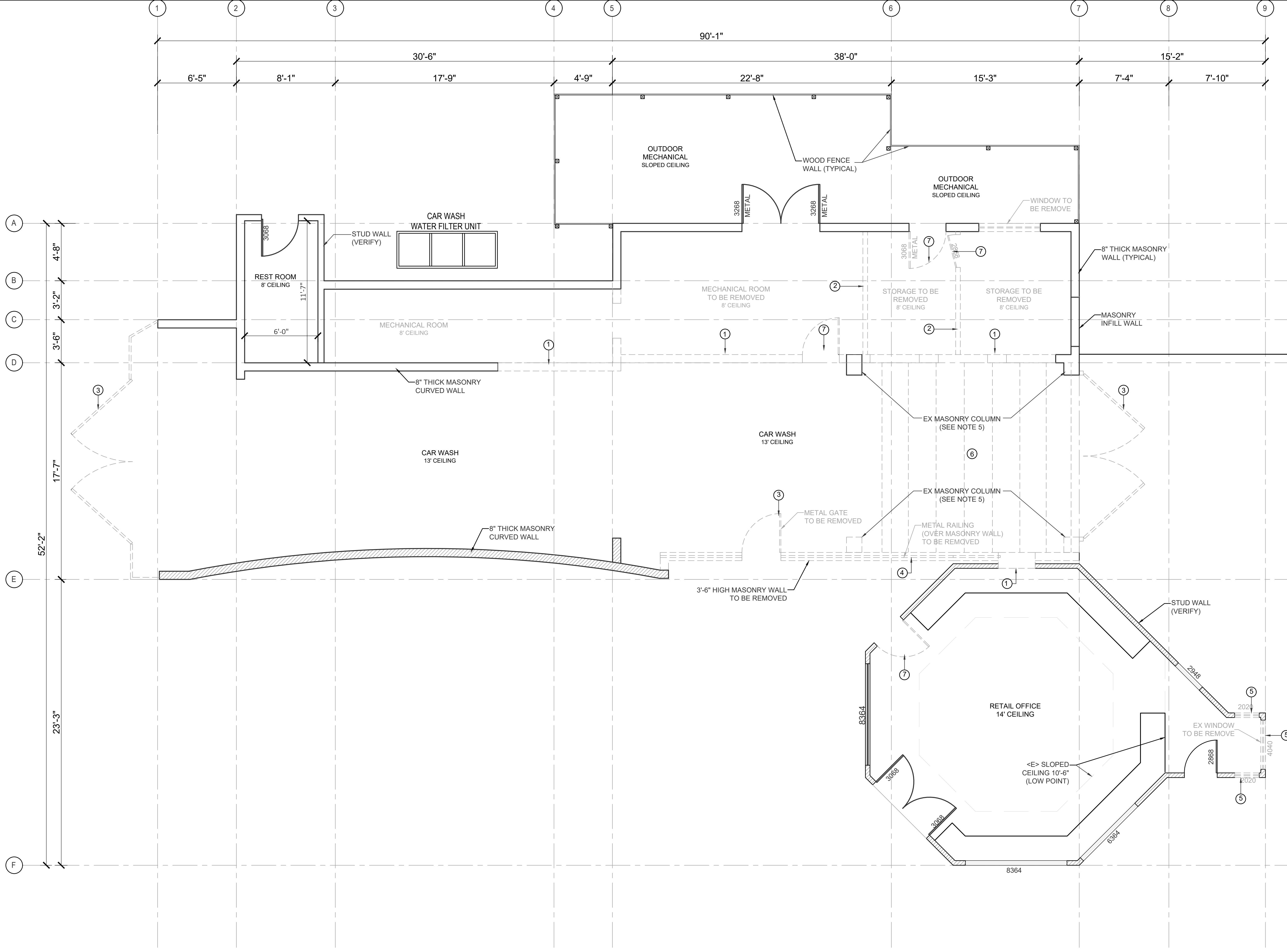
PREPARED FOR:

KAPOORS NEW LAUNDRY  
40 SANTA ANA RD  
HOLLISTER, CA 95023  
APN- 051-020-022-000

**EXISTING  
ELEVATIONS - 2**



NO.	DATE	REVISIONS	DATE	DESIGNED BY:	CHECKED BY:	APPROVED BY:
1	5/15/2025	ISSUED FOR REVIEW	7/22/2025	N. SINGH	HAKIM	M. SAINI
2	7/22/2025	ISSUED FOR REVIEW		K. KUMAR		



**LEGEND**

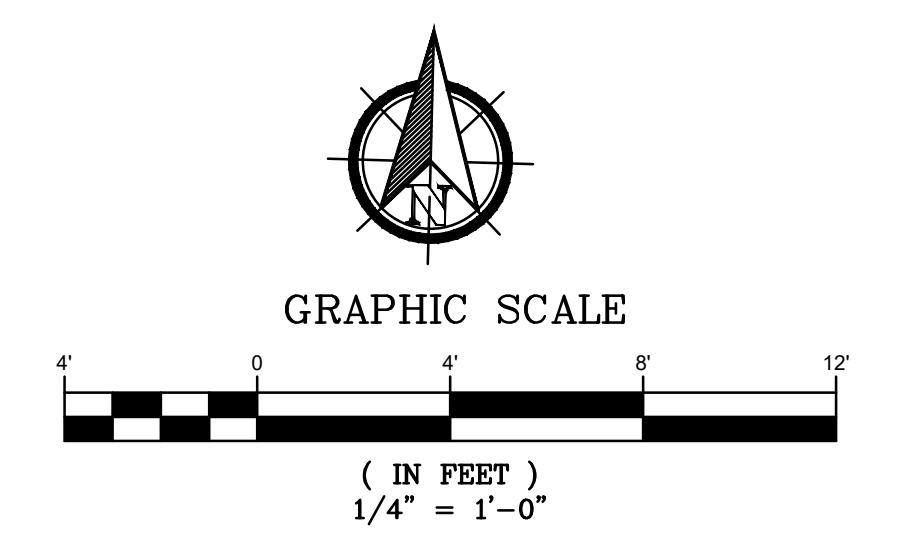
	EXISTING WALL
	STRUCTURE TO BE REMOVED
	EXISTING
	REMOVE DOOR

- NOTES:**
- EXISTING CONDITIONS TO BE V.I.F.
  - PROTECT ALL EXISTING STRUCTURE, SYSTEMS, FINISHES AND GENERAL CONSTRUCTION THAT ARE TO REMAIN.
  - PRIOR TO DEMOLITION, CONTRACTOR SHALL FIELD VERIFY ALL CONDITIONS TO PROVIDE ALL TEMPORARY SUPPORTS, OR PROTECT IN PLACE.
  - REFER CIVIL SHEET FOR BUILDING EXTERIOR DEMO.
  - REFER STRUCTURAL DRAWINGS TO MODIFY THESE COLUMNS.

**DEMO KEY PLAN NOTES:**

①	EX MASONRY WALL TO BE REMOVED
②	EX WALL TO BE REMOVED
③	EX METAL GATE TO BE REMOVED
④	EX METAL RAILING TO BE REMOVED
⑤	EX WINDOWS TO BE REMOVED
⑥	EX TRELLIS TO BE REMOVED
⑦	EX DOOR TO BE REMOVED

**DEMOLITION PLAN**  
SCALE: 1/4" = 1'-0"



**HIENGCO**  
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750 SAN JOSE, CA 95131  
PH. 408-313-5400

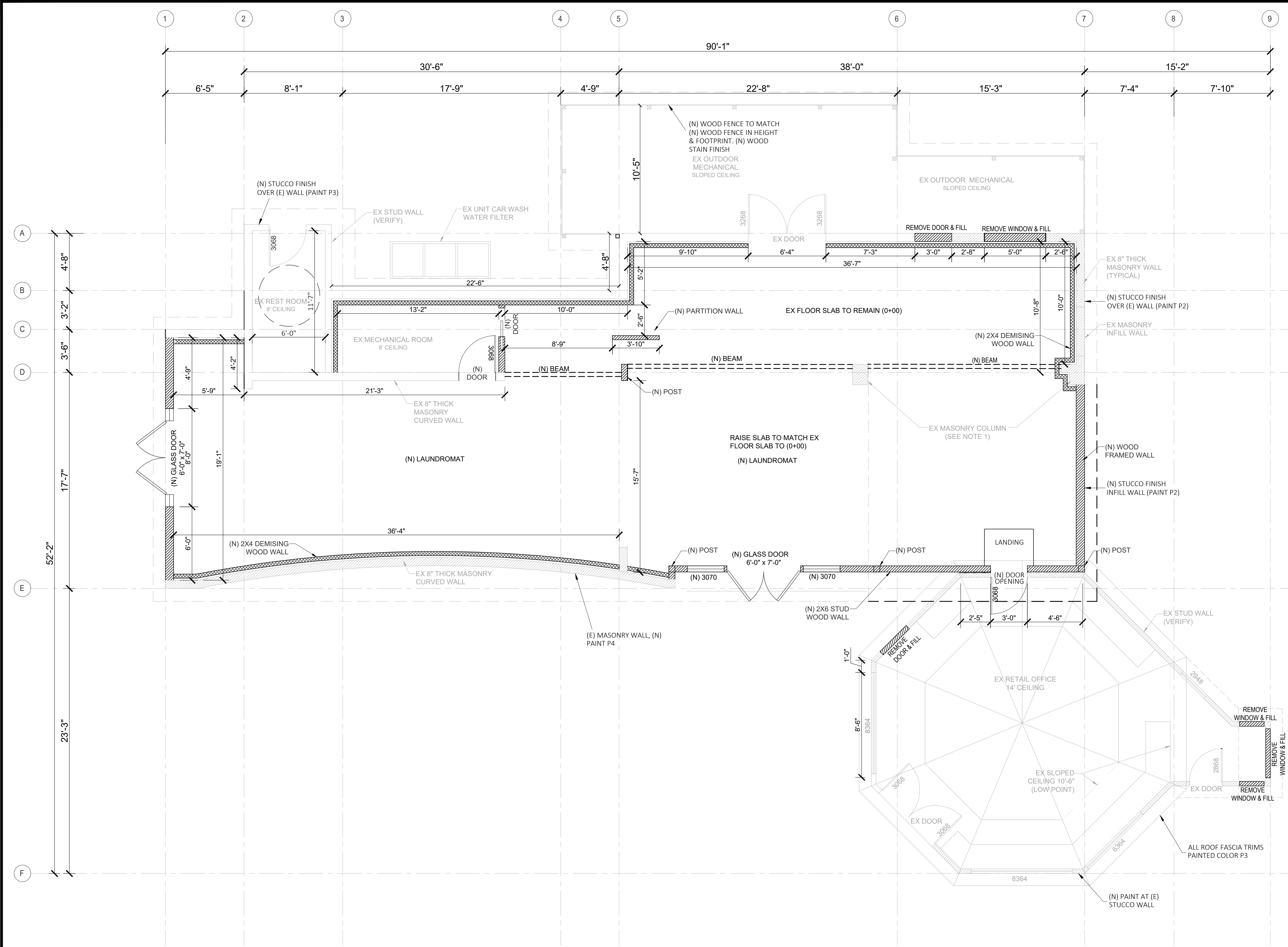
PREPARED FOR:  
**KAPOOR'S NEW LAUNDRY**  
40 SANTA ANA RD  
HOLLISTER, CA 95023  
APN: 051-020-022-000

**BUILDING INTERIOR  
DEMOLITION PLAN**



DATE:	24-10-2025
DESIGNED BY:	N. SINGH
DRAWN BY:	K. KUMAR
CHECKED BY:	HAKIM
APPROVED BY:	M. SAINI

NO.	DATE	REVISIONS
1	5/15/2025	ISSUED FOR REVIEW
2	7/22/2025	ISSUED FOR REVIEW



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

**NOTE TO CONTRACTOR:**  
THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITIES, PIPES, AND/OR STRUCTURES SHOWN ON THESE PLANS WERE OBTAINED BY A SEARCH OF AVAILABLE RECORDS. TO THE BEST OF OUR KNOWLEDGE, THERE ARE NO EXISTING UTILITIES EXCEPT AS SHOWN ON THESE PLANS. THE CONTRACTOR SHALL ASCERTAIN THE TRUE VERTICAL AND HORIZONTAL LOCATION OF THOSE UNDERGROUND UTILITIES TO BE USED AND SHALL BE RESPONSIBLE FOR ANY DAMAGE TO ANY PUBLIC OR PRIVATE UTILITIES, SHOWN OR NOT SHOWN HEREON. IF THE CONTRACTOR ENCOUNTERS ANY DISCREPANCIES, CONFLICTS OR AREAS WHICH HE FEELS UNWORKABLE, HE SHALL NOTIFY THE GRADING ENGINEER IMMEDIATELY PRIOR TO CONTINUING OR DEVIATING FROM THIS PLAN.

**UNAUTHORIZED CHANGES & USES:**  
THE ENGINEER PREPARING THESE PLANS WILL NOT BE RESPONSIBLE FOR, OR LIABLE FOR, UNAUTHORIZED CHANGES TO OR USES OF THESE PLANS. ALL CHANGES TO THE PLANS MUST BE IN WRITING AND MUST BE APPROVED BY THE PREPARER OF THESE PLANS. CONSTRUCTION CONTRACTOR AGREES THAT IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, CONSTRUCTION CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THE PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY, THAT THIS REQUIREMENT SHALL BE MADE TO APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS, AND CONSTRUCTION CONTRACTOR FURTHER AGREES TO DEFEND, INDEMNIFY AND HOLD DESIGN PROFESSIONAL HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPTING LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF DESIGN PROFESSIONAL.

**LEGEND**

	EXISTING WALL
	NEW WALL
	NEW 2X4 INSULATION (DEMISING) WALL
EX	EXISTING
(N)	NEW

**NOTES:**  
1. REFER STRUCTURAL DRAWINGS TO MODIFY THESE COLUMNS.

**COLOR SCHEME**

P1	PAINT #1 - STUCCO FINISH COLOR MANUFACTURER: BENJAMIN MOORE COLOR: WISH AF-580 FINISH: MATTE/SATIN	
P2	PAINT #2 - STUCCO FINISH COLOR MANUFACTURER: BENJAMIN MOORE COLOR: TERRAZZO BROWN CSP-360 FINISH: MATTE/SATIN	
P3	PAINT #3 - STUCCO FINISH & ROOF FASCIA TRIM COLOR MANUFACTURER: DUNN EDWARDS COLOR: BLACKJACK DE6371 FINISH: MATTE/SATIN	
P4	PAINT #4 - (E) MASONRY WALL (N) PAINT COLOR MANUFACTURER: BENJAMIN MOORE COLOR: METRO GRAY 1459 FINISH: MATTE/SATIN	
R1	(E/W) ASPHALT SHINGLE ROOF COLOR: COLOR: GREY	
W1	WOOD FENCE - STAIN COLOR MANUFACTURER: BEHR COLOR: TUGBOAT SC-141 FINISH: SOLID	

NO.	DATE	REVISIONS	ISSUED FOR REVIEW	ISSUED FOR REVIEW	DATE	DESIGNED BY:	CHECKED BY:	APPROVED BY:
1	5/15/2025				10/30/2025	N. SINGH		M. SAINI
2	6/26/2025					K. KUMAR	HAKIM	

GRAPHIC SCALE  
( IN FEET )  
1/4" = 1'-0"

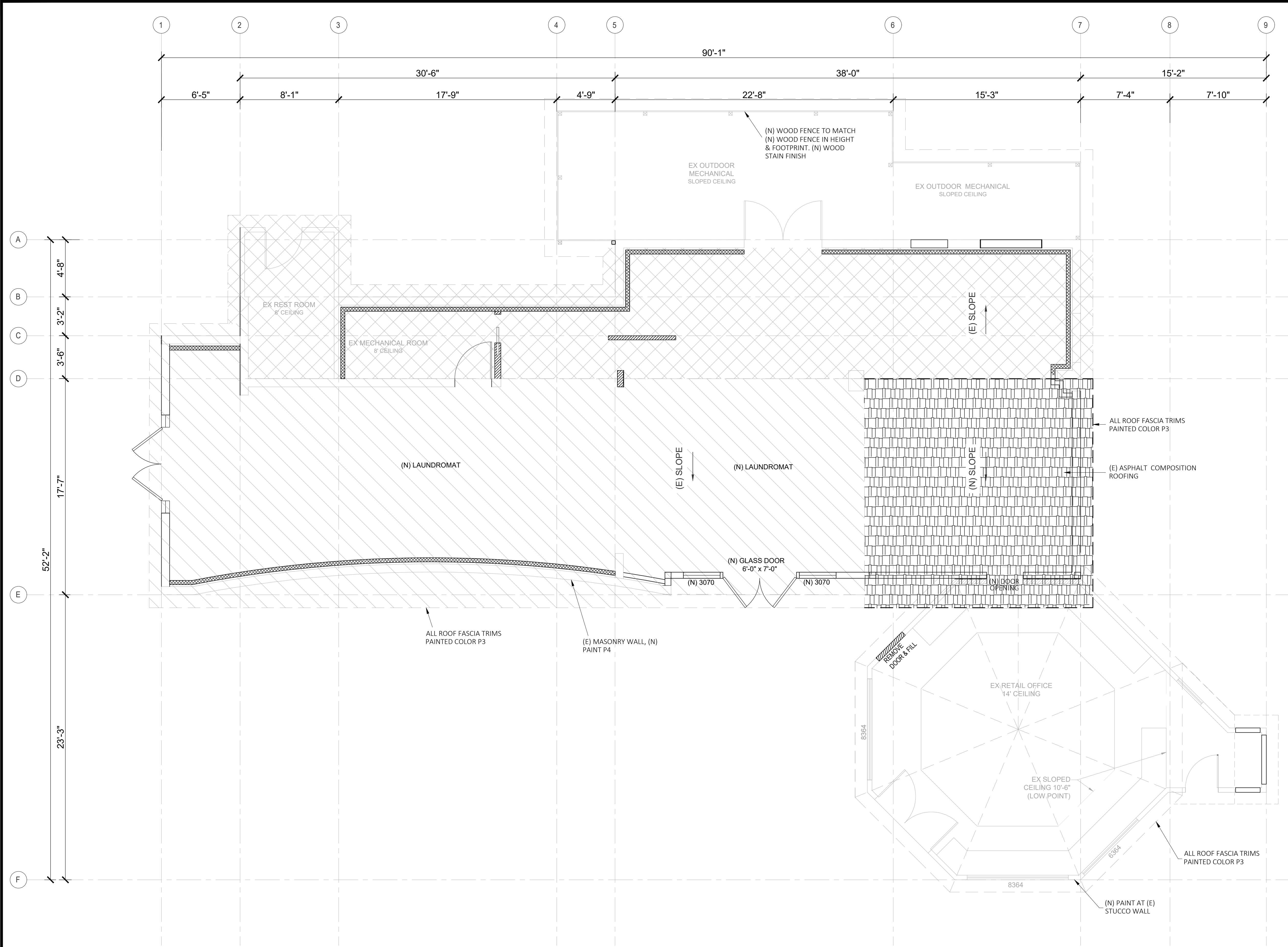
**BIENGO**  
2150 N. FIRST ST. 4TH FLOOR, PMB  
750 SAN JOSE CA 95131  
PH. 408-313-5400

PREPARED FOR:  
**KAPOOR'S NEW LAUNDRY**  
40 SANTA ANA RD  
HOLLISTER, CA 95023  
APN- 051-020-022-000

**PROPOSED FLOOR PLAN**



NO.	DATE	REVISIONS	ISSUED FOR REVIEW	ISSUED FOR REVIEW	DATE	DESIGNED BY:	CHECKED BY:	APPROVED BY:
1	5/15/2025				10/30/2025	N. SINGH		M. SAINI
2	6/26/2025					K. KUMAR	HAKIM	



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

**NOTE TO CONTRACTOR:**  
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**LEGEND**

	EX SLOPED ROOF
	EX ABOVE FLAT ROOF
	(N) SLOPED ROOF

**COLOR SCHEME**

P1	PAINT #1 - STUCCO FINISH COLOR MANUFACTURER: BENJAMIN MOORE COLOR: WISH AF-580 FINISH: MATTE/SATIN	
P2	PAINT #2 - STUCCO FINISH COLOR MANUFACTURER: BENJAMIN MOORE COLOR: TERRAZZO BROWN CSP-360 FINISH: MATTE/SATIN	
P3	PAINT #3 - STUCCO FINISH & ROOF FASCIA TRIM COLOR MANUFACTURER: DUNN EDWARDS COLOR: BLACKJACK DE6371 FINISH: MATTE/SATIN	
P4	PAINT #4 - (E) MASONRY WALL (N) PAINT COLOR MANUFACTURER: BENJAMIN MOORE COLOR: METRO GRAY 1459 FINISH: MATTE/SATIN	
R1	(E/N) ASPHALT SHINGLE ROOF COLOR: GREY	
W1	WOOD FENCE - STAIN COLOR MANUFACTURER: BEHR COLOR: TUGBOAT SC-141 FINISH: SOLID	

**REVISIONS**

NO.	DATE	ISSUED FOR REVIEW	ISSUED FOR REVIEW
1	5/15/2025		
2	6/26/2025		

**REVISIONS**

DATE	DESIGNED BY:	DRAWN BY:	CHECKED BY:	APPROVED BY:
10/30/2025	N. SINGH	K. KUMAR	HAKIM	M. SAINI

**GRAPHIC SCALE**  
1/4" = 1'-0"

**LEGEND**

- ARCHITECTURE
- ENGINEERING
- CONSULTATION
- CONSTRUCTION

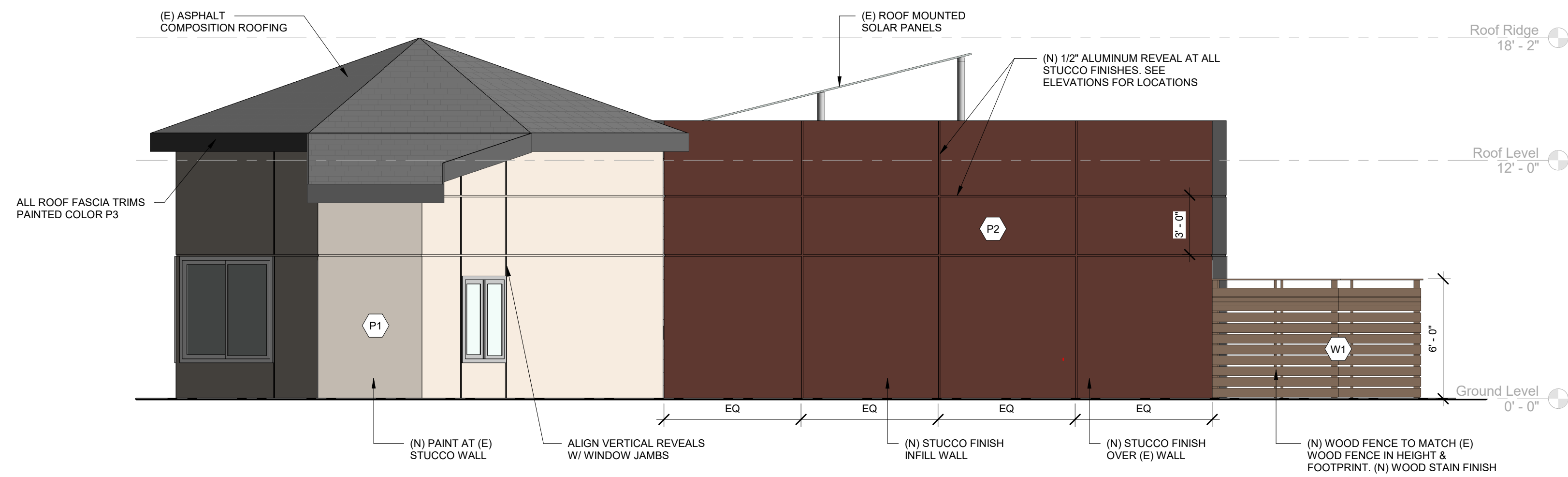
**BIENGO**  
21150 N. FIRST ST., 4TH FLOOR, PMB  
750 SAN JOSE, CA 95131  
PH. 408-313-5400

**REGISTERED PROFESSIONAL ENGINEER**  
M. SAINI  
CIVIL  
STATE OF CALIFORNIA

**PROPOSED ROOF PLAN**

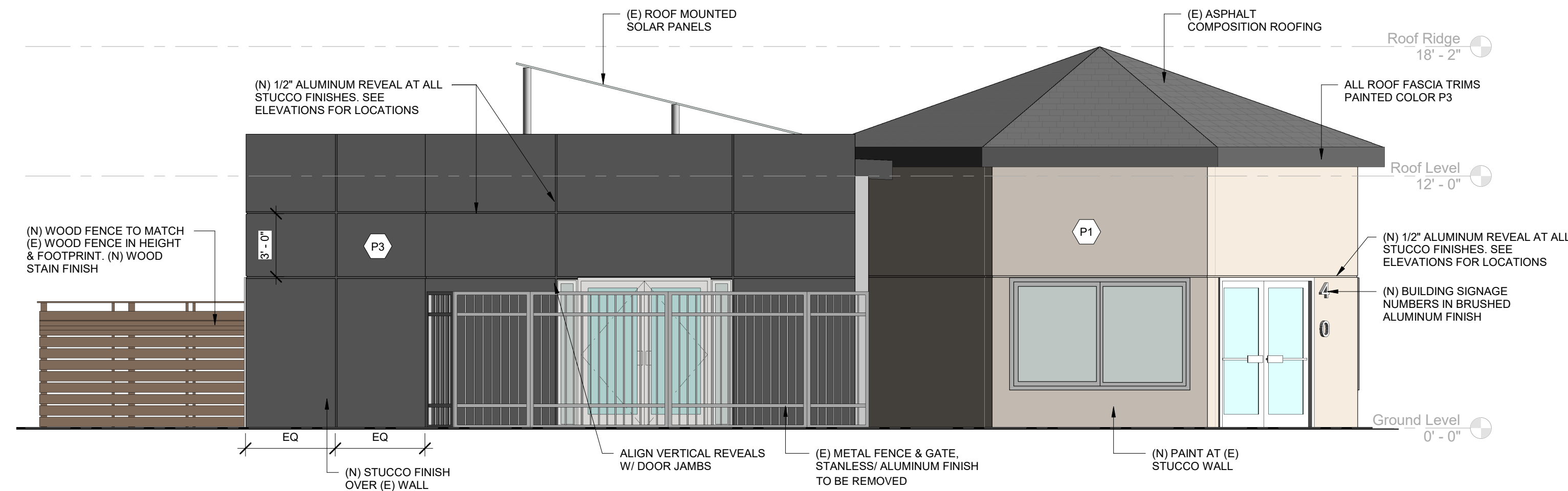
**PREPARED FOR:**  
KAPOOR'S NEW LAUNDRY  
40 SANTA ANA RD  
HOLLISTER, CA 95023  
APN- 051-020-022-000

**A-3.1**



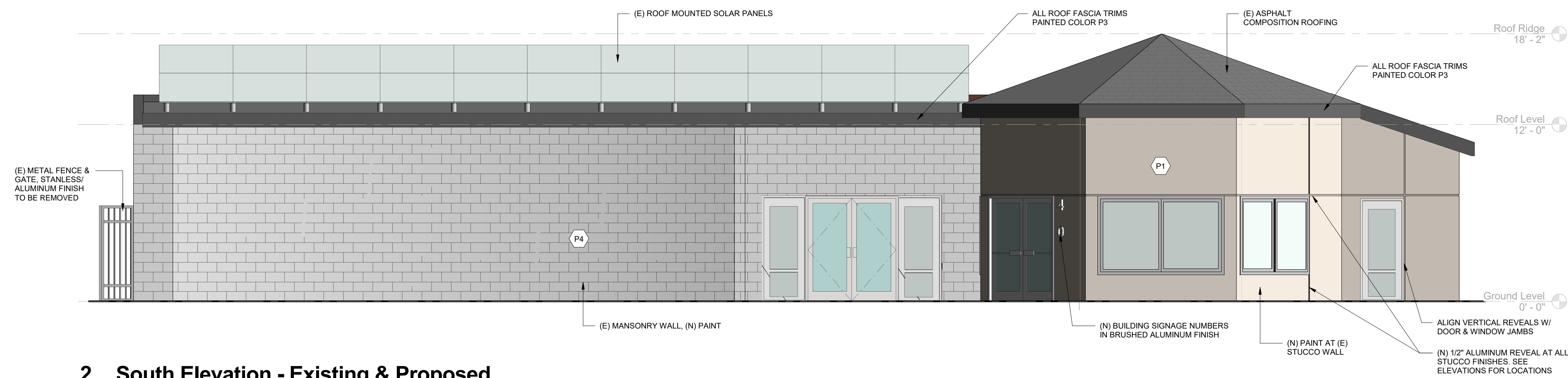
**4 East Elevation - Existing & Proposed**

1/4" = 1'-0"



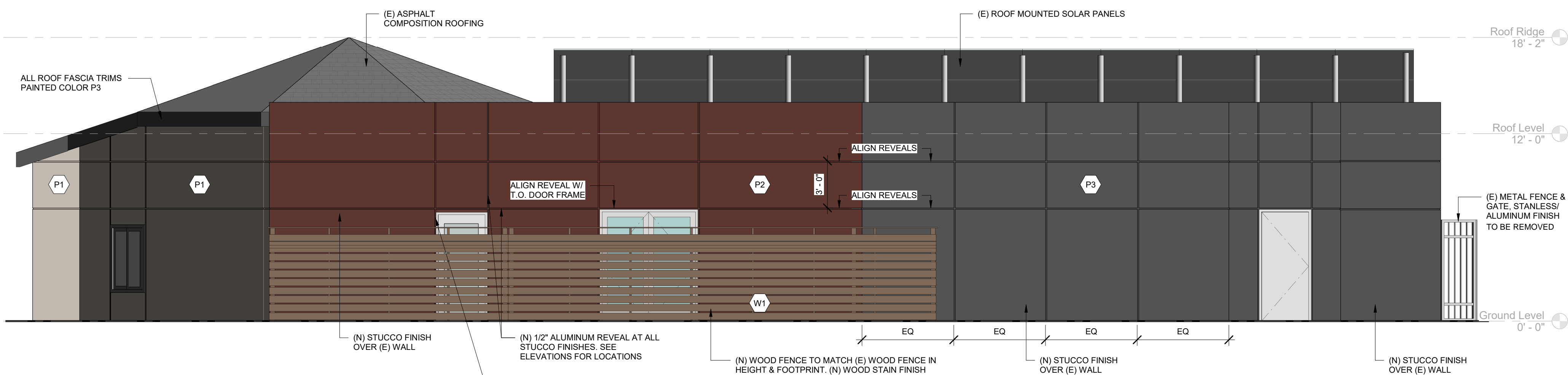
**3 West Elevation - Existing & Proposed**

1/4" = 1'-0"



**2 South Elevation - Existing & Proposed**

1/4" = 1'-0"



**1 North Elevation - Existing & Proposed**

1/4" = 1'-0"

**LEGEND**

- P1 PAINT #1 - STUCCO FINISH COLOR  
 MANUFACTURER: BENJAMIN MOORE  
 COLOR: WISH AF-680  
 FINISH: MATTE/SATIN
- P2 PAINT #2 - STUCCO FINISH COLOR  
 MANUFACTURER: BENJAMIN MOORE  
 COLOR: TERRAZZO BROWN CSP-360  
 FINISH: MATTE/SATIN
- P3 PAINT #3 - STUCCO FINISH & ROOF FASCIA TRIM COLOR  
 MANUFACTURER: DUNN EDWARDS  
 COLOR: BLACKJACK DE6371  
 FINISH: MATTE/SATIN
- P4 PAINT #4 - (E) MASONRY WALL (N) PAINT COLOR  
 MANUFACTURER: BENJAMIN MOORE  
 COLOR: METRO GRAY 1459  
 FINISH: MATTE/SATIN
- R1 (E/W) ASPHALT SHINGLE ROOF  
 COLOR: GREY
- W1 WOOD FENCE - STAIN COLOR  
 MANUFACTURER: BEHR  
 COLOR: TUGBOAT SC-141  
 FINISH: SOLID

**GENERAL NOTES**

- A. PROVIDE 10' X 10' OR AS DIRECTED BY ARCHITECT. BRUSHOUTS IN FIELD OF ALL PAINT COLORS FOR ARCHITECT REVIEW. ASSUME (2) REVISIONS TO OCCUR BASED ON FIELD REVIEW.
- B. FINISHES SHOWN IN ELEVATION - ASSUME WRAP BACK TO NEXT PARTNER SURFACE. REVIEW ALL TRANSITIONS WITH ARCHITECT.
- C. ALIGN ALL HORIZONTAL REVEALS AT ALL FACADES THROUGHOUT BUILDING AT STUCCO FINISH.

W: www.ssa-arc.com  
 T: 510.574.6559  
 E: sharmila@ssa-arc.com

**SSA**



STAMP

40 SANTA ANA ROAD,  
 HOLLISTER, CA 95023

**NEW LAUNDROMAT  
 KAPOOR**

This sheet is not to be used for construction unless the architect's stamp & signature appear on the drawings and the status box indicates drawings have been released for construction.

These plans & prints thereof, as instruments of service, are owned by the architect and are for use on this project only. Reproduction and/or distribution without the prior written consent of the architect is forbidden. These plans & prints must be returned to SSA on the completion of work, if requested.

Written dimensions on these drawings shall have precedence over scaled dimensions; contractor shall verify, and be responsible for, all dimensions and conditions on the job and this office must be notified of any variations from the dimensions and conditions shown on these drawings.

Shop details must be submitted to this office for review before proceeding with fabrication.

**REVISIONS**

No.	Description	Date

**CITY STAMP**

DATE 07/17/2025

SCALE 1/4" = 1'-0"

PROJECT ID

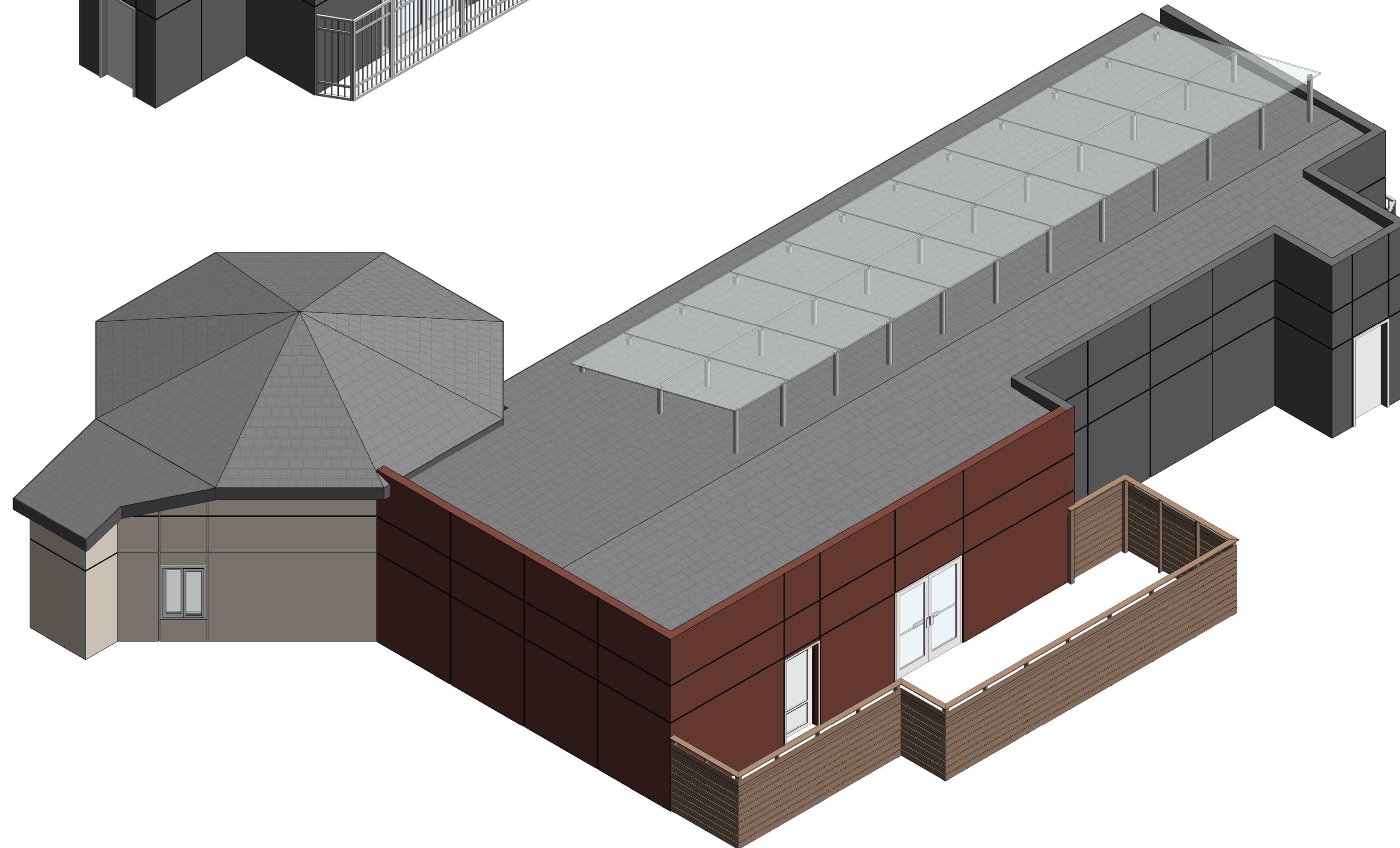
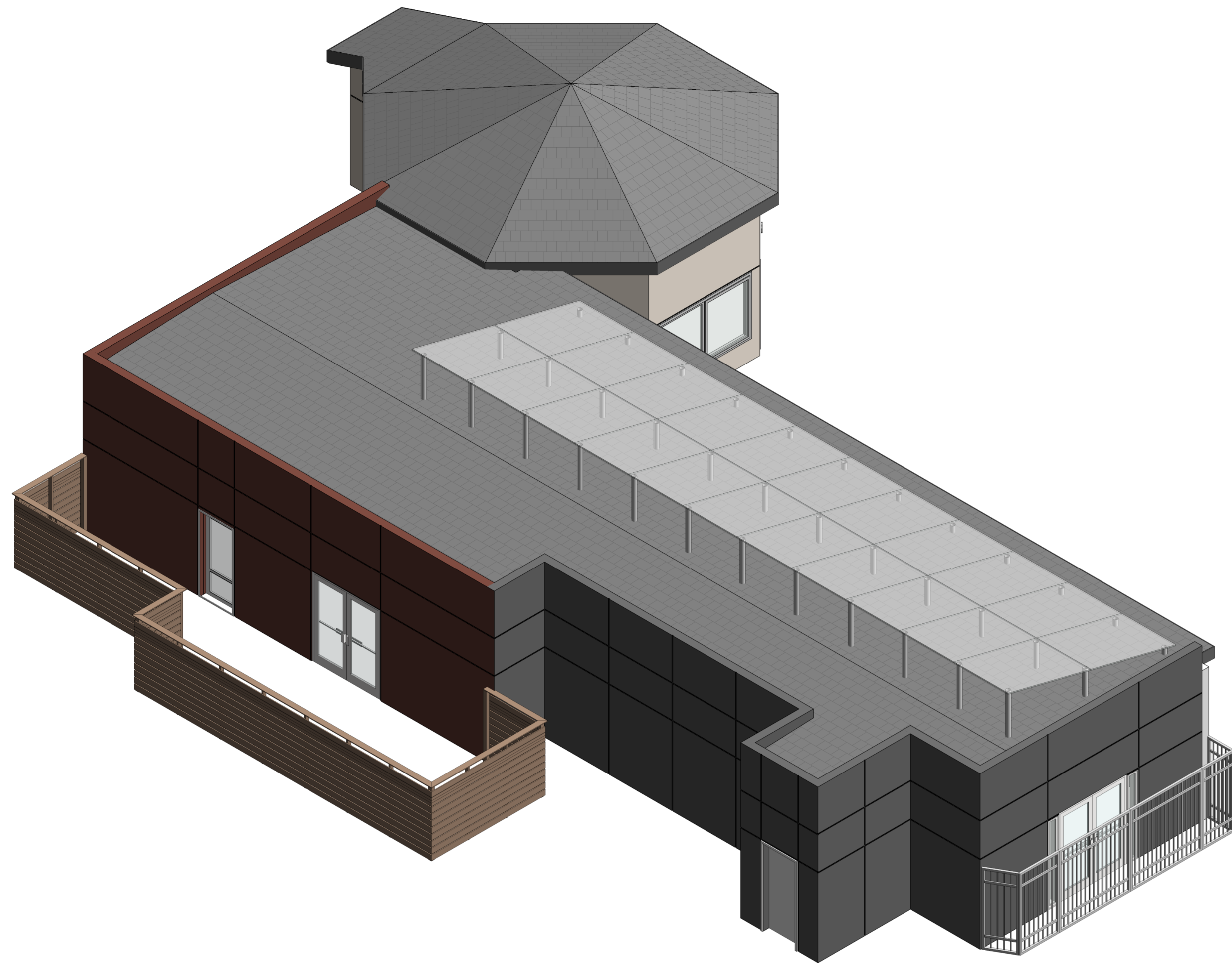
DRAWN BY Author

**EXTERIOR ELEVATIONS -  
 EXISTING & PROPOSED**

SHEET TITLE

SHEET NO.

**A-4.1**



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 E: sharmila@ssa-arc.com

**SSA**



STAMP

**40 SANTA ANA ROAD,  
 HOLLISTER, CA 95023**

**NEW LAUNDROMAT  
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Shop details must be submitted to this office for review before proceeding with fabrication.

REVISIONS

No.	Description	Date

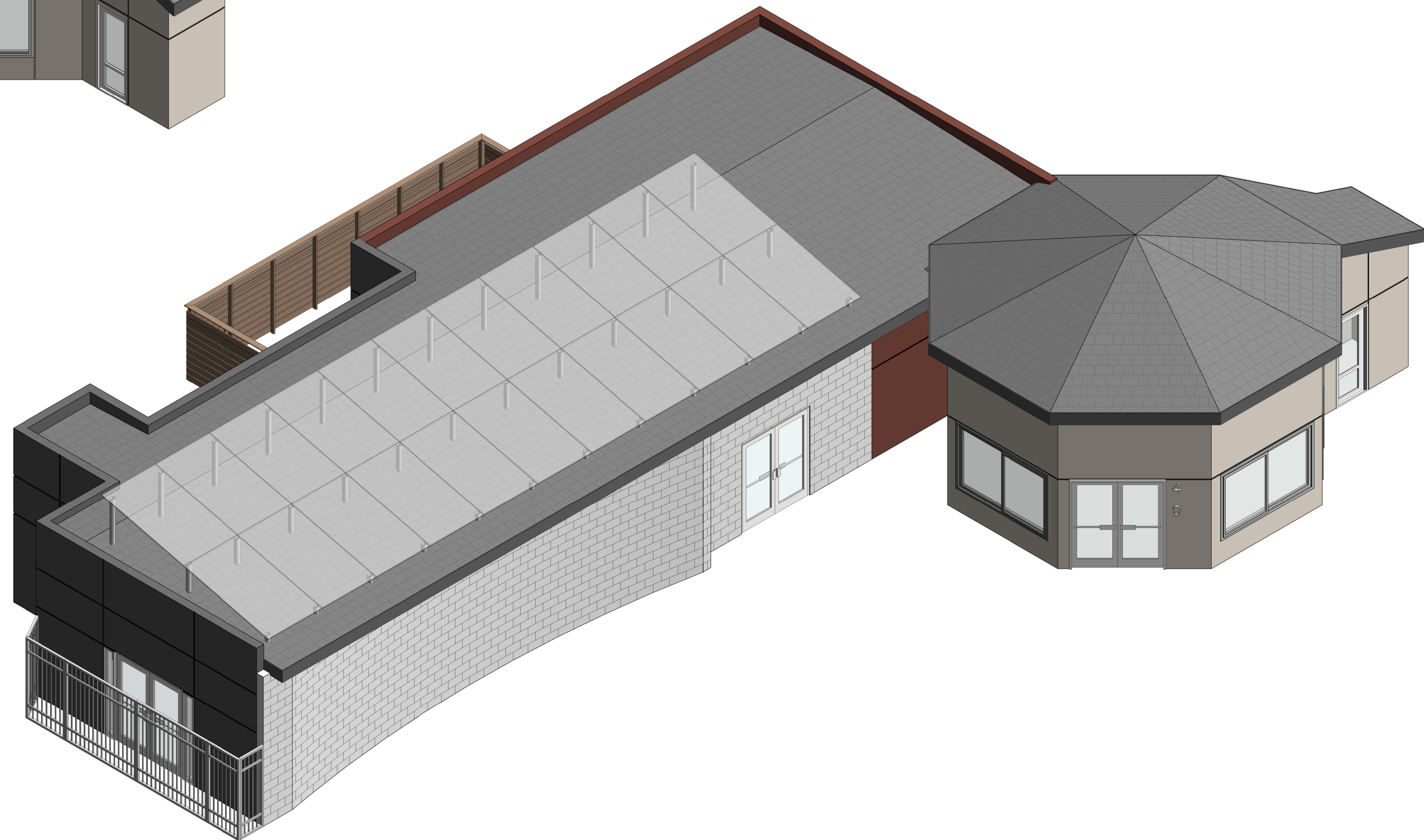
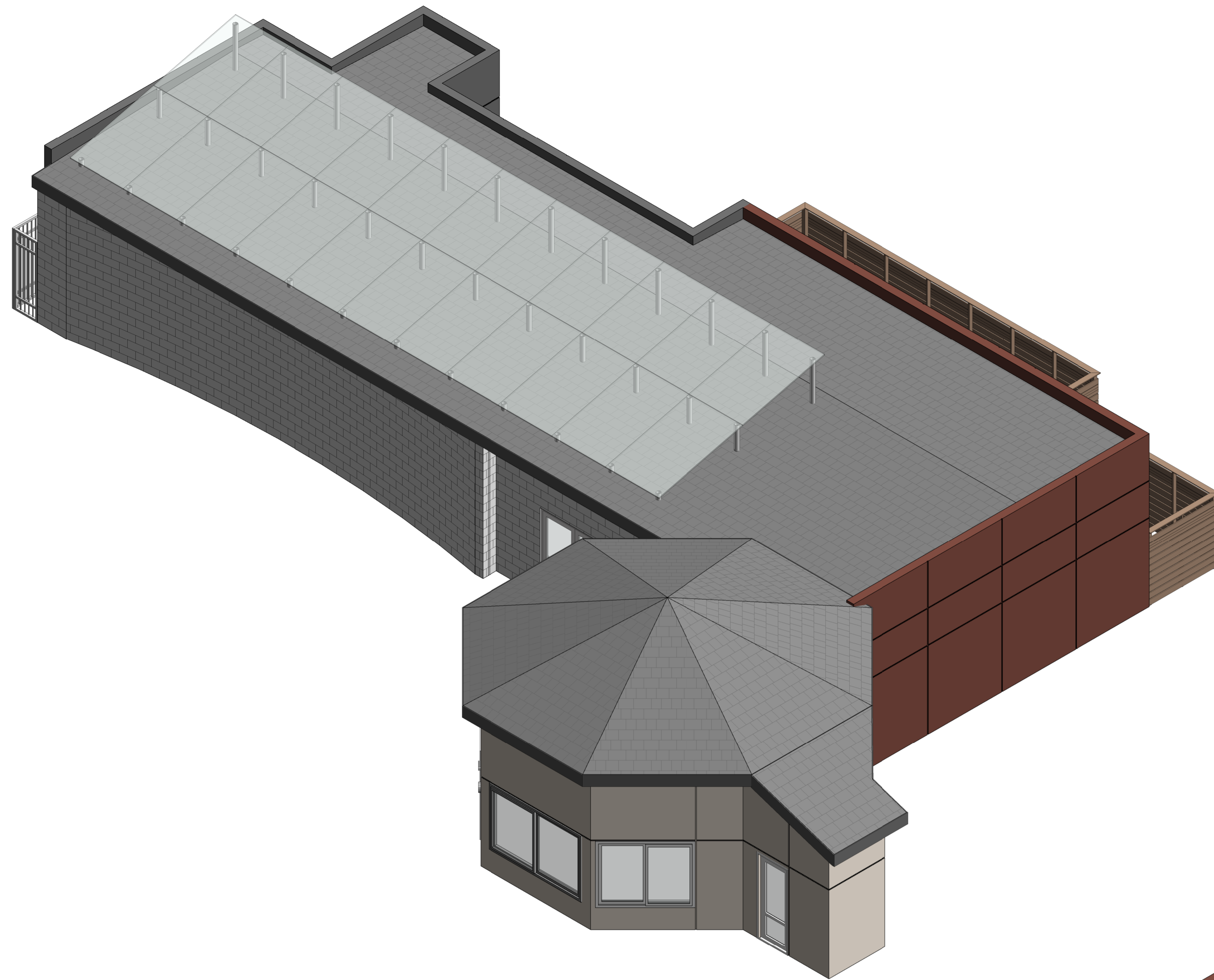
CITY STAMP

DATE 07/17/2025  
 SCALE \_\_\_\_\_  
 PROJECT ID \_\_\_\_\_  
 DRAWN BY Author

**EXTERIOR VIEWS - EXISTING & PROPOSED**

SHEET TITLE \_\_\_\_\_

SHEET NO. **A-4.2**



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 T: 510.574.6559  
 E: sharmila@ssa-arc.com

**SSA**



STAMP

**40 SANTA ANA ROAD,  
 HOLLISTER, CA 95023**

**NEW LAUNDROMAT  
 KAPOOR**

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REVISIONS

No.	Description	Date

CITY STAMP

DATE 07/17/2025

SCALE

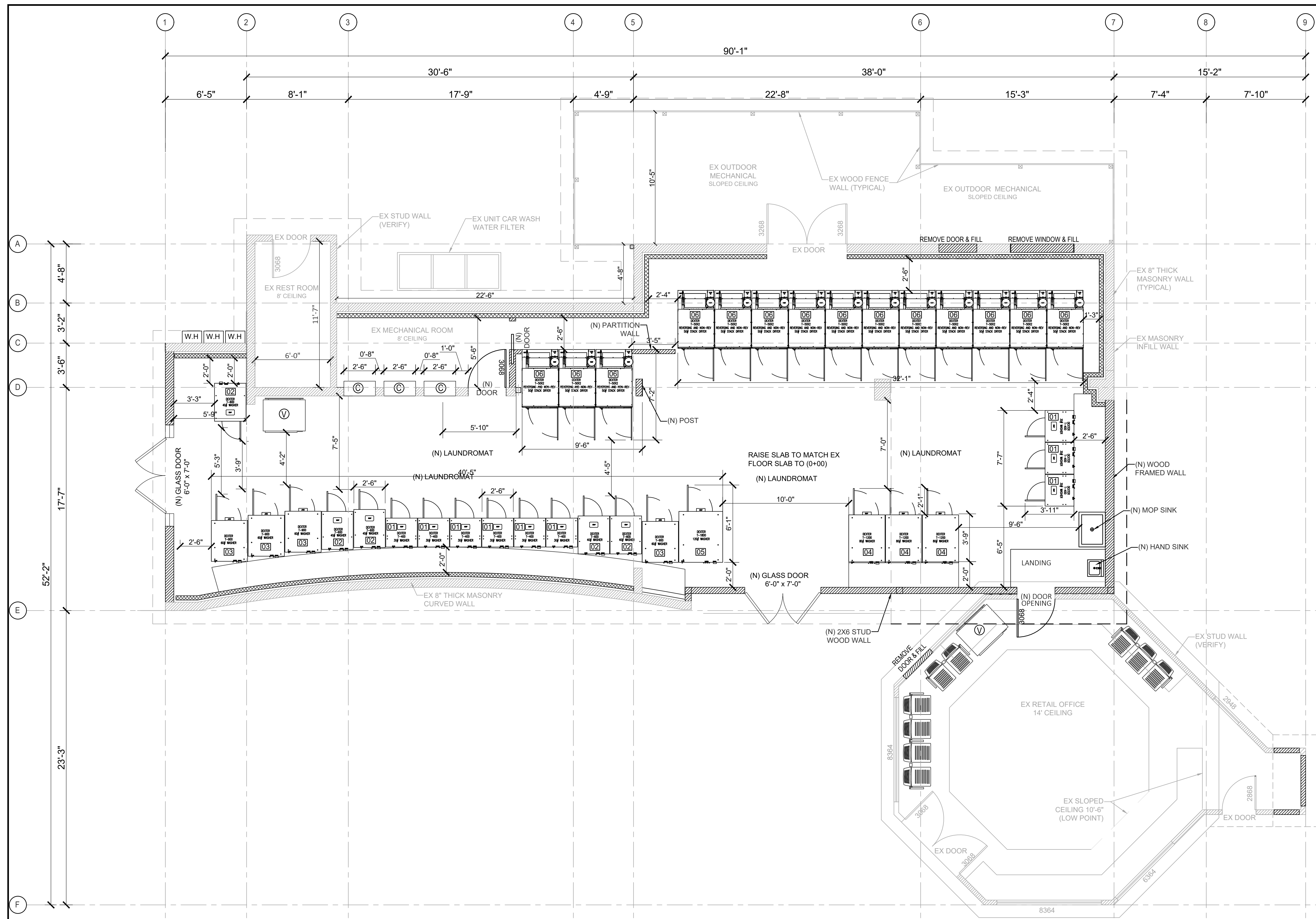
PROJECT ID

DRAWN BY Author

**EXTERIOR VIEWS - EXISTING &  
 PROPOSED**

SHEET TITLE

SHEET NO. **A-4.3**



### LEGEND

	EXISTING WALL
	NEW WALL
	NEW INSULATION WALL
EX	EXISTING
(N)	NEW
(V)	VENDING MACHINE
(C)	CHANGE MACHINE

**NOTE:**  
 1. GAS EXHAUST 8" THROUGH ROOF OR WALL. ROOF WALL SHALL BE MADE WATER TIGHT AND SEALED.

### EQUIPMENT SCHEDULE

ITEM NO.	QTY	DESCRIPTION	MAKE	MODEL
01	9	30-LB WASHER (100G)	DEXTER	T-400
02	5	40-LB WASHER (100G)	DEXTER	T-600
03	4	60-LB WASHER (100G)	DEXTER	T-900
04	3	80-LB WASHER (100G)	DEXTER	T-1200
05	1	120-LB WASHER (100G)	DEXTER	T-1800
06	14	50-LB STACK EXPRESS DRYER	DEXTER	T-50X2

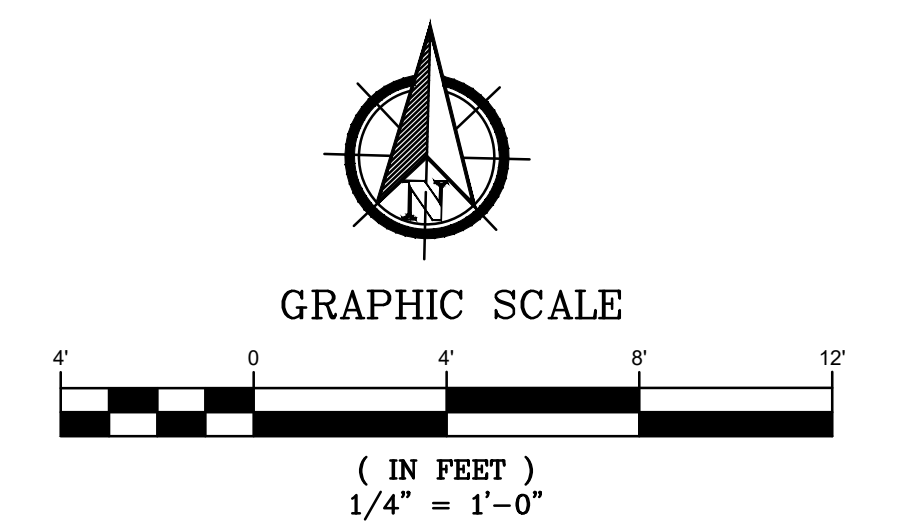
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**PROPOSED EQUIPMENT LAYOUT PLAN**  
 SCALE: 1/4" = 1'-0"

### VENTILATION SCHEDULE

SPACE NAME	SPACE TYPE	SPACE AREA (SF)	SERVED BY	OCCUPANT DENSITY	2022 CALIFORNIA ENERGY CODE									
					PEOPLE OA RATE (CFM/PERSON)	AREA OA RATE (CFM/SQ.FT.)	BREATHING ZONE OUTSIDE AIR (CFM)	OUTSDIE AIR BASED ON PEOPLE (CFM /PEOPLE)	OUTSDIE AIR BASED ON PEOPLE (CFM )	AREA OA RATE (CFM/SQ.FT.)	MAX. OUTSIDE AIR FLOW (CFM)	OUTSIDE AIR FLOW PROVIDED (CMF)	SUPPLY AIR FLOW (CFM)	RATIO OF OA / SA(%)
OFFICE	OFFICE AREA	520	RTU-2	4	5	0.06	36.2	15	15	0.15	36.2	40	160	25%
LAUNDROMAT	LAUNDRY AREA	1743	RTU-2	29	5	0.12	214.16	15	120	115.05	214.16	430	1720	25%
MECH ROOM	MECH ROOM	94	RTU-2	1	5	0.06	10.64	15	15	6.6	15	15	60	25%
ADA RESTROOM	RESTROOM	84	RTU-2	1	0	0	0	15	15	7.35	15	15	60	25%
<b>TOTAL PROVIDED OUTSIDE AIRFLOW</b>											<b>500</b>	<b>2000</b>	<b>25%</b>	



2150 N. FIRST ST. 4TH FLOOR, PMB  
750 SAN JOSE, CA 95131  
PH. 408-313-5400

CONSTRUCTION

PREPARED FOR:  
**KAPOOR'S NEW LAUNDRY**  
 40 SANTA ANA RD  
 HOLLISTER, CA 95023  
 APN: 051-020-022-000

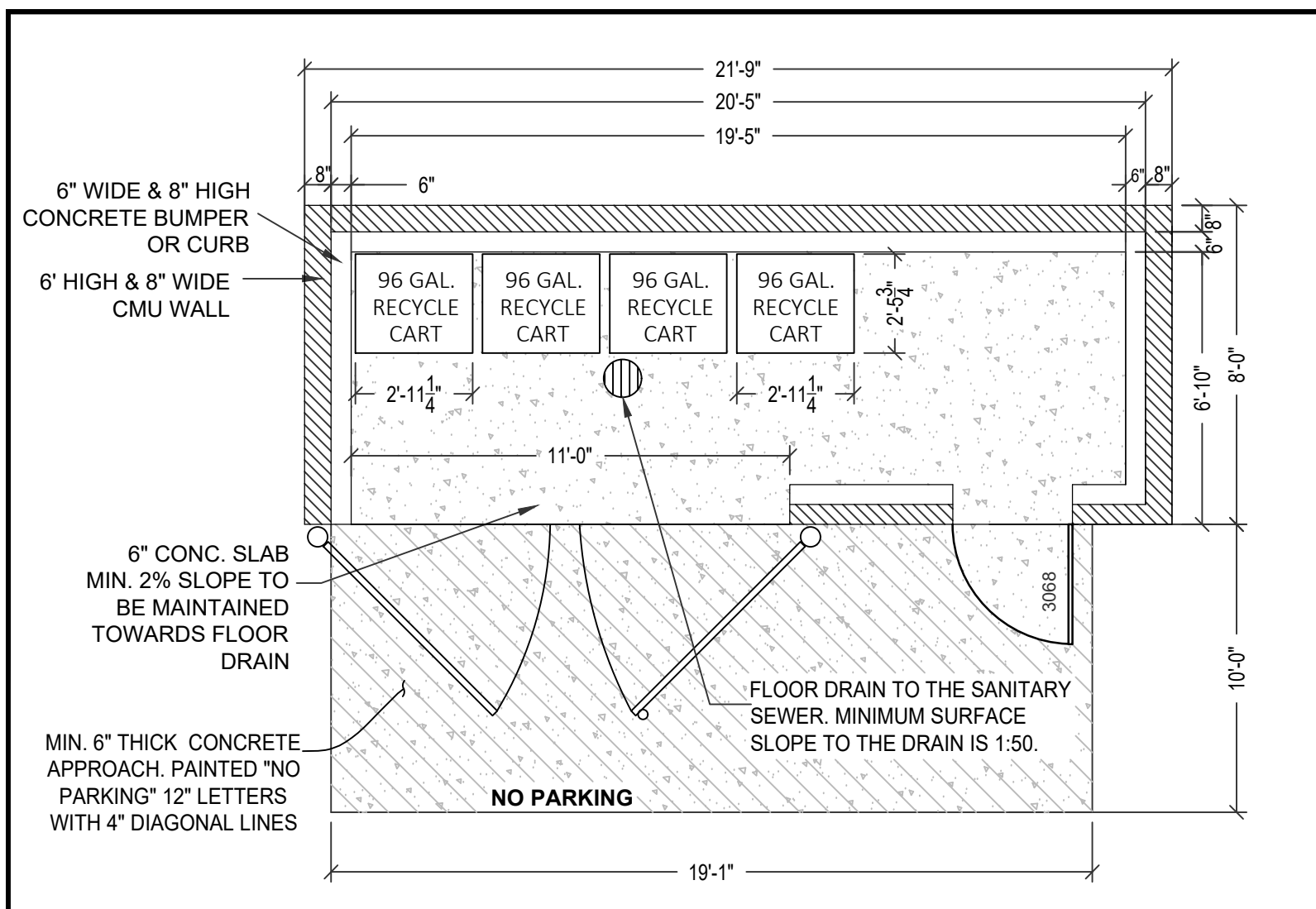
**PROPOSED EQUIPMENT LAYOUT PLAN**

NO.	DATE	REVISIONS	DATE	DESIGNED BY	24-10-2025	JAY SINGH
1	5/15/2025	ISSUED FOR REVIEW	DESIGNED BY	JAY SINGH		
2	6/26/2025	ISSUED FOR REVIEW	DRAWN BY	K. KUMAR		
			CHECKED BY	M. SAINI		
			APPROVED BY	M. SAINI		

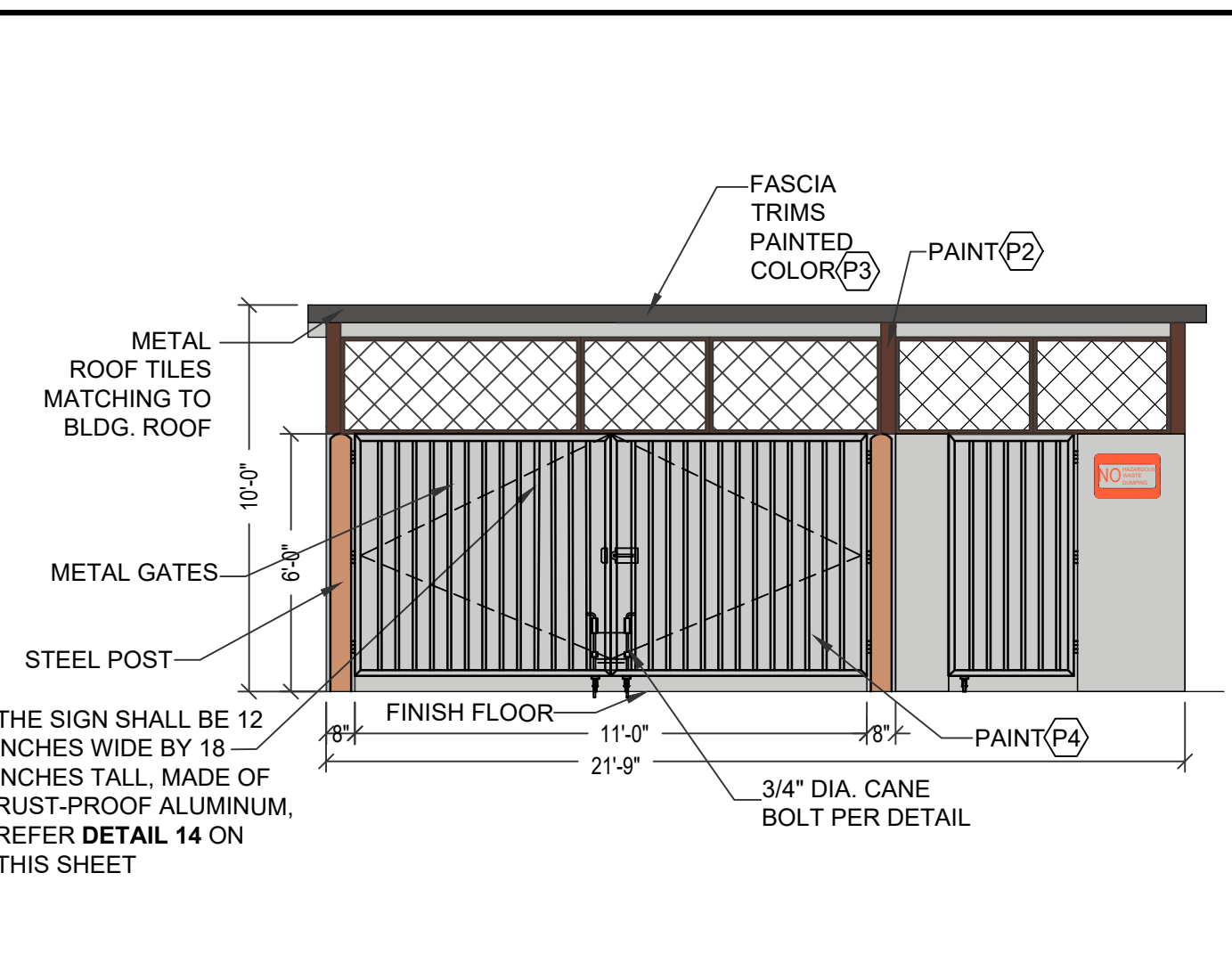
**A-5.0**

ARCHITECTURE

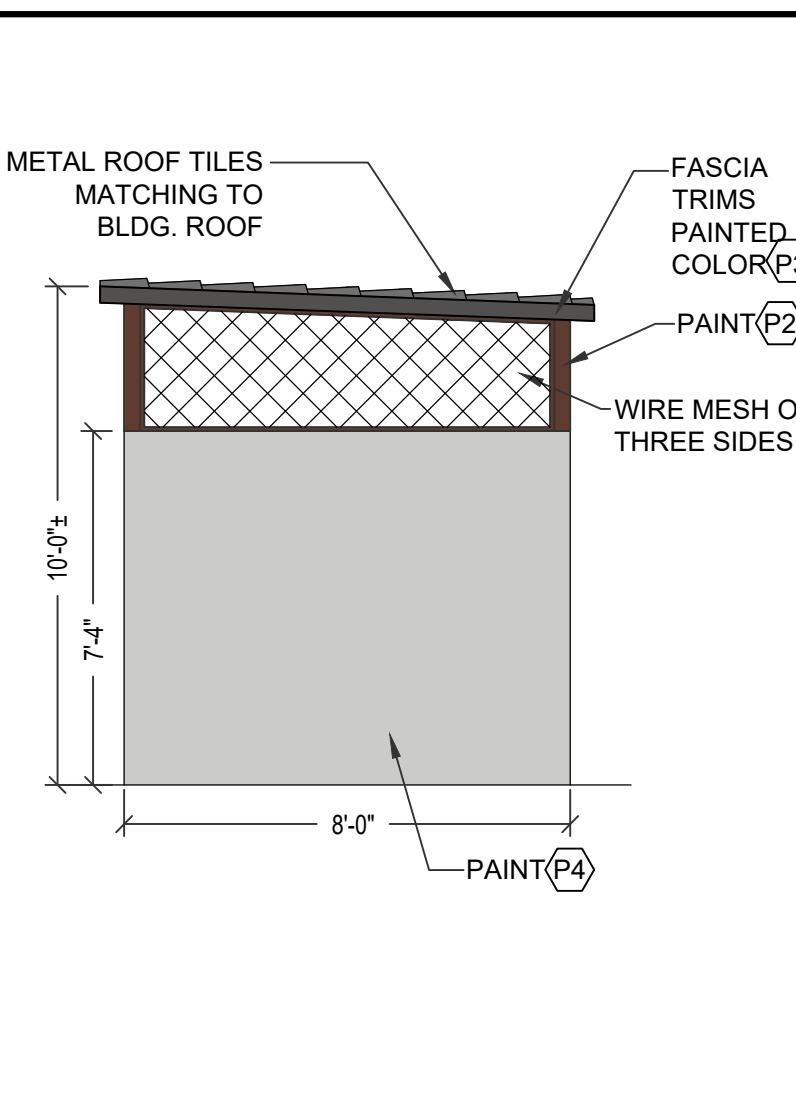
ENGINEERING



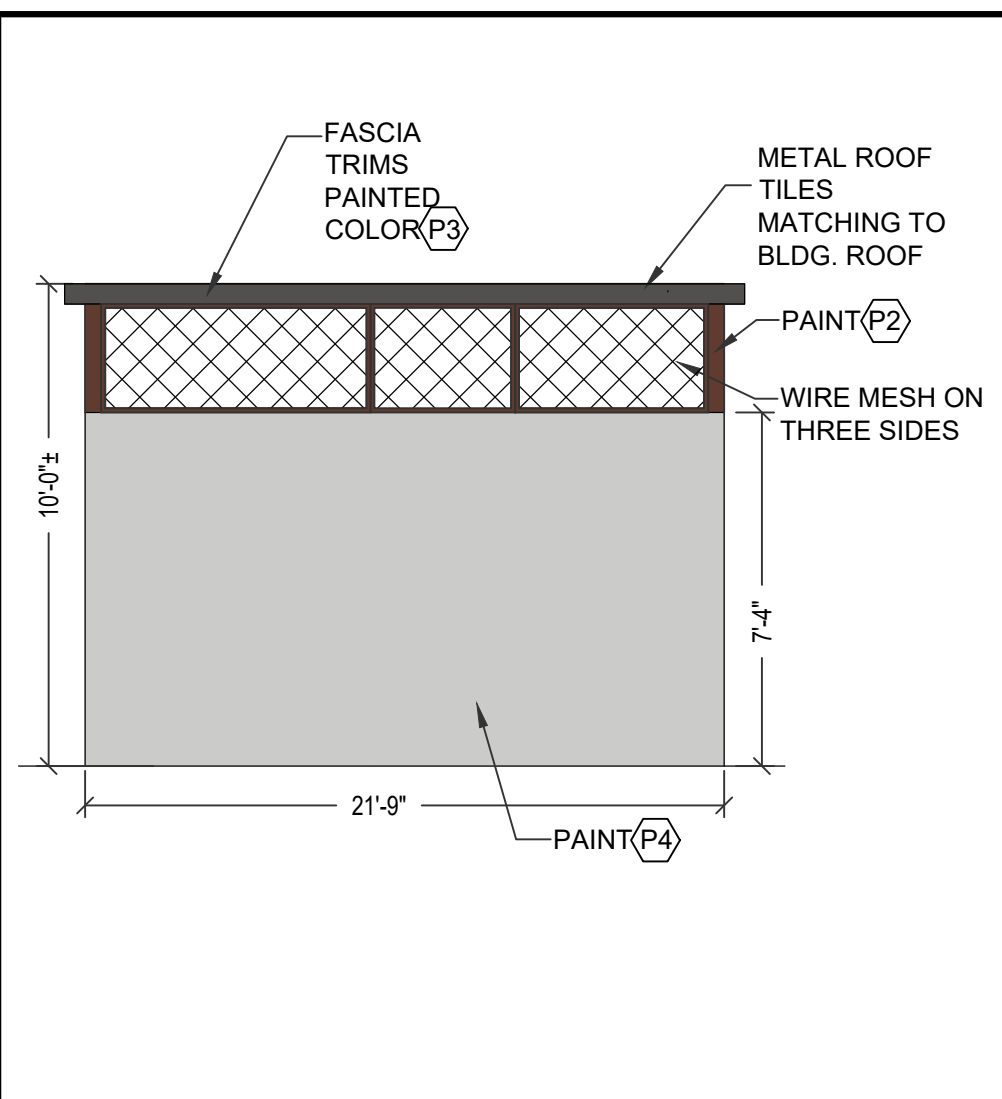
1. PLAN  
SCLAE: N.T.S



2. FRONT ELEVATION  
SCLAE: N.T.S

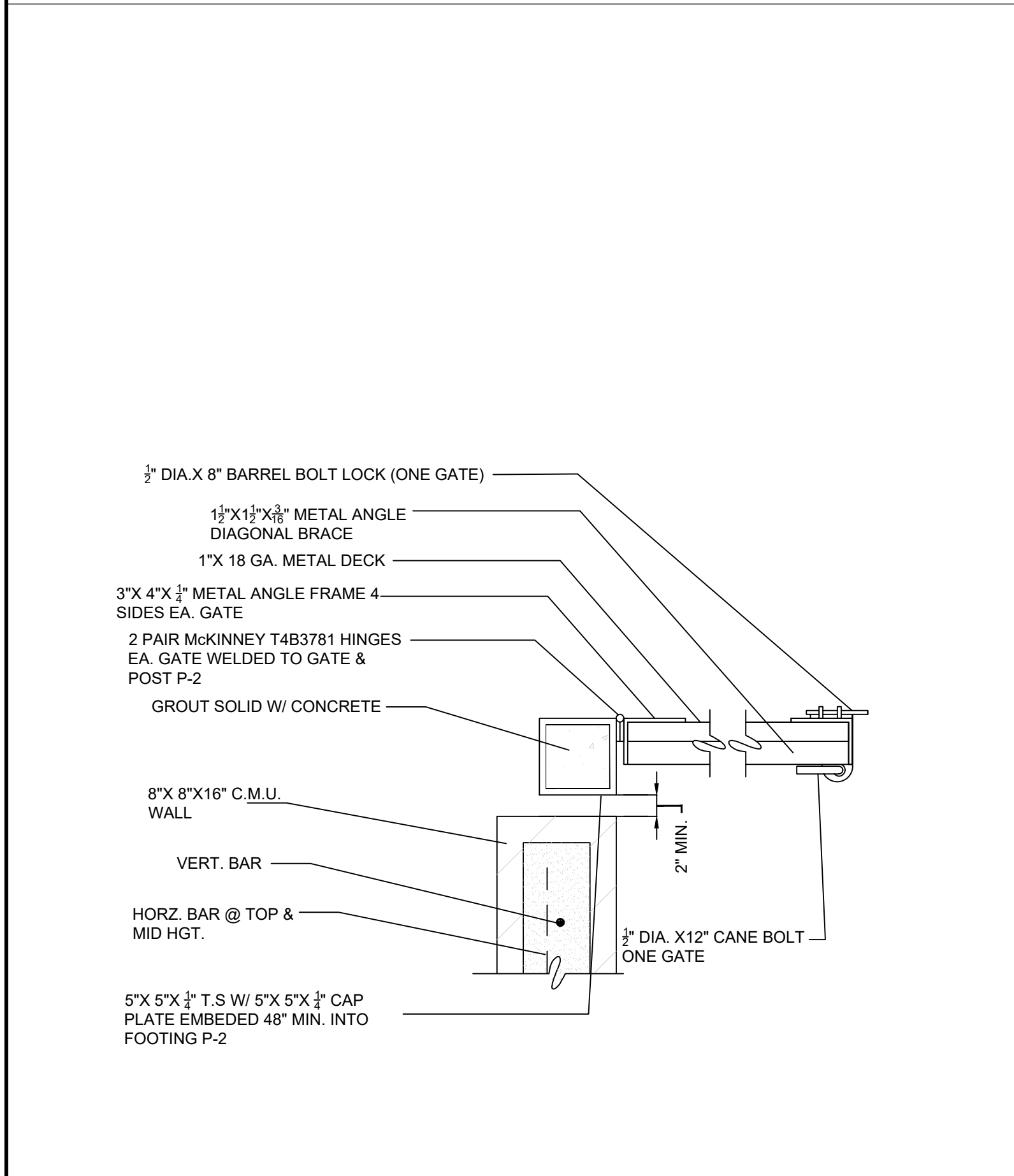


3. SIDE ELEVATION  
SCLAE: N.T.S

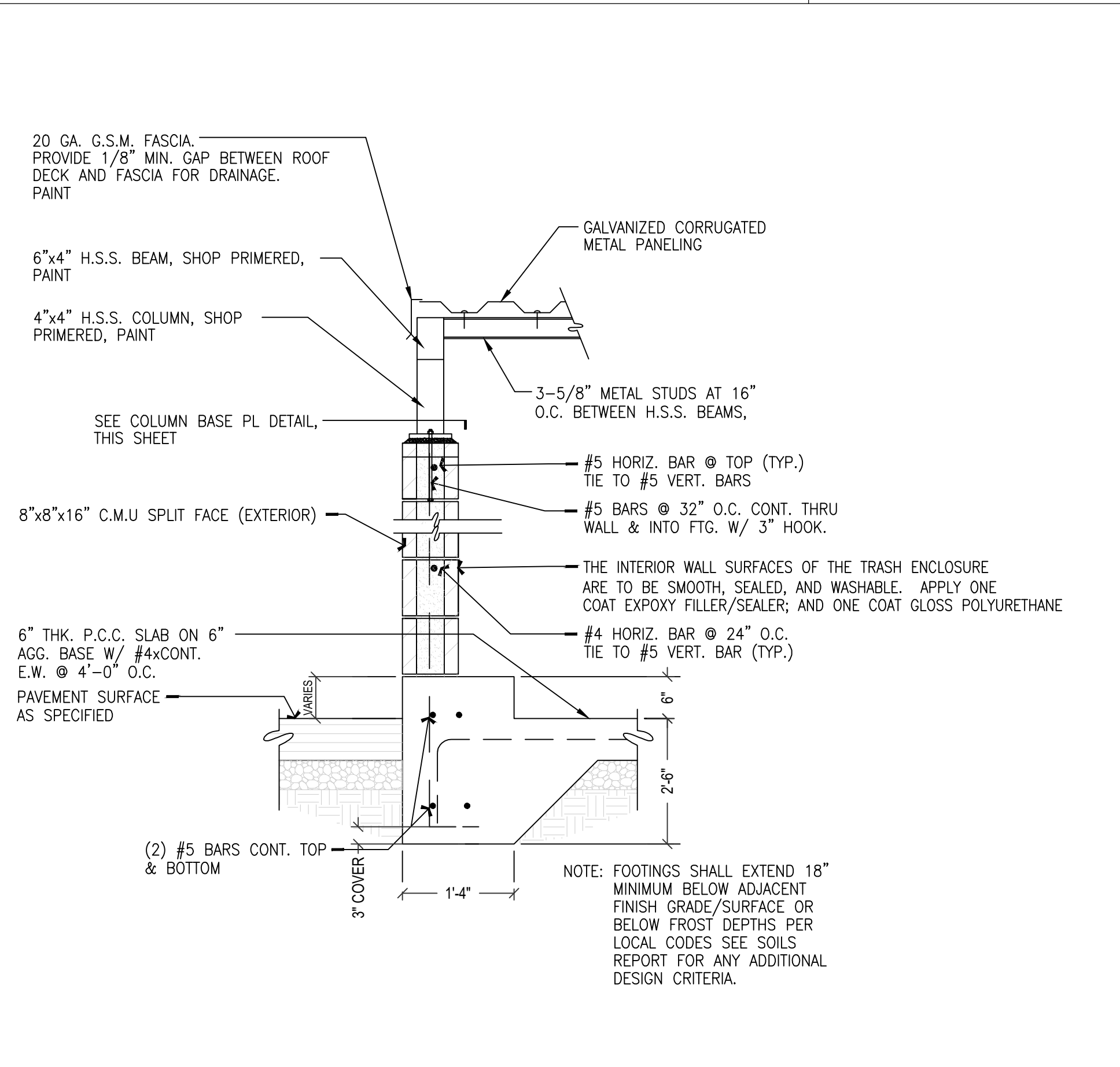


4. REAR ELEVATION  
SCLAE: N.T.S

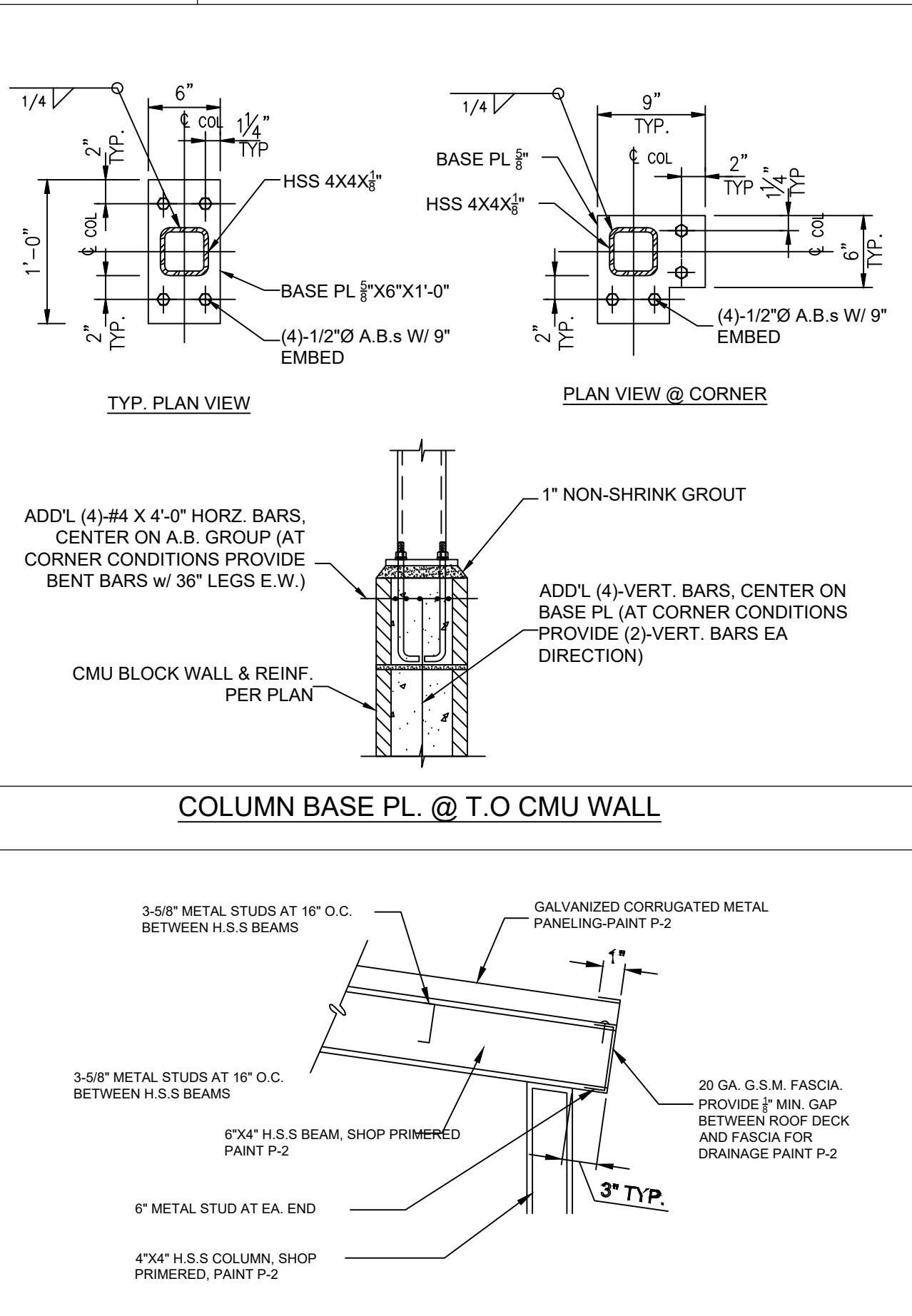
- NOTES:**
- CHAIN LINK FENCING WITH OR WITHOUT WOODEN/PLASTIC SLATS IS PROHIBITED.
  - ALL TRASH ENCLOSURES SHALL HAVE SOLID METAL OR WOOD GATES WITH LATCHES AND BE SECURED IN THE OPEN/CLOSED POSITIONS WITH CANE BOLTS. LATCH SHALL BE NO HIGHER THAN FIVE FEET.
  - ROOFS SHALL BE PAINTED WITH RUST-INHIBITIVE PAINT.
- COLOR SCHEME**
- P1 PAINT #1 - STUCCO FINISH COLOR  
MANUFACTURER: BENJAMIN MOORE  
COLOR: WISH AF-680  
FINISH: MATTE/SATIN
- P2 PAINT #2 - STUCCO FINISH COLOR  
MANUFACTURER: BENJAMIN MOORE  
COLOR: TERRAZZO BROWN CSP-360  
FINISH: MATTE/SATIN
- P3 PAINT #3 - STUCCO FINISH & ROOF FASCIA TRIM COLOR  
MANUFACTURER: DUNN EDWARDS  
COLOR: BLACKJACK DE6371  
FINISH: MATTE/SATIN
- P4 PAINT #4 - (E) MASONRY WALL (N) PAINT COLOR  
MANUFACTURER: BENJAMIN MOORE  
COLOR: METRO GRAY 1459  
FINISH: MATTE/SATIN
- R1 (E/N) ASPHALT SHINGLE ROOF  
COLOR: GREY
- W1 WOOD FENCE - STAIN COLOR  
MANUFACTURER: BEHR  
COLOR: TUGBOAT SC-141  
FINISH: SOLID



6. JAMB DETAIL  
SCLAE: N.T.S

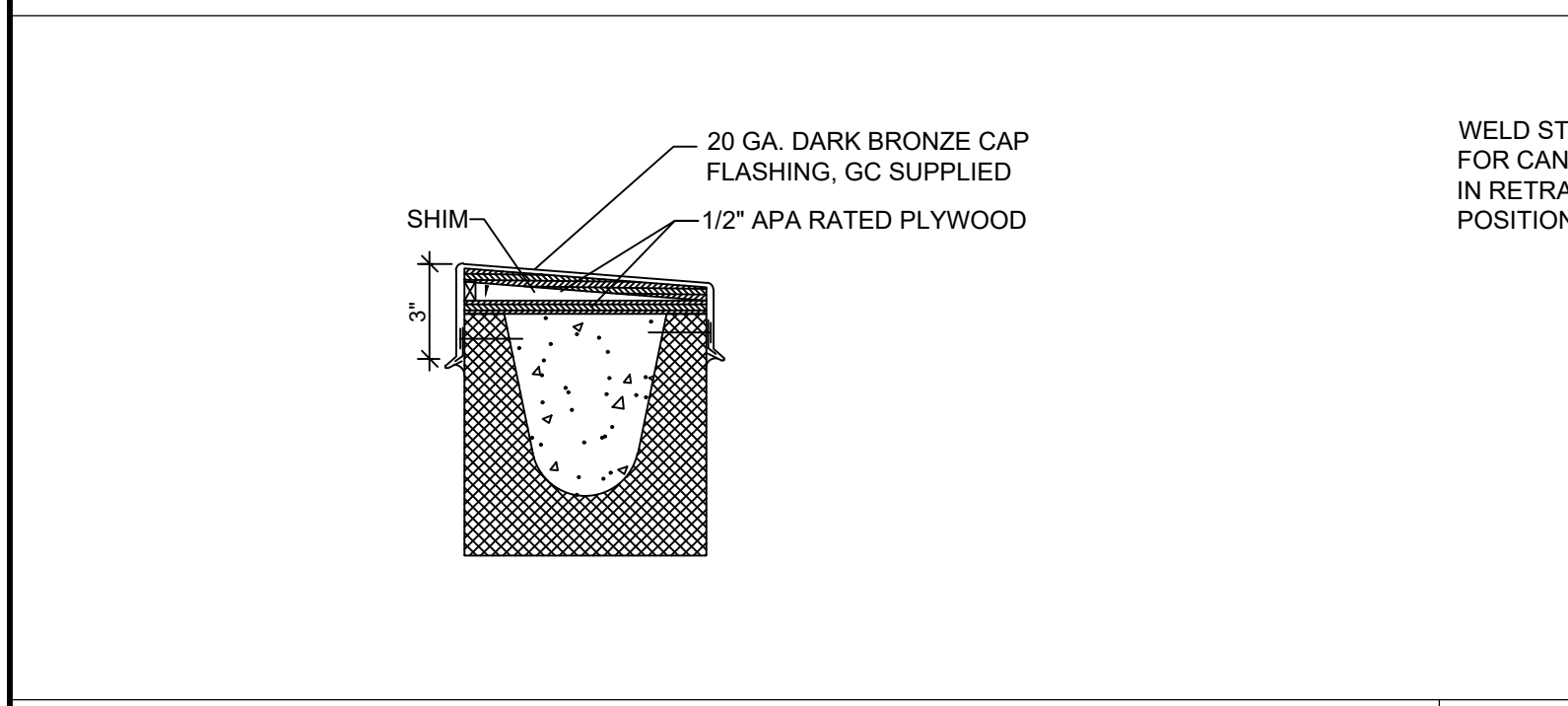


7. SECTION "A"

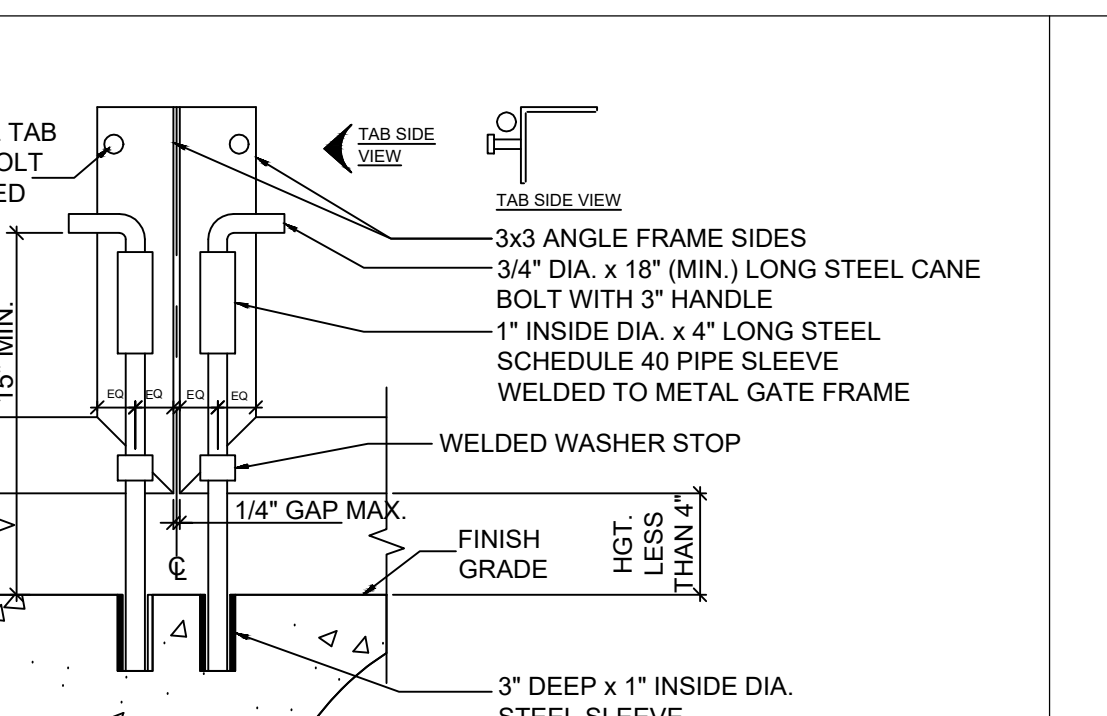


8. END DETAIL

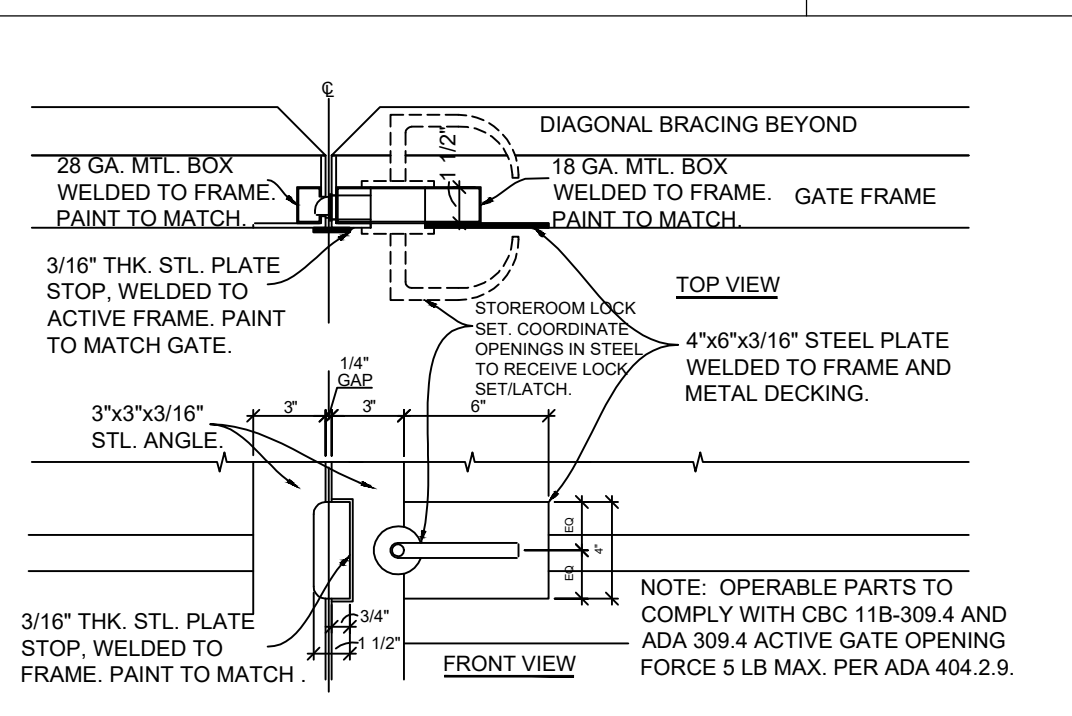
GRAPHIC SCALE  
1/4" = 1'-0"



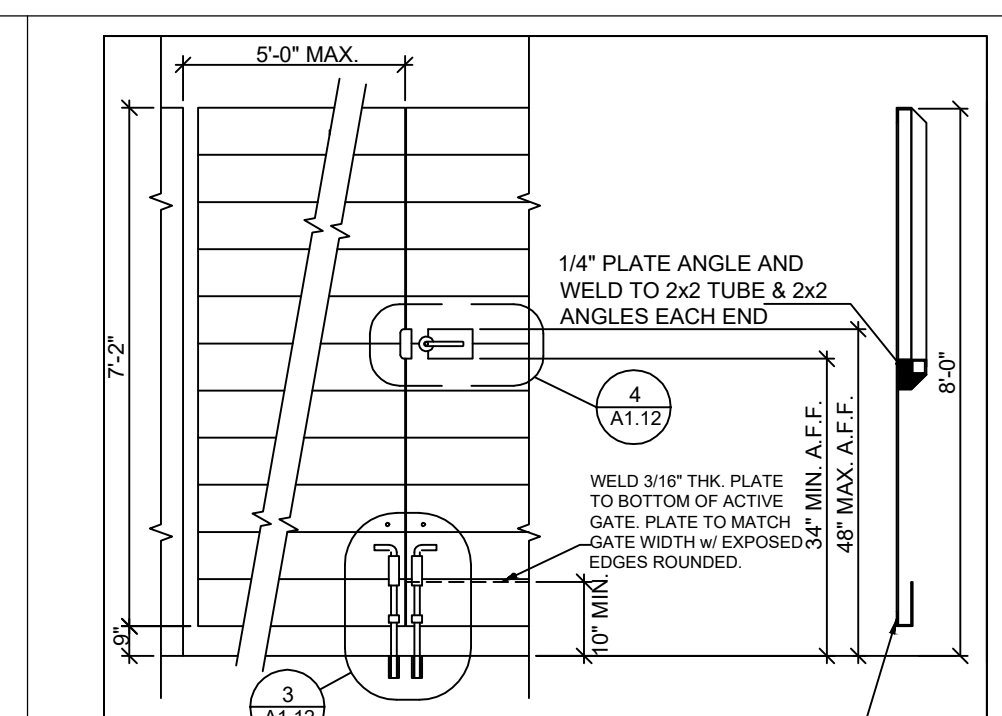
10. TCOPIG DETAIL  
SCALE: N.T.S



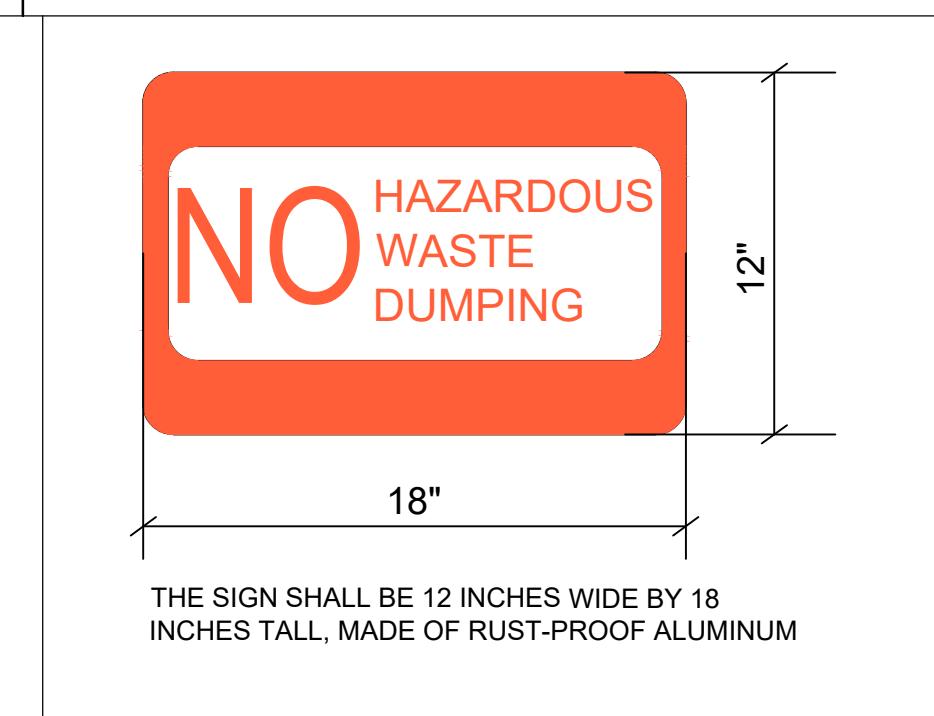
11. TRASH ENCLOSURE  
SCALE: N.T.S



12. TRASH ENCLOSURE  
SCALE: N.T.S



13. TRASH ENCLOSURE  
SCALE: N.T.S



14. SIGN DETAIL  
SCALE: N.T.S

**HIENGCO**  
2150 N. FIRST ST. 4TH FLOOR, PMB  
750 SAN JOSE, CA 95131  
PH. 408-313-5400

PREPARED FOR:  
**KAPOOR'S NEW LAUNDRY**  
40 SANTA ANA RD  
HOLLISTER, CA 95023  
APN- 051-020-022-000

**TRASH ENCLOSURE  
DETAILS**



DATE:	24-10-2025
DESIGNED BY:	JAY SINGH
DRAWN BY:	K. KUMAR
CHECKED BY:	M. SAINI
APPROVED BY:	M. SAINI

NO.	DATE	REVISIONS
1	5/15/2025	ISSUED FOR REVIEW
2	6/26/2025	ISSUED FOR REVIEW

NO.	1	DATE	5/15/2025	REVISIONS	ISSUED FOR REVIEW
NO.	2	DATE	6/26/2025	REVISIONS	ISSUED FOR REVIEW

CERTIFICATE OF COMPLIANCE - NONRESIDENTIAL PERFORMANCE COMPLIANCE METHOD				NRCC-PRF-E	
Nonresidential Performance Compliance Method				(Page 1 of 16)	
Project Name:		40 Santa Ana Bldg	Date Prepared:		2025-10-10
<b>A. General Information</b>					
1	Project Name	40 Santa Ana Bldg			
2	Run Title	Title 24 Analysis			
3	Project Location	40 Santa Ana Rd			
4	City	Hollister	5	Standards Version	Compliance 2022
6	Zip code	95023	7	Compliance Software (version)	EnergyPro 9.4
8	Climate Zone	4	9	Building Orientation (deg)	180
10	Building Type(s)	• Nonresidential			
12	Project Scope	• New envelope and lighting			
14	Total Conditioned Floor Area in Scope (ft <sup>2</sup> )	2790	13	Number of Dwelling Units	0
16	Total Unconditioned Floor Area (ft <sup>2</sup> )	0	15	Total # of hotel/motel rooms	0
18	Nonresidential Conditioned Floor Area	2790	17	Fuel Type	Natural gas
20	Residential Conditioned Floor Area	0	19	Total # of Stories (Habitable Above Grade)	1

CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Report Generated: 2025-10-10 10:53:05  
 Schema Version: rev 20220601 Compliance ID: EnergyPro-20658-1025-0464

CERTIFICATE OF COMPLIANCE - NONRESIDENTIAL PERFORMANCE COMPLIANCE METHOD				NRCC-PRF-E	
Nonresidential Performance Compliance Method				(Page 2 of 16)	
<b>B. PROJECT SUMMARY</b>					
Table B shows which building components are included in the performance calculation. If indicated as not included, the project must show compliance prescriptively if within the permit application.					
Building Components Complying via Performance			Building Components Complying Prescriptively		
Envelope (See Table G)	Nonres	Performance	Solar Thermal Water Heating (See Table I3)	<input type="checkbox"/> Performance	The following building components are ONLY eligible for prescriptive compliance and should be documented on the NRCC form listed if within the scope of the permit application (i.e. compliance will not be shown on the NRCC-PRF-E).
	MultiFam	Not Included		<input checked="" type="checkbox"/> Not Included	
Mechanical (See Table H)	Nonres	Not Included	Covered Process: Commercial Kitchens (see Table J)	<input type="checkbox"/> Performance	Indoor Lighting (Unconditioned) 140.6 & 170.2(e)
	MultiFam	Not Included		<input checked="" type="checkbox"/> Not Included	Outdoor Lighting 140.7 & 170.2(e)
Domestic Hot Water (See Table I)	Nonres	Performance	Covered Process: Laboratory Exhaust (see Table J)	<input type="checkbox"/> Performance	Sign Lighting 140.8 & 170.2(e)
	MultiFam	Not Included		<input checked="" type="checkbox"/> Not Included	NRCC-LTS-E is required
Lighting (Indoor Conditioned, see Table K)	Nonres	Performance	Photovoltaics (see Table F)	<input type="checkbox"/> Performance	Electrical power systems, commissioning, solar ready, elevator and escalator requirements are mandatory and should be documented on the NRCC form listed if applicable (i.e. compliance will not be shown on the NRCC-PRF-E.)
	MultiFam	Not Included		<input checked="" type="checkbox"/> Not Included	Electrical Power Distribution 110.11
			Battery (see Table F)	<input type="checkbox"/> Performance	Commissioning 120.8
				<input checked="" type="checkbox"/> Not Included	Solar and Battery 110.10

CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Report Generated: 2025-10-10 10:53:05  
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CERTIFICATE OF COMPLIANCE - NONRESIDENTIAL PERFORMANCE COMPLIANCE METHOD				NRCC-PRF-E	
Nonresidential Performance Compliance Method				(Page 3 of 16)	
<b>C1. COMPLIANCE SUMMARY</b>					
<b>COMPLIES<sup>1</sup></b>					
	Time Dependent Valuation (TDV)			Source Energy Use	
	Efficiency <sup>1</sup> (kBtu/ft <sup>2</sup> - yr)	Total <sup>2</sup> (kBtu/ft <sup>2</sup> - yr)	Total <sup>2</sup> (kBtu/ft <sup>2</sup> - yr)	Total <sup>2</sup> (kBtu/ft <sup>2</sup> - yr)	
Standard Design	145.43	145.43	14.04		
Proposed Design	144.33	144.33	11.62		
Compliance Margins	1.1	1.1	2.42		
		Pass	Pass		Pass

<sup>1</sup> Efficiency measures include improvements like a better building envelope and more efficient equipment  
<sup>2</sup> Compliance Totals include efficiency, photovoltaics and batteries  
<sup>3</sup> New Construction, Complete Addition Scope: Building complies when all efficiency and total compliance margins are greater than or equal to zero and unmet load hour limits are not exceeded  
 Existing, Addition and Alteration Scope: Building complies when efficiency compliance margin is greater than or equal to zero and unmet load hour limits are not exceeded

CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Report Generated: 2025-10-10 10:53:05  
 Schema Version: rev 20220601 Compliance ID: EnergyPro-20658-1025-0464

CERTIFICATE OF COMPLIANCE - NONRESIDENTIAL PERFORMANCE COMPLIANCE METHOD				NRCC-PRF-E	
Nonresidential Performance Compliance Method				(Page 4 of 16)	
<b>C2. TDV ENERGY COMPLIANCE RESULTS FOR PERFORMANCE COMPONENTS (Annual TDV Energy Use, kBtu/ft<sup>2</sup> - yr)</b>					
<b>COMPLIES<sup>2</sup></b>					
Energy Component	Standard Design (TDV)	Proposed Design (TDV)	Compliance Margin (TDV) <sup>1</sup>		
Space Heating	18.94	20.17	-1.23		
Space Cooling	54.64	61.95	-7.31		
Indoor Fans	31.42	35.65	-4.23		
Heat Rejection	0	0	0		
Pumps & Misc.	0	0	0		
Domestic Hot Water	15.01	7.92	7.09		
Indoor Lighting	25.42	18.64	6.78		
Flexibility	---	---	---		
<b>EFFICIENCY COMPLIANCE TOTAL</b>	<b>145.43</b>	<b>144.33</b>	<b>1.1 (0.8%)</b>		
Photovoltaics	---	---	---		
Batteries	---	---	---		
<b>TOTAL COMPLIANCE</b>	<b>145.43</b>	<b>144.33</b>	<b>1.1 (0.8%)</b>		

<sup>1</sup> Notes: This number in parenthesis following the Compliance Margin in column 4, represents the Percent Better than Standard.

CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Report Generated: 2025-10-10 10:53:05  
 Schema Version: rev 20220601 Compliance ID: EnergyPro-20658-1025-0464

CERTIFICATE OF COMPLIANCE - NONRESIDENTIAL PERFORMANCE COMPLIANCE METHOD				NRCC-PRF-E	
Nonresidential Performance Compliance Method				(Page 5 of 16)	
<b>C3. TDV ENERGY RESULTS FOR NON-REGULATED COMPONENTS<sup>1</sup></b>					
Non-Regulated Energy Component	Standard Design (TDV)	Proposed Design (TDV)	Compliance Margin (TDV) <sup>1</sup>		
Receptacle	225.47	225.47	---		
Process	---	---	---		
Other Ltg	---	---	---		
Process Motors	---	---	---		
<b>TOTAL (TOTAL COMPLIANCE + NON-REGULATED COMPONENTS)</b>	<b>370.9</b>	<b>369.8</b>	<b>1.1 (0.3%)</b>		

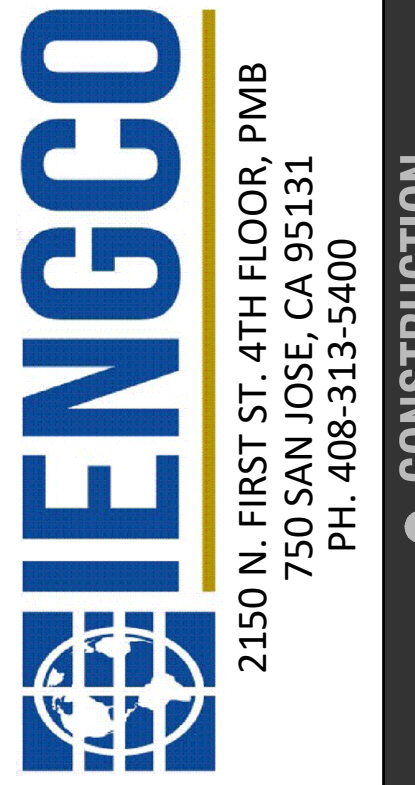
<sup>1</sup> Notes: This table is not used for Energy Code Compliance.

CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Report Generated: 2025-10-10 10:53:05  
 Schema Version: rev 20220601 Compliance ID: EnergyPro-20658-1025-0464

CERTIFICATE OF COMPLIANCE - NONRESIDENTIAL PERFORMANCE COMPLIANCE METHOD				NRCC-PRF-E	
Nonresidential Performance Compliance Method				(Page 6 of 16)	
<b>C4. SOURCE ENERGY COMPLIANCE RESULTS FOR PERFORMANCE COMPONENTS (Annual SOURCE Energy Use, kBtu/ft<sup>2</sup> /yr)</b>					
<b>COMPLIES<sup>2</sup></b>					
Energy Component	Standard Design (SOURCE)	Proposed Design (SOURCE)	Compliance Margin (SOURCE) <sup>1</sup>		
Space Heating	2.75	2.92	-0.17		
Space Cooling	1.61	1.88	-0.27		
Indoor Fans	2.2	2.47	-0.27		
Heat Rejection	0	0	0		
Pumps & Misc.	0	0	0		
Domestic Hot Water	5.52	2.91	2.61		
Indoor Lighting	1.96	1.44	0.52		
Flexibility	---	---	---		
<b>EFFICIENCY COMPLIANCE TOTAL</b>	<b>14.04</b>	<b>11.62</b>	<b>2.42 (17.2%)</b>		
Photovoltaics	---	---	---		
Batteries	---	---	---		
<b>TOTAL COMPLIANCE</b>	<b>14.04</b>	<b>11.62</b>	<b>2.42 (17.2%)</b>		

<sup>1</sup> Notes: This number in parenthesis following the Compliance Margin in column 4, represents the Percent Better than Standard.

CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Report Generated: 2025-10-10 10:53:05  
 Schema Version: rev 20220601 Compliance ID: EnergyPro-20658-1025-0464



PREPARED FOR:  
 KAPOOR'S NEW LAUNDRY  
 40 SANTA ANA RD  
 HOLLISTER, CA 95023  
 APN: 051-020-022-000  
 PH. 408-313-5400

TITLE 24 SHEETS



DATE:	13-10-2025
DESIGNED BY:	JAY SINGH
DRAWN BY:	K. KUMAR
CHECKED BY:	M. SAINI
APPROVED BY:	M. SAINI

NO.	DATE	REVISIONS

T-1.0

CERTIFICATE OF COMPLIANCE - NONRESIDENTIAL PERFORMANCE COMPLIANCE METHOD				NRCC-PRF-E
Nonresidential Performance Compliance Method				(Page 7 of 16)
<b>C5. SOURCE ENERGY RESULTS FOR NON-REGULATED COMPONENTS<sup>1</sup></b>				
Non-Regulated Energy Component	Standard Design (SOURCE)	Proposed Design (SOURCE)	Compliance Margin (SOURCE) <sup>1</sup>	
Receptacle	21.22	21.22	---	
Process	---	---	---	
Other Ltg	---	---	---	
Process Motors	---	---	---	
<b>TOTAL (TOTAL COMPLIANCE + NON-REGULATED COMPONENTS)</b>	<b>35.26</b>	<b>32.84</b>	<b>2.42 (6.9%)</b>	
<sup>1</sup> Notes: This table is not used for Energy Code Compliance.				
<b>C6. 'ABOVE CODE' QUALIFICATIONS</b>				
<input type="checkbox"/> This project is pursuing CalGreen Tier 1		<input type="checkbox"/> This project is pursuing CalGreen Tier 2		

CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Report Generated: 2025-10-10 10:53:05  
 Schema Version: rev 20220601 Compliance ID: EnergyPro-20658-1025-0464

CERTIFICATE OF COMPLIANCE - NONRESIDENTIAL PERFORMANCE COMPLIANCE METHOD				NRCC-PRF-E
Nonresidential Performance Compliance Method				(Page 10 of 16)
<b>G1. ENVELOPE GENERAL INFORMATION (conditioned spaces only)</b>				
01	02	03	04	
Opaque Surfaces & Orientation	Total Gross Surface Area (ft <sup>2</sup> )	Total Fenestration Area (ft <sup>2</sup> )	Window to Wall Ratio (%)	
West-Facing <sup>1</sup>	659	94.2	14.29	
<b>Total</b>	<b>3817</b>	<b>340.8</b>	<b>8.93</b>	
Roof	3022	0	0	
<sup>1</sup> Notes				
<sup>1</sup> North-Facing is oriented to within 45 degrees of true north, including 4500'00" east of north (NE), but excluding 4500'00" west of north (NW).				
<sup>2</sup> East-Facing is oriented to within 45 degrees of true east, including 4500'00" south of east (SE), but excluding 4500'00" north of east (NE).				
<sup>3</sup> South-Facing is oriented to within 45 degrees of true south, including 4500'00" west of south (SW), but excluding 4500'00" east of south (SE).				
<sup>4</sup> West-Facing is oriented to within 45 degrees of true west, including 4500'00" north of west (NW), but excluding 4500'00" south of west (SW).				
<b>G4. NONRESIDENTIAL AIR BARRIER</b>				
01	02			
Building Story Name	Air Barrier			
Com-Floor 1	Air barrier - not verified			

CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Report Generated: 2025-10-10 10:53:05  
 Schema Version: rev 20220601 Compliance ID: EnergyPro-20658-1025-0464

CERTIFICATE OF COMPLIANCE - NONRESIDENTIAL PERFORMANCE COMPLIANCE METHOD							NRCC-PRF-E
Nonresidential Performance Compliance Method							(Page 8 of 16)
<b>C7. ENERGY USE SUMMARY</b>							
Energy Component	Standard Design Site (MWh)	Proposed Design Site (MWh)	Margin (MWh)	Standard Design Site (MBtu)	Proposed Design Site (MBtu)	Margin (MBtu)	
Space Heating	1.6	1.7	-0.1	---	---	---	
Space Cooling	3.6	4.1	-0.5	---	---	---	
Indoor Fans	2.3	2.6	-0.3	---	---	---	
Heat Rejection	---	---	---	---	---	---	
Pumps & Misc.	---	---	---	---	---	---	
Domestic Hot Water	---	---	---	16.5	8.7	7.8	
Indoor Lighting	2.8	2.1	0.7	---	---	---	
Flexibility	---	---	---	---	---	---	
<b>EFFICIENCY TOTAL</b>	<b>10.3</b>	<b>10.5</b>	<b>-0.2</b>	<b>16.5</b>	<b>8.7</b>	<b>7.8</b>	
Photovoltaics	---	---	---	---	---	---	
Batteries	---	---	---	---	---	---	
<b>ENERGY USE SUBTOTAL</b>	<b>10.3</b>	<b>10.5</b>	<b>-0.2</b>	<b>16.5</b>	<b>8.7</b>	<b>7.8</b>	
Receptacle	23.9	23.9	0	18.3	18.3	0	
Process	---	---	---	---	---	---	
Other Ltg	---	---	---	---	---	---	
Process Motors	---	---	---	---	---	---	
<b>ENERGY USE TOTAL</b>	<b>34.2</b>	<b>34.4</b>	<b>-0.2</b>	<b>34.8</b>	<b>27</b>	<b>7.8</b>	

CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Report Generated: 2025-10-10 10:53:05  
 Schema Version: rev 20220601 Compliance ID: EnergyPro-20658-1025-0464

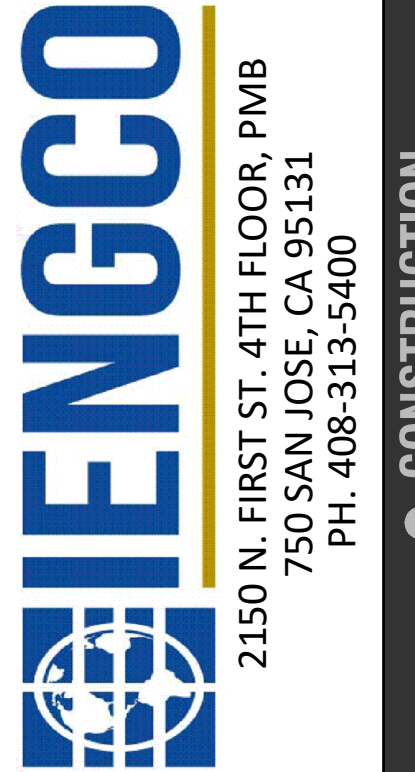
CERTIFICATE OF COMPLIANCE - NONRESIDENTIAL PERFORMANCE COMPLIANCE METHOD										NRCC-PRF-E
Nonresidential Performance Compliance Method										(Page 11 of 16)
<b>G5. OPAQUE SURFACE ASSEMBLY SUMMARY</b>										
01	02	03	04	05	06		07	08	09	10
Surface Name	Construction Type	Area (ft <sup>2</sup> )	Framing Type	Cavity R-Value	Continuous R-Value		Units	Value	Description of Assembly Layers	Status <sup>1</sup>
					Interior	Exterior				
Cathedral8	Roof	2,245	Wood	21	N/A	N/A	U-factor	0.049	AsphaltShingles0_25in Vapor permeable felt - 1/8 in. Plywood - 1/2 in. Air - Ceiling - 3/4 in. Composite-1 Gypsum Board - 1/2 in.	N
Attic10	Roof	777	Wood	30	N/A	N/A	U-factor	0.0418	AsphaltShingles0_25in Vapor permeable felt - 1/8 in. Plywood - 1/2 in. Air - Cavity - Wall Roof Ceiling - 4 in. or more Composite-2 Gypsum Board - 1/2 in.	N
Wall 2x612	Exterior Wall	1,262	Wood	19	N/A	N/A	U-factor	0.0723	Stucco - 7/8 in. Vapor permeable felt - 1/8 in. Composite-3 Gypsum Board - 1/2 in.	N
Wall masonry15	Exterior Wall	1,652	N/A	0	N/A	13	U-factor	0.065	Clay - Solid Grout - 130 lb/ft <sup>3</sup> - 6 in. Glass fiber batt - 3 1/2 in. R13 (CEC Default)	N
Int Wall27	Interior Wall	206	Wood	13	N/A	N/A	U-factor	0.0928	Gypsum Board - 1/2 in. Composite-4 Gypsum Board - 1/2 in.	N
Slab On Grade29	Underground Floor	2,790	N/A	0	N/A	N/A	F-factor	0.73	Slab Type =Unheated slab on grade Insulation Orientation =None Insulation R-Value =none	N
<sup>1</sup> Status: N - New, A - Altered, E - Existing										

CA Building Energy Efficiency Standards - 2022 Nonresidential Compliance Report Version: 2022.0.000 Report Generated: 2025-10-10 10:53:05  
 Schema Version: rev 20220601 Compliance ID: EnergyPro-20658-1025-0464

CERTIFICATE OF COMPLIANCE - NONRESIDENTIAL PERFORMANCE COMPLIANCE METHOD					NRCC-PRF-E
Nonresidential Performance Compliance Method					(Page 9 of 16)
<b>C8. ENERGY USE INTENSITY (EUI)</b>					
	Standard Design (kBtu/ft <sup>2</sup> / yr)	Proposed Design (kBtu/ft <sup>2</sup> / yr)	Margin (kBtu/ft <sup>2</sup> / yr)	Margin Percentage	
GROSS EUI <sup>1</sup>	54.3	51.75	2.55	4.7	
NET EUI <sup>1</sup>	54.3	51.75	2.55	4.7	
<sup>1</sup> Notes: Gross EUI is Energy Use Total (not including PV)/Total Building Area. Net EUI is Energy Use Total (including PV)/Total Building Area.					
<b>D1. EXCEPTIONAL CONDITIONS</b>					
<ul style="list-style-type: none"> <li>The project uses the Simplified Geometry Performance Modeling Approach which is not capable of modeling daylighting controls and assumes the prescriptive Secondary Daylit Control requirements are met. PRESCRIPTIVE COMPLIANCE documentation (form NRCC-LTI-02-E) for the requirements of section 140.6(d) Automatic Daylighting Controls in Secondary Daylit Zones is required.</li> <li>The project has thermal zones with operable openings modeled without mechanical compliance selected. Compliance with Section 140.4(n) Mechanical System Shutoff should be considered.</li> <li>The proposed building includes space(s) that are modeled with unknown HVAC system(s). Verify that the spaces modeled with unknown HVAC system(s) are either part of core and shell analysis which will be permitted for mechanical compliance in the future, or the spaces have an existing HVAC system not modeled for compliance, or the compliance scope does not include mechanical.</li> <li>Project is claiming Exception 2 to Section 140.10(a): No PV system is required where the required PV system size is less than 4 kWdc.</li> </ul>					
<b>G1. ENVELOPE GENERAL INFORMATION (conditioned spaces only)</b>					
01	02	03	04		
Opaque Surfaces & Orientation	Total Gross Surface Area (ft <sup>2</sup> )	Total Fenestration Area (ft <sup>2</sup> )	Window to Wall Ratio (%)		
North-Facing <sup>1</sup>	1402	55	3.92		
East-Facing <sup>2</sup>	603	39.6	6.57		
South-Facing <sup>3</sup>	1153	152	13.18		
<sup>1</sup> Notes					
<sup>1</sup> North-Facing is oriented to within 45 degrees of true north, including 4500'00" east of north (NE), but excluding 4500'00" west of north (NW).					
<sup>2</sup> East-Facing is oriented to within 45 degrees of true east, including 4500'00" south of east (SE), but excluding 4500'00" north of east (NE).					
<sup>3</sup> South-Facing is oriented to within 45 degrees of true south, including 4500'00" west of south (SW), but excluding 4500'00" east of south (SE).					
<sup>4</sup> West-Facing is oriented to within 45 degrees of true west, including 4500'00" north of west (NW), but excluding 4500'00" south of west (SW).					
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CERTIFICATE OF COMPLIANCE - NONRESIDENTIAL PERFORMANCE COMPLIANCE METHOD										NRCC-PRF-E
Nonresidential Performance Compliance Method										(Page 12 of 16)
<b>G5. OPAQUE SURFACE ASSEMBLY SUMMARY</b>										
01	02	03	04	05	06		07	08	09	10
Surface Name	Construction Type	Area (ft <sup>2</sup> )	Framing Type	Cavity R-Value	Continuous R-Value		Units	Value	Description of Assembly Layers	Status <sup>1</sup>
					Interior	Exterior				
Wall 2x440	Exterior Wall	903	Wood	13	N/A	N/A	U-factor	0.1015	Stucco - 7/8 in. Vapor permeable felt - 1/8 in. Composite-5 Gypsum Board - 1/2 in.	N
<sup>1</sup> Status: N - New, A - Altered, E - Existing										
<b>G6A. OPAQUE DOOR SUMMARY (NONRESIDENTIAL)</b>										
01	02	03	04							
Assembly Name	Area (ft <sup>2</sup> )	Overall U-factor	Status <sup>1</sup>							
Wood Door21	20	0.5	N							
<sup>1</sup> Status: N - New, A - Altered, E - Existing										

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PREPARED FOR:  
**KAPOOR'S NEW LAUNDRY**  
 40 SANTA ANA RD  
 HOLLISTER, CA 95023  
 APN- 051-020-022-000

TITLE 24 SHEETS



DATE:	13-10-2025
DESIGNED BY:	JAY SINGH
DRAWN BY:	K. KUMAR
CHECKED BY:	M. SAINI
APPROVED BY:	M. SAINI

NO.	DATE	REVISIONS

T-1.1

G7A. FENESTRATION ASSEMBLY SUMMARY (NONRESIDENTIAL)								
01	02	03	04	05	06	07	08	09
Fenestration Assembly Name	Fenestration Type/ Product Type / Frame Type	Certification Method <sup>1</sup>	Assembly Method	Area (ft <sup>2</sup> )	Overall U-factor	Overall SHGC	Overall VT	Status <sup>2</sup>
GI Door Low-E	Vertical fenestration Glazed door N/A	NFRC	Manufactured	184	0.45	0.25	0.17	N
Fenestration Low-E	Vertical fenestration Operable window N/A	NFRC	Manufactured	156.8	0.45	0.25	0.42	N

<sup>1</sup> Notes: Newly installed fenestration shall have a certified NFRC Label Certificate or use the CEC default tables found in Table 110.6-A and Table 110.6-B. Center of Glass (COG) values are for the glass-only, determined by the manufacturer, and are shown for ease of verification. Site-built fenestration values are calculated per Nonresidential Appendix NA6 and are used in the analysis.  
<sup>2</sup> Status: N - New, A - Altered, E - Existing

I1. WATER HEATER EQUIPMENT SUMMARY													
01	02	03	04	05	06	07	08	09	10	11	12	13	14
Name	Heater Element Type	Tank Type	Qty	Tank Vol (gal)	Rated Input	Rated Input Unit	Efficiency	Efficiency Unit	Tank Insulation R-value Int/Ext	Standby Loss Fraction	1st Hr. Rating or Flow Rate (gal)	Heat Pump Type	Tank Location or Ambient Condition
Tankless2	Natural Gas	Instantaneous	3	1	199	kBtu/hr	0.93	UEF	N/A	N/A	0	N/A	N/A

K1. INDOOR CONDITIONED LIGHTING GENERAL INFO					
01	02	03	04	05	
Occupancy Type <sup>1</sup>	Conditioned Floor Area <sup>2</sup> (ft <sup>2</sup> )	Installed Lighting Power (Watts)	Lighting Control Credits (Watts)	Additional (Custom) Allowance	
				Area Category Footnotes (Watts)	Area Category Footnotes (Watts)
Laundry	2790	920.7	0	0	0
<b>Building Totals:</b>	<b>2790</b>	<b>920.7</b>	<b>0</b>	<b>0</b>	<b>0</b>

<sup>1</sup>See Table 140.6-C  
<sup>2</sup>See NRCC-LTI-E for unconditioned spaces  
<sup>3</sup>Lighting information for existing spaces modeled is not included in this table

K4. INDOOR CONDITIONED LIGHTING MANDATORY LIGHTING CONTROL						
Building Level Controls			Area Level Controls (includes all lighting controls installed in conditioned space to meet mandatory requirements per 130.1)			
Mandatory Demand Response 110.12(c)			Shut-Off Controls 130.1(c) & 160.5(b)4C			
Required			Required			
03	04	05	06	07	08	09
Area Description	Area Category Primary Function Area	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 Daylighting 130.1(d) & 160.5(b)4D	Secondary Daylighting 140.5(d) & 160.5(b)4D
Whole Building	All Other Space Types	Required	Required	Required	Required	Required

L. DECLARATION OF REQUIRED CERTIFICATES OF INSTALLATION	
Building Component	Form/Title
Envelope	NRCI-ENV-E - Envelope (for all buildings)
Plumbing	NRCI-PLB-E - For all buildings with Plumbing Systems
Indoor Lighting	NRCI-LTI-E - Indoor Lighting (for all buildings)

M. DECLARATION OF REQUIRED CERTIFICATES OF ACCEPTANCE	
Building Component	Form/Title & System Name(s)
Envelope	NRCA-ENV-02-F - NRFC label verification for fenestration
Indoor Lighting	NRCA-LTI-02-A - Occupancy Sensors and Automatic Time Switch Controls.
Indoor Lighting	NRCA-LTI-03-A - Automatic Daylight Controls.

N. DECLARATION OF REQUIRED CERTIFICATES OF VERIFICATION	
Building Component	Form/Title & System Name(s)
There are no Certificates of Verification applicable to this project	

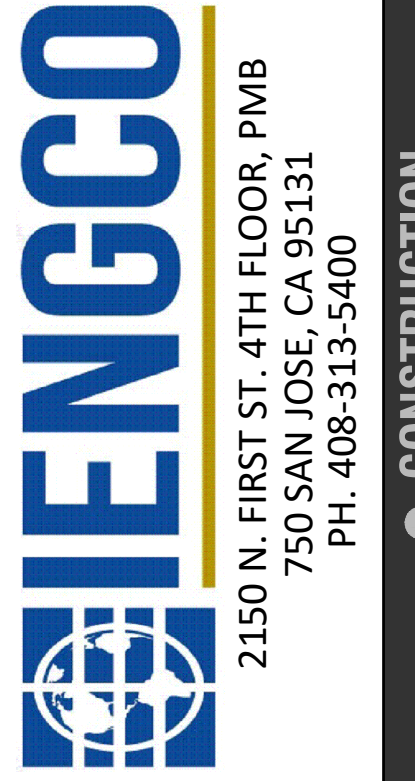
**Documentation Author's Declaration Statement**  
 I, I certify that this Certificate of Compliance documentation is accurate and complete.

Documentation Author Name: Igor Pichko	Documentation Author Signature: <i>I. Pichko</i>
Company: Energy Consult LLC	Signature Date:
Address: 905 Paseo Pacifico	CEA/HERS Certification Identification (if applicable): R22-14-40027
City/State/Zip: Atascadero, CA 93422	Phone: (310) 356-8144

**Responsible Person's Declaration statement**  
 I certify the following under penalty of perjury, under the laws of the State of California:

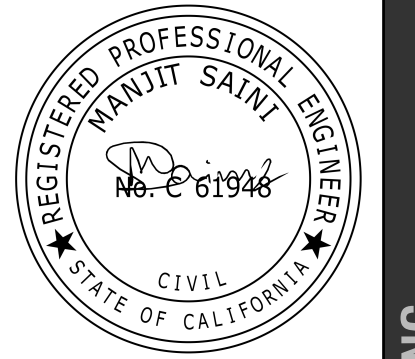
- The information provided on this Certificate of Compliance is true and correct.
- I am eligible under Division 3 of the Business and Professions Code to accept responsibility for the building design or system design identified on this Certificate of Compliance (responsible designer)
- The energy features 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.
- 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.
- I understand that a registered 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, and I will take the necessary steps to accomplish this requirement.
- I understand that a registered copy of this Certificate of Compliance is required to be included with the documentation the builder provides to the building owner at occupancy, and I will take the necessary steps to accomplish these requirements.

Responsible Designer Name:	Responsible Designer Signature:
Company:	Date Signed:
Address:	License #:
City/State/Zip:	Title:
Phone:	Scope:



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