

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfssd.org

PROJECT TEAM

(REFER TO COVER SHEET FOR CONTACT INFORMATION)

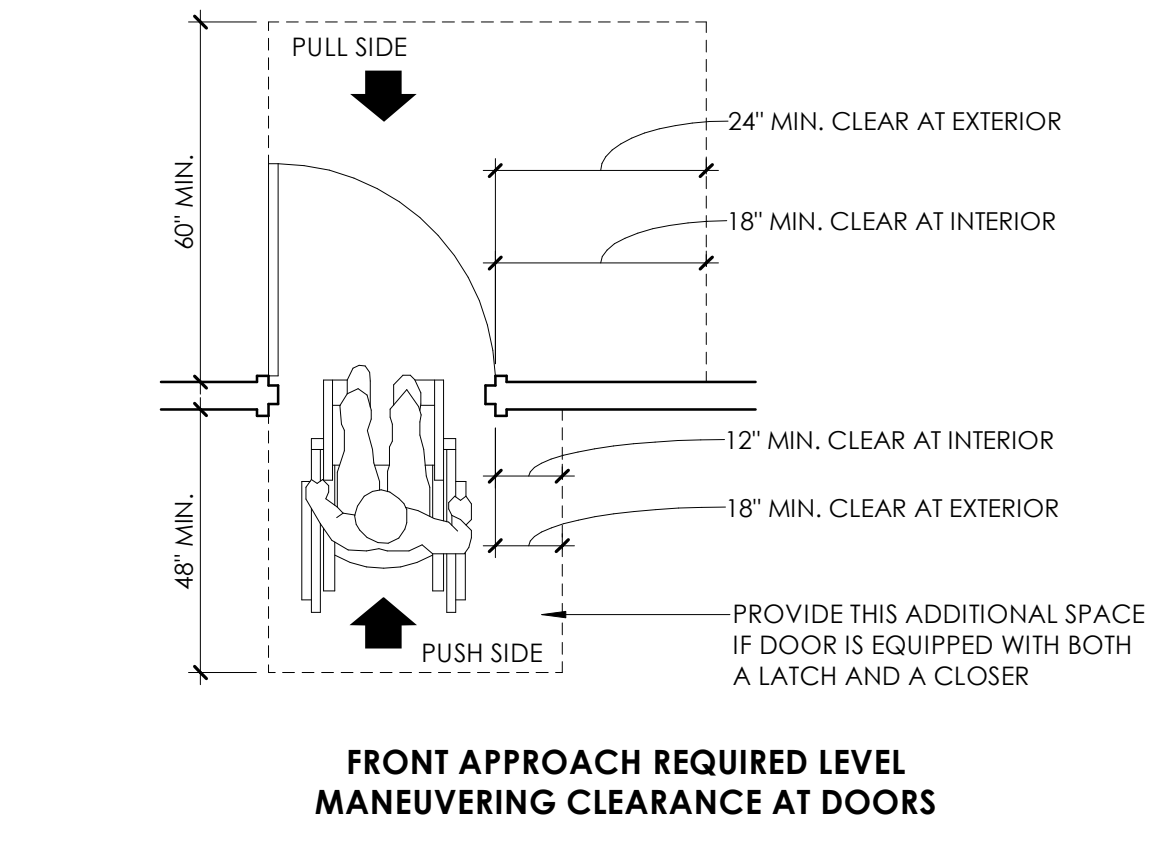
ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.0153

CIVIL ENGINEER:
NASLAND ENGINEERING

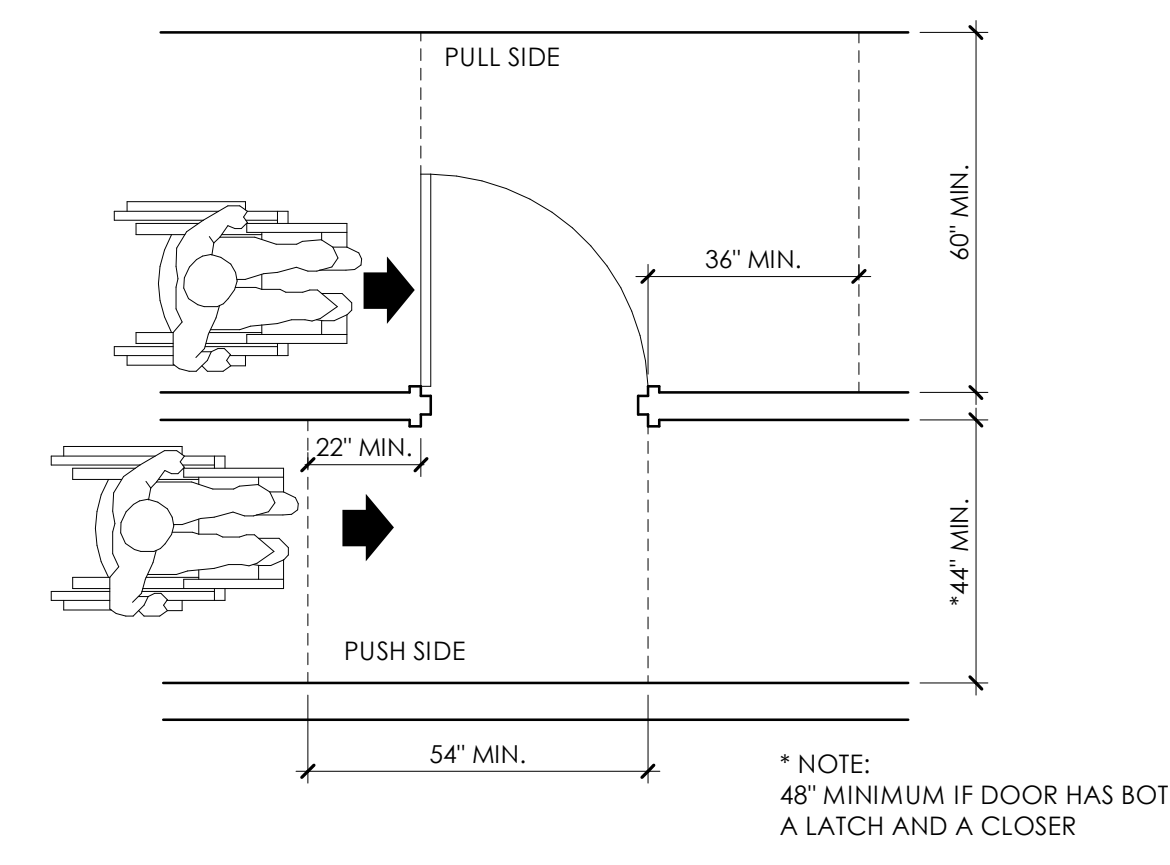
STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

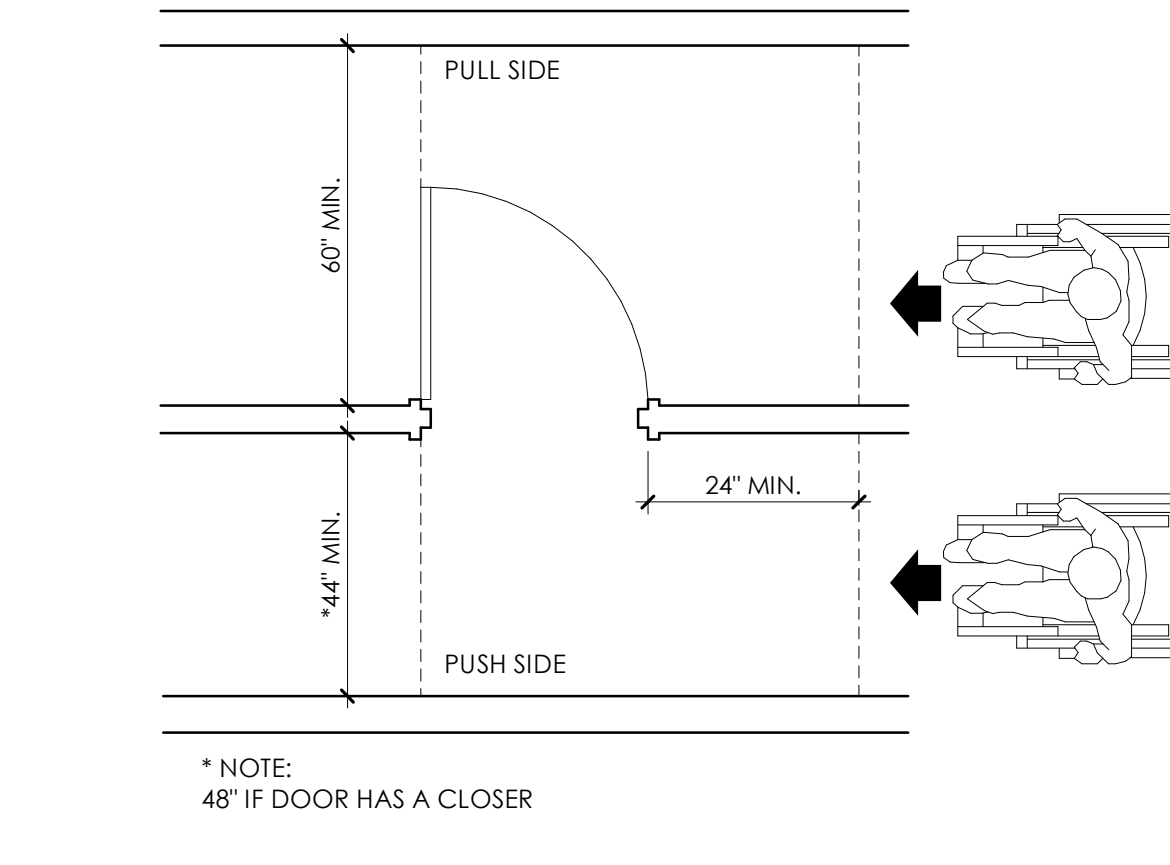
ELECTRICAL & FIRE ALARM ENGINEER:
SALAS O'BRIEN



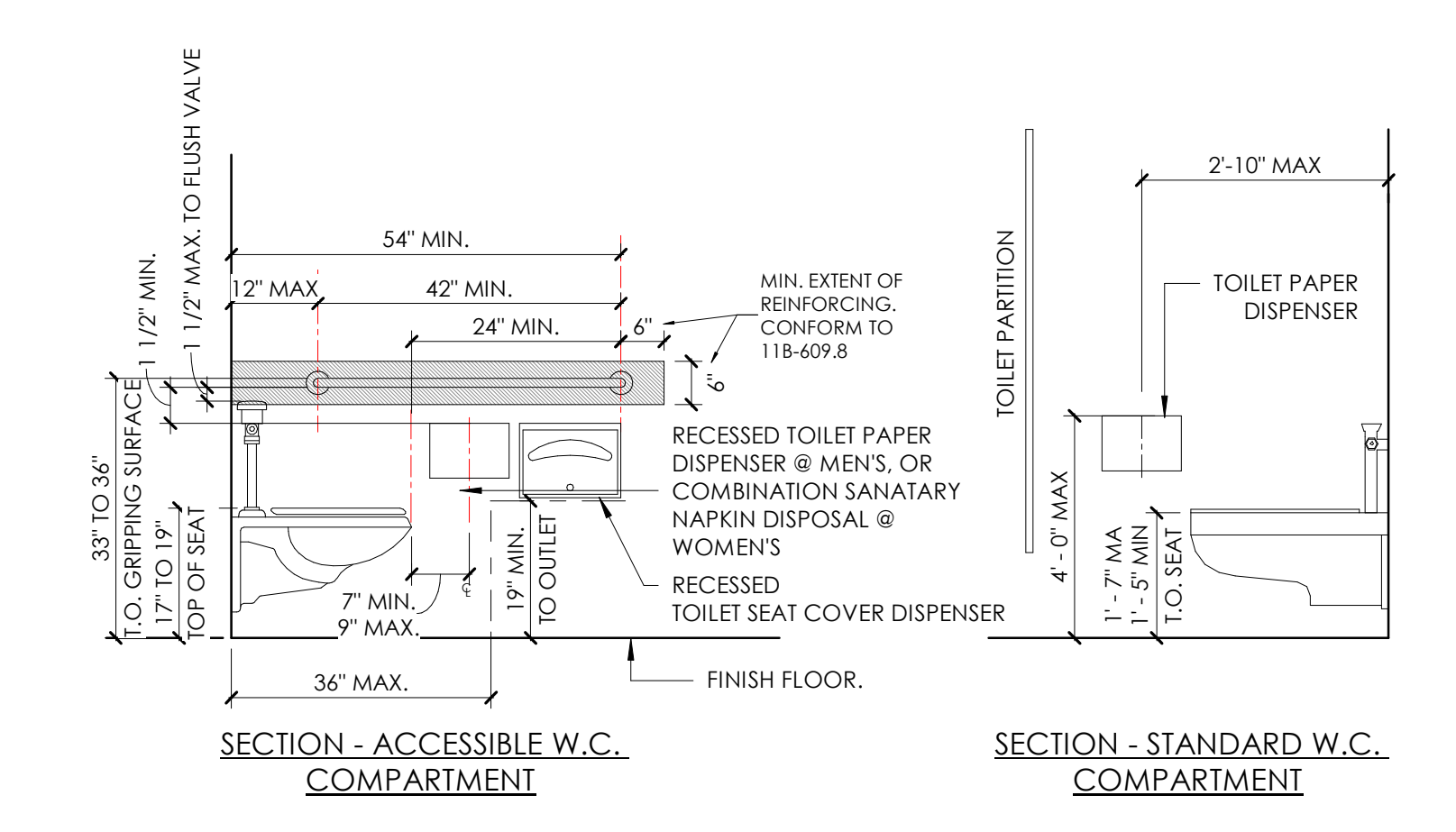
FRONT APPROACH REQUIRED LEVEL MANEUVERING CLEARANCE AT DOORS



HINGE APPROACH REQUIRED LEVEL MANEUVERING CLEARANCE AT DOORS



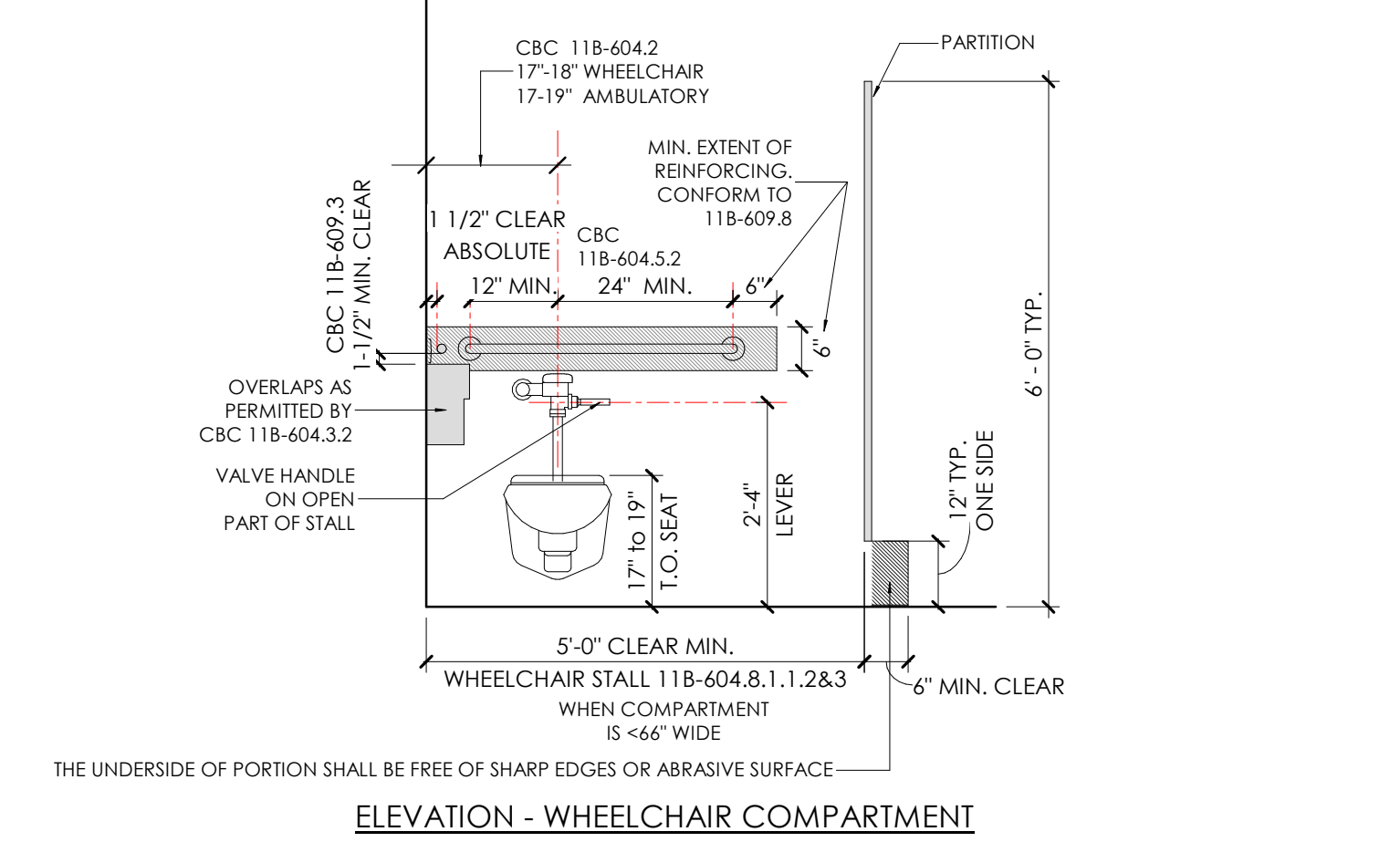
LATCH APPROACH REQUIRED LEVEL MANEUVERING CLEARANCE AT DOORS



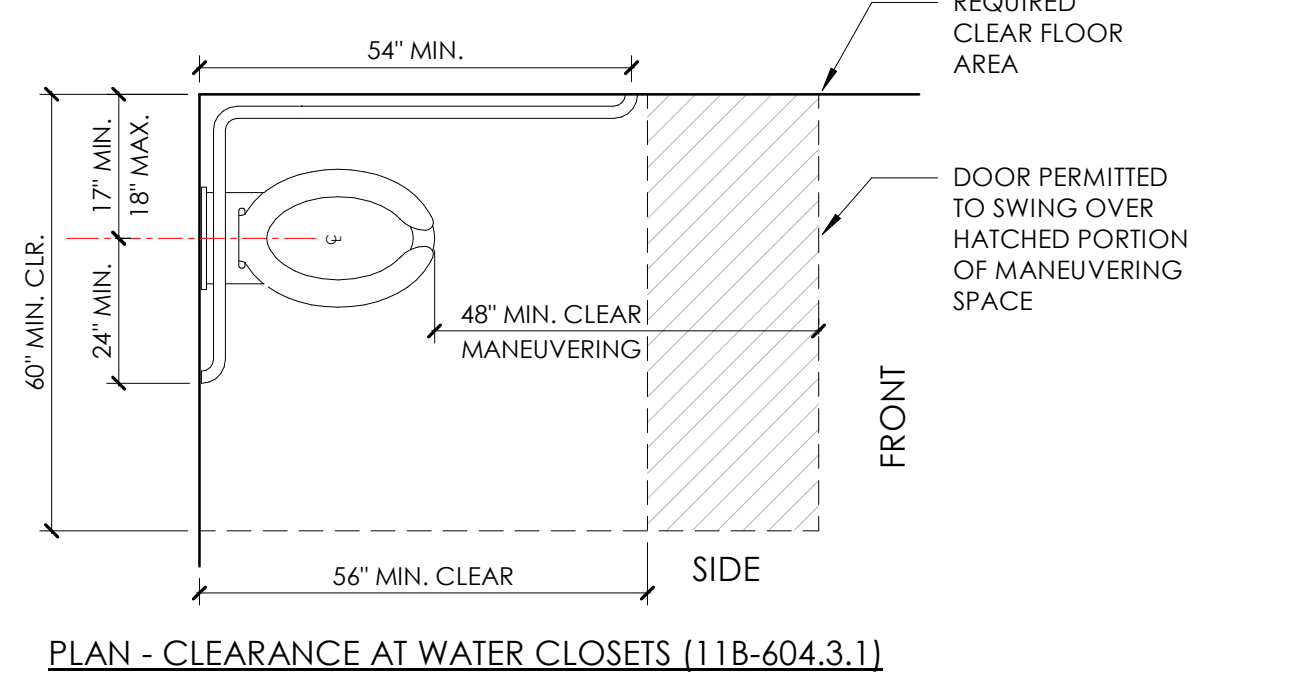
SECTION - ACCESSIBLE W.C. COMPARTMENT

SECTION - STANDARD W.C. COMPARTMENT

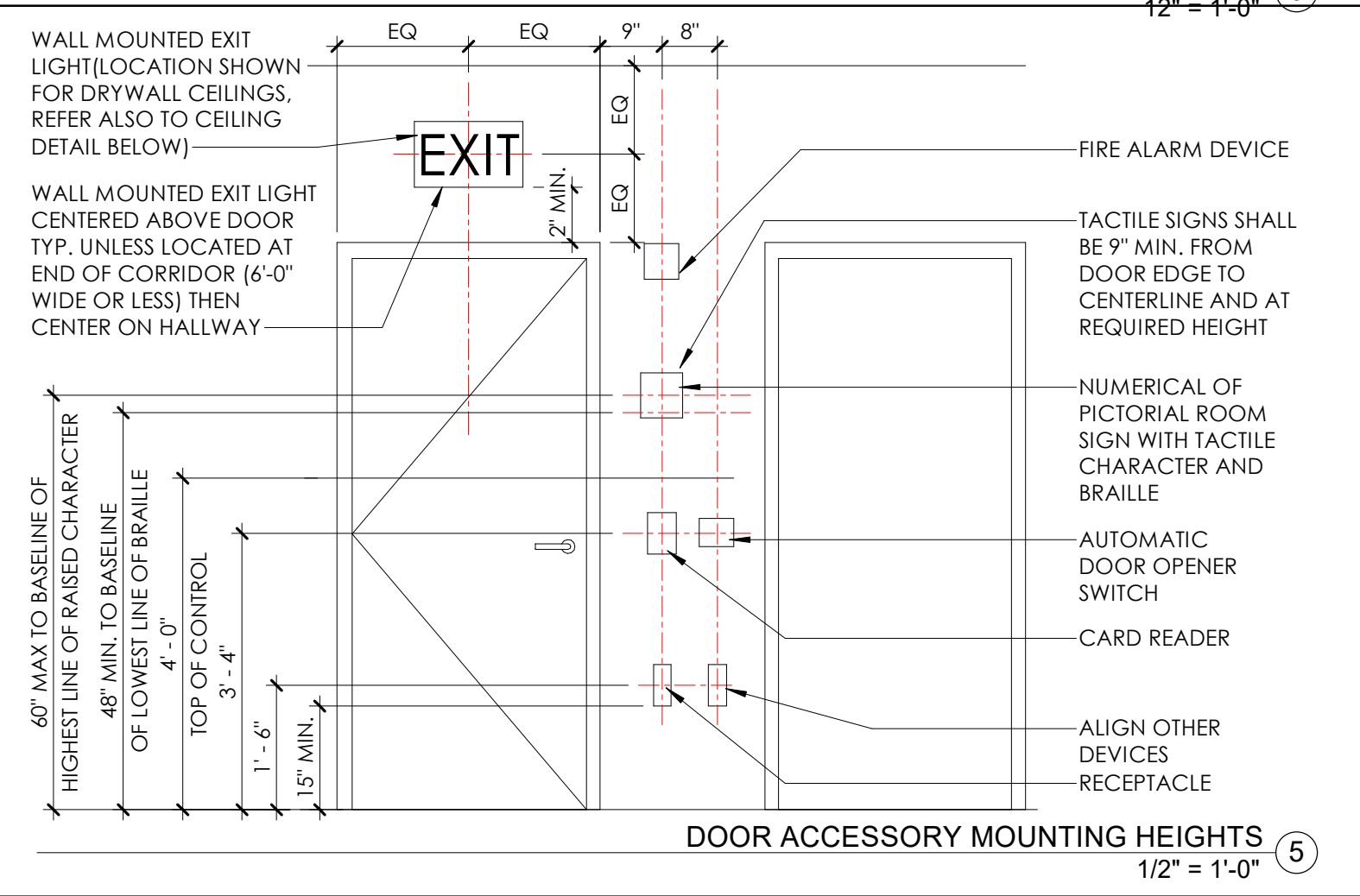
NOTE: ALL OPERABLE PARTS AND ACCESS OPENINGS FOR ALL TOILET ACCESSORIES SHALL BE WITHIN 40\"/>



ELEVATION - WHEELCHAIR COMPARTMENT

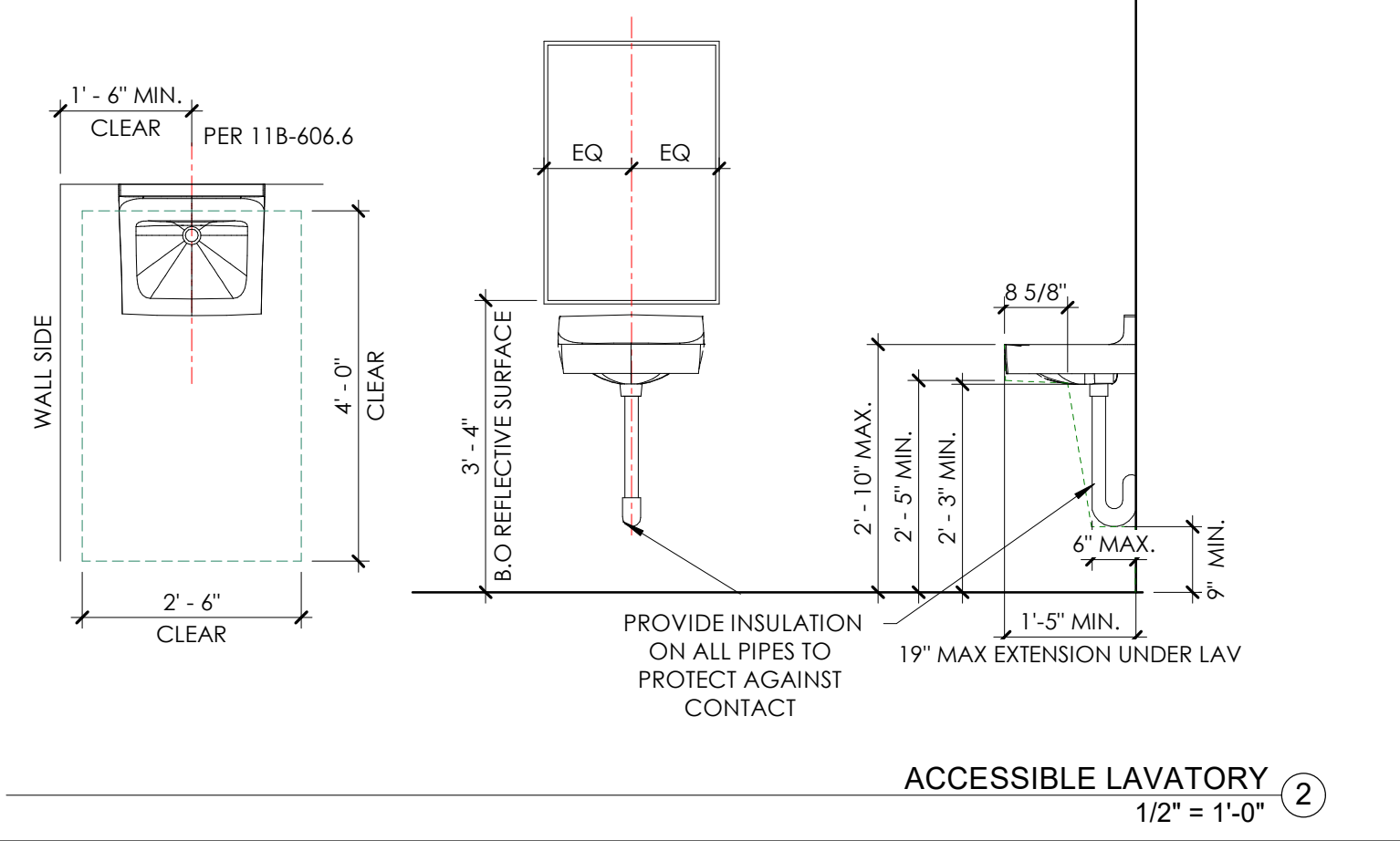


PLAN - CLEARANCE AT WATER CLOSETS (118-604.3.1)



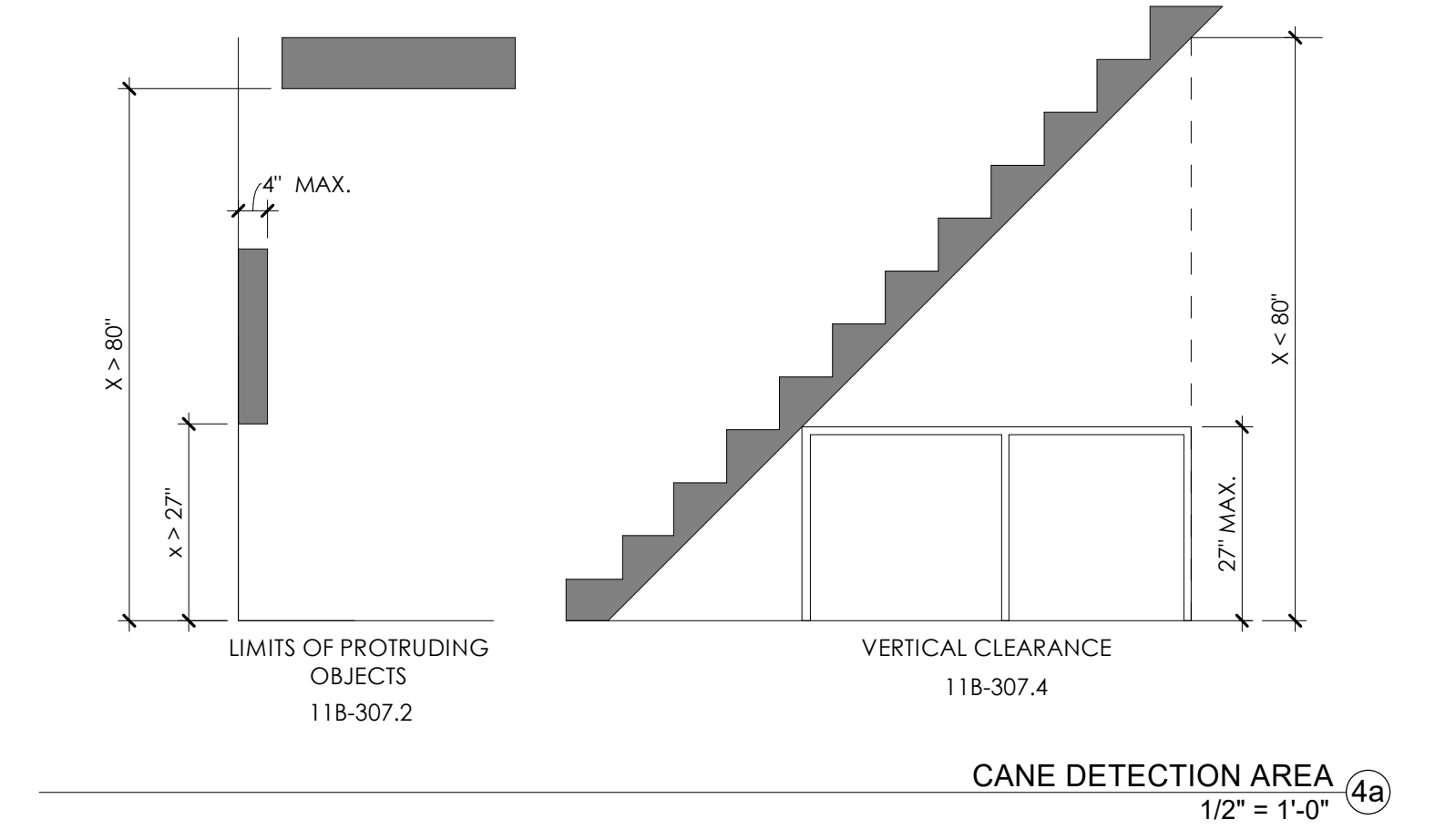
DOOR ACCESSORY MOUNTING HEIGHTS

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



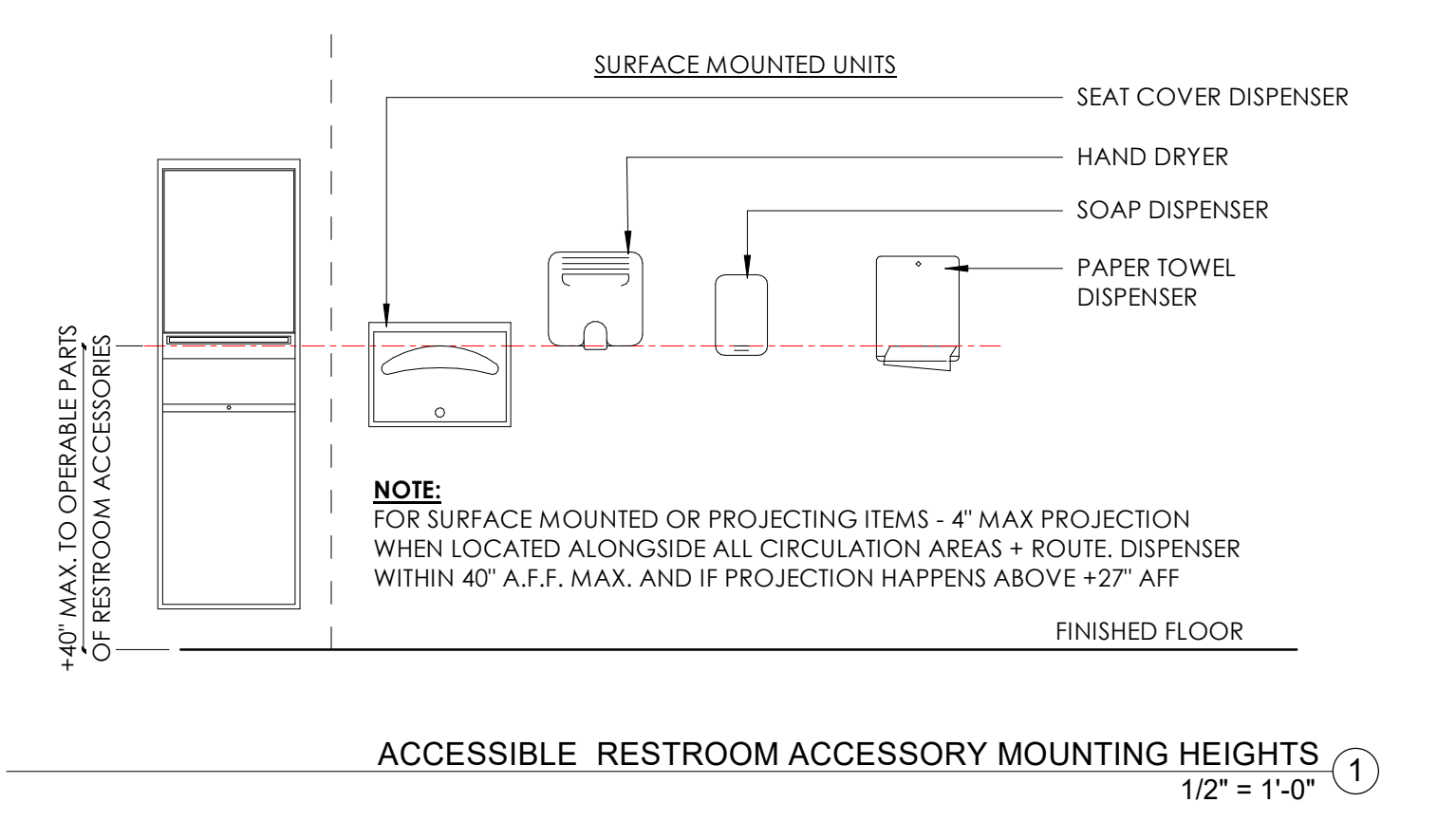
ACCESSIBLE LAVATORY

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



CANE DETECTION AREA

1/2" = 1'-0"



ACCESSIBLE RESTROOM ACCESSORY MOUNTING HEIGHTS

1/2" = 1'-0"



REVISIONS		
Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/2021 Scale: As indicated
SRA Project Number: 2047

ACCESSIBILITY REQUIREMENTS

G003

CONSTRUCTION BMP GENERAL NOTES

PRIOR TO ANY SOIL DISTURBANCE, TEMPORARY EROSION AND SEDIMENT CONTROL SHALL BE INSTALLED BY THE CONTRACTOR OR QUALIFIED PERSON(S) AS INDICATED BELOW:

1. ALL REQUIREMENTS OF THE CITY OF SAN DIEGO "LAND DEVELOPMENT MANUAL, STORM WATER STANDARDS" MUST BE INCORPORATED INTO THE DESIGN AND CONSTRUCTION OF THE PROPOSED GRADING/IMPROVEMENTS CONSISTENT WITH THE APPROVED STORM WATER POLLUTION PREVENTION PLAN (SWPPP) AND/OR WATER POLLUTION CONTROL PLAN (WPCP) FOR CONSTRUCTION LEVEL BMP'S AND, IF APPLICABLE, THE STORM WATER QUALITY MANAGEMENT PLAN (SWQMP) FOR POST CONSTRUCTION TREATMENT CONTROL BMP'S.
 2. THE CONTRACTOR SHALL INSTALL AND MAINTAIN ALL STORM DRAIN INLETS. INLET PROTECTION IN THE PUBLIC RIGHT OF WAY MAY BE TEMPORARILY REMOVED WHERE IT IS PRONE TO FLOODING PRIOR TO A RAIN EVENT AND REINSTALLED AFTER RAIN IS OVER.
 3. ALL CONSTRUCTION BMP'S SHALL BE INSTALLED AND PROPERLY MAINTAINED THROUGHOUT THE DURATION OF CONSTRUCTION.
 4. THE CONTRACTOR SHALL ONLY GRADE, INCLUDING CLEARING AND GRUBBING, AREAS FOR WHICH THE CONTRACTOR OR QUALIFIED PERSON CAN PROVIDE EROSION AND SEDIMENT CONTROL MEASURES.
 5. THE CONTRACTOR IS RESPONSIBLE FOR ENSURING THAT ALL SUB-CONTRACTORS AND SUPPLIERS ARE AWARE OF ALL STORM WATER QUALITY MEASURES AND IMPLEMENT SUCH MEASURES. FAILURE TO COMPLY WITH THE APPROVED SWPPP/WPCP WILL RESULT IN THE ISSUANCE OF CORRECTION NOTICES, CITATIONS, CIVIL PENALTIES AND/OR STOP WORK NOTICES.
 6. THE CONTRACTOR OR QUALIFIED PERSON SHALL BE RESPONSIBLE FOR CLEANUP OF ALL SILT, DEBRIS AND MUD ON AFFECTED AND ADJACENT STREET(S) AND WITHIN STORM DRAIN SYSTEM DUE TO CONSTRUCTION VEHICLES/EQUIPMENT AND CONSTRUCTION ACTIVITY AT THE END OF EACH WORK DAY.
 7. THE CONTRACTOR SHALL PROTECT NEW AND EXISTING STORM WATER CONVEYANCE SYSTEMS FROM SEDIMENTATION, CONCRETE RINSE, OR OTHER CONSTRUCTION RELATED DEBRIS AND DISCHARGES WITH THE APPROPRIATE BMP'S THAT ARE ACCEPTABLE TO THE ENGINEER AND AS INDICATED IN THE SWPPP/WPCP.
 8. THE CONTRACTOR OR QUALIFIED CONTACT PERSON SHALL CLEAR DEBRIS, SILT, AND MUD FROM ALL DITCHES AND SWALES PRIOR TO AND WITHIN 3 BUSINESS DAYS AFTER EACH RAIN EVENT OR PRIOR TO THE NEXT RAIN EVENT, WHICHEVER IS SOONER.
 9. IF A NON-STORMWATER DISCHARGE LEAVES THE SITE, THE CONTRACTOR SHALL IMMEDIATELY STOP THE ACTIVITY AND REPAIR THE DAMAGES. THE CONTRACTOR SHALL NOTIFY THE CITY RESIDENT ENGINEER OF THE DISCHARGE, PRIOR TO RESUMING CONSTRUCTION ACTIVITY. ANY AND ALL WASTE MATERIAL, SEDIMENT, AND DEBRIS FROM EACH NON-STORMWATER DISCHARGE SHALL BE REMOVED FROM THE STORM DRAIN CONVEYANCE SYSTEM AND PROPERLY DISPOSED OF BY THE CONTRACTOR.
 10. EQUIPMENT AND WORKERS FOR EMERGENCY WORK SHALL BE MADE AVAILABLE AT ALL TIMES. ALL NECESSARY MATERIALS SHALL BE STOCKPILED ON SITE AT CONVENIENT LOCATIONS TO FACILITATE RAPID DEPLOYMENT OF CONSTRUCTION BMP'S WHEN RAIN IS IMMINENT.
 11. THE CONTRACTOR SHALL RESTORE AND MAINTAIN ALL EROSION AND SEDIMENT CONTROL BMP'S TO WORKING ORDER YEAR ROUND.
 12. THE CONTRACTOR SHALL INSTALL ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES DUE TO GRADING INACTIVITY OR UNFORESEEN CIRCUMSTANCES TO PREVENT NON-STORM WATER AND SEDIMENT-LADEN DISCHARGES.
 13. THE CONTRACTOR SHALL BE RESPONSIBLE AND SHALL TAKE NECESSARY PRECAUTIONS TO PREVENT PUBLIC TRESPASS ONTO AREAS WHERE IMPOUNDED WATERS CREATE A HAZARDOUS CONDITION.
 14. ALL EROSION AND SEDIMENT CONTROL MEASURES PROVIDED PER THE APPROVED SWPPP/WPCP SHALL BE INSTALLED AND MAINTAINED. ALL EROSION AND SEDIMENT CONTROL FOR INTERIM CONDITIONS SHALL BE PROPERLY DOCUMENTED AND INSTALLED TO THE SATISFACTION OF THE RESIDENT ENGINEER.
 15. UPON NOTIFICATION BY THE RESIDENT ENGINEER, THE CONTRACTOR SHALL ARRANGE FOR MEETINGS DURING OCTOBER 1ST TO APRIL 30TH FOR PROJECT TEAM (GENERAL CONTRACTOR, QUALIFIED PERSON, EROSION CONTROL SUBCONTRACTOR IF ANY, ENGINEER OF WORK, OWNER/DEVELOPER AND THE RESIDENT ENGINEER) TO EVALUATE THE ADEQUACY OF THE EROSION AND SEDIMENT CONTROL MEASURES AND OTHER BMP'S RELATIVE TO ANTICIPATED CONSTRUCTION ACTIVITIES.
 16. THE CONTRACTOR SHALL CONDUCT VISUAL INSPECTIONS DAILY AND MAINTAIN ALL BMP'S AS NEEDED. VISUAL INSPECTIONS AND MAINTENANCE OF ALL BMP'S SHALL BE CONDUCTED BEFORE, DURING AND AFTER EVERY RAIN EVENT AND EVERY 24 HOURS DURING ANY PROLONGED RAIN EVENT. THE CONTRACTOR SHALL MAINTAIN AND REPAIR ALL BMP'S AS SOON AS POSSIBLE AS SAFETY ALLOWS.
 17. CONSTRUCTION ENTRANCE AND EXIT AREA. TEMPORARY CONSTRUCTION ENTRANCE AND EXITS SHALL BE CONSTRUCTED IN ACCORDANCE WITH CASQA FACT SHEET TC-10R CALTRANS FACT SHEET TC-01 TO PREVENT TRACKING OF SEDIMENT AND OTHER POTENTIAL POLLUTANTS ONTO PAVED SURFACES AND TRAVELED WAYS. WIDTH SHALL BE 10' OR THE MINIMUM NECESSARY TO ACCOMMODATE VEHICLES AND EQUIPMENT WITHOUT BYPASSING THE ENTRANCE.
- (a) NON-STORMWATER DISCHARGES SHALL BE EFFECTIVELY MANAGED PER THE SAN DIEGO MUNICIPAL CODE CHAPTER 4, ARTICLE 3, DIVISION 3 "STORM WATER MANAGEMENT AND DISCHARGE CONTROL".

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(658) 637-3000
www.jfsd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.6153

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN



REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 02/15/16 Scale: AS SHOWN

SRA Project Number: 2047

BMP NOTES



C-2

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfsd.org

PROJECT TEAM

(REFER TO COVER SHEET FOR CONTACT INFORMATION)

ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.0153

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS O'BRIEN

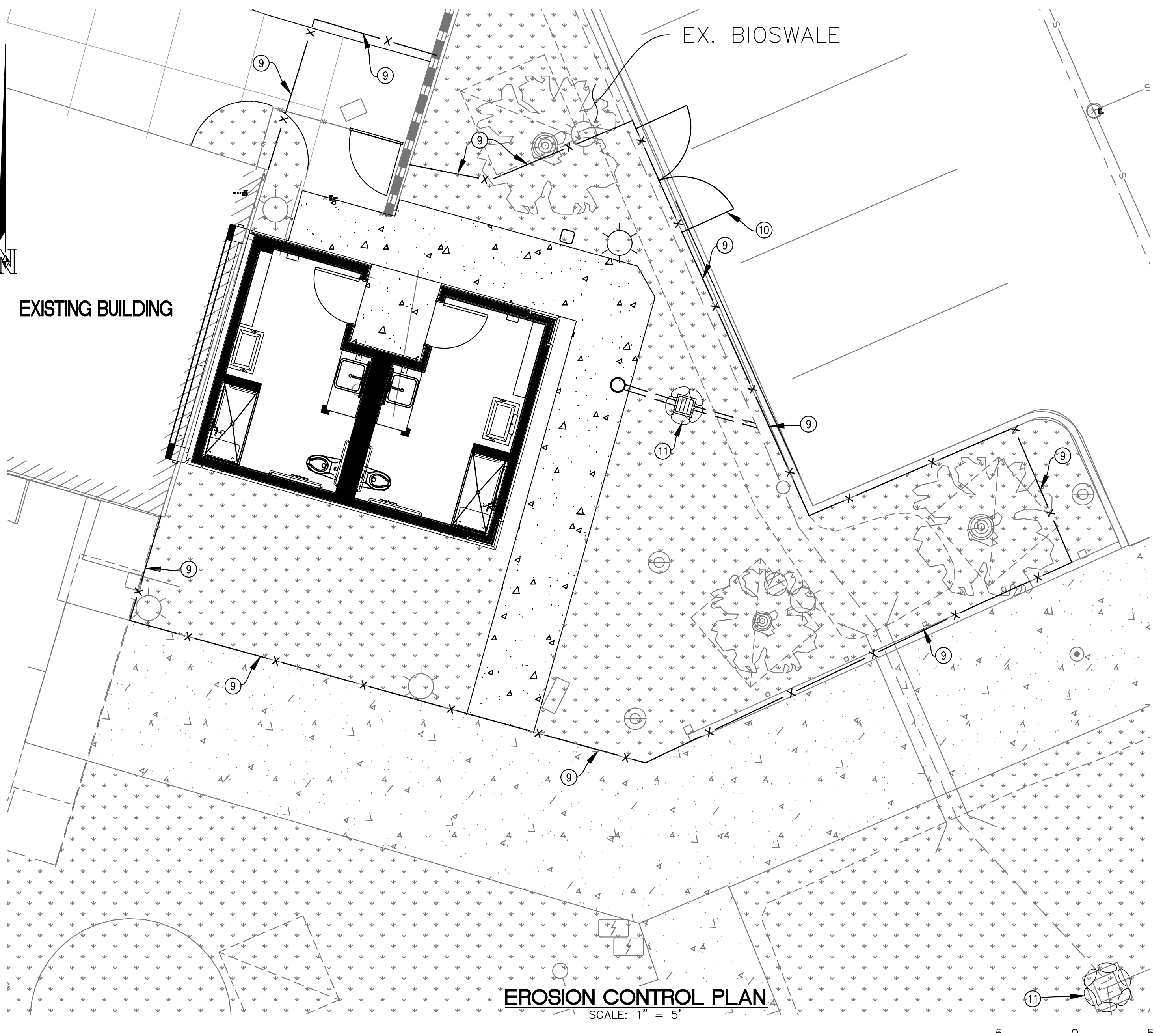
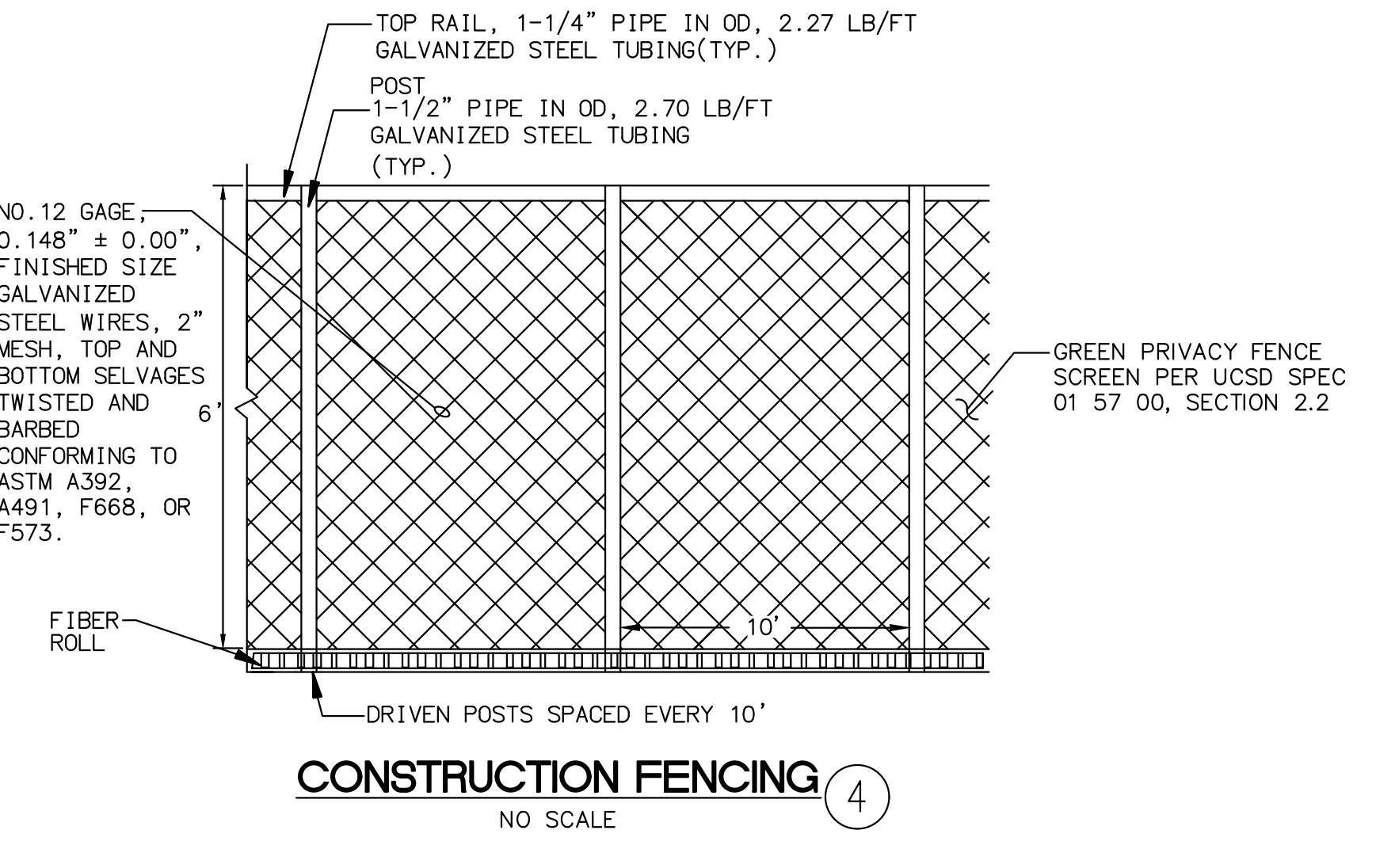
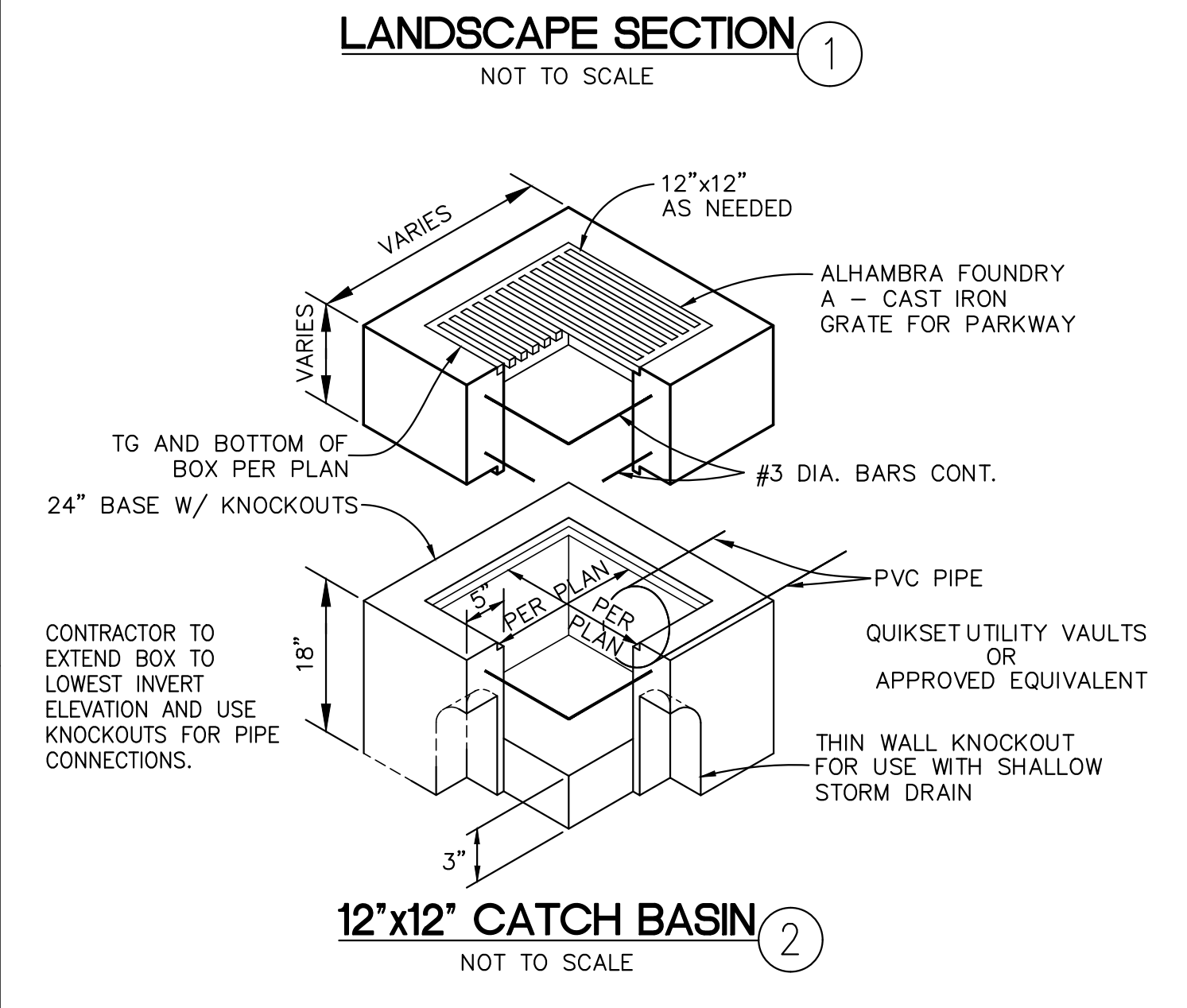
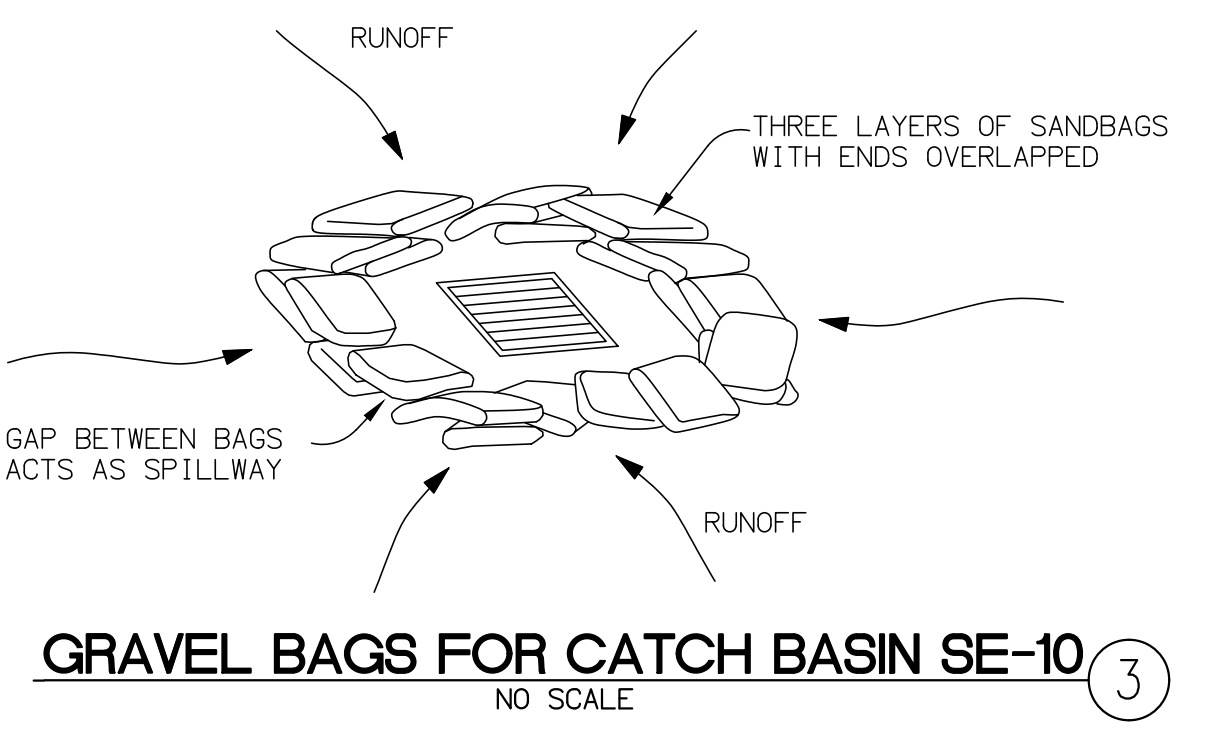
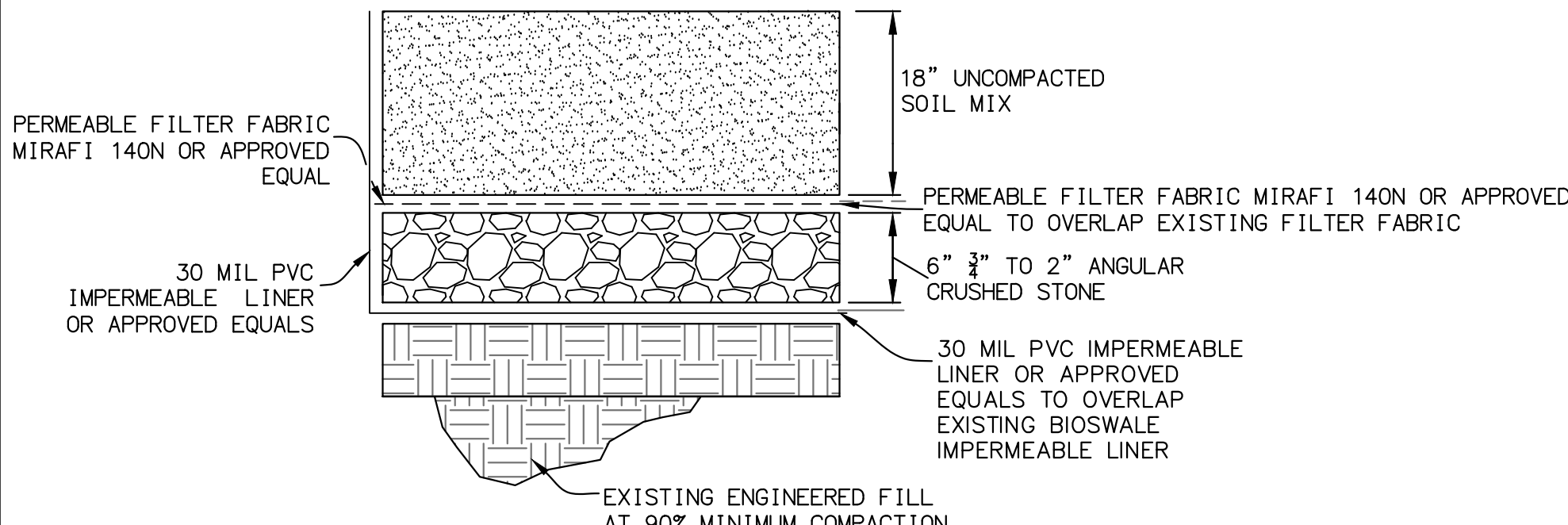
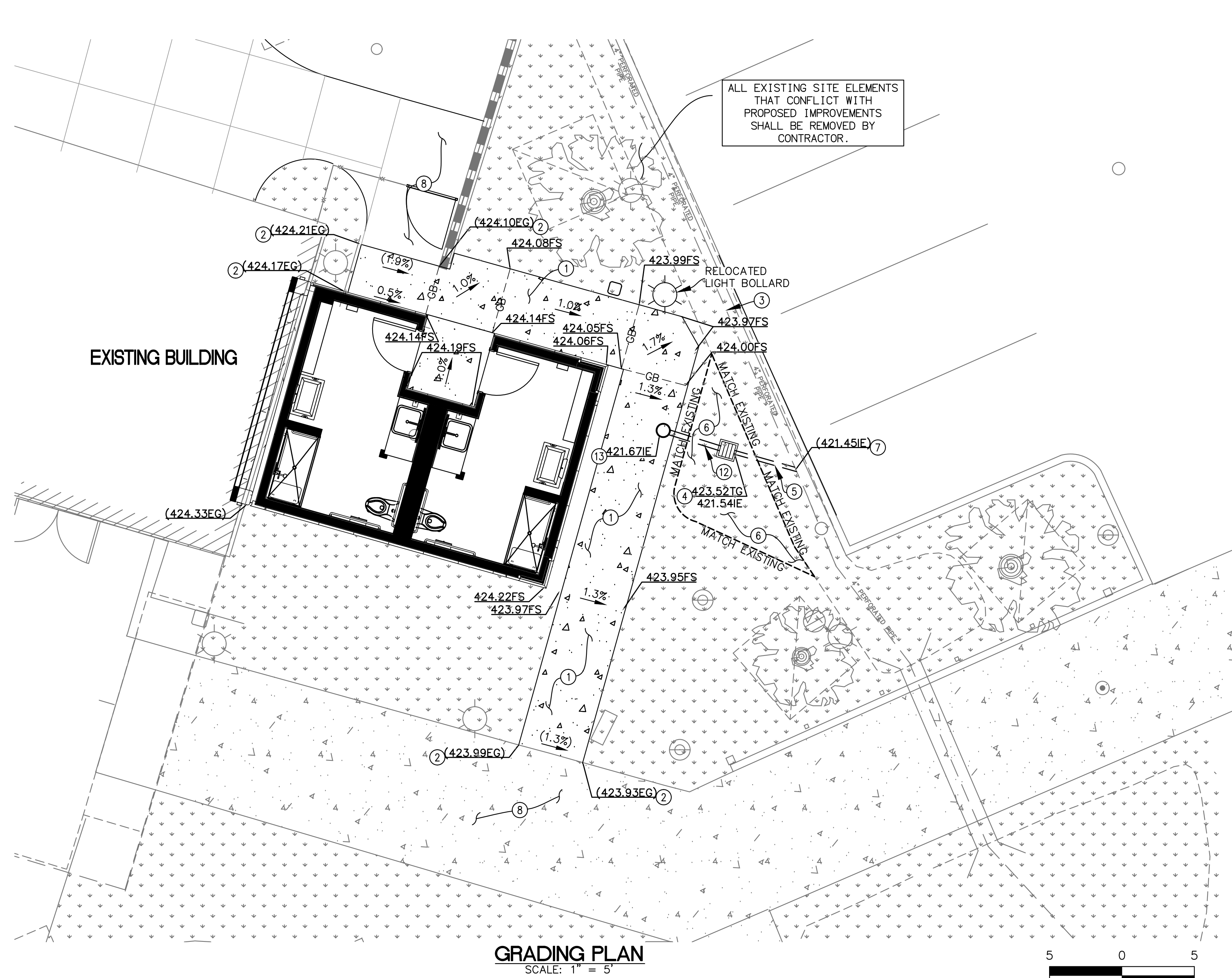
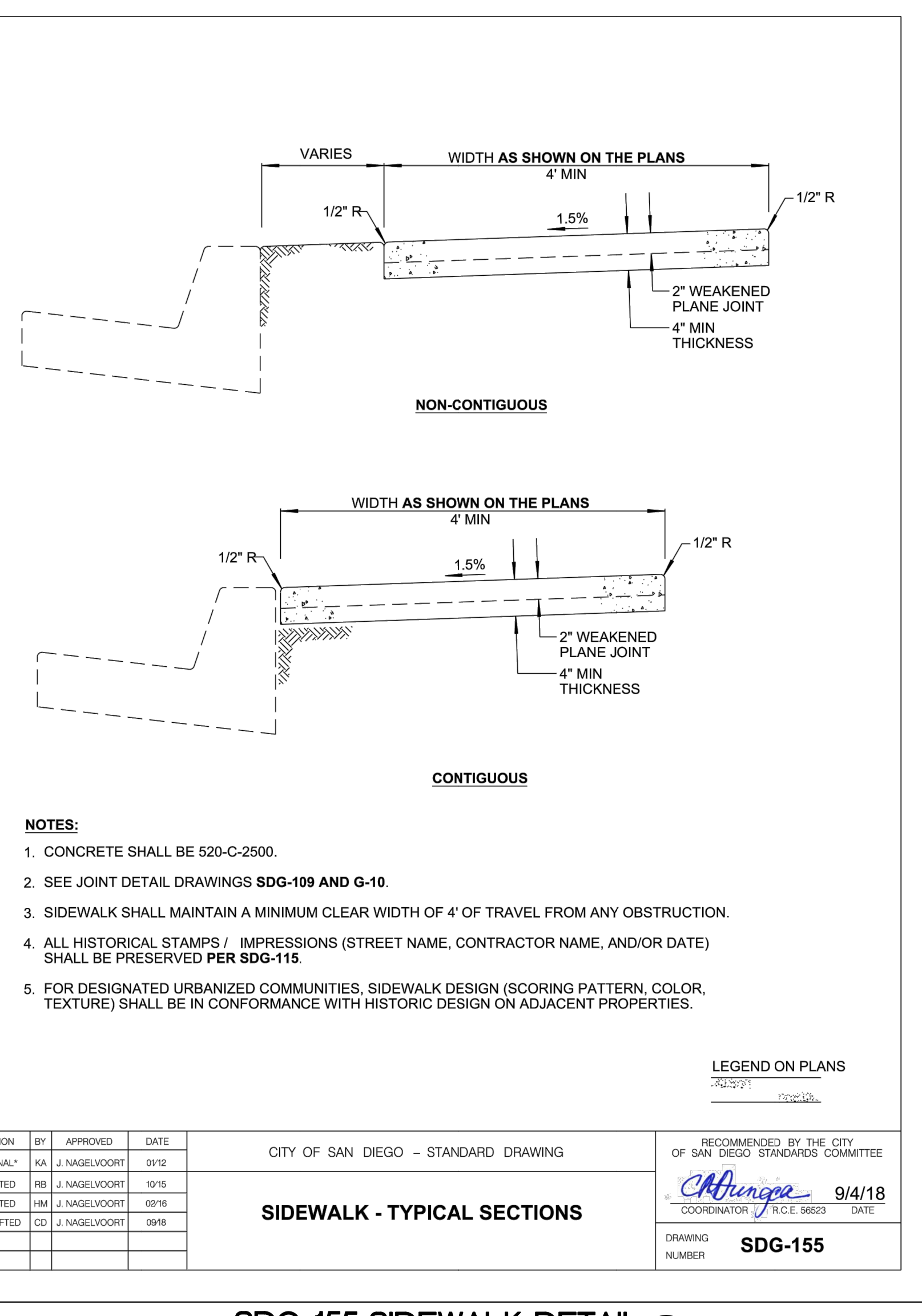
CONSTRUCTION NOTES

- ① PROPOSED CONCRETE WALKWAY PER SDG-155 DETAIL 5, THIS SHEET
- ② CONNECT TO EXISTING CONCRETE WALKWAY
- ③ PROTECT EXISTING 4" PVC PERFORATED PIPE
- ④ PROPOSED 12" x 12" CATCH BASIN PER DETAIL 2, THIS SHEET
- ⑤ PROPOSED 4.4' OF 4" SDR-35 PIPE AT 2.0% SLOPE
- ⑥ PROPOSED LANDSCAPE AREA PER DETAIL 1 THIS SHEET
- ⑦ CONNECT PROPOSED 4" PIPE TO EXISTING 4" PERFORATED PIPE
- ⑧ PROTECT EXISTING CONCRETE SIDEWALK
- ⑨ PROPOSED CHAINLINK CONSTRUCTION FENCING WITH GREEN MESH PER DETAIL 4 ON THIS SHEET. ACTUAL LOCATION OF FENCING SHALL BE ADJUSTED IN THE FIELD
- ⑩ PROPOSED TEMPORARY CONSTRUCTION GATE
- ⑪ PROPOSED GRAVEL BAG INLET PROTECTION PER SE-10 AND DETAIL 3, THIS SHEET
- ⑫ PROPOSED 3.6' OF 4" SDR-35 PIPE AT 2.0% SLOPE
- ⑬ PROPOSED STORM DRAIN POC REFER TO PLUMBING PLANS FOR CONTINUATION

TOTAL DISTURBANCE AREA: 716 SF
PROPOSED AMOUNT OF IMPERVIOUS AREA: 586 SF
NOTE: IMPERVIOUS AREA SHALL INCLUDE: ROOF, SIDEWALK, PARKING AREA, WALKWAYS, POOLS, POOL DECKS ETC.

LEGEND

- COL COLUMN OR SUPPORT BEAM
- SEB SUB EMITTER BOX
- AREA DRAIN
- COMMON TREE
- COURTYARD LIGHT FIXTURE
- DOUBLE DOOR
- ELECTRICAL PULLBOX
- GUARD POST
- IRRIGATION VALVE
- SEWER CLEANOUT
- SDO STORM DRAIN CLEANOUT
- BUILDING LINE
- BUILDING OVERHANG
- EXISTING CONCRETE PAVING
- FENCE
- WALL
- ELECTRICAL LINE PER MARKOUT
- EXISTING LANDSCAPE AREA



REVISIONS		
Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

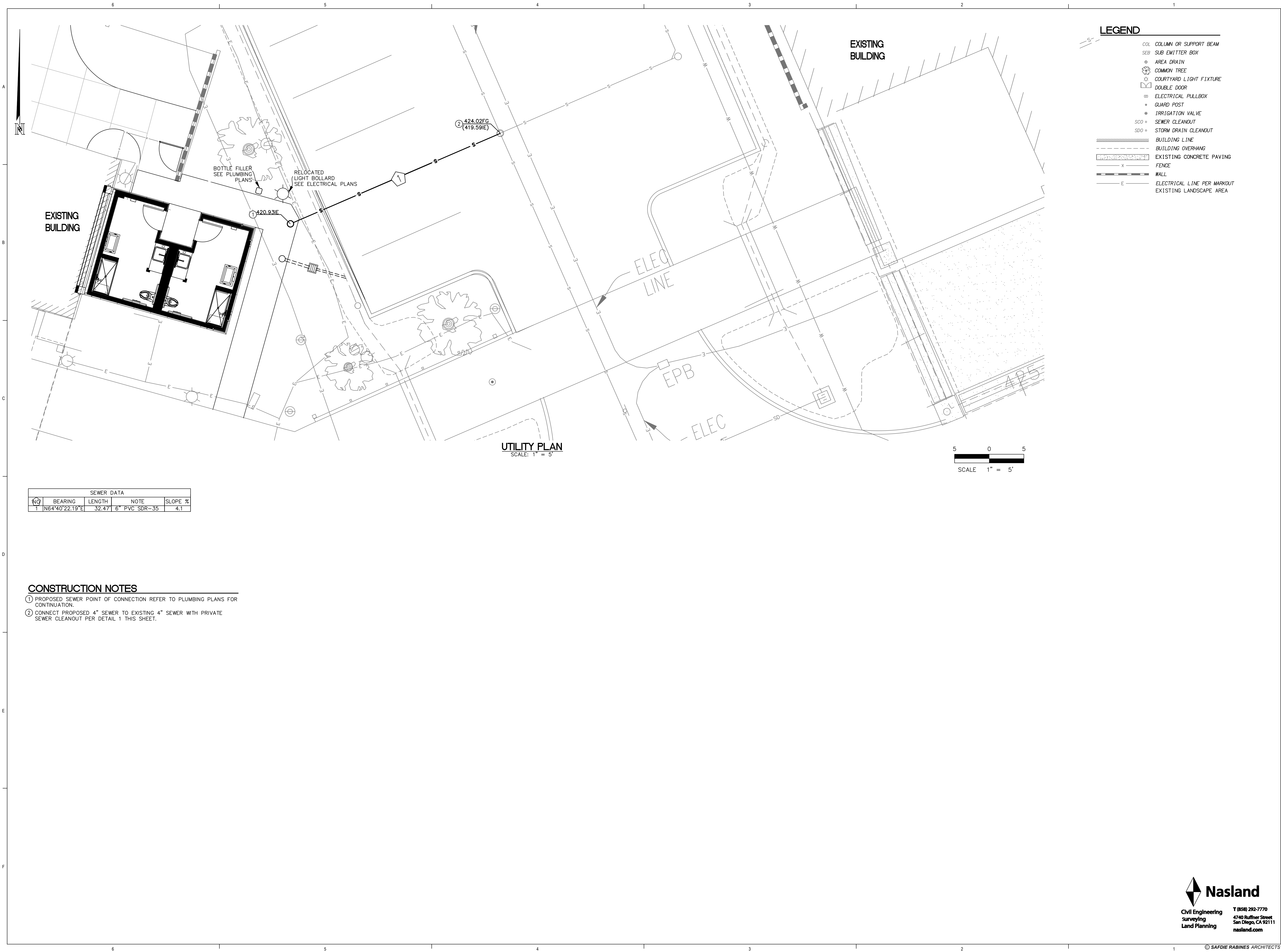
Issue Date: 02/15/16 Scale: AS SHOWN
SRA Project Number: 2047

GRADING PLAN & EROSION CONTROL PLAN

C-3

Nasland
Civil Engineering
Surveying
Land Planning
nasland.com
T (619) 292-7770
4740 Ruffner Street
San Diego, CA 92111

© SAFDIE RABINES ARCHITECTS



JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfsd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.6153

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN



REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 02/15/16 Scale: AS SHOWN
SRA Project Number: 2047

Nasland
Civil Engineering
Surveying
Land Planning

T (619) 292-7770
4740 Ruffner Street
San Diego, CA 92111
nasland.com

C-4



SITE PLAN GENERAL NOTES

1. NOTES ON THIS SHEET ARE AN ACCUMULATION OF ITEMS ON THE PLANS, ELEVATIONS, AND SECTION PLANS; NOT ALL ITEMS ARE FOUND ON EACH SHEET.
2. NOT ALL UNDERGROUND AND ABOVE GROUND UTILITIES AND EQUIPMENT ARE SHOWN IN THESE DRAWINGS.
3. NOT ALL PROJECT ITEMS ARE SHOWN IN THESE DRAWINGS. ITEMS SHOWN ARE FOR GRAPHIC PURPOSES AND SHALL BE VERIFIED WITH THE APPROPRIATE DISCIPLINES FOR ADDITIONAL DETAILED INFORMATION - REQUIREMENTS, CONTRACTOR TO COORDINATE ALL PROJECT ITEMS.
4. REFER TO RESPECTIVE DISCIPLINE DRAWINGS FOR ADDITIONAL INFORMATION.
5. REFER TO G003 FOR RESTROOM ACCESSIBILITY DETAILS.
6. SEE SHEET A800 FOR DOOR AND GATE SCHEDULE
7. EXISTING TREES TO REMAIN ON SITE WITHIN 10-FT OF THE AREA OF WORK WILL BE PROTECTED IN PLACE. THE FOLLOWING PROTECTION MEASURES WILL BE PROVIDED:
 - A. A BRIGHT YELLOW OR ORANGE TEMPORARY FENCE WILL BE PLACED AROUND EXISTING TREES AT THE DRIP LINE.
 - B. STOCKPILING, TOPSOIL DISTURBANCE, VEHICLE USE, AND MATERIAL STORAGE OF ANY KIND IS PROHIBITED WITHIN THE DRIP LINE.
 - C. A TREE WATERING SCHEDULE WILL BE MAINTAINED AND DOCUMENTED DURING CONSTRUCTION.
 - D. ALL DAMAGED TREES WILL BE REPLACED WITH ONE OF EQUAL OR GREATER SIZE.
8. IF ANY REQUIRED LANDSCAPE INDICATED ON THE APPROVED CONSTRUCTION DOCUMENT PLANS IS DAMAGED OR REMOVED, IT SHALL BE REPAIRED AND/OR REPLACED IN KIND AND EQUIVALENT SIZE PER THE APPROVED DOCUMENTS TO THE SATISFACTION OF THE DEVELOPMENT SERVICES DEPARTMENT WITHIN 30 DAYS OF DAMAGE.

LEGEND

- PROPERTY LINE
- - - - - NEW ADA PATH
- - - - - (E) ADA PATH
- [Symbol] (E) LANDSCAPING

PATH OF TRAVEL NOTES

"DESIGN PROFESSIONAL IN GENERAL RESPONSIBLE CHARGE STATEMENT: THE POT IDENTIFIED IN THESE CONSTRUCTION DOCUMENTS MEETS THE REQUIREMENTS OF THE CURRENT APPLICABLE CALIFORNIA BUILDING CODE (CBC) ACCESSIBILITY PROVISIONS FOR PATH OF TRAVEL REQUIREMENTS FOR ALTERATIONS, ADDITIONS AND STRUCTURAL REPAIRS. AS PART OF THE DESIGN OF THIS PROJECT, THE POT WAS EXAMINED AND ANY ELEMENTS, COMPONENTS OR PORTIONS OF THE POT THAT WERE DETERMINED TO BE NONCOMPLIANT WITH THE CBC HAVE BEEN IDENTIFIED AND THE CORRECTIVE WORK NECESSARY TO BRING THEM INTO COMPLIANCE HAS BEEN INCLUDED WITHIN THE SCOPE OF THIS PROJECT'S WORK THROUGH DETAILS, DRAWINGS AND SPECIFICATIONS INCORPORATED INTO THESE CONSTRUCTION DOCUMENTS. ANY NONCOMPLIANT ELEMENTS, COMPONENTS OR PORTIONS OF THE POT THAT WILL NOT BE CORRECTED BY THIS PROJECT BASED ON VALUATION THRESHOLD LIMITATIONS OR A FINDING OF UNREASONABLE HARDSHIP ARE INDICATED IN THESE CONSTRUCTION DOCUMENTS.

DURING CONSTRUCTION, IF POT ITEMS WITHIN THE SCOPE OF THE PROJECT REPRESENTED AS CBC COMPLIANT ARE FOUND TO BE NONCOMFORMING BEYOND REASONABLE CONSTRUCTION TOLERANCES, THE ITEMS SHALL BE BROUGHT INTO COMPLIANCE WITH THE CBC AS A PART OF THIS PROJECT BY MEANS OF A CONSTRUCTION CHANGE DOCUMENT.

11B-2024 PATH OF TRAVEL REQUIREMENTS IN ALTERATIONS, ADDITIONS AND STRUCTURAL REPAIRS: WHEN ALTERATIONS OR ADDITIONS ARE MADE TO EXISTING BUILDINGS OR FACILITIES, AN ACCESSIBLE PATH OF TRAVEL TO THE SPECIFIC AREA OF ALTERATION OR ADDITION SHALL BE PROVIDED. THE PRIMARY PATH OF TRAVEL SHALL INCLUDE:

1. A PRIMARY ENTRANCE TO THE BUILDING OR FACILITY,
2. TOILET AND BATHING FACILITIES SERVING THE AREA,
3. DRINKING FOUNTAINS SERVING THE AREA,
4. PUBLIC TELEPHONES SERVING THE AREA, AND
5. SIGNS AS REQUIRED

2019 CBC SECTION 202:
 PATH OF TRAVEL, (DSA-AC) AN IDENTIFIABLE ACCESSIBLE ROUTE WITHIN AN EXISTING SITE, BUILDING OR FACILITY BY MEANS OF WHICH A PARTICULAR AREA MAY BE APPROACHED, ENTERED AND EXITED, AND WHICH CONNECTS A PARTICULAR AREA WITH AN EXTERIOR APPROACH (INCLUDING SIDEWALKS, STREETS AND PARKING AREAS), AN ENTRANCE TO THE FACILITY, AND OTHER PARTS OF THE FACILITY. WHEN ALTERATIONS, STRUCTURAL REPAIRS OR ADDITIONS ARE MADE TO EXISTING BUILDINGS OR FACILITIES, THE TERM "PATH OF TRAVEL" ALSO INCLUDES THE TOILET AND BATHING FACILITIES, TELEPHONES, DRINKING FOUNTAINS AND SIGNS SERVING THE AREA OF WORK.

PATH OF TRAVEL, TECHNICAL REQUIREMENTS FOR ACCESSIBLE ROUTE: ACCESSIBLE PATH OF TRAVEL AS INDICATED ON PLAN IS A BARRIER-FREE ACCESS ROUTE WITHOUT ABRUPT LEVEL CHANGES EXCEEDING 1/2" IF BEVELED AT 1:2 MAXIMUM SLOPE OR VERTICAL LEVEL CHANGES NOT EXCEEDING 1/4" MAXIMUM AND AT LEAST 48" WIDTH SURFACE IS STABLE, FIRM, AND SLIP-RESISTANT. CROSS-SLOPE SHALL NOT BE STEEPER THAN 1:20. ACCESSIBLE PATH OF TRAVEL SHALL BE MAINTAINED FREE OF OVERHANGING OBSTRUCTIONS TO 80" MINIMUM AND FREE OF OBJECTS PROTRUDING MORE THAN 4" FROM THE WALL, ABOVE 27" AND LESS THAN 80" ABOVE THE FLOOR. ARCHITECT SHALL VERIFY THAT THERE ARE NO BARRIERS IN THE PATH OF TRAVEL.

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
 JEWISH FAMILY SERVICE OF SAN DIEGO
 8804 BALBOA AVENUE
 SAN DIEGO, CA 92123
 (619) 537-3000
 www.jfssd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

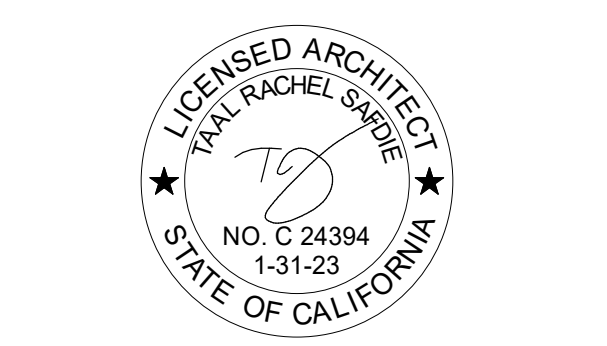
ARCHITECT
Safdie Rabines Architects
 925 Fort Stockton Drive
 San Diego, CA 92103
 PH: 619.297.0153

CIVIL ENGINEERS:
 NASLAND ENGINEERING

STRUCTURAL ENGINEER:
 IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
 DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
 SALAS OBRIEN



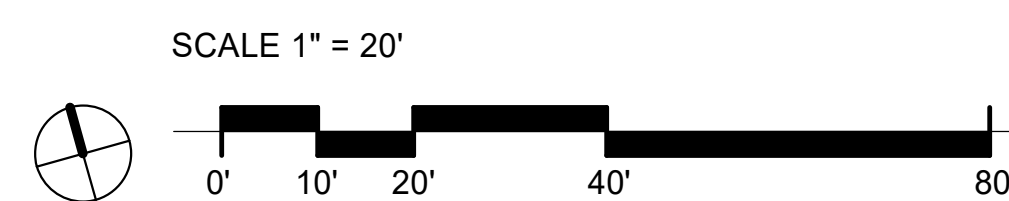
REVISIONS

Number	Description	Date
00	RESUBMITTAL 2 SET	07/05/2022

Issue Date: 11/17/2021 Scale: As indicated
 SRA Project Number: 2047

SITE PLAN

A001



JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfssd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

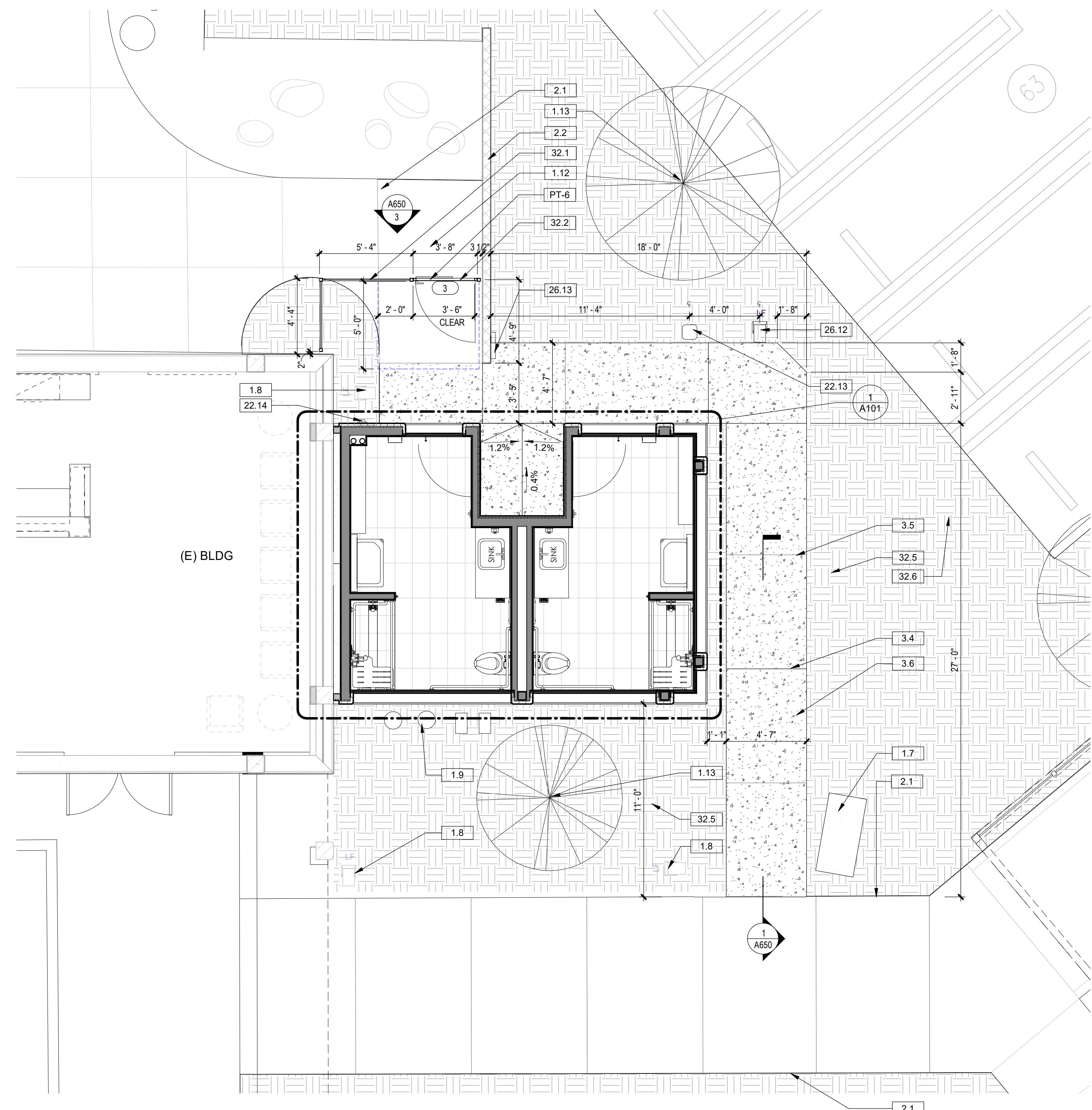
ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.0153

CIVIL ENGINEER:
NASLAND ENGINEERING

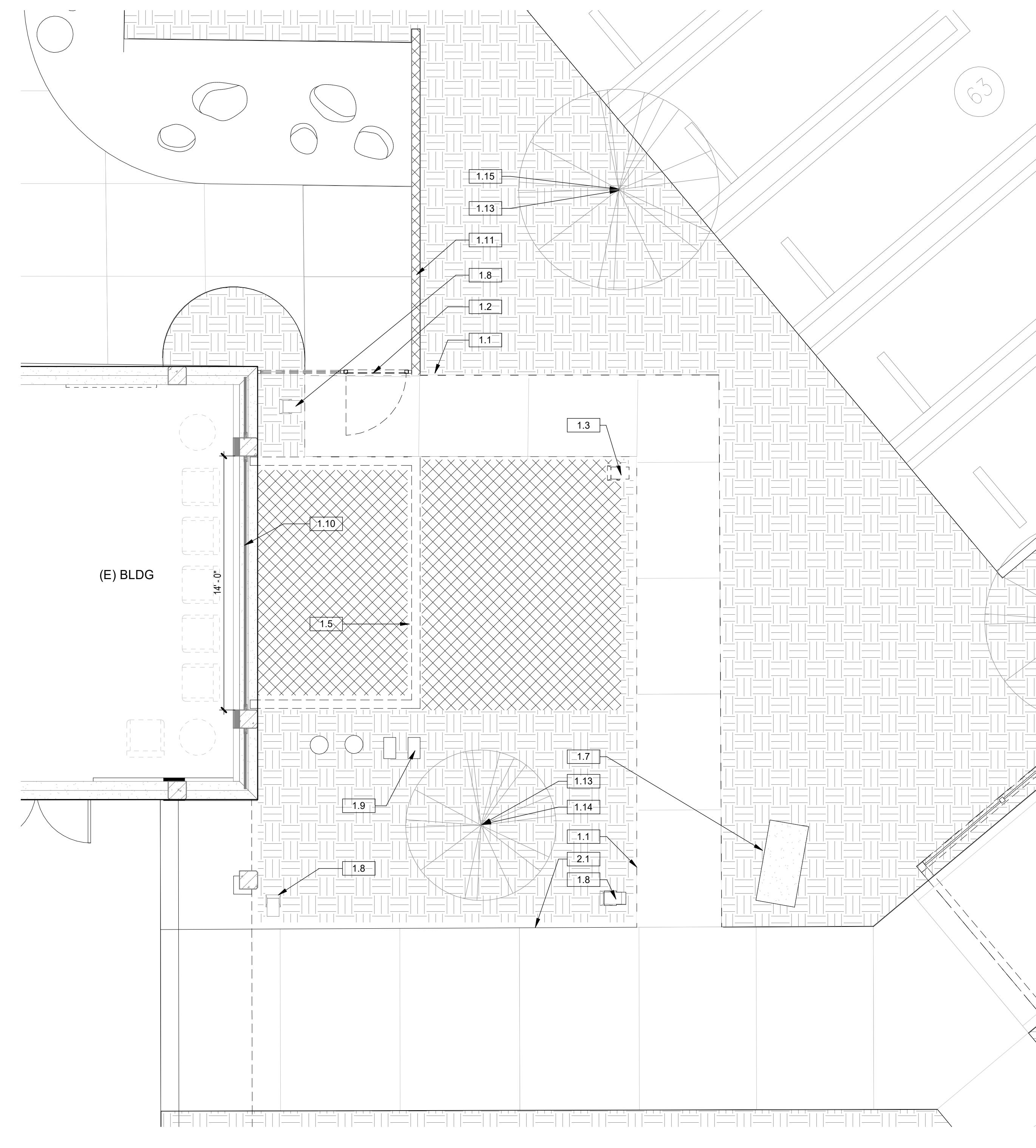
STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN

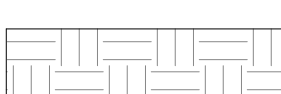

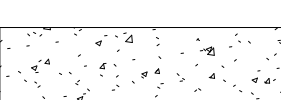


ENLARGED SITE PLAN - PROPOSED
1/4" = 1'-0" ②



ENLARGED SITE PLAN - DEMO
1/4" = 1'-0" ①

LEGEND

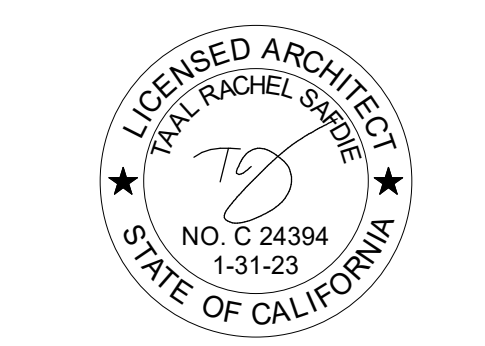
-  (E) LANDSCAPING
-  DEMO LANDSCAPING
-  NEW CONCRETE WALKWAY

KEYNOTES

- | | |
|---|--|
| 1.1 DEMO PORTION OF CONCRETE WALKWAY | 2.2 EXISTING MASONRY WALL |
| 1.2 DEMO WIRE MESH STEEL FENCE & GATE - ENSURE FINISHED SURFACE IS LEVEL | 3.4 CONCRETE EXPANSION JOINT - MATCH EXISTING |
| 1.3 DEMO FOOTING | 3.5 CONCRETE CONTROL JOINT - MATCH EXISTING |
| 1.5 DEMO PLANTER | 3.6 CONCRETE WALKWAY - MATCH EXISTING COLOR AND TEXTURE |
| 1.7 PROTECT (E) MONUMENT SIGN IN PLACE | 22.13 BOTTLE FILLER, REF. PLUMBING |
| 1.8 PROTECT (E) LIGHT BOLLARD IN PLACE | 22.14 ROOF DRAIN OVERFLOW DOWNSPOUT |
| 1.9 PROTECT (E) IRRIGATION BOXES | 26.12 RELOCATED BOLLARD LIGHT FIXTURE, REF. ELECTRICAL |
| 1.10 PROTECT (E) GLAZING IN PLACE. INFILL WITH 5/8" PLYWOOD | 26.13 CHARGING LOCKER |
| 1.11 PROTECT (E) SITE WALL | 32.1 WELDED WIRE FENCE (4'-6" TALL) |
| 1.12 DEMO CONCRETE ONLY AS NECESSARY FOR NEW FENCE. PATCH TO MATCH EXISTING WALKWAY | 32.2 WELDED WIRE GATE WITH PANIC HARDWARE |
| 1.13 PROTECT (E) TREES IN PLACE | 32.5 ADJUST (E) IRRIGATION SYSTEM TO PROVIDE HEAD TO HEAD COVERAGE IN REMAINING PLANTING AREAS |
| 1.14 (E) CERCIS MEXICANA / MEXICAN REDBUD / CALIPER = 4" | 32.6 PROVIDE (10) 5 GALLON SUNSET MANZANITA PLANTS |
| 1.15 (E) OLEA EUROPAEA / COMMON OLIVE / CALIPER = 5" | PT-6 EXTERIOR PAINT - MATCH EXISTING METAL FENCE COLOR |
| 2.1 EXISTING CONCRETE WALKWAY | |

GENERAL NOTES

1. EXISTING TREES TO REMAIN ON SITE WITHIN 10-FT OF THE AREA OF WORK WILL BE PROTECTED IN PLACE. THE FOLLOWING PROTECTION MEASURES WILL BE PROVIDED:
A. A BRIGHT YELLOW OR ORANGE TEMPORARY FENCE WILL BE PLACED AROUND EXISTING TREES AT THE DRIP LINE.
B. STOCKPILING, TOPSOIL DISTURBANCE, VEHICLE USE, AND MATERIAL STORAGE OF ANY KIND IS PROHIBITED WITHIN THE DRIP LINE.
C. A TREE WATERING SCHEDULE WILL BE MAINTAINED AND DOCUMENTED DURING CONSTRUCTION.
D. ALL DAMAGED TREES WILL BE REPLACED WITH ONE OF EQUAL OR GREATER SIZE.
2. IF ANY REQUIRED LANDSCAPE INDICATED ON THE APPROVED CONSTRUCTION DOCUMENT PLANS IS DAMAGED OR REMOVED, IT SHALL BE REPAIRED AND/OR REPLACED IN KIND AND EQUIVALENT SIZE PER THE APPROVED DOCUMENTS TO THE SATISFACTION OF THE DEVELOPMENT SERVICES DEPARTMENT WITHIN 30 DAYS OF DAMAGE.
3. SEE SHEET A001 FOR ACCESSIBLE PATH OF TRAVEL.
4. SEE SHEET A000 FOR DOOR, GATE, WINDOW, FINISH SCHEDULES AND WALL TYPES.



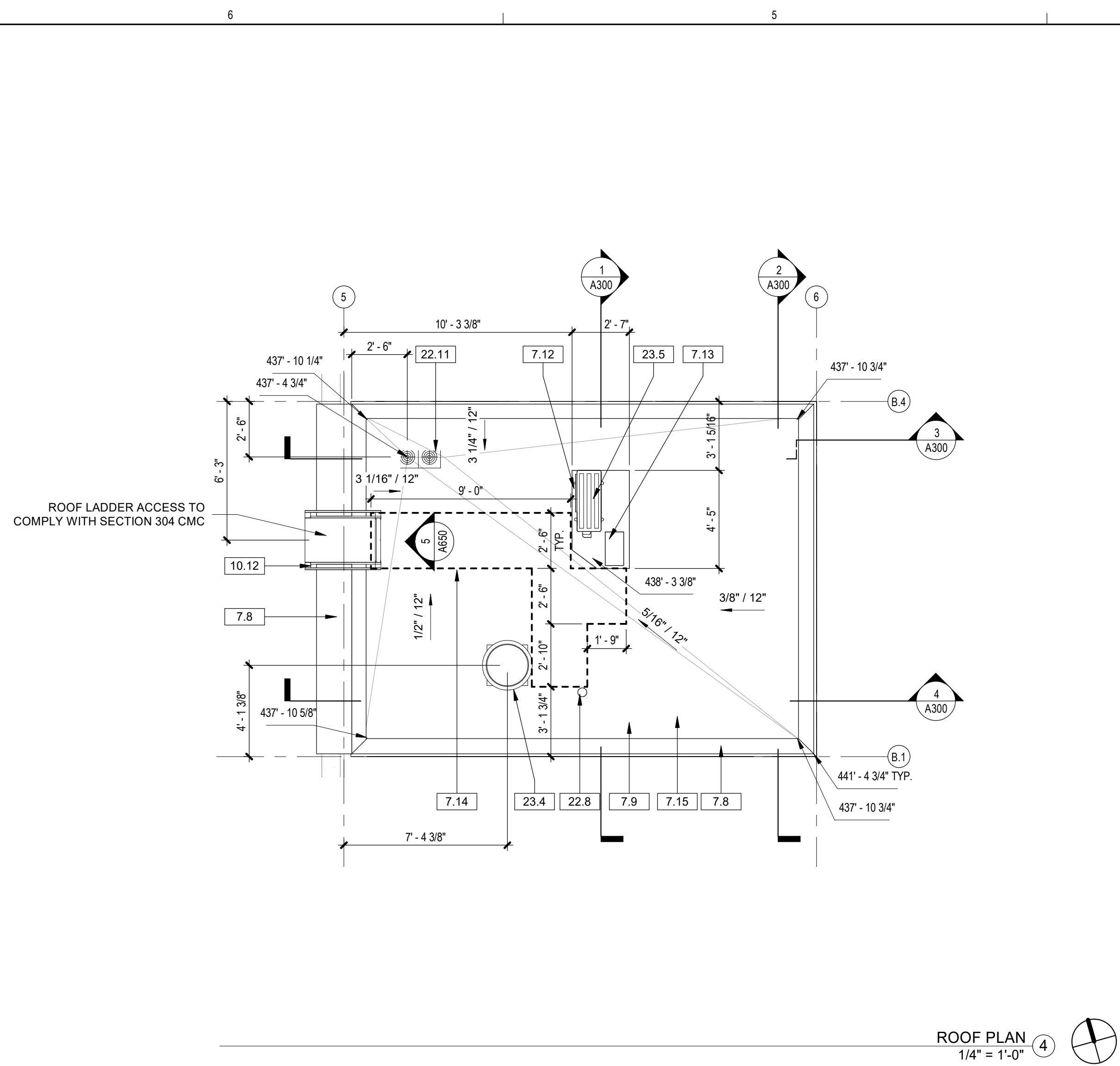
REVISIONS

Number	Description	Date
00	RESUBMITTAL 2 SET	07/05/2022

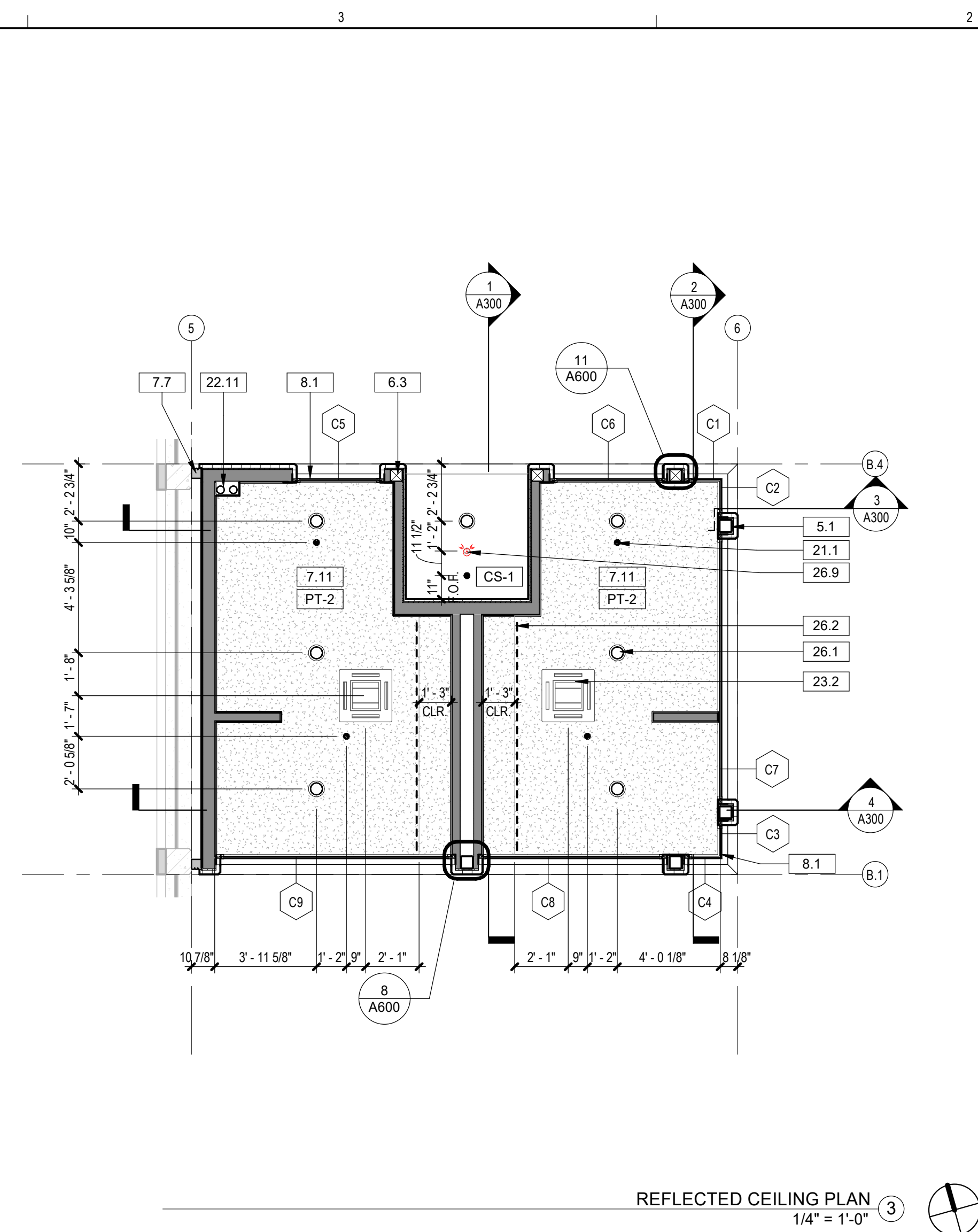
Issue Date: 11/17/2021 Scale: As indicated

SRA Project Number: 2047

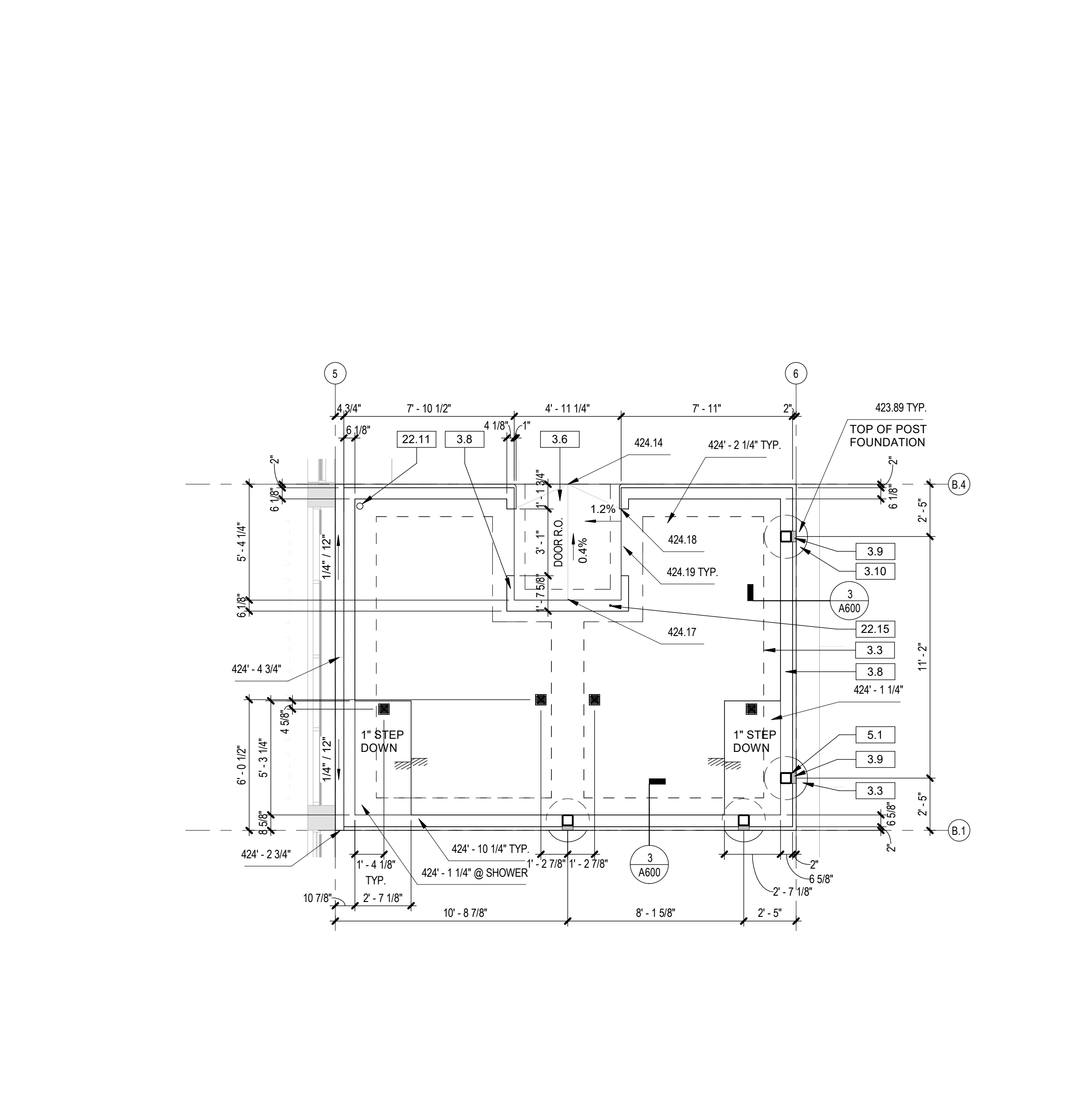
ENLARGED SITE PLANS - DEMO AND PROPOSED
A002



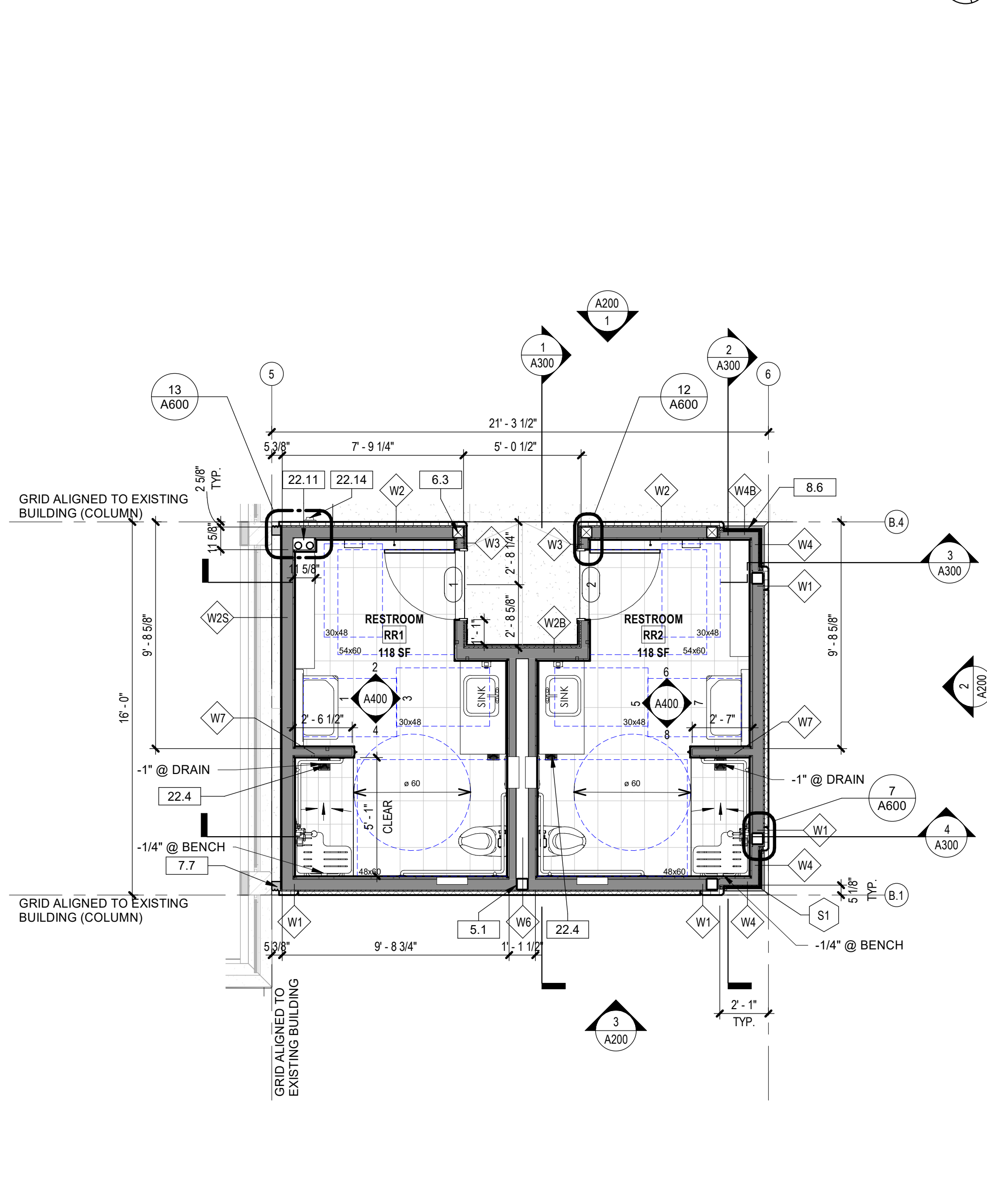
ROOF PLAN
1/4" = 1'-0" 4



REFLECTED CEILING PLAN
1/4" = 1'-0" 3



SLAB PLAN
1/4" = 1'-0" 2



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

GENERAL NOTES

- NOTES ON THIS SHEET ARE AN ACCUMULATION OF ITEMS ON THE PLANS, ELEVATIONS, AND SECTION PLANS; NOT ALL ITEMS ARE FOUND ON EACH SHEET.
- NOT ALL UNDERGROUND AND ABOVE-GROUND UTILITIES AND EQUIPMENT ARE SHOWN IN THESE DRAWINGS.
- NOT ALL PROJECT ITEMS ARE SHOWN IN THESE DRAWINGS. ITEMS SHOWN ARE FOR GRAPHIC PURPOSES AND SHALL BE VERIFIED WITH THE APPROPRIATE DISCIPLINES FOR ADDITIONAL DETAILED INFORMATION + REQUIREMENTS. CONTRACTOR TO COORDINATE ALL PROJECT ITEMS.
- REFER TO RESPECTIVE DISCIPLINE DRAWINGS FOR ADDITIONAL INFORMATION.
- REFER TO G003 FOR RESTROOM ACCESSIBILITY DETAILS.
- DIMENSIONS ARE TO FACE OF STUD U N O.
- REFLECTED CEILING PLAN ELEMENTS IN RR 1 ARE MIRRORED IN RR 2
- SEE SHEET A800 FOR DOOR, GATE, WINDOW, FINISH SCHEDULES, WALL TYPES & R VALUES.

KEYNOTES

- 3.3 CONCRETE FOOTING, REF. S200
- 3.6 CONCRETE WALKWAY - MATCH EXISTING COLOR AND TEXTURE
- 3.8 CONCRETE CURB - 6" TALL
- 3.9 HIGH STRENGTH CONCRETE @ HSS POST
- 3.10 CONCRETE FOOTING @ HSS POST, REF. S200
- 5.1 STEEL STRUCTURE, REF. S200
- 6.3 WOOD POST, REF. S200
- 7.7 SEISMIC JOINT COVER - MATCH CS-1 COLOR
- 7.8 PARAPET COPING
- 7.9 PVC ROOFING
- 7.11 MOISTURE RESISTANT GYP. BOARD
- 7.12 ROOF CURB FOR MECHANICAL EQUIPMENT
- 7.13 ROOF PENETRATION FOR MECHANICAL LINES 10" x 6" MIN. WITH COVER
- 7.14 PVC WALKPADS, SEE #7/A801
- 7.15 ROOF ASSEMBLY, CLASS A PER UL ER10167-02, R=30
- 8.1 CLERESTORY WINDOW, REF. GLAZING SCHEDULE
- 8.6 FROSTED SPANDREL SYSTEM
- 10.12 PARAPET LADDER
- 21.1 RECESSED FIRE SPRINKLER HEAD, FINISH TO MATCH CEILING
- 22.4 FLOOR DRAIN
- 22.8 VENT PIPE, REF. P201
- 22.11 ROOF DRAIN, REF. P201
- 22.14 ROOF DRAIN OVERFLOW DOWNSPOUT
- 22.15 PLUMBING PENETRATION, REF. P201
- 23.2 MECHANICAL EQUIPMENT, REF. MECHANICAL
- 23.4 MECHANICAL EXHAUST ROOF UNIT, REF. MECHANICAL
- 23.5 MECHANICAL SPLIT OUTDOOR UNIT, REF. MECHANICAL
- 26.1 RECESSED INTERIOR LIGHT FIXTURE, REF. ELECTRICAL
- 26.2 LED COVE LIGHT FIXTURE
- 26.9 USER OCCUPANCY SENSOR
- CS-1 EIFS COATING - MATCH EXISTING BUILDING CONCRETE TEXTURE & COLOR
- PT-2 CEILING PAINT - BEHR WHISPER WHITE SEMIGLOSS

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfsd.org

PROJECT TEAM

REFER TO COVER SHEET FOR CONTACT INFORMATION

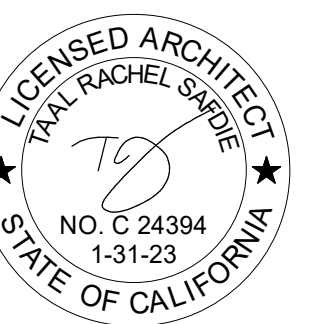
ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.0153

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS O'BRIEN



REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/2021 Scale: 1/4" = 1'-0"

SRA Project Number: 2047

PLANS

A101

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfssd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

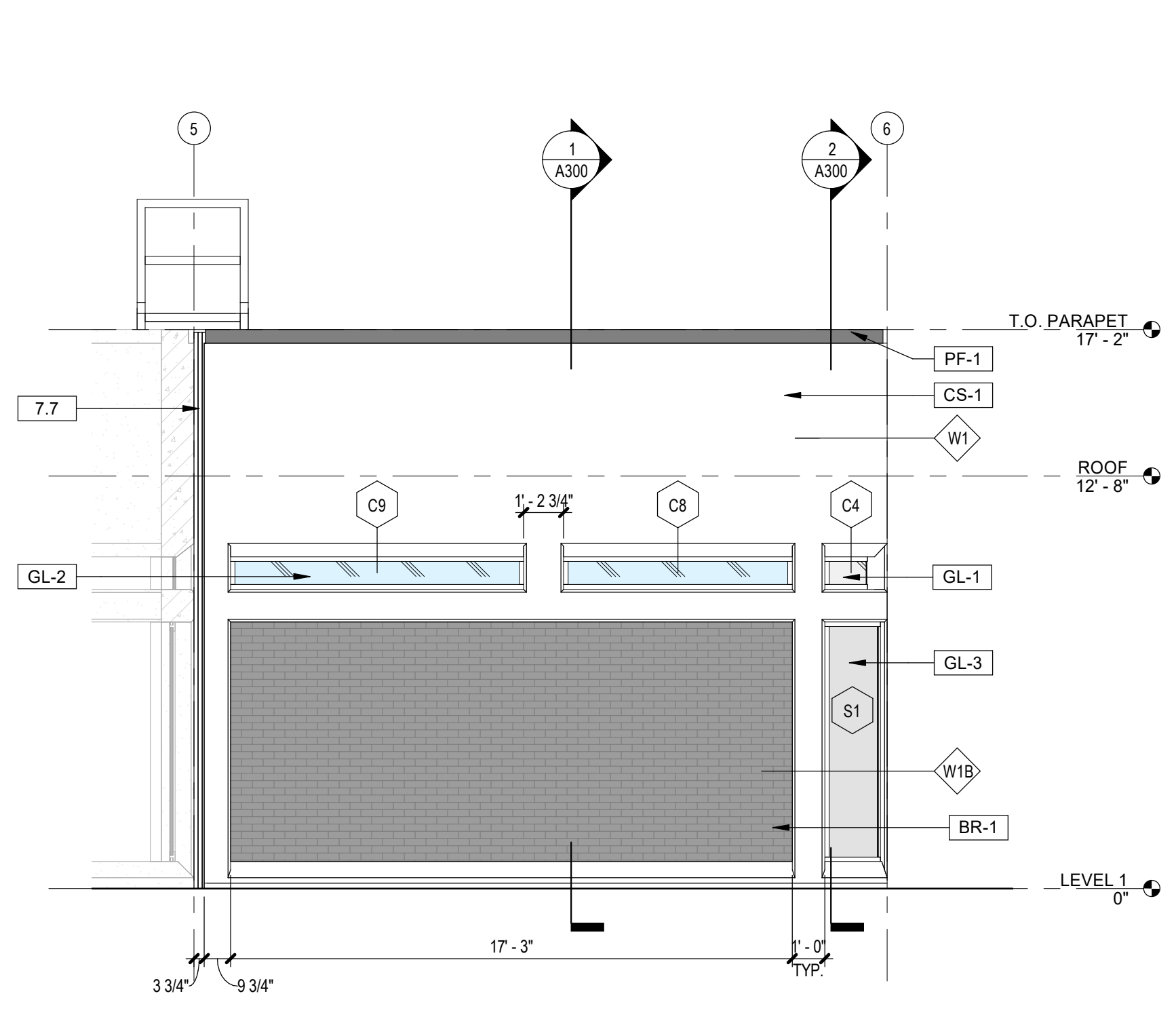
ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.0153

CIVIL ENGINEER:
NASLAND ENGINEERING

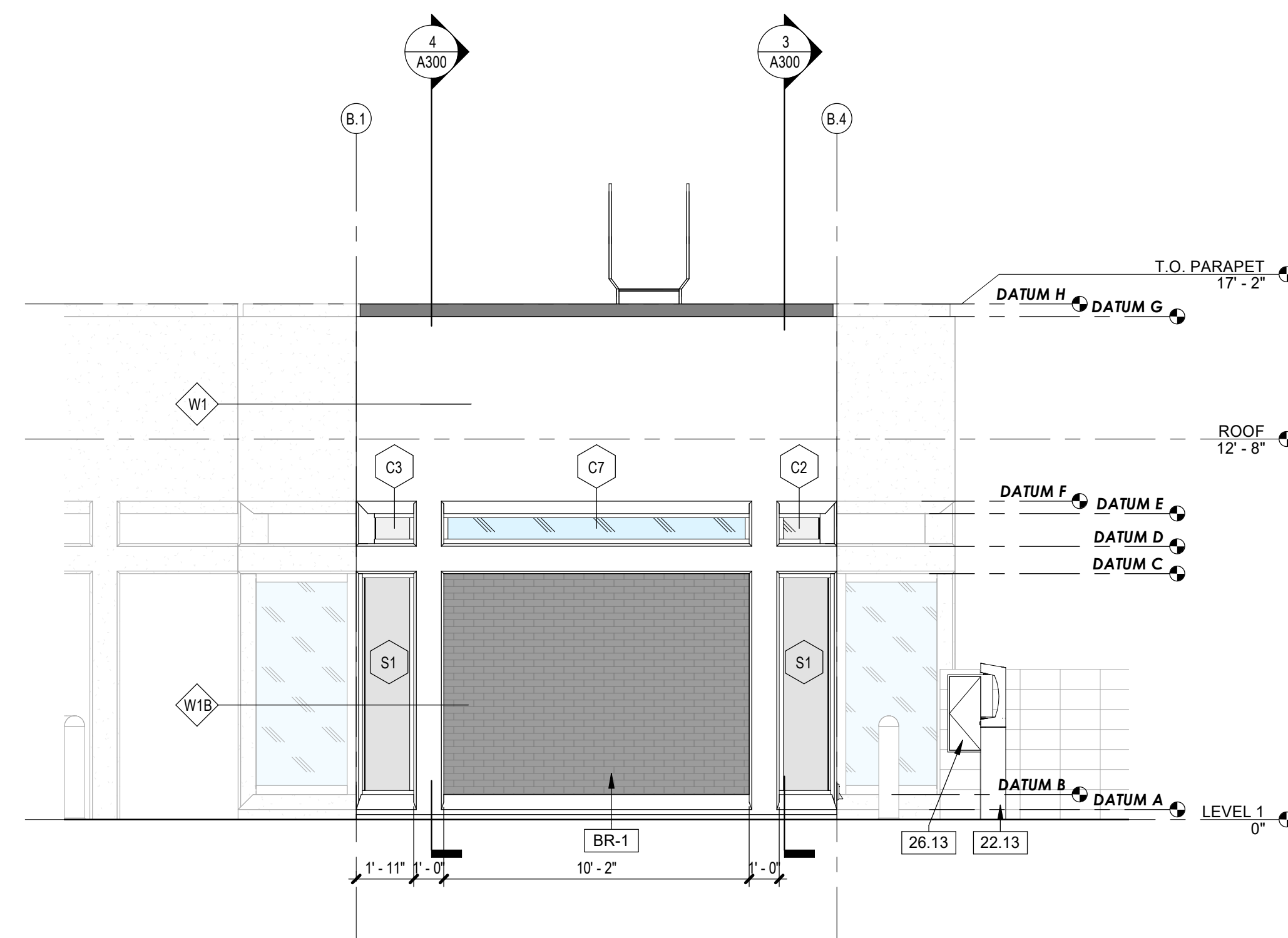
STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

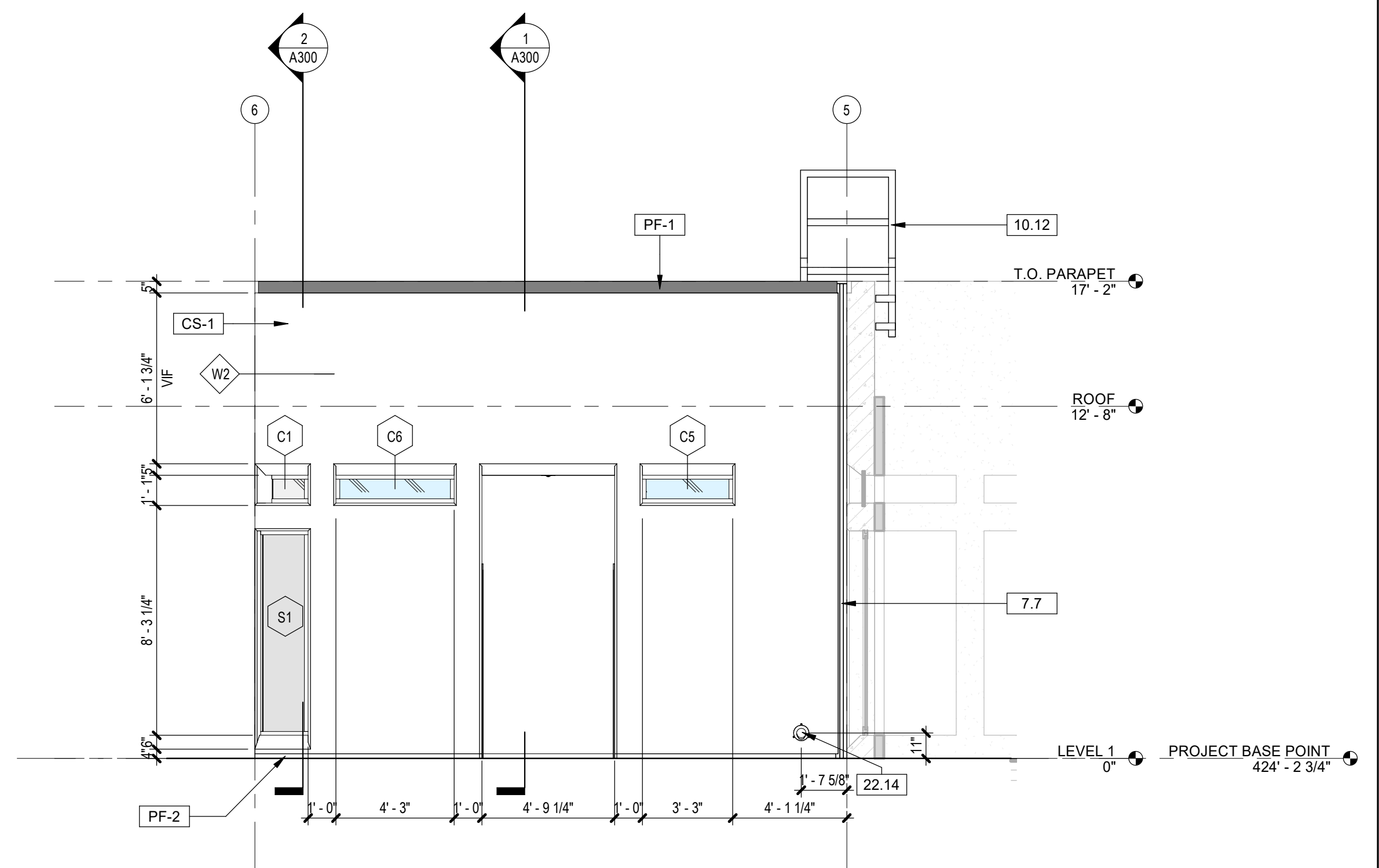
ELECTRICAL & FIRE ALARM ENGINEER:
SALAS O'BRIEN



SOUTH ELEVATION
1/4" = 1'-0" ③



EAST ELEVATION
1/4" = 1'-0" ②



NORTH ELEVATION
1/4" = 1'-0" ①

KEYNOTES

- 7.7 SEISMIC JOINT COVER - MATCH CS-1 COLOR
- 10.12 PARAPET LADDER
- 22.13 BOTTLE FILLER, REF. PLUMBING
- 22.14 ROOF DRAIN OVERFLOW DOWNSPOUT
- 26.13 CHARGING LOCKER
- BR-1 EIFS MASONRY COATING - MATCH EXISTING BUILDING BRICK TEXTURE & COLOR
- CS-1 EIFS COATING - MATCH EXISTING BUILDING CONCRETE TEXTURE & COLOR
- GL-1 LAMINATED GLAZING
- GL-2 CLEAR 1" IGU
- GL-3 SPANDREL GLAZING
- PF-1 PREFINISHED FLASHING - MATCH EXISTING COPING COLOR
- PF-2 PREFINISHED FLASHING - MATCH CONCRETE COLOR

GENERAL NOTES

1. NOTES ON THIS SHEET ARE AN ACCUMULATION OF ITEMS ON THE PLANS, ELEVATIONS, AND SECTION PLANS; NOT ALL ITEMS ARE FOUND ON EACH SHEET.
2. NOT ALL UNDERGROUND AND ABOVE GROUND UTILITIES AND EQUIPMENT ARE SHOWN IN THESE DRAWINGS.
3. NOT ALL PROJECT ITEMS ARE SHOWN IN THESE DRAWINGS. ITEMS SHOWN ARE FOR GRAPHIC PURPOSES AND SHALL BE VERIFIED WITH THE APPROPRIATE DISCIPLINES FOR ADDITIONAL DETAILED INFORMATION + REQUIREMENTS. CONTRACTOR TO COORDINATE ALL PROJECT ITEMS.
4. REFER TO RESPECTIVE DISCIPLINE DRAWINGS FOR ADDITIONAL INFORMATION.
5. DIMENSIONS ARE TO FACE OF FINISH U.N.O.
6. SEE SHEET A800 FOR DOOR, GATE, WINDOW, FINISH SCHEDULES AND WALL TYPES
7. DATUM A - H ELEVATION IS BASED ON EXISTING ADJACENT BUILDING. FIELD VERIFY DATUMS ELEVATIONS. NOTIFY ARCHITECT OF DISCREPANCIES BEFORE COMMENCING WORK.



REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/2021 Scale: 1/4" = 1'-0"
SRA Project Number: 2047

BUILDING ELEVATIONS

A200

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfssd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.0153

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

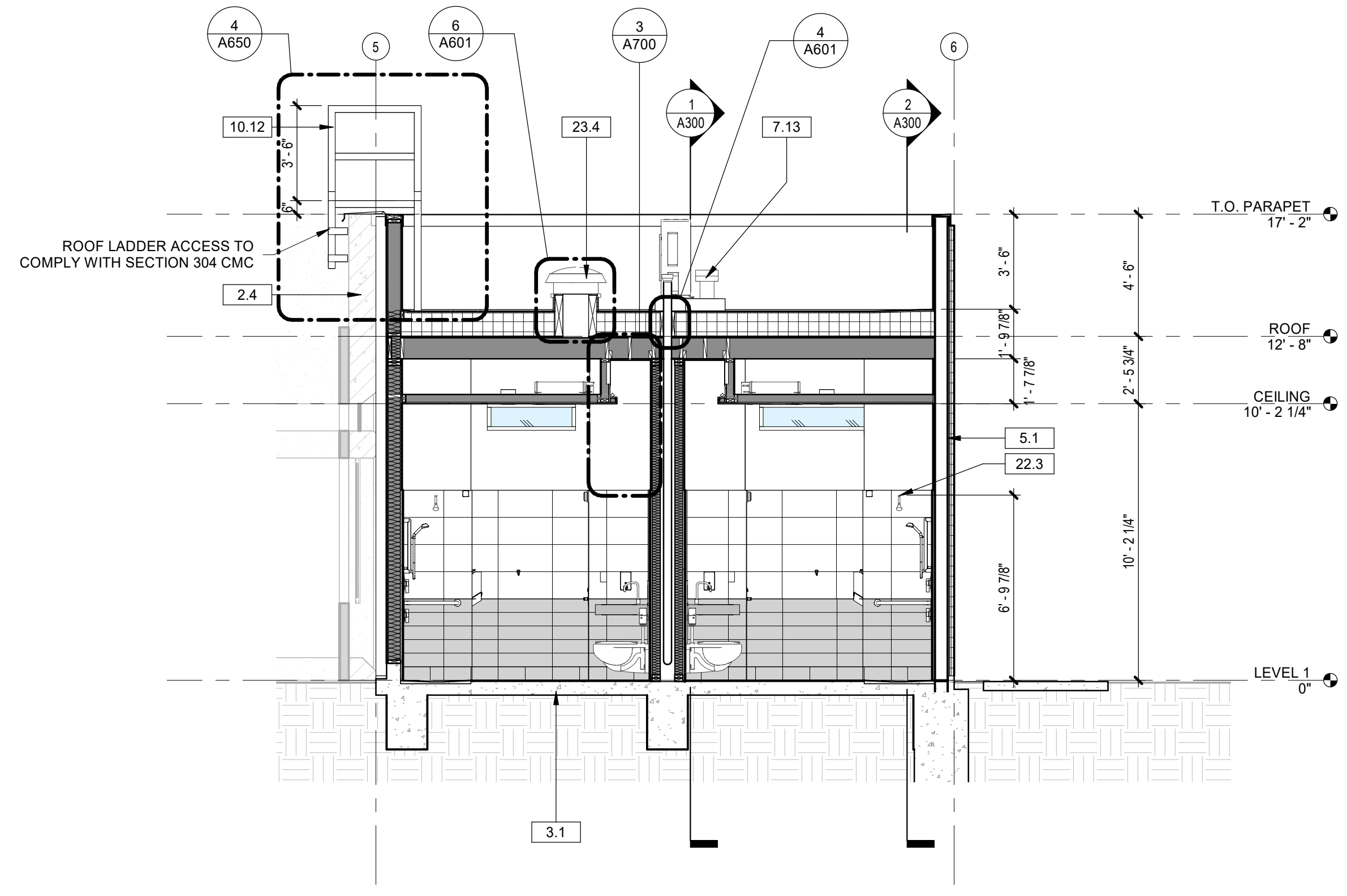
ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN

GENERAL NOTES

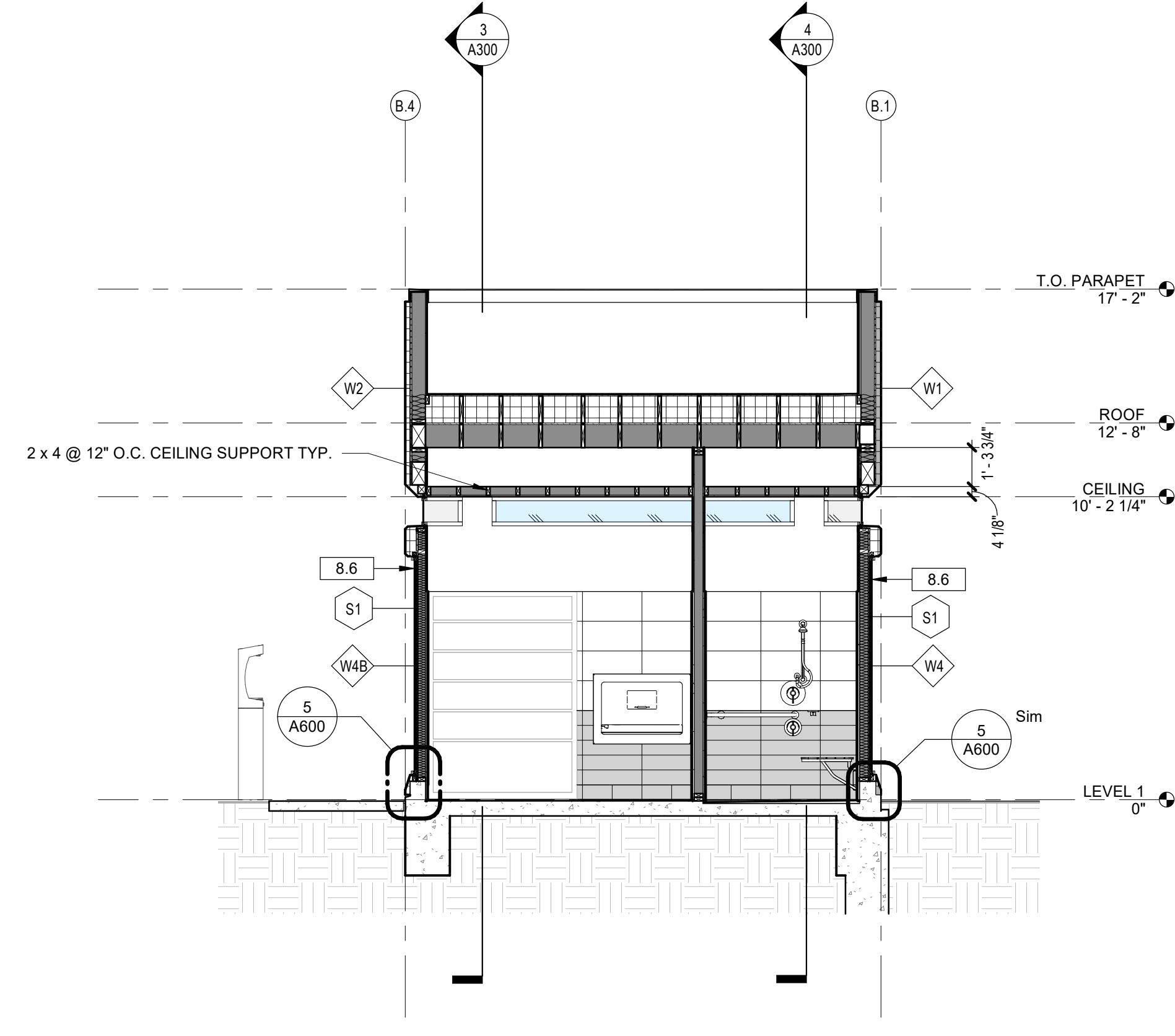
- NOTES ON THIS SHEET ARE AN ACCUMULATION OF ITEMS ON THE PLANS, ELEVATIONS, AND SECTION PLANS; NOT ALL ITEMS ARE FOUND ON EACH SHEET.
- NOT ALL UNDERGROUND AND ABOVE-GROUND UTILITIES AND EQUIPMENT ARE SHOWN IN THESE DRAWINGS.
- NOT ALL PROJECT ITEMS ARE SHOWN IN THESE DRAWINGS. ITEMS SHOWN ARE FOR GRAPHIC PURPOSES AND SHALL BE VERIFIED WITH THE APPROPRIATE DISCIPLINES FOR ADDITIONAL DETAILED INFORMATION + REQUIREMENTS. CONTRACTOR TO COORDINATE ALL PROJECT ITEMS.
- REFER TO RESPECTIVE DISCIPLINE DRAWINGS FOR ADDITIONAL INFORMATION.
- REFER TO G003 FOR RESTROOM ACCESSIBILITY DETAILS.
- DIMENSIONS ARE TO FACE OF STUD U.N.O.
- REFLECTED CEILING PLAN ELEMENTS IN RR 1 ARE MIRRORED IN RR 2
- SEE SHEET A800 FOR DOOR, GATE, WINDOW, FINISH SCHEDULES AND WALL TYPES

KEYNOTES

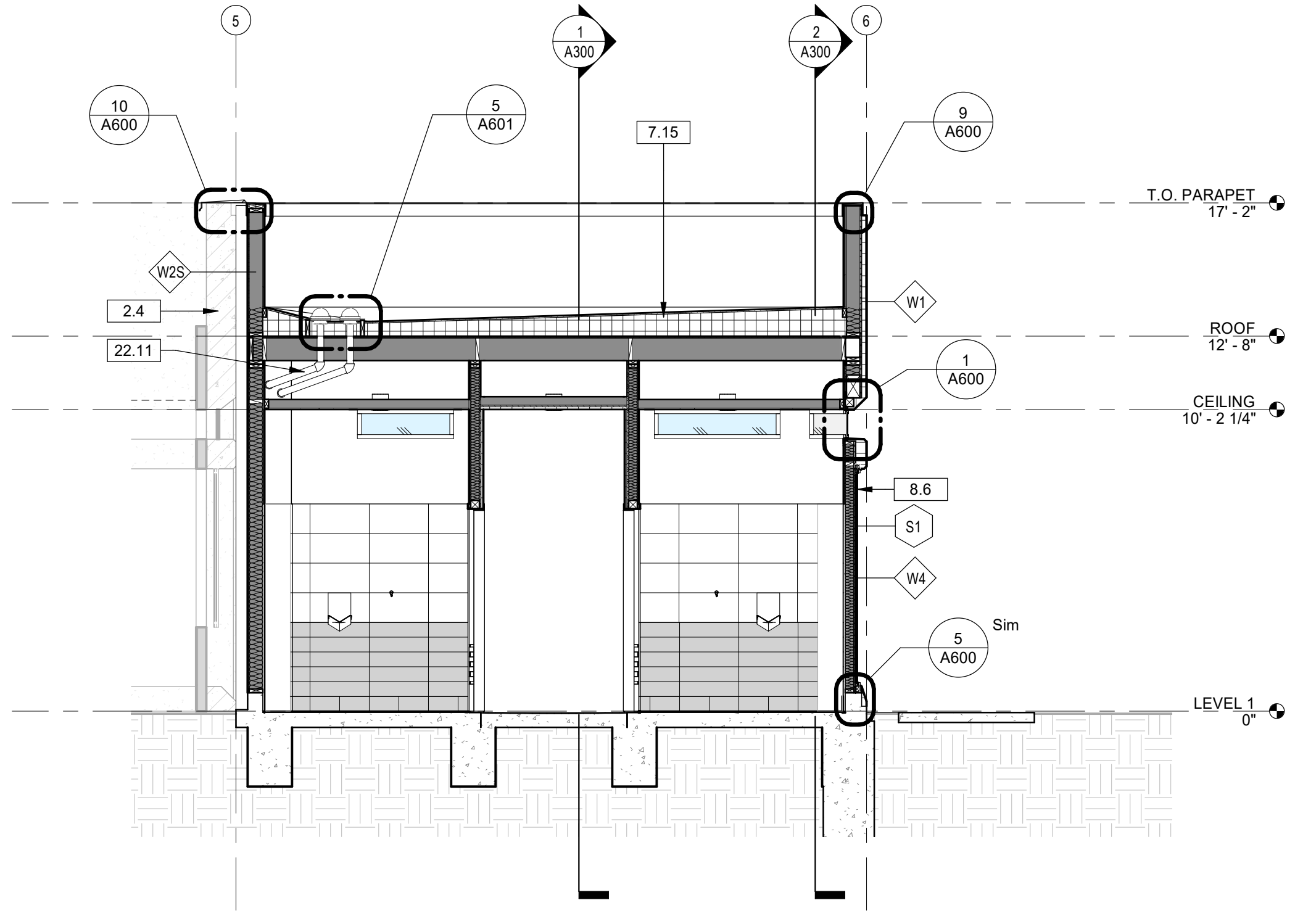
- 2.4 EXISTING BUILDING
- 3.1 CONCRETE SLAB-ON-GRADE R=1, REF. STRUCTURAL
- 5.1 STEEL STRUCTURE, REF. S200
- 7.3 BATT INSULATION
- 7.6 RIGID OR SPRAY INSULATION MIN R=5/ INCH
- 7.13 ROOF PENETRATION FOR MECHANICAL LINES 10" x 6" MIN. WITH COVER
- 7.15 ROOF ASSEMBLY, CLASS A PER UL ER10167-02, R=30
- 8.6 FROSTED SPANDREL SYSTEM
- 8.10 PAINTED ACCESS PANEL 14" x 36" - MATCH PT-1
- 10.12 PARAPET LADDER
- 10.15 ACCESSIBLE RESTROOM SIGNAGE - RS-1
- 10.16 ACCESSIBLE RESTROOM DOOR SYMBOL - RS-2
- 22.3 SHOWER HEAD
- 22.11 ROOF DRAIN, REF. P201
- 23.3 MECHANICAL GRILLE, REF. MECHANICAL
- 23.4 MECHANICAL EXHAUST ROOF UNIT, REF. MECHANICAL
- 23.5 MECHANICAL SPLIT OUTDOOR UNIT, REF. MECHANICAL
- CS-1 EIFS COATING - MATCH EXISTING BUILDING CONCRETE TEXTURE & COLOR
- PT-5 HOLLOW METAL DOOR PAINT - MATCH CS-1



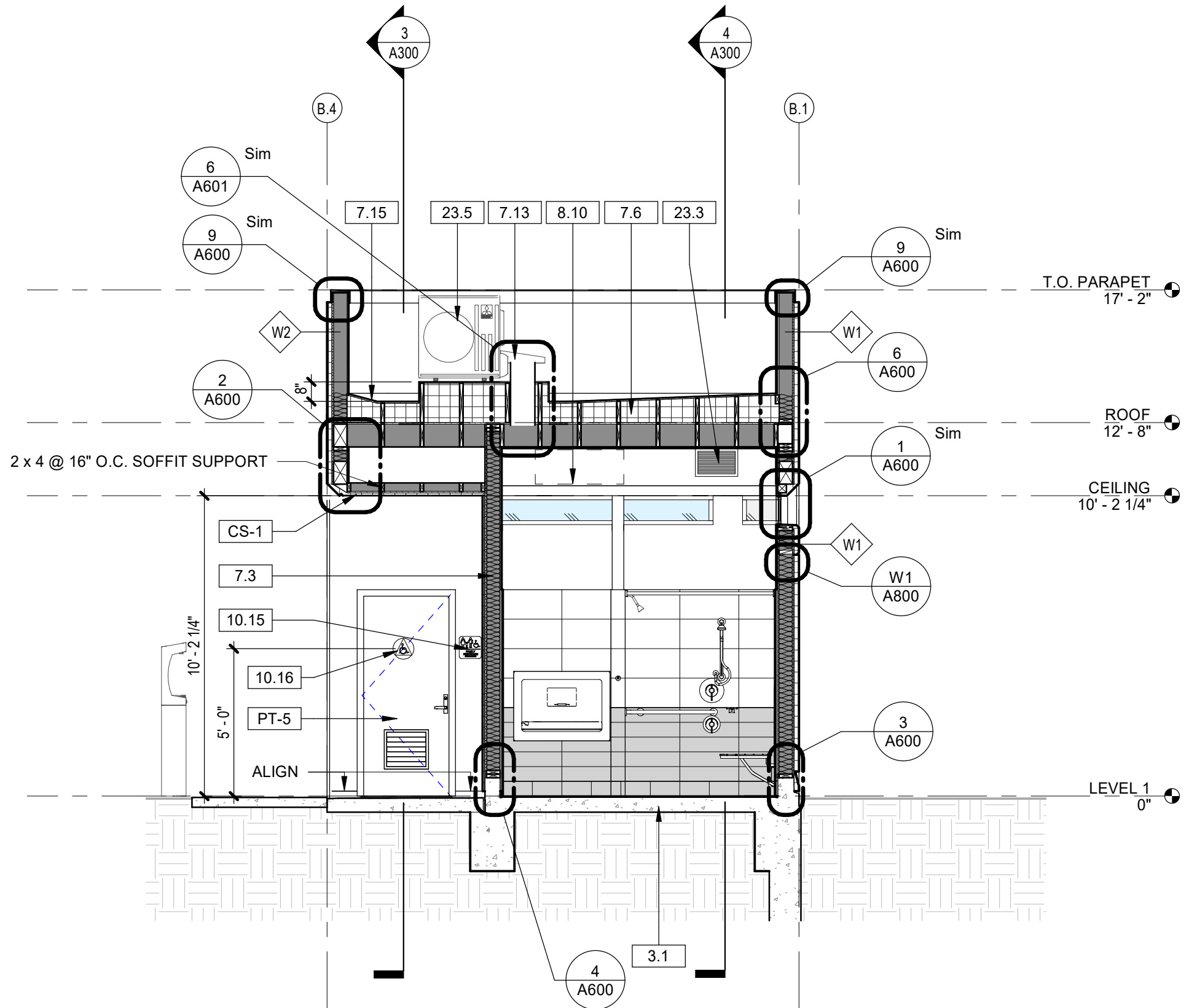
SECTION 4
1/4" = 1'-0"



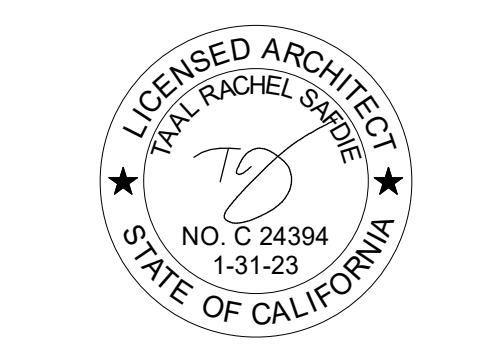
SECTION 2
1/4" = 1'-0"



SECTION 3
1/4" = 1'-0"



SECTION 1
1/4" = 1'-0"



REVISIONS		
Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/2021
Scale: 1/4" = 1'-0"
SRA Project Number: 2047

BUILDING SECTIONS

A300

TOILET ROOM ACCESSORY SCHEDULE					
ACCESSORY NAME	MANUFACTURER	MODEL #	FURNISHED BY	INSTALLED BY	COMMENTS
GRAB BAR	ASI	3850-P	CONTRACTOR	CONTRACTOR	SHOWER
GRAB BAR	ASI	3857-P	CONTRACTOR	CONTRACTOR	TOILET
SOAP DISPENSERS	ASI	0347	CONTRACTOR	CONTRACTOR	
TOILET SEAT COVER DISPENSER + TOILET PAPER + SANITARY BIN	ASI	0482 & 0482-R	CONTRACTOR	CONTRACTOR	
TOWEL HOOK	ASI	7312	CONTRACTOR	CONTRACTOR	
DOOR STOP & COAT HOOK	ASI	0714	CONTRACTOR	CONTRACTOR	
MIRROR	ASI	8287	CONTRACTOR	CONTRACTOR	
BABY CHANGING STATION	ASI	9018-9	CONTRACTOR	CONTRACTOR	
FOLDING SHOWER BENCH	ASI	8206-L-28 & 8206-R-28	CONTRACTOR	CONTRACTOR	
SOAP DISH	ASI	7320-B	CONTRACTOR	CONTRACTOR	
SHOWER CURTAIN ROD	ASI	1204	CONTRACTOR	CONTRACTOR	
RECESSED TRASH BIN	ASI	9474	CONTRACTOR	CONTRACTOR	
HAND DRYER	DYSON- AIR BLADE V	HU02	CONTRACTOR	CONTRACTOR	COLOR: SPRAYED NICKEL

- GENERAL NOTES**
- NOTES ON THIS SHEET ARE AN ACCUMULATION OF ITEMS ON THE PLANS, ELEVATIONS, AND SECTION PLANS; NOT ALL ITEMS ARE FOUND ON EACH SHEET.
 - NOT ALL UNDERGROUND AND ABOVE GROUND UTILITIES AND EQUIPMENT ARE SHOWN IN THESE DRAWINGS.
 - NOT ALL PROJECT ITEMS ARE SHOWN IN THESE DRAWINGS. ITEMS SHOWN ARE FOR GRAPHIC PURPOSES AND SHALL BE VERIFIED WITH THE APPROPRIATE DISCIPLINES FOR ADDITIONAL DETAILED INFORMATION + REQUIREMENTS. CONTRACTOR TO COORDINATE ALL PROJECT ITEMS.
 - REFER TO RESPECTIVE DISCIPLINE DRAWINGS FOR ADDITIONAL INFORMATION.
 - REFER TO G003 FOR RESTROOM ACCESSIBILITY DETAILS.
 - DIMENSIONS ARE TO FACE OF FINISH U.N.O.
 - ACCESSORIES AND PLUMBING FIXTURES IN RR 1 ARE MIRRORRED IN RR 2.
 - SEE SHEET A800 FOR DOOR, GATE, WINDOW, FINISH SCHEDULES AND WALL TYPES.
 - FOLLOW TILE LAYOUT ON THIS SHEET & DETAIL 4 / A800
 - TL-1, TL-2, TL-4, TL-5 MINIMUM TILE DIMENSION TO BE 4"
 - ALIGN ANY ITEMS NOT DIMENSIONED TO TILE PATTERN

JEWISH FAMILY SERVICE - RESTROOM ADDITION
 8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
 JEWISH FAMILY SERVICE OF SAN DIEGO
 8804 BALBOA AVENUE
 SAN DIEGO, CA 92123
 (619) 537-3000
 www.jfssd.org

PROJECT TEAM
 (REFER TO COVER SHEET FOR CONTACT INFORMATION)

ARCHITECT
 Safdie Rabines Architects
 925 Fort Stockton Drive
 San Diego, CA 92103
 PH: 619.297.0153

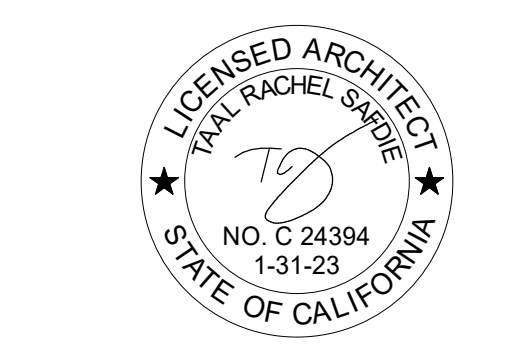
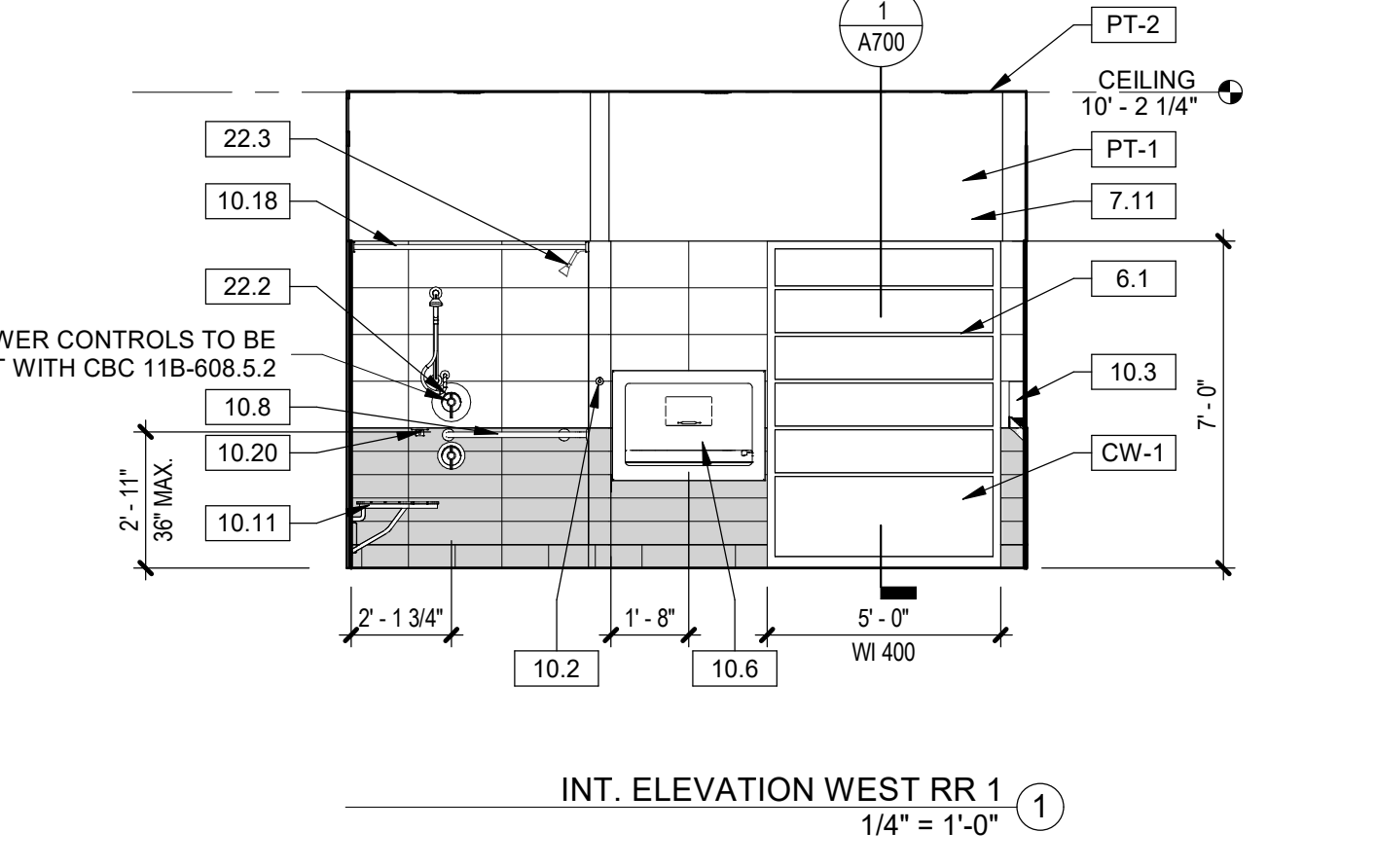
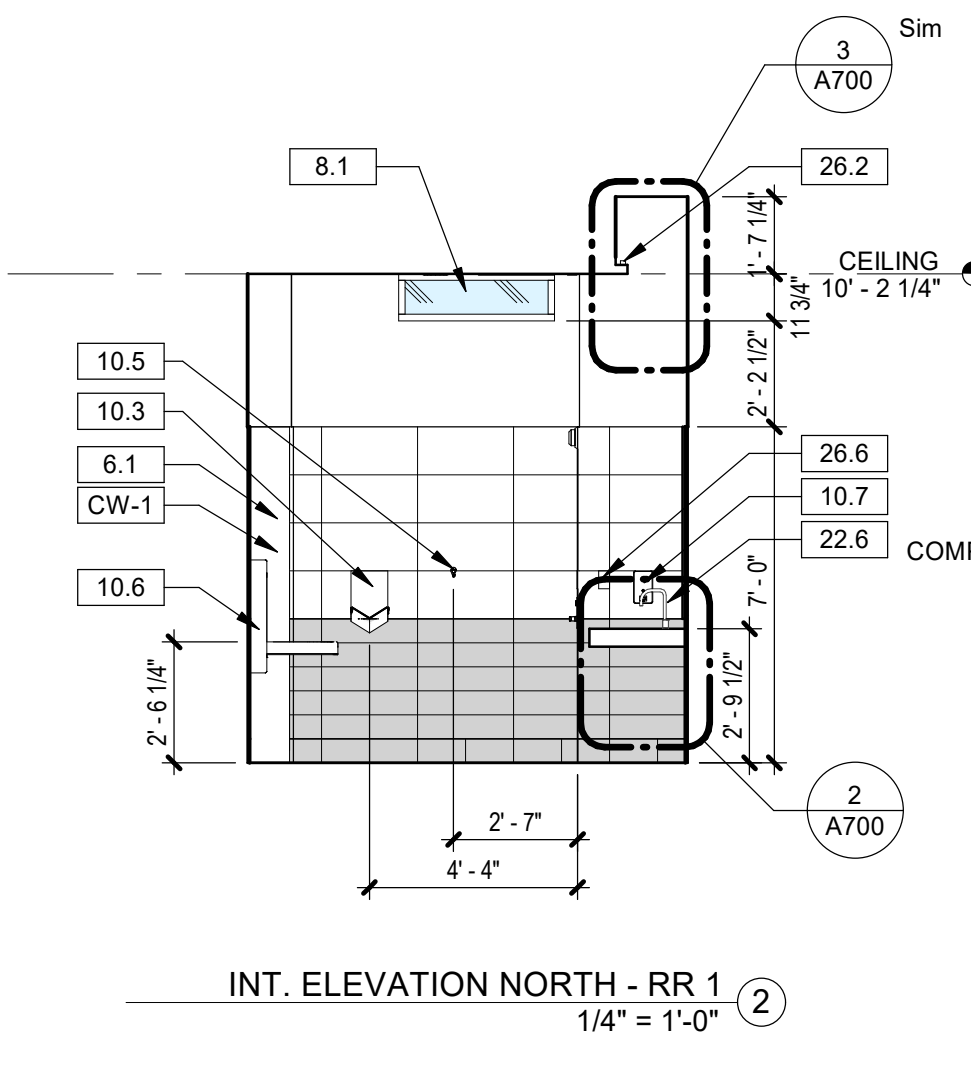
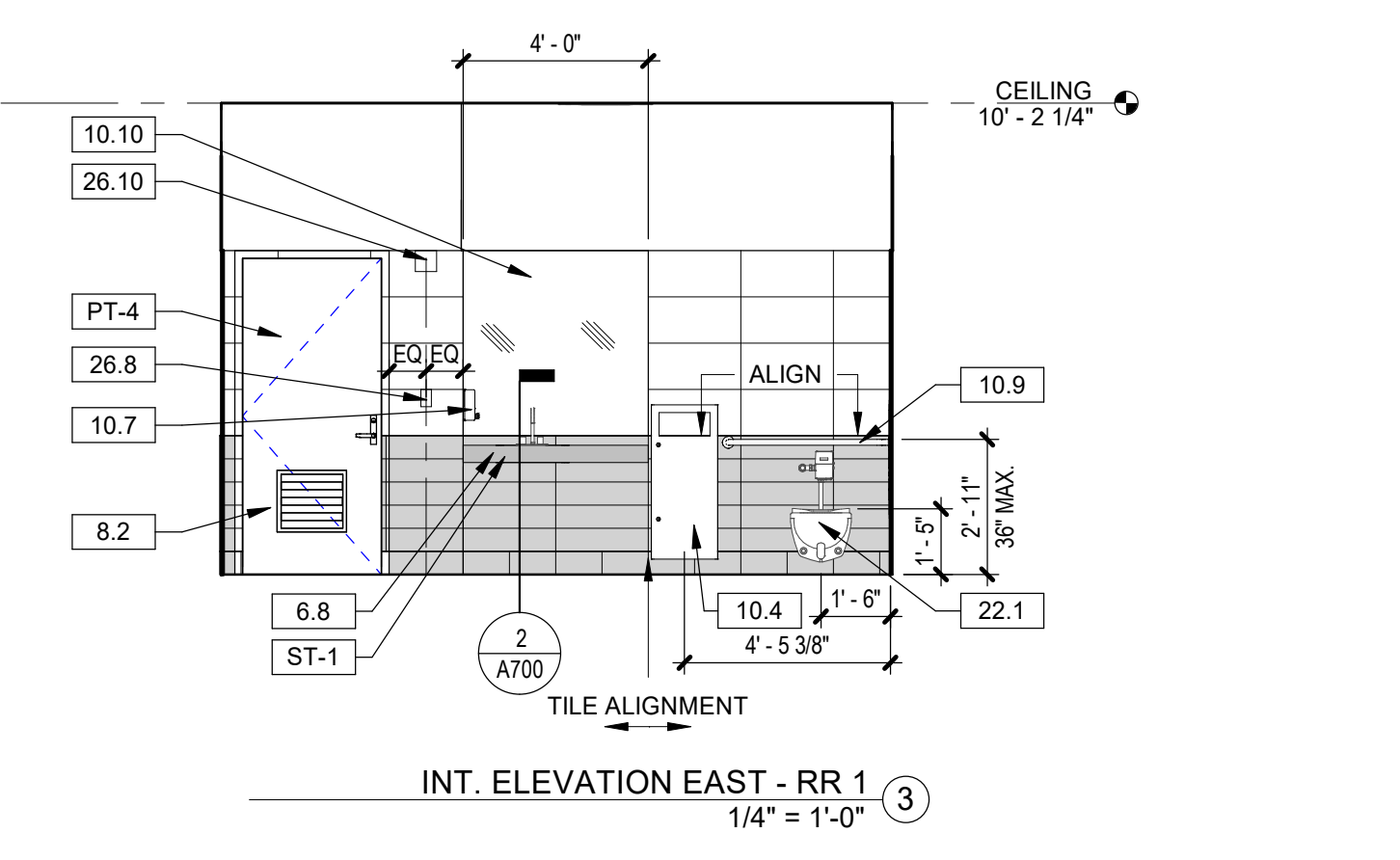
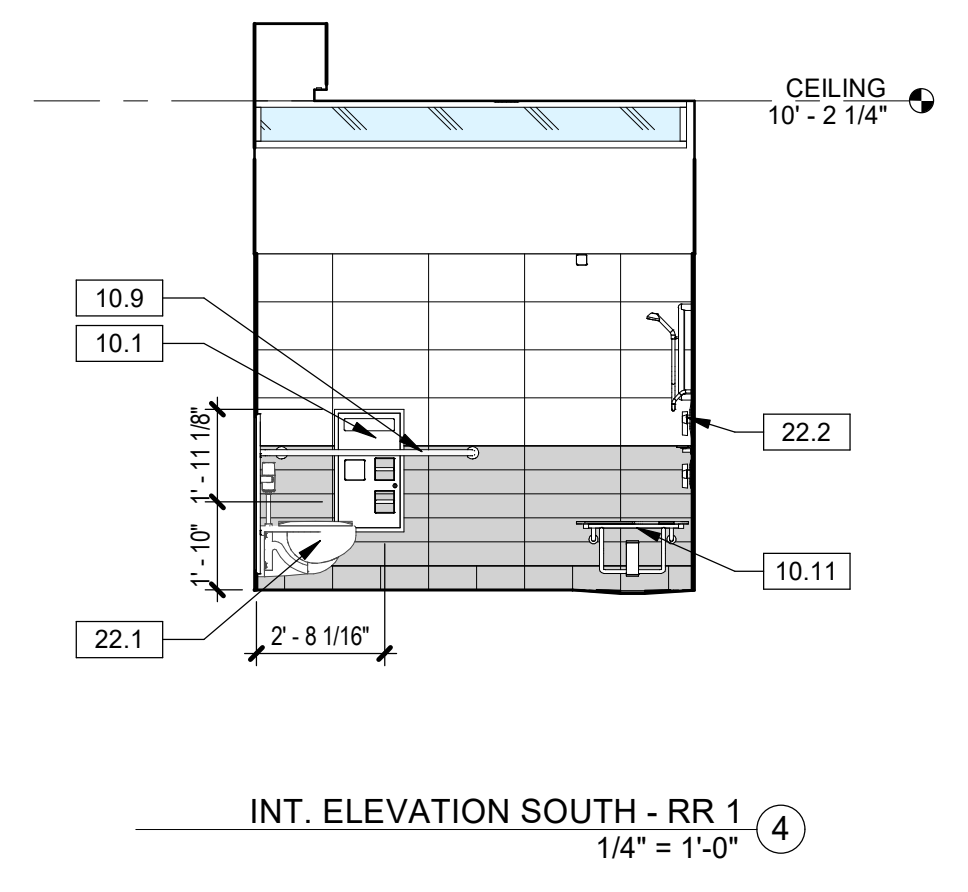
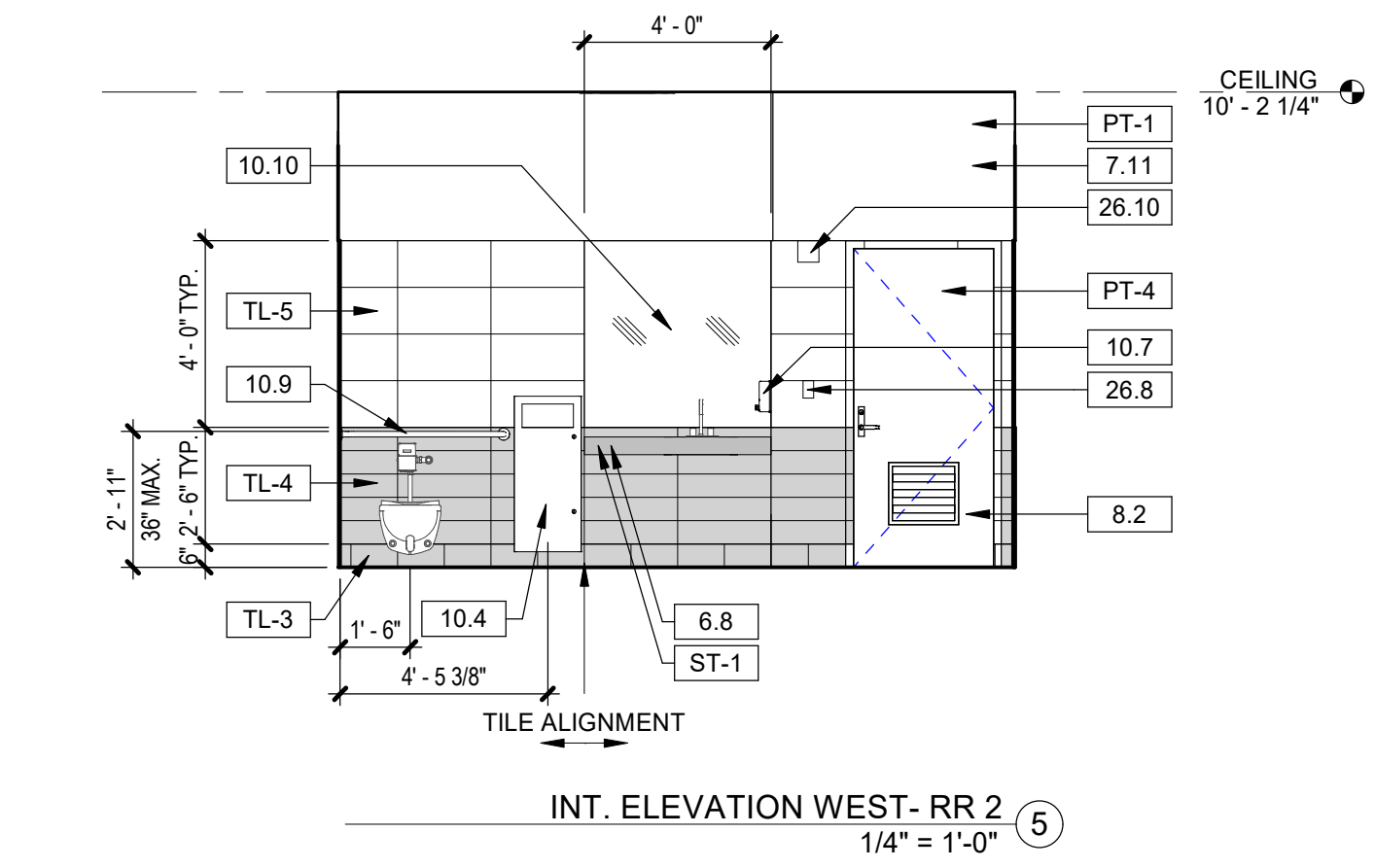
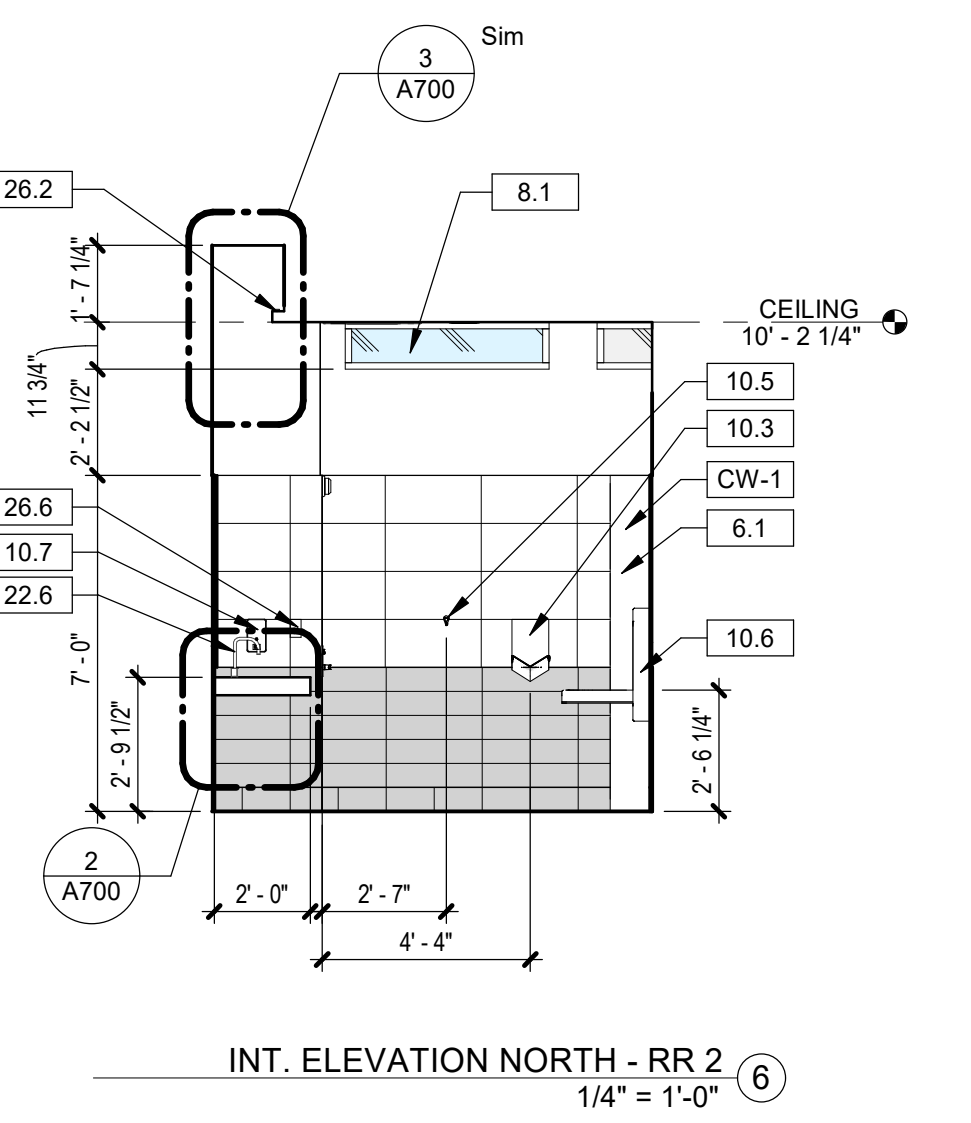
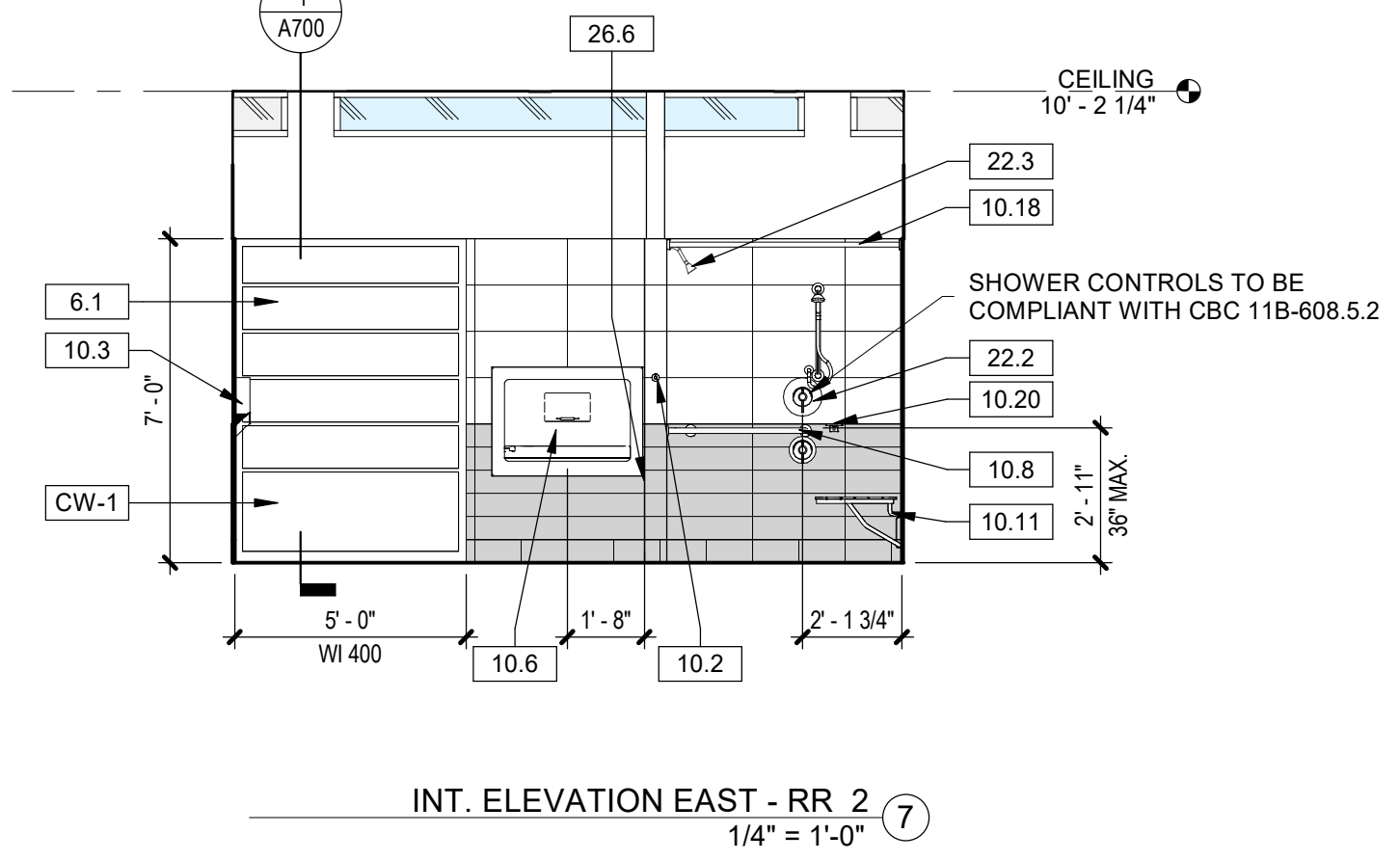
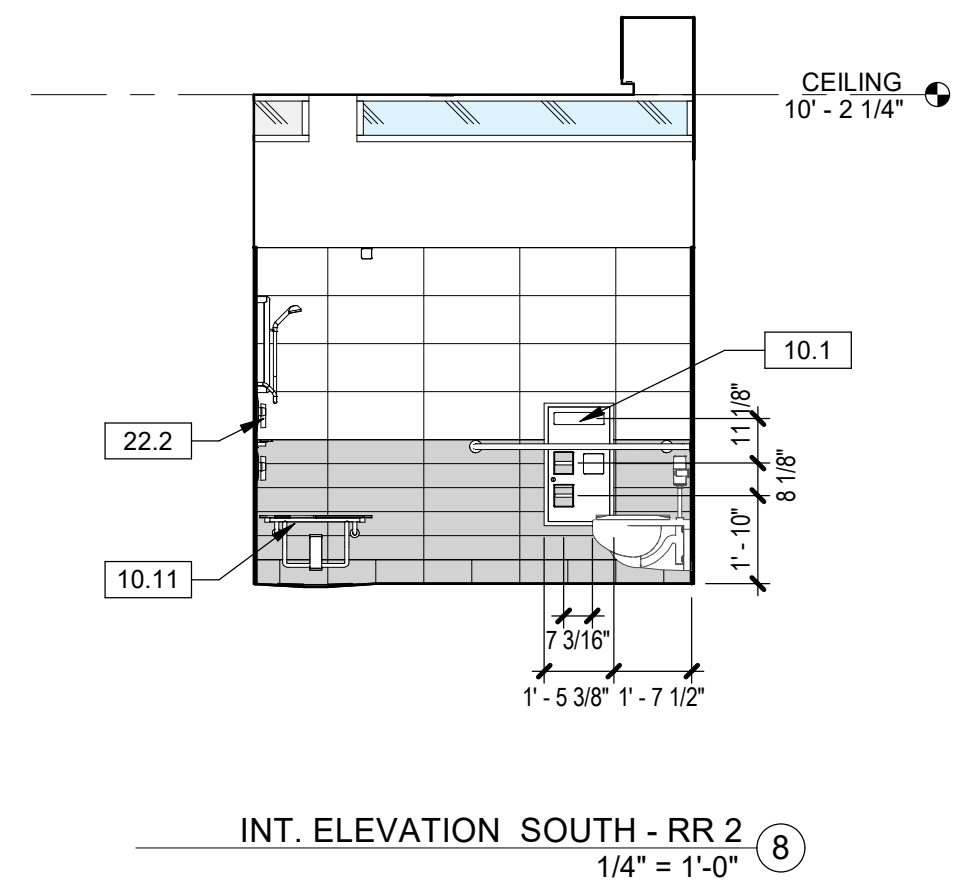
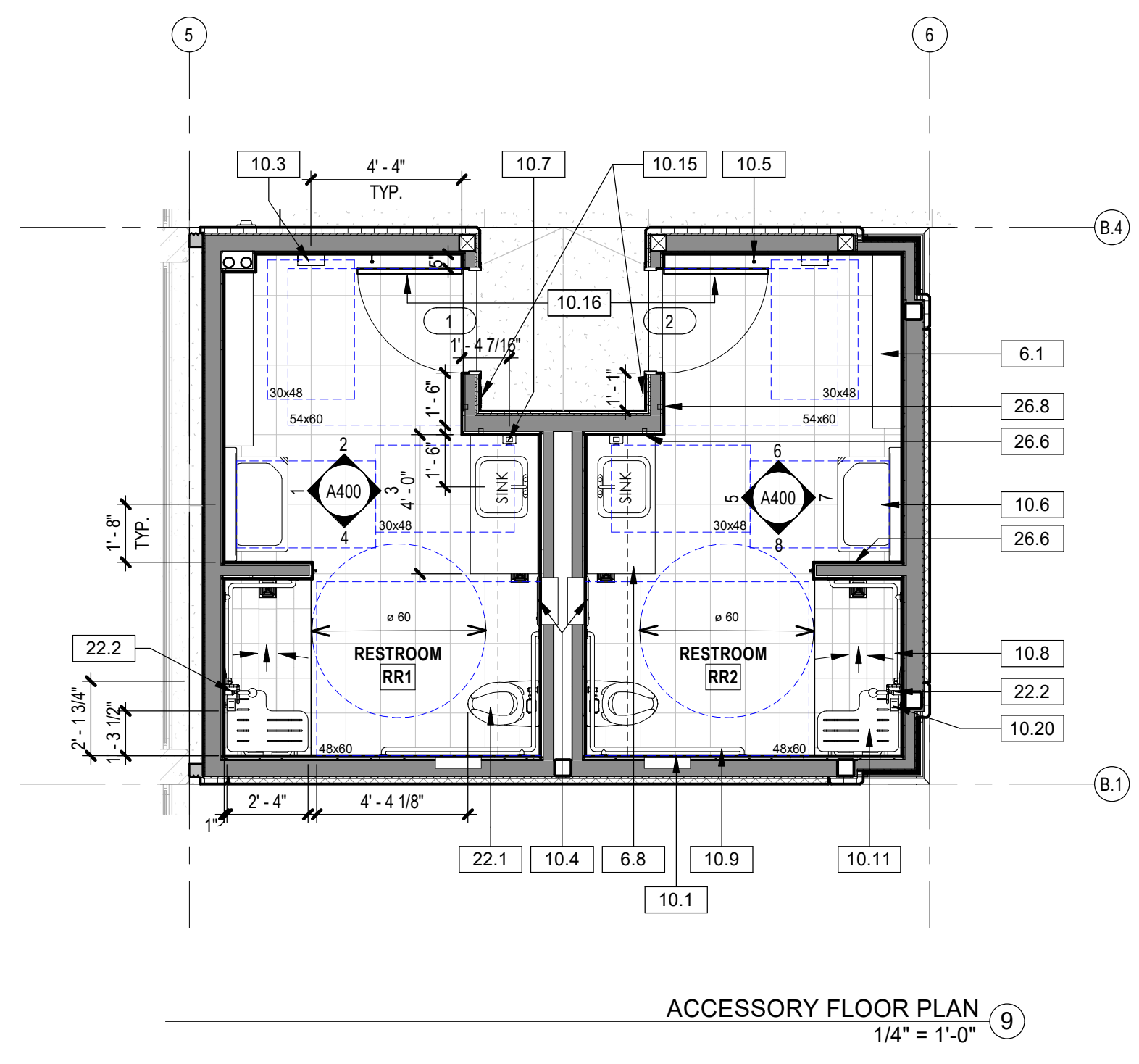
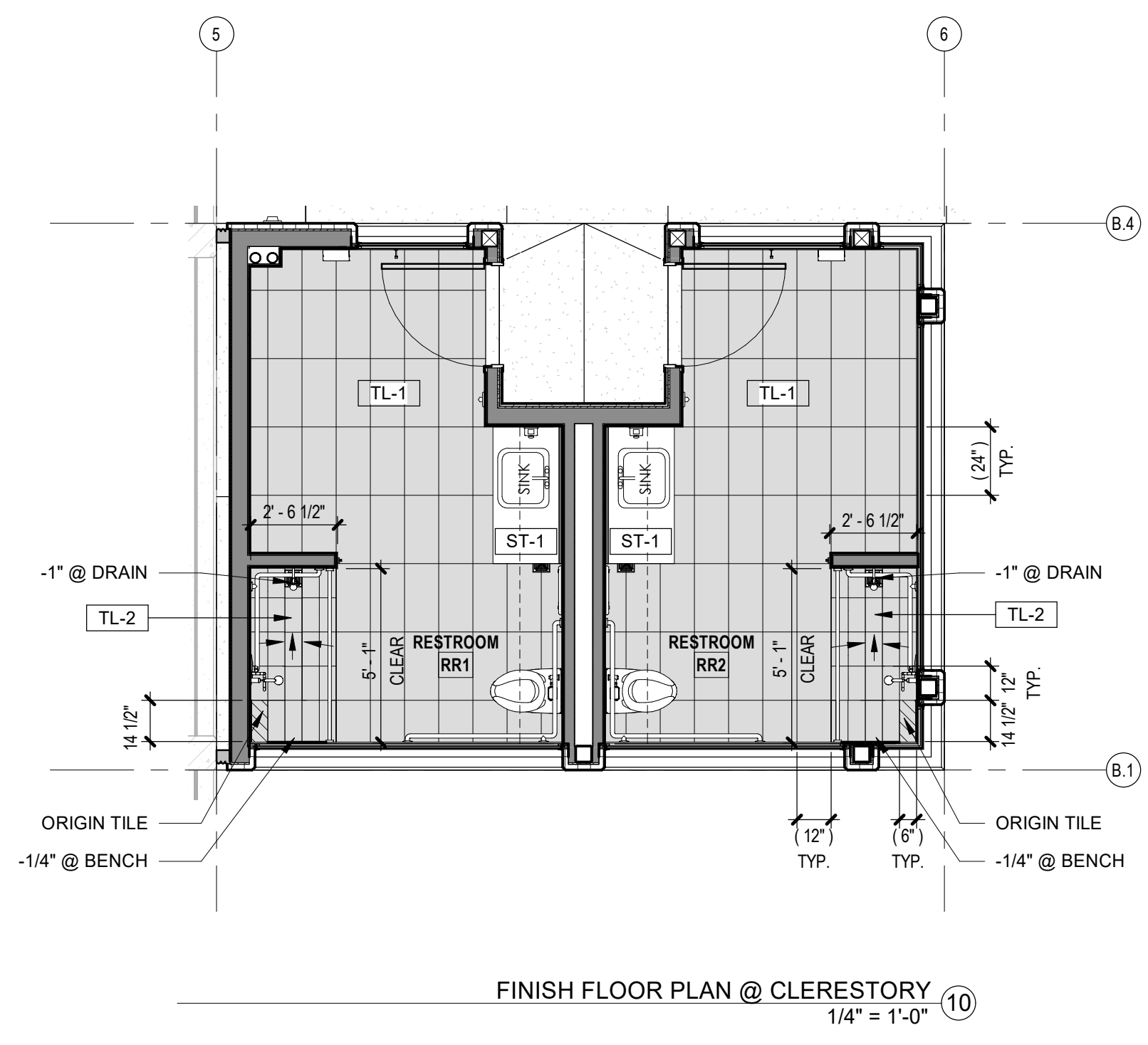
CIVIL ENGINEERS:
 NASLAND ENGINEERING

STRUCTURAL ENGINEER:
 IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
 DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
 SALAS O'BRIEN

- KEYNOTES**
- 6.1 CASEWORK
 - 6.8 FIXED COUNTERTOP
 - 7.11 MOISTURE RESISTANT GYP. BOARD
 - 8.1 CLERESTORY WINDOW, REF. GLAZING SCHEDULE
 - 8.2 EXTERIOR DOOR W LOUVER, REF. DOOR SCHEDULE
 - 10.1 TOILET TISSUE, SEAT COVER DISPENSER, SANITARY BIN, RECESSED
 - 10.2 TOWEL HOOK
 - 10.3 SURFACE MOUNTED HAND DRYER, LESS THAN 4" PROJECTION
 - 10.4 TRASH RECEPTACLE, RECESSED
 - 10.5 DOOR STOP & COAT HOOK
 - 10.6 BABY CHANGING STATION, SURFACE MOUNTED
 - 10.7 SOAP DISPENSER
 - 10.8 36" x 24" GRAB BAR
 - 10.9 54" x 42" GRAB BAR
 - 10.10 48" x 48" VANITY MIRROR
 - 10.11 ACCESSIBLE FOLDING SHOWER BENCH
 - 10.15 ACCESSIBLE RESTROOM SIGNAGE - RS-1
 - 10.16 ACCESSIBLE RESTROOM DOOR SYMBOL - RS-2
 - 10.18 SHOWER CURTAIN ROD
 - 10.20 SOAP DISH
 - 22.1 WATER CLOSET
 - 22.2 ADA COMPLIANT SHOWER FIXTURE
 - 22.3 SHOWER HEAD
 - 22.6 SINK FAUCET
 - 26.2 LED COVE LIGHT FIXTURE
 - 26.6 ELECTRICAL OUTLET - ALIGN WITH TILE LAYOUT
 - 26.8 LIGHT SWITCH & OCCUPANCY SENSOR - ALIGN WITH TILE LAYOUT
 - 26.10 SMOKE SENSOR W INTEGRATED STROBE
 - CW-1 CASEWORK / SHELVING - ARBORITE LAMINATE NATURAL ANEGRE
 - PT-1 INTERIOR PAINT - BEHR WHISPER WHITE SEMI GLOSS
 - PT-2 CEILING PAINT - BEHR WHISPER WHITE SEMI GLOSS
 - PT-4 HOLLOW METAL DOOR PAINT - BEHR WHISPER WHITE SEMI GLOSS
 - ST-1 SOLID SURFACE COUNTER - CORIAN WEATHERED CONCRETE
 - TL-1 FLOOR TILE - CROSSVILLE CLAY 12" x 24"
 - TL-2 SHOWER FLOOR TILE - CROSSVILLE CLAY 6" x 24"
 - TL-3 BASE COVE TILE - CROSSVILLE CLAY 6" x 12"
 - TL-4 LOWER WALL TILE - CROSSVILLE CLAY 6" x 24"
 - TL-5 UPPER WALL TILE - CROSSVILLE FROST 12" x 24"



REVISIONS

Number	Description	Date
00	RESUBMITTAL 2 SET	07/05/2022

Issue Date: 11/17/2021 Scale: As indicated
 SRA Project Number: 2047

INTERIOR PLAN & ELEVATIONS

A400

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfssd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

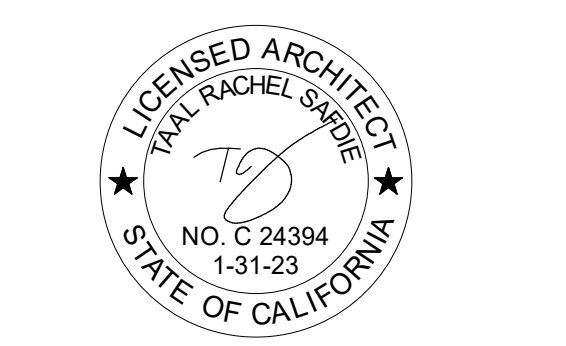
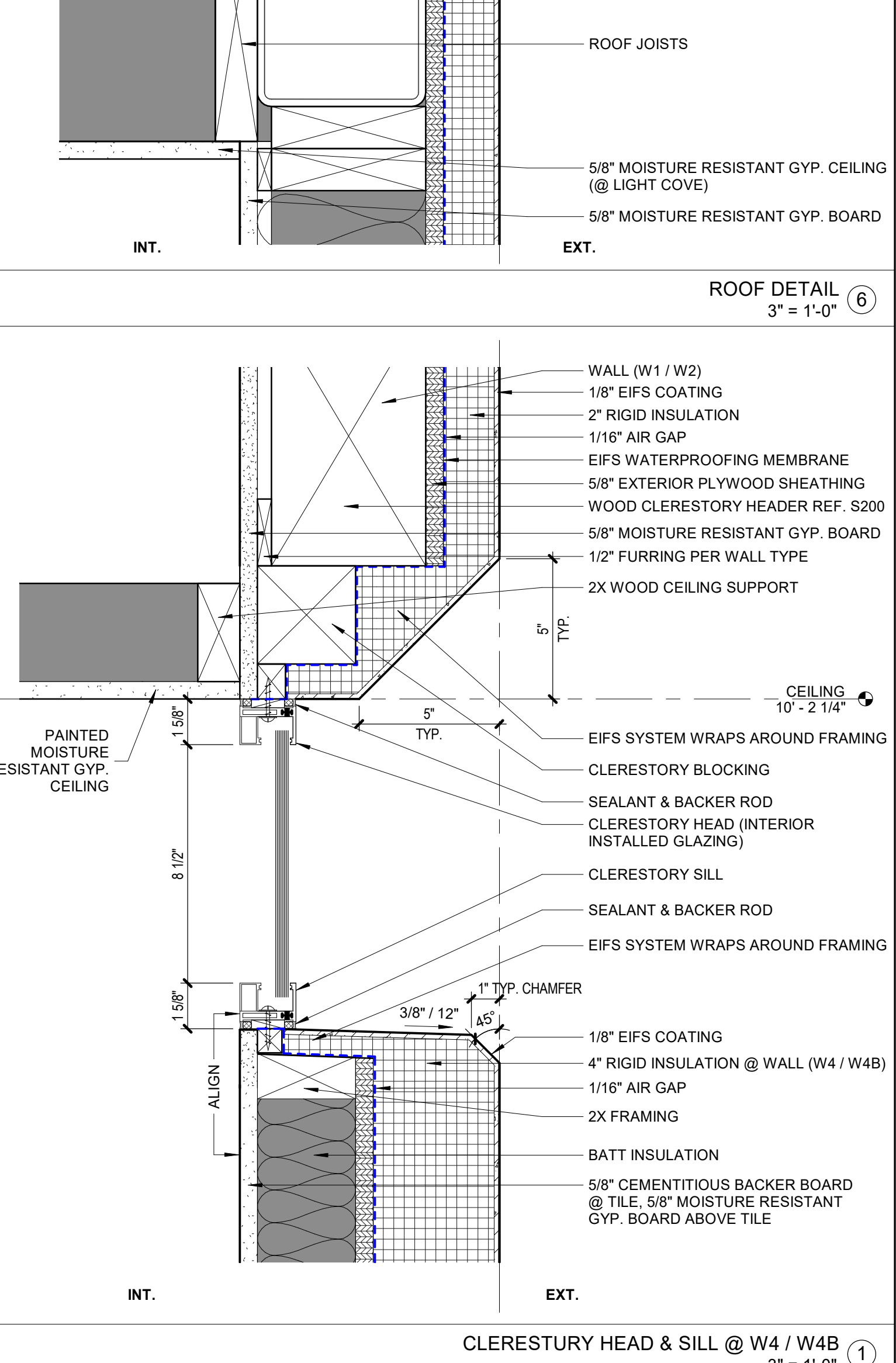
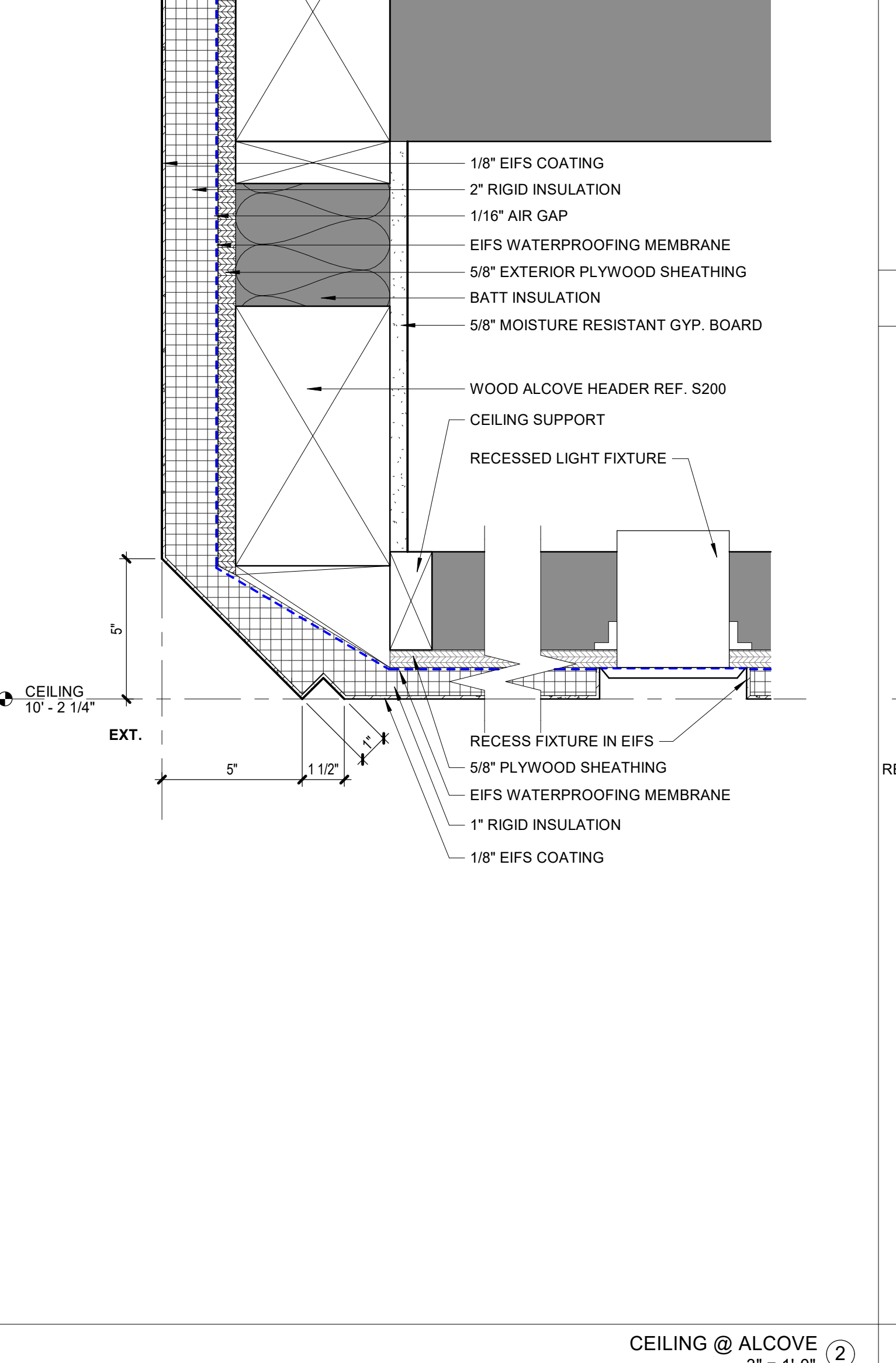
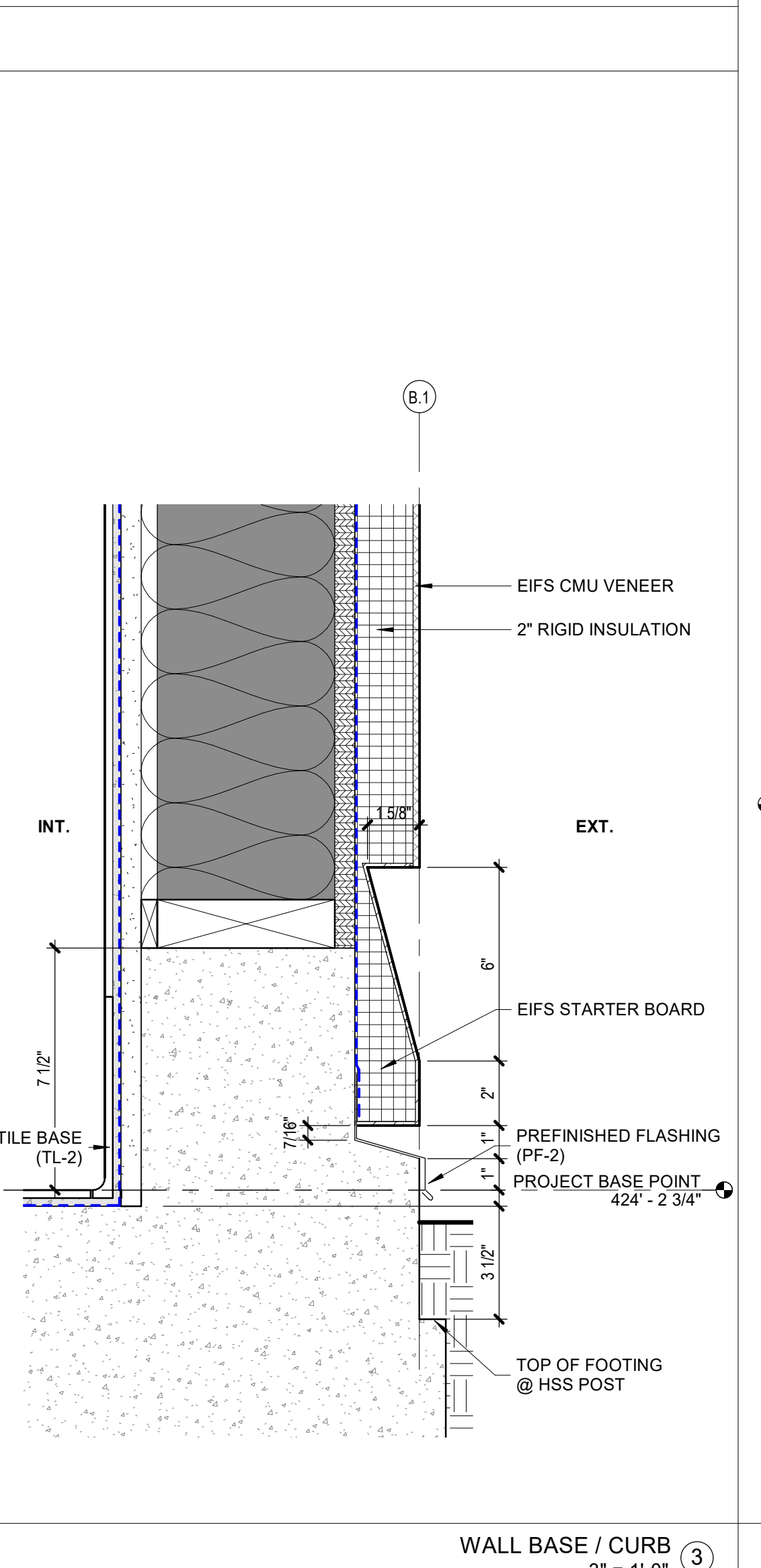
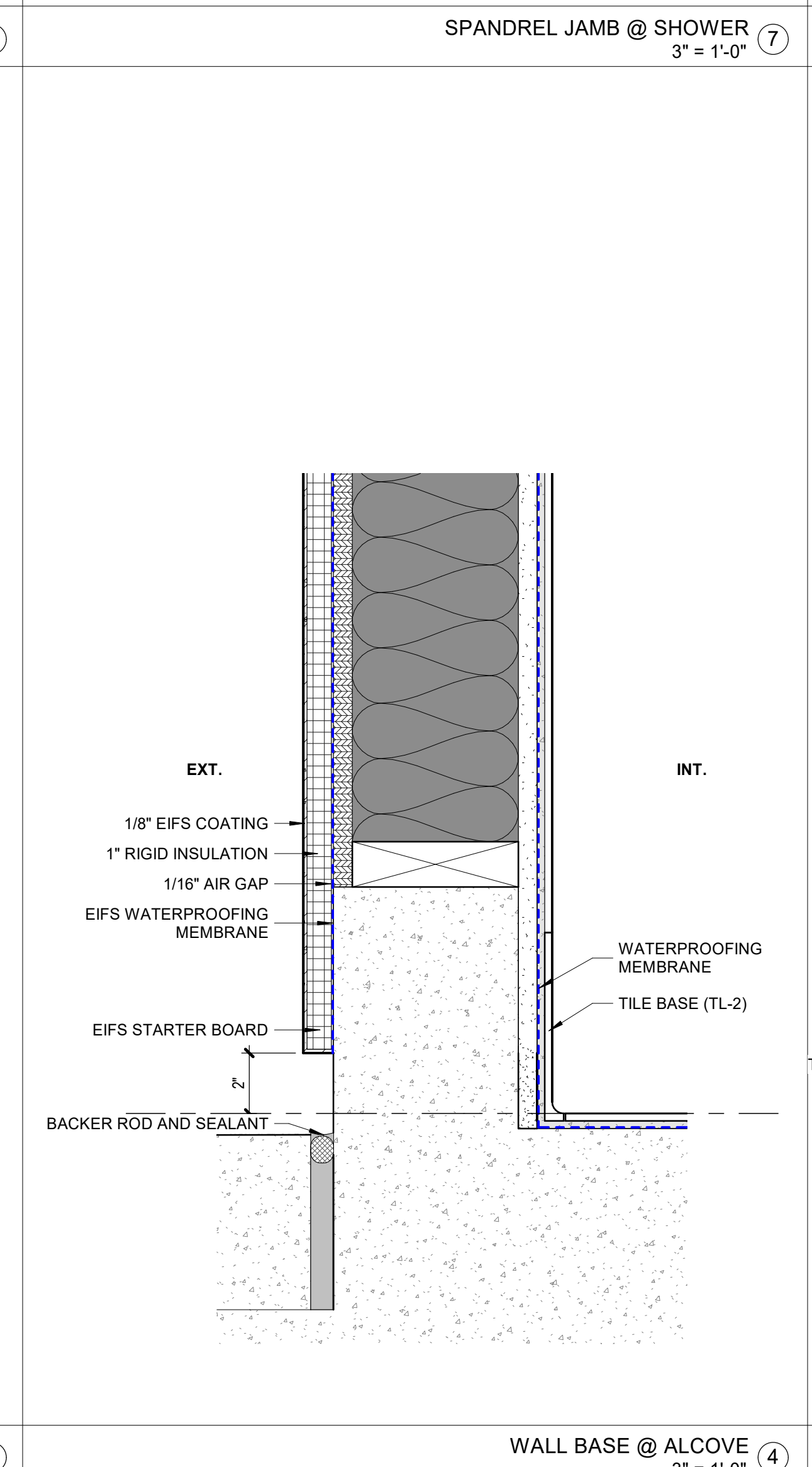
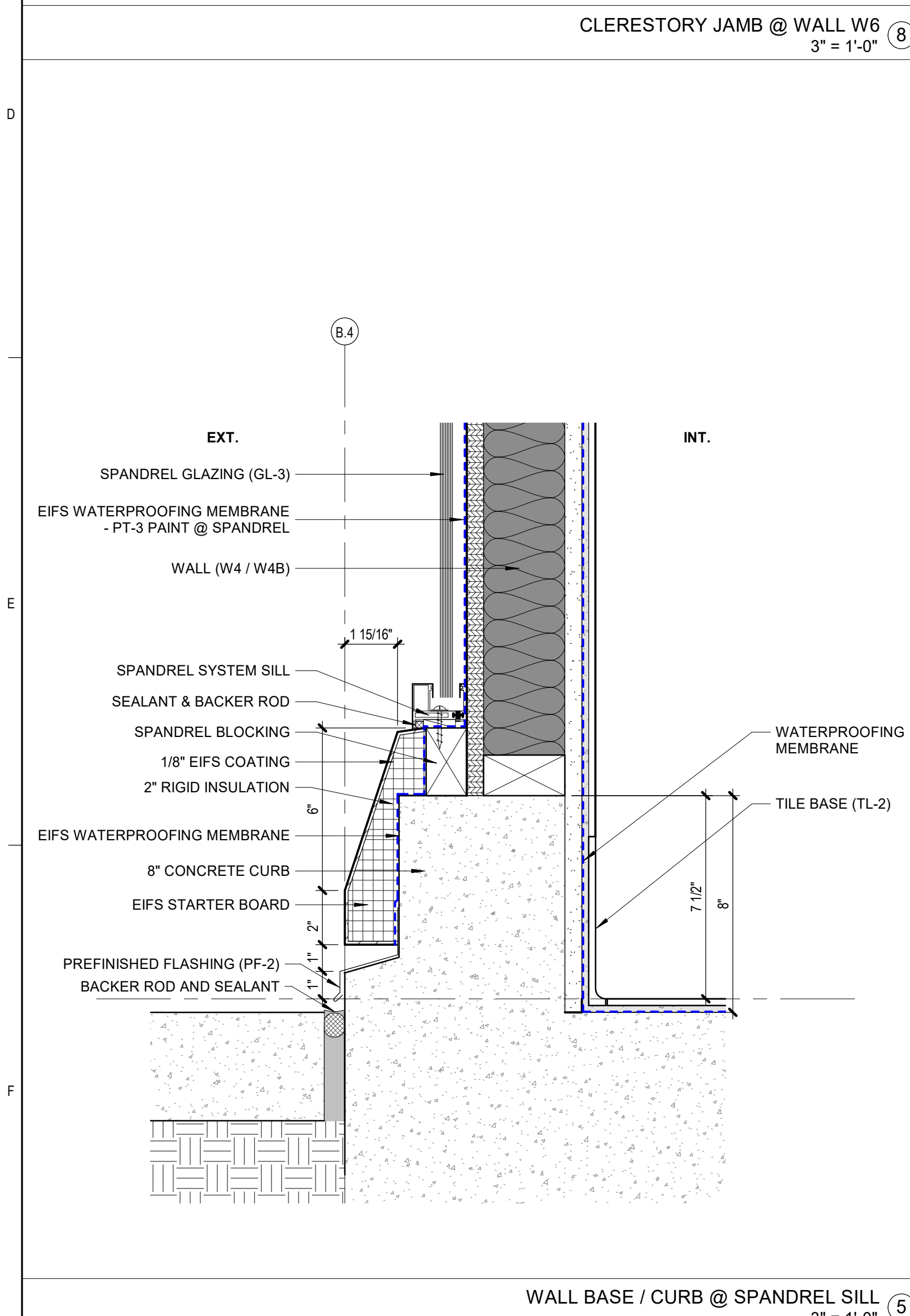
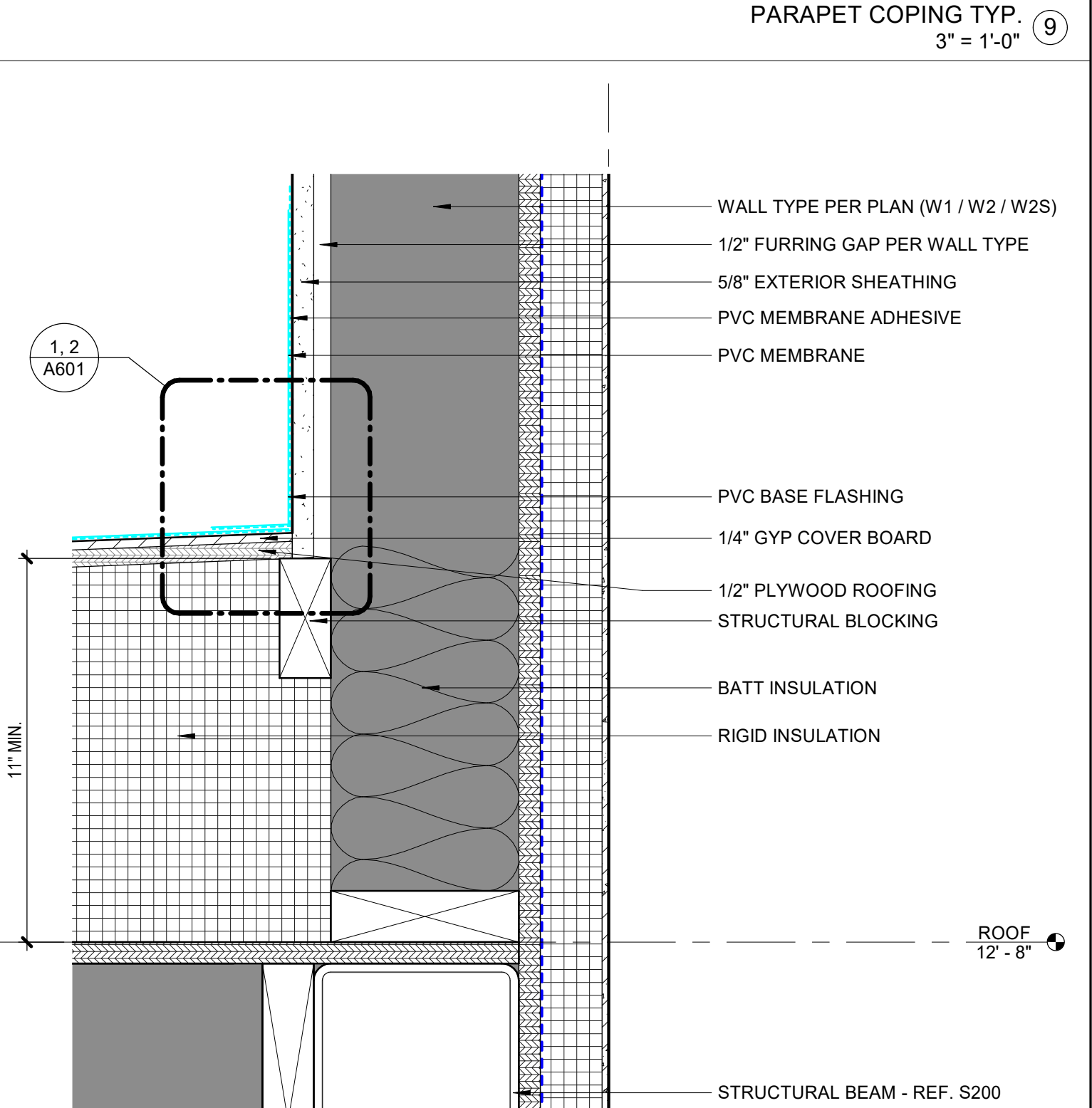
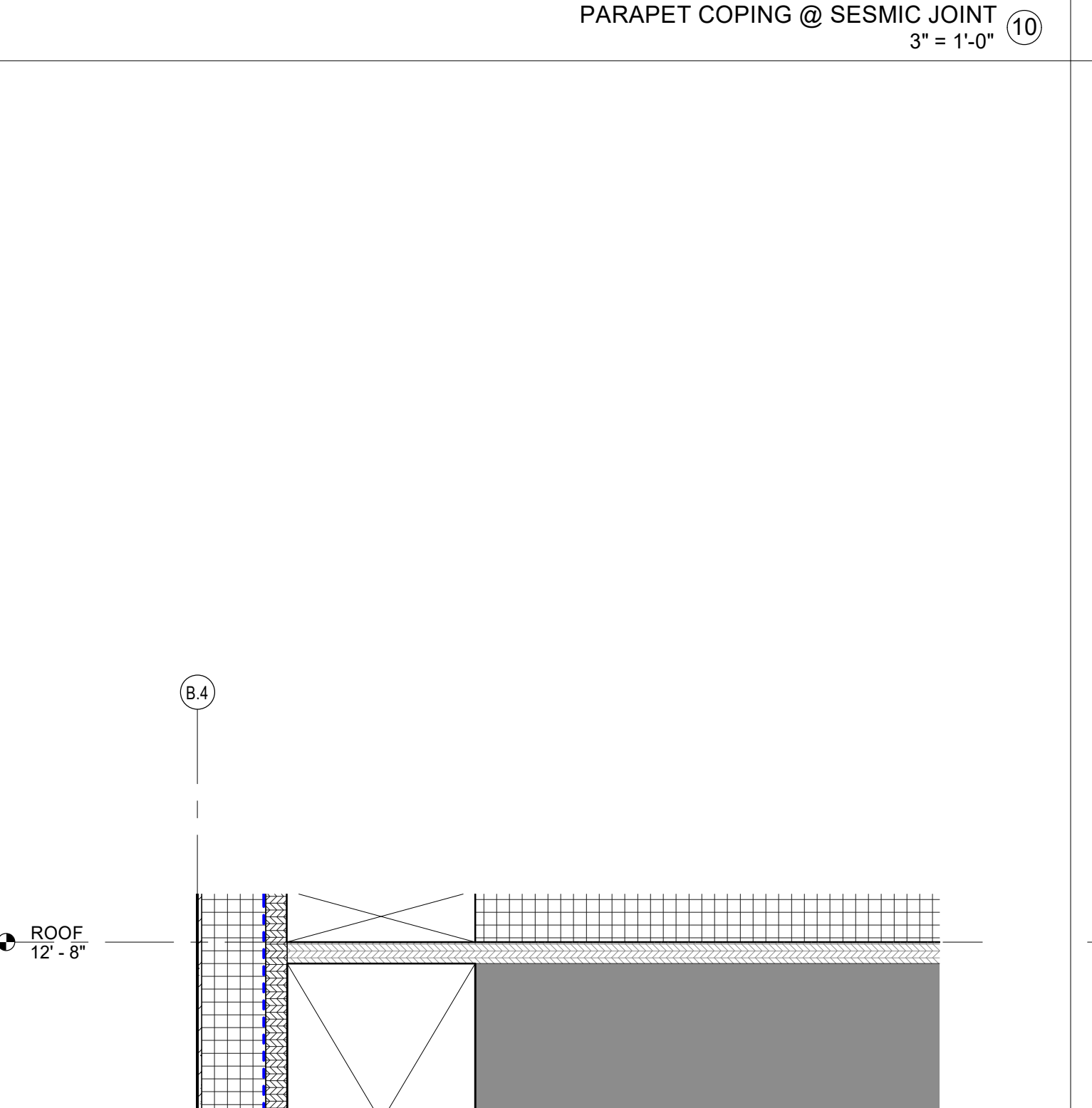
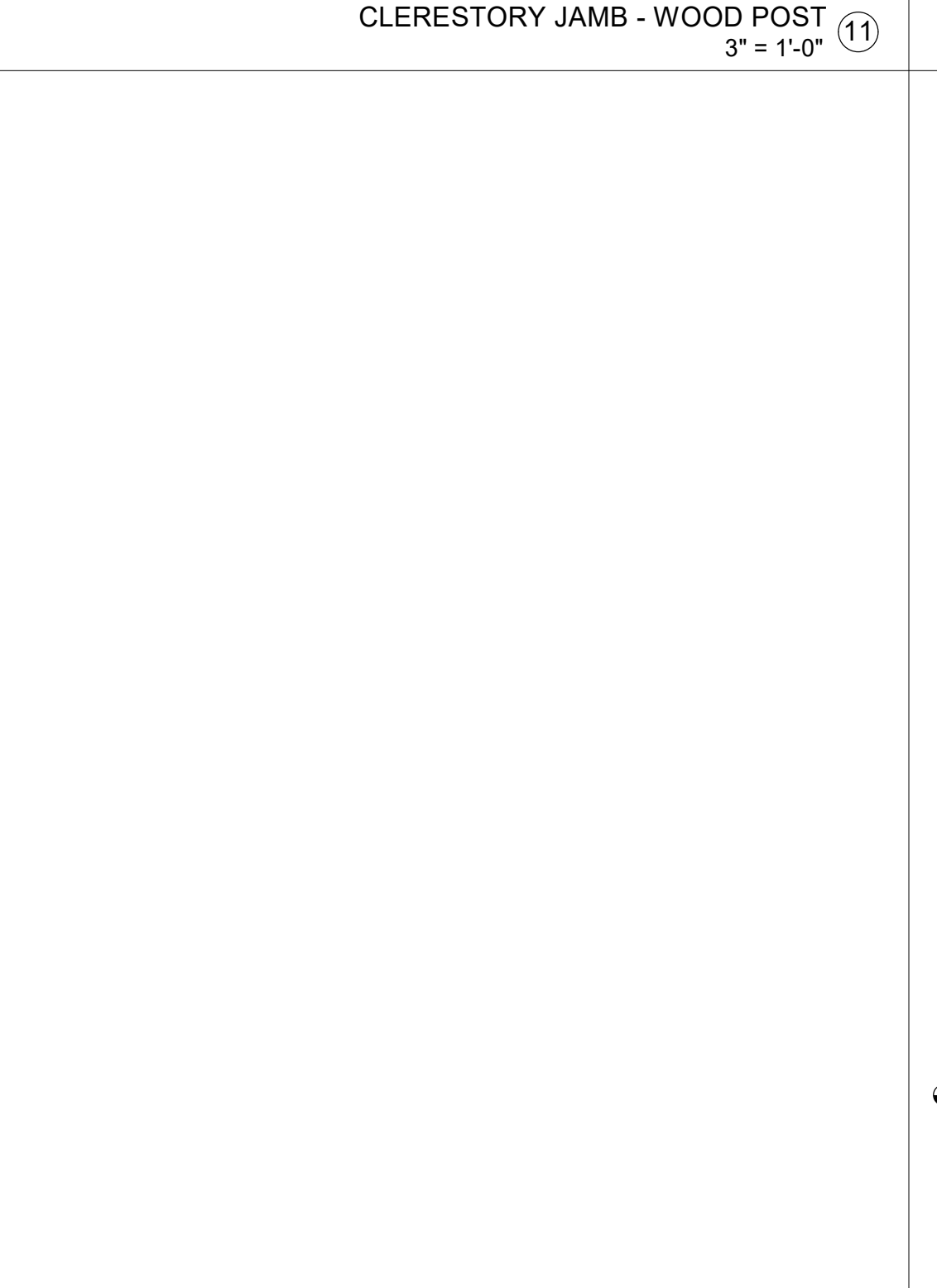
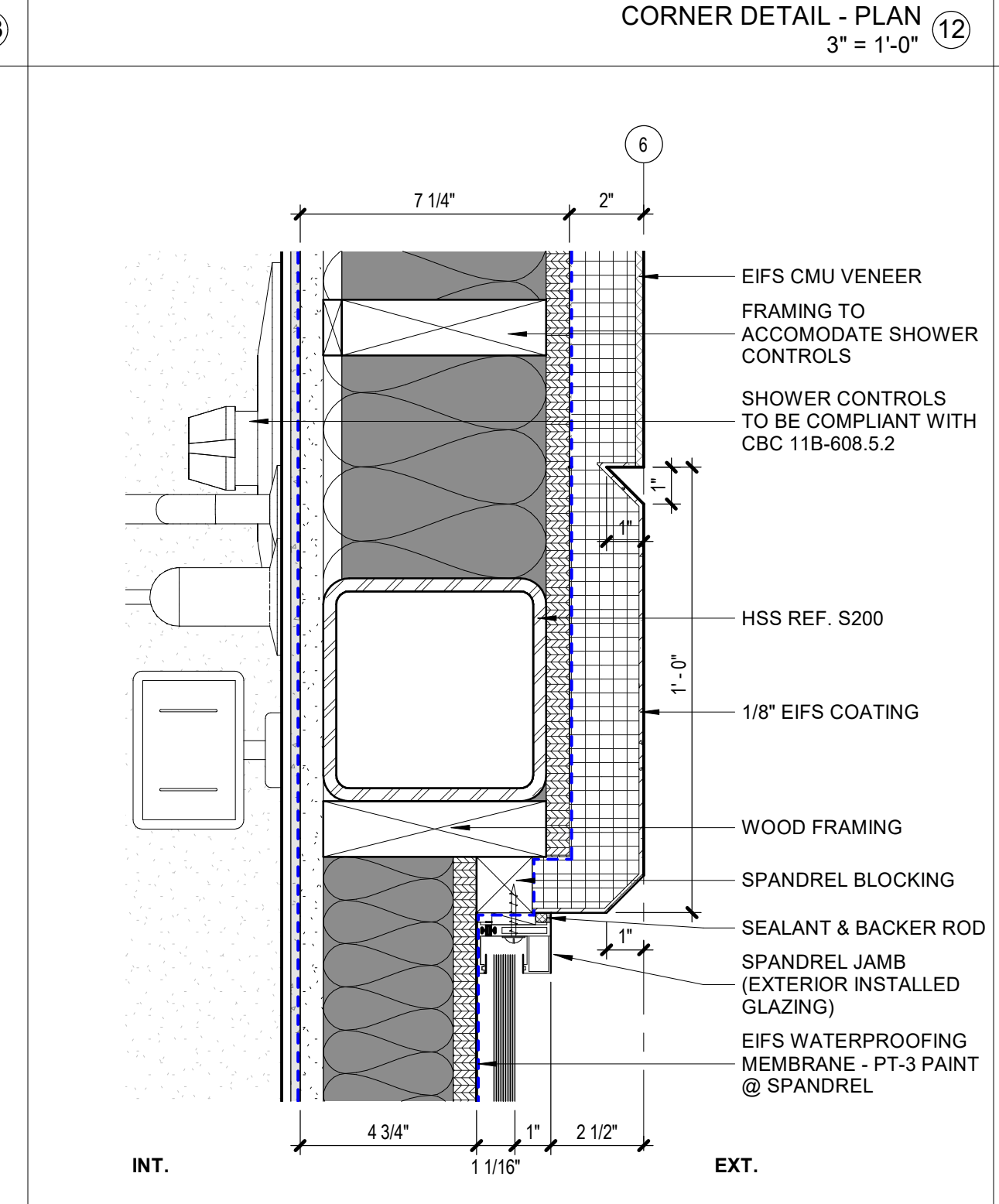
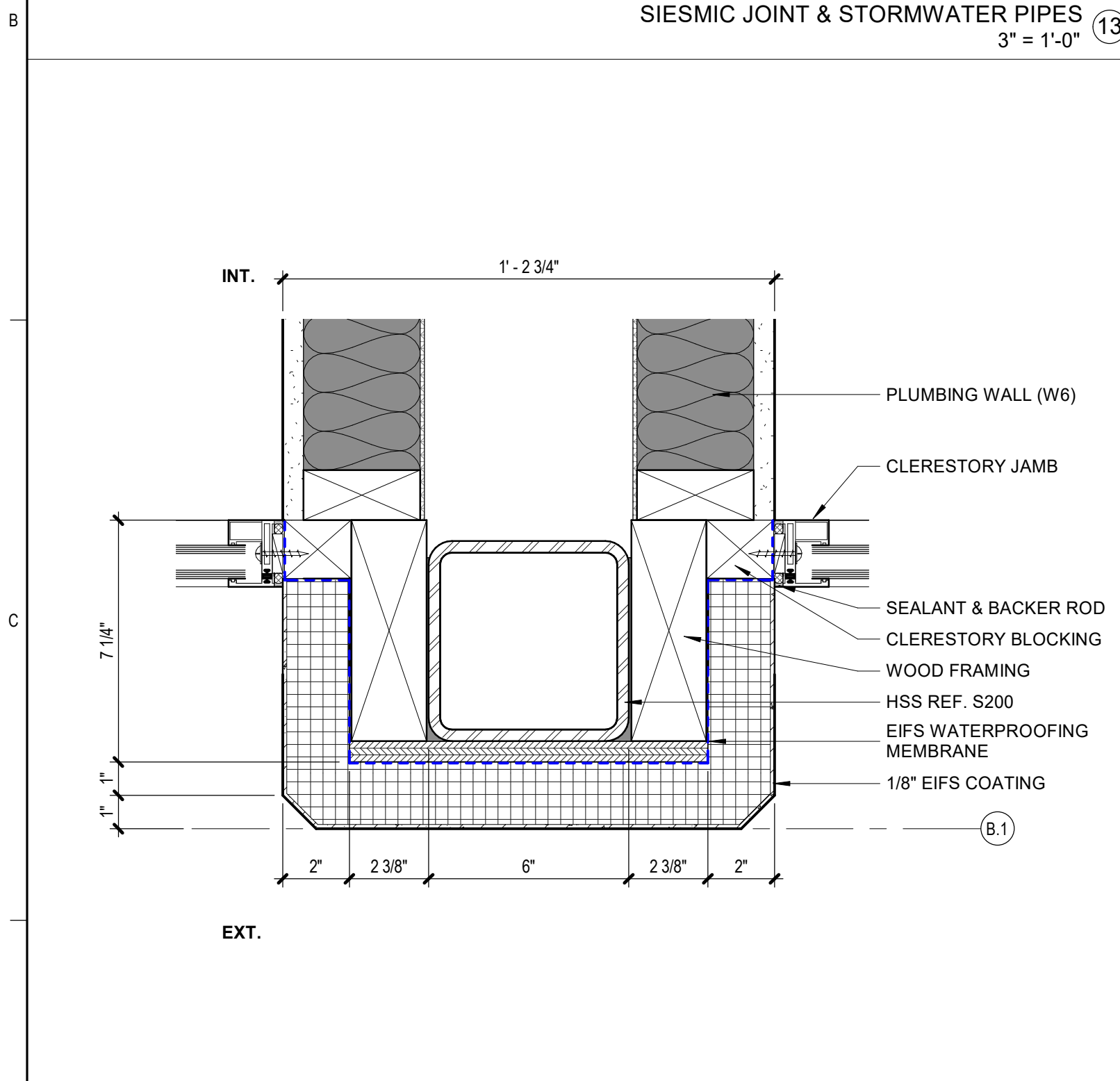
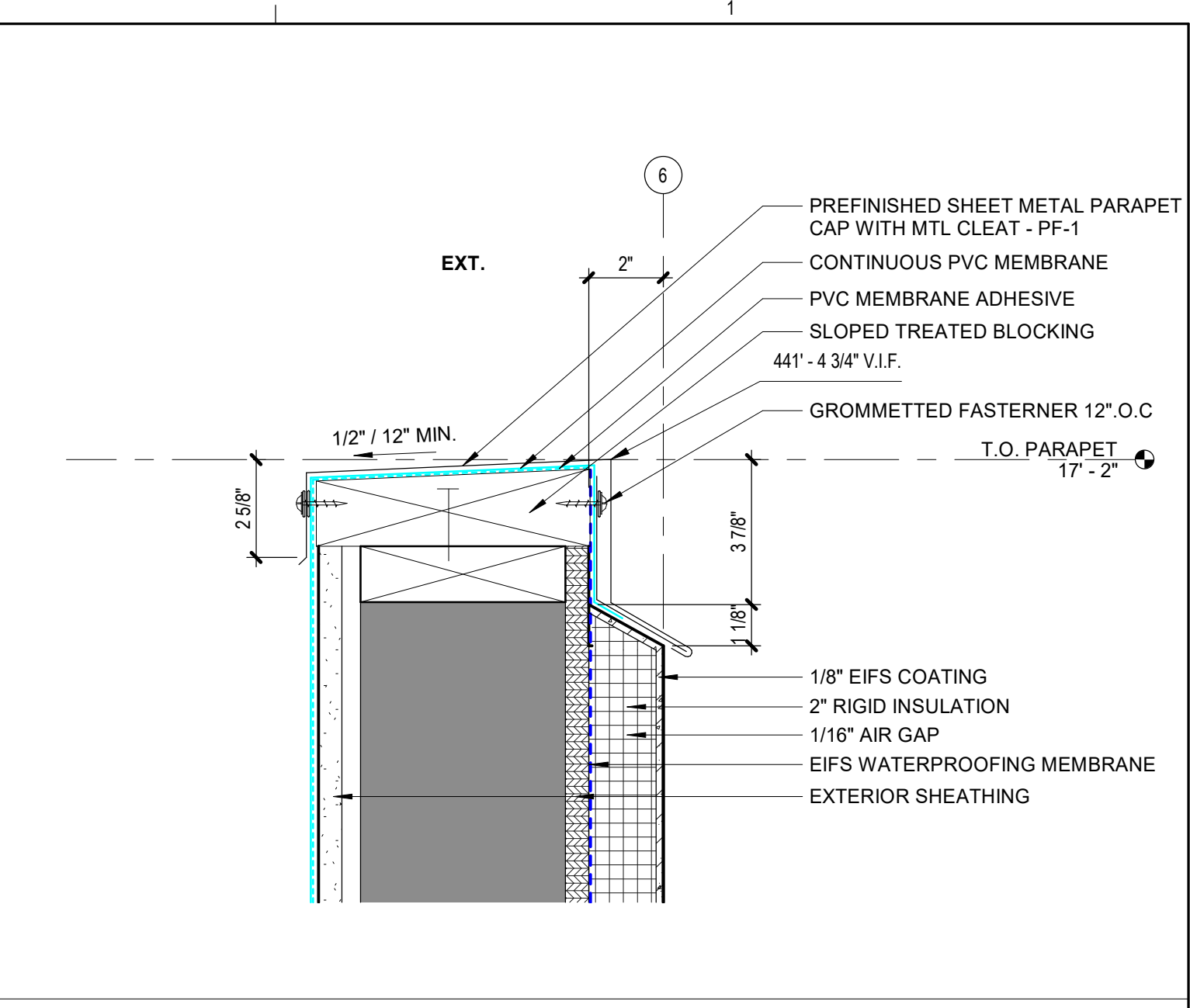
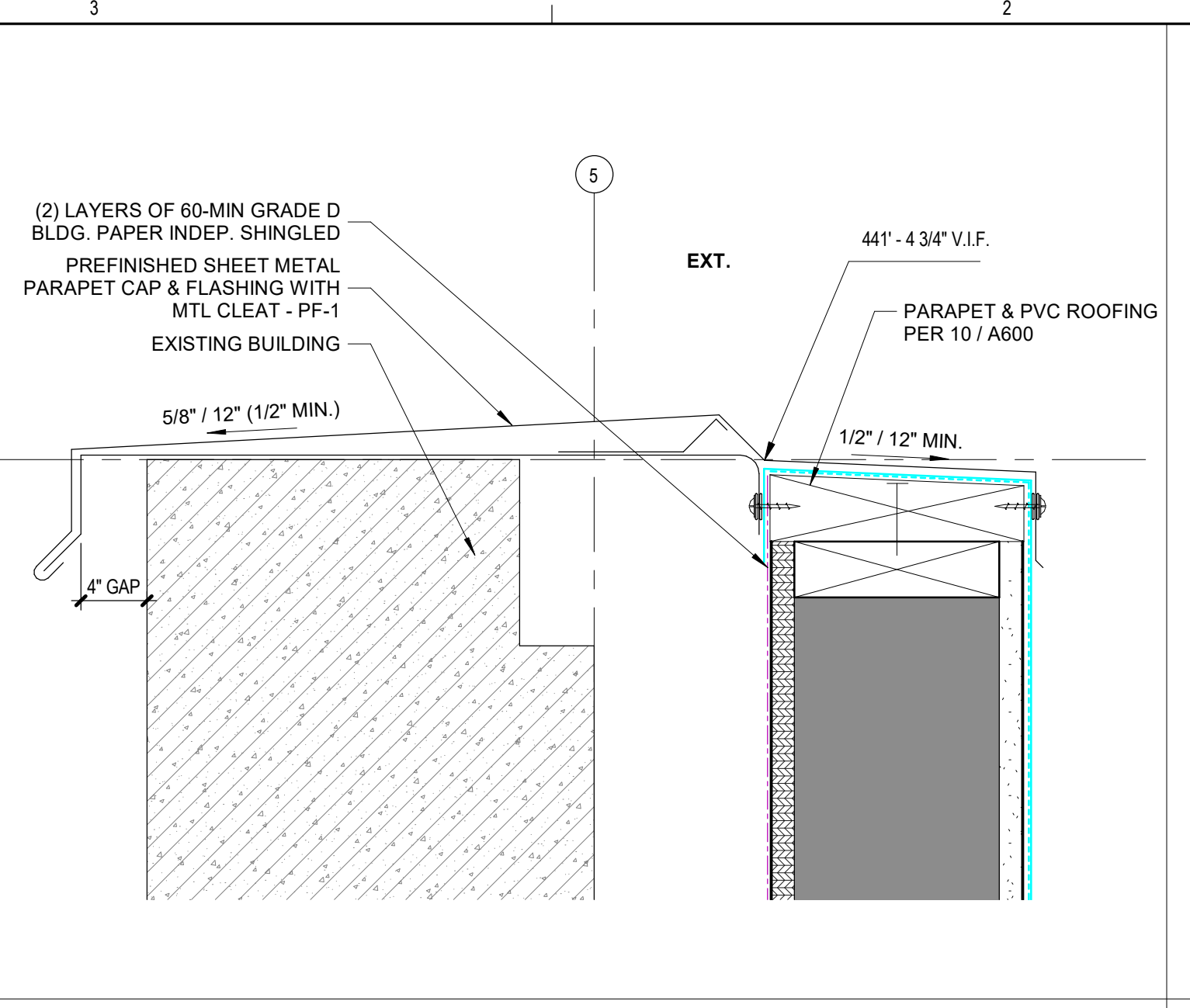
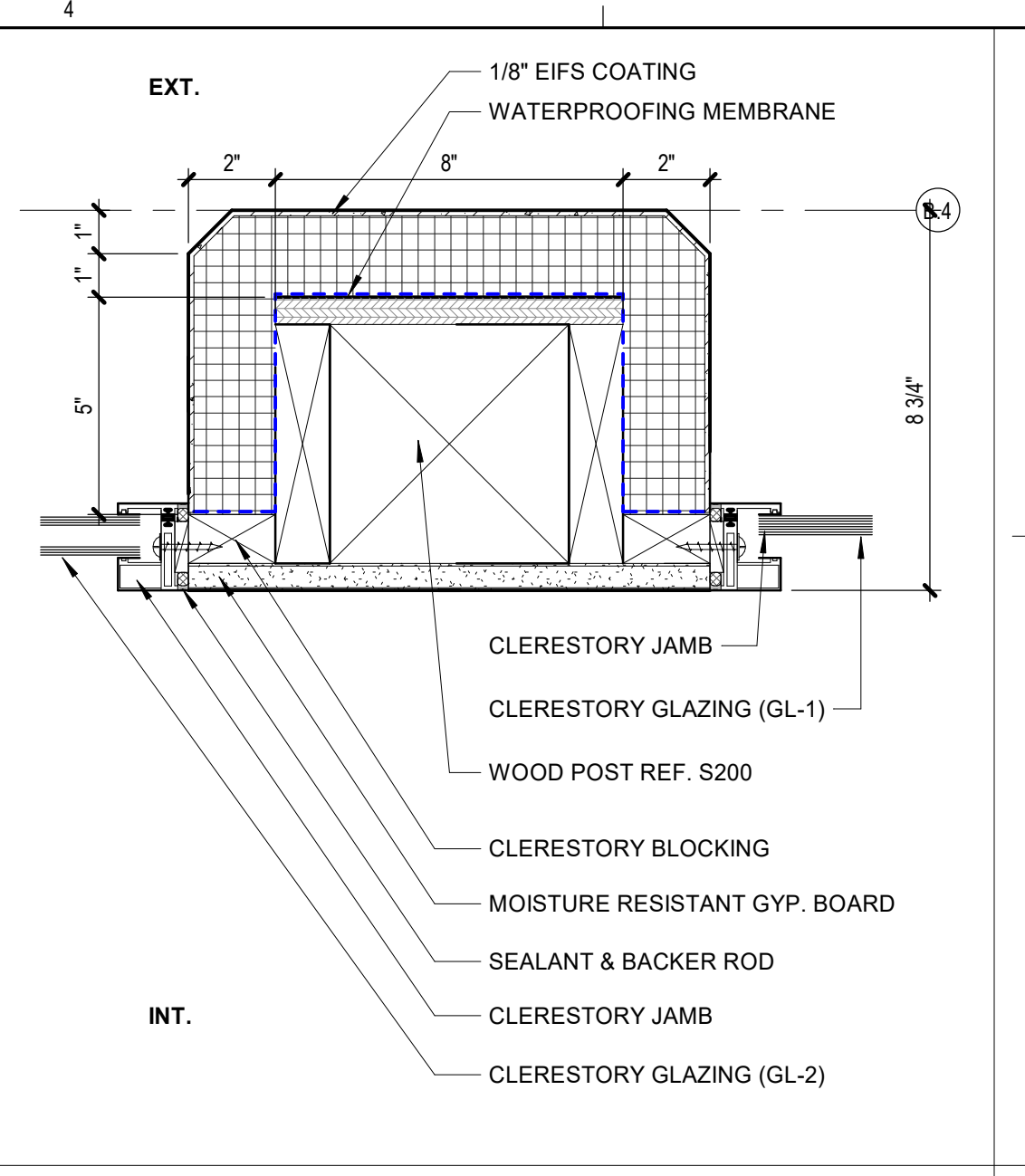
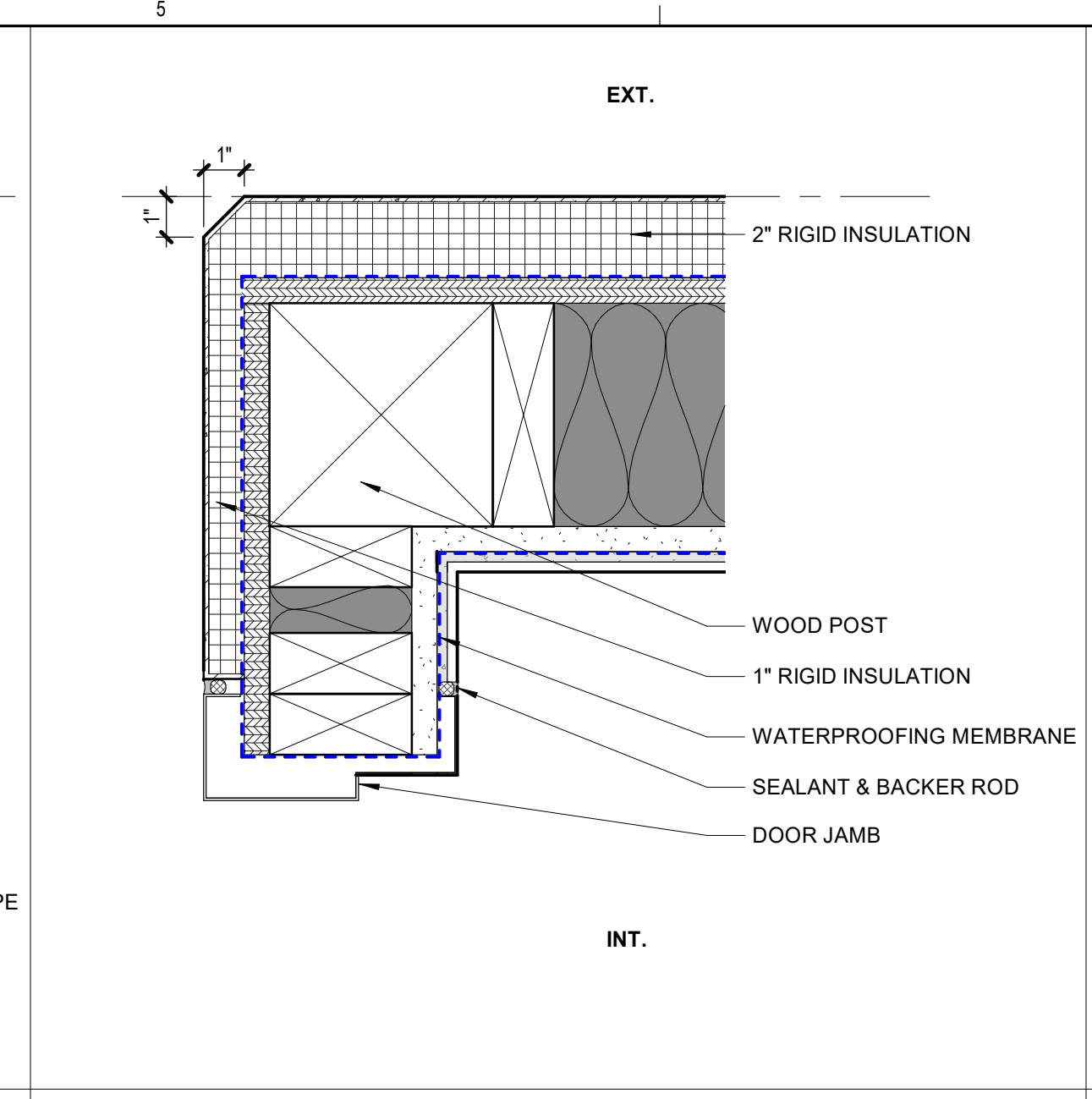
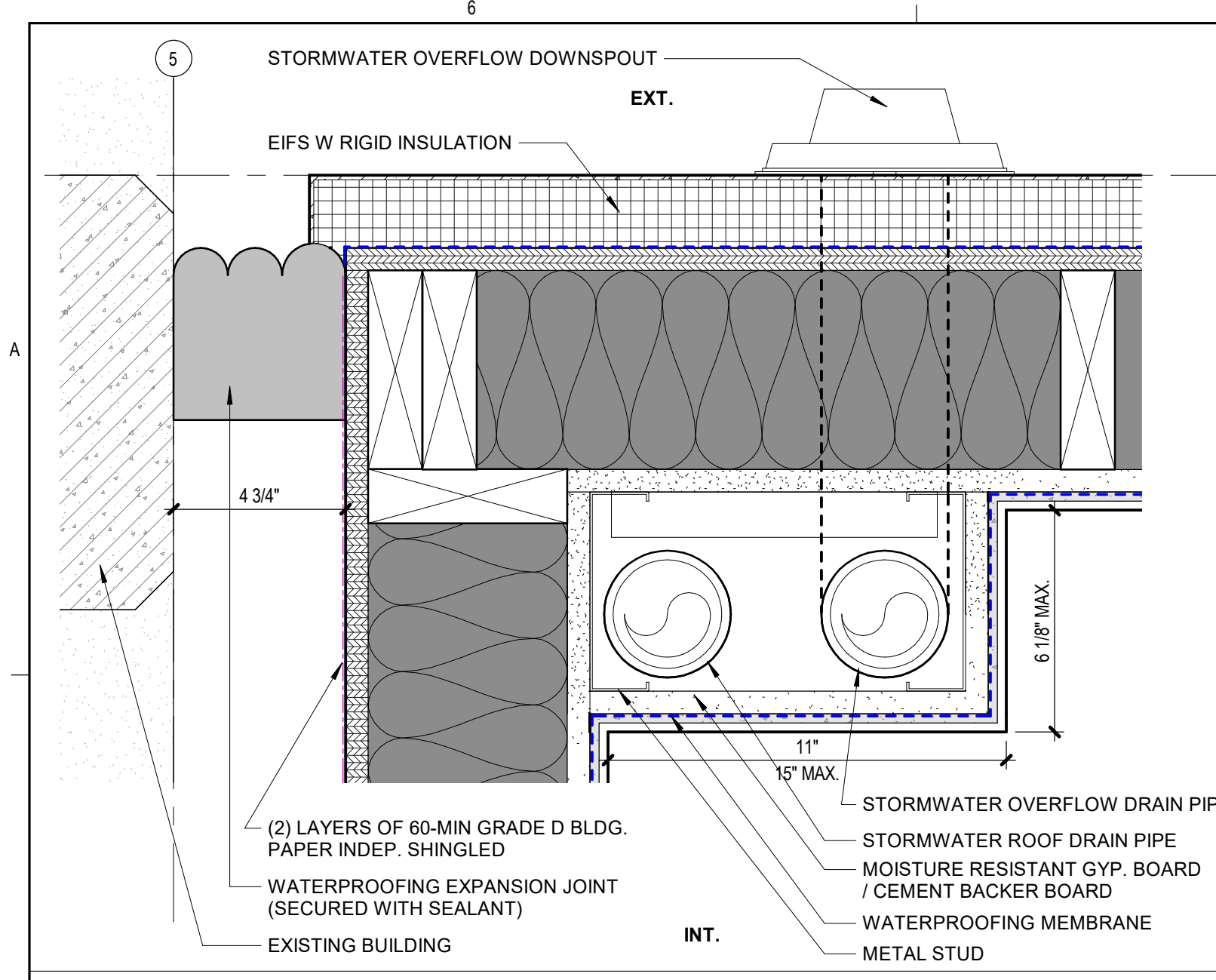
ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.0153

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN



REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/2021
Scale: 3" = 1'-0"
SRA Project Number: 2047

DETAILS - EXTERIOR

A600

© SAFDIE RABINES ARCHITECTS

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfssd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

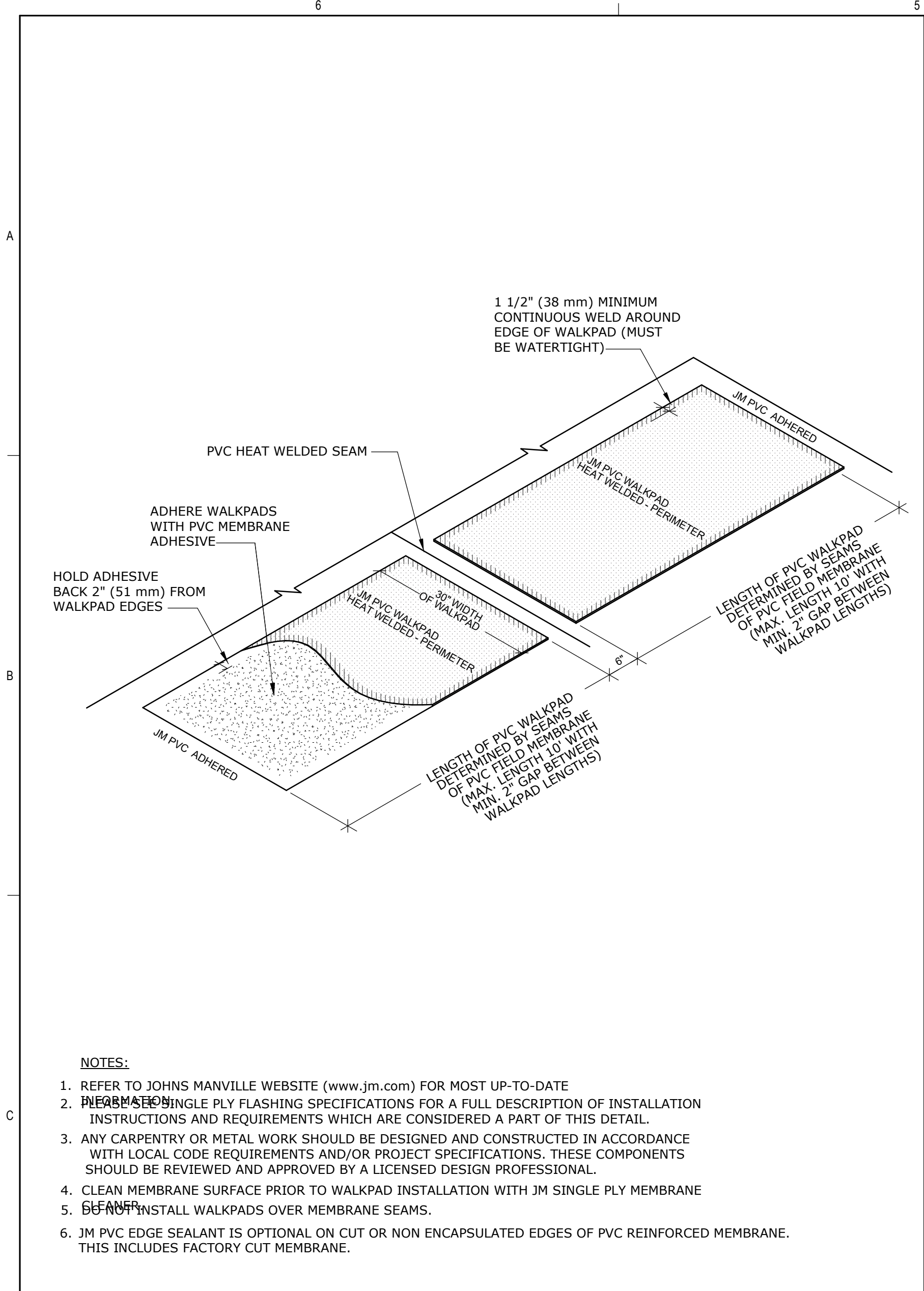
ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.0153

CIVIL ENGINEER:
NASLAND ENGINEERING

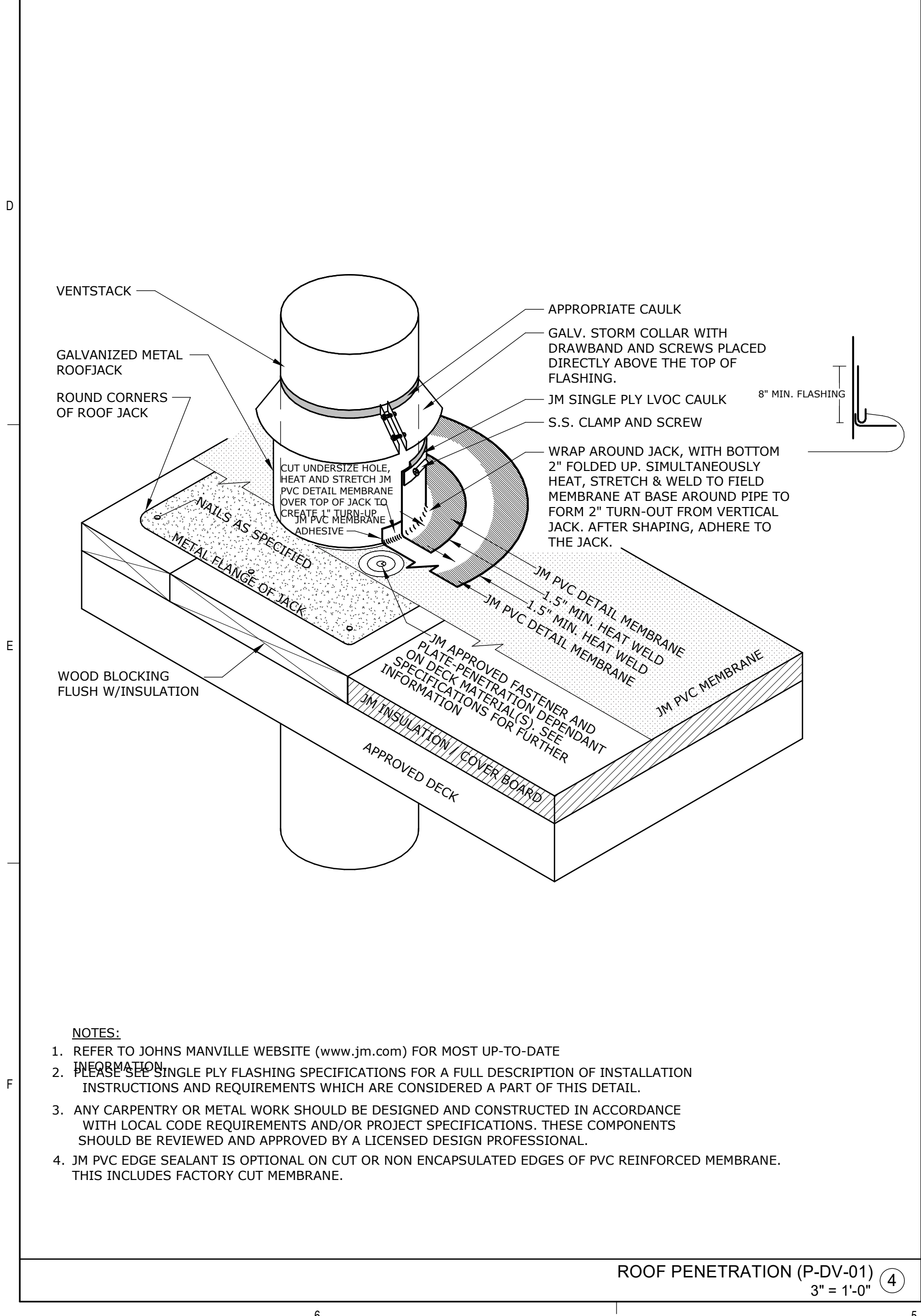
STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

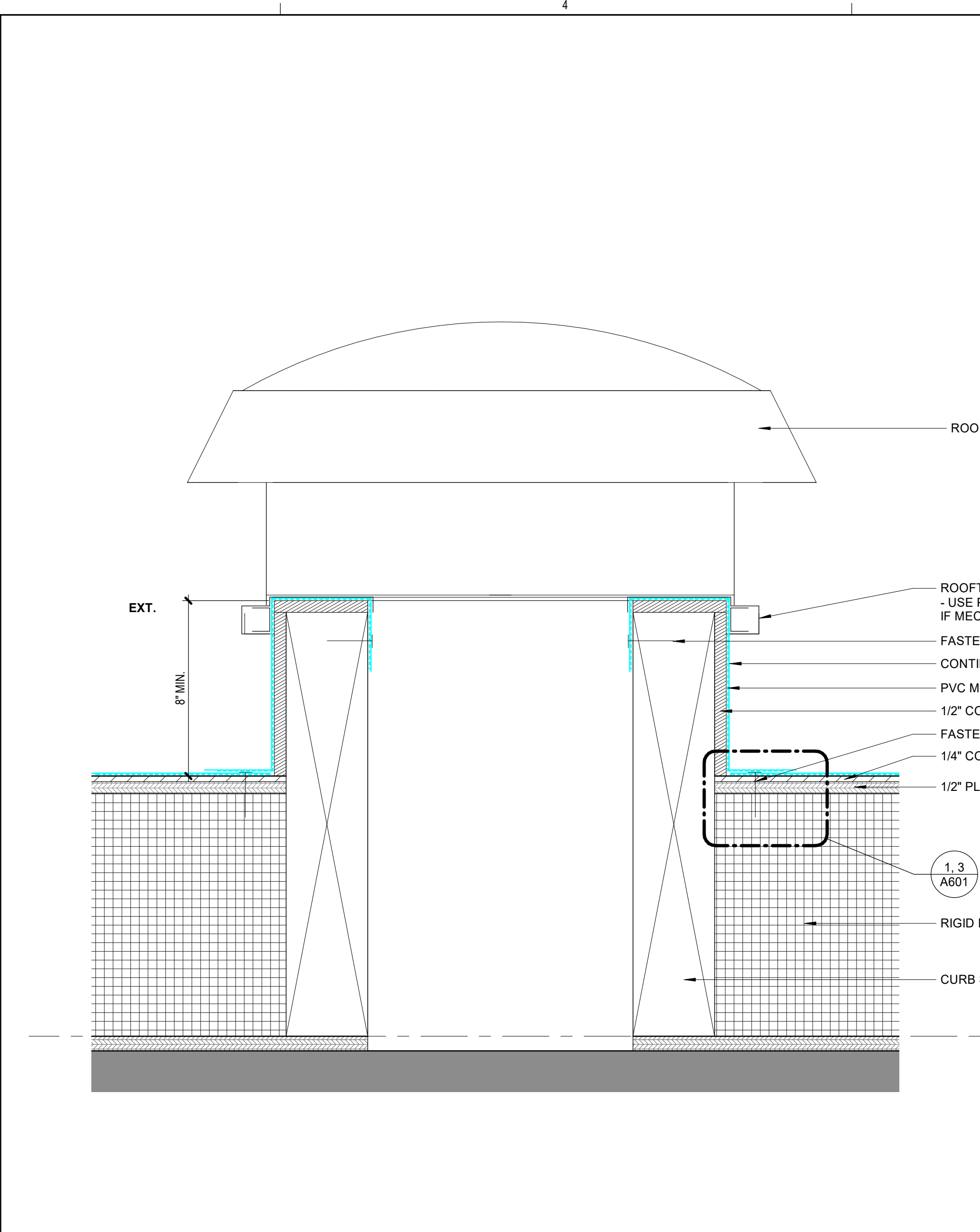
ELECTRICAL & FIRE ALARM ENGINEER:
SALAS O'BRIEN



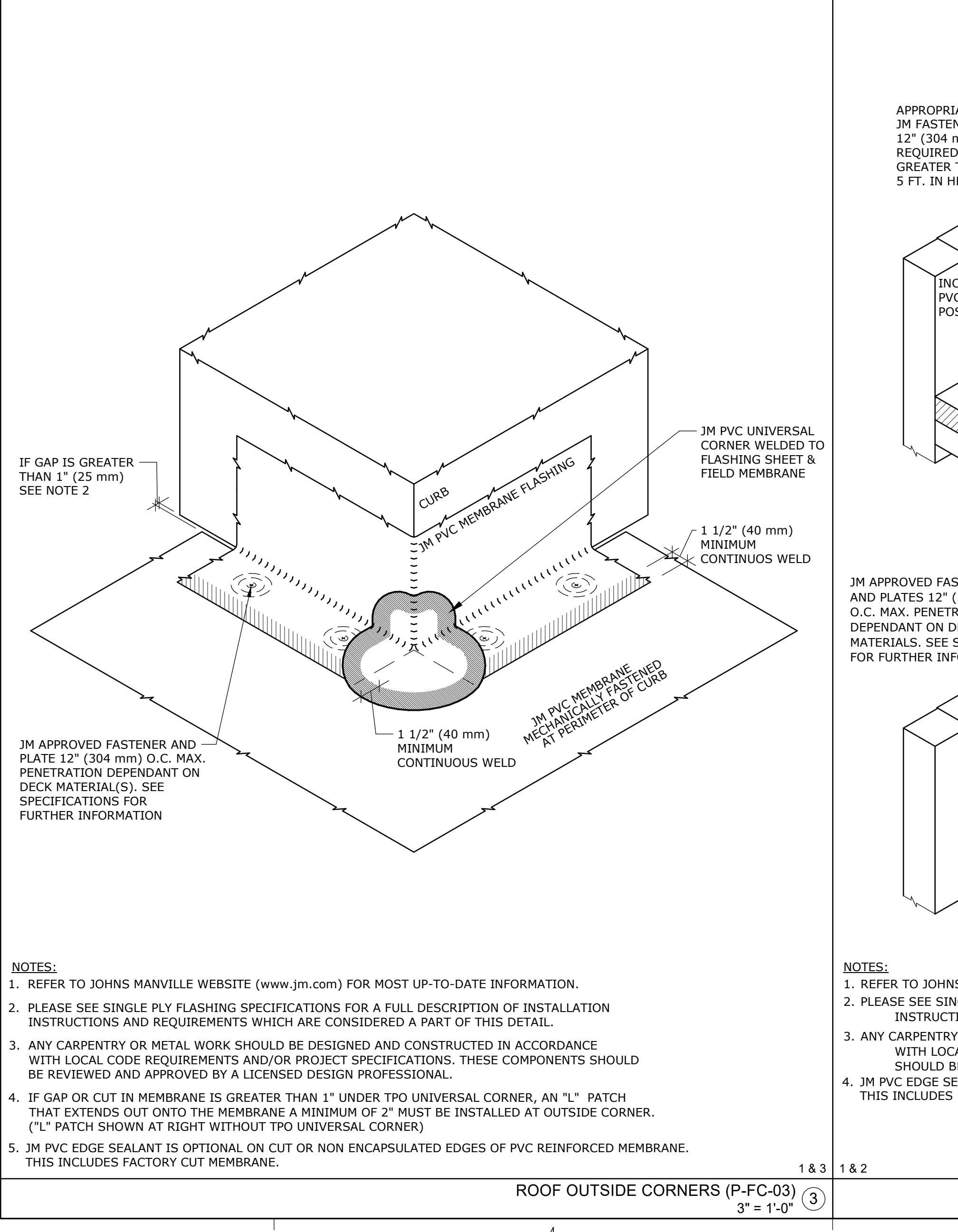
PVC WALKPADS (P-PT-05) 3" = 1'-0" 7



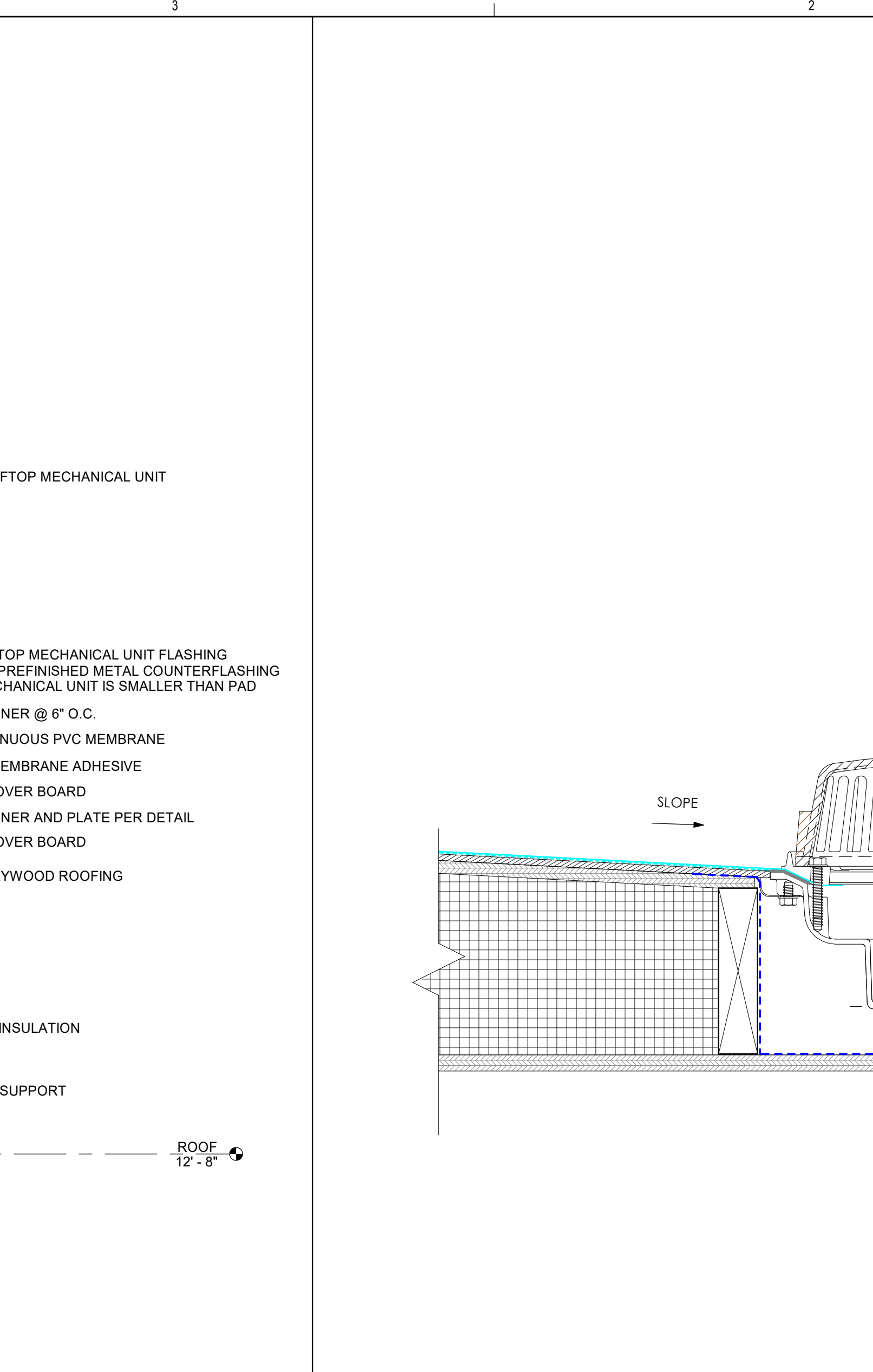
ROOF PENETRATION (P-DV-01) 3" = 1'-0" 4



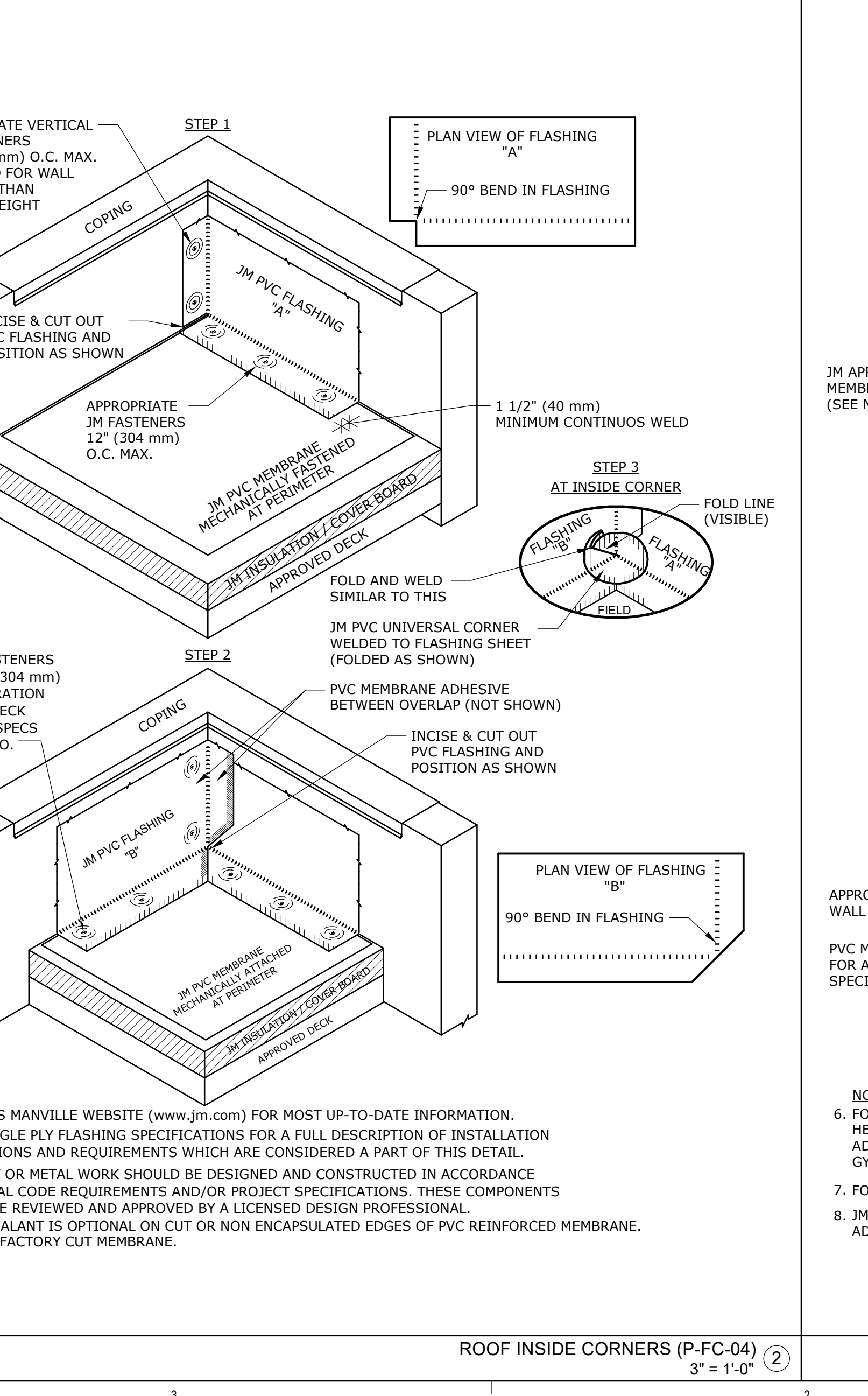
ROOF PENETRATION 3" = 1'-0" 6



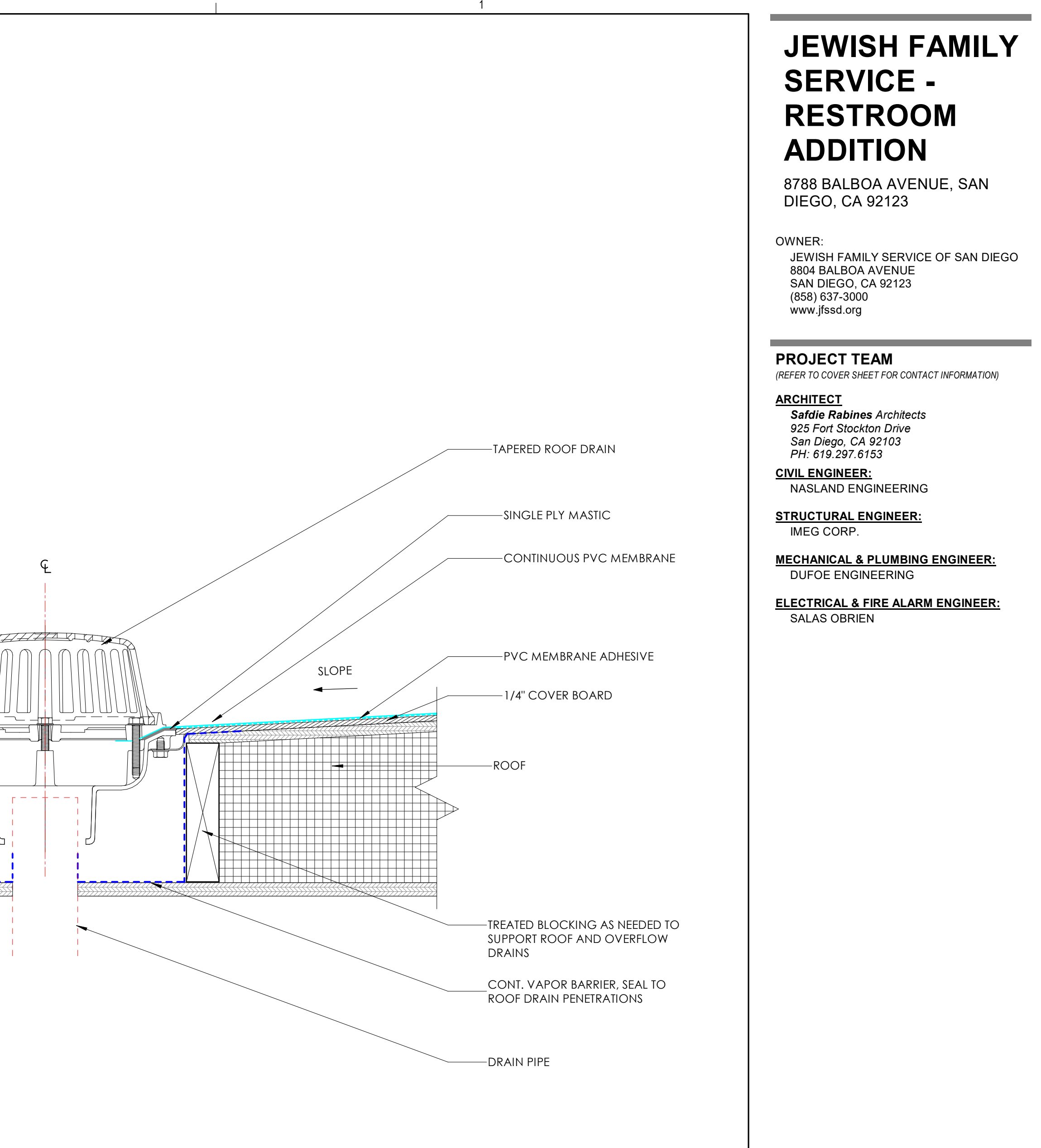
ROOF OUTSIDE CORNERS (P-FC-03) 3" = 1'-0" 3



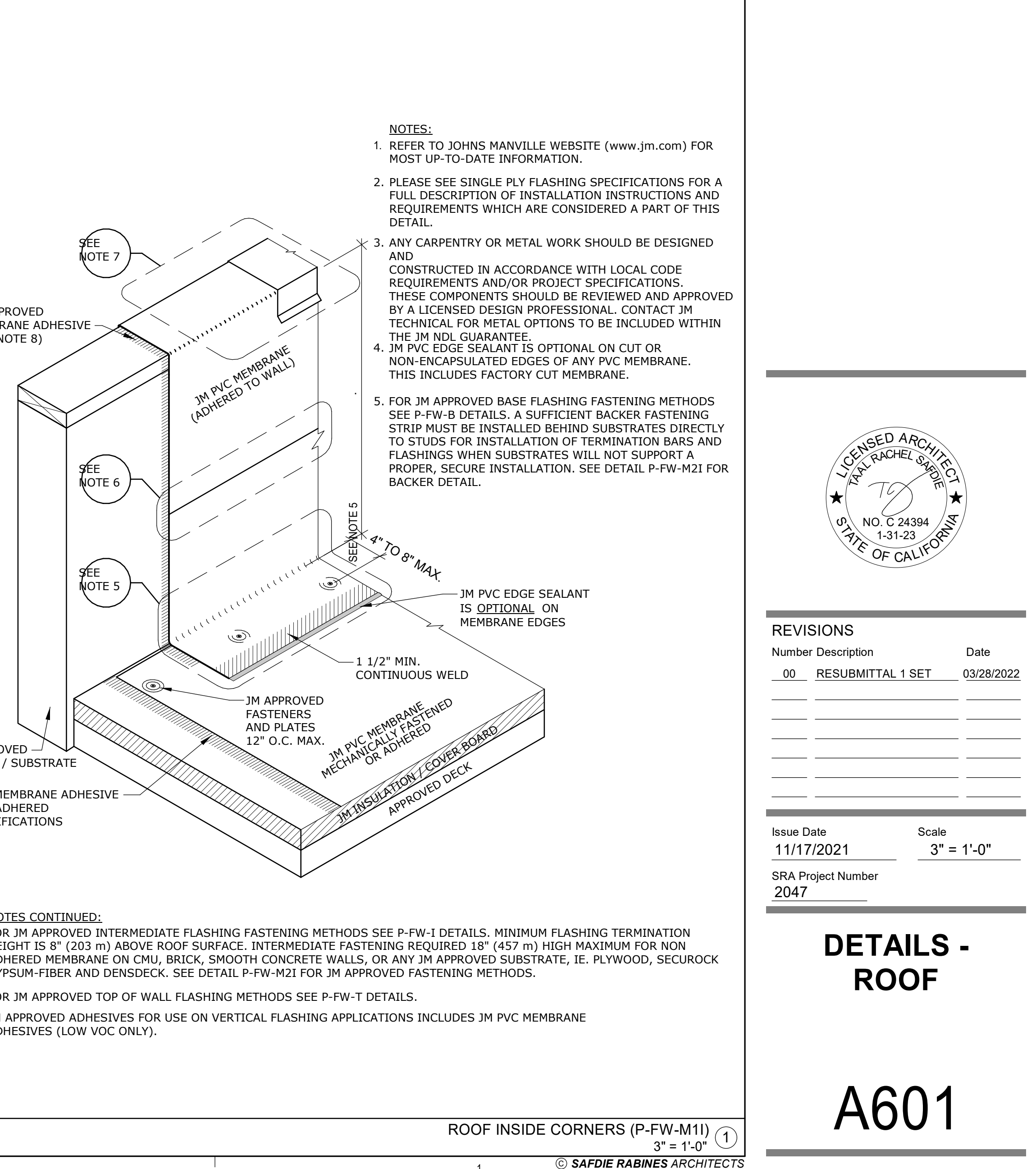
ROOF INSIDE CORNERS (P-FW-04) 3" = 1'-0" 2



ROOF INSIDE CORNERS (P-FW-M1) 3" = 1'-0" 1



ROOF DRAIN 3" = 1'-0" 5



ROOF INSIDE CORNERS (P-FW-M1) 3" = 1'-0" 1



REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/2021 Scale: 3" = 1'-0"
SRA Project Number: 2047

DETAILS - ROOF

A601

© SAFDIE RABINES ARCHITECTS

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfssd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

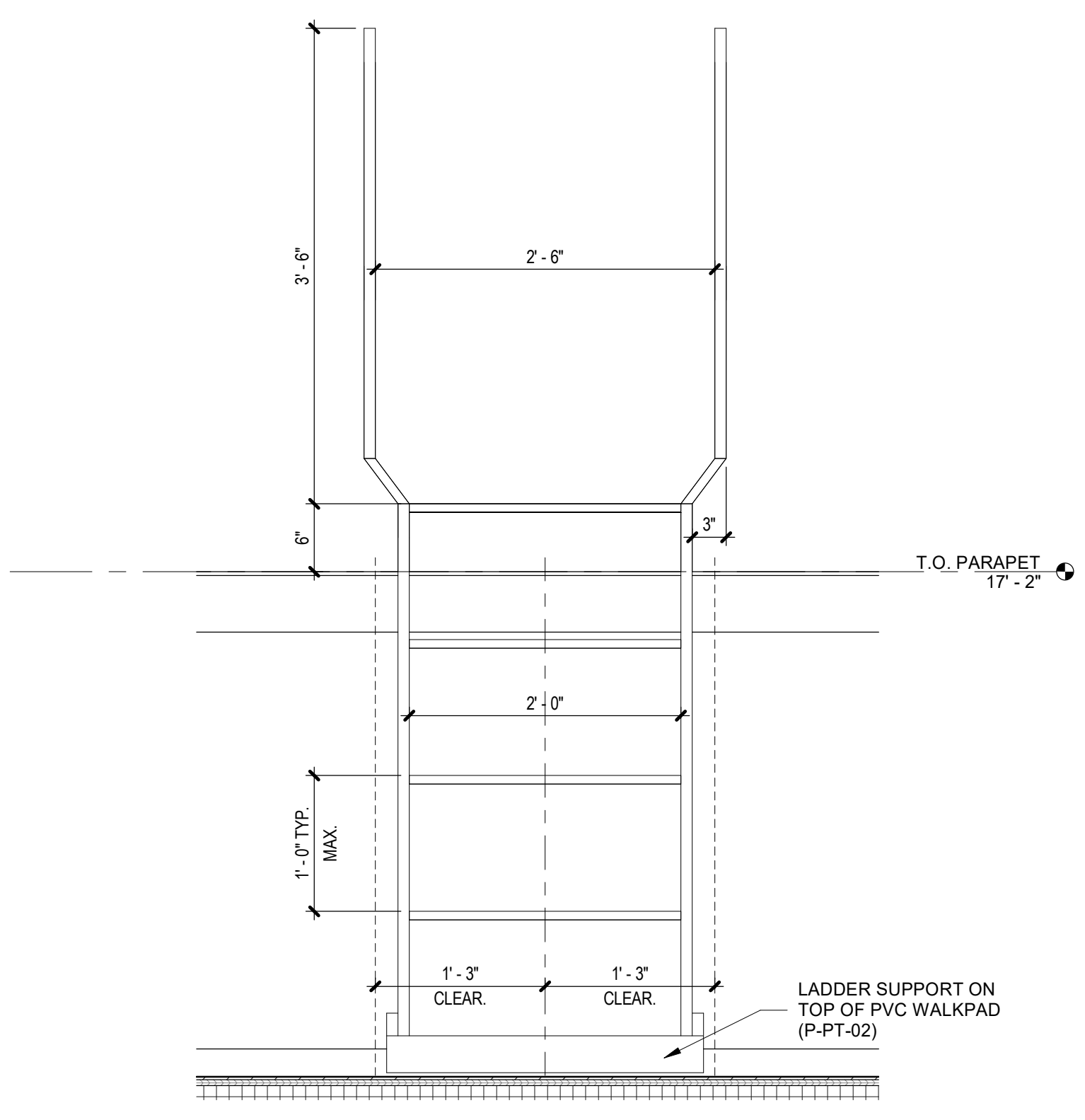
ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.0153

CIVIL ENGINEER:
NASLAND ENGINEERING

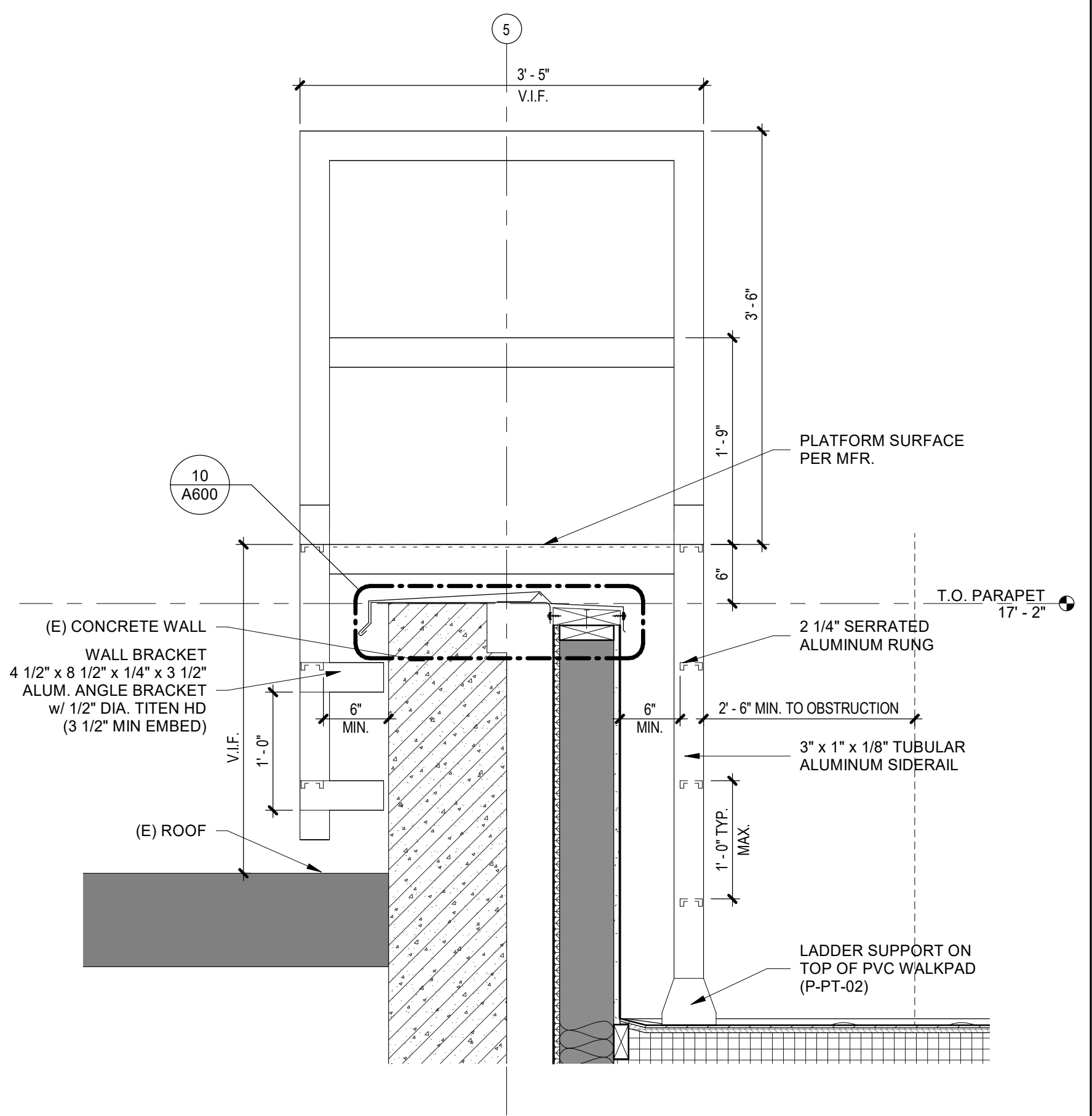
STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

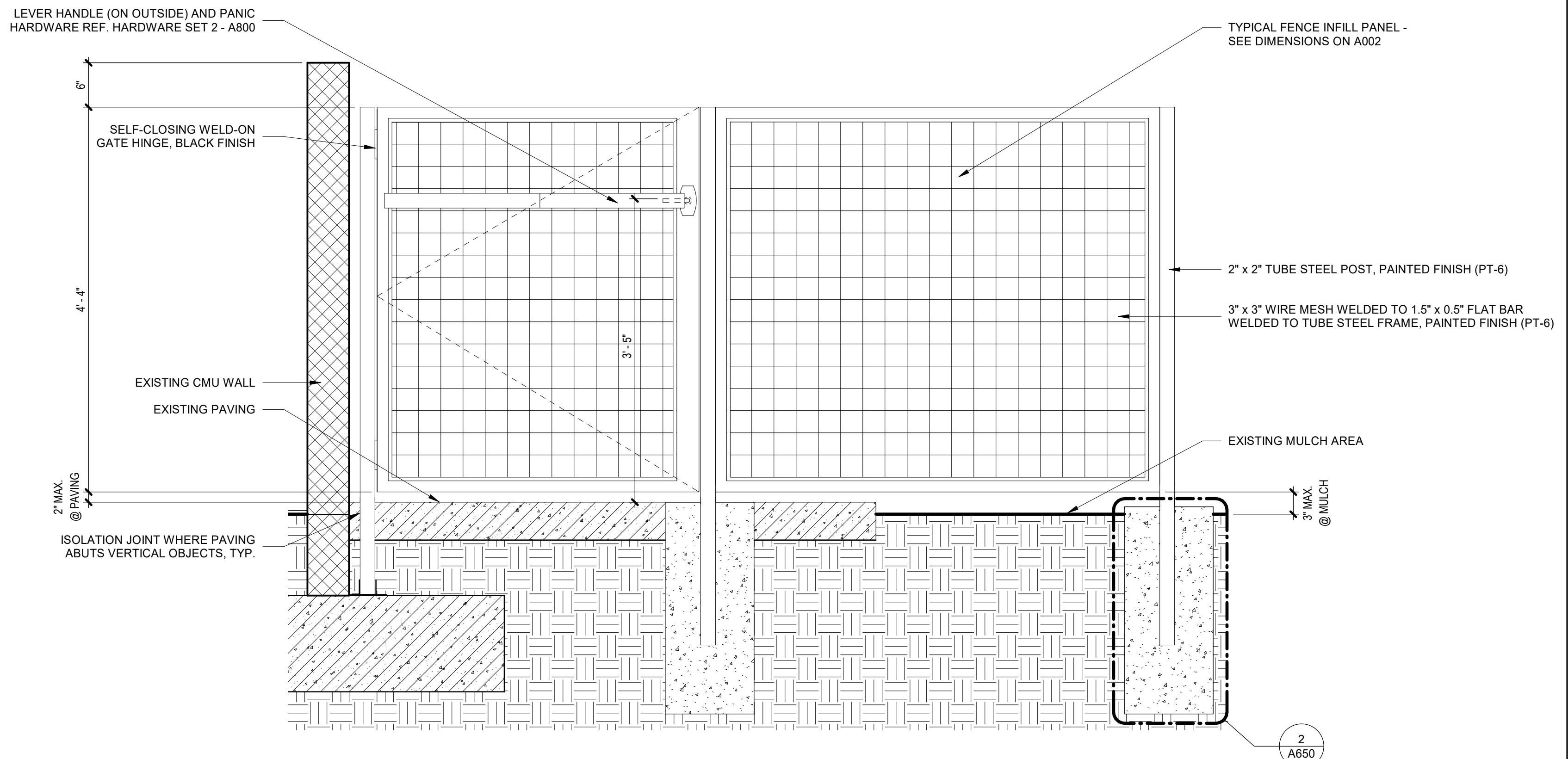
ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN



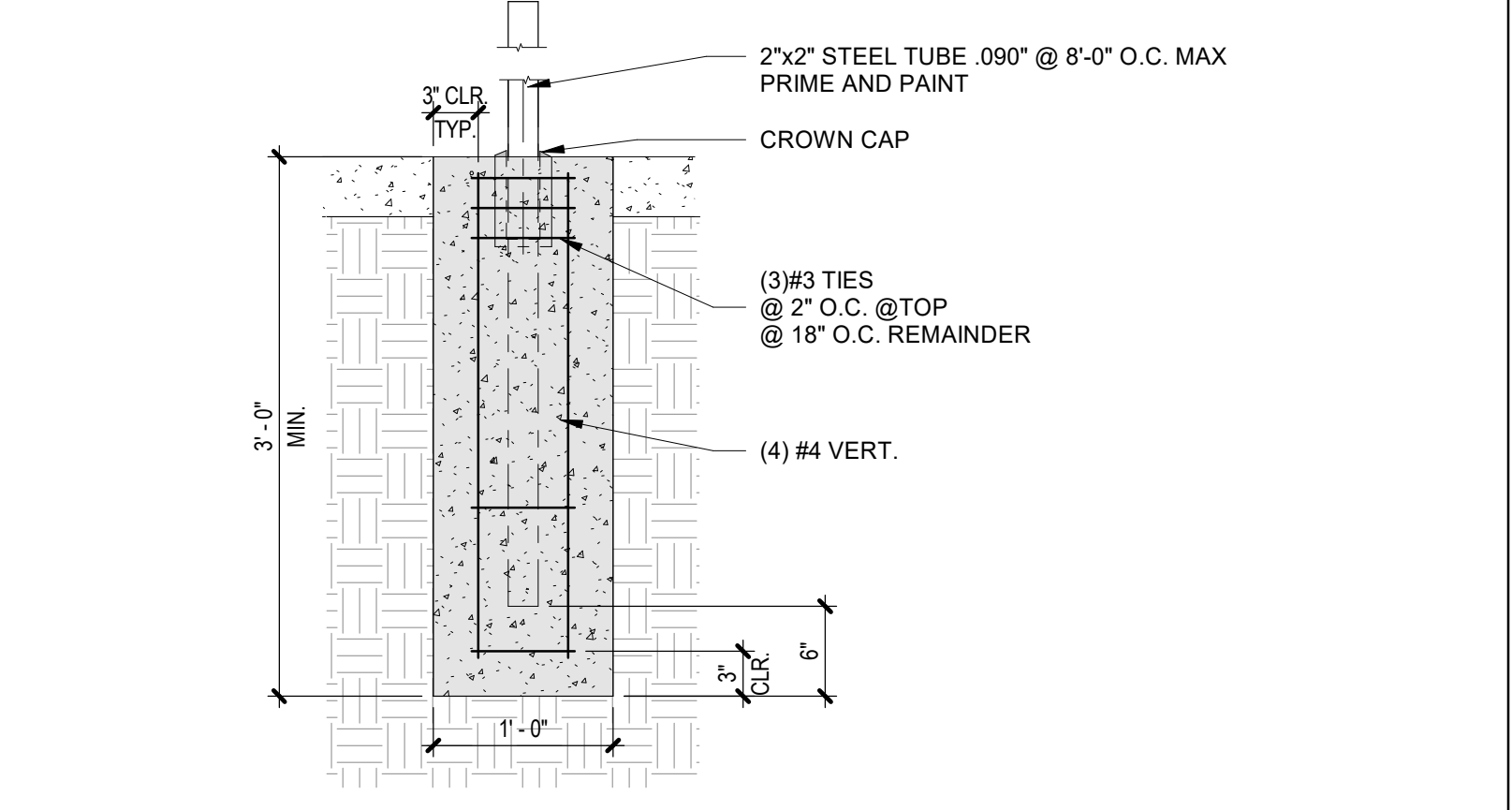
PARAPET LADDER FRONT
1" = 1'-0" (5)



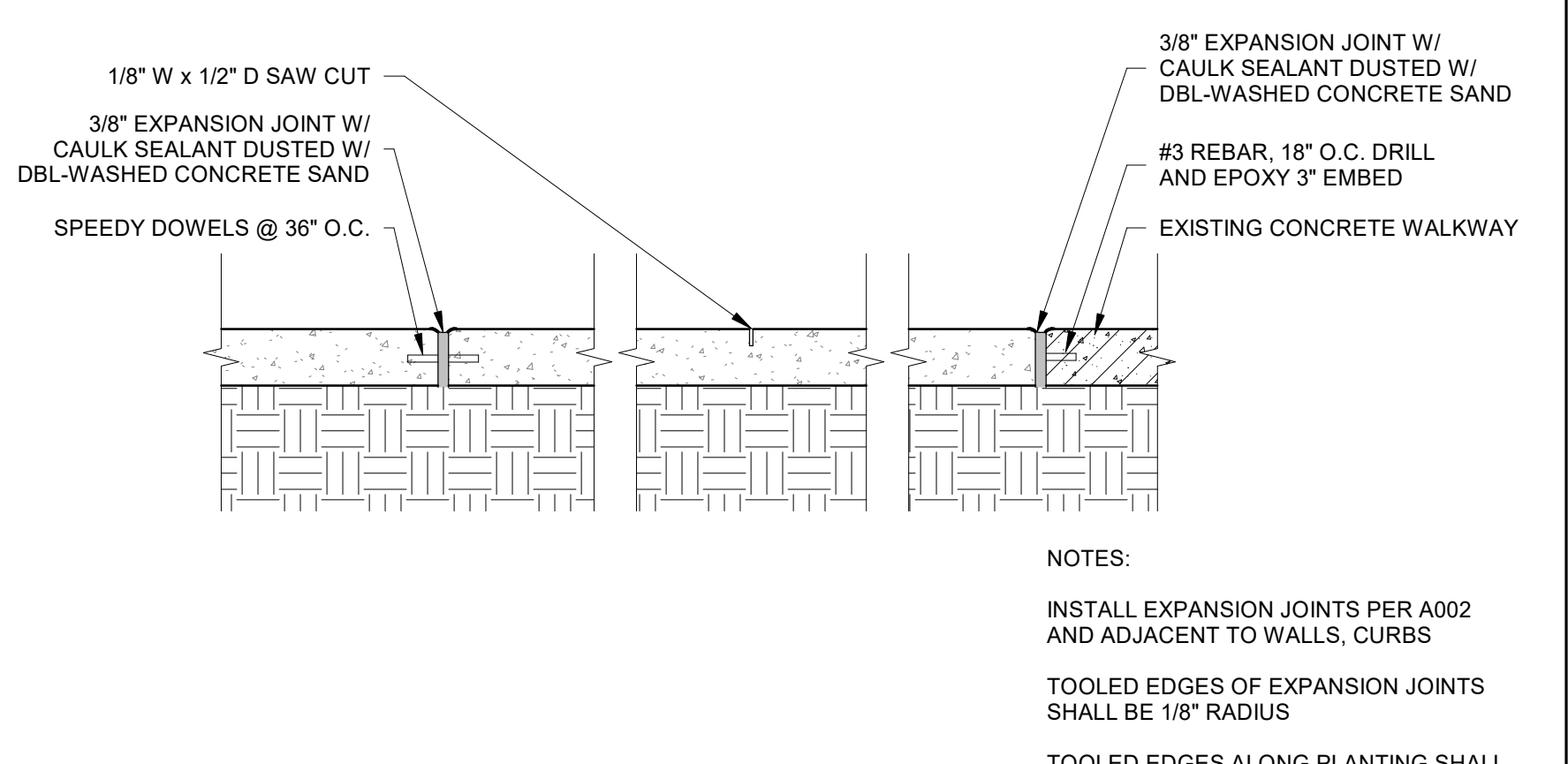
PARAPET LADDER SIDE
1" = 1'-0" (4)



FENCE ELEVATION
1" = 1'-0" (3)

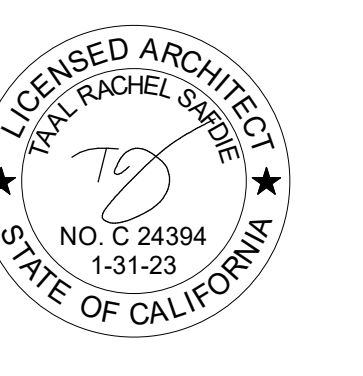


FENCE GATE POST
1" = 1'-0" (2)



CONCRETE DETAILS
1" = 1'-0" (1)

© SAFDIE RABINES ARCHITECTS



REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/2021
Scale: 1" = 1'-0"
SRA Project Number: 2047

DETAILS - SITE

A650

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfssd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

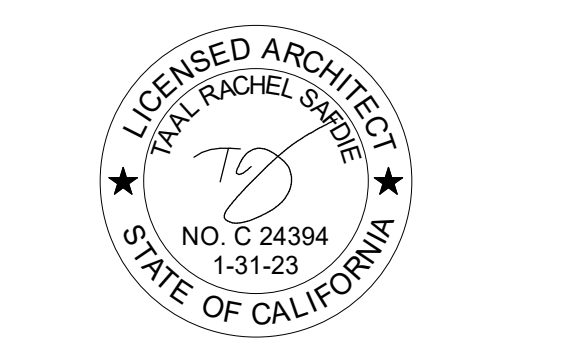
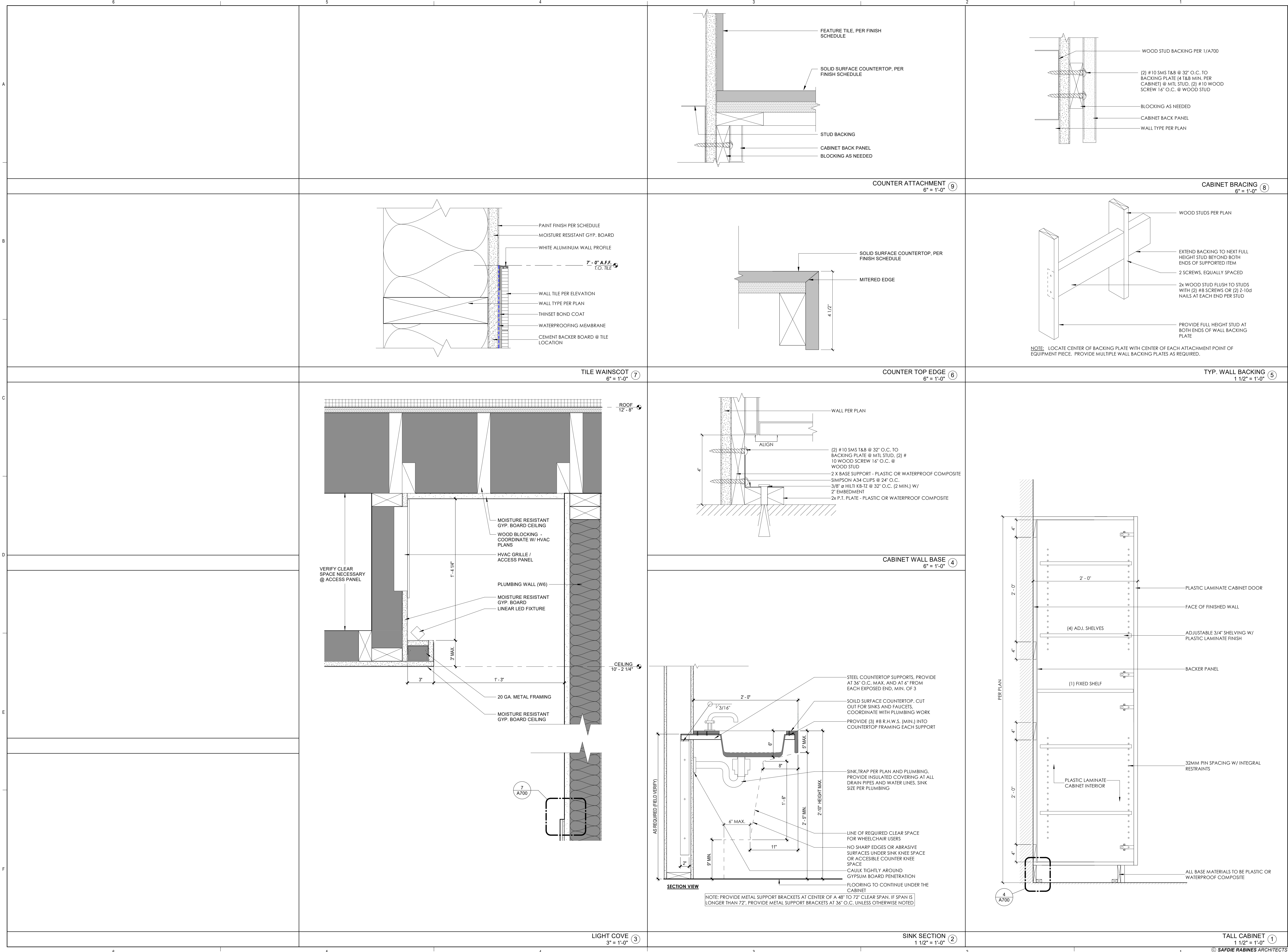
ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.0153

CIVIL ENGINEERS:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN



REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/2021
Scale: As indicated
SRA Project Number: 2047

DETAILS - INTERIOR

A700

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfssd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.6153

CIVIL ENGINEERS:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN

ALL INDICATED CODE SECTIONS ARE IN REFERENCE TO THE 2019 CALIFORNIA BUILDING CODE (CBC) UNLESS NOTED OTHERWISE.

A. RAISED CHARACTER TYPE: CHARACTERS ON SIGNS SHALL BE RAISED 1/32" MIN AND SHALL BE SANS SERIF UPPERCASE CHARACTERS ACCOMPANIED BY GRADE 2 BRAILLE.

B. RAISED CHARACTER SIZE: RAISED CHARACTERS SHALL BE A MINIMUM OF 5/8" AND A MAX OF 2" HIGH.

C. FINISH AND CONTRAST: CHARACTERS AND THEIR BACKGROUND SHALL HAVE A NON-GLARE FINISH. CHARACTERS SHALL CONTRAST WITH THEIR BACKGROUND WITH EITHER LIGHT CHARACTERS ON A DARK BACKGROUND OR DARK CHARACTERS ON A LIGHT BACKGROUND (CBC 11B-703.5.1).

D. VISUAL CHARACTER SIZE: CHARACTERS AND NUMBERS ON SIGNS SHALL BE SIZED ACCORDING TO THE VIEWING DISTANCE AND HEIGHT FROM FINISH FLOOR FROM WHICH THEY ARE TO BE READ. SEE CBC TABLE 11B-703.5.5 FOR COMPLIANT REQUIREMENTS.

E. VISUAL CHARACTER PROPORTIONS: CHARACTERS SHALL BE SELECTED FROM FONTS WHERE THE WIDTH OF THE UPPERCASE LETTER 'O' IS 60 PERCENT MINIMUM AND 110 PERCENT MAXIMUM OF THE HEIGHT OF THE UPPERCASE LETTER 'I' (CBC 11B-703.5.4). STROKE THICKNESS OF THE UPPERCASE LETTER 'I' SHALL BE 10 PERCENT MINIMUM AND 20 PERCENT MAXIMUM OF CHARACTER HEIGHT (CBC 11B-703.5.7).

F. BRAILLE: CONTRACTED (GRADE 2 BRAILLE) SHALL BE USED WHEREVER BRAILLE IS REQUIRED IN OTHER PORTIONS OF THESE STANDARDS. DOTS SHALL BE 0.100" O.C. IN EACH CELL WITH 0.300" SPACE BETWEEN ADJACENT CELLS, MEASURED FROM THE FIRST COLUMN OF DOTS IN THE FIRST CELL TO THE FIRST COLUMN OF DOTS IN THE SECOND CELL. DOTS SHALL BE BETWEEN 0.395" TO 0.400" BETWEEN BELOW CELLS, MEASURED FROM THE FIRST ROW OF DOTS IN THE FIRST CELL TO THE FIRST ROW OF DOTS IN THE BELOW CELL. DOTS SHALL BE RAISED A MIN OF 0.025" TO A MAXIMUM OF 0.037" ABOVE THE BACKGROUND (CBC TABLE 11B-703.3.1). DOTS ARE REQUIRED TO BE ROUNDED OR DOMED, EACH DISTINCT AND SEPARATE. PICTOGRAMS, WHERE OCCURS, SHALL BE ACCOMPANIED BY THE EQUIVALENT VERBAL DESCRIPTION PLACED DIRECTLY BELOW THE PICTOGRAM IN RAISED LETTERS & GRADE 2 BRAILLE.

G. PROVIDE POST OR WALL IDENTIFIER SIGNS, "ACCESSIBLE PARKING" SURFACE SIGNS AND MARKINGS AT ACCESSIBLE PARKING SPACES (CBC 11B-502.6).

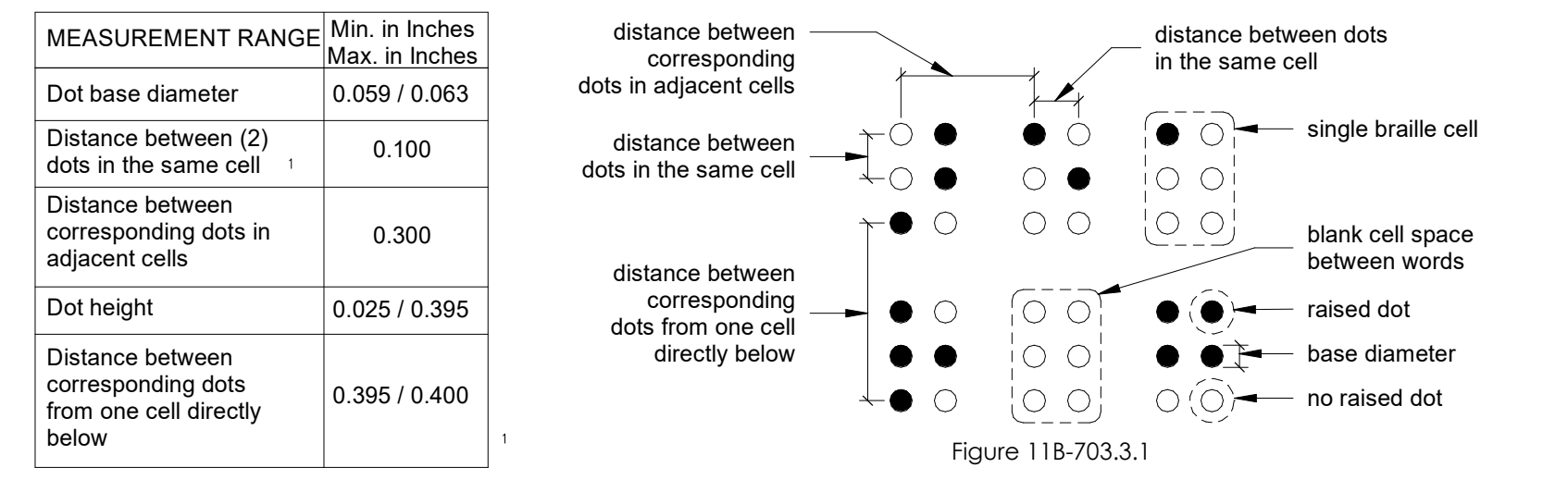
H. SITE ENTRANCE SIGNAGE - WARNING SIGNAGE WITH ADDRESS AND TELEPHONE INFORMATION FOR TOWED VEHICLES REGARDING UNAUTHORIZED USE OF DISABLED PARKING SPACES SHALL BE POSTED CONSPICUOUSLY AT EACH ENTRANCE TO OFF-STREET PARKING FACILITIES OR IMMEDIATELY ADJACENT TO AND VISIBLE FROM EACH STALL OR SPACE (CBC 11B-502.8, MUTCD R100B).

J. INTERNATIONAL SYMBOL OF ACCESSIBILITY SIGNAGE SHALL BE PROVIDED AT ALL ACCESSIBLE ENTRANCES, ONLY IF NON-ACCESSIBLE ENTRANCES ARE PRESENT (CBC 11B-216.6).

K. SIGNS MOUNTED AND PROTRUDING FROM POSTS OR PYLONS LOWER THAN 80" SHALL HAVE ROUNDED CORNERS (CBC 11B-307.3.1).

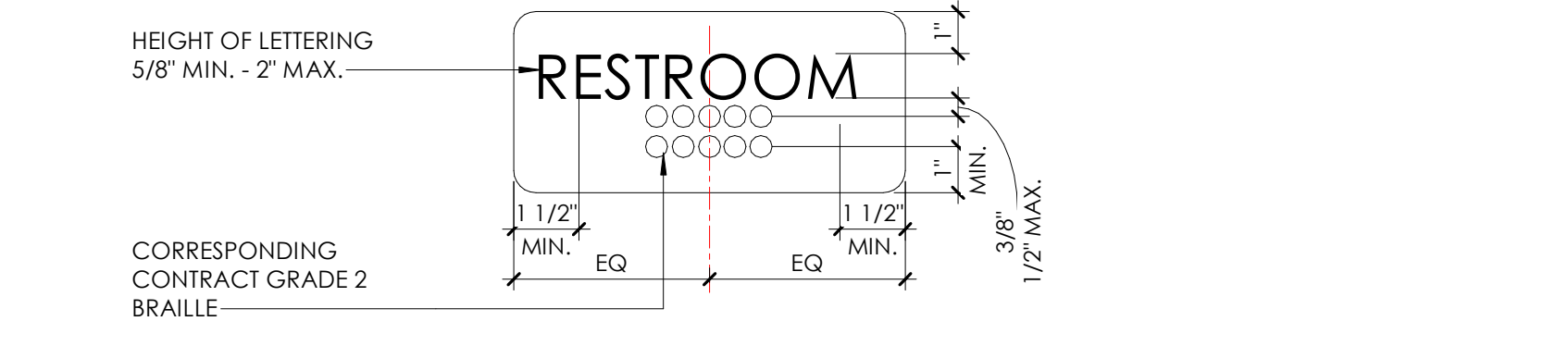
L. FOR EASE OF READABILITY, SIGNAGE SHALL BE POSITIONED PERPENDICULAR TO THE PATH OF TRAVEL WHEREVER POSSIBLE, OR CLOSEST TO THE PERPENDICULAR, NOT TO EXCEED AN ANGLE OF 30 DEGREES TO EITHER SIDE.

M. THE INTERNATIONAL SYMBOL OF ACCESSIBILITY SHALL HAVE A WHITE FIGURE ON A BLUE BACKGROUND = COLOR NO. 15090 IN FEDERAL STANDARD 595C UNLESS THE ENFORCING AUTHORITY APPROVES OTHERWISE (CBC 11B-703.7.2.1).

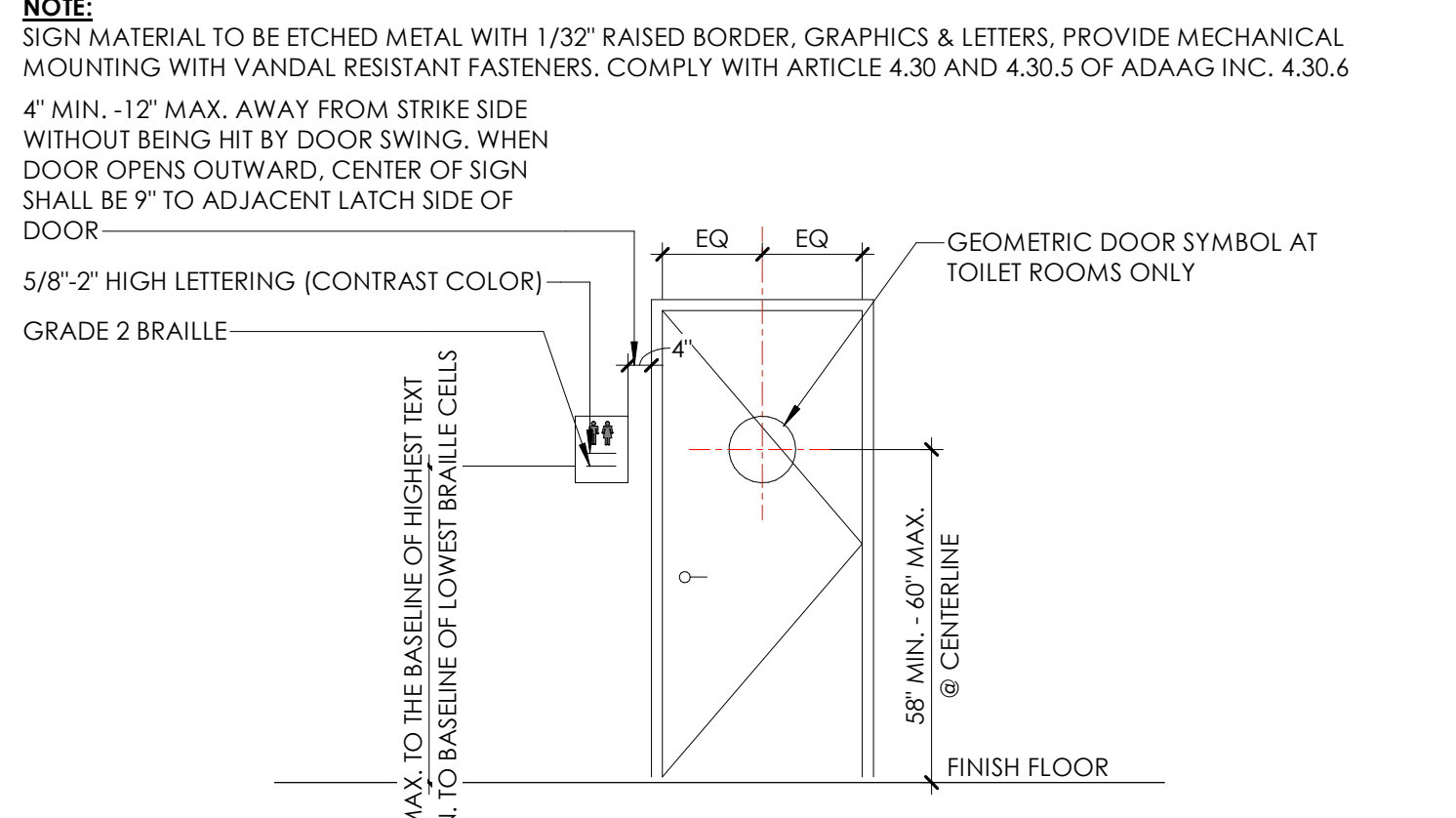


GRADE 2 BRAILLE
3" = 1'-0"

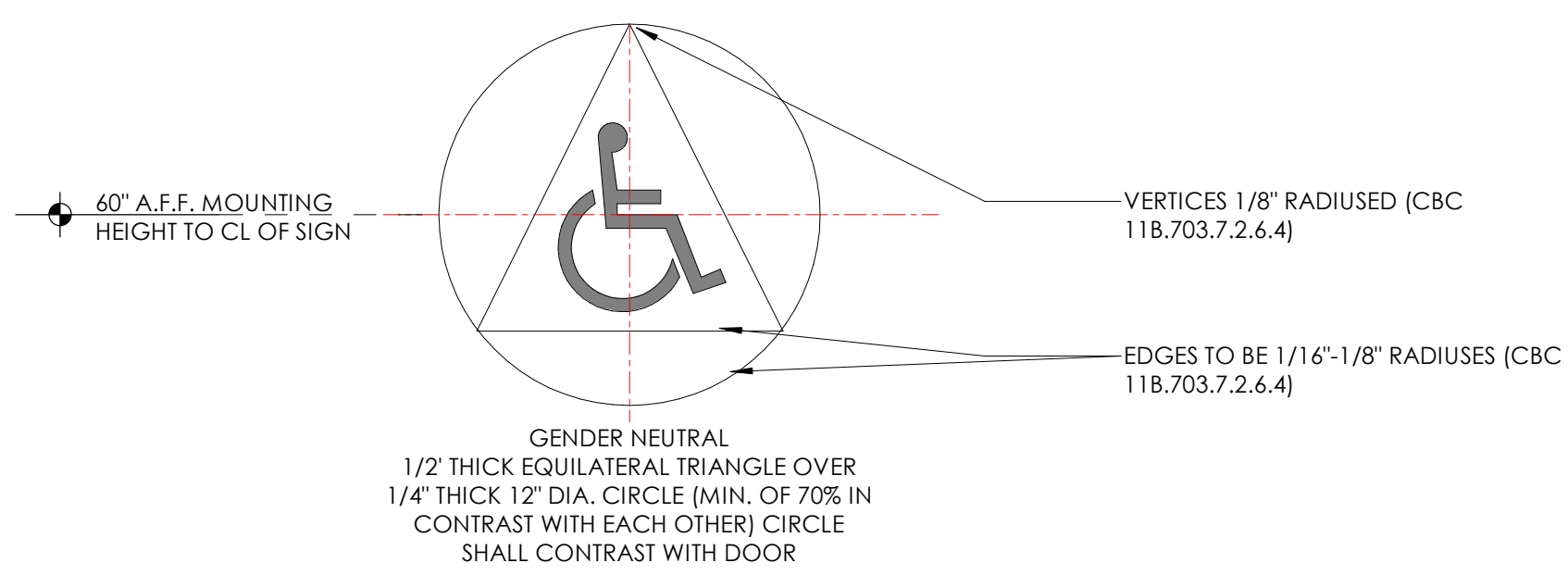
SEE FOR MOUNTING HEIGHTS



RS-1
RESTROOM WALL MOUNTED SIGN (RS-1)
3" = 1'-0"

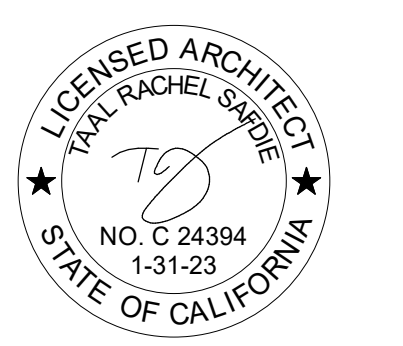


TOILET ROOM SIGN MOUNTING HEIGHTS
3/8" = 1'-0"



RS-2
ACCESSIBLE RESTROOM DOOR SYMBOL (RS-2)
3" = 1'-0"

NOTE:
1. SYMBOLS ARE TO BE CENTERED ON THE DOOR AND HAVE NON-GLARE FINISH. SYMBOLS ARE TO BE WHITE IN CONTRAST WITH FEDERAL BLUE BACKGROUND. DOOR TO HAVE A CONTRASTING COLOR WITH CIRCLE/TRIANGLE SYMBOL.
2. PROVIDE INTERNATIONAL SYMBOL OF ACCESSIBILITY ONLY WHEN RESTROOM IS ACCESSIBLE.



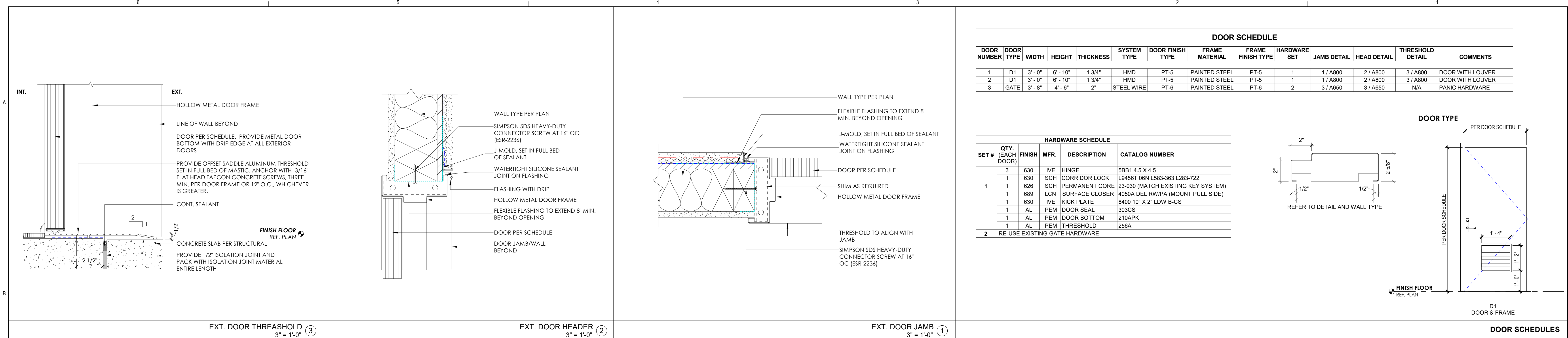
REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/2021
Scale: As indicated
SRA Project Number: 2047

DETAILS - SIGNAGE

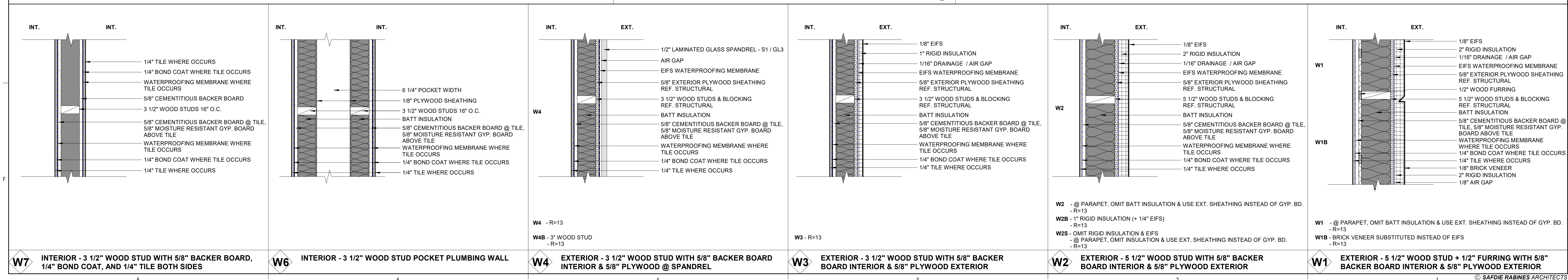
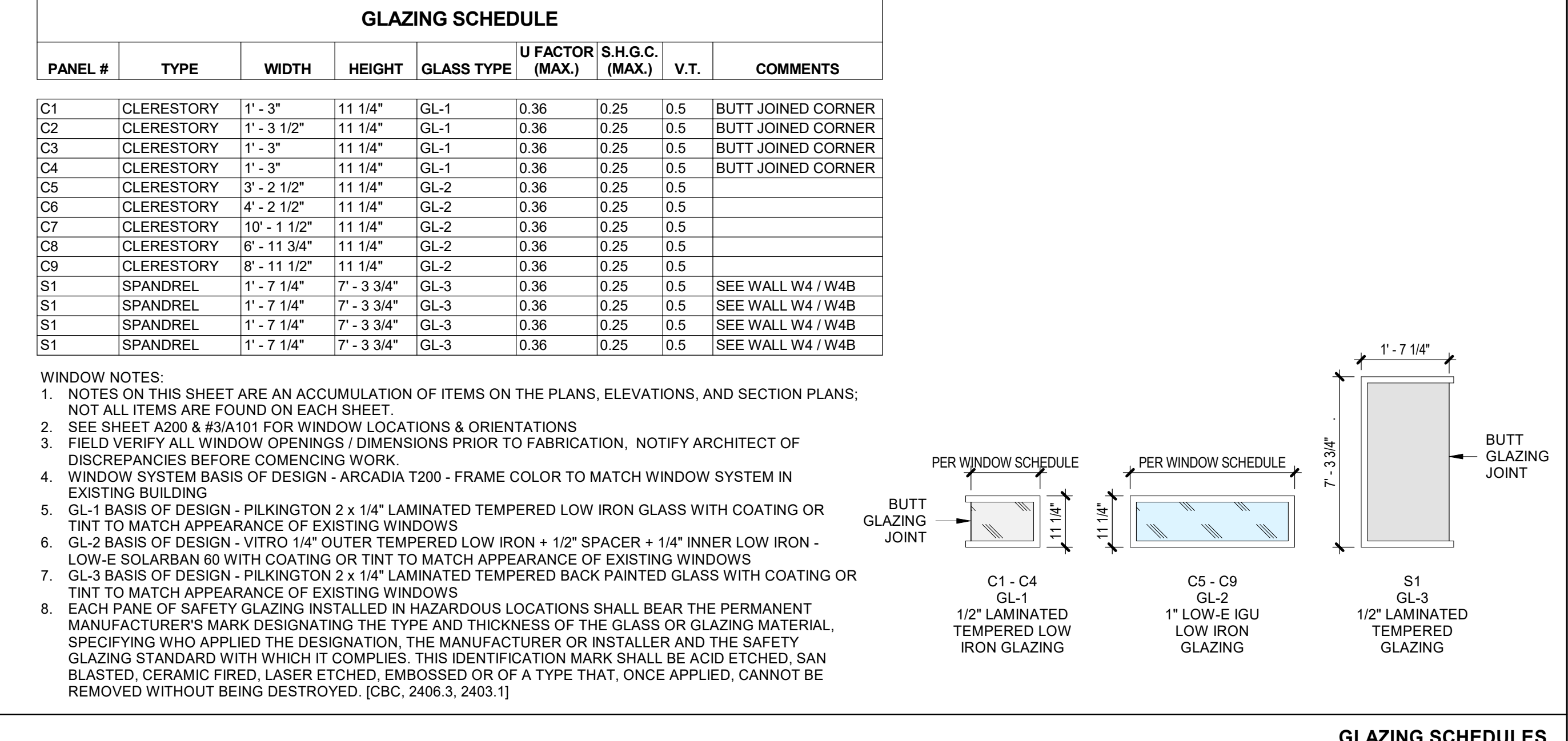
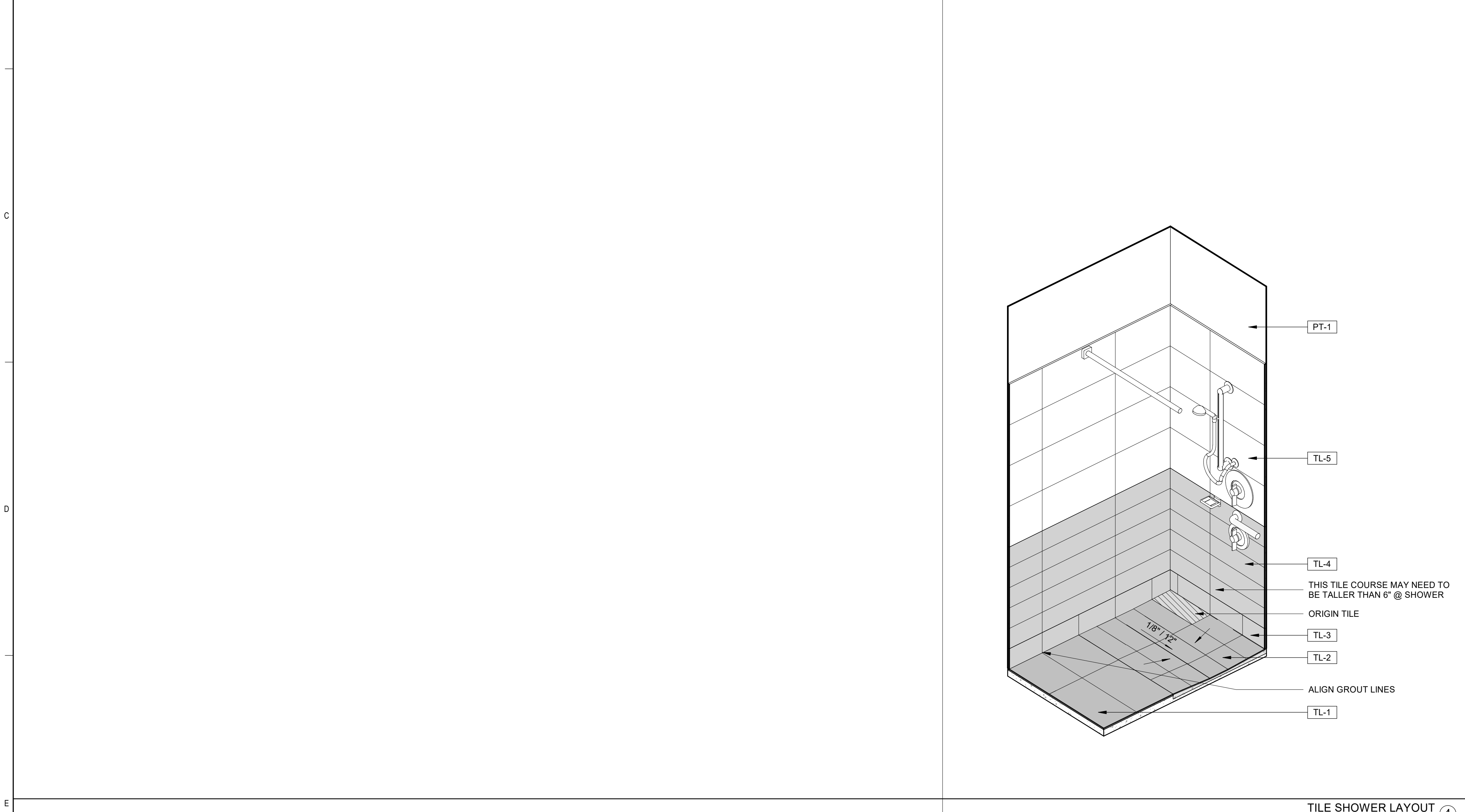
A750



JEWISH FAMILY SERVICE - RESTROOM ADDITION
 8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
 JEWISH FAMILY SERVICE OF SAN DIEGO
 8804 BALBOA AVENUE
 SAN DIEGO, CA 92123
 (619) 637-3000
 www.jfsd.org

PROJECT TEAM
 (REFER TO COVER SHEET FOR CONTACT INFORMATION)
ARCHITECT
Safdie Rabines Architects
 925 Fort Stockton Drive
 San Diego, CA 92103
 PH: 619.297.0153
CIVIL ENGINEERS:
 NASLAND ENGINEERING
STRUCTURAL ENGINEER:
 IMEG CORP.
MECHANICAL & PLUMBING ENGINEER:
 DUFOE ENGINEERING
ELECTRICAL & FIRE ALARM ENGINEER:
 SALAS O'BRIEN

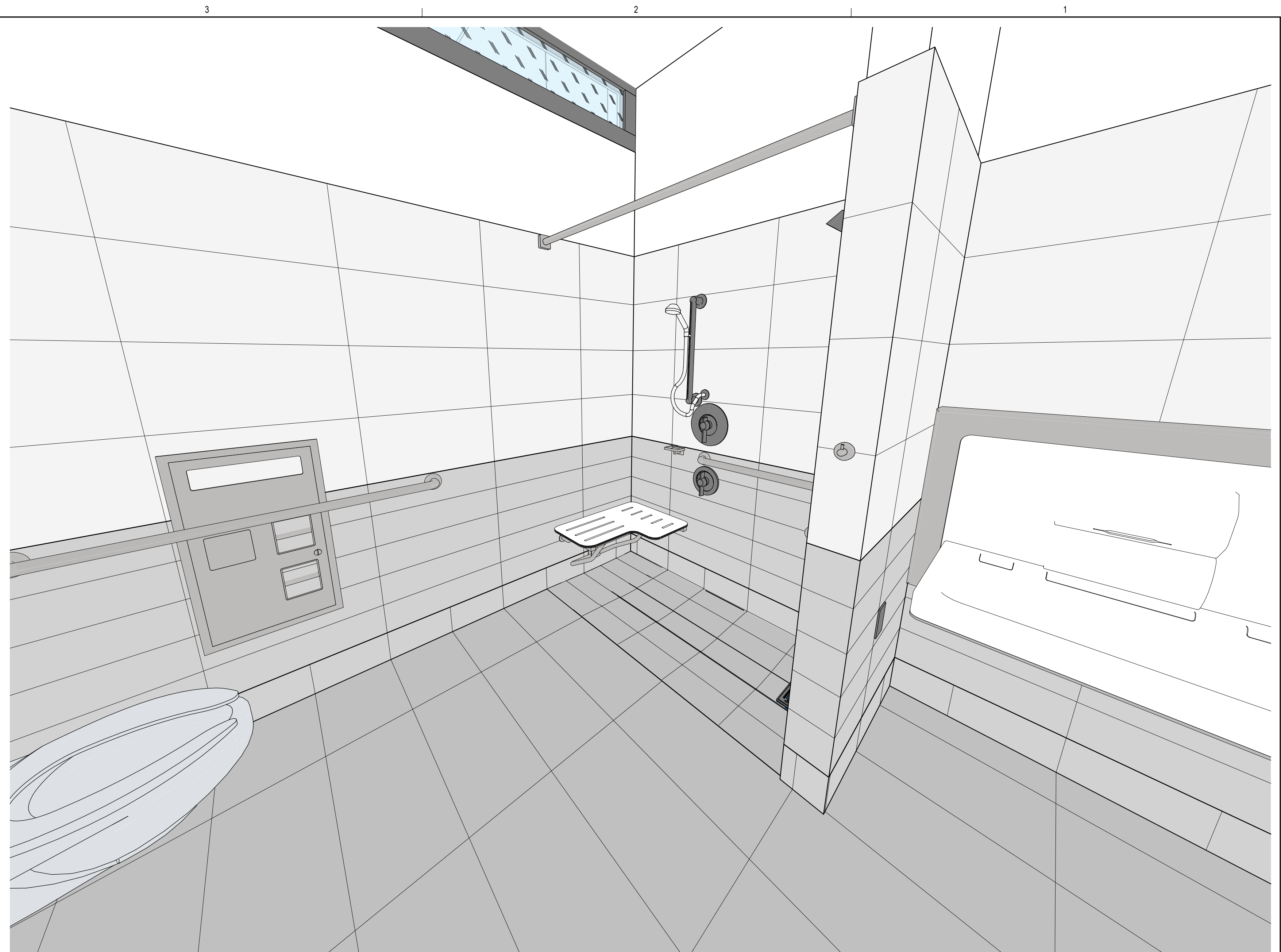
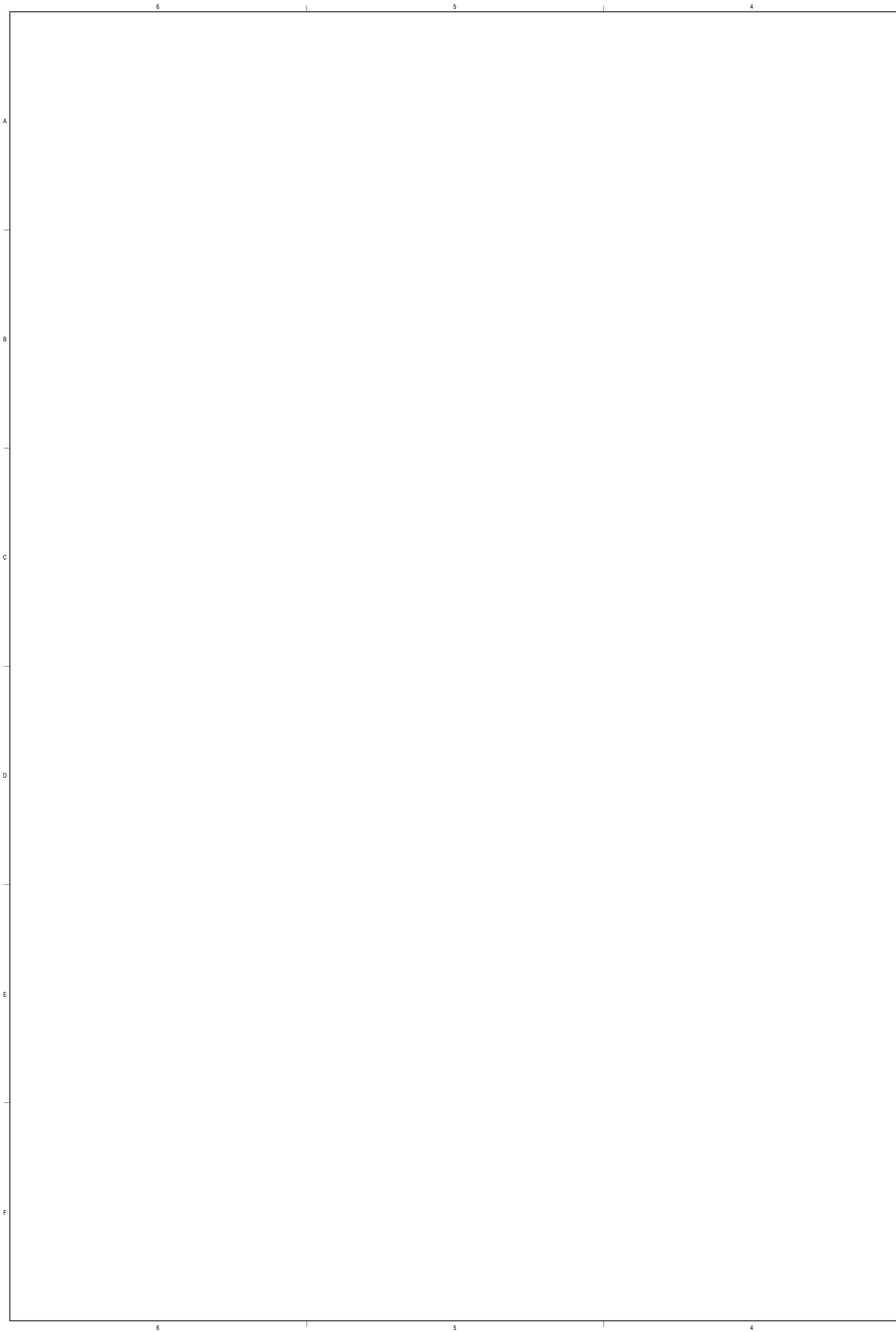


REVISIONS

Number	Description	Date
00	RESUBMITTAL 2 SET	07/05/2022

Issue Date: 11/17/2021
 Scale: As indicated
 SRA Project Number: 2047

DOOR, WINDOW, FINISH & WALL SCHEDULE
A800
 © SAFDIE RABINES ARCHITECTS



JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfssd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

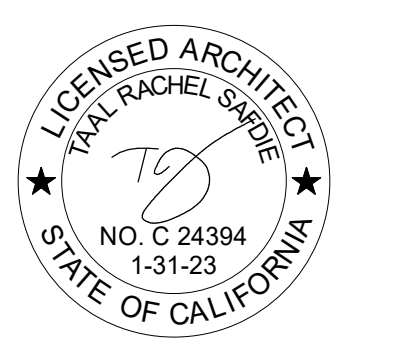
ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.6153

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN



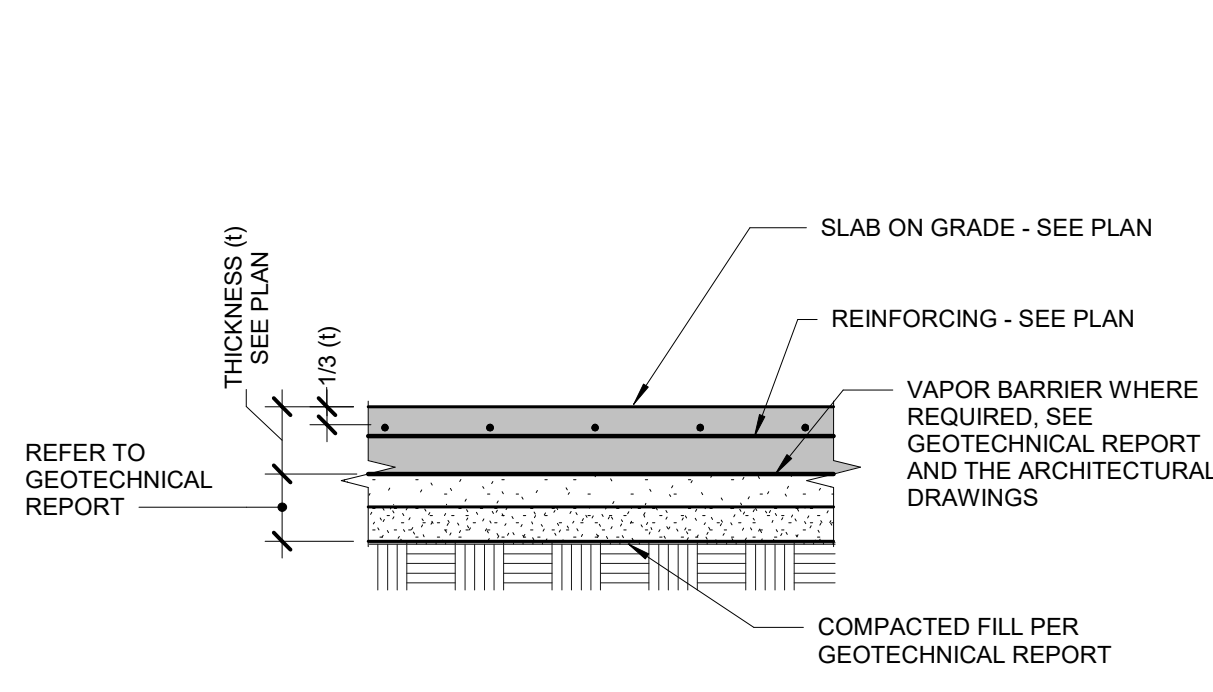
REVISIONS

Number	Description	Date
00	RESUBMITTAL 2 SET	07/05/2022

Issue Date: 03/28/22
Scale: _____
SRA Project Number: 2047

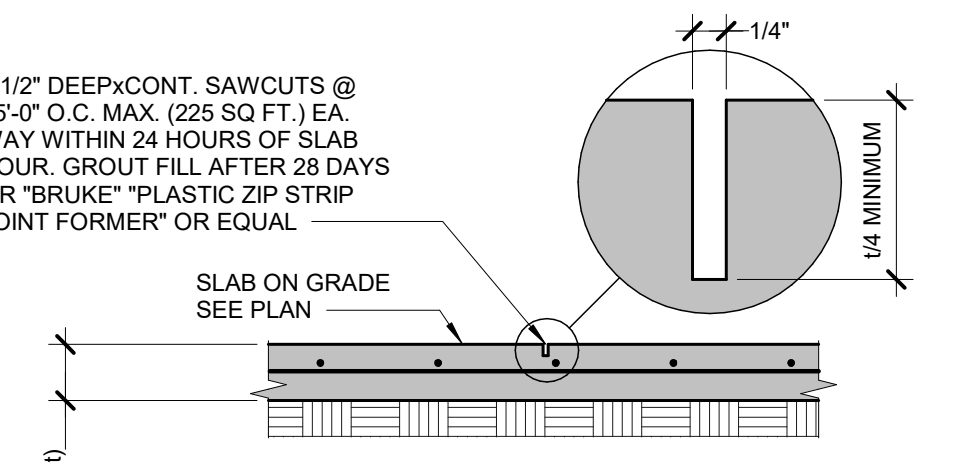
INTERIOR TILE LAYOUT

A801



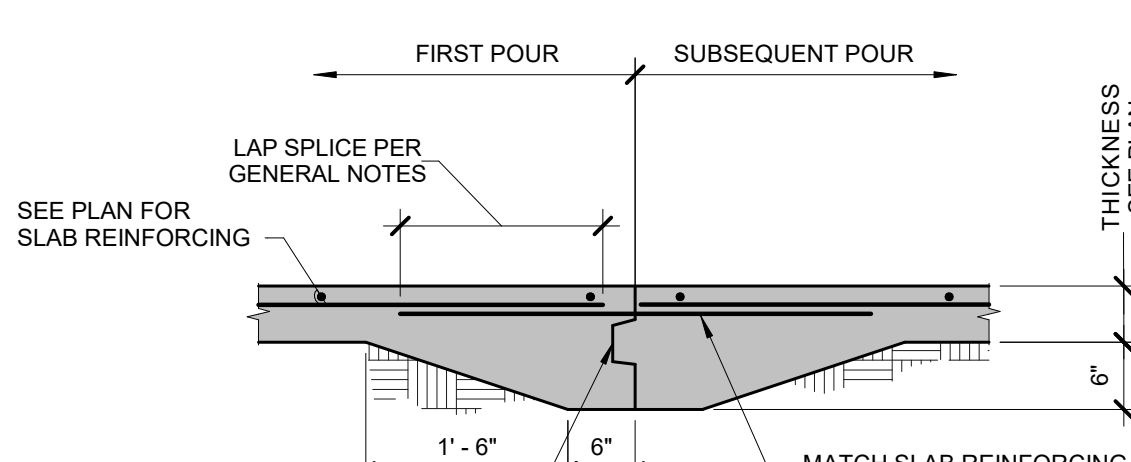
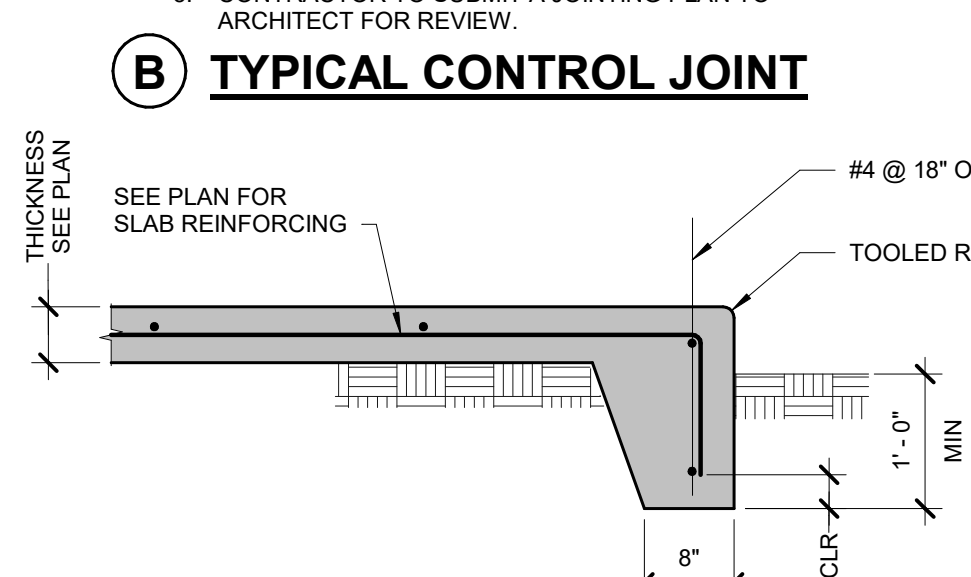
NOTES:

- SEE GEOTECHNICAL REPORT FOR MATERIAL AND COMPACTION REQUIREMENTS.
- COMPACT ALL FILL MATERIAL TO 90% OF THE MAXIMUM DRY DENSITY PER ASTM D1557.



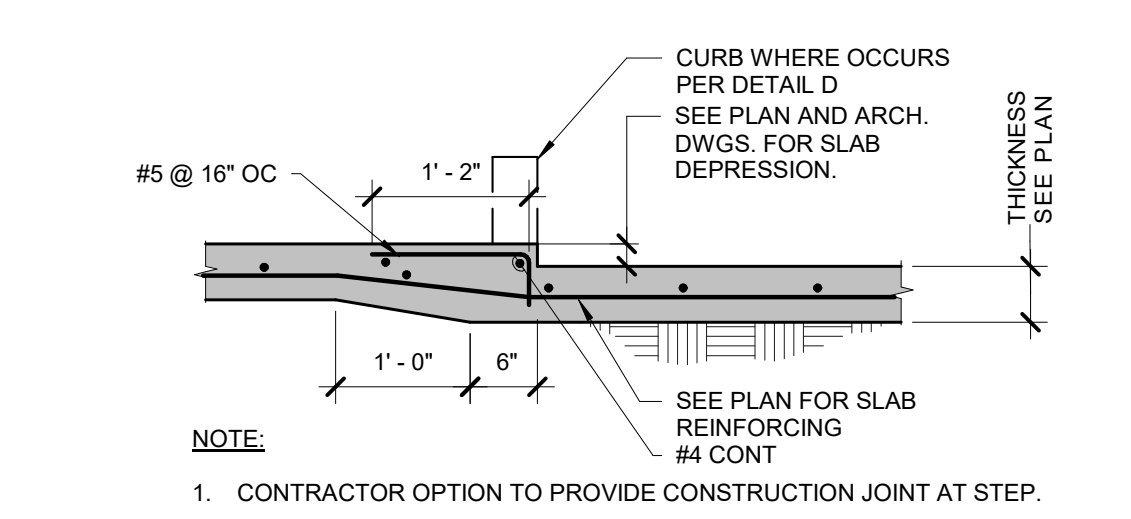
TYPICAL CONSTRUCTION JOINT NOTES:

- THERE SHALL BE A MIN. OF 24 HOURS BETWEEN POURS 1 AND 2.
- CONSTRUCTION JOINTS MUST BE USED AT THE END OF THE DAY'S WORK AND AT EVERY 120 FEET.
- LOCATE CONSTRUCTION JOINTS ON CL OF COLUMNS AND UNDER PARTITIONS AS PRACTICAL AS POSSIBLE.
- PROVIDE CONTROL JOINTS AT CL OF COLUMNS IF NO CONSTRUCTION JOINT OCCUR.
- CONTRACTOR TO SUBMIT A JOINTING PLAN TO ARCHITECT FOR REVIEW.



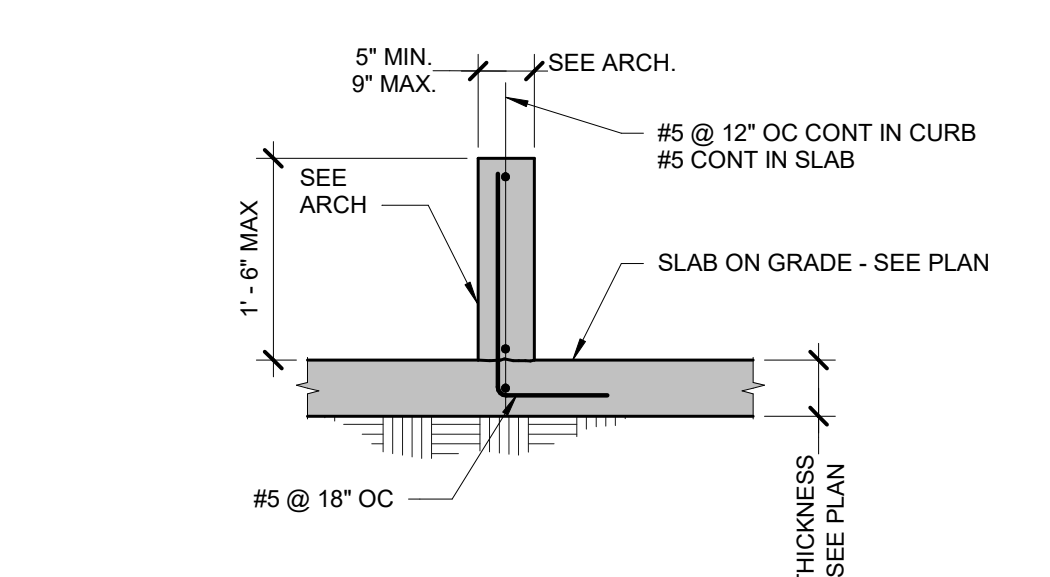
TYPICAL CONSTRUCTION JOINT NOTES:

- CONTRACTOR OPTION TO PROVIDE CONSTRUCTION JOINT AT STEP.

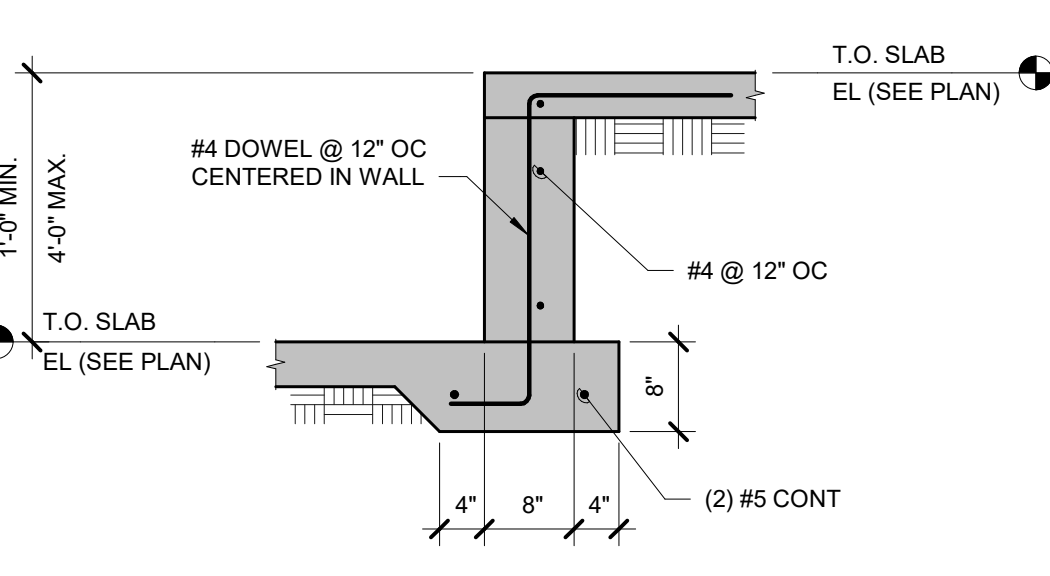


NOTE:

- CONTRACTOR OPTION TO PROVIDE CONSTRUCTION JOINT AT STEP.

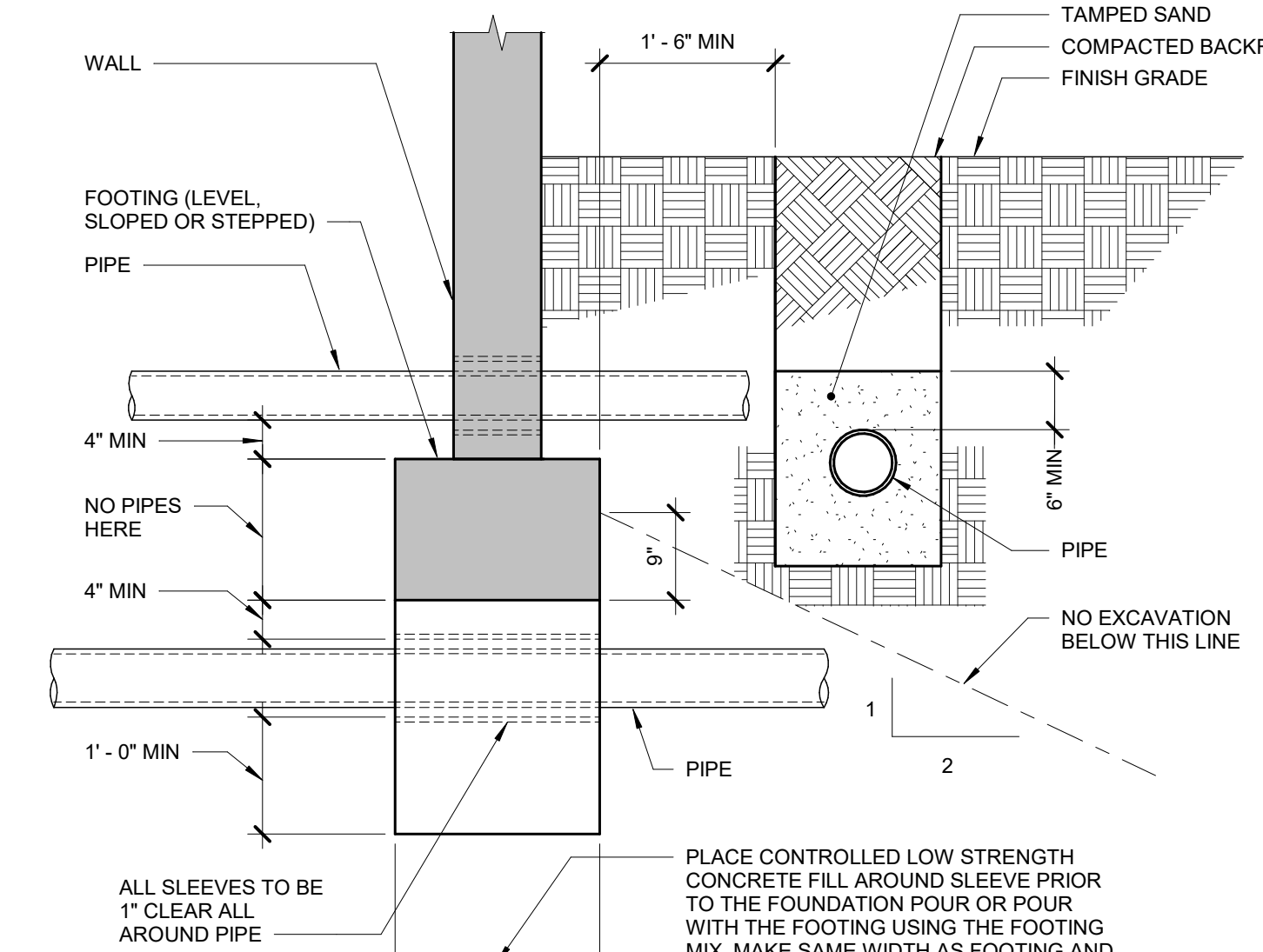
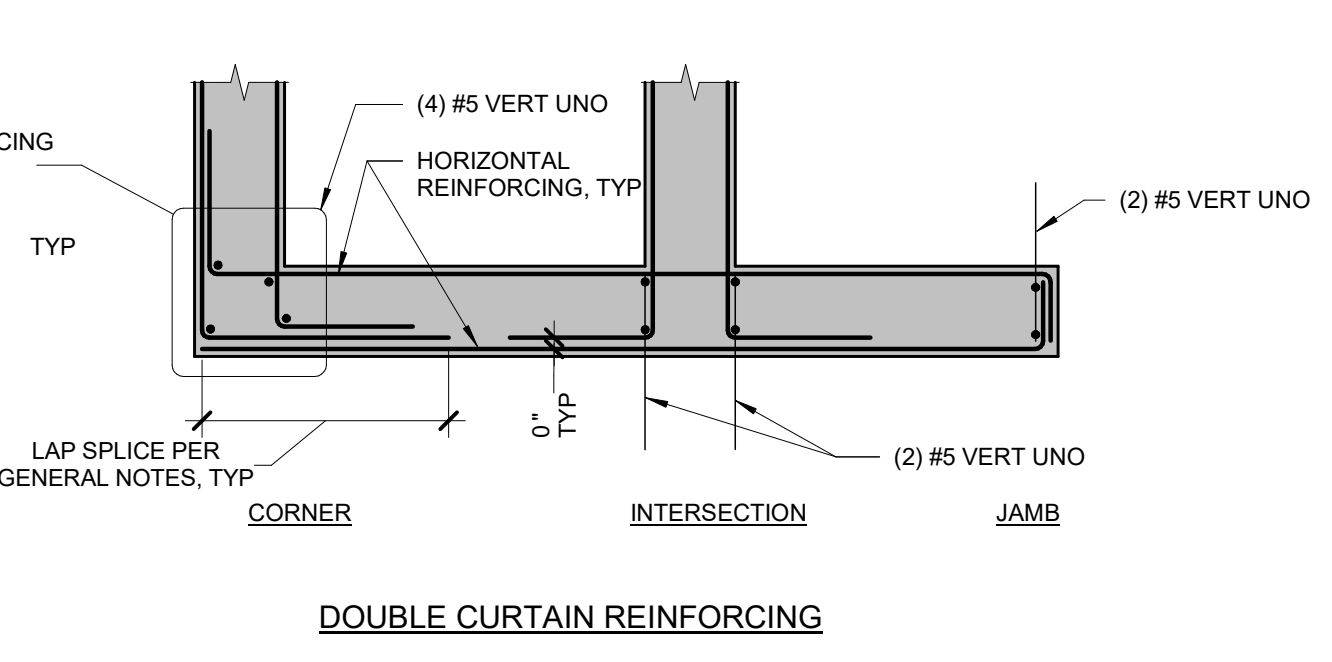
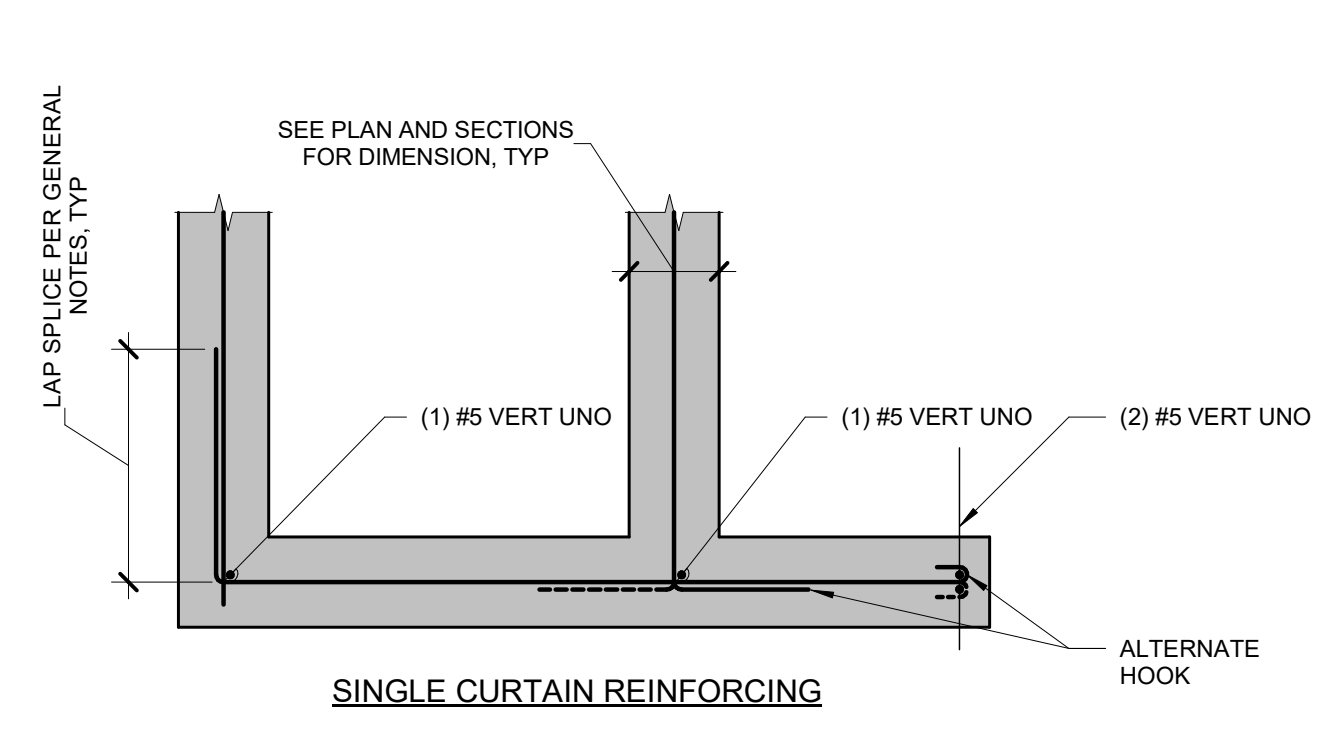


TYPICAL CONCRETE CURB



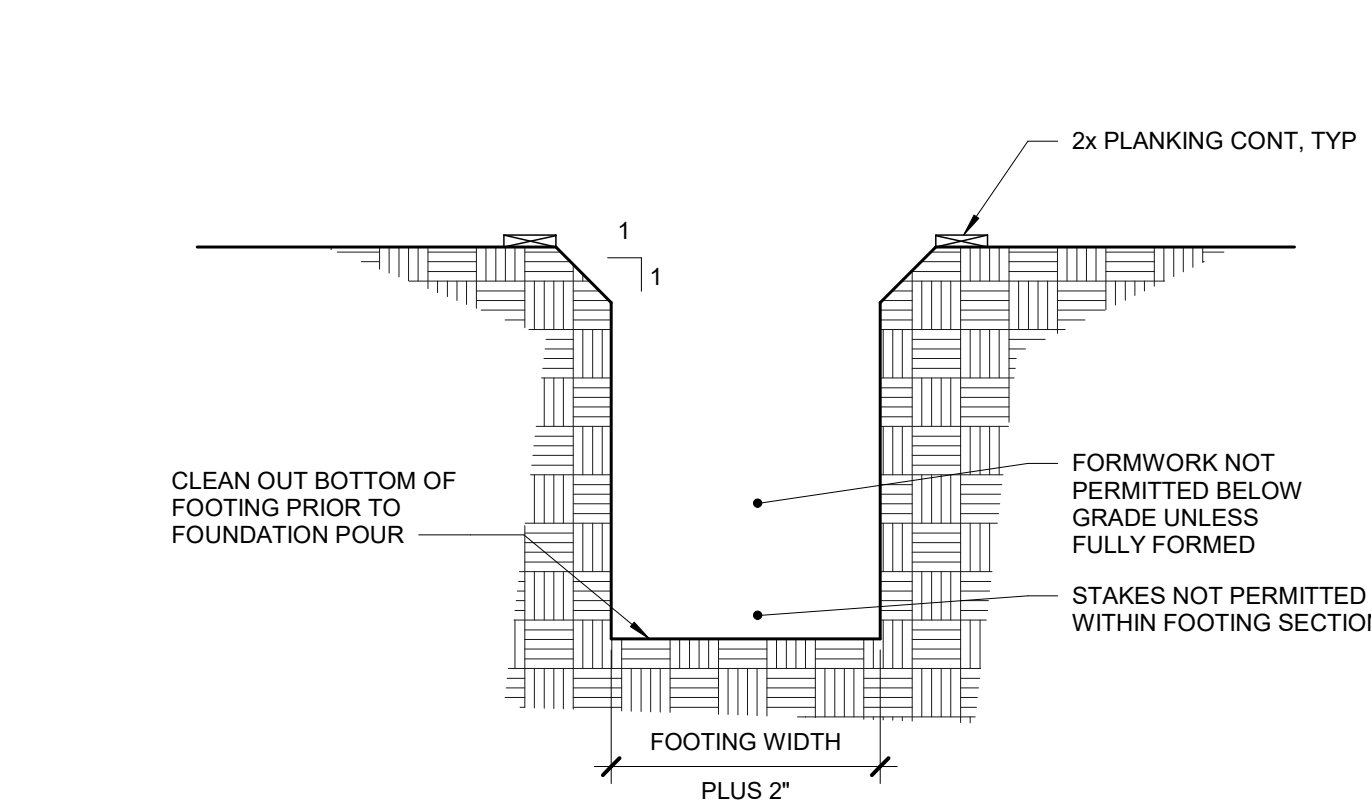
STEPPED SLAB ON GRADE

1 TYPICAL BUILDING SLAB ON GRADE DETAILS
 3/4" = 1'-0"



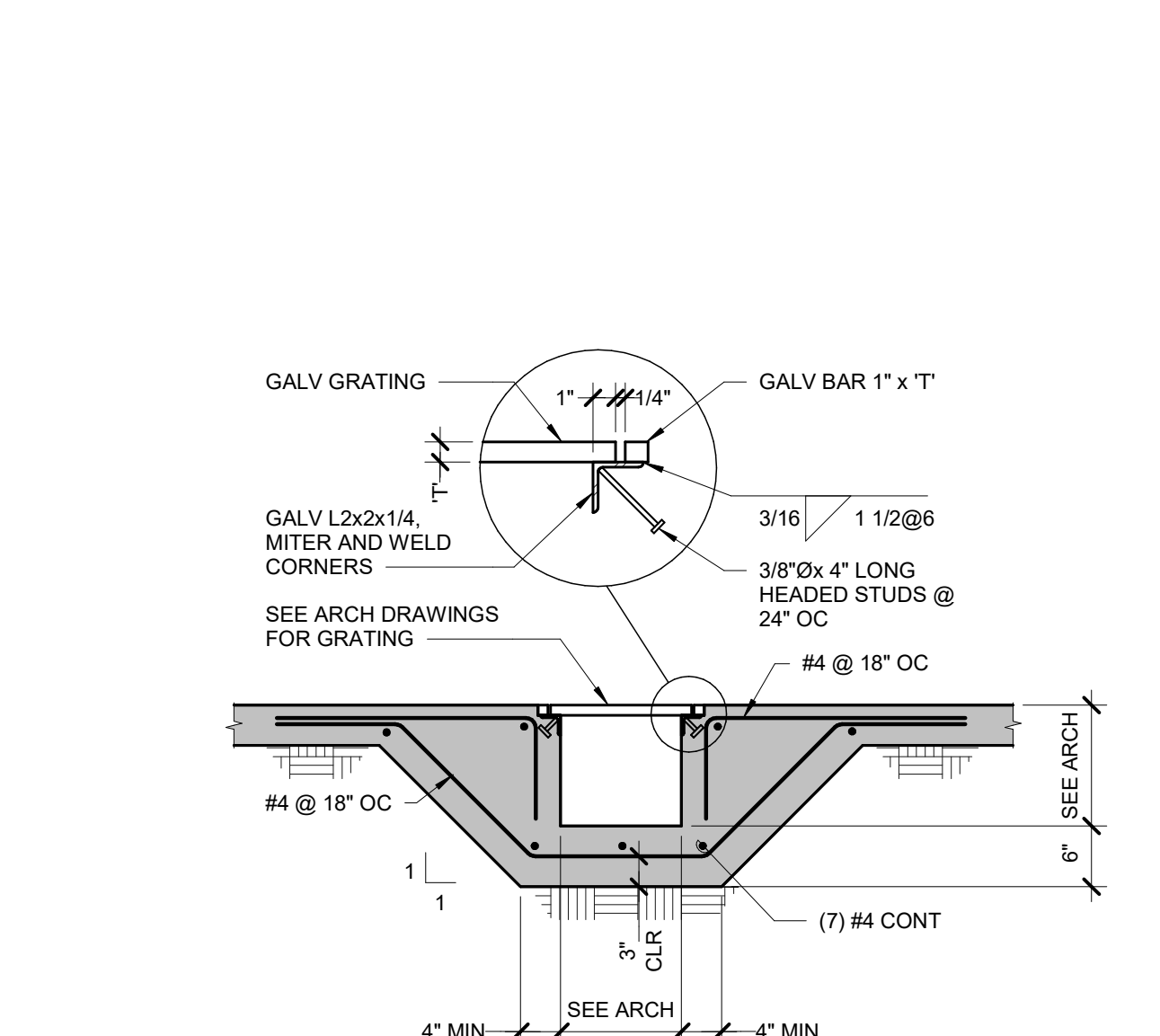
NOTES:

- PIPE DIAMETER SHALL NOT EXCEED 6".
- SEE MECHANICAL AND ELECTRICAL DRAWINGS FOR ALL LOCATIONS, ELEVATIONS, ETC. OF SITE UTILITIES.
- DETAIL REQUIRED AT ALL UTILITIES HAVING A PLAN WIDTH UP TO 1'-0". FOR WIDTHS GREATER THAN 1'-0", SEE PLAN FOR REQUIRED DETAIL.
- PIPE IS NOT ALLOWED UNDER SPREAD FOOTINGS.



NOTES:

- FOUNDATION CONCRETE MAY BE PLACED DIRECTLY INTO EXCAVATION (AS SHOWN) PROVIDED THE TRENCH WALLS ARE STABLE AS DETERMINED BY THE SOIL ENGINEER.
- FOUNDATIONS SHALL BEAR ON ACCEPTABLE SOIL PER THE SOIL REPORT AS DETERMINED BY THE SOIL ENGINEER.
- ALTERNATE PROCEDURE IN LIEU OF STARTER WALL.
 - LEAVE AGGREGATE ROUGH AT WALL AREAS. DO NOT WOOD FLOAT.



NOTES:

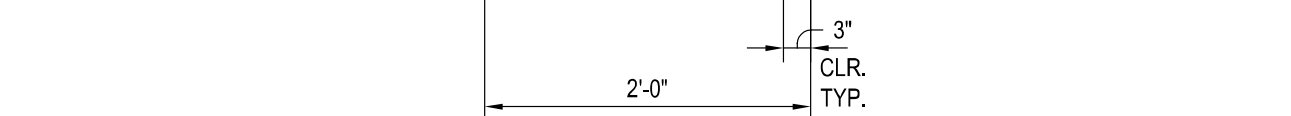
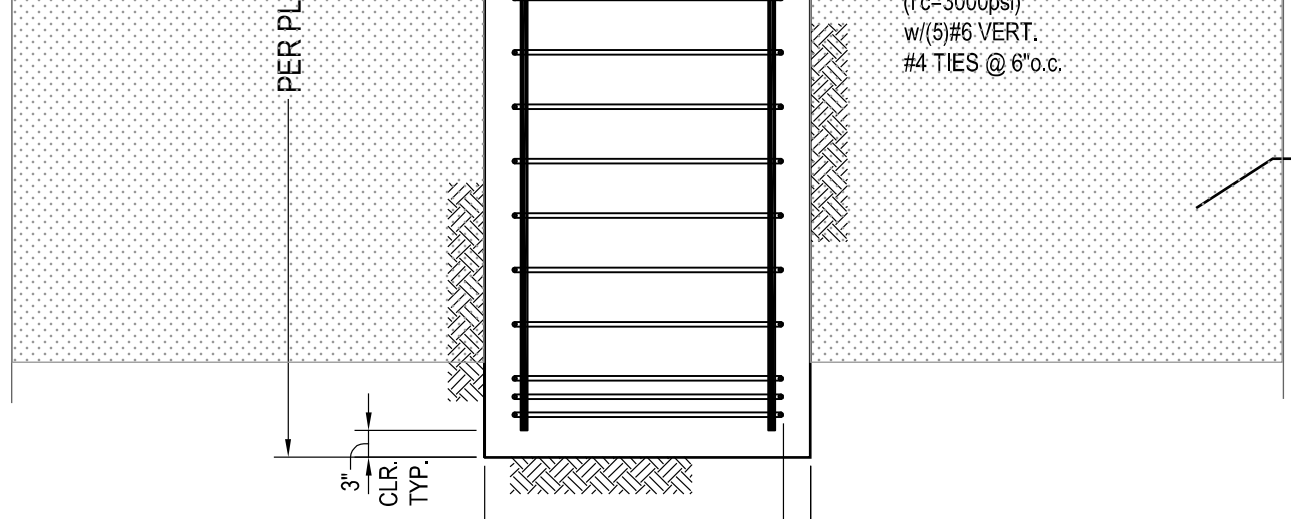
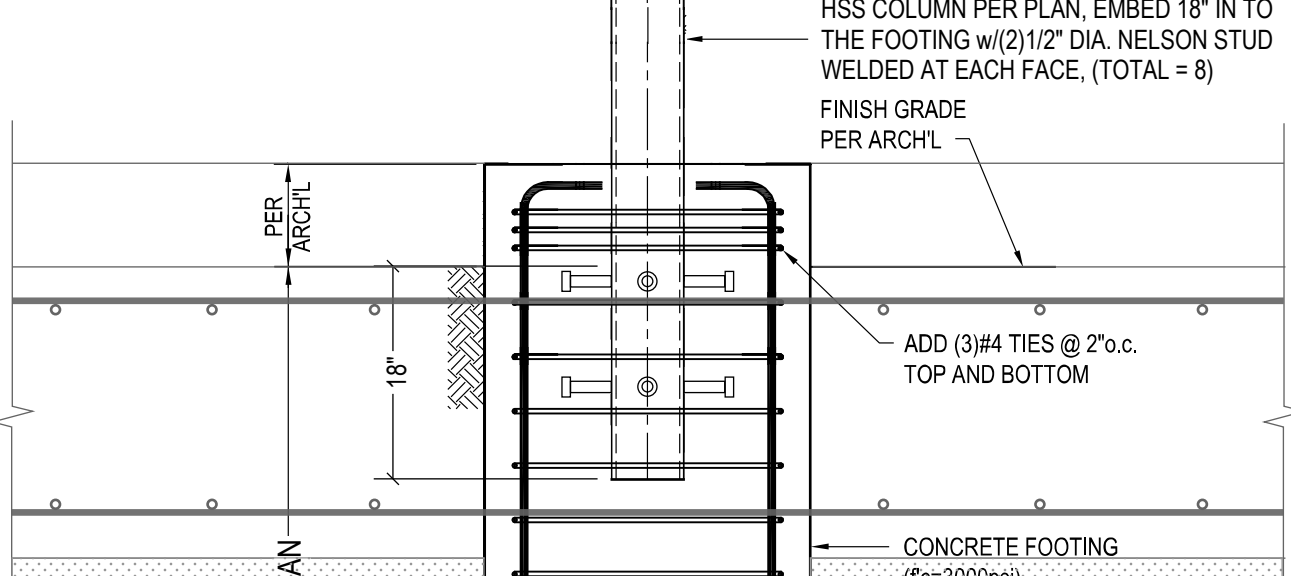
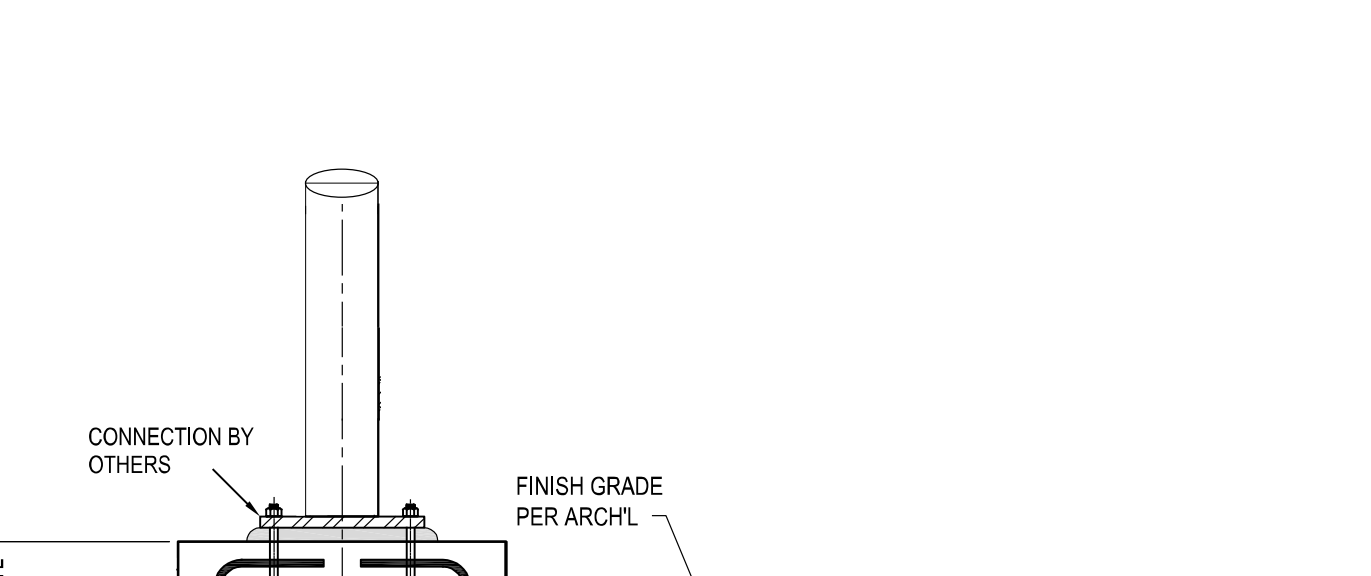
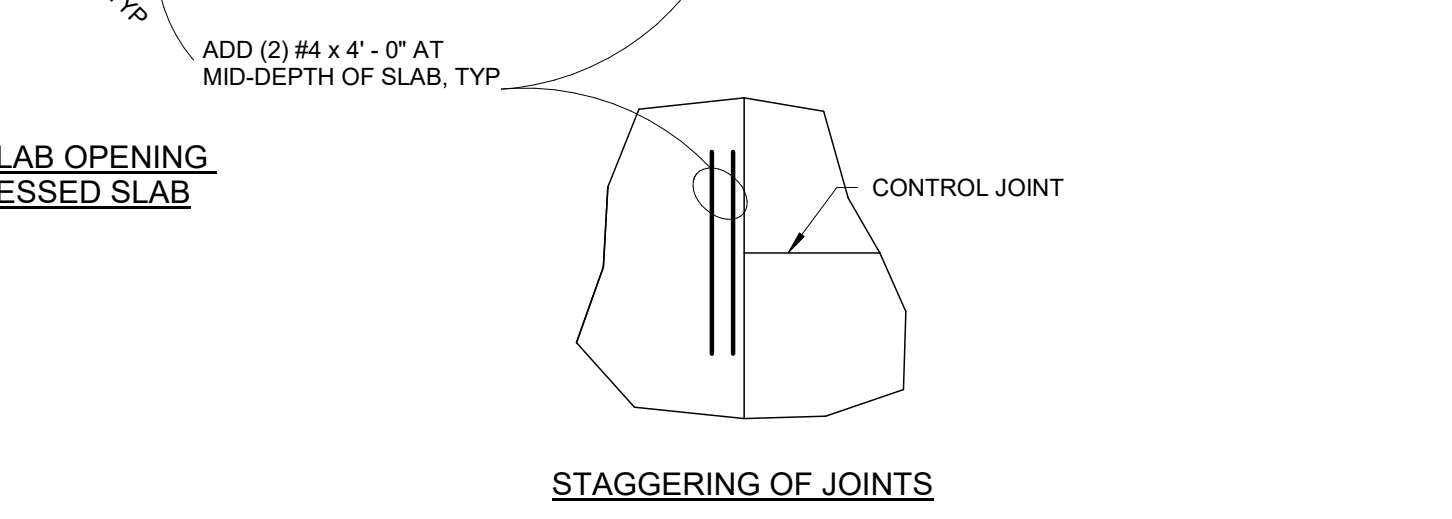
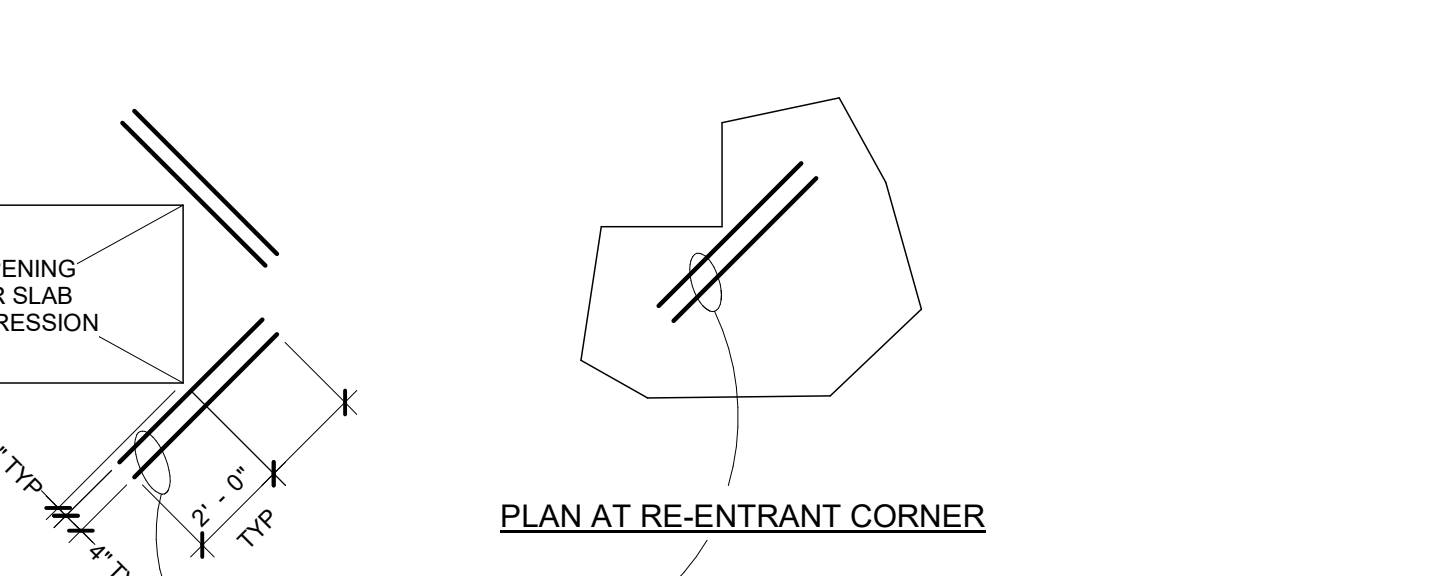
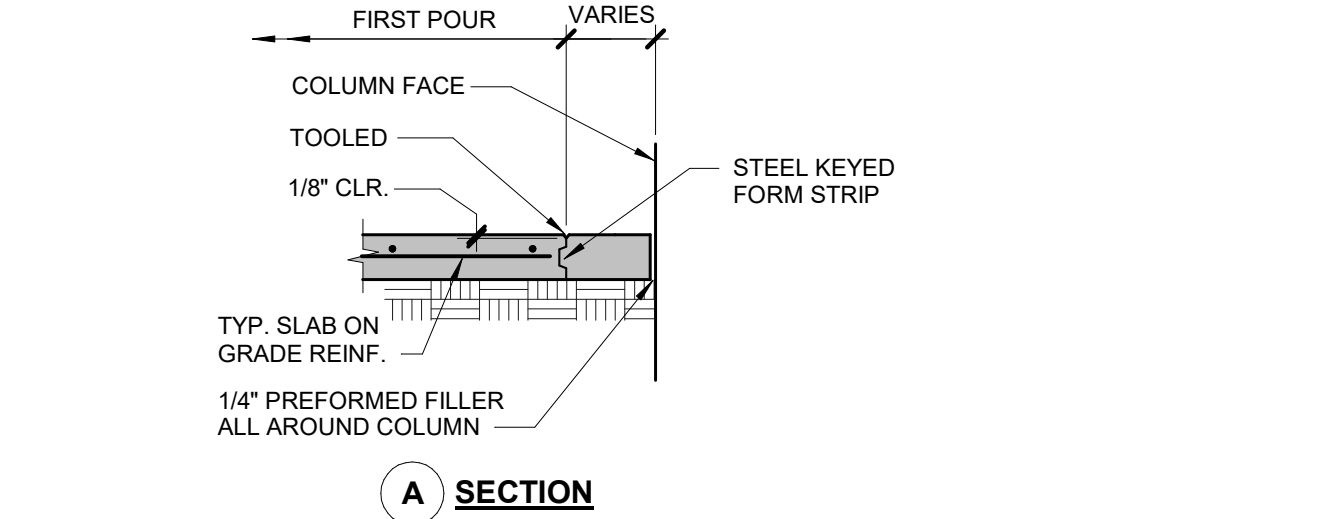
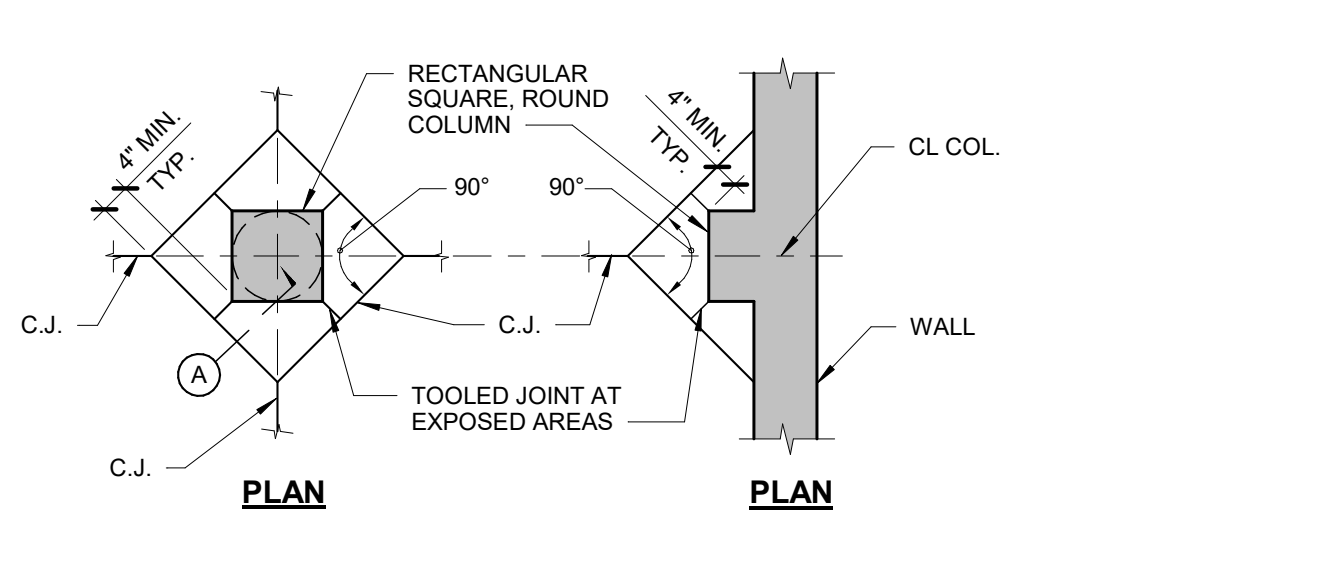
- STAMP KEYWAY AT WALL AREAS SIM TO #1000.
- DRY SANDBLAST TO EXPOSE AGGREGATE AND SANDBLAST.
- CLEAN WITH AIR COMPRESSOR AND BLOWPIPE.
- RE-CLEAN PRIOR TO CLOSING WALL FORMS.
- DAMPEN WALL BEFORE POURING WITH A LIMITED AMOUNT OF WATER AND KEEPING DIRTY OFF OF THE BOND SURFACE.

2 REINF. AT INTERSECTION DETAIL
 3/4" = 1'-0"

3 TYPICAL PIPE TRENCH DETAIL
 3/4" = 1'-0"

4 FORMING OF FOUNDATION
 3/4" = 1'-0"

5 TYPICAL TRENCH DRAIN DETAIL
 3/4" = 1'-0"



6 TYPICAL CONSTRUCTION JOINT DETAIL
 3/4" = 1'-0"

7 ADDITIONAL REINFORCEMENT DETAILS
 3/4" = 1'-0"

8 BOLLARD FOOTING DETAIL
 NONE

9 POLE FOOTING DETAIL
 NONE

JEWISH FAMILY SERVICE - RESTROOM ADDITION
 8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
 JEWISH FAMILY SERVICE OF SAN DIEGO
 8804 BALBOA AVENUE
 SAN DIEGO, CA 92123
 (619) 537-3000
 www.jfssd.org

PROJECT TEAM
 (REFER TO COVER SHEET FOR CONTACT INFORMATION)

ARCHITECT
 Safdie Rabines Architects

CIVIL ENGINEER:
 NASLAND ENGINEERING

STRUCTURAL ENGINEER:
 IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
 DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
 SALAS OBRIEN



Consultant:

IMEG

300 N. LAKE AVENUE PH: 626.463.2800
 14TH FLOOR FAX: 626.463.2801
 PASADENA, CA www.imegcorp.com
 91101 19002596.00

REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/2021 Scale: As indicated
 SRA Project Number: 2047

TYPICAL DETAILS

S010

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfsd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

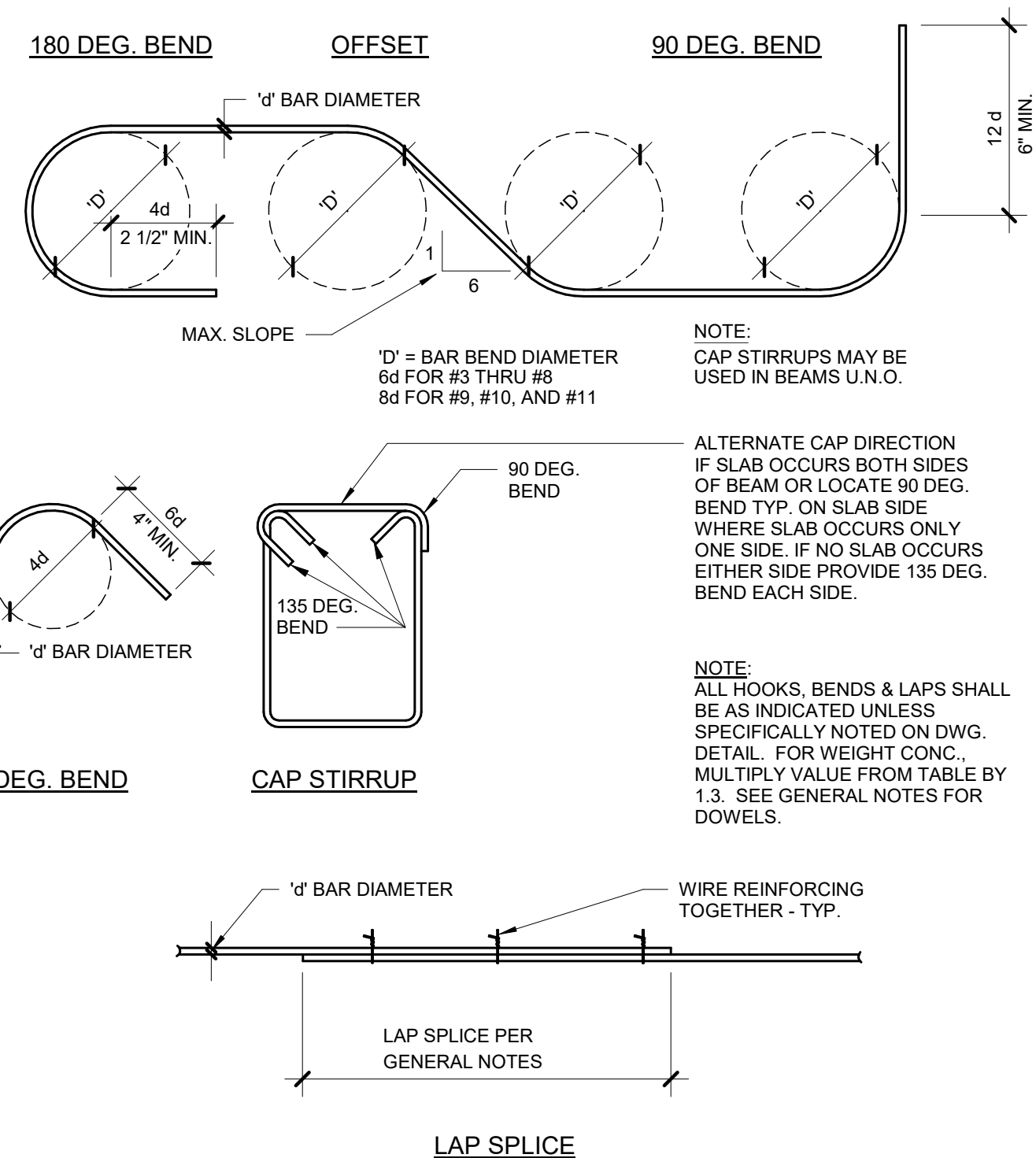
ARCHITECT
Safdie Rabines Architects

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

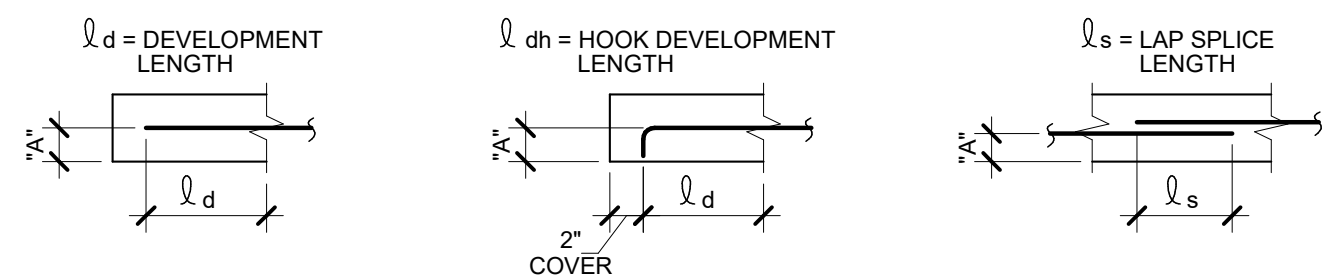
ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN



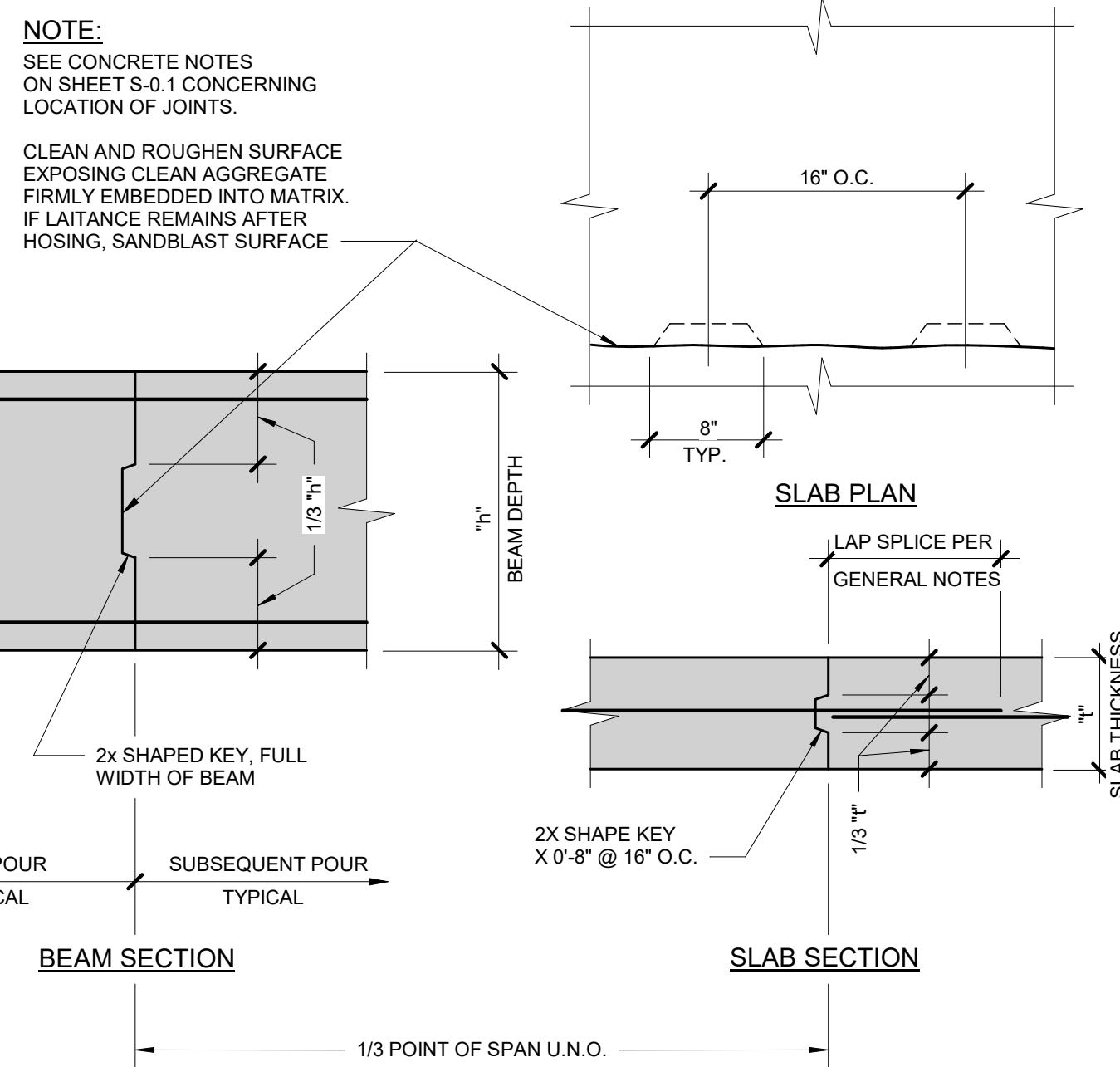
1 TYPICAL REINFORCEMENT DETAILS
3/4" = 1'-0"

BAR SIZE	POSITION	3,000 PSI CONC.			4,000 PSI CONC.			5,000 PSI CONC.		
		l _{dh}	l _d	l _s	l _{dh}	l _d	l _s	l _{dh}	l _d	l _s
4	TOP NOTE 4 OTHER	11"	29"	37"	10"	25"	32"	9"	22"	29"
5	TOP OTHER	14"	36"	47"	12"	31"	40"	11"	29"	36"
6	TOP OTHER	17"	43"	56"	15"	37"	48"	13"	33"	43"
7	TOP OTHER	19"	63"	81"	17"	54"	70"	15"	49"	63"
8	TOP OTHER	22"	72"	93"	19"	62"	80"	17"	55"	72"
9	TOP OTHER	25"	81"	105"	22"	70"	91"	19"	63"	81"
10	TOP OTHER	28"	91"	111"	24"	79"	97"	22"	70"	93"
11	TOP OTHER	31"	101"	121"	27"	87"	105"	24"	80"	101"
12	TOP OTHER	37"	121"	151"	32"	105"	131"	29"	97"	121"

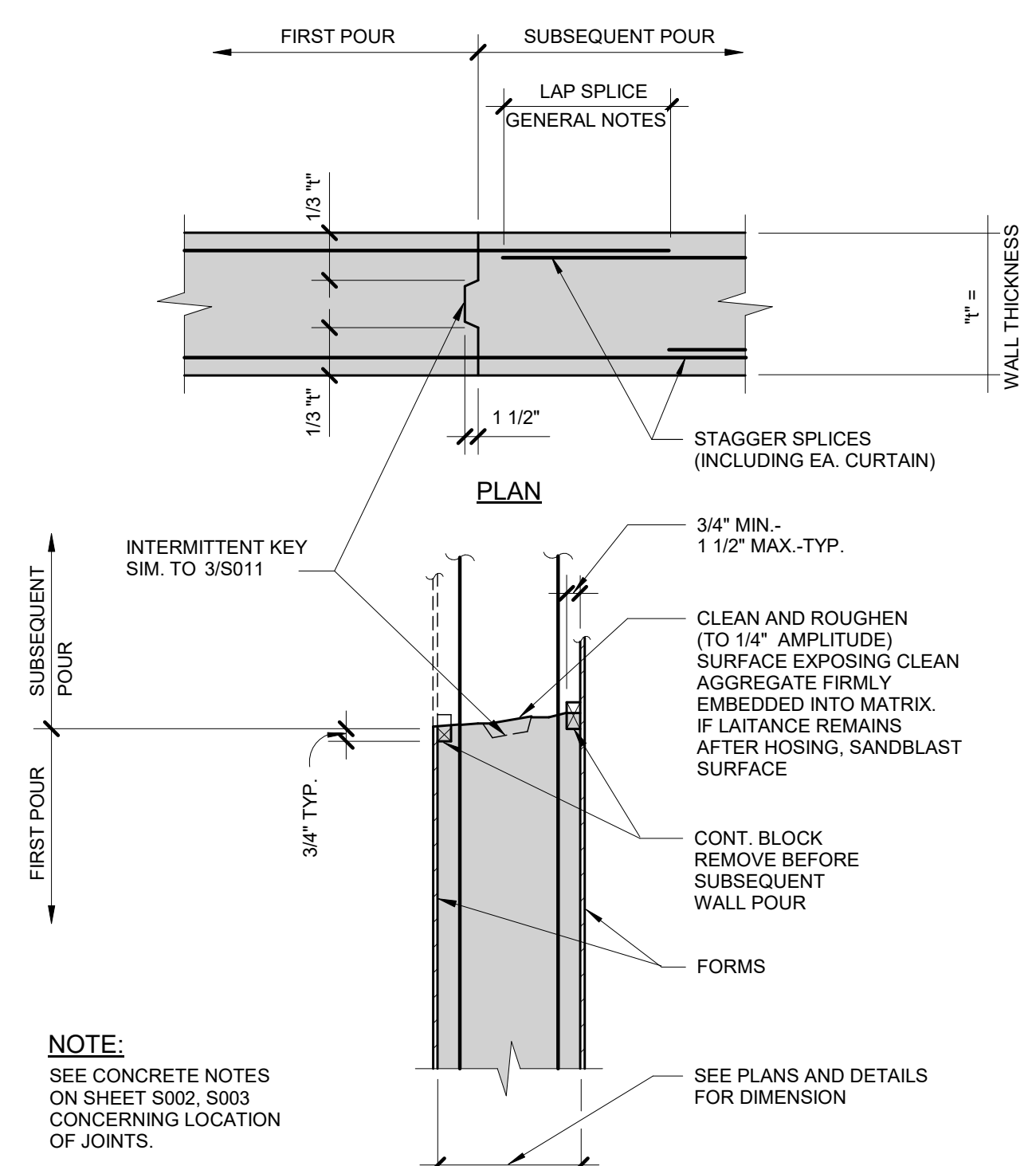
- DEVELOPMENT LENGTH (l_{dh}) WHERE REQUIRED IN DRAWINGS AND FOR SPLICE CALCULATION SHALL BE CALCULATED PER ACI 318R.
- CLASS "B" SPLICES (l_s) SHALL BE USED TYPICALLY, U.O. ON DRAWINGS.
- ALL WALL HORIZONTAL REINFORCEMENT ARE TOP BARS.
- ALL BARS ARE TOP BARS UNLESS DIMENSION "A" IS LESS THAN 12".
- USE MECHANICAL COUPLERS TO SPLICE BAR SIZES NO. 10 AND GREATER MECHANICAL COUPLERS OPTIONAL FOR NO. 7, NO. 9 BARS. LAP SPLICES MAY BE USED AT CONTRACTOR OPTION WHERE SPECIFICALLY NOTED.
- MULTIPLY l_{dh} BY 1.4 WHERE 2" COVER NOT MAINTAINED.
- MULTIPLY TABULATED VALUES BY 1.3 FOR LIGHTWEIGHT CONCRETE.
- ALL ADJACENT LAP SPLICES SHALL BE STAGGERED THE GREATER OF 3'-0" OR 4d WHERE THE DISTANCE IS MEASURED FROM CENTER-TO-CENTER OF d.



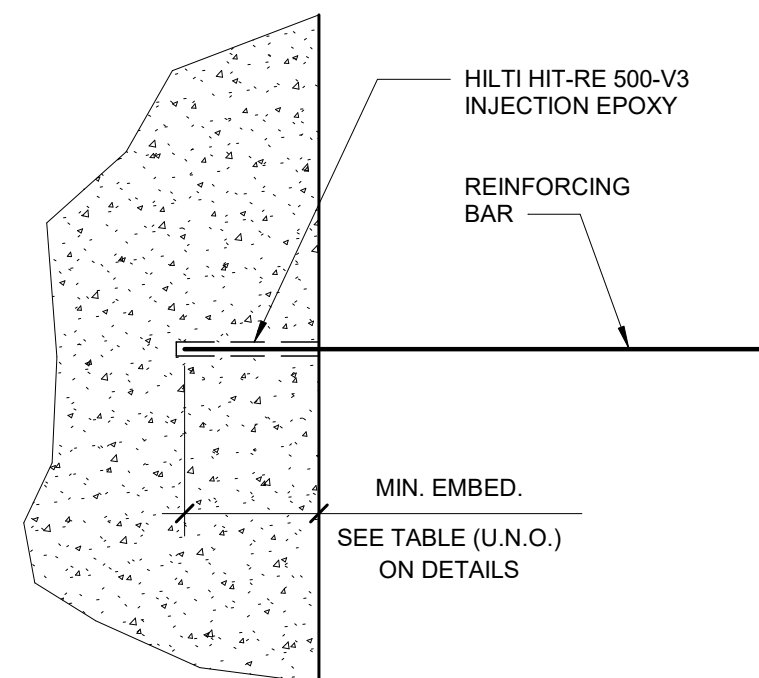
2 TYP. REINF. DEVELOPMENT/LAP LENGTH SCHEDULE AND NOTES
3/4" = 1'-0"



3 TYPICAL CONSTRUCTION JOINT DETAILS
3/4" = 1'-0"



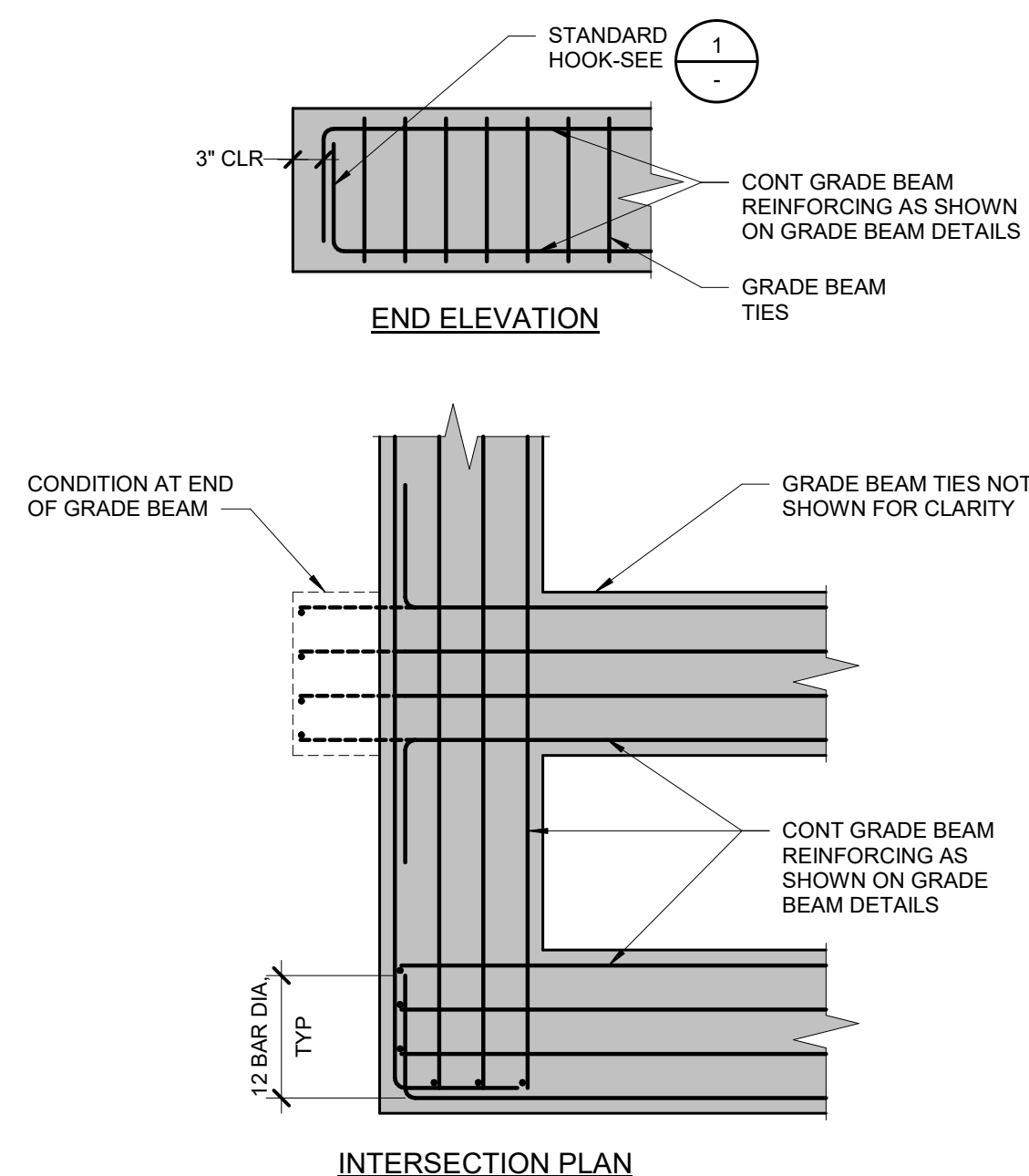
4 TYP. WALL CONSTRUCTION JOINT DETAIL
3/4" = 1'-0"



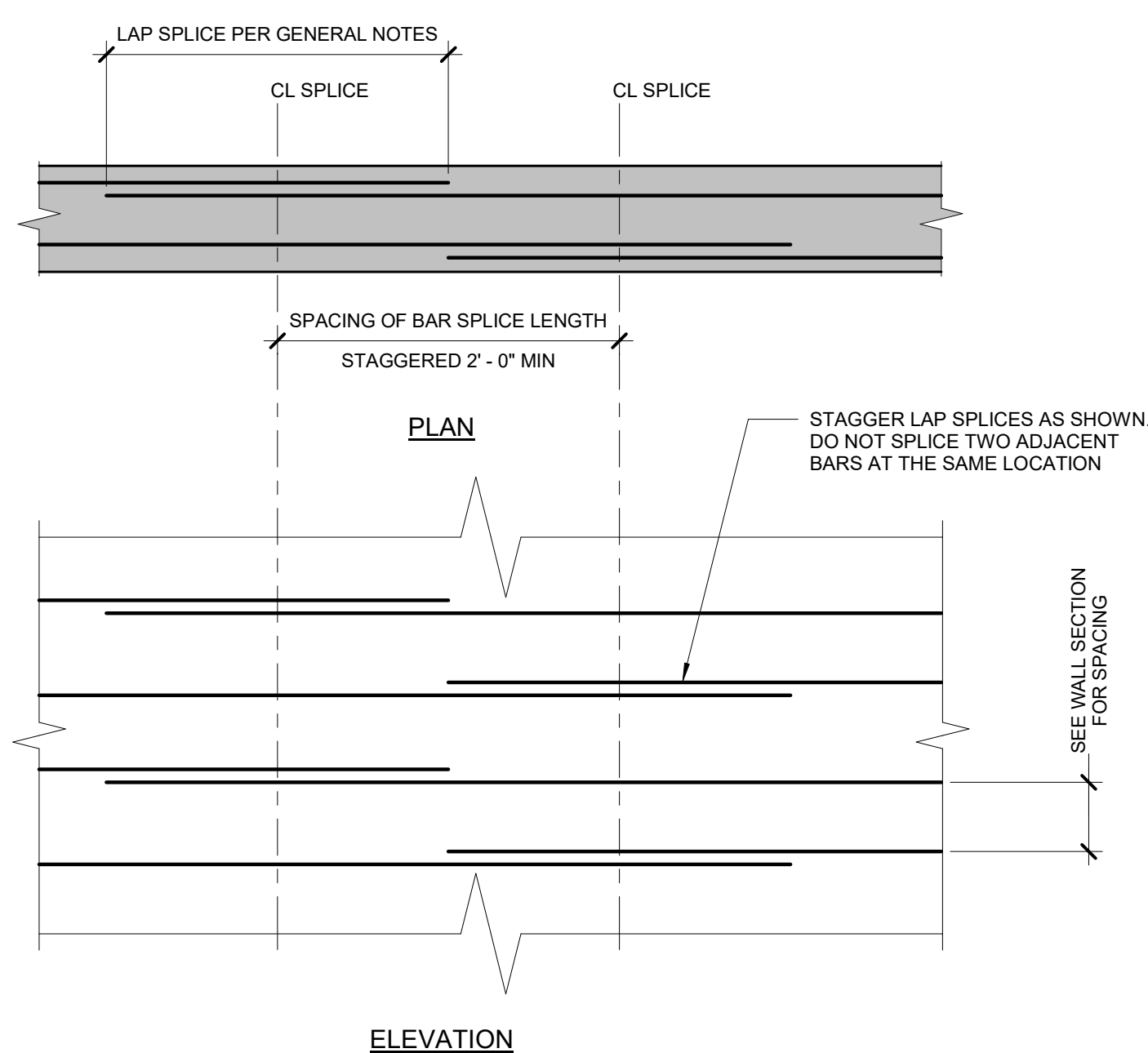
BAR SIZE	HILTI HIT-RE 500-V3 ANCHOR EMBEDMENT TABLE	
	MINIMUM EMBEDMENT DEPTH	CRACKED CONCRETE (h _{ef,c,r})
#3	6 1/2"	
#4	9"	
#5	11 1/2"	
#6	14"	
#7	18"	
#8	22"	
#9	26 1/2"	
#10	33 1/4"	

- NOTES:
- ALL VALUES INDICATED IN THE TABLE ABOVE ARE "HILTI HIT-RE 500-V3" EPOXY ANCHORS. ICC REPORT NUMBER ESR-3814, DATED REISSUED JANUARY 2017.
 - SPECIAL INSPECTION SHALL COMPLY WITH THE 2019 CALIFORNIA BUILDING CODE (CBC) FOR ANCHORAGES IN CONCRETE.
 - ALL DEFORMED REINFORCING BARS NOTED AS IN EPOXY SHALL BE INSTALLED PER MANUFACTURERS RECOMMENDATIONS. SEE TABLE ABOVE FOR MINIMUM EMBEDMENT LENGTHS (ANCHORS TO BE INSTALLED IN NORMAL WEIGHT CONCRETE ONLY).
 - USE EMBEDMENT DEPTH IN TABLE ABOVE FOR CRACKED CONCRETE TYPICAL U.N.O. BY ENGINEER OR ON DETAILS.
 - TABULATED VALUES IN TABLE ABOVE DO NOT CONSIDER EDGE DISTANCE AND SPACING REQUIREMENTS.
 - THIS DETAIL TO BE USED ONLY WHERE INDICATED ON DRAWINGS.
 - MINIMUM REBAR YIELD STRENGTH SHALL BE AT LEAST 60,000 PSI.

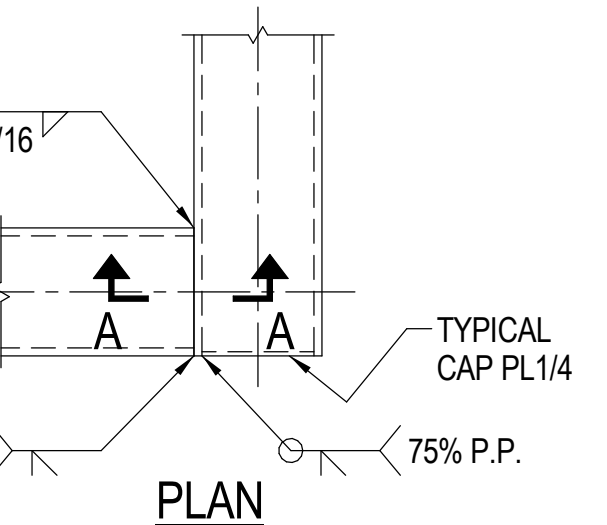
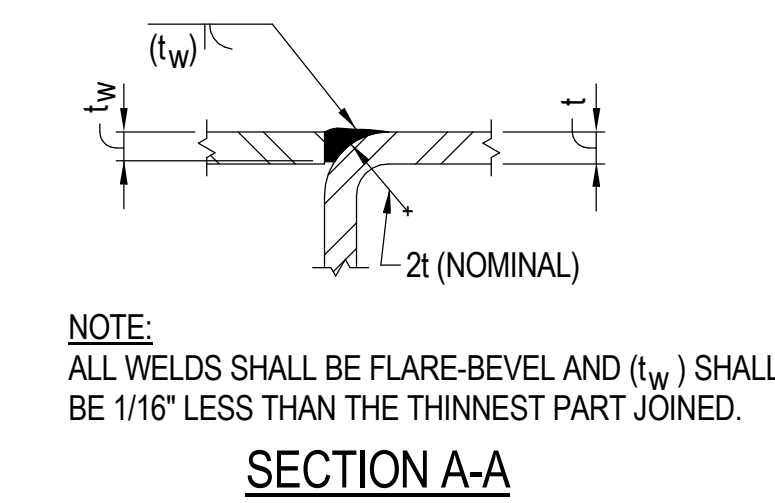
5 TYPICAL HILTI HIT-RE 500-V3 EPOXY ANCHOR SCHEDULE
NO SCALE



6 TYP. GRADE BEAM REINFORCING
N.T.S.



7 HORIZONTAL WALL BAR SPLICING DETAIL
N.T.S.



8 TYPICAL HSS TO HSS CONNECTION DETAIL
N.T.S.



Consultant:
IMEG
300 N. LAKE AVENUE PH: 626.463.2800
14TH FLOOR FAX: 626.463.2801
PASADENA, CA www.imegcorp.com
91101 19002596.00

REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/2021 Scale: As indicated
SRA Project Number: 2047

TYPICAL DETAILS

S011

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfsd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

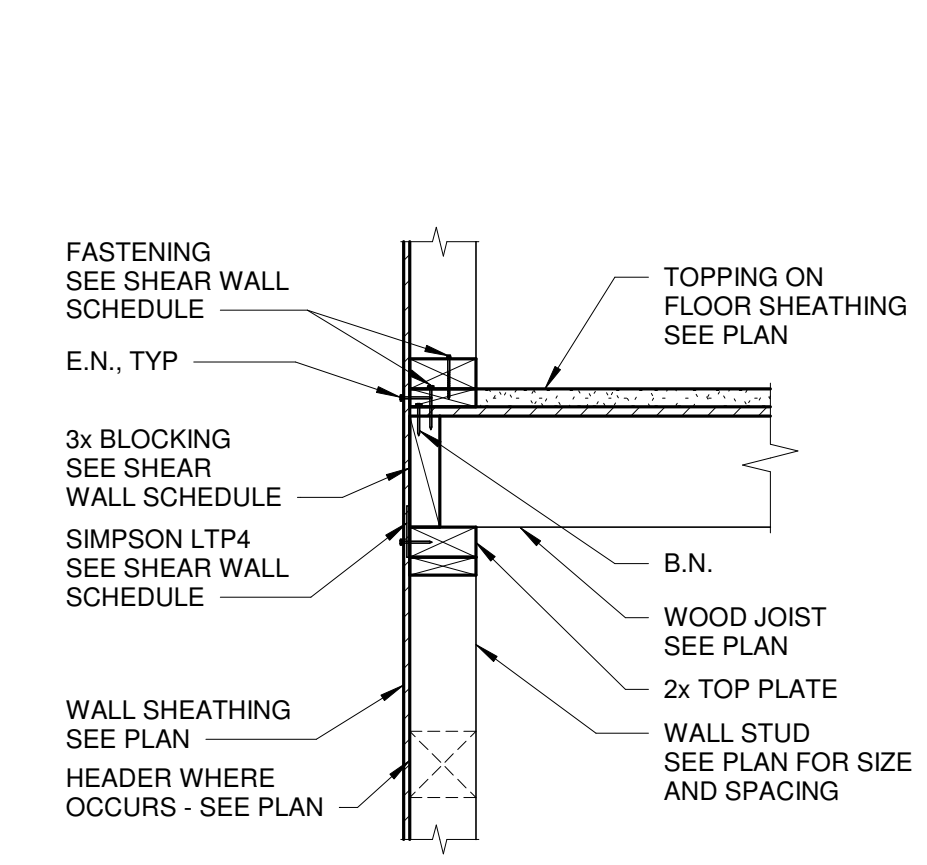
ARCHITECT
Safdie Rabines Architects

CIVIL ENGINEER:
NASLAND ENGINEERING

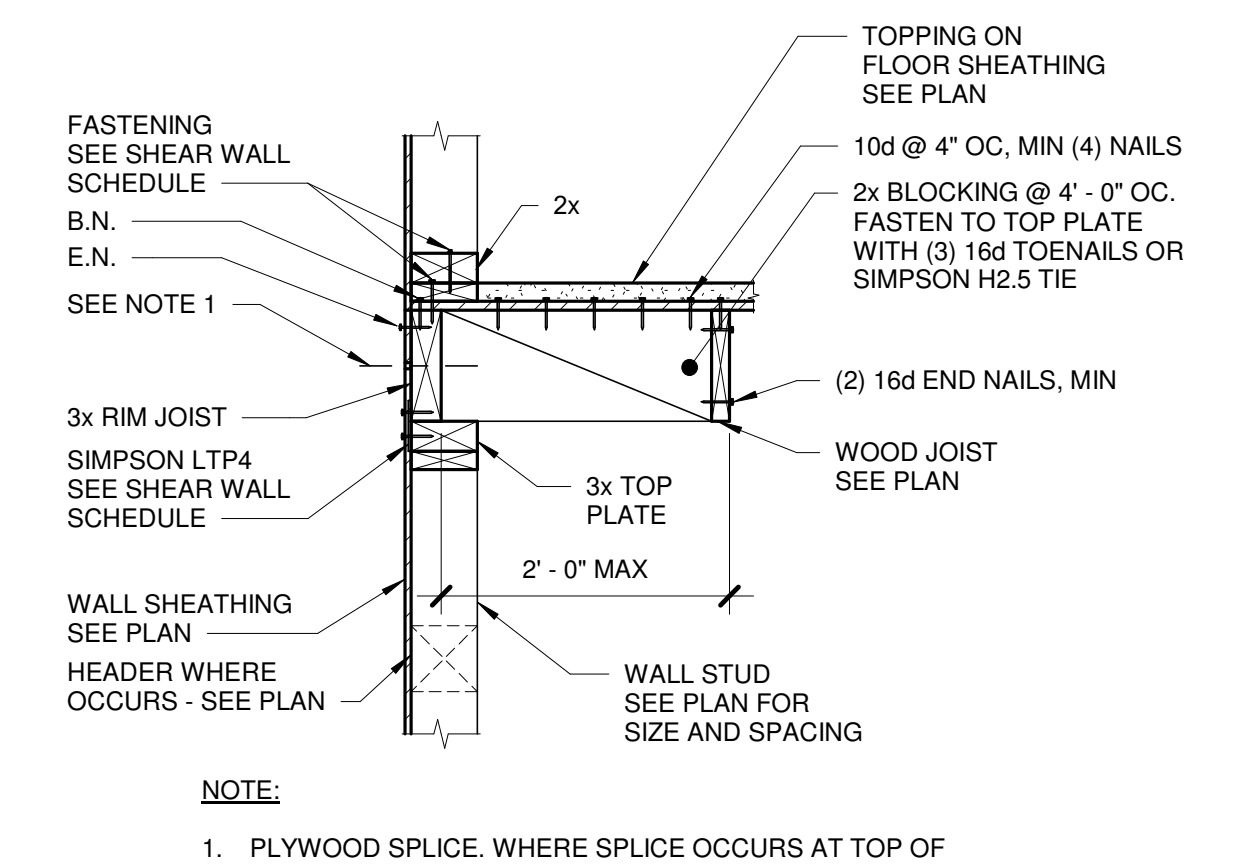
STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

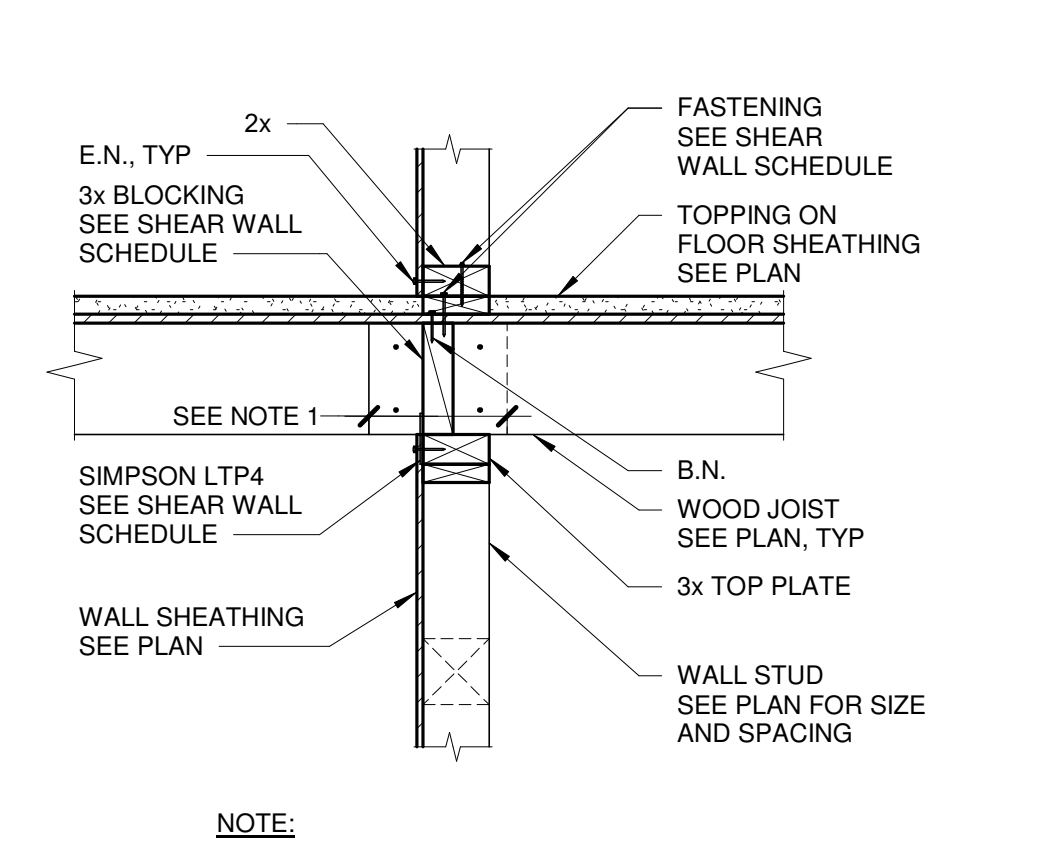
ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN



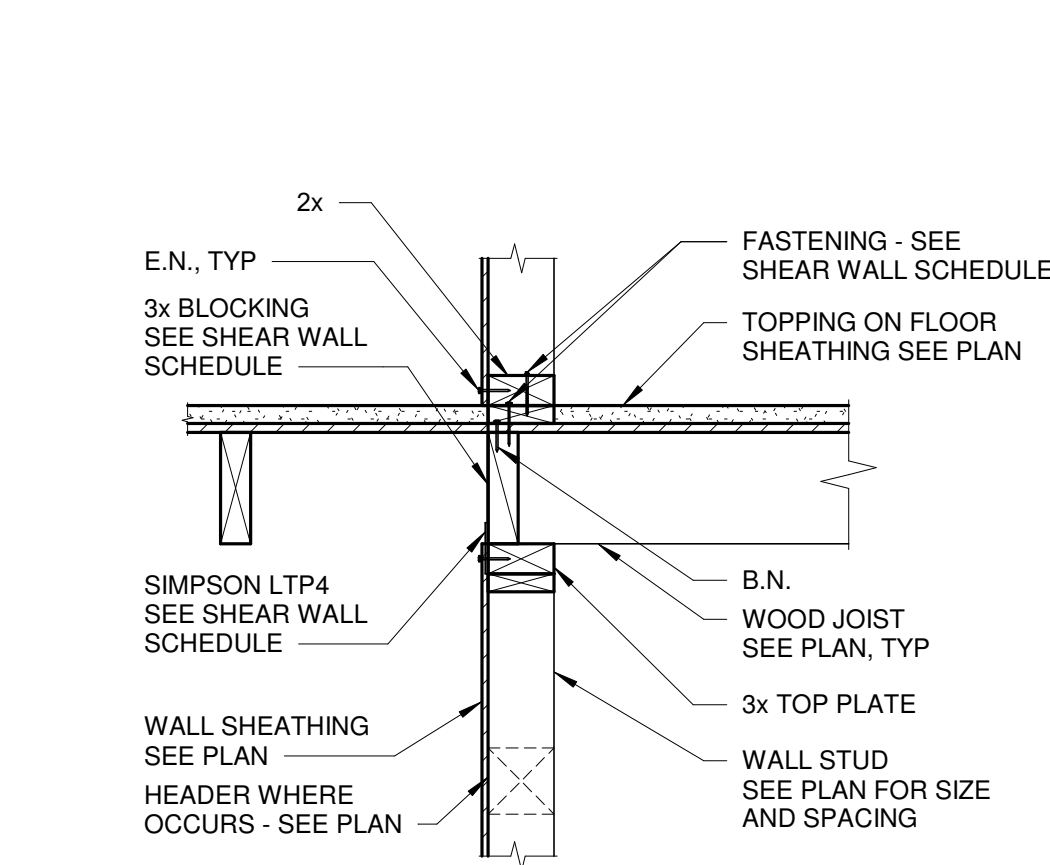
1 WOOD JOIST BEARING AT EXTERIOR WALL
3/4" = 1'-0"



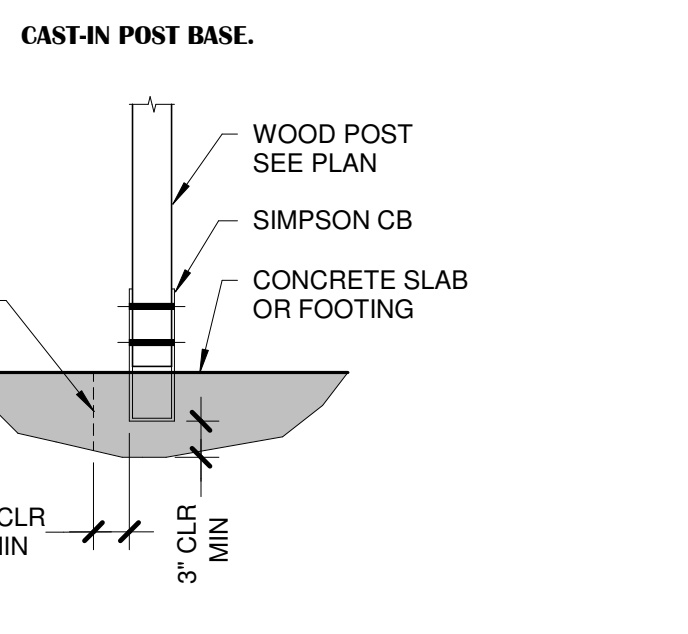
2 WOOD JOIST BEARING PARALLEL TO EXTERIOR WALL
3/4" = 1'-0"



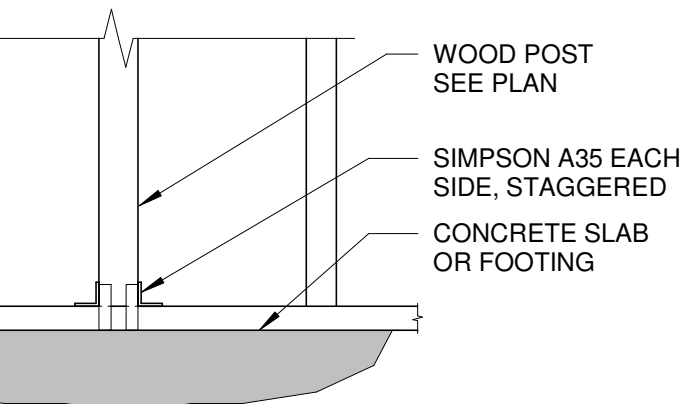
3 WOOD JOISTS BEARING AT INTERIOR WALL
3/4" = 1'-0"



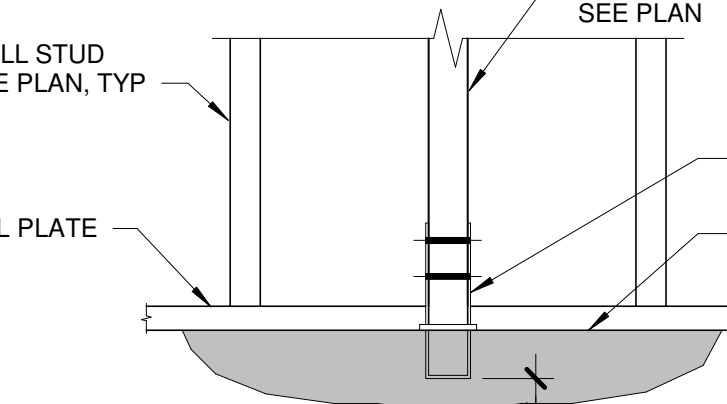
4 WOOD JOIST BEARING CHANGE IN DIRECTION
3/4" = 1'-0"



A - ISOLATED POST

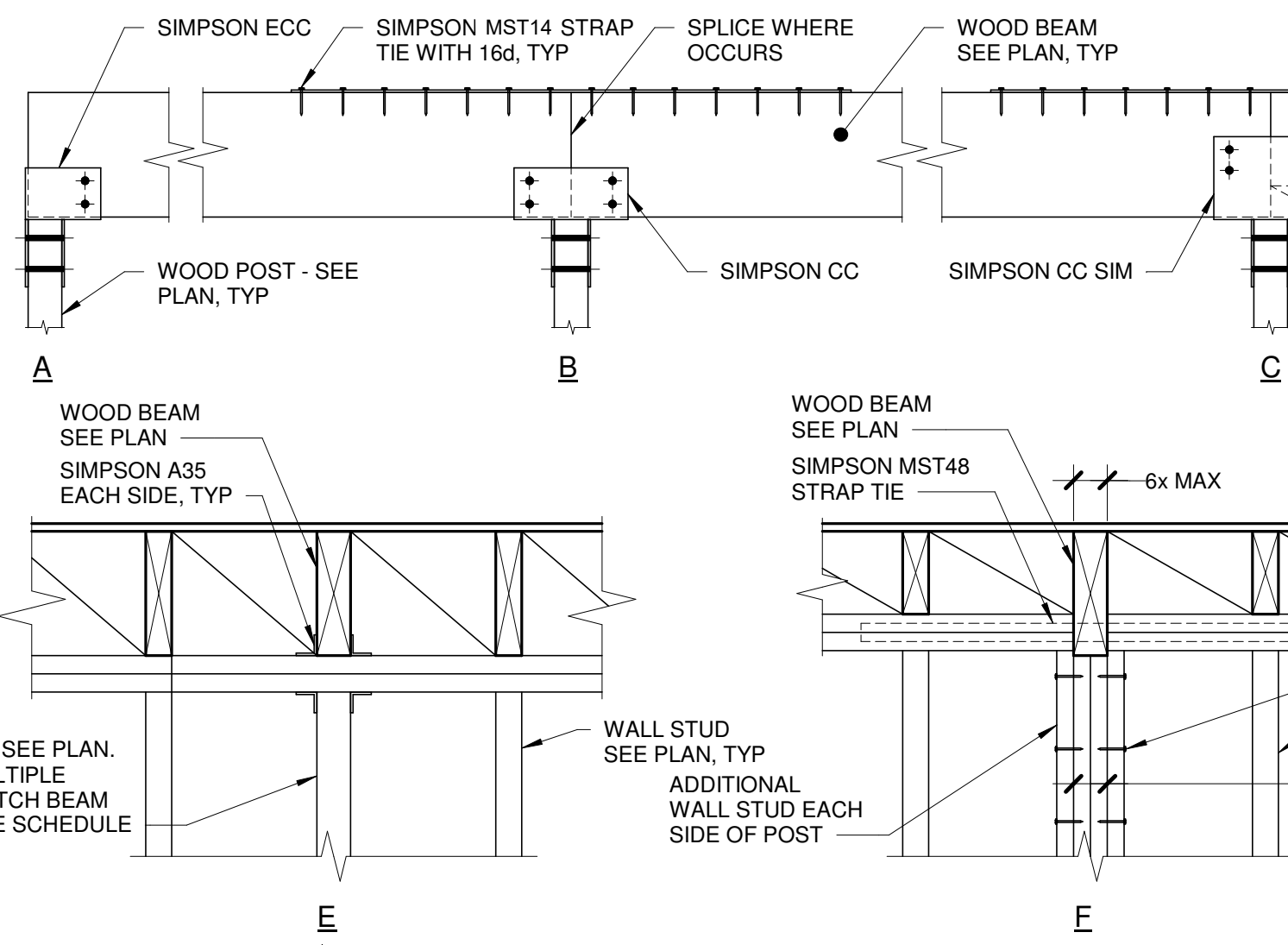


B - POST AS PART OF WALL



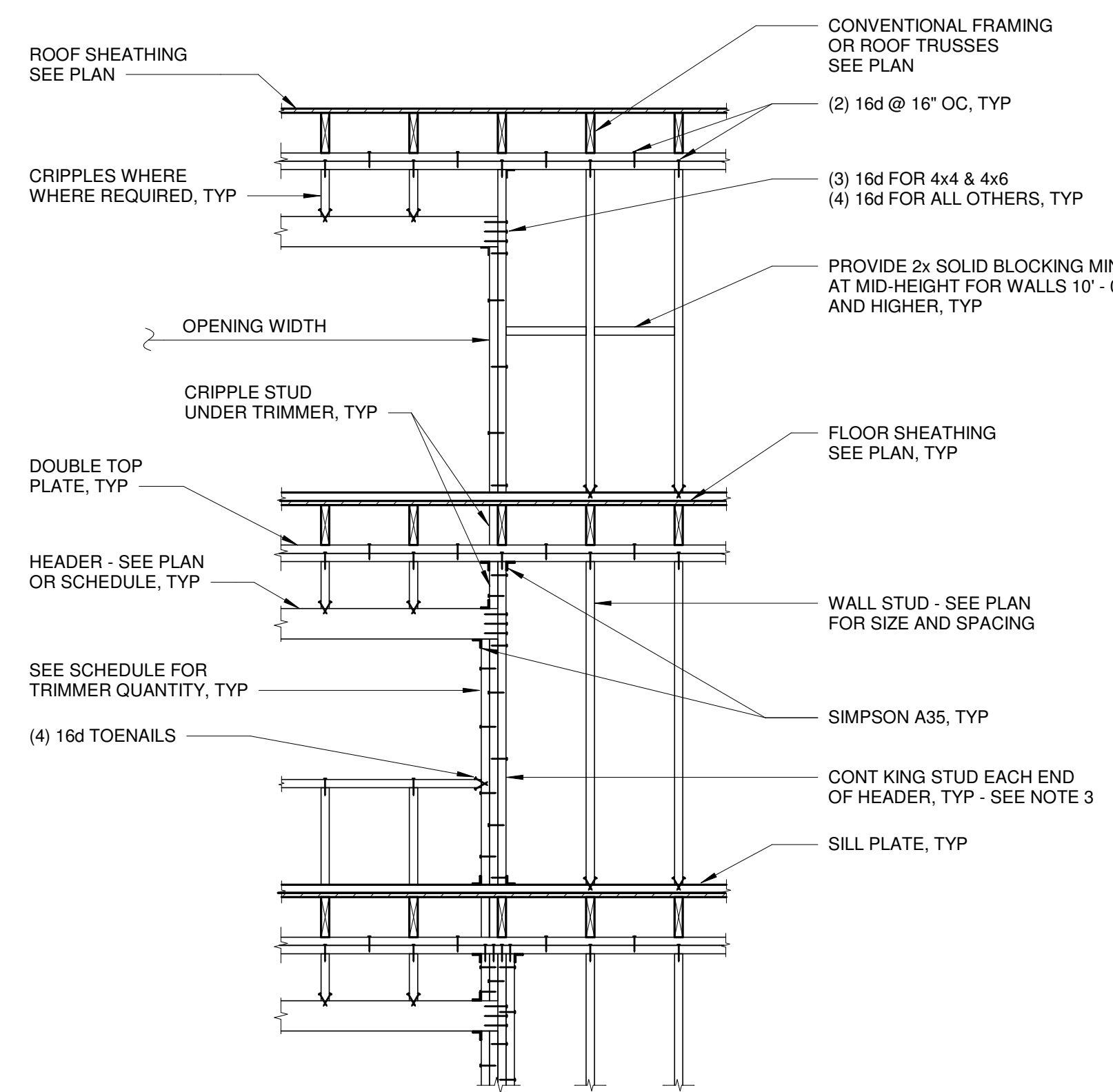
C - HEAVILY LOADED POST AS PART OF WALL

5 POST BASE CONNECTION DETAILS
3/4" = 1'-0"



- NOTES:**
- DETAIL B: IF CONTINUOUS BEAM, OMIT STRAP.
 - ROTATE SIMPSON CAPS AS REQUIRED TO LOCATE THE STRAPS AND BOLTS INSIDE THE WALL FRAMING AND NOT INTERFERE WITH ARCHITECTURAL FINISHES.
 - AT STEEL COLUMN, USE SIMPSON CCO WITH MIN 1/8" FILLET WEL.
 - SEE PLAN FOR BEAM SLOPE, SLOPE COLUMN CAP TO MATCH.

6 WOOD BEAM CONNECTION DETAILS
3/4" = 1'-0"

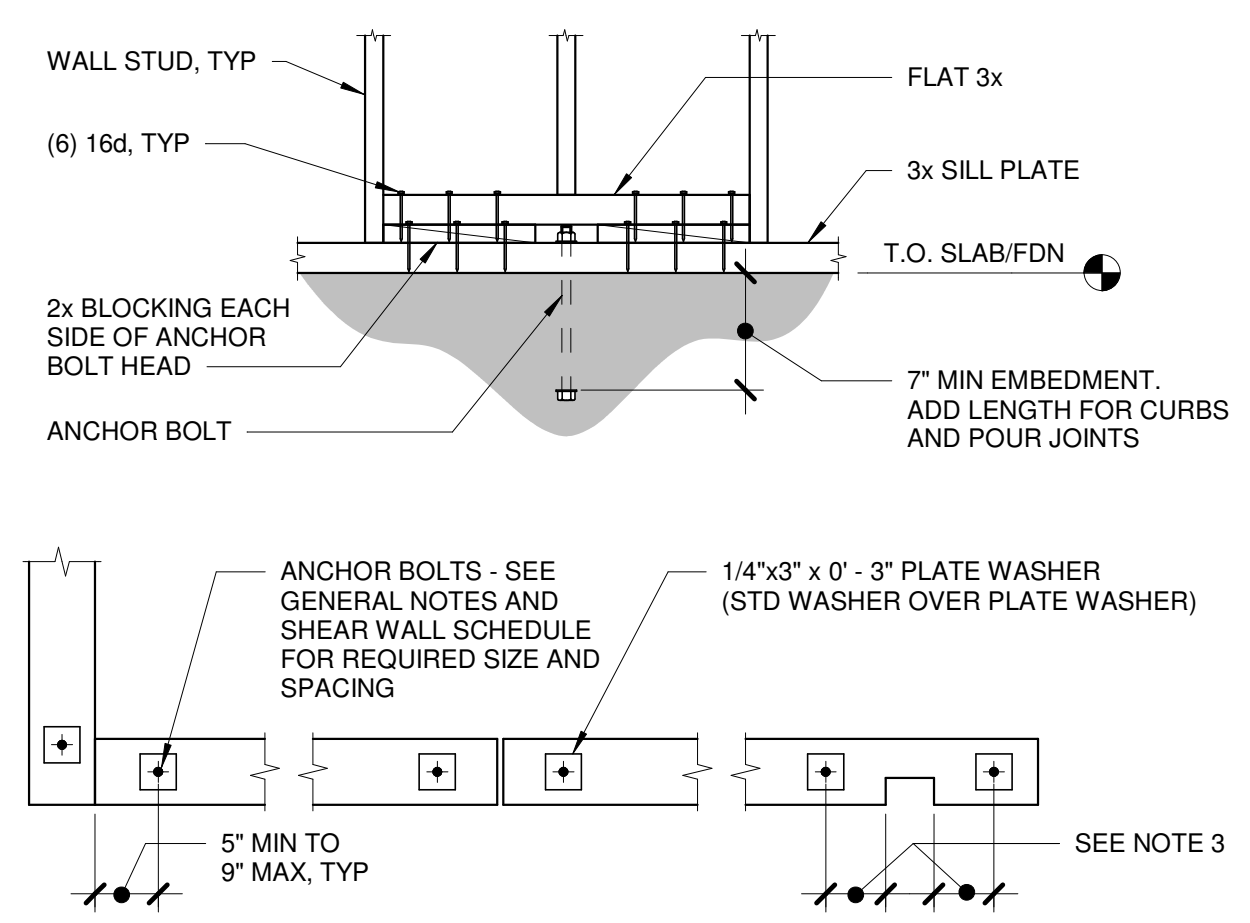


TYP MINIMUM ROOF HEADER SCHEDULE UNO			
WIDTH OF OPENING	4' - 0"	6' - 0"	8' - 0"
NUMBER OF TRIMMERS	1	1	1
HEADER (AT 6" WALLS)	4x4 (6x6)	4x6 (6x6)	4x8 (6x6)

TYP MINIMUM FLOOR HEADER SCHEDULE UNO			
WIDTH OF OPENING	4' - 0"	6' - 0"	8' - 0"
NUMBER OF TRIMMERS	1	2	2
HEADER (AT 6" WALLS)	4x6 (6x6)	4x8 (6x6)	4x10 (6x8)

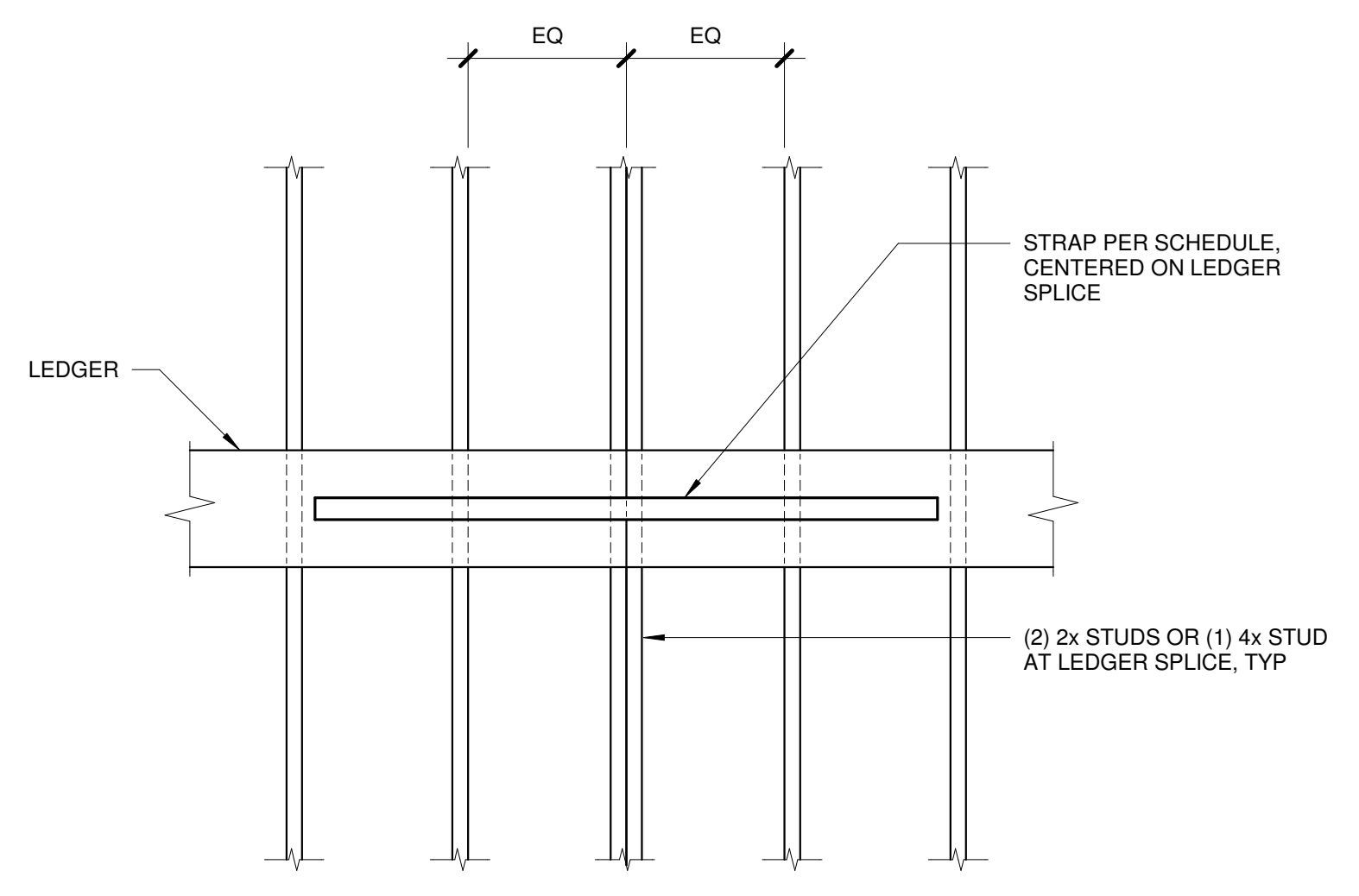
- NOTES:**
- SEE PLANS FOR SPECIAL FRAMING REQUIREMENTS.
 - HEADER SIZES SHOWN IN SCHEDULES ABOVE ARE MINIMUM HEADER SIZES. SEE PLANS FOR WHERE LARGER HEADER SIZES ARE REQUIRED.
 - AT EXTERIOR WALLS WHERE OPENING WIDTH IS GREATER THAN 3' - 6", PROVIDE DOUBLE STUD EACH END OF HEADER.
 - TRIMMERS TO BE SAME SIZE AS STUDS AT GIVEN FLOOR LEVEL UNO. SEE PLANS FOR POSTS WHERE REQUIRED INSTEAD OF TRIMMERS.
 - NAIL TRIMMERS AND KING STUDS TOGETHER WITH 16d NAILS @ 12" OC, STAGGERED EACH FACE.
 - SEE PLANS FOR SHEAR WALL FRAMING REQUIREMENTS.
 - FRAMING IS SYMMETRICAL ABOUT OPENING.
 - WHERE TRIMMERS/KING STUDS ARE ADJACENT TO SILL PLATE BOLTING, PROVIDE 2" MIN CLEAR.

7 TYPICAL STUD WALL FRAMING DETAIL
1/2" = 1'-0"



- NOTES:**
- SEE GENERAL NOTES OR DETAILS FOR SILL BOLT INFORMATION. DO NOT COUNTER SINK ANCHOR BOLTS.
 - USE SQUARE WASHERS AT ALL SILL PLATES.
 - WHERE SILL PLATE IS DRILLED OR NOTCHED MORE THAN 1/3 ITS WIDTH, SILL BOLTS SHALL BE PLACED 9" MAX TO EACH SIDE OF CUT WITH A 5" MIN. PLATES LESS THAN 6" IN WIDTH SHALL NOT BE DRILLED OR NOTCHED UNLESS SHOWN ON THE DRAWINGS.
 - TREATED WOOD SILL PLATE WHERE CUT, DRILLED, OR NOTCHED SHALL BE TREATED WITH A PRESERVATIVE ON ALL EXPOSED SURFACES FROM WHICH PRESERVATIVE HAS BEEN REMOVED AND HAS BEEN APPROVED BY THE ENGINEER AND THE ENFORCEMENT AGENCY.
 - ALL OVERSIZED BOLT HOLES SHALL BE FILLED WITH EPOXY.

8 TYPICAL SILL BOLT DETAIL
3/4" = 1'-0"



STRAP SCHEDULE			
MARK	SIMPSON HARDWARE	FASTENERS	CAPACITY (LBS)
A	MST60	(68) 16d NAILS	5380
B	(2) MST60	2x (68) 16d NAILS	10,760

9 CONTINUOUS LEDGER DETAIL
3/4" = 1'-0"



Consultant:
IMEG
300 N. LAKE AVENUE PH: 626.463.2800
14TH FLOOR FAX: 626.463.2801
PASADENA, CA www.imegcorp.com
91101 19002596.00

REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/2021 Scale: As indicated
SRA Project Number: 2047

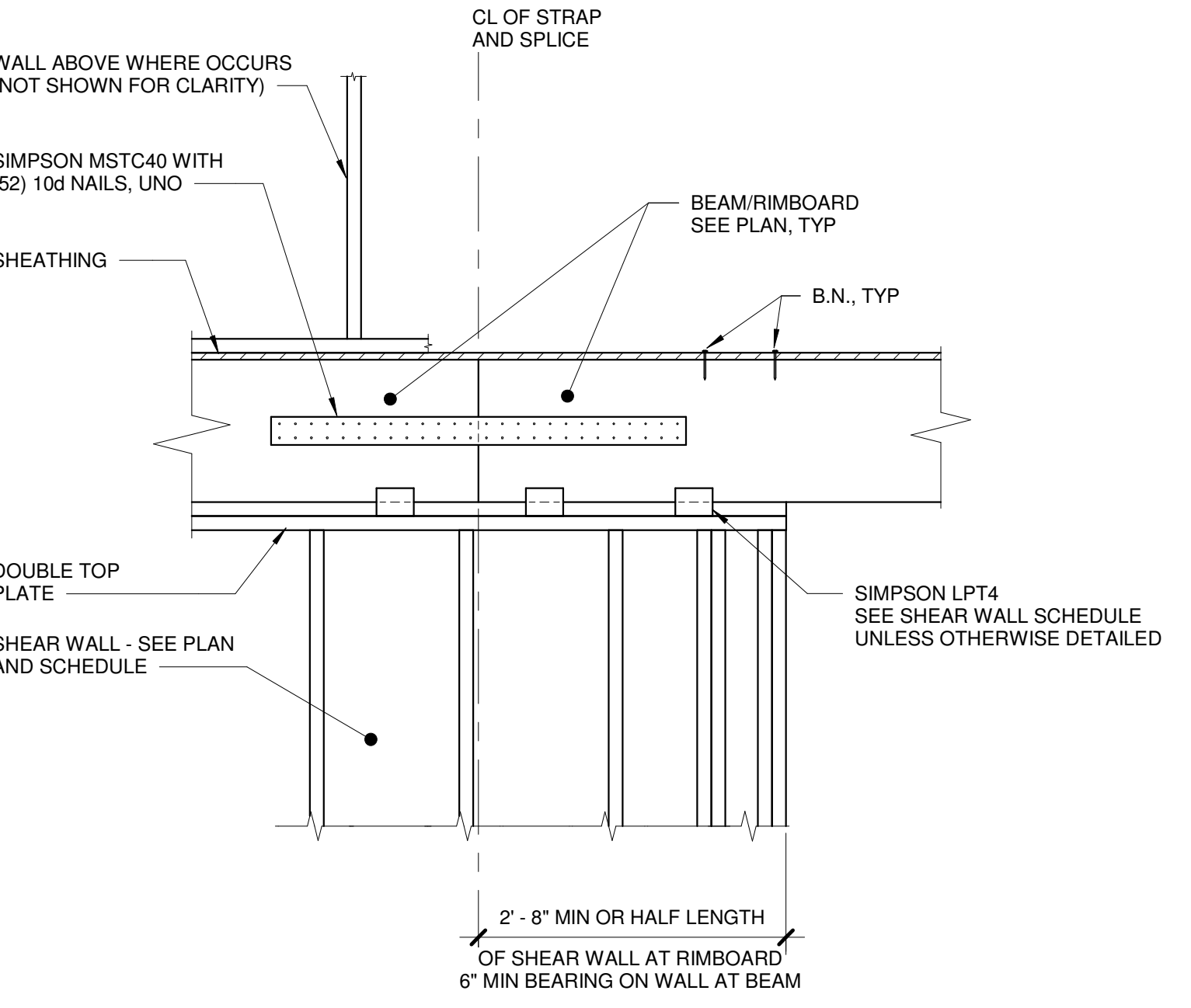
TYPICAL DETAILS

S012

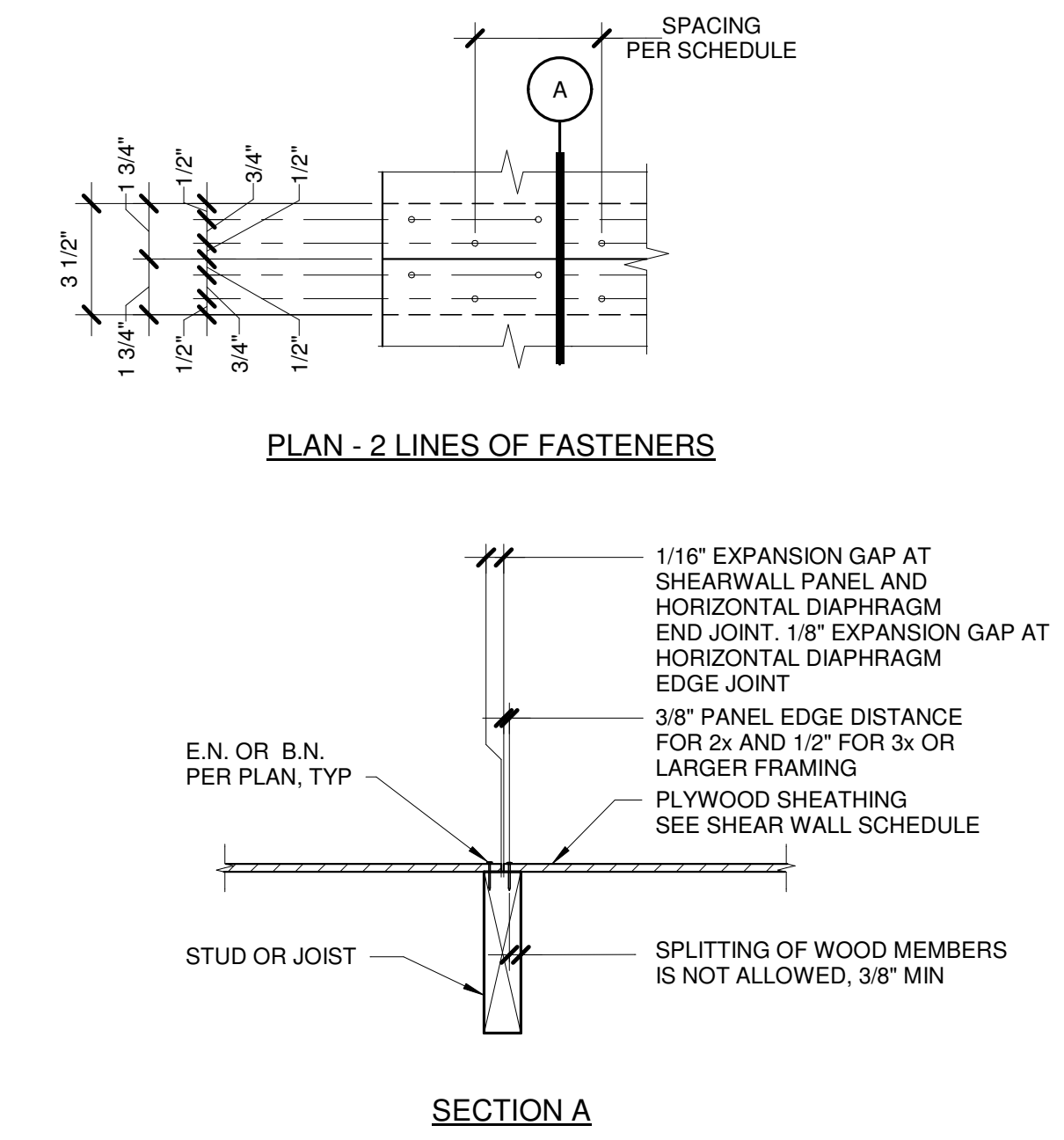
JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123
 OWNER: JEWISH FAMILY SERVICE OF SAN DIEGO
 8804 BALBOA AVENUE, SAN DIEGO, CA 92123
 (619) 537-3000
 www.jfsd.org

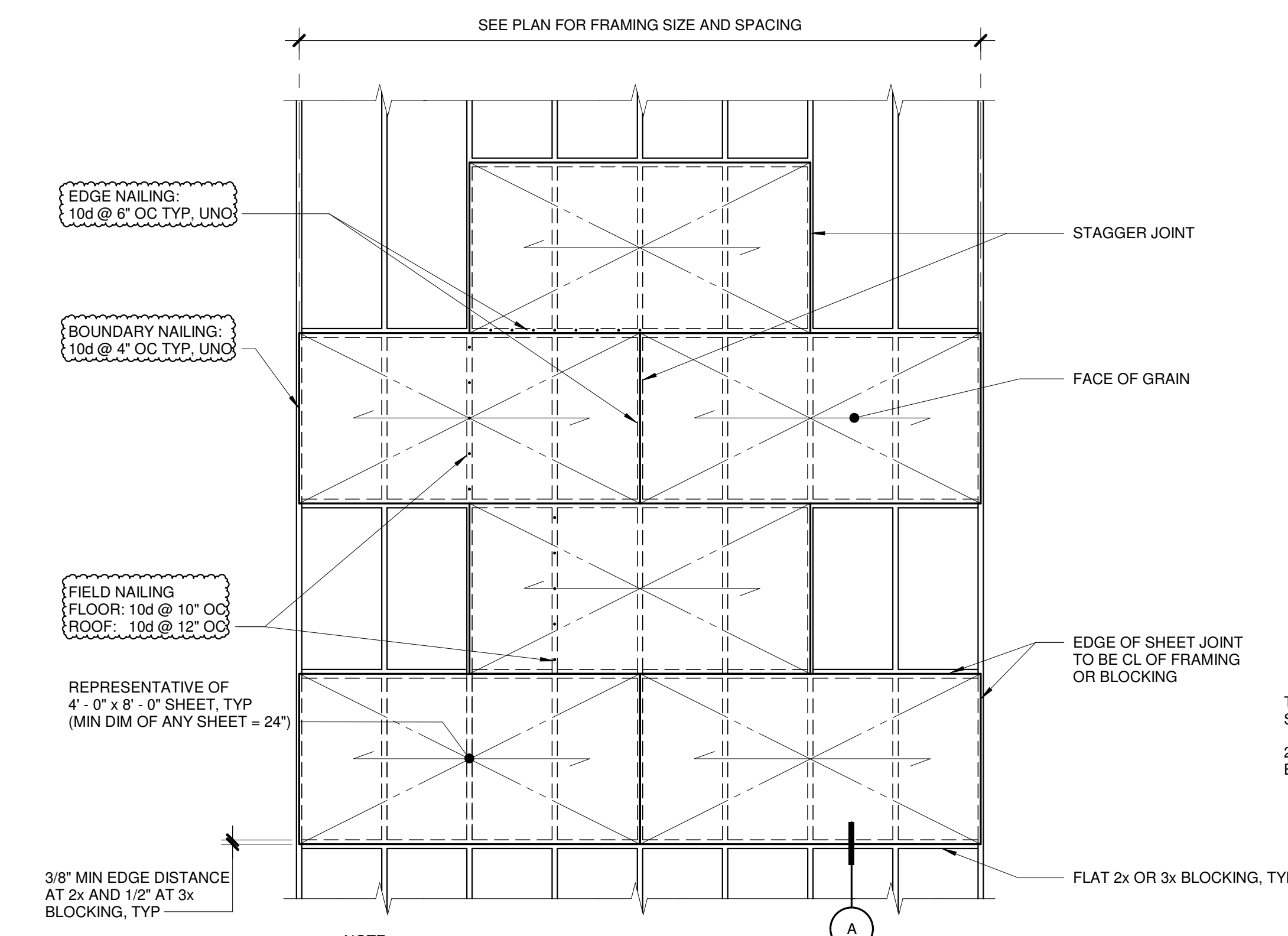
PROJECT TEAM
 (REFER TO COVER SHEET FOR CONTACT INFORMATION)
ARCHITECT
 Safdie Rabines Architects
CIVIL ENGINEER:
 NASLAND ENGINEERING
STRUCTURAL ENGINEER:
 IMEG CORP.
MECHANICAL & PLUMBING ENGINEER:
 DUFOE ENGINEERING
ELECTRICAL & FIRE ALARM ENGINEER:
 SALAS OBRIEN



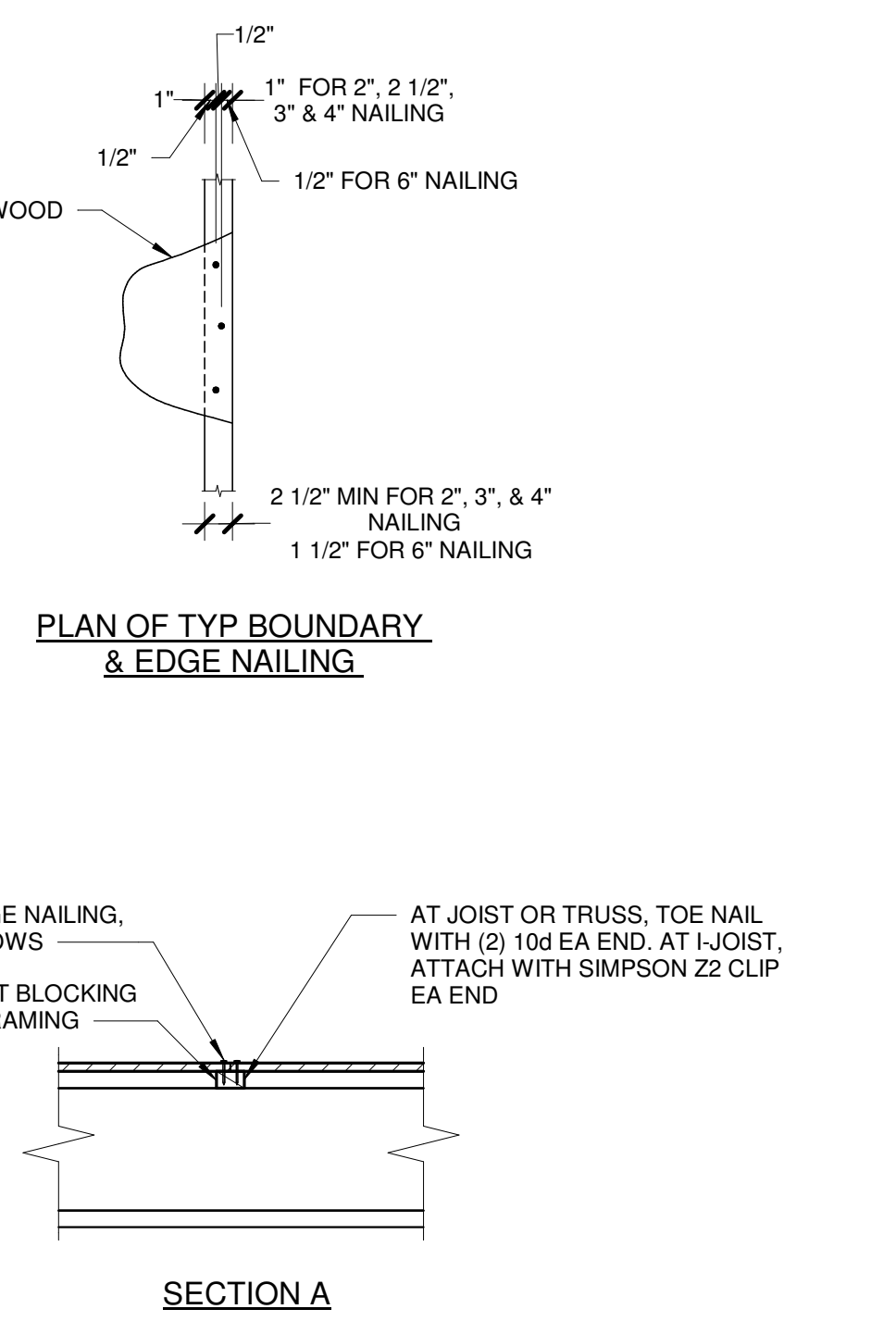
1 TYP BEAM/RIMBOARD SPLICE DETAIL
 3/4" = 1'-0"



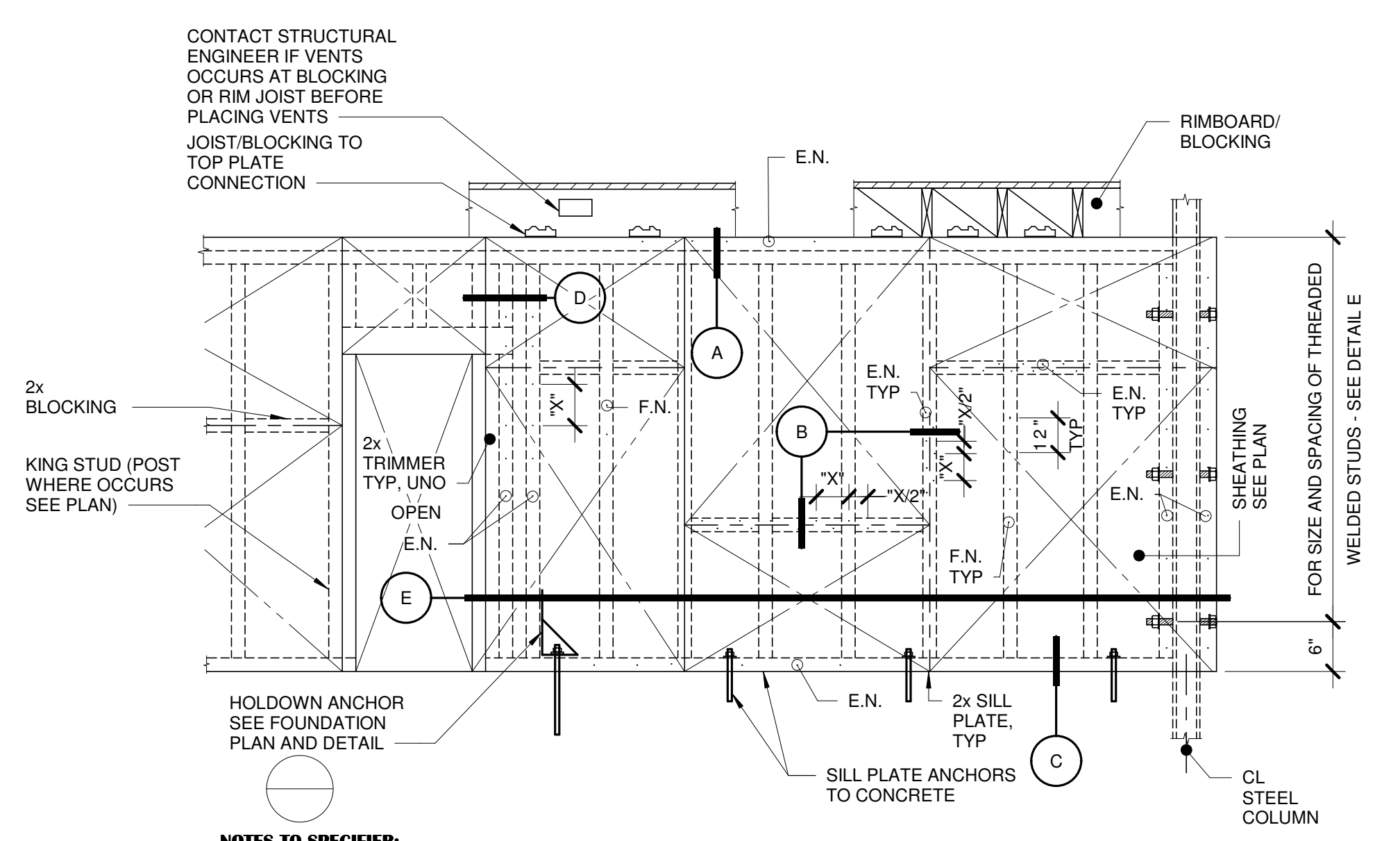
2 TYPICAL HIGH DIAPHRAGM SHEATHING NAILING DETAIL
 3/4" = 1'-0"



3 TYPICAL BLOCKED SHEATHING DETAIL
 3/8" = 1'-0"

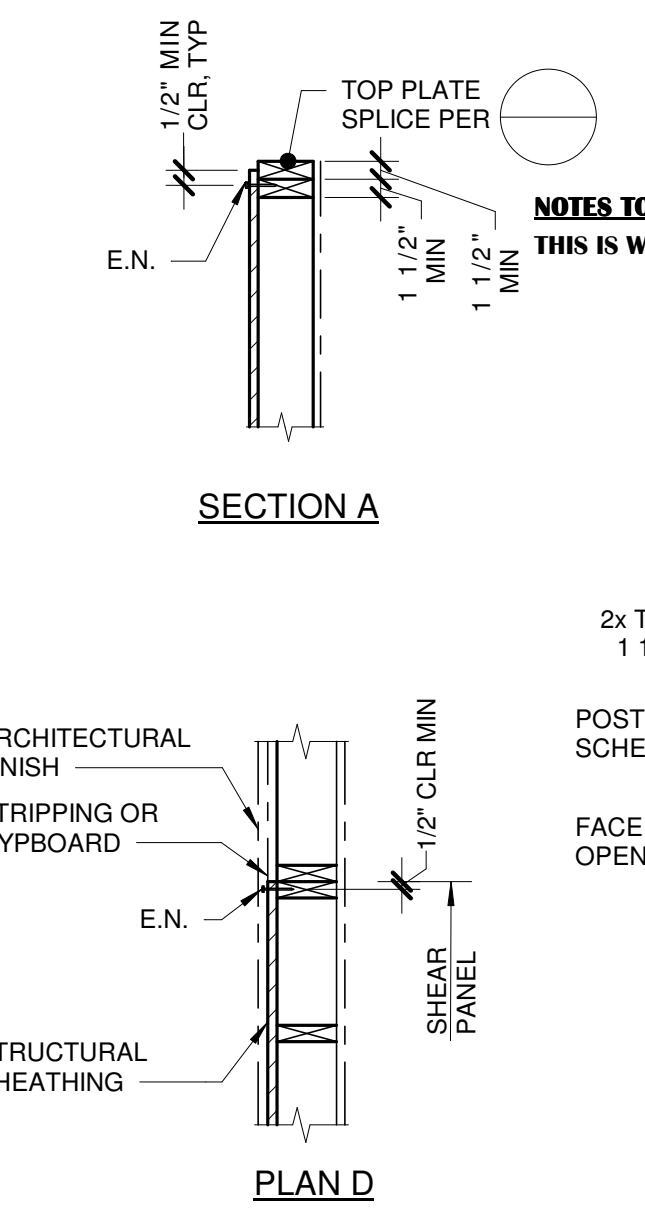


4 DRAG STRUT DETAIL
 3/4" = 1'-0"

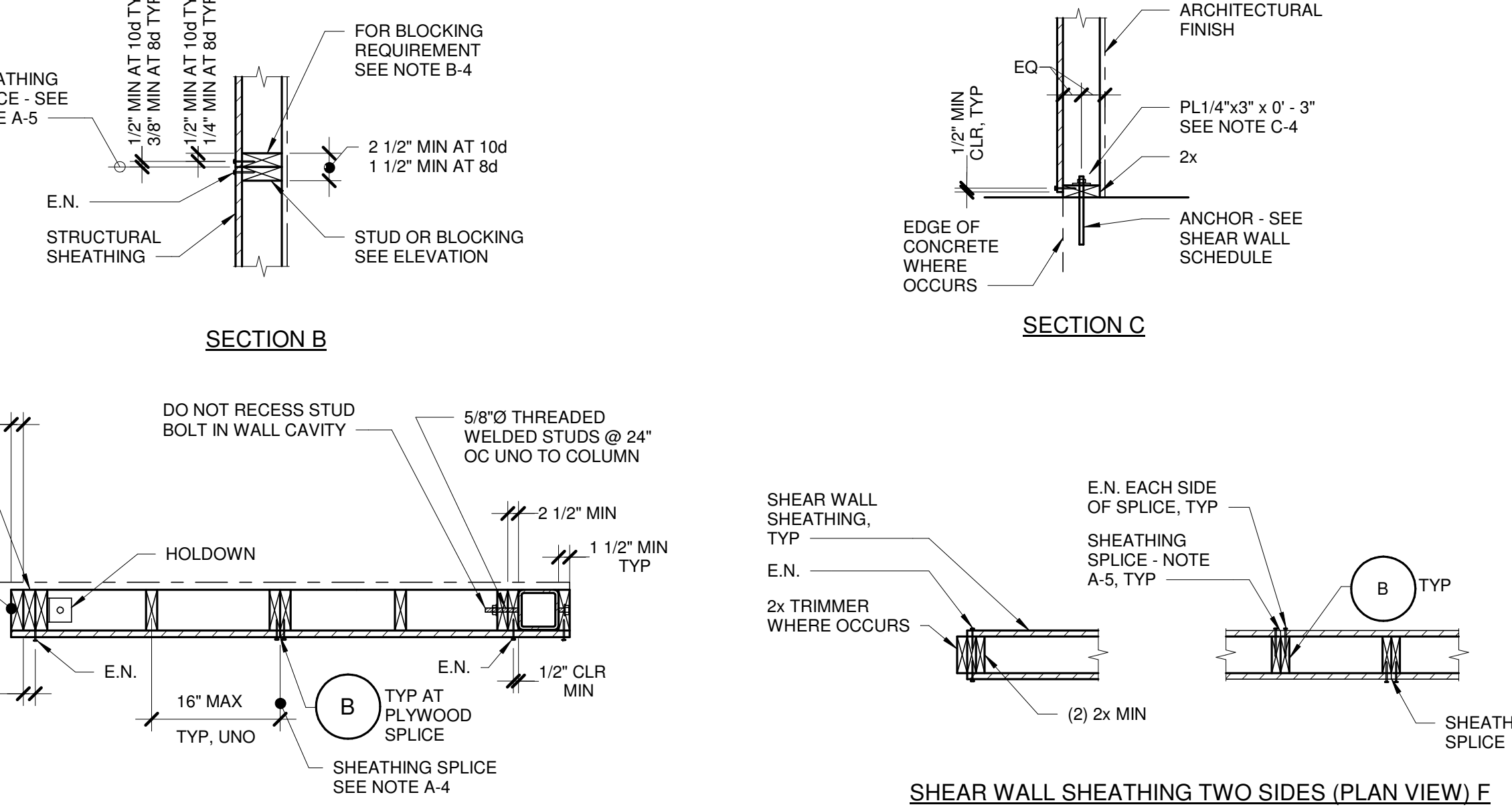


NOTES TO SPECIFIER:
 THIS IS W-422 OR W-423

- NOTES:**
- A. STRUCTURAL SHEATHING:**
 - FOR SHEATHING TYPE (PLYWOOD, RATED SHEATHING, ETC.), SEE FRAMING PLANS AND SHEAR WALL SCHEDULE.
 - WHEN SHEATHING IS NOTED AS 'LET-IN' ON PLANS OR SECTIONS, ALL STUDS AND BLOCKING ARE TO BE RIPPED TO MAINTAIN CONTINUOUS PLANE ON FACE OF WALL.
 - USE 4'-0" x 8'-0" MINIMUM SIZE SHEATHING WHEREVER POSSIBLE AND STAGGER ADJACENT HORIZONTAL JOINTS IN ALL CASES AS SHOWN.
 - MINIMUM DIMENSION OF ANY PIECE OF SHEATHING SHALL BE 2'-0".
 - LEAVE A 1/8" GAP BETWEEN ALL PIECES OF SHEATHING AT EACH STUD AND BLOCKING WHERE SHEATHING SPLICE OCCURS TYP.
 - WHERE SHEATHING OCCURS ON BOTH SIDES OF WALL, SHEATHING SPLICES SHALL BE OFFSET TO FALL ON DIFFERENT FRAMING MEMBERS AND ALL BLOCKING AND STUDS AT ADJOINING PANEL EDGES SHALL BE 3x MEMBERS.
 - B. NAILING:**
 - E.N. = EDGE NAILING F.N. = FIELD NAILING
 - 'X' REPRESENTS THE SPACING OF NAILS. SIZE OF NAILS AND SPECIFIC SPACING ARE SHOWN ON SCHEDULE.
 - THE MINIMUM EDGE DISTANCE FOR NAILING OF SHEATHING SHALL BE: 1/2" FOR 10d, 3/8" FOR 8d.
 - MINIMUM STUDS AND BLOCKING SIZES AT SHEATHING SPLICES SHALL BE PER SHEAR WALL SCHEDULE.
 - ALL EDGE NAILING SHALL BE STAGGERED AT ADJOINING PANEL EDGES. SEE TYPICAL SHEAR PANEL ELEVATION
 - C. GENERAL:**
 - ALL SILL PLATES AND STUDS BOLTED TO MASONRY OR CONCRETE ARE TO BE PRESSURE TREATED DOUGLAS FIR.
 - SEE SHEAR WALL SCHEDULE FOR ADDITIONAL REQUIREMENTS.
 - ONLY RECESS NAILER STUD BOLTS AT TRIMMER AT WALL OPENINGS. SEE DETAIL.



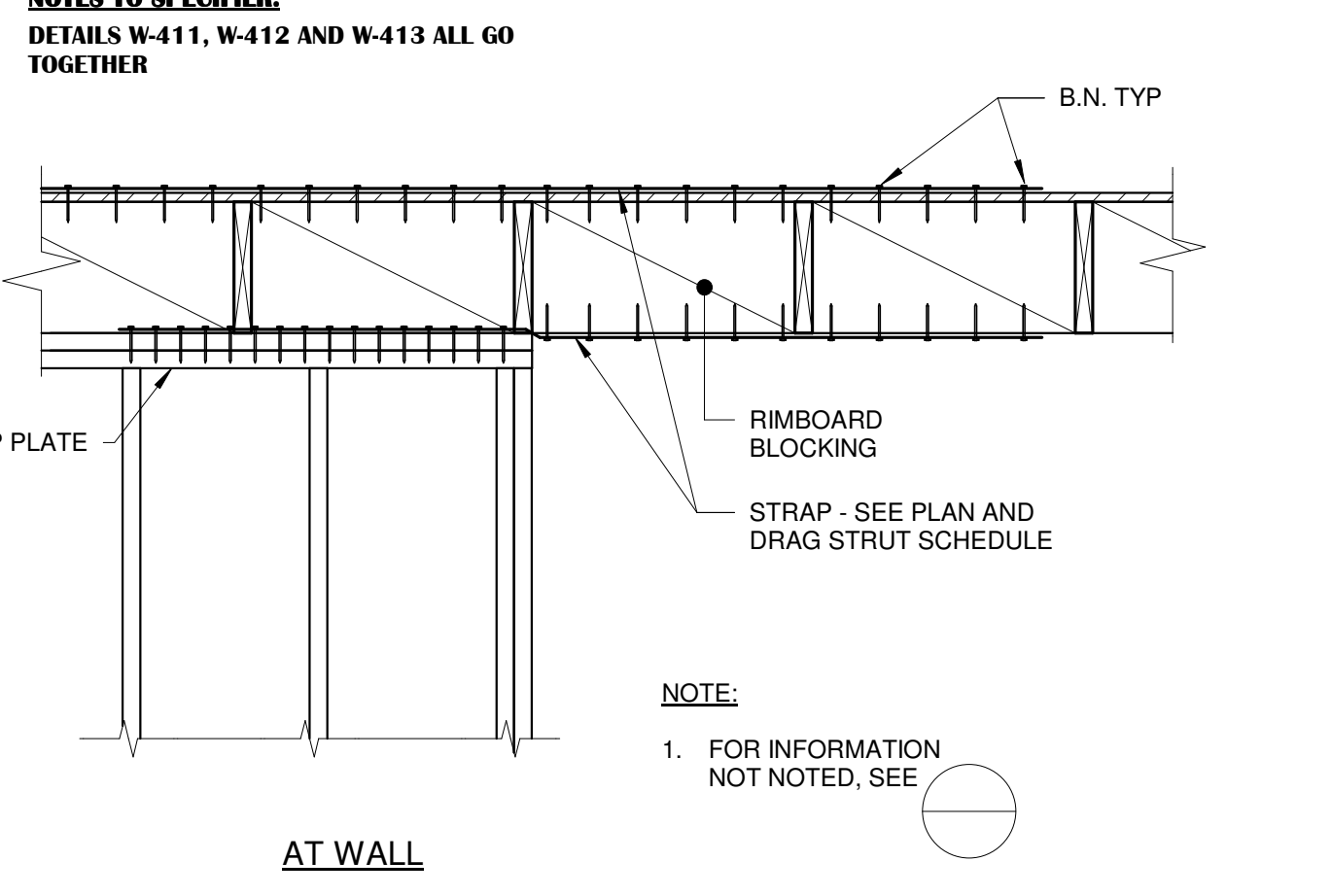
6 DRAG STRUT DETAIL
 3/4" = 1'-0"



7 SHEAR WALL SHEATHING TWO SIDES (PLAN VIEW) F
 3/4" = 1'-0"

PLYWOOD SHEAR WALL SCHEDULE							
SHEAR WALL MARK	WOOD PANEL THICKNESS AND (TYPE)	NO. OF SIDES	SHEAR WALL NAILING (1)		BLOCKING SILL OR STUD WIDTH AT ADJOINING PANEL EDGES	SILL BOLTS	MAX. SHEAR LB/FT
			EDGE NAIL	FIELD NAIL			
1	15/32 (STRUCT. I)	1	10d	6 @ 12"	3x	5/8" @ 32" O.C.	340
2	15/32 (STRUCT. I)	1	10d	4 @ 12"	3x	5/8" @ 24" O.C.	510
3	15/32 (STRUCT. I)	1	10d	3 @ 12"	3x	5/8" @ 16" O.C.	665
4	15/32 (STRUCT. I)	1	10d	2 @ 12"	3x	3/4" @ 16" O.C.	870
5	15/32 (STRUCT. I)	2	10d	4 @ 12"	3x	3/4" @ 12" O.C.	1020
6	15/32 (STRUCT. I)	2	10d	3 @ 12"	3x	3/4" @ 12" O.C.	1330
7	15/32 (STRUCT. I)	2	10d	2 @ 12"	3x	3/4" @ 12" O.C.	1740

- NAILS TO BE STAGGERED AT ADJOINING PANEL EDGES.
- PROVIDE 3x BLKG. @ ALL UNSUPPORTED WOOD PANEL JOINTS AND EDGES.
- PROVIDE 3/8" NAILING EDGE DIST. FOR 3x BLKG. @ 1/2" E. DIST. FOR 3x BLKG., SEE 9/S014.
- PROVIDE 1/2" MIN. SEPARATION BETWEEN THE STRUCT. WOOD PANEL & CONCRETE.
- MINIMUM PANEL DIMENSION IS 1'-4". USE FULL SIZE PANELS WHERE POSSIBLE.
- ALL NAILS SHALL BE COMMON NAILS. SINKER OR BOX NAILS ARE NOT PERMITTED.
- OVER DRIVEN NAILS INTO WOOD PANEL SHEATHING IS NOT ACCEPTABLE. ANY SHEATHING WITH OVER DRIVEN NAILS SHALL BE REPLACED AT CONTRACTORS EXPENSE.
- ALL STRAPS TO BE PLACED OVER TOP OF WOOD PANEL.
- WOOD PANEL SHEAR WALLS TO BE CONTIGUOUS WHERE SHOWN. NON-SHEAR INTERSECTING WALLS SHALL BE PLACED AFTER WOOD PANEL IS NAILED
- SEE 9/S014 FOR ADDITIONAL NOTES AND DETAIL.
- MINIMUM NAIL PENETRATION IN FRAMING IS 1 5/8 INCHES.
- FACE GRAINS TO BE PARALLEL TO STUDS.



8 DRAG STRUT DETAIL
 3/4" = 1'-0"

5 SINGLE STORY SHEAR WALL ELEVATION
 3/4" = 1'-0"



Consultant:

IMEG

300 N. LAKE AVENUE PH: 626.463.2800
 14TH FLOOR FAX: 626.463.2801
 PASADENA, CA www.imegcorp.com
 91101 19002595.00

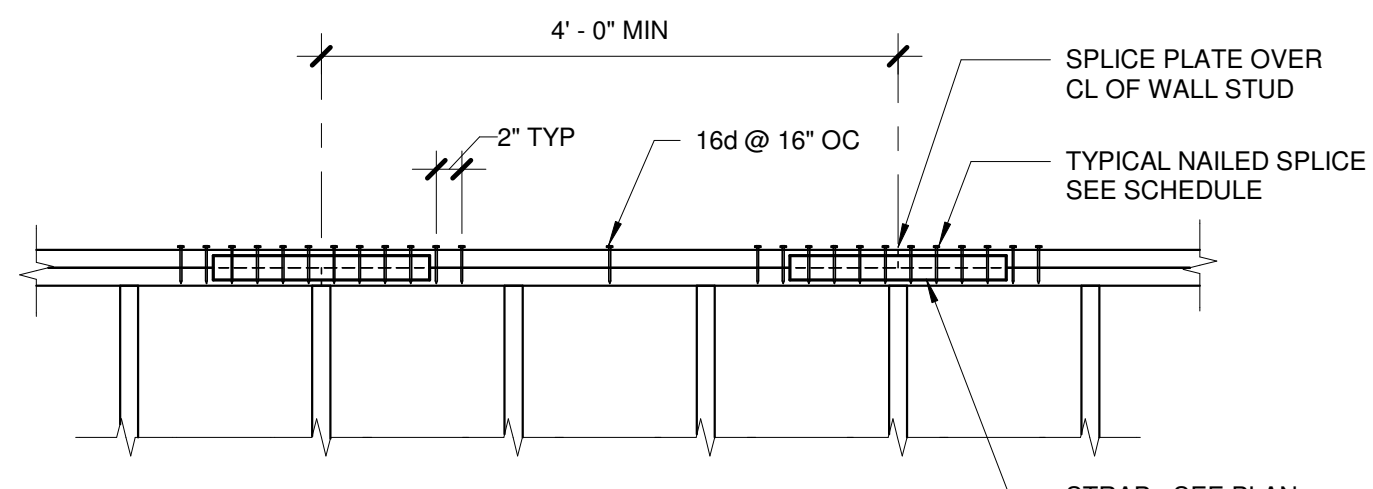
REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/2021 Scale: As indicated
 SRA Project Number: 2047

TYPICAL DETAILS

S013

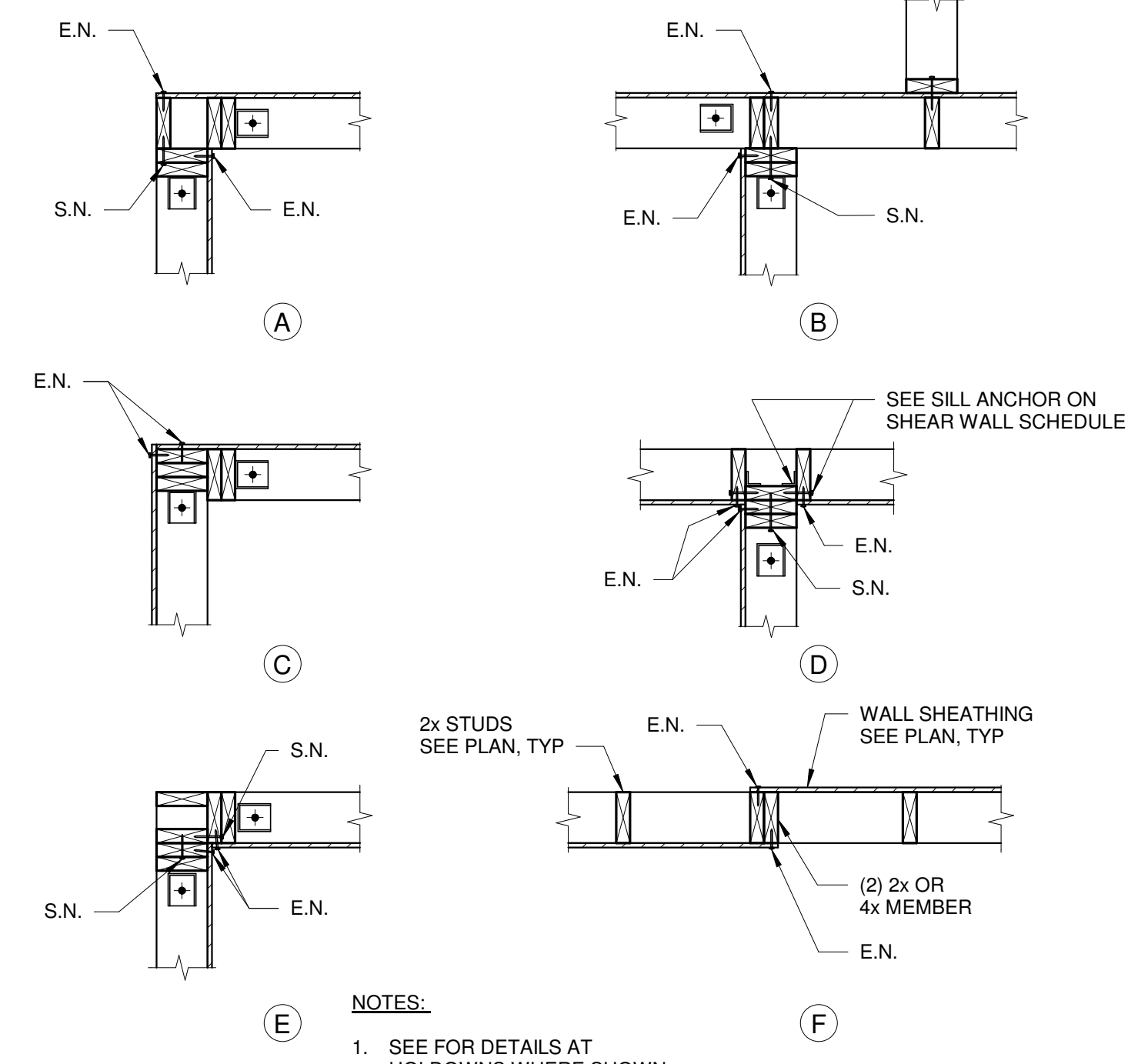


TOP PL SPLICE SCHEDULE		
MARK	NAIL CONNECTION	CAPACITY (LBS)
A	ONE ROW (8) 16d EA SIDE OF SPLICE	1880
B	TWO ROWS (8) 16d EA SIDE OF SPLICE	2506
C	TWO ROWS (9) 16d EA SIDE OF SPLICE	3760
D	TWO ROWS (10) 16d EA SIDE OF SPLICE	4178
E	TWO ROWS (12) 16d EA SIDE OF SPLICE	5013
F	(1) MST60	5384

NOTES TO SPECIFIER:
SCHEDULE SHOULD BE DONE AS A LINK THROUGH SCHEDULE XL WHEREVER POSSIBLE.

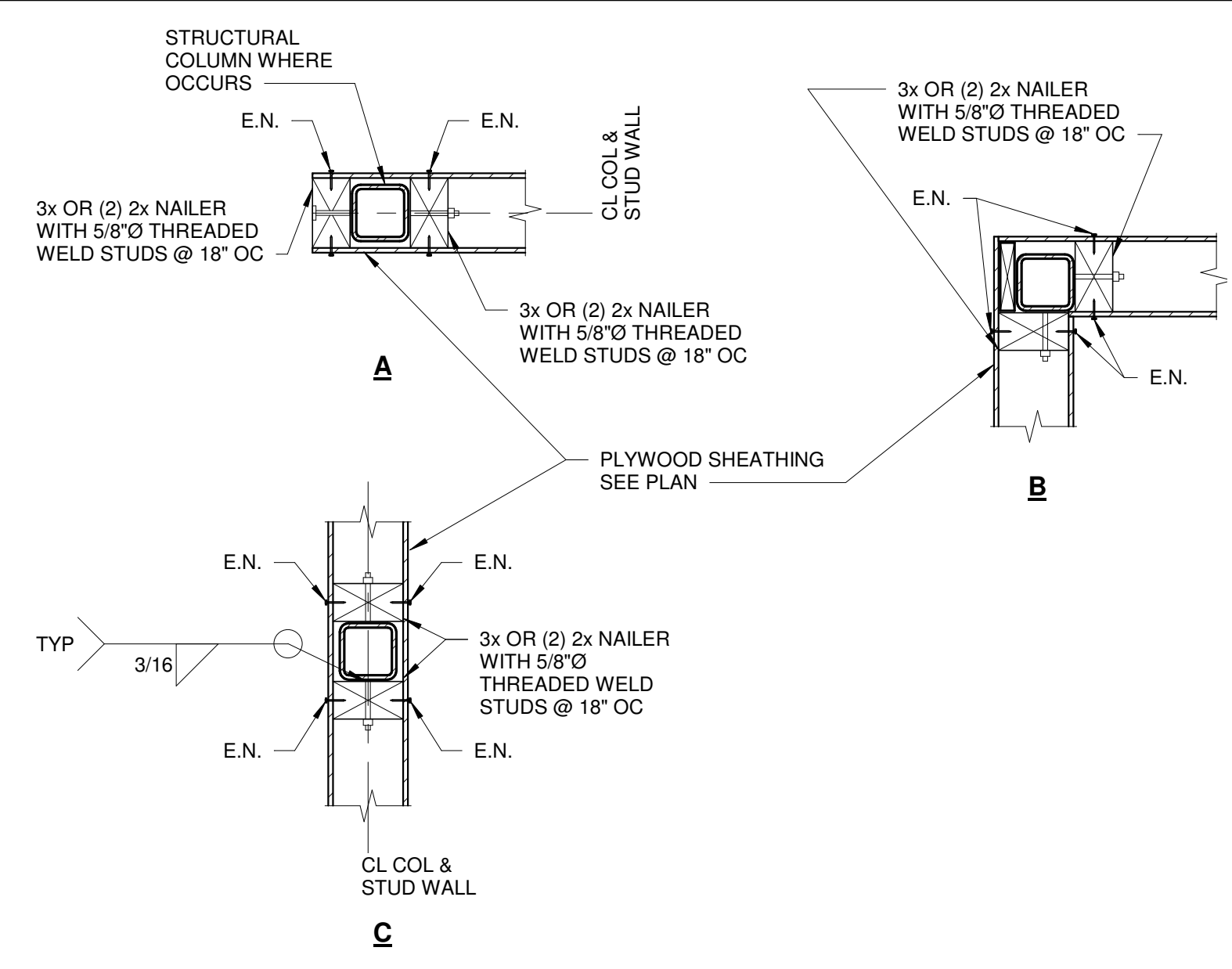
NOTES TO SPECIFIER:
REVISE TABULATED INFORMATION TO MATCH PROJECT REQUIREMENTS.

1 TYPICAL TOP PLATE SPLICE DETAIL
3/4" = 1'-0"



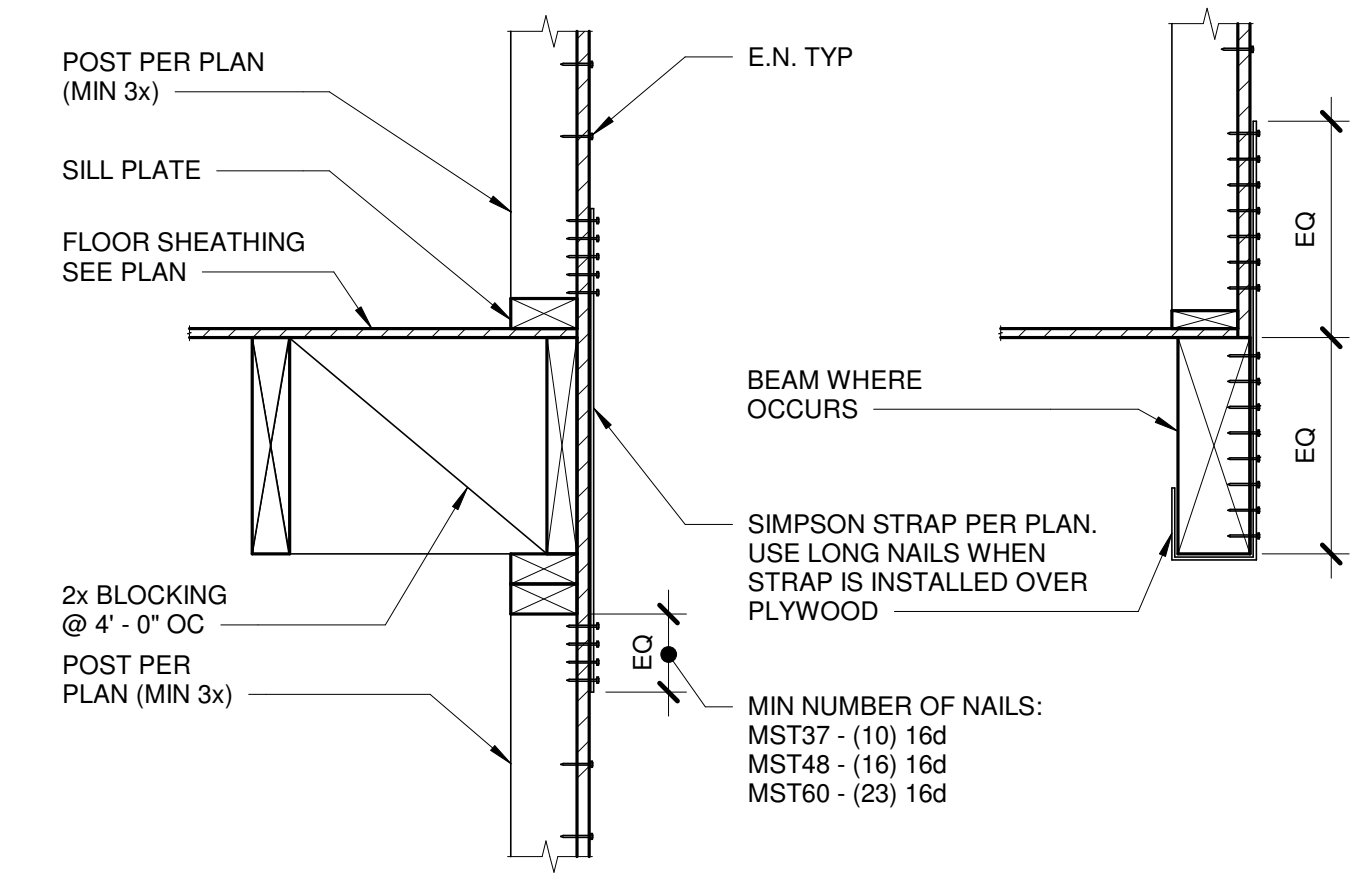
NOTES:
1. SEE FOR DETAILS AT HOLDDOWNS WHERE SHOWN.
2. S.N. = STUD NAILING

2 SHEAR WALL CORNER/ INTERSECTION DETAILS
3/4" = 1'-0"

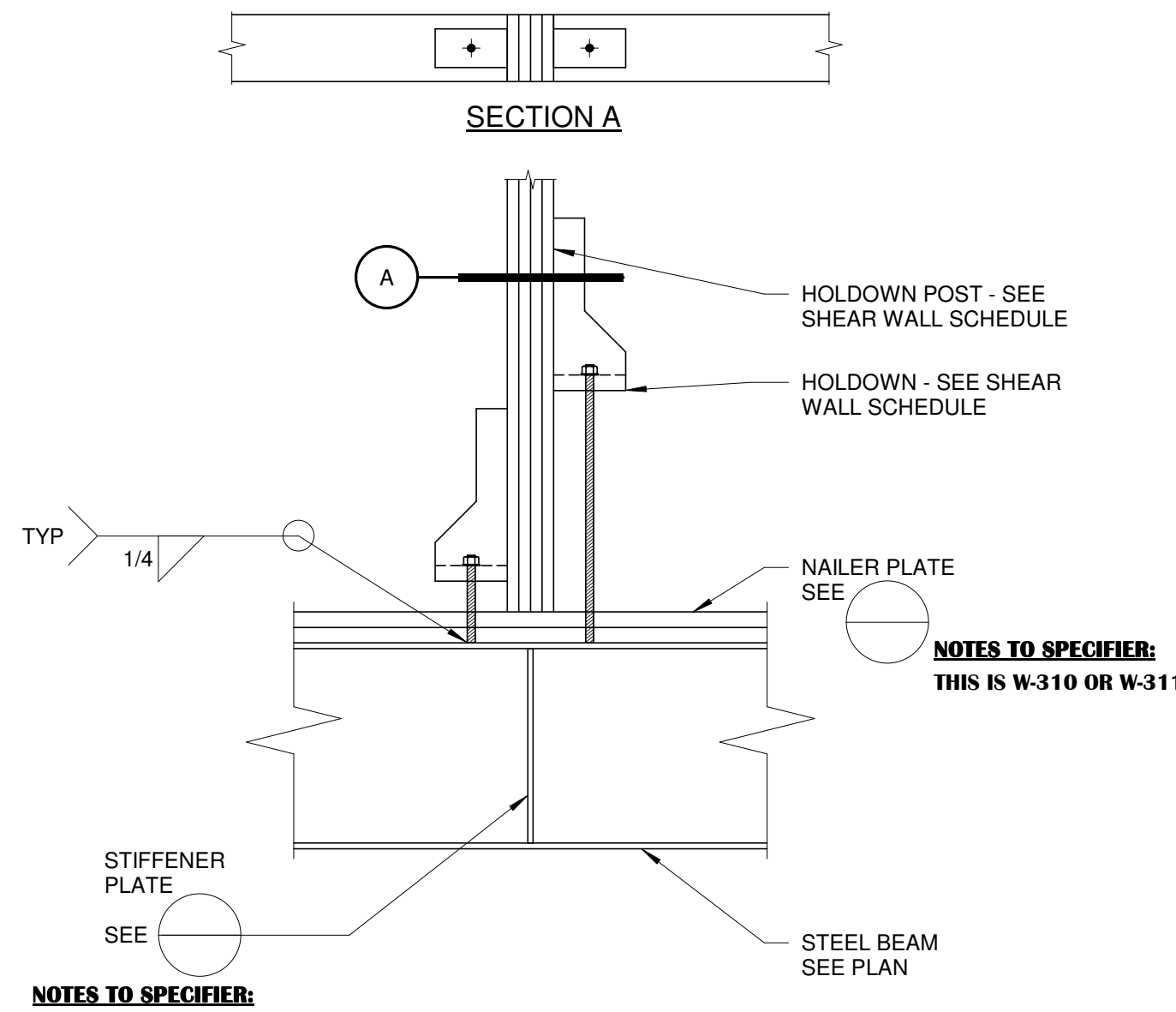


NOTES:
1. THIS DETAIL APPLIES TO ALL COLUMNS WHERE WALL HAS PLYWOOD SHEATHING. SOME LOCATIONS ARE CALLED OUT ON PLANS.
2. ALL PLYWOOD TO BE EDGE NAILED TO EACH NAILER.
3. ALL EDGE NAILING TO BE PER SHEAR WALL SCHEDULE.
4. PROVIDE ONE THREADED WELDED STUD 6" MAX FROM EACH END.

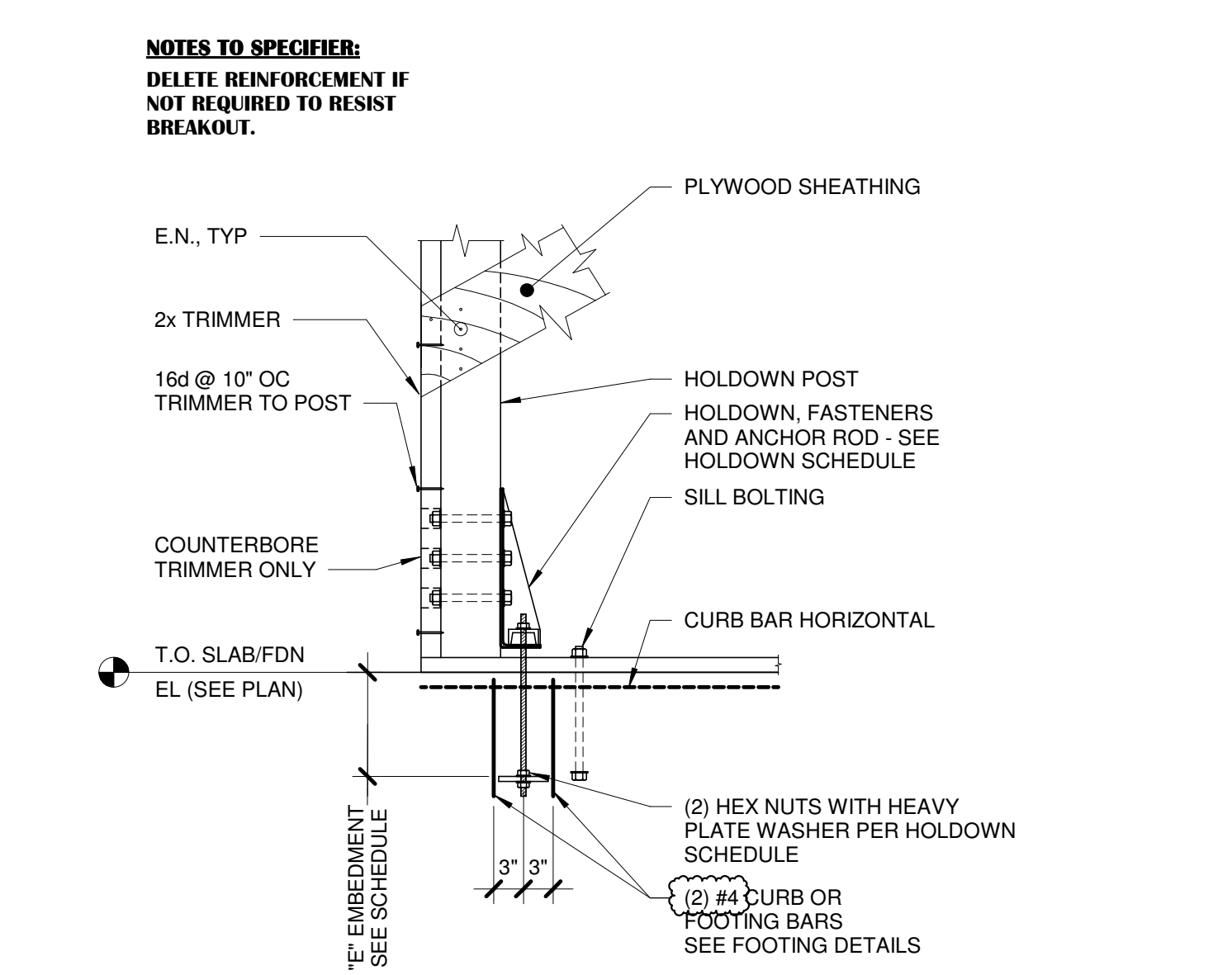
3 SHEAR WALL HSS END POSTS DETAIL
3/4" = 1'-0"



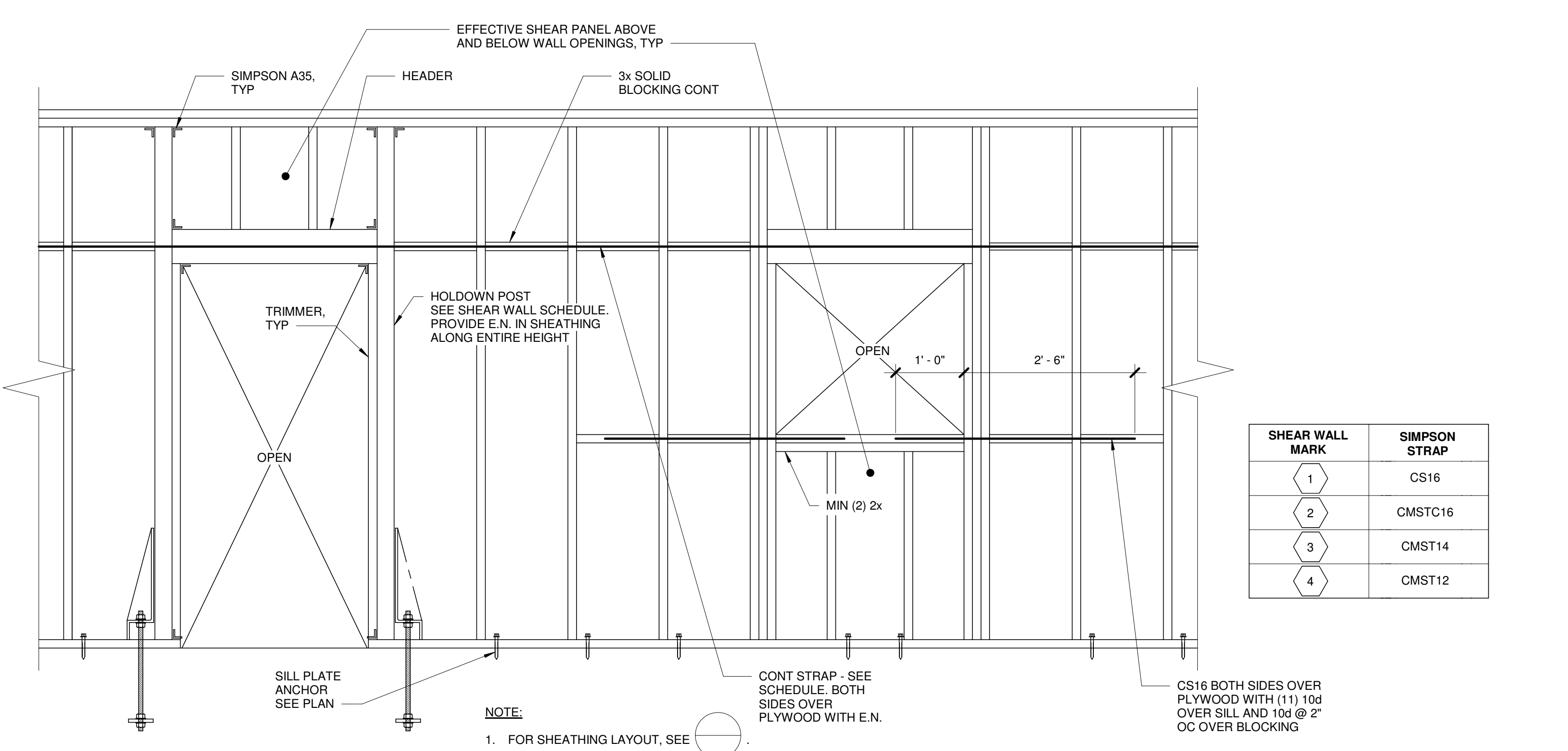
4 HOLDDOWN DETAIL ACROSS FRAMING
3/4" = 1'-0"



5 HOLDDOWN AT STEEL BEAM
3/4" = 1'-0"



6 HD TYPE HOLDDOWN DETAIL
3/4" = 1'-0"

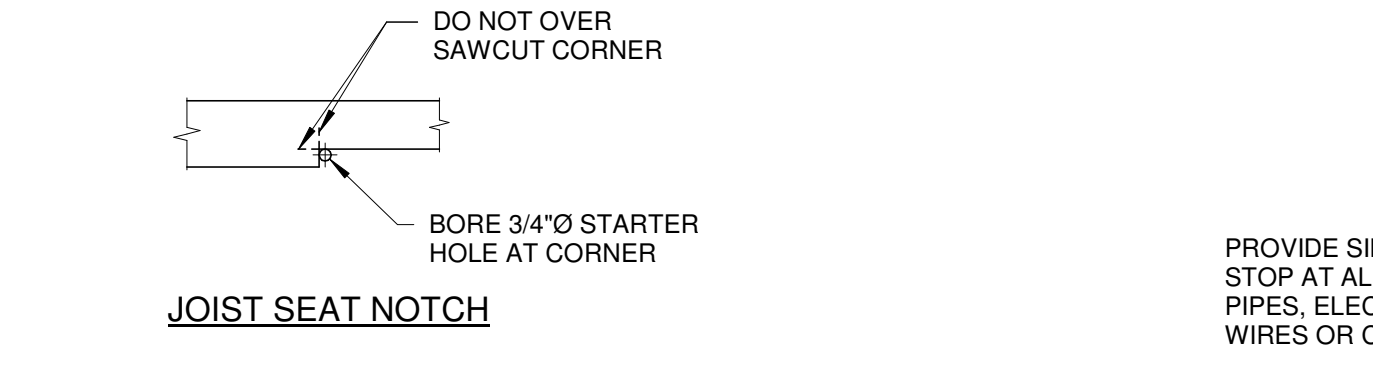
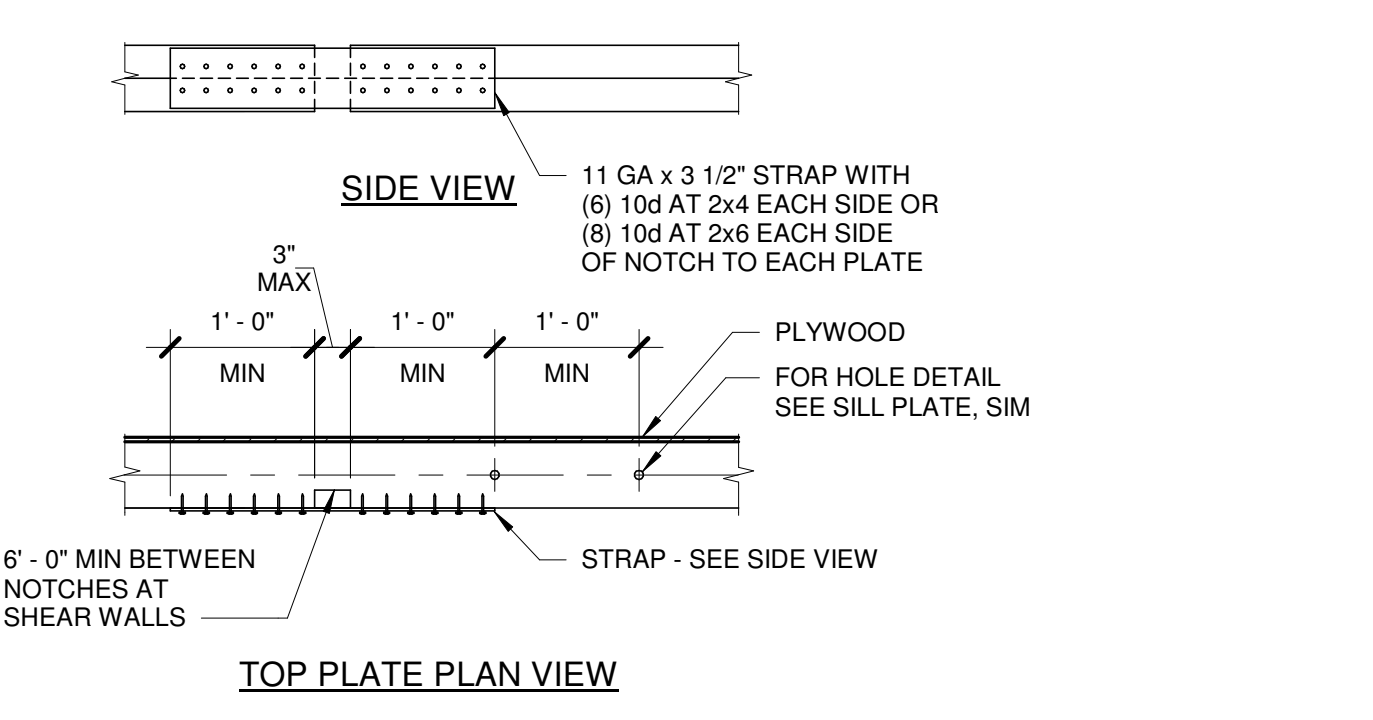


SHEAR WALL MARK	SIMPSON STRAP
1	CS16
2	CMSTC16
3	CMST14
4	CMST12

NOTE:
1. FOR SHEATHING LAYOUT, SEE

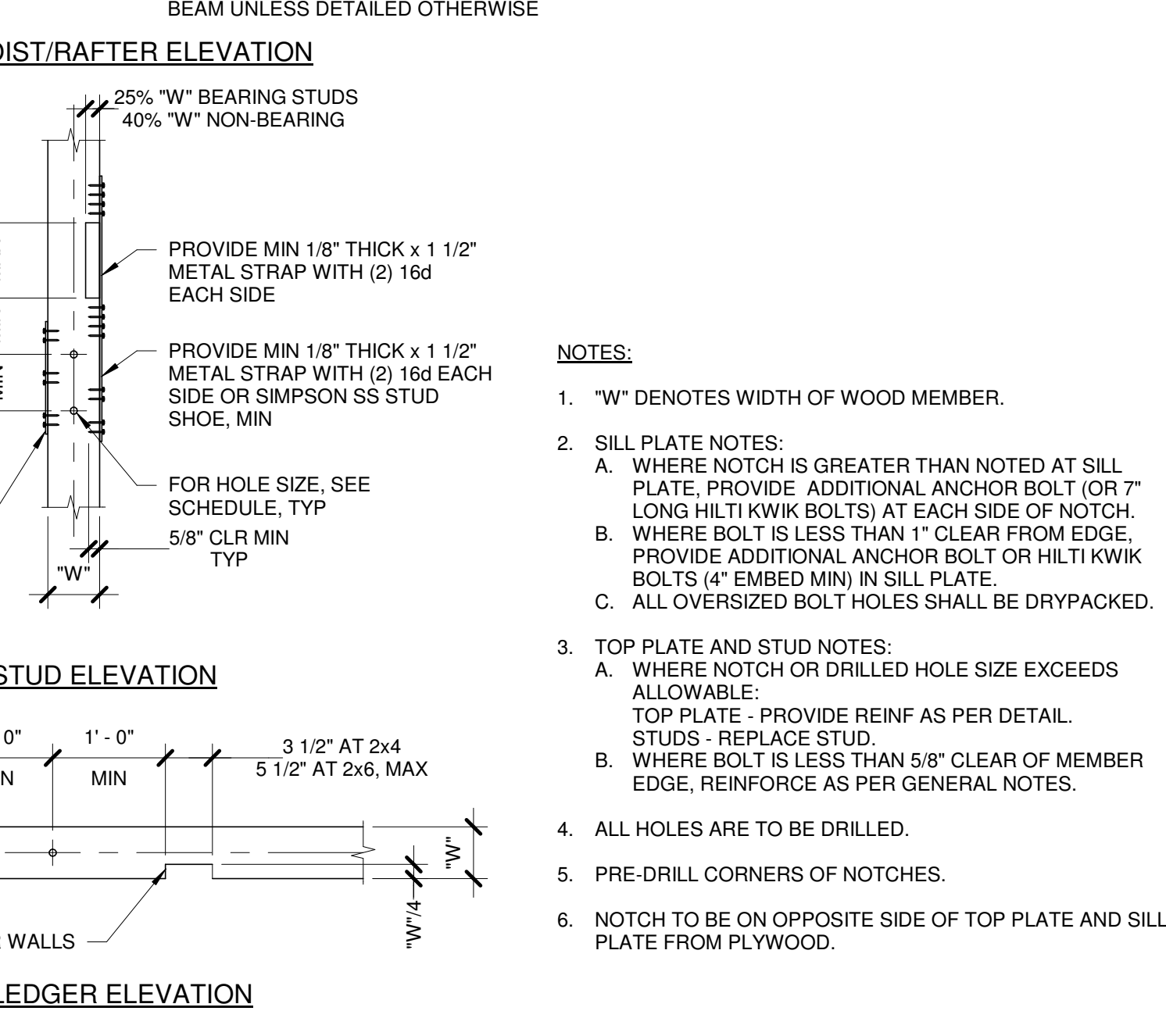
NOTES TO SPECIFIER:
THIS IS W-401

7 FORCE TRANSFER AROUND OPENING SHEAR WALL ELEVATION
3/4" = 1'-0"



DRILLED HOLE SCHED	
MEMBER	MAXIMUM HOLE DIAMETER
JOIST, RAFTER, BEAM AND LEDGER	W/8
DBL TOP PLATE, SILL PLATE AND STUDS	W/3

8 NOTCH OR BORE THROUGH STRUCTURAL MEMBERS
3/4" = 1'-0"



9 TYPICAL PLYWOOD WALL SHEATHING DETAILS
N.T.S.

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfsd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

ARCHITECT
Safdie Rabines Architects

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN



Consultant:
IMEG

300 N. LAKE AVENUE PH: 626.463.2800
14TH FLOOR FAX: 626.463.2801
PASADENA, CA www.imegcorp.com
91101 19002596.00

REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/2021 Scale: As indicated
SRA Project Number: 2047

TYPICAL DETAILS

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfsd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

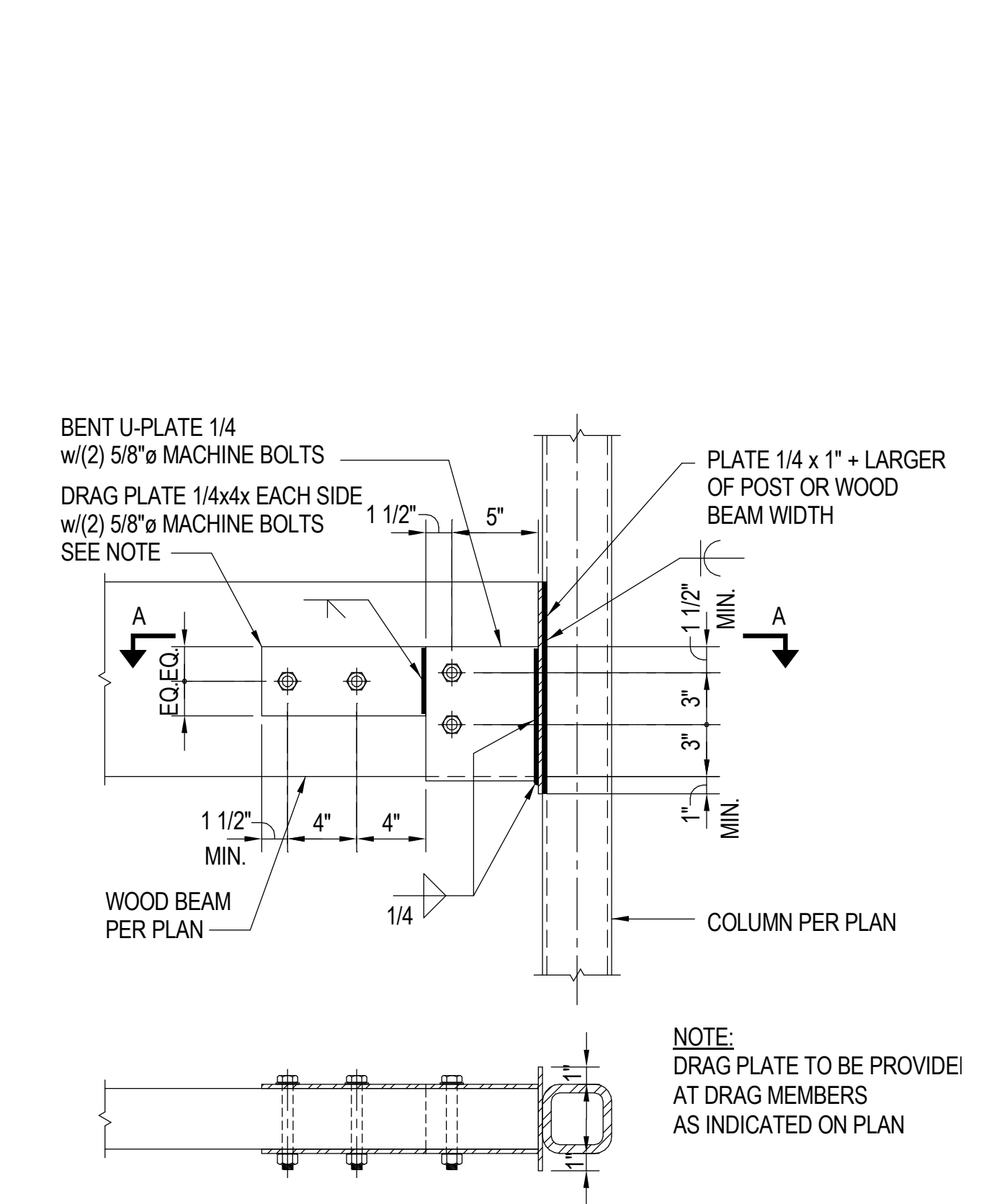
ARCHITECT
Safdie Rabines Architects

CIVIL ENGINEER:
NASLAND ENGINEERING

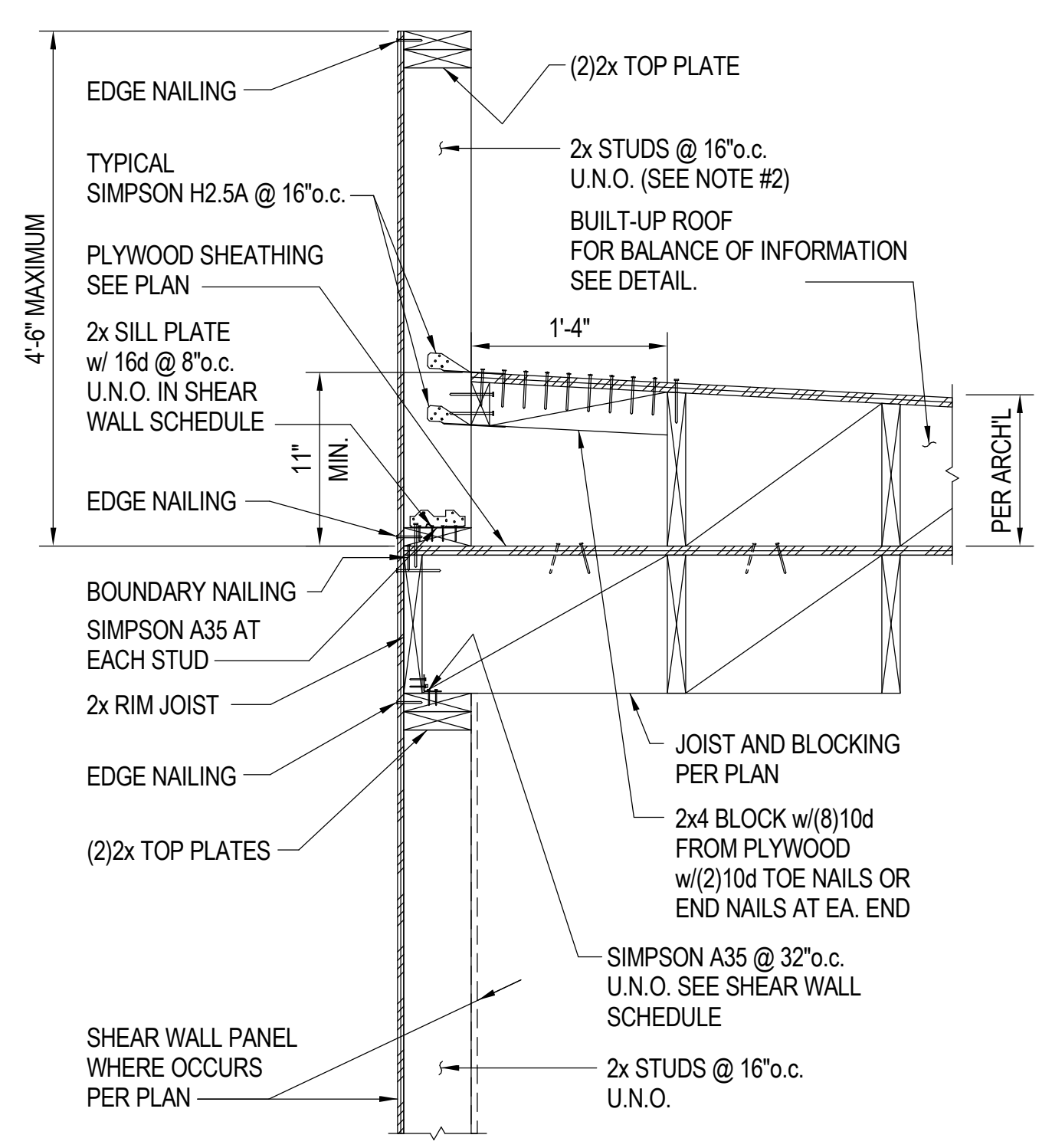
STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

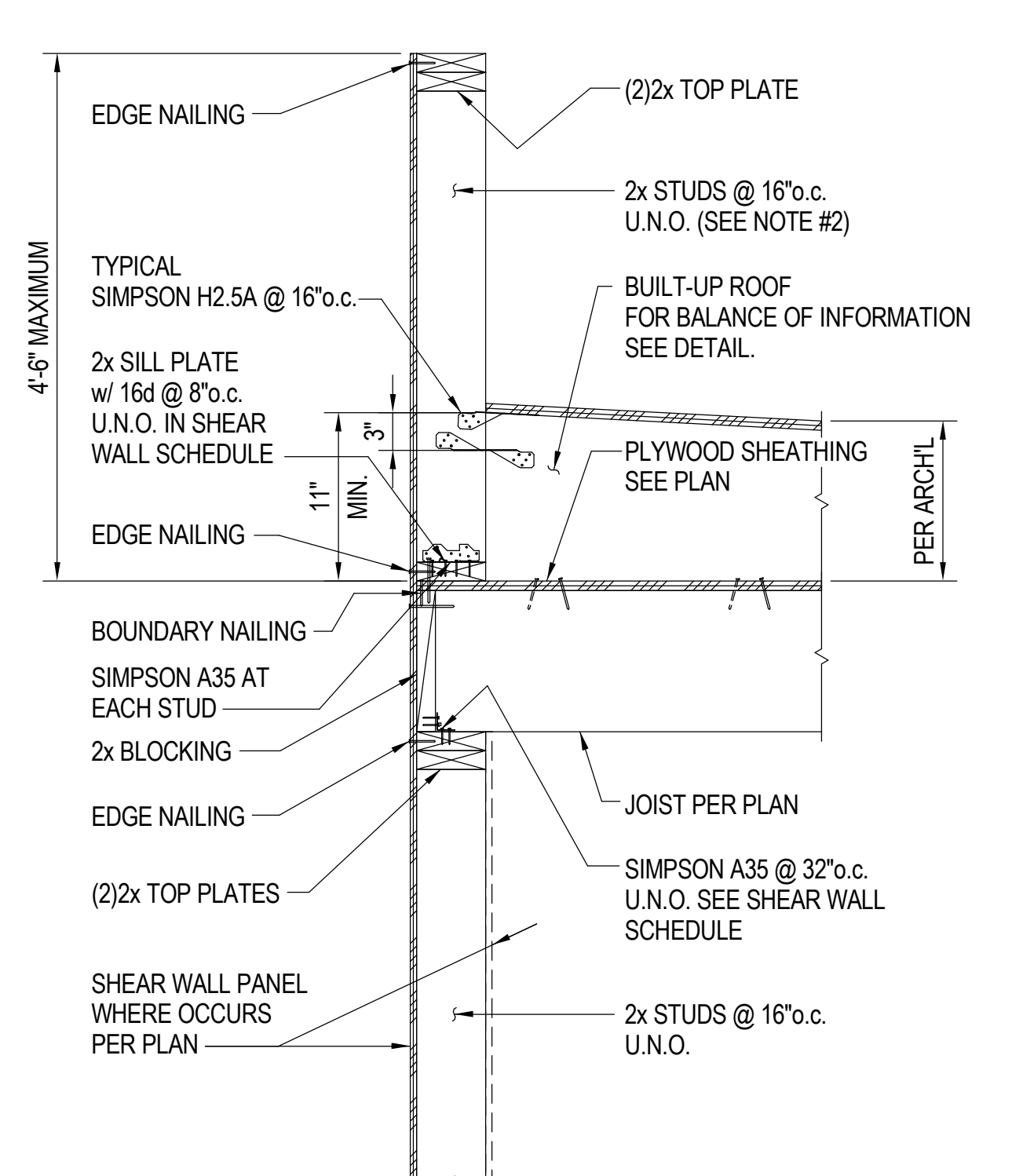
ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN



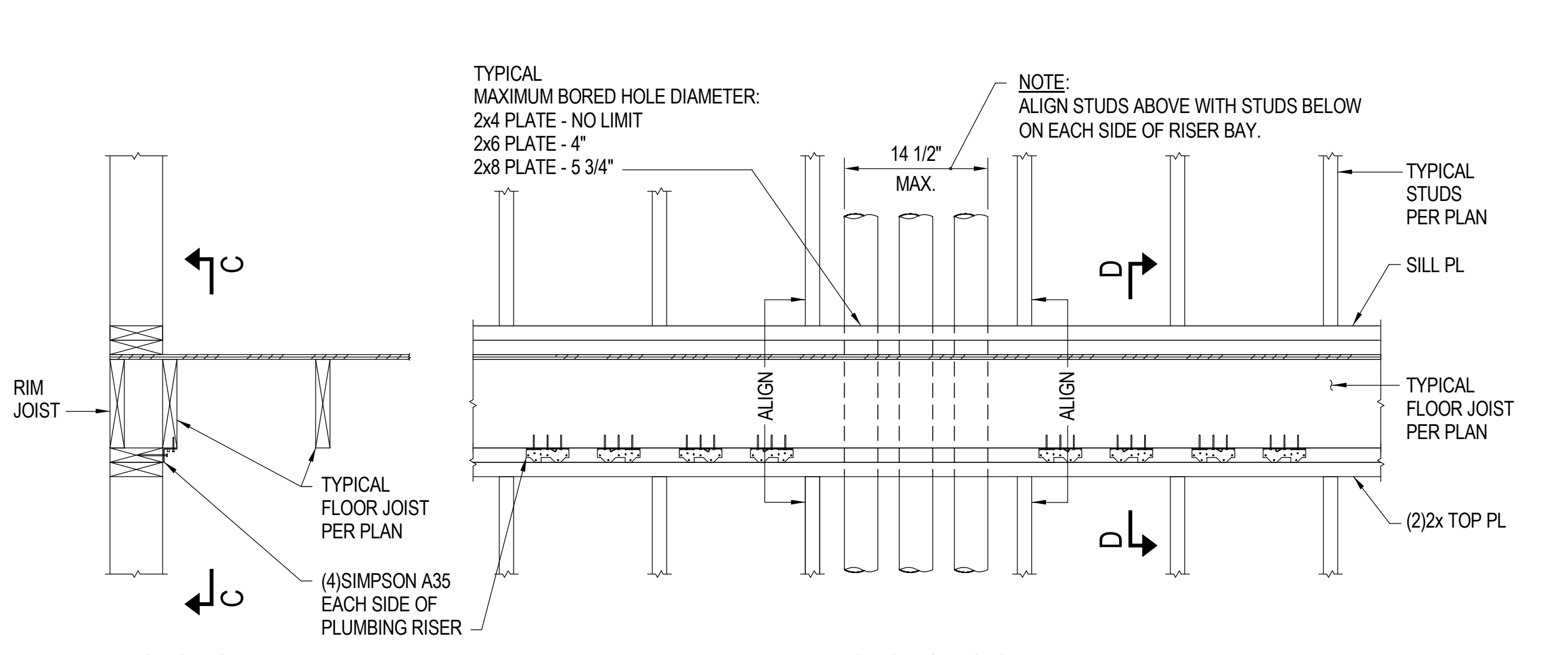
1 SECTION A-A
TYPICAL WOOD BEAM TO STEEL TUBE POST DETAIL



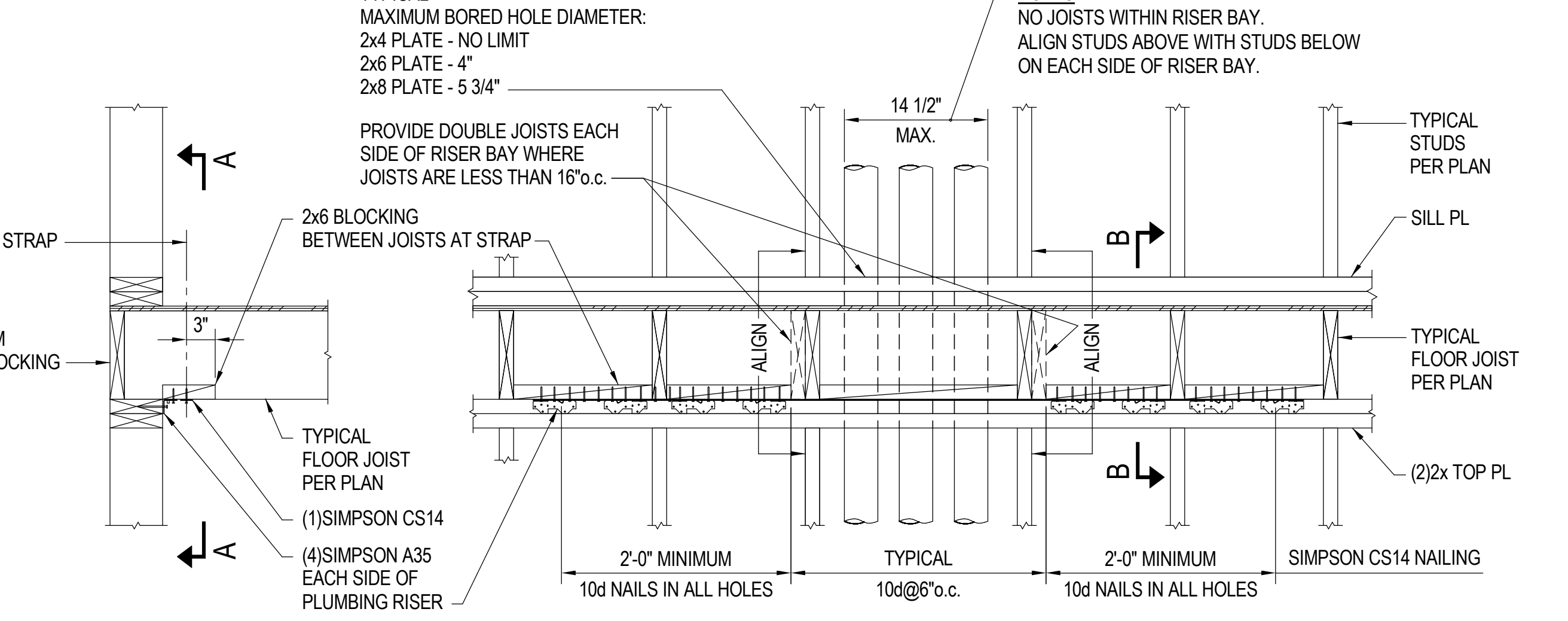
2 SECTION 2
TYPICAL PARAPET ($\leq 4'-6''$ HIGH) PARALLEL TO BUILT-UP ROOF FRAMING DETAIL



3 SECTION 3
TYPICAL PARAPET ($\leq 4'-6''$ HIGH) PERPENDICULAR TO BUILT-UP ROOF FRAMING DETAIL

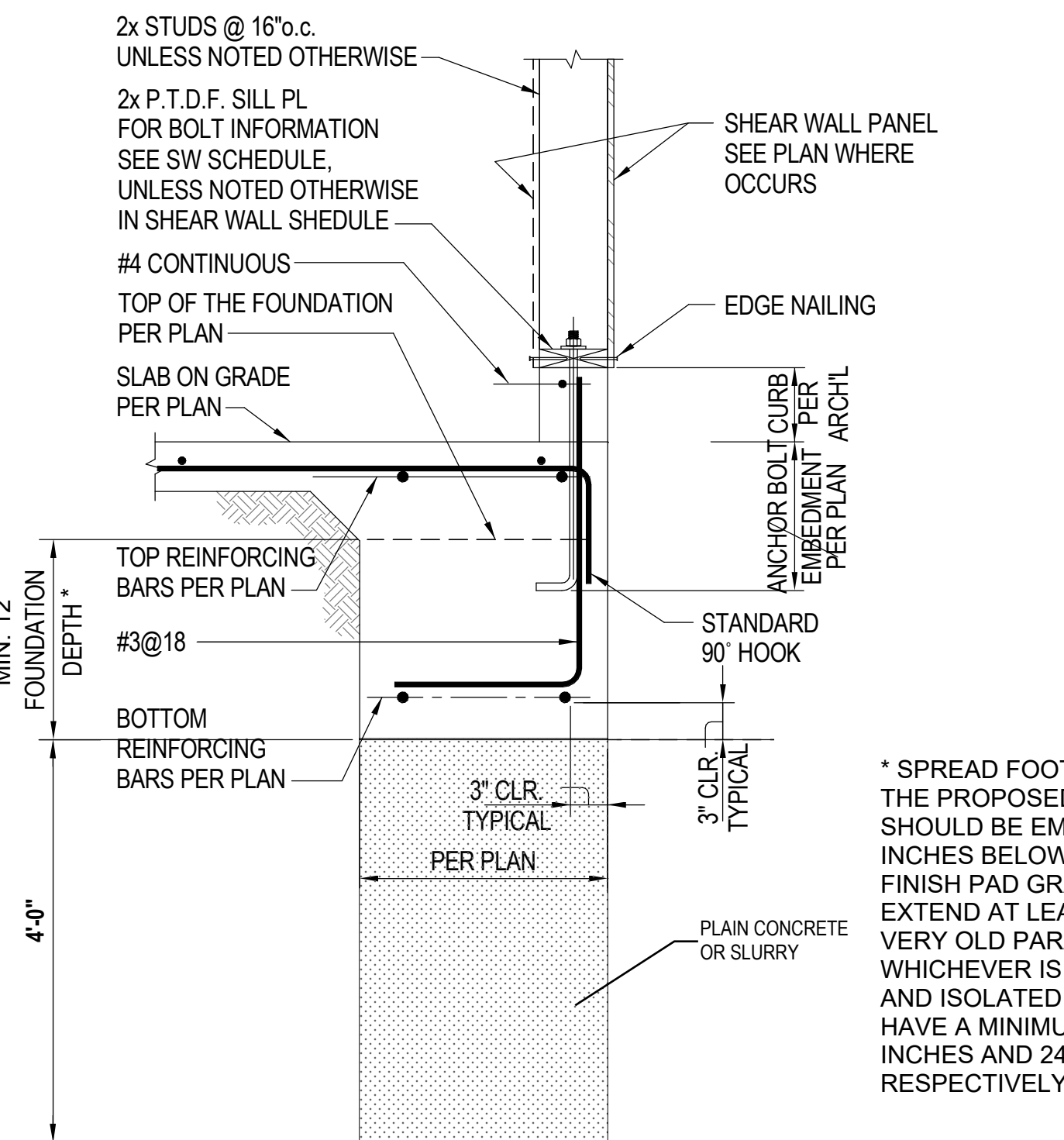


SECTION C-C
JOIST PARALLEL TO PLUMBING RISER

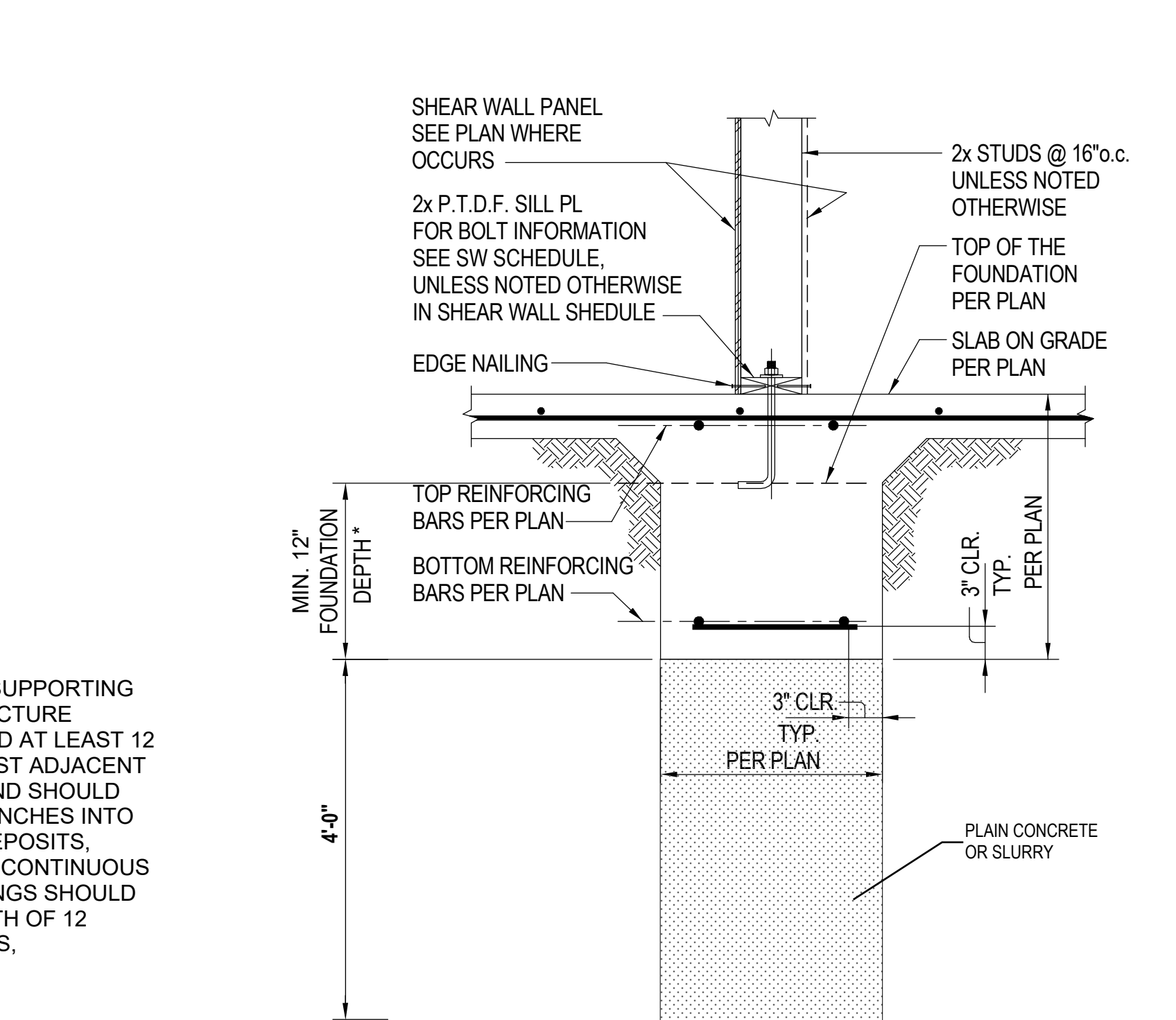


SECTION A-A
JOIST PERPENDICULAR TO PLUMBING RISER

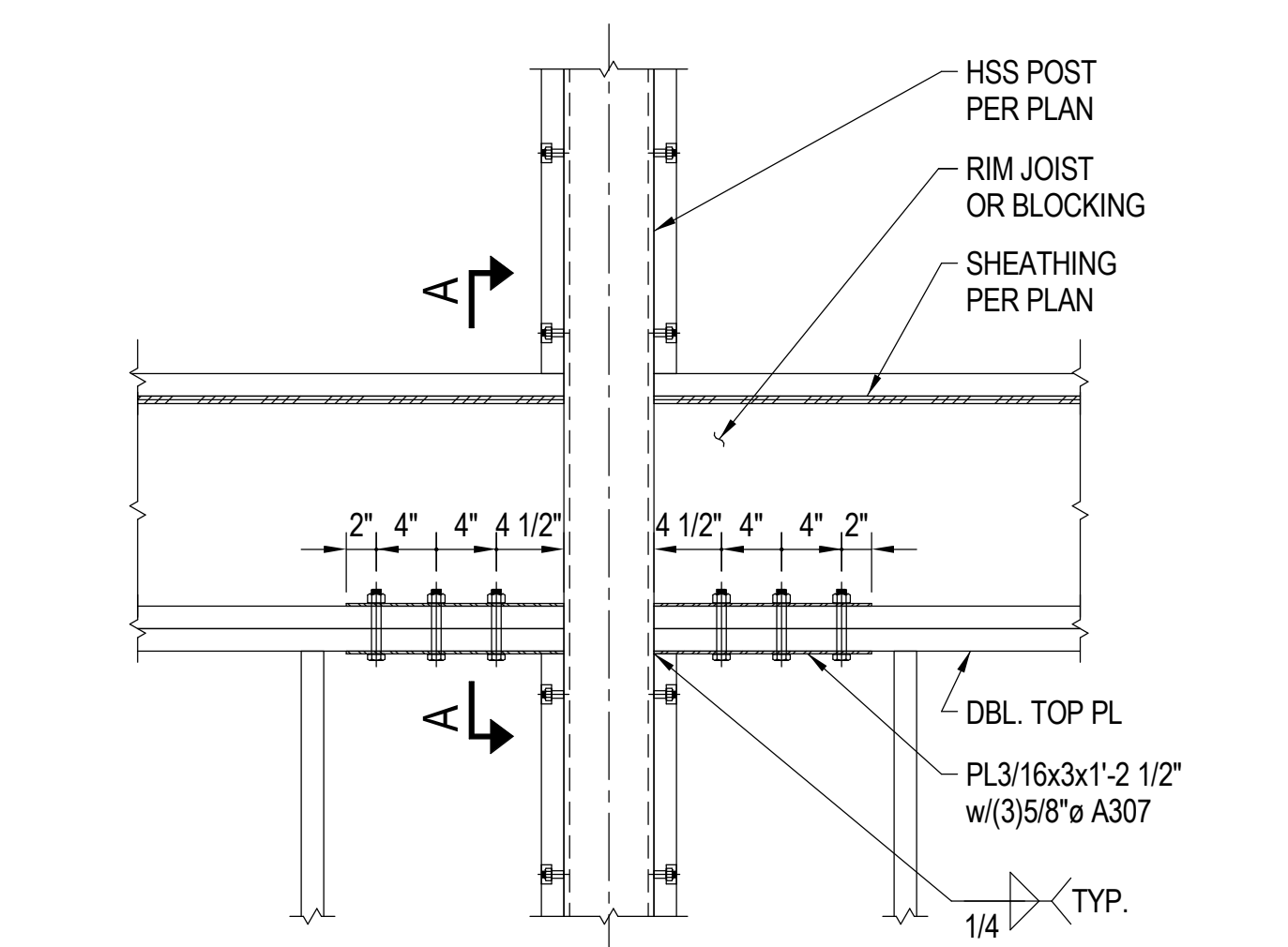
4 SECTION B-B
TYPICAL PLUMBING RISER THRU TOP PLATE AND SILL PLATE DETAIL



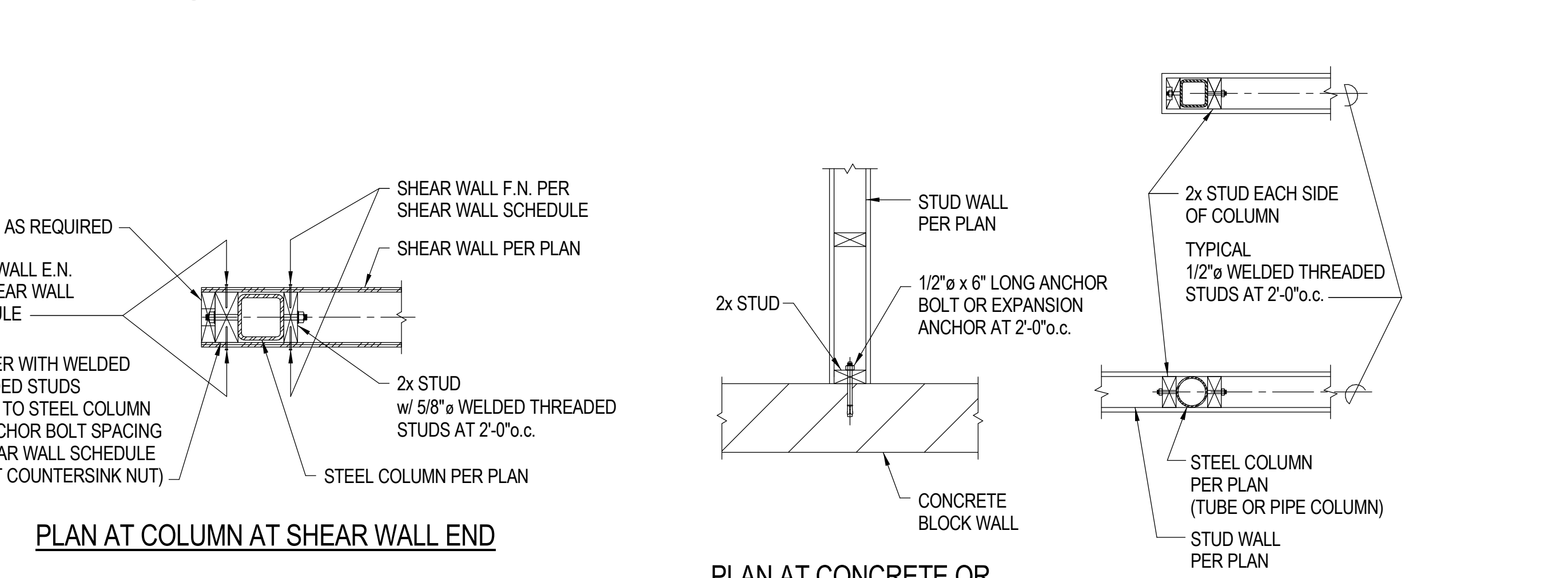
5 SECTION 5
TYPICAL CONTINUOUS EXTERIOR WALL ON CURB FOOTING DETAIL



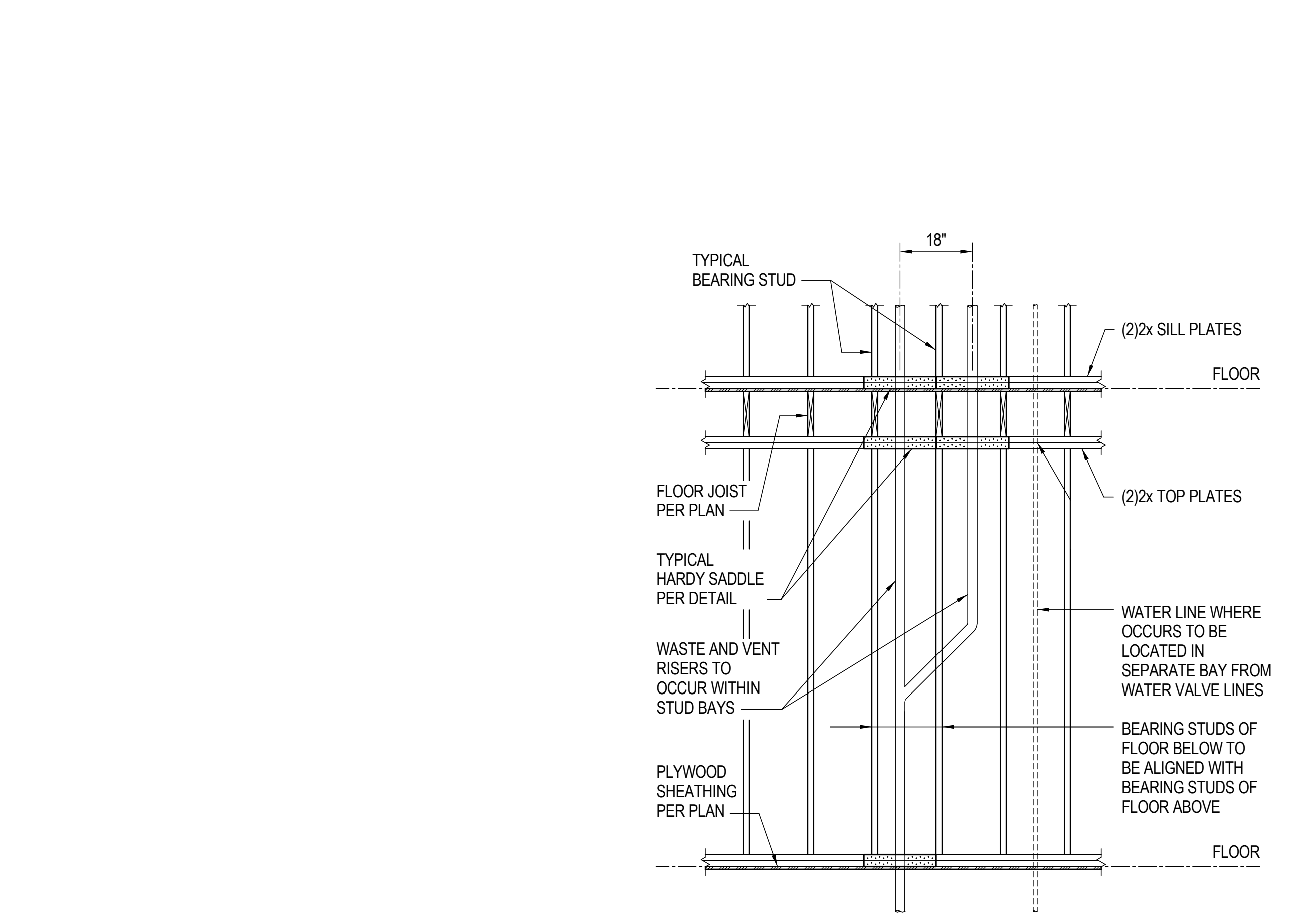
6 SECTION 6
TYPICAL CONTINUOUS INTERIOR BEARING WALL FOOTING DETAIL



7 SECTION 7
PLAN AT COLUMN AT SHEAR WALL END



8 SECTION 8
TYPICAL STUD WALL CONNECTION DETAIL



8 SECTION 8
TYPICAL PLUMBING RISERS PENETRATION AT BEARING OR SHEAR WALL DETAIL



Consultant:
IMEG
300 N. LAKE AVENUE PH: 626.463.2800
14TH FLOOR FAX: 626.463.2801
PASADENA, CA www.imegcorp.com
91101 19002596.00

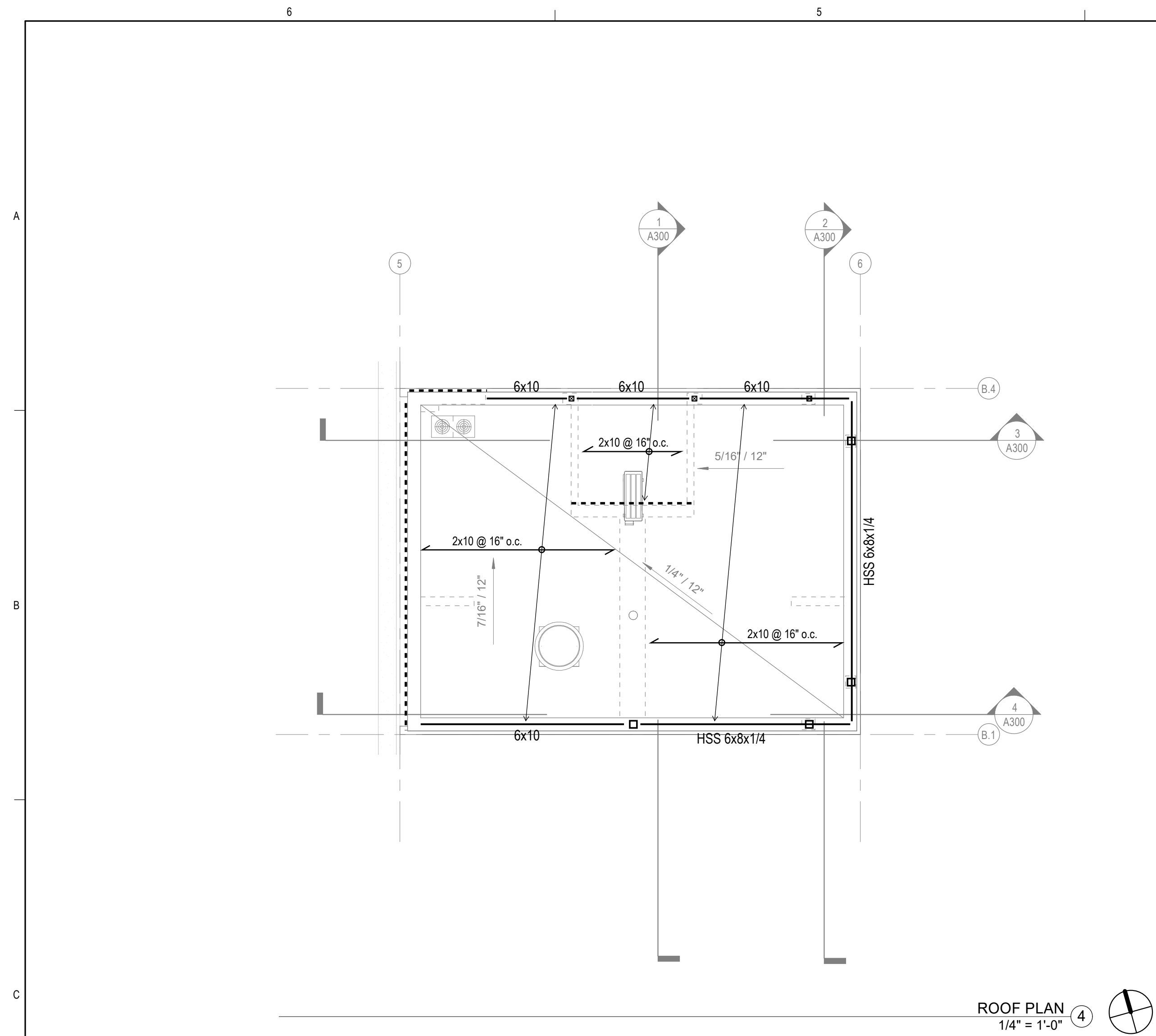
REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

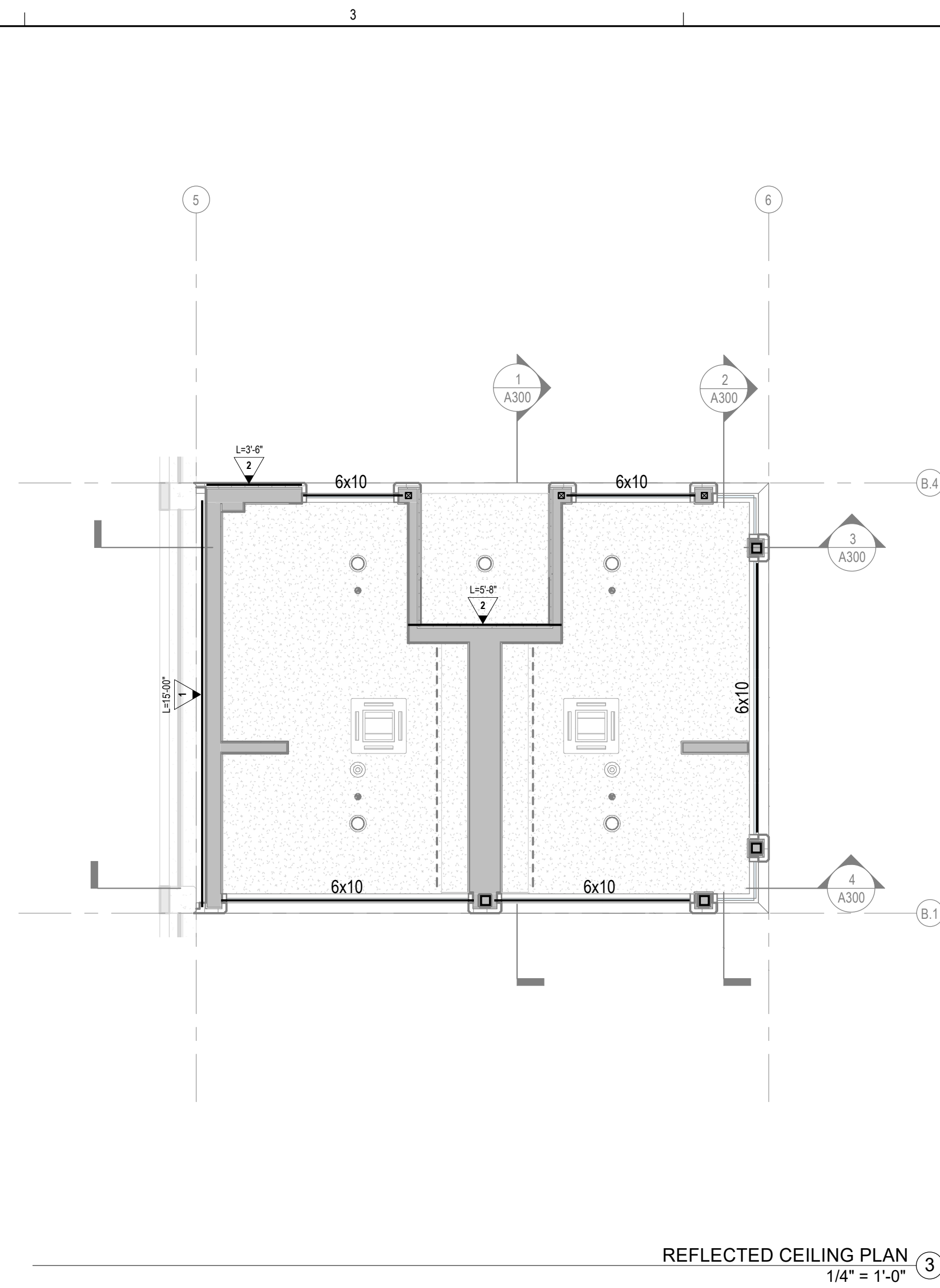
Issue Date: 11/17/2021 Scale: As indicated
SRA Project Number: 2047

TYPICAL DETAILS

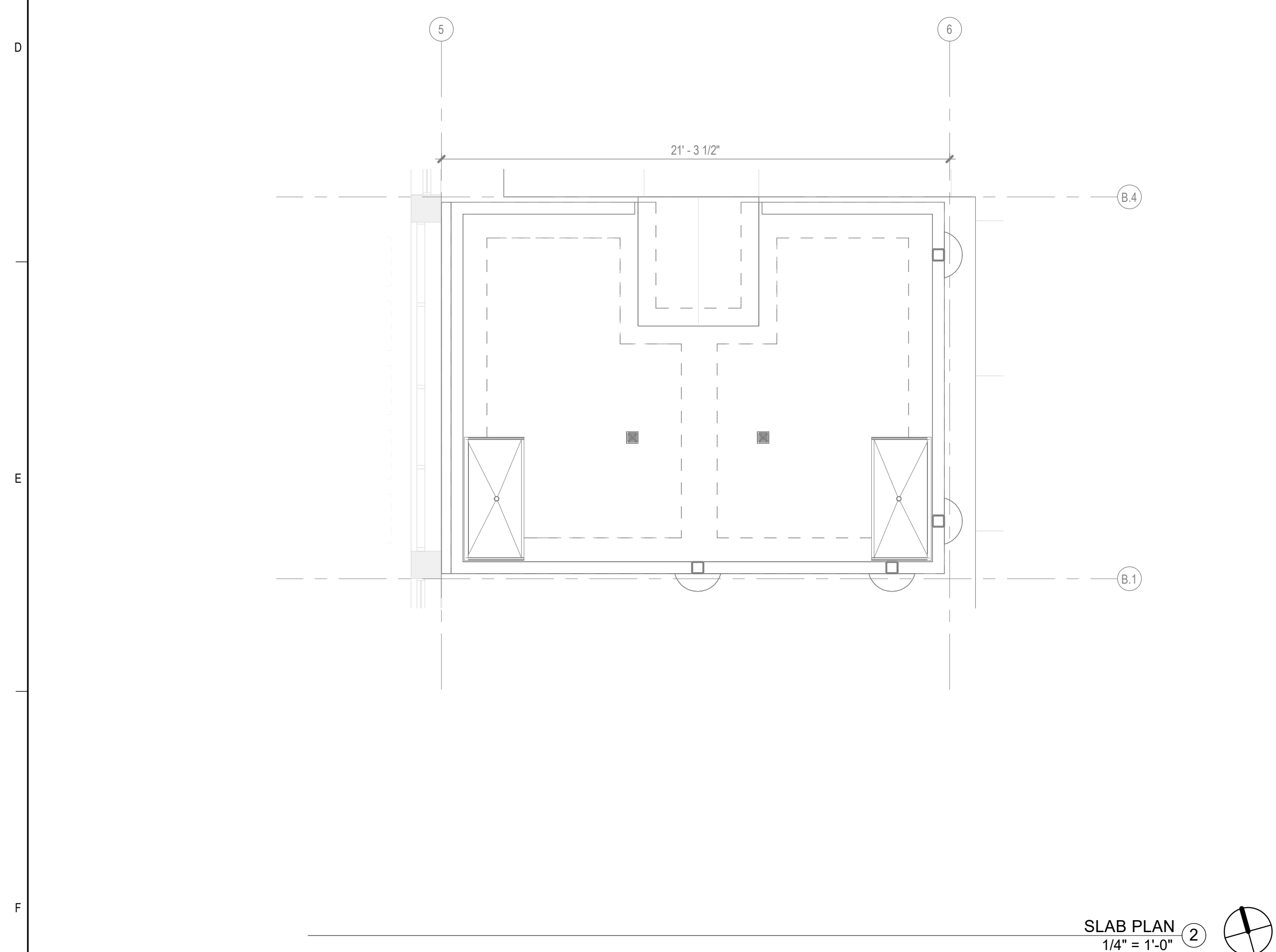
S015



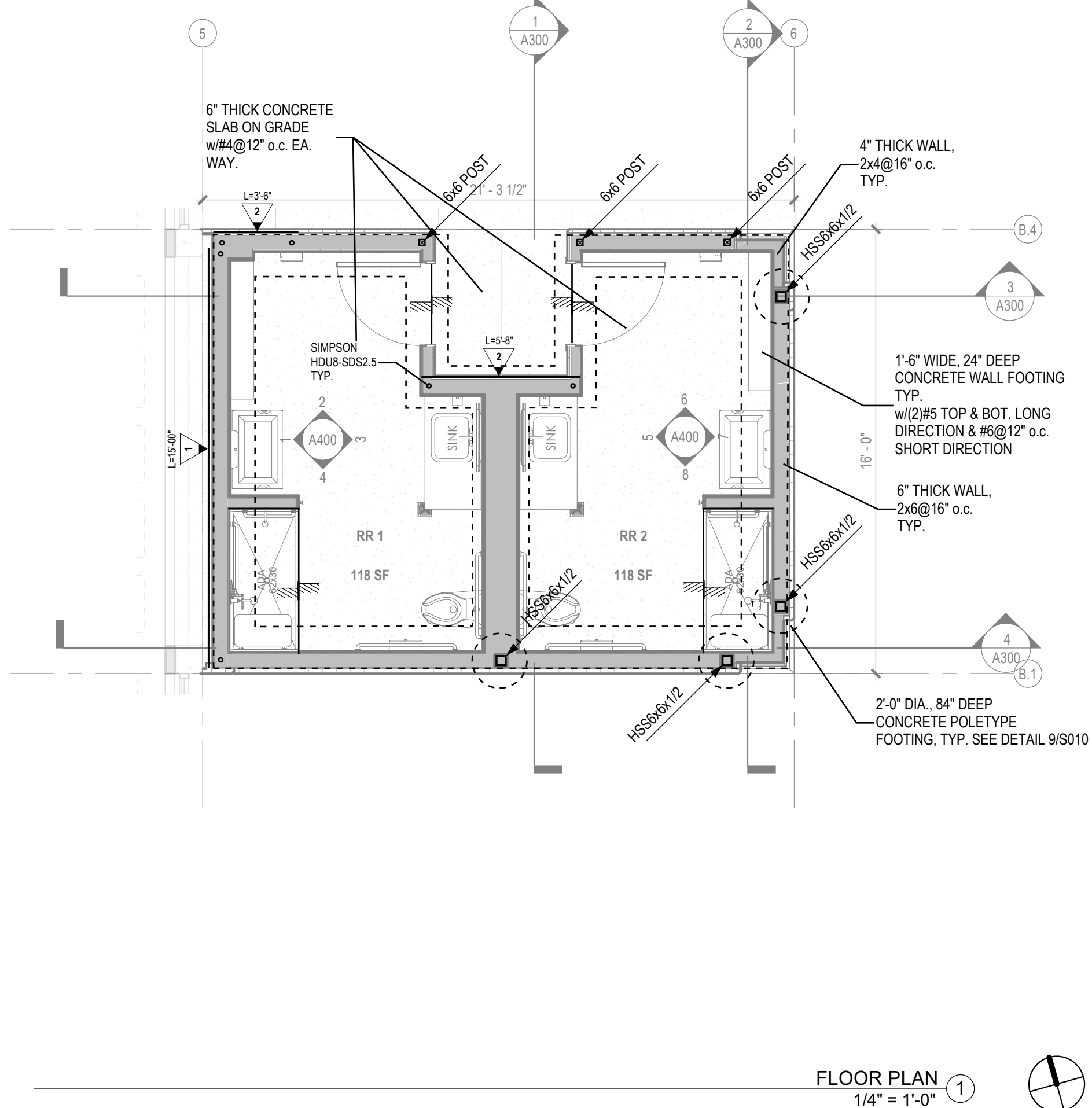
ROOF PLAN
1/4" = 1'-0"



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



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



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

TYPICAL FRAMING PLAN NOTES:

1. FOR GENERAL NOTES AND LEGENDS, SEE S0 SERIES AND TYPICAL DETAILS, SEE S0 SERIES SHEETS.
2. FOR TYPICAL DETAILS SEE S0 SERIES SHEETS, DETAILS AND SCHEDULES INDICATED AS TYPICAL. MAY NOT BE SPECIFICALLY REFERENCED ON DRAWINGS; DETERMINE WHERE EACH TYPICAL DETAIL OR SCHEDULE APPLIES BEFORE PROCEEDING WITH WORK.
3. SEE ARCHITECTURAL DRAWINGS FOR CONCRETE SLAB ELEVATIONS, DEPRESSIONS, SLOPES, OPENINGS, CURBS, DRAINS, TRENCHES, SLAB EDGE LOCATIONS, ETC., AND FOR WALL OVERALL DIMENSIONS, LOCATIONS OF OPENINGS, ETC., NOT INDICATED ON STRUCTURAL DRAWINGS.
4. VERIFY ALL DIMENSIONS WITH ARCHITECTURAL DRAWINGS PRIOR TO START OF WORK.
5. GENERAL CONTRACTOR IS RESPONSIBLE FOR COORDINATING AND LOCATING ALL OPENINGS THROUGH THE SLAB INCLUDING BUT NOT LIMITED TO ELECTRICAL, MECHANICAL, PLUMBING, SPRINKLER AND TELEPHONE. SUBMIT TO THE STRUCTURAL ENGINEER FOR APPROVAL PRIOR SUBMITTAL OF REINFORCING STEEL SHOP DRAWINGS.
6. ALL NAILS SHALL BE COMMON NAILS.
7. ROOF SHEATHING TO BE 5/8" CDX PLYWOOD WITH 10# RING SHANK (GLUED AND NAILED) NAILS @ 4-8-12, UNLESS NOTED OTHERWISE. BLOCK ALL EDGES (ALLOWABLE VALUE = 425 PLF)
8. ALL HARDWARE SHALL BE SIMPSON OR APPROVED EQUAL.
9. SPLICE ALL DOUBLE PLATES, UNLESS NOTED OTHERWISE.
10. SHEATH ALL EXTERIOR WALLS WITH 1/2" CDX PLYWOOD, UNLESS NOTED OTHERWISE. PLYWOOD NAILING SHALL BE #4 @ 12" o.c. AT ALL INTERMEDIATE SUPPORTS MINIMUM.
11. NO PENETRATIONS ARE ALLOWED THROUGH SHEAR WALLS UNLESS SPECIFICALLY DETAILED ON THESE PLANS.

TYPICAL FRAMING PLAN SYMBOLS:

1. ——— INDICATES SIDE OF SHEAR WALL PLYWOOD TO BE NAILED.
2. INDICATES WOOD SHEAR WALL MARK
 INDICATES WOOD SHEAR WALL WITH OPENING
 INDICATES WOOD SHEAR WALL LENGTH
3. - - - - - INDICATES PLYWOOD SHEAR WALL BELOW.
4. INDICATES FLOOR/ROOF JOIST MARK.
5. INDICATES WOOD BEAM.
6. INDICATES STEEL BEAM.

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfsd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

ARCHITECT
Safdie Rabines Architects

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN



Consultant:



300 N. LAKE AVENUE PH: 626.463.2800
14TH FLOOR FAX: 626.463.2801
PASADENA, CA www.imegcorp.com
91101 19002596.00

REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/2021 Scale: As indicated

SRA Project Number: 2047

FRAMING PLANS

S200

EXHAUST FAN SCHEDULE

UNIT NO.	MANUFACTURER	MODEL NO.	SERVICE	FAN TYPE	DRIVE	CFM	ESP (IN. WG)	RPM	ELECTRICAL			OPERATING WEIGHT (LBS)	E-POWER	EQUIPMENT REDUNDANCY	REMARKS
									HP	BHP	V / PH / HZ				
EF-1	COOK	1215 AQD	RESTROOMS	ROOF POWER VENTILATOR	DIRECT	540	0.25	1555	1/20	0.1	208 / 1 / 60	100	N	NONE	1, 2, 3, 4

1 PROVIDE BIRD SCREEN. 2 PROVIDE DISCONNECT SWITCH. 3 GRAVITY BACK DRAFT DAMPER AND 12" HEIGHT ROOF CURB (COOK MODEL RCG-18) FROM FAN MANUFACTURER. 4 SPACE OCCUPANCY SENSOR AND FAN CONTROL WIRING BY ELECTRICAL TRADE.

SPLIT SYSTEM SCHEDULE (CONDENSING UNIT - HEAT PUMP APPLICATION)

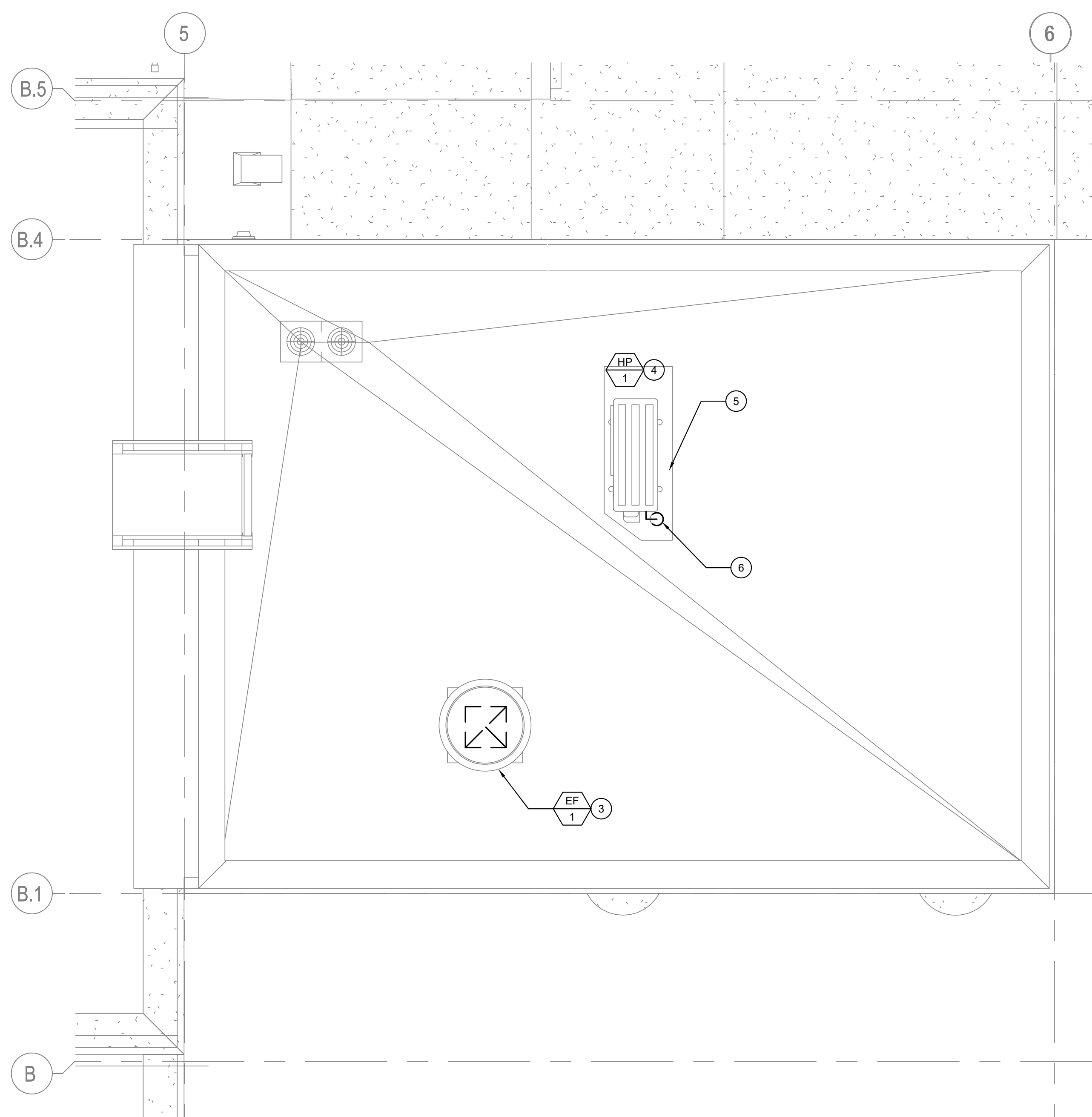
UNIT NO.	MANUFACTURER	MODEL NO.	LOCATION	SERVICE	DIMENSIONS HxWxD	COOLING CAPACITY (MBH)	HEATING CAPACITY (MBH)	COOLING OUTDOOR TEMP DB (°F)	HEATING OUTDOOR TEMP DB (°F)	SEER	HSPF	ELECTRICAL			REFRIGERANT	WEIGHT (LBS)	E-POWER	EQUIPMENT REDUNDANCY	REMARKS
												MCA	MOCP	V / PH / HZ					
HP-1	MITSUBISHI	NTXMMX20A122AC	ROOF	FC-1 & FC-2	27'-15/16" x 33'-1/16" x 13"	18	22	95	47	18	9.65	17.2	20	208/230 / 1 / 60	R410A	126	N	NONE	1

1 PROVIDE REFRIGERANT PIPING AND SYSTEM CONTROLS AS SHOWN ON PIPING DIAGRAM 2/M501.

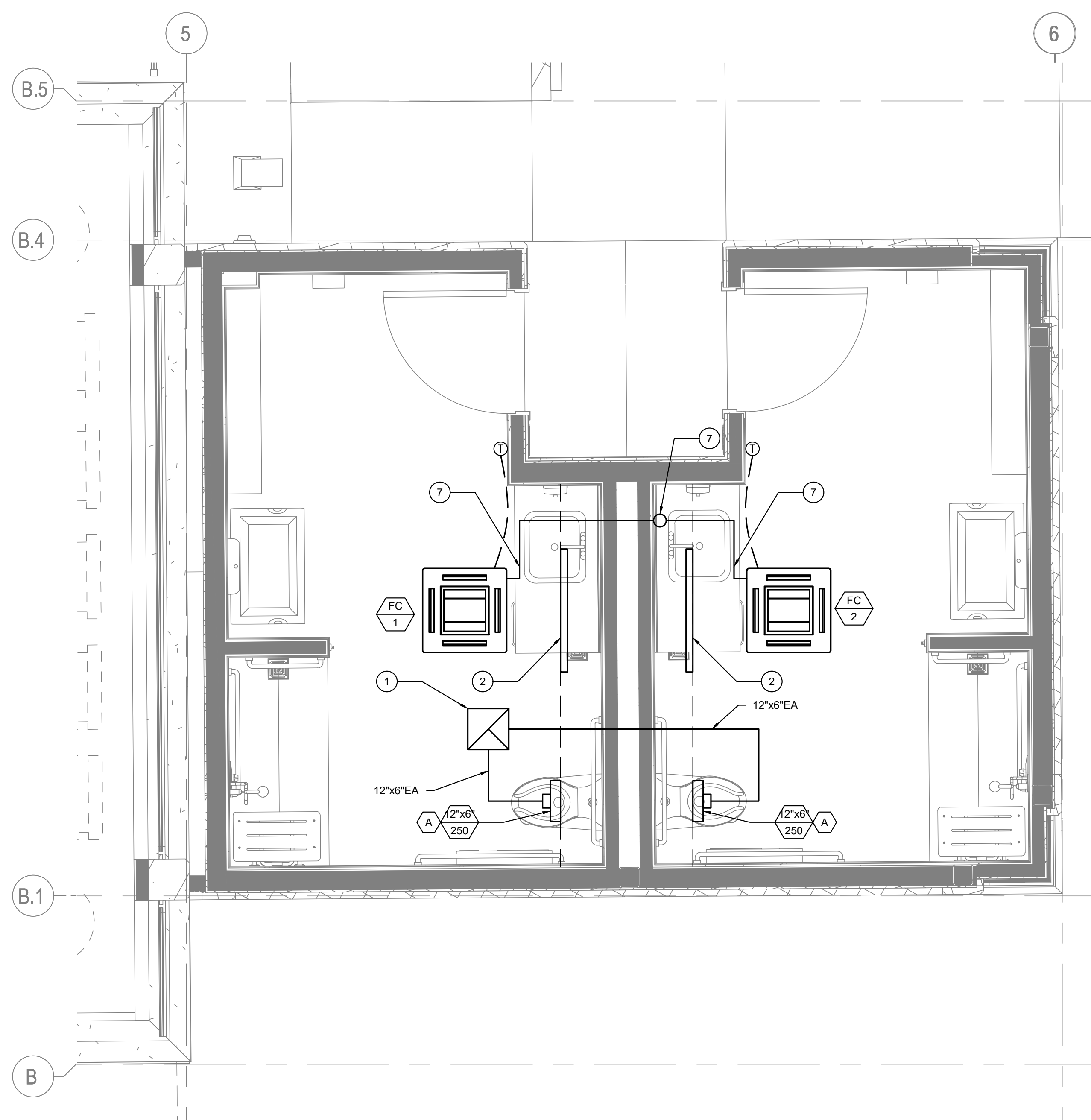
SPLIT SYSTEM SCHEDULE (FAN COIL INDOOR UNIT)

UNIT NO.	MANUFACTURER	MODEL NO.	SERVICE	FAN TYPE	DIMENSIONS HxWxD	COOLING CAPACITY (MBH)		HEATING CAPACITY (MBH)	COOLING TEMP (°F)		HEATING TEMP (°F)		REFRIG PIPE DIM LIQUID/SUCTION (IN)	PEAK FAN AIRFLOW (CFM)	ELECTRICAL			OPERATING WEIGHT (LBS)	E-POWER	EQUIPMENT REDUNDANCY	REMARKS
						TOTAL	SENSIBLE		ENTERING DB/WB	LEAVING DB	ENTERING DB	LEAVING DB			MCA	MOCP	V / PH / HZ				
FC-1	MITSUBISHI	NTXCK09A112AA	RESTROOM	4-WAY CEILING CASSETT	9'-21/32" x 22'-7/16" x 22'-7/16"	8.95	7.82	10.5	80/67	57.9	70	99.1	1/4 / 3/8	335	POWERED BY OUTDOOR UNIT			31	N	NONE	1
FC-2	MITSUBISHI	NTXCK09A112AA	RESTROOM	4-WAY CEILING CASSETT	9'-21/32" x 22'-7/16" x 22'-7/16"	8.95	7.82	10.5	80/67	57.9	70	99.1	1/4 / 3/8	335	POWERED BY OUTDOOR UNIT			31	N	NONE	1

1 FURNISH ROOM THERMOSTAT, MITSUBISHI MODEL #TAR-40MAAU FOR CONTROL.



MECHANICAL ENLARGED ROOF PLAN
1/2" = 1'-0" 2



MECHANICAL ENLARGED RESTROOM PLAN
1/2" = 1'-0" 1

KEYNOTES

- 12"x12" EXHAUST DUCT UP TO EF-1 ON ROOF. PROVIDE DUCT TRANSITION AS REQUIRED AT FAN INLET.
- 36"x14" ACCESS PANEL IN LIGHT COVE FOR EQUIPMENT ACCESS, PROVIDED BY GC.
- EF-1 MOUNTED ON ROOF CURB. REFER TO ARCH. DRAWING FOR CURB MOUNTING DETAIL.
- HP-1 REFER TO ARCH. DRAWING FOR SUPPORT DETAILS.
- TWO SETS OF REFRIGERANT LIQUID AND GAS PIPES GO DOWN TO CEILING SPACE BELOW TO FC-1 AND FC-2 SEPARATELY. INSTALL THE PIPING PER MANUFACTURER'S INSTRUCTION.
- REFRIGERANT PIPING AND ELECTRICAL CONDUITS ROOF PENETRATION CURB. REFER TO ARCH. DRAWINGS FOR EXACT LOCATION AND SIZE.
- 1/4" REFRIGERANT LIQUID AND 3/8" REFRIGERANT GAS PIPES DOWN FROM ROOF, ROUTED FROM HP-1 TO INDOOR CASSETTE UNITS FC-1 AND FC-2 SEPARATELY AS INDICATED ON REFRIGERANT PIPING DIAGRAM 2/M501. INSTALL REFRIGERANT PIPING AND ACCESSORIES PER MANUFACTURER'S INSTALLATION INSTRUCTION IN THE INSTALLATION MANUAL. REFER TO ELECTRICAL DRAWING FOR POWER AND CONTROL WIRING DETAILS. REFER TO PLUMBING DRAWINGS FOR CONDENSATE PIPING INSTALLATION.

GENERAL NOTE

1. SEE ARCHITECTURAL SHEET A001 FOR EXISTING ROOF ACCESS LOCATION

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(658) 537-3000
www.jfsd.org

PROJECT TEAM

ARCHITECT
Safdie Rabines Architects

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN



REVISIONS		
Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/21 Scale: AS NOTED
SRA Project Number: 2047

MECHANICAL PLANS

M201

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfsd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

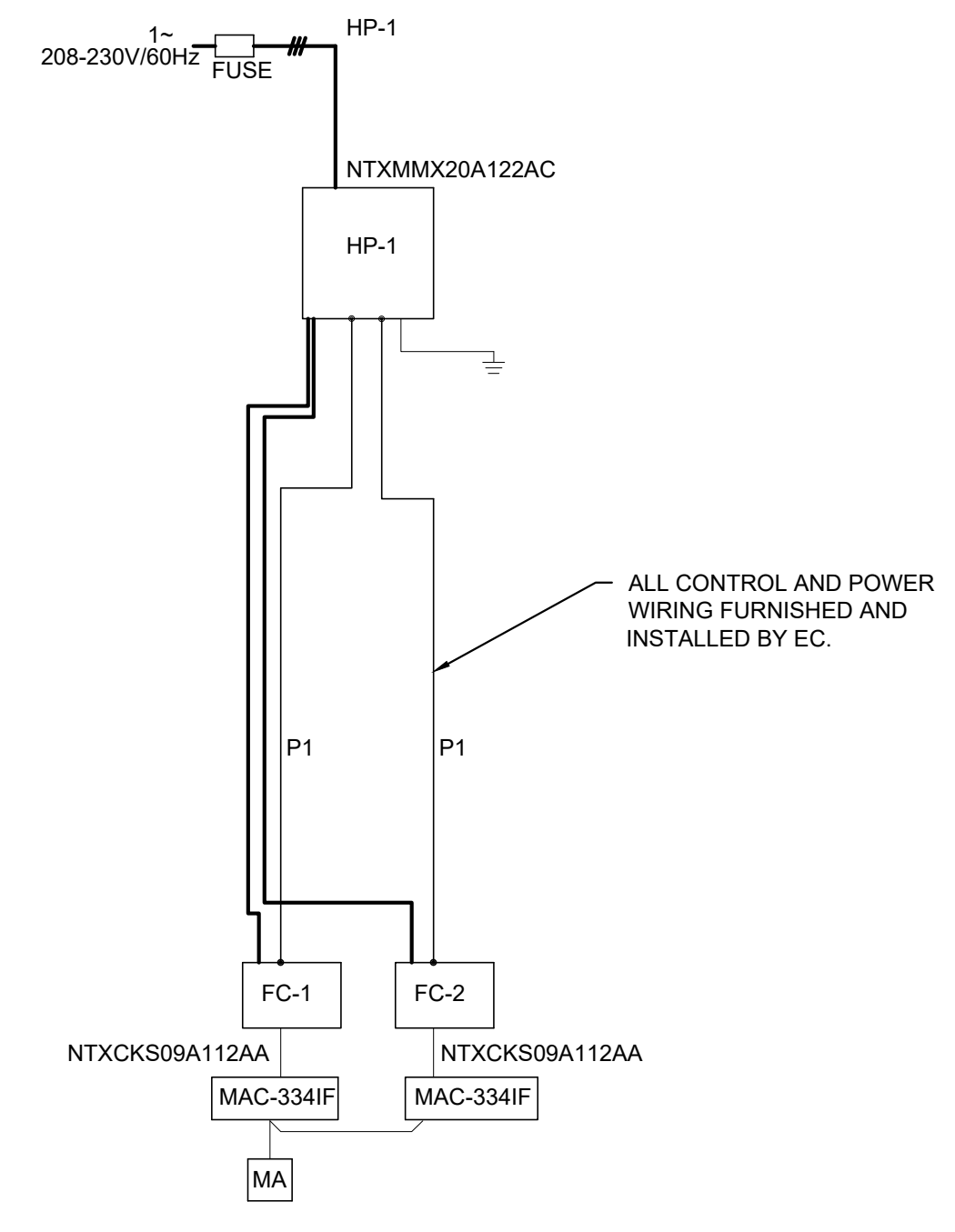
ARCHITECT
Safdie Rabines Architects

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN



THIS DRAWING IS SCHEMATIC IN NATURE. FINAL ROUTING OF PIPING & WIRING SHALL BE DETERMINED BY THE INSTALLING CONTRACTOR AND/OR DESIGNER OF RECORD. ADDITIONAL REFRIGERANT CHARGE IS NEEDED DEPENDING ON THE SIZE AND LENGTH OF EXTENDED PIPING. PLEASE REFER THE AMOUNT OF PRE-CHARGE AND THE FORMULA OF CALCULATION WHICH IS MENTIONED ON THE DATA BOOK.

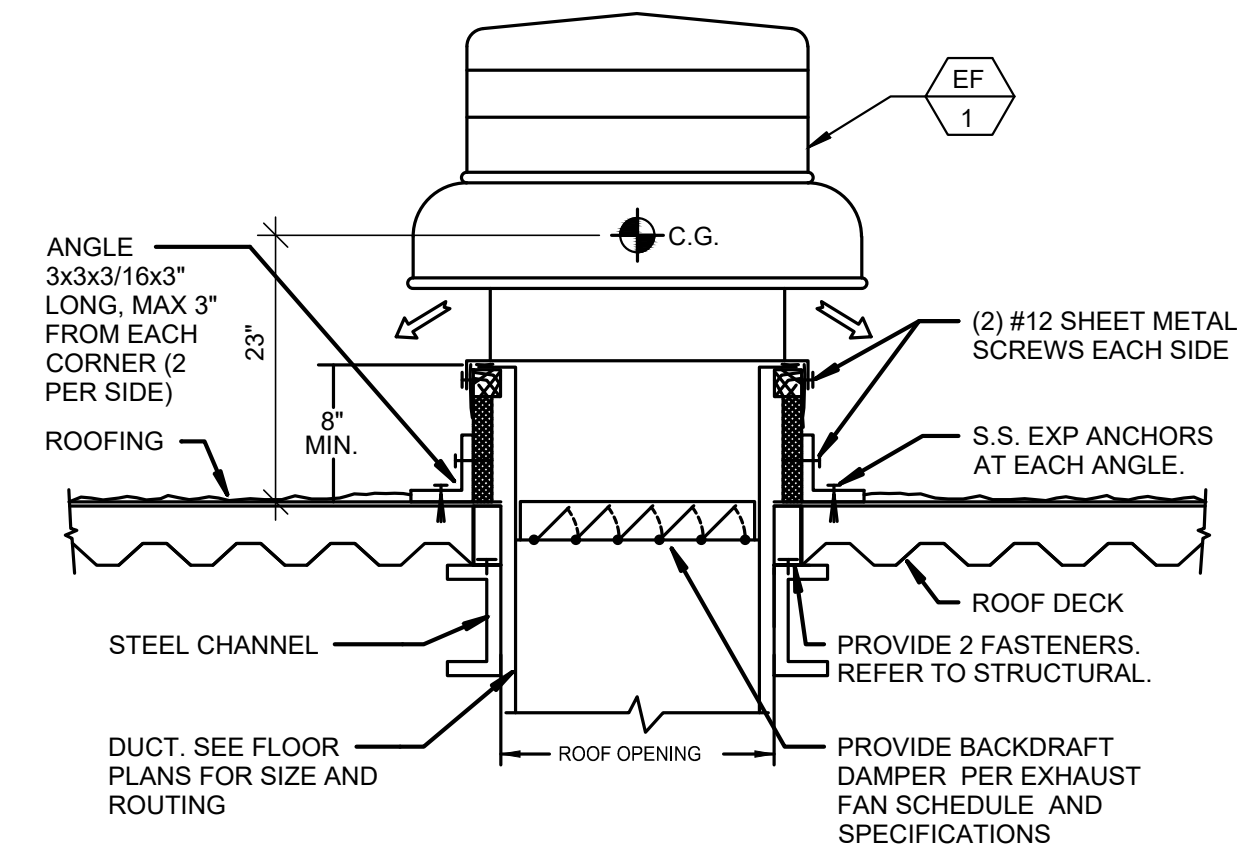
CODED NOTES:
NOTE 1: INSTALL TWINNING Y'S WITHIN 15 DEGREES OF LEVEL AND WITH 20 INCHES OF STRAIGHT PIPE ON CONVERGING CONNECTION - REFERENCE INSTALLATION MANUAL FOR ADDITIONAL DETAILS INCLUDING BUT NOT LIMITED TO SPECIAL TRAPPING REQUIREMENTS WHEN TWINNING, AND PIPE SLOPE REQUIREMENTS

DIAGRAM SYMBOL LEGEND	
DISPLAY	DESCRIPTION
	POWER WIRE
	CONTROL WIRE
	REF. PIPE

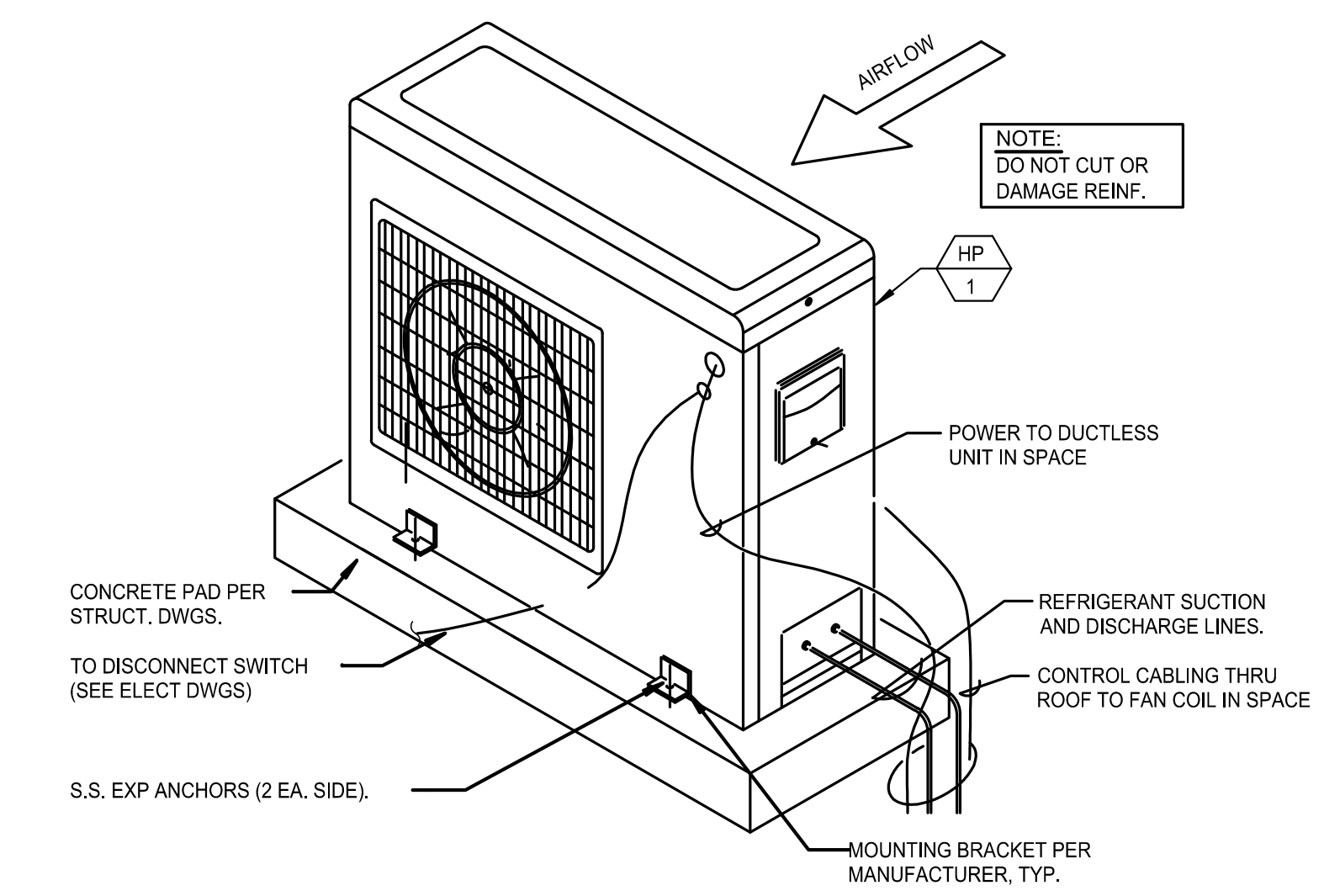
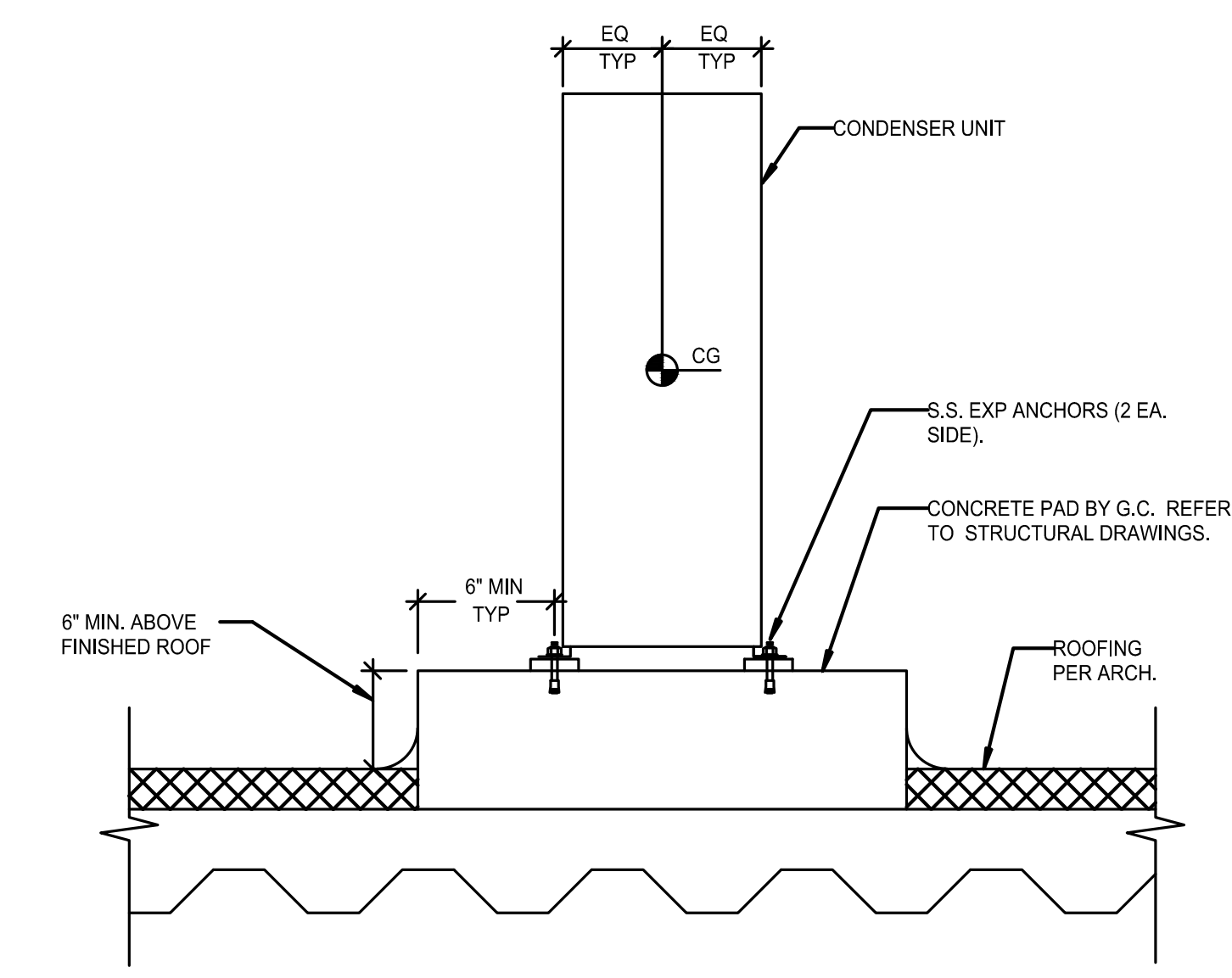
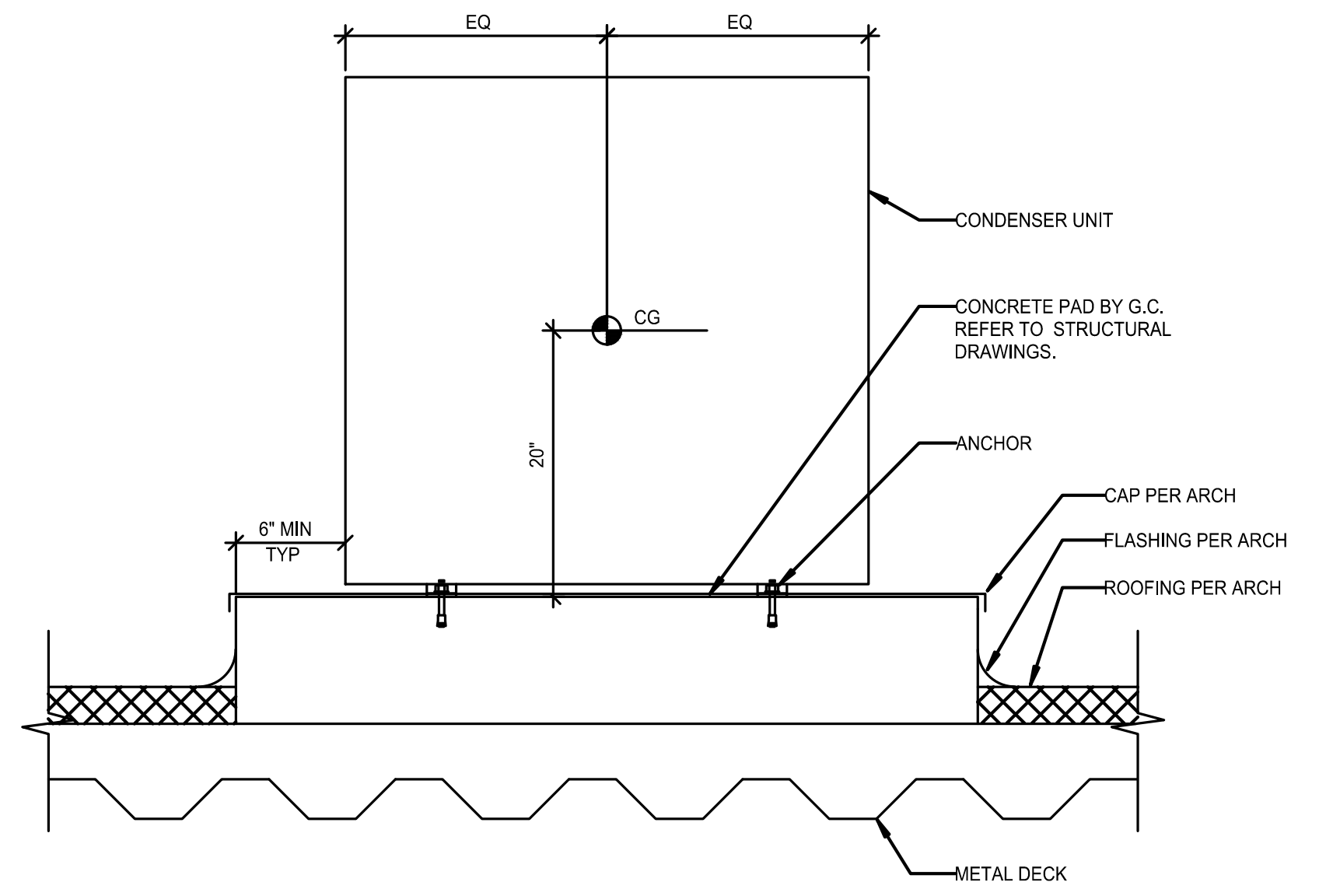
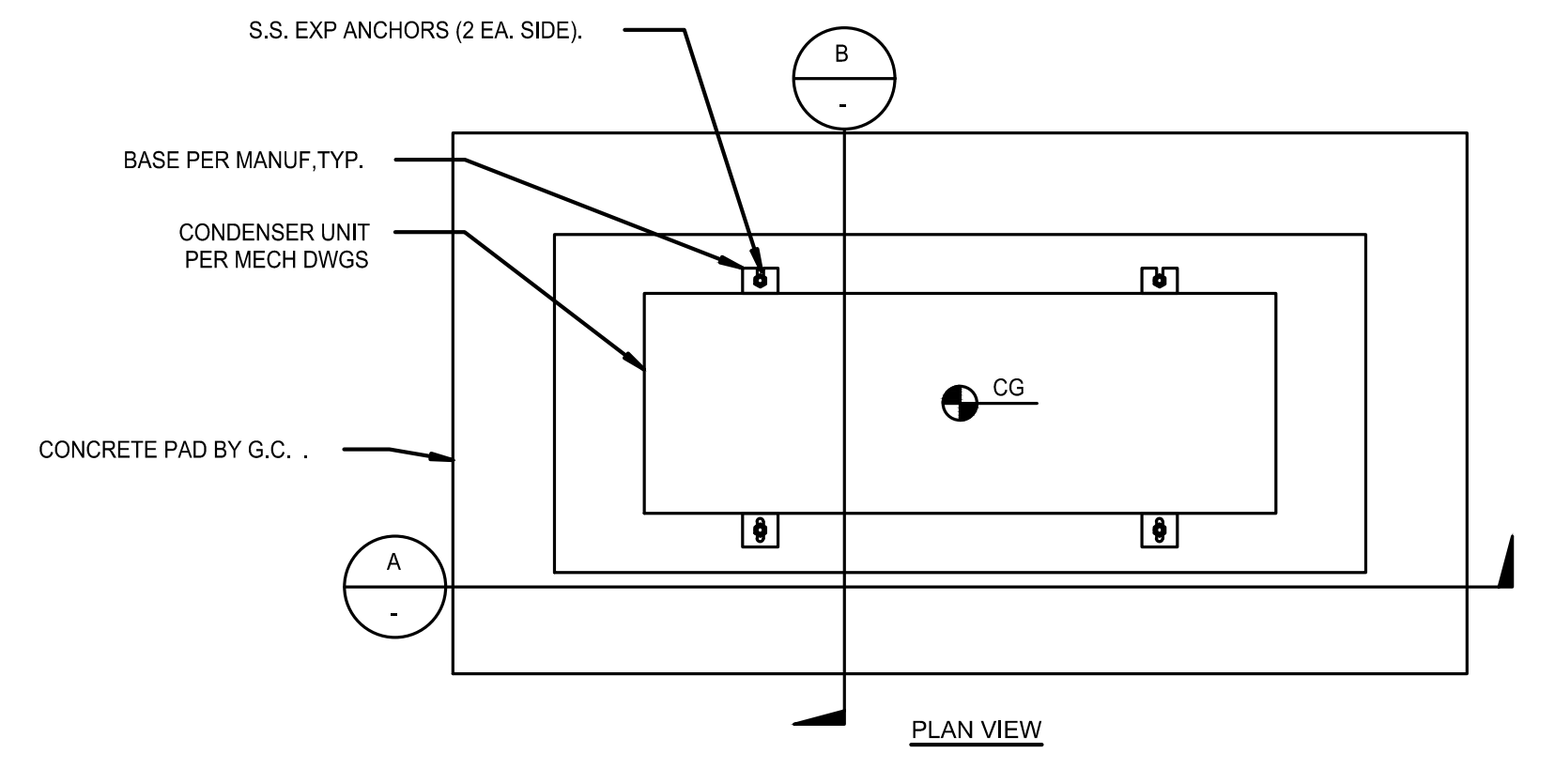
PIPING AND CONTROLS		
SYMBOL	LIQUID PIPE SIZE	GAS PIPE SIZE
P1	1/4"	3/8"
MA	T-STAT	MISTUBISHI TAR-40MAAU

ALL CONTROL AND POWER WIRING FURNISHED AND INSTALLED BY EC.

REFRIGERANT PIPING DIAGRAM ②
NOT TO SCALE



EXHAUST FAN MOUNTING DETAIL ③
NOT TO SCALE



CONDENSING UNIT MOUNTING DETAIL ①
NOT TO SCALE



REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 11/17/21 Scale: AS NOTED
SRA Project Number: 2047

MECHANICAL DETAILS

M501

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(658) 537-3000
www.jfsd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.6153

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS O'BRIEN

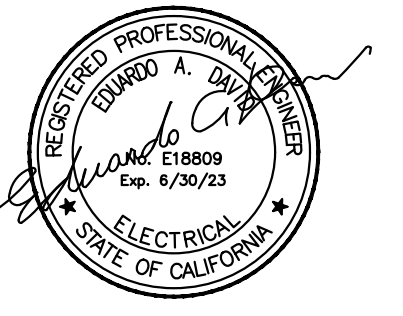
LIGHTING FIXTURE SCHEDULE

FIXT DES	SYMBOL	LAMP TYPE	FIXTURE MOUNTING	LAMP DESC	WATTS	VOLTS	MFR/CATALOG	DESCRIPTION
F1		LED	RECESSED	LED 3000K 1000 LUMENS	18	MVOLT	LITHONIA LIGHTING LDN6-35/10-L06-AR-120	6" DIAMETER LED DOWNLIGHT FIXTURE. WET LOCATION LISTED
F1E		LED	RECESSED	LED 3000K 1000 LUMENS	18	MVOLT	LITHONIA LIGHTING LDN6-35/10-L06-AR-120-EL	6" DIAMETER LED DOWNLIGHT FIXTURE WITH EMERGENCY BATTERY PACK. WET LOCATION LISTED
F2		LED	WALL	LED 3000K 1176 LUMENS	17.7	MVOLT	MODA LIGHT MMCI-S-S-0-30H-4	4' LED COVE LIGHT FIXTURE. WET LOCATION LISTED
F3		LED	RECESSED	LED 3000K 1000 LUMENS	18	MVOLT	LITHONIA LIGHTING LDN6-35/10-L06-AR-120	6" DIAMETER LED DOWNLIGHT FIXTURE. WET LOCATION LISTED. PROVIDE FIXTURE WITH MOTION SENSOR

LIGHTING FIXTURE NOTES:
1. PROVIDE SPECIFIED LIGHTING MANUFACTURER FOR EACH LIGHT FIXTURE. ANY SUBSTITUTIONS SHALL MEET OR EXCEED THE SPECIFICATIONS OF THE LISTED MANUFACTURERS CATALOG NUMBER. SUBSTITUTIONS MUST BE APPROVED BY ARCHITECT.



Expect a difference
ED - NP
3220 EXECUTIVE RIDGE
SUITE 210
VISTA, CA 92081
TEL: (760) 560-0100
#21165 03-23-22
www.salasobrien.com
E-Mail admin@tsqeng.com



REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 10/11/21 Scale: AS NOTED
SRA Project Number: 2047

ELECTRICAL FIXTURE SCHEDULES

E0.2

STATE OF CALIFORNIA Indoor Lighting CERTIFICATE OF COMPLIANCE CALIFORNIA ENERGY COMMISSION. Project Name: Jewish Family Service of San Diego. Report Page: (Page 4 of 7). Project Address: 8804 Balboa Avenue. Date Prepared: 3/21/2022.

STATE OF CALIFORNIA Indoor Lighting CERTIFICATE OF COMPLIANCE CALIFORNIA ENERGY COMMISSION. Project Name: Jewish Family Service of San Diego. Report Page: (Page 4 of 7). Project Address: 8804 Balboa Avenue. Date Prepared: 3/21/2022.

STATE OF CALIFORNIA Indoor Lighting CERTIFICATE OF COMPLIANCE CALIFORNIA ENERGY COMMISSION. Project Name: Jewish Family Service of San Diego. Report Page: (Page 1 of 7). Project Address: 8804 Balboa Avenue. Date Prepared: 3/21/2022.

STATE OF CALIFORNIA Indoor Lighting CERTIFICATE OF COMPLIANCE CALIFORNIA ENERGY COMMISSION. Project Name: Jewish Family Service of San Diego. Report Page: (Page 5 of 7). Project Address: 8804 Balboa Avenue. Date Prepared: 3/21/2022.

STATE OF CALIFORNIA Indoor Lighting CERTIFICATE OF COMPLIANCE CALIFORNIA ENERGY COMMISSION. Project Name: Jewish Family Service of San Diego. Report Page: (Page 5 of 7). Project Address: 8804 Balboa Avenue. Date Prepared: 3/21/2022.

STATE OF CALIFORNIA Indoor Lighting CERTIFICATE OF COMPLIANCE CALIFORNIA ENERGY COMMISSION. Project Name: Jewish Family Service of San Diego. Report Page: (Page 5 of 7). Project Address: 8804 Balboa Avenue. Date Prepared: 3/21/2022.

STATE OF CALIFORNIA Indoor Lighting CERTIFICATE OF COMPLIANCE CALIFORNIA ENERGY COMMISSION. Project Name: Jewish Family Service of San Diego. Report Page: (Page 6 of 7). Project Address: 8804 Balboa Avenue. Date Prepared: 3/21/2022.

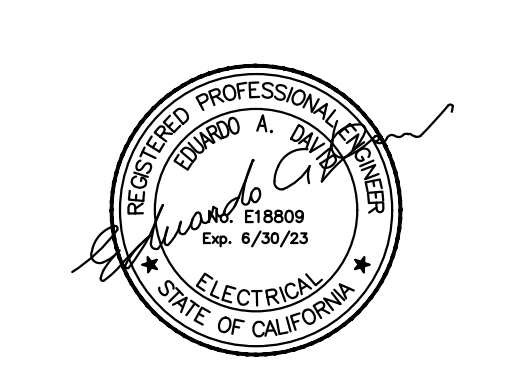
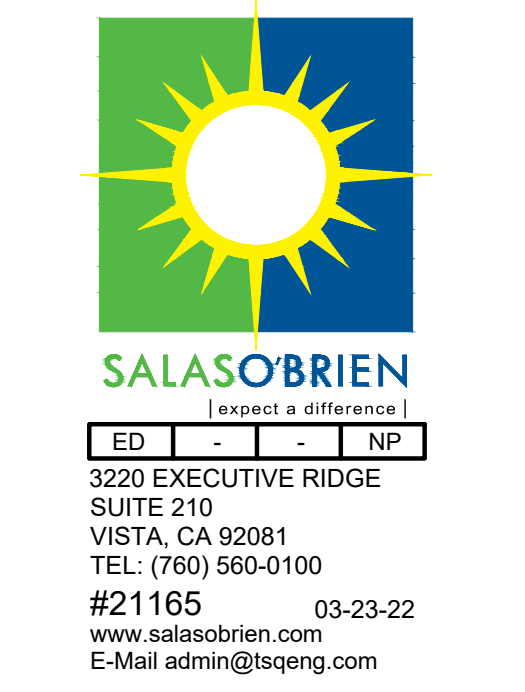
STATE OF CALIFORNIA Indoor Lighting CERTIFICATE OF COMPLIANCE CALIFORNIA ENERGY COMMISSION. Project Name: Jewish Family Service of San Diego. Report Page: (Page 6 of 7). Project Address: 8804 Balboa Avenue. Date Prepared: 3/21/2022.

STATE OF CALIFORNIA Indoor Lighting CERTIFICATE OF COMPLIANCE CALIFORNIA ENERGY COMMISSION. Project Name: Jewish Family Service of San Diego. Report Page: (Page 6 of 7). Project Address: 8804 Balboa Avenue. Date Prepared: 3/21/2022.

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER: JEWISH FAMILY SERVICE OF SAN DIEGO
ARCHITECT: SAFDIE RABINES ARCHITECTS
CIVIL ENGINEER: NASLAND ENGINEERING
STRUCTURAL ENGINEER: IMEG CORP.
MECHANICAL & PLUMBING ENGINEER: DUFOE ENGINEERING
ELECTRICAL & FIRE ALARM ENGINEER: SALAS OBRLEN

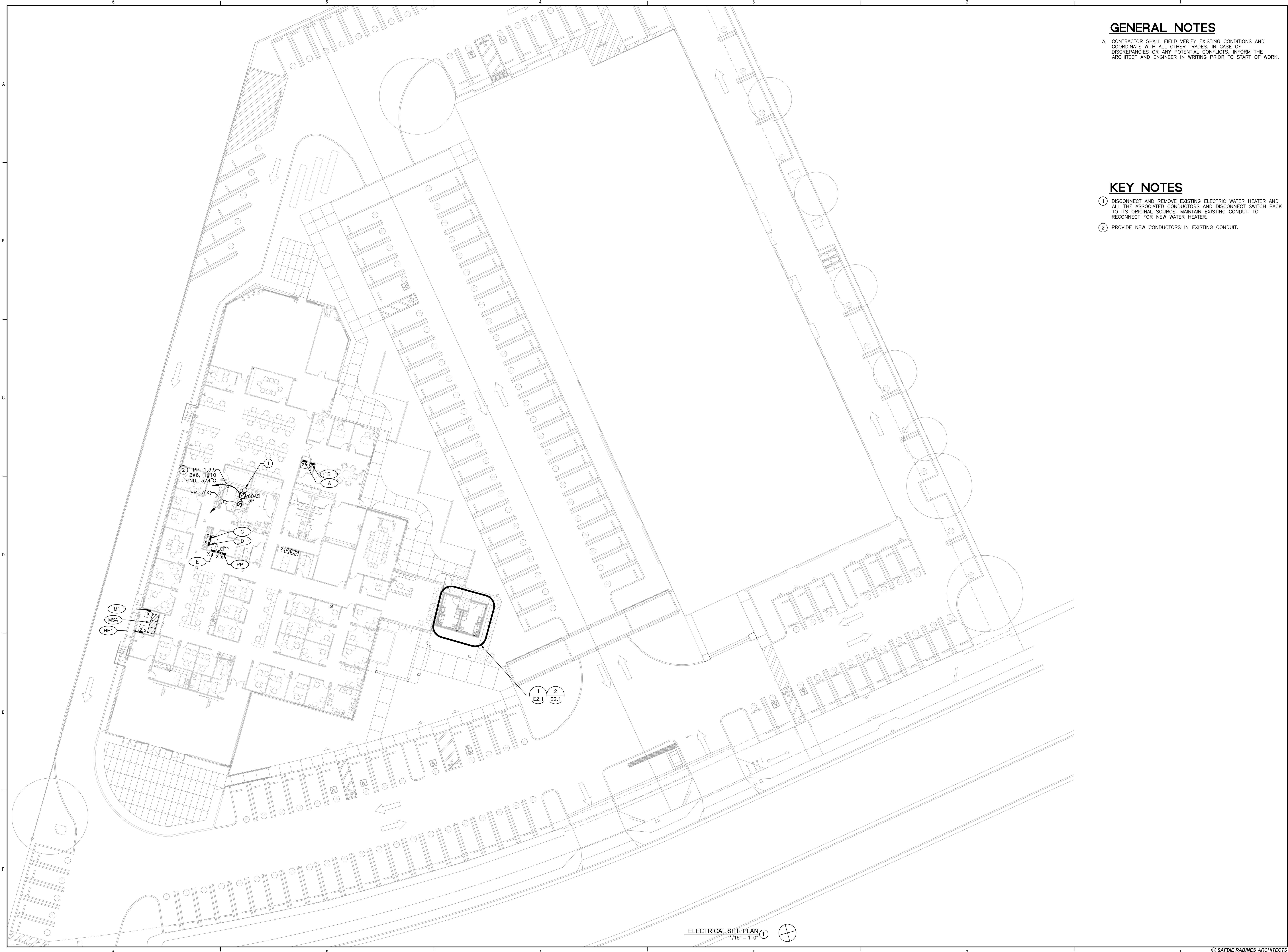


REVISIONS	Number	Description	Date
	00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 10/11/21
Scale: AS NOTED
SRA Project Number: 2047

TITLE 24 INTERIOR

E0.3



GENERAL NOTES

A. CONTRACTOR SHALL FIELD VERIFY EXISTING CONDITIONS AND COORDINATE WITH ALL OTHER TRADES. IN CASE OF DISCREPANCIES OR ANY POTENTIAL CONFLICTS, INFORM THE ARCHITECT AND ENGINEER IN WRITING PRIOR TO START OF WORK.

KEY NOTES

- ① DISCONNECT AND REMOVE EXISTING ELECTRIC WATER HEATER AND ALL THE ASSOCIATED CONDUCTORS AND DISCONNECT SWITCH BACK TO ITS ORIGINAL SOURCE. MAINTAIN EXISTING CONDUIT TO RECONNECT FOR NEW WATER HEATER.
- ② PROVIDE NEW CONDUCTORS IN EXISTING CONDUIT.

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(658) 537-3000
www.jfsd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.6153

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS O'BRIEN



SALAS O'BRIEN
(except a difference)

ED - NP

3220 EXECUTIVE RIDGE
SUITE 210
VISTA, CA 92081
TEL: (760) 560-0100
#21165 03-23-22
www.salasobrien.com
E-Mail admin@sgeng.com



REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 10/11/21 Scale: AS NOTED
SRA Project Number: 2047

ELECTRICAL SITE PLAN

E1.1

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfsd.org

PROJECT TEAM

(REFER TO COVER SHEET FOR CONTACT INFORMATION)

ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.0153

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

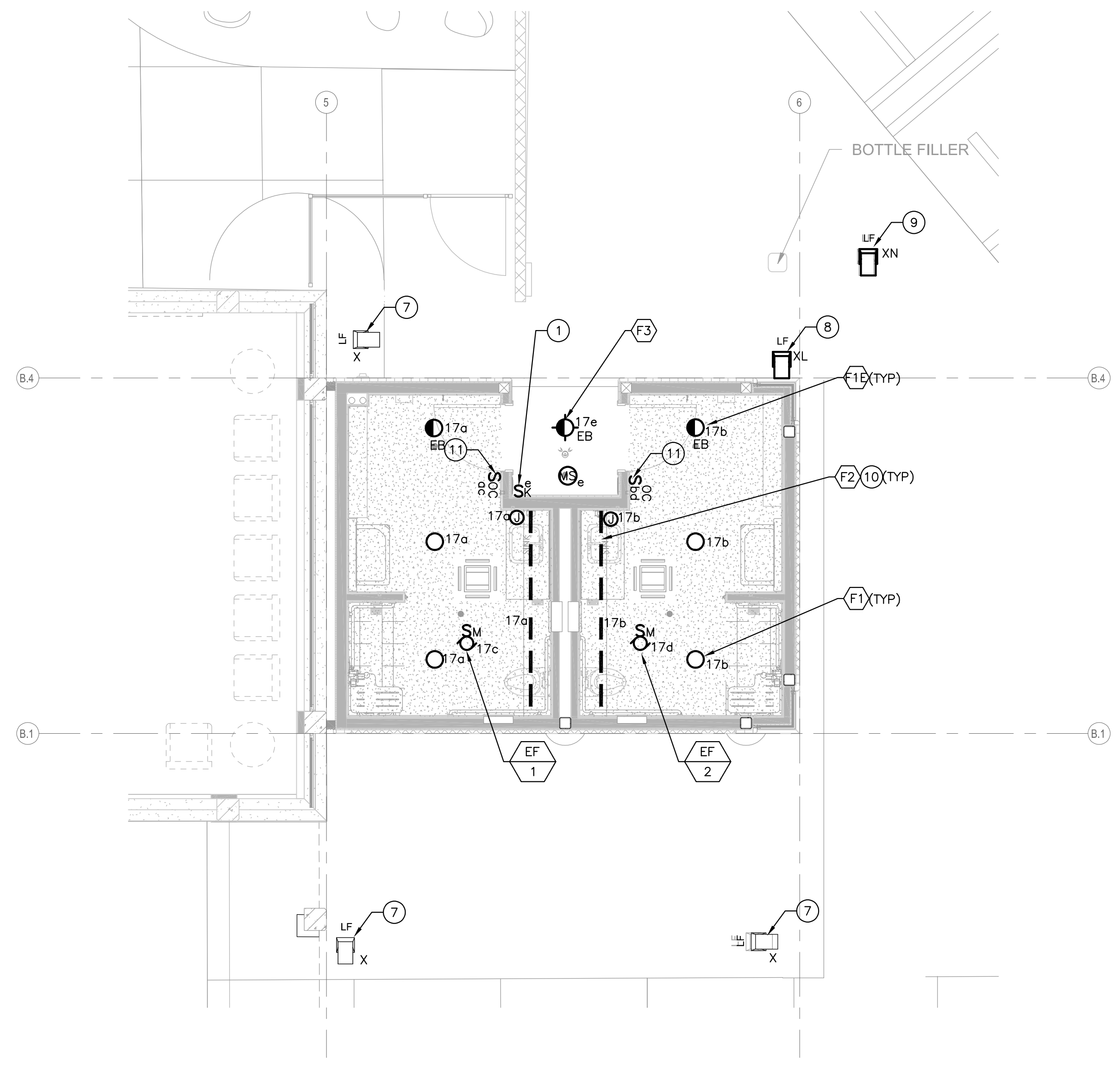
ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN

GENERAL NOTES

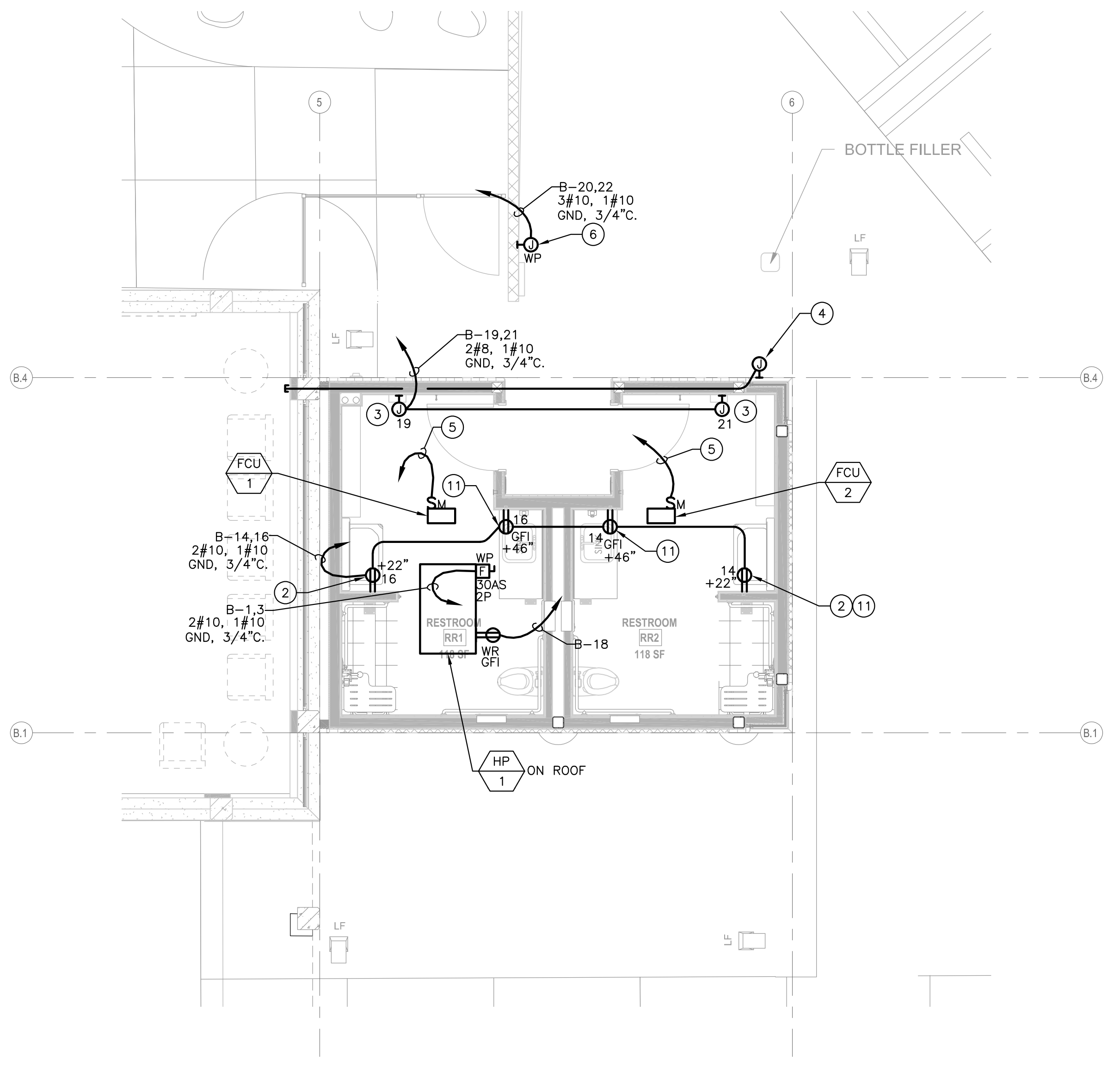
- A. CONTRACTOR SHALL FIELD VERIFY EXISTING CONDITIONS AND COORDINATE WITH ALL OTHER TRADES. IN CASE OF DISCREPANCIES OR ANY POTENTIAL CONFLICTS, INFORM THE ARCHITECT AND ENGINEER IN WRITING PRIOR TO START OF WORK.
- B. CONTRACTOR SHALL VERIFY EXACT QUANTITIES, LOCATIONS AND HEIGHTS OF ALL FIXTURES WITH TENANT AND ARCHITECT PRIOR TO START OF WORK.
- C. ALL LIGHTING TO BE CONNECTED TO PANEL 'B', CIRCUIT NUMBER(S) AS SHOWN.
- D. ALL FIXTURES PROVIDED WITH EGRESS LIGHTING BATTERY PACK BACK-UP SHALL BE FED FROM UNSWITCHED CIRCUIT SERVING LIGHTING IN SAME AREA PER NEC ARTICLE 700.12(F). EMERGENCY BATTERY PACK SHALL BE ACTIVATED ONLY UPON NORMAL POWER FAILURE.
- E. CONTRACTOR SHALL FIELD VERIFY AND COORDINATE WITH MECHANICAL DRAWINGS FOR EXACT EQUIPMENT LOCATIONS AND REQUIREMENTS PRIOR TO START OF WORK.
- F. MECHANICAL EQUIPMENT FUSE SIZE RATINGS PER EQUIPMENT MANUFACTURER'S RECOMMENDATIONS.
- G. ALL MECHANICAL EQUIPMENT FUSIBLE DISCONNECTS AND MOTOR RATED SWITCHES EXPOSED TO WEATHER SHALL BE WEATHERPROOF RATED.

KEY NOTES

- 1 EXTERIOR LIGHT OVERRIDE KEYED SWITCH.
- 2 PROVIDE DUPLEX RECEPTACLE WITH USB COMBO.
- 3 ELECTRIC HAND DRYER. REFER TO ARCHITECTURAL PLANS FOR EXACT LOCATION.
- 4 PROVIDE JUNCTION WITH 1" CONDUIT ONLY STUB INTO ACCESSIBLE CEILING SPACE FOR FUTURE CCTV CAMERA. COORDINATE WITH OWNER REPRESENTATIVE FOR EXACT LOCATION PRIOR TO START OF WORK.
- 5 FAN COIL UNIT RECEIVES POWER FROM OUTSIDE CONDENSING UNIT. PROVIDE 2#12, 1#12 GND, 3/4" C TO OUTSIDE CONDENSING UNIT. REFER TO MECHANICAL DRAWING FOR EXACT LOCATION AND WIRING PRIOR TO START OF WORK.
- 6 CONNECT TO LOCKERS WITH CHARGING STATIONS. COORDINATE POINT OF CONNECTION AND WIRING REQUIREMENTS WITH CHARGING STATION INSTALLER PRIOR TO START OF WORK.
- 7 EXISTING WALKWAY LIGHTING TO REMAIN.
- 8 EXISTING WALKWAY LIGHTING FIXTURE TO BE RELOCATED. DISCONNECT EXISTING LIGHT FIXTURE AND EXTEND CONDUCTORS TO NEW LOCATION.
- 9 NEW LOCATION OF DISCONNECTED LIGHT FIXTURE. INTERCEPT AND EXTEND TO EXISTING BRANCH CIRCUIT CONDUCTORS.
- 10 SURFACE MOUNT COVE LIGHTING. REFER TO ARCHITECTURAL DETAIL 3/A700.
- 11 ALIGN THE RECEPTACLE WITH THE TILE LAYOUT PER ARCHITECTURAL SHEET A400 AND A801.



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



POWER FLOOR PLAN
1/4" = 1'-0" 2

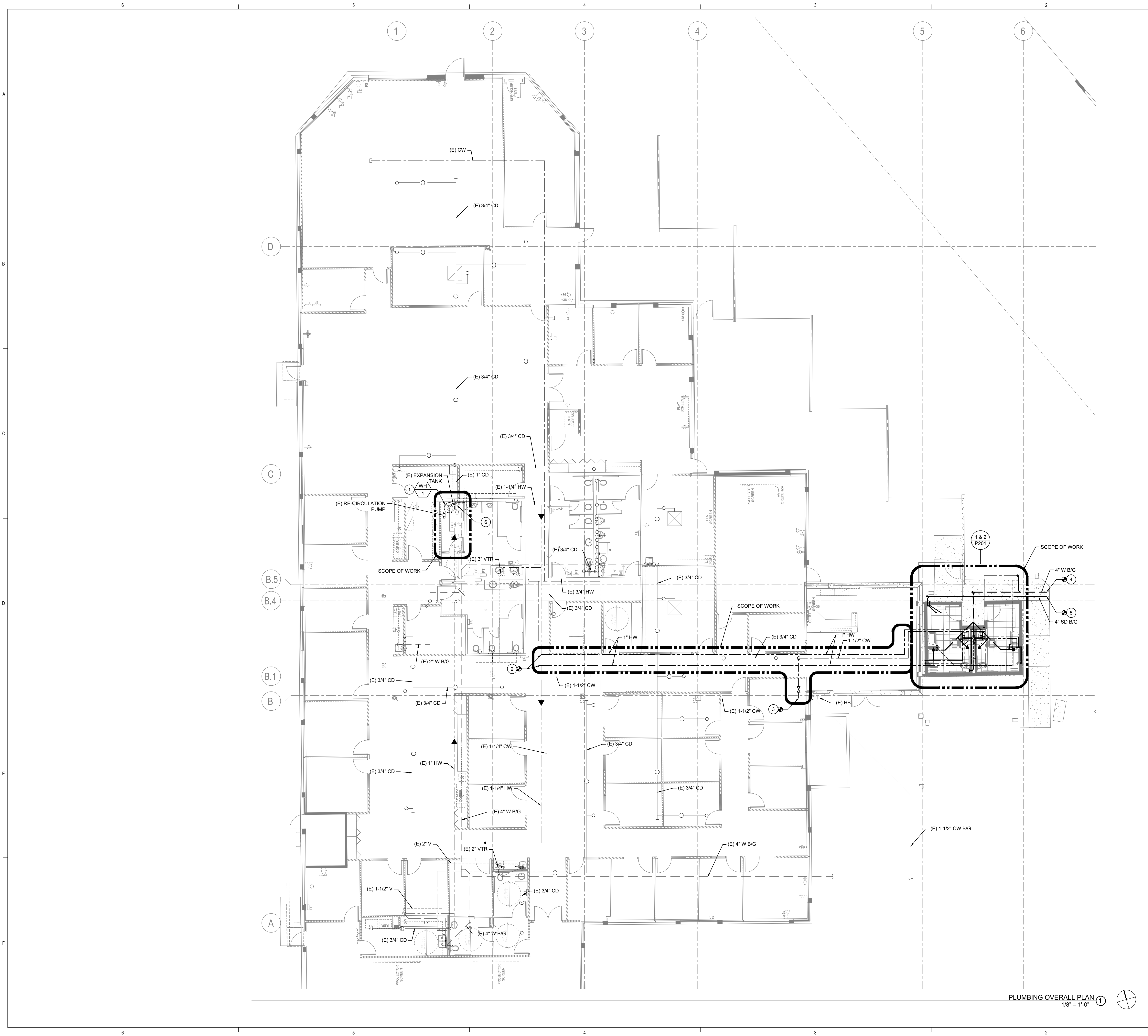


REVISIONS	Number	Description	Date
	00	RESUBMITTAL 2 SET	07/05/2022

Issue Date: 10/11/21 Scale: AS NOTED
SRA Project Number: 2047

LIGHTING FLOOR PLAN

E2.1



KEYNOTES

- 1 REPLACE EXISTING WATER HEATER WITH NEW WATER HEATER (WH-1) AND SUPPORTS.
- 2 INTERCEPT EXISTING 1" DOMESTIC HOT WATER CIRCULATION LOOP LINE AND ROUTE TO NEW RESTROOM ADDITION. THEN ROUTE BACK TO CONNECTION POINT TO MAINTAIN THE LINE AS A CIRCULATION LOOP.
- 3 CONNECT NEW 1-1/2" DOMESTIC COLD WATER TO EXISTING 1-1/2" DOMESTIC COLD WATER SERVING THE BUILDING. ROUTE TO NEW RESTROOM ADDITION.
- 4 POINT OF CONNECTION NEW 4" SEWER LINE BELOW GRADE TO EXISTING 4" SEWER. SLOPE @ 1/4" PER FT. SEE CIVIL DRAWINGS FOR CONTINUATION.
- 5 POINT OF CONNECTION NEW 3" STORM DRAIN BELOW GRADE TO EXISTING 4" STORM DRAIN. SLOPE @ 1/8" PER FT. SEE CIVIL DRAWINGS FOR CONTINUATION.
- 6 ROUTE PRESSURE AND TEMPERATURE RELIEF DRAIN FROM WATER HEATER TO EXISTING MOP SINK AND TERMINATE.

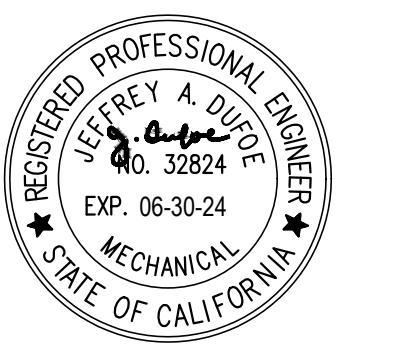
JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
 JEWISH FAMILY SERVICE OF SAN DIEGO
 8804 BALBOA AVENUE
 SAN DIEGO, CA 92123
 (619) 537-3000
 www.jfsd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

- ARCHITECT**
Safdie Rabines Architects
- CIVIL ENGINEER:**
 NASLAND ENGINEERING
- STRUCTURAL ENGINEER:**
 IMEG CORP.
- MECHANICAL & PLUMBING ENGINEER:**
 DUFOE ENGINEERING
- ELECTRICAL & FIRE ALARM ENGINEER:**
 SALAS OBRIEN



REVISIONS

Number	Description	Date
00	RESUBMITTAL 2 SET	07/05/2022

Issue Date: 11/17/21 Scale: AS NOTED
 SRA Project Number: 2047

PLUMBING OVERALL PLAN
 1/8" = 1'-0"

PLUMBING PLANS - OVERALL

P200

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfsd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

ARCHITECT
Safdie Rabines Architects

CIVIL ENGINEER:
NASLAND ENGINEERING

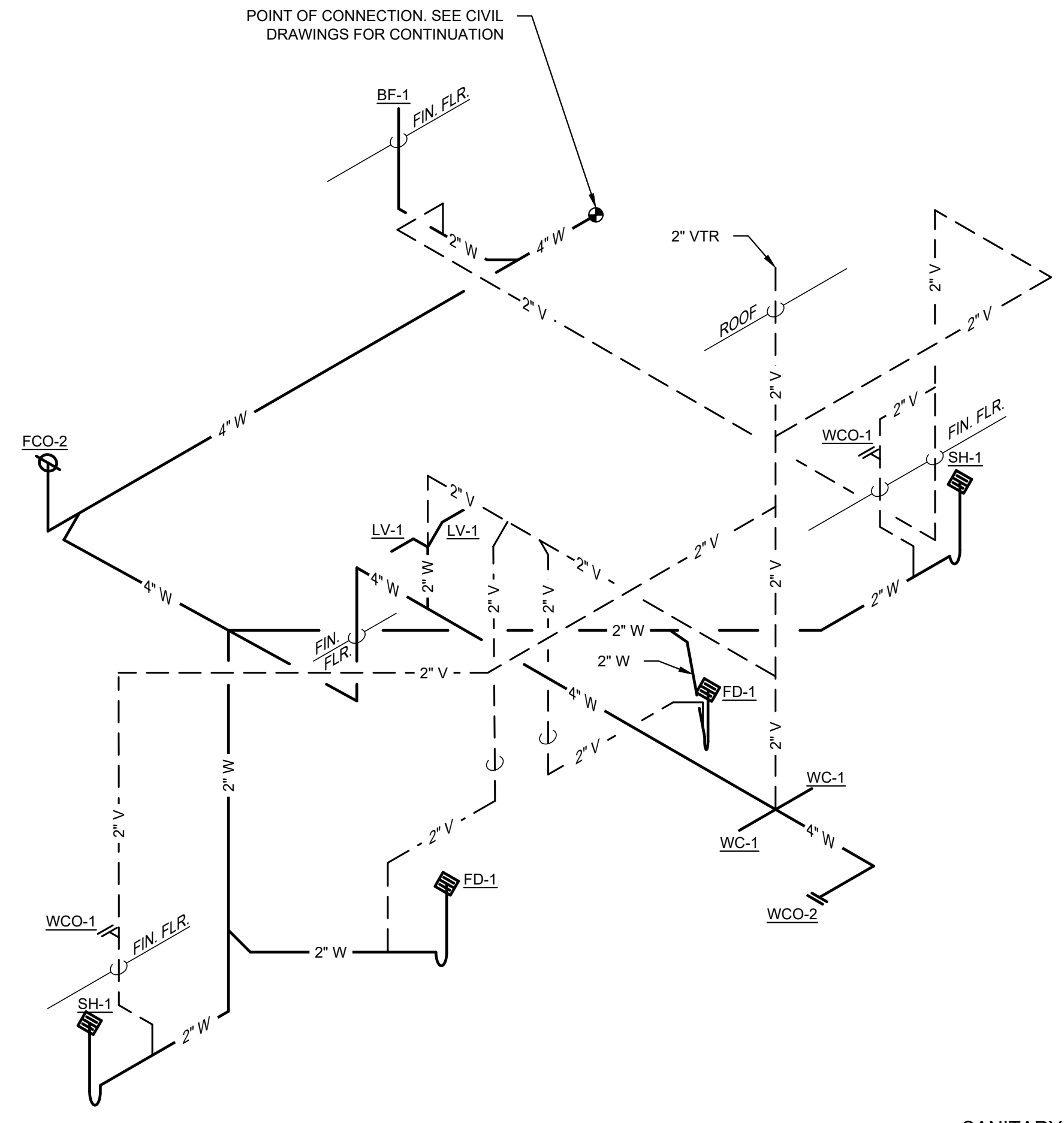
STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

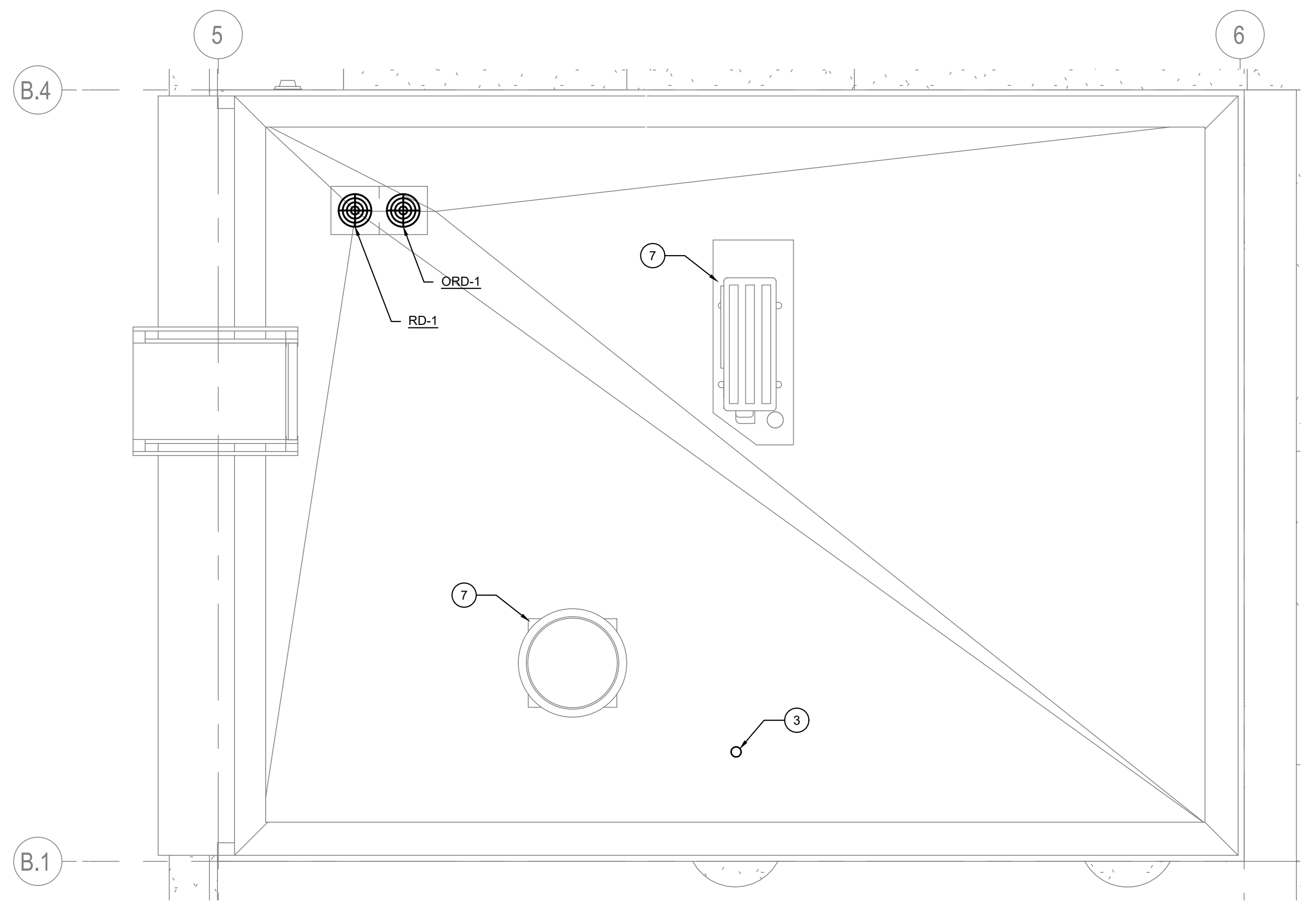
ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN

KEYNOTES

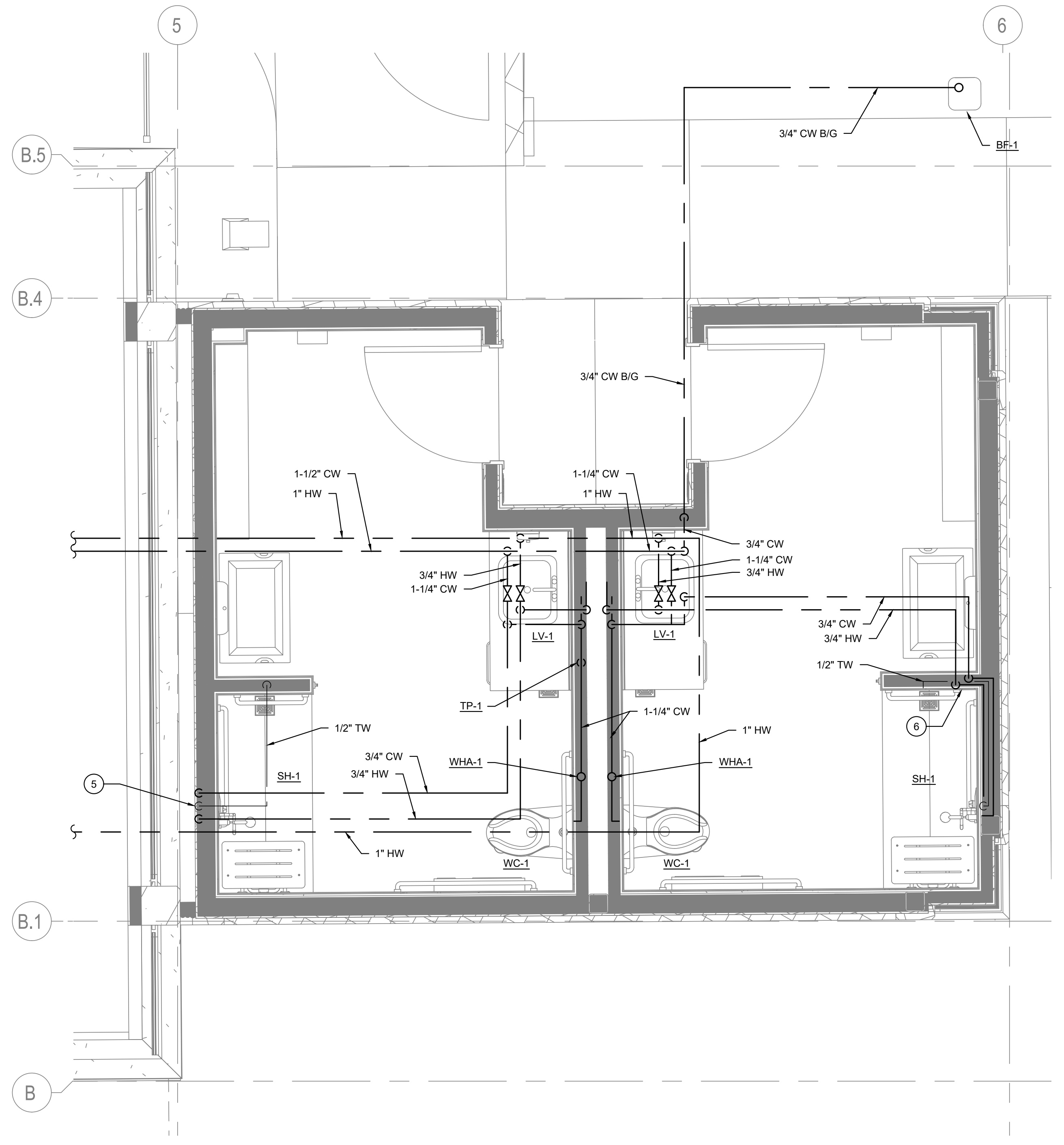
- 1 1-1/4" CONDENSATE CONNECTION TO MECHANICAL EQUIPMENT. SEE DETAIL 5/P501. SLOPE @ 1/8" PER FT. REFER TO MECHANICAL DRAWINGS FOR LOCATION.
- 2 1-1/4" CONDENSATE CONNECTION TO LAVATORY TAILPIECE. SEE DETAIL 8/P501.
- 3 2" VENT THRU ROOF. SEE DETAIL 3/P501.
- 4 3" SD / OSD UP TO RD-1 / ORD-1.
- 5 3/4" CW / DHW DN SHEAR WALL TO SHOWER VALVE. ROUTE 1/2" TW IN CEILING TO SHOWER HEAD LOCATED ON SIDE WALL.
- 6 3/4" CW / DHW DN SIDE WALL AND ROUTE IN WALL TO SHOWER VALVE. ROUTE 1/2" TW IN WALL TO SHOWER HEAD LOCATED ON SIDE WALL.
- 7 MECHANICAL EQUIPMENT SHOWN FOR REFERENCE ONLY. SEE MECHANICAL DRAWINGS FOR EXACT LOCATION.



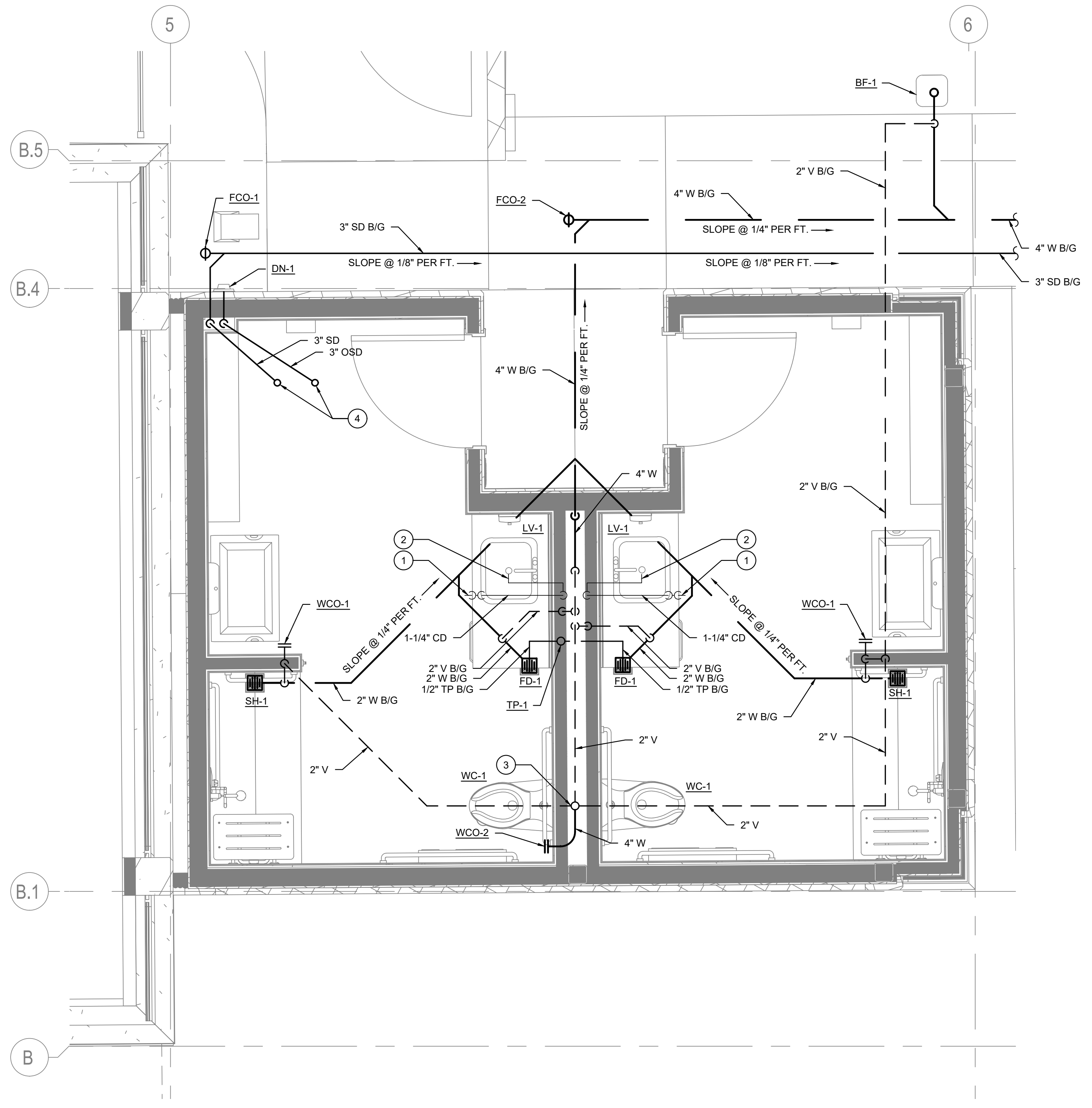
SANITARY SYSTEM ISOMETRIC
NO SCALE 4



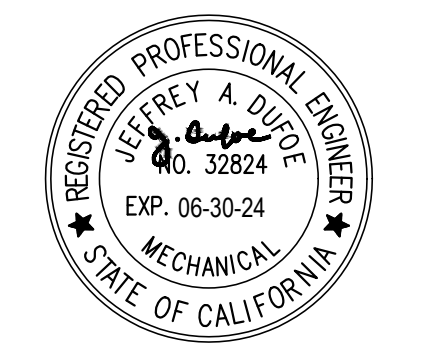
PLUMBING ENLARGED ROOF PLAN
1/2" = 1'-0" 3



PLUMBING ENLARGED RESTROOM PLAN - DOMESTIC COLD AND HOT WATER
1/2" = 1'-0" 2



PLUMBING ENLARGED RESTROOM PLAN - SANITARY WASTE, STORM DRAIN AND VENT
1/2" = 1'-0" 1



REVISIONS

Number	Description	Date
00	RESUBMITTAL 2 SET	07/05/2022

Issue Date: 11/17/21 Scale: AS NOTED
SRA Project Number: 2047

PLUMBING PLANS - ENLARGED

P201

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER: JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfssd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

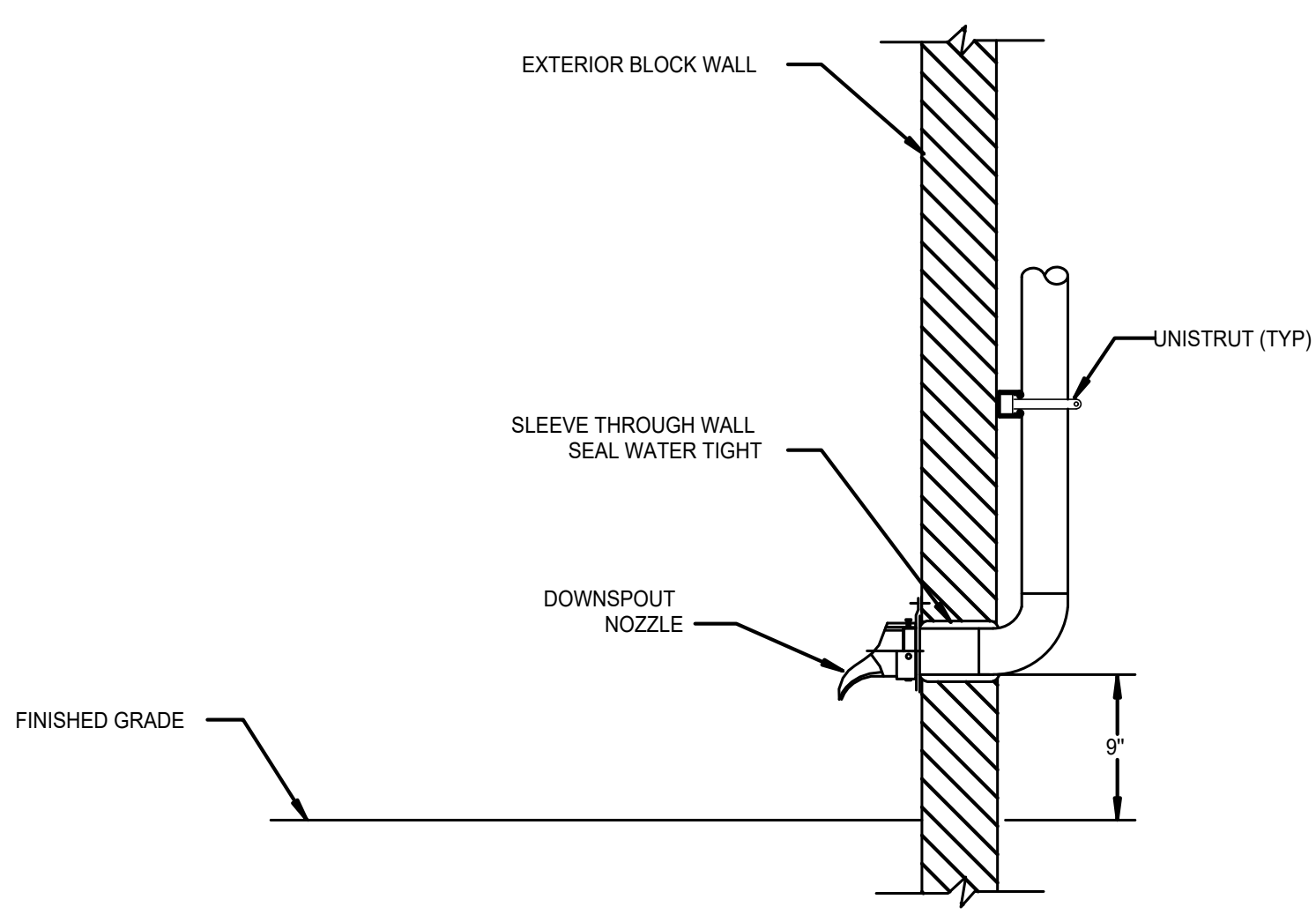
ARCHITECT
Safdie Rabines Architects

CIVIL ENGINEER:
NASLAND ENGINEERING

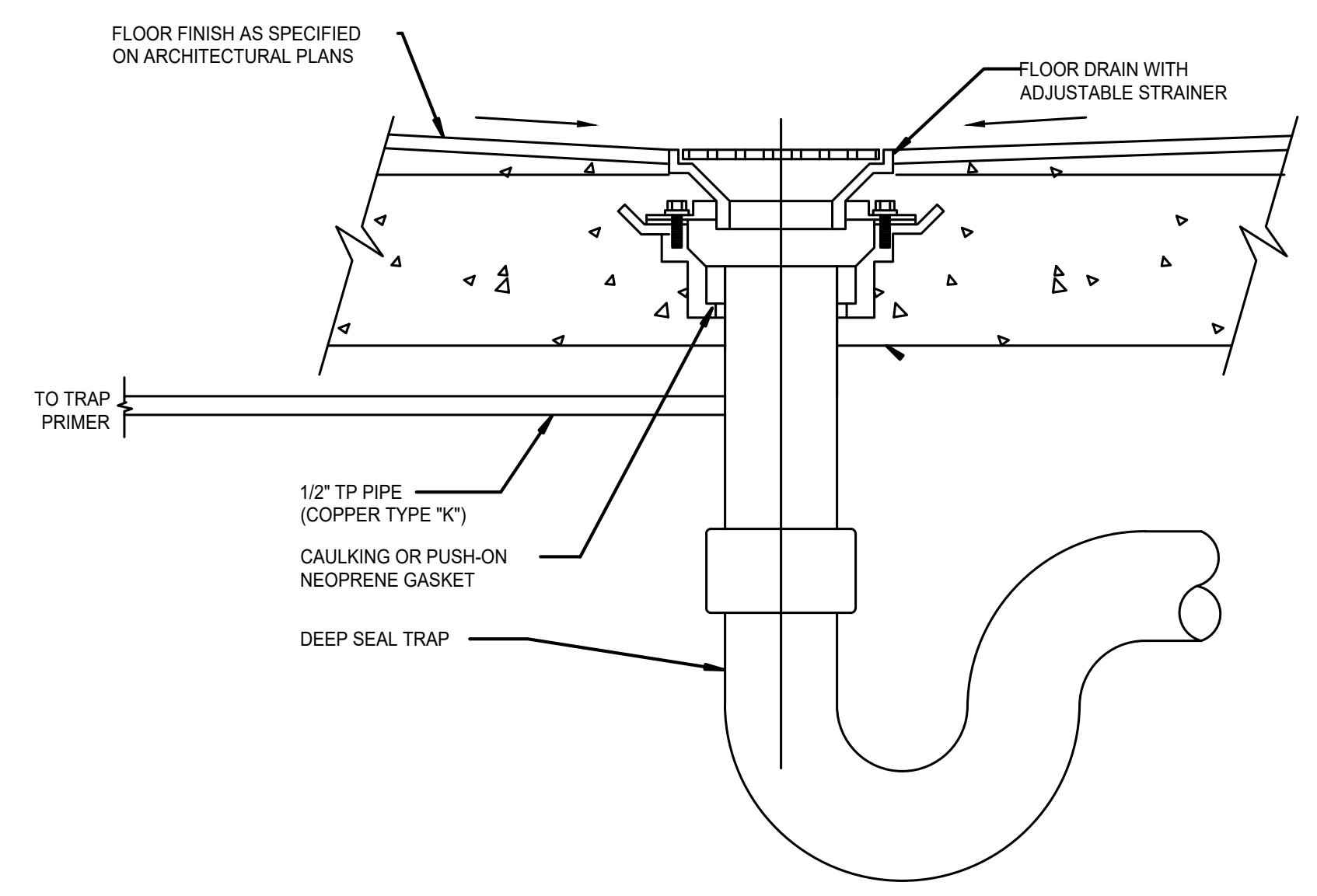
STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

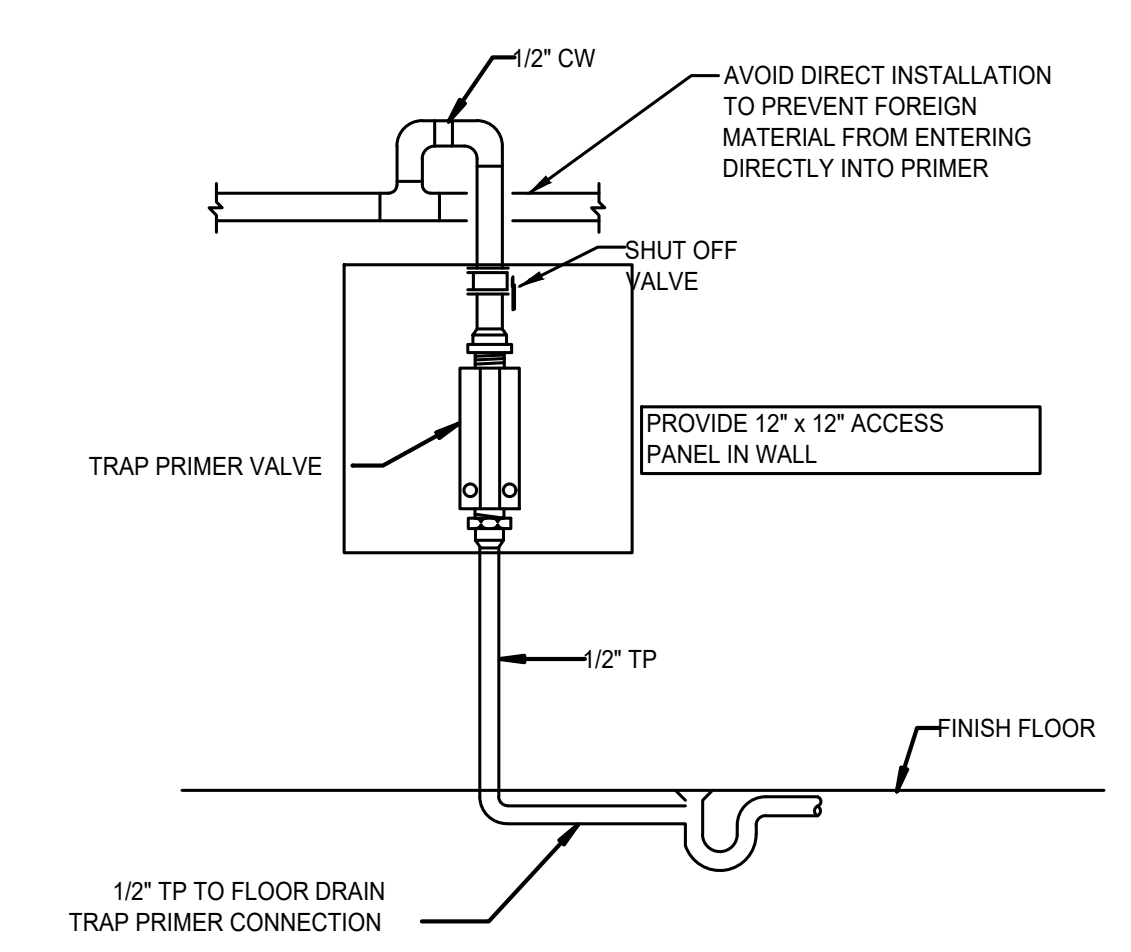
ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN



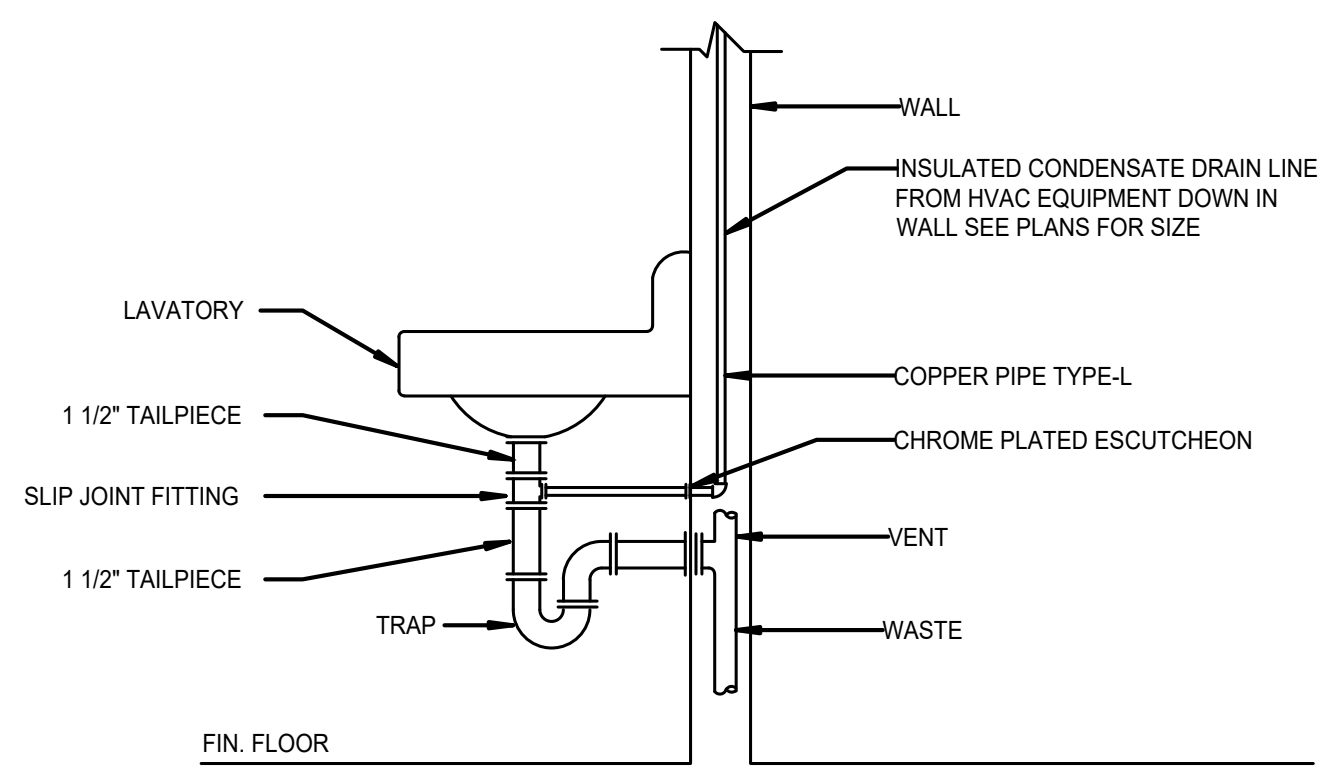
OVERFLOW STORM DRAIN DOWNSPOUT DETAIL (7)
NOT TO SCALE



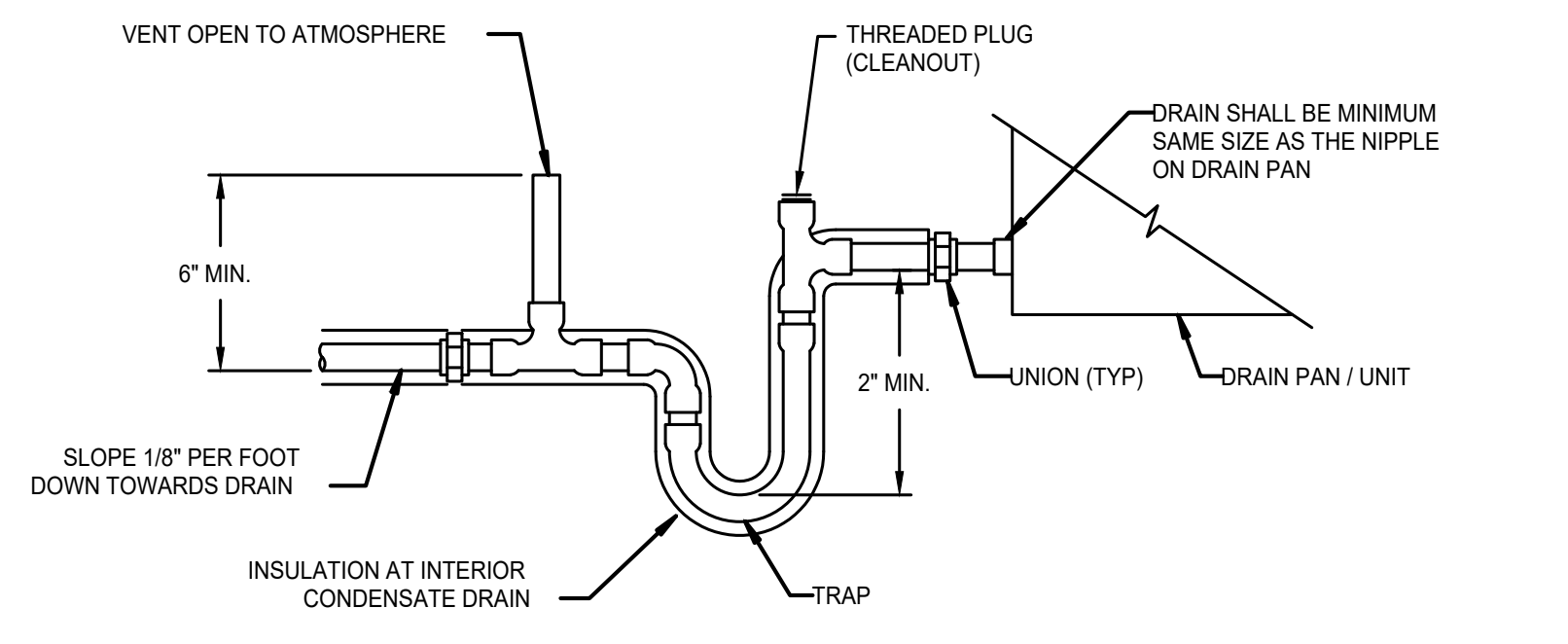
FLOOR DRAIN WITH TRAP PRIMER DETAIL (4)
NOT TO SCALE



TRAP PRIMER DETAIL (1)
NOT TO SCALE



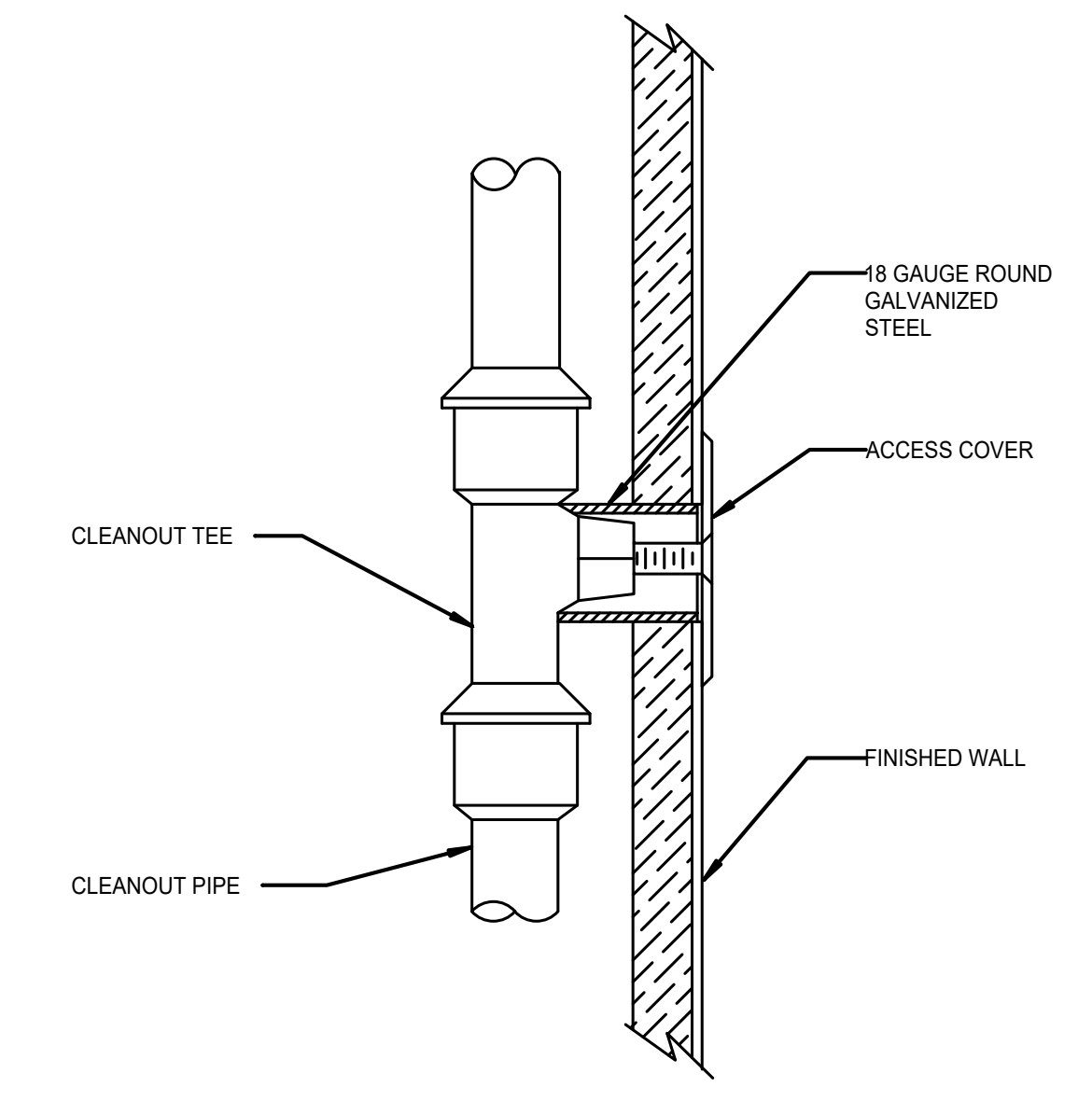
CONDENSATE DRAIN TO LAVATORY TAILPIECE DETAIL (8)
NOT TO SCALE



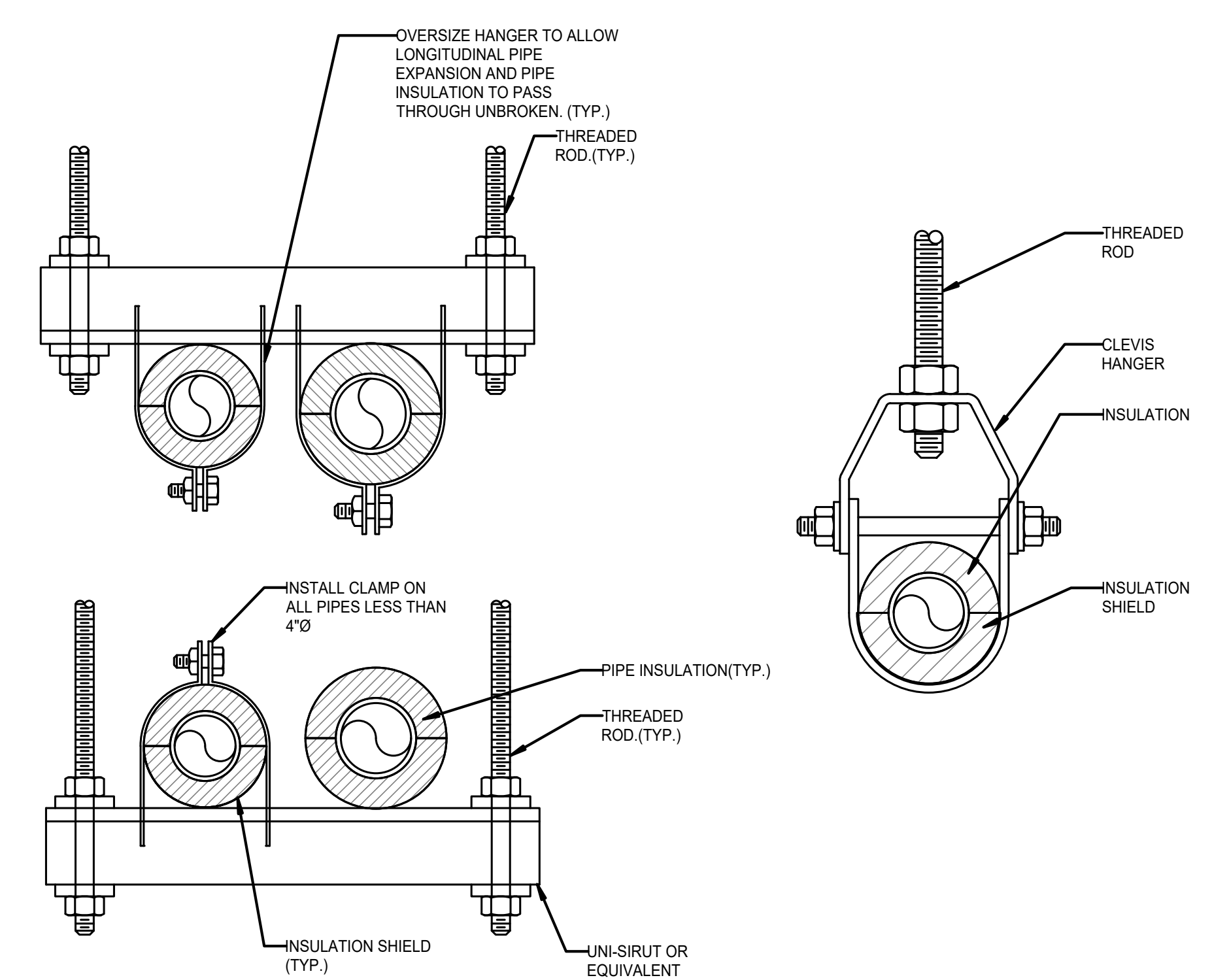
DRAIN LINE SHALL BE SIZED AS FOLLOWS: *	
0-20 TONS	3/4"
21-40 TONS	1"
41-90 TONS	1-1/2"

* BUT NOT LESS THAN FULL SIZE EQUIP. CONN.

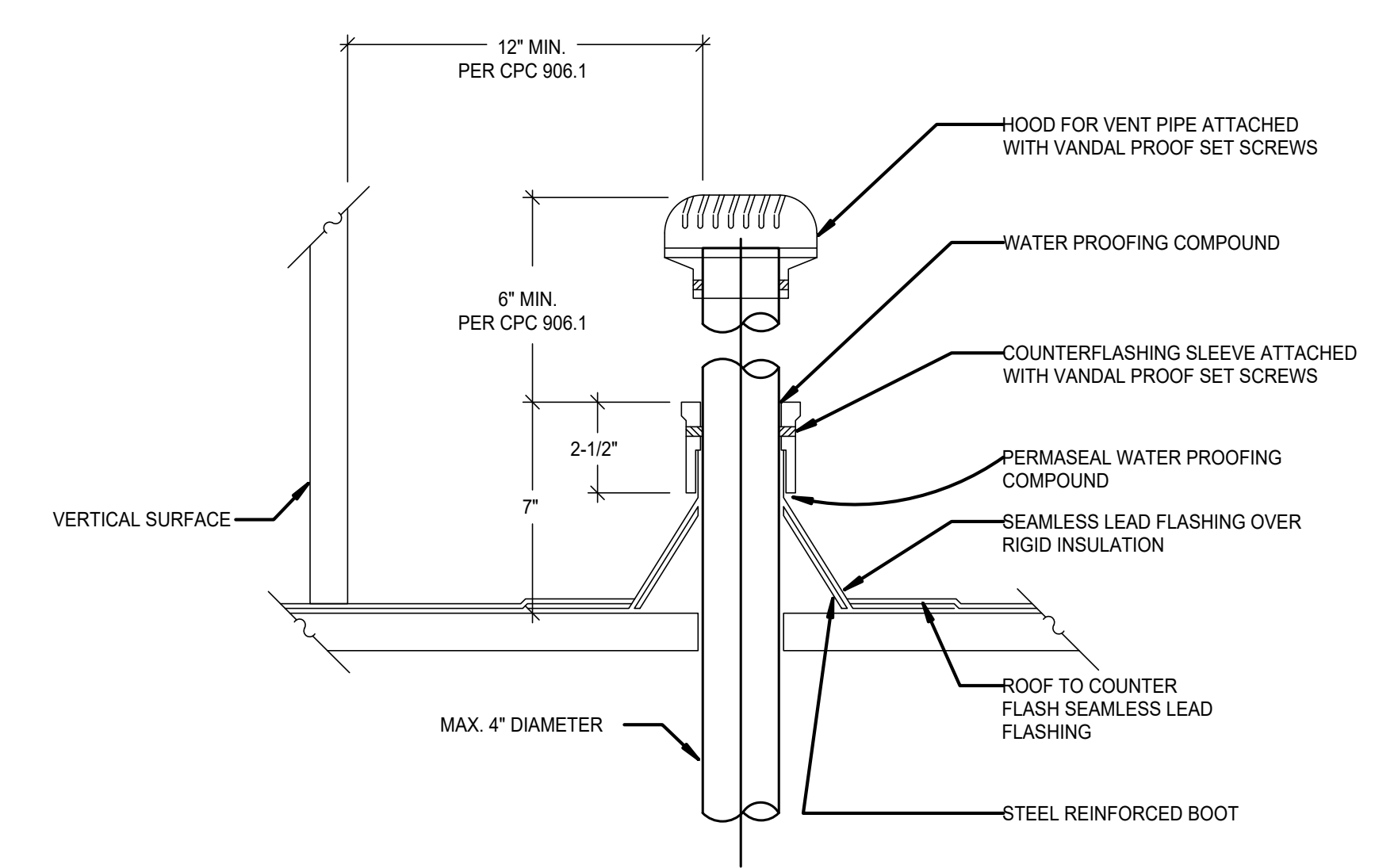
CONDENSATE DRAIN DETAIL (5)
NOT TO SCALE



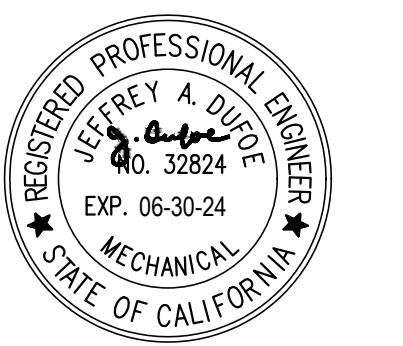
WALL CLEANOUT DETAIL (2)
NOT TO SCALE



PIPE SUPPORT DETAIL (6)
NOT TO SCALE



VENT THRU ROOF DETAIL (3)
NOT TO SCALE



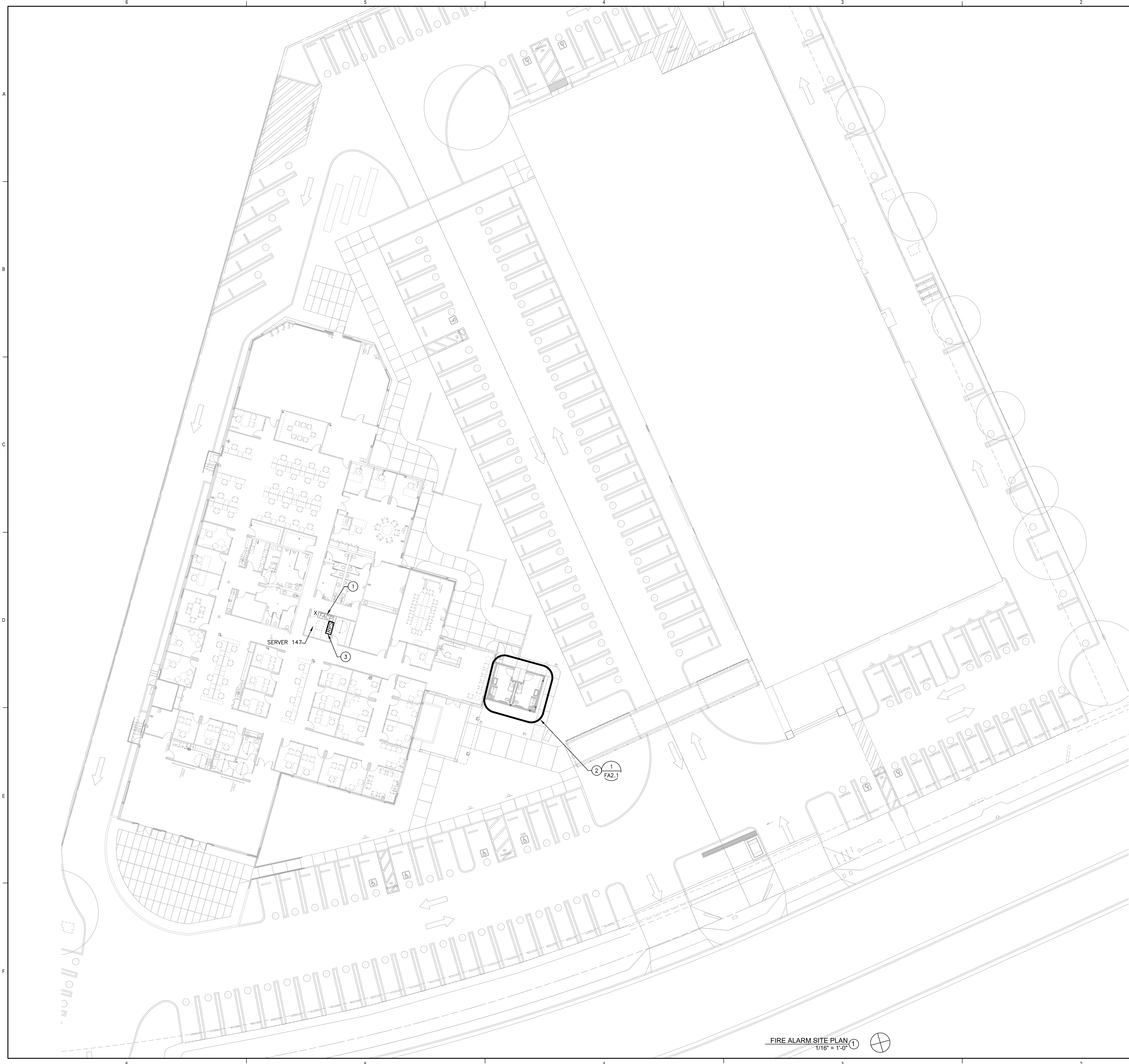
REVISIONS

Number	Description	Date
00	RESUBMITTAL 2 SET	07/05/2022

Issue Date: 11/17/21
Scale: AS NOTED
SRA Project Number: 2047

PLUMBING DETAILS

P501



GENERAL NOTES

A. CONTRACTOR SHALL FIELD VERIFY EXISTING CONDITIONS AND COORDINATE WITH ALL OTHER TRADES. IN CASE OF DISCREPANCIES OR ANY POTENTIAL CONFLICTS, INFORM THE ARCHITECT AND ENGINEER IN WRITING PRIOR TO START OF WORK.

KEY NOTES

- ① EXISTING FIRE ALARM CONTROL PANEL.
- ② AREA OF SCOPE WORK.
- ③ PROVIDE NEW REMOTE POWER SUPPLY FOR DEVICES IN THE NEW RESTROOM. INTERCEPT AND CONNECT TO EXISTING 120V CIRCUIT THAT BEING CONNECTING TO THE EXISTING MAIN FACP. FIELD VERIFY MOUNTING LOCATION IN THE SAME ROOM WITH EXISTING FACP.

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(658) 537-3000
www.jfsd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

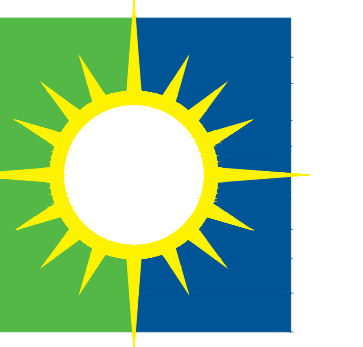
ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.6153

CIVIL ENGINEER:
NASLAND ENGINEERING

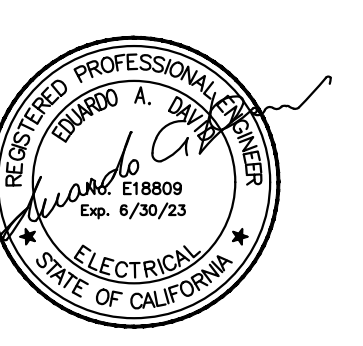
STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS O'BRIEN



SALAS O'BRIEN
(except a difference)
ED - NP
3220 EXECUTIVE RIDGE
SUITE 210
VISTA, CA 92081
TEL: (760) 560-0100
#211165
www.salasobrien.com 03-23-22
E-Mail admin@tsqeng.com



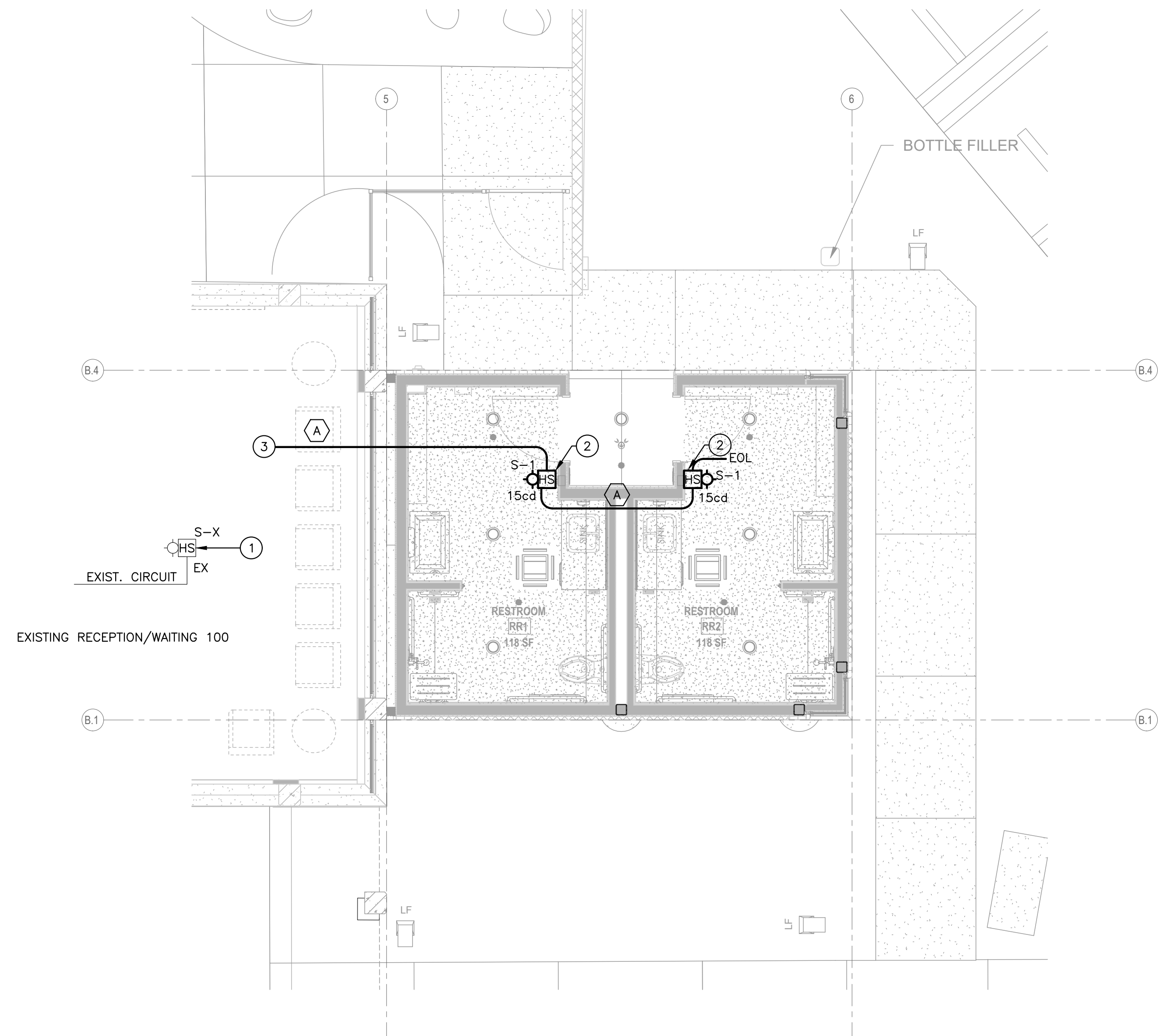
REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 10/11/21 Scale: AS NOTED
SRA Project Number: 2047

FIRE ALARM SITE PLAN

FA1.1



GENERAL NOTES

- A. CONTRACTOR SHALL FIELD VERIFY EXISTING CONDITIONS AND COORDINATE WITH ALL OTHER TRADES. IN CASE OF DISCREPANCIES OR ANY POTENTIAL CONFLICTS, INFORM THE ARCHITECT AND ENGINEER IN WRITING PRIOR TO START OF WORK.
- B. CONTRACTOR SHALL VERIFY EXACT QUANTITIES, LOCATIONS AND HEIGHTS OF ALL FIXTURES WITH TENANT AND ARCHITECT PRIOR TO START OF WORK.

KEY NOTES

- 1. EXISTING FIRE ALARM TO REMAIN.
- 2. PROVIDE NEW HORN/STROBE AND CONNECT TO NEW REMOTE POWER SUPPLY.
- 3. ROUTE TO NEW REMOTE POWER SUPPLY LOCATE IN SERVER ROOM 147. SEE SHEET FA-1 FOR LOCATION.

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER:
JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(658) 537-3000
www.jfssd.org

PROJECT TEAM

(REFER TO COVER SHEET FOR CONTACT INFORMATION)

ARCHITECT
Safdie Rabines Architects
925 Fort Stockton Drive
San Diego, CA 92103
PH: 619.297.6153

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS O'BRIEN



SALAS O'BRIEN
... expect a difference ...

ED NP

3220 EXECUTIVE RIDGE
SUITE 210
VISTA, CA 92081
TEL: (760) 560-0100
#21165 03-23-22
www.salasobrien.com
E-Mail: admin@tsqeng.com



REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 10/11/21 Scale: AS NOTED
SRA Project Number: 2047

FIRE ALARM FLOOR PLAN

FA2.1

Secondary Power Source Requirements							
Device Type	Qty	Standby Current (amps)			Secondary Alarm Current (amps)		
		Current Draw	Total		Qty	Current Draw	Total
Main Circuit Board	47k	1 X 0.1390	= 0.1390	1 X 0.1570	= 0.1570		
Choose EOL (used)							
Main Circuit Board with ZNAC-PS Class A card	0 X	0.1350	= 0.0000	0 X	0.1420	= 0.0000	
NAC / Output # 1	1 X	0.1580	= 0.1580	1 X	0.1580	= 0.1580	
NAC / Output # 2	0 X	0.0000	= 0.0000	0 X	0.0000	= 0.0000	
NAC / Output # 3	0 X	0.0000	= 0.0000	0 X	0.0000	= 0.0000	
NAC / Output # 4	0 X	0.0000	= 0.0000	0 X	0.0000	= 0.0000	
NAC / Output # 5	0 X	0.0000	= 0.0000	0 X	0.0000	= 0.0000	
Total Standby Load			0.2970			Total Alarm Load	0.3150

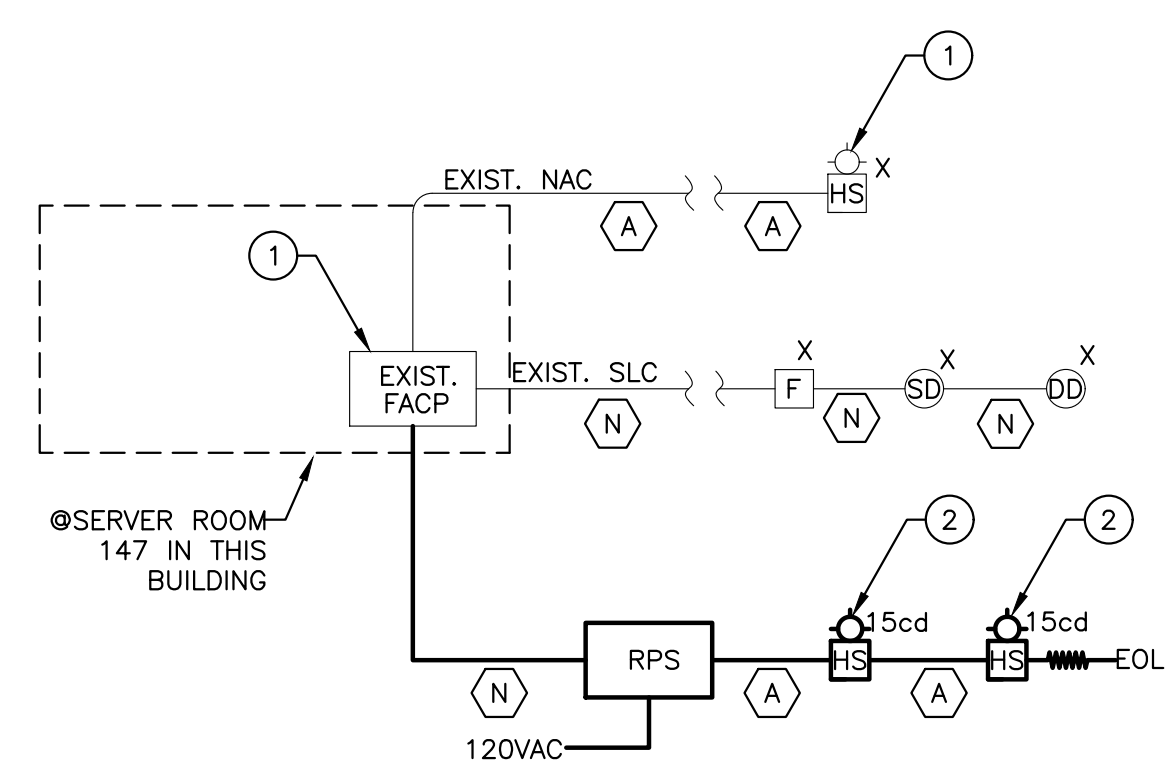
Calculation in Total Sheet						
Standby Load Current (Amps)	0.2970 Amps	Required Standby Time in Hours			Required Alarm Time in Hours	
		X	24	=	X	0.084
Alarm Load Current (Amps)	0.3150 Amps	X	0.084	=	0.026 AH	
					Total Current Load	7.15 AH
*Multiply by the Derating Factor					x 1.20	
					Total Ampere Hours Required	8.59 AH

Recommended Batteries: BAT-12180 - 18AH Batteries

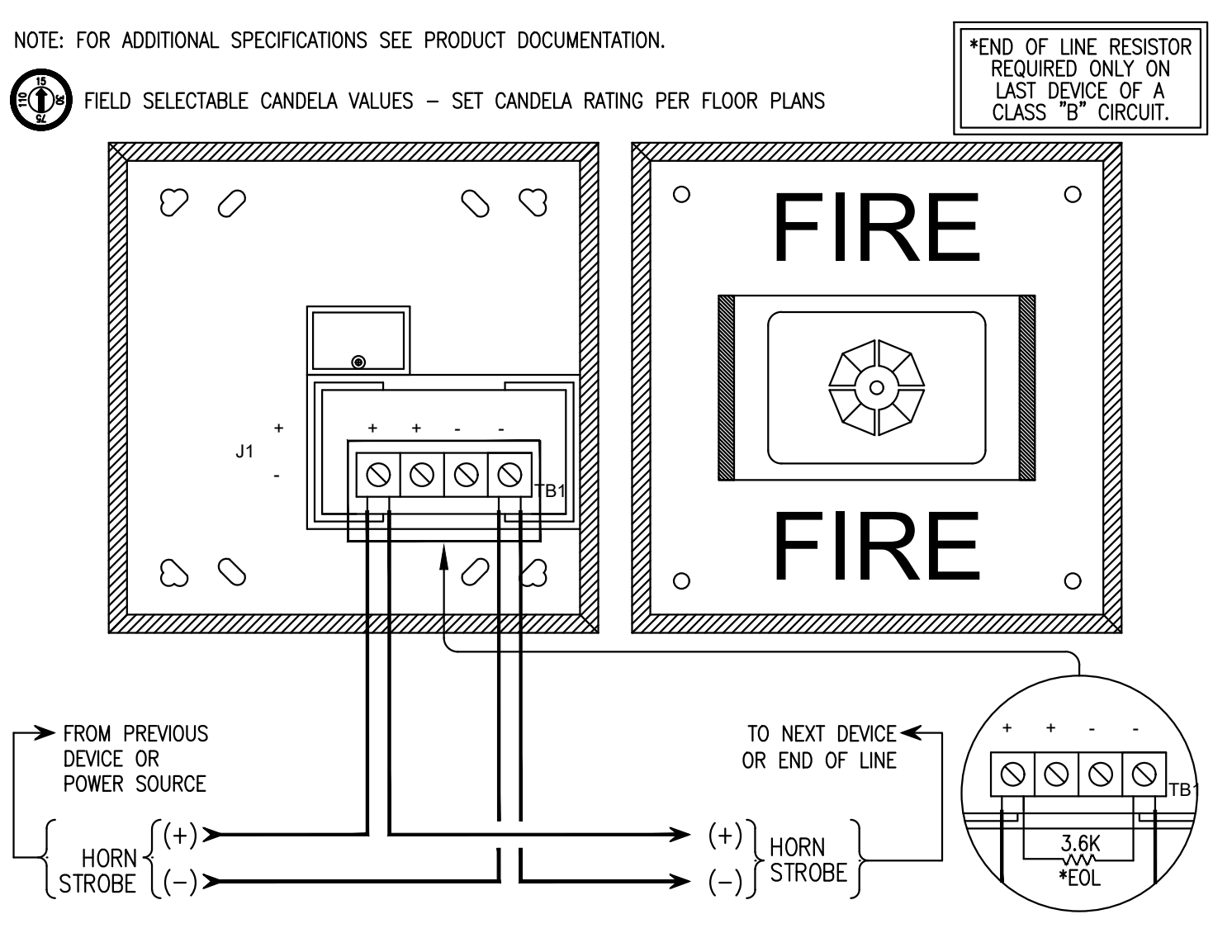
* Derating Factor required to compensate for the non-linear discharge characteristic of a battery.

NAC / Output # 1						
Device	Qty	Non-Alarm Draw		Alarm Draw		Total
HORN/STROBE 15cd	2 X	0.0790000	= 0.158000	2 X	0.0790000	= 0.158000
	0 X	0.0000000	= 0.000000	0 X	0.0000000	= 0.000000
	0 X	0.0000000	= 0.000000	0 X	0.0000000	= 0.000000
	0 X	0.0000000	= 0.000000	0 X	0.0000000	= 0.000000
	0 X	0.0000000	= 0.000000	0 X	0.0000000	= 0.000000
	0 X	0.0000000	= 0.000000	0 X	0.0000000	= 0.000000
	0 X	0.0000000	= 0.000000	0 X	0.0000000	= 0.000000
	0 X	0.0000000	= 0.000000	0 X	0.0000000	= 0.000000
	0 X	0.0000000	= 0.000000	0 X	0.0000000	= 0.000000
	0 X	0.0000000	= 0.000000	0 X	0.0000000	= 0.000000
Total Standby Load			0.158000		Total Alarm Load	0.158000

CIRCUIT NUMBER	DEVICE LOAD IN AMPS IHS 15 CD	DEVICE LOAD IN AMPS IHS 30 CD	DEVICE LOAD IN AMPS IHS 75 CD	TOTAL DEVICE LOAD IN AMPS IHS 110 CD	CONDUCTOR AREA IN CIRCULAR MILLS	SEGMENT LENGTH IN FEET	VOLTAGE LOSS IN VOLT	LINE LOSS IN %		
									24 VOLTS	
EXISTING NOTIFICATION CKT	S	2	0.079	0.143	0.178	0.158	4110	150	0.091	0.381%



SYMBOL	WIRE SIZE	MANUFACTURER	MODEL NO.	DESCRIPTION
(A)	(2)#14	WEST PENN	975	BLACK/RED (HORN/STROBE SIGNAL)
(N)	(4)#18	WEST PENN	THHN	ORANGE/BLUE (SLC CIRCUIT)



FIRE ALARM RISER DIAGRAM 2

VOLTAGE DROP CALCULATION 4

HORN/STROBE WIRING DETAIL 5

FIRE PROTECTION SPECIFICATIONS

PART 1.0 GENERAL

1.1 DESCRIPTION:

A. THESE PLANS ARE DIAGRAMMATIC IN NATURE AND ARE INTENDED TO ESTABLISH SIZE, GENERAL ROUTING AND LOCATION, AND PERFORMANCE AND ARE NOT INTENDED TO SHOW ALL POSSIBLE CONDITIONS... B. THIS PROJECT IS A TENANT IMPROVEMENT OF AN EXISTING BASE BUILDING SHELL SYSTEM...

C. BECAUSE THIS PROJECT IS AN ADAPTATION TO AND PARTIAL RENOVATION OF AN EXISTING SYSTEM, UNKNOWN CIRCUMSTANCES AND INTERFERENCES MAY OCCUR... D. EXISTING WORK (PIPING, DEVICES AND EQUIPMENT) IS SHOWN DASHED...

E. REFER TO ARCHITECTURAL FLOOR PLANS AND REFLECTED CEILING PLANS TO COORDINATE SHEET WITH LAYOUT OF WALLS AND INTERFERENCES... F. DUE TO THE FACT THAT AREAS ADJACENT TO THIS WORK AREA WILL CONTINUE TO OPERATE...

G. CONTRACTOR SHALL COORDINATE ALL WORK REQUIRED FOR UTILITY SERVICE CONNECTIONS (ELECTRICITY, DOMESTIC WATER, SEWER, FIRE PROTECTION WATER, GAS) TO THE BUILDING... H. ALL WORK SHALL BE DONE IN CONFORMANCE WITH THESE SPECIFICATIONS AND LOCAL CODES AND ORDINANCES...

1.2 CODES AND REGULATIONS: A. ALL SYSTEMS SHALL BE INSTALLED IN ACCORDANCE WITH THE LOCALLY ADOPTED BUILDING CODES, MECHANICAL CODES, ENERGY CODES, PLUMBING AND GAS CODES, AND NFPA (LATEST EDITIONS)...

1.3 SHOP DRAWINGS: A. CONTRACTOR SHALL SUBMIT AN ELECTRONIC COPY AND ONE (1) HARD COPY OF DESCRIPTIVE CATALOGUE DATA FOR ALL NEW EQUIPMENT AND APPURTENANCES TO BE USED ON THIS PROJECT...

B. ALL SUBMITTAL DATA SHALL BE IN ELECTRONIC (.PDF) FORMAT AND ONE (1) HARD COPY FORMAT ON 8-1/2"x11" AND SHALL BE BOUND TOGETHER IN A BINDER OR UNDER A REPORT COVER... C. ILLEGIBLE SUBMITTALS AND INCOMPLETE SUBMITTALS (LACKING EQUIPMENT DESIGNATIONS, PERFORMANCE DATA, DIMENSIONAL DATA, OR INDICATION OF OPTIONAL FEATURES) MAY BE SUMMARILY REJECTED WITHOUT REVIEW...

D. THE CONTRACTOR SHALL PREPARE "AS BUILT" DRAWINGS NEATLY AND CLEARLY INDICATING ALL DESIGN REVISIONS AND THE ACTUAL INSTALLED CONDITIONS OF ALL FIRE PROTECTION SYSTEMS... E. THE CONTRACTOR SHALL SUBMIT 3 TO 5 COPIES TO THE ARCHITECT/ENGINEER FOR REVIEW AND COMMENT...

1.4 ELECTRONIC COPIES OF ENGINEERING DESIGN FILES: A. SUBJECT TO THE APPROVAL OF THE ARCHITECT AND OWNER, THE CONTRACTOR MAY OBTAIN COPIES OF THE ENGINEER'S ELECTRONIC DRAWING FILES... B. THE CONTRACTOR MUST OBTAIN WRITTEN (EMAIL) PERMISSION AND REQUEST THESE FILES THROUGH PROPER PROJECT CHANNELS...

PART 2.0 PRODUCTS 2.1 DESCRIPTION: A. ALL MATERIALS AND EQUIPMENT SHALL BE NEW EXCEPT THOSE EXISTING ITEMS INDICATED TO BE RE-USED... B. THE PRODUCTS OF PARTICULAR MANUFACTURERS HAVE BEEN USED AS THE BASIS OF DESIGN... C. ALL CONSTRUCTION PRODUCTS INSTALLED WITHIN RETURN AIR PLENUMS SHALL BE PLENUM RATED MATERIALS WITH A MAXIMUM FLAME SPREAD/SMOKE DEVELOPED RATING OF 25/50...

2.2 EQUIPMENT:

A. FIRE PROTECTION EQUIPMENT SHALL BE AS INDICATED IN THE EQUIPMENT SCHEDULE. COORDINATE WITH ELECTRICAL BEFORE ORDERING EQUIPMENT REQUIRING ELECTRICAL CONNECTIONS... B. FIRE PROTECTION: A. PROVIDE FULL DESIGN/BUILD SERVICES TO INSTALL NEW FIRE SPRINKLER SYSTEM TO COVER ALL AREAS OF THE BUILDING PER NFPA 13...

B. UNLESS NOTED OTHERWISE, PROVIDE SEMI-RECESSED PENDANT TYPE SPRINKLERS IN LAY-IN TILE CEILING AREAS... C. THE PIPING SYSTEM SHALL BE COORDINATED WITH ALL OTHER NEW AND EXISTING TRADES (MECHANICAL, ELECTRICAL, TELE./DATA, ETC.) AND BUILDING COMPONENTS (ARCHITECTURAL AND STRUCTURAL) TO AVOID CONFLICTS WITH OTHER ELEMENTS...

D. ALL NEW WET SPRINKLER PIPING SHALL BE AS PER NFPA 13 EXCEPT THAT THE USE OF PLASTIC PIPING IS STRICTLY PROHIBITED... E. PROVIDE SPRINKLER SYSTEM FABRICATION DRAWINGS AND HYDRAULIC CALCULATIONS FOR PERMITTING SHOWING SPRINKLER LAYOUT, PIPING, AND OTHER COMPONENTS REQUIRING COORDINATION...

F. DUE TO THE FACT THAT AREAS ADJACENT TO THIS WORK AREA WILL CONTINUE TO OPERATE DURING THIS CONSTRUCTION PHASE, GREAT CARE MUST BE TAKEN TO MAINTAIN A CLEAN JOB SITE... G. CONTRACTOR SHALL COORDINATE ALL WORK REQUIRED FOR UTILITY SERVICE CONNECTIONS (ELECTRICITY, DOMESTIC WATER, SEWER, FIRE PROTECTION WATER, GAS) TO THE BUILDING...

1.3 SHOP DRAWINGS: A. INSTALL ALL EQUIPMENT AND MATERIALS IN ACCORDANCE WITH APPLICABLE CODES, NFPA, NEC, APPLICABLE INDUSTRY STANDARDS (SMACNA, ASME, ARI, AMCA, AGA, CISPI, ETC.)... B. ANY DAMAGE TO EXISTING STRUCTURE OR FINISHES RESULTING FROM THE INSTALLATION OF EQUIPMENT... C. CLEAN ALL EQUIPMENT AND TOUCH UP ANY MARS OR SCRATCHES BEFORE BENEFICIAL OCCUPANCY...

D. WHERE EXISTING EQUIPMENT IS TO BE RE-USED, CONTRACTOR SHALL CHECK THE EQUIPMENT FOR PROPER OPERATION UPON INITIAL JOB SITE MOBILIZATION AND PRIOR TO BEGINNING RELATED WORK... E. PRESSURE TEST ALL PIPING SYSTEMS FOR LEAKS PRIOR TO INSTALLATION OF INSULATION AND AFTER CLEANING, FLOSH, AND FILL TO 1.5 TIMES THE MAXIMUM SYSTEM OPERATING PRESSURE... F. FOR GROOVED END PIPING SYSTEMS, ALL GROOVED PRODUCTS UTILIZED SHALL BE SUPPLIED BY ONE MANUFACTURER...

G. PROVIDE FOR EACH PIECE OF EQUIPMENT A PERMANENT LABEL (METAL, BAKELITE, PLASTIC, OR EQUIVALENT) WITH THE EQUIPMENT NAME/TAG/MARK PERMANENTLY EMBOSSED INTO THE LABEL... H. ALL PIPING BELOW FLOOR SHALL HAVE A MINIMUM COVER OF 12" ; ALL PIPING BELOW GRADE SHALL HAVE A MINIMUM COVER OF 36" OR AS REQUIRED FOR INVERT ELEVATION OF CIVIL UTILITY CONNECTIONS...

I. ALL EXTERIOR UNINSULATED STEEL PIPING INSTALLED EXPOSED TO WEATHER OR UNDER COVERED, UNCONDITIONED AREAS SHALL BE PAINTED WITH A RUST RESISTANT PRIMER AND A WEATHER PROOF FINAL COAT... J. PROVIDE OPERATION & MAINTENANCE MANUAL FOR ALL NEW EQUIPMENT... 3.2 EQUIPMENT & MATERIALS INSTALLATION: A. FIRE PROTECTION EQUIPMENT AND FIXTURES SHALL BE AS INDICATED IN THE EQUIPMENT SCHEDULE...

B. SUPPORT ALL PIPING AND EQUIPMENT FROM STRUCTURE ABOVE OR FLOOR BELOW... C. INSULATION SHALL BE CONTINUOUS AT ALL WALL AND FLOOR PENETRATIONS AND AT HANGER SUPPORTS... D. PROVIDE SLEEVES, CLAMPS FOR PIPING AT ALL WALL AND FLOOR PENETRATIONS, AND FIRE PROOFING AT ALL RATED WALL AND FLOOR PENETRATIONS... E. RELOCATE ANY EXISTING EQUIPMENT AND LOCATE NEW EQUIPMENT AWAY FROM WALLS TO STRUCTURE AND RATED WALLS...

F. INSTALL ALL PIPING ABOVE CEILING AS HIGH AS POSSIBLE, WITH SLOPED PIPING AS HIGH AS SLOPE WILL ALLOW... 1. COORDINATE ALL WORK WITH ARCHITECTURAL, STRUCTURAL, AND ELECTRICAL TRADES... 2. PROVIDE ACCESS PANELS WHERE REQUIRED FOR VALVES, TESTS, DRAINS, ETC... 3. ALL PIPING SHALL BE SLOPED AS PER SPECS... 4. PROVIDE PORTABLE FIRE EXTINGUISHERS, QUANTITY AND SPACING IN ACCORDANCE WITH NFPA 10 AND FIRE MARSHAL'S PREFERENCE...

5. ALL SPRINKLER PIPING AND SUPPLY PIPING MUST BE MOUNTED AS COORDINATED WITH MECHANICAL AND ELECTRICAL DISCIPLINES... 6. SEAL ALL THROUGH PENETRATIONS WITH A METHOD APPROVED BY BUILDING OFFICIAL... 7. CONTRACTOR MUST VISIT THE BUILDING SITE, DETERMINE THE EXISTING CONDITIONS, AND MAKE ALLOWANCES FOR SUCH IN BID... 8. ALL NEW PIPING MUST BE COORDINATED WITH ALL OTHER TRADES TO AVOID DUCTWORK, LIGHTING, ETC...

9. NOTE CAREFULLY THAT THE FIRE PROTECTION DRAWINGS ARE INTENDED TO INDICATE ONLY DIAGRAMMATICALLY... 10. ALL SPRINKLER DEFLECTOR DISTANCE REQUIREMENTS SHALL BE IN ACCORDANCE TO THE STANDARDS OUTLINED IN NFPA 13... 11. WHERE SURFACE MOUNTED LIGHT FIXTURES DESTRICT THE DISCHARGE PATTERN OF SPRINKLERS, THE DEFLECTORS SHALL BE MOUNTED BELOW THE BOTTOM OF THE LIGHT FIXTURES NOT TO EXCEED 12" BELOW ASSOCIATED CEILING...

12. SUCCESSFUL BIDDER SHALL REVIEW COMPONENTS OF SPRINKLER SYSTEM WITH ENGINEER PRIOR TO AWARD OF CONTRACT... 13. ALL SYSTEMS MUST BE DRAINABLE THROUGH VALVES LOCATED AT 5' TO 7' A.F.F. DISCHARGED OUTSIDE ON GRADE AT 12" A.F.G... 14. CONTRACTOR TO BE RESPONSIBLE FOR REPAIRING OR REPLACING ITEMS DAMAGED DURING CONSTRUCTIONS... 15. ALL SYSTEMS TO BE LEFT IN SERVICE PRIOR TO THE END OF EACH WORKDAY...

ROOMS OR COMPUTER EQUIPMENT ROOMS, UNLESS SPECIFICALLY SERVING THAT AREA ALONE... 16. SPRINKLER PIPE SHALL BE PER NFPA STANDARDS... 17. SHOP TO SPRINKLERS FROM OVERHEAD BRANCHLINES TO BE 1" UNO... 18. DROPS TO SPRINKLERS FROM OVERHEAD BRANCHLINES TO BE 1" UNO... 19. CONSTRUCTION IS NONCOMBUSTIBLE OBSTRUCTED CONSTRUCTION SPRINKLERS TO BE INSTALLED 1' BELOW BEAMS, NO MORE THAN 22" BELOW DECK... 20. ALL COUPLINGS TO BE RIGID TYPE UNO...

LEGEND table with columns SYMBOL and DESCRIPTION. Symbols include extended crossmain, branchline, valve, hydraulic calculation reference number, flexible coupling, hanger, reentrant, zone of influence, longitudinal brace, lateral brace, and 4 way brace.

AUTOMATIC FIRE SPRINKLER LEGEND table with columns SYMBOL, MANUFACTURER, TYPE, TEMP, ORIFICE, K-FACTOR, MIN. PSI, FINISH, and ESC. Includes entries for VIKING MICROFAST HP and UPRIGHT/PEND.

Hydrant Flow Request FORM DS-160. Includes SD logo, City of San Diego Development Services, and contact information for Salas Obrien.

Fill out the information below completely for all sprinkler system flow requests... Please print or type legibly.

Company Requesting Hydrant Flow: Salas Obrien. Telephone No: 678-378-7063. Fax No: . E-mail Address: Tim.Campbell@salasobrien.com. Location of Hydrants: 8788 Balboa Ave.

Facility Sequence Number (FSN): 529401. Static: 75.37 PSI. Elevation: 424 FEET. Pitot: PSI. Residual: 65.0232 PSI. Date: 3/9/2022. Flow: 1258.8305 GPM.

Researched in database by: Adrian Silva. The information provided above is based upon a water model. It is the contractor's responsibility to confirm the available static pressure at the system point of connection.



- 1. COORDINATE ALL WORK WITH ARCHITECTURAL, STRUCTURAL, AND ELECTRICAL TRADES. PIPE ROUTING SHOWN IS DIAGRAMMATIC... 2. PROVIDE ACCESS PANELS WHERE REQUIRED FOR VALVES, TESTS, DRAINS, ETC... 3. ALL PIPING SHALL BE SLOPED AS PER SPECS... 4. PROVIDE PORTABLE FIRE EXTINGUISHERS... 5. ALL SPRINKLER PIPING AND SUPPLY PIPING MUST BE MOUNTED AS COORDINATED WITH MECHANICAL AND ELECTRICAL DISCIPLINES... 6. SEAL ALL THROUGH PENETRATIONS WITH A METHOD APPROVED BY BUILDING OFFICIAL... 7. CONTRACTOR MUST VISIT THE BUILDING SITE, DETERMINE THE EXISTING CONDITIONS, AND MAKE ALLOWANCES FOR SUCH IN BID... 8. ALL NEW PIPING MUST BE COORDINATED WITH ALL OTHER TRADES TO AVOID DUCTWORK, LIGHTING, ETC... 9. NOTE CAREFULLY THAT THE FIRE PROTECTION DRAWINGS ARE INTENDED TO INDICATE ONLY DIAGRAMMATICALLY... 10. ALL SPRINKLER DEFLECTOR DISTANCE REQUIREMENTS SHALL BE IN ACCORDANCE TO THE STANDARDS OUTLINED IN NFPA 13... 11. WHERE SURFACE MOUNTED LIGHT FIXTURES DESTRICT THE DISCHARGE PATTERN OF SPRINKLERS, THE DEFLECTORS SHALL BE MOUNTED BELOW THE BOTTOM OF THE LIGHT FIXTURES NOT TO EXCEED 12" BELOW ASSOCIATED CEILING... 12. SUCCESSFUL BIDDER SHALL REVIEW COMPONENTS OF SPRINKLER SYSTEM WITH ENGINEER PRIOR TO AWARD OF CONTRACT... 13. ALL SYSTEMS MUST BE DRAINABLE THROUGH VALVES LOCATED AT 5' TO 7' A.F.F. DISCHARGED OUTSIDE ON GRADE AT 12" A.F.G... 14. CONTRACTOR TO BE RESPONSIBLE FOR REPAIRING OR REPLACING ITEMS DAMAGED DURING CONSTRUCTIONS... 15. ALL SYSTEMS TO BE LEFT IN SERVICE PRIOR TO THE END OF EACH WORKDAY... 16. SPRINKLER PIPE SHALL BE PER NFPA STANDARDS... 17. SHOP TO SPRINKLERS FROM OVERHEAD BRANCHLINES TO BE 1" UNO... 18. DROPS TO SPRINKLERS FROM OVERHEAD BRANCHLINES TO BE 1" UNO... 19. CONSTRUCTION IS NONCOMBUSTIBLE OBSTRUCTED CONSTRUCTION SPRINKLERS TO BE INSTALLED 1' BELOW BEAMS, NO MORE THAN 22" BELOW DECK... 20. ALL COUPLINGS TO BE RIGID TYPE UNO...

JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER: JEWISH FAMILY SERVICE OF SAN DIEGO 8804 BALBOA AVENUE SAN DIEGO, CA 92123 (658) 537-3000 www.jfsd.org

PROJECT TEAM (REFER TO COVER SHEET FOR CONTACT INFORMATION)

ARCHITECT: Safdie Rabines Architects

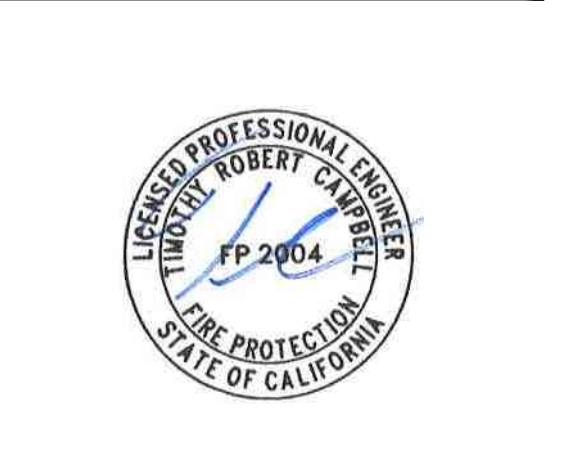
CIVIL ENGINEER: NASLAND ENGINEERING

STRUCTURAL ENGINEER: IMEG CORP

MECHANICAL & PLUMBING ENGINEER: DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER: SALAS OBRIN

SALAS OBRIN logo and contact information: 3220 EXECUTIVE RIDGE SUITE 210 VISTA, CA 92081 TEL: (760) 560-0100 #21165 www.salasobrien.com 03-23-22 E-Mail admin@tseng.com

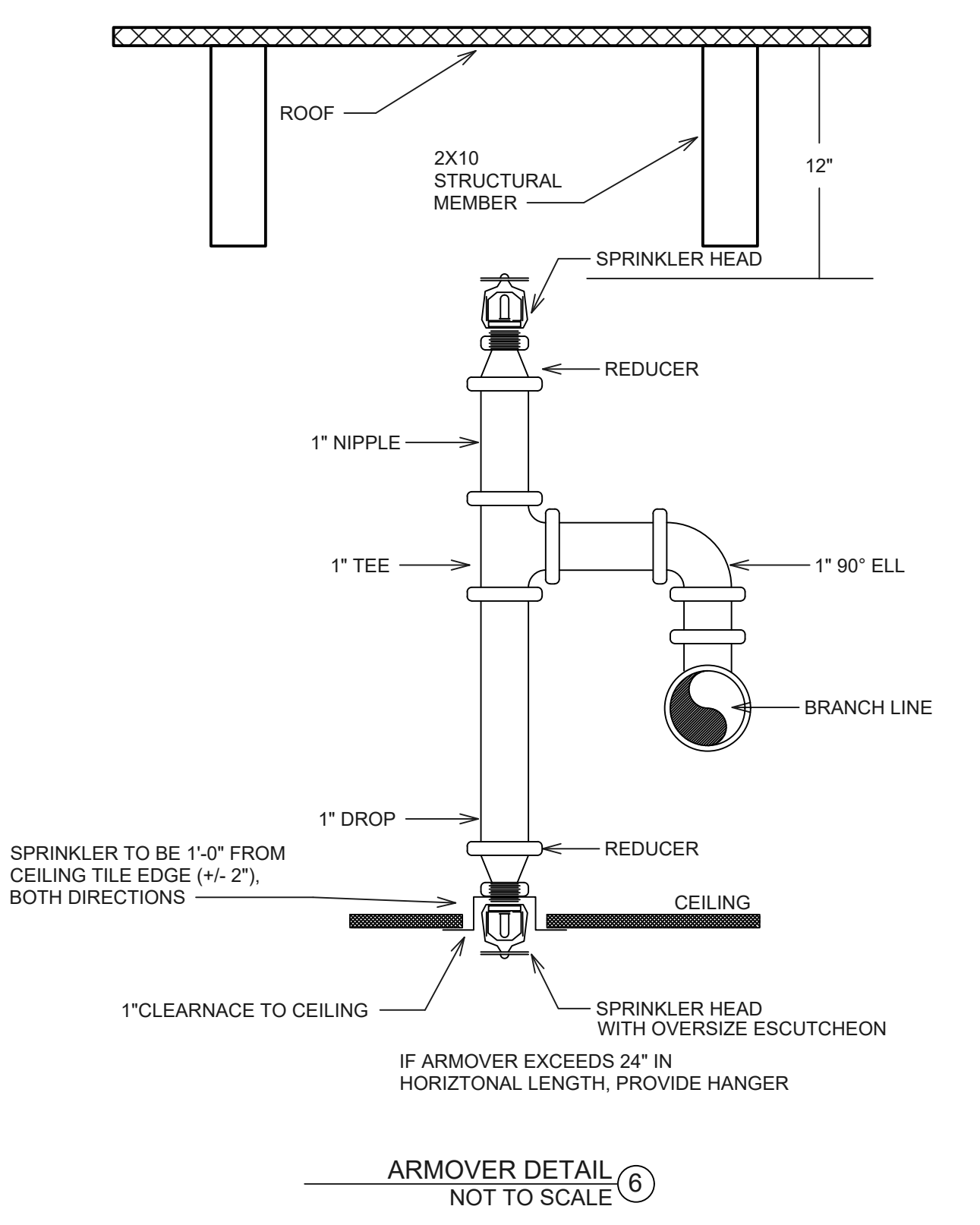
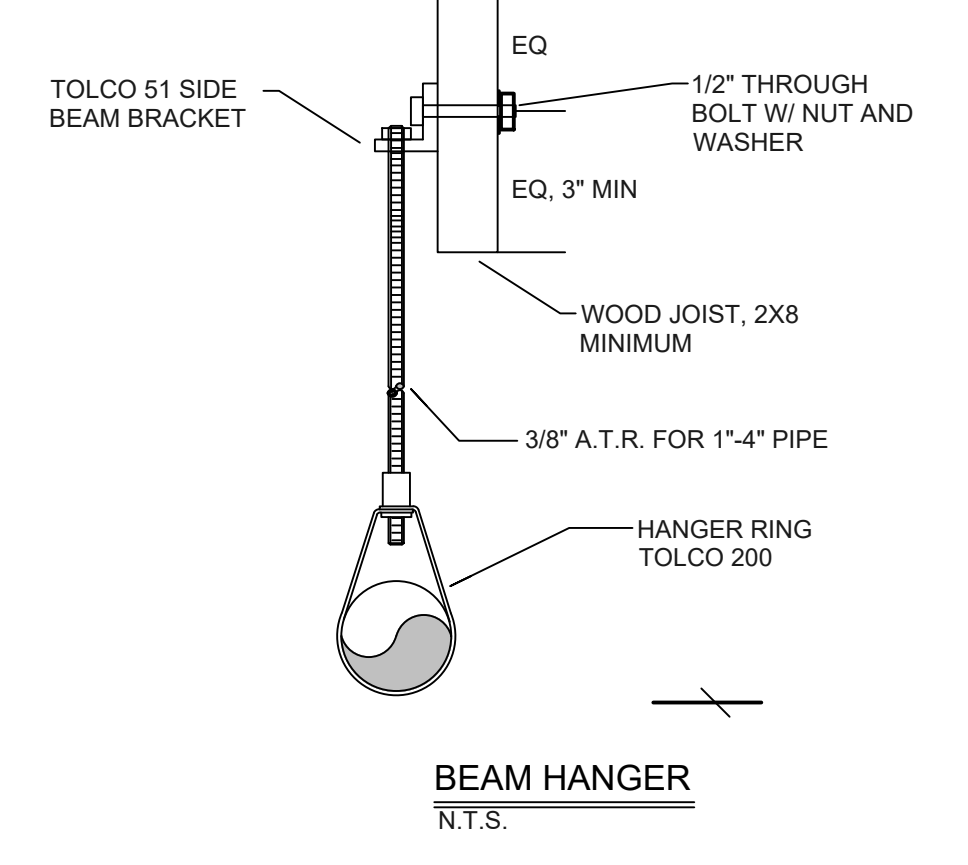
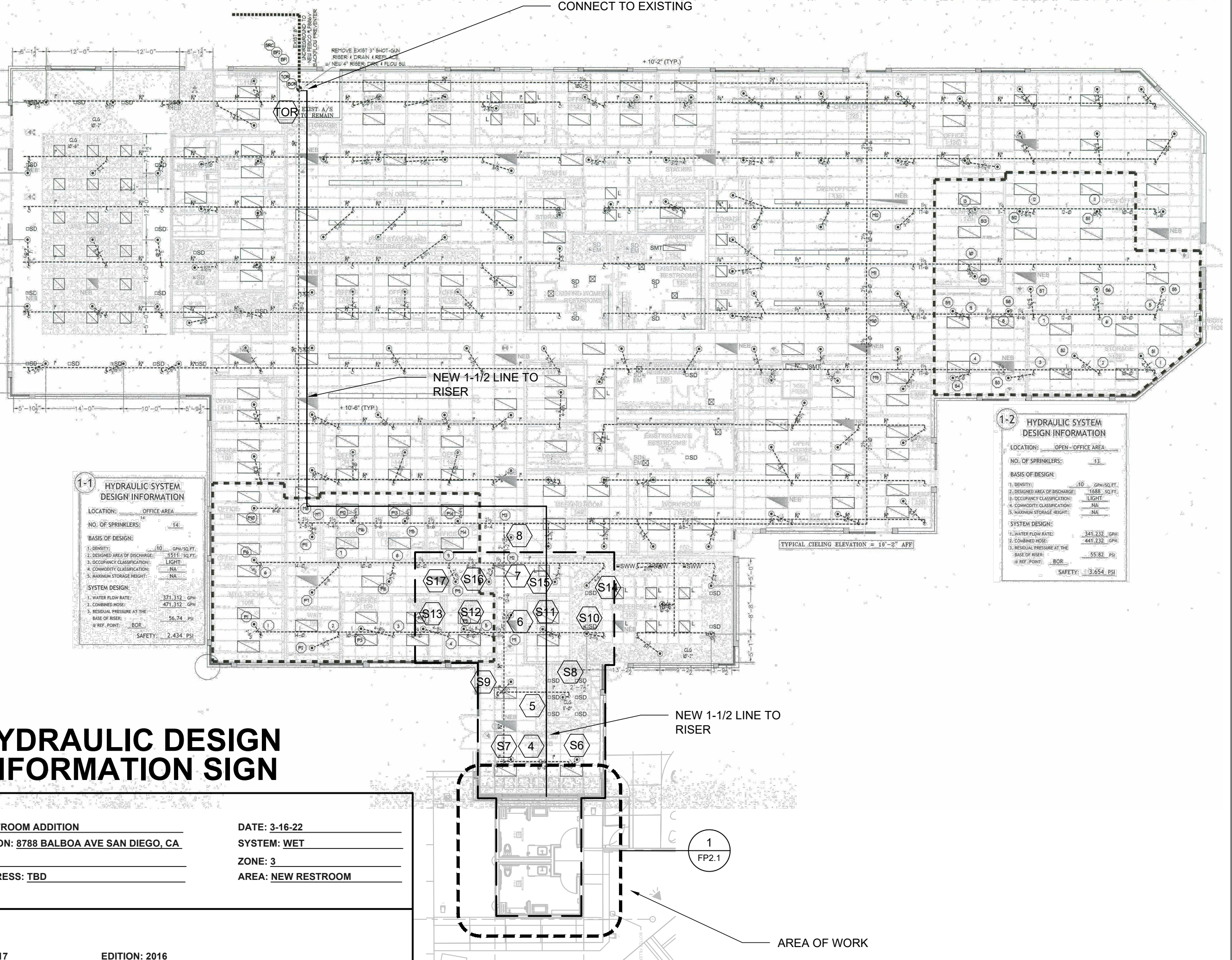
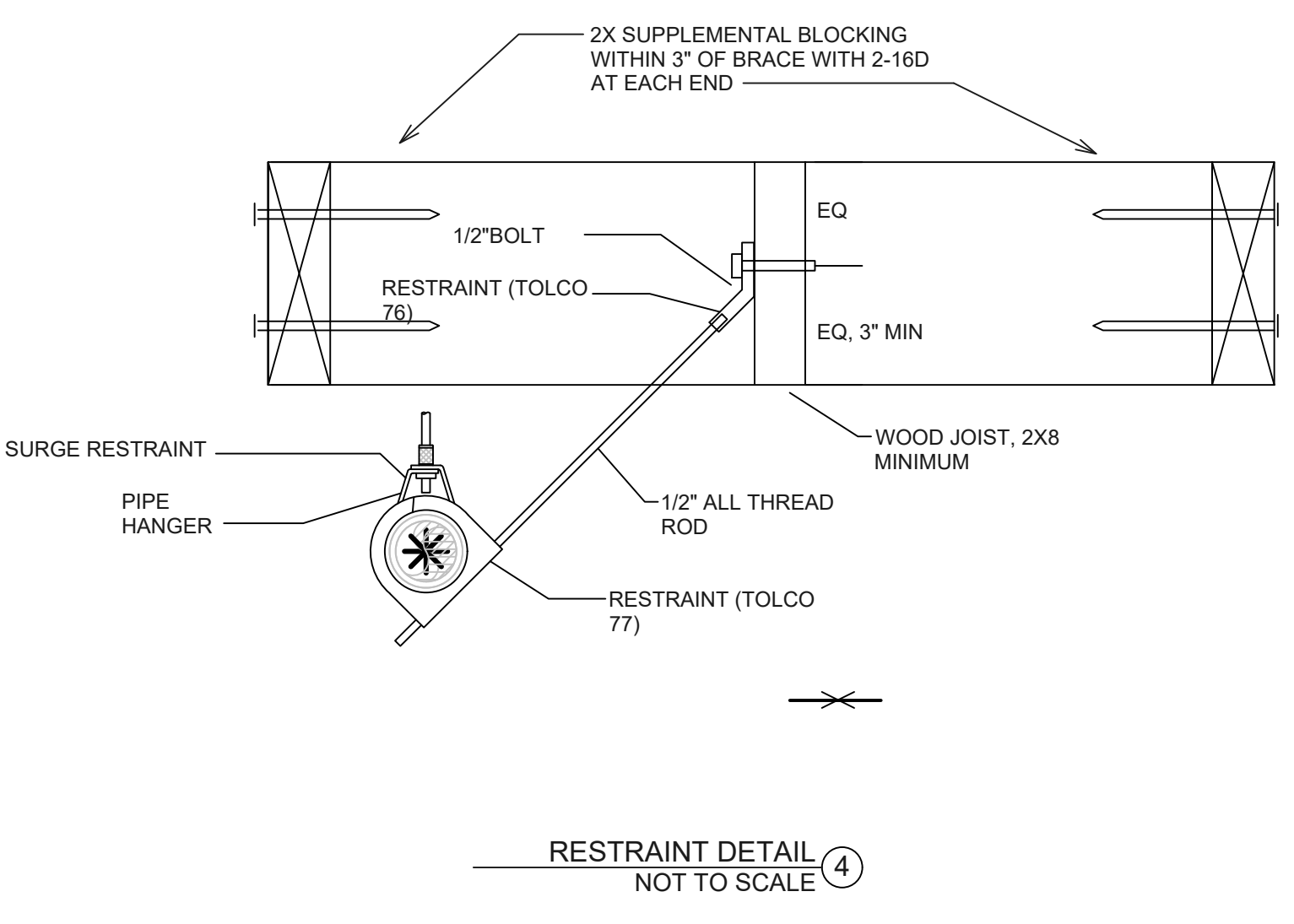
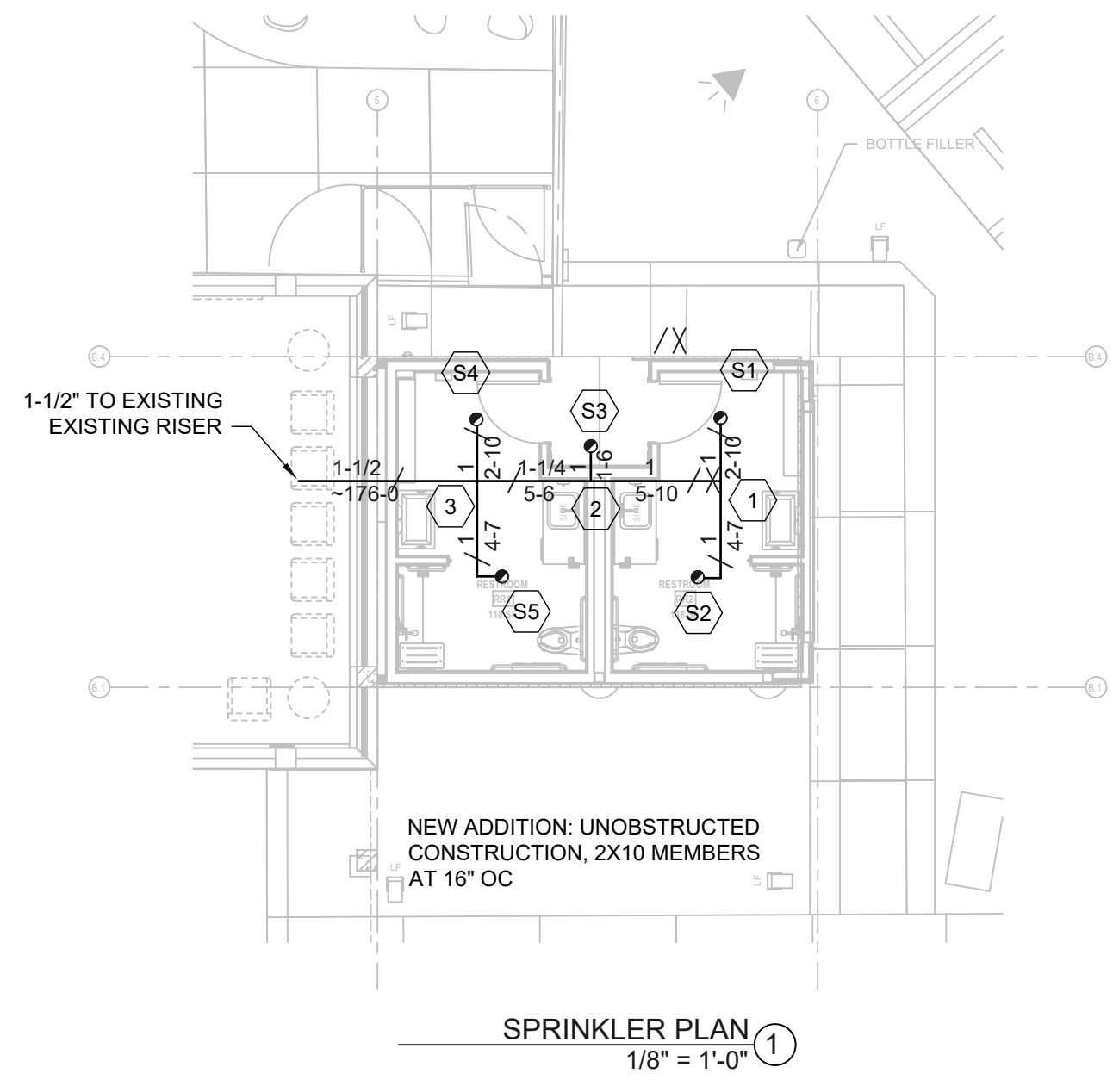
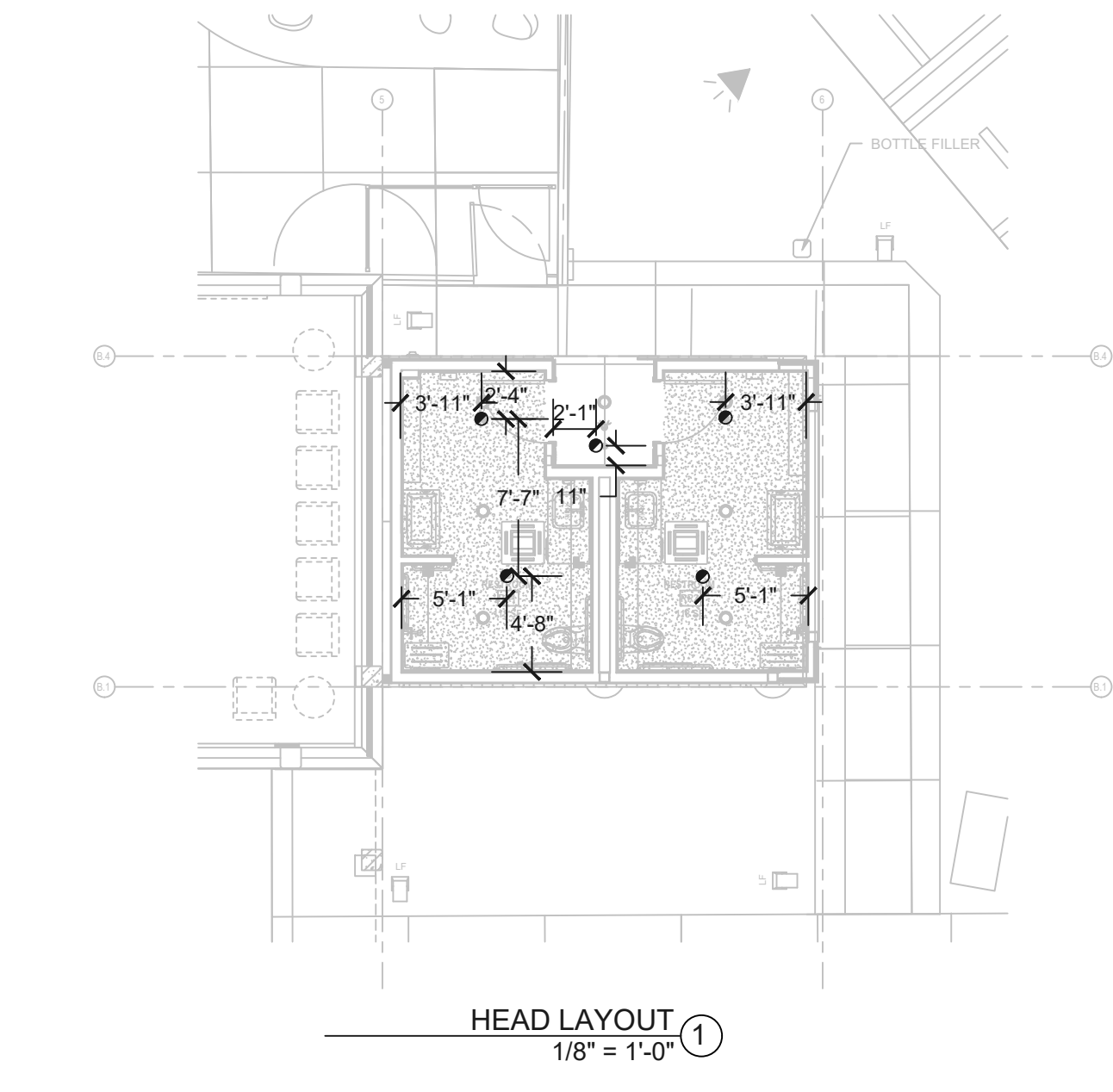
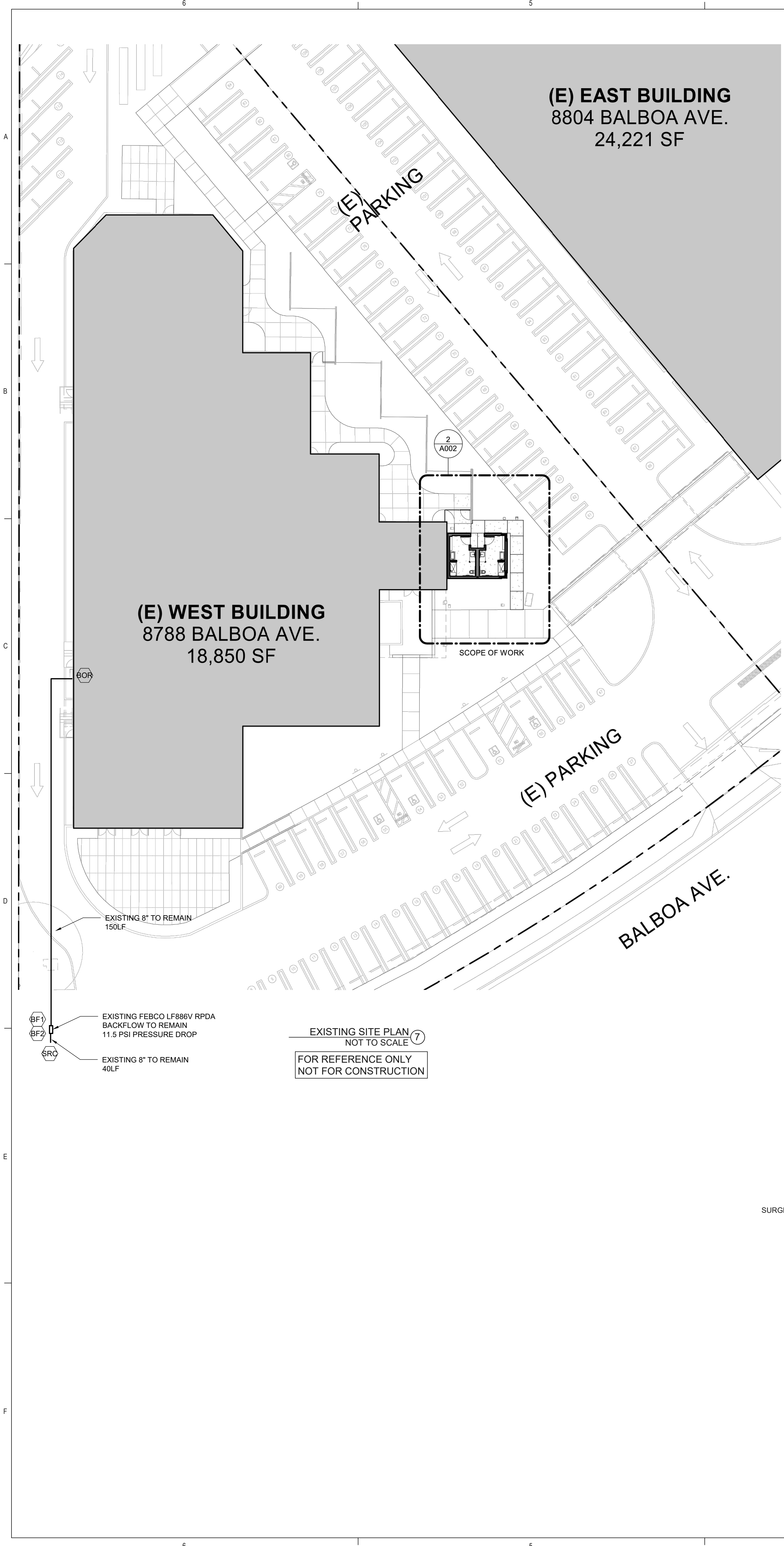


REVISIONS table with columns Number, Description, and Date. Entry 00: RESUBMITTAL 1 SET, 03/28/2022.

Issue Date: 10/11/21. Scale: AS NOTED.

FIRE PROTECTION GENERAL

FP0.1



JEWISH FAMILY SERVICE - RESTROOM ADDITION

8788 BALBOA AVENUE, SAN DIEGO, CA 92123

OWNER: JEWISH FAMILY SERVICE OF SAN DIEGO
8804 BALBOA AVENUE
SAN DIEGO, CA 92123
(619) 537-3000
www.jfssd.org

PROJECT TEAM
(REFER TO COVER SHEET FOR CONTACT INFORMATION)

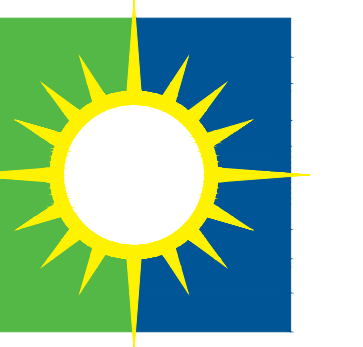
ARCHITECT
Safdie Rabines Architects

CIVIL ENGINEER:
NASLAND ENGINEERING

STRUCTURAL ENGINEER:
IMEG CORP.

MECHANICAL & PLUMBING ENGINEER:
DUFOE ENGINEERING

ELECTRICAL & FIRE ALARM ENGINEER:
SALAS OBRIEN



ED NP

3220 EXECUTIVE RIDGE
SUITE 210
VISTA, CA 92081
TEL: (760) 560-0100
#21165 03-23-22
www.salasobrien.com
E-Mail admin@tsqeng.com



REVISIONS

Number	Description	Date
00	RESUBMITTAL 1 SET	03/28/2022

Issue Date: 10/11/21 Scale: AS NOTED

SRA Project Number: 2047

FIRE PROTECTION PLAN

FP2.1