

# SMOKY HOLLOW PARKING STRUCTURE

817 E. FRANKLIN AVE., EL SEGUNDO, CA 90245

04.21.2023 PLAN CHECK 3rd RESUBMITTAL



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# 2019 CALIFORNIA GREEN BUILDING STANDARDS CODE

## NONRESIDENTIAL MANDATORY MEASURES, SHEET 1 (January 2020, Includes August 2019 Supplement)

|   |     |          |
|---|-----|----------|
| Y | N/A | REVISION |
| □ |     |          |

### 5.504.4 FINISH MATERIAL POLLUTANT CONTROL

Finish materials shall comply with Sections 5.504.4.1 through 5.504.4.6.

**5.504.4.1 Adhesives, sealants and cauls.** Adhesives, sealants, and cauls used on the project shall meet the following requirements:

1. Adhesive, adhesive bonding primers, adhesive primers, sealants, sealant primers and cauls shall comply with each of regional air pollution control or air quality management district rules where applicable, or SCAQMD Rule 1169 VOC limits, as shown in Tables 5.504.4.1 and 5.504.4.2. Such products shall comply with the use of certain toxic compounds: chloroform, ethylene dichloride, methylene chloride, perchloroethylene and trichloroethylene, except for aerosol products as specified in subsection 2, below.
2. Aerosol adhesives, and other uses of adhesive, and sealant or caulking compounds in units or products, less packaging, which do not weigh more than one pound and do not consist of more than 16 fluid ounces shall comply with statewide VOC standards and other requirements, including restrictions on use of certain toxic compounds, or California code of regulations, Title 17, commencing with Section 94067.

### TABLE 5.504.4.1 - ADHESIVE VOC LIMIT 1.2

Less Water and Less Benzene Compounds in Grams per Liter

| ARCHITECTURAL APPLICATIONS              | CURRENT VOC LIMIT |
|---|-------------------|
| INDOOR CARPET ADHESIVES                 | 50                |
| CARPET PAD ADHESIVES                    | 50                |
| OUTDOOR CARPET ADHESIVES                | 150               |
| WOOD FLOORING ADHESIVES                 | 100               |
| RUBBER FLOOR ADHESIVES                  | 60                |
| TUB/SHOOR ADHESIVES                     | 60                |
| CEMENT TILE ADHESIVES                   | 68                |
| VECT & ASPHALT TILE ADHESIVES           | 50                |
| DUNWALL & PANEL ADHESIVES               | 50                |
| COVE BASE ADHESIVES                     | 50                |
| MULTI-PURPOSE CONSTRUCTION ADHESIVES    | 70                |
| STRUCTURAL GLAZING ADHESIVES            | 100               |
| SINGLEPLY ROOF MEMBRANE ADHESIVES       | 250               |
| OTHER ADHESIVES NOT SPECIFICALLY LISTED | 50                |

### SPECIALTY APPLICATIONS

|                                   |     |
|-----------------------------------|-----|
| PVC WELDING                       | 510 |
| CPVC WELDING                      | 490 |
| ADH WELDING                       | 325 |
| PLASTIC CEMENT WELDING            | 350 |
| ADHESIVE RESIN FOR PLASTIC        | 150 |
| CONTACT ADHESIVE                  | 80  |
| SPECIAL PURPOSE CONTACT ADHESIVE  | 200 |
| STRUCTURAL WOOD MEMBRANE ADHESIVE | 140 |
| TOP & TRIM ADHESIVE               | 150 |

### SUBSTRATE SPECIFIC APPLICATIONS

|                              |    |
|------------------------------|----|
| METAL TO METAL               | 50 |
| PLASTIC FORMS                | 50 |
| ROOFING MATERIAL EXCEPT WOOD | 50 |
| WOOD                         | 80 |
| FIBERGLASS                   | 50 |

1. IF AN ADHESIVE IS USED TO BOND DISSIMILAR SUBSTRATES TOGETHER, THE ADHESIVE WITH THE HIGHEST VOC CONTENT SHALL BE ALLOWED.

2. FOR ADDITIONAL INFORMATION REGARDING METHODS TO MEASURE THE VOC CONTENT SPECIFIED IN THIS TABLE, SEE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT RULE 1169, WWW.AQD.CA.GOV/DDB3-SC/CURH/TMR1169.PDF

### TABLE 5.504.4.2 - SEALANT VOC LIMIT

Less Water and Less Benzene Compounds in Grams per Liter

| SEALANTS                | CURRENT VOC LIMIT |
|-------------------------|-------------------|
| ARCHITECTURAL           | 250               |
| WARRANTY FREE           | 750               |
| NONMEMBRANE ROOF        | 300               |
| ROADWAY                 | 450               |
| SINGLEPLY ROOF MEMBRANE | 250               |
| OTHER                   | 400               |

**SEALANT PRIMERS**

|                     |     |
|---------------------|-----|
| ARCHITECTURAL       | 250 |
| NONPOROUS           | 250 |
| POROUS              | 775 |
| MODIFIED BITUMINOUS | 500 |
| WARRANTY FREE       | 750 |
| OTHER               | 750 |

NOTE: FOR ADDITIONAL INFORMATION REGARDING METHODS TO MEASURE THE VOC CONTENT SPECIFIED IN THESE TABLES, SEE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT RULE 1169.

**5.504.4.2 Paints and coatings.** Architectural paints and coatings that comply with VOC limits in Table 1 of the Air Resources Code's suggested control measure, as shown in Table 5.504.4.3, unless more stringent local limits apply, shall not be used if they do not meet the definitions for the specialty coating categories listed in Table 5.504.4.3 or are determined by obtaining the coating as a flat, nonporous or nonporous cross coating, based on its gloss, as defined in Subsections 2.1, 2.3, and 2.7 of the 2007 California Air Resources Board's suggested control measure, and the corresponding Flat, Nonflat or Nonflat-gloss VOC limits in Table 5.504.4.3 and above.

**5.504.4.3 Aerosol paints and coatings.** Aerosol paints and coatings shall meet the PM10/PM10.4/PM10.5/PM10.6/PM10.7 and other requirements, including prohibitions on use of certain toxic compounds and ozone-depleting substances, in Sections 94020(a) and (b) of California Code of Regulations, Title 17, commencing with Section 94020, and in a rule under the jurisdiction of the Bay Area Air Quality Management District additionally comply with the percent VOC by weight or product limits of Regulation 8 Rule 49.

### TABLE 5.504.4.3 - VOC CONTENT LIMITS FOR ARCHITECTURAL COATINGS 2.3

GRAMS OF VOC PER LITER OF COATING, LESS WATER & LESS EXEMPT COMPOUNDS

| COATING CATEGORY            | CURRENT VOC LIMIT |
|-----------------------------|-------------------|
| FLAT COATINGS               | 50                |
| NONFLAT COATINGS            | 100               |
| NONFLAT HIGH GLOSS COATINGS | 150               |

### SPECIALTY COATINGS

|                                     |     |
|-------------------------------------|-----|
| ALUMINUM ROOF COATINGS              | 400 |
| BITUMINOUS SPECIALTY COATINGS       | 400 |
| BITUMINOUS ROOF COATINGS            | 50  |
| BITUMINOUS ROOF PRIMERS             | 350 |
| BOND BLENTERS                       | 350 |
| CONCRETE CURING COMPOUNDS           | 350 |
| CONCRETE MASONRY SEALERS            | 100 |
| DRIVEWAY SEALERS                    | 50  |
| DRY GYD COATINGS                    | 150 |
| FAULK FINISHING COATINGS            | 350 |
| FIRE RESISTIVE COATINGS             | 350 |
| FLOOR COATINGS                      | 100 |
| FORM RELEASE COMPOUNDS              | 250 |
| GRAVING SPRAY COATINGS (NON-PANTRY) | 500 |
| HIGH-TENSILE COATINGS               | 420 |
| INDUSTRIAL MAINTENANCE COATINGS     | 250 |
| LOW SOLIDS COATINGS 1               | 120 |
| MARBLETONE GEMMET COATINGS          | 450 |
| MASTIC TEXTURE COATINGS             | 100 |
| METALLIC PIGMENTED COATINGS         | 500 |
| MULTICOAT COATINGS                  | 250 |
| PRETREATMENT WASH PRIMERS           | 420 |
| PRIMERS, SEALERS, & UNDERCOATERS    | 350 |
| REACTIVE PENETRATING SEALERS        | 350 |
| RECYCLED COATINGS                   | 250 |
| ROOF COATINGS                       | 500 |
| SELF-PRIMER/PAINT COATINGS          | 250 |

### SHELLAC:

|        |     |
|--------|-----|
| CLEAR  | 750 |
| OPAQUE | 950 |

### SPECIALTY PRIMERS, SEALERS & UNDERCOATERS

|                             |     |
|-----------------------------|-----|
| STAINS                      | 250 |
| STONE CONSERVANTS           | 450 |
| SWIMMING POOL COATINGS      | 340 |
| TERRAZZO FINISHING COATINGS | 100 |
| TILE & TILE REPAIR COATINGS | 420 |
| WATERPROOFING MEMBRANES     | 250 |
| WOOD COATINGS               | 275 |
| WOOD PRESERVATIVES          | 350 |
| ZINC-RICH PRIMERS           | 340 |

### GRAMS OF VOC PER LITER OF COATING, INCLUDING WATER & EXEMPT COMPOUNDS

1. THE SPECIFIED LIMITS APPLY TO ALL PRODUCTS UNLESS OTHERWISE NOTED IN THE SUBSEQUENT COLUMN IN THE TABLE.

2. THIS VERIFICATION OF COMPLIANCE WITH THIS SECTION SHALL BE PROVIDED AT THE REQUEST OF THE ENFORCING AGENCY. DOCUMENTATION MAY INCLUDE, BUT IS NOT LIMITED TO, THE FOLLOWING:

1. Manufacturer's product specification.
2. Field verification or on-site product containers.

### 5.504.4.4 Carpet Systems.

All carpet installed in the building interior shall meet at least one of the testing and product requirements:

1. Carpet and Rug Institute's Green Label Plus Program.
2. Compliance with the VOC-emission limits and testing requirements specified in the California Department of Public Health's standard method for the testing and evaluation of volatile organic chemical emissions from indoor sources using Environmental Chambers, Version 1.1, February 2004 (found as Appendix A in the California Code of Regulations, Title 17, Section 94020.4).
3. NSF ANSI 149 at the 50% level or higher.
4. Scientific Certification Systems' Sustainable Choice.

5. Compliance with the Collaborative for High Performance Schools California (CHPS) CHPS Criteria listed in the CHPS High Performance Product Database.

### 5.504.4.4.1 Carpet Construction.

All carpet cushion installed in the building interior shall meet the requirements of the Carpet and Rug Institute Green Label program.

### 5.504.4.4.2 Carpet Adhesive.

All carpet adhesive shall meet the requirements of Table 5.504.4.1.

### 5.504.4.5 Composite wood products.

Hardwood plywood, particleboard and medium density fiberboard composite wood products used on the interior or exterior of the buildings shall meet the requirements for formaldehyde as specified in Table 5.504.4.5, as defined in Subsections 2.1, 2.3, and 2.7 of the 2007 California Air Resources Board's suggested control measure, and the corresponding Flat, Nonflat or Nonflat-gloss VOC limits in Table 5.504.4.3 and above.

### 5.504.4.5.1 Documentation.

Verification of compliance with this section shall be provided as requested by the enforcing agency. Documentation shall include at least one of the following:

1. Product certifications and specifications.
2. Chain of custody certifications.
3. Product labels and invoices as meeting the Composite Wood Products regulation (see CCR, Title 17, Section 93170, et seq.).
4. Exterior grade products marked as meeting the P191- or P192- standards of the Engineered Wood Association, the Australian AS/NZS 2269 or European EN 338 standards.
5. Other methods acceptable to the enforcing agency.

### TABLE 5.504.4.5 - FORMALDEHYDE LIMITS 1

MAXIMUM FORMALDEHYDE EMISSIONS IN PARTS PER MILLION

| PRODUCT                          | CURRENT LIMIT |
|----------------------------------|---------------|
| HARDWOOD PLYWOOD VENEER CORE     | 0.05          |
| HARDWOOD PLYWOOD COMPOSITE CORE  | 0.05          |
| PARTICLE BOARD                   | 0.09          |
| MEDIUM DENSITY FIBERBOARD        | 0.11          |
| THIN MEDIUM DENSITY FIBERBOARD 2 | 0.13          |

1. VALUES IN THIS TABLE ARE DERIVED FROM THOSE SPECIFIED BY THE CALIFORNIA AIR RESOURCES BOARD'S SUGGESTED CONTROL MEASURE FOR COMPOSITE WOOD AS TESTED IN ACCORDANCE WITH ASTM 1353, FOR ADDITIONAL INFORMATION, SEE CALIFORNIA CODE OF REGULATIONS, TITLE 17, SECTIONS 93120 THROUGH 93122.2.

2. THIN MEDIUM DENSITY FIBERBOARD HAS A MAXIMUM THICKNESS OF 5/16 INCHES (3MM).

### 5.504.4.6 Resilient flooring systems.

For 80 percent of floor area involving resilient flooring, installed resilient flooring shall meet at least one of the following:

1. Certified under the Resilient Floor Covering Institute (RFC) Resilience Program.
2. Compliance with the VOC-emission limits and testing requirements specified in the California Department of Public Health's 2010 standard method for the testing and evaluation of volatile organic chemical emissions from indoor sources using Environmental Chambers, Version 1.1, February 2004.
3. Compliance with the Collaborative for High Performance Schools California (CHPS) CHPS Criteria and listed in the CHPS High Performance Product Database.
4. Products certified under the GREENGUARD Gold Program, the GreenGuard Children's Safe Schools Program.

### 5.504.4.6.1 Verification of compliance.

Documentation shall be provided verifying that resilient flooring meets the stated emission limits.

### 5.504.4.6.2 Formaldehyde.

In mechanically ventilated buildings, avoid any regularly occupied area of the building with air filtration media for outside and return air that provides at least a minimum efficiency reporting value (MERV) of 13. MERV 13 filters that are not recommended for maintenance with filters of the same media shall be included in the operation and maintenance manual.

Exceptions: Existing mechanical equipment.

### 5.504.4.6.3 Labeling.

Installed filters shall be clearly labeled by the manufacturer indicating the MERV rating.

### 5.504.4.7 Environmental tobacco smoke (ETS) control.

Where outdoor areas are provided for smoking, smoking areas shall be located outdoors, or located outdoors or within the building as already prohibited by other laws or regulations, or as enforced by ordinances, regulations or policies of any city, county, city and county, California Community College, campus of the California State University, or campus of the University of California, whichever are more stringent. When ordinances, regulations or policies are not in place, post signage to inform building occupants of the prohibitions.

### SECTION 5.505 INDOOR MOISTURE CONTROL

Buildings shall meet or exceed the provisions of California Building Code, CCB, Title 2, Part 2, Section 1020 (ventilation and chapter 14 Interior Walls) for additional measures, see Section 5.507 of this code.

### SECTION 5.506 INDOOR AIR QUALITY

**5.506.1 OUTDOOR AIR DELIVERY.** For mechanically or naturally ventilated spaces in buildings, meet the minimum requirements of Section 102.1 for ventilation or ventilation of the California energy code, or the applicable local code, whichever is more stringent, and Division 1, Chapter 4, of CCB, Title 2.

### 5.506.2 CARBON DIOXIDE (CO2) MONITORING.

For buildings or additions equipped with demand control ventilation, CO2 sensors and ventilation controls shall be specified and installed in accordance with the requirements of the California Energy Code, Section 120C.14.

### SECTION 5.507 ENVIRONMENTAL COMFORT

**5.507.1 ACOUSTICAL CONTROL.** Employ building acoustics and components with Sound Transmission Class (STC) ratings in accordance with ASTM E 90 and ASTM E 410, or ductwork/duct-leakage sound insulation Class (DIL) determined in accordance with ASTM E 552, using either the prescriptive or performance method in Section 5.507.4.1 or 5.507.4.2.

Exception: Buildings with few or no occupants or where occupants are not likely to be affected by exterior noise, as determined by the enforcement authority, such as factories, stadiums, storage, enclosed parking structures, and utility buildings.

### 5.507.2 SOUND-OUT.

For public schools and community colleges, the requirements of this section and all subsections apply only to new construction.

### 5.507.3 Indoor noise transmission, prescriptive method.

Wall and nonceiling assemblies exposed to the noise source making up the building or addition envelope or shared envelope shall meet a composite STC rating of at least 40 for a composite OITC rating of not less than 45 with exterior windows or doors per Section 5.507.4.1 or 5.507.4.2 in the following locations:

1. Within the 65 dBS C-weight noise contour or an airport.

Exceptions:

1. Lobbies or corridors for military airports shall be determined by the Facility Air Installation Compatible Land-Use Noise Study.
2. Lobbies or corridors for other airports and harbors for which a land use plan has not been developed shall be determined by the local general plan noise element.

### 5.507.4 Noise exposure where noise contours are not readily available.

Buildings exposed to a noise level of 65 dBS Leq-1hr during any hour of operation shall have building, addition or alteration controls for wall and nonceiling assemblies exposed to the noise source meeting a composite STC rating of at least 45 for OITC 35, with exterior windows or a minimum STC of 40 for OITC 30.

### 5.507.5 Performance method.

For buildings located as defined in Section 5.507.4.1 or 5.507.4.2, wall and nonceiling assemblies exposed to the noise source making up the building or addition envelope or alteration envelope shall be designed to provide an interior noise environment attributable to exterior sources that does not exceed an hourly equivalent noise level (Leq) of 45 dBS in occupied areas during any hour of operation.

### 5.507.6.1.1 Noise Features.

Interior features such as sound walls and earth berms may be utilized as appropriate to the building, addition or alteration project to mitigate sound impingement to the interior space.

### 5.507.6.2 Documentation of compliance.

An acoustical analysis documenting complying interior noise levels shall be provided to the enforcing authority.

### 5.507.6.3 Interior noise transmission.

Wall and floor-ceiling assemblies separating tenant spaces and tenant spaces and public spaces shall have an STC of at least 40.

Note: Examples of assemblies and their various STC ratings may be found at the California Center for Noise Control: [www.noisecontrol.org/pdfs/CastellanosEtc\\_2016.pdf](http://www.noisecontrol.org/pdfs/CastellanosEtc_2016.pdf).

### SECTION 5.508 OUTDOOR AIR QUALITY

**5.508.1 Ozone depletion and greenhouse gas reductions.** Installations of HVAC, refrigeration and fire suppression equipment shall comply with Sections 5.508.1.1 and 5.508.1.2.

### 5.508.1.1 Ozone/depletion controls.

Install HVAC, refrigeration and fire suppression equipment that do not contain halons.

### 5.508.1.2 Halons.

Install HVAC, refrigeration and fire suppression equipment that do not contain halons.

### 5.508.2 Substantiated refrigerant reduction.

New commercial refrigeration systems that comply with the provisions of this section when installed in retail food stores 8,000 square feet or more conditioned area, and that utilize water refrigerants, ammonia, or natural refrigerants or features connected to remote compressor units or condensing units. This rule reduction measures apply to refrigeration systems containing high-global-warming-potential high-gate refrigerants such as R404A or R502, or new or replacement systems include both new practices and the replacement of existing refrigeration systems in existing facilities.

### 5.508.3 Refrigeration systems containing low-global warming potential (low-GWP) refrigerant with a GWP value less than 150 and not subject to this section, low-GWP refrigerants are nonozone-depleting refrigerants that include ammonia, carbon dioxide (CO2), and propane or other refrigerants.

Documentation shall be provided verifying that the system complies with this section and all subsections.

### SECTION 5.509 WATER EFFICIENCY

Buildings shall meet or exceed the provisions of California Building Code, CCB, Title 2, Part 2, Section 1020 (water efficiency) for additional measures, see Section 5.507 of this code.

### 5.509.2 Refrigerant piping.

Piping compliant with the California Mechanical Code shall be installed to be accessible for leak protection and repairs. Piping runs using three-inch pipe, copper tubing with an outside diameter (OD) less than 1.4 inch, flexible tubing connections and short-rack elbows that do not use aseptic refrigerant systems except as noted below.

### 5.509.2.1.1 Threaded pipe.

The threaded connections are permitted at the compressor rack.

### 5.509.2.1.2 Copper pipe.

Copper tubing with an OD less than 1.4 inch may be used in systems with a refrigerant charge of 5 pounds or less.

### 5.509.2.1.3 Anhydrous.

One-inch (1.315 OD) tubing shall be securely clamped to a rigid base to keep vibration levels below 0.5.

### 5.509.2.1.3.1 Flared tubing connections.

Double-flared tubing connections may be used for pressure control, valve pilot lines and oil.

### 5.509.2.1.3.2 Single-flared tubing connections.

Single-flared tubing connections may be used with a multistep seal coated with industrial sealant suitable for use with refrigerants and nitrogen in accordance with manufacturer's recommendations.

### 5.509.2.1.4 Blowdown.

Short radius elbows are only permitted where space limitations prohibit use of long radius elbows.

### 5.509.2.2 Valves.

Valves and fittings shall comply with the California Mechanical Code and as follows:

### 5.509.2.2.1 Pressure relief valves.

For vessels without high-GWP refrigerant, a rupture disc shall be installed between the outlet of the vessel and the inlet or the pressure relief valve.

### 5.509.2.2.1.1 Pressure detection.

A pressure gauge, pressure transmitter or other device shall be installed in the space between the rupture disc and the relief valve inlet to indicate a disc rupture or discharge of the relief valve.

### 5.509.2.2.2 Access valves.

Only Schrader access valves with a brass or steel body are permitted.

### 5.509.2.2.2.1 Valve caps.

For systems with a refrigerant charge of 5 pounds or more, valve caps shall be brass or steel and plastic.

### 5.509.2.2.2.2 Seal caps.

In place of the cap, the seal shall have a neoprene O-ring in place.

### 5.509.2.2.2.3 Chain litters.

Chain litters to fit over the stem are required for valves equipped with chain litters.

### 5.509.2.2.2.4 Valve caps.

Valves with steel caps that are not removed from the valve during stem service.

### 5.509.2.3 Refrigerated service.

All refrigerated cases holding food products containing vinegar and salt that have evaporator coils or corrosion-resistant material, such as stainless steel, or be coated to prevent corrosion in the food products.

### 5.509.2.3.1 Coil coatings.

Coil coatings shall be applied to the heat transfer coefficient of coil coating to maximize energy efficiency.

### 5.509.2.3.2 Refrigerant receivers.

Refrigerant receivers with capacities greater than 200 pounds shall be fitted with a device to receive the liquid refrigerant in the receiver.

### 5.509.2.3.3 Pressure testing.

The system shall be pressure tested during installation prior to evacuation and charging.

### 5.509.2.3.4 Minimum pressure.

The system shall be charged with regulated dry nitrogen and nitrogen or inert gas to bring down pressure up to 300 psig minimum.

### 5.509.2.3.5 Leak checks.

The system shall be leak checked, repair any leaks, and retest for pressure using the same gauge.

### 5.509.2.3.6 Allowable pressure.

The system shall stand untested for 24 hours with no more than a +/- one pound pressure change from 300 psig, measured with the same gauge.





# SMOKY HOLLOW PARKING STRUCTURE

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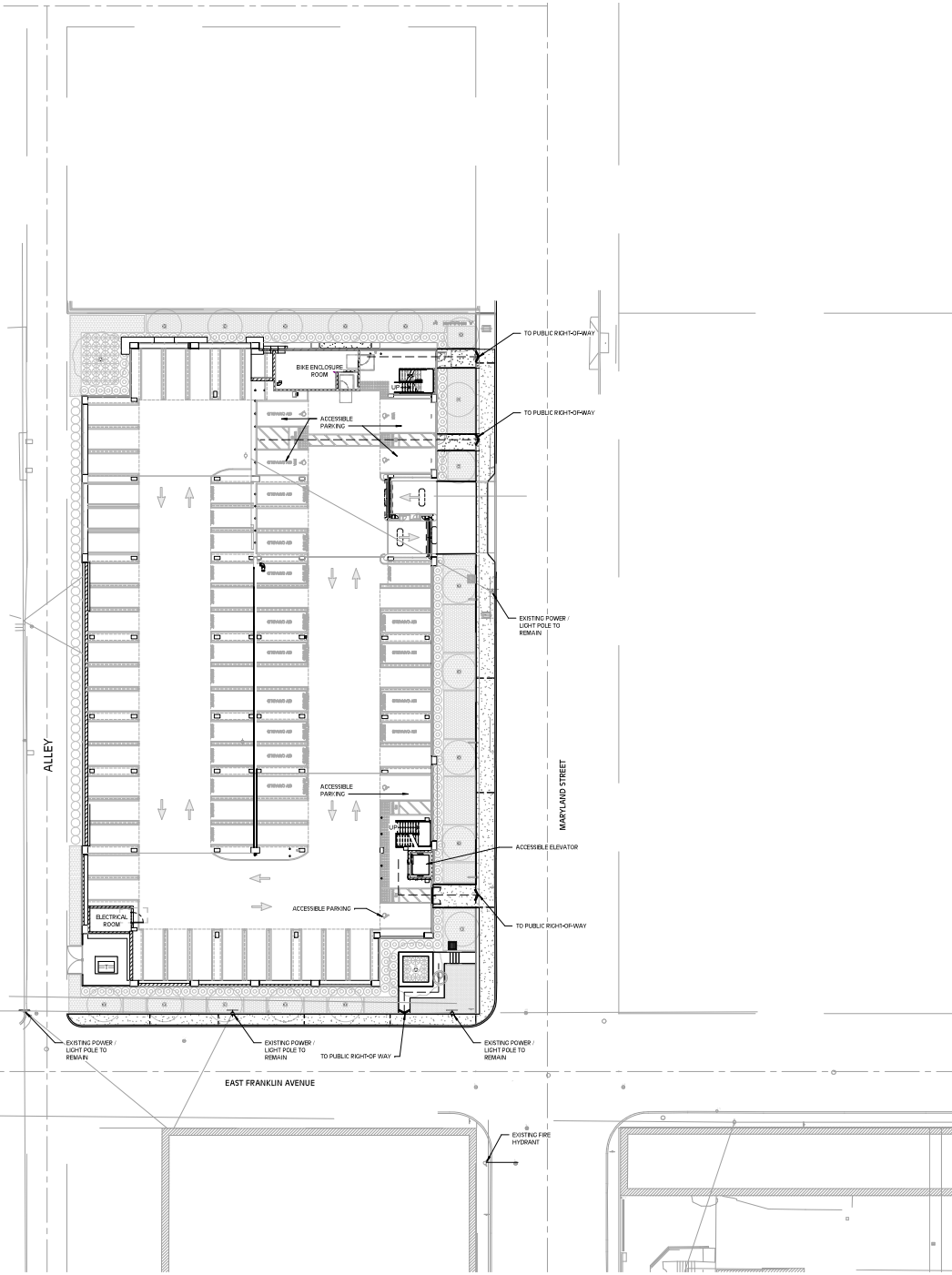


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| NO. | DATE       | ISSUE DESCRIPTION       |
|-----|------------|-------------------------|
| 1   | 09-09-2022 | Plan Check & Resubmit   |
| 2   | 10-14-2022 | Plan Check 1st Resubmit |
| 3   | 01-18-2023 | Plan Check 2nd Resubmit |
| 4   | 04-21-2023 | Plan Check 3rd Resubmit |

Seal Signature



Project Name  
SMOKY HOLLOW PARKING STRUCTURE

Project Number - TRC Parkitects  
2021.73  
CAD File Name

Sheet Description  
SITE ACCESSIBILITY & EXITING PLAN

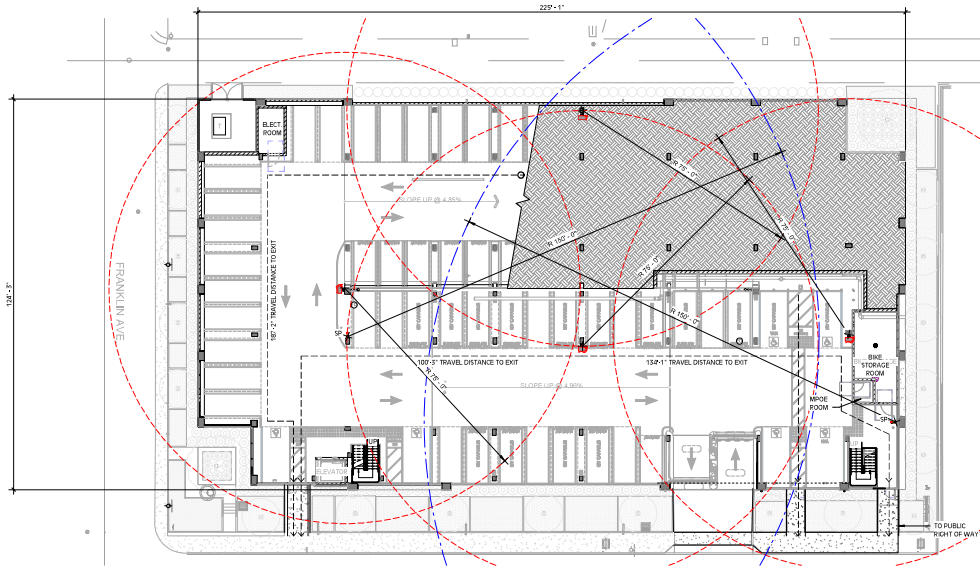
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## A0.30

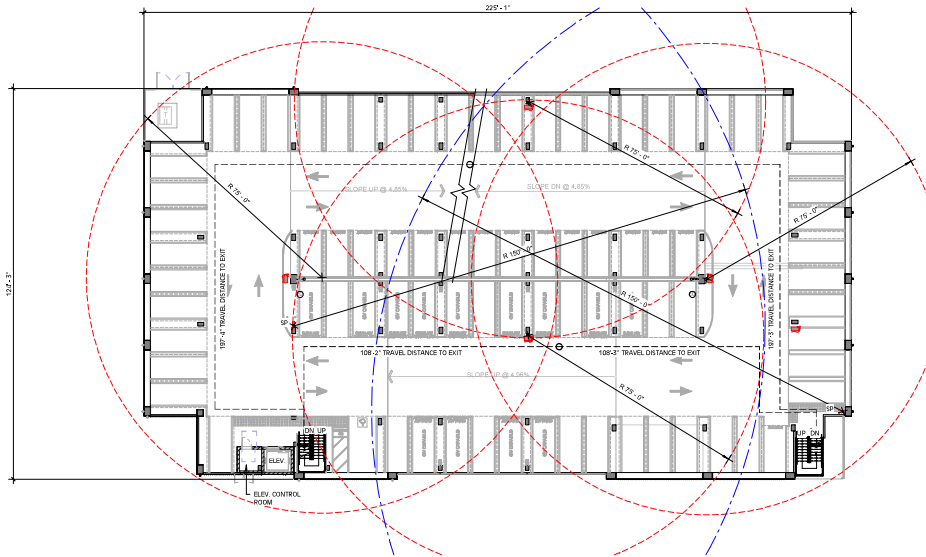
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1 SITE ACCESSIBILITY SITE PLAN  
1/16" = 1'-0"

PLAN CHECK NO: 00737297-CNEW

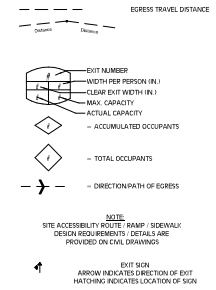


1 LEVEL 1 EXITING & FP PLANS  
1/16" = 4'-0"

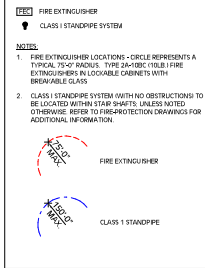


2 LEVEL 2 EXITING & FP PLANS  
1/16" = 4'-0"

EGRESS LEGEND



FIRE PROTECTION LEGEND



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| NO. | DATE       | ISSUE DESCRIPTION          |
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| 1   | 09-09-2022 | Plan Check Resubmittal     |
| 2   | 10-14-2022 | Plan Check 1st Resubmittal |
| 3   | 01-18-2023 | Plan Check 2nd Resubmittal |
| 4   | 04-21-2023 | Plan Check 3rd Resubmittal |

Seal Signature



Project Name: SMOKY HOLLOW PARKING STRUCTURE  
Project Number: TRC Parkitects 2021.73  
CAD File Name:  
Sheet Description: EXITING & FIRE PROTECTION PLANS  
Drawing Scale: as indicated



A0.31

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| NO | DATE       | ISSUE DESCRIPTION          |
|----|------------|----------------------------|
| 1  | 09-13-2022 | ISSUE 1                    |
| 2  | 09-06-2022 | Plan Check 1st Resubmittal |
| 3  | 07-18-2022 | Plan Check 2nd Resubmittal |
| 4  | 05-13-2023 | Plan Check 3rd Resubmittal |
| 5  | 04-21-2023 | Plan Check 3rd Resubmittal |

Seal/Signature



Project Name  
SMOKY HOLLOW PARKING STRUCTURE

Project Number - TRC Parkitects  
2021.73

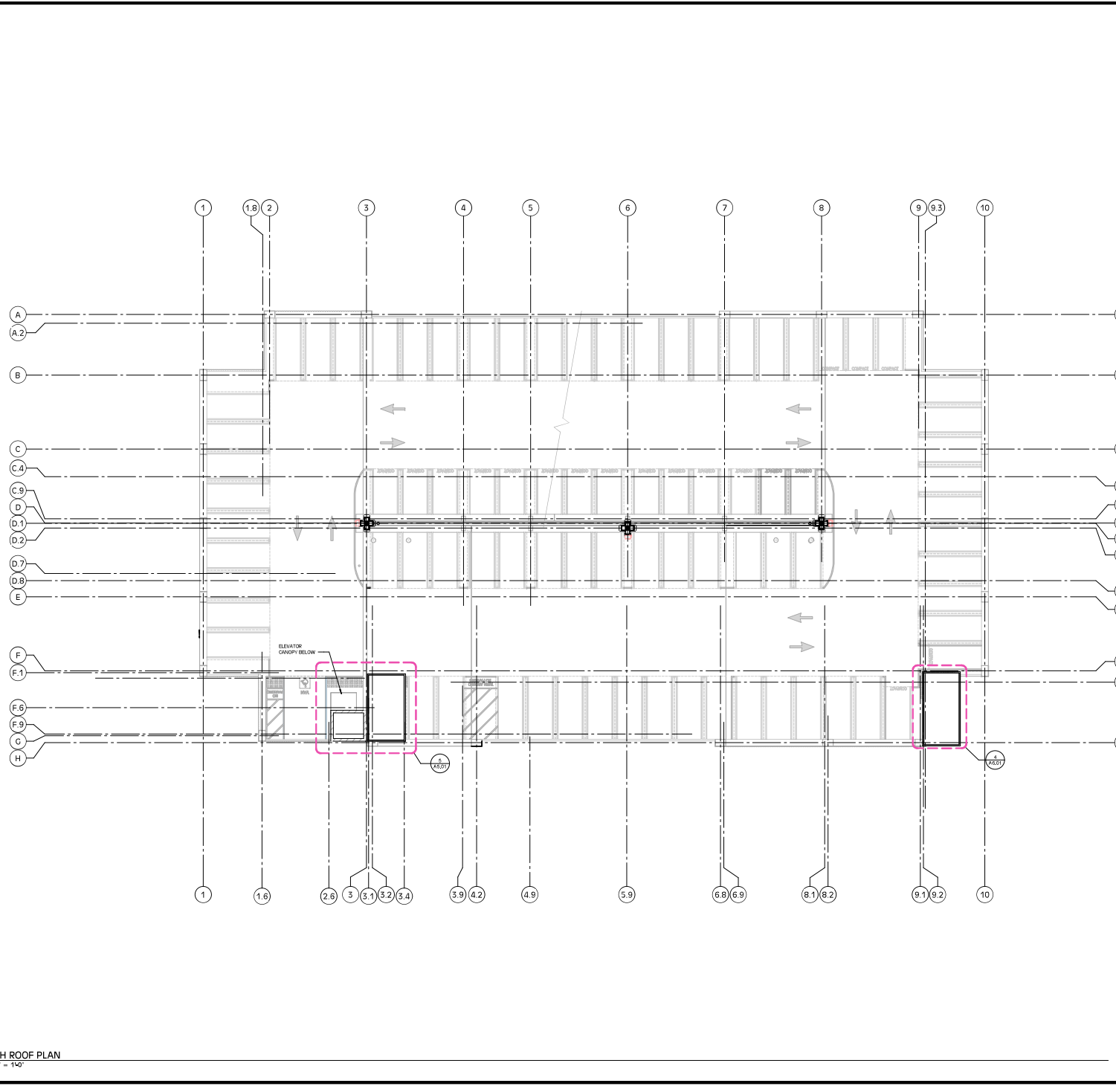
CAD File Name

Sheet Description  
HIGH ROOF PLAN

Drawing Scale - As Indicated

## A2.05

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Keynote Legend

|     |   |
|-----|---|
| 301 | CONC. COL. W/ 8" CHAMFER REFER TO SBLS 01   |
| 302 | CONC. MOMENT FRAME COL. WITH THIN-BRICK CLADDING REFER TO STRUCT. DWGS  |
| 303 | CONC. MOMENT FRAME COL. REFER TO STRUCT. DWGS   |
| 304 | CONC. C.T.P. SPANDREL 5" HIGH X 8" THK. AT LEVEL 1 AND 7" THK. AT ELEVATED LEVELS REFER TO STRUCT. DWGS   |
| 305 | CONC. C.T.P. SPANDREL 5" HIGH X 8" THK. AT LEVEL 1 AND 7" THK. AT ELEVATED LEVELS WITH THIN-BRICK CLADDING REFER TO STRUCT. DWGS  |
| 306 | CONC. MOMENT FRAME UP-TURNED BEAM WITH THIN-BRICK CLADDING REFER TO STRUCT. DWGS  |
| 307 | CONC. MOMENT FRAME UP-TURNED BEAM REFER TO STRUCT. DWGS   |
| 308 | CONC. TAPERED WEALE 2" HIGH WHERE INDICATED WITHIN PLANS REFER TO 1.6.03  |
| 309 | CONC. BALUED CONC. ISLAND 8" HIGH VERTICAL FACE TO BE PAINTED   |
| 310 | CONC. REVEAL CHAMFER REFER TO SA 08 01  |
| 311 | CONC. TUBE COVERAGE   |
| 312 | CONC. ISLAND ELEVATED 8" THICK SLAB REFER TO STRUCT.  |
| 313 | CONC. C.T.P. RETAINING WALL 9" HIGH LEVEL 1 (CONCRETE 8" THICK REFER TO STRUCT.)  |
| 314 | CONC. 10.00 COL. WITH THIN-BRICK CLADDING REFER TO STRUCT. DWGS   |
| 315 | CONC. MOMENT FRAME COL. WITH THIN-BRICK CLADDING 4 SIDES REFER TO STRUCT. DWGS  |
| 316 | CONC. C.T.P. UP-TURN BEAM ROOF 4" HIGH X 1/2" THICK REFER TO STRUCT.  |
| 317 | CONC. C.T.P. SPANDREL 5" HIGH X 8" THK. AT LEVEL 1 AND 7" THK. AT ELEVATED LEVELS REFER TO STRUCT. DWGS   |
| 318 | CONC. MOMENT FRAME UP-TURNED BEAM W/ CMU ABOVE REFER TO STRUCT. DWGS  |
| 319 | CONC. 11.00 COL. AT ROOF ALONG GRID D AND D 2 STAIN LINES 3 THRU 8 RESISTING BARRIER CORERS 4" HIGH REFER TO STRUCT. DWGS   |
| 320 | CMU 8" PRECISION BLOCK WALL REFER TO STRUCT. DWGS   |
| 321 | CMU 8" PRECISION BLOCK WALL WITH PLASTER FINISH REFER TO STRUCT. DWGS   |
| 322 | CMU 8" PRECISION BLOCK RETG. WALL WITH WATERPROOFING SYSTEM REFER TO STRUCT. DWGS   |
| 323 | CMU 12" PRECISION BLOCK RETG. WALL W/ DAMPROOFING REFER TO STRUCT. DWGS   |
| 324 | SHOWER CURB E/ INTERMEDIATE CONNECTION REFER TO 1.5.03 02   |
| 325 | CONC. FILLED METAL WALL REFER TO 1.5.03 01  |
| 326 | 4X4 GALV. SUPPORT STEEL FOR STAIR CANOPY REFER TO AS 01 AND 1.6.03  |
| 327 | CONC. FILLED METAL BOLLARD GALV. WITH CAP & PAINTED REFER TO 1.6.03   |
| 328 | 4X4 GALV. SHEET METAL SLIPPER AND DOWNPOUT  |
| 329 | 12" GA. BENT PLATE FINISH   |
| 330 | REINFORCED METAL CANOPY SUPPORT STEEL SIZE TO MATCH STAIR RISER SUPPORT STEEL. CLAY PAINTED   |
| 331 | SNAP PROOFING AT RAW CMU INTERNAL WALLS   |
| 332 | WATERPROOFING WITH SHOWER COLLECTION DRAIN AT ALL RETG. WALLS 2" OR HIGHER REFER TO DETAILS 1 AND 2.08.04   |
| 333 | ELASTOMERIC COATING ABOVE ROOMS AND POUR STRIPS, EXTEND MIN. 6" BEYOND U.S. 8.03  |
| 334 | HOLD-DOWN SECURITY GRILLE COORDINATE WITH HIGH PERFORMANCE IMPROVED GRILLE ROCK CYCLES PRE-INSTALLED REFER TO 1.6.03 04 & 1.6.03 05. ELECTR. CONDUIT POWER PER ELECTR.  |
| 335 | PARKING CONTROL AT VEHICLE ENTRY. EXIST. REFER TO 1.6.03 02   |
| 336 | TRAFFIC WARNING SURFACE COMPOSITE. COLOR BLACK. REFER TO 1.6.03   |
| 337 | INTERNALLY ILLUMINATED EXIT SIGN WITH INTEGRATED BACK-UP POWER REFER TO DETAIL BOLLARD REFER TO ELECTR.   |
| 338 | ACCESSIBLE STORAGE REFER TO 2.08.02   |
| 339 | STAIR STORAGE REFER TO 2.08.02  |
| 340 | STAIR WALKING AND ACCESSIBLE PARKING USAGE REFER TO 2.08.02   |
| 341 | SPEED LIMIT SIGNAGE REFER TO 10.03 02   |
| 342 | VEHICLE ENTRY EXIT SIGNAGE REFER TO PARKING ELEVATIONS 1.6.03 01, 1.6.03 02 AND 2.08.03   |
| 343 | ACCESSIBLE STALL SIGNAGE REFER TO "A" STRIPPING PLANS AND 2.08.01   |
| 344 | ELECTRIC VEHICLE ACCESSIBLE STALL SIGNAGE REFER TO "A" STRIPPING PLANS AND 2.08.01  |
| 345 | WALKING STRIPPER W/ WISE REFER TO 2.08.01   |
| 346 | CONC. DIRECTION ARROWS REFER TO 2.08.01   |
| 347 | 4" WIDE PAINT STRIPE TYP. U.S.A.  |
| 348 | INTERNAL VEHICLE WALK-WAY SIGNAGE REFER TO FLOOR PLANS AND 2.08.01 AND 2.08.03  |
| 349 | INTERNAL VEHICLE WALK-WAY SIGNAGE REFER TO FLOOR PLANS AND 2.08.01 AND 2.08.03  |
| 350 | COMPACT STALL STRIPPER REFER TO "A" STRIPPING PLANS AND 2.08.01   |
| 351 | CLEAR AND VANDERVAAL EXIST. STALL DISMOUNT SIGNAGE REFER TO 2.08.03   |
| 352 | ILLUMINATED ADDRESS SIGN. REFER TO ELECTR. AND DETAIL 1.04.02   |
| 353 | WALL SIGNAGE REFER TO 2.08.01 AND ELECTR. DWGS  |
| 354 | CARD ACCESS #1 - 150MM BROAD HOUSING CONCEALED IN SECURITY DOORS REFER TO FLOOR PLANS FOR LOC.  |
| 355 | FUTURE E.V. CHARGING STATION, DUAL UNIT FLOOR MOUNTED REFER TO PLANS AND 2.08.03  |
| 356 | FUTURE E.V. CHARGING STATION, SINGLE UNIT FLOOR MOUNTED REFER TO PLANS AND 2.08.03  |
| 357 | GLASS STAIRCASE REFER TO FLOOR PLANS AND ENLARGED PLANS 1.6.03 01 AND 01 FOR LOC.   |
| 358 | FIRE EXTINGUISHER CABINET, PRE-FINISHED REFER TO FLOOR PLANS AND 2.08.03  |
| 359 | FIRE EXTINGUISHER CABINET, PRE-FINISHED, ONE IN EACH ROOM (ENCLOSURE)   |
| 360 | FIRE ALARM BELL, MOUNT 7'-6" FROM FINISH GRADE  |
| 361 | FIRE DEPARTMENT DOWN 1" HOOD CENTERED IN FRONT OF COLUMN. ALL PIPING/SCHEMATIC ON GRADING TO FID UNIT. REFER TO FIRE SYMBOLS DEP. SUB DWGS  |
| 362 | FIRE SMOKELOW PREVENTER REFER TO FIRE SPRINKLER DEFERRED SUBMITTAL DRAWINGS   |
| 363 | EMERGENCY DRAIN REFER TO 2.08.02 AND PLUMBING DWGS  |
| 364 | OVERFLOW DRAIN REFER TO 2.08.02 AND PLUMBING DWGS   |
| 365 | OVERFLOW DRAIN PIPE OVERFLOW WITH SPRAYED COP AT EDGE OF PIPE W/ SPLASH PAD AT BASE OF PIPE OUTLET REFER TO PLUMBING DWGS   |
| 366 | ROOF DRAIN REFER TO 2.08.02 AND PLUMBING DWGS   |
| 367 | TRENCH DRAIN REFER TO 2.08.02 AND PLUMBING DWGS   |
| 368 | TRENCH DRAIN ON SITE AT VEHICLE ENTRY REFER TO CIVIL AND PLUMBING DWGS  |
| 369 | VERT. ROOF DRAIN REFER TO FROM COLUMN ROUTED VERTICALLY BELOW SLAB/CHANGE TO HORIZONTAL REFER TO PLUMBING DWGS  |
| 370 | VERT. OVERFLOW DRAIN REFER TO FROM FACE OF COLUMN ROUTED BELOW SLAB 1.5' AS TO EXTERIOR REFER TO PLUMBING DWGS  |
| 371 | E.V. CONDUIT INFRASTRUCTURE FOR FUTURE DUAL E.V. CHARGING UNIT REFER TO ELECTR.   |
| 372 | 4X4 GALV. CATCH BASIN CENTERED ON COLUMN "B" REFER TO PLUMBING DWGS   |
| 373 | E.V. CONDUIT INFRASTRUCTURE FOR FUTURE DUAL E.V. CHARGING UNIT REFER TO ELECTR.   |
| 374 | POLE MOUNTED LIGHT FIXTURE REFER TO 1.6.03 01 AND ELECTR.   |
| 375 | E.V. CONDUIT INFRASTRUCTURE FOR FUTURE SINGLE CHARGING UNIT REFER TO ELECTR. DWGS   |
| 376 | SECURITY LIGHTING WITH MOTION SENSOR REFER TO ELECTR. DWGS  |
| 377 | CLICK TO ENTER RECESSED WITHIN COLUMN   |
| 378 | RECESSED FRONT BOX AT VEHICLE ENTRY FOR CONTROL AND RESETRIAN GATES REFER TO 2.1.01 01 AND 2.1.01 02  |
| 379 | PITZ CAMERA WITH REMOTE ACCESS ALLOWED UNDER NATIONAL DEFENSE AUTHORIZATION ACT - NDMA. MADE IN USA. PARCS COMPATIBLE. MOUNTED TO CIVIL WALLS DWGS  |
| 380 | 160 DEGREE DOME CAMERA WITH REMOTE ACCESS ALLOWED UNDER NATIONAL DEFENSE AUTHORIZATION ACT - NDMA. MADE IN USA. PARCS COMPATIBLE. MOUNTED TO CIVIL WALLS DWGS   |
| 381 | PITZ CAMERA WITH REMOTE ACCESS ALLOWED UNDER NATIONAL DEFENSE AUTHORIZATION ACT - NDMA. MADE IN USA. PARCS COMPATIBLE. MOUNTED TO LIGHT POLE. CONDUITS CONCEALED WITHIN LIGHT POLE. REFER TO CIVIL WALLS DWGS |
| 382 | TRANSFORMER ON A CONCRETE PAD REFER TO DRY UTILITY AND ELECTR. DWGS   |
| 383 | SCREEN WALL SYSTEM AROUND TRANSFORMER   |
| 384 | SCREEN WALL WITH DOUBLE DOOR W/ HEAVY DUTY WHEELS ON HEAVY DUTY HINGES  |

NOTE  
NO PIPING, CABLES, OUTWORK, ETC. SHALL PROJECT INTO THE REQUIRED 7' FEET MIN. HEADROOM CLEARANCE AT NON-ACCESSIBLE LEVELS. AREAS AND ROOF OVER THE ACCESSIBLE PARKING SPACES, THEIR LOADING ZONES AND ACCESSIBLE DRIVE AISLES, PER CODE SECTION 11B - 902.5

1 HIGH ROOF PLAN  
3/32" = 1'-0"

PLAN CHECK NO: 00737297-CNEW



2 NORTHEAST VIEW



1 SOUTHEAST VIEW

# SMOKY HOLLOW PARKING STRUCTURE

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CONSULTANT

| NO. | DATE       | ISSUE DESCRIPTION          |
|-----|------------|----------------------------|
| 1   | 02-09-2022 | Plan Check 1st Resubmittal |
| 2   | 10-14-2022 | Plan Check 1st Resubmittal |
| 3   | 08-18-2023 | Plan Check 2nd Resubmittal |
| 4   | 04-21-2023 | Plan Check 3rd Resubmittal |

Seal/Signature



Project Name  
SMOKY HOLLOW PARKING STRUCTURE

Project Number - TRC Parkitects  
2021-73

CAD File Name

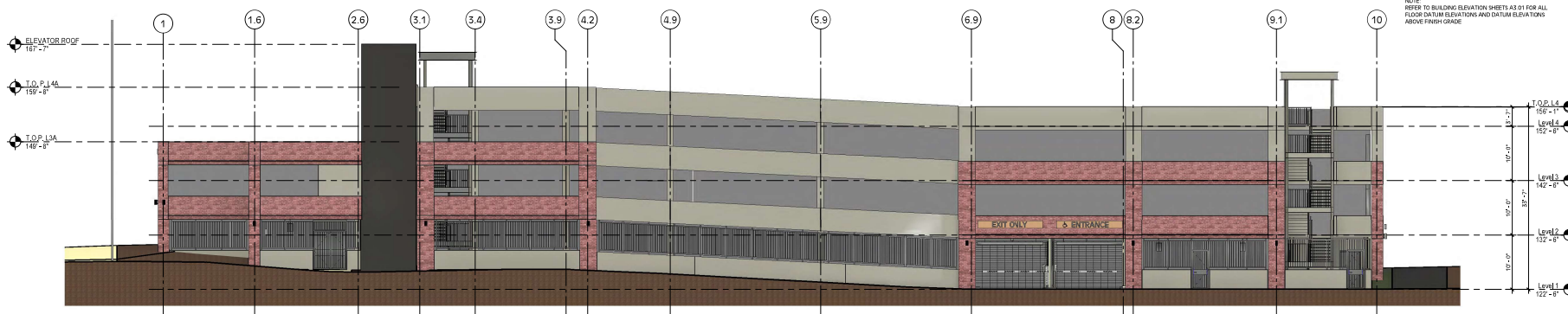
Sheet Description  
ISOMETRIC VIEWS - NORTHEAST AND SOUTHEAST

Drawing Scale

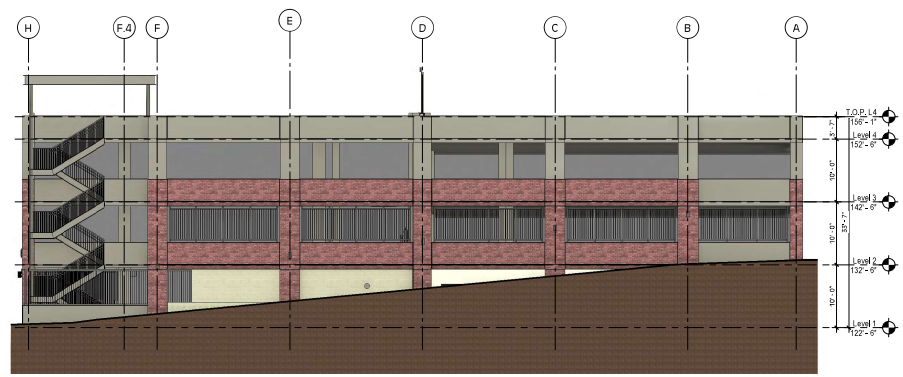
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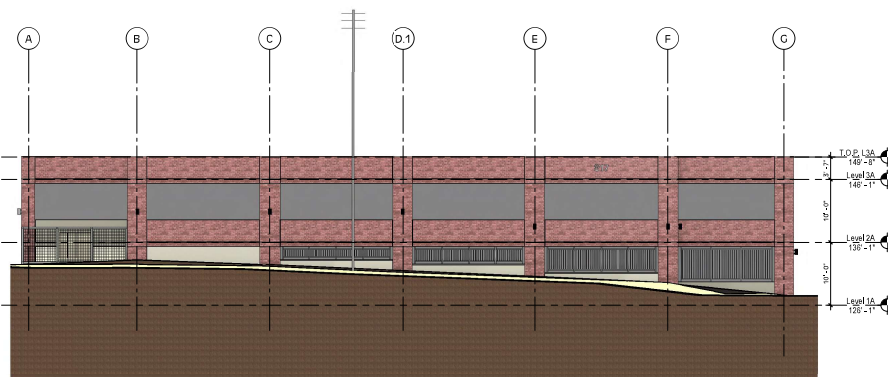




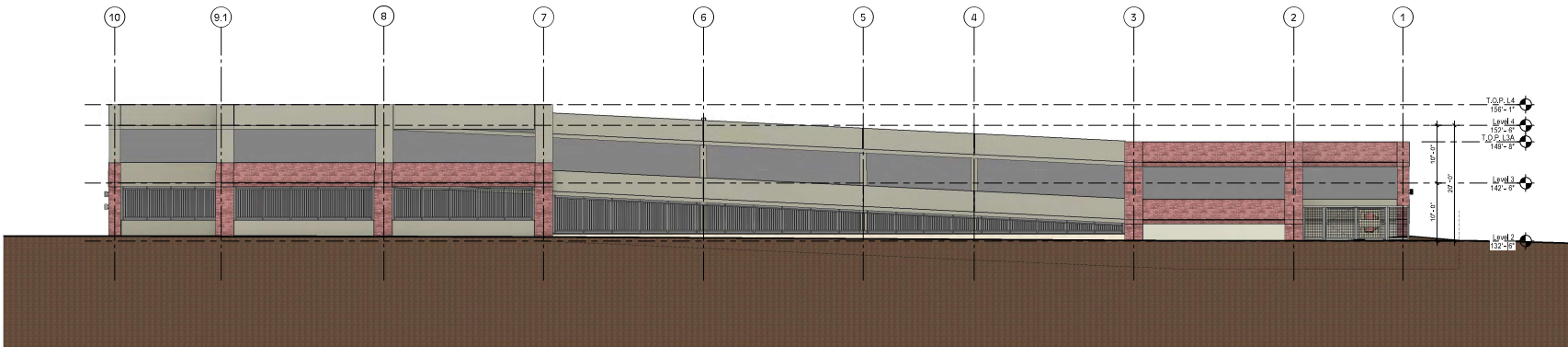
1 EAST ELEVATION  
1/8" = 1'-0"



2 NORTH ELEVATION  
1/8" = 1'-0"



3 SOUTH ELEVATION  
1/8" = 1'-0"



4 WEST ELEVATION  
1/8" = 1'-0"

NOTE:  
REFER TO BUILDING ELEVATION SHEETS A3.01 FOR ALL  
FLOOR DATUM ELEVATIONS AND DATUM ELEVATIONS  
ABOVE FINISH GRADE

# SMOKY HOLLOW PARKING STRUCTURE

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CONSULTANT

| NO. | DATE       | ISSUE DESCRIPTION          |
|-----|------------|----------------------------|
| 1   | 09-09-2022 | Plan Check & Permits       |
| 2   | 10-14-2022 | Plan Check 1st Resubmittal |
| 3   | 01-18-2023 | Plan Check 2nd Resubmittal |
| 4   | 04-21-2023 | Plan Check 3rd Resubmittal |

Seal Signature



Project Name  
SMOKY HOLLOW PARKING STRUCTURE

Project Number - TRC Parkitects  
2021.73

CAD File Name

Sheet Description  
EXTERIOR ELEVATIONS COLORED

Drawing Scale: 1/8" = 1'-0"

## A3.00C

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