

GENERAL NOTES

- 1. ALL WORK SHALL COMPLY TO THE FOLLOWING CODES: 2019 CALIFORNIA BUILDING CODE (CBC), 2019 CALIFORNIA RESIDENTIAL CODE (CRC), 2019 CALIFORNIA ELECTRICAL CODE (CEC), 2019 CALIFORNIA FIRE CODE (CFC), 2019 CALIFORNIA MECHANICAL CODE (CMC), CALIFORNIA PLUMBING CODE (CPC), 2019 CALIFORNIA GREEN BUILDING CODE (CALGREEN), AND 2019 CALIFORNIA ENERGY CODE (CEC) AND WITH THE CITY OF ANTIOCH BUILDING DEPARTMENT.
2. DIMENSIONS ARE TO FACE OF STUD, U.O.N.
3. DO NOT SCALE DIMENSIONS. WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS.
4. ALIGN THE WINDOW HEADS WITH TOP OF DOORS AT 0'-8" A.F.F. U.O.N.
5. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ALL WORK AND MATERIAL IN ACCORDANCE WITH ALL LOCAL AND/OR CITY BUILDING CODES AND REQUIREMENTS.
6. CONTRACTOR SHALL VERIFY ALL FIELD DIMENSIONS AND CONDITIONS AND REPORT DISCREPANCIES TO THE DESIGNER.
7. DIMENSIONS ARE NOT ADJUSTABLE WITHOUT APPROVAL OF THE DESIGNER.
8. CONTRACTOR SHALL THOROUGHLY EXAMINE THE PREMISE AND SHALL BASE HIS BID ON THE EXISTING CONDITIONS, NOT WITHSTANDING ANY INFORMATION SHOWN OR NOT SHOWN ON DRAWING.
9. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR CHECKING CONTRACT DOCUMENTS, FIELD VERIFY CONDITIONS AND DIMENSIONS FOR ACCURACY, CONFIRM THE WORK CAN BE BUILT AS SHOWN BEFORE PROCEEDING WITH THE WORK. IF THERE ARE ANY QUESTIONS REGARDING THESE OR OTHER COORDINATION QUESTIONS, THE GENERAL CONTRACTOR IS RESPONSIBLE FOR OBTAINING A CLARIFICATION FROM THE ARCHITECT BEFORE PROCEEDING WITH THE RELATED WORK IN QUESTION.
10. "SIMILAR" MEANS COMPARABLE CHARACTERISTICS FOR ITEMS NOTED. VERIFY DIMENSIONS AND ORIENTATION ON PLAN.
11. "TYPICAL" OR "TYP" MEANS IDENTICAL FOR ALL SIMILAR CONDITIONS UNLESS OTHERWISE NOTED.
12. DIMENSIONS NOTED "CLEAR" OR "CLR" ARE MINIMUM REQUIRED DIMENSIONS AND CLEARANCES AND MUST BE ACCURATELY MAINTAINED.
13. GENERAL CONTRACTOR TO COORDINATE INSTALLATION OF N.I.C. (NOT IN CONTRACT) ITEMS WITH OTHER TRADES.
14. IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, THE CONTRACTOR WILL BE SOLELY AND COMPLETELY RESPONSIBLE FOR CONDITIONS OF THE JOB SITE, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY DURING PERFORMANCE OF THE WORK. THIS REQUIREMENT WILL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS.
15. THE CONTRACTOR SHALL PROVIDE EVERYTHING NECESSARY AND REASONABLY INCIDENTAL FOR THE PROPER AND WORKMANLIKE EXECUTION OF THE INTENT OF THE DRAWINGS, WHETHER SPECIFICALLY MENTIONED OR NOT.
16. CONTRACTOR SHALL BE RESPONSIBLE TO VERIFY ALL WINDOW SIZES PRIOR TO ORDERING. PROVIDE TEMPERED GLASS WHERE APPLICABLE AND COMPLY WITH ALL APPLICABLE CODES.
17. THE SITE SHALL BE KEPT IN A NEAT AND ORDERLY MANNER DURING THE COURSE OF CONSTRUCTION.
18. COORDINATE WITH THE OWNERS ALL UTILITY SHUT-DOWNS AS REQUIRED FOR UTILITY TIE-INS ETC.

DELTA VIEW NURSERY
TENANT IMPROVEMENT

Gil Dominguez
Custom Home & Addition Remodel Design
321 Village Drive, Brentwood, CA 94513
PH: (925) 382-6938 Email: gil@4dda.com
A Bid
American Institute of Architects
Registered Specialist

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Table with columns: SYM., REVISIONS, DATE. Includes a signature block for Gil Dominguez.

Ahsan Kushkaki

ABBREVIATIONS

Table of abbreviations including: OVER, ANGELE, CENTERLINE, DIAMETER, POUND OR NUMBER, EXISTING, ANCHOR BOLT, ACCESSIBLE, ACJOUS, AREA DRAIN, ADJUSTABLE, AGGREGATE, ALUMINUM, APPROXIMATE, ARCHITECTURAL, ASPHALT, ABOVE FINISHED FLOOR, BOARD, BITUMINOUS, BUILDING, BLOCK, BLOCKING, BEAM, BOTTOM, BUILT UP ROOFING, CEMENT, CABINET, CERAMIC, CAST IRON, CONTROL JOINT, CENTER LINE, CEILING, CALKING, CLOSET, CLEAR, CAISED OPENING, COLUMN, CONCRETE MASONRY UNIT, CONNECTION, CERAMIC TILE, CLOSING, COUNTER SINK, COUNTER, CARPET, CURTAIN ROD, DEGREE, DOUBLE, DEPARTMENT, DRINKING FOUNTAIN, DOUGLAS FIR, DETAIL, DIAMETER, DIMENSION, DOOR OPENING, DISPENSER, DOOR, DRAWER, DOWNSPOUT, DRY STANDPIPE, DRAWING, DRY, DISHWASHER, EAST, EACH, EACH SIDE, EXPANSION, EACH WAY, ELEVATION, ELECTRICAL, ELEVATOR, EMERGENCY, ENCLOSURE, ELECTRICAL PAPERBOARD, EQUIVALENT, EQUIPMENT, ELECTRIC WATER COOLER, EACH WAY, EXISTING, EXPOSED, EXPANSION, EXTERIOR, FIRE ALARM, FORCED AIR UNIT, FLAT BAR, FLOOR DRAIN, FOUNDATION, FIRE EXTINGUISHER, FACE FRAME, OVER.

CONSULTANTS

DESIGN:
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CIVIL ENGINEER:
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BUILDING DATA / CODE REVIEW

TENANT:
Rick Hoke
2101 W. 10th. Street, Suite J
Antioch, CA 94509

PROJECT ADDRESS:
2101 W. 10th. Street, Suite J
Antioch, CA 94509

APN & ZONING:
APN: 074-051-005
ZONING: DT

FIRE SPRINKLERS
N/A

OCCUPANCY & CONST. TYPE :
Group M Occupancy
TYPE III-A CONSTRUCTION

FLOOR AREA:
EXISTING FLOOR BUILDING AREA: 25,000 S.F.
PROPOSED TENANT IMPROVEMENT AREA: 2,468 S.F.

PROJECT SCOPE:
REMODEL A 2,468 SQ. FT. INTERIOR AREA OF THE EXISTING BUILDING FOR A NEW CANNABIS DISPENSARY.

AUTHORITY: CITY OF ANTIOCH
CODES:
2019 CALIFORNIA BUILDING CODE (CBC)
2019 CALIFORNIA MECHANICAL CODE (CMC)
2019 CALIFORNIA PLUMBING CODE (CPC)
2019 CALIFORNIA ELECTRICAL CODE (CEC)
2019 CALIFORNIA FIRE CODE (CFC)

Table for OCCUPANCY / EXITING with columns: AREA, OCCUPANCY, AREA SQ. FT., OCCUPANCY LOAD FACTOR, MINIMUM 2 EXITS REQUIRED OCCUPANTS AT LEAST, EXITS PROVIDED. Includes a row for SANITARY FACILITIES and FIRE SPRINKLERS.

DRAWING INDEX

Table with drawing index entries: G1.0 COVER SHEET, C1.0 SITE PLAN / PATH OF TRAVEL PLAN, A1.0 EXISTING & PROPOSED FLOOR PLAN, A1.1 PROPOSED LIGHTING / REFLECTED CEILING & POWER PLANS, A1.2 PROPOSED SECURITY CAMERA PLAN

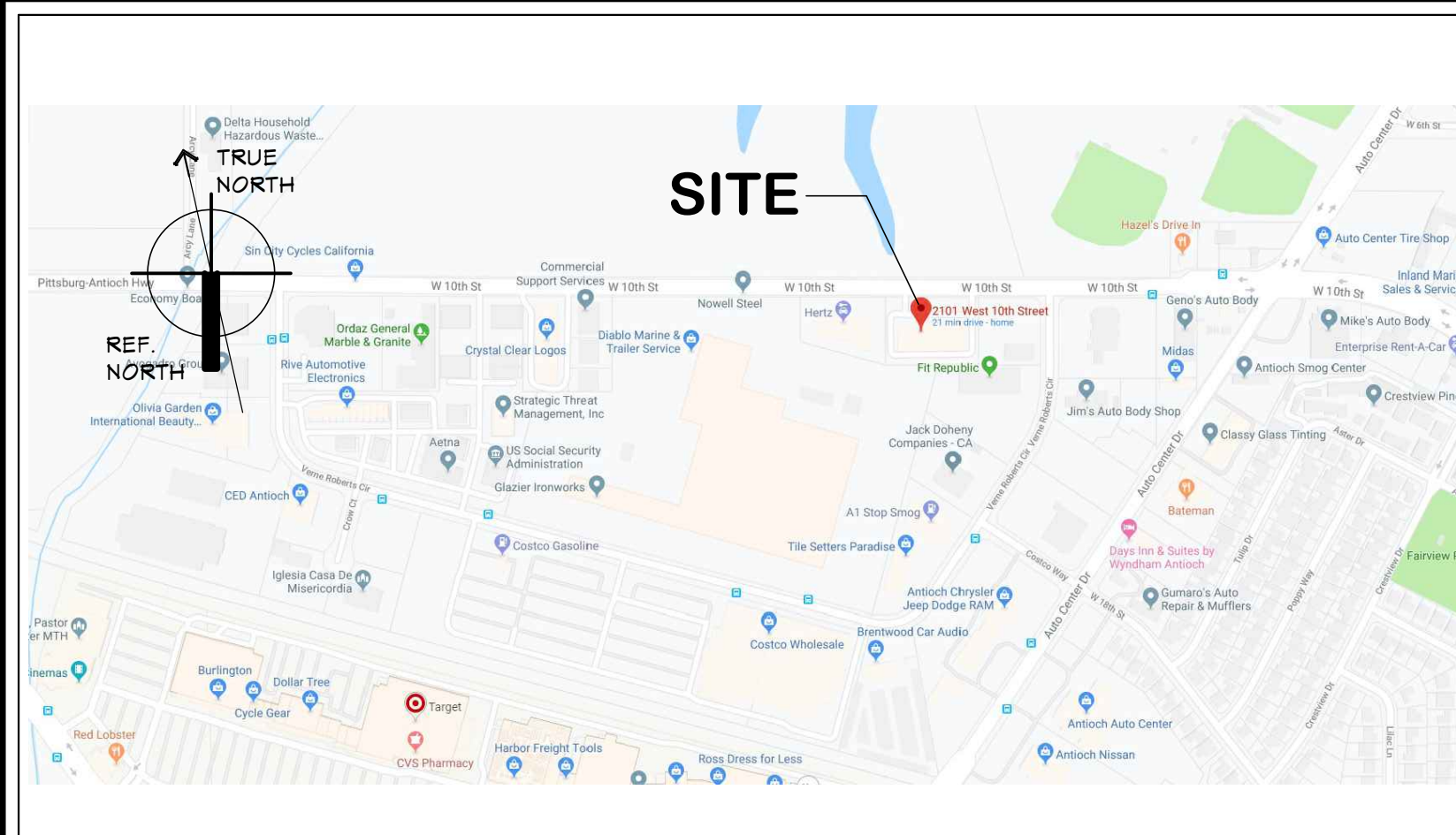
COVER SHEET

DELTA VIEW NURSERY
TENANT IMPROVEMENT
2101 W. 10th. STREET
ANTIOCH, CA 94509
APN: 074-051-005

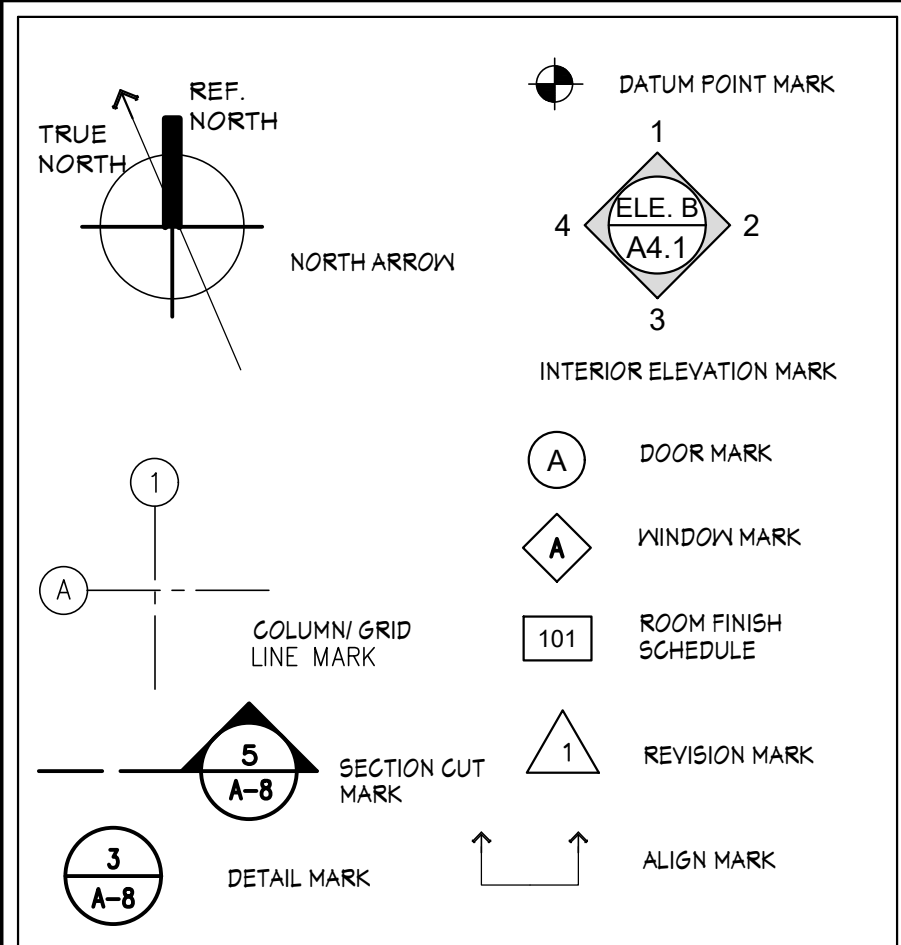
DRAWN BY: DATE:
CD 10/14/2021
SCALE: JOB NUM:
NOTED 4221

SHEET
G1.0
OF

VICINITY MAP



SYMBOLS



SITE INFORMATION:
 1. EXISTING BUILDING IS 25,000 SQUARE FEET
 2. EXISTING OFF STREET PARKING SPACES PROVIDED = 63
 3. THERE ARE 4 - ADA ACCESSIBLE PARKING SPACES

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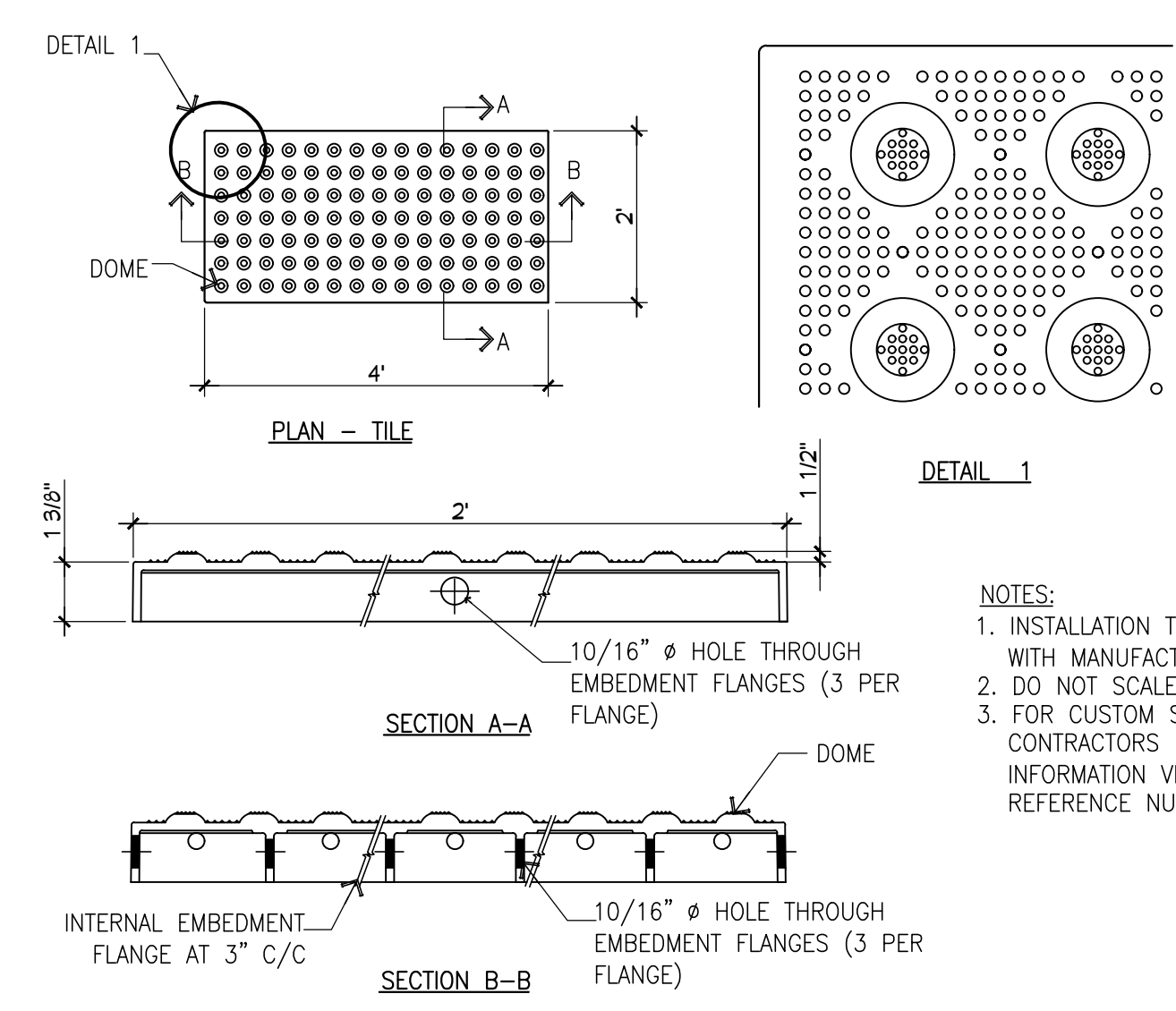
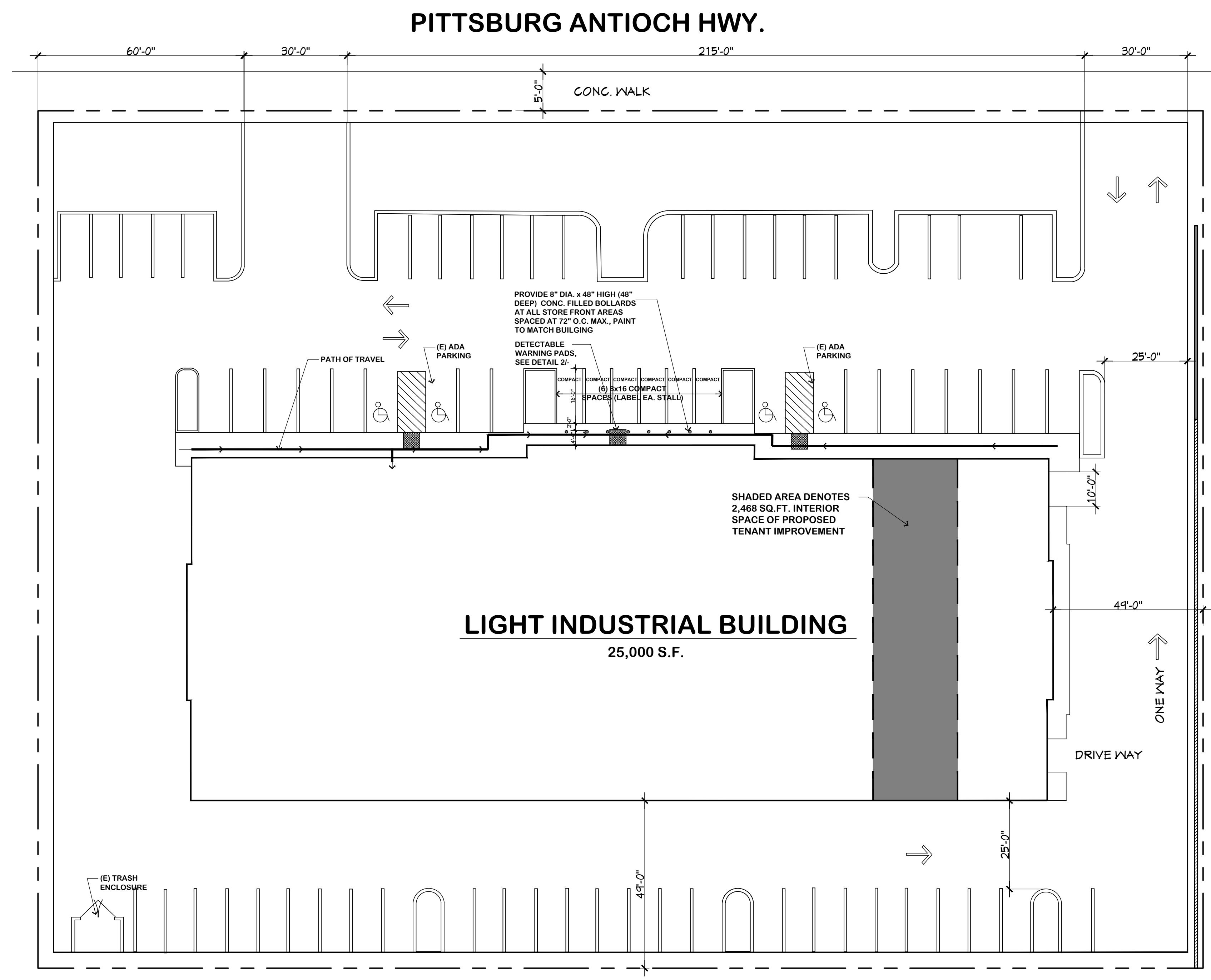
Gil Dominguez

SITE PLAN / PATH OF TRAVEL

DELTA VIEW NURSERY
 TENANT IMPROVEMENT
 2101 W. 10th. STREET
 ANTIOCH, CA 94509
 APN: 074-051-005

DRAWN BY: GD	DATE: 10/04/2021
SCALE: NOTED	JOB NUM: 4221

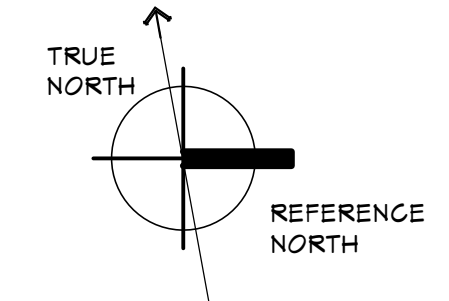
SHEET
C1.0
 OF



NOTES:
 1. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.
 2. DO NOT SCALE DRAWINGS.
 3. FOR CUSTOM SIZING CONTACT MANUFACTURER. CONTRACTORS NOTE: FOR PRODUCT AND COMPANY INFORMATION VISIT www.CADdetails.com/info
 4. REFERENCE NUMBER 681-001D.

2 DETECTABLE PAD DETAIL
 SCALE: NO SCALE

1 SITE PLAN / PATH OF TRAVEL
 SCALE: 1" = 20.00'

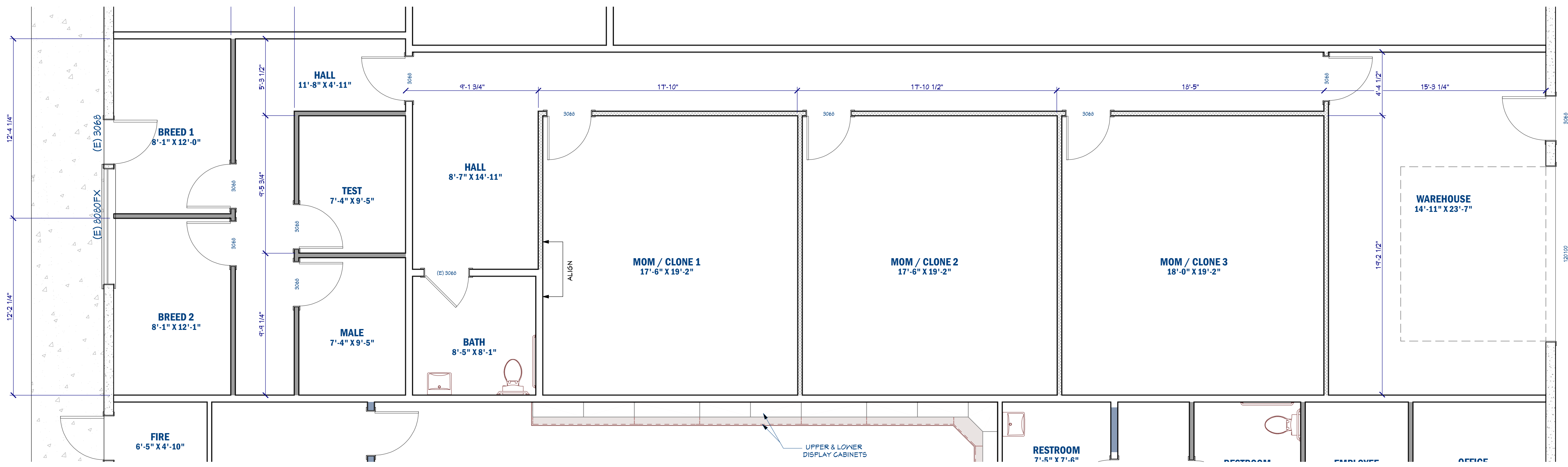


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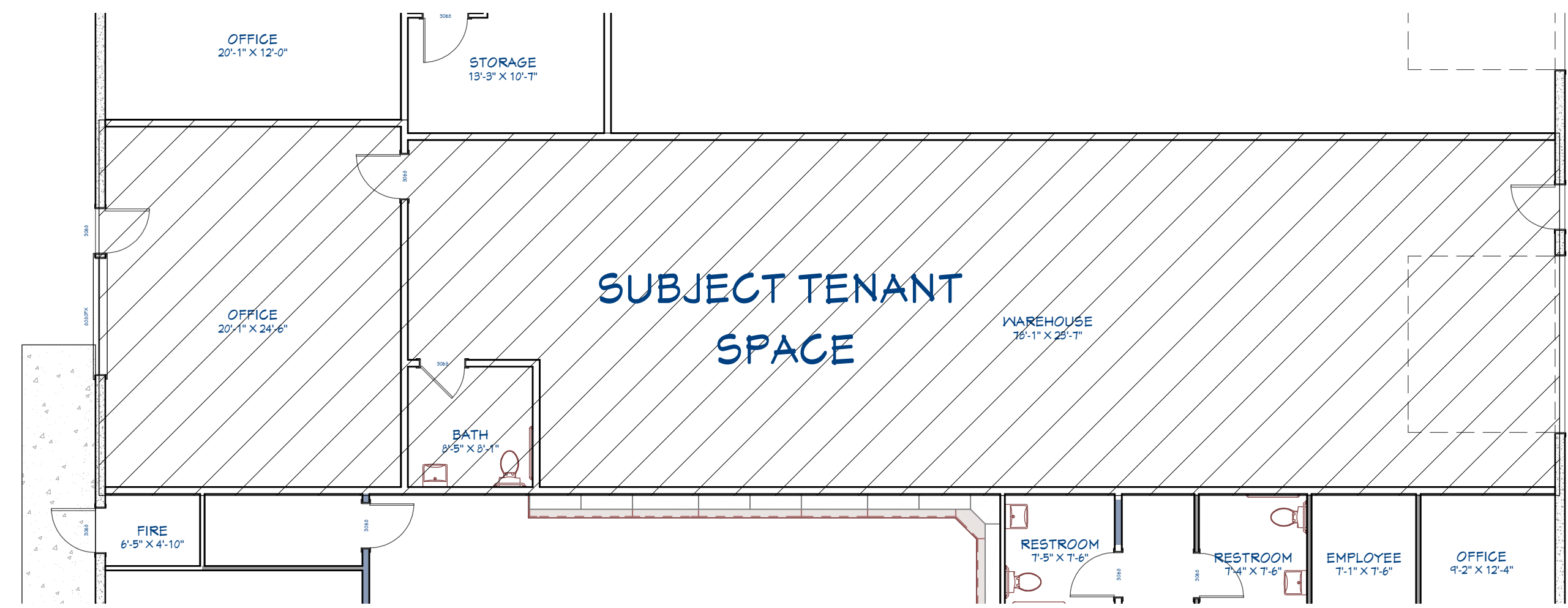
SUBMITTAL	DATE

ISSUE	DATE



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

2D SYMBOL	WALL SCHEDULE
[Symbol]	INTERIOR-4
[Symbol]	8" CONCRETE WALL - EXISTING
[Symbol]	INTERIOR-4, EXISTING
[Symbol]	INTERIOR-6
[Symbol]	INTERIOR-6, EXISTING



1 EXISTING FLOOR PLAN
 SCALE: 1/8" = 1'-0"

EXISTING & PROPOSED FLOOR PLAN

DELTA VIEW NURSERY
 TENANT IMPROVEMENT
 2101 W. 10th STREET
 ANTIOCH, CA 94509
 APN: 074-051-005

DRAWN BY: GD
DATE: 3/21/2022
SCALE: NOTED
JOB NUM: 0922

SHEET

A1.0

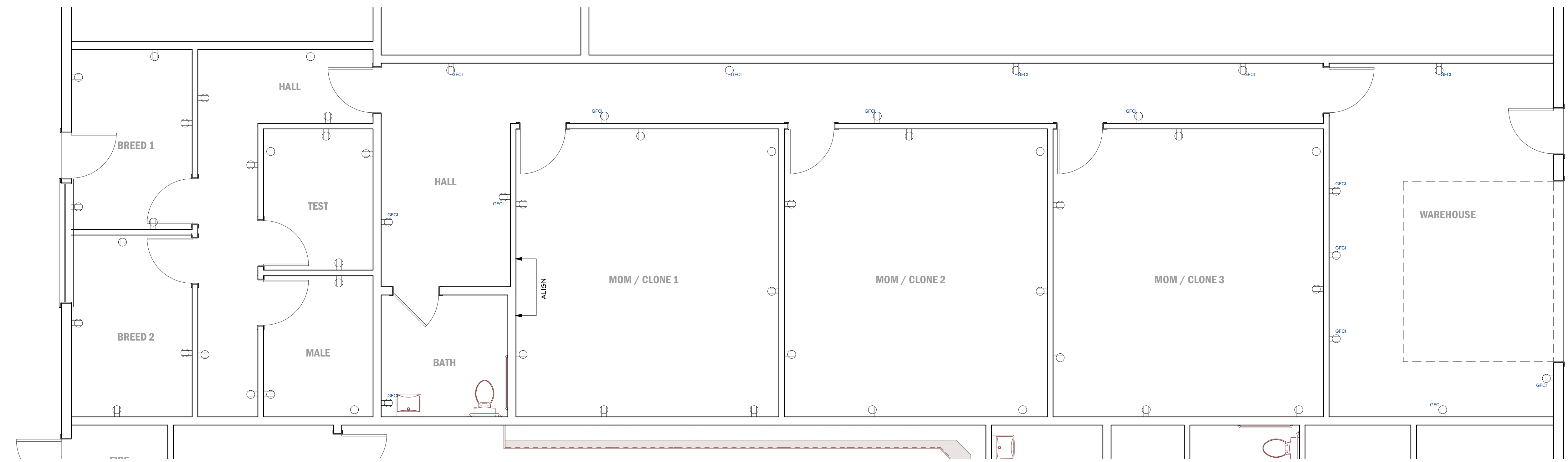
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SUBMITTAL	DATE

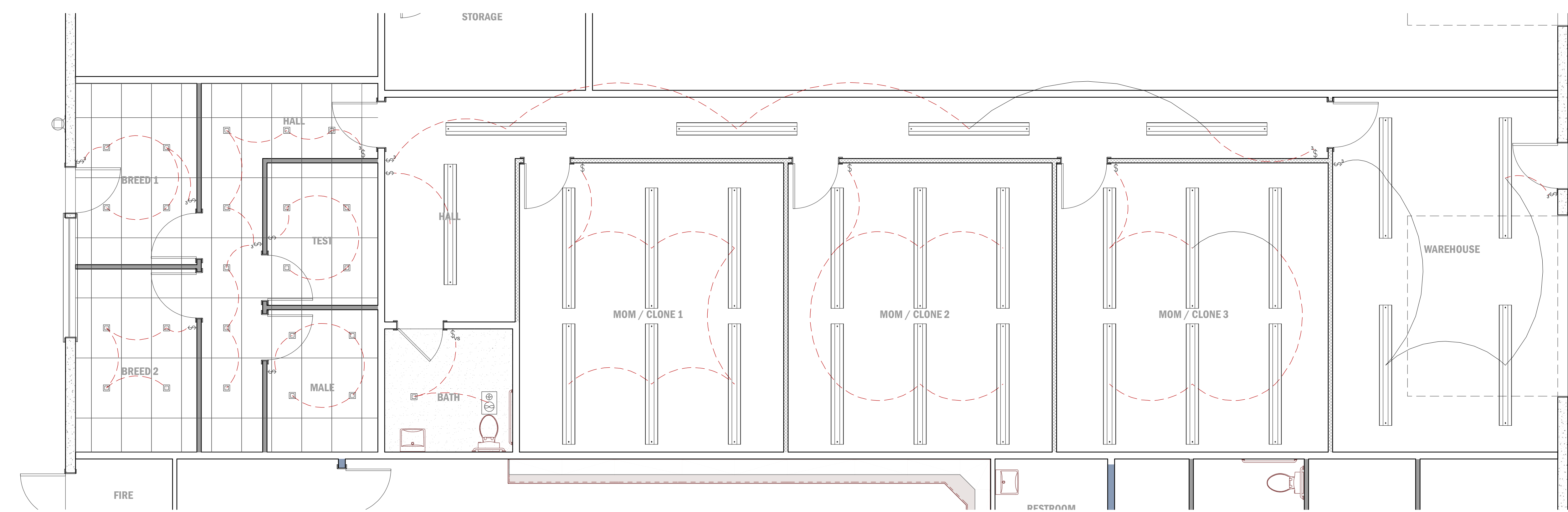
ISSUE	DATE



PLAN LEGEND:

- 120 VOLT - 20 AMP DUPLEX OUTLET
- 120 VOLT - 15 AMP DUPLEX OUTLET GROUND FAULT CIRCUIT INTERRUPTER

2 PROPOSED POWER PLAN
 SCALE: 1/8" = 1'-0"



PLAN LEGEND:

- HANGING GROW LIGHTS
- RECESSED L.E.D. LIGHTS
- WALL MOUNTED L.E.D. FLOOD LIGHT ON AUTOMATIC CLOCK ON / OFF TIMER
- SINGLE POLE SWITCH
- THREE WAY SWITCH
- SINGLE POLE SWITCH WITH VACANCY SENSOR

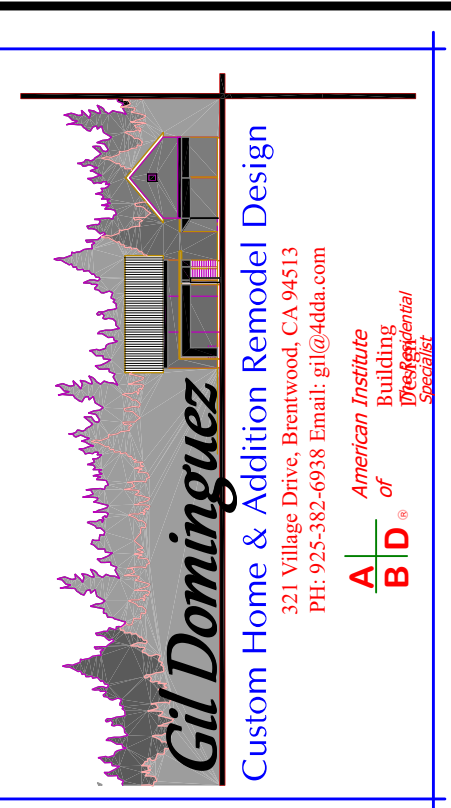
1 PROPOSED LIGHTING / REFLECTED CEILING PLAN
 SCALE: 1/8" = 1'-0"

PROPOSED LIGHTING / REFLECTED CEILING PLAN & POWER PLAN

DELTA VIEW NURSERY
 TENANT IMPROVEMENT
 2101 W. 10th STREET
 ANTIOCH, CA 94509
 APN: 074-051-005

DRAWN BY: GD
DATE: 3/21/2022
SCALE: 1/4" = 1'-0"
JOB NUM: 0922

SHEET
A1.1
 OF



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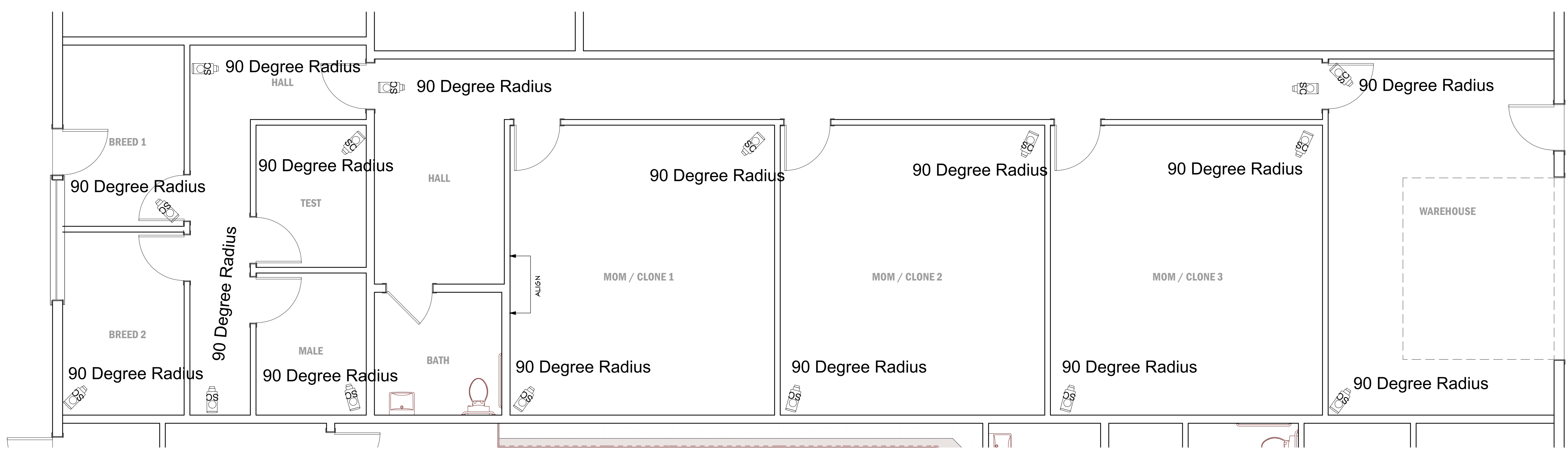
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SUBMITTAL DATE

ISSUE DATE

PLAN LEGEND:

-  **CEILING MOUNTED SECURITY CAMERA**
-  **EXTERIOR WALL MOUNTED SECURITY CAMERA**



1 SECURITY CAMERA PLAN
SCALE: 1/8" = 1'-0"

SECURITY CAMERA PLAN

DELTA VIEW NURSERY
TENANT IMPROVEMENT
2101 W. 10th STREET
ANTIOCH, CA 94509
APN: 074-051-005

DRAWN BY: GID
DATE: 3/21/2022
SCALE: 1/4" = 1'-0"
JOB NUM: 0922

SHEET
A1.2
OF