

# RODGERS-SMITH PARK RESTROOM REPLACEMENT

PLEASANT HILL RECREATION AND PARK DISTRICT

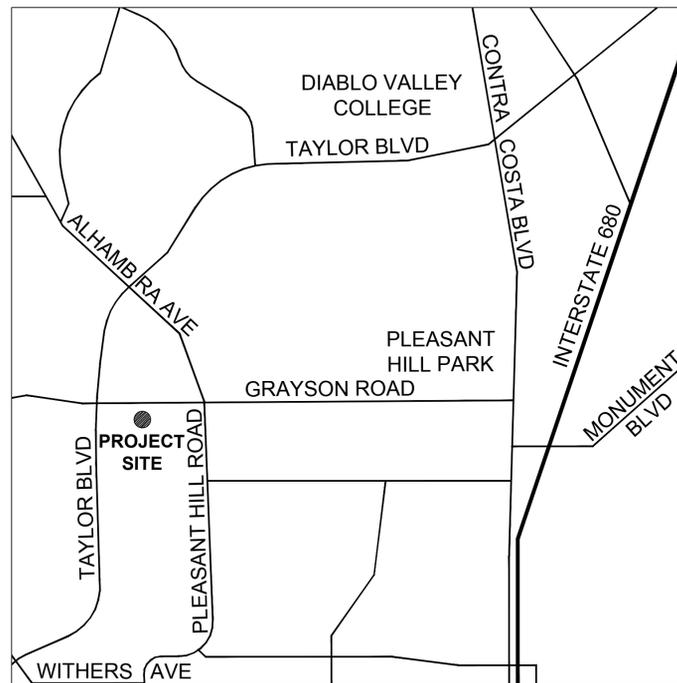
738 GRAYSON ROAD  
PLEASANT HILL, CA 94253

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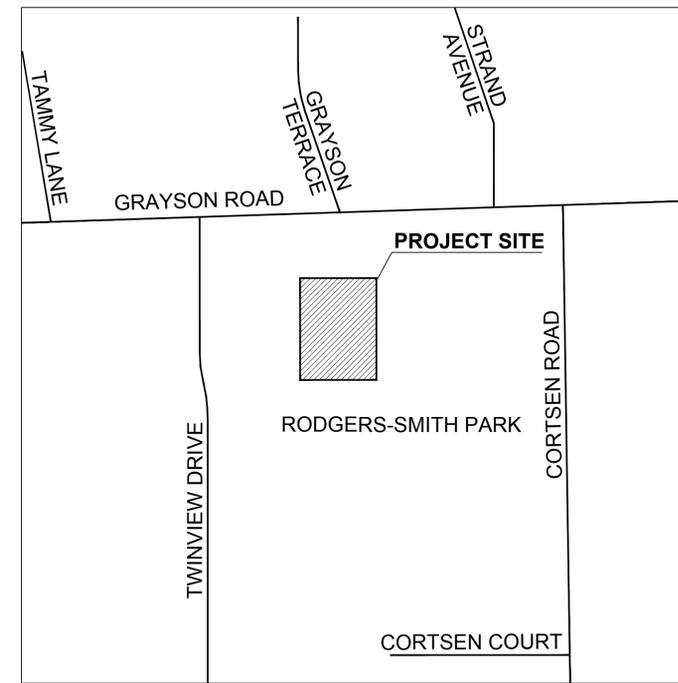
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## ABBREVIATIONS

BC	BOTTOM OF CURB	R	RADIUS
BMP	BEST MANAGEMENT PRACTICES	RE	RIM ELEVATION
		SP	SPACES
BS	BOTTOM OF STEP	SWL	SWALE
CL	CENTER LINE	TC	TOP OF CURB
EQ	EQUAL	TS	TOP OF STEP
FG	FINISH GRADE	TW	TOP OF WALL
FL	FLOW LINE	TMS	TOP OF MOWING STRIP
FS	FINISH SURFACE		
FSG	FINISH SUB-GRADE	TYP	TYPICAL
GB	GRADE BREAK	UON	UNLESS OTHERWISE NOTED
HP	HIGH POINT		
OC	ON CENTER	VIF	VERIFY IN FIELD
PIP	POURED IN PLACE		



PROJECT VICINITY



PROJECT LOCATION



## PROJECT TEAM

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COVER SHEET

RODGERS-SMITH PARK  
RESTROOM REPLACEMENT  
738 GRAYSON ROAD  
PLEASANT HILL, CA 94253

DATE: 12/04/2024

SCALE: SEE PLAN

DRAWN BY: JM

CHECKED BY: BT

SHEET NO.

**L0.00**

## EXISTING CONDITIONS, SITE PREPARATION AND DEMOLITION PLAN GENERAL NOTES

- A. THE CONTRACTOR SHALL BE RESPONSIBLE UNDER THIS CONTRACT FOR REPAIRING AND REPLACING AT HIS OWN EXPENSE, ANY STRUCTURES, FENCES, WALLS OR PLANT LIFE DAMAGED OR DESTROYED BY HIS OPERATION. LIKEWISE, THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPAIRING OR REPLACING ANY AND ALL DAMAGES OCCURRING BY HIS OPERATION, ON ADJACENT PROPERTIES AND ANYWHERE OUTSIDE THE CONTRACT LIMIT LINES. THE DAMAGED ITEMS WILL BE RESTORED TO THEIR ORIGINAL CONDITION AND TO THE SATISFACTION OF THE OWNER'S REPRESENTATIVE.
- B. CUT AND REMOVE EXISTING TREE(S) AS INDICATED ON THE PLANS. POST TREE REMOVAL NOTICES ON TREES TO BE REMOVED TEN (10) DAYS PRIOR TO REMOVAL OF TREE(S). TREE(S) SHALL BE REMOVED UNDER THE DIRECTION OF THE OWNER'S REPRESENTATIVE, WHO SHALL BE PRESENT WHEN CUTTING TAKES PLACE. REMOVAL SHALL INCLUDE ALL LIMBS, DEBRIS AND THE ENTIRE STUMP TO 24" MINIMUM BELOW FINAL FINISH GRADE.
- C. ALL ITEMS INDICATED TO BE REMOVED SHALL BE DISPOSED OF FROM THE PROJECT SITE, EXCEPT ITEMS INDICATED TO BE SALVAGED.
- D. INSTALL TEMPORARY CHAIN LINK CONSTRUCTION FENCE WITH GATES TO SECURE CONSTRUCTION AREA FROM PUBLIC. CONFIRM GATE LOCATION WITH OWNER'S REPRESENTATIVE. MAINTAIN IN WORKING ORDER THROUGH ENTIRE CONSTRUCTION PERIOD. PROVIDE METAL "KEEP OUT" SIGN ON FENCE AT EVERY 100 FEET. READJUST TEMPORARY FENCING AS REQUIRED DURING CONSTRUCTION TO MAINTAIN CONSTRUCTION AREA TOTALLY ENCLOSED. PROVIDE ACCESS GATES AS REQUIRED. COORDINATE AND COMPLY WITH OWNER'S REPRESENTATIVE FOR ANY SPECIAL ACCESS REQUIREMENTS THAT THE OWNER MAY REQUIRE DURING THE CONSTRUCTION PERIOD.
- E. SHOULD ANY ABANDONED PIPES BE BROKEN DURING CONSTRUCTION, CONTRACTOR SHALL REPAIR PIPE TO ELIMINATE ANY OPENINGS, AS DIRECTED BY THE OWNER'S REPRESENTATIVE.
- F. WHERE PROPOSED IMPROVEMENTS REQUIRE THE MODIFICATION OF EXISTING IRRIGATION OR POTABLE WATER EQUIPMENT, RELOCATE OR EXTEND EXISTING IRRIGATION PIPES TO NEW EDGE OF PAVING AND CAP PIPES. PLACE STAKE TO DESIGNATE LOCATION OF CAPPED PIPES. SALVAGE ALL EXISTING IRRIGATION HEADS OR VALVES AND DELIVER TO THE OWNER. COORDINATE WITH OTHER PLANS.
- G. NOT ALL DEMOLITION OR CLEARING AREAS ARE SHOWN ON THIS PLAN. REFER TO OTHER PLANS WHERE ADDITIONAL AREAS REQUIRE DEMOLITION IN ORDER TO INSTALL NEW IMPROVEMENTS.
- H. LIMIT OF WORK LINE IS AN APPROXIMATION. REFER TO ALL PLANS THAT MAY REQUIRE WORK BEYOND LINE.
- I. WHERE EXISTING UTILITY VALVES, METERS, ETC, CONFLICT WITH NEW IMPROVEMENTS, MODIFY OR REPLACE AS REQUIRED TO CONFORM TO NEW CONDITIONS.
- J. REFER TO TOPOGRAPHIC MAP FOR ADDITIONAL EXISTING INFORMATION.
- K. AT TURF AREAS DESIGNATED FOR PRESERVATION, SOME AREAS MAY REQUIRE DISTURBANCE AND REPAIR, DUE TO UNDERGROUND WORK WHERE THEIR LOCATIONS ARE UNKNOWN. COORDINATE WITH OTHER PLANS.
- L. ENSURE THAT ALL VEGETATION SCHEDULED FOR PRESERVATION ARE ADEQUATELY IRRIGATED THROUGHOUT THE CONSTRUCTION PERIOD.
- M. REFER TO THE ELECTRICAL DRAWINGS TO PROVIDE ELECTRICAL SERVICE FOR THE ENTIRE PARK THROUGHOUT THE ENTIRE PROJECT DURATION. THE PARK IRRIGATION AND LIGHTING AND IRRIGATION SYSTEMS MUST FUNCTION AT ALL TIMES.
- N. PROVIDE TEMPORARY RESTROOM FACILITIES FOR THE DURATION OF THE PROJECT AND UNTIL THE NEW RESTROOM BUILDING IS OPEN FOR PUBLIC USE. PROVIDE 1 STANDARD PORTABLE TOILET, 1 ACCESSIBLE PORTABLE TOILET, AND 1 HAND WASHING STATION. PLACE FACILITIES ON THE TURF BUT DIRECTLY ACCESSIBLE TO AND FROM THE ADJACENT SIDEWALK. ALL FACILITIES SHALL BE MAINTAINED IN A CLEAN AND SAFE CONDITION AT ALL TIMES. HAND WATER ADJACENT TURF AREAS THAT MAY BE RECEIVING LESS WATER DUE TO THE PLACEMENT OF THE TEMPORARY RESTROOM FACILITIES.
- O. THE BUILDING CONTAINS ASBESTOS AND LEAD. REFER AND CONFORM TO FINAL PRELIMINARY ASBESTOS AND LEAD INSPECTION REPORT AND STATE OR LOCAL CODES RELATED TO THE SAFE REMOVAL OF SAID ELEMENTS.
- P. CONTRACTOR MUST POTHOLE TO FIND EXISTING UNDERGROUND UTILITIES WITHIN THE PROJECT LIMITS WHERE EXCAVATION WILL OCCUR.
- Q. CONTRACTOR SHALL RELOCATE ELECTRICAL PANEL AS REQUIRED TO SAFELY DEMOLISH THE BUILDING AND TO KEEP THE EXISTING IRRIGATION SYSTEM AND PARK LIGHTS IN RUNNING ORDER.
- R. SALVAGE ALL EXISTING IRRIGATION EQUIPMENT.

## POLLUTION CONTROL NOTES

- A. PROJECT AREA SHALL BE ROUGH GRADED IN ACCORDANCE WITH THE GRADING AND DRAINAGE PLANS. FUTURE FINISH GRADING SHALL DIRECT ALL STORM WATER RUNOFF TO THE STREETS OR INLETS SHOWN ON THIS PLAN AND ULTIMATELY TO THE STORM DRAIN SYSTEM. ALL STORM WATER FROM THIS SITE IS INTENDED TO BE DIRECTED TO THE STORM DRAINS.
- B. IF SIGNIFICANT SEDIMENT OR OTHER VISUAL SYMPTOMS OF IMPURITIES ARE NOTICED IN THE STORM WATER, CONTACT THE OWNER'S REPRESENTATIVE IMMEDIATELY.
- C. CONTRACTOR IS RESPONSIBLE FOR INSPECTION AND RESTORATION OF ALL ASPECTS OF THIS PLAN. SEDIMENT ON SIDEWALKS AND GUTTERS SHALL BE REMOVED BY SHOVEL OR BROOM.

## POLLUTION CONTROL NOTES

- D. ALL DUMPSTERS OR OTHER TRASH STORAGE ENCLOSURES SHALL BE UTILIZED SOLELY FOR NON-HAZARDOUS MATERIALS.
- E. ALL EMPLOYEES, CONTRACTORS, AND SUBCONTRACTORS ARE RESPONSIBLE FOR CONFORMING TO THE ELEMENTS SHOWN ON THIS PLAN OR RELATED DOCUMENTS. ANY CONTRACTOR PLANNING TO DO WORK ON-SITE SHALL BE RESPONSIBLE FOR OBTAINING AND REVIEWING ALL INFORMATION PRIOR TO START OF WORK AND EDUCATING ALL OF THEIR EMPLOYEES OR SUBCONTRACTORS AS TO THE CONTENTS OF THIS PLAN.
- F. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS AND FILING ALL PLANS WITH RELATED AGENCIES ASSOCIATED WITH THEIR WORK. THIS SHALL, INCLUDE, BUT NOT BE LIMITED TO, PERMITS FOR STORAGE OF HAZARDOUS MATERIALS, BUSINESS PLANS, PERMITS FOR STORAGE OF FLAMMABLE LIQUIDS, GRADING PERMITS, OR OTHER PLANS OR PERMITS REQUIRED BY CITY, COUNTY, OR OTHER AGENCIES. ALL PROPERTY OWNERS, CONTRACTORS, OR SUBCONTRACTORS WORKING ON-SITE ARE INDIVIDUALLY RESPONSIBLE FOR OBTAINING AND SUBMITTING ANY BUSINESS PLANS OR PERMITS REQUIRED BY STATE OR LOCAL AGENCIES.
- G. CONTRACTOR MAY RELOCATE STORAGE, DELIVERY, OR WASH-OUT AREAS, TO SUIT THEIR OPERATIONS. RELOCATED LOCATION TO BE SHOWN ON PLANS MAINTAINED AT JOBSITE. CONTACT OWNER'S REPRESENTATIVE FOR ANY PLAN REVISIONS. PLAN REVISIONS SHALL BE SUBMITTED TO THE OWNER IF REQUESTED. CONTRACTOR TO MAINTAIN SECONDARY CONTAINMENT AS NECESSARY TO PROHIBIT POLLUTION AND TOXIC MATERIALS FROM ENTERING STORM DRAIN.

## EROSION CONTROL NOTES

- A. NO VEHICLES SHALL BE ALLOWED TO TRACK OR SPREAD SOIL FROM THE CONSTRUCTION AREAS ONTO AREAS BEYOND THE PROJECT LIMITS OR EXISTING PAVED PUBLIC STREETS. ANY VEHICLE OPERATING WITHIN THE PROJECT AREA AND OFF THE PAVED STREET SHALL CROSS A CONSTRUCTION ENTRANCE AS SHOWN HEREIN. THE ENTRANCE MAY BE MODIFIED BY THE CONTRACTOR TO FACILITATE HIS OPERATIONS.
- B. THE EROSION AND SEDIMENT CONTROL MEASURES WILL BE OPERABLE DURING THE RAINY SEASON, OCTOBER 1ST TO APRIL 15TH. NO GRADING WILL OCCUR BETWEEN OCTOBER 1ST AND APRIL 15TH, UNLESS AUTHORIZED BY THE OWNER.
- C. CHANGES TO THIS STORM WATER POLLUTION PREVENTION PLAN TO MEET FIELD CONDITIONS WILL BE MADE ONLY WITH THE APPROVAL OF, OR AT THE DIRECTION OF THE OWNER. CHANGES MADE TO SUIT FIELD CONDITIONS SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE OWNER'S REPRESENTATIVE.
- D. DURING THE RAINY SEASON, ALL PAVED AREAS WILL BE KEPT CLEAR OF EARTH MATERIAL AND DEBRIS. THE SITE WILL BE MAINTAINED SO THAT A MINIMUM OF SEDIMENT-LADEN RUNOFF ENTERS THE STORM DRAIN SYSTEM. THESE PLANS SHALL REMAIN IN EFFECT UNTIL THE IMPROVEMENTS ARE ACCEPTED BY THE OWNER, AND ALL SLOPES ARE STABILIZED FROM EROSION.
- E. THIS PLAN ASSUMES THE COMPLETION OF GRADING AND STORM DRAIN FACILITIES. IF FACILITIES ARE NOT COMPLETED, CONTACT THE OWNER'S REPRESENTATIVE FOR PLAN REVISIONS.
- F. ALL BANKS AND ALL GRADED AREAS SHALL BE HYDROSEEDDED TO CONTROL EROSION BY OCTOBER 1ST.

## URBAN RUNOFF POLLUTION NOTES

- A. STABILIZE ALL DENUDED AREAS AND MAINTAIN EROSION CONTROL MEASURES CONTINUOUSLY BETWEEN OCTOBER 1 AND APRIL 1.
- B. REMOVE SPOILS PROMPTLY AND AVOID STOCKPILING OF FILL MATERIALS WHEN RAIN IS FORECAST. IF RAIN THREATENS, STOCKPILED SOILS AND OTHER MATERIALS SHALL BE TARPED AT THE REQUEST OF THE OWNER'S REPRESENTATIVE.
- C. STORE, HANDLE, AND DISPOSE OF CONSTRUCTION MATERIALS AND WASTES SO AS TO PREVENT THEIR ENTRY TO THE STORM DRAIN SYSTEM. CONTRACTOR MUST NOT ALLOW CONCRETE, WASHWATERS, SLURRIES, PAINT OR OTHER MATERIALS TO ENTER CATCH BASINS OR TO ENTER SITE RUNOFF.
- D. USE FILTRATION OR OTHER MEASURES TO REMOVE SEDIMENT FROM DEWATERING EFFLUENT.
- E. NO CLEANING, FUELING OR MAINTAINING VEHICLES ON SITE SHALL BE PERMITTED IN ANY MANNER THAT ALLOWS DELETERIOUS MATERIALS TO ENTER CATCH BASINS OR TO ENTER SITE RUNOFF.
- F. USE OF PESTICIDES AND/OR FERTILIZERS SHALL BE PROHIBITED UNLESS APPROVED BY THE OWNER'S REPRESENTATIVE.
- G. IN THE EVENT GRADING OPERATIONS ARE SUSPENDED BY WEATHER CONDITIONS AND IF THE STORM DRAIN SYSTEM IS INCOMPLETE, INSTALL ADDITIONAL ROCK FILTERS AND OTHER FACILITIES AS DIRECTED BY OWNER'S REPRESENTATIVE.
- H. CONTRACTOR TO RELOCATE CONCRETE WASHDOWN, VEHICLE STORAGE DELIVERY, AND NON HAZARDOUS WASTE AREAS AS NECESSARY TO FACILITATE THEIR OPERATION AND PROMOTE POLLUTION CONTROL.

## BMP IMPLEMENTATION SCHEDULE

- A. ALL BMP'S TO BE INSTALLED PRIOR TO A QUALIFIED STORM EVENT.
- B. PERIMETER CONTROL, EXISTING INLET PROTECTION, AND CONSTRUCTION ENTRANCE SHALL BE INSTALLED PRIOR TO COMMENCEMENT OF CONSTRUCTION.
- C. ALL OTHER BMP'S SHALL BE INSTALLED AT COMPLETION OF CONSTRUCTION OF EACH INLET.
- D. INSTALLED BMP'S SHALL BE MAINTAINED CONTINUOUSLY BY CONTRACTOR.

## CONSTRUCTION AND LAYOUT PLAN GENERAL NOTES

- A. LAYOUT INFORMATION. ALL LAYOUT INFORMATION WILL BE MADE AVAILABLE IN ELECTRONIC (AUTOCAD) FORMAT FOR CONTRACTOR'S USE. OBTAIN THE SERVICES OF A REGISTERED LAND SURVEYOR TO LAYOUT ALL IMPROVEMENTS.
- B. ALL TRANSITIONS OF PAVEMENT SHALL BE CONSTRUCTED TO A SMOOTH CURVE. ALL ADJUSTMENTS OF THE LAYOUT SHALL BE APPROVED BY THE OWNER'S REPRESENTATIVE PRIOR TO CONSTRUCTION.
- C. VERIFY THE LOCATIONS OF ALL UTILITIES IN THE FIELD. LOCATIONS SHOWN ON THE PLAN ARE APPROXIMATE AND FOR GENERAL INFORMATION ONLY. NOTIFY UNDERGROUND SERVICE ALERT (U.S.A.) AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION ON THIS PROJECT.
- D. PRIOR TO GENERAL INSTALLATION OF CONCRETE ITEMS, A REPRESENTATIVE JOBSITE TEST INSTALLATION (LOCATED OFF-SITE) IS TO BE PRODUCED INCLUDING CASTING, COLOR, FINISHING, CURING, AND SEALING, AS APPLICABLE TO VERIFY AND APPROVE SUITABILITY, PROPER SURFACE PREPARATION METHODS, ADHESION, SAFETY, PERFORMANCE, WET AND DRY SLIP RESISTANCE, APPLICATION TECHNIQUES AND COVERAGE. TEST INSTALLATION TO BE APPROVED BY OWNER'S REPRESENTATIVE. FOLLOW MANUFACTURER'S RECOMMENDATIONS.
- E. ALL EXISTING UTILITY BOXES, VAULTS, VALVE COVERS, AND MANHOLES WITHIN THE AREA TO BE IMPROVED SHALL BE ADJUSTED OR REPLACED TO CONFORM TO THE NEW PAVEMENT SURFACE OR THE NEW FINISH GRADE.
- F. WHERE PROPOSED FOOTINGS ARE LOCATED NEAR EXISTING UTILITIES, MANUALLY EXCAVATE TO EXPOSE AND VERIFY EXISTING EQUIPMENT. NOTIFY OWNER'S REPRESENTATIVE IF PROPOSED IMPROVEMENTS CONFLICT WITH EXISTING CONDITIONS.
- G. THE PLAN SHOWS THE PAVING JOINT LAYOUT OF ALL CONCRETE FLAT WORK FOR THIS PROJECT. JOINT PATTERNS ARE RADIAL TO THE CURVE, EXCEPT THERE SHOWN OTHERWISE.
- H. EXPANSION JOINTS SHALL BE INSTALLED WHEREVER NEW PAVING MEETS EXISTING PAVEMENT, CURBS, BANDS, FOOTINGS, WALLS, BUILDINGS OR OTHER CONSTRUCTED ELEMENTS, AND AS DETAILED IN THE PLANS. AT CONCRETE MOWING STRIP, BAND OR CONCRETE CURB, INSTALL EXPANSION JOINT TO ALIGN WITH ABUTTING PAVEMENT CONTROL OR EXPANSION JOINTS, AT 10 FEET MINIMUM ON CENTER, AND AS INDICATED ON THE PLANS. INSTALL KEY JOINT OR DOWELS (CORE DRILL IF NECESSARY) TO PREVENT DIFFERENTIAL SETTLING BETWEEN SAID ELEMENTS.
- I. NOT ALL NEW PAVING AREAS ARE SHOWN ON THIS PLAN. REFER TO OTHER PLANS WHERE TRENCHING ACROSS EXISTING PAVING MAY OCCUR, WHICH WILL REQUIRE REPAIR AND RE-PAVING.
- J. DIMENSION LINES LOCATE EDGES OF PAVING OR FACE OF WALLS OR CURBS, UNLESS OTHERWISE NOTED.
- K. WHERE LARGE RADIUS INFORMATION IS NOT SHOWN, PROVIDE SMOOTH TRANSITION BETWEEN ADJACENT TANGENTIAL LINES. REVIEW WITH OWNER'S REPRESENTATIVE FOR LAYOUT APPROVAL PRIOR TO INSTALLING PAVEMENT.
- L. WHERE NEW PAVING OR CURBS CONFORM OR ALIGN WITH EXISTING IMPROVEMENTS, PROVIDE SMOOTH TRANSITION WHERE THEY ABUT EACH OTHER.
- M. SITE CONCRETE:
  1. SITE CONCRETE INCLUDES CONCRETE PAVING, WALKWAYS, PATHS, RAMPS, STAIRS, STEPS, MOWING STRIPS, CURBS, CURB AND GUTTERS.
  2. STANDARD CONCRETE PAVING SHALL BE BY DAVIS COLORS (DAVISCOLORS.COM), READY MIX INTEGRAL COLOR. COLOR SHALL BE "OUTBACK" #677, 0.5LBS. PER 94 LB. SACK OF CEMENT.
  3. CONCRETE FINISH SHALL BE BOARD FINISH ON VERTICAL SURFACES AND MEDIUM BROOM FINISH ON HORIZONTAL SURFACES, UNLESS OTHERWISE NOTED.
- N. CONCRETE PAVING THICKNESS. INCREASE PAVING THICKNESS WHERE SPECIFIED AT SURFACE-MOUNTED SITE FURNISHINGS DETAILS.
- O. METAL HANDRAIL: ALL HANDRAILS SHALL BE PRIMED WITH ONE COAT OF ACID ETCHING PRIMER, 4860-4702, AND ACTIVATOR, 1000-52, AND FINISH PAINTED WITH TWO COATS OF ARCHITECTURAL SEMI GLOSS BLACK LIQUID ACRYLIC URETHANE PAINT, 6S03-01, WITH CATALYST, 6SLVH, AND WITH HP-439 EXEMPT REDUCER, BY CARDINAL INDUSTRIAL FINISHES (PHONE: 408-452-8522, WEBSITE: WWW.CARDINALPAINT.COM). MIX AND APPLY PER MANUFACTURER'S REQUIREMENTS. PROVIDE SUBMITTALS FOR PRIMER, ACTIVATOR, FINISH COATING, CATALYST, EXEMPT REDUCER, AND COLOR SAMPLES FOR APPROVAL.
- P. GRAVEL PAVING: GRAVEL PAVING SHALL DECOMPOSED GRANITE, GRAY COLOR, SUBMIT SAMPLE FOR APPROVAL.
- Q. RESTROOM BUILDING SHALL BE PAINTED WITH TWO COATS OF EMERALD URETHANE TRIM ENAMEL, SATIN FINISH, COLOR SHALL BE 'PURE WHITE', SW 7005, WITH ONE COAT OF PRIMER, EXTERIOR OIL-BASED WOOD PRIMER, BY SHERWIN WILLIAMS. ROOF COLOR SHALL BE MATTE BLACK. EXTERIOR LIGHTS SHALL BE DARK BRONZE COLOR. SEE ROMTEC SPECIFICATIONS FOR COLORS OF DOORS AND EXPOSED BRACKETS AND ADDITIONAL INFORMATION.
- R. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ELECTRICAL POWER FOR THEIR USE.
- S. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING TRENCHING FOR ELECTRICAL IMPROVEMENTS AND SHALL ENSURE TRENCHING AND SUBSTRUCTURE INSTALLATION MEET PG&E GREENBOOK STANDARDS. GREENBOOKS ARE AVAILABLE AT YOUR LOCAL PG&E HEADQUARTERS OR CAN BE FOUND ON THE INTERNET @ WWW.PGE.COM/GREENBOOK

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GENERAL NOTES

RODGERS SMITH PARK  
RESTROOM REPLACEMENT  
738 GRAYSON ROAD  
PLEASANT HILL, CA 94253

DATE: 12/04/2024

SCALE: SEE PLAN

DRAWN BY: JM

CHECKED BY: BT

SHEET NO.

**L0.01**

## GRADING AND DRAINAGE PLAN GENERAL NOTES

- A. LAYOUT INFORMATION. ALL LAYOUT INFORMATION WILL BE DISTRIBUTED IN ELECTRONIC (AUTO CAD) FORMAT FOR CONTRACTOR'S USE. OBTAIN THE SERVICES OF A REGISTERED LAND SURVEYOR TO LAYOUT ALL IMPROVEMENTS BASED ON THE ELECTRONIC FILE.
- B. THE GRADING AND DRAINAGE PLAN PROVIDES GENERAL GRADING AND DRAINAGE INFORMATION FOR ALL SURFACES.
- C. EXPORTATION AND IMPORTATION OF SOIL, WHICH MAY BE NECESSARY TO MEET THE GRADES SHOWN ON THE GRADING AND DRAINAGE PLAN, SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AND SHALL BE PART OF THIS CONTRACT. EXCESS MATERIAL SHALL BE OFF-HAULED FROM THE PROJECT AREA.
- D. EXPOSE AND CHECK INVERTS ON EXISTING STORM OR SANITARY SEWER DRAIN PIPES, CATCH BASINS, MANHOLES OR INLETS BEFORE CONSTRUCTING OR ORDERING NEW EQUIPMENT OR MATERIALS.
- E. NOTIFY THE OWNER'S REPRESENTATIVE PRIOR TO MAKING CONNECTIONS TO THE EXISTING FACILITIES AND PRIOR TO BACKFILLING ANY TRENCH.
- F. ALL HIGH POINTS, LOW POINTS, OR GRADE BREAKS ON HORIZONTAL SURFACES SHALL HAVE A SMOOTH CURVE. FLATWORK SHALL NOT BE BUILT TO A POINT.
- G. MATCH THE NEW GRADES WITHIN THE LIMITS OF WORK TO THE EXISTING GRADES WITHOUT DAMAGING THE EXISTING LANDSCAPE, TREES, OR EXISTING PAVING TO REMAIN ALONG THE LIMIT LINE. REPAIR ANY DAMAGE TO THESE AREAS.
- H. WHERE NEW PAVING MEETS ENTRANCES TO THE INSIDE OF THE BUILDING, PAVEMENT ELEVATION SHALL BE LESS THAN 1/4" BELOW ADJOINING THRESHOLD, UNLESS OTHERWISE NOTED ON PLAN.
- I. NOTIFY THE U.S.A. (UNDERGROUND SERVICE ALERT) 48 HOURS PRIOR TO COMMENCEMENT OF WORK.
- J. PRIOR TO BEGINNING EXCAVATION WORK, FIELD LOCATE EXISTING DRAINAGE EQUIPMENT TO AVOID ITS BREAKAGE DURING CONSTRUCTION.
- K. SHOULD ANY ABANDONED PIPES BE BROKEN DURING CONSTRUCTION, REPAIR PIPES TO ELIMINATE ANY OPENINGS, AS DIRECTED BY THE OWNER'S REPRESENTATIVE.
- L. ALL EXISTING UTILITY BOXES, VAULTS, VALVE COVERS, AND MANHOLES WITHIN THE AREA TO BE IMPROVED SHALL BE ADJUSTED TO THE NEW FINISH GRADE OR FINISH SURFACE. MODIFY OR REPLACE EQUIPMENT AS REQUIRED TO INSTALL A PRODUCT THAT IS EQUAL OR BETTER THAN THE EXISTING CONDITION OF EACH EQUIPMENT.
- M. PROTECTION OF EXISTING TREES:
- PROTECT ALL EXISTING TREES DESIGNATED TO REMAIN. REFER TO THE SPECIFICATIONS AND PLANS FOR REQUIRED PROTECTION.
  - WHERE EXISTING ROOTS ARE ENCOUNTERED DURING CONSTRUCTION:
    - ALL ROOTS GREATER THAN 1/4" IN DIAMETER SHALL BE REMOVED BY CLEANLY CUTTING IT WITH APPROPRIATE TOOLS.
    - ALL ROOTS GREATER THAN 4" IN DIAMETER SHALL BE REVIEWED BY THE PROJECT ARBORIST AND CONTRACTOR SHALL FOLLOW THE RECOMMENDATIONS.
    - WHERE PLANTING AREAS OCCURS UNDER THE DRIP LINE OF EXISTING TREES OR WHERE ROOTS GREATER THAN 2" IN DIAMETER ARE ENCOUNTERED, PREPARE SOIL USING HAND TOOLS OR SMALL ROTOTILLING MACHINERY.
    - AT NEW PAVING AREAS OR WITHIN 2 FEET OF NEW PAVING AREAS, WHERE EXISTING ROOTS GREATER THAN 2" IN DIAMETER ARE VISIBLE UPON COMPLETION OF SUBGRADE PREPARATION, REMOVE SUCH ROOTS TO A DEPTH OF 6" MINIMUM BELOW FINISH SUBGRADE ELEVATION.
- N. CROSS SLOPE OF ALL NEW PAVING SHALL BE 1.9% MAXIMUM AND 1.0% MINIMUM, UNLESS OTHERWISE NOTED.
- O. RUNNING OR LONGITUDINAL SLOPE OF PATHWAY SHALL BE 4.8% MAXIMUM AND 1.0% MINIMUM, UNLESS OTHERWISE NOTED.
- P. WHERE NEW PAVEMENT ABUTS EXISTING PAVEMENT, THE SURFACES SHALL BE FLUSH WITH EACH OTHER AND PROVIDE A SMOOTH TRANSITION.

## IRRIGATION GENERAL NOTES

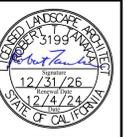
- A. BUILD THE PROPOSED IRRIGATION SYSTEM BASED ON THE INFORMATION PROVIDED ON THE PLANS. PROVIDE COMPLETE AND EFFECTIVE COVERAGE OF ALL PLANTED AREAS, BALANCE EACH SYSTEM TO OPTIMUM COVERAGE, AND ADJUST EACH ARC, RADIUS AND NOZZLE AS DIRECTED ON SITE BY THE OWNER'S REPRESENTATIVE. FOR BUBBLER IRRIGATION SYSTEMS, ENSURE THAT EACH BUBBLER NOZZLE IS INSTALLED AT EACH PLANT AS PER PLAN AND DETAILS.
- B. THE CONTRACTOR SHALL INSPECT ALL EXISTING IRRIGATION EQUIPMENT DESIGNATED FOR PRESERVATION TO ENSURE IT IS COMPLETELY FUNCTIONAL. IF ANY EXISTING IRRIGATION EQUIPMENT IS DAMAGED OR NOT FUNCTIONING, IT MUST BE REPLACED WITH SIMILAR MODEL.
- C. FIELD VERIFY ALL EXISTING CONDITIONS. IF ANY DISCREPANCY EXISTS BETWEEN BID INFORMATION AND ACTUAL FIELD CONDITIONS, NOTIFY THE OWNER'S REPRESENTATIVE PRIOR TO ANY INSTALLATION.
- D. THE EXISTING PRESSURE AT THE POINT OF WATER CONNECTION IS UNDETERMINED. THE NEW IRRIGATION SYSTEM ASSUMES A MINIMUM OPERATING STATIC WATER PRESSURE OF 45 PSI. CONDUCT TESTING AS REQUIRED TO DETERMINE THE AVAILABLE STATIC WATER PRESSURE, AND THEN DETERMINE IF THE NEW IRRIGATION SYSTEM WILL OPERATE ON THE AVAILABLE WATER PRESSURE. DO NOT BEGIN WORK UNTIL THIS REQUIREMENT IS RESOLVED.
- E. POINT OF WATER CONNECTION. MAKE THE CONNECTION AT THE DESIGNATED POINTS, INCLUDING NECESSARY MODIFICATIONS TO THE EXISTING CONDITIONS TO MAKE THE CONNECTION.
- F. ALL WORK SHALL CONFORM TO LOCAL AND STATE CODES AND ORDINANCES. ALL IRRIGATION WORK SHALL CONFORM TO THE PLANS AND SPECIFICATIONS.
- G. CONTROL WIRES SHALL BE RED COLOR. SEPARATE WIRES SHALL RUN FROM THE CONTROLLER TO EACH VALVE. COMMON GROUND WIRES SHALL BE WHITE. ALL CONTROL WIRES LEADING FORM VALVES TO CONTROLLER MUST BE LOOPED UP A MINIMUM OF THREE (3) FEET INTO EVERY VALVE BOX INTERCEPTED ON THE WAY TO THE CONTROLLER.
- H. SLEEVES AND CONDUITS UNDER PAVEMENT ARE NOT NECESSARILY SHOWN ON THE PLANS BUT MUST BE INSTALLED WHERE NEW PIPES OR WIRES ARE LOCATED WITHIN PAVEMENT AREAS. SLEEVES SHALL BE 2 PIPE SIZES LARGER THAN PIPE, AND CONDUITS FOR WIRES SHALL BE 4" SIZE WITH PULL WIRES.
- I. VALVES BOXES. LABEL EACH LID, "IRRIGATION" AND INCLUDE THE TYPE OF VALVE THAT IS HOUSED INSIDE IT, SUCH AS, "IRRIGATION SHUT OFF VALVE" OR "IRRIGATION REMOTE CONTROL VALVE". LABEL SHALL BE PERMANENT AS DETERMINED BY THE OWNER'S REPRESENTATIVE. ALL VALVE BOXES THAT ARE NOT TRAFFIC RATED SHALL BE PLASTIC, BY CARSON, OR EQUAL, WITH BOLT DOWN LIDS.
- J. COORDINATE ROUTING OF LATERAL LINE PIPES SO THAT THEY WILL NOT CONFLICT WITH NEW PLANTS LOCATED IN PLANTING PLAN.
- K. ENSURE THAT RECORD DOCUMENTS (OR AS-BUILT DRAWINGS) INDICATE THE ROUTING OF ALL LATERAL LINE PIPES BETWEEN VALVES AND ROTORS / SPRAYS / BUBBLERS.
- L. WHERE EXISTING TREE ROOTS GREATER THAN 2" IN DIAMETER ARE ENCOUNTERED, EXCAVATE MANUALLY TO AVOID DAMAGING ROOTS. DEPTH OF TRENCHES MAY BE REDUCED BY 50% OF SPECIFIED MINIMUM WITHIN OR NEAR THESE AREAS. DOCUMENT ATYPICAL INSTALLATION ON THE RECORD DRAWINGS.
- M. ALL UNDERGROUND UTILITIES SHALL BE LOCATED BEFORE THE START OF WORK. REQUEST AND OBTAIN FROM OWNER ALL AS-BUILT OR RECORD DOCUMENTS THAT MAY IDENTIFY PROBABLE LOCATIONS OF UTILITIES.
- N. LOCATE SPRINKLER SPRAY HEADS 24" AWAY FROM FACE OF BUILDING WALL AND 12" AWAY FROM PAVING EDGE.
- O. THE EXISTING IRRIGATION CONTROLLER FOR THE ENTIRE PARK IRRIGATION SYSTEM IS LOCATED INSIDE THE EXISTING RESTROOM BUILDING. SALVAGE CONTROLLER, TEMPORARILY RELOCATE AND RE-ENERGIZE IT FOR CONTINUOUS OPERATION OF THE IRRIGATION SYSTEM DURING CONSTRUCTION. REINSTALL CONTROLLER INSIDE NEW BUILDING. KEEP LOW VOLTAGE WIRES IN OPERATING CONDITION THROUGHOUT THE CONSTRUCTION PERIOD. REPLACE WIRES AS NECESSARY.
- P. PIPING AND EQUIPMENT LAYOUT IS SHOWN SCHEMATICALLY FOR VISUAL CLARITY. PIPING AND EQUIPMENT SHOWN WITHIN PAVED AREAS SHALL BE INSTALLED WITHIN AREAS DESIGNATED FOR LANDSCAPE. MAIN LINES SHOULD BE LOCATED A MINIMUM OF 18" OFF ADJACENT PAVEMENT OR OTHER OBSTACLES.
- Q. LATERAL LINE PIPES SERVICING ROTOR AND ROTATOR HEADS, AND BUBBLERS SHALL BE SIZED BASED ON THE GALLONS PER MINUTE OF WATER PASSING THROUGH IT WHEN IN OPERATION. THESE PIPES SHALL BE SIZED AS FOLLOWS:
- 0 TO 7 GPM: 3/4" PIPE SIZE
  - 7.1 TO 11 GPM: 1" PIPE SIZE
  - 11.1 TO 20 GPM: 1-1/4" PIPE SIZE
  - 20.1 TO 29.9 GPM: 1-1/2" PIPE SIZE
  - 30 TO 50 GPM: 2" PIPE SIZE
  - 50.1 TO 70 GPM: 2-1/2" PIPE SIZE
  - 70.1 TO 110 GPM: 3" PIPE SIZE
  - 110.1 TO 190 GPM: 4" PIPE SIZE

## PLANTING PLAN GENERAL NOTES

- A. ALL UNDERGROUND UTILITIES SHALL BE LOCATED BEFORE START OF WORK.
- B. ALL GRADES SHALL BE APPROVED BY THE OWNER'S REPRESENTATIVE PRIOR TO PLANTING OF ANY PLANT MATERIALS.
- C. LAYOUT TREES AND SHRUBS AS SHOWN ON THE PLANS. LAYOUT OF PLANT MATERIALS, WHILE STILL IN CONTAINERS, SHALL BE APPROVED BY THE OWNER'S REPRESENTATIVE PRIOR TO INSTALLATION OF ANY PLANTS.
- D. REPAIR AND/OR REPLACE ANY DAMAGED OR DESTROYED EXISTING PLANT MATERIAL AND RESTORE IT TO ITS ORIGINAL CONDITION TO THE SATISFACTION OF THE OWNER'S REPRESENTATIVE. PROVIDE THE SAME PLANT MATERIALS IN MATURE SIZES.
- E. REFER TO SPECIFICATIONS FOR SOIL AMENDMENTS, FERTILIZER AND ADDITIONAL PLANTING INFORMATION.
- F. TREE, SHRUB AND GROUND COVER AREAS SHALL RECEIVE WEED CONTROL TREATMENT AS SPECIFIED IN THE SPECIFICATIONS.
- G. UPON RECEIPT OF "NOTICE TO PROCEED," ORDER PLANT MATERIAL TO INSURE ADEQUATE QUANTITIES AND SIZES OF PLANT MATERIAL WILL BE AVAILABLE. COPY OF THE NURSERY INVOICE SHALL BE SUBMITTED TO THE OWNER'S REPRESENTATIVE.
- H. ALL PLANTS SHALL BE OF THE GENUS, SPECIES, VARIETY, CULTIVAR, AND SIZES AS SHOWN ON THE PLANS. UNDER NO CONDITION, WILL THERE BE ANY SUBSTITUTION OF PLANTS OR SIZES FOR THOSE LISTED ON THE PLANS, EXCEPT WITH THE EXPRESS WRITTEN CONSENT OF THE OWNER'S REPRESENTATIVE.
- I. ALL PLANTS SHALL BE TRUE TO NAME, AND ONE OF EACH BUNDLE OR LOT SHALL BE TAGGED WITH THE NAME AND SIZE OF THE PLANT, IN ACCORDANCE WITH THE STANDARDS OF PRACTICE RECOMMENDED BY THE AMERICAN ASSOCIATION OF NURSERYMEN.
- J. AFTER PLANTING IS COMPLETE, FURNISH AND SPREAD THE SPECIFIED MULCH TO 3" MINIMUM DEPTH OVER ENTIRE PLANTED AREA. QUANTITY OF MULCH SHALL BE THE CONTRACTOR'S RESPONSIBILITY. SUBMIT SAMPLE FOR APPROVAL PRIOR TO DELIVERY TO THE PROJECT SITE.
- K. ALL NEW OR REGRADED PLANTING AREAS SHALL RECEIVE IMPORT TOPSOIL PER THE SPECIFICATIONS. A SAMPLE OF BOTH EXISTING AND IMPORT TOPSOIL, ALONG WITH A COMPLETE SOIL ANALYSIS REPORT BY A HORTICULTURAL CONSULTANT SHALL BE APPROVED BY THE OWNER'S REPRESENTATIVE PRIOR TO DELIVERY TO THE SITE.
- L. CALIPER OF TREES SHALL BE MEASURED 6" ABOVE FINISH GRADE.
- M. EXISTING TREE(S) TO REMAIN SHALL BE PRUNED AS INDICATED IN THE SPECIFICATIONS.
- N. ALL TREES SHALL BE PLANTED A MINIMUM OF EIGHT (8) FEET FROM PAVEMENT EDGES, UNLESS OTHERWISE NOTED OR SHOWN. WHERE PLANTING WITHIN 8 FEET FROM PAVING EDGES, INSTALL ROOT BARRIER PER DETAIL 3, SHEET L5.01.
- O. QUANTITY OF PLANTS TO BE INSTALLED SHALL BE AS DESIGNATED NUMERICALLY ON THE PLANS. FINAL LOCATION OF TREES AND SHRUBS SHALL BE DETERMINED BY THE OWNER'S LANDSCAPE ARCHITECT DURING ONE SITE VISIT. UPON THE DELIVERY OF ALL PLANT MATERIAL SITE, AND AT LEAST 5 WORKING DAYS PRIOR TO THE SITE VISIT, REQUEST THE SITE VISIT. LAYOUT ALL PLANT MATERIAL IN ITS NURSERY CONTAINER AT OR NEARLY AT THE LOCATIONS DESIGNATED ON THE PLANS. LANDSCAPE ARCHITECT SHALL ADJUST LOCATIONS OR PROVIDE DIRECTIONS TO ADJUST PLANT LOCATIONS, BEFORE INSTALLATION OF PLANT MATERIAL OCCURS.
- P. PLANT AND STAKE ALL STANDARD TRUNK TREES PER DETAIL 1, SHEET L5.01.
- Q. PLANT ALL SHRUBS PER DETAIL 2, SHEET L5.01.
- R. MAKE ADJUSTMENTS TO PLANT MATERIAL INSTALLATION TO ENSURE THAT THE CENTER OF ANY NEW PLANT (AS DESIGNATED ON THE PLANS) WILL BE CLEAR OF ANY OVERHEAD IRRIGATION SPRINKLER/SPRAY HEAD BY THE FOLLOWING DISTANCES:
- TREE: 3 FEET
  - SHRUB: 2 FEET

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GENERAL NOTES

RODGERS SMITH PARK  
RESTROOM REPLACEMENT  
738 GRAYSON ROAD  
PLEASANT HILL, CA 94253

DATE: 12/04/2024

SCALE: SEE PLAN

DRAWN BY: JM

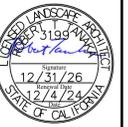
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**L0.02**

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EXISTING CONDITIONS,  
SITE PREPARATION,  
& DEMOLITION PLAN

RODGERS-SMITH PARK  
RESTROOM REPLACEMENT  
738 GRAYSON ROAD  
PLEASANT HILL, CA 94253

DATE: 12/04/2024

SCALE: SEE PLAN

DRAWN BY: JM

CHECKED BY: BT

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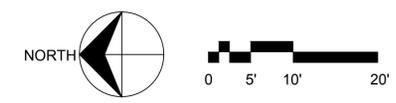
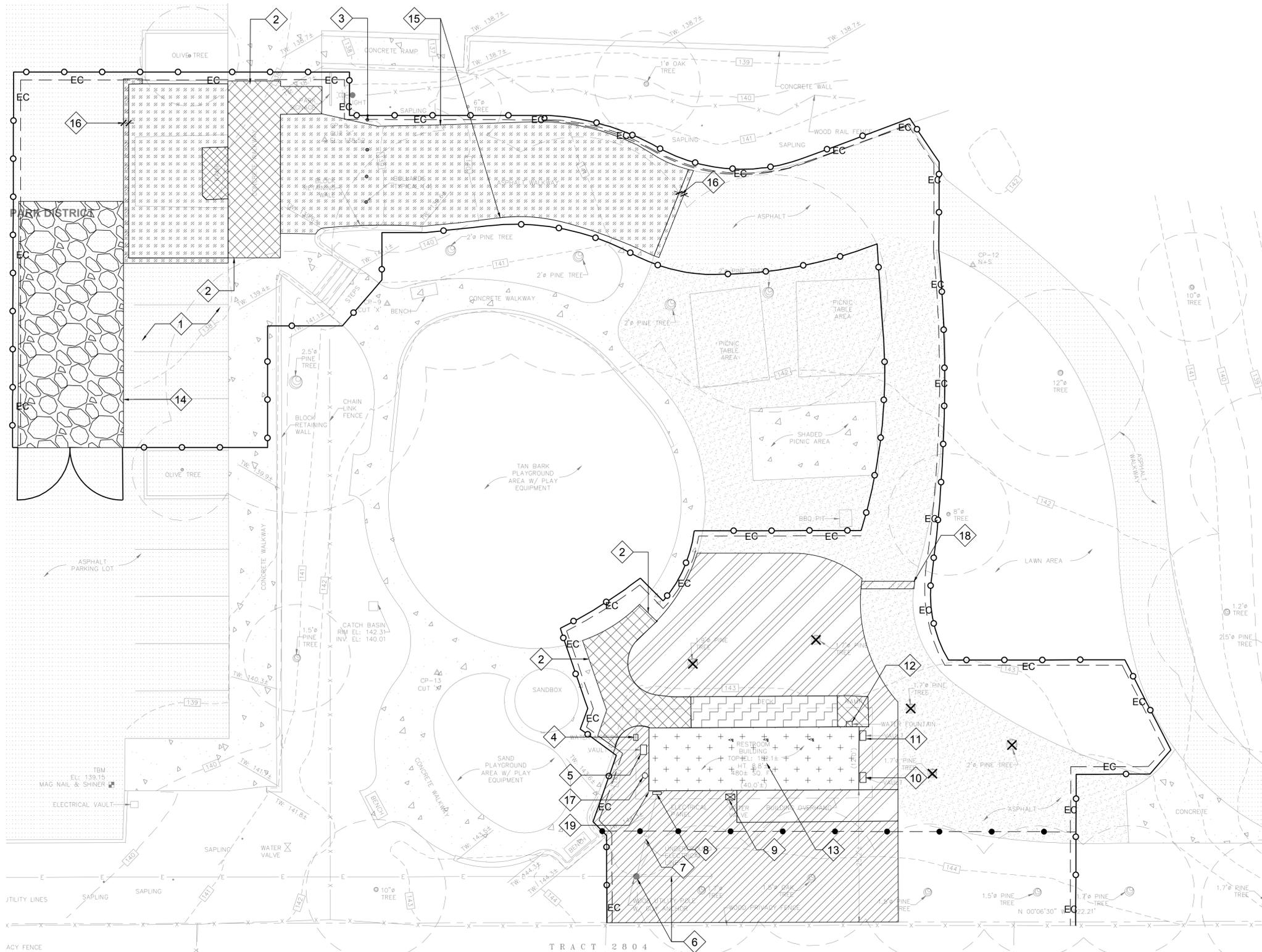
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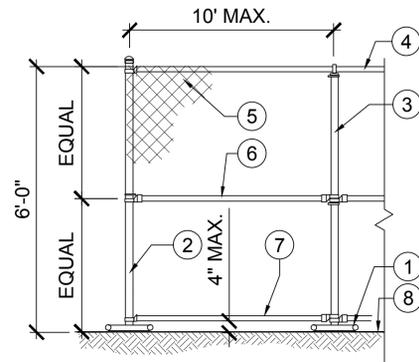
**LEGEND**

SYMBOL	DESCRIPTION
	ASPHALT PAVING, TO BE DEMOLISHED
	CONCRETE PAVING, TO BE DEMOLISHED
	DECK, TO BE DEMOLISHED
	GRAVEL PAVING, TO BE DEMOLISHED
	BUILDING AND CONCRETE FOUNDATION, TO BE DEMOLISHED, PRESERVE AND TEMPORARY CAP SEWER AND WATER LINES AT PERIMETER OF STRUCTURE
	CLEAR AND GRUB
	TEMPORARY CONSTRUCTION FENCE, SEE DETAIL 1, SHEET L1.01
	TREE PROTECTION FENCE, SEE DETAIL 2, SHEET L1.01
	EROSION CONTROL FIBER ROLLS, SEE DETAIL 3 AND 4, SHEET L1.01
	TREE TO REMAIN
	TREE TO BE REMOVED
	KEY NOTE

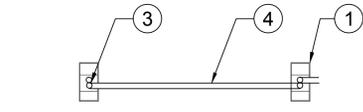
**KEY NOTES**

1. STAGING AREA.
2. VERIFY LOCATION OF SAWCUT AT PAVING JOINTS.
3. DEMOLISH (5) BOLLARDS.
4. WATER METER TO REMAIN.
5. VAULT TO BE DEMOLISHED, VERIFY IN FIELD.
6. WOOD UTILITY POLE AND GUY ANCHOR.
7. UNDERGROUND ELECTRICAL LINE.
8. ELECTRICAL PANEL, SEE ELECTRICAL PLAN.
9. VALVE BOX WITH SPLICED IRRIGATION WIRES. REPLACE VALVE BOX AND LID AND RE-INSTALL WIRES. COORDINATE WITH CONSTRUCTION AND GRADING AND DRAINAGE PLANS.
10. VAULT TO BE DEMOLISHED, VERIFY IN FIELD.
11. VAULT TO BE DEMOLISHED, VERIFY IN FIELD.
12. WATER FOUNTAIN TO BE DEMOLISHED.
13. CONTROLLER IN BUILDING SHALL BE SALVAGED AND TEMPORARILY RELOCATED AND ENERGIZED TO FUNCTION AND OPERATE THE IRRIGATION SYSTEM FOR THE ENTIRE PARK BEYOND THE PROJECT LIMITS.
14. STABILIZED CONSTRUCTION ENTRANCE.
15. DOCUMENT LAYOUT OF PAVING EDGE FOR DETERMINING EXTENT OF NEW PAVING, TYPICAL.
16. DEMOLISH ASPHALT ONLY, COORDINATE WITH CONSTRUCTION PLAN.
17. CLEANOUT, VIF.
18. DEMOLISH GRAVEL PAVING, COORDINATE WITH IRRIGATION PLAN.
19. DOCUMENT LOCATION OF BUILDING CORNER THAT WILL SERVE AS THE START DIMENSION POINT OF THE NEW BUILDING.





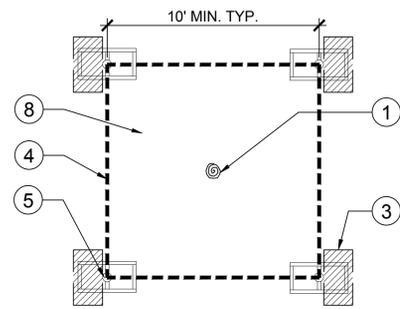
ELEVATION



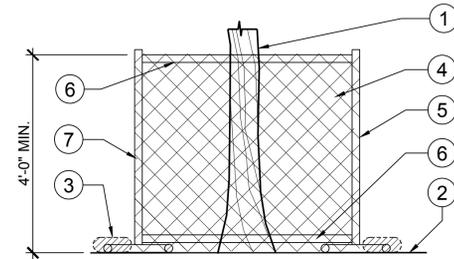
PLAN

**LEGEND**

1. PIPE STAND, MIN. 1" DIA.
2. 2" DIA. MIN. END OR CORNER POST.
3. LINE POST TO BE 1-5/8" DIA. MIN.
4. TOP, BOTTOM AND MID RAIL TO BE 1-1/2" DIA. MIN.
5. CHAIN LINK FRABIC, 11 GA.
6. MID RAIL.
7. BOTTOM RAIL.
8. EXISTING FINISH GRADE.



PLAN



ELEVATION

**LEGEND**

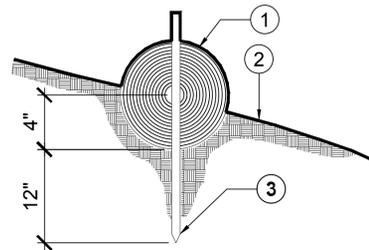
1. EXISTING TREE TO BE PROTECTED.
2. EXISTING FINISH GRADE.
3. PLACE SANDBAG ON TOP OF STAND - (ALTERNATE SIDES), MIN. 60 LBS. WT.
4. CHAIN LINK FABRIC.
5. CHAIN LINK FENCE POST ON STAND.
6. TOP AND BOTTOM RAIL.
7. MINIMUM OF TWO BOLTED CLAMPS REQUIRED TO JOIN FENCE SECTION. WIRING FENCE SECTIONS TOGETHER IS NOT PERMITTED.
8. TREE PROTECTION ZONE.

**NOTES**

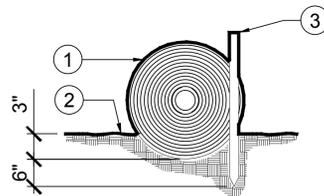
- A. PROTECTION BARRIERS TO BE CONSTRUCTED AROUND EXISTING TREES LISTED TO REMAIN. THE TREE PROTECTION BARRIERS ARE TO BE CONSTRUCTED PRIOR TO PERFORMING ANY DEMOLITION OR CLEARING WORK.
- B. WHERE TREE PROTECTION FENCE IS WITHIN 10' OF PROPOSED HARDSCAPE, FENCE SHALL BE 12" CLEAR OF PROPOSED HARDSCAPE EDGE.
- C. FILL ENTIRE ENCLOSED AREA WITH ORGANIC MULCH, PER SPECS.
- D. MAXIMUM POST SPACING IS 10 FEET.

**1 TEMPORARY CONSTRUCTION FENCE**

NOT TO SCALE



SECTION: AT SLOPE GREATER THAN 3:1 RATIO



SECTION: AT SLOPE LESS THAN 3:1 SLOPE

**LEGEND**

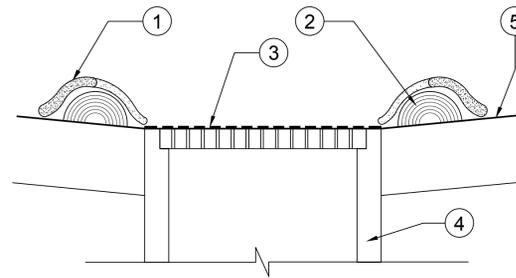
1. FIBER ROLL.
2. FINISH GRADE.
3. WOOD STAKE 3/4" x 3/4", AT 4' MAX. O.C.

**NOTES**

- A. IN COMPLIANCE WITH BMP AND CITY/ COUNTY STORM WATER STANDARDS, ALTERNATE METHODS OF RUNOFF AND SILT CONTROL MAY BE APPROVED IF PROPOSED PRIOR TO THE START OF PROJECT.
- B. ADJACENT ROLLS SHALL TIGHTLY ABUT.
- C. SPACING OF ROLLS DEPENDS ON SOIL TYPE AND SLOPE STEEPNESS. ON 2:1 SLOPE, SPACE AT 10'. ON 3:1 SLOPE SPACE AT 25'.

**2 TEMPORARY TREE PROTECTION FENCE**

NOT TO SCALE



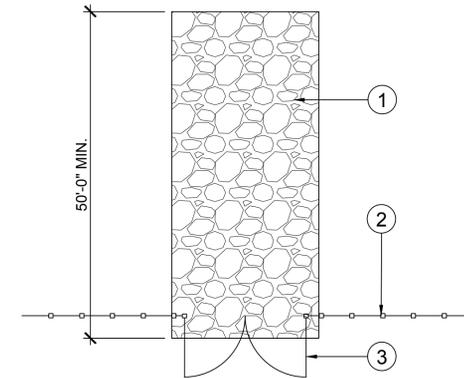
SECTION

**LEGEND**

1. SANDBAGS, 4' MAX SPACING.
2. EROSION CONTROL FIBER ROLLS.
3. FILTER FABRIC, MIRAFI 140N.
4. EXISTING CATCH BASIN.
5. FINISH SURFACE.

**LEGEND**

1. STABILIZED CONSTRUCTION ENTRANCE 20' WIDE, 8" THICK STONE (2" TO 3").
2. TEMPORARY CONSTRUCTION FENCE, SEE DETAIL 1, SHEET L2.01.
3. GATES.



PLAN

**3 EROSION CONTROL, FIBER ROLL**

NOT TO SCALE

**4 EROSION CONTROL FIBER ROLL AT DRAIN INLET**

NOT TO SCALE

**5 STABILIZED CONSTRUCTION ENTRANCE**

NOT TO SCALE

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SITE PREPARATION DETAILS

RODGERS-SMITH PARK  
RESTROOM REPLACEMENT  
738 GRAYSON ROAD  
PLEASANT HILL, CA 94253

DATE: 12/04/2024

SCALE: AS SHOWN

DRAWN BY: JM

CHECKED BY: BT

SHEET NO.

**L1.01**

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CONSTRUCTION PLAN

RODGERS-SMITH PARK  
RESTROOM REPLACEMENT  
738 GRAYSON ROAD  
PLEASANT HILL, CA 94253

DATE: 12/04/2024

SCALE: SEE PLAN

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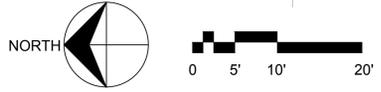
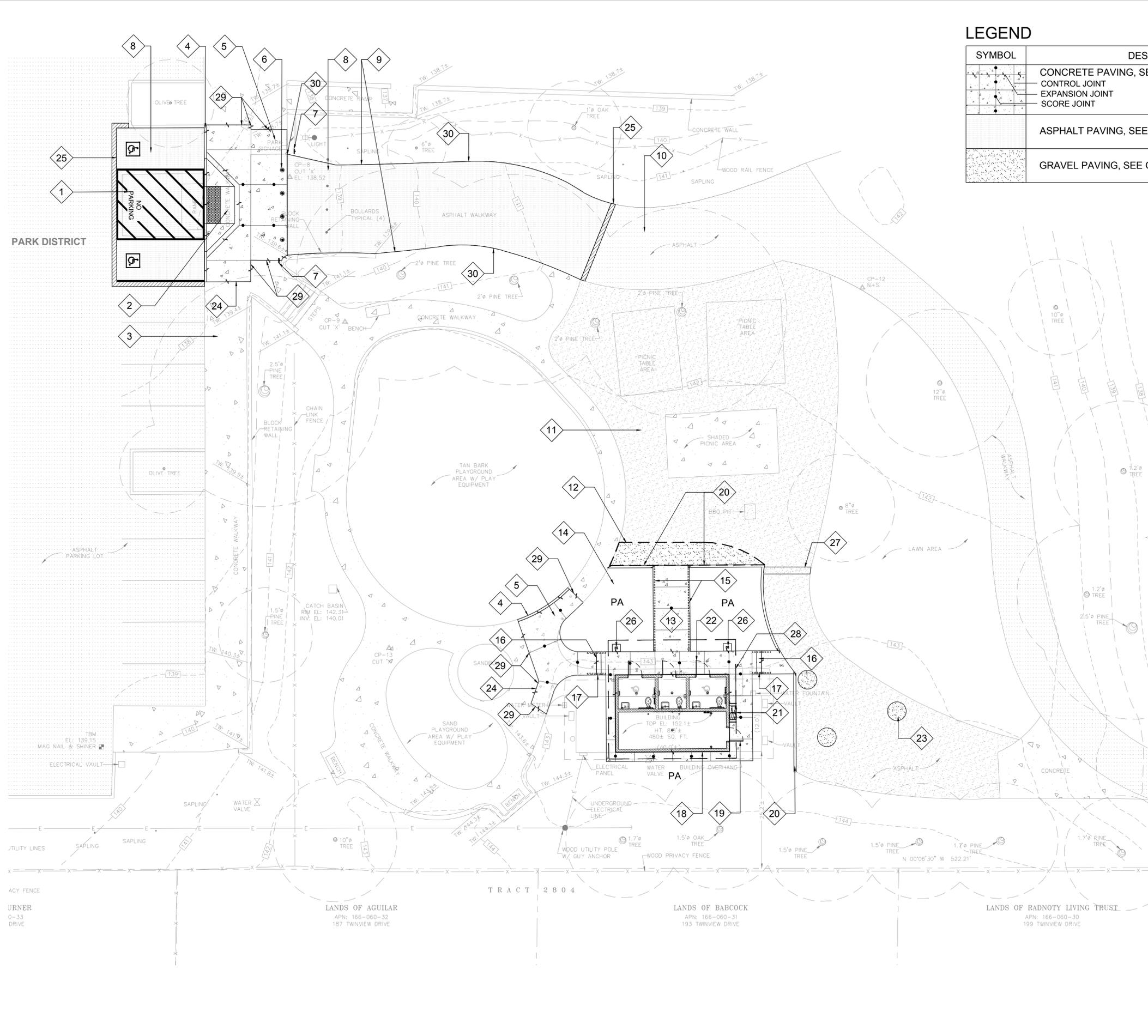
**L2.00**

**LEGEND**

SYMBOL	DESCRIPTION	SYMBOL	DESCRIPTION
	CONCRETE PAVING, SEE DETAIL 1 AND 2, SHEET L2.03	PA	PLANTING AREA
	CONTROL JOINT		
	EXPANSION JOINT		
	SCORE JOINT		
	ASPHALT PAVING, SEE DETAIL 3 AND 4, SHEET L2.03	X	KEY NOTE
	GRAVEL PAVING, SEE GENERAL NOTES		

**KEY NOTES**

- REFER TO ACCESSIBLE PARKING DETAIL 7, SHEET L2.04.
- CURB RAMP, SEE DETAIL 4, SHEET L2.04.
- EXISTING CONCRETE PAVING, TYPICAL.
- NEW CONCRETE CURB, SEE DETAIL 6, SHEET L2.03.
- NEW CONCRETE PAVING, SEE DETAIL 1, SHEET L2.03.
- NEW REMOVABLE BOLLARD, SEE DETAIL 9, SHEET L2.03, TYPICAL OF 4.
- ACCESSIBLE PARKING SIGN, SEE DETAIL 5, SHEET L2.04.
- ASPHALT PAVING.
- WOOD HEADER, SEE DETAIL 8, SHEET L2.03, TYPICAL.
- PRESERVE EXISTING ASPHALT PAVING.
- PRESERVE EXISTING GRAVEL PAVING.
- APPROXIMATE LIMIT OF GRAVEL PAVING, COORDINATE WITH GRADING AND DRAINAGE PLAN.
- CONCRETE RAMP, SEE DETAIL 3, SHEET L2.04.
- PLANTING AREA, TYPICAL.
- METAL HANDRAIL AT RAMP, SEE DETAIL 3, SHEET L2.04.
- CONCRETE STEPS, SEE DETAIL 1, SHEET L2.04, TYPICAL.
- METAL HANDRAIL AT STEPS, SEE DETAIL 2, SHEET L2.04, TYPICAL.
- NEW RESTROOM BUILDING AND STORAGE ROOM, SEE ARCHITECTURAL DRAWINGS.
- ENTRANCE DOOR TO STORAGE ROOM.
- CONCRETE BAND, 6" WIDE, SEE DETAIL 7, SHEET L2.02.
- DRINKING FOUNTAIN AND BOTTLE FILLER, SEE ARCHITECTURAL DRAWINGS.
- DOOR TO UNISEX RESTROOM, TYPICAL OF 3.
- ADD GRAVEL PAVING WHERE TREE REMOVED, TYPICAL.
- CONCRETE PAVING AT EXISTING CONCRETE PAVING, SEE DETAIL 2, SHEET L2.03, TYPICAL.
- ASPHALT PAVING AT SAWCUT LINE, SEE DETAIL 4, SHEET L2.03.
- POSTS AND CONCRETE FOOTINGS FOR ROOF OF BUILDING, SEE ARCHITECTURAL DRAWINGS. PROVIDE 7" WIDE CONCRETE PAVING FROM POST, EACH DIRECTION.
- ADD GRAVEL PAVING WHERE IRRIGATION MAINLINE OCCURS, SEE IRRIGATION PLAN, SHEET L4.0.
- ROOF EDGE OVERHEAD.
- SAWCUT TO EXISTING JOINT, CONTRACTOR TO VERIFY LOCATION IN FIELD WITH LANDSCAPE ARCHITECT.
- CONFORM EDGES OF ASPHALT PAVING TO EXISTING EDGES OF EXISTING ASPHALT PAVING.



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CONSULTANT

LAYOUT PLAN

**RODGERS-SMITH PARK  
RESTROOM REPLACEMENT**  
738 GRAYSON ROAD  
PLEASANT HILL, CA 94253

DATE: 12/04/2024

SCALE: SEE PLAN

DRAWN BY: JM

CHECKED BY: BT

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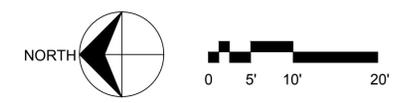
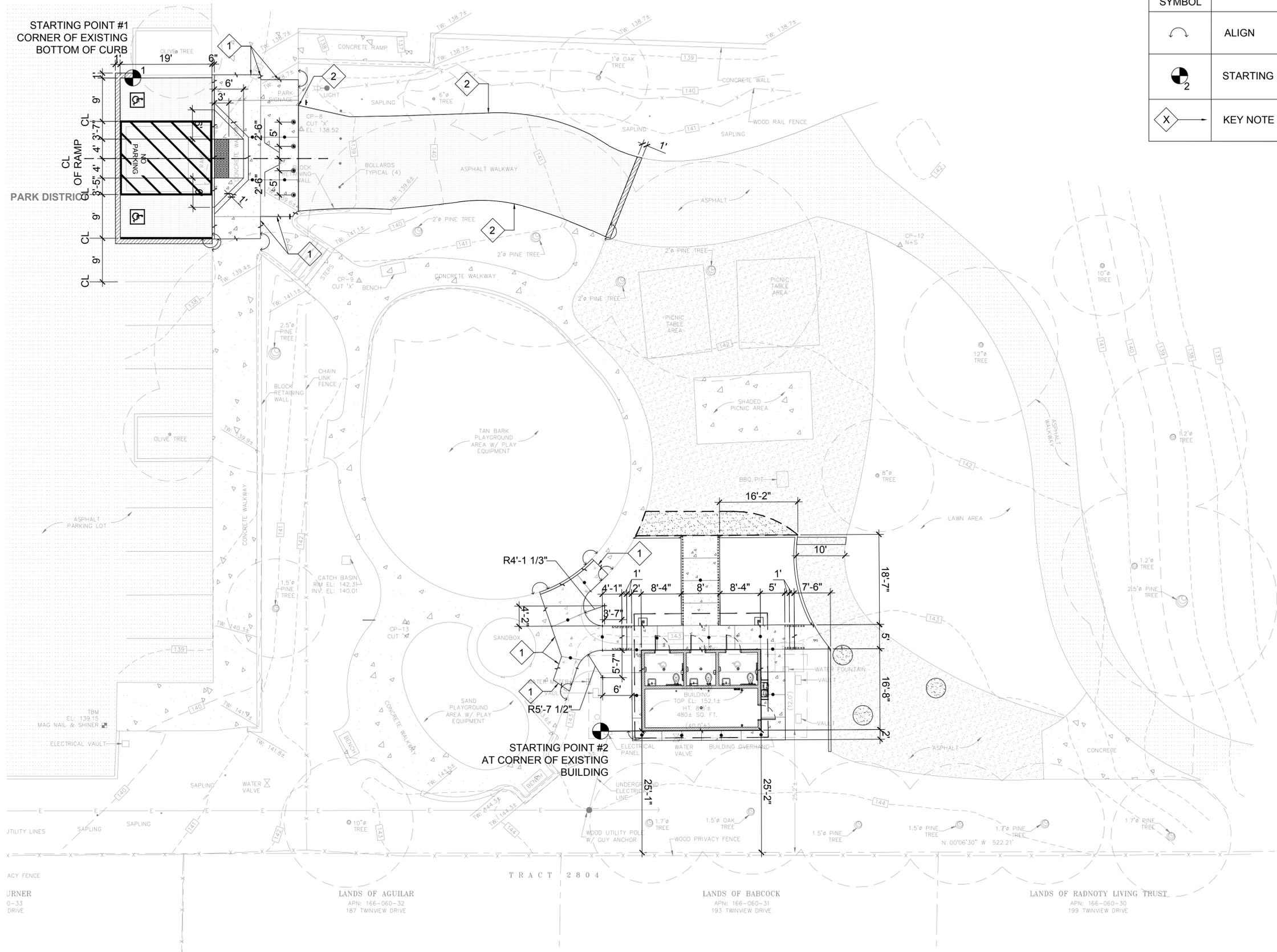
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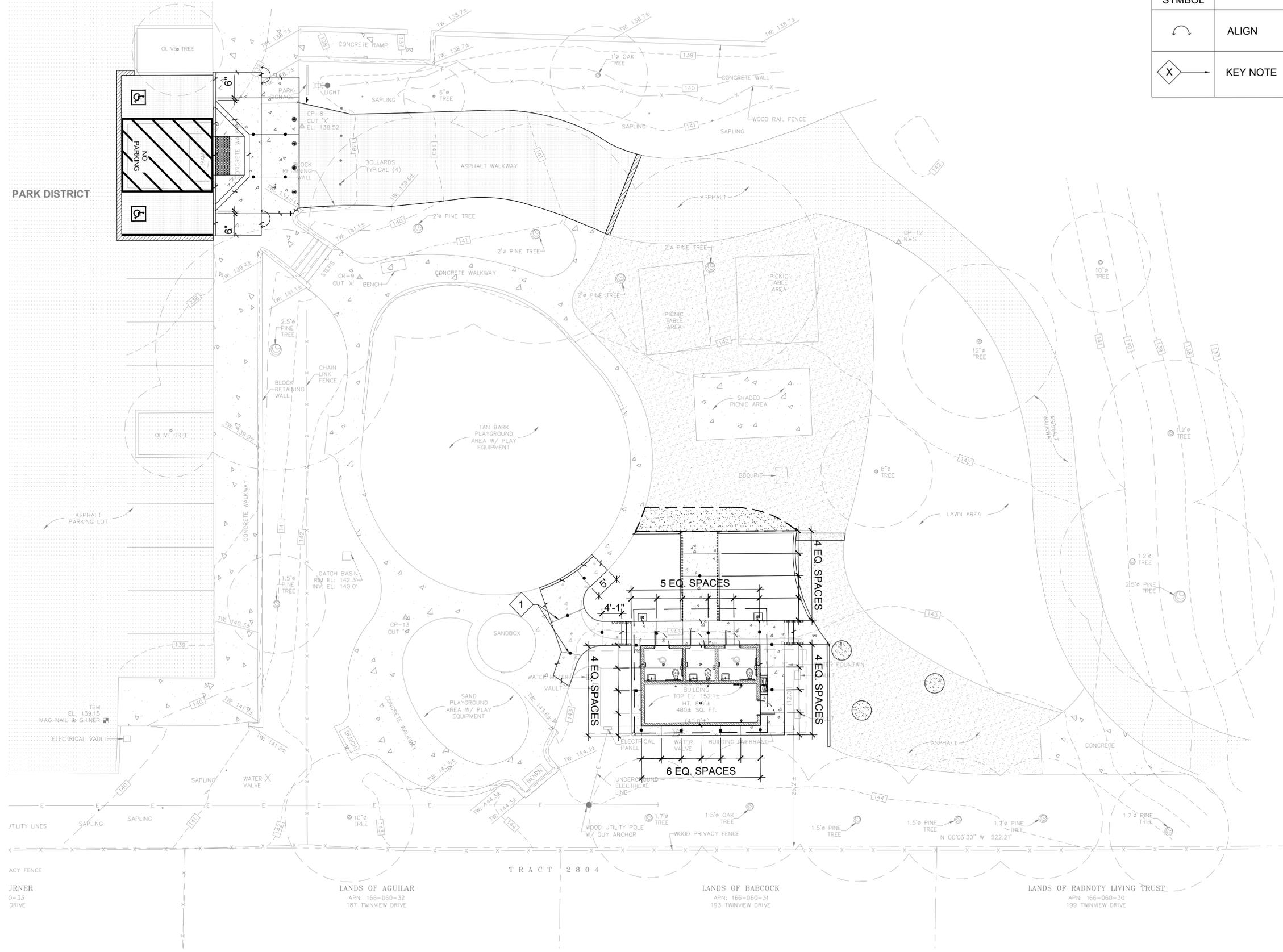
**LEGEND**

SYMBOL	DESCRIPTION
	ALIGN
	STARTING POINT
	KEY NOTE

**KEY NOTES**

- SAWCUT TO EXISTING JOINT, CONTRACTOR TO VERIFY LOCATION IN FIELD WITH LANDSCAPE ARCHITECT.
- CONFORM EDGES OF ASPHALT PAVING TO EXISTING EDGES OF EXISTING ASPHALT PAVING.





**LEGEND**

SYMBOL	DESCRIPTION
	ALIGN
	KEY NOTE

**KEY NOTE**

1. ALIGN SCORE JOINT WITH EXISTING JOINT, FIELD VERIFY WITH LANDSCAPE ARCHITECT.

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LAYOUT PLAN AT SCORE JOINTS

**RODGERS-SMITH PARK  
 RESTROOM REPLACEMENT**  
 738 GRAYSON ROAD  
 PLEASANT HILL, CA 94253

DATE: 12/04/2024

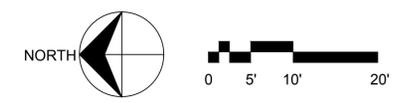
SCALE: SEE PLAN

DRAWN BY: JM

CHECKED BY: BT

SHEET NO.

**L2.02**



PARK DISTRICT

URNER  
 0-33  
 DRIVE

LANDS OF AGUILAR  
 APN: 166-060-32  
 187 TWINVIEW DRIVE

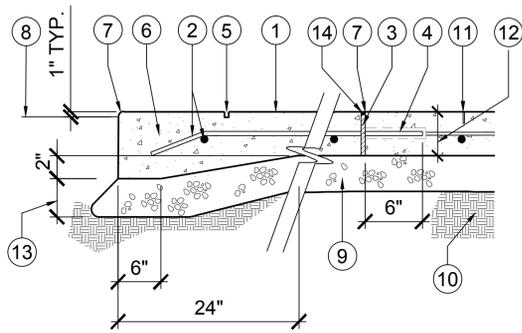
LANDS OF BABCOCK  
 APN: 166-060-31  
 193 TWINVIEW DRIVE

LANDS OF RADNOTY LIVING TRUST  
 APN: 166-060-30  
 199 TWINVIEW DRIVE

TRACT 2804

**LEGEND**

1. CONCRETE PAVING.
2. #3 REBAR @ 16" O.C. EACH WAY.
3. EXPANSION JOINT, 1/2" THICK ASPHALT IMPREGNATED JOINT FILLER. LOCATE PER PLAN.
4. #4 DOWEL X 12" @ 24" O.C., SLIP ONE END AND KEEP 4" MIN. CLEAR FROM PAVING EDGE.
5. 1/4" X 3/8" TOOLED SCORE JOINT, PER PLAN.
6. THICKENED SLAB @ PAVING EDGE.
7. TOOLED EDGE, 1/4" R.
8. FINISH GRADE OF PLANTING AREA.
9. AGGREGATE BASE, CLASS 2, COMPACTED TO 95% REL. DENSITY.
10. SUBGRADE, COMPACTED TO 90% RELATIVE DENSITY.
11. CONTROL JT., TOOLED, 1/2" WIDE; DEPTH = 1/3 SLAB THICKNESS INCLUDING @ THICKENED SLAB, LOCATE PER PLAN.
12. CONCRETE THICKNESS: 4" MINIMUM.
13. AGGREGATE BASE THICKNESS: 4" MINIMUM.
14. CAULK AT EXPANSION JOINT, INSTALL A REGLET BETWEEN FELT AND CAULK. CAULK COLOR TO BE GRAY.



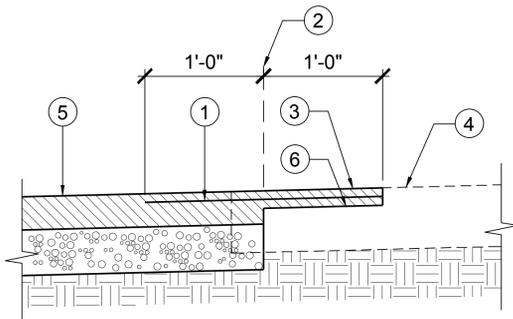
SECTION

**1 CONCRETE PAVING**

NOT TO SCALE

**LEGEND**

1. AMOCO PETROMAT STYLE 4599 GEOTEXTILE.
2. SAWCUT, LINE PER PLAN.
3. 1-1/2" DEEP ASPHALT GRIND.
4. EXISTING ASPHALT PAVING SECTION.
5. NEW ASPHALT PAVING.
6. TACK COAT.



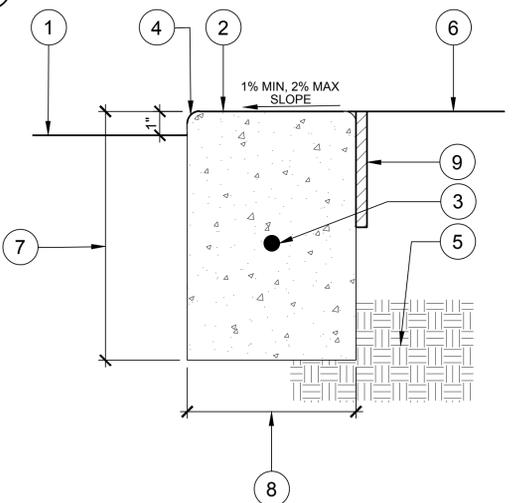
SECTION

**4 ASPHALT PAVING AT SAWCUT LINE**

NOT TO SCALE

**LEGEND**

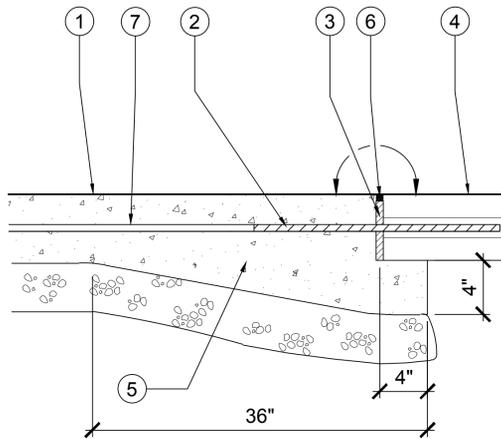
1. FINISH GRADE OF PLANTING AREA, PER PLAN.
2. CONCRETE BAND.
3. REBAR, #4, CONT., LAP 30" MIN.
4. 1/4" RADIUS, TYP.
5. SUBGRADE, COMPACTED TO 90% RELATIVE DENSITY.
6. FINISH SURFACE OF PAVING AREA, PER PLAN.
7. 12" MIN. OR 4" DEEPER THAN BOTTOM OF AGGREGATE BASE OF ADJACENT PAVING, WHICHEVER IS DEEPER, TYPICAL.
8. REFER TO THE PLAN.
9. EXPANSION JOINT PER DETAIL 1, SHEET L2.03.



SECTION

**7 CONCRETE BAND**

NOT TO SCALE



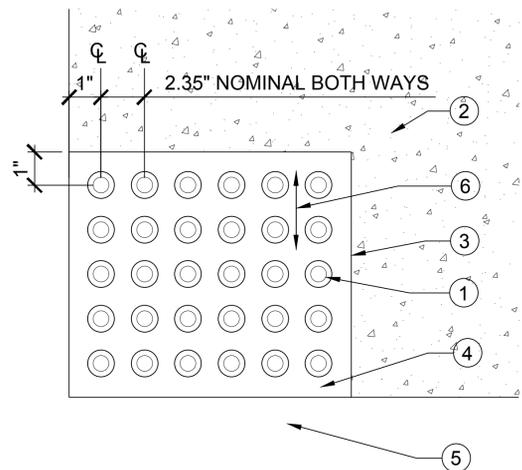
SECTION

**2 CONCRETE PAVING AT EX. CONCRETE PAVING**

NOT TO SCALE

**LEGEND**

1. RAISED TRUNCATED DOME.
2. CONCRETE PAVING OR RAMP.
3. DETECTABLE WARNING SURFACE OVER CONCRETE PAVING AND FLUSH WITH ADJACENT PAVING.
4. MICRO-TEXTURE POINTS.
5. VEHICULAR PAVING AREA.
6. DIRECTION OF ACCESSIBLE TRAVEL.



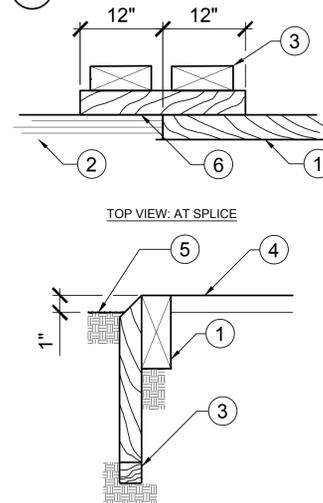
PLAN

**5 DETECTABLE WARNING SURFACE**

NOT TO SCALE

**LEGEND**

1. HEADER, 2x6 REDWOOD, TYP.
2. HEADER AT CURVES, LAMINATED MEMBERS, 5-1/2" DEEP. USE LARGEST POSSIBLE MEMBERS TO ACHIEVE CURVES SHOWN ON PLAN.
3. STAKE, 2x4 @ 4" O.C. MAX.
4. FINISH SURFACE OF PAVING PER PLAN TO BE FLUSH WITH HEADER.
5. FINISH GRADE OF PLANTING AREA PER PLAN.
6. SPLICE MEMBER, 2x4 OR TWO 1x4'S AT CURVES - SET 1" BELOW TOP OF HEADER.



SECTION: STRAIGHT HEADER

**8 WOOD HEADER**

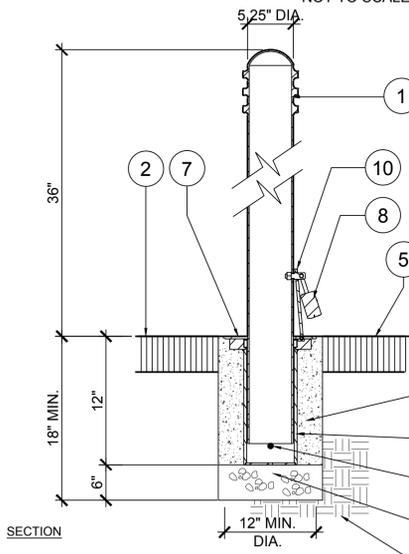
NOT TO SCALE

**NOTES**

- DETECTABLE WARNING SURFACE SHALL BE SURFACE APPLIED TILES, BY ARMOR-TILE TACTILE SYSTEMS (WWW.ARMOR-TILE.COM), OR EQUAL. COLOR: FEDERAL YELLOW NO. 33538). INSTALL PER MANUFACTURER'S RECOMMENDATIONS AND SPECIFICATIONS.
- REFER TO PLANS FOR EXTENT OF DETECTABLE WARNING SURFACE.
- REFER TO PLAN WHERE NEW CONCRETE PAVING OCCURS BENEATH DETECTABLE WARNING SURFACE.

**LEGEND**

1. BOLLARD.
- FINISH SURFACE.
- CONCRETE FOOTING AT SURFACE MATCH ADJACENT PAVING COLOR AND FINISH.
- 0.4" REBAR ANCHOR, 7" LONG, EMBED IN CONCRETE.
- ASPHALT PAVING, SEE DETAIL 3, SHEET L2.03.
- DRAIN ROCK, 6" DEPTH.
- BOLLARD RECEIVER.
- PAD LOCK, SUPPLIED BY OWNER.
- COMPACTED SUBGRADE.
- LID.



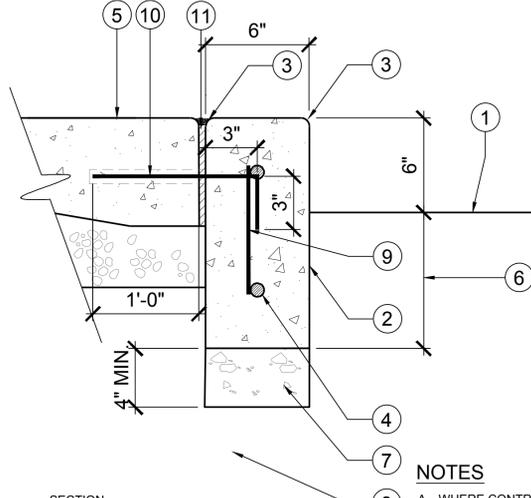
SECTION

**9 REMOVABLE BOLLARD**

NOT TO SCALE

**LEGEND**

1. FINISH SURFACE, PER PLAN.
- CONCRETE CURB.
- 1/2" RADIUS, TYP.
- REBAR, HORIZONTAL, #4 CONTINUOUS. TYP. OF 2
- FINISH GRADE, PER PLAN.
- DEPTH EQUALS DEPTH OF ADJACENT PAVING, (INCLUDING AGGREGATE BASE) PLUS 4" OR 12" MIN., WHICHEVER IS DEEPEST.
- CLASS 2 AGGREGATE BASE, COMPACT TO RELATIVE 95% COMPACTION.
- SUBGRADE, COMPACT TO RELATIVE 90% COMPACTION.
- REBAR, VERTICAL, #4, AT 18" O.C.
- #4 EPOXIED DOWEL, 1'-6" LONG, PLACED AT 4'-0" OC., WITH MIN. 1.5" OF COVER.
- EXPANSION JOINT.



SECTION

**6 CONCRETE CURB**

NOT TO SCALE

**NOTES**

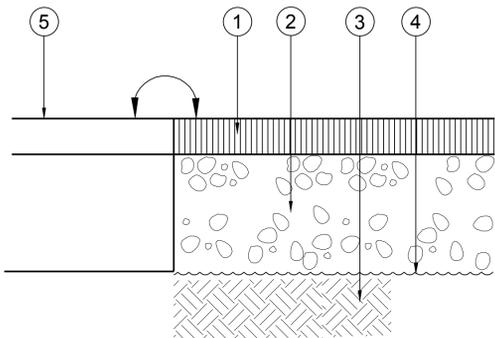
- BOLLARD SHALL BE BY RELIANCE FOUNDRY CO. LTD., WWW.RELIANCE-FOUNDRY.COM, REMOVABLE WITH LID, BOLLARD, MODEL: R-7901, COLOR: BLACK, SEMI GLOSS TEXTURED.
- ORIENTATION OF RECEIVERS SHOULD BE PARALLEL. WHEN INSTALLING IN A ROADWAY, ORIENT THE RECEIVERS SO THAT THE LIDS CLOSE AWAY FROM THE DIRECTION OF TRAFFIC. PLACE HINGE TOWARD ONCOMING VEHICLES SO THAT LIDS LEFT SLIGHTLY OPEN ARE PRESSED CLOSED.

SECTION/ELEVATION

NOT TO SCALE

**LEGEND**

1. NEW CONCRETE PAVING, 4" THICK MIN. MATCH FINISH OF EXISTING ADJACENT PAVING.
- SMOOTH DOWEL, NO. 4 x 12" @ 24" O.C. & 6" CLEAR FROM EDGE OF SLAB. DRILL & EPOXY DOWEL INTO EXISTING CONCRETE PAVING & GREASE OTHER END TO SET INTO NEW CONCRETE.
- EXPANSION JOINT, 1/2" THICK ASPHALT IMPREGNATED JOINT FILLER.
- EXISTING CONCRETE PAVING.
- THICKENED PAVING EXTENDING BELOW EXISTING SLAB.
- CAULK AT EXPANSION JOINT, INSTALL A REGLET BETWEEN FELT AND CAULK.
- REBAR, #3 @ 16" O.C. EACH WAY.



SECTION

**3 ASPHALT PAVING**

NOT TO SCALE

**LEGEND**

1. FINISH SURFACE, PER PLAN.
- CONCRETE CURB.
- 1/2" RADIUS, TYP.
- REBAR, HORIZONTAL, #4 CONTINUOUS. TYP. OF 2
- FINISH GRADE, PER PLAN.
- DEPTH EQUALS DEPTH OF ADJACENT PAVING, (INCLUDING AGGREGATE BASE) PLUS 4" OR 12" MIN., WHICHEVER IS DEEPEST.
- CLASS 2 AGGREGATE BASE, COMPACT TO RELATIVE 95% COMPACTION.
- SUBGRADE, COMPACT TO RELATIVE 90% COMPACTION.
- REBAR, VERTICAL, #4, AT 18" O.C.
- #4 EPOXIED DOWEL, 1'-6" LONG, PLACED AT 4'-0" OC., WITH MIN. 1.5" OF COVER.
- EXPANSION JOINT.

**NOTES**

- WHERE CONTROL JOINT, EXPANSION JOINT OR WEAKENED PLANE JOINT AT PAVING MEETS CURB, INSTALL 1/2" THICK VERTICAL FIBER EXPANSION JOINT WITH SEALANT THROUGH ENTIRE SECTION OF CURB. WHERE NO ABUTTING PAVING OCCURS, INSTALL EXPANSION JOINTS @ 20' O.C.

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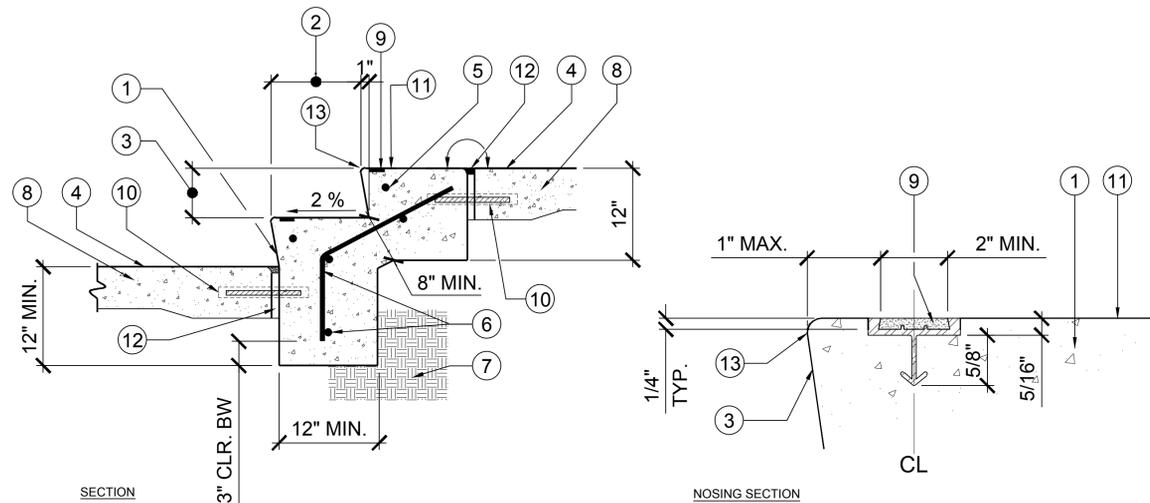


CONSTRUCTION DETAILS

RODGERS-SMITH PARK  
RESTROOM REPLACEMENT  
738 GRAYSON ROAD  
PLEASANT HILL, CA 94253

DATE: 12/04/2024  
SCALE: AS SHOWN  
DRAWN BY: JM  
CHECKED BY: BT  
SHEET NO.

**L2.03**



**LEGEND**

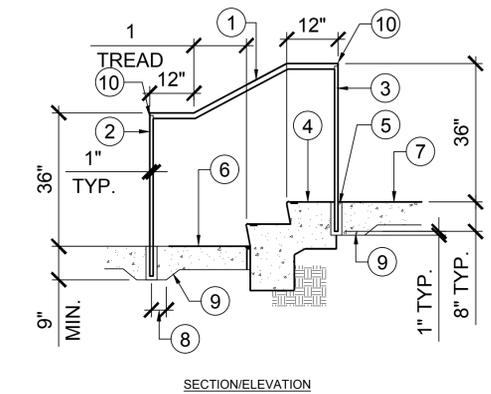
1. CONCRETE STEP.
2. TREAD, DIMENSION PER PLAN.
3. RISER, HEIGHT PER PLAN.
4. FINISH SURFACE OF ADJACENT PAVING.
5. #4 REBAR AT NOSING, KEEP 2" CLR. FROM SURFACE, TYP.
6. #4 REBAR AT 10" O.C. BOTH WAYS.
7. COMPACTED SUBGRADE.
8. CONCRETE PAVING.
9. WARNING STRIP AT EVERY TREAD, FOR FULL LENGTH OF STEPS.
10. #4 DOWEL X 12" @ 24" O.C., SLIP ONE END AND 4" MIN. CLEAR FROM PAVING EDGE.
11. FINISH SURFACE OF CONC. TREAD, SLOPE 2% TO DRAIN.
12. EXPANSION JOINT AT CONCRETE PAVING, SEE DETAIL 1, SHEET L2.03.
13. CONCRETE NOSING, 1/2" RADIUS

**NOTES**

- A. HORIZONTAL SURFACE SHALL BE MEDIUM BROOM FINISH.
- B. WARNING STRIP SHALL BE BY: AMSTEP PRODUCTS, MODEL 224A, COLOR: YELLOW, WEBSITE: AMPSTEP.COM.
- C. KEEP REBAR 2" MIN. CLEAR FROM SURFACE OF CONCRETE.

**NOTES**

- A. REFER TO SPECIFICATIONS FOR ADDITIONAL INFORMATION.
- B. ALL POSTS SHALL BE FLAT BAR, STEEL, 1.5" WIDE X 1" THICK. BURNISH AND EASE ALL EDGES.



**LEGEND**

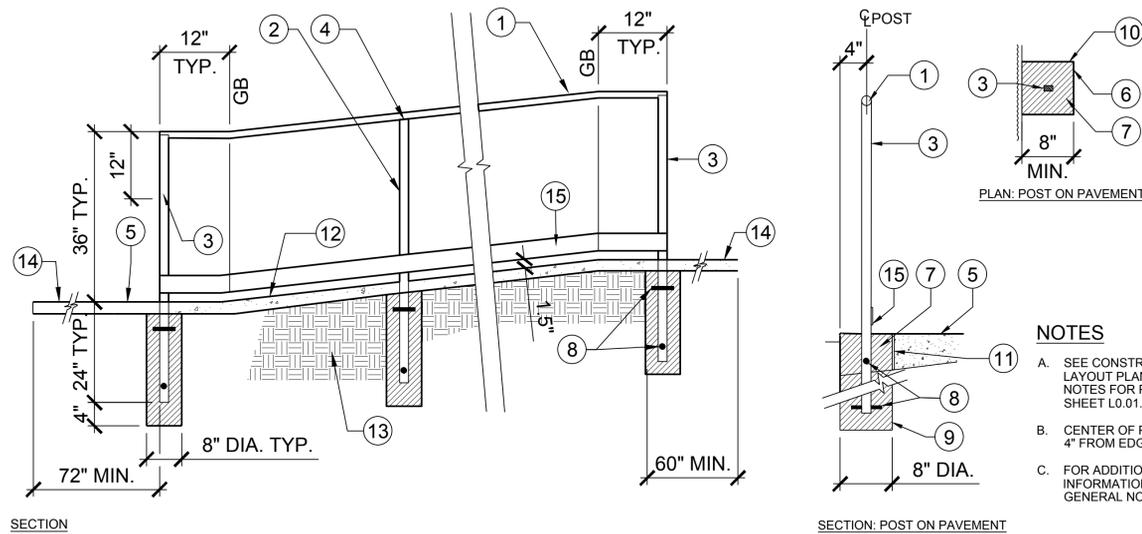
1. HANDRAIL, STEEL, SCH. 40, 1.5" DIA. NOM. 1.9" O.D., 0.145" WALL THICKNESS.
2. BOTTOM POST.
3. TOP POST.
4. CONCRETE STEPS.
5. CORE DRILLED HOLE INTO CONCRETE FOR POST EMBEDMENT AND FILL WITH EPOXY GROUT. TOP SURFACE OF GROUT TO BE PAINTED TO MATCH SURROUNDING CONCRETE COLOR.
6. FINISH SURFACE OF ADJACENT CONCRETE PAVING.
7. PAVEMENT THICKNESS, BEYOND POST LOCATION, TYPICAL.
8. 6", IN ALL DIRECTIONS FROM POST, TYPICAL.
9. THICKENED CONCRETE PAVEMENT AT POST TRANSITIONS TO STANDARD PAVEMENT THICKNESS.
10. CAP AT HANDRAIL ENDS, 1/4" PLATE, TYPICAL.

**1 CONCRETE STEPS**

NOT TO SCALE

**2 METAL HANDRAIL AT STEPS**

NOT TO SCALE

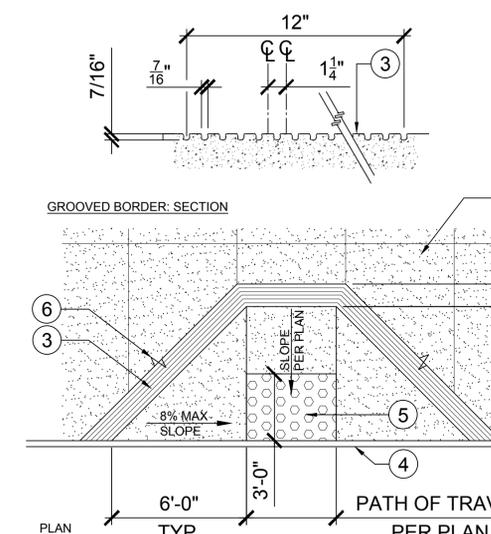


**LEGEND**

1. TOP RAIL, 1.5" DIA. O.D., STEEL, WELD TO POST.
2. MID POST, FLAT BAR, 1.5" WIDE X 1" THICK, STEEL. LOCATE AT 6' O.C. MAX., AND EQUALLY SPACED BETWEEN END POSTS.
3. END POST, FLAT BAR, 1.5" WIDE X 1" THICK, STEEL.
4. CONNECTION TO BE ARC WELDED. WELD TO BE CONTINUOUS SMOOTH, SINGLE BEAD W/ NO HOLES, SKIPS OR BURN-THROUGHS.
5. FINISH SURFACE OF ADJ. PAVING.
6. CAST IN SLEEVE, 3" DIA., FILL WITH EPOXY GROUT.
7. CONCRETE POST FOOTING, POUR CONCRETE PAVING AFTER POST AND PIER INSTALLATION.
8. STUB, 1/4" DIA. X 3/4" LONG, WELD TO POST, BOTH SIDES OF POST.
9. DRILLED CONCRETE PIER.
10. BOX-OUT FOR CLEAN CONCRETE POUR AND FINISH AFTER POST AND PIER INSTALLATION.
11. EXPANSION JOINT.
12. FINISH SURFACE OF CONCRETE RAMP, SLOPE PER PLAN AND CONSTRUCT PER DETAIL 1, SHEET L2.02.
13. COMPACTED SUBGRADE.
14. LEVEL LANDING.
15. BOTTOM RAIL WHEEL GUARD, 3.0" WIDE X 0.25" THICK STEEL, WELDED TO POSTS. WELD TO BE CONTINUOUS SMOOTH, SINGLE BEAD W/ NO HOLES, SKIPS OR BURN-THROUGHS.

**NOTES**

- A. SEE CONSTRUCTION LAYOUT PLAN GENERAL NOTES FOR PAINT FINISH, SHEET L0.01.
- B. CENTER OF POST TO BE 4" FROM EDGE OF PAVING.
- C. FOR ADDITIONAL INFORMATION, SEE GENERAL NOTES.



**LEGEND**

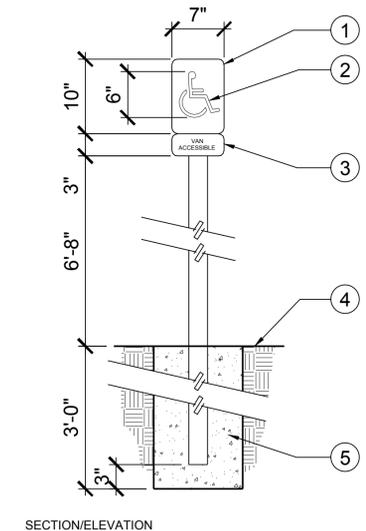
1. CONCRETE PAVING.
2. PARKING AREA.
3. GROOVED BORDER.
4. CONCRETE CURB.
5. DETECTABLE WARNING SURFACE, SEE DETAIL 5, SHEET L2.03.
6. EXPANSION JOINT, TYP.

**3 CONCRETE RAMP AND METAL HANDRAIL**

NOT TO SCALE

**4 CONCRETE CURB RAMP**

NOT TO SCALE

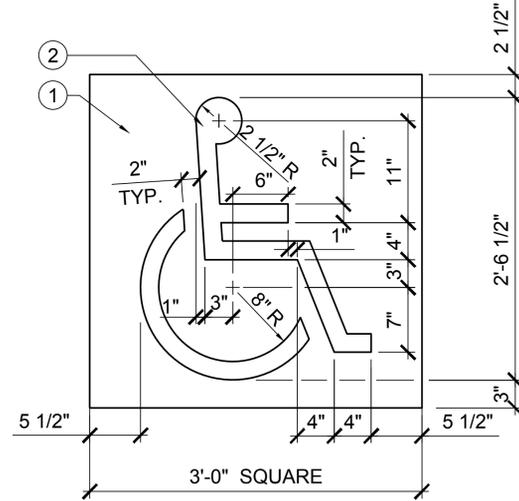


**LEGEND**

1. METAL SIGN WITH ACCESSIBILITY SYMBOL ON BLUE BACKGROUND.
2. SYMBOL.
3. LOCATE VAN SIGN BELOW STANDARD SIGN, AT VAN SPACE ONLY, METAL SIGN, WHITE LETTERS ON BLUE BACKGROUND.
4. FINISH SURFACE.
5. CONCRETE FOOTING, 12" DIAMETER.

**NOTES**

- A. ALL SIGN SUBSTRATES SHALL BE 1/8" THICK REFLECTORIZED ALUMINUM.
- B. LETTERS AND GRAPHICS SHALL BE SILK SCREENED REFLECTORIZED ALUMINUM.
- C. ALL SIGNS SHALL BE MOUNTED WITH TAMPER PROOF SCREWS TO GALVANIZED 2" DIAMETER STANDARD STEEL PIPE. PIPE SHALL BE SHOP PRIMED AND PAINTED WITH 2 COATS OF EXTERIOR ENAMEL.
- D. IN LIEU OF TAMPER PROOF SCREWS, SPOT WELDING END OF BOLT AFTER NUT INSTALLATION IS ACCEPTABLE.
- E. PROVIDE 3/4" RADIUS AT ALL SIGN CORNERS.
- F. "TOW AWAY" SIGNS SHALL BE MOUNTED IN A CONSPICUOUS LOCATION AT EACH ENTRANCE TO PARKING. SIGN SHALL MATCH SAME MATERIAL AS ACCESSIBLE SIGN, EXCEPT TEXT AND COLOR SHALL BE DIFFERENT FROM ACCESSIBLE SIGN.



**LEGEND**

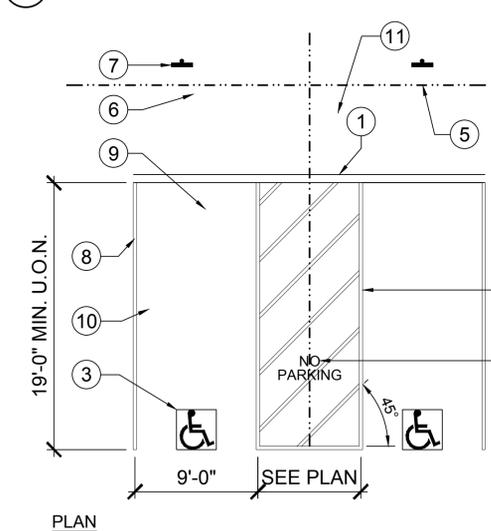
1. BLUE PAINTED BACKGROUND, COLOR NUMBER 15090 PER FS 595A.
2. WHITE PAINTED SYMBOL.

**5 ACCESSIBLE PARKING SIGN**

NOT TO SCALE

**6 ACCESSIBLE PARKING LOGO**

NOT TO SCALE



**LEGEND**

1. CONCRETE CURB, PAINT ALL BLUE WITHIN ACCESSIBLE PARKING SPACES.
2. 4" WIDE BLUE STRIPES AT PERIMETER AND 36" O.C. TYP.
3. 3'-0" X 3'-0" PAINTED SYMBOL, TYP. SEE DETAIL 6, SHEET L2.03.
4. "NO PARKING" PAINTED RED, 12" HIGH LETTERS.
5. ACCESSIBLE PATH OF TRAVEL.
6. CONCRETE SIDEWALK, TYP.
7. SIGN, ONE FOR EACH PARKING SPACE, TYP., SEE CONSTRUCTION LAYOUT PLAN FOR LOCATION, SEE DETAIL 5, L2.04.
8. 4" WIDE BLUE STRIPE, TYPICAL.
9. ASPHALT PAVING.
10. VAN ACCESSIBLE SPACE.
11. INSTALL CURB RAMP WHERE SPECIFIED ON PLAN.

**7 ACCESSIBLE PARKING SPACE**

NOT TO SCALE

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CONSTRUCTION DETAILS

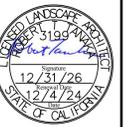
RODGERS-SMITH PARK  
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PLEASANT HILL, CA 94253

DATE: 12/04/2024  
SCALE: AS SHOWN  
DRAWN BY: JM  
CHECKED BY: BT  
SHEET NO.

**L2.04**

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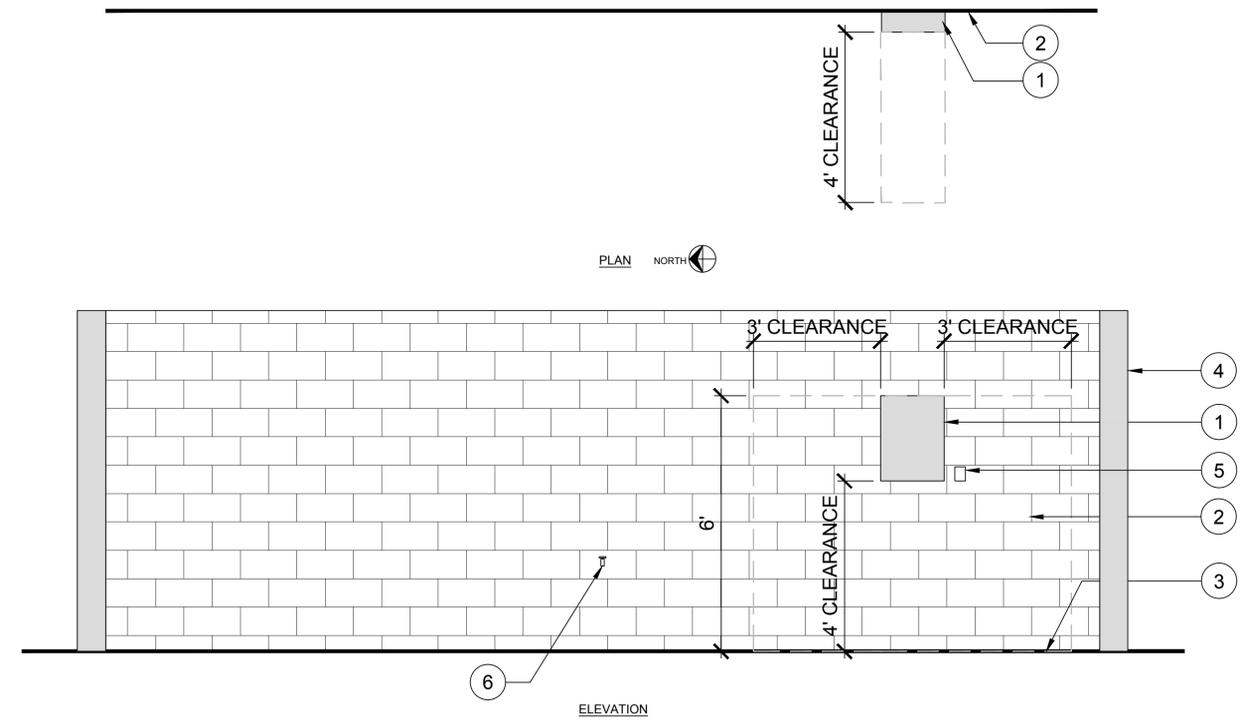


**LEGEND**

1. ELECTRICAL PANEL, MOUNT TO WALL, MAINTAIN CLEARANCES PER ELECTRICAL CODE. SEE ELECTRICAL DRAWINGS.
2. INTERIOR WALL OF BUILDING.
3. FINISH GRADE.
4. FACE OF EXTERIOR WALL OF BUILDING.
5. ELECTRICAL OUTLET.
6. HOSE BIBB.

**NOTES**

- A. SEE ELECTRICAL DRAWINGS, SHEETS E1.0 AND E2.0, FOR ADDITIONAL ELECTRICAL INFORMATION.
- B. SEE ARCHITECTURAL DRAWINGS, SHEETS 1, 2A, 2B, 3, 4, FOR ADDITIONAL BUILDING INFORMATION.



① ELECTRICAL PANEL - WALL MOUNT

NOT TO SCALE

ELECTRICAL PANEL DETAIL

RODGERS-SMITH PARK  
RESTROOM REPLACEMENT  
738 GRAYSON ROAD  
PLEASANT HILL, CA 94253

DATE: 12/04/2024  
SCALE: AS SHOWN  
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**L2.05**



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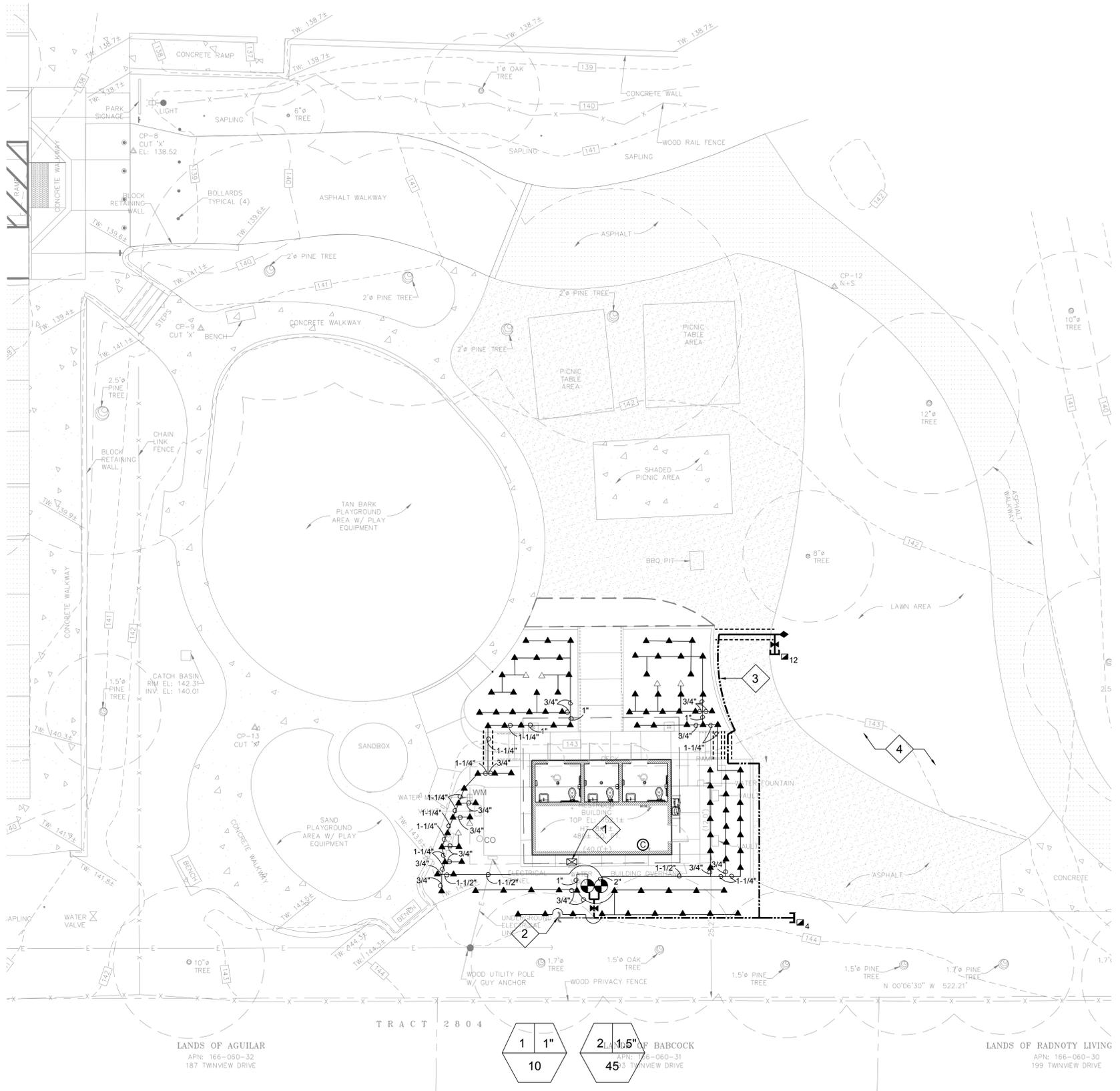


IRRIGATION PLAN

RODGERS-SMITH PARK  
RESTROOM REPLACEMENT  
738 GRAYSON ROAD  
PLEASANT HILL, CA 94553

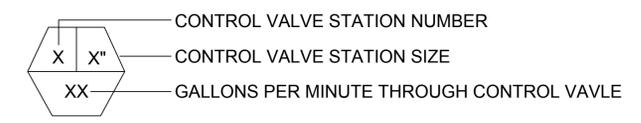
DATE: 12/04/2024  
SCALE: SEE PLAN  
DRAWN BY: JM  
CHECKED BY: BT  
SHEET NO.

**L4.00**



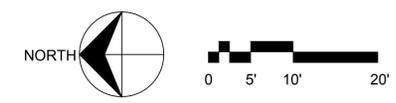
**LEGEND**

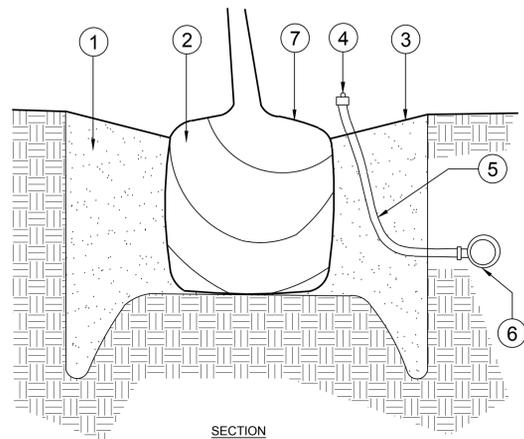
SYMBOL	DESCRIPTION	MANUFACTURER/REMARKS
WM	EXISTING WATER METER	
CO	EXISTING CLEAN OUT	
C	EXISTING IRRIGATION CONTROLLER	WALL MOUNT TO INSIDE WALL OF STORAGE ROOM.
R	REMOTE CONTROL VALVE	RAIN BIRD, MODEL: EFB-CP-PRS-D, BRASS ELECTRIC REMOTE CONTROL VALVE WITH PRESSURE REGULATOR, SIZE PER PLAN. SEE DETAIL 7, SHEET L4.01
S	SHUT OFF VALVE	NIBCO T-113, SIZE PER LINE SIZE. INSTALL BELOW GRADE IN VALVE BOX, SEE DETAIL 6, SHEET L4.01
T	SHRUB/PERENNIAL BUBBLER	HUNTER INDUSTRIES, PRESSURE COMPENSATING BUBBLERS, 0.5 GPM MODEL: PCB-50. INSTALL WITH 1/2" FLEX RISER, MODEL IH, WITH FILTER SCREEN CHECK VALVE AND FITTING. SEE DETAIL 1, SHEET L4.01
△	TREE BUBBLER	HUNTER INDUSTRIES, PRESSURE COMPENSATING BUBBLERS, 0.5 GPM MODEL: PCB-50. INSTALL WITH 1/2" FLEX RISER, MODEL IH, WITH FILTER SCREEN CHECK VALVE AND FITTING. SEE DETAIL 1, SHEET L4.01
◆	QUICK COUPLER VALVE	RAINBIRD, 44 LRC, QUICK COUPLING, SEE DETAIL 8, SHEET L4.01
■ 4	PULL BOX QTY OF CONTROL WIRES	PROVIDE L.V. WIRES FROM CONTROLLER WITH 1 COMMON & QUANTITY OF CONTROL WIRES NOTED ON PLAN, SEE DETAIL 4, SHEET L5.01.
---	EXISTING MAIN LINE	VERIFY LOCATION AND CONDITION IN FIELD
---	MAIN LINE STUB-OUT IN VALVE BOX	PVC, SCH. 40, 2" SIZE, UON. INSTALL THRUST BLOCKS PER DETAIL 3, SHEET L4.01
---	LATERAL LINE	PVC, SCH. 40, 3/4" MINIMUM SIZE, UON.
---	SLEEVE, NOT ALL SHOWN	PVC, CLASS 200, 2 SIZES MINIMUM LARGER THAN ENCASED PIPE
X	KEY NOTE	



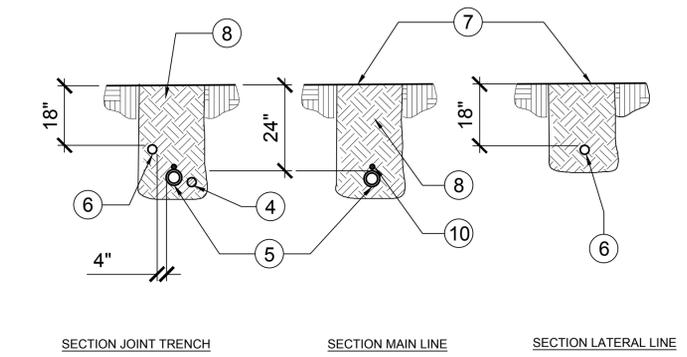
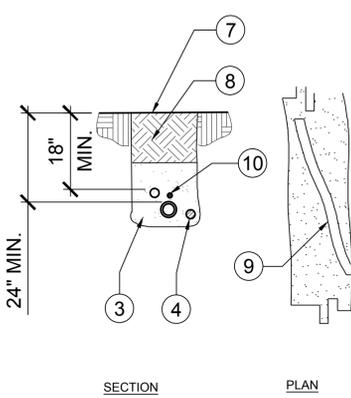
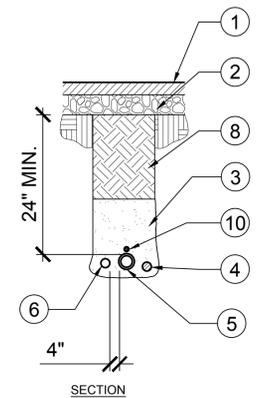
**KEY NOTES**

1. NEW VALVE BOX WITH EXISTING LOW VOLTAGE IRRIGATION WIRE SPLICES, CONNECT TO ALL NEW AND EXISTING REMOTE CONTROL VALVES.
2. EXISTING IRRIGATION MAIN LINE, VIF.
3. NEW IRRIGATION MAIN LINE, CONNECT TO EXISTING IRRIGATION MAIN LINE WHERE REQUIRED.
4. ADJUST EXISTING LAWN IRRIGATION TO ACCOMMODATE NEW TREES.





- LEGEND**
- BACKFILL MIX.
  - ROOT BALL.
  - FINISH GRADE.
  - LOW FLOW BUBBLER, SET TOP OF BUBBLER 2" ABOVE FINISH SOIL GRADE.
  - 1/2" FLEXIBLE PVC PIPE.
  - IRRIGATION LATERAL LINE.
  - ROOTBALL 2" HIGH; SIDES OF ROOT BALL ARE NOT TO BE EXPOSED.
- NOTES**
- A. REFER TO PLAN FOR QUANTITY OF BUBBLERS PER PLANT.



- LEGEND**
- PAVING.
  - BASE MATERIAL.
  - INITIAL SAND BACKFILL REQUIRED IN TRENCHES WITH ROCKY TERRAIN AND UNDER PAVEMENT (TYPICAL ALL SITUATIONS), LAY PIPE ON 2" SAND BED TO EXTEND 6" ABOVE SHALLOWEST PIPE.
  - L.V. WIRING IN CONDUIT, TYP.
  - MAIN LINE, TYP.
  - LATERAL LINE, TYP.
  - FINISH GRADE, TYP.
  - SALVAGED, EXCAVATED FILL COMPACTED TO ORIGINAL DENSITY, TYP.
  - SNAKE ALL PIPE IN TRENCHES AS SHOWN.
  - TRACER WIRE, SECURED TO PIPE.
- NOTES**
- A. INSTALL MAIN LINE AND LATERAL LINE IN SLEEVING IF REQUIRED PER PLAN.

REVISIONS	BY

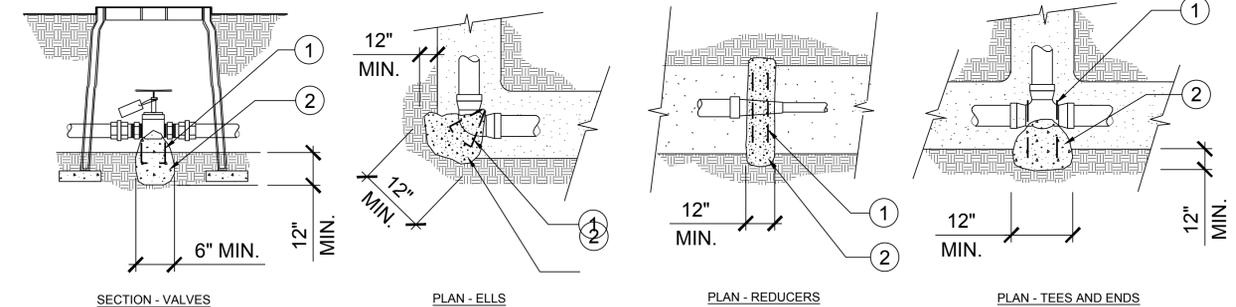
**tanaka designgroup**  
 3755 balboa street,  
 suite 204  
 san francisco,  
 CA 94121  
 t: (415) 863-7800  
 tanakadesign.com



**1 BUBBLER HEAD**

NOT TO SCALE

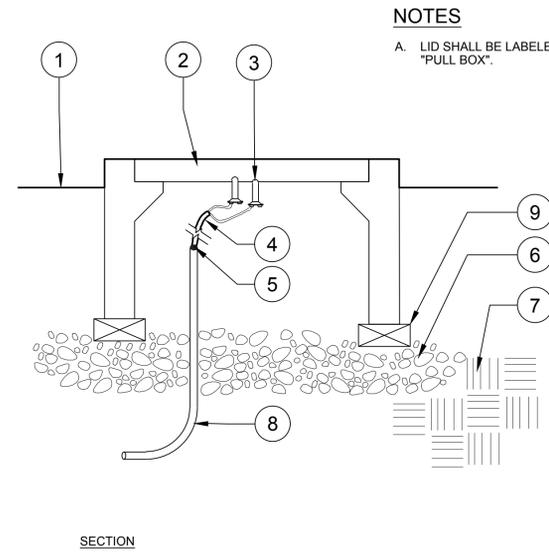
- NOTES**
- A. THRUST BLOCKS SHALL NOT PROJECT HIGHER THAN 1/2 THE DISTANCE FROM THE BOTTOM OF THE TRENCH TO THE FINISH GRADE.
- B. DO NOT COVER ENDS OF FITTINGS OR BOLTS WITH CONCRETE.
- C. CONCRETE SHALL HAVE COMPRESSION STRENGTH OF 2000 PSI.
- D. THRUST BLOCKING IS REQUIRED WHERE:
- PIPE CHANGES DIRECTION.
  - PIPE CHANGES SIZE.
  - PIPE STOPS OR DEAD ENDS.
  - THRUST DEVELOPS @ VALVES.
  - THRUST DUE TO HIGH PRESSURE IS EXPECTED.



**2 PIPE TRENCH**

NOT TO SCALE

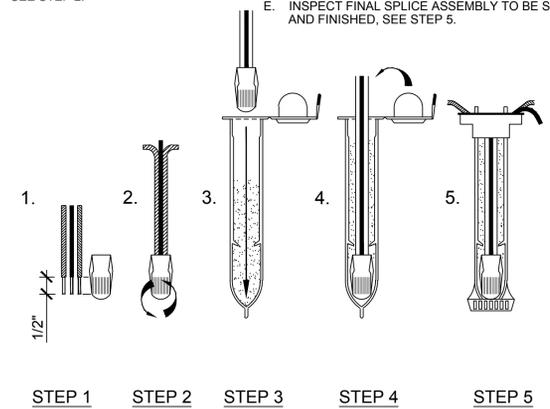
- LEGEND**
- (2) #4 REBAR.
  - CONCRETE THRUST BLOCK.



- NOTES**
- A. LID SHALL BE LABELED "PULL BOX".

- LEGEND**
- FINISH GRADE.
  - VALVE BOX WITH HOLD-DOWN BOLTS.
  - CONDUCTER ENCAPSULATED PROVIDE 3M DBRY/6 WATERPROOF CONNECTIONS AT ENDS OF WIRES, WATERPROOF CONNECTORS SHALL BE INSTALLED PER MANUFACTURERS INSTRUCTIONS IN VALVE BOX WITH OPEN END OF CONNECTOR FACING DOWN.
  - 2-WIRE CABLE, PROVIDE 5' AND COIL.
  - DUCT SEAL COMPOUND.
  - PEA GRAVEL, 6" LAYER.
  - COMPACTED SUBGRADE.
  - CONDUIT, 1.5" MIN., SCH. 40 PVC ELECTRICAL (GREY)
  - BRICK UNDER EACH CORNER.

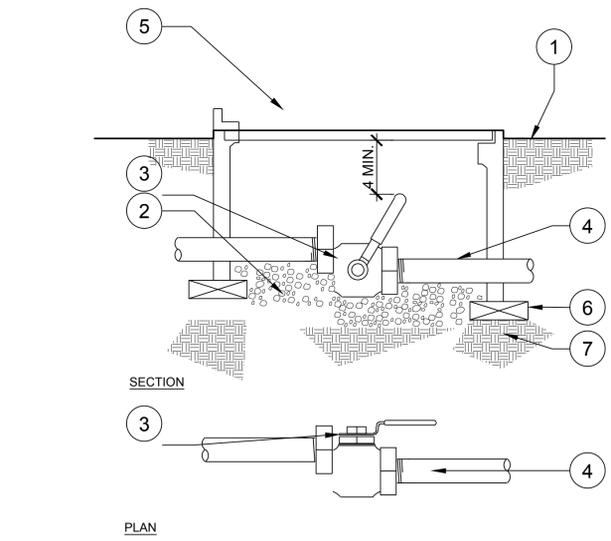
- NOTES**
- A. STRIP WIRES APPROXIMATELY 1/2" TO EXPOSE WIRE, SEE STEP 1.
- B. TWIST CONNECTOR AROUND WIRES CLOCKWISE UNTIL HAND TIGHT, DO NOT OVER-TIGHTEN, SEE STEP 2.
- C. INSERT WIRE ASSEMBLY INTO PLASTIC TUBE UNTIL WIRE CONNECTOR SNAPS PAST LIP IN BOTTOM OF TUBE, SEE STEP 3.
- D. PLACE WIRES WHICH EXIT TUBE IN WIRE EXIT HOLES AND CLOSE CAP UNTIL IT SNAPS, SEE STEP 4.
- E. INSPECT FINAL SPLICE ASSEMBLY TO BE SECURE AND FINISHED, SEE STEP 5.



**3 THRUST BLOCKS**

NOT TO SCALE

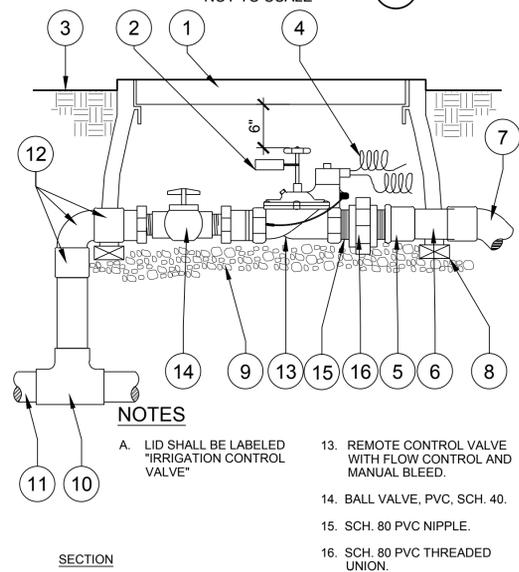
- LEGEND**
- FINISH GRADE.
  - PEA GRAVEL, 6" THICK.
  - SHUTOFF VALVE PER PLAN.
  - PVC MAIN LINE PER PLAN.
  - VALVE BOX.
  - BRICK AT EACH CORNER.
  - COMPACTED SUBGRADE.



**4 PULL BOX**

NOT TO SCALE

- LEGEND**
- VALVE BOX WITH BOLT DOWN LID. ONE VALVE PER BOX - NO EXCEPTIONS. BOX SIZE AS REQUIRED TO HOUSE ALL ASSOCIATED EQUIPMENT. INSTALL BOX AS SHOWN IN BOX INSTALLATION DETAIL.
  - POLYURETHANE I.D. TAG WITH CONTROLLER AND STATION NUMBER.
  - FINISH GRADE.
  - VALVE CONTROL WIRE - PROVIDE 3M DBRY/6 WATERPROOF CONNECTIONS AT ALL SPLICES WATERPROOF CONNECTORS SHALL BE INSTALLED PER MANUFACTURERS INSTRUCTIONS IN VALVE BOX WITH OPEN END OF CONNECTOR FACING DOWN AND EXCESS WIRE IN A 1" DIAMETER COIL.
  - SCHEDULE 40 PVC MALE ADAPTER.
  - PVC LATERAL LINE.
  - LOWER LATERAL LINE WITH SCH. 40 PVC.
  - BRICK - 1 EACH CORNER.
  - PEA GRAVEL - 4" BELOW VALVE (NO SOIL IN VALVE BOX).
  - UPC APPROVED SCH 40 PVC TEE.
  - PVC MAINLINE.
  - SCHEDULE 80 PVC THREADED FITTINGS (AS REQUIRED).

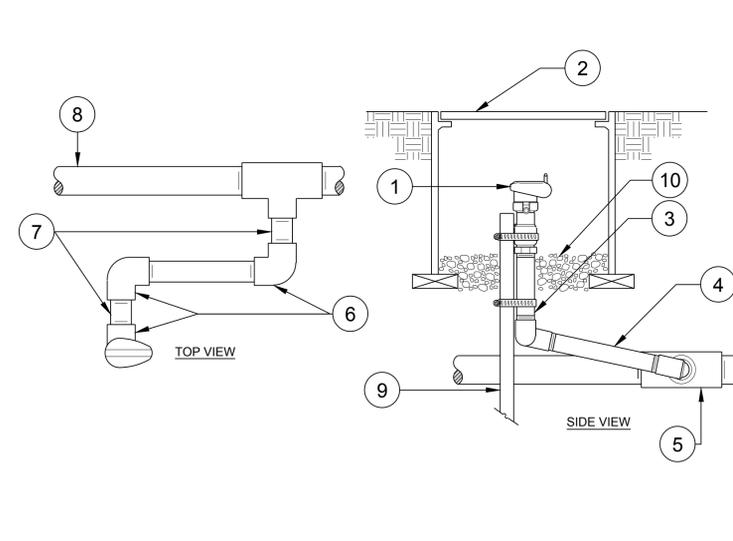


- NOTES**
- A. LID SHALL BE LABELED "IRRIGATION CONTROL VALVE"
- REMOTE CONTROL VALVE WITH FLOW CONTROL AND MANUAL BLEED.
  - BALL VALVE, PVC, SCH. 40.
  - SCH. 80 PVC NIPPLE.
  - SCH. 80 PVC THREADED UNION.

**5 LOW VOLTAGE WIRE SPLICE ASSEMBLY**

NOT TO SCALE

- LEGEND**
- QUICK COUPLER VALVE.
  - ROUND VALVE BOX, WITH STEEL BOLT DOWN LID. TOP DIMENSION: 12" MIN. DIA.
  - SCHEDULE 80 PVC THREADED NIPPLE.
  - 10" LONG SCHEDULE 80 PVC THREADED NIPPLE.
  - UPC APPROVED SCHEDULE 40 PVC TEE OR ELBOW.
  - SCHEDULE 80 PVC THREADED 90° ELBOW.
  - 3" LONG SCHEDULE 80 PVC THREADED NIPPLE.
  - PVC MAINLINE.
  - STAKE.
  - PEA GRAVEL, 6" THICK.



- NOTES**
- A. NIPPLES AND FITTINGS TO BE SAME SIZE AS VALVE IPT INLET THREAD SIZE.

**6 SHUT OFF VALVE**

NOT TO SCALE

**7 REMOTE CONTROL VALVE**

NOT TO SCALE

**8 QUICK COUPLER VALVE**

NOT TO SCALE

IRRIGATION DETAILS

RODGERS-SMITH PARK  
 RESTROOM REPLACEMENT  
 738 GRAYSON ROAD  
 PLEASANT HILL, CA 94253

DATE: 12/04/2024  
 SCALE: AS SHOWN  
 DRAWN BY: JM  
 CHECKED BY: BT  
 SHEET NO.

**L4.01**

REVISIONS	BY

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tanakadesign.com



PLANTING PLAN

RODGERS-SMITH PARK  
RESTROOM REPLACEMENT  
738 GRAYSON ROAD  
PLEASANT HILL, CA 94253

DATE: 12/04/2024  
SCALE: SEE PLAN  
DRAWN BY: JM  
CHECKED BY: BT  
SHEET NO.

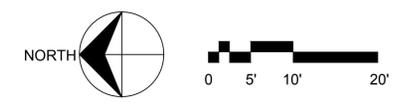
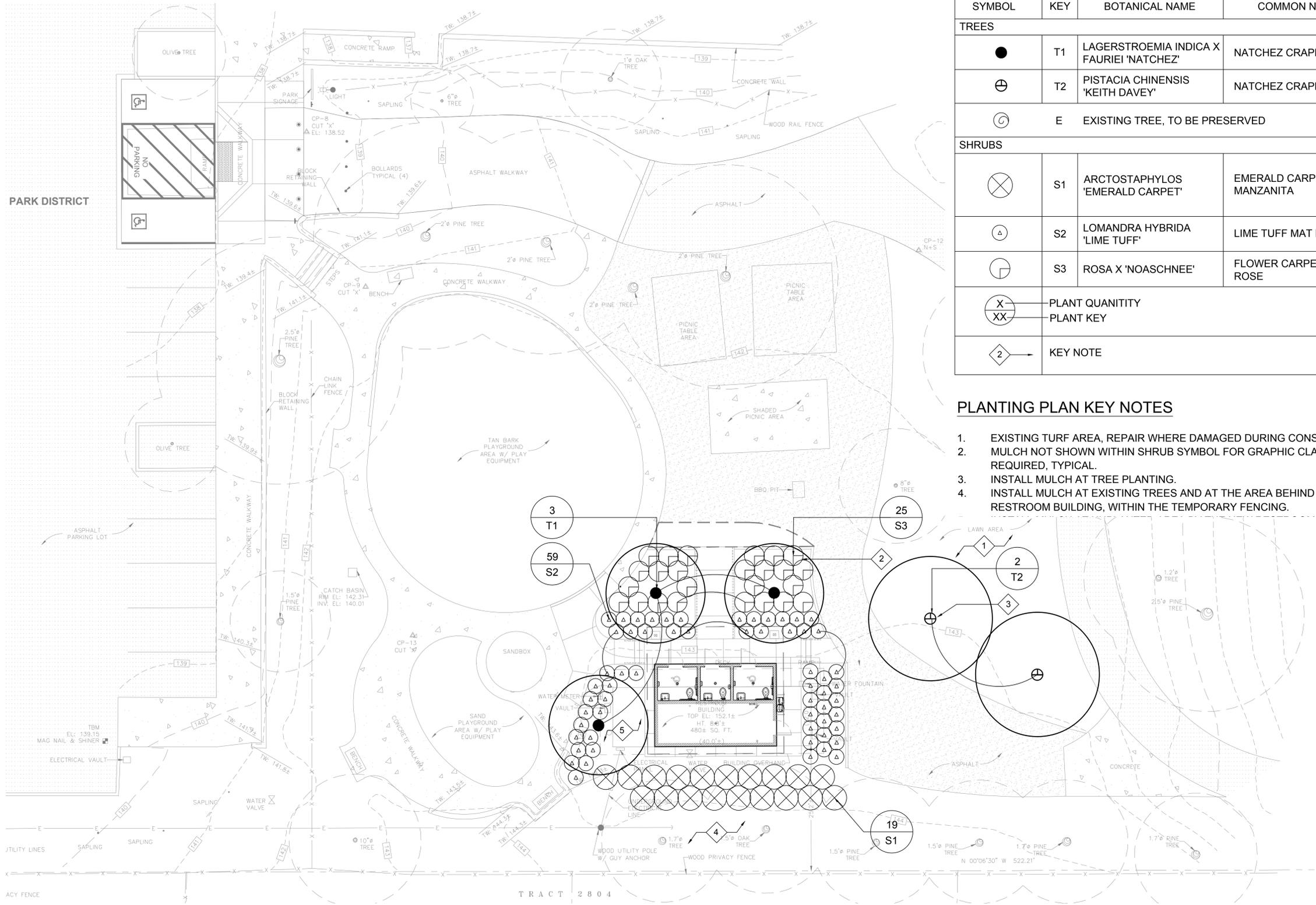
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**LEGEND**

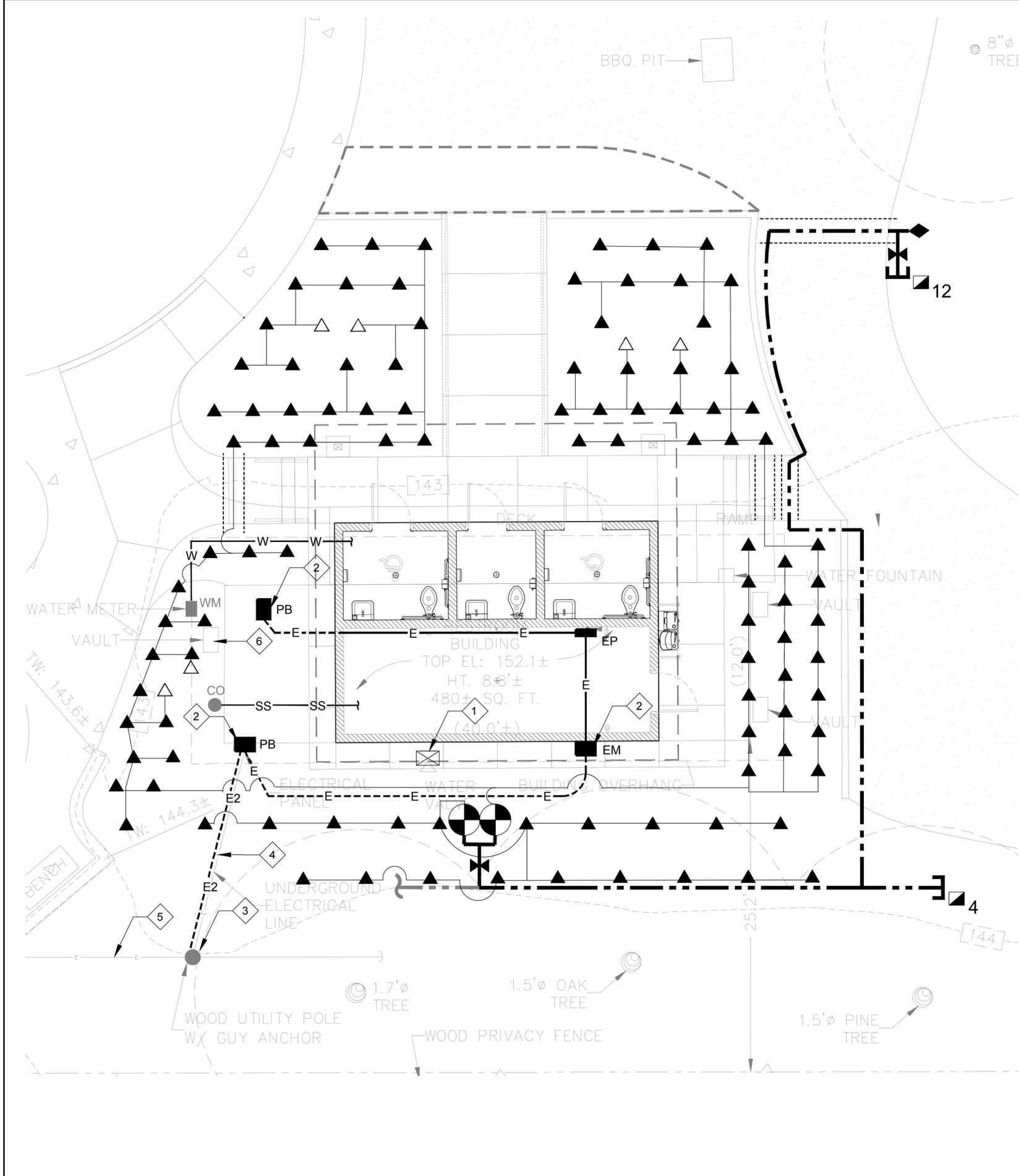
SYMBOL	KEY	BOTANICAL NAME	COMMON NAME	SIZE	REMARKS
<b>TREES</b>					
●	T1	LAGERSTROEMIA INDICA X FAURIEI 'NATCHEZ'	NATCHEZ CRAPE MYRTLE	24" BOX	STANDARD TRUNK
⊕	T2	PISTACIA CHINENSIS 'KEITH DAVEY'	NATCHEZ CRAPE MYRTLE	24" BOX	STANDARD TRUNK, NON-FRUITING MALE
⊙	E	EXISTING TREE, TO BE PRESERVED			
<b>SHRUBS</b>					
⊗	S1	ARCTOSTAPHYLOS 'EMERALD CARPET'	EMERALD CARPET MANZANITA	5 GAL	5'-0" OC SPACING
△	S2	LOMANDRA HYBRIDA 'LIME TUFF'	LIME TUFF MAT RUSH	1 GAL	3'-0" OC SPACING
⊕	S3	ROSA X 'NOASCHNEE'	FLOWER CARPET® WHITE ROSE	5 GAL	4'-0" OC SPACING
⊗	X	PLANT QUANTITY			
⊗	XX	PLANT KEY			
◇	2	KEY NOTE			

**PLANTING PLAN KEY NOTES**

- EXISTING TURF AREA, REPAIR WHERE DAMAGED DURING CONSTRUCTION.
- MULCH NOT SHOWN WITHIN SHRUB SYMBOL FOR GRAPHIC CLARITY BUT IS REQUIRED, TYPICAL.
- INSTALL MULCH AT TREE PLANTING.
- INSTALL MULCH AT EXISTING TREES AND AT THE AREA BEHIND THE NEW RESTROOM BUILDING, WITHIN THE TEMPORARY FENCING.







**LEGEND**

SYMBOL	DESCRIPTION	REMARKS
---E---	NEW UNDERGROUND ELECTRICAL CONDUIT	DIAGRAMMATIC ONLY, SEE ELECTRICAL PLANS
---E2---	NEW ELECTRICAL CABLE IN EXISTING ELECTRICAL CONDUIT	DIAGRAMMATIC ONLY, SEE ELECTRICAL PLANS
—E—	NEW ELECTRICAL CONDUIT	DIAGRAMMATIC ONLY, SEE ELECTRICAL PLANS
■ EM	NEW ELECTRICAL METER	DIAGRAMMATIC ONLY, SEE ELECTRICAL PLANS
■ EP	NEW ELECTRICAL PANEL	DIAGRAMMATIC ONLY, SEE ELECTRICAL PLANS
■ PB	NEW ELECTRICAL PULL BOX	DIAGRAMMATIC ONLY, SEE ELECTRICAL PLANS
■ WM	EXISTING WATER METER	SEE CIVIL PLANS
● CO	EXISTING SANITARY SEWER CLEAN OUT	SEE CIVIL PLANS
—W—	NEW LINE	DIAGRAMMATIC ONLY, SEE CIVIL PLANS
—SS—	NEW SANITARY SEWER LINE	DIAGRAMMATIC ONLY, SEE CIVIL PLANS
---	EXISTING IRRIGATION MAIN LINE	DIAGRAMMATIC ONLY, SEE IRRIGATION PLANS
---	NEW IRRIGATION MAIN LINE	DIAGRAMMATIC ONLY, SEE IRRIGATION PLANS
---	NEW IRRIGATION LATERAL LINE	DIAGRAMMATIC ONLY, SEE IRRIGATION PLANS
△ ▲	NEW IRRIGATION BUBBLER	DIAGRAMMATIC ONLY, SEE IRRIGATION PLANS
⊗	NEW IRRIGATION CONTROLLER	DIAGRAMMATIC ONLY, SEE IRRIGATION PLANS
⊘	NEW IRRIGATION SHUT OFF VALVE	DIAGRAMMATIC ONLY, SEE IRRIGATION PLANS

**KEY NOTES**

1. NEW VALVE BOX WITH EXISTING LOW VOLTAGE IRRIGATION WIRE SPLICES, CONNECT TO ALL NEW AND EXISTING REMOTE CONTROL VALVES.
2. AT EXISTING AND PROPOSED ELECTRIC SERVICE AND WHERE CONDUIT IS ABOVE GROUND, PROVIDE A MINIMUM OF 3' PARALLEL CLEARANCE AND 1' VERTICAL CLEARANCE FROM EXISTING AND NEW IRRIGATION, SANITARY SEWER, WATER, AND WET UTILITIES, PIPES, AND EQUIPMENT. NEW UTILITIES ARE DIAGRAMMATIC ONLY, CONTRACTOR SHALL VERIFY LOCATIONS OF EXISTING WET UTILITIES AND ADJUST EXISTING AND NEW IRRIGATION, SANITARY SEWER, WATER, AND WET UTILITIES, PIPES, AND EQUIPMENT AS NEEDED.
3. EXISTING UTILITY POLE TO REMAIN.
4. EXISTING UNDERGROUND ELECTRICAL LINE.
5. EXISTING OVERHEAD ELECTRICAL LINE TO REMAIN.
6. EXISTING VAULT, VERIFY IN FIELD.

REVISIONS	BY

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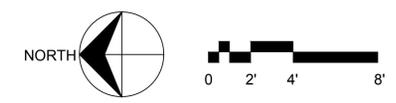


**PG&E UTILITY CLEARANCE PLAN**

**RODGERS-SMITH PARK RESTROOM REPLACEMENT**  
 738 GRAYSON ROAD  
 PLEASANT HILL, CA 94253

DATE: 12/04/2024  
 SCALE: SEE PLAN  
 DRAWN BY: JM  
 CHECKED BY: BT  
 SHEET NO.

**L6.00**



# RODGERS-SMITH PARK

SHEET SCHEDULE	
SHEET	CONTENTS
1	TITLE PAGE & SPECIFICATIONS
2A	FLOOR PLAN & SPECIFICATIONS
2B	ELEVATION VIEWS & SPECIFICATIONS
3	CMU PLAN & DETAILS & SPECIFICATIONS
4	FOUNDATION PLAN & DETAILS, & SPECIFICATIONS

**ROMTEC**  
 18240 NORTH BANK ROAD - ROSEBURG, OR 97470  
 (541)-496-3541 FAX (541)-496-0803

THESE PLAN VIEW AND ELEVATION DRAWINGS ARE A PRELIMINARY ARCHITECTURAL REPRESENTATION OF THE BUILDING. ALL DIMENSIONS, FEATURES AND COMPONENTS SHOWN ON THESE PRELIMINARY DRAWINGS MAY OR MAY NOT BE PART OF THE QUOTE. PLEASE REFER TO THE "SCOPE OF SUPPLY AND SERVICES" LETTER PROVIDED WITH YOUR QUOTE FOR ROMTEC'S PROPOSED SCOPE OF SUPPLY.



1 ISOMETRIC RENDER  
 SCALE: NTS

## RODGERS-SMITH PARK

**SECTION 13 34 23**  
**PRE-ENGINEERED RESTROOM BUILDING**  
**Specification Date: 12/19/2024**

### SECTION 1: BUILDING SUPPLIER SCOPE

#### 1.1. SUMMARY

- A. The work shall include furnishing the sealed architectural, structural, mechanical, and electrical plan sets and furnishing the structural, mechanical, and electrical building components as a complete, pre-designed restroom building package as shown on drawings and as specified herein.

#### 1.2. GENERAL REQUIREMENTS

- A. Packaged building design and engineering and furnishing all specified building package components shall be supplied by Romtec, Inc., or pre-approved alternate, hereafter designated as the building supplier.
- B. The building supplier shall be a single source design, engineering, and manufacturing firm who shall meet all the following requirements.
- C. The packaged building shall be a current standard product of building supplier.
- D. Building supplier shall be regularly engaged in and have at least ten (10) years of experience in packaged building engineering, design, supply, and construction.
- E. The building supplier must meet or exceed the product specifications. The Romtec, Inc. building package is an approved guide and example.
- F. Alternate building suppliers shall demonstrate that they have designed, engineered, produced, delivered, and constructed at minimum ten (10) functioning site-built buildings of similar type. Project completion dates and a reference contact from the owner of each project must be provided.
- G. Alternate building suppliers must disclose all instances of any prior municipal reviewer or landscape architect's rejection of the same or similar product as an "or equal" to the specified basis of design building package.
- H. Bidders who propose and alternate building supplier other than Romtec, Inc. are required to provide a complete submittal package minimum of ten (10) calendar days prior to the bid opening date with full sealed plan sets, calculations, and all pre-engineered structural items.
- I. Any products proposed as "or equal" that are not as specified must be specifically listed in the alternate building supplier submittal package and accompanied by manufacturers data sheets for review. These products will be approved or denied prior to the bid opening. Incomplete submittals will be rejected and returned to the bidder.
- J. The building and its concrete footings, foundation, and slab are to be engineered by the building supplier to meet site-specific conditions, including wind and snow loading, local frost depth, and ground conditions.
- K. Fasteners that are normally included with individual components, as well as any atypical fasteners, shall be supplied by building supplier.
- L. Building is to be designed and constructed to meet local codes and approvals for permanent structures. Any building that is temporary, permanently relocatable, prefabricated modular, an offsite constructed product, or constructed of precast material is not an accepted equal to permanent, onsite, conventional construction.
- M. No approval by any external entity will override the local building authority's codes and inspections. Seals meant for modular homes and production plant certifications will not be allowed in lieu of sealed plans from a licensed engineer and conventional inspection during construction.
- N. Building sidings, treatments, and roofing are to be as specified. Precast buildings with painted textures are not considered architecturally equivalent.
- O. The building supplier shall provide complete, code-compliant building plans including plans, elevations, sections, and details, under seal of a National Kitchen and Bathroom Association (NKBA) certified technical designer.
- P. The building supplier shall provide complete structural calculations meeting code for design loads and seismic design under seal of a professional Engineer with current license in the state where the project is located.
- Q. The reviewing authority reserves the right to review or reject all submittals at its sole discretion.
- R. All work and materials shall comply with current industry building codes and regulations for the state where the project is located.
- S. Americans with Disabilities Act Accessibility Guidelines (ADAAG) will be followed in design, manufacture, and construction.

#### 1.3. DESIGN & SUBMITTAL DOCUMENTATION

- A. The building supplier work shall include the design of the architectural, mechanical, structural, and electrical components that will be required for this building.
- B. The building will be designed as a complete building package to be delivered to the job site for construction on-site by the contractor.
- C. Within one (1) week of contract award, the building supplier shall submit the packaged building preliminary Scope of Supply and Design Submittal (SSDS), including the building plan view and elevation drawings.
- D. The building supplier will provide complete submittal documentation in the building supplier's standard electronic submittal format for review.
- E. The preliminary SSDS will be reviewed by relevant parties and returned to the building supplier with any required revisions to the terms, product data sheets, and/or building plan view and elevation drawings noted as comments.
- F. The building supplier shall make any required corrections or revisions and resubmit the preliminary SSDS until the preliminary SSDS is approved by the relevant parties.
- G. Once the preliminary SSDS has been approved, the building supplier will provide full sealed plan sets stamped by an engineer licensed in the state that the building is located for review by the permitting authority.
- H. Up to three (3) wet stamped sets of the plans and structural calculations shall be provided by building supplier before any additional fees apply. Standard plan set size is 11" x 17".
- I. Permitting authority will review the full sealed plan set and return with any required revisions or corrections noted as comments.
- J. Building supplier shall provide one full round of sealed plan revisions in response to permitting authority comments before any additional fees are allowed.
- K. The following sections shall be included in the building supplier's preliminary Scope of Supply and Design Submittal. Incomplete submittals will be rejected and returned to the bidder.
  - (1) INTRODUCTION
  - (2) BUILDING DESIGN,
    - (a) SUPPLIED ITEMS
    - (b) EXCLUDED ITEMS
    - (c) PLAN VIEW AND ELEVATION DRAWINGS
  - (3) PRODUCT DATA
  - (4) WARRANTY & LIMITATIONS

Note: Overall site plan is not part of building supplier's scope.

#### 1.4. WARRANTY

- A. The building package and all associated components provided by building supplier shall be warranted against defects in materials and workmanship for a period of not less than one (1) year from the date of acceptance. Acceptance is the date of delivery of the building package, or, if delivery is delayed for any reason beyond building supplier's control, the date that the building and all its associated components were ready to deliver.
- B. Building supplier shall pass through to owner all relevant manufacturer warranties for individual products and components of the building package.

NO.	DATE	BY	DESCRIPTION

NOT FOR CONSTRUCTION

**ROMTEC**  
 18240 NORTH BANK ROAD  
 ROSEBURG, OR 97470  
 (541)-496-3541 FAX (541)-496-0803

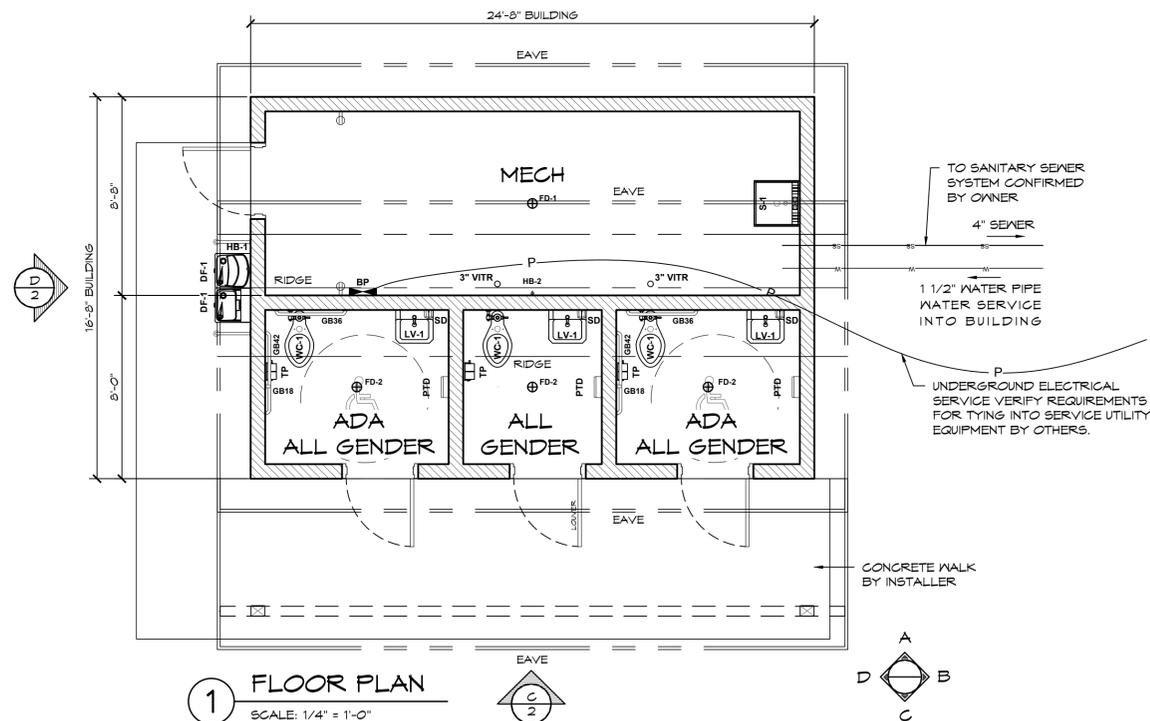
PROJECT: RODGERS-SMITH PARK  
 PLEASANT HILL, CALIFORNIA  
 SHEET TITLE: TITLE PAGE SPECIFICATIONS

PROJECT ID: 1843  
 DATE: 12/04/2024  
 DRAWN BY: JRM  
 SHEET NO.

LEGEND		
SYMBOL	DESCRIPTION	AREA/ QUANTITY
	EXTERIOR WALL LIGHTS	7
	INTERIOR CEILING LIGHTS	8
⊕ FD	FLOOR DRAIN	7
⊕	ELECTRICAL OUTLET	2

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WALL TYPE SCHEDULE	
	8" REINFORCED CONCRETE MASONRY BLOCK WALL WITH MORTAR JOINTS, GROUTED SOLID ALL CELLS RUNNING BOND PATTERN.



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

## SECTION 2: BUILDING PACKAGE PRODUCTS

### 2.1. APPROVED BUILDING SUPPLIERS

- A. Romtec, Inc.,  
18240 North Bank Road, Roseburg, OR 97470  
Tel: 541-496-3541; Fax: 541-496-0803; Email: RIsales@romtec.com  
Web: www.Romtec.com
- B. Requests for use of an alternate building supplier will be considered in accordance with provisions of Section 1.

### 2.2. BUILDING DESCRIPTION

- A. Refer to drawings for quantities, dimensions, locations, and installation methods for the materials and items described in this section.
- B. Building dimensions shall match what is indicated on drawings.

### 2.3. PLUMBING FIXTURES & ACCESSORIES

- A. The following plumbing fixtures and accessories shall be supplied by building supplier.
  - (1) Toilet shall be floor mount, top supply, white vitreous china.
  - (2) Flush valve shall be a chrome, manual lever with ADA compliant metal oscillating non-hold-open handle.
- C. Lavatory shall be 19 in. x 17 in. white vitreous china and wall hung with anti-splash rim and concealed front overflow.
  - (1) Faucets shall be deck mounted single hole single supply metering, sink faucet.
- D. Toilet paper dispenser shall be stainless steel, wall mount with two-roll capacity.
- E. Surface-mounted towel dispenser shall be fabricated of type heavy duty, 22 gauge stainless steel with exposed surfaces in satin finish. Refill indicator on face of cabinet. Tumbler lock to secure hinged front panel. Towel dispenser capacity 525 multi-fold or 400 C-fold towels.
- F. Surface-mounted liquid soap dispenser shall be fabricated of 20-gauge satin finish stainless steel. Dispenser shall have completely concealed mounting, vandal resistant filler hole cover and sight gauge. Push-in corrosion-resistant liquid soap valve. Capacity: 40-oz. liquid soap.
- G. Utilitub17 with legs and ADA faucet in the mechanical room.
- H. Drinking fountain shall be stainless steel, bi-level with bottle filler and guard rails.

### 2.4. ELECTRICAL

- A. The following electrical fixtures shall be supplied by building supplier.
- B. Light fixtures shall be supplied by building supplier.
  - (1) Exterior lights to be LED downlights with cast-aluminum housing with corrosion-resistant paint in dark bronze. Polycarbonate lens.
  - (2) Exterior lights controlled by photocell.
  - (3) Interior restroom light to be wall cylinder, LED, up and downlight.
  - (4) Interior surface mount, 48" LED light fixtures.
  - (5) Restroom lights controlled by motion sensor.
  - (6) Mech room lights controlled by switch (switches by installer).
- C. Main breaker panel shall be supplied by building supplier.
  - (1) Breaker Panel shall be 200 Amp, single-phase, rain-tight.

Note: Breaker panel shall be sized to accept only the loads of the building supplier electrical fixture package. The building supplier should modify the main breaker panel as needed to be most efficient based on any design changes.

### 2.5. STRUCTURE

- A. Concrete Masonry Units (CMU) shall be supplied by building supplier.
  - (1) Walls shall be constructed of 8"W x 16"L x 8"H smooth-face mortar joint concrete masonry units (concrete blocks).
  - (2) Blocks shall be manufactured to ASTM C90 designation for load bearing concrete masonry units.
  - (3) Block color to be Gray.
- B. Exterior wall finish shall be fiber cement lap siding.
  - (1) Siding shall be mounted over OSB sheathing supplied by building supplier.
- C. Sanitary tile cove base on interior restroom walls to be supplied by building supplier.
- D. Wire weave vents for natural ventilation shall be supplied by building supplier.
  - (1) Pre-assembled steel frame with 10-gauge, 1" square lock joint wire weave mesh integral insect screen.
  - (2) Steel frame shall be primed and painted black.

- E. Door system components shall be supplied by building supplier.
  - (1) Doors shall be Steelcraft® SL18 standard laminated honeycomb core and 18-gauge galvanized steel.
  - (2) Door frame shall be pre-welded Steelcraft® 3-Sided flush frame, 16-gauge galvanized A-60 steel.
  - (3) Doors and frames shall be powder coated with undercoating (color to be selected by owner).
  - (4) Masonry door clips (3/16" dia.) for door frame shall be fitted between the doorframe and concrete blocks to bond frame to wall. Door clips shall allow full internal grouting of the frame during installation.
  - (5) Hinges shall meet ANSI A5112 with non-removable pin and two ball bearings.
  - (6) Hager 5100 Series Grade 1 door closer shall be constructed of cast iron.
  - (7) Restroom doors shall have Hager 3700 series interconnected locks with occupancy indicator.
  - (8) Mechanical room door to have lever lock with latch guard.
  - (9) Center restroom door to have 18" x 18" louvered vents.

### 2.6. ROOFING

- A. The following roof components shall be supplied by building supplier.
  - (1) Glulam beam shall be 24F-V4 and architectural grade.
  - (2) Tongue & groove decking shall be 2x6 V-edge deck boards, select deck Douglas fir.
- B. Roofing shall be Fabral, 26-gauge, Horizon 16, standing seam panels, with 16 in. coverage width.
  - (1) Roofing package shall include inside and outside foam closures, matching trim (eaves, gables, and ridge) and fasteners, sheet metal flashing (all sides), and 30# felt (under metal).
  - (2) Roofing color to be selected by the owner from the manufacturers standard color chart.

### 2.7. DELIVERY, STORAGE, AND HANDLING

- A. The building supplier freight shall be based on delivering the product on a 48' to 53' flatbed or van truck and trailers, or as close to those dimensions as can legally access the site. Overall dimensions of the truck and trailers allowed to access the site are: 70' overall length, 102" wide and 168" high.
- B. Building supplier shall deliver organized building package components in stages as shrink-wrapped pallets that correspond to a typical sequence of construction. A bill of material stating the stages of palletized components shall be included with every delivery.
  - (1) Stage 1 pallets shall include structural components such as block, frames, vents, beams, connectors, trusses, etc.
  - (2) Stage 2 pallets shall include second stage structural components such as filler wall material, windows, skylights, roofing, etc.
  - (3) Stage 3 pallets shall include structural finish components such as siding material, tile, doors etc.
  - (4) Stage 4 pallets shall include plumbing and electrical fixtures and other finish materials such as toilets, sinks, drinking fountains, electrical fixtures, accessories, etc.

DESCRIPTION	BY	DATE	REV

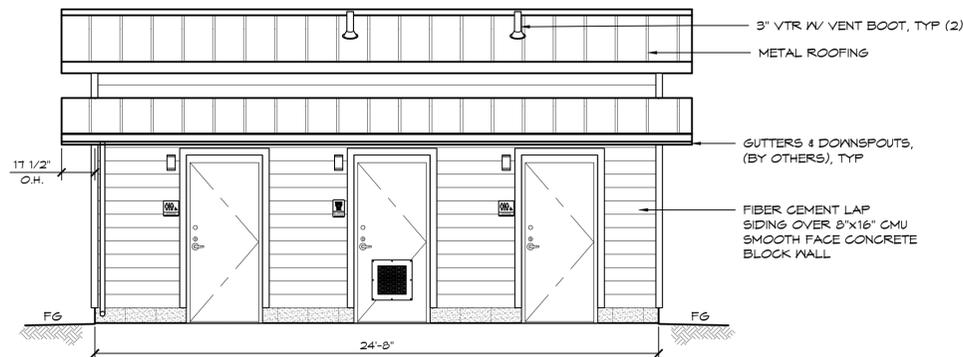
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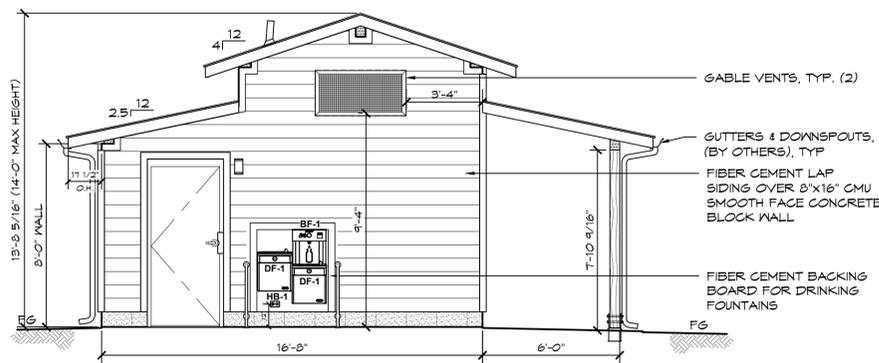
PROJECT: RODGERS-SMITH PARK  
PLEASANT HILL, CALIFORNIA  
SHEET TITLE: FLOOR PLAN SPECIFICATIONS

PROJECT ID #	1843
DATE	12/04/2024
DRAWN BY:	JRM
SHEET NO.	

2A



**C** ELEVATION VIEW  
SCALE: 1/4" = 1'-0"



**D** ELEVATION VIEW  
SCALE: 1/4" = 1'-0"

**SECTION 3: BUILDING INSTALLER SCOPE**

The installing contractor or subcontractor, hereafter designated as the building installer, is responsible for building package installation. Building installer work will generally include foundation/pad construction and building package assembly/construction.

Note: Building supplier's scope is separate from the building installer's scope. Romtec, Inc., is the approved building supplier, not a designated building installer.

**3.1. CONSTRUCTION SUBMITTALS**

- A. If required by owner and/or reviewing authority, building installer shall submit product data sheets and relevant information about the specified building installer supplied products below for review and approval.

**3.2. WARRANTY**

- A. Building installer's work shall be warranted against defects in materials and workmanship for a period of not less than one (1) year from the date of acceptance. Acceptance is the date that installation work for the building package is completed, including any relevant final punch list. In the event that final acceptance of the completed building is delayed for reasons beyond building installer's control, the warranty shall be one (1) year from the completion of building installer's installation work and demobilization.
- B. Building installer shall pass through to owner all relevant manufacturers warranties for individual products and components supplied by building installer.

**3.3. STRUCTURE**

- A. Masonry (concrete) grout shall be supplied and installed by building installer.
  - (1) Grout shall have a minimum compressive strength of 2,500 psi at 28 days, 9+/-1" slump, with max 1/2" aggregate.
  - (2) Fine or coarse grout may be used in accordance with 2009 UBC.
  - (3) All CMU block must be fully grouted and may not be wetted.

Note: If required for installation, building installer will be responsible for providing appropriate equipment and labor for notching CMU block for bond beams, cutting CMU block to make any required shapes, and/or grinding CMU block for fixture mounting.

- B. Rebar for walls shall be supplied and installed by building installer.
  - (1) All walls shall have # 4 and # 5 rebar. See final approved plans for spacing.
  - (2) All rebar used in the building must meet ASTM A615 manufacturing standards and is to be placed per the final approved plans.
- C. Interior block wall finish shall be latex epoxy paint supplied and installed by building installer.
- D. Interior floors to be sealed concrete finish supplied by building installer.
- E. Sealant for all exposed wood shall be supplied and installed by building installer.
- F. Sealant for all exterior CMU block is required, to be supplied and installed by building installer.
- G. Doors and frames are factory primed to be painted on-site by building installer.
- H. Fiber cement siding is primed to be painted on-site by building installer.
  - (1) Siding shall be mounted over OSB sheathing (sheathing supplied by building supplier).
- I. Rain gutters and downspouts are supplied and installed by building installer.

**3.4. ELECTRICAL**

- A. Electrical rough-in, installation and trim shall be provided by building installer.
  - (1) All underground and/or overhead service to building shall be as specified in the final site plan.
  - (2) Building installer is responsible for all necessary wire, connectors, grounding, conduit, and related items to install the building package electrical components and meet all relevant national, state, and local codes.
  - (3) Building installer shall supply and install all switches and outlets required to complete the building package installation.

**3.5. CAST IN-PLACE CONCRETE FOR BUILDING PACKAGE**

- A. All equipment, labor, trades, and materials for cast-in-place concrete shall be provided by building installer.
  - (1) Includes all materials and labor for building package foundations/footings and interior slabs.
- B. Footings for the building package are to be dug by the building installer and poured on-site to meet local code for permanent structures. A prefabricated, modular mat placed on compacted base is not an accepted equal to a site specific, site poured, engineered foundation.
- C. Engineered fill shall be 3/4" minus crushed aggregate around footings, foundations, and slabs, or as required in the final approved plans.
- D. Slab vapor barrier shall be 6-mil continuous plastic under the concrete slab, or as required in the final approved plans.

- E. The foundation shall be installed as designed with all cast in-place concrete poured to dimensions specified, or as required in the final plans.
  - (1) Footings will be built to minimum 24" depth or greater if required by local frost depth or permitting authority.
  - (2) Minimum compressive strength of foundation concrete shall be 3,000 psi at 28 days, 4" +/-1" slump, with max 3/4" aggregate, cured in accordance with ACI 308, or as required in approved final plans.
  - (3) Slabs shall have a fine broom finish with joints required in flat work as shown on plans.
  - (4) Steel rebar shall be installed as specified in final plans.
- F. Building installer shall supply and install concrete slab sealer.
  - (1) Concrete slab sealer shall be a water-based, transparent curing, sealing and dust proofing compound with two (2) coats to be applied per manufacturer's instructions.

**3.6. PLUMBING**

- A. Plumbing rough-in, installation and trim within 10' of the building footprint shall be provided by building installer.
  - (1) All underground water service and sewer drain(s) from building to be as specified in final approved site plan.
  - (2) Building water shutoff valve, drain, and all rough piping shall be as shown on final building plans. Final installation location to be determined onsite.
  - (3) Install the building package plumbing fixtures per the final approved plans.
  - (4) Piping shall be installed per the final approved plans with minimum pipe sizing per 2009 Uniform Plumbing Code Section 610.
- B. Floor drains in the building shall be supplied and installed by building installer.
  - (1) All floor drains shall be as shown on final approved plans.

**3.7. OTHER MATERIALS & EQUIPMENT**

- A. Unless otherwise specified, the following products and materials are supplied by building installer (if applicable).
  - (1) Building package installation
  - (2) Cast-in-place concrete foundations, footings, interior slabs
  - (3) Concrete slab & block sealer
  - (4) Mortar
  - (5) Concrete grout
  - (6) Rebar
  - (7) Latex epoxy paint
  - (8) Caulk for siding
  - (9) Plumbing rough in, installation and trim
  - (10) Electrical rough in, installation and trim
  - (11) Switches & outlets
  - (12) Typical fasteners; for example: roofing nails, staples, etc.
  - (13) Fasteners not included in product packaging
  - (14) Wood sealant for all decking, glulam beams, posts, and extensions
  - (15) All other items within the building footprint indicated on final plans or required by building codes to complete installation of the building package which are not specifically stated as supplied by building supplier.

**3.8. DELIVERY, STORAGE, AND HANDLING**

- A. The building installer will be responsible for all equipment and labor required for off-loading of the delivered building package onsite.
- B. The building installer will assume responsibility for adequate protection and maintenance of delivered building package materials from weather, damage, and pilferage during installation work. Any failure to adequately protect building package materials that affects the warranty of those materials will be at building installer's expense.
- C. Building installer shall collect and maintain for final delivery to owner any operation & maintenance manuals included by individual product manufacturers with their respective product packaging. Any failure to collect, maintain, and/or deliver these O&M manuals to the owner that results in fees from building supplier for additional copies shall be at building installer's expense.

THESE PLAN VIEW AND ELEVATION DRAWINGS ARE A PRELIMINARY ARCHITECTURAL REPRESENTATION OF THE BUILDING. ALL DIMENSIONS, FEATURES AND COMPONENTS SHOWN ON THESE PRELIMINARY DRAWINGS MAY OR MAY NOT BE PART OF THE QUOTE. PLEASE REFER TO THE "SCOPE OF SUPPLY AND SERVICES" LETTER PROVIDED WITH YOUR QUOTE FOR ROMTEC'S PROPOSED SCOPE OF SUPPLY.

REV	DATE	BY	DESCRIPTION
1	5/10/2023	TY	

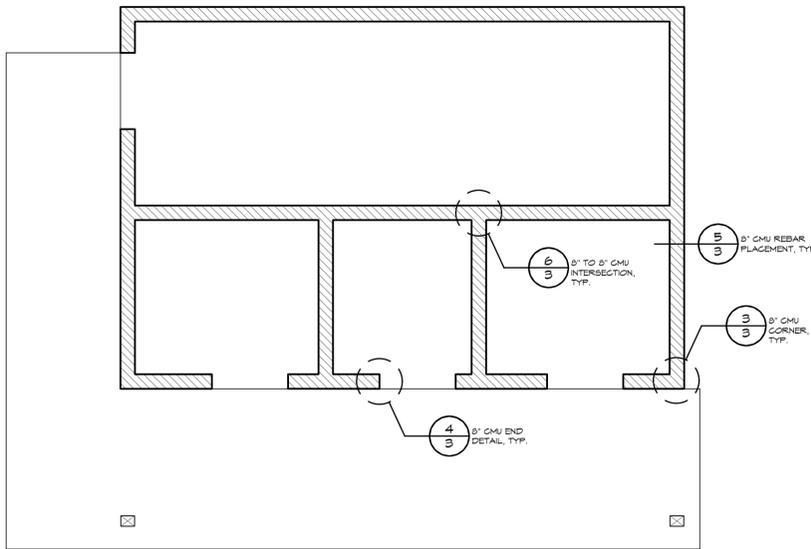
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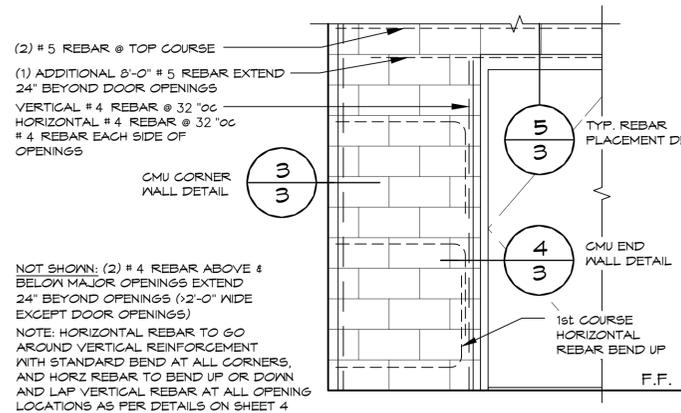
PROJECT: RODGERS-SMITH PARK  
PLEASANT HILL, CALIFORNIA  
SHEET TITLE: ELEVATIONS SPECIFICATIONS

PROJECT I.D.	1843
DATE:	12/04/2024
DRAWN BY:	JRM
SHEET NO.	

2B



**A** STRUCTURAL CMU PLAN  
SCALE: 1/4" = 1'-0"



**1** CMU REBAR LAYOUT DETAIL  
SCALE: 1" = 1'-0"

CMU REBAR SCHEDULE		
REBAR	MIN. LAP	BEND DIAMETER
#4	24"	3" MIN.
#5	30"	3-3/4" MIN.

**CMU REBAR NOTES:**  
- BENDS: MIN. INSIDE BEND DIAMETER SHALL BE NOT LESS THAN 6d AS PER TMS 402-16 SECTION 6.1.8.2  
- SPLICES: LAP SPLICES ARE PERMITTED AS PER TMS 402-16 SECTION 6.1.6.1.1

**PIPES INSTALLED THROUGH CMU WALL NOTES:**  
- SUPPLY: THE FIXTURE SUPPLY LINE SHOULD BE BORED A 1/2" LARGER THAN REQUIRED LINE SIZE AND THE PORTION OF PIPE LOCATED IN CMU WALL SHALL BE WRAPPED WITH 10MIL BLACK TAPE  
- WASTE PIPE: THE FIXTURE WASTE LINE SHOULD BE BORED A 1/2" LARGER THAN REQUIRED LINE SIZE

**SECTION 4: CONTRACTOR SCOPE ITEMS**

The items in this section may be provided by the same building installer as defined in Section 3 above (typically when a single entity is acting as both the building installer and contractor), or the items in this section may be provided by a separate entity such as a general contractor or site contractor, hereafter designated as contractor (typically when the building installer is a separate subcontractor). Contractor work will generally include site preparation and grading, excavations for structures, backfill and/or structural backfill, and any site or utility work outside the building package footprint.

Items in this section are generally to be completed prior to building installer beginning its installation work described in Section 3 above.

**4.1. CONSTRUCTION SUBMITTALS**

- A.** If required by owner and/or reviewing authority, contractor shall submit product data sheets and relevant information about the specified contractor supplied products below for review and approval.

**4.2. WARRANTY**

- A.** Contractor's work shall be warranted against defects in materials and workmanship for a period of not less than one (1) year from the date of acceptance. Acceptance is the date that installation work for the building package is completed, including any relevant final punch list. In the event that final acceptance of the completed building is delayed for reasons beyond contractor's control, the warranty shall be one (1) year from the completion of contractor's installation work and demobilization.
- B.** Contractor shall pass through to owner all relevant manufacturers warranties for individual products and components supplied by contractor.

**4.3. ELECTRICAL**

- A.** Incoming electrical utility lines to within approximately 10' of the building shall be provided by contractor.
  - (1) All underground and/or overhead service to building shall be as specified in the final site plan.
  - (2) Electric meter base and all rough wiring, switches, plugs and circuit breakers shall be as shown on final plans.
- B.** Contractor supplies and installs the meter base and meter.

**4.4. CAST IN-PLACE CONCRETE FOR BUILDING EXTERIOR**

- A.** All equipment, labor, trades, and materials shall be supplied by contractor.
  - (1) Includes all materials and labor for exterior/entry slabs and sidewalks.
- B.** Refer to drawings for sidewalks and entry slabs.
  - (1) Minimum concrete compressive strength of 2,500 psi at 28 days, or as required in final approved plans.
  - (2) Remesh or rebar reinforcement shall be used in sidewalks.
  - (3) All sidewalks shall be finished with a fine broom with control joints installed per the final approved site plan.

**4.5. PLUMBING**

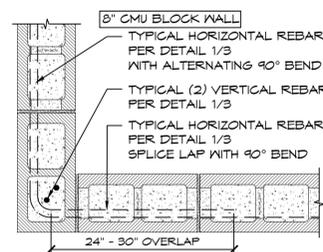
- A.** Incoming plumbing to within approximately 10' of the building shall be provided by contractor.
  - (1) All underground water service and sewer drain(s) from building to be as specified in final approved site plan.
  - (2) Building water shutoff valve is to be supplied and installed by contractor.
  - (3) Contractor is responsible to ensure that incoming water pressure is sufficient to meet building package fixture demands.
  - (4) Minimum water pressure at toilet and urinal flush valves shall be 40 psi with minimum pipe sizing as per 2009 Uniform Plumbing Code Section 610, or as required in final approved plans.
- B.** Water line drain valve shall be supplied and installed by contractor.
- C.** Sewer line backflow check valve shall be supplied and installed by contractor.

**4.6. OTHER MATERIALS & EQUIPMENT**

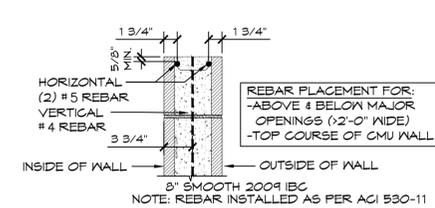
- A.** Unless otherwise specified, the following products and materials are supplied by contractor.
  - (1) All items not specifically listed as supplied by building supplier or building installer.
  - (2) Any item listed as supplied by "contractor" or "others".
- B.** Unless specified in the plans or submittals, contractor supplies the following items (if applicable):
  - (1) Incoming electrical, water, sewer, and gas utilities.
  - (2) Asphalt paving
  - (3) Masonry pavers
  - (4) Sidewalks
  - (5) Landscaping
  - (6) Site grading
  - (7) Exterior/entry slabs
  - (8) Drain valves and backflow check valves
  - (9) Branch circuit breakers
  - (10) Irrigation Equipment
  - (11) Fire alarm and fire suppression equipment
  - (12) Lighting equipment not attached to the building.
- (13) All other items exterior of the building footprint indicated on final plans or required by building codes which are not specifically stated as supplied by building supplier or building installer.

**4.7. DELIVERY, STORAGE, AND HANDLING**

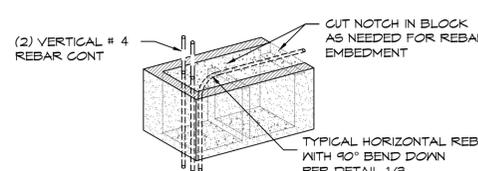
- A.** The contractor will assume responsibility for adequate protection and maintenance of the installed building package materials after completion of installation work by building installer. Any failure to adequately protect building package materials that affects the warranty of those materials will be at contractor's expense.



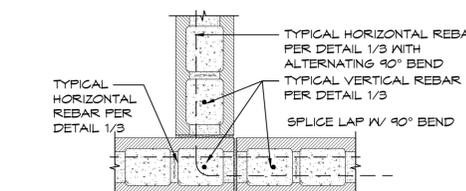
**3** MORTAR JOINT CMU CORNER DETAIL  
SCALE: 1" = 1'-0"



**5** 8" CMU REBAR PLACEMENT  
SCALE: 1" = 1'-0"



**4** MORTAR JOINT CMU WALL END DETAIL  
SCALE: 1" = 1'-0"



**6** 8" TO 8" MORTAR JOINT CMU INTERSECTION DETAIL  
SCALE: 1" = 1'-0"

**FOR BID PURPOSES ONLY**

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NO.	DESCRIPTION	BY	DATE	REV

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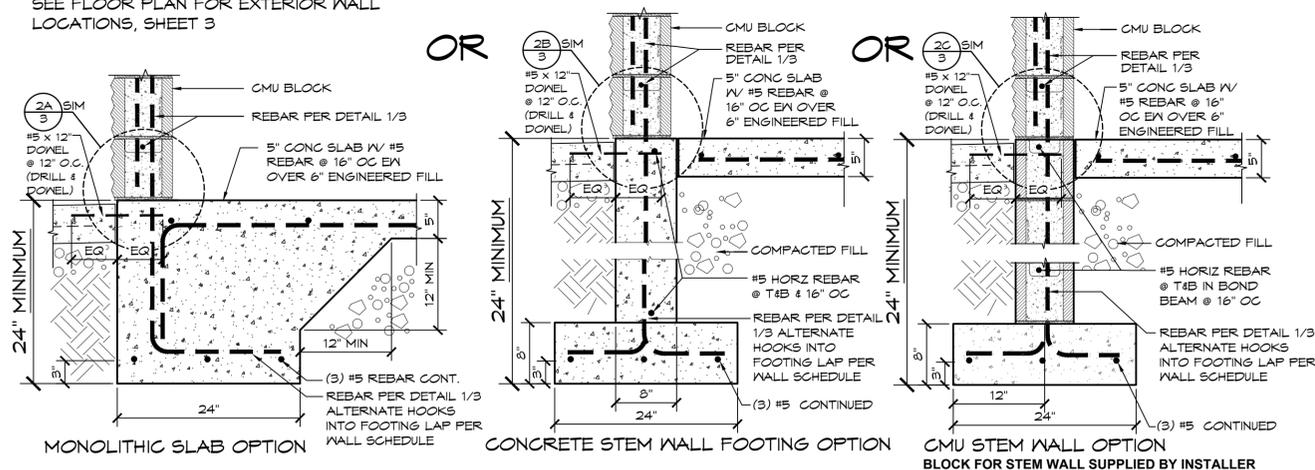
PROJECT: **RODGERS-SMITH PARK**  
PLEASANT HILL, CALIFORNIA  
SHEET TITLE: **STRUCTURAL CMU PLAN & DETAILS**  
SPECIFICATIONS

PROJECT ID# **1843**  
DATE **12/04/2024**  
DRAWN BY: **JRM**  
SHEET NO.

**3**

**EXTERIOR WALL FOUNDATIONS - CHOOSE ONE OF THE FOLLOWING**

SEE FLOOR PLAN FOR EXTERIOR WALL LOCATIONS, SHEET 3

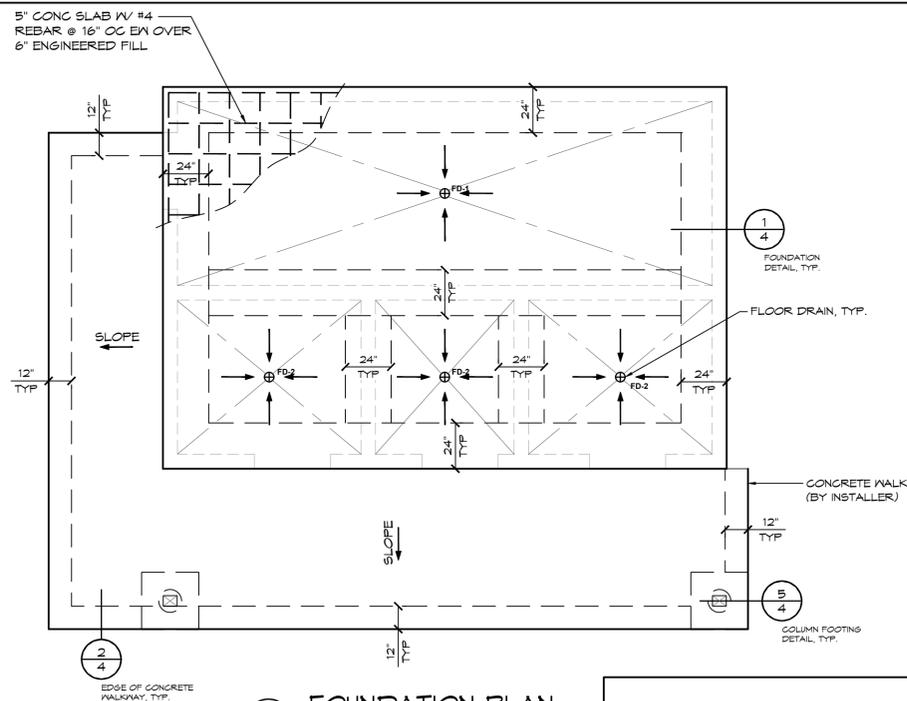


**EXTERIOR WALL FOUNDATION DETAIL OPTIONS**

SCALE: 1" = 1'-0"

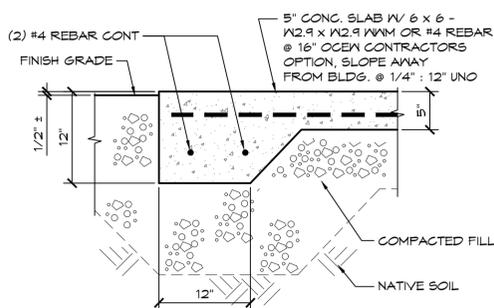
- GENERAL NOTES:**
- WHEN USING EITHER STEM WALL OPTION RECESS STEM WALL THE THICKNESS OF SLAB AT DOOR THRESHOLD
  - PRIVACY WALLS TO HAVE A 30" WIDE X 12" DEEP FOOTING, IF APPLICABLE
  - CMU STEM WALL OPTION, CMU BLOCK IS BY INSTALLER
  - VERTICAL REBAR IN SLAB/STEM WALL TO MATCH VERTICAL WALL REINFORCEMENT LAP PER WALL SCHEDULE

**FOUNDATION DESIGN SHOWN HERE IS PRELIMINARY AND SUBJECT TO CHANGE. FINAL FOUNDATION DESIGN TO BE DETERMINED DURING THE FORTHCOMING FULL DESIGN PHASE FOR THE BUILDING. ANY INCREASED COSTS OR TIME NEEDED TO CONSTRUCT THE FINAL FOUNDATION DESIGN IS BETWEEN THE END OWNER AND THE BUILDING INSTALLER**



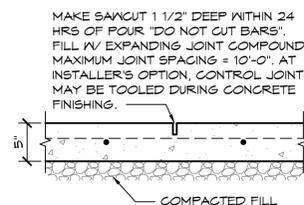
**A FOUNDATION PLAN**

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



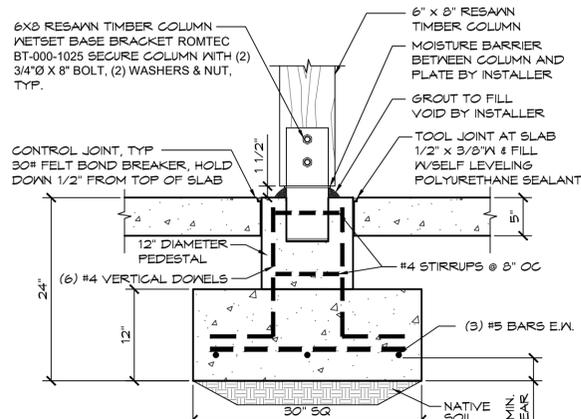
**2 EDGE OF CONC. WALKWAY**

SCALE: 1" = 1'-0"



**3 SAWCUT JOINT**

SCALE: 1" = 1'-0"



**5 COLUMN FOOTING DETAIL**

SCALE: 1" = 1'-0"

**SECTION 5: OWNER'S SCOPE**

- 5.1. ONGOING MAINTENANCE**
- Owner is responsible for ongoing maintenance of the completed building after completion of work by building installer and contractor.
- 5.2. SITE PLAN**
- Owner (or owner's site engineer) is responsible for providing the final approved site plan to building supplier and/or building installer.
- 5.3. SPECIAL INSPECTION**
- If required, special inspection(s) services shall be provided by owner.
  - If special inspection(s) are required by the permitting authority or relevant agency(ies), then the building supplier, building installer, and/or contractor shall provide reasonable assistance to the owner to accommodate the special inspection(s).

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PROJECT: **RODGERS-SMITH PARK**  
PLEASANT HILL, CALIFORNIA  
SHEET TITLE: **FOUNDATION PLAN & DETAILS SPECIFICATIONS**

PROJECT I.D.: **1843**  
DATE: **12/04/2024**  
DRAWN BY: **JRM**  
SHEET NO.



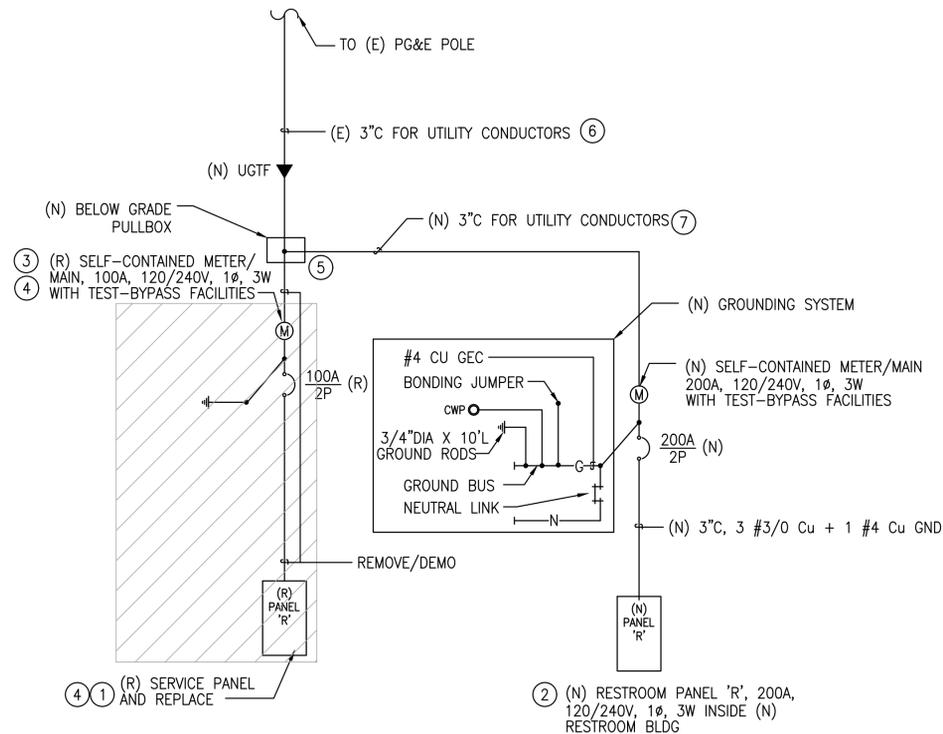


**LEGEND**

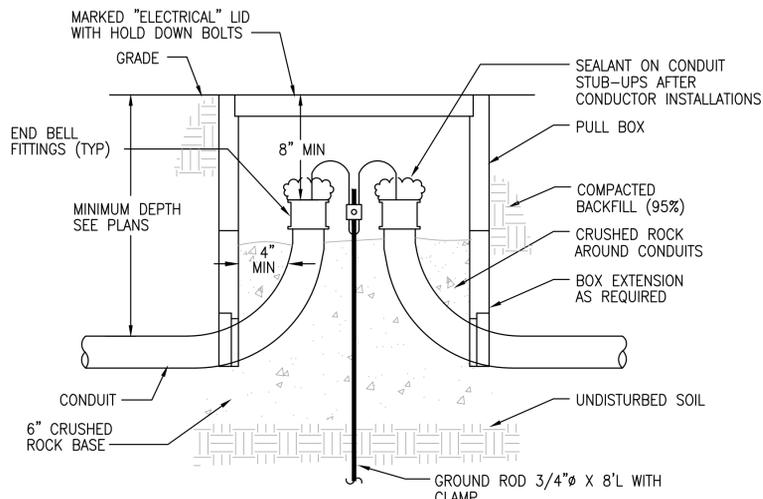
- HOMERUN CONDUIT AND CONDUCTORS TO PANEL 'A' CIRCUIT 1; SLASH MARKS INDICATE NUMBER OF CONDUCTORS, 2 #12 AWG + 1 #12 GND, UON
- CONDUIT RUN UNDERGROUND
- SANITARY SEWER
- CONDUIT CONTINUATION
- CONDUIT STUB AND CAP
- ELECTRICAL APPARATUS AND EQUIPMENT**
- CIRCUIT BREAKER
- FUSED DISCONNECT SWITCH
- PULL BOX
- IRRIGATION CONTROLLER
- TRANSFORMER, SINGLE OR THREE PHASE, SINGLE LINE DIAGRAM
- CURRENT TRANSFORMER WITH UTILITY METER & GROUND TO EARTH
- METER
- UNDERGROUND TERMINATION POINT
- GROUND TO EARTH
- PANELBOARDS AND RELATED EQUIPMENT**
- MAIN SWITCHBOARD
- PANELBOARD, SURFACE OR RECESSED
- TELEPHONE TERMINAL BOARD
- DETAIL TAG  
e.g., 1 IS THE DETAIL NUMBER  
E1.1 IS THE SHEET NUMBER
- SHEET NOTE TAG, SHEET NOTE 1

**ABBREVIATIONS**

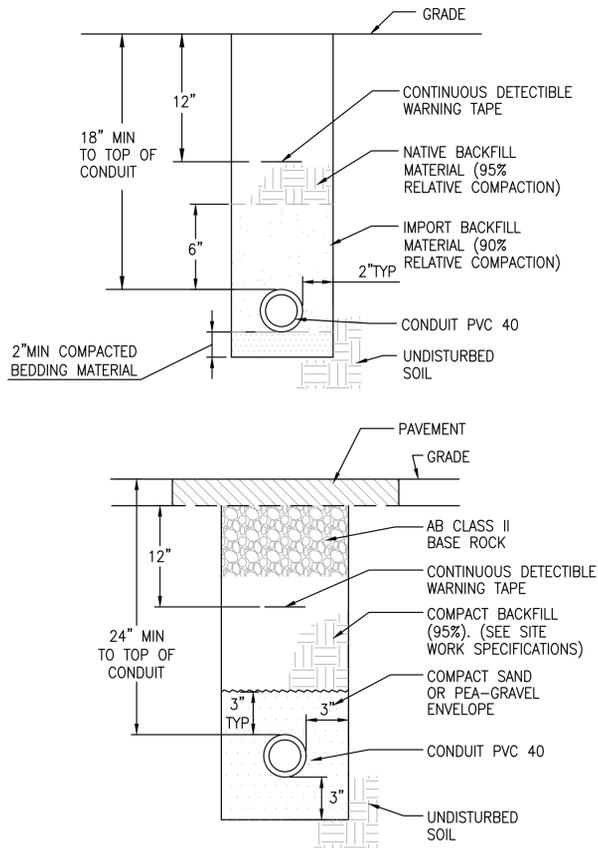
- A AMPERE
- AL ALUMINUM
- AWG AMERICAN WIRE GAUGE
- BP BY-PASS TEST SWITCH
- C CONDUIT
- CB CIRCUIT BREAKER
- CWP COLD WATER PIPE
- CKT CIRCUIT
- CO CONDUIT ONLY
- CU COPPER
- (E) EXISTING TO REMAIN
- EGC EQUIPMENT GROUNDING CONDUCTOR
- EVCE ELECTRIC VEHICLE CHARGING EQUIPMENT
- GEC GROUNDING ELECTRODE CONDUCTOR
- GFCI GROUND FAULT CIRCUIT INTERRUPTER
- GND GROUND
- HP HORSEPOWER
- JP JOINT POLE
- LED LIGHT EMITTING DIODE
- LT LIGHT
- MTD MOUNTED
- N NEUTRAL
- (N) NEW
- O.C. ON CENTER
- PB PULL BOX
- PC PHOTOCONTROL
- PE PHOTOELECTRIC
- POC POINT OF CONNECTION
- PVC POLYVINYLCHLORIDE
- (R) EXISTING TO BE REMOVED
- (RL) RELOCATED EXISTING
- RMC RIGID METAL CONDUIT
- SLD SEE LANDSCAPE DRAWINGS
- SL STREET LIGHT
- SS SANITARY SEWER
- SWBD SWITCHBOARD
- TEL TELEPHONE
- TS TIME SWITCH
- TYP TYPICAL
- UON UNLESS OTHERWISE NOTED
- UGPS UNDERGROUND PULL SECTION
- UGTF UNDERGROUND TERMINATION FACILITY
- V VOLT
- W WATT
- WP WEATHERPROOF
- XFMR TRANSFORMER



**1 SINGLE LINE DIAGRAM**



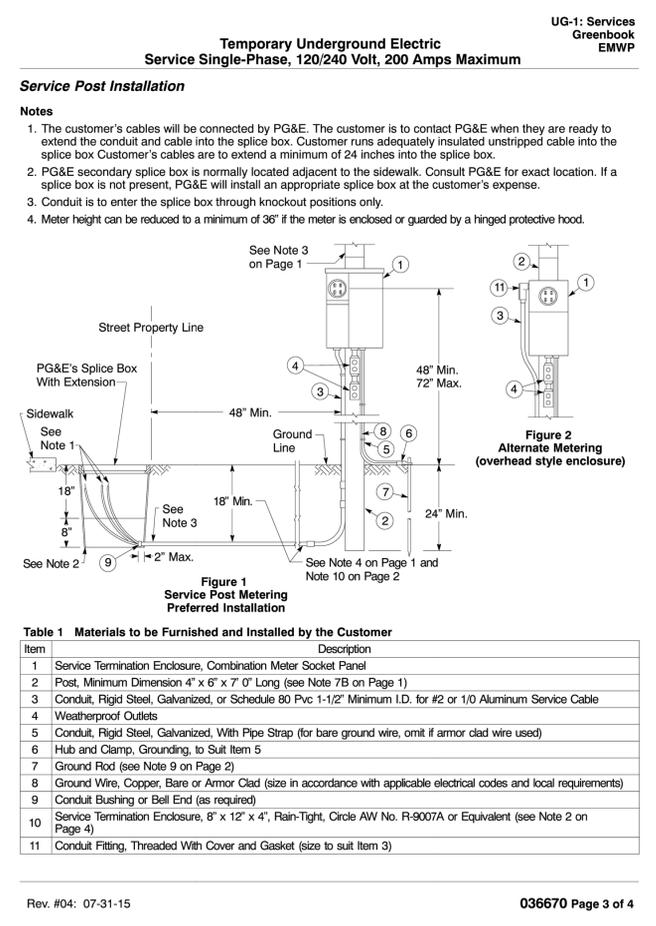
**1 PULL BOX DETAIL**  
SCALE: NONE



**2 TRENCH DETAILS**  
SCALE: NONE

Panel Name: 'R' Rodgers Smith Park		AIC Rating: 22,000 AIC						
Voltage: 240 /120 Volts	Bus Size: 200 Amps	Main Brkr: 200 Amps						
Fed From: Service Meter Pedestal	Feeder Size: See Single Line Diagram	System S. C.: AIC						
Load Type:	n- Non-Continuous	M- Motor	C-Continuous					
Load Description	Load Type	Brkr/ Sz	Ckt #	Ø1 (VA)	Ø2 (VA)	Ckt #	Brkr/ Sz	Load Description
Lighting Restroom Exterior	c	20	1	120		2	20	c
Lighting Restroom Interior	c	20	3	1,250		4	20	c
Space		20	5			6	20	m
Receptacles Restroom	r	20	7	720		8	20	r
Space		20	9	1,500		10	20	m
Space		20	11			12	20	m
Electromagnetic Door locks	n	20	13	120	360	14	20	n
Existing Bocce court Lighting	c	20	15	800	500	16	20	r
Existing Bocce court Lighting	c	20	17	1,200	500	18	20	r
Space		20	19			20	20	
Space		20	21			22	20	
Space		20	23			24	20	
Total Load in VA per Ø				3,550	5,050			Total Usage: 17.92%
Total Load in Amp per Ø				29.58	42.08			Notes:
Total Load in Amp								35.83
Total Load in VA								8,600
Total Load per Code in VA								10,750

CONTRACTOR SHALL COORDINATE ELECTRICAL REQUIREMENTS OF SITE ELEMENTS WITH RESTROOM BUILDING MANUFACTURER TO PROVIDE FINAL PANEL SCHEDULE.



**3 PG&E TEMPORARY SERVICE INSTALLATION DETAIL**  
SCALE: NONE

REVISIONS BY

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**ELECTRICAL LEGEND**

**ROGERS-SMITH PARK SITE IMPROVEMENTS**  
738 GRAYSON ROAD  
PLEASANT HILL, CA 94253

DATE: 12/04/2024  
SCALE: AS SHOWN  
DRAWN BY: AG  
CHECKED BY: JG  
SHEET NO. **E1.0**

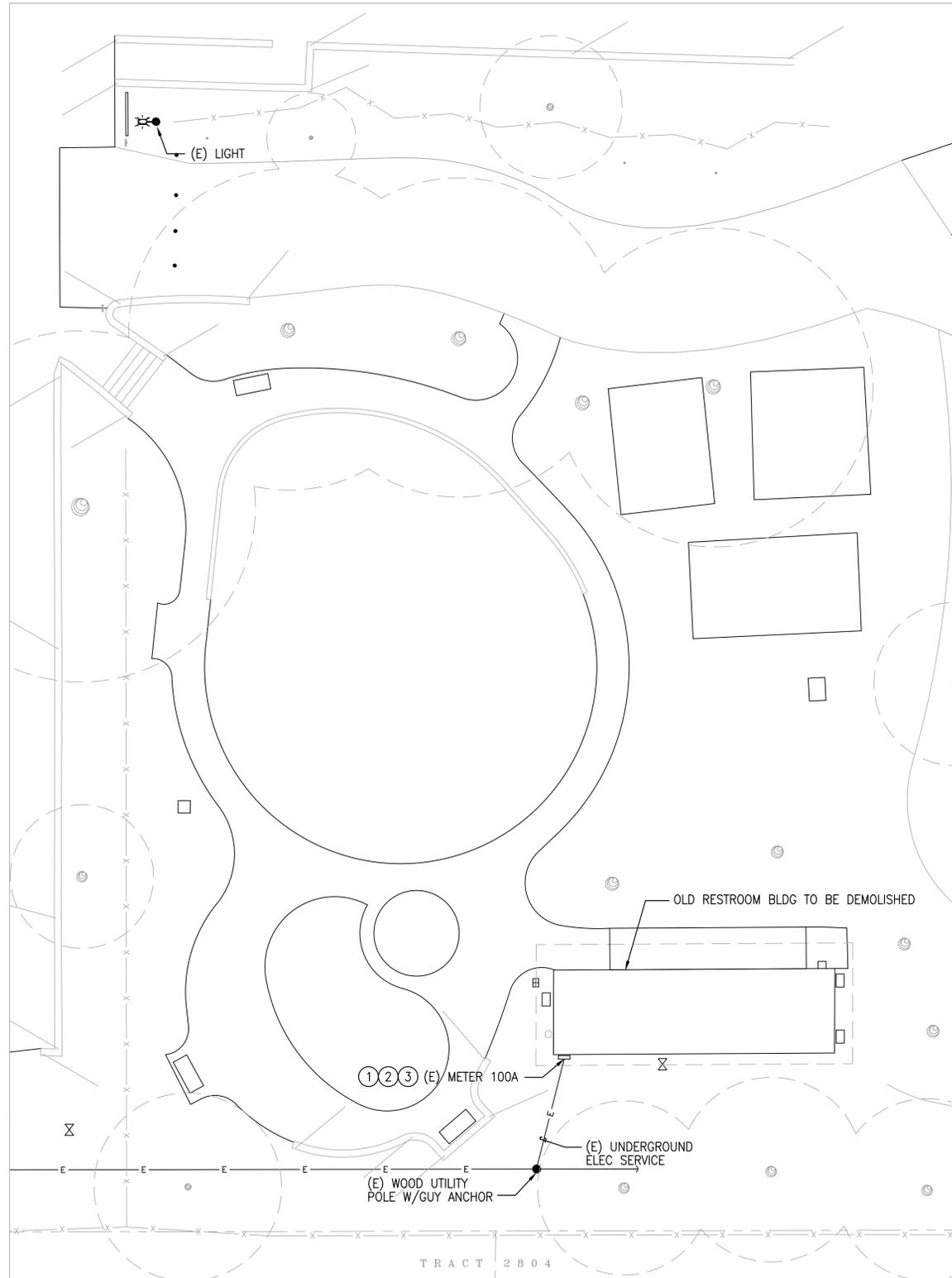
4911 | 12/04/24

**SHEET NOTES:**

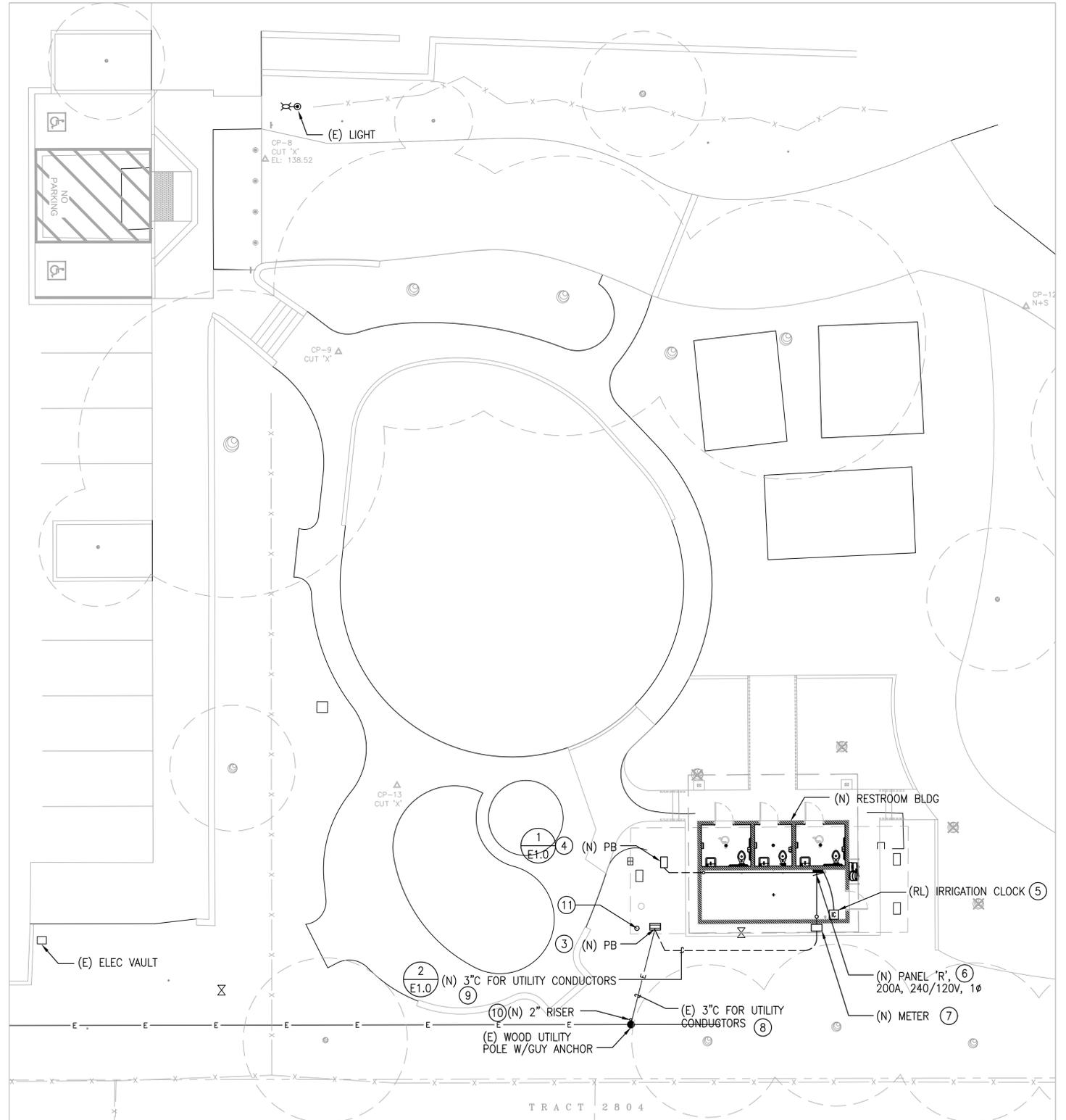
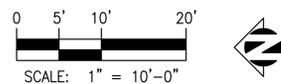
- ① PG&E TO DEMOLISH EXISTING SERVICE. CONTRACTOR TO INSTALL TEMPORARY SERVICE POLE AND CONDUIT FOR TEMPORARY POWER. PG&E TO PULL NEW TEMPORARY SERVICE CONDUCTORS.
- ② EXISTING PANEL & IRRIGATION CLOCK TO BE MOUNTED ON UNISTRUT P1000 STRUCTURE WHILE RESTROOM BLDG IS BEING DEMOLISHED. RECONNECT ALL BRANCH CIRCUITS AND FEEDER
- ③ INTERCEPT (E) SERVICE BELOW GRADE NEAR EXISTING SERVICE PANEL. PROVIDE BELOW GRADE PULLBOX FOR SERVICE CONDUCTOR SPLICE. FIELD COORDINATE EXACT INTERCEPT LOCATION.

- ④ NEW PULL BOX TO INTERCEPT EXTERIOR LOAD CONDUCTORS AND EXTEND TO (N) PANEL
- ⑤ (RL) IRRIGATION CLOCK TO BE RECONNECTED TO (N) PANEL, VERIFY EXACT LOCATION WITH LANDSCAPE ARCHITECT
- ⑥ REPLACE (E) PANEL WITH NEW PANEL & INSTALL ON INTERIOR WALL OF NEW RESTROOM BUILDING
- ⑦ REPLACE (E) METER WITH NEW PANEL & INSTALL ON EXTERIOR WALL OF NEW RESTROOM BUILDING
- ⑧ PG&E TO REMOVE EXISTING SERVICE CONDUCTORS AND INSTALL NEW SERVICE CONDUCTORS IN EXISTING CONDUIT.

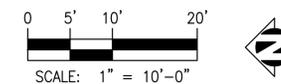
- ⑨ PG&E TO INSTALL NEW SERVICE CONDUCTORS IN APPLICANT INSTALLED CONDUIT.
- ⑩ PG&E TO REMOVE EXISTING RISER AND INSTALL NEW RISER.
- ⑪ APPROXIMATE LOCATION OF TEMPORARY SERVICE POLE. TEMPORARY SERVICE AND POLE TO BE DEMOLISHED AFTER NEW SERVICE IS INSTALLED.



① (E) ELECTRICAL SITE PLAN  
SCALE: 1"=10'-0"



② (N) ELECTRICAL SITE PLAN  
SCALE: 1"=10'-0"



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ELECTRICAL SITE PLAN

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**E2.0**

