



New Project Information

The City of Rocklin is processing the below referenced application(s) for project approval. The request is now being reviewed for compliance with the requirements and regulations of relevant City, State, and Federal agencies, and Utility providers. Once any issues have been resolved a hearing date will be set and public notice provided to alert neighbors and interested parties of the hearing date, availability of project information, the opportunity to comment on the project.

Application Received: January 22, 2025

Project Name and Requested Approvals:

Swing Hard Baseball Training Facility

Conditional Use Permit (U2025-0001)
Environmental (ENV2025-0002)

Staff Description of Project:

The project is a request for a CUP to operate a baseball training facility within an existing building. No exterior modifications to the building or site are proposed.

Location:

The project is proposed within an existing building at 3845 Atherton Road, Suite 1A. The Assessor's Parcel Number (APN) is 017-282-005.

Land Use Designation(s)/Zoning:

The property is designated Light Industrial (LI) in the Rocklin General Plan. The property is zoned Planned Development Light Industrial (PD-LI) within the Sunset Ranchos General Development Plan.

This project ___does / XX does not require modification or change of the land use designations and regulations currently applicable to the project site.

Compliance with the California Environmental Quality Act:

A preliminary review of this project pursuant to the California Environmental Quality Act (CEQA) has tentatively identified a Categorical Exemption as the appropriate level of environmental review for this project.

Applicant & Property Owner:

The applicant is Navid Shirooei; the owner is Kevin Kramer.

Attached Information:

For additional detail, please visit the following link:

<https://www.rocklin.ca.us/post/>



City of Rocklin

Planning Division
3970 Rocklin Road
Rocklin, California 95677
Phone (916) 625-5160 FAX (916) 625-5195

UNIVERSAL APPLICATION FORM

NAME OF PROJECT: Swing Hard Baseball Training Facility

LOCATION: 3845 Atherton Road Suite 1A, Rocklin CA 95765

ASSESSOR'S PARCEL NUMBERS: 017-282-005-000

DATE OF APPLICATION (STAFF): 1/22/25 **RECEIVED BY (STAFF INITIALS):** MC

FILE NUMBERS (STAFF): U2025-0001 **FEES:** \$7,599

RECEIPT NO.: R61173

Pre-Application Meeting Requirements:

It is required that a pre-application meeting be held with a Staff Planner prior to submitting most applications for planning entitlements and permits. The purpose of the pre-application meeting is to expedite application processing by enabling staff to work with the applicant to assure that the officially submitted application materials are in the proper format and that the applicant understands the City of Rocklin's goals, policies, and ordinances that may affect the project. A copy of these and other planning provisions is available at the applicant's request.

Generally, two sets of preliminary plans and a written description of the proposed project should be brought with the applicant to the pre-application meeting. To schedule this meeting, please contact a Staff Planner at the Rocklin Community Development Department by calling (916) 625-5160.

DATE OF PRE-APPLICATION MEETING: 11/20/2024

THIS APPLICATION IS FOR THE FOLLOWING ENTITLEMENTS: (CHECK APPROPRIATE SQUARES)

- | | | |
|--|--|--|
| <input type="checkbox"/> General Plan Amendment (GPA)
Fee: | <input type="checkbox"/> Tentative Subdivision Map (SD)
Fee:) | <input checked="" type="checkbox"/> Use Permit (U)
<input type="checkbox"/> Minor (PC Approval – New Bldg) Fee:
<input checked="" type="checkbox"/> Minor (PC Approval – Existing Bldg) Fee: \$7,128
<input type="checkbox"/> Major (CC Approval) Fee: |
| <input type="checkbox"/> BARRO Zone Application (BZ)
Fee: | <input type="checkbox"/> Tentative Parcel Map (DL)
Fee: | <input type="checkbox"/> Variance (V)
Fee: |
| <input type="checkbox"/> Rezone (Reclassification) (Z)
Fee: | <input type="checkbox"/> Design Review (DR)
Commercial Fee:
Residential Fee:
Signs Fee: | <input type="checkbox"/> Oak Tree Preservation Plan Permit
Planning Commission Fee:
City Council Fee: |
| <input type="checkbox"/> General Development Plan (PDG)
Fee: | | |
| <input type="checkbox"/> Concurrent Application (2 or more entitlements)
Fee: | | <input type="checkbox"/> Modification to Approved Projects
Fee: |

File Number _____

Environmental Requirements: (STAFF)

- | | |
|--|---|
| <input checked="" type="checkbox"/> Exempt - \$471 | <input type="checkbox"/> Mitigated Negative Declaration – |
| <input type="checkbox"/> Negative Declaration – | <input type="checkbox"/> EIR – See Fee Schedule |

UNIVERSAL APPLICATION FORM (CONT.)

GENERAL PLAN DESIGNATION:	PROPERTY DATA:	UTILITIES:	
Existing: <u>X</u>	Acres: <u>0.51</u>	EXISTING	PROPOSED
Proposed: _____	Square Feet: <u>22,251</u>	<input checked="" type="checkbox"/> Pub. Sewer	_____ Pub. Sewer
Zoning:	Dimensions: <u>existing</u>	_____ Septic Sewer	_____ Septic Sewer
Existing: <u>X</u>	No. of Units: <u>existing</u>	<input checked="" type="checkbox"/> Pub. Water	_____ Pub. Water
Proposed: _____	Building Size: <u>existing</u>	_____ Well Water	_____ Well Water
	Proposed Parking: <u>none</u>	<input checked="" type="checkbox"/> Electricity	_____ Electricity
	Required Parking: <u>existing</u>	<input checked="" type="checkbox"/> Gas	_____ Gas
	Access: <u>existing</u>	<input checked="" type="checkbox"/> Cable	_____ Cable
		**electricity/gas/cable existing to best of our knowledge	

PROJECT REQUEST: Request for Conditional Use Permit to allow for the use of a batting cage facility at this location.

(Example: Request for approval of design review to construct a 10,000 square foot office building on 1.5 acres)

NOTE: Annexations, Lot Line Adjustments, and Rocklin Ranch Industrial Park Specific Plan Use Permits require special application forms and additional submittal information available from the Planning Division.

UNIVERSAL APPLICATION FORM (CONT.)

PLEASE PRINT OR TYPE:

NAME OF PROPERTY OWNER: Kevin Kramer

ADDRESS: 1310 Roycroft Ln

CITY: Chico

STATE: CA

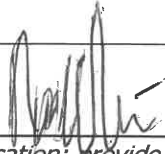
ZIP: 95926

PHONE NUMBER: n/a

EMAIL ADDRESS: kevinlkramer@yahoo.com

FAX NUMBER: n/a

SIGNATURE OF OWNER



(Signature Authorizing Application; provide owner's signature letter if signature is other than property owner.)

NAME OF APPLICANT

(If different than owner): Navid Shirooei

CONTACT: Comstock Johnson Architects Inc.

ADDRESS 10850 Gold Center Drive Suite 250

CITY: Rancho Cordova

STATE: CA

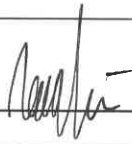
ZIP: 95670

PHONE NUMBER: 916-362-6303

EMAIL ADDRESS: navid@cja-architects.com


FAX NUMBER: n/a

SIGNATURE OF APPLICANT



AGENT AUTHORIZATION FORM

Property owners desiring to authorize individuals to represent them in conjunction with any application or matter before the City shall provide written authorization using this form. A separate form shall be used for each individual or firm authorized, and shall specifically note any restrictions upon the authorized person.

Project Name: Swing Hard Baseball Training Facility
Location: 3845 Atherton Road Suite 1A, Rocklin CA 95765
Assessors Parcel Number(s): 017-282-005-000
Entitlements for which authorization is applicable (use permit, variance, tentative map, etc.): Conditional Use Permit
Name of person and / or firm authorized to represent property owner (Please print): Navid Shirooei / Comstock Johnson Architects Inc.
Address (Including City, State, and Zip Code): 10850 Gold Center Drive Suite 250, Rancho Cordova, CA 95670
Phone Number: 916-362-6303
Fax Number: n/a
Email Address: navid@cja-architects.com
The above named person or firm is authorized as: Agent (<input checked="" type="checkbox"/>) Buyer (<input type="checkbox"/>) Lessee (<input type="checkbox"/>)
The above named person or firm is authorized to (check all that are applicable): (<input checked="" type="checkbox"/>) File any and all papers in conjunction with the aforementioned request, including signing the application (<input checked="" type="checkbox"/>) Speak on behalf of and represent the owner at any Staff meeting and/or public hearing. (<input checked="" type="checkbox"/>) Sign any and all papers in my stead, with the exception of the application form.
The duration and validity of this authorization shall be: (<input checked="" type="checkbox"/>) Unrestricted (<input type="checkbox"/>) Valid until:
Owners Authorization Signature & Date:  01/10/25
Owners Name (Please Print): Kevin Kramer
Owners Address (Including City, State, and Zip Code): 1310 Roycroft Ln, Chico, CA 95926
Phone Number: n/a
Email Address: kevinlkramer@yahoo.com

NOTIFICATION OF OWNERS OF MINERAL RIGHTS

Government Code section 6509a(a)(2) states that if the Subdivision Map Act requires notice to be given pursuant to Section 65091, in addition to noticing the surrounding property owners, notice must also be given to anyone who has filed with the County recorder's office a "notice of intent to preserve the mineral right pursuant to Section 883.230 of the Civil Code" on the subject property.

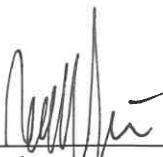
Therefore, mailing labels must be provided with this application for any owner of a mineral right pertaining to the subject real property who has recorded a notice of intent to preserve the mineral right pursuant to Section 883.230 of the Civil Code (Subdivision Map Act Section 65091(a)(2)).

See page 24 of this application for instructions on how to submit mailing labels.

Section 65091(a)(2)

"(2) When the Subdivision Map Act (Div. d 9commencing with Section 66410)) requires notice of a public hearing to be given pursuant to this section, notice shall also be given to any owner of a mineral right pertaining to the subject property who has recorded a notice of intent to preserve the mineral right pursuant to Section 883.230 of the Civil Code."

There **are** / **are not** (circle one) owner(s) of record of preserved mineral rights on the subject property and I, Navid Shirooei, the applicant or applicant's representative, **have** / **have not** (circle one) provided the name and mailing address of record for any and all owners of mineral rights pursuant to Section 883.230 of the Civil Code.



Signature

1/15/2025

Date

**STATE OF CALIFORNIA
DEPARTMENT OF FISH AND GAME
FILING FEES**

In 1990, the State adopted a fee pursuant to AB 3158 for the review of environmental documentation by the State Department of Fish and Game. Subsequently, in 1991, the fees were challenged. Then, in June 1995, the Department of Fish and Game instructed the jurisdictions to stop collecting fees. Following a great deal of court action and in a memorandum dated February 26, 1996, the State Clearinghouse, Office of Planning and Research, stated that the fees must again be collected.

On September 29, 2006, Senate Bill 1535 was passed increasing the amounts of filing fees collected by the Department, and requires the Department to adjust the fees annually pursuant to Fish and Game Code Section 713.

As of January 1, 2020, State law requires all applicants who have a Notice of Determination filed for a Negative Declaration to pay a \$2,406.75 fee and those with a Notice of Determination for an Environmental Impact Report to pay a \$3,343.25 fee. Both types must pay an additional \$50.00 administrative fee making the total fees \$2,456.75 and \$3,393.25 respectively. Applicants whose projects require the filing of a Notice of Exemption will need to pay a \$50.00 administrative fee. The City will notify each applicant which of the fees must be paid.

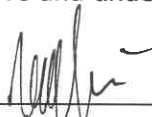
PLEASE NOTE: Effective January 1, 2008, the fee exemption for projects determined to have a *De Minimis Impact Finding* has been eliminated. (Section 711.4 Fish and Game Code).

The Fish and Game filing fee must be paid prior to the filing of the Notice of Determination with the County Clerk. Since the CEQA law requires a Notice of Determination to be filed with the County within 5 days of an action by the City, all applicants must remit to the City the necessary fee amount no later than the day of the final scheduled public hearing for the proposed project.

PLEASE MAKE ALL CHECKS PAYABLE TO PLACER COUNTY.

If you have any questions regarding this matter, please do not hesitate to contact the Planning Department at (916) 625-5160. Upon review of the above, please sign and return this document with your application.

I, Navid Shirooei, the applicant or applicant's representative, have read the information above and understand its meaning.



Signature

01/10/25

Date

HAZARDOUS WASTE AND SUBSTANCES STATEMENT

Pursuant to California Government Code Section 56962.5, I have consulted the Hazardous Waste and Substances Sites List (Cortese List), consolidated by the State of California, Environmental Protection Agency and find that;

The project, including any alternatives, _____ is, is not (check which applies) located on a site which is included on the Hazardous Waste and Substances Sites List (Cortese List). If on the list, provide the following information:

Regulatory identification number: _____ Date of list: _____

Type of problem: _____

I declare under penalty of perjury of the laws of the State of California that the foregoing is true and correct.

Dated: 01/10/25

Applicant: Navid Shirooei

Applicants can verify this information by reviewing the Hazardous Waste and Substances Sites List (Cortese List), available for review at the City of Rocklin Planning Department counter, or at the California Department of Toxic Substance Control web site:

<http://www.calepa.ca.gov/SiteCleanup/CorteseList/default.htm>

MITIGATION FOR AIR QUALITY IMPACTS

The US Environmental Protection Agency (EPA) and the California Air Resources Board (CARB) have established air quality standards, referred to as the National Ambient Air Quality Standards (NAAQS) and the State Ambient Air Quality Standards (SAAQS) respectively. The federal Clean Air Act and State Clean Air Act both require that areas in violation of the ambient air quality standards adopt strategies to attain these standards. The Placer County Air Pollution Control District (APCD) has primary responsibility for planning and maintenance and/or attainment of air quality standards within Placer County. California is divided into 15 air basins for the purpose of monitoring air quality. Placer County is included in the Sacramento Valley Air Basin. Areas may be classified as attainment, non-attainment, or unclassified with regard to the adopted standards. The unclassified designation is assigned in cases where monitoring data is insufficient to make a definitive determination. Under the federal standards, all of Placer County, including Rocklin, is designated as non-attainment for ozone. All other pollutants are designated unclassified in Rocklin. Under the state standards, South Placer, including Rocklin, is designated as non attainment for ozone and PM10 and unclassified for hydrogen sulfide and visibility reducing particulate.

The project would have the following short-term construction impacts, if not mitigated:

- a. Construction activities, including grading, would generate a variety of pollutants, the most significant of which would be dust (PM10). This would exacerbate the existing PM10 non attainment condition if not mitigated.
- b. Construction equipment would produce short-term combustion emissions, and asphalt materials used for streets and driveways would produce pollutants during curing.

The mitigation measures listed below will reduce the short term impacts to less-than-significant. In the long-term, vehicle trips to and from the project site would generate Carbon Monoxide and ozone precursor emissions, thereby contributing to the non-attainment status of the local air basin. These incremental and cumulative adverse air quality impacts cannot be completely mitigated. However, these impacts were anticipated by the City of Rocklin General Plan, and were addressed through the 1991 Rocklin General Plan EIR and the North Rocklin Circulation and Traffic Study. Findings of overriding significance were adopted for the unmitigatable and unavoidable significant air quality impacts.

Therefore, I, as the applicant for the proposed project, agree that the mitigation measures listed below are incorporated as a part of my project description in order to mitigate for the short term impacts.

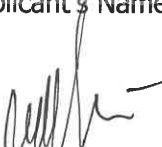
MITIGATION FOR AIR QUALITY IMPACTS (CONT.)

MITIGATIONS

1. The project shall conform with the requirements of the Placer County APCD.
2. Prior to commencement of grading, the applicant shall submit a dust control plan for approval by the City Engineer and the Placer County Air Pollution Control District. The plans shall specify measures to reduce dust pollution during all phases of construction.
3. Traffic speeds on all unpaved road surfaces shall be posted at 25 m.p.h. or less.
4. All grading operations shall be suspended when wind speeds exceed 25 m.p.h.
5. All trucks leaving the site shall be washed off to eliminate dust and debris.
6. All construction equipment shall be maintained in clean condition.
7. All exposed surfaces shall be revegetated as quickly as feasible.
8. If fill dirt is brought to the construction site, tarps or soil stabilizers shall be placed on the dirt piles to minimize dust problems.
9. Apply water or dust palliatives on all exposed earth surfaces as necessary to control dust. Construction contracts shall include dust control treatment as frequently as necessary to minimize dust.
10. Construction equipment shall be properly maintained and tuned.
11. Utilize low emission mobile construction equipment where possible.
12. Open burning of vegetative material is prohibited.

Navid Shirooei

Applicant's Name (printed)



Applicant's Signature

01/10/25

Date



City of Rocklin

Planning Division
3970 Rocklin Road
Rocklin, California 95677
Phone (916) 625-5160 FAX (916) 625-5195

**ENVIRONMENTAL
INFORMATION SHEET**
(To be completed by
applicant)

LOCATION OF PROJECT (ADDRESS) 3845 Atherton Road Suite 1 Rocklin CA 95765

ASSESSORS PARCEL # 017-282-005-000

NAME OF PROJECT Swing Hard Baseball Training Facility

CONTACT/APPLICANT Navid Shirooei

ADDRESS 10850 Gold Center Drive Suite 250, Rancho Cordova, CA 95670

PHONE 916-362-6303 **EMAIL** navid@cja-architects.com

Project Description - Describe in detail. Add separate sheet if necessary.

Tenant improvement for an indoor batting cage facility. Scope of work includes installation of baseball netting.

Property size:	<u>22,215</u>	<u>0.51</u>
	Square Feet	Acres
Land Use:	<u>B- Business</u>	<u>B- Business</u>
	Existing	Proposed

RELATED PROJECTS: If this project is a part or portion of a larger project, describe the previous project by name, general development plan number, or other project identification. _____

PREVIOUS ENVIRONMENTAL DOCUMENTS: If this project is part of a larger project for which a negative declaration or an environmental impact report has been prepared and certified, reference the document below. Include the date and SCH#, if possible: _____

OTHER REQUIRED PERMITS OR APPROVALS:

<u>Permit or Approval</u>	<u>Agency</u>	<u>Address</u>	<u>Contact Person/Phone</u>

PREVIOUS LAND USES: Describe existing and previous land uses of the site for the last 10 years or more: Light industrial use zone that has businesses.

SITE CHARACTERISTICS

1. What natural features (trees, rock outcroppings etc.) presently exist on the site?

Trees, shrubs in planters

2. What are the surrounding land uses?

East light industrial use zone
business park West light industrial use zone
business park North light industrial use zone
business park South light industrial use zone
business park

3. Is the project proposed on land which contains fill or a slope of 10% or more? No.

4. Are there any existing erosion problems? No.

5. Is the site on expansive soils (as defined in Table 18 of the UBC) or immediately adjoining an area subject to slides, liquefaction, slope instability or other related hazards? No.

If so, describe in detail, or refer to attached soils report.

6. Grading, excavating or filling activities - Quantity of cubic yards to be:

a. Moved within the site n/a

b. Deposited on the site n/a

c. Removed from the site n/a

Disposal site n/a

7. Are there any streams or permanent water courses on the site? No.

Describe

8. Will the proposed project change drainage patterns or the quality of groundwater?

If so explain. If not, why not. No, existing to remain.

9. Will the project affect any drainage channel, creek, pond or any other water body?

Describe below: No.

10. Is any portion of the property located in a flood plain? No.
 If so describe _____

11. Are there any jurisdictional wetlands or vernal pools on the site? If so how will they be impacted by the project? No.

12. Are there any trees or shrubs on the project site? Yes
 What types? Possibly walnut? They're existing.
 Are any to be removed or transplanted? No
 State the location of transplant site: _____
 State the number & species to be removed: _____
13. Will the project affect the habitat of any endangered, threatened, or other special status species?
No.

14. Will the project result in any new noise source, or will it place new residents in an area of high traffic noise or noise from any other source? No.

15. What type of equipment will be associated with the project during construction?
general construction tools. Building is existing

 During permanent operation? netting, batting machines

16. Describe any air pollutants, other than vehicle exhaust, which would be generated by this project, both during and after construction. Dust particulates are considered pollutants.
None

17. Will the project produce new sources of dust, ash, smoke, fumes or objectionable odor? If yes, describe the source of the emission, methods to control emissions and means of mitigating those effects on adjacent properties: No.

18. Will the project create any new light source, other than street lighting? If yes, describe below:
No.

19. Is this property covered by a Williamson Act contract? No.

20. Has this property ever been used for agricultural purposes? No. If so, for what purpose and when? _____

21. Does the project involve the use of routine transport or disposal of hazardous materials?
No.

22. Are there any known mineral resources of value to the region and the residents of the state located on the site? If so, what types? No.

23. How close is the nearest school? approx 900 ft

24. PROPOSED BUILDING CHARACTERISTICS (BOTH RESIDENTIAL AND NON-RESIDENTIAL)

Size of new structure(s) or addition in gross square feet: 0 existing to remain
 Building height measured from ground to highest point in feet: n/a existing to remain
 Number of floors/stories: n/a existing to remain
 Height of other appurtenances (antennas, steeples, mechanical equipment, etc.) measured from ground: n/a existing to remain
 Project site coverage: Building existing to remain sq.ft. _____ %
 Landscaping existing to remain sq.ft. _____ %
 Paving existing to remain sq.ft. _____ %
 Exterior building materials: n/a existing to remain
 Exterior building colors: n/a existing to remain
 Wall and/or fencing material: n/a existing to remain
 Total number of off-street parking spaces required: existing Provided: existing
 Total number of bicycle parking spaces: existing

25. Is there any exposed mechanical equipment associated with the project? No.
 Location and screening method _____

26. RESIDENTIAL PROJECTS

Total lots n/a Total dwelling units n/a
 Density/acre n/a Total acreage n/a

	Single Family	Two Family	Multi-Family (More than 2 units)
Number of Units			
Size of lot/unit			
Studio			
1 Bedroom			
2 Bedroom			
3 Bedroom			
4+ Bedroom			

27. RETAIL, COMMERCIAL, INDUSTRIAL, INSTITUTIONAL OR OTHER PROJECT

Type of use(s): B - business
 Oriented to: Regional _____ City _____ Neighborhood _____
 Hours of operation: Monday-Friday: 4pm - 9pm Weekends: 9am - 9pm
 Total occupancy/Building capacity: 47
 Gross floor area: approx 2,690 sf Number of fixed seats: none
 Number of employees (total): 1 Employees per shift: 1 Number of Shifts 1 per day
 Number of visitors/customers on site at busiest time (best estimate): 12
 Other occupants (specify): _____

ALL PROJECTS

28. Approximately how many tons of solid waste will the project produce each year? approximately 1 ton or less

29. Will the proposed use involve any toxic or hazardous material? No
 Is the project site within 2,000 feet of an identified hazardous/toxic site? No
 Is the project site within 2,000 feet of a school or hospital? yes
 If the project involves any hazardous material, explain: _____

30. How many new residents is the project estimated to generate? none
31. Will the project generate a demand for additional housing? no
32. What is the current and estimated number of motor vehicles to arrive at the site as a result of the project? n/a
33. Could the project increase traffic hazards to motor vehicles, bicyclists or pedestrians? No.
 If yes, explain _____
34. How close is the project to the nearest public park or recreation area? approx 2,000 ft
35. What school districts will be affected by this project? None
36. Describe energy-efficient features included in the project. project is a tenant improvement that uses existing building and materials. Other features can include led lighting, energy-efficient pitching machines
37. Describe how the following services or utilities will be provided: existing
 Power and Natural Gas _____
 Telephone _____
 Water _____
 Sewer _____
 Storm Drainage _____
 Solid Waste _____
38. Will the project block any vista or view currently enjoyed by the public? No
39. Are there any known historic or significant building features on or near the site? If so, will the project result in any impact to the building? No
40. Are there any archaeological features on the site? No If so, will the project result in any impact to these features? _____

Operational Plan

Swing Hard LLC

Business Model

Our core business is providing one-on-one/individual training programs. All clients are seen on an appointment only basis. We are not open to the public (no walk-in customers are accepted). The complete breakdown of our business model is as follows:

Personal Training/Instruction – Clients typically sign up for weekly or bi-weekly sessions. Sessions will be held during our operating hours.

Hours of Operation:

Our hours of operation will be primarily after normal business hours and/or on weekends.

Monday – Friday: 4pm – 9pm

Weekends: 9am – 9pm

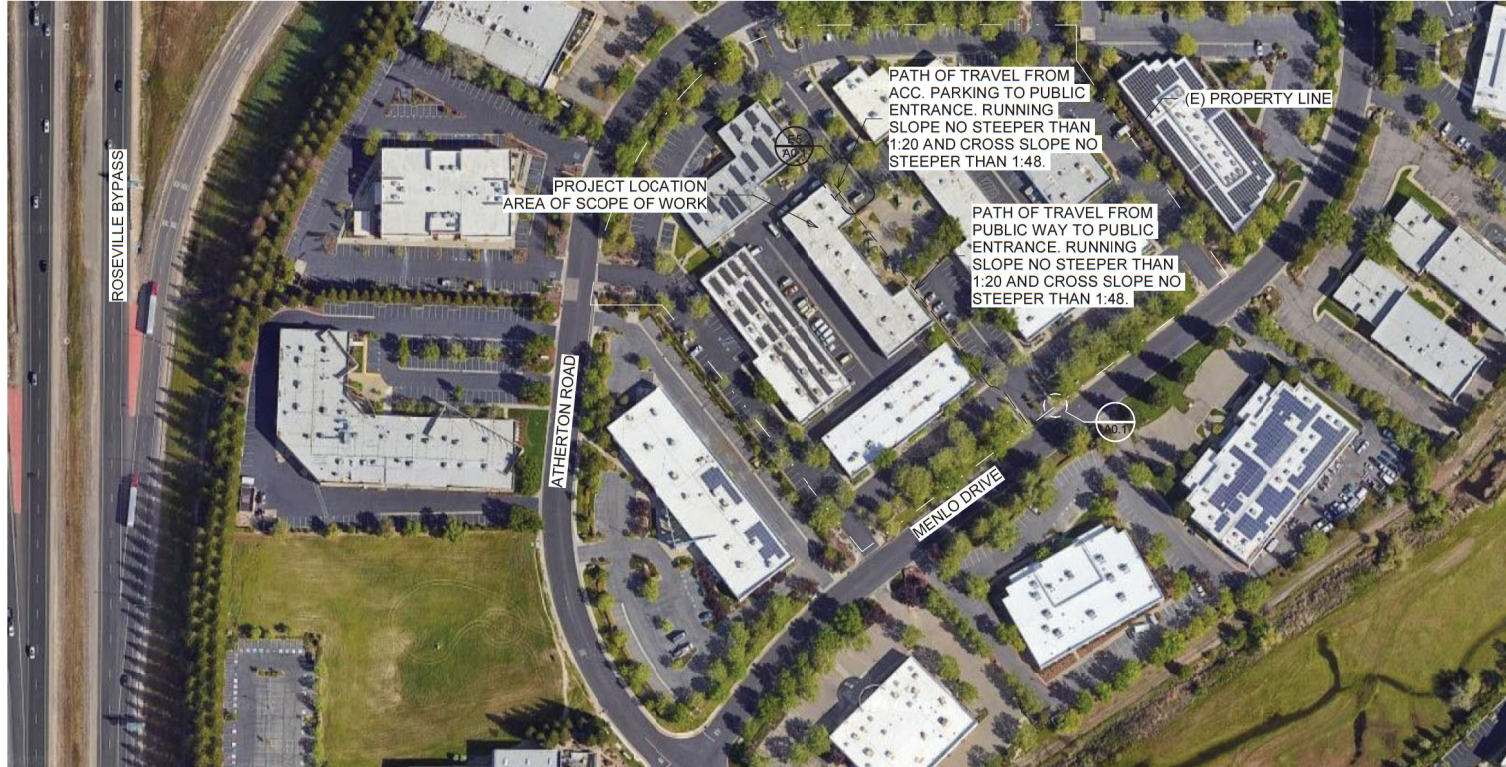
Community Outreach:

Swing Hard will continue to engage the local community and support youth sports for all ages. We are dedicated to helping athletes achieve their goals by creating a supportive culture where they can thrive in any athletic environment. In addition, we will continue to donate one weekend each quarter to volunteer at a local non-profit organization.

SWING HARD BASEBALL TRAINING

3845 ATHERTON ROAD SUITE 1A
ROCKLIN, CA 95765

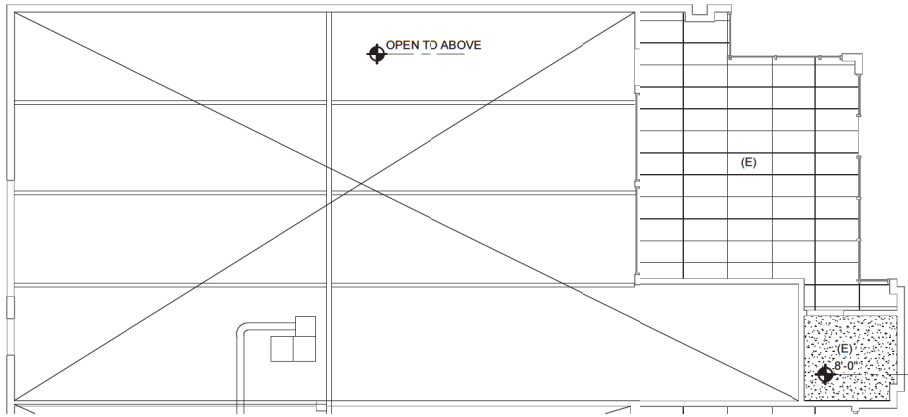
KEVIN KRAMER



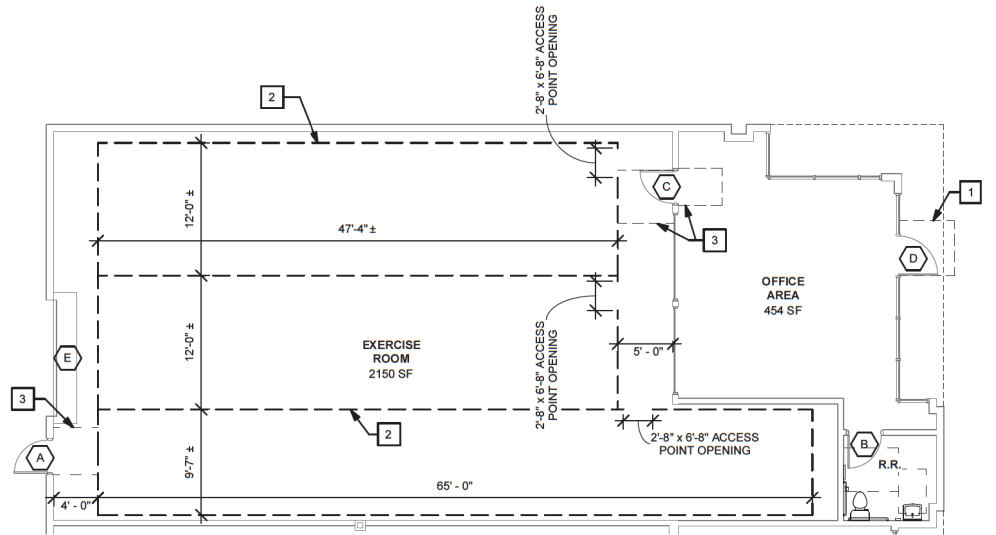
SITE FOR REFERENCE ONLY

ABBREVIATIONS

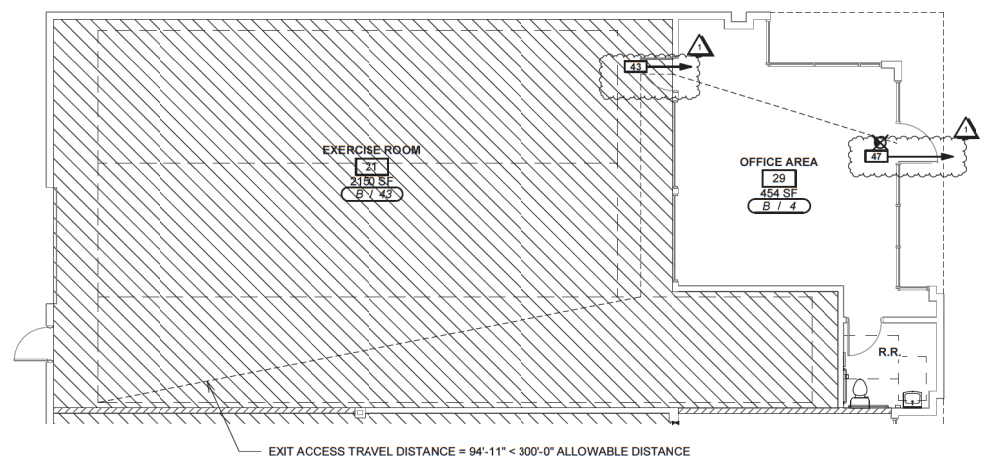
R & C	PROPERTY LINE AND ANGLE	C.J.	CAST IRON JOINT	(E)	EXISTING	DTL	DETAIL DRAWING	FLASH FLR.	FLASHING FLOOR	I.D.	INSIDE DIAMETER	M.R.	MOISTURE RESISTANT	P.LAM.	PLASTIC LAMINATE	S.B.	SPLASH BLOCK	T.J.	TRUSS JOIST	
AT	ANGLE	CL	CLOSET	E.A.	EACH	DW	DWG.	FLR.	FLOOR	IN.	INCHES	M.T.	METAL THRESHOLD	PLW.D.	PLYWOOD	S.C.	SOLID CORE	T.O.	TOP OF	
CLG.	CENTRALINE	CLG.	CLOSET	E.D.F.	ELECTRIC DRINKING FOUNTAIN			FLUOR.	FLUORESCENT	INFO.	INFORMATION	MTD.	MOUNTED	P.M.	PRESSED METAL	S.C.D.	SEAT COVER	T.P.D.	TOILET PAPER	
CLR.	CENTERLINE DIAMETER	CLR.	CLEAR	E.J.	EXPANSION JOINT			F.O.B.	FACE OF BRICK	INT.	INTERIOR	MTL.	METAL	PORC.	PORCELAIN	S.D.	SECTION	TRANS.	TRANSOM	
#	NUMBER	C.M.U.	CONCRETE MASONRY UNIT	BL.	ELEVATION			F.O.C.	FACE OF CONCRETE	JAN. JST.	JANITOR JOIST	MUL.	MULLION	PR.	PAIR	S.F.	SQUARE FEET	T.U.	TELEVISION	
¢	PENNY			ELEC.	ELECTRICAL			F.O.F.	FACE OF FINISH	(N)	NEW			PR.FAB.	PREFABRICATED	SHR.	SHOWER	T.V.	TYPICAL	
A.B.	ANCHOR BOLT ABOVE	COL.	COLUMN	ELEV.	ELEVATOR			F.O.M.	FACE OF MASONRY	N/A	NOT APPLICABLE			PRELIM.	PRELIMINARY	SHT.	SHEET	T.V.P.	TELEVISION	
ABV.	ABOVE	CONC.	CONCRETE	EMER.	EMERGENCY			F.O.S.	FACE OF STUDS	NAT.	NATURAL			PROP.	PROPERTY	SHTG.	SHEATHING	T.V.P.	TYPICAL	
A.C.	AIR CONDITIONING	CONN.	CONNECTION	ENGR.	ENGINEER			F.O.S.F.	FACE OF STORE-FRONT	N.C.	NOT IN CONTRACT			PROP. P.S.F.	POUND PER SQUARE FOOT	SKLT.	SKYLIGHT	T.V.P.C.I.	TENANT FURNISH	
A.C.OUS.	ACOUSTICAL	CONSTR.	CONSTRUCTION	ENCL.	ENCLOSURE			F.O.W.	FACE OF WALL	NO.	NUMBER			PT.	POINT	NOM.	NOMINAL	T.F.C.I.	TELEVISION CONTRACTOR INSTALL	
ADJ.	ADJUSTABLE	CONT.	CONTINUOUS	EQPT.	EQUIPMENT			F.P.P.	FIREPLACE	NOM.	NOMINAL			PT.	POINT	N.T.S.	NOT TO SCALE	U.B.C.	UNIFORM BUILDING CODE	
A.F.F.	ABOVE FINISH FLOOR	CONTR.	CONTRACTOR	EXH.	EXHAUST			F.R.	FIRE RISER	K.P.	KICK PLATE			PT.	POINT			UN.O.	UNLESS NOTED OTHERWISE	
AGG.	AGGREGATE	COORD.	COORDINATE	EXT.	EXTERIOR			F.R.	FIRE RISER	LAB.	LABORATORY			PTD.	PAINTED			UR.	JRNAL	
AL.	ALUMINUM	CORR.	CORRIDOR	GA.	GAUGE					LAM.	LAMINATE			QTR.	QUARTER			V.B.	VAPOR BARRIER	
ANOD.	ANODIZED	CEN.	CENTER	GALV.	GALVANIZE					LAV.	LAVATORY							VERT.	VERTICAL	
APPROX.	APPROXIMATE	CTSK.	COUNTERSINK	G.B.	GRAB BAR					L.H.	LEFT HAND							VEST.	VESTIBULE	
ASPH.	ASPHALTIC	CUR.	CURB	G.D.	GARBAGE DISPOSAL					L.L.	LIVE LOAD							V.G.	VERTICAL GRAIN	
AUTO.	AUTOMATIC	CUR.	CURB	G.I.	GALVANIZED IRON					L.L.	LIVE LOAD							V.T.	VINYL TILE	
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		CUR.	CURB	G.I.	GALVANIZED IRON					L.L.	LIVE LOAD									
		CUR.	CURB	G.I.	GALVANIZED IRON					L.L.	LIVE LOAD									



F3 REFLECTED CEILING PLAN
SCALE: 1/8" = 1'-0" (FOR REFERENCE ONLY)



D3 FLOOR PLAN
SCALE: 1/8" = 1'-0"



D5 OCCUPANCY AND EGRESS
SCALE: 1/8" = 1'-0"

KEYNOTES

- 1 DASHED LINE INDICATES 5'-0" X 5'-0" LEVEL LANDING AT EXTERIOR DOORS. NOT TO EXCEED 2.08% (1/48) PER FOOT CROSS SLOPE IN EITHER DIRECTION.
- 2 DASHED LINES INDICATE RETRACTABLE NETTING BOUNDARY. SEE 'W2' ON FINISH KEY FOR SPECIFICATIONS.
- 3 DASHED LINES INDICATE ACCESSIBLE CLEAR SPACE.

FINISH SCHEDULE

RM #	ROOM NAME	FLOOR FINISH	BASE FINISH	NE WALL	SE WALL	SW WALL	NW WALL	CLG	Comments
01	EXERCISE ROOM	F1	B1	W2	W2	W2	W2	C1	
02	OFFICE AREA	F2	B1	W1	W1	W1	W1	C2	
03	R.R.	F1	B1	W1	W1	W1	W1	C3	

FINISH KEY

FLOOR SURFACES:

- F1 - (E) CONCRETE FLOOR
- F2 - (E) CARPET

WALL BASE:

- B1 - (E) WALL BASE TO REMAIN

WALL FINISH:

- W1 - (E) PAINT TO REMAIN
- W2 - RETRACTABLE NETTING COMPLIES WITH APPROVED TESTING METHOD PER CBC 803.5.2 FOR ASTM E84 MANUFACTURER: NETTING PROFESSIONALS, LLC COLOR: BLACK, KNOTTED NYLON PRODUCT END USE: BASEBALL/SOFTBALL BATTING CAGES AND BARRIER

CEILING:

- C1 - OPEN TO ABOVE
- C2 - (E) GRID CEILING
- C3 - (E) HARD/ID CEILING

EXITING KEY

- INDICATES NUMBER OF OCCUPANTS EXITING AT THIS LOCATION FOR VERIFICATION OF EXIT WIDTH REQUIREMENTS. (SHOWN AT POINT OF GREATEST OCCUPANT LOAD WHEN CUMULATIVE)
- DIRECTION OF EGRESS TRAVEL

- PROVIDE ILLUMINATED EXIT SIGNAGE AT EXIT DOORS WHERE NOT ALREADY EXISTING. CONTRACTOR TO CONFIRM FUNCTIONALITY; REPAIR OR REPLACE AS NECESSARY.
- HATCH INDICATES BUSINESS GROSS AREA (1 OCC. PER 150 SF)
- HATCH INDICATES WAREHOUSE GROSS AREA (1 OCC. PER 50 SF)

EXITING & OCCUPANT LOAD ANALYSIS

CRITICAL ASSUMPTIONS/ NARRATIVE FOR EGRESS ANALYSIS:

A. ALL OCCUPANT LOAD FACTORS ARE PER CBC TABLE 1004.5.

CORRIDOR/ HALLWAY MINIMUM WIDTH REQUIRED BY CBC 1020.3: 44" CLEAR
CORRIDOR/ HALLWAY MINIMUM WIDTH PROVIDED: 72" CLEAR

OCCUPANT LOAD ANALYSIS:	AREA	O.C.F.	O.L.
EXERCISE ROOM:	2150 SF	50	43
OFFICE:	454 SF	150	4
TOTAL MEASURED FOR EGRESS			47 OCCUPANTS

TOTAL EXITS REQUIRED PER SUITE: 1
TOTAL EXITS PROVIDED PER SUITE: 1

TOTAL EGRESS WIDTH REQUIRED: 9.4" (47 OCC. X 0.2 IN. PER 1 OCC.) < 32"

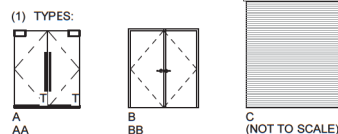
EXIT DOORS AND OTHER EGRESS COMPONENTS ANALYSIS:
NO SINGLE DOOR EXIT PROVIDES LESS THAN 32" CLEAR WIDTH.

MAX. OCC. LOAD ACCOMMODATED:
AT SINGLE DOOR EXIT: 160 OCC. (32" / 0.2 PER OCC.)
AT DOUBLE DOOR EXIT: 320 OCC. (64" / 0.2 PER OCC.)

ROOM NAME	O.C. TYPE	FUNCTION OF SPACE PER CBC TABLE 1004.1.1	AREA	FLOOR AREA (SQ. FT.) PER CBC TABLE 1004.1.1	CALC. OCC. LOAD
EXERCISE ROOM	E	BUSINESS	2150 SF	50 GROSS	43
OFFICE AREA	E	BUSINESS	454 SF	150 GROSS	4
R.R.	E	ACCESSORY*1	64 SF	200 GROSS	-

DOOR GENERAL NOTES

- ALL DOORS TO BE OPENABLE FROM THE INSIDE WITHOUT THE USE OF A KEY OR SPECIAL KNOWLEDGE, U.N.O.
- ALL DOOR HARDWARE, HANDLES, PULLS, LATCHES, LOCKS AND OTHER OPERATING DEVICES ON DOOR SHALL HAVE A SHAPE THAT IS EASY TO GRASP WITH ONE HAND, AND DOES NOT REQUIRE TIGHT GRASPING, TIGHT PINCHING, OR TWISTING OF THE WRIST TO OPERATE.
- ALL DOORS SHALL BE PROVIDED WITH LEVER-TYPE, ADA COMPLIANT LOCKSETS AND HANDLES.
- ALL DOORS TO COMPLY WITH CBC SECTION 1010.1.3 AND 11B-404.2.9
- ALL DOOR CLOSERS SHALL BE ADJUSTED FOR PROPER CLOSING AND OPENING FORCE AFTER HVAC SYSTEM BALANCE HAS TAKEN PLACE. ANY EXTERIOR DOORS WHICH CANNOT COMPLY WITH THE OPENING FORCE REQUIREMENTS WHILE PROPERLY CLOSING TO THE OWNER'S SATISFACTION SHALL BE FITTED WITH A POWER-ASSIST DOOR OPENER TO COMPLY WITH ACCESSIBILITY. THIS CLOSER WILL BE PROVIDED AT THE OWNER'S EXPENSE.
- DOOR FACE CUT SHALL BE PLAIN SLICED. DOOR SHALL BE MANUFACTURED PER WINDOW/ DOOR MANUFACTURERS ASSOCIATION (WDMA) AND ARCHITECTURAL WOODWORK STANDARDS (AWS).
- DOOR LOCKING FUNCTIONS BASED ON ANSI A156.2 SP SERIES 4000 GRADE1, HAGER 3400 SERIES AND SCHLAGE NO SERIES, U.N.O.
- ALL NEW DOOR HARDWARE FINISH TO BE SATIN CHROME [629]. CONFIRM WITH THE OWNER.
- DOOR LEVER STYLE SHALL BE "SPARTA", "RHODES", OR "TUBULAR" OR APPROVED EQUAL. CONFIRM STYLE WITH THE OWNER OR MATCH EXISTING ADJACENT BUILDINGS.



- TYPE: A, AA, BB, C (NOT TO SCALE)
- FIRERATING ASSEMBLY: - NO RATING, (E) GLAZING
- THICKNESS: A = 1-3/4", (E) GLAZING
- CONSTRUCTION: A = SOLID CORE WOOD DOOR, B = GLASS STOREFRONT
- FACING AND FINISH: A = PAINTED TO MATCH (E) ADJACENT, B = MATCH (E) ADJACENT STOREFRONT
- GLAZING: - NO GLAZING, A = STOREFRONT GLAZING
- HARDWARE GROUPS: SEE DOOR HARDWARE GROUPS ON THIS SHEET.
- FRAME TYPE: A = (E) STOREFRONT
- FRAME MATERIAL: A = MATCH (E) ADJACENT BUILDING STANDARDS

DOOR KEYING:

- MEET WITH OWNER TO ASSIST IN CREATING A KEYING SCHEDULE. VERIFY KEYWAY, VISUAL KEY IDENTIFICATION AND NUMBER OF MASTER KEYS.
- ALL DOORS TO BE ABLE TO BE OPENED WITH OWNERS GRAND MASTER KEY.
- FACILITY MASTER KEY TO OPEN ALL LOCKSETS, UNLESS SPECIFIED OTHERWISE BY THE OWNER.
- PROVIDE A MINIMUM OF 3 KEYS FOR EACH LOCK.
- KEY INTO OWNER'S KEYING SYSTEM IF APPLICABLE.
- PROVIDE INTERCHANGEABLE CORES WITH CONSTRUCTION CORES, AS REQUIRED.
- DOOR HARDWARE MATERIALS AND PRODUCTS SHALL BE PER BUILDING STANDARD OR AS APPROVED BY THE OWNER.
- FORMALDEHYDE EMISSION LEVEL OF ALL NEW DOORS SHALL NOT EXCEED 20 PPM.
- DOORS SEPARATING CONDITIONED SPACE FROM UNCONDITIONED SHALL HAVE WEATHER STRIPPING TO EFFECTIVELY LIMIT AIR INFILTRATION. ADHESIVE FOAM TYPE OR FELT WEATHER STRIPPING IS NOT ACCEPTABLE.
- STAINED OR NATURAL WOOD DOORS SHALL BE FINISHED WITH SATIN VARNISH. CONSULT OWNER FOR DOOR FINISH.
- ALL HOLLOW METAL FRAMES TO BE KNOCK DOWN OR SNAP FINISH DOOR FRAMES EXCEPT FOR HEAVY DUTY FRAMES. FINAL SPECIFICATION SHALL BE BY THE OWNER, PRIME AND PAINT.
- ALL DOOR FRAMES SHALL BE EQUIPPED WITH (3) NEW SILENCERS.
- FLOOR STOPS SHALL NOT BE LOCATED IN THE PATH OF TRAVEL OR BEYOND 4" MAX. FROM WALLS. FLUSH MOUNTED DOOR STOPS OR DROP BOLTS ARE PROHIBITED.
- ANY NEW FLOORING TRANSITION STRIPS MUST COMPLY WITH ADA PROFILE OF 1/2" HEIGHT AND 1/2" RISE.
- CONTRACTOR TO CONFIRM PANIC BARS/ HARDWARE AT EXTERIOR DOORS.
- CONTRACTOR TO VERIFY PANIC PUSH BAR ON (E) S.F. DOOR HARDWARE, IF APPLICABLE.

HARDWARE GROUPS

- HG1: (STOREFRONT) MATCH (E) ADJ. HARDWARE TO INCLUDE: - DEADBOLT LOCKSET - PULL - THRESHOLD - "THIS DOOR TO REMAIN UNLOCKED WHEN THIS SPACE IS OCCUPIED" SIGN - 10" KICKPLATE AT BOTTOM OF GLAZED DOORS PER CBC 11B-404.2.10
- HG2: (RESTROOM) - PRIVACY LOCKSET - 10" HIGH KICK PLATE ON PUSH SIDE - 4" HIGH MOP PLATE ON PULL SIDE - SOUND SEAL KIT - DOOR CLOSER
- HG3: (WAREHOUSE) - OFFICE LOCKSET - DOOR CLOSER - WALL MOUNT STOP

DOOR SCHEDULE

DOOR NO.	QTY.	PHASE	SIZE	1) TYPE	2) FIRE RATING	3) THICKNESS	4) CONSTRUCTION	5) FACING AND FINISH	6) GLAZING	7) HARDWARE GROUP	8) FRAME	9) FRAME MATERIAL	10) REMARKS
A	1	(E)	3/0 x 7/0	B	(E)	(E)	(E)	(E)	-	(E)	(E)	(E)	
B	1	(N)	3/0 x 7/0	B	-	A	A	A	-	HG2	A	A	
C	1	(N)	3/0 x 7/0	B	-	A	A	A	-	HG3	A	A	
D	1	(N)	3/0 x 8/0 VIF HEIGHT OF (E) S.F. DOOR	A	-	-	B	B	A	HG1	B	A	MATCH (E) ADJ. S.F. DOOR
E	1	(E)	12/0 x 14/0	C	(E)	(E)	(E)	(E)	-	(E)	(E)	(E)	(E) ROLL-UP



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Architect
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JOB TITLE:

CONSTRUCTION DOCUMENTS FOR:
SWING HARD BASEBALL TRAINING
3845 ATHERTON ROAD SUITE 1A
ROCKLIN, CA 95765
KEVIN KRAMER

REVISIONS:

NO.	DATE	DESCRIPTION
1	01/03/25	FIRE PC

DATE: 11/26/24
DRAWN: JJR/NS/NB
JOB NO.: 23217
SHEET

A1.0
FLOOR PLANS & EGRESS ANALYSIS

STRUCTURAL NOTES

- 1. GENERAL**
A. ALL WORK SHALL CONFORM TO ALL APPLICABLE LOCAL CODE AND THE FOLLOWING:
1. BUILDING CODES
 2022 CALIFORNIA BUILDING CODE
 2022 CALIFORNIA RESIDENTIAL CODE
 2022 CALIFORNIA MECHANICAL CODE
 2022 CALIFORNIA PLUMBING CODE
 2022 CALIFORNIA ELECTRICAL CODE
 2022 CALIFORNIA FIRE CODE
 2022 CALIFORNIA GREEN BUILDING STANDARDS CODE
 2022 BUILDING ENERGY EFFICIENCY STANDARDS
2. DESIGN LOADS
 USE THE MINIMUM DESIGN STANDARDS
B. THE ENGINEER OF RECORD (CHAD RATZLAFF) HAS PROVIDED AND IS RESPONSIBLE FOR SPECIFIC ITEMS DEPICTED IN THE ATTACHED CALCULATIONS. REQUIREMENTS NOT SPECIFICALLY SHOWN IN THE ATTACHED CALCULATIONS AND DETAILS ARE THE RESPONSIBILITY OF THE OWNER OR CONTRACTOR. OTHER BUILDING CODE REQUIREMENTS NOT INCLUDED IN THIS DESIGN INCLUDING WATERPROOFING, FIREPROOFING, DRAINAGE, HANDICAP ACCESSIBILITY, EGRESS REQUIREMENTS, PARKING, BUILT-UP BUILDING PAD, AND ALL OTHER DESIGN REQUIREMENTS NOT SPECIFICALLY SHOWN IN THE STRUCTURAL DESIGN CALCULATIONS.
C. ALL WATERPROOFING AND FLASHING FOR, BUT NOT LIMITED TO, ROOFS, FOUNDATIONS FLOORS, ETC. IS THE RESPONSIBILITY OF THE CONTRACTOR OR OWNER.
D. SHOULD ANY CHANGES BE MADE FROM THE DESIGN AS SPECIFIED IN THESE DOCUMENTS WITHOUT THE WRITTEN APPROVAL FROM THE ENGINEER THEN THE ENGINEER WILL ASSUME NO RESPONSIBILITY FOR ANY ELEMENT OR SYSTEM OF THE STRUCTURE.
E. THE CONTRACTOR IS RESPONSIBLE FOR THE METHOD OF CONSTRUCTION AND SHALL PROVIDE ALL SAFETY MEASURES NECESSARY TO PROTECT THE PUBLIC, CONSTRUCTION WORKERS AND THE STRUCTURE DURING CONSTRUCTION. THIS SHALL BE ACCOMPLISHED BY SHORING, FORMING, BRACING, SCAFFOLDING.
F. SIMILAR CONDITIONS SHOWN IN THE DRAWINGS SHALL BE USED IF ANY PART OF THE CONSTRUCTION IS NOT FULLY DEPICTED IN THESE DRAWINGS OR CALCULATIONS.
G. CONTRACTOR SHALL FIELD VERIFY ANY CONDITION NOTED AS EXISTING ON THE PLANS. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER OF RECORD AND SHALL BE FULLY REVIEWED BEFORE PROCEEDING WITH CONSTRUCTION. STRUCTURAL DRAWINGS AND DETAILS SUPERCEDE ANY SHOP DRAWINGS IN ALL CIRCUMSTANCES. THE CONTRACTOR SHALL VERIFY THAT ALL CONSTRUCTION IS IN FULL AGREEMENT WITH THE LATEST STRUCTURAL DRAWINGS AND DETAILS. THE REVIEW OF THE SHOP DRAWINGS BY THE ENGINEER OF RECORD IS FOR GENERAL CONFORMANCE WITH THE STRUCTURAL DESIGN INCLUDING LOADING AND DIMENSIONS. THE REVIEW DOES NOT GUARANTEE THAT THE SHOP DRAWINGS ARE CORRECT.
I. STRUCTURAL DRAWINGS OR DETAILS SHALL NOT BE SCALED.
J. FULL-TIME OR PARTIAL SPECIAL INSPECTION OF THE PROJECT SHALL BE CONDUCTED IN ACCORDANCE WITH CBC 2022 SECTION 108. THE FOLLOWING TYPES OF CONSTRUCTION SHALL BE INSPECTED:

- POST INSTALLED ANCHOR BOLTS (TITEN HD OR EPOXY), IF REQ'D

THE SPECIAL INSPECTOR SHALL BE ACCEPTABLE TO THE ENGINEER OF RECORD AND BUILDING DEPARTMENT AND SHALL BE ICBO QUALIFIED, AND THEIR EXPERIENCE SHALL BE COMMENSURATE WITH THIS TYPE OF INSPECTION REQUIRED.

2. DESIGN REQUIREMENTS:

- A. THE STRUCTURE HAS BEEN DESIGNED FOR THE FOLLOWING CRITERIA PER CBC 2022 CHAPTER 16, DIVISIONS I, II, III, AND IV U.N.O.:**
B. SEISMIC:
 SEISMIC IMPORTANCE FACTOR: I
 SEISMIC SITE CLASS: D
 SEISMIC DESIGN CATEGORY: D
 RESPONSE MODIFICATION FACTOR: R = N/A
 MAPPED SPECTRAL RESPONSE ACCELERATIONS: $S_s = N/A$, $S_1 = N/A$
 SPECTRAL RESPONSE COEFFICIENTS: $SDS = N/A$, $SDI = N/A$, $C_s = N/A$
 BASIC SEISMIC-FORCE-RESISTING SYSTEM: N/A
 SEISMIC BASE SHEAR (ULTIMATE): N/A
 ANALYSIS PROCEDURE USED: N/A
C. WIND:
 WIND SPEED: N/A MPH
 WIND EXPOSURE: N/A
D. GRAVITY LOADS:
 LIVE LOADS:
 ROOF N/A PSF

6. FRAMING LUMBER:

- A. MINIMUM NAILING SHALL BE PER CBC 2022 TABLE 2304.10.2, U.N.O.**
B. ALL FRAMING MEMBERS SPECIFIED IN THESE CALCULATIONS ARE MINIMUMS, LARGER MEMBERS OF SAME SPECIES MAY BE SUBSTITUTED AT CONTRACTORS OPTION.
C. CARE SHALL BE TAKEN TO ALLOW FOR EFFECTS OF SHRINKAGE WHICH COULD CAUSE SETTLEMENT OF ROOF AND OR FLOORS AND COULD LEAD TO FAILURE OF ASSOCIATED FRAMING MEMBERS OR COMPROMISED WATERPROOFING SYSTEM. THE CONTRACTOR SHALL TAKE ALL MEASURES NECESSARY TO PROTECT FRAMING FROM THE EFFECTS OF SHRINKAGE.

6.1 MATERIALS:

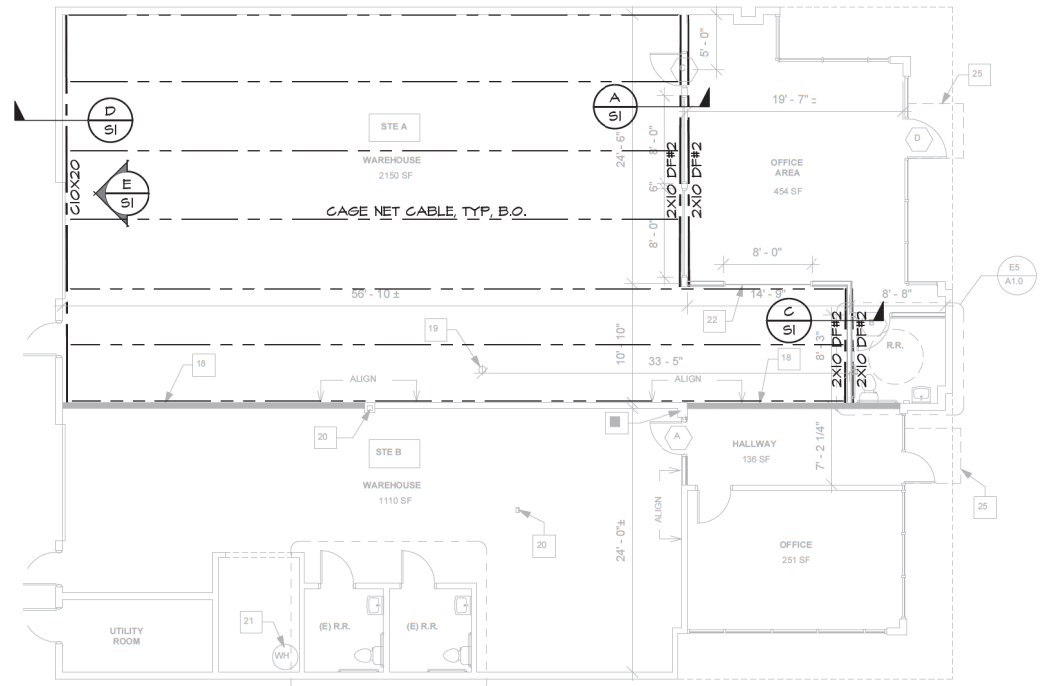
- A. SILL PLATES SHALL BE PRESSURE TREATED DOUGLAS FIR WITH ANCHOR BOLTS PER SHEAR WALL SCHEDULE AND 3" X 3" X 22# PLATE WASHERS LOCATED AT 6'-0" O.C. MAX. WITH ONE BOLT LOCATED 1'-0" MAXIMUM FROM EACH END OF EACH PIECE.**
B. ALL FRAMING LUMBER SHALL BE DOUGLAS FIR LARCH AS GRADED BY THE W.W.P.A. OR N.C.L.I.B. AND SHALL HAVE A MOISTURE CONTENT LESS THAN 19%, U.N.O.
 -STUDS SHALL BE STUD GRADE OR BETTER.
 -ALL POSTS SHALL BE DF-L #1 U.N.O.
 -2X AND 3X RAFTERS SHALL BE DF-L #2 U.N.O.
 -2X JOISTS SHALL BE DF-L #2 U.N.O.
 -CONCEALED BEAMS SHALL BE DF-L #2
 -EXPOSED BEAMS SHALL BE DF-L #1 APPEARANCE GRADE FOHC (4X6 AND LARGER)
 -ALL BEAMS 6X AND LARGER SHALL BE FREE OF HEART CENTER.
C. ALL NAILS SHALL BE COMMON U.N.O. WHERE EXPOSED TO WEATHER OR WITHIN 18" OF FOUNDATION. NAILS SHALL BE GALVANIZED. WHERE DRIVEN INTO PRESSURE TREATED MATERIAL, NAILS SHALL BE HOT DIPPED GALVANIZED.
D. BOLTS AND LAG SCREWS SHALL BE ASTM A-307 U.N.O. AND PROVIDED NEW AND WITHOUT EXCESSIVE RUST.
E. ALL HARDWARE CALLED SHALL BE SIMPSON STRONG TIE CO. OR ENGINEER APPROVED EQUIVALENT, INSTALLED PER MANUFACTURER'S RECOMMENDATIONS WITH ALL HOLES FILLED WITH RECOMMENDED FASTENERS. ALL CONNECTORS IN CONTACT WITH PRESSURE TREATED MATERIAL SHALL BE, HOT DIPPED GALVANIZED, ZMAX, STAINLESS STEEL OR AS OTHERWISE DIRECTED BY MANUFACTURER FOR CORROSION RESISTANCE AGAINST SPECIFIC PRESSURE TREATMENT CHEMICAL.

6.4 CONNECTIONS:

- A. HOLES FOR THROUGH BOLTS SHALL BE DRILLED 1/16" OVERSIZE.**
B. ALL BOLTS, NUTS, AND LAG SCREWS SHALL BE PROVIDED WITH FLAT OR MALLEABLE WASHERS WHERE BEARING AGAINST WOOD.
C. ALL BOLTS AND LAG SCREWS SHALL BE TIGHTENED UPON INSTALLATION AND RE-TIGHTENED BEFORE CLOSING IN OR AT COMPLETION OF JOB.
D. LAG SCREWS SHALL BE SCREWED, NOT DRIVEN, INTO FLACE.

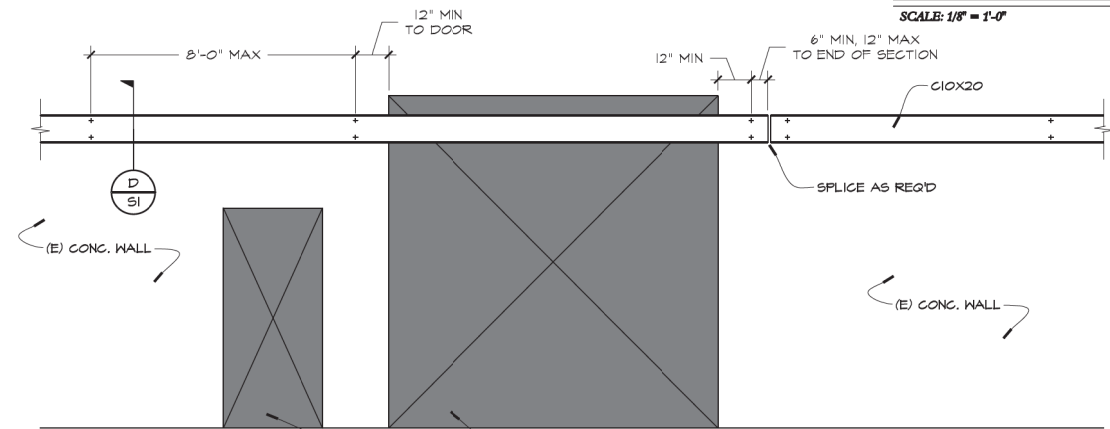
7. STRUCTURAL STEEL

- A. STANDARDS: ALL STRUCTURAL STEEL FRAMING SHALL BE DETAILED, FABRICATED, AND ERECTED PER THE NINTH EDITION AISC SPECIFICATIONS AND CODE OF STANDARD PRACTICE, EXCEPT AS MODIFIED BY THE CBC.**
B. MATERIALS:
B.A. STRUCTURAL STEEL: ROLLED STEEL SHAPES, PLATES, AND BARS SHALL CONFORM TO ASTM A-36 (AND CBC STANDARD 27-1 AND 27-2) UNO. WIDE FLANGE SHAPES SHALL CONFORM TO ASTM A-572 GRADE 50.
B.B. STRUCTURAL TUBES: STRUCTURAL TUBES SHALL CONFORM TO ASTM A-500 GRADE B.
B.C. BOLTS: COMMON BOLTS, NUTS, AND WASHERS SHALL CONFORM TO ASTM A-307. HIGH STRENGTH BOLTS, NUTS, AND WASHERS SHALL CONFORM TO ASTM A-490.
B.D. ANCHOR BOLTS: ANCHOR BOLTS SHALL CONFORM TO ASTM A-307 OR A-36.
C. SUBMITTALS: SHOP AND ERECTION DRAWINGS SHALL BE SUBMITTED FOR THE ENGINEER'S REVIEW PRIOR TO FABRICATION. STEEL SHALL NOT BE ERECTED UNTIL THE REVIEWED SHOP DRAWINGS ARE RECEIVED IN THE FIELD. SHOP AND ERECTION DRAWINGS SHALL NOT CONTAIN ANY REPRODUCTIONS OF THE STRUCTURAL DRAWINGS. SHOP DRAWINGS SHALL BE COMPLETE AND STAND ALONE, SUCH THAT THEY DO NOT REFER TO THE STRUCTURAL DRAWINGS.
D. FABRICATION SHOP: ALL FABRICATION SHALL BE DONE IN A SHOP THAT IS ACCEPTABLE TO THE BUILDING DEPARTMENT. CONTINUOUS, FULL-TIME INSPECTION OF SHOP FABRICATION MAY BE WAIVED ONLY TO THE EXTENT APPROVED BY THE BUILDING DEPARTMENT.
E. WELDED CONNECTIONS:
E.A. WELDS: ALL WELDING SHALL BE ELECTRIC ARC WELDING, AND SHALL BE PERFORMED ONLY BY EXPERIENCED, QUALIFIED WELDERS. ELECTRODES SHALL BE E60 XX FOR METAL DECK AND E70 XX OTHERWISE UNLESS SPECIFICALLY NOTED OTHERWISE. WELDING SHALL CONFORM TO AWS D11. UNSPECIFIED WELDS: WELDS NOT SPECIFIED SHALL BE CONTINUOUS FILLET WELDS. WELD SIZE SHALL BE PER AISC SPECIFICATIONS FOR THE THICKER PART OF THE JOINT.
E.C. WELDING AND FABRICATION OF MOMENT FRAME CONNECTIONS SHALL CONFORM TO AISC 358-05, "PREQUALIFIED CONNECTIONS FOR SPECIAL AND INTERMEDIATE STEEL MOMENT FRAMES FOR SEISMIC APPLICATIONS".
E.D. ALL COMPLETE-JOINT-PENETRATION GROOVE WELDS SHALL BE MADE WITH FILLER METAL THAT HAS A MINIMUM CVN TOUGHNESS OF 20FT-LBS AT MINUS 20 DEGREES F. ETOT-4 OR NS-3M IS NOT ALLOWED.
F. FABRICATION:
F.A. PAINT: ALL STEEL SHALL BE SHOP PAINTED, UNLESS ENCASED IN CONCRETE, GROUTED MASONRY, OR SPRAYED FIREPROOFING, UNLESS SPECIFICALLY NOTED ON THE DRAWINGS.
F.B. BEARING SURFACES: BASE PLATES AND COLUMN ENDS SHALL BE FINISHED PER AISC SPECIFICATIONS.
G. INSTALLATION:
G.A. DELIVERY: ALL STEEL SHALL BE DELIVERED TO THE JOB SITE WITHOUT EXCESSIVE RUST, MILL SCALE, GREASE, ETC.
G.B. SHORING: AFTER ERECTION, ALL STEEL MEMBERS SHALL BE SUPPORTED DURING FIELD WELDING OR TORCHING. THE SHORES SHALL NOT BE REMOVED UNTIL THE STEEL HAS RETURNED TO AIR TEMPERATURE.



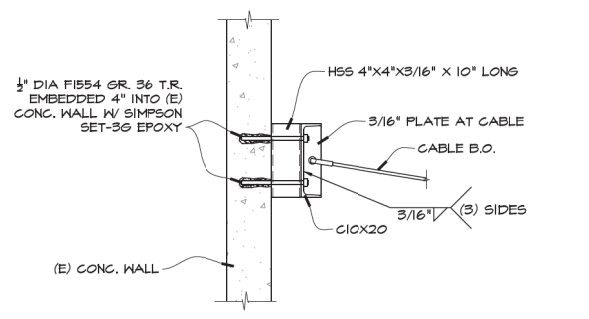
PROJECT LAYOUT

SCALE: 1/8" = 1'-0"



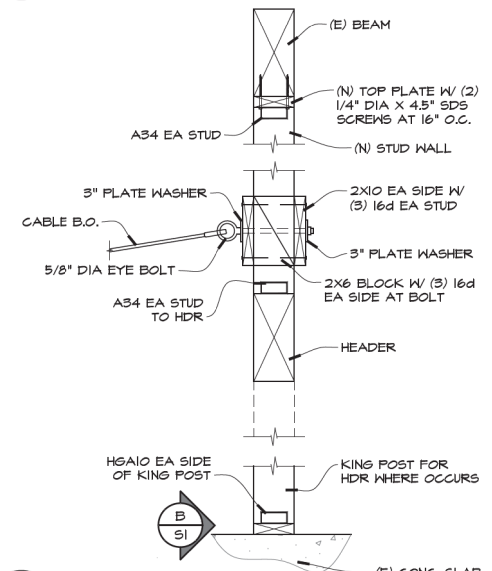
E WALL ELEVATION
S1

NO SCALE



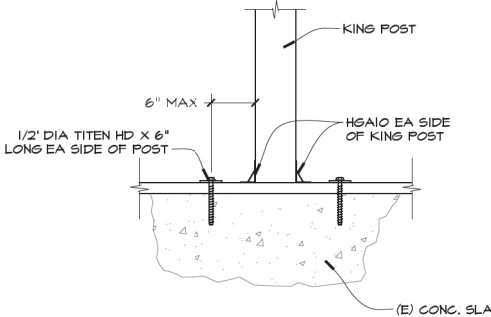
D DETAIL
S1

NO SCALE



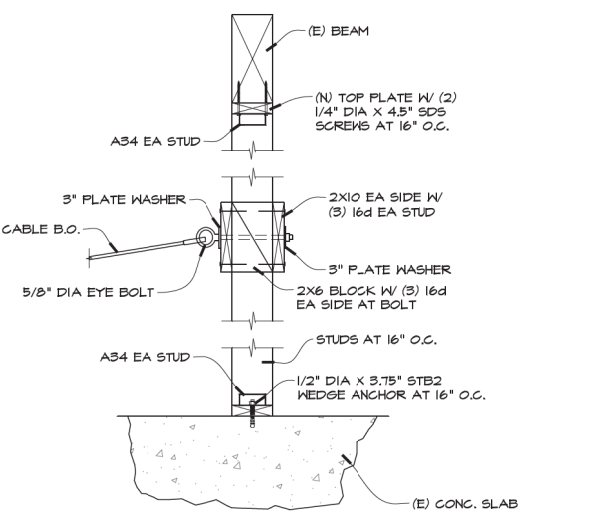
A WALL SECTION
S1

NO SCALE



B DETAIL
S1

NO SCALE



C DETAIL AT WOOD WALL
S1

NO SCALE

REV	DATE	BY

CONSTRUCTION DOCUMENTS
CABLE MOUNTING CONNECTIONS
ATHERTON RD SUITE SPLIT
 3845 ATHERTON ROAD, STE 1
 ROCKLIN, CA 95765

SEQUOIA ENGINEERING
CIVIL & STRUCTURAL
 1306 Mangrove Ave, Chico, CA 95926
 p.530.591.7258 chad@sequoiacivil.com



Phase: SUBMITTAL
 Ckd. By: CMR
 Date: 08.09.2024
 Project #: 24-074

DRAWING NUMBER
S1