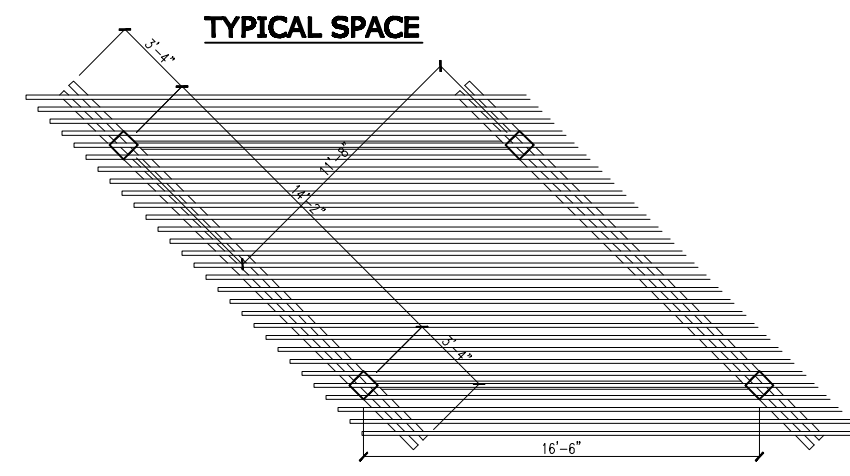


THE PROJECT PROPOSES THE ADDITION OF AN OPEN AIR TRELLIS TO THE CAR WASH FINISHING AREA AT THE SUNNYVALE CAR WASH LOCATED AT 905 E. EL CAMINO REAL, SUNNYVALE. THE TRELLIS IS TO PROVIDE A DEDICATED AREA TO DRY, FINISH, AND VACUUM CARS THAT HAVE ALREADY GONE THROUGH THE MACHINE SECTION OF THE CAR WASH, AND TO PROVIDE SHADE FOR THE CAR WASH STAFF. NO CHANGE WILL BE MADE TO THE EXISTING PARKING AREA OR HARDSCAPE.

THE PROPOSED TRELLIS WILL ADD APPROXIMATELY 1,572 SF OF ADDED SHADED AREA TO THE PARKING LOT/CAR WASH AREA.

ADDRESS:	905 E. EL CAMINO REAL
ADJACENT STREETS:	EL CAMINO REAL AND WOLFE ROAD
PARCEL NUMBER:	213-46-014
LOT AREA:	28,515 SF
ZONING	C1-NEIGHBORHOOD BUSINESS (PD PLANNED DEVELOPMENT)
CONSTRUCTION:	III
OCCUPANCY:	"B" CAR WASH COMPONENT "M" GAS STATION COMPONENT
BUILDING AREA:	APPROXIMATELY 2,840 SF 1,055 SF CAR WASH 1,785 SF GAS STATION
ADJACENT LOTS:	(NORTH) MULTI STORE COMMERCIAL STRIP MALL (EAST) RESIDENTIAL "ALOHA RV PARK"

A.1 SITE PLAN
A.2 PLANS, ELEVATION & SECTION
DESIGN RENDERINGS AND DETAILS



AREA: 20'-10" X 11'-8" = 242.9 SF

TRELLIS: (29) 2X4 FOR 16'-6" = 59.8
(2) 4X10 FOR 14'-2" = 8.3
(2) 4X12 FOR 16'-6" = 9.6

77.7

The diagram illustrates the layout of three sets of stairs, each with a width of 1.0m and a depth of 0.5m. The stairs are labeled SPACE 1-4, SPACE 5, and SPACE 6-8. The dimensions for each set are as follows:

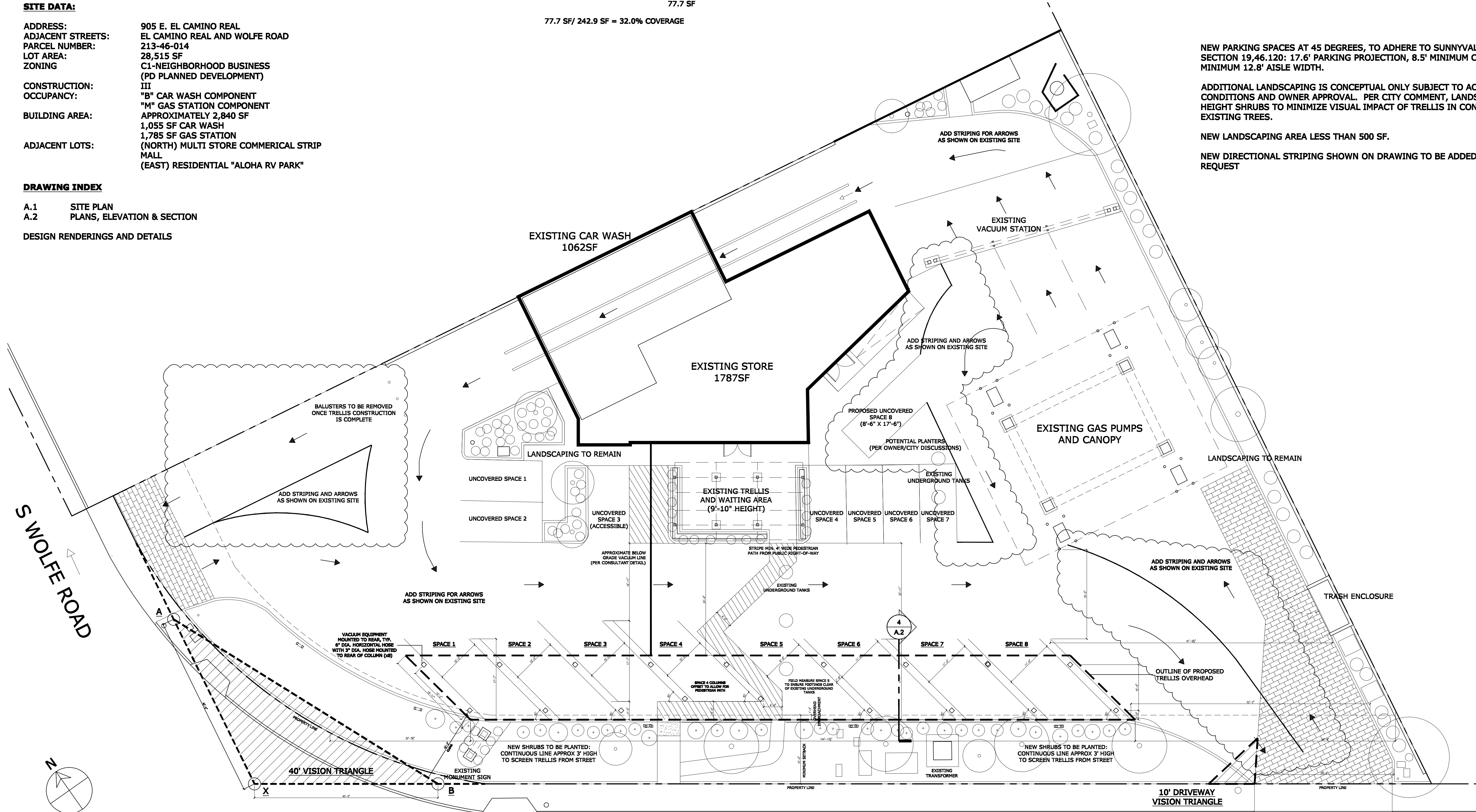
- SPACE 1-4:** 1.0m wide, 0.5m deep, with a 1:1 slope.
- SPACE 5:** 1.0m wide, 0.5m deep, with a 1:1 slope.
- SPACE 6-8:** 1.0m wide, 0.5m deep, with a 1:1 slope.

The diagram also shows the layout of the stairs, with the top and bottom steps indicated by dashed lines. The stairs are labeled with the number of steps (1, 2, 3) and the direction of travel (up or down). The stairs are shown in a perspective view, with the top and bottom steps indicated by dashed lines. The stairs are labeled with the number of steps (1, 2, 3) and the direction of travel (up or down). The stairs are shown in a perspective view, with the top and bottom steps indicated by dashed lines. The stairs are labeled with the number of steps (1, 2, 3) and the direction of travel (up or down).

SPACE 1-4: 9'-8" X 19'-10" 9'-8"
SPACE 5: 13'-0" X 19'-10" X 9'-8"
SPACE 6-8: 10'-7" X 19'-10" X 9'-8"

ENSURE STRUCTURE MEETS ALL BUILDING AND FIRE CODES REQUIREMENTS

NEW DIRECTIONAL STRIPING SHOWN ON DRAWING TO BE ADDED TO SITE PER CITY REQUEST



Page 1 of 8

**285 MULLEN AVENUE
SAN FRANCISCO, CA 94110
(925) 389-8728**

with

08.07.17	PERMIT APPROVAL
08.28.17	PLAN CHECK COMMENTS
10.11.17	PLAN CHECK COMMENTS
10.23.17	PLAN CHECK COMMENTS
10.30.17	PLAN CHECK COMMENTS

GAS STATION AND CAR WASH
905 E. EL CAMINO REAL
SUNNYVALE, CA 94087

SITE PLAN

A.1

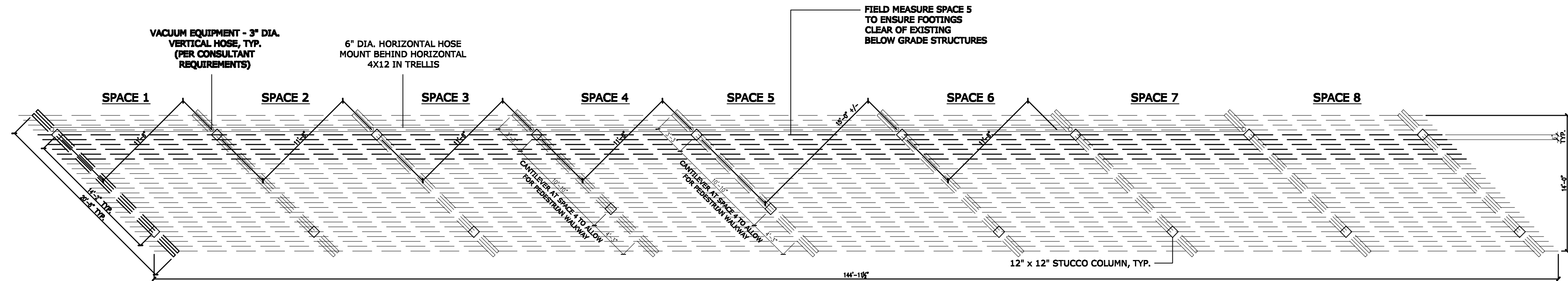
1

SITE PLAN

SCALE: 3/32" = 1'-0"

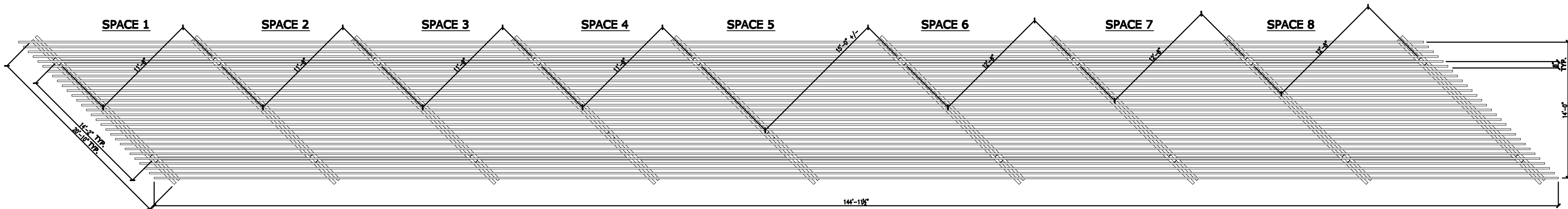
Matthew Hum
285 MULLEN AVENUE
SAN FRANCISCO, CA 94110
(925) 389-8728

Matthew Hum



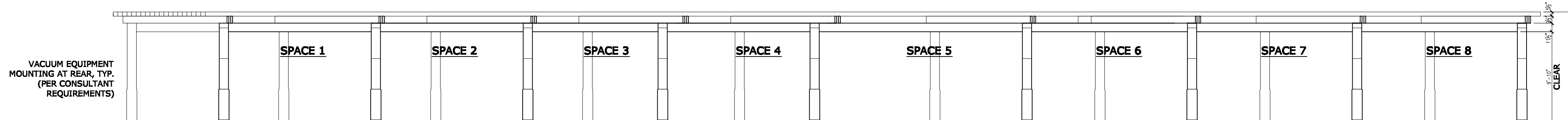
1 FLOOR PLAN

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



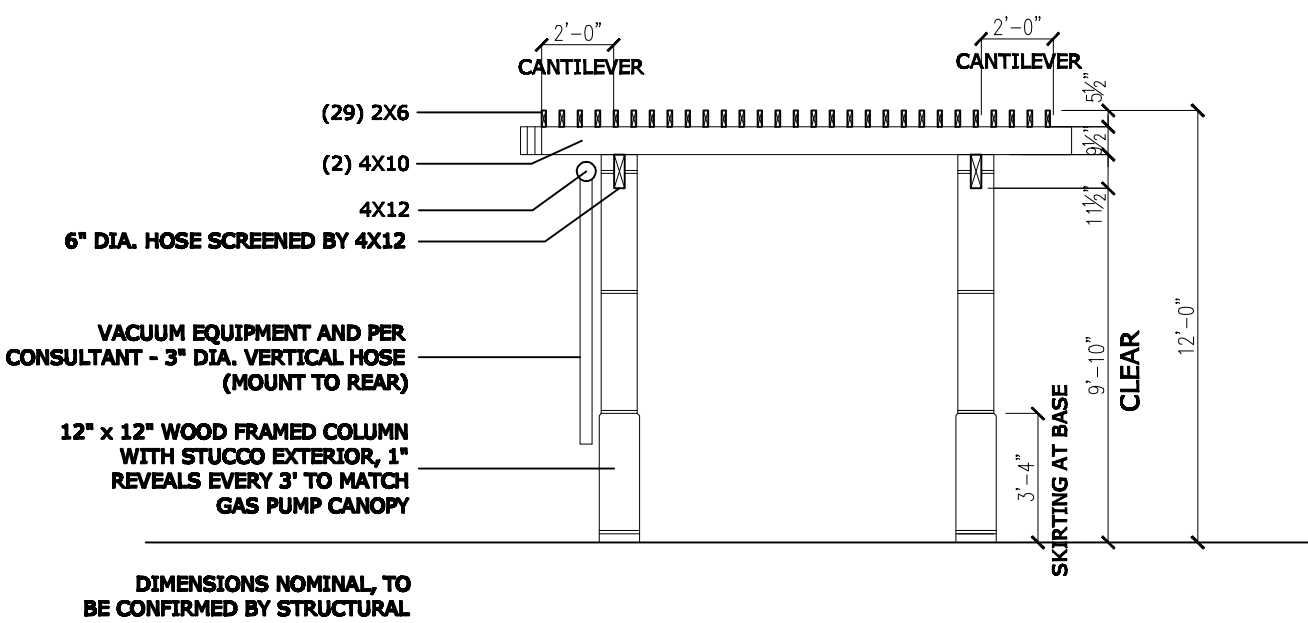
2 ROOF PLAN

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



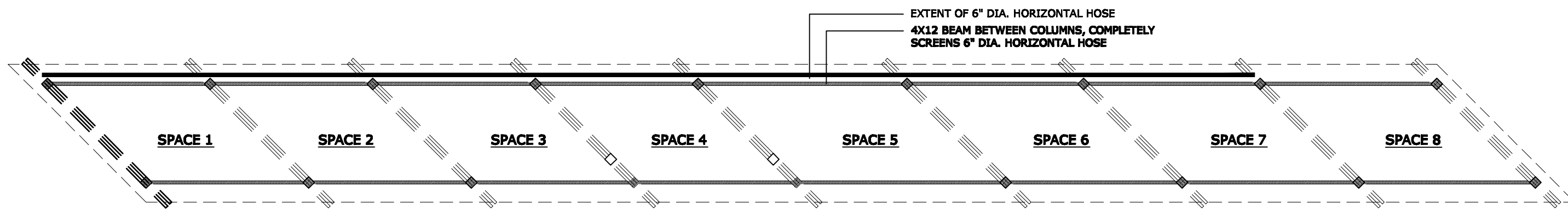
3 ELEVATION

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



4 SECTION

SCALE: 3/16" = 1'-0"



5 VACUUM SYSTEM DIAGRAM

SCALE: N.T.S.

CONSTRUCTION REQUIREMENTS:

CALL BEFORE YOU DIG! CALL UNDERGROUND SERVICE ALERT (USA) AT 811 OR AT 1-800-277-2600 AT LEAST 2 WORKING DAYS BEFORE EXCAVATING.

ALL CONTRACTORS AND SUBCONTRACTORS SHALL IMPLEMENT CONSTRUCTION BEST MANAGEMENT PRACTICES TO PROTECT STORM WATER QUALITY AND PREVENT POLLUTANTS FROM ENTERING THE STORM DRAIN SYSTEM. FAILURE TO IMPLEMENT AND COMPLY WITH THE APPROVED CONSTRUCTION BEST MANAGEMENT PRACTICES WILL RESULT IN THE ISSUANCE OF CORRECTION NOTICES, CITATIONS, OR STOP ORDERS.

AN ENCROACHMENT PERMIT IS REQUIRED TO CONSTRUCT IMPROVEMENTS IN THE PUBLIC RIGHT OF WAY. THE ENCROACHMENT PERMIT SHALL BE ISSUED PRIOR TO OR CONCURRENTLY WITH THE BUILDING PERMIT. PLEASE SUBMIT ALL OF THE FOLLOWING ITEMS PRIOR TO ISSUANCE OF THE ENCROACHMENT PERMIT:

- A/ ENCROACHMENT PERMIT FEE WILL BE PROVIDED BY STAFF PRIOR TO BUILDING PERMIT APPROVAL.
- BY A SECURITY FUND (CERTIFICATE OF DEPOSIT OR SURETY BOND) IS REQUIRED TO GUARANTEE CONSTRUCTION IN THE PUBLIC RIGHT OF WAY (\$1,000 MINIMUM)
- C/ EVIDENCE OF INSURANCE IS REQUIRED

THE APPLICANT SHALL COORDINATE WITH OTHER UTILITY AGENCIES TO CONFIRM IF SEPARATE PERMIT ARE REQUIRED FOR THE INSTALLATION OF NEW SERVICES

THE APPLICANT SHALL SUBMIT A WASTE HANDLING PLAN PRIOR THE BEGINNING ANY CONSTRUCTION. THE WASTE HANDLING PLAN MUST:

- PROVIDE AN ESTIMATE OF TYPE OF DEBRIS GENERATED
- LIST THE NAMES OF THE APPROVED RECYCLING FACILITIES THAT WILL BE USED TO MEET THE DIVERSION REQUIREMENT
- INDICATE THAT 50% OF THE MATERIAL WILL BE RECYCLED
- BE DISTRIBUTED TO ALL SUBCONTRACTORS ON THE JOB

FAILURE TO COMPLY WITH THE WASTE HANDLING PLAN OR PROVIDE ACCURATE, ACCEPTABLE DOCUMENTATION MAY RESULT IN A PENALTY OF \$1000 PER TON NOT RECYCLED.

APPLICANT MUST SUBMIT A SIGNED CONSTRUCTION DEBRIS HAULER ACKNOWLEDGEMENT FORM TO ENSURE ONLY AUTHORIZED HAULERS ARE USED TO REMOVE CONSTRUCTION DEBRIS FROM THE JOBSITE.

MATERIALS (POLLUTANT CONTROL):

AT TIME OF ROUGH INSTALLATION, DURING STORAGE, UNTIL FINAL STARTUP, ALL DUCTS AND AIR DISTRIBUTION OPENINGS SHALL BE COVERED.

ADHESIVES, SEALANTS, AND CAULKS TO ADHERE AT MINIMUM TO STANDARDS OUTLINED IN CALGREEN LOW-RISE RESIDENTIAL MANDATORY MEASURES (SECTION 4.504.2.1).

PAINTS AND COATINGS SHALL COMPLY AT MINIMUM WITH VOC LIMITS IN TABLE 1 OF AIR RESOURCES BOARD ARCHITECTURAL SUGGESTED CONTROL MEASURE, COATINGS ARE CLASSIFIED VIA 2007 CALIFORNIA AIR RESOURCES BOARD.

AEROSOL PAINTS AND COATING SHALL MET PRODUCT-WEIGHTED MIR LIMITS FOR ROC AND OTHER REQUIREMENTS INCLUDING TOXIC COMPOUNDS AND OZONE DEPLETING SUBSTANCES (IN AN AREA UNDER JURISDICTION OF THE BAY AREA AIR QUALITY MANAGEMENT DISTRICT AND WILL COMPLY WITH REGULATION, RULE 49.

HARDWOOD PLYWOOD, PARTICLEBOARD, AND MEDIUM DENSITY FIBERBOARD COMPOSITE WOOD PRODUCTS USED IN THE PROJECT SHALL MEET REQUIREMENTS FOR FORMALDEHYDE AS SPECIFIED IN AIR RESOURCES BOARD'S AIR TOXICS CONTROL MEASURE FOR COMPOSITE WOOD

ALTERNATIVELY, THE CONSTRUCTION OR DEMOLITION CONTRACTOR MAY REMOVE MATERIALS FROM THE JOBSITE PREMISES USING THEIR OWN EQUIPMENT, VEHICLES AND EMPLOYEES AS AN INCIDENTAL PART OF A TOTAL CONSTRUCTION SERVICE OFFERED BY THAT CONTRACTOR. CONTRACTORS WHO SELF-HAUL DEBRIS IN THEIR OWN VEHICLES MUST DELIVER THE MATERIAL TO AN APPROVED FACILITY. CONTRACTORS WHO ARE SELF-HAULING MATERIALS ARE REQUIRED TO SAVE THE RECEIPTS FROM THE DISPOSAL AND RECYCLING FACILITIES AND SUBMIT THE RECEIPTS TO THE CITY ON A MONTHLY BASIS.

DURING CONSTRUCTION, 100% OF THE ASPHALT AND CONCRETE MUST BE REUSED OR RECYCLED. AT LEAST 50% OF THE REMAINING DEBRIS GENERATED FROM THE PROJECT MUST BE REUSED OR RECYCLED. I ORDER TO RECEIVE FINAL PERMIT APPROVAL, APPLICANT MUST SAVE ALL RECEIPTS FROM DISPOSAL AND RECYCLING TO TURN IN AT THE COMPLETION OF THE PROJECT.

CONSTRUCTION AND DEMOLITION DEBRIS DESTINED FOR RECYCLING MUST BE SEPARATED FROM THE REMAINING GARBAGE GENERATED BY THE PROJECT. SEPARATED RECYCLING MATERIAL MAY NO CONTAIN MORE THAN 10% GARBAGE OR OTHER NON-RECYCLABLE MATERIAL BY WEIGHT OR VARIABLE.

PLANT AND TREE DEBRIS MUST BE SEPARATED FROM OTHER WASTE. PLANT DEBRIS MAY BE CHIPPED FOR MULCH, DELIVERED TO THE FREMONT RECYCLING AND TRANSFER STATION, OR TO ANOTHER APPROVED FACILITY. ALAMEDA COUNTY LAW REQUIRES THAT ALL PLANT DEBRIS BE SEPARATED AND RECYCLED.

WITHIN 30 DAYS OF COMPLETION OF THE WORK, AND PRIOR TO FINAL INSPECTION, THE APPLICANT MUST FILE A DEBRIS DISPOSAL & DIVERSION REPORT DOCUMENTING ACTUAL TONS OF DEBRIS RECYCLED, ALONG WITH ALL DISPOSAL RECEIPTS OR WEIGHT TAGS FROM THE PROJECT.

ENSURE ANNULAR SPACES AROUND PIPES, ELECTRIC CABLES, CONDUITS, OR OTHER OPENINGS IN PLATES AT EXTERIOR WALLS SHALL CLOSED WITH CEMENT MORTAR OR SIMILAR METHOD ACCEPTABLE TO THE CITY TO PREVENT PASSAGE OF RODENTS.

ENSURE CONSTRUCTION WASTE MANAGEMENT PLAN IS PRODUCED AND UPDATED. IT MUST BE AVAILABLE FOR INSPECTION. ENSURE TOTAL WEIGHT OF WASTE DISPOSED IN LANDFILLS DOES NOT EXCEED 4 POUNDS PER SQUARE FOOT OF BUILDING AREA.

OPERATION AND MAINTENANCE MANUAL REGARDING MATERIAL CONSERVATION AND RESOURCE EFFICIENCY COVERING 10 OUTLINED AREAS BY CALGREEN TO BE PLACED IN BUILDING AT TIME OF FINAL INSPECTION.

ENSURE DOCUMENTATION OF COMPLIANCE TO CALGREEN IS MAINTAINED AND UPDATED THROUGHOUT CONSTRUCTION.

ENSURE BEST MANAGEMENT PRACTICES ARE ENACTED TO PROTECT STORMWAER QUALITY AND PREVENT POLLUTANTS ENTERING THE PUBLIC STORM DRAIN SYSTEM.

PUBLIC SAFETY REQUIREMENTS - FIRE

FIRE DEPARTMENT ACCESS ROADWAY MUST BE PROVIDED AND MAINTAINED SERVICEABLE PRIOR TO AND DURING CONSTRUCTION

THE APPLICANT MUST IMMEDIATELY NOTIFY THE SUNNYVALE FIRE DEPARTMENT, HAZARDOUS MATERIALS UNIT OF ANY UNDERGROUND PIPES, TANKS OR STRUCTURES; ANY SUSPECTED OR ACTUAL CONTAMINATED SOILS; OR OTHER ENVIRONMENTAL ANOMALIES ENCOUNTERED DURING SITE DEVELOPMENT ACTIVITIES. ANY CONTINUED ENVIRONMENTAL LIABILITIES WILL NEED TO BE REMEDIATED PRIOR TO PROCEEDING WITH SITE DEVELOPMENT.

EVIDENCE OF INSURANCE PER CITY INSURANCE REQUIREMENTS WILL BE PROVIDED.

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PROPOSED TRELLIS

GAS STATION AND CAR WASH
905 E. EL CAMINO REAL
SUNNYVALE, CA 94087

PLANS, ELEVATION & SECTION

A.2



CURRENT VIEW

SUNNYVALE CAR WASH
TRELLIS PROPOSAL

905 E. EL CAMINO REAL
SUNNYVALE



VIEW WITH PROPOSED TRELLIS

SUNNYVALE CAR WASH
TRELLIS PROPOSAL

905 E. EL CAMINO REAL
SUNNYVALE



CURRENT VIEW

SUNNYVALE CAR WASH
TRELLIS PROPOSAL

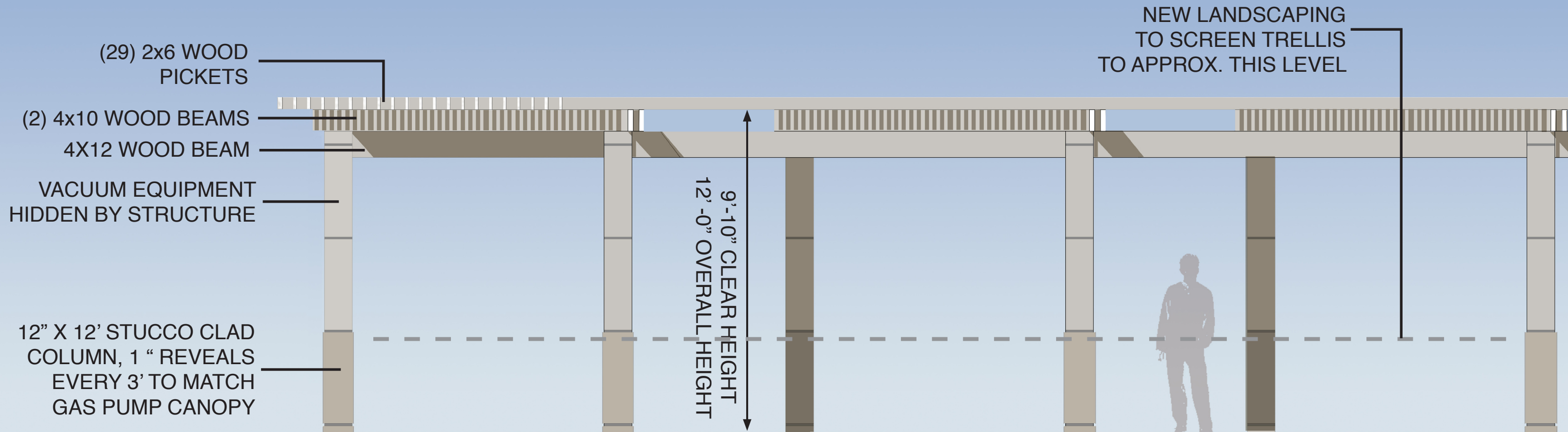
905 E. EL CAMINO REAL
SUNNYVALE



VIEW WITH PROPOSED TRELLIS

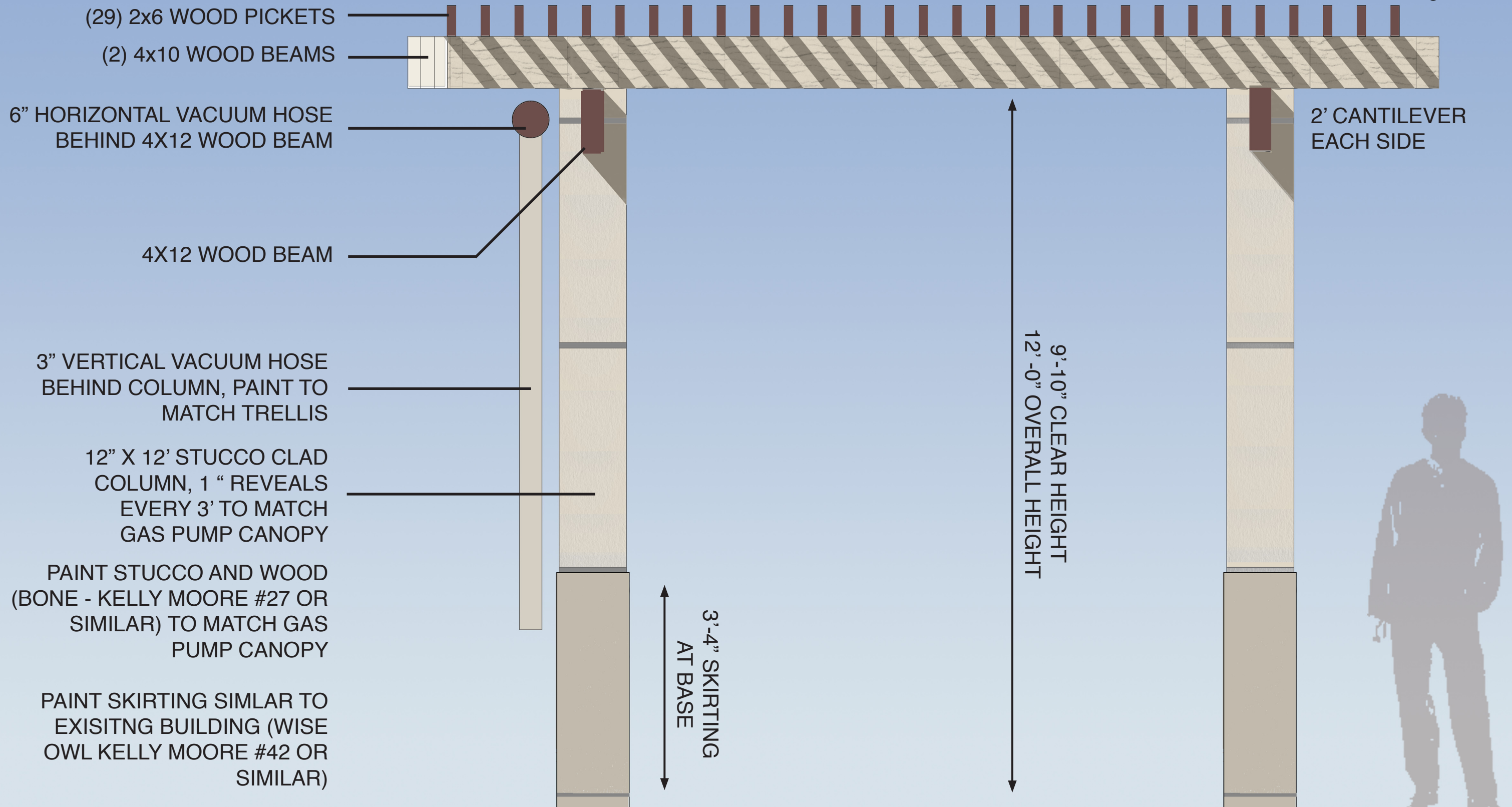
SUNNYVALE CAR WASH
TRELLIS PROPOSAL

905 E. EL CAMINO REAL
SUNNYVALE



PAINT STUCCO, WOOD, AND VACUUM EQUIPMENT
(BONE KELLY MOORE #27 OR SIMILAR) TO MATCH
GAS PUMP CANOPY

PAINT SKIRTING SIMILAR TO EXISTING BUILDING
(WISE OWL KELLY MOORE #42 OR SIMILAR)



SECTION

SUNNYVALE CAR WASH
TRELLIS PROPOSAL905 E. EL CAMINO REAL
SUNNYVALE