

PROJECT DATA

THE GENERAL CONTRACTOR SHALL PROVIDE ALL WORK AND MATERIALS IN ACCORDANCE WITH ALL LOCAL, STATE & FEDERAL CODES. ALL CONSTRUCTION SHALL CONFORM TO THE

2016 CALIFORNIA BUILDING CODE & APPENDICES 2016 CALIFORNIA PLUMBING CODE 2016 CALIFORNIA ELECTRICAL CODE

2016 CALIFORNIA MECHANICAL CODE

2016 CALIFORNIA ENERGY STANDARDS

ZONING: M-S-POA PARCEL NUMBER: A(PD) 205-24-009 CONSTRUCTION TYPE: NO. OF STORIES: TYPE OF OCCUPANCY: B & A-3 TOTAL BUILDING AREA: ±15,594 S.F PROPOSED ESCAPE RM.: 9,248 S.F. 6,346 S.F. EXISTING OFFICE TENANT:

ESCAPE ROOM AREA BREAKDOWN 4,411 S.F. OFFICE AND STORAGE: ESCAPE ROOM: 4,837 S.F. 1.022 ACRES 44,518 S.F.

PARKING REQUIRED 56 CARS PARKING PROVIDED: 54 STANDARD STALLS 2 HANDICAP STALLS TOTAL: 56 STALLS **USE ZONE:** R&D

FIRE PROTECTION NOTES

A DEFERRED SUBMITTAL UNDER THIS PERMIT

- 1. FIRE PROTECTION SYSTEM SHALL BE DESIGNED AND BUILT IN ACCORDANCE WITH APPLICABLE CODES AND STANDARDS.
- 2. PROVIDE (1) 2A-10B:C FIRE EXTINGUISHER PER 1,500 S.F. IN AREA (ORD. HZD.), 3,000 S.F. IN
- AREA (LT. HZD.), 75 FEET OF MAXIMUM TRAVEL DISTANCE TO EXTINGUISHERS. 3. FIRE SPRINKLER SYSTEM SHALL BE REVISED IN ACCORDANCE WITH NFPA 13 (2016) AND FIRE DEPARTMENT REQUIREMENTS AND SUBMITTED TO THE FIRE MARSHAL SEPARATELY AS
- 4. THE FIRE SPRINKLER SYSTEM WATER FLOW SHALL BE MONITORED BY A CENTRAL REPORTING STATION AT ALL TIMES.
- 5. KNOX BOX SHALL BE PROVIDED AT ALL BUILDINGS AS PER FIRE DEPARTMENT
- 6. MANUAL FIRE ALARM SYSTEM SHALL BE INSTALLED IN GROUP B OCCUPANCIES WHERE ONE OF THE FOLLOWING CONDITIONS EXIST:
- A. THE COMBINED OCCUPANT LOAD OF ALL FLOORS IS 500 OR MORE.
- B. THE OCCUPANT LOAD IS MORE THAN 100 PERSONS ABOVE OR BELOW THE LOWEST LEVEL OF EXIT DISCHARGE.
- C. A-OCCUPANCY IS OVER 300 PERSONS.
- 7. EVACUATION PLAN IS REQUIRED WHEN ITEM #6, ABOVE, IS REQUIRED
- 8. FIRE SAFETY DURING DEMOLITION AND CONSTRUCTION TO BE IN ACCORDANCE

SHEET INDEX

ARCHITECTURAL

COVER SHEET SITE PLAN (FOR. REF. ONLY) A1.1 PARTITION FLOOR PLAN AND DEMO PLAN

INTERACTIVE TEAM

TRAINING, LLC.

TENANT IMPROVEMENTS

1135 E ARQUES AVE. SUNNYVALE CALIFORNIA



1124 MERIDIAN AVENUE, SUITE 250 SAN JOSE, CA 95125 Tel. (408) 300-5758

INTERACTIVE TEAM TRAINING 1135 E ARQUES AVE. SUNNYVALE, CA

ROOM NAME -

ROOM NAME

ALIGN

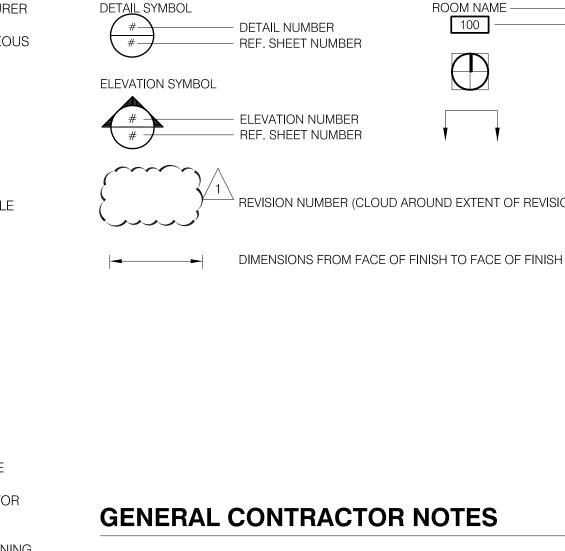
- ROOM NUMBER

NORTH ARROW

ABBREVIATIONS

MANUFACTURER F.E. ABOVE FIRE MINIMUM MISC. FINISHED EXTINGUISHER MISCELLANEOUS FLOOR MOISTURE **ALTERNATE EXTINGUISHER RESISTANT** ALUMINUM MOUNTED APPROXIMATE FIRE HOSE MW MICROWAV **ARCHITECTURA** CABINET NEW NOT IN N.I.C. CONTRACT FLOOR BUILDING BLOCKING FLASHING NUMBER **BOTTOM OF** NON-RATED N.R. NOT TO SCALE N.T.S. CONCRETE O.C. ON CENTER O.C.E.W. ON CENTER F.O.S. **EACH WAY** CODE OPN'G. OPENING CENTERLINE FTG. OPPOSITE OPP. PLATE CEILING **FURRING** PLAM. PLASTIC GAUGE LAMINATE CONCRETE GALV. GALVANIZED **GROUND FAULT** PLYWD. PLYWOOD CONC. CONCRETE PTD. PAINTED CONN. CONNECTION **HOLLOW CORE** CORR. HANDICAP PTN. PARTITION CORRIDOR QUANTITY CONT. CONTINUOUS QTY. HARDWOOD RAD. RADIUS CARPET **HARDWARE** RECP. RECEPTACLE CENTER HOLLOW METAL REFERENCE DOUBLE HOUR REFR. HT. REFRIGERATOR DRINKING HEIGHT REM. REMAIN FOUNTAIN REQ'D. REQUIRED DETAIL DIAMETER INSUL. INSULATION R.O. ROUGH OPENING RM. ROOM DIMENSION **INTERIOR** S.C. SOLID CORE DOWN **JANITOR** JOINT SECT. SECTION DRAWING KURIOUS DESIGN SHT. SHEET **EXISTING** KDS SPEC. SPECIFICATION LAMINATE ELECTRICAL SQUARE FEET POUND STAIN GRADE ELEVATION LOCATION EQUAL EQUIP. EQUIPMENT MAX. MAXIMUM STEEL MFR. MANUFACTURER STOR. STORAGE EXISTING TO ST. STL. STAINLESS STEEL MECHANICAL MED. STORAGE EACH WAY MEDIUM STOR. E.W. MET. SUSP. **EXTERIOR** METAL SUSPENDED

SYMBOLS



TELEPHONE

GENERAL CONTRACTOR NOTES

DETAIL NUMBER

REF. SHEET NUMBER

ELEVATION NUMBER

REF. SHEET NUMBER

THE CONTRACTOR SHALL BE RESPONSIBLE FOR MEETING THE PROJECT SCHEDULE. PRIOR TO START OF THE PROJECT, THE CONTRACTOR SHALL VERIFY LEAD TIMES OF MATERIALS AND SPECIAL ORDER ITEMS TO ASSURE AVAILABILITY TO MEET THE PROJECT SCHEDULE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MONITORING THE PROGRESS OF THE WORK AND INFORMING KDS AND THE BUILDING OWNER IMMEDIATELY OF ANY POTENTIAL DELAYS. WITHIN TWO WEEKS OF PROJECT AWARD THE CONTRACTOR SHALL PROVIDE A SUBMITTAL SCHEDULE OF ALL REQUIRED SUBMITTALS TO KDS.

REVISION NUMBER (CLOUD AROUND EXTENT OF REVISION)

GENERAL NOTES

- 1. DETAILS SHALL TAKE PRECEDENCE OVER GENERAL FLOOR PLANS.
- 2. DIMENSIONS INDICATED IN CONTRACT DOCUMENTS SHALL GOVERN. DO NOT SCALE DRAWINGS.
- 3. THE USE OF THE WORD "PROVIDE" IN CONNECTION WITH ANY ITEM SPECIFIED IS INTENDED TO MEAN THAT SUCH SHALL BE FURNISHED, INSTALLED, AND CONNECTED, WHERE SO REQUIRED, EXCEPT AS NOTED OTHERWISE.
- 4. GENERAL NOTES, SPECIFIC NOTES AND SPECIFICATIONS APPEARING ON OTHER SHEETS ARE APPLICABLE TO ALL CONDITIONS.
- 5. ANY UNITS WEIGHING MORE THAN 400 LBS. OR 4'-0" IN HEIGHT REQUIRES EQUIPMENT ANCHORING DETAILS AND CALCULATIONS TO BE SUBMITTED TO THE CITY OF SUNNYVALE FOR APPROVAL.

KDS HAS PREPARED THESE DOCUMENTS ONLY FOR THE IMPROVEMENTS AND CONSTRUCTION

DISCLAIMER:

IN USE OR OCCUPANT LOAD.

NOTED, INDICATED OR SHOWN AS "NEW" WORK, AND ASSUMES NO LIABILITY FOR ALL OTHER CONSTRUCTION, MATERIALS OR EQUIPMENT NOTED, INDICATED OR SHOWN AS "EXISTING" OR AS PROVIDED "BY OTHERS". UNLESS OTHERWISE INDICATED OR NOTED ON THESE DOCUMENTS, KDS HAS NEITHER CHECKED NOR VERIFIED THE STRUCTURAL INTEGRITY QUALITY OF CONSTRUCTION, ACCESSIBILITY TO, EGRESS FROM, OR DESIGN OF THE EXISTING CONSTRUCTION OR ANY OTHER WORK NOT INCLUDED AS PART OF THE IMPROVEMENTS SPECIFIED, DETAILED OR SHOWN ON THESE DOCUMENTS. REPRESENTATIONS OF EXISTING CONDITIONS ARE MADE WITH THE BEST KNOWLEDGE AVAILABLE AND ARE TO BE FIELD VERIFIED BY THE GENERAL CONTRACTOR WHEN IN QUESTION. KDS'S SURVEY OF EXISTING ACCESSIBILITY CONDITIONS HAS BEEN PERFORMED FOR THE RELATIVE DEGREE OF COMPLIANCE ONLY, AS STIPULATED BELOW FOR THE REFERENCED PROJECT. AS THE WORK IS PRE-EXISTING, AND KDS IS NOT THE ARCHITECT OF RECORD, KDS SHALL NOT BE HELD LIABLE FOR ANY WORK RELATING TO EXISTING ACCESSIBILITY REQUIREMENTS, AND NOT BE SUBJECT TO PROSECUTION FOR ELEMENTS WHICH ARE BELIEVED BY US OR OTHERS TO BE NON- COMPLIANT. OUR SURVEY AND STATEMENTS O COMPLIANCE IN NO WAY ABSOLVES THE ARCHITECT OF RECORD OF THE RESPONSIBILITIES AND LIABILITIES IMPLIED THEREIN FOR THE WORK IN PLACE. NOR DOES THIS SURVEY IN ANY WAY IMPLY THAT ANY ELEMENT IN FACT COMPLIES WITH THE INTERPRETATIONS OF ACCESSIBILITY REQUIREMENTS BY ANY AND ALL REVIEWING PARTIES OR AGENCIES. THE AMERICANS WITH DISABILITIES ACT (ADA) REQUIRES REMOVAL OF ARCHITECTURAL BARRIERS IN EXISTING FACILITIES WHERE SUCH REMOVAL IS READILY ACHIEVABLE. THE DEFINITION OF "READILY ACHIEVABLE" CONTAINED IN THE ADA IS FLEXIBLE AND SUBJECT TO INTERPRETATION ON A CASE-BY-CASE BASIS. THE ADA FURTHER PROVIDES THAT ALTERATIONS TO A FACILITY MUST BE MADE IN SUCH A MANNER THAT, TO THE MAXIMUM EXTENT FEASIBLE, THE ALTERED PORTIONS OF THE FACILITY ARE READILY ACCESSIBLE TO AND BY INDIVIDUALS WITH DISABILITIES. KDS HAS USED ITS BEST PROFESSIONAL JUDGMENT TO INTERPRET APPLICABLE ADA REQUIREMENTS AND OTHER FEDERAL, STATE AND LOCAL ACCESSIBILITY RULES, CODES, ORDINANCES AND REGULATIONS AS THEY APPLY TO THE PROJECT. HOWEVER, THE REQUIREMENTS OF ADA WILL BE SUBJECT TO VARIOUS AND POSSIBLY CONTRADICTORY INTERPRETATIONS. KDS CANNOT AND DOES NOT WARRANT OR GUARANTEE THAT THE PROJECT WILL COMPLY WITH ALL INTERPRETATIONS OF THE ADA REQUIREMENTS AND/OR THE REQUIREMENTS OF OTHER FEDERAL. STATE AND LOCAL LAWS. RULES, CODES, ORDINANCES AND REGULATIONS AS THEY APPLY TO THE PROJECT. IN ADDITION, THE CALIFORNIA STATE BUILDING CODE ALLOWS NON-COMPLIANT FEATURES TO REMAIN IN PLACE UNDER PRESCRIBED CONDITIONS AND UNDER THE PROVISIONS CONTAINED IN THE CALIFORNIA BUILDING CODE UNDER "UNREASONABLE HARDSHIP" AND AS APPROVED. BY THE CHIEF BUILDING OFFICIAL. AS SUCH, KDS SHALL NOT BE HELD RESPONSIBLE TO ASCERTAIN WHICH THESE ARE AND WHICH NON-COMPLIANT ELEMENTS WOULD REQUIRE RETROFITTING TO MEET COMPLIANCE REQUIREMENTS. THE EXITING LOADS INDICATED ON THESE DOCUMENTS REFLECT THE JUDGEMENT OF KDS AND ARE BASED UPON THE BEST KNOWLEDGE AND INFORMATION AVAILABLE AT THE TIME THESE DOCUMENTS WERE PREPARED. IF DUE TO FACTORS UNKNOWN TO KDS, THE USE OR OCCUPANT LOAD OF THE SPACES DOES NOT CONFORM TO THOSE INDICATED ON THESE DOCUMENTS. KDS IS

NOT TO BE HELD LIABLE FOR ACTIONS OR EVENTS THAT TRANSPIRE AS A RESULT OF THE CHANGES

PROJECT DESCRIPTION

- REQUEST FOR INTERACTIVE TEAM TRAINING, LLC TO OPERATE IN EXISTING INDUSTRIAL BUILDING.
- NO EXISTING EXTERIOR BUILDING MODIFICATION IS PROPOSED.
- EXISTING PARKING TO REMAIN. ADDITION OF NEW PARKING STALLS IN BACK OF EXISTING
- ADDITION OF NEW TRASH ENCLOSURE NEW INTERIOR PLAYROOM ARE PROPOSED FOR USE OF CORPORATE TEAM BUILDING EVENTS AS DESCRIBED BELOW.

BUSINESS OPERATION

THE STANDARD OPERATIONS ARE THAT CORPORATE GROUPS MUST BOOK RESERVATIONS IN ADVANCE THROUGH A WEBSITE OR BY PHONE. NO WALK IN CUSTOMERS ARE ALLOWED AT THE FACILITY. EACH GAME ROOM PLAY AREA IS PRIVATE CORPORATE BOOKING EVENTS. NO INDIVIDUAL PLAYER BOOKING ARE ALLOWED. THIS ALLOWS MOST CUSTOMERS TO CARPOOL

HOURS OF OPERATION:

- OUR PLANNED HOURS OF OPERATIONS ARE THE FOLLOWING
- SATURDAY AND SUNDAY 12:00 PM 10:00 PM WEDNESDAY THROUGH FRIDAY 2:00 PM - 10:00 PM

TO OUR FACILITY BECAUSE THEY CAN PLAN AHEAD

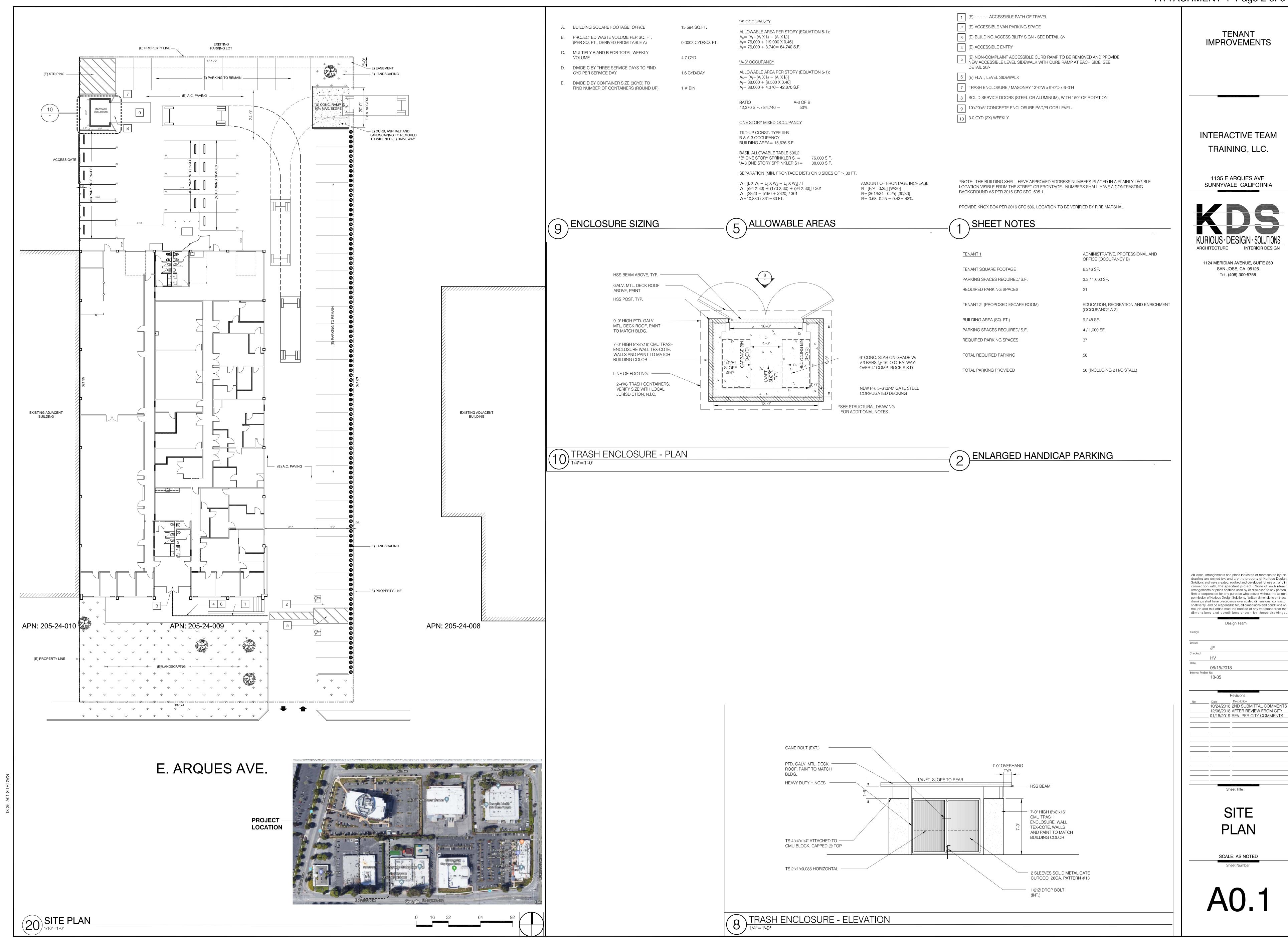
drawing are owned by, and are the property of Kurious Design Solutions and were created, evolved and developed for use on, and in connection with, the specified project. None of such ideas arrangements or plans shall be used by or disclosed to any person firm or corporation for any purpose whatsoever without the writter permission of Kurious Design Solutions. Written dimensions on these drawings shall have precedence over scaled dimensions; contractor shall verify, and be responsible for, all dimensions and conditions on dimensions and conditions shown by these drawings

All ideas, arrangements and plans indicated or represented by this

Internal Project No. 18-35 <u> 10/24/2018 2ND SUBMITTAL COMMENTS</u> 12/06/2018 AFTER REVIEW FROM CITY 01/18/2019 REV. PER CITY COMMENTS 01/28/2019 REV. 2 ADDITIONAL COMMEN

COVER

SCALE: AS NOTED





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12/06/2018 AFTER REVIEW FROM CITY 01/18/2019 REV. PER CITY COMMENTS 01/28/2019 REV. 2 ADDITIONAL COMMENT