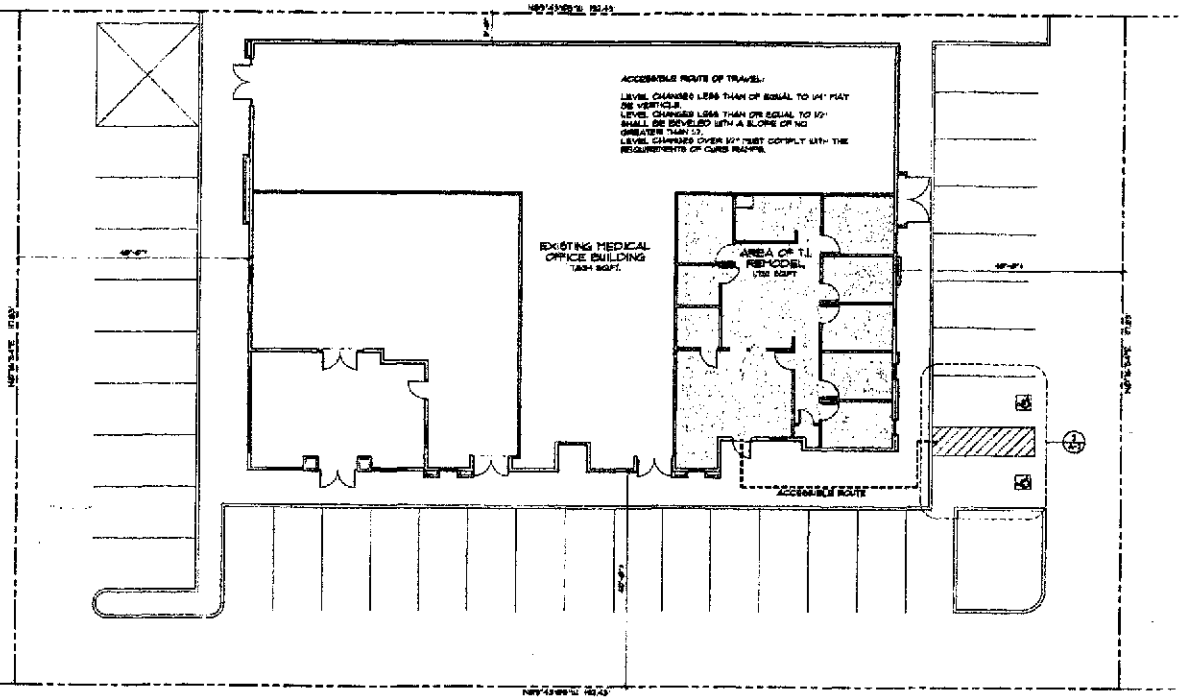
SANTEE MEDICAL BUILDING
8772 CUYAMACA STREET, SANTEE, CALIFORNIA

SITE PLAN

1" = 10'-0"



ACCESSIBILITY NOTES:
PROVIDE SIGNS DISPLAYING THE INTERNATIONAL SYMBOL OF ACCESSIBILITY AT EVERY PRIMARY PUBLIC ENTRANCE AND AT EVERY MAJOR JUNCTION ALONG OR LEADING TO AN ACCESSIBLE ROUTE OF TRAVEL. SIGNS SHALL INDICATE THE DIRECTION TO ACCESSIBLE BUILDING ENTRANCES AND SHALL COMPLY WITH SECTION 11B-703 OF THE CBC.

ALL BUILDING ENTRANCES THAT ARE ACCESSIBLE SHALL BE IDENTIFIED WITH AT LEAST ONE STANDARD SIGN AND WITH ADDITIONAL DIRECTIONAL SIGNS AS REQUIRED, TO BE VISIBLE TO PERSONS ALONG APPROACHING PEDESTRIAN PATHS.

PARKING NOTES:
EACH PARKING SPACE RESERVED FOR PERSONS WITH DISABILITIES SHALL BE IDENTIFIED BY A REFLECTORIZED SIGN PERMANENTLY POSTED IMMEDIATELY ADJACENT TO AND VISIBLE FROM EACH STALL OR SPACE, CONSISTING OF A PROFILE VIEW OF A WHEELCHAIR WITH OCCUPANT IN A WHITE ON DARK BLUE BACKGROUND. THE SIGN SHALL NOT BE SMALLER THAN 60 SQUARE INCHES IN AREA AND, WHEN IN A PATH OF TRAVEL, SHALL BE POSTED AT A MINIMUM HEIGHT OF 80" FROM THE BOTTOM OF THE SIGN TO THE PARKING FINISHED GRADE.

VAN ACCESSIBLE PARKING SPACES SHALL HAVE AN ADDITIONAL SIGN STATING "VAN ACCESSIBLE" MOUNTED BELOW THE SYMBOL OF ACCESSIBILITY. MAINTAIN 80" HEIGHT.

AN ADDITIONAL SIGN SHALL BE POSTED, IN A CONSPICUOUS PLACE, AT EACH ENTRANCE TO OFF-STREET PARKING FACILITIES, OR IMMEDIATELY ADJACENT TO AND VISIBLE FROM EACH STALL OR SPACE. THE SIGN SHALL NOT BE LESS THAN 17"x22" IN SIZE WITH LETTERING NOT LESS THAN 1" IN HEIGHT, WHICH CLEARLY AND CONSPICUOUSLY STATES THE FOLLOWING:
"UNAUTHORIZED VEHICLES PARKED IN DESIGNATED ACCESSIBLE SPACES NOT DISPLAYING DISTINGUISHING PLACARDS OR LICENSE PLATES ISSUED FOR PERSONS WITH DISABILITIES MAY BE TOWED AWAY AT OWNERS EXPENSE. TOWED VEHICLES MAY BE RECLAIMED AT _____ OR BY TELEPHONING _____"
BLANK SPACES ARE TO BE FILLED IN WITH APPROPRIATE INFORMATION AS A PERMANENT PART OF THE SIGN.

This set of plans and specifications must be kept on the job site at times work is underway and is subject to inspection by City of Santee Building Division.

APPROVED DM DATE 8-15-12

The stamping of the plans and specifications SHALL NOT be held to permit or to be an approval of the violation of any provisions of any City ordinances or State law. Occupancy of structure(s) is not permitted until final approval is granted by all applicable departments.

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PROJECT TEAM

OWNER: RANCHO PACIFIC INVESTMENTS, LLC
3848 FIFTH AVE. SUITE E
SAN DIEGO, CA 92103

ARCHITECT: JON STEINHILBER
833 S. VINEWOOD STREET
ESCONDIDO, CA 92025
(760) 741-9091

MEP ENGINEER: ATTEN CONSULTING ENGINEERS
P.O. BOX 99579
AREA, CA 92039
(619) 163-9348

PROJECT DATA

SCOPE OF WORK:
THE SCOPE OF WORK FOR THIS PROJECT IS A 1,732 SQFT. TENANT IMPROVEMENT IN THE EXISTING SANTEE MEDICAL BUILDING AT 8772 CUYAMACA STREET IN SANTEE.

ASSESSOR'S PARCEL NUMBER:
384-160-46

ZONING:
CP

NUMBER OF STORIES:
1

TYPE OF CONSTRUCTION:
V-B

OCCUPANCY TYPE:
B

FIRE SPRINKLERS:
NONE

LOT SIZE:
72,614 SQFT.

SQUARE FOOTAGE CALCULATIONS:
EXISTING TOTAL BUILDING AREA: 7,634 SQFT.
AREA OF TENANT IMPROVEMENT: 1,732 SQFT.

OCCUPANT LOAD:
1,732 SQFT. / 150 SQFT. PER OCCUPANT = 11 OCCUPANTS

ABBREVIATIONS

&	AND	⊥	CENTERLINE	EXT	EXTERIOR	INSUL	INSULATION	FPMF	FIRE PUMP MANUFACTURER RECOMMENDATIONS/ INSTRUCTIONS	SHWR	SHOWER	UU	UTH		
∡	ANGLE	CLG	CEILING	EXIST	EXISTING	INT	INTERIOR	PCC	PORTLAND CEMENT CONCRETE	SPECS	SPECIFICATIONS	SC	WATER CLOSET		
AC	ASPHALT	CLR	CLEAR	EXTEN	EXTENSION	JST	JOIST			SQ FT	SQUARE FEET	WP	WATERPROOF		
ADA	AMERICAN DISABILITIES ACT	COL	COLUMN							SQ IN	SQUARE INCH	WR	WATER RESISTANT		
		CONC	CONCRETE	FD	FLOOR DRAIN	LTG	LIGHTING	PL	PLATE	STA	STATION	UNH	WELDED WIRE MESH		
ADJ	ADJUSTABLE	CONC	CONCRETE MASONRY UNIT	FE	FIRE EXTINGUISHER			PR	PAIR	STD	STANDARD				
ADJAC	ADJACENT	CTU		FF	FINISH FLOOR	MAX	MAXIMUM	PSI	POUNDS PER SQUARE INCH	STL	STEEL				
AE	ADDITIVE ESTIMATE			FH	FIRE HYDRANT	MECH	MECHANICAL			STRUCT	STRUCTURAL				
AFG	ABOVE FINISH GRADE	CONT	CONTINUOUS	FLUOR	FLUORESCENT	MTL	METAL	PROP	PROPERTY	SUBFLR	SUB FLOOR				
				FL	FLOW LINE	MANUF	MANUFACTURER	R	ROUND	SUB	SUBMITTAL				
ALUM	ALUMINUM	DTL	DETAIL	FLG	FLASHING	HN	HANDLE			SYM	SYMMETRICAL				
ALT	ALTERNATE	DF	DRINKING FOUNTAIN	FLR	FLOOR	HM	HARDWOOD	RAD	RADIUS	SYS	SYSTEM				
ARCH	ARCHITECT	DIA	DIAMETER	FOM	FACE OF MASONRY	HO	HARDWOOD OPENINGS	RAF	RAFTER						
		DIM	DIMENSION	FOS	FACE OF STUD	MISC	MISCELLANEOUS	REQ'S	REQUIREMENTS	TEL	TELEPHONE				
BLDG	BUILDING	DR	DOOR	FT	FEET OR FOOT	MLDG	MOLDING	REF	REFERENCE	THK	THICK				
BLKG	BLOCKING	DS	DOWNSPOUT	FTG	FOOTING	MTD	MOUNTED	REFRIG	REFRIGERATOR	TOW	TOP OF WALL				
BM	BEAM	DW	DRYWALL					REINF	REINFORCED	TP	TO LET PAPER				
BN	BOUNDARY NAIL	DWG'S	DRAWINGS	G	GAS	#	NUMBER	REQ'D	REQUIRED	TS	TUBULAR STEEL				
BOT	BOTTOM	DUL	DOUBL	GA	GAGE					TYP	TYPICAL				
BTUH	BRITISH THERMAL UNIT			GALV	GALVANIZED	NIC	NOT IN CONTRACT								
		EA	EACH	GI	GALVANIZED IRON	NTS	NOT TO SCALE	%	PERCENT						
CAULKED	CAULKING	ELEV	ELEVATION					PLURAL							
C.C.	CENTER TO CENTER	EMB	EMBEDMENT	HM	HOLLOW METAL	OC	ON CENTER	SDR	SHOP DWG. REQ'D.						
CPT	CERAMIC TILE PER MANUF.	EQ	EQUAL	HOR	HORIZONTAL	OD	OUTSIDE DIAMETER	SECT	SECTION						
		EW	EACH WAY	HR	HOUR	OPP	OPPOSITE	SHT	SHEET						
						OPT	OPTIONAL	SIL	SILICONE						
								SIM	SIMILAR						

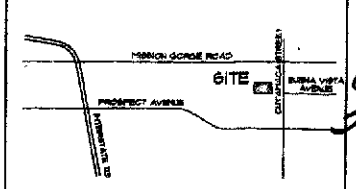
GENERAL NOTES

1. THIS PROJECT SHALL COMPLY WITH:
2016 EDITION OF THE CALIFORNIA BUILDING CODE (CBC)
2016 EDITION OF THE CALIFORNIA ELECTRICAL CODE (CEC)
2016 EDITION OF THE CALIFORNIA MECHANICAL CODE (CMC)
2016 EDITION OF THE CALIFORNIA PLUMBING CODE (CPC)
2016 EDITION OF THE CALIFORNIA FIRE CODE (CFC)
2016 EDITION OF THE CALIFORNIA ENERGY EFFICIENCY STANDARDS.

2. THE CONTRACTOR AND/OR SUBCONTRACTOR SHALL CAREFULLY STUDY AND COMPARE ALL DRAWINGS, DATA, DIMENSIONS, SPECS, AND EXISTING SITE CONDITIONS BEFORE PROCEEDING WITH ANY WORK, AND REPORT TO THE ARCHITECT ANY ERROR, INCONSISTENCY, OR OMISSION HE/SHE MAY DISCOVER.

VICINITY MAP

N.T.S.



ALL DRAWINGS AND WRITTEN MATERIAL APPEARING HEREIN CONSTITUTE THE ORIGINAL AND UNPUBLISHED WORK OF THE ARCHITECT AND THE SAME MAY NOT BE DUPLICATED, USED OR DISCLOSED WITHOUT THE WRITTEN CONSENT OF THE ARCHITECT

JON STEINHILBER
ARCHITECT

SANTEE MEDICAL BUILDING
8772 CUYAMACA STREET, SANTEE, CA 92071

REVISIONS
PLANCK 8/3/12

RECEIVED
AUG 03 2012
Dept. of Development Services
City of Santee

STAMP
C-38810

Number II
JT 1/10-12
A-02

DATE
JOB NO.
SHEET

TS-1
TITLE SHEET AND SITE PLAN