



CONSULTING AGREEMENT

REVISIONS

NO.	DATE	DESCRIPTION
01/22/01	01/22/01	FINAL SUBMISSION
01/22/01	01/22/01	REVISED SUBMISSION

- FLOOR PLAN NOTES**
1. Demolish existing wall.
 2. Remove existing door, Frame 1 patch.
 3. Casework to 9'5".
 4. Sprayer spray with 60" height.
 5. Provide blocking for possible future 1" x 4" end for possible future grab bars at 15.5" to 18" A.F.F.
 6. Cut and decrease size for 2x2 and 2x4 main, scope to drain.
1. Ceramic tile walls to ceiling.
 2. Existing fire riser.
 3. New 6" plumbing wall.

ERIKSSON TILE
Interior Impymts

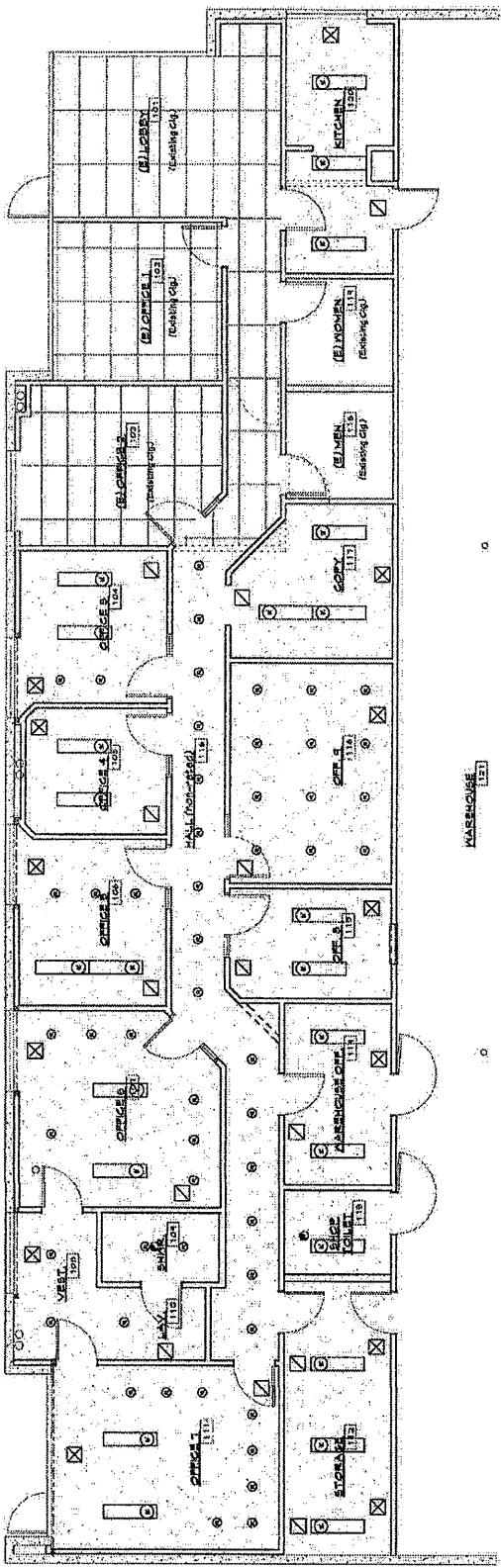
Project Address:
 400 Spectrum Circle
 Oakland, CA

CEILING FLOOR PLAN
PARTIAL FLOOR PLAN

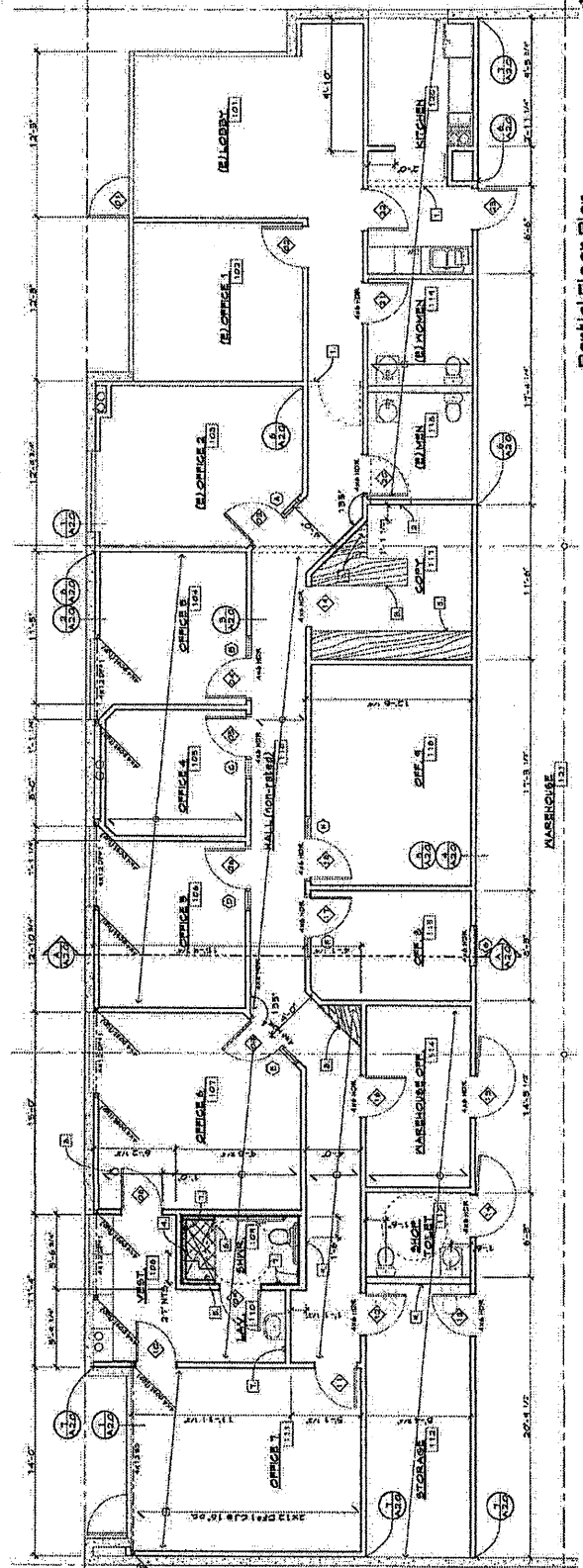
REVISIONS

NO.	DATE	DESCRIPTION
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A11.1



Reflected Ceiling Plan
 Scale: 1/4" = 1'-0"



Partial Floor Plan
 Scale: 1/4" = 1'-0"



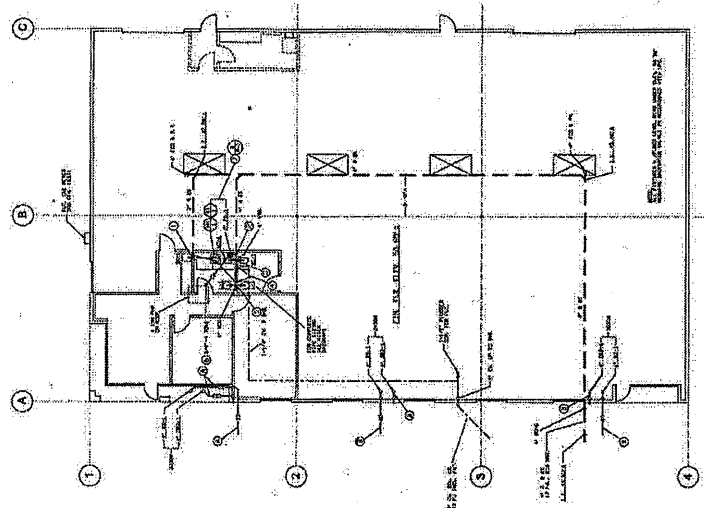
01/01/2010
 STATE OF CALIFORNIA
 MECHANICAL
 LICENSE NO. 10000
 ENGINEER
 JAMES W. HARRIS
 2025
 2025
 2025

G.K. Development LLC
 3132 Via Colinas #100
 Westlake Village CA 91362

G.K. Development LLC
 3450 Camino Del Sol
 Los 11, 12, 13 & 15 of McInnes Ranch
 400, 410 & 420 Spectrum CR
 Oxnard CA

PLUMBING
 PLAN

BUILDING 'E' FLOOR PLAN



WATER PIPE SIZING CHART (BMS-86)

PIPE SIZE (IN)	MAXIMUM FLOW (GPM)	MAXIMUM VELOCITY (FT/SEC)
1/2"	2.0	2.4
3/4"	3.0	3.6
1"	4.0	4.8
1 1/4"	6.0	7.2
1 1/2"	8.0	9.6
2"	12.0	14.4
2 1/2"	18.0	21.6
3"	24.0	28.8
4"	36.0	43.2
6"	54.0	64.8
8"	72.0	86.4
10"	90.0	108.0
12"	108.0	129.6

NOTE: THIS CHART IS BASED ON THE ASSUMPTIONS OF 100 PSI WATER PRESSURE AND 200 PSI WATER TEMPERATURE. THE VELOCITY LIMITS ARE BASED ON THE ASSUMPTIONS OF 100 PSI WATER PRESSURE AND 200 PSI WATER TEMPERATURE. THE FLOW LIMITS ARE BASED ON THE ASSUMPTIONS OF 100 PSI WATER PRESSURE AND 200 PSI WATER TEMPERATURE.

WATER PRESSURE CALCULATIONS

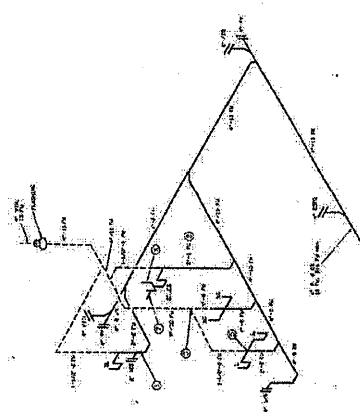
1. DETERMINE THE TOTAL WATER DEMAND AT EACH FLOOR LEVEL.
 2. DETERMINE THE STATIC HEAD AT EACH FLOOR LEVEL.
 3. DETERMINE THE FRICTION LOSS IN THE PIPING SYSTEM.
 4. DETERMINE THE TOTAL HEAD REQUIREMENT AT EACH FLOOR LEVEL.
 5. DETERMINE THE PUMP CAPACITY AND HEAD REQUIREMENT.
 6. DETERMINE THE PIPE SIZES BASED ON THE FLOW AND HEAD REQUIREMENTS.

LEGEND:

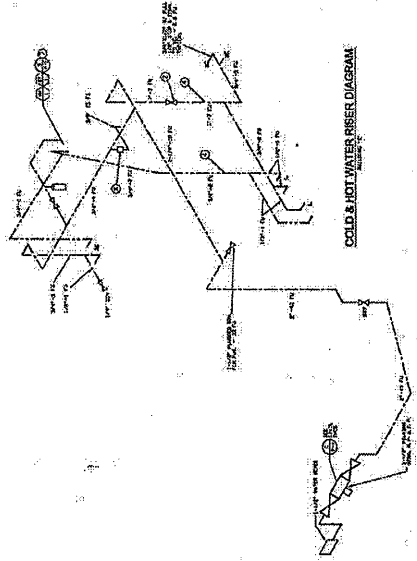
- 1. 1/2" CPVC
- 2. 3/4" CPVC
- 3. 1" CPVC
- 4. 1 1/4" CPVC
- 5. 1 1/2" CPVC
- 6. 2" CPVC
- 7. 2 1/2" CPVC
- 8. 3" CPVC
- 9. 4" CPVC
- 10. 6" CPVC
- 11. 8" CPVC
- 12. 10" CPVC
- 13. 12" CPVC

GENERAL NOTES:

1. ALL PIPING SHALL BE INSTALLED IN ACCORDANCE WITH THE LATEST EDITIONS OF THE PLUMBING CODES AND STANDARDS.
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SOIL, WASTE & VENT RISER DIAGRAM



COLD & HOT WATER RISER DIAGRAM

400
SPECTRUM

LANET / SHAW ARCHITECTS INC.
8885 HOMER STREET
LOS ANGELES, CA 90033
PHONE 310 244-0888

Preliminary Site Plan

G.K. Development LLC
5125 DOLBY DRIVE
WESTLAKE VILLAGES, CA 91362

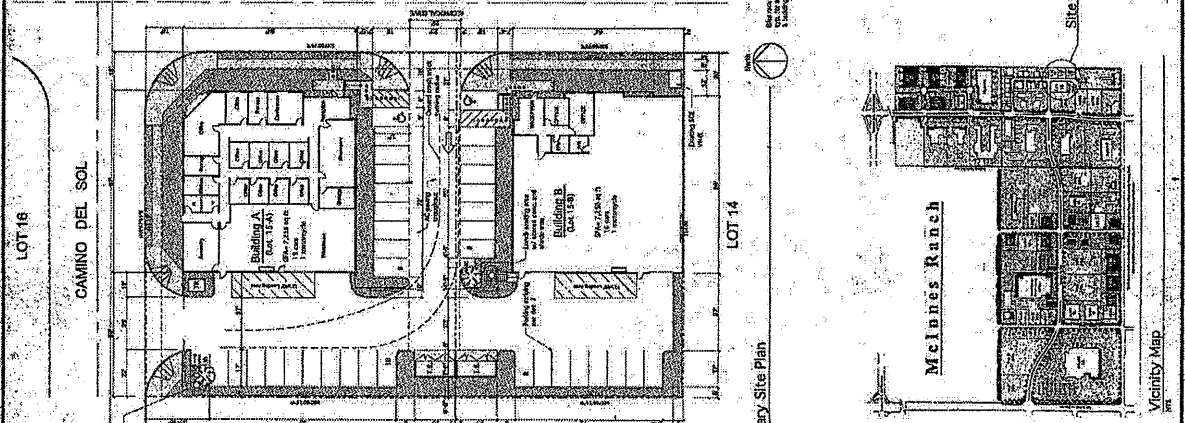
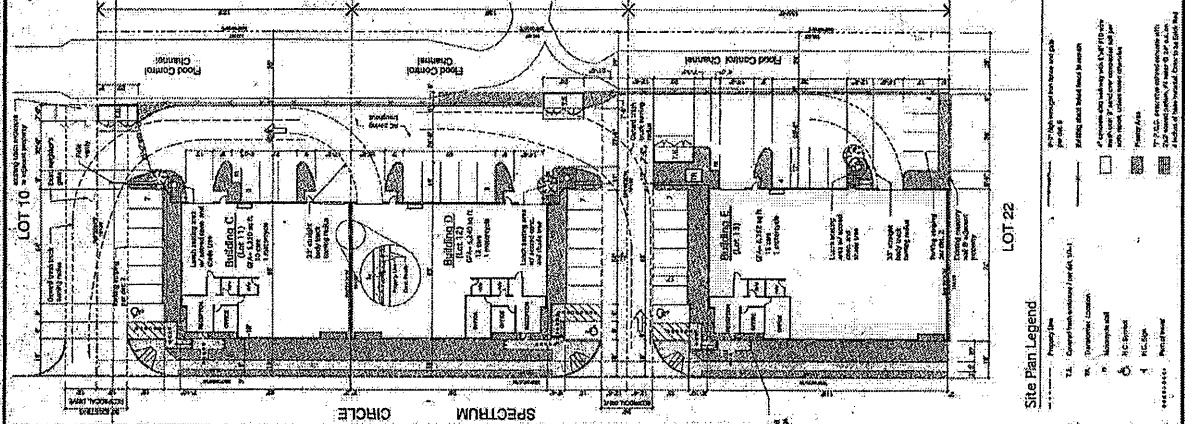
G.K. Development LLC
1401 N. 117th AVE. & LINDBERG DR.
SPRINGFIELD, MA 01104

DATE: 05-10-08
PROJECT: 00111

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

Drawn by: [Name]
Checked by: [Name]
Approved by: [Name]

NOT TO BE USED FOR CONSTRUCTION WITHOUT THE APPROVAL OF THE CITY OF WESTLAKE VILLAGES, CA. 05/10/08



Development Summary

Item	Area (sq ft)	Volume (cu ft)	Notes
Lot 10	10,000	100,000	
Lot 14	10,000	100,000	
Lot 22	10,000	100,000	
Total	30,000	300,000	

Wrought Iron Fence and Gate
SCALE: 1/4" = 1'-0"

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

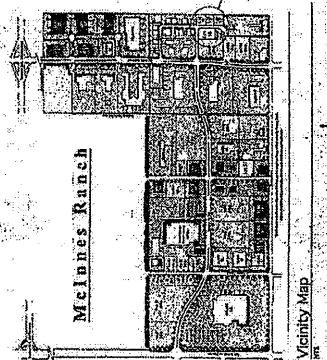
Light Standard
SCALE: 1/4" = 1'-0"

Lunch Seating Area
SCALE: 1/4" = 1'-0"

Trash Enclosure Detail
SCALE: 1/4" = 1'-0"

Development Summary Table:

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Lot 22	10,000	100,000	
Total	30,000	300,000	



- Site Plan Legend**
- TL: Contour Interval (feet) (4, 6, 8, 10, 12)
 - W: Wetlands
 - P: Proposed
 - NC: Not to Construct
 - PL: Planting
 - PR: Proposed
 - ST: Street
 - TR: Temporary
 - UT: Utility
 - VE: Vegetation
 - WA: Water
 - WB: Wetland Buffer
 - WC: Wetland Core
 - WD: Wetland Delineation
 - WE: Wetland Edge
 - WF: Wetland Filling
 - WG: Wetland Grading
 - WH: Wetland Hatching
 - WI: Wetland Inlet
 - WO: Wetland Outlet
 - WP: Wetland Pond
 - WR: Wetland Ridge
 - WS: Wetland Slope
 - WT: Wetland Trench
 - WU: Wetland Upland
 - WV: Wetland Valley
 - WW: Wetland Water
 - WX: Wetland X
 - WY: Wetland Y
 - WZ: Wetland Z