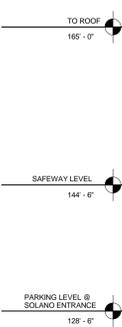


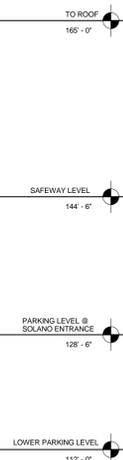


KEYNOTES

- 1 CLEAR GLASS
- 2 SPANDREL GLASS
- 3 CONCRETE SIDEWALKS
- 4 PAINTED STUCCO
- 5 ANODIZED ALUMINUM
- 6 POWDER COATED METAL - SIDING
- 7 POWDER COATED METAL - ROOF
- 8 PRODEMA
- 9 CERAMIC TILE
- 10 PAINT COLORS
- 11 GREEN SCREEN WITH VINES
- 12 PLANTERS BEHIND SCREEN
- 13 ARCHITECTURAL CONCRETE
- 14 PTD MTL TRELLIS



1 ELEVATION - SOLANO AVENUE
3/32" = 1'-0"



2 ELEVATION - CURTIS AVENUE
3/32" = 1'-0"

MATERIALS LEGEND

-  PRODEMA
-  PAINTED PLASTER
BENJAMIN MOORE
GRANT BEIGE - BMHC83
-  PAINTED PLASTER
DUNN EDWARDS
BUNGALOW TAUPE-DE 6172
-  PAINTED PLASTER
DUNN EDWARDS
DESERT GRAY - DEC 760
-  DAL TILE
PORCELAIN
TAUPE WENGE - IF62



PROJECT NAME

SAFeway
 1500 Solano Avenue,
 Albany, CA
 STORE #2869

CURRENT OWNER: SAFeway
 TENANT: SAFeway
 STORE NUMBER: 2869

CONTACT PERSON:
 TODD PARADIS
 5918 STONERIDGE MALL ROAD
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 F) 925.467.3755
 E-MAIL - todd.paradis@safeway.com

ASSESSOR'S PARCEL NUMBER: 65-2639-28-1

CONSULTANTS



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NO.	DATE	ISSUES AND REVISIONS	BY
1.	03.19.2012	PLANNING SUBMITTAL TV/TS	

DRAWN BY: _____ TS

PROJECT NUMBER _____ Project Number
 SHEET TITLE _____

EXTERIOR ELEVATIONS

SHEET NUMBER
A3.0

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1 ELEVATION - SOUTH
3/32" = 1'-0"

KEYNOTES

- 1 CLEAR GLASS
- 2 SPANDREL GLASS
- 3 CONCRETE SIDEWALKS
- 4 PAINTED STUCCO
- 5 ANODIZED ALUMINUM
- 6 POWDER COATED METAL - SIDING
- 7 POWDER COATED METAL - ROOF
- 8 PRODEMA
- 9 CERAMIC TILE
- 10 PAINT COLORS
- 11 GREEN SCREEN WITH VINES
- 12 PLANTERS BEHIND SCREEN
- 13 ARCHITECTURAL CONCRETE
- 14 PTD MTL TRELLIS



2 ELEVATION - NEILSON AVENUE
3/32" = 1'-0"

MATERIALS LEGEND

-  PRODEMA
-  PAINTED PLASTER
BENJAMIN MOORE
GRANT BEIGE - BMHC83
-  PAINTED PLASTER
DUNN EDWARDS
BUNGALOW TAUPE-DE 6172
-  PAINTED PLASTER
DUNN EDWARDS
DESERT GRAY - DEC 760
-  DAL TILE
PORCELAIN
TAUPE WENGE - IF62



PROJECT NAME



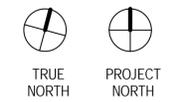
SAFeway
1500 Solano Avenue,
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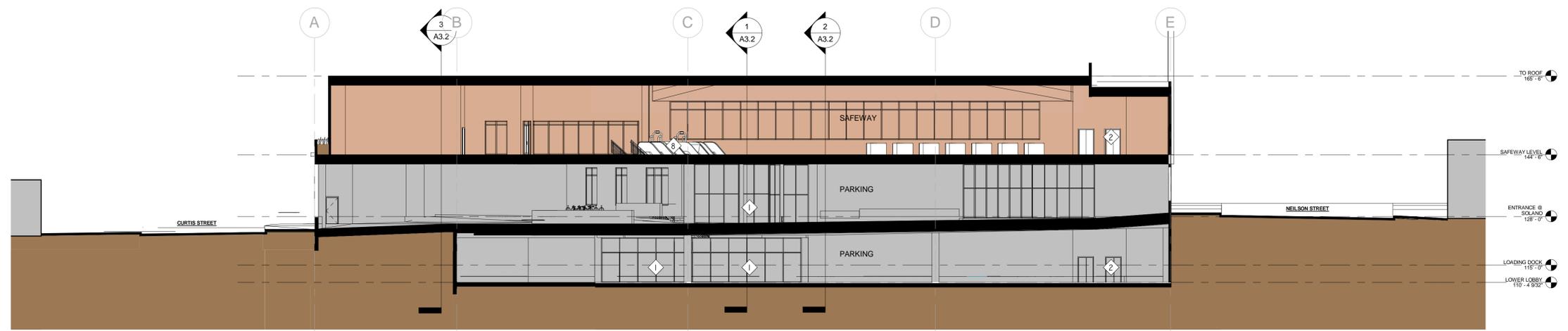
PROJECT NUMBER _____ Project Number
SHEET TITLE _____

EXTERIOR ELEVATIONS

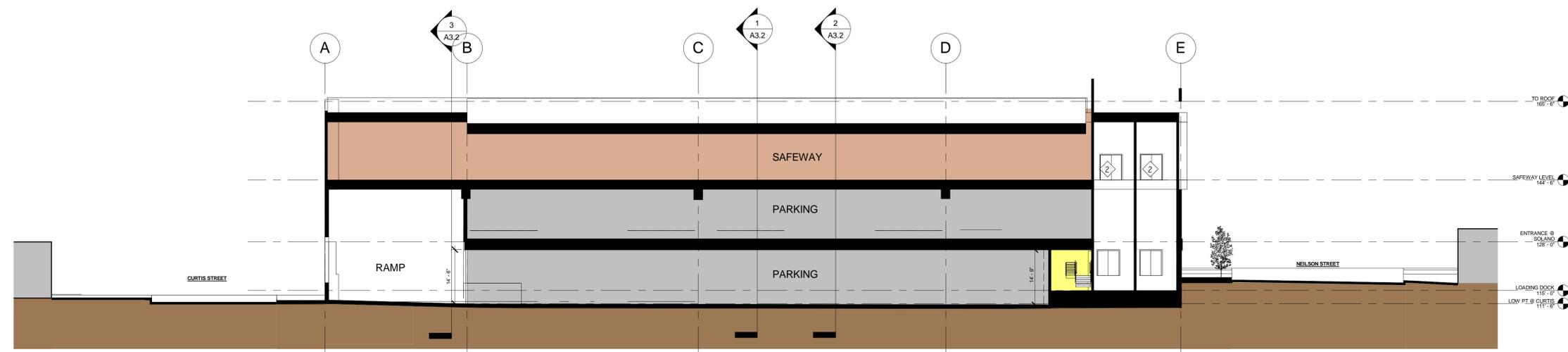
SHEET NUMBER

A3.1

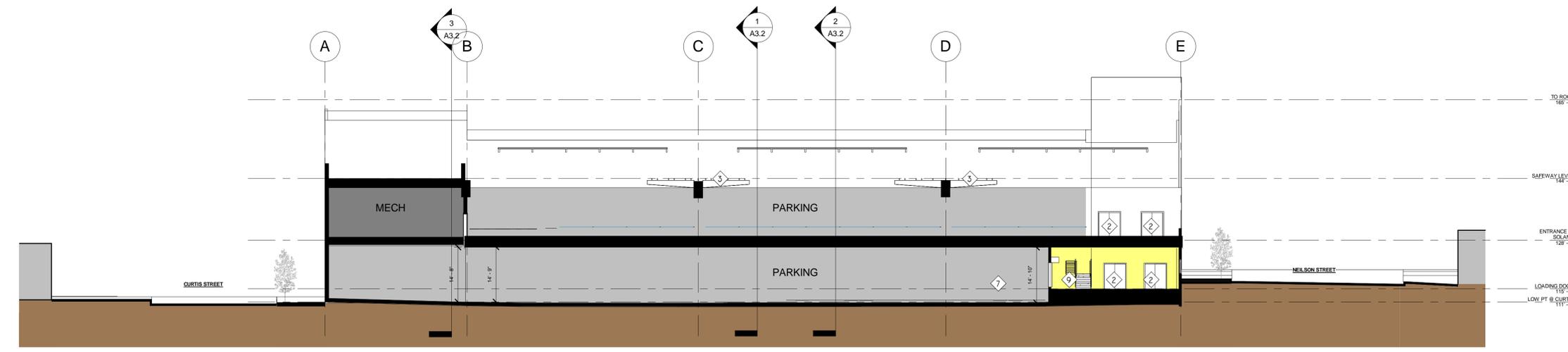
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1 CROSS SECTION AT FRONT DRIVE AISLE
1/16" = 1'-0"



2 CROSS SECTION AT LOADING DOCK
1/16" = 1'-0"



3 CROSS SECTION AT LOADING DOCK 2
1/16" = 1'-0"

KEYNOTES

- 1 STAIR LOBBY
- 2 ELEVATORS
- 3 METAL TRELLIS
- 4 OUTDOOR SEATING AREA
- 5 SHOPPING CART STORAGE
- 6 STRUCTURAL COLUMN
- 7 LOADING
- 8 ESCALATORS AND CARTVEYORS
- 9 LOADING SET-DOWN
- 10 MECH. ROOF EQUIPMENT
- 11 WALL OPENING AT REAR
- 12 ROOF TOP C3 WATER TREATMENT
- 13 NEIGHBORING CONTEXT
- 14 PLANTER AND BENCHES, SLD
- 15 BAMBOO PLANTER AND METAL TRELLIS, SLD
- 16 METAL AWNING
- 17 METAL LOUVER AT STOREFRONT



PROJECT NAME



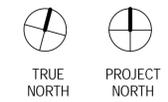
SAFeway
1500 Solano Avenue,
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STORE #2869

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ASSESSOR'S PARCEL NUMBER: 65-2639-28-1

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1. 03.19.2012 PLANNING SUBMITTAL TV/TS

DRAWN BY: TS

PROJECT NUMBER: Project Number
SHEET TITLE

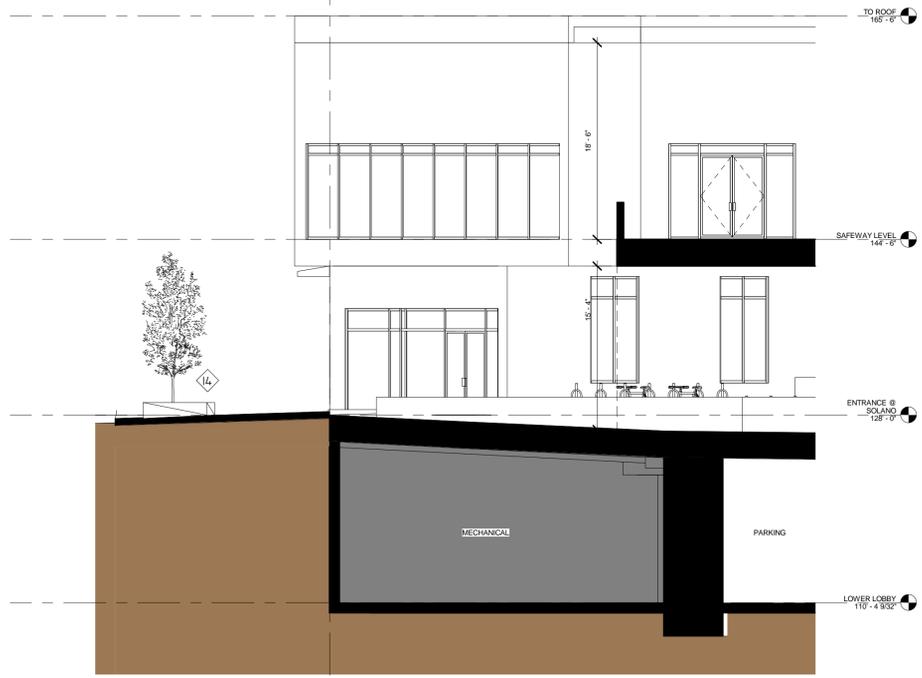
CROSS SECTIONS

SHEET NUMBER
A3.3

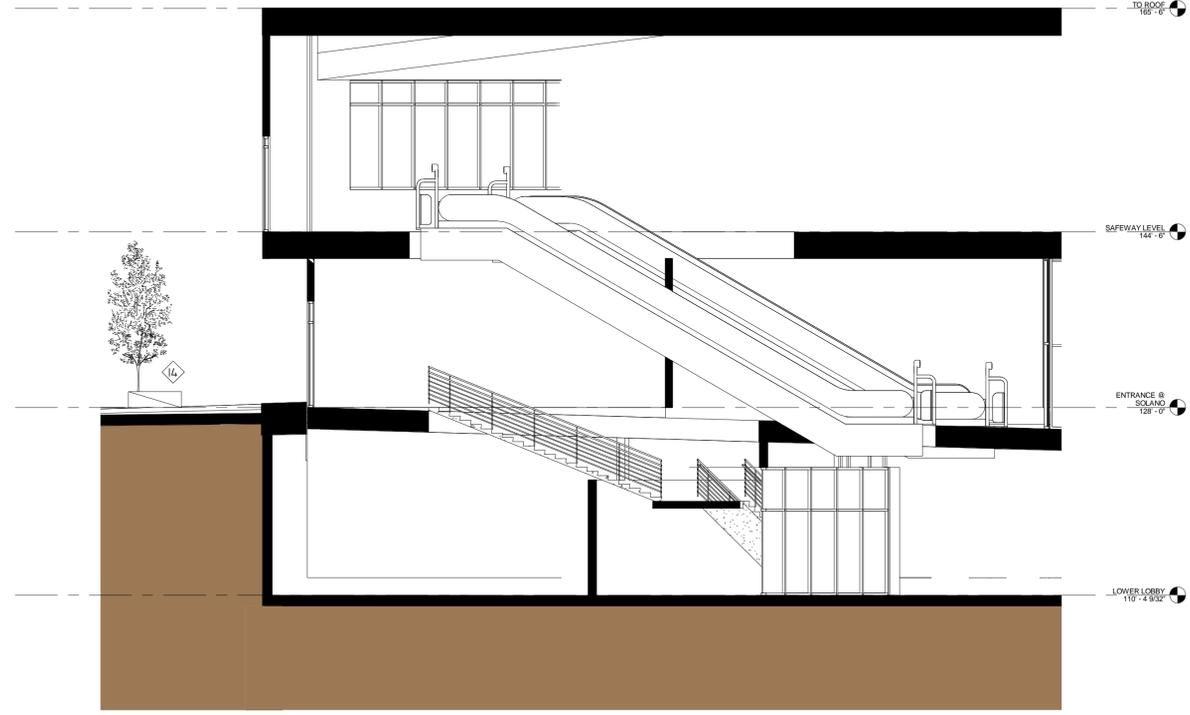
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14

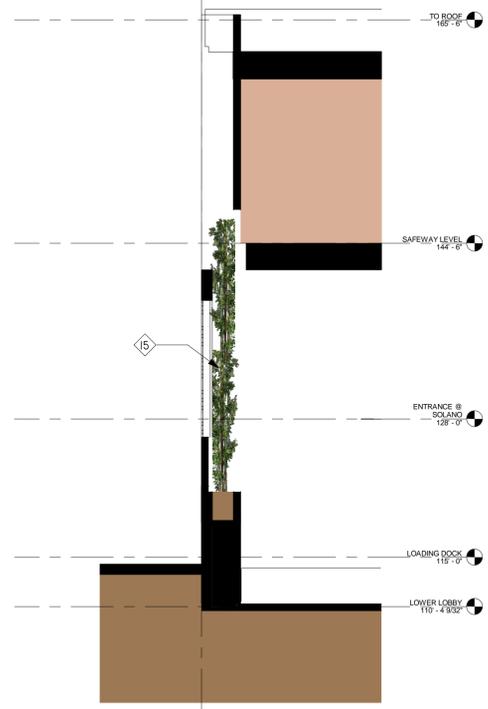


2 ENLARGED SECTION AT SOLANO DRIVEWAY
1/8" = 1'-0"



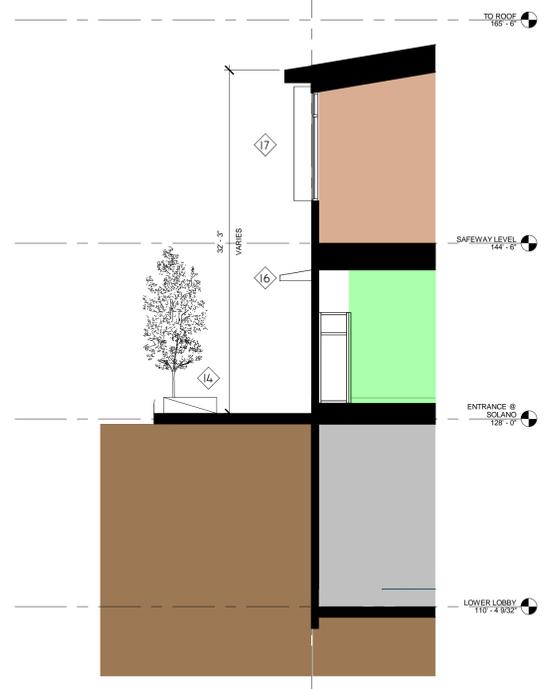
1 LOBBY SECTION
1/8" = 1'-0"

A



4 ENLARGED SECTION AT PLANTER
1/8" = 1'-0"

14



3 ENLARGED SECTION AT SOLANO RETAIL
1/8" = 1'-0"

KEYNOTES

- 1 STAIR LOBBY
- 2 ELEVATORS
- 3 METAL TRELLIS
- 4 OUTDOOR SEATING AREA
- 5 SHOPPING CART STORAGE
- 6 STRUCTURAL COLUMN
- 7 LOADING
- 8 ESCALATORS AND CARTVEYORS
- 9 LOADING SET-DOWN
- 10 MECH. ROOF EQUIPMENT
- 11 WALL OPENING AT REAR
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- 14 PLANTER AND BENCHES, SLD
- 15 BAMBOO PLANTER AND METAL TRELLIS, SLD
- 16 METAL AWNING
- 17 METAL LOUVER AT STOREFRONT



PROJECT NAME



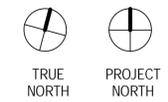
SAFeway
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ASSESSOR'S PARCEL NUMBER: 65-2639-28-1

CONSULTANTS



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PROJECT NUMBER: Project Number
 SHEET TITLE: Number

SECTIONS

SHEET NUMBER

A3.4

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CORNER OF SOLANO AVENUE AND NEILSON STREET



CORNER OF SOLANO AVENUE AND CURTIS STREET



VIEW DOWN SOLANO AVENUE



VIEW OF SOLANO AVENUE



PROJECT NAME



SAFeway

**1500 Solano Avenue,
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ASSESSOR'S PARCEL NUMBER: 65-2639-28-1

CONSULTANTS



TRUE
NORTH



PROJECT
NORTH

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PROJECT NUMBER Project Number

SHEET TITLE

PERSPECTIVES

SHEET NUMBER

A4.0

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11/19/2012 1:31:02 PM



OUTDOOR SEATING AREA



VESTIBULE ENTRY WITH SKYLIGHT



SECTION 1 THROUGH VESTIBULE AND PARKING LEVELS



SECTION 2 THROUGH VESTIBULE, ESCALATORS, AND CARTVEYORS



PROJECT NAME



SAFeway

1500 Solano Avenue,
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TRUE NORTH



PROJECT NORTH

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DRAWN BY: TS

PROJECT NUMBER Project Number

SHEET TITLE

PERSPECTIVES

SHEET NUMBER

A4.1

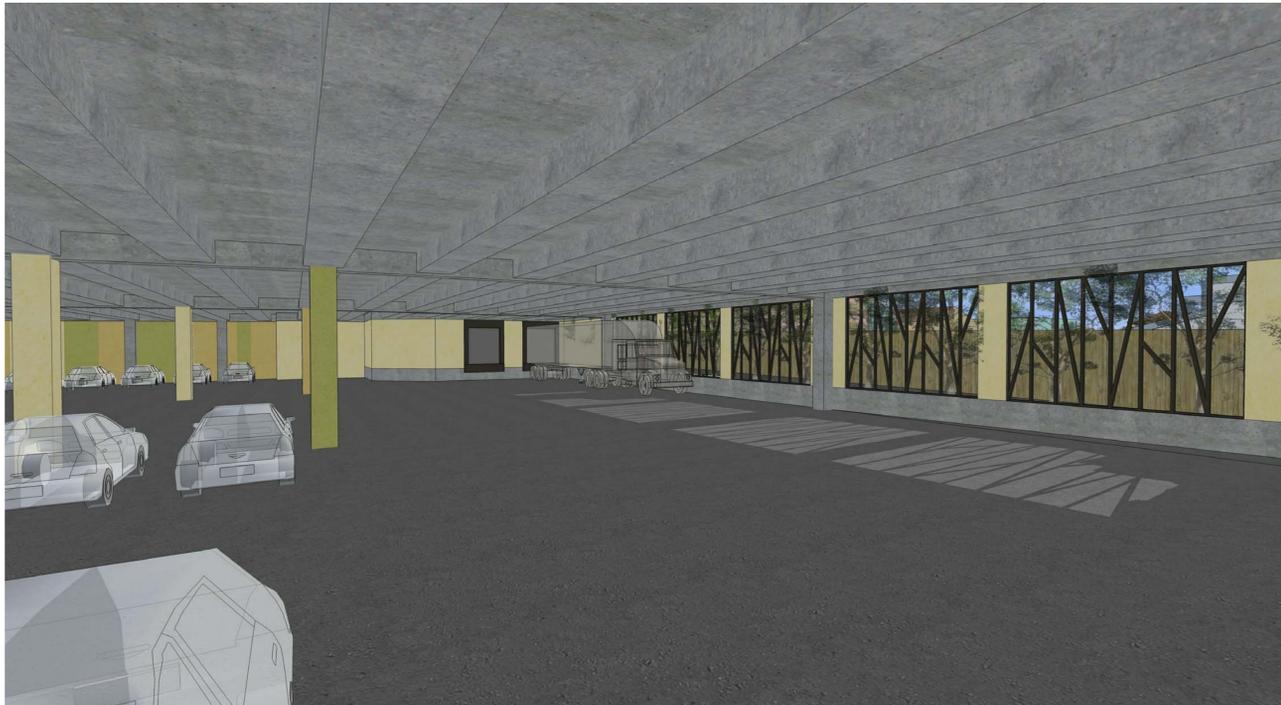
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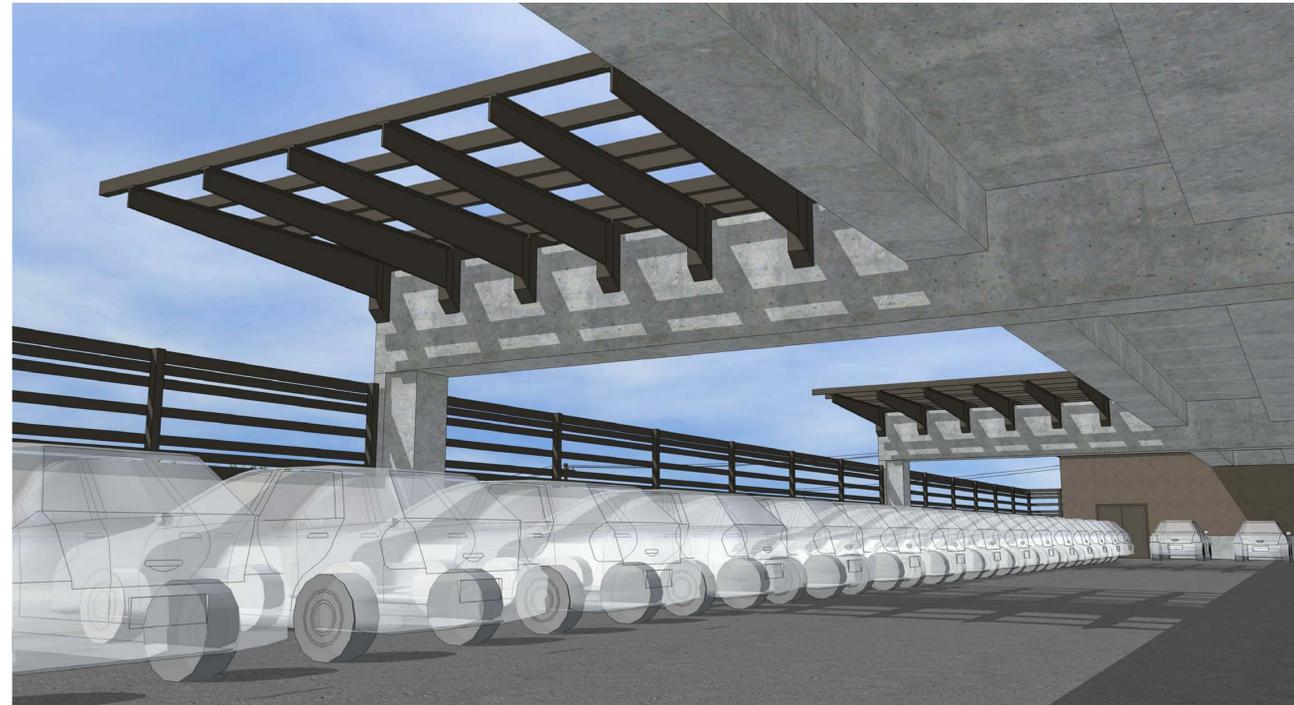
UPPER GARAGE LOBBIES



LOWER GARAGE PARKING AND LOBBIES



LOWER GARAGE DAYLIGHTING



METAL TRELLIS OVER PARKING



PROJECT NAME



SAFeway

**1500 Solano Avenue,
Albany, CA
STORE #2869**

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PROJECT NORTH

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PROJECT NUMBER Project Number

SHEET TITLE

PERSPECTIVES

SHEET NUMBER

A4.2

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VIEW UP NEILSON STREET



VIEW UP CURTIS STREET



SECTION AT CURTIS STREET



SECTION AT NEILSON STREET



PROJECT NAME



SAFeway

**1500 Solano Avenue,
Albany, CA
STORE #2869**

CURRENT OWNER: SAFeway
TENANT: SAFeway
STORE NUMBER: 2869

CONTACT PERSON:
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ASSESSOR'S PARCEL NUMBER: 65-2639-28-1

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TRUE NORTH



PROJECT NORTH

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PROJECT NUMBER Project Number

SHEET TITLE

PERSPECTIVES

SHEET NUMBER

A4.3

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2" BRASS DISC
W/PUNCH - CITY
ALBANY MONUMENT
N 86°02'00" E
37.65'
1007'4"30"
79°45'30"
117.79 SSMH(2374)
4" VCP (IN) E INV= 114.69'
6" VCP (IN) SE INV= 114.44'
6" VCP (IN) E INV= 111.44'
6" (OUT) W INV= 111.34'

BASIS OF BEARINGS
S 87°33'41" E 709.10' (CALCULATED)

SOLANO AVENUE
80' WIDE

SOLANO AVENUE
80' WIDE

AMENDED MAP OF
FAIRMOUNT PARK
BLOCK 27
23 M 78

BLOCK 30

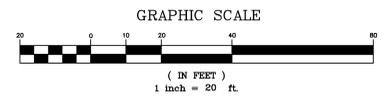
BASIS OF BEARINGS
THE BEARING S 87°33'41" E BETWEEN TWO FOUND BRASS
DISCS AS SHOWN ON THE CITY OF ALBANY MONUMENT MAP
(UNRECORDED) IS THE BASIS OF BEARINGS OF THIS MAP.

- REFERENCES
- ① 23 M 78
 - ② TRONOFF - ALBANY MONUMENT MAP (UNRECORDED)

SURVEYOR'S CERTIFICATE:
THIS MAP AND SURVEY WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION.

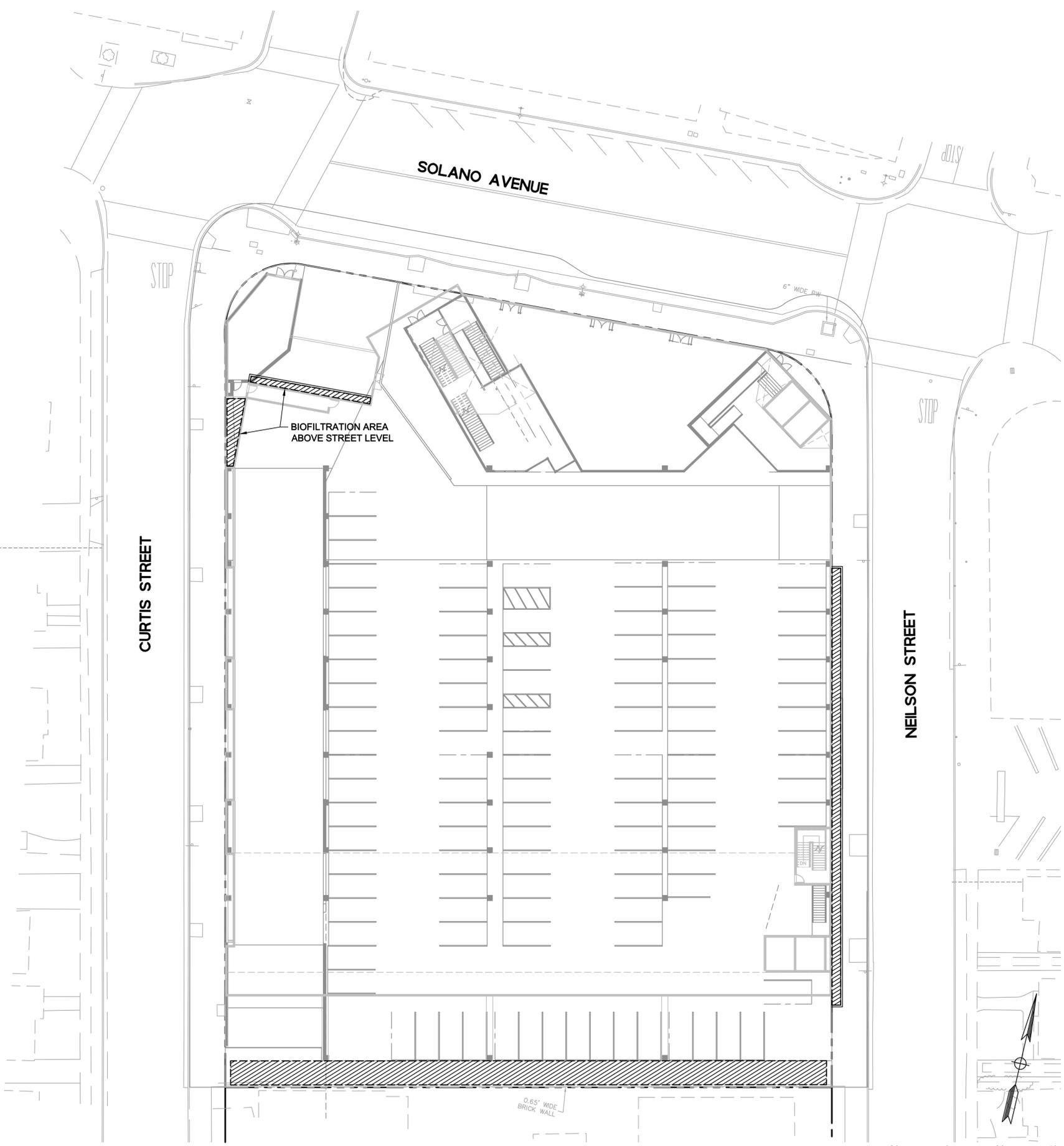
RANDALL L. HEIKEN, P.L.S. 5756
LICENSE EXPIRES: 6/30/2008

DATE



SANTE FE AVENUE
N 1°17'30" W 638.94'

No.	Revisions
1	DATE: 07/07/07 SCALE: 1"=20' DESIGN: RLH DRAWN: RLH APPROVED: RLH JOB NUMBER: 07-07-001

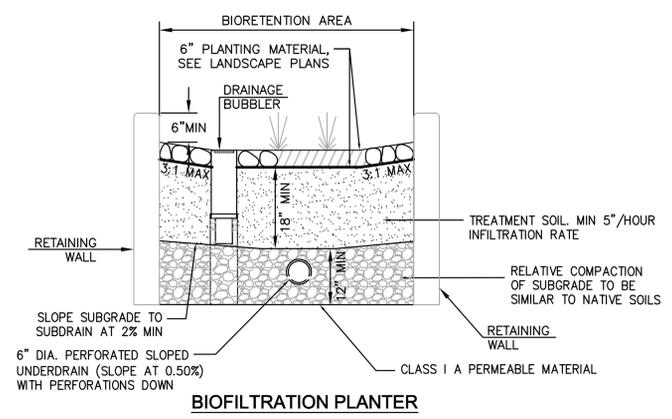


STORMWATER COMPLIANCE LEGEND:

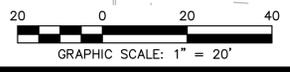
 POTENTIAL BIOFILTRATION AREA

PROPOSED IMPERVIOUS AREA (SF)	REQUIRED TREATMENT AREA (SF) ¹	POTENTIAL TREATMENT AREA (SF)	EXCESS TREATMENT AREA (SF)
64,837	2,593	2,820	227

NOTES: 1) REQUIRED TREATMENT AREA BASED ON 4% OF NEW IMPERVIOUS AREA



9/28/2012 12:40:34 PM



PROJECT NAME



SAFeway
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ASSESSOR'S PARCEL NUMBER: 65-2639-28-1

CONSULTANTS



ENGINEERS | SURVEYORS | PLANNERS
 4670 WILLOW RD, SUITE 250
 PLEASANTON, CA 94588
 925-396-7700
 925-396-7799 (FAX)

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NO.	DATE	ISSUES AND REVISIONS	BY
1.	04.19.2012	PLANNING SUBMITTAL	EG

DRAWN BY: MV

PROJECT NUMBER: 20077047

SHEET TITLE

STORMWATER COMPLIANCE PLAN

SHEET NUMBER

C2.0

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GENERAL NOTES:

PLANS ARE BASED UPON ARCHITECTURAL DRAWINGS BY LOWMEY ARCHITECTS. CONTRACTOR SHALL REVIEW THESE DOCUMENTS, AND CONDUCT A THOROUGH FIELD INVESTIGATION PRIOR TO COMMENCING WORK. NOTIFY LANDSCAPE ARCHITECT OR OWNER'S REPRESENTATIVE OF ANY DISCREPANCIES EITHER ON THE PLANS OR OBSERVED IN THE FIELD PRIOR TO COMMENCING WORK. UTILITIES AND UNDERGROUND FACILITIES MAY BE LOCATED THROUGHOUT THE PROJECT AREA. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL UTILITY LOCATIONS AND DEPTHS WITH THE APPROPRIATE AGENCIES PRIOR TO COMMENCEMENT OF WORK.

WORK INCLUDES:

- MATERIALS AND FINISHES FOR PAVING
- SITE FURNISHINGS
- PLANTING
- STREET LIGHTING TO BE SELECTED AND LOCATED IN ACCORDANCE WITH THE CITY OF ALBANY STANDARDS.

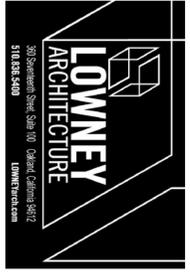
PLANTING NOTES:

1. PLANT TREES NO CLOSER THAN 4' FROM FACE OF CURB, WALL, OR STRUCTURE, UNLESS TREES ARE INSTALLED IN TREE WELL OR PLANTER.
2. SHRUBS SHALL NOT BE PLANTED ANY CLOSER THAN 2' FROM ANY WALL, STRUCTURE, CURB, OR ANY ADJACENT PAVING, TYP.
3. ALL PLANTING AREAS SHALL BE IRRIGATED PER THE TURF AND LANDSCAPE IRRIGATION BEST MANAGEMENT PRACTICES HANDBOOK, BY THE IRRIGATION ASSOCIATION – WATER MANAGEMENT COMMITTEE, UTILIZING A FULLY AUTOMATIC IRRIGATION SYSTEM WITH WATER CONSERVING METHODS IN CONFORMANCE WITH CITY OF OAKLAND CODES AND ORDINANCES.
4. ROOT BARRIERS SHALL BE PROVIDED FOR ALL TREES LOCATED WITHIN 4' OF SIDEWALKS, CURBS, OR WALLS.

ALL APPLICABLE LOCAL, COUNTY, STATE AND FEDERAL CODES, ORDINANCES AND STANDARDS, INCLUDING BUT NOT LIMITED TO:
 AMERICAN DISABILITIES ACT
 UNIFORM BUILDING CODE
 CALIFORNIA STATE TITLE 24
 CALIFORNIA STATE BOARD OF CONSUMER AFFAIRS FOR AREAS OF WORK GOVERNED BY APPLICABLE LICENSE REQUIREMENTS
 CITY OF ALBANY
 COUNTY OF ALAMEDA
 CALIFORNIA BUILDING CODE 2010 EDITION (ADOPTS THE INTERNATIONAL BUILDING CODE 2009 EDITION WITH STATE AMENDMENTS)
 CALIFORNIA PLUMBING CODE 2010 EDITION (ADOPTS UNIFORM PLUMBING CODE 2009 LAPMO EDITION WITH STATE AMENDMENTS)
 CALIFORNIA ELECTRICAL CODE 2010 EDITION (ADOPTS THE NATIONAL ELECTRICAL CODE, 2008 EDITION WITH STATE AMENDMENTS)
 2010 CALIFORNIA REFERENCED STANDARDS CODE
 2010 CALIFORNIA ENERGY CODE
 CITY OF ALBANY MUNICIPAL CODE

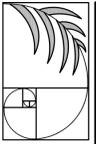
PLANT LIST:

SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	SPACING	QTY
STREET TREES					
	ACER BUERGERANUM (NELSON)	TRIDENT MAPLE	24" BOX	AS SHOWN	
	ACER RUBRUM 'RED SUNSET' (SOLANO)	RED SUNSET MAPLE	24" BOX	AS SHOWN	
	PISTACIA CHINENSIS (CURTIS)	CHINESE PISTACHE	24" BOX	AS SHOWN	
	MAGNOLIA GRANDIFLORA	SOUTHERN MAGNOLIA	24" BOX	AS SHOWN	
SHRUBS					
	CAMELLIA SASANQUA	CAMELLIA			
	DIETES BICOLOR	FORTNIGHT LILY	1 GAL.	2' O.C.	
	MYRTUS COMMUNIS 'COMPACTA'	DWARF MYRTLE	1 GAL.	2' O.C.	
	PHORMIUM TENAX 'EVENING GLOW'	EVENING GLOW NEW ZEALAND FLAX	5 GAL.	3' O.C.	
	PITOSPORUM EUGENIOIDES 'VARIEGATA'	LEMONWOOD	5 GAL.	5' O.C.	
	PITOSPORUM TOBIRA 'WHEELER'S DWARF'	JAPANESE MOCK ORANGE	1 GAL.	3' O.C.	
	RHAPHILOPEIS INDICA 'CLARA'	INDAIN HAWTHORNE	5 GAL.	3' O.C.	
GROUNDCOVERS					
	LANTANA MONTEVIDENSIS	PURPLE TRAILING LANTANA	1 GAL.	4' O.C.	
	ROSA X 'NOATRAUM'	FLOWER CARPET ROSE	1 GAL.	2' O.C.	
	TRACHELOSPERMIUM JASMINOIDES	STAR JASMINE	1 GAL.	4' O.C.	
VINES					
	CLYTOSTOMA CALLISTEGIODES	LAVENDER TRUMPET VINE			
	FIGUS PUMILA	CREEPING FIG			
	PARTHENOISSISUS QUINQUEFOLIA	VIRGINIA CREEPER			
	PASSIFLORA	PASSION VINE			



**1500 Solano Avenue,
Albany, CA
STORE #2869**

CURRENT OWNER: SAFEMAY
 TENANT: SAFEMAY
 STORE NUMBER: 2869
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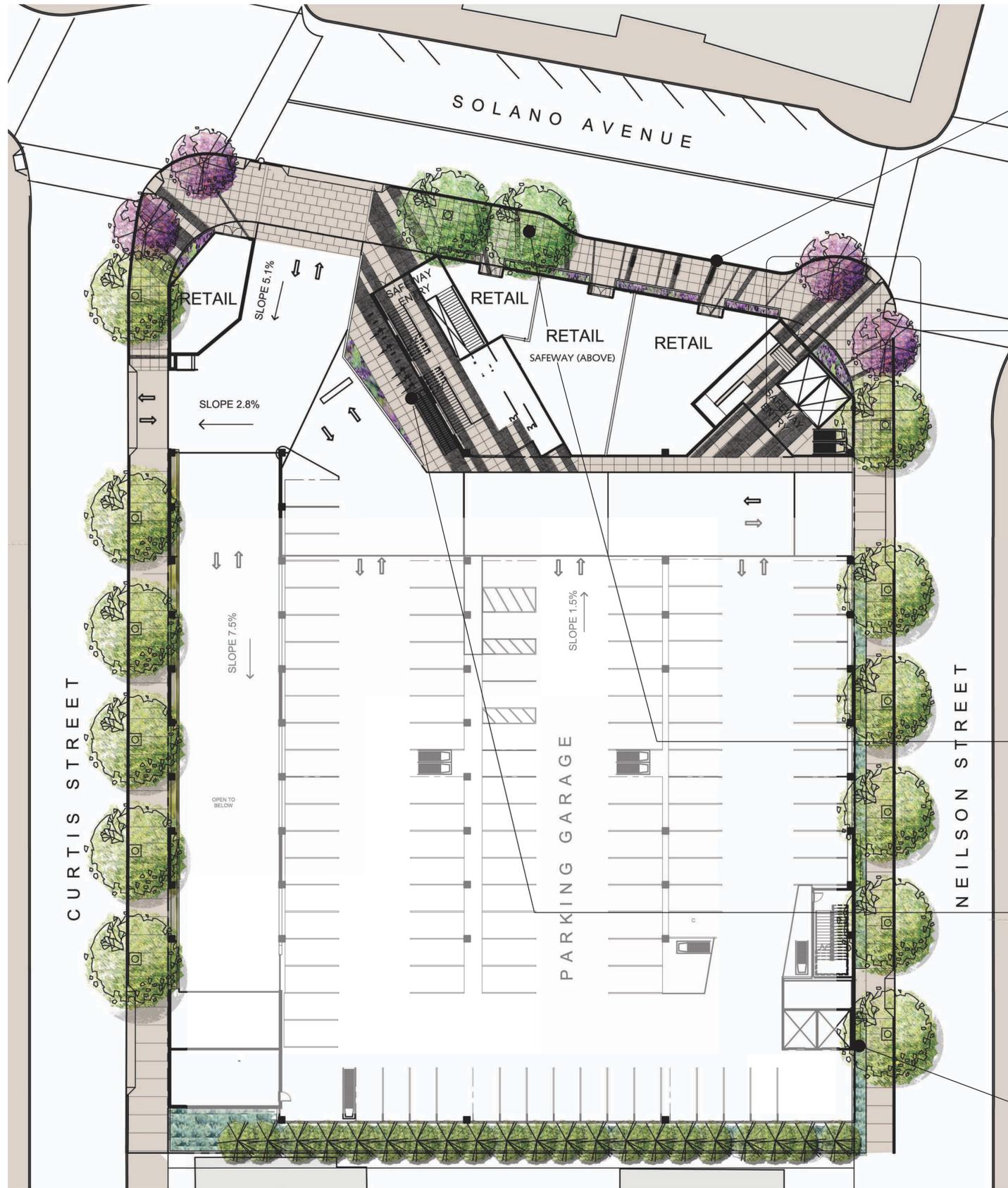
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1.	03.19.2012	PLANNING SUBMITTAL	EJ

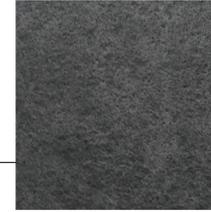
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 PROJECT NUMBER: L0101201
 SHEET TITLE: GENERAL NOTES AND LISTS

SHEET NUMBER: L0.1

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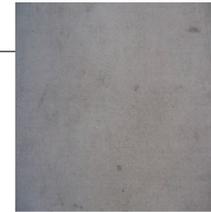
BENCH (7 TOTAL)



BLACK BASALT PAVERS



SPECIALTY CONCRETE PAVING BAND



STANDARD GRAY CONCRETE PAVING



SPECIALTY PAVING AT SAFEWAY ENTRY



SITE FURNISHINGS



SITE FURNISHINGS TO MATCH SOLANO AVENUE STREETSCAPE PLAN



BIKE RACKS (10 TOTAL/ 20 SPACES)



GREENSCREEN PANELS. SEE L2.0 FOR VINE PLANTINGS



PROJECT NAME



SAFEWAY™
1500 Solano Avenue,
Albany, CA
STORE #2869

CURRENT OWNER: SAFEWAY
 TENANT: SAFEWAY
 STORE NUMBER: 2869

CONTACT PERSON:
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DRAWN BY: EJ

PROJECT NUMBER LOW01201

SHEET TITLE
MATERIALS AND FINISHES PLAN

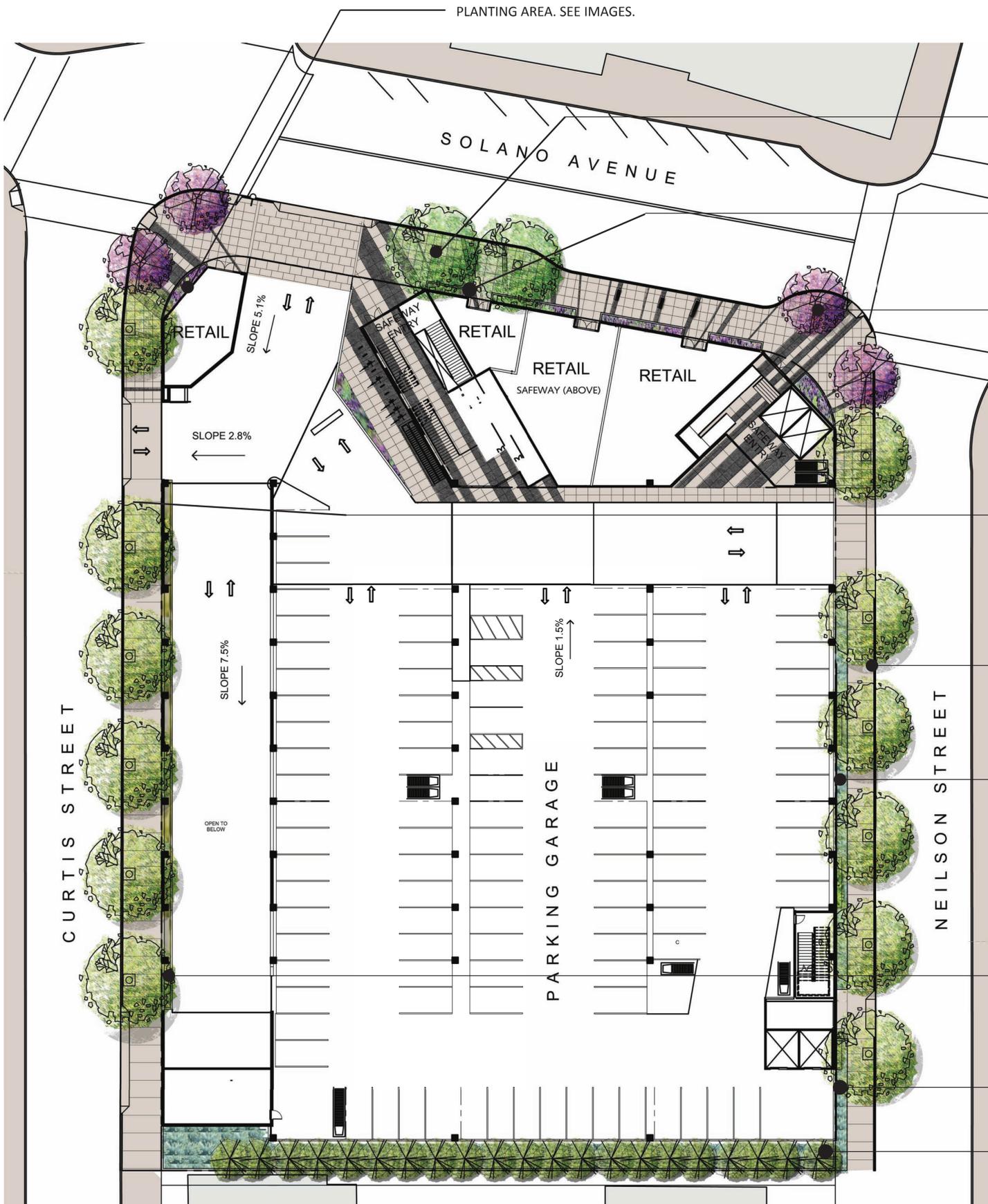
SHEET NUMBER

L1.0

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MATERIALS AND FINISHES PLAN

SCALE: 1"=20'-0"



Acer rubrum 'Red Sunset'
(Street tree - Solano)
Red Sunset Maple



Pyrus calleryana 'Chanticleer'
Chanticleer Callery Pear



Pistacia chinensis
(Street tree - Curtis)
Chinese Pistache



Acer buergeranum
(Street tree - Nelson)
Trident Maple



Bamboo Screening



Bashania fargesii
Windbreak Bamboo

STORMWATER PLANTING

PLANTING AREAS



Phormium tenax
'Evening glow'
New Zealand Flax



Pittosporum eugenioides
Lemonwood



Pittosporum tobira
'Wheeler's Dwarf'
Mock Orange



Myrtus communis
'compacta'
Dwarf Myrtle



Lantana montevidensis
Purple Trailing
Lantana



Rosa x
'Noatraum'
Flower carpet rose



Trachelospermum jasminoides
Star Jasmine



Dietes bicolor
Fortnight Lily

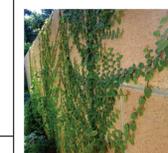


Camellia sasanqua
Camellia



Raphilopeis indica
Indain Hawthorne

GREENSCREEN PANELS WITH VINES



Ficus pumila
Creeping Fig



Parthenocissus quinquefolia
Virginia creeper



Clytostoma callistegioides
Lavender Trumpet Vine



Passiflora
Passion Vine

STORMWATER PLANTING



Carex elata
Golden Sedge



Carex morrowii
'Aurea-variegata'
Variegated Japanese Sedge



Iris sibirica
Siberian Iris



Festuca glauca
'Elijah Blue'
Elijah Blue Fescue



Helictotrichon sempervirens
Blue Oat Grass



Lopostemon confertus
Brisbane Box
(At back only)

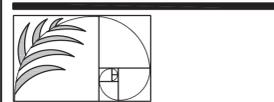


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DRAWN BY: EJ

PROJECT NUMBER LOW01201

SHEET TITLE
PLANTING PLAN

SHEET NUMBER
L2.0

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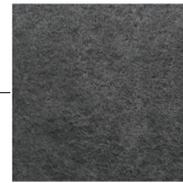
PLANTING PLAN
SCALE 1"=20'-0"



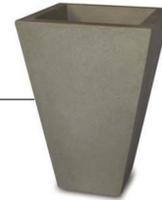
PATIO PLAN
SCALE: 1/8" = 1'-0"



Concrete Paver
Color: Porcelain



Concrete Paver
Color: Malibu



Quickcrete Wedge Planter
36" Square, 45" Ht.

PLANTER POTS



Acer palmatum
Japanese Maple



Cornus florida
Dogwood



Lamium maculatum
Spotted Dead Nettle

STORMWATER PLANTING



Carex Elata
Golden Sedge



Carex morrowii
'Aurea-variegata'
Variegated Japanese Sedge



Iris sibirica
Siberian Iris



Festuca glauca
'Elijah Blue'
Elijah Blue Fescue



Helictotrichon
sempervirens
Blue Oat Grass



Lopostemon confertus
Brisbane Box
(At back only)



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Albany, CA
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DRAWN BY: EJ

PROJECT NUMBER LOW01201

SHEET TITLE

PATIO PLAN

SHEET NUMBER

L3.0

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