

B E E R P U B

BEER PUB

Project Address:
745 SAN PABLO AVE
ALBANY, CA 94706

Owners:
FARAMARZ PAKZAD

Address:
BERKELEY LIGHTING CO,
1623 SAN PABLO AVE.
BERKELEY, CA 94702
TEL: (510) 524-1782



DESIGN ■ CONSTRUCTION
GEHLDESIGNBUILD@GMAIL.COM
http://gehldesignbuild.com

79 Arlington Avenue
Kensington, CA 94707
Tel: 510. 812-1039

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PERLIMINARY SET

Sheet Contents:

SITE PLAN, VICINITY MAP
SCOPE OF WORK, PROJECT DATA
LEGEND, SHEET INDEX
LUMBER & CON. SPECS
ABBREVIATIONS

Designer:
MICHAEL POURZAND

Structural Engineer:

Project No:
33-2011

Date:
11/18/2011

Drawn By:
PARHAM POURZAND

Checked By:
M. POURZAND

Revisions:

Sheet: **A-1**

SCOPE OF WORK: TENANT IMPROVEMENT

CONVERT A NEWLY REMODELED RETAIL SPACE INTO A BEER PUB

PROJECT DATA:

OWNER FARAMARZ PAKZAD BERKELEY LIGHTING CO, 1623 SAN PABLO AVE. BERKELEY, CA 94702 TEL: (510) 524-1782	PROJECT ADDRESS 745 SAN PABLO AVE ALBANY, CA 94706	ZONING: COMMERCIAL
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LUMBER AND CONC. SPECIFICATIONS:

- A. Framing**
- Horizontal framing:** Douglas Fir, #1 and better, unless otherwise noted on the Drawings
Vertical framing: Douglas Fir, #2 and better, unless otherwise noted on the Drawings
 - Wood Deck:** Redwood Desert Dry / Foundation Grade
 - Deck Framing:** Pressure-treated Douglas Fir
 - Mud sills:** Pressure-treated Douglas Fir
- B. Plywood:**
- Wall Sheathing:** 1/2" 5-ply CDX exterior glue
 - Roof Sheathing:** 1/2" 5-ply CDX exterior glue for 16" joist spacing
5/8" CDX exterior glue for 24" joist spacing
 - Floor Sheathing:** 3/4" Underlayment grade subfloor, T & G
 - Underlayment:** 3/8" AC Ply

ALL CONCRETE SHALL COMPLY WITH ASTM C94, TO THE COMPRESSIVE STRENGTH FOR FOOTINGS AND SLABS OF 2500 PSI. PROVIDE REINFORCEMENT OF THE TYPES SHOWN ON THE DRAWINGS AND COMPLYING WITH ASTM A615, GRADE 60.

CONTRACTOR SHALL TAKE ALL NECESSARY MEASURES TO PREVENT POLLUTANTS FROM ENTERING THE STORM WATER SYSTEM

BUILDING INFORMATION:

PARCEL NO:	APN # 66-2812-19
OCCUPANCY:	C
TYPE OF CONSTRUCTION:	VN
SPRINKLERS:	YES
STORIES:	1

PROJECT TEAM:

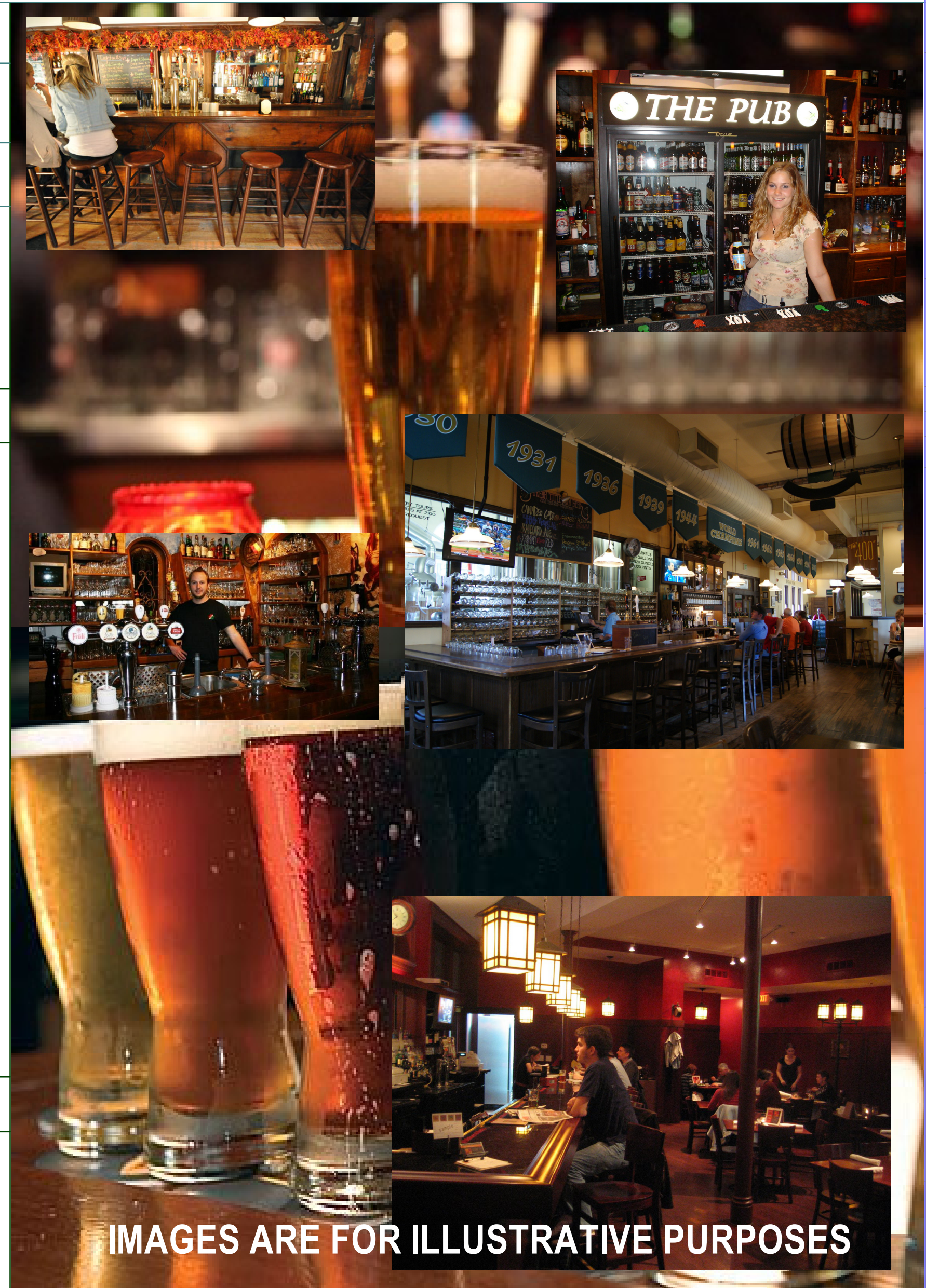
STRUCTURAL ENGINEER

ENERGY CALCULATION

ENERGY WEST
4050 HARLAN STREET
EMERYVILLE, CA. 94608
TEL: (510) 652.4433

DESIGNER

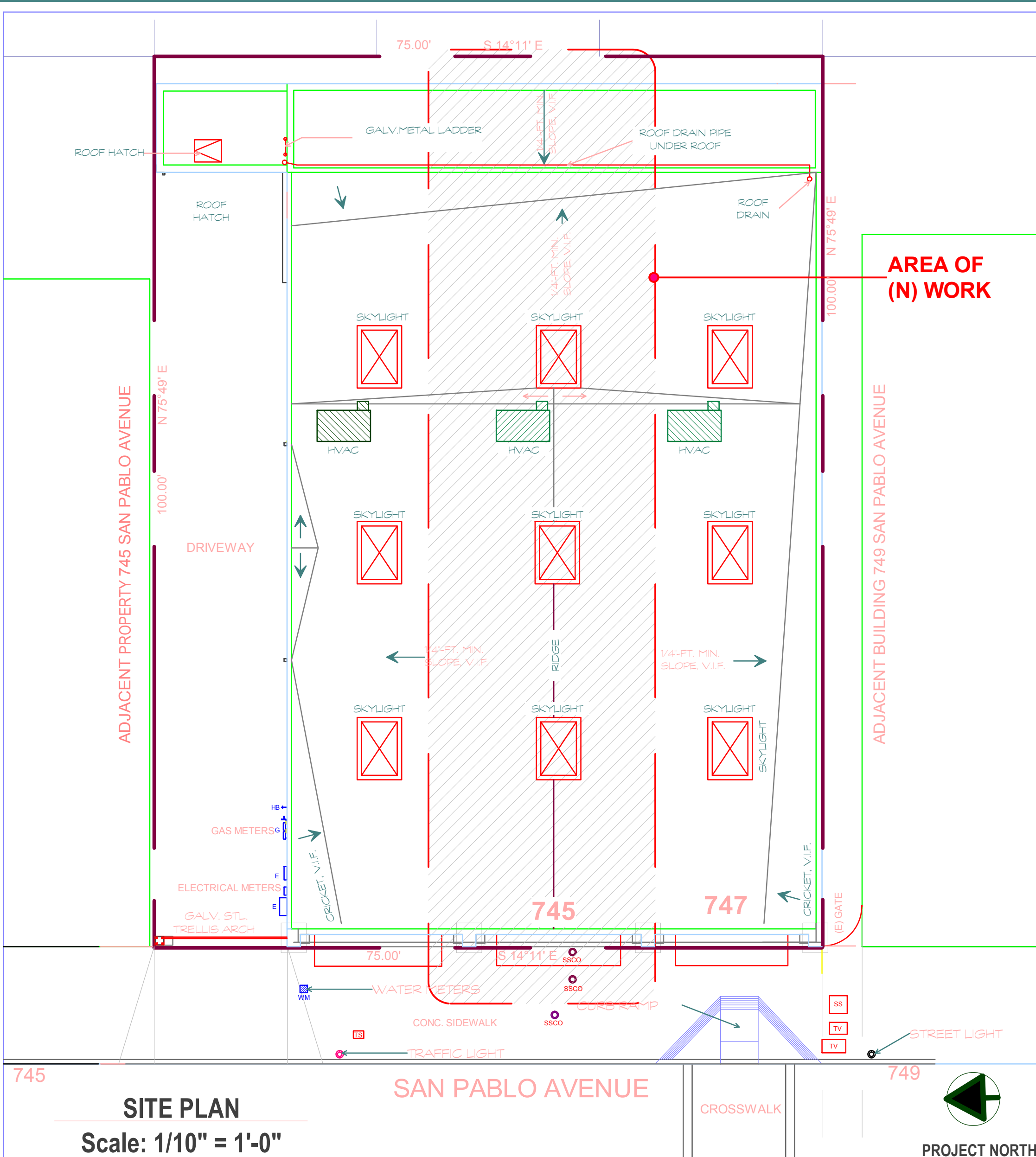
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SHEET INDEX:

- SITE PLAN, VICINITY MAP, SCOPE OF WORK, PROJECT DATA, LEGEND, SHEET INDEX, LUMBER & CON. SPECS, ABBREVIATIONS.
- PROPOSED FLOOR PLAN & EXTERIOR ELEVATION.

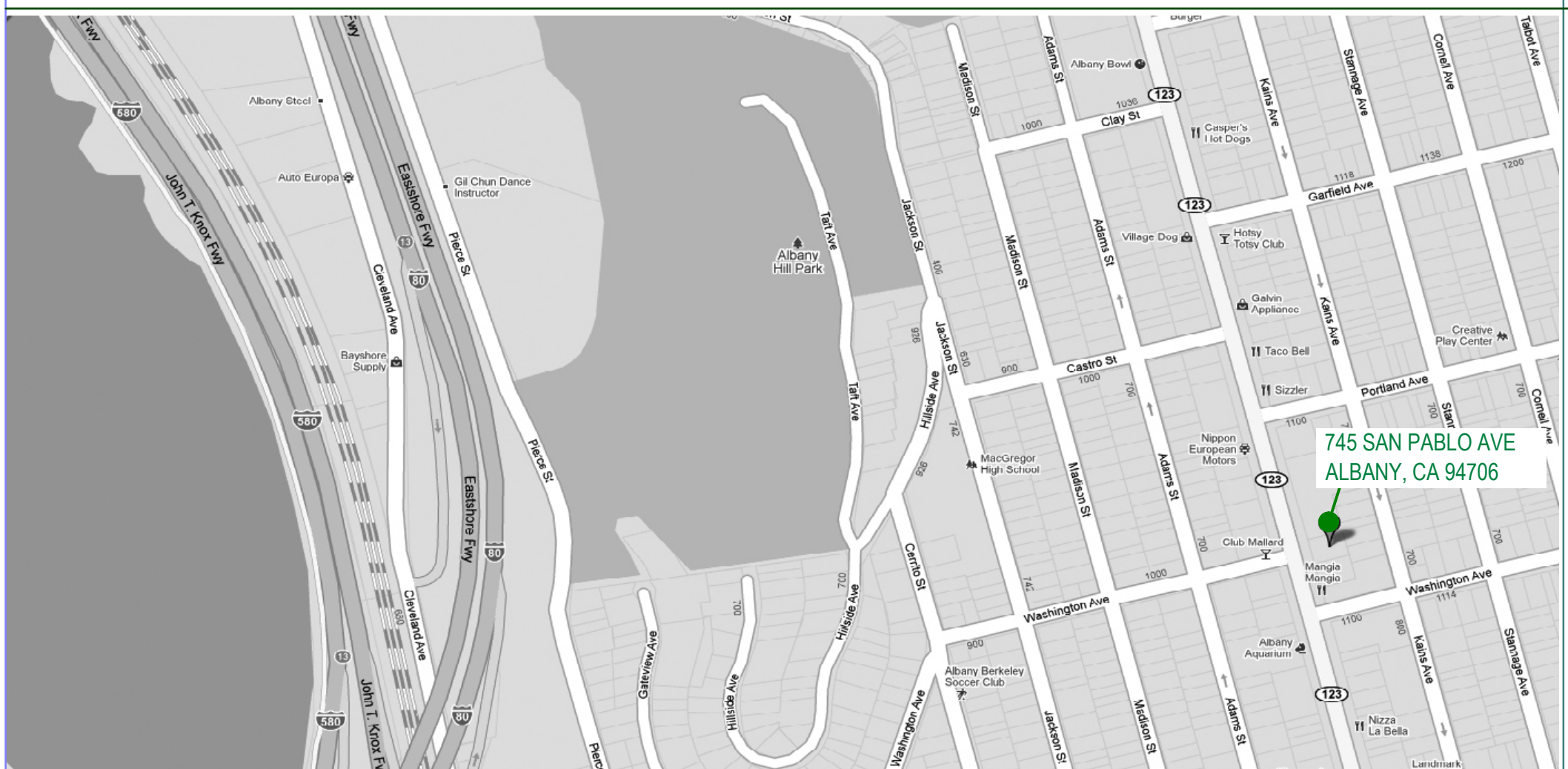


APPLICABLE CODES:

2010 CALIFORNIA BUILDING CODE. (PUBLISHED BY ICC).
2010 CALIFORNIA ENERGY CODE. (PUBLISHED BY ICC).
2010 CALIFORNIA ELECTRICAL CODE. PUBLISHED BY THE NATIONAL FIRE PROTECTION AGENCY, NFPA)
2010 CALIFORNIA PLUMBING CODE. PUBLISHED BY THE INTERNATIONAL ASSOCIATION OF PLUMBING AND MECHANICAL OFFICIALS, IAPMO
2010 CALIFORNIA MECHANICAL CODE. PUBLISHED BY THE INTERNATIONAL ASSOCIATION OF PLUMBING AND MECHANICAL OFFICIALS, IAPMO
2010 CALIFORNIA FIRE CODE. (PUBLISHED BY ICC).
CALIFORNIA UNIFORM RETAIL FOOD FACILITIES LAW (CURFFL) (Revised effective January 1, 2004).
CALIFORNIA HEALTH AND SAFETY CODE, PART 7. CALIFORNIA RETAIL FOOD CODE (Effective January 1, 2011).

THIS PROJECT SHALL CONFORM TO ALL THE ABOVE CODES & ANY LOCAL & STATE LAWS & REGULATIONS ADOPTED BY THE CITY OF ALBANY

VICINITY MAP:

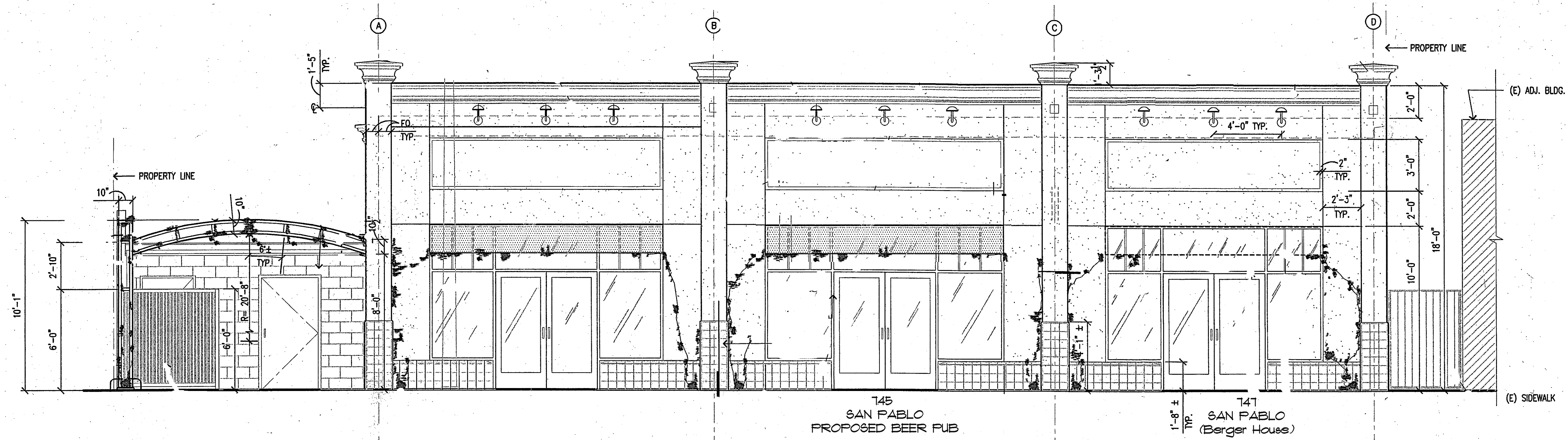


LEGEND:

	DETAIL/SECTION/ ELEVATION #		FINISH WOOD		110-V GROUND FAULT CIRCUIT INTERRUPTER		HEAT LAMP/LIGHT/FAN
	SHEET #		PLYWOOD		GFCI DUPLX CONVENIENCE OUTLET		SMOKE DETECTOR, @ NEW CONSTRUCTION DETECTORS SHALL BE HARDWIRED W/ BATTERY BACK UP
	INTERIOR ELEVATION		GYPSUM BOARD		W/P WEATHER PROOF GFCI		TELEPHONE JACK
	WINDOW TYPE		CONCRETE		220-V SINGLE CONVENIENCE OUTLET		TELEVISION JACK
	DOOR TYPE		BATT. INSULATION		SURFACE MOUNTED INCANDESCENT LIGHT FIXTURE		THERMOSTAT
	SHEAR WALL TYPE		RIGID INSULATION		WALL MOUNTED INCANDESCENT LIGHT FIXTURE		FLUORESCENT LIGHT FIXTURE
	WOOD FRAMING		TILE OR CARPET		RECESSED LIGHT FIXTURE		COLD AIR RETURN
	METAL FRAMING		SOIL		FLUORESCENT LIGHT FIXTURE		WARM AIR RETURN
	WOOD BLOCKING		GRAVEL		EXHAUST FAN		
	EXISTING WALL				LIGHT/FAN UNIT		
	WALL TO BE REMOVED						
	NEW WALL						

ABBREVIATIONS:

(E)	EXISTING	(FDN)	FOUNDATION	(P.S.)	PLUMBING STACK
(N)	NEW	(FIN)	FINISH	(P.T.)	PRESSURE TREATED
(A.F.F.)	ABOVE FINISHED FLOOR	(FLUOR.)	FLUORESCENT	(PTD.)	PAINTED
(ADJ.)	ADJACENT/ADJUSTABLE	(FT.)	FOOT OR FEET	(R.A.)	RETURN AIR
(ALUM)	ALUMINUM	(FTG.)	FOOTING	(REF.)	REFERENCE
(APPROX.)	APPROXIMATE	(FURN.)	FURNACE	(REFR.)	REFRIGERATOR
(ARCH)	ARCHITECTURAL	(GL)	GLASS	(RGTR.)	REGISTER
(ASPH)	ASPHALT	(GR.)	GRADE	(REINF.)	REINFORCED
(BD)	BOARD	(GYP. BD.)	GYPSUM BOARD	(REQ.)	REQUIRED
(BLDG.)	BUILDING	(H.B.)	HOSE BIBB	(R.O.)	ROUGH OPENING
(BLK.)	BLOCK	(HORZ.)	HORIZONTAL	(RWD.)	REDWOOD
(BLKG.)	BLOCKING	(HGT)	HEIGHT	(SCHD.)	SCHEDULE
(BM)	BEAM	(INSUL.)	INSULATION	(SH.)	SHelf
(BW)	BETWEEN	(INT.)	INTERIOR	(SHR.)	SHOWER
(CAB.)	CABINET	(L.T.)	LIGHT	(S.MECH.)	SEE MECHANICAL DRAWINGS
(CEM.)	CEMENT	(MAX.)	MAXIMUM	(SPEC.)	SPECIFICATION
(CER.)	CERAMIC	(M.C.)	MEDICINE CABINET	(S.S.D.)	SEE STRUCTURAL DRAWINGS
(CL)	CENTER LINE	(MEMB.)	MEMBRANE	(SST.)	STAINLESS STEEL
(CLG.)	CEILING	(MIN.)	MINIMUM	(STD.)	STANDARD
(CLR.)	CLEAR	(MIR.)	MIRROR	(STL.)	STEEL
(COL.)	COLUMN	(MISC.)	MISCELLANEOUS	(STOR.)	STORAGE
(CONC.)	CONCRETE	(MTL.)	METAL	(SYM.)	SYMMETRICAL
(D.F.)	DOUGLAS FIR	(NAT.)	NATURAL	(TEL.)	TELEPHONE
(DIA.)	DIAMETER	(NEC.)	NECESSARY	(T & G)	TONGUE & GROOVE
(D.W.)	DISHWASHER	(N.I.C.)	NOT IN CONTRACT	(T.B.R.)	TO BE REMOVED
(DRS.)	DRAWING	(NO.)	NUMBER	(TYP.)	TYPICAL
(EA)	EACH	(O.C.)	ON CENTER	(U.O.N.)	UNLESS OTHERWISE NOTED
(EL)	ELEVATION	(OPNG.)	OPENING	(V.I.F.)	VERIFY IN FIELD
(ELEC.)	ELECTRICAL	(PL)	PROPERTY LINE	(W.H.)	WATER HEATER
(EXT.)	EXTERIOR	(PLYWD.)	PLYWOOD	(WP.)	WATERPROOF



EXTERIOR ELEVATION (FRONT - WEST)

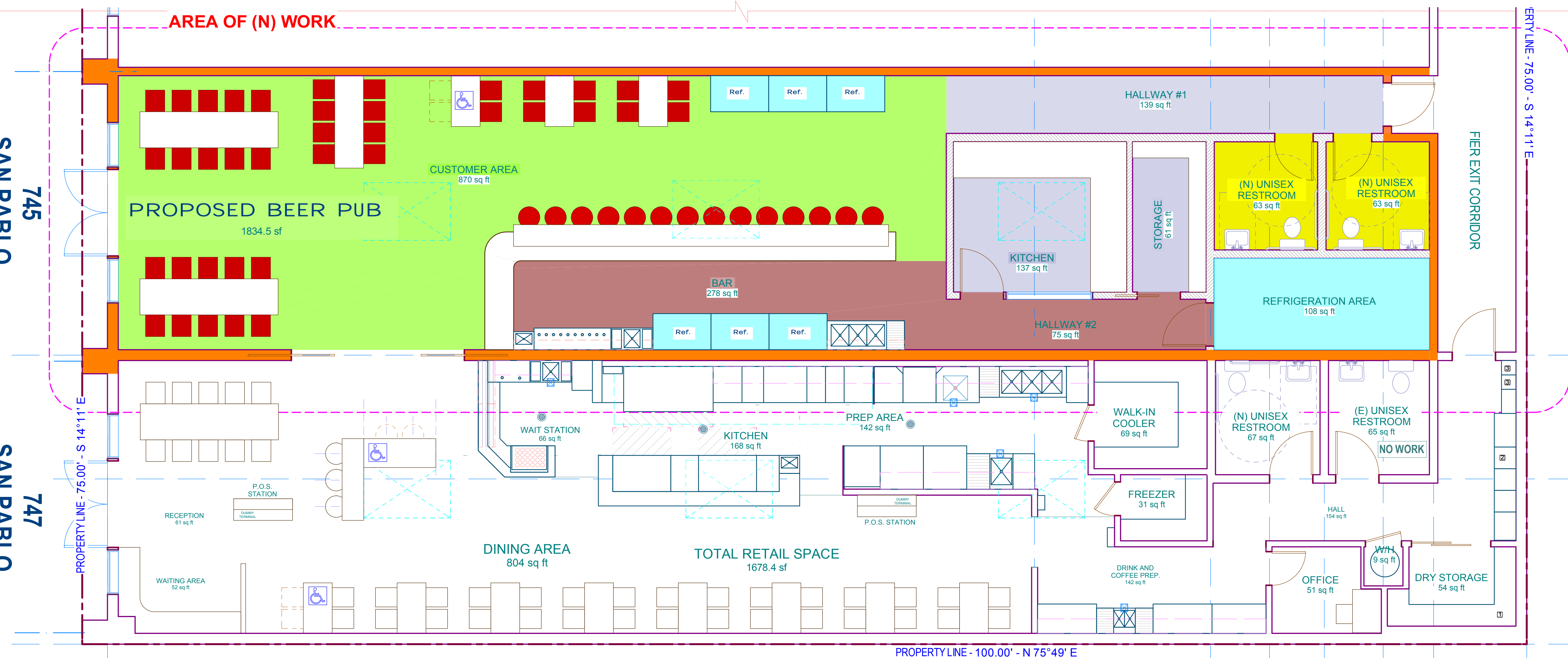
SCALE: 1/4" = 1'-0"

2

SAN PABLO AVENUE

SAN PABLO (Beer House)

SAN PABLO (Berger House)



PROPOSED FLOOR PLAN

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

1

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 PROPOSED FLOOR PLAN
 &
 EXTERIOR ELEVATION

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 MICHAEL POURZAND

Structural Engineer:

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 33-2011

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 11/18/2011

Drawn By:
 PARHAM POURZAND

Checked By:
 M. POURZAND

Revisions:

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PICTORIAL PRESENTATION

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PARHAM POURZAND

Checked By:
M. POURZAND

Revisions:



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PICTORIAL PRESENTATION

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