

# TOWNEPLACE & SUITES

379 WALNUT AVENUE  
GREENFIELD, CA 93927

UNIT BREAKDOWN				
GUEST ROOM DISTRIBUTION	FIRST FLOOR	SECOND FLOOR	THIRD FLOOR	TOTAL
GUEST ROOM WITH SHOWER	9	17	17	43
STUDIO KING WITH SHOWER	--	1	1	2
LARGE STUDIO KING WITH SHOWER	--	1	1	2
ACC. STUDIO KING WITH TUB	--	1	1	2
DOUBLE QUEEN CENTER WITH TUB	--	2	3	5
DOUBLE QUEEN CENTER WITH SHOWER	1	3	2	6
DOUBLE QUEEN END C WITH TUB	2	2	2	6
DOUBLE QUEEN END C WITH SHOWER	2	2	2	6
LARGE DOUBLE QUEEN CENTER WITH TUB	--	--	1	1
ACC. STUDIO QO CENTER WITH TUB	--	1	--	1
ONE BEDROOM WITH TUB	2	4	4	10
ACC. ONE BEDROOM WITH ROLL IN SHOWER	1	--	--	1
ACC. ONE BEDROOM WITH TUB	1	--	--	1
TOTAL ROOMS	18	33	33	84

- GUEST ROOMS WITH COMMUNICATIONS FEATURES
- GUEST ROOMS WITH MOBILITY FEATURES

GUEST ROOM WITH COMMUNICATION FEATURES		
TOTAL NO. OF GUEST ROOMS	REQUIRED	PROVIDED
84	8+1 ACCESSIBLE	9 ROOM NO. #104 (ACCESSIBLE)#108,#204,#217,#219,#222, #316,#322,#334

ACC. GUEST ROOM WITH MOBILITY FEATURES				
TOTAL NO. OF GUEST ROOMS	WITHOUT ROLL IN SHOWER		WITH ROLL IN SHOWER	
	REQUIRED	PROVIDED	REQUIRED	PROVIDED
84	4	4 ROOM NO. #132,#215,#216,#315	1	1 ROOM NO. #104

#### DEFERRED SUBMITTAL

- TRUSS CALCULATIONS
- EXTERIOR STOREFRONT > 8' TALL
- LAUNDRY CHUTE
- ELEVATOR
- ERRCS

#### SEPARATE SUBMITTAL

- LIGHT STANDARDS
- BLOCK/RETAINING WALLS
- SIGNAGE
- FIRE SPRINKLER SYSTEM
- FIRE ALARM SYSTEM
- HYDRAULIC CALCULATIONS
- SWIMMING POOL

**SEPARATE PERMIT:**  
A SEPARATE PERMIT IS REQUIRED FOR ELEVATOR, MANUFACTURER'S SPECIFICATIONS AND CUT SHEETS SHALL BE SUBMITTED FOR PLAN REVIEW. ELEVATORS SHALL BE INSTALLED AND SERVICED BY A CONTRACTOR THAT IS LICENSED BY GREENFIELD CITY. ALL ELEVATORS ARE REQUIRED TO BE REGISTERED BY THE STATE OF CALIFORNIA PRIOR TO FINAL ELEVATOR INSPECTION.

THE ABOVE ARE "DEFERRED SUBMITTAL" ITEMS WHICH SHALL BE FIRST SUBMITTED TO THE PROJECT ARCHITECT AND/OR ENGINEER FOR REVIEW & COORDINATION FOLLOWING THE COMPLETION OF THE PROJECT ARCHITECT/ENGINEER'S REVIEW AND COORDINATION, A SUBMITTAL TO THE CITY OF GREENFIELD SHALL BE MADE BY THE GENERAL CONTRACTOR (FOR THE CITY OF GREENFIELD REVIEW & APPROVAL), WHICH INCLUDE A LETTER STATING THIS REVIEW & COORDINATION HAS BEEN PERFORMED AND COMPLETED, AND PLANS & CALCULATIONS FOR THE DEFERRED ITEMS ARE FOUND TO BE NO EXCEPTIONS; IF ANY CHANGES ARE REQUIRED TO THE OTHER ASPECTS OF THIS PROJECT DUE TO THE DESIGN OF ANY OF THE DESIGN BUILD SYSTEMS, THE COSTS OF MAKING SUCH CHANGES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

<b>Architect:</b> ACE DESIGN LLC 1024 Iron Point Road, Suite 1046 Folsom, CA 95630 PHONE: (702) 396-5113, FAX: (702)446-8155	<b>Mechanical-Plumbing Engineer:</b> KK ENGG. LLC 3877 DWIGGINS ST. LOS ANGELES, CA 90063	<b>Civil Engineer:</b> ACE DESIGN LLC 1024 Iron Point Road, Suite 1046 Folsom, CA 95630 PHONE: (702) 396-5113, FAX: (702)446-8155	<b>Landscape Engineer:</b> JOHN N. SUESENS
<b>Structural Engineer:</b> ACE DESIGN LLC 1024 Iron Point Road, Suite 1046 Folsom, CA 95630 PHONE: (702) 396-5113, FAX: (702)446-8155	<b>Electrical Engineer</b> BK CONSULTING ENGINEERS INC. 5246 CLAIR STREET MONTCLAIR, CA 91763 PHONE: (909) 569-2586 Email: billfang8888@gmail.com	<b>Soil Engineer:</b> George J. Barnett Earth Systems Pacific 1514 Moffett Street, Suite G Salinas, CA 93905-3349 PHONE: (831) 422-8547	<b>Owner Information</b> NAME: MR AJAY ANAND GRANGE HOSPITALITY LLC 5080 CALIFORNIA AVENUE, SUITE 415 BAKERSFIELD, CALIFORNIA 93309

**NOTE FOR OWNER (RADIO COVERAGE REQUIREMENT):**  
IN ACCORDANCE WITH CFC SECTION 510, THIS BUILDING SHALL COMPLY WITH THE REQUIREMENT FOR ADEQUATE EMERGENCY RESPONDER RADIO COVERAGE INSIDE THE BUILDING. A RADIO AMPLIFICATION SYSTEM SHALL BE NEEDED TO MEET THIS REQUIREMENT.

**SCOPE OF PROJECT**  
THE TOWNEPLACE & SUITES IS LOCATED AT 379 WALNUT AVENUE GREENFIELD, CA 93927. IT'S A PROPOSED PROJECT OF HOTEL BUILDING CONSISTING OF 84 ROOMS 3 STORY HOTEL COMPLEX WITH PARKING AREA AND AMENITIES ADJACENT TO THE HOTEL BUILDING. THE TOTAL SITE AREA IS 83501 SQ.FT. (1.91 AC). ITS PLANNED TO BE MORE THAN A GREAT LODGING, RESTAURANT, POOL AND GOOD PARKING FACILITIES. IN ADDITION TO SOME GUEST ROOMS, THE FIRST FLOOR WILL BE COMPRISED OF GUEST AMENITIES AND BACK OF HOUSE STAFF OPERATIONS AND OUTDOOR POOL.

#### PROJECT DATA

ASSESSOR'S PARCEL NUMBER (APN): 109-116-002 AND 007,  
PORTION OF APN 109-116-006 AND 008

PROJECT NAME: TOWNEPLACE AND SUITES  
ADDRESS: TOWNEPLACE SUITE  
379 WALNUT AVENUE  
GREENFIELD CA 93927  
84 ROOMS, 3 STORY HOTEL

PROJECT DESCRIPTION: C-2  
CITY OF GREENFIELD  
COMMERCIAL

#### CODE ANALYSIS

- OCCUPANCY CLASSIFICATION: R-1(SECTION 310.2) /A-2(SECTION 303.3), A-3(SECTION 303.4)
- TYPE OF CONSTRUCTION: TYPE V-A - FULLY SPRINKLED
- FIRE SPRINKLERS: YES (NFPA-13 SECTION 903, CFC 2019)
- HEIGHT (MAX.): ACTUAL: 45'-1" (TOP OF RIDGE)  
ALLOWABLE: 50'-0" (AS PER CBC 2019 SECTION 504.3, TABLE 504.3)
- STORIES (MAX.): ACTUAL: 3  
ALLOWABLE: 3 (AS PER CBC 2019 SECTION 504.4, TABLE 504.4)
- BUILDING AREA BREAKDOWN:  
1ST FLOOR AREA: 16956 SQ.FT.  
PORTE COCHERE AREA: 695 SQ.FT.  
2ND FLOOR AREA: 15510 SQ.FT.  
3RD FLOOR AREA: 15510 SQ.FT.  
TOTAL BUILDING AREA: 48671 SQ.FT.  
OUTDOOR POOL/DECK AREA: 1763 SQ.FT.
- LOT COVERAGE:  
SITE AREA: 83209 SQ.FT.(1.91 AC)  
PROVIDED LANDSCAPE AREA: 15310 SQ.FT(18.41%)  
TOTAL PAVED AREA: 50248 SQ.FT(60.38%)  
BUILDING FOOT PRINT: 17651 SQ.FT(21.21%)
- EXIT ON 1ST FLOOR: REQUIRED: 2 PROVIDED: 5 (FOR PRIMARY OCCUPANTS)  
EXIT ON 2ND & 3RD FLOOR: REQUIRED: 2 PROVIDED: NO
- REQUIRED FIRE RESISTANCE OF EXTERIOR WALLS AND PROTECTION OF OPENINGS DUE TO LOCATION ON PROPERTY: YES
- FIRE RESISTIVE CONSTRUCTION REQUIREMENTS: YES
- SPECIAL INSPECTIONS REQUIRED: YES
- CODE YEAR/TYPE: 2019 CBC, 2019 CMC, 2019 CPC, 2019 CEC, 2019 CGBSC, 2019 CFC
- PROPOSED BUILDING USE: HOTEL
- HOURS OF OPERATION: 24 HRS.

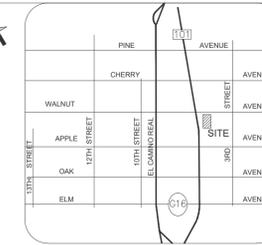
16. FIRE RESISTANCE (TABLE 601)	REQUIRED	PROPOSED
PARTY WALLS	1HR	1HR
INTERIOR BEARING WALLS	1HR	1HR
INTERIOR NONBEARING WALLS	0	0
COLUMNS/BEAMS & GIRDERS	1HR	1HR
FLOOR/CEILING	1HR	1HR
ROOF/CEILING	1HR	1HR
EXTERIOR BEARING WALLS	1HR	1HR
EXTERIOR NONBEARING WALLS	0	0
VERTICAL SHAFTS/CHUTE	1HR	1HR
FIRE PARTITIONS	1HR	1HR
EXIT ACCESS CORRIDORS	1HR	1HR
SMOKE PARTITIONS	1HR	1HR

DRAFT STOP NOTE:  
AS PER CODE SECTION 1202.3.5.1.1, FULL-DEPTH AIR IMPERMEABLE INSULATION HAS BEEN PROVIDED IN ATTIC. SO DRAFT STOP NOT REQUIRED.

FIRE EXTINGUISHERS	CFC SECTION 906.1 AND NFPA 10
STANDPIPES	YES, CFC SECTION 905 AND NFPA 14
AUTOMATIC FIRE ALARM	ENTIRE BUILDING, CFC SECTION 907.2.8 AND NFPA 72
SMOKE DETECTORS	ALL OCCUP. SPACES & GUESTROOMS
DRAFT STOPS	NOT REQUIRED (AS PER DRAFT STOP NOTE ABOVE)
STRUCTURAL ELEMENT FIRE RATING	
- STRUCTURAL FRAME	- 1 HR
- BEARING WALLS (INT. & EXT.)	- 1 HR
- FLOOR CONSTRUCTION	- 1 HR
- ROOF CONSTRUCTION	- 1 HR
FIRE BARRIER FIRE RATING	
- STAIR WALLS, ELEVATOR WALL, LINEN CHUTE, SHAFT ENCLOSURE	- 1 HR PER SEC. 713.4.
- GREAT ROOM INTERIOR WALLS	- 1 HR
FIRE PARTITION FIRE RATING	
- CORRIDOR	- 1 HR
- GUESTROOM SEPARATION	- 1 HR

**NOTE FOR FIRE SPRINKLER CONTRACTOR:**  
THE PROPOSED TOWNEPLACE AND SUITES HOTEL WILL REQUIRE THAT AN AUTOMATIC FIRE SPRINKLER SYSTEM BE INSTALLED THROUGHOUT ALL BUILDINGS. THE AUTOMATIC FIRE SPRINKLER SYSTEMS SHALL BE INSTALLED AND DESIGNED IN ACCORDANCE WITH THE NATIONAL FIRE PROTECTION STANDARD #13 (INSTALLATION OF AUTOMATIC SPRINKLER SYSTEMS 2019 EDITION)

#### VICINITY MAP



SCALE: N.T.S

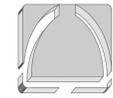
#### INDEX OF DRAWINGS

##### ARCHITECTURAL

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A1.1.0A	COLORED FIRST FLOOR PLAN
A1.2.0	SECOND FLOOR PLAN
A1.2.0A	COLORED SECOND FLOOR PLAN
A1.3.0	THIRD FLOOR PLAN
A1.3.0A	COLORED THIRD FLOOR PLAN
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A8.4.1	3D RENDERING
A8.4.1A	3D RENDERING
A8.4.2	AERIAL VIEW

REVISIONS:  
REVISION ISSUE  
DATED

**ACE Design LLC**  
1024 Iron Point Road, Suite 1046  
Folsom, CA 95630  
Phone: (702) 396-5113, Fax: (702)446-8155



Land Planning • Civil Engineering • Architectural Design • Structural Engineering

TITLE SHEET

TOWNEPLACE & SUITES  
379 WALNUT AVENUE  
GREENFIELD CA 93927

TITLE PROJECT



DATE: 04/18/2023  
JOB: 18-15  
DWG. BY: HS  
CHK. BY: MG

**A0.0.0**  
SHEET  
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VICINITY MAP:  
N.T.S.

- LEGEND:**
- PROPERTY LINE
  - PARKING SPACE
  - EASEMENT LINE
  - UTILITY LINE
  - WOODED AREA
  - FIRE DEPARTMENT CONNECTION
  - RESIDENTIAL PAVING
  - PROPOSED PAVEMENT FOR PUBLIC DRIVE OR DRIVE WITH DRIVE RESTRICTIONS OTHER THAN 10' CLEAR (SEE SEE PLAN)
  - RECREATIONAL VEHICLE PARKING SECTION
  - UNPAVED AREA
  - LANDMARK (CONTROLLED BY ANOTHER PARTY) TO BE MAINTAINED AS SHOWN ON THIS PLAN.
  - GATE POST
  - 10' x 6' WOOD STORAGE SHED PER SET.

**Note-**  
This is for graphical representation only. Please refer A1.0.0 sheet for actual layout.



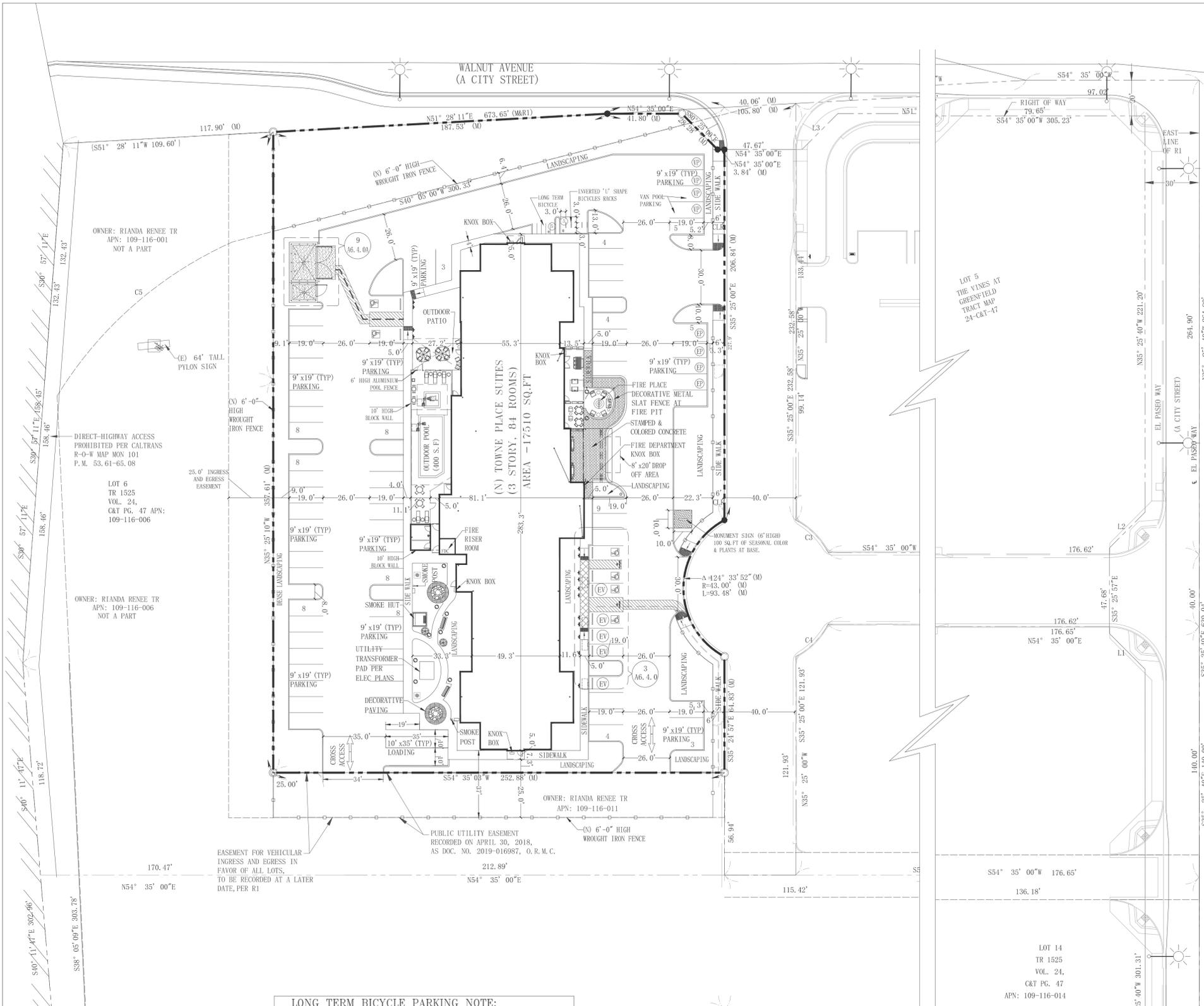
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**ACE Design LLC**  
 10000 N. 10TH AVENUE SUITE 100  
 FORTY, CA 94500  
 PHONE: (925) 294-0133 FAX: (925) 294-0134  
[www.acedesignllc.com](http://www.acedesignllc.com)

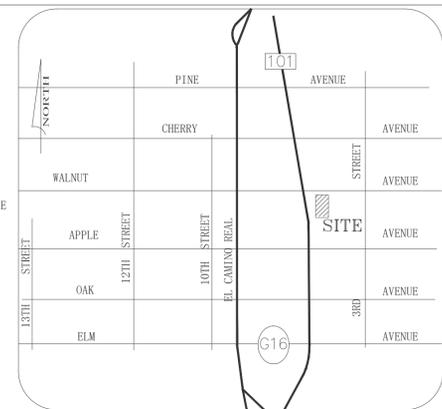
**COLORED SITE PLAN**  
**TOWNPLACE & SUITES**  
**379 WALNUT AVENUE**  
**GREENFIELD CA 95927**



DATE PLOTTED:  
 JOB: 18-01  
 DWG: 18-01-001  
 CDR: JT-MSB  
**A1.0.0A**  
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- LEGEND:**
- PROPERTY LINE
  - PARKING STRIPS
  - CENTER LINE
  - BLDG LINE
  - ACCESSIBLE ROUTE/AISLE
  - FIRE DEPARTMENT CONNECTION
  - DECORATIVE PAVERS
  - (VP) PROPOSED VAN POOL PARKING (SHALL BE MARKED WITH SIGNS RESTRICTING THEIR USE TO CLEAN AIR/VAN POOL)
  - (EV) ELECTRICAL VEHICLE CHARGING STATION
  - (EP) EMPLOYEE PARKING
  - LADDER PADS CONSTRUCTED OF DECOMPOSED GRANITE TO SUPPORT A GROSS WEIGHT OF 650 LBS.
  - KNOX BOX
  - (N) 6'-0" HIGH WROUGHT IRON FENCE
  - (A2) STAMPED CONCRETE. REFER TO EXTERIOR FINISH INDEX FOR SCL.



**NOTE FOR BICYCLE RACKS:—**  
 \* BICYCLE RACKS SHOULD BE PROVIDED WITH CONCRETE PAD

**PROJECT DATA**

ASSESSOR'S PARCEL NUMBER (APN) : 109-116-002 AND 007, PORTION OF APN 109-116-006 AND 008

PROJECT NAME: TOWNPLACE AND SUITES

ADDRESS: 379 WALNUT AVENUE GREENFIELD CA 93927

PROJECT DESCRIPTION: 84 ROOMS, 3 STORY HOTEL

ZONING: C-2

JURISDICTION: CITY OF GREENFIELD

LAND USE: COMMERCIAL

CODE ANALYSIS:

- OCCUPANCY CLASSIFICATION: R-1 (SECTION 310.2) /A-2 (SECTION 303.3), A-3 (SECTION 303.4)
- TYPE OF CONSTRUCTION: TYPE V-V - FULLY SPRINKLED
- FIRE SPRINKLERS: YES (NFPA-13 SECTION 903, CFC 2019)
- HEIGHT (MAX.): ACTUAL: 45'-1" (TOP OF RIDGE) ALLOWABLE: 50'-0" (AS PER CBC 2019 SECTION 504.3, TABLE 504.3)
- STORIES (MAX.): ACTUAL: 3 ALLOWABLE: 3 (AS PER CBC 2019 SECTION 504.4, TABLE 504.4)
- BUILDING AREA BREAKDOWN:
 

1ST FLOOR AREA	16956 SQ. FT.
PORTE COCHERE AREA	695 SQ. FT.
2ND FLOOR AREA	15510 SQ. FT.
3RD FLOOR AREA	15510 SQ. FT.
TOTAL BUILDING AREA	48671 SQ. FT.
OUTDOOR POOL/DECK AREA	1763 SQ. FT.
- LOT COVERAGE:
 

SITE AREA	83209 SQ. FT. (1.91 AC)
PROVIDED LANDSCAPE AREA	15310 SQ. FT. (18.41%)
TOTAL PAVED AREA	50248 SQ. FT. (60.38%)
BUILDING FOOT PRINT	17651 SQ. FT. (21.21%)
- EXIT ON 1ST FLOOR:
 

REQUIRED	2	PROVIDED	5 (FOR PRIMARY OCCUPANTS)
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- EXIT ON 2ND & 3RD FLOOR:
 

REQUIRED	2	PROVIDED	2
----------	---	----------	---
- REQUIRED FIRE RESISTANCE OF EXTERIOR WALLS AND PROTECTION OF OPENINGS DUE TO LOCATION ON PROPERTY: NO
- FIRE RESISTIVE CONSTRUCTION REQUIREMENTS: YES
- SPECIAL INSPECTIONS REQUIRED: YES
- CODE YEAR/TYPE: 2019 CBC, 2019 CMC, 2019 CPC, 2019 CEC, 2019 CGSC, 2019 CFC
- PROPOSED BUILDING USE: HOTEL
- HOURS OF OPERATION: 24 HRS.

**PARKING REQUIREMENT**

PARKING FOR 84 ROOM HOTEL (1 SPACE:1 ROOM)

+1 SPACE FOR ROOMS

PARKING REQUIRED	84 SPACES
TOTAL PARKING PROVIDED (9'x19')	85 SPACES
TOTAL ACCESSIBLE PARKING REQUIRED:	4 SPACES (2019 CBC, TABLE 11B-208.2)
TOTAL ACCESSIBLE PARKING PROVIDED:	4 SPACES (INCLUDING 1 VAN ACCESSIBLE PER 2019 CBC, SECTION 11B-208.2.4.)
EV PARKING REQUIRED	6% OF 84 SPACES (2019 CALGREEN, TABLE 4.106.4.3.1) = 5 SPACES
GROSS EV PARKING PROVIDED	5 SPACE
STANDARD ACCESSIBLE EV PARKING REQUIRED	1 SPACE (2019 CBC, TABLE 11B-228.3.2.1)
STANDARD ACCESSIBLE EV PARKING PROVIDED	1 SPACE
VAN ACCESSIBLE EV PARKING REQUIRED	1 SPACE (2019 CBC, TABLE 11B-228.3.2.1)
VAN ACCESSIBLE EV PARKING PROVIDED	1 SPACE
VP PARKING PROVIDED	4 SPACES
EP PARKING PROVIDED	4 SPACES
LONG TERM BICYCLE PARKING	5 SPACES
SHORT TERM BICYCLE PARKING	5 SPACES
LOADING REQUIRED	3 SPACES (SECTION 17.58.110A)
LOADING PROVIDED	2 SPACES

**VP PARKING NOTE:**  
 VP PARKING STALL MARKING: PAINT, IN THE PAINT USED FOR STALL STRIPING. THE FOLLOWING CHARACTERS SUCH THAT THE LOWER EDGE OF THE LAST WORD ALIGNS WITH THE END OF THE STALL STRIPING AND IS VISIBLE BENEATH A PARKED VEHICLE: CLEAN AIR/ VANPOOL/ EV  
 NOTE: VEHICLES BEARING CLEAN AIR VEHICLE STICKERS FROM EXPIRED HOV LANE PROGRAMS MAY BE CONSIDERED ELIGIBLE FOR DESIGNATED PARKING SPACES.

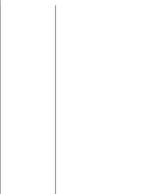


REVISIONS:

NO.	REVISION	DATE

**ACE Design LLC**  
 1024 Iron Point Road, Suite 1046  
 Folsom, CA 95630  
 Phone: (707) 396-5113, Fax: (707) 446-8155

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**SITE PLAN**  
**TOWNPLACE & SUITES**  
**379 WALNUT AVENUE**  
**GREENFIELD CA 93927**

TITLE PROJECT

DATE: 05/10/2023  
 JOB: 18-15  
 DWG. BY: HS  
 CHK. BY: MG

**A1.0.0**  
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**WALKWAY NOTES:**

- THE WALKING SURFACE OF THE ACCESSIBLE ROUTE SHALL HAVE A SLOPE NOT TO EXCEED 5% WITH A CROSS SLOPE OF 2% AS PER CBC 11B-403.3. RAMPS SHALL BE PROVIDED WHERE THE WALKING SURFACE EXCEEDS 5% SLOPE COMPLYING PER CBC 11B-402.2, 403.3 & 405.
- WALKWAYS SHALL HAVE A CONTINUOUS COMMON SURFACE NOT INTERRUPTED BY STEPS OR ABRUPT CHANGES IN LEVEL EXCEEDING 1/4". WHEN CHANGES IN LEVEL BETWEEN 1/4" AND 1/2" OCCUR, THEY SHALL BE BEVELED WITH A SLOPE NO GREATER THAN 1 (VERTICAL) TO 2 (HORIZONTAL). LEVEL CHANGES NOT EXCEEDING 1/4" MAY BE VERTICAL.
- WALKS SHALL BE A MINIMUM OF 48" IN WIDTH WITH PASSING SPACES AT LEAST 60"x60" PROVIDED AT 200' INTERVALS.
- PROVIDE A LEVEL LANDING WITH A SLOPE NOT EXCEEDING 1:48 (2.083%) AT ALL EXTERIOR DOORS AND GATES PER CBC 11B-404.2.4.4 WITH MANEUVERING CLEARANCE EXTENDING 24" MIN. PAST THE STRIKE EDGE FOR A DISTANCE OF 60" MIN. ON THE FULL SIDE OF THE DOOR. FIG. 11B-404.2.4.1 EXTERIOR EXIT DOORS/GATES SHALL LEAD DIRECTLY TO THE PUBLIC WAY BY MEANS OF AN ACCESSIBLE ROUTE. CBC 1020.2.2; 11B-206.2.1

**LONG TERM BICYCLE PARKING NOTE:**  
 5 SPACES WILL BE PROVIDED FOR LOCKABLE PERMANENTLY ANCHORED BICYCLE LOCKERS.

**EV CHARGING STATION NOTE:**  
 5 ELECTRIC VEHICLE CHARGING STATION WILL BE PROVIDED FOR THE ELECTRIC CARS COMPLYING PER BRAND STANDARDS SECTION 2501.06 K. WALL MOUNTED J-BOX WITH (1) 1-1/4" C.O. WITH PULL CORD TERMINATED.

**LOADING NOTE:**  
 ALL LOADING AND STORAGE AREAS SHALL BE SCREENED FROM VIEW OF ADJOINING PROPERTY ZONED OR PLANNED FOR RESIDENTIAL USES.

**LIGHTING NOTE:**  
 ALL LIGHTING SHOULD BE SHIELDED FROM THE SKY AND ADJACENT PROPERTIES AND STRUCTURES, EITHER THROUGH EXTERIOR SHIELDS OR THROUGH OPTICS WITHIN THE FIXTURE. THE ACCENT LIGHTING IS TO BE COMBINED WITH FUNCTIONAL LIGHTING TO HIGHLIGHT SPECIAL FOCAL POINTS, BUILDING/SITE ENTRANCES, PUBLIC ART AND SPECIAL LANDSCAPE FEATURES. LIGHTING USED IN PARKING LOTS SHALL NOT EXCEED A MAXIMUM OF 30 FEET IN HEIGHT. PEDESTRIAN SCALE LIGHTING SHALL BE A MAXIMUM OF 16 FEET IN HEIGHT.

**OWNER: RIANDA RENEE TR**  
 APN: 109-116-001  
 NOT A PART

**LOT 6**  
 TR 1525  
 VOL. 24,  
 C&T PG. 47 APN:  
 109-116-006

**OWNER: RIANDA RENEE TR**  
 APN: 109-116-006  
 NOT A PART

**LOT 5**  
 THE VINES AT  
 GREENFIELD  
 TRACT MAP  
 24-C&T-17

**OWNER: RIANDA RENEE TR**  
 APN: 109-116-011

**LOT 14**  
 TR 1525  
 VOL. 24,  
 C&T PG. 47  
 APN: 109-116-014

**EASEMENT FOR VEHICULAR INGRESS AND EGRESS IN FAVOR OF ALL LOTS, TO BE RECORDED AT A LATER DATE, PER R1**





FIRST FLOOR PLAN  
SCALE: - 3/32" = 1'-0"

NOTE:-  
THIS IS FOR GRAPHICAL REPRESENTATION ONLY. REFER TO ACTUAL FLOOR PLAN SHEET A1. 1. 0.

**LEGEND**

- |   |  |   |   |   |                        |
|---|--|---|---|---|------------------------|
|  | <b>STUDIO KING WITH SHOWER</b>         |  | <b>ONE BEDROOM WITH TUB</b>                 |  | <b>BACK OF HOUSE</b>   |
|  | <b>DOUBLE QUEEN CENTER WITH SHOWER</b> |  | <b>ACC. ONE BEDROOM WITH ROLL IN SHOWER</b> |  | <b>GUEST VESTIBULE</b> |
|  | <b>DOUBLE QUEEN END C WITH TUB</b>     |  | <b>ACC. ONE BEDROOM WITH TUB</b>            |  | <b>PUBLIC SPACES</b>   |
|  | <b>DOUBLE QUEEN END C WITH SHOWER</b>  |  | <b>CIRCULATION</b>                          |   |                        |

REVISIONS:	REVISION	ISSUE	DATED

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 1024 Iron Point Road, Suite 1046  
 Folsom, CA 95630  
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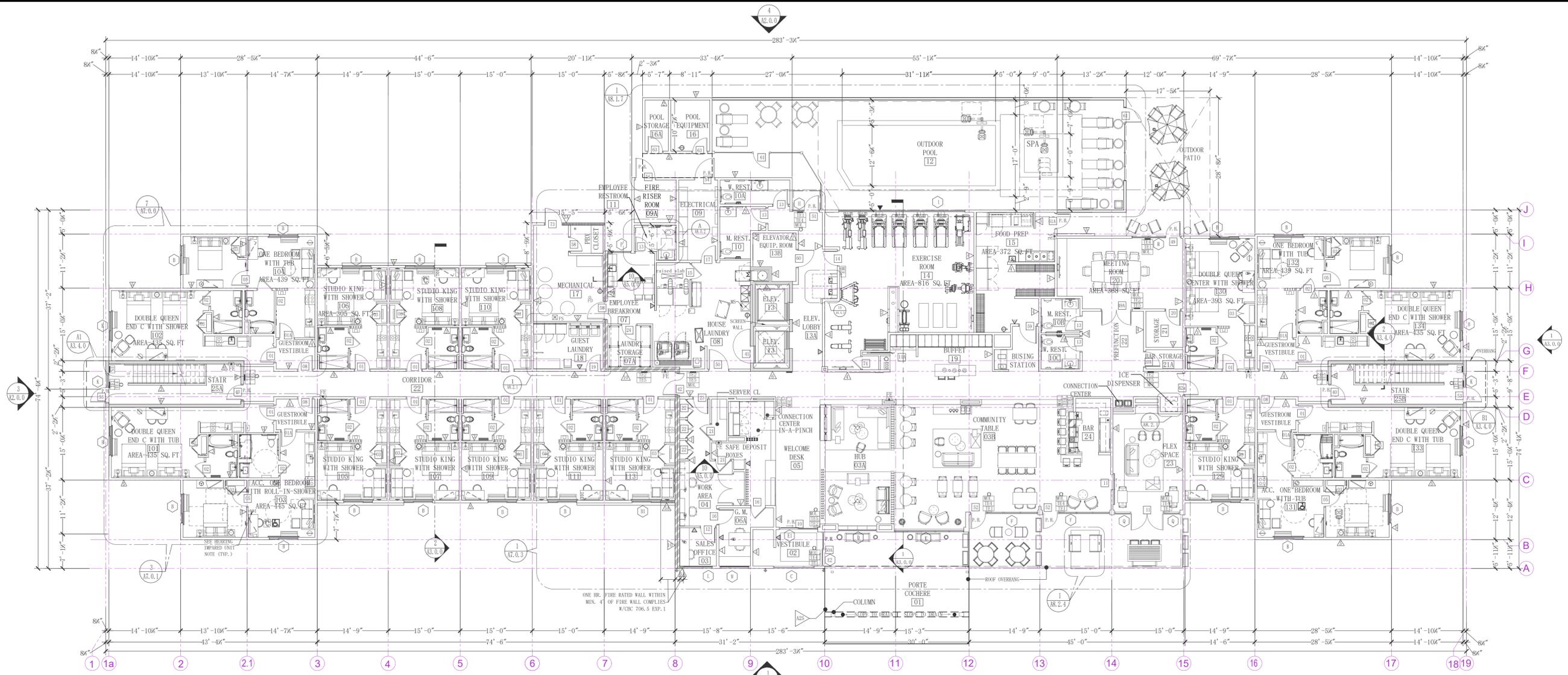
COLORED FIRST FLOOR PLAN  
 TOWNEPLACE & SUITES  
 379 WALNUT AVENUE  
 GREENFIELD CA 93927

TITLE PROJECT



DATE: 04/18/2023  
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 CHK. BY: MG

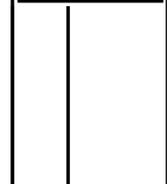
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 6 OF 18



**FIRST FLOOR PLAN**  
SCALE: - 3/32" = 1'-0"

REVISIONS:	REVISION ISSUE	DATED

**ACE Design LLC**  
1024 Iron Point Road, Suite 1046  
Folsom, CA 95630  
Phone: (702) 396-5113, Fax: (702) 446-8155  
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**FIRST FLOOR PLAN**  
TOWNEPLACE & SUITES  
379 WALNUT AVENUE  
GREENFIELD CA 93927

**DETECTORS IN DUCT SYSTEM:**

- SMOKE DETECTION FOR THE DUCT SYSTEM WHERE REQUIRED BY THE MECHANICAL CODE SHALL BE DESIGNED AND INSTALLED PER THE REQUIREMENTS SET FORTH IN NFPA 72 2016 EDITION.
- DUCT DETECTORS IN INDIVIDUAL TENANT SPACES OF MULTI TENANT BUILDINGS SHALL BE POWERED FROM THE MAIN BUILDING ALARM POWER SUPPLY.

**INTERIOR FINISH NOTES:**

- INTERIOR WALL OR CEILING FINISH MATERIALS SHALL BE PERMITTED TO BE TESTED IN ACCORDANCE WITH NFPA-286. IT SHALL COMPLY WITH SECTION 803.1.2.1.
- ACCEPTANCE CRITERIA FOR NFPA-286, THE INTERIOR FINISH SHALL COMPLY WITH THE FOLLOWING:
  - DURING THE 40 KW EXPOSURE, FLAMES SHALL NOT SPREAD TO THE CEILING.
  - THE FLAMES SHALL NOT SPREAD TO THE OUTER EXTREMITY OF THE SAMPLE ON ANY WALL OR CEILING.
  - FLASHOVER, AS DEFINED IN NFPA-286 SHALL NOT OCCUR.
  - THE PEAK HEAT RELEASE RATE THROUGHOUT THE TEST SHALL NOT EXCEED 800 KW
  - THE TOTAL SMOKE RELEASED THROUGHOUT THE TEST SHALL NOT EXCEED 1,000 M2
- WHERE REQUIRED TO BE FLAME RESISTANT, DECORATIVE MATERIAL SHALL BE TESTED BY AN APPROVED AGENCY AND MEET THE FLAME PROPAGATION PERFORMANCE CRITERIA OF NFPA-701, REPORTS OF THE TEST RESULTS SHALL BE PREPARED IN ACCORDANCE WITH NFPA-701 AND FURNISHED TO THE FIRE CODE OFFICIAL UPON REQUEST.
- THE FLAME-SPREAD INDEX OF INTERIOR WALL AND CEILING FINISH WITHIN THE CORRIDOR, LOBBY AND EXIT ENCLOSURE MUST COMPLY WITH TABLE 803.9.

**FITNESS ROOM NOTES:**

- AT FITNESS ROOM, PROVIDE CLEAR FLOOR SPACE COMPLYING WITH SECTION 11B-305 POSITIONED FOR TRANSFER OR FOR USE BY AN INDIVIDUAL SEATED IN A WHEEL CHAIR AT A MINIMUM OF ONE OF EACH TYPE OF EXERCISE MACHINE OR EQUIPMENT PER SECTION 11B-236.1.

**SWIMMING POOL NOTES:**

- AT LEAST TWO ACCESSIBLE MEANS OF ENTRY SHALL BE PROVIDED FOR SWIMMING POOLS COMPLYING PER SECTION 11B-242.2.
- AT LEAST ONE ACCESSIBLE MEANS OF ENTRY SHALL BE PROVIDED FOR SPA COMPLYING PER SECTION 11B-242.4.

**SAFETY GLAZING ADJACENT TO DOORS:**

GLAZING IN AN INDIVIDUAL FIXED OR OPERABLE PANEL ADJACENT TO A DOOR WHERE THE NEAREST VERTICAL EDGE OF THE GLAZING IS WITHIN A 24" ARC OF EITHER VERTICAL EDGE OF THE DOOR IN A CLOSED POSITION AND WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 18" ABOVE THE WALKING SURFACE SHALL BE CONSIDERED A HAZARDOUS LOCATION.

**FIRE EXTINGUISHERS-HANGERS AND BRACKETS:-**

- HAND-HELD PORTABLE FIRE EXTINGUISHERS, NOT HOUSED IN CABINETS, SHALL BE INSTALLED ON THE HANGERS OR BRACKETS SUPPLIED. HANGERS OR BRACKETS SHALL BE SECURELY ANCHORED TO THE MOUNTING SURFACE IN ACCORDANCE WITH THE MANUFACTURER'S INSTALLATION INSTRUCTIONS.
- THE EXTINGUISHER SHALL BE RATED 2-A: 10-B:C-RATED FIRE EXTINGUISHERS WITH CURRENT STATE FIRE MARSHAL CERTIFICATION TAGS. TRAVEL DISTANCE TO A FIRE EXTINGUISHERS CANNOT EXCEED 75'. FIRE EXTINGUISHERS SHALL BE MOUNTED NEAR THE EXITS AT 48" ELEVATIONS TO THE TOP OF THE EXTINGUISHERS IN VISIBLE LOCATIONS IN EGRESS PATHS.

**HAZARDOUS EXHAUSTS AND STORAGE OF COMBUSTIBLE LIQUIDS**

- HAZARDOUS EXHAUSTS OR COMMERCIAL COOKING OPERATIONS SHALL REQUIRE AN AUTOMATIC SPRINKLER SYSTEM.
- STORAGE, DISPENSING OR USE OF ANY FLAMMABLE OR COMBUSTIBLE LIQUIDS, FLAMMABLE OR COMPRESSED GASES, OR ANY OTHER HAZARDOUS MATERIALS SHALL COMPLY WITH CALIFORNIA FIRE CODE REGULATIONS. THE STORAGE AND USE OF HAZARDOUS MATERIALS SHALL BE APPROVED BY THE FONTANA FIRE PREVENTION PRIOR TO ANY MATERIALS BEING STORED OR USED ON SITE.

**REQUIREMENTS FOR FIRE PROTECTION EQUIPMENT**  
(GENERAL CONTRACTOR SHALL PROVIDE FOLLOWING FACILITIES)

FIRE PROTECTION EQUIPMENT SHALL BE IDENTIFIED IN AN APPROVED MANNER. ROOMS CONTAINING CONTROLS FOR AIR CONDITIONING SYSTEMS, FIRE SPRINKLER RISER AND VALVES, OR OTHER FIRE DETECTION SUPPRESSION OR CONTROL ELEMENTS SHALL BE IDENTIFIED FOR THE USE OF THE FIRE DEPARTMENT

**LEGEND:-**

- SEMICIRCULAR HIDDEN LINE AT STAIRCASE LANDING SHOWS MANEUVERING CLEARANCES TO RETAIN STAIRCASE WIDTH
- HEARING IMPAIRED UNITS NOTE:** 1. EMERGENCY VISUAL NOTIFICATION RECEIVER TO ALERT ROOM OCCUPANTS OF INCOMING TELEPHONE CALLS AND A DOOR KNOCK OR BELL TO COMPLY WITH CBC 11B-806.3. VISIBLE ALARM NOTIFICATION DEVICES SHALL BE ACTIVATED BY BOTH THE IN-Room SMOKE ALARM AND THE BUILDING FIRE ALARM SYSTEM COMPLYING PER CBC SEC. 907.5.2.3.2. (IN COMMUNICATION FEATURE ROOM ONLY)

**FIRE ALARMS & DETECTION SYSTEMS (CFC SECTION 903):**

INITIATION:- INITIATION OF THE FIRE ALARM SYSTEM SHALL BE BY AUTOMATIC MEANS. APPROVED AUTOMATIC FIRE DETECTORS SHALL BE PROVIDED IN BOILER AND FURNACE ROOMS, SHOPS, LAUNDRY ROOMS, MECHANICAL AND ELECTRICAL ROOMS, TRASH-COLLECTION ROOMS, STORAGE ROOMS, GIFT SHOPS, LOCKER ROOMS AND SIMILAR AREAS. AUTOMATIC SMOKE DETECTORS SHALL BE PROVIDED IN ALL COMMON AREAS AND INTERIOR CORRIDORS SERVING SLEEPING UNITS AS REQUIRED MEANS OF EGRESS. NOTIFICATION:- ACTIVATION OF THE FIRE ALARM SYSTEM OR AUTOMATIC SPRINKLER SYSTEM SHALL INITIATE A GENERAL EVACUATION SIGNAL.

- A FIRE COMMUNICATION AND CONTROL CIRCUIT IS NEEDED AT THE LOBBY, EACH ELEVATOR LOBBY AND STAIRWELL FLOOR LANDING FOR EMERGENCY OPERATIONS.
- A FIRE ALARM ENUNCIATOR PANEL SHALL BE LOCATED NEAR THE FRONT ENTRANCE. THIS PANEL WILL CONNECT AND INDICATE ALARM FUNCTIONS, ZONE INDICATIONS, AND FIRE SPRINKLER SYSTEM STATUS WITH ALPHA/NUMERIC MESSAGING TO INDICATE SPECIFIC ZONES, LOCATIONS, OR ALARMS
- A RADIO SIGNAL BOOSTER SYSTEM FOR FIRE AND PD RADIOS SHALL BE INSTALLED FOR SEND AND RECEIVE. A BDA (BI-DIRECTIONAL AMPLIFIER) SYSTEM IS AN IN-BUILDING COMMUNICATION SYSTEM THAT BRINGS WIRELESS SIGNALS INTO A STRUCTURE FROM OUTSIDE, AMPLIFIES THOSE SIGNALS WITH A SIGNAL BOOSTER, AND THEN EVENLY DISTRIBUTES THE AMPLIFIED SIGNALS THROUGHOUT A STRUCTURE VIA A DISTRIBUTED ANTENNA SYSTEM (DAS). CA FIRE CODE 903.2.13.2 DIGITAL ANTENNA SYSTEM (DAS)/BI-DIRECTIONAL AMPLIFICATION (BDA) SYSTEMS.

**NOTE:**  
\* PROVIDE AC AS PER MECHANICAL FLOOR PLAN IN PBX ROOM.

**NOTE:** THE BUILDING SHALL HAVE APPROVED RADIO COVERAGE FOR EMERGENCY RESPONDERS WITHIN THE BUILDING BASED UPON THE EXISTING COVERAGE LEVELS OF THE PUBLIC SAFETY COMMUNICATION SYSTEMS OF THE JURISDICTION AT THE EXTERIOR OF THE BUILDING

**ELECTRICAL EQUIPMENT, WIRING AND HAZARDS**

ABATEMENT OF ELECTRICAL HAZARDS: IDENTIFIED ELECTRICAL HAZARDS SHALL BE ABATED. ELECTRICAL WIRING, DEVICES, APPLIANCES AND OTHER EQUIPMENT THAT IS MODIFIED OR DAMAGED AND CONSTITUTES AN ELECTRICAL SHOCK OR FIRE HAZARD SHALL NOT BE USED. ILLUMINATION: ILLUMINATION SHALL BE PROVIDED FOR SERVICE EQUIPMENT AREAS, MOTOR CONTROL CENTERS AND ELECTRICAL PANEL BOARDS. WORKING SPACE AND CLEARANCE: A WORKING SPACE OF NOT LESS THAN 30 INCHES IN WIDTH, 36 INCHES IN DEPTH AND 78 INCHES IN HEIGHT SHALL BE PROVIDED IN FRONT OF ELECTRICAL SERVICE EQUIPMENT. THE WORKING SPACE SHALL NOT BE LESS THAN THE WIDTH OF THE EQUIPMENT. NO STORAGE OF ANY MATERIALS SHALL BE LOCATED WITHIN THE DESIGNATED WORKING SPACE. LABELING: DOORS INTO ELECTRICAL CONTROL PANEL ROOMS SHALL BE MARKED WITH A PLAINLY VISIBLE AND LEGIBLE SIGN STATING ELECTRICAL ROOM OR SIMILAR APPROVED WORDING. THE DISCONNECTING MEANS FOR EACH SERVICE, FEEDER OR BRANCH CIRCUIT ORIGINATING ON A SWITCHBOARD OR PANELBOARD SHALL BE LEGIBLY AND DURABLY MARKED TO INDICATE ITS PURPOSE UNLESS SUCH PURPOSE IS CLEARLY EVIDENT. MULTIPLEG ADAPTERS: MULTIPLEG ADAPTERS, SUCH AS CUBE ADAPTERS, UNFUSED PLUG STRIPS OR ANY OTHER DEVICE NOT COMPLYING WITH NFPA 70 SHALL BE PROHIBITED.

**REQUIREMENTS FOR ASSISTIVE LISTENING SYSTEM**  
(GENERAL CONTRACTOR SHALL PROVIDE FOLLOWING FACILITIES)

RECEIVER JACKS: RECEIVERS REQUIRED FOR USE WITH AN ASSISTIVE LISTENING SYSTEM SHALL INCLUDE A 1/2" STANDARD MONO JACK.

RECEIVER HEARING-AID COMPATIBILITY: RECEIVERS REQUIRED TO BE HEARING-AID COMPATIBLE SHALL INTERFACE WITH TELECOILS IN HEARING AIDS THROUGH THE PROVISION OF NECKLOOPS.

SOUND PRESSURE LEVEL: ASSISTIVE LISTENING SYSTEMS SHALL BE CAPABLE OF PROVIDING A SOUND PRESSURE LEVEL OF 110 dB MINIMUM AND 118 dB MAXIMUM WITH A DYNAMIC RANGE ON THE VOLUME CONTROL OF 50 dB.

SIGNAL-TO-NOISE RATIO: THE SIGNAL-TO-NOISE RATIO FOR INTERNALLY GENERATED NOISE IN ASSISTIVE LISTENING SYSTEMS SHALL BE 18 dB MINIMUM.

PEAK CLIPPING LEVEL: PEAK CLIPPING SHALL NOT EXCEED 18 dB OF CLIPPING RELATIVE TO THE PEAKS OF SPEECH.

**NOTE:** ASSISTIVE LISTENING SYSTEM IS TO BE OPERABLE AT THE TIME OF FINAL INSPECTION.

**WALL LEGEND**

- NON-RATED INTERIOR WALL
- FIRE BARRIER
- NON-BEARING WALL
- FIRE PARTITION STC-55 TO 59
- EXTERIOR WALL
- EXTERIOR WALL STC-50, ONE HOUR RATED GA FILE NO. WP 8105
- 1 HR. WALL
- 1 HR RATED FIRE WALL STC 62

**NOTE:-** PLEASE REFER AS O.O SHEET FOR WALL WALL LEGEND & NOTES.

P.H. - INDICATES PANIC HARDWARE REQUIRED MOUNT BETWEEN 34 INCHES & 44 INCHES ABOVE THE FINISH FLOOR.

TE1- INDICATES TACTILE 'EXIT' SIGN  
TE2- INDICATES TACTILE 'EXIT ROUTE' SIGN  
TE3- INDICATES TACTILE 'EXIT STAIR DOWN' SIGN (INCLUDING LOW LEVEL SIGNS ILLUMINATED)  
TE4- INDICATES LOW LEVEL 'EXIT' SIGN (ILLUMINATED)  
TE5- INDICATES LOW LEVEL 'EXIT ROUTE' SIGN (ILLUMINATED)  
S1 - STAIR IDENTIFICATION SIGN  
MOC - MAXIMUM OCCUPANT LOAD SIGN AS PER 2016 CFC SECTION 1004.3 REFER TO SIGNAGE DETAILS ON SHEET 6.0.0 REFER TO LOW LEVEL SIGNAGE DETAIL #4 ON SHEET A6.2.0

Ω A SIGN WITH 1" SHALL BE POSTED INDICATING "THIS DOOR TO REMAIN UNLOCKED WHENEVER THE BUILDING IS OCCUPIED". (CFC 1010.1.9.3)  
Σ 90 MIN. FIRE RATED W/SELF CLOSING DOOR  
○ PROVIDE STAND PIPE PER CBC SEC SECTION 905.1 PER FIRE DEPT. APPROVAL  
▷ TWO WAY COMMUNICATION (TELEPHONE OUTLET WITH CAT 6)

**LEGEND:-**

- EYE WASH
- FIRE EXTINGUISHER MS - MOP SINK
- 1. ALL UTILITY BOXES TO BE UNDERGROUND.
- GUEST ROOMS WITH COMMUNICATIONS FEATURES
- GUEST ROOMS WITH MOBILITY FEATURES

**GRAPHIC SCALE**  
(IN FEET) 3/32" INCH = 1 ft.

DATE: 04/18/2023  
JOB: 18-15  
DWG. BY: HS  
CHK. BY: MG

**A1.1.0**  
SHEET  
5 OF 18



SECOND FLOOR PLAN  
SCALE: - 3/32" = 1'-0"

**LEGEND**

- |   |   |  |
|---|---|--|
|  STUDIO KING WITH SHOWER         |  ONE BEDROOM WITH TUB          |  ACC. STUDIO QQ CENTER WITH TUB |
|  DOUBLE QUEEN CENTER WITH SHOWER |  LARGE STUDIO KING WITH SHOWER |  GUEST VESTIBULE                |
|  DOUBLE QUEEN END C WITH TUB     |  ACC. STUDIO KING WITH TUB     |  CIRCULATION                    |
|  DOUBLE QUEEN END C WITH SHOWER  |  DOUBLE QUEEN CENTER WITH TUB  |  |

NOTE: -  
THIS IS FOR GRAPHICAL REPRESENTATION ONLY. REFER TO ACTUAL FLOOR PLAN SHEET A1. 2. 0.

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 1024 Iron Point Road, Suite 1046  
 Folsom, CA 95630  
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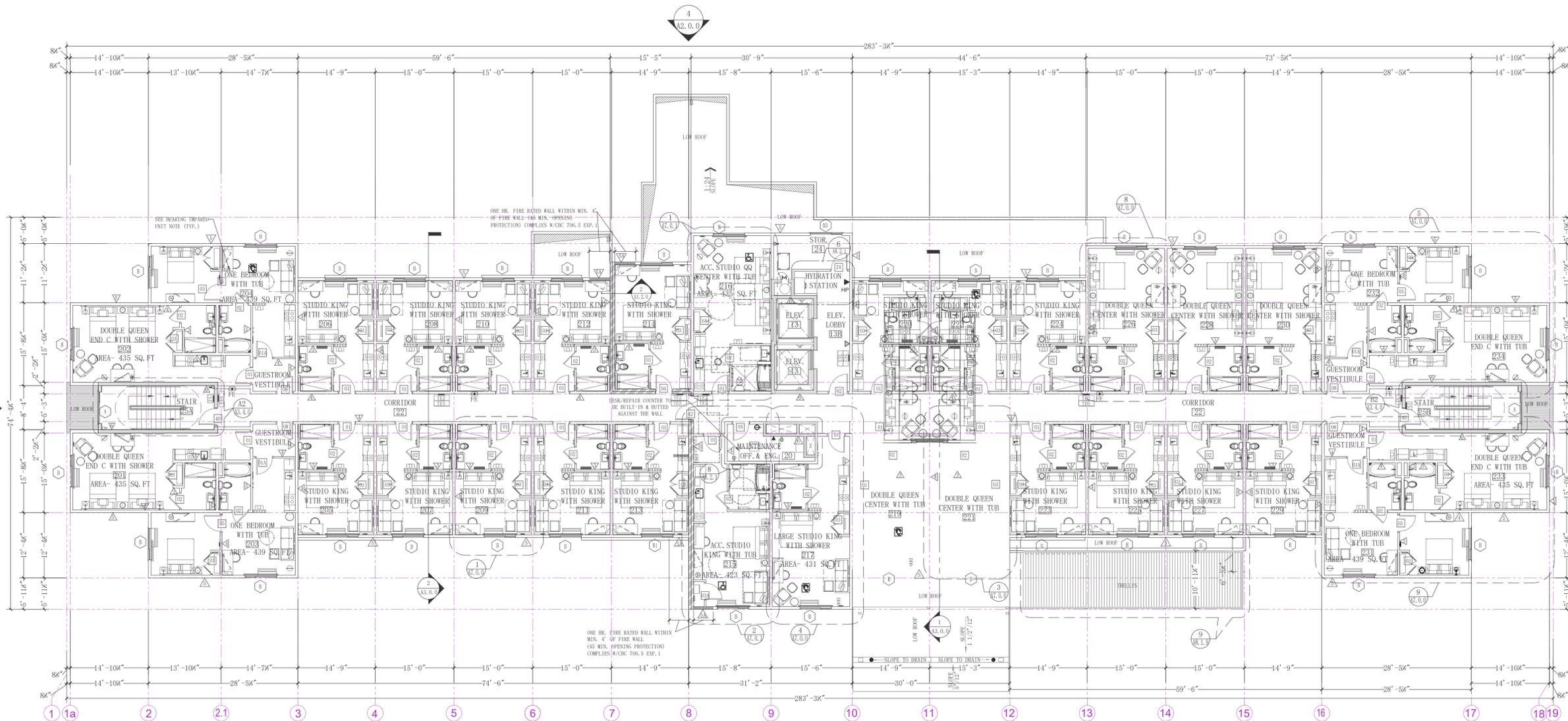
COLORED SECOND FLOOR PLAN  
 TOWNEPLACE & SUITES  
 379 WALNUT AVENUE  
 GREENFIELD CA 93927

TITLE PROJECT



DATE: 04/18/2023  
 JOB: 18-15  
 DWG. BY: HS  
 CHK. BY: MG

A1. 2. 0A  
 SHEET  
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**SECOND FLOOR PLAN**  
SCALE: = 3/32" = 1'-0"



WALL LEGEND	
	NON-RATED INTERIOR WALL
	FIRE BARRIER
	NON-BEARING WALL
	FIRE PARTITION STC-55 TO 59
	EXTERIOR WALL
	EXTERIOR WALL STC-50, ONE HOUR RATED GA FILE NO. WP-8105
	1 HR. WALL
	1 HR. RATED FIRE WALL STC 62

- INTERIOR FINISH NOTES:**
- INTERIOR WALL OR CEILING FINISH MATERIALS SHALL BE PERMITTED TO BE TESTED IN ACCORDANCE WITH NFPA-286. IT SHALL COMPLY WITH SECTION 803.1.2.1.
  - ACCEPTANCE CRITERIA FOR NFPA-286. THE INTERIOR FINISH SHALL COMPLY WITH THE FOLLOWING:
    - DURING THE 40 KW EXPOSURE, FLAMES SHALL NOT SPREAD TO THE CEILING.
    - THE FLAMES SHALL NOT SPREAD TO THE OUTER EXTREMITY OF THE SAMPLE ON ANY WALL OR CEILING.
    - FLASHOVER, AS DEFINED IN NFPA-286 SHALL NOT OCCUR.
    - THE PEAK HEAT RELEASE RATE THROUGHOUT THE TEST SHALL NOT EXCEED 800 KW
    - THE TOTAL SMOKE RELEASED THROUGHOUT THE TEST SHALL NOT EXCEED 1,000 M2
  - WHERE REQUIRED TO BE FLAME RESISTANT, DECORATIVE MATERIAL SHALL BE TESTED BY AN APPROVED AGENCY AND MEET THE FLAME PROPAGATION PERFORMANCE CRITERIA OF NFPA-701. REPORTS OF THE TEST RESULTS SHALL BE PREPARED IN ACCORDANCE WITH NFPA-701 AND FURNISHED TO THE FIRE CODE OFFICIAL UPON REQUEST.
  - THE FLAME-SPREAD INDEX OF INTERIOR WALL AND CEILING FINISH WITHIN THE CORRIDOR, LOBBY AND EXIT ENCLOSURE MUST COMPLY WITH TABLE 803.9.

- HEARING IMPAIRED UNITS NOTE:**
- EMERGENCY VISUAL NOTIFICATION RECEIVER TO ALERT ROOM OCCUPANTS OF INCOMING TELEPHONE CALLS AND A DOOR KNOCK OR BELL TO COMPLY WITH CBC 11B-906.3. VISIBLE ALARM NOTIFICATION DEVICES SHALL BE ACTIVATED BY BOTH THE IN-ROOM SMOKE ALARM AND THE BUILDING FIRE ALARM SYSTEM COMPLYING PER CBC SEC. 907.5.2.3.2. (IN COMMUNICATION FEATURE ROOM ONLY)
- HEARING IMPAIRED UNITS NOTE:**
- EMERGENCY VISUAL NOTIFICATION RECEIVER TO ALERT ROOM OCCUPANTS OF INCOMING TELEPHONE CALLS AND A DOOR KNOCK OR BELL TO COMPLY WITH CBC 11B-906.3. VISIBLE ALARM NOTIFICATION DEVICES SHALL BE ACTIVATED BY BOTH THE IN-ROOM SMOKE ALARM AND THE BUILDING FIRE ALARM SYSTEM COMPLYING PER CBC SEC. 907.5.2.3.2. (IN COMMUNICATION FEATURE ROOM ONLY)

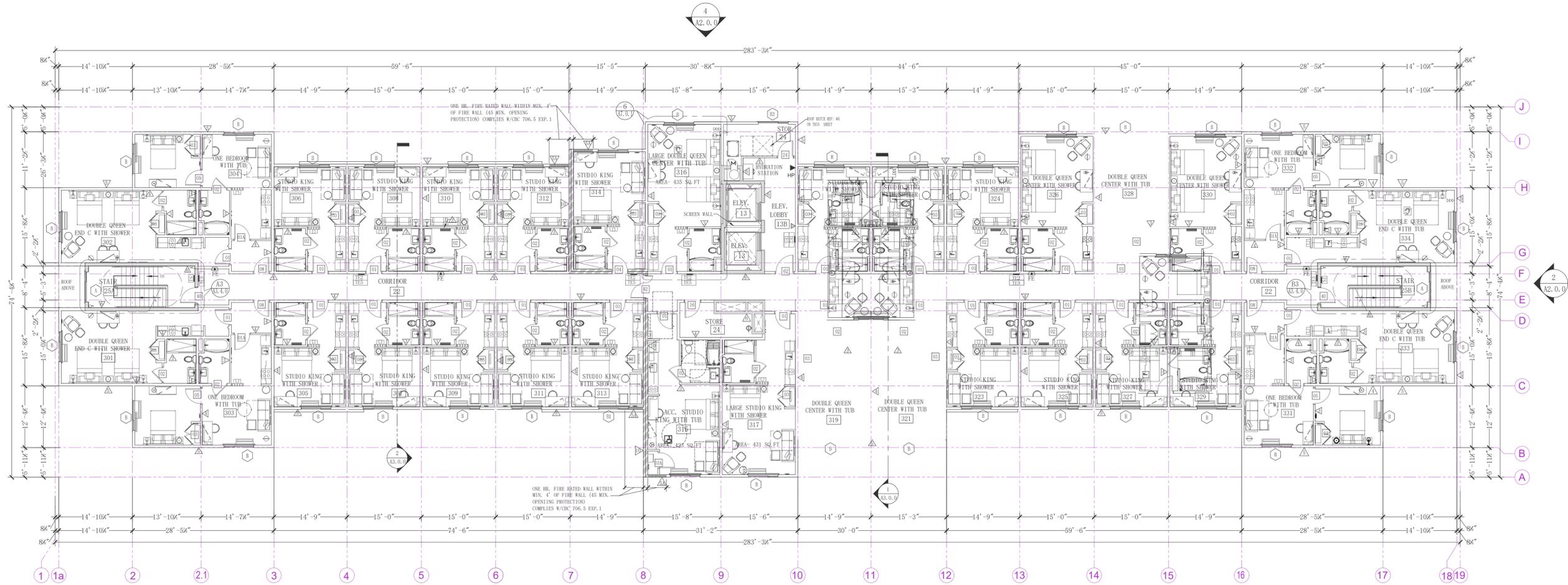
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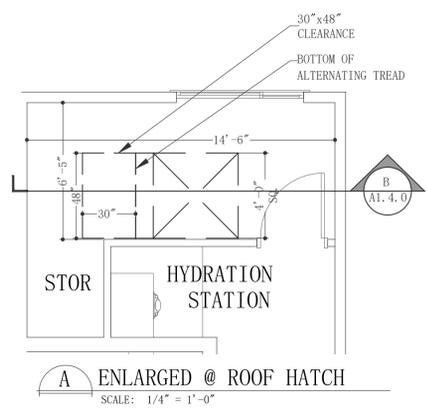
**SECOND FLOOR PLAN**  
**TOWNEPLACE & SUITES**  
379 WALNUT AVENUE  
GREENFIELD CA 93927

DATE: 04/18/2023  
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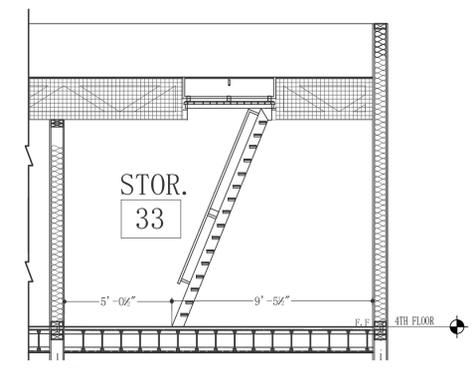
**A1.2.0**  
SHEET  
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THIRD FLOOR PLAN  
SCALE: - 3/32" = 1'-0"



A ENLARGED @ ROOF HATCH  
SCALE: 1/4" = 1'-0"



B SECTION @ ROOF HATCH  
SCALE: 1/4" = 1'-0"

**INTERIOR FINISH NOTES:**

- INTERIOR WALL OR CEILING FINISH MATERIALS SHALL BE PERMITTED TO BE TESTED IN ACCORDANCE WITH NFPA-286. IT SHALL COMPLY WITH SECTION 803.1.2.1.
- ACCEPTANCE CRITERIA FOR NFPA-286, THE INTERIOR FINISH SHALL COMPLY WITH THE FOLLOWING:
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  - FLASHOVER, AS DEFINED IN NFPA-286 SHALL NOT OCCUR.
  - THE PEAK HEAT RELEASE RATE THROUGHOUT THE TEST SHALL NOT EXCEED 800 KW
  - THE TOTAL SMOKE RELEASED THROUGHOUT THE TEST SHALL NOT EXCEED 1,000 M<sup>2</sup>
- WHERE REQUIRED TO BE FLAME RESISTANT, DECORATIVE MATERIAL SHALL BE TESTED BY AN APPROVED AGENCY AND MEET THE FLAME PROPAGATION PERFORMANCE CRITERIA OF NFPA-701, REPORTS OF THE TEST RESULTS SHALL BE PREPARED IN ACCORDANCE WITH NFPA-701 AND FURNISHED TO THE FIRE CODE OFFICIAL UPON REQUEST.
- THE FLAME-SPREAD INDEX OF INTERIOR WALL AND CEILING FINISH WITHIN THE CORRIDOR, LOBBY AND EXIT ENCLOSURE MUST COMPLY WITH TABLE 803.9.

**HEARING IMPAIRED UNITS NOTE:**  
EMERGENCY VISUAL NOTIFICATION RECEIVER TO ALERT ROOM OCCUPANTS OF INCOMING TELEPHONE CALLS AND A DOOR KNOCK OR BELL TO COMPLY WITH CBC 11B-806.3. VISIBLE ALARM NOTIFICATION DEVICES SHALL BE ACTIVATED BY BOTH THE IN-Room SMOKE ALARM AND THE BUILDING FIRE ALARM SYSTEM COMPLYING PER CBC SEC. 907.5.2.3.2. (IN COMMUNICATION FEATURE ROOM ONLY)

**WALL LEGEND**

	NON-RATED INTERIOR WALL
	FIRE BARRIER
	NON-BEARING WALL
	FIRE PARTITION STC-55 TO 59
	EXTERIOR WALL
	EXTERIOR WALL STC-50, ONE HOUR RATED GA FILE NO. WP 8105
	1 HR. WALL
	1 HR RATED FIRE WALL STC 62

NOTE: PLEASE REFER A5.0.0 SHEET FOR WALL WALL LEGEND & NOTES.

P.H. - INDICATES PANIC HARDWARE REQUIRED MOUNT BETWEEN 34 INCHES & 44 INCHES ABOVE THE FINISH FLOOR.

- TE1- INDICATES TACTILE 'EXIT' SIGN
  - TE2- INDICATES TACTILE 'EXIT ROUTE' SIGN
  - TE3- INDICATES TACTILE 'EXIT STAIR DOWN' SIGN (INCLUDING LOW LEVEL SIGNS ILLUMINATED)
  - TE4- INDICATES LOW LEVEL 'EXIT' SIGN (ILLUMINATED)
  - TE5- INDICATES LOW LEVEL 'EXIT ROUTE' SIGN (ILLUMINATED)
  - ST - STAIR IDENTIFICATION SIGN  
REFER TO SIGNAGE DETAILS ON SHEET A6.0.0
  - REFER TO LOW LEVEL SIGNAGE DETAIL #4 ON SHEET A6.2.0
  - A SIGN WITH 1" SHALL BE POSTED INDICATING "THIS DOOR TO REMAIN UNLOCKED WHENEVER THE BUILDING IS OCCUPIED". (CFC 1010.1.9.3)
  - PROVIDE STAND PIPE PER CBC SEC SECTION 905.1 PER FIRE DEPT. APPROVAL
  - TWO WAY COMMUNICATION (TELEPHONE OUTLET WITH CAT 6) 90 MIN. FIRE RATED W/Self CLOSING DOOR
  - VERIFY LOCATION OF THERMOSTAT PER MECHANICAL PLAN.
  - FIRE EXTINGUISHER MS - MOP SINK
  - SEMICIRCULAR HIDDEN LINE AT STAIRCASE LANDING SHOWS MANEUVERING CLEARANCES TO RETAIN STAIRCASE WIDTH
  - EYE WASH
- NOTE:**
- ALL UTILITY BOXES TO BE UNDERGROUND.
  - GUEST ROOMS WITH COMMUNICATIONS FEATURES
  - GUEST ROOMS WITH MOBILITY FEATURES



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Folsom, CA 95630  
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THIRD FLOOR PLAN  
TOWNEPLACE & SUITES  
379 WALNUT AVENUE  
GREENFIELD CA 93927

PROFESSIONAL ENGINEER - STATE OF CALIFORNIA  
JASPAI S. BHATT  
EXPIRES DATE 06/30/2023  
CIVIL  
No. 56924

DATE: 04/18/2023  
JOB: 18-15  
DWG. BY: IHS  
CHK. BY: MG

**A1.3.0**  
SHEET  
9 OF 18



THIRD FLOOR PLAN  
SCALE: 3/32" = 1'-0"

NOTE:-  
THIS IS FOR GRAPHICAL REPRESENTATION ONLY. REFER TO ACTUAL FLOOR PLAN SHEET A1.3.0.

**LEGEND**

- |   |   |  |
|---|---|--|
|  STUDIO KING WITH SHOWER         |  ONE BEDROOM WITH TUB          |  LARGE DOUBLE QUEEN CENTER WITH TUB |
|  DOUBLE QUEEN CENTER WITH SHOWER |  LARGE STUDIO KING WITH SHOWER |  GUEST VESTIBULE                    |
|  DOUBLE QUEEN END C WITH TUB     |  ACC. STUDIO KING WITH TUB     |  CIRCULATION                        |
|  DOUBLE QUEEN END C WITH SHOWER  |  DOUBLE QUEEN CENTER WITH TUB  |  |

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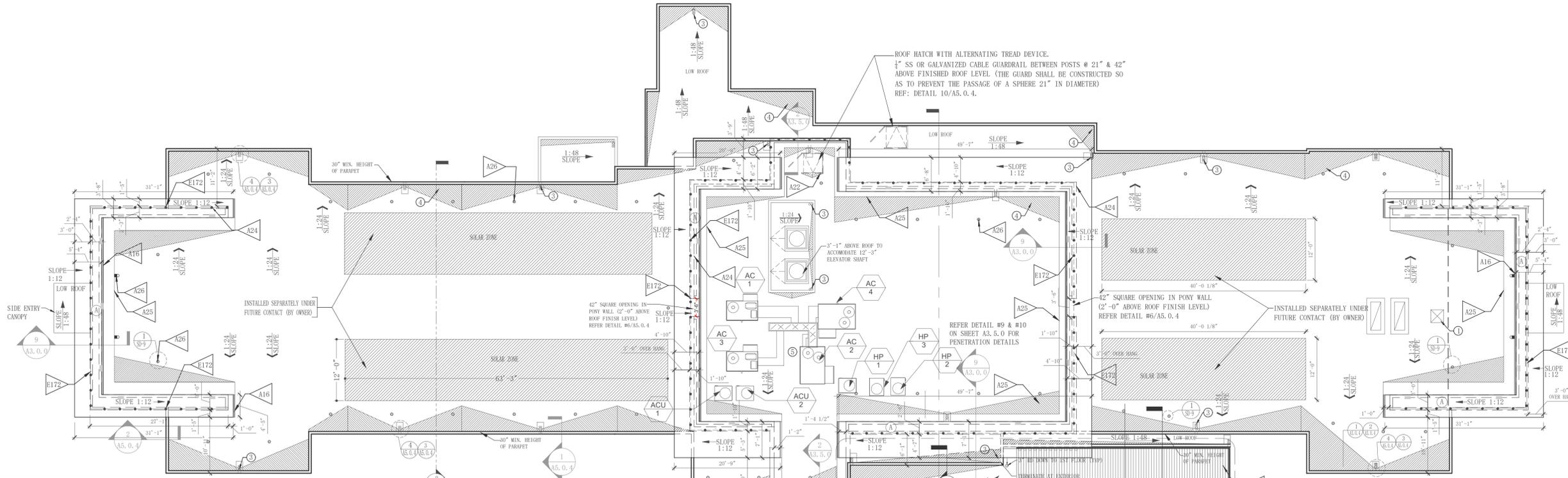
**COLORED THIRD FLOOR PLAN**  
 TOWNEPLACE & SUITES  
 379 WALNUT AVENUE  
 GREENFIELD CA 93927

TITLE PROJECT



DATE: 04/18/2023  
 JOB: 18-15  
 DWG. BY: HHS  
 CHK. BY: MG

**A1.3.0A**  
 SHEET  
 10 OF 18



**ROOF PLAN**  
SCALE: 3/32" = 1'-0"

**SOLAR ZONE CALCULATION:**  
GROSS ROOF AREA = 15533 sq. ft  
SOLAR ZONE SHOULD BE 15% OF GROSS ROOF AREA  
SO, 15533 X 15/100 = 2330 sq. ft (REQUIRED)  
PROVIDED SOLAR ZONE AREA IS 2442 sq. ft.

- NOTES:**
- "CLASS A" ROOFING : TPO OVER PLYWOOD SHEATHING. THE ROOF STRUCTURE IS A CRRC CERTIFIED COOL WITH REFLECTANCE OF 0.70 OR GREATER AND EMISSANCE OF 0.75 OR GREATER. FOR TYPICAL ROOF MEMBRANE DETAILS, REFER DETAIL #1 ON A5.0.4 SHEET.
  - INSTALLATION OF ROOFING SHALL BE IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.

**UL EVALUATION REPORT (ESR-2831)**

System No.	ROOF CLASS	DECK	MAX. ROOF SLOPE	BASE SHEET	MEMBRANE
5	A	COMBUSTIBLE	1:12	MIN. 1/4" THICK "DENSOCCK", "DENSOCCK PRIME" OR "DENSOCCK DURAGIARD"	ULTRAPLY™ TPO XR

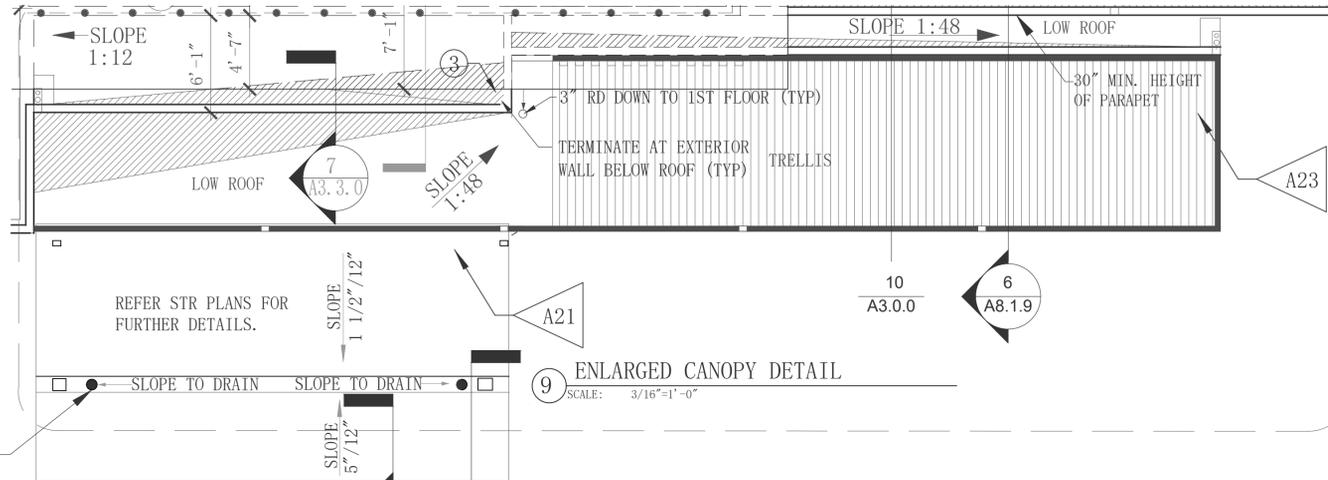
HIGH PARAPET VENT CALCULATIONS				
# AREA #A				
HIGH PARAPET VENTILATION BY DURO LAST VENT TILE @ 16 SQ. IN. PER TILE AND SOFFIT VENT @ 9 SQ. IN. PER UNIT. REQUIRED VENT AREA CALCULATIONS: ATTIC AREA x 144 / 300				
ATTIC AREA IN SQ. FT.	VENT AREA IN SQ. IN.	DURO LAST VENT @ 16 SQ. IN.	SOFFIT VENT AREA @ 9 SQ. IN.	SQ. IN. VENTING PROVIDED PER ZONE
895	430	Use 20 Nos. (320 SQ. IN.)	Use 15 No. (135 SQ. IN.)	455 SQ. IN.
<b>TOTAL VENTING REQUIRED</b>	<b>430 SQ. IN.</b>	<b>TOTAL VENTING PROVIDED</b>	<b>455 SQ. IN.</b>	
DURO LAST VENT TILE ( 10-1/2" X 4" X 8" )				
SOFFIT VENT ( 2" X 3/8" X 8'-0" )				

SOFFIT VENT BY AIR VENT INC. - A GIBRALTAR COMPANY (REFER DETAIL #8/A3.0.0 FOR LOCATION OF SOFFIT VENT.)  
MODEL-SV351 WH  
MATERIAL-VINYL  
COLOR-WHITE

**DURO-LAST VENT SPECIFICATIONS**      LEGEND      REFER DETAIL #9/A3.0.0 FOR LOCATION OF VENTS.  
FABRICATED FROM 24-GAUGE VINYL-COATED METAL AND PRE-FINISHED GALVALUME® 10-1/2" X4" OPENING AND 8" TALL WITH A 6" DURO-LAST® ATTACHED SKIRT. LEED® AND ENERGY STAR® COMPLIANT; 100% RECYCLABLE.

**KEY NOTES**

- REFER TO ROOF DETAILS #5 ON A5.0.4 SHEET FOR EQUIPMENT PLATFORM REQUIREMENT. (SEE MECHANICAL PLAN TO VERIFY SIZES & NUMBER). VERIFY LOCATION W/ TRUSS MANUFACTURER FOR LOAD DISTRIBUTION.
- NOT USED
- 3" ROOF DRAIN & OVER FLOW PIPE (TYP.)
- 1/2" PLYWOOD CRICKET @ 2X6 KICKERS @ 16" O.C. W/ 6":12" MAX. SLOPE TYPICAL PREFINISHED METAL COPING.
- REFER ELECTRICAL PLANS FOR GFCI SERVICE RECEPTACLE LOCATION



**9 ENLARGED CANOPY DETAIL**  
SCALE: 3/16" = 1'-0"

- ARCHITECTURAL**
- A16 GUTTER AND DOWN SPOUT - USE SPLASH BLOCK ON ROOF. REFER DETAIL #4 ON A5.0.4 SHEET.
  - A17 PROVIDE POST BASE OR SLEEPER RAIL IN ACCORDANCE W/ROOF SYSTEM MANUFACTURERS RECOMMENDATIONS & LOCAL JURISDICTION CODE REQUIREMENTS.
  - A18 LOUVERED PANELS. COORDINATE WITH FREE OPEN REQUIREMENT BY ENGINEERS.
  - A19 MTL. POST & RAILS.
  - A20 OPERABLE GATE W/ LOUVERS TO MATCH ADJACENT PANELS.
  - A21 PORTE COCHERE ROOF BELOW
  - A22 PROVIDE ATTIC ACCESS PANELS/DOORS TO ALL ATTIC AREAS - LOCATE NEAR FRONT TO BACK CENTER OF THE BUILDING
  - A23 DECORATIVE LOUVERED ROOF COVERING AT GROUND FLOOR
  - A24 UPLIGHT FIXTURE
  - A25 PARAPET WALL BRACING AS PER STR PLANS.
  - A26 TIE BACK ASSEMBLY APPROXIMATELY AT 12'-0" O.C. (REF DETAILS ON SD-9 SHEET.)
  - E172 FOR STANDARD LINEAR LIGHT FIXTURE (Z94). PROVIDE CONTINUOUS BAND OF LIGHT TO ILLUMINATE BOTTOM OF SOFFIT.



REVISIONS:

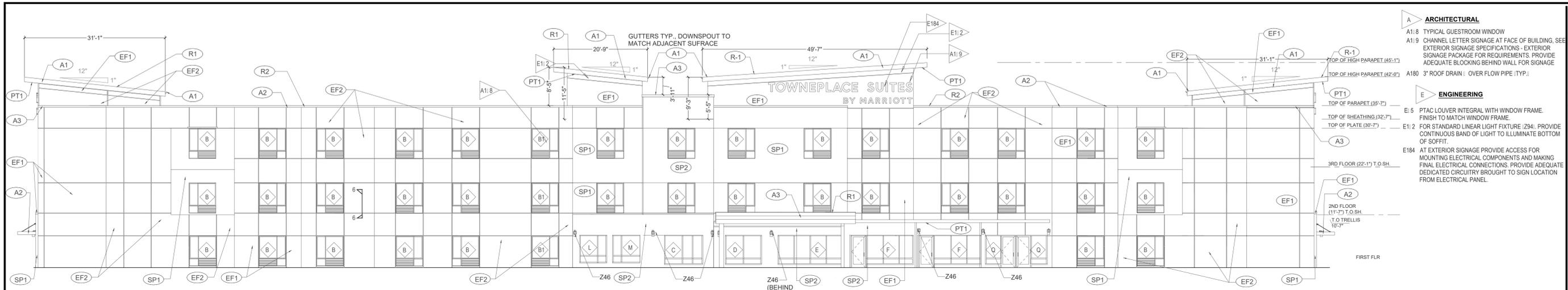
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**ACE Design LLC**  
1024 Iron Point Road, Suite 1046  
Folsom, CA 95630  
Phone: (702) 396-5113, Fax: (702) 446-8155  
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**ROOF PLAN**  
TOWNEPLACE & SUITES  
379 WALNUT AVENUE  
GREENFIELD CA 93927

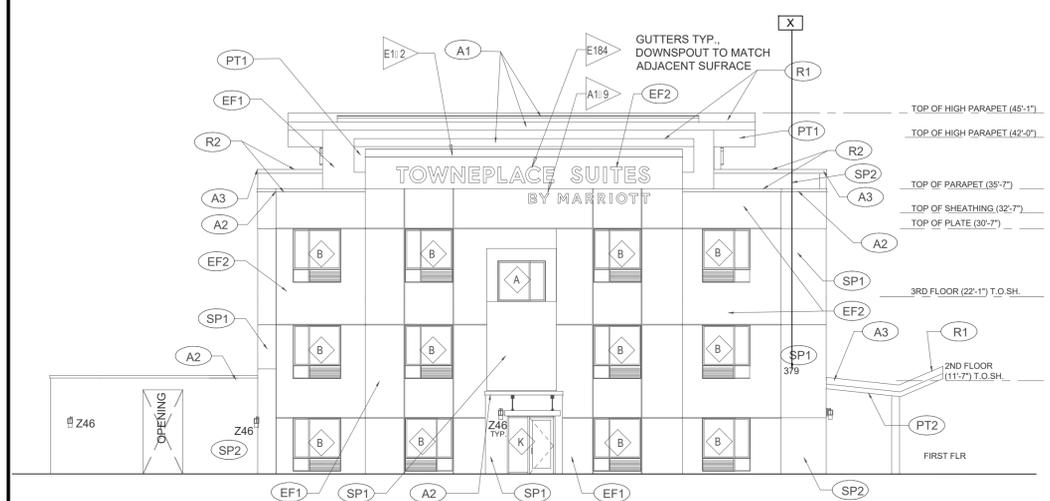
DATE: 04/18/2023  
JOB: 18-15  
DWG. BY: HS  
CHK. BY: MG

**A1.4.0**  
SHEET  
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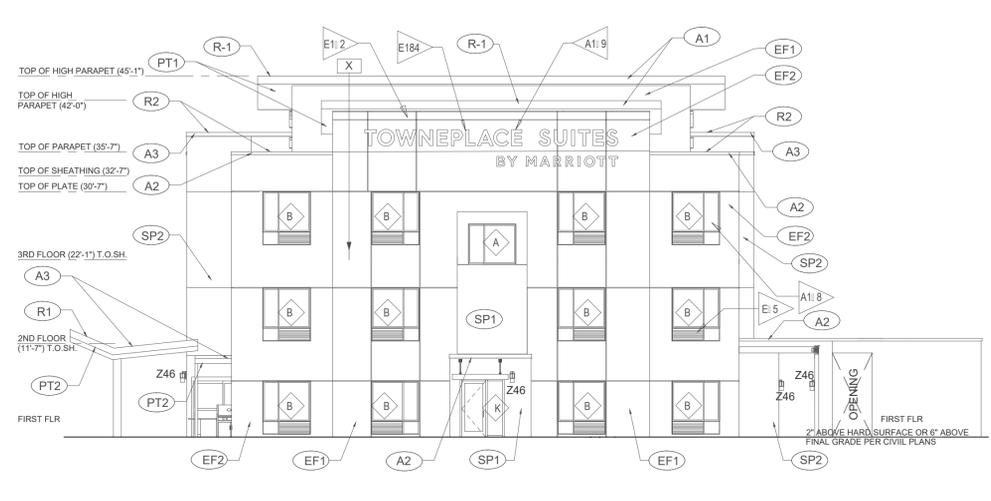


**1 FRONT ELEVATION EAST**  
SCALE: 3/32" = 1'-0"

- A ARCHITECTURAL**
- A1: 8 TYPICAL GUESTROOM WINDOW
  - A1: 9 CHANNEL LETTER SIGNAGE AT FACE OF BUILDING. SEE EXTERIOR SIGNAGE SPECIFICATIONS - EXTERIOR SIGNAGE PACKAGE FOR REQUIREMENTS. PROVIDE ADEQUATE BLOCKING BEHIND WALL FOR SIGNAGE
  - A180 3" ROOF DRAIN - OVER FLOW PIPE (TYP.)
- E ENGINEERING**
- E 5 PTAC LOUVER INTEGRAL WITH WINDOW FRAME. FINISH TO MATCH WINDOW FRAME.
  - E11.2 FOR STANDARD LINEAR LIGHT FIXTURE (Z94). PROVIDE CONTINUOUS BAND OF LIGHT TO ILLUMINATE BOTTOM OF SOFFIT.
  - E184 AT EXTERIOR SIGNAGE PROVIDE ACCESS FOR MOUNTING ELECTRICAL COMPONENTS AND MAKING FINAL ELECTRICAL CONNECTIONS. PROVIDE ADEQUATE DEDICATED CIRCUITRY BROUGHT TO SIGN LOCATION FROM ELECTRICAL PANEL.



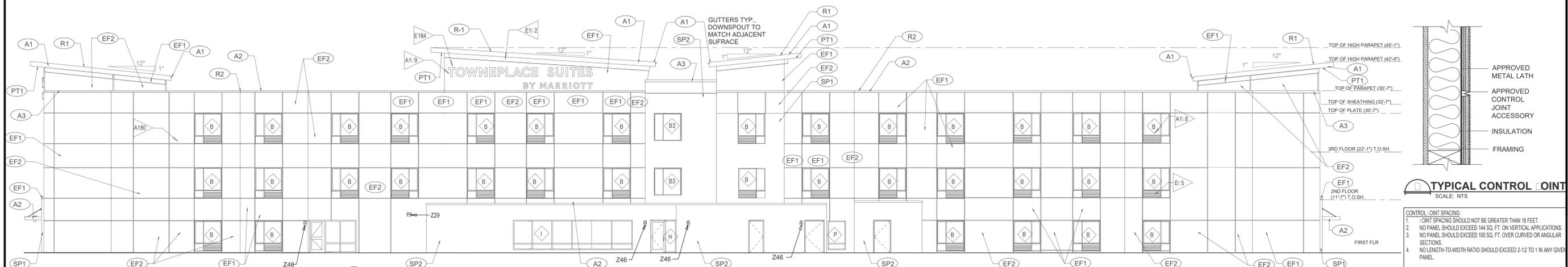
**3 LEFT SIDE ELEVATION SOUTH**  
SCALE: 3/32" = 1'-0"



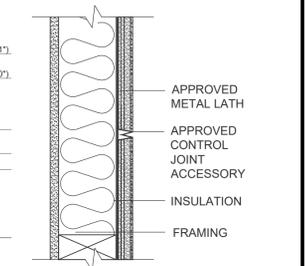
**2 RIGHT SIDE ELEVATION NORTH**  
SCALE: 3/32" = 1'-0"

**EXTERIOR FINISH INDEX**

	EF1 STUCCO-1	BENJAMIN MOORE "WEIMARANER" NO. AF-155
	EF2 STUCCO-2	BENJAMIN MOORE "SHAKESPEARE TAN" NO. Z28
	SP1 STUCCO	BENJAMIN MOORE-CARRIAGE RED BMCW-250
	SP2 STONE	ELDORADO STONE PROFILE "CLIFFSTONE BOARD WALK"
	A1 ALUMINUM COPING	COLOR TO MATCH BENJAMIN MOORE "BUCKHORN" NO 987
	A2 ALUMINUM COPING - COLOR TO MATCH ADJACENT SURFACE	AAMA 2605 TO MATCH ADJACENT WALL COLOR. AS APPROVED BY OWNER'S REPRESENTATIVE
	A3 ALUMINUM COPING	AAMA 2605 MATCH NICHHA "WHITE DIAMOND" ED680-CUS
	R1 MEMBRANE ROOFING - SLOPED	WHITE
	R2 MEMBRANE ROOFING	WHITE OR BLACK
	PT1 PAINTED SURFACE (BOTTOM OF SOFFIT)	STO "QUICK GOLD SYSTEM FOR SOFFITS & CEILINGS" - PAINTED TO MATCH NICHHA "WHITE DIAMOND" ED680-CUS
	PT2 PAINTED SURFACE	"QUICK GOLD SYSTEM FOR SOFFITS & CEILINGS" - PAINTED TO MATCH NICHHA "WHITE DIAMOND" ED680-CUS



**4 REAR ELEVATION WEST**  
SCALE: 3/32" = 1'-0"



- TYPICAL CONTROL JOINT**  
SCALE: NTS
- CONTROL JOINT SPACING:
1. JOINT SPACING SHOULD NOT BE GREATER THAN 18 FEET.
  2. NO PANEL SHOULD EXCEED 144 SQ. FT. ON VERTICAL APPLICATIONS.
  3. NO PANEL SHOULD EXCEED 100 SQ. FT. OVER CURVED OR ANGULAR SECTIONS.
  4. NO LENGTH-TO-WIDTH RATIO SHOULD EXCEED 2:1 TO 1 IN ANY GIVEN PANEL.

**KEY NOTES:**

**X** STREET ADDRESS NUMBERS ON ALL ELEVATIONS IN HELVETICA BOLD OR EQUAL AND OF A SIZE THAT THEY ARE LEGIBLE AND EASILY READABLE. THE MINIMUM SIZE DIMENSION OF THE NOS SHALL BE 6" IN HEIGHT WITH 1" STROKE WIDTH. THE ADDRESS SIGNS SHALL BE INTERNALLY OR EXTERNALLY ILLUMINATED. WHEN THE LUMINANCE OR THE FACE OF A SIGN IS FROM EXTERNAL SOURCE, IT SHALL HAVE AN INTENSITY OR NOT LESS THEN 5 FOOT CANDLES INTERNALLY ILLUMINATED SIGNS SHALL PROVIDE EQUIVALENT LUMINANCE STREET OR ROAD SIDE ADDRESS POSTING SHALL BE ON A WEATHER RESISTANT SIGN, PERMANENTLY MOUNTED TO A POST, AND HIGH VISIBLE FROM ALL DIRECTION OF TRAFFIC FLOW. WHERE UNUSUAL CIRCUMSTANCES EXIST A DIRECTION INDICATOR MAY BE REQUIRED TO SHOW SPECIFIC DIRECTION OF BUILDINGS



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**ACE Design LLC**  
1024 Iron Point Road, Suite 1046  
Folsom, CA 95630  
Phone: (702) 396-5113, Fax: (702) 446-8155  
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**EXTERIOR ELEVATIONS**  
**TOWNEPLACE & SUITES**  
379 WALNUT AVENUE  
GREENFIELD CA 93927

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TITLE PROJECT

PROFESSIONAL ENGINEER - STATE OF CALIFORNIA  
JASPAAL SIDHU  
EXP. DATE 06/30/2023  
CIVIL  
No. 56924

**A2.0.0**  
SHEET  
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**1 FRONT ELEVATION (EAST)**  
SCALE: 3/32" = 1'-0"



**3 LEFT SIDE ELEVATION (SOUTH)**  
SCALE: 3/32" = 1'-0"



**2 RIGHT SIDE ELEVATION (NORTH)**  
SCALE: 3/32" = 1'-0"



**4 REAR ELEVATION (WEST)**  
SCALE: 3/32" = 1'-0"

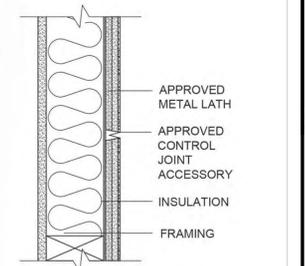
- A ARCHITECTURAL**
- A178 TYPICAL GUESTROOM WINDOW
  - A179 CHANNEL LETTER SIGNAGE AT FACE OF BUILDING. SEE EXTERIOR SIGNAGE SPECIFICATIONS - EXTERIOR SIGNAGE PACKAGE FOR REQUIREMENTS. PROVIDE ADEQUATE BLOCKING BEHIND WALL FOR SIGNAGE
  - A180 3" ROOF DRAIN & OVER FLOW PIPE (TYP.)
- E ENGINEERING**
- E75 PTAC LOUVER INTEGRAL WITH WINDOW FRAME. FINISH TO MATCH WINDOW FRAME.
  - E172 FOR STANDARD LINEAR LIGHT FIXTURE (Z94). PROVIDE CONTINUOUS BAND OF LIGHT TO ILLUMINATE BOTTOM OF SOFFIT.
  - E184 AT EXTERIOR SIGNAGE PROVIDE ACCESS FOR MOUNTING ELECTRICAL COMPONENTS AND MAKING FINAL ELECTRICAL CONNECTIONS. PROVIDE ADEQUATE DEDICATED CIRCUITRY BROUGHT TO SIGN LOCATION FROM ELECTRICAL PANEL.
- KEY NOTE:**
- X BUILDING NUMBERS OR APPROVED BUILDING IDENTIFICATION PLACED IN A POSITION THAT IS PLAINLY LEGIBLE AND VISIBLE FROM THE STREET OR ROAD FRONTING THE PROPERTY. MULTI-FAMILY, COMMERCIAL AND INDUSTRIAL USE BUILDINGS LESS THAN 100,000 SQ. FT. SHALL HAVE A NUMBERS A MINIMUM OF 8 INCHES HIGH AND A MINIMUM STROKE OF 1 INCH. MULTI-FAMILY, COMMERCIAL AND INDUSTRIAL USE BUILDINGS 100,000 SQ. FT. OR LARGER SHALL HAVE A NUMBERS A MINIMUM OF 12 INCHES HIGH WITH A MINIMUM STROKE OF 1.5 INCHES. SUCH ADDRESS NUMBERS SHALL BE ELECTRICALLY ILLUMINATED BY AN INTERNAL OR EXTERNAL SOURCE DURING THE HOURS OF DARKNESS. ADDRESS NUMERALS SHALL BE A COLOR CONTRASTING TO THE BACKGROUND. 2016 CFC CHAPTER 5

**NDEX**

	EF1 STUCCO-1	BENJAMIN MOORE "WEIMARANER" NO. AF-155
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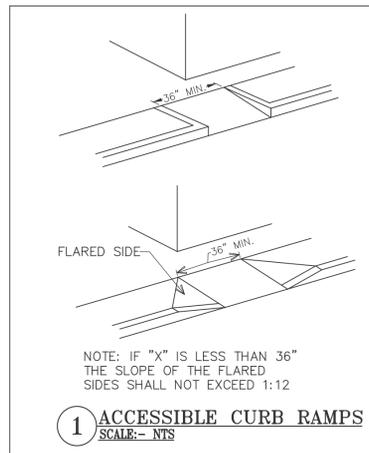
**6 TYPICAL CONTROL JOINT**  
SCALE: NTS

- CONTROL JOINT SPACING:**
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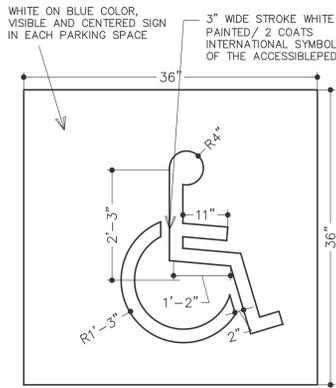
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**COLORED EXTERIOR ELEVATIONS**  
**TOWNEPLACE & SUITES**  
 379 WALNUT AVENUE  
 GREENFIELD CA 93927

TITLE PROJECT  
 DATE: 04/18/2023  
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 DWG. BY: HS  
 CHK. BY: MG  
**A2.0.0A**  
 SHEET  
 13 OF 18

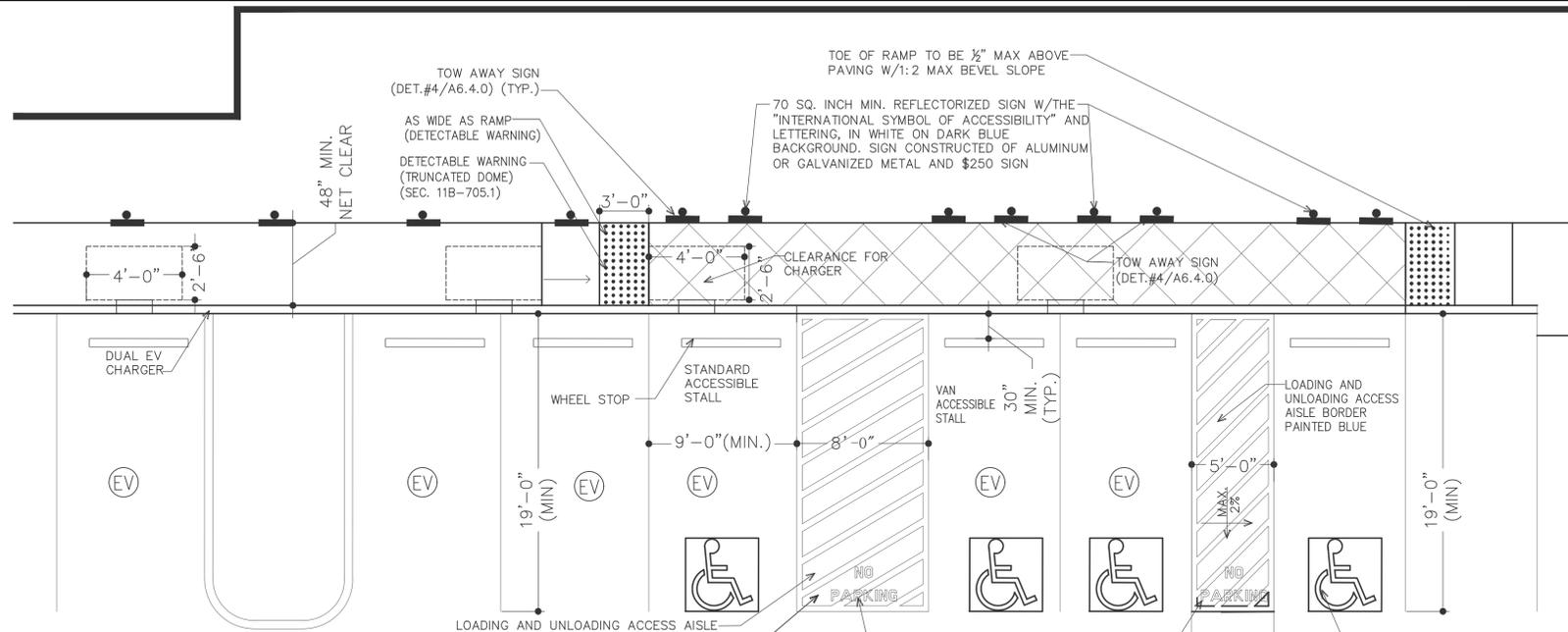


**1 ACCESSIBLE CURB RAMP**  
SCALE:- NTS



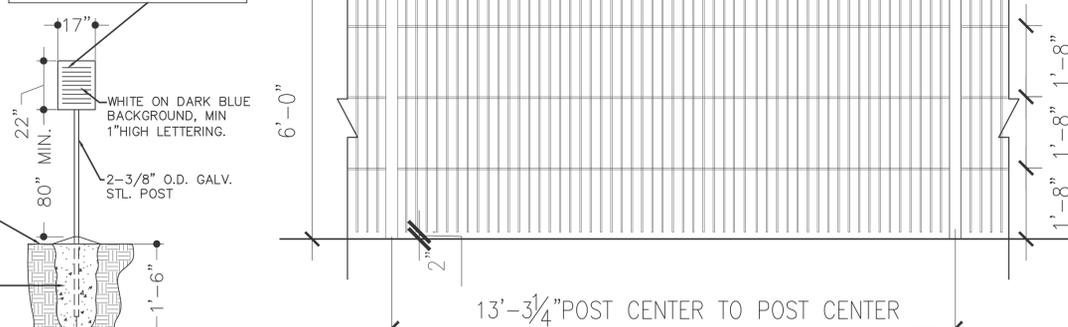
NOTE: INTERNATIONAL SYMBOL OF ACCESSIBILITY IN WHITE OR A SUITABLE CONTRASTING COLOR. THE CENTERLINE OF THE INTERNATIONAL SYMBOL OF ACCESSIBILITY SHALL BE A MAXIMUM OF 6" FROM THE CENTERLINE OF PARKING SPACE, ITS SIDES PARALLEL TO THE LENGTH OF THE PARKING SPACE AND ITS LOWER CORNER OR LOWER SIDE ALIGNED WITH THE END OF THE PARKING SPACE.

**6 ACCESSIBLE STALL GRAPHIC**  
SCALE:- NTS

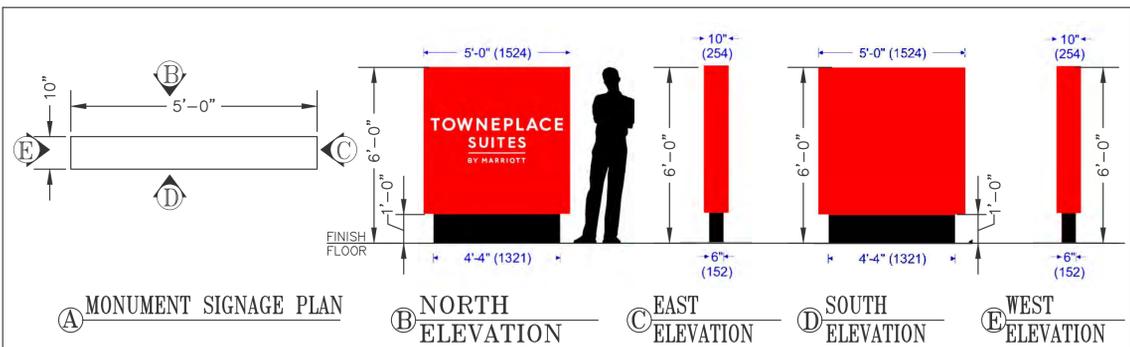


**3 ACCESSIBLE PARKING STALL LAYOUT**  
SCALE:- NTS REF. A1.0.0

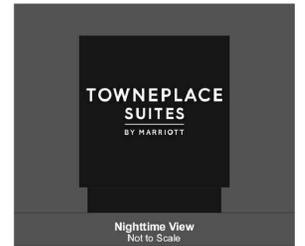
UNAUTHORIZED VEHICLES NOT DISPLAYING DISTINGUISHING PLACARDS OR SPECIAL LICENSE PLATES ISSUED FOR PERSONS WITH DISABILITIES PERSONS WILL BE TOWED AWAY AT OWNER'S EXPENSE. TOWED VEHICLES MAY BE RECLAIMED AT  
GREENFIELD POLICE DEPARTMENT  
OR BY TELEPHONING  
+1 831-674-5111



**2 WROUGHT IRON FENCE DETAIL**  
SCALE:- NTS REF. A1.0.0

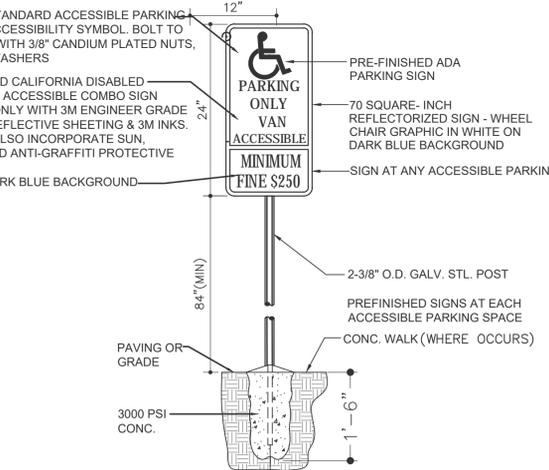


**8 MONUMENT SIGNAGE DETAILS**  
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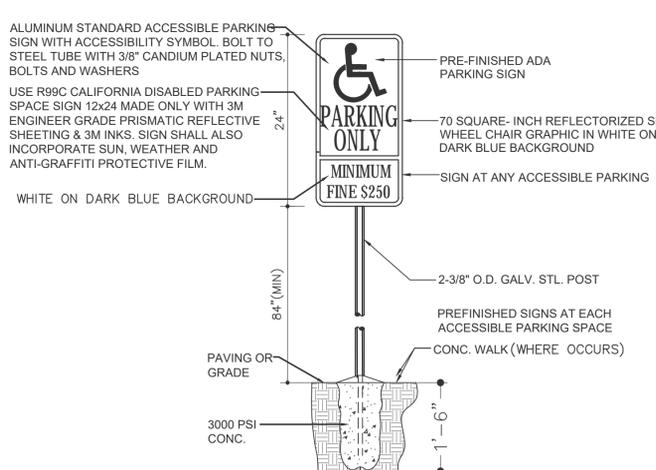


**9 MONUMENT SIGNAGE (NIGHT TIME VIEW)**  
SCALE:- NTS

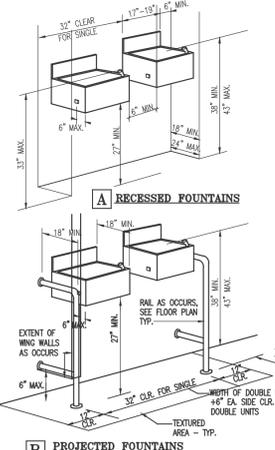
**4 TOW AWAY SIGN**  
SCALE:- NTS



**5B DISABLED VAN ACCESSIBLE PARKING SPACE SIGN**  
SCALE:- NTS



**5A DISABLED STANDARD PARKING SPACE SIGN**  
SCALE:- NTS



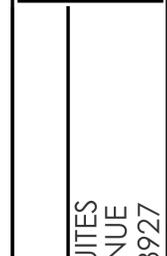
**10 DRINKING FOUNTAINS**  
SCALE:- NTS

- RECESSED FOUNTAINS:**
- WITHIN ALCOVES MINIMUM 18" DEEP AND 32" MIN. CLR. WHEN A SINGLE FOUNTAIN IS PERMITTED
    - CONTRACTOR SHALL COORDINATE WITH SIZE OF WATER FOUNTAIN TO BE USED AND SIZE ALCOVE ACCORDINGLY COMPLYING WITH REQUIREMENTS AND RECOMMENDATIONS AND COORDINATING WITH THE ARCHITECT.
  - SEE TYPICAL ACCESSIBILITY NOTES SHEET SECTIONS "r" & "u".
- PROJECTED FOUNTAINS**
- WARNING FOR THE VISION IMPAIRED AT A PROJECTED DRINKING FOUNTAIN CAN BE PROVIDED BY EITHER OF THE FOLLOWING MEANS:
    - THE SURFACE OF THE FLOOR OR GROUND AT THE DRINKING FOUNTAIN CAN BE OF CONTRASTING COLOR WITH A TEXTURE THAT CONTRASTS IN RESILIENCY WITH THE ADJACENT FINISHED FLOOR MATERIAL, SO THAT IT CAN BE SENSED BY A CANE, WITH THE TEXTURE EXTENDING FROM THE WALL TO ONE FOOT BEYOND THE FRONT EDGE OF THE DRINKING FOUNTAIN AND ONE FOOT BEYOND EACH SIDE OF THE FOUNTAIN, OR
    - INSTALL WING WALLS ON EACH SIDE OF THE DRINKING FOUNTAIN TO PROJECT OUT FROM THE MAIN WALL AT LEAST AS FAR AS THE DRINKING FOUNTAIN AND TO WITHIN 6" OF THE PATH OF TRAVEL FLOOR FINISH. THERE MUST BE 32" CLEAR BETWEEN THE WING WALLS, OR
    - GUARDRAILS SHALL BE A MINIMUM OF 32" CLEAR BETWEEN AND PROJECT FROM THE SUPPORT WALL TO THE PROJECTING FACE OF THE FOUNTAIN AND WITHIN 6" OF THE FINISH SURFACE OF THE PATH OF TRAVEL.
  - FOUNTAIN & GUARDRAILS, ETC. SHALL NOT REDUCE THE REQUIRED ACCESSIBLE ROUTE/PATH WIDTH.

**MONUMENT SIGNS**  
**MONUMENT SPECIFICATIONS:**  
CONSTRUCTION:  
ALUMINUM ANGLE FRAME WITH .125" ALUMINUM SHOE-BOX STYLE FACES  
FACE CONSTRUCTION:  
ROUTED ALUMINUM WITH BACKER PANEL/ FRET-CUT (ROUTED) LOGO WITH ACRYLIC BACK PANEL  
RETAINER:  
BLEED FACE  
ILLUMINATION:  
GE 7100K WHITE LED'S AS REQUIRED OR SLOAN PRISM BEAM 24V 6500K WHITE LED'S AS REQUIRED  
EXTERIOR FINISH:  
PAINT MATTHEWS MAP-LV929 CARBON BLACK, SATIN FINISH (OR PANTONE® 1795 C RED, SATIN FINISH FOR RED OPTION)  
INTERIOR FINISH:  
PAINT REFLECTIVE WHITE/ POWDER COATING RAL9003, GLOSSY FINISH  
**MONUMENT FACE SPECIFICATIONS:**  
FACE CONSTRUCTION:  
ROUTED ALUMINUM WITH BACKER PANEL/ FRET-CUT (ROUTED) LOGO WITH ACRYLIC BACK PANEL  
FACE DECORATION:  
PAINT MATTHEWS MAP-LV929 CARBON BLACK, SATIN FINISH (OR PANTONE® 1795 C RED, SATIN FINISH FOR RED OPTION)  
BACKER PANEL:  
.118" WHITE SOLAR GRADE POLYCARBONATE/ 3MM 30% TRANSLUCENT OPAL ACRYLIC  
\* "TOWNEPLACE SUITES" AND "BY HARRIOTT" TO APPEAR WHITE DURING THE DAY AND ILLUMINATE WHITE AT NIGHT (BACKGROUND DOES NOT ILLUMINATE)  
**POLE COVER SPECIFICATIONS:**  
\* PREFERRED METHOD TO HAVE MONUMENT BASE MATCH BUILDING HARD SCAPE (STONE, BRICK, ETC., PROVIDED BY GENERAL CONTRACTOR)  
CONSTRUCTION:  
ALUMINUM ANGLE FRAME WITH .080" ALUMINUM SKINS  
EXTERIOR FINISH:  
PAINT PANTONE® COOL GRAY 11 C, SATIN FINISH/ POWDER COATING RAL9007, SATIN FINISH  
\*\* IF BRAND COLOR IS USED, ALL OTHER FREESTANDING SIGNS MUST BE THE BRAND COLOR AS WELL. THIS INCLUDES MID-RISE SIGNS, HI-RISE SIGNS AND DIRECTIONAL SIGNS

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TITLE PROJECT



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**A6.4.0**  
SHEET  
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