RALPHS FC # 650 & QUICK QUACK CAR WASH

ENTITLEMENT PACKAGE

19026 GOLDENWEST STREET, HUNTINGTON BEACH, CA 92648

INDEX OF DRAWINGS

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			SITE PLAN	
●	2	C2.00	SITE PLAN	09/05/2025
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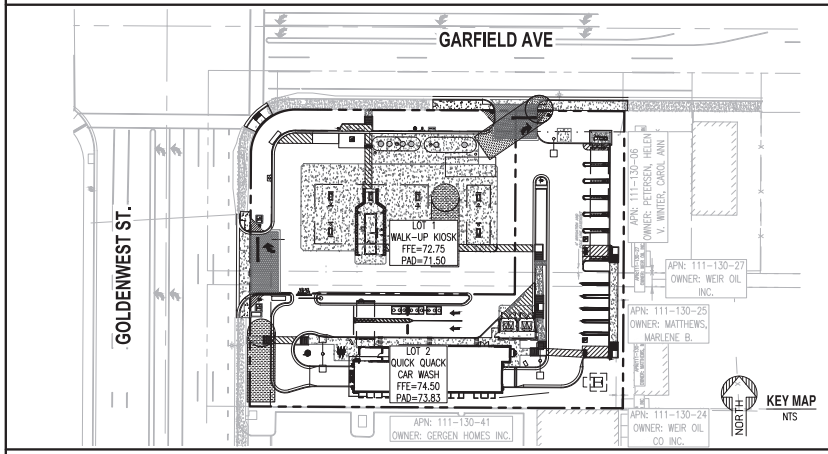
●	32	C4.00	PRELIMINARY UTILITY PLAN	09/05/2025

● FILLED CIRCLE INDICATES PLAN IS INCLUDED WITH THIS SUBMITTAL



PROJECT INFORMATION

PROJECT LOCATION:
SITE ADDRESS: 19026 GOLDENWEST STREET, HUNTINGTON BEACH, CA 92648

PROJECT DESCRIPTION:
PROPOSED FUEL CENTER & CARWASH, THE FUEL CENTER INCLUDES TWO PREFABRICATED FUEL CANOPIES 43' X 82' & 43' X 17', A 233 SF KIOSK, (7) FUEL DISPENSERS AND TWO UNDERGROUND FUEL TANKS. THE CARWASH INCLUDES 9 SPACES FOR VACUUM SERVICE.

SITE DATA:

ASSESSOR PARCEL NUMBER:	LOT 7 (111-130-07), LOT 8 (111-130-08), LOT 9 & LOT 10 (111-130-09), LOT 11 (111-130-10), LOT 12 (111-130-40), LOT 13 (111-130-14), LOT 28 (111-130-39).
ZONING:	SP9, HOLLY SEACLIFF SPECIFIC PLAN.
GROSS LOT AREA:	67,496.51 SF (1.55 AC)
NET LOT AREA:	57,844.96 SF (1.33 AC)
DISTURBED AREA:	61,415 SF (1.41 AC)

BASIS OF BEARING
THE BEARINGS SHOWN HEREON ARE BASED ON THE BEARING BETWEEN OCS HORIZONTAL CONTROL STATION GPS #5051 AND STATION GPS #5052 BEING N89°43'02"W PER RECORDS ON FILE IN THE OFFICE OF THE ORANGE COUNTY SURVEYOR.

BENCHMARK:
1H-151-04
DESCRIBED BY OCS 2004 – FOUND 3 3/4" OCS ALUMINUM BENCHMARK DISK STAMPED "1H-151-04", SET IN THE NORTHWESTERLY CORNER OF A 4 FT. BY 22 FT. CONCRETE CATCH BASIN. MONUMENT IS LOCATED IN THE SOUTHEASTERLY CORNER OF THE INTERSECTION OF GOLDENWEST STREET AND GARFILED AVENUE, 53 FT. EASTERLY OF THE CENTERLINE OF GOLDENWEST AND 84 FT. SOUTHERLY OF THE CENTERLINE OF GARFIELD MONUMENT IS SET LEVEL WITH THE SIDEWALK

ELEVATION 72.072 NAVD 88' LEVELED 2015 OCS ADJUSTMENT 1995

FEMA:

MAP NUMBER	COMMUNITY NUMBER	PANEL # PANEL DATE	SUFFIX	FIRM ZONE	BASE FLOOD ELEVATION (IN AO ZONE USE DEPTH)
06059C0242K	065034	0242 03/21/2019	K	X	N/A

LEGAL PARCEL DESCRIPTION:

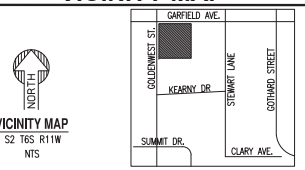
REAL PROPERTY IN THE CITY OF HUNTINGTON BEACH, COUNTY OF ORANGE, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:
PARCEL 1: [APN'S: 111-130-07 (LOT 7) AND 111-130-08 (LOT 8)]
LOTS 7 AND 8 IN BLOCK "D" OF GARFIELD STREET ADDITION TO HUNTINGTON BEACH, AS SHOWN ON A MAP RECORDED IN BOOK 7, PAGES 27 AND 28 OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA.
EXCEPTING THEREFROM ALL AND ANY CLAIM, RIGHT, TITLE AND INTEREST IN AND TO ALL RIGHTS OF SURFACE ENTRY TO A DEPTH OF 500.00 FEET BELOW IN QUITCLAIM DEED RECORDED AUGUST 25, 1994 AS INSTRUMENT NO. 94-525611 OF OFFICIAL RECORDS.
PARCEL 2: (APN: 111-130-09)
LOTS 9 AND 10 IN BLOCK D OF GARFIELD STREET ADDITION TO HUNTINGTON BEACH, AS SHOWN ON A MAP RECORDED IN BOOK 7, PACES 27 AND 28 OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA.
PARCEL 3: (APN: 111-130-10)
LOT 11 IN BLOCK D OF GARFIELD STREET ADDITION TO HUNTINGTON BEACH, AS SHOWN ON A MAP RECORDED IN BOOK 7, PAGES 27 AND 28 OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA.
PARCEL 4: (APN: 111-130-14)
LOT 13 IN BLOCK D OF GARFIELD STREET ADDITION TO HUNTINGTON BEACH, AS SHOWN ON A MAP RECORDED IN BOOK 7, PAGES 27 AND 28 OF MISCELLANEOUS MAPS, RECORDS OF ORAGANCE COUNTY, CALIFORNIA.
PARCEL 5: (APN: PORTION 111-130-39)
THE EASTERLY 20.00 FEET OF LOT 12 IN BLOCK D OF "GARFIELD STREET ADDITION TO HUNTINGTON BEACH, AS SHOWN ON A MAP RECORDED IN BOOK 7, PAGES 27 AND 28 OF MISCELLANEOUS MAPS, RECORDS OF SAID COUNTY,
EXCEPT THE NORTHERLY 28.00 FEET THEREOF.
ALSO EXCEPT THAT PORTION LYING NORTHWESTERLY OF A CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 32.00 FEET AND WHICH IS TANGENT AT ITS SOUTHERLY TERMINUS TO THE WESTERLY LINE OF SAID EASTERLY 20.00 OF LOT 12 AND TANGENT AT ITS EASTERLY TERMINUS TO THE SOUTHERLY LINE OF SAID NORTHERLY 28.00 FEET OF LOT 12.
PARCEL 6: (APN: PORTION 111-130-39)
THE PORTION OF LOT 28 IN BLOCK D OF "GARFIELD STREET ADDITION TO HUNTINGTON BEACH, AS SHOWN ON A MAP RECORDED IN BOOK 7, PAGES 27 AND 28 OF MISCELLANEOUS MAPS, RECORDS OF SAID COUNTY, LYING WESTERLY OF THE EAST LINE OF THE WEST HALF OF SAID LOT 28 AND EASTERLY OF A LINE PARALLEL WITH AND 60.00 FEET EAST, MEASURED AT RIGHT ANGLES, FROM THE WEST LINE OF SECTION 2, TOWNSHIP 6 SOUTH, RANGE 11 WEST, SAN BERNARDINO MERIDIAN.
REAL PROPERTY IN THE CITY OF HUNTINGTON BEACH, COUNTY OF ORANGE, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:
PARCEL ALOT 12 IN BLOCK 'D' OF THE GARDFIELD STREET ADDITION TO THE CITY OF HUNTINGTON BEACH, AS SHOWN ON THE MAP RECORDED IN BOOK 7, PAGES 27 AND 28 OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA.
PARCEL B
THE WEST HALF OF LOT 28 IN BLOCK 'D' OF THE GARFIELD STREET ADDITION TO THE CITY OF HUNTINGTON BEACH, AS SHOWN ON A MAP RECORDED IN BOOK 7, PAGES 27 AND 28 OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA.

APN: 111-130-11; 111-130-12; 111-130-28

ABBREVIATIONS

ABC	AGGREGATE BASE COURSE	CMP	CORRUGATED METAL PIPE	FFE	FINISH FLOOR ELEVATION	MAX	MAXIMUM	STRP DRAIN	STRIP DRAIN
AC	ACRE/ASPHALTIC CONCRETE	CO	CLEAN OUT	FG	FINISHED GRADE	MH	MANHOLE	SF	SQUARE FEET
ATTN	ATTENTION	CONC	CONCRETE	FL	FLOW LINE	MIN	MINIMUM	ST	STATION/STREET
ADA	AMERICANS WITH DISABILITIES ACT	CP	SURVEY CONTROL POINT	FS	FINISHED SURFACE	NG	NATURAL GRADE	STD	STANDARD
		CY	CUBIC YARD	FT	FEET	NTS	NOT TO SCALE	SY	SQUARE YARD
AVE	AVENUE	DIA	DIAMETER	G	GUTTER	O.C.	ON CENTER	SW	SIDEWALK
BL	BIKE LANE	DCDA	DOUBLE CHECK DETECTOR ASSEMBLY	GH SPK	GEARHEAD SPIKE	P	PAVEMENT	TBD	TO BE DETERMINED
BLDG	BUILDING			GTE VLT	GTE VAULT	PL	PROPERTY LINE	TC	TOP OF CURB
BOT	BOTTOM	DESC	DESCRIPTION	H.P.	HIGH POINT	PP	POWER POLE	TG	TOP OF GRATE
BSB	BUILDING SETBACK	DEPT	DEPARTMENT	IE	INVERT ELEVATION	PROP	PROPOSED	TS	TOP OF STEP
BSW	BACK OF SIDEWALK	DET	DETAIL	INV	INVERT	PVC	POLYVINYL CHLORIDE	TSW	TOP OF STEM WALL
C	CONCRETE	EA	EACH	IRR VLV	IRRIGATION VALVE	QTY	QUANTITY	TYP	TYPICAL
CA	CALIFORNIA	ED VLT	EDISON VAULT	L	LENGTH	RD	ROAD	WM	WATER METER
CB	CATCH BASIN	ELEC BOX	ELECTRIC BOX	LF	LINEAR FEET	REQS	REQUIREMENTS	WV	WATER VALVE
CHB	CITY OF HUNTINGTON BEACH	EP	EDGE OF PAVEMENT	LS	LANDSCAPE AREA	ROW	RIGHT OF WAY	WTR	WATER SERVICE
CL	CENTERLINE	ESMT	EASEMENT	L.S.	LUMP SUM	RL	RIDGELINE		
CLF	CHAIN LINK FENCE	EX	EXISTING	L/S	LANDSCAPE	SMH	SEWER MANHOLE		
CF	CUBIC FEET	FF	FINISHED FLOOR	LSB	LANDSCAPE SETBACK	ST	STREET		

VICINITY MAP



PROJECT TEAM

OWNER/APPLICANT/AGENT:
GARFIELD
GOLDENWEST, LLC
4952 WARNER AVENUE, SUITE 223
PHONE: 949-726-2041
ATTN.: HARRISON WILLIAMS
EMAIL: HARRISON@LUNAVISTAINVESTMENTS.COM

FUEL CENTER DEVELOPER
RALPHS
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COMPTON, CA 90220
PHONE: 310-900-3265
ATTN.: EDDIE DURAN
EMAIL: EDDIE.DURAN@RALPHS.COM

ARCHITECT/CIVIL ENGINEER
SUSTAINABILITY ENGINEERING GROUP
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CLIENT
HESLIN HOLDINGS, INC.
23421 SOUTH POINTE DR., SUITE 270
LAGUNA HILLS, CA 92653
PHONE: 949-297-4460 EXT. 302
ATTN.: CASEY MCKEON
EMAIL: CASEY@HESLINHOLDINGS.COM

CAR WASH DEVELOPER
QUICK QUACK CAR WASH
6020 W. OAKS BLVD., SUITE 300
ROCKLIN, CA 95765
PHONE: 785-608-2610
ATTN.: MICHELLE GRAHAM
EMAIL: MGRAHAM@DONTDRIVEDIRTY.COM

LEGEND

PROPOSED GRADING LEGEND:

FL=XX.XX FLOW LINE ELEVATION
FS=XX.XX FINISH SURFACE ELEVATION
TC=XX.XX TOP OF CURB ELEVATION
WATER METER
GATE VALVE
FIRE HYDRANT
REDUCER
SC STORMCEPTOR
SD STORM MANHOLE
DW DRYWELL
NYLOPLAST BASIN
RIGHT OF WAY
CURB AND GUTTER
RL RIDGELINE
SETBACK
SEWER MANHOLE
CONCRETE PAVEMENT
HEAVY DUTY PAVEMENT
LIGHT DUTY PAVEMENT
A STANDARD GUTTER SLOPE
B REVERSE GUTTER SLOPE
C 6" TRANSITION FROM A TO B
FLOW ARROW
CATCH BASIN
STORM PIPE
FLOWLINE

EXISTING LEGEND:

XXXX EX. MAJOR CONTOURS
XXXX EX. MINOR CONTOURS
TC:XX.XX GE:XX.XX EX. SPOT ELEVATION
EASEMENT LINE AS NOTED
STORM DRAIN LINE
CB STORM CATCH BASIN
STORM MANHOLE
EX. X" GAS GAS LINE
FENCE
EX. X" S SEWER LINE
SEWER MANHOLE
EX. X" W WATER LINE
WV WATER VALVE
FIRE HYDRANT
SIGN
STREET LIGHT
TREE
ROAD CENTERLINE

NOTES:
1. ALL SOILS, WHETHER NATIVE OR IMPORTED, SHALL BE IN COMPLIANCE WITH CITY SPECIFICATION #431-92.
2. FIRE/EMERGENCY ACCESS AND SITE SAFETY SHALL BE MAINTAINED DURING PROJECT CONSTRUCTION PHASES IN COMPLIANCE WITH CFC CHAPTER 14, FIRE SAFETY DURING CONSTRUCTION AND DEMOLITION.
3. FIRE/EMERGENCY ACCESS AND SITE SAFETY SHALL BE MAINTAINED DURING PROJECT CONSTRUCTION PHASES IN COMPLIANCE WITH CITY SPECIFICATION #426, FIRE SAFETY REQUIREMENTS FOR CONSTRUCTION SITES.
4. DISCOVERY OF ADDITIONAL SOIL CONTAMINATION OR UNDERGROUND PIPELINES, ETC., MUST BE REPORTED TO THE FIRE DEPARTMENT IMMEDIATELY AND THE APPROVED WORK PLAN MODIFIED ACCORDINGLY IN COMPLIANCE WITH CITY SPECIFICATION #431-92 SOIL CLEAN-UP STANDARDS.
5. ALL MECHANICAL EQUIPMENT SHALL BE SCREENED FROM VIEW. (PER HBZSO 230.72).
6. THE USE OF A VIBRATORY ROLLER IS PROHIBITED WITHIN 12 FEET OF THE EXISTING INDUSTRIAL BUILDING TO THE SOUTH AND WITHIN 260 FEET OF THE EXISTING RESIDENCES TO THE NORTHWEST.

PRELIMINARY
NOT FOR
CONSTRUCTION

SUSTAINABILITY ENGINEERING GROUP
SEG
5240 N 16TH STREET SUITE 105, PHOENIX, AZ 85016
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HESLIN HOLDINGS

DIG ALERT
CALL TOLL FREE 1-800-227-2600
AT LEAST TWO DAYS BEFORE YOU DIG
UNDERGROUND SERVICE ALERT OF SOUTHERN CALIFORNIA

PROJECT: RALPHS FC#650 & QUICK QUACK CAR WASH
LOCATION: 19026 GOLDENWEST STREET HUNTINGTON BEACH, CA.

DRAWN	EM, SU	09/02/2024
DESIGNED	EM, JM	09/02/2024
CHECKED	SC	08/27/2024
FINAL QC	TM	09/05/2025
PROJ. MGR.	AF	09/05/2025

DATE: 09/05/2025
ISSUED FOR: ENTITLEMENT

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 240405
SHEET TITLE: COVER SHEET
PAGE NO.: 1 OF 32
SHEET NO.: C0.01

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CASE#: ZTA-2020-002, CUP-2020-021, GPA-2020-001, DRB-2020-006, EA-2021-001

DEVELOPMENT SUMMARY TABLE:						
PROJECT ADDRESS:						
SEC GOLDENWEST ST & GARFIELD AVE., HUNTINGTON BEACH, CALIFORNIA						
PROJECT DESCRIPTION:						
PROPOSED FUEL CENTER & CARWASH, THE FUEL CENTER INCLUDES TWO PREFABRICATED FUEL CANOPIES 43' x 82' & 43' x 17', A 233 SF KIOSK, (7) FUEL DISPENSERS AND TWO UNDERGROUND FUEL TANKS. THE CARWASH (3,588 SF) INCLUDES 9 SPACES FOR VACUUM SERVICE.						
DEVELOPMENT INFORMATION:						
EX. APN:	111-130-40, 111-130-10, 111-130-09,111-130-08, 111-130-07, 111-130-14, 111-130-39					
EXISTING ZONING:	SP-9					
LOT SIZE/BOUNDARY:		57,845	SF	1.33	NET AC	
LOT AREA SUMMARY:						
1	PROPOSED FUEL CENTER	25,250	SF	0.58	AC	
2	PROPOSED CARWASH	32,595	SF	0.75	AC	
	LOT TOTAL AREA:	57,845	SF	1.33	AC	
BUILDING AREA SUMMARY:						
1	CANOPY 1	3,526	SF			
	CANOPY 2	731	SF			
2	KIOSK	233	SF			
3	CAR WASH	3,588	SF			
	BUILDING TOTAL AREA:	8,078	SF			
SETBACKS:		REQUIRED		PROPOSED		
	NORTH	15'		15'		
	SOUTH	N/A				
	EAST	N/A				
	WEST	15'		15'		
BUILDING HEIGHT:						
	MAX BUILDING HEIGHT:	40'				
PARKING REVIEW:						
9'x19' STALL; 26' AISLE						
LOT #1, FUEL CENTER:						
	BUILDING #1 USE:	FUEL CENTER				
	LOT AREA:	25,250	SF	0.58	AC	
	KIOSK AREA:	233	SF			
CODE 231.04	REQUIRED PARKING:	2	1 SPACE/200 SF			
	PROPOSED PARKING:	4	(2 PARKING SHARED WITH LOT 2			
	ADA PARKING REQUIRED:	1				
	ADA PARKING PROPOSED:	1				
	ADJACENT HIGHEST TC ALONG FRONTAGE	72.85'				
	CANOPY HEIGHT	19'				
	KIOSK HEIGHT	13'				
CODE 230.70	CANOPY HEIGHT FROM ADJACENT HIGHEST TC ALONG FRONTAGE	18.9'				
CODE 230.70	KIOSK HEIGHT FROM ADJACENT HIGHEST TC ALONG FRONTAGE	12.9'				
LOT #2, CARWASH:						
	BUILDING USE:	CARWASH				
	LOT AREA:	32,595	SF	0.75	AC	
	BUILDING AREA:	3,588	SF			
CODE 231.04	REQUIRED PARKING:	10	*			
	2 spaces per each washing stall					
	PROPOSED PARKING:	12	(2 PARKING SHARED WITH LOT 1			
	RATIO:	3.34	PER 1000			
	REQUIRED ADA PARKING:	1				
	PROPOSED ADA PARKING:	2				
	ADJACENT HIGHEST TC ALONG FRONTAGE	74.58'				
	QUICK QUACK BUILDING HEIGHT	29'				
CODE 230.70	QUICK QUACK BUILDING HEIGHT FROM ADJACENT HIGHEST TC ALONG FRONTAGE	28.92'				
LANDSCAPING:		REQUIRED (CODE 232.08)		PROPOSED		
	LANDSCAPE AREA	4,628 (8%)		13,628 (23.55%)		
OVERALL PARKING REQUIREMENT:						
LOT #1 & LOT #2,						
CODE 231.04	REQUIRED PARKING:	12	1 SPACE/200 SF			
	PROPOSED PARKING:	12				
BIKE SPACES:		1 space per each 25 automovile parking spaces				
REQ. BIKE PARKING		3	(MIN. REQ.=3 SPACES)			
PROPOSED PARKING:		5				

PROPOSED LEGEND:

- PROPERTY LINE
- BUILDING OVERHEAD CANOPY
- VERTICAL CURB
- CURB & GUTTER
- SITE WALL
- (X) PARKING COUNT
- PAVEMENT STRIPING
- HEAVY DUTY PAVEMENT
- LIGHT DUTY PAVEMENT
- CONCRETE PAVEMENT
- STEEL BOLLARD
- FIRE HYDRANT (FH)
- ACCESSIBLE PATH

NOTES FOR ACCESSIBLE PATH:

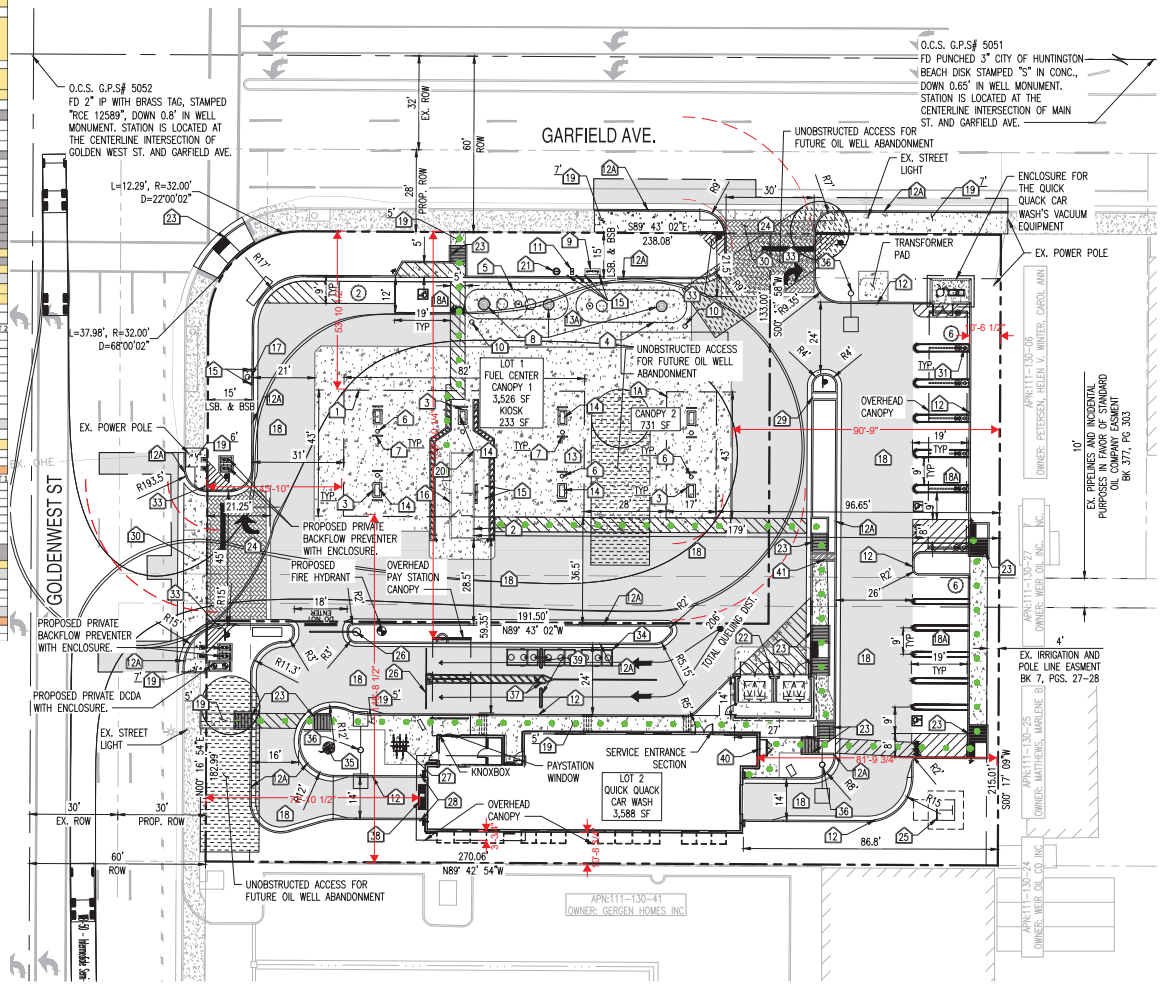
- THE RUNNING SLOPE OF WALKING SURFACES SHALL NOT BE STEEPER THAN 1:20 (5%) (CBC §11B–403.3).
- THE CROSS SLOPE OF WALKING SURFACES SHALL NOT BE STEEPER THAN 1:48 (2%) (CBC §11B–403.3).
- THE CLEAR WIDTH SHALL BE 48 INCHES MINIMUM CBC 11B–403.5.1 EXCEPTION 3 AND 11B–405.5.

AASHTO WB–50

FIRE TURNING TEMPLATE

35'/55' FIRE ACCESS TURN RADIUS (PER CHB FIRE DEPT. REQS.)

(NTS)



NOTES:

- REFER TO SHEET C2.20 FOR STRIPING AND SIGNAGE NOTES (UNDER SEPARATE PERMIT).
- REFER TO SHEET C2.40 FOR WALL PLAN AND DETAILS (UNDER SEPARATE PERMIT).
- ALL MECHANICAL EQUIPMENT SHALL BE SCREENED FROM VIEW. (PER HBZSO 230.72).

NORTH

SITE PLAN

0' 20' 40' 60'

SCALE: 1" = 20'

SITE PLAN KEY NOTES:

1. 43' X 87' CANOPY (3,741 SF).
1A. 43' X 17' CANOPY (731 SF)
2. PREFABRICATED WALK KIOSK (233 SF) REFER TO ARCHITECTURAL DRAWINGS.
3. DISPENSER ISLAND (TYP. 7) REFER TO FUEL PIPING PLANS.
4. SINGLE COMPARTMENT DOUBLE WALL UNDERGROUND STORAGE TANK (20,000 GALLON UNLEADED).
5. TWO COMPARTMENT DOUBLE WALL UNDERGROUND STORAGE TANK (10,000 GALLON DIESEL AND 8,000 GALLON PREMIUM UNLEADED).
6. CANOPY STEEL COLUMN WITH CONCRETE BASE (TYP. 7). REFER TO ARCHITECTURAL DRAWINGS.
7. INVERTED U–SHAPED STEEL PIPE GUARD POST (TYP. 14).
8. SUBMERSIBLE PUMP MANHOLE.
9. TANK VENT RISER.
10. INSPECTION WELL.
11. OVERFILL ALARM.
12. 6" CONCRETE CURB PER CIVIL PLANS.
12A. 6" VERTICAL CURB AND GUTTER.
13. 6" THICK CONCRETE SLAB UNDER CANOPY WITH 2' CHAMFER CORNERS.
13A. 8" THICK CONCRETE SLAB OVER TANKS WITH 2' CHAMFER CORNERS.
14. MULTI–PRODUCT DISPENSER EQUIPMENT (TYP. 7).
15. CONCRETE FILLED BOLLARD PER DET. 2/C2.10. (TYP. 8).
16. ALARM & KNOX BOX.
17. 3' X 4' AIR & WATER UNIT PAD. REFER TO DET. 3/C2.10.
18. HEAVY DUTY PAVEMENT.
18A. LIGHT DUTY PAVEMENT.
19. CONCRETE SIDEWALK WIDTH PER PLAN.
20. EMERGENCY STOP SWITCH PER ARCHITECTURAL PLANS.
21. STATIC GROUND ROD.
22. TRASH ENCLOSURE. PER DET. 1/C2.10
23. ACCESSIBLE RAMP.
24. INSTALL STAMPED CONCRETE PAVEMENT. HERRINGBONE STAMP PATTERN, COLOR SHERWIN WILLIAMS SW 7549 STUDIO TAUPE.
25. PROPOSED TRANSFORMER PAD PER CIVIL PLANS.
26. PROPOSED BOOM GATE.
27. INSTALL SHORT TERM BICYCLE RACK PER DET. 4/C2.10.
28. 4" CONCRETE FILLED PIPE BOLLARD PER ARCHITECTURAL PLANS
29. CURB OPENING PER CIVIL PLANS.
30. PROPOSED DRIVEWAY PER STD. PLAN CITY OF HUNTINGTON BEACH DET. 211.
31. VACUUM DEPOSIT TYPE "Q" BALL PER ARCHITECTURAL PLANS
32. 25' X 25' SIGHT VISIBILITY TRIANGLE.
33. 10' X 10' SIGHT VISIBILITY TRIANGLE.
34. PROPOSED RECIRCULATION BASINS.
35. PROPOSED FLAG POLE.
36. PROPOSED LIGHT POLE.
37. PROPOSED STEEL PIPE BOLLARD, 4" DIAMETER.
38. PROPOSED CONVEYOR CORRELATOR.
39. PROPOSED 72"X11" RUBBER SPEED BUMP.
40. PROPOSED ELECTRICAL SERVICE SWITCHGEAR.
41. CURB OPENING WITH METAL PLATE PER CIVIL PLANS.

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5240 N 16TH STREET, SUITE 105, PHOENIX, AZ 85016
WWW.AZSEG.COM TEL: 480.588.7226 FAX: 480.293.9534

MESLIN HOLDINGS

DIG ALERT — CALL TOLL FREE 1-800-227-2600 AT LEAST TWO DAYS BEFORE YOU DIG!

PROJECT: RALPH'S FC#50 & QUICK QUACK CAR WASH

LOCATION: 19026 GOLDENWEST STREET HUNTINGTON BEACH, CA.

DRAWN	SUUM	04/04/2025
DESIGNED	JM	04/04/2025
CHECKED	SC	08/27/2024
FINAL QC	EF	09/05/2025
PROJ. MGR.	AP,EF	09/05/2025

DATE: 09/05/2025

ISSUED FOR: ENTITLEMENT

REVISION NO.:	DATE:
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2	
3	
4	

JOB NO.: 240405

SHEET TITLE: SITE PLAN

PAGE NO.: 2 OF 32

SHEET NO.: C2.00

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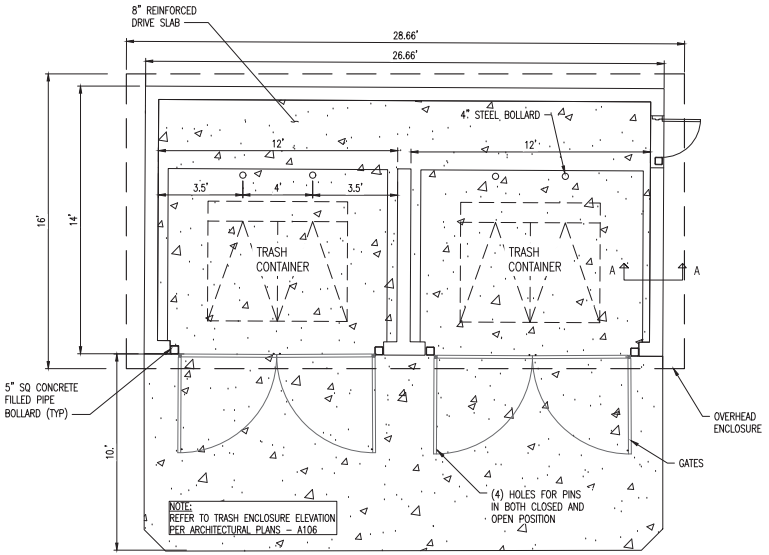
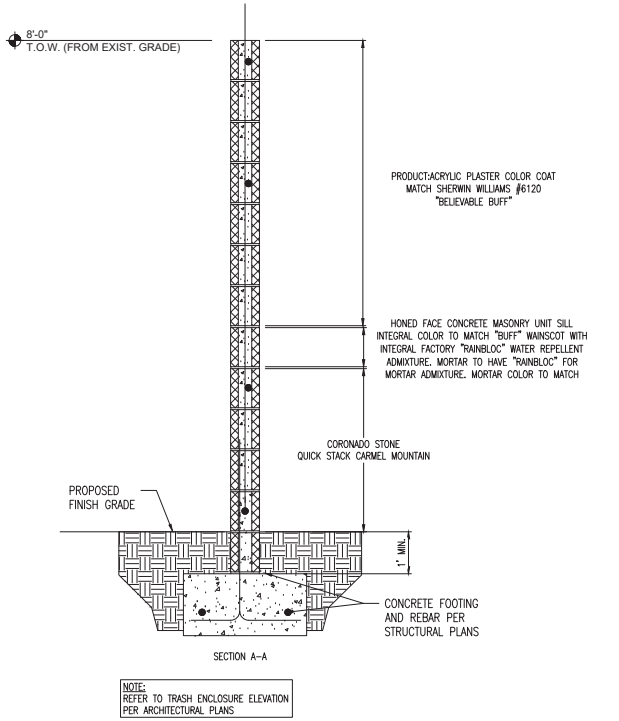
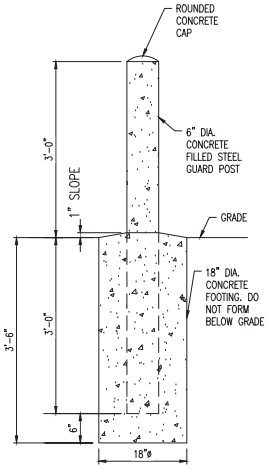
CASE#: ZTA-2020-002, CUP-2020-021, GPA-2020-001, DRB-2020-006, EA-2021-001





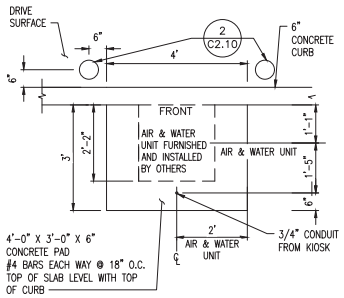
TRASH ENCLOSURE
N.T.S.

1



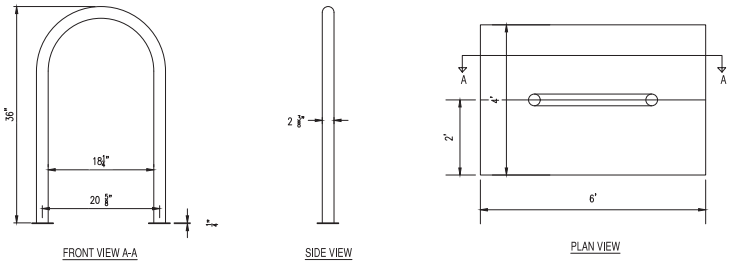
CONCRETE FILLED BOLLARD
N.T.S.

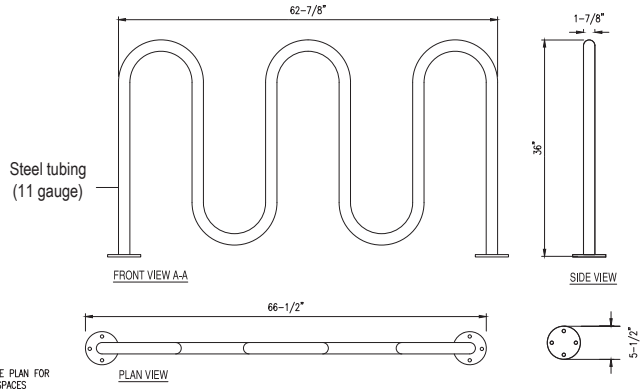
2



AIR & WATER UNIT PAD
N.T.S.

3





NOTE:
REFER TO SITE PLAN FOR NUMBER OF SPACES

BICYCLE RACK DETAIL
N.T.S.

4

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NOT FOR
CONSTRUCTION

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PROJECT
RALPH'S #0650 & QUICK QUACK CAR WASH

LOCATION
19026 GOLDENWEST STREET
HUNTINGTON BEACH, CA.

DRAWN	SUJM	04/04/2025
DESIGNED	JM	04/04/2025
CHECKED	SC	08/27/2024
FINAL QC	EF	09/05/2025
PROJ. MGR.	AF,EF	09/05/2025

DATE:
09/05/2025
ISSUED FOR:
ENTITLEMENT

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JOB NO.:
240405

SHEET TITLE:
SITE PLAN DETAILS

PAGE NO.: 3 OF 32
SHEET NO.: **C2.10**

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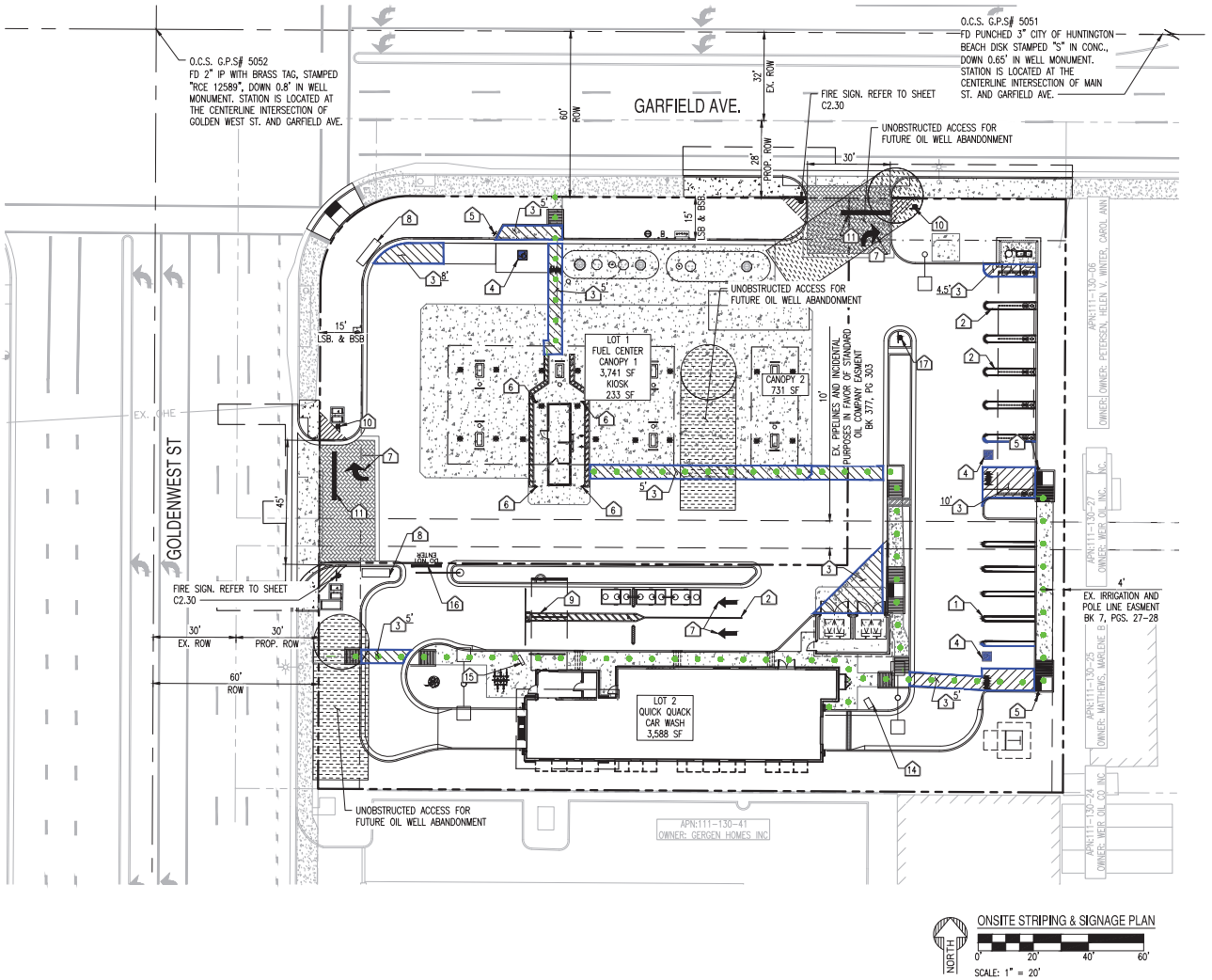
CASE#: ZTA-2020-002, CUP-2020-021, GPA-2020-001, DRB-2020-006, EA-2021-001



SIGNING & STRIPING PLAN KEY NOTES:

1. WHITE PAINTED STRIPING PER DEVELOPMENT CODE SECTION 231.14–DIAGRAM A & DET. 6/C2.21.
2. 4" WIDE YELLOW PAINTED STRIPE.
3. ADA AISLE. 4" WIDE BLUE BORDER & WHITE PAINT STRIPING, 2' O.C. @ 45°.
4. SYMBOL OF ACCESSIBILITY PER DET. 3/C2.21.
5. ACCESSIBLE PARKING SIGN PER DET. 4/C2.21.
6. STEEL BOLLARD WITH SIGN PER DET. 5/C2.21.
7. PROVIDE DIRECTIONAL LANE PAVEMENT MARKINGS PER DET. 1/C2.21.
8. PROPOSED MONUMENT SIGN BY SEPARATE PERMIT.
9. 4'–6" WIDE TRAFFIC WARNING STRIPE. 4" WIDE YELLOW PAINT STRIPING 2'–6" O.C. @45°
10. STOP SIGN PER DET. 2/C2.21.
11. PROVIDE 18" WIDE WHITE PAINTED STOP BAR.
12. PROVIDE DIRECTIONAL LANE PAVEMENT MARKINGS PER DET. 1/C2.21.
13. PROPOSED MONUMENT SIGN BY SEPARATE PERMIT.
14. PROPOSED WAIT/GO SIGN.
15. PROPOSED DIGITAL MENU BOARD.
16. DO NOT ENTER MARKING PER DET. 7/C2.21.
17. EMPLOYEE ONLY SIGN.

PROPOSED LEGEND:

- ADA AISLE PAVEMENT STRIPING
- SIGNS
- ACCESSIBLE PATH

NOTES FOR ACCESSIBLE PATH:

- THE RUNNING SLOPE OF WALKING SURFACES SHALL NOT BE STEEPER THAN 1:20 (5%) (CBC §11B–403.3).
- THE CROSS SLOPE OF WALKING SURFACES SHALL NOT BE STEEPER THAN 1:48 (2%) (CBC §11B–403.3).
- THE CLEAR WIDTH SHALL BE 48 INCHES MINIMUM CBC 11B–403.5.1 EXCEPTION 3 AND 11B–405.5.

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PROJECT
RALPH'S FC#950 & QUICK QUACK CAR WASH

LOCATION
19026 GOLDENWEST STREET
HUNTINGTON BEACH, CA.

DRAWN	SUUM	04/04/2025
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CHECKED	SC	08/27/2024
FINAL QC	EF	09/05/2025
PROJ. MGR.	AP,EF	09/05/2025

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JOB NO.: 240405

SHEET TITLE:
ONSITE STRIPING & SIGNAGE PLAN

PAGE NO.: 4 OF 32
SHEET NO.: **C2.20**

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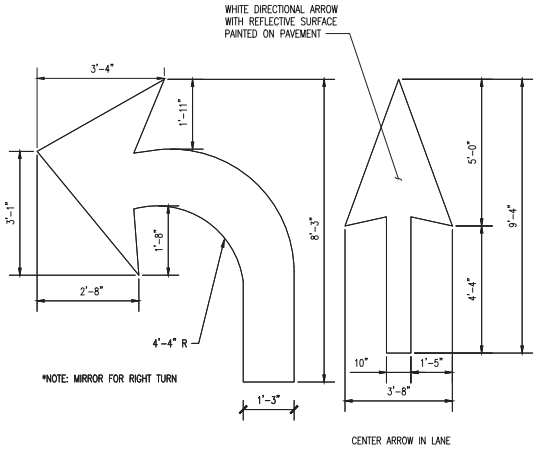
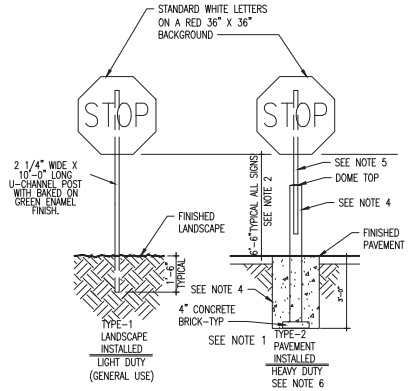
CASE#: ZTA-2020-002, CUP-2020-021, GPA-2020-001, DRB-2020-006, EA-2021-001



DIRECTIONAL ARROW
N.T.S.

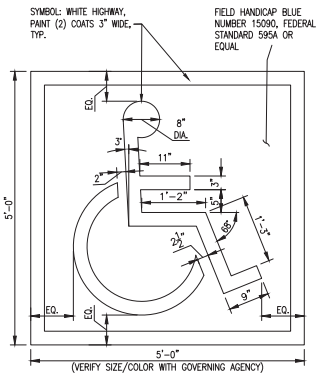
1



NOTES:
1. INSTALL ALL SIGNS WHERE INDICATED ON SITE PLAN OR PER THE MUNICIPALITY SIGNAGE REQUIREMENTS.
2. ADJUST MOUNTING HEIGHTS TO MEET LOCAL CODES WHERE APPLICABLE.
3. SET ALL POSTS IN 10" DIAMETER X 36" DEEP CONCRETE FOUNDATION.
4. 4" X 6'-0" CONCRETE FILLED SCHEDULE 40 STEEL POST CENTERED IN FOUNDATION, PAINTED YELLOW, SEE SPECS.
5. 2 1/4" WIDE X 6'-0" LONG U-CHANNEL POST WITH BAKED ON GREEN ENAMEL FINISH.
6. LIGHT DUTY – LANDSCAPED AREAS AND AREAS NOT SUBJECT TO VEHICULAR TRAFFIC. HEAVY DUTY – PAVED AREAS AND AREAS SUBJECT TO VEHICULAR TRAFFIC OR NOT PROTECTED IN LANDSCAPED AREAS.

STOP SIGN
N.T.S.

2

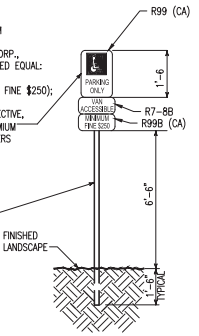


SYMBOL OF ACCESSIBILITY
N.T.S.

3

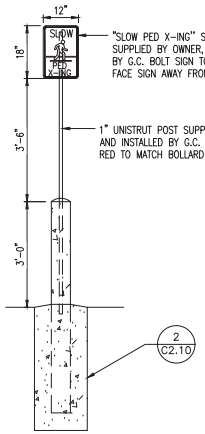
SIGN TO COMPLY WITH THE REQUIREMENTS OF THE CALIFORNIA BUILDING CODE: 1129B.4., CAMUTCD SIGN CODES: R99 (CA), R99B (CA) AND MUTCD SIGN CODE R7-8b (CALIFORNIA COMPLIANT).

1'-0 x 1'-6 x .080 ALUMINUM ADA PARKING SIGN. ALLSTATE SIGN AND PLAQUE CORP., 1-800-645-6330; OR ACCEPTED EQUAL: NO. 5-M11218 OR W-ES12D (VAN ACCESSIBLE) & (MINIMUM FINE $250); AT LOCATIONS SHOWN ON PLANS; NON-REFLECTIVE, BOLT TO STEEL TUBE W/ CADMIUM PLATED BOLTS, NUTS & WASHERS



SIGN OF ACCESSIBLE PARKING STALL
N.T.S.

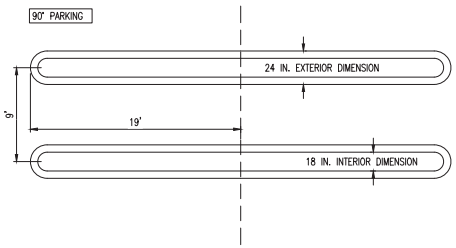
4



FOR USE AT KIOSK CORNERS, 4 PLACES

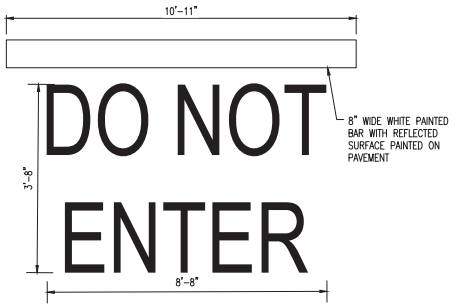
BOLLARD WITH SIGN
N.T.S.

5



WHITE PAINTED STRIPING
N.T.S.

6



DO NOT ENTER MARKING
N.T.S.

7

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PROJECT
RALPH'S FC#650 & QUICK QUACK CAR WASH

LOCATION
19026 GOLDENWEST STREET
HUNTINGTON BEACH, CA.

DRAWN	SJUM	04/04/2025
DESIGNED	JM	04/04/2025
CHECKED	SC	08/27/2024
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DATE:
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JOB NO.:
240405

SHEET TITLE:
ONSITE STRIPING & SIGNAGE DETAILS

PAGE NO.: 5 OF 32
SHEET NO.: **C2.21**

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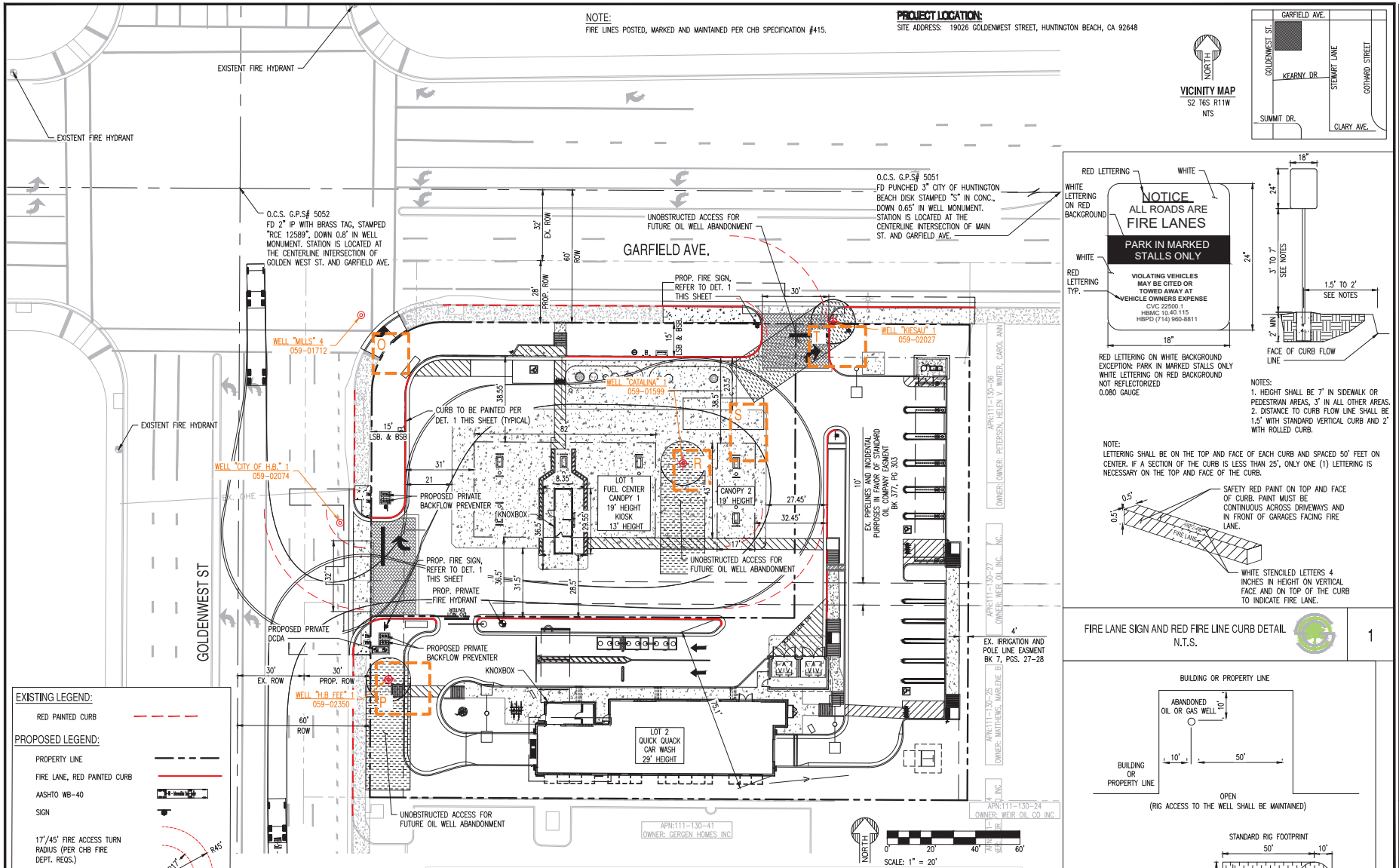
CASE#: ZTA-2020-002, CUP-2020-021, GPA-2020-001, DRB-2020-006, EA-2021-001

NOTE:
FIRE LINES POSTED, MARKED AND MAINTAINED PER CHB SPECIFICATION #415.

PROJECT LOCATION:
SITE ADDRESS: 19026 GOLDENWEST STREET, HUNTINGTON BEACH, CA 92648



VICINITY MAP
S2 T6S R11W
NTS

FIRE LANE SIGN AND RED FIRE LINE CURB DETAIL
N.T.S.
1

UNOBSTRUCTED ACCESS FOR FUTURE ABANDONMENT DETAIL
N.T.S.
2

EXISTING LEGEND:
RED PAINTED CURB

PROPOSED LEGEND:
PROPERTY LINE
FIRE LANE, RED PAINTED CURB
AASHTO WB-40
SIGN
17'/45' FIRE ACCESS TURN RADIUS (PER CHB FIRE DEPT. REQS.)
R17'
R45'

NOTES:
1. FIRE/EMERGENCY ACCESS AND SITE SAFETY SHALL BE MAINTAINED DURING PROJECT CONSTRUCTION PHASES IN COMPLIANCE WITH CFC CHAPTER 14, FIRE SAFETY DURING CONSTRUCTION AND DEMOLITION.
2. FIRE/EMERGENCY ACCESS AND SITE SAFETY SHALL BE MAINTAINED DURING PROJECT CONSTRUCTION PHASES IN COMPLIANCE WITH CITY SPECIFICATION #426, FIRE SAFETY REQUIREMENTS FOR CONSTRUCTION SITES.
3. DISCOVERY OF ADDITIONAL SOIL CONTAMINATION OR UNDERGROUND PIPELINES, ETC., MUST BE REPORTED TO THE FIRE DEPARTMENT IMMEDIATELY AND THE APPROVED WORK PLAN MODIFIED ACCORDINGLY IN COMPLIANCE WITH CITY SPECIFICATION #431-92 SOIL CLEAN-UP STANDARDS.

TABLE I: Geophysical Anomalies, 19026 Goldenwest Street, Huntington Beach, CA

Magnetics Anomaly	Anomaly Designation	Anomaly Location		Anomaly Dimensions (feet)	Type of Response	Anomaly Interpretation
		State Plane Easting (ft)	State Plane Northing (ft)			
	O	6027520-6027537	2197848-2197866	17 X 18	Strong monopolar	Likely abandoned oil well
	P	6027523-6027547	2197697-2197720	24 X 23	Strong monopolar	Abandoned oil well
	R	6027654-6027670	2197796-2197814	16 X 16	Strong monopolar	Abandoned oil well
	S	6027680-6027696	2197810-2197835	16 X 25	Strong monopolar	Conduits detected, possible abandoned well
	T	6027714-6027740	2197853-2197870	26 X 17	Strong monopolar	Likely abandoned oil well

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PROJECT
RALPH'S FC#50 & QUICK QUACK CAR WASH

LOCATION
19026 GOLDENWEST STREET
HUNTINGTON BEACH, CA.

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REVISION NO.:	DATE:
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JOB NO.:
240405

SHEET TITLE:
FIRE ACCESS & OIL WELL PLAN

PAGE NO.: 6 OF 32
SHEET NO.: C2.30

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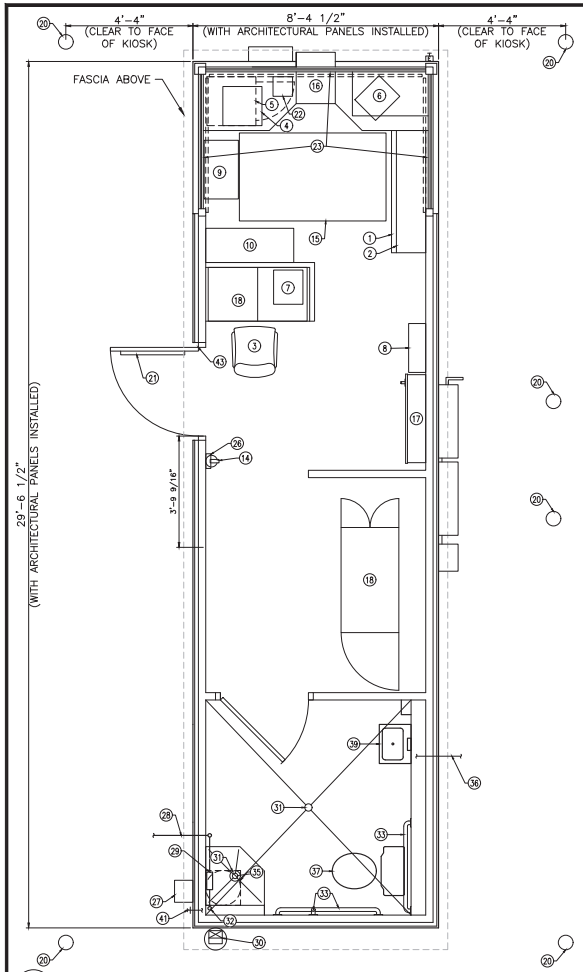
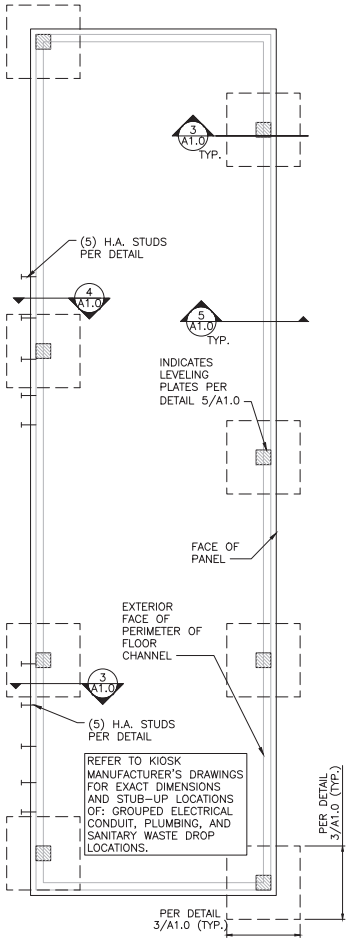
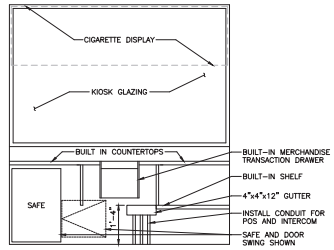


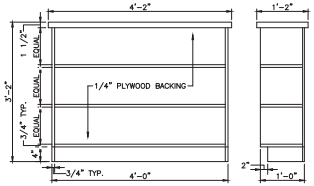
1 KIOSK EQUIPMENT PLAN
SCALE: 1/2"=1'-0"



2 KIOSK FOUNDATION PLAN
SCALE: 1/2"=1'-0"
SEE KIOSK NOTES, SHEET A1.1

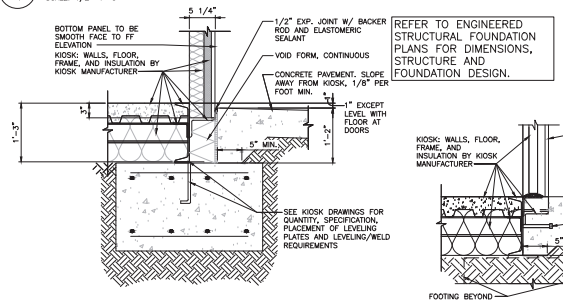


6 KIOSK INTERIOR ELEVATION
SCALE: 1/2"=1'-0"



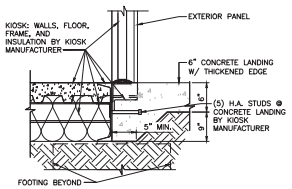
NOTES:
1. CONSTRUCT WITH 3/4" MEDIUM DENSITY PARTICLEBOARD
2. BACK TO BE 1/4" AB GRADE PLYWOOD
3. FINISH EDGES WITH PINE
4. PRIME AND PAINT ENTIRE UNIT SHERWIN WILLIAMS SW6002 "ESSENTIAL GRAY"

7 STORAGE RACK
SCALE: 3/4"=1'-0"

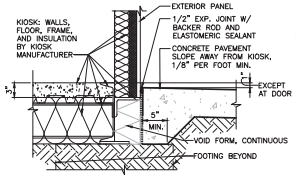


REFER TO ENGINEERED STRUCTURAL FOUNDATION PLANS FOR DIMENSIONS, STRUCTURE AND FOUNDATION DESIGN.

3 KIOSK FOUNDATION DETAIL AT FOOTING
SCALE: 1"=1'-0"
SEE KIOSK NOTES SHEET A1.1



4 KIOSK FOUNDATION DETAIL @ LANDING
SCALE: 1"=1'-0"
SEE KIOSK NOTES SHEET A1.1



5 KIOSK FOUNDATION DETAIL BETWEEN FOOTINGS
SCALE: 1"=1'-0"
SEE KIOSK NOTES SHEET A1.1

PLUMBING GENERAL NOTES:

1. THE CONTRACTOR SHALL VISIT THE JOB SITE AND FAMILIARIZE HIMSELF/HERSELF WITH ALL REQUIREMENTS OF THE CONTRACT PRIOR TO SUBMITTING HIS/HER BID. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT/ENGINEER OF ANY CONFLICTS PRIOR TO BID OR START OF INSTALLATION.
2. THE CONTRACTOR SHALL ARRANGE FOR ALL INSPECTIONS WHEN THEY BECOME DUE AND SHALL NOT COVER ANY WORK UNTIL APPROVED BY THE INSPECTION AUTHORITY.
3. THE INFORMATION PRESENTED ON THESE DRAWINGS IS DIAGRAMMATIC IN NATURE. IT DOES NOT NECESSARILY REPRESENT ALL FITTINGS, HANGERS, ETC. REQUIRED FOR A COMPLETE WORKING SYSTEM. PROVIDE ALL MATERIALS AND LABOR FOR COMPLETELY FINISHED AND OPERATIONAL SYSTEMS.
4. CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY ALTERATIONS REQUIRED BY THE OWNER OR FIELD CONDITIONS.
5. ALL EQUIPMENT SHALL BE NEW, SHALL COMPLY WITH SPECIFICATIONS ON DRAWINGS, AND SHALL COMPLY WITH ENERGY CONSERVATION CODE REQUIREMENTS AS ADOPTED BY THE STATE, AS WELL AS LOCAL JURISDICTIONAL BUILDING DEPARTMENT.
6. THE CONTRACTOR SHALL PROVIDE PLUMBING EQUIPMENT, FITTINGS, AND TRIM WHERE SPECIFIED OR AS REQUIRED FOR COMPLETE INSTALLATION. THE CONTRACTOR SHALL ROUGH-IN AND CONNECT ALL EQUIPMENT INCLUDING EQUIPMENT FURNISHED BY OTHERS.
7. VENTS THRU ROOF SHALL BE INSTALLED A MIN. OF 10 FT FROM OR TERMINATED A MIN. OF 3 FT ABOVE FRESH AIR INTAKES.
8. SHUT-OFF VALVES SHALL BE INSTALLED AT ALL EQUIPMENT WATER SUPPLY CONNECTIONS.
9. THE CONTRACTOR SHALL INSULATE EXPOSED HOT WATER LINES AND LAVATORY DRAIN PER BUILDING DEPARTMENT AND A.D.A. REQUIREMENTS.
10. REFER TO KIOSK MANUFACTURER DRAWINGS FOR STUB-UP LOCATIONS.

EQUIPMENT LEGEND

ALL EQUIPMENT FURNISHED BY OWNER UNLESS OTHERWISE SPECIFIED

1. 4' STORAGE RACK
2. CANDY RACK
3. CHAIR
4. LOTTO MACHINE
5. SAFE
6. P.O.S. REGISTER
7. BACK OFFICE P.O.S. INSTALLED BY OWNER
8. TANK MONITOR
9. CIGARETTE CARTON MERCHANDISER
10. CIGARETTE PACK MERCHANDISER
11. NOT USED.
12. NOT USED.
13. NOT USED.
14. 2-A: 20-B:C FIRE EXTINGUISHER BY G.C. QUANTITIES AND LOCATIONS INSTALLED PER LOCAL CODE.
15. ANTI-FATIGUE MAT
16. DEAL TRAY/MERCHANDISE DRAWER
17. PANEL BOARD
18. DESK EQUIPMENT RACK – 40 1/2"W x 40 7/8"T x 22"D, WALL MOUNTED
19. NOT USED
20. 6" PIPE BOLLARD – FURNISHED AND INSTALLED BY G.C.
21. BULLETIN BOARD – G.C. TO MOUNT ABOVE PEEPHOLE.
22. INTERCOM MASTER STATION INSTALLED BY G.C.
23. CIGARETTE MERCHANDISING SIGN PANELS.
24. NOT USED.
25. 2-A: 80-B:C FIRE EXTINGUISHER IN STEEL CABINET TYP. CONFIRM QUANTITY AND LOCATIONS WITH LOCAL AUTHORITY HAVING JURISDICTION. (STRIKEFIRSTUSA.COM #999CL WITH "ACRYLIC 999" REPLACABLE COVER). CABINET TO BE SUPPLIED BY OWNER AND INSTALLED BY G.C. MOUNT BOTTOM 32" ABOVE PAVING. WHEN INSTALLED WITHIN CLADDING, SHIM BACK OF CABINET TO ALLOW FACE OF CABINET TO BE HELD OUT 2 1/2" FROM FACE OF SURROUNDING COLUMN CLADDING FOR CHAIN BREAK MOUNT. CIVIL ENGINEER MUST VERIFY ACCESSIBILITY. REFER TO A1.1 FOR INTENDED LOCATIONS.
26. INTRUSION ALARM KEYPAD
27. EMERGENCY 911 CALL BOX MOUNT CENTERLINE AT +48" A.F.G.
28. COPPER WATER SERVICE LINE ENTRANCE. PROVIDE 1" THICK CLOSED CELL PIPE INSULATION FROM 1" BELOW FLOOR TO 12" BELOW FROST LEVEL WITH PVC HARD SHELL JACKET. SEE CIVIL AND KIOSK MANUFACTURER'S DRAWINGS.
29. BACKFLOW DEVICE, SEE KIOSK MANUFACTURER'S DRAWINGS.
30. INTERNAL ROOF DRAIN.
31. FLOOR DRAIN, SEE KIOSK MANUFACTURER'S DRAWINGS.
32. CONNECTION TO KIOSK WATER PIPING SEE KIOSK MANUFACTURER'S DRAWINGS.
33. GRAB BARS (TYP.) – INSTALLED BY KIOSK MANUFACTURER.
34. NOT USED
35. 6 GALLON ELECTRIC TANK WATER HEATER & SHELF – INSTALLED BY KIOSK MANUFACTURER.
36. CONNECT TO SANITARY SEWER, SEE CIVIL AND KIOSK MANUFACTURER'S DRAWINGS
37. WATER CLOSET SUPPLIED AND INSTALLED BY KIOSK MANUFACTURER.
38. NOT USED
39. LAVATORY INSTALLED BY KIOSK MANUFACTURER, SEE KIOSK MANUFACTURER'S DRAWINGS
40. NOT USED
41. FROSTPROOF HOSE BIBB BY KIOSK MANUFACTURER, SEE KIOSK MANUFACTURER'S DRAWINGS
42. NOT USED
43. G.C. TO INSTALL OVERHEAD DOOR STOP – GYLNN-JOHNSON, 90 SERIES, US32D FINISH, WITH HOLD OPEN AND HEX NUT BOLT – TO RESTRICT DOOR OPENING TO APPROXIMATELY 90 DEGREES. MUST MAINTAIN A MINIMUM OF 32" CLEAR FROM ALL HARDWARE FOR INGRESS.

NOT FOR CONSTRUCTION

SEG SUSTAINABILITY ENGINEERING GROUP
5240 N 16TH STREET - SUITE 105 PHOENIX, AZ 85016
WWW.AZSEG.COM TEL 480.588.7226 FAX 480.588.3834

HESLIN HOLDINGS

DIG ALERT — CALL TOLL FREE 1-800-227-2600 — AT LEAST TWO DAYS BEFORE YOU DIG

PROJECT: RALPH'S FOODS50 QUICK QUACK CAR WASH
LOCATION: 19026 GOLDENWEST STREET HUNTINGTON BEACH, CA.

DRAWN	EM,SU	09/02/2024
DESIGNED	JM	09/02/2024
QC	SC	08/24/2024
FINAL QC	TR	12/06/2024
PROJ. MGR.	AF	07/11/2025

DATE: 07/11/2025
ISSUED FOR: ENTITLEMENT

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 240405
SHEET TITLE: KIOSK FLOOR PLAN
PAGE NO.: 7 OF 32
SHEET NO.: A1.0

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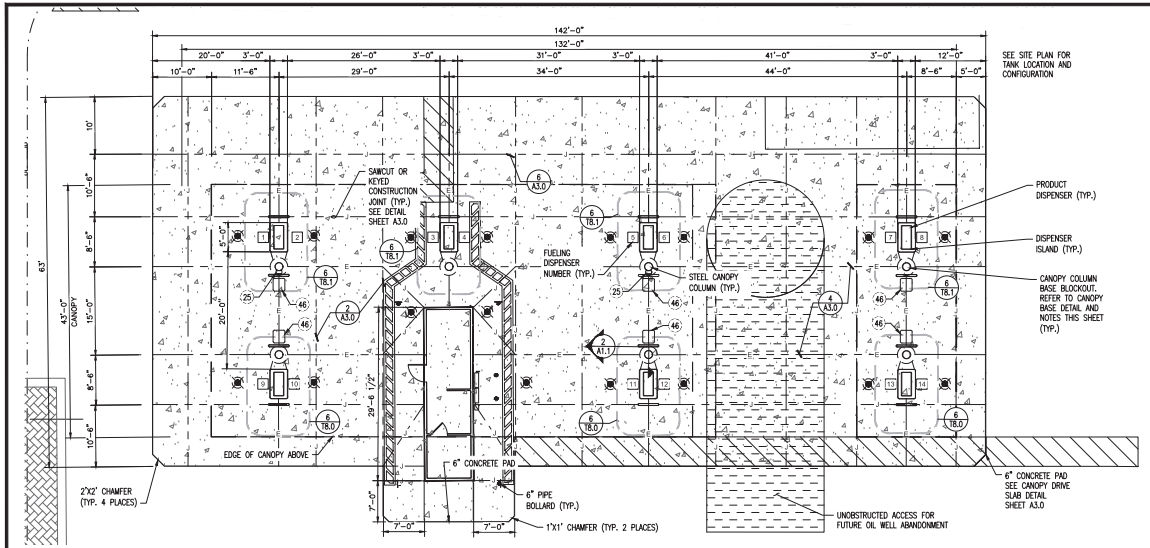
CASE#: ZTA-2020-002, CUP-2020-021, GPA-2020-001, DRB-2020-006, EA-2021-001



1 CANOPY IMPROVEMENT PLAN
SCALE: 1"=10'-0

NOTE:
REFER TO A1.0 FOR KEYNOTES

GENERAL NOTES

SPECIAL INSPECTIONS AND TESTS

STATEMENT OF SPECIAL INSPECTIONS:
SPECIAL INSPECTIONS AND TESTING SHALL BE PROVIDED IN ACCORDANCE WITH IBC SECTIONS 110.3.9, 1704, 1705 AND PER THE SCHEDULE OF SPECIAL INSPECTIONS BELOW, AS APPLICABLE.

SPECIAL INSPECTORS:
SPECIAL INSPECTORS SHALL BE EMPLOYED BY THE OWNER TO PROVIDE SPECIAL INSPECTIONS FOR THE PROJECT. SPECIAL INSPECTORS SHALL BE QUALIFIED PERSONS WHO ARE REGISTERED WITH AN APPROVED AGENCY

INSPECTION SUBMITTALS:
SPECIAL INSPECTION REPORTS SHALL BE PROVIDED ON A WEEKLY BASIS. FINAL SPECIAL INSPECTION REPORTS WILL BE REQUIRED BY EACH SPECIAL INSPECTION FIRM PER THE IBC 1704.2.4 SUBMIT COPIES OF ALL INSPECTION REPORTS TO THE ARCHITECT/ENGINEER OF RECORD AND THE AUTHORITY HAVING JURISDICTION FOR REVIEW.

STRUCTURAL OBSERVATION:
CONTRACTOR SHALL NOTIFY THE SER IN A TIMELY MANNER TO ALLOW SCHEDULED OBSERVATIONS TO OCCUR. FIELD (OBSERVATION) REPORTS WILL BE DISTRIBUTED TO THE ARCHITECT, THE CONTRACTOR, SPECIAL INSPECTOR AND THE AUTHORITY HAVING JURISDICTION.

SCHEDULE OF SPECIAL INSPECTIONS

CONCRETE/CLSM CONSTRUCTION:

DESCRIPTION OF SPECIAL INSPECTION	PERIODIC	CONTINUOUS
SIZE & PLACEMENT OF ALL REINFORCING STEEL	X	
SHAPE, LOCATION & DIMENSION OF MEMBERS FORMED	X	
VERIFY USE OF DESIGN MIX FOR CONCRETE AND CLSM	X	
MAINTENANCE OF SPECIFIED CURING TEMPERATURE AND TECHNIQUES	X	
PLACING & SIZE OF CAST-IN-PLACE ANCHOR BOLTS AND EMBEDDED FABRICATION PRIOR TO THE POUR	X	
PLACING OF CONCRETE AROUND CAST-IN-PLACE BOLTS AND EMBEDS		X
FABRICATE SPECIMENS FOR STRENGTH TESTS		X
PERFORM TESTS FOR SLUMP/FLOWABILITY, AIR CONTENT, AND TEMPERATURE		X
INSTALLATION OF POST-INSTALLED ADHESIVE ANCHOR BOLTS		X

SOILS:

DESCRIPTION OF SPECIAL INSPECTION	PERIODIC	CONTINUOUS
FOOTING SOIL BEARING SURFACES	X	
EXCAVATION DEPTH AND BEARING LAYER	X	
COMPACTED FILL MATERIAL; PHYSICAL PROPERTIES	X	
SUBGRADE PREPARATION PRIOR BACKFILL	X	
BACKFILLING OPERATIONS IN ACCORDANCE WITH GEOTECHNICAL REPORT RECOMMENDATIONS INCLUDING LIFT THICKNESS, DENSITY TESTING, MOISTURE CONTENT, MATERIAL PROPERTIES		X

STEEL CONSTRUCTION:

DESCRIPTION OF SPECIAL INSPECTION	PERIODIC	CONTINUOUS
WELDING		
ALL PROVISIONS OF AWS D1.1/D1.1M STRUCTURAL WELDING CODE SHALL APPLY		
WELDING PROCEDURE SPECIFICATION (WPS) AVAILABLE	X	
MATERIAL IDENTIFICATION (TYPE/GRADE)	X	
USE OF QUALIFIED WELDERS	X	
WELDS MEET VISUAL ACCEPTANCE CRITERIA: CRACK PROHIBITION, WELD/BASE-METAL FUSION, CRATER CROSS SECTION, WELD PROFILES, WELD SIZE, UNDERCUT, POROSITY	X	

MASONRY VENEER ANCHORS:

DESCRIPTION OF SPECIAL INSPECTION	PERIODIC	CONTINUOUS
INSTALLATION OF ANCHORS IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS	X	

CAST-IN-PLACE CONCRETE & REINFORCEMENT

REFERENCE STANDARDS:
1. ACI 301 "SPECIFICATIONS FOR STRUCTURAL CONCRETE"
2. ACI 305.1 "SPECIFICATION FOR HOT WEATHER CONCRETING"
3. ACI 306.1 "SPECIFICATION FOR COLD WEATHER CONCRETING"
4. ACI 318 "BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE"
5. CRSI MSP-1, "MANUAL OF STANDARD PRACTICE"

CONCRETE MIX DESIGN REQUIREMENTS

	STRENGTH, 28 DAYS (PSI)	AGGREGATE SIZE, NOMINAL (MAX.) (IN)	EXPOSURE CLASS	W/CM RATIO	AIR CONTENT RANGE (%)	SLUMP RANGE (IN.)
FOUNDATION WALLS & FOOTINGS	4,500	3/4 (1)	F2/C1	0.45	4.5-7.5	4-6
INTERIOR SLAB-ON-GRADE	3,500	3/8 (1/2)	F1/C1	0.50	3	3-5
EXTERIOR SLAB-ON-GRADE	4,500	3/4 (1)	F2/C1	0.45	4.5-7.5	4-6
CLSM BACKFILL (FLOWABLE-FILL)	100	3.50	3/8 (1/2)	4-7	5-8	CLSM BACKFILL (FLOWABLE-FILL)

CONTROLLED LOW-STRENGTH MATERIAL (CLSM) BACKFILL:
1. MIX SHALL HAVE GOOD WORKABILITY AND FLOWABILITY SELF-COMPACTING AND SELF-LEVELING CHARACTERISTICS.
2. SPECIFICATION: AGGREGATE, 75-80% FINE, 20-25% COURSE (3/8"); FLOWABILITY, 7-9 DIAMETER; COMPRESSIVE STRENGTH, 100-300 PSI 28- DAY; AIR CONTENT 15-20%

CONCRETE CURING AND SEALING
1. INTERIOR SLAB-ON-GRADE: APPLY MEMBRANE-FORMING CURING AND SEALING COMPOUND IN CONFORMANCE WITH ASTM C 1315, TYPE 1, CLASS A. INSTALLATION SHALL BE PER MANUFACTURER'S RECOMMENDATIONS.
2. DO NOT APPLY WHERE FLOOR FINISH MATERIAL IS TO BE INSTALLED

MASONRY VENEER

REFERENCE STANDARDS:
1. ACI 530/ASCE 5/TMS 402 "BUILDING CODE REQUIREMENTS FOR MASONRY STRUCTURES"
2. ACI 530 1/ASCE 6/TMS 602 "SPECIFICATION FOR MASONRY STRUCTURES"

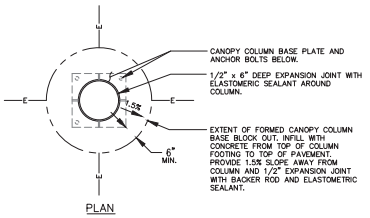
SUBMITTALS
1. CERTIFICATION LETTERS FOR MASONRY UNITS CERTIFYING COMPLIANCE WITH REQUIRED ASTM STANDARD.
2. MATERIAL CERTIFICATES FOR ALL MASONRY METAL ACCESSORIES CERTIFYING COMPLIANCE WITH ASTM STANDARDS.

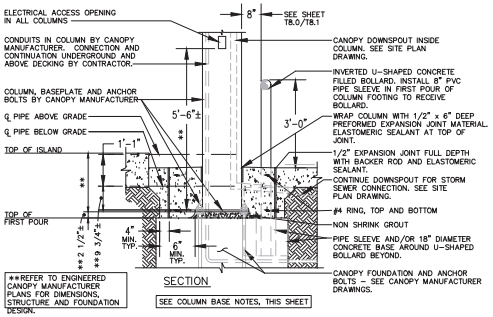
MATERIALS
1. FACING BRICK_____ASTM C216, GRADE CW
2. MORTAR_____ASTM C270, TYPE N
3. MASONRY JOINT REINFORCING_____ASTM A951
4. MASONRY ANCHOR TIES_____ADJUSTABLE TWO-PIECE ANCHORS. WIRE SIZE: W1.7
5. STEEL ANGLE (L) SHAPES_____ASTM A36

POST-INSTALLED CONCRETE ANCHORS

REFERENCE STANDARDS:
1. ACI 318 CHAPTER 17 - ANCHORING TO CONCRETE
2. ACI 355.4 "QUALIFICATION OF POST-INSTALLED ADHESIVE ANCHORS IN CONCRETE"
3. ICC-ES AC 308 "ACCEPTANCE CRITERIA FOR POST-INSTALLED ANCHORS IN CONCRETE ELEMENTS"

ADHESIVE ANCHORS: THE FOLLOWING ADHESIVE TYPE ANCHORS ARE PRE-APPROVED. INSTALLATION MUST BE IN ACCORDANCE WITH CORRESPONDING CURRENT EVALUATION REPORTS (NOTED). RODS TO BE THREADED TYPE SS 316 (ASTM A193 B8M CLASS 2), FOR ALL SYSTEMS.
1. HILTI "HIT-HY 100" EPOXY ADHESIVE_____ICC-ES ESR-3574
2. SIMPSON STRONG-TIE "SET-XP" EPOXY ADHESIVE_____ICC-ES ESR-2508
3. POWERS "PE1000+" EPOXY ADHESIVE_____ICC-ES ESR-2583





2 CANOPY COLUMN BASE DETAIL
SCALE: 1/2"=1'-0

CANOPY COLUMN BASE NOTES:

INSTALLATION

1. CONCRETE ENCASEMENT AT EACH COLUMN BASE SHALL BE AT LEAST SIX INCHES BEYOND EDGES OF COLUMN BASE PLATE AND SHALL BE AS DEPICTED ON CANOPY COLUMN BASE DETAILS, THIS SHEET.
2. ALL YARD PAVING WITHIN A DISTANCE OF FIVE FEET BEYOND THE PERIMETER OF THE CANOPY SHALL BE IN PLACE WITH NO OPEN HOLES OR TRENCHES PRIOR TO CANOPY INSTALLATION.
3. CONTRACTOR SHALL FURNISH A DUMPSTER ON SITE FOR USE BY CANOPY INSTALLER FOR CLEAN-UP OF CRATING AND SHIPPING DEBRIS.
4. CONTRACTOR SHALL BE RESPONSIBLE FOR FINAL COORDINATION OF INSTALLATION SCHEDULE WITH CANOPY SUPPLIER. ANY DEVIATION FROM THE MINIMUM SITE CONDITIONS LISTED ABOVE OR A CHANGE IN SCHEDULING RESULTING IN ADDITIONAL COST TO THE CANOPY SUPPLIER, WILL BE BACK-CHARGED TO THE CONTRACTOR.

FOUNDATIONS

1. TOP OF COLUMN FOUNDATIONS SHALL BE AS SHOWN ON THE SITE GRADING AND DRAINAGE PLAN DRAWINGS. ANY DEVIATION FROM THESE ELEVATIONS SHALL BE REPORTED TO CANOPY SUPPLIER PRIOR TO FABRICATION OF COLUMNS.
2. CANOPY FOUNDATIONS SHALL BE CONSTRUCTED BY THE GENERAL CONTRACTOR IN ACCORDANCE WITH AN ENGINEERED DESIGN PROVIDED BY THE CANOPY MANUFACTURER. THE CANOPY FOUNDATION DETAIL ON THIS SHEET IS PRELIMINARY AND PROVIDED FOR BID PURPOSES ONLY. THE DEPICTED "FOUNDATION" ON THIS SHEET HAS NOT BEEN ENGINEERED AND MAY DIFFER FROM THE FINAL DESIGN PROVIDED BY THE CANOPY MANUFACTURER.
3. CANOPY ANCHOR BOLTS ARE SUPPLIED BY THE CANOPY MANUFACTURER AND MUST BE INSTALLED PLUMB WITH TEMPLATES FURNISHED IN ACCORDANCE WITH DETAILS PROVIDED BY THE MANUFACTURER, AND THREADS SHALL BE KEPT CLEAN AND FREE OF CONCRETE SPILLAGE.
4. CANOPY SUPERSTRUCTURE, INCLUDING COLUMNS, BASE PLATES AND ALL STRUCTURAL STEEL COMPONENTS, SHALL BE SUPPLIED AND ERECTED BY THE CANOPY MANUFACTURER.

NOT FOR CONSTRUCTION

SEG SUSTAINABILITY ENGINEERING GROUP
5340 N 16TH STREET, SUITE 105 PHOENIX, AZ 85016
WWW.AZSEG.COM TEL 480.588.7226 FAX 480.259.3354

HESLIN HOLDINGS

DIG ALERT
CALL TOLL FREE 1-800-227-2600
UNDERGROUND SERVICE ALERT OF SOUTHERN CALIFORNIA

PROJECT
RALPH'S 7C/P650
QUICK QUACK CAR WASH

LOCATION
19026 GOLDENWEST STREET
HUNTINGTON BEACH, CA.

DRAWN	EM,SU	09/02/2024
DESIGNED	JM	09/02/2024
QC	SC	09/24/2024
FINAL QC	TR	12/06/2024
PROJ. MGR.	AF	07/11/2025

DATE:
07/11/2025
ISSUED FOR:
ENTITLEMENT

REVISION NO.:	DATE:
1	
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JOB NO.:
240405

SHEET TITLE:
CANOPY IMPROVEMENT PLAN & DETAILS

PAGE NO.: 8 OF 32
SHEET NO.: **A1.1**

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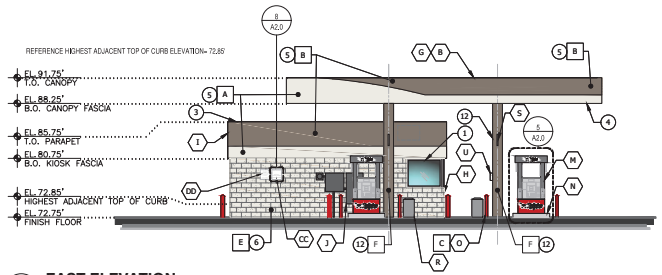
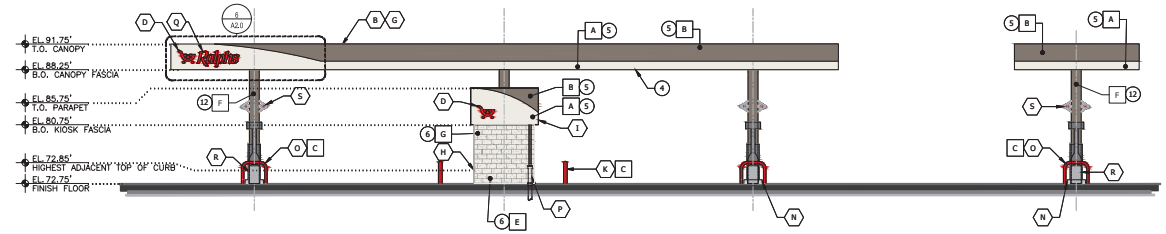
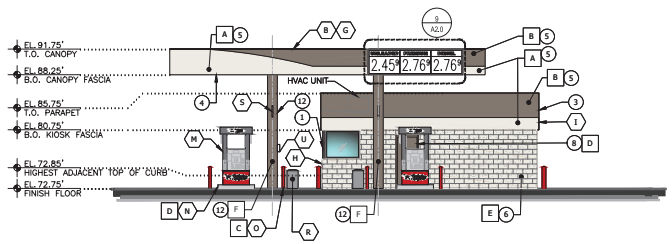
CASE#: ZTA-2020-002, CUP-2020-021, GPA-2020-001, DRB-2020-006, EA-2021-001



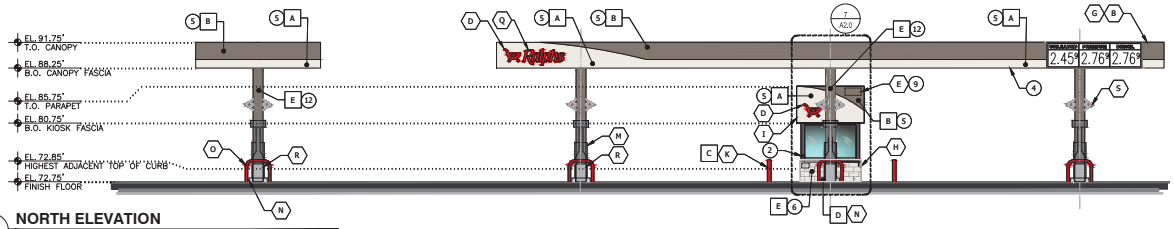
1 A2.0 **EAST ELEVATION**
SCALE 1/8"=1'-0"



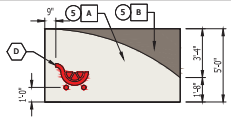
2 A2.0 **SOUTH ELEVATION**
SCALE 1/8"=1'-0"



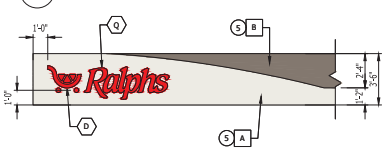
3 A2.0 **WEST ELEVATION**
SCALE 1/8"=1'-0"



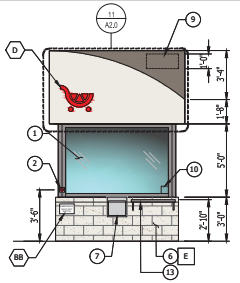
4 A2.0 **NORTH ELEVATION**
SCALE 1/8"=1'-0"



11 A2.0 **KIOSK GRAPHICS**
SCALE 1/4"=1'-0"



6 A2.0 **CANOPY GRAPHICS**
SCALE 1/4"=1'-0"



7 A2.0 **KIOSK FRONT (ENLARGED)**
SCALE 1/4"=1'-0"

GENERAL NOTES:

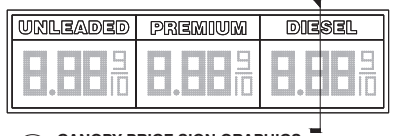
A. CONTRACTOR SHALL SUBMIT: PAINT SAMPLES TO RALPHS CONSTRUCTION REPRESENTATIVE FOR APPROVAL PRIOR TO ORDERING MATERIALS.
B. PRE-FABRICATED CANOPY AND PRE-MANUFACTURED KIOSK PROVIDED BY OTHERS.
C. FUEL DISPENSERS SHALL COMPLY WITH ACCESSIBLE GUIDELINES.
D. SIGNAGE SHALL BE UNDER SEPARATE PERMIT AND SUBMITTAL.
E. ALL MECHANICAL EQUIPMENT SHALL BE SCREENED FROM VIEW. (PER HBZSO 230.72).

KEYED NOTES: (#)

1. GLAZING AND FRAME: BULLET-RESISTANT GLASS, 20 GA. METAL FRAME RE: KIOSK PLANS
2. EMERGENCY STOP SWITCH.
3. PARAPET AT KIOSK TO COMPLETELY CONCEAL ROOF MOUNTED MECHANICAL EQUIPMENT.
4. CANOPY LIGHTS SHALL BE FLUSH OR RECESSED.
5. ACM PANEL, RE: CANOPY PLANS FOR CONNECTIONS
6. VENEER PANEL FULLERTON CASTWAL SPLIT-FACE 8" X 16", PAINTED SEE LEGEND
7. STAINLESS STEEL TRANSACTION DRAWER RE: KIOSK DRAWING
8. H.M DOOR AND FRAME, PAINTED.
9. SIGNAGE: PROVIDE MIN.12" HIGH W/2" STROKE BUILDING ADDRESS IN CONTRASTING COLOR TO WALL IN ACCORDANCE WITH A.H.J. ORDINANCE.
10. SIGNAGE: PROVIDE 4" MIN. NO SMOKING IN ACCORDANCE WITH A.H.J. NO SMOKING ORDINANCE AND STATE REQUIREMENTS.
11. NOT USED
12. CANOPY COLUMN, RE: CANOPY STRUCTURAL PLANS
13. STAINLESS STEEL WRITING SHELF RE: KIOSK DRAWINGS

COLOR/FINISH LEGEND: [X]

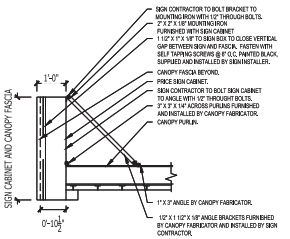
A		ACM PANEL: REYNOBOND 'OYSTER WHITE
B		3M VINYL 'DOVE GRAY 91'
C		PAINT: SHERWIN WILLIAMS SW4081 "SAFETY RED"
D		STAINLESS STEEL METAL FORMS NOT PAINTED
E		PAINT: SHERWIN WILLIAMS #7004 "SNOWBOUND"
F		PAINT: SHERWIN WILLIAMS #7025 "BACKDROP"



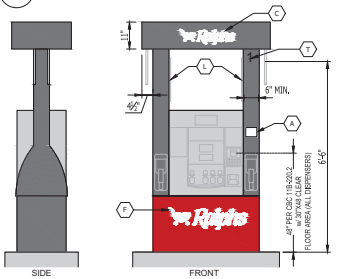
9 A2.0 **CANOPY PRICE SIGN GRAPHICS**
SCALE 1/2"=1'-0"

EQUIPMENT SCHEDULE

ITEM	DESCRIPTION	COLOR	MANUFACTURER	MODEL	FURNISHED BY	INSTALLED BY
A	STATIC WARNING DECAL (MIN. 12" H X 6" W)-NOT USED		WAYNE		DISPENSER MANUFACTURER	DISPENSER MANUFACTURER
B	CANOPY		MADISON		CANOPY FABRICATOR	CANOPY FABRICATOR
C	LOGO - NON-ILLUMINATED		DUALITE		OWNER	SIGN INSTALLER
D	ILLUMINATED LOGO SIGN		DUALITE		OWNER	SIGN INSTALLER
E	PRE-CUT BLACK VINYL ADDRESS DECALS PER LOCAL AUTHORITY SPECIFICATIONS. IF REQUIRED-NOT USED				GENERAL CONTRACTOR	GENERAL CONTRACTOR
F	DISPENSER DOOR GRAPHICS	RED WITH WHITE LETTERS	WAYNE		DISPENSER MANUFACTURER	DISPENSER MANUFACTURER
G	CANOPY FASCIA	PER SCHED.	MADISON		CANOPY FABRICATOR	CANOPY FABRICATOR
H	KIOSK - PREFABRICATED	PER SCHED.	SAGEBRUSH		KIOSK FABRICATOR	GENERAL CONTRACTOR
I	KIOSK FASCIA	PER SCHED.	SAGEBRUSH		KIOSK FABRICATOR	GENERAL CONTRACTOR
J	ELECTRICAL DISCONNECTS				GENERAL CONTRACTOR	GENERAL CONTRACTOR
K	6" DIAMETER BOLLARD - G.C. TO PAINT	SAFETY RED			GENERAL CONTRACTOR	GENERAL CONTRACTOR
L	HEALTH AND SAFETY DECALS		WAYNE		DISPENSER MANUFACTURER	GENERAL CONTRACTOR
M	DISPENSER		WAYNE		OWNER	GENERAL CONTRACTOR
N	ISLAND FORMS		RIVERSIDE STEEL		OWNER	GENERAL CONTRACTOR
O	U-SHAPED BOLLARD - G.C. TO PAINT, 3'-0" IN HEIGHT	SAFETY RED	RIVERSIDE		OWNER	GENERAL CONTRACTOR
P	3"x2" DOWNSPOUT - INTERNAL		SAGEBRUSH		KIOSK FABRICATOR	KIOSK FABRICATOR
Q	ILLUMINATED CHANNEL LETTERS		DUALITE		OWNER	SIGN INSTALLER
R	WASTE RECEPTACLE/WINDSHIELD SERVICE CENTER		DCI MARKETING		OWNER	GENERAL CONTRACTOR
S	PUMP NUMBER FLAG				CANOPY FABRICATOR	GENERAL CONTRACTOR
T	4" BLACK VINYL DECAL (DISPENSER NUMBER)				OWNER	GENERAL CONTRACTOR
U	FIRE EXTINGUISHER				OWNER	GENERAL CONTRACTOR
AA	CALL BOX				OWNER	GENERAL CONTRACTOR
BB	EMERGENCY FUEL SHUTDOWN SIGN				GENERAL CONTRACTOR	GENERAL CONTRACTOR
CC	UNATTENDED WARNING SIGN				GENERAL CONTRACTOR	GENERAL CONTRACTOR
DD	EMERGENCY INSTRUCTION SIGN				GENERAL CONTRACTOR	GENERAL CONTRACTOR



10 A2.0 **SECTION AT CANOPY SIGN**
SCALE 1/2"=1'-0"



5 A2.0 **DISPENSER ELEVATION**
SCALE 1/2"=1'-0"

NOT FOR CONSTRUCTION

SEG SUSTAINABILITY ENGINEERING GROUP
5240 N 16TH STREET, SUITE 105 PHOENIX, AZ 85016
WWW.AZSEG.COM TEL 480.588.7226 FAX 480.219.3354

HESLIN HOLDINGS

PROJECT
RALPH'S 70/850
QUICK QUACK CAR WASH

LOCATION
19026 GOLDENWEST STREET
HUNTINGTON BEACH, CA.

DRAWN	EM,SU	09/02/2024
DESIGNED	JM	09/02/2024
QC	SC	09/24/2024
FINAL QC	TR	12/06/2024
PROJ. MGR.	AF	07/11/2025

DATE: 07/11/2025
ISSUED FOR: ENTITLEMENT

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 240405

SHEET TITLE:
EXTERIOR ELEVATIONS & SIGNAGE (COLOR)

PAGE NO.: 9 OF 32
SHEET NO.: **A2.0**

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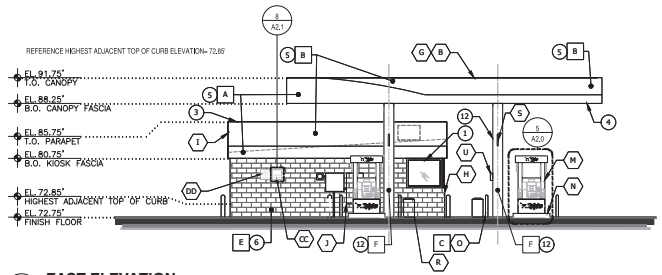
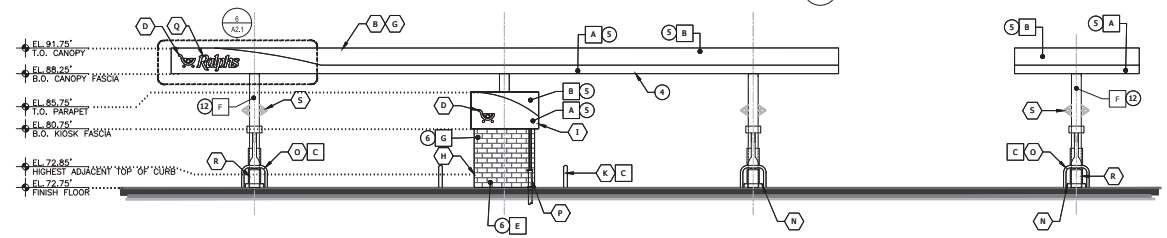
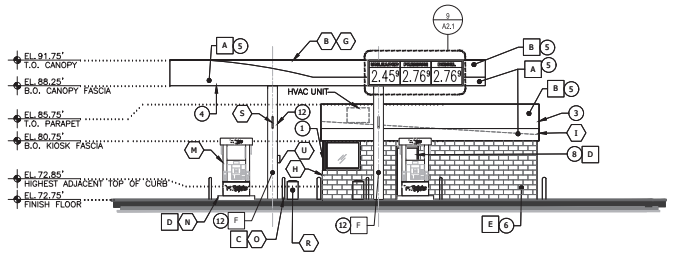
CASE#: ZTA-2020-002, CUP-2020-021, GPA-2020-001, DRB-2020-006, EA-2021-001



1 A2.1 **EAST ELEVATION**
SCALE 1/8"=1'-0"



2 A2.1 **SOUTH ELEVATION**
SCALE 1/8"=1'-0"



3 A2.1 **WEST ELEVATION**
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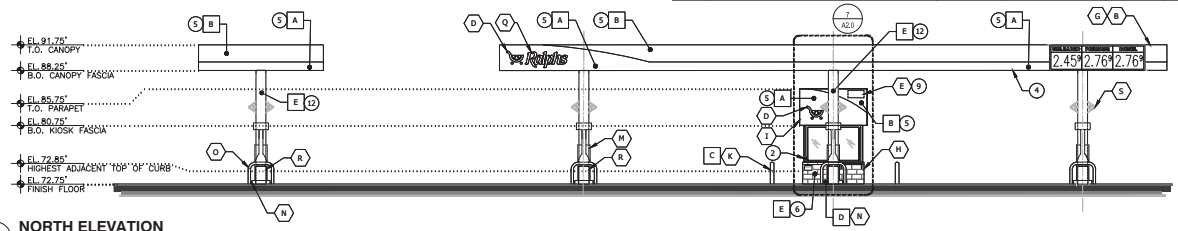
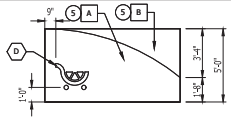
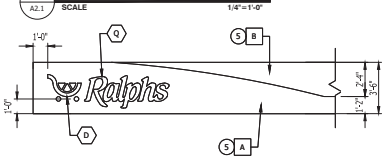


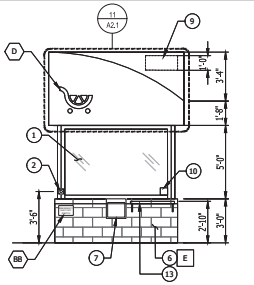
4 A2.1 **NORTH ELEVATION**
SCALE 1/8"=1'-0"



11 A2.1 **KIOSK GRAPHICS**
SCALE 1/4"=1'-0"



6 A2.1 **CANOPY GRAPHICS**
SCALE 1/4"=1'-0"



11 A2.1 **KIOSK FRONT (ENLARGED)**
SCALE 1/4"=1'-0"

GENERAL NOTES:

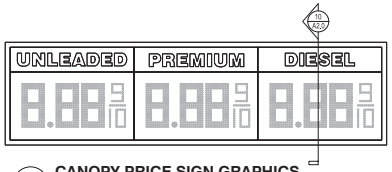
A. CONTRACTOR SHALL SUBMIT: PAINT SAMPLES TO RALPHS CONSTRUCTION REPRESENTATIVE FOR APPROVAL PRIOR TO ORDERING MATERIALS.
B. PRE-FABRICATED CANOPY AND PRE-MANUFACTURED KIOSK PROVIDED BY OTHERS.
C. FUEL DISPENSERS SHALL COMPLY WITH ACCESSIBLE GUIDELINES.
D. SIGNAGE SHALL BE UNDER SEPARATE PERMIT AND SUBMITTAL.
E. ALL MECHANICAL EQUIPMENT SHALL BE SCREENED FROM VIEW. (PER HBZSO 230.72).

KEYED NOTES:

1. GLAZING AND FRAME: BULLET-RESISTANT GLASS, 20 GA. METAL FRAME RE: KIOSK PLANS
2. EMERGENCY STOP SWITCH.
3. PARAPET AT KIOSK TO COMPLETELY CONCEAL ROOF MOUNTED MECHANICAL EQUIPMENT.
4. CANOPY LIGHTS SHALL BE FLUSH OR RECESSED.
5. ACM PANEL. RE: CANOPY PLANS FOR CONNECTIONS
6. VENEER PANEL FULLERTON CASTWAL SPLIT-FACE 8" X 16", PAINTED SEE LEGEND
7. STAINLESS STEEL TRANSACTION DRAWER RE: KIOSK DRAWING
8. H.M DOOR AND FRAME, PAINTED.
9. SIGNAGE: PROVIDE MIN. 12" HIGH W/2" STROKE BUILDING ADDRESS IN CONTRASTING COLOR TO WALL IN ACCORDANCE WITH A.H.J. ORDINANCE.
10. SIGNAGE: PROVIDE 4" MIN. "NO SMOKING" IN ACCORDANCE WITH A.H.J. NO SMOKING ORDINANCE AND STATE REQUIREMENTS.
11. NOT USED
12. CANOPY COLUMN. RE: CANOPY STRUCTURAL PLANS
13. STAINLESS STEEL WRITTING SHELF RE: KIOSK DRAWINGS

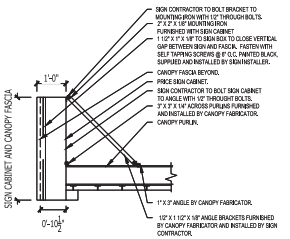
COLOR/FINISH LEGEND: X

A	ACM PANEL: REYNOBOND 'OYSTER WHITE
B	3M VINYL 'DOVE GRAY 91'
C	PAINT: SHERWIN WILLIAMS SW4081 "SAFETY RED"
D	STAINLESS STEEL METAL FORMS NOT PAINTED
E	PAINT: SHERWIN WILLIAMS #7004 "SNOWBOUND"
F	PAINT: SHERWIN WILLIAMS #7025 "BACKDROP"



10 A2.0

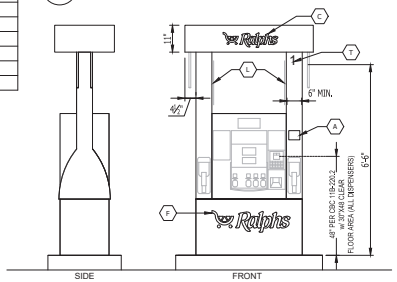
9 A2.1 **CANOPY PRICE SIGN GRAPHICS**
SCALE 1/2"=1'-0"



EQUIPMENT SCHEDULE

ITEM	DESCRIPTION	COLOR	MANUFACTURER	MODEL	FURNISHED BY	INSTALLED BY
A	STATIC WARNING DECAL (MIN. 12" H X 6" W)-NOT USED		WAYNE		DISPENSER MANUFACTURER	DISPENSER MANUFACTURER
B	CANOPY		MADISON		CANOPY FABRICATOR	CANOPY FABRICATOR
C	LOGO - NON-ILLUMINATED		DUALITE		OWNER	SIGN INSTALLER
D	ILLUMINATED LOGO SIGN		DUALITE		OWNER	SIGN INSTALLER
E	PRE-CUT BLACK VINYL ADDRESS DECALS PER LOCAL AUTHORITY SPECIFICATIONS, IF REQUIRED-NOT USED				GENERAL CONTRACTOR	GENERAL CONTRACTOR
F	DISPENSER DOOR GRAPHICS	RED WITH WHITE LETTERS	WAYNE		DISPENSER MANUFACTURER	DISPENSER MANUFACTURER
G	CANOPY FASCIA	PER SCHED.	MADISON		CANOPY FABRICATOR	CANOPY FABRICATOR
H	KIOSK - PREFABRICATED	PER SCHED.	SAGEBRUSH		KIOSK FABRICATOR	GENERAL CONTRACTOR
I	KIOSK FASCIA	PER SCHED.	SAGEBRUSH		KIOSK FABRICATOR	GENERAL CONTRACTOR
J	ELECTRICAL DISCONNECTS				GENERAL CONTRACTOR	GENERAL CONTRACTOR
K	6" DIAMETER BOLLARD - G.C. TO PAINT	SAFETY RED			GENERAL CONTRACTOR	GENERAL CONTRACTOR
L	HEALTH AND SAFETY DECALS		WAYNE		DISPENSER MANUFACTURER	GENERAL CONTRACTOR
M	DISPENSER		WAYNE		OWNER	GENERAL CONTRACTOR
N	ISLAND FORMS		RIVERSIDE STEEL		OWNER	GENERAL CONTRACTOR
O	U-SHAPED BOLLARD - G.C. TO PAINT, 3'-0" IN HEIGHT	SAFETY RED	RIVERSIDE		OWNER	GENERAL CONTRACTOR
P	3"x2" DOWNSPOUT - INTERNAL		SAGEBRUSH		KIOSK FABRICATOR	KIOSK FABRICATOR
Q	ILLUMINATED CHANNEL LETTERS		DUALITE		OWNER	SIGN INSTALLER
R	WASTE RECEPTACLE/WINDSHIELD SERVICE CENTER		DCI MARKETING		OWNER	GENERAL CONTRACTOR
S	PUMP NUMBER FLAG				CANOPY FABRICATOR	GENERAL CONTRACTOR
T	4" BLACK VINYL DECAL (DISPENSER NUMBER)				OWNER	GENERAL CONTRACTOR
U	FIRE EXTINGUISHER				OWNER	GENERAL CONTRACTOR
AA	CALL BOX				OWNER	GENERAL CONTRACTOR
BB	EMERGENCY FUEL SHUTDOWN SIGN				GENERAL CONTRACTOR	GENERAL CONTRACTOR
CC	UNATTENDED WARNING SIGN				GENERAL CONTRACTOR	GENERAL CONTRACTOR
DD	EMERGENCY INSTRUCTION SIGN				GENERAL CONTRACTOR	GENERAL CONTRACTOR

10 A2.1 **SECTION AT CANOPY SIGN**
SCALE 1/2"=1'-0"



5 A2.1 **DISPENSER ELEVATION**
SCALE 1/2"=1'-0"

NOT FOR CONSTRUCTION

SEG SUSTAINABILITY ENGINEERING GROUP
5240 N 16TH STREET, SUITE 105 PHOENIX, AZ 85016
WWW.AZSEG.COM TEL 480.588.7226 FAX 480.219.3354

HESLIN HOLDINGS

DIG ALERT CALL TOLL FREE 811 OR 1-800-227-2600 AT LEAST TWO DAYS BEFORE YOU DIG UNDERGROUND SERVICE ALERT OF SOUTHERN CALIFORNIA

PROJECT
RALPH'S #1650
QUICK QUACK CAR WASH

LOCATION
19026 GOLDENWEST STREET
HUNTINGTON BEACH, CA.

DRAWN	EM,SU	09/02/2024
DESIGNED	JM	09/02/2024
QC	SC	09/24/2024
FINAL QC	TR	12/06/2024
PROJ. MGR.	AF	07/11/2025

DATE: 07/11/2025
ISSUED FOR: ENTITLEMENT

REVISION NO.:	DATE:
1	
2	
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4	

JOB NO.: 240405

SHEET TITLE: **EXTERIOR ELEVATIONS & SIGNAGE (B&W)**

PAGE NO.: 10 OF 32
SHEET NO.: **A2.1**

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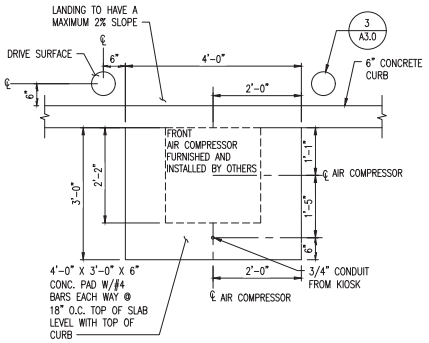
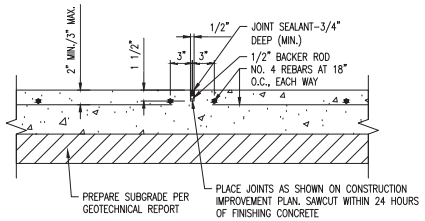
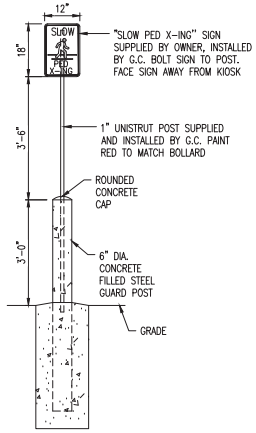
CASE#: ZTA-2020-002, CUP-2020-021, GPA-2020-001, DRB-2020-006, EA-2021-001

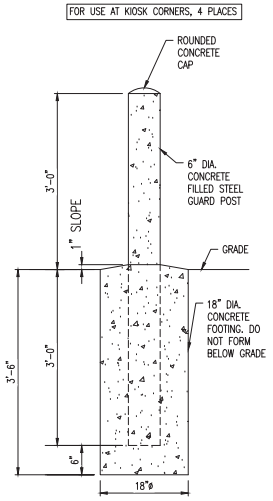


1 AIR COMPRESSOR & WATER MOUNTING PLAN
SCALE: 3/4" = 1'-0"

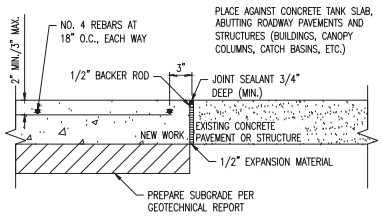


2 SAWCUT JOINT (J)
SCALE: 1 1/2" = 1'-0"

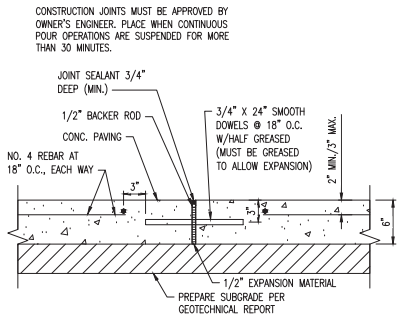




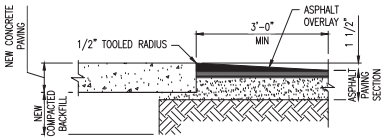
3 BOLLARD POST DETAIL
SCALE: 3/4" = 1'-0"



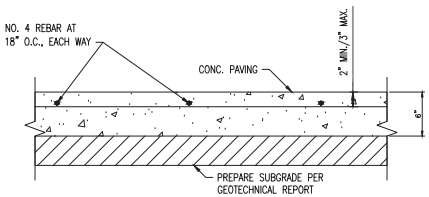
4 EXPANSION JOINT (E)
SCALE: 1 1/2" = 1'-0"



5 CONSTRUCTION JOINT
SCALE: 1 1/2" = 1'-0"



6 PAVING TRANSITION DETAIL
SCALE: 3/4" = 1'-0"



7 CANOPY DRIVE SLAB SECTION
SCALE: 1 1/2" = 1'-0"

NOT FOR CONSTRUCTION

SUSTAINABILITY ENGINEERING GROUP
SEG
52401 N 16TH STREET, SUITE 105 PHOENIX, AZ 85016
WWW.AZSEG.COM TEL: 480.588.7226 FAX: 480.299.3054

HESLIN HOLDINGS

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CALL TOLL FREE 1-800-227-2600
AT LEAST TWO DAYS BEFORE YOU DIG
UNDERGROUND SERVICE ALERT OF SOUTHERN CALIFORNIA

PROJECT
RALPH'S #2650
QUICK QUACK CAR WASH

LOCATION
19026 GOLDENWEST STREET
HUNTINGTON BEACH, CA.

DRAWN	EM,SU	09/02/2024
DESIGNED	JM	09/02/2024
QC	SC	08/24/2024
FINAL QC	TR	12/06/2024
PROJ. MGR.	AF	07/11/2025

DATE: 07/11/2025
ISSUED FOR: ENTITLEMENT

REVISION NO.:	DATE:
1	
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JOB NO.: 240405

SHEET TITLE: **YARD DETAILS**

PAGE NO.: 11 OF 32
SHEET NO.: **A3.0**

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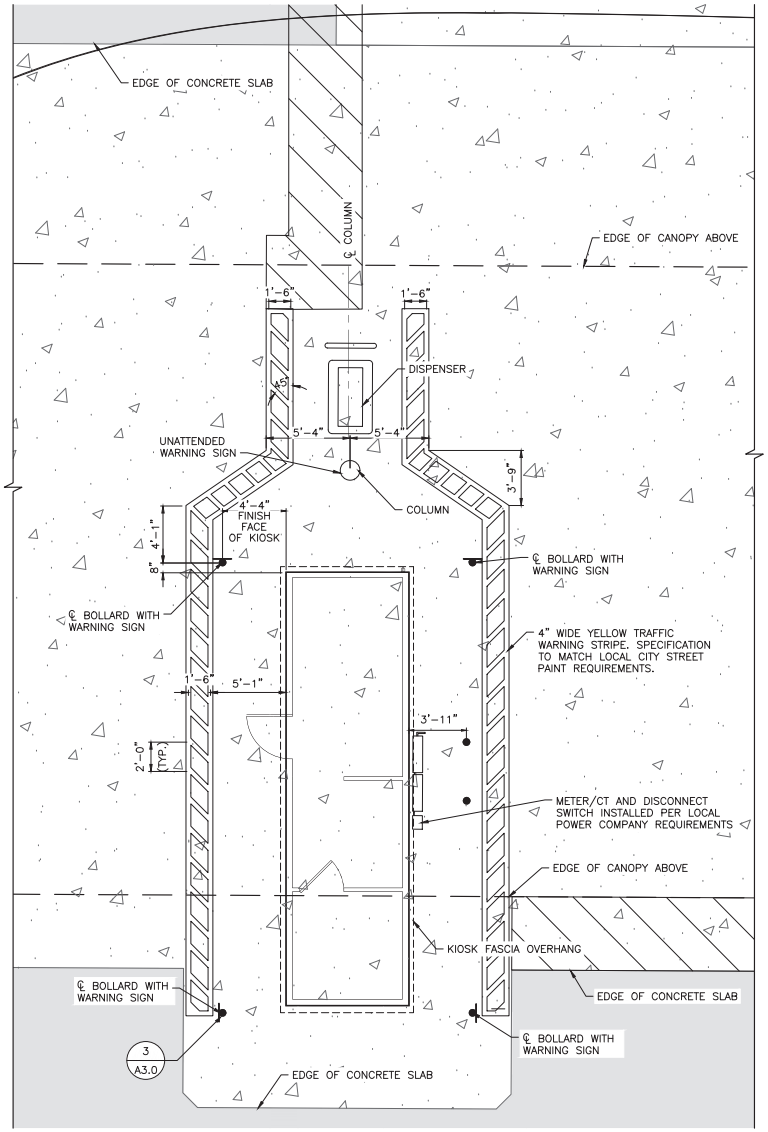
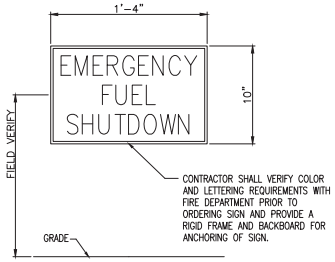
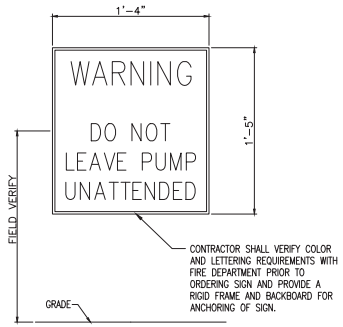
CASE#: ZTA-2020-002, CUP-2020-021, GPA-2020-001, DRB-2020-006, EA-2021-001



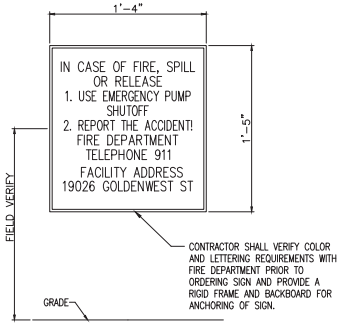
4 PEDESTRIAN WARNING ZONE
SCALE: 1/4" = 1'-0"



1 EMERGENCY FUEL SHUTDOWN SIGN
SCALE: 2" = 1'-0"



2 UNATTENDED WARNING SIGN
SCALE: 2" = 1'-0"



3 EMERGENCY INSTRUCTION SIGN
SCALE: 2" = 1'-0"

NOTE: REFER TO SHEET A2.0/A2.1 FOR SIGN LOCATIONS

NOT FOR CONSTRUCTION

SEG SUSTAINABILITY ENGINEERING GROUP
5340 N 16TH STREET, SUITE 105 PHOENIX, AZ 85016
WWW.AZSEG.COM TEL 480.588.7226 FAX 480.259.3354

HESLIN HOLDINGS

DIGALERT CALL TOLL FREE 1-800-227-2600 AT LEAST TWO DAYS BEFORE YOU DIG

PROJECT
RALPH'S FC#650
QUICK QUACK CAR WASH

LOCATION
19026 GOLDENWEST STREET
HUNTINGTON BEACH, CA.

DRAWN	EM,SU	09/02/2024
DESIGNED	JM	09/02/2024
QC	SC	09/24/2024
FINAL QC	TR	12/06/2024
PROJ. MGR.	AF	07/11/2025

DATE: 07/11/2025
ISSUED FOR: ENTITLEMENT

REVISION NO.:	DATE:
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JOB NO.: 240405

SHEET TITLE:
YARD DETAILS (PEDESTRIAN WARNING ZONE)

PAGE NO.: 12 OF 32
SHEET NO.: A3.1

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CASE#: ZTA-2020-002, CUP-2020-021, GPA-2020-001, DRB-2020-006, EA-2021-001

QUICK QUACK CAR WASH NO.47-301
GARFIELD AVENUE AND GOLDENWEST ST.,
HUNTINGTON BEACH,
CALIFORNIA 92648

PROJECT DIRECTORY

APPLICANT:	QUICK QUACK CAR WASH 6020 WEST OAKS BLVD, SUITE 300 PHONE: (916) 472-8689 CONTACT:CAMERON DRENNAN EMAIL: cameron@dontdrivedirty.com
ARCHITECT OF RECORD:	BARGHAUSEN ENGINEERS 18215 72ND AVENUE SOUTH KENT, WA 98032 PHONE: (425) 251-6222 CONTACT: Dan Goalwin EMAIL: Dgoalwin@barghausen.com
CONSTRUCTION MANAGER:	QUICK QUACK CAR WASH 6020 WEST OAKS BLVD, SUITE 300 PHONE: (916) 472-8689 CONTACT:CAMERON DRENNAN EMAIL: cameron@dontdrivedirty.com
CIVIL:	BARGHAUSEN ENGINEERS 18215 72ND AVENUE SOUTH KENT, WA 98032 PHONE: (425) 656-7482 CONTACT: Kacey Held EMAIL: kheld@barghausen.com
LANDSCAPE:	AO ARCHITECTS 144 N ORANGE STREET ORANGE CA 92866 PHONE: (714) 639-9860 CONTACT:BRIANNE MORENO EMAIL: bmorens@aoarchitects.com
STRUCTURAL ENGINEER:	MARTIN CONSULTING GROUP 2204 PLAZA DRIVE - #130 ROCKLIN, CA 95765 PHONE: (916) 256-4816 CONTACT:JON MARTIN EMAIL: jonm@martinconsultinggroup.biz
MECHANICAL/ ELECTRICAL/ PLUMBING:	SACRAMENTO ENGINEERING CONSULTANTS 10555 OLD PLACERVILLE ROAD SACRAMENTO, CA. 95827 PHONE: (916) 368-4468 CONTACT:RICKERT HENRICKSEN EMAIL: rh@saceng.com

PROJECT SUMMARY

PROJECT ADDRESS: QUICK QUACK CAR WASH NO.47-301
GARFIELD AVENUE AND GOLDENWEST ST. ,
HUNTINGTON BEACH, CALIFORNIA 92648

STRUCTURES SUMMARY

	AREA	NUMBER OF STORIES	BUILDING HEIGHT	CONSTRUCTION TYPE	OCCUPANCY GROUP	SPRINKLERS
PROPOSED CARWASH AREA	3367 SF	1 STORY	29' - 0"	VB	B	NO
PROPOSED VACUUM CANOPY	2363 SF	1 STORY	9' - 9"	VB	B	NO
PROPOSED PAY STATION CANOPY	506 SF	1 STORY	9' - 9"	VB	B	NO
PROPOSED VACUUM/ TRASH ENCLOSURE	276 SF	1 STORY	11' - 0"	VB	B	NO
PROPOSED QB STATION	238 SF	1 STORY	17' - 4"	VB	B	NO
TOTAL COMBINED AREA	6749 SF					

OCCUPANT LOAD ANALYSIS

OCCUPANT LOAD ANALYSIS

ROOM NUMBER	NAME	AREA	LOAD FACTOR	OCCUPANT LOAD
BUSINESS				
102	EMPLOYEE LOUNGE	131 SF	100	2
103	RESTROOM	85 SF	100	1
ACCESSORY STORAGE AREAS, MECHANICAL EQUIPMENT ROOM				
101	CARWASH TUNNEL	2260 SF	NA	0
104	EQUIPMENT ROOM	486 SF	300	2
105	ELECTRICAL ROOM	117 SF	300	1
107	OFFICE	72 SF		1
106	QB STATION	63 SF		1
108	STOR/CLOSET	45 SF		1
			TOTAL OCCUPANT LOAD:	9

NOTE:
CAR WASH TUNNEL ROOM 101 IS NOT CONSIDERED TO MEET THE DEFINITION OF AN "OCCUPIABLE SPACE". THE FUNCTION OF THE SPACE IS TO CONVEY VEHICLES THROUGH THE CAR WASH FACILITY. WHEN FUNCTIONING THIS OPERATION IT IS NECESSARY FOR THE ROLL-UP DOORS AT EACH END TO BE IN THE OPEN POSITION

SHEET INDEX

GENERAL
A000 COVER SHEET
A010 ACCESSIBILITY DETAILS
A011 ACCESSIBILITY DETAILS
A012 ACCESSIBILITY DETAILS
A020 EGRESS AND CODE PLAN

ARCHITECTURAL
A103 LICENSE PLATE RECOGNITION (LPR) CANOPY
A104 VACUUM CANOPY
A105 VACUUM ENCLOSURE
A106 TRASH ENCLOSURE
A200 FLOOR PLAN
A300 BUILDING ELEVATIONS
A901 RENDERINGS
A902 RENDERINGS

APPLICABLE CODES & STANDARDS

1. ALL WORK SHALL COMPLY WITH REGULATIONS, CODES AND AUTHORITIES OF THE:
   2022 CALIFORNIA BUILDING CODE (CBC/IBC)
   2022 CALIFORNIA MECHANICAL CODE (CMC/UMC)
   2022 CALIFORNIA PLUMBING CODE (CPC/UPC)
   2022 CALIFORNIA ELECTRICAL CODE (CEC/NEC)
   2022 CALIFORNIA FIRE CODE (CFC)
   2022 CALIFORNIA ENERGY CODE (CEC/T24)
   2022 BUILDING ENERGY EFFICIENCY STANDARD (BEES)
   2022 GREEN BUILDING STANDARDS CODE
2. ALL CODES TO BE USED IN CONJUNCTION WITH THE LOCAL AMENDMENTS
3. ALL WORK SHALL COMPLY WITH THE LATEST EDITIONS OF THE ADOPTED BUILDING REGULATIONS FOR THE LOCAL GOVERNING AGENCIES
   A) PLANNING DEPARTMENT
   B) BUILDING INSPECTION DIVISION
   C) PUBLIC WORKS DEPARTMENT
   D) ENVIRONMENTAL HEALTH DIVISION
   E) FIRE DEPARTMENT

PROJECT SCOPE

THE PROJECT CONSISTS OF BUT IS NOT LIMITED TO:

CONSTRUCTION OF:

NEW CAR WASH FACILITY, INCLUDING BUT NOT LIMITED TO NEW CONCRETE WALKS, DRIVE AISLES, CURBS, LANDSCAPING, VACUUM STATIONS, UTILITIES, AND ALL ASSOCIATED FIXTURES, FURNISHINGS AND EQUIPMENT.

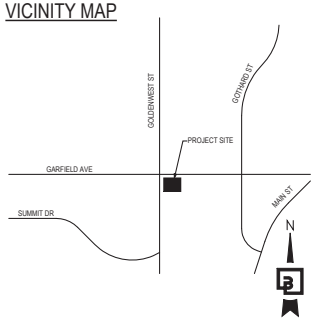
DEFERRED SUBMITTALS

SEPARATE SUBMITTAL ITEMS

- SIGNAGE OTHER THAN ADA REQUIRED SIGNS.
- CONCRETE HOLLOW CORE PLANKS.

NOTE:
INSTALLATION OF DEFERRED APPROVAL ITEMS SHALL NOT BE STARTED UNTIL CONTRACTOR'S DRAWINGS, SPECIFICATIONS AND ENGINEERING CALCULATIONS FOR THE ACTUAL SYSTEMS TO BE INSTALLED HAVE BEEN ACCEPTED AND APPROVED BY THE ARCHITECT OR ENGINEER AND THE GOVERNING AGENCY. AOR TO COORDINATE WITH MANUFACTURER FOR CONCURRENT SUBMITTAL.

VICINITY MAP



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QUICK QUACK CAR WASH NO.47-301
GARFIELD AVENUE AND GOLDENWEST ST.,
HUNTINGTON BEACH,
CALIFORNIA 92648

REVISIONS

#	DATE	DESCRIPTION

ENTITLEMENTS

DESIGNED BY:	DH
APPROVED BY:	DH
DRAWN BY:	MB/GM
CHECKED BY:	MU
DATE	JOB NUMBER
10/30/24	23426

PAGE NO.:
13 OF 32

A000

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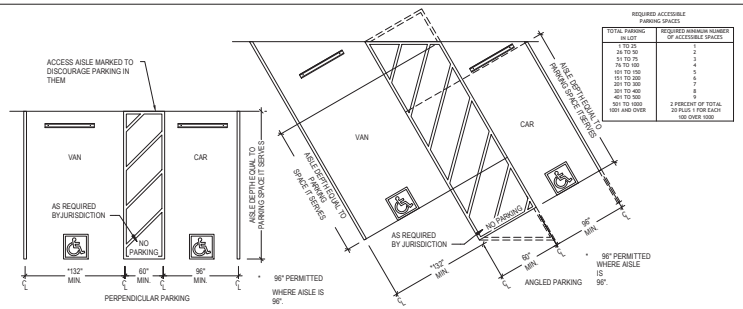


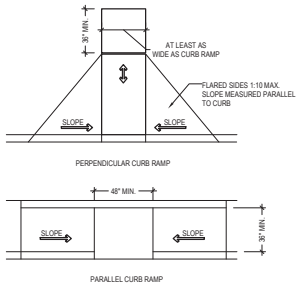
REQUIRED ACCESSIBLE PARKING SPACES

TOTAL PARKING IN LOT	REQUIRED MINIMUM NUMBER OF ACCESSIBLE SPACES
1 TO 25	1
26 TO 50	2
51 TO 75	3
76 TO 100	4
101 TO 150	5
151 TO 200	6
201 TO 300	7
301 TO 400	8
401 TO 500	9
501 TO 1000	2 PERCENT OF TOTAL
1001 AND OVER	20 PLUS 1 FOR EACH 100 OVER 1000

ACCESSIBLE PARKING SPACE NOTES:

1. CAR PARKING SPACES SHALL BE 96 INCHES WIDE MINIMUM AND VAN PARKING SPACES SHALL BE 132 INCHES WIDE MINIMUM, SHALL BE MARKED TO DEFINE THE WIDTH, AND SHALL HAVE AN ADJACENT ACCESS AISLE. VAN PARKING SPACES SHALL BE PERMITTED TO BE 96 INCHES WIDE MINIMUM WHERE THE ACCESS AISLE IS 96 INCHES WIDE MINIMUM.
2. ACCESS AISLES SHALL ADJOIN AN ACCESSIBLE ROUTE. TWO PARKING SPACES SHALL BE PERMITTED TO SHARE A COMMON ACCESS AISLE.
3. ACCESS AISLES SERVING CAR AND VAN PARKING SPACES SHALL BE 60 INCHES WIDE MINIMUM.
4. ACCESS AISLES SHALL EXTEND THE FULL REQUIRED LENGTH OF THE PARKING SPACES THEY SERVE.
5. ACCESS AISLES SHALL BE MARKED TO DISCOURAGE PARKING IN THEM.
6. ACCESS AISLES SHALL NOT OVERLAP THE VEHICULAR WAY. ACCESS AISLES SHALL BE PERMITTED TO BE PLACED ON EITHER SIDE OF THE PARKING SPACE EXCEPT FOR VAN PARKING SPACES WHICH SHALL HAVE ACCESS AISLES LOCATED ON THE PASSENGER SIDE OF THE PARKING SPACES.
7. ACCESS AISLES SHALL BE AT THE SAME LEVEL AS THE PARKING SPACES THEY SERVE. CHANGES IN LEVEL ARE NOT PERMITTED. SLOPES NOT STEEPER THAN 1:48 SHALL BE PERMITTED.
8. PARKING SPACES, ACCESS AISLES AND VEHICULAR ROUTES SERVING THEM SHALL PROVIDE A VERTICAL CLEARANCE OF 98 INCHES MINIMUM.
9. PARKING SPACES AND ACCESS AISLES SHALL BE DESIGNED SO THAT CARS AND VANS, WHEN PARKED, CANNOT OBSTRUCT THE REQUIRED CLEAR WIDTH OF ADJACENT ACCESSIBLE ROUTES

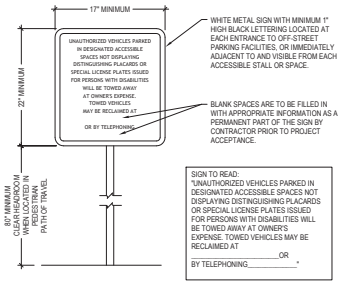
12 Accessible Parking Spaces
1/4" = 1'-0"



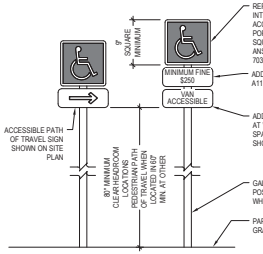
CURB RAMP NOTES:

1. RAMP RUNS SHALL HAVE A RUNNING SLOPE NOT STEEPER THAN 1:12. WHERE PROVIDED, CURB RAMP FLARES SHALL NOT BE STEEPER THAN 1:10
2. CURB RAMPS AND THE FLARED SIDES OF CURB RAMPS SHALL BE LOCATED SO THAT THEY DO NOT PROJECT INTO VEHICULAR TRAFFIC LANES, PARKING SPACES, OR PARKING ACCESS AISLES. CURB RAMPS AT MARKED CROSSINGS SHALL BE WHOLLY CONTAINED WITHIN THE MARKINGS, EXCLUDING ANY FLARED SIDES.
3. THE CLEAR WIDTH OF CURB RAMP RUNS (EXCLUDING ANY FLARED SIDES), SHALL BE 36 INCHES MINIMUM.
4. LANDINGS SHALL BE PROVIDED AT THE TOPS OF CURB RAMPS. THE LANDING CLEAR LENGTH SHALL BE 36 INCHES MINIMUM. THE LANDING CLEAR WIDTH SHALL BE AT LEAST AS WIDE AS THE CURB RAMP, EXCLUDING ANY FLARED SIDES LEADING TO THE LANDING. THE SLOPE OF THE LANDING IN ALL DIRECTIONS SHALL BE 1:48 MAXIMUM.
5. THE CROSS SLOPE OF CURB RAMPS SHALL BE 1:48 MAXIMUM.
6. COUNTER SLOPES OF ADJOINING GUTTERS, AND ROAD SURFACES IMMEDIATELY ADJACENT TO THE CURB RAMP SHALL NOT BE STEEPER THAN 1:20. THE ADJACENT SURFACES AT TRANSITIONS AT CURB RAMPS TO WALKS, GUTTERS, AND STREETS SHALL BE AT THE SAME LEVEL.

8 Tow Away Warning Signage
1" = 1'-0"



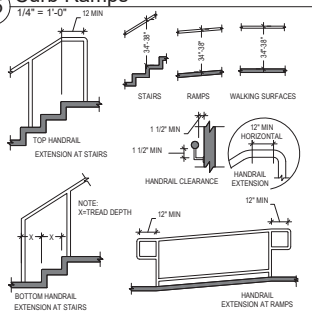
4 Parking Signage
1" = 1'-0"



PROTRUDING OBJECT NOTES:

1. OBJECTS WITH LEADING EDGES MORE THAN 27 INCHES AND NOT MORE THAN 80 INCHES ABOVE THE FINISH FLOOR OR GROUND SHALL PROTRUDE 4 INCHES MAXIMUM HORIZONTALLY INTO THE CIRCULATION PATH.
2. FREE-STANDING OBJECTS MOUNTED ON POSTS OR PYLONS SHALL OVERHANG CIRCULATION PATHS 12 INCHES MAXIMUM WHEN LOCATED 27 INCHES MINIMUM AND 80 INCHES MAXIMUM ABOVE THE FINISH FLOOR OR GROUND.
3. WHERE A SIGN OR OTHER OBSTRUCTION IS MOUNTED BETWEEN POSTS OR PYLONS AND THE CLEAR DISTANCE BETWEEN THE POSTS OR PYLONS IS GREATER THAN 12 INCHES, THE LOWEST EDGE OF SUCH SIGN OR OBSTRUCTION SHALL BE 27 INCHES MAXIMUM OR 80 INCHES MINIMUM ABOVE FINISH FLOOR OR GROUND. THE SLOPING PORTIONS OF HANDRAILS SERVING STAIRS AND RAMPS SHALL NOT BE REQUIRED TO COMPLY.
4. DOOR CLOSERS AND DOOR STOPS SHALL BE PERMITTED TO BE 78 INCHES MINIMUM ABOVE THE FINISH FLOOR OR GROUND.
5. PROTRUDING OBJECTS SHALL NOT REDUCE THE CLEAR WIDTH REQUIRED FOR ACCESSIBLE ROUTES.

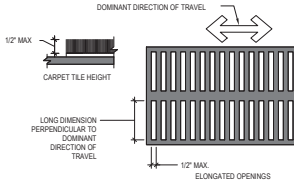
15 Curb Ramps
1/4" = 1'-0"



HANDRAIL NOTES:

1. HANDRAILS SHALL BE PROVIDED ON BOTH SIDES OF STAIRS AND RAMPS THAT EXCEED 6 INCHES IN RISE.
2. HANDRAILS SHALL BE CONTINUOUS WITHIN THE FULL LENGTH OF EACH STAIR FLIGHT OR RAMP RUN. INSIDE HANDRAILS ON SWITCHBACK OR DOGLEG STAIRS AND RAMPS SHALL BE CONTINUOUS BETWEEN FLIGHTS OR RUNS.
3. TOP OF GRIPPING SURFACES OF HANDRAILS SHALL BE 34 INCHES MINIMUM AND 38 INCHES MAXIMUM VERTICALLY ABOVE WALKING SURFACES, STAIR NOSINGS, AND RAMP SURFACES. HANDRAILS SHALL BE AT A CONSISTENT HEIGHT ABOVE WALKING SURFACES, STAIR NOSINGS, AND RAMP SURFACES.
4. CLEARANCE BETWEEN HANDRAIL GRIPPING SURFACES AND ADJACENT SURFACES SHALL BE 1-1/2 INCHES MINIMUM.
5. HANDRAIL GRIPPING SURFACES SHALL BE CONTINUOUS ALONG THEIR LENGTH AND SHALL NOT BE OBSTRUCTED ALONG THEIR TOPS OR SIDES. THE BOTTOMS OF HANDRAIL GRIPPING SURFACES SHALL NOT BE OBSTRUCTED FOR MORE THAN 20 PERCENT OF THEIR LENGTH. WHERE PROVIDED, HORIZONTAL PROJECTIONS SHALL OCCUR 1-1/2 INCHES MINIMUM BELOW THE BOTTOM OF THE HANDRAIL GRIPPING SURFACE.
6. HANDRAIL GRIPPING SURFACES WITH A CIRCULAR CROSS SECTION SHALL HAVE AN OUTSIDE DIAMETER OF 1-1/4 INCHES MINIMUM AND 2 INCHES MAXIMUM.
7. HANDRAIL GRIPPING SURFACES WITH A NON-CIRCULAR CROSS SECTION SHALL HAVE A PERIMETER DIMENSION OF 4 INCHES MINIMUM AND 6-1/4 INCHES MAXIMUM. AND A CROSS-SECTION DIMENSION OF 2-1/4 INCHES MAXIMUM. HANDRAIL GRIPPING SURFACES AND ANY SURFACES ADJACENT TO THEM SHALL BE FREE OF SHARP OR ABRASIVE ELEMENTS AND SHALL HAVE ROUNDED EDGES.
8. RAMP HANDRAILS SHALL EXTEND HORIZONTALLY ABOVE THE LANDING FOR 12 INCHES MINIMUM BEYOND THE TOP AND BOTTOM OF RAMP RUNS. EXTENSIONS SHALL RETURN TO A WALL, GUARD, OR THE LANDING SURFACE, OR SHALL BE CONTINUOUS TO THE HANDRAIL OF AN ADJACENT RAMP RUN.
9. AT THE TOP OF A STAIR FLIGHT, HANDRAILS SHALL EXTEND HORIZONTALLY ABOVE THE LANDING FOR 12 INCHES MINIMUM BEGINNING DIRECTLY ABOVE THE FIRST RISER NOSING. EXTENSIONS SHALL RETURN TO A WALL, GUARD, OR LANDING SURFACE, OR SHALL BE CONTINUOUS TO THE HANDRAIL OF AN ADJACENT STAIR FLIGHT.
10. AT THE BOTTOM OF A STAIR FLIGHT, HANDRAILS SHALL EXTEND AT THE SLOPE OF THE STAIR FLIGHT FOR A HORIZONTAL DISTANCE EQUAL TO ONE TREAD DEPTH BEYOND THE LAST RISER NOSING. EXTENSION SHALL RETURN TO A WALL, GUARD, OR THE LANDING SURFACE, OR SHALL BE CONTINUOUS TO THE HANDRAIL OF AN ADJACENT STAIR FLIGHT.
11. AT LEAST AS WIDE AS RAMP RUN

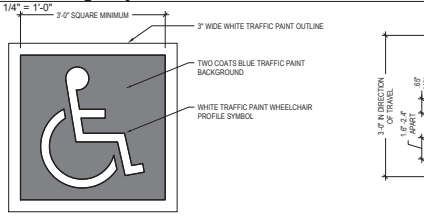
11 Changes in Level
6" = 1'-0"



CHANGES IN LEVEL NOTES:

1. CHANGES IN LEVEL OF 1/4 INCH HIGH MAXIMUM SHALL BE PERMITTED TO BE VERTICAL AND WITHOUT EDGE TREATMENT.
2. CHANGES IN LEVEL BETWEEN 1/4 INCH HIGH MINIMUM AND 1/2 INCH HIGH MAXIMUM SHALL BE BEVELED WITH A SLOPE NOT STEEPER THAN 1:2.
3. CHANGES IN LEVEL GREATER THAN 1/2 INCH HIGH SHALL BE RAMPED.

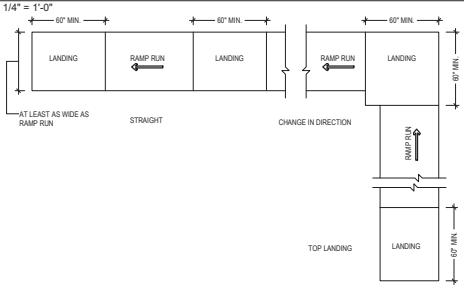
3 Protruding Objects
1/4" = 1'-0"



NOTES:

1. INTERNATIONAL SYMBOL OF ACCESSIBILITY PER ANSI A117.1-703.6.3.1
2. LOCATE THE CENTERLINE OF THE SYMBOL A MAXIMUM OF 6" FROM THE CENTERLINE OF THE PARKING SPACE, WITH IT'S SIDES PARALLEL TO THE LENGTH OF THE PARKING SPACE AND IT'S LOWER CORNER AT, OR LOWER SIDE ALIGNED WITH THE END OF THE PARKING SPACE LENGTH.

14 Handrails
1/4" = 1'-0"



RAMP NOTES:

1. RAMP RUNS SHALL HAVE A RUNNING SLOPE NOT STEEPER THAN 1:12
2. CROSS SLOPE OF RAMP RUNS SHALL NOT BE STEEPER THAN 1:48.
3. CHANGES IN LEVEL OTHER THAN THE RUNNING SLOPE AND CROSS SLOPE ARE NOT PERMITTED ON RAMP RUNS.
4. THE CLEAR WIDTH OF A RAMP RUN SHALL BE 36 INCHES MINIMUM. HANDRAILS AND HANDRAIL SUPPORTS THAT ARE PROVIDED ON THE RAMP RUN SHALL NOT PROJECT INTO THE REQUIRED CLEAR WIDTH OF THE RAMP RUN.
5. THE RISE FOR ANY RAMP RUN SHALL BE 30 INCHES MAXIMUM.
6. RAMPS SHALL HAVE LANDINGS AT THE TOP AND THE BOTTOM OF EACH RAMP RUN.
7. RAMP LANDING SLOPES SHALL NOT BE STEEPER THAN 1:48.
8. LANDING CLEAR WIDTH SHALL BE AT LEAST AS WIDE AS THE WIDEST RAMP RUN LEADING TO THE LANDING.
9. LONG MINIMUM.
10. RAMPS THAT CHANGE DIRECTION BETWEEN RUNS AT LANDINGS SHALL HAVE A CLEAR LANDING 60 INCHES MINIMUM BY 60 INCHES MINIMUM
11. A CURB, OR BARRIER SHALL BE PROVIDED THAT PREVENTS THE PASSAGE OF A 4 INCH DIAMETER SPHERE, WHERE ANY PORTION OF THE SPHERE IS WITHIN 4 INCHES OF THE FINISH FLOOR OR GROUND SURFACE.

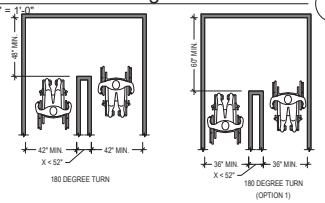
10 Floor or Ground Surfaces
1/4" = 1'-0"

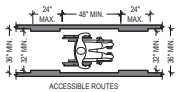


STAIRWAY NOTES:

1. ALL STEPS ON A FLIGHT OF STAIRS SHALL HAVE UNIFORM RISER HEIGHTS AND UNIFORM TREAD DEPTHS. RISERS SHALL BE 4 INCHES HIGH MINIMUM AND 7 INCHES HIGH MAXIMUM. TREADS SHALL BE 11 INCHES DEEP MINIMUM.
2. OPEN RISERS ARE NOT PERMITTED.
3. TREADS SHALL BE PERMITTED TO HAVE A SLOPE NOT STEEPER THAN 1:48.
4. THE LEADING 2 INCHES OF THE TREAD SHALL HAVE VISUAL CONTRAST OF DARK -ON-LIGHT OR LIGHT-ON-DARK FROM THE REMAINDER OF THE TREAD.
5. THE RADIUS OF CURVATURE AT THE LEADING EDGE OF THE TREAD SHALL BE 1/2 INCH MAXIMUM. RISERS SHALL BE PERMITTED TO SLOPE UNDER THE TREAD AT AN ANGLE OF 30 DEGREES MAXIMUM FROM VERTICAL. THE PERMITTED PROJECTION OF THE NOSING SHALL EXTEND 1-1/2 INCHES MAXIMUM OVER THE TREAD BELOW.

6 Pavement Markings
1" = 1'-0"

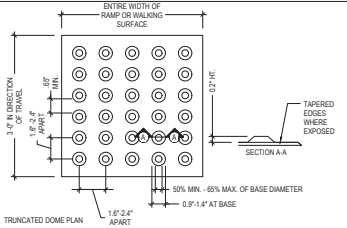




2 Detectable Warning Surfaces
1/4" = 1'-0"

WALKING SURFACES NOTES:

1. FLOOR AND GROUND SURFACES SHALL BE STABLE, FIRM, AND SLIP RESISTANT.
2. THE RUNNING SLOPE OF WALKING SURFACES SHALL NOT BE STEEPER THAN 1:20.
3. THE CROSS SLOPE OF WALKING SURFACES SHALL NOT BE STEEPER THAN 1:48.
4. WHERE THE ACCESSIBLE ROUTE MAKES A 180 DEGREE TURN AROUND AN ELEMENT WHICH IS LESS THAN 48 INCHES WIDE, CLEAR WIDTH SHALL BE 42 INCHES MINIMUM APPROACHING THE TURN, 48 INCHES MINIMUM AT THE TURN AND 42 INCHES MINIMUM LEAVING THE TURN. WHERE THE CLEAR WIDTH AT THE TURN IS 60 INCHES MINIMUM COMPLIANCE WITH SECTION 403.5.1 SHALL NOT BE REQUIRED.
5. AN ACCESSIBLE ROUTE WITH A CLEAR WIDTH LESS THAN 60 INCHES SHALL PROVIDE PASSING SPACES AT INTERVALS OF 200 FEET MAXIMUM. PASSING SPACES SHALL BE EITHER: A SPACE 60 INCHES MINIMUM BY 60 INCHES MINIMUM; OR, AN INTERSECTION OF TWO WALKING SURFACES PROVIDING A T-SHAPED SPACE.
6. THE CLEAR WIDTH OF ACCESSIBLE ROUTES SHALL BE 36 INCHES MINIMUM
   a. THE CLEAR WIDTH SHALL BE PERMITTED TO BE REDUCED TO 32 INCHES MINIMUM FOR A LENGTH OF 24 INCHES MAXIMUM PROVIDED THAT REDUCED WIDTH SEGMENTS ARE SEPARATED BY SEGMENTS THAT ARE 48 INCHES LONG MINIMUM AND 36 INCHES WIDE MINIMUM.



DETECTABLE WARNINGS NOTES:

1. DETECTABLE WARNING SURFACES SHALL COMPLY WITH SECTION 705.
2. DETECTABLE WARNING SURFACES SHALL CONTRAST VISUALLY WITH ADJACENT SURFACES, EITHER LIGHT-ON-DARK OR DARK-ON-LIGHT PER 705.3.
3. TRUNCATED DOMES SHALL BE ALIGNED IN A SQUARE GRID PATTERN PER 705.5.4.

13 Ramps
1/4" = 1'-0"

9 Stairways
1/4" = 1'-0"

1 Walking Surfaces
1/4" = 1'-0"

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QUICK QUACK CAR WASH NO.47-301
GARFIELD AVENUE AND GOLDENWEST ST.,
HUNTINGTON BEACH,
CALIFORNIA 92648

REVISIONS

#	DATE	DESCRIPTION
2	07/11/25	ENTITLEMENT RESUBMITTAL

ENTITLEMENTS

DESIGNED BY: DH
APPROVED BY: DH
DRAWN BY: MB
CHECKED BY: MU

DATE 10/30/24
JOB NUMBER 23426

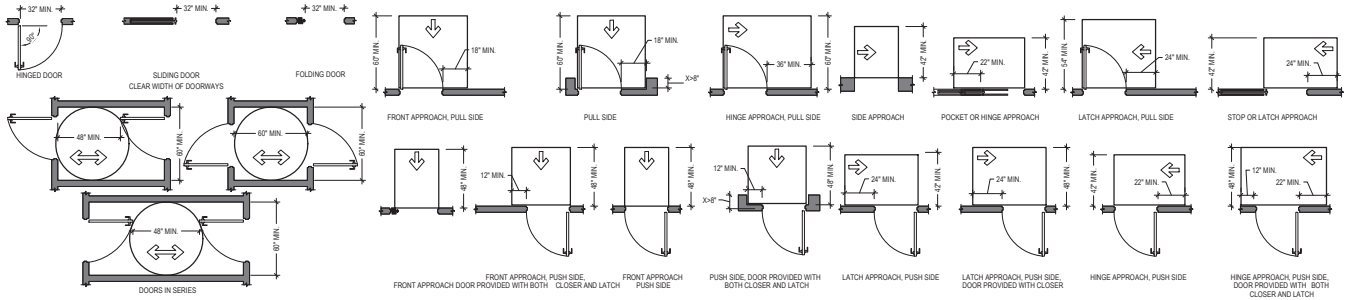
ACCESSIBILITY DETAILS

PAGE NO.: 14 OF 32

A010

QuickQuack CAR WASH
6020 WEST OAKS BLVD, SUITE 300, ROCKLIN, CA 95765

Autodesk Docs://Huntington Beach, CA Garfield Avenue and Goldenwest Street/BCE_Garfield Avenue and Goldenwest Street_Central_detached.rvt



DOOR NOTES

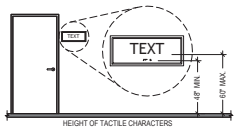
1. REVOLVING DOORS, REVOLVING GATES, AND TURNSTILES SHALL NOT BE PART OF AN ACCESSIBLE ROUTE AND SHALL COMPLY WITH SECTIONS 402.3 AND 402.4.
2. AT LEAST ONE OF THE ACTIVE LEAVES OF DOORWAYS WITH TWO LEAVES SHALL.
3. DOOR OPENINGS SHALL PROVIDE A CLEAR WIDTH OF 32 INCHES MINIMUM. CLEAR OPENINGS OF DOORWAYS WITH SWINGING DOORS SHALL BE MEASURED BETWEEN THE FACE OF THE DOOR AND THE STOP, WITH THE DOOR OPEN 90 DEGREES. IN ALTERATIONS, A PROJECTION OF 5/8 INCH MAXIMUM INTO THE REQUIRED CLEAR WIDTH SHALL BE PERMITTED FOR THE LATCH SIDE STOP.
4. THERE SHALL BE NO PROJECTIONS INTO THE REQUIRED CLEAR OPENING WIDTH LOWER THAN 34 INCHES ABOVE THE FINISH FLOOR OR GROUND. PROJECTIONS INTO THE CLEAR OPENING WIDTH BETWEEN 34 INCHES AND 80 INCHES ABOVE THE FINISH FLOOR OR GROUND SHALL NOT EXCEED 4 INCHES.
5. MANEUVERING CLEARANCES FOR FORWARD APPROACH SHALL BE PROVIDED WHEN ANY OBSTRUCTION WITHIN 18 INCHES OF THE LATCH SIDE OF A DOORWAY, PROJECTS MORE THAN 8 INCHES BEYOND THE FACE OF THE DOOR, MEASURED PERPENDICULAR TO THE FACE OF THE DOOR OR GATE.
6. FLOOR OR GROUND SURFACE WITHIN REQUIRED MANEUVERING CLEARANCES SHALL NOT SLOPE STEEPER THAN 1:48.
7. THRESHOLDS, IF PROVIDED AT DOORWAYS, SHALL BE 1/2 INCH HIGH MAXIMUM.
8. THE DISTANCE BETWEEN TWO HINGED OR PIVOTED DOORS IN SERIES AND GATES IN SERIES SHALL BE 48 INCHES MINIMUM PLUS THE WIDTH OF DOORS OR GATES SWINGING INTO THE SPACE. THE SPACE BETWEEN THE DOORS SHALL PROVIDE A TURNING SPACE.
9. HANDLES, PULLS, LATCHES, LOCKS, AND OTHER OPERABLE PARTS ON DOORS AND GATES SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL BE 5 POUNDS MAXIMUM.
10. OPERABLE PARTS OF HARDWARE SHALL BE 34 INCHES MINIMUM AND 48 INCHES MAXIMUM ABOVE THE FINISH FLOOR OR GROUND.
11. DOOR CLOSERS AND GATE CLOSERS SHALL BE ADJUSTED SO THAT FROM AN OPEN POSITION OF 90 DEGREES, THE TIME REQUIRED TO MOVE THE DOOR TO A POSITION OF 12 DEGREES FROM THE LATCH IS 5 SECONDS MINIMUM.
12. THE FORCE FOR PUSHING OR PULLING OPEN AN INTERIOR DOOR OR GATE SHALL BE 5 POUNDS MAXIMUM.
13. THE FORCE FOR PUSHING OR PULLING OPEN REQUIRED FIRE DOORS SHALL BE THE MINIMUM OPENING FORCE ALLOWABLE BY THE APPROPRIATE ADMINISTRATIVE AUTHORITY.
14. SWINGING DOOR AND GATE SURFACES WITHIN 10 INCHES OF THE FINISH FLOOR OR GROUND MEASURED VERTICALLY SHALL HAVE A SMOOTH SURFACE ON THE PUSH SIDE EXTENDING THE FULL WIDTH OF THE DOOR OR GATE.
15. AUTOMATIC DOORS AND AUTOMATIC GATES SHALL COMPLY WITH SECTION 404.3. FULL-POWERED AUTOMATIC DOORS SHALL COMPLY WITH ANSI/BHMA A156.10. LOW-ENERGY AND POWER-ASSISTED DOORS SHALL COMPLY WITH ANSI/BHMA A156.19.

4 Doors
1/4" = 1'-0"

ACCESS NOTES

1. ACCESS GATE SHALL BE EQUIPPED WITH SINGLE-EFFORT, NON-GRASP HARDWARE CENTERED BETWEEN 34" AND 44" ABOVE FLOOR.
2. THE OPENING FORCE FOR ACCESS GATE SHALL NOT EXCEED 5 LBS.
3. IF THE ACCESS GATE HAS A CLOSER, THE CLOSER SHALL BE ADJUSTED SO THAT FROM AN OPEN POSITION 90 DEGREES THE TIME REQUIRED TO MOVE THE DOOR TO A POSITION OF 12 DEGREES FROM THE LATCH IS 5 SECONDS MINIMUM.
4. ACCESS GATE LANDING SHALL HAVE A MAXIMUM SLOPE NOT TO EXCEED 2% IN ANY DIRECTION.
5. BOTTOM 10" OF ACCESS SHALL BE OF A SMOOTH SURFACE.
6. PROVIDE LOCK FOR ACCESS GATE AS REQUESTED BY OWNER.
7. PROVIDE CLEARANCES FOR ACCESS GATE AS SHOWN IN THE GRAPHICS BELOW.
8. OPERABLE PARTS SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST PER CBC 1010.2.2
9. SWINGING DOOR AND GATE SURFACES WITHIN 10" OF FLOOR OR GROUND MEASURED VERTICALLY SHALL HAVE A SMOOTH SURFACE ON THE PUSH SIDE EXTENDING FULL WIDTH OF THE DOOR OR GATE.

7 Signs
1/4" = 1'-0"



SIGN TEXT

1. WHERE BOTH VISUAL AND TACTILE CHARACTERS ARE REQUIRED, EITHER ONE SIGN WITH BOTH VISUAL AND TACTILE CHARACTERS, OR TWO SEPARATE SIGNS, ONE WITH VISUAL, AND ONE WITH TACTILE CHARACTERS, SHALL BE PROVIDED.
2. RAISED CHARACTERS SHALL BE DUPLICATED IN BRAILLE.
3. RAISED CHARACTERS SHALL BE 1/32 INCH MINIMUM ABOVE THEIR BACKGROUND, UPPERCASE AND SANS SERIF FONT.
4. CHARACTER HEIGHT MEASURED VERTICALLY FROM THE BASELINE OF THE CHARACTER SHALL BE 5/8 INCH MINIMUM AND 2 INCHES MAXIMUM BASED ON THE HEIGHT OF THE UPPERCASE LETTER 'I'.
5. STROKE THICKNESS OF THE UPPERCASE LETTER 'I' SHALL BE 15 PERCENT MAXIMUM OF THE HEIGHT OF THE CHARACTER.

SIGN BRAILLE

1. BRAILLE SHALL BE CONTRACTED (GRADE 2) AND SHALL COMPLY WITH SECTION 703.4.
2. BRAILLE DOTS SHALL HAVE A DOMED OR ROUNDED SHAPE AND SHALL COMPLY WITH TABLE 703.4.3. THE INDICATION OF AN UPPERCASE LETTER OR LETTERS SHALL ONLY BE USED BEFORE THE FIRST WORD OF SENTENCES, PROPER NOUNS AND NAMES, INDIVIDUAL LETTERS OF THE ALPHABET, INITIALS, AND ACRONYMS.
3. BRAILLE SHALL BE POSITIONED BELOW THE CORRESPONDING TEXT IN A HORIZONTAL FORMAT, FLUSH LEFT OR CENTERED. IF TEXT IS MULTI-LINED, BRAILLE SHALL BE PLACED BELOW THE ENTIRE TEXT. BRAILLE SHALL BE SEPARATED 3/8 INCH MINIMUM AND 1/2 INCH (MAXIMUM FROM ANY OTHER TACTILE CHARACTERS AND 3/8 INCH MINIMUM FROM RAISED BORDERS AND DECORATIVE ELEMENTS

SIGN INSTALLATION

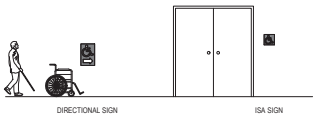
1. TACTILE CHARACTERS ON SIGNS SHALL BE LOCATED 48 INCHES MINIMUM ABOVE THE FINISH FLOOR OR GROUND SURFACE, MEASURED FROM THE BASELINE OF THE LOWEST BRAILLE CELLS AND 60 INCHES MAXIMUM ABOVE THE FINISH FLOOR OR GROUND SURFACE, MEASURED FROM THE BASELINE OF THE HIGHEST LINE OF RAISED CHARACTERS.
2. WHERE A TACTILE SIGN IS PROVIDED AT A DOOR, THE SIGN SHALL BE LOCATED ALONGSIDE THE DOOR AT THE LATCH SIDE. WHERE A TACTILE SIGN IS PROVIDED AT DOUBLE DOORS WITH ONE ACTIVE LEAF, THE SIGN SHALL BE LOCATED ON THE INACTIVE LEAF. WHERE A TACTILE SIGN IS PROVIDED AT DOUBLE DOORS WITH TWO ACTIVE LEAFS, THE SIGN SHALL BE LOCATED TO THE RIGHT OF THE RIGHT HAND DOOR. WHERE THERE IS NO WALL SPACE AT THE LATCH SIDE OF A SINGLE DOOR OR AT THE RIGHT SIDE OF DOUBLE DOORS, SIGNS SHALL BE LOCATED ON THE NEAREST ADJACENT WALL. SIGNS CONTAINING TACTILE CHARACTERS SHALL BE LOCATED SO THAT A CLEAR FLOOR SPACE OF 18 INCHES MINIMUM BY 18 INCHES MINIMUM, CENTERED ON THE TACTILE CHARACTERS, IS PROVIDED BEYOND THE ARC OF ANY DOOR SWING BETWEEN THE CLOSED POSITION AND 45 DEGREE OPEN POSITION.

VISUAL CHARACTERS

1. CHARACTERS AND THEIR BACKGROUND SHALL HAVE A NON-GLARE FINISH. CHARACTERS SHALL CONTRAST WITH THEIR BACKGROUND WITH EITHER LIGHT CHARACTERS ON A DARK BACKGROUND OR DARK CHARACTERS ON A LIGHT BACKGROUND.
2. VISUAL CHARACTERS SHALL BE 40 INCHES MINIMUM ABOVE THE FINISH FLOOR OR GROUND.

PICTOGRAMS

1. PICTOGRAMS SHALL HAVE A FIELD HEIGHT OF 6 INCHES MINIMUM. CHARACTERS AND BRAILLE SHALL NOT BE LOCATED IN THE PICTOGRAM FIELD.
2. PICTOGRAMS AND THEIR FIELD SHALL HAVE A NON-GLARE FINISH. PICTOGRAMS SHALL CONTRAST WITH THEIR FIELD WITH EITHER A LIGHT PICTOGRAM ON A DARK FIELD OR A DARK PICTOGRAM ON A LIGHT FIELD.



ENTRY & DIRECTIONAL SIGN NOTES:

1. IN EXISTING BUILDINGS AND FACILITIES WHERE NOT ALL ENTRANCES ARE ACCESSIBLE, ACCESSIBLE ENTRANCES SHALL BE IDENTIFIED BY THE INTERNATIONAL SYMBOL OF ACCESSIBILITY.
2. SYMBOLS OF ACCESSIBILITY AND THEIR BACKGROUNDS SHALL HAVE A NON-GLARE FINISH. SYMBOLS OF ACCESSIBILITY SHALL CONTRAST WITH THEIR BACKGROUNDS, WITH EITHER A LIGHT SYMBOL ON DARK BACKGROUND OR A DARK SYMBOL ON A LIGHT BACKGROUND.
3. DIRECTIONAL SIGNS THAT INDICATE THE LOCATION OF THE NEAREST ACCESSIBLE ENTRANCE SHALL BE PROVIDED AT NON-ACCESSIBLE ENTRANCES.

3 Entry and Directional Signs
1/4" = 1'-0"

CHECKOUT COUNTERS:

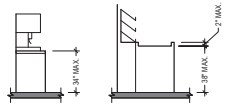
1. WHERE CHECK-OUT AISLES ARE PROVIDED, ACCESSIBLE CHECK-OUT AISLES SHALL BE PROVIDED IN ACCORDANCE WITH THE CBC. WHERE CHECK-OUT AISLES SERVE DIFFERENT FUNCTIONS, ACCESSIBLE CHECK-OUT AISLES SHALL BE PROVIDED IN ACCORDANCE WITH THE CBC FOR EACH FUNCTION. WHERE CHECK-OUT AISLES ARE DISPERSED THROUGHOUT THE BUILDING OR FACILITY, ACCESSIBLE CHECK-OUT AISLES SHALL BE DISPERSED.
2. CHECKOUT COUNTER SURFACE HEIGHT SHALL BE 38 INCHES MAXIMUM ABOVE THE FINISH FLOOR OR GROUND. THE TOP OF THE COUNTER EDGE PROTECTION SHALL BE 2 INCHES MAXIMUM ABOVE THE TOP OF THE COUNTER SURFACE ON THE AISLE SIDE OF THE CHECK-OUT COUNTER.

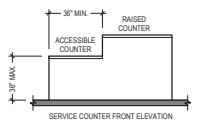
SALES AND SERVICE COUNTERS:

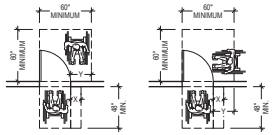
1. WHERE PROVIDED, AT LEAST ONE OF EACH TYPE OF SALES COUNTER AND SERVICE COUNTER SHALL BE ACCESSIBLE. WHERE COUNTERS ARE DISPERSED THROUGHOUT THE BUILDING OR FACILITY, ACCESSIBLE COUNTERS ALSO SHALL BE DISPERSED.
2. THE ACCESSIBLE PORTION OF THE COUNTER TOP SHALL EXTEND THE SAME DEPTH AS THE SALES OR SERVICE COUNTER TOP.
3. A PORTION OF THE COUNTER SURFACE THAT IS 36 INCHES LONG MINIMUM AND 36 INCHES HIGH MAXIMUM ABOVE THE FINISH FLOOR SHALL BE PROVIDED. A CLEAR FLOOR OR GROUND SPACE SHALL BE POSITIONED FOR A PARALLEL APPROACH ADJACENT TO THE 36 INCH MINIMUM LENGTH OF COUNTER.
4. WHERE THE PROVIDED COUNTER SURFACE IS LESS THAN 36 INCHES LONG, THE ENTIRE COUNTER SURFACE SHALL BE 36 INCHES HIGH MAXIMUM ABOVE THE FINISH FLOOR.
5. WHERE COUNTERS OR TELLER WINDOWS HAVE SECURITY GLAZING TO SEPARATE PERSONNEL FROM THE PUBLIC, A METHOD TO FACILITATE VOICE COMMUNICATION SHALL BE PROVIDED

FOOD SERVICE LINES:

1. WHERE SELF-SERVICE SHELVES ARE PROVIDED, AT LEAST 50 PERCENT, BUT NO FEWER THAN ONE, OF EACH TYPE PROVIDED SHALL COMPLY WITH REQUIRED REACH RANGES.
2. THE TOPS OF TRAY SLIDES SHALL BE 28 INCHES MINIMUM AND 34 INCHES MAXIMUM ABOVE THE FINISH FLOOR OR GROUND.



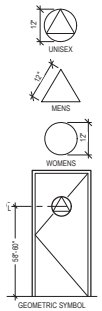




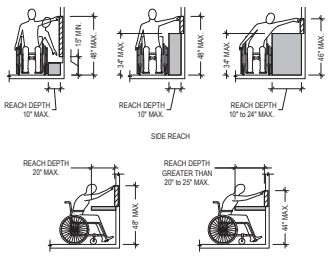
18 Access Notes
6" = 1'-0"

TOILET FACILITIES

1. GEOMETRIC SYMBOLS AT ENTRANCES TO TOILET AND BATHING ROOMS SHALL BE MOUNTED AT 58 INCHES MINIMUM AND 60 INCHES MAXIMUM ABOVE THE FINISH FLOOR OR GROUND SURFACE MEASURED FROM THE CENTERLINE OF THE SYMBOL. WHERE A DOOR IS PROVIDED THE SYMBOL SHALL BE MOUNTED WITHIN 1 INCH OF THE VERTICAL CENTERLINE OF THE DOOR.
2. MEN'S TOILET AND BATHING FACILITIES. TRIANGLE SYMBOL SHALL BE LOCATED AT ENTRANCES TO MEN'S TOILET AND BATHING FACILITIES. THE TRIANGLE SYMBOL SHALL BE AN EQUILATERAL TRIANGLE 1/4 INCH THICK WITH EDGES 12 INCHES LONG AND A VERTEX POINTING UPWARD. THE COLOR OF THE TRIANGLE SYMBOL SHALL CONTRAST WITH THE COLOR OF THE DOOR OR SURFACE ON WHICH THE TRIANGLE SYMBOL IS MOUNTED, EITHER LIGHT ON A DARK BACKGROUND OR DARK ON A LIGHT BACKGROUND.
3. WOMEN'S TOILET AND BATHING FACILITIES. A CIRCLE SYMBOL SHALL BE LOCATED AT ENTRANCES TO WOMEN'S TOILET AND BATHING FACILITIES. THE CIRCLE SYMBOL SHALL BE 1/4 INCH THICK AND 12 INCHES IN DIAMETER. THE COLOR OF THE CIRCLE SYMBOL SHALL CONTRAST WITH THE COLOR OF THE DOOR OR SURFACE ON WHICH THE CIRCLE SYMBOL IS MOUNTED,EITHER LIGHT ON A DARK BACKGROUND OR DARK ON ALIGHT BACKGROUND.
4. UNISEX TOILET AND BATHING FACILITIES. A COMBINED CIRCLE AND TRIANGLE SYMBOL SHALL BE LOCATED AT ENTRANCES TO UNISEX TOILET AND BATHING FACILITIES. THE COMBINED CIRCLE AND TRIANGLE SYMBOL SHALL CONSIST OF A CIRCLE SYMBOL 1/4 INCH THICK AND 12 INCHES IN DIAMETER WITH A 1/4 INCH THICK EQUILATERAL TRIANGLE SYMBOL SUPERIMPOSED ON AND GEOMETRICALLY INSCRIBED WITHIN THE 12-INCH DIAMETER OF THE CIRCLE SYMBOL. THE VERTICES OF THE TRIANGLE SYMBOL SHALL BE LOCATED 1/4 INCH MAXIMUM FROM THE EDGE OF THE CIRCLE SYMBOL WITH A VERTEX POINTING UPWARD. THE COLOR OF THE TRIANGLE SYMBOL SHALL CONTRAST WITH THE COLOR OF THE CIRCLE SYMBOL, EITHER LIGHT ON A DARK BACKGROUND OR DARK ON A LIGHT BACKGROUND. THE COLOR OF THE CIRCLE SYMBOL SHALL CONTRAST WITH THE COLOR OF THE DOOR OR SURFACE ON WHICH THE COMBINED CIRCLE AND TRIANGLE SYMBOL IS MOUNTED. EITHER LIGHT ON A DARK BACKGROUND OR DARK ON A LIGHT BACKGROUND.



17 Restroom Geometric Symbols
1/4" = 1'-0"



FORWARD REACH:

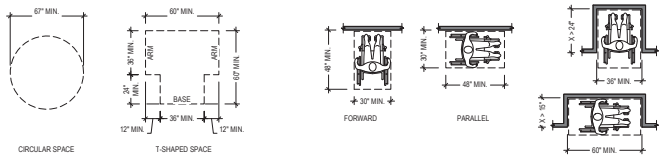
1. WHERE A FORWARD REACH IS UNOBSTRUCTED, THE HIGH FORWARD REACH SHALL BE 48 INCHES MAXIMUM AND THE LOW FORWARD REACH SHALL BE 15 INCHES MINIMUM ABOVE THE FINISH FLOOR OR GROUND.
2. WHERE A HIGH FORWARD REACH IS OVER AN OBSTRUCTION, THE CLEAR FLOOR SPACE SHALL EXTEND BENEATH THE ELEMENT FOR A DISTANCE NOT LESS THAN THE REQUIRED REACH DEPTH OVER THE OBSTRUCTION. THE HIGH FORWARD REACH SHALL BE 48 INCHES MAXIMUM WHERE THE REACH DEPTH IS 20 INCHES MAXIMUM. WHERE THE REACH DEPTH EXCEEDS 20 INCHES, THE HIGH FORWARD REACH SHALL BE 44 INCHES MAXIMUM AND THE REACH DEPTH SHALL BE 25 INCHES MAXIMUM.

SIDE REACH:

1. WHERE A CLEAR FLOOR OR GROUND SPACE ALLOWS A PARALLEL APPROACH TO AN ELEMENT AND THE SIDE REACH IS UNOBSTRUCTED, THE HIGH SIDE REACH SHALL BE 48 INCHES MAXIMUM AND THE LOW SIDE REACH SHALL BE 15 INCHES MINIMUM ABOVE THE FINISH FLOOR OR GROUND.
2. AN OBSTRUCTION SHALL BE PERMITTED BETWEEN THE CLEAR FLOOR OR GROUND SPACE AND THE ELEMENT WHERE THE DEPTH OF THE OBSTRUCTION IS 10 INCHES MAXIMUM.
3. WHERE A CLEAR FLOOR OR GROUND SPACE ALLOWS A PARALLEL APPROACH TO AN ELEMENT AND THE HIGH SIDE REACH IS OVER AN OBSTRUCTION, THE HEIGHT OF THE OBSTRUCTION SHALL BE 34 INCHES MAXIMUM AND THE DEPTH OF THE OBSTRUCTION SHALL BE 24 INCHES MAXIMUM. THE HIGH SIDE REACH SHALL BE 48 INCHES MAXIMUM FOR A REACH DEPTH OF 10 INCHES MAXIMUM. WHERE THE REACH DEPTH EXCEEDS 10 INCHES, THE HIGH SIDE REACH SHALL BE 46 INCHES MAXIMUM FOR A REACH DEPTH OF 24 INCHES MAXIMUM.

9 Reach Ranges
1/4" = 1'-0"

2 Counters
1/4" = 1'-0"



TURNING SPACE NOTES:

1. SLOPES NOT STEEPER THAN 1:48 SHALL BE PERMITTED.
2. CIRCLE TURNING SPACE SHALL BE A SPACE OF 60 INCHES DIAMETER MINIMUM. THE SPACE SHALL BE PERMITTED TO INCLUDE KNEE AND TOE CLEARANCE.
3. T-SHAPED TURNING SPACE SHALL BE WITHIN A 60 INCH SQUARE MINIMUM WITH ARMS AND BASE 36 INCHES WIDE MINIMUM. EACH ARM OF THE T SHALL BE CLEAR OF OBSTRUCTIONS 12 INCHES MINIMUM IN EACH DIRECTION AND THE BASE SHALL BE CLEAR OF OBSTRUCTIONS 24 INCHES MINIMUM. THE SPACE SHALL BE PERMITTED TO INCLUDE KNEE AND TOE CLEARANCE ONLY AT THE END OF EITHER THE BASE OR ONE ARM.
4. DOORS SHALL BE PERMITTED TO SWING INTO TURNING SPACES UNLESS OTHERWISE SPECIFIED.

5 Turning Space
1/4" = 1'-0"

1 Clear Floor Space
1/4" = 1'-0"

CLEAR FLOOR SPACE NOTES:

1. SLOPES NOT STEEPER THAN 1:48 SHALL BE PERMITTED.
2. THE CLEAR FLOOR OR GROUND SPACE SHALL BE 30 INCHES MINIMUM BY 48 INCHES MINIMUM.
3. UNLESS OTHERWISE SPECIFIED, CLEAR FLOOR OR GROUND SPACE SHALL BE PERMITTED TO INCLUDE KNEE AND TOE CLEARANCE.
4. UNLESS OTHERWISE SPECIFIED, CLEAR FLOOR OR GROUND SPACE SHALL BE POSITIONED FOR EITHER FORWARD OR PARALLEL APPROACH TO AN ELEMENT.
5. ONE FULL UNOBSTRUCTED SIDE OF THE CLEAR FLOOR OR GROUND SPACE SHALL ADJOIN AN ACCESSIBLE ROUTE OR ADJOIN ANOTHER CLEAR FLOOR OR GROUND SPACE.
6. ALCOVES SHALL BE 36 INCHES WIDE MINIMUM WHERE THE DEPTH EXCEEDS 24 INCHES.
7. ALCOVES SHALL BE 60 INCHES WIDE MINIMUM WHERE THE DEPTH EXCEEDS 15 INCHES.

Quick Quack Car Wash
6020 WEST OAKS BLVD, SUITE 300, ROCKLIN, CA 95765

Berghauzen Consulting Engineers, Inc.
3235 72nd Avenue South
Kent, WA 98032
425.391.6222
berghauzen.com

QUICK QUACK CAR WASH NO.47-301
GARFIELD AVENUE AND GOLDENWEST ST.,
HUNTINGTON BEACH,
CALIFORNIA 92648

REVISIONS

#	DATE	DESCRIPTION
2	07/11/25	ENTITLEMENT RESUBMITTAL

ENTITLEMENTS

DESIGNED BY: DH
APPROVED BY: DH
DRAWN BY: MB
CHECKED BY: MU

DATE: 10/30/24
JOB NUMBER: 23426

2 ACCESSIBILITY DETAILS

A011

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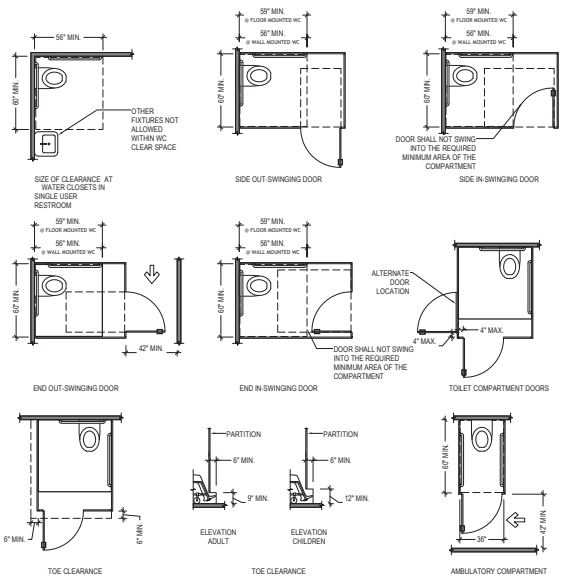


SINGLE USER SIZE:

1. CLEARANCE AROUND A WATER CLOSET SHALL BE 60 INCHES MINIMUM MEASURED PERPENDICULAR FROM THE SIDE WALL AND 56 INCHES MINIMUM MEASURED PERPENDICULAR FROM THE REAR WALL.

TOILET COMPARTMENT SIZE:

1. WHEELCHAIR ACCESSIBLE COMPARTMENTS SHALL BE 60 INCHES WIDE MINIMUM MEASURED PERPENDICULAR TO THE SIDE WALL, AND 56 INCHES DEEP MINIMUM FOR WALL HUNG WATER CLOSETS AND 59 INCHES DEEP MINIMUM FOR FLOOR MOUNTED WATER CLOSETS MEASURED PERPENDICULAR TO THE REAR WALL.

TOILET COMPARTMENT DOORS:

1. TOILET COMPARTMENT DOORS, INCLUDING DOOR HARDWARE, SHALL COMPLY WITH SECTION 404 EXCEPT THAT IF THE APPROACH IS TO THE LATCH SIDE OF THE COMPARTMENT DOOR, CLEARANCE BETWEEN THE DOOR SIDE OF THE STALL AND ANY OBSTRUCTION SHALL BE 42 INCHES MINIMUM.
2. DOORS SHALL BE LOCATED IN THE FRONT PARTITION OR IN THE SIDE WALL OR PARTITION FARTHEST FROM THE WATER CLOSET.
3. WHERE LOCATED IN THE FRONT PARTITION, THE DOOR OPENING SHALL BE 4 INCHES MAXIMUM FROM THE SIDE WALL OR PARTITION FARTHEST FROM THE WATER CLOSET. WHERE LOCATED IN THE SIDE WALL OR PARTITION, THE DOOR OPENING SHALL BE 4 INCHES MAXIMUM FROM THE FRONT PARTITION.
4. THE DOOR SHALL BE SELF-CLOSING.
5. A DOOR PULL COMPLYING WITH SECTION 404.2.6 SHALL BE PLACED ON BOTH SIDES OF THE DOOR NEAR THE LATCH.
6. DOORS SHALL NOT SWING INTO THE CLEAR FLOOR SPACE OR CLEARANCE REQUIRED FOR ANY FIXTURE.

TOE CLEARANCE:

1. THE FRONT PARTITION AND AT LEAST ONE SIDE PARTITION SHALL PROVIDE A TOE CLEARANCE OF 9 INCHES MINIMUM ABOVE THE FINISH FLOOR AND 6 INCHES DEEP MINIMUM BEYOND THE COMPARTMENT-SIDE FACE OF THE PARTITION, EXCLUSIVE OF PARTITION SUPPORT MEMBERS.
2. COMPARTMENTS FOR CHILDREN'S USE SHALL PROVIDE A TOE CLEARANCE OF 12 INCHES MINIMUM ABOVE THE FINISH FLOOR.
3. TOE CLEARANCE AT THE SIDE PARTITION IS NOT REQUIRED IN A COMPARTMENT GREATER THAN 66 INCHES WIDE.

AMBULATORY ACCESSIBLE COMPARTMENTS:

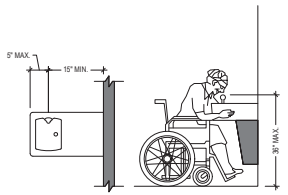
1. AMBULATORY ACCESSIBLE COMPARTMENTS SHALL HAVE A DEPTH OF 60 INCHES MINIMUM AND A WIDTH OF 36 INCHES.
2. TOILET COMPARTMENT DOORS, INCLUDING DOOR HARDWARE, SHALL COMPLY WITH SECTION 404, EXCEPT THAT IF THE APPROACH IS TO THE LATCH SIDE OF THE COMPARTMENT DOOR, CLEARANCE BETWEEN THE DOOR SIDE OF THE COMPARTMENT AND ANY OBSTRUCTION SHALL BE 42 INCHES MINIMUM. THE DOOR SHALL BE SELF-CLOSING. A DOOR PULL COMPLYING WITH SECTION 404.2.6 SHALL BE PLACED ON BOTH SIDES OF THE DOOR NEAR THE LATCH. TOILET COMPARTMENT DOORS SHALL NOT SWING INTO THE MINIMUM REQUIRED COMPARTMENT AREA.

OVERLAP:

1. THE REQUIRED CLEARANCE AROUND THE WATER CLOSET SHALL BE PERMITTED TO OVERLAP THE WATER CLOSET, ASSOCIATED GRAB BARS, DISPENSERS, SANITARY NAPKIN DISPOSAL UNITS, COAT HOOKS, SHELVES, ACCESSIBLE ROUTES, CLEAR FLOOR SPACE AND CLEARANCES REQUIRED AT OTHER FIXTURES, AND THE TURNING SPACE. NO OTHER FIXTURES OR OBSTRUCTIONS SHALL BE LOCATED WITHIN THE REQUIRED WATER CLOSET CLEARANCE.

WATER CLOSET:

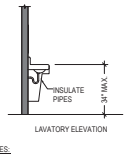
1. THE WATER CLOSET SHALL BE POSITIONED WITH A WALL OR PARTITION TO THE REAR AND TO ONE SIDE. THE CENTERLINE OF THE WATER CLOSET SHALL BE 16 INCHES MINIMUM TO 18 INCHES MAXIMUM FROM THE SIDE WALL OR PARTITION, EXCEPT THAT THE WATER CLOSET SHALL BE 17 INCHES MINIMUM AND 19 INCHES MAXIMUM FROM THE SIDE WALL OR PARTITION IN THE AMBULATORY ACCESSIBLE TOILET COMPARTMENT.
2. THE SEAT HEIGHT OF A WATER CLOSET ABOVE THE FINISH FLOOR SHALL BE 17 INCHES MINIMUM AND 19 INCHES MAXIMUM MEASURED TO THE TOP OF THE SEAT. SEATS SHALL NOT BE SPRUNG TO RETURN TO A LIFTED POSITION. SEATS SHALL BE 2 INCHES HIGH MAXIMUM.



DRINKING FOUNTAIN NOTES

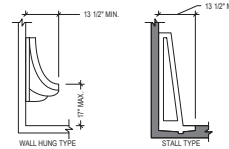
1. NO FEWER THAN TWO DRINKING FOUNTAINS SHALL BE PROVIDED. WHEN PROVIDED, ONE LOWERED DRINKING FOUNTAIN AND ONE DRINKING FOUNTAIN FOR STANDING PERSONS SHALL BE PROVIDED.
2. WHERE A SINGLE DRINKING FOUNTAIN FOR STANDING AND SEATING PERSONS IS PROVIDED, IT SHALL BE PERMITTED TO BE SUBSTITUTED FOR TWO SEPARATE DRINKING FOUNTAINS.
3. UNITS SHALL HAVE A CLEAR FLOOR OR GROUND SPACE POSITIONED FOR A FORWARD APPROACH AND CENTERED ON THE UNIT.
4. KNEE AND TOE CLEARANCE SHALL BE PROVIDED.
5. OPERABLE PARTS SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL BE 5 POUNDS.
6. SPOUT OUTLETS SHALL BE 36 INCHES MAXIMUM ABOVE THE FINISH FLOOR OR GROUND.
7. THE SPOUT SHALL BE LOCATED 15 INCHES MINIMUM FROM THE VERTICAL SUPPORT AND 5 INCHES MAXIMUM FROM THE FRONT EDGE OF THE UNIT, INCLUDING BUMPERS.
8. THE SPOUT SHALL PROVIDE A FLOW OF WATER 4 INCHES HIGH MINIMUM AND SHALL BE LOCATED 5 INCHES MAXIMUM FROM THE FRONT OF THE UNIT. THE ANGLE OF THE WATER STREAM SHALL BE MEASURED HORIZONTALLY RELATIVE TO THE FRONT FACE OF THE UNIT. WHERE SPOUTS ARE LOCATED LESS THAN 3 INCHES OF THE FRONT OF THE UNIT, THE ANGLE OF THE WATER STREAM SHALL BE 30 DEGREES MAXIMUM. WHERE SPOUTS ARE LOCATED BETWEEN 3 INCHES AND 5 INCHES MAXIMUM FROM THE FRONT OF THE UNIT, THE ANGLE OF THE WATER STREAM SHALL BE 15 DEGREES MAXIMUM.
9. SPOUT OUTLETS OF DRINKING FOUNTAINS FOR STANDING PERSONS SHALL BE 38 INCHES MINIMUM AND 43 INCHES MAXIMUM ABOVE THE FINISH FLOOR OR GROUND.

4 Drinking Fountains
1/4" = 1'-0"



LAVATORY NOTES:

1. A CLEAR FLOOR SPACE POSITIONED FOR A FORWARD APPROACH, AND KNEE AND TOE CLEARANCE SHALL BE PROVIDED.
2. THE DIP OF THE OVERFLOW SHALL NOT BE CONSIDERED IN DETERMINING KNEE AND TOE CLEARANCES.
3. LAVATORIES AND SINKS SHALL BE INSTALLED WITH THE FRONT OF THE HIGHER OF THE RIM OR COUNTER SURFACE 34 INCHES MAXIMUM ABOVE THE FINISH FLOOR OR GROUND.
4. CONTROLS FOR FAUCETS SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL BE 5 POUNDS. HAND-OPERATED METERING FAUCETS SHALL REMAIN OPEN FOR 10 SECONDS MINIMUM.
5. WATER SUPPLY AND DRAIN PIPES UNDER LAVATORIES AND SINKS SHALL BE INSULATED OR OTHERWISE CONFIGURED TO PROTECT AGAINST CONTACT. THERE SHALL BE NO SHARP OR ABRASIVE SURFACES UNDER LAVATORIES AND SINKS.



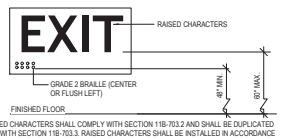
URINAL NOTES:

1. URINALS SHALL BE THE STALL-TYPE OR THE WALL-HUNG TYPE WITH THE RIM 17 INCHES MAXIMUM ABOVE THE FINISH FLOOR OR GROUND.
2. URINALS SHALL BE 13-1/2 INCHES MINIMUM MEASURED FROM THE OUTER FACE OF THE URINAL RIM TO THE BACK OF THE FIXTURE.
3. A CLEAR FLOOR OR GROUND SPACE POSITIONED FOR FORWARD APPROACH SHALL BE PROVIDED.
4. FLUSH CONTROLS SHALL BE HAND OPERATED OR AUTOMATIC. HAND OPERATED FLUSH CONTROLS SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL BE 5 POUNDS.

11 Toilet Rooms & Compartments
1/4" = 1'-0"

NOTE:

VISUAL CHARACTER MUST COMPLY W/ CBC SECTION 1009.9.



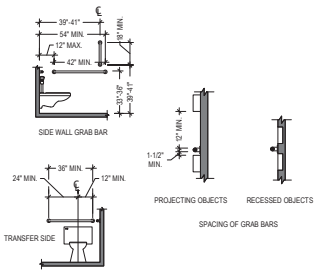
NOTES:

1. 11B-703.2 RAISED CHARACTERS SHALL COMPLY WITH SECTION 11B-703.2 AND SHALL BE DUPLICATED IN BRAILLE COMPLYING WITH SECTION 11B-703.3. RAISED CHARACTERS SHALL BE INSTALLED IN ACCORDANCE WITH SECTION 11B-703.4. 11B-703.2.1 DEPTH: RAISED CHARACTERS SHALL BE 1/32 INCH MIN. ABOVE THEIR BACKGROUND. 11B-703.2.2 CASE: CHARACTERS SHALL BE UPPERCASE. 11B-703.2.3 STYLE: CHARACTERS SHALL BE SANS SHERIF. CHARACTERS SHALL NOT BE ITALIC, OBLIQUE, SCRIPT, HIGHLY DECORATIVE OR OF OTHER UNUSUAL FORMS. 11B-703.2.4 CHARACTER PROPORTIONS: CHARACTERS SHALL BE SELECTED FROM FONTS WHERE THE WIDTH OF THE UPPERCASE LETTER "O" IS 60 PERCENT MIN. AND 110 PERCENT OF THE HEIGHT OF THE UPPERCASE LETTER "I". 11B-703.2.6 STROKE THICKNESS:STROKE THICKNESS OF THE UPPERCASE LETTER "I" SHALL BE 15 PERCENT MAX. OF THE HEIGHT OF THE CHARACTER. 11B-703.2.7 CHARACTER SPACING: CHARACTER SPACING SHALL BE MEASURED BETWEEN THE TWO CLOSEST POINTS OF ADJACENT RAISED CHARACTERS WITHIN A MESSAGE, EXCLUDING WORD SPACES. WHERE CHARACTERS HAVE A RECTANGULAR CROSS SECTIONS, SPACING BETWEEN INDIVIDUAL RAISED CHARACTERS SHALL BE 1/8 INCH MIN. AND 4 TIMES THE RAISED CHARACTER STROKE WIDTH MAX. WHERE CHARACTERS HAVE OTHER CROSS SECTIONS, SPACING BETWEEN INDIVIDUAL RAISED CHARACTERS SHALL BE 1/16 INCH MIN. AND 4 TIMES THE RAISED CHARACTER STROKE WIDTH MAX. AT THE BASE OF THE CROSS SECTIONS, AND 1/8 INCH MIN AND 4 TIMES THE RAISED CHARACTER STROKE WIDTH MAX. AT THE TOP OF THE CROSS SECTIONS. CHARACTERS SHALL BE SEPARATED FROM RAISED BORDERS AND DECORATIVE ELEMENTS 3/8 INCH MIN. 11B-703.2.8 LINE SPACING. SPACING BETWEEN THE BASELINES OF SEPARATE LINES OF RAISED CHARACTERS WITHIN A MESSAGE SHALL BE 135 PERCENT MIN. AND 170 PERCENT MAX OF THE RAISED CHARACTER HEIGHT. 11B-703.2.9 FORMAT, TEXT SHALL BE IN A HORIZONTAL FORMAT.
2. BRAILLE SHALL BE CONTRACTED (GRADE 2), SHALL HAVE A DOMED OR ROUNDED SHAPE AND SHALL COMPLY WITH TABLE 11B-703.3.1.
3. SIGNS SHALL BE INSTALLED ON THE WALL ADJACENT TO THE LATCH OUTSIDE THE DOOR. WHERE THERE IS NO WALL SPACE ON THE LATCH SIDE, INCLUDING DOUBLE LEAF DOORS, SIGNS SHALL BE PLACED ON THE NEAREST ADJACENT WALL. PREFERABLY TO THE RIGHT. WHERE THERE IS NO WALL SPACE AT THE LATCH SIDE OF A SINGLE DOOR OR AT THE RIGHT SIDE OF DOUBLE DOORS, SIGNS SHALL BE LOCATED ON THE NEAREST ADJACENT WALL.
4. SIGNS CONTAINING TACTILE CHARACTERS SHALL BE LOCATED SO THAT A CLEAR FLOOR SPACE OF 18 INCHES MINIMUM BY 18 INCH MINIMUM, CENTERED ON THE TACTILE CHARACTERS, IS PROVIDED BEYOND THE ARC OF ANY DOOR SWING BETWEEN THE CLOSED POSITION AND 45 DEGREE OPEN POSITION
5. WHERE PERMANENT IDENTIFICATION SIGNAGE IS PROVIDED FOR ROOMS AND SPACES THEY SHALL BE LOCATED ON THE APPROACH SIDE OF THE DOOR AS ONE ENTERS THE ROOM OR SPACE.
6. SIGNS THAT IDENTIFY EXITS SHALL BE LOCATED ON THE APPROACH SIDE OF THE DOOR AS ONE EXITS THE ROOM OR SPACE. 11B-703.4.2 (SEE EXCEPTION)

WHERE REQUIRED, TACTILE EXIT SIGNS SHALL BE REQUIRED AT THE FOLLOWING LOCATIONS:

1. EACH GRADE-LEVEL EXTERIOR EXIT DOOR SHALL BE IDENTIFIED BY A TACTILE EXIT WITH THE WORD, "EXIT".
2. EACH EXIT DOOR THAT LEADS DIRECTLY TO A GRADE-LEVEL EXTERIOR EXIT BY MEANS OF A STAIRWAY OR RAMP SHALL BE IDENTIFIED BY A TACTILE EXIT SIGN WITH THE FOLLOWING WORDS AS APPROPRIATE:
   A. "EXIT STAIRS DOWN"
   B. "EXIT RAMP DOWN"
   C. "EXIT STAIRS UP"
   D. "EXIST RAMP UP"
3. EACH EXIT DOOR THAT LEADS DIRECTLY TO A GRADE-LEVEL EXTERIOR EXIT BY MEANS OF AN EXIT ENCLOSURE OR AN EXIT PASSAGEWAY SHALL BE IDENTIFIED BY A TACTILE EXIT SIGN WITH THE WORDS, "EXIT ROUTE".
4. EACH EXIT ACCESS DOOR FROM AN INTERIOR ROOM OR AREA TO A CORRIDOR OR HALLWAY THAT IS REQUIRED TO HAVE A VISUAL EXIT SIGN, SHALL BE IDENTIFIED BY A TACTILE EXIT SIGN WITH THE WORDS, "EXIT ROUTE".
5. EACH EXIT DOOR THROUGH A HORIZONTAL EXIT SHALL BE IDENTIFIED BY A SIGN WITH THE WORDS, "TO EXIT".

17 Exit Tactile Sign
1/4" = 1'-0"

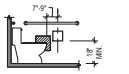


GRAB BAR NOTES:

1. GRAB BARS SHALL BE PROVIDED ON THE SIDE WALL CLOSEST TO THE WATER CLOSET AND ON THE REAR WALL.
2. THE SIDE WALL GRAB BAR SHALL BE 42 INCHES LONG MINIMUM, LOCATED 12 INCHES MAXIMUM FROM THE REAR WALL AND EXTENDING 54 INCHES MINIMUM FROM THE REAR WALL.
3. A VERTICAL GRAB BAR 18 INCHES MINIMUM IN LENGTH SHALL BE MOUNTED WITH THE BOTTOM OF THE BAR LOCATED 39 INCHES MINIMUM AND 41 INCHES MAXIMUM ABOVE THE FLOOR, AND WITH THE CENTER LINE OF THE BAR LOCATED 39 INCHES MINIMUM AND 41 INCHES MAXIMUM FROM THE REAR WALL.
4. THE REAR WALL GRAB BAR SHALL BE 36 INCHES LONG MINIMUM AND EXTEND FROM THE CENTERLINE OF THE WATER CLOSET 12 INCHES MINIMUM ON ONE SIDE AND 24 INCHES MINIMUM ON THE OTHER SIDE.
5. THE REAR GRAB BAR SHALL BE PERMITTED TO BE 24 INCHES LONG MINIMUM, CENTERED ON THE WATER CLOSET, WHERE WALL SPACE DOES NOT PERMIT A LENGTH OF 36 INCHES MINIMUM DUE TO THE LOCATION OF A RECESSED FIXTURE ADJACENT TO THE WATER CLOSET.
6. GRAB BARS WITH CIRCULAR CROSS SECTIONS SHALL HAVE AN OUTSIDE DIAMETER OF 1-1/4 INCHES MINIMUM AND 2 INCHES MAXIMUM.
7. THE SPACE BETWEEN THE WALL AND THE GRAB BAR SHALL BE 1-1/2 INCHES. THE SPACE BETWEEN THE GRAB BAR AND PROJECTING OBJECTS BELOW AND AT THE ENDS SHALL BE 1-1/2 INCHES MINIMUM. THE SPACE BETWEEN THE GRAB BAR AND PROJECTING OBJECTS ABOVE SHALL BE 12 INCHES MINIMUM.
8. GRAB BARS SHALL BE INSTALLED IN A HORIZONTAL POSITION, 33 INCHES MINIMUM AND 36 INCHES MAXIMUM ABOVE THE FINISH FLOOR MEASURED TO THE TOP OF THE GRIPPING SURFACE.
9. GRAB BARS AND ANY WALL OR OTHER SURFACES ADJACENT TO GRAB BARS SHALL BE FREE OF SHARP OR ABRASIVE ELEMENTS AND SHALL HAVE ROUNDED EDGES.
10. GRAB BARS SHALL NOT ROTATE WITHIN THEIR FITTINGS.
11. GRAB BARS SHALL BE INSTALLED IN ANY MANNER THAT PROVIDES A GRIPPING SURFACE AT THE SPECIFIED LOCATIONS AND THAT DOES NOT OBSTRUCT THE REQUIRED CLEAR FLOOR SPACE.
12. ALLOWABLE STRESSES SHALL NOT BE EXCEEDED FOR MATERIALS USED WHEN A VERTICAL OR HORIZONTAL FORCE OF 250 POUNDS IS APPLIED AT ANY POINT ON THE GRAB BAR, FASTENER, MOUNTING DEVICE, OR SUPPORTING STRUCTURE.

10 Water Closet Grab Bars
1/4" = 1'-0"

7 Lavatories
1/4" = 1'-0"



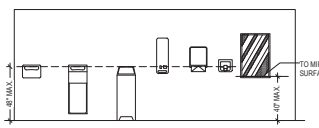
3 Urinals
1/4" = 1'-0"

TOE CLEARANCE

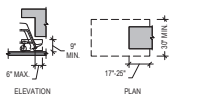
1. SPACE UNDER AN ELEMENT BETWEEN THE FINISH FLOOR OR GROUND AND 9 INCHES ABOVE THE FINISH FLOOR OR GROUND SHALL BE CONSIDERED TOE CLEARANCE.
2. TOE CLEARANCE SHALL EXTEND 25 INCHES MAXIMUM UNDER AN ELEMENT.
3. WHERE TOE CLEARANCE IS REQUIRED AT AN ELEMENT AS PART OF A CLEAR FLOOR SPACE, THE TOE CLEARANCE SHALL EXTEND 17 INCHES MINIMUM BENEATH THE ELEMENT.
4. SPACE EXTENDING GREATER THAN 6 INCHES BEYOND THE AVAILABLE KNEE CLEARANCE AT 9 INCHES ABOVE THE FINISH FLOOR OR GROUND SHALL NOT BE CONSIDERED TOE CLEARANCE.
5. TOE CLEARANCE SHALL BE 30 INCHES WIDE MINIMUM.

KNEE CLEARANCE

1. SPACE UNDER AN ELEMENT BETWEEN 9 INCHES AND 27 INCHES ABOVE THE FINISH FLOOR OR GROUND SHALL BE CONSIDERED KNEE CLEARANCE.
2. KNEE CLEARANCE SHALL EXTEND 25 INCHES MAXIMUM UNDER AN ELEMENT AT 9 INCHES ABOVE THE FINISH FLOOR OR GROUND.
3. WHERE KNEE CLEARANCE IS REQUIRED UNDER AN ELEMENT AS PART OF A CLEAR FLOOR SPACE, THE KNEE CLEARANCE SHALL BE 11 INCHES DEEP MINIMUM AT 9 INCHES ABOVE THE FINISH FLOOR OR GROUND, AND 8 INCHES DEEP MINIMUM AT 27 INCHES ABOVE THE FINISH FLOOR OR GROUND.
4. BETWEEN 9 INCHES AND 27 INCHES ABOVE THE FINISH FLOOR OR GROUND, THE KNEE CLEARANCE SHALL BE PERMITTED TO REDUCE AT A RATE OF 1 INCH IN DEPTH FOR EACH 6 INCHES IN HEIGHT.
5. KNEE CLEARANCE SHALL BE 30 INCHES WIDE MINIMUM.



2 Toilet Room Accessories
1/4" = 1'-0"



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4. SPACE EXTENDING GREATER THAN 6 INCHES BEYOND THE AVAILABLE KNEE CLEARANCE AT 9 INCHES ABOVE THE FINISH FLOOR OR GROUND SHALL NOT BE CONSIDERED TOE CLEARANCE.
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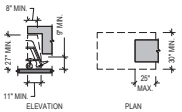
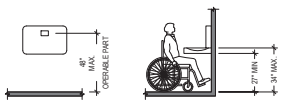
5. KNEE CLEARANCE SHALL BE 30 INCHES WIDE MINIMUM.





BABY CHANGING STATION NOTES

1. BABY DIAPER CHANGING STATIONS WHEN DEPLOYED SHALL NOT OBSTRUCT THE REQUIRED WIDTH OF AN ACCESSIBLE ROUTE.
2. OPERABLE PARTS SHALL BE PLACED WITHIN ONE OR MORE OF THE REACH RANGES SPECIFIED IN SECTION 308.
3. OPERABLE PARTS SHALL BE OPERABLE WITH ONE HAND AND SHALL NOT REQUIRE TIGHT GRASPING, PINCHING, OR TWISTING OF THE WRIST. THE FORCE REQUIRED TO ACTIVATE OPERABLE PARTS SHALL BE 5 POUNDS (22.2 N) MAXIMUM.
4. A CLEAR FLOOR SPACE COMPLYING WITH SECTION 305 POSITIONED FOR A FORWARD APPROACH SHALL BE PROVIDED. KNEE AND TOE CLEARANCE COMPLYING WITH SECTION 306 SHALL BE PROVIDED.
5. THE TOPS OF BABY CHANGING STATIONS SHALL BE 28 INCHES MINIMUM AND 34 INCHES MAXIMUM ABOVE THE FINISH FLOOR OR GROUND.

9 Baby Changing Stations
1/4" = 1'-0"

1 Toe & Knee Clearance
1/4" = 1'-0"

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QUICK QUACK CAR WASH NO.47-301
GARFIELD AVENUE AND GOLDENWEST ST.,
HUNTINGTON BEACH,
CALIFORNIA 92648

REVISIONS

#	DATE	DESCRIPTION

ENTITLEMENTS

DESIGNED BY:	DH
APPROVED BY:	DH
DRAWN BY:	MB
CHECKED BY:	MU
DATE	JOB NUMBER
10/30/24	23426

ACCESSIBILITY DETAILS

A012

PAGE NO.: 16 OF 32

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EXIT WIDTH AND NUMBER CALCULATIONS (2022 CBC TABLE 1004.1.2)				
ROOM #	ROOM	GROSS AREA* (S.F.)	OCCUPANT LOAD FACTOR	OCCUPANCY LOAD
101	CARWASH TUNNEL	2,260 SF	0 SF	
102	EMPLOYEE LOUNGE	131 SF	150 SF	1
103	RESTROOM	85 SF	150 SF	1
104	EQUIPMENT ROOM	486 SF	300 SF	2
105	ELECTRICAL ROOM	117 SF	300 SF	1
106	QB STATION	63 SF	150 SF	1
107	OFFICE	72 SF	150 SF	1
108	STOR/CLOSET	45 SF	300 SF	1
TOTAL AREA		3,260 SF		8

GROSS SQUARE FOOTAGE OF SPACE AS DEFINED BY THE INTERIOR FACES OF THE BUILDING WALLS AND DEMISING WALLS. INCLUDES ALL OCCUPIABLE AREAS, INCLUDING AREAS OF CIRCULATION.

PLUMBING FIXTURE OCCUPANT LOAD PER 2022 UPC TABLE 403.1 AND (50% MALE & 50% FEMALE)
USE GROUP B

EMPLOYEE LOUNGE	131 S.F. /150		1 OCC.
OFFICE AREA	72 S.F. /100		1 OCC.
RESTROOMS	ACCESSORY AREA EXEMPT PER	IPC TABLE 'A'	**FOOTNOTE
EQUIPMENT ROOM/ELECTRIC	603 S.F. /300		3 OCC.
WASH TUNNEL	2,260 S.F. /500		5 OCC.
TOTAL			10 OCC.

MINIMUM PLUMBING FACILITIES PER (50% MALE & 50% FEMALE) — UPC TABLE 422.1

12 OCCs: 6 M & 6 F	WATERCLOSETS 1-50 MALE	WATERCLOSETS 1-15 FEMALE	URINAL 1-100	LAVATORIES 1-50 MALE	LAVATORIES 1-50 FEMALE
REQUIRED	1	1	0	1	1
PROVIDED	1	1	0 *1	1	1

FOOTNOTES

*1. UPC SECT. 422.2 EXCEPTION NO.3: AS REQUIRED PROVIDING ONE ACCESSIBLE UNISEX RESTROOM FOR ALL EMPLOYEES AND CLIENT.

2 PLUMBING & EGRESS PLAN CALCULATIONS
1/8" = 1'-0"

OVERALL EXIT WIDTH CALCULATIONS						
AREA	AREA OCC LOAD	EXIT NUMBER	OCC. LOAD PER EXIT	MIN. WIDTH REQUIRED	WIDTH PROVIDED	MAX. LOAD ALLOWED
104 EQUIPMENT ROOM	2	EXIT 1	3	3 X 0.20 = 0.60" CLR.	69" CLEAR	69" / .60 = 115
102 EMPLOYEE LOUNGE	1	EXIT 2	2	2 X 0.20 = 0.40" CLR.	33" CLEAR	33" / .40 = 83
103 QB STATION	1	EXIT 3	3	3 X 0.20 = 0.60" CLR.	33" CLEAR	33" / .60 = 55

NOTE: EXIT DOOR WIDTH NEVER TO BE LESS THAN 32" AS MEASURED PER CBC 1010.1.1

EXIT ACCESS TRAVEL DISTANCE (TABLE 1017.2)

WITHOUT SPRINKLER SYSTEM:

B 200'

MAXIMUM COMMON PATH OF TRAVEL (TABLE 1006.2.1)

WITHOUT SPRINKLER SYSTEM/OCCUPANT LOAD < 30:

B 100'

(#) KEYNOTE DESCRIPTION

1. TACTILE EXIT SIGN.
2. EMERGENCY EXIT SIGN, REFER TO ELEC. DWG'S.
3. EMERGENCY LIGHTS, REFER TO ELEC. DWG'S.

3 KEYNOTES
12" = 1'-0"

1. PROVIDE SIGNS ABOVE ALL EXIT DOORS READING: "THIS DOOR TO REMAIN UNLOCKED WHEN THIS SPACE IS OCCUPIED" PER CBC 1010.1.9.3 - NOTE 2.2.
2. PROVIDE MEANS OF EGRESS ILLUMINATION, PER CBC SECTION 1008.
3. ALL PORTIONS OF THE BUILDING SHALL BE WITHIN 75 FEET OF A FIRE EXTINGUISHER. THE MINIMUM SIZE OF THE FIRE EXTINGUISHER SHALL BE 2-A:10-BC. COORDINATE LOCATION WITH LOCAL FIRE DEPARTMENT.
4. INTERIOR WALL AND CEILING FINISHES SHALL COMPLY WITH CBC CHAPTER 8.
5. PROVIDE A SIGN STATING "MAXIMUM OCCUPANT LOAD_____" PER CBC SECTION 1004.3. COORDINATE WORDING AND SIGN LOCATION WITH LOCAL FIRE DEPARTMENT.

4 FIRE NOTES
12" = 1'-0"

1. DOORS IN THE MEANS OF EGRESS SHALL BE READILY OPENABLE FROM THE EGRESS SIDE WITHOUT THE USE OF A KEY OR SPECIAL KNOWLEDGE OR EFFORT AS SET FORTH IN CBC CHAPTER 10, SECTION 1008.1.8.
2. APPROVED EXIT SIGNS SHALL BE LOCATED AS NECESSARY TO CLEARLY INDICATE THE DIRECTION OF EGRESS TRAVEL AS REQUIRED BY CBC CHAPTER 10, SECTION 1011.1; AND SHALL BE INTERNALLY OR EXTERNALLY ILLUMINATED AS REQUIRED BY SECTION 1006 IN ACCORDANCE WITH THE PROVISIONS SET FORTH IN SECTIONS 1006.2 AND 1008.4. ADDITIONAL EXIT SIGNS MAY BE REQUIRED AT TIME OF FIELD INSPECTION.

5 EGRESS PLAN NOTES
12" = 1'-0"

A. REFER TO COVER SHEET FOR PROJECT CODE INFORMATION AND ANALYSIS

B. THE EGRESS PATH SHALL REMAIN FREE AND CLEAR OF OBSTRUCTION AT ALL TIMES. NO STORAGE IS PERMITTED IN ANY EGRESS PATHS.

C. EMERGENCY LIGHTS SHALL PROVIDE AN AVERAGE OF 1 FOOT CANDLES ALONG THE PATH(S) OF EGRESS MEASURED AT THE FLOOR LEVEL.

D. IT IS THE INTENT THAT THIS PROJECT IS IN COMPLIANCE WITH ALL FEDERAL, STATE, AND LOCAL CODES AND REGULATIONS. THE GENERAL CONTRACTOR SHALL NOTIFY THE ARCHITECT IMMEDIATELY UPON THE DISCOVERY OF ANY DISCREPANCIES BETWEEN THE CONSTRUCTION DOCUMENTS AND THE CONDITIONS OF THE SPACE. ANY WORK IN QUESTION SHALL NOT COMMENCE UNTIL WRITTEN CLARIFICATION IS ISSUED BY THE ARCHITECT.

E. REFER TO ELECTRICAL LIGHTING PLAN FOR EXIT AND EMERGENCY LIGHTING.

F. REFER TO **A6.20** FOR ENLARGED RESTROOM PLAN AND ELEVATIONS. FOR ADA CLEARANCES.

G. CONTRACTOR SHALL FURNISH AND INSTALL ADDRESSING NUMBERS PER THE REQUIREMENTS OF THE GOVERNING FIRE MARSHALL.

6 GENERAL NOTES
12" = 1'-0"

EXIT SIGN - ARROW INDICATES DIRECTIONAL SIGN (REFER TO ELECTRICAL LIGHTING PLAN)

EMERGENCY LIGHT (REFER TO ELECTRICAL LIGHTING PLAN)

EMERGENCY LIGHT (REFER TO ELECTRICAL LIGHTING PLAN)

- NUMBER OF OCCUPANTS
- EXIT WIDTH REQUIRED (0.2 INCHES PER OCCUPANT)
- EXIT WIDTH PROVIDED

- SQUARE FOOTAGE
- 1 : - OCCUPANT LOAD FACTOR
- NUMBER OF OCCUPANTS

PATH OF EGRESS

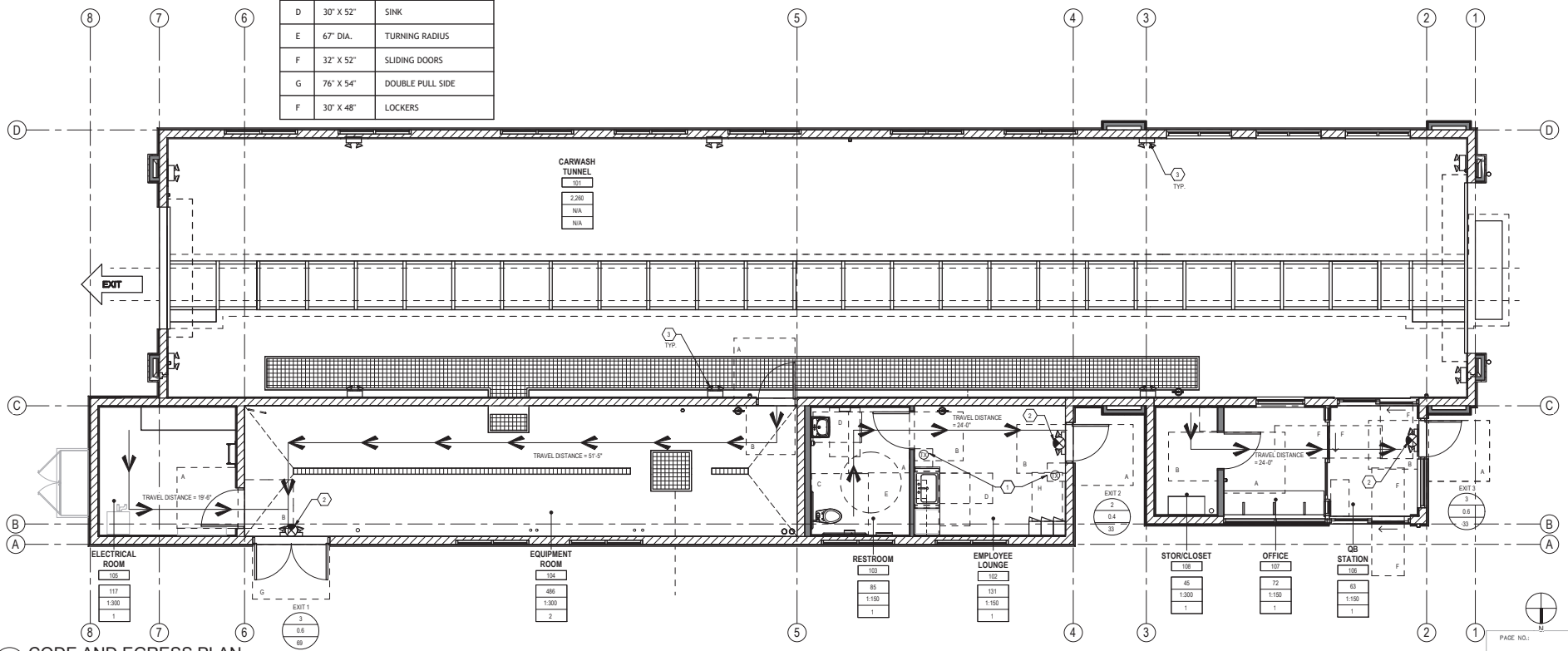
ACCESSIBLE MANEUVERING CLEARANCE.

FE UL LABELED (10 LB MINIMUM) MULTI PURPOSE DRY CHEMICAL PORTABLE FIRE EXTINGUISHER(S) DESIGNATED FOR CLASS 'A', 'B', AND 'C' FIRES. (MANUFACTURER: JL INDUSTRIES; COSMIC 10E, 4A-80BC OR EQUAL). FIRE EXTINGUISHER(S) SHALL BE LOCATED THROUGHOUT THE SPACE SUCH THAT THE TRAVEL DISTANCE FROM ANY POINT WITHIN THE SPACE DOES NOT EXCEED 75'. MOUNTING LOCATIONS SHALL BE CONSPICUOUS WITH NO OBSTRUCTIONS LIMITING SIGHT LINES. THE TOP OF THE FIRE EXTINGUISHER SHOULD BE MOUNTED NO HIGHER THAN 48" ABOVE THE FINISH FLOOR. OBTAIN THE APPROVAL OF THE FIRE CODE OFFICIAL FOR PROPOSED LOCATIONS PRIOR TO INSTALLATION.

7 LEGEND
1/8" = 1'-0"

CLEAR FLOOR SPACE KEY

A	60" X 54"	18" MIN. CLR. ON PULL SIDE
B	52" X 48"	12" MIN. CLR. ON PUSH SIDE
C	60" X 59"	TOILET
D	30" X 52"	SINK
E	67" DIA.	TURNING RADIUS
F	32" X 52"	SLIDING DOORS
G	76" X 54"	DOUBLE PULL SIDE
F	30" X 48"	LOCKERS



1 CODE AND EGRESS PLAN
1/4" = 1'-0"

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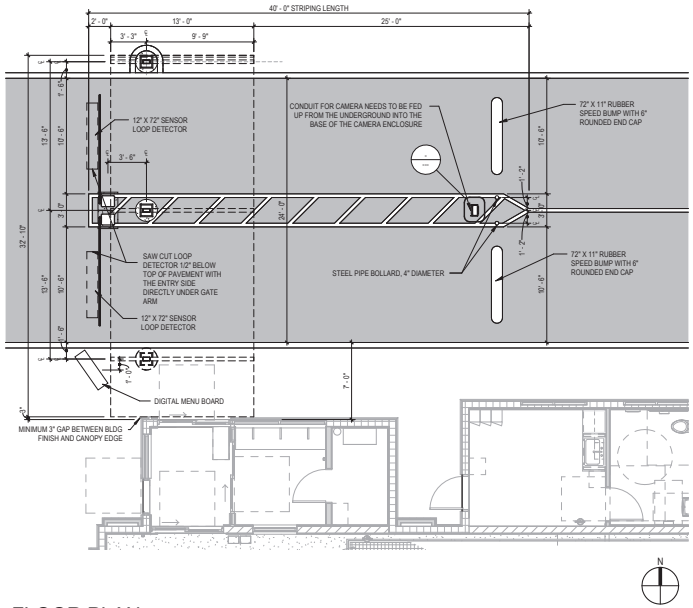
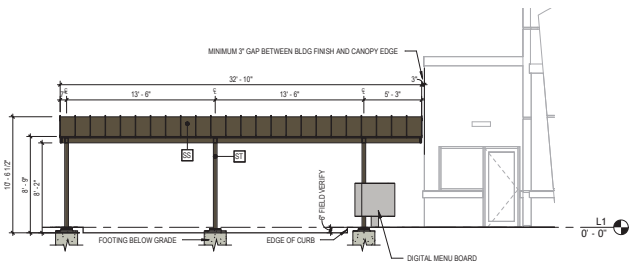
EGRESS AND CODE PLAN

A020

Autodesk Docs://Huntington Beach, CA (Garfield Avenue and Goldenwest Street)/BCE_Garfield Avenue and Goldenwest Street_Carwash_ARCH_CENTRAL



1 FLOOR PLAN
3/16" = 1'-0"



2 ELEVATION - WEST
3/16" = 1'-0"

COLOR LEGEND

SS	PRODUCT:STANDING SEAM METAL ROOF AEP -"WEATHERED COPPER"
ST	PRODUCT:STUCTURAL STEEL PAINT, SHERWIN WILLIAMS "ENDURING BRONZE"

Quick Quack Car Wash
6020 WEST OAKS BLVD, SUITE 300, ROCKLIN, CA 95765

Barghausen Consulting Engineers, Inc.
18215 72nd Avenue South
Kent, WA 98032
425.251.6222
barghausen.com

QUICK QUACK CAR WASH NO.47-301
GARFIELD AVENUE AND GOLDENWEST STREET, CALIFORNIA 92648

REVISIONS		
#	DATE	DESCRIPTION
1	02-19-25	ENTITLEMENT RESUBMITTAL

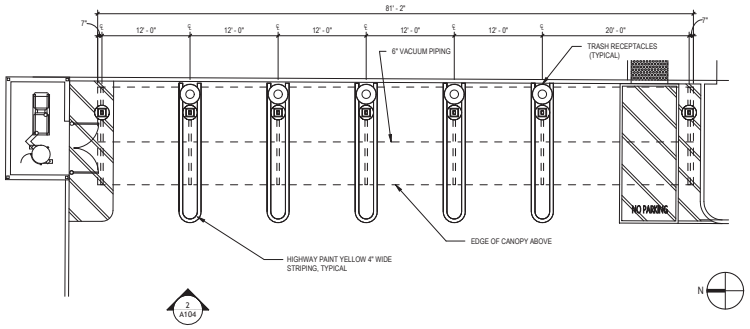
ENTITLEMENTS

DESIGNED BY:	QQ
APPROVED BY:	DH
DRAWN BY:	JK
CHECKED BY:	JK
DATE	JOB NUMBER
10/30/24	23426

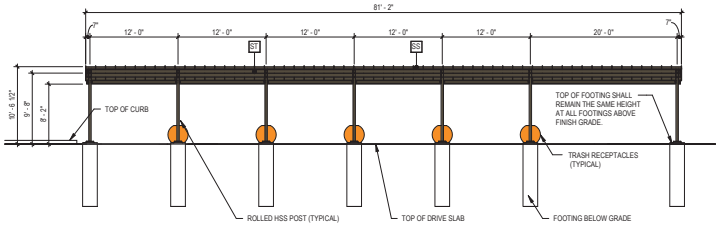
LICENSE PLATE RECOGNITION (LPR) CANOPY

A103

Autodesk Docs://Huntington Beach, CA /Garfield Avenue and Goldenwest Street/BCE_Garfield Avenue and Goldenwest Street_LPR_ARCH_R23.rvt



1 FLOOR PLAN
1/8" = 1'-0"



2 ELEVATION - WEST
1/8" = 1'-0"

COLOR LEGEND

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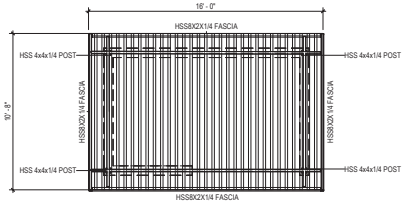
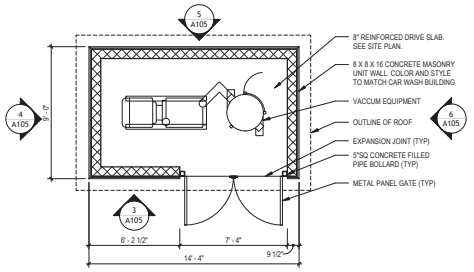
VACUUM CANOPY

A104

Autodesk Docs://Huntington Beach, CA (Garfield Avenue and Goldenwest Street)/BCE_GARFIELD AVE AND GOLDENWEST ST - VAC_CAN_ARCH_central.rvt



2 ROOF PLAN
1/4" = 1'-0"



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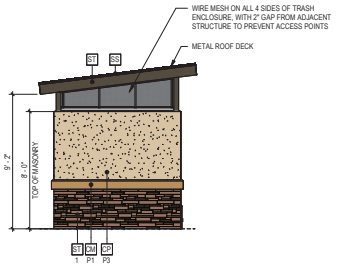
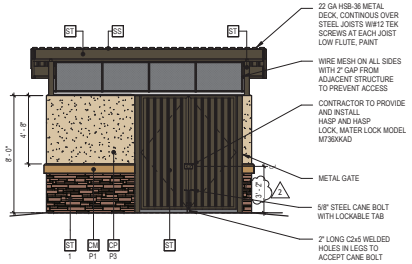
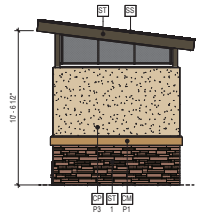
1/4" = 1'-0"



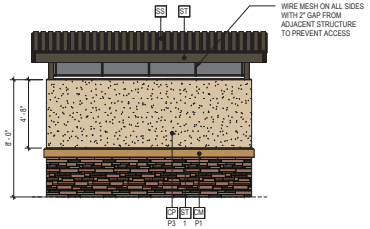
4 ELEVATION - EAST
1/4" = 1'-0"



3 ELEVATION - NORTH
1/4" = 1'-0"



6 ELEVATION - WEST
1/4" = 1'-0"



5 ELEVATION - SOUTH
1/4" = 1'-0"

GENERAL NOTES

1. ALL CMU TO HAVE INTEGRAL STANDARD COLOR AND MATCHING MORTAR.
2. ALL CMU TO HAVE INTEGRAL FACTORY "RAINBLOC" WATER REPELLENT ADMIXTURE. MORTAR TO HAVE "RAINBLOC" FOR MORTAR ADMIXTURE.

COLOR LEGEND

	SS	PRODUCT:STANDING SEAM METAL ROOF AEP - WEATHERED COPPER
	ST	PRODUCT:METAL FASCIA PAINT TO MATCH SHERWIN WILLIAMS "ENDURING BRONZE"
	CP P3	PRODUCT:ACRYLIC PLASTER COLOR COAT MATCH SHERWIN WILLIAMS #6120 "BELIEVABLE BUFF"
	ST 1	PRODUCT:CORONADO STONE QUICK STACK CARMEL MOUNTAIN
	CM P1	PRODUCT:HONED FACE CONCRETE MASONRY UNIT SILL INTEGRAL COLOR TO MATCH "BUFF" WAINSCOT WITH INTEGRAL FACTORY "RAINBLOC" WATER REPELLENT ADMIXTURE. MORTAR TO HAVE "RAINBLOC" FOR MORTAR ADMIXTURE. MORTAR COLOR TO MATCH.

QuickQuack CAR WASH
6020 WEST OAKS BLVD, SUITE 300, ROCKLIN, CA 95765

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12625 72nd Avenue South
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berghauserbce.com

QUICK QUACK CAR WASH NO.47-301
GARFIELD AVENUE AND GOLDENWEST STREET, CALIFORNIA 92648

REVISIONS		
#	DATE	DESCRIPTION
1	02/19/25	ENTITLEMENT RESUBMITTAL
2	07/09/25	2ND REVIEW COMMENTS

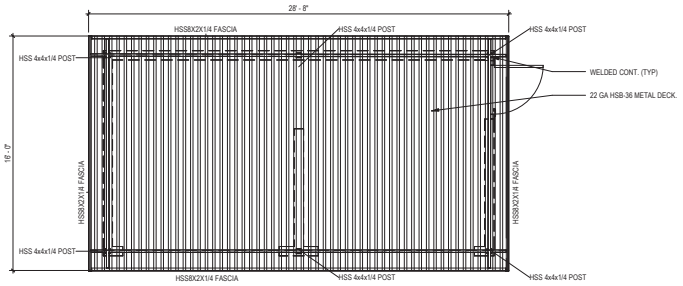
ENTITLEMENTS

DESIGNED BY:	QQ
APPROVED BY:	DH
DRAWN BY:	JK
CHECKED BY:	JK
DATE	JOB NUMBER
11/19/24	23426

VACUUM ENCLOSURE

A105

Autodesk Docs://Huntington Beach, CA Garfield Avenue and Goldenwest Street/BCE Garfield Avenue and Goldenwest Street_Vacuum Enclosure_24-071_DH.rvt



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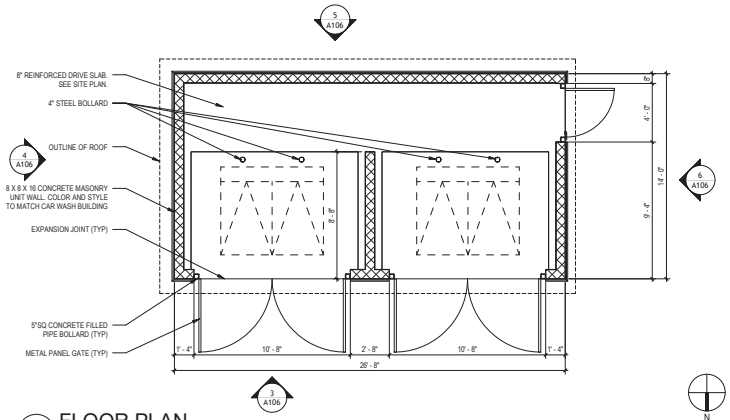

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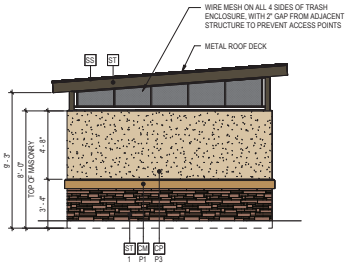
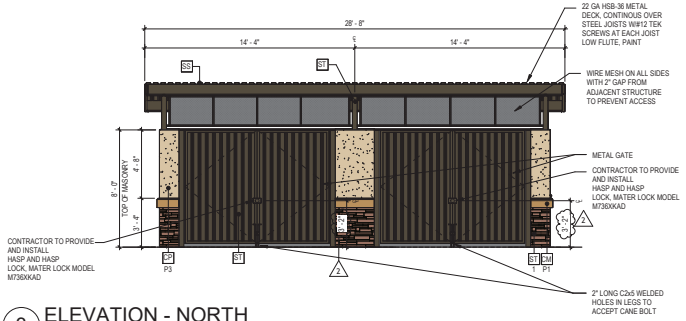
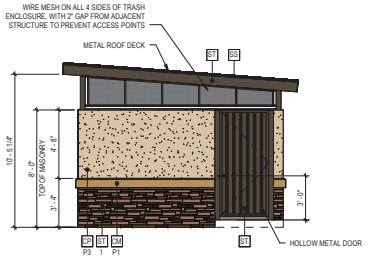
1/4" = 1'-0"



4 ELEVATION - EAST
1/4" = 1'-0"



3 ELEVATION - NORTH
1/4" = 1'-0"



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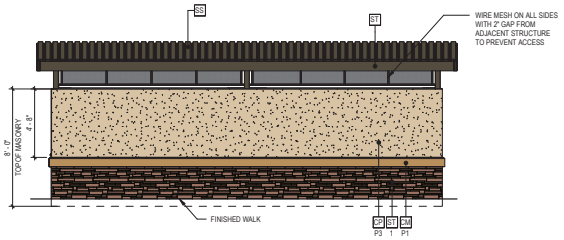
1/4" = 1'-0"



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berghauzen.com

QUICK QUACK CAR WASH NO.47-301
GARFIELD AVENUE AND GOLDENWEST STREET, CALIFORNIA 92648

REVISIONS		
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1	02/19/25	ENTITLEMENT RESUBMITTAL
2	07/09/25	2ND REVIEW COMMENTS

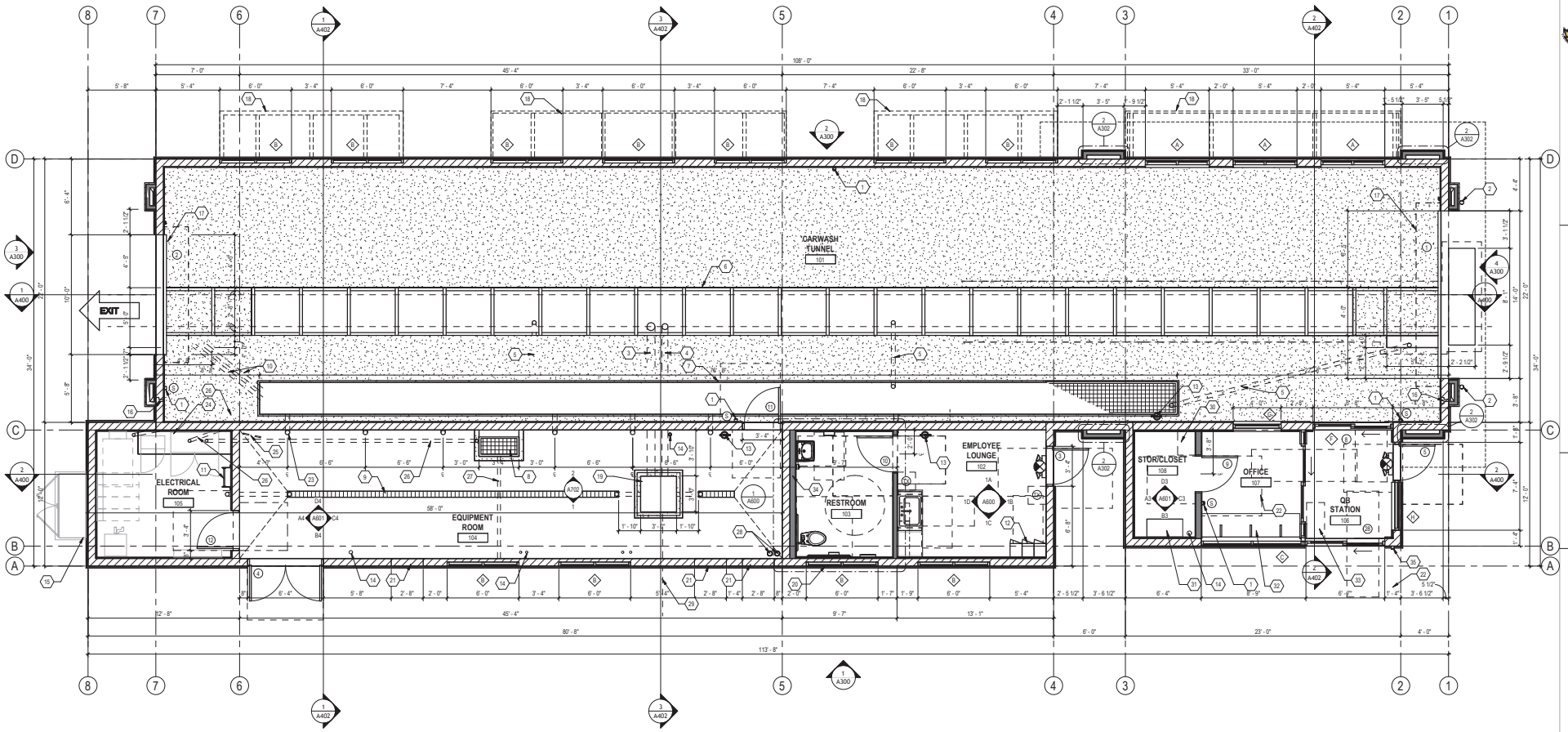
ENTITLEMENTS

DESIGNED BY:	QQ
APPROVED BY:	DH
DRAWN BY:	JK
CHECKED BY:	JK
DATE	JOB NUMBER
10/30/24	23426

TRASH ENCLOSURE

A106

Autodesk Docs://Huntington Beach, CA (Garfield Avenue and Goldenwest Street)/BCE_Garfield Avenue and Goldenwest Street - Main Entrance_ARCH_R24.rvt



1 FLOOR PLAN
1/4" = 1'-0"

N

DIMENSIONING NOTES

1. IN NO CASE SHALL WORKING DIMENSIONS BE SCALED FROM PLANS, SECTIONS OR DETAILS ON DRAWINGS.
2. ALL DIMENSIONS TO OPENINGS ARE TO FACE OF MASONRY UNLESS OTHERWISE NOTED.
3. ALL DIMENSIONS TO STUD WALLS ARE TO THE FACE OF STUD UNLESS OTHERWISE NOTED.
4. GRID LINES ARE TO FACE OF MASONRY.
5. FINISH FLOOR ELEVATIONS NOTED ARE REFERENCED FROM DATUM POINT 0'-0" AT EQUIPMENT ROOM FINISH FLOOR AT DOOR THRESHOLD.
6. ALL DIMENSIONS SHALL BE VERIFIED IN THE FIELD PRIOR TO FABRICATION OF ANY INSTALLATIONS.
7. DIMENSIONS ARE NOT ADJUSTABLE WITHOUT APPROVAL OF ARCHITECT IN WRITING.
8. MINIMUM AND MAXIMUM DIMENSIONS AND SLOPES AS REQUIRED FOR DISABLED ACCESS ARE TO TAKE PRECEDENCE IN ALL CASES OF CONFUCT. CODE REQUIRED MINIMUMS AND MAXIMUMS ARE TO BE EXCEEDED WHERE POSSIBLE AND WHERE NOTED. NOTIFY ARCHITECT OF ANY DIMENSIONAL DISCREPANCIES PRIOR TO CONSTRUCTION.
9. DIMENSIONS AND GRAPHIC REPRESENTATIONS OCCURRING ON LARGER SCALED DRAWINGS SHALL TAKE PRECEDENCE OVER SMALLER SCALE DRAWINGS.

SYMBOL LEGEND

- (#) DOOR TAG - SEE DOOR SCHEDULE ON A5.00
- (#) WINDOW TAG - SEE WINDOW SCHEDULE ON A5.02 (TYP.) WINDOWS WITHIN 24" OF A DOOR SHALL BE TEMPERED BY CODE. CONTRACTOR TO VERIFY IF OWNER WANTS ALL TEMPERED GLASS.
- (TX) TACTILE EXIT SIGN PER CBC OR ICC 703.1. SEE DETAIL 12/A0.03 (TYP. 3 PLACES)

FIRE NOTES

1. PROVIDE SIGNS ABOVE ALL EXIT DOORS READING: "THIS DOOR TO REMAIN UNLOCKED WHEN THIS SPACE IS OCCUPIED" PER CBC OR 2018 CBC 1010.1.9.3 - 2.2.
2. PROVIDE MEANS OF EGRESS ILLUMINATION PER CBC SECTION 1008 OR 2018 CBC SECTION 1008.
3. ALL PORTIONS OF THE BUILDING SHALL BE WITHIN 75 FEET OF A FIRE EXTINGUISHER. THE MINIMUM SIZE OF THE FIRE EXTINGUISHER SHALL BE 2-A:10-BC. COORDINATE LOCATION WITH LOCAL FIRE DEPARTMENT.
4. INTERIOR WALL AND CEILING FINISHES SHALL COMPLY WITH CBC CHAPTER 8 OR CBC CHAPTER 8.
5. PROVIDE A SIGN STATING "MAXIMUM OCCUPANT LOAD_____" CBC SECTION 1004.3 OR 2018 CBC SECTION 1004.3. COORDINATE WORDING AND SIGN LOCATION WITH LOCAL FIRE DEPARTMENT.

KEYNOTES

1 EMERGENCY STOP BUTTONS. LOCATE PER QUICK QUACK REPRESENTATIVE. (TYPICAL 5 PLACES).
2 4" CONCRETE FILLED PIPE BOLLARD AT ENTRANCE.
3 8" CONVEYOR TRENCH DRAIN PIPE. SEE PLUMBING DRAWINGS.
4 6" CONVEYOR TRENCH OVERFLOW. SEE PLUMBING DRAWINGS.
5 4" FLOOR DRAIN FROM UTILITY TRENCH TO THE CONVEYOR TRENCH (TYPICAL 2 PLACES). SEE PLUMBING DRAWINGS.
6 CONVEYOR TRENCH SLOPE AT 1/4" PER FOOT TO DRAIN
7 UTILITY TRENCH. SLOPE BOTTOM TO DRAIN.
8 3'-4" WIDE X 2'-2" DEEP OPEN FOR ACCESS TO UTILITY TRENCH. CONTRACTOR TO PROVIDE COVER - MATCH UTILITY TRENCH
9 6" TRENCH DRAIN. SEE PLUMBING DRAWINGS.
10 4" PIPE CHASE FROM UTILITY TRENCH TO CONVEYOR TRENCH. (TYPICAL 6 PLACES)
11 ROOF ACCESS LADDER
12 EMPLOYEE LOCKERS, CONTRACTOR SUPPLIED AND INSTALLED.
13 WALL MOUNTED ENCLOSED FIRE EXTINGUISHER. - 2A-10BC
14 4" DRAIN PIPE STUBBED UP 12" AFF. PAINT GREEN. SEE PLUMBING DRAWING (TYPICAL 2 PLACES).
15 ELECTRICAL SERVICE SWITCHGEAR. SEE ELECTRICAL DRAWINGS
16 HOSE BIBB IN RECESS BOX, MOUNT TO INTERIOR SIDE OF WALL.
17 COILING ROLL-UP DOOR
18 WALL MOUNTED CANOPY
19 3'-0" X 3'-0" RECLAIM CLEAN-OUT - SEE STRUCTURAL DRAWINGS
20 FAUX WINDOW. SEE EXTERIOR ELEVATIONS
21 32" WIDE X 16" HIGH AIR VENT. SEE EXTERIOR ELEVATIONS (TYPICAL 3 PLACES)
22 LEVEL LANDING PER 2021CBC1012.6 - 24" MIN STRIKE EDGE CLEARANCE FOR THE EXTERIOR DOOR LANDING.
23 6" SWEEPS FROM UTILITY TRENCH TO EQUIPMENT ROOM (TYPICAL 6 PLACES)VERIFY WITH OWNER FOR EXACT LOCATIONS.
24 2'-0" X 5'-6" X 4" TALL CONCRETE "HOUSE CLEANING PAD" FOR MCC PANEL. SEE STRUCTURAL DRAWINGS.
25 1" PVC CHASE TO BUG JUICE CONTROL PANEL. SWEEPS ONLY. NO 90 DEGREES.
26 2 - 3" CHASE AT CENTER OF MCC PANEL "HOUSE KEEPING PAD". RUN ONE CHASE TO EQUIPMENT TRENCH AND ONE NEXT TO ACCESS OPENING.
27 3" CHASE FROM ACCESS OPENING TO FACE OF WALL.
28 NEED CHASES TO EACH VACUUM ENCLOSURE. LONG SWEEPS ONLY. GC TO INSTALL AND PULL 3/4" PEX LINE FROM EQUIPMENT ROOM TO ENCLOSURES WOUND UP TO 10' COIL ON EACH END. SCHEDULE 40 SWEEPS.
29 GC TO OBTAIN CUT SHEETS FROM TANK MANUFACTURER FOR INSTALLATION COORDINATION PRIOR TO TANK GRADING.
30 WALL MOUNTED IT CABINET. SEE ELECTRICAL DRAWINGS.
31 CONTRACTOR FURNISHED AND INSTALLED 20" X 54" X 96" TALL STORAGE CABINET WITH ADJUSTABLE SHELVING AND WHITE MELAMINE FINISH ON THE INSIDE AND GRAY OUTSIDE. SEE DETAIL A1/A6.02.
32 34" MAXIMUM AFF COUNTERTOP. SEE DETAIL 7/A6.02.
33 CONTRACTOR FURNISHED AND INSTALLED 18" X 36" X 40" TALL POS CABINET SEE DETAIL 12/A6.02.
34 METAL STUD WALL FRAMING, 6"
35 KNOX BOX - CONTRACTOR TO COORDINATE WITH LOCAL FIRE DEPARTMENT FOR TYPE, SIZE AND PREFERRED LOCATION

GENERAL NOTES

1. DO NOT SCALE DRAWINGS
2. SEE DRAWING A2.02 FOR FINISH FLOOR ELEVATIONS
3. SEE SITE PLAN FOR ACCESSIBLE PATH OF TRAVEL
4. EXIT DOORS SHALL BE OPERABLE FROM THE INSIDE WITHOUT THE USE OF A KEY OR ANY SPECIAL KNOWLEDGE.
5. GC TO COORDINATE ALL REQUIRED BLOCKING FOR WALL HUNG EQUIPMENT, SHELVES, LIGHTING, ETC. FOR PROPER INSTALLATION HEIGHTS.
6. TACTILE EXIT SIGNS SHALL BE REQUIRED AT THE FOLLOWING LOCATIONS:
   A. WHEREVER BASIC CBC OR CBC PROVISIONS REQUIRE EXIT SIGNS FROM A ROOM OR AREA TO A CORRIDOR OR HALLWAY. THE TACTILE EXIT SIGN SHALL HAVE THE WORDS, "EXIT ROUTE."
   B. EACH GRADE-LEVEL EXIT DOOR. THE TACTILE EXIT SIGN SHALL HAVE THE WORD, "EXIT."
7. REFER TO DETAIL B1 / A405 FOR INTERIOR PARTITIONS.

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QUICK QUACK CAR WASH NO.47-301
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HUNTINGTON BEACH,
CALIFORNIA 92648

REVISIONS		
#	DATE	DESCRIPTION

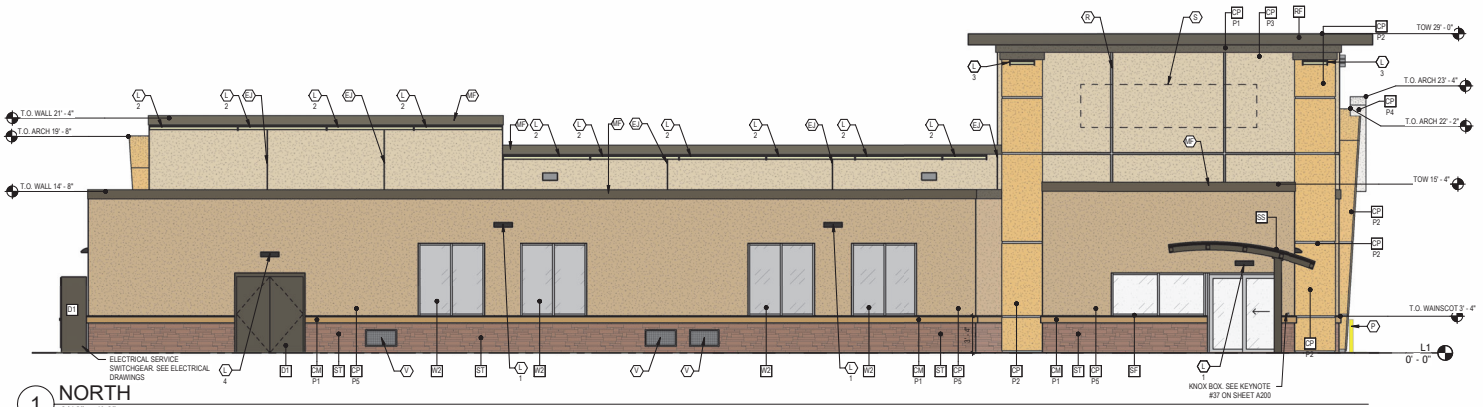
ENTITLEMENTS

DESIGNED BY:	QQ
APPROVED BY:	DH
DRAWN BY:	JK
CHECKED BY:	JK
DATE	10/30/24
JOB NUMBER	23426

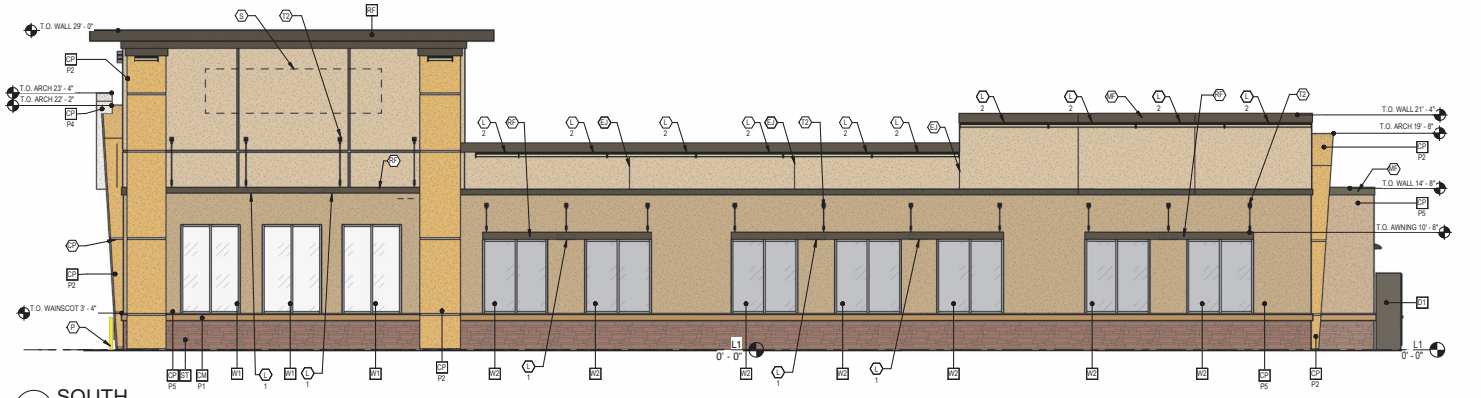
FLOOR PLAN

A200

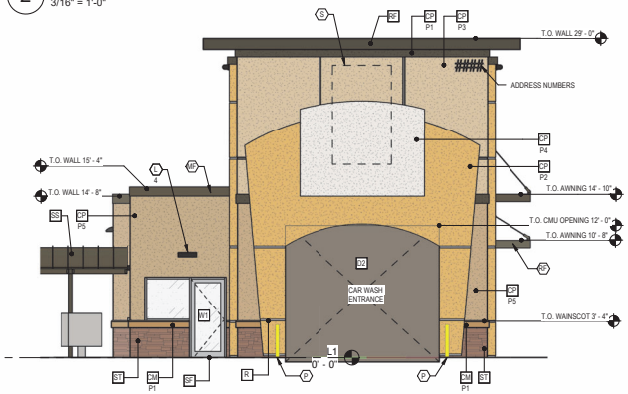
Autodesk Docs://Huntington Beach, CA Garfield Avenue and Goldenwest Street/BCE_Garfield Avenue and Goldenwest Street_Carwash_ACM21_R24.rvt



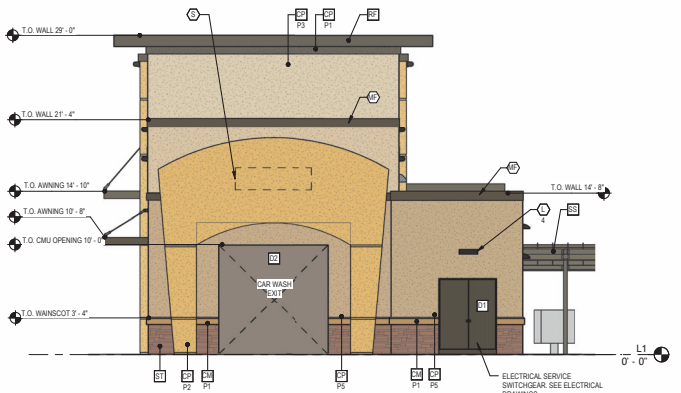
1 NORTH
3/16" = 1'-0"



2 SOUTH
3/16" = 1'-0"



4 WEST
3/16" = 1'-0"



3 EAST
3/16" = 1'-0"

KEYNOTES

- (R) PRODUCT:2" WIDE X 1/4" DEEP PILASTER REVEAL CLEAR ANODIZED ALUMINUM
- (EJ) 1/4" DEEP REVEAL EXPANSION JOINT
- (L1) 1 LED RADIAL WALL SCONCE (DOWN ONLY)
- (L2) 2 LINEAR FACADE WALL LIGHT (DOWN ONLY)
- (L3) 3 2 FOOT LED PILASTER LIGHT (DOWN ONLY)
- (L4) 4 WALL PACK (DOWN ONLY)
- (MR) PRODUCT:METAL ROOF MATCH METAL ROOF
- (MF) PRODUCT:METAL FASCIA MATCH STANDING SEAM METAL ROOF
- (T1) PRODUCT:METAL WALL CANOPY SYSTEM PAINT TO MATCH STANDING SEAM METAL ROOF
- (T2) PRODUCT:WALL CANOPY TIE-BACK SYSTEM PAINT TO MATCH STANDING SEAM METAL ROOF
- (S) SIGNAGE BY OTHERS SHOWN DASHED - FOR REFERENCE ONLY UNDER SEPARATE PERMIT. GENERAL CONTRACTOR TO COORDINATE WITH SIGN COMPANY
- (P) 4" PIPE BOLLARD FILLED WITH CONCRETE
- (V) PRODUCT:32" WIDE X 16" HIGH VENT PAINT TO MATCH ADJACENT FINISH; LOUVERS NOT REQUIRED WHEN EQUIPMENT ROOM IS AIR CONDITIONED
- (SS) PRODUCT:STANDING SEAM METAL ROOF AEP SPAN - WEATHERED COPPER

MATERIAL AND COLOR LEGEND

- RF PRODUCT:METAL ROOF AEP SPAN - WEATHERED COPPER
- SS PRODUCT:STANDING SEAM METAL ROOF AEP SPAN - WEATHERED COPPER
- CP P1 PRODUCT:ACRYLIC PLASTER COLOR COAT MATCH SHERWIN WILLIAMS #7055 "ENDURING BRONZE"
- CP P2 PRODUCT:ACRYLIC PLASTER COLOR COAT MATCH SHERWIN WILLIAMS #6374 "TORCHLIGHT"
- CP P3 PRODUCT:ACRYLIC PLASTER COLOR COAT MATCH SHERWIN WILLIAMS #6374 "BELIEVABLE BUFF"
- CP P4 PRODUCT:ACRYLIC PLASTER COLOR COAT MATCH SHERWIN WILLIAMS #7004 "SNOWBOUND"
- CP P5 PRODUCT:ACRYLIC PLASTER COLOR COAT MATCH SHERWIN WILLIAMS #6122 "CAMELBACK"
- CM P1 PRODUCT:HONED FACE CONCRETE MASONRY UNIT SILL INTEGRAL COLOR TO MATCH "BUFF" WAINSCOT WITH INTEGRAL FACTORY "RAINBLOC" WATER REPELLENT ADMIXTURE. MORTAR TO HAVE "RAINBLOC" FOR MORTAR ADMIXTURE. MORTAR COLOR TO MATCH.
- ST PRODUCT:CORONADO STONE QUICK STACK CARMEL MOUNTAIN
- D1 PRODUCT:HOLLOW METAL DOOR PAINT TO TO MATCH SHERWIN WILLIAMS #7055 "ENDURING BRONZE"
- SD PRODUCT:OVERHEAD METAL DOOR MANUFACTURER POWDER COATING - RAL 7006
- SF PRODUCT:ANODIZED ALUMINUM STOREFRONT CLEAR 14
- W1 PRODUCT:EXTERIOR WINDOW ASSEMBLY WITH TEMPERED GLASS, CLEAR ANODIZED ALUMINUM STOREFRONT

PAGE NO.:
23 OF 32

QuickQuack CAR WASH
6020 WEST OAKS BLVD, SUITE 300, ROCKLIN, CA 95765

Barghausen Consulting Engineers, Inc.
18215 72nd Avenue South
Kent, WA 98032
425.251.6222
barghausen.com

QUICK QUACK CAR WASH NO.47-301
GARFIELD AVENUE AND GOLDENWEST ST.,
HUNTINGTON BEACH,
CALIFORNIA 92648

REVISIONS

#	DATE	DESCRIPTION
1	02/19/25	ENTITLEMENT RESUBMITTAL

ENTITLEMENTS

DESIGNED BY: QQ
APPROVED BY: DH
DRAWN BY: JK
CHECKED BY: JK

DATE 10/30/24
JOB NUMBER 23426

BUILDING ELEVATIONS

A300

Autodesk Docs://Huntington Beach, CA (Garfield Avenue and Goldenwest Street)/BCE_Garfield Avenue and Goldenwest Street_Central_Detroit_Revit.rvt



Quick Quack CAR WASH

6020 WEST OAKS BLVD, SUITE 300, ROCKLIN, CA 95765

Berghausen Consulting Engineers, Inc.
1828 72nd Avenue South
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425.251.6222 berghausen.com

QUICK QUACK CAR WASH NO.47-301
GARFIELD AVENUE AND GOLDENWEST ST.,
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CALIFORNIA 92648

REVISIONS

#	DATE	DESCRIPTION

ENTITLEMENTS

DESIGNED BY: QQ
APPROVED BY: DH
DRAWN BY: GM
CHECKED BY: MU

DATE 10/30/24
JOB NUMBER 23426

RENDERINGS

PAGE NO.:
24 OF 32

A901

Autodesk Docs://Huntington Beach, CA/Garfield Avenue and Goldenwest Street/BCE_Garfield Avenue and Goldenwest Street_Carwash_ANCH_R24.rvt



Quick Quack CAR WASH

6020 WEST OAKS BLVD, SUITE 300, ROCKLIN, CA 95765

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CALIFORNIA 92648

REVISIONS

#	DATE	DESCRIPTION

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APPROVED BY: DH
DRAWN BY: GM
CHECKED BY: MU

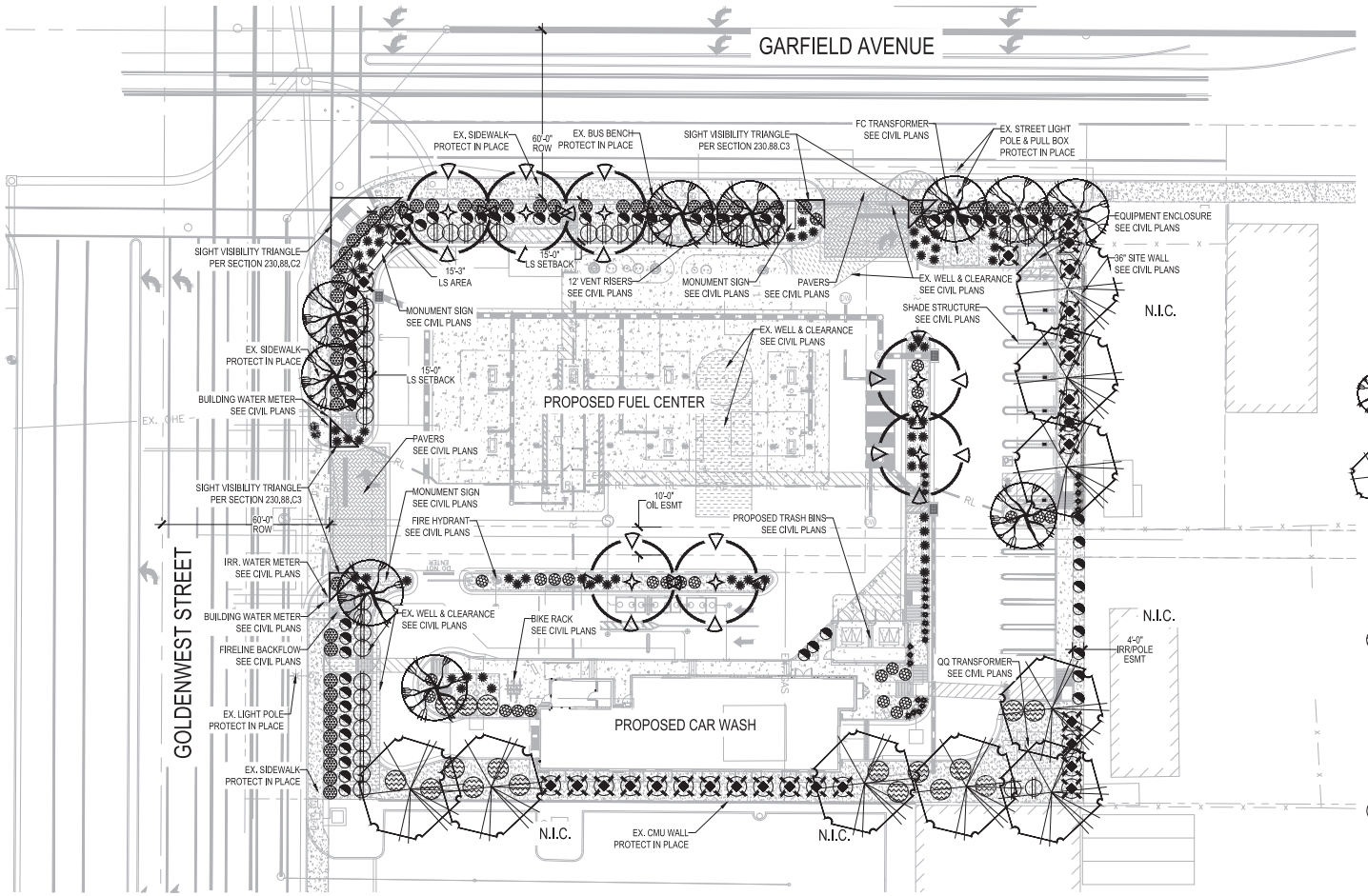
DATE 10/30/24
JOB NUMBER 23426

RENDERINGS

PAGE NO.: 25 OF 32

A902

Autodesk Docs://Huntington Beach, CA (Garfield Avenue and Goldenwest Street)/BCE_Garfield Avenue and Goldenwest Street_Carwash_ANCH_R24.rvt



WATER CONSERVATION CONCEPT STATEMENT

THIS PROJECT SHALL UTILIZE LOW WATER USE PLANT MATERIALS IN AN EFFORT TO MINIMIZE WATER USE IN THE LANDSCAPE. PROPOSED IRRIGATION SHALL BE A POTABLE WATER SOURCE WITH A DEDICATED IRRIGATION METER AND BACKFLOW DEVICE. IRRIGATION SHALL USE A SMART CONTROLLER WITH SENSING TECHNOLOGY AND DRIP EMISSION EQUIPMENT ONLY. IRRIGATION SHALL COMPLY WITH CHAPTER 14.52.

CITY OF HUNTINGTON BEACH LANDSCAPE REQUIREMENTS

ZONING ORDINANCE REQUIREMENTS (CHAPTER 232)	REQUIRED	PROVIDED
LANDSCAPE SETBACK - 15 FT AT FRONTAGE ROADS	15' MINIMUM	15' AVERAGE
1 TREE PER 45 L.F. OF FRONTAGE @ 36" BOX SIZE MIN. (232.08.B4)	400 L.F. TOTAL 9 TREES REQ.	13 TREES
VEGETATION COVERAGE MINIMUM FOR LANDSCAPE AREAS	75% LIVE COVERAGE	75% LIVE COVERAGE
8% OF NET LOT TO BE LANDSCAPED (232.08.A1)	8% MIN 4,628 S.F. / 57,844.96 S.F.	23% 13,320 S.F. / 57,844.96 S.F.

NOTE: PER THE CITY OF HUNTINGTON BEACH, PLANTING PLAN TO ADHERE TO REQUIREMENTS LISTED IN THE HOLLY-SEACLIFF SPECIFIC PLAN.

LANDSCAPE NOTES

1. EXISTING WELLS TO BE ABANDONED IN PLACE, REFER TO CIVIL PLANS. NO TREE PLANTING ON TOP OF WELLS, SHRUBS, GROUNDCOVERS AND ACCENTS ACCEPTABLE.
2. TREE GUARDS ADDED TO ALL TREES ALONG THE STREET FRONTAGES, TO BE DETAILED IN THE CD LANDSCAPE PACKAGE.

OWNER & DEVELOPER CONTACT

GARFIELD GOLDENWEST, LLC
4952 WARNER AVENUE, #223
HUNTINGTON BEACH, CA 92649
HARRISON WILLIAMS
(949) 726-2041
HARRISON@LUNAVISTAINVESTMENTS.COM

CIVIL ENGINEER

SUSTAINABILITY ENGINEERING GROUP
5240 N. 16TH STREET, SUITE 105
PHOENIX, AZ, 85016
ALI FAKIH
(480) 588-7226
ALI@AZSEG.COM

LANDSCAPE ARCHITECT FIRM

HARRINGTON PLANNING + DESIGN,
4711 E. FALCON DRIVE, SUITE 222
MESA, AZ, 85215
JASON HARRINGTON / TIMOTHY McQUEEN
(480) 250-0116
JASON@HARRINGTONPLANNINGDESIGN.COM

PLANTING MATERIAL LEGEND

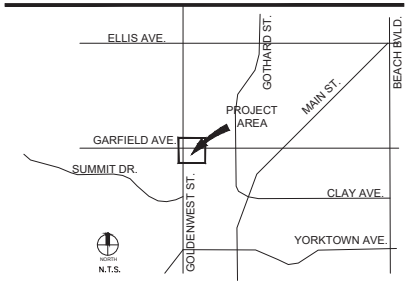
TREES	SIZE	NOTES	QTY
Pinus eldarica Afghan Pine	36" Box		10
Koelreuteria bipinnata Chinese Flame Tree	36" Box		7
Eucalyptus sideroxylon Red Ironbark Tree	36" Box		9
Washingtonia robusta Mexican Fan Palm	16' Skinned	Matching Heights	2

GROUNDCOVERS			QTY
Symphoricarpos mollis Creeping Snowberry	5 Gallon	can full	27
Carissa m. green carpet Dwarf Natal Plum	5 Gallon	can full	54
Rosmarinus o. Prostratus Trailing Rosemary	5 Gallon	can full	17
Gazania rigens Treasure Flower	5 Gallon	can full	25

SHRUBS / ACCENTS			QTY
Muhlenbergia rigens Deer Grass	5 Gallon	can full	64
Callistemon v. Little John Dwarf Bottle Brush	5 Gallon	can full	62
Olea e. Little Ollie Dwarf Olive Shrub	5 Gallon	can full	28
Diplacus aurantiacus Bush Monkey Flower	5 Gallon	can full	40

LANDSCAPE MATERIALS	
Wood Chip Mulch - Gold 4" deep in planting areas per plan.	13,320 s.f.

VICINITY MAP



CONTACT 811 BEFORE YOU DIG — SAFE DIGGING PARTNER

PAGE NO.: 26 OF 32

HARRINGTON PLANNING + DESIGN
4711 E. Falcon Drive, Suite 222
Mesa, Arizona 85215
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www.HarringtonPlanningDesign.com

PRELIMINARY NOT FOR CONSTRUCTION

RALPH'S COMMERCIAL CENTER & QUICK QUACK CAR WASH
19026 GOLDENWEST STREET
HUNTINGTON BEACH, CA 92648

REV.	COMMENT	DATE
	Preliminary Submittal	09.09.25
	Preliminary Submittal	04.14.25
	Preliminary Submittal	12.05.24
	Preliminary Submittal	10.28.24
	Preliminary Submittal	08.16.24
	ISSUE	DATE

LANDSCAPE PACKAGE

September 09, 2025

DRAWN BY:	JD
CHECK BY:	JEH
PROJ. NO.:	2024-034
CASE NO.:	ZTA-2020-002

NORTH
0 10 20 40

PRELIMINARY LANDSCAPE PLAN

L1.1

1 of 1

CASE NO.: ZTA-2020-002, CUP-2020-001, DRB-2020-006, EA-2021-001

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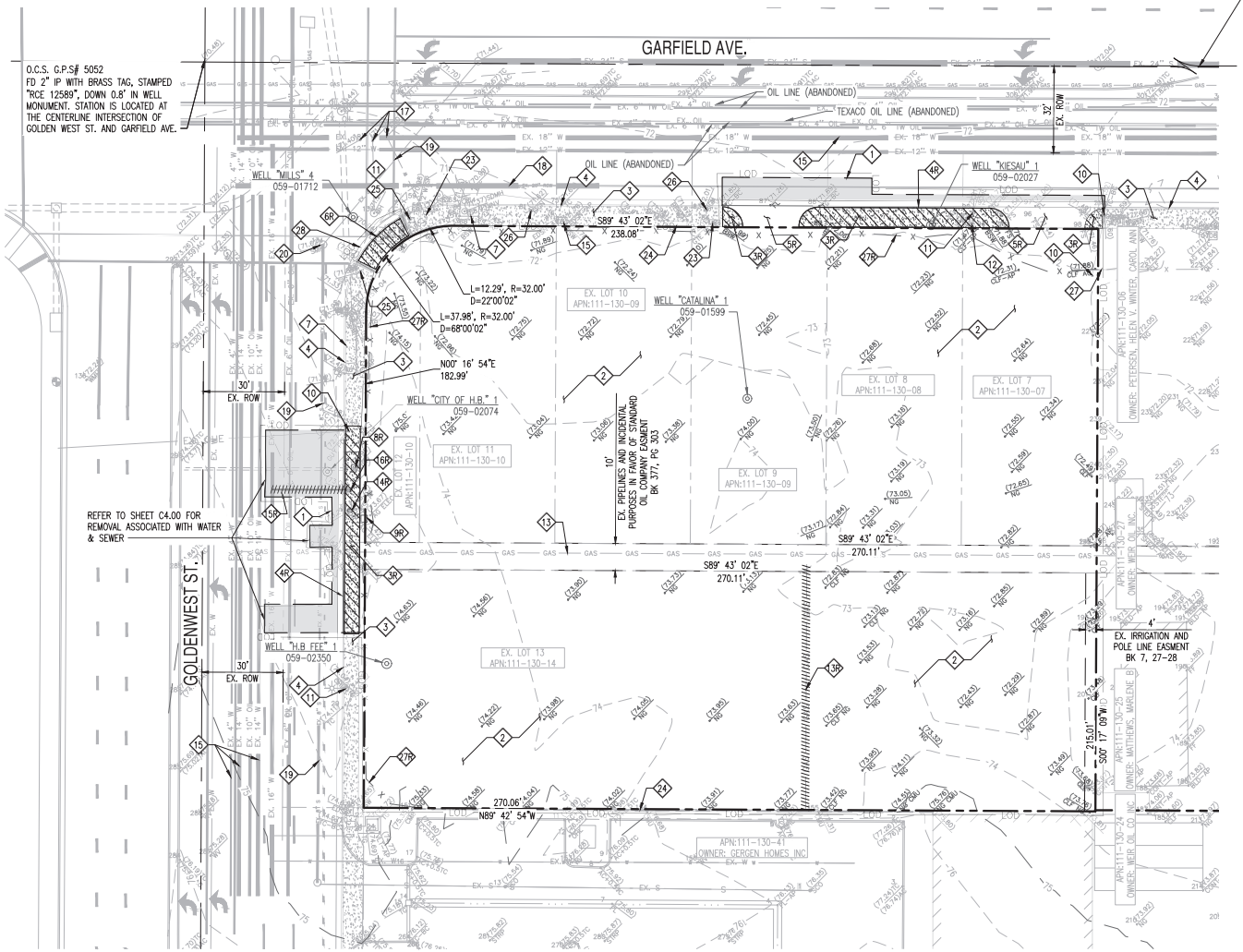

NOTE:
REFER TO OIL WELL PLAN (SHEET C2.30) FOR EXISTING OIL WELL INFORMATION.

EXISTING TOPOGRAPHIC SURVEY & PRELIMINARY REMOVAL PLAN

NORTH

0' 20' 40' 60'

SCALE: 1" = 20'

REMOVAL CONSTRUCTION KEY NOTES

1. SAWCUT EXISTING PAVEMENT TO PROVIDE STRAIGHT VERTICAL EDGES, FREE FROM IRREGULARITIES. MIN 2' FROM GUTTER.
2. CLEAR SITE, REMOVE VEGETATION AND DEBRIS WITHIN LIMITS OF CONSTRUCTION.
3. PROTECT EXISTING SIDEWALK.
3R. REMOVE EXISTING SIDEWALK TO NEAREST JOINT.
4. PROTECT EXISTING VERTICAL CURB AND GUTTER.
4R. REMOVE EXISTING VERTICAL CURB AND GUTTER.
5R. REMOVE EXISTING DRIVEWAY.
6R. REMOVE EXISTING ADA RAMP.
7. PROTECT EXISTING CATCH BASIN.
8R. REMOVE EXISTING ELECTRICAL VAULT.
9R. REMOVE & RELOCATE EXISTING ELECTRICAL CABINET.
10. PROTECT EXISTING POWER POLE.
11. PROTECT EXISTING STREET LIGHT.
12. PROTECT EXISTING ELECTRICAL PULLBOX.
13. PROTECT EXISTING GAS LINE.
13R. REMOVE EXISTING GAS PIPE LINE.
14R. REMOVE & RELOCATE EXISTING GAS VALVE.
15. PROTECT EXISTING WATER LINE.
15R. REMOVE EXISTING WATER LINE.
16R. REMOVE & RELOCATE EXISTING WATER METER.
17. PROTECT EXISTING WATER VALVE.
18. PROTECT EXISTING RECLAIMED WATER LINE.
19. PROTECT EXISTING SEWER LINE.
20. PROTECT EXISTING SEWER STRUCTURE.
21. PROTECT EXISTING AIR RELEASE VALVE.
22. PROTECT EXISTING BUS STOP BENCH.
23. PROTECT EXISTING COMMUNICATION STRUCTURE.
24. PROTECT EXISTING WALL.
25. PROTECT EXISTING TRAFFIC SIGNAL.
26. PROTECT EXISTING SIGN.
27. PROTECT EXISTING FENCE.
27R. REMOVE EXISTING FENCE.
28. NEAT CUT EXISTING GUTTER.

REMOVAL LEGEND:

- SAWCUT LINE
- LOD — LIMIT OF DISTURBANCE
- CONCRETE REMOVAL
- PAVEMENT REMOVAL
- PIPE REMOVAL
- TREE REMOVAL

EXISTING LEGEND:

- EX. MAJOR CONTOURS
- EX. MINOR CONTOURS
- CENTERLINE
- EASEMENT LINE AS NOTED
- EX. PROPERTY LINE
- EX. S — SEWER LINE
- SEWER MANHOLE
- STORM DRAIN LINE
- CB — STORM CATCH BASIN
- EX. W — WATER LINE
- EX. OIL — OIL LINE
- WM — WATER METER
- WATER VALVE
- EX. GAS — GAS LINE
- STREET LIGHT
- EPB — ELECTRICAL PULLBOX
- POWER POLE
- JB — JUNCTION BOX
- CONCRETE

PRELIMINARY NOT FOR CONSTRUCTION

SUSTAINABILITY ENGINEERING GROUP
SEG
3240 N 107TH STREET, SUITE 100, PHOENIX, AZ 85016
WWW.AZSEG.COM TEL: 480.588.7226 FAX: 480.299.3934

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UNDERGROUND SERVICE ALERT OF SOUTHERN CALIFORNIA

PROJECT
RALPH'S FC#650 & QUICK QUACK CAR WASH

LOCATION
19026 GOLDENWEST STREET
HUNTINGTON BEACH, CA.

DRAWN	JM, SU	07/15/2024
DESIGNED	JM	07/15/2024
CHECKED	SC	08/27/2024
FINAL QC	TM	09/05/2025
PROJ. MGR.	TM,AF	09/05/2025

DATE: 09/05/2025

ISSUED FOR: ENTITLEMENT

REVISION NO.:	DATE:
1	
2	
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4	

JOB NO.: 240405

SHEET TITLE:
EXISTING TOPOGRAPHIC SURVEY & PRELIMINARY REMOVAL PLAN

PAGE NO.: 29 OF 32

SHEET NO.: **C1.00**

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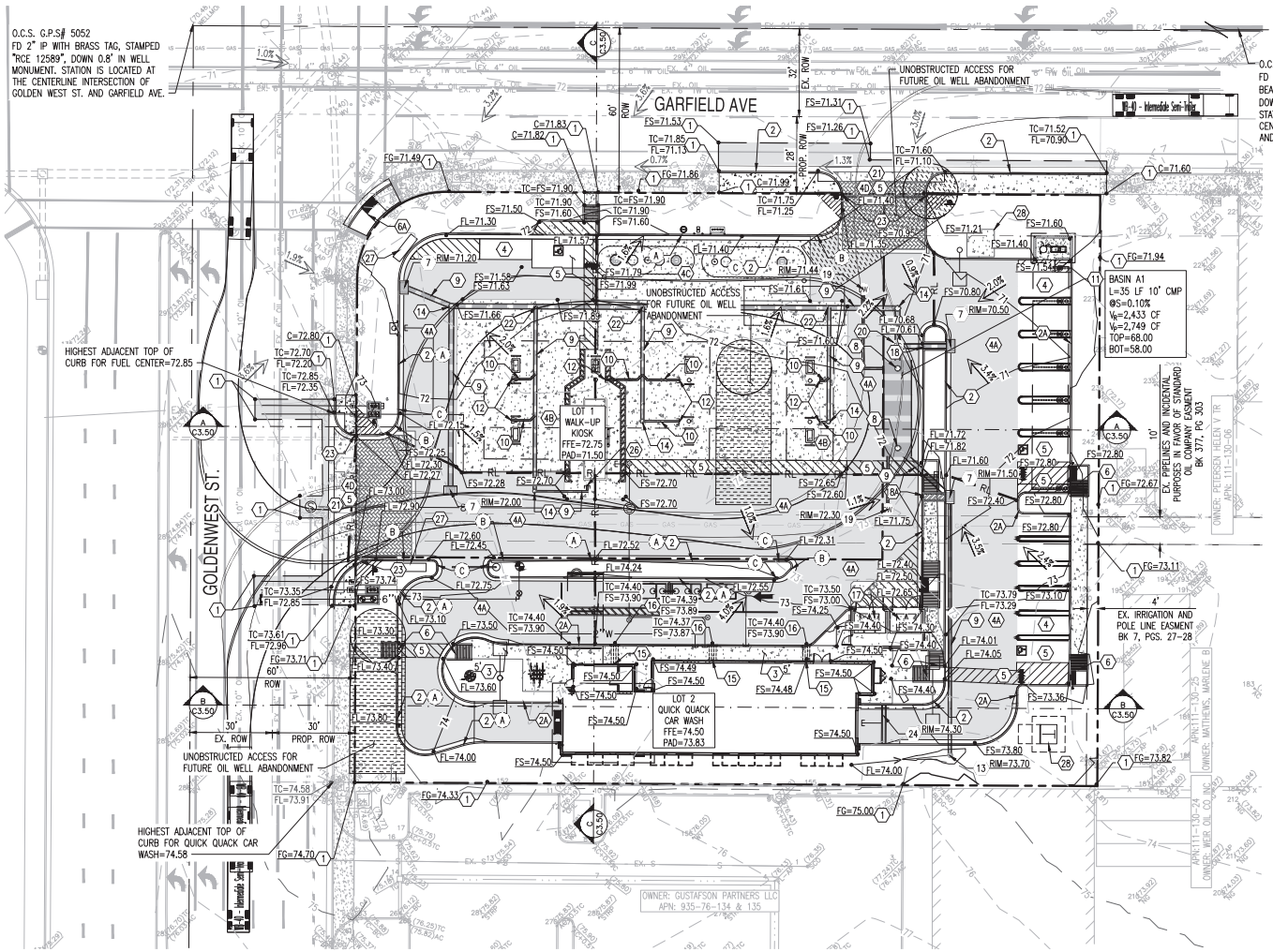
CASE#: ZTA-2020-002, CUP-2020-021, GPA-2020-001, DRB-2020-006, EA-2021-001



PRELIMINARY GRADING NOTES

1. MATCH EXISTING GRADE.
2. 6" VERTICAL CURB AND GUTTER PER CHB STANDARD PLAN 202.
2A. 6" VERTICAL CURB PER CHB STANDARD PLAN 201, TYPE B-2.
3. PROPOSED CONCRETE SIDEWALK PER CHB STANDARD PLAN 207. WIDTH PER PLAN.
4. LIGHT DUTY PAVEMENT. 1/C3.50.
4A. HEAVY DUTY PAVEMENT. 1/C3.50.
4B. LIGHT DUTY CONCRETE. 2/C3.50.
4C. HEAVY DUTY CONCRETE. 2/C3.50.
4D. INSTALL STAMPED CONCRETE PAVEMENT.
5. PAVEMENT WITH 2% MAXIMUM SLOPE IN ANY DIRECTION AT ACCESSIBLE PARKING STALLS AND 2% MAXIMUM CROSS SLOPE AT ADA ACCESSIBLE ROUTE.
6. PROPOSED ACCESSIBLE RAMP.
6A. PROPOSED ACCESSIBLE RAMP PER CALTRANS STANDARD PLAN A88A, CASE C.
7. NEW CATCH BASIN.
8. PROPOSED CMP RISER WITH SOLID LID.
9. PROPOSED HDPE PIPE.
10. PROPOSED PVC PIPE.
11. PROPOSED UNDERGROUND STORMWATER STORAGE SYSTEM.
12. PROPOSED CANOPY DRAIN CONNECTION.
13. PROPOSED NYLOPLAST DRAIN BASIN WITH STANDARD GRATED LID.
14. PROPOSED NYLOPLAST DRAIN BASIN WITH SOLID LID.
15. ROOF DRAIN DOWNSPOUT LOCATION PER MEP PLANS.
16. PROPOSED CONCRETE SCUPPER
17. PROPOSED TRASH ENCLOSURE.
18. PROPOSED CURB OPENING.
18A. PROPOSED CURB OPENING WITH METAL PLATE
19. PROPOSED DRYWELL.
20. PROPOSED STORMCEPTOR SAND/OIL SEPARATOR.
21. PROPOSED DRIVEWAY PER CHB STANDARD PLAN 211.
22. PROPOSED TEE.
23. CONSTRUCT CURB TERMINATION PER DET. 3/C3.50.
24. PROPOSED TRENCH DRAIN.
25. PROPOSED BEND.
26. PROPOSED ROOF DRAIN CONNECTION.
27. PROPOSED MONUMENT SIGN.
28. PROPOSED TRANSFORMER PAD.
29. PROPOSED CURB OPENING WITH METAL PLATE.

EARTHWORK QUANTITIES

	CUT (CY)	FILL (CY)	NET (CY)
TOTAL	3,943	358	3,585 <CUT>

BUILDING HEIGHTS (HBZSO 230.70)

	ADJACENT HIGHEST TC ALONG FRONTAGE	HEIGHT	HEIGHT FROM ADJACENT HIGEST TC ALONG FRONTAGE
KIOSK	72.85'	13'	12.9'
CANOPY	72.85'	19'	18.9'
CAR WASH	74.58'	29'	28.92'

NOTES:

ALL SOIL TESTING AND MATERIALS SHALL COMPLY WITH CITY SPECIFICATION #431-92 SOIL CLEAN-UP STANDARDS.

THE USE OF A VIBRATORY ROLLER IS PROHIBITED WITHIN 12 FEET OF THE EXISTING INDUSTRIAL BUILDING TO THE SOUTH AND WITHIN 260 FEET OF THE EXISTING RESIDENCES TO THE NORTHWEST.

EXISTING LEGEND:

EX. MAJOR CONTOURS; EX. MINOR CONTOURS; CENTERLINE; EASEMENT LINE AS NOTED; EX. PROPERTY LINE; SEWER LINE; SEWER MANHOLE; WATER LINE; STORM DRAIN LINE; STORM CATCH BASIN; GAS LINE; STREET LIGHT; OIL LINE; WATER METER; WATER VALVE; ELECTRICAL PULLBOX; POWER POLE; JUNCTION BOX; CONCRETE

PROPOSED GRADING LEGEND:

FL=XX.XX FLOW LINE ELEVATION; FS=XX.XX FINISH SURFACE ELEVATION; TC=XX.XX TOP OF CURB ELEVATION; RIGHT OF WAY; CURB AND GUTTER; RL RIDGELINE; SETBACK; FLOW ARROW; CATCH BASIN; STORM PIPE; FLOWLINE; SC STORMCEPTOR; SD STORM MANHOLE; DW DRYWELL; NYLOPLAST BASIN; WATER METER; GATE VALVE; FIRE HYDRANT; REDUCER; SEWER MANHOLE; CONCRETE PAVEMENT; HEAVY DUTY PAVEMENT; LIGHT DUTY PAVEMENT; A STANDARD GUTTER SLOPE; B REVERSE GUTTER SLOPE; C 6" TRANSITION FROM A TO B

NORTH

PRELIMINARY GRADING & DRAINAGE PLAN

SCALE: 1" = 20'

PRELIMINARY NOT FOR CONSTRUCTION

SUSTAINABILITY ENGINEERING GROUP
SEG
2240 N 16TH STREET, SUITE 105, PHOENIX, AZ 85016
WWW.AZSEG.COM TEL: 480.588.7226 FAX: 480.299.3934

MESLIN HOLDINGS

DIG ALERT — CALL TOLL FREE 1-800-227-2600 AT LEAST TWO DAYS BEFORE YOU DIG

PROJECT: RALPH'S FC#650 & QUICK QUACK CAR WASH

LOCATION: 19026 GOLDENWEST STREET HUNTINGTON BEACH, CA.

DRAWN	JM, SU	07/15/2024
DESIGNED	JM	07/15/2024
CHECKED	SC	08/27/2024
FINAL QC	TM	09/05/2025
PROJ. MGR.	TM/AF	09/05/2025

DATE: 09/05/2025

ISSUED FOR: ENTITLEMENT

REVISION NO.:	DATE:
1	
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JOB NO.: 240405

SHEET TITLE: **PRELIMINARY GRADING & DRAINAGE PLAN**

PAGE NO.: 30 OF 32

SHEET NO.: **C3.00**

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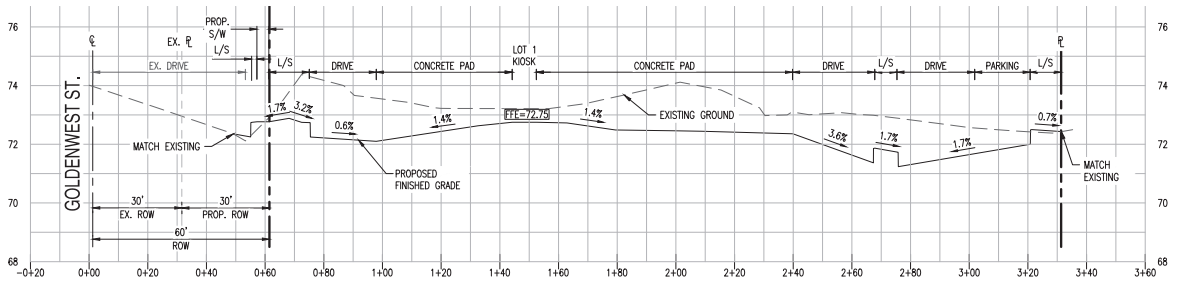
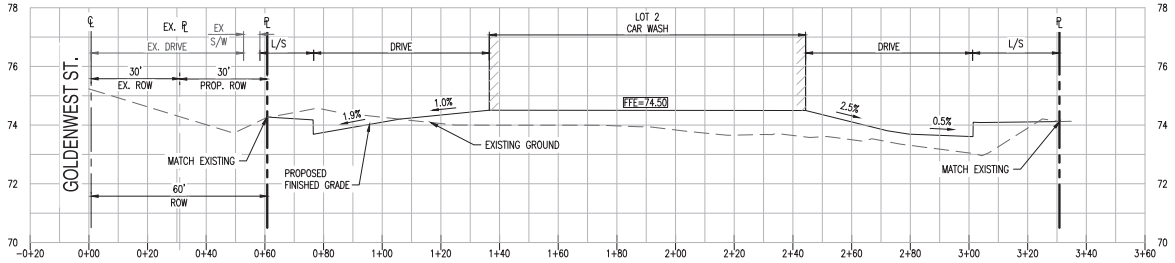


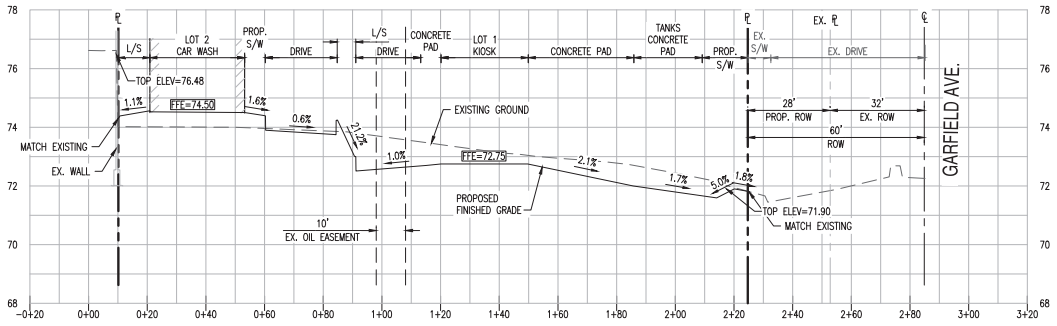
SECTION A-A C3.00

HORIZONTAL SCALE: 1" = 20'
VERTICAL SCALE: 1" = 2'



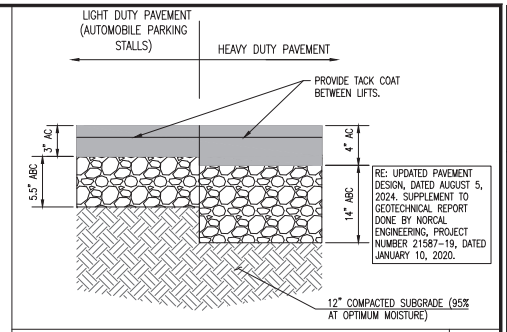
SECTION B-B C3.00

HORIZONTAL SCALE: 1" = 20'
VERTICAL SCALE: 1" = 2'

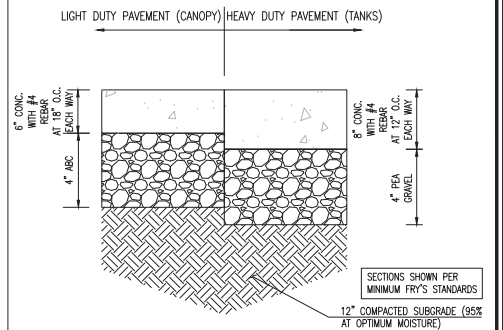


SECTION C-C C3.00

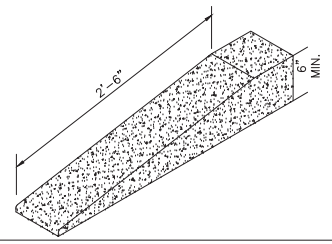
HORIZONTAL SCALE: 1" = 20'
VERTICAL SCALE: 1" = 2'



ASPHALT PAVEMENT SECTION | 1



CONCRETE PAVEMENT SECTION | 2



TYPICAL CURB TERMINATION | 3

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SUSTAINABILITY ENGINEERING GROUP
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PROJECT
RALPH'S FC#650 & QUICK QUACK CAR WASH

LOCATION
19026 GOLDENWEST STREET
HUNTINGTON BEACH, CA.

DRAWN	JM, SU	07/15/2024
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DATE: 09/05/2025
ISSUED FOR: ENTITLEMENT

REVISION NO.:	DATE:
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2	
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JOB NO.: 240405

SHEET TITLE:
PRELIMINARY CROSS SECTIONS & GRADING DETAILS

PAGE NO.: 31 OF 32
SHEET NO.: **C3.50**

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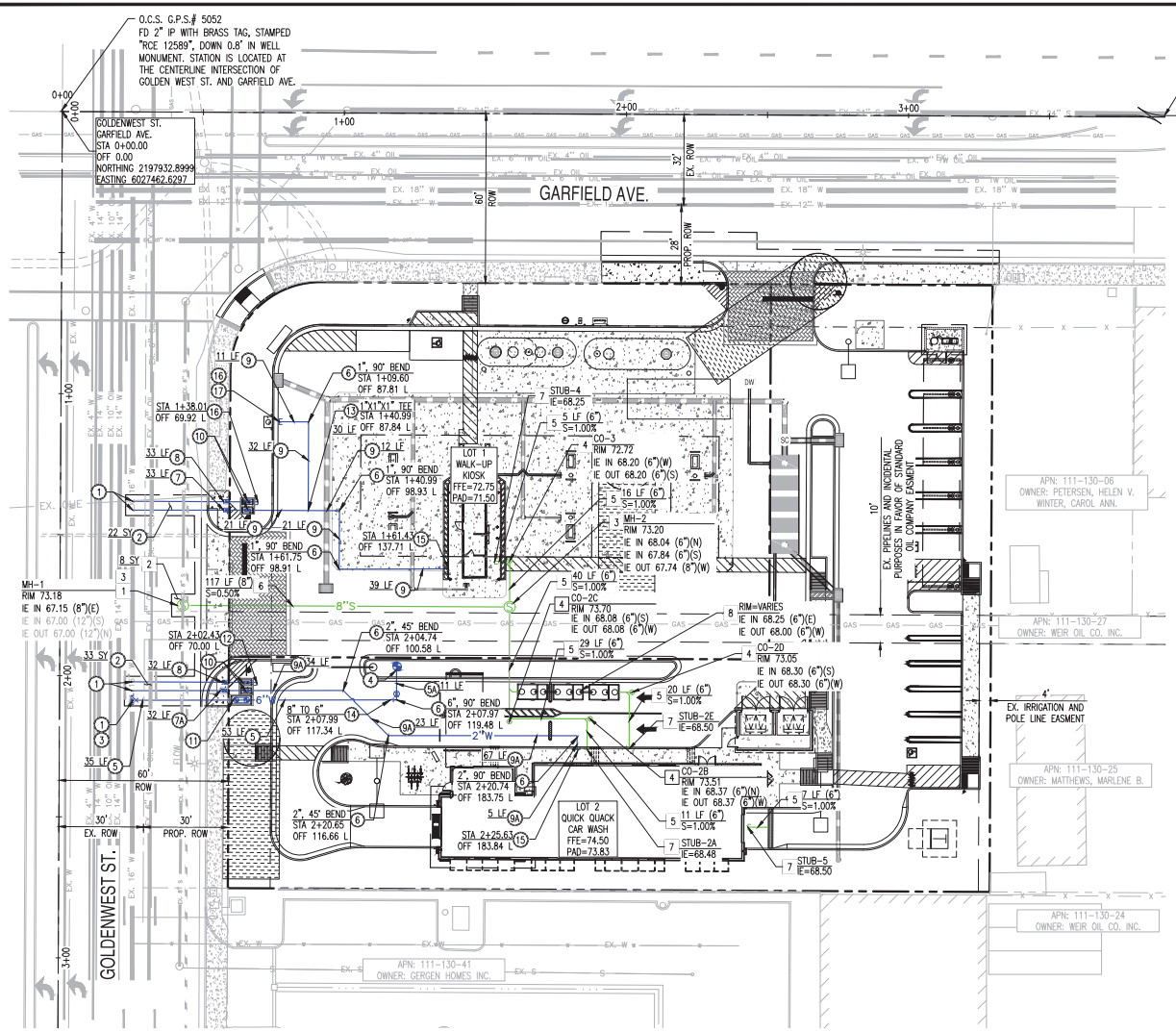

PRELIMINARY WATER NOTES

1. CONNECTION TO EXISTING WATER LINE.
2. SAWCUT, REMOVE AND REPLACE EXISTING ASPHALT FOR TRENCHING, INCLUDING BACKFILL, PER C.H.B. STD. PLAN 606.
3. PROPOSED TAPPING SLEEVE, VALVE, BOX & COVER.
4. PROPOSED FIRE HYDRANT ASSEMBLY.
5. 8" DUCTILE IRON PIPE. LENGTH PER PLAN.
5A. 6" DUCTILE IRON PIPE. LENGTH PER PLAN.
6. PROPOSED FITTING, SIZE & ANGLE PER PLAN.
7. 1" COPPER DOMESTIC SERVICE CONNECTION.
7A. 2" COPPER DOMESTIC SERVICE CONNECTION.
8. 1" IRRIGATION SERVICE CONNECTION.
9. 1" PVC WATER PIPE. LENGTH PER PLAN.
9A. 2" PVC WATER PIPE. LENGTH PER PLAN.
10. BACKFLOW PREVENTION WITH PROTECTIVE CAGE, SIZE TO MATCH WATER METER SIZE.
11. DCDA WITH PROTECTIVE CAGE PER CHB STANDARD PLAN NO. 618.
12. IRRIGATION CONNECTION.
13. FURNISH AND INSTALL TEE. SIZE PER PLAN
14. FURNISH AND INSTALL REDUCER. SIZE PER PLAN
15. DOMESTIC CONNECTION TO BUILDING, REFER TO MEP PLANS FOR CONTINUATION.
16. CAP & MARK WATERLINE END.
17. FURNISH AND INSTALL 1" PVC SHUT-OFF VALVE.

PRELIMINARY SEWER NOTES

1. CONNECTION TO EXISTING SEWER STUB.
2. SAWCUT, REMOVE AND REPLACE EXISTING PAVEMENT.
3. PROPOSED 4' PRECAST CONCRETE SEWER MANHOLE
4. PROPOSED SEWER CLEAN-OUT.
5. 6" PVC SEWER LINE. LENGTH AND SLOPE PER PLAN.
6. 8" PVC SEWER LINE. LENGTH AND SLOPE PER PLAN.
7. SEWER CONNECTION TO BUILDING.
8. RECIRCULATION BASIN TO BE CONSTRUCTED BY BUILDING CONTRACTOR.

EXISTING LEGEND:

EX. MAJOR CONTOURS · EX. MINOR CONTOURS · CENTERLINE · EASEMENT LINE AS NOTED · EX. PROPERTY LINE
EX. S — SEWER LINE · SEWER MANHOLE · EX. W — WATER LINE · STORM DRAIN LINE · CB STORM CATCH BASIN
EX. GAS — GAS LINE · STREET LIGHT · EX. OIL — OIL LINE · WM WATER METER · WATER VALVE
EPB ELECTRICAL PULLBOX · POWER POLE · JB JUNCTION BOX · CONCRETE

PROPOSED UTILITY LEGEND:

PROPERTY LINE · EASEMENT LINE · X"W WATER LINE · X"S SEWER LINE
FIRE HYDRANT · FDC · WATER METER · GATE VALVE
T.S.V.B.&C · BACK FLOW PREVENTER · REDUCER · CAP
SEWER MANHOLE · SEWER CLEAN OUT

NORTH

PRELIMINARY UTILITY PLAN

0' 20' 40' 60'

SCALE: 1" = 20'

PRELIMINARY
NOT FOR
CONSTRUCTION

SUSTAINABILITY ENGINEERING GROUP
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LOCATION
19026 GOLDENWEST STREET
HUNTINGTON BEACH, CA.

DRAWN	JM, SU	07/15/2024
DESIGNED	JM	07/15/2024
CHECKED	SC	08/27/2024
FINAL QC	TM	09/05/2025
PROJ. MGR.	TM,AF	09/05/2025

DATE: 09/05/2025
ISSUED FOR: ENTITLEMENT

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 240405

SHEET TITLE:
PRELIMINARY UTILITY PLAN

PAGE NO.: 32 OF 32
SHEET NO.: **C4.00**

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