

- Path of Travel
- Revision
- Match Line
- Datum
- Room Tag
- North Arrow
- Door Tag
- Window Tag
- Wall Type
- Key Note
- Section
- Detail
- Elevation
- Elevation
- Dimension
- Dimension
- Dimension
- Grid Tag & C
- SYMBOLS

**GENERAL**

A000 Index  
A030 ADA NOTES

**CIVIL**

C1 Survey

**ARCHITECTURAL**

A100 Floor Plan / RCP  
A300 Exterior Elevation  
A310 Interior Elevation  
A320 Interior Elevation  
A330 Interior Elevation

**Legal Description:**

Tract Number: TR 10038  
Map Reference: M B 141-53/54  
Block: None  
Lot Number: 154

Height of Building: 14'-6"(061), 11'-4"(062)  
Lot Size (Approximate): 5028.8 SF  
Assessor Parcel Number: 4211003061, 4211003062  
Parking Space Number: 4  
% sq. ft. added: 1260 SF  
Zoning: C3  
Applicable Codes: 2011 California Building Code (Title 24), which adopts the following model codes: 2011 UBC, 2011 UPC, 2011 UMC and 2011 NEC.

Number of Req Trees: 0  
Type of construction: N/A  
Occupancy: N/A  
Sprinklers: Proposed  
Hillslope: No, No proposed grading

**INDEX**

**INDEX**

**BENCH MARK**

**PROJECT INFORMATION**

**LANDSCAPE CALCULATIONS**

Total Landscaping: 518 SF (10% of Lot Area: 503 SF)

Percent of drought-tolerant landscaping:  
Existing: 0 SF, 0%  
New: 518 SF, 100%

Total landscaping as grass/turf:  
Existing: 0 SF, 0%  
New: 280 SF, 54%

**PROJECT CALCULATIONS**

Proposed/unpermitted garage addition: 1,260 SF  
Proposed/unpermitted hardscape: 1104 SF

Proposed/permitted office: 1,018 SF  
Proposed/permitted hardscape: 1,382 SF

Total proposed impervious surface area: 4,764 SF

**PROJECT CALCULATIONS**

**SCOPE OF WORK**

**ryder design & architecture**  
eric@ryderdesign.com www.ryderdesign.com

LICENSED ARCHITECT  
C-32173  
ERIC O. RYDER  
2015.06.30  
RENEWAL DATE  
STATE OF CALIFORNIA

INDEX / SITE PLAN

DATE	REMARKS
2013/02/9	AS BUILT
2013/11/21	CUP SUBMITTAL
2014/03/20	REVISIONS
2014/08/26	REVISIONS
2015/03/30	REVISIONS

TI @  
5557 S CENTINELA AVE  
LOS ANGELES, CA 90066

DRAWN BY: JT  
JOB NO.: 1318A  
SCALE: varies

SHEET  
**A000**

**General notes**

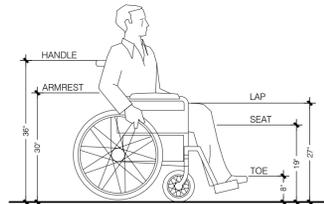
This sheet is typical to all projects, contractor to abide by all applicable sections.

**Site development:**

1. Surface slopes of parking spaces for the physically disabled shall not exceed 1/4-inch per foot in any direction.
2. Pedestrian ways that are accessible to the physically disabled shall be provided from each disabled parking space to related facilities, including curb cuts or ramps as required. This route shall be the most practical direct to building entrances.
3. The surface of each parking space shall have a surface identification duplicating the symbol of accessibility consisting of a white figure on a blue background. At least 3 feet square.



Proportions  
INTERNATIONAL SYMBOL OF ACCESSIBILITY



DIMENSIONS OF ADULT-SIZE WHEELCHAIRS

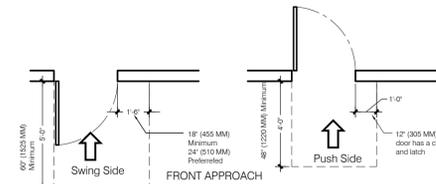
**Curb ramps, walks and sidewalks:**

1. Walks and sidewalks shall have continuous common surface, not interrupted by steps or by abrupt changes in level exceeding 1/2-inch and shall be a minimum of 48-inches in width
2. When the slope in the direction of travel of any walk exceeds 1 vertical to 20 horizontal (5% gradient) it shall comply with the provisions for pedestrian ramps
3. Surface cross slopes shall not exceed 1/4-inch per foot (1 unit in 50). The slope of any appreciably warped walking surface shall not exceed 1 unit vertical in 12 units horizontal (8.33 percent slope) in any direction.
4. Abrupt changes in level along any accessible route shall not exceed 1/2-inch when changes in levels do occur, they shall not be beveled with a slope no greater than 1:2 except that level changes not exceeding 1/4-inch may be vertical
5. When changes in levels greater than 1/2-inch are necessary, they shall comply with the requirements for curb ramps
6. Walks shall be provided with a level area not less than 60-inches x 60-inches at a door or gate that swings toward the walk and not less than 48-inches wide x 44-inches deep at a door or gate that swings away from the walk. Such walks shall extend 24-inches to the side of the strike edge of a door or gate that swings toward the walk.
7. Curb ramps shall be constructed at each corner of street intersections and where a pedestrian way crosses a curb. They shall be a minimum of 4 feet in width and shall lie generally in a single sloped plane with a minimum of surface warping and cross slope.
8. Walks and sidewalk surfaces with a slope less than 6% shall be salted finish, greater than 6% shall be slip-resistant.
9. The slope of curb ramps shall not exceed 1 vertical to 12 horizontal. The slope of the flared or flared sides of curb ramps shall not exceed one vertical to 10 horizontal
10. A level landing 4 feet deep shall be provided at the upper end of each curb ramp over its full width to permit safe egress from the ramp surface. Or the slope of the flared or flared sides of the curb ramp shall not exceed one vertical to 12 horizontal
11. The lower end of each curb ramp shall have a 1/2-inch lip beveled at 45 degrees.
12. The surface of each curb ramp and its flared sides shall be slip-resistant and shall be of contrasting finish from that of the adjacent sidewalk
13. The surface of each curb ramp located in the center of our curb return shall be grooved parallel to the center line of the crosswalks typically in two directions with 1/4-inch x 1/4-inch grooves approximately 1 1/2-inches on center
14. All curb ramps shall have a grooved border 12-inches wide at the level surface of the sidewalk along the top and each side approximately 3/4-inch on center. All curb ramps constructed between the face of the curb and the street shall have a grooved border at the level surface of the sidewalk.
15. Walks, sidewalks, and pedestrian ways shall be free of gratings whenever possible. For gratings located in the surface of any of these areas, grid openings in gratings shall be limited to 1/2, inch in the direction of traffic flow. If gratings have elongated openings, they shall be placed so that the long dimension is perpendicular to the dominant direction of travel.
16. All walks with continuous gradients shall have level areas of at least 5 feet in length at intervals of 400 feet maximum.

1. All new primary entrances to the buildings and facilities shall be made accessible to the physically disabled during all periods of use.
2. All accessible entrances shall be identified with at least one standard sign and with additional directional signs, as required, visible from approaching pedestrian ways.
3. Every required entrance or passage doorway shall be of a size as to permit the installation of a door not less than 3 feet in width and not less than 6 feet-8 inches in height, doors shall be capable of opening at least 90 degrees and shall be so mounted that the clear width of doorway is not less than 32-inches.

**Entrances**

1. All new primary entrances to the buildings and facilities shall be made accessible to the physically disabled during all periods of use.
2. All accessible entrances shall be identified with at least one standard sign and with additional directional signs, as required, visible from approaching pedestrian ways.
3. Every required entrance or passage doorway shall be of a size as to permit the installation of a door not less than 3 feet in width and not less than 6 feet-8 inches in height, doors shall be capable of opening at least 90 degrees and shall be so mounted that the clear width of doorway is not less than 32-inches.
4. Where pair of doors is utilized at least one of the doors shall provide a clear unobstructed opening width of 32-inches with the least positioned at an angle of 90 degrees from its closed position.
5. Latching and locking doors that are hand activated and which are in path of travel shall be operable with a single effort by lever type hardware, panic bars, push-pull activating bars, or other hardware designed to provide passage without requiring the ability to grasp the opening hardware.



6. Hand activated door opening hardware shall be centered between 30-inches and 44-inches above the floor
7. The floor and landing on each side of an entrance or passage door shall be level and clear. The level and clear area shall have a length in the direction of door swing of at least 60-inches and the length opposite the direction of door swing of 48-inches as measured at right angles to the plane of the door in its closed position.
8. The width of the level and clear area on the side to which the door swings shall extend 24-inches past the strike edge of the door for exterior doors and 18-inches past the strike edge for the interior doors.
9. The floor or landing shall be not more than 1/2-inch lower than the threshold of the doorway. Change in level between 1/4-inch and 1/2-inch shall be beveled with a slope no greater than 1:2.
10. The bottom 10-inches of all doors except automatic and sliding doors shall have a smooth uninterrupted surface to allow the door to be opened by a wheelchair footrest without creating a trap or hazardous condition. Where narrow frame doors are used, a 10-inch high smooth panel shall be installed on the push side of the door, which will allow the door to be opened by a wheelchair footrest without creating a trap or hazardous condition.
11. Maximum effort to operate doors shall not exceed 5 lbs. for exterior doors and 5 lbs. for interior doors. Such pull or push effort being applied at right angles to hinged doors and at the center panel of sliding or folding doors. Compensating devices or automatic door operators may be utilized to meet the above standards. When fire doors are required, the maximum effort to operate the door may be increased not to exceed 15 lbs.

**Corridors and aisles**

1. Every corridor shall be as shown on the plans and shall be determined as per section 3303(b), but shall not less than 44 inches in width. If occupant load >10, 36 inch width is permitted.

2. Every portion of every building in which are installed seats, tables, merchandise, equipment or similar materials shall be provided with aisles leading to an exit.

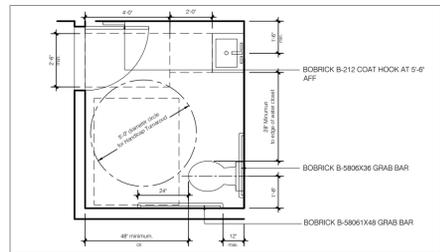
**Accessible doors**

1. Accessible entrances to and exits from a building must be provided, according to ADAAG 4.1.3 (8) and applicable codes.
2. Maneuvering clearances at doors shall be level (1:50 max. Slope) and clear if doors are not automatic or power assisted.
3. Gates must meet accessible requirements for doors.
4. Provide accessible doors or gates adjacent to revolving doors or turnstiles.
5. Double leaf doors shall have at least the active leaf meet all door requirements.
6. All doors in alcoves shall comply with we clearances for front approaches.

**Sanitary facilities**

1. On doorways leading to men's sanitary facilities, an equilateral triangle 1/4 inch thick with edges 12-inches long and a vertex pointing upward shall be provided and on doorways leading to women's sanitary facilities a circle 1/4 inch thick and 12-inches in diameter shall be provided. These geometric symbols shall be centered on the door at a height of 60-inches and their color and contrast shall be distinctly different from the color and contrast of the door. Unisex sanitary facility shall be identified by a circle 1/4" thick, 12" dia. With a 1/4" thick triangle superimposed centered in the 12" dia. circle.
2. A water closet fixture located in a compartment shall provide a 28-inch wide clear space from a fixture or a 32-inch wide clear space from a wall at one side of the water closet and a 48-inch long clear space in front of the water closet if the compartment has an end opening door (facing the water closet). A 60-inch minimum length clear space shall be provided in a compartment with the door located in the side. Grab bars shall not project more than 3-inches into the clear space as specified above.

NOTE: see also Section 1117B.5.7 for additional signage requirements applicable to sanitary facilities.

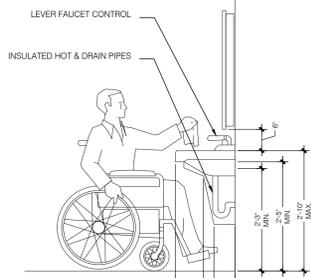


3. Water closet compartments shall be equipped with a door that has an automatic closing device, and shall have a clear unobstructed opening width of 32-inches when located at the end and 34-inches when located at the side with the door positioned at an angle of 90 degrees from its closed position.
4. Except for door opening width and door swings, a clear unobstructed access not less than 44-inches shall be provided to water closet compartments designed for use by the disabled. The space immediately in front of a water closet compartment shall be not less than 48-inches as measured at right angles to the compartment door in its closed position.
5. The height of accessible water closets shall be a minimum of 17 inches and a maximum of 19 inches measured to the top of toilet seat.
6. Toilet flush controls shall be operable with one hand, and shall not require tight grasping, pinching, or twisting of the wrist. Controls for the flush valves shall be mounted on the wide side of the toilet areas, no more than 44-inches above the floor. The force required to activate controls shall be no greater than 5 pounds.
7. Where urinals are provided, at least one shall have a clear space 30-inches wide x 48-inches long in front of the urinal.
8. Where urinals are provided, at least one with a rim projecting a minimum of 17-inches above the floor and 14" from the wall shall be provided.
9. A clear floor space 30-inches wide x 48-inches long shall be provided in front of a lavatory to allow a forward approach. Such clear floor space shall adjoin or overlap an accessible route and shall extend into knee and toe space underneath the lavatory.
10. Lavatories shall be mounted with a clearance of at least 29-inches from the floor to the bottom of the apron with knee clearance under the front lip extending a minimum of 30-inches in width with 8-inches minimum depth at the top. Toe clearance shall be the same with and shall be a minimum of 9-inches high from the floor and a minimum of 17-inches deep from the front of the lavatory.
11. A projection of lavatory bowl into the 8-inch clear space. Thereby reducing the clear height below the lavatory to no less than 27-inches at 8-inches back from the apron, meets the requirement for providing knee clearance.
12. Hot water and drainpipes under lavatories shall be insulated or otherwise covered. There shall be no sharp or abrasive surfaces under lavatories.
13. Faucet controls and operating mechanisms shall be operable with one hand and shall not require tight grasping, pinching or twisting of the wrist. The force required to activate controls shall be no greater than 5 lbs. Lever-operated; push-type and electronically controlled mechanisms are examples of acceptable design. Self-closing valves are allowed if the faucet remains open for at least 10 seconds.

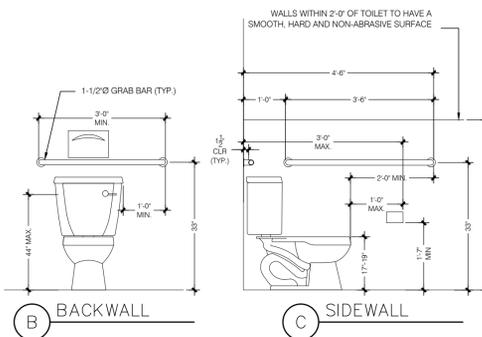
14. Mirrors shall be mounted with the bottom edge not more than 40-inches from the floor.
15. Locate towel, sanitary napkin, waste receptacles and any other dispensers with all operable parts not more than 40-inches from the floor.
16. Locate toilet tissue dispensers on the wall within 12-inches of the front edge of the toilet seat.
17. All toilet room accessories shall be mounted in compliance with all ADAAG, section 4 and California title 24 disabled access requirements.
18. Toilet rooms shall be equipped with a mechanical ventilation system providing a minimum of four (4) air changes per hour and to comply with respective codes.

**Grab bars**

1. Grab bars, fasteners and mounting devices shall be designed for 250 lbs. per linear feet load.
2. Grab bars shall be located on each side, or one side and the back of the physically disabled toilet stall or compartment and shall be securely attached 33-inches above and parallel to the floor.



MINIMUM CLEARANCES



MINIMUM REQUIREMENTS FOR ACCESSIBLE SANITARY FACILITIES

3. Grab bars at the side shall be at least 42-inches long with the front end positioned 24-inches in front of the water closet stool, and grab bars at the back shall be not less than 36-inches long.
4. The diameter or width of the gripping surfaces of a grab bar shall be 1-1/4 inches to 1-1/2 inches or the shape shall provide an equivalent gripping surface.
5. If the grab bar is mounted adjacent to a wall, the space between the wall and the grab bar shall be 1-1/2 inches.
6. A grab bar and any wall or other surface adjacent shall be free of any sharp or abrasive elements.
7. Grab bars shall not rotate within their fittings.
8. Edges shall have minimum radius of 1/8-inch.
9. Where lockers are provided, at least one and not less than one percent of all lockers shall be made accessible to the physically disabled. A path of travel not less than 36-inches in clear width shall be provided to these lockers and a clear space for a circle with diameter of 60-inches.

**Telephones**

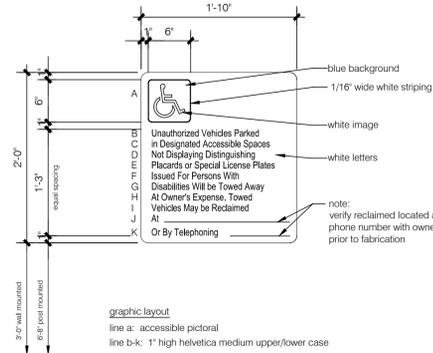
1. If public telephones are provided, they shall comply with disabled access requirements.
2. Provide 30" x 48" clear space at telephone. The clear space may include knee space under the telephone.
3. The highest operable part of we telephone shall be within 48-inches of the floor if forward approached and 54-inches if side approached.
4. Side approach telephones require that the enclosure overhang be no more than 19-inches and be at least 27-inches from the floor.
5. The cord from the telephone to the handset shall be at least 29-inches long.
6. Telephones shall be equipped with a receiver that generates a magnetic field in the area of the receiver cap.
7. Telephones shall have push-button controls where service for such equipment is available.

**ALTERATIONS TO EXISTING BUILDINGS AND FACILITIES**

1. If the cost of alterations, structural repairs or additions does not exceed the threshold valuations of \$ See Note and the cost of providing all the accessible features mentioned in item 1 above exceeds 20% of the total cost without these features, an "unreasonable hardship" exists. In choosing which accessible elements to provide, priority should be given to those elements that will provide the greatest access in the following order: a. An accessible entrance; b. An accessible route to the altered area; c. At least one accessible restroom for each sex; d. Accessible telephones; e. Accessible drinking fountains; and f. When possible, additional accessible elements such as parking, storage and ramps. NOTE: Threshold Valuation: \$132, 536.28

**Additional requirements**

1. The center of receptacle outlets shall be not less than 15-inches above the floor or working platforms.
2. The center of the grip of the operating handle of switches intended to be used by the occupant of the room or area to control lighting and receptacle outlets, appliances, or cooling, heating and ventilating equipment, shall be not less than 3 feet nor more than 4 feet above the floor or working platform.
3. The international symbol of accessibility shall be the standard used to identify facilities that are accessible to and usable by physically disabled persons. The symbol specified above shall consist of a white figure on a blue background. The blue shall be equal to color no. 15090 in federal standard 959A.
4. BOBRICK accessories are the reference standard for quality, Performance, and workmanship to be used as minimum requirement for equal products submitted by the general contractor.



5. Each parking space reserved for persons with physical disabilities shall be identified by a reletterized sign permanently posted immediately adjacent to and visible from each stall or space consisting of a profile view of a wheelchair with occupant in white on dark blue background. The sign shall not be smaller than 70 square inches in area and when in path of travel. Shall be posted at a minimum of 80-inches from the bottom of the sign to the parking space finished grade. An additional sign shall also be posted at entrance to off-street parking facility or immediately adjacent to and visible from each stall or space. The sign shall not be less than 17-inches by 22-inches in size with lettering not less than 1-inch in height, which clearly states: "Unauthorized vehicles parked in designated accessible spaces not displaying distinguishing placards or license plates issued for persons with disabilities may be towed away at owner's expense. Towed vehicles may be reclaimed at ..... or by telephoning ....."

6. At kitchen: sinks, faucet controls and operating mechanisms shall be operable with one hand and shall not require tight grasping, pinching or twisting of the wrist. The force required to activate controls shall be no greater than 5 lbs. Lever-operated, push-type and electronically controlled mechanisms are examples of acceptable design. Self-closing valves are allowed if the faucet remains on for at least 10 seconds.

**Accessible parking**

1. When more than one route of travel is provided, all routes shall be accessible.
2. Accessible parking spaces serving a particular building shall be located on the shortest accessible route of travel from adjacent parking to an accessible entrance (as near as practical to an accessible entrance).
3. Where single accessible parking spaces are provided, they shall be 14 wide and outlined to provide a 9 parking area and a 5' loading and unloading access aisle on the passenger side of the vehicle. When more than one accessible parking space is provided, in lieu of providing a 14 wide space, 2 spaces can be provided within a 23 wide area limit to provide a 9 parking area on each side of a 5' loading and unloading access aisle in the center.
4. One in every eight accessible spaces, but not less than one, shall be served by an access aisle 96" wide placed on the side opposite the driver's side when the vehicle is going forward into the parking space and shall be designated "van accessible".
5. Minimum length of a parking space shall be 16'.
6. Accessible parking spaces shall be so that persons with disabilities are not compelled to wheel or walk behind parked cars other than their own.
7. In each parking area, a bumper or curb shall be provided and located to prevent encroachment of cars over the required width of walkways.
8. Signs to identify accessible parking spaces may also be centered on a wall at the interior end on the parking space at a min. height of 36" from the parking space finish grade.
9. Van accessible parking spaces shall have an additional sign stating "Van Accessible" mounted below the symbol of accessibility.
10. An additional sign or additional language below the symbol of accessibility shall state "Minimum Fine \$250."
11. All entrances to and vertical clearances within parking structures shall comply with Section 1129B.3, Item 5 where required for accessibility to accessible parking spaces.
12. When direct access is provided for pedestrians from a parking garage to a building, each direct entrance from the garage to the building must be accessible

**Floors and levels**

1. Recessed door mats shall be adequately anchored to prevent interference with wheelchair traffic.
2. In building and facilities, floors of a given story shall be a common level throughout, or shall be connected by pedestrian ramps, passenger elevators, or special lifts.
3. Ground and floor surfaces along accessible routes and in accessible rooms and spaces, including floors, walks, ramps, stairs, and curb ramps, shall be stable, firm, and slip resistant.
4. If carpet or tile is used on a ground or floor surface, it shall be securely attached; have a firm cushion, pad or backing or no cushion or pad; have a level loop, textured loop, level cut or pile. The max. height shall be 1/2". Exposed edges of carpet shall be fastened to floor surfaces and have trim along the entire length of the exposed edge. Carpet edge shall comply with Section 1124B.2.
5. Toilet room floors shall have a smooth, hard, non-absorbent surface such as Portland cement, concrete, ceramic tile, or other approved material which extends upward onto the walls at least 5'. Walls within water closet compartments and walls within 24" of the front and sides of urinals shall be similarly finished to a height of 48" and, except for structural elements, the materials used is such walls shall be a type which is not adversely affected by moisture.

**Control and operating mechanisms**

1. Control and operating mechanisms required to be accessible by Section 101.4.11 shall comply with the requirements of Section 1117B.6.
2. Clear floor space complying with Section 1118B.4 that allows a forward or parallel approach by a person using a wheelchair shall be provided at controls, dispensers, receptacles, and other operable equipment.
3. The highest and lowest operable part of the controls, dispensers, receptacles, and other operable equipment shall be placed within 48" of the floor but not lower than 15" if forward approach and 54" but not lower than 9" if side approach. Electrical and communication system receptacles on walls shall be mounted no less than 15" above the floor.

**Space allowance & reach ranges**

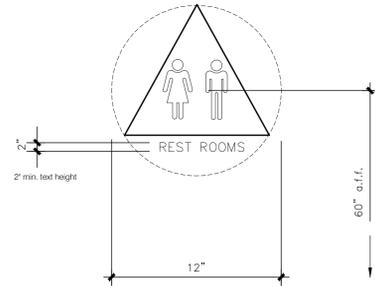
1. The space required for a wheelchair to make a 180° turn is a clear space of 60" diameter or a T-shaped space.
- Employee work areas & work stations
  1. Employee areas shall conform to all requirements of the Office of State Architects/Access Compliance Section in the California Building Code, Plumbing Code, and Electrical Code, and shall also comply with the accessibility requirements of Chapter 11B
  2. Specific workstations need only comply with aisle width and floors and levels, and entryways shall be 32 inches in clear width. Aisles shall not be less than 36 inches if serving only one side, and not less than 44 inches wide if serving both sides. (1123B.2, 1133B.6.2)
  3. Employee work areas shall have a minimum of 36 inches clear width access. (1105B.3.2.3, 1105B.3.3.2)

**Fixed or built-in seating, tables & counters**

1. Where fixed or built-in seating, tables, or counters are provided for the public, and in general employee areas, 5% but never less than 1 must be accessible, as required in Section 1122B.
2. If seating spaces for people in wheelchairs are provided at fixed tables or counters, clear floor space complying with Section 1118B.4 shall be provided. Such clear floor space shall not overlap knee space by more than 19".
3. If seating for people in wheelchair is provided at fixed tables or counters, knee spaces at least 27" high 30" wide, and 19" deep shall be provided.
4. The tops of tables and counters shall be 28" to 34" from the finished surface
5. Where a single counter contains more than one transaction station, such as a bank counter with multiple teller windows or a retail sales counter with multiple cash register stations, at least 5 percent, but never less than one of each type of station shall be located at a section of counter that is at least 36 inches long and no more than 28 to 34 inches high.

**Signs and Identification**

1. When permanent identification is provided for rooms and spaces of a building or site, raised letters shall be provided and shall be accompanied by Braille in conformance with Section 1117b.5.2 through 1117b.5.7. Signs shall be installed on the wall adjacent to the latch outside the door. Where there is no wall space available, signs shall be placed on the nearest adjacent wall, preferably to the right. Mounting height shall be 60" above finish floor to the centerline of the sign. Mounting location shall be determined so that a person may approach within 3' of signage without encountering protruding objects or standing within the swing of a door



2. When signs direct to or give information about permanent rooms and functional spaces of a building or site, they shall comply with Sections 1117B.5.2, 1117B.5.3, and 1117B.5.4. For other means of egress signs and identification see Chapter 10, Sections 1011.3,1022.8,1008.1.9.7,1007.9,1007.10,1007.11 and 1007.4.

3. When raised characters or when pictogram symbols are used, they shall conform to the following:
  - a) Characters on signs shall be raised 1/32-inch minimum and shall be sans-serif uppercase characters accompanied by contracted (Grade 2) Braille complying with section 1117B.5.6. b) Raised characters or symbols shall be a minimum of 5/8 inch high and a maximum of 2 inches high. c) Pictorial symbol signs (pictograms) shall be accompanied by the verbal description placed directly below the pictogram. The outside dimension of the pictogram field shall be a minimum of 6 inches in height.
  - 4) Characters and Braille shall be in a horizontal format. Braille should be placed a minimum of 3/8 inch and a maximum of 1/2-inch directly below the tactile characters; flush left or centered. When tactile sign is multi-lined, all Braille shall be placed together below all lines of tactile text.
  3. Characters on signs shall have a width-to-height ratio of between 3:5 and 1:1 and a stroke width-to-height ratio between 1:5 and 1:10. Characters, symbols and their background shall have a non-glare finish. Characters and symbols shall contrast with their background, either light characters on a dark background or dark characters on a light background. Characters and numbers on signs required to be accessible by Section 1117B.5.1 Items 2 and 3 shall be sized according to the Table in Section 1117B.5.4. Contracted (Grade 2) Braille shall be used wherever Braille is required in other portions of these Standards. Dots shall be 1/10 inch on centers in each cell with 2/10-inch space between cells. Dots shall be raised a minimum of 1/40 inch above the background.

**Electrical**

1. The center of fire alarm initiating devices (boxes) shall be located 48" above the floor.
2. The highest operable part of all controls, dispensers, receptacles and other operable equipment shall be installed at an accessible location meeting the clearances and reach range requirements of Sections 1118B.5 and 1118B.6.
3. Controls and switches intended to be used by the occupant of the room or area to control lighting and receptacle outlets, appliances, or cooling, heating, and ventilating equipment, shall be located no more than 48 inches measured from the top of the outlet box nor less than 15 inches measured from the bottom of the outlet box to the level of the finish floor or working platform.
4. Electrical receptacle outlets on branch circuits of 30 amperes or less and communication system receptacles shall be located no more than 48 inches measured from the top of the receptacle outlet box or receptacle housing nor less than 15 inches measured from the bottom of the receptacle outlet box or receptacle housing to the level of the finish floor or working platform.

**Multiple Accommodation Sanitary Facilities**

1. When standard compartment doors are used, with a minimum 9" clearance for footrests underneath and a self-closing device, clearance at the strike edge, as specified in Section 1133B.2.4.3, is not required.

**Hearing Impaired**

1. Approved notification appliances for the hearing and visually impaired shall be installed in accordance with the provisions of NFPA 72 in the following areas: a) Restrooms b) Corridors c) Music practice rooms d) Band rooms e) Gymnasiums f) Multipurpose rooms g) Occupational shops h) Occupied rooms where ambient noise impairs hearing of the fire alarm i) Lobbies j) Meeting rooms k) Any other area for common use

**Path of Travel**

1. Accessible Route of Travel is defined as "a continuous unobstructed path connecting all accessible elements and spaces in an accessible building or facility that can be negotiated by a person with a disability using a wheelchair and that is also safe for and usable by persons with other disabilities, and that is consistent with the definition of "Path of travel".
2. The accessible route of travel shall be the most practical direct route between accessible building entrances, accessible site facilities, and the accessible entrance to the site. If access is provided for pedestrians from a pedestrian tunnel or elevated walkway, entrances to the building from each tunnel or walkway must be accessible.

3. When a building or portion of a building is required to be accessible or adaptable, an accessible route of travel complying with Sections 1102B, 1114B, 1124B, 1133B.3, 1133B.5, 1133B.7, and 1133B.8.6 shall be provided to all portions of the building, to accessible building entrances, and between the building and the public way. All walks, halls, corridors, aisles, skywalks, tunnels and other spaces that are part of an accessible route shall comply with the applicable provisions of the code.

4. At least one accessible route shall connect the following: (1114B.1.2)
  - a) Accessible buildings, facilities, elements, and spaces that are on the same site.
  - b) Accessible building or facility entrances with all accessible spaces and elements and with all accessible dwelling units within the building or facility.
  - c) The accessible route shall, to the max. extent feasible coincide with the route for the general public.
  - d) Accessible entrance of each accessible dwelling unit with those exterior and interior spaces and facilities that serve the accessible dwelling unit.

5. Where more than one route of travel is provided, all routes shall be accessible. Unless otherwise indicated, the minimum clear width of an accessible route shall not be less than 36 inches except at doors complying with Section 1133B.2 or obstructions complying with Figure 11 B-1 O. If a person in a wheelchair must make a turn around an obstruction the minimum clear width of the accessible route shall be as shown in Figure 11 B-5E(a) and (b).

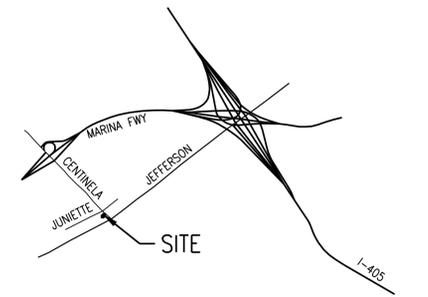
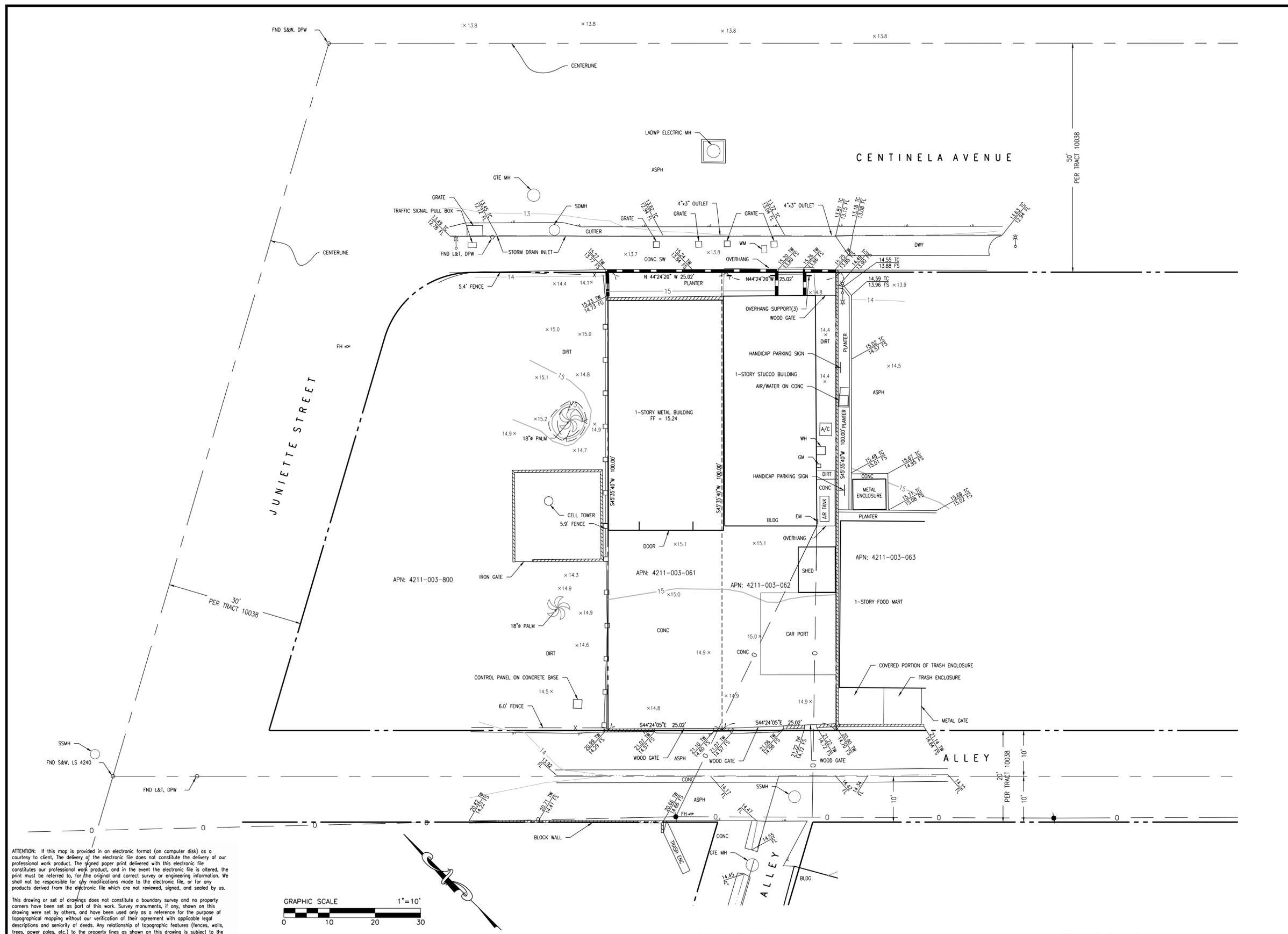


**ADA NOTES**

REMARKS	DATE
AS BUILT	20131029
CUP SUBMITTAL	20131121

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JOB NO.:	1318A
SCALE:	N.T.S.



VICINITY MAP  
SCALE: 1" = 2000'

**MAPPING:** THE EXISTING TOPOGRAPHIC MAPPING WAS COMPILED FROM FIELD SURVEY DATA COLLECTED IN OCTOBER, 2012 AND IN JUNE, 2013.

THE BOUNDARY DATA SHOWN IS BASED ON PWFBOOK 1016 PAGES 938, 939, 940, 953, AND 954 AND TRACT 10038 RECORDED IN BOOK 141, PAGES 53 AND 54.

**SITE ADDRESS:** CENTINELA AVENUE.

**PARCEL AREA:** 5000 SF, CONSISTING OF APN 4211-003-061 AND APN 4211-003-062 BEING LOT 154 OF TRACT 10038. BASED ON THE PWFBOOK AND TRACT MAP DESCRIBED ABOVE.

**UTILITY NOTE:** UNDERGROUND UTILITIES (IF ANY) ARE NOT SHOWN ON THIS DRAWING.

**PRELIMINARY REPORT:** ORDER NO. 367534 DATED OCTOBER 28, 1998 BY FIDELITY NATIONAL TITLE COMPANY. THIS PRELIMINARY TITLE REPORT INCLUDES MORE PARCELS THAN ARE PART OF THIS SURVEY. THE TITLE REPORT COVERS APN'S: 4211-003-058, 060, 061 & 062.

**EXISTING EASEMENTS:** EXISTING EASEMENTS (IF ANY) ARE NOT SHOWN.

**LEGEND**

A/C	AIR CONDITIONING UNIT
ASPH	ASPHALT (CONCRETE)
CONC	CONCRETE
DWY	DRIVEWAY
EM	ELECTRICAL METER
FF	FINISH FLOOR
FG	FINISH GRADE
FL	FLOW LINE
FS	FINISH SURFACE
GM	GAS METER
MH	MANHOLE
SDMH	STORM DRAIN MANHOLE
SSMH	SANITARY SEWER MANHOLE
SW	SIDEWALK
TC	TOP OF CURB
TW	TOP OF WALL
WH	WATER HEATER
WM	WATER METER
---	BOUNDARY LINE
- - -	CENTER LINE
- - -	FLOW LINE
- - -	OVERHEAD WIRES
- - -	EXISTING CHAIN LINK FENCE
- - -	EXISTING WOOD FENCE
- - -	RETAINING WALL (BRICK)
- - -	SITE WALL (CONCRETE U.N.O.)
- - -	EXISTING CONTOUR
15	EXISTING SPOT ELEVATION
14.2	EXISTING SPOT ELEVATION
●	POWER POLE
○	FOUND MONUMENT
○	EDGE OF PAVEMENT
○	LIGHT POLE
○	FIRE HYDRANT

ATTENTION: If this map is provided in an electronic format (on computer disk) as a courtesy to client, the delivery of the electronic file does not constitute the delivery of our professional work product. The signed paper print delivered with this electronic file constitutes our professional work product, and in the event the electronic file is altered, the print must be referred to, for the original and correct survey or engineering information. We shall not be responsible for any modifications made to the electronic file, or for any products derived from the electronic file which are not reviewed, signed, and sealed by us.

This drawing or set of drawings does not constitute a boundary survey and no property corners have been set as part of this work. Survey monuments, if any, shown on this drawing were set by others, and have been used only as a reference for the purpose of topographical mapping without our verification of their agreement with applicable legal descriptions and seniority of deeds. Any relationship of topographic features (fences, walls, trees, power poles, etc.) to the property lines shown on this drawing is subject to the adjustments that a boundary survey may require.



BOUNDARY BY:

TOPOGRAPHY BY:

**LEGAL DESCRIPTION:**  
LOT 154 OF TRACT 10038, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 141 PAGES 53 AND 54 OF MAPS.

**BENCH MARK:**  
BM 17-06270, WIRE SPK E CURB CENTINELA AVE - 0.3FT S OF BC RET S OF LUCILE ST. ELEVATION = 15.144, YEAR OF ADJUSTMENT: 1985, DATUM: NGVD 1929.

**ADV ENG & CON**  
AN SBE/WBE COMPANY

**ADVANCED ENGINEERING & CONSULTING**  
9040 INDEPENDENCE AVENUE  
CANOGA PARK, CA 91304  
(818) 885-5000 (818) 885-5900 [FAX]

CIVIL ENGINEERING LAND SURVEYING PLANNING GIS

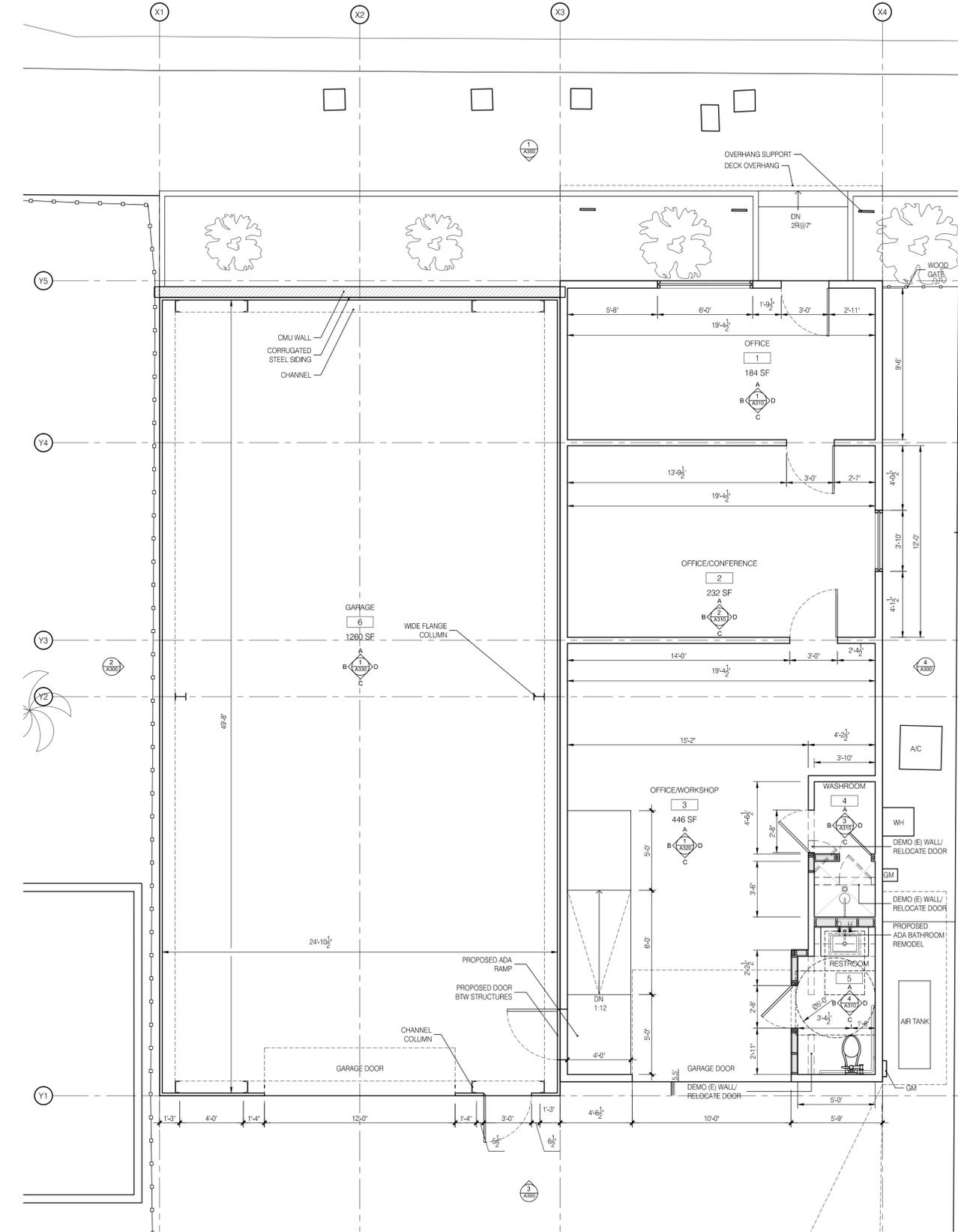
**Pickserv, Inc.**  
14903 NARCISUS CREST AVENUE  
SANTA CLARITA, CALIFORNIA 91387  
PH: 661-252-1300 FX: 661-252-1515  
WEBSITE: WWW.PICKSERV.COM

SHANNON L. PICKETT RCE 63927, PLS 7956 DATE

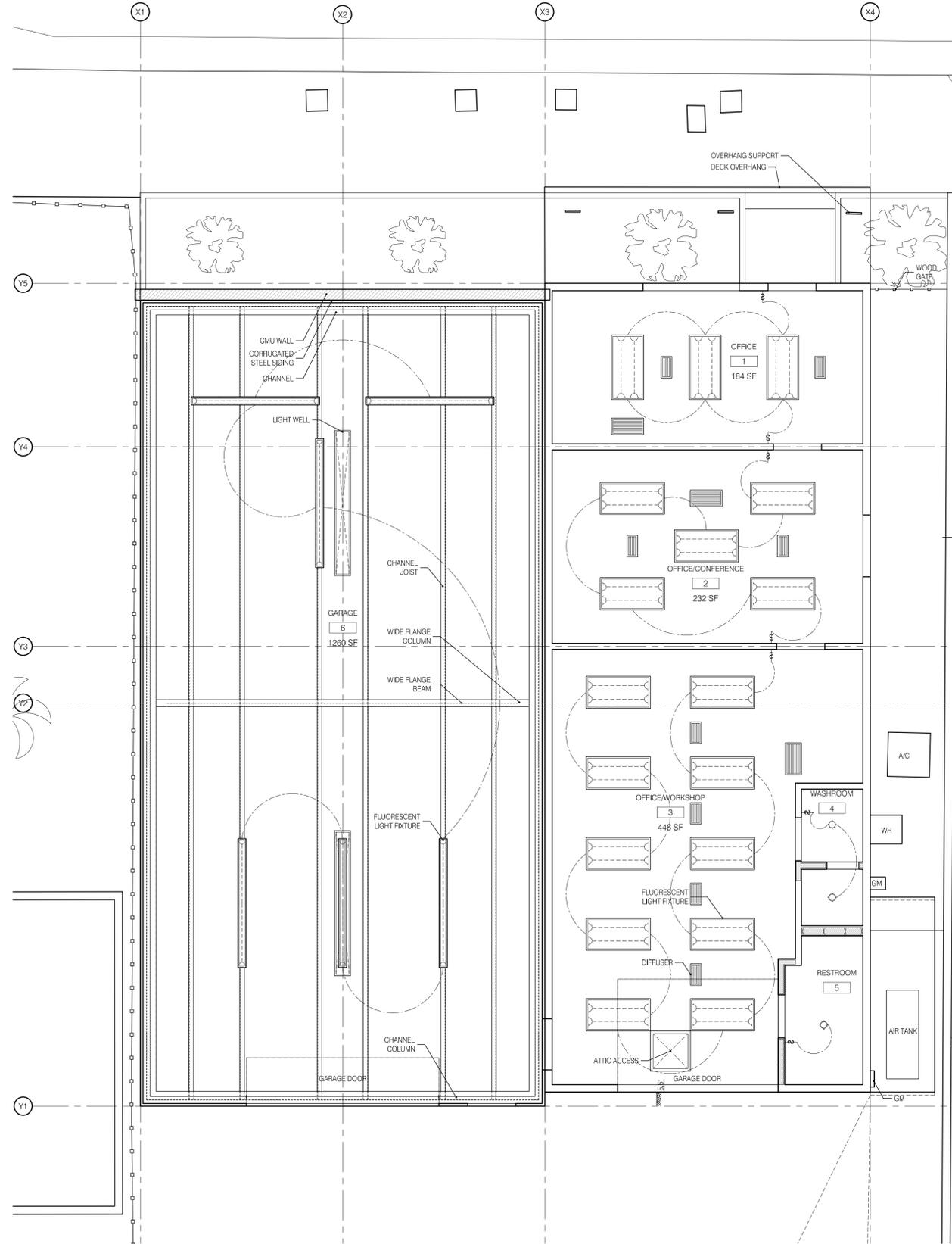
CITY OF LOS ANGELES  
TOPOGRAPHIC SURVEY  
CENTINELA AVENUE

DRAWN BY / DATE: JLB JUN 2013  
CHECKED BY / DATE: SLP JUN 2013

SHEET 1 OF 1



1 GROUND FLOOR PLAN



2 REFLECTED CEILING PLAN

RYDER design 1318A 5557 S CENTINELA AVE 24" X 36"

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LOS ANGELES, CA 90066

**FLOOR PLAN / R.C.P.**

REMARKS  
AS BUILT  
CUP SUBMITTAL  
DATE  
2013/02/29  
2013/11/21

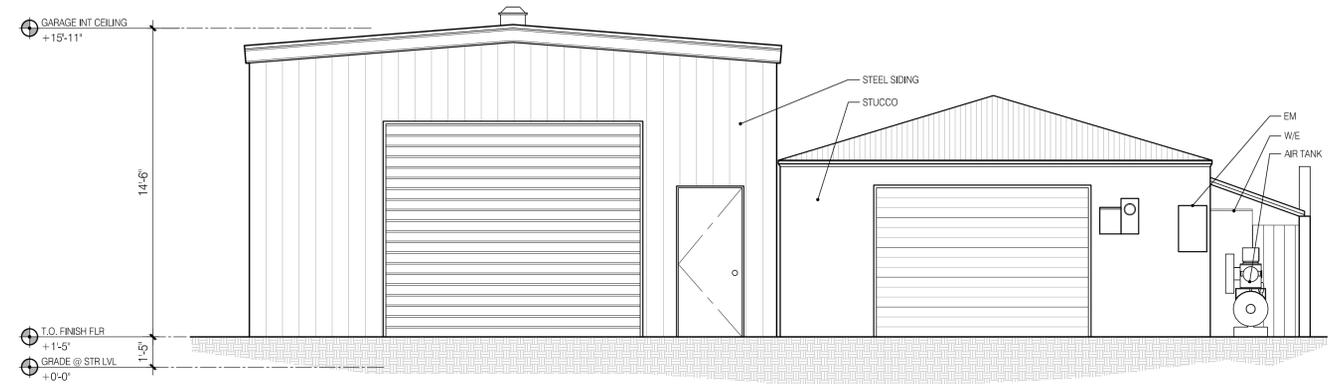
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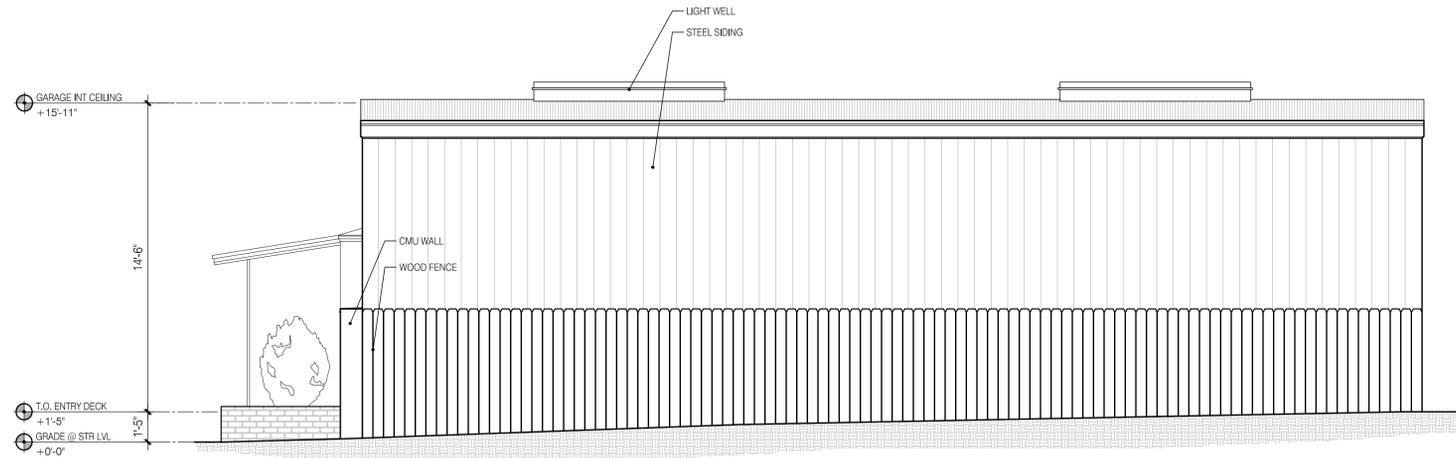
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**A100**



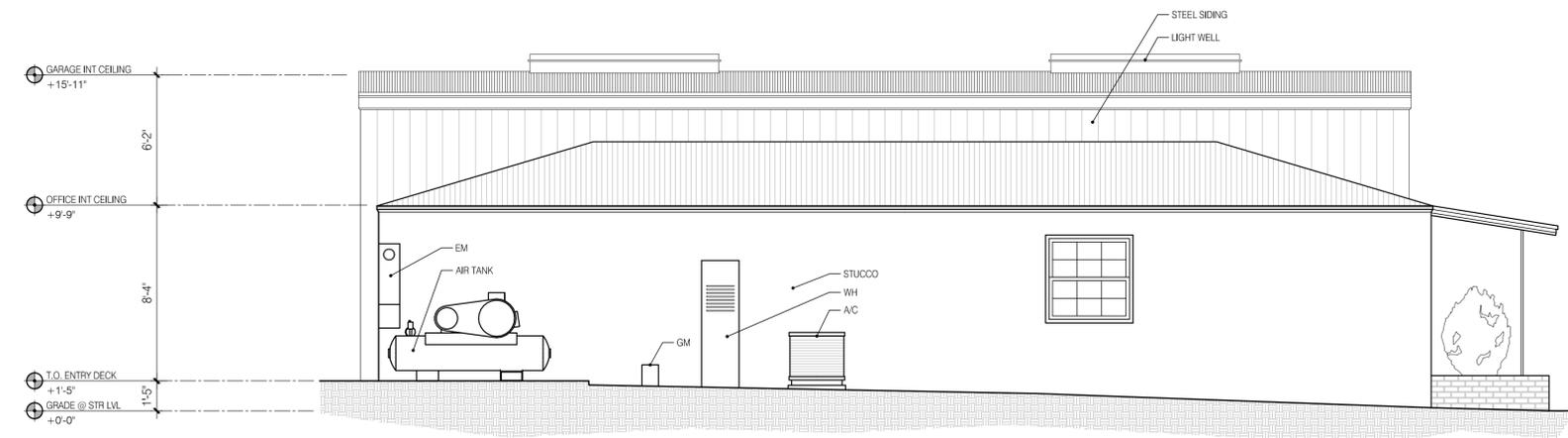
A BUILDING ELEVATION



C BUILDING ELEVATION



B BUILDING ELEVATION



D BUILDING ELEVATION

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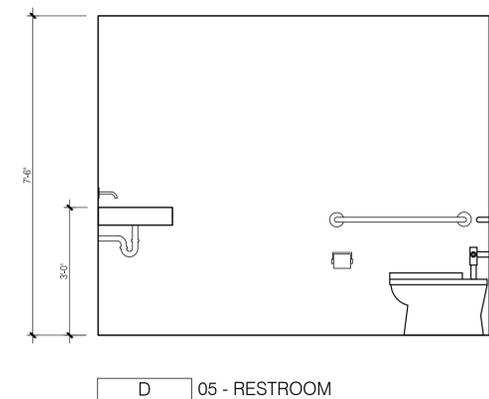
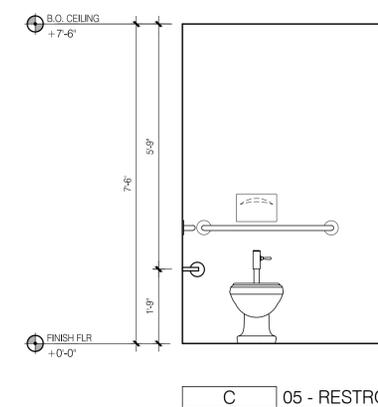
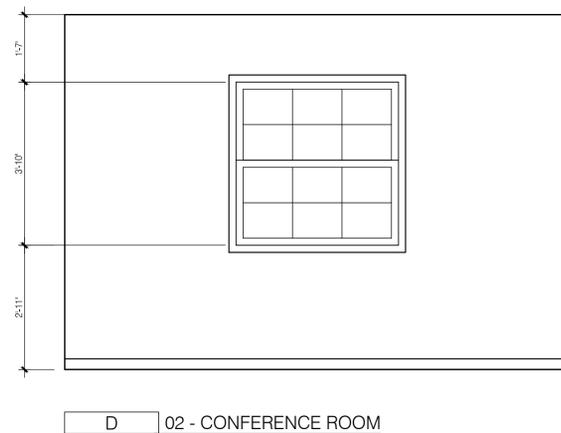
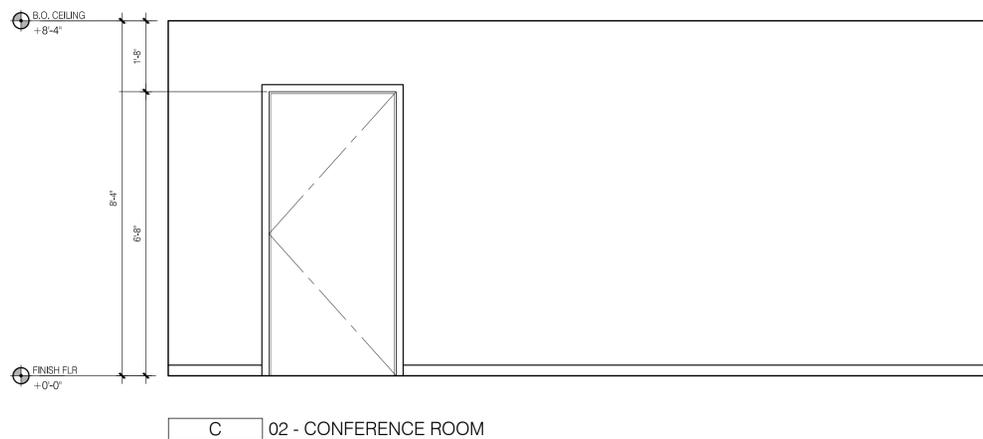
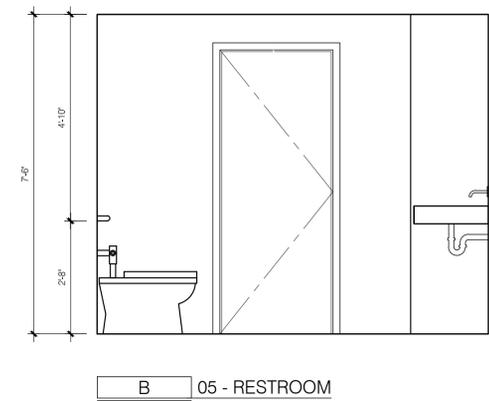
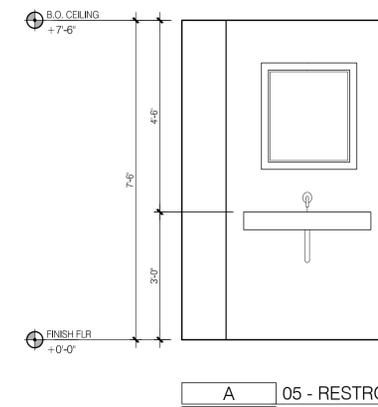
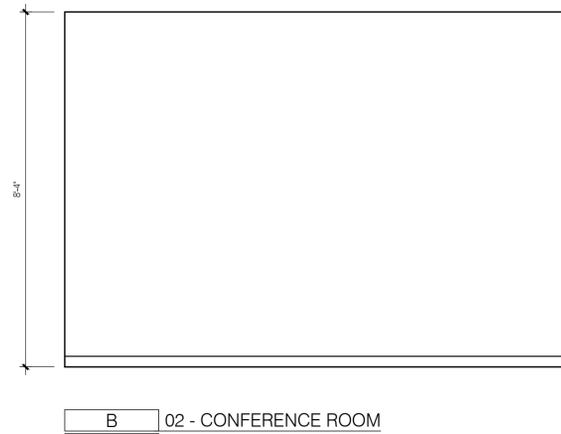
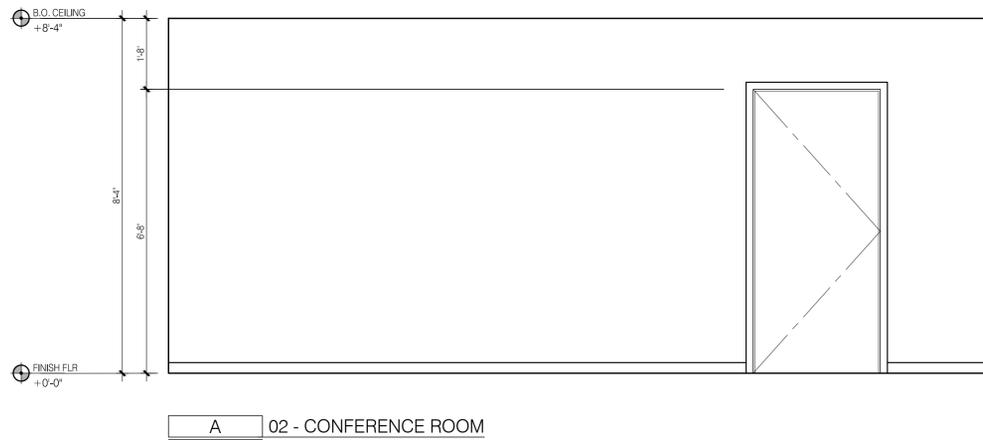
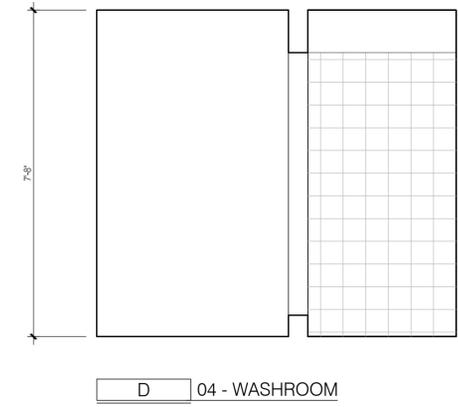
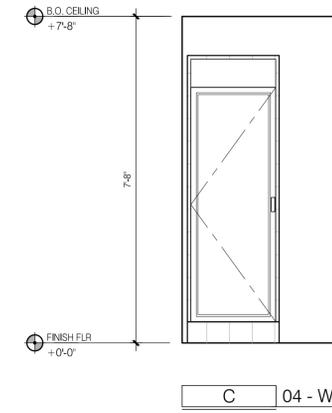
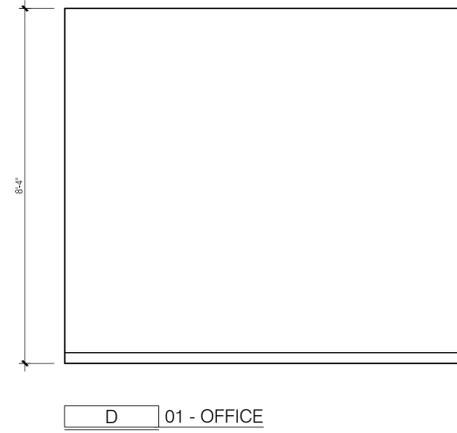
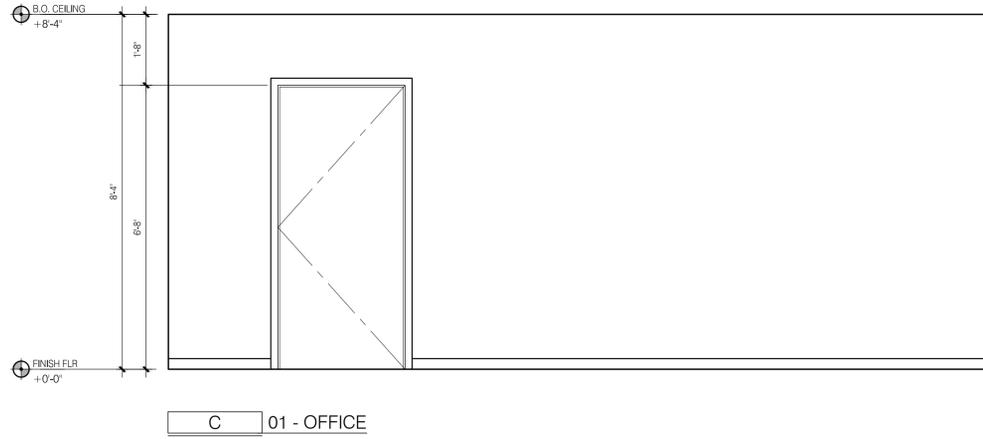
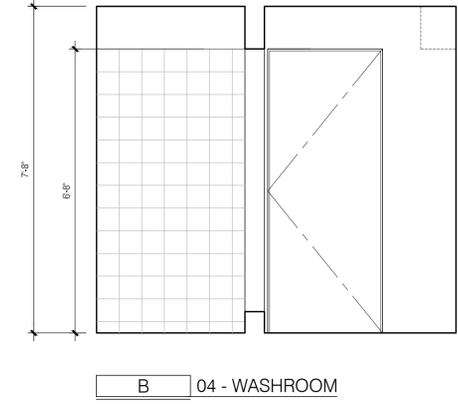
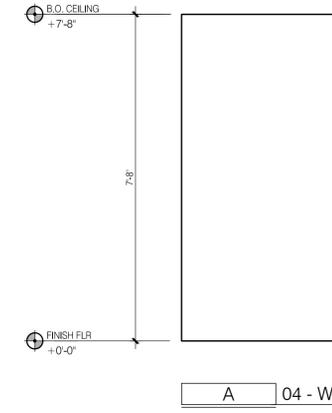
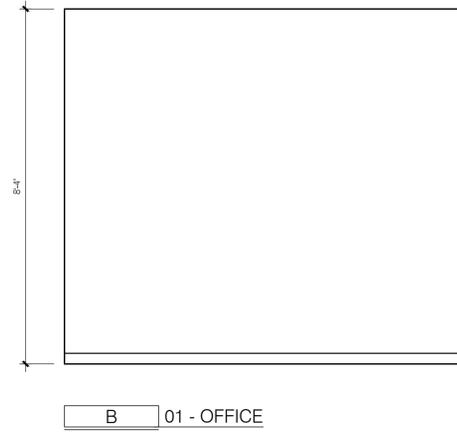
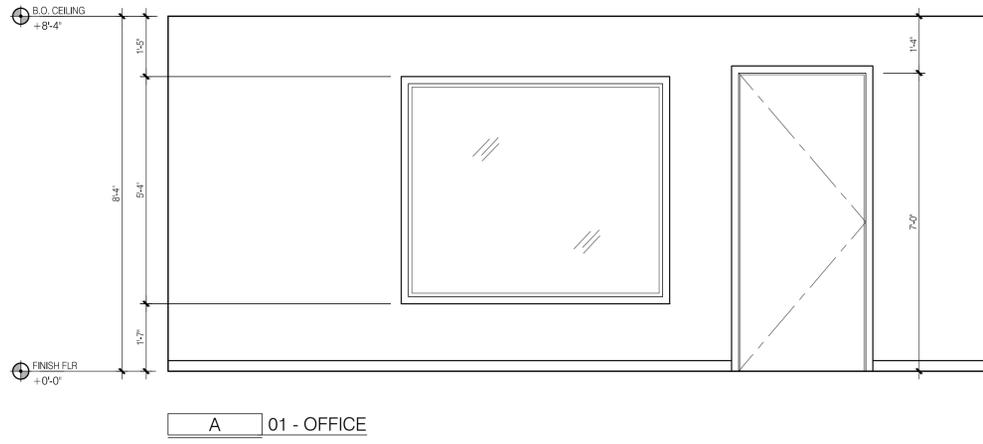
TI @  
 5557 S CENTINELA AVE  
 LOS ANGELES, CA 90066

**EXTERIOR ELEVATION**  
 REMARKS AS BUILT CUP SUBMITTAL  
 DATE 2013/02/29 2013/11/21

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SCALE:	1/4" = 1'

SHEET  
**A300**



RYDER design 1318A 5557 S CENTINELA AVE 24" X 36"

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**INTERIOR ELEVATION**

REMARKS  
AS BUILT  
CUP SUBMITTAL

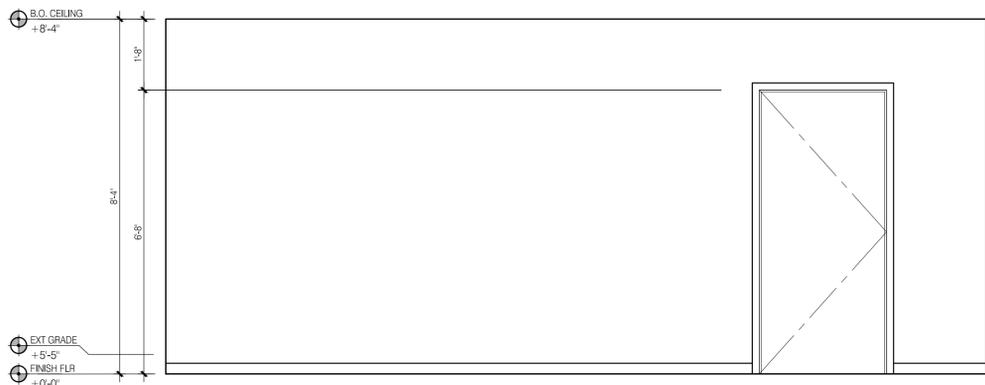
DATE  
20131029  
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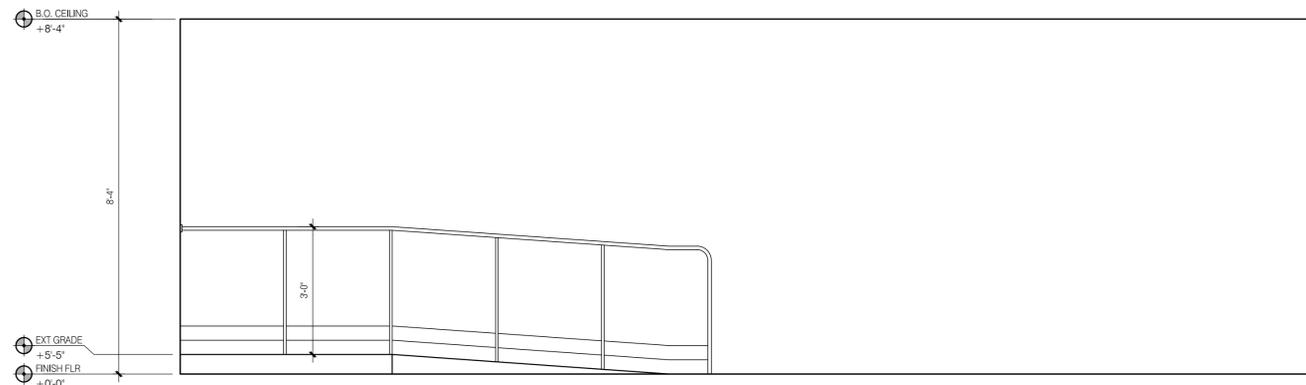
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JOB NO.:	1318A
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SHEET

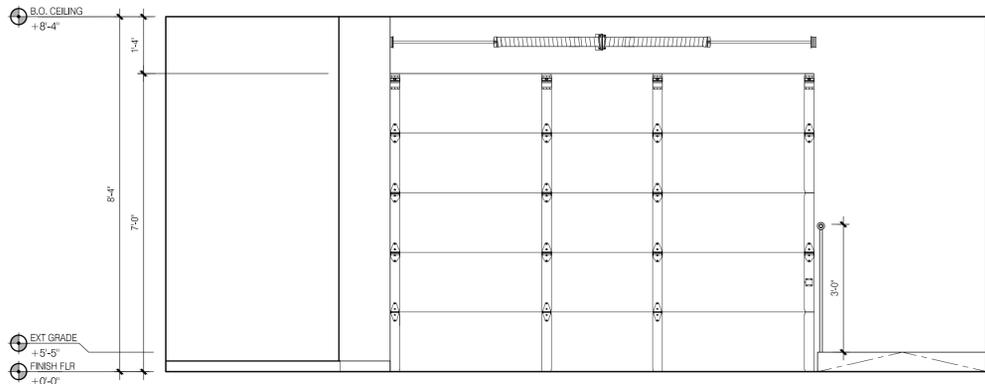
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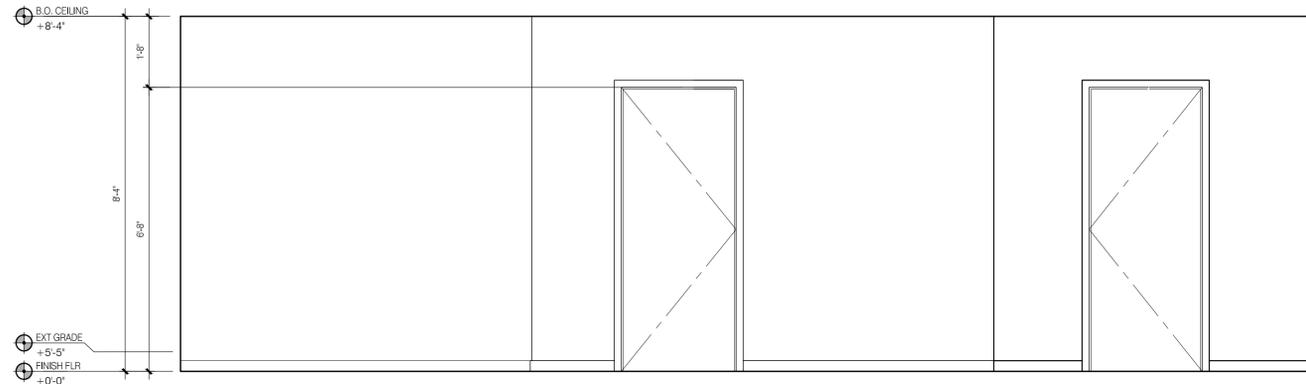
A 03 - OFFICE/WORKSHOP



B 03 - OFFICE/WORKSHOP

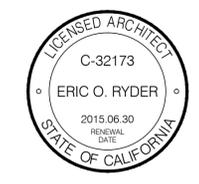


C 03 - OFFICE/WORKSHOP



D 03 - OFFICE/WORKSHOP

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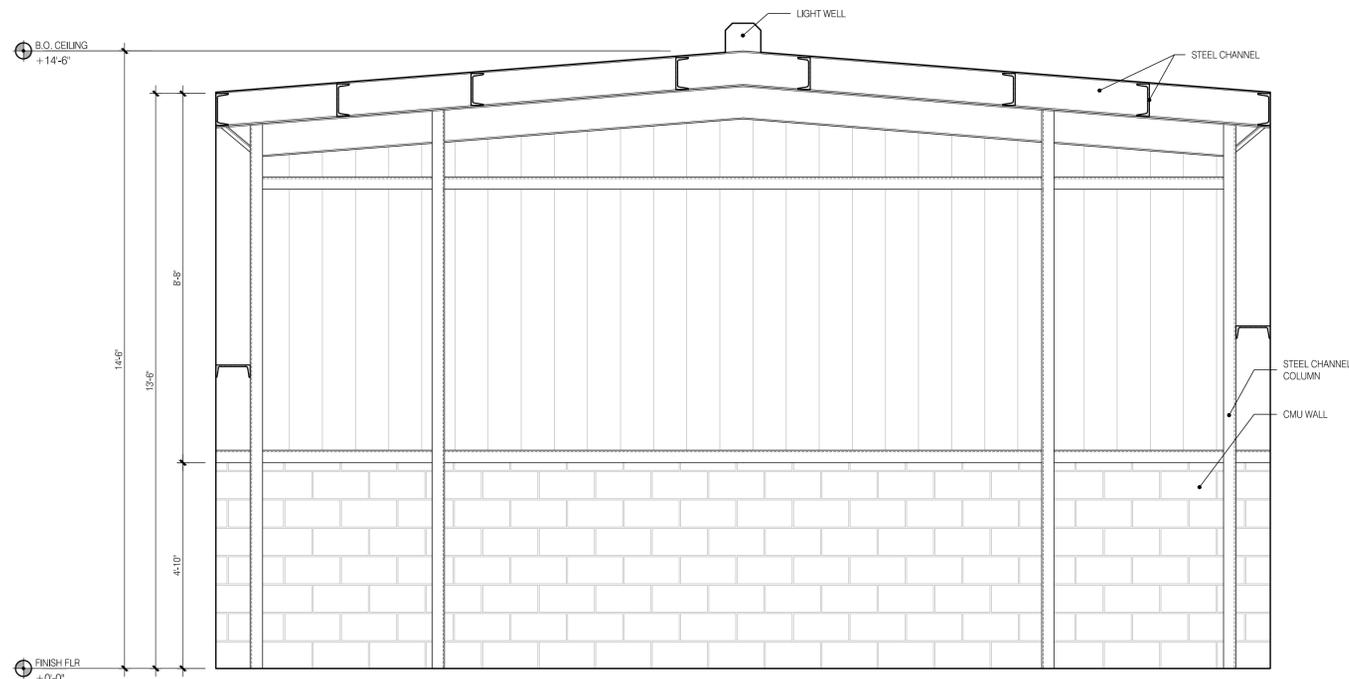
TI @  
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 LOS ANGELES, CA 90066

**INTERIOR ELEVATION**  
 REMARKS  
 AS BUILT  
 CUP SUBMITTAL  
 DATE  
 20131029  
 20131121

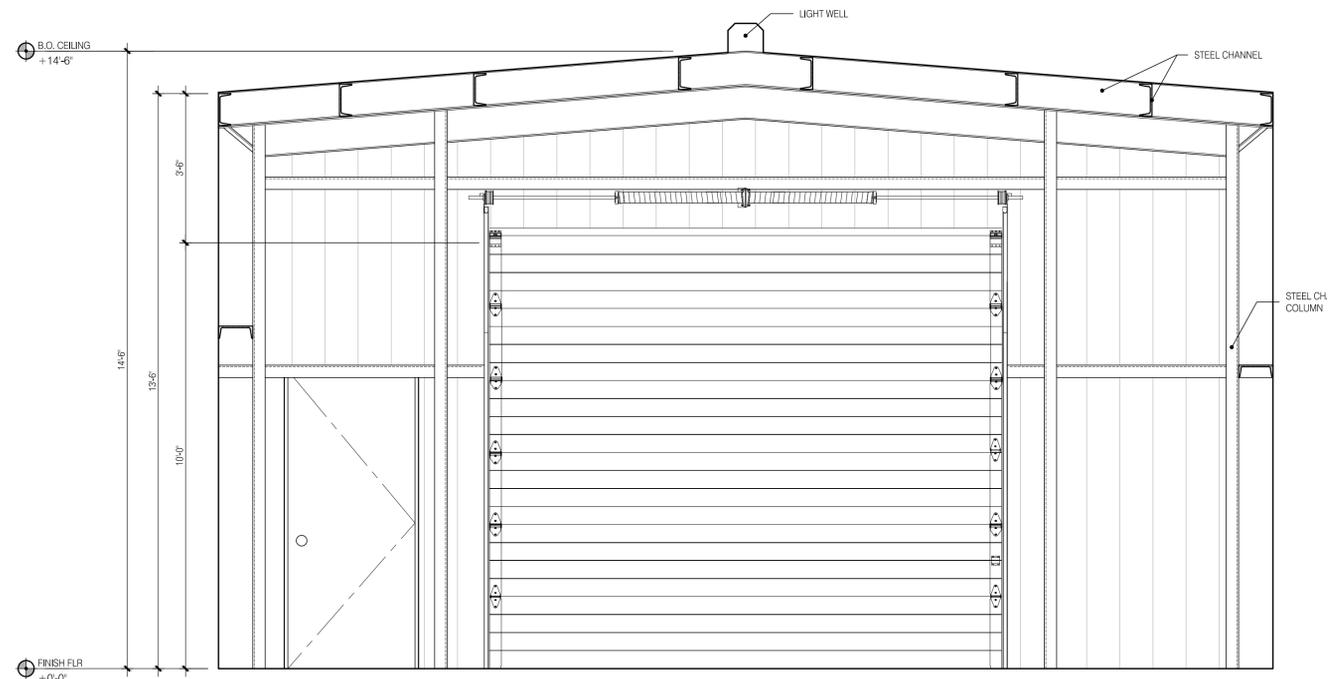
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SCALE:	1/2" = 1'

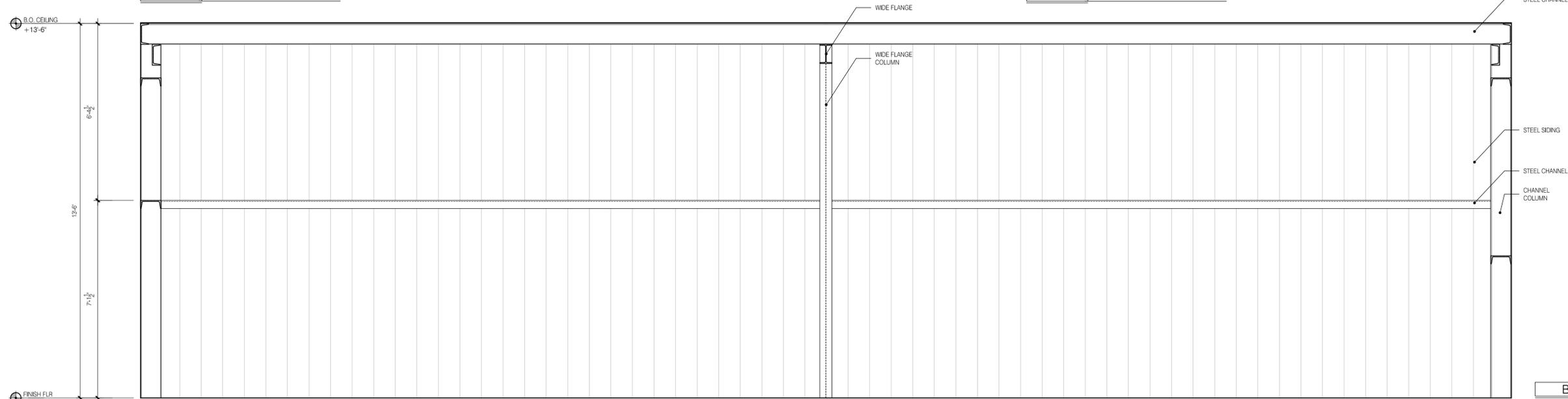
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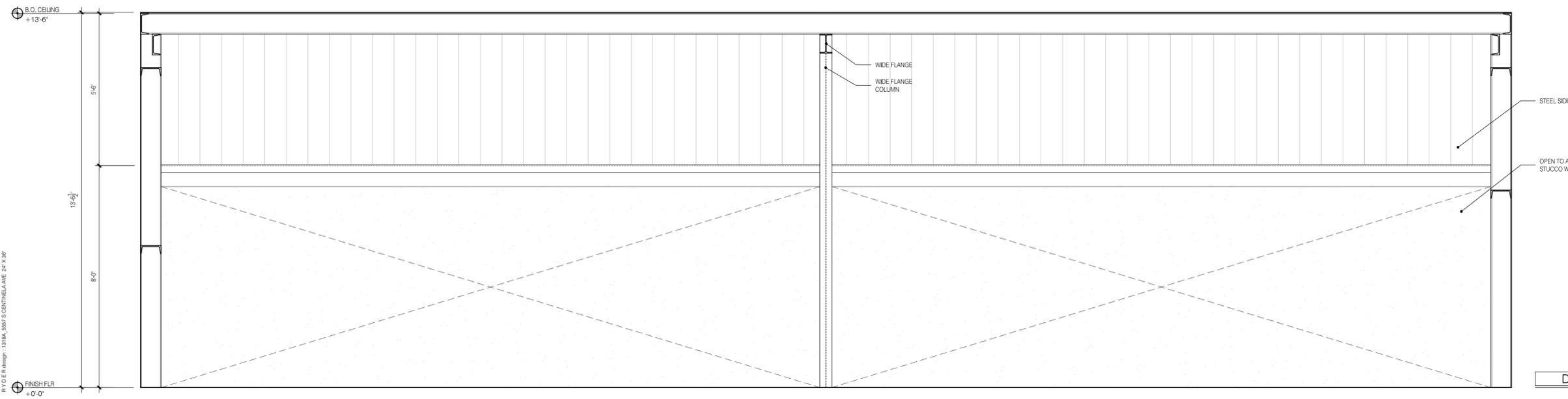
A 06 - GARAGE ELEVATION



C 06 - GARAGE ELEVATION



B 06 - GARAGE ELEVATION



D 06 - GARAGE ELEVATION



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**INTERIOR ELEVATION**

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 SCALE: 1/2" = 1'

SHEET  
**A330**

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