

# CONSTRUCTION DRAWINGS FOR CANADA COLLEGE TENNIS FACILITY IMPROVEMENTS

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REDWOOD CITY, CA 94061

SAN MATEO COUNTY COMMUNITY COLLEGE DISTRICT  
VERDE DESIGN, INC. PROJECT NO. 1207300

## GENERAL NOTES

- PRIOR TO BIDDING, THE GENERAL CONTRACTOR SHALL VISIT & INSPECT THE SITE & FAMILIARIZE THEMSELVES WITH EXISTING CONDITIONS AFFECTING THE NEW WORK. THE GENERAL CONTRACTOR SHALL NOT DISPUTE, COMPLAIN OR ASSERT THAT THERE IS ANY MISUNDERSTANDING IN REGARDS TO LOCATION, EXTENT, NATURE OR AMOUNT OF WORK TO BE PERFORMED UNDER THIS CONTRACT DUE TO THE CONTRACTOR'S FAILURE TO INSPECT THE SITE. CONTRACTOR SHALL NOTIFY DISTRICT'S REPRESENTATIVE OF ANY CONDITIONS, REQUIRING WORK, WHICH ARE NOT COVERED IN THE CONTRACT DOCUMENTS.
- NO CONSTRUCTION SHALL COMMENCE WITHOUT THE OFFICIAL NOTICE TO PROCEED FROM THE DISTRICT.
- THE GENERAL CONTRACTOR & SUBCONTRACTORS ARE RESPONSIBLE FOR LOCATING & VERIFYING ALL EXISTING UNDERGROUND UTILITIES IN ALL AREAS OF NEW WORK PRIOR TO COMMENCEMENT OF EXCAVATION. EXISTING UTILITIES SHOWN ON THE DRAWINGS ARE APPROXIMATE ROUTING LOCATIONS AS BEST DETERMINED FROM EXISTING DRAWINGS AND THE SCHOOL OWNER, BUT SHOULD NOT BE CONSTRUED TO REPRESENT ALL OF THE EXISTING UNDERGROUND UTILITIES. THE CONTRACTOR SHALL POTENTIAL ALL EXISTING UTILITIES THAT MAY BE AFFECTED BY NEW FACILITIES IN THIS CONTRACT. VERIFY ACTUAL LOCATION AND DEPTH OF UTILITIES, AND REPORT POTENTIAL CONFLICTS TO THE DISTRICT REPRESENTATIVE PRIOR TO EXCAVATING FOR NEW FACILITIES.
- CONTRACTOR SHALL TAKE ALL NECESSARY STEPS TO PROTECT ALL EXISTING UTILITIES WHETHER SHOWN OR NOT, IN THE CONTRACT DOCUMENTS. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DAMAGES TO EXISTING UTILITIES CAUSED BY ITS OPERATIONS.
- THE CONTRACTOR SHALL PROTECT ALL EXISTING ITEMS WITHIN SITE IMPROVEMENTS. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REPAIR ALL DAMAGED AREAS TO THEIR ORIGINAL CONDITION OR BETTER AT CONTRACTOR'S EXPENSE TO THE SATISFACTION OF THE DISTRICT REPRESENTATIVE.
- DIMENSIONS AND LOCATIONS OF EXISTING FACILITIES ARE APPROXIMATE AND SHALL BE FIELD VERIFIED BY CONTRACTOR. ANY DISCREPANCIES SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE DISTRICT REPRESENTATIVE.
- ALL WORK SHALL CONFORM TO THE LATEST EDITION OF THE UNIFORM BUILDING CODE, UNIFORM PLUMBING CODE, UNIFORM FIRE CODE AND ALL APPLICABLE STATE AND LOCAL CODES AND ORDINANCES, AS WELL AS ADAPTED STANDARDS.
- ALL NOTES ARE FOR GENERAL REFERENCE IN CONJUNCTION WITH, AND AS A SUPPLEMENT TO, THE WRITTEN SPECIFICATIONS AND DETAILS ASSOCIATED WITH THE CONTRACT DOCUMENTS.
- THIS DRAWING SET SHALL BE USED IN CONJUNCTION WITH THE CSI FORMAT SPECIFICATIONS PUBLISHED IN BOOK FORM. COMBINED, THEY ARE HEREBY REFERRED TO AS THE "CONTRACT DOCUMENTS".
- DIMENSIONS ON WORKING DRAWINGS TAKE PRECEDENCE OVER MEASURED ELEMENTS. CONTRACTOR SHALL NOT SCALE DRAWINGS.
- ALL TYPICAL DETAILS SHALL APPLY UNLESS NOTED OTHERWISE.
- CONTRACTOR SHALL PROVIDE ADEQUATE DUST CONTROL AND KEEP MUD AND DEBRIS OFF THE PUBLIC RIGHT-OF-WAY AT ALL TIMES.
- ALL TRENCHES AND EXCAVATIONS SHALL BE CONSTRUCTED IN STRICT COMPLIANCE WITH THE APPLICABLE SECTIONS OF CALIFORNIA AND FEDERAL O.S.H.A. REQUIREMENTS AND OTHER APPLICABLE SAFETY ORDINANCES. CONTRACTOR SHALL BEAR FULL RESPONSIBILITY FOR TRENCH SHORING DESIGN AND INSTALLATION.
- ANY ALTERATIONS OF EXISTING FACILITIES TO ACCOMMODATE THE INSTALLATION OF NEW WORK SHALL BE REVIEWED BY THE DISTRICT REPRESENTATIVE PRIOR TO COMMENCING WORK.
- CONTRACTOR SHALL COORDINATE ALL WORK TO AVOID DISTURBING STUDENTS OR TEACHERS DURING SCHOOL HOURS. ANY DISRUPTION OF THE UTILITIES MUST BE COORDINATED AND APPROVED BY THE DISTRICT AND INSPECTOR OF RECORD PRIOR TO COMMENCING WORK.
- ALL TEMPORARY WORK SHALL BE CONSIDERED A PART OF THIS CONTRACT AND NO EXTRA CHARGES WILL BE ALLOWED. THIS SHALL INCLUDE MINOR ITEMS OF MATERIAL OR EQUIPMENT NECESSARY TO MEET THE REQUIREMENTS AND INTENT OF THE PROJECT.
- THE PLANS AND SPECIFICATIONS DO NOT UNDERTAKE TO SHOW OR LIST EVERY ITEM TO BE PROVIDED, BUT RATHER TO DEFINE THE REQUIREMENTS FOR A FULL AND WORKING SYSTEM FROM THE STANDPOINT OF THE END USER. FOR THIS REASON, WHEN AN ITEM NOT SHOWN OR LISTED IS CLEARLY NECESSARY FOR PROPER CONTROL, OPERATION OR EQUIPMENT WHICH IS SHOWN OR LISTED, THE CONTRACTOR SHALL PROVIDE AN ITEM WHICH WILL ALLOW THE SYSTEM TO FUNCTION PROPERLY AT NO INCREASE IN PRICE.
- ALL CONTRACTORS SHALL REMOVE TRASH AND DEBRIS STEMMING FROM THEIR WORK ON A DAILY BASIS. PROJECT SITE SHALL BE MAINTAINED IN A CLEAN AND ORDERLY CONDITION.
- THE DETAILS REFLECT THE DESIGN INTENT FOR TYPICAL CONDITIONS. THE CONTRACTOR SHALL VERIFY ALL FIELD CONDITIONS AND SHALL INCLUDE, IN HIS SCOPE, THE COST FOR COMPLETE FINISHED INSTALLATIONS, INCLUDING ANOMALIES, OF ALL TRADES.
- NO WORK SHALL COMMENCE WITH UNAPPROVED MATERIALS. ANY WORK DONE WITH UNAPPROVED MATERIALS AND EQUIPMENT IS AT THE CONTRACTOR'S RISK AND IS SUBJECT TO REJECTION AND REPLACEMENT. SEE SPECIFICATIONS FOR SUBMITTAL AND SUBSTITUTION REQUIREMENTS.
- CONSTRUCTION MATERIALS STORED ON THE SITE SHALL BE PROPERLY STACKED AND PROTECTED SO AS TO PREVENT DAMAGE OR DETERIORATION UNTIL USED. FAILURE IN THIS REGARD MAY BE CAUSE FOR REJECTION OF MATERIAL AND/OR WORK.
- ALL EQUIPMENT SHALL BE FABRICATED FROM FIELD VERIFIED DIMENSIONS AND APPROVED SHOP DRAWINGS. COORDINATE MECHANICAL, PLUMBING AND ELECTRICAL EQUIPMENT.
- CONTRACTOR SHALL PERFORM THEIR CONSTRUCTION AND OPERATIONS IN A MANNER WHICH WILL NOT ALLOW HARMFUL POLLUTANTS TO ENTER THE STORM DRAIN SYSTEM. TO ENSURE COMPLIANCE, THE CONTRACTOR SHALL IMPLEMENT THE APPROPRIATE BEST MANAGEMENT PRACTICE (BMP) AS OUTLINED IN THE BROCHURES ENTITLED "BEST MANAGEMENT PRACTICE FOR THE CONSTRUCTION INDUSTRY" ISSUED BY THE SANTA CLARA VALLEY NON-POINT SOURCE POLLUTION CONTROL PROGRAM, TO SUIT THE CONSTRUCTION SITE AND JOB CONDITION. THE CONTRACTOR SHALL PRESENT HIS PROPOSED BMP AT THE PRECONSTRUCTION MEETING FOR DISCUSSION AND APPROVAL.
- CONTRACTOR SHALL PROVIDE TEMPORARY CONSTRUCTION FENCING PER CONTRACT DOCUMENTS TO SERVE LIMIT OF WORK AREAS. FENCING MAY BE ADJUSTED DURING CONSTRUCTION BASED ON CONSTRUCTION SEQUENCE OR DISTRICT REPRESENTATIVE'S DIRECTION.
- OVERNIGHT PARKING OF CONSTRUCTION EQUIPMENT IN THE STREET RIGHT-OF-WAY SHALL NOT BE PERMITTED.
- CONTRACTOR IS TO TAKE CARE WHEN WORKING AROUND EXISTING TENNIS COURT SURFACES, WHICH WERE RECENTLY RESURFACED. CONTRACTOR TO TAKE SPECIFIC CARE IN THE REMOVAL OF FENCE FABRIC AND THE PAINTING OF THE EXISTING FENCE FRAMEWORK TO NOT DAMAGE THE COURT SURFACE. BOTTOM OF THE FABRIC MAY NEED TO BE CUT OUT TO PREVENT COURT SURFACE DAMAGE. CONTRACTOR IS ALSO TO SAW CUT OUTSIDE EDGE OF TENNIS COURT SURFACE ASPHALT PAVING AT BOTTOM RAIL OF EXISTING FENCE TO ALLOW FOR CLEAN EDGE TO NEW CONCRETE WALKWAY. CONCRETE TO BE POURED FLUSH TO COURT SURFACE ELEVATIONS AS NOTED ON DRAWING L-3.CD.

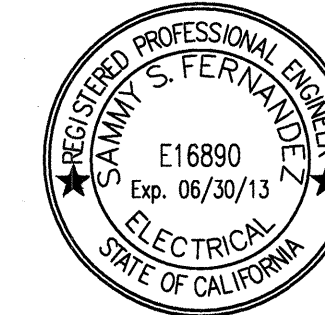
## APPLICABLE CODES

- 2010 CBC CHAPTER 35: PROVIDE ALL THE APPLICABLE/ADOPTED STANDARDS, WHERE A PARTICULAR STANDARD IS REFERENCED IN THE CODE BUT DOES NOT APPEAR AS AN ADOPTED STANDARD IT MAY STILL BE USED. APPLY ONLY THE PORTION OF THE STANDARD THAT IS APPLICABLE TO THE CODE SECTION WHERE THE STANDARD IS REFERENCED, NOT THE ENTIRE STANDARD.
  - 2010 BUILDING STANDARDS ADMINISTRATIVE CODE, PART 1, TITLE 24 C.C.R. CALIFORNIA BUILDING CODE (CBC), PART 2, TITLE 24 C.C.R. (2009 INTERNATIONAL BUILDING CODE VOLUMES 1-3 AND 2010 CALIFORNIA AMENDMENTS)
  - CALIFORNIA ELECTRICAL CODE (CEC), PART 3, TITLE 24 C.C.R. (2008 NATIONAL ELECTRICAL CODE AND 2010 CALIFORNIA AMENDMENTS)
  - CALIFORNIA MECHANICAL CODE (CMC) PART 4, TITLE 24 C.C.R. (2009 UNIFORM MECHANICAL CODE AND 2010 CALIFORNIA AMENDMENTS)
  - CALIFORNIA PLUMBING CODE (CPC), PART 5, TITLE 24 C.C.R. (2009 UNIFORM PLUMBING CODE AND 2010 CALIFORNIA AMENDMENTS)
  - 2010 CALIFORNIA ENERGY CODE, PART 6, TITLE 24 C.C.R.
  - 2007 ELEVATOR SAFETY CONSTRUCTION CODE, PART 7, TITLE 24 C.C.R.
  - 2010 CALIFORNIA FIRE CODE, PART 9, TITLE 24 C.C.R. (2009 INTERNATIONAL FIRE CODE AND 2010 CALIFORNIA AMENDMENTS)
  - CALIFORNIA EXISTING BUILDING CODE, PART 10, TITLE 24 C.C.R. (2009 INTERNATIONAL EXISTING BUILDING CODE AND 2010 CALIFORNIA AMENDMENTS)
  - 2010 CALIFORNIA "GREEN" BUILDING REQUIREMENTS OR CAL GREEN, PART 11, TITLE 24 C.C.R.
  - 2010 CALIFORNIA REFERENCED STANDARDS, PART 12, TITLE 24 C.C.R.
  - 2010 TITLE 19 C.C.R., PUBLIC SAFETY, STATE FIRE MARSHAL REGULATIONS.
  - NFPA 13 AUTOMATIC SPRINKLER SYSTEMS 2010 EDITION
  - NFPA 14 STANDPIPE SYSTEMS 2010 EDITION
  - NFPA 17 DRY CHEMICAL EXTINGUISHING SYSTEMS 2009 EDITION
  - NFPA 17A WET CHEMICAL SYSTEMS 2009 EDITION
  - NFPA 20 STATIONARY PUMPS 2010 EDITION
  - NFPA 24 PRIVATE ALARMS 2010 EDITION
  - NFPA 72 NATIONAL FIRE ALARM CODE (CALIFORNIA AMENDED) (NOTE SEE UL STANDARD 1971 FOR "VISUAL DEVICES") 2010 EDITION
  - NFPA 253 CRITICAL RADIANT FLUX OF FLOOR COVERING SYSTEMS 2011 EDITION
  - NFPA 2001 CLEAN AGENT FIRE EXTINGUISHING SYSTEMS 2008 EDITION
  - ASME 17.1 ELEVATOR STANDARD 2007 EDITION
- REFERENCE CODE SECTIONS FOR APPLICABLE STANDARDS - 2010 CBC CHAPTER 35 AND 2010 CFC CHAPTER 45.
- "THE INTENT OF THESE DRAWINGS AND SPECIFICATIONS IS THAT WORK OF THE ALTERATION, REHABILITATION OR RECONSTRUCTION IS TO BE IN ACCORDANCE WITH TITLE 24, CALIFORNIA CODE OF REGULATIONS. SHOULD ANY EXISTING CONDITIONS SUCH AS DETERIORATION OR NONCOMPLYING CONSTRUCTION BE DISCOVERED WHICH IS NOT COVERED BY THE CONTRACT DOCUMENTS WHEREIN THE FINISHED WORK WILL NOT COMPLY WITH TITLE 24, CALIFORNIA CODE OF REGULATIONS, A CHANGE ORDER, OR A SEPARATE SET OF PLANS AND SPECIFICATIONS, DETAILING AND SPECIFYING THE REQUIRED WORK SHALL BE SUBMITTED TO AND APPROVED BY THE DISTRICT REPRESENTATIVE BEFORE PROCEEDING WITH THE WORK."

## PREPARED BY



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## SCOPE OF WORK

THE CONSTRUCTION OF NEW PERIMETER WALKWAY AROUND EXISTING TENNIS COURTS, NEW MODULAR RESTROOM BUILDING, NEW DRIVEWAY APPROACH AND NEW PARKING LOT AT CANADA COLLEGE TENNIS FACILITY. IMPROVEMENT WORK TO INCLUDE CIVIL AND SITE WORK AS INDICATED IN THE DRAWINGS AND SPECIFICATIONS. THE WORK INCLUDES NEW HARDSCAPE, PARKING, FENCING UPGRADES, SIGNAGE, SITE FURNISHINGS AND A NEW MODULAR RESTROOM BUILDING.

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## CONTACT INFORMATION

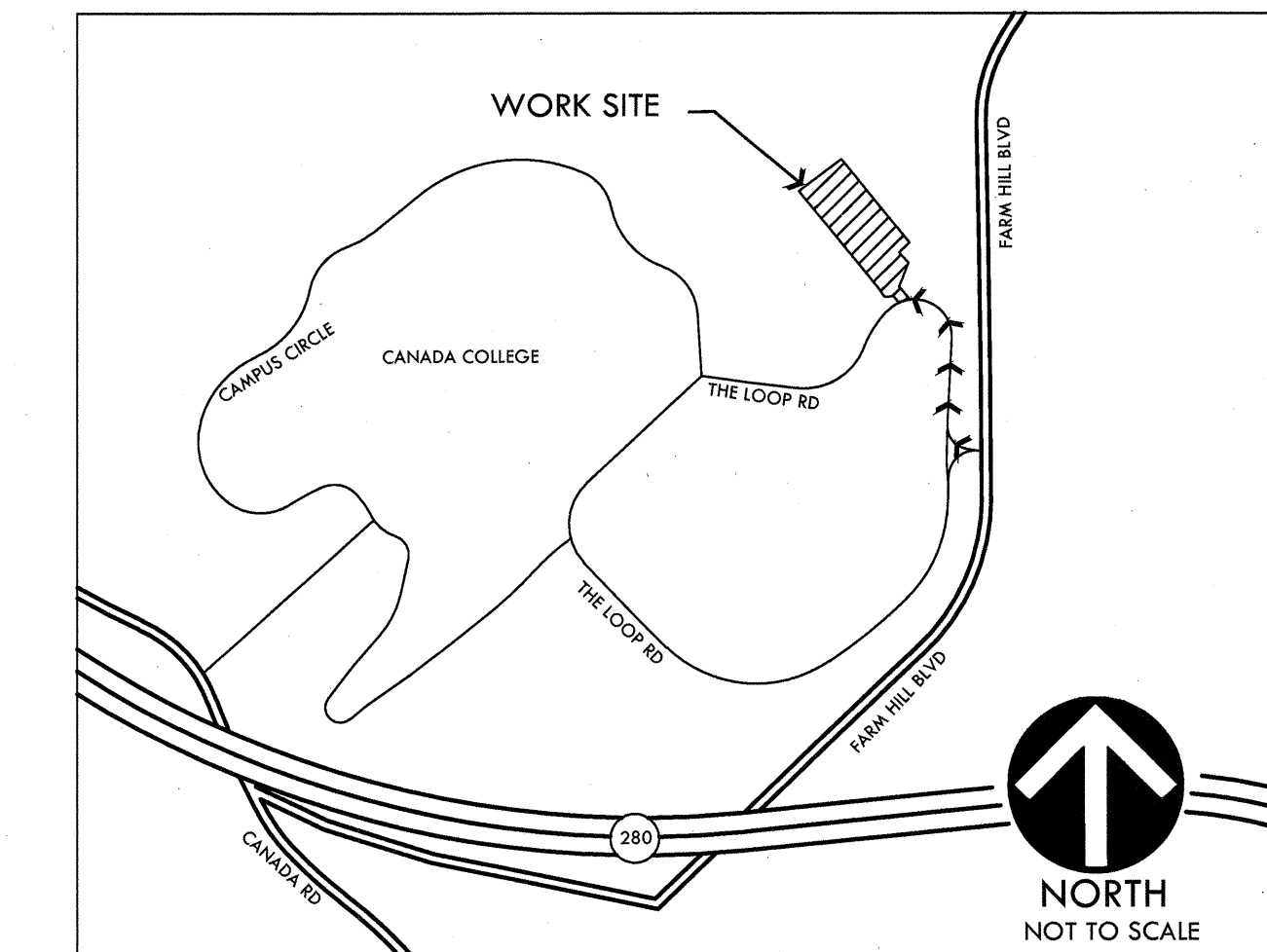
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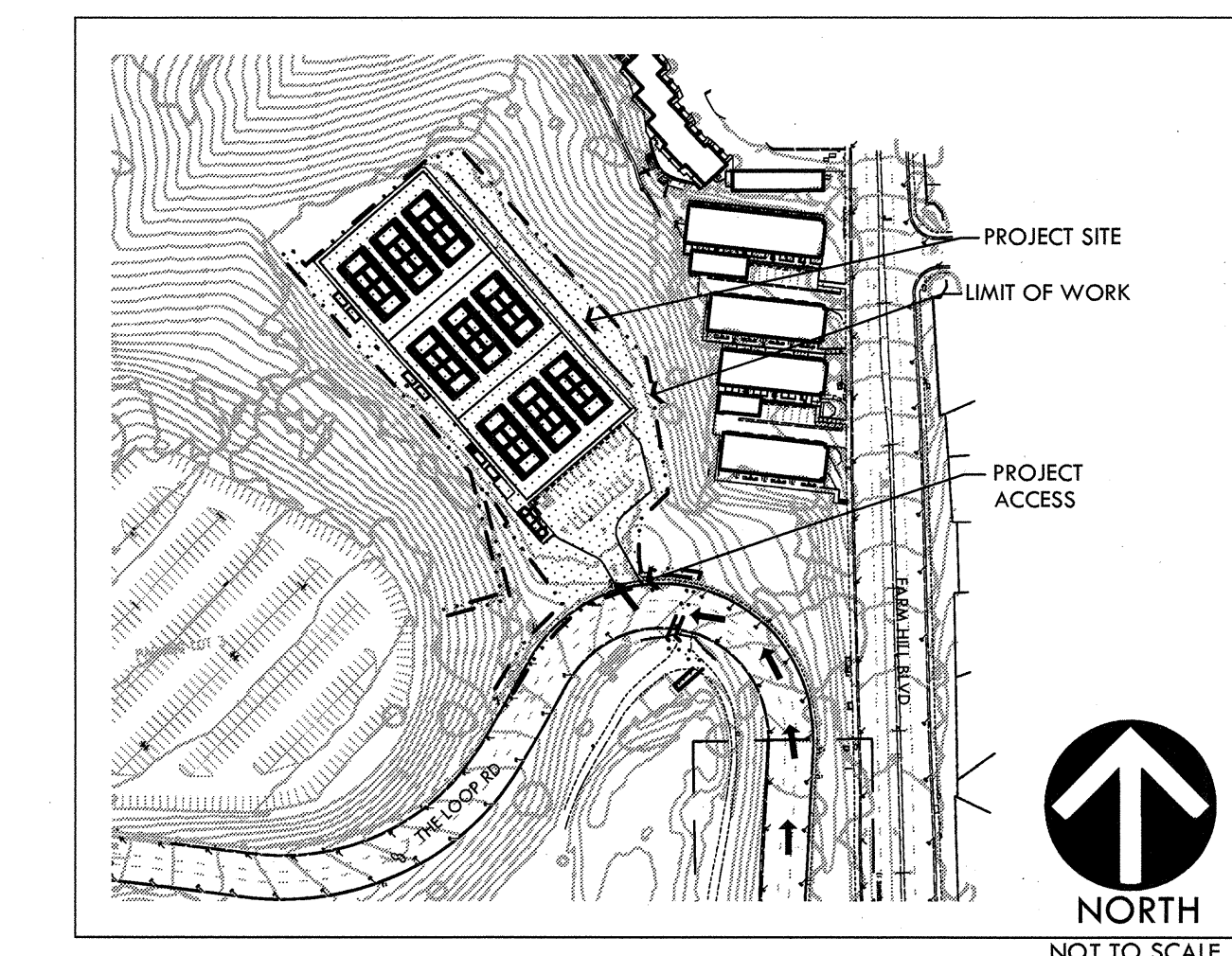
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## VICINITY AND SITE MAP



## VICINITY MAP



## SITE MAP