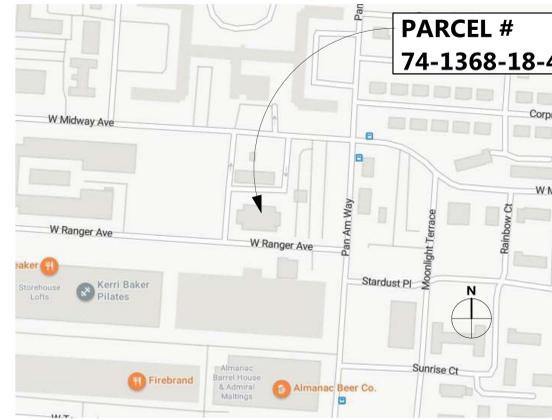


VICINITY MAP



PROJECT LOCATION

PLAT MAP



PARCEL #
74-1368-18-4

SHEET SCHEDULE

- A0.1.0 PROJECT INFORMATION BUILDING CODE ANALYSIS
- A0.2.0 SURROUNDING HISTORIC BUILDING PHOTOS
- A0.3.0 EXISTING SITE PHOTOS
- A1.0.0 EXISTING SITE PLAN
- A1.0.1 PROPOSED SITE PLAN
- A1.2.1 PLANTING LANDSCAPE PLAN
- A3.1.0 EXISTING EXTERIOR ELEVATIONS - SOUTH & EAST
- A3.1.1 EXISTING EXTERIOR ELEVATIONS - NORTH & WEST
- A3.1.2 PROPOSED EXTERIOR ELEVATIONS - SOUTH & EAST
- A3.1.3 PROPOSED EXTERIOR ELEVATIONS - NORTH & WEST
- A3.2.0 EXTERIOR PERSPECTIVES



SITE ZONING ANALYSIS

APN:	74-1368-18-4
SIZE OF PROPERTY:	74,052 SF
GENERAL PLAN / SITE ZONING:	AP-AR
PROJECT FOOTPRINT AREA	
SITE AREA	
GROUND FLOOR BUILDING AREA	18,715 SF
PERCENTAGE OF LOT COVERAGE	N/A
OPEN AREA	
TOTAL SITE AREA (LOT SIZE)	
TOTAL PROJECT FOOTPRINT AREA	
TOTAL OPEN AREA	18,715 SF

PARKING
UP TO 3.4 CAR FOR EACH 1,000 SQUARE FEET OF OCCUPIED FLOOR AREA.
PROJECT TOTAL OCCUPIED FLOOR AREA = 18,715 SF

18,715 SF x 3.4/ 1000 = 64 SPACES REQUIRED (OFF-STREET)
ACCESSIBLE SPACES REQUIRED = 3

PARKING SPACES PROVIDED:

OFF-STREET	
STANDARD SPACES	58 SPACES
ACCESSIBLE SPACES	4 SPACES
COMPACT SPACES	0 SPACES
EV SPACES	6 SPACES

TOTAL 68 SPACES

APPLICABLE CODES

ALL NEW CONSTRUCTION SHALL COMPLY WITH THE FOLLOWING CODES:

- 2022 CALIFORNIA BUILDING CODE
- 2022 CALIFORNIA MECHANICAL CODE
- 2022 CALIFORNIA ELECTRICAL CODE
- 2022 CALIFORNIA PLUMBING CODE
- 2022 CALIFORNIA ENERGY EFFICIENCY STANDARDS
- 2022 CALIFORNIA GREEN BUILDING STANDARDS
- 2022 CALIFORNIA FIRE CODE
- CALIFORNIA DISABLED ACCESS REQUIREMENTS
- 2016 ADA STANDARDS FOR ACCESSIBLE DESIGN
- ALAMEDA MUNICIPAL CODES

NOT FOR CONSTRUCTION

PROJECT DESCRIPTION

THE ADDRESS FOR THIS PROJECT IS AS STATED BELOW:
677 WEST RANGER AVE.,
ALAMEDA, CA 94501
APN # 74-1368-18-4
ALL PORTIONS OF THIS PROJECT ARE PRIVATELY FUNDED.

- PROPOSED PROJECT SCOPE OF NEW ALAMEDA FOOD BANK:
- ONE NEW 10,000 +/- SF WAREHOUSE WITH A LOADING DOCK ATTACHED TO EXISTING BUILDING.
 - WAREHOUSE TO BE PRE-ENGINEERED STEEL STRUCTURE WITH DECORATIVE AWNINGS AT WINDOWS.
 - A PORTION OF THE EAST END OF THE EXISTING BUILDING TO BE DEMOLISHED TO CONNECT NEW WAREHOUSE.
 - EXISTING BUILDING WILL BECOME FOOD PANTRY, OFFICES, WAITING AREAS OF THE FOOD BANK.
 - 68 PARKING SPACES PARKING LOT WITH NEW CURB CUTS, TREES, SIDEWALKS AND GUTTERS.
 - BIOSWALES, TREES, AND NEW LIGHTING AT PARKING LOT.
 - NEW LOW CMU WALL AT PARKING LOT AT CORNER OF PAN AM WAY AND W. MIDWAY AVENUE.
 - SOLAR PANELS TO BE ADDED TO THE PROJECT SITE.

PROJECT DIRECTORY

CLIENT ALAMEDA FOOD BANK CONTACT: STEVEN CAMPBELL ADDRESS: 650 W RANGER AVE, ALAMEDA, CA 94501 PHONE: (650) 430-5900 E-MAIL: iamscampbell@yahoo.com	ARCHITECT MBH ARCHITECTS CONTACT: TAMMY NG ADDRESS: 960 ATLANTIC AVE ALAMEDA, CA 94501 PHONE: (510) 814-3479 E-MAIL: tammyng@mbharch.com
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PROJECT INFORMATION

BUILDING ADDRESS:	677 WEST RANGER AVE., ALAMEDA, CA 94501
EXISTING LAND USE:	WAREHOUSE AND EXISTING PARKING
PROPOSED LAND USE:	FOOD BANK WITH WAREHOUSE LOADING AREA AND PARKING
ZONING:	EMPLOYMENT - ADAPTIVE REUSE (AP-AR)
OCCUPANCY TYPE:	ASSEMBLY GROUP A-2 (DINING FACILITIES) ASSEMBLY GROUP A-3 (WAITING ROOM) BUSINESS GROUP B (OFFICES) MERCHANDISE GROUP M (FOOD PANTRY) STORAGE GROUP S-2 (WAREHOUSE)
CONSTRUCTION TYPE:	
BUILDING STORIES:	1 STORY
PROPOSED BUILDING HEIGHT:	33 1/2 FT +/- (ABOVE ADJ GRADE TO TOP OF ROOF)
HIGHEST OCCUPIED FLOOR:	
EXISTING BUILDING AREA:	8715 +/- SF GROSS (EXISTING 1-STORY BUILDING)
AREA OF (N) WAREHOUSE:	10,000 +/- SF
PARKING:	68 PARKING SPACES

2022 CA BUILDING CODE ANALYSIS OF BUILDING & PROPOSED SITE IMPROVEMENTS

STORAGE: GROUP S-2

CONSTRUCTION

BEARING WALLS:	2-HR
EXTERIOR NON-BEARING WALLS:	0-HR
INTERIOR NON-BEARING WALLS:	0-HR
STRUCTURAL FRAME:	2-HR; ≥ 4 STORIES PER 2022 CBC SECTION 713.4
SHAFT ENCLOSURES:	0-HR
FLOOR/CEILING ASSEMBLIES:	NA
ROOF/CEILING ASSEMBLIES:	0-HR; WITH SPRINKLER SYSTEM PER 2022 CBC TABLE 2020.1
CORRIDORS:	0-HR
STAIR ENCLOSURES:	2-HR; ≥ 4 STORIES PER 2022 CBC SECTION 713.4

OFFICE: GROUP B

CONSTRUCTION

BEARING WALLS:	3-HR
EXTERIOR NON-BEARING WALLS:	0-HR
INTERIOR NON-BEARING WALLS:	0-HR
STRUCTURAL FRAME:	2-HR; ≥ 4 STORIES PER 2022 CBC SECTION 713.4
SHAFT ENCLOSURES:	0-HR
FLOOR/CEILING ASSEMBLIES:	2-HR
ROOF/CEILING ASSEMBLIES:	1.5-HR; WITH SPRINKLER SYSTEM PER 2022 CBC TABLE 2020.1
CORRIDORS:	0-HR
STAIR ENCLOSURES:	2-HR; ≥ 4 STORIES PER 2022 CBC SECTION 713.4

PROGRESS
11/2/2023
4:41:28 AM

Project	58581
Scale	1/2" = 1'-0"
Drawing Title	PROJECT INFORMATION BUILDING CODE ANALYSIS

Drawing No.

A0.1.0

Author Checker

