

# ALAMEDA AQUATIC CENTER



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CITY OF ALAMEDA  
2226 SANTA CLARA AVENUE  
ALAMEDA, CA 94501

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PROJECT NUMBER: 202407

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PLANNING RESUBMITTAL  
FEBRUARY 14, 2025

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**els** architecture+  
urban design

REVISION NUMBER	DATE	DESCRIPTION

Exhibit 1  
Item 5-C, March 10, 2025  
Planning Board Meeting

PLANNING RESUBMITTAL



# CODE ANALYSIS

## APPLICABLE CODES:

California Code of Regulations, Title 24, Published by the California Building Standards Commission:  
 Part 1, "2022 California Administrative Code" (CAC)  
 Part 2, "2022 California Building Code" (CBC)  
 Part 3, "2022 California Electrical Code" (CEC)  
 Part 4, "2022 California Mechanical Code" (CMC)  
 Part 5, "2022 California Plumbing Code" (CPC)  
 Part 6, "2022 California Energy Code" (CEC)  
 Part 9, "2022 California Fire Code" (CFC)  
 Part 11, "2022 California Green Building Standards Code"  
 Part 12, "2022 California Reference Standards Code"  
 City of Alameda Municipal Codes

## CBC SUMMARY:

### CHAPTER 3: OCCUPANCY CLASSIFICATION AND USE

A-5 Outdoor Swimming Pool with Spectator Seating  
 A-3 Multipurpose Room  
 B Offices  
 S-2 Low Hazard Storage

### CHAPTER 5: GENERAL BUILDING HEIGHTS AND AREAS

**504: Building Height and Number of Stories**  
 Building Height: The vertical distance from grade plane to the average height of the highest roof surface.  
 Grade Plane: A reference plane representing the average of finished ground level adjoining the building at exterior walls. Where the finished ground level slopes away from the exterior walls, the reference plane shall be established by the lowest points within the area between the building and the lot line or, where the lot line is more than 6 feet (1829 mm) from the building, between the building and a point 6 feet (1829 mm) from the building.

# Stories: 1  
 Max Building Height: 21'-8"

\*See exterior elevations A301 for location of measurement from established grade plane

### 506: Building Area in Square Feet

The area included within surrounding exterior walls, or exterior walls and fire walls, exclusive of vent shafts and courts. Areas of the building not provided with surrounding walls shall be included in the building area if such areas are included within the horizontal projection of the roof or floor above.

Enclosed Building Area: 5,740.07  
 Covered Roof Area: 606.10  
 Total Building Area: 6,346.17

### Section 508.3 Non-separated occupancies:

Different occupancies are not required to be separated as long as building area and height are based on the requirements of the most restrictive occupancy. The most restrictive occupancy is A-3, therefore if the building complies with code allowances for A-3 occupancy we can consider the building to be a non-separated A-3 occupancy.

Construction Type	Most Restrictive Occupancy	Area (SF) Per Table 506.2	Height (Stories / Feet)
VB	A-3	24,000 sf (S1)	1 / 60'

Table assumes building is fully sprinklered.

### CHAPTER 6: TYPES OF CONSTRUCTION

Fire resistance rating of building elements in hours

Building Element	Construction Type VB
Primary structural frame	0
Bearing wall - exterior	0
Bearing wall - interior	0
Non-bearing walls - exterior	0
Non-bearing walls - interior	0
Floor construction and secondary members	0
Roof construction and secondary members	0

## CHAPTER 7: SMOKE AND PROTECTION FEATURES

**Fire Resistance Rating For Exterior Walls Based on Fire Separation Distance**  
 Based on Table 705.5 for Construction Type VB Occupancy Groups A, B, S-2

Fire separation distance = X feet	Rating (Hours)
x > 5	1
5 ≤ X < 10	1
10 ≤ X < 30	0
5 ≤ X < 30	0

## CHAPTER 7A: MATERIALS AND CONSTRUCTION METHODS FOR EXTERIOR WILDFIRE EXPOSURE

Project is not located in a WUI (Wildland Urban Interface) Area as defined by 702a and this chapter does not apply.

## CHAPTER 8: INTERIOR FINISHES

Interior wall and ceiling finish requirements by occupancy  
 Based on Table 803.13 for a sprinklered building rating class as defined by 803.1.2.

Group	Interior exit stairways and ramps and exit passageways	Corridors and enclosure for exit access stairways and ramps	Rooms and enclosed spaces
A-3	B	B	C

## CHAPTER 9: FIRE PROTECTION AND LIFE SAFETY SYSTEM

**Fire Area:** Fire area is defined as the floor area enclosed by exterior building walls. Horizontal projections of the roof or floor above shall be included in the fire area.  
 Fire area does not exceed 12,000 SF. Sprinklers are not required by Chapter 9, but are required for our building area and construction per Chapter 5, therefore sprinkler system to be provided.

## CHAPTER 10: MEANS OF EGRESS

Means of egress is to be provided per the calculated occupant loads for the various occupancy groups per Table 1004.1.2. The number of exits provided are based on the calculated occupant loads per Tables 1006.3.1 and 1006.3.2(2) with 2 exits provided where there are more than 49 occupants, 3 exits for more than 500 occupants and 4 exits for more than 1,000 occupants. The egress component widths for the exterior areas such as the pool and pool deck will be calculated per CBC Sections 1005.3.1 and 1005.3.2 as unsprinklered areas.

## CHAPTER 11B: ACCESSIBILITY TO PUBLIC BUILDINGS, ACCOMMODATIONS, COMMERCIAL BUILDINGS AND PUBLIC HOUSING

The building is a public accommodation and is to be accessible per the requirements of CBC Chapter 11B.  
 Water slides, raised diving boards and diving platforms shall not be required to comply with these requirements or to be on an accessible route; an accessible route complying with Division 4 shall be provided to the ground- or floor-level entry points, where provided, of stairs, ladders or other means of reaching the raised elements or area

# PLUMBING FIXTURE ANALYSIS

PLUMBING FIXTURE CALCULATION PER CBC SECTION 3116B.2-DEPT. OF PUBLIC HEALTH

	AREA	OLF*		OCC. LOAD
LAP POOL	7,448 SF	15	GSF	497
ACTIVITY POOL	3,289 SF	15	GSF	220
	10,737 SF			717

## PLUMBING FIXTURES REQUIRED PER CBC 3116B.2 & CBC 3117B

OCCUPANCY: SWIMMING POOLS*		OCCUPANTS: 717				(359 MALE, 359 FEMALE)	
	WATER CLOSET	URINAL	LAVATORIES	BATHTUBS OR SHOWERS	DRINKING FOUNTAINS	OTHER	
	MALE	FEMALE	MALE	MALE	FEMALE		
REQUIRED:	5	6	5	9	15	4	

\*per CBC Section 3116B.2 and 3117B.

THE PROJECT ALSO COMPLIES WITH THE CALIFORNIA PLUMBING CODE 422:

## PLUMBING FIXTURE OCCUPANT COUNT PER CPC TABLE 4-1

AREA	TYPE OF OCCUPANCY	AREA	LOAD FACTOR	NO. OF OCCUPANTS
ASSEMBLY USE - CONFERENCE, DINING/DRINKING, LOUNGE (PORTABLE SEATING/TABLE SPACE)	A-3	309 SF	30	11
MULTI-PURPOSE ROOM				11

ASSEMBLY USE - CONFERENCE, DINING/DRINKING, LOUNGE (PORTABLE SEATING/TABLE SPACE)				
LAWN	A-5	256 SF	30	9
LAWN	A-5	163 SF	30	6
LAWN	A-5	189 SF	30	7
LAWN	A-5	114 SF	30	4
LAWN	A-5	96 SF	30	4
				30

ASSEMBLY USE - FIXED SEATS				
SPECTATOR SEATING	A-5	25 SF	50% SEATS	4
SPECTATOR SEATING	A-5	384 SF	50% SEATS	54
SPECTATOR SEATING	A-5	402 SF	50% SEATS	58
SPECTATOR SEATING	A-5	282 SF	50% SEATS	37
SPECTATOR SEATING	A-5	25 SF	50% SEATS	4
				157

EXERCISE (FITNESS)				
ACTIVITY POOL	A-5	3,289 SF	50	66
LAP POOL	A-5	7,448 SF	50	149
				215

BUSINESS USE - OFFICE, SALES/SOLICITING, ADMINISTRATION, FOOD PROCESSING, COURTROOM, AMBULATORY CLINIC				
TICKETING	B	194 SF	150	2
MANAGER OFFICE	B	129 SF	150	1
AQUATICS DIRECTOR OFFICE	B	159 SF	150	2
LIFEGUARD / FIRST AID	B	293 SF	150	2
				7

TOTAL OCCUPANTS 420

## PLUMBING FIXTURES REQUIRED PER CPC TABLE 422.1

OCCUPANCY: ASSEMBLY - A-3*		OCCUPANTS: 420				(210 MALE, 210 FEMALE)	
	WATER CLOSET	URINAL	LAVATORIES	BATHTUBS OR SHOWERS	DRINKING FOUNTAINS	OTHER	
	MALE	FEMALE	MALE	MALE	FEMALE		
REQUIRED:	3	6	2	2	4	1 Service Sink	

\*Typical without fixed or permanent seating; arcades, places of worship, museums, libraries, lecture halls, gymnasiums (without spectator seating), indoor pools (without spectator seating)

## PLUMBING FIXTURES PROVIDED

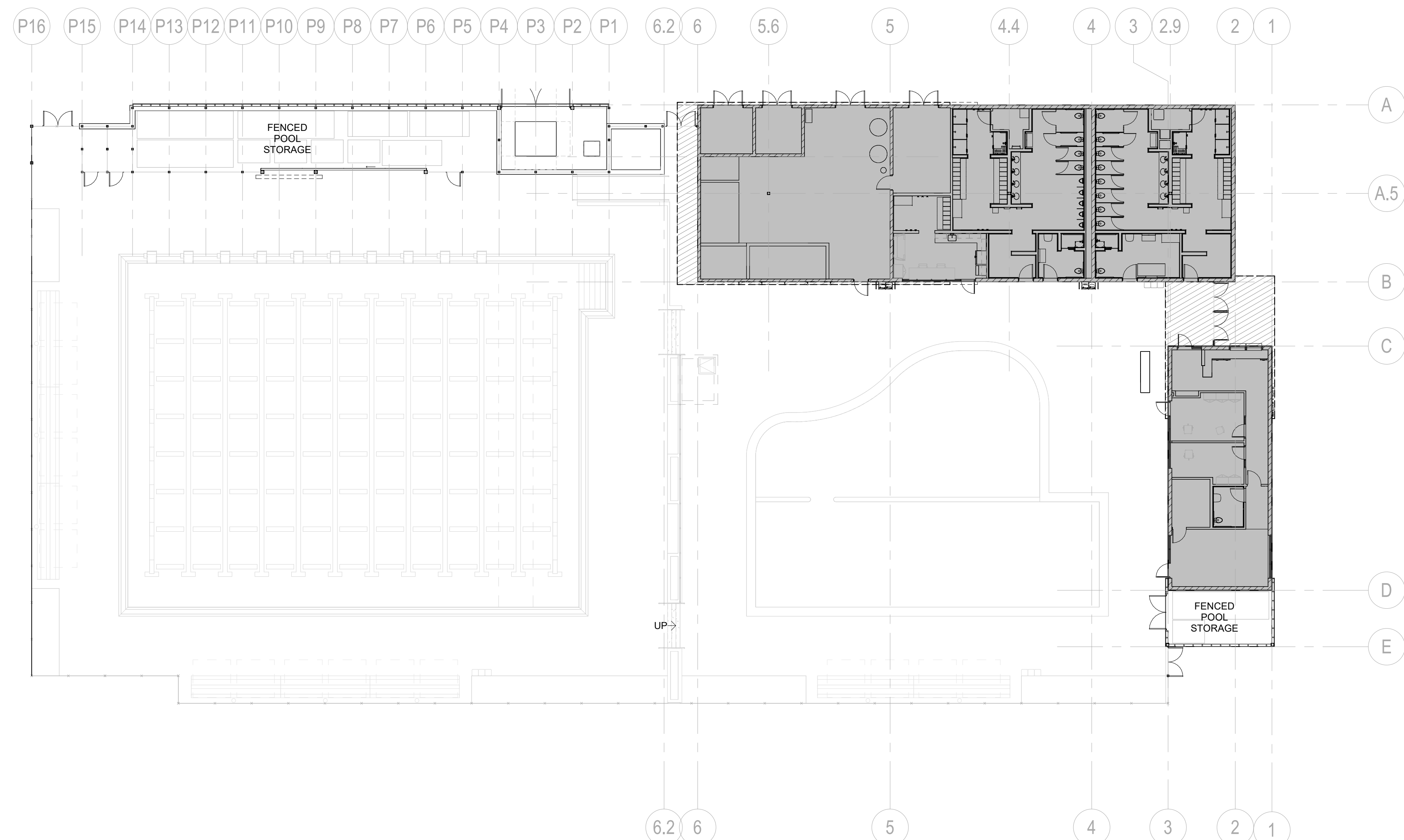
FIXTURE COUNTS EQUAL OR EXCEED CH. 31B REQUIREMENTS WHICH ARE MORE STRINGENT THAN CPC REQUIREMENTS FOR THIS PROJECT.

	WATER CLOSET	URINAL	LAVATORIES	BATHTUBS OR SHOWERS	DRINKING FOUNTAINS	SERVICE SINKS
	MALE	FEMALE	MALE	MALE	FEMALE	
PROVIDED:	5	9	5	5	5	2

## NOTES:

- FIXTURES IN ALL-GENDER/GENDER NEUTRAL AND SINGLE-OCCUPANCY TOILET ROOMS ARE ASSIGNED EQUALLY TO MEN AND WOMEN.
- FIXTURES IN THE SINGLE-OCCUPANCY OFFICE RESTROOM ARE EXCLUDED FROM THE COUNT, FOR THE PURPOSES OF THE CODE ANALYSIS.

1 FLOOR PLAN - BUILDING AREA  
 1/16" = 1'-0"



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 OPEN SPACE PARK  
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 202407

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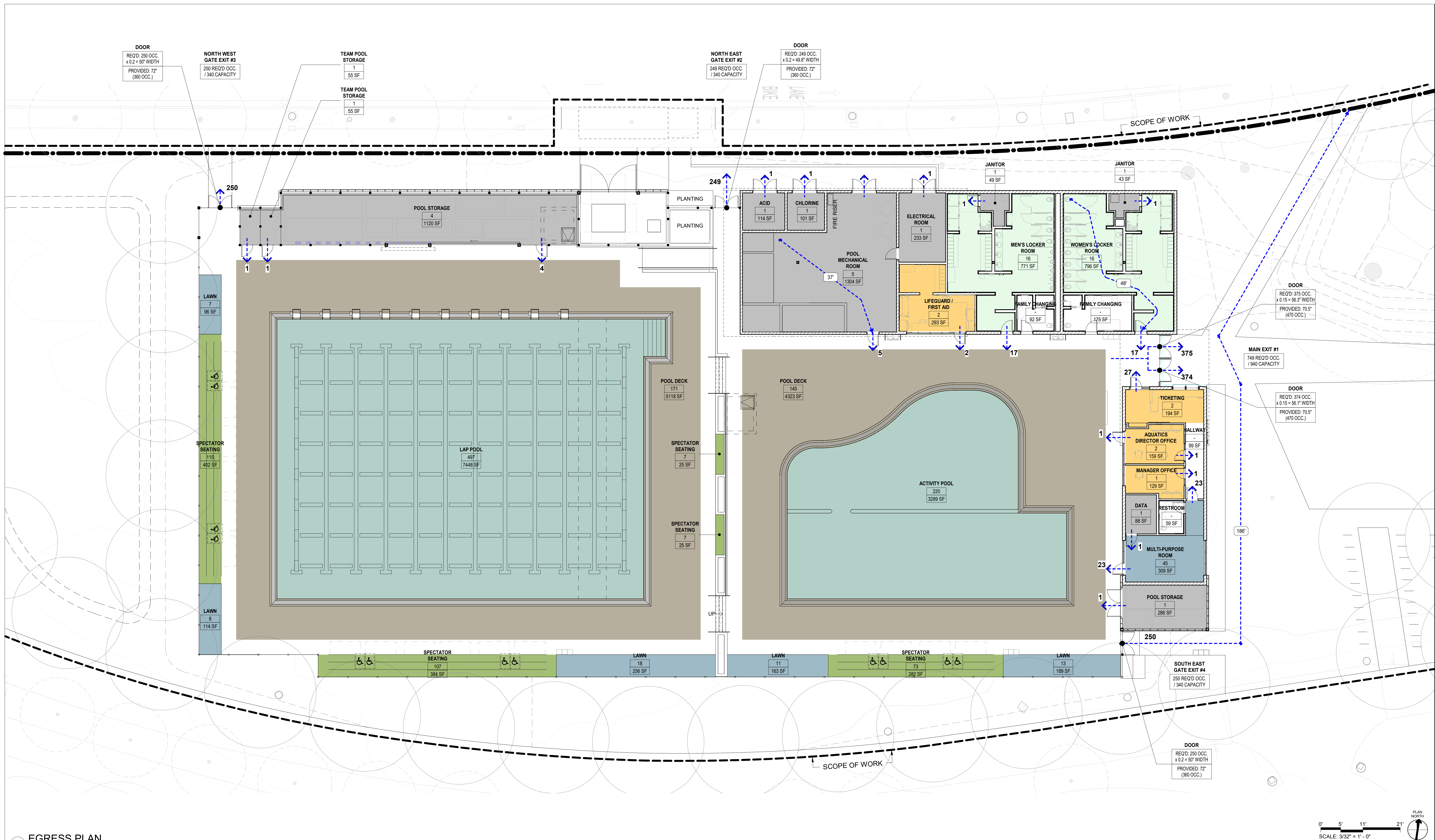
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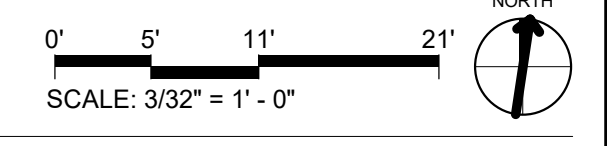
CODE ANALYSIS & PLUMBING FIXTURE CALCULATIONS

SHEET NUMBER:

A002



**1** EGRESS PLAN  
3/32" = 1'-0"



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**EGRESS LEGEND**

ACCESSORY MECHANICAL AND STORAGE AREAS  
 ASSEMBLY USE - FIXED SEATING  
 ASSEMBLY USE - UNCONCENTRATED  
 BUSINESS USE - CONCENTRATED  
 BUSINESS USE - GENERAL  
 POOL DECKS  
 SWIMMING POOLS  
 UNOCCUPIED

**NAME** → AREA NAME OR NUMBER (SEE EGRESS SCHEDULE)  
 100 → OCCUPANT LOAD  
 3500 SF → AREA (SF) (OPTIONAL)

**EXIT #** → EXIT NUMBER (OPTIONAL)  
 200 REQ'D OCC. → ACTUAL NUMBER OF OCCUPANT FLOW  
 1240 CAPACITY → PROVIDED EXIT CAPACITY

**DOOR**  
 REQ'D: 200 OCC. x 0.2 = 40" WIDTH → DOOR REQUIRED EGRESS WIDTH CALCULATION  
 PROVIDED: 44.5" (220 OCC.) → DOOR WIDTH (CLEARANCE WHEN IN OPEN POSITION PER CBC 1005.1.1)

**STAIR #**  
 REQ'D: 200 OCC. x 0.3 = 60" WIDTH → STAIR REQUIRED EGRESS WIDTH CALCULATION  
 PROVIDED: 66" (220 OCC.) → STAIR WIDTH  
 → 10 → # OCCUPANTS AT EGRESS COMPONENT  
 → EGRESS ROUTE  
 → ACCESSIBLE PATH OF TRAVEL (MAXIMUM EXIT ACCESS TRAVEL)  
 → 100' → TRAVEL DISTANCE  
 → 15'-0" → DISTANCE BETWEEN EXITS OR BUILDING DIAGONAL DISTANCE  
 PH → PANIC HARDWARE

**EGRESS COMPLIANCE**

**COMMON PATH OF EGRESS TRAVEL LIMIT (SPACES WITH 1 EXIT):**

- A OCCUPANCIES = 75
- B & S OCCUPANCIES = 100
- A & B OCCUPANCIES ARE PERMITTED UP TO 49 OCCUPANTS
- S OCCUPANCIES ARE PERMITTED UP TO 29 OCCUPANTS

**EXIT ACCESS TRAVEL DISTANCE (CBC TABLE 1017.2):**

- A & S OCCUPANCIES = 250', FULLY-SPRINKLERED
- B OCCUPANCY = 300', FULLY-SPRINKLERED

**EGRESS WIDTH CALCULATION:**

- EGRESS COMPONENT OTHER THAN STAIR: OCCUPANT LOAD X 0.20 = REQUIRED WIDTH (INCHES)
- EGRESS COMPONENT OTHER THAN STAIR: **FULLY SPRINKLERED W/ VOICE ALARM COMMUNICATION SYSTEM:** OCCUPANT LOAD X 0.15 = REQUIRED EXIT WIDTH (INCHES)
- EXIT STAIRS: OCCUPANT LOAD X 0.30 = REQUIRED EXIT WIDTH (INCHES)
- EXIT STAIRS: **FULLY SPRINKLERED W/ VOICE ALARM COMMUNICATION SYSTEM:** OCCUPANT LOAD X 0.20 = REQUIRED EXIT WIDTH (INCHES)
- PER CBC 1009.74 STAIRS SERVING AN AREA OF ASSISTED RESCUE SHALL PROVIDE MINIMUM 48" CLEAR BETWEEN HANDRAILS.

**NOTE:** OCCUPANT LOAD FACTORS ARE CALCULATED USING EXCEPTIONS UNDER 1005.3.1 (STAIRS) & 1005.3.2 (OTHER EGRESS COMPONENTS) FOR BUILDINGS EQUIPPED WITH AN AUTOMATIC FIRE SPRINKLER SYSTEM AND AN EMERGENCY VOICEALARM COMMUNICATION SYSTEM.

**EGRESS SCHEDULE**

ROOM #	ROOM NAME	OCC. CLASS	AREA	OLF*	OCC. LOAD	# EXITS	ROOM #	ROOM NAME	OCC. CLASS	AREA	OLF*	OCC. LOAD	# EXITS		
<b>POOL DECK EGRESS</b>							P09	LAWN	A-5	189 SF	15	NSF	13	1	
101	HALLWAY	B	99 SF	0	N/A	1	P10	LAWN	A-5	163 SF	15	NSF	11	1	
102	TICKETING	B	194 SF	150	GSF	2	1	P11	LAWN	A-5	256 SF	15	NSF	18	1
103	DATA	S-2	88 SF	300	GSF	1	1	P12	LAWN	A-5	114 SF	15	NSF	8	1
104	RESTROOM	B	59 SF	0	N/A	1	1	P13	LAWN	A-5	96 SF	15	NSF	7	1
108	MANAGER OFFICE	B	129 SF	150	GSF	1	1	P14	ACTIVITY POOL	A-5	3,289 SF	15	GSF	220	2
109	AQUATICS DIRECTOR OFFICE	B	159 SF	150	GSF	2	1	P15	LAP POOL	A-5	7,448 SF	15	GSF	497	2
110	MULTI-PURPOSE ROOM	A-3	309 SF	7	NSF	45	1	P16	POOL DECK	A-5	4,323 SF	30	GSF	145	2
201	WOMEN'S LOCKER ROOM	B	796 SF	50	GSF	16	1	P17	POOL DECK	A-5	5,118 SF	30	GSF	171	2
202	JANITOR	S-2	43 SF	300	GSF	1	1	<b>POOL DECK EGRESS</b>					1498	4**	
203	FAMILY CHANGING	B	175 SF	0	N/A	1	1	<b>BUILDING ONLY EGRESS</b>							
204	FAMILY CHANGING	B	92 SF	0	N/A	1	1	208	ELECTRICAL ROOM	S-2	233 SF	300	GSF	1	1
205	MEN'S LOCKER ROOM	B	771 SF	50	GSF	16	1	210	CHLORINE	S-1	101 SF	300	GSF	1	1
206	JANITOR	S-2	49 SF	300	GSF	1	1	211	ACID	S-1	114 SF	300	GSF	1	1
207	LIFEGUARD / FIRST AID	B	293 SF	150	GSF	2	1	<b>BUILDING ONLY EGRESS</b>					448 SF	3	
209	POOL MECHANICAL ROOM	S-2	1,304 SF	300	GSF	5	1	<b>*OLF = OCCUPANT LOAD FACTOR PER CBC TABLE 1004.5</b>							
P02	POOL STORAGE	S-2	286 SF	300	GSF	1	1	<b>**POOL &amp; POOL DECK OCCUPANT LOAD:</b>							
P03A	POOL STORAGE	S-2	1,120 SF	300	GSF	4	1	<b>&gt;1000 OCCUPANTS EXIT THROUGH THE POOL DECK ENCLOSURE THEREFORE 4 EXITS ARE REQUIRED FROM THIS AREA.</b>							
P03B	TEAM POOL STORAGE	S-2	55 SF	300	GSF	1	1	<b>MAIN EXIT #1</b>							
P03C	TEAM POOL STORAGE	S-2	55 SF	300	GSF	1	1	1/2 OF OCCUPANTS: 1496 / 2 = 749							
P04	SPECTATOR SEATING	A-5	282 SF	FIXED	73	2	NORTH EAST GATE EXIT #2 1/6 OF OCCUPANTS: 1496 / 6 = 249								
P06	SPECTATOR SEATING	A-5	25 SF	FIXED	7	1	NORTH WEST GATE EXIT #3 1/6 OF OCCUPANTS: 1496 / 6 = 250								
P06	SPECTATOR SEATING	A-5	25 SF	FIXED	7	1	SOUTH EAST GATE EXIT #4 1/6 OF OCCUPANTS: 1496 / 6 = 250								
P07	SPECTATOR SEATING	A-5	384 SF	FIXED	107	2									
P08	SPECTATOR SEATING	A-5	402 SF	FIXED	115	2									

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**EGRESS DIAGRAM**

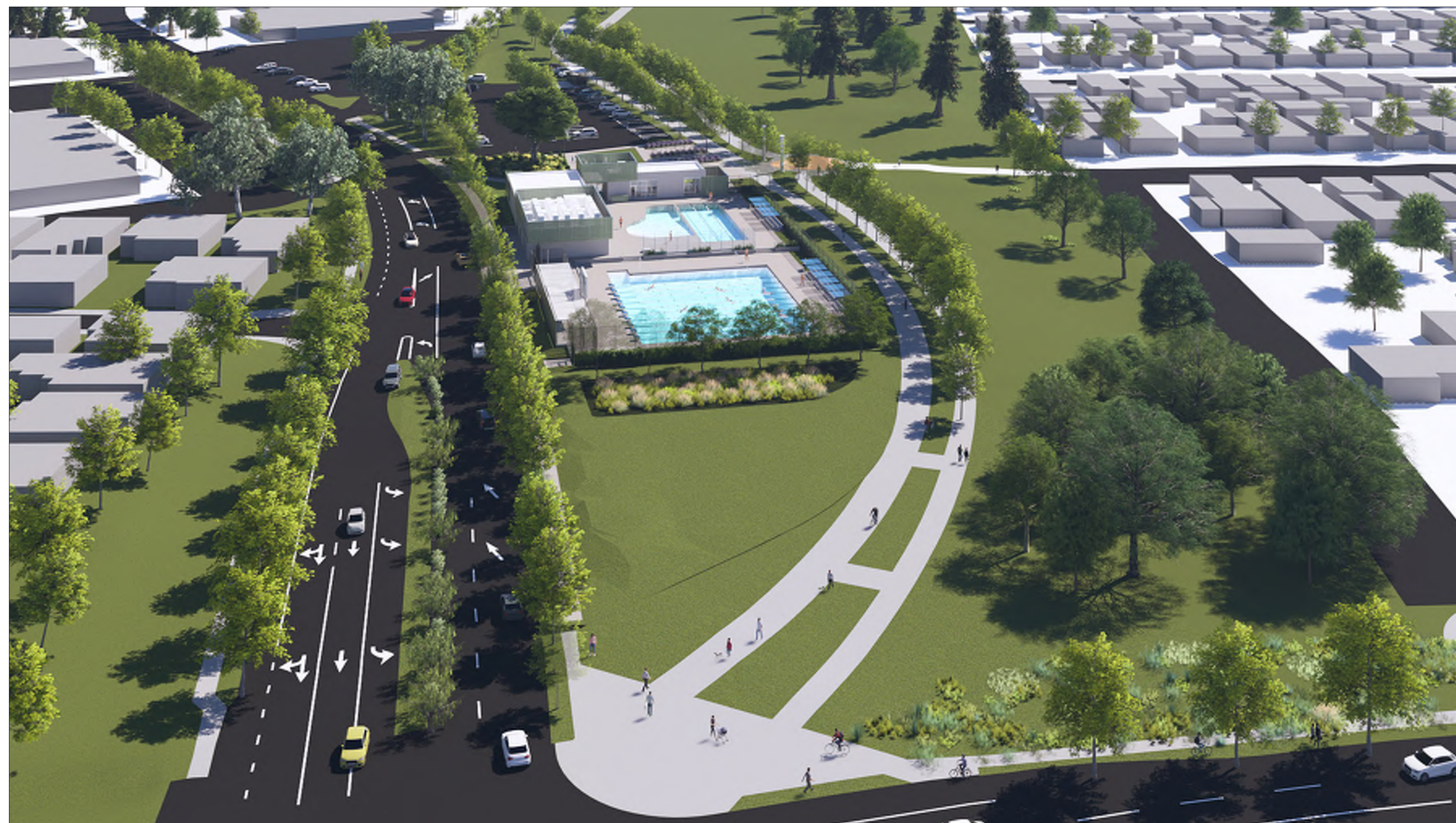
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**A003**



SOUTHEAST AERIAL FROM JEAN SWEENEY OPEN SPACE PARK



NORTHEAST AERIAL FROM ATLANTIC AVE.



NORTHWEST AERIAL FROM INTERSECTION OF ATLANTIC AVE. & WILMA CHAN WAY

PROJECT:  
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RENDERINGS

SHEET NUMBER:

**A030**



ENTRY VIEW FROM CROSS ALAMEDA TRAIL



ENTRY VIEW FROM ATLANTIC AVE. NEAR OAK TREE



COMPETITION POOL VIEW

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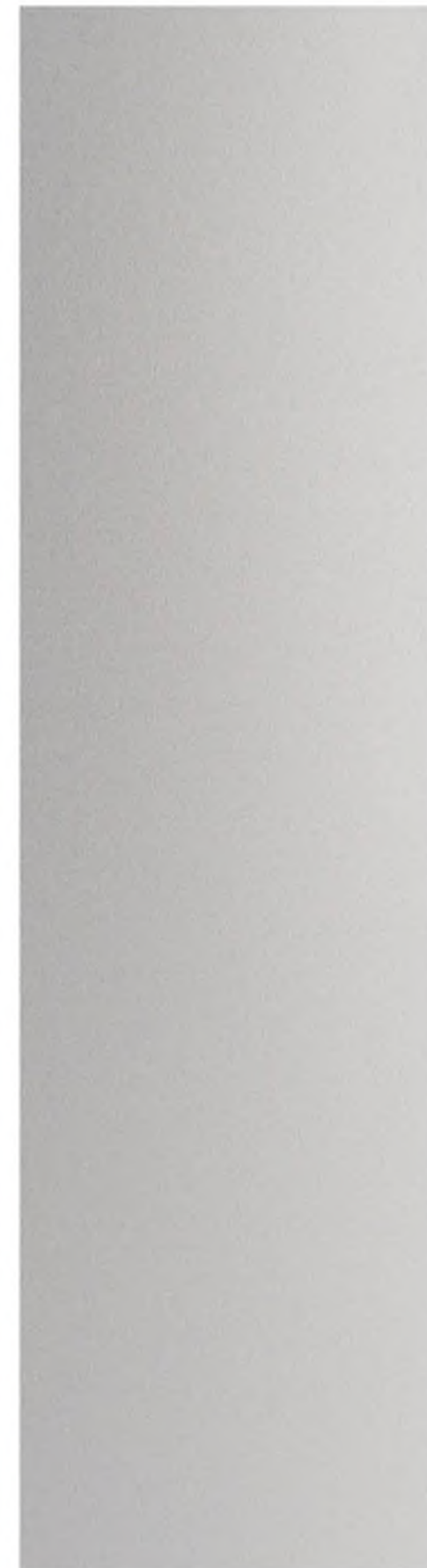
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BLACK  
VINYL COATED  
CHAIN LINK FENCE



BLACK  
WINDSCREEN MESH



SILVER  
ANODIZED ALUMINUM  
DOOR & WINDOW FRAMES



MORIN C37 IN PATINA GREEN  
PERFORATED CORRUGATED METAL PANEL



BASALITE  
CMU BLOCK



ENTRY VIEW FROM CROSS ALAMEDA TRAIL

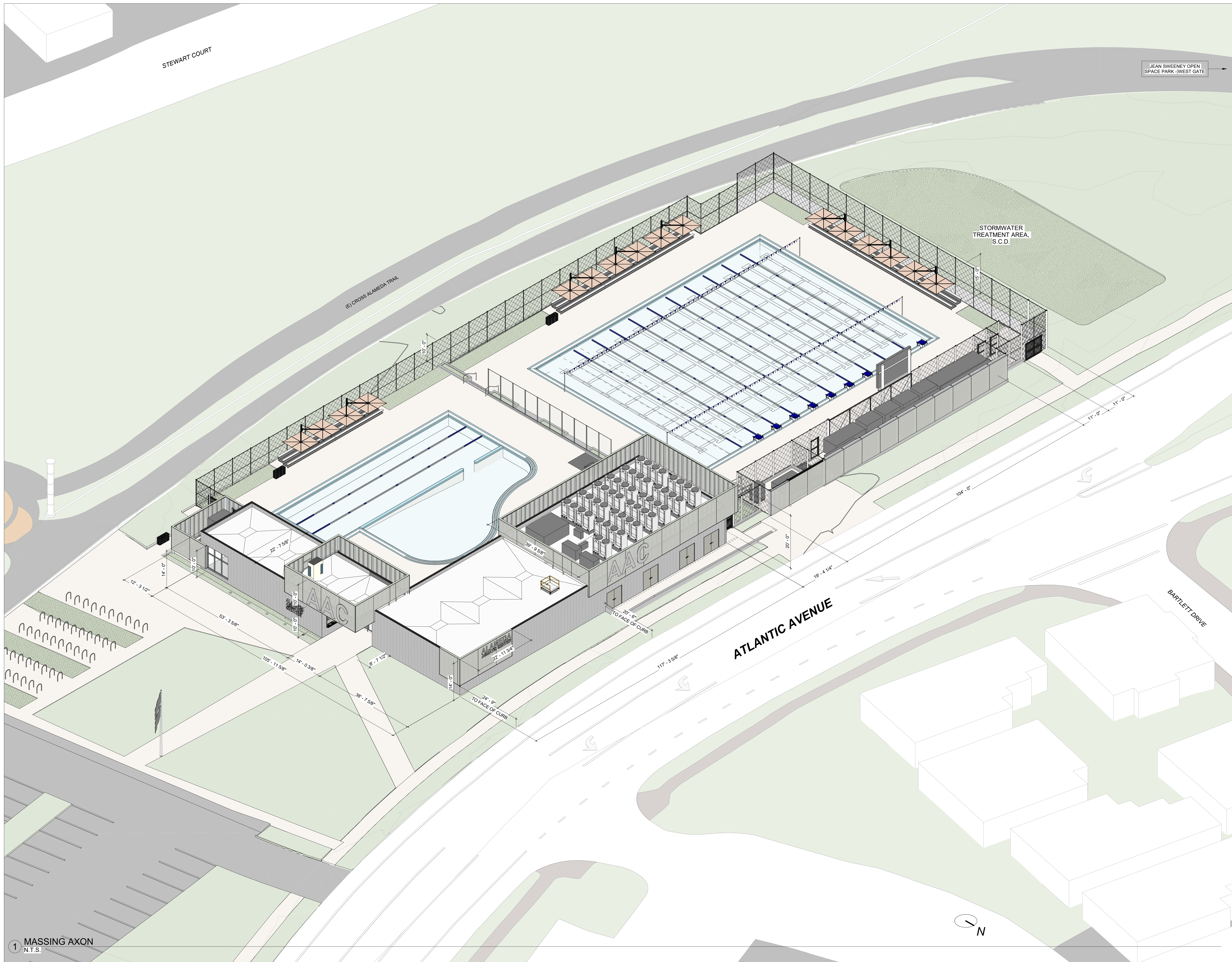
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**EXTERIOR  
MATERIALS**

SHEET NUMBER:  
**A035**



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**LANDSCAPE ARCHITECT:**  
SWA  
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**STRUCTURAL ENGINEER:**  
FORELLE/SESSER ENGINEERS, INC.  
160 Pine Street, 6th Floor  
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P: 415.637.0700

**MEP / FIRE PROTECTION:**  
GLITTMANN & BLUYVOET  
1620 Montgomery Street, Suite 230  
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P: 415.655.4000

**AQUATICS:**  
AQUATICS DESIGN GROUP  
2226 Faraday Avenue  
Carlsbad, CA 92008  
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REVISION		
NUMBER	DATE	DESCRIPTION

ISSUE:  
**PLANNING RESUBMITTAL**  
DATE:  
**FEBRUARY 14, 2025**  
STAMP:

**NOT FOR CONSTRUCTION**

SHEET TITLE:  
**MASSING AXONOMETRIC**

SHEET NUMBER:  
**A040**



**PROJECT:**  
**ALAMEDA AQUATIC CENTER**

JEAN SWEENEY  
OPEN SPACE PARK  
1100 ATLANTIC AVENUE  
ALAMEDA, CA 94501

**PROJECT NUMBER:**  
202403

**CLIENT:**  
CITY OF ALAMEDA  
2226 SANTA CLARA AVENUE  
ALAMEDA, CA 94501

**PROJECT TEAM:**  
**ARCHITECT:**  
ELS ARCHITECTURE AND URBAN DESIGN  
2040 Addison Street  
Berkeley, CA 94704  
P: 510.549.2929

**CIVIL ENGINEER:**  
BKF ENGINEERS  
1648 N. California Blvd, Suite 400  
Walnut Creek, CA 94596  
P: 925.940.2200

**LANDSCAPE ARCHITECT:**  
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2200 Bridgeway  
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P: 415.332.5100

**STRUCTURAL ENGINEER:**  
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**MEP / FIRE PROTECTION:**  
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San Francisco, CA 94111  
P: 415.655.4000

**AQUATICS:**  
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Carlsbad, CA 92008  
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**REVISION:**

NUMBER	DATE	DESCRIPTION

KEY PLAN:

**ISSUE:**  
PLANNING RESUBMITTAL

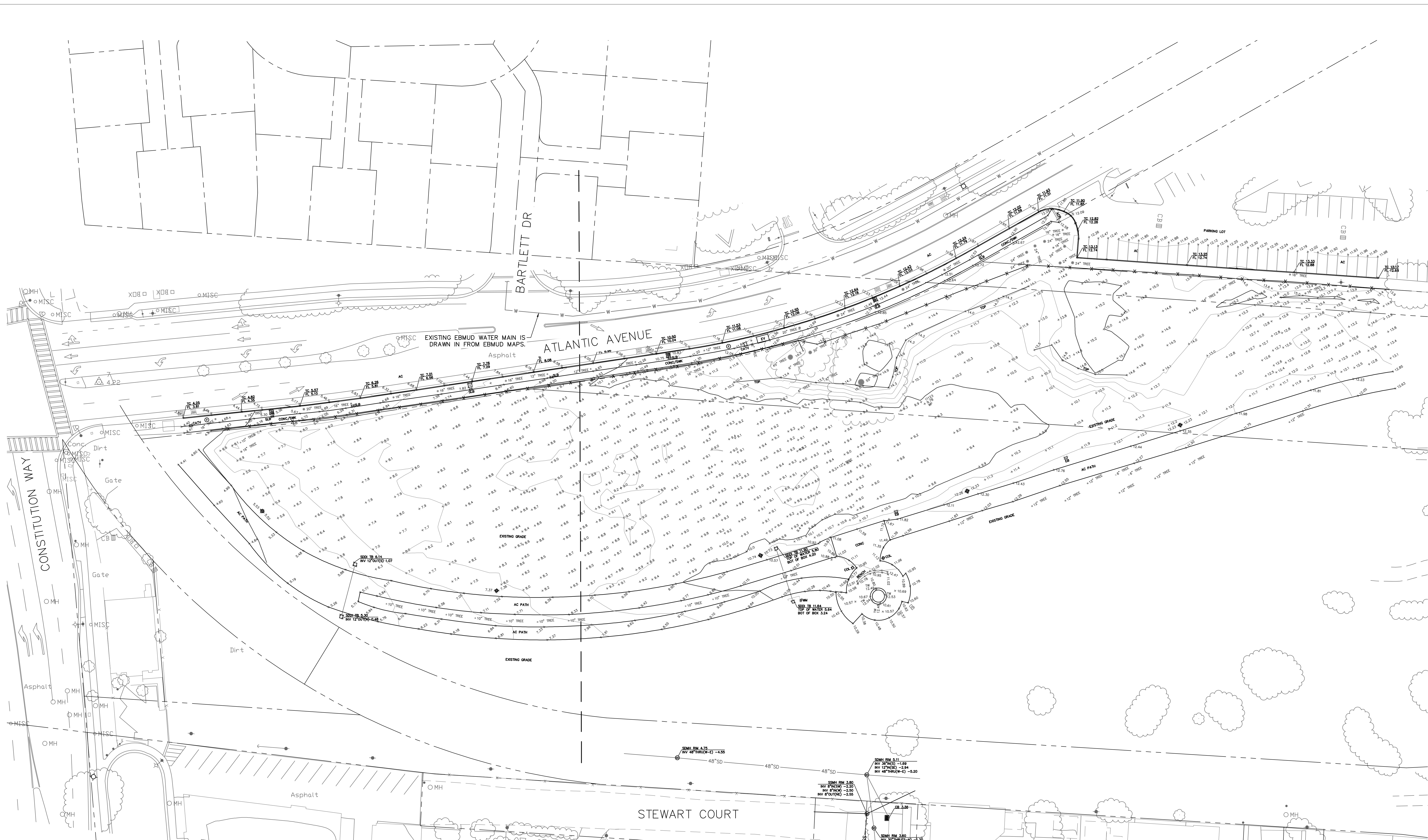
**DATE:**  
FEBRUARY 14, 2025

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**SHEET TITLE:**  
EXISTING CONDITIONS

**SHEET NUMBER:**  
C1.0



**ANNOTATION AND LEGEND**

- AC ASPHALT CONCRETE
- ACR ACCESS RAMP
- CATV CABLE TELEVISION BOX
- COL COLUMN
- CONC CONCRETE
- EB ELECTRIC BOX
- EV ELECTRIC VAULT
- FL FLOWLINE
- INV INVERT
- LG LIP OF GUTTER
- SDDI STORM DRAIN DROP INLET
- SOMH STORM DRAIN MANHOLE
- SLB STREET LIGHT BOX
- SSMH SANITARY SEWER MANHOLE
- SWK SIDEWALK
- TB TOP OF BOX
- TC TOP OF CURB
- UB UTILITY BOX
- WM WATER METER
- W-T TOP OF WALL
- δ GAS VALVE
- ⊕ SANITARY SEWER MANHOLE
- ⊙ SIGN
- ⊛ SITE LIGHT
- ⊙ STORM DRAIN MANHOLE
- ⊙ STREET LIGHT
- ⊙ TELEPHONE MANHOLE
- ⊙ MONITORING WELL

**TOPOGRAPHIC NOTES**

UNAUTHORIZED CHANGES & USES: THE PROFESSIONAL PREPARING THIS MAP WILL NOT BE RESPONSIBLE FOR, OR LIABLE FOR, UNAUTHORIZED CHANGES TO OR USES OF THIS MAP. CHANGES TO THIS MAP MUST BE REQUESTED IN WRITING AND MUST BE APPROVED BY THE PROFESSIONAL.

THE LOCATIONS OF EXISTING UNDERGROUND FACILITIES SHOWN ON THESE DRAWINGS ARE APPROXIMATE AND ARE BASED ON OBSERVED TOPOGRAPHIC SURFACE FEATURES AND AVAILABLE INFORMATION. THE PROFESSIONAL PREPARING THIS MAP ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THESE FACILITIES OR FOR THE INADVERTENT OMISSION OF RELATED INFORMATION.

TREE DIAMETERS ARE MEASURED AT CHEST HEIGHT (48"). DRIFLINE DIAMETERS AND TREE SPECIES ARE APPROXIMATE ONLY AND SHOULD BE VERIFIED BY A CERTIFIED ARBORIST.

FIELD SURVEY DATE: 09/04/2024

**BASIS OF BEARINGS**

THE COORDINATES SHOWN HEREON ARE BASED ON THE COORDINATE SYSTEM OF 1983, CC83, ZONE 3, USING LEICA RTK NETWORK SMARTNET.

**BENCHMARK**

THE ELEVATIONS SHOWN HEREON ARE BASED UPON THE VERTICAL DATUM OF 1988 AND WERE ESTABLISHED USING LEICA RTK NETWORK SMARTNET.

PROJECT:  
**ALAMEDA AQUATIC CENTER**

JEAN SWEENEY  
OPEN SPACE PARK  
1100 ATLANTIC AVENUE  
ALAMEDA, CA 94501

PROJECT NUMBER:  
202403

CLIENT:  
CITY OF ALAMEDA  
2226 SANTA CLARA AVENUE  
ALAMEDA, CA 94501

PROJECT TEAM:  
ARCHITECT:  
ELS ARCHITECTURE AND URBAN DESIGN  
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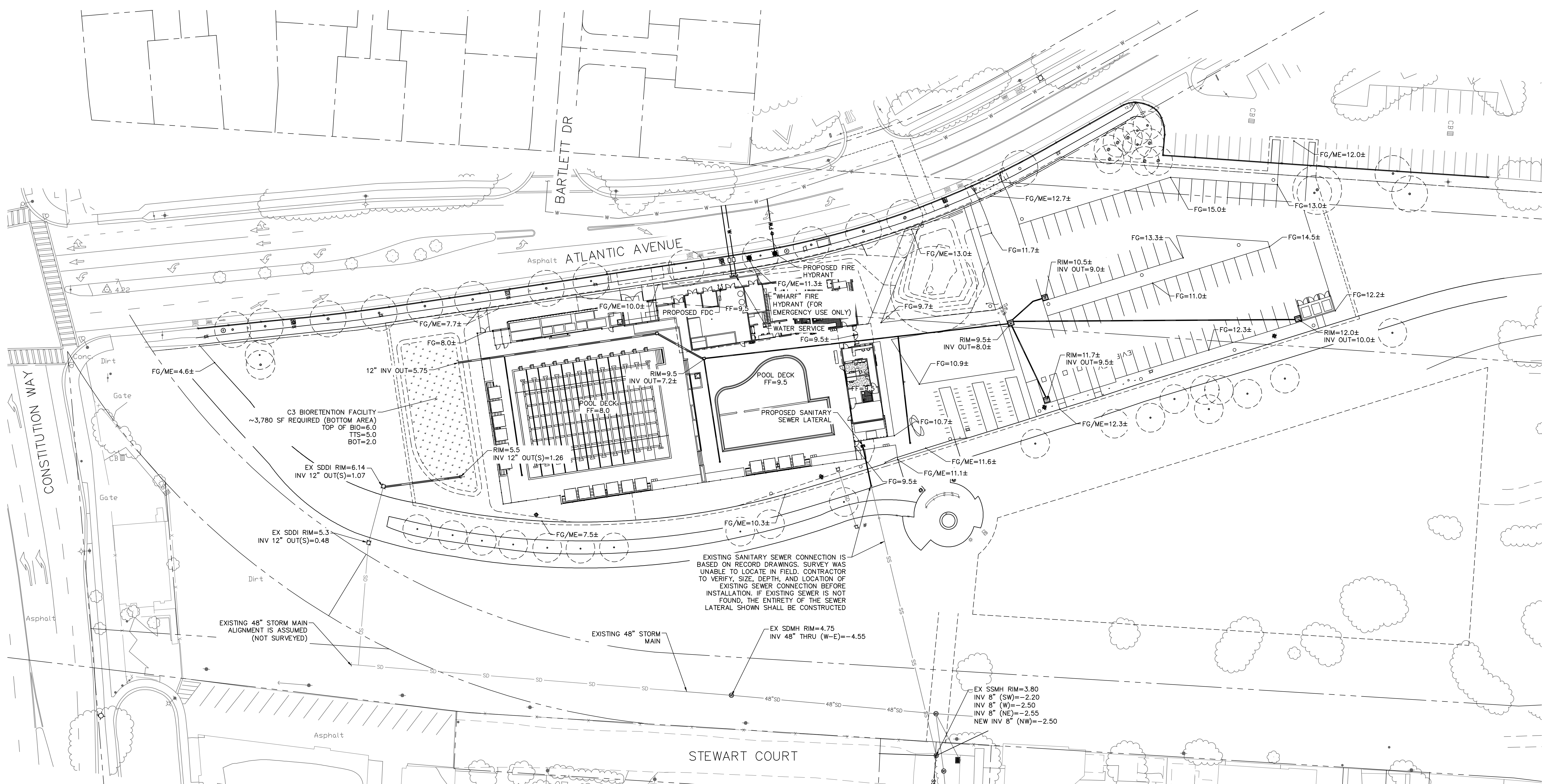
KEY PLAN:

ISSUE:  
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DATE:  
**FEBRUARY 14, 2025**  
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SHEET TITLE:  
**GRADING AND UTILITY PLAN**

SHEET NUMBER:  
**C2.0**



EXISTING SANITARY SEWER CONNECTION IS BASED ON RECORD DRAWINGS. SURVEY WAS UNABLE TO LOCATE IN FIELD. CONTRACTOR TO VERIFY, SIZE, DEPTH, AND LOCATION OF EXISTING SEWER CONNECTION BEFORE INSTALLATION. IF EXISTING SEWER IS NOT FOUND, THE ENTIRETY OF THE SEWER LATERAL SHOWN SHALL BE CONSTRUCTED

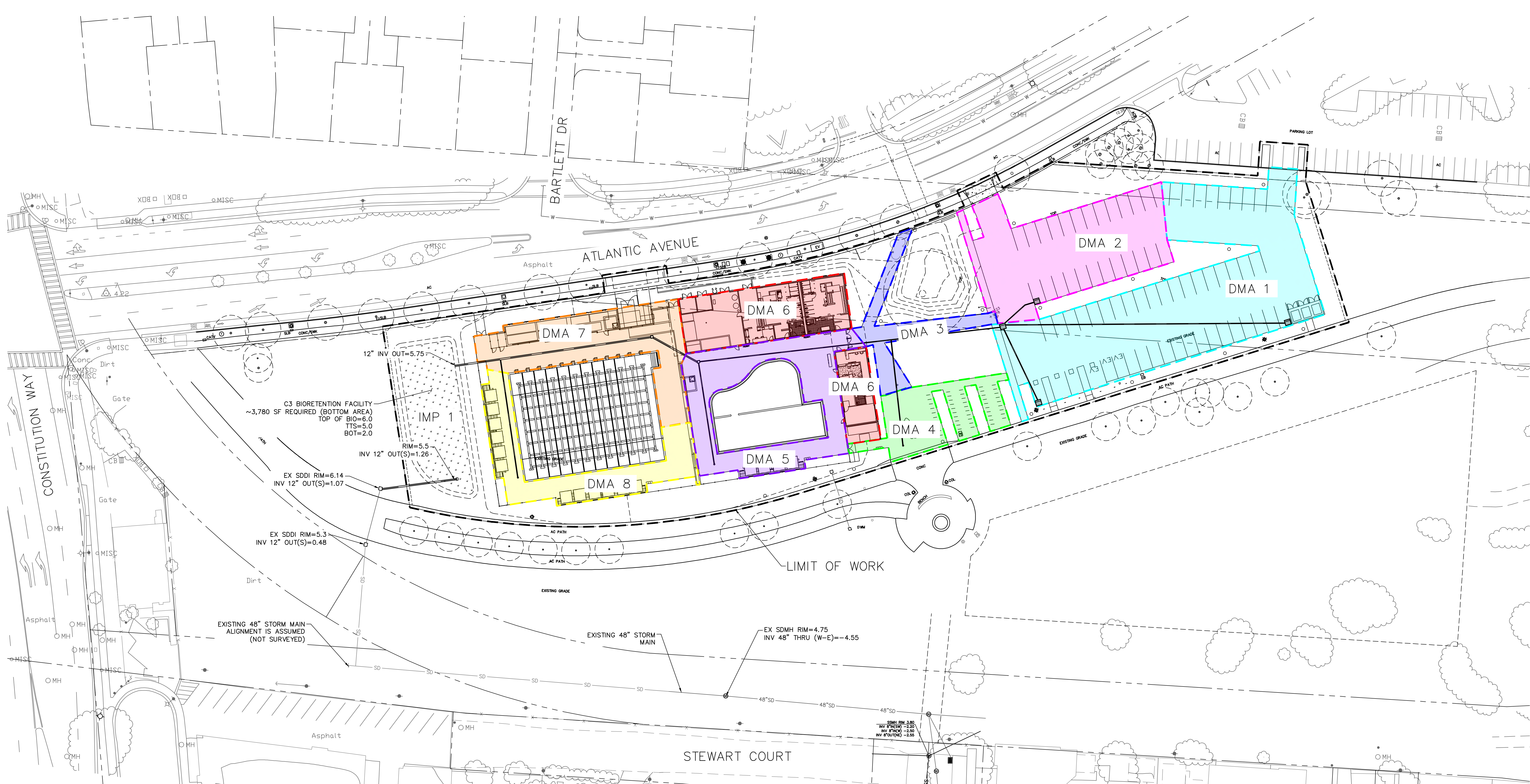
- NOTES:**
- CONTRACTOR SHALL VERIFY EXACT LOCATION OF ALL UNDERGROUND UTILITIES PRIOR COMMENCEMENT OF WORK.
  - ALL EXISTING UTILITY VAULTS AND BOXES TO BE PROTECTED SHALL BE ADJUSTED TO FINISHED GRADE.
  - CONTRACTOR TO CONTACT USA AT (800) 247-2600 AT LEAST 48 HOURS PRIOR TO ANY UTILITY REMOVAL OR EXCAVATION.
  - NON-WET UTILITIES AND UTILITIES SHOWN WITHIN THE BUILDING ON THIS PLAN AND FOR COORDINATION ONLY. CONTRACTOR TO REFER TO APPROPRIATE DISCIPLINES FOR THEIR RESPECTIVE UTILITY DESIGN.
  - ALL BUILDING DOWNSPOUTS MUST BE PIPED TO THE STORM DRAIN BUILDING LATERAL AND PIPED TO TREATMENT AREAS.
  - ALL WATER LATERALS SHALL BE LEVEL. IF A LOCAL HIGH POINT OCCURS, CONTRACTOR SHALL INSTALL BLOW OFF VALVE.
  - ALL WORK SHALL CONFORM TO CURRENT CITY STANDARD PLANS AND SPECIFICATIONS, UNLESS OTHERWISE NOTED AND APPROVED.
  - ALL MATERIAL SHALL COMPLY WITH LATEST AVAILABLE CITY STANDARDS OR BETTER.

**ABBREVIATIONS:**

AC	ASPHALT CONCRETE
BOT	BOTTOM OF BIORETENTION/BOTTOM OF WALL
BW	BACK OF WALK
C3	CONTRA COSTA COUNTY CLEAN WATER PROGRAM
EX	EXISTING
FF	FINISHED FLOOR
FG	FINISHED GRADE
FL	FLOWLINE
HP	HIGH POINT
INV	INVERT
LG	LIP OF GUTTER
LF	LINEAR FEET
ME	MATCH EXISTING
RIM	RIM ELEVATION
SD	STORM DRAIN
SDCB	STORM DRAIN CATCH BASIN
SDDI	STORM DRAIN INLET
SLP	SEE LANDSCAPE PLAN
SSWR	SANITARY SEWER
TC	TOP OF CURB
TD	TRENCH DRAIN
TOP	TOP OF BIORETENTION
TTS	TOP OF TREATMENT SOIL
TW	TOP OF WALL

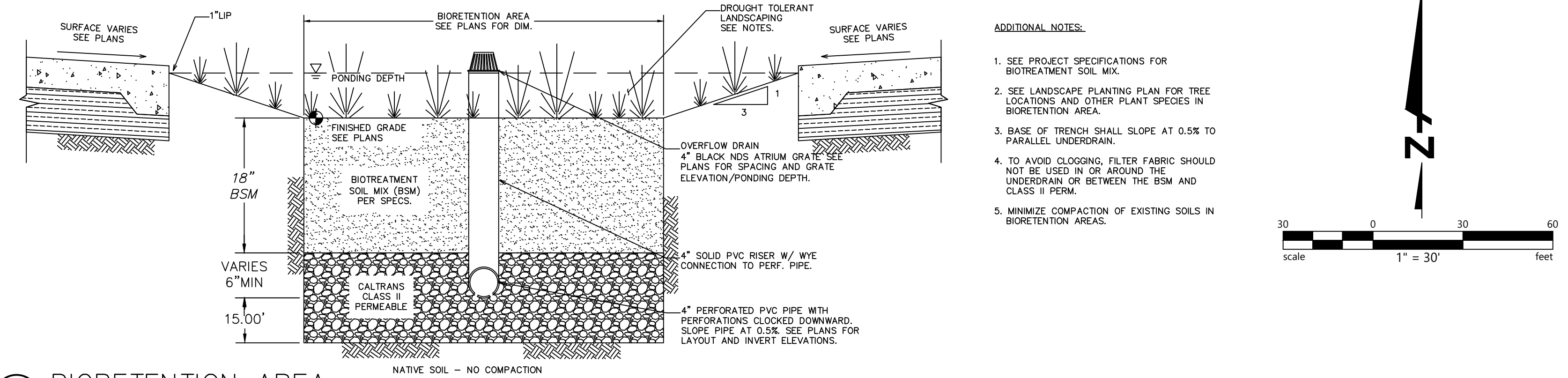
**LEGEND:**

---	PROPERTY LINE
---	LIMIT OF WORK LINE
---	EXISTING STORM LINE
---	NEW STORM LINE
---	EXISTING SANITARY LINE
---	PROPOSED SANITARY LINE
---	PROPOSED WATER LINE
---	PROPOSED FIRE WATER LINE
---	PROPOSED WATER METER
---	EXISTING STORM MANHOLE
---	EXISTING SANITARY MANHOLE
---	CATCH BASIN
---	SPOT ELEVATION
---	AREA/PLAZA DRAIN
---	SANITARY CLEANOUT

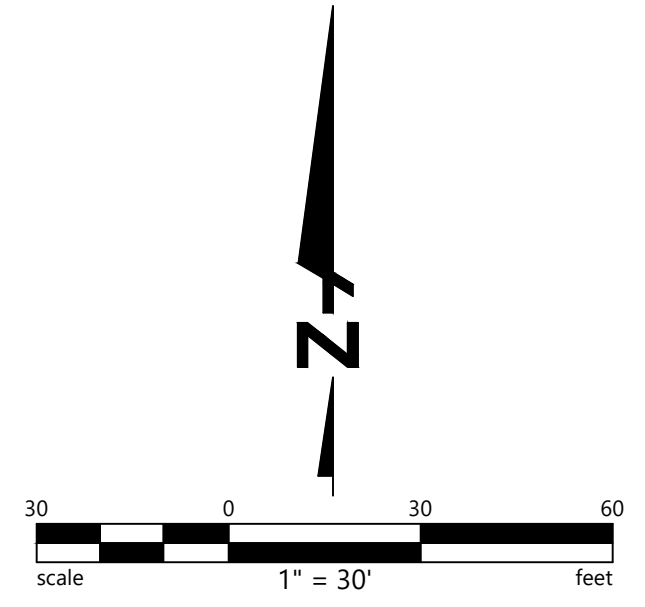


DMA	IMPERVIOUS AREA (SF)	*TREATMENT REQUIRED (SF)	DRAINS TO DMA	TREATMENT PROVIDED (SF)
DMA 1	16,835	1,180	IMP-1	1,180
DMA 2	8,530	600	IMP-1	600
DMA 3	2,160	155	IMP-1	155
DMA 4	3,250	230	IMP-1	230
DMA 5	5,935	415	IMP-1	415
DMA 6 (ROOF AREA)	6,105	430	IMP-1	430
DMA 7	5,750	405	IMP-1	405
DMA 8	4,290	300	IMP-1	300
TOTAL	52,855	3,715	IMP-1	3,780

- GENERAL NOTES:**
- ALL ELEVATIONS SHOWN ARE SCHEMATIC AND BASED ON EXISTING GRADE INFORMATION.
  - ALL PROPOSED UTILITY ALIGNMENTS ARE SCHEMATIC.
- STORMWATER MANAGEMENT NOTES:**
- PER C3 STORMWATER MANAGEMENT MANUAL, THE POOL AREAS DRAINING/OVERFLOWING TO SANITARY SEWER ARE NOT CONSIDERED IMPERVIOUS AREAS.
  - \*TREATMENT REQUIRED IS BASED ON C3 SIMPLIFIED SIZING METHODOLOGY FOR TREATMENT AND HYDROMODIFICATION. THIS IS EQUIVALENT TO 7% OF THE PROPOSED IMPERVIOUS AREA FOR EACH RESPECTIVE DMA.



- ADDITIONAL NOTES:**
- SEE PROJECT SPECIFICATIONS FOR BIOTREATMENT SOIL MIX.
  - SEE LANDSCAPE PLANTING PLAN FOR TREE LOCATIONS AND OTHER PLANT SPECIES IN BIOTREATMENT AREA.
  - BASE OF TRENCH SHALL SLOPE AT 0.5% TO PARALLEL UNDERDRAIN.
  - TO AVOID CLOGGING, FILTER FABRIC SHOULD NOT BE USED IN OR AROUND THE UNDERDRAIN OR BETWEEN THE BSM AND CLASS 1 FIRM.
  - MINIMIZE COMPACTION OF EXISTING SOILS IN BIOTREATMENT AREAS.



NUMBER	DATE	DESCRIPTION

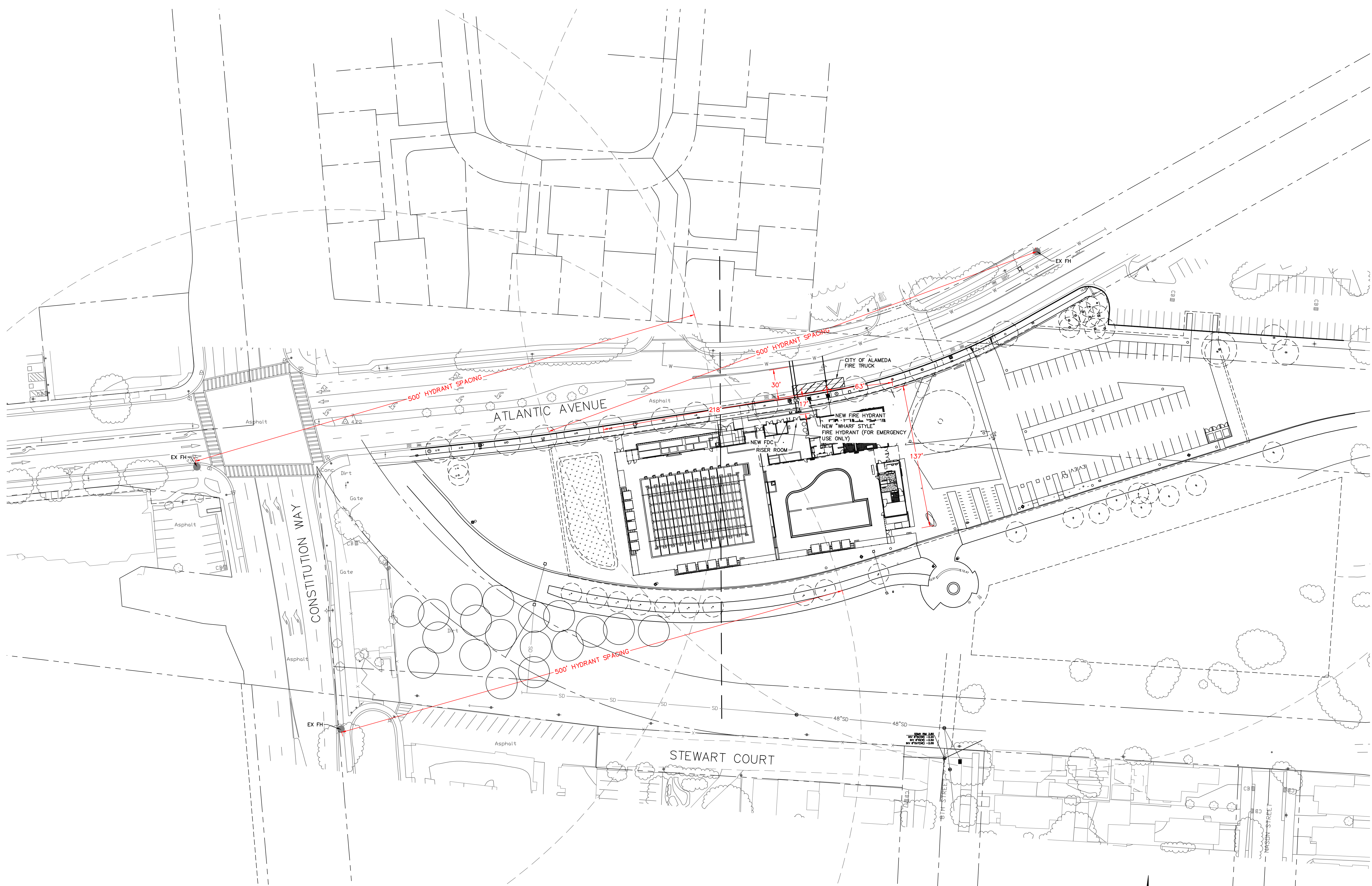
KEY PLAN:

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SHEET TITLE:  
**STORMWATER MANAGEMENT PLAN**

SHEET NUMBER:  
**C3.0**



**LEGEND**

	EXISTING FIRE HYDRANT
	PROPOSED FIRE HYDRANT
	PROPOSED FIRE DEPARTMENT CONNECTION

**ASSUMPTIONS (SPRINKLERED)**

TOTAL BUILDING AREA: 9,408 SF

FROM CALIFORNIA FIRE CODE APPENDIX B, TABLE B105.1(2): \*REQUIRED FIRE FLOW=687.5 GPM  
\*FROM CALIFORNIA FIRE CODE APPENDIX B, TABLE B105.2: WHEN SPRINKLERED, REQUIRED FIRE FLOW CAN BE REDUCED TO 25% OF THE VALUE IN TABLE B105.1(2).

FROM CALIFORNIA FIRE CODE APPENDIX C, TABLE C102.1: \*\*375' MAXIMUM DISTANCE FROM ANY POINT ON STREET OR ROAD FRONTAGE TO A HYDRANT.

\*\*A 50% SPACING INCREASE SHALL BE PERMITTED WHERE BUILDING IS EQUIPPED THROUGHOUT WITH AN APPROVED AUTOMATIC SPRINKLER SYSTEM IN ACCORDANCE WITH SECTION 903.3.1.1 OF THE CALIFORNIA FIRE CODE.

AVERAGE HYDRANT SPACING PER APPENDIX C, TABLE C102.1: 500' HYDRANT SPACING & MINIMUM NUMBER OF HYDRANTS = 1

REVISION:

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**FEBRUARY 14, 2025**

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SHEET TITLE:  
**FIRE ACCESS PLAN**

SHEET NUMBER:  
**C4.0**



PROJECT:  
**ALAMEDA AQUATIC CENTER**  
 JEAN SWEENEY  
 OPEN SPACE PARK  
 1100 ATLANTIC AVENUE  
 ALAMEDA, CA 94501

PROJECT NUMBER:  
 202403

CLIENT:  
**CITY OF ALAMEDA**  
 2226 SANTA CLARA AVENUE  
 ALAMEDA, CA 94501

PROJECT TEAM:  
 ARCHITECT:  
 ELS ARCHITECTURE AND URBAN DESIGN  
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CIVIL ENGINEER:  
 BKF ENGINEERS  
 1648 N. California Blvd., Suite 400  
 Walnut Creek, CA 94596  
 P: 925.940.2200

LANDSCAPE ARCHITECT:  
 SWA  
 2200 Bridgeway  
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STRUCTURAL ENGINEER:  
 FORELLI-BESSER ENGINEERS, INC.  
 160 Pine Street, 6th Floor  
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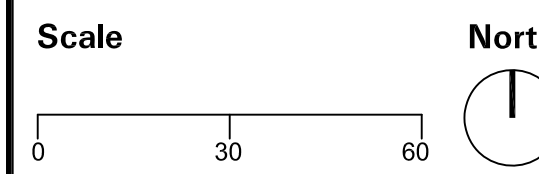
MEP / FIRE PROTECTION:  
 GLITTMANN & BLAUVIET  
 1620 Montgomery Street, Suite 230  
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AQUATICS:  
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REVISION:

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KEY PLAN:



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SHEET TITLE:  
**EXISTING CONDITIONS**

SHEET NUMBER:  
**L0.0**



PROJECT:  
**ALAMEDA AQUATIC CENTER**  
JEAN SWEENEY  
OPEN SPACE PARK  
1100 ATLANTIC AVENUE  
ALAMEDA, CA 94501

PROJECT NUMBER:  
202403

CLIENT:  
CITY OF ALAMEDA  
2226 SANTA CLARA AVENUE  
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FUTURE CROSSWALK  
(NOT IN CONTRACT)  
DRIVEWAY ENTRANCE  
MONUMENT SIGN  
DRIVEWAY TO  
NEIGHBORING PROPERTY

PAVING APRON FOR  
CHEMICAL DELIVERY  
TRANSFORMER

JEAN SWEENEY  
OPEN SPACE PARK

ATLANTIC AVENUE

CROSS ALAMEDA TRAIL

WILMA CHAN WAY

8TH STREET

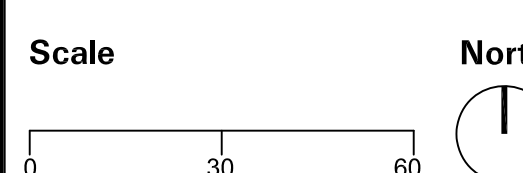
PARKING (APPROXIMATELY 72 SPACES)  
ACCESSIBLE AND EV PARKING  
FLAGPOLE  
ENTRY PLAZA WITH LAWN PANEL  
BICYCLE PARKING (SEE L2.0)  
PUBLIC ART  
THREE-WASTE STREAM TRASH RECEPTACLES, TYP  
PROPOSED POLE LIGHTS, TYP  
POOL ENCLOSURE WITH PLANTING BOTH SIDES  
STORMWATER TREATMENT AREA

TRASH ENCLOSURE  
EXISTING TREE TO REMAIN  
PROPOSED TREES  
SHRUB PLANTING (WAIST HIGH)

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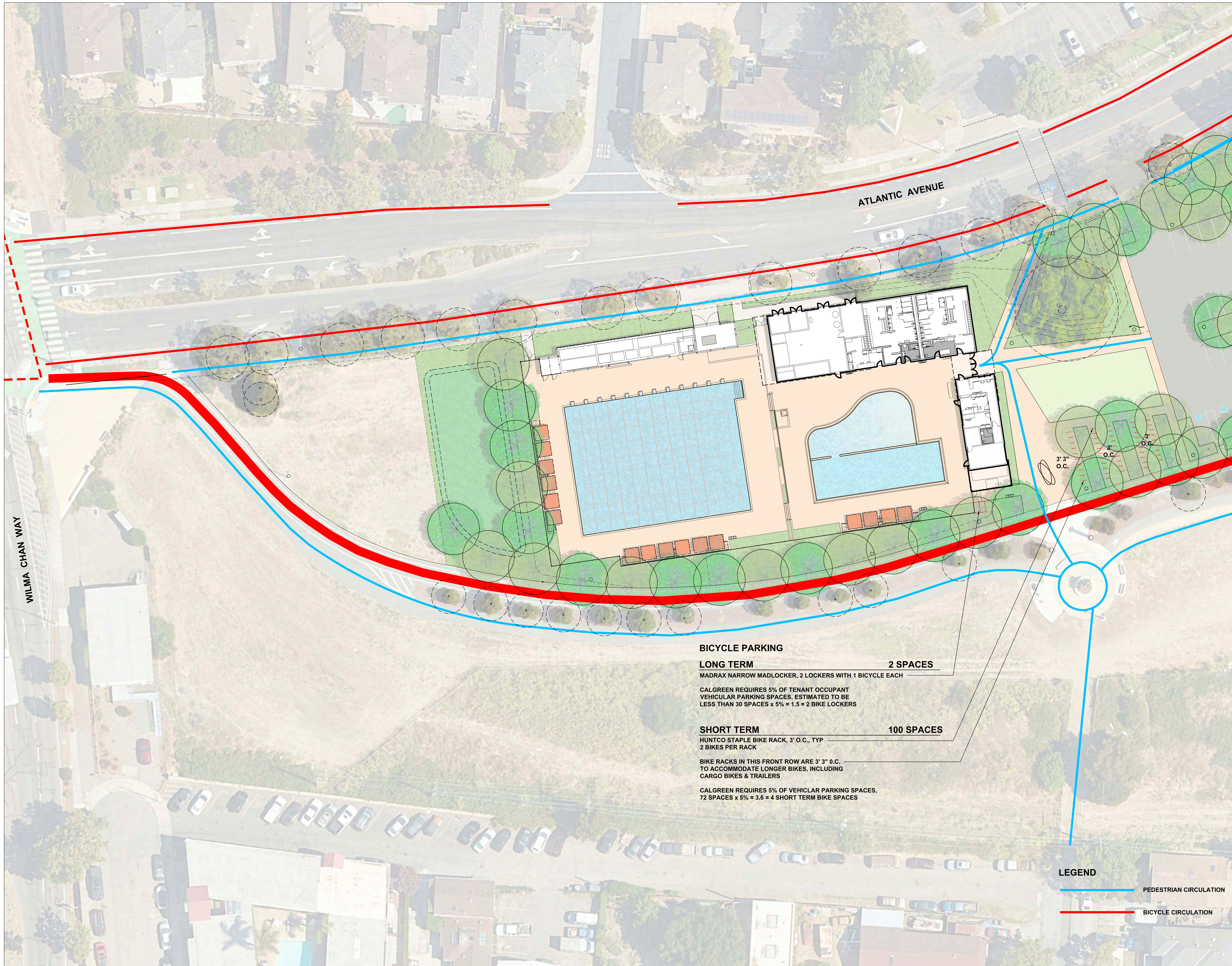
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SHEET TITLE:  
**LANDSCAPE  
SITE PLAN**

SHEET NUMBER:  
**L1.0**



PROJECT:  
**ALAMEDA AQUATIC CENTER**  
JEAN SWEENEY  
OPEN SPACE PARK  
1100 ATLANTIC AVENUE  
ALAMEDA, CA 94501

PROJECT NUMBER:  
202403

CLIENT:  
CITY OF ALAMEDA  
2226 SANTA CLARA AVENUE  
ALAMEDA, CA 94501

PROJECT TEAM:  
ARCHITECT:  
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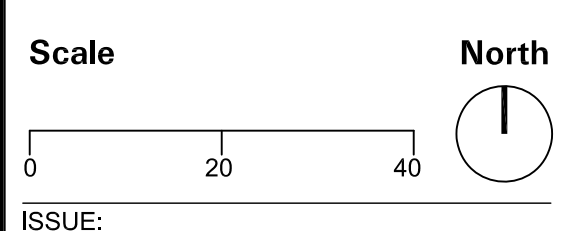
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SHEET TITLE:  
**PEDESTRIAN AND BICYCLE ACCESS PLAN**

SHEET NUMBER:  
**L2.0**

**BICYCLE PARKING**  
**LONG TERM** **2 SPACES**  
MADRAX NARROW MADLOCKER, 2 LOCKERS WITH 1 BICYCLE EACH

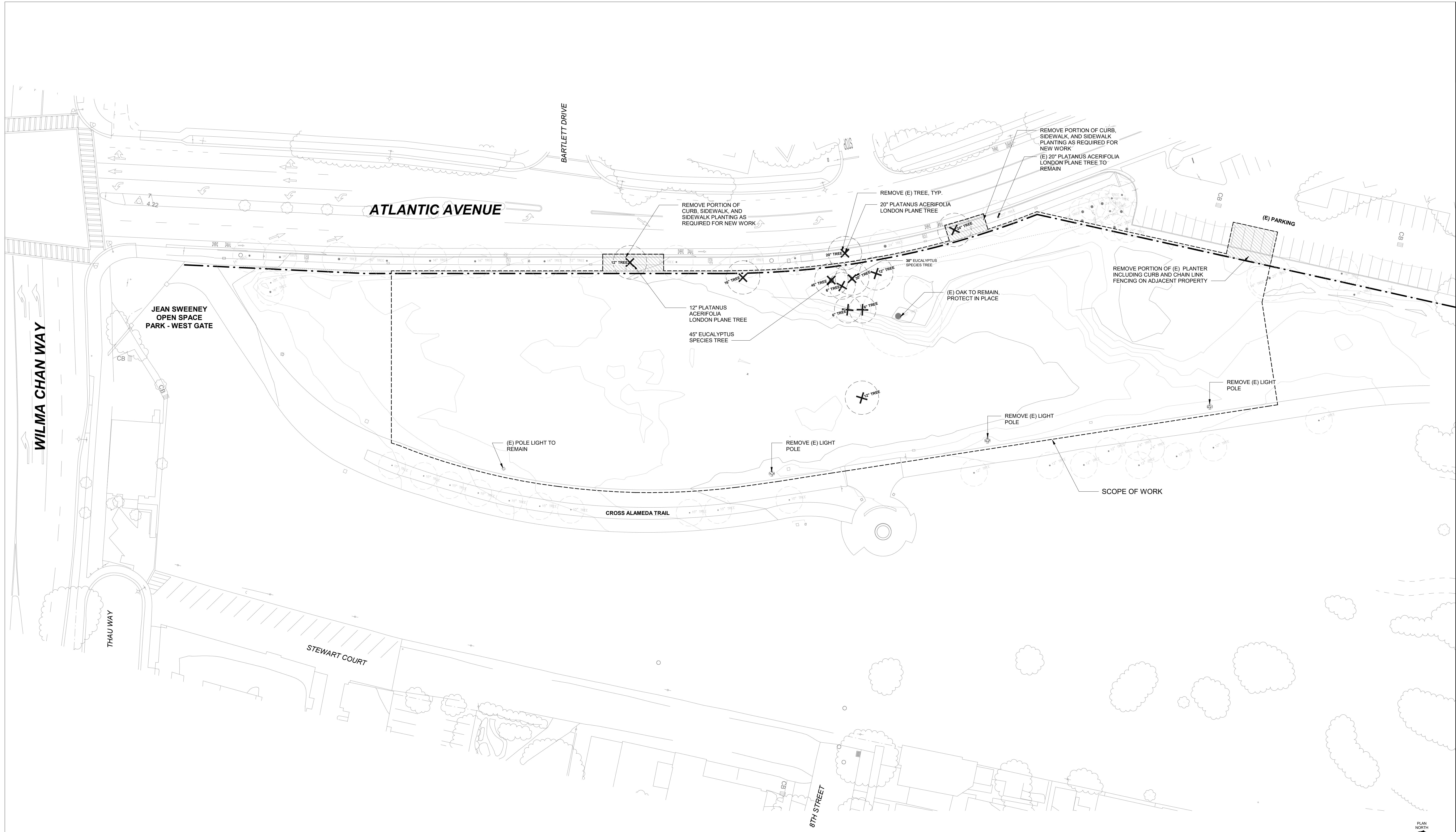
CALGREEN REQUIRES 5% OF TENANT OCCUPANT VEHICULAR PARKING SPACES, ESTIMATED TO BE LESS THAN 30 SPACES x 5% = 1.5 = 2 BIKE LOCKERS

**SHORT TERM** **100 SPACES**  
HUNTCO STAPLE BIKE RACK, 3' 3" O.C., TYP  
2 BIKES PER RACK

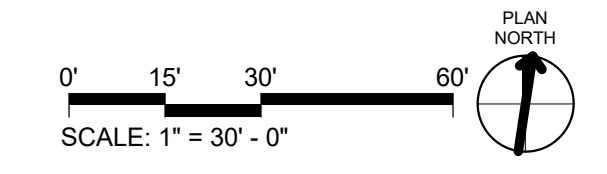
BIKE RACKS IN THIS FRONT ROW ARE 3' 3" O.C. TO ACCOMMODATE LONGER BIKES, INCLUDING CARGO BIKES & TRAILERS

CALGREEN REQUIRES 5% OF VEHICULAR PARKING SPACES, 72 SPACES x 5% = 3.6 = 4 SHORT TERM BIKE SPACES

**LEGEND**  
PEDESTRIAN CIRCULATION  
BICYCLE CIRCULATION



1 SITE PLAN - DEMOLITION  
1" = 30'-0"



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SHEET TITLE:  
**SITE PLAN -  
DEMOLITION**

SHEET NUMBER:  
**A100**

LEGEND	
	AREA TO BE DEMOLISHED
	PROPERTY LINE
	(E) TREE TO REMAIN, S.L.D.
	(E) TREE TO BE REMOVED

KEYNOTES #	
#	DESCRIPTION

**SHEET NOTES**

- SEE LANDSCAPE AND CIVIL DRAWINGS FOR ADDITIONAL INFORMATION.
- ADDITIONAL DEMOLITION MAY BE REQUIRED FOR UNDERGROUND UTILITY IMPROVEMENTS. REFER TO CIVIL DRAWINGS.

**GENERAL NOTES**

- ADDITIONAL GENERAL NOTES ARE PROVIDED ON SHEET A001.
- FFE: +0'-0" = +9.5'; SEE CIVIL AND LANDSCAPE DRAWINGS.
- AUTOMATIC FIRE SPRINKLER SYSTEM THROUGHOUT BUILDING AND AT ALL BUILDING OVERHANGS AND EXTENSIONS.
- SLAB DIMENSIONS ARE MEASURED TO GRIDLINES. SEE SLAB PLAN.
- ALL FLOOR DRAINS ARE TO BE CENTERED IN THEIR RESPECTIVE SPACES, U.O.N.
- REFER TO SPECIFICATIONS AND APPENDIX FOR LIST OF MATERIAL FINISHES, COLORS, AND PAINTS.
- ALL EXPOSED STRUCTURE, DUCTS, PIPES, AND DRIVERS TO BE PAINTED IN ALL SPACES, U.O.N.



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**202407**

CLIENT:  
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PROJECT TEAM:  
**ARCHITECT:**  
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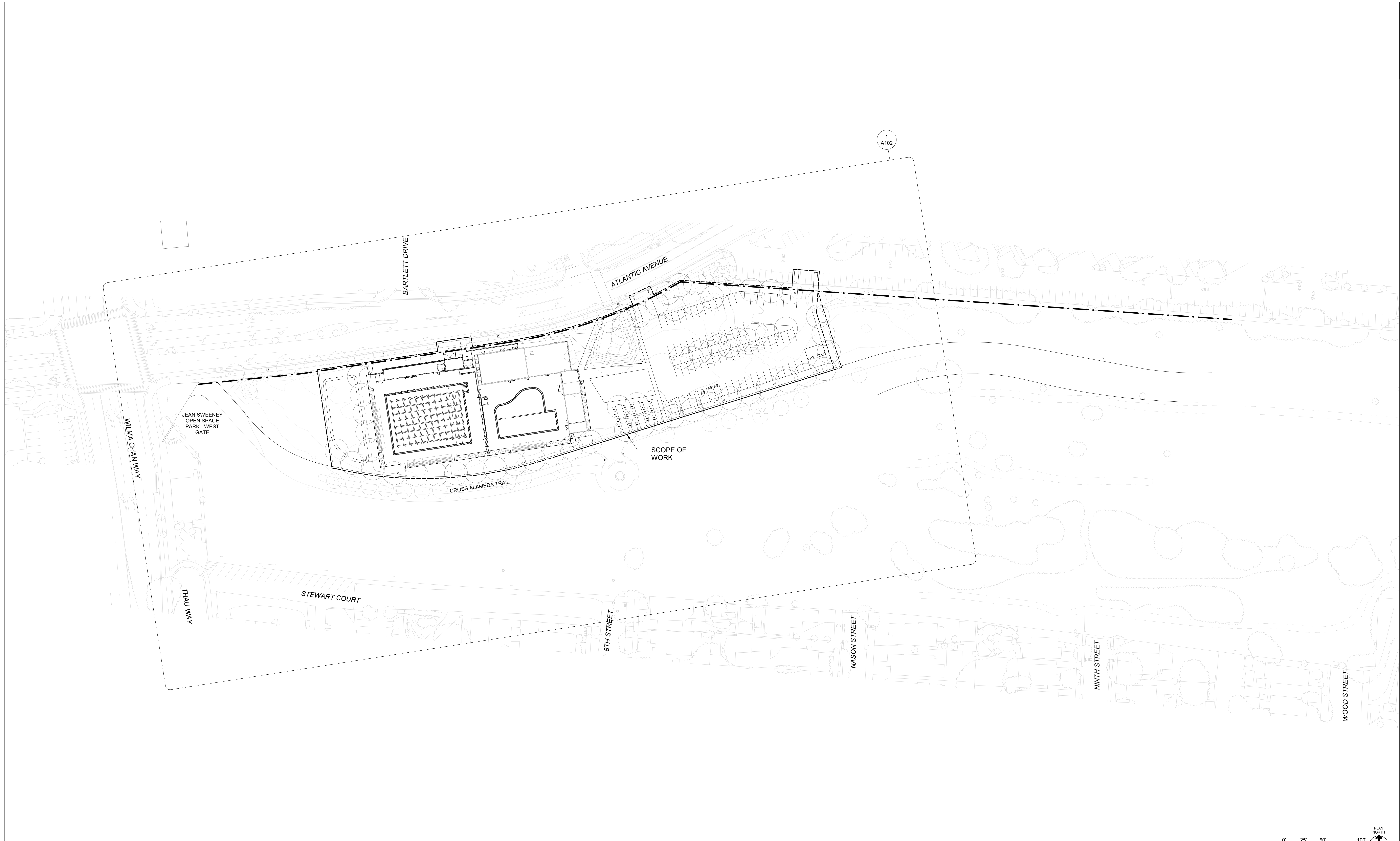
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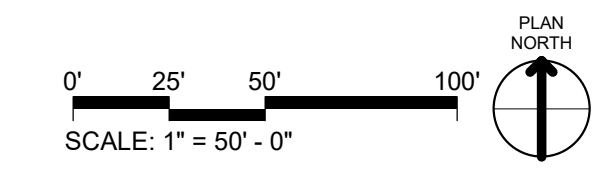
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San Francisco, CA 94111  
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**AQUATICS:**  
AQUATICS DESIGN GROUP  
2226 Faraday Avenue  
Carlsbad, CA 92008  
P: 760.438.9400



**1 OVERALL SITE PLAN**  
1" = 50'-0"



REVISION		
NUMBER	DATE	DESCRIPTION

ISSUE:  
**PLANNING RESUBMITTAL**  
DATE:  
**FEBRUARY 14, 2025**

STAMP:  
**NOT FOR CONSTRUCTION**

LEGEND	
	SCOPE OF WORK
	PROPERTY LINE
	(E) TREE TO REMAIN, S.L.D.
	(N) TREE, S.L.D.

KEYNOTES #	
#	DESCRIPTION

**SHEET NOTES**

- SEE ELECTRICAL PLANS FOR SITE LIGHTING AND PHOTOMETRICS.

**GENERAL NOTES**

- ADDITIONAL GENERAL NOTES ARE PROVIDED ON SHEET A001.
- FFE: +0'-0" = +9.5'; SEE CIVIL AND LANDSCAPE DRAWINGS.
- AUTOMATIC FIRE SPRINKLER SYSTEM THROUGHOUT BUILDING AND AT ALL BUILDING OVERHANGS AND EXTENSIONS.
- SLAB DIMENSIONS ARE MEASURED TO GRIDLINES. SEE SLAB PLAN.
- ALL FLOOR DRAINS ARE TO BE CENTERED IN THEIR RESPECTIVE SPACES, U.O.N.
- REFER TO SPECIFICATIONS AND APPENDIX FOR LIST OF MATERIAL FINISHES, COLORS, AND PAINTS.
- ALL EXPOSED STRUCTURE, DUCTS, PIPES, AND DRIVERS TO BE PAINTED IN ALL SPACES, U.O.N.

SHEET TITLE:  
**OVERALL SITE PLAN**  
SHEET NUMBER:  
**A101**

PROJECT:  
**ALAMEDA AQUATIC CENTER**

JEAN SWEENEY  
OPEN SPACE PARK  
1100 ATLANTIC AVENUE  
ALAMEDA, CA 94501

PROJECT NUMBER:  
**202407**

CLIENT:  
**CITY OF ALAMEDA**  
2226 SANTA CLARA AVENUE  
ALAMEDA, CA 94501

PROJECT TEAM:  
**ARCHITECT:**  
ELS ARCHITECTURE AND URBAN DESIGN  
2040 Addison Street  
Berkeley, CA 94704  
P: 510.849.2929

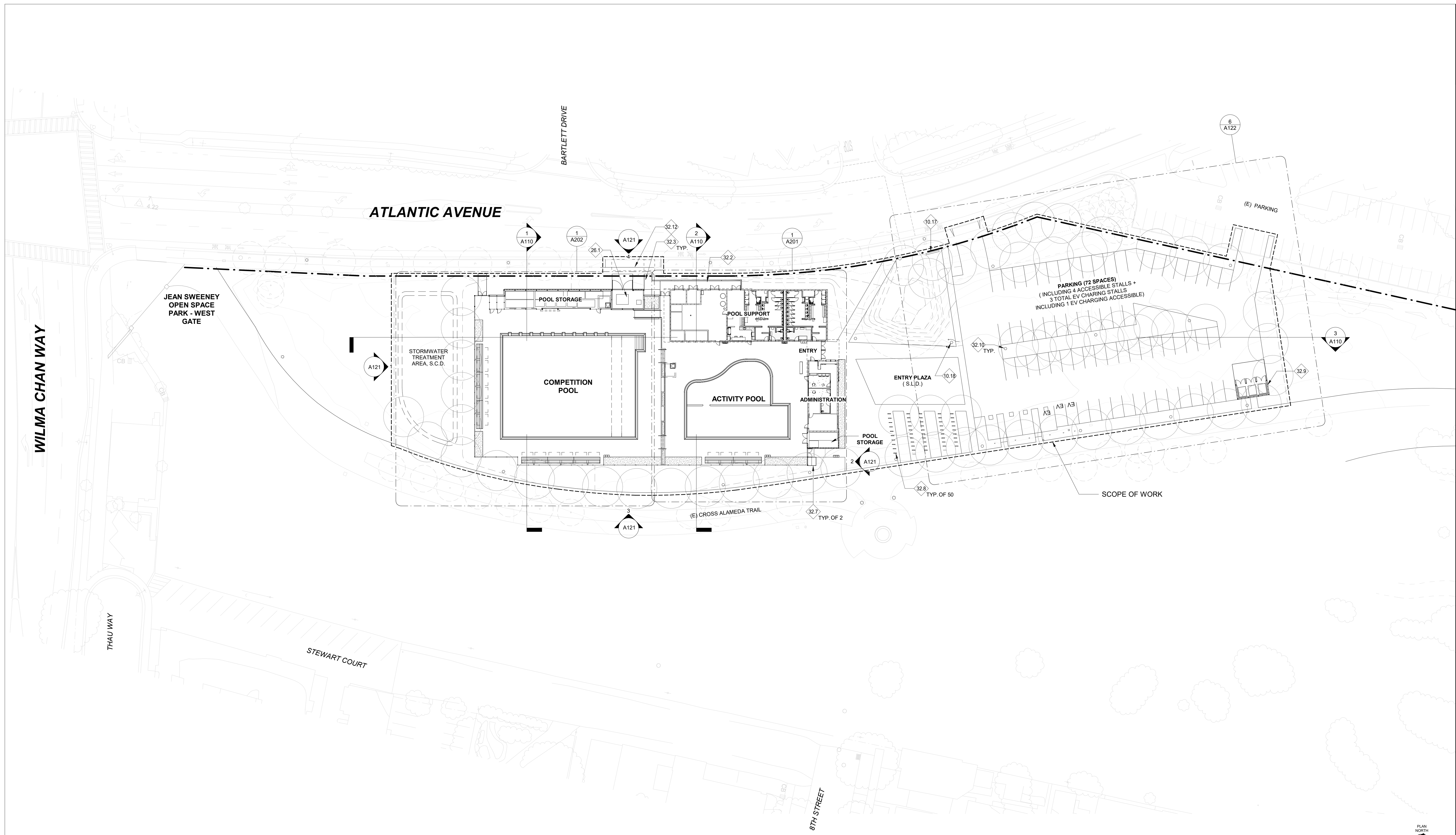
**CIVIL ENGINEER:**  
SKF ENGINEERS  
1646 N. California Blvd, Suite 400  
Walnut Creek, CA 94596  
P: 925.949.2200

**LANDSCAPE ARCHITECT:**  
SWA  
2200 Bridgeway  
Sausalito, CA 94965  
P: 415.332.5100

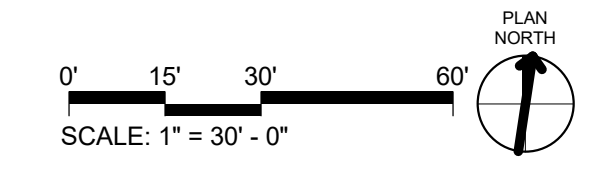
**STRUCTURAL ENGINEER:**  
FORELLE SASSER ENGINEERS, INC.  
160 Pine Street, 6th Floor  
San Francisco, CA 94111  
P: 415.657.0700

**MEP / FIRE PROTECTION:**  
GLUTTMANN & BLAUVOET  
1620 Montgomery Street, Suite 230  
San Francisco, CA 94111  
P: 415.655.4000

**AQUATICS:**  
AQUATICS DESIGN GROUP  
2226 Faraday Avenue  
Carlsbad, CA 92008  
P: 760.438.9400



1 SITE PLAN  
1" = 30'-0"



REVISION		
NUMBER	DATE	DESCRIPTION

ISSUE:  
**PLANNING RESUBMITTAL**

DATE:  
**FEBRUARY 14, 2025**

STAMP:

**NOT FOR CONSTRUCTION**

SHEET TITLE:  
**SITE PLAN**

SHEET NUMBER:  
**A102**

LEGEND	
-----	SCOPE OF WORK
- . - . -	PROPERTY LINE
(E) TREE TO REMAIN, S.L.D.	
(N) TREE, S.L.D.	

#	DESCRIPTION
10.17	MONUMENT SIGN
10.18	FLAG POLE, S.L.D.
26.1	TRANSFORMER
32.2	CONCRETE RETAINING WALL
32.3	SITE PAVING, S.L.D.
32.7	BICYCLE LOCKERS, S.L.D.
32.8	BICYCLE RACKS, S.L.D.
32.9	TRASH ENCLOSURE - INTEGRAL COLOR GROUND FACE CONCRETE MASONRY UNIT WALLS (8' TALL) W/ GRAFFITI COATING O/ 6" CONC CURB AND 5" SOG W/ PAINTED MTL ROOF AND PAINTED HSS SUPPORT POSTS
32.10	SITE LIGHTING, S.E.D.
32.12	PAVING APRON WITH ROLLED CURB

**SHEET NOTES**

- SEE ELECTRICAL PLANS FOR SITE LIGHTING AND PHOTOMETRICS.

**GENERAL NOTES**

- ADDITIONAL GENERAL NOTES ARE PROVIDED ON SHEET A001.
- FFE: +0'-0" = +9.5'; SEE CIVIL AND LANDSCAPE DRAWINGS.
- AUTOMATIC FIRE SPRINKLER SYSTEM THROUGHOUT BUILDING AND AT ALL BUILDING OVERHANGS AND EXTENSIONS.
- SLAB DIMENSIONS ARE MEASURED TO GRIDLINES. SEE SLAB PLAN.
- ALL FLOOR DRAINS ARE TO BE CENTERED IN THEIR RESPECTIVE SPACES, U.O.N.
- REFER TO SPECIFICATIONS AND APPENDIX FOR LIST OF MATERIAL FINISHES, COLORS, AND PAINTS.
- ALL EXPOSED STRUCTURE, DUCTS, PIPES, AND DRIVERS TO BE PAINTED IN ALL SPACES, U.O.N.

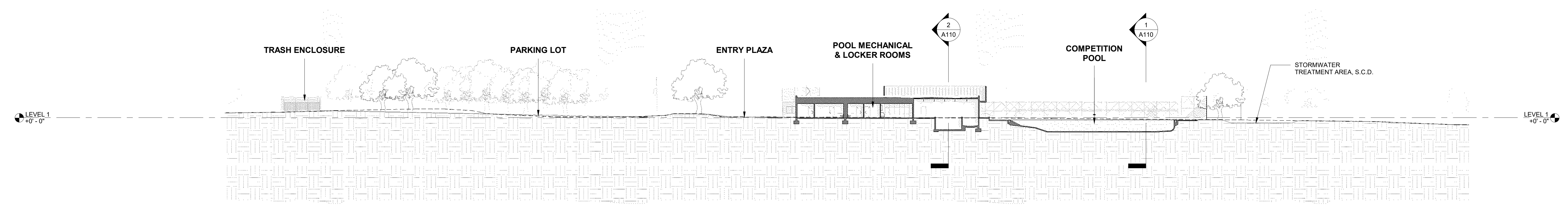
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NUMBER	DATE	DESCRIPTION

ISSUE:  
**PLANNING RESUBMITTAL**  
DATE:  
**FEBRUARY 14, 2025**

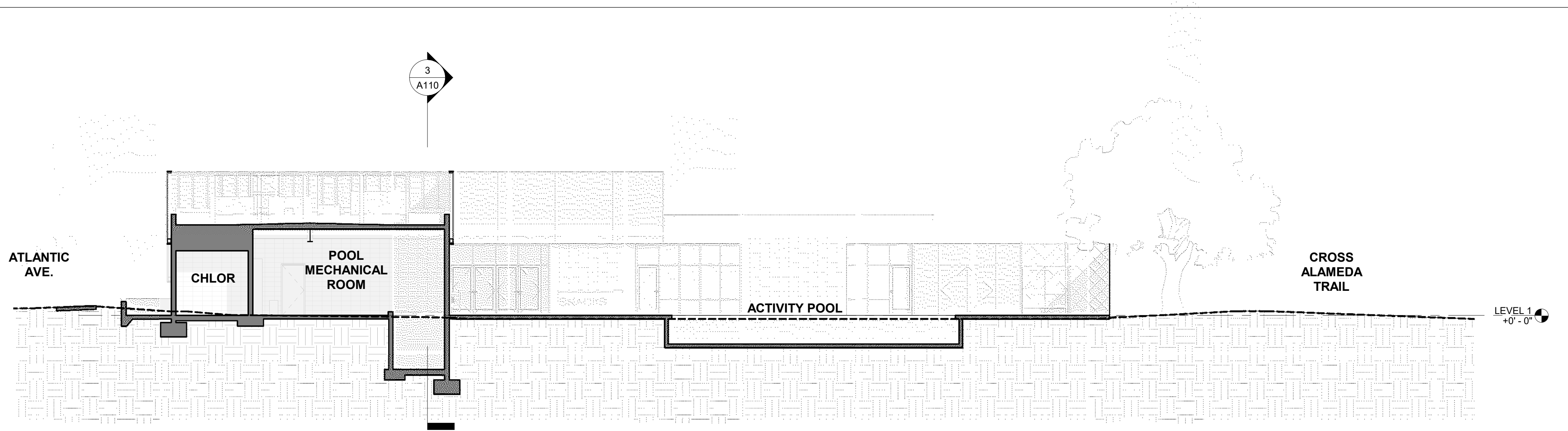
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**NOT FOR CONSTRUCTION**

SHEET TITLE:  
**SITE SECTIONS**

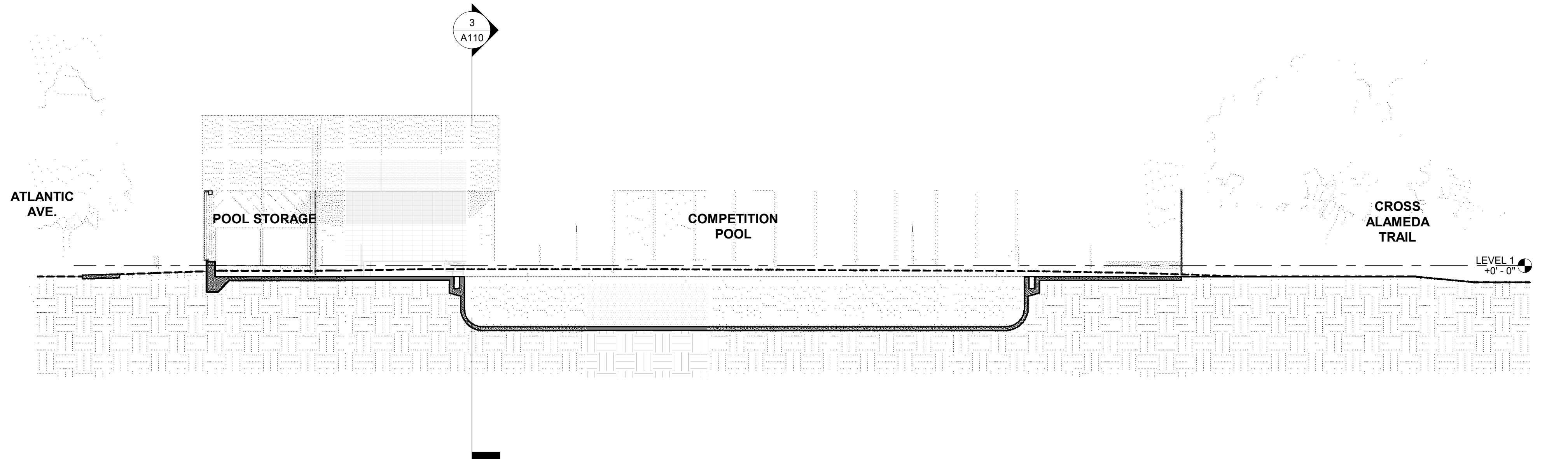
SHEET NUMBER:  
**A110**



③ LONGITUDINAL SITE SECTION THROUGH EXISTING OAK TREE  
1" = 30'-0"



② TRANSVERSE SITE SECTION - THROUGH ACTIVITY POOL LOOKING SOUTH  
1" = 10'-0"



① TRANSVERSE SITE SECTION - THROUGH COMPETITION POOL LOOKING SOUTH  
1" = 10'-0"

**LEGEND**

-----	LINE OF EXISTING GRADE
-------	------------------------

**KEYNOTES** #

#	DESCRIPTION

**SHEET NOTES**

- SEE ELECTRICAL PLANS FOR SITE LIGHTING AND PHOTOMETRICS.

**GENERAL NOTES**

- ADDITIONAL GENERAL NOTES ARE PROVIDED ON SHEET A001.
- FFE: +0'-0" = +9.5' ; SEE CIVIL AND LANDSCAPE DRAWINGS.
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- ALL EXPOSED STRUCTURE, DUCTS, PIPES, AND DRIVERS TO BE PAINTED IN ALL SPACES, U.O.N.

REVISION		
NUMBER	DATE	DESCRIPTION

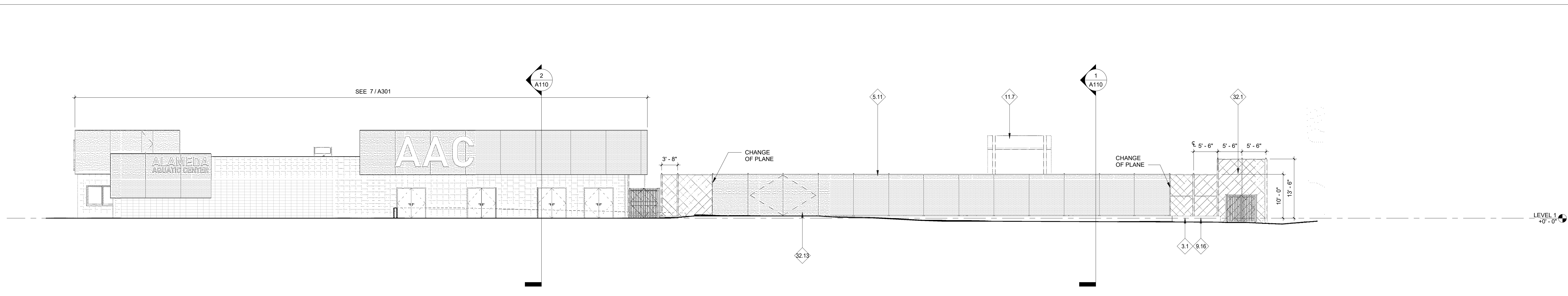
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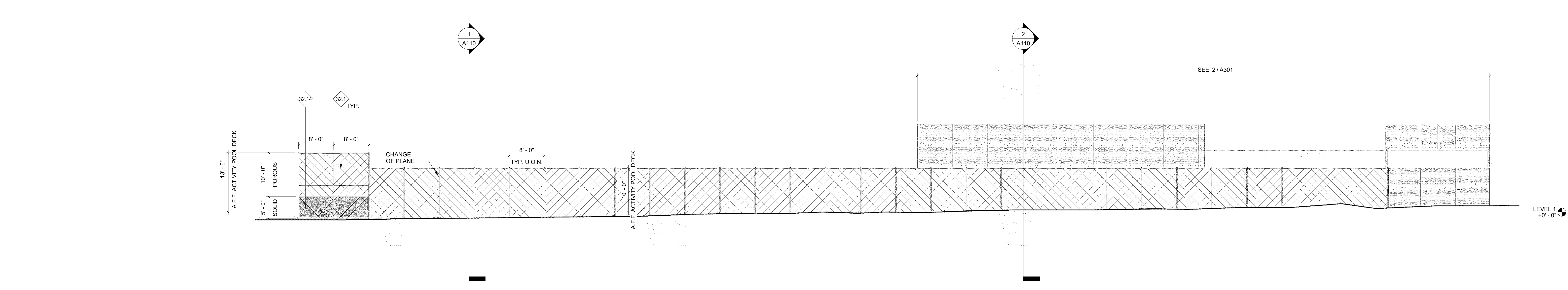
**NOT FOR CONSTRUCTION**

SHEET TITLE:  
**SITE ELEVATIONS - PERIMETER FENCING & WIND WALL**

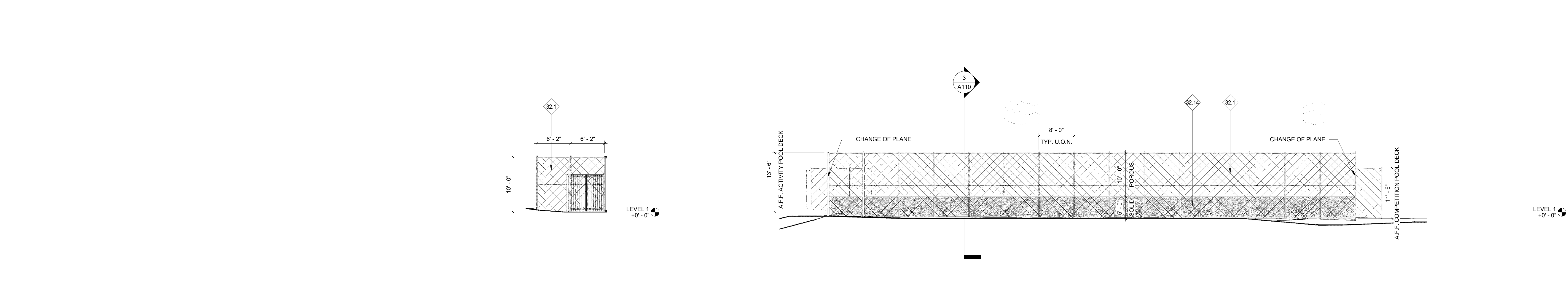
SHEET NUMBER:  
**A121**



**4 SITE - NORTH ELEVATION**  
1" = 10'-0"



**3 SITE - SOUTH ELEVATION**  
1" = 10'-0"



**2 SITE - EAST ELEVATION**  
1/8" = 1'-0"

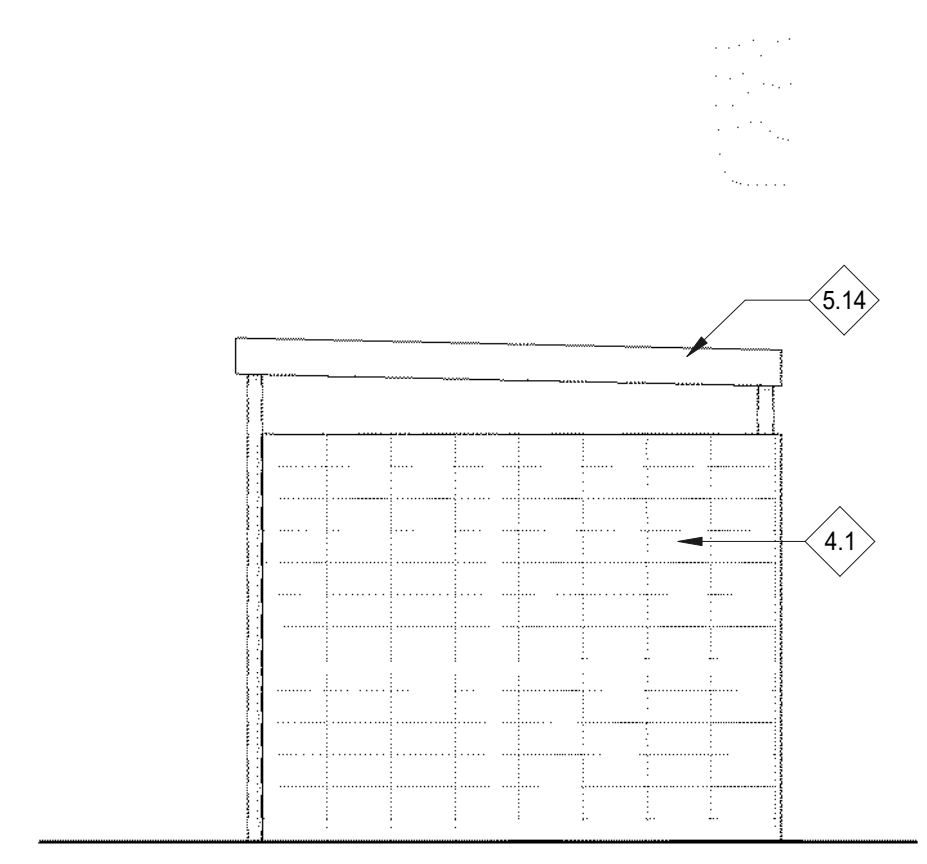
**1 SITE - WEST ELEVATION**  
1" = 10'-0"

#	DESCRIPTION
3.1	CAST-IN-PLACE CONCRETE, S.S.D.
5.11	PERFORATED CORRUGATED METAL PANEL OVER PAINTED HSS FRAME
9.16	ANTI-GRAFFITI COATING @ ALL EXPOSED CONCRETE SITE WALLS
11.7	LED SCOREBOARD (ADD. ALT.)
32.1	FENCING, VINYL COATED CHAIN LINK WITH FENCE SCREEN 1. SEE SPECIFICATIONS APPENDIX A.
32.13	HSS-FRAMED GATE, WITH PANEL TO MATCH PERFORATED CORRUGATED METAL PANEL SCREEN
32.14	WIND WALL SOLID MATERIAL: FENCING, VINYL COATED CHAIN LINK WITH FENCE SCREEN 2. SEE SPECIFICATIONS APPENDIX A.

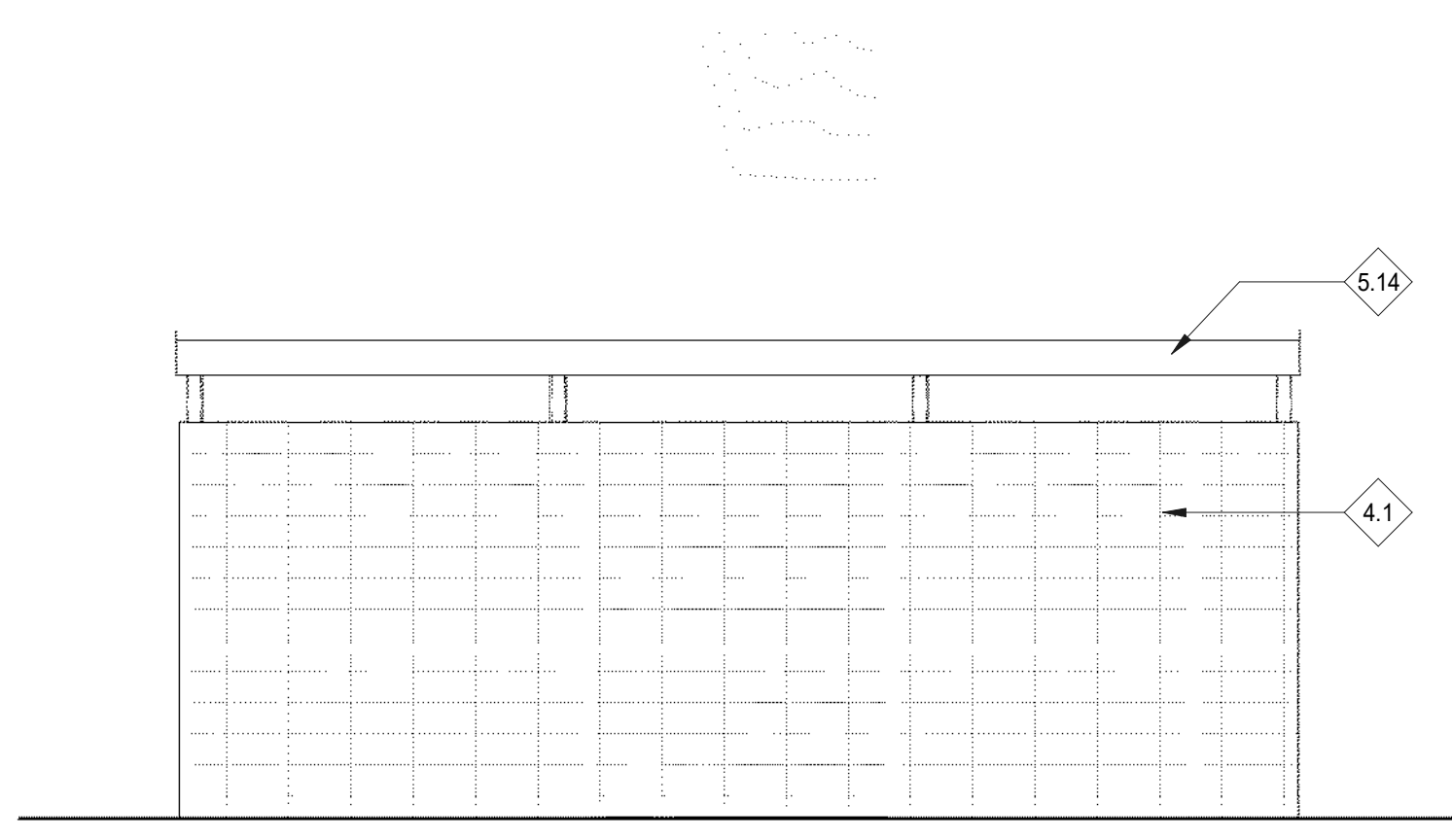
**SHEET NOTES**

**GENERAL NOTES**

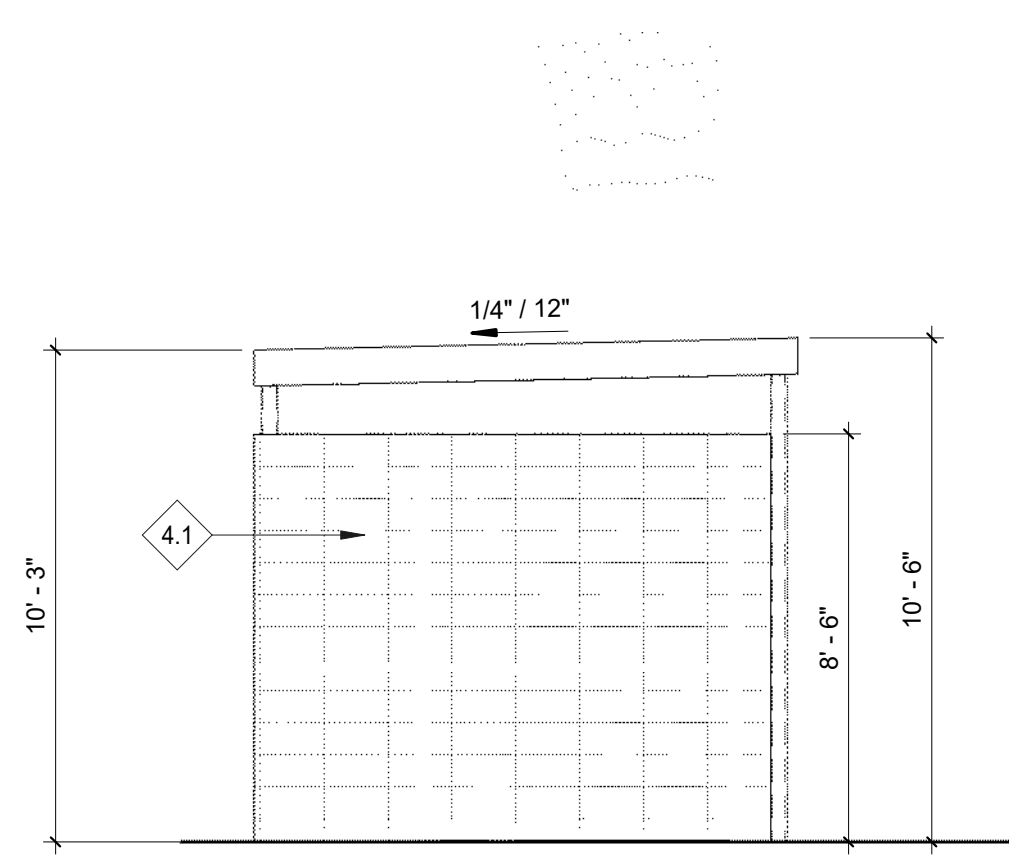
- ADDITIONAL GENERAL NOTES ARE PROVIDED ON SHEET A001.
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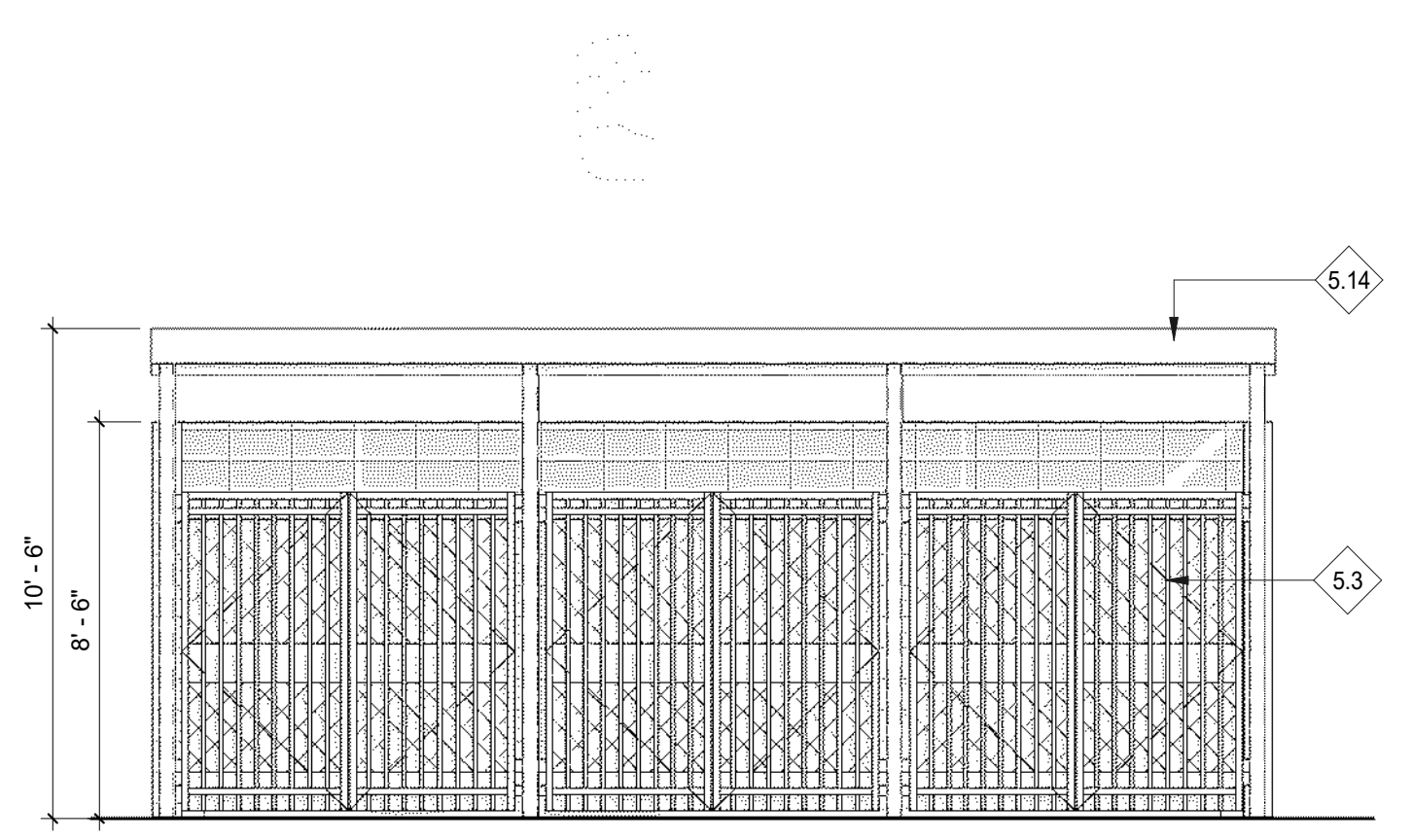
5 TRASH ENCLOSURE - WEST  
1/4" = 1'-0"



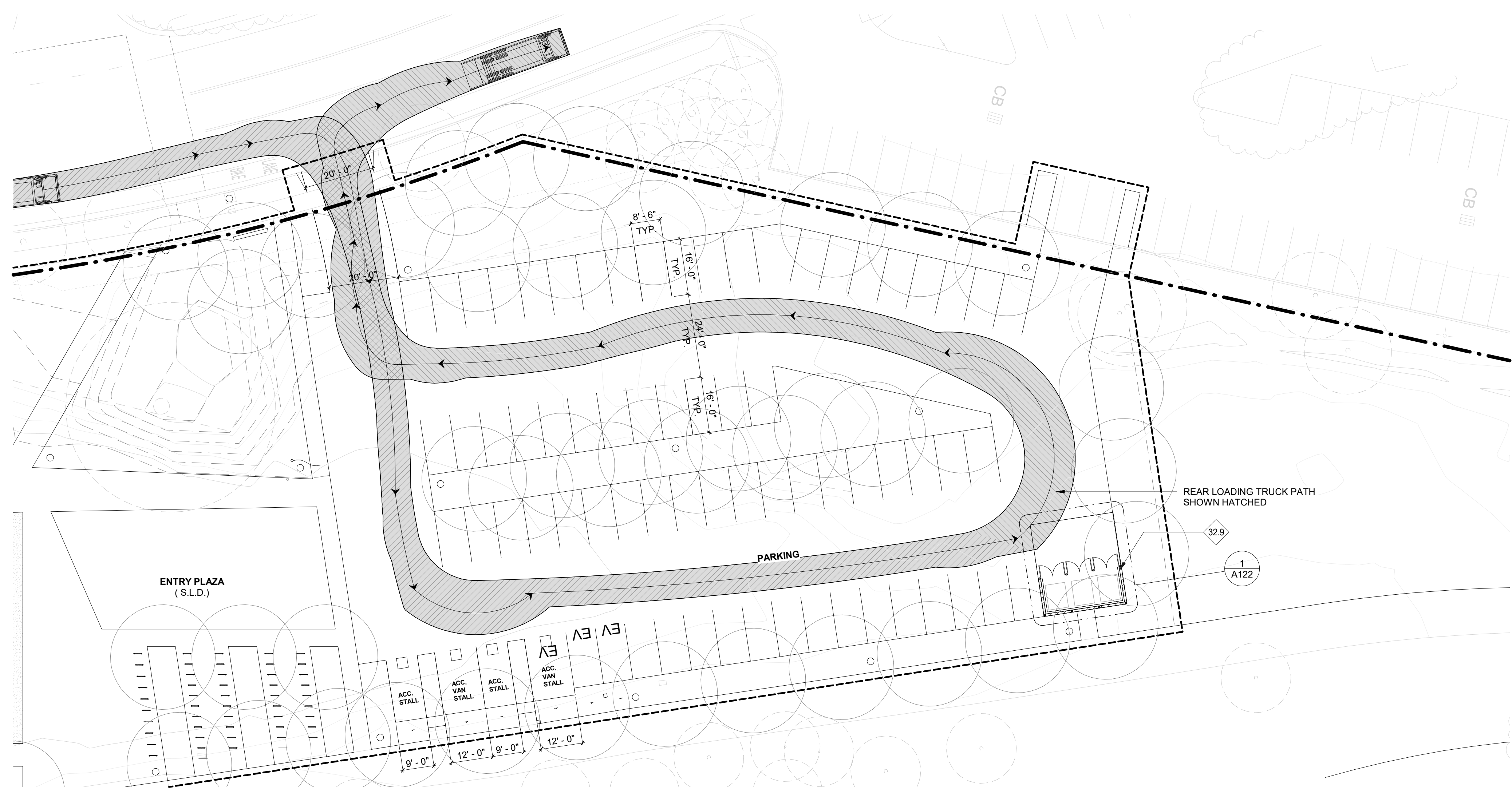
4 TRASH ENCLOSURE - SOUTH  
1/4" = 1'-0"



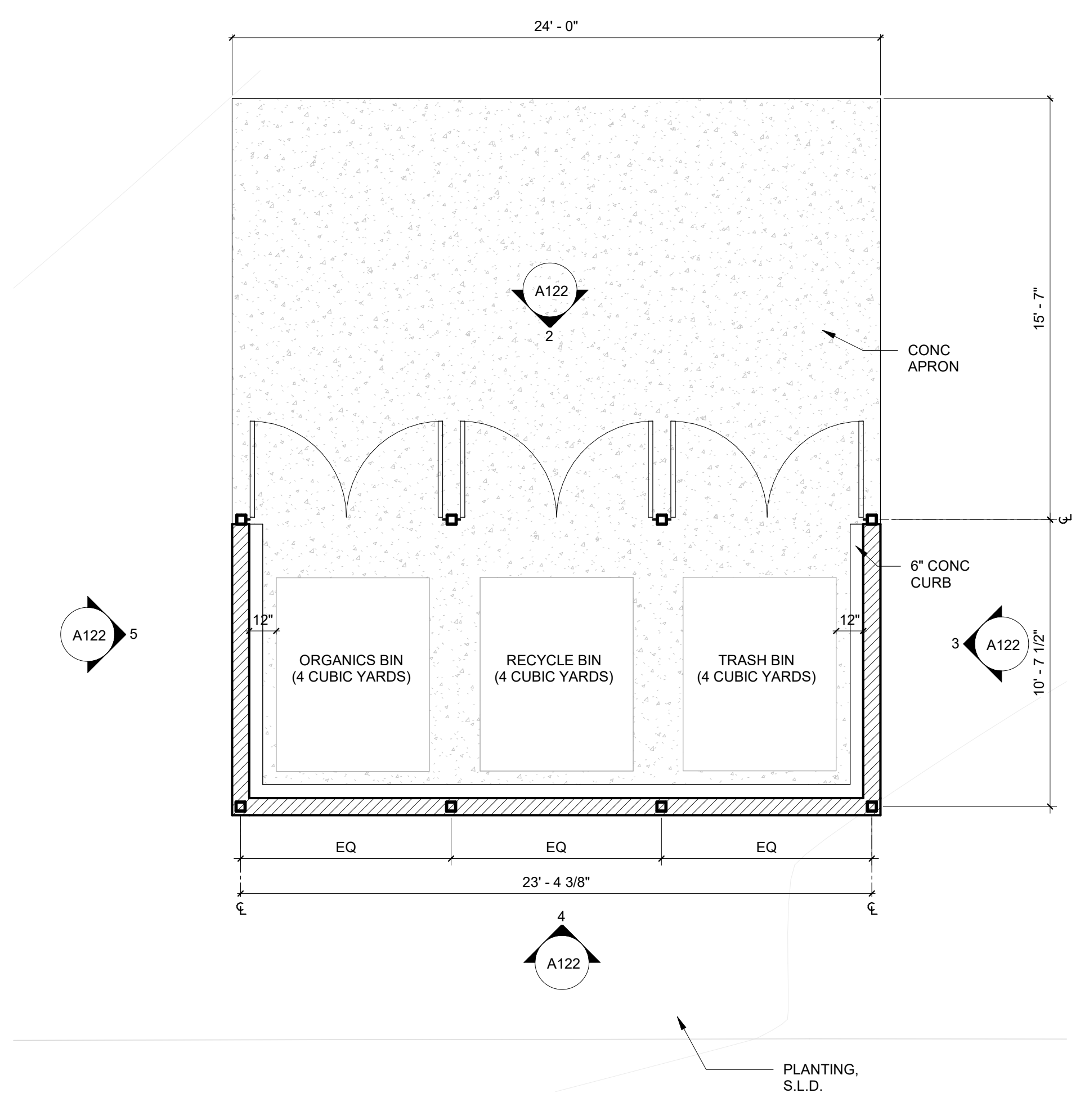
3 TRASH ENCLOSURE - EAST  
1/4" = 1'-0"



2 TRASH ENCLOSURE - NORTH  
1/4" = 1'-0"



6 ENLARGED SITE PLAN - WASTE COLLECTION DIAGRAM  
1" = 20'-0"



1 ENLARGED PLAN - TRASH ENCLOSURE  
1/4" = 1'-0"

**LEGEND**

- SCOPE OF WORK
- - - - - PROPERTY LINE
- (E) TREE TO REMAIN, S.L.D.
- (N) TREE, S.L.D.

**KEYNOTES**

#	DESCRIPTION
4.1	CONCRETE MASONRY BLOCK (GROUND FACE AT ALL EXTERIOR WALLS)
5.3	METAL GATE, PAINTED
5.14	GALVANIZED 3" CORRUGATED METAL, 22 GA, PTD. SLOPED ON STRUCTURAL FRAMING, PTD.
32.9	TRASH ENCLOSURE - INTEGRAL COLOR GROUND FACE CONCRETE MASONRY UNIT WALLS (8' TALL) W/ GRAFFITI COATING O/ 6" CONC CURB AND 5" SOG W/ PAINTED MTL ROOF AND PAINTED HSS SUPPORT POSTS

**SHEET NOTES**

- 1.

**GENERAL NOTES**

1. ADDITIONAL GENERAL NOTES ARE PROVIDED ON SHEET A001.
2. FFE: +0'-0" = +9.5'; SEE CIVIL AND LANDSCAPE DRAWINGS.
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REVISION		
NUMBER	DATE	DESCRIPTION

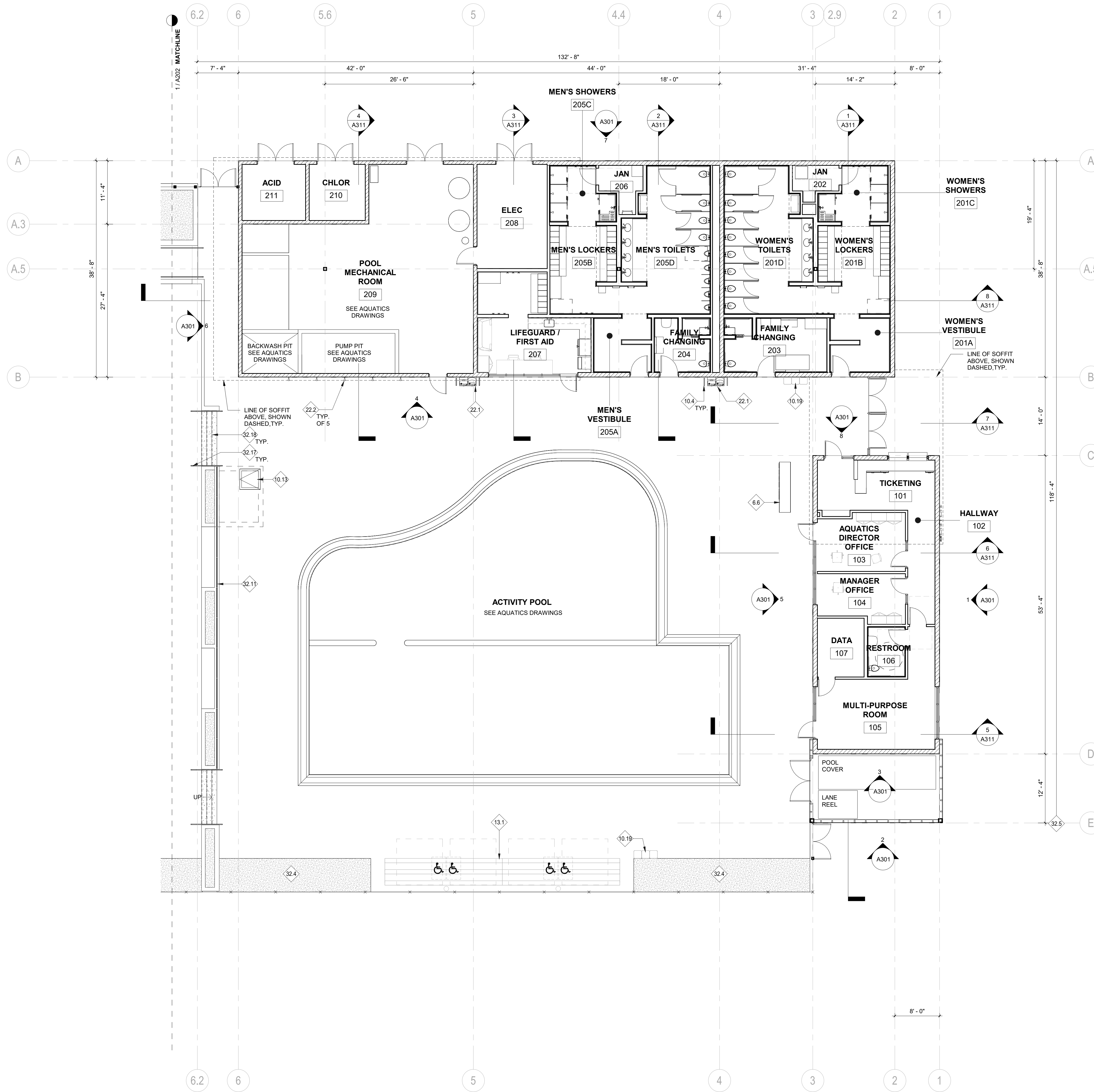
ISSUE:  
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DATE:  
**FEBRUARY 14, 2025**

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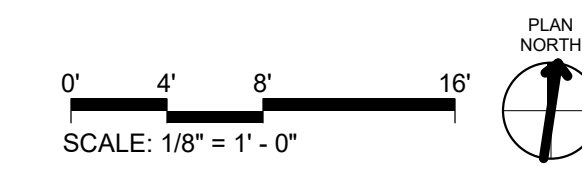
**NOT FOR CONSTRUCTION**

SHEET TITLE:  
**SITE ELEVATIONS & ENLARGED PLANS- TRASH ENCLOSURE**

SHEET NUMBER:  
**A122**



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



**GENERAL NOTES**

1. ADDITIONAL GENERAL NOTES ARE PROVIDED ON SHEET A001.
2. FFE: +0'-0" = +9.5'; SEE CIVIL AND LANDSCAPE DRAWINGS.
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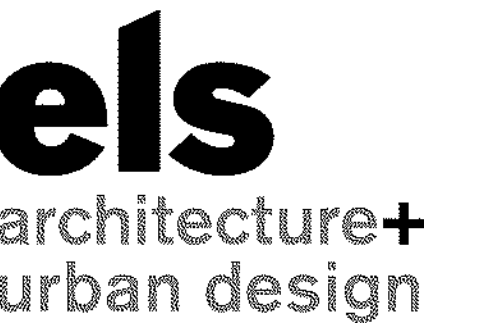
**SHEET NOTES**

**KEYNOTES**

#	DESCRIPTION
6.6	CUSTOM CASEWORK
10.4	CANE DETECTION RAIL
10.13	SURGE CHAMBER ACCESS HATCH, SEE POOL DRAWINGS
10.19	THREE-WASTE STREAM TRASH RECEPTABLES
13.1	ALUMINUM BLEACHERS
22.1	DUAL HEIGHT DRINKING FOUNTAIN, S.P.D.
22.2	OUTDOOR RINSE SHOWER WITH HOT WATER, S.P.D.
32.4	SITE PLANTING, S.L.D.
32.5	C.I.P. INTEGRAL COLOR CONCRETE POOL DECK
32.11	GLASS WINDSCREEN
32.17	METAL HANDRAIL, PAINTED
32.18	C.I.P. CONCRETE STAIR

**LEGEND**

- CONCRETE MASONRY UNIT WALL
- METAL STUD WALL



**ALAMEDA AQUATIC CENTER**

JEAN SWEENEY  
OPEN SPACE PARK  
1100 ATLANTIC AVENUE  
ALAMEDA, CA 94501

PROJECT NUMBER:  
**202407**

CLIENT:  
**CITY OF ALAMEDA**  
2226 SANTA CLARA AVENUE  
ALAMEDA, CA 94501

PROJECT TEAM:  
**ARCHITECT:**  
ELS ARCHITECTURE AND URBAN DESIGN  
2040 Addison Street  
Berkeley, CA 94704  
P: 510.649.2929

**CIVIL ENGINEER:**  
SKF ENGINEERS  
1646 N. California Blvd, Suite 400  
Walnut Creek, CA 94596  
P: 925.940.2200

**LANDSCAPE ARCHITECT:**  
SWA  
2200 Bridgeway  
Sausalito, CA 94965  
P: 415.332.5100

**STRUCTURAL ENGINEER:**  
FORELLE/SESSER ENGINEERS, INC.  
160 Pine Street, 6th Floor  
San Francisco, CA 94111  
P: 415.637.0700

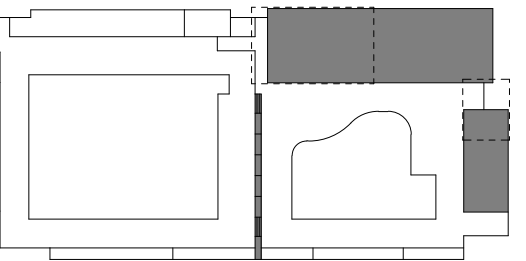
**MEP / FIRE PROTECTION:**  
GUTTMANN & BLAUVOET  
1620 Montgomery Street, Suite 230  
San Francisco, CA 94111  
P: 415.655.4000

**AQUATICS:**  
AQUATICS DESIGN GROUP  
2226 Faraday Avenue  
Carlsbad, CA 92008  
P: 760.438.9400

REVISION:

NUMBER	DATE	DESCRIPTION

KEY PLAN:



ISSUE:

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**FEBRUARY 14, 2025**

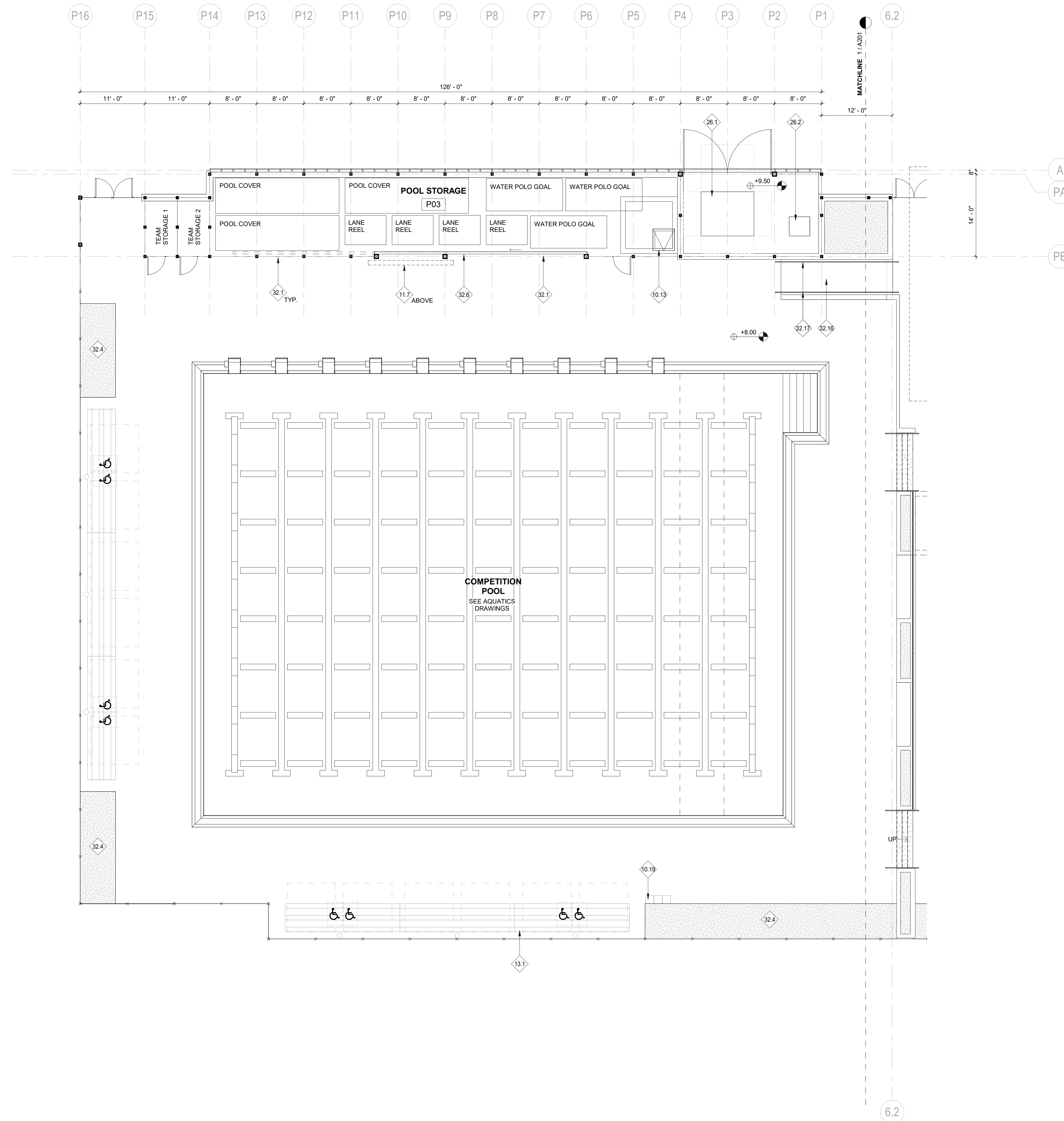
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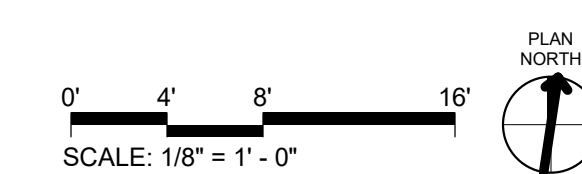
SHEET TITLE:  
**FLOOR PLAN - BUILDINGS**

SHEET NUMBER:

**A201**



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



**GENERAL NOTES**

1. ADDITIONAL GENERAL NOTES ARE PROVIDED ON SHEET A001.
2. FFE: +0'-0" = +9.5'; SEE CIVIL AND LANDSCAPE DRAWINGS.
3. AUTOMATIC FIRE SPRINKLER SYSTEM THROUGHOUT BUILDING AND AT ALL BUILDING OVERHANGS AND EXTENSIONS.
4. SLAB DIMENSIONS ARE MEASURED TO GRIDLINES. SEE SLAB PLAN.
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6. REFER TO SPECIFICATIONS AND APPENDIX FOR LIST OF MATERIAL FINISHES, COLORS, AND PAINTS.
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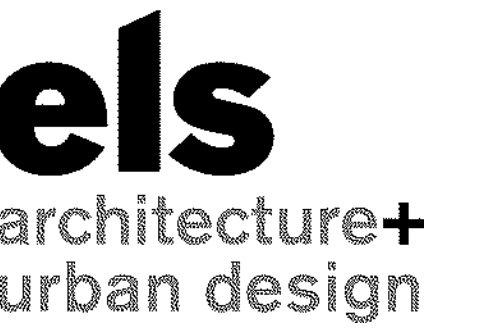
**SHEET NOTES**

**KEYNOTES**

#	DESCRIPTION
10.13	SURGE CHAMBER ACCESS HATCH. SEE POOL DRAWINGS
10.19	THREE-WASTE STREAM TRASH RECEPTABLES
11.7	LED SCOREBOARD (ADD. ALT.)
13.1	ALUMINUM BLEACHERS
26.1	TRANSFORMER
26.2	TRANSITION CABINET
32.1	FENCING, VINYL COATED CHAIN LINK WITH FENCE SCREEN 1. SEE SPECIFICATIONS APPENDIX A.
32.4	SITE PLANTING, S.L.D.
32.6	CANTILEVERED SLIDING GATE, VINYL COATED CHAIN LINK INFILL WITH FENCE SCREEN 2. SEE SPECIFICATIONS APPENDIX A.
32.16	CONCRETE RAMP, MAX 1:12 SLOPE
32.17	METAL HANDRAIL, PAINTED

**LEGEND**

- CONCRETE MASONRY UNIT WALL
- METAL STUD WALL



PROJECT:  
**ALAMEDA AQUATIC CENTER**  
JEAN SWEENEY  
OPEN SPACE PARK  
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PROJECT NUMBER:  
**202407**

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PROJECT TEAM:  
**ARCHITECT:**  
ELS ARCHITECTURE AND URBAN DESIGN  
2040 Addison Street  
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**CIVIL ENGINEER:**  
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1646 N. California Blvd, Suite 400  
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P: 925.940.2200

**LANDSCAPE ARCHITECT:**  
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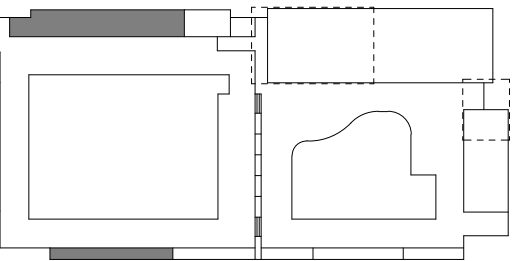
**MEP / FIRE PROTECTION:**  
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**AQUATICS:**  
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2226 Faraday Avenue  
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P: 760.438.9400

REVISION:

NUMBER	DATE	DESCRIPTION

KEY PLAN:



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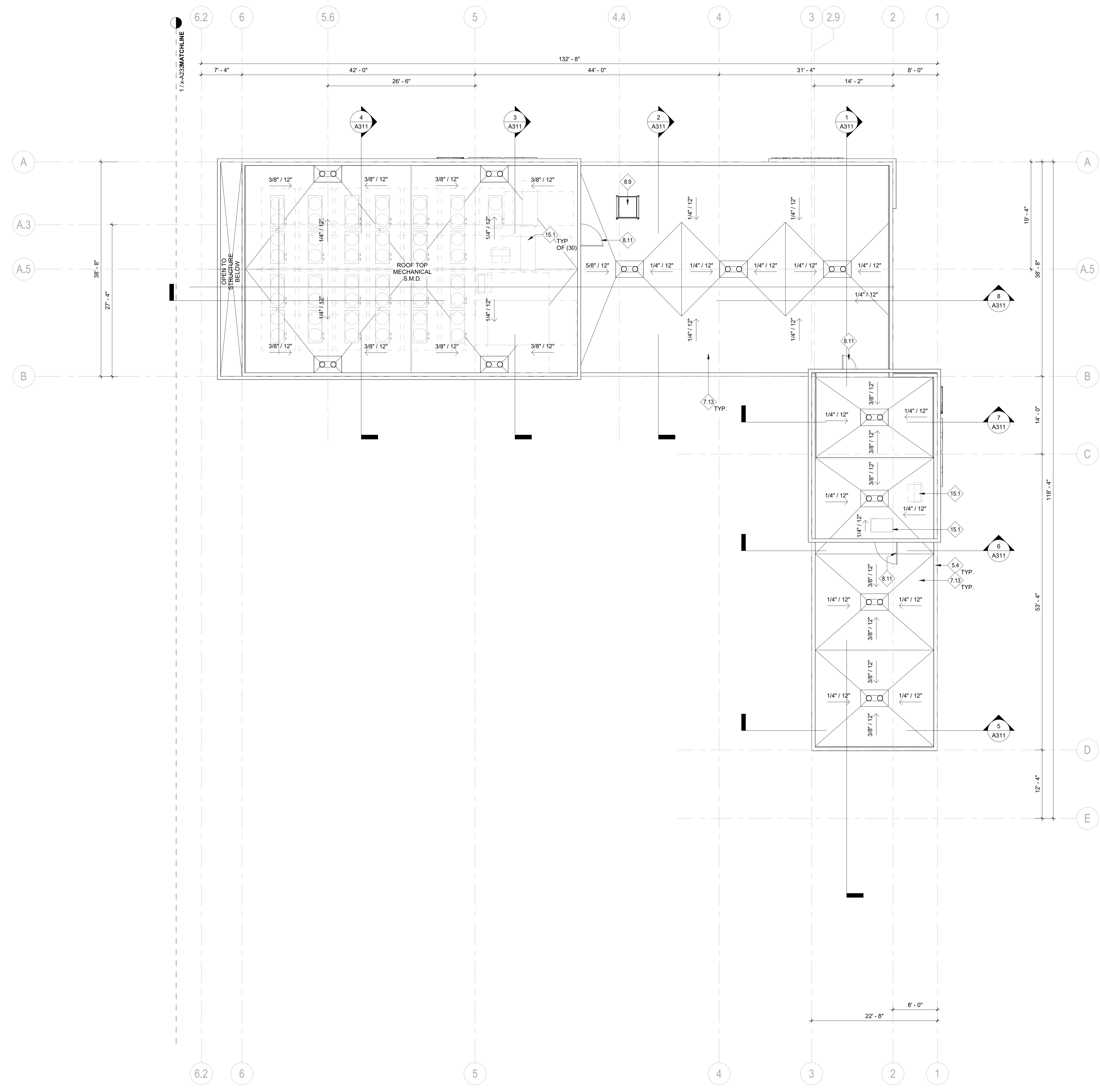


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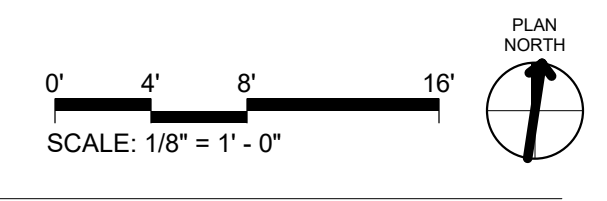
**FLOOR PLAN - POOL ENCLOSURE**

SHEET NUMBER:

**A202**



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



**GENERAL NOTES**

1. ADDITIONAL GENERAL NOTES ARE PROVIDED ON SHEET A001.
2. FFE: +0'-0" = +9.5'; SEE CIVIL AND LANDSCAPE DRAWINGS.
3. AUTOMATIC FIRE SPRINKLER SYSTEM THROUGHOUT BUILDING AND AT ALL BUILDING OVERHANGS AND EXTENSIONS.
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5. ALL FLOOR DRAINS ARE TO BE CENTERED IN THEIR RESPECTIVE SPACES, U.O.N.
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**SHEET NOTES**

1. NO FALL ARREST IS SHOWN. ALL MECHANICAL EQUIPMENT UNITS ARE LOCATED ON ROOF WITH TOP OF PARAPET WITH 42" H MINIMUM ABOVE ROOF SURFACE. ONLY ROOF DRAINS LOCATED ON LOW PARAPET ROOF AREAS AND ARE ACCESSIBLE FOR MAINTENANCE AND CLEANING WITHOUT HAVING TO WALK WITHIN 6 FEET OF THE ROOF EDGE.
2. SEE MEP NARRATIVE FOR MORE INFORMATION. WHERE "S.M.D.", "S.E.D.", "S.P.D." IS NOTED, SEE PROJECT NARRATIVE.
3. ALL BASIC ROOF SLOPES ARE CREATED BY TAPERED ROOF INSULATION. BASIC ROOF SLOPE SHALL BE 1/4-INCH PER FOOT MINIMUM, U.O.N. REFER TO STRUCTURAL DRAWINGS FOR TOP OF STEEL ELEVATIONS.
4. SLOPE ROOFING TOWARDS ROOF DRAINS/OVERFLOW DRAINS AND/OR GUTTERS.
5. VALLEYS SLOPING TO ROOF DRAINS SHALL HAVE A MINIMUM 1/8-INCH PER FOOT SLOPE ALONG THE VALLEY.
6. CRICKET SLOPES ARE CREATED BY TAPERED ROOF INSULATION, U.O.N. CRICKET SURFACES AND VALLEYS SHALL HAVE 1/8-INCH PER FOOT MINIMUM SLOPE.
7. MINIMUM INSULATION THICKNESS ABOVE THE METAL DECK AT ROOF DRAINS OR SIMILAR LOW POINTS SHALL BE 3-INCHES.

**KEYNOTES**

#	DESCRIPTION
5.4	METAL COPING, PAINTED
7.13	ROOF TYPE 2 - PVC ROOFING O/ 1/2" ROOF GYPSUM BOARD O/ 5' AVERAGE (2" MIN) TAPERED POLYISOCYANURATE INSULATION BOARD O/ METAL DECK
8.9	PREMANUFACTURED ROOF ACCESS HATCH. ALL GUARDRAILS AND GATES TO BE PAINTED CUSTOM COLOR AS SPECIFIED BY ARCHITECT.
8.11	OPENING IN PARAPET WALL FOR ROOF ACCESS
15.1	MECHANICAL EQUIPMENT, S.M.D.



**PROJECT:**  
ALAMEDA AQUATIC CENTER  
JEAN SWEENEY  
OPEN SPACE PARK  
1100 ATLANTIC AVENUE  
ALAMEDA, CA 94501

**PROJECT NUMBER:**  
202407

**CLIENT:**  
CITY OF ALAMEDA  
2226 SANTA CLARA AVENUE  
ALAMEDA, CA 94501

**PROJECT TEAM:**  
**ARCHITECT:**  
ELS ARCHITECTURE AND URBAN DESIGN  
2040 Addison Street  
Berkeley, CA 94704  
P: 510.549.2929

**CIVIL ENGINEER:**  
8KF ENGINEERS  
1646 N. California Blvd, Suite 400  
Walnut Creek, CA 94596  
P: 925.940.2200

**LANDSCAPE ARCHITECT:**  
SWI  
2200 Bridgeway  
Sausalito, CA 94965  
P: 415.332.5100

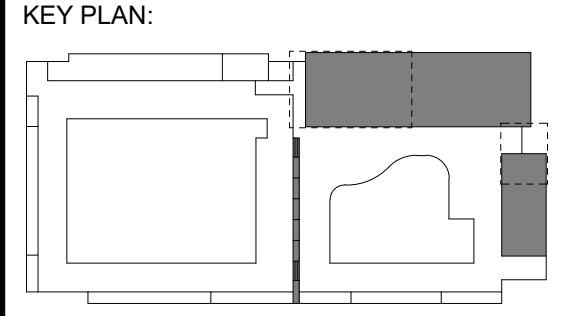
**STRUCTURAL ENGINEER:**  
FORELLEJESSER ENGINEERS, INC.  
160 Pine Street, 6th Floor  
San Francisco, CA 94111  
P: 415.657.0700

**MEP / FIRE PROTECTION:**  
GUTTMANN & BLAUVOET  
1620 Montgomery Street, Suite 230  
San Francisco, CA 94111  
P: 415.655.4000

**AQUATICS:**  
AQUATICS DESIGN GROUP  
2226 Faraday Avenue  
Carlsbad, CA 92008  
P: 760.438.9400

REVISION:

NUMBER	DATE	DESCRIPTION



ISSUE:  
**PLANNING RESUBMITTAL**  
DATE:  
**FEBRUARY 14, 2025**

STAMP:  
**NOT FOR CONSTRUCTION**

SHEET TITLE:  
**ROOF PLAN - BUILDINGS**

SHEET NUMBER:  
**A231**



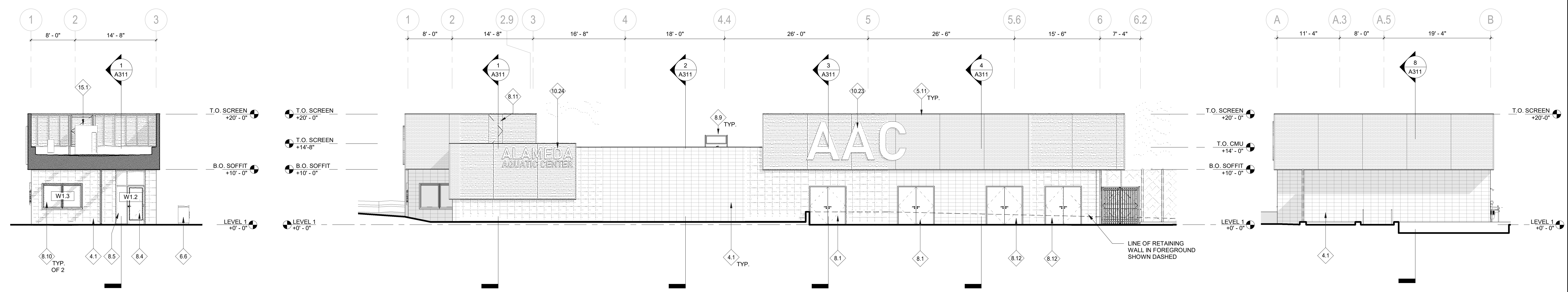
REVISION		
NUMBER	DATE	DESCRIPTION

ISSUE:  
**PLANNING RESUBMITTAL**

DATE:  
**FEBRUARY 14, 2025**

SHEET TITLE:  
**EXTERIOR ELEVATIONS**

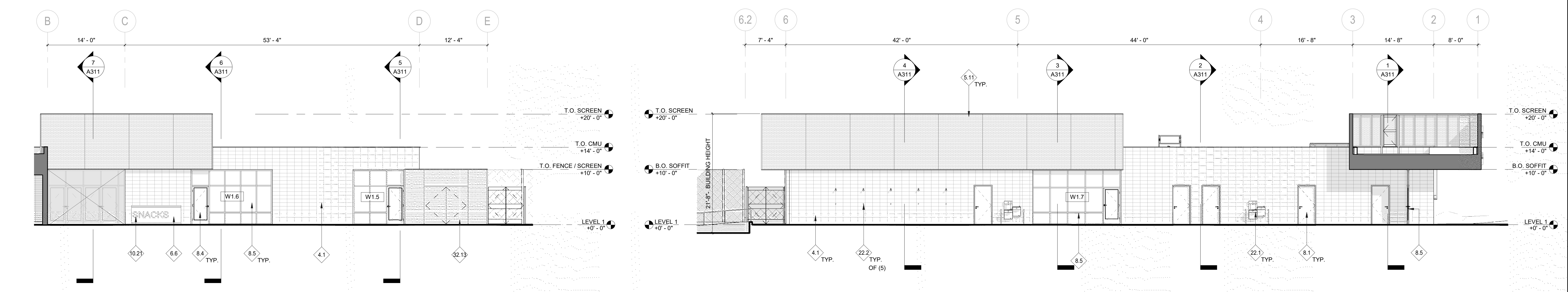
SHEET NUMBER:  
**A301**



8 NORTH BUILDING ELEVATION @ GL. C  
1/8" = 1'-0"

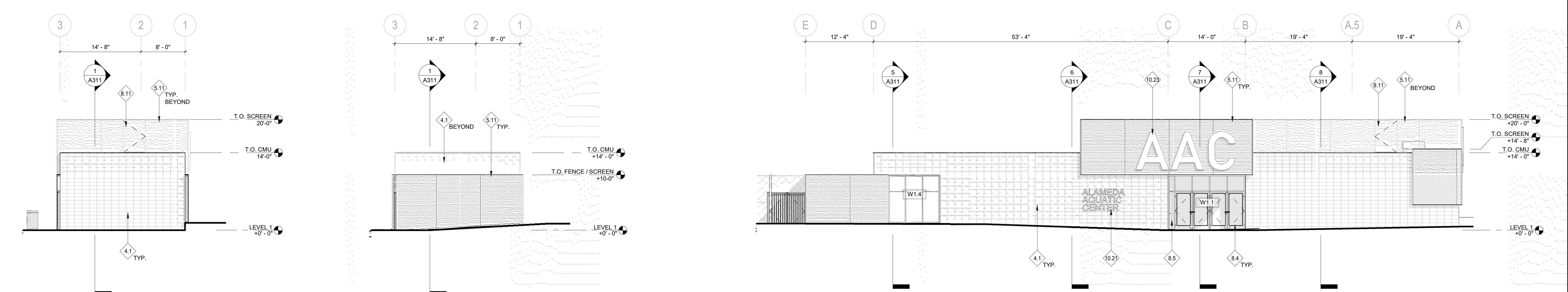
7 NORTH BUILDING ELEVATION @ GL. A  
1/8" = 1'-0"

6 WEST BUILDING ELEVATION @ GL. 6  
1/8" = 1'-0"



5 WEST BUILDING ELEVATION @ GL. 3  
1/8" = 1'-0"

4 SOUTH BUILDING ELEVATION @ GL. B  
1/8" = 1'-0"



3 SOUTH BUILDING ELEVATION @ GL. D  
1/8" = 1'-0"

2 SOUTH BUILDING ELEVATION @ GL. E  
1/8" = 1'-0"

1 EAST BUILDING ELEVATIONS  
1/8" = 1'-0"

**LEGEND**

#	DESCRIPTION
4.1	CONCRETE MASONRY BLOCK (GROUND FACE AT ALL EXTERIOR WALLS)
5.11	PERFORATED CORRUGATED METAL PANEL OVER PAINTED HSS FRAME
6.6	CUSTOM CASEWORK
8.1	HOLLOW METAL DOORS, PAINTED
8.4	GLAZED ALUMINUM ENTRANCE DOORS
8.5	STOREFRONT SYSTEM TYPE 1 - PREFINISHED ALUMINUM 4-1/2" DEEP SYSTEM W/ 1" INSULATED, LOW-E GLAZING
8.9	PREMANUFACTURED ROOF ACCESS HATCH. ALL GUARDRAILS AND GATES TO BE PAINTED CUSTOM COLOR AS SPECIFIED BY ARCHITECT.
8.10	TRANSACTION WINDOW
8.11	OPENING IN PARAPET WALL FOR ROOF ACCESS
8.12	FIBERGLASS DOORS, PREFINISHED
10.21	14" H DIMENSIONAL LETTER SIGN, PAINTED
10.23	84" H DIMENSIONAL LETTER SIGN, PAINTED
10.24	SUPERGRAPHIC SIGN: 24" AND 14" HIGH DIMENSIONAL LETTER SIGN, PAINTED.
15.1	MECHANICAL EQUIPMENT, S.M.D.
22.1	DUAL HEIGHT DRINKING FOUNTAIN, S.P.D.
22.2	OUTDOOR RINSE SHOWER WITH HOT WATER, S.P.D.
32.13	HSS-FRAMED GATE, WITH PANEL TO MATCH PERFORATED CORRUGATED METAL PANEL SCREEN

**KEYNOTES**

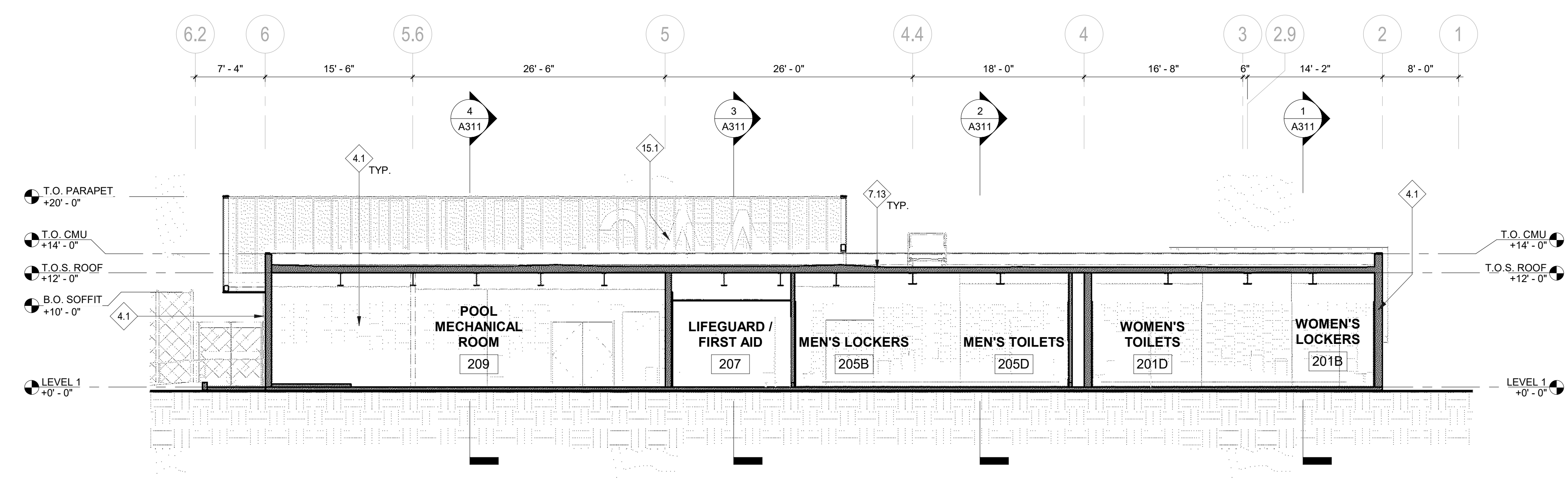
#	DESCRIPTION
4.1	CONCRETE MASONRY BLOCK (GROUND FACE AT ALL EXTERIOR WALLS)
5.11	PERFORATED CORRUGATED METAL PANEL OVER PAINTED HSS FRAME
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32.13	HSS-FRAMED GATE, WITH PANEL TO MATCH PERFORATED CORRUGATED METAL PANEL SCREEN

**SHEET NOTES**

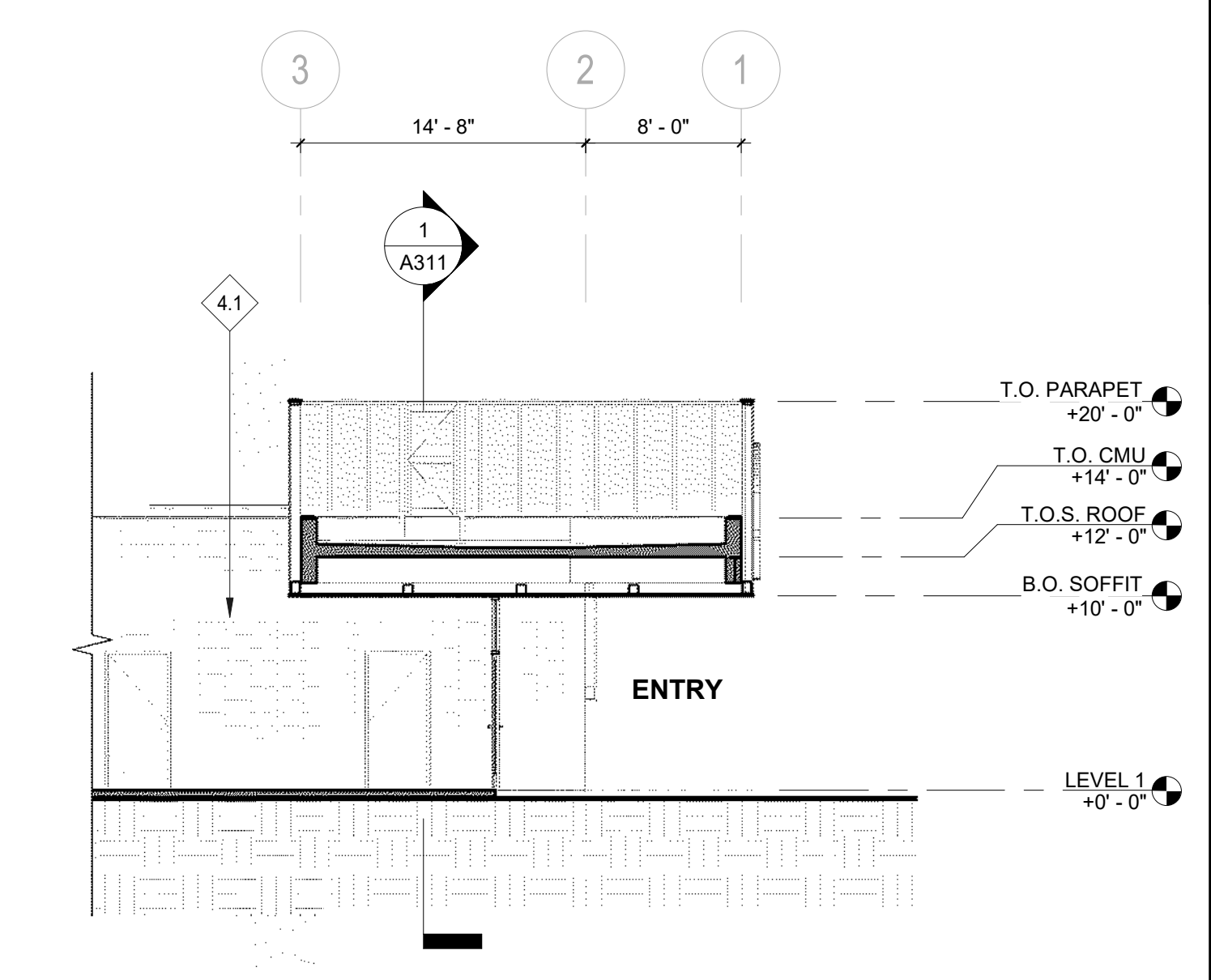
1. SEE ELECTRICAL DRAWINGS FOR ADDITIONAL INFORMATION ON SITE AND EXTERIOR BUILDING LIGHTING.

**GENERAL NOTES**

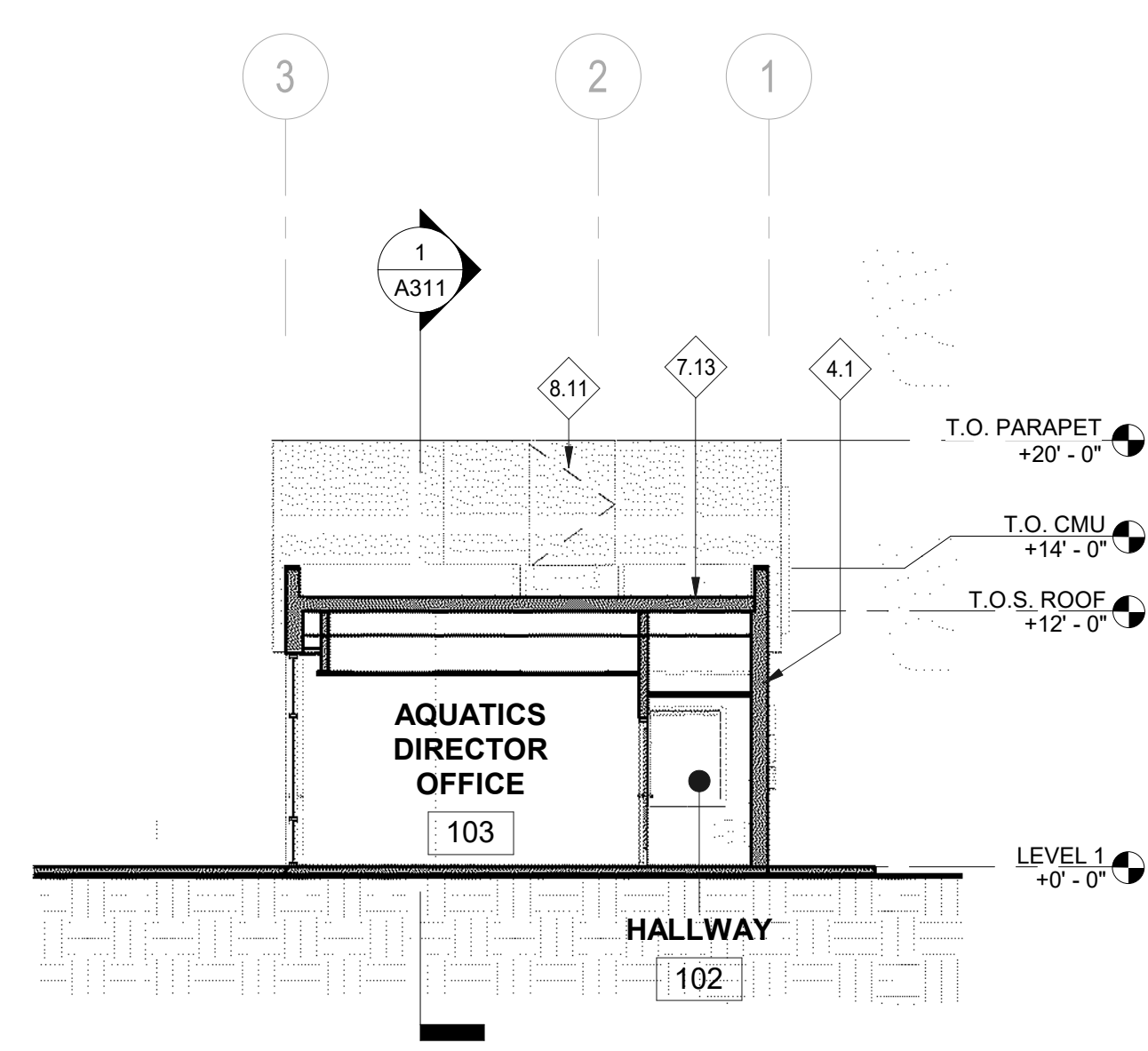
- ADDITIONAL GENERAL NOTES ARE PROVIDED ON SHEET A001.
- FFE: +0'-0" = +9.5'; SEE CIVIL AND LANDSCAPE DRAWINGS.
- AUTOMATIC FIRE SPRINKLER SYSTEM THROUGHOUT BUILDING AND AT ALL BUILDING OVERHANGS AND EXTENSIONS.
- SLAB DIMENSIONS ARE MEASURED TO GRIDLINES. SEE SLAB PLAN.
- ALL FLOOR DRAINS ARE TO BE CENTERED IN THEIR RESPECTIVE SPACES, U.O.N.
- REFER TO SPECIFICATIONS AND APPENDIX FOR LIST OF MATERIAL FINISHES, COLORS, AND PAINTS.
- ALL EXPOSED STRUCTURE, DUCTS, PIPES, AND DRIVERS TO BE PAINTED IN ALL SPACES, U.O.N.



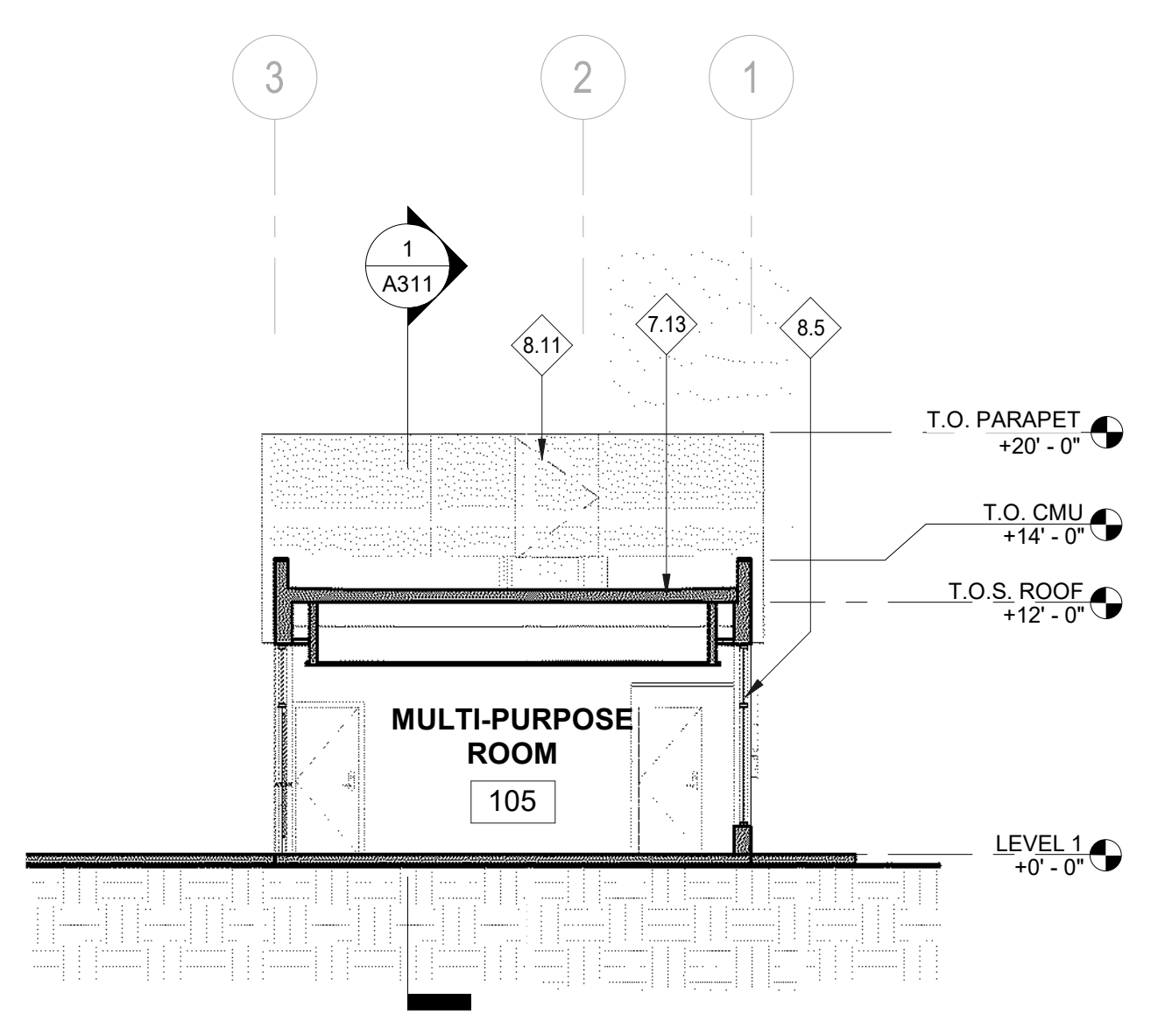
**8 BUILDING SECTION - E-W @ LOCKERS**  
1/8" = 1'-0"



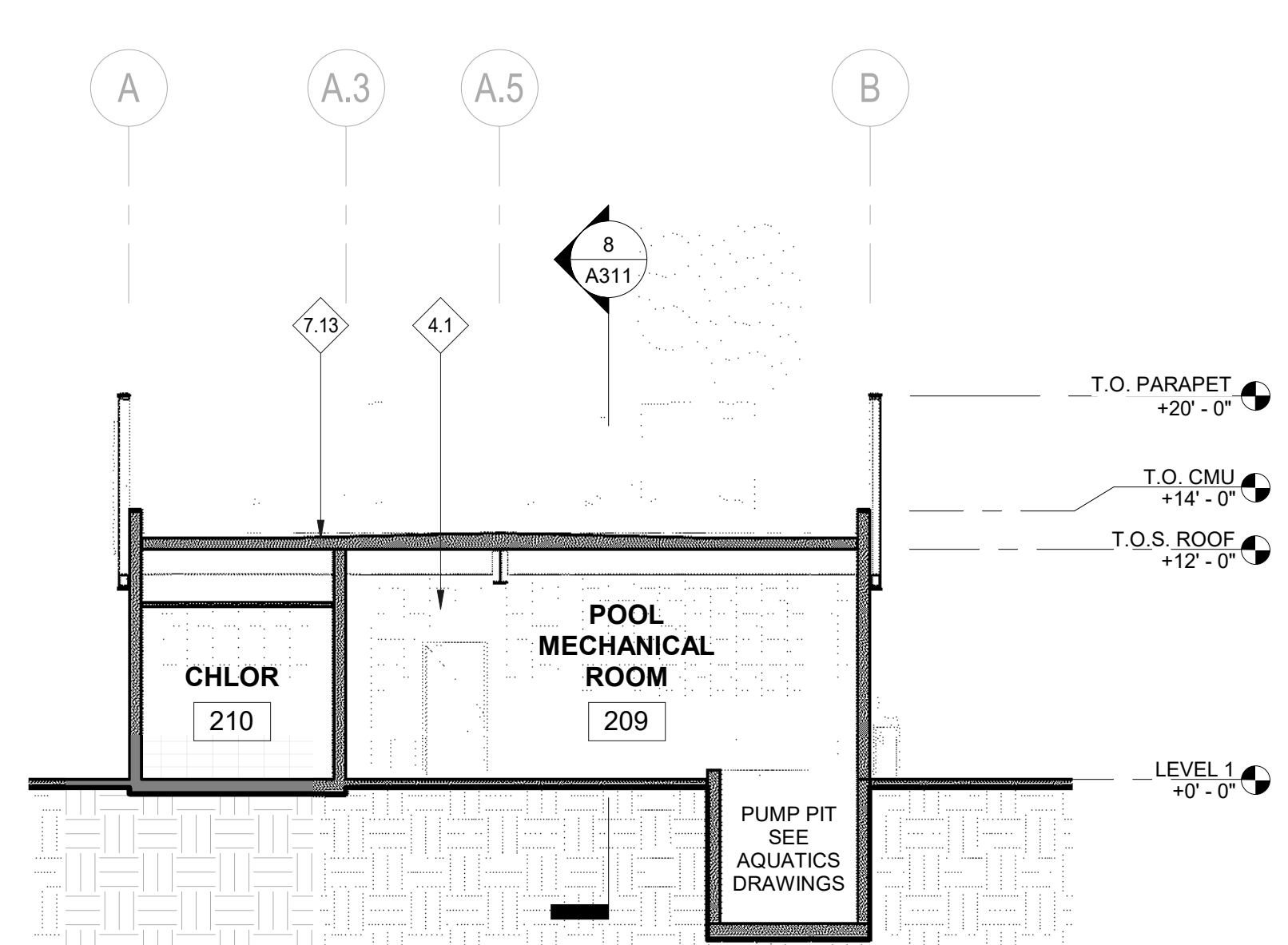
**7 BUILDING SECTION - E-W @ ENTRY**  
1/8" = 1'-0"



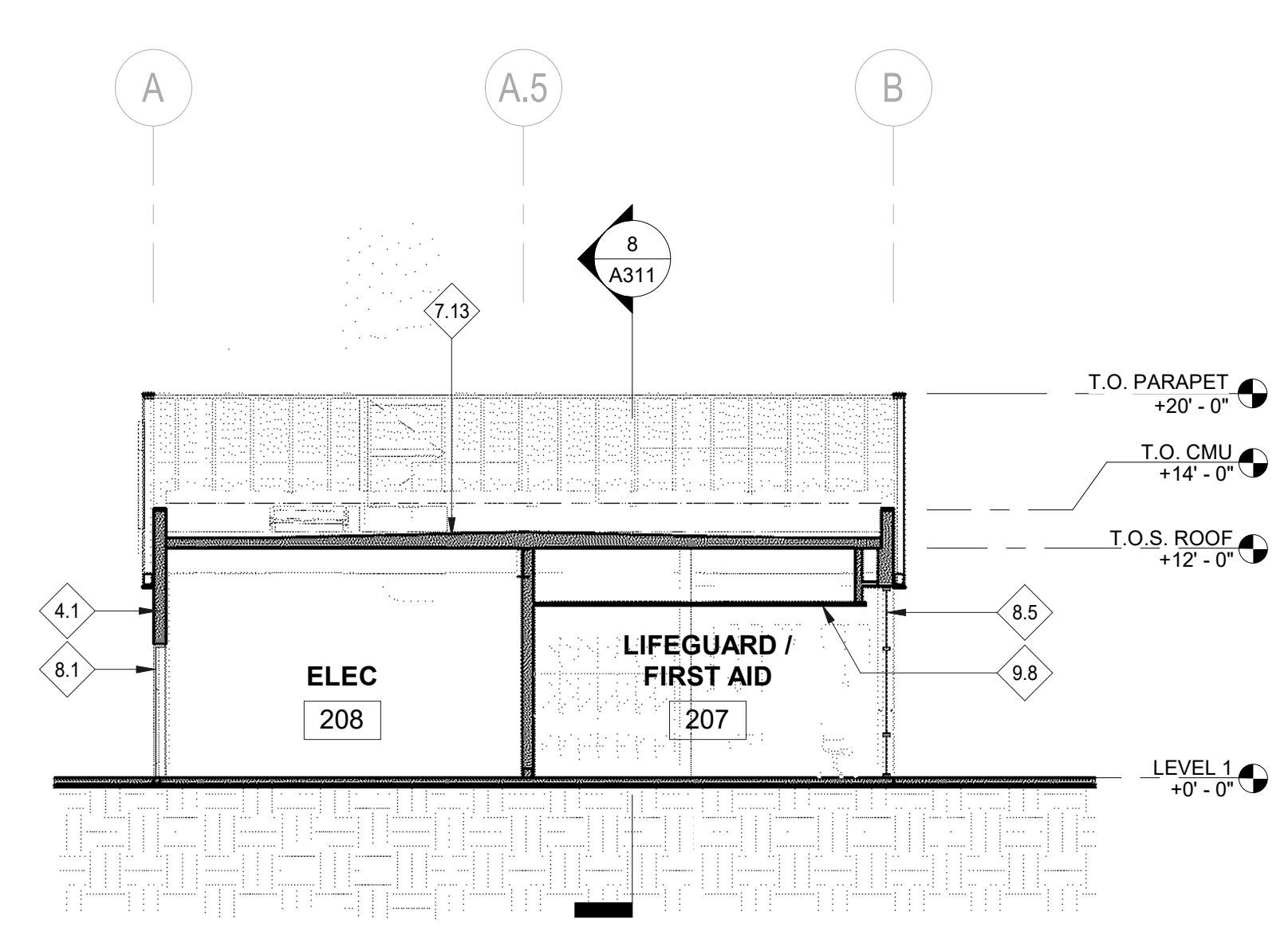
**6 BUILDING SECTION - E-W @ ADMINISTRATION**  
1/8" = 1'-0"



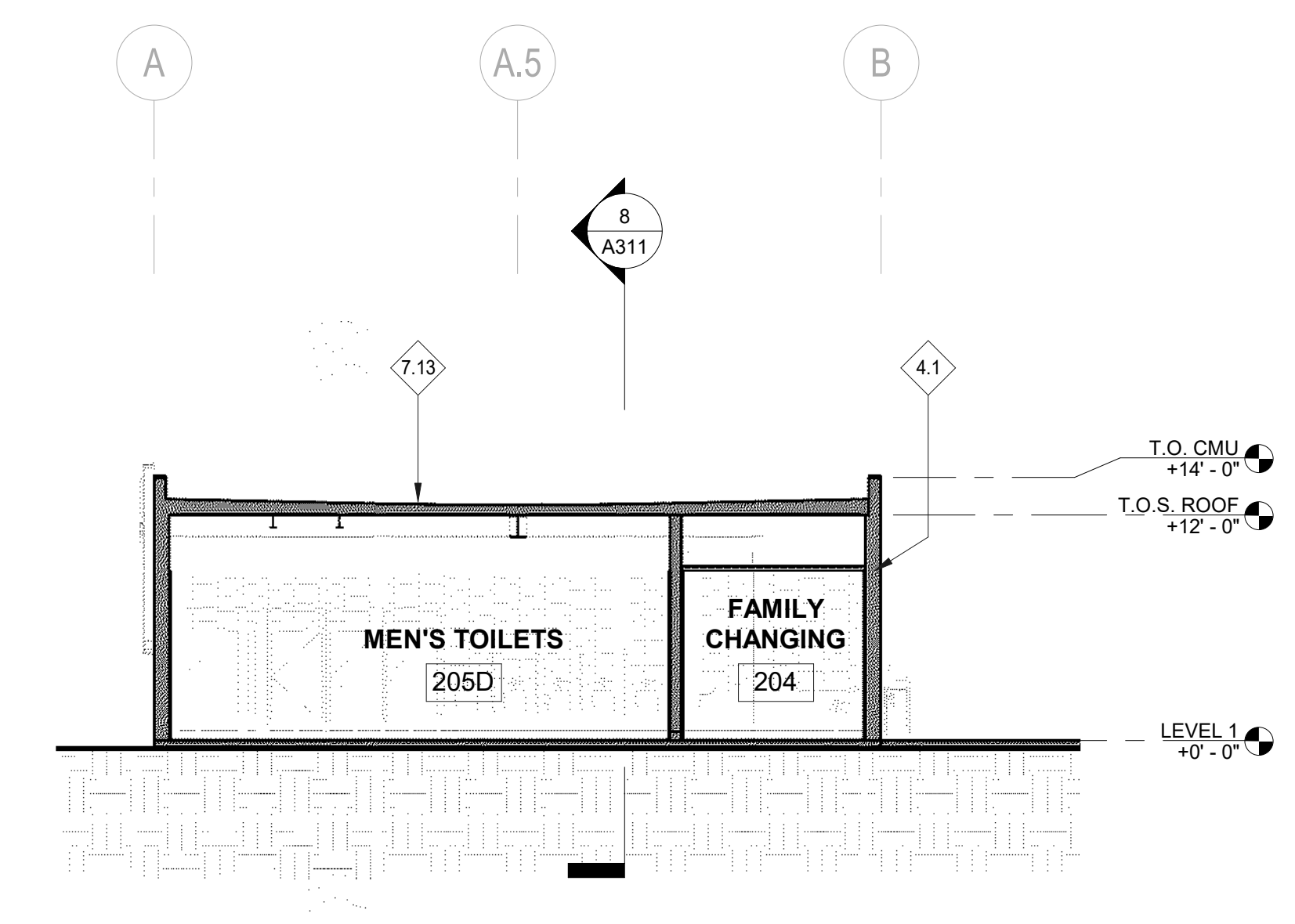
**5 BUILDING SECTION - E-W @ MULTIPURPOSE ROOM**  
1/8" = 1'-0"



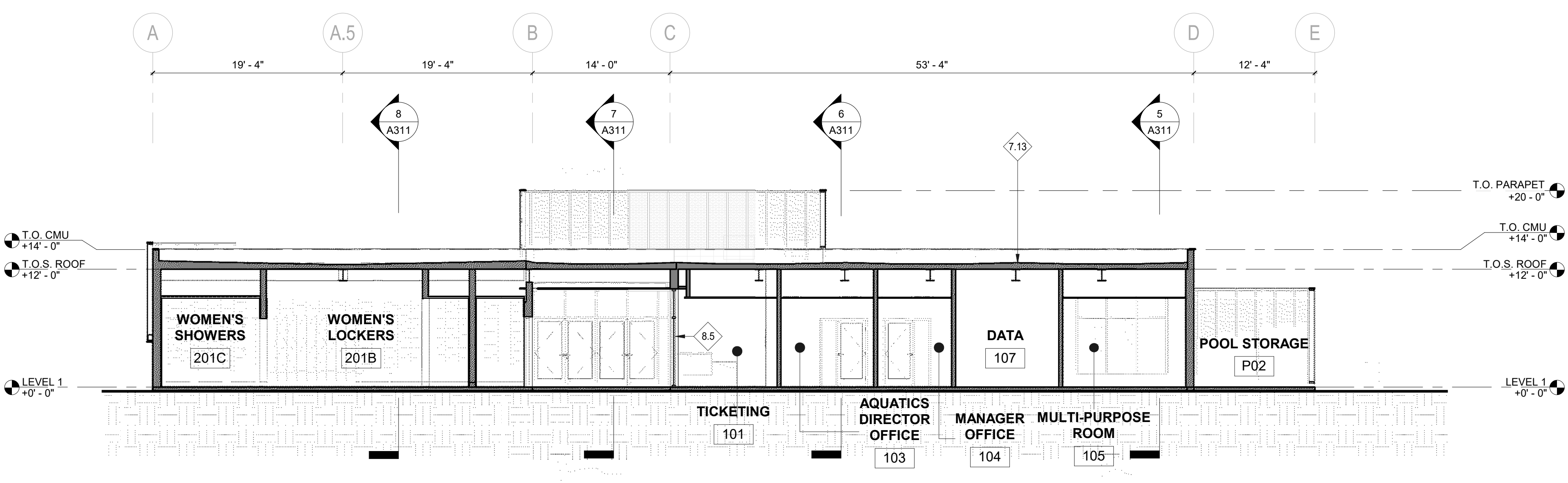
**4 BUILDING SECTION - N-S @ POOL MECHANICAL**  
1/8" = 1'-0"



**3 BUILDING SECTION - N-S @ LIFEGUARD / FIRST AID**  
1/8" = 1'-0"



**2 BUILDING SECTION - N-S @ MEN'S TOILETS**  
1/8" = 1'-0"



**1 BUILDING SECTION - N-S @ WOMEN'S LOCKERS & ADMINISTRATION**  
1/8" = 1'-0"

**LEGEND**

#	DESCRIPTION
4.1	CONCRETE MASONRY BLOCK (GROUND FACE AT ALL EXTERIOR WALLS)
7.13	ROOF TYPE 2 - PVC ROOFING O/ 1/2" ROOF GYPSUM BOARD O/ 5" AVERAGE (2" MIN) TAPERED POLYISOCYANURATE INSULATION BOARD O/ METAL DECK
8.1	HOLLOW METAL DOORS, PAINTED
8.5	STOREFRONT SYSTEM TYPE 1 - PREFINISHED ALUMINUM 4-1/2" DEEP SYSTEM W/ 1" INSULATED, LOW-E GLAZING
8.11	OPENING IN PARAPET WALL FOR ROOF ACCESS
9.8	ACOUSTICAL CEILING TILE
15.1	MECHANICAL EQUIPMENT, S.M.D.

**KEYNOTES**

#	DESCRIPTION
4.1	CONCRETE MASONRY BLOCK (GROUND FACE AT ALL EXTERIOR WALLS)
7.13	ROOF TYPE 2 - PVC ROOFING O/ 1/2" ROOF GYPSUM BOARD O/ 5" AVERAGE (2" MIN) TAPERED POLYISOCYANURATE INSULATION BOARD O/ METAL DECK
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8.11	OPENING IN PARAPET WALL FOR ROOF ACCESS
9.8	ACOUSTICAL CEILING TILE
15.1	MECHANICAL EQUIPMENT, S.M.D.

**SHEET NOTES**

**GENERAL NOTES**

- ADDITIONAL GENERAL NOTES ARE PROVIDED ON SHEET A001.
- FFE: +0'-0" = +9.5'; SEE CIVIL AND LANDSCAPE DRAWINGS.
- AUTOMATIC FIRE SPRINKLER SYSTEM THROUGHOUT BUILDING AND AT ALL BUILDING OVERHANGS AND EXTENSIONS.
- SLAB DIMENSIONS ARE MEASURED TO GRIDLINES. SEE SLAB PLAN.
- ALL FLOOR DRAINS ARE TO BE CENTERED IN THEIR RESPECTIVE SPACES, U.O.N.
- REFER TO SPECIFICATIONS AND APPENDIX FOR LIST OF MATERIAL FINISHES, COLORS, AND PAINTS.
- ALL EXPOSED STRUCTURE, DUCTS, PIPES, AND DRIVERS TO BE PAINTED IN ALL SPACES, U.O.N.

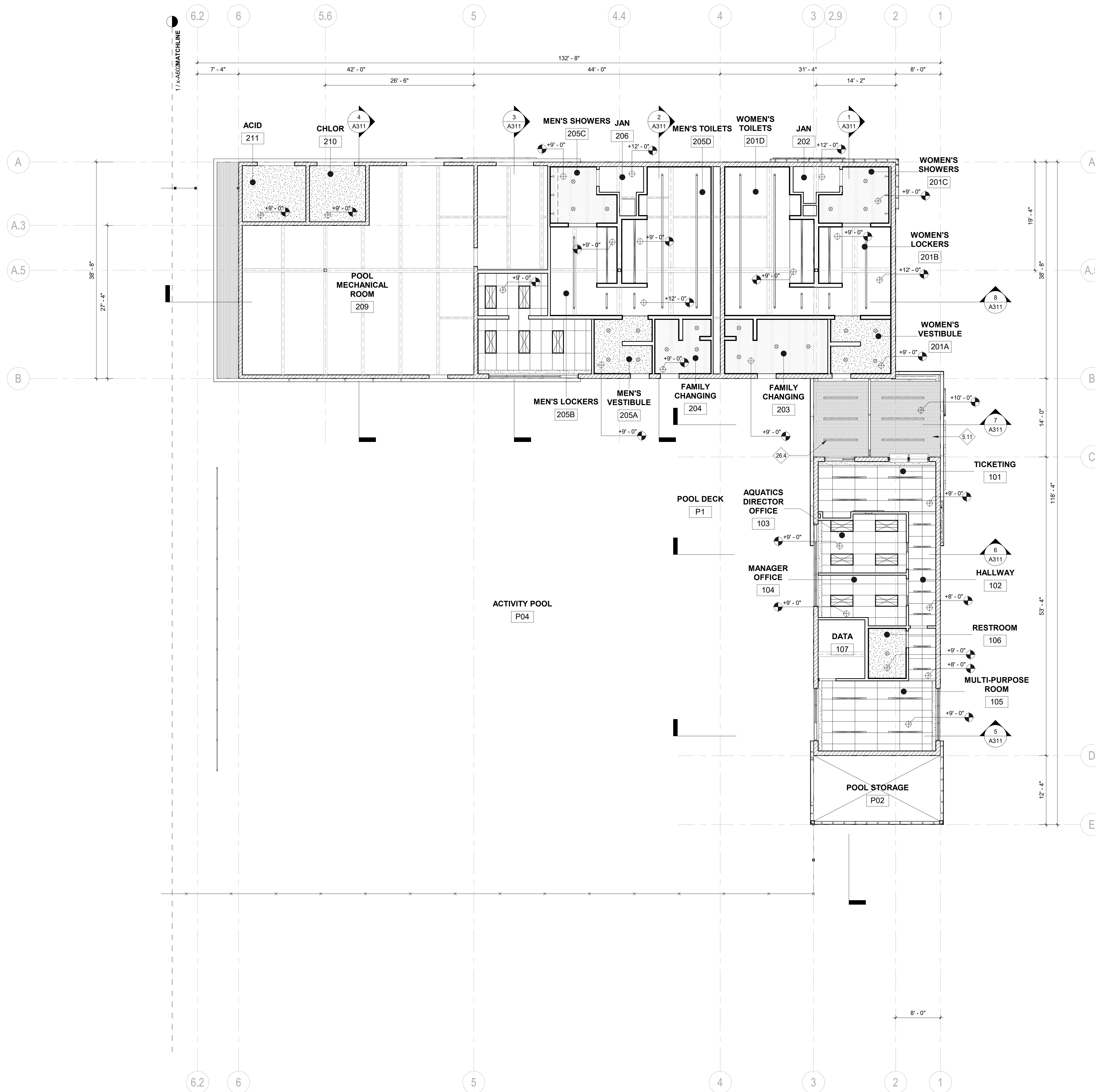
REVISION		
NUMBER	DATE	DESCRIPTION

ISSUE:  
**PLANNING RESUBMITTAL**  
DATE:  
**FEBRUARY 14, 2025**

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**NOT FOR CONSTRUCTION**

SHEET TITLE:  
**BUILDING SECTIONS**

SHEET NUMBER:  
**A311**



1 RCP - BUILDING  
1/8" = 1'-0"

**GENERAL NOTES**

1. ADDITIONAL GENERAL NOTES ARE PROVIDED ON SHEET A001.
2. FFE: +0'-0" = +9.5'; SEE CIVIL AND LANDSCAPE DRAWINGS.
3. AUTOMATIC FIRE SPRINKLER SYSTEM THROUGHOUT BUILDING AND AT ALL BUILDING OVERHANGS AND EXTENSIONS.
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7. ALL EXPOSED STRUCTURE, DUCTS, PIPES, AND DRIVERS TO BE PAINTED IN ALL SPACES, U.O.N.

**SHEET NOTES**

**KEYNOTES**

#	DESCRIPTION
5.11	PERFORATED CORRUGATED METAL PANEL OVER PAINTED HSS FRAME
26.4	LIGHT FIXTURE, S.E.D.

**CEILING LEGEND**

- GYPSUM BOARD, PAINTED
- ACRYLIC CEMENT PLASTER SYSTEM
- 24"x48" ACOUSTICAL CEILING TILE
- EXPOSED METAL DECK & STRUCTURE, PAINTED
- CORRUGATED PERFORATED METAL PANEL SOFFIT

**LIGHTING FIXTURE LEGEND**

- RECESSED DOWNLIGHT
- 2x2 RECESSED TROFFER LIGHT
- 2x4 RECESSED TROFFER LIGHT
- RECESSED WALL WASHER
- ILLUMINATED EXIT SIGN (CEILING MTD.)
- RECESSED LINEAR LIGHT FIXTURE
- SURFACE MOUNT LINEAR LIGHT FIXTURE
- PENDANT LINEAR LIGHT FIXTURE
- WALL MOUNTED FIXTURE
- ILLUMINATED EXIT SIGN (WALL MTD.)

**MECHANICAL LEGEND**

- SUPPLY DIFFUSER
- EXHAUST DIFFUSER
- RETURN DIFFUSER
- ACCESS PANEL



**ALAMEDA AQUATIC CENTER**

JEAN SWEENEY  
OPEN SPACE PARK  
1100 ATLANTIC AVENUE  
ALAMEDA, CA 94501

PROJECT NUMBER:  
**202407**

CLIENT:  
**CITY OF ALAMEDA**  
2226 SANTA CLARA AVENUE  
ALAMEDA, CA 94501

PROJECT TEAM:  
**ARCHITECT:**  
ELS ARCHITECTURE AND URBAN DESIGN  
2040 Addison Street  
Berkeley, CA 94704  
P: 510.649.2929  
**CIVIL ENGINEER:**  
SKF ENGINEERS  
1646 N. California Blvd, Suite 400  
Walnut Creek, CA 94596  
P: 925.940.2200

**LANDSCAPE ARCHITECT:**  
SWA  
2200 Bridgeway  
Sausalito, CA 94965  
P: 415.332.5100

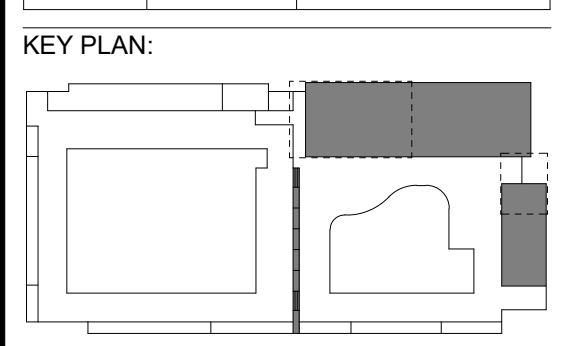
**STRUCTURAL ENGINEER:**  
FORELLE/SESSER ENGINEERS, INC.  
160 Pine Street, 6th Floor  
San Francisco, CA 94111  
P: 415.657.0700

**MEP / FIRE PROTECTION:**  
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**AQUATICS:**  
AQUATICS DESIGN GROUP  
2226 Faraday Avenue  
Carlsbad, CA 92008  
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REVISION:

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ISSUE:  
**PLANNING RESUBMITTAL**  
DATE:  
**FEBRUARY 14, 2025**

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**NOT FOR CONSTRUCTION**

SHEET TITLE:  
**REFLECTED CEILING PLAN - BUILDINGS**

SHEET NUMBER:  
**A601**

**GENERAL NOTES**

- ADDITIONAL GENERAL NOTES ARE PROVIDED ON SHEET A001.
- FFE: +0'-0" = +9.5'; SEE CIVIL AND LANDSCAPE DRAWINGS.
- AUTOMATIC FIRE SPRINKLER SYSTEM THROUGHOUT BUILDING AND AT ALL BUILDING OVERHANGS AND EXTENSIONS.
- SLAB DIMENSIONS ARE MEASURED TO GRIDLINES. SEE SLAB PLAN.
- ALL FLOOR DRAINS ARE TO BE CENTERED IN THEIR RESPECTIVE SPACES, U.O.N.
- REFER TO SPECIFICATIONS AND APPENDIX FOR LIST OF MATERIAL FINISHES, COLORS, AND PAINTS.
- ALL EXPOSED STRUCTURE, DUCTS, PIPES, AND DRIVERS TO BE PAINTED IN ALL SPACES, U.O.N.

**SHEET NOTES**

- CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING STOREFRONT INTERNAL REINFORCEMENT AND ANCHORAGE TO MEET APPLICABLE CODES AND ORDINANCES.
- THE STOREFRONT CONTRACTOR SHALL COORDINATE WITH OTHER TRADES MOUNTING ELEMENTS ON MULLIONS.
- CONTRACTOR SHALL PROVIDE ALL NFRC REQUIRED DESIGN, CALCULATIONS, LABELING AND INSPECTION FOR FIELD ASSEMBLED GLAZING.
- STOREFRONT CONTRACTOR SHALL PROVIDE BRAKE METAL INFILL PANELS, COVERS AND FLASHINGS WITHIN MULLIONS. TO MATCH MULLION COLOR. CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING METAL GAUGES TO PREVENT OIL-CANNING.
- FIELD VERIFY ROUGH OPENING DIMENSIONS AND CONFIRM BRAKE METAL PANEL DIMENSIONS.
- CONTRACTOR SHALL BE RESPONSIBLE FOR CONFIRMING GLASS THICKNESS AND FOR PROVIDING SAFETY GLAZING AT ALL LOCATIONS REQUIRED BY CODE, AND AS OTHERWISE INDICATED. WHERE SAFETY GLAZING IS REQUIRED AT DOUBLE PANED GLASS LOCATIONS, PROVIDE SAFETY GLAZING AT BOTH PANES.
- COORDINATE BETWEEN STOREFRONT AND AUTOMATIC SWINGING DOORS. POWER AND CONTROL WIRING SHALL BE CONCEALED WITHIN MULLIONS.
- FOR DOORS, SEE DOOR SCHEDULE ON A800.

REVISION		
NUMBER	DATE	DESCRIPTION

ISSUE:  
**PLANNING RESUBMITTAL**  
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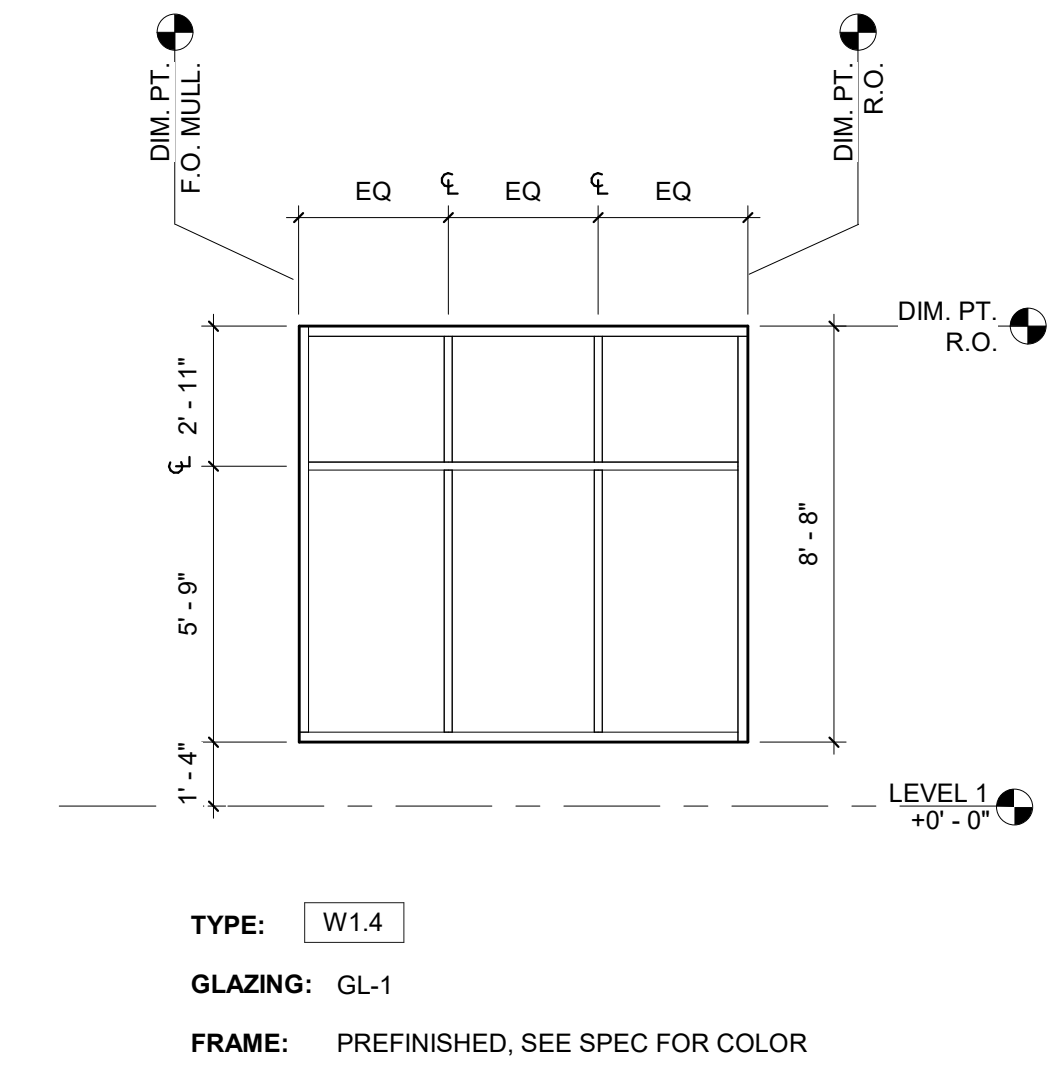
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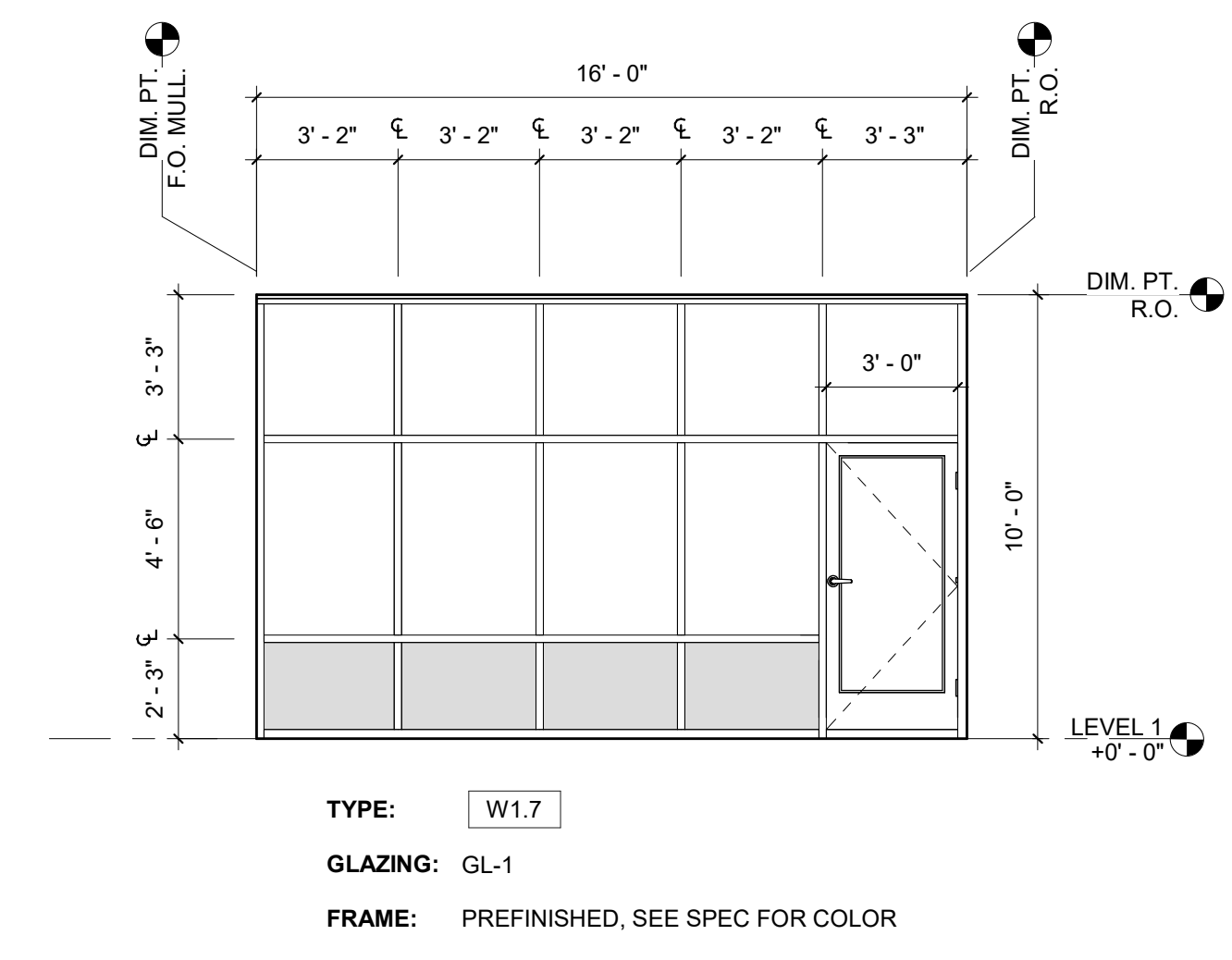
SHEET TITLE:  
**WINDOW SCHEDULE**

SHEET NUMBER:

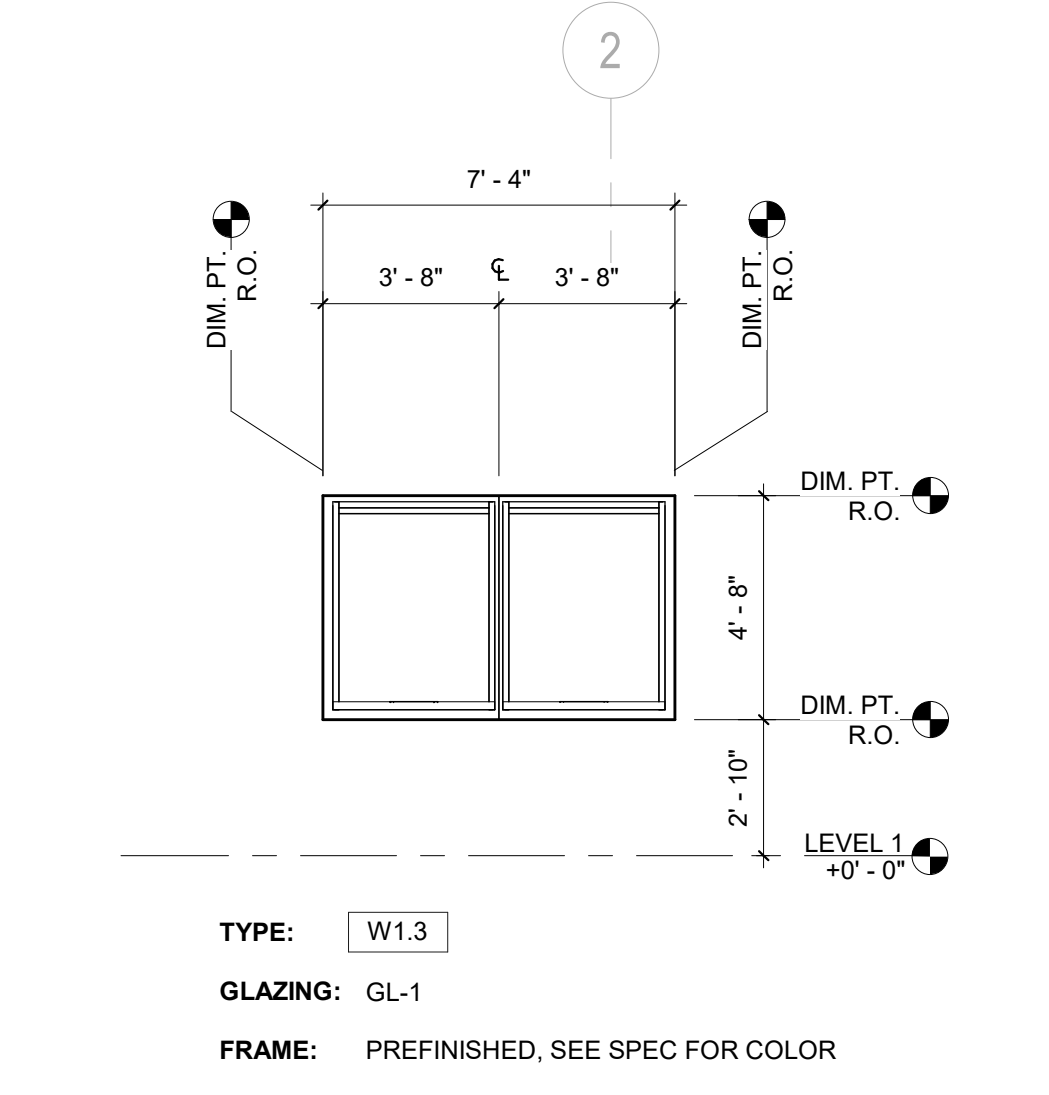
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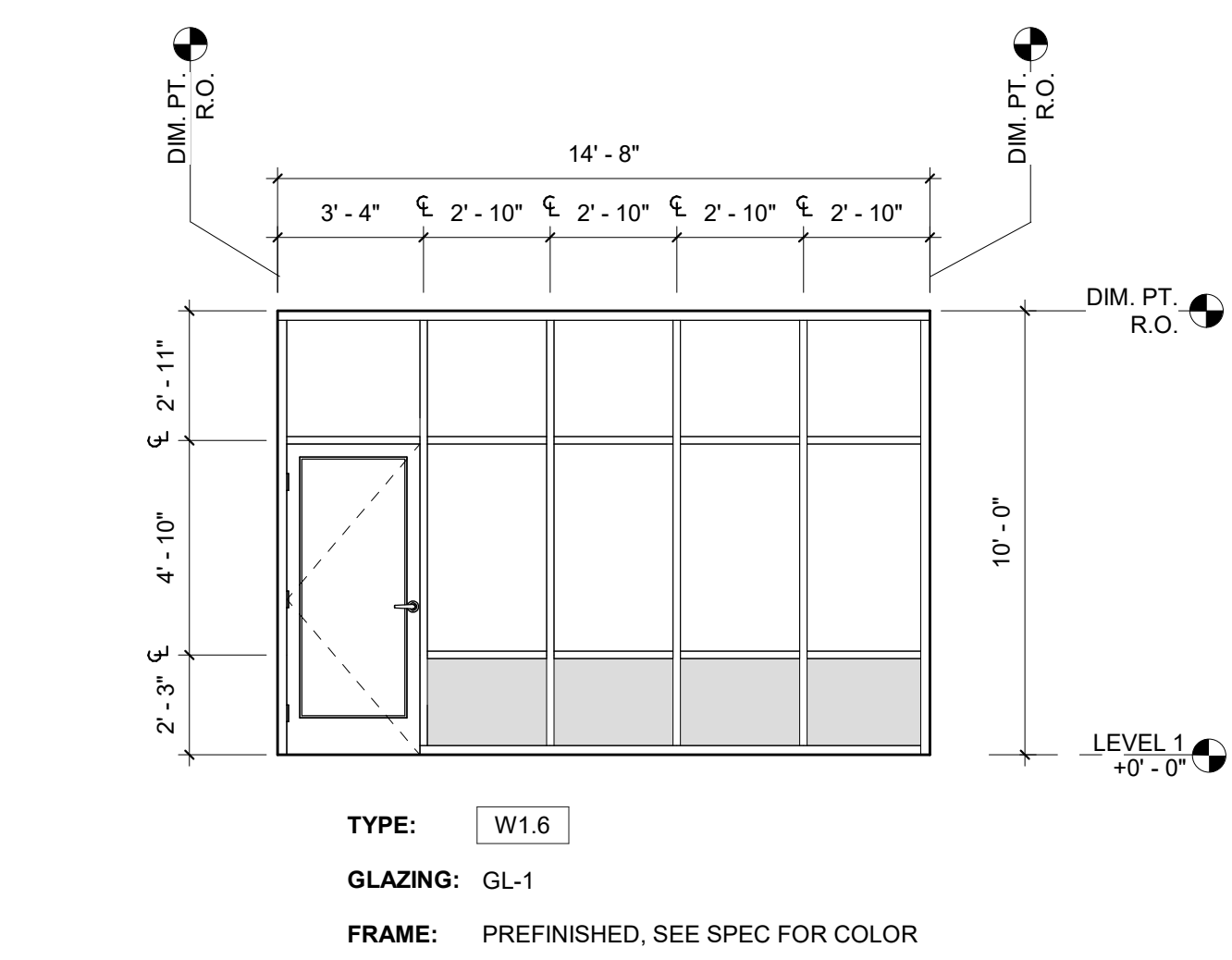
4 W1.4  
1/4" = 1'-0"



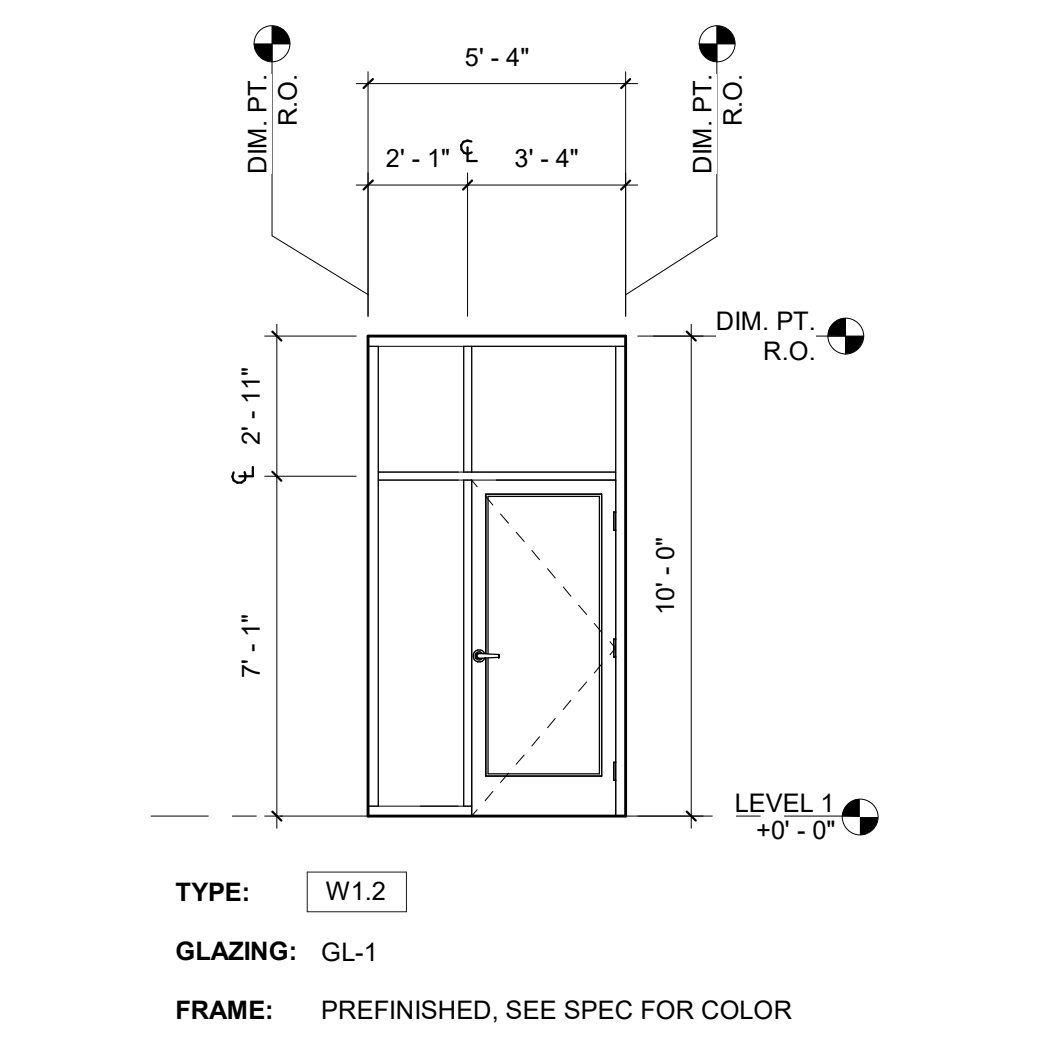
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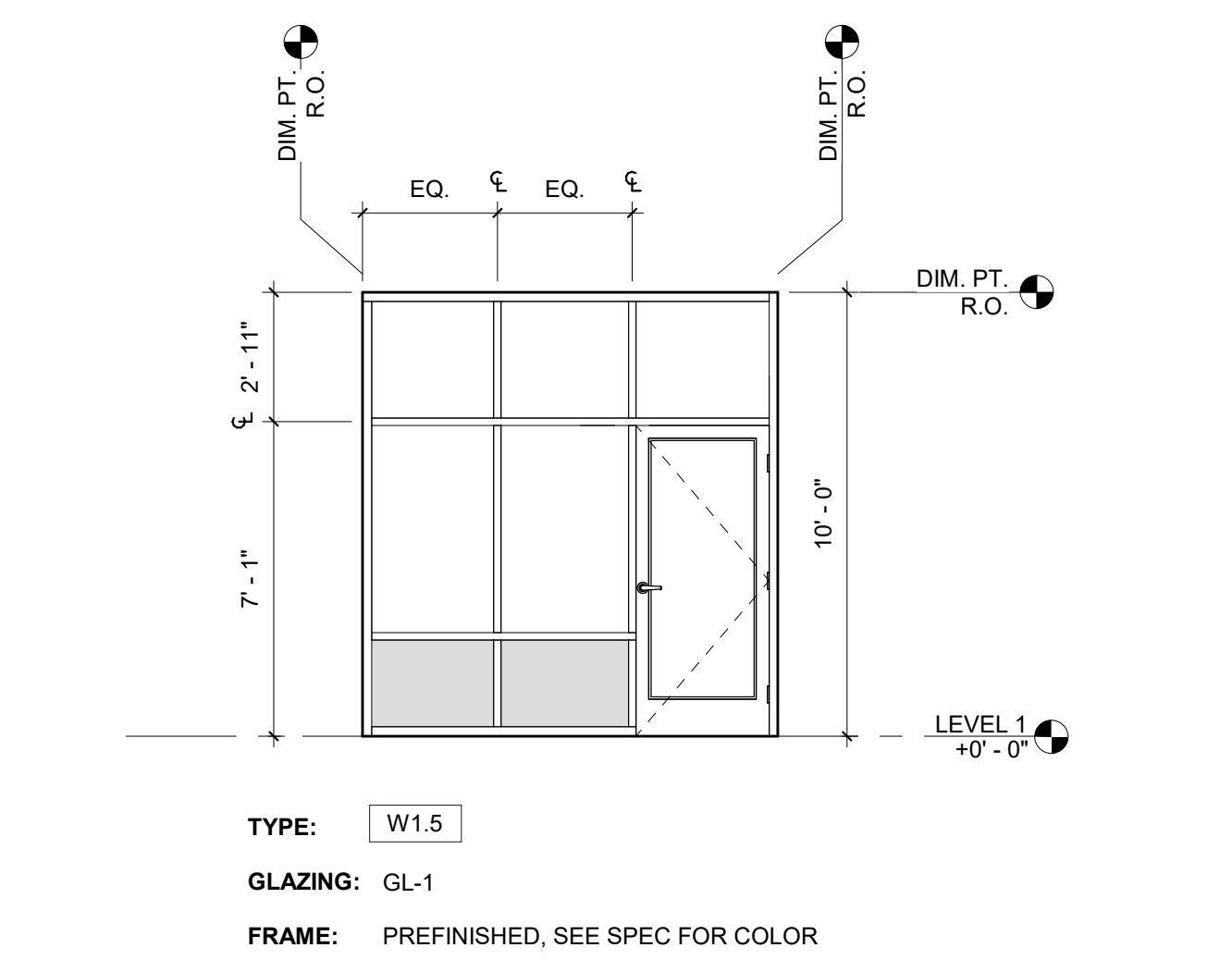
3 W1.3  
1/4" = 1'-0"



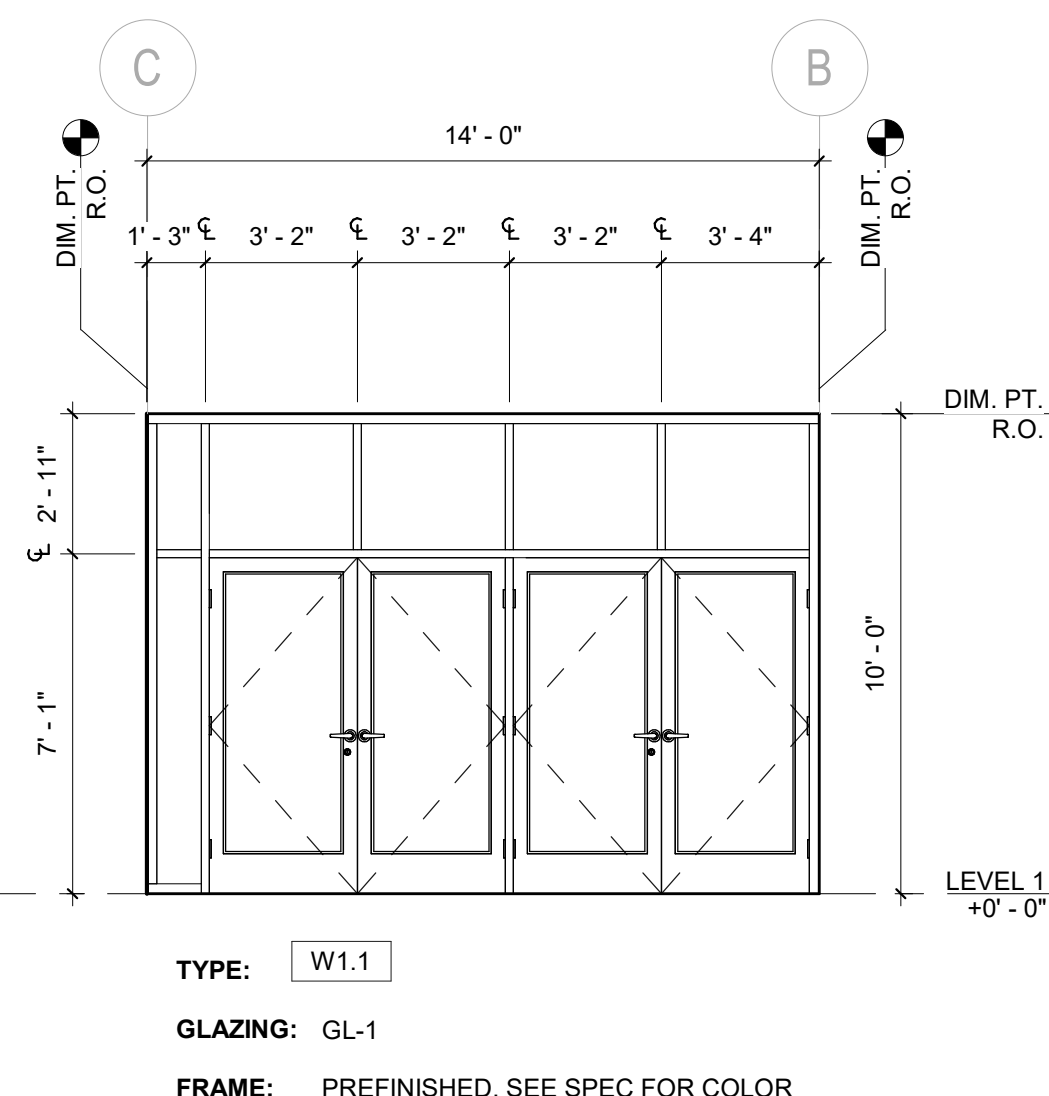
6 W1.6  
1/4" = 1'-0"



2 W1.2  
1/4" = 1'-0"



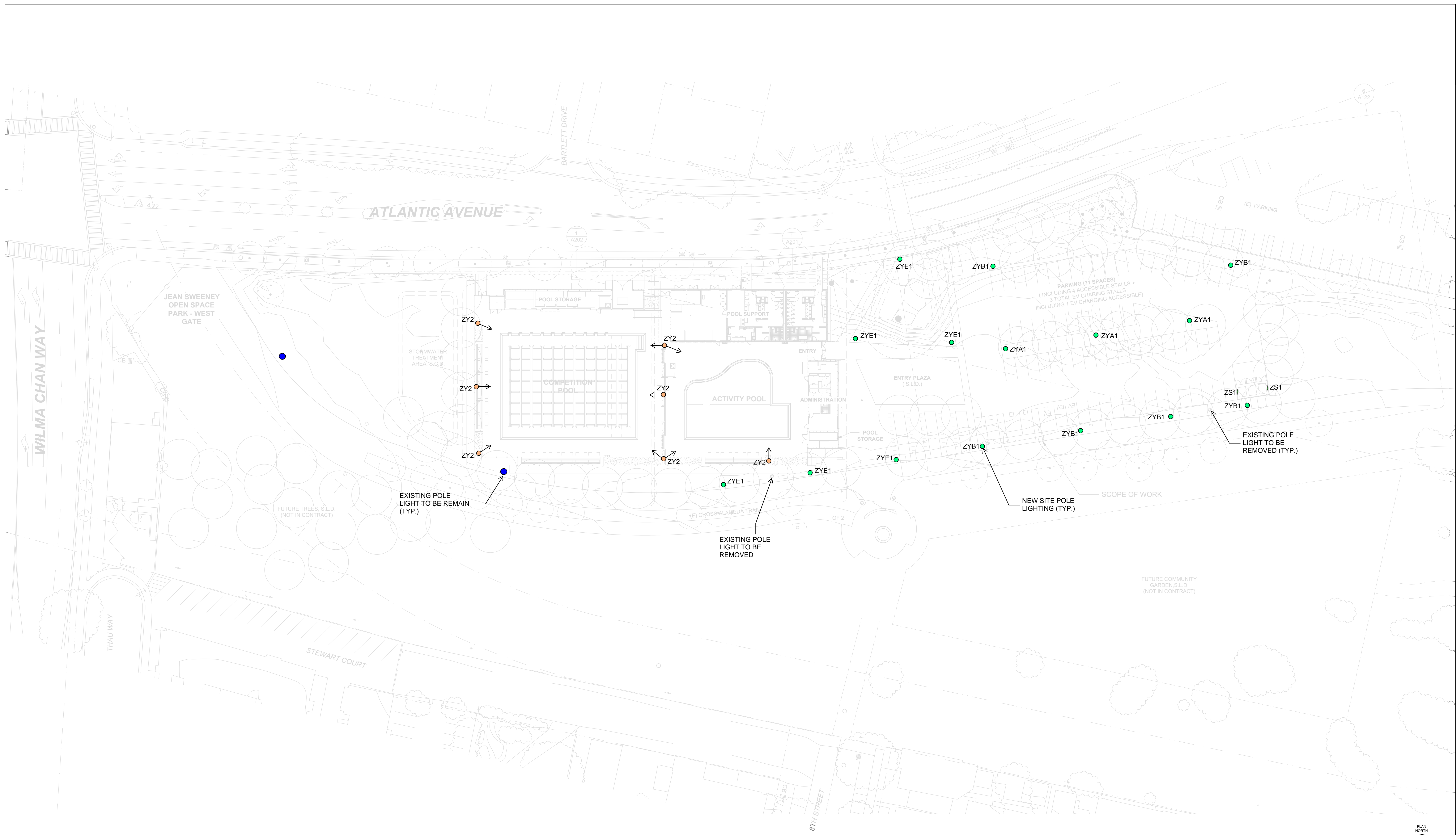
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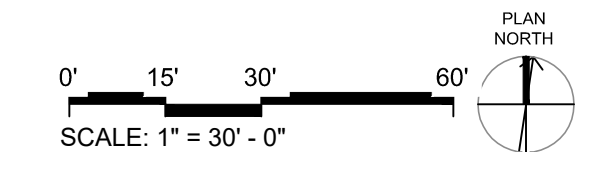
1 W1.1  
1/4" = 1'-0"

**LEGEND**

- SG SAFETY GLASS PER CBC 2406.4
- GL-1 INSULATED GLAZING UNIT (IGU), LOW-E
- GL-2 INSULATED GLAZING UNIT (IGU), LOW-E, TRANSLUCENT



① SITE PLAN  
1" = 30'-0"



REVISION		
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SHEET TITLE:  
**SITE PLAN LIGHTING**

SHEET NUMBER:  
**E102**

LEGEND	KEYNOTES #	SHEET NOTES	GENERAL NOTES

PROJECT:  
**ALAMEDA AQUATIC CENTER**

JEAN SWEENEY  
OPEN SPACE PARK  
1100 ATLANTIC AVENUE  
ALAMEDA, CA 94501

PROJECT NUMBER:  
202407

CLIENT:  
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2226 SANTA CLARA AVENUE  
ALAMEDA, CA 94501

PROJECT TEAM:  
ARCHITECT:  
ELS ARCHITECTURE AND URBAN DESIGN  
2040 Addison Street  
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P: 510.849.2929

CIVIL ENGINEER:  
BKF ENGINEERS  
1646 N. California Blvd, Suite 400  
Walnut Creek, CA 94596  
P: 925.940.2200

LANDSCAPE ARCHITECT:  
SWA  
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Sausalito, CA 94965  
P: 415.332.5100

STRUCTURAL ENGINEER:  
FORELL+BESSER ENGINEERS, INC.  
160 Pine Street, 6th Floor  
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2226 Faraday Avenue  
Carlsbad, CA 92008  
P: 760.438.8400



1 SITE PLAN  
1" = 30'-0"

Luminaire Schedule - LED									
Project: ALAMEDA AQUATIC CENTER									
Symbol	Qty	Label	Arrangement	LLF	Luminaire Lumens	Luminaire Watts	Description	Filename	
●	3	ZYA1	Single	0.900	8345	73	VISIONAIRE PRE-2-M-TSW-32LC-7-4K @ 18"	PRE-2-M_TSW_32LC_7_4K.IES	
●	6	ZYB1	Single	0.900	7953	73	VISIONAIRE PRE-2-M-T4-32LC-7-4K @ 18"	PRE-2-M_T4_32LC_7_4K.IES	
●	6	ZYE1	Single	0.900	3151	26	VISIONAIRE PRE-2-M-TSW-16LC-5-4K @ 12"	PRE-2-M_TSW_16LC_5_4K.IES	

Calculation Summary								
Project: ALAMEDA AQUATIC CENTER								
Description	CalcType	Units	Avg	Max	Min	AvgMin	MaxMin	
BIKE PATH AND PED WALKWAYS	Illuminance	Fc	0.26	3.72	0.00	N.A.	N.A.	
PARKING LOT	Illuminance	Fc	1.77	5.62	0.15	11.80	37.47	
PLAZA AREAS	Illuminance	Fc	0.75	2.50	0.06	12.50	41.67	

REVISION		
NUMBER	DATE	DESCRIPTION

ISSUE:  
**PLANNING RESUBMITTAL**

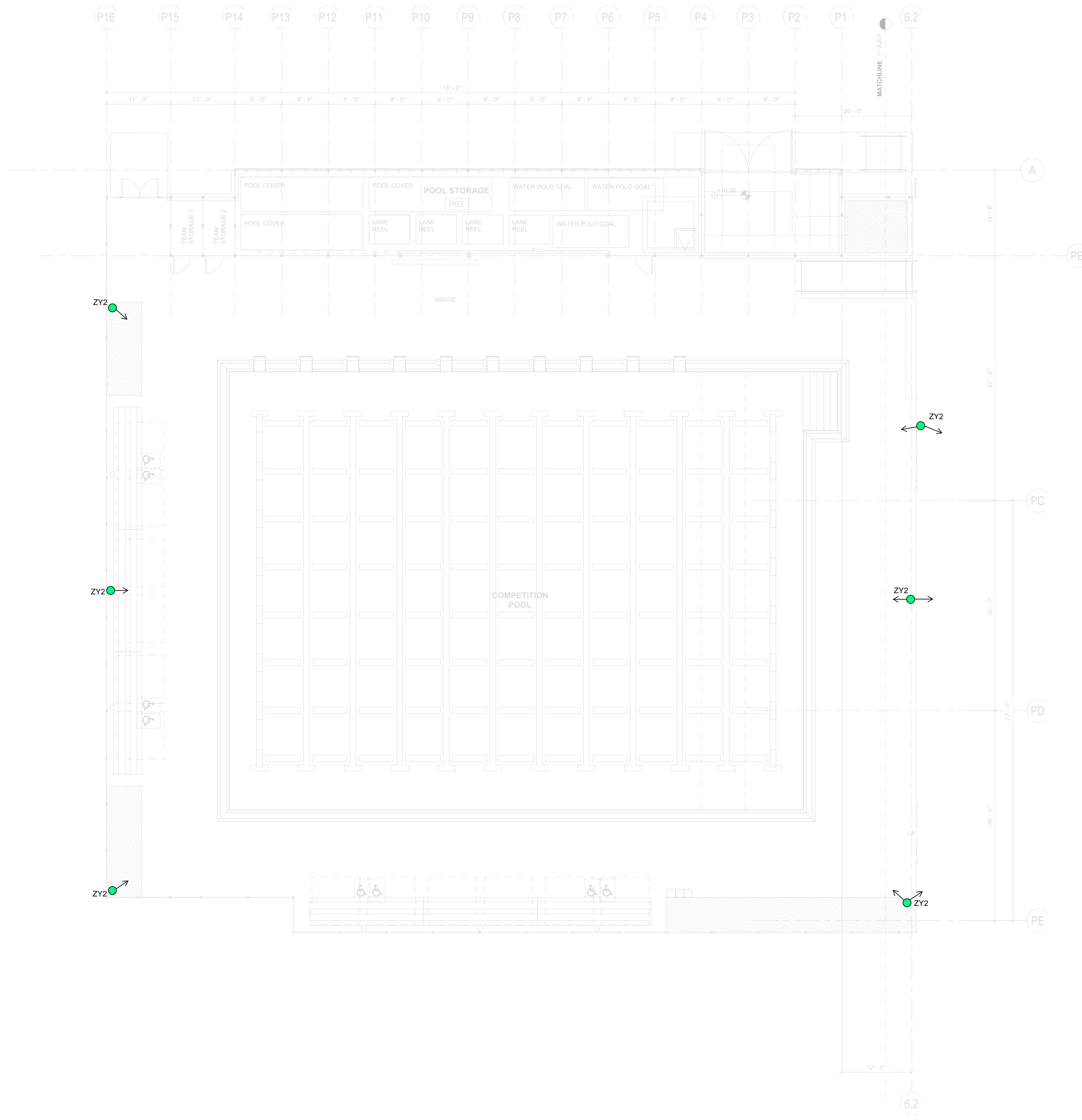
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**FEBRUARY 14, 2025**

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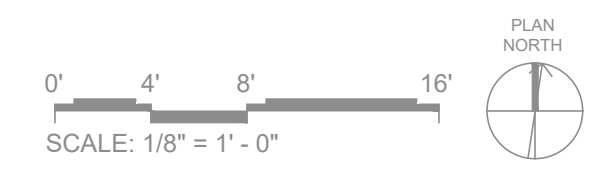
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SHEET TITLE:  
**SITE PLAN  
PHOTOMETRIC  
CALCULATION**

SHEET NUMBER:  
**E103**



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



**GENERAL NOTES**

**SHEET NOTES**

**KEYNOTES**

**REVISION:**

NUMBER	DATE	DESCRIPTION

**KEY PLAN:**

**ISSUE:**  
**PLANNING RESUBMITTAL**

**DATE:**  
**FEBRUARY 14, 2025**

**STAMP:**

**LEGEND**

**NOT FOR CONSTRUCTION**

**SHEET TITLE:**  
**FLOOR PLAN - POOL ENCLOSURE**

**SHEET NUMBER:**  
**E202**

**els**  
architecture+  
urban design

**PROJECT:**  
**ALAMEDA AQUATIC CENTER**  
JEAN SWEENEY  
OPEN SPACE PARK  
1100 ATLANTIC AVENUE  
ALAMEDA, CA 94501

**PROJECT NUMBER:**  
202407

**CLIENT:**  
CITY OF ALAMEDA  
2226 SANTA CLARA AVENUE  
ALAMEDA, CA 94501

**PROJECT TEAM:**  
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ELS ARCHITECTURE AND URBAN DESIGN  
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**CIVIL ENGINEER:**  
BKF ENGINEERS  
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P: 925.940.2200  
**LANDSCAPE ARCHITECT:**  
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2200 Bridgeway  
Sausalito, CA 94965  
P: 415.332.5100  
**STRUCTURAL ENGINEER:**  
FORELLEBESSER ENGINEERS, INC.  
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San Francisco, CA 94111  
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**AQUATICS:**  
AQUATICS DESIGN GROUP  
2226 Faraday Avenue  
Carlsbad, CA 92008  
P: 760.438.8400

**REVISION:**

NUMBER	DATE	DESCRIPTION

**KEY PLAN:**

**ISSUE:**  
**PLANNING RESUBMITTAL**

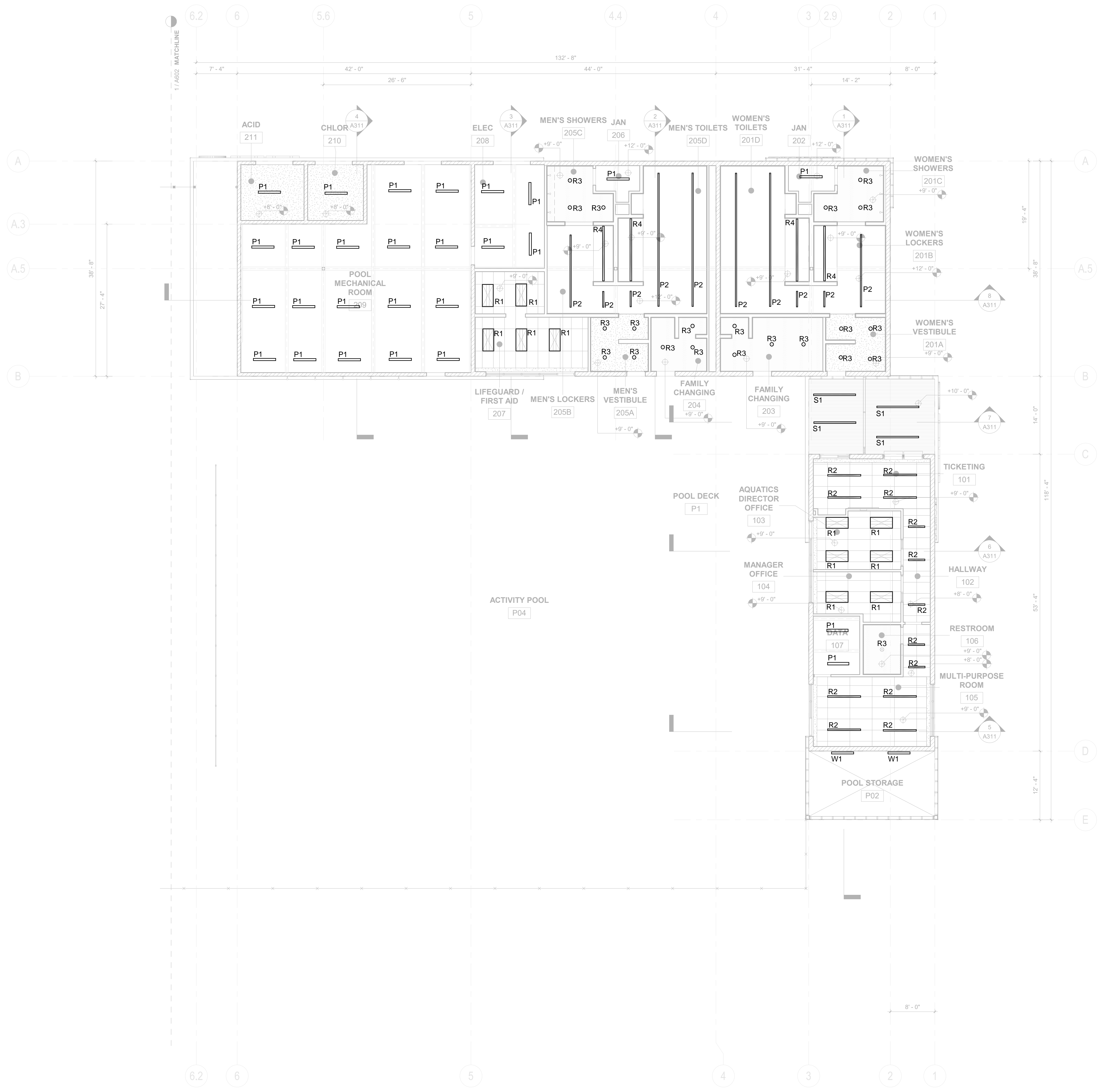
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**FEBRUARY 14, 2025**

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**NOT FOR CONSTRUCTION**

**SHEET TITLE:**  
**FLOOR PLAN - POOL ENCLOSURE**

**SHEET NUMBER:**  
**E202**



1 RCP - BUILDING  
1/8" = 1'-0"

GENERAL NOTES

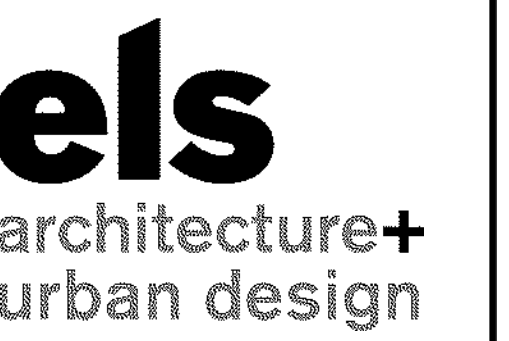
SHEET NOTES

KEYNOTES

CEILING LEGEND

LIGHTING FIXTURE LEGEND

MECHANICAL LEGEND



PROJECT:  
**ALAMEDA AQUATIC CENTER**

JEAN SWEENEY  
OPEN SPACE PARK  
1100 ATLANTIC AVENUE  
ALAMEDA, CA 94501

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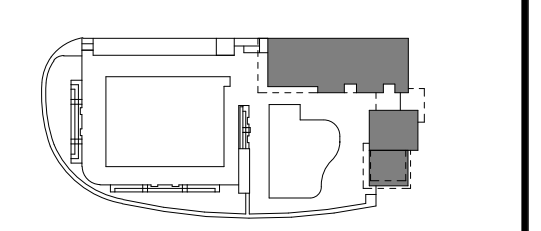
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REVISION:

NUMBER	DATE	DESCRIPTION

KEY PLAN:



ISSUE:

PLANNING RESUBMITTAL

DATE:

FEBRUARY 14, 2025

STAMP:

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SHEET TITLE:

**REFLECTED CEILING PLAN - BUILDINGS**

SHEET NUMBER:

**E601**