

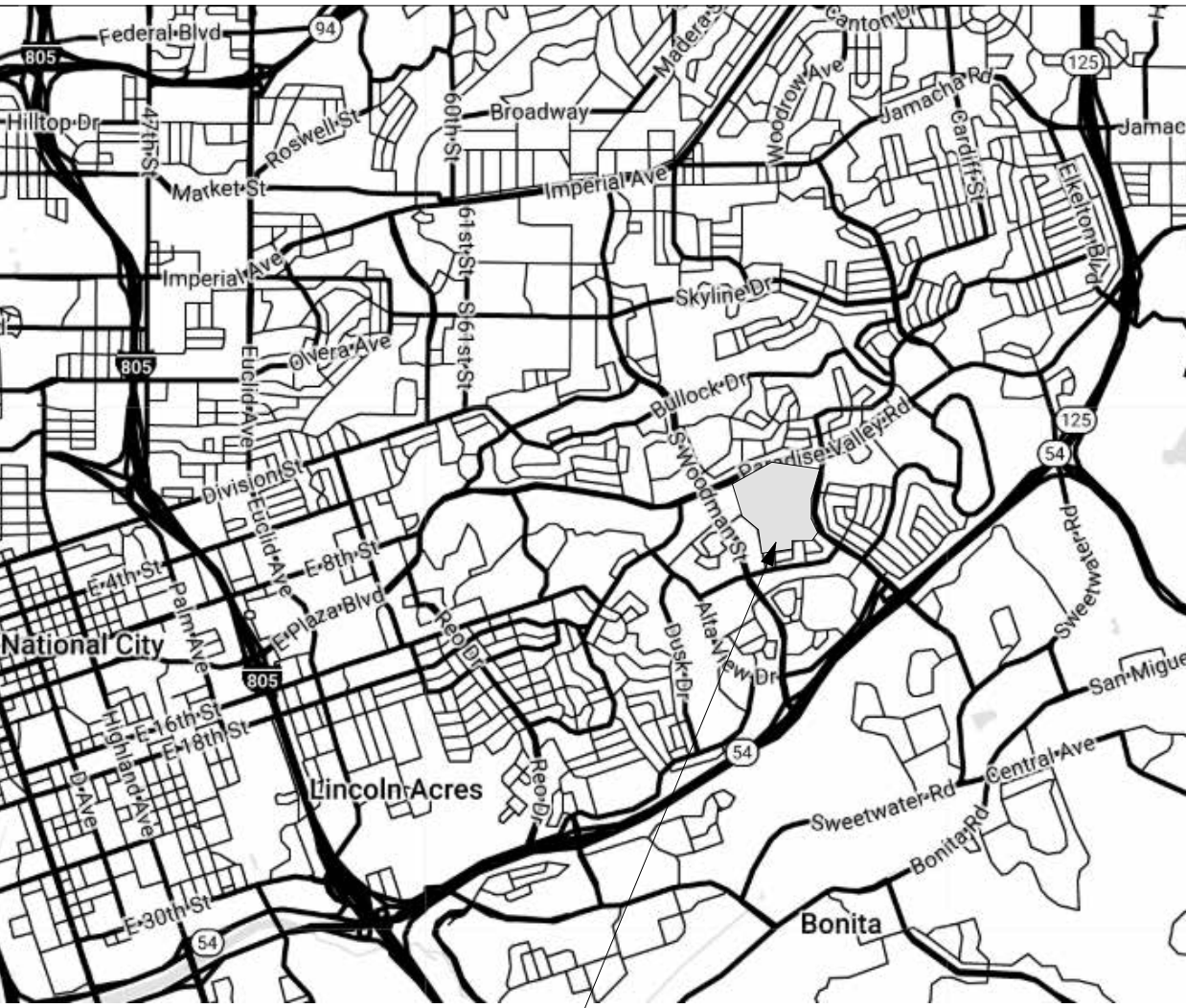
KITCHEN MODIFICATIONS GROUP 6

BELL MIDDLE SCHOOL

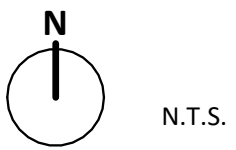
620 BRIARWOOD RD, SAN DIEGO, CA 92139

SAN DIEGO UNIFIED SCHOOL DISTRICT

AREA MAP



PROJECT
LOCATION



PROJECT TEAM

OWNER
SAN DIEGO UNIFIED DISTRICT
4860 RUFFNER ST
SAN DIEGO, CA 92111
CONTACT: JAMES SANGUNITTO
TEL: 619-277-8771
EMAIL: JSANGUNITTO@SANDI.NET

ARCHITECT
obrARCHITECTURE INC.
2419 EL CAJON BLVD.
SAN DIEGO, CA 92104
T. 619.564.7586
CONTACT: GARRICK OLIVER

**STRUCTURAL/MECHANICAL/PLUMBING
/ELECTRICAL ENGINEER**
COFFMAN ENGINEERS
1455 FRAZEE RD, ST 600
SAN DIEGO CA 92108
TEL: 619.232.4673

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G1.3 HEALTH DEPARTMENT NOTES
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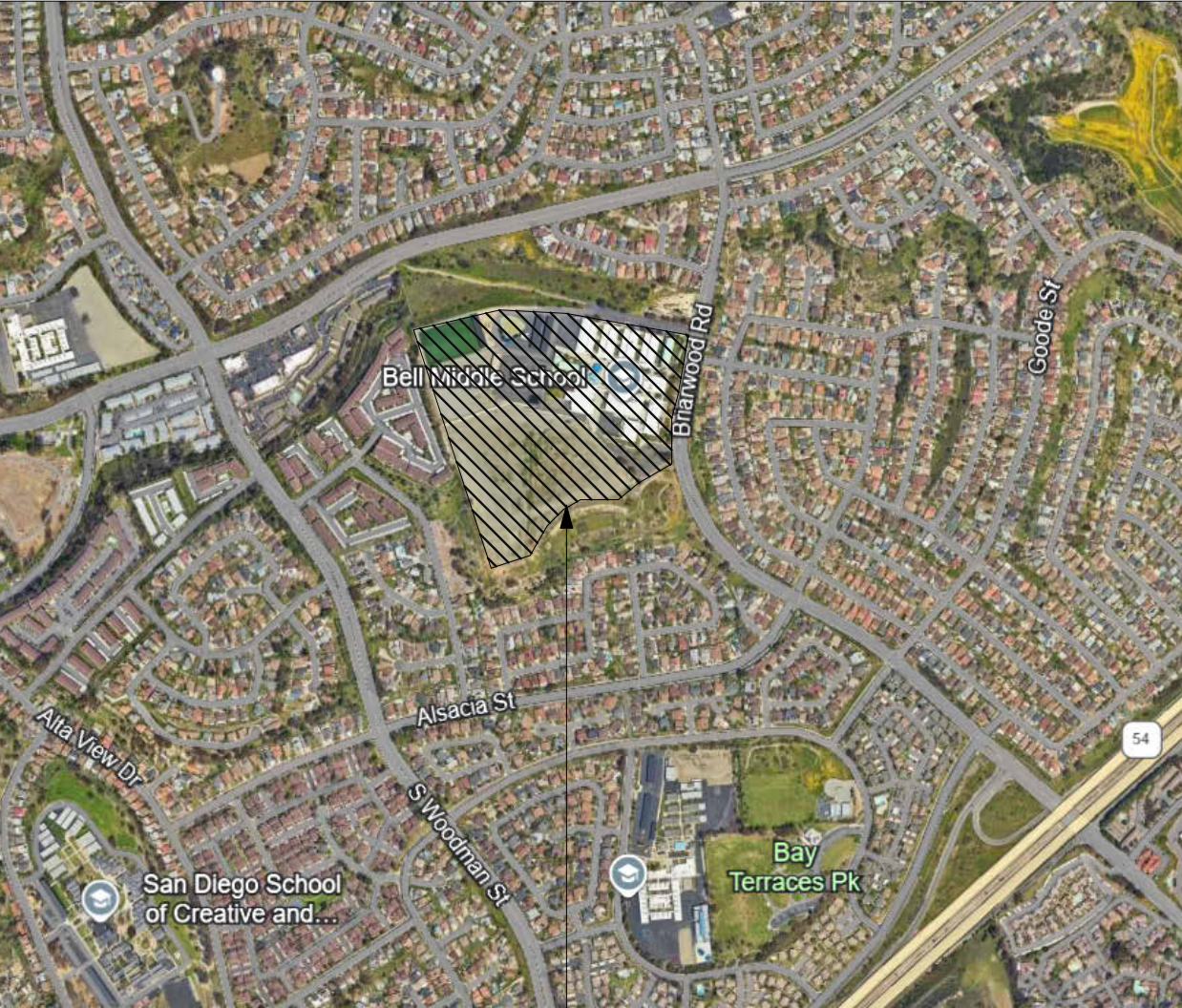
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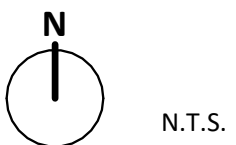
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VICINITY MAP



PROJECT
LOCATION



DETERIORATION OR EXISTING NON-COMPLIANT CONSTRUCTION

THE INTENT OF THESE DRAWINGS AND SPECIFICATIONS IS THAT THE WORK OF THE ALTERATION, REHABILITATION OR RECONSTRUCTION IS TO BE IN ACCORDANCE WITH TITLE 24, CCR. SHOULD ANY EXISTING CONDITIONS SUCH AS DETERIORATION OR NON-COMPLYING CONSTRUCTION BE DISCOVERED WHICH IS NOT COVERED BY THE CONTRACT DOCUMENTS WHERE IN THE FINISHED WORK WILL NOT COMPLY WITH THE TITLE 24, CCR, A CONSTRUCTION CHANGE DOCUMENT (CCD), OR A SEPARATE SET OF PLANS AND SPECIFICATIONS, DETAILING AND SPECIFYING THE REQUIRED WORK SHALL BE SUBMITTED TO AND APPROVED BY DSA BEFORE PROCEEDING WITH THE WORK. (SECTION 4-317(C), PART 1, TITLE 24, CCR)

STATEMENT OF GENERAL CONFORMANCE

FOR ARCHITECTS/ENGINEERS WHO UTILIZE PLANS,
INCLUDING BUT NOT LIMITED TO SHOP DRAWINGS, PREPARED BY OTHER
LICENSED DESIGN PROFESSIONALS AND/OR CONSULTANTS
(Application No. 04-122408 File No. 37-58)

☒ All drawings or sheets listed on the cover or index sheet (Structural, Mechanical, Electrical)
This drawing, page of specifications/calculations

have been prepared by other design professionals or consultants who are licensed and/or authorized to prepare such drawings in this state. It has been examined by me for:

1) design intent and appears to meet the appropriate requirements of Title 24, California Code of Regulations and the project specifications prepared by me, and
2) coordination with my plans and specifications and is acceptable for incorporation into the construction of this project.

The Statement of General Conformance "shall not be construed as relieving me of my rights, duties, and responsibilities under Sections 17302 and 81138 of the Education Code and Sections 4-336, 4-341 and 4-344" of Title 24, Part 1, Section 4-317 (b)

☒ All drawings or sheets listed on the cover or index sheet
☐ This drawing or page
☐ is/are in general conformance with the project design, and
☒ has/have been coordinated with the project plans and specifications

Signature Garrick Oliver Date 01/27/2025

Architect or Engineer designated to be in general responsible charge

GARRICK OLIVER
Print Name
C-31223 Expiration Date 05/31/2025
License Number

SHEETS NOT STAMPED & SIGNED BY ADR:

STRUCTURAL
S0.1 - STRUCTURAL NOTES
S0.2 - STRUCTURAL NOTES
S1.1 - TYPICAL DETAILS
S2.1 - FOUNDATION AND FRAMING PLAN
S5.1 - STRUCTURAL DETAILS

MECHANICAL
M0.0 - LEGENDS AND ABBREVIATIONS
M0.1 - NOTES
M0.2 - SCHEDULES
M1.1 - OVERALL FLOOR PLAN
M4.0 - ENLARGED PIPING FLOOR PLAN - DEMO & NEW
M4.1 - ENLARGED ROOF PLAN - NEW
M5.0 - INSTALLATION DETAILS

PLUMBING
P0.0 - LEGENDS, NOTES, SCHEDULES & ABBREVIATIONS
P4.0 - ENLARGED PLANS DEMO
P5.0 - DETAILS

ELECTRICAL
E0.1 - SYMBOLS AND ABBREVIATIONS
E0.2 - GENERAL NOTES
E0.3 - SINGLE LINE DIAGRAM AND SCHEDULES
E1.0 - OVERALL FLOOR PLAN
E4.0 - ENLARGED PLANS
E4.1 - ENLARGED PLANS
E5.0 - DETAILS

FOOD SERVICE
F51.0 - FOOD SERVICE EQUIPMENT WALK-IN COLDBOX PLANS (FOR REFERENCE)
F51.1 - FOOD SERVICE EQUIPMENT WALK-IN COLDBOX DETAILS (FOR REFERENCE)

APPLICABLE CODES

2022 CALIFORNIA BUILDING STANDARDS CODE (CALIFORNIA CODE OF REGULATIONS, TITLE 24), AS APPLICABLE:
PART 2.5 - CALIFORNIA BUILDING CODE (ADOPTS THE 2021 IBC)
PART 2.5 - CALIFORNIA RESIDENTIAL BUILDING CODE (ADOPTS THE 2018 IRC)
PART 3 - CALIFORNIA ELECTRICAL CODE (ADOPTS THE 2020 NEC)
PART 4 - CALIFORNIA MECHANICAL CODE (ADOPTS THE 2020 UMC)
PART 5 - CALIFORNIA PLUMBING CODE (ADOPTS THE 2020 UPC)
PART 6 - CALIFORNIA ENERGY CODE
PART 8 - CALIFORNIA HISTORICAL BUILDING CODE
PART 9 - CALIFORNIA FIRE CODE (ADOPTS THE 2018 IFC)
PART 10 - CALIFORNIA EXISTING BUILDING CODE (ADOPTS THE 2018 IEBC)
PART 11 - CALIFORNIA GREEN BUILDING STANDARDS CODE
PART 12 - CALIFORNIA REFERENCED STANDARDS CODE

AMERICAN WITH DISABILITIES ACT TITLE II REGULATIONS 28 CFR PART 35 AND 35.151, INCLUDING 2010 ADA STANDARDS FOR FOR ACCESSIBLE DESIGN

PARTIAL LIST OF APPLICABLE STANDARDS

NFPA 13	STANDARD FOR THE INSTALLATION OF SPRINKLER SYSTEMS (CA AMENDED)	2022 EDITION
NFPA 20	STANDARD FOR THE INSTALLATION OF STATIONARY PUMPS FOR FIRE PROTECTION	2019 EDITION
NFPA 24	STANDARD FOR THE INSTALLATION OF PRIVATE FIRE SERVICE MAINS AND THEIR APPURTENANCES (CA AMENDED)	2019 EDITION
NFPA 72	NATIONAL FIRE ALARM & SIGNALING CODE (CA AMENDED)	2022 EDITION
NFPA 80	STANDARD FOR FIRE DOORS AND OTHER OPENING PROTECTIVES	2019 EDITION
NFPA 2001	STANDARD ON CLEAN AGENT FIRE EXTINGUISHING SYSTEMS (CA AMENDED)	2018 EDITION
UL 464	AUDIBLE SIGNALING DEVICES FOR FIRE ALARM AND SIGNALING SYSTEMS, INCLUDING ACCESSORIES	2003 EDITION
UL 521	STANDARD FOR HEAT DETECTORS FOR FIRE PROTECTIVE SIGNALING SYSTEMS	1999 EDITION
UL 1971	STANDARD FOR SIGNALING DEVICES FOR THE HEARING IMPAIRED	2002 EDITION

REFERENCE CODE SECTION FOR NFPA STANDARDS- 2022 CBC (SFM) CHAPTER 35. SEE CHAPTER 35 FOR STATE OF CALIFORNIA AMENDMENTS TO NFPA STANDARDS.

DSA NOTES

A DSA ACCEPTED TESTING LABORATORY DIRECTLY EMPLOYED BY THE DISTRICT (OWNER) SHALL CONDUCT ALL THE REQUIRED TESTS AND INSPECTIONS FOR THE PROJECT.

A "DSA CERTIFIED" PROJECT INSPECTOR EMPLOYED BY THE DISTRICT (OWNER) AND APPROVED BY THE DSA SHALL PROVIDE CONTINUOUS INSPECTION OF THE WORK. THE DUTIES OF THE INSPECTOR ARE DEFINED IN SECTION 4-342, PART 1, TITLE 24, CCR. A MINIMUM CLASS 1 INSPECTOR IS REQUIRED.

DEFERRED APPROVALS

THE FOLLOWING SCHEMATIC DESIGN DRAWINGS HAVE BEEN INCLUDED AS REFERENCE AND WILL BE SUBJECT TO DEFERRED APPROVAL BY DSA.

- WALK-IN FREEZER UNIT
- WALK-IN FREEZER WIRE SHELVING STORAGE UNITS

PROJECT INSPECTOR QUALIFICATION

1. PROJECT INSPECTOR (PI) SHALL BE EMPLOYED BY THE OWNER AND APPROVED BY THE DIVISION OF THE STATE ARCHITECT (DSA). DUTIES AND REQUIRED IOR CLASSIFICATION FOR SECTION 4-342, TITLE 24, PART 1 CCR AND IR A-7: CLASS 2 CERTIFIED BY DSA

PROJECT DESCRIPTION

SCOPE OF WORK CONSISTS OF THE DEMOLITION OF AN EXISTING OUTDOOR COLD BOX AND WALK-IN FREEZER AND THE INSTALLATION OF A NEW INTERIOR COLD BOX AND WALK-IN FREEZER. WORK INCLUDES ASSOCIATED STRUCTURAL, MECHANICAL, PLUMBING AND ELECTRICAL WORK.

PROJECT & ZONING INFORMATION

SITE ADDRESS	620 BRIARWOOD ROAD SAN DIEGO, CA 92139
APN	582-071-09-00
LEGAL DESCRIPTION	QSEC 51*12.24 AC M/L IN\
YEAR CONSTRUCTED	1969
SITE AREA	12 ACRES / 533,174 SF

CALIFORNIA ENERGY CODE TESTING ACCEPTANCE

THE CALIFORNIA ENERGY CODE SECTION 10-103 REQUIRES ACCEPTANCE TESTING ON ALL NEWLY INSTALLED LIGHTING CONTROLS, MECHANICAL SYSTEMS, ENVELOPES, AND PROCESS EQUIPMENT AFTER INSTALLATION AND BEFORE PROJECT COMPLETION. AN ACCEPTANCE TEST IS A FUNCTIONAL PERFORMANCE TEST TO HELP ENSURE THAT NEWLY INSTALLED EQUIPMENT IS OPERATING AND IN COMPLIANCE WITH THE ENERGY CODE.

LIGHTING CONTROLS ACCEPTANCE TESTS MUST BE PERFORMED BY A CERTIFIED LIGHTING CONTROLS ACCEPTANCE TEST TECHNICIAN (ATT).

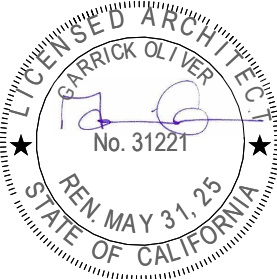
MECHANICAL SYSTEM ACCEPTANCE TESTS MUST BE PERFORMED BY A CERTIFIED MECHANICAL ATT FOR PROJECTS SUBMITTED ON OR AFTER OCTOBER 1, 2021.

ENVELOP AND PROCESS EQUIPMENT ACCEPTANCE TEST SHALL BE PERFORMED BY THE INSTALLING CONTRACTOR, ENGINEER/ARCHITECT OF RECORD OR THE OWNER'S AGENT.

A LISTING OF CERTIFIED ATT CAN BE FOUND AT:
HTTPS://WWW.ENERGY.CA.GOV/PROGRAMS-AND-TOPICS/PROGRAMS/ACCEPTANCE-TEST-TECHNICIAN-CERTIFICATION-PROVIDER-PROGRAM/ACCEPTANCE

THE ACCEPTANCE TESTING PROCEDURES MUST BE REPEATED, AND DEFICIENCIES MUST BE CORRECTED BY THE BUILDER OR INSTALLING CONTRACTOR UNTIL THE CONSTRUCTION/INSTALLATION OF THE SPECIFIED SYSTEMS CONFORM AND PASS THE REQUIRED ACCEPTANCE CRITERIA. PROJECT INSPECTORS WILL COLLECT FORMS TO CONFIRM THAT THE REQUIRED ACCEPTANCE TESTS HAVE BEEN COMPLETED.

FOR DSA REVIEW ONLY -
NOT FOR CONSTRUCTION



PREPARED FOR THE
BOARD OF EDUCATION

PREPARED BY THE
obrARCHITECTURE
2419 EL CAJON BLVD., SAN DIEGO, CA 92104

TITLE SHEET

SAN DIEGO UNIFIED SCHOOL DISTRICT
KITCHEN MODIFICATIONS GROUP 6
BELL MIDDLE SCHOOL
620 BRIARWOOD RD,
SAN DIEGO, CA 92139
DSA SUBMITTAL SET

PROJECT NO. SDUF-006A
R.S. A.P.

FILE NAME

DATE 04/09/2025

REVISIONS SHEET NO.

G1.0