

PETALUMA CITY HALL COUNCIL CHAMBERS



12 WESTERN AVE #2
 PETALUMA, CA 94952
 TEL 707 - 765 - 9222
 WWW.MADARC.COM

11 ENGLISH ST,
 PETALUMA, CA 94952

Bid

9/16/22

No.	Revision	Date
1	Plan Check 1	9-16-22
2	Bid	6-15-23

Seals & Signatures:



This document and the information contained herein are the property of MAD Architecture. Unauthorized use, copying, disclosure or publication by any method is prohibited without the written approval of MAD Architecture.

PETALUMA CITY HALL COUNCIL CHAMBERS

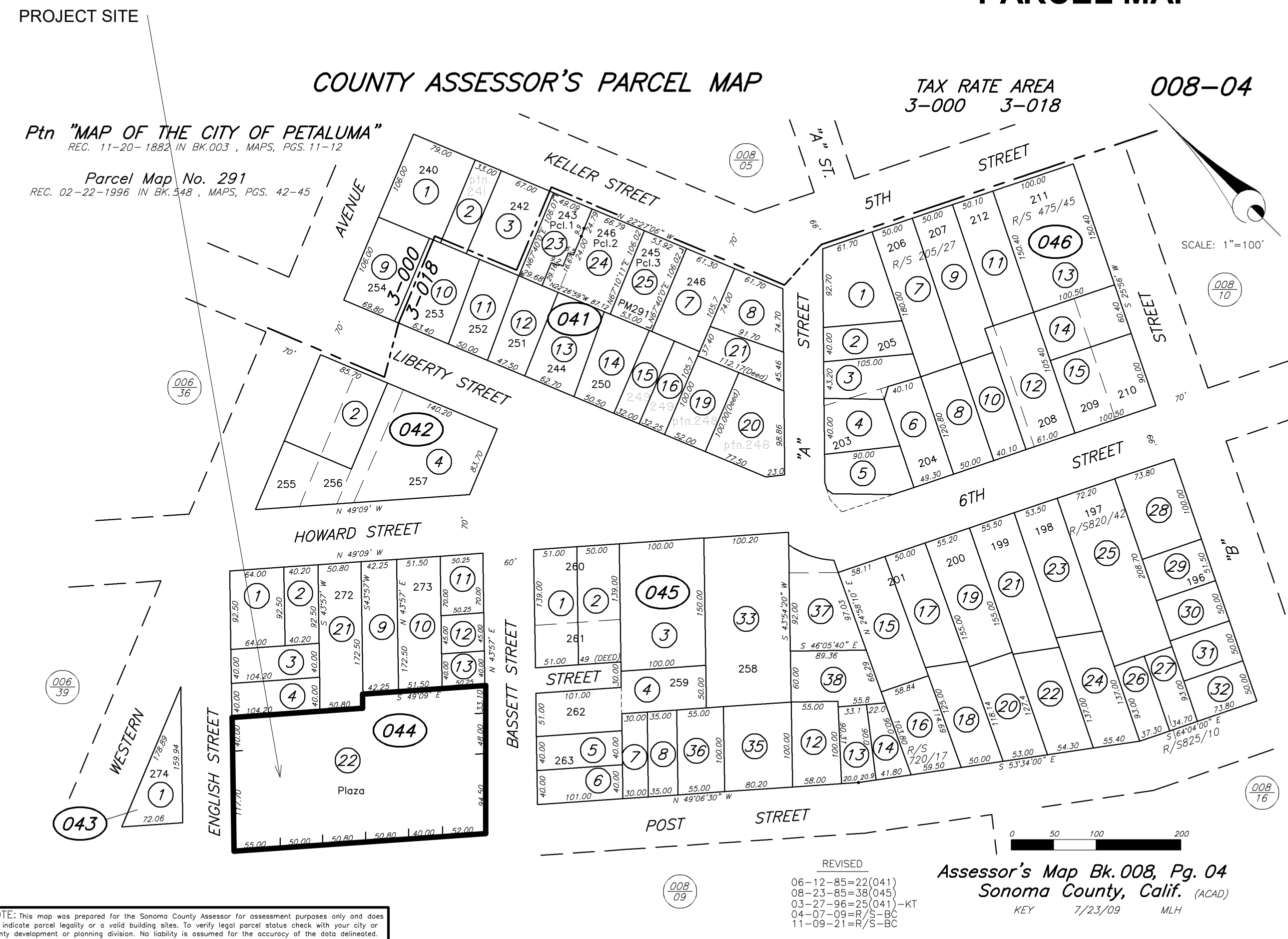
11 ENGLISH ST,
 PETALUMA, CA 94952

COVER SHEET

APN: 008-095-001-000

GO

PARCEL MAP



SCOPE OF WORK

INTERIOR FINISHES REMODEL INCLUDING MINOR DEMOLITION OF FINISHES AND ABANDONED PLUMBING, AND REMOVAL OF FIXED SEATING. INSTALLATION OF NON-FIXED SEATING, FLOORING, WALL FINISHES, ELECTRICAL OUTLETS AT NEW FURNITURE AND IN PLACE LIGHTING REPLACEMENT. ALL WALLS AND DOORS TO REMAIN, NO NEW PARTITIONS, NO NEW PLUMBING, NO HVAC WORK. ALL EXITS ARE EXISTING TO REMAIN.

PROJECT DATA

ACC. PARCEL NO: 008-095-001-000

BUILDING USE: OFFICE
 PROPERTY AREA: 3.9 ACRE
 ZONING: CF
 WUI: NO
 FLOOD ZONE: NO
 SEWER: YES
 BUILDING OCCUPANCY: B, A-3
 TYPE OF CONSTRUCTION: VB
 AUTOMATIC FIRE SPRINKLERS: NO

BUILDING STORIES: 1 + BASEMENT

EXISTING FLOOR AREAS:
 10,876 SF WEST WING MAIN FLOOR
 13,448 SF EAST WING MAIN FLOOR
 3,150 SF EAST WING BASEMENT
 27,474 SF TOTAL

AREA OF ALTERATION: 1856 S.F.

TITLE 24 ENERGY COMPLIANCE FORMS: YES

1) OCCUPANT LOAD SUMMARY:

AREA OF WORK
 716 S.F. / 40 GROSS + 1126 S.F. / 5 (PER CBC TABLE 1004.5) = 18 + 226 = 244 (SEE SHEET G1)

GREATER THAN 100 OCCUPANTS AND MAXIMUM COMMON PATH OF EGRESS TRAVEL IS LESS THAN 75'
 THEREFORE, (2) EXIT DOORS ARE REQUIRED, PER CBC TABLE 1006.2.1
 (3) EXITS TOTAL ARE PROVIDED

GENERAL PROJECT NOTES

- THE CONTRACTOR SHALL COMPLY WITH ALL LAWS AND REGULATIONS BEARING ON THE WORK AND SHALL NOTIFY THE ARCHITECT IF THE DRAWINGS AND/OR NOTES ARE AT VARIANCE THEREWITH.
- CONTRACTOR SHALL INVESTIGATE ALL FIELD CONDITIONS PRIOR TO SUBMITTING BID. ANY DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT FOR REVIEW AND/OR CLARIFICATION PRIOR TO PROCEEDING WITH THE WORK.
- CONTRACTOR SHALL NOT CONSIDER PLANS COMPLETE UNTIL BUILDING PERMIT IS ISSUED.
- DETAILS OF CONSTRUCTION NOT SHOWN OR NOTED SHALL BE CONSIDERED OF THE SAME CHARACTER SHOWN FOR SIMILAR CONSTRUCTION.
- THESE PLANS ARE NOT INTENDED TO SHOW THE METHOD AND MEANS OF EXECUTION OF THE WORK WHICH IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR.
- IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO REVIEW AND FAMILIARIZE HIMSELF WITH THE CONTRACT DRAWINGS, SPECIFICATIONS, AND SITE CONDITIONS PRIOR TO STARTING CONSTRUCTION.
- IT SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO CONTACT THE OWNER PRIOR TO PERFORMANCE, IF ANY CONFLICT EXISTS BETWEEN PORTIONS OF THE CONTRACT DOCUMENTS AND/OR ANY SITE CONDITIONS.
- ALL SUBCONTRACTORS SHALL BID AND PERFORM THEIR WORK BASED ON COMPLETE SETS OF PLANS. IT IS THE RESPONSIBILITY OF THE SUB-CONTRACTOR TO NOTIFY THE GENERAL CONTRACTOR OF ANY POSSIBLE CONFLICTS BETWEEN PORTIONS OF THE DRAWINGS AND/OR SPECIFICATIONS.
- ALL NEW CONSTRUCTION SHALL BE GOVERNED BY APPLICABLE CODES AND ORDINANCES OF THE CITY OF ROHNERT PARK AND IT SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO ENSURE FULL COMPLIANCE.
- THE CONTRACTOR SHALL NOTIFY THE APPROPRIATE UTILITY COMPANIES PRIOR TO STARTING WORK AND SHALL BE RESPONSIBLE FOR KEEPING THESE UTILITY COMPANIES APPRAISED OF HIS WORK SCHEDULE.
- THE OWNER, BY ACCEPTING THESE PLANS, AGREES TO ASSUME LIABILITY AND TO HOLD THE ARCHITECT BLAMELESS FOR DAMAGES RESULTING FROM THE EXISTENCE OF UNDERGROUND UTILITIES, STRUCTURES, AND/OR HAZARDOUS MATERIALS DISCOVERED AT THE SITE.
- THESE DRAWINGS SHALL NOT BE SCALED. ALL WORK SHALL BE GOVERNED BY THE DIMENSIONS INDICATED ON THE DRAWINGS. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE CONTRACTOR AND OWNER. ALL DIMENSIONS RELATED TO EXISTING CONDITIONS SHALL BE VERIFIED BY THE CONTRACTOR.
- CONTRACTOR SHALL COORDINATE ALL EQUIPMENT AND FIXTURE REQUIREMENTS WITH ARCHITECT.
- THE ARCHITECT ASSUMES NO RESPONSIBILITY FOR THE LOCATION OF PROPERTY LINE AND/OR EASEMENTS AND THE PRESENCE OF UTILITIES.
- AT ALL PHASES OF CONSTRUCTION THE CONTRACTOR SHALL COMPLY WITH CALIFORNIA FIRE CODE CHAPTER 33 "FIRE SAFETY DURING CONSTRUCTION AND DEMOLITION".

PROJECT TEAM

OWNER: CITY OF PETALUMA
 11 ENGLISH STREET
 PETALUMA, CA 94952

PROJECT MANAGER: DIANE RAMIREZ
 CITY OF PETALUMA
 PUBLIC WORKS AND UTILITIES DEPARTMENT
 PH: (707) 776-3658
 DRamirez@cityofpetaluma.org

ARCHITECT: MAD ARCHITECTURE, INC.
 MARY DOOLEY, ARCHITECT
 12 WESTERN AVE #2
 PETALUMA, CA 94952
 PH: (707) 765-9222
 mary@madarc.com

SHEET LIST

- G0 COVER SHEET
- G1 SITE PLAN / PATH OF TRAVEL/ EXITING AT AREA OF WORK
- G2 GENERAL COMPLIANCE PLANS, DETAILS AND NOTES AS NEEDED
- A1 DEMOLITION PLANS
- I2 PROPOSED FLOOR PLANS
- A3 INTERIOR ELEVATIONS AND DETAILS

APPLICABLE CODES

- THE DESIGN AND CONSTRUCTION SHALL BE IN ACCORDANCE WITH HEALDSBURG MUNICIPAL CODE AND ALL OF THE FOLLOWING AS APPLICABLE:
- 2019 CALIFORNIA BUILDING CODE, PART 2, TITLE 24, CALIFORNIA CODE OF REGULATIONS.
 - 2019 CALIFORNIA ELECTRICAL CODE, PART 3, TITLE 24, CALIFORNIA CODE OF REGULATIONS.
 - 2019 CALIFORNIA MECHANICAL CODE, PART 4, TITLE 24, CALIFORNIA CODE OF REGULATIONS.
 - 2019 CALIFORNIA PLUMBING CODE, PART 5, TITLE 24, CALIFORNIA CODE OF REGULATIONS.
 - 2019 CALIFORNIA ENERGY CODE, PART 6, TITLE 24, CALIFORNIA CODE OF REGULATIONS.
 - 2019 CALIFORNIA FIRE CODE, PART 9, TITLE 24, CALIFORNIA CODE OF REGULATIONS.
 - 2019 CALIFORNIA GREEN BUILDING STANDARDS CODE, PART 11 CALIFORNIA CODE OF REGULATIONS.
 - ALL LOCAL CODES AND ORDINANCES THAT ARE APPLICABLE TO THIS PROJECT.

MAYOR
 Teresa Barrett

COUNCIL MEMBERS
 Brian Barnacle
 D'Lynda Fischer
 Mike Healy
 Dave King
 Kevin McDonnell
 Dennis Pocekay

CITY MANAGER
 Peggy Flynn

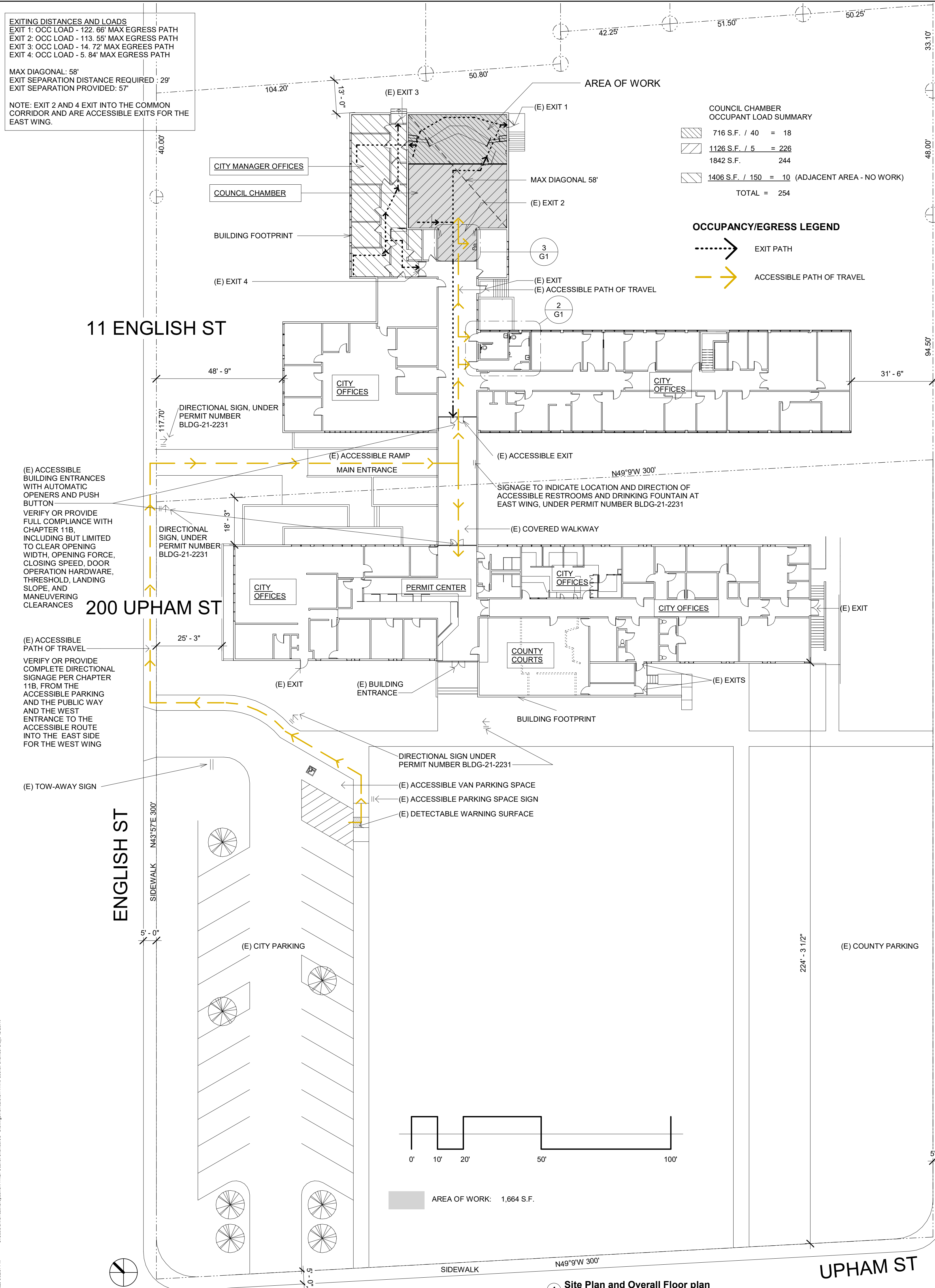
INTERIM PUBLIC WORKS & UTILITIES DIRECTOR
 Gina Benedetti-Petnic, P.E.

	SIGNATURE	DATE
CITY ENGINEER		
ENGINEERING MANAGER		
FIRE MARSHAL		
PARKS		
PLANNING		
POLICE		
UTILITY MANAGER		

EXITING DISTANCES AND LOADS
 EXIT 1: OCC LOAD - 122, 66' MAX EGRESS PATH
 EXIT 2: OCC LOAD - 113, 55' MAX EGRESS PATH
 EXIT 3: OCC LOAD - 14, 72' MAX EGRESS PATH
 EXIT 4: OCC LOAD - 5, 84' MAX EGRESS PATH

MAX DIAGONAL - 58'
 EXIT SEPARATION DISTANCE REQUIRED - 29'
 EXIT SEPARATION PROVIDED: 57'

NOTE: EXIT 2 AND 4 EXIT INTO THE COMMON CORRIDOR AND ARE ACCESSIBLE EXITS FOR THE EAST WING.



(E) ACCESSIBLE PARKING



(E) VAN



(E) RAMP



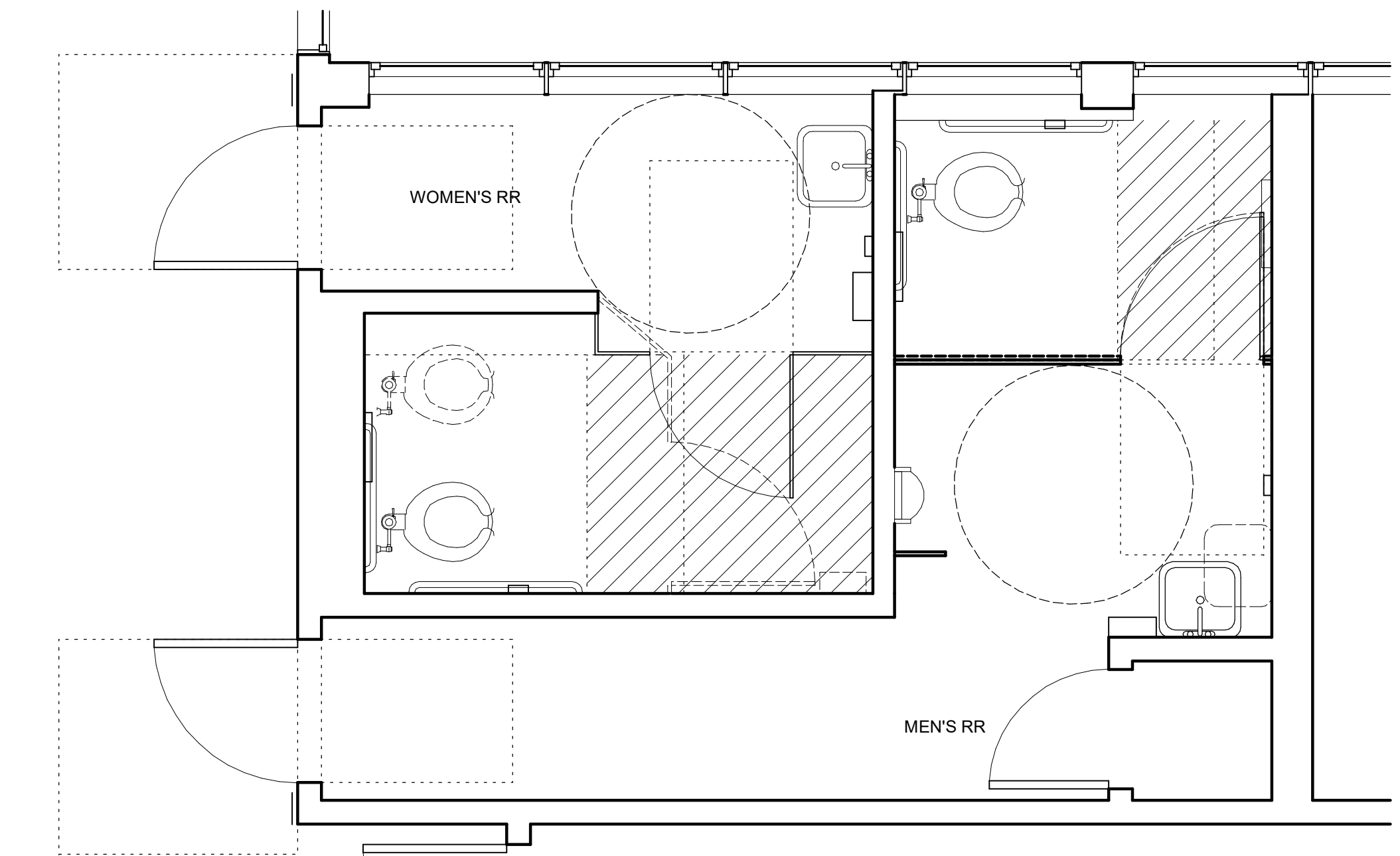
(E) DIRECTIONAL SIGN



SIGN MUST BE COMPLIANT WITH CBC 11B-703.5 AND 11B-703.7

SITE ACCESSIBILITY NOTES

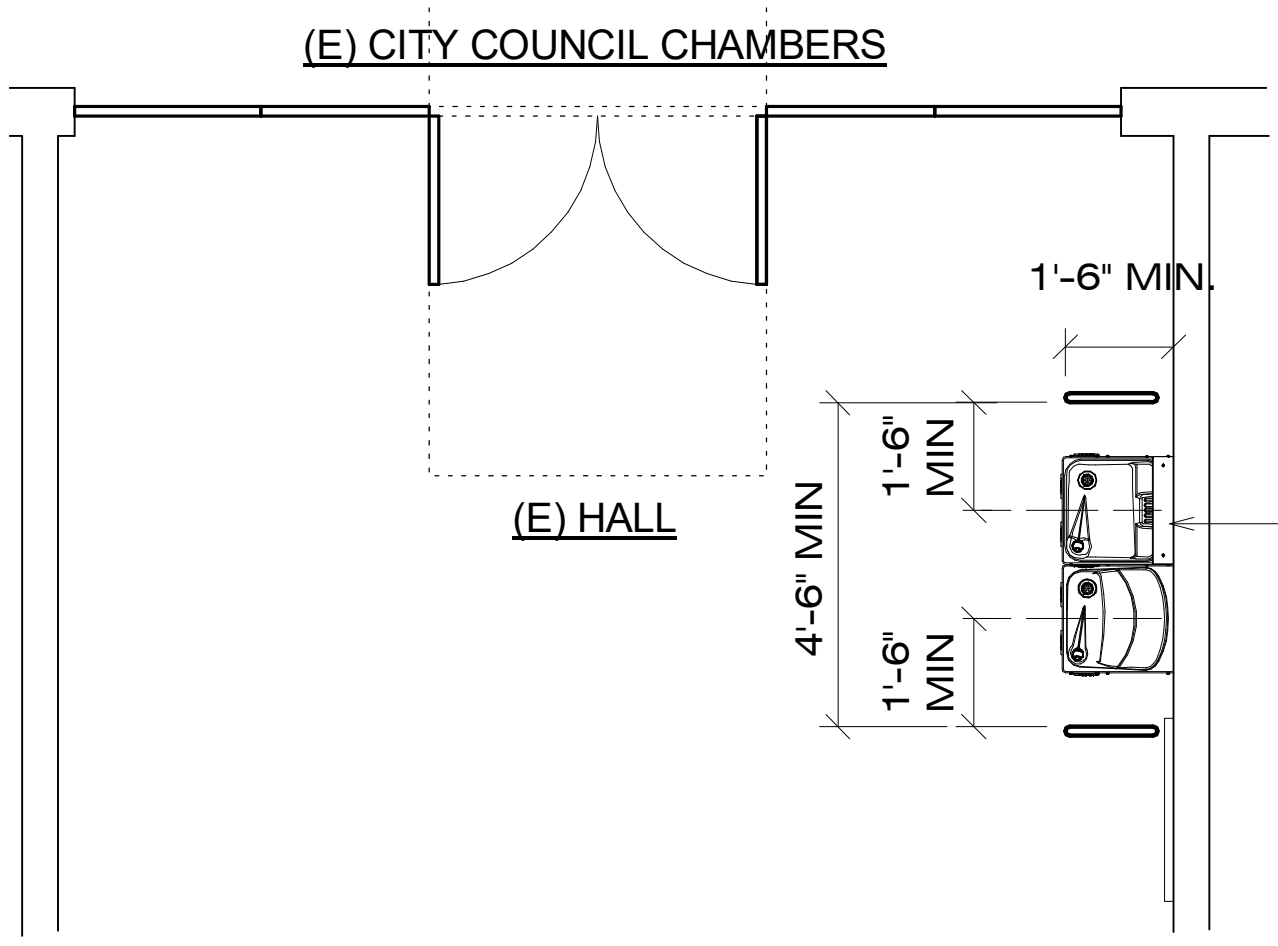
- WALKWAYS AND SIDEWALKS ALONG ACCESSIBLE ROUTES OF TRAVEL (1) ARE CONTINUOUSLY ACCESSIBLE; (2) HAVE MAXIMUM 1/2" CHANGES IN ELEVATION, OR PROVIDE CURB RAMPS COMPLYING WITH CBC 11B-406; (3) ARE MINIMUM 48" IN WIDTH; AND (4) WHERE NECESSARY TO CHANGE ELEVATION AT A SLOPE EXCEEDING 5% (I.E., 1:20) SHALL HAVE PEDESTRIAN RAMPS COMPLYING WITH CBC 11B-405. CBC 11B-202.4, 11B-206.2.2, 11B-303.1, 11B-403.5, 11B-405 AND 11B-406
- WHERE THE ACCESSIBLE ROUTE OF TRAVEL CROSSES ONTO A VEHICULAR WAY, VERIFY 36" WIDE, CONTINUOUS DETECTABLE WARNINGS, TO WARN OF POTENTIAL HAZARDS WHERE PEDESTRIAN PATH CROSSES OR ADJOINS A VEHICULAR WAY. FURTHER, SPECIFY THAT THE DETECTABLE WARNINGS WILL BE YELLOW AND APPROXIMATE FS 33538 OF FEDERAL STANDARD 595C. CBC 11B-406.5.12 AND 11B-705
- PERMANENTLY POSTED REFLECTORIZED PARKING SPACE IDENTIFICATION SIGN AT EACH ACCESSIBLE PARKING SPACE, 70-SQ. INCHES IN AREA. THE SIGN SHALL BE MOUNTED 80" ABOVE PAVING ALONG AN ACCESSIBLE PATH (60" MINIMUM OTHERWISE). PROVIDE A "VAN ACCESSIBLE" SIGN AT APPROPRIATE PARKING SPACES (AGAIN AT 80" MINIMUM ALONG ACCESSIBLE PATH). CBC 11B-502.6 AND 11B-502.6.1.
- THE ACCESSIBLE PARKING SPACES WILL BE MARKED WITH AN INTERNATIONAL SYMBOL OF ACCESSIBILITY COMPLYING WITH SECTION 11B-703.7.2.1 IN WHITE ON A BLUE BACKGROUND A MINIMUM 36" WIDE BY 36" HIGH. THE CENTERLINE OF THE INTERNATIONAL SYMBOL OF ACCESSIBILITY SHALL BE A MAXIMUM OF 6" FROM THE CENTERLINE OF THE PARKING SPACE, ITS SIDES PARALLEL TO THE LENGTH OF THE PARKING SPACE AND ITS LOWER CORNER AT, OR LOWER SIDE ALIGNED WITH, THE END OF THE PARKING SPACE LENGTH. CBC 11B-502.6.4



NOTE: FLOOR PLAN FOR REFERENCE ONLY - NO WORK IN RESTROOMS. COMPLIANCE PLANS ARE PERMITTED UNDER PERMIT # BLDG-21-2231

(2) EAST WING ACCESSIBLE RESTROOM FLOOR PLANS

3/8" = 1'-0"



NOTE: FLOOR PLAN FOR REFERENCE ONLY - NO WORK IN RESTROOMS. COMPLIANCE PLANS ARE PERMITTED UNDER PERMIT # BLDG-21-2231

(3) EAST WING DRINKING FOUNTAIN FLOOR PLAN

3/8" = 1'-0"



12 WESTERN AVE #2
 PETALUMA, CA 94952
 TEL 707-765-9222
 WWW.MADARC.COM

Bid

9/16/22

No.	Revision	Date
1	Plan Check 1	9-16-22
2	Bid	6-15-23

Seals & Signatures:



This document and the information contained herein are the property of MAD Architecture. Unauthorized use, copying, disclosure or publication by any method is prohibited without the written approval of MAD Architecture.

PETALUMA CITY HALL COUNCIL CHAMBERS
 11 ENGLISH ST,
 PETALUMA, CA 94952

SITE PLAN / PATH OF TRAVEL/EXITING AT AREA OF WORK

APN: 008-095-001-000

G1

Bid

9/16/22

No.	Revision	Date
1	Plan Check 1	9-16-22
2	Bid	6-15-23

Seals & Signatures:



This document and the information contained herein are the property of MAD Architecture. Unauthorized use, copying, disclosure or publication by any method is prohibited without the written approval of MAD Architecture.

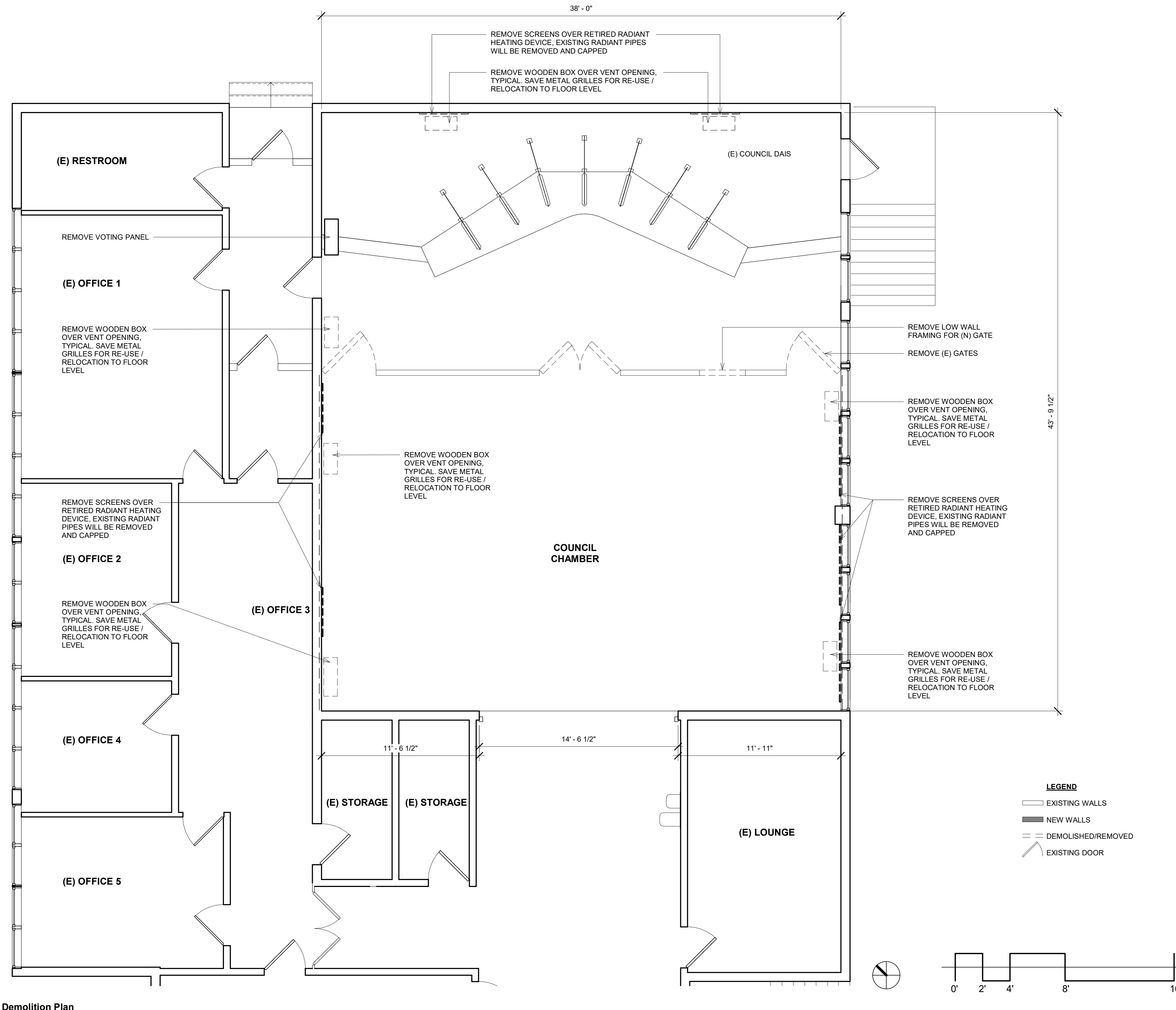
PETALUMA CITY HALL COUNCIL CHAMBERS

11 ENGLISH ST,
PETALUMA, CA 94952

DEMOLITION PLANS

APN: 008-095-001-000

A1



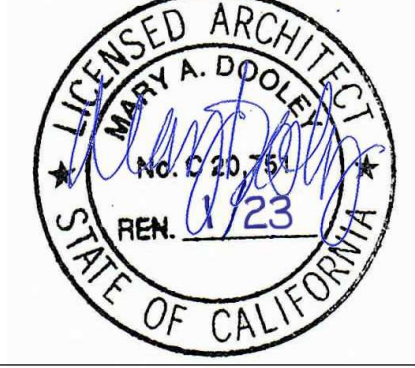
1 Demolition Plan
1/4" = 1'-0"

Bid

9/16/22

No.	Revision	Date
1	Plan Check 1	9-16-22
2	Bid	6-15-23

Seals & Signatures:

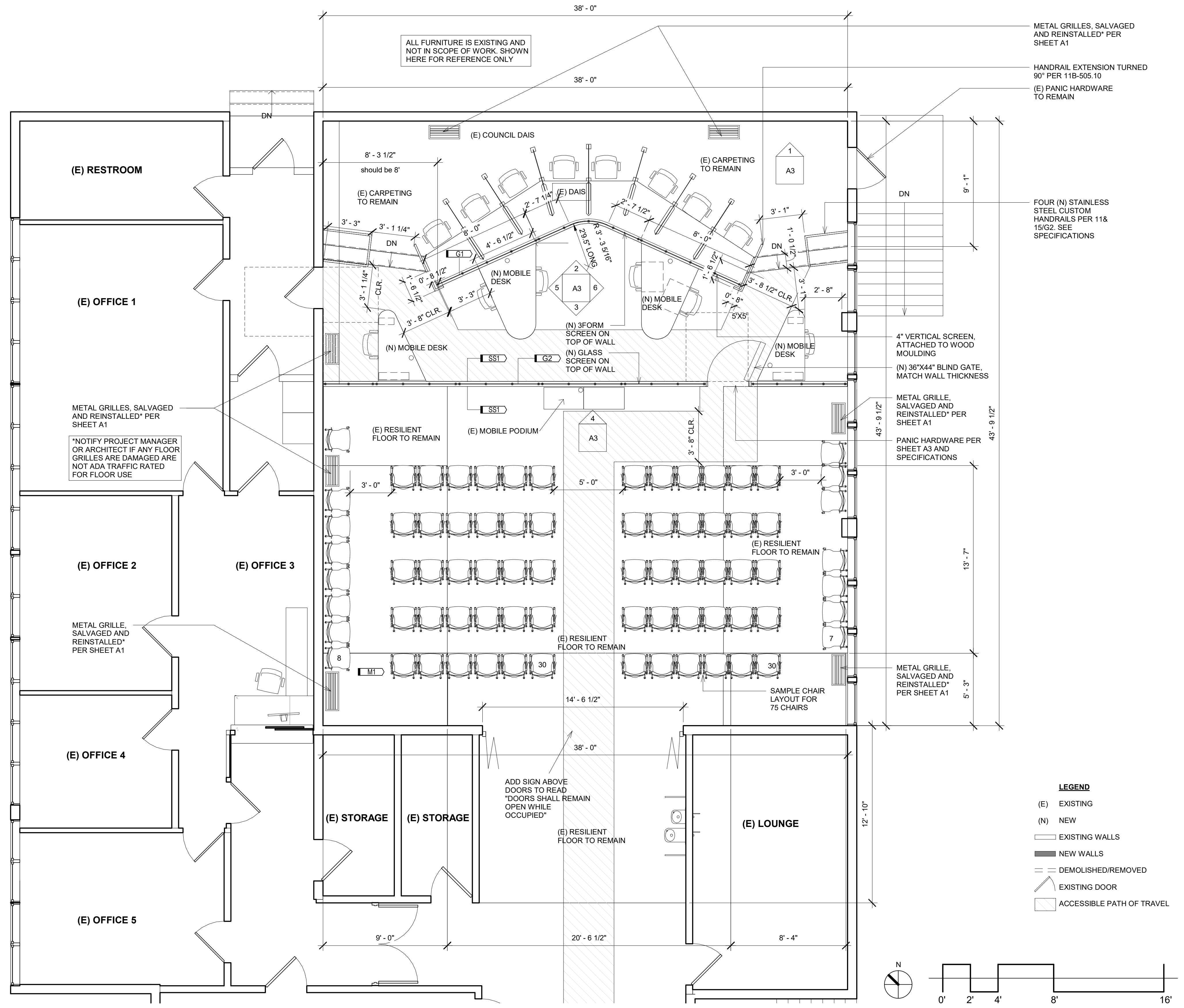


This document and the information contained herein are the property of MAD Architecture. Unauthorized use, copying, disclosure or publication by any method is prohibited without the written approval of MAD Architecture.

PETALUMA CITY HALL COUNCIL CHAMBERS
11 ENGLISH ST,
PETALUMA, CA 94952

PROPOSED FLOOR PLANS

APN: 008-095-001-000



1 Level 1 Council Chamber
1/4" = 1'-0"

FINISH SCHEDULE				
MARK	DESCRIPTION	MODEL	MANUFACTURER	COMMENTS
B1	RUBBER BASE	TA4, GATEWAY WG (CHARCOAL)	TARKETT TRADITIONAL	
G1	CARPET TILE	NUTOPIA, URBAN FRINGE II, 808 ARCHWAY	MOHAWK GROUP	
G1	3FORM PANEL	VARIA 3/8", RICE GRASS, PATINA FO2	3FORM	PATTERN VERTICAL. POLISH/SEAL ALL EDGES, DRILL, AND INSTALL PER MANUFACTURER'S INSTRUCTIONS
G2	CLEAR TEMPERED GLASS	IRON GLASS, 3/8"		
M1	MARMOLEUM 1	MARMOLEUM ROCKY ICE T6232	FORBO	
M2	MARMOLEUM 2	GREY GRANITE T6226	FORBO	
SS1	PLYWOOD FINISH PANELS	LAURENTIDE BIRCH, PUREBOND	COLUMBIA FOREST PRODUCTS	

- NOTES:
- SUBMIT FULLY-DIMENSIONED SHOP DRAWINGS FOR ARCHITECT'S REVIEW AND APPROVAL OF ALL NEW GATES, PLYWOOD PANELS, AND RELATED MILLWORK.
 - SUBMIT 6"X6" MINIMUM SAMPLES FOR ARCHITECT'S REVIEW AND APPROVAL OF TEMPERED GLASS AND 3FORM PANELS.
 - SUBMIT FULLY-DIMENSIONED SHOP DRAWINGS FOR ARCHITECT'S REVIEW AND APPROVAL OF ALL TEMPERED GLASS AND 3FORM PANELS, WITH MOUNTING HARDWARE SHOWN.

No.	Revision	Date
1	Plan Check 1	9-16-22
2	Bid	6-15-23

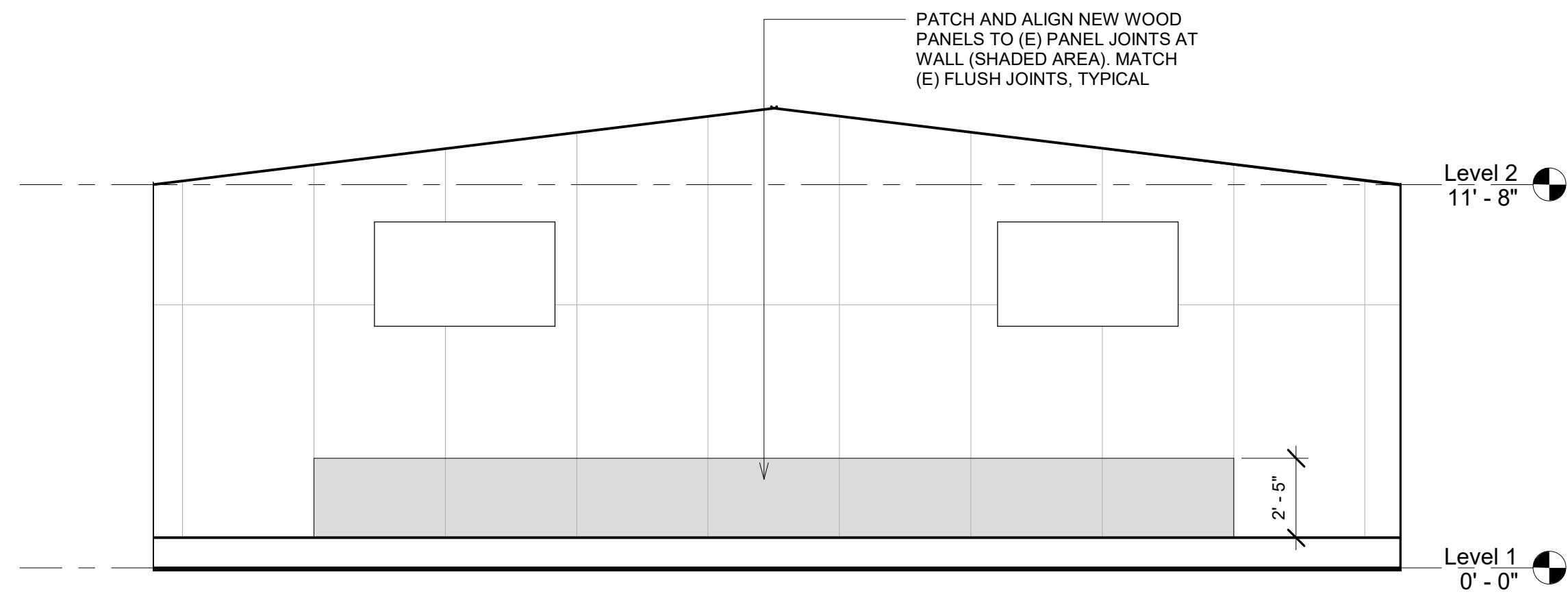
Seals & Signatures:



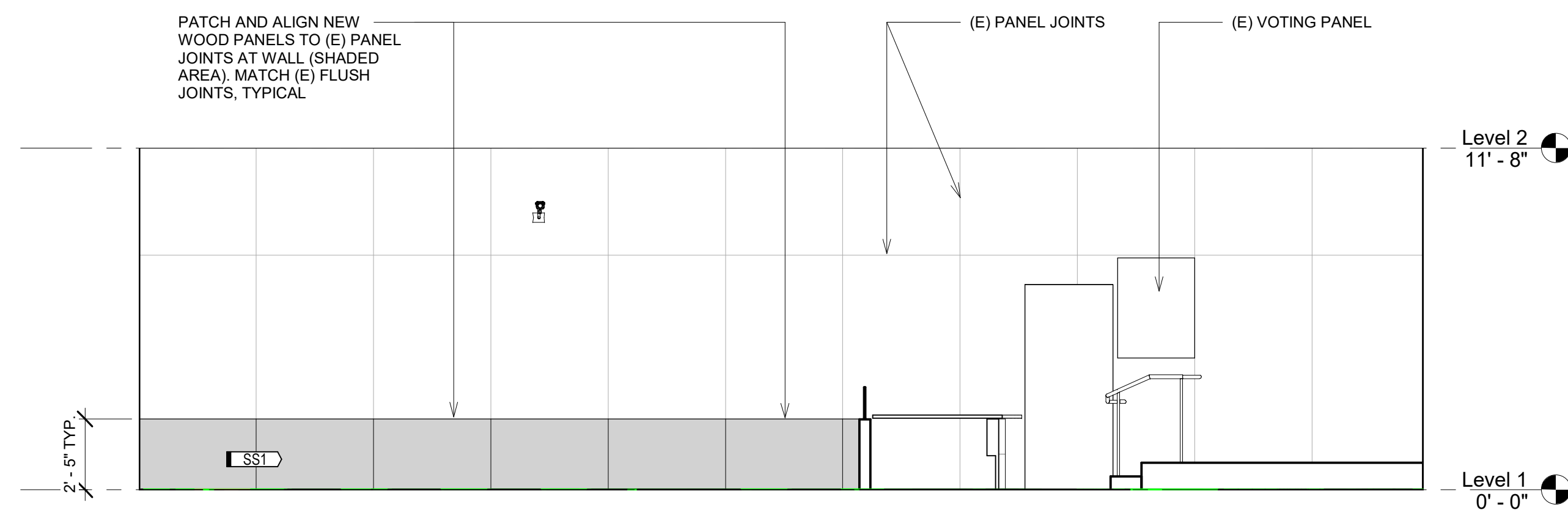
This document and the information contained herein are the property of MAD Architecture. Unauthorized use, copying, disclosure or publication by any method is prohibited without the written approval of MAD Architecture.

PETALUMA CITY HALL COUNCIL CHAMBERS
11 ENGLISH ST.,
PETALUMA, CA 94952

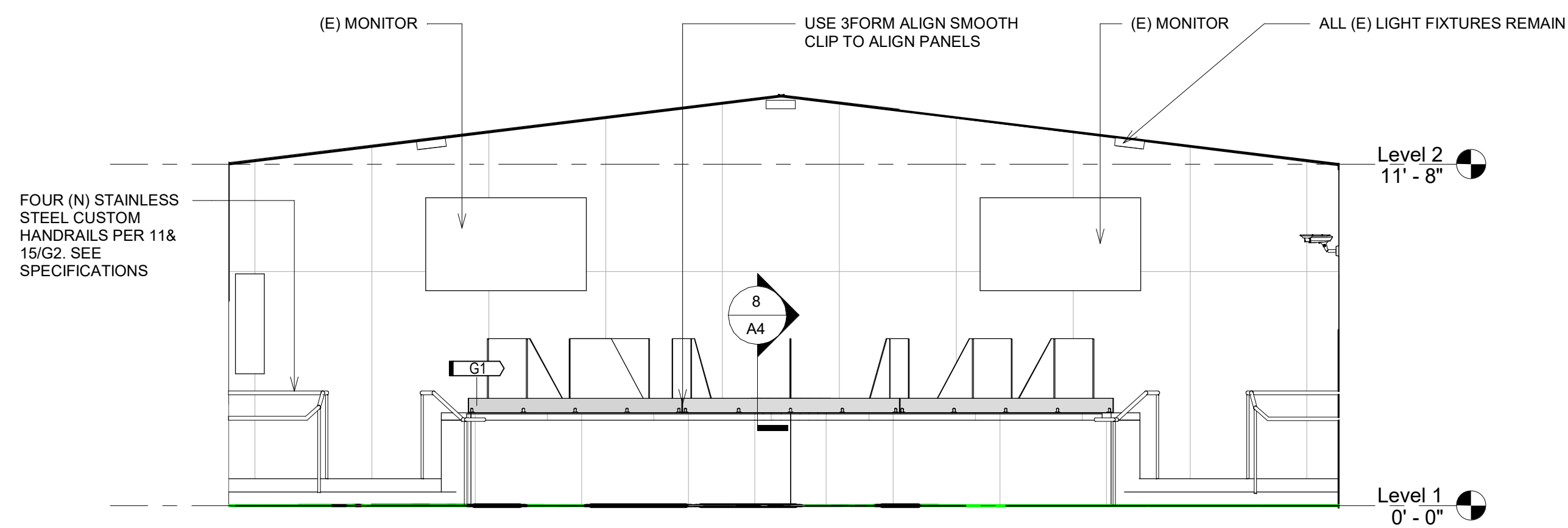
INTERIOR ELEVATIONS AND DETAILS



1 COUNCIL DAIS NORTH WALL ELEVATION
1/4" = 1'-0"



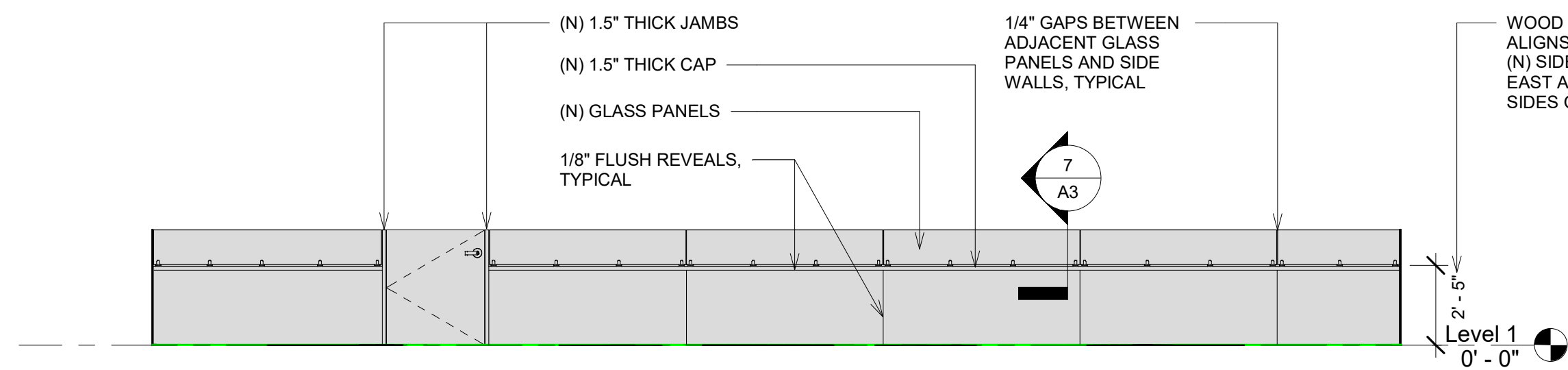
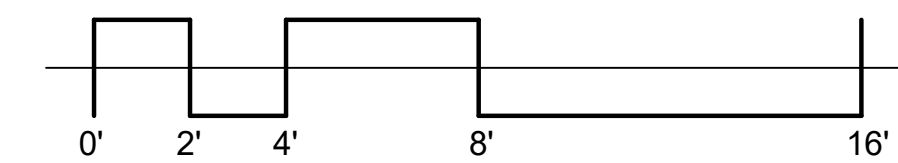
5 COUNCIL CHAMBER WEST WALL ELEVATION
1/4" = 1'-0"



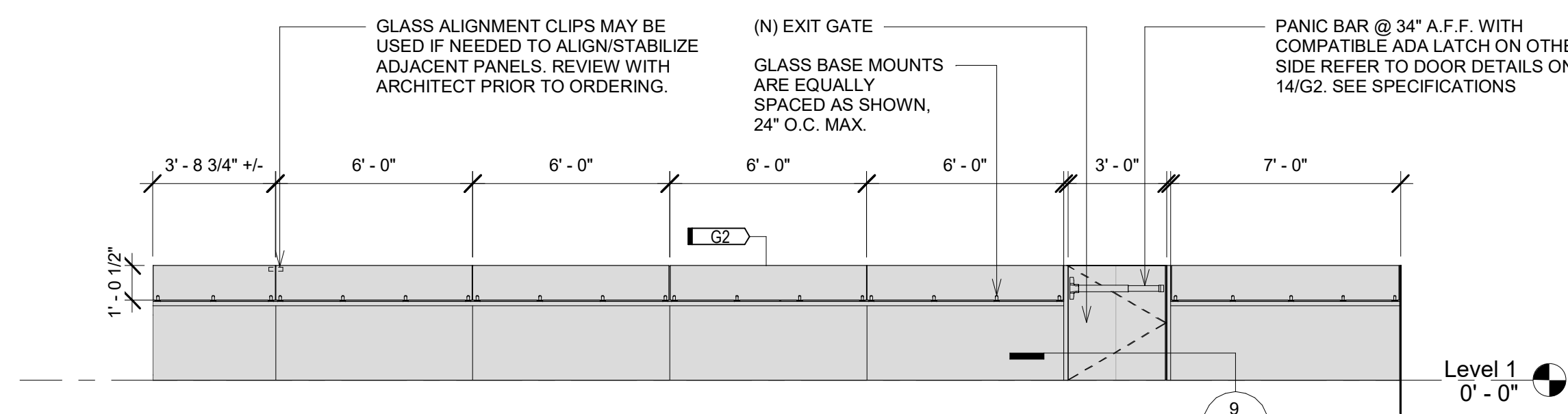
2 COUNCIL DAIS
1/4" = 1'-0"



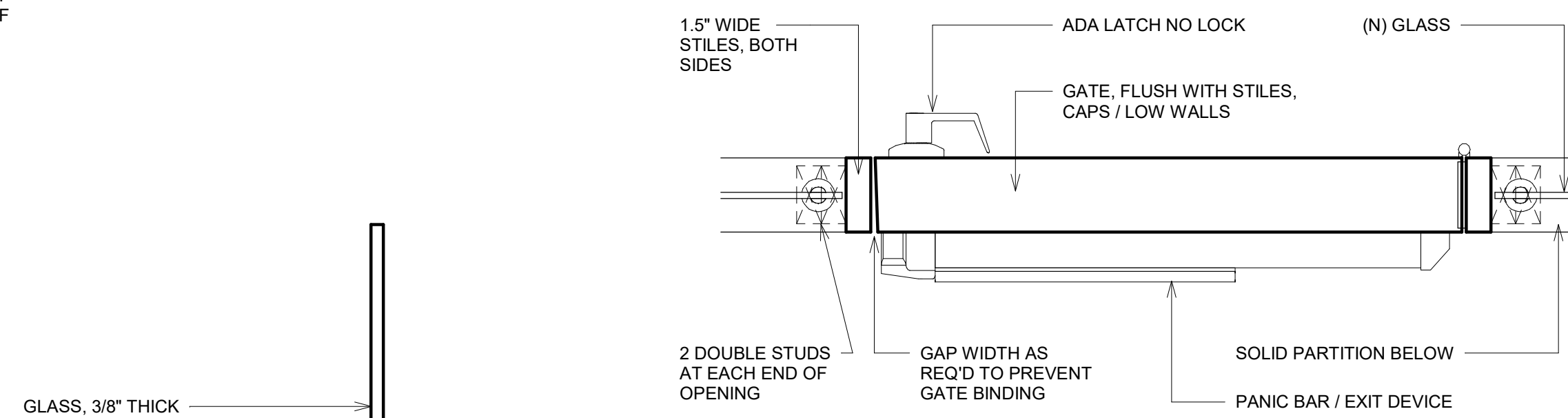
6 COUNCIL CHAMBER EAST WALL ELEVATION
1/4" = 1'-0"



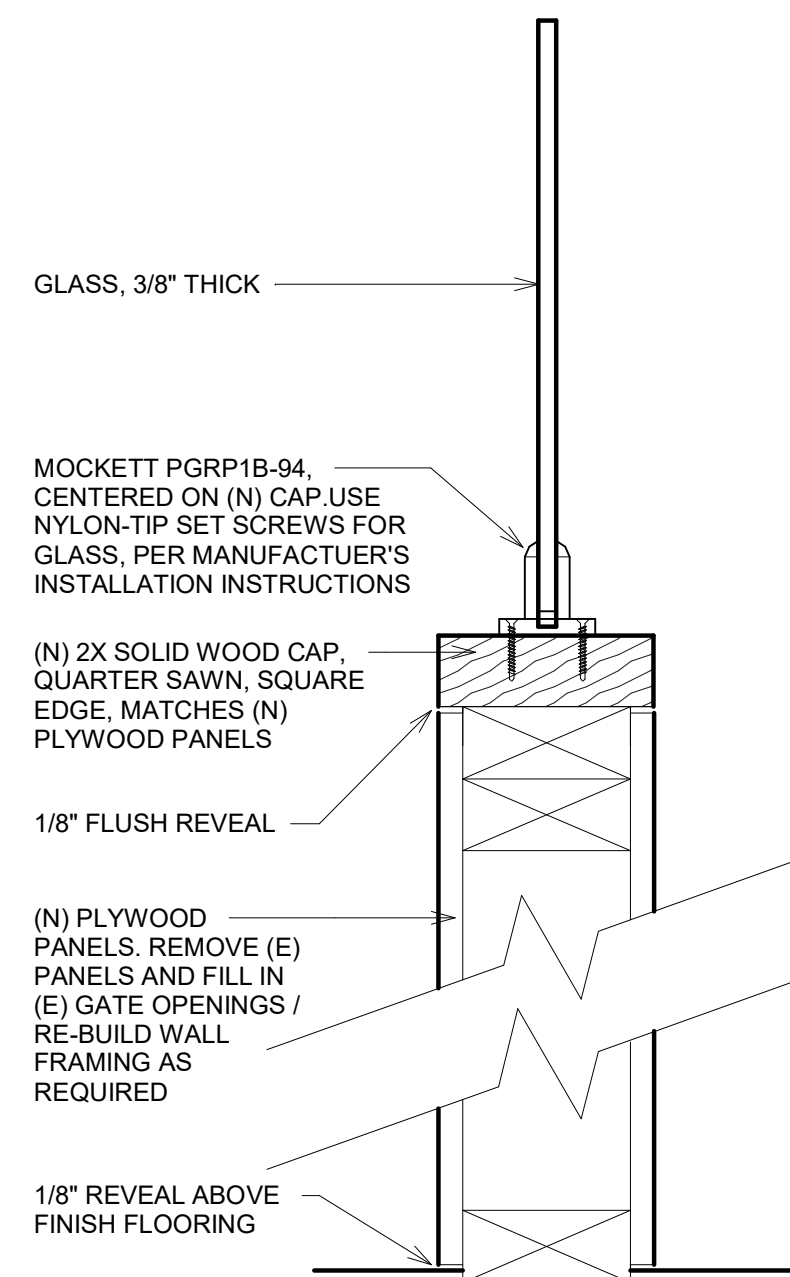
3 LOW WALL ELEVATION - NORTH
1/4" = 1'-0"



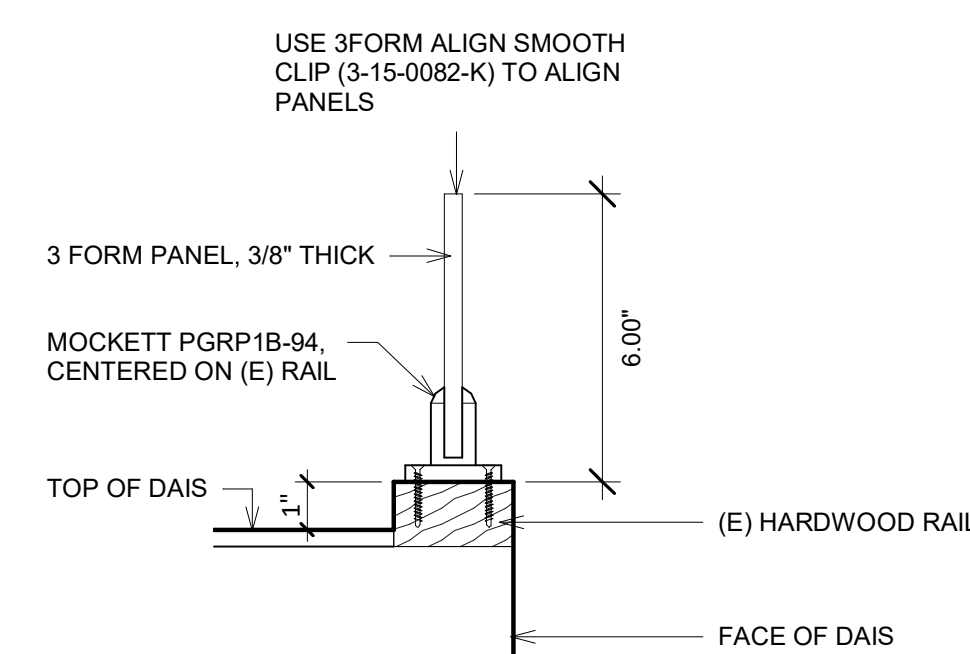
4 LOW WALL ELEVATION - SOUTH
1/4" = 1'-0"



9 DOOR PLAN
1 1/2" = 1'-0"



7 LOW WALL SCREEN
3" = 1'-0"



8 COUNCIL DAIS SCREEN
3" = 1'-0"