

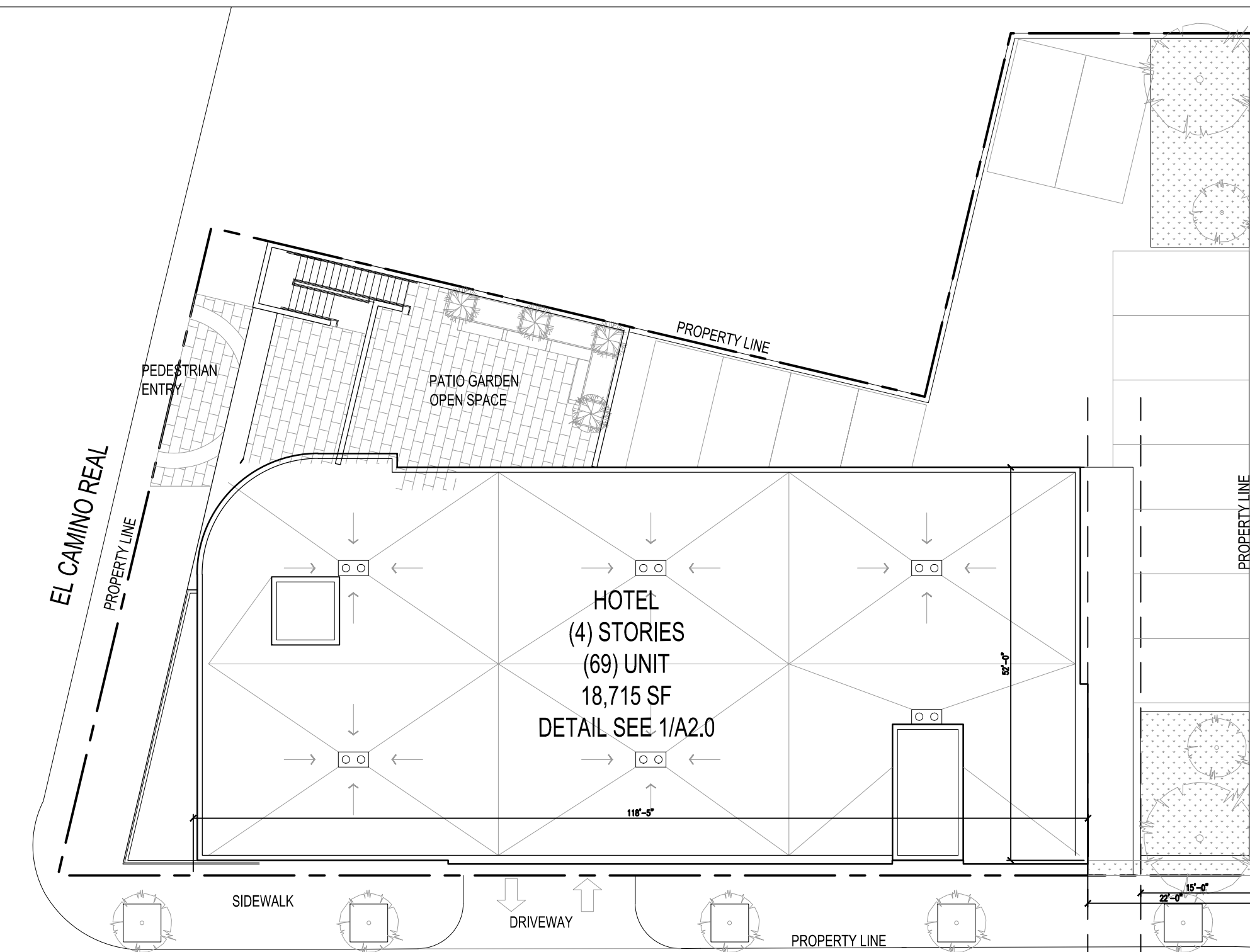


COUNTY OF SAN MATEO - PLANNING AND BUILDING DEPARTMENT

ATTACHMENT E

2567 HOTEL PRELIMINARY REVIEW

2567 EL CAMINO REAL, REDWOOD CITY,
CA 94061



1 KEY SITE PLAN
SCALE: 1/16" = 1'-0"

PROJECT DATA

	ALLOWED	PROPOSED	NOTES
MAX. HEIGHT:	60'	48'-0"	
# OF STORIES:	3 MIN.	4	HOTEL
FLOOR AREA RATIO:	1.5	1.5	COMMERCIAL

SETBACK & OPENINGS:	SETBACK	
	ALLOWED	PROPOSED
SOUTH ELEVATION (FRONT)	12'-0"	12'-0"
NORTH ELEVATION (REAR)	15'-22'	15'-22'
WEST ELEVATION (SIDE)	0'-0"	0'-0"
EAST ELEVATION (SIDE)	0'-0"	0'-0"

PARKING

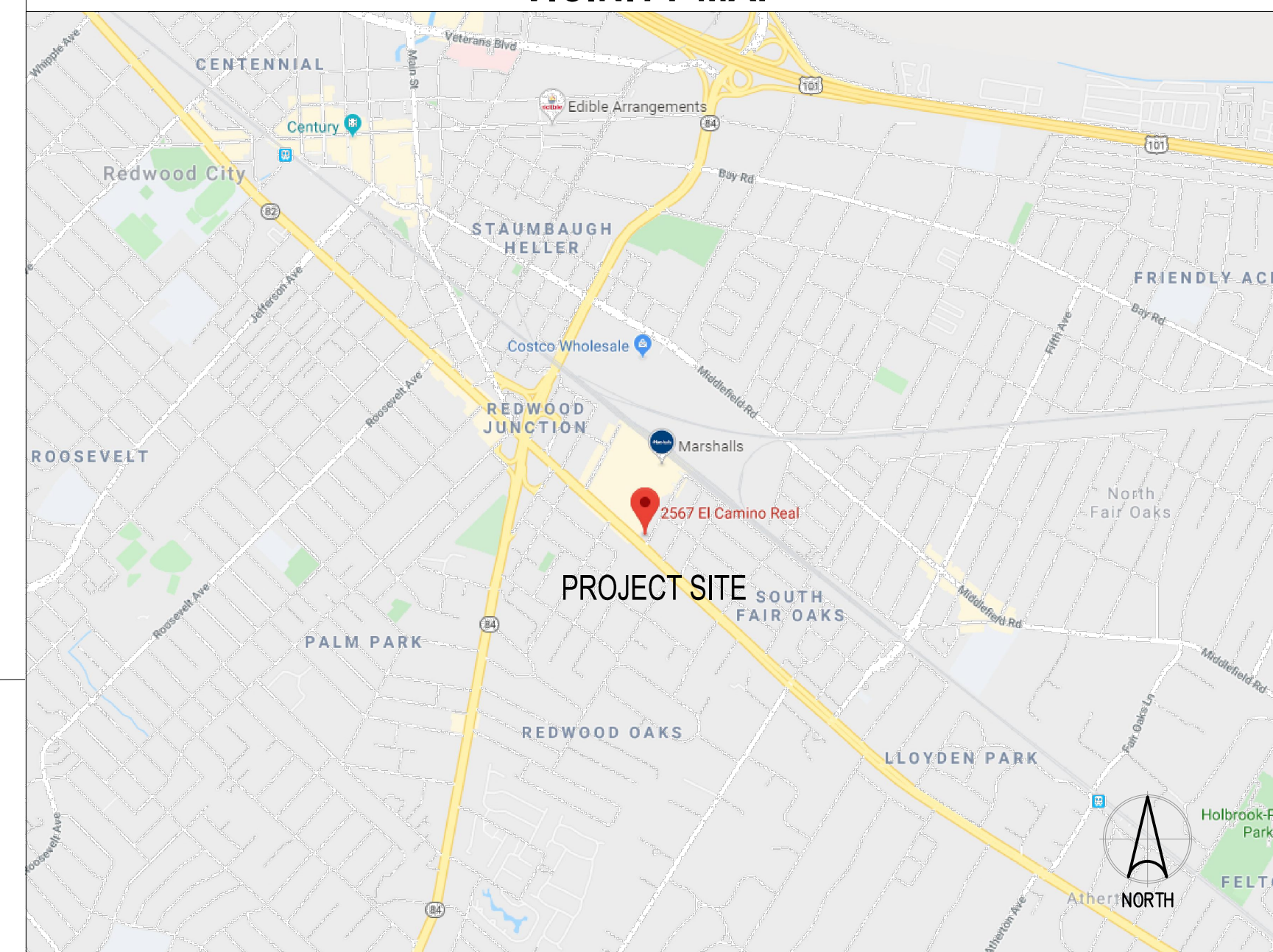
GUESTROOM NET SF (NOT INCLUDE EXT. & PARTY WALL)			
STANDARD GUESTROOM (66):	165 SF X 66 =	10,890 SF	
ADA GUESTROOM/ 3RD, 4TH FLR (2):	375 SF X 2 =	750 SF	
ADA GUESTROOM/ 2ND FLR (1):	280 SF X 1 =	1280 SF	
TOTAL GUESTROOM NET SF :		11,920 SF	
REQUIRED PARKING: 1 SPACE /250 SF 11,920 SF / 1 PARKING/ 250 SF = 48 PARKING (46) + (2) HC SPACES = PROVIDED : 48 OK			

BICYCLE PARKING			
PRIVATE PARKING: (1/ 1,000 SF)	850 SF / 1,000 SF =	(1) REQUIRED <	(2) PROVIDED
PUBLIC PARKING: (1/ 35' STREET FRONTAGE)	222' /35' =	(7) REQUIRED <	(8) PROVIDED
TOTAL BICYCLE PARKING :			(10)

PROJECT DIRECTORY

ARCHITECT	CIVIL ENGINEER
Tectonic Builders Coporation 10118 Bandlely Dr. #E, Cupertino, CA 95014 1-408-216-0804 Larry Wang larrywang@tectoniccorp.com	LUK ASSOCIATES 738 ALFRED NOVEL DR. HERCULES, CA 94547 1-510-829-2035 CHRIS WOOD CHRIS@LUKASSOCIATES.com

VICINITY MAP



DESCRIPTION

NEW 4 STORIES OF HOTEL INCLUDES 69 GUESTROOMS WITH ONE LEVEL OF PARKING AT GRADE.
TOTAL OF 69 GUESTROOMS AND 48 PARKING SPACES.

PROJECT INFORMATION

PROPERTY ADDRESS :	2561-2567 EL CAMINO REAL, REDWOOD CITY, CA 94061 054-261-230; 054-261-220; 054-261-210
APN :	
ZONING :	CMU-1 DISTRICT COMMERCIAL MIXED USE-1
DENSITY:	FAR 1.5
LOT AREA:	12,487 SF (0.32 ACRES)
PROPOSED GROSS FLOOR AREA:	18,715 SF
OCCUPANCY:	R-2
TYPE OF CONSTRUCTION:	I-A, V-A
AUTOMATIC SPRINKLER SYSTEM:	YES (NFPA 13 OR 13R)
PROJECT FUNDING:	PRIVATE
MAX. HEIGHT	60'-0" ; 48'-0" PROVIDED

FAR / PROPOSED USE SF

1ST FLOOR :	850 SF	LOBBY AREA	PARKING GARAGE
2ND FLOOR:	5,965 SF	23 UNITS	GUESTROOM
3RD FLOOR:	5,950 SF	23 UNITS	GUESTROOM
4TH FLOOR:	5,950 SF	23 UNITS	GUESTROOM
TOTAL :	18,715 SF	69 UNITS	
FAR: 1.5 X 12,487 SF = 18,730 SF > 18,715 SF PROVIDED OK			
TYPICAL GUESTROOM NET SF : 11,920 SF			

BUILDING AREA CALCULATION

Criteria: R-2 Occupancy, Type V-A Consturction, Sprinklered (CBC506)
Total Building Area @ 1st, 2nd, 3rd, & 4th Floors: 18,720 sq.ft.

AREA MODIFICATION (CBC 506)
 $Aa = [At + (NS \times If)] \times Sa$
 $= [12,000 + (12,000 \times 0.0)] \times 2$
 $= 24,000 \text{ sqft}$
 $Aa \times 3 \text{ Stories} = 72,000 \text{ SF}$
 72,000 max. allowed > 18,715 proposed --> OK

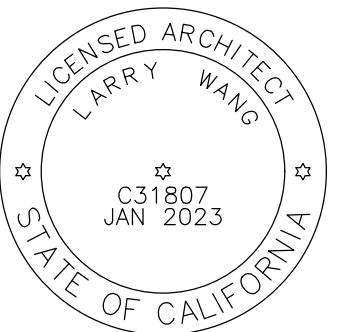
SHEET INDEX

ARCHITECTURAL
A0.0 COVER SHEET
A0.1 DETAIL SCALED VICINITY MAP
S1 SURVEY
A2.0 SITE PLAN / SECOND FLOOR PLAN
A2.1 THIRD / FOURTH & ROOF PLANS
A3.0 ELEVATIONS
A3.2 CONCEPTUAL PERSPECTIVE RENDERINGS
CIVIL
C4.1 GRADING PLAN / ELEVATIONS
C5.1 UTILITY PLAN
C6.1 STORMWATER TREATMENT PLAN
C7.1 EROSION CONTROL PLAN



TECTONIC BUILDERS
CORPORATION

10118 Bandlely Dr. #E,
Cupertino, CA 95014



PLAN CHECK SET

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06-30-2022_3rd PLANING SUBMITTAL

JOB NO:

2567 HOTEL
EL CAMINO
2567 EL CAMINO REAL,
REDWOOD CITY, CA 94061
PRELIMINARY REVIEW

SHEET INFO

COVER SHEET

SHEET NO.

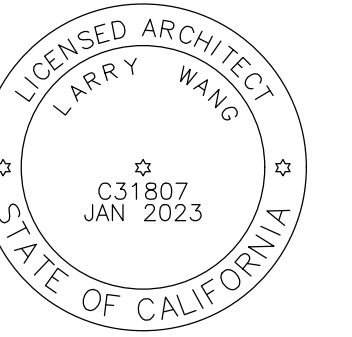
A0.0

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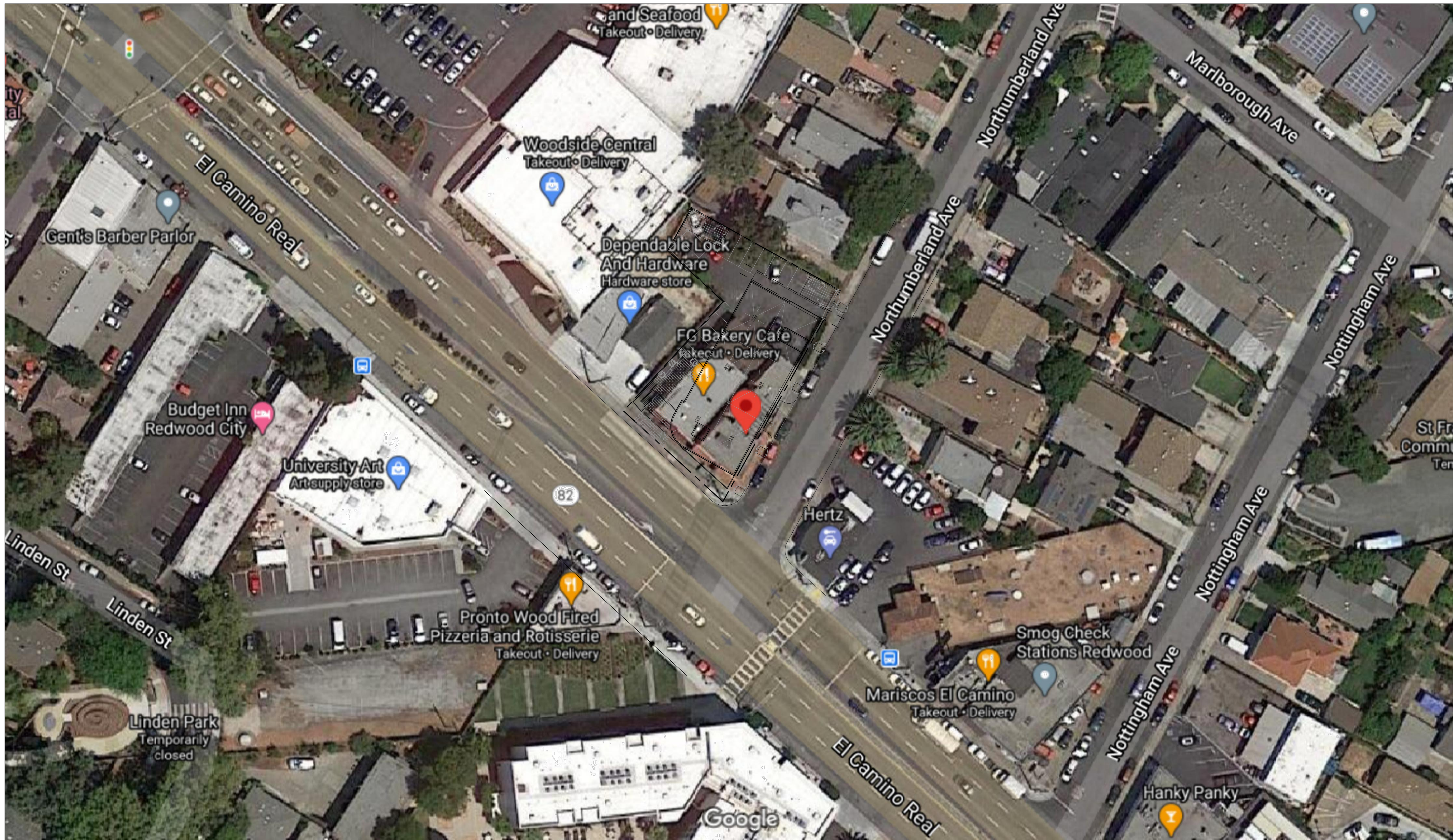
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VICINITY MAP

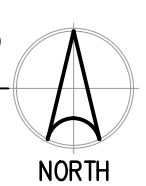
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OF -- SHEETS



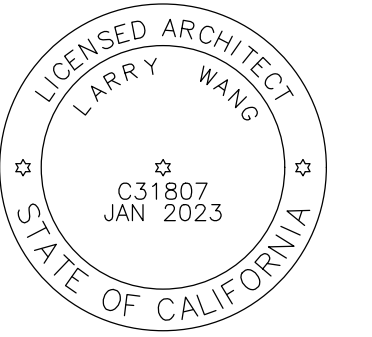
1 DETAIL SCALED VICINITY MAP
SCALE: 1/32" = 1'-0"





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EL CAMINO
2567 EL CAMINO REAL,
REDWOOD CITY, CA 94061
PRELIMINARY REVIEW

SHEET INFO
SECOND FLOOR PLAN
GROUND FLOOR PLAN

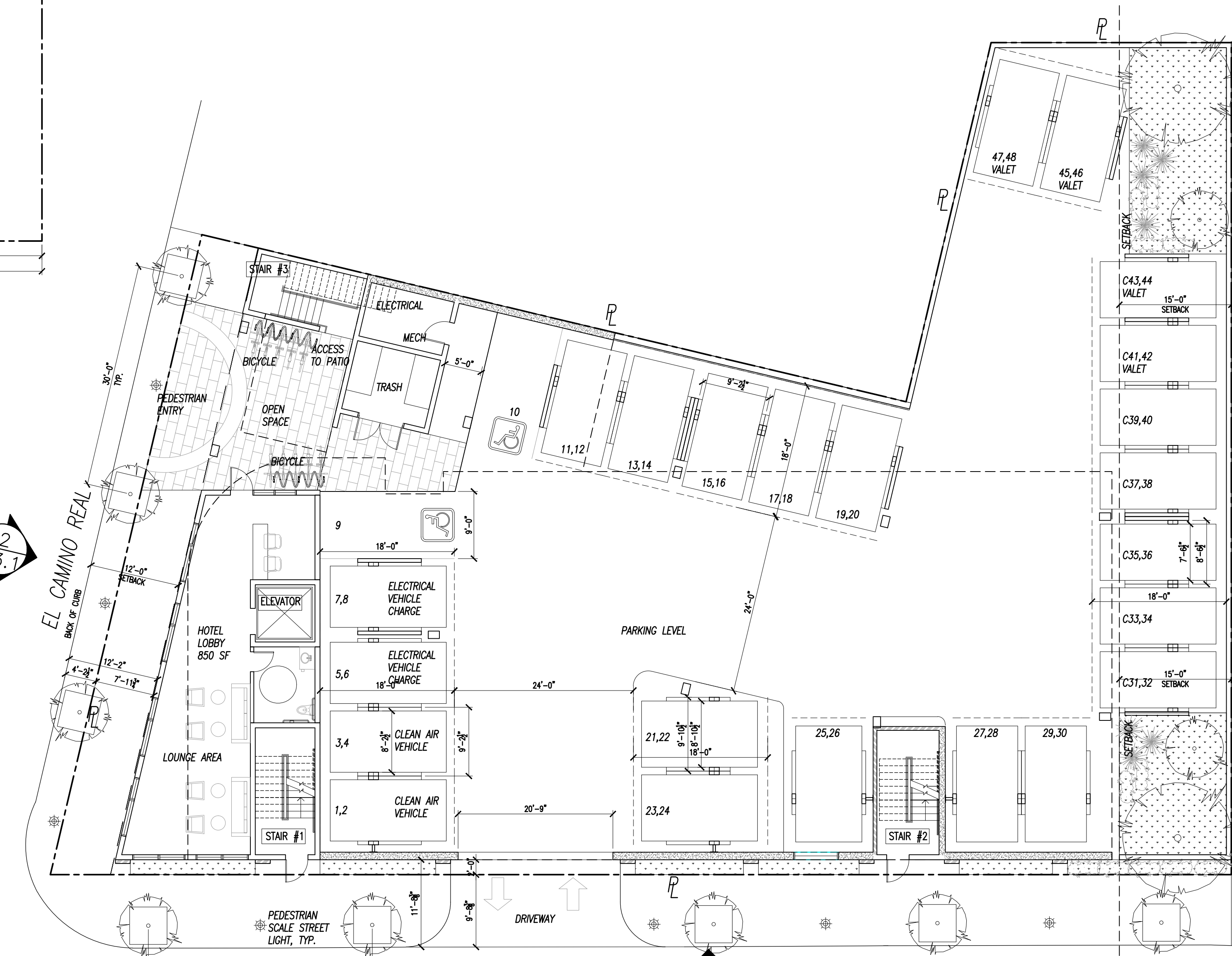
SHEET NO.

A2.0

OF -- SHEETS



2 SECOND FLOOR PLAN
SCALE: 3/32" = 1'-0"

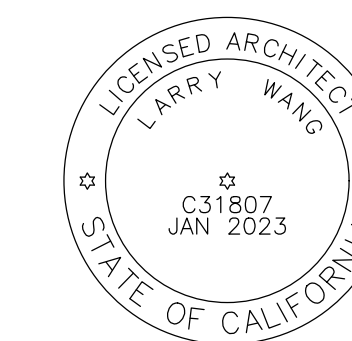


1 GROUND FLOOR PLAN / SITE PLAN
SCALE: 3/32" = 1'-0"



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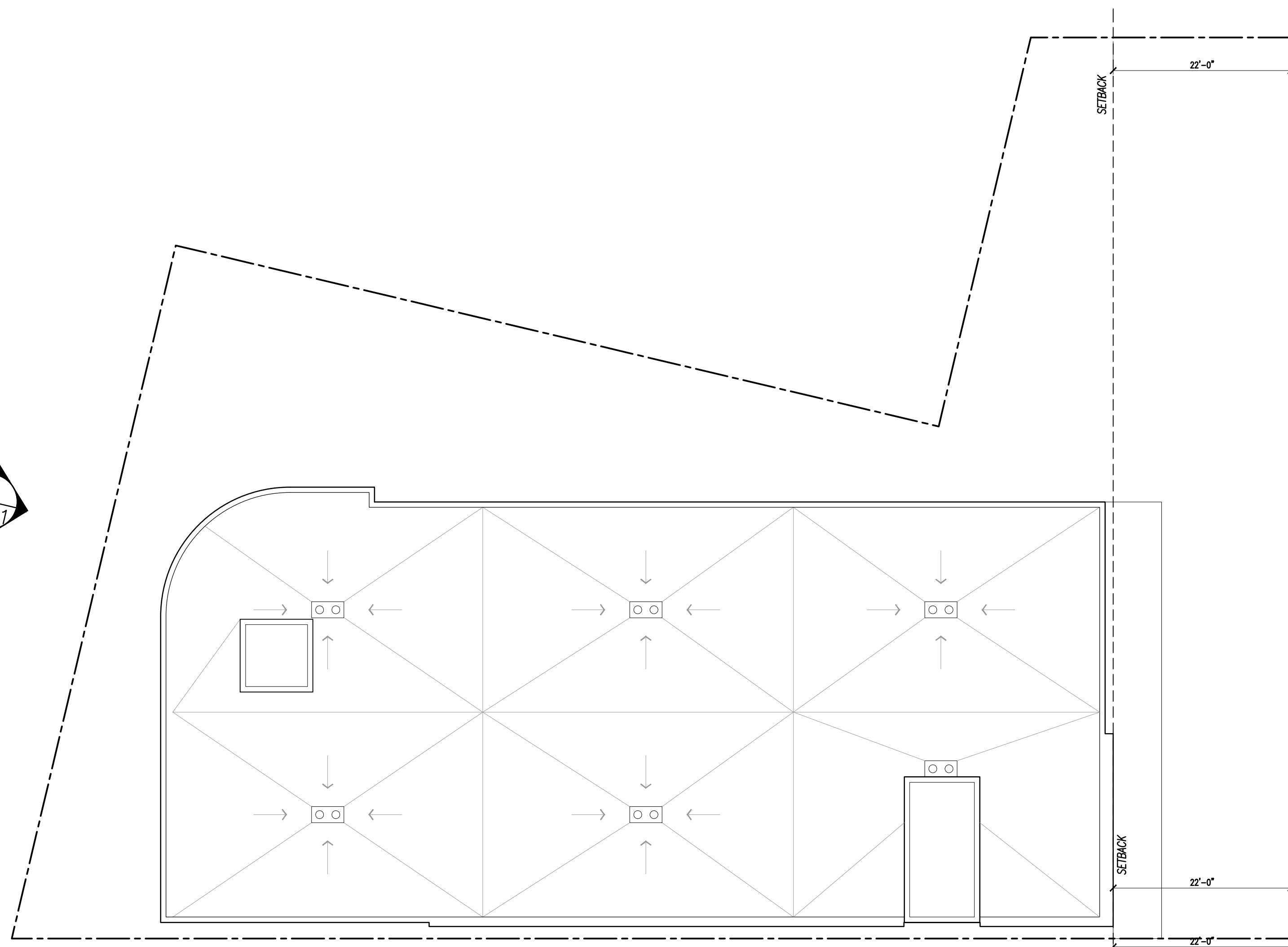
SHEET INFO

THIRD/ FOURTH
ROOF
FLOOR PLAN

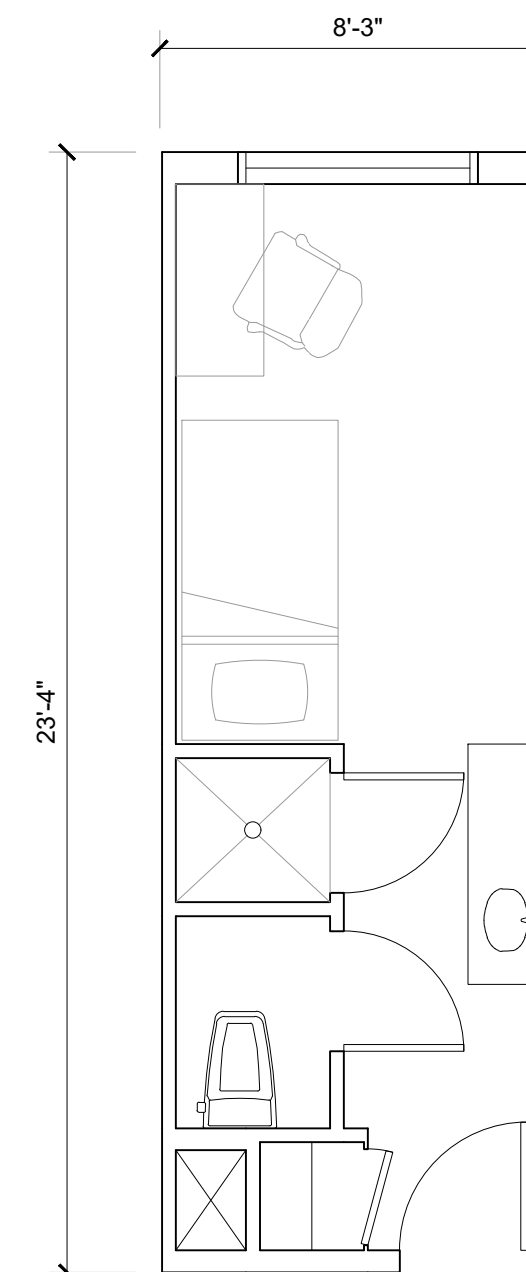
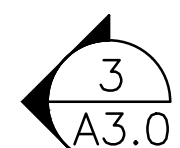
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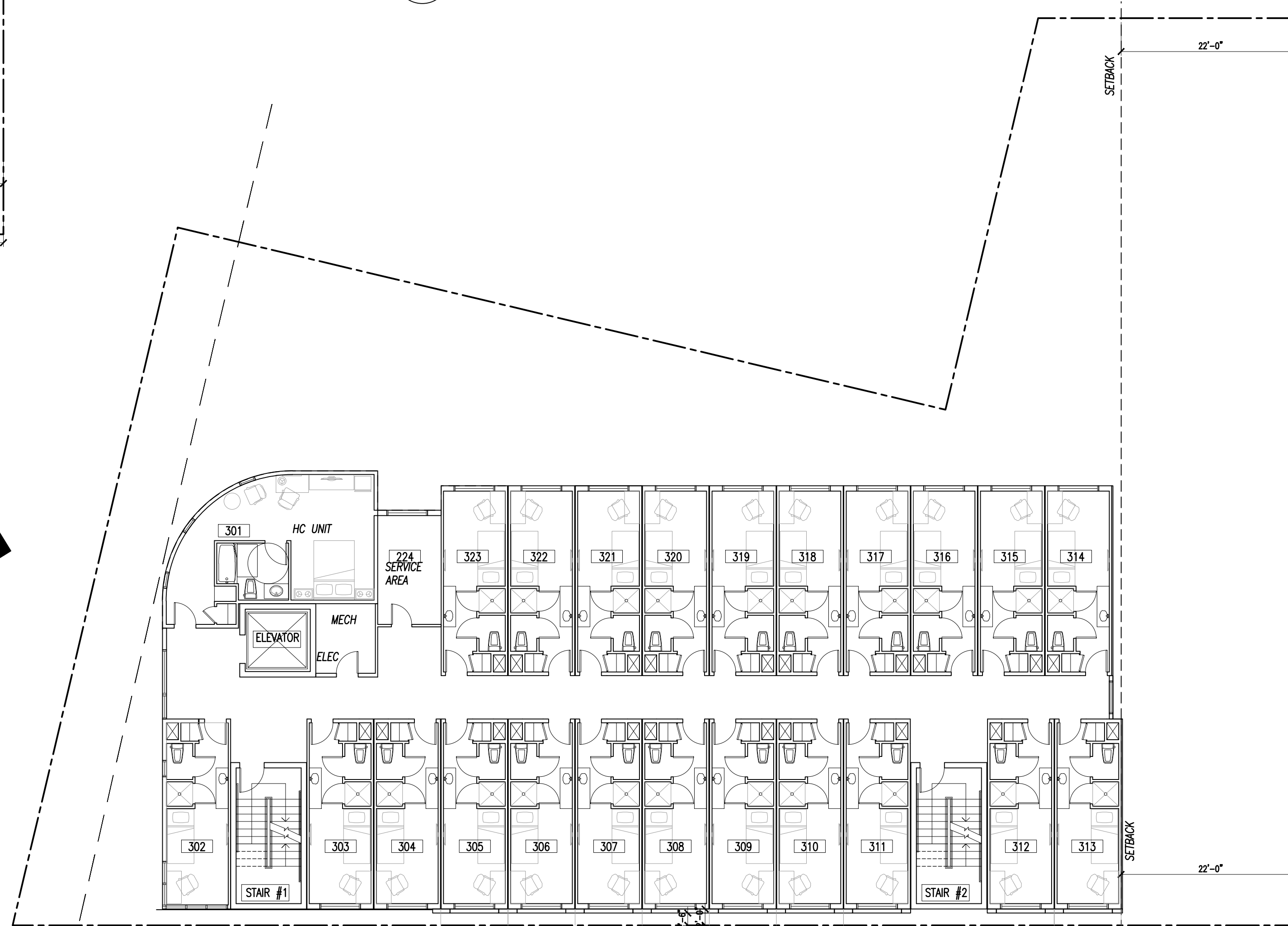
OF -- SHEETS



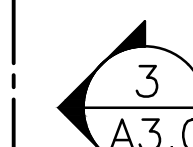
2 ROOF PLAN
SCALE: 3/32" = 1'-0"



3 TYPICAL GUESTROOM PLAN
SCALE: 1/4" = 1'-0"



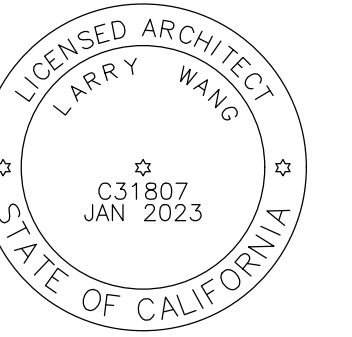
1 THIRD/ FOURTH FLOOR PLAN
SCALE: 3/32" = 1'-0"





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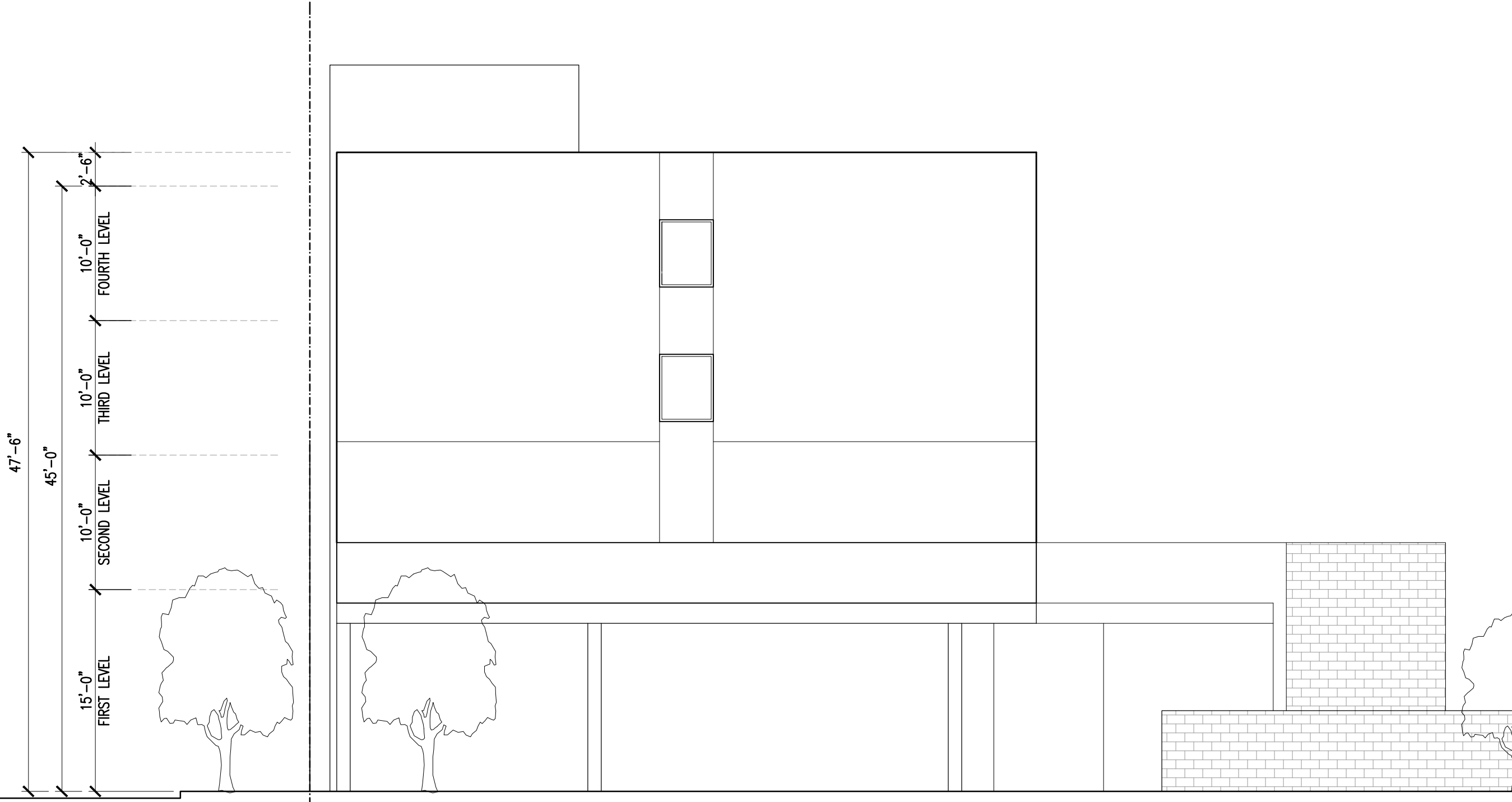
SHEET INFO

FRONT STREET (SOUTH)
NORTHUMBERLAND AVE
ELEVATIONS

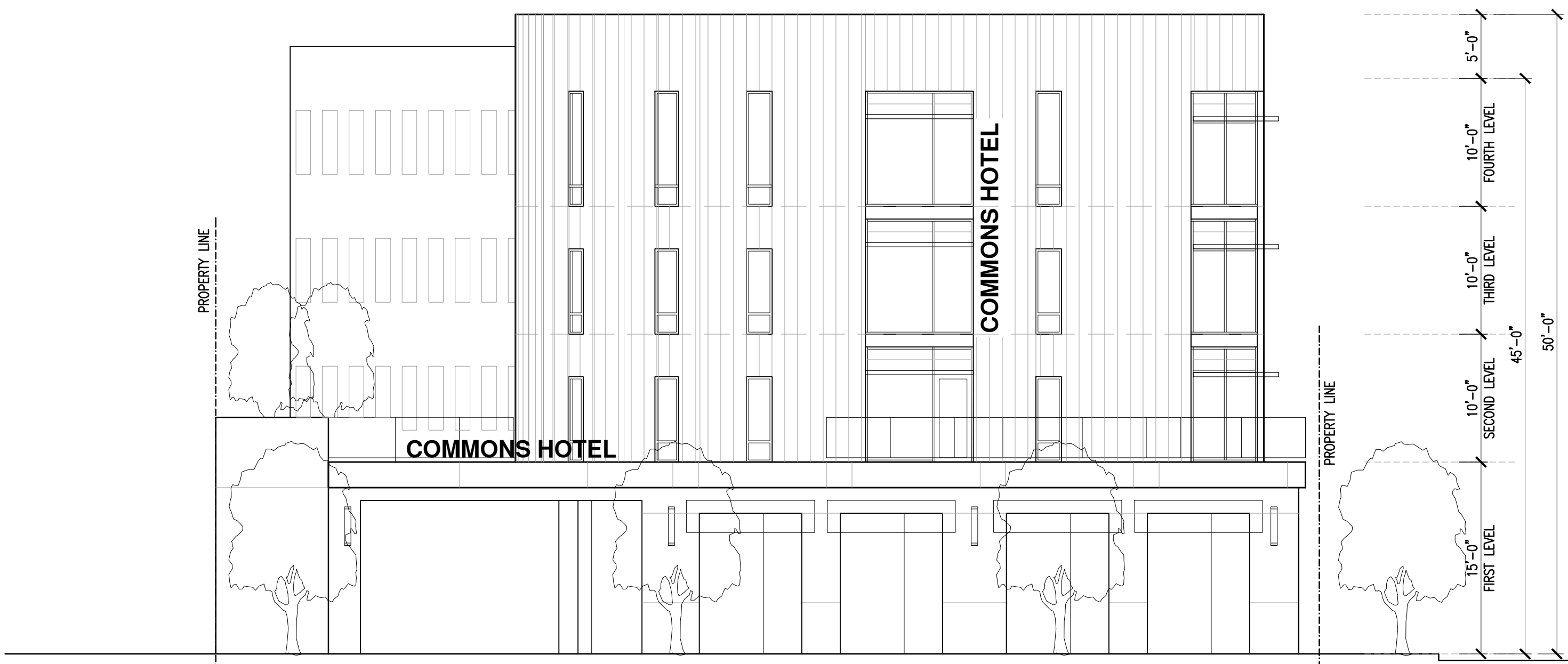
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A3.0

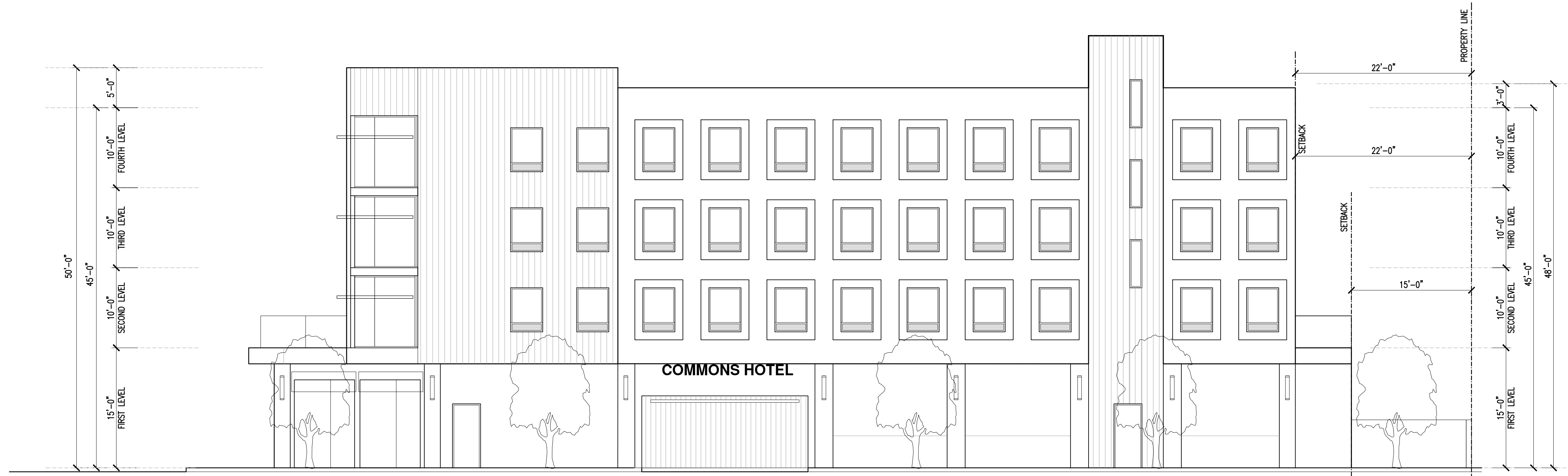
OF -- SHEETS



3 BACK ELEVATION
NORTH ELEVATION
SCALE: 1/8" = 1'-0"



2 EL CAMINO REAL ELEVATION
SOUTH ELEVATION
SCALE: 1/8" = 1'-0"



1 NORTHUMBERLAND ELEVATION
EAST ELEVATION
SCALE: 1/8" = 1'-0"



2 EL CAMINO REAL PERSPECTIVE SOUTH ELEVATION
SCALE: NTS

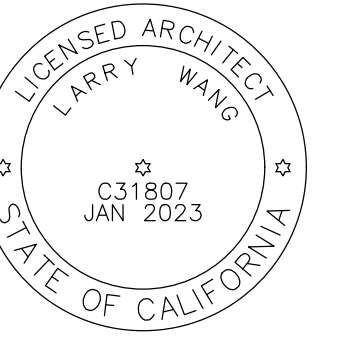


1 NORTHUMBERLAND PERSPECTIVE EAST ELEVATION
SCALE: NTS



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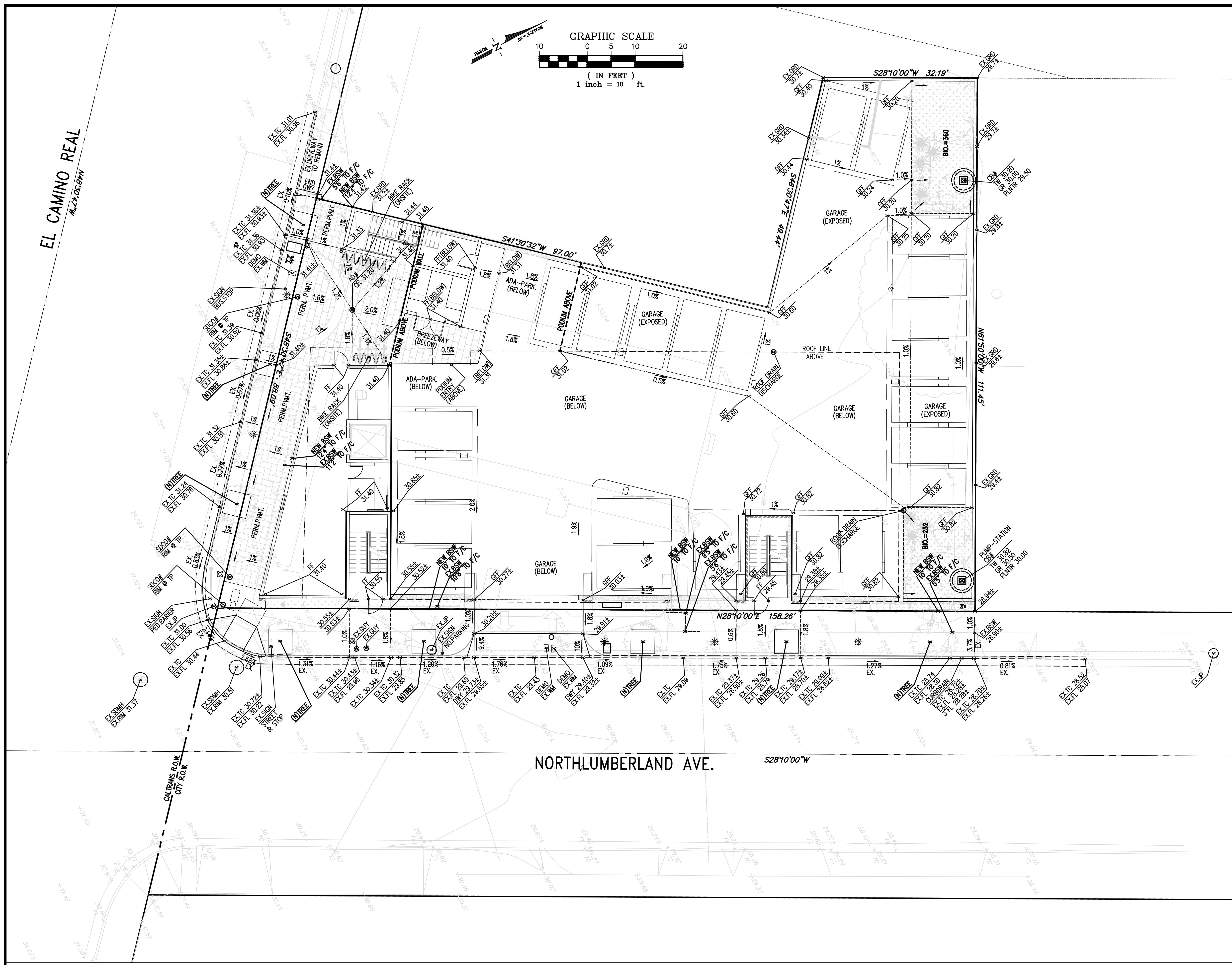
SHEET INFO

CONCEPTUAL PERSPECTIVE RENDERINGS

SHEET NO.

A3.2

OF -- SHEETS



EARTHWORK NOTES:

ANALYSIS PERFORMED:
DATE: 03/28/2022

EARTHWORK QUANTITIES:
GROSS CUT = 79 CY
GROSS FILL = 172 CY
NET (FILL) = 92 CY

1. CONTRACTOR SHALL BE RESPONSIBLE FOR PERFORMING INDEPENDENT QUANTITY ANALYSIS PRIOR TO BIDDING
2. ANALYSIS DOES NOT ACCOUNT FOR TRENCH SPOILS, FOOTINGS, OR SOIL-MITIGATION/OVER-EXCAVATION WORK.
3. ANALYSIS INCLUDES IMPORT FILL FOR FOUNDATION SLABS, SIDEWALKS, AND PAVEMENTS (IE: TO FINISH PAVEMENT ELEVATIONS)

Luk and Associates

Civil Engineering
Land Planning
Land Surveying
738 Alfred Nobel Drive
Hercules, CA 94547
Phone (510) 724-3388
Fax (510) 724-3383



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- 10-30-2020_3RD-PRELIMINARY PLANNING SUBMITTAL

Date: JULY 2021
Scale: 1" = 10'
Job No.: 20193A10
Drawing No.: MASTER-20193A10
Plot Date: 2022-06-29

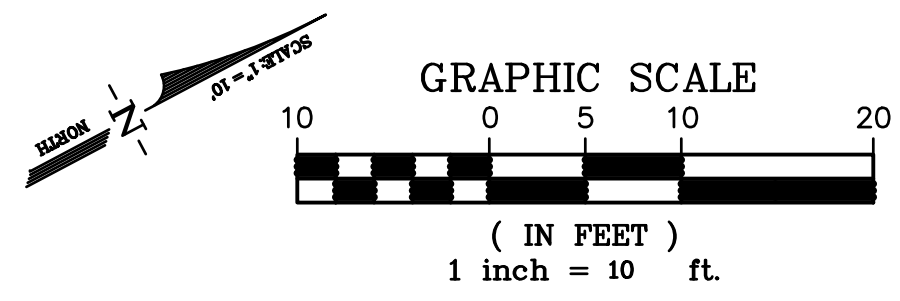
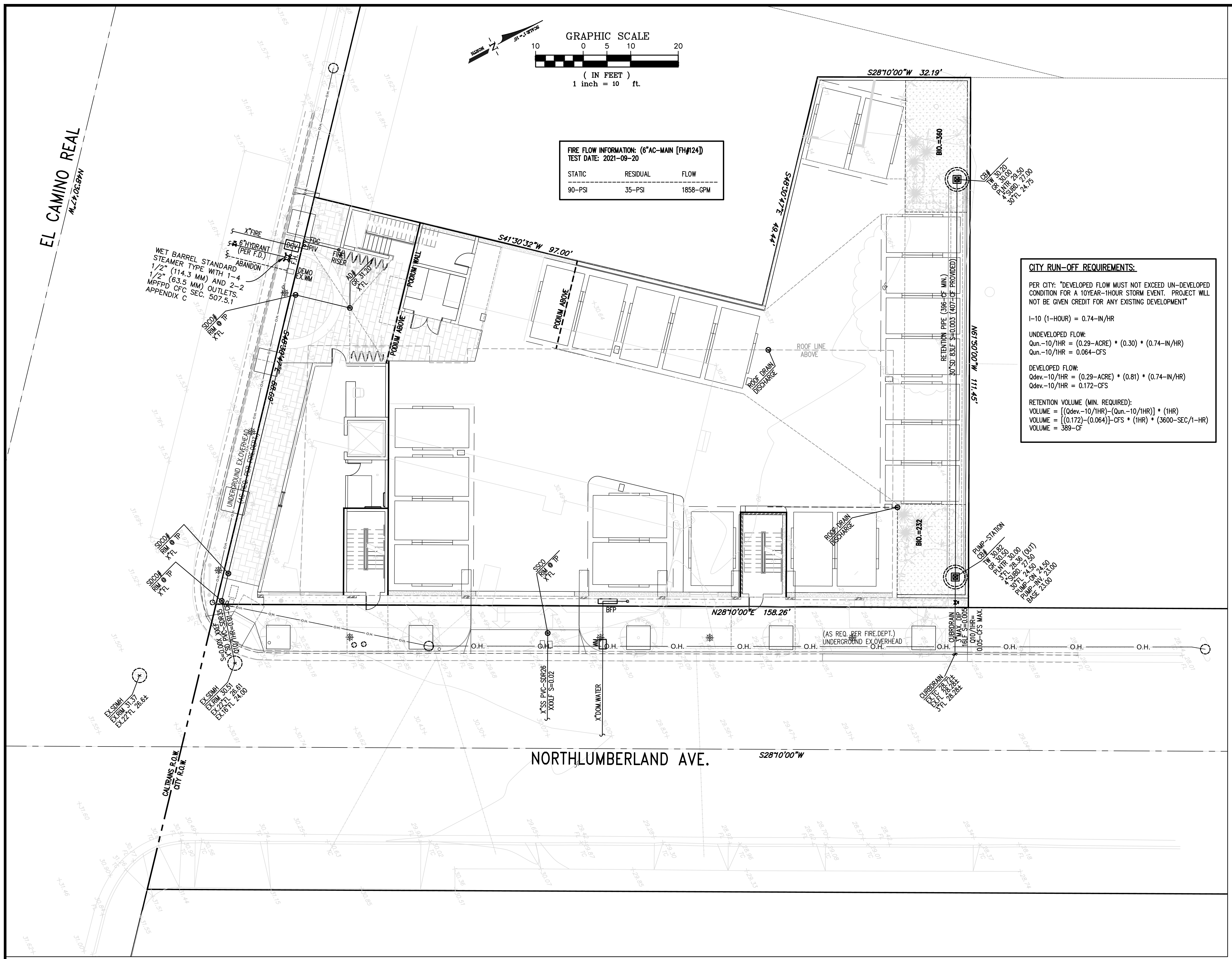
2567 HOTEL
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PRELIMINARY REVIEW

SHEET INFO

GRADING PLAN:
ELEVATIONS

SHEET NO.

C-4.1



FIRE FLOW INFORMATION: (6"AC-MAIN [FH#124])
 TEST DATE: 2021-09-20

STATIC	RESIDUAL	FLOW
90-PSI	35-PSI	1858-GPM

CITY RUN-OFF REQUIREMENTS:

PER CITY: "DEVELOPED FLOW MUST NOT EXCEED UN-DEVELOPED CONDITION FOR A 10-YEAR-1-HOUR STORM EVENT. PROJECT WILL NOT BE GIVEN CREDIT FOR ANY EXISTING DEVELOPMENT"

1-10 (1-HOUR) = 0.74-IN/HR

UNDEVELOPED FLOW:
 $Q_{un-10/1HR} = (0.29-ACRE) * (0.30) * (0.74-IN/HR)$
 $Q_{un-10/1HR} = 0.064-CFS$

DEVELOPED FLOW:
 $Q_{dev-10/1HR} = (0.29-ACRE) * (0.81) * (0.74-IN/HR)$
 $Q_{dev-10/1HR} = 0.172-CFS$

RETENTION VOLUME (MIN. REQUIRED):
 $VOLUME = [(Q_{dev-10/1HR}) - (Q_{un-10/1HR})] * (1HR)$
 $VOLUME = [(0.172) - (0.064)] - CFS * (1HR) * (3600-SEC/1-HR)$
 $VOLUME = 389-CF$

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 Job No.: 20193A10
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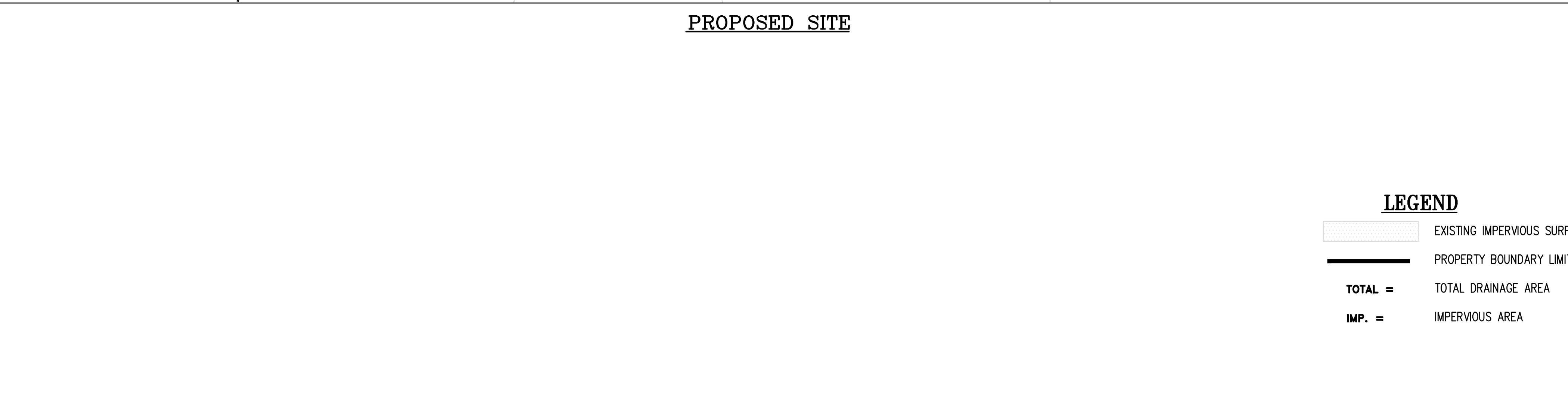
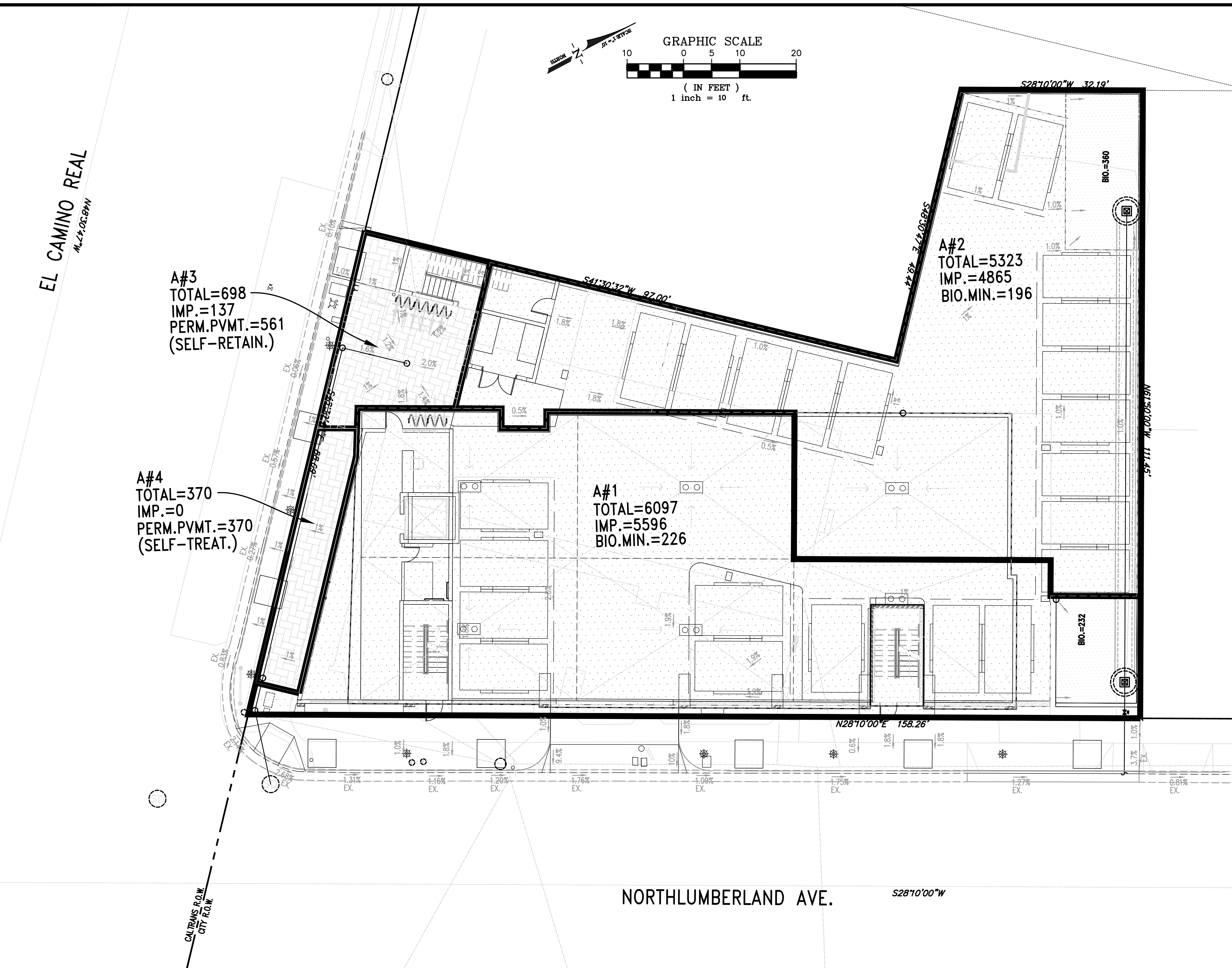
2567 HOTEL
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 REDWOOD CITY, CA 94061
 PRELIMINARY REVIEW

SHEET INFO

UTILITY PLAN:

SHEET NO.

C-5.1



- LEGEND**
- IMPERVIOUS SURFACE
 - PERMEABLE SURFACE
 - BIORETENTION AREA
 - DRAINAGE MANAGEMENT AREA LIMIT
 - A# DRAINAGE MANAGEMENT AREA NUMBER
 - TOTAL= TOTAL DRAINAGE AREA
 - IMP.= IMPERVIOUS AREA
 - PERM.PVMT.= PERMEABLE PAVEMENT
 - BIO.MIN.= MINIMUM REQUIRED BIORETENTION AREA

CITY NOTES

- LABEL ALL STORM DRAIN INLETS WITH "NO DUMPING! FLOWS TO BAY" METAL DISK MEDALLION, PAINTED STENCIL, OR EQUAL.

* TREATMENT ONLY (LESS THAN 1-ACRE OF IMPERVIOUS SURFACE)

STORM TREATMENT DESIGN (PER SAN MATEO COUNTY)*

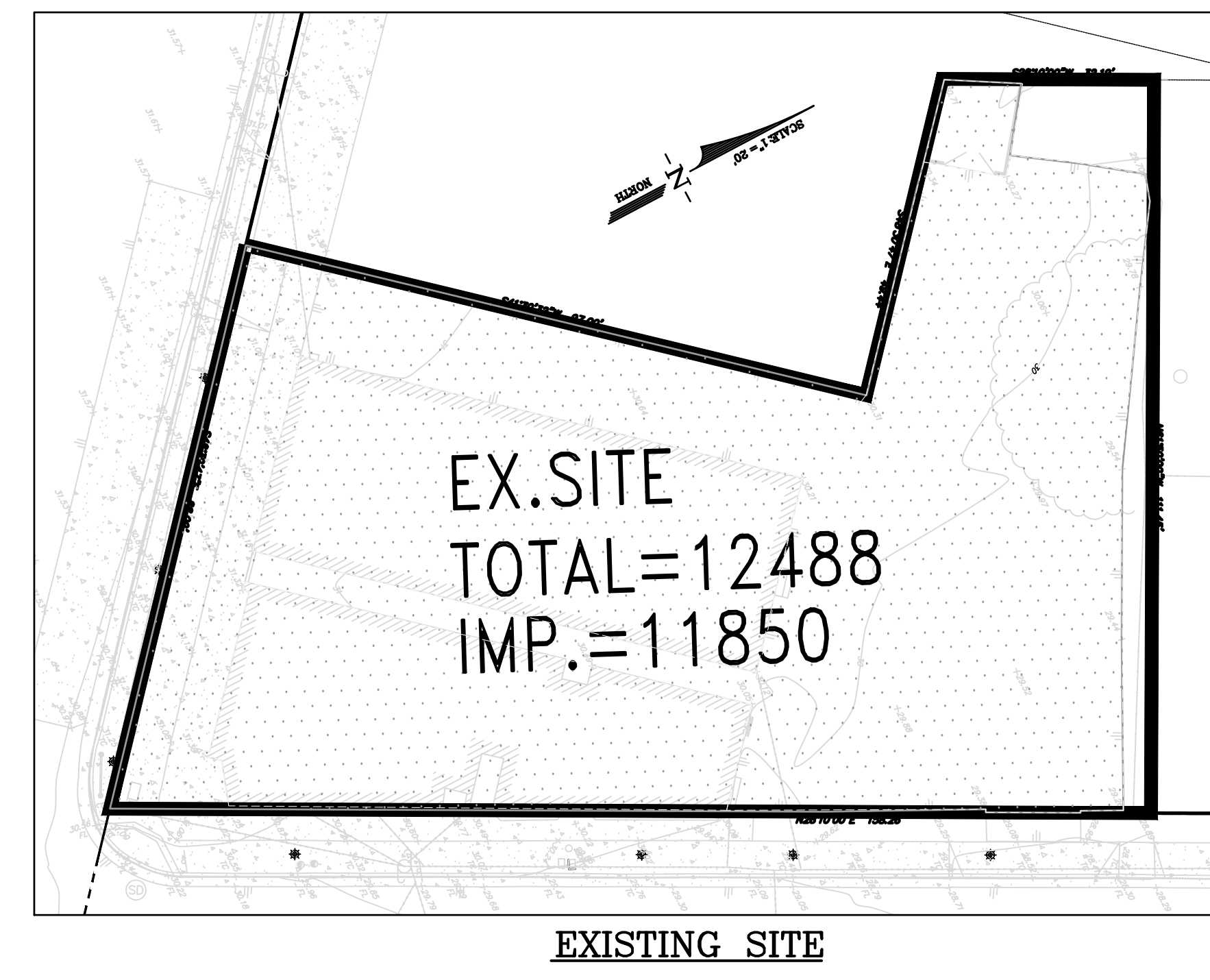
DMA & IMP NAME	TYPE	A SIZING FACTOR	D.M. AREA (S.F.)	RUNOFF SURFACE TYPE	C-FACTOR VALUE*	MIN. SIZE (S.F.)	PLANNED SIZE (S.F.)
A1	BIO-RETENTION AREA	4% *	5596	IMPERVIOUS	1.0	226	232
			501	PERVIOUS	0.1		
A2	BIO-RETENTION AREA	4% *	4865	IMPERVIOUS	1.0	196	360
			458	PERVIOUS	0.1		
			0	PERM.-PAVERS	0.1		
A3	SELF-RETAINING AREA	1"CAP. MIN. 2-1 MAX.	137	IMPERVIOUS	N/A	1"CAP. =58-CF MIN. 2-1 MAX. 0.24-1 (OK)	561-SF 3.1"RESERVOIR =58-CF
			0	PERVIOUS	N/A		
			561	PERM.-PAVERS	N/A		
A4	SELF-TREATING AREA	N/A	0	IMPERVIOUS	N/A	N/A	N/A
			370	PERM.-PAVERS	N/A		

PROPOSED SURFACE-AREA TABLE

PROPOSED SITE			
IMPERVIOUS [TO REMAIN] (SF)	IMPERVIOUS [TO INSTALL] (SF)	PERVIOUS AREA (SF)	TOTAL
0	10,598	1,890	12,488

EXISTING SURFACE-AREA TABLE

EXISTING SITE			
IMPERVIOUS [TO REMAIN] (SF)	IMPERVIOUS [TO REMOVE] (SF)	PERVIOUS AREA (SF)	TOTAL
0	11,850	638	12,488



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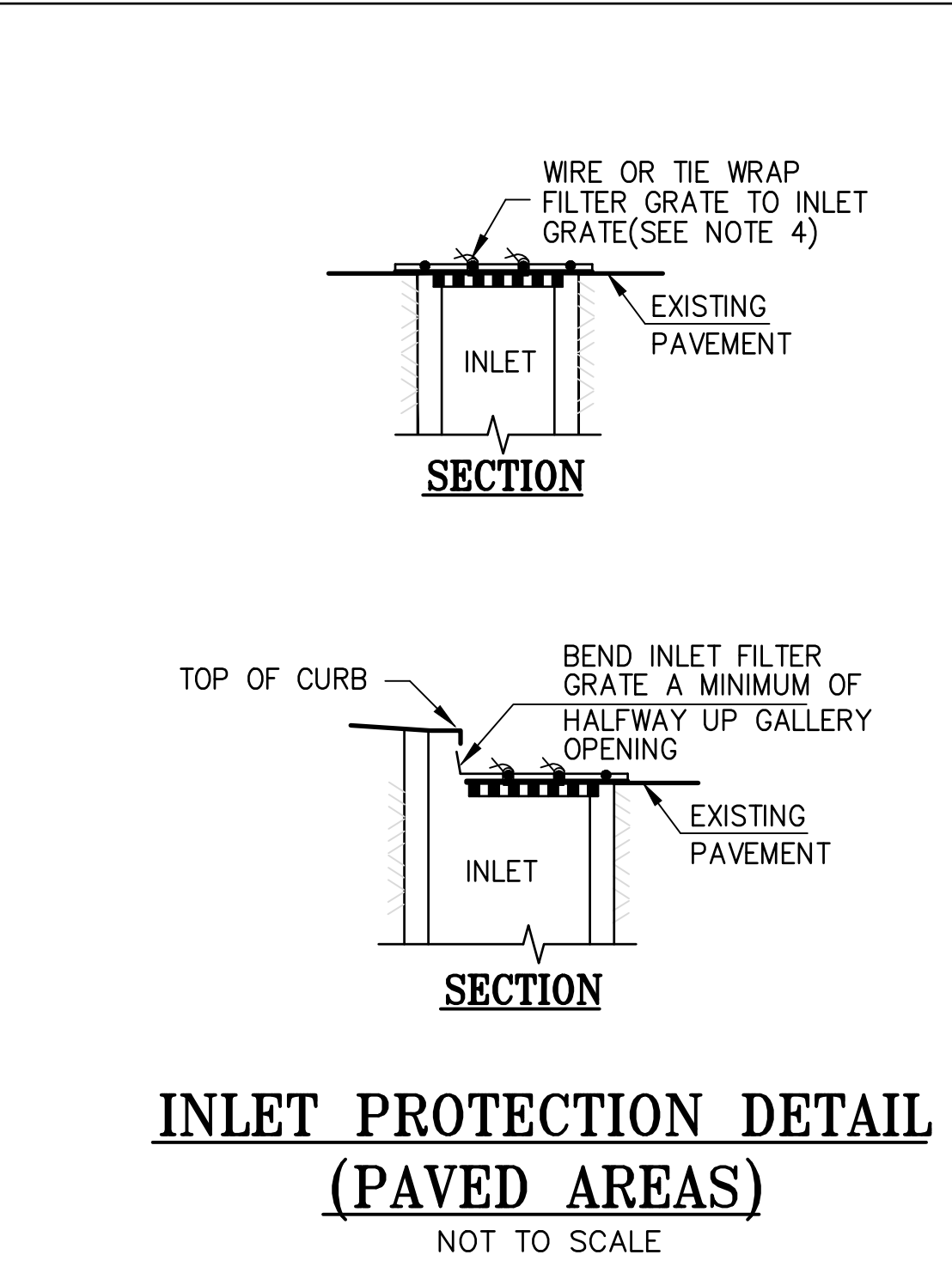
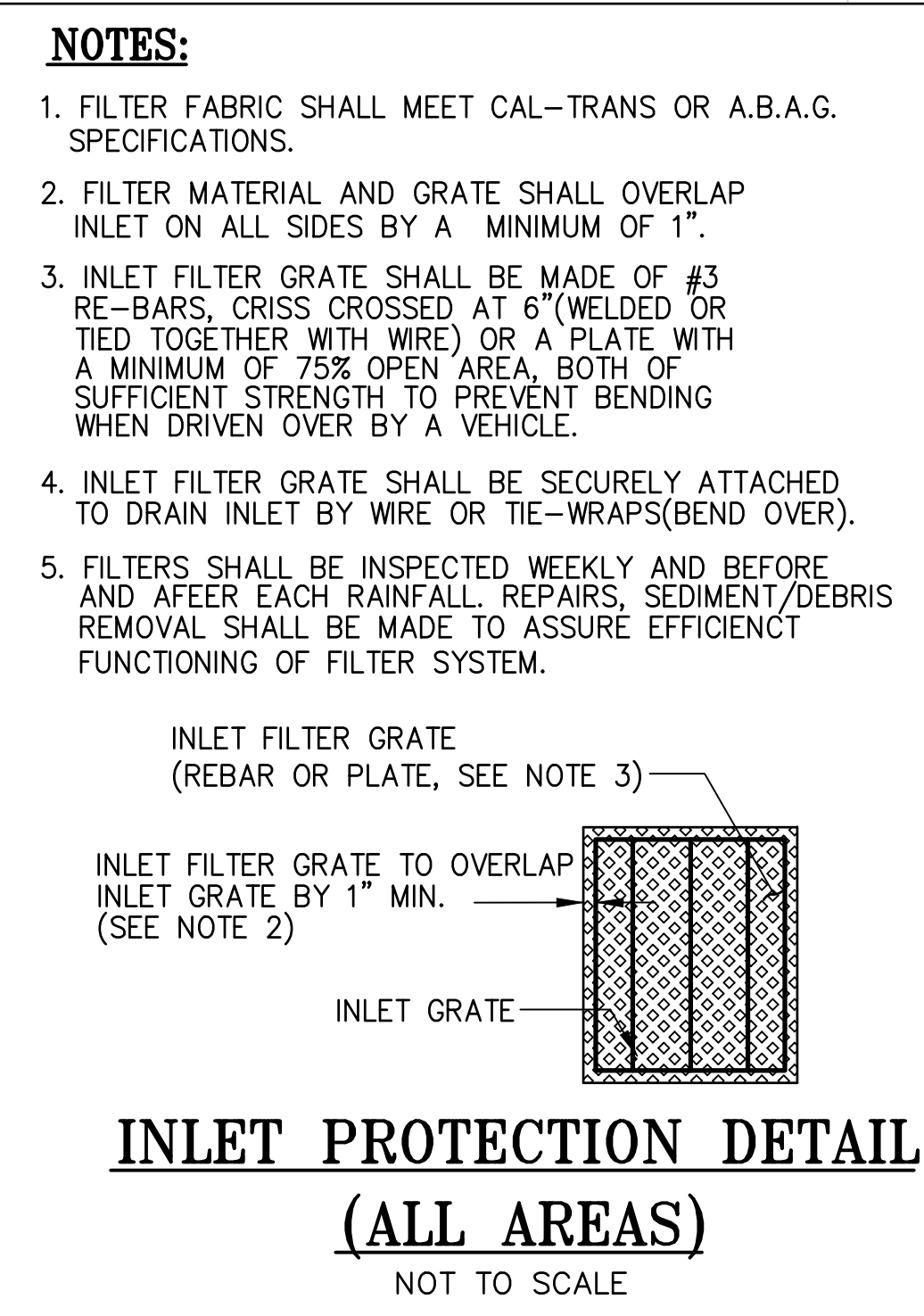
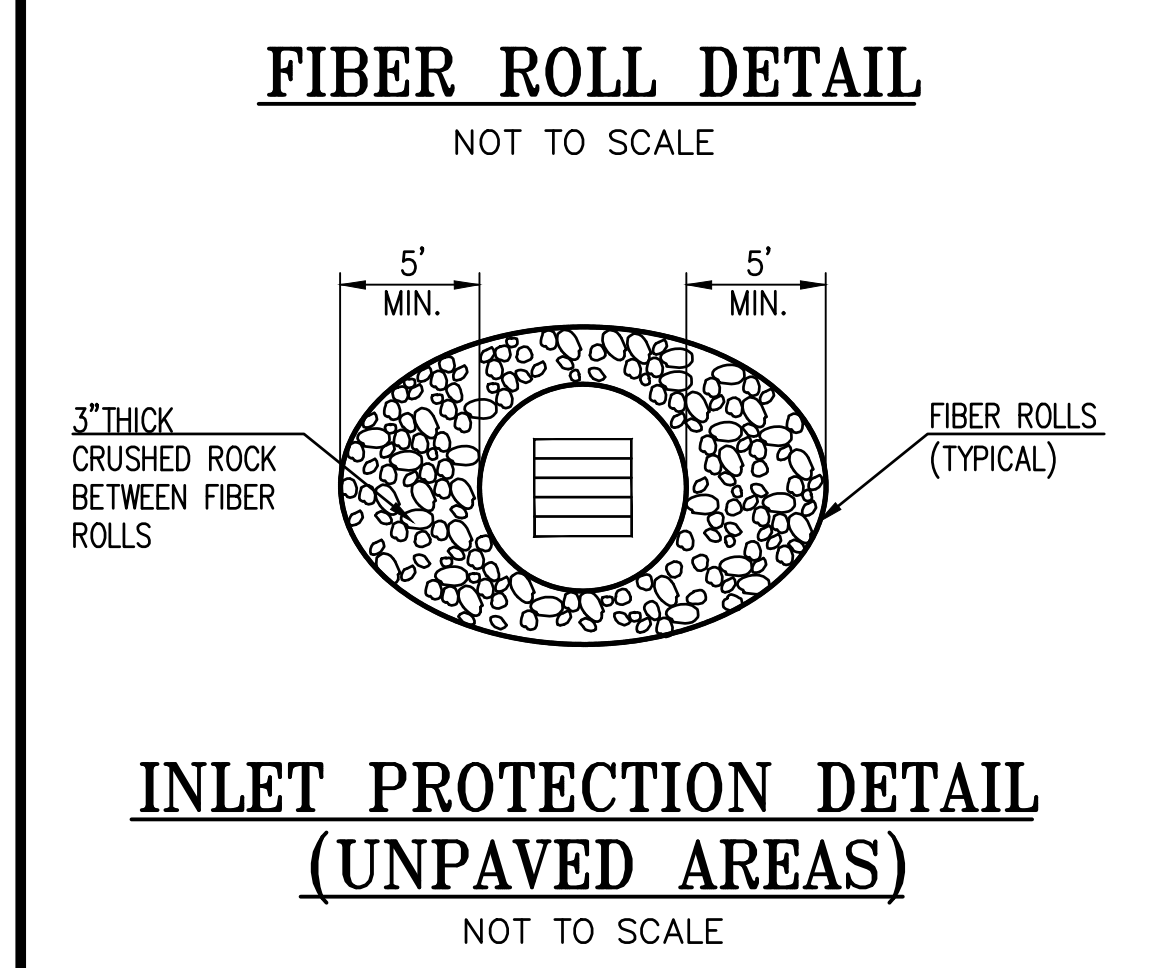
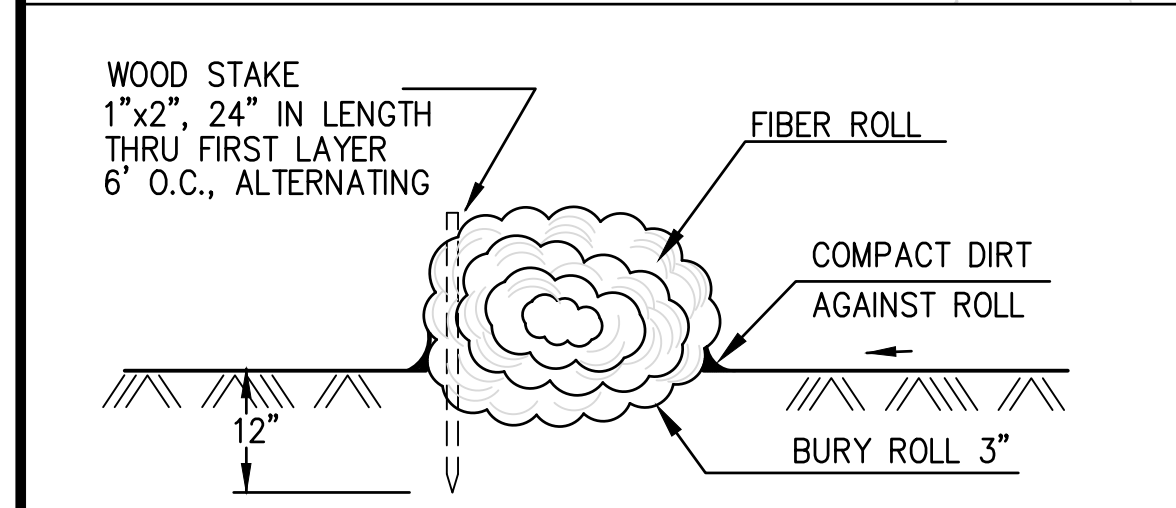
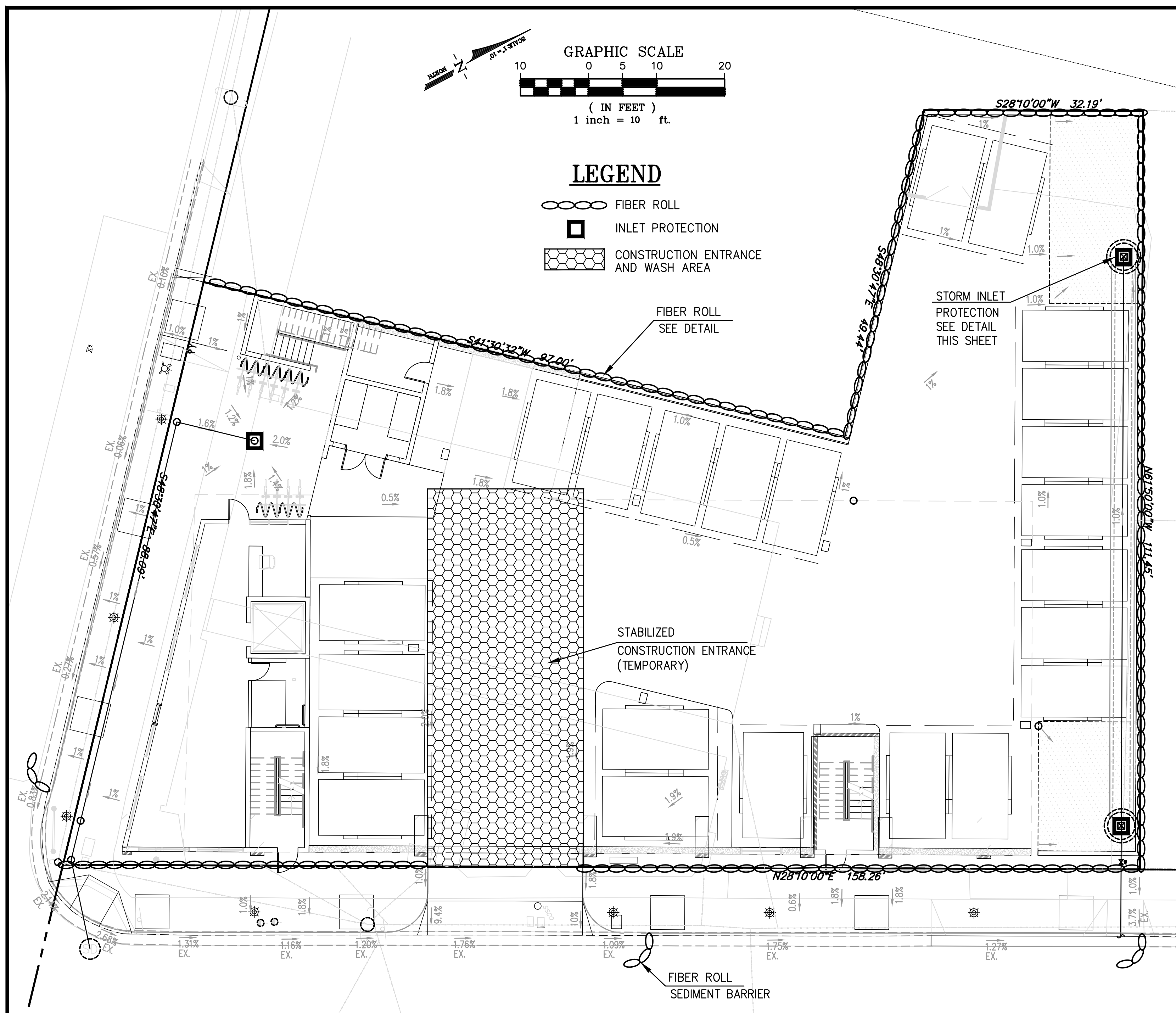
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SHEET INFO

STORMWATER TREATMENT PLAN

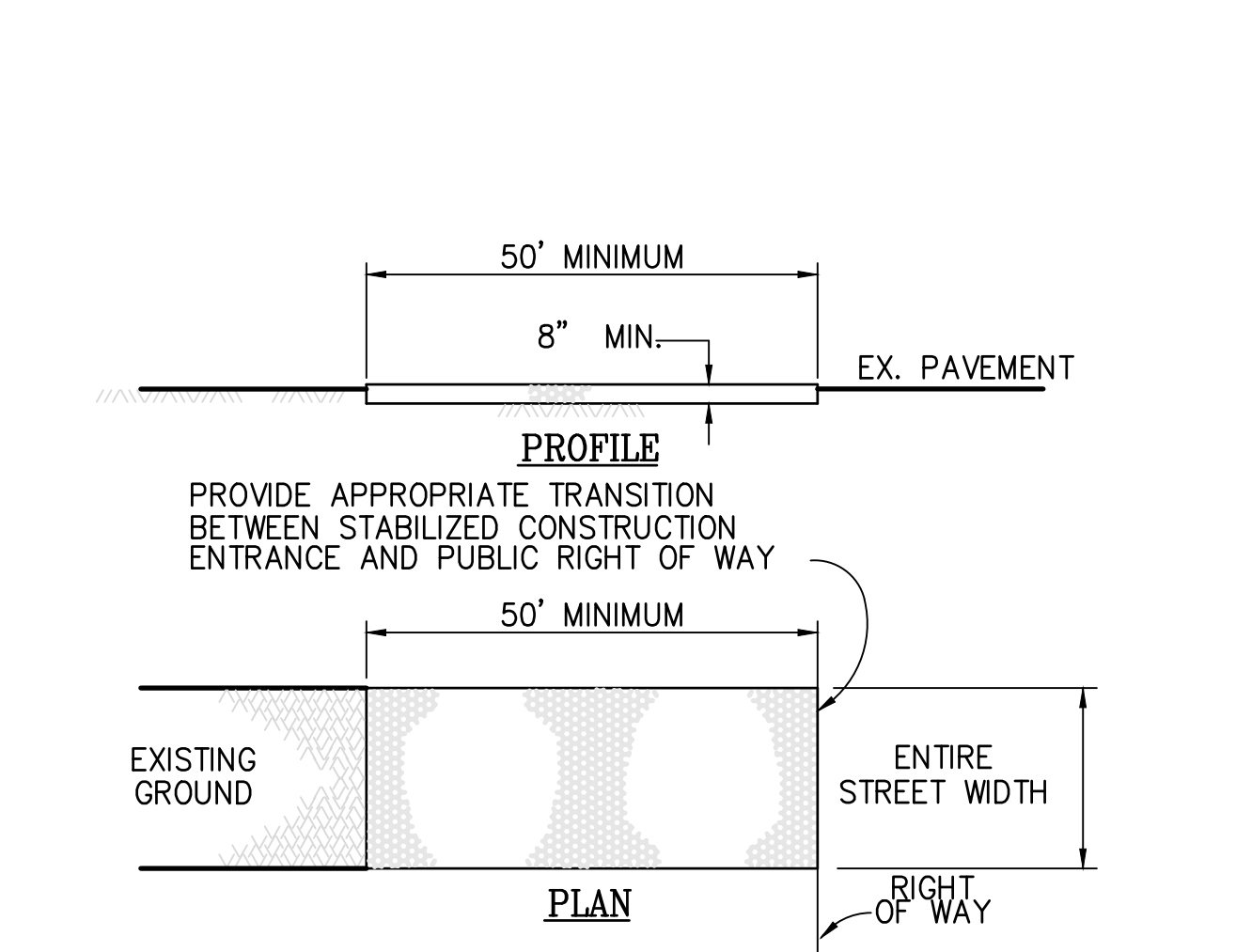
SHEET NO.

C-6.1



CITY EROSION NOTES:

- EROSION CONTROL POINT OF CONTACT: (THE E.C. POINT OF CONTACT WILL BE THE COUNTY'S MAIN POINT OF CONTACT IF EROSION CONTROL OR TREE PROTECTION CORRECTIONS ARE REQUIRED.)
- PERFORM CLEARING AND EARTH-MOVING ACTIVITIES ONLY DURING DRY WEATHER. MEASURES TO ENSURE ADEQUATE EROSION AND SEDIMENT CONTROL SHALL BE INSTALLED PRIOR TO EARTH-MOVING ACTIVITIES AND CONSTRUCTION.
- MEASURES TO ENSURE ADEQUATE EROSION AND SEDIMENT CONTROL ARE REQUIRED YEAR-ROUND. STABILIZE ALL DENUDE AREAS AND MAINTAIN EROSION CONTROL MEASURES CONTINUOUSLY BETWEEN OCTOBER 1 AND APRIL 30.
- STORE, HANDLE, AND DISPOSE OF CONSTRUCTION MATERIALS AND WASTES PROPERLY, SO AS TO PREVENT THEIR CONTACT WITH STORMWATER.
- CONTROL AND PREVENT THE DISCHARGE OF ALL POTENTIAL POLLUTANTS, INCLUDING PAVEMENT CUTTING WASTES, PAINTS, CONCRETE, PETROLEUM PRODUCTS, CHEMICALS, WASH WATER OR SEDIMENTS, AND NON-STORMWATER DISCHARGES TO STORM DRAINS AND WATERCOURSES.
- USE SEDIMENT CONTROLS OR FILTRATION TO REMOVE SEDIMENT WHEN DEWATERING SITE AND OBTAIN REGIONAL WATER QUALITY CONTROL BOARD (RWQCB) PERMIT(S) AS NECESSARY.
- AVOID CLEANING, FUELING, OR MAINTAINING VEHICLES ON-SITE, EXCEPT IN A DESIGNATED AREA WHERE WASH WATER IS CONTAINED AND TREATED.
- LIMIT AND TIME APPLICATIONS OF PESTICIDES AND FERTILIZERS TO PREVENT POLLUTED RUNOFF.
- LIMIT CONSTRUCTION ACCESS ROUTES TO STABILIZED, DESIGNATED ACCESS POINTS.
- AVOID TRACKING DIRT OR OTHER MATERIALS OFF-SITE; CLEAN OFF-SITE PAVED AREAS AND SIDEWALKS USING DRY SWEEPING METHODS.
- TRAIN AND PROVIDE INSTRUCTION TO ALL EMPLOYEES AND SUBCONTRACTORS REGARDING THE WATERSHED PROTECTION MAINTENANCE STANDARDS AND CONSTRUCTION BEST MANAGEMENT PRACTICES.
- PLACEMENT OF EROSION MATERIALS AT THESE LOCATIONS ARE REQUIRED ON WEEKENDS AND DURING RAIN EVENTS (SEE PLAN).
- THE AREAS DELINEATED ON THE PLANS FOR PARKING, GRUBBING, STORAGE, ETC., SHALL NOT BE ENLARGED OR "RUN OVER."
- CONSTRUCTION SITES ARE REQUIRED TO HAVE EROSION CONTROL MATERIALS ON-SITE DURING THE "OFF-SEAS BOW."
- DUST CONTROL IS REQUIRED YEAR-ROUND.
- EROSION CONTROL MATERIALS SHALL BE STORED ON-SITE.
- USE OF PLASTIC SHEETING BETWEEN OCTOBER 1 AND APRIL 30 IS NOT ACCEPTABLE, UNLESS FOR USE ON STOCKPILES WHERE THE STOCKPILE IS ALSO PROTECTED WITH FIBER ROLLS CONTAINING THE BASE OF THE STOCKPILE.
- TREE PROTECTION SHALL BE IN PLACE BEFORE ANY DEMOLITION, GRADING, EXCAVATING OR GRUBBING IS STARTED.



CONSTRUCTION SPECIFICATIONS

- THE MATERIAL FOR CONSTRUCTION SHALL BE 2 TO 3 INCH ROCK.
- LENGTH - AS EFFECTIVE, BUT NOT LESS THAN 50 FEET.
- THICKNESS - NOT LESS THAN EIGHT (8) INCHES.
- WIDTH - NOT LESS THAN FULL WIDTH OF ALL POINTS OF INGRESS OR EGRESS.
- WASHING - WHEN NECESSARY, WHEELS SHALL BE CLEANED TO REMOVE SEDIMENT PRIOR TO ENTRANCE ONTO PUBLIC RIGHT OF WAY. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE WHICH DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN. ALL SEDIMENT SHALL BE PREVENTED FROM ENTERING ANY STORM DRAIN, DITCH, OR WATERCOURSE THROUGH USE OF SAND BAGS, GRAVEL BOARDS OR OTHER APPROVED METHODS.
- MAINTENANCE - THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHT OF WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHT OF WAY MUST BE REMOVED IMMEDIATELY.

CONSTRUCTION ENTRANCE DETAIL
NOT TO SCALE

EROSION CONTROL NOTES:

- CONTRACTOR IS RESPONSIBLE FOR ALL ASPECTS OF "EROSION CONTROL" AND SHALL INSTALL AND MAINTAIN ANY DEVICES AND MEASURES NECESSARY TO THE SATISFACTION OF THE CITY ENGINEER, DURING THE ENTIRE CONSTRUCTION PERIOD.
- TO MINIMIZE EROSION OF GRADED BANKS, ALL GRADED BANKS SHALL BE HYDROSEED, LANDSCAPED OR SEALED BEFORE OCTOBER 1. ANY CONCRETE LINED "V" DITCHES DESIGNED TO PROTECT THE BANKS SHALL BE CONSTRUCTED WHEN THE GRADING OF THE BANKS IS COMPLETED. IF THE PERMANENT STORM DRAIN SYSTEM IS NOT CONSTRUCTED TO ACCEPT DISCHARGE FROM THESE DITCHES BY OCTOBER 1, TEMPORARY DITCHES SHALL BE CONSTRUCTED TO CONTAIN THE STORM WATER AND DIRECT IT, IN A MANNER THAT AVOIDS EROSION OF THE BANKS, TO THE EROSION AND SEDIMENT CONTROL FACILITIES.
- THE CONTRACTOR SHALL PLACE COARSE DRAIN ROCK AS A GRAVEL ROADWAY (8" MIN. THICK FOR THE FULL WIDTH AND 50' LONG) AT EACH ENTRANCE TO THE SITE (SEE DETAIL ON THIS SHEET). ANY MUD THAT IS TRACKED ONTO PUBLIC STREETS SHALL BE REMOVED THAT SAME DAY AND AS REQUIRED BY THE CITY INSPECTOR.
- ALL EROSION CONTROL MEASURES SHALL BE MAINTAINED UNTIL DISTURBED AREAS ARE STABILIZED AND CHANGES TO THIS EROSION AND SEDIMENT CONTROL PLAN SHALL BE MADE TO MEET FIELD CONDITIONS ONLY WITH THE APPROVAL OF OR AT THE DIRECTION OF THE DIRECTOR OF PUBLIC WORKS.
- DURING THE ENTIRE CONSTRUCTION PERIOD, ALL PAVED AREAS SHALL BE KEPT CLEAR OF EARTH MATERIAL AND DEBRIS. THE SITE SHALL BE MAINTAINED TO MINIMIZE SEDIMENT-LADEN RUNOFF TO ANY STORM DRAINAGE SYSTEM.
- THIS PLAN COVERS ONLY THE FIRST WINTER FOLLOWING GRADING. PLANS ARE TO BE RE-SUBMITTED FOR CITY APPROVAL PRIOR TO THE SEPTEMBER 1 OF EACH SUBSEQUENT YEAR UNTIL THE SITE IMPROVEMENTS ARE ACCEPTED BY THE CITY.
- ALL EROSION CONTROL FACILITIES MUST BE INSPECTED AND REPAIRED AT THE END OF EACH WORKING DAY OR DAILY DURING THE ENTIRE CONSTRUCTION PERIOD.
- ANY SEDIMENT BASINS SHALL BE CLEARED OUT WHENEVER SEDIMENT REACHES THE SEDIMENT CLEANOUT LEVEL INDICATED ON THE PLANS.
- BORROW AREAS AND TEMPORARY STOCKPILES SHALL BE PROTECTED WITH APPROPRIATE EROSION CONTROL MEASURES TO THE SATISFACTION OF THE DIRECTOR OF PUBLIC WORKS.
- ALL CUT AND FILL SLOPES ARE TO BE PROTECTED TO PREVENT OVERBACK FLOW.
- THIS PLAN MAY NOT COVER ALL THE SITUATION THAT ARISE DURING CONSTRUCTION DUE TO ANTICIPATED FIELD CONDITIONS. VARIATIONS MAY BE MADE TO THE PLAN IN THE FIELD, SUBJECT TO THE APPROVAL OF THE CITY.
- HYDROSEED ALL CUT AND FILL SLOPES WHICH ARE STEEPER THAN 5% WITH A NON-INVASIVE SPECIES HYDROSEED MIX.
- TO CONTROL EROSION WITHIN THE STREET RIGHT-OF-WAY, FIBER ROLLS, SANDBAGS, EARTH BERMS OR OTHER SUITABLE MATERIALS SHALL BE PLACED WITHIN ALL UNPAVED STREETS DURING THE ENTIRE CONSTRUCTION PERIOD. THESE ROLLS OF FIBER SHALL BE PALCED AT 300-FOOT MAXIMUM INTERVALS OR AS REQUIRED BY THE CITY ENGINEER (SEE FIBER ROLL DETAIL, THIS SHEET). THE ROLLS SHALL BE SECURELY ANCHORED IN PLACED BY STAKES OR REBARS DRIVEN THROUGH THE ROLLS WITH THE FIRST STAKE IN EACH ROLL ANGLED TOWARD THE PREVIOUSLY LAID ROLL TO FORCE THEM TOGETHER. THE ROLLS SHALL BE MAINTAINED IN GOOD CONDITION FOR THE ENTIRE CONSTRUCTION PERIOD UNTIL THE STREET IS PAVED. ROLLS OF FIBER OR OTHER SUITABLE MATERIALS SHALL BE USED TO PREVENT SEDIMENT LADEN RUNOFF FROM ENTERING ANY PARTIALLY COMPLETED STORM DRAIN SYSTEM.

- TO MINIMIZE STORM WATER RUNOFF FROM THE SITE, EARTH BERMS SHALL BE CONSTRUCTED ON EACH PAD AS IT IS GRADED. THE EARTH BERMS SHALL BE 1-FOOT MINIMUM IN HEIGHT AND PLACED SO THE STORM WATER FALLING ONTO THE PAD AREA AND THE SURROUNDING UPHILL BANKS WILL BE TRAPPED ON THE PAD (SEE EARTH BERM DETAIL, THIS SHEET). THE CONTRACTOR IS RESPONSIBLE FOR INSPECTING AND REPAIRING THE BERMS ON EACH PAD DURING THE ENTIRE CONSTRUCTION PERIOD AND MAINTAINING THEM IN GOOD CONDITION UNTIL THE BUILDING CONSTRUCTION IS COMPLETED. THE CONTRACTOR SHALL ENSURE COMPLIANCE WITH THE REQUIREMENTS REGARDING PAD MOISTURE CONTENT, COMPACTION, AND ALL OTHER CONDITIONS SET FORTH BY THE GEOTECHNICAL ENGINEER.
- WHEN TEMPORARY STRUCTURES HAVE SERVED THEIR INTENDED PURPOSE AND THE CONTRIBUTING DRAINAGE AREA HAS BEEN PROPERLY STABILIZED, THE ENBANKMENT AND RESULTING SEDIMENT DEPOSITS ARE TO BE LEVELED OR OTHERWISE DISPOSED OF AS RECOMMENDED BY THE GEOTECHNICAL ENGINEER.

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PLAN CHECK SET
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EL CAMINO
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REDWOOD CITY, CA 94061
PRELIMINARY REVIEW

SHEET INFO
EROSION CONTROL PLAN
SHEET NO.
C-7.1