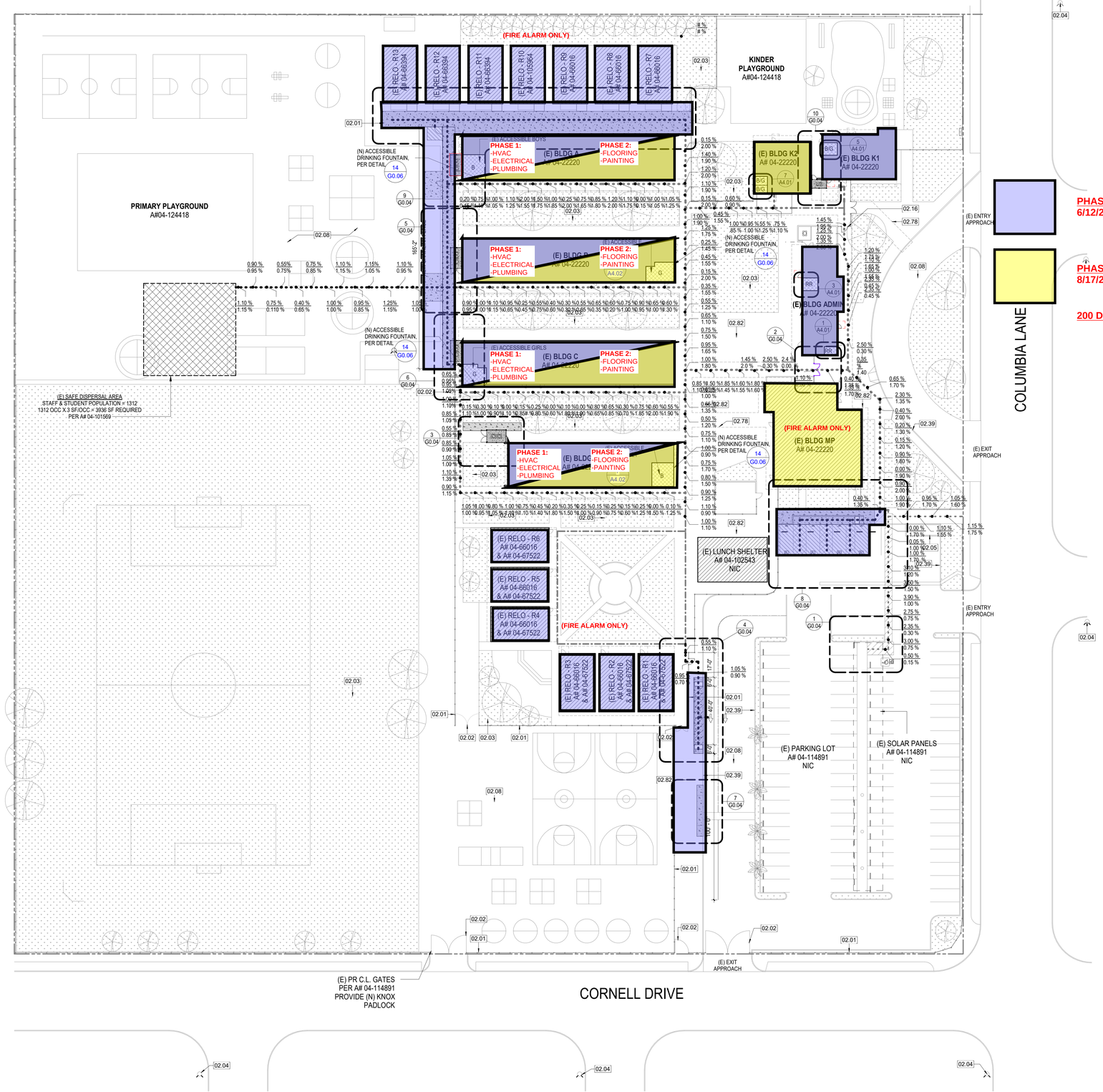
G0.02 - ACCESSIBILITY SITE PLAN

0" 1"



GENERAL ARCH SITE PLAN NOTES

1. REFER TO CIVIL DOCUMENTS
2. COORD. ALL SPOT ELEVATIONS AND DIMENSIONS WITH CIVIL
3. PROVIDE AND INSTALL POSITIVE DRAINAGE AWAY FROM ALL BUILDINGS OF 5 % FOR A HORIZ. DISTANCE OF 10 FEET AT ALL EXTERIOR NON-PAVED AREAS U.N.O
4. REFER TO CIVIL DOCUMENTS FOR CONCRETE SIDEWALK EXPANSION JOINTS AND CONCRETE SIDEWALK CONTROL JOINTS
5. VERIFY AND CONFIRM ALL JOINT LAYOUTS AT ALL CONCRETE SIDEWALKS WITH ARCH. PRIOR TO POURING OF CONCRETE
6. PROVIDE AND INSTALL CONCRETE SIDEWALK CONTROL JOINTS AT AREAS NOT SPECIFICALLY INDICATED AT DISTANCES EQUIVALENT TO SIDEWALK WIDTH, BUT NOT TO EXCEED 10 FEET ON-CENTER MAX.
7. VERIFY ALL SITE SIGNAGE LOCATIONS WITH ARCH. PRIOR TO INSTALLATION OF SITE SIGNAGE

PATH OF TRAVEL

DESIGN PROFESSIONAL IN GENERAL RESPONSIBLE CHARGE STATEMENT:
THE POT INDENTIFIED IN THESE CONSTRUCTION DOCUMENTS IS COMPLIANT WITH THE CURRENT APPLICABLE CALIFORNIA BUILDING CODE ACCESSIBILITY PROVISIONS FOR **PATH OF TRAVEL REQUIREMENTS FOR ALTERATIONS, ADDITIONS AND STRCUTURAL REPAIRS**. AS PART OF THE DESIGN OF THIS PROJECT, THE POT WAS EXAMINED AND ANY ELEMENTS, COMPONENTS OR PORTIONS OF THE POT THAT WERE DETERMINED TO BE NONCOMPLIANT 1) HAVE BEEN IDENTIFIED AND 2) THE CORRECTIVE WORK NECESSARY TO BRING THEM INTO COMPLIANCE HAS BEEN INCLUDED WITHIN THE SCOPE OF THIS PROJECT'S WORK THROUGH DETAILS, DRAWINGS AND SPECIFICATIONS INCORPORATED INTO THESE CONSTRUCTION DOCUMENTS. ANY NONCOMPLIANT ELEMENTS, COMPONENTS OR PORTIONS OF THE POT THAT WILL NOT BE CORRECTED BY THIS PROJECT BASED ON VALUATION THRESHHOLD LIMITATIONS OR A FINDING OF UNREASONABLE HARDSHIP ARE SO INDICATED IN THESE CONSTRUCTION DOCUMENTS. DURING CONSTRUCTION, IF POT ITEMS WITHIN THE SCOPE OF THE PROJECT REPRESENTED AS CODE COMPLIANT ARE FOUND TO BE NONCONFORMING BEYOND RESONABLE CONSTRUCTION TOLERANCES, THEY SHALL BE BROUGHT INTO COMPLIANT WITH THE CBC AS A PART OF THIS PROJECT BY MEANS OF A CONSTRUCTION CHANGE DOCUMENT.

BARRIER-FREE ACCESS ROUTE WITHOUT ANY ABRUPT VERTICAL CHANGES EXCEEDING 1/2" BEVELED AT 1:2 MAXIMUM SLOPE EXCEPT THAT LEVEL CHANGES DO NOT EXCEED 1/4" VERTICAL AND IS AT LEAST 48" WIDE.

SURFACE IS SLIP RESISTANT, STABLE, FIRM AND SMOOTH.

CROSS SLOPE DOES NOT EXCEED 2% AND SLOPE IN THE DIRECTION OF TRAVEL IS LESS THAN 5% UNLESS OTHERWISE INDICATED.

P.O.T. SHALL MAINTAIN FREE OF OVERHANGING OBSTRUCTIONS TO 80" MINIMUM (11B-307.4) AND PROTRUDING OBJECTS GREATER THAN 4" PROJECTION FROM WALL AND ABOVE 27" AND LESS THAN 80" (11B-204 AND 11B-307). ARCHITECT TO VERIFY THAT ALL BARRIERS IN THE P.O.T. HAVE BEEN REMOVED OR WILL BE REMOVED UNDER THIS PROJECT, AND PATH OF TRAVEL COMPLIES WITH CBC 11B-206 AND 11B-201.4.

THERE SHALL BE AN ACCESSIBLE P.O.T. IN THE "CONSTRUCTION SUPPORT FACILITIES" AREA (TEMPORARY OR PERMANENT) SUCH AS BUT NOT LIMITED TO OFFICES, MEETING ROOMS, PLAN ROOMS, ADMINISTRATIVE, RELATED PARKING, AND BATHING / TOILETS.
WHERE PORTABLE TOILET UNITS ARE PROVIDED AT LEAST ONE OF EACH TYPE SHALL BE ACCESSIBLE AND CONNECTED BY ACCESSIBLE ROUTE TO THE "CONSTRUCTION SUPPORT FACILITIES" EXCEPT AS NOTED IN 11B-203.2 DURING CONSTRUCTION, AN ACCESSIBLE ROUTE SHALL NOT BE REQUIRED BETWEEN SITE ARRIVAL POINTS OR BOUNDARY OF THE BOUNDARY OF THE AREA OF CONSTRUCTION AND THE ENTRANCE TO THE "CONSTRUCTION SUPPORT FACILITIES" IF THE ONLY MEANS OF ACCESS BETWEEN THEM IS A VEHICULAR WAY NOT PROVIDING PEDESTRIAN ACCESS.

PHASE 1 (65 DAYS)
6/12/26 - 8/16/26

PHASE 2 (135 DAYS)
8/17/26 - 12/29/26

200 DAYS TOTAL

ACCESSIBILITY LEGEND

- (N) PATH OF TRAVEL.
- (E) PATH OF TRAVEL, FIELD VERIFIED
- (E) PATH OF TRAVEL A# 04-101569
- PROPERTY LINE
- (E) CHAINLINK FENCE
- (E) BUILDINGS WITH LIMITED SCOPE
  - RELOCATABLES R1 TO R-13 - FIRE ALARM, INTERIOR & EXTERIOR PAINT FINISH
  - MPR - FIRE ALARM ONLY
  - (E) LUNCH SHELTER - EXTERIOR PAINT FINISH
- BUILDING TO BE REMODELED
- ACCESSIBLE TOILET ROOMS
  RR = GENDER NEUTRAL STAFF RESTROOM
  B = BOYS
  G = GIRLS
- AREA OF (N) MEP CONC.PAD.
- AREA OF (N) CONCRETE PAVING.
- AREA OF (N) ASPHALT PAVING.
- AREA OF (N) ASPHALT OVERLAY AND (N) PARKING STRIPING.
- # % = SLOPE IN THE DIRECTION OF TRAVEL
  # % = CROSS SLOPE

***(E) SLOPES PER SMART LEVEL, VERIFIED IN FIELD.

PARKING CALCULATIONS

	TOTAL	REGULAR	ACCESSIBLE REQUIRED	ACCESSIBLE PROVIDED	ACCESSIBLE VAN REQUIRED	ACCESSIBLE VAN PROVIDED
PARKING SPACES	83	79	4	5	1	1
COVERED SPACES	17	16	1	1	1	1

DSA CERTIFICATION LIST

1. THE FOLLOWING PROJECT... **A# 04-124418** CLOSED WITH DSA CERTIFICATION ON
2. THE FOLLOWING PROJECT... **A# 04-118193** VOID/CANCELED DATE: 12/8/2023
3. THE FOLLOWING PROJECT... **A# 04-114891** CLOSED WITH DSA CERTIFICATION ON 1/26/2017
4. THE FOLLOWING PROJECT... **A# 04-105982** VOID/CANCELED DATE: 6/28/2007
5. THE FOLLOWING PROJECT... **A# 04-102543** CLOSED WITH DSA CERTIFICATION ON 11/7/2007

CONSTRUCTION KEYED NOTES

02.01 (E) CHAINLINK FENCING, TO REMAIN.
02.02 (E) CHAINLINK GATE, TO REMAIN.
02.03 (E) TURF
02.04 (E) FIRE HYDRANT
02.05 (E) TRASH ENCLOSURE
02.08 (E) A.C.PAVING
02.16 (E) GATE WITH PANIC HARDWARE & KICKPLATE
02.39 (E) CONCRETE CURB AND GUTTER TO REMAIN, PROTECT IN PLACE
02.78 (E) EDGE OF ROOF/COVERED WALKWAY OVERHANG.
02.82 (E) CONCRETE PAVEMENT TO REMAIN & PROTECT IN PLACE.

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

FILE PATH: Z:\Projects\...
11/21/2025 11:39:05 PM

Not for permitting or construction

PBK

ARCHITECT PBK Architects, Inc.
PBK.com
ANAHEIM
2400 E KATELLA AVE, Suite 950
ANAHEIM, CA 92806
P 949-548-5000

SCHROEDER ELEMENTARY SCHOOL
HVAC UPGRADE & MODERNIZATION

PROJECT ADDRESS:
15151 Columbia Ln
Huntington Beach, CA 92647

CONSTRUCTION DOCUMENTS

DSA FILE NO.: 30-43
DSA APPL NO.: 04-124972

RELO
A
B
C
D
K2 K1
ADMIN
MPR
RELO

KEY PLAN
NORTH: PLAN

Consultant

Architect

LICENSED ARCHITECT
Yong Yoo
No. C-31162
REN. 10-31-2027
STATE OF CALIFORNIA

CLIENT
WESTMINSTER SCHOOL DISTRICT

DATE	PROJECT NUMBER
11-14-2025	250376

REVISIONS

No.	Description	Date

CONSTRUCTION DOCUMENTS

ACCESSIBILITY SITE PLAN

This document is for plan review only

G0.02