

# EXISTING RESTAURANT T. I. HIRONORI CRAFT RAMEN

765 THE CITY DR. S #130  
ORANGE, CA 92868

## FIRE PREVENTION NOTES

SCALE 1  
N.T.S.

- EXIT DOORS SHALL SWING IN THE DIRECTION OF EXIT TRAVEL WHEN SERVING ANY HAZARDOUS AREA OR WHEN SERVING AN OCCUPANT LOAD OF 50 OR MORE.
- EXIT DOOR SHALL BE OPENABLE FROM THE INSIDE WITHOUT USE OF A KEY OR ANY SPECIAL KNOWLEDGE OR EFFORT.
- WIDTH AND HEIGHT OF REQUIRED EXIT DOORWAYS TO COMPLY WITH CBC2019 SECTION 1005
- EXITS SHALL BE ILLUMINATED AT ANY TIME THE BUILDING IS OCCUPIED, WITH LIGHT HAVING AN INTENSITY OF NOT LESS THAN ONE FOOT-CANDLE AT FLOOR LEVEL.
- EXIT SIGN SHALL BE PER CBC 2019
- FIRE EXTINGUISHER REQUIREMENTS SHALL BE DETERMINED BY FIRE INSPECTOR.
- BUILDING ADDRESS NUMBERS TO BE PROVIDED ON THE FRONT OF ALL BUILDINGS AND SHALL BE VISIBLE AND LEGIBLE FROM STREET FRONTING THE PROPERTY. SAID NUMBERS SHALL CONTRAST WITH THEIR BACKGROUND.
- COMMERCIAL DUMPSTERS OR CONTAINERS WITH AN INDIVIDUAL CAPACITY ON 1.5 CUBIC YARDS OR GREATER SHALL NOT BE STORED OR PLACED WITHIN FIVE FEET OF COMBUSTIBLE WALLS, OPENINGS OR COMBUSTIBLE ROOF EAVE LINES UNLESS AREAS CONTAINING DUMPSTERS ARE PROTECTED BY AN APPROVED SPRINKLER SYSTEM.
- AN APPROVED FIXED FIRE EXTINGUISHER SYSTEM FOR THE KITCHEN HOOD, DUCTS AND COOKING SURFACES SHALL BE HANDLED BY THE LICENSED FIRE PROTECTION CO.
- TO BE SUBMITTED TO THE FIRE DEPT. FOR REVIEW & APPROVAL PRIOR TO INSTALLATION.
- THE LICENSED FIRE PROTECTION CO. IS RESPONSIBLE FOR THE U.L. APPROVAL SYSTEM NUMBER, THE SUBMISSION U.L. APPROVAL SCHEMATIC DRAW G TO AREA INSPECTION UNIT.
- INTERIOR FINISH SHALL BE PROVIDED IN ACCORDANCE WITH C.B.C 2019, TABLE 803.11
- ALL DRAPES, HANGINGS, CURTAINS, DROPS AND ALL OTHER DECORATIVE MATERIALS SHALL COMPLY WITH FIRE CODE CHAPTER 8 2019FC.
- The building numbers shall be displayed in a location plainly visible and legible from the street or access drive fronting the property. Said numbers shall contrast in color with their background. The numerals shall be 12" minimum high for the building, 6" minimum high for suites with a minimum 0.5" stroke. The numerals shall be illuminated during hours of darkness. City of Corona Standards.
- The inspection, hydrostatic test and flushing of the underground fire protection piping shall be witnessed by an authorized Fire Department representative and no underground piping or thrust blocks shall be covered with earth or hidden from view until the Fire Department representative has been notified and given not less than 48 hours in which to inspect such installations. Fire Code.
- Building materials shall be stored on site in a manner and location approved by both the Fire and Public Works Departments.
- Combustible scrap materials and scrap lumber shall be picked up on a daily basis, or more frequently, as required by the Fire Department. Combustible debris shall not be accumulated within buildings, per CFC 3304.2.
- California Fire Code Chapter 33 Fire Safety during Construction & Demolition shall be followed by all trades.

## HEALTH DEPARTMENT NOTES

SCALE 2  
N.T.S.

- ALL EQUIPMENT SHALL MEET NATIONAL SANITATION FOUNDATION DESIGN AND INSTALLATION REQUIREMENTS TO ITS EQUIPMENT.
- LIGHT FIXTURES IN FOOD PREPARATION, OPEN FOOD STORAGE AND UTENSIL WASHING AREAS ARE TO BE PROTECTED AGAINST BREAKAGE THROUGH THE USE OF PLASTIC SHIELDS, PLASTIC SLEEVES, SHATTER PROOF BULBS AND/ OR OTHER APPROVED DEVICES.
- EXTERIOR DOORS SHALL BE SELF-CLOSING AND FIT TO A MAXIMUM OF 1/4" AT THE BASE AND SIDES.
- PROVIDE PERMANENTLY MOUNTED SINGLE SERVICE SOAP AND TOWEL DISPENSERS AT ALL HAND WASH BASINS.
- TOILET ROOMS AND DRESSING ROOM DOORS SHALL BE SELF-CLOSING.
- SEAL ALL CRACKS AND GROOVES IN COUNTERTOPS, CABINETS, AROUND METAL FLASHING, SINK BACKSLASHES AND AROUND PIPES AND CONDUIT WITH A NONE-HARDENING SILICONE SEALANT.
- PROVIDE ALL AREA OR CABINET FOR STORAGE OF CLEANING EQUIPMENT AND SUPPLIES AWAY FROM PREPARATION, UTENSIL WASHING AND FOOD STORAGE AREAS.
- A ROOM, ENCLOSURE, OR DESIGNATED AREA, SHALL BE PROVIDED WHERE EMPLOYEES MAY CHANGE AND STORE CLOTHES.
- PRIOR TO STARTING CONSTRUCTION, SUBMIT TWO SETS OF YOUR LOCAL BUILDING AND SAFETY DEPARTMENT FOR REVIEW, APPROVAL AND NECESSARY PERMITS.
- A HEALTH PERMIT MUST BE OBTAINED PRIOR TO OPERATION. FAILURE TO OBTAIN A HEALTH PERMIT IS A MISDEMEANOR VIOLATION. PLEASE CONTACT YOUR PLAN CHECKER TO ARRANGE AN APPOINTMENT FOR SITE EVALUATION AND APPROVAL PRIOR TO STOCKING FOOD ON THE PREMISES.

## NOTES

SCALE 2a  
N.T.S.

- Fire Department Notes:
  - Modified fire sprinkler plans and fire-life-safety plans shall be submitted for review, approval and permit issuance.
  - No framing or T-bar approvals will be granted without the Fire Department approval for the fire sprinklers.
- All new security grilles door and windows must comply with Building Security Standard, Ordinance # 7-79.

## PROJECT SUMMARY

SCALE 3  
N.T.S.

- GENERAL PLAN : GENERAL COMMERCIAL
- OCCUPANCY GROUP : B
- TYPE OF CONSTRUCTION : II- B (FIRE SPRINKLER)  
REQUIREMENT 1 EXIT , PROVIDED 2 EXITS
- TOTAL AREA: 1417 SF.
- BUILDING STORIES: 4
- TYPES OF EX HOOD : TYPE"1"
- CODE APPLIED:
  - 2019 CALIFORNIA BUILDING CODE - TITLE 24 PART 2
  - 2019 CALIFORNIA ELECTRICAL CODE - TITLE 24 PART 3
  - 2019 CALIFORNIA MECHANICAL CODE - TITLE 24 PART 4
  - 2019 CALIFORNIA PLUMBING CODE - TITLE 24 PART 5
  - 2019 CALIFORNIA ENCRGY CODE - TITLE 24 PART 6
  - 2019 CALIFORNIA GREEN BUILDING STANDARDS CODE - TITLE 24 PART II

## DEFERRED SUBMITTAL ITEMS (UNDER SEPARATE PERMIT)

SCALE 4  
N.T.S.

- Exterior Signage
- The existing Orange Fire Department approve Ansel system will be verified by separated permit.

## ORANGE POLICE NON-RESIDENTIAL REQUIREMENTS

SCALE 5  
N.T.S.

**Orange Police Non-Residential Requirements**  
The City of Orange Municipal Code section 15.52 requires that all building within the city meet specific security standards (Ordinance # 6-18). The following items shall be required on any new or remodeled commercial building/tenant space.

Strike plate - 16 gauge Screws- 3" in wood framed jambs Aluminum jamb reinforced  
Non-removable hinge pins (NRP) on out swinging doors  
Operable windows/sliding doors shall have passed C.M.B.S.O. forced entry test  
Exterior doors - 16 gauge hollow metal or solid core wood  
Exterior door hardware shall come from current City of Orange Approved Products List  
One motion lever hardware, deadbolt function required on all exterior doors (unless panic required)  
Solid steel cylinder guard/approved escutcheon required  
Exterior pair of doors require automatic 5/8" metal flush bolts at head & threshold  
Double doors with panic hardware require full length astragal approved by the police department  
Office suite doors in multi-occupancy/tenant building to be secured as exterior doors (i.e.-deadbolt)  
Skylights shall be protected by rated burglary/impact glazing, or approved burglar bars  
HVAC or air duct/vent require burglar bars/screen on any opening exceeding 96 square inches (iron bars at least 1/2 in round or 1 in flat steel material spaced no more than 5 inches apart & securely fastened)  
Building address numbers shall be illuminated, contrast and between 8 and 12 inches in height  
Lighting at exterior doorways shall be maintained minimum 1 fc. at ground with vandal proof lenses  
Lighting on parking & access areas shall be maintained minimum 1 fc. at ground with vandal proof lenses  
ANY EXTERIOR CHANGES TO EXISTING BUILDING T.I.'s MUST MEET SECURITY ORDINANCE REQUIREMENTS

**CRIME PREVENTION BUREAU (714)-744-7327 or (714) 744-7555**

## OCCUPANCY LOAD CALCULATION

SCALE 6  
N.T.S.

SECTION	AREA	OCCUPANCY LOAD
DINING AREA	361 SF(NET)	361 /15= 24 PERSONS
SERVICE AREA	80 SF.	80 /150= 1 PERSON
KITCHEN AREA	871 SF.	871/200=5 PERSONS
HALL WAY	105 SF.	
<b>TOTAL</b>	<b>1417 SF.</b>	<b>30 PERSONS</b>

1. 0 < OCCUPANCY < 50 PERSONS, SO PROVIDE 1 EXIT  
ONE UNISEX'S RESTROOM IS OK.

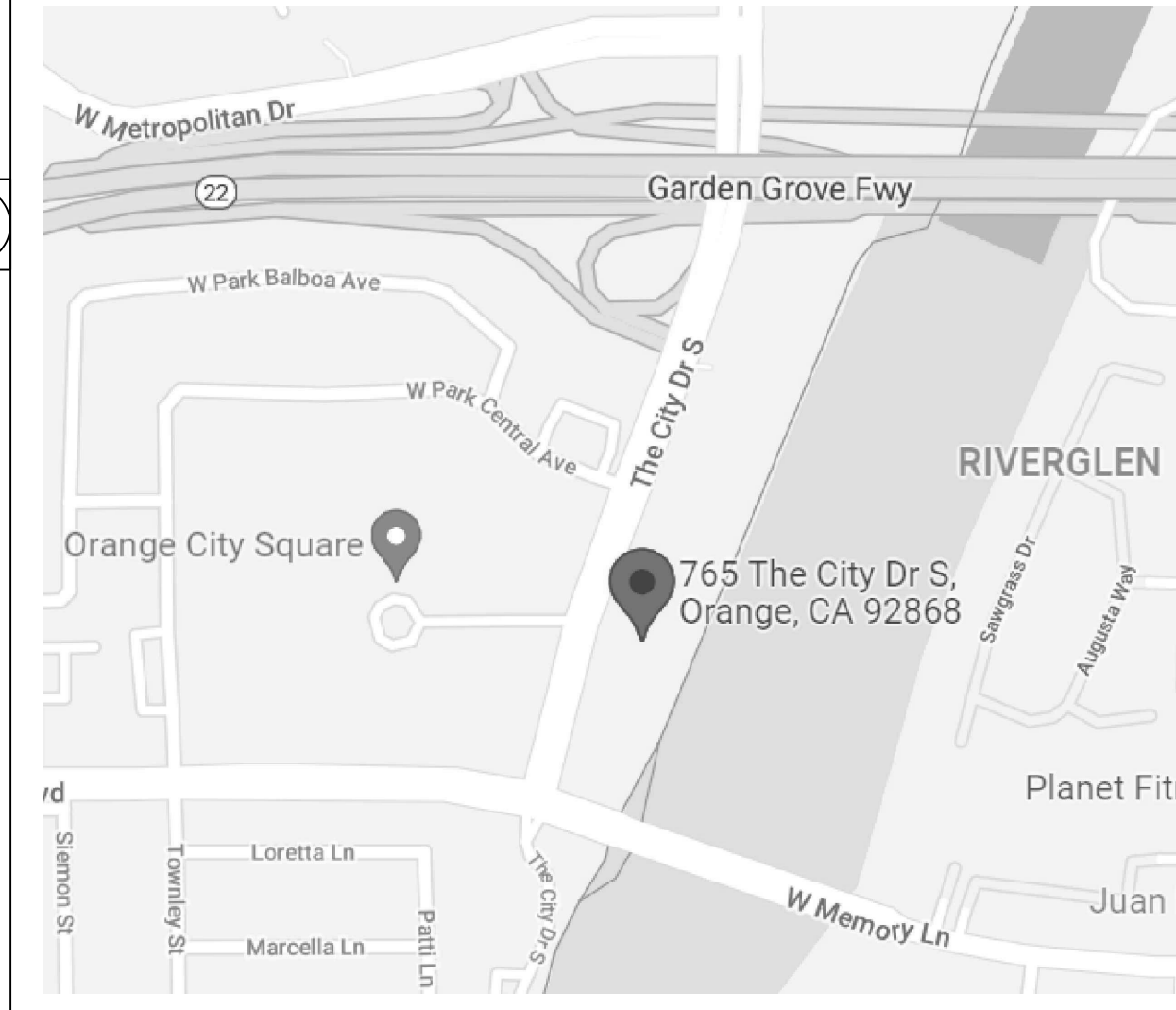
## SHEET INDEX

SCALE 8  
N.T.S.

- |                                       |                               |
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| T-1 GREEN BUILDING CODE               | M-2 AC DUCT PLAN              |
| T-2 GREEN BUILDING CODE               | M-3 MECH. DETAIL              |
| T-3 GREEN BUILDING CODE               | M-4 MECH. DETAIL              |
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| A-00 ENLARGE PUBLIC RESTROOM & DETAIL |                               |
| A-1 FLOOR PLAN & DETAIL               |                               |
| A-2 CEILING PLAN & DETAIL             |                               |
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## VICINITY MAP

SCALE 7  
N.T.S.



## SCOPE OF WORK

SCALE 9  
N.T.S.

THIS IS AN EXISTING RESTAURANT RENOVATION, THE RESTAURANT USES PUBLIC RESTROOM NO CHANGE, EX "T" BAR CEILING NO CHANGE. RENOVATION WORK AS FOLLOW:  
1, BUILD SOME NON-BEARING WALL TO PROPOSE THE SERVICE AREA, KITCHEN AREA & DINING AREA;  
2, BUILD ONE NEW WALK IN COOLER;  
3, INSTALL ONE NEW A/C#1(3 TONS);  
4, CHANGE THE EQUIPMENTS UNDER EXISTING TYPE"1" HOOD.

## CONSULTANT INFORMATION

SCALE 10  
N.T.S.

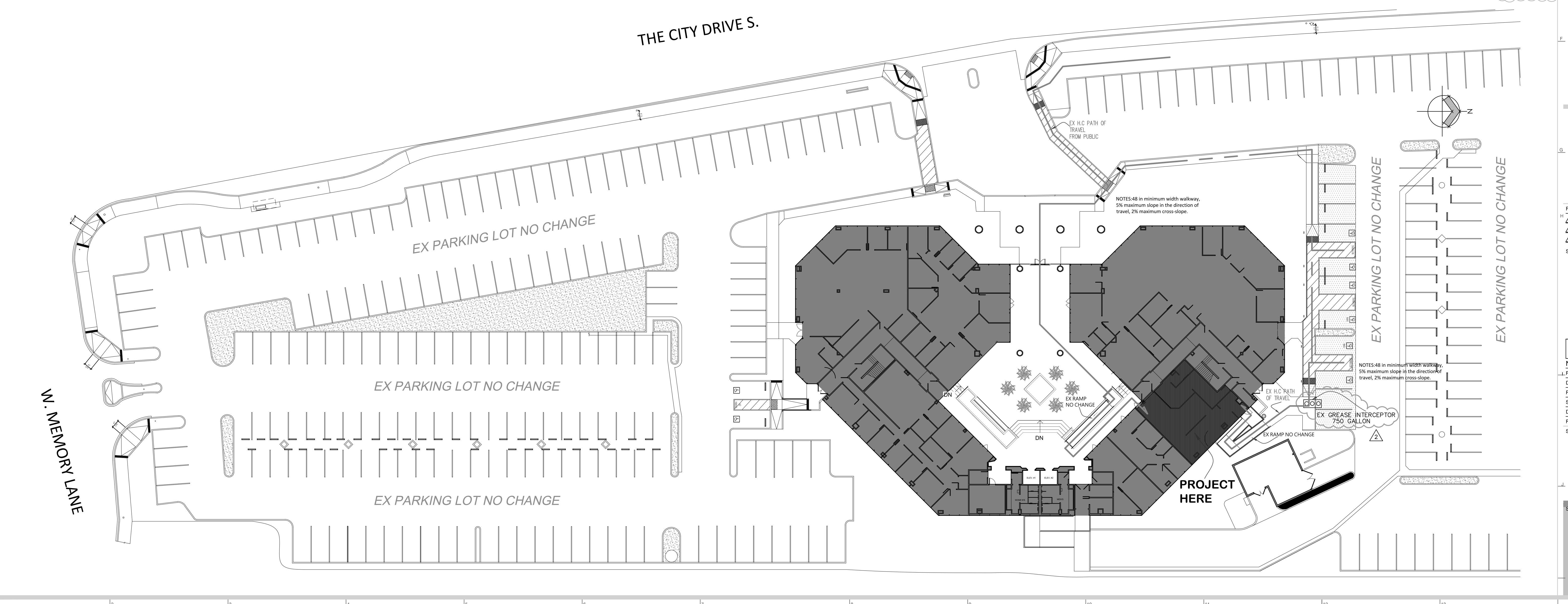
**DC DESIGN & CONSULTING INC.**  
TEL: 213-910-6006  
ADDRESS: 1259 HERITAGE WAY  
COVINA CA 91724

**CONTRACTOR:**  
Green Eagle Enterprise Corporation  
20121 Valley Blvd. Walnut, CA 91789  
(909) 598-5046

**J.S. ELECTRICAL & MECHANICAL ENGINEER**  
705 LOS LIVES DR SAN GABRIEL CA 91775  
ELE ENGINEER: ZHANG JOSEPH  
TEL : (626) 497 - 0558

## SITE PLAN

SCALE 11  
1/24"=1'



**DC Design & Consulting Inc.**  
COMMERCIAL & RESIDENTIAL  
1259 Heritage Way  
Covina CA 91724  
Tel: 213-910-6006  
E-mail: wellideng123@gmail.com

REGISTERED PROFESSIONAL ENGINEER  
HAROLD PING-HUNG WU  
No. 35693  
Exp. 8-30-22  
CIVIL  
STATE OF CALIFORNIA

EXISTING RESTAURANT T. I. HIRONORI CRAFT RAMEN  
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Revisions:

1	BUILDING CORRECTION 6-12

Stamp

PERMIT#

No.	Description	Date

Project No.:  
Drawn By: ALLEN DENG  
Reviewed By:  
Scale:  
Date: 09-12-2021  
Filename:  
Sheet Title:

## COVER SHEET

Sheet #:

T-0