

APN: 034-140-013

[illegible]

COPYRIGHT © GREG LEDOUX & ASSOCIATES, INCORPORATED
THIS DOCUMENT AS AN INSTRUMENT OF SERVICE IS THE SOLE
PROPERTY OF GREG LEDOUX & ASSOCIATES, INCORPORATED
AND SHALL REMAIN SO WHETHER THE PROJECT FOR WHICH IT
IS INTENDED IS OR IS NOT EXECUTED. THIS DOCUMENT SHALL
NOT BE USED IN WHOLE OR IN PART ON OTHER PROJECTS OR
EXTENSIONS OF THIS PROJECT EXCEPT BY WRITTEN CONSENT
OF GREG LEDOUX & ASSOCIATES, INCORPORATED.

4-30-2020 FOR DESIGN REVIEW
NOT FOR CONSTRUCTION

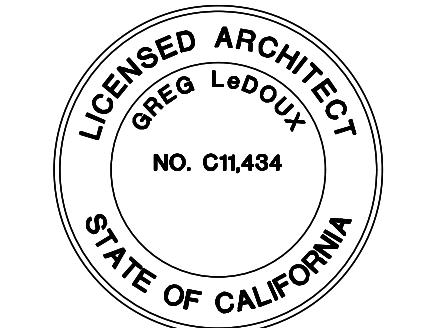
THIS PROJECT WAS ORIGINALLY CONSTRUCTED UNDER THE 1985 UBC
CONSTRUCTION TYPE V-N, OCCUPANCY OF B2.
THIS PROJECT SHALL COMPLY WITH THE CALIFORNIA ADMINISTRATIVE CODE-
TITLE 24 (2019) AND THE FOLLOWING:

2019 CALIFORNIA BUILDING CODE
2019 CALIFORNIA ELECTRICAL CODE
2019 CALIFORNIA MECHANICAL CODE
2019 CALIFORNIA ENERGY CODE
2019 CALIFORNIA FIRE CODE
2019 CALIFORNIA REFERENCE STANDARDS CODE
2019 CALIFORNIA PLUMBING CODE

7501 SOLANO AVE
YOUNTVILLE, CA 94599

APN: 034-140-013

TITLE SHEET



EXPIRES 12-31-21

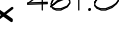
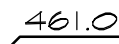














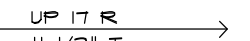

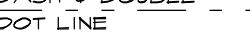
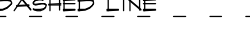
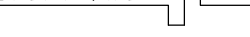

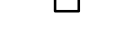
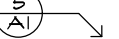



**GREG
LEDoux
and
ASSOCIATES,
INC.**

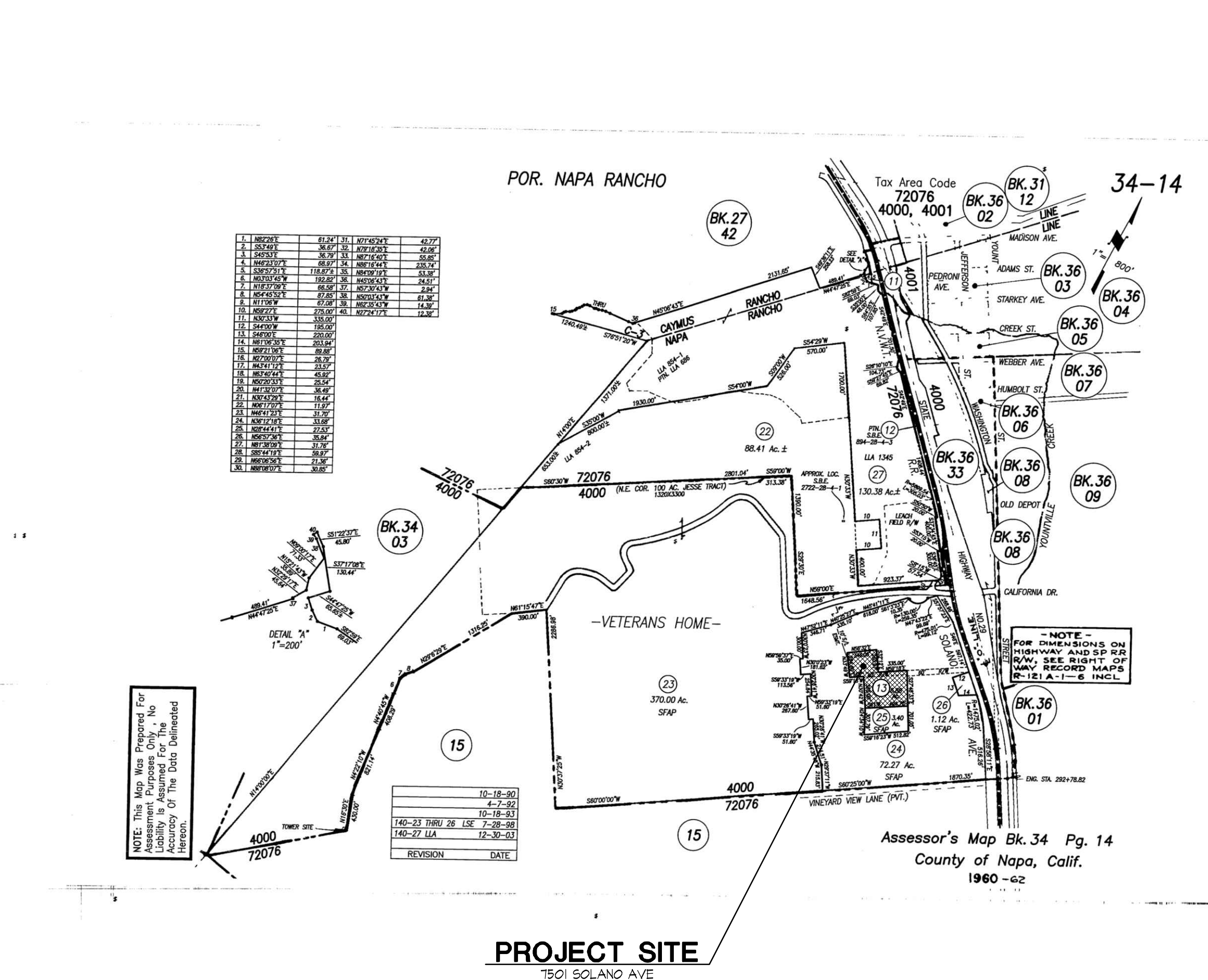
48 W. SIERRA AVE.
COTATI, CA
(707) 795-8855

DRAWN BY: TM, NW	T1
DATE: APRIL 2020	
JOB NO. 14.0301	
SCALE: AS NOTED	

OF 13 TOTAL SHTS.

[illegible]

	EXISTING POINT ELEVATION (PLAN)
	NEW OR REQUIRED POINT ELEVATION
	EXISTING CONTOURS ELEVATION NOTED ON HIGH SIDE
	NEW CONTOURS ELEVATION NOTED ON HIGH SIDE
	DIMENSION REFERENCE POINT OR LEVEL LINE
	REVISION
	DOOR TYPE
	WINDOW NUMBER
	COLUMN REFERENCE GRIDS OR WALL TYPE DESIGNATION
	DETAIL WITH REFERENCE SHEET NUMBER
	ROOM/SPACE NUMBER
	EQUIPMENT NUMBER
	BUILDING SECTION WITH REFERENCE SHEET NUMBER
	WALL SECTION OR INTERIOR ELEVATION WITH REFERENCE SHEET NUMBER
	REFERENCE NORTH POINT TO BE PLACED ON EACH PLAN SHEET
	TRUE NORTH TO BE PLACED ON EACH SITE PLAN SHEET
	STAIR DIRECTION SYMBOL
	CENTER LINES, FLOOR LINES, IN EXTERIOR ELEVATIONS, PROJECTED LINES
	PROPERTY LINES, BOUNDARY LINES
	HIDDEN LINES
	TO BREAK OFF PARTS OF DRAWINGS
	INDICATION ARROWS
	INDICATION ARROWS
	INDICATES DETAIL NUMBER
	INDICATES SHEET ON WHICH DETAIL IS SHOWN
	INDICATES SECTION LETTER
	INDICATES SHEET ON WHICH SECTION IS SHOWN



ASSESSOR'S PARCEL MAP

OWNER/APPLICANT:
TOWN OF YOUNTVILLE PUBLIC WORKS
CONTACT: JOHN FERONS
6550 YOUNT ST.
YOUNTVILLE, CA 94599
707-944-8851

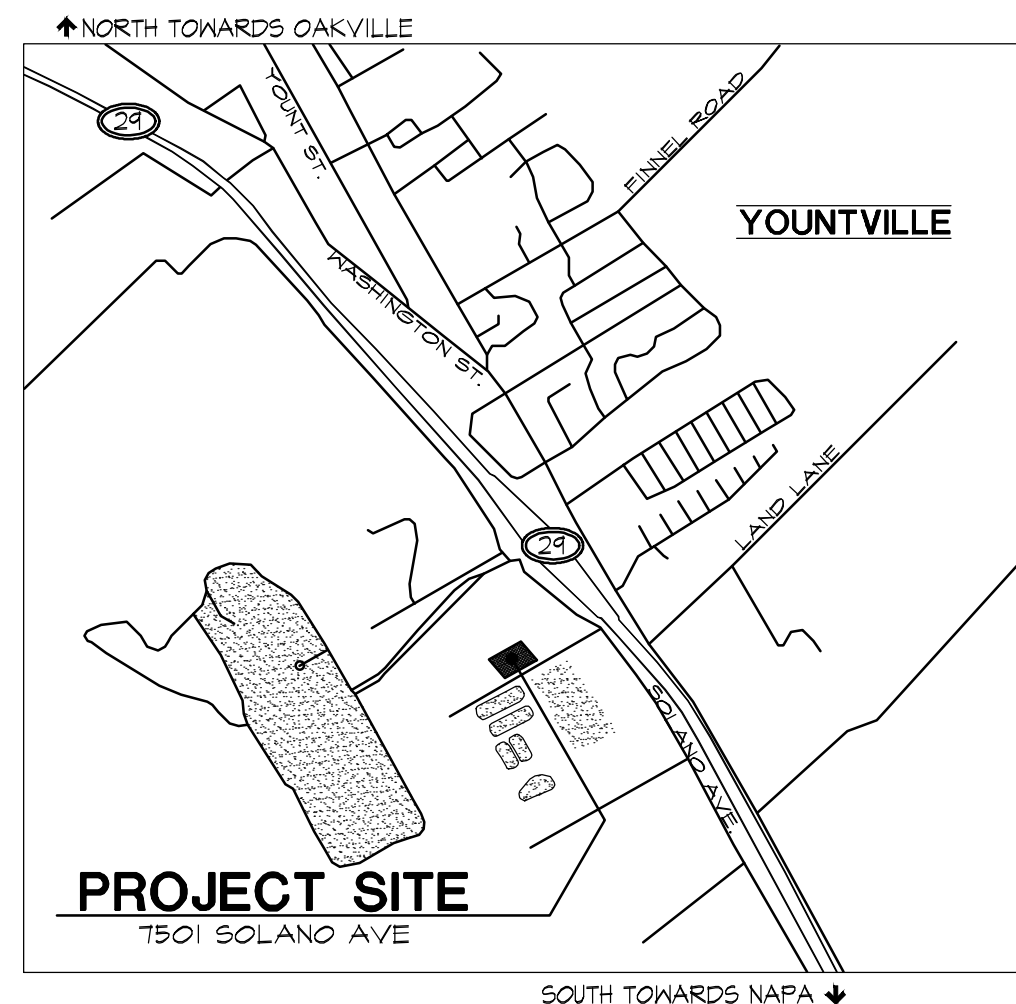
ARCHITECT:
GREG LeDOUX & ASSOCIATES, INC.
CONTACT: GREG LeDOUX, ARCHITECT
48 WEST SIERRA AVENUE
COTATI, CA 94931
707-795-8855

GENERAL CONTRACTOR:
CONTACT: T.B.D.

ENERGY CONSULTANT
CONTACT:

ELECTRICAL ENGINEER:
BROKAW DESIGN
CONTACT: DAVID BOUCKE
P.O. BOX 3103
RHONERT PARK, CA 94927
707-927-6037

STRUCTURAL ENGINEER
MKM & ASSOCIATES.
CONTACT: NICK STUART
5880 COMMERCE BLVD.
ROHNERT PARK, CA 94928
707-578-8185



APN:.....034-140-013
ZONING:.....(PF)
LOT AREA:.....6.88 ACRES (299,692.8 S.F.)
CONSTRUCTION TYPE:.....V-N (V-B)

OCCUPANCY:

NUMBER OF STORIES: ONE
 AUTOMATIC FIRE EXTINGUISHING SYSTEM (A.F.E.S.): NO
 EXISTING BUILDING AREA: 1984 S.F.
 PROPOSED BUILDING ADDITION: 740 S.F.
 TOTAL BUILDING AREA: 2724 S.F.

PARKING: NO PROPOSED CHANGES.

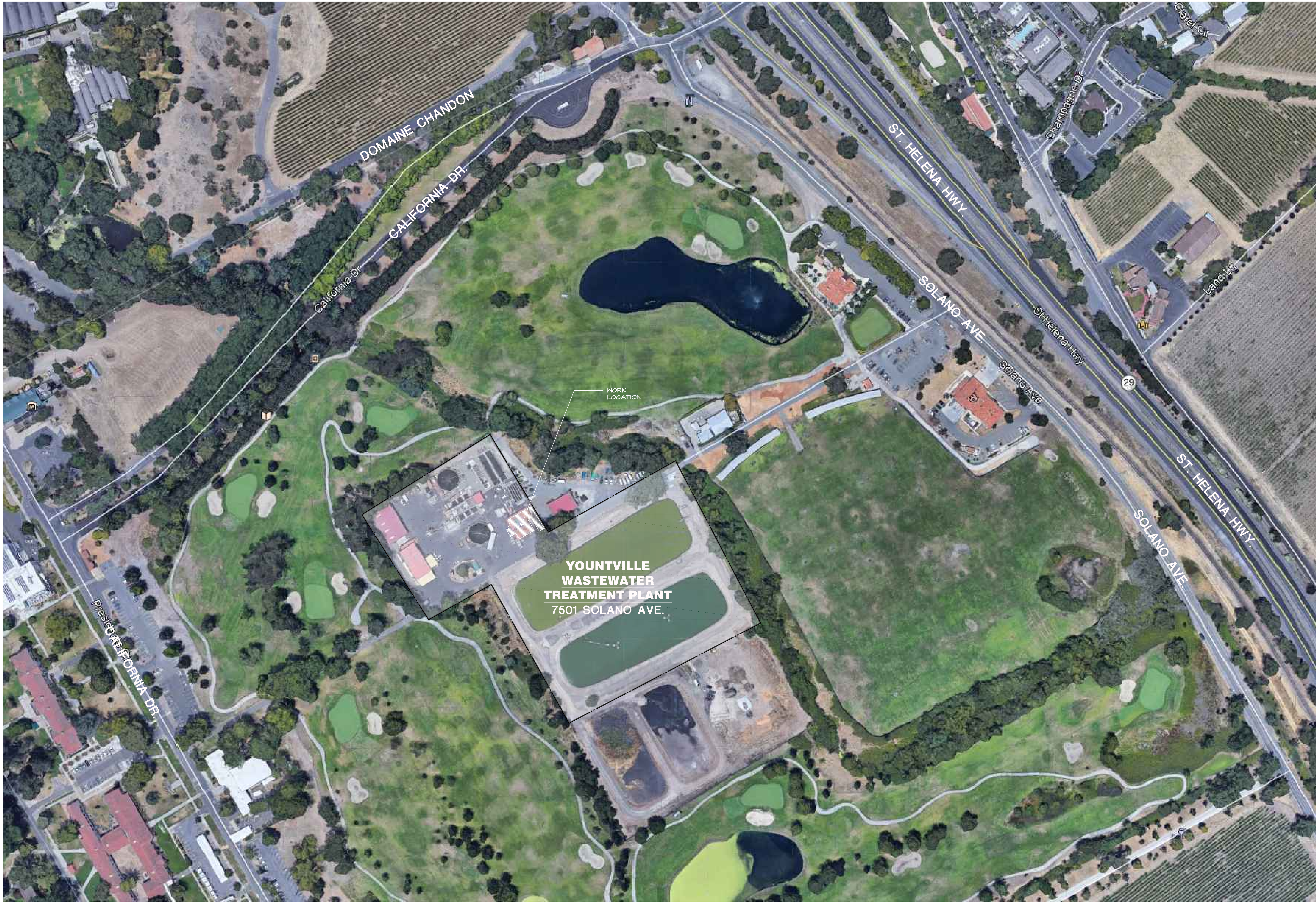
THIS IS A PROPOSED BUILDING EXPANSION PROJECT FOR THE YOUNTVILLE WASTE WATER TREATMENT PLANT LOCATED AT 1501 SOLANO AVE, YOUNTVILLE CA 94599.

SCOPE OF WORK CONSISTS OF AN EXPANSION OF THE EXISTING CONTROL ROOM, A NEW CONFERENCE/BREAKROOM; AND A NEW MANAGER'S OFFICE; WITH SOME MINOR INTERIOR REMODELING OF THE EXISTING CONTROL BUILDING.

THE TOTAL ADDED FLOOR AREA FOR THE BUILDING ADDITION IS APPROXIMATELY 140 S.F., SINGLE STORY, AND DESIGN TO MATCH THE EXISTING BUILDING ARCHITECTURE.

SHEET INDEX

LEGEND (ALL SYMBOLS MAY NOT APPLY)										Job Name: YOUNTVILLE WWTP										DRAWN BY: JM		CHECKED BY: MPA																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																	
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4-30-2020 FOR DESIGN REVIEW
NOT FOR CONSTRUCTION

A PROPOSED BUILDING
ADDITION FOR:
**YOUNTVILLE
WASTEWATER
TREATMENT
PLANT**
7501 SOLANO AVE.
YOUNTVILLE, CA 94599

APN: 034-140-013

NEIGHBORHOOD
CONTEXT MAP



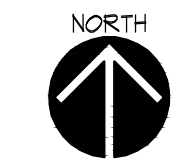
**GREG
LEDoux**
and
**ASSOCIATES,
INC.**

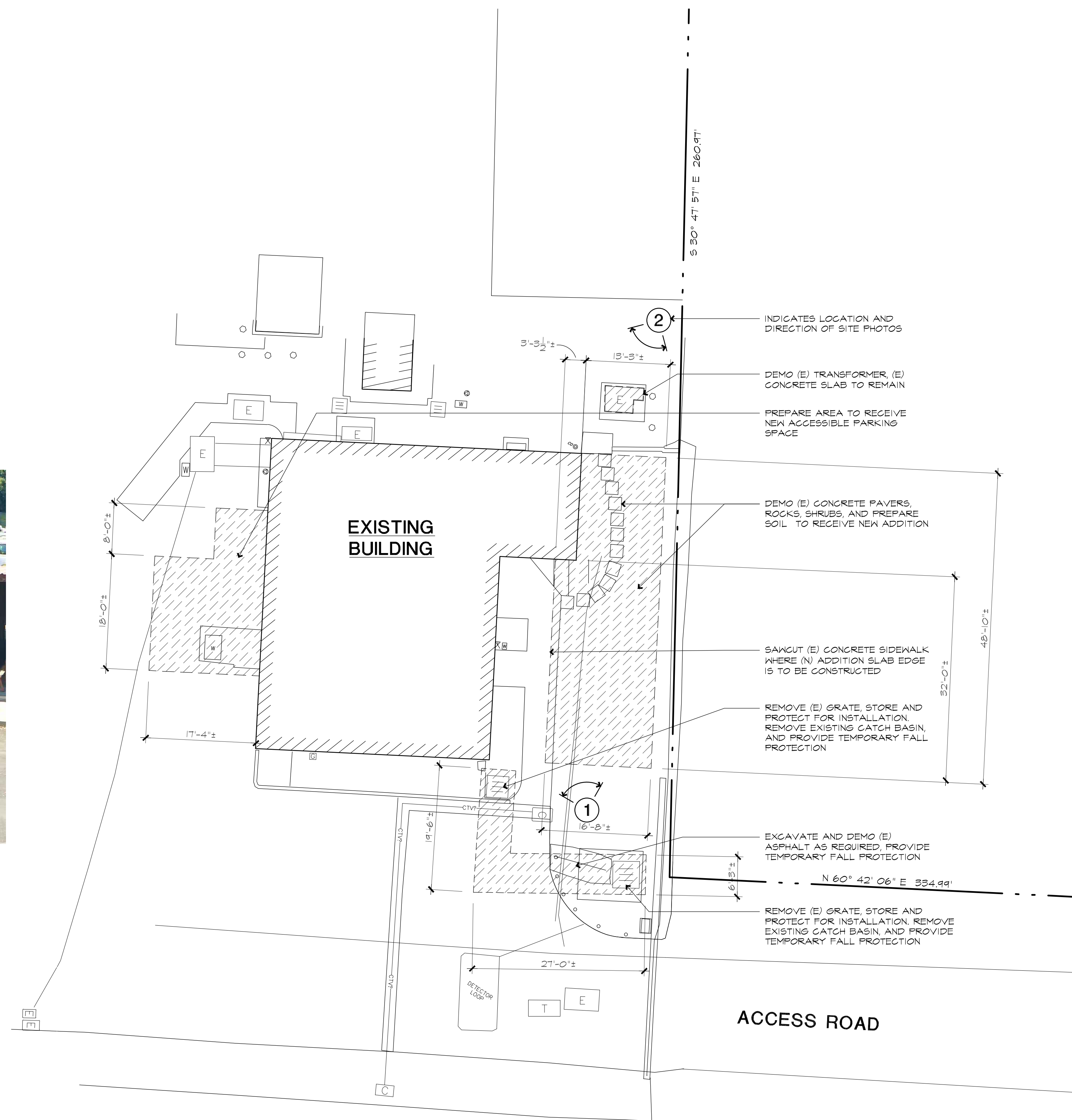
48 W. SIERRA AVE.
COTATI, CA
(707) 795-8855

DRAWN BY: NN	A1
DATE: APRIL 2020	
JOB NO. 19.0804	
SCALE: 1" = 100'-0"	
OF 9 ARCH. SHTS.	

NEIGHBORHOOD CONTEXT MAP

SCALE: 1" = 100'-0"

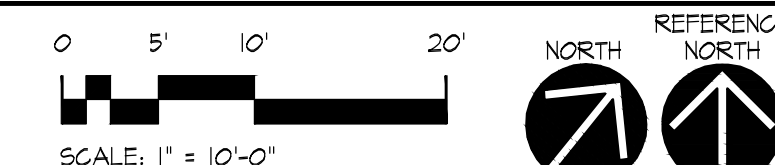




GENERAL NOTE:
FOR MORE EXISTING SITE INFORMATION
SEE TOPOGRAPHICAL SURVEY

EXISTING SITE PLAN + SITE PHOTOS

SCALE: 1" = 10'-0"

[illegible]

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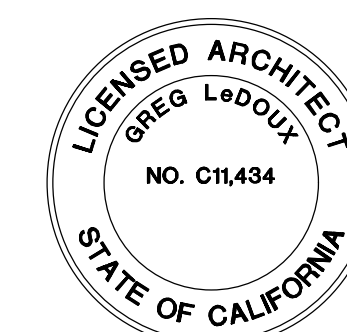
A PROPOSED BUILDING
ADDITION FOR:

YOUNTVILLE WASTEWATER TREATMENT PLANT

7501 SOLANO AVE.
YOUNTVILLE, CA 94599

APN: 034-140-013

EXISTING SITE
PLAN + PHOTOS



EXPIRES 12-31-21

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INC.**

48 W. SIERRA AVE
COTATI, CA
(707) 795-8855

DRAWN BY:
NW

DATE:

APRIL 2020

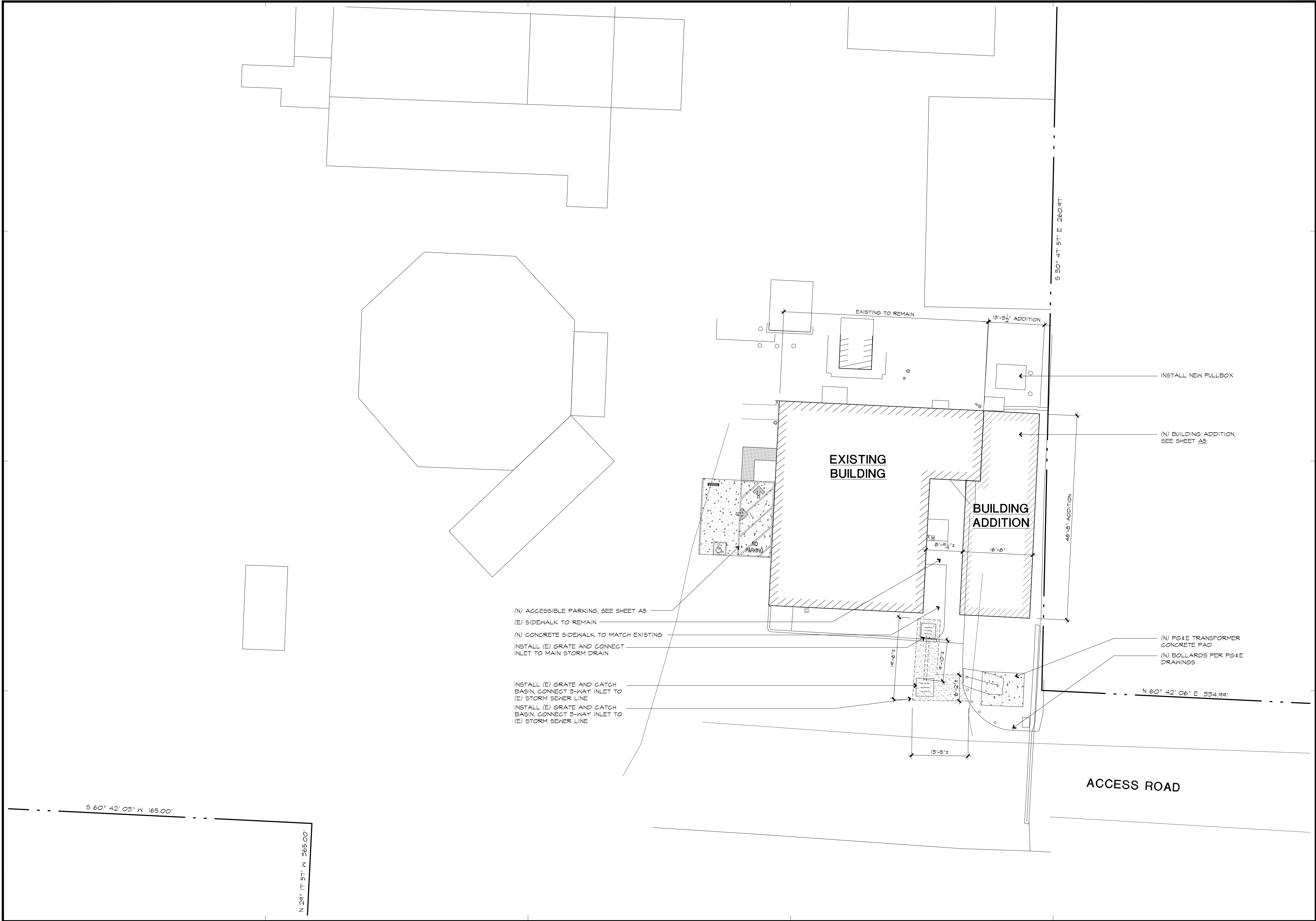
JOB NO.

19.0804
SCALE

SCALE:
1" = 100'-0"

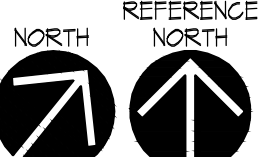
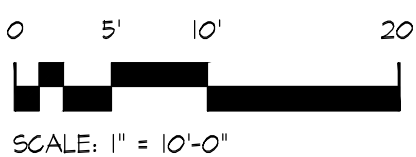
A2

OF 9 APRIL 1957



SITE PLAN

SCALE: 1" = 10'-0"



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A PROPOSED BUILDING
ADDITION FOR:
**YOUNTVILLE
WASTEWATER
TREATMENT
PLANT**
7501 SOLANO AVE.
YOUNTVILLE, CA 94599
APN: 034-140-013

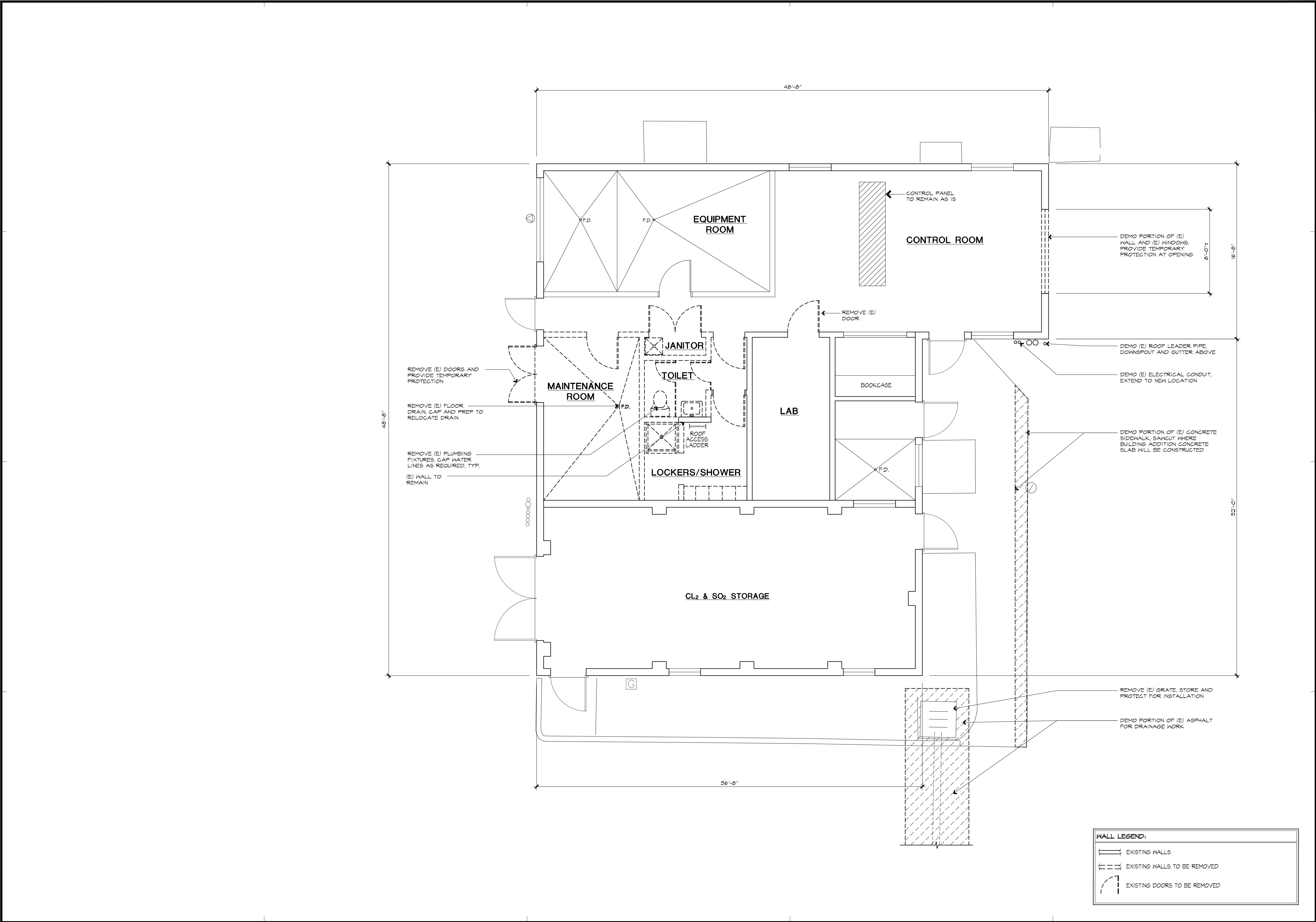
SITE PLAN



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COTATI, CA
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DRAWN BY: NN	A3
DATE: APRIL 2020	
JOB NO. 19.02.04	
SCALE: 1" = 100'-0"	
OF 9 ARCH. SHTS.	



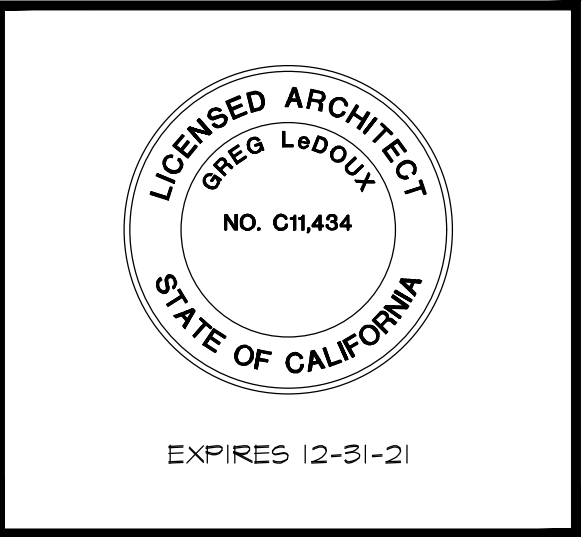
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A PROPOSED BUILDING
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**YOUNTVILLE
WASTEWATER
TREATMENT
PLANT**
7501 SOLANO AVE
YOUNTVILLE, CA 94599
APN: 034-140-013

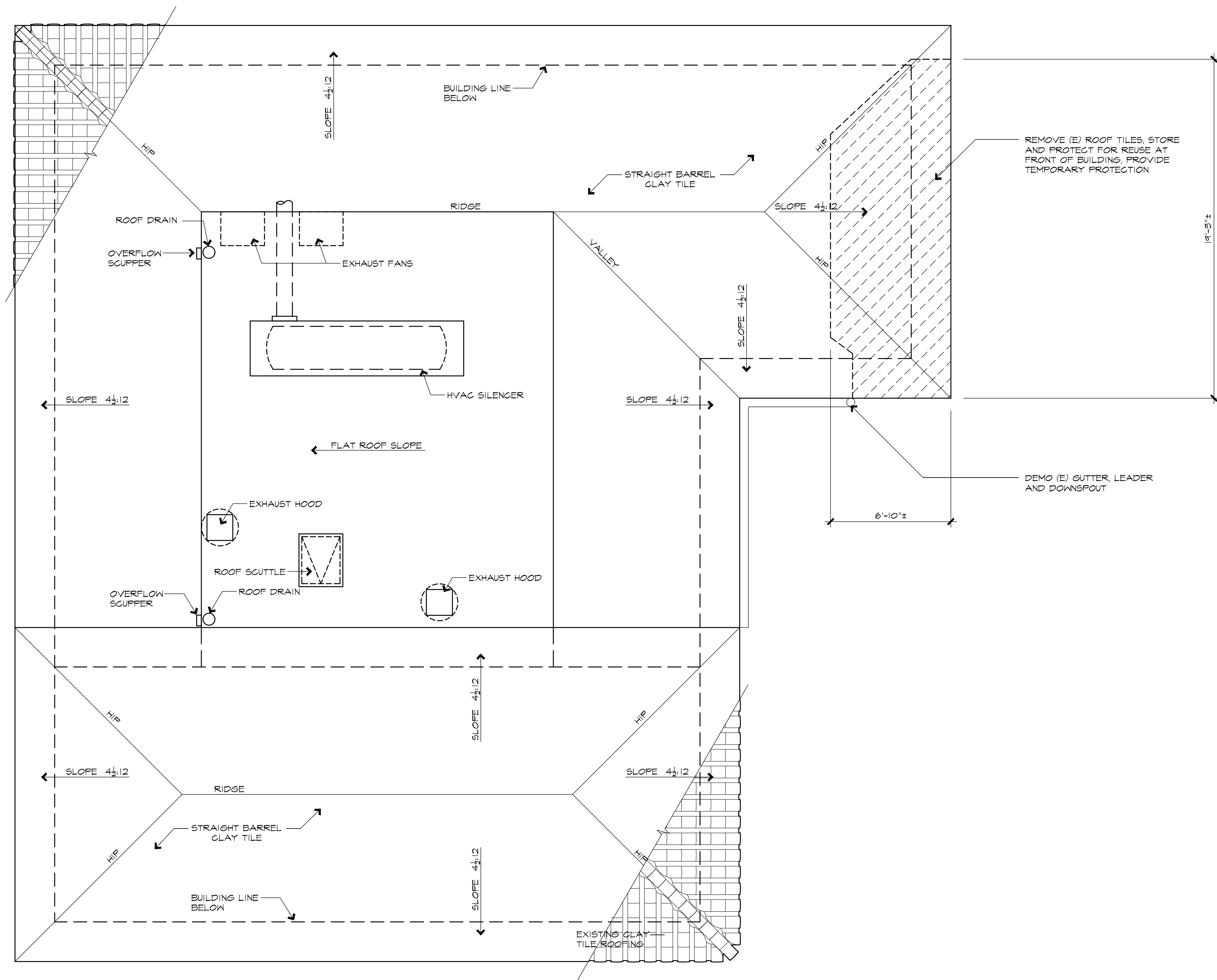
EXISTING FLOOR PLAN
+
DEMOLITION PLAN



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LEDoux**
and
**ASSOCIATES,
INC.**

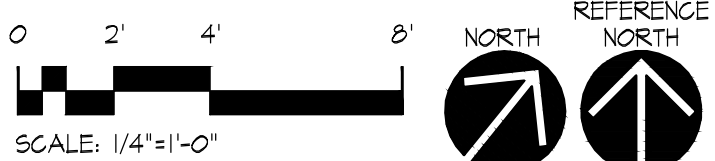
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COTATI, CA
(707) 795-8855

DRAWN BY: TM, NW	A4
DATE: APRIL 2020	
JOB NO. 19.0301	
SCALE: AS NOTED	
OF 9 ARCH. SHTS.	



EXISTING ROOF PLAN

SCALE: 1/4" = 1'-0"



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WASTEWATER
TREATMENT
PLANT**
7501 SOLANO AVE
YOUNTVILLE, CA 94599

APN: 034-140-013

EXISTING
ROOF PLAN

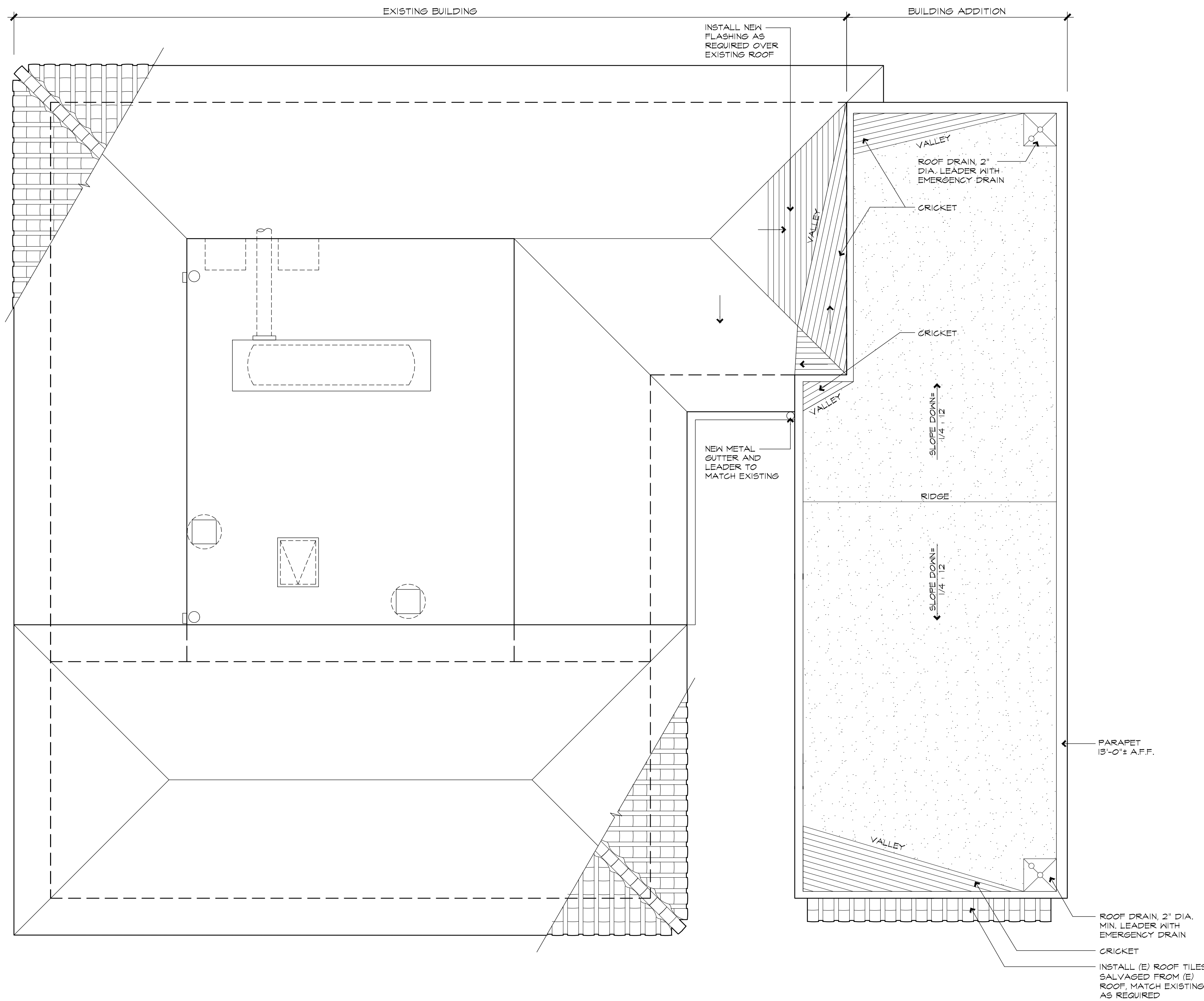


EXPIRES 12-31-21

**GREG
LEDoux**
and
**ASSOCIATES,
INC.**

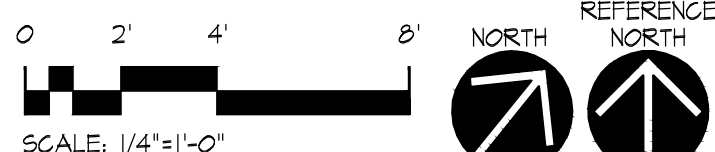
48 W. SIERRA AVE.
COTATI, CA
(707) 795-8855

DRAWN BY: TM, NH	A6
DATE: APRIL 2020	
JOB NO. 19.0301	
SCALE: AS NOTED	
OF 9 ARCH. SHTS.	



ROOF PLAN

SCALE: 1/4" = 1'-0"



REVISIONS:	BY:

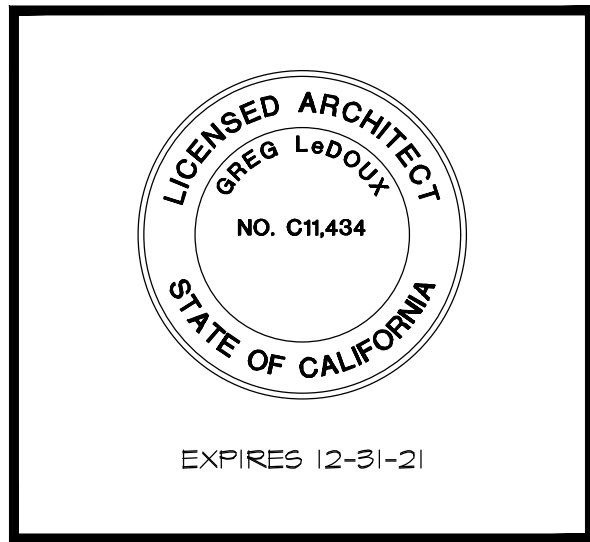
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WASTEWATER
TREATMENT
PLANT**
7501 SOLANO AVE
YOUNTVILLE, CA 94599

APN: 034-140-013

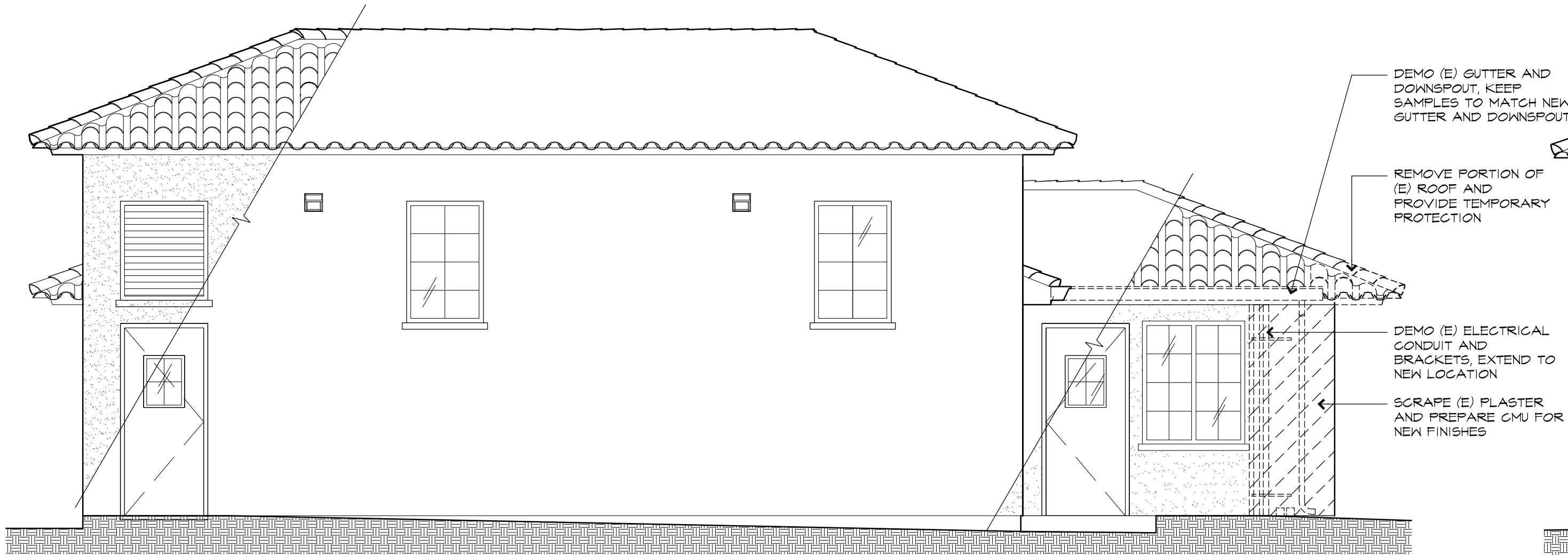
ROOF PLAN



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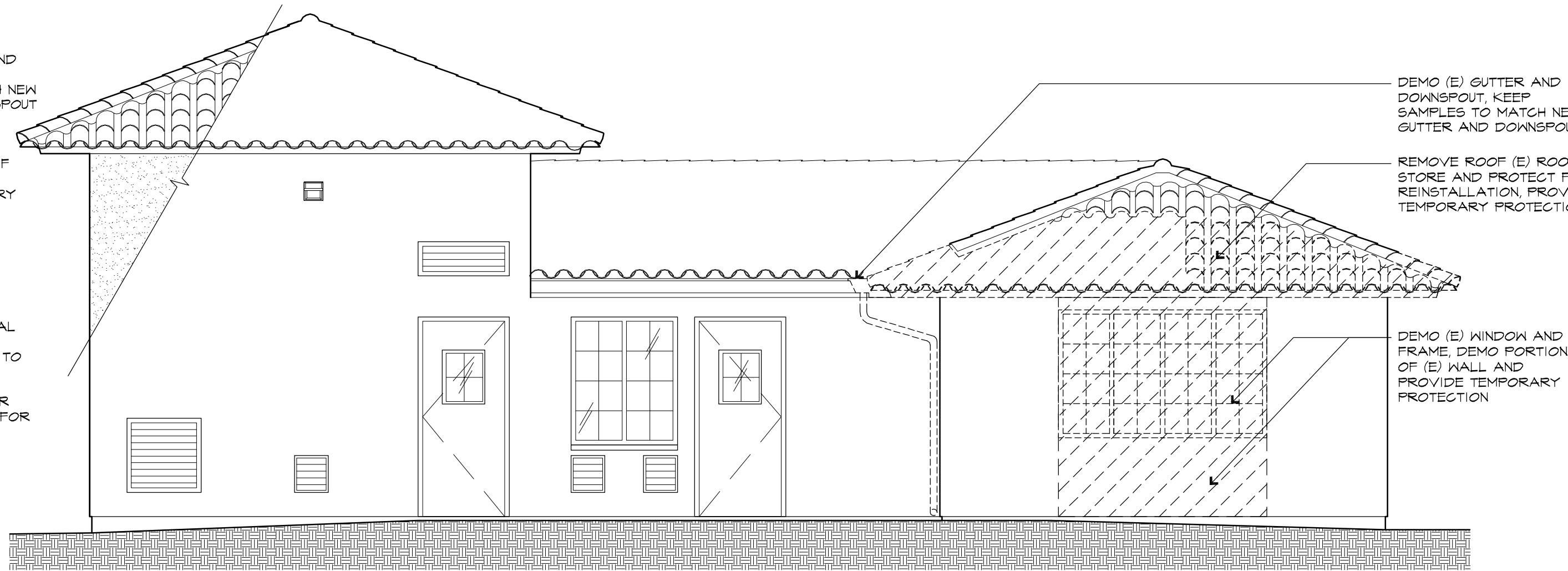
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COTATI, CA
(707) 795-8855

DRAWN BY: TM, NH	A7
DATE: APRIL 2020	
JOB NO. 19.0301	
SCALE: AS NOTED	
OF 9 ARCH. SHTS.	



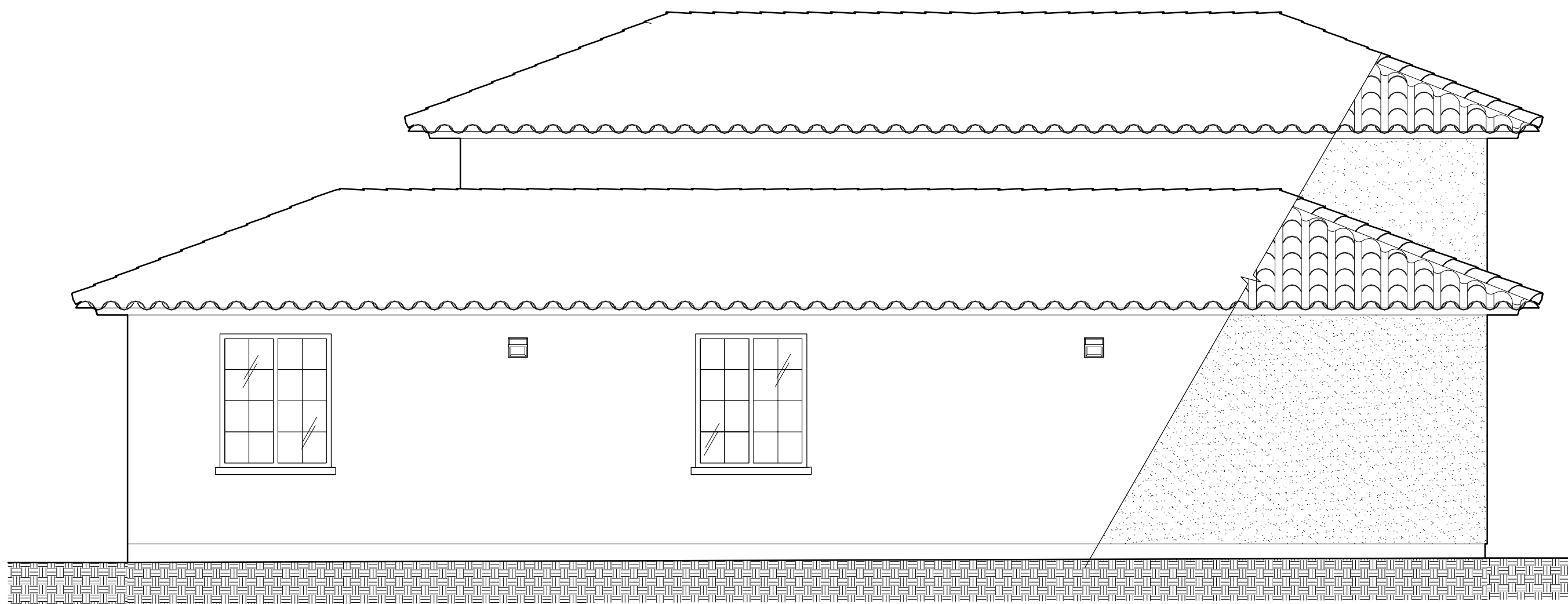
SOUTH ELEVATION

SCALE: 1/4" = 1'-0"



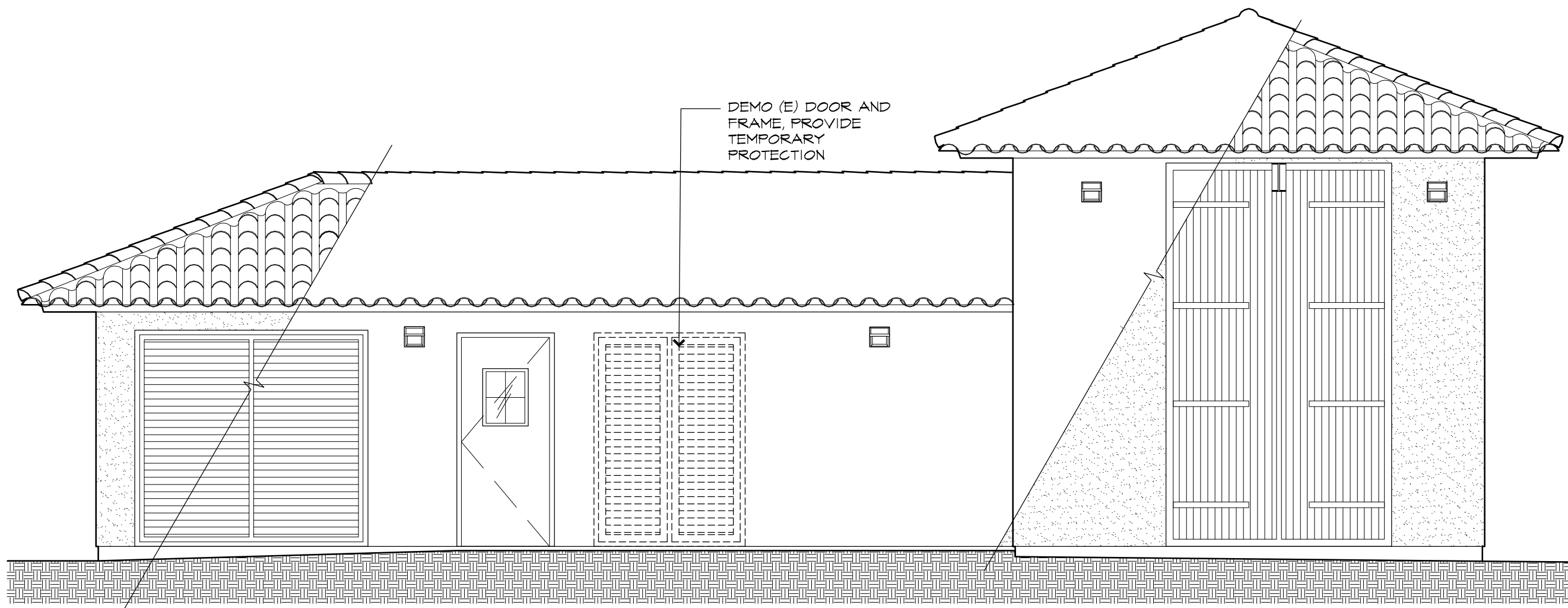
EAST ELEVATION

SCALE: 1/4" = 1'-0"



NORTH ELEVATION

SCALE: 1/4" = 1'-0"



WEST ELEVATION

SCALE: 1/4" = 1'-0"

EXISTING EXTERIOR ELEVATIONS

SCALE: 1/4" = 1'-0"

REVISIONS:	BY:

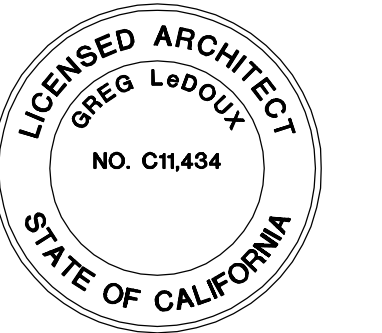
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4-30-2020 FOR DESIGN REVIEW
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A PROPOSED BUILDING
ADDITION FOR:
**YOUNTVILLE
WASTEWATER
TREATMENT
PLANT**
7501 SOLANO AVE
YOUNTVILLE, CA 94599

APN: 034-140-013

EXISTING
EXTERIOR
ELEVATIONS

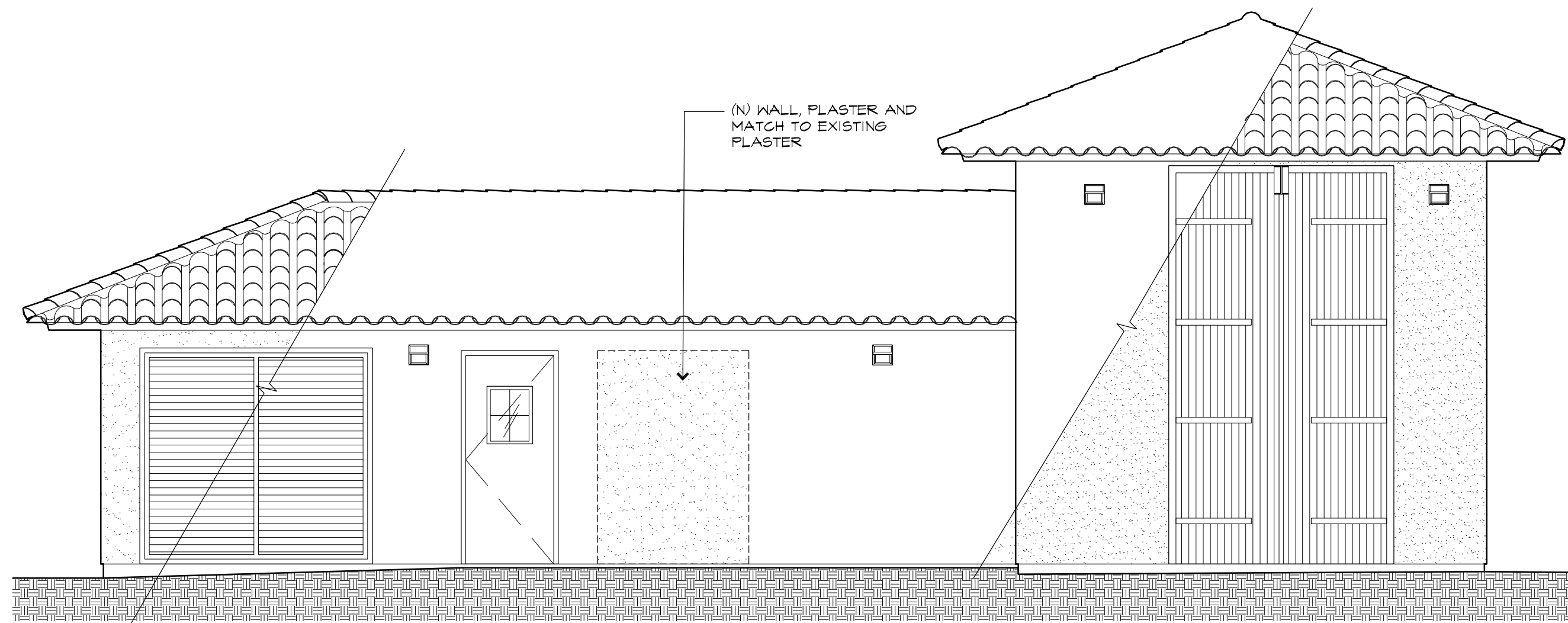


EXPIRES 12-31-21

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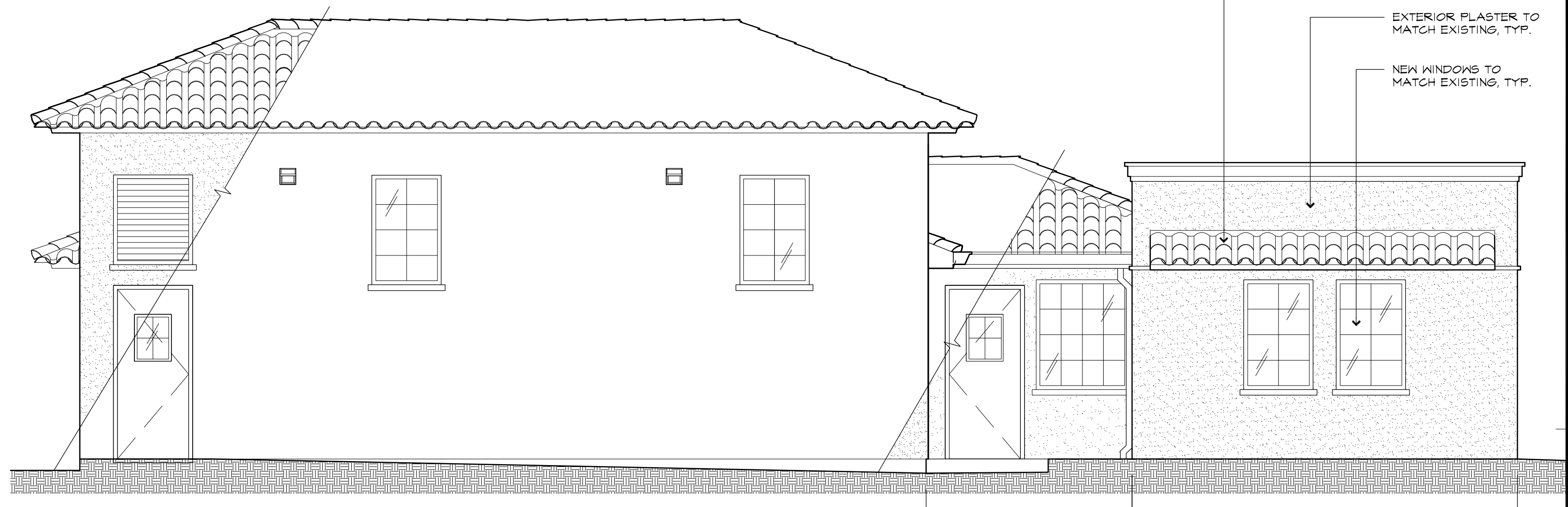
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DATE: APRIL 2020	
JOB NO. 19.0301	
SCALE: AS NOTED	
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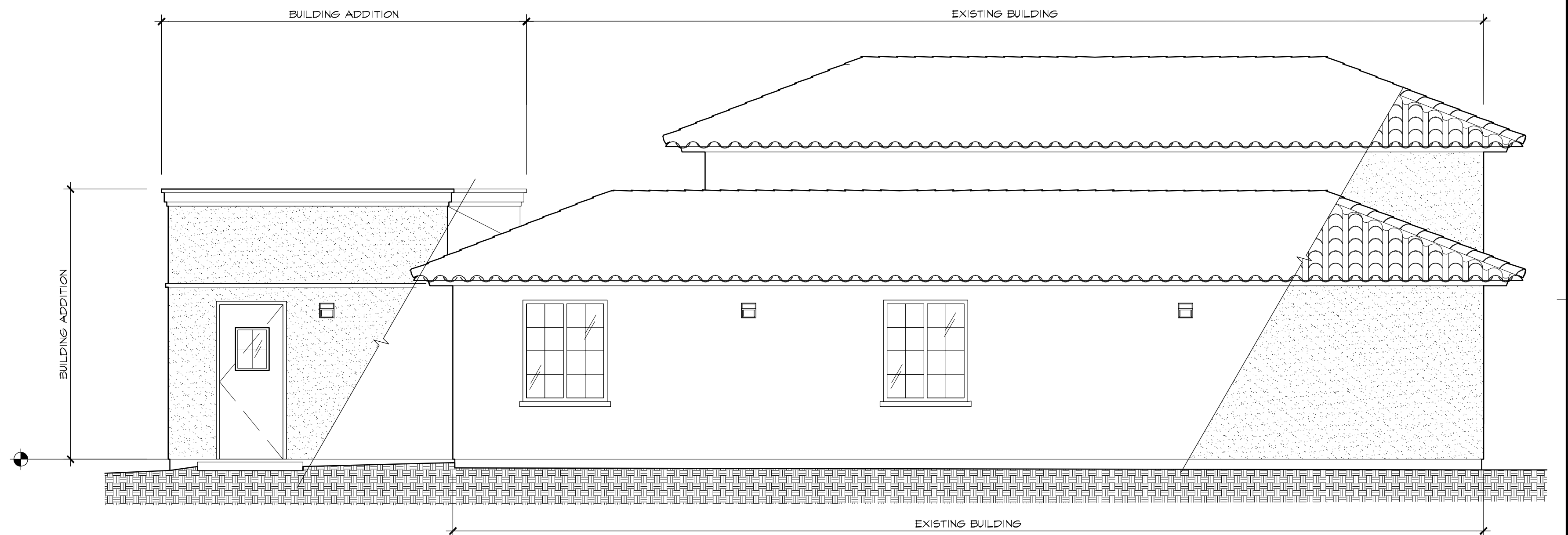
WEST ELEVATION - EXISTING

SCALE: 1/4" = 1'-0"



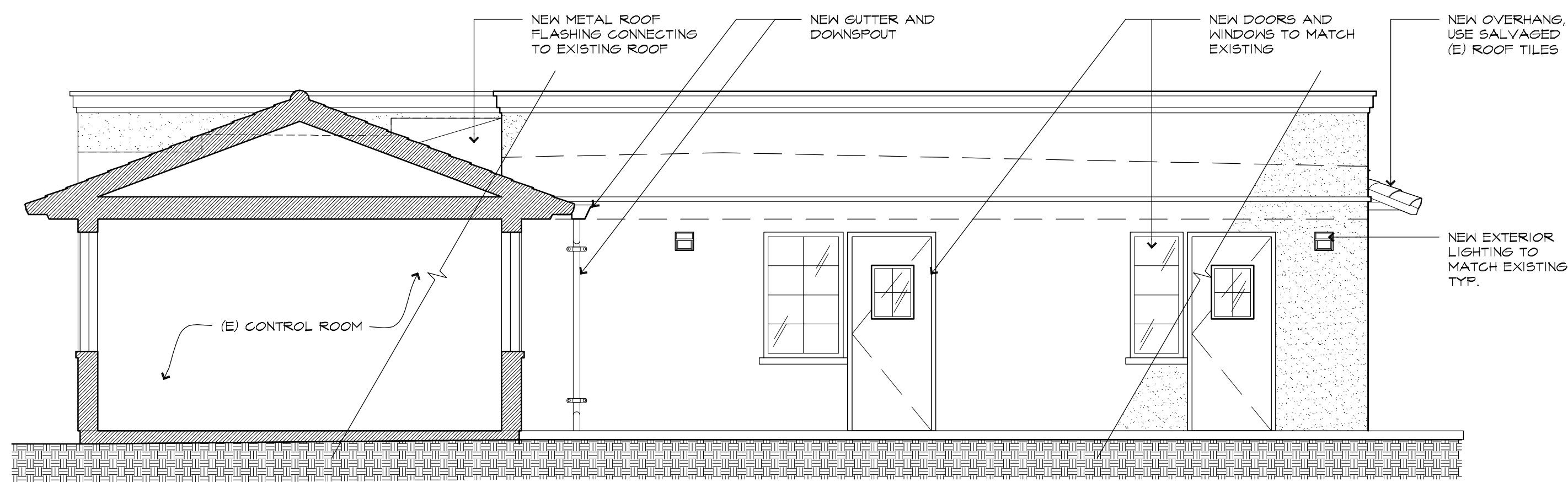
SOUTH ELEVATION

SCALE: 1/4" = 1'-0"



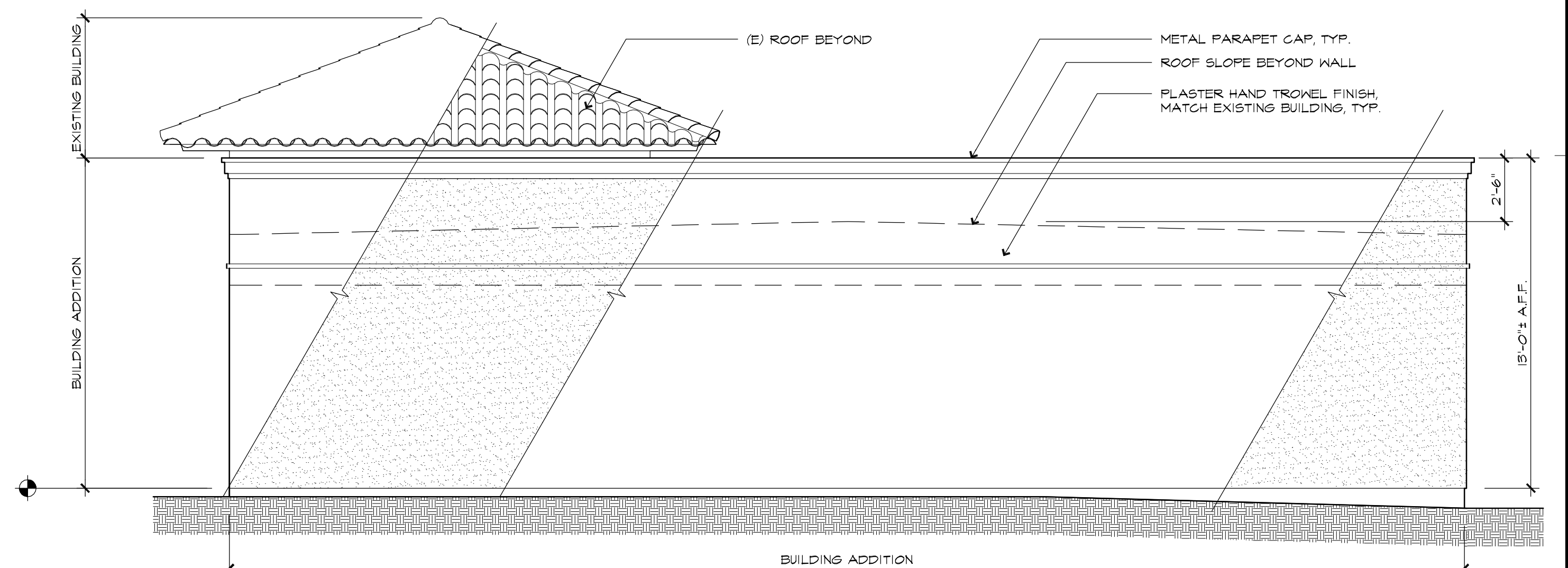
NORTH ELEVATION

SCALE: 1/4" = 1'-0"



WEST ELEVATION - ADDITION

SCALE: 1/4" = 1'-0"



EAST ELEVATION

SCALE: 1/4" = 1'-0"

EXTERIOR ELEVATIONS

SCALE: 1/4" = 1'-0"

REVISIONS:	BY:

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EXTERIOR
ELEVATIONS



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DATE: APRIL 2020	
JOB NO. 19.0301	
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DRAWN BY: TM		DA2
DATE: APRIL 2020		
JOB NO. 19.0804		
SCALE: NONE		
OF 2 DA SHTS.		