

PLAN REVIEW COMMENTS

Date: January 4, 2018
Reviewed by: Anne Marie Bland

Project Name: Del Oro Gateway LLC
Project Address: Oceanside and Ranch del Oro
Project: four new retail buildings - *resubmittal review*
Plan Check Number: Bldg 18-2639 through 2642

Applicant: Roland Lo
roland@scaleslab.com

***Resubmit plans to the Oceanside Building Department with corrected items clouded and delta numbered. Required changes must be made to all sets resubmitted to the City. Resubmittal must include both Building and Fire Department corrected items. For questions please email abland@ci.oceanside.ca.us or telephone (760) 435-4101. Plans must be fully assembled if the set contains more than one sheet. To check plan review status, please call (760) 435-4101.**

**** To speed up the recheck process, please provide a response letter and delta and number applicable changes on the plans.**

***** Note: AN ADDITIONAL \$222 FEE WILL BE CHARGED WHEN PLANS REQUIRE A THIRD SUBMITTAL.**

Comments

- ~~1. Indicate in the project data section if buildings will be fire sprinklered or non-fire sprinklered.~~
- ~~2. If fire sprinklered, show proposed locations of fire sprinkler service connection, control valve and fire department connection. ***Each fire sprinklered building must be provided with and FDC/PIV arrangement installed per Oceanside standard drawing W-21. Show on the site plan and amend grading/improvement plans. 1/4/19 – FDC/PIV per Oceanside standard drawing W-21 not shown on the site or civil plans. Additionally, fire hydrant locations shown on the site plan do not match the civil plan.***
Add private underground fire line to the list of deferred items. 1/4/19 – private underground fire line plans not added to deferred submittal items.~~
- ~~3. Relocate proposed hydrant in front of building four to a location across the driveway near building three as far away from the building as possible.~~
- ~~4. All portions of exterior walls of the buildings must be within 400 feet of a fire hydrant. Distance is measured in an approved route around the buildings. ***Distance to fire hydrants is shown as radius through buildings. Remove radii markings from site plan. As currently placed, hydrants are within specified distance.***~~
- ~~5. Show building address numbers location on the elevation plan. Numbers must be visible from the street.~~
- ~~6. Show Knox box locations on each building on the entrance side. Show on the elevation plan.~~
- ~~7. Add the following notes to the plans:
 - a. Prior to delivery of combustible materials or start of combustible construction, paved vehicle access roads capable of supporting vehicle loading (78,000 lbs) must be installed.~~

City of Oceanside
Fire Department

Fire Prevention Bureau – Plans Examiner
760 435 4101
Fax: 760 435 4084

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- b. ~~The approved, permanent water supply (fire hydrants) must be installed, tested and placed in service prior to delivery of combustible materials or start of combustible construction.~~
- c. ~~Preconstruction meeting prior to lumber delivery required. Call Fire Prevention (760) 435-4101 to schedule.~~