

ELEMENT HOTEL CHULA VISTA

2045 CENTER PARK RD
CHULA VISTA, CA 91915
APN 643-021-40-00 (PARCEL A) & 643-021-41-00 (PARCEL C)

3RD DESIGN REVIEW SUBMITTAL JANUARY 17TH, 2023



1000 BRANNAN STREET
SUITE 404
SAN FRANCISCO, CA 94103
T 415.371.1400
F 415.371.1401
www.axisgfa.com

PROJECT NAME

ELEMENT HOTEL CHULA VISTA

2045 CENTER PARK RD
CHULA VISTA, CA 91915

OWNER NAME

VILLAGE II TOWN CENTER, LLC

20 CORPORATE PLAZA DRIVE
NEWPORT BEACH, CA 92660



OWNER:
VILLAGE II TOWN CENTER, LLC
20 CORPORATE PLAZA DRIVE
NEWPORT BEACH, CA 92660
PHONE:
CONTACT: NICK LEE
EMAIL: nlee@baldwinsons.com

ARCHITECTURE:
AXIS/GFA ARCHITECTURE + DESIGN
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SAN FRANCISCO, CA 94103
PHONE: 415.371.1400
CONTACT: MATT SOISSON
EMAIL: msoisson@axisgfa.com

STRUCTURAL:
KPFFF ENGINEERS
3131 CAMINO DEL RIO NORTH, SUITE 1080
SAN DIEGO, CA 92108
PHONE: 619.521.8500
CONTACT: STEVE SPENCE
EMAIL: steve.spence@kpfff.com

MECHANICAL, PLUMBING, FIRE, ELECTRICAL:
RTM ENGINEERING
2420 S. LAKEMONT AVE. SUITE 320
ORLANDO, FL 32814
PHONE: 714.721.8014
CONTACT: RANDY MOSS
EMAIL: randy.moss@rtmec.com

CIVIL:
HUNSAKER & ASSOCIATES
9707 WAPLES STREET
SAN DIEGO CALIFORNIA
PHONE: 658.558.4500
CONTACT: JESSICA NISHIURA
EMAIL: jnishura@hunsakersd.com

INTERIOR DESIGN:
ADDIR DESIGN
2120 W. WASHINGTON ST, SUITE 101
SAN DIEGO, CA 92110
PHONE: 619.956.5200
CONTACT: SHERRY WARREN
EMAIL: swarren@addirdesign.com

FOOD SERVICE & LAUNDRY:
ECONOMY
1111 GRAND AVE.
SAN MARCOS, CA 92078
PHONE: 760.594.2096
CONTACT: MARTIN OLGEIRSSON
EMAIL: martin@economyrestaurantequip.com

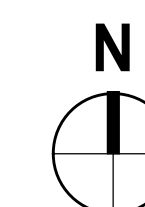
DRY UTILITY:
ENGINEERING PARTNERS
10150 MEANLEY DRIVE, SUITE 200
SAN DIEGO, CA 92131
PHONE: 858.824.1761
CONTACT: EVAN LIKES
EMAIL: evan@engineeringpartners.com

POOL:
AQUATIC TECHNOLOGIES
32232 PASEO ADELANTO SUITE A
SAN JUAN CAPISTRANO, CA 92675
PHONE: 949.276.7609
CONTACT: DAVE HART
EMAIL: dave@aquatictechnologies.com

LANDSCAPE:
TRIBUTARY LA, INC.
2725 JEFFERSON STREET, SUITE 154
CARLSBAD, CA 92008
PHONE: 760.434.9300
CONTACT: TOM PICARD
EMAIL: tom@trib-la.com



VICINITY MAP (NTS)



SHEET INDEX

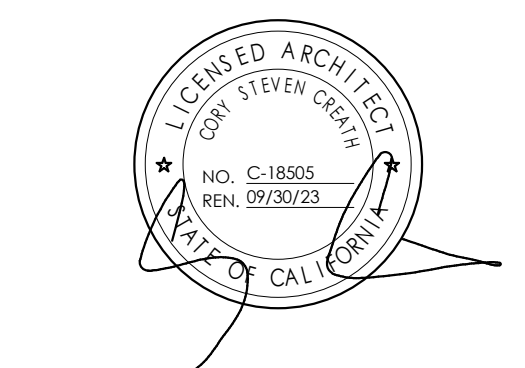
GENERAL
G0.00 COVER SHEET
G0.02 PROJECT INFORMATION
G0.10 PERSPECTIVE VIEWS

CIVIL
10F4 CIVIL TITLE SHEET
20F4 EXISTING ST. SECTIONS & DETAILS
30F4 PROJECT DESIGN
40F4 TURNING MOVEMENTS

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L-1 OVERALL SITE PLAN
L-2 ENLARGED SITE PLAN
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L-4 DETAILS
L-5 HYDROZONE MAP
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L-8 PARKING LOT PLANTING AREA EXHIBIT

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A1.22 SITE DETAILS - TRASH ENCLOSURE
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A2.02 FLOOR PLAN - LEVEL 2
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DATE	ISSUES & REVISIONS
07/29/22	DESIGN REVIEW
08/08/22	30% MARRIOTT REV.
08/26/22	DESIGN DEV.
10/13/22	DR / 60% MARRIOTT
11/17/22	PERMIT SET
01/17/23	DR SUBMITTAL

SCALE AS SHOWN

PROJECT NUMBER 21.527

DESCRIPTION
COVER SHEET

SHEET NUMBER

G0.00

ALL DRAWINGS AND WRITTEN MATERIAL APPEARING HEREIN CONSTITUTE ORIGINAL AND UNPUBLISHED WORK OF THE DESIGN PROFESSIONAL AND MAY NOT BE DUPLICATED, USED OR DISCLOSED WITHOUT WRITTEN CONSENT OF THE DESIGN PROFESSIONAL.



VIEW FROM OLYMPIC PKWY (EAST) 3
SCALE: 1/8" = 1'-0"



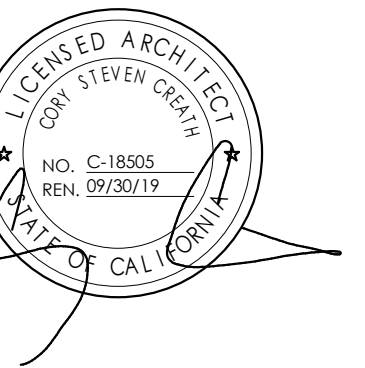
SOUTH EAST 4
SCALE: 1/8" = 1'-0"



MAIN ENTRY 2
SCALE: 1/8" = 1'-0"



VIEW FROM PARKING (WEST) 1
SCALE: 1/8" = 1'-0"



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SCALE AS SHOWN

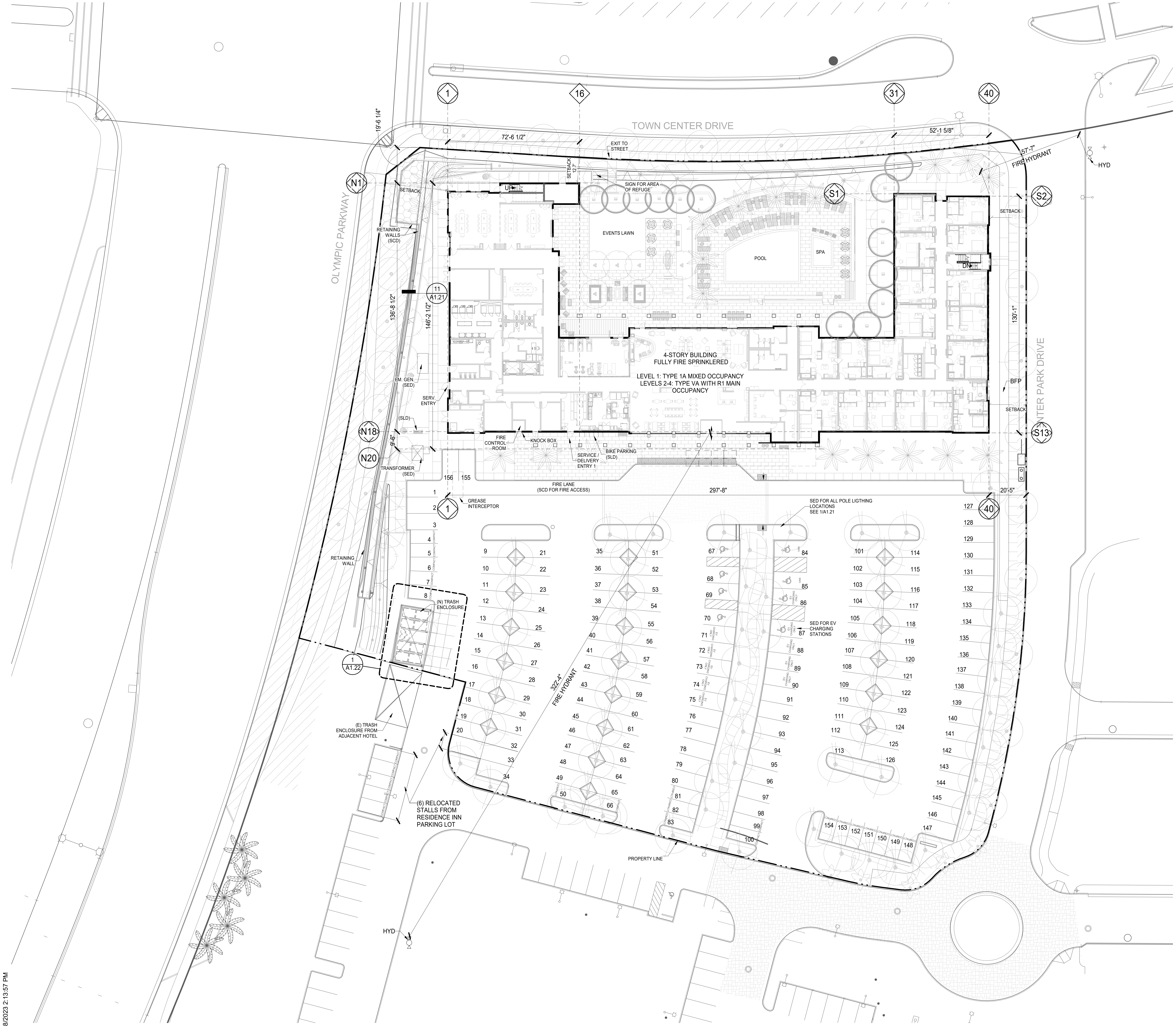
PROJECT NUMBER 21.527

DESCRIPTION
PERSPECTIVE VIEWS

SHEET NUMBER

G0.10

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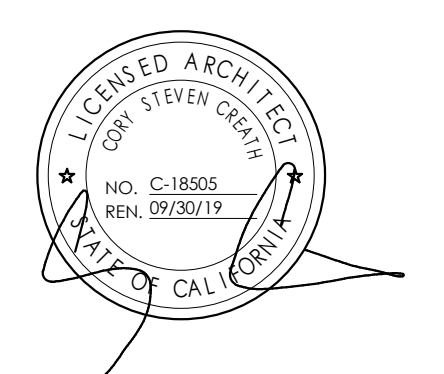


SHEET NOTES
 1. GRID LINES TO FACE OF STRUCTURE
 2. SEE CIVIL DRAWINGS FOR METERS, CONNECTIONS AND STROM DRAIN

AXIS GF7
 1000 BRANNAN STREET
 SUITE 404
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 CHULA VISTA, CA 91915
 OWNER NAME
VILLAGE II TOWN CENTER, LLC
 20 CORPORATE PLAZA DRIVE
 NEWPORT BEACH, CA 92660

LEGEND
 - - - - - PROPERTY LINE
 (Symbol) FIRE HYDRAND, SCD
 (Symbol) PROP. REMOVAL OF FCD (SLD)
 (Symbol) PLANTING AREA



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01/17/23	DR SUBMITTAL

SCALE AS SHOWN
 PROJECT NUMBER 21.527
 TRUE NORTH

DESCRIPTION
SITE PLAN
 SHEET NUMBER
A1.01

DATE 11/18/2023 2:13:57 PM

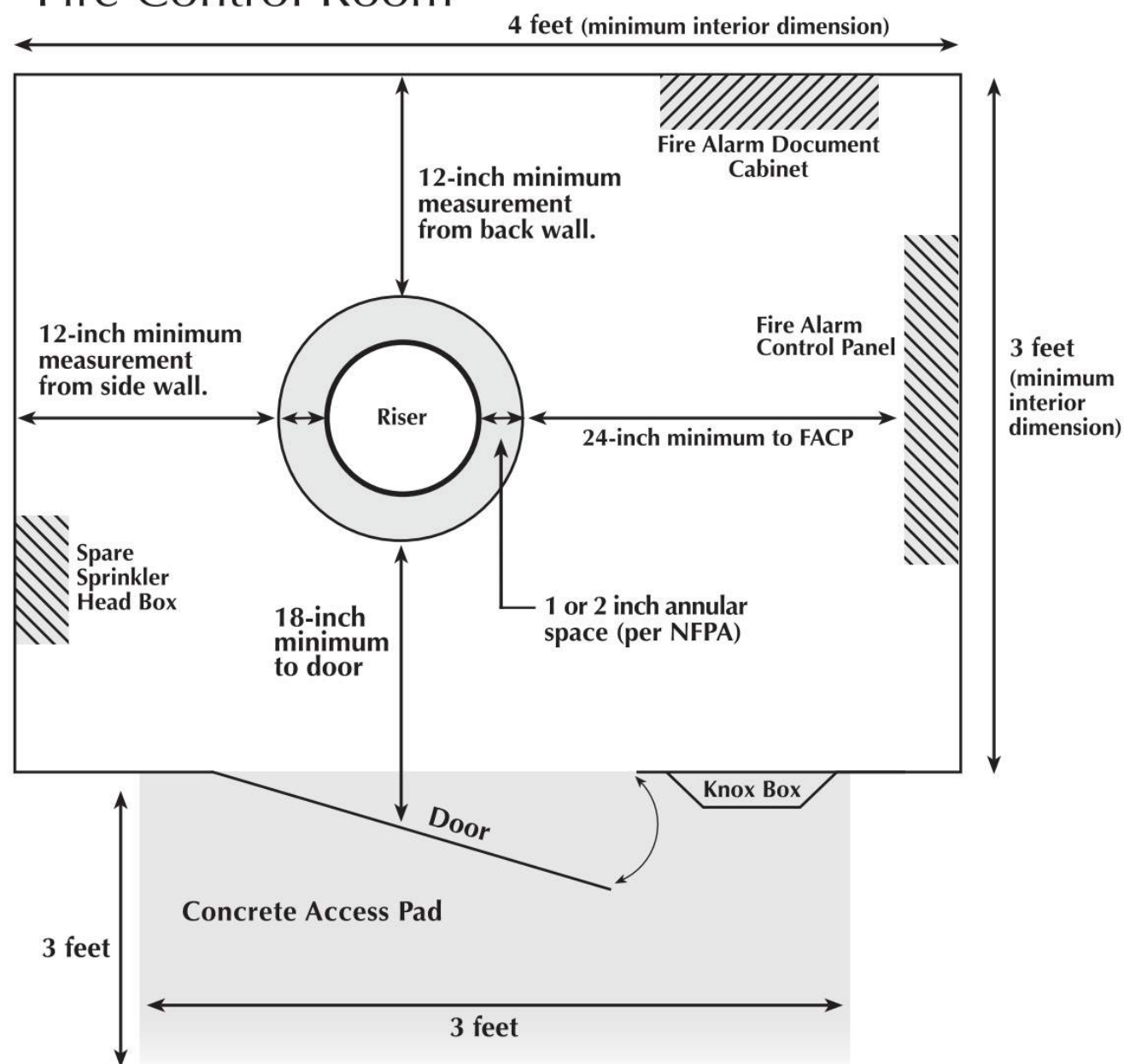


CHULA VISTA FIRE DEPARTMENT

FIRE PREVENTION DIVISION

Rev. 2021

Fire Control Room



Fire Control Room Specifications

- 1. Measurements must be exact and will be subject to field verification... 12. A Fire Control Room shall be provided for each new structure...

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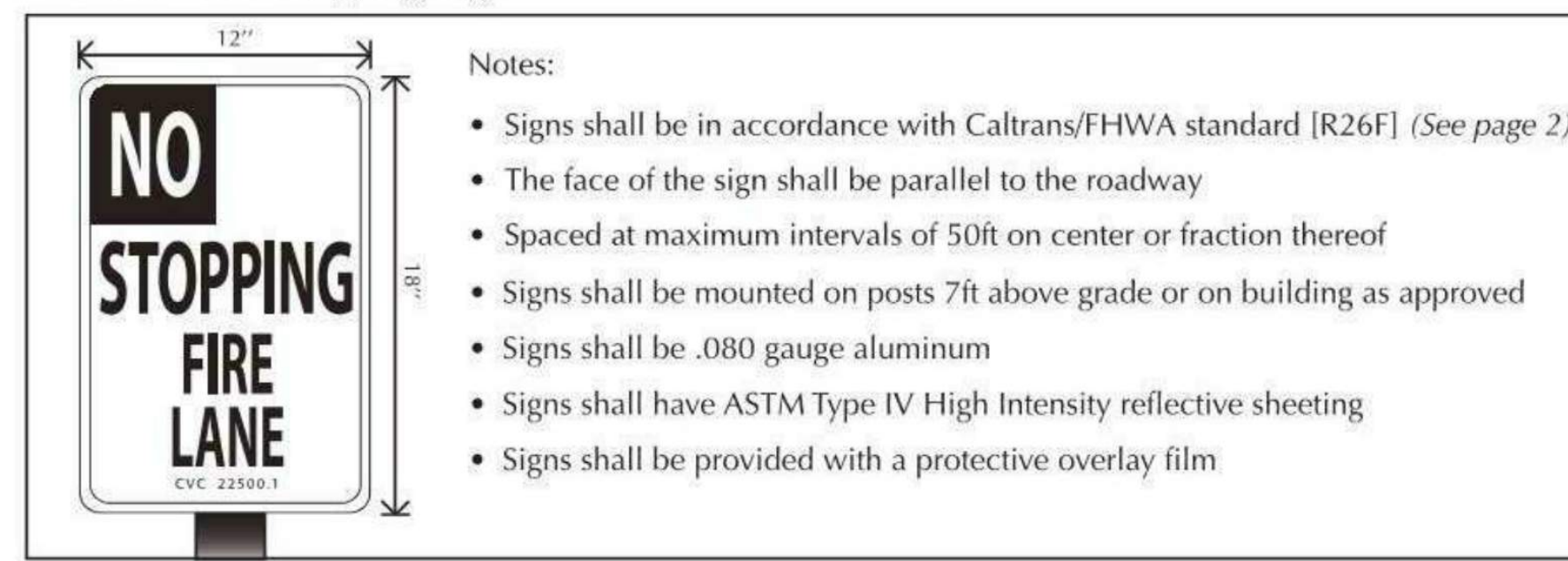
CHULA VISTA FIRE DEPARTMENT

FIRE PREVENTION DIVISION

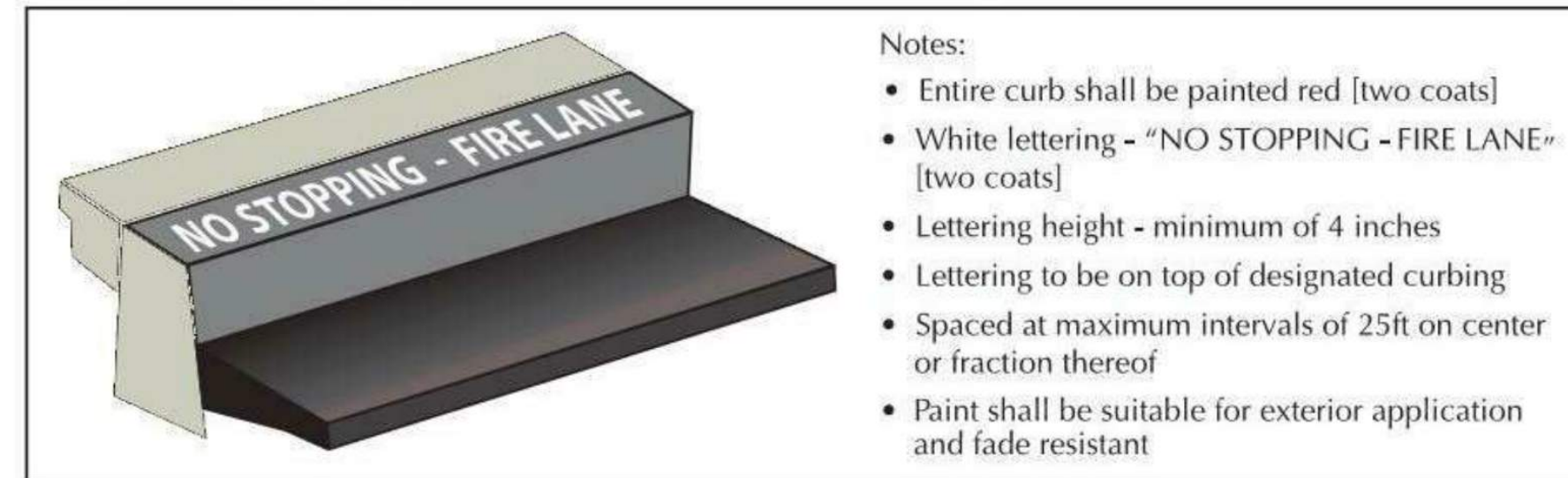
FIRE LANE IDENTIFICATION

Fire Lanes shall be identified in accordance with one of the details below:

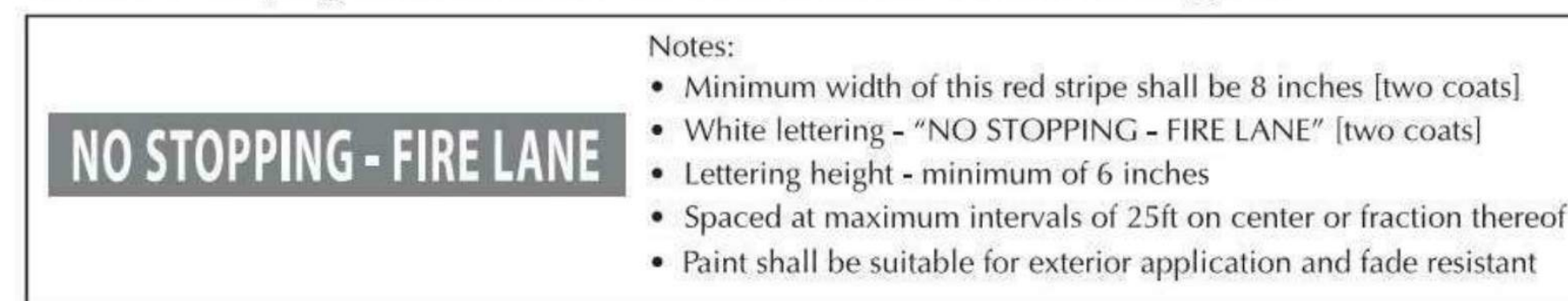
Detail A - No Stopping Sign



Detail B - Curb Painting - Both sides of fire lane unless otherwise approved



Detail C - Striping (with no curb) - Both sides of fire lane unless otherwise approved



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CHULA VISTA FIRE DEPARTMENT

FIRE PREVENTION DIVISION

NO STOPPING SIGN Signs shall be in accordance with Caltrans/FHWA standard [R26F]



Table with columns for SIGN, DIMENSIONS (INCHES), and rows for STANDARD and SPECIAL sign sizes.

COLORS LEGEND & BORDER - RED BACKGROUND - WHITE (REFL.)

THE POLICY FOR INTENDED USAGE OF THIS SIGN IS SHOWN ON REVERSE SIDE.

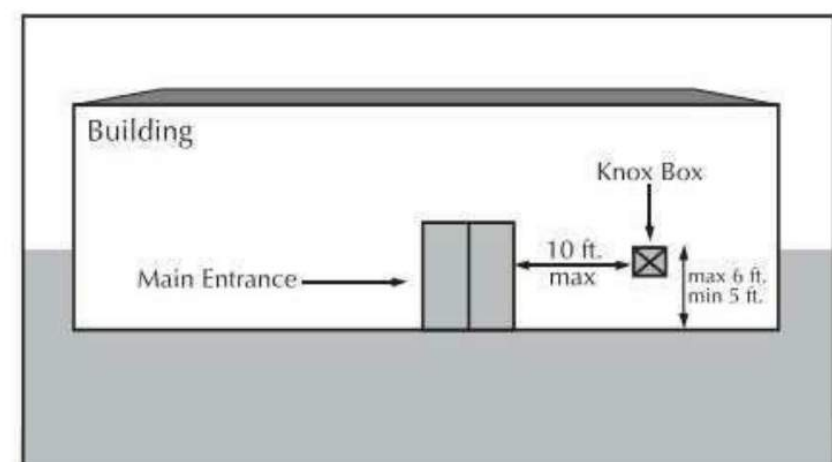
CHULA VISTA FIRE DEPARTMENT • Fire Prevention Division • 276 Fourth Avenue, Building C, Suite B-143 • Chula Vista, CA 91910



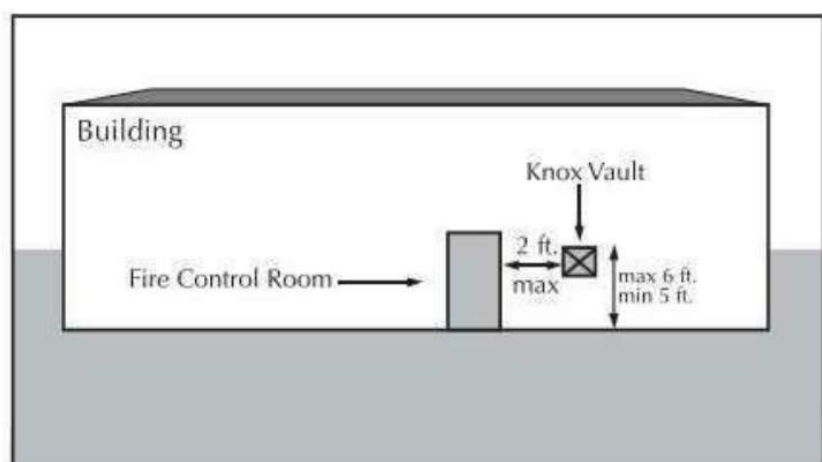
CHULA VISTA FIRE DEPARTMENT

FIRE PREVENTION DIVISION

COMMERCIAL KNOX BOX/VAULT REQUIREMENTS Single Tenant - For Buildings Equipped with a Fire Control Room



Main Entrance/Street facing • Located no further than 10 ft. from main entrance • Minimum height = 5 ft. / Maximum = 6 ft.



Fire Control Room • Located no further than 2 ft. from fire control room (at latching side) • Minimum height = 5 ft. / Maximum = 6 ft.

- Each building requires a minimum of two Knox devices... Keys to be placed into the Knox box will be determined by CVFD Fire Prevention Staff... Knox devices can be ordered and purchased at www.knoxbox.com



Knox Box/Vault

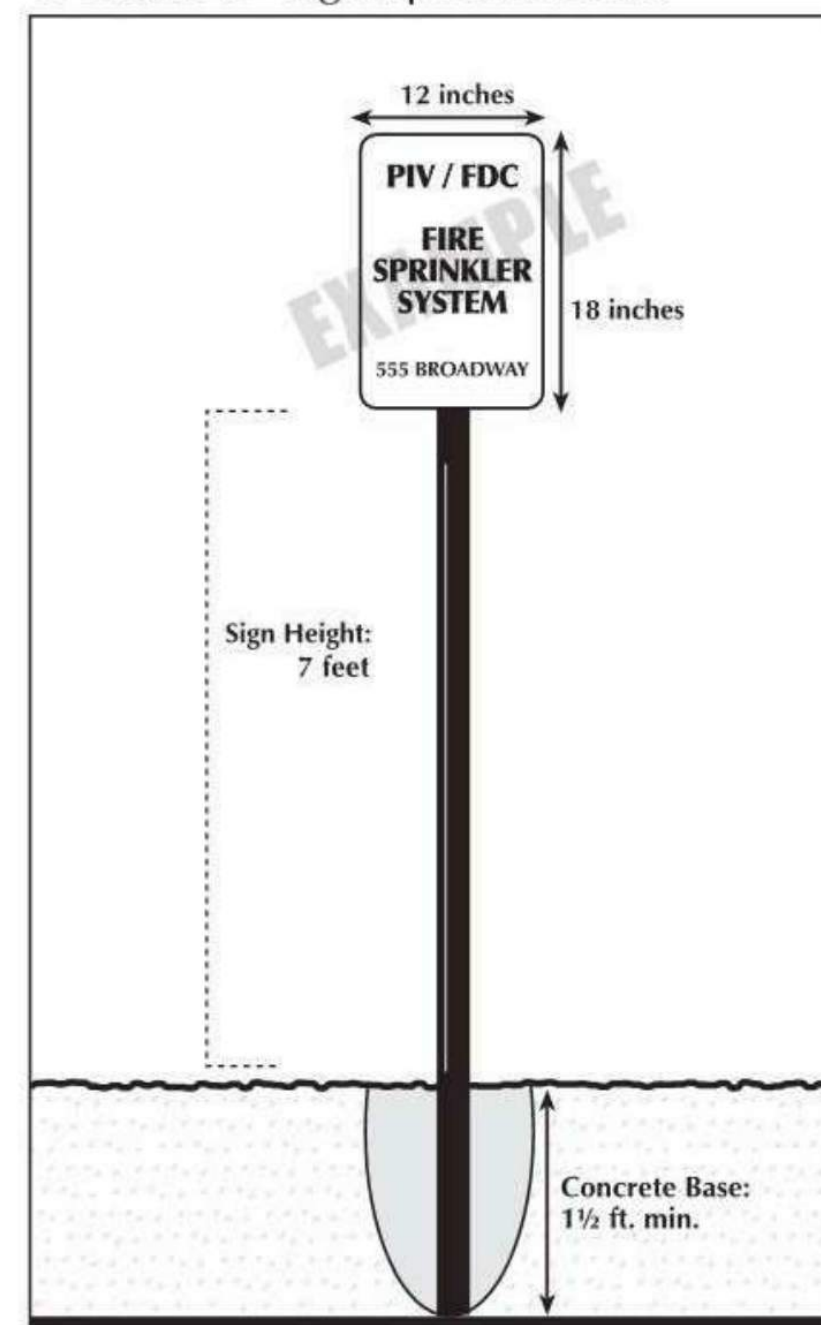
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CHULA VISTA FIRE DEPARTMENT

FIRE PREVENTION DIVISION

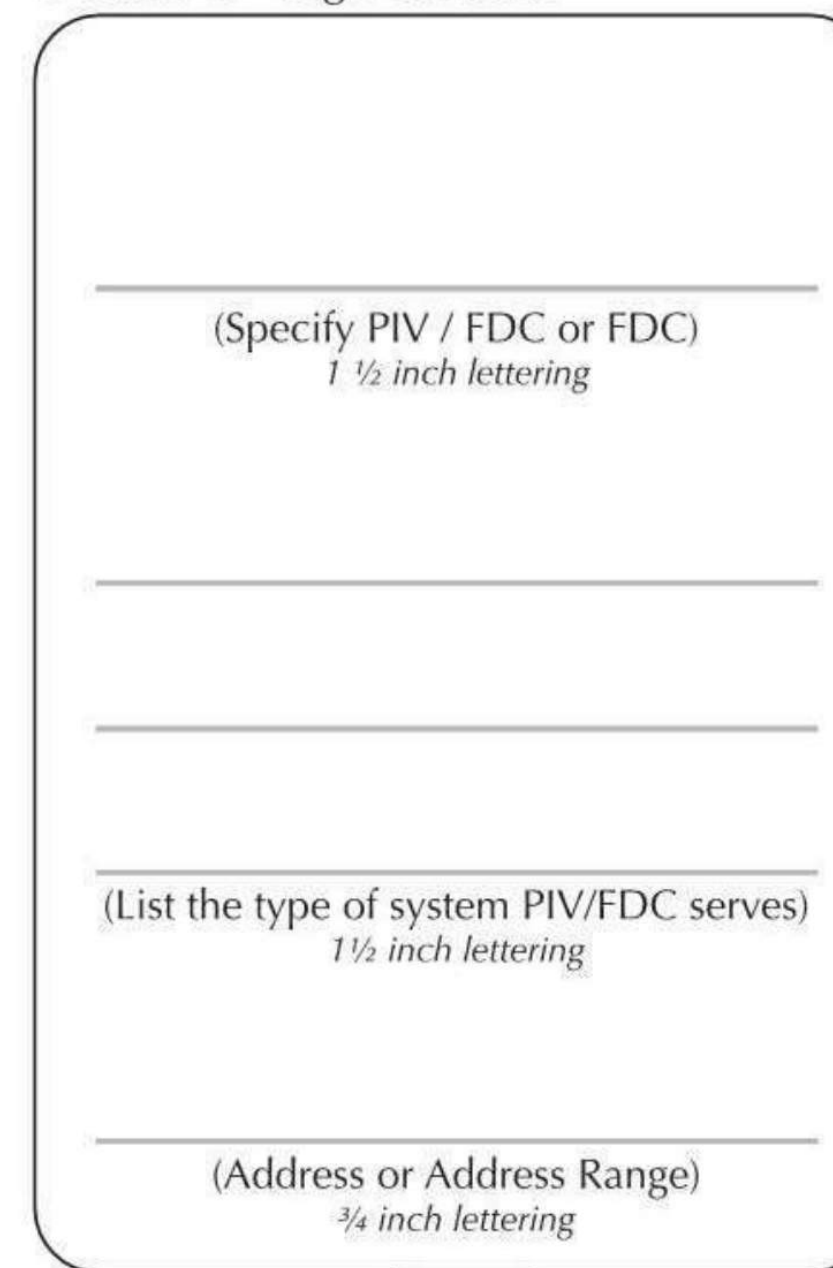
Detail A - Sign Specifications



Sign Specifications

- 1. Measurements MUST be exact and will be subject to a field inspection... 5. Sign shall be buried in concrete base, buried 1 1/2 feet deep

Detail B - Sign Content



Sign Lettering

- 1. Signage letter height: 1 1/2 inches tall; 3/4 inch for address line... 4. Sign shall be provided with a protective overlay film

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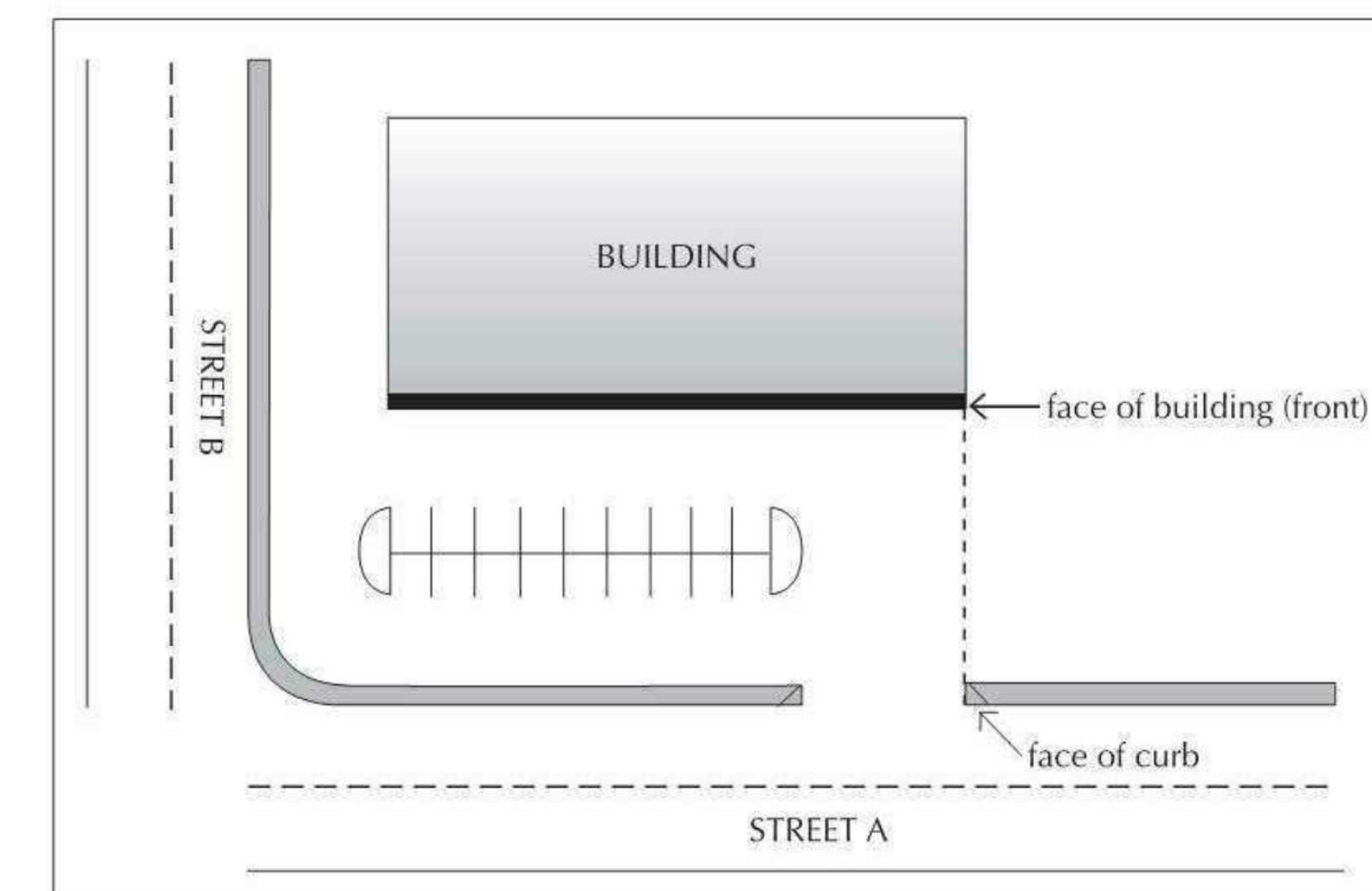
CHULA VISTA FIRE DEPARTMENT

FIRE PREVENTION DIVISION

PREMISE IDENTIFICATION

Building address numbers shall be plainly visible and legible from the street or main access to the building. Numbers shall contrast with their background and comply with the following:

Table with columns: Distance from Building to Face of Curb, Minimum Number Height, Minimum Stroke. Rows for 0-50 feet, 51-150 feet, > 151 feet.



Specifications:

- This policy will also apply to monument signs. Buildings may be required to have their address posted in multiple locations.

CHULA VISTA FIRE DEPARTMENT • Fire Prevention Division • 276 Fourth Avenue, Building 300, Suite B-143 • Chula Vista, CA 91910



1000 BRANNAN STREET SUITE 404 SAN FRANCISCO, CA 94103

PROJECT NAME

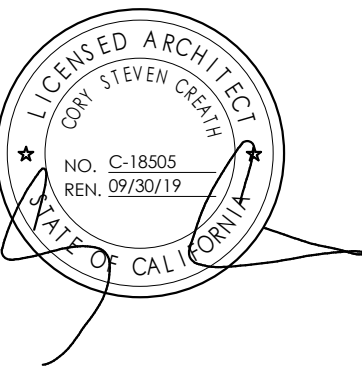
ELEMENT HOTEL CHULA VISTA

2045 CENTER PARK RD CHULA VISTA, CA 91915

OWNER NAME

VILLAGE II TOWN CENTER, LLC

20 CORPORATE PLAZA DRIVE NEWPORT BEACH, CA 92660



DATE ISSUES & REVISIONS

Table with columns: DATE, ISSUES & REVISIONS. Rows for 07/29/22, 08/08/22, 08/26/22, 10/13/22, 11/17/22, 01/17/23.

SCALE AS SHOWN

PROJECT NUMBER 21.527

DESCRIPTION FIRE DEPT. DETAILS (REFERENCE ONLY)

SHEET NUMBER

A1.03

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Model #: T9FB2375392 MPN #: 100835

Busch Systems Aristata Triple Recycling & Trash Can, Mixed Recyclables/Compost/Waste, 45 Gal. Slate

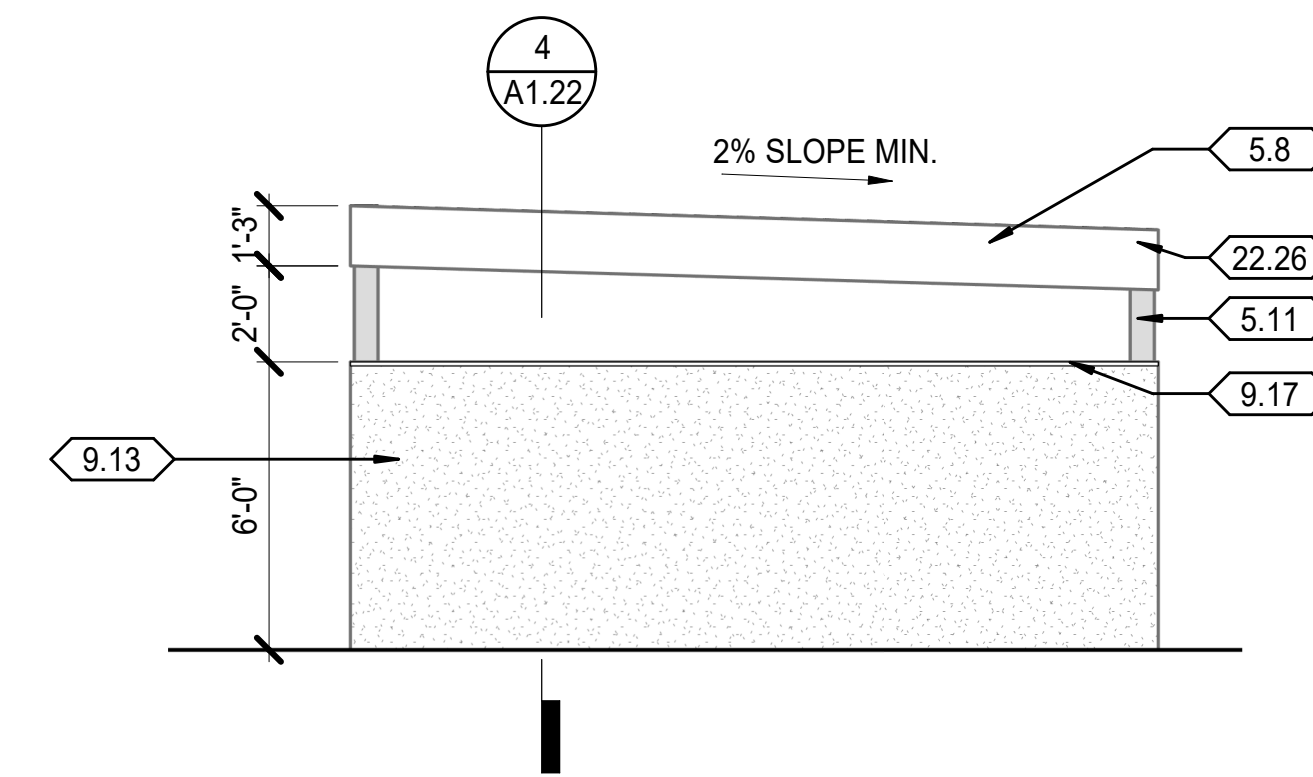
Weights & Dimensions

Weight	65 lbs	Depth	15 in
Height	30 in	Width	40 in

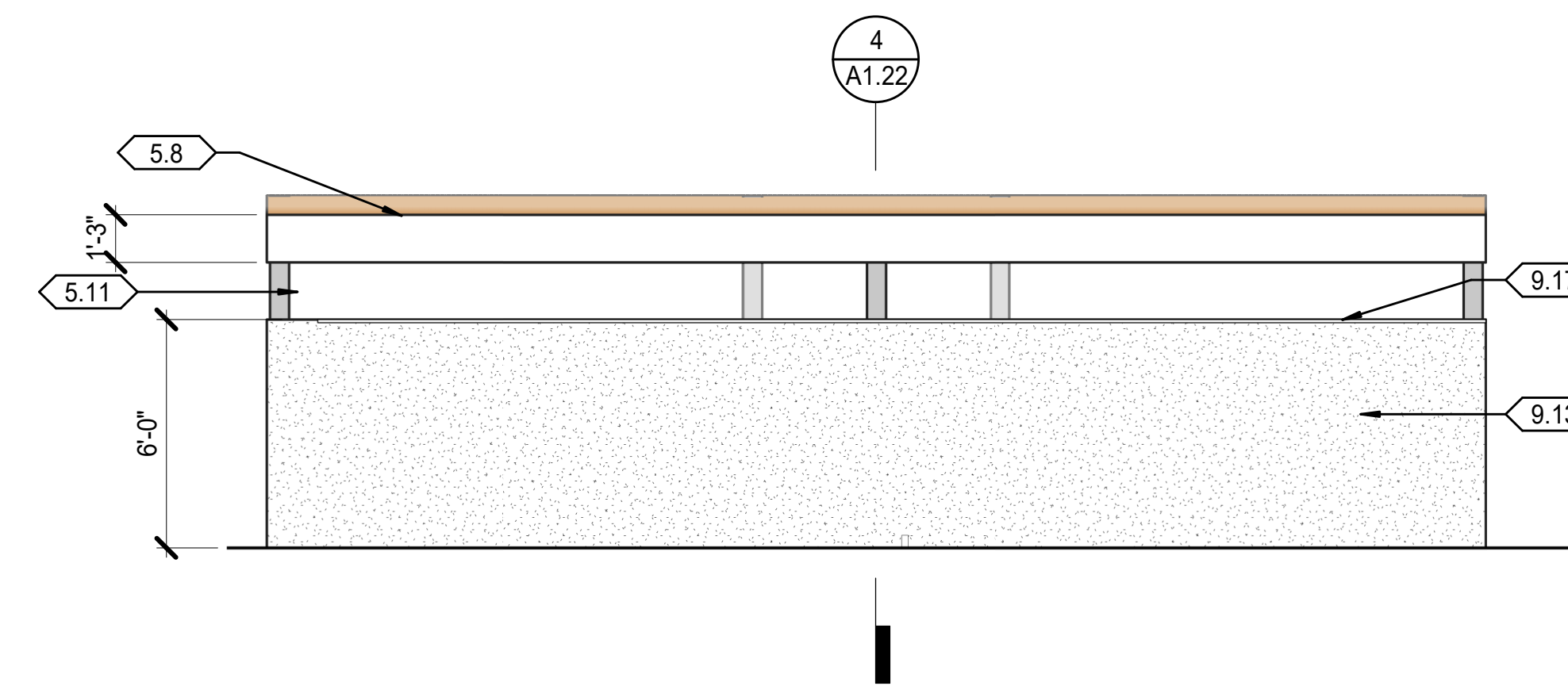
Product Details

Assembly Required	Assembled	Package Quantity	1
Type	Trash/Recycling Station	Manufacturers Part Number	100835
Color	Gray	Percent Post Consumer Recycled Content	Body 30 Percent, Lid 100 Percent
Opening	3 Openings	Shape	Rectangle
Capacity	45 gal	Brand	Busch Systems
Material	Composite Board		

All containers will be clearly labeled for trash/recycling/food waste.

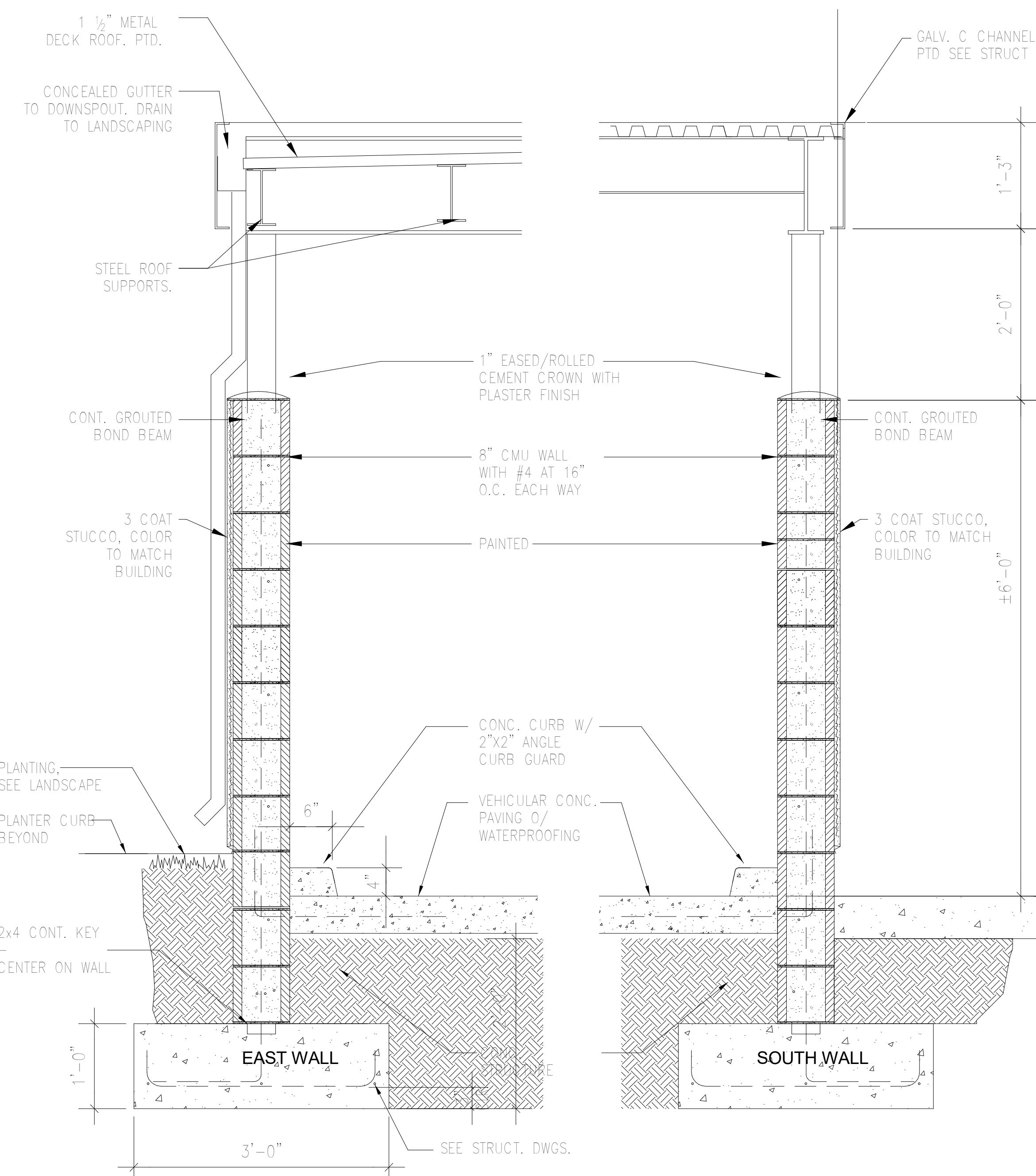


TRASH ENCLOSURE - SOUTH ELEVATION 5 A1.22
SCALE: 1/4" = 1'-0"

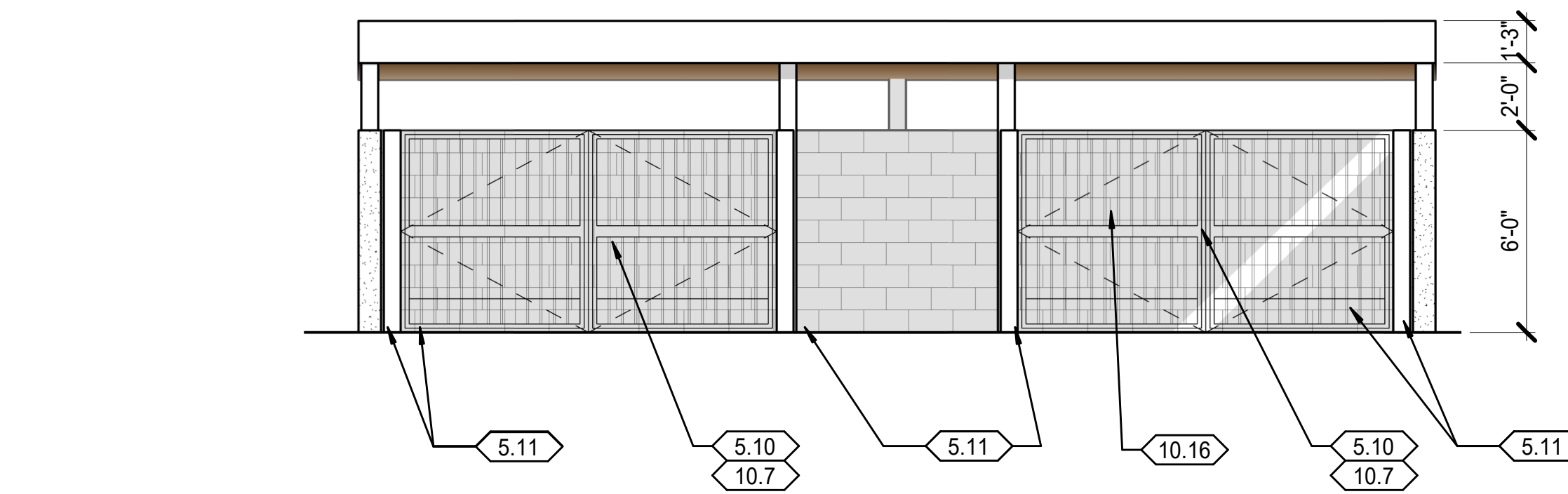


TRASH ENCLOSURE - EAST ELEVATION 3 A1.22
SCALE: 1/4" = 1'-0"

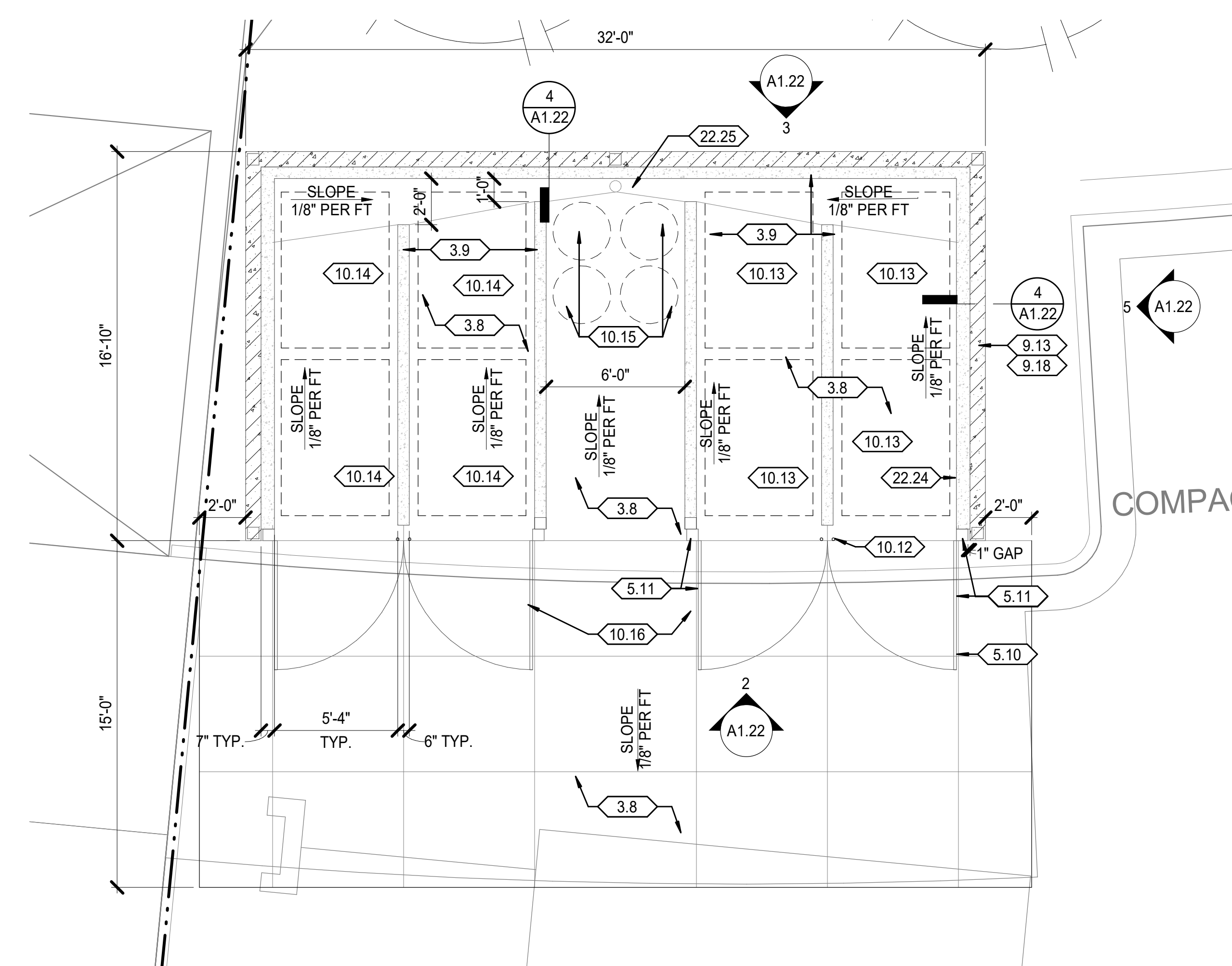
SIM. INTERIOR TRASH RECEPTACLE 6 A1.22
SCALE: 12" = 1'-0"



WALL SECTIONS - TRASH ENCLOSURE 4 A1.22
SCALE: 1" = 1'-0"



TRASH ENCLOSURE - NORTH ELEVATION 2 A1.22
SCALE: 1/4" = 1'-0"



ENLARGED SITE PLAN - TRASH ENCLOSURE 1 A1.22
SCALE: 1/4" = 1'-0"

REQ. TRASH ENCLOSURES

OF GUEST ROOMS: 156
STUDIO & 1BD FACTOR = 0.33
OF CUBIC YARDS OF SERVICE NEEDED PER WEEK = 156(0.33) = 52
PRODUCT OF BIN SIZE TIMES DAYS A WEEK SERVICE = 4YD BIN X 3 DAYS A WEEK = 12
52 * 12 = 4.33
NUMBER OF TRASH ENCLOSURES REQUIRED = 4

AXIS GF7
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**ELEMENT HOTEL
CHULA VISTA**

2045 CENTER PARK RD
CHULA VISTA, CA 91915

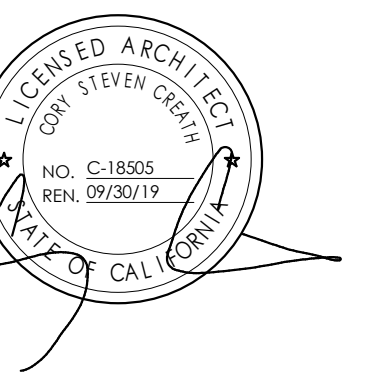
OWNER NAME

**VILLAGE II TOWN CENTER,
LLC**

20 CORPORATE PLAZA DRIVE
NEWPORT BEACH, CA 92660

KEYNOTES

- 3.8 VEHICULAR CONC PAVING O/ CONC. STRUCTURE
- 3.9 CONCRETE CURB, 4" HIGH X 6" WIDE
- 5.8 METAL DECK ROOF WITH METAL FASCIA
- 5.10 GATE FRAME FABRICATED FROM 2" STL. TUBE, MITER, WELD, AND GRIND SMOOTH, PTD.
- 5.11 GATE HUNG FROM PTD GALV. FREE-STANDING STEEL 6X6 HSS POST.
- 9.13 3 COAT STUCCO OVER CMU WALL (EXTERIOR ONLY), COLOR TO MATCH BUILDING.
- 9.17 1" EASED/ROLLED CEMENT CROWN WITH PLASTER FINISH.
- 9.18 PAINT ALL TRIM AND FRAMING TO MATCH BUILDING
- 10.7 SLIDE BOLT LATCH; ALL HARDWARE TO BE CORROSION RESISTANT
- 10.12 (2) 3/4" DIA. SLEEVES, 4" DEEP
- 10.13 4-YD TRASH BIN, MARKED IN BALCK AND CLEARLY LABELED.
- 10.14 4-YD RECYCLE BIN, MARKED IN BLUE AND CLEARLY LABELED.
- 10.15 FOOD WASTE/ORGANIC CONTAINERS, MARKED IN GREEN AND CLEARLY LABELED.
- 10.16 SIGNAGE DENOTING TRASH AND RECYCLING AREAS.
- 22.24 HOSE BIB, S.P.D.
- 22.25 AREA DRAIN CONNECTED TO GARAGE CONTROL DEVICE, S.P.D.
- 22.26 CONCEAL DOWNSPOUT BEHIND METAL FASCIA.



DATE ISSUES & REVISIONS

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08/08/22	30% MARRIOTT REV.
08/26/22	DESIGN DEV.
10/13/22	DR / 60% MARRIOTT
11/17/22	PERMIT SET
01/17/23	DR SUBMITTAL

SCALE AS SHOWN

PROJECT NUMBER 21.527

TRUE NORTH

DESCRIPTION
SITE DETAILS - TRASH ENCLOSURE

SHEET NUMBER

A1.22

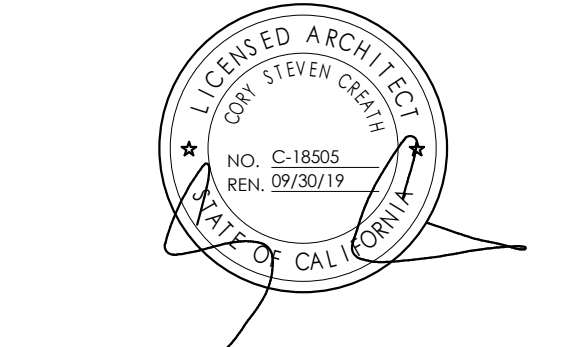
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SHEET NOTES

- ALL EXTERIOR DIMENSIONS ARE MEASURED TO GRID LINES & FACE OF SHEATHING, U.O.N.
- SEE WINDOW SCHEDULE A0.21 FOR ALL WINDOW & EXTERIOR LOUVER SIZES.
- ALL WINDOWS ARE LOCATED ON FLOOR PLANS A2.00 SERIES.
- SEE ELEVATIONS ON A4.00 SERIES FOR ALL EXTERIOR FINISH MATERIALS.
- ALL SIGNAGE REQUIRES SEPARATE PERMIT BY SIGN CONTRACTOR.
- SEE A9.01 FOR EXTERIOR PARTITION DETAILS.
- SEE A9.20 SERIES FOR EXTERIOR WINDOW DETAILS.
- ALL LEVEL 1 EXTERIOR WALLS TO BE TYPE XMA6-2, U.O.N.
- ALL LEVEL 2-4 EXTERIOR WALLS TO BE TYPE XWB6-2, U.O.N.

KEYNOTES

- 11.7 LAUNDRY EQUIPMENT FOR GUEST USE: SEE A00.30A FOR ACCESSIBILITY



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11/17/22	PERMIT SET
A 01/26/23	PC 1 CORRECTIONS
01/17/23	DR SUBMITTAL

GRID LEGEND

- GENERAL GRID --- (0)
- 1ST LEVEL GRID --- (0)
- UPPER LEVELS GRID --- (0)

WALL TYPES

- NON-RATED WALL
- 1-HOUR FIRE PROTECTED WALL
- 1-HOUR RATED FIRE PARTITION
- 1-HOUR RATED FIRE BARRIER
- 2-HOUR RATED FIRE BARRIER / FIRE BARRIER
- 2-HOUR FIRE PROTECTED WALL
- 3-HOUR RATED FIRE WALL
- 4-HOUR RATED FIRE WALL
- CONCRETE WALL
- CONCRETE MASONRY UNIT WALL

SCALE AS SHOWN

PROJECT NUMBER 21.527

TRUE NORTH

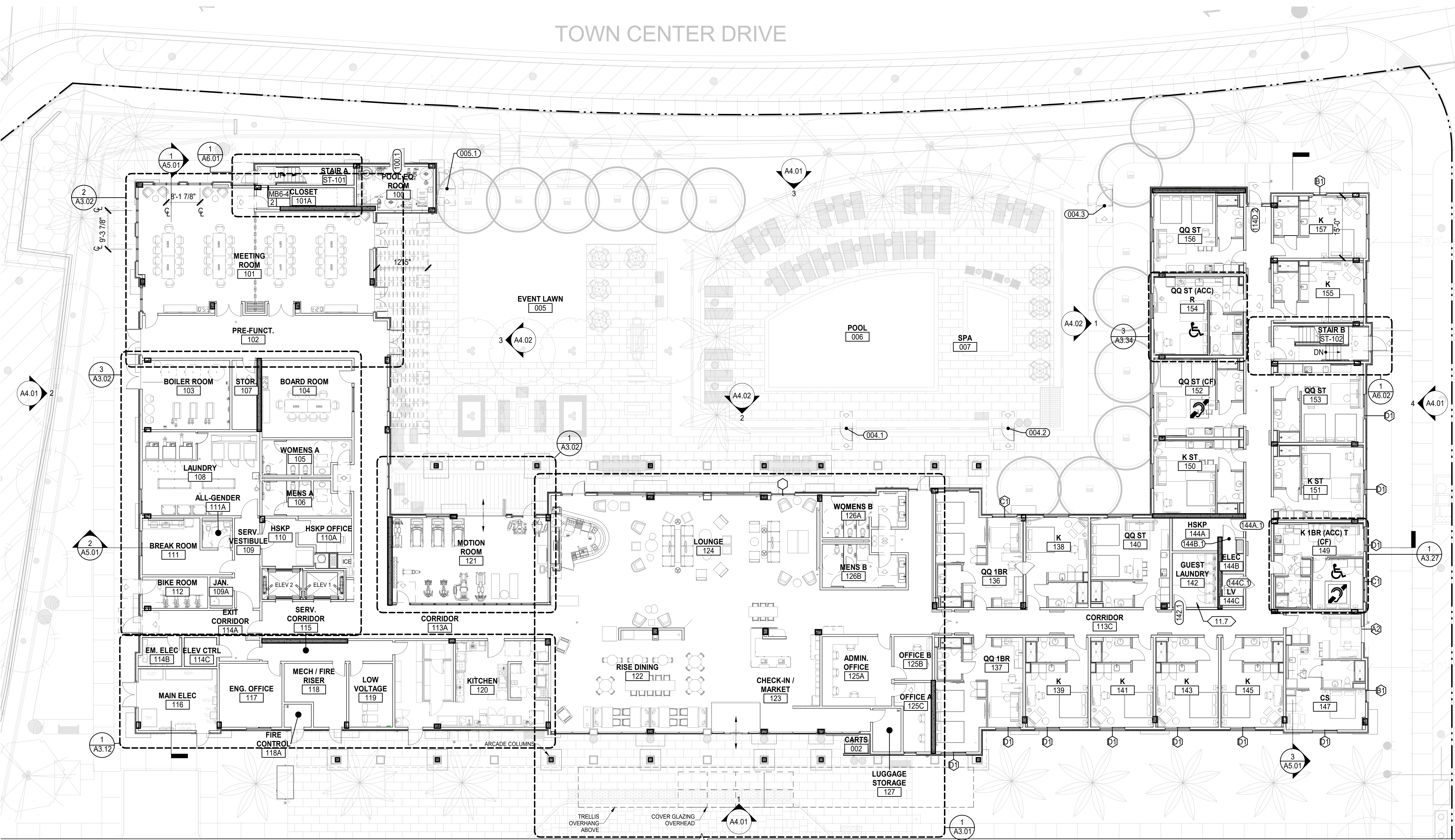
DESCRIPTION
FLOOR PLAN - LEVEL 1

SHEET NUMBER

A2.01

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TOWN CENTER DRIVE



LEVEL 1 - FLOOR PLAN
SCALE: 3/32" = 1'-0" **1** A2.01

GUESTROOM COUNT		
NAME	COUNT	PERCENTAGE
CS	7	4%
K	36	23%
K 1BR	16	10%
K ST	17	11%
LV. CL.	2	1%
QQ	3	2%
QQ 1BR	17	11%
QQ ST	22	14%
QQ ST (NB)	36	23%
STUDIO COMMONS	2	1%
TOTAL	158	100%

ELEMENT HOTEL CHULA VISTA

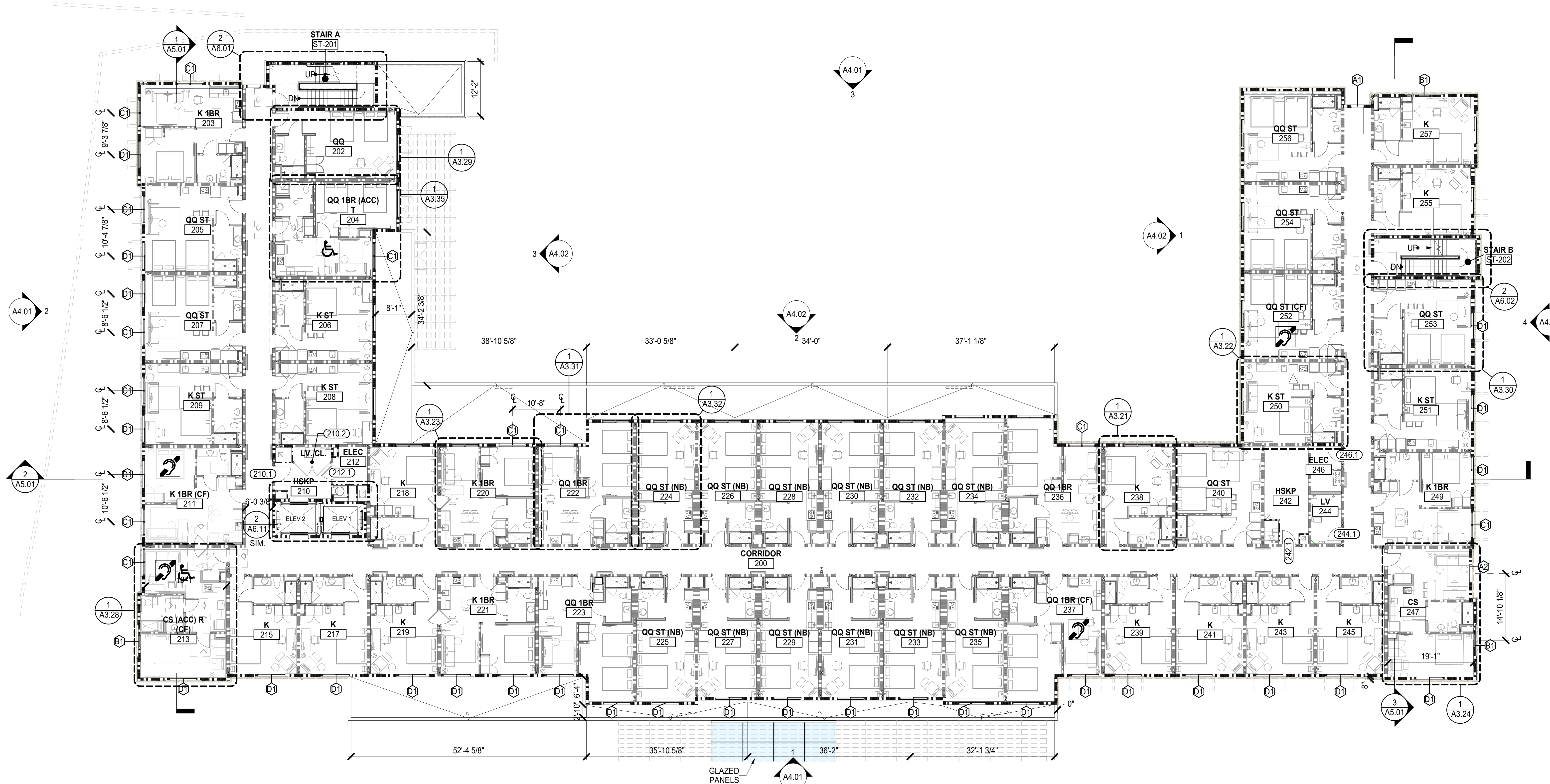
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VILLAGE II TOWN CENTER,
LLC

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SHEET NOTES

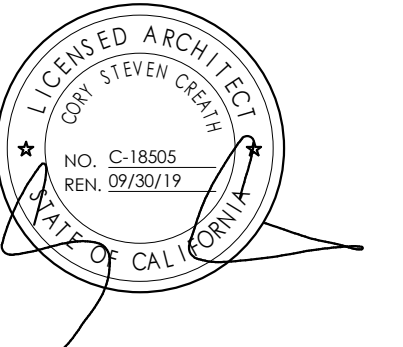
1. ALL EXTERIOR DIMENSIONS ARE MEASURED TO GRID LINES & FACE OF SHEATHING, U.O.N.
2. SEE WINDOW SCHEDULE A0.21 FOR ALL WINDOW & EXTERIOR LOUVER SIZES.
3. ALL WINDOWS ARE LOCATED ON FLOOR PLANS A2.00 SERIES.
4. SEE ELEVATIONS ON A4.00 SERIES FOR ALL EXTERIOR FINISH MATERIALS.
5. ALL SIGNAGE REQUIRES SEPARATE PERMIT BY SIGN CONTRACTOR.
6. SEE A9.01 FOR EXTERIOR PARTITION DETAILS.
7. SEE A9.20 SERIES FOR EXTERIOR WINDOW DETAILS.
8. ALL LEVEL 1 EXTERIOR WALLS TO BE TYPE XMA6-2, U.O.N.
9. ALL LEVEL 2-4 EXTERIOR WALLS TO BE TYPE XWB6-2, U.O.N.



LEVEL 2 - FLOOR PLAN
SCALE: 3/32" = 1'-0"
1 A2.02

PLAN LEGEND

- PROJECTION FROM ABOVE
- ROOF DRAIN



DATE	ISSUES & REVISIONS
07/29/22	DESIGN REVIEW
08/08/22	30% MARRIOTT REV.
08/26/22	DESIGN DEV.
10/13/22	DR / 60% MARRIOTT
11/17/22	PERMIT SET
A 01/26/23	PC 1 CORRECTIONS
01/17/23	DR SUBMITTAL

GRID LEGEND

- GENERAL GRID
- 1ST LEVEL GRID
- UPPER LEVELS GRID

WALL TYPES

- NON-RATED WALL
- 1-HOUR FIRE PROTECTED WALL
- 1-HOUR RATED FIRE PARTITION
- 1-HOUR RATED FIRE BARRIER
- 2-HOUR RATED FIRE BARRIER / FIRE BARRIER
- 2-HOUR FIRE PROTECTED WALL
- 3-HOUR RATED FIRE WALL
- 4-HOUR RATED FIRE WALL
- CONCRETE WALL
- CONCRETE MASONRY UNIT WALL

SCALE AS SHOWN

PROJECT NUMBER 21.527

TRUE NORTH

DESCRIPTION
FLOOR PLAN - LEVEL 2

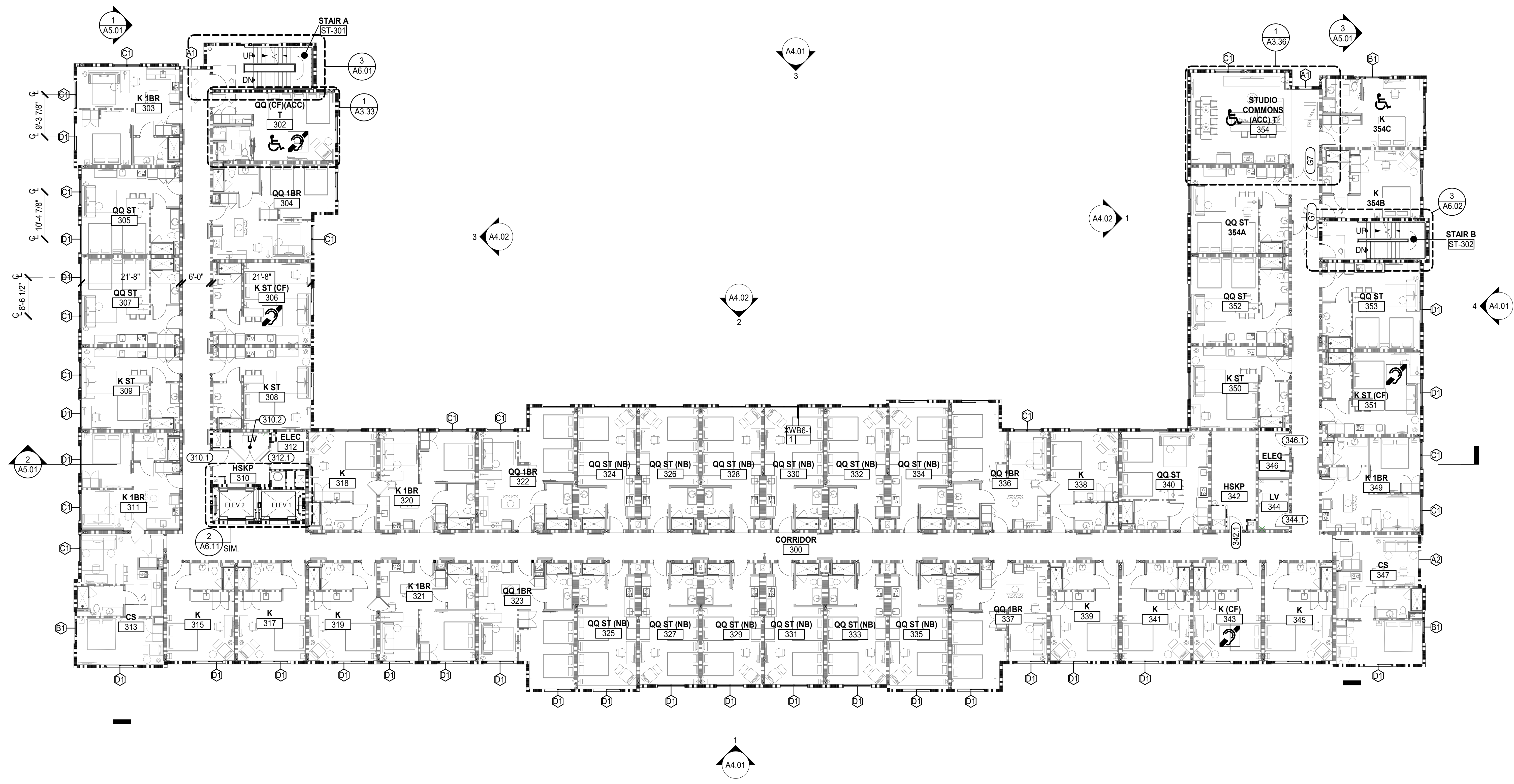
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A2.02

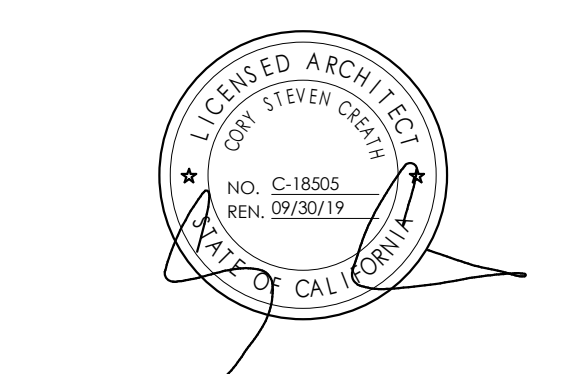
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SHEET NOTES

1. ALL EXTERIOR DIMENSIONS ARE MEASURED TO GRID LINES & FACE OF SHEATHING, U.O.N.
2. SEE WINDOW SCHEDULE A0.21 FOR ALL WINDOW & EXTERIOR LOUVER SIZES.
3. ALL WINDOWS ARE LOCATED ON FLOOR PLANS A2.00 SERIES.
4. SEE ELEVATIONS ON A4.00 SERIES FOR ALL EXTERIOR FINISH MATERIALS.
5. ALL SIGNAGE REQUIRES SEPARATE PERMIT BY SIGN CONTRACTOR.
6. SEE A9.01 FOR EXTERIOR PARTITION DETAILS.
7. SEE A9.20 SERIES FOR EXTERIOR WINDOW DETAILS.
8. ALL LEVEL 1 EXTERIOR WALLS TO BE TYPE XMA6-2, U.O.N.
9. ALL LEVEL 2-4 EXTERIOR WALLS TO BE TYPE XWB6-2, U.O.N.



LEVEL 3 - FLOOR PLAN
SCALE: 3/32" = 1'-0"
1
A2.03



DATE	ISSUES & REVISIONS
10/13/22	DR / 60% MARIOTT
11/17/22	PERMIT SET
01/17/23	DR SUBMITTAL

SCALE AS SHOWN

PROJECT NUMBER 21.527

TRUE NORTH

DESCRIPTION
FLOOR PLAN - LEVEL 3

SHEET NUMBER

A2.03

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WALL TYPES

- NON-RATED WALL
- 1-HOUR FIRE PROTECTED WALL
- 1-HOUR RATED FIRE PARTITION
- 1-HOUR RATED FIRE BARRIER
- 2-HOUR RATED FIRE BARRIER / FIRE BARRIER
- 2-HOUR FIRE PROTECTED WALL
- 3-HOUR RATED FIRE WALL
- 4-HOUR RATED FIRE WALL
- CONCRETE WALL
- CONCRETE MASONRY UNIT WALL

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PROJECT NAME

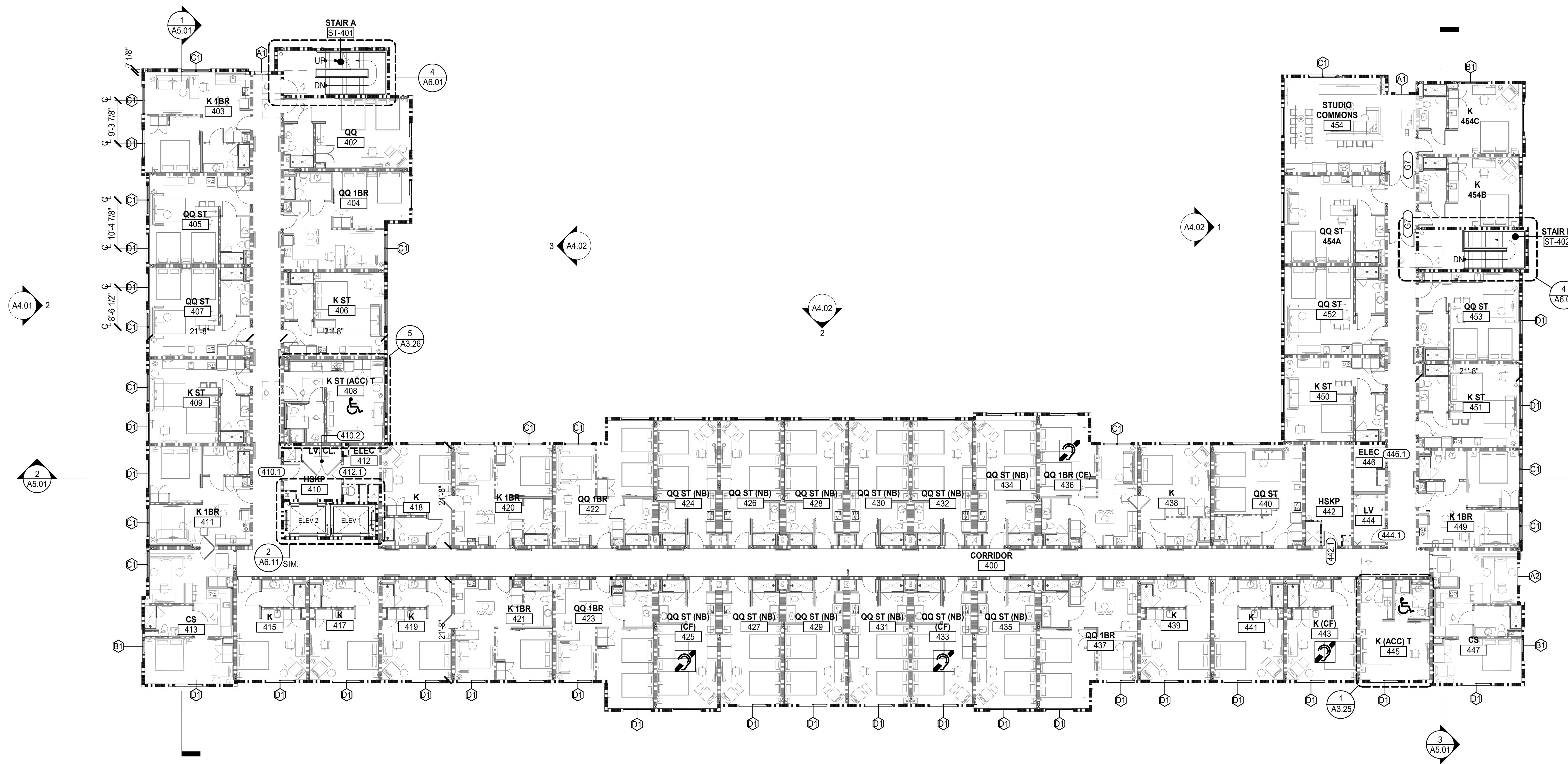
**ELEMENT HOTEL
CHULA VISTA**

2045 CENTER PARK RD
CHULA VISTA, CA 91915

OWNER NAME

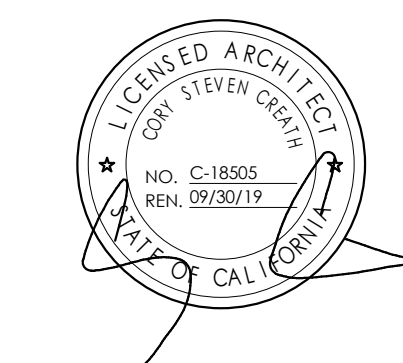
**VILLAGE II TOWN CENTER,
LLC**

20 CORPORATE PLAZA DRIVE
NEWPORT BEACH, CA 92660



LEVEL 4 - FLOOR PLAN
SCALE: 3/32" = 1'-0"

1
A2.04



DATE ISSUES & REVISIONS

DATE	ISSUES & REVISIONS
07/29/22	DESIGN REVIEW
08/08/22	30% MARRIOTT REV.
08/26/22	DESIGN DEV.
10/13/22	DR / 60% MARRIOTT
11/17/22	PERMIT SET
01/17/23	DR SUBMITTAL

SCALE AS SHOWN

PROJECT NUMBER 21.527

TRUE NORTH

DESCRIPTION
FLOOR PLAN - LEVEL 4

SHEET NUMBER

A2.04

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WALL TYPES

- NON-RATED WALL
- 1-HOUR FIRE PROTECTED WALL
- 1-HOUR RATED FIRE PARTITION
- 1-HOUR RATED FIRE BARRIER
- 2-HOUR RATED FIRE BARRIER / FIRE BARRIER
- 2-HOUR FIRE PROTECTED WALL
- 3-HOUR RATED FIRE WALL
- 4-HOUR RATED FIRE WALL
- CONCRETE WALL
- CONCRETE MASONRY UNIT WALL

SHEET NOTES

1. ALL EXTERIOR DIMENSIONS ARE MEASURED TO GRID LINES & FACE OF SHEATHING, U.O.N.
2. SEE WINDOW SCHEDULE A0.21 FOR ALL WINDOW & EXTERIOR LOUVER SIZES.
3. ALL WINDOWS ARE LOCATED ON FLOOR PLANS A2.00 SERIES.
4. SEE ELEVATIONS ON A4.00 SERIES FOR ALL EXTERIOR FINISH MATERIALS.
5. ALL SIGNAGE REQUIRES SEPARATE PERMIT BY SIGN CONTRACTOR.
6. SEE A9.01 FOR EXTERIOR PARTITION DETAILS.
7. SEE A9.20 SERIES FOR EXTERIOR WINDOW DETAILS.
8. ALL LEVEL 1 EXTERIOR WALLS TO BE TYPE XMA6-2, U.O.N.
9. ALL LEVEL 2-4 EXTERIOR WALLS TO BE TYPE XWB6-2, U.O.N.

PROJECT NAME

**ELEMENT HOTEL
 CHULA VISTA**

2045 CENTER PARK RD
 CHULA VISTA, CA 91915

OWNER NAME

**VILLAGE II TOWN CENTER,
 LLC**

20 CORPORATE PLAZA DRIVE
 NEWPORT BEACH, CA 92660

ROOF LEGEND

BELOW LEVEL PROJECTION

CLAY TILE ROOF

ROOF DRAIN

FUTURE SOLAR PANEL AREA

ROOF AREA (100%): 22,954 SF
 REQUIRED (15%): 3,443 SF

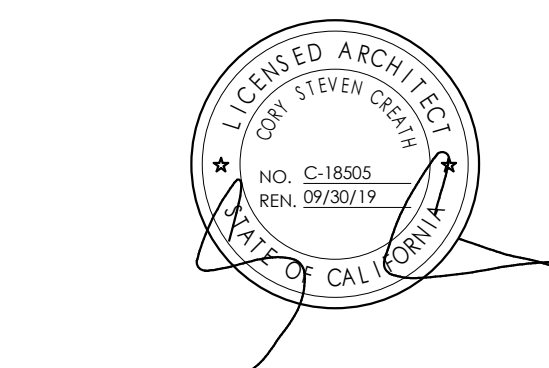
PROVIDED (+15%) 3,459 SF

GRID LEGEND

GENERAL GRID

1ST LEVEL GRID

UPPER LEVELS GRID



DATE ISSUES & REVISIONS

DATE	ISSUES & REVISIONS
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08/08/22	30% MARRIOTT REV.
08/26/22	DESIGN DEV.
10/13/22	DR / 60% MARRIOTT
11/17/22	PERMIT SET
01/17/23	DR SUBMITTAL

SCALE AS SHOWN

PROJECT NUMBER 21.527

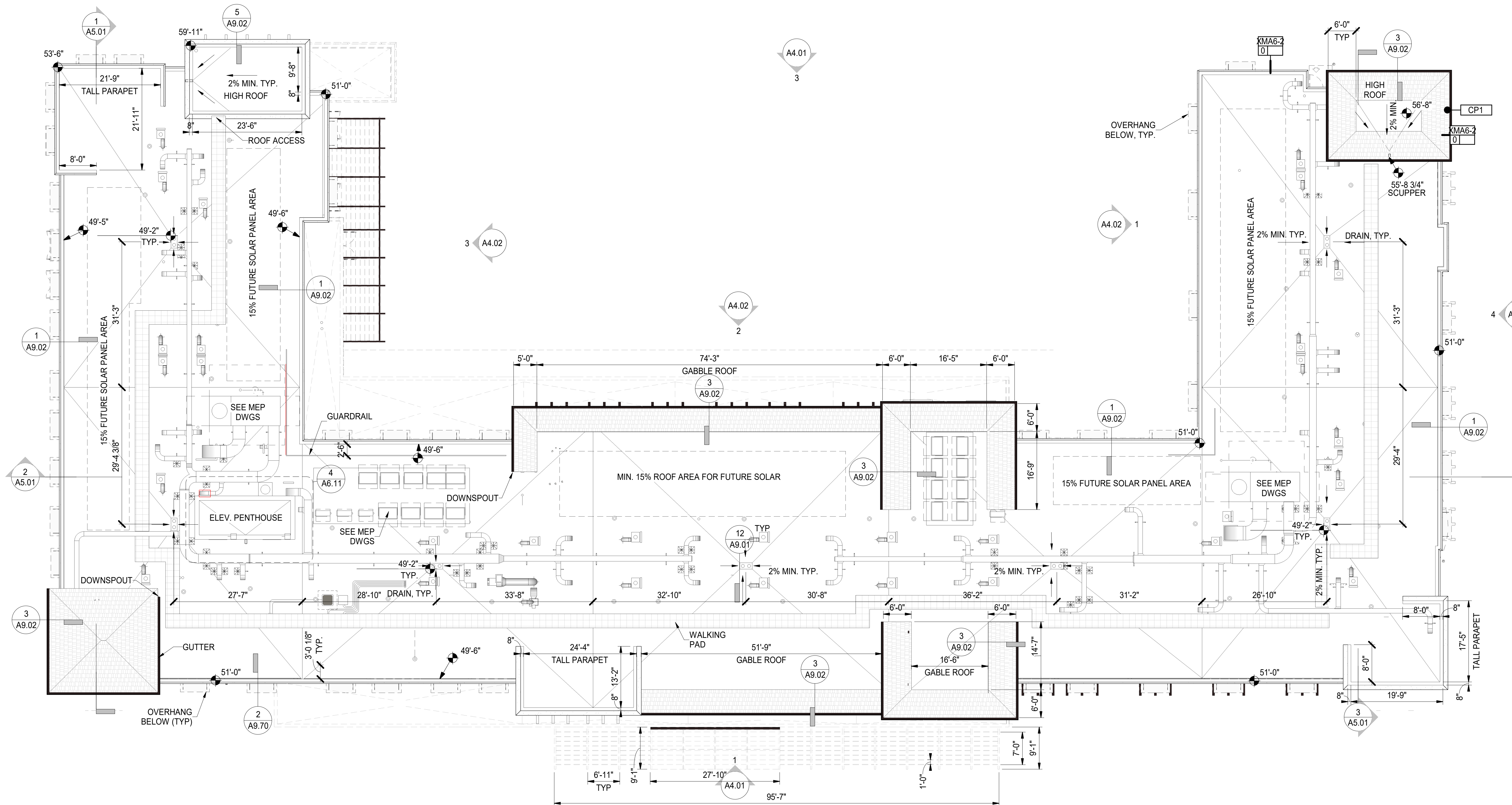
TRUE NORTH

DESCRIPTION
 FLOOR PLAN - ROOF

SHEET NUMBER

A2.05

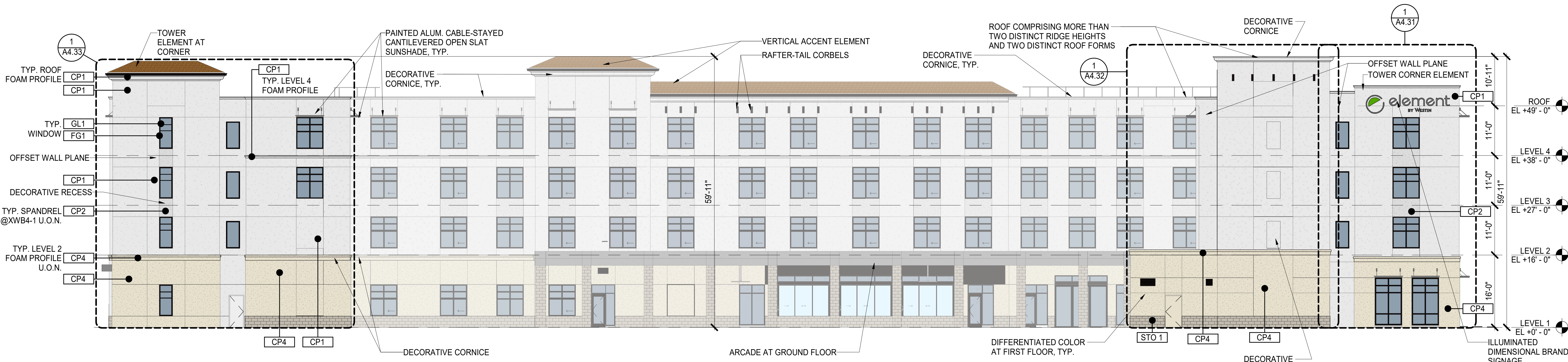
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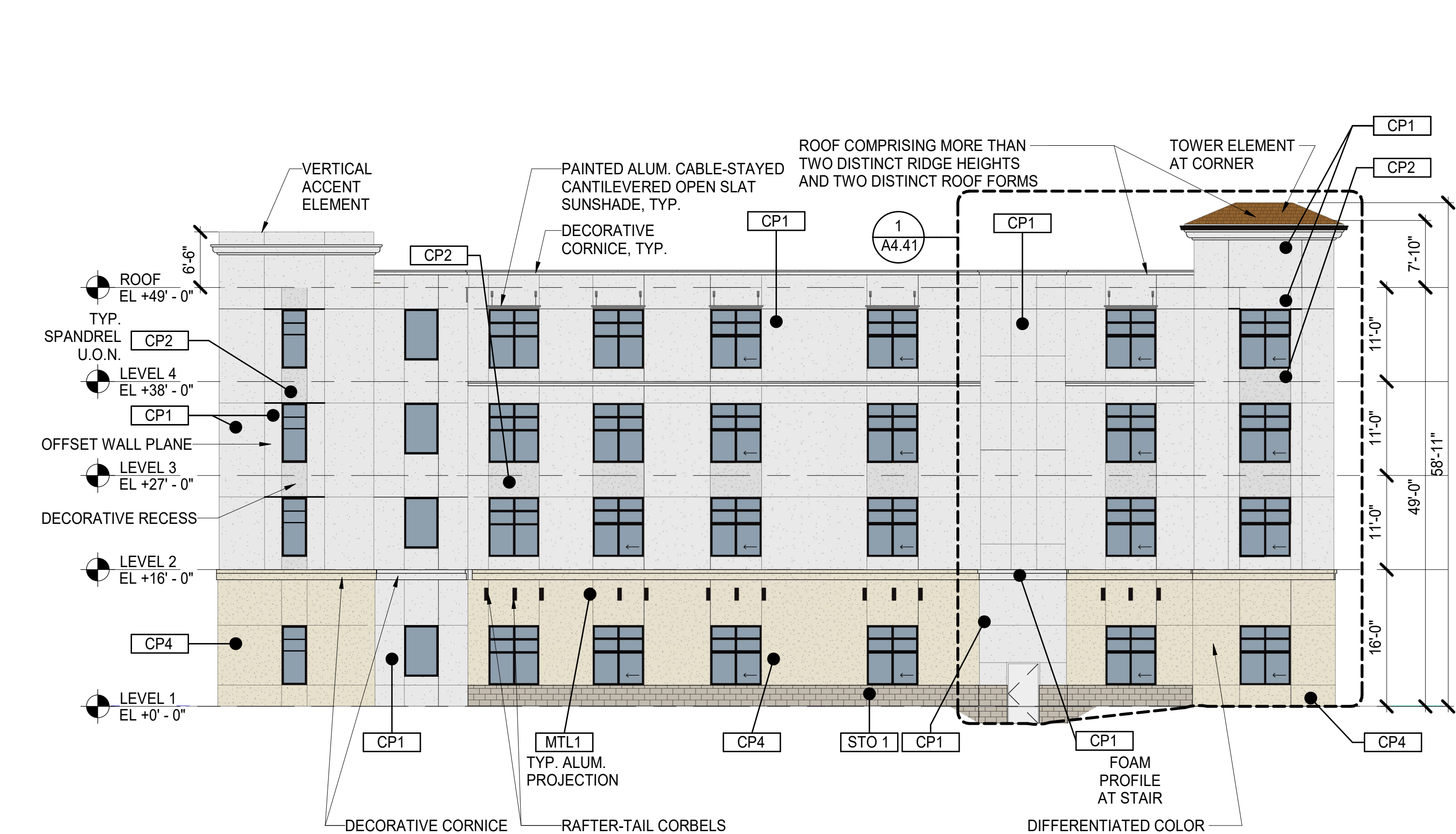
ROOF PLAN
 SCALE: 3/32" = 1'-0" **1** A2.05

SHEET NOTES

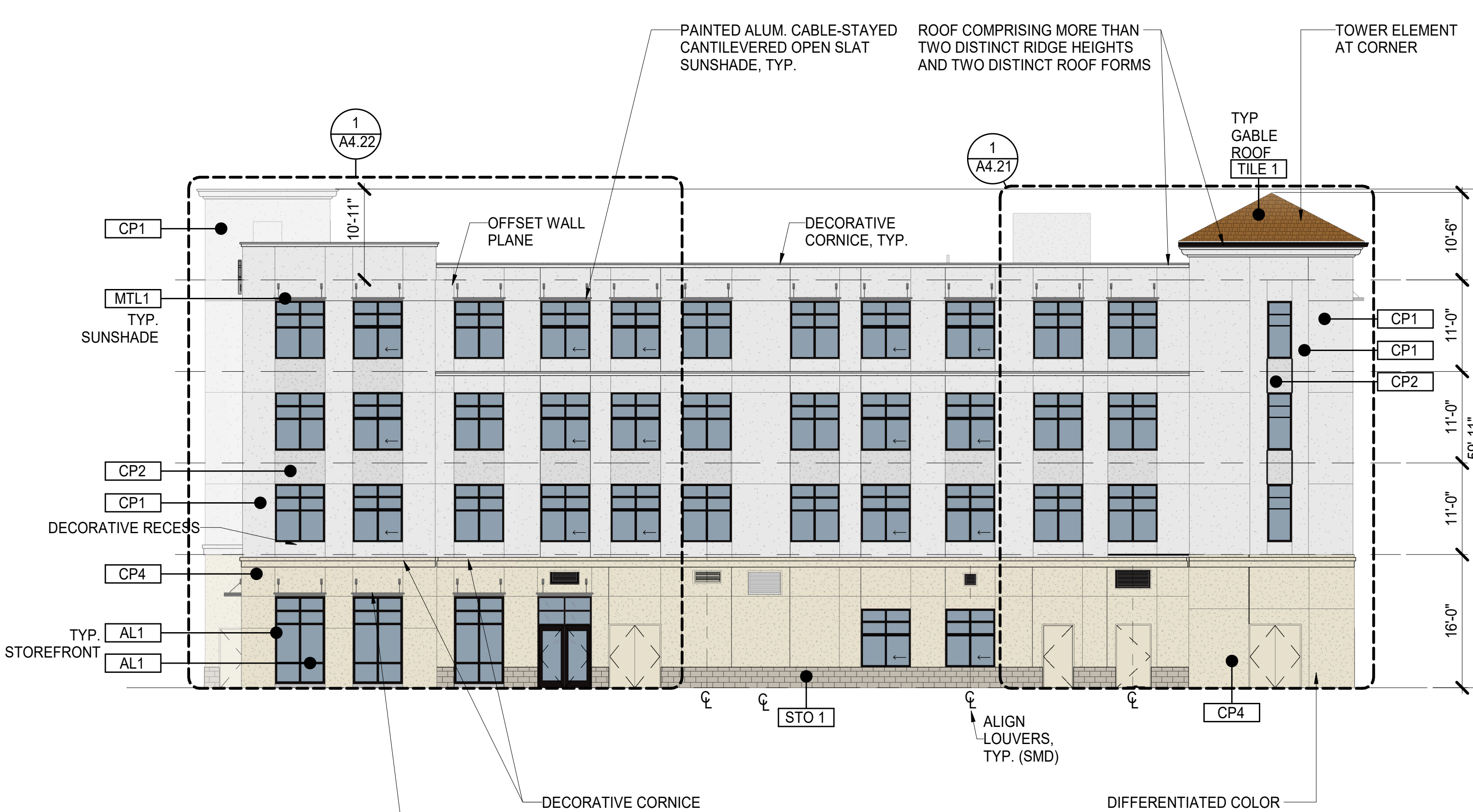
- SEE WINDOW SCHEDULE A0.21 FOR ALL WINDOW SIZES.
- SEE LOUVER SCHEDULE A0.21 FOR ALL EXTERIOR LOUVER SIZES.
- ALL WINDOWS ARE LOCATED ON FLOOR PLANS A2.00 SERIES.
- SEE ELEVATIONS ON A4.00 SERIES FOR ALL EXTERIOR FINISH MATERIALS.
- ALL SIGNAGE REQUIRES SEPARATE PERMIT BY SIGN CONTRACTOR
- SEE A9.01 FOR EXTERIOR PARTITION DETAILS.
- SEE A9.20 SERIES FOR EXTERIOR WINDOW DETAILS.



EAST ELEVATION
SCALE: 3/32" = 1'-0"
3 A4.01



SOUTH ELEVATION
SCALE: 3/32" = 1'-0"
4 A4.01

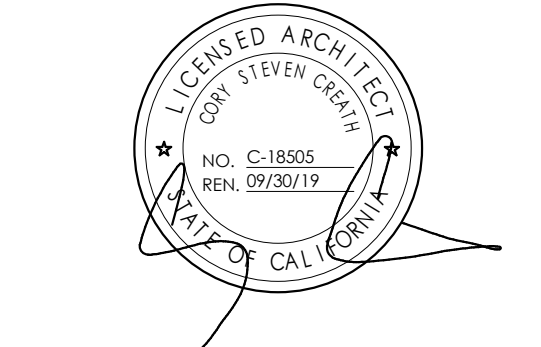


NORTH ELEVATION
SCALE: 3/32" = 1'-0"
2 A4.01



WEST ELEVATION
SCALE: 3/32" = 1'-0"
1 A4.01

FINISH LEGEND - EXTERIOR		
TAG	FINISH MATERIAL	NOTES
AL1	ANOD. ALUMINUM	COLOR: STATUARY BRONZE
CP1	CEMENT PLASTER	COLOR: OMEGA WHITE (BASE)
CP2	CEMENT PLASTER	COLOR: 250 BONE
CP3	CEMENT PLASTER	COLOR: 35 CLOUD GRAY
CP4	CEMENT PLASTER	COLOR: 437 ROUGH KHAKI
FG1	FIBERGLASS	COLOR: DARK BRONZE
GL1	1" INSULATED GLASS	
GL2	1" INSULATED GLASS	
MTL1	STEEL/ALUM	COLOR: DARK BRONZE
STO 1	PORCELAIN TILE	COLOR: OLIVE
TILE 1	ROOF TILE	CLAY TILE SIM.



DATE	ISSUES & REVISIONS
07/29/22	DESIGN REVIEW
08/08/22	30% MARRIOTT REV.
08/26/22	DESIGN DEV.
10/13/22	DR / 60% MARRIOTT
11/17/22	PERMIT SET
01/17/23	DR SUBMITTAL

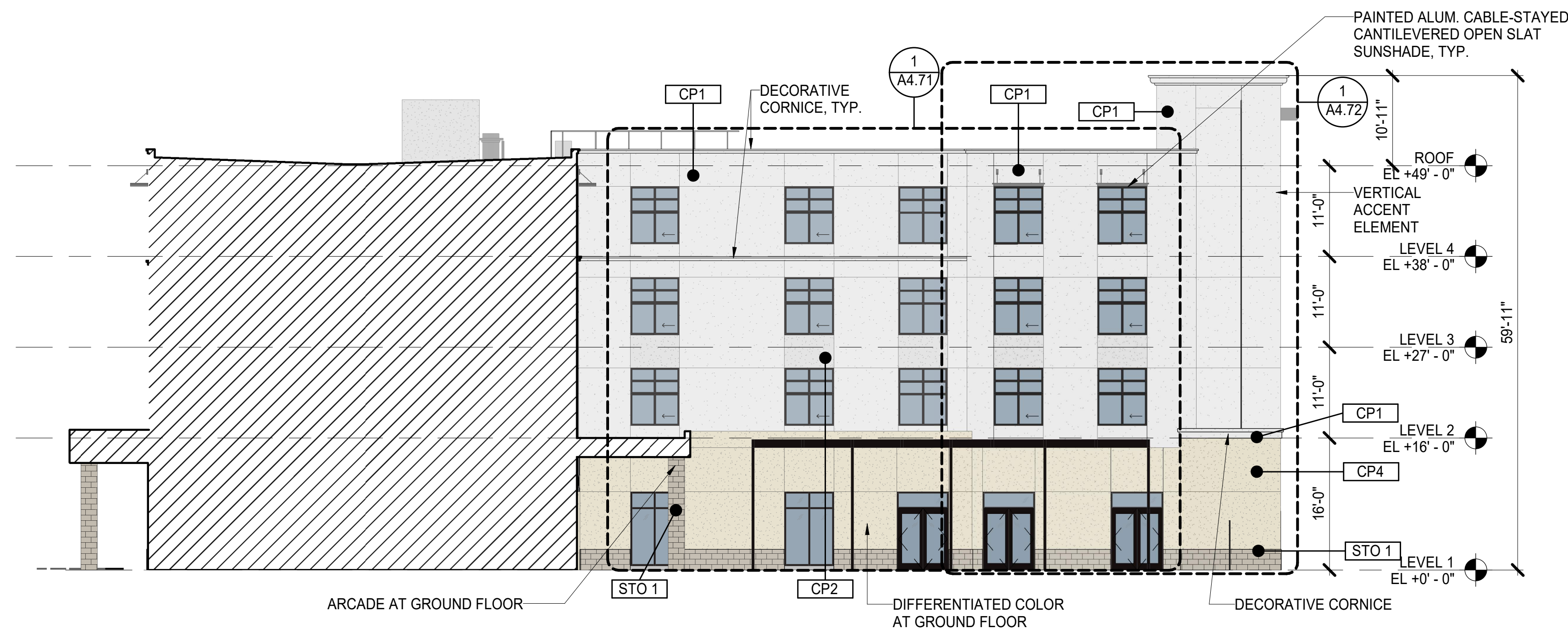
SCALE AS SHOWN
PROJECT NUMBER 21.527

DESCRIPTION
BUILDING ELEVATIONS

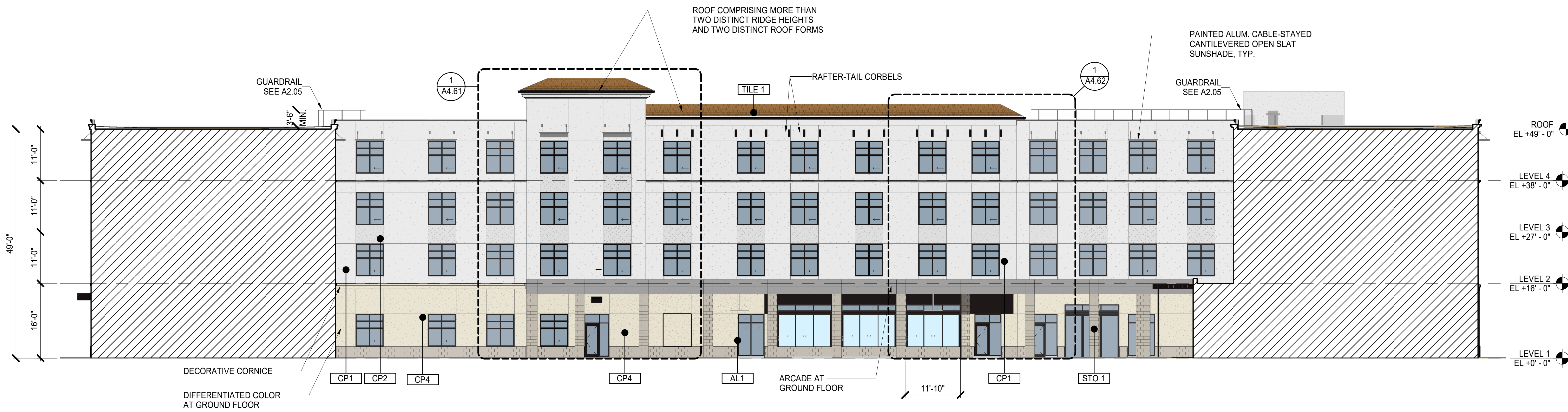
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A4.01

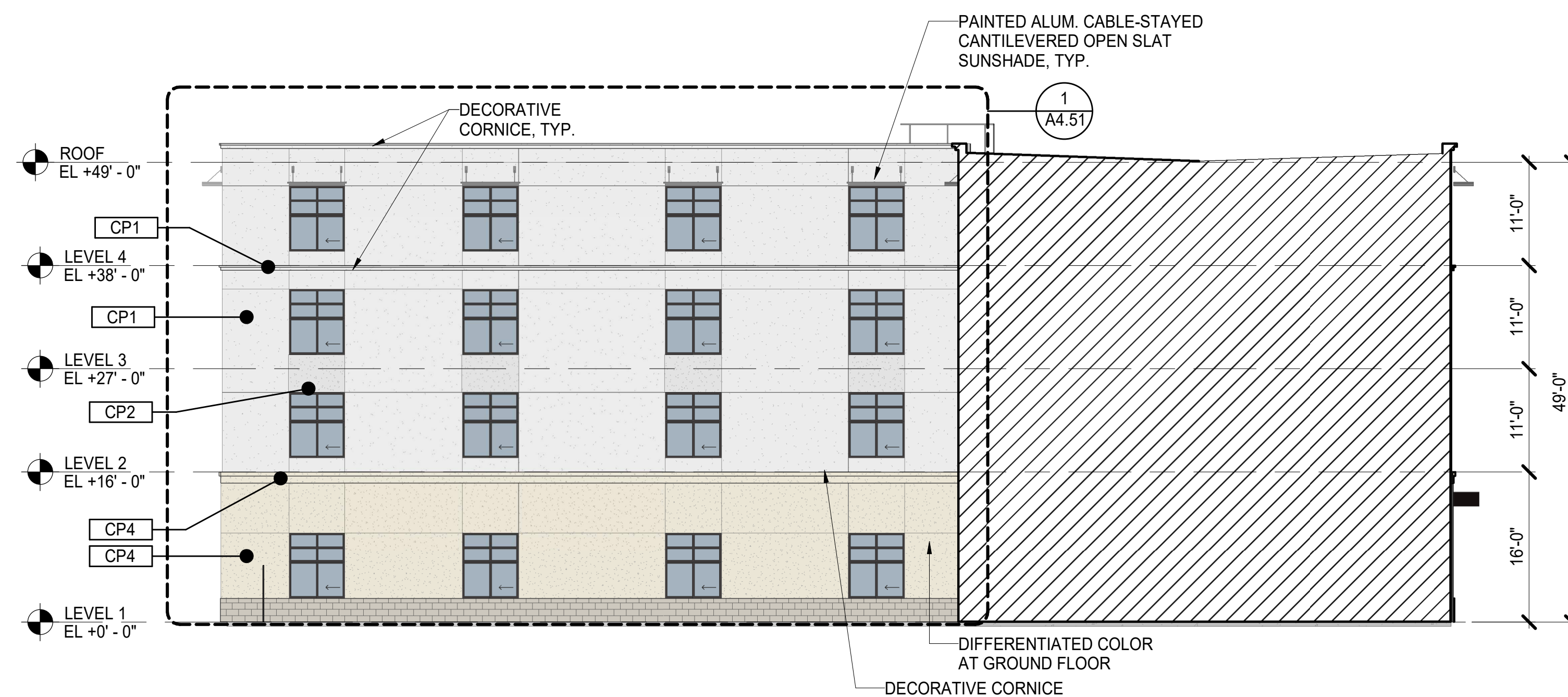
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COURTYARD NORTH
SCALE: 3/32" = 1'-0"
3
A4.02



COURTYARD WEST
SCALE: 3/32" = 1'-0"
2
A4.02



COURTYARD SOUTH
SCALE: 3/32" = 1'-0"
1
A4.02

SHEET NOTES

1. SEE WINDOW SCHEDULE A0.21 FOR ALL WINDOW SIZES.
2. SEE LOUVER SCHEDULE A0.21 FOR ALL EXTERIOR LOUVER SIZES.
3. ALL WINDOWS ARE LOCATED ON FLOOR PLANS A2.00 SERIES.
4. SEE ELEVATIONS ON A4.00 SERIES FOR ALL EXTERIOR FINISH MATERIALS.
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7. SEE A9.20 SERIES FOR EXTERIOR WINDOW DETAILS.



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PROJECT NAME

**ELEMENT HOTEL
CHULA VISTA**

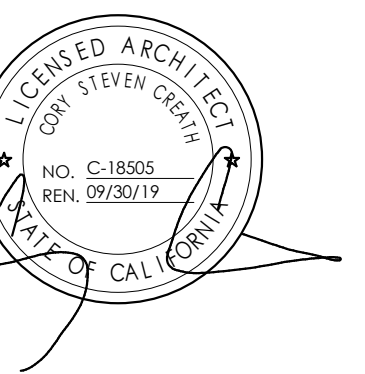
2045 CENTER PARK RD
CHULA VISTA, CA 91915

OWNER NAME

**VILLAGE II TOWN CENTER,
LLC**

20 CORPORATE PLAZA DRIVE
NEWPORT BEACH, CA 92660

FINISH LEGEND - EXTERIOR		
TAG	FINISH MATERIAL	NOTES
AL1	ANOD. ALUMINUM	COLOR: STATUARY BRONZE
CP1	CEMENT PLASTER	COLOR: OMEGA WHITE (BASE)
CP2	CEMENT PLASTER	COLOR: 250 BONE
CP3	CEMENT PLASTER	COLOR: 35 CLOUD GRAY
CP4	CEMENT PLASTER	COLOR: 437 ROUGH KHAKI
FG1	FIBERGLASS	COLOR: DARK BRONZE
GL1		
GL2	1" INSULATED GLASS	
MTL1	STEEL/ALUM	COLOR: DARK BRONZE
STO 1	PORCELAIN TILE	COLOR: OLIVE
TILE 1	ROOF TILE	CLAY TILE SIM.



DATE	ISSUES & REVISIONS
07/29/22	DESIGN REVIEW
08/08/22	30% MARRIOTT REV.
08/26/22	DESIGN DEV.
10/13/22	DR / 60% MARRIOTT
11/17/22	PERMIT SET
01/17/23	DR SUBMITTAL

SCALE AS SHOWN

PROJECT NUMBER 21.527

DESCRIPTION
COURTYARD ELEVATIONS

SHEET NUMBER

A4.02

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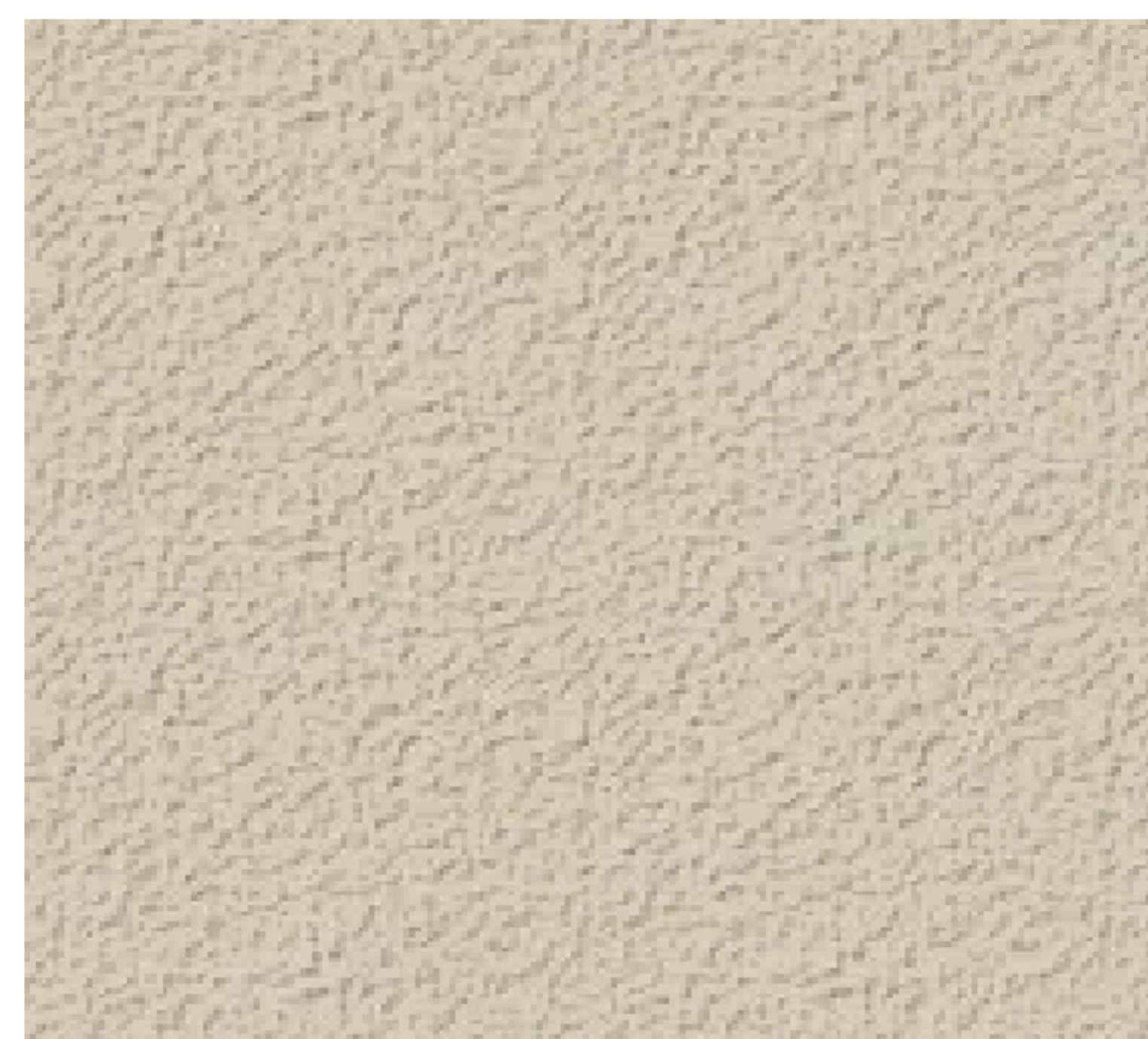
1 - INTEGRAL STUCCO (CP-1)
OMEGA
COLOR: 10 OMEGA WHITE (BASE)



2 - INTEGRAL STUCCO (CP-2)
OMEGA
COLOR: 250 BONE



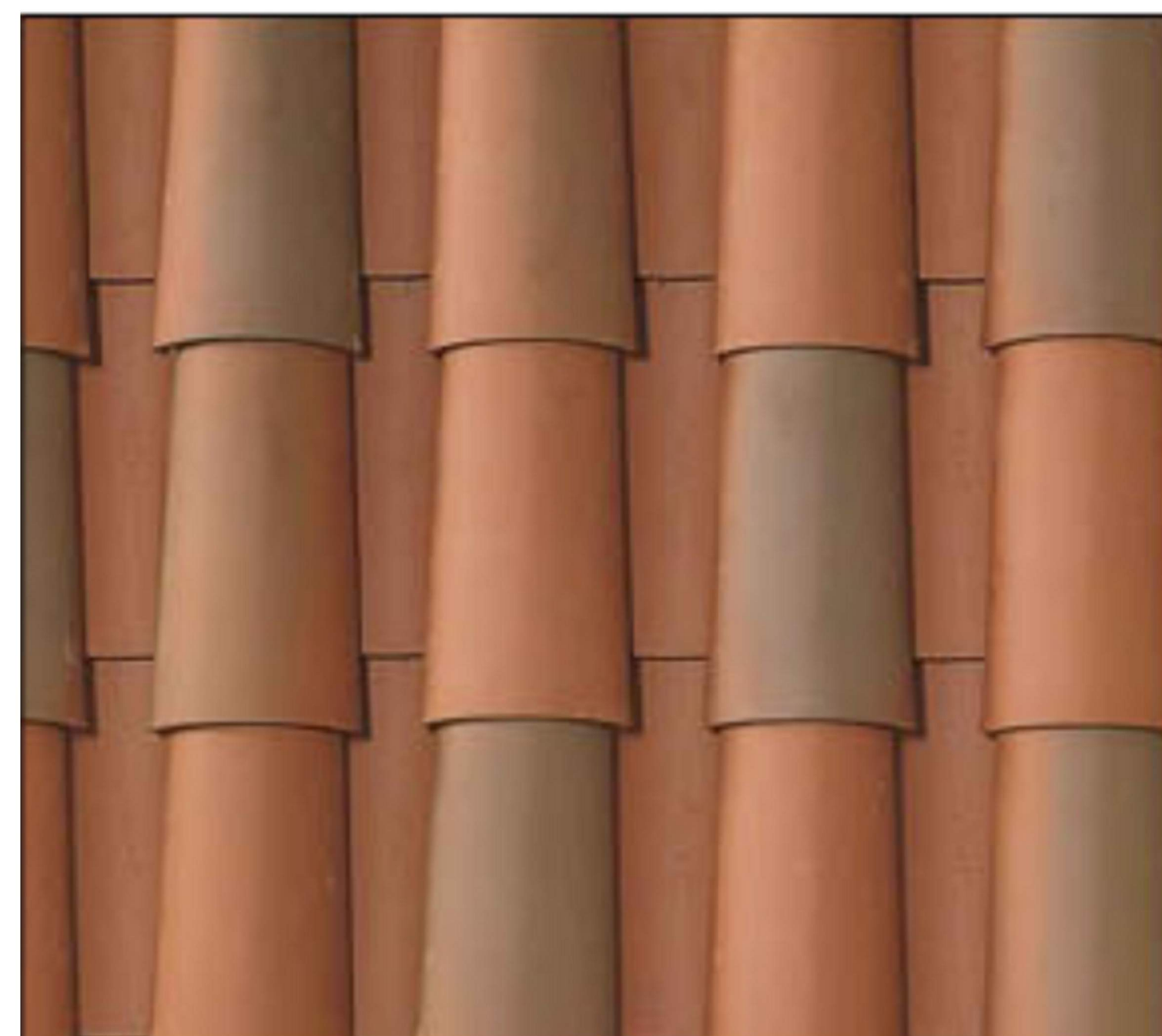
3 - INTEGRAL STUCCO (CP-3)
OMEGA
COLOR: 35 CLOUD GRAY



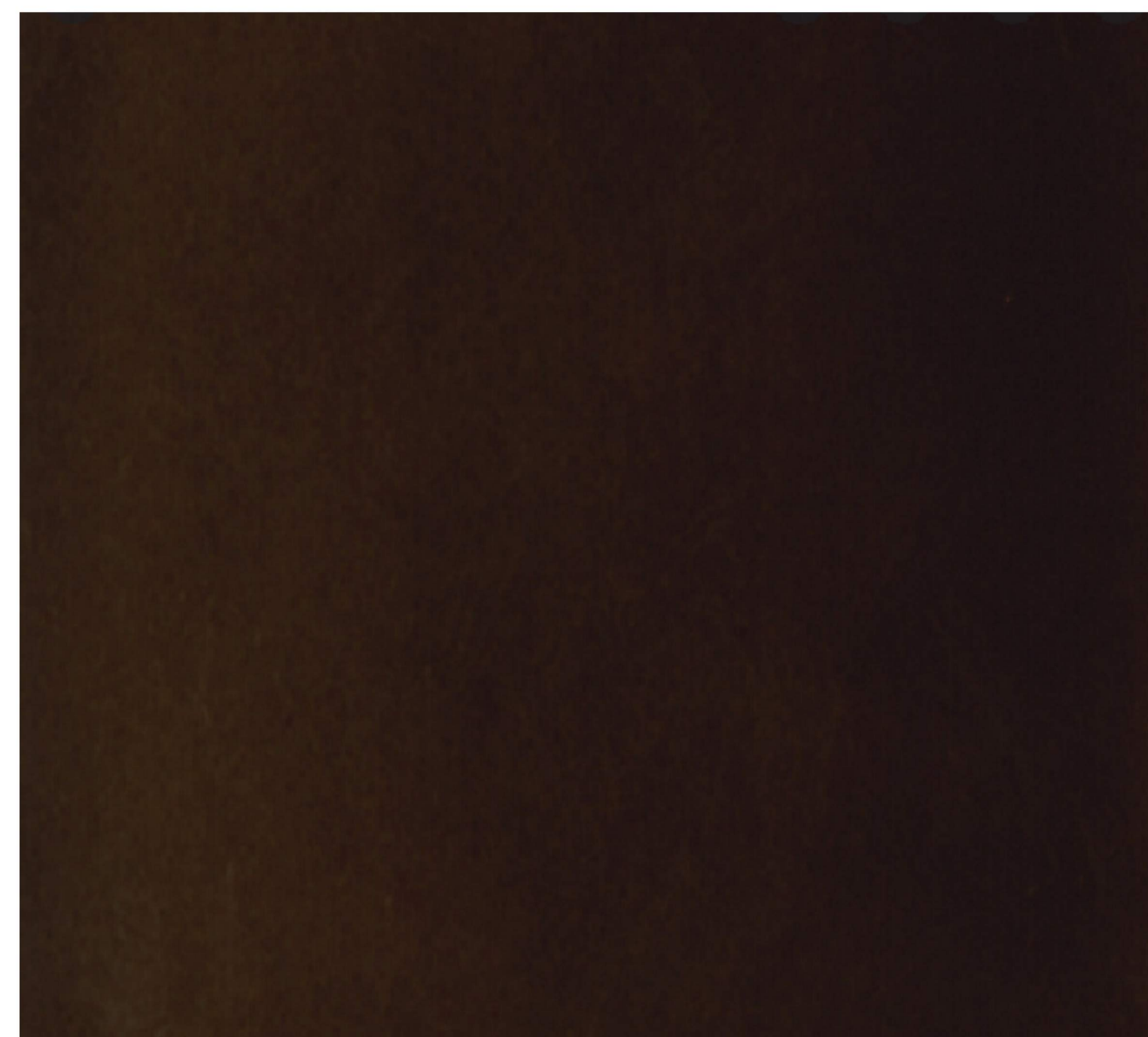
4 - INTEGRAL STUCCO (CP-4)
OMEGA
COLOR: 437 ROUGH KHAKI



5 - PORCELAIN TILE (STO-1)
MARCA CORONA STONE ONE
COLOR: OLIVE



6 - CLAY BARREL TILE (TILE-1)
BORAL 2-PIECE MISSION TILE
50% MADERA / 50% EL CAMINO BLEND



7 - FIBERGLASS WINDOWS (FG-1)
FINISH: DARK BRONZE

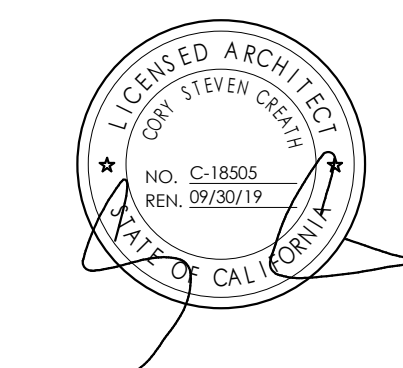


8 - ALUMINUM STOREFRONT
FINISH: STATUARY BRONZE UC 123842

8.1 - STEEL & ALUMINUM CANOPIES
FINISH: ANODIZED BRONZE OR SIM.

8.2 - SUNSHADES, CAGLES & BRACES
FINISH: ANODIZED BRONZE OR SIM

8.3 - GUTTERS & DOWNSPOUTS
FINISH: ANODIZED BRONZE OR SIM



DATE	ISSUES & REVISIONS
10/13/22	DR / 60% MARIOTT
11/17/22	PERMIT SET
01/17/23	DR SUBMITTAL

SCALE AS SHOWN

PROJECT NUMBER 21.527

DESCRIPTION
MATERIAL PALETTE

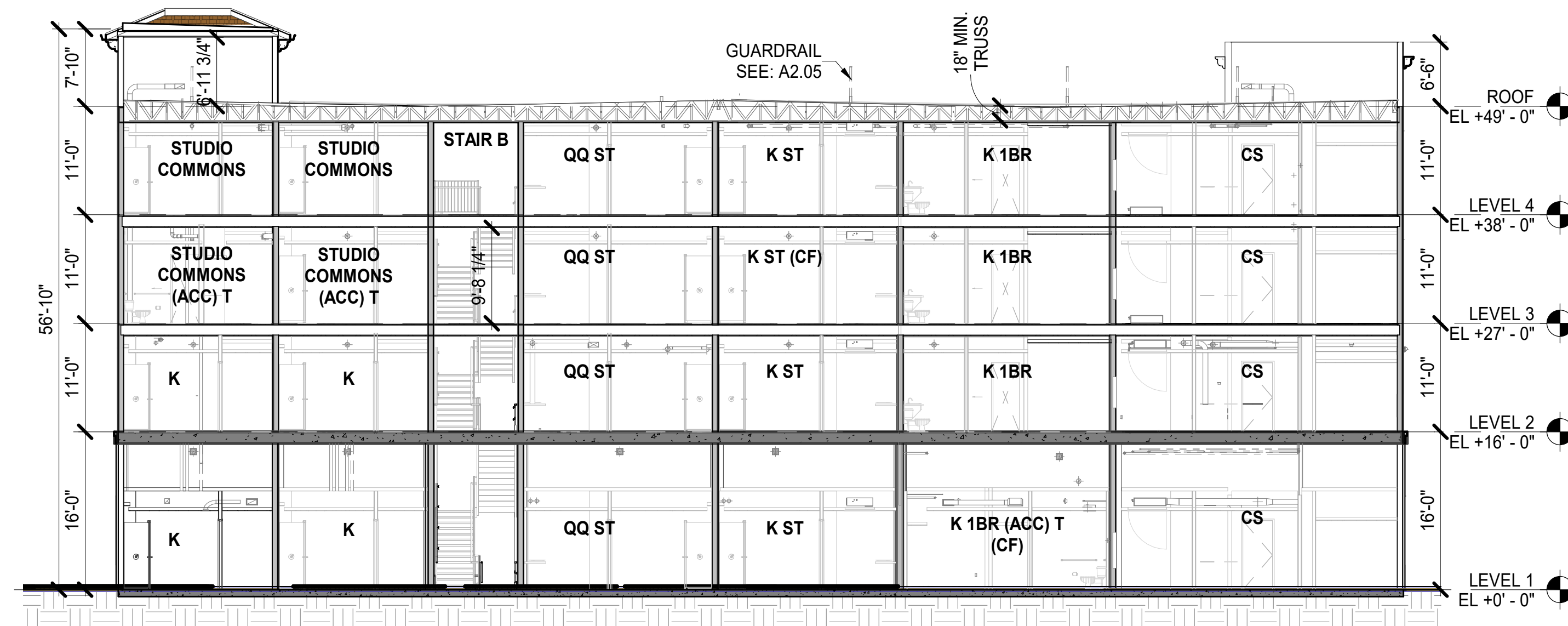
SHEET NUMBER

A4.03

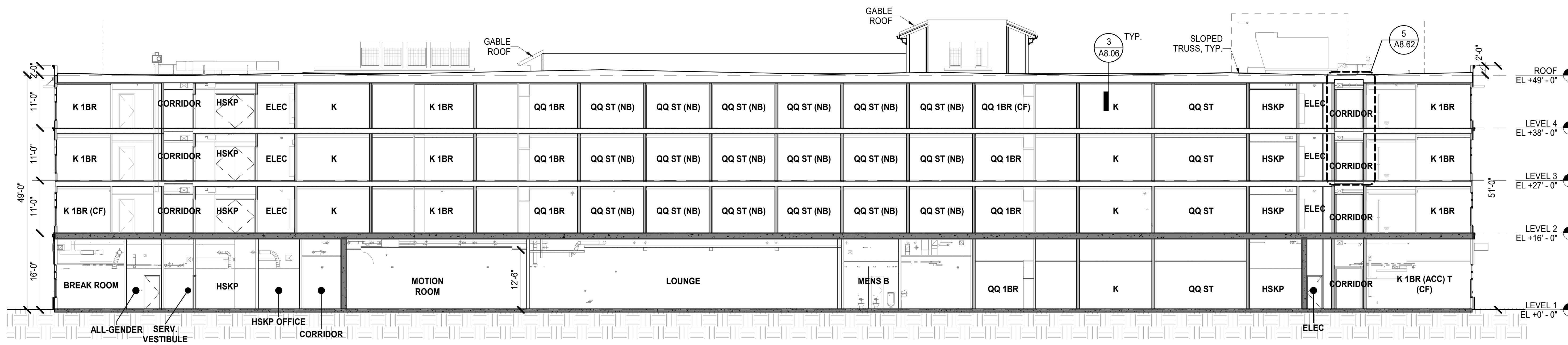
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SHEET NOTES

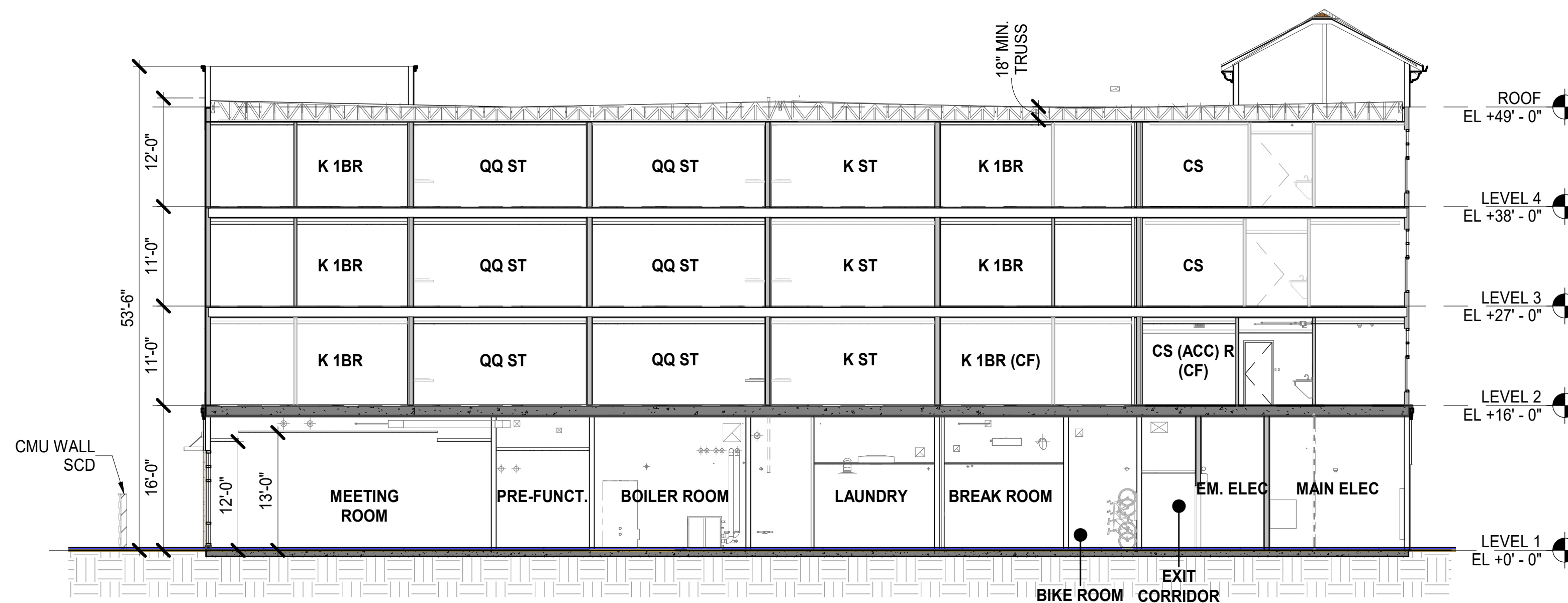
- SEE WINDOW SCHEDULE A0.21 FOR ALL WINDOW SIZES.
- SEE LOUVER SCHEDULE A0.21 FOR ALL EXTERIOR LOUVER SIZES.
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- SEE A9.01 FOR EXTERIOR PARTITION DETAILS.
- SEE A9.20 SERIES FOR EXTERIOR WINDOW DETAILS.
- ALL LEVEL 1 EXTERIOR WALLS TO BE TYPE XMA6-2, U.O.N.
- ALL LEVEL 2-4 EXTERIOR WALLS TO BE TYPE XWB6-1, U.O.N.
- SEE A8.06 FOR FLOOR AND ROOF ASSEMBLY.
- INSULATION SHOWN FOR THERMAL REQUIREMENTS ONLY. ACOUSTIC INSULATION ARE NOT SHOWN.
- ALL DIMENSIONS MEASURED FROM FACE OF FINISH U.O.N.



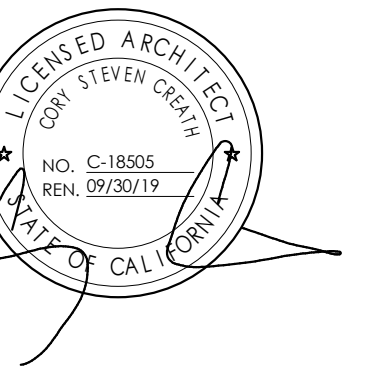
SECTION 3
SCALE: 3/32" = 1'-0"
3 A5.01



SECTION 2
SCALE: 3/32" = 1'-0"
2 A5.01



SECTION 1
SCALE: 3/32" = 1'-0"
1 A5.01



DATE	ISSUES & REVISIONS
07/29/22	DESIGN REVIEW
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08/26/22	DESIGN DEV.
10/13/22	DR / 60% MARRIOTT
11/17/22	PERMIT SET
01/17/23	DR SUBMITTAL

SCALE AS SHOWN

PROJECT NUMBER 21.527

DESCRIPTION
BUILDING SECTIONS

SHEET NUMBER

A5.01

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