INTERWEST CORRECTION LIST

JURISDICTION: **NATIONAL CITY** **DATE:** **JUNE 02, 2023**

PERMIT NUMBER: **NC-BD22-01050** **REVIEW #:** **PC2**

GENERAL COMMENTS

A. Refer to the **Interwest Transmittal** that was sent with this correction list for all project information and **resubmittal instructions**.

B. Please **respond in writing** to each plan review comment by providing **legible and detailed notes** on this comment list or creating a separate response letter. Indicate which detail, specification, or calculation shows the requested information. At minimum, the following should be included with each plan review response:

   a. Page / sheet number(s), detail / specification number(s), etc., and include all applicable code section (s).

   b. Briefly explain in writing how the design is intended to comply with the applicable code sections.

   c. Please provide a narrative of revisions made outside the plan review comments.

   d. Cloud the revisions on the plans to clearly identify changes that have been made.

   Complete and clear responses will ensure a timely review process for the re-check of this project **(vague responses, such as "Done" or "See plans," are unacceptable).**

C. Please indicate here if any changes have been made to the plans that are not a result of corrections from this list. If there are other changes, please briefly describe them and where they are located in the plans.

   Have changes been made to the plans not resulting from this correction list?

   Please indicate: ☐ Yes ☐ No

D. The comments below are from the **Building Division**. All other reviewer's (Planning, Engineering, etc.) comments will be forthcoming from the jurisdiction.

E. FOR RESUBMITTAL CHECKS: The original correction list will be used for subsequent reviews after the first. New clarifications will be added in ***bold italicized font*** and led with the review number (PC2, etc.) The numbers of the items may have been changed from the previous correction list.

F. **NOTE:** Additional charges may follow if the remaining comments below are not properly addressed.

BUILDING AND ACCESSIBILITY REVIEW

Plan Reviewer: **Ali Sadre, S.E., CASp**

Email/Phone: asadre@esgil.com; 858-375-1392 (direct line)

Note: If you have any questions regarding the review of this section in the correction list, please contact the plan reviewer listed above.

PLANS

1. A reminder that all sheets of the revised plans and the first sheet of the (updated) calc's. are required to be signed by the licensed architect or engineer responsible for the plan preparation. California Business and Professions Code.

ACCESSIBILITY

2. Please show compliance with the following two requirements:

   #A): A 36" wide x 34" high service counter at the cashier, which is provided. Sections 11B-227 & 11B-904.4.

   #B): A 60" wide x 34" seating at the bar counter, which is not provided. Section 11B-226.3. Revise Sheet A1.1, accordingly. [This refers to the customer seating area, not the service counter].

   RESPONSE: REFER TO SHEET 2/A1.1, 2/A1.4, AND 3/A1.4. BAR COUNTER TO PROVIDE 60" MIN LENGTH X 34" MAX HT FOR ACCESSIBILITY.

STRUCTURAL REVIEW

Plan Reviewer: **Ali Sadre, S.E., CASp**
Email/Phone: asadre@esgil.com; 858-375-1392 (direct line)
Note: If you have any questions regarding the review of this section in the correction list, please contact the plan reviewer listed above.

Not within the scope, no review.

ELECTRICAL REVIEW

Plan Reviewer: **Scott Humphrey**
Email/Phone: shumphrey@esgil.com
Note: If you have any questions regarding the review of this section in the correction list, please contact the plan reviewer listed above.

No correction items have resulted from this review.

MECHANICAL AND PLUMBING REVIEW

Plan Reviewer: **Connor Reuss, P.E.**
Email/Phone: creuss@esgil.com

Note: If you have any questions regarding the review of this section in the correction list, please contact the plan reviewer listed above.

MECHANICAL AND PLUMBING RESPONSES PROVIDED ON ATTACHED SHEETS BELOW.

PLUMBING (2019 CALIFORNIA PLUMBING CODE)

1. Please correct the ***water heater detail*** on ***sheet P0.2*** to show that water heater is adequately braced to resist seismic forces: ***Provide x2 straps*** (i.e. ***x1 strap*** at ***top 1/3*** of the tank and ***x1 strap*** at ***bottom 1/3*** of the tank) within the water heater detail. CPC 507.2

2. Clearly specify within the plumbing plans how the ***water heater is proposed to be accessed***. ***Sheet P2.1*** shows the ***water heater*** on the ***other side of the wall*** with ***no apparent door.*** Please address.

3. ***FD-1*** is ***not shown*** within the ***fixture schedule*** on ***sheet P0.2.*** Please correct.

4. ***FD-1*** is required to be ***equipped with a trap primer.*** Please specify this within ***(1)*** the fixture schedule on ***sheet P0.2*** & ***(2)*** the water supply floor plan on ***sheet P2.1.***

5. ***FD-1*** is ***required*** to drain into the ***grease waste system*** (i.e. not into the sanitary waste system). Please correct the ***(1)*** waste & vent floor plan & ***(2)*** waste & vent isometric.

6. The waste & vent floor plan on ***sheet P2.2 shows FS-3***, yet ***no FS-3 is shown*** within the ***fixture schedule*** on ***sheet P0.2.*** Please correct the inconsistency.

7. The fixture schedule on ***sheet P0.2 shows FS-1***, yet ***no FS-1*** is shown within the ***waste & vent floor plan*** on ***sheet P2.2.*** Please correct the inconsistency.

8. The ***waste & vent isometric*** on ***sheet P3.1*** appears to be i***ncomplete/ missing waste & vent connections.*** Please correct.

9. Please either ***(1)*** reference the ***equipment schedule*** (i.e. on sheet A1.3) within the fixture schedule on ***sheet P0.2*** or ***(2)*** show ***all the fixtures*** within the ***fixture schedule*** on ***sheet P0.2*** (i.e. mop Sink, Hand Sink, Prep Sink, 3-comparmtent Sink, Ice Maker, and Floor Drain).

10. **Response states to see supplemental document, yet it appears no supplement document was provided. Please address:** Approval by the Authority Having Jurisdiction is required when grease interceptors are proposed to be shared by different business establishments. Please provide documentation from the Building Official allowing each tenant to share a single grease interceptor. CPC 1014.3.4.2

11. The ***location*** of the ***existing grease interceptor*** & ***existing grease waste routing*** within ***For Reference Sheet P.03*** and the ***grease waste routing*** shown within the waste & vent floor plan on ***sheet P2.2 are inconsistent.***

12. **COMMENT NOT ADDRESSED:** Please provide gravity grease interceptor sizing calculations per CPC Table 1014.3.6 within the plans.

13. **COMMENT NOT ADDRESSED:** To ensure the new gas lines are properly sized, the gas isometric is required to show *(1)* the location of the gas meter, *(2)* each appliance connected downstream of the gas meter (i.e. each existing appliance within other tenants & estimated gas loads for other shell tenant spaces that are connected to the same gas meter), and *(3)* the proper CPC 1215.2 tables. *NOTE:* A complete review of the gas sizing will be conducted upon addressing this comment.

MECHANICAL (2019 CALIFORNIA MECHANICAL CODE)

14. The ***proposed outside air design does not comply*** with California Energy Code 120.1(c). ***No calculations or MERV-13 filtration is shown.*** Please ***review CEC 120.1(c)*** and correct the proposed design. ***NOTE:*** A complete review of the outside air design will be conducted upon addressing this comment.

15. Please ***correct the mechanical title-24 calculations*** (i.e. copy & pasting KH-1 & the exhaust rate to Section J will not suffice).

16. Please add the following ***CaptiveAire table*** to the ***mechanical floor plans*** on ***sheet M2.1:***

Table 1 - Grease Duct and Building Heating Appliance Chimney Clearances

Duct Model	Inner Diameter (ID)	Outside Diameter	Clearance to Combustibles	Clearance to Non-Combustibles
DW	5"-36"	= ID	18" (1)	0"
DW - 2R	5"-16"	ID + 4	3/4" (2)	0"
	18"	ID + 4	1" (3)	0"
DW - 2R TYPE HT	5"-16"	ID + 4	2" (4)	0"
DW - 3R	5"-24"	ID + 6	3/4" (5)	0"
DW - 3Z	5"-36"	ID + 6	0" (6)	0"

17. It appears ***'DW' CaptiveAire double walled grease duct*** is proposed per ***sheet M5.6*** (i.e. not 'DW-2R'). Per the table above, 'DW' grease duct required an ***18" clearance to combustibles.*** Please ***correct the mechanical plans*** accordingly.

18. Complete kitchen hood plans, details, and calculations to show compliance with CMC, Chapter 5, Part II are required. Please address the following:

    a. Per CMC 511.3 the ***make-up air design cannot create a negative pressure*** that ***exceed 0.02" w.c.*** It appears the proposed make-up air louver design will exceed this. Please ***provide a mechanical make-up air design*** (i.e. MAU) that complies with CMC 511.3.

    b. On ***sheet M5.1,*** the ***factory listed 1" zero-clearance insulation*** is ***only provided*** on the ***back & left-hand side*** of the hood. There is a combustible wall on the right-hand side of the hood as well. Please provide an additional ***listed 1" zero-clearance insulation panel*** to the ***right-hand side of the hood.***

FIRE REVIEW

Plan Reviewer: **Connor Reuss, P.E.**
Email/Phone: creuss@esgil.com
Note: If you have any questions regarding the review of this section in the correction list, please contact the plan reviewer listed above.

No correction items have resulted from this review.

END OF DOCUMENT

ENGINEERING
CONSULTANTS INC.

June 21, 2023

Responses for Plan Check Comments
Date: June 02, 2023
Project Name: Sabor Piri Piri Tenant Improvement
Project Add: 800 B Ave. Suite 804 National City CA 91950

Plumbing Comments:

1. Please correct the water heater detail on sheet P0.2 to show that water heater is adequately braced to resist seismic forces: Provide x2 straps (i.e. x1 strap at top 1/3 of the tank and x1 strap at bottom 1/3 of the tank) within the water heater detail. CPC 507.2

Response: Refer to sheet P4.1 for the revised sheet water heater detail to show seismic brace with strap support for the water heater.

2. Clearly specify within the plumbing plans how the water heater is proposed to be accessed. Sheet P2.1 shows the water heater on the other side of the wall with no apparent door. Please address.

Response: Refer to revised sheet P2.1 water heater to be mounted on a concrete platform at 48" high from finished floor. There is no wall surrounding it.

39210 State Street Suite No. 106, Fremont, CA 94538 (510)509-2362 engineers@mrengcon.com

3. FD-1 is not shown within the fixture schedule on sheet P0.2. Please correct.

Response: Refer to revised sheet P0.2 floor drain tagging FD-1 has been changed to FD.

4. FD-1 is required to be equipped with a trap primer. Please specify this within (1) the fixture schedule on sheet P0.2 & (2) the water supply floor plan on sheet P2.1.

Response: Refer to revised sheets P0.2 and P2.1 trap primer specification has been included in both the fixture schedule and the Plumbing water layout.

5. FD-1 is required to drain into the grease waste system (i.e. not into the sanitary waste system). Please correct the (1) waste & vent floor plan & (2) waste & vent isometric.

Response: Refer to revised sheets P2.1 and P3.1 to show Floor Drain (FD) shall discharge to grease waste system.

6. The waste & vent floor plan on sheet P2.2 shows FS-3, yet no FS-3 is shown within the fixture schedule on sheet P0.2. Please correct the inconsistency.

Response: Refer to revised sheets P0.2 floor sink tagging FS-3 has been changed to FS. Refer to revised sheets P0.2, P2.1 and P3.1 to ensure consistency in displaying the Floor Sink (FS) tagging.

7. The fixture schedule on sheet P0.2 shows FS-1, yet no FS-1 is shown within the waste & vent floor plan on sheet P2.2. Please correct the inconsistency.

Response: Refer to revised sheet P0.2 floor sink tagging FS-1 has been changed to FS. Refer to revised sheets P0.2, P2.1 and P3.1 to ensure consistency in displaying the Floor Sink (FS) tagging.

8. The waste & vent isometric on sheet P3.1 appears to be incomplete/ missing waste & vent connections. Please correct.

Response: Refer to revised sheets P2.1, and P3.1 to ensure consistency on both plumbing waste, vent layout and diagram.

9. Please either (1) reference the equipment schedule (i.e. on sheet A1.3) within the fixture schedule on sheet P0.2 or (2) show all the fixtures within the fixture schedule on sheet P0.2 (i.e. mop Sink, Hand Sink, Prep Sink, 3-comparmtent Sink, Ice Maker, and Floor Drain).

Response: Refer to revised sheet P0.2 to show plumbing fixture and equipment schedule.

10. Response states to see supplemental document, yet it appears no supplement document was provided. Please address: Approval by the Authority Having Jurisdiction is required when grease interceptors are proposed to be shared by different business establishments. Please provide documentation from the Building Official allowing each tenant to share a single grease interceptor. CPC 1014.3.4.2

Response: Please see attached the letter of approval by AHJ (authority having jurisdiction) for the proposed grease interceptor to be shared by different business establishments). Existing shared GI was originally approved for the existing building under permit #2019-8703

11. The location of the existing grease interceptor & existing grease waste routing within For Reference Sheet P.03 and the grease waste routing shown within the waste & vent floor

plan on sheet P2.2 are inconsistent.

Refer to sheet P2.1 for the location of existing hydromechanical grease interceptor.

12. COMMENT NOT ADDRESSED: Please provide gravity grease interceptor sizing calculations per CPC Table 1014.3.6 within the plans.

Refer to sheet P0.2 Schedule for the hydromechanical grease interceptor sizing.

13. COMMENT NOT ADDRESSED: To ensure the new gas lines are properly sized, the gas isometric is required to show (1) the location of the gas meter, (2) each appliance connected downstream of the gas meter (i.e. each existing appliance within other tenants & estimated gas loads for other shell tenant spaces that are connected to the same gas meter), and (3) the proper CPC 1215.2 tables. NOTE: A complete review of the gas sizing will be conducted upon addressing this comment.

Refer to sheet P0.2 for the schedule of gas calculation and sizing in accordance with CPC 1215. Gas meter location has been indicated on sheet P2.1. For the gas diagram with gas pipe sizes, please refer to sheet P3.1.

ENGINEERING CONSULTANTS INC.

June 28, 2023

Responses for Plan Check Comments:
Date: June 2, 2023
Project Name: SABOR PIRI PIRI TENANT IMPROVEMENT
Project Address: 800 B AVENUE SUITE 804, NATIONAL CITY, CA 91950

MECHANICAL COMMENTS:

14. The proposed outside air does not comply with California Energy Code 120.1(c). No calculation or MERV-13 filter filtration is shown. Please review CEC 120.1(c) and correct the proposed design. NOTE: A complete review of the outside air design ill be conducted upon addressing this comment.
Response: *Merve-13 filter for the outside air intake has been added on plan. Kindly see sheet M0.2 , Supply fan schedule.*

15. Please correct the mechanical title-24 calculations (i.e copy & pasting KH-1 & the exhaust rate to Section J will not suffice)
Response: *Mechanical T24 form has been revised. Kindly see sheet M0.4.*

16. Please add the following CaptiveAire table to the mechanical floor plans on sheet M2.1:

Table 1 - Grease Duct and Building Heating Appliance Chimney Clearances

Duct Model	Inner Diameter (ID)	Outside Diameter	Clearance to Combustibles	Clearance to Non-Combustibles
DW	5"-36"	= ID	18" (1)	0"
DW - 2R	5"-16"	ID + 4	3/4" (2)	0"
	18"	ID + 4	1" (3)	0"
DW - 2R TYPE HT	5"-16"	ID + 4	2" (4)	0"
DW - 3R	5"-24"	ID + 6	3/4" (5)	0"
DW - 3Z	5"-36"	ID + 6	0" (6)	0"

Response: *Table has been added and attached on plan. Kindly see sheet M2.1.*

17. It appears 'DW' CaptiveAire double walled grease duct is proposed per sheet M5.6(i.e. not 'DW-2R'). Per the table above, 'DW grease duct required and 18" clearance to combustibles. Please correct the mechanical plans accordingly.

Response: *The part number for duct work is DW144xxx-3Z. It is not DW model, it is DW-3Z model. 0" clearance meets the requirements.*

18. Complete kitchen hood plans, details, and calculations to show compliance with CMC, Chapter5, Part II are required. Please address the following.

a. Per CMC 511.3 the make-up air design cannot create a negative pressure that exceed 0.02"w.c. It appears the proposed make-up air louver design ill exceed this. Please provide a mechanical make-up air design (i.e MAU)that complies with CMC 511.3.

Response: *Make-up air has been added on plan. Kindly see sheet M2.1 and M0.2 for the unit specification.*

b. On sheet M5.1, the factory listed 1" zero clearance insulation is only provided on the back & left -hand side of the hood. There is a combustible wall on the right side of the hood as well. Please provide an additional listed 1" zero-clearance insulation panel to the right-hand side of the hood.

Response: *The right side of the hood is not combustible wall anymore. It will be replaced with vertical end panel like below. So 1" zero clearance insulation is not required.*