

GENERAL NOTES

1. PROTECT ALL EXISTING TERRAZZO FLOORS, MARBLE WAINSCOT, WOOD CORNICE, GLASS AND WOOD FRAMED DOORS, WITHIN THE HISTORICAL CORE CORRIDORS, STAIRWAYS, AND ELEVATOR LOBBIES, DURING DEMOLITION AND CONSTRUCTION.
2. PROTECT (E) GLAZING SYSTEM ON ALL FLOORS DURING DEMOLITION.

DEMOLITION NOTES

1. EXISTING ORG. WALLS, WIN., & COLUMN TO REMAIN
2. EXISTING NON-ORIGINAL AND INTERIOR PARTITION WALLS TO BE REMOVED
3. EXISTING ORIGINAL WALLS TO BE REMOVED
4. REMOVE (E) NON-ORIGINAL STOREFRONT OR WALL FILL FOR (N) STOREFRONT AT ORIGINAL OPENINGS
5. EXISTING FLOOR OPENING TO BE FILLED
6. REMOVE EXISTING SLAB FOR NEW OPENING
7. EXISTING STAIR TO REMAIN, HAND RAIL AND GUARD RAIL TO REMAIN
8. EXISTING STAIR TO BE REMOVED AND FILL OPENING
9. EXISTING OPENING IN SLAB TO REMAIN
10. EXISTING FIRE ESCAPE TO REMAIN, STRUCTURAL RETROFIT AS NEEDED PER STRUCTURAL DRAWINGS
11. SAVE (RESTORE AS NEEDED) HISTORIC CORRIDOR DOORS, FRAMES, WOOD MOUNDING AND TRIM, TO BE USED AS UNIT ENTRY DOORS. TYP.
12. PRESERVED (RESTORE AS NEEDED) HISTORIC CORRIDOR DOORS AND FRAMES AND MAKE THEM NON-OPERABLE W/ (N) RATED WALL BEHIND. TYP.
13. (N) WALL NEED TO MATCH (E) WALL IF WITHIN THE ORG. CORRIDOR, WITH INCORPORATED ORG. MARBLE WAINSCOT & WOOD CORNICE
14. DEMO 1-1/2" AROUND (E) CONC. COLUMN & PREP FOR SHOTCRETE PER STRUCT.
15. REMOVE (E) PLUMB. FIXTURES, PARTITIONS, & FLOOR TILES. MAY BE REUSED ELSEWHERE IN THE BLDG. T.B.D

LEGEND

- (E) FLOOR OPENING TO BE CLOSED - MATCH (E) SLAB
- (E) OPENING TO REMAIN
- REMOVE (E) SLAB - FOR (N) OPENING
- REMOVE (E) NON-ORIGINAL FILL OF SLAB
- ADD (N) RAISED FLOORING
- REMOVE (E) NON-ORIGINAL EXTERIOR WALL TO RESTORE HISTORICAL OPENINGS
- REMOVE (E) NON-ORIGINAL OR PARTITION WALLS
- REMOVE (E) ORIGINAL WALLS
- FILL IN (E) OPENING TO MATCH (E) WALL
- (E) EXT. WALLS AND COLUMNS TO REMAIN

DAVID LAWRENCE GRAY ARCHITECTS



OCEAN CENTER BUILDING
110 W. Ocean Blvd.
Long Beach, CA 90802
Owner: 110 Ocean LP
201 Wilshire Blvd, 2nd Floor
Santa Monica, CA 90401

No.	Date	
1	03/06/14	CONCEPTUAL SITE PLAN
2	09/16/14	SITE PLAN REVIEW SUBMITTAL

THE PROJECT DOCUMENTS INCLUDING THE DRAWINGS, SPECIFICATIONS AND OTHER MATERIALS HAVE BEEN PREPARED BY THE ARCHITECT AS INSTRUMENTS OF THEIR PROFESSIONAL SERVICE FOR USE SOLELY WITH RESPECT TO THIS PROJECT. THE ARCHITECT SHALL BE DEEMED THE AUTHOR AND SHALL RETAIN ALL COMMON LAW, STATUTORY AND OTHER RESERVED RIGHTS INCLUDING THE COPYRIGHT FOR USE. THE OWNER SHALL BE PERMITTED TO RETAIN RECORD COPIES OF PROJECT DOCUMENTS FOR INFORMATIONAL PURPOSES AND FOR USE IN CONNECTION WITH THE CONSTRUCTION AND OCCUPANCY OF THIS PROJECT. THESE DOCUMENTS SHALL NOT BE USED BY THE OWNER OR OTHERS FOR OTHER PROJECTS FOR ADDITIONS TO THIS PROJECT, OR FOR THE COMPLETION OF THIS PROJECT BY OTHERS, EXCEPT BY WRITTEN AGREEMENT AND WITH COMPENSATION TO THE ARCHITECT.

NOT FOR CONSTRUCTION

NINTH FLOOR DEMOLITION PLAN

PROJECT NO.	1302
DATE	9/16/2014
FILE NAME	
SCALE	
SHEET NO.	



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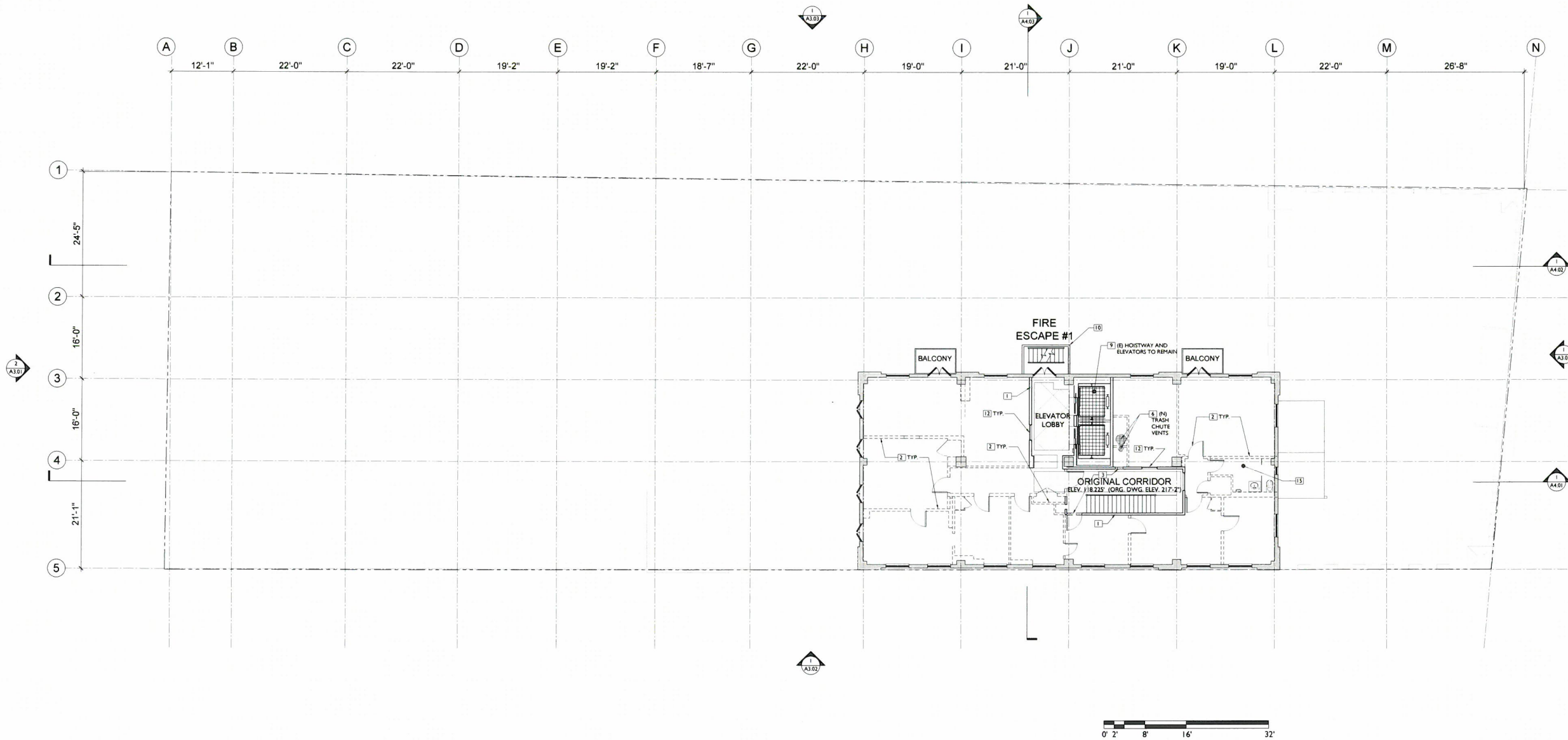
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TENTH FLOOR
DEMOLITION
PLAN

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DAVID LAWRENCE GRAY ARCHITECTS

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110 W. Ocean Blvd.
Long Beach, CA 90802
Owner: 110 Ocean LP
201 Wilshire Blvd, 2nd Floor
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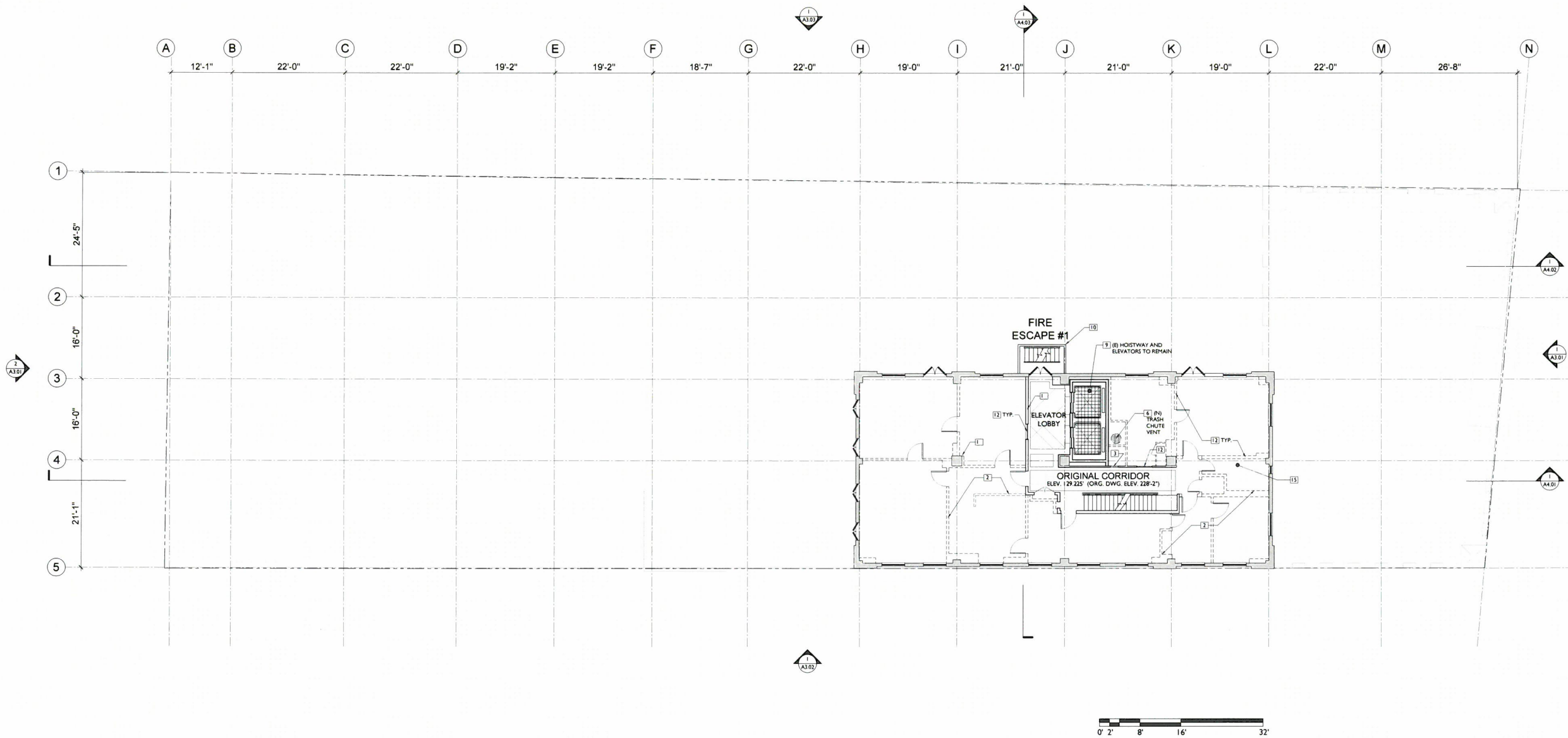
ELEVANTH
FLOOR
DEMOLITION
PLAN

PROJECT NO.	1302
DATE	9/16/2014
FILE NAME	
SCALE	
SHEET NO.	

AI.11

1 ELEVENTH FLOOR DEMOLITION PLAN

3/32" = 1'-0"



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DAVID LAWRENCE GRAY ARCHITECTS

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STATE OF CALIFORNIA
LICENSED ARCHITECT
C-10506
NOV. 30 2015
RENEWAL DATE

OCEAN CENTER BUILDING
110 W. Ocean Blvd.
Long Beach, CA 90802
Owner: 110 Ocean LP
201 Wilshire Blvd, 2nd Floor
Santa Monica, CA 90401

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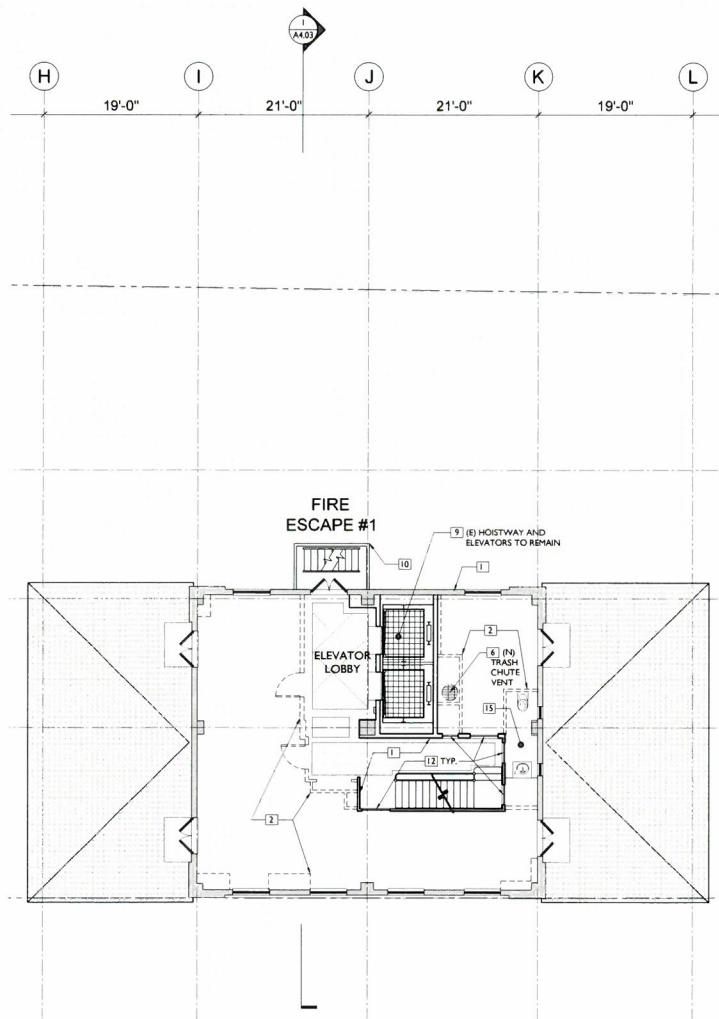
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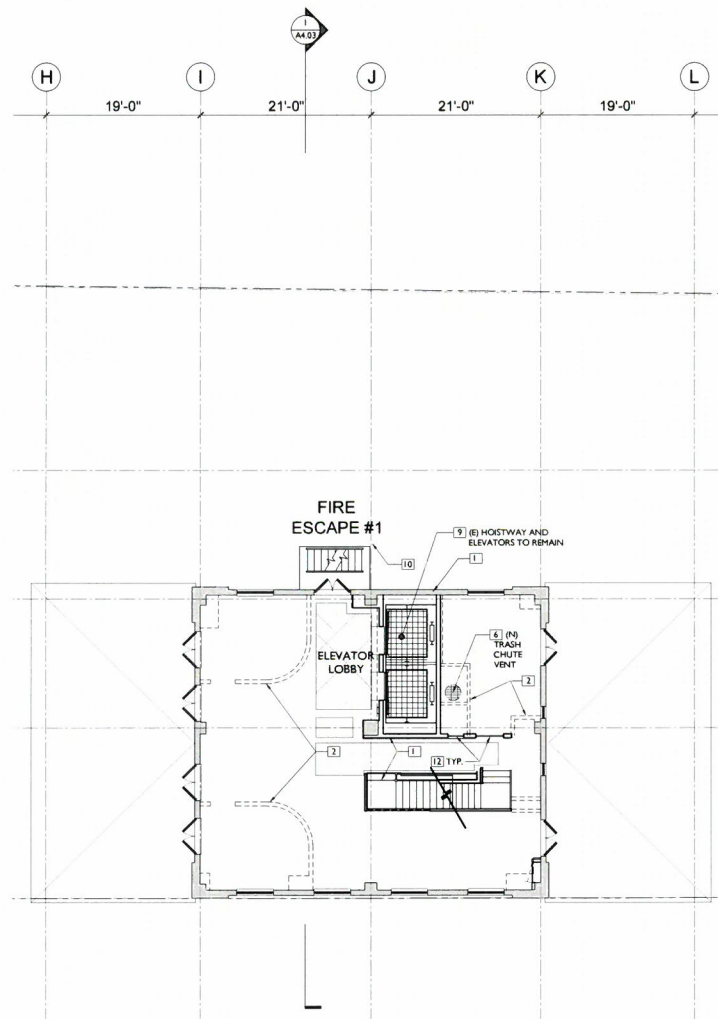
TWELFTH FLOOR DEMOLITION PLAN

PROJECT NO. 1302
DATE 9/16/2014
FILE NAME
SCALE
SHEET NO.



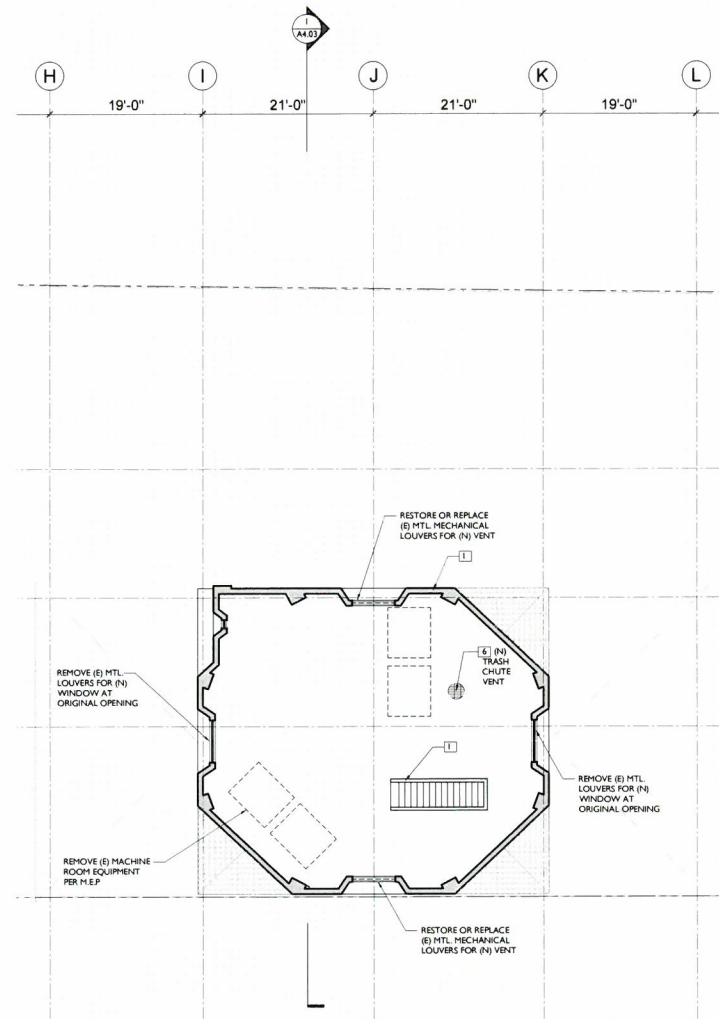
1 THIRTEENTH FLOOR PLAN

3/32" = 1'-0"



2 FOURTEENTH FLOOR PLAN

3/32" = 1'-0"



3 CUPOLA FLOOR PLAN

3/32" = 1'-0"

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207 W. 10th Street, Suite 200
San Francisco, CA 94103
415.398.1000
www.davidlawrencegray.com



OCEAN CENTER BUILDING

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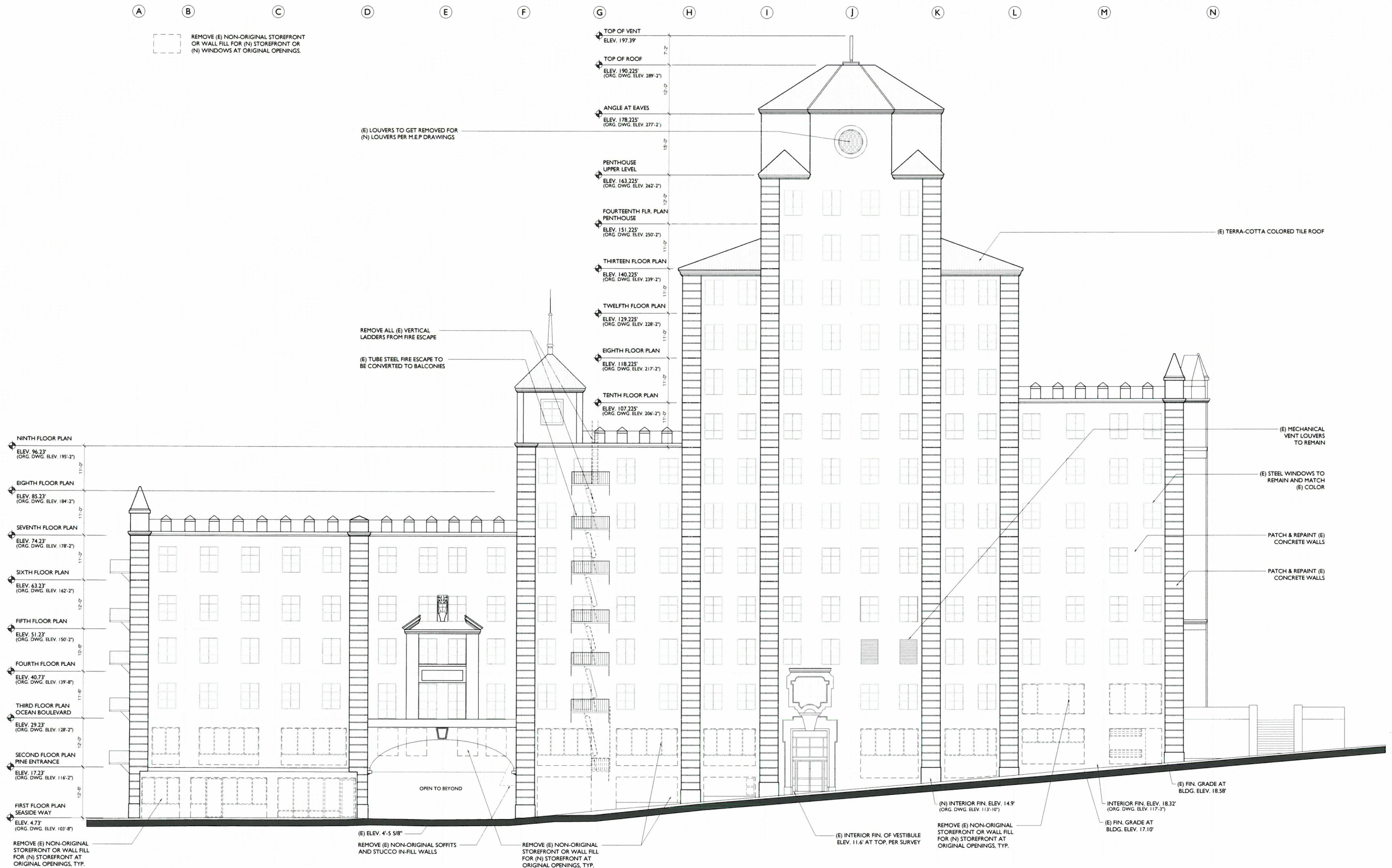
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THIRTEENTH, FOURTEENTH, & FIFTEENTH FLOOR DEMO. PLANS

PROJECT NO.	1302
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SHEET NO.	

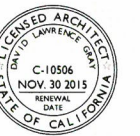
A1.13



1 EAST ELEVATION (PINE AVENUE)

3/32" = 1'-0"

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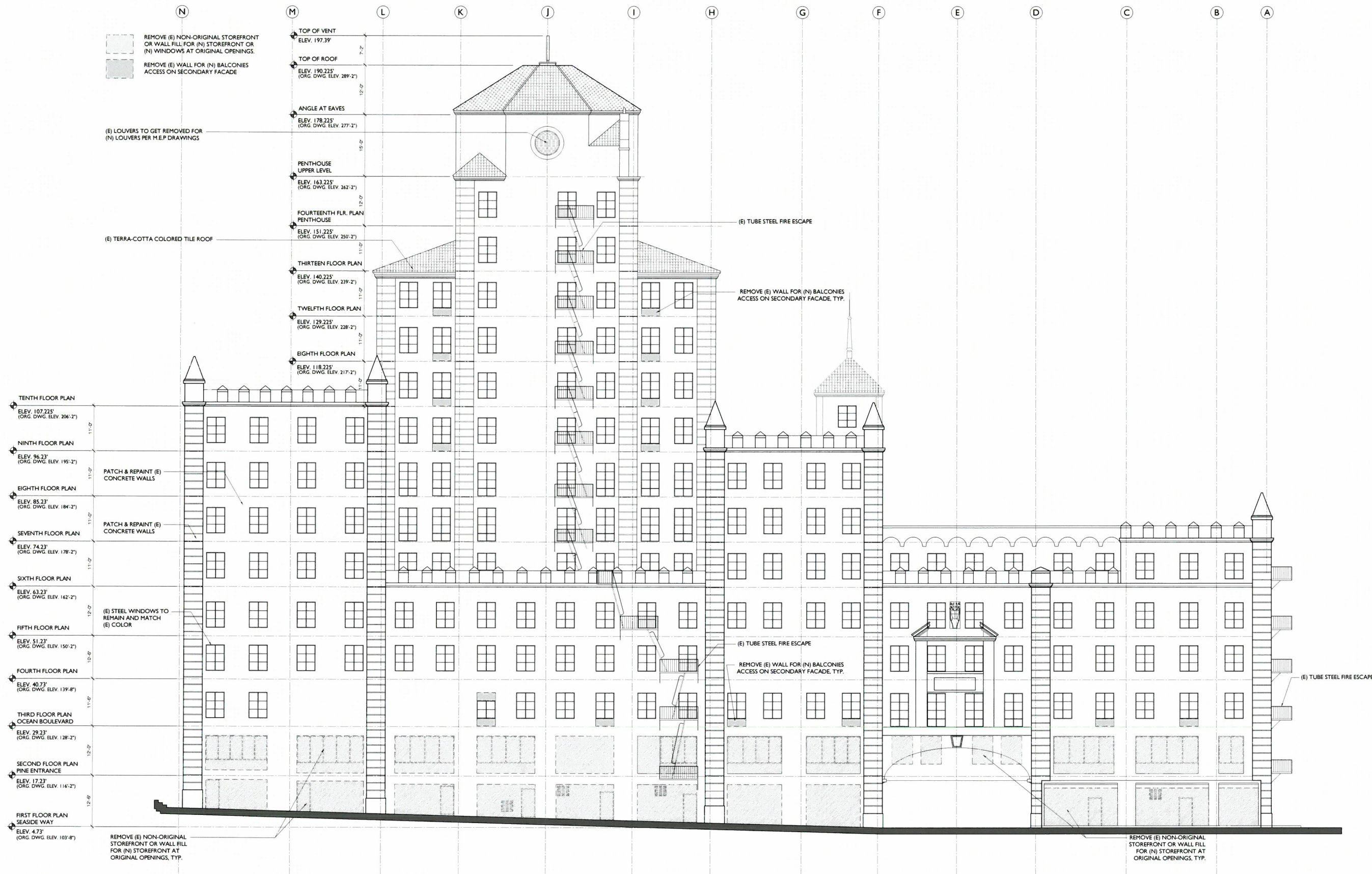
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DEMOLITION EAST ELEVATION

PROJECT NO.	1302
DATE	10/29/2014
FILE NAME	
SCALE	
SHEET NO.	

A1.16



1 WEST ELEVATION

3/32" = 1'-0"

DAVID LAWRENCE GRAY ARCHITECTS

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Los Angeles, CA 90012
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www.dlga.com



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**DEMOLITION
WEST
ELEVATION**

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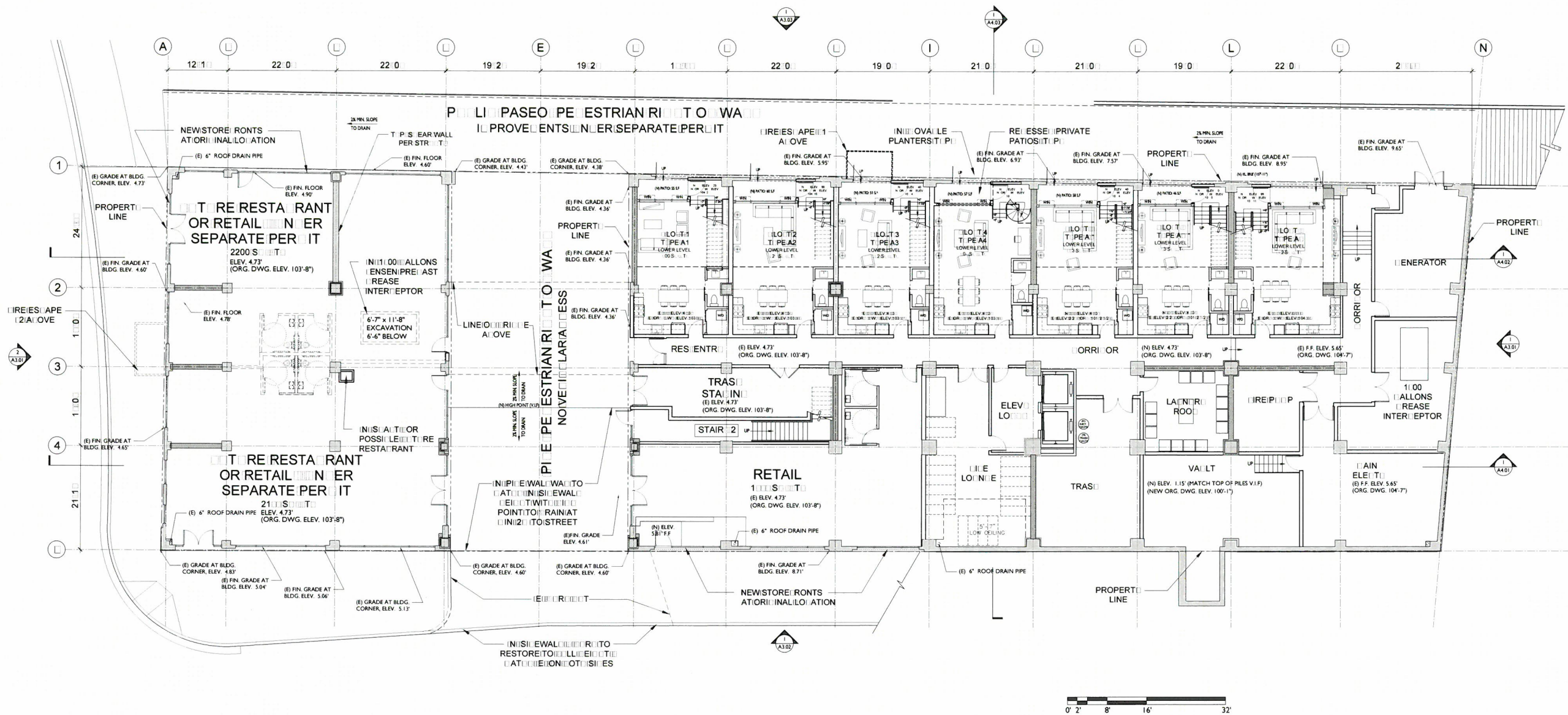
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FIRST FLOOR PLAN

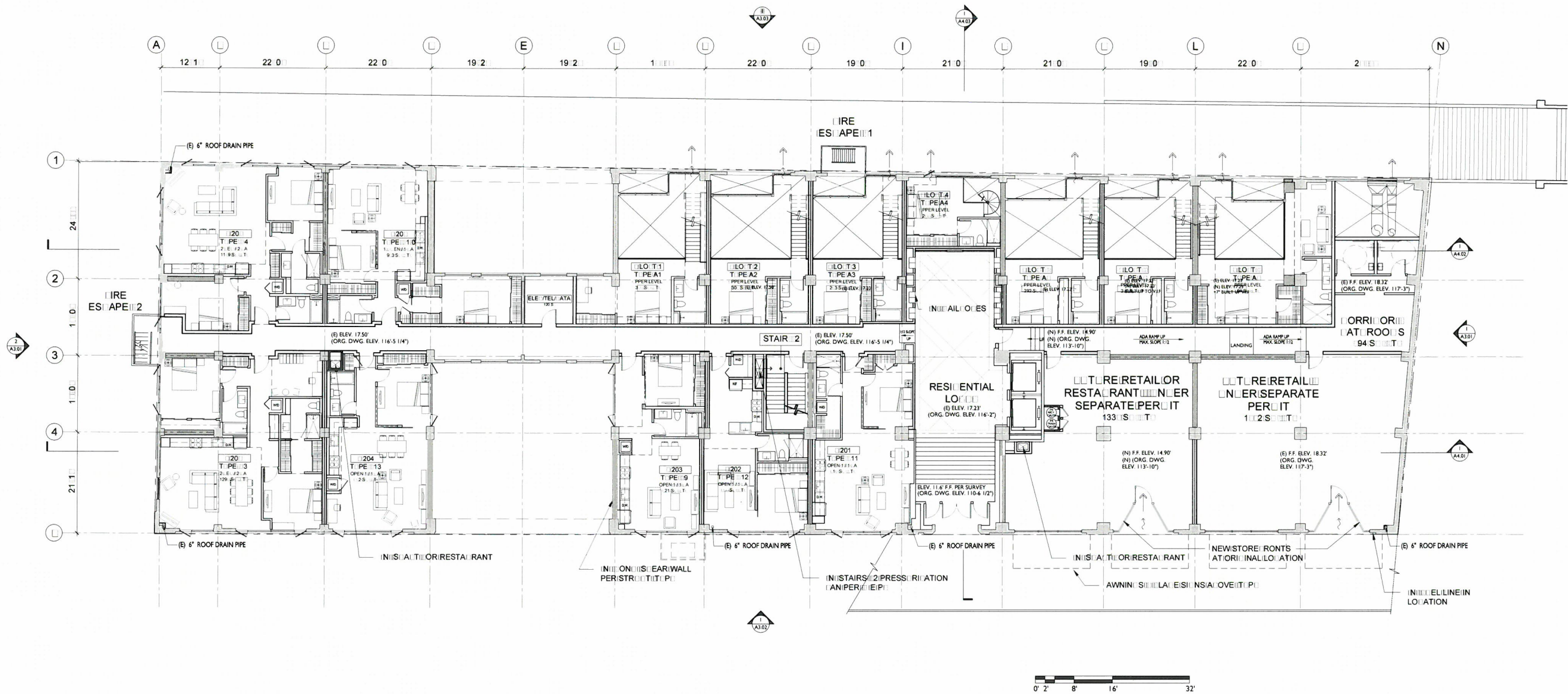
PROJECT NO. 1302
DATE 9/16/2014
FILE NAME
SCALE
SHEET NO.

A2.01



I FIRST FLOOR PLAN

$$3/32'' = 1'-0$$



1 SECOND FLOOR PLAN / PINE LEVEL

3/32" = 1'-0"

DAVID LAWRENCE GRAY ARCHITECTS



OCEAN CENTER

BUILDING

110 W. Ocean Blvd.
Long Beach, CA 90802

Owner: 110 Ocean LP
201 Wilshire Blvd, 2nd Floor
Santa Monica, CA 90401

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No.	Date	Description
1	03/06/14	CONCEPTUAL SITE PLAN
2	09/16/14	SITE PLAN REVIEW SUBMITTAL

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SECOND FLOOR PLAN
(ORIGINAL UPPER PINE RETAIL)

PROJECT NO.	1302
DATE	9/16/2014
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SCALE	
SHEET NO.	

A2.02



No.	Date	
1	03/06/14	CONCEPTUAL SITE PLAN
2	09/16/14	SITE PLAN REVIEW SUBMITTAL

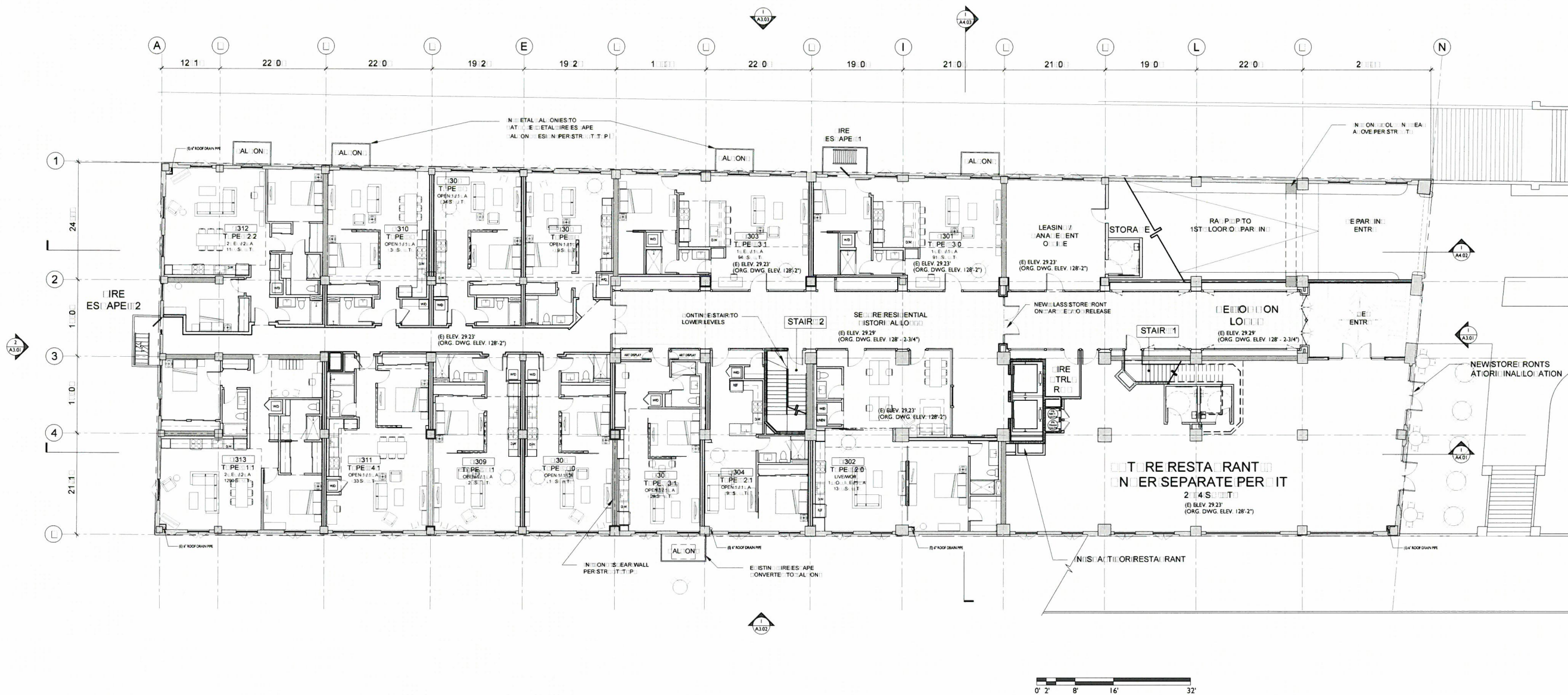
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THIRD FLOOR PLAN

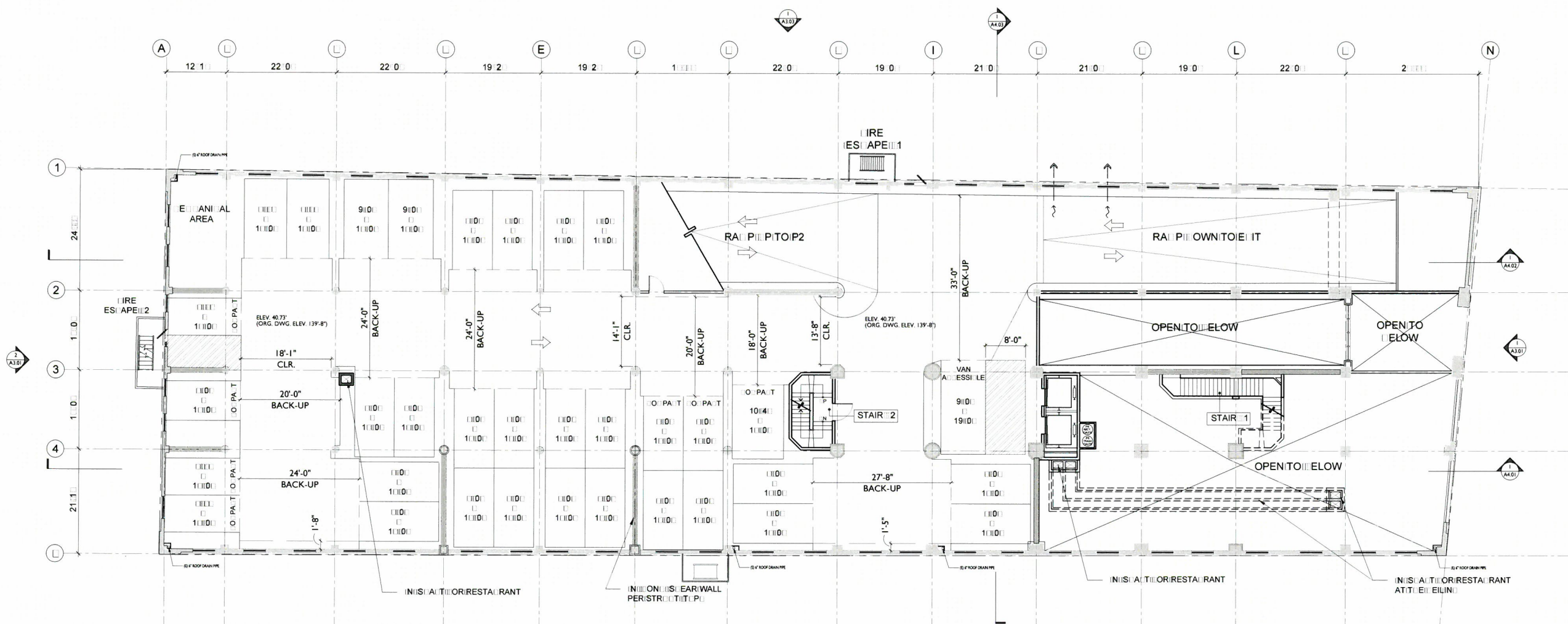
PROJECT NO. 1302
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SCALE
SHEET NO.

A2.03



1 THIRD FLOOR PLAN (OCEAN LEVEL)

$$3/32'' = 1'-0''$$



PROPOSED PARKING 4th FLOOR

SUB-COMPACT:	0	REAR TANDEM SUB-COMPACT:	0
COMPACT:	7	REAR TANDEM COMPACT:	0
STANDARD:	20	REAR TANDEM STANDARD:	6
ACCESSIBLE:	1 (VAN)		
TOTAL STALLS: 34			

0' 2' 8' 16' 32'

1 FORTH FLOOR PLAN



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201 W. Ocean Blvd., Suite 200
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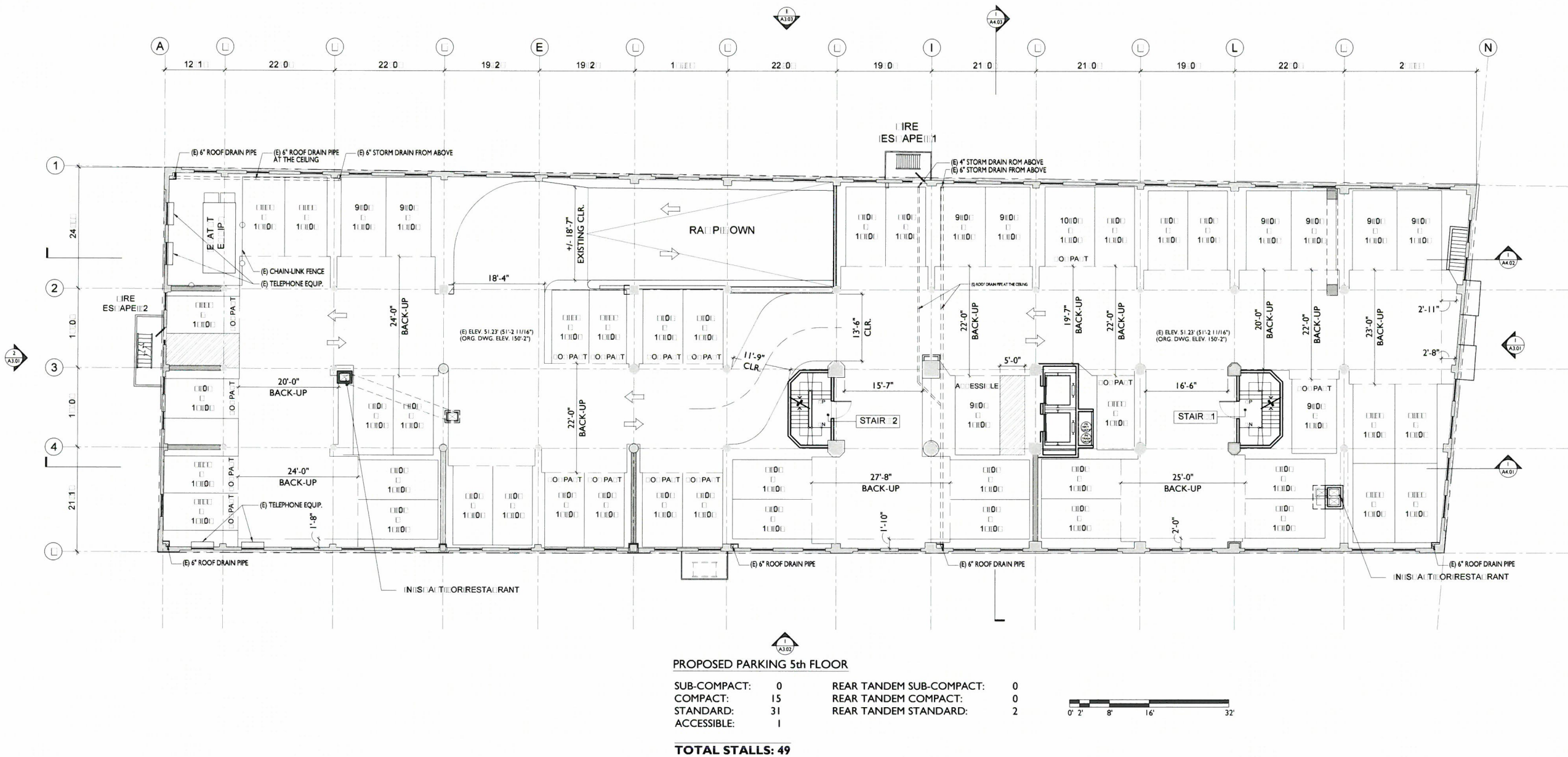
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FORTH FLOOR PLAN

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1 FIFTH FLOOR PLAN



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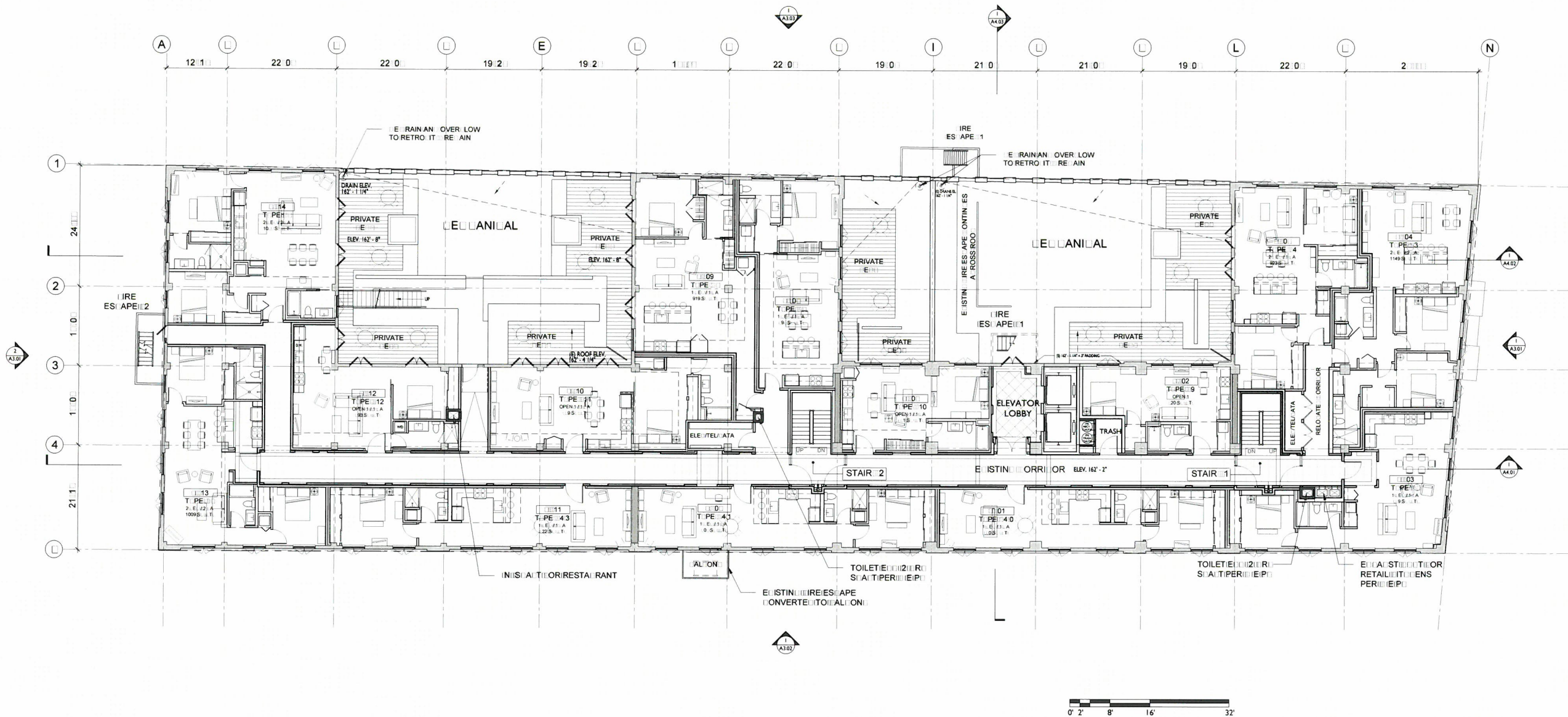
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FIFTH FLOOR
PLAN

PROJECT NO.	1302
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A2.05

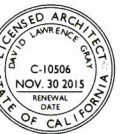
3/32" = 1'-0"



1 SIXTH FLOOR PLAN

3/32" = 1'-0"

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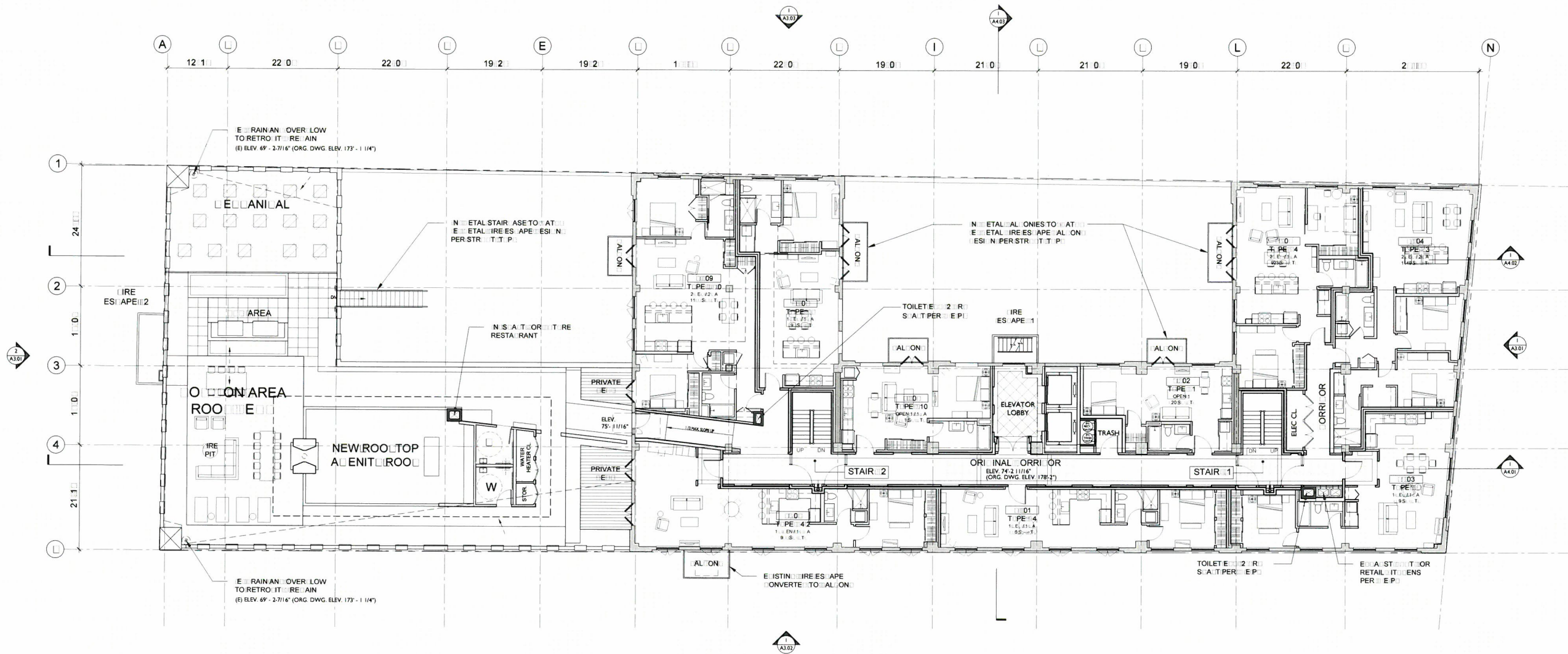
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**SIXTH FLOOR
PLAN**

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A2.06



1 SEVENTH FLOOR PLAN



3/32" = 1'-0"

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SEVENTH FLOOR
PLAN

PROJECT NO.	1302
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SCALE	
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A2.07





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NINTH FLOOR
PLAN

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SCALE

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