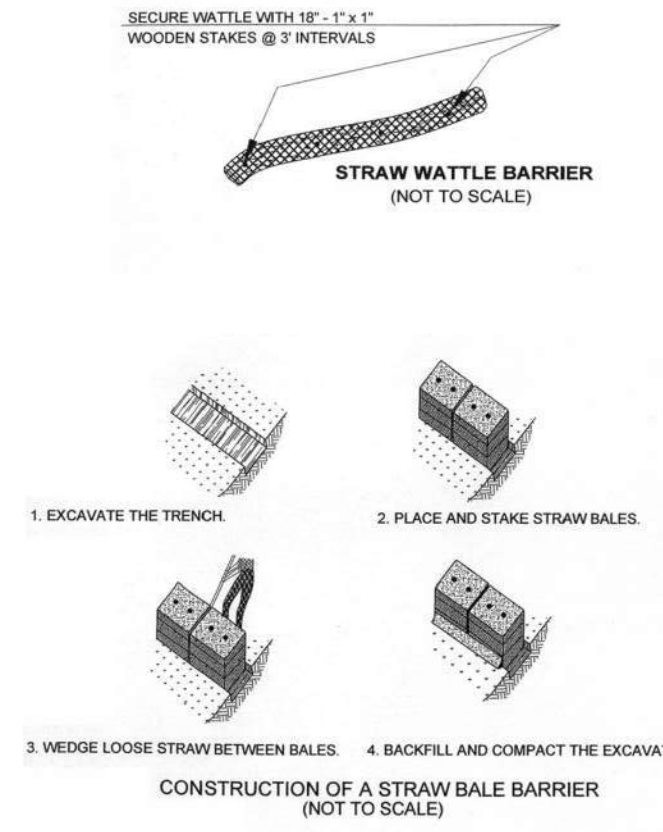
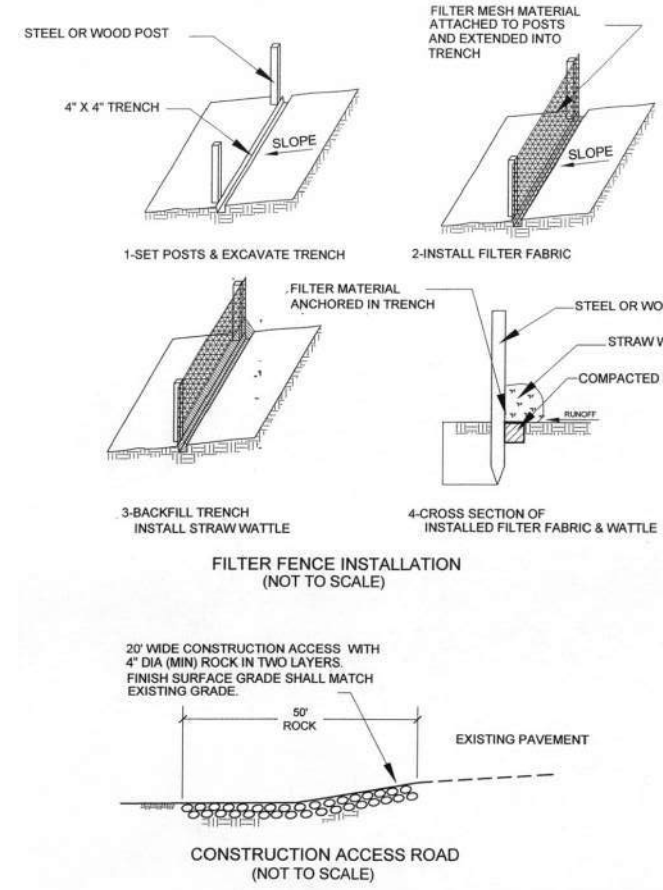


7925 HOLLISTER AVE.



BMP SWMP PRACTICES (NTS)

REFER TO CIVIL DRAWINGS FOR INFORMATION



HEIGHT CALCULATIONS (A.F.G.)

BUILDING STRUCTURE	(E) MAX. H.	GRADE	(P) MAX. H.	GRADE
CLUB HOUSE TOTAL (CH)	28'-6"	111.5'	29'-0"	111.5'
COMFORT STATION TOTAL (CS)	14'-7"	84.5'	13'-6/15'-0"	85.0'
BARNSDALL (B)	40'-2 1/2"	98.0'	40'-2 1/2"	98.0'
CAFE (BC)	N/A	N/A	15'-4"	98.0'
MAINTENANCE (M)	13'-4"/14'-10"	88.5/89.5'	13'-4"	89.5'

REFER TO SHEETS

CLUB HOUSE
A_CH-020'S FOR (E) ELEVATIONS, A_CH-200'S FOR (P) ELEVATIONS

COMFORT STATION
A_CS-020'S FOR (E) ELEVATIONS, A_CS-200'S FOR (P) ELEVATIONS

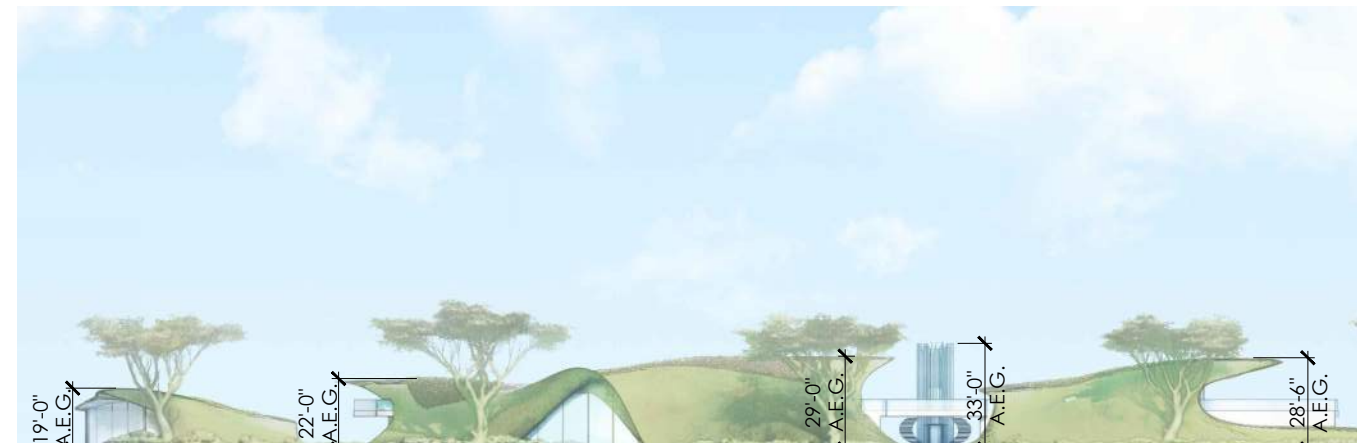
BARNSDALL / RIO GRANDE CAFE
A_B-020'S FOR (E) ELEVATIONS, A_B-200'S FOR (P) ELEVATIONS

MAINTENANCE
A_M-020'S FOR (E) ELEVATIONS, A_M-200'S FOR (P) ELEVATIONS

HEIGHT DIAGRAM

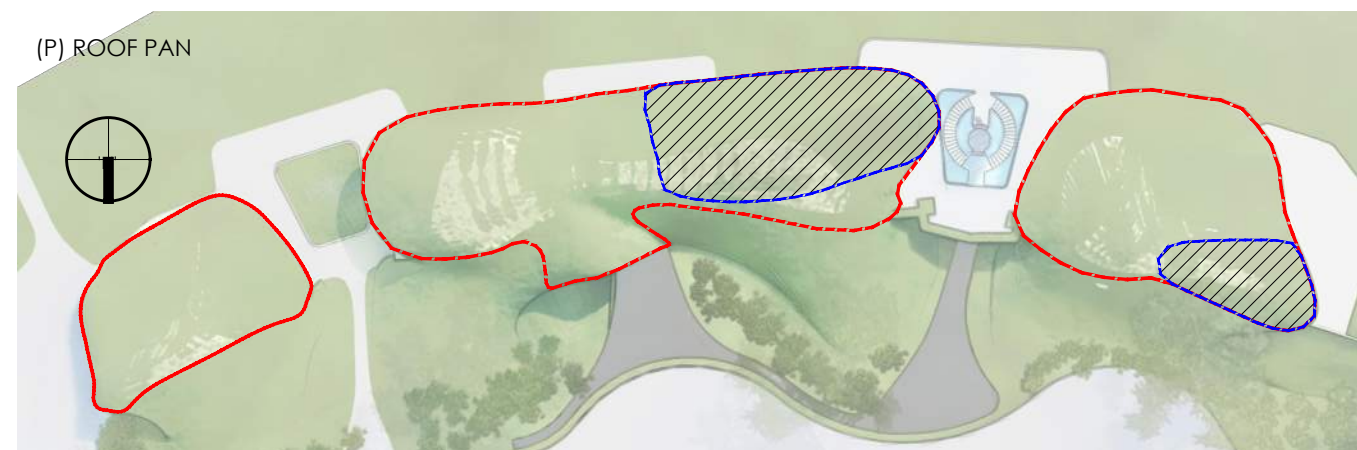
HEIGHT RESTRICTIONS

MAX. HEIGHT PER CODE: 25'-0"

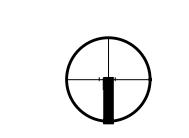


ROOF HEIGHT DIAGRAM

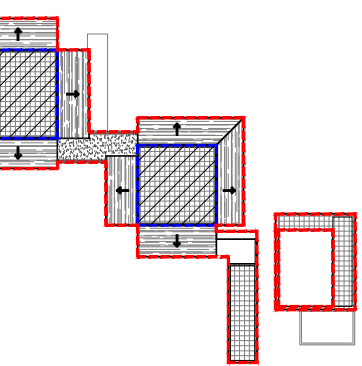
AREAS OF (N) ROOF ABOVE 25'-0"



(E) ROOF PAN



(E) ROOF VOLUME ABOVE 25': 3.499 CU.FT.
(PRO SHOP: 1,839 CU.FT. / REST: 1,860 CU.FT.)



(P) ROOF VOLUME ABOVE 25': 11,528 CU.FT.
(MAIN: 8,589 CU.FT. / BAR: 2,939 CU.FT.)

LOT COVERAGE CALCULATIONS

EXISTING CONDITIONS	AREA SF
(E) CLUB HOUSE TOTAL (CH)	6,088 SF
(E) COMFORT STATION TOTAL (CS)	326 SF
(E) BARNSDALL (B)	751 SF
(E) MAINTENANCE TOTAL (M)	7,057 SF
TOTAL EXISTING BUILDING LOT COVERAGE (CH + CS + B + M)	14,222 SF 0.17 %

PROPOSED CONDITIONS	AREA SF
(P) CLUB HOUSE TOTAL (CH)	19,857 SF
(P) COMFORT STATION TOTAL (CS)	400 SF
(P) BARNSDALL / RIO GRANDE CAFE (B)	1,720 SF
(P) MAINTENANCE TOTAL (M)	11,283 SF

TOTAL PROPOSED BUILDING LOT COVERAGE (CH + CS + B + M)	33,260 SF 0.40 %
---	---------------------

SITE COVERAGE STATISTICS

EXISTING CONDITIONS	AREA SF / %
(E) BUILDING STRUCTURES	14,222 SF / 00.2%
(E) HARDSCAPE	255,177 SF / 3.00%
(E) LANDSCAPE	8,134,631.8 SF / 96.8%
TOTAL EXISTING SITE COVERAGE	8,404,030.8 SF / 100% (192.93 AC.)

PROPOSED CONDITIONS	AREA SF
(P) BUILDING STRUCTURES	33,260 SF / 0.40%
(P) HARDSCAPE	258,540 SF / 3.10%
(P) LANDSCAPE	8,112,230.8 SF / 96.5%
TOTAL PROPOSED SITE COVERAGE	8,404,030.8 SF / 100% (192.93 AC.)

EARTHWORK

PRELIMINARY EARTHWORK ESTIMATES (ALL VOLUMES ARE CUBIC YARD)
REFER TO SHEET C1

	CLUBHOUSE & PARKING	BARNSDALL COMPLEX	MAINT. YARD	GOLF COURSE	TOTALS
RAW CUT:	26,500	500	3,000	56,500	86,500
RAW FILL:	0	0	0	56,000	56,000
OVER-EXCAVATION:	18,500	1,500	6,500	0	26,500
SHRINKAGE & LOSSES:	4,000	500	1,500	24,500	30,500
IMPORT:	0	0	0	24,000	0
EXPORT:	22,500	0	1,500	0	0

ROOF HEIGHT CALCULATION

ROOF	(TOTAL SF)	(+25'-0" H. SF)
(E) PRO SHOP / REST. / BATHRMS	3,938 SF	1,239 SF
(E) OUTDOOR BAR	270 SF	0 SF
(E) CART BARN	2,356 SF	0 SF
(E) TOTAL ROOF :	6,564 SF (100%)	1,239 SF (18.9%)
(P) PRO SHOP:	2,490 SF	0 SF
(P) MAIN:	7,983 SF	3,064 SF
(P) BAR:	4,703 SF	978 SF
(P) TOTAL ROOF :	15,176 SF (100%)	4,044 SF (26.6%)

SHEET INDEX

ARCHITECTURAL DRAWINGS

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T-003	CONTEXT PHOTOS CLUB HOUSE
T-004	CONTEXT PHOTOS COMFORT ST.
T-005	CONTEXT PHOTOS BARNSDALL
T-006	CONTEXT PHOTOS MAINTENANCE
T-007	CONTEXT PHOTOS - HISTORICAL REFERENCE
T-008	CONTEXT PHOTOS - HISTORICAL REFERENCE
T-009.0	MATERIAL BOARD / ARCH. LIGHTING SPECS
T-009.1	PARKING CALCULATIONS
T-010	PARKING CALCULATIONS DIAGRAMS
T-011	PARKING DIAGRAM CLUB HOUSE
T-012	PARKING DIAGRAM
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A_SP-001.0	EXISTING OVERALL SITE PLAN
A_SP-001.1	SITE PLAN SETBACK DIAGRAMS
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A_SP-003	EXISTING SITE PLAN ENLARGED COMFORT ST.
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A_SP-090.0	SITE PLAN OVERALL
A_SP-090.1	SITE PLAN SETBACK DIAGRAMS
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A_SP-093	SITE PLAN ENLARGED BARNSDALL / MAINTENANCE
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A_SP-095	SITE ENCLOSURES - UTILITY
A_SP-096	SITE ENCLOSURES - BICYCLE

A_B-011	EXISTING BARNSDALL FIRST FLOOR
A_B-012	EXISTING BARNSDALL ROOF PLAN
A_B-020	EXISTING BARNSDALL ELEVATIONS
A_B-101	BARNSDALL / CAFE FIRST FLOOR
A_B-120	BARNSDALL / CAFE ROOF PLAN
A_B-200	BARNSDALL / CAFE ELEVATIONS
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A_CH-012	EXISTING CLUB HOUSE ROOF PLAN
A_CH-020	EXISTING CLUB HOUSE ELEVATIONS
A_CH-021	EXISTING CLUB HOUSE ELEVATIONS
A_CH-100	CLUB HOUSE BASEMENT FLOOR
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A_CH-102	CLUB HOUSE SECOND FLOOR
A_CH-120	CLUB HOUSE ROOF PLAN
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A_CS-011	EXISTING COMFORT ST. PLANS / ELEV.
A_CS-101	COMFORT STATION PLANS
A_CS-200	COMFORT STATION ELEVATIONS

A_M-011	EXISTING MAINTENANCE FLOOR PLAN
A_M-012	EXISTING MAINTENANCE ROOF PLAN
A_M-020	EXISTING MAINTENANCE ELEVATIONS
A_M-021	EXISTING MAINTENANCE ELEVATIONS
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A_M-200	MAINTENANCE ELEVATIONS
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C3	SITE PLAN & GOLF COURSE ACCESSIBILITY
C4	GRADING & DRAINAGE PLANS
C5	GRADING & DRAINAGE PLANS
C6	GRADING & DRAINAGE PLANS
C7	GRADING & DRAINAGE PLANS
C8	GRADING & DRAINAGE PLANS
C9	GRADING & DRAINAGE PLANS
C10	GRADING & DRAINAGE PLANS

CIVIL DRAWINGS (CONT.)

C11	GRADING & DRAINAGE PLANS
C12	GRADING & DRAINAGE PLANS
C13	SECTIONS
C14	SECTIONS
C15	SECTIONS
C16	DETAILS
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L-1	COMPARISON W/ ESHA BOUNDARIES
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L-1.2	PRELIM. LANDSCAPE LAYOUT
L-1.3	PRELIM. LANDSCAPE LAYOUT
L-1.4	PRELIM. LANDSCAPE LAYOUT
L-1.5	PRELIM. LANDSCAPE LAYOUT
L-1.6	PRELIM. LANDSCAPE LAYOUT
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MFPF-2	(MFPF) ENLARGED SITE PLAN - CLUB HOUSE
MFPF-3	(MFPF) ENLARGED SITE PLAN - COMF. STATION
MFPF-4	(MFPF) ENLARGED SITE PLAN - BARNSDALL / MAINTENANCE

FLOOR AREA CALCULATIONS

EXISTING CONDITIONS	FLOOR AREA SF
(E) CLUB HOUSE	
(E) BASEMENT	3,250 SF
(E) FIRST FLOOR	3,700 SF
(E) CART BARN	2,355 SF
(E) CLUB HOUSE TOTAL (CH)	9,305 SF
(E) COMFORT STATION TOTAL (CS)	290 SF
(E) BARNSDALL (B)	349 SF
(E) MAINTENANCE	
(E) MAIN BUILDING	4,000 SF
(E) STORAGE BUILDING	2,000 SF
(E) SHEDS AND BATHROOM	1,025 SF
(E) MAINTENANCE TOTAL (M)	7,025 SF

TOTAL EXISTING SQUARE FOOTAGE (CH + CS + B + M)	16,969 SF
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PROPOSED CONDITIONS

PROPOSED CONDITIONS	FLOOR AREA SF
(P) CLUB HOUSE	
(P) BASEMENT	21,140 SF
(P) FIRST FLOOR	9,621 SF
(P) SECOND FLOOR	6,398 SF
(P) CLUB HOUSE TOTAL (CH)	37,179 SF
(P) COMFORT STATION	
(P) BATHROOMS	121 SF
(P) SNACK COUNTER / STORAGE	208 SF
(P) COMFORT STATION TOTAL (CS)	329 SF
(P) BARNSDALL	
(P) BARNSDALL RESTORATION	349 SF
(P) RIO GRANDE CAFE	695 SF
(P) BARNSDALL TOTAL (B)	1,044 SF
(P) MAINTENANCE	
(P) STAFF BOH / SMALL STORAGE	4,316 SF
(P) LARGE STORAGE	3,160 SF
(P) MAINTENANCE TOTAL (M)	7,476 SF

TOTAL PROPOSED SQUARE FOOTAGE (CH + CS + B + M)	46,028 SF
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HABITABLE (H) AREA CALCULATIONS

EXISTING CONDITIONS	H. AREA SF	N/H. AREA SF
(E) CLUB HOUSE		
(E) BASEMENT	0 SF	3,250 SF
(E) FIRST FLOOR	2,641 SF	1,059 SF
(E) CART BARN	0 SF	2,355 SF
(E) CLUB HOUSE TOTAL (CH)	2,641 SF	6,664 SF
(E) COMFORT STATION TOTAL (CS)	0 SF	290 SF
(E) BARNSDALL (B)	200 SF	149 SF
(E) MAINTENANCE		
(E) MAIN BUILDING	283 SF	3,717 SF
(E) STORAGE BUILDING	0 SF	2,000 SF
(E) SHEDS AND BATHROOM	207 SF	818 SF
(E) MAINTENANCE TOTAL (M)	490 SF	6,535 SF

PROPOSED CONDITIONS	H. AREA SF	N/H. AREA SF
(P) CLUB HOUSE		
(P) BASEMENT	842 SF	20,318 SF
(P) FIRST FLOOR	5,510 SF	4,111 SF
(P) SECOND FLOOR	4,263 SF	2,135 SF
(P) CLUB HOUSE TOTAL (CH)	10,615 SF	26,564 SF
(P) COMFORT STATION TOTAL (CS)	97 SF	232 SF
(P) BARNSDALL		
(P) BARNSDALL RESTORATION	200 SF	149 SF
(P) RIO GRANDE CAFE	695 SF	0 SF
(P) BARNSDALL TOTAL (B)	895 SF	149 SF
(P) MAINTENANCE		
(P) STAFF BOH / SMALL STORAGE	721 SF	3,595 SF
(P) LARGE STORAGE	0 SF	3,160 SF
(P) MAINTENANCE TOTAL (M)	721 SF	6,755 SF

CODE COMPLIANCE

This project shall comply with:

The California Residential Code, 2022 Edition;
The California Plumbing Code, 2022 Edition;
The California Electrical Code, 2022 Edition;
The California Mechanical Code, 2022 Edition;
The California Fire Code, 2022 Edition;
The California Energy Code, 2022 Edition;
The California Green Building Standards Code, 2022 Edition;
and all Amendments as adopted in Santa Barbara City Ordinance 5639.

PARKING RATIOS

LAND USE	PARKING RATE
GOLF COURSE STORAGE	1/1000 SF
PRO SHOP	1/500 SF
PRO SHOP STORAGE	1/1000 SF
RESTAURANT	1/250 SF
LOUNGE / TERRACE	1/250 SF
OFFICE	1/300 SF

NOTE: PARKING RATIOS NOT APPLICABLE FOR THE FOLLOWING AREAS:
GOLF COURSE, GOLF COURSE TERRACES, GRAB N' GO INDOOR, GRAB N' GO OUTDOOR, GOLF MAINTENANCE STORAGE, RESTAURANT STORAGE / BOH, CONFERENCE ROOM AND CIRCULATION.

PARKING CALCULATIONS

REFER TO SHEET T-010 FOR PARKING REQUIREMENTS AND CALCULATIONS

EXISTING CONDITIONS	
CLUB HOUSE EXISTING (E) VEHICLE PARKING	124
BARNSDALL EXISTING (E) VEHICLE PARKING	5
MAINTENANCE EXISTING (E) VEHICLE PARKING	10
TOTAL EXISTING VEHICLE PARKING (CH + B + M)	139
CLUB HOUSE EXISTING (E) PARKING	AREA SF
(E) HARDSCAPE	61,519 SF
(E) LANDSCAPE	41,172 SF
(E) CLUB HOUSE PARKING SF TOTAL (CH)	63,936 SF

PROPOSED CONDITIONS	
CLUB HOUSE PROPOSED (P) PARKING	138
BARNSDALL PROPOSED (P) PARKING	14
MAINTENANCE PROPOSED (P) PARKING	10
TOTAL PROPOSED PARKING (CH + B + M)	162
CLUB HOUSE PROPOSED (P) PARKING	AREA SF
(P) HARDSCAPE	69,731 SF
(P) LANDSCAPE	41,172 SF
CLUB HOUSE PROPOSED PARKING SF TOTAL (CH)	110,903 SF

PROJECT DATA

Permit #	-
A.P.N.	079-210-059
Project address	7925 Hollister Ave., Goleta, CA, 93117
Lot / parcel area	192.93 Ac. (8,404,030.8 SF)
Zone	OSAR
Slope of property	15.8 % Average
Flood zone	N/A
Construction type	-
Occupancy	-
Land use designation	Open Space Active Recreation
Max # of stories	2
Max height limit	25'-0"
SWMP	Tier 4
High fire	No
Water	Goleta Water District
Sewer	Goleta West Sanitary District
Edison MSR #	-

PROJECT DESCRIPTION

The proposed project includes renovations and enhancements to the Sandpiper Golf Club with an updated golf course design and a reduction in irrigated turf from 125 acres to 62 acres. A modern Clubhouse meeting current needs will replace the aging 9,305 SF Clubhouse (28'-6" high) and cart storage.

The proposed Clubhouse design consists of a 16,019 SF 2-story building reaching 29'-0" high at its peak. It will be supported by a 21,160 SF basement including cart storage and a dedicated delivery entrance and an expanded 141 space surface parking lot with an additional west parking lot with 12 spaces.

The existing 349 SF historic Barnsdall-Rio Grande gas station will be restored and adapted as a support building for the proposed 695 SF Rio Grande Café, a quick stop for golfers and passersby, with a 727 SF new detached trellis structure to support outdoor seating. An adjacent 14 space lot will support the café.

The existing collection of structures totaling 7,025 SF in the maintenance yard will be replaced/renovated by two structures totaling 7,426 SF as well as separate covered materials storage and parking for maintenance equipment. The maintenance yard will include 10 parking spaces.

The existing 290 SF comfort station on the golf course will be replaced with a 121 SF restroom structure and 208 SF snack counter/storage building designed in an architectural style similar to the Clubhouse.

Within Hollister Avenue, the project will include improvements to area roadways and project entrances such as the relocation of the main entrance to align with Cathedral Oaks Road. As public amenities, the project also includes a new public trail along Hollister Avenue, as well as additional pedestrian and landscape enhancements on each side of Hollister.

PROJECT DIRECTORY

CLIENT SANDPIPER GOLF TRUST, LLC CATHY HWANG 280 CHESTNUT AVE. WESTMONT, IL 60559 630.455.7716	PLANNING / PERMITTING SUZANNE ELLERDE PLANNING & PERMITTING SERVICES, INC. STEVE WELTON, AICP 1625 STATE STREET SANTA BARBARA, CA, 93101 805.966.2738 X 111
ARCHITECT WINICK ARCHITECTS INC. BARRY WINICK 404 GARDEN STREET SANTA BARBARA, CA 93101 805.770.3400	BIOLOGICAL ENGINEER DUDEX John H. Davis IV, MS, CE 621 Chappala Street Santa Barbara, CA 93101 (805) 252-7996
LANDSCAPE ARCHITECT EARTHFORM DESIGN SAM W. MAPHIS IV, ASLA 2227 DELA VILLA ST. SANTA BARBARA, CA 93101 805.963.2006	GEOTECHNICAL ENGINEER PACIFIC MATERIALS LABORATORY RON PIERCE 35-A SOUTH LA PATERA LANE P.O. BOX 96, GOLETA, CA 93116 805.964.6901
CIVIL ENGINEER STANTEC CONSULTING SERVICES, INC. GERARDY SAITS 200 E. CARROLL ST., SUITE 101 SANTA BARBARA, CA 93101 805.963.9532	GOLF COURSE ARCHITECT DOAK GOLF, INC. TOM DOAK 300 BHH ST. TRAVERSE CITY, MI 49866 231.218.0390
GEOTECHNICAL ENGINEER CAMPELL GEO. INC. STEVE CAMPELL 327 E HALEY ST. # A SANTA BARBARA, CA 93101 805.965.9033	TRAFFIC ASSOCIATED TRANSPORTATION ENGINEERS SCOTT SHEP 100 NORTH HOPE AVE., SUITE 4 SANTA BARBARA, CA 93110 805.687.4418
SURVEYOR STANTEC CONSULTING SERVICES, INC. DANIEL EISENGART 200 E. CARROLL ST., SUITE 101 SANTA BARBARA, CA 93101 805.963.9532	MP ENGINEER STBD.
CONTRACTOR TBD.	STRUCTURAL ENGINEER TBD.



6 CLUB HOUSE NORTH VIEW



5 CLUB HOUSE NORTH-EAST VIEW



4 CLUB HOUSE SOUTH-EAST VIEW



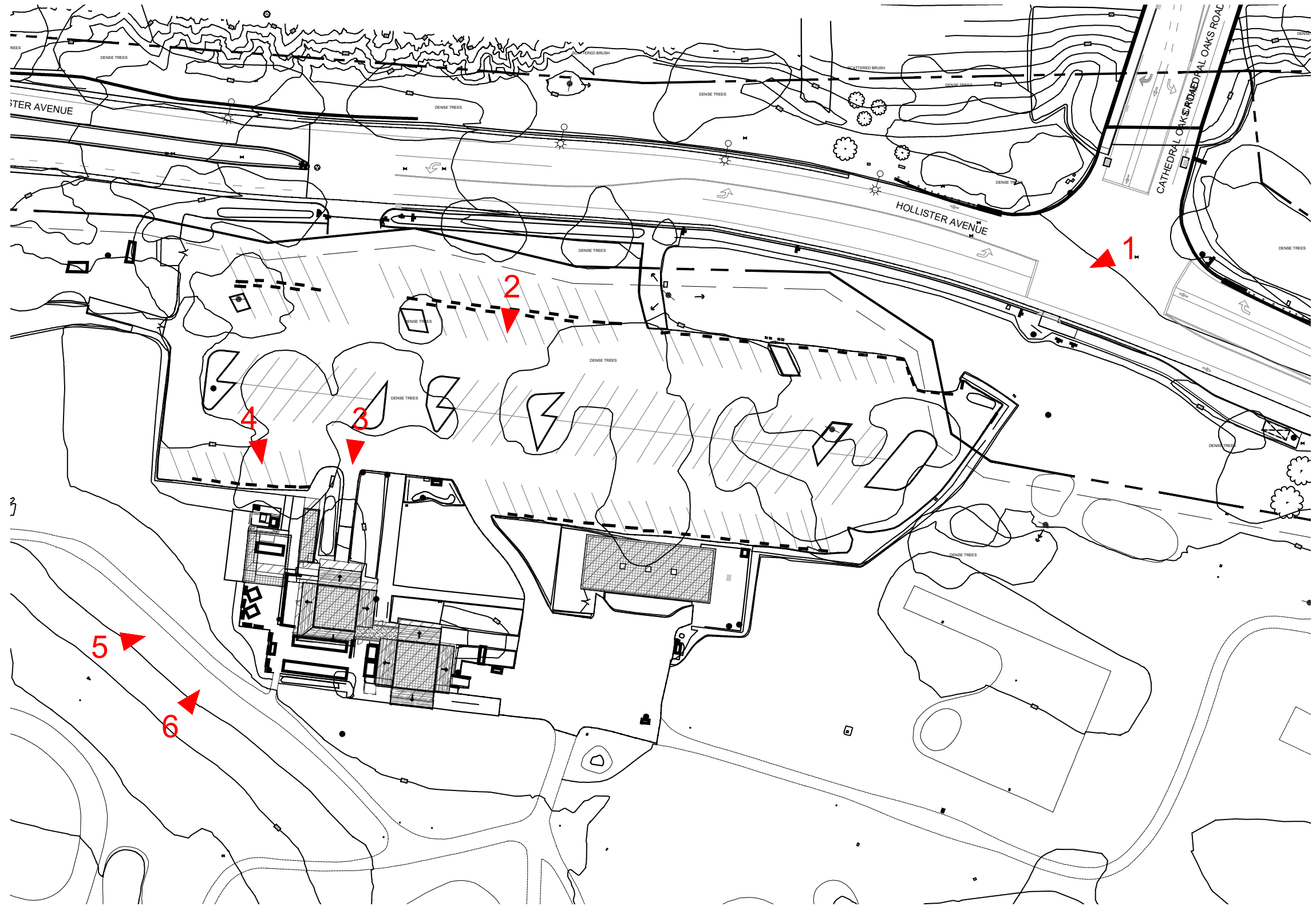
2 PARKING LOT SOUTH VIEW



3 CLUB HOUSE SOUTH VIEW



1 SITE SOUTH-WEST VIEW



A CLUB HOUSE IMAGE KEY PLAN

NO.	ISSUE/ REVISION	DATE
1	CONCEPTUAL SUBMITTAL	7 NOV 2023
2	CONCEPTUAL RE-SUBMITTAL	26 JUL 2023
3	HPC-BANDS/DALL SUBMITTAL	15 APR 2024
4	HPC-BANDS/DALL SUBMITTAL	13 JAN 2024
5	DBS SUBMITTAL	27 JAN 2024

SANDPIPER
GOLF CLUB

7925 HOLLISTER AVE.
GOLETA, CA. 93117

PROJECT NO. 30008

SCALE AS NOTED DATE 1 OCT 2022 DRAWN BY GZ

EXISTING
CLUB HOUSE
CONTEXT PHOTOS

DRAWING NO.



6 CLUB HOUSE BASEMENT NORTH ENTRANCE



5 CART STORAGE WEST VIEW



3 CLUB HOUSE BASEMENT EAST ENTRANCE



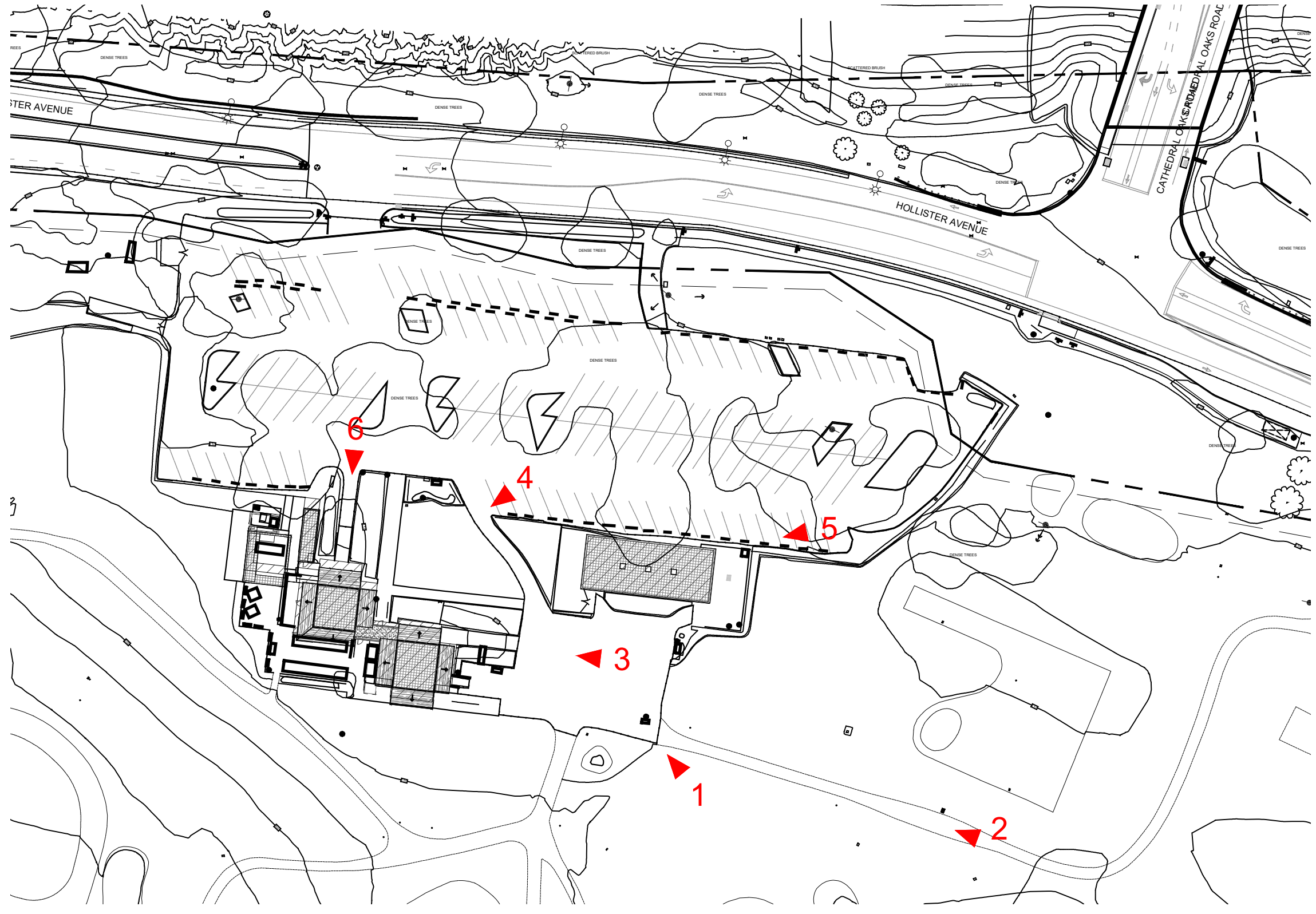
4 CLUB HOUSE WEST VIEW



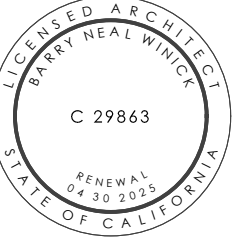
2 WEST VIEW



1 CLUB HOUSE NORTH-EAST VIEW



A CLUB HOUSE IMAGE KEY PLAN



NO.	ISSUE/ REVISION	DATE
1	CONCEPTUAL SUBMITTAL	7 NOV 2023
2	CONCEPTUAL RE-SUBMITTAL	26 JUL 2023
3	HPC REVISIONS SUBMITTAL	15 APR 2024
4	HPC REVISIONS SUBMITTAL	13 JAN 2024
5	DBS SUBMITTAL	27 JAN 2024



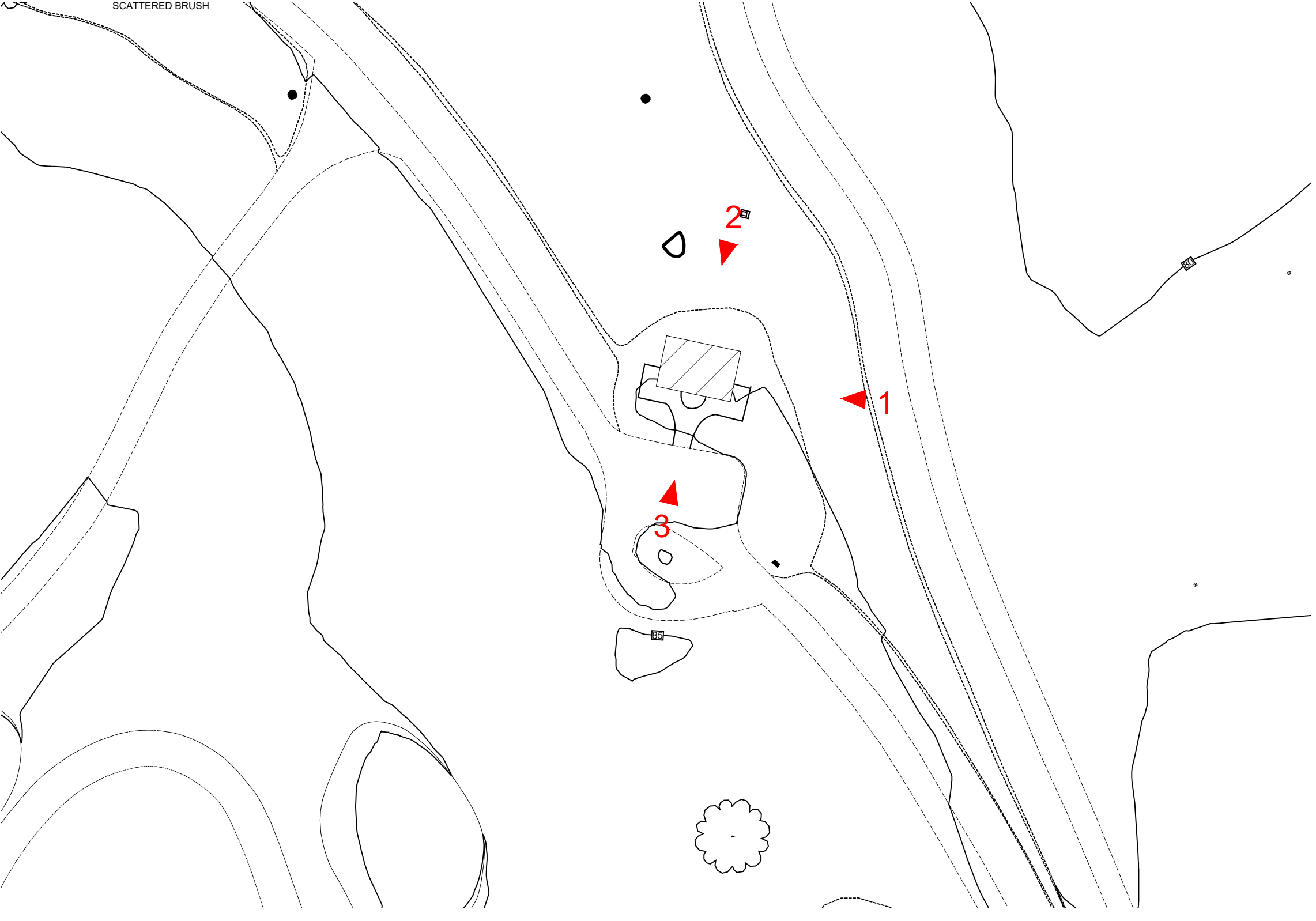
3 COMFORT STATION NORTH VIEW



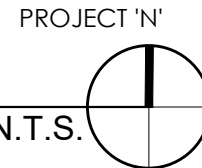
2 COMFORT STATION SOUTH VIEW



1 COMFORT STATION WEST VIEW (EAST VIEW SIMILAR)



A COMFORT STATION IMAGE KEY PLAN



SANDPIPER
GOLF CLUB

7925 HOLLISTER AVE.
GOLETA, CA. 93117

PROJECT NO. 30008

SCALE AS NOTED DATE 1 OCT 2022 DRAWN BY GZ

EXISTING
COMFORT STATION
CONTEXT PHOTOS

DRAWING NO.



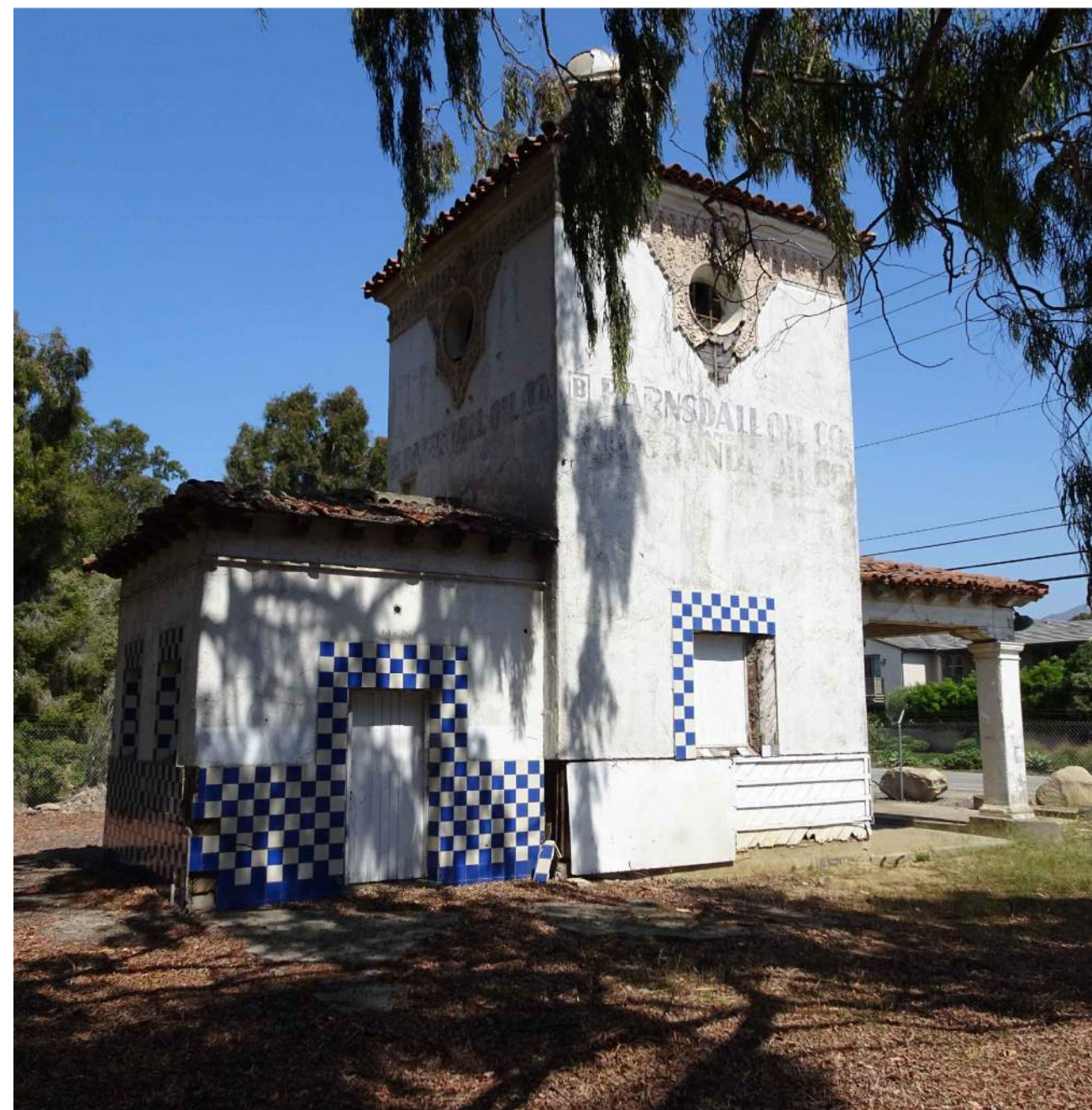
8 BARNSDALL NORTH VIEW (FROM GOLF COURSE)



7 BARNSDALL EAST SIGNAGE POST



6 BARNSDALL WEST SIGNAGE POST



5 BARNSDALL NORTH-WEST VIEW



4 BARNSDALL WEST VIEW



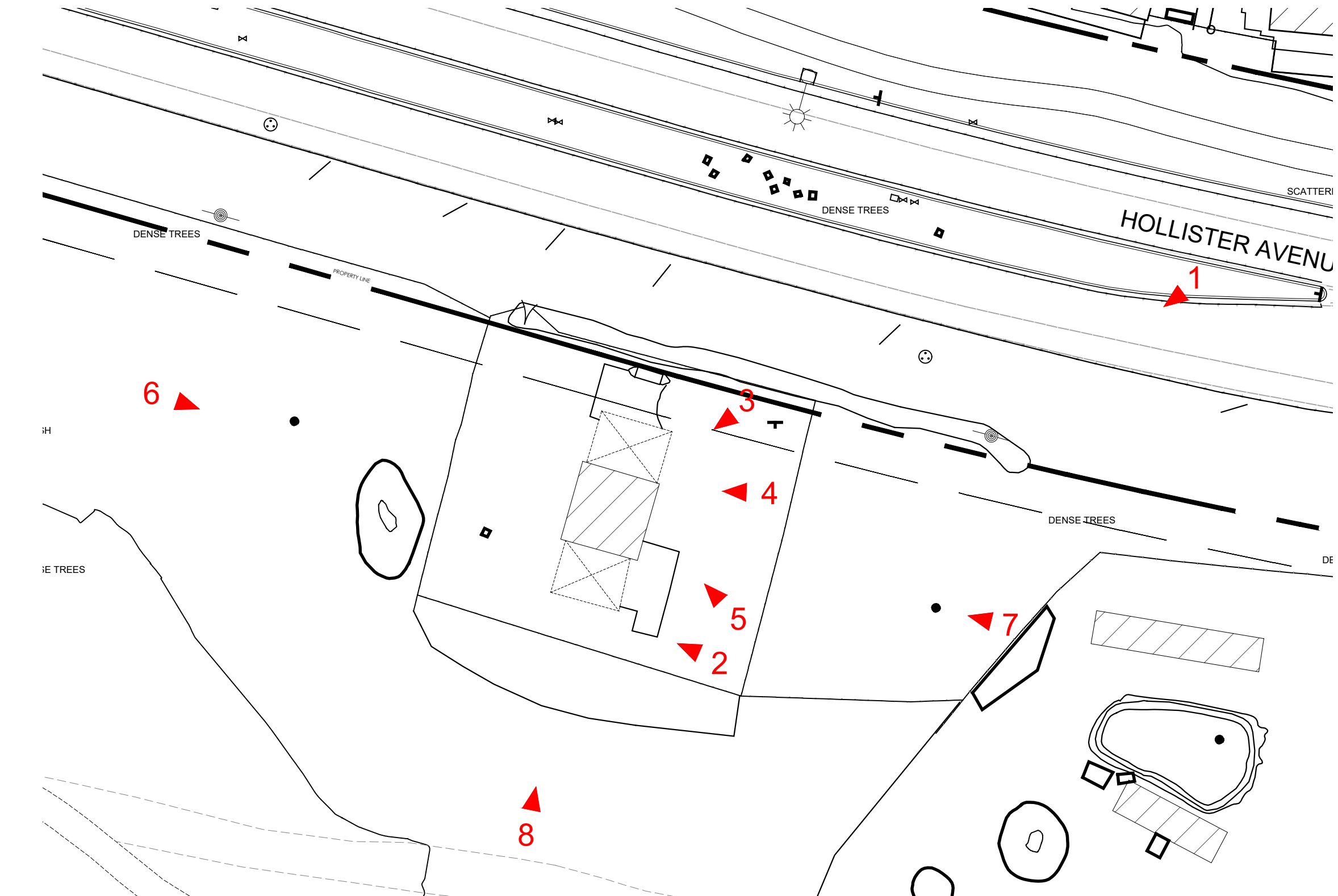
3 BARNSDALL SOUTH-WEST VIEW



2 BARNSDALL (REAR) WEST VIEW



1 BARNSDALL SOUTH-WEST VIEW



A BARNSDALL IMAGE KEY PLAN

NO.	ISSUE/ REVISION	DATE
1	CONCEPTUAL SUBMITTAL	7 NOV 2023
2	CONCEPTUAL RE-SUBMITTAL	26 JUL 2023
3	HPC BARNSDALL SUBMITTAL	15 APR 2024
4	HPC BARNSDALL SUBMITTAL	13 JAN 2024
5	DBS SUBMITTAL	27 JAN 2024

SANDPIPER
GOLF CLUB

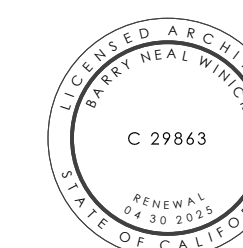
7925 HOLLISTER AVE.
GOLETA, CA. 93117

PROJECT NO. 30008

SCALE AS NOTED DATE 1 OCT 2022 DRAWN BY GZ

EXISTING
BARNSDALL
CONTEXT PHOTOS

DRAWING NO.



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6 SMALL STORAGE / STAFF WEST VIEW



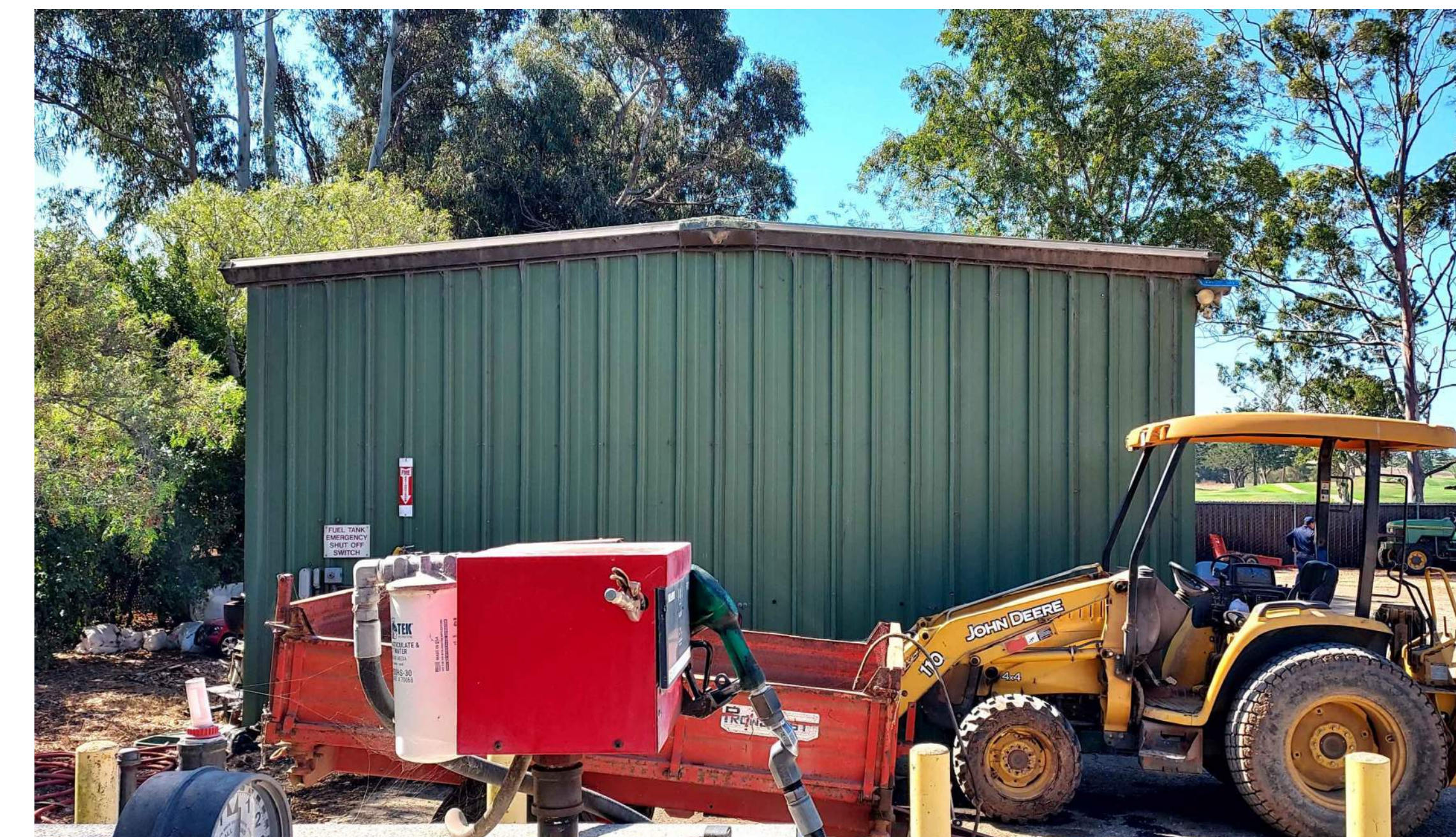
5 SMALL STORAGE / STAFF SOUTH-WEST VIEW



4 SMALL STORAGE / STAFF NORTH-WEST VIEW



3 FUEL STATION EAST VIEW



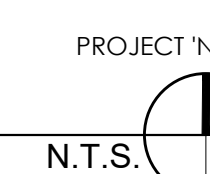
2 LARGE STORAGE SOUTH VIEW



1 LARGE STORAGE SOUTH-EAST VIEW



A MAINTENANCE YARD IMAGE KEY PLAN



NO.	ISSUE/ REVISION	DATE
1	CONCEPTUAL SUBMITTAL	7 NOV 2023
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3	HPC BANDS/DALL SUBMITTAL	15 APR 2024
4	HPC BANDS/DALL SUBMITTAL	13 JAN 2024
5	DBS SUBMITTAL	27 JAN 2024

SANDPIPER
GOLF CLUB

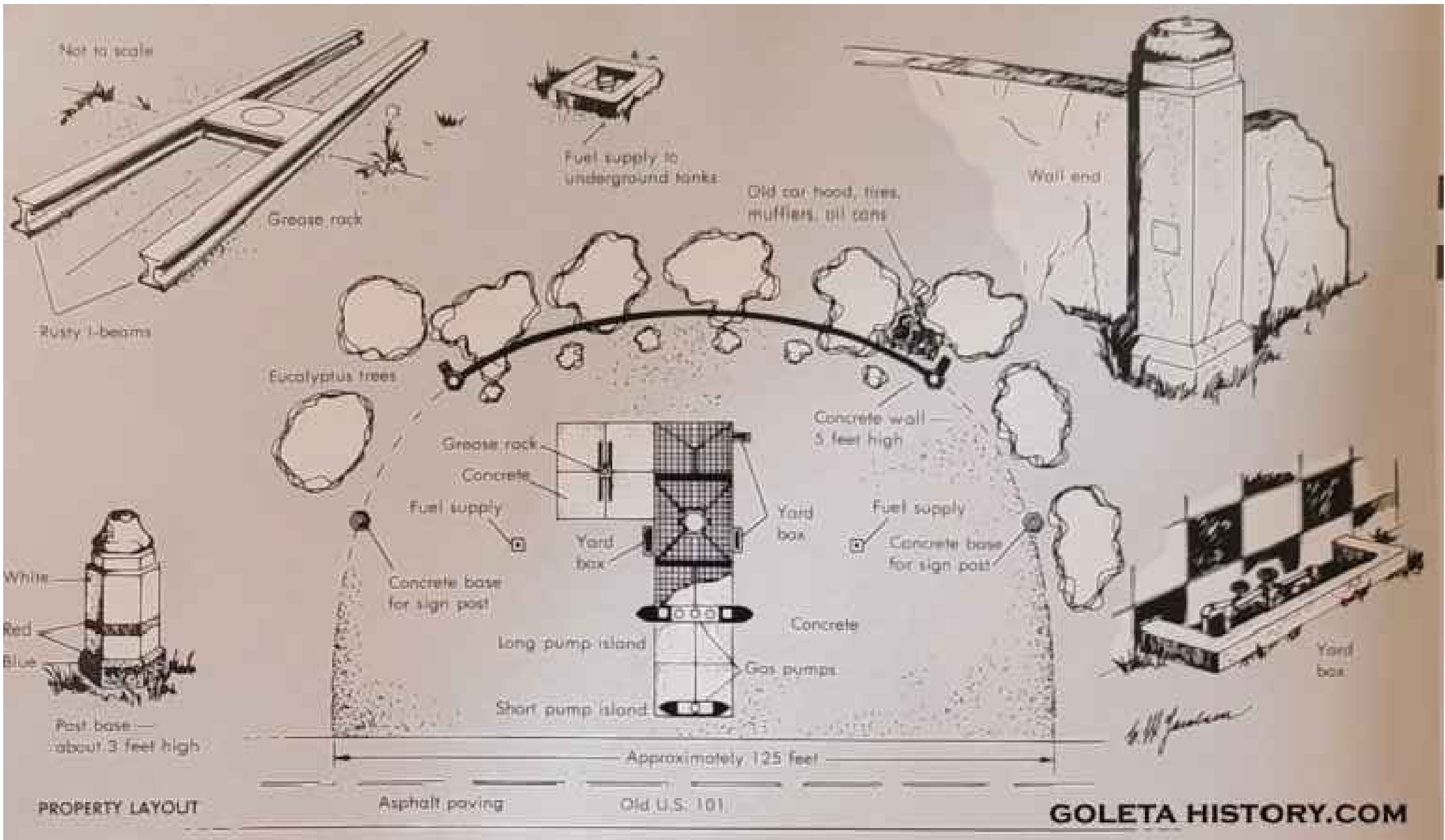
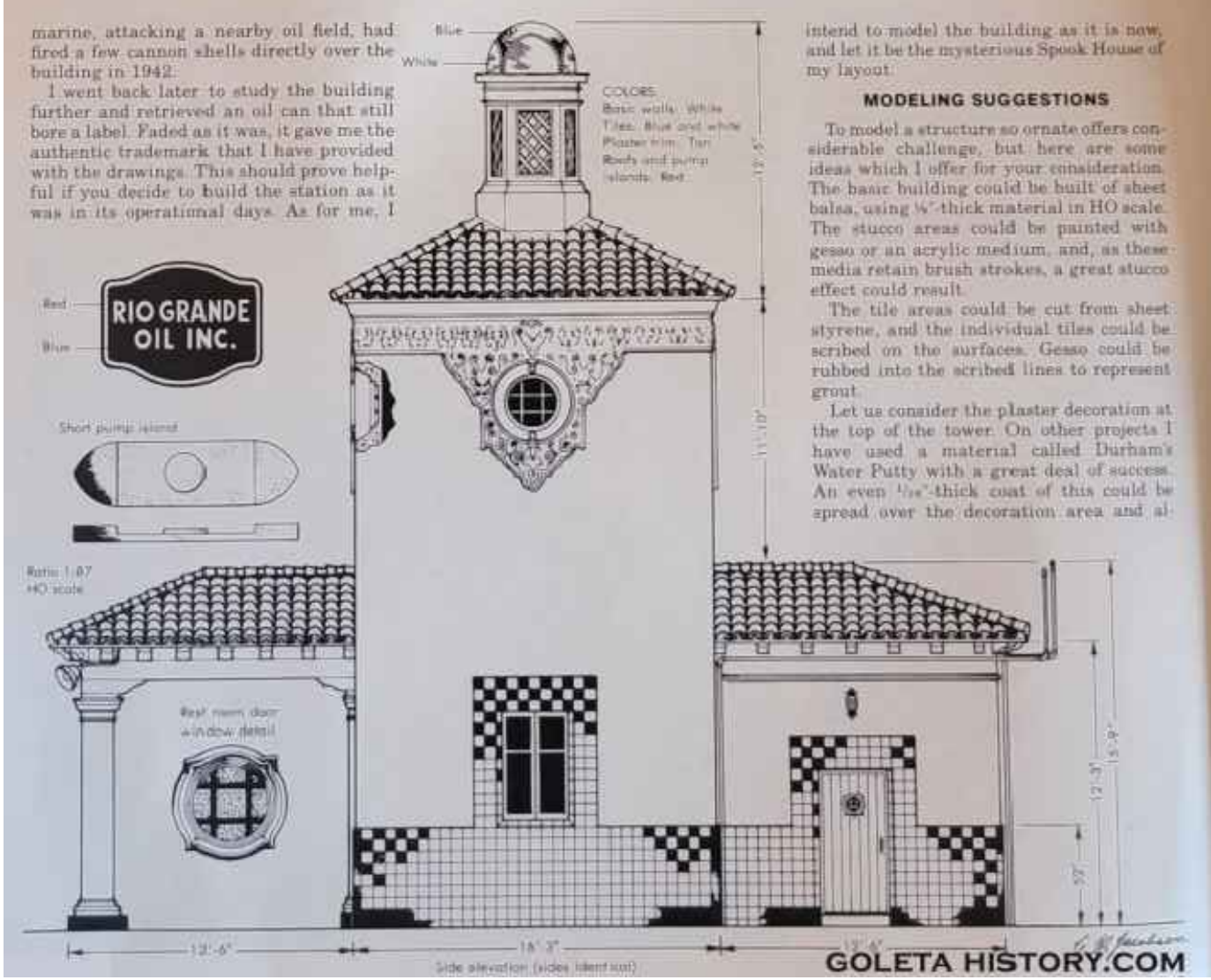
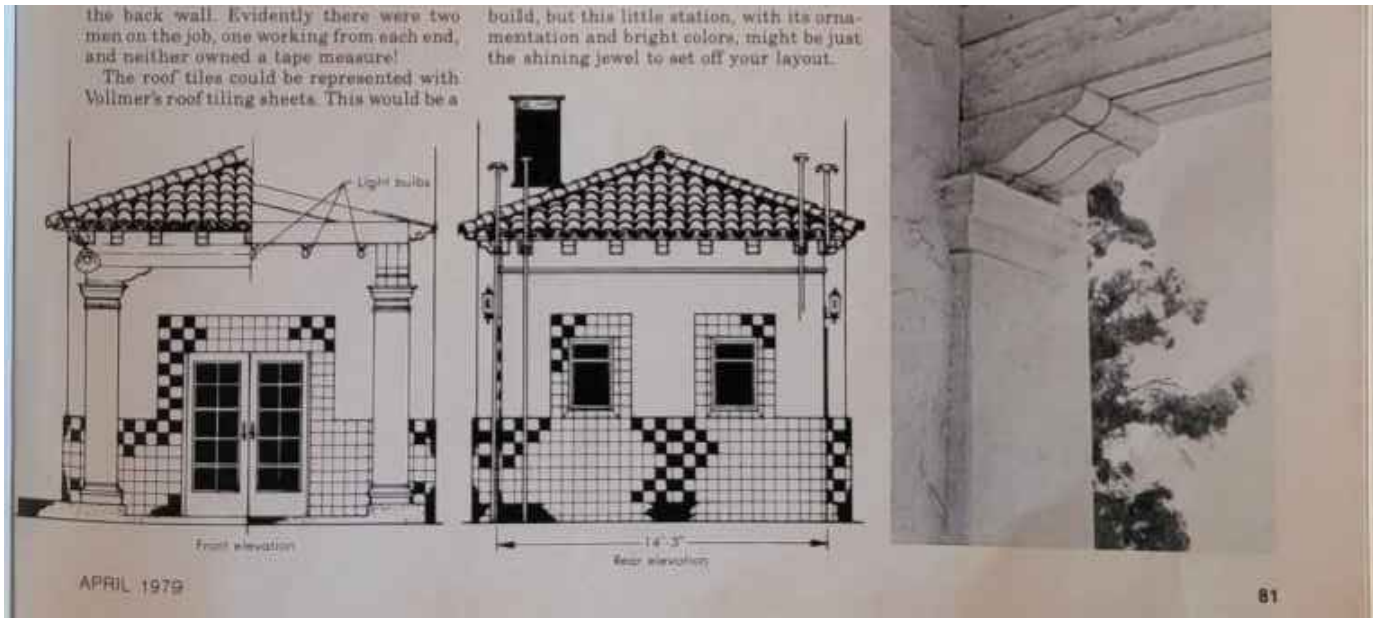
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EXISTING
MAINTENANCE YARD
CONTEXT PHOTOS

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5	DRS SUBMITTAL	27 JAN 2024

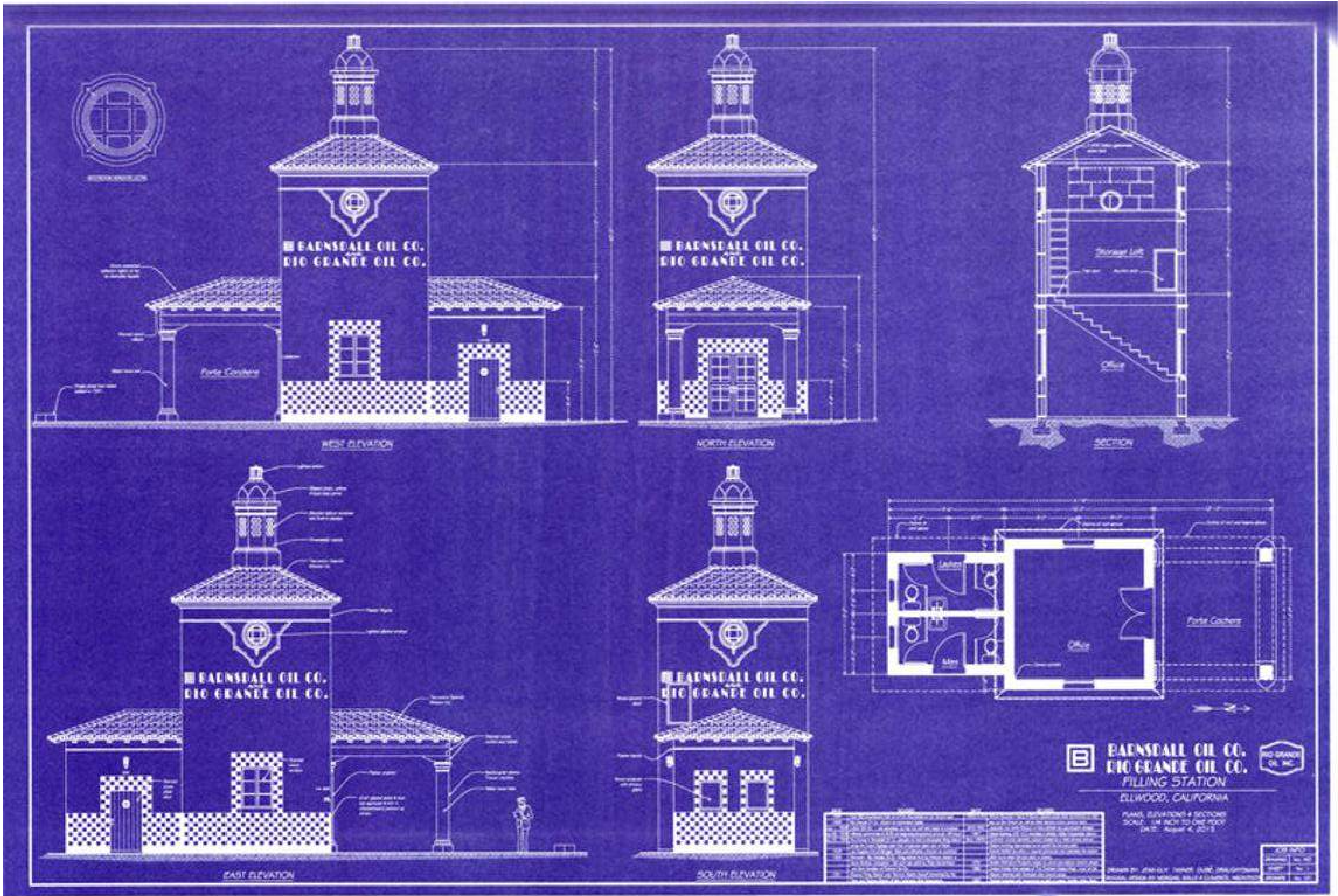
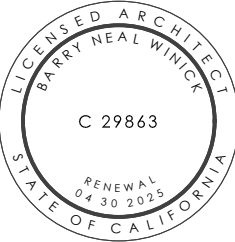
SANDPIPER
GOLF CLUB

7925 HOLLISTER AVE.
GOLETA, CA. 93117

PROJECT NO.	30008	DRAWN BY
SCALE	DATE	GZ
AS NOTED	15 APR 2024	

BARNSDALL
HISTORICAL REFERENCE

DRAWING NO.



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SANDPIPER
GOLF CLUB

7925 HOLLISTER AVE.
GOLETA, CA. 93117

PROJECT NO. 30008		
SCALE	DATE	DRAWN BY
AS NOTED	15 APR 2024	GZ

BARNSDALL
HISTORICAL REFERENCE

DRAWING NO.

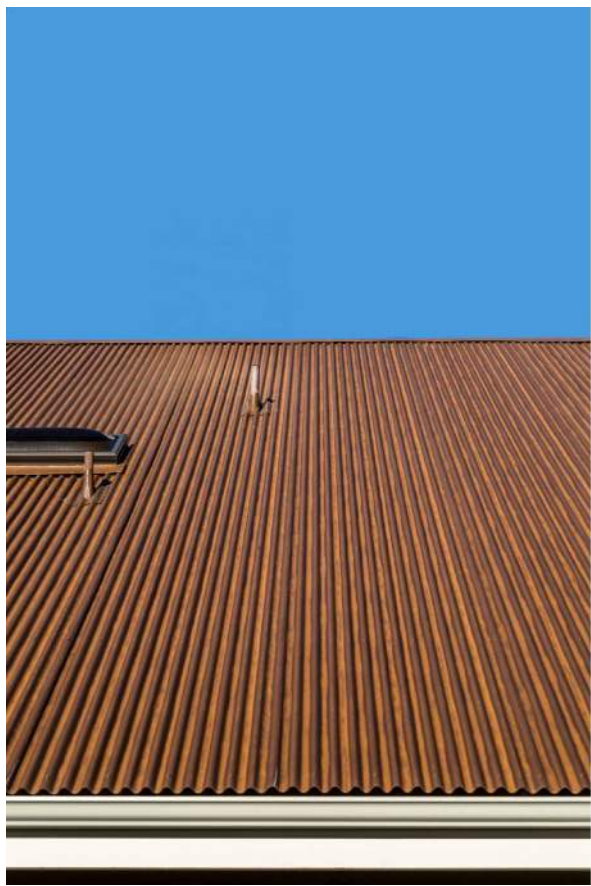


B-K LIGHTING - ALPINE LED
10 3/4" WALL LIGHT - LED
IP55 - RATED
LOW LUMEN OUTPUT
2700 K COLOR TEMPERATURE
FINISH: SATIN BRONZE



P-100 GLACIER WHITE
Base 100

GLACIER WHITE EXTERIOR STUCCO



CORRUGATED CORTEN STEEL ROOF



BLACK ALUMINUM DOOR AND WINDOW FRAMES

8

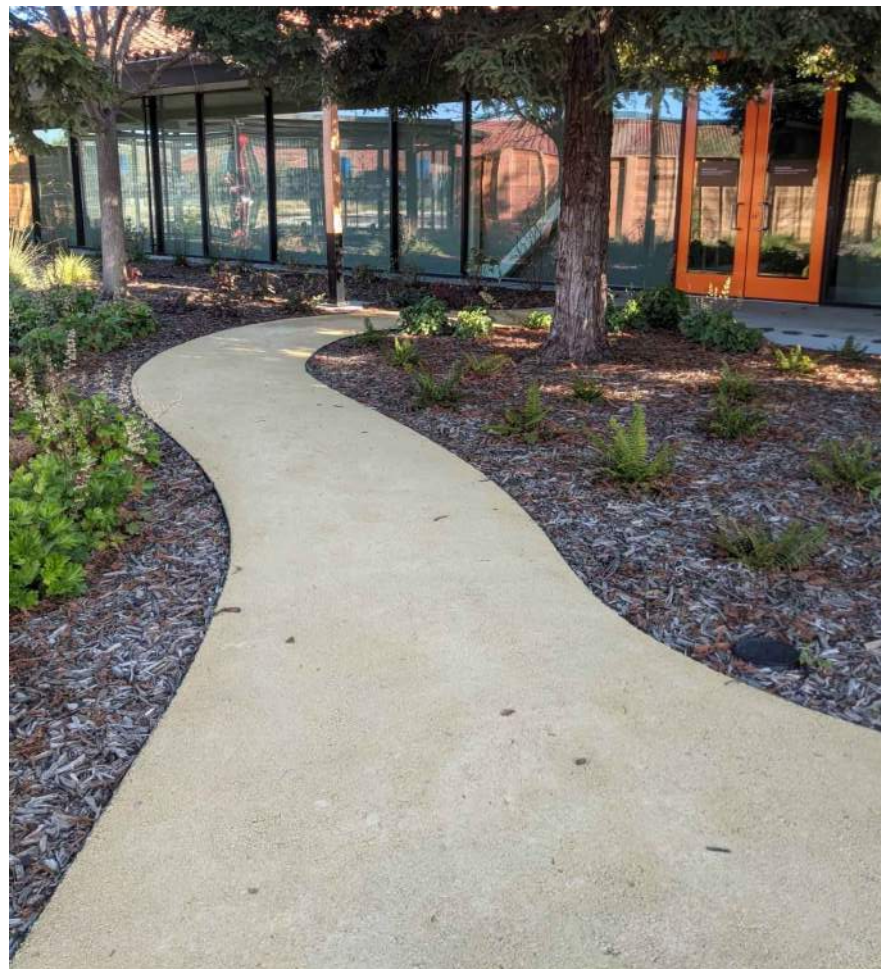
MAINT. ARCHITECTURAL LIGHTING
REFER TO SHEETS A_M-101 / A_M-200'S
FOR WALL SCONCE LOCATIONS

SCALE: N.T.S.

7

MAINT. YARD MATERIALS

SCALE: N.T.S.



6

GRANITECRETE FINISHED SURFACE
SCALE: N.T.S.

5

CEDAR SPLIT RAIL FENCE

SCALE: N.T.S.

4

SAND FINISHED COLORED CONCRETE
SCALE: N.T.S.

VERTICAL GRAIN DOUGLAS FIR (VGDF)
LIGHT GRAY STAIN REFERENCE



VERTICAL GRAIN DOUGLAS FIR (VGDF)
TRELLIS STRUCTURE (BEAMS, RAFTER
TAILS, AND CORBELS) TO MATCH
BARNSDALL EXISTING W/ LIGHT GRAY
STAIN.

STUCCO TO MATCH BARNSDALL

DECORATIVE COLORED PLASTER
TO MATCH BARNSDALL DECORATIVE
PLASTER FRIEZE



VERTICAL GRAIN DOUGLAS FIR (VGDF)
NEW TRELLIS WOOD LIGHT GRAY PAINTED
COLUMN, SIZE AND DETAILS TO MATCH
BARNSDALL EXISTING PLASTER COLUMNS.

NEW ALUMINUM WINDOWS TO MATCH
BARNSDALL EXISTING WINDOWS AND
DOORS. (COLORS TO MATCH)

2

RIO GRANDE CAFE MATERIALS

SCALE: N.T.S.

1

BARNSDALL (RESTORATION) MATERIALS

SCALE: N.T.S.

BARNSDALL MATERIALS NOTE

ALL EXTERIOR MATERIAL SELECTIONS SHALL BE MADE PER HISTORIC
PRESERVATIONIST RECOMMENDATION TO REPLACE ORIGINAL MATERIALS,
SUCH AS: STUCCO, WOOD, ROOF TILE, DECORATIVE TILES, MOSAIC TILES,
PAINT, DECORATIVE PLASTER, DETAILS, MOLDINGS, ETC.

RIO GRANDE CAFE / TRELLIS MATERIALS NOTE

ALL EXTERIOR MATERIAL SELECTIONS TO MATCH BARNSDALL HISTORIC
PRESERVATIONIST RECOMMENDATION TO REPLACE ORIGINAL MATERIALS



THOMAS O'BRIEN ACADEMY
18" LARRABEE W/ 16" TITLED SHADE WALL SCONCE
LOW LUMEN OUTPUT
2700 K COLOR TEMPERATURE
FINISH: MATTE BLACK

3

BARNSDALL ARCHITECTURAL LIGHTING
REFER TO SHEET A_B-101 BARNSDALL / CAFE FIRST FLOOR
FOR ARCHITECTURAL LIGHTING
REFER TO SHEET L-2 FOR SITE AND LANDSCAPE LIGHTING

SCALE: N.T.S.



MOSAIC TILE
(WHITE, "GOLD" AND BLUE)

WOOD / PLASTER GRILL
(TO BE DETERMINED)

SPANISH CLAY ROOF TILE

MOLDINGS

DECORATIVE PLASTER FRIEZE

DECORATIVE PLASTER DETAILS

STUCCO

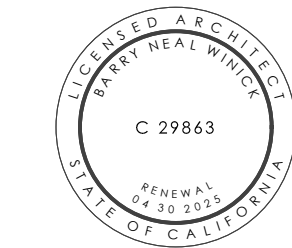
WALL SIGNAGE

PAINTED WOOD TIMBERS
AND RAFTER TAILS

PAINTED WOOD CORBELS

EXTERIOR WHITE AND BLUE TILE

STUCCO COLUMNS AND DETAILS



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SANDPIPER GOLF CLUB

7925 HOLLISTER AVE.
GOLETA, CA. 93117

PROJECT NO. 30008

SCALE AS NOTED DATE 15 APR 2024 DRAWN BY GZ

BARNSDALL AND MAINTENANCE YARD MATERIALS / LIGHTING

DRAWING NO.

T-009.0



AURORA LIGHT - TELURIDE
8" WALL LIGHT - DOUBLE LED
STW140264
LOW LUMEN OUTPUT
2700 K COLOR TEMPERATURE
FINISH: NATURAL BRASS



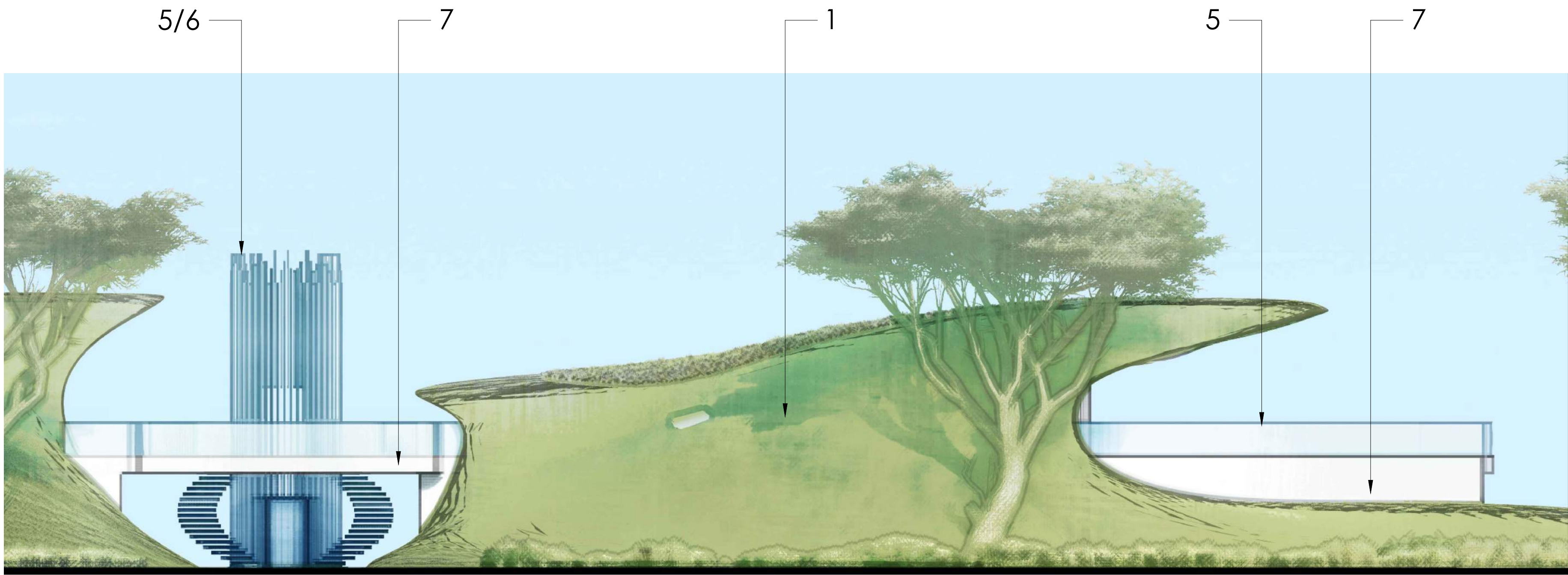
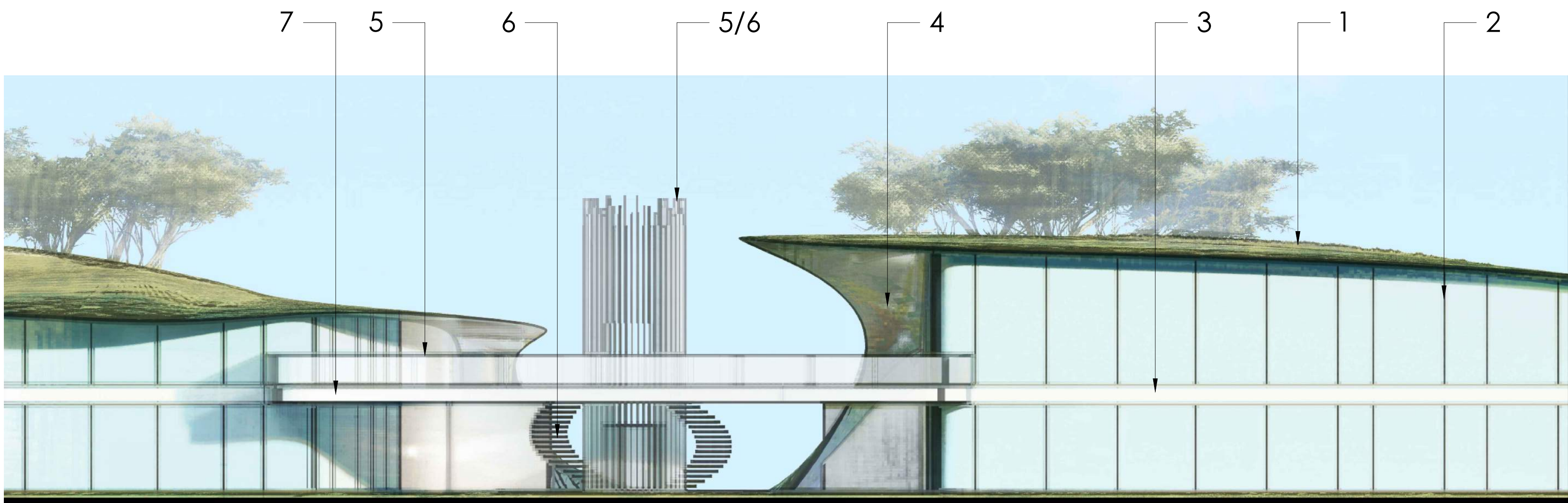
AURORA LIGHT - MERIDIAN
2" STEP LIGHT - ROUND FACEPLATE
STW008102 (LSWB)
LOW LUMEN OUTPUT
2700 K COLOR TEMPERATURE
FINISH: NATURAL BRASS



AURORA LIGHT - MERIDIAN
2" STEP LIGHT - ROUND FACEPLATE
STW008102 (LSWB)
LOW LUMEN OUTPUT
2700 K COLOR TEMPERATURE
FINISH: NATURAL BRASS

2 CLUB HOUSE ARCHITECTURAL LIGHTING

SCALE: N.T.S.



1 CLUB HOUSE MATERIALS

SCALE: N.T.S.

5 - LOW IRON GLASS
(WINDOWS / DOORS,
GUARDS / ELEVATOR ENCL.)



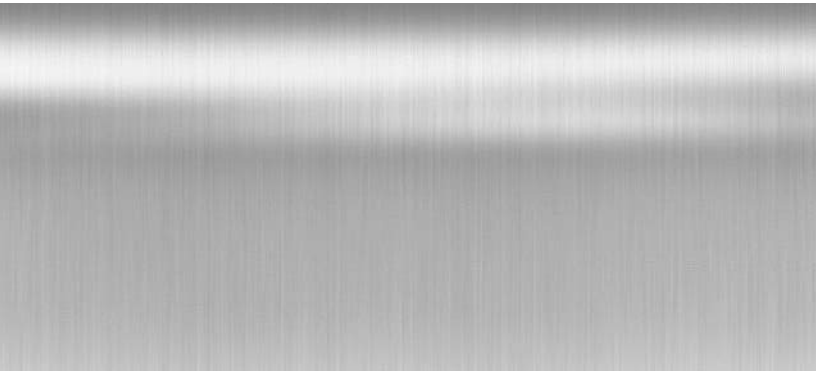
1 - GRASS ROOF



2 - BLACK STEEL FRAMES / OR
DARK ALUMINUM



6 - STAINLESS STEEL



3 - BACK-PAINTED (WHITE) / OR
FROSTED SPANDREL GLASS



7 - FINE TROWELED EXTERIOR
STUCCO (WHITE)



4 - (TEXTURED) STAINLESS STEEL
PANEL CEILING / UNDER-ROOF



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SANDPIPER
GOLF CLUB

7925 HOLLISTER AVE.
GOLETA, CA. 93117

PROJECT NO. 30008

SCALE AS NOTED DATE 15 APR 2024 DRAWN BY GZ

CLUB HOUSE /
COMFORT STATION
MATERIALS / LIGHTING

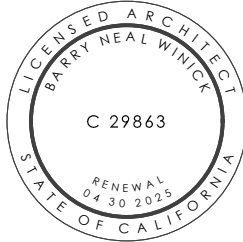
DRAWING NO.

LEGEND

GOLF COURSE	RESTAURANT	LOUNGE / TERRACE
PRO SHOP	RESTAURANT STORAGE / B.O.H.	CONFERENCE
PRO SHOP STORAGE	GRAB N' GO	CIRCULATION
OFFICE	NOT INCLUDED / NOT APPLICABLE	

WINICK
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	PARKING TYPE	CLUB HOUSE	BARNSDALL	MAINTENANCE	SUBTOTAL PER TYPE	COMMENTS
VEHICLE	VEHICLE ADA / HANDICAP PARKING	6	1	1	8	3 ADA parking have EV Charging Station (2 @ Club House and 1 @ Barnsdall)
	VEHICLE ELECTRIC CHARGING PARKING	15	3	-	18	
	VEHICLE COMPACT SPACE PARKING	-	4	-	4	
	VEHICLE REGULAR PARKING	117	6	9	132	
	SUBTOTAL PER BUILDING	138	14	10	162	
BICYCLE	BICYCLE ELECTRIC CHARGING PARKING	6	7	-	13	
	BICYCLE ENCLOSED SPACE PARKING	-	7	-	7	
	BICYCLE REGULAR PARKING	6	16	10	32	
	SUBTOTAL PER BUILDING	12	30	10	52	

3 SANDPIPER PARKING BREAKDOWNS SCALE: N.T.S.

	LAND USE	PARKING REQUIRED (COMBINED AREAS)	(E) PARKING SUPPLY	(P) PARKING SUPPLY	COMMENTS
SANDPIPER	CLUB HOUSE TOTAL	-	124	138	
	BARNSDALL TOTAL	-	5	14	
	MAINTENANCE TOTAL	-	10	10	
	SANDPIPER GRAND TOTAL	146	139	162	
	PARKING SURPLUS TOTAL (FROM REQ.)	-	-7	+ 16	

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2 SANDPIPER PARKING TOTALS SCALE: N.T.S.

	LAND USE	BMNT. SF	1ST. FLR. SF	2ND. FLR. SF	MAINT. SF	BARNSDALL SF	SF TOTALS	PKG. RATE	PKG. REQ.	COMMENTS
CLUB HOUSE - BARNSDALL - MAINTENANCE AREAS	GOLF COURSE (a)	-	18 HOLES	-	-	-	18 HOLES	N / A	79	
	GOLF COURSE STORAGE	703.0	-	-	-	-	703.0	1 / 1,000 SF	1	0.7 Required spaces (+1)
	GOLF COURSE TERRACES	-	6,417.0	-	-	-	6,417.0	N / A	-	
	GRAB N' GO INDOOR	-	782.0	-	-	-	782.0	N / A	-	
	GRAB N' GO OUTDOOR	-	1,141.0	-	-	-	1,141.0	N / A	-	
	PRO SHOP	-	1,162.0	-	-	-	1,162.0	1 / 500 SF	3	2.3 Required spaces (+1)
	PRO SHOP STORAGE	592.0	-	-	-	-	592.0	1 / 1,000 SF	1	
	GOLF MAINT. STORAGE	-	-	-	5,703.0	-	5,703.0	N / A	-	
	RESTAURANT	-	1,341.0	2,889.0	-	713.0	4,943.0	1 / 250 SF	20	19.8 Required spaces (+1)
	RESTAURANT STORAGE / B.O.H.	2,621.0	1,811.0	1,834.0	-	305.0	6,571.0	N / A	-	
	LOUNGE / TERRACE	-	1,065.0	5,488.0	-	861.0	7,414.0	1 / 250 SF	30	29.7 Required spaces (+1)
	OFFICE	1,686.0	95.0	-	1,700.0	-	3,481.0	1 / 300 SF	12	11.6 Required spaces (+1)
	CIRCULATION	2,649.0	2,777.0	1,218.0	-	814.0	7,458.0	N / A	-	
	CONFERENCE ROOM	-	-	1,331.0	-	-	1,331.0	N / A	-	
	TOTAL PARKING REQUIRED								146	

(a) No city code for golf course available. Requirement based on surveys at (E) facilities during peak activity on Friday, Saturday, and Sunday.

1 PROPOSED SANDPIPER PARKING CODE REQUIREMENTS PER AREAS SCALE: N.T.S.

SANDPIPER
GOLF CLUB

7925 HOLLISTER AVE.
GOLETA, CA. 93117

PROJECT NO. 30008

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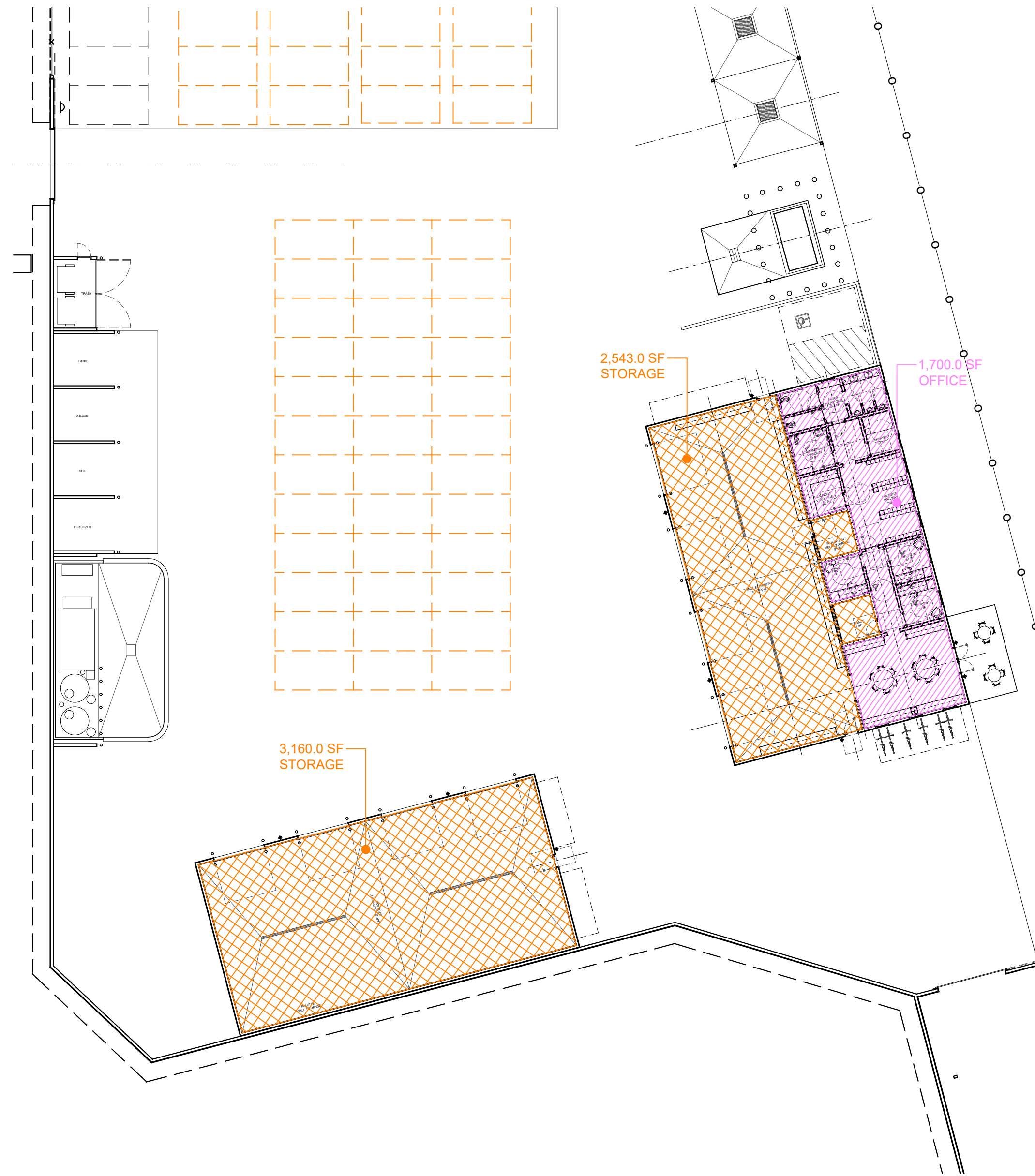
PARKING CODE
REQUIREMENTS

DRAWING NO.

T-010

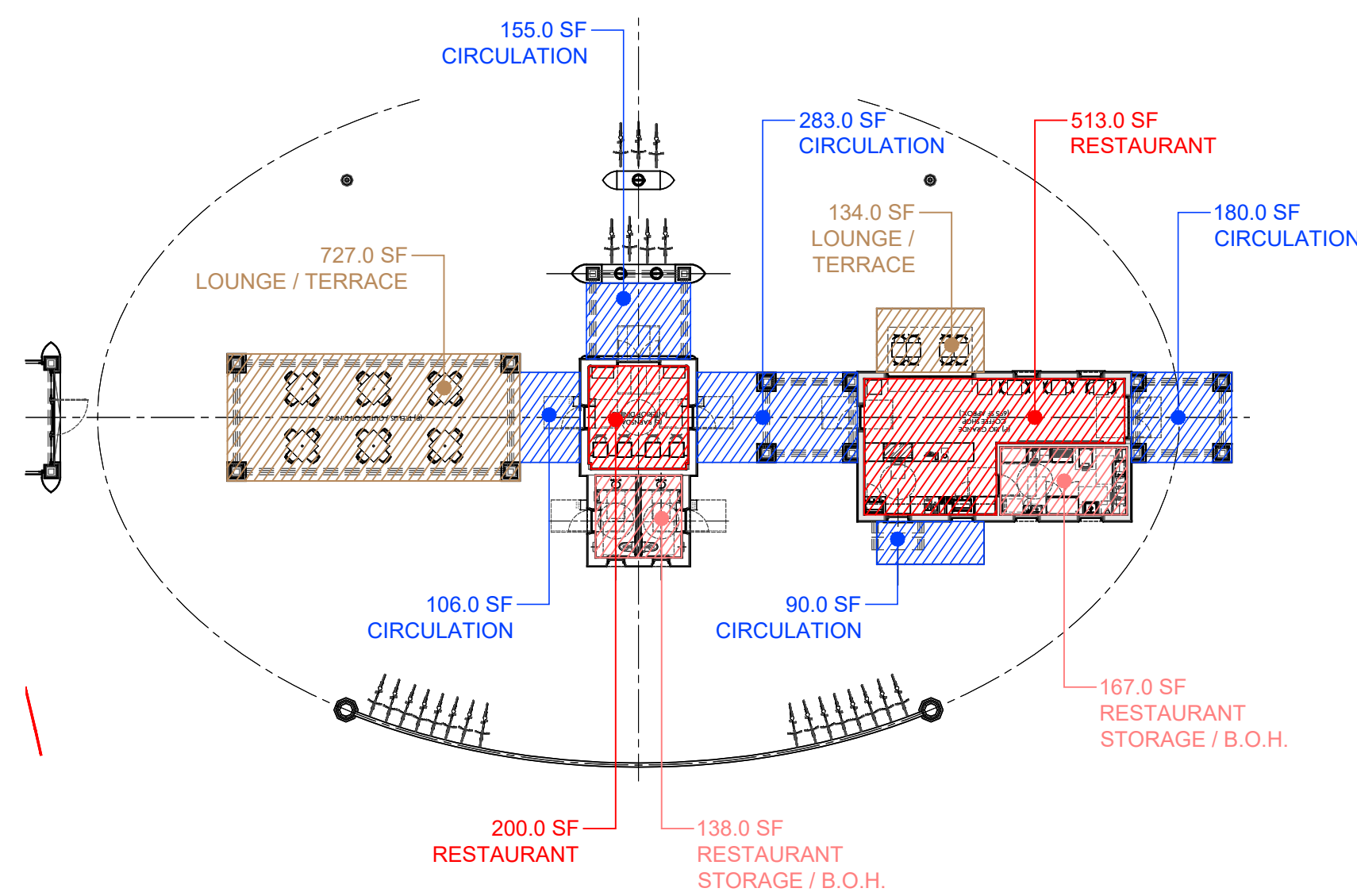
LEGEND

	GOLF COURSE		RESTAURANT		LOUNGE / TERRACE
	PRO SHOP		RESTAURANT STORAGE / B.O.H.		CONFERENCE
	PRO SHOP STORAGE		GRAB N' GO		CIRCULATION
	OFFICE		NOT INCLUDED / NOT APPLICABLE		



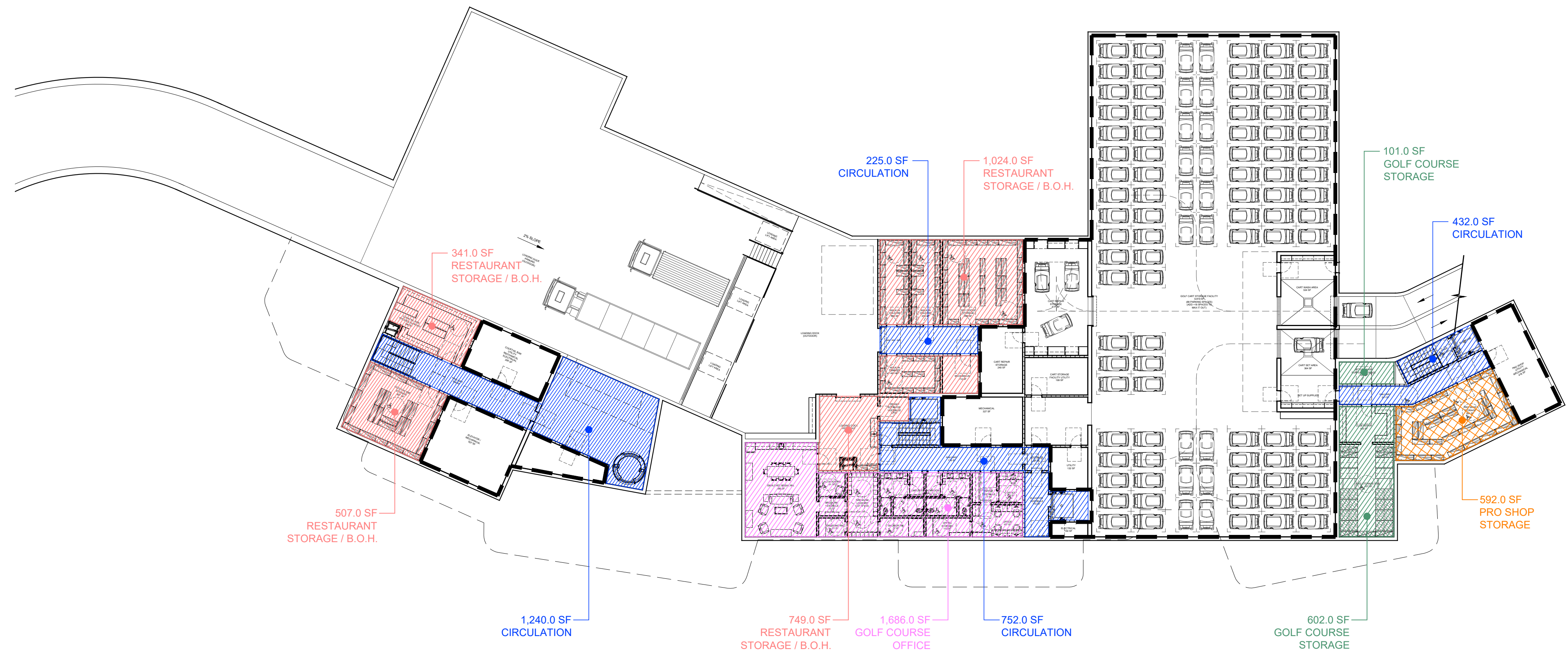
5 MAINTENANCE FLOOR PLAN DIAGRAMS

SCALE: 3/64" = 1'-0"



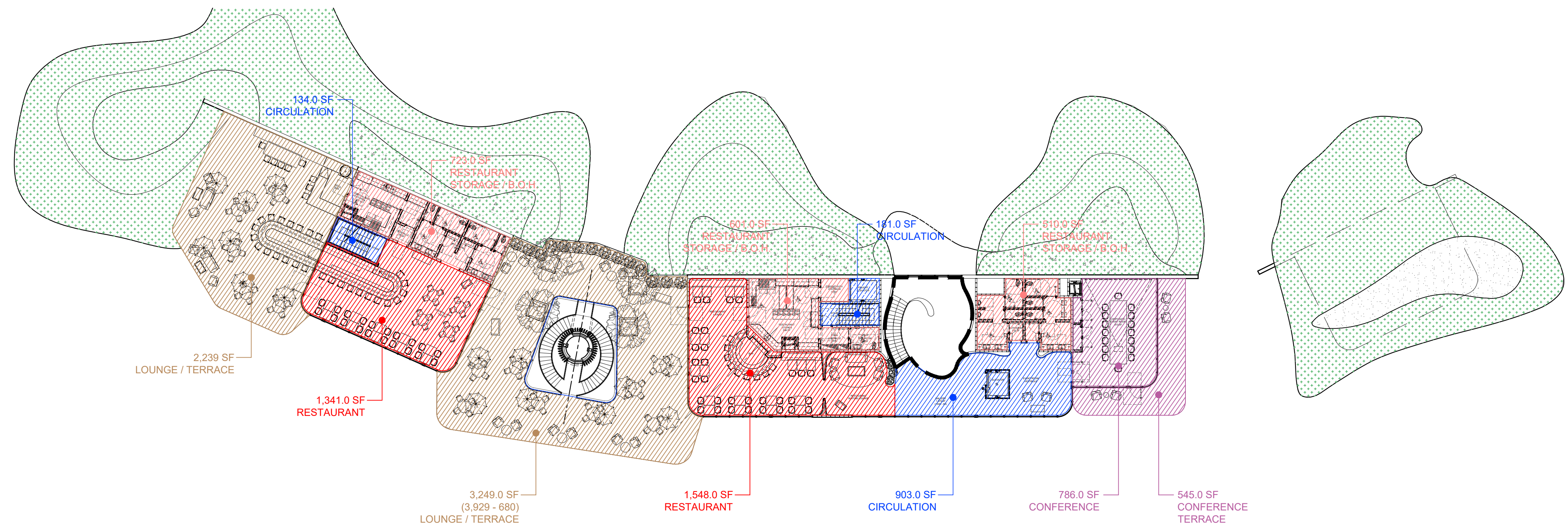
4 BARNSDALL / CAFE FLOOR PLAN DIAGRAMS

SCALE: 3/64" = 1'-0"



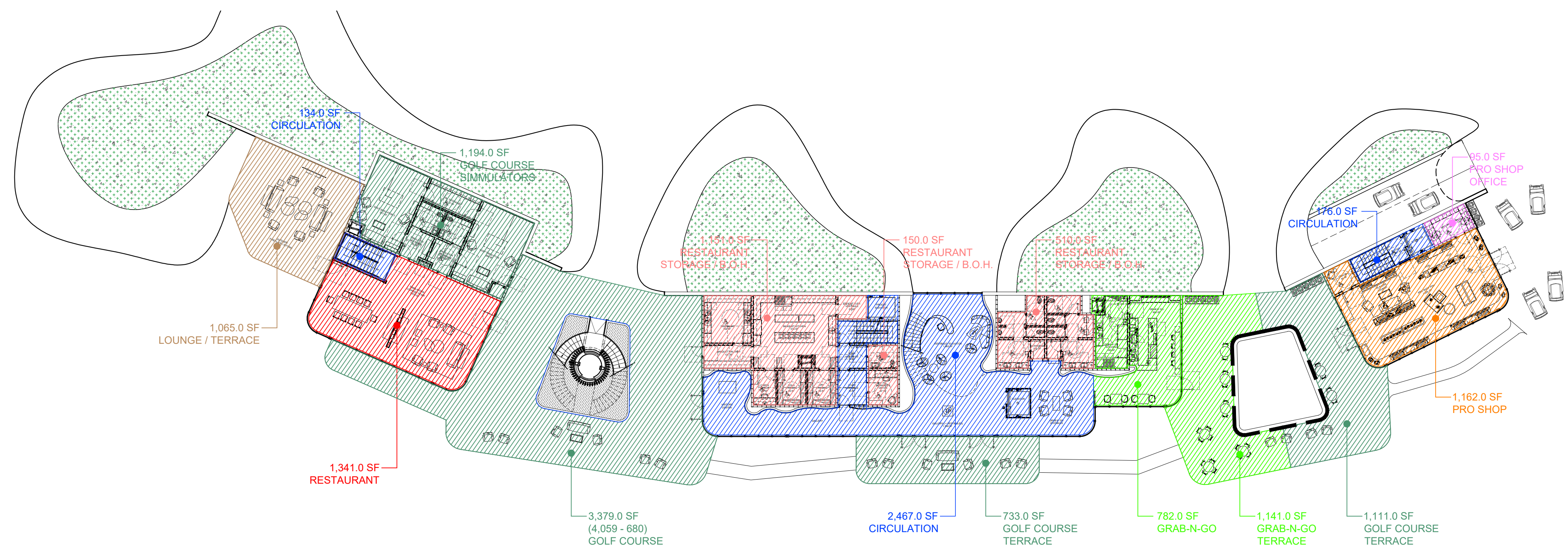
3 CLUB HOUSE BASEMENT PLAN DIAGRAMS

SCALE: 3/64" = 1'-0"



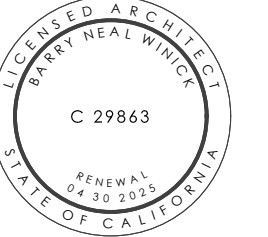
2 CLUB HOUSE SECOND FLOOR PLAN DIAGRAMS

SCALE: 3/64" = 1'-0"



1 CLUB HOUSE FIRST FLOOR PLAN DIAGRAMS

SCALE: 3/64" = 1'-0"



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SANDPIPER GOLF CLUB

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PARKING CODE AREA DIAGRAMS

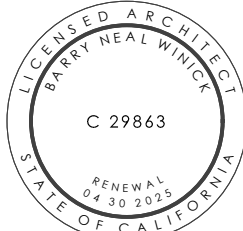
LEGEND

- GOLF COURSE
- PRO SHOP
- PRO SHOP STORAGE
- OFFICE
- RESTAURANT
- RESTAURANT STORAGE / B.O.H.
- GRAB N' GO
- NOT INCLUDED / NOT APPLICABLE
- LOUNGE / TERRACE
- CONFERENCE
- CIRCULATION

MATCH LINE

WINICK
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SANDPIPER
GOLF CLUB

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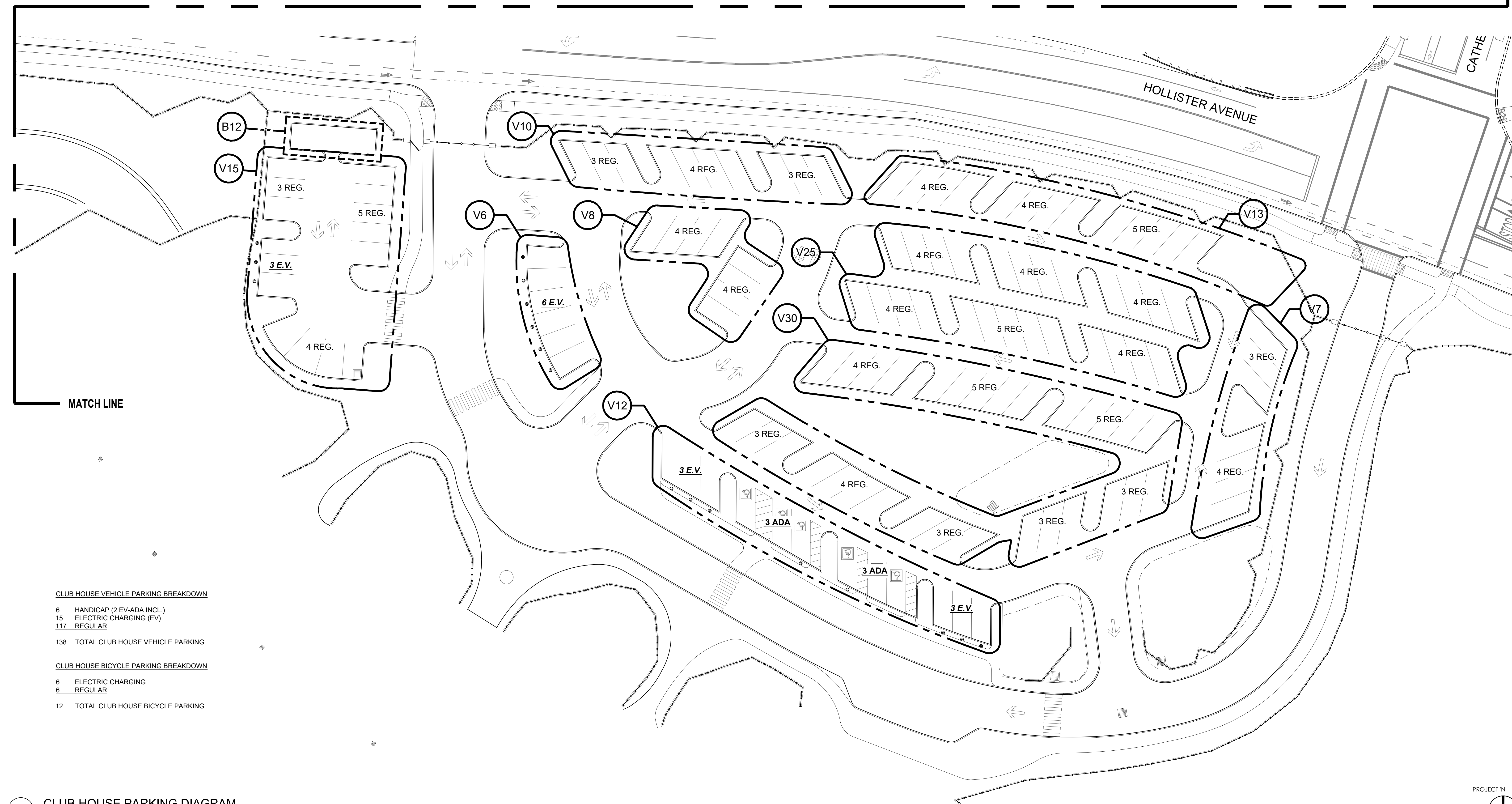
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CLUB HOUSE
PARKING DIAGRAMS

DRAWING NO.

T-012



CLUB HOUSE VEHICLE PARKING BREAKDOWN

- 6 HANDICAP (2 EV-ADA INCL.)
- 15 ELECTRIC CHARGING (EV)
- 117 REGULAR

138 TOTAL CLUB HOUSE VEHICLE PARKING

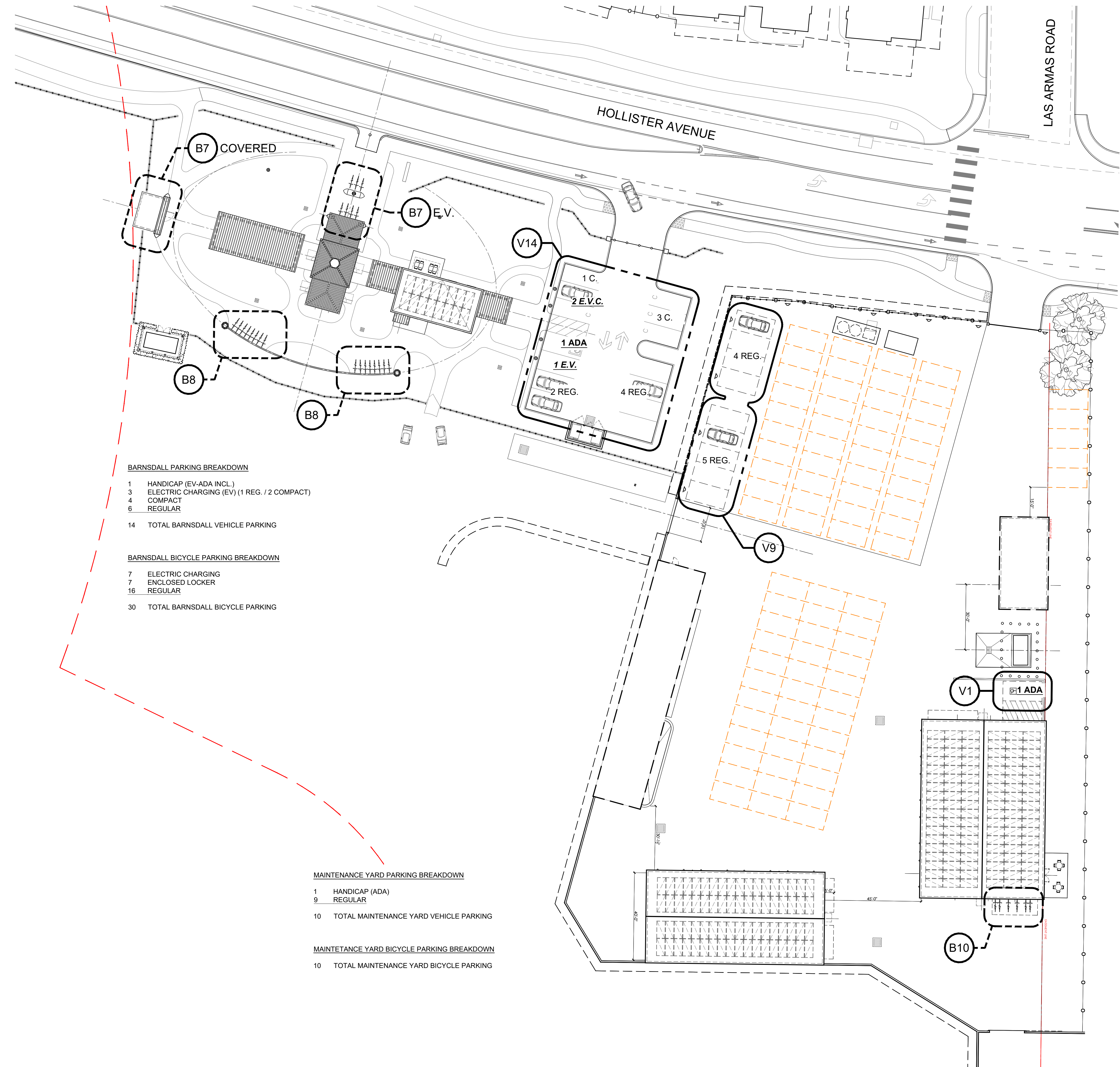
CLUB HOUSE BICYCLE PARKING BREAKDOWN

- 6 ELECTRIC CHARGING
- 6 REGULAR

12 TOTAL CLUB HOUSE BICYCLE PARKING

1 CLUB HOUSE PARKING DIAGRAM

PROJECT 'N'
SCALE: 3/64" = 1'-0"



- BARNSDALL PARKING BREAKDOWN**
- 1 HANDICAP (EV-ADA INCL.)
 - 3 ELECTRIC CHARGING (EV) (1 REG. / 2 COMPACT)
 - 4 COMPACT
 - 6 REGULAR
 - 14 TOTAL BARNSDALL VEHICLE PARKING

- BARNSDALL BICYCLE PARKING BREAKDOWN**
- 7 ELECTRIC CHARGING
 - 7 ENCLOSED LOCKER
 - 16 REGULAR
 - 30 TOTAL BARNSDALL BICYCLE PARKING

- MAINTENANCE YARD PARKING BREAKDOWN**
- 1 HANDICAP (ADA)
 - 9 REGULAR
 - 10 TOTAL MAINTENANCE YARD VEHICLE PARKING

- MAINTENANCE YARD BICYCLE PARKING BREAKDOWN**
- 10 TOTAL MAINTENANCE YARD BICYCLE PARKING

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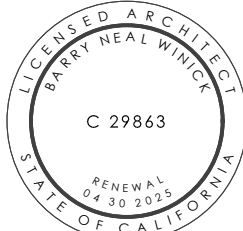
**SANDPIPER
GOLF CLUB**

7925 HOLLISTER AVE.
GOLETA, CA. 93117

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**BARNSDALL / MAINT.
PARKING DIAGRAMS**

DRAWING NO.

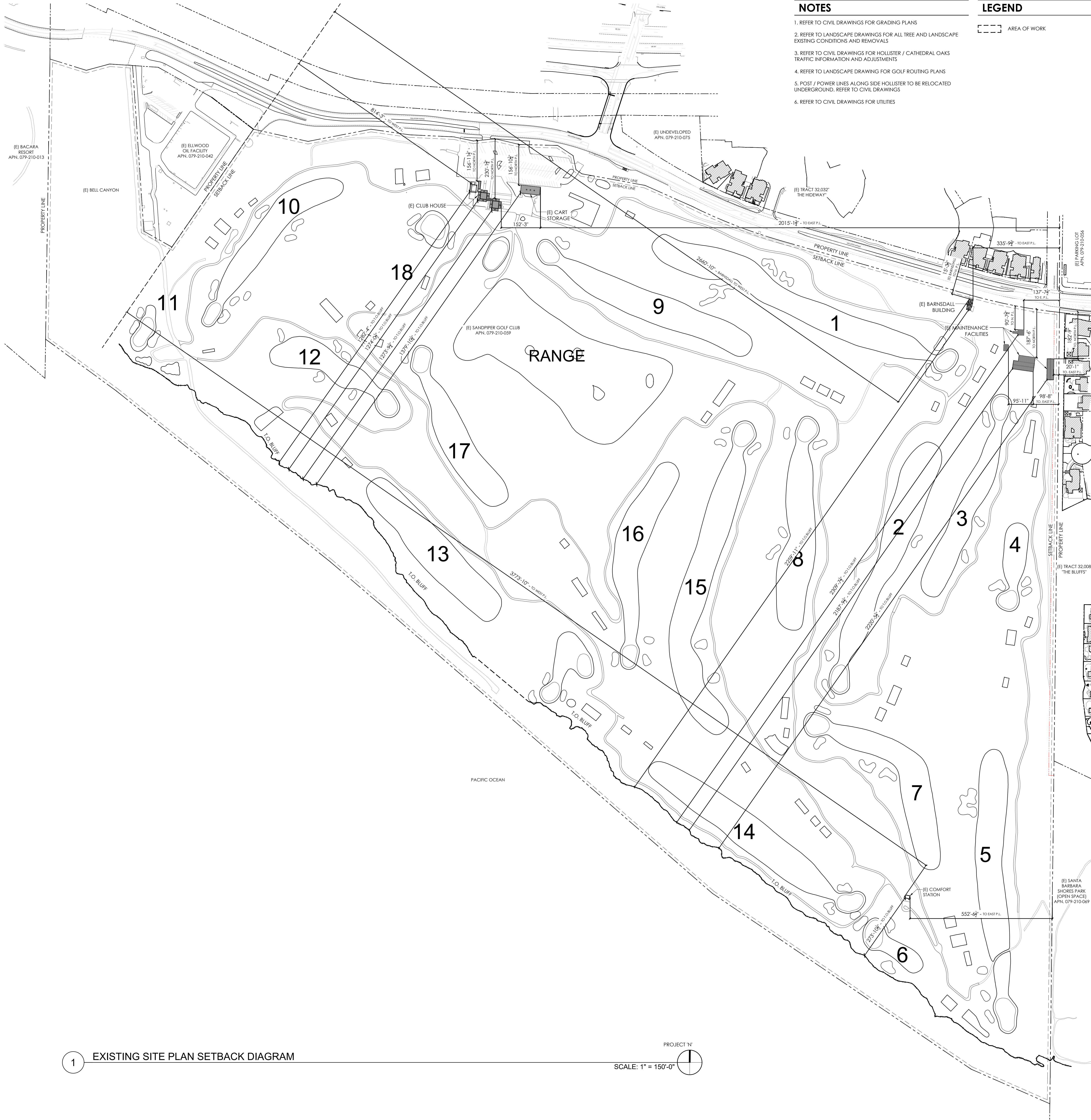


NOTES

1. REFER TO CIVIL DRAWINGS FOR GRADING PLANS
2. REFER TO LANDSCAPE DRAWINGS FOR ALL TREE AND LANDSCAPE
EXISTING CONDITIONS AND REMOVALS
3. REFER TO CIVIL DRAWINGS FOR HOLLISTER / CATHEDRAL OAKS
TRAFFIC INFORMATION AND ADJUSTMENTS
4. REFER TO LANDSCAPE DRAWING FOR GOLF ROUTING PLANS
5. POST / POWER LINES ALONG SIDE HOLLISTER TO BE RELOCATED
UNDERGROUND, REFER TO CIVIL DRAWINGS
6. REFER TO CIVIL DRAWINGS FOR UTILITIES

LEGEND

AREA OF WORK



1 EXISTING SITE PLAN SETBACK DIAGRAM

PROJECT N°
SCALE: 1" = 150'-0"

NO.	ISSUE/ REVISION	DATE
1	CONCEPTUAL SUBMITTAL	7 NOV 2023
2	CONCEPTUAL RE-SUBMITTAL	26-JUL-2023
3	HPC-BARNSDALL SUBMITTAL	15 APR 2024
4	HPC-BARNSDALL SUBMITTAL	13 JAN 2024
5	DBS SUBMITTAL	27 JAN 2024

SANDPIPER
GOLF CLUB

7925 HOLLISTER AVE.
GOLETA, CA. 93117

PROJECT NO.	30008	
SCALE	DATE	DRAWN BY
AS NOTED	1 OCT 2022	GZ

EXISTING SITE PLAN
SETBACK DIAGRAM

DRAWING NO.