Location of Proposed Project



City of Campbell
70 North First Street
Campbell, CA 95008 –1423

Project Image



Notice of Pending Decision

Dear Campbell Resident, **September 30, 2026**

The City of Campbell Community Development Director will be considering a decision on a proposed project. Prior to a decision, written comments may be submitted. The **10-day comment period** begins **October 2, 2026,** and closes at 5:00 p.m. on **October 12, 2026**. All timely comments will be considered by the Director. No additional notice will be provided.

PROJECT INFO

Project Address: 415 E Hamilton Avenue
Zoning | Area Plan: GC | Hamann Park Neighborhood Association
Council District: 3
File No.: PLN-2026-55
APN: 279-30-045
Applicant: Nova Spin Table Tennis Academy LLC
Property Owner: Gulesserian Enterprises Hamilton
Application Type: Administrative Conditional Use Permit

PROJECT DESCRIPTION

To allow the establishment of a membership-based health/fitness center (d.b.a. Nova Spin Table Tennis Academy).

CONTACT

Project Planner: Stephen Rose, Senior Planner
stephenr@campbellca.gov
(408) 866-2142

DECISION

After the comment period, the Community Development Director will issue a decision. **No notice of decision will be provided.** The decision is final unless a written appeal is filed within **10 days** and received by the City of Campbell Community Development Department, **70 N. First Street, Campbell**. For decision status, contact the Project Planner.

City of Campbell , Planning Division
planning@campbellca.gov | (408) 866-2140

Scan the QR code to view current project plans. Plans are subject to change.

**Asistencia en Español (408) 866-2140 pida traduccion en Español

NOVA SPIN TABLE TENNIS

CALIFORNIA — CAMPBELL

SCOPE OF WORK

SAMLL BUSINESS TABLE TENNIS FITNESS TENANT IMPROVEMENT, 827 SF

- PINGPANG TABLE X 8
- ADD AN FREE-STANDING WATER DISPENSER

OPERATIONAL DESCRIPTION

PROJECT ADDRESS: 415 E HAMILTON AVE, CAMPBELL, CA

- CHANGE OF USE FROM RETAIL CARPET STORE TO TABLE TENNIS FITNESS STUDIO PER CITY OF CAMPBELL (CMC 21.36.095).
- NO EXTERIOR, SITE, OR PARKING CHANGES.
- MEMBERSHIP-BASED, APPOINTMENT-ORIENTED OPERATION.
- SERVICES INCLUDE PRIVATE TRAINING, SMALL GROUP SESSIONS, AND PRE-SCHEDULED CLASSES, REGULAR EXTERCISE.
- INDOOR USE ACOUSTIC CUSHION, NO SPECTATOR EVENTS OR AMPLIFIED SOUND.
- OCCUPANT LOAD: 49 PERSONS (SMALL-SCALE OPERATION).
- HOURS: 8 AM-9 PM (WEEKDAYS); 9 AM-6 PM (WEEKENDS).
- SERVES TEEN AND ADULT MEMBERS.
- LOW-INTENSITY USE WITH MINIMAL TRAFFIC AND OPERATIONAL IMPACTS.

PROJECT DIRECTORY

OWNER:	NOVA SPIN TABLE TENNIS ACADEMY LLC / JUDY CHOU 415 E HAMILTON AVE, CAMPBELL, CA 95008 (310)999-4346 | JUDYVERA0@GMAIL.COM
ARCHITECT:	GKW ARCHITECTS INC | GORDON K WONG 710 E. MCGLINCY LN. STE 109, CAMPBELL CA 95008 (408) 315-2125 | GORDONKWONG@GKWARCHITECTS.COM
GENERAL CONTRACTOR:	TBD

PROJECT INFORMATION

PROJECT LOCATION:	415 E HAMILTON AVE, CAMPBELL, CA 95008
APN:	279-30-045
LOT SIZE:	16,000 SQ. FT. / 0.7 ACRES
ZONING:	GC - GENERAL COMMERCIAL ZONING DISTRICT.
CONSTRUCTION TYPE:	VB - UNSPRINKLERED
EXISTING OCCUPANCY:	B (SMALL BUSINESS < 50 PPL)
PROPOSED OCCUPANCY:	B (SMALL ASSEMBLY < 50 PPL)
EXISTING USE:	CARPET SHOP & SHOWROOM
PROPOSED USE:	PINGPANGS FITNESS (C-APPROVAL OF A CONDITIONAL USE PERMIT)

SETBACK:

FRONT:	10 FT
SIDE (INTERIOR):	5 FT
REAR(INTERIOR):	10 FT
HEIGHT LIMIT:	75 FT
EXISTING HEIGHT:	
MAX FAR. :	1
EXISTING FAR. :	0.7
EXISTING FLOOR AREA:	11,121.5 SF

JURISDICTION
CITY OF CAMPBELL, PLANNING & BUILDING DIVISION

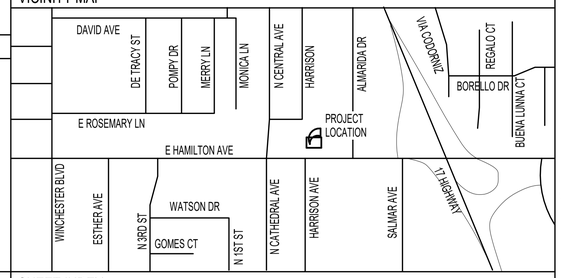
PUBLIC WORKS AND SITE PLAN NOTES

1. CONTRACTOR IS RESPONSIBLE FOR DUST CONTROL AND INSURING AREA ADJACENT TO WORK IS LEFT IN A CLEAN CONDITION.
2. UTILIZE BEST MANAGEMENT PRACTICES (BMP'S), AS REQUIRED BY THE STATE WATER RESOURCES BOARD, FOR ANY ACTIVITY, WHICH DISTURBS SOIL.
3. CONTRACTOR SHALL SCRAPE ALL SMOKE OR FIRE DAMAGED MEMBERS CLEAN. ANY FRAMING MEMBERS THAT LOSE MORE THAN 1/16" OF MATERIAL PER SURFACE MUST BE REPLACED OR REPAIRED. SMOKE DAMAGED MEMBERS MUST BE CLEANED AND SEALED.
4. CONTRACTOR IS RESPONSIBLE FOR ALL TEST, INSPECTIONS AND PROCEDURAL REQUIREMENTS PER CITY OF CAMPBELL.
5. OPERABLE SMOKE DETECTORS MUST BE IN PLACE PRIOR TO RE-OCCUPY DWELLINGS PER S.C.M.C. SECTION 17.20.540
6. PLUMBING & ELECTRICAL SURVEY REQUIRED FOR METER RELEASE.
7. ADDITIONS, ALTERATIONS OR REPAIRS SHALL CONFORM TO ANY BUILDING OR STRUCTURE WITHOUT REQUIRING THE EXISTING BUILDING OR STRUCTURE TO COMPLY WITH ALL THE REQUIREMENTS OF THE UBC, PROVIDED THE ADDITION ALTERATION OR REPAIR CONFORMS TO THAT REQUIRED FOR NEW BUILDING OR STRUCTURE PER CBC SECTION 3403.2.
8. CONTRACTOR TO VERIFY SIZE & LOCATION OF ALL UTILITY CONNECTIONS. CONTRACTOR TO PROVIDE ALL NEW UTILITY CONNECTIONS AND/ OR UPGRADE EXISTING AS REQUIRED. CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS AND APPROVALS AS REQUIRED BY GOVERNING AGENCIES.
9. CONTRACTOR SHALL OBTAIN ALL NECESSARY DEMOLITION PERMITS AND APPROVALS INCLUDING ASBESTOS ABATEMENT AS PART OF THE BASE BID
10. PER CGBSC 301.1.1 - RESIDENTIAL BUILDINGS UNDERGOING PERMITTED ALTERATIONS, ADDITIONS OR IMPROVEMENTS SHALL REPLACE NONCOMPLIANT PLUMBING FIXTURES WITH WATER-CONSERVING PLUMBING FIXTURES. PLUMBING FIXTURES REPLACEMENT IS REQUIRED PRIOR TO ISSUNACE OF A CERTIFICATE OF FINAL COMPLETION, CERTIFICATE OF OCCUPANCY OR FINAL PERMIT APPROVAL BY THE LOCAL BUILDING DEPARTMENT.
11. PER CGBSC 301.1.1 - WHERE ADDITION OR ALTERATION INCREASED THE BUILDING'S CONDITIONED AREA, VOLUME, OR SIZE, THE REQUIREMENTS OF CALGREEN CHAPTER 4 SHALL APPLY ONLY TO AND WITHIN THE SPECIFIC AREA OF THE ADDITION OR ALTERATION.

3D MODEL



VICINITY MAP



SHEET INDEX

General	
G000	General, Project Information & Site Plan, Existing
G001	General, Notes, Abbreviations & 3D Views
Architectural	
A100	Architectural, Floor Plan, Existing & Proposed
A101	Architectural, Occupancy, Egress Analysis, Sections & Signage Diagram

APPLICABLE CODES

- 2025 CALIFORNIA BUILDING CODE
- 2025 CALIFORNIA MECHANICAL CODE
- 2025 CALIFORNIA PLUMBING CODE
- 2025 CALIFORNIA ELECTRICAL CODE
- 2025 CALIFORNIA ENERGY CODE
- 2025 CALIFORNIA FIRE CODE
- 2025 CALIFORNIA GREEN BUILDING STANDARDS CODE
- CITY OF CAMPBELL MUNICIPAL CODE
- ALL OTHER STATE AND LOCAL LAWS, ORDINANCES AND REGULATIONS

FIRE NOTES

TBD

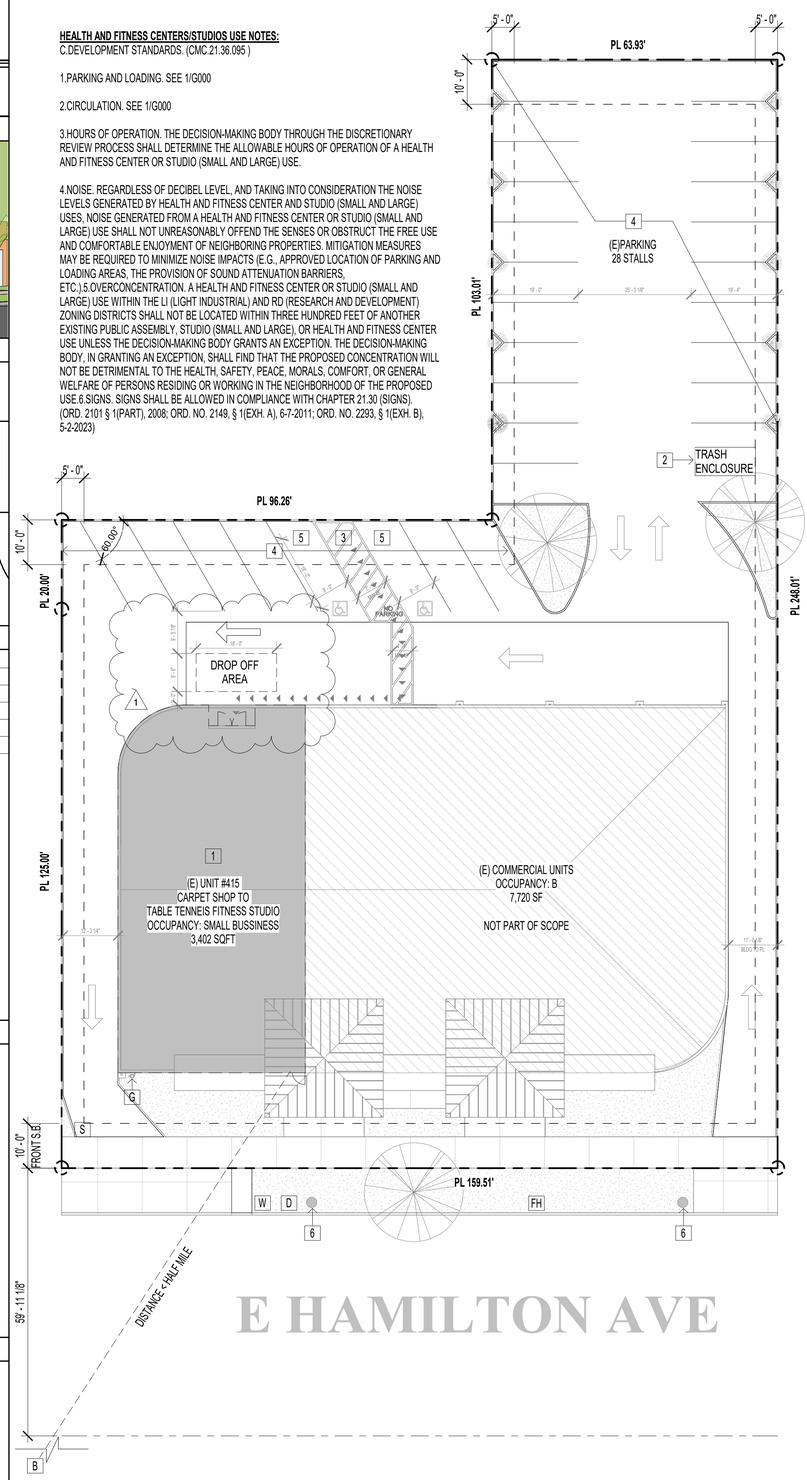
HEALTH AND FITNESS CENTERS/STUDIOS USE NOTES:
C.DEVELOPMENT STANDARDS. (CMC.21.36.095)

1.PARKING AND LOADING. SEE 1/G000

2.CIRCULATION. SEE 1/G000

3.HOURS OF OPERATION. THE DECISION-MAKING BODY THROUGH THE DISCRETIONARY REVIEW PROCESS SHALL DETERMINE THE ALLOWABLE HOURS OF OPERATION OF A HEALTH AND FITNESS CENTER OR STUDIO (SMALL AND LARGE) USE.

4.NOISE. REGARDLESS OF DECIBEL LEVEL, AND TAKING INTO CONSIDERATION THE NOISE LEVELS GENERATED BY HEALTH AND FITNESS CENTER AND STUDIO (SMALL AND LARGE) USES, NOISE GENERATED FROM A HEALTH AND FITNESS CENTER OR STUDIO (SMALL AND LARGE) USE SHALL NOT UNREASONABLY OFFEND THE SENSES OR OBSTRUCT THE FREE USE AND COMFORTABLE ENJOYMENT OF NEIGHBORING PROPERTIES. MITIGATION MEASURES MAY BE REQUIRED TO MINIMIZE NOISE IMPACTS (E.G., APPROVED LOCATION OF PARKING AND LOADING AREAS, THE PROVISION OF SOUND ATTENUATION BARRIERS, ETC.).5.OVERCONCENTRATION. A HEALTH AND FITNESS CENTER OR STUDIO (SMALL AND LARGE) USE WITHIN THE LI (LIGHT INDUSTRIAL) AND RD (RESEARCH AND DEVELOPMENT) ZONING DISTRICTS SHALL NOT BE LOCATED WITHIN THREE HUNDRED FEET OF ANOTHER EXISTING PUBLIC ASSEMBLY, STUDIO (SMALL AND LARGE), OR HEALTH AND FITNESS CENTER USE UNLESS THE DECISION-MAKING BODY GRANTS AN EXCEPTION. THE DECISION-MAKING BODY, IN GRANTING AN EXCEPTION, SHALL FIND THAT THE PROPOSED CONCENTRATION WILL NOT BE DETRIMENTAL TO THE HEALTH, SAFETY, PEACE, MORALS, COMFORT, OR GENERAL WELFARE OF PERSONS RESIDING OR WORKING IN THE NEIGHBORHOOD OF THE PROPOSED USE.6.SIGNS. SIGNS SHALL BE ALLOWED IN COMPLIANCE WITH CHAPTER 21.30 (SIGNS). (ORD. 2101 § 1(PART), 2008; ORD. NO. 2149, § 1(EXH. A), 6-7-2011; ORD. NO. 2293, § 1(EXH. B), 5-2-2023)



1 Site Plan, Existing
1/16" = 1'-0"
0' 8' 16' 32' 64'

SITE PLAN, EXISTING, KEY NOTES

1. (P) CONVERT EXISTING CAPET SHOP TO TABLE TENNIS FITNESS STUDIO, ADMINISTRATIVE CONDITIONAL USE PERMIT (AC) REQUIRED
2. (E) TRASH ENCLOSURE
3. (E) ACCESSIBLE PEDESTRIAN PATH IS NOT SEPARATED FROM THE VEHICULAR TRAFFIC. PER 11B-250.1 EXCEPTIONS 3: AT LOCATIONS WHERE CIRCULATION PATHS CROSS DRIVEWAYS OR DRIVE AISLES, CIRCULATION PATHS SHALL NOT BE REQUIRED TO COMPLY WITH THIS SECTION AND DETECTABLE WARNINGS SHALL NOT BE PERMITTED.
4. (E) PARKING LOT
5. (E) ACCESSIBLE PARKING STALLS

CBC.TABLE 11B-208.2 ADA PARKING SPACES	
MIN. NO. OF REQUIRED ACCESSIBLE PARKING SPACES	2 SPACE
EXISTING PROVIDED ACCESSIBLE PARKING SPACES	2 SPACE

6. (E) STREET LIGHT
- G (E) GAS METER, LINE UNDERGRAOUND
- S (E) SEWER, UNDERGRAOUND
- B (E) BUS STOP, WITHIN HALF MILE FROM THE PROJECT. PER CMC.21.28.045. A.PROJECTS LOCATED WITHIN ONE-HALF MILE OF PUBLIC TRANSIT. NO VEHICLE PARKING SPACES SHALL BE REQUIRED FOR ANY DEVELOPMENT PROJECT OR USE.
- D (E) DATA, UNDERGRAOUND
- FH (E) FIRE HYDRANT

SITE PLAN, EXISTING, LEGEND

- SCOPE OF WORK
- NOT SCOPE OF WORK
- PATH OF ACCESSIBLE TRAVEL
- PROPERTY LINE
- BUILDING OUTLINE
- SETBACK
- DIRECTION OF VEHICLE

NOTES

1. ALL UTILITY LINES UNDERGROUND.
2. CONTRACTOR SHALL FIELD VERIFY LOCATIONS OF UTILITIES, SITE CONDITIONS, DIMENSIONS, STRUCTURES PRIOR TO START OF WORK.IN EVENT OF ANY DISCREPANCIES OR POTENTIAL CONFLICTS, NOTIFY THE ARCHITECT IN WRITING PRIOR TO STARTING EACH PORTION OF THE WORK.
3. FINISH GRADE AROUND THE STRUCTURE SHALL SLOPE AWAY FROM THE FOUNDATION AT A MINIMUM OF 5% FOR AT LEAST 10 FEET FROM THE STRUCTURE. CBC 1804.4
4. A BUILDING OR TENANT SPACE USED FOR ASSEMBLY PURPOSES WITH AN OCCUPANT LOAD OF LESS THAN 50 PERSONS SHALL BE CLASSIFIED AS A GROUP B OCCUPANCY. PER CBC 303.1.1 SMALL BUILDINGS AND TENANT SPACES

North

General, Project Information & Site Plan, Existing

LICENSED ARCHITECT
GORDON K WONG
REGISTERED, 08/31/2020
C-34045
STATE OF CALIFORNIA

STAMP REGION

GORDON K. WONG - ARCHITECT LIC# 34045
710 E MCGLINCY LANE SUITE 109
CAMPBELL, CA 95008 (408) 315-2125
GORDONKWONG@GKWARCHITECTS.COM

JENNY C WONG & PEILIN CAO, PROJECT REP
710 E MCGLINCY LANE SUITE 109
CAMPBELL, CA 95008 (408) 796-1845

ARCHITECTS
RESIDENTIAL / COMMERCIAL

Tenant Improvement
NOVA SPIN TABLE TENNIS
415 E HAMILTON AVE, CAMPBELL, CA 95008

Revision Schedule

1	2026.06.02	Planning

General, Project Information & Site Plan, Existing

G000

SCALE As indicated

6/2/2026 11:25:32 AM

ABBREVIATIONS

A	
ABV	ABOVE
AC	ASPHALT CONCRETE
AD	AREA DRAIN
ADDL	ADDITIONAL
AFF	ABOVE FINISH FLOOR
ASPH	ASPHALT
B	
BITUM	BITUMINOUS
BKG	BACKING
BLDG	BUILDING
BM	BEAM
BR	BACKER ROD
BUR	BUILT-UP-ROOF
BDR	BEDROOM
BW	BOTTOM OF WALL
C	
CAB	CABINET
CB	CATCH BASIN
CEM	CEMENT
CF	CUBIC FEET
CJ	CONTROL JOINT
CL	CLOSET
CTL	CENTERLINE
CLG	CEILING
CONC	CONCRETE
CPT	CARPET
D	
D	DECK
DR	DRAIN
E	
(E)	EXISTING
E	EAST
ELEC	ELECTRICAL
EP	ELECTRICAL PANEL
EXT	EXTERIOR
F	
FDN	FOUNDATION
FH	FIRE HYDRANT
FIN	FINISH
FF	FINISH FLOOR
FL	FLOW LINE
FLUOR	FLUORESCENT
FOC	FACE OF CONCRETE
FOF	FACE OF FINISH
FOS	FACE OF STUD
FR	FIRE RATED
FS	FLOOR SINK
FSL	FIRE SPRINKLER
FTG	FOOTING
FURR	FURRING
G	
GALV	GALVANIZED
GC	GENERAL CONTRACTOR
GL	GLASS
GND	GROUND
GWB	GYPSUM WALL BOARD
GYP	GYSUM
H	
HDBD	HARDBOARD
HDR	HEADER
HDWR	HARDWARE
HDWD	HARDWOOD
HTR	HEATER
HVAC	HEATING, VENT. & A.C.
I	
IN	INCH
INCAND	INCANDESCENT
INSUL	INSULATION
INT	INTERIOR
INV	INVERT
J	
JST	JOIST
JT	JOINT
K	
K	KIPS
KIT	KITCHEN
KP	KICK PLATE
L	
LOC	LOCATION
LT	LIGHT
M	
MB	MACHINE BOLT
MDF	MEDIUM DENSITY FIBERBOARD
MECH	MECHANICAL
MEMB	MEMBRANE
MET	METAL
MH	MANHOLE
MSC	MISCELLANEOUS
MTD	MOUNTED
MTL	METAL
N	
(N)	NEW
NIC	NORTH
NOM	NOT IN CONTRACT
NP	NOMINAL
NR	NO PARKING
NTS	NON-RATED
	NOT TO SCALE
O	
OA	OVERALL
OC	ON CENTER
OD	OUTSIDE DIAMETER/ DIMENSION
OFCI	OWNER FURNISHED CONTRACTOR INSTALLED
OFOI	OWNER FURNISHED OWNER INSTALL
P	
PENN	PENETRATION
PERF	PERFORATED
PERP	PERPENDICULAR
PL	PLATE
PL	PROPERTY LINE
PLAS	PLASTER
PLBG	PLUMBING
PLWD	PLYWOOD
PNL	PANEL
POC	POINT OF CONNECTION
PP	PERMEABLE PAVERS
PREFAB	PREFABRICATED
PSF	POUNDS PER SQUARE FOOT
PSI	POUNDS PER SQUARE INCH
PTD	PAINTED
PTR	PRESSURE TREATED
PTRWDQ	PRESSURE TREATED WOOD
Q	
QTY	QUANTITY
R	
R	REVEAL OR RISER
RAD	RADIUS
RCP	REINFORCED CONCRETE PIPE
RD	ROOF DRAIN
REF	REFERENCE
REFL	REFLECTED
REFR	REFRIGERATOR
RET	RETAINING OR RETARDANT
REG	REGISTER
RO	ROUGH OPENING
S	
SCD	SEE CIVIL DRAWINGS
SCHD	SCHEDULE
SD	STORM DRAIN
SECT	SECTION
SED	SEE ELECTRICAL DRAWINGS
SF	SQUARE FOOT OR FEET
SHR	SHOWER
SHT	SHEET
SHTG	SHEATHING
SIM	SIMILAR
SJ	SEISMIC JOINT
SL	SEALANT
SLD	SEE LANDSCAPE DRAWINGS
SM	SHEET METAL
SMD	SEE MECHANICAL DRAWINGS
SOF	SOFFIT
SOG	SLAB ON GRADE
SPD	SEE PLUMBING DRAWINGS
SPEC/S	SPECIFICATION
SQ	SQUARE
SS	SANITARY SEWER
SSD	SEE STRUCTURAL DRAWINGS
STC	SOUND TRANSMISSION COEFFICIENT
STD	STANDARD
STL	STEEL
STOR	STORAGE
STRL	STRUCTURAL
SY	SQUARE YARD
T	
T&B	TOP AND BOTTOM
T&G	TONGUE AND GROOVE
TC	TOP OF CURB
TOC	TOP OF CONCRETE
TOP	TOP OF PAVING
TOS	TOP OF STEEL
TRD	TREAD
TW	TOP OF WALL
U	
UL	UNDERWRITERS LABORATORIES
UTIL	UTILITIES
V	
VCP	VITREOUS CLAY PIPE
VERT	VERTICAL
VTR	VENT THROUGH ROOF
W	
W	WEST OR WIDTH
WC	WATER CLOSET
WD	WOOD
WDW	WINDOW
W/O	WITHOUT
WP	WATER PROOF
WPT	WORKING POINT
WR	WATER RESISTANT

GENERAL NOTES

1. IT IS THE RESPONSIBILITY OF THE CONTRACTOR AND SUBCONTRACTORS TO CHECK AND VERIFY ALL DIMENSIONS AND CONDITIONS INDICATED ON THESE DRAWINGS AND MAKE KNOWN ANY DISCREPANCIES PRIOR TO COMMENCING THEIR WORK.
2. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH ALL APPLICABLE REGULATIONS INCLUDING BUT NOT LIMITED TO NATIONAL, CITY, STATE, LOCAL CODES AND ORDINANCES WHICH MAY BE IN EFFECT. ALL MATERIALS, INSTALLATION PROCEDURES AND PLANS SHALL BE APPROVED BY ALL APPLICABLE CODE ENFORCEMENT AUTHORITIES HAVING JURISDICTION, AND IT SHALL BE THE CONTRACTOR;S RESPONSIBILITY TO OBTAIN AND PAY FOR ALL NECESSARY PERMITS AND APPROVALS FOR THE WORK.
3. THESE DRAWINGS ARE INTENDED FOR USE IN A NEGOTIATED CONSTRUCTION CONTRACT AND THEREFORE, MAY NOT SPECIFICALLY DETAIL OR SPECIFY MATERIAL AND / OR MANUFACTURERS. THE CONTRACTOR SHALL PROVIDE ALL SAMPLES AND OR CUTS AS REQUIRED TO ASSIST OWNER OR HIS AGENT IN MAKING MATERIAL SELECTIONS. FOR THE PURPOSE OF ESTIMATING, THE CONTRACTORS SHALL USE THE MATERIALS SELECTED BY THE OWNER, OR IN ABSENCE OF SAME, SHALL PROVIDE AN ALLOWANCE AMOUNT AND SO CONDITION ANY COST ESTIMATE. ALL MATERIALS SPECIFIED IN THESE DRAWINGS SHALL BE INCLUDED IN SUCH ESTIMATE.
4. NO GUARNTEE OF QUALITY OF CONSTRUCTION IS IMPLIED OR INTENDED BY THE ARCHITECTURAL DOCUMENTS, AND THE CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ANY OR ALL CONSTRUCTION DEFICIENCIES.
5. THE GENERAL CONTRACTOR SHALL HOLD HARMLESS, INDEMNIFY AND DEFEND THE ARCHITECT FROM ANY ACTION INITIATED BY THE OWNER OR ANY SUBSEQUENT OWNERS FOR CONSTRUCTION DEFICIENCIES, MODIFICATIONS OR SUCH CONDITIONS WHICH MAY BE BEYOND THE CONTROL OF THE ARCHITECT.
6. ALL WORK SHALL COMPLY WITH AND RECORD THE CONDITIONS OF ALL EXISTING SITE IMPROVEMENTS INCLUDING PAVED AREAS. THE GENERAL CONTRACTOR SHALL MAKE KNOWN ALL EXISTING DAMAGED OR DISREPAIR ITEMS AND CONDITIONS THAT MAY WORSEN DUE TO THE CONSTRUCTION. ALL ITEMS IN GOOD CONDITION SHALL BE MAINTAIN IN THEIR PRESENT CONDITION AND ANY REPAIR OR DAMAGE WHICH OCCURS DURING CONSTRUCTION SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
7. CONTRACTOR SHALL THOROUGHLY EXAMINE THE SITE AND SATISFY HIM OR HERSELF AS OF THE CONDITIONS UNDER WHICH THE WORK IS TO BE PERFORMED. THE CONTRACTOR SHALL VERIFY AT THE SITE ALL MEASUREMENTS AFFECTING HIS OR HER WORK AND SHALL BE RESPONSIBLE FOR THE CORRECTNESS OF SAME. NO EXTRA COMPENSATION WILL BE ALLOWED TO THE CONTRACTOR FOR THE EXPENSES DUE TO HIS OR HER NEGLECT TO EXAMINE OR FAILURE TO DISCOVER CONDITIONS WHICH MAY AFFECT HIS OR HER WORK.
8. ALL WORK SHALL BE COORDINATED WITH THE STRUCTURAL, MECHANICAL, ELECTRICAL, PLUMBING, ARCHITECTURAL, FIRE PROTECTION AND LIGHTING DRAWINGS APPLYING TO THIS PROJECT PRIOR TO SUBMITTING SHOP DRAWINGS FOR FABRICATION APPROVAL.
9. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE WITH ALL INVOLVED PARTIES AND PREPARE SHOP DRAWINGS.
10. ALL NEW INTERIOR PAINT COLOR, FLOOR, WALLS AND CEILING FINISHES SHALL BE SELECTED BY OWNER AT THE TIME WHEN IT IS NECESSARY FOR THE COMPLETION OF THE PROJECT.
11. THE CONTRACTOR SHALL PERFORM ALL CUTTING AND PATCHING REQUIRED TO COMPLETE THE WORK OR TO MAKE ITS PARTS FIT TOGETHER PROPERLY WITHOUT COMPROMISING THE QUALITY OF THE WORK.
12. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ADEQUATE BRACING, SHORING, AND PROTECTING ALL WORK DURING CONSTRUCTION, AGAINST DAMAGE, BREAKAGE, COLLAPSE, DISTORTIONS, AND OFF ALIGNMENTS ACCORDING TO CODES AND STANDARDS OF GOOD PRACTICE.
13. ALL PUBLIC IMPROVEMENTS SHALL BE MADE IN ACCORDANCE WITH THE LATEST ADOPTED CITY STANDARDS. THE STORING OF GOOD AND MATERIALS ON SIDEWALK AND/ OR STREET SHALL NOT BE ALLOWED UNLESS THE CONTRACTOR HAS APPLIED AND SECURED A SPECIAL PERMIT WHICH ALLOW SUCH STORAGE TO BE PLACED.
14. OWNERSHIP OF DRAWINGS: THESE DRAWINGS ARE THE PROPERTY OF GKW ARCHITECTS -- GORDON WONG, ARCHITECT, THE DRAWINGS SHALL NOT BE USED FOR ANY OTHER PURPOSE EXCEPT AS APPROVED BY THE ARCHITECT.
15. LIMITATION OF THE WORK: THE LIMITS OF THE WORK ARE ESTABLISHED BY THE DRAWINGS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING TRADESMEN WITH THESE LIMITS.
16. ANY EXISTING TO REMAIN SHALL BE IN GOOD CONDITION PRIOR TO THE PLANNING FINAL INSPECTION.
17. NEW LANDSCAPING SHALL COMPLY WITH STATE WATER EFFICIENCY STANDARDS.

GRAPHIC SYMBOLS

CONCRETE PAD

BUILDING SECTION

DETAIL REFERENCE

APPROXIMATE LINE OF WORK

INTERIOR ELEVATION — A00 — WINDOW TYPE

WALL TYPE — 1 — REVISION

X# OR # — KEY NOTE

Name / Elevation — DATUM REFERENCE

101A — DOOR TYPE

REMOVE

1.00 — ROOM TAG



REAR SIDE OF THE EXISTING BUILDING



FRONT WEST CORNOER OF THE BUILDING



E HALMITION ACOSS



FRONT SIDE OF THE BUILDING FACING E HAMILTON AVE

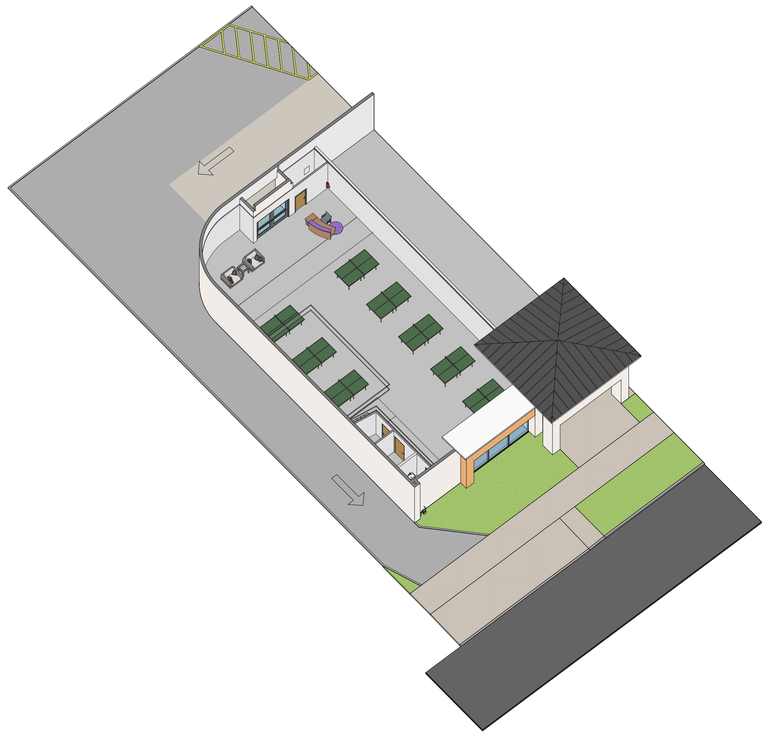


REAR SIDE OF THE EXISTING BUILDING



UTILITIES

2 Site Photography
6" = 1'-0"



1 3D VIEW

General, Notes, Abbreviations & 3D Views

LICENSED ARCHITECT
GORDON K WONG
REGISTERED
C-34045
STATE OF CALIFORNIA

STAMP REGION

GORDON K. WONG, ARCHITECT LIC# 34045
710 E MCGLINCY LANE SUITE 109
CAMPBELL, CA 95008 (408) 315-2125
GORDONKWONG@GKWARCHITECTS.COM

JENNY C WONG & PEILIN CAO, PROJECT REP
710 E MCGLINCY LANE SUITE 109
CAMPBELL, CA 95008 (408) 796-1845

GKW ARCHITECTS
RESIDENTIAL / COMMERCIAL

Tenant Improvement
NOVA SPIN TABLE TENNIS
415 E HAMILTON AVE, CAMPBELL, CA 95008

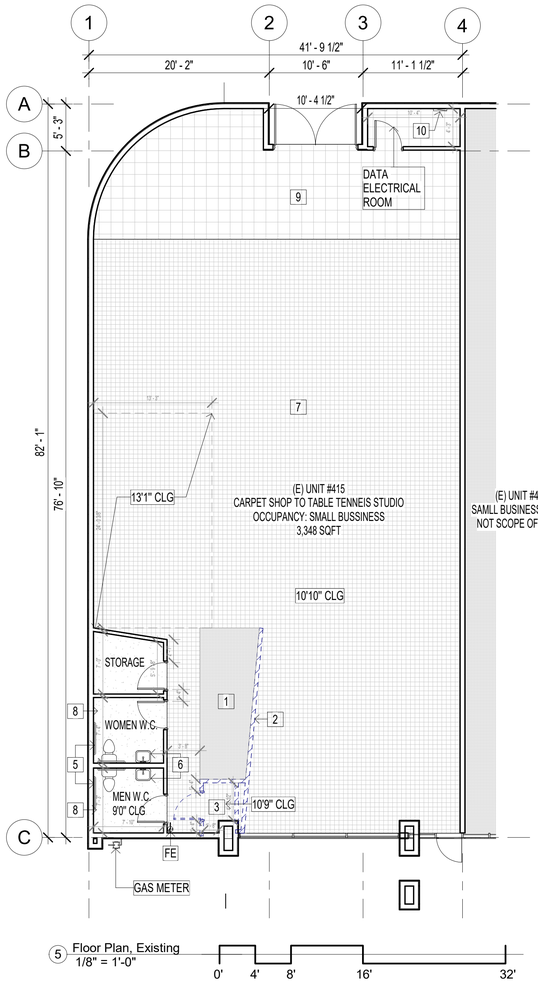
Revision Schedule

General, Notes, Abbreviations & 3D Views

G001

SCALE As indicated

6/2/2026 11:25:39 AM



5 Floor Plan, Existing
1/8" = 1'-0"
0' 4' 8' 16' 32'

(E) FLOOR PLAN KEYNOTES:

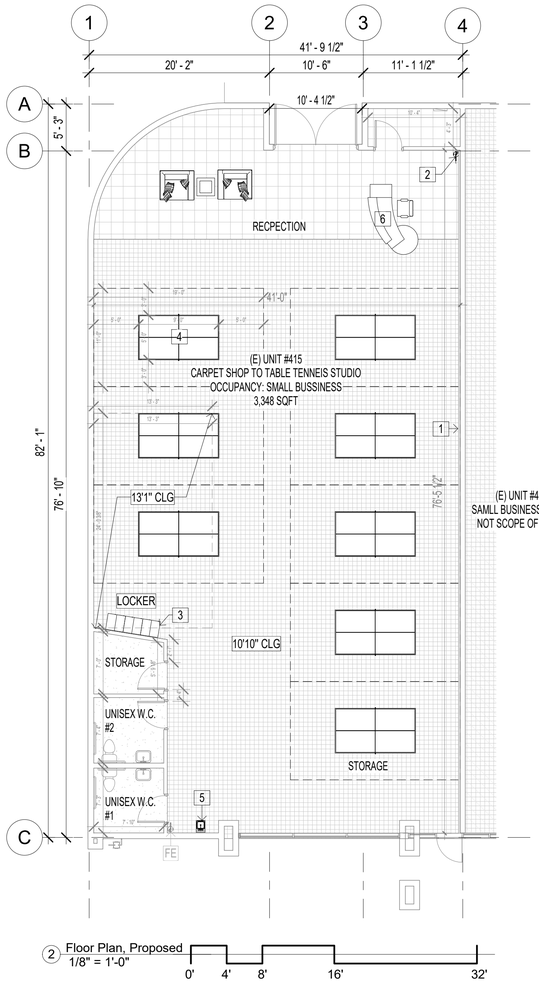
1. KITCHEN AREA TO BE REMOVED
2. DIAGNAL WALL TO BE REMOVED
3. STOARGE ROOM TO BE REMOVED
4. BATH ROOM SIGN MALE / FEMALE CHANGE TO UNISEX
5. ADA GRAB BARS
6. ADA HAND SINK
7. CARPET
8. VINYL FLOOR WITH INTEGRAL COVED BASE
9. TILE
10. ELECTRICAL PANEL

FE FIRE EXTINGUSHER

	ROOM	(N)EXCERISE	(N)RECEPTION	(E)UNISEX W/C #1	(E)UNISEX W/C #2	(E)STORAGE
WALL	(E) GWB PAINTED SEMI-GLOSS	X	X	X	X	X
	(E) FRP PANEL			X	X	
	(E) CMU PAITED					X
FLOORING	(E) CARPET	X	X			X
	(E) TILE		X			
	(E) SHEET VINYL			X	X	
BASE	(E) VINYL COVE BASE			X	X	X
CEILING	(E) GYPSUM BOARD PAINTED			X	X	
	(E) DROP CEILING ACUSTIC TILE 2'X2'	X	X			X

NOTES

1. ALL ELEMENTS IN BLACK ARE EXISTING TO REMAIN.
2. ALL ELEMENTS IN DASHED BLUE ARE EXISTING AND TO BE DEMOLISHED OR RELOCATED.



2 Floor Plan, Proposed
1/8" = 1'-0"
0' 4' 8' 16' 32'

(E) FLOOR PLAN KEYNOTES:

1. (P) ACOUSTIC CUSHION ON THE WALL BETWEEN UNIT 415 & 419, 6 FT HEIGHT
2. (P) FIRE EXTINGUISHER, ALL PORTION OF BUILDING SHALL BE WITHIN 75 FT, MIN SIZE 2-A: 10-BC.
3. (P) LOCKERS FOR MEMBERS
4. (P) STANDARD TABLE TENNIS TABLE 9' X 5'
5. (P) FREE STANDING WATER DISPENSER
6. (P) BUSINESS/ RECEPTION COUNTER



INTERIOR FINISH SCHEDULE

	ROOM	(N)EXCERISE	(N)RECEPTION	(E)UNISEX W/C #1	(E)UNISEX W/C #2	(E)STORAGE
WALL	(E) GWB PAINTED SEMI-GLOSS	X	X	X	X	X
	(P) ACOUSTIC CUSHION	X	X			
	(E) FRP PANEL			X	X	
	(E) CMU PAITED					X
FLOORING	(E) CARPET	X	X			X
	(E) TILE		X			
	(E) SHEET VINYL			X	X	
	(P) CERAMIC TILE		X			
BASE	(E) VINYL COVE BASE			X	X	X
CEILING	(E) GYPSUM BOARD PAINTED			X	X	
	(E) DROP CEILING ACUSTIC TILE 2'X2'	X	X			X

NOTES

1. ALL ELEMENTS IN BLACK ARE PROPOSED.
2. ALL ELEMENTS IN GREY ARE EXISTING TO REMAIN.
3. OWNER MAY USE APPROVED ALTERNATIVE COMPLIANT/ EQUIVALENT EQUIPMENT/ PRODUCT
4. ALL FINISHES SHALL BE SUBMITTED FOR THE OWNER AND ARCHITECT FOR APPROVAL PRIOR TO FABRICATION.
5. CONTRACTOR SHALL FIELD VERIFY LOCATIONS OF UTILITIES, SITE CONDITIONS, DIMENSIONS, STRUCTURES PRIOR TO START OF WORK. IN EVENT OF ANY DISCREPANCIES OR POTENTIAL CONFLICTS, NOTIFY THE ARCHITECT IN WRITING PRIOR TO STARTING EACH PORTION OF THE WORK.
6. LIGHTING- SHATTER RESISTANT LIGHT FIXTURES' STATEMENT. MINIMUM 20 FT-CANDLES AT FOOD PREP; 10 FT-CANDLES IN STORAGE; 50 FT-CANDLES WHERE EMPLOYEE SAFETY IS A FACTOR.

Architectural, Floor Plan, Existing & Proposed

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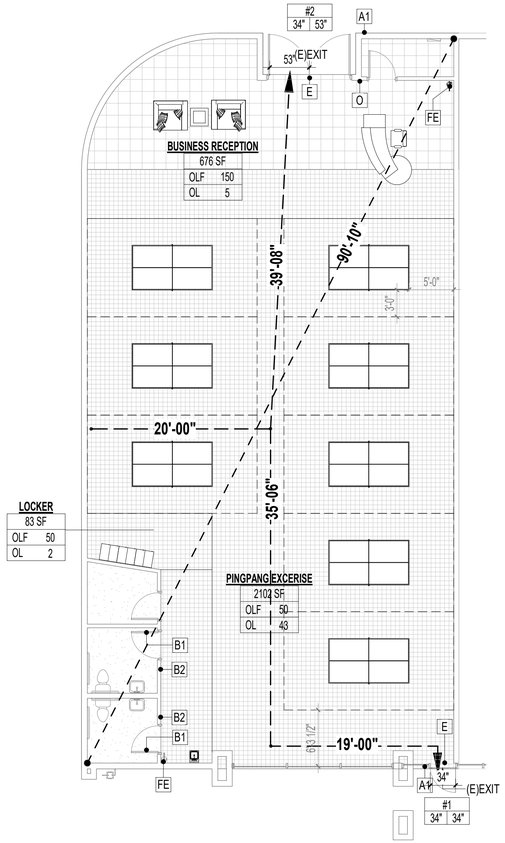
Revision Schedule

Architectural, Floor Plan, Existing & Proposed

A100

SCALE As indicated

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2 Level 1. F.F
1/8" = 1'-0"

LEGEND

- ##'-##" EGRESS LENGTH
- ##'-##" DIAGONAL DISTANCE
- FE FIRE EXTINGUISHER, ALL PORTION OF BUILDING SHALL BE WITHIN 75 FT, MIN SIZE 2-A: 10-BC.

OF OCCUPANTS
| ## PROVIDED EXIT DOOR WIDTH
REQUIRED EXIT DOOR WIDTH [(# OF OCCUPANTS) X 0.2]

OCCUPANT LOAD

#	ROOM REF. NUMBER
### SF	APPROXIMATE AREA
OLF ##	OCCUPANCY LOAD FACTOR
OL ##	OCCUPANCY LOAD

PER CBC TABLE 1004.5, MAXIMUM FLOOR AREA ALLOWANCES PER OCCUPANT

FUNCTION OF SPACE	OLF(SF/PERSON)
EXCERISE	50 GROSS
BUSINESS AREA	150 GROSS

FUNCTION	AREA	OLF	OCCUPANTS
PINGPANG EXCERISE	2102 SF	50	43
BUSINESS RECEPTION	676 SF	150	5
LOCKER	83 SF	50	2
TOTAL: 3			49

TOTAL OCCUPANT LOAD **49**

PER CBC SECTION 1006.2.1 EGRESS BASED ON OCCUPANT LOAD AND COMMON PATH OF EGRESS TRAVEL DISTANCE:

TWO EXITS OR EXIT ACCESS DOORWAYS FROM ANY SPACE SHALL BE PROVIDED WHERE THE DESIGN OCCUPANT LOAD OR THE COMMON PATH OF EGRESS

TRAVEL WHEN DISTANCE EXCEEDS THE VALUES LISTED IN TABLE 1006.2.1
MAXIMUM COMMON PATH OF EGRESS TRAVEL DISTANCE **90' < 75' = 2 EXIT DOORWAY REQUIRED.**
2 EXIT DOORWAY PROVIDES = OKAY

(E) EXIT # 1 & 2
EXIT PROVIDED MIN 34" **OKAY**

PLUMBING FIXTURE CALCULATION, PER CPC 422.0, A-2 OCCUPANCY

WATER CLOSET		LAVATORY		DRINKING FOUNTAIN	SERVICE SINK
MALE (1-50)	FEMALE (1-25)	MALE (1-150)	FEMALE (1-150)	(1-250)	(1)
1	1	1	1	1	1

PLUMBING, OCCUPANT LOAD

AREA	SF	OLF	OCCUPANT LOAD
EXCERISE	2211 SF	50	44.22
RECEPTION	364 SF	150	2.43
LOCKER	140 SF	50	2.8
			TOTAL 49.45 ~ 49 OCCUPANTS
			MALE 24
			FEMALE 24

FIXTURE	REQUIRED	EXISTING
WATER CLOSET	2	2
LAVATORY	2	2
DRINKING FOUNTAIN	1	BOTTLE FILLING STATION EXCEPTION PER CPC 415.2
SERVICE SINK	1	1

E



ILLUMINATED EXIT SIGN, EXISTING, BACK-UP POWER FOR CONTINUED ILLUMINATION FOR DURATION NOT LESS THAN 90 MINUTES IN CASE OF PRIMARY POWER LOSS. THE SIGN ILLUMINATION SHALL BE CONNECTED TO EMERGENCY POWER SYSTEM PROVIDED FROM STORAGE BATTERIES, UNIT EQUIPMENT OR AN ONSITE GENERATOR.

A1



INTERNATIONAL SYMBOL OF ACCESSIBILITY (ISA) COMPLY WITH CBC FIGURE 11B-703.7.2.1

THE SYMBOL SHALL CONSIST OF WHITE FIGURE ON A BLUE BACKGROUND. THE COLOR BLUE SHALL APPROXIMATE FS 15090 IN FEDERAL STANDARD 595C (CBC SEC. 11B-703.7.2.1).

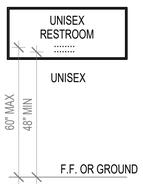
B1



UNISEX ADA SYMBOL

UNISEX GEOMTRIC SIGNS ON THE DOOR MOUNTED AT 58" MIN TO 60" MAX ABOVE THE FLOOR.MEASURED TO THE CENTERLINE OF THE SYMBOL. THE SIGNS SHALL CONTRAST WITH THE COLOR OF THE DOOR. CBC 11B-216.8 AND 11B-703.7.2.6

B2



RAISED LETTER/ BRAILLE SIGNS ON LATCH-OUTSIDE OF DOORS, MOUNTED ON THE WALL, 48" MIN FROM THE FINISH FLOOR TO THE BASELINE OF THE LOWEST BRAILLE CELLS AND 60" MAXIMUM MEASURED FROM THE BASELINE OF THE HIGHEST LINE OF RAISED CHARACTERS. CBC 11B-703.2 AND .3, CBC 11B-216.2

CORRESPONDING BRAILLE FOR ALL DOOR SIGNS.
VISUAL CHARACTERS SHALL COMPLY WITH SECTION 11B-703.5 (CBC SEC. 11B-703.5).

VISUAL CHARACTERS SHALL BE 40 INCHES (1016 MM) MINIMUM ABOVE THE FINISH FLOOR OR GROUND (CBC SEC. 11B-703.5.6).

DOOR SIGNS SHALL BE CENTERED ON THE DOORS AND MOUNTED AT A HEIGHT OF 60 INCHES ABOVE FINISH FLOOR TO THE CENTERLINE OF THE SYMBOL (CBC SEC. 11B-703.7.2.6).

THE SYMBOL SHALL CONSIST OF WHITE FIGURE ON A BLUE BACKGROUND. THE COLOR BLUE SHALL APPROXIMATE FS 15090 IN FEDERAL STANDARD 595C (CBC SEC. 11B-703.7.2.1).

4 Symbol & Signage
12" = 1'-0"

FE

NOTE:
REFERENCE NFPA 10- 6.1.3.8
INSTALLATION HEIGHT



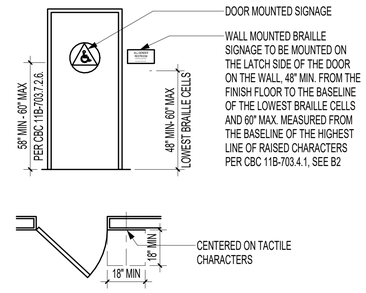
MINIMUM SIZE: 2-A: 10-BC

O

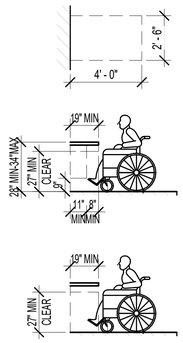
MAXIMUM OCCUPANCY 49

NOTES

1. SIGN SHALL BE PLACED ON DOORS LEADING TO PUBLIC FACILITIES. THE SIGN SHALL BE 1/4 INCH THICK AND 12 INCHES IN DIAMETER.
2. SIGN BACKGROUND SHALL BE A DISTINCTLY DIFFERENT CONTRASTING COLOR FROM THE DOOR.
3. CORRESPONDING BRAILLE FOR ALL DOOR SIGNS.
4. VISUAL CHARACTERS SHALL COMPLY WITH SECTION 11B-703.5 (CBC SEC. 11B-703.5).
5. VISUAL CHARACTERS SHALL BE 40 INCHES (1016 MM) MINIMUM ABOVE THE FINISH FLOOR OR GROUND (CBC SEC. 11B-703.5.6).
6. DOOR SIGNS SHALL BE CENTERED ON THE DOORS AND MOUNTED AT A HEIGHT OF 58 - 60 INCHES ABOVE FINISH FLOOR TO THE CENTERLINE OF THE SYMBOL (CBC SEC. 11B-703.7.2.6).
7. THE SYMBOL SHALL CONSIST OF WHITE FIGURE ON A BLUE BACKGROUND. THE COLOR BLUE SHALL APPROXIMATE FS 15090 IN FEDERAL STANDARD 595C (CBC SEC. 11B-703.7.2.1).
8. BRALLIE SIGNS ARE REQUIRED ON THE WALL OUTSIDE OF THE TOILET FACILITY.



5 Door Signage for Sanitary Facilities
6" = 1'-0"



6 Toe Knee Clearance
1/4" = 1'-0"

11B-902 DINING SURFACES AND WORK SURFACES

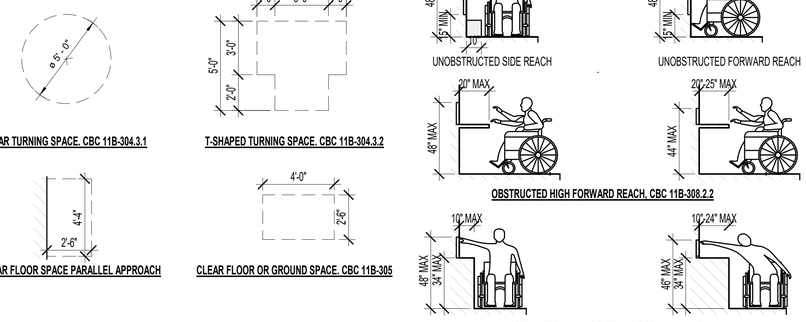
11B-902.2 CLEAR FLOOR OR GROUND SPACE
A CLEAR FLOOR SPACE COMPLYING WITH SECTION 11B-305 POSITIONED FOR A FORWARD APPROACH SHALL BE PROVIDED. KNEE AND TOE CLEARANCE COMPLYING WITH SECTION 11B-306 SHALL BE PROVIDED.

11B-902.3 HEIGHT
THE TOPS OF DINING SURFACES AND WORK SURFACES SHALL BE 28 INCHES MINIMUM AND 34 INCHES MAXIMUM ABOVE THE FINISH FLOOR OR GROUND.

11B-306.3.3 MINIMUM REQUIRED DEPTH.

WHERE KNEE CLEARANCE IS REQUIRED UNDER AN ELEMENT AS PART OF A CLEAR FLOOR SPACE, THE KNEE CLEARANCE SHALL BE 11 INCHES DEEP MINIMUM AT 9 INCHES ABOVE THE FINISH FLOOR OR GROUND, AND 8 INCHES DEEP MINIMUM AT 27 INCHES ABOVE THE FINISH FLOOR OR GROUND.

EXCEPTION 2
AT DINING AND WORK SURFACES REQUIRED TO BE ACCESSIBLE, KNEE CLEARANCE SHALL EXTEND 19 INCHES DEEP MINIMUM AT 27 INCHES ABOVE THE FINISH FLOOR OR GROUND.



8 Reach & Clearances
1/4" = 1'-0"

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A101

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