

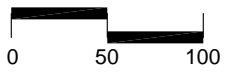
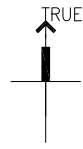
Le Court Rouge

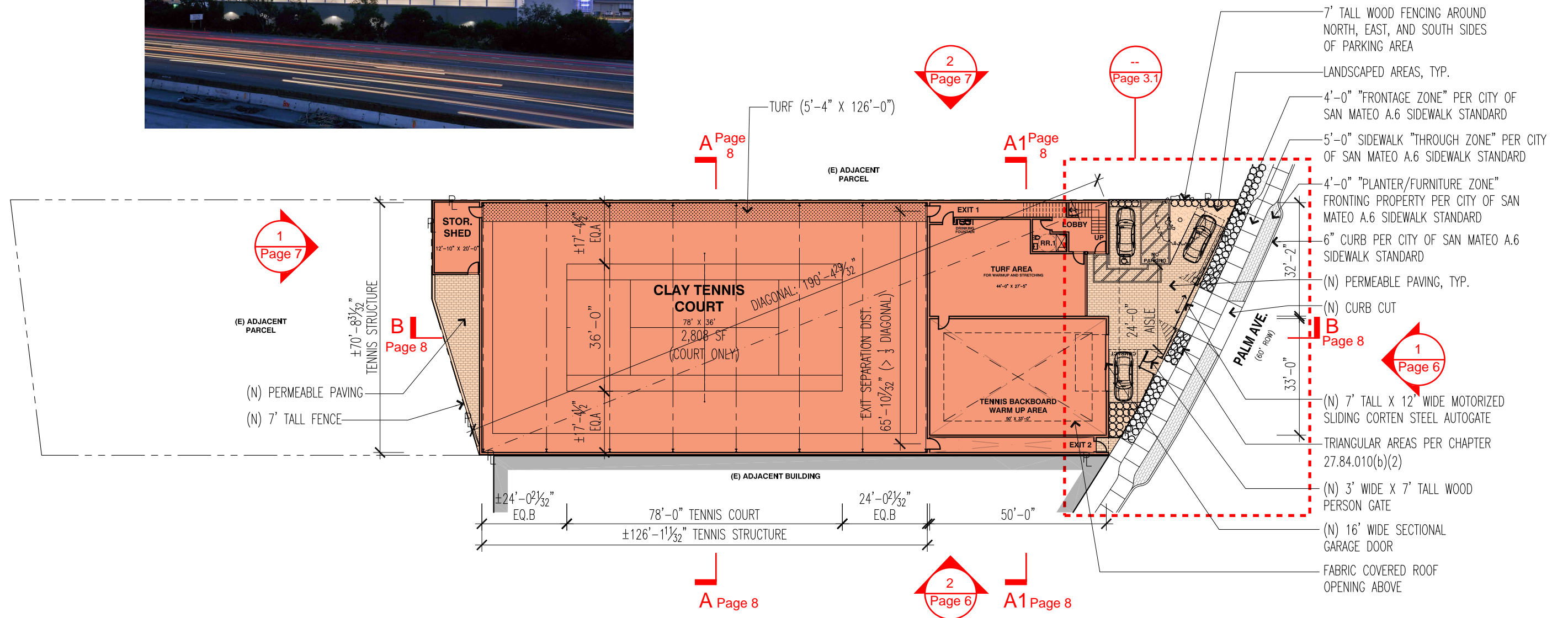
2164 Palm Ave, San Mateo CA
Swatt | Miers Architects
9/17/21

PROJECT TEAM	PROJECT DATA	PROJECT AREA																																																
<p><u>OWNER:</u> NICOLAS COURTOT 1011 MERNER ROAD HILLSBOROUGH, CA 94010 EMAIL: lenickcourtot@gmail.com</p> <p><u>PROJECT TEAM:</u></p> <p><u>ARCHITECT:</u> SWATT MIERS ARCHITECTS 5845 DOYLE ST, STE 104 EMERYVILLE, CA 94608 T: 510.285.9779 X13 CONTACT: GEORGE MIERS EMAIL: gmiers@swattmiers.com</p> <p><u>CIVIL ENGINEER</u> LEA & BRAZE ENGINEERING, INC 2495 INDUSTRIAL PARKWAY WEST HAYWARD, CA 94545 T: 510 887 4086 x 112 CONTACT: PETE CARLINO EMAIL: pcarlino@leabraze.com</p> <p><u>GEOTECHNICAL ENGINEER</u> MURRAY ENGINEERS, INC. 935 FREMONT AVENUE LOS ALTOS, CA 94024 T: 650.520.7259 CONTACT: KRISTOFER T. KORTH, P.E. EMAIL: kris@murrayengineers.com</p> <p><u>STRUCTURAL ENGINEER:</u> ZFA STRUCTURAL ENGINEERS 7801 FOLSOM BLVD, suite 204 SACRAMENTO, CA 95826 T: (916) 924–7024 CONTACT: MICKEY KELLOGG EMAIL: MICKEYK@ZFA.COM</p> <p><u>MECHANICAL ENGINEER:</u> PHILIP NEUMANN ENERGY DESIGN MILL VALLEY, CA PHONE: (415)680–7015 CONTACT: PHILIP NEUMANN EMAIL: PHILIP@PHILIPNEUMANN.COM</p> <p><u>DESIGN/BUILD FABRIC ROOF CONSULTANT</u> FABRITECTURE 4090 WEST HACIENDA AVE, SUITE 110 LAS VEGAS, NV 89118 T: 1.702.969.2836 CONTACT: BJOERN BECKERT EMAIL: bjoern@fabritecture.com</p>	<p>A. <u>PROJECT DESCRIPTION:</u> LE COURT ROUGE IS A PRIVATE FACILITY FEATURING A SINGLE TENNIS COURT. WHAT’S UNIQUE ABOUT THIS PROJECT IS THAT IT WILL BE AN INDOOR RED–CLAY COURT INSPIRED AND MODELED AFTER ROLAND GARROS (THE FRENCH OPEN). LIKE THE TENNIS COURTS AT ROLAND GARROS, CLAY COURTS ALLOW PLAYERS TO SLIDE AND RECOVER UNDER CONTROL INSTEAD OF SLAMMING DOWN ONTO THE COURT, ABSORBING THE SHOCK IN EVERY JOINT. AS A RESULT, CLAY COURTS ARE MUCH EASIER ON THE BODY AND SIGNIFICANTLY REDUCE INJURY RISK. UNFORTUNATELY, THERE ARE NO CLAY COURTS IN THE SF BAY AREA, MUCH LESS CALIFORNIA, DUE TO THE COST AND MAINTENANCE. HAVING MY VERY OWN INDOOR CLAY COURT FOR MYSELF AND THE TENNIS COMMUNITY HAS BEEN A LONG–STANDING DREAM EVER SINCE I WAS A BOY GROWING UP IN PARIS WATCHING THE FRENCH OPEN. IN ADDITION TO THE ENCLOSED CLAY COURT, THE BUILDING WILL ALSO HAVE A GOOD SUPPORT AREA FOR MY GUESTS AND ME TO STRETCH, TRAIN, GET READY TO PLAY.</p> <p>LE COURT ROUGE WILL INCLUDE:</p> <ul style="list-style-type: none">• ONE CLAY TENNIS COURT• TENNIS BACK WALL• TURF AREA FOR WARM–UP, AGILITY TRAINING, AND STRETCHING• TWO BATHROOMS WITH SHOWERS• POST TENNIS ACTIVITIES SPACE FOR RACQUET REPAIR/STORAGE, MAINTENANCE, TENNIS VIDEO ROOM ETC. <p>ALTHOUGH THE CONCEPT FOR THIS PROJECT IS QUITE SIMPLE, THE INTENTION IS TO MAKE THE BUILDING AS BEAUTIFUL AS POSSIBLE USING ELEGANT DESIGN AND HIGH–QUALITY MATERIALS.</p> <p>B. <u>ADDRESS:</u> 2164 PALM. AVE, SAN MATEO, CA 94403</p> <p>C. <u>ASSESSOR’S PARCEL NUMBER:</u> 039–073–510</p> <p>D. <u>LOT AREA</u> .343 ACRES (14,990 S.F.)</p> <p>E. <u>TYPE OF CONSTRUCTION:</u> II–B</p> <p>F. <u>OCCUPANCY CLASSIFICATION:</u> A AND B</p> <p>G. <u>ZONING:</u> C4 DISTRICT (SERVICE COMMERCIAL)</p> <p>C4 DISTRICT ZONING SUMMARY:</p> <table><thead><tr><th>DEVELOPMENT STANDARD</th><th>MIN. REQUIRED</th><th>PROPOSED</th></tr></thead><tbody><tr><td>FRONT YARD BUFFER (27.36.060)</td><td>NONE (NOT OPPOSITE RESIDENTIAL DISTRICT)</td><td>VARIES (SEE PLAN)</td></tr><tr><td>SIDE YARD (27.36.060)</td><td>NONE (NOT COINCIDING WITH RESIDENTIAL DISTRICT)</td><td>NONE</td></tr><tr><td>REAR YARD (27.36.060)</td><td>NONE (NOT COINCIDING WITH RESIDENTIAL DISTRICT)</td><td>VARIES (SEE PLAN)</td></tr><tr><td>MAXIMUM FLOOR AREA (27.36.050)</td><td>FAR NOT TO EXCEED 1.0</td><td>.98</td></tr><tr><td>BUILDING HEIGHT (27.36.055)</td><td>30’–0” MAX AT PLATE LINE</td><td>30’–0” MAX AT PLATE LINE</td></tr><tr><td>PARKING (27.64.160)</td><td>SPORT COURTS: 2 STALLS PER COURT</td><td>3</td></tr></tbody></table>	DEVELOPMENT STANDARD	MIN. REQUIRED	PROPOSED	FRONT YARD BUFFER (27.36.060)	NONE (NOT OPPOSITE RESIDENTIAL DISTRICT)	VARIES (SEE PLAN)	SIDE YARD (27.36.060)	NONE (NOT COINCIDING WITH RESIDENTIAL DISTRICT)	NONE	REAR YARD (27.36.060)	NONE (NOT COINCIDING WITH RESIDENTIAL DISTRICT)	VARIES (SEE PLAN)	MAXIMUM FLOOR AREA (27.36.050)	FAR NOT TO EXCEED 1.0	.98	BUILDING HEIGHT (27.36.055)	30’–0” MAX AT PLATE LINE	30’–0” MAX AT PLATE LINE	PARKING (27.64.160)	SPORT COURTS: 2 STALLS PER COURT	3	<p><u>SITE AREA:</u> ±14,990 SF (.343 ACRES)</p> <p><u>GROUND LEVEL AREA:</u> TENNIS COURT AND TENNIS STRUCTURE: 9,152 SF TURF AREA: 1,097 SF TENNIS BACKBOARD WARM UP AREA: 1,718 SF LOBBY: 194 SF RESTROOM 1: 80 SF NORTH EXIT 1 CORRIDOR: 211 SF SOUTH EXIT 2 CORRIDOR: 252 SF STORAGE SHED: 280 SF</p> <p><u>GROUND FLOOR AREA SUBTOTAL:</u> 12,984 SF</p> <p><u>SECOND LEVEL AREA:</u> STORAGE: 261 SF MECH. ROOM: 256 SF POST TENNIS ACTIVITIES: 927 SF RESTROOM 1: 66 SF EXIT HALL: 57 SF STAIR: 122 SF</p> <p><u>SECOND LEVEL AREA SUBTOTAL:</u> 1,689 SF</p> <p><u>TOTAL PROJECT AREA:</u> 14,673 SF</p>																											
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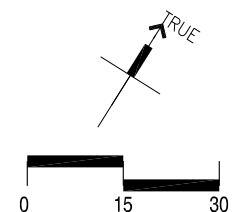
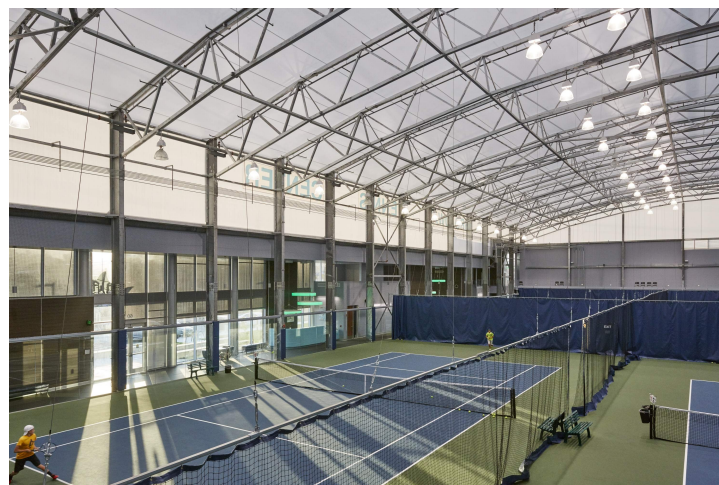
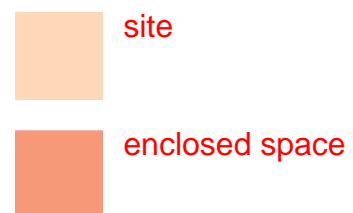


SITE





legend:



Le Court Rouge - Ground Floor Plan

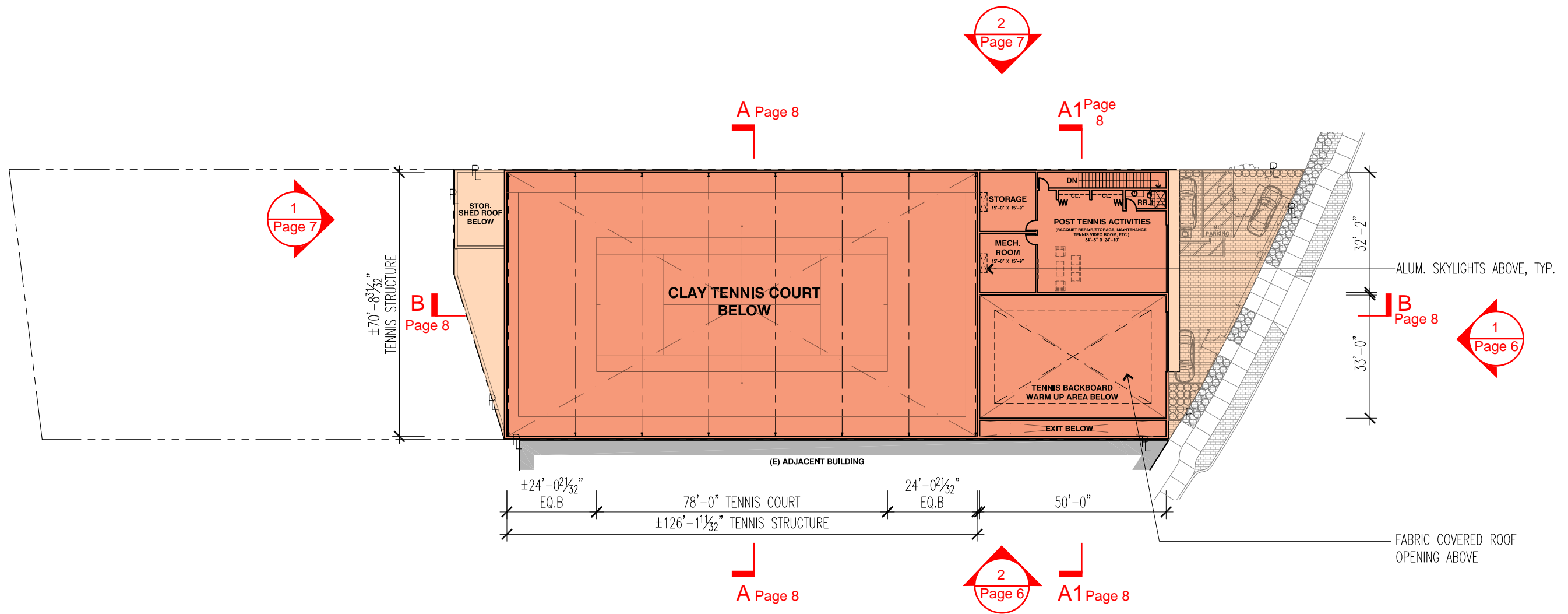
2164 Palm Ave, San Mateo CA

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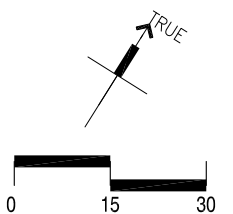
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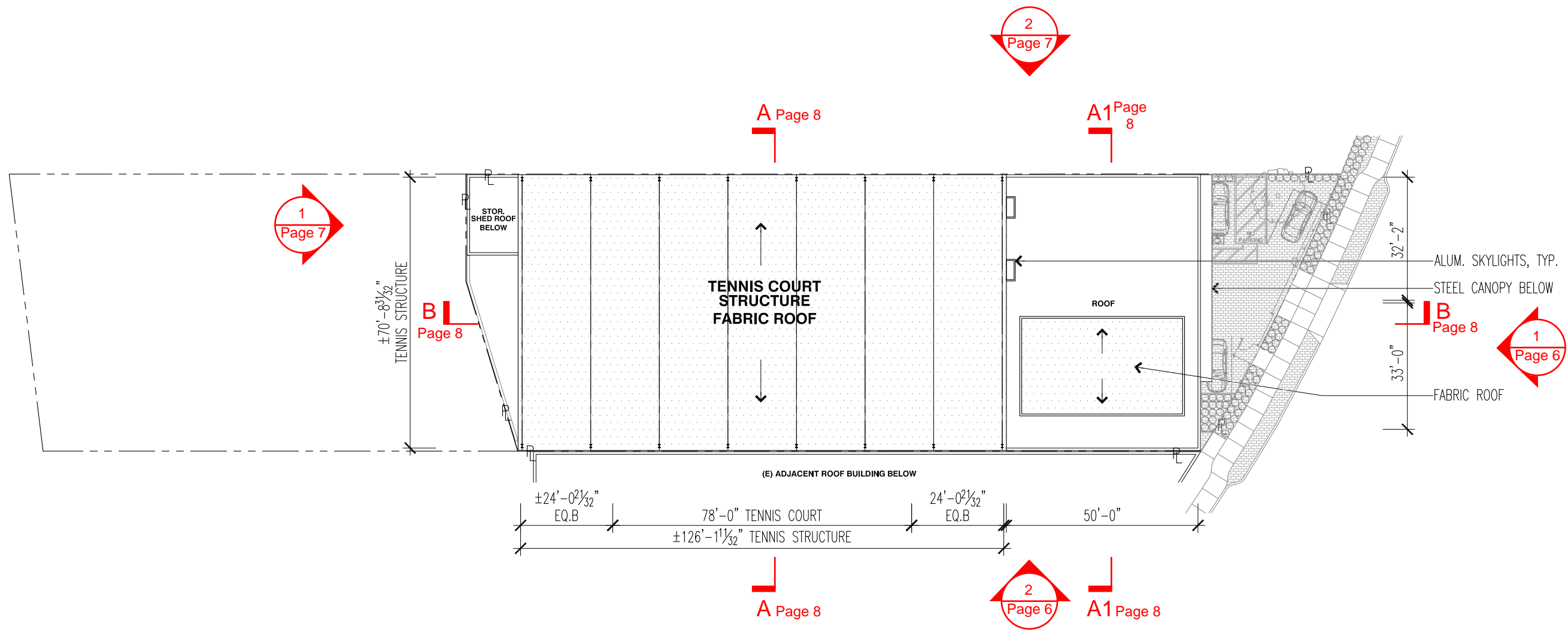
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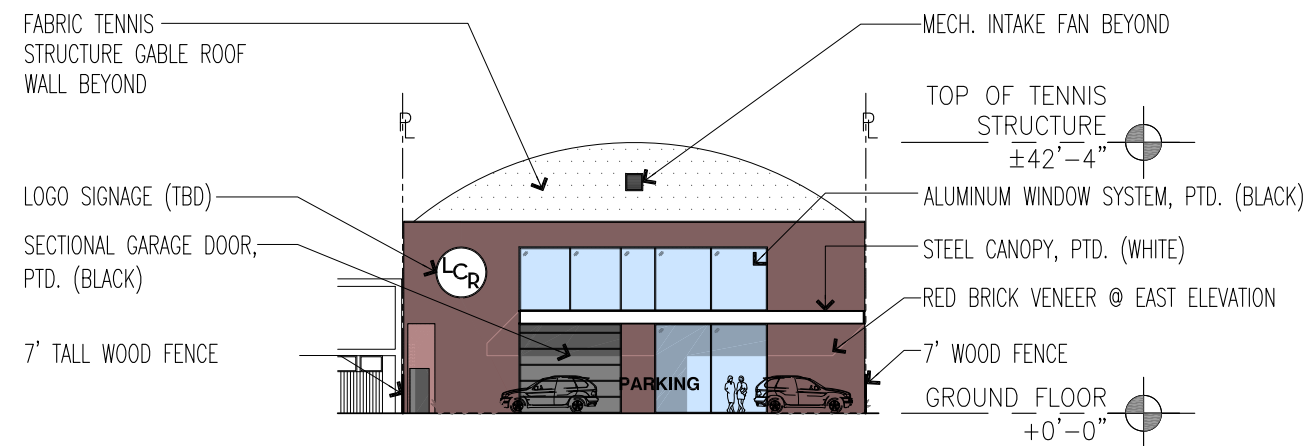
- site
- enclosed space



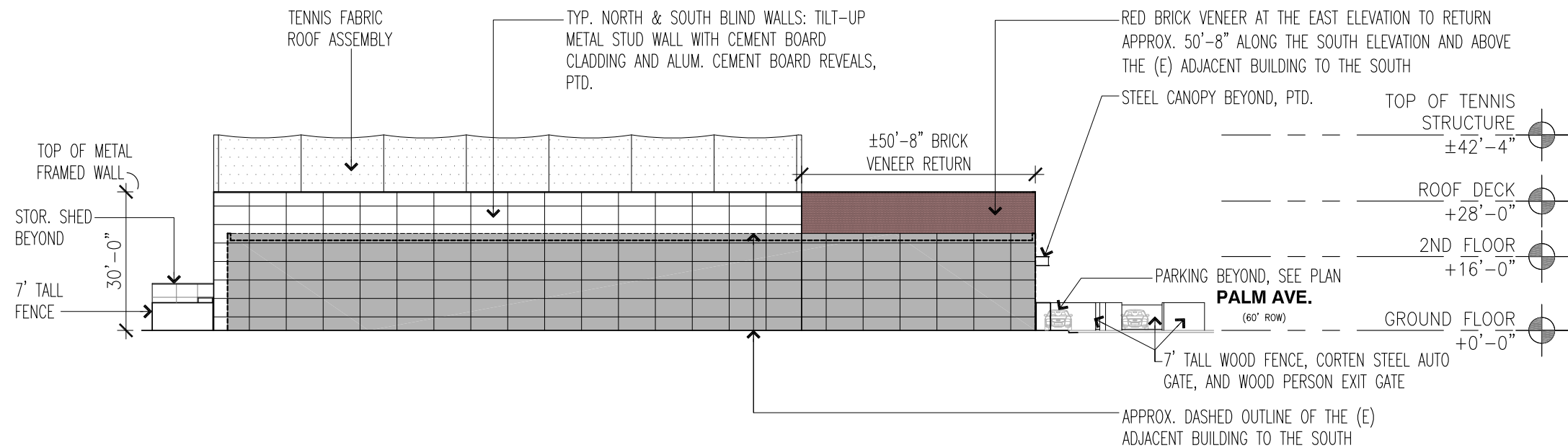
Le Court Rouge - Second Floor Plan

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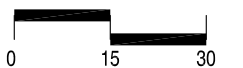




1. East Elevation (Palm. Ave.)



2. South Elevation



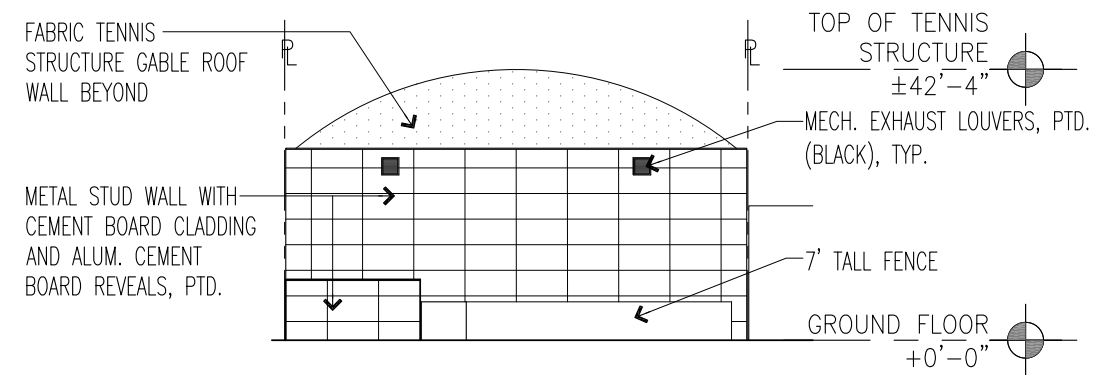
Le Court Rouge - Exterior Elevations

2164 Palm Ave, San Mateo CA

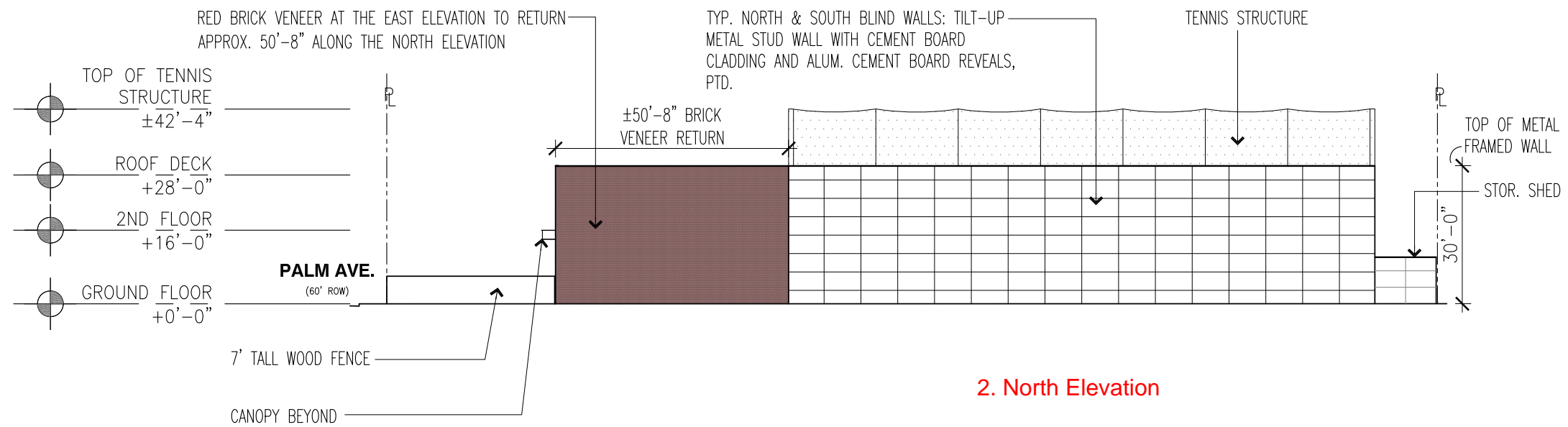
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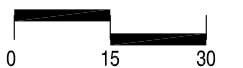
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1. West Elevation



2. North Elevation



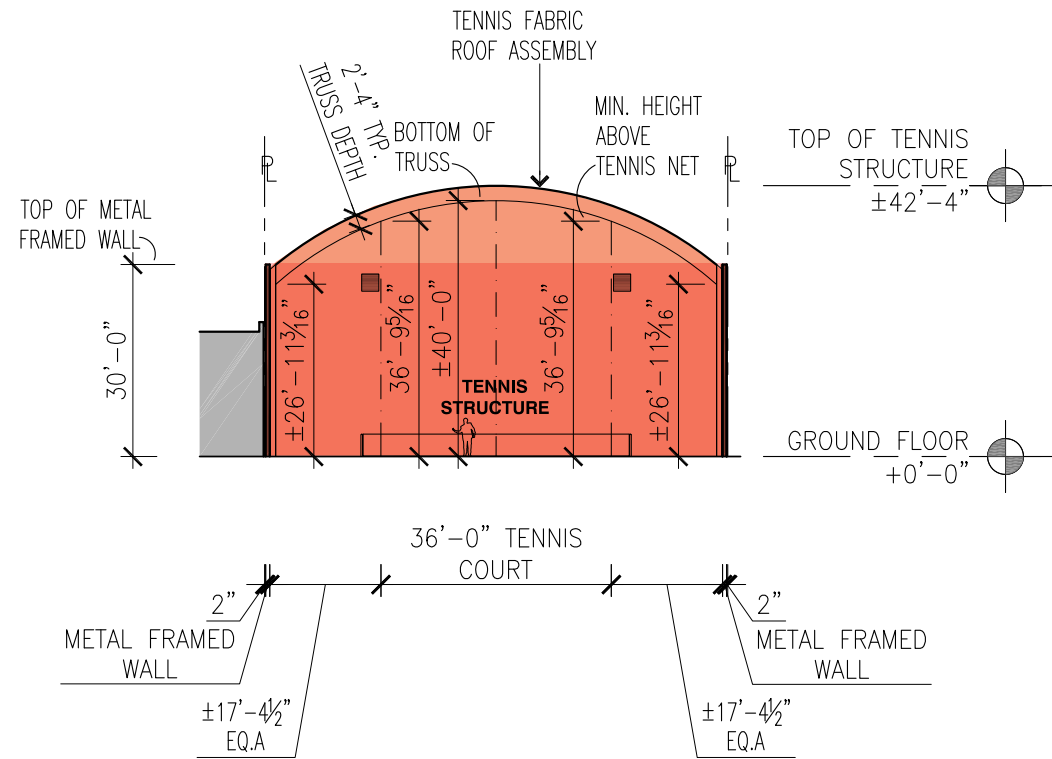
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2164 Palm Ave, San Mateo CA

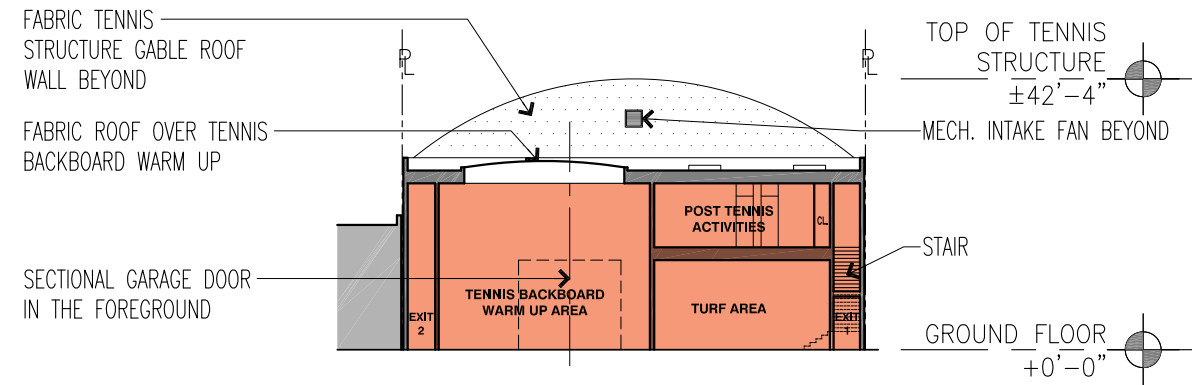
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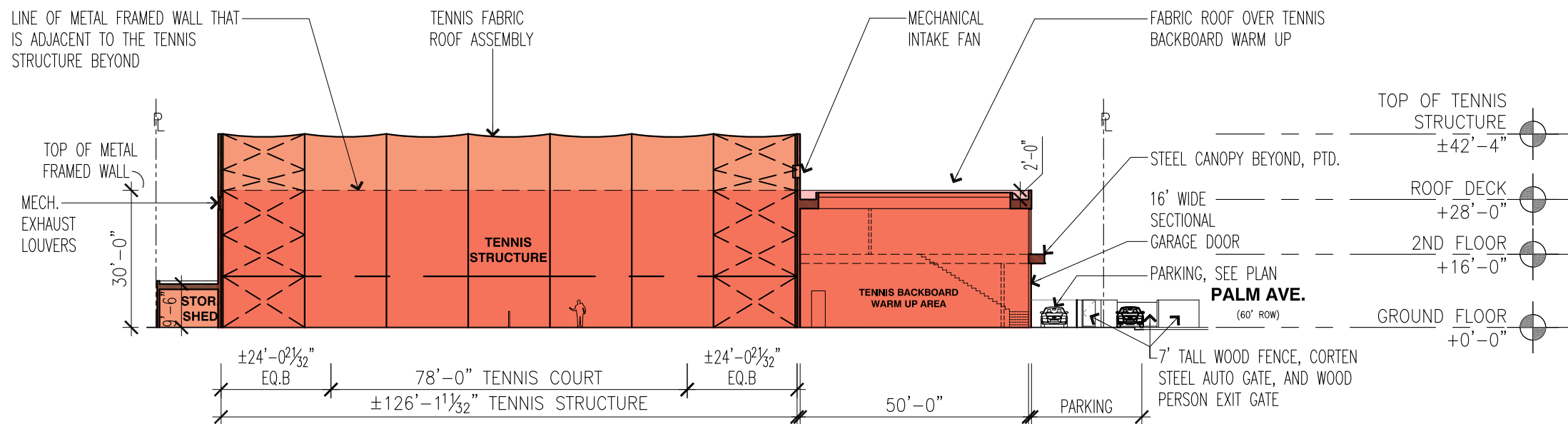
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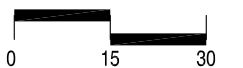
1. Cross Section 'A'



2. Cross Section 'A1'



3. Longitudinal Section 'B'



Le Court Rouge - Building Sections

2164 Palm Ave, San Mateo CA

scale: 1:30

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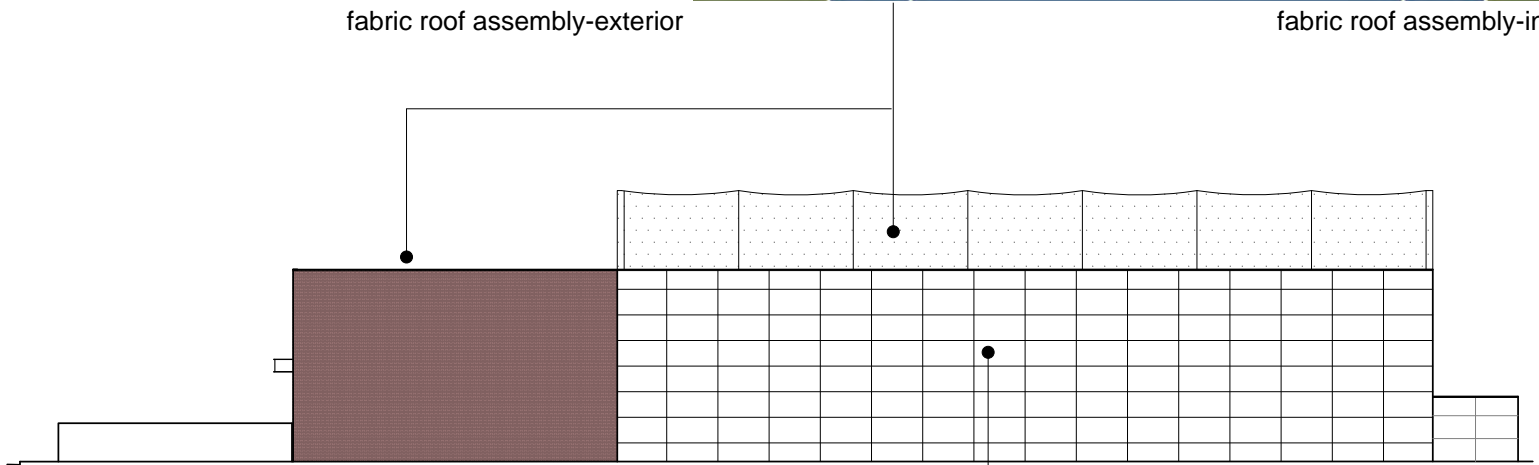
fabric roof assembly-exterior



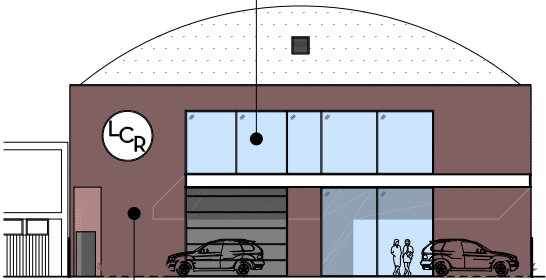
fabric roof assembly-interior



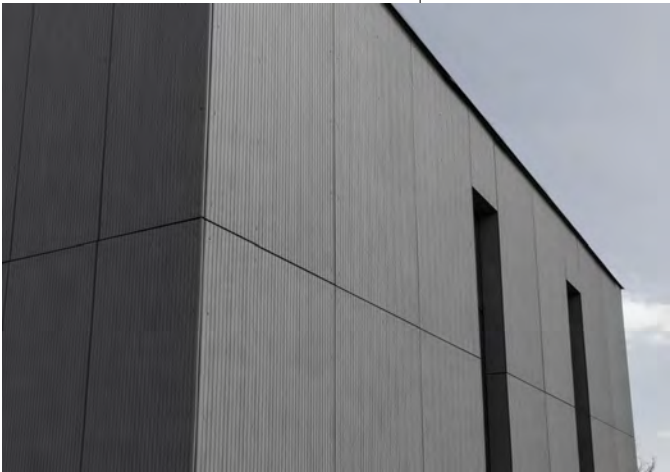
dark bronze aluminum
window system
(punched)



north elevation (west and south elevations sim.)



east elevation (palm ave.)



fiber cement panel siding and reveal joints



red thin brick veneer cladding

Le Court Rouge - Material Board

2164 Palm Ave, San Mateo CA
scale: no scale
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