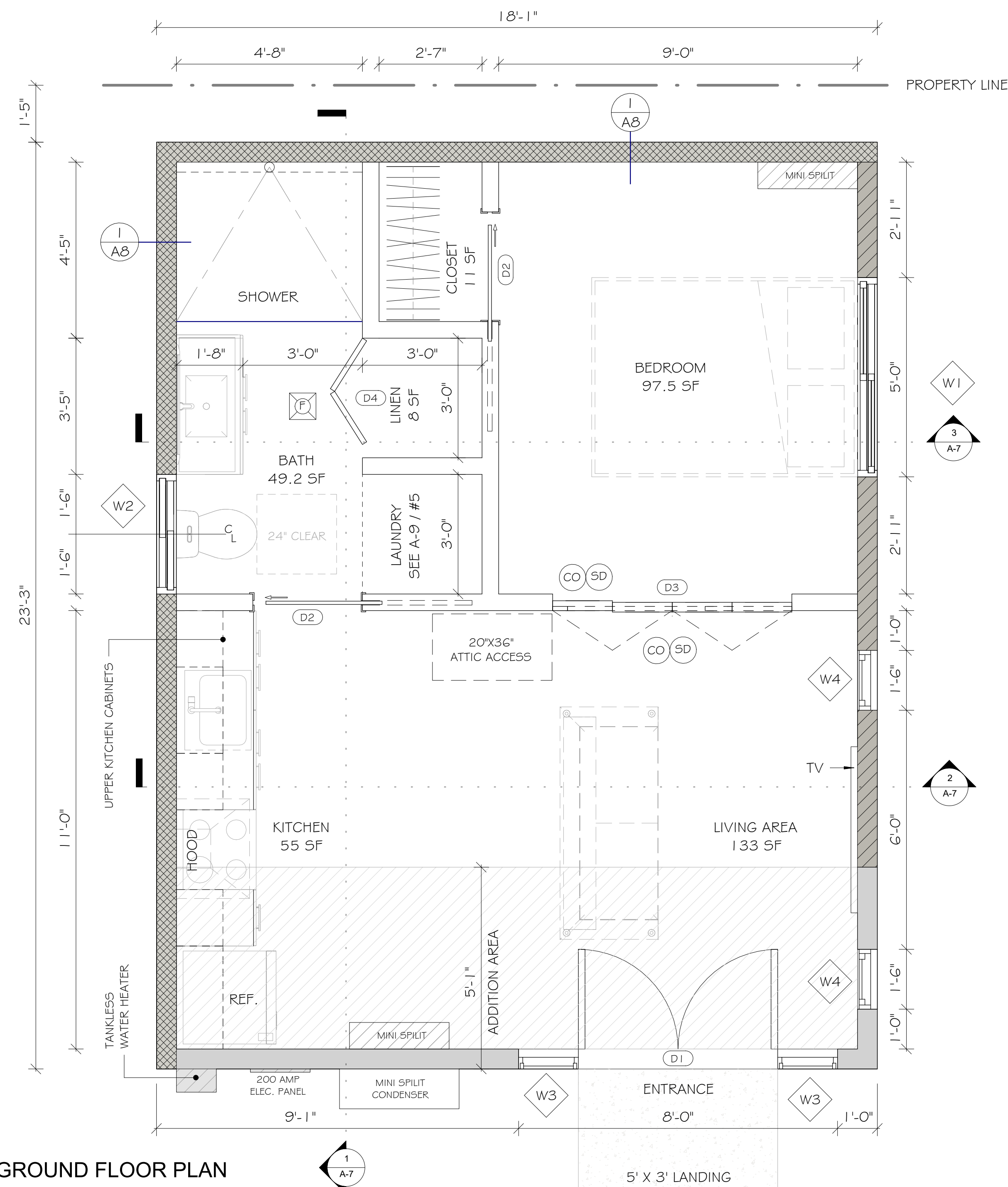


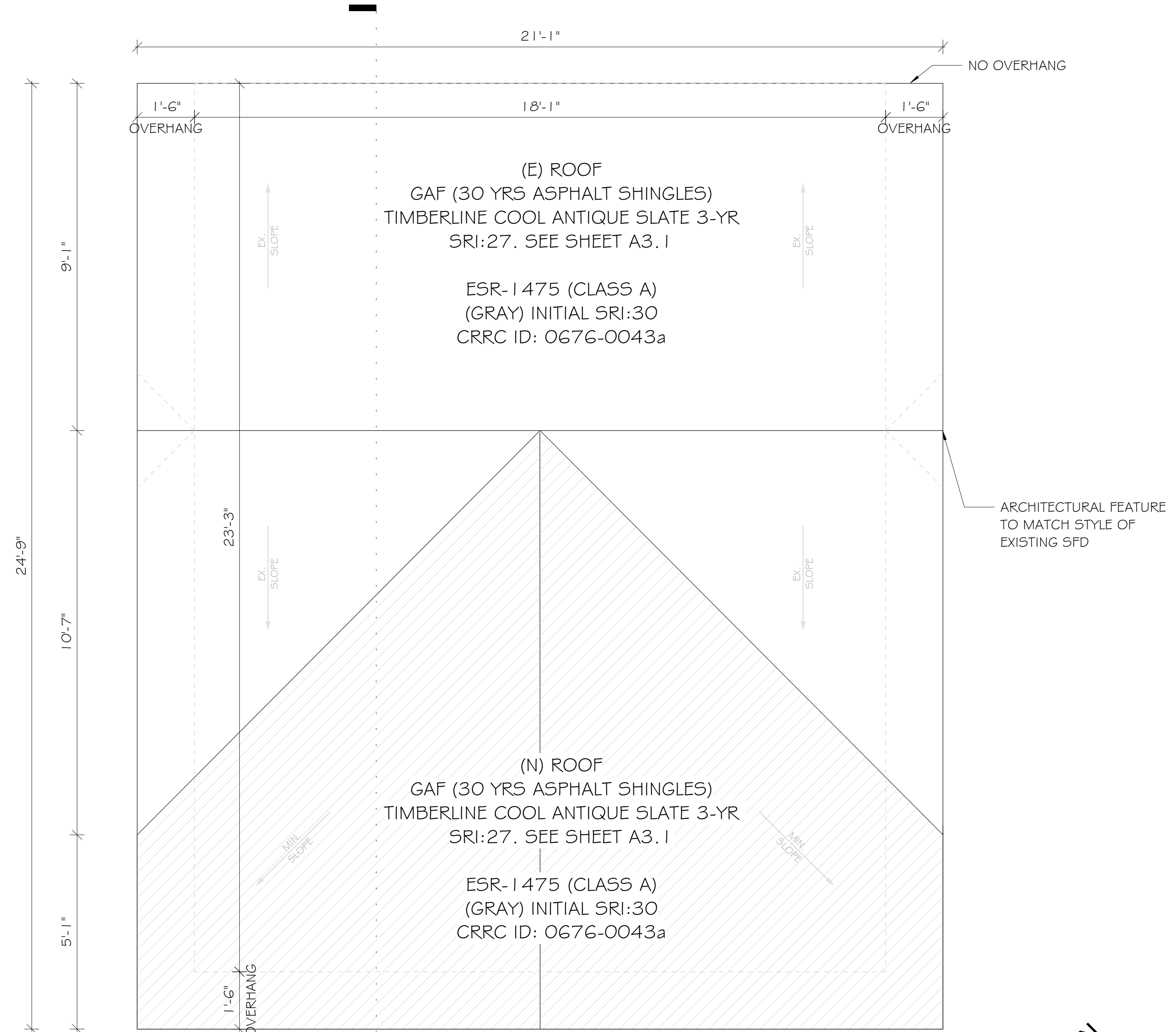


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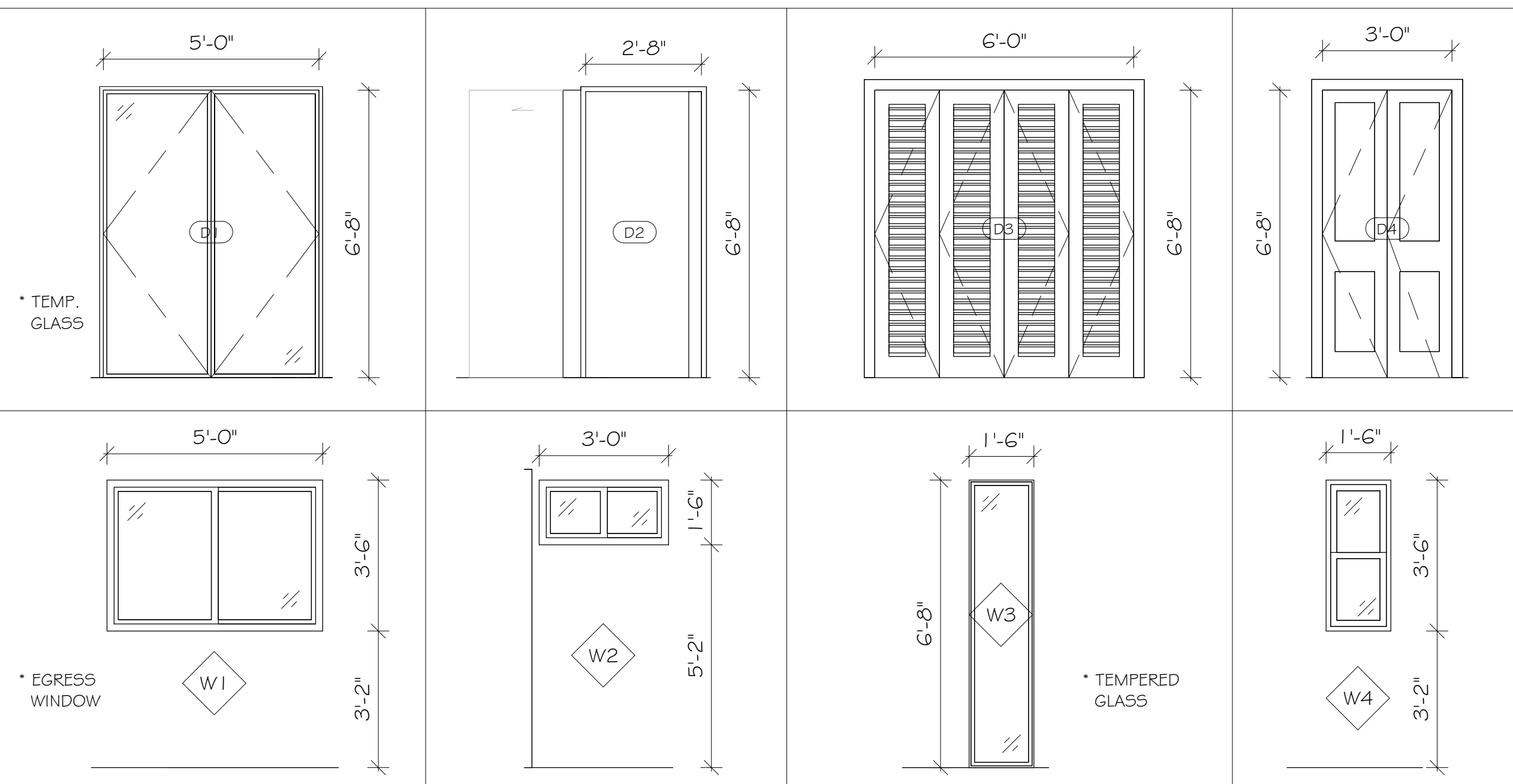


1 GROUND FLOOR PLAN
1/2" = 1'-0"



2 ROOF PLAN
1/2" = 1'-0"

DOOR & WINDOW SCHEDULE



SYM.	SIZE (WxH)	TYPE	U-FACTOR	SHGC
D1	5'-0" X 6'-8"	FRENCH DOOR - TEMP. GLASS	0.290	0.23
D2	2'-8" X 6'-8"	POCKET DOOR		
D3	6'-0" X 6'-8"	FOLDING DOOR		
D4	3'-0" X 6'-8"	FOLDING DOOR		
W1	5'-0" X 3'-6"	SLIDING WINDOW	0.290	0.23
W2	3'-0" X 1'-6"	SLIDING WINDOW	0.290	0.23
W3	1'-6" X 6'-8"	SIDELITE WINDOW - TEMP. GLASS	0.290	0.23
W4	1'-6" X 3'-6"	SINGLE HUNG WINDOW	0.290	0.23

* ALL WINDOWS & DOORS WITH GLASS SHALL BE TEMPERED GLASS.
* ALL WINDOW & DOORS ARE DUAL GLAZED WHERE OCCURS.

LEGEND

	1-HR FIRE RATED WALL & STC 50 RATING, SEE DETAILS A-8
	NEW EXTERIOR WALL
	EXISTING EXTERIOR WALL
	ADDITION AREA
	PHOTO-ELECTRIC SMOKE DETECTOR, HARDWIRED, INTERCONNECTED W/ BATTERY BACK-UP, 120V
	CARBON MONOXIDE DETECTOR, HARDWIRED, (INTERCONNECTED W/ BATTERY BACK-UP, 120V TO SMOKE ALARMS)
	EXHAUST FAN 50 CFM (ENERGY STAR, HUMIDISTAT), DUCTED TO TERMINATE TO THE OUTSIDE OF BUILDING, SEE SPEC A-3.2 (WHOLE HOUSE)
	* ALL BRANCH CIRCUITS THAT SUPPLY 125 VOLT, SINGLE PHASE, 15 AND 20 AMPHERE OUTLETS INSTALLED IN DWELLING SHALL BE PROTECTED BY AN ARC-FAULT CIRCUIT INTERRUPTER(S), (CEC 210.12) FOR ENTIRE CIRCUIT, NOT JUST THE OUTLETS.

NOTES

LIGHTING & VENTILATION
 (W1) 5'-0" X 3'-6" X 1 = 17.5 SF
 (W2) 3'-0" X 1'-6" X 1 = 4.5 SF
 (W3) 1'-6" X 6'-8" X 2 = 20.0 SF
 (W4) 1'-6" X 3'-6" X 2 = 10.5 SF
 TOTAL AREA = 52.5 SF

NATURAL LIGHT CALCULATION
 AREA : 420.5 SF X 8% = 33.7 SF REQ'D
 TOTAL PROVIDED = 52.5 SF

VENTILATION CALCULATION
 AREA : 420.5 SF X 4% = 16.9 SF REQ'D
 TOTAL PROVIDED = 52.5 SF

ATTIC VENTILATION
 420.5 SQ FT / 150 = 2.8 SQ FT
 TOTAL REQ'D = 403.2 SQ IN

PROVIDE :
 (2) 24" X 12" DIA. HALF ROUND DORMER VENT.
 114 SQ IN X 2 = 228 SQ IN

(4) 14" X 6" SQUARE EAVE VENT
 50.4 SQ IN X 4 = 201.6 SQ IN
 (NO EAVE VENTS SHALL BE LOCATED ON THE NORTHEAST WALL)

TOTAL PROVIDED = 429.6 SQ IN

AREA CAVITY
 ROOF CEILING :
 WALL :
 FLOOR :
 HEATING & COOLING :
 WATER HEATER :

BATT INSULATION R-VALUE
 R-30
 (PROVIDE RADIANT BARRIER FOR ROOF SHEATHING) (0.05 EMMITTANCE MIN.)
 R-15
 N/A

DUCTLESS MINI SPLIT (A/C & HEATER)

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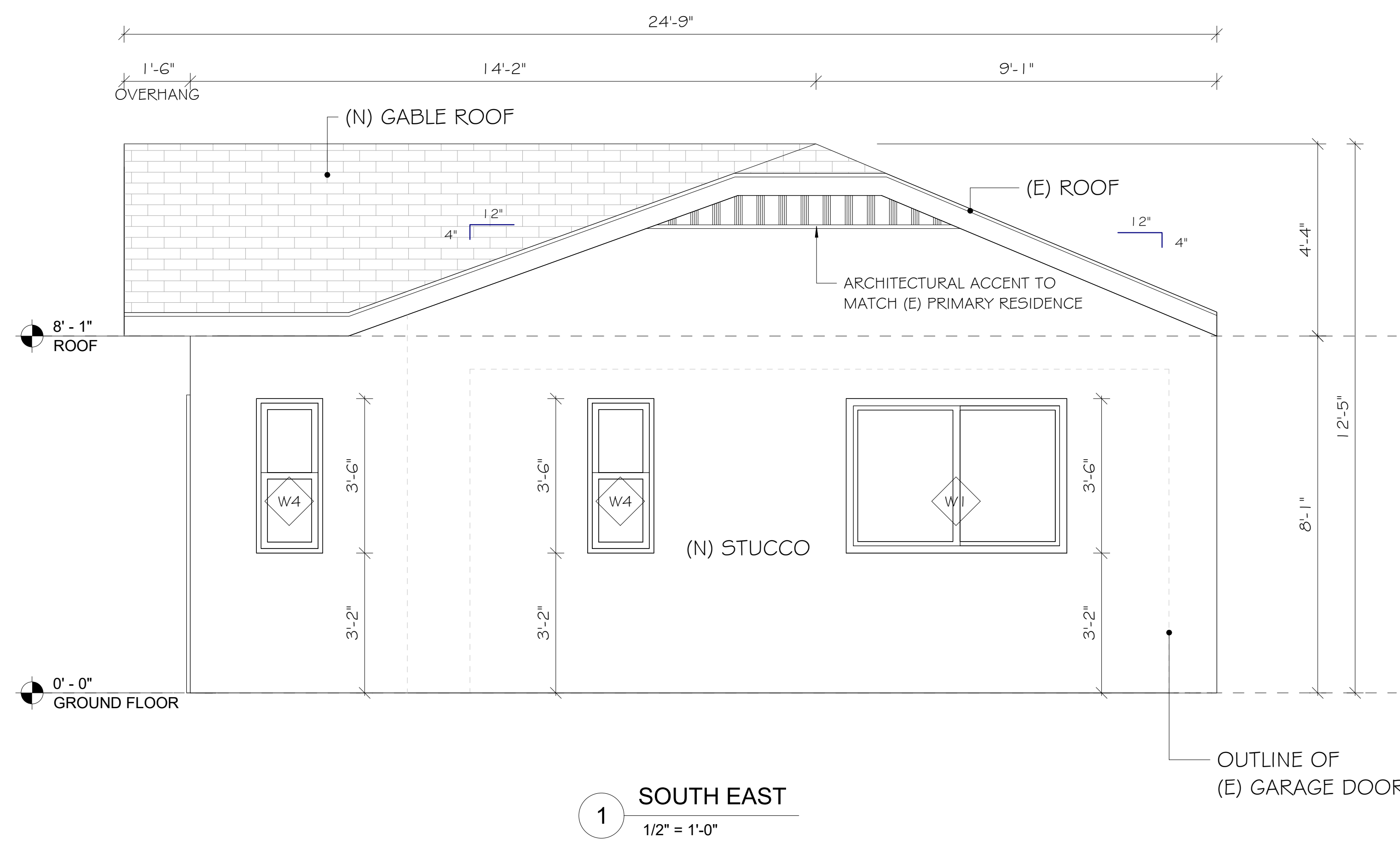
Revisions:

NO.	DESCRIPTION

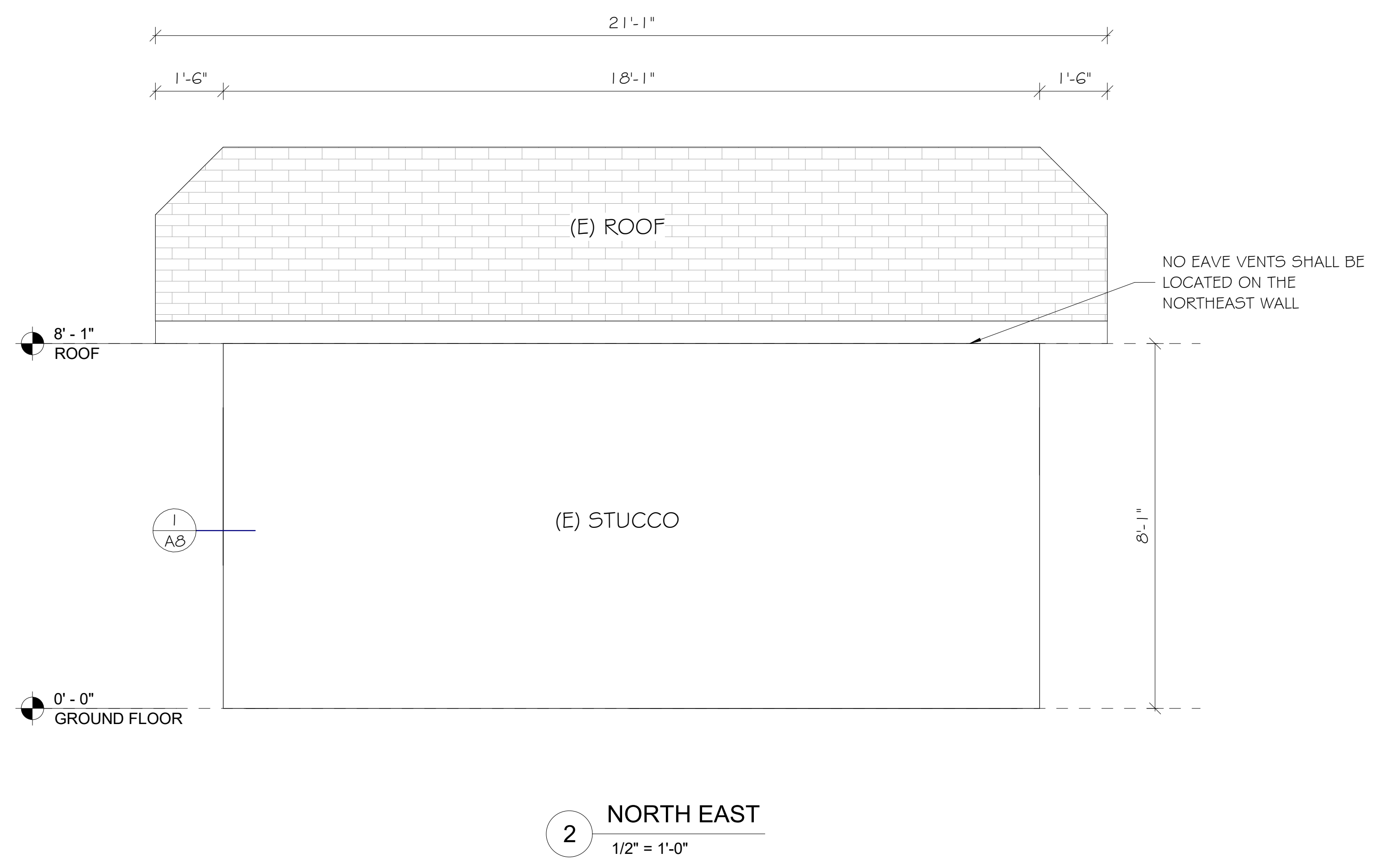
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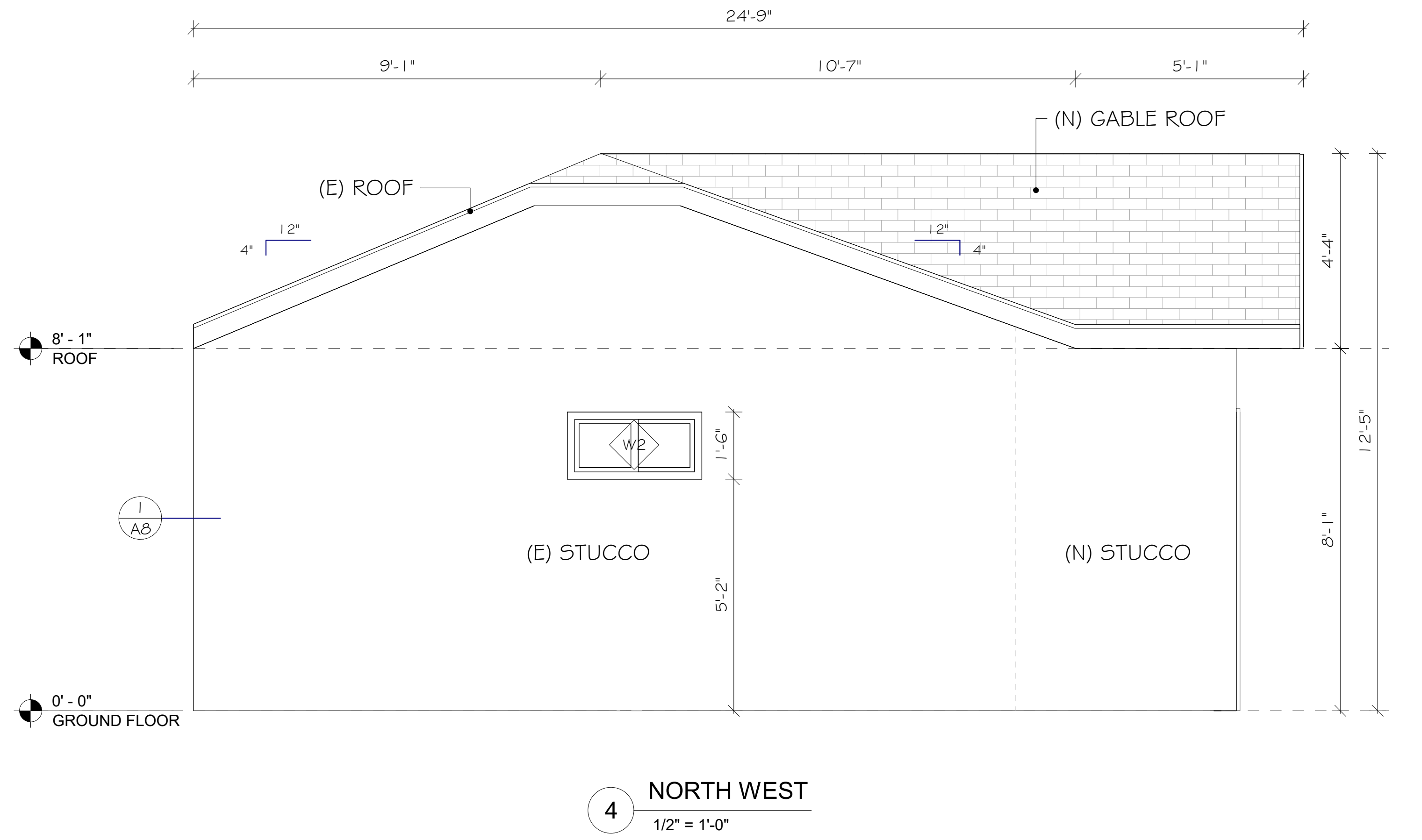
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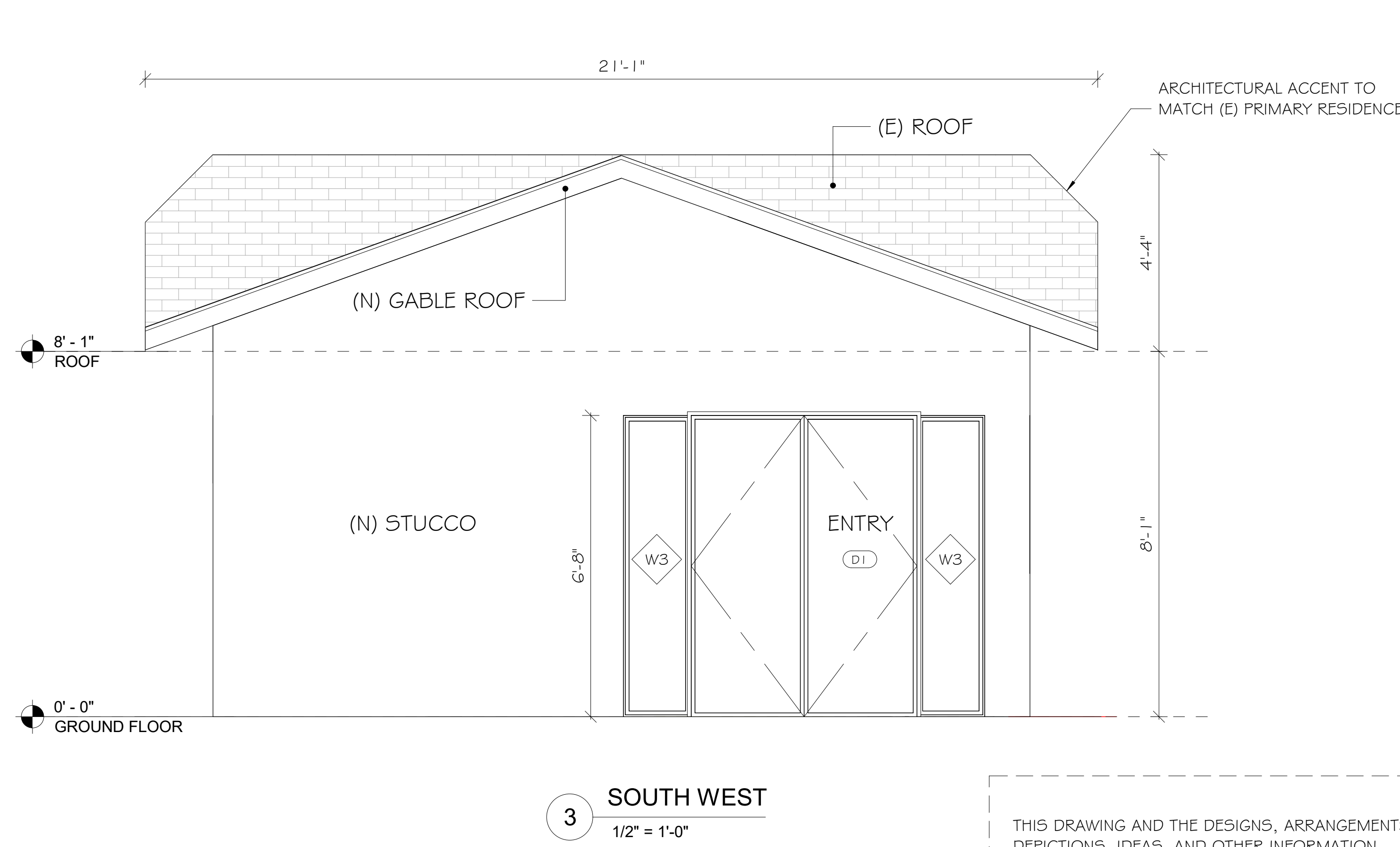
1 SOUTH EAST
1/2" = 1'-0"



2 NORTH EAST
1/2" = 1'-0"



4 NORTH WEST
1/2" = 1'-0"



3 SOUTH WEST
1/2" = 1'-0"

OPENING ANALYSIS

ELEVATION	WALL AREA	OPENING AREA	OPENING %
NORTH WEST	226.9 SF	(W2) 4.5 SF	1.98 %

FSD : MIN 3'-0" - 5'-0" MAX = 25% ALLOWED OPENING

*NOTE:

ALL MATERIALS TO MATCH THE STYLE OF THE EXISTING PRIMARY RESIDENCE AND MAINTAIN A SIMILAR ARCHITECTURAL ACCENT AT THE ROOF FRONTAGE.

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CONVERT EX. DETACHED 2-CAR GARAGE TO NEW ADU WITH ADDITION

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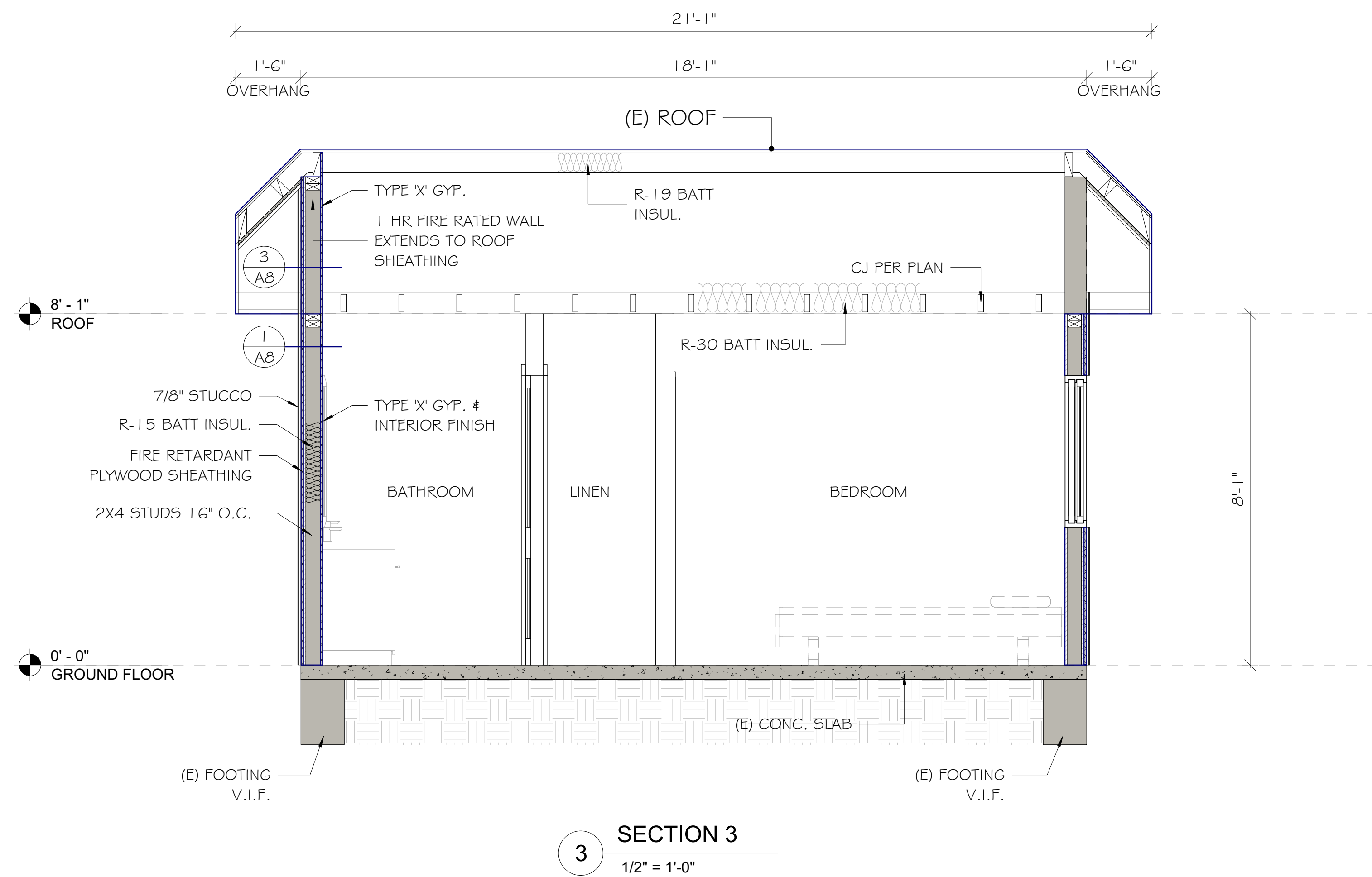
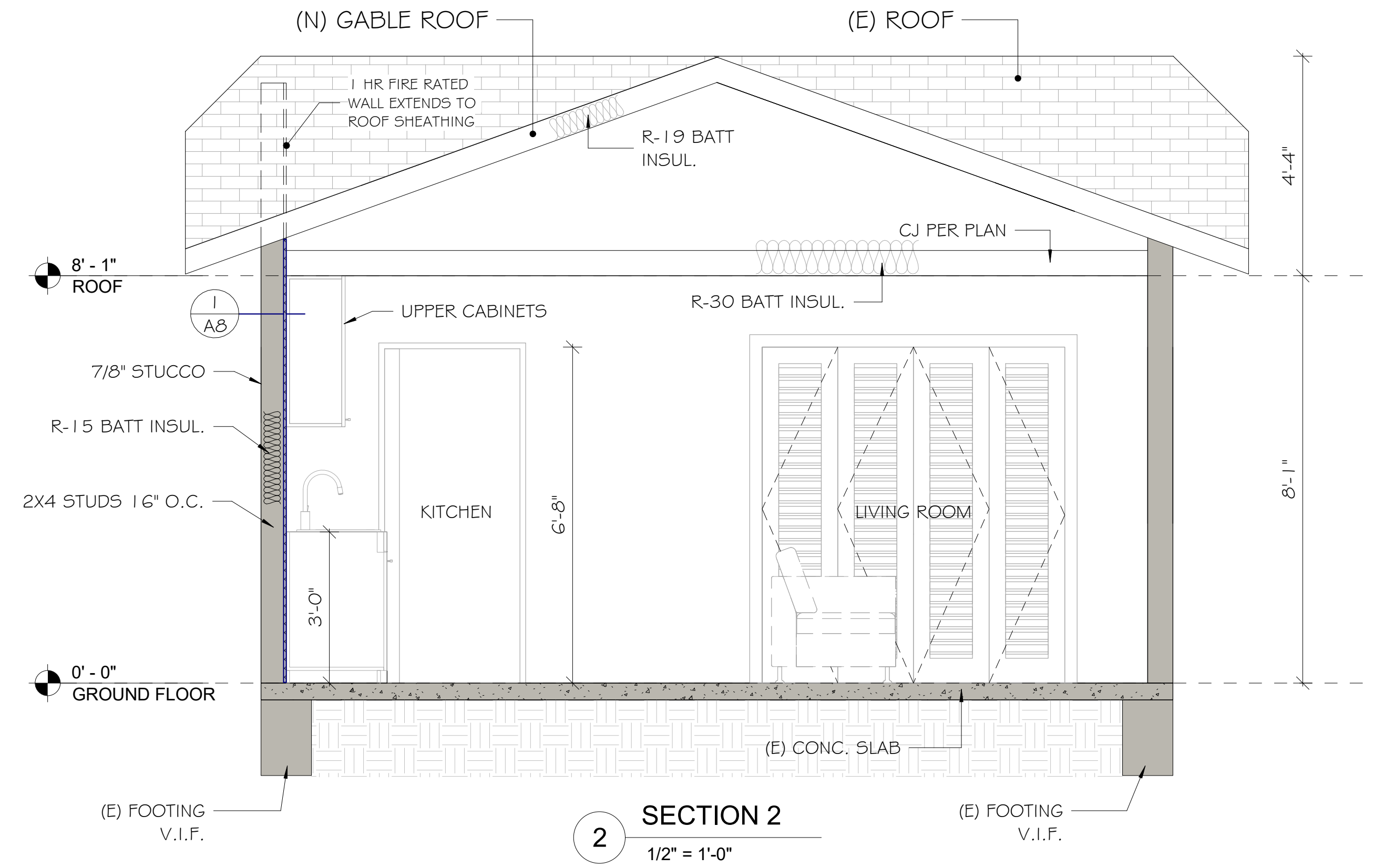
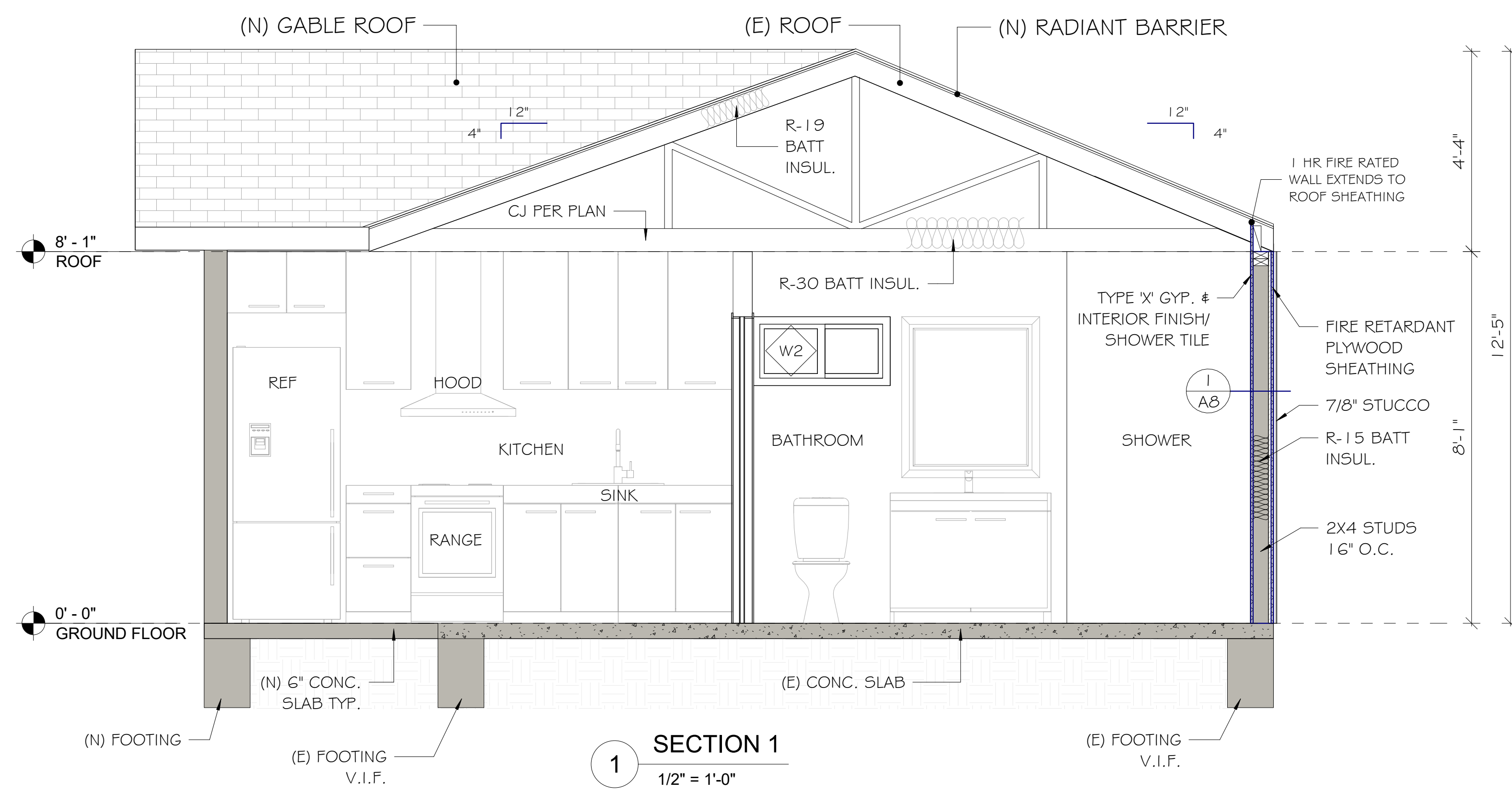
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ELEVATIONS

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Sheet Name

SECTIONS

Sheet Number