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Accessory Dwelling Unit Studio - 499 s.f. Town of Paradise, CA

CONTACT LOCAL UTILITY COMPANIES REGARDING GAS AND ELECTRIC SERVICES TO THIS DETACHED ADU. SEE EXAMPLE SITE PLAN, SHEET AS.2, FOR MORE INFORMATION

ZONING INFORMATION	DIRECTORY	VICINITY MAP
<p>CONTACT TOWN OF PARADISE FOR THE INFORMATION BELOW EMAIL: PLANNING@TOWNOFPARADISE.COM or PHONE: (530)872-6291 x411</p> <p>ZONING : _____</p> <p>LOT SIZE : _____</p> <p>EXISTING HABITABLE SQ. FT. : _____</p> <p>FLOOR AREA OF GARAGE: _____</p> <p>EXISTING LOT COVERAGE: _____</p> <p>ALLOWABLE LOT COVERAGE : _____</p> <p>PROPOSED LOT COVERAGE : _____</p> <p>LOT SLOPE : _____</p> <p>ADU SETBACKS FROM PROPERTY LINE</p> <p>ALLOWED : PROPOSED :</p> <p>FRONT- FRONT- REAR- REAR- SIDE- SIDE- STREET SIDE- STREET SIDE-</p> <p>ADU SETBACKS FROM MAIN RESIDENCE</p> <p>ALLOWED : 10' MINIMUM PROPOSED : _____</p> <p>OFF STREET PARKING : _____</p> <p>REQUIRED: PROVIDED: _____</p>	<p>SITE PLAN & TITLE SHEET INFORMATION PREPARED BY:</p> <p>COMPANY _____</p> <p>CONTACT PERSON _____</p> <p>ADDRESS _____</p> <p>PHONE _____</p> <p>EMAIL _____</p> <p>PROPERTY OWNER:</p> <p>NAME _____</p> <p>ADDRESS _____</p> <p>PHONE _____</p> <p>EMAIL _____</p> <p>BUILDING DEPARTMENT:</p> <p>COMMUNITY DEVELOPMENT DEPARTMENT, BUILDING RESILIENCY CENTER 6295 SKYWAY PARADISE, CA 95969 P. (530)872-6291</p>	<p>PROJECT DESCRIPTION</p> <p>NEW CONSTRUCTION OF A ONE STORY STUDIO, 1 BATH, DETACHED 499 S.F. ACCESSORY DWELLING UNIT WITH PORCH AREAS USED BELOW:</p> <p>BARN PORCH: 119 S.F. CRAFTSMAN PORCH: 119 S.F.. RANCH PORCH: 119 S.F.</p>
	LEGAL DESCRIPTION	APN

APPLICANT AGREEMENT

APPLICANT AGREES TO PROVIDE ALL NECESSARY INFORMATION REQUIRED TO COMPLETE THESE CONSTRUCTION DOCUMENTS. MODIFICATIONS TO THE PERMIT READY DOCUMENTS PROVIDED BY DESIGN PATH STUDIO ARE TO BE DISCLOSED BY THE APPLICANT AND APPROVED BY THE AUTHORITY HAVING JURISDICTION. ANY MODIFICATIONS TO THESE CONSTRUCTION DOCUMENTS REQUIRES EACH SHEET TO BE SIGNED BY THE PERSON WHO MADE THE CHANGES. ANY ADDITIONAL SHEETS INCORPORATED INTO THESE DOCUMENTS ALSO REQUIRE A SIGNATURE BY THE PERSON WHO PREPARED THE INFORMATION. THE FOUNDATION DESIGN FOR THESE PERMIT READY CONSTRUCTION DOCUMENTS ASSUMES STANDARD SOILS CONDITIONS AND LEVEL TOPOGRAPHY. IF SITE SPECIFIC CONDITIONS REQUIRE A FOUNDATION DESIGN BEYOND WHAT IS PROVIDED IN THESE DOCUMENTS THEN THE APPLICANT IS TO PROVIDE A NEW FOUNDATION DESIGN WHICH COMPLES WITH THE RECOMMENDATIONS OF THE GEOGRAPHICAL ENGINEER'S REPORT.

BY SIGNING BELOW THE APPLICANT AGREES TO THE STATEMENT ABOVE AND WILL COMPLY WITH ALL LOCAL CODE REQUIREMENTS.

SIGNATURE: _____ DATE: _____

WILDLAND URBAN INTERFACE FIRE AREA

THE TOWN OF PARADISE IS LOCATED WITHIN THE WILDLAND-URBAN INTERFACE AREA (AS DEFINED BY 2022 CRC R377.2). ALL CONSTRUCTION IS TO COMPLY WITH THE 2022 CRC SECTION R337. REFER TO WUI CHECKLIST ON SHEET G0.4 FOR FURTHER INFORMATION.

IF APPLICANT DEVIATES FROM PROVIDED CHECKLIST ON G0.4, APPLICANT MUST PROVIDE A COMPLETE CHECKLIST AND RECEIVE APPROVAL FROM BUILDING DEPARTMENT.

HERS NOTES

- PROPERLY COMPLETED AND ELECTRONICALLY SIGNED CERTIFICATE OF INSTALLATION (CF2R FORMS) SHALL BE POSTED WEATHER PROTECTED WITHIN BUILDING FOR REVIEW BY INSPECTORS - EES 10-103(a)3, 10-103(b)1.A - BY THE INSTALLING CONTRACTOR AND SUBMITTED TO THE FIELD INSPECTOR DURING CONSTRUCTION AT THE SITE. FOR PROJECTS REQUIRING HERS VERIFICATION, THE CF2R FORMS SHALL BE REGISTERED WITH A CALIFORNIA APPROVED HERS PROVIDER DATA REGISTRY WITH ITS OWN UNIQUE 21 DIGIT REGISTRATION NUMBER LOCATED AT THE BOTTOM OF EACH PAGE. THE FIRST 12 DIGITS WILL MATCH THE REGISTRATION NUMBER ASSOCIATED WITH THE CF1R FORM. CERTIFICATE OF OCCUPANCY WILL NOT BE ISSUED UNTIL THE CF2R FORMS ARE RENEWED AND APPROVED.
- PROPERLY COMPLETED & ELECTRONICALLY SIGNED AND REGISTERED CERTIFICATE(S) OF FIELD VERIFICATION AND DIAGNOSTIC TESTING (CF3R) SHALL BE POSTED WEATHER PROTECTED WITHIN THE BUILDING SITE BY A CERTIFIED HERS RATER. A REGISTERED CF3R WILL HAVE A UNIQUE 25 DIGIT REGISTRATION NUMBER LOCATED AT THE BOTTOM OF EACH PAGE. THE FIRST 20 DIGITS OF THE NUMBER WILL MATCH THE REGISTRATION NUMBER ASSOCIATED WITH THE CF2R. CERTIFICATE OF OCCUPANCY WILL NOT BE ISSUED UNTIL THE CF3R IS REVIEWED AND APPROVED. EES 10-103(a)3, 10-103(b)1.A.
- CF1R REGISTRATION FORMS ARE LOCATED ON THE PLANS. IF REGISTRATION IS REQUIRED, A WATER-MARK AND REGISTRATION NUMBER WILL BE VISIBLE.
- HERS TESTS REQUIRED FOR THIS PROJECT ARE:
QUALITY INSULATION INSTALLATION (QI), INDOOR AIR QUALITY VENTILATION, KITCHEN RANGE HOOD, VERIFIED REFRIGERANT CHARGE, AIRFLOW IN HABITABLE ROOMS (SC3.1.4.1.7), VERIFIED HEAT PUMP RATED HEATING CAPACITY, WALL-MOUNTED THERMOSTAT IN ZONES GREATER THAN 150 FT2 (SC3.4.5), DUCTLESS INDOOR UNITS LOCATED ENTIRELY IN CONDITIONED SPACE (SC3.1.4.1.8)
KITCHEN RANGE HOOD CFM VERIFICATION - 160 cfm FOR DWELLING UNITS <750 SQ. FT
IAQ MECHANICAL VENTILATION - See new ducting requirements Table 150.0-H
- FOR IAQ FAN - 30,30,42,44 CFM REQUIRED FOR A CONTINUOUSLY OPERATING EXHAUST FAN. PROVIDE A TIMER SWITCH WITH A MANUAL OFF AND A SOUND RATING OF 1 SONE (3 SONES MAX FOR AN INTERMITTENT FAN). THIS FAN TO PROVIDE A WHOLE BUILDING INDOOR AIR QUALITY VENTILATION WITH OUTDOOR AIR IN COMPLIANCE WITH ASHRAE STANDARD 62.2 AS ADOPTED BY THE CALIFORNIA ENERGY COMMISSION.
- SOLAR IS REQUIRED: Solar exemption cut off is 1.8 kWdc - this is an owner choice. Studio - SOLAR EXEMPTION TAKEN
1 Bedroom A - 1.68 kWdc IS THE MIN PV REQUIRED TO MEET THE STANDARD DESIGN.
1 Bedroom B - SOLAR EXEMPTION TAKEN
2 Bedroom - SOLAR EXEMPTION TAKEN
- SPECIAL FEATURES: VCHP required items listed above, exposed slab flooring, and NEEA rated heat pump water heater; specific brand/model or eq.
- NEW 2022 ELECTRIC READY REQUIREMENTS: IF HEAT PUMP WATER HEATER IS NOT INSTALLED, PROVIDE SPACE FOR THIS TYPE OF WATER HEATER. A 240V OUTLET IS REQUIRED FOR WATER HEATER, DRYER, AUTO CHARGING, AND STOVE INCLUDING BREAKER SPACE, ENERGY STORAGE SYSTEM FOR A FUTURE BATTERY SYSTEM (BATTERY READY) IS REQUIRED IF FULL SYSTEM IS NOT INSTALLED.

REQUIRED SUPPLEMENTAL INFORMATION - TO BE COMPLETED BY OWNER

<p>additional plan information provided by applicant:</p> <p><input checked="" type="checkbox"/> COMPLETED</p> <p><input type="checkbox"/> TITLE SHEET (T1.1) INFORMATION FILLED OUT</p> <p><input type="checkbox"/> SITE PLAN SHEET (AS.2) PROVIDED IN PLAN SET FOR TOWN REVIEW</p> <p><input type="checkbox"/> UPDATED TITLE 24 ENERGY CALCULATION REPORT WITH CORRECT NAME, ADDRESS, AND EXACT ORIENTATION FOR SITE SPECIFIC CONDITIONS. OWNER MAY CONTACT THE ENTITY WHO PREPARED THE ORIGINAL REPORT (SHOWN ON T24.1) TO OBTAIN UPDATES TO THE REPORT.</p> <p><input type="checkbox"/> CONSTRUCTION AND DEMOLITION FORM</p> <p><input type="checkbox"/> HOLD HARMLESS AGREEMENT</p>	<p>deferred submittals - separate permit to be obtained by applicant:</p> <p><input checked="" type="checkbox"/> TO BE COMPLETED</p> <p><input type="checkbox"/> FIRE SPRINKLERS (WHEN REQUIRED)</p> <p><input type="checkbox"/> PHOTOVOLTAIC SYSTEM - THE PV SYSTEM MUST BE INSTALLED, OPERATIONAL AND FINAL PRIOR TO FINAL BUILDING INSPECTION AND APPROVAL FOR THE ADU. IF THERE IS AN EXISTING PHOTOVOLTAIC SYSTEM OF SUFFICIENT SIZE ON THE MAIN HOUSE TO ACCOMMODATE THE NEW ADU THEN HOMEOWNER IS TO PROVIDE A REPORT STATING THE EXISTING SIZE OF THE PV PANEL.</p>	<p>fire sprinkler information:</p> <p><input checked="" type="checkbox"/> SELECTION</p> <p><input type="checkbox"/> EXISTING RESIDENCE CURRENTLY HAS FIRE SPRINKLERS (NFPA 13D)</p> <p><input type="checkbox"/> EXISTING RESIDENCE <u>DOES NOT</u> CURRENTLY HAVE FIRE SPRINKLERS</p> <p>NEW ADU IS REQUIRED TO HAVE FIRE SPRINKLERS IF THE EXISTING RESIDENCE HAS FIRE SPRINKLERS. FIRE DEPARTMENT TO DETERMINE IF FIRE SPRINKLERS ARE OTHERWISE REQUIRED. SEE NOTES ON G0.4</p>	<p>septic waste water information:</p> <p><input checked="" type="checkbox"/> SELECTION</p> <p><input type="checkbox"/> ADU TO HAVE NEW SEPTIC SYSTEM (SHOW ON SITE PLAN)</p> <p><input type="checkbox"/> ADU TO CONNECT TO EXISTING SEPTIC SYSTEM (SHOW ON SITE PLAN)</p> <p><input type="checkbox"/> SEPTIC SYSTEM - REQUIRES TOWN OF PARADISE APPROVAL</p> <p>DISTANCE TO CONNECTION _____</p>																																		
<p>exterior style selection:</p> <p><input checked="" type="checkbox"/> SELECTION - SEE SHEET T1.2 FOR EXTERIOR RENDERING</p> <p><input type="checkbox"/> BARN</p> <p><input type="checkbox"/> CRAFTSMAN</p> <p><input type="checkbox"/> RANCH</p>	<p>roof material:</p> <p><input checked="" type="checkbox"/> SELECTION</p> <p>REFER TO SPECIFICATIONS ON G0.5. IF APPLICANT DEVIATES FROM SPECIFICATIONS ON G0.5, A WUI COMPLIANT OPTION IS TO BE PROVIDED AND APPROVED BY TOWN OF PARADISE</p> <p><input type="checkbox"/> WUI APPROVED CLASS A MATERIAL PER PLAN (SEE SHEET G0.5)</p> <p><input type="checkbox"/> ALTERNATE WUI APPROVED CLASS A MATERIAL (SPECIFICATION PROVIDED BY APPLICANT) ROOF SPECIFICATION: _____</p>	<p>required w.u.i. details:</p> <p>REFER TO W.U.I. CONFORMANCE CHECKLIST ON SHEET G0.4 IN ADDITION TO THE FOLLOWING:</p> <ul style="list-style-type: none"> ROOF DETAILS: SHEET AS.2 & SPECIFICATIONS ON SHEET G0.5 VENTS: ROOF PLANS & SPECIFICATIONS ON SHEET G0.5 EXTERIOR WALL COVERING: EXTERIOR ELEVATIONS, SHEET AS.1 & SPECS ON SHEET G0.5 EXTERIOR WINDOWS: SHEET A0.1 WINDOW NOTES #11 & #13 EXTERIOR DOORS: SHEET A0.1 DOOR NOTES #9 & #10 	<p>electrical service information:</p> <p><input checked="" type="checkbox"/> SELECTION</p> <p><input type="checkbox"/> UPGRADED SERVICE</p> <p><input type="checkbox"/> EXISTING SERVICE TO REMAIN</p> <p><input type="checkbox"/> NEW SERVICE</p> <p>SIZE OF EXISTING SERVICE _____ SIZE OF NEW SERVICE _____</p>																																		
<p>exterior wall material:</p> <p><input checked="" type="checkbox"/> SELECTION</p> <p>EXTERIOR WALL COLOR OF PRINCIPAL DWELLING UNIT _____ (EXTERIOR WALL COLOR OF ADU IS TO MATCH PRINCIPAL DWELLING UNIT)</p> <p><input type="checkbox"/> FIBER CEMENT - SIDING / COLOR _____ PER WUI SPECIFICATIONS ON G0.5</p> <p><input type="checkbox"/> OTHER _____ IF DIFFERENT THAN SPECIFICATION ON G0.5 APPLICANT IS TO PROVIDE WUI COMPLIANT SPECIFICATIONS</p>	<p>GAS PIPE ISOMETRIC DIAGRAM</p> <p>TO BE UPDATED FOR SITE SPECIFIC CONDITIONS</p> <p>NOTE: EXISTING GAS SERVICE AND METER SIZE TO BE PROVIDED BY HOMEOWNER. UPDATED ISOMETRIC LAYOUT PROVIDED BY DESIGNER OF CHOICE. CFH & BTUS PROVIDED AS SUGGESTED LOADS. OWNER/DESIGNER IS TO PROVIDE ACCURATE INFORMATION.</p> <p>SPECIFICATIONS FOR EQUIPMENT SHALL BE KEPT ON SITE TO PROVIDE TO THE TOWN OF PARADISE BUILDING INSPECTOR</p> <p>(E) GAS METER BY PORCH (-" LENGTH)</p> <p>1/2" PIPE (-" LENGTH) (N) DRYER 35 CFH</p> <p>1/2" PIPE (-" LENGTH) (N) RANGE & OVEN 65 CFH</p> <table border="1" style="width: 100%;"> <thead> <tr> <th colspan="4">GAS CALCULATIONS</th> </tr> <tr> <th>APPLIANCE</th> <th>QTY</th> <th>CFH</th> <th>TOTAL CFH</th> </tr> </thead> <tbody> <tr> <td>(NEW) DRYER</td> <td>1</td> <td>35</td> <td>35</td> </tr> <tr> <td>(NEW) OVEN & RANGE</td> <td>1</td> <td>65</td> <td>65</td> </tr> <tr> <td colspan="4">TOTAL GAS LOAD FOR HOUSEHOLD APPLIANCES = 299,000 BTU/h 299 CFH</td> </tr> </tbody> </table> <p>PIPE SIZE SCHEDULE 40 METALLIC PIPE 125' LENGTH PER TABLE 1216.2(1) CALIFORNIA PLUMBING CODE</p> <table border="1" style="width: 100%;"> <thead> <tr> <th>SIZE</th> <th>1/2"</th> <th>3/4"</th> <th>1"</th> <th>1 1/4"</th> <th>1 1/2"</th> <th>2"</th> </tr> </thead> <tbody> <tr> <td>CFH</td> <td>44</td> <td>92</td> <td>173</td> <td>355</td> <td>532</td> <td>1,020</td> </tr> </tbody> </table>			GAS CALCULATIONS				APPLIANCE	QTY	CFH	TOTAL CFH	(NEW) DRYER	1	35	35	(NEW) OVEN & RANGE	1	65	65	TOTAL GAS LOAD FOR HOUSEHOLD APPLIANCES = 299,000 BTU/h 299 CFH				SIZE	1/2"	3/4"	1"	1 1/4"	1 1/2"	2"	CFH	44	92	173	355	532	1,020
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Studio - Barn view #1



Studio - Craftsman view #1



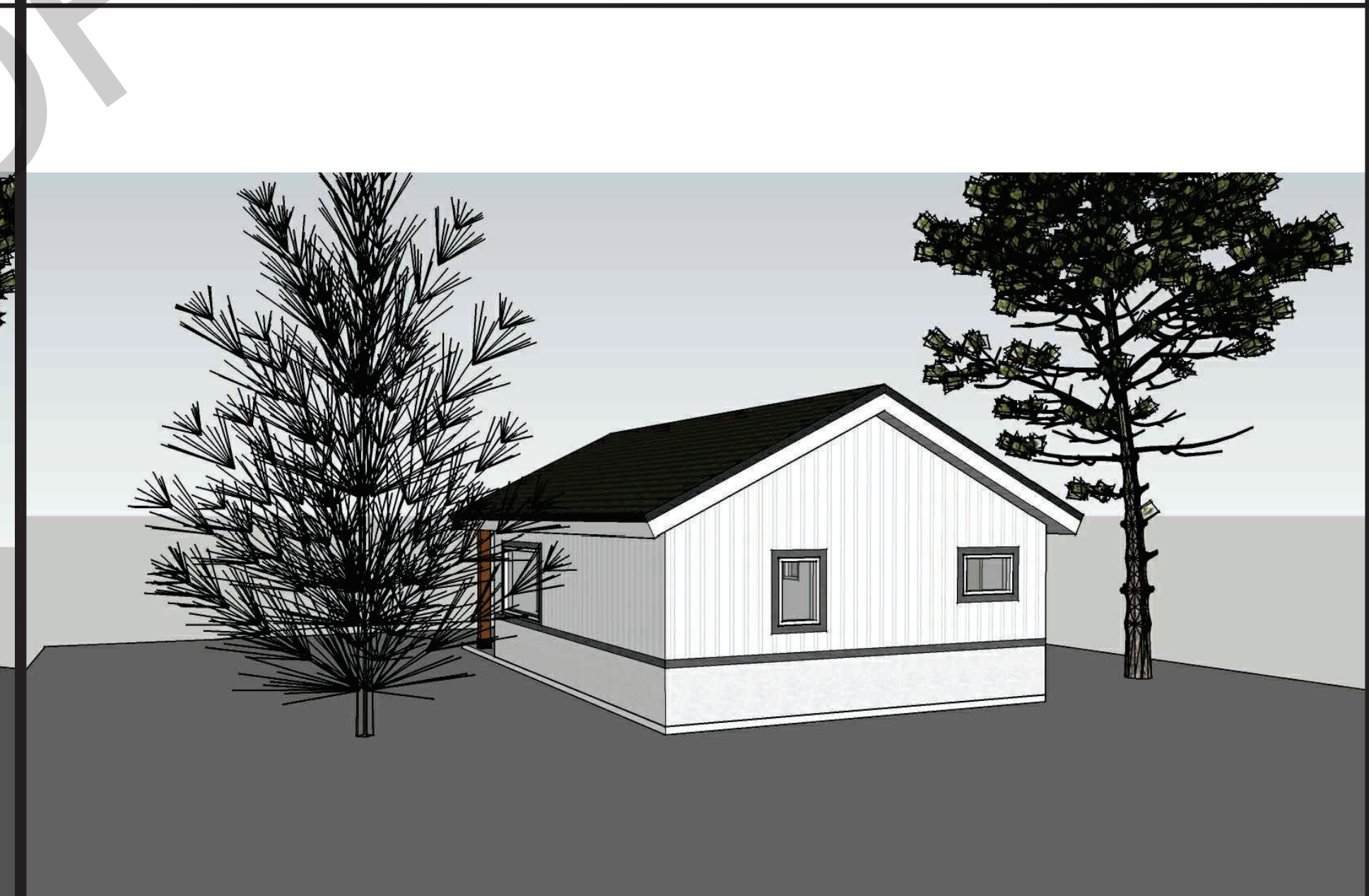
Studio - Ranch view #1



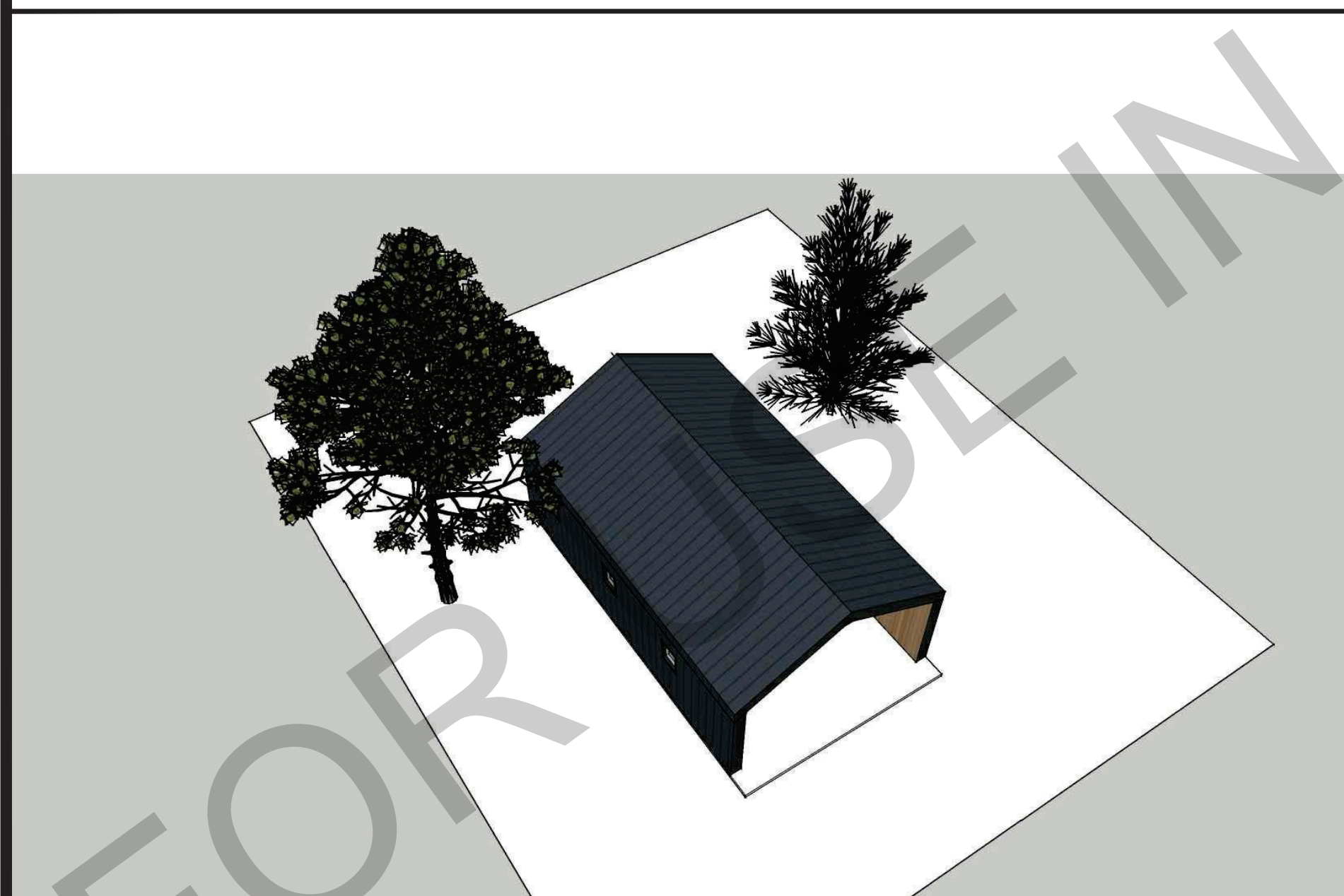
Studio - Barn view #2



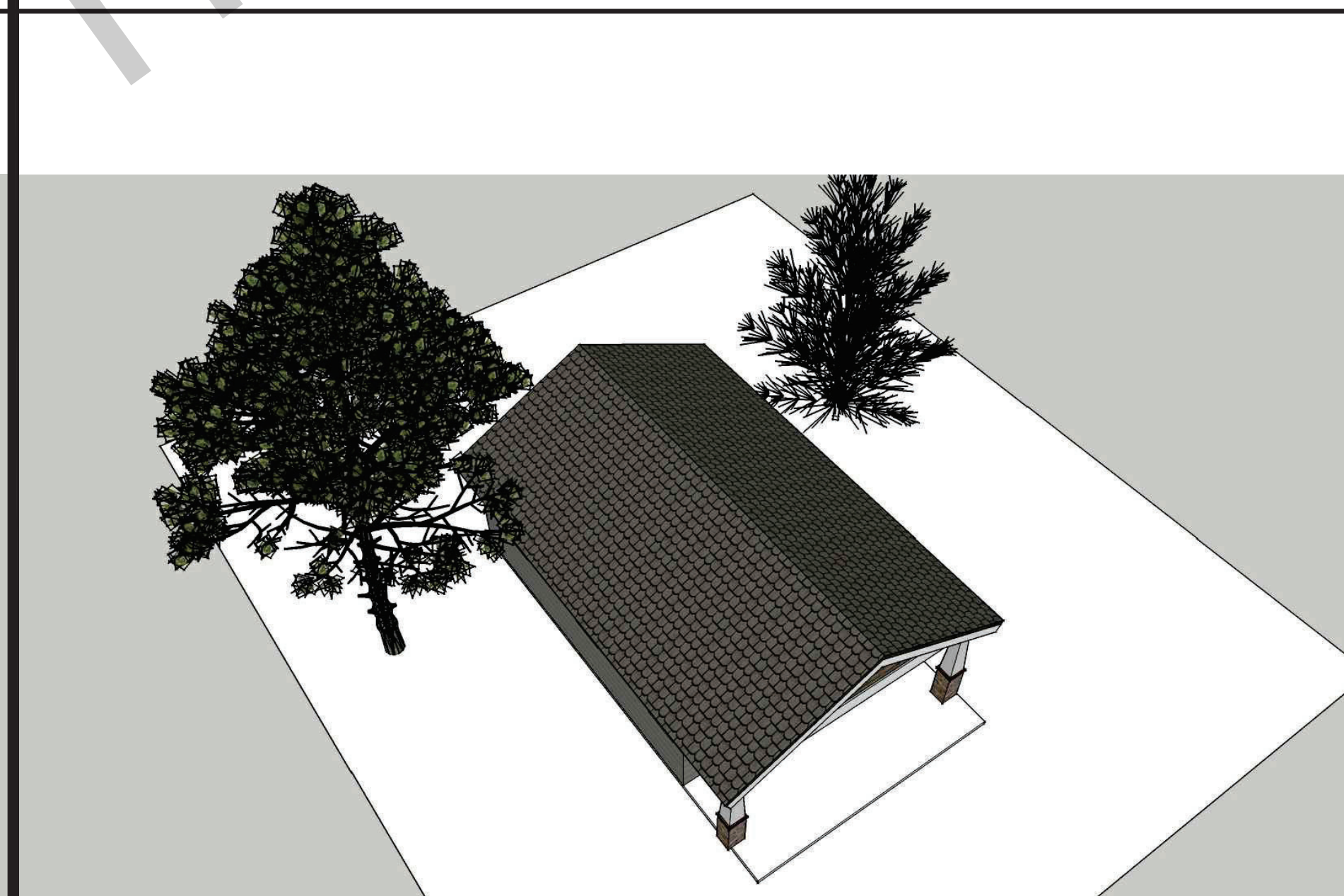
Studio - Craftsman view #2



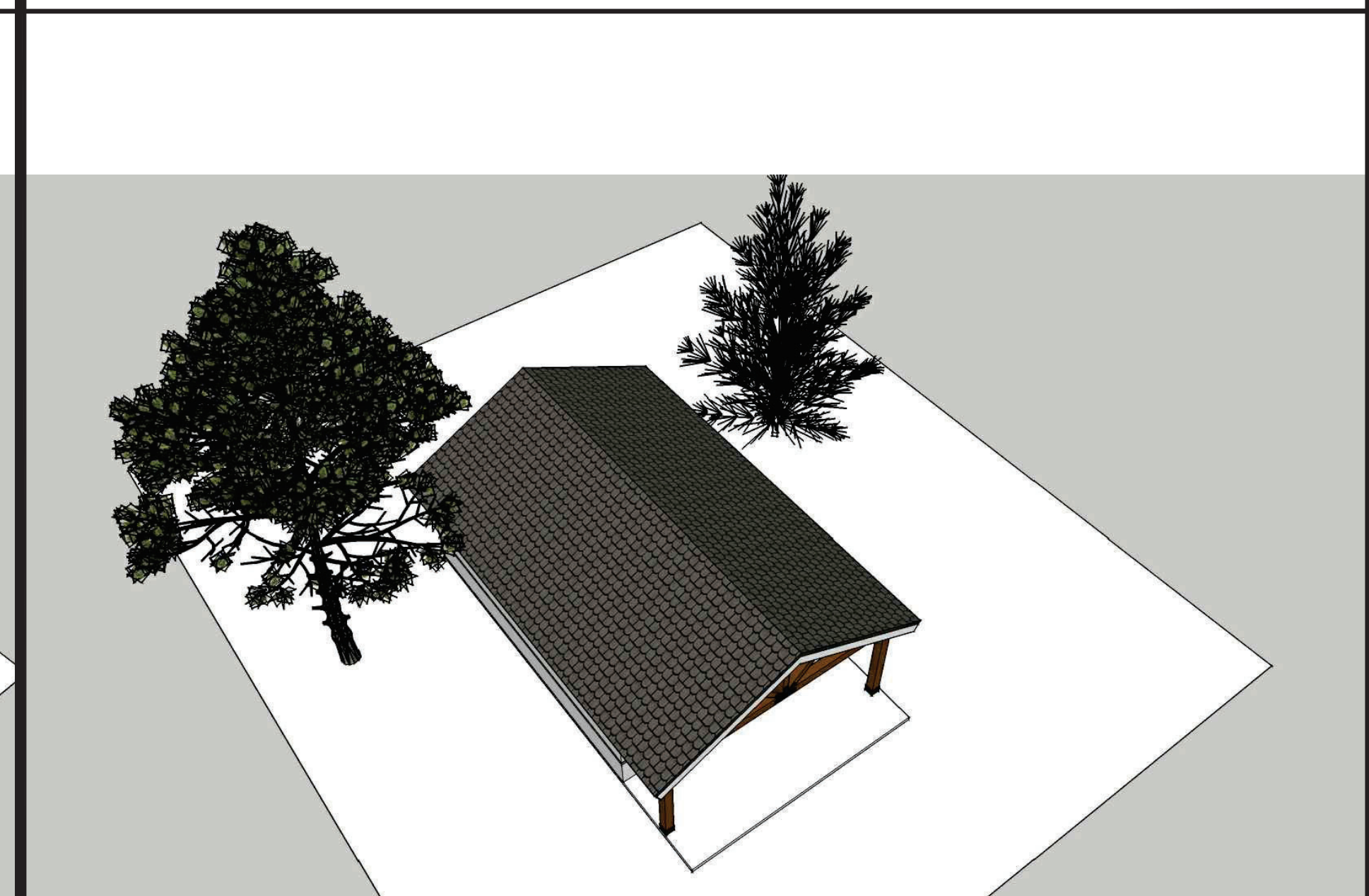
Studio - Ranch view #2



Studio - Barn view #3



Studio - Craftsman view #3



Studio - Ranch view #3

BY USING THESE PERMIT READY CONSTRUCTION DOCUMENTS, THE RECIPIENT ACKNOWLEDGES, ACCEPTS AND VOLUNTARILY AFFIRMS THE FOLLOWING CONDITIONS:
1. THE USE OF THIS INFORMATION IS RESTRICTED TO THE ORIGINAL PROJECT FOR WHICH IT WAS PREPARED FOR THE PERMIT READY ACCESSORY DWELLING UNIT (ADU) PROGRAM FOR THE TOWN OF PARADISE ONLY. THIS IS A LIMITED SET OF STANDARDIZED ADU PLANS AND SPECIFICATIONS APPROVED BY THE TOWN OF PARADISE BUILDING DEPARTMENT. BUILDING CODES DO CHANGE OVER TIME AND RECIPIENT SHALL ENSURE FULL COMPLIANCE UNDER ALL CODES THEN IN EFFECT AT THE TIME OF THE SUBJECT PERMIT. THIS DOES NOT ELIMINATE OR REDUCE THE RECIPIENT'S RESPONSIBILITY TO VERIFY ANY AND ALL INFORMATION RELEVANT TO THE RECIPIENT'S WORK AND RESPONSIBILITY ON THIS PROJECT. DESIGN PATH STUDIO SHALL NOT BE RESPONSIBLE FOR TRANSLATION ERRORS. DO NOT USE THESE CONSTRUCTION DOCUMENTS IF THE PERMIT HAS EXPIRED OR IS REVOKED AT ALL.
2. THE RECIPIENT RECOGNIZES AND ACKNOWLEDGES THAT THE USE OF THIS INFORMATION WILL BE AT THEIR SOLE RISK AND WITHOUT ANY LIABILITY OR LEGAL EXPOSURE TO DESIGN PATH STUDIO. NO WARRANTIES OF ANY NATURE, WHETHER EXPRESS OR IMPLIED, SHALL ATTACH TO THESE DOCUMENTS AND THE INFORMATION CONTAINED THEREON. ANY USE, REUSE, OR ALTERATION OF THESE DOCUMENTS BY THE RECIPIENT OR BY OTHERS WILL BE AT THE RECIPIENT'S RISK AND FULL LEGAL RESPONSIBILITY. FURTHERMORE, THE RECIPIENT WILL, TO THE FULLEST EXTENT PERMITTED BY LAW, DEFEND, INDEMNIFY AND HOLD DESIGN PATH STUDIO AND ITS ARCHITECTS HARMLESS FROM ANY AND ALL CLAIMS, SUITS, LIABILITY, DEMANDS, JUDGMENTS, OR COSTS ARISING OUT OF OR RESULTING THERE FROM ANY USE OF THESE CONSTRUCTION DOCUMENTS FOR OR ON ACCOUNT OF ANY INJURY, DEATH, DAMAGE OR LOSS TO PERSONS OR PROPERTY, DIRECT OR CONSEQUENTIAL DAMAGES IN ANY AMOUNT. THIS INDEMNITY DOES NOT APPLY TO THE SOLE NEGLIGENCE OR WILLFUL MISCONDUCT OF DESIGN PATH STUDIO OR ITS ARCHITECTS.
3. THE DESIGNS REPRESENTED BY THESE PLANS ARE COPYRIGHTED AND ARE SUBJECT TO COPYRIGHT PROTECTION.
4. IF THE RECIPIENT DOES NOT AGREE WITH THE ABOVE CONDITIONS, DO NOT PROCEED WITH CONSTRUCTION OF AN ADU OR OTHER IMPROVEMENT UNDER THESE PLANS AT ALL.

project
Town of Paradise
Pre-Approved
ADU Program

revisions
△
△
△
△
△

description
Exterior
Style
Options

date ## Month 20##

project no. 20##_xxxxxx

drawn by xxx/xxx

sheet no. T1.2

SITE INFORMATION CHECKLIST:
SEE SITE PLAN NOTES ON SHEET 002 FOR FURTHER INFORMATION

- X TO BE INCLUDED ON SITE PLAN**
- ALL EXTERIOR SITE BOUNDARIES CORRECTLY SCALED AND DIMENSIONED
 - NORTH ARROW
 - SCALE OF PLANS, GRAPHIC AND WRITTEN
 - LEGEND OF SYMBOLS, LINES, ABBREVIATIONS, ETC. USED ON PLANS
 - SITE CONTOURS, GRADE ELEVATIONS, AND OTHER TOPOGRAPHIC FEATURES
 - LOCATION AND DIMENSION OF ALL DRIVEWAY, ACCESS ROADS, AND CURB CUTS ARISING OUT OF OR RESULTING THERE FROM ANY USE OF THESE CONSTRUCTION DOCUMENTS
 - LOCATION AND DIMENSIONS OF ALL EASEMENTS (ELECTRIC, WATER, SEWER, ETC)
 - REQUIRED AND PROPOSED BUILDING SETBACKS
 - LOCATION OF EXISTING AND PROPOSED BUILDINGS AND STRUCTURES
 - DISTANCE OF ALL STRUCTURES FROM EACH OTHER AND FROM PROPERTY LINES
 - LOCATION AND SIZE OF OFF-STREET PARKING
 - LOCATION OF EXISTING AND PROPOSED VEGETATION
 - LOCATION OF EXISTING AND PROPOSED UTILITIES TO NEW ADU
 - LOCATION OF EXISTING AND NEW UTILITIES (SEWER LATERAL, CLEANOUTS, GAS LINES, ELECTRICAL OVERHEAD, OR UNDERGROUND CONDUCTORS)
 - NEW SEWER LATERAL SERVING THE NEW ADU IS TO COMPLY WITH CPC 311.1
 - ADU SEWER LINE CANNOT BE CONNECTED DIRECTLY TO THE EXISTING MAIN DWELLING UNIT IF THERE ARE FOUR OR MORE TOILETS AND A 3 INCH SEWER DRAIN ALREADY EXISTS IN THE MAIN DWELLING UNIT PER CURRENT CPC TABLE 703.2.
 - LOCATION OF EXISTING AND NEW METER LOCATIONS (GAS, ELECTRICAL, WATER)
 - SITE PLAN SIGNED BY PREPARER.
 - LOCATION OF SEPTIC SYSTEM AND LEACH LINES (IF APPLICABLE) EXISTING AND/OR PROPOSED
 - SOILS: LAND NOT SUBJECT TO LIQUEFACTION / GEO HAZARD OR SPECIAL STUDY ZONE
 - FLOOD: NOT SUBJECT TO OVERFLOW, INUNDATION OR FLOOD HAZARD
 - USING THE AS-BUILT ON FILE, ACCURATELY DRAW IN THE SEPTIC SYSTEM INCLUDING BOTH THE SEPTIC TANK AND LEACH FIELD
 - TOPOGRAPHY / SLOPE OF LAND AROUND ADU DESIGNED TO DRAIN AWAY FROM ADU AND MAIN DWELLING UNIT
 - ENCROACHMENT PERMIT REQUIRED FOR ANY CONSTRUCTION IN THE RIGHT OF WAY

WILD FIRE PREPARED HOME STANDARDS
SITE NOTES:

Home Ignition Zone – The First 5 Feet Around the Home:
The Home Ignition Zone (HIZ) is one of the most critical aspects of wildfire mitigation at the parcel level and includes the space from the edge of the exterior walls to a distance of 5 feet from the building footprint, as shown in Figure 2. Note that when decks and/or covered porches are present, the HIZ must extend around them.

The HIZ must meet and maintain monthly all the following conditions:
Ground cover must be noncombustible and maintained free of debris (noncombustible hardscape such as gravel or paving stones is recommended).
No vegetation (trees, shrubs, bushes, plants, grass, weeds, etc.) should exist within or overhang the HIZ. Any overhanging limbs or branches from nearby trees and bushes must be trimmed back to be outside the HIZ.
No combustible items (such as furniture, firewood, trash cans, etc.) should be stored in the HIZ.
No boats, RVs, or other vehicles should be parked in the HIZ.

Landscaping in the Remainder of the Parcel:
The remainder of the property beyond the 5-foot HIZ must maintain defensible space. Defensible space separates fuels to reduce flame intensity near a home. This includes:
Routinely removing fallen pine needles, leaves, and other debris from trees accumulated in the yard.
Regularly caring for trees, shrubs, bushes, plants, and grass.
Trees should be pruned to have a canopy-to-canopy distance of at least 10 feet. Tree limbs and branches should be pruned to a minimum height of 6 feet off the ground, if the trunk is at least 4 inches in diameter.
Shrubs and bushes should be spaced at a distance of at least twice the height of the bush or shrub. Rows of shrubs or bushes are not allowed.
Routinely removing any dead vegetation.

Fences:
Fencing within 5 feet of the home must be constructed of a noncombustible material including where fences attach to the home.

In addition to the requirements listed above, back-to-back fencing (meaning separate fences that are closer than 3 feet apart) is not permitted. Meeting this requirement may necessitate coordination with neighboring parcels to eliminate duplicative fences that can trap debris between them.

Accessory Structures & Outbuildings:
All unattached accessory structures and outbuildings that are within 30 feet of the home and that have a footprint greater than or equal to 15 square feet—such as sheds, gazebos, accessory dwelling units (ADUs), open covered structures with solid roofs, dog houses, playhouses, etc.—must meet the same wildfire resilience requirements as the home structure. Up to 3 total accessory structures and/or outbuildings are acceptable. Each structure must have its own 5 feet of defensible space (as prescribed under Home Ignition Zone) that does not overlap the 5-foot HIZ required for the home, decks, or other structures within 30 feet of the home.

ADUs attached to the primary home by building permit are considered part of the primary structure and subject to the same requirements.

As of publication of this standard, IBHS continues active research into the spacing required between structures to reduce the likelihood of one igniting the other, including the impact of features such as combustible or noncombustible siding. The provisions of this section of the standard may be updated as this research matures.

KEYNOTES
1 LINE OF EXTERIOR WALL, TYP.
2 LINE OF ROOF OVERHANG / DECK / AWNING / STRUCTURE ABOVE
3 REQUIRED SETBACKS
4 PROPERTY LINE, TYP.
5 EXISTING GAS METER
6 EXISTING WATER METER
7 EXISTING ELECTRIC METER.
8 CONDENSING UNIT
9 SURFACE WATER IS TO DRAIN AWAY FROM BUILDING. GRADE SHALL FALL A MIN. OF 6" WITHIN THE FIRST 10 FEET
10 FEEDER TO EXTEND TO EXISTING PANEL
11 NEW ADU SUB PANEL / DISCONNECT / JUNCTION BOX AND GROUNDING ELECTRODE SYSTEM PER NEC ARTICLE 250.32

GENERAL NOTES
1. SPOT DIMENSIONS INDICATE ESTIMATED GRADE HEIGHTS. VERIFY IN FIELD PRIOR TO CONSTRUCTION.
2. SEE BUILDING PLANS FOR ALL OTHER DIMENSIONS AND NOTES NOT SHOWN.
3. SEE BUILDING PLANS AND SCHEDULES FOR ALL EXTERIOR DOOR AND WINDOW REFERENCES AND LOCATIONS.
4. YARD SETBACKS ARE TO BE MEASURED FROM THE EXTERIOR WALL FINISH TO THE PROPERTY LINE AND NOT FROM THE OUTSIDE OF THE FOOTING (OR FACE OF STUDS).
5. SEWER DRAIN CLEANOUTS REQUIRED AT 100 FOOT INTERVALS AND CHANGES IN DIRECTION OF 135 DEGREES OR MORE.

LEGEND
SPOT GRADE ELEVATION
AREA OF NEW BUILDING FOOTPRINT
AREA OF EXISTING BUILDING FOOTPRINT
CONCRETE PAVING
LANDSCAPE
KEYNOTE
PROPERTY LINE
REQUIRED SETBACKS
DRAINAGE PATTERN
SITE CONTOURS
NEW SEWER LINE
NEW DOMESTIC WATER LINE
NEW ELECTRICAL & TEL DATA LINE
NEW GAS LINE
NEW OR EXISTING FENCE

CERTIFICATE OF ACCURACY
I CERTIFY ALL DOCUMENTS AND PLANS CLEARLY AND ACCURATELY SHOW ALL EXISTING AND ALL PROPOSED BUILDINGS, STRUCTURES, ACCESS ROADS, AND UTILITIES/UTILITY EASEMENTS. ALL PROPOSED LAND USE ACTIVITIES, IMPROVEMENTS TO LAND, AND/OR BUILDING MODIFICATIONS OR ADDITIONS ARE CLEARLY LABELED ON THE SITE PLAN OF THE APPROVED PLAN SET. I UNDERSTAND THAT ANY POTENTIALLY EXISTING DETAIL WITHIN THESE PLANS INCONSISTENT WITH THE SITE PLAN ARE NOT APPROVED AND MAY BE REQUIRED TO BE ALTERED OR REMOVED. THE SUBMITTED DOCUMENTS AND PLANS SHOW THE CORRECT DIMENSIONS OF THE PROPERTY, THE BUILDINGS, AND STRUCTURES AND THEIR SETBACKS FROM PROPERTY LINES AND FROM ONE ANOTHER, ACCESS ROADS/EASEMENTS, AND UTILITIES. THE EXISTING AND PROPOSED USE OF LAND AND OF EACH BUILDING AS STATED IS TRUE AND CORRECT. FURTHER, ALL IMPROVEMENTS EXISTING ON THE PROPERTY WERE COMPLETED IN ACCORDANCE WITH ALL REGULATIONS IN EXISTENCE AT THE TIME OF THEIR CONSTRUCTION, UNLESS OTHERWISE NOTED. ALL EASEMENTS AND OTHER ENCUMBRANCES TO DEVELOPMENT HAVE BEEN ACCURATELY SHOWN AND LABELED AS WELL AS ALL ON-SITE GRADING/SITE PREPARATION.
APPLICANT (SIGNATURE): _____ DATE: _____
SITE PLAN PREPARED BY (SIGNATURE) _____ DATE: _____

UTILITIES PROVIDERS:
- GAS: _____
- ELECTRIC: _____
- WATER: _____

GRADING INFORMATION:
TOTAL CUBIC YARD OF EARTHWORK = _____
TOTAL FILL MATERIAL PLACED ON AN EXISTING SLOPE STEEPER THAN FIVE UNITS HORIZONTAL TO ONE VERTICAL = _____
TOTAL CUT OR FILL MATERIAL EXCEEDING FOUR FEET IN VERTICAL DEPTH, MEASURED FROM THE EXISTING GROUND SURFACE = _____

KEYNOTES
1 LINE OF EXTERIOR WALL, TYP.
2 LINE OF ROOF OVERHANG / DECK / AWNING / STRUCTURE ABOVE
3 REQUIRED SETBACKS
4 PROPERTY LINE, TYP.
5 EXISTING GAS METER
6 EXISTING WATER METER
7 EXISTING ELECTRIC METER.
8 CONDENSING UNIT
9 SURFACE WATER IS TO DRAIN AWAY FROM BUILDING. GRADE SHALL FALL A MIN. OF 6" WITHIN THE FIRST 10 FEET
10 FEEDER TO EXTEND TO EXISTING PANEL
11 NEW ADU SUB PANEL / DISCONNECT / JUNCTION BOX AND GROUNDING ELECTRODE SYSTEM PER NEC ARTICLE 250.32

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5. SEWER DRAIN CLEANOUTS REQUIRED AT 100 FOOT INTERVALS AND CHANGES IN DIRECTION OF 135 DEGREES OR MORE.

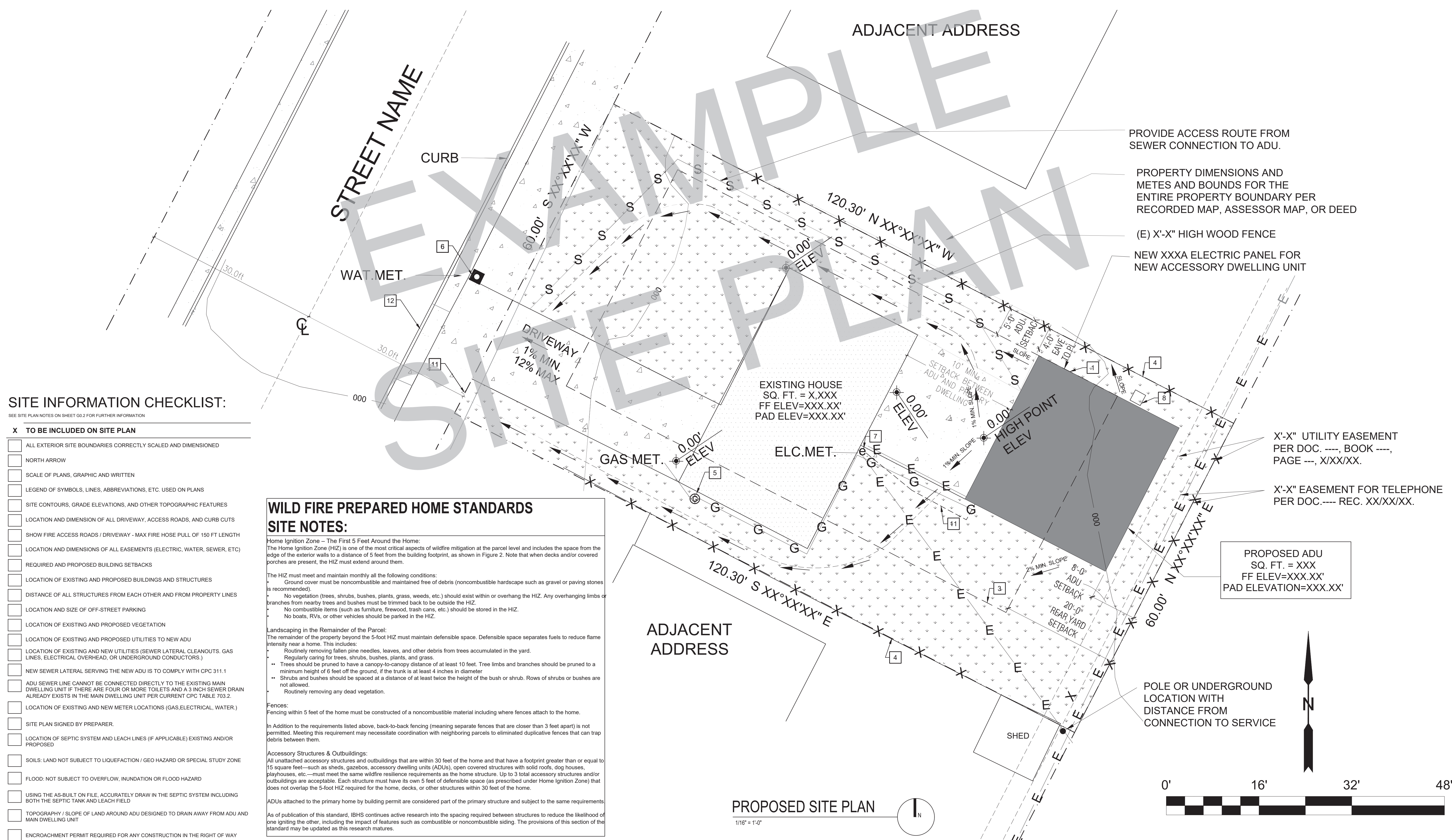
LEGEND
SPOT GRADE ELEVATION
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I CERTIFY ALL DOCUMENTS AND PLANS CLEARLY AND ACCURATELY SHOW ALL EXISTING AND ALL PROPOSED BUILDINGS, STRUCTURES, ACCESS ROADS, AND UTILITIES/UTILITY EASEMENTS. ALL PROPOSED LAND USE ACTIVITIES, IMPROVEMENTS TO LAND, AND/OR BUILDING MODIFICATIONS OR ADDITIONS ARE CLEARLY LABELED ON THE SITE PLAN OF THE APPROVED PLAN SET. I UNDERSTAND THAT ANY POTENTIALLY EXISTING DETAIL WITHIN THESE PLANS INCONSISTENT WITH THE SITE PLAN ARE NOT APPROVED AND MAY BE REQUIRED TO BE ALTERED OR REMOVED. THE SUBMITTED DOCUMENTS AND PLANS SHOW THE CORRECT DIMENSIONS OF THE PROPERTY, THE BUILDINGS, AND STRUCTURES AND THEIR SETBACKS FROM PROPERTY LINES AND FROM ONE ANOTHER, ACCESS ROADS/EASEMENTS, AND UTILITIES. THE EXISTING AND PROPOSED USE OF LAND AND OF EACH BUILDING AS STATED IS TRUE AND CORRECT. FURTHER, ALL IMPROVEMENTS EXISTING ON THE PROPERTY WERE COMPLETED IN ACCORDANCE WITH ALL REGULATIONS IN EXISTENCE AT THE TIME OF THEIR CONSTRUCTION, UNLESS OTHERWISE NOTED. ALL EASEMENTS AND OTHER ENCUMBRANCES TO DEVELOPMENT HAVE BEEN ACCURATELY SHOWN AND LABELED AS WELL AS ALL ON-SITE GRADING/SITE PREPARATION.
APPLICANT (SIGNATURE): _____ DATE: _____
SITE PLAN PREPARED BY (SIGNATURE) _____ DATE: _____

UTILITIES PROVIDERS:
- GAS: _____
- ELECTRIC: _____
- WATER: _____

GRADING INFORMATION:
TOTAL CUBIC YARD OF EARTHWORK = _____
TOTAL FILL MATERIAL PLACED ON AN EXISTING SLOPE STEEPER THAN FIVE UNITS HORIZONTAL TO ONE VERTICAL = _____
TOTAL CUT OR FILL MATERIAL EXCEEDING FOUR FEET IN VERTICAL DEPTH, MEASURED FROM THE EXISTING GROUND SURFACE = _____

project
Town of Paradise Pre-Approved ADU Program
revisions
description
Example Site Plan
date
Month 20##
project no.
20##_#####
drawn by
xxx/xxx
sheet no.
AS.2



BY USING THESE PERMIT READY CONSTRUCTION DOCUMENTS, THE RECIPIENT ACKNOWLEDGES, ACCEPTS AND VOLUNTARILY AFFIRMS THE FOLLOWING CONDITIONS:
1. THE USE OF THIS INFORMATION IS RESTRICTED TO THE ORIGINAL PROJECT FOR WHICH IT WAS PREPARED FOR THE PERMIT READY ACCESSORY DWELLING UNIT (ADU) PROGRAM FOR THE TOWN OF PARADISE ONLY. THIS IS A LIMITED SET OF STANDARDIZED ADU PLANS AND SPECIFICATIONS APPROVED BY THE TOWN OF PARADISE BUILDING DEPARTMENT. BUILDING CODES DO CHANGE OVER TIME AND RECIPIENT SHALL ENSURE FULL COMPLIANCE UNDER ALL CODES THEN IN EFFECT AT THE TIME OF THE SUBJECT PERMIT. THIS DOES NOT ELIMINATE OR REDUCE THE RECIPIENT'S RESPONSIBILITY TO VERIFY ANY AND ALL INFORMATION RELEVANT TO THE RECIPIENT'S WORK AND RESPONSIBILITY ON THIS PROJECT. DESIGN PATH STUDIO SHALL NOT BE RESPONSIBLE FOR TRANSLATION ERRORS. DO NOT USE THESE CONSTRUCTION DOCUMENTS IF THE PERMIT HAS EXPIRED OR IS REVOKED AT ALL.
2. THE RECIPIENT RECOGNIZES AND ACKNOWLEDGES THAT THE USE OF THIS INFORMATION WILL BE AT THEIR SOLE RISK AND WITHOUT ANY LIABILITY OR LEGAL EXPOSURE TO DESIGN PATH STUDIO, NO WARRANTIES OF ANY NATURE, WHETHER EXPRESS OR IMPLIED, SHALL ATTACH TO THESE DOCUMENTS AND THE INFORMATION CONTAINED THEREON. ANY USE, REUSE, OR ALTERATION OF THESE DOCUMENTS BY THE RECIPIENT OR BY OTHERS WILL BE AT THE RECIPIENT'S RISK AND FULL LEGAL RESPONSIBILITY. FURTHERMORE, THE RECIPIENT WILL, TO THE FULLEST EXTENT PERMITTED BY LAW, DEFEND, INDEMNIFY AND HOLD DESIGN PATH STUDIO AND ITS ARCHITECTS HARMLESS FROM ANY AND ALL CLAIMS, SUITS, LIABILITY, DEMANDS, JUDGMENTS, OR COSTS ARISING OUT OF OR RESULTING THERE FROM ANY USE OF THESE CONSTRUCTION DOCUMENTS FOR OR ON ACCOUNT OF ANY INJURY, DEATH, DAMAGE OR LOSS TO PERSONS OR PROPERTY, DIRECT OR CONSEQUENTIAL DAMAGES IN ANY AMOUNT. THIS INDEMNITY DOES NOT APPLY TO THE SOLE NEGLIGENCE OR WILLFUL MISCONDUCT OF DESIGN PATH STUDIO OR ITS ARCHITECTS.
3. THE DESIGNS REPRESENTED BY THESE PLANS ARE COPYRIGHTED AND ARE SUBJECT TO COPYRIGHT PROTECTION.
4. IF THE RECIPIENT DOES NOT AGREE WITH THE ABOVE CONDITIONS, DO NOT PROCEED WITH CONSTRUCTION OF AN ADU OR OTHER IMPROVEMENT UNDER THESE PLANS AT ALL.

GENERAL NOTES	FOUNDATIONS & CONCRETE SLAB NOTES	ROOF NOTES (CONTINUED)	FLOOR PLAN NOTES	FLOOR PLAN NOTES (CONTINUED)
<ol style="list-style-type: none"> DO NOT SCALE THE DRAWING, USE THE DIMENSIONS ONLY. IF A DISCREPANCY IS FOUND TO EXIST, NOTIFY THE OWNER. THESE PLANS/SPECIFICATIONS AND ALL WORK SHALL COMPLY WITH CURRENT EDITION OF STATE OF CALIFORNIA TITLE 24 CRC AND CURRENT 2022 CALIFORNIA PLUMBING CODE, 2022 CALIFORNIA MECHANICAL CODE, AND 2022 CALIFORNIA ELECTRICAL CODE. DETAILS ARE INTENDED TO SHOW METHOD AND MANNER OF ACCOMPLISHING WORK. MINOR MODIFICATIONS MAY BE REQUIRED TO SUIT THE JOB DIMENSIONS OR CONDITIONS AND IS TO BE REVIEWED AND APPROVED BY THE TOWN OF PARADISE. VERIFY ALL DIMENSIONS AND CONDITIONS AT THE SITE AND STAKE OUT STRUCTURE FOR OWNER'S APPROVAL PRIOR TO STARTING ANY WORK. ALL WEATHER-EXPOSED SURFACES ARE TO HAVE A WEATHER-RESISTIVE BARRIER TO PROTECT THE INTERIOR WALL COVERING AND THAT EXTERIOR OPENINGS ARE TO BE FLASHED IN SUCH A MANNER AS TO MAKE THEM WEATHERPROOF. SPECIFICATIONS FOR EQUIPMENT SHALL BE KEPT ON SITE TO PROVIDE TO THE TOWN OF PARADISE BUILDING INSPECTOR APPLICANT IS RESPONSIBLE TO VERIFY WHETHER THE JOB SITE IS LOCATED WITHIN THE SPECIAL PERMIT ZONE. PROJECTS LOCATED IN THE SPECIAL PERMIT ZONE SHALL PROVIDE AN ELEVATION CERTIFICATE WITH SUPPORTING DOCUMENTS TO THE TOWN FOR REVIEW AND APPROVAL PRIOR TO BUILDING PERMIT ISSUANCE. THE PV SYSTEM WILL BE SUBMITTED UNDER A SEPARATE PERMIT. A PHOTOVOLTAIC (SOLAR) SYSTEM BUILDING AND ELECTRICAL PERMIT SHALL BE ISSUED PRIOR TO ADU BUILDING FRAME INSPECTION REQUEST. SPECIAL INSPECTORS MUST BE QUALIFIED AND ABLE TO DEMONSTRATE COMPETENCE IN THE DISCIPLINE THEY ARE INSPECTING. VERIFICATION OF COMPLIANCE WITH THIS CODE MAY INCLUDE CONSTRUCTION DOCUMENT PLANS, SPECIFICATION BUILDER OR INSTALLER CERTIFICATIONS, INSPECTIONS REPORTS, OR OTHER METHODS ACCEPTABLE TO THE ENFORCING AGENCY WHICH TO SHOW SUBSTANTIAL CONFORMANCE. THE CONTRACTOR SHALL SUBMIT A CONSTRUCTION WASTE MANAGEMENT PLAN TO TOWN OF PARADISE BUILDING DEPARTMENT. THE BUILDER IS TO PROVIDE AN OPERATION MANUAL (CONTAINING INFORMATION FORM MAINTAINING APPLIANCES, ETC.) FOR THE OWNER AT THE TIME OF FINAL INSPECTION. CGC 4.410.0 	<ol style="list-style-type: none"> INTERIOR MOISTURE CONTROL AT SLAB ON GRADE FLOORS SHALL BE PROVIDED BY THE SOIL ENGINEER. IF A SOIL ENGINEER HAS NOT PREPARED A SOIL REPORT FOR THIS PROJECT, THE FOLLOWING IS REQUIRED: A 4" THICK BASE OF 1/2" OR LARGER CLEAN AGGREGATE SHALL BE PROVIDED WITH A 10 MIL. VAPOR BARRIER IN DIRECT CONTACT WITH CONCRETE, WITH A CONCRETE MIX DESIGN WHICH WILL ADDRESS BLEEDING, SHRINKAGE AND CURLING SHALL BE USED. FOOTINGS SHALL EXTEND AT LEAST 12 INCHES INTO THE UNDISTURBED GROUND SURFACE. (CRC R403.1.4) STEPPED FOOTINGS SHALL BE USED WHEN SLOPE OF FOOTING BOTTOM IS GREATER THAN 1 IN 10 (V: H). STEP FOOTING DETAIL SHALL BE SHOWN ON BUILDING ELEVATIONS AND FOUNDATION PLAN. (CRC R403.1.5) CONCRETE SLABS: 3 1/2" MINIMUM (CRC R506.1). SLABS UNDER LIVING AREAS AND GARAGES SHALL BE REINFORCED WITH WIRE 6" X 6", 10-GAUGE X 10 GAUGE WELDED MESH OR EQUIVALENT STEEL REINFORCEMENT AND 4" THICKNESS OF 3/8 MINIMUM GRAVEL UNDER THE CONCRETE SLAB. SEPARATE FROM SOIL WITH A 10-MIL POLYETHYLENE VAPOR RETARDER WITH JOINTS LAPPED NOT LESS THAN 6 INCHES IN LIVING AREAS. A CAPILLARY BREAK SHALL BE INSTALLED WHEN A VAPOR RETARDER IS REQUIRED. 	<ol style="list-style-type: none"> SLATE SHINGLES SHALL BE USED ONLY ON SLOPES OF FOUR UNITS VERTICAL IN 12 UNITS HORIZONTAL (33-PERCENT SLOPE) OR GREATER. THE MINIMUM SLOPE FOR STANDING-SEAM ROOF SYSTEMS SHALL BE ONE-QUARTER UNIT VERTICAL IN 12 UNITS HORIZONTAL (2-PERCENT SLOPE). BUILT-UP ROOFS SHALL HAVE A DESIGN SLOPE OF NOT LESS THAN ONE-FOURTH UNIT VERTICAL IN 12 UNITS HORIZONTAL (2-PERCENT SLOPE) FOR DRAINAGE, EXCEPT FOR COAL-TAR BUILT-UP ROOFS, WHICH SHALL HAVE A DESIGN SLOPE OF A MINIMUM ONE-EIGHTH UNIT VERTICAL IN 12 UNITS HORIZONTAL (1-PERCENT SLOPE). MINERAL-SURFACED ROLL ROOFING SHALL NOT BE APPLIED ON ROOF SLOPES BELOW ONE UNIT VERTICAL IN 12 UNITS HORIZONTAL (8-PERCENT SLOPE). MODIFIED BITUMEN ROOFING SHALL HAVE A DESIGN SLOPE OF NOT LESS THAN ONE-FOURTH UNIT VERTICAL IN 12 UNITS HORIZONTAL (2-PERCENT SLOPE) FOR DRAINAGE. SINGLE-PLY MEMBRANE ROOFS SHALL HAVE A DESIGN SLOPE OF NOT LESS THAN ONE-FOURTH UNIT VERTICAL IN 12 UNITS HORIZONTAL (2-PERCENT SLOPE) FOR DRAINAGE. A CLASS A WUI COMPLIANT ROOF ASSEMBLY SHALL BE INSTALLED PER THE FOLLOWING: <ol style="list-style-type: none"> ROOF COVERING SHALL COMPLY WITH 2022 CRC R337.5.2 UNDERLAYMENT SHALL BE ONE LAYER OF OF MINIMUM 72 POUND MINERAL-SURFACED ON PERFORATED CAP SHEET COMPLYING WITH ASTM D3909 INSTALLED OVER THE COMBUSTIBLE DECKING. ROOF VALLEYS SHALL COMPLY WITH 2022 CRC R337.5.3. VALLEY FLASHING SHALL BE NOT LESS THAN 26 GAGE GALVANIZED SHEET CORROSIVE RESISTANT METAL INSTALLED OVER NOT LESS THAN ONE LAYER OF MINIMUM 72 POUND MINERAL-SURFACED NON PERFORATED CAP SHEET COMPLYING WITH ASTM D3909, AT LEAST 36 INCHES WIDE RUNNING THE FULL LENGTH OF THE VALLEY. ROOF GUTTERS SHALL COMPLY WITH 2022 CRC R337.5.4 AND BE OF NON-COMBUSTIBLE MATERIAL [PMC 15.03.070]. ROOF GUTTERS SHALL BE PROVIDED WITH THE MEANS TO PREVENT THE ACCUMULATION OF LEAVES AND DEBRIS IN THE GUTTER. WHERE PROVIDED, VENTILATION OPENINGS FOR ENCLOSED ATTICS, GABLE ENDS, RIDGE ENDS, UNDER EAVES AND CORNICES, ENCLOSED EAVE SOFFIT SPACES, ENCLOSED RAFTER SPACES FORMED WHERE CEILINGS ARE APPLIED DIRECTLY TO THE UNDERSIDE OF ROOF RAFTERS, UNDERFLOOR VENTILATION, FOUNDATIONS AND CRAWL SPACES, OR ANY OTHER OPENING INTENDED TO PERMIT VENTILATION, EITHER IN A HORIZONTAL OR VERTICAL PLANE, SHALL BE IN ACCORDANCE WITH SECTION 1202 OF THE CBC AND SECTIONS R337.6.1 THRU R337.6.2 TO RESIST BUILDING IGNITION FROM THE INTRUSION OF BURNING EMBERS AND FLAME THRU THE VENTILATION OPENINGS. (R337.6.1) VENTILATION OPENINGS SHALL BE FULLY COVERED WITH WILDFIRE FLAME AND EMBER RESISTANT VENTS APPROVED AND LISTED BY THE CALIFORNIA STATE FIRE MARSHAL, OR WUI VENTS TESTED TO ASTM E2886 AND LISTED BY COMPLYING WITH ALL OF THE FOLLOWING REQUIREMENTS <ol style="list-style-type: none"> THERE SHALL BE NO FLAMING IGNITION OF THE COTTON MATERIAL DURING THE EMBER INTRUSION TEST. THERE SHALL BE NO FLAMING IGNITION DURING THE INTEGRITY TEST PORTION OF THE FLAME INTRUSION TEST. THE MAX. TEMP. OF THE UNEXPOSED SIDE OF THE VENT SHALL NOT EXCEED 662° (350°C). (R337.6.2) 	<ol style="list-style-type: none"> ALL DIMENSIONS TO FACE OF STUD, U.N.O. ALL DOORS SHOULD BE 3 1/2" FROM NEAREST INTERSECTING WALL AT HINGED SIDE, U.N.O. WRITTEN DIMENSIONS TO PREVAIL OVER SCALING OF DRAWINGS. CONTRACTOR TO VERIFY ALL DIM. PRIOR TO CONSTRUCTION AND IMMEDIATELY NOTIFY OWNER OF ANY DISCREPANCIES. REFER TO FRAMING PLANS AND SECTIONS FOR CLARIFICATION AND DIM. NOT SHOWN. TRANSITION OF FLOOR MATERIALS OCCURRING IN OPENINGS WITH DOORS TO BE LOCATED UNDER THE CENTER OF THE DOOR IN THE CLOSED POSITION. TRANSITION OF FLOOR MATERIAL OCCURRING WITH NO DOOR TO BE LOCATED TO ALIGN WITH THE FACE OF THE PARTITION, U.O.N DIFFUSERS AND GRILLS TO MATCH COLOR OF SURFACE AT WHICH THEY ARE MOUNTED, U.O.N. FLOOR FINISH TO CONTINUE UNDER MILLWORK WHERE FLOOR IS VISIBLE (I.E. TRASH, RECYCLING, ECT.) 8. SILICON SEALANT AT GLAZING TO BE CLEAR, U.O.N. PLUMBING, ELECTRICAL, AND SPRINKLER EQUIPMENT, IF REQUIRED TO BE PAINTED TO MATCH COLOR OF ADJACENT SURFACE. ALL FINISH MATERIAL MUST MEET ALL APPLICATION FIRE, LIFE SAFETY, AND BUILDING CODES. 80% OF FLOOR AREA RECEIVING RESILIENT FLOORING SHALL COMPLY WITH SPECIFIED VOC CRITERIA. PARTICLE BOARD, MDF AND PLYWOOD USED IN INTERIOR FINISH SYSTEMS SHALL COMPLY WITH LOW FORMALDEHYDE EMISSION STANDARDS. 65% OF CONSTRUCTION WASTE IS TO BE RECYCLED AND 100% OF INERT MATERIALS ARE REQUIRED SALVAGED, COMPOSTED. VOC'S MUST COMPLY WITH THE LIMITATION LISTED IN SECTION 4.504.3 AND TABLES 4.504.1, 4.504.2, 4.504.3, AND 4.504.4 FOR: ADHESIVES, PAINTS, STAINS, CAULKS AND COATINGS, CARPET AND COMPOSITION WOOD PRODUCTS. DOCUMENTATION SHALL BE PROVIDED TO VERIFY THAT COMPLIANT VOC LIMIT FINISHED MATERIALS HAVE BEEN USED. MOISTURE CONTENT OF WOOD SHALL NOT EXCEED 19% BEFORE IT IS ENCLOSED IN CONSTRUCTION. THE MOISTURE CONTENT NEEDS TO BE CERTIFIED BY ONE OF 3 METHODS SPECIFIED. BUILDING MATERIAL WITH VISIBLE SIGNS OF WATER DAMAGE SHOULD NOT BE USED IN CONSTRUCTION. THE MOISTURE CONTENT MUST BE DETERMINED BY THE CONTRACTOR BY ONE OF THE LISTED METHODS LISTED IN CGC SECTION 4.503.3 AT LEAST ONE EGRESS DOOR SHALL BE PROVIDED FOR EACH DWELLING UNIT, THE EGRESS DOOR SHALL BE SIDE HINGED WITH A MINIMUM OPENABLE WIDTH OF 32 INCHES; THE MINIMUM CLEAR OPENABLE HEIGHT SHALL BE 78 INCHES MINIMUM (OTHER DOORS SHALL NOT BE REQUIRED TO COMPLY WITH THESE DIMENSIONS). EGRESS DOORS SHALL BE READILY OPENABLE FROM THE INSIDE WITHOUT THE USE OF A KEY, SPECIAL KNOWLEDGE, OR EFFORT. (CRC R311.2) PROVIDE LANDINGS AND A PORCH LIGHT AT ALL EXTERIOR DOORS. LANDINGS ARE TO BE MINIMUM 3 FT DEEP X WIDTH OF DOOR. LANDINGS AT REQUIRED EGRESS DOORS MAY STEP DOWN A MAXIMUM OF 7.75 INCHES WHEN THE DOOR DOES NOT SWING OVER THE LANDING AND 1.5 INCHES WHEN DOOR SWINGS ONTO THE LANDING. OTHER THAN REQUIRED EXTERIOR EXIT DOORS MAY HAVE A THRESHOLD OF 7.75 INCHES MAXIMUM; A LANDING IS NOT REQUIRED IF A STAIR WITH TWO OR FEWER RISERS IS LOCATED ON THE EXTERIOR SIDE AND THE DOOR DOES NOT SWING OVER THE STAIRWAY. (CRC R311.3-R311.3.2) NEW SINGLE FAMILY RESIDENTIAL CONSTRUCTION SHALL BE DESIGNED FOR AGING-IN-PLACE DESIGN AND FALL PREVENTION PER R327 <ol style="list-style-type: none"> AT LEAST ONE BATHROOM ON THE ENTRY LEVEL SHALL BE PROVIDED WITH GRAB BAR REINFORCEMENT INSTALLED. WHERE THERE IS NO BATHROOM ON THE ENTRY LEVEL, AT LEAST ONE BATHROOM ON THE SECOND OR THIRD FLOOR OF THE DWELLING SHALL COMPLY WITH THIS SECTION. REINFORCEMENT SHALL BE SOLID LUMBER OR OTHER CONSTRUCTION MATERIALS APPROVED BY THE ENFORCING AGENCY. REINFORCEMENT SHALL NOT BE LESS THAN 2 X 8 INCH NOMINAL LUMBER. REINFORCEMENT SHALL BE LOCATED BETWEEN 32 INCHES AND 39-1/4 INCHES ABOVE THE FINISHED FLOOR FLUSH WITH THE WALL FRAMING. WATER CLOSET REINFORCEMENT SHALL BE INSTALLED ON BOTH SIDE WALLS OF THE FIXTURE, OR ONE SIDE WALL AND THE BACK WALL. SHOWER REINFORCEMENT SHALL BE CONTINUOUS WHERE WALL FRAMING IS PROVIDED. BATHTUB AND COMBINATION BATHTUB/SHOWER REINFORCEMENT SHALL BE CONTINUOUS ON EACH END OF THE BATHTUB AND THE BACK WALL. ADDITIONALLY, BACK WALL REINFORCEMENT FOR A LOWER GRAB BAR SHALL BE PROVIDED WITH THE BOTTOM EDGE LOCATED NO MORE THAN 6 INCHES ABOVE THE BATHTUB RIM. 	<ol style="list-style-type: none"> PROVIDE EACH BEDROOM, BASEMENT, AND HABITABLE ATTICS WITH A MINIMUM OF ONE EXTERIOR WINDOW WITH A 44" MAXIMUM CLEAR OPENING HEIGHT, 5.7 SQ. FT. MINIMUM CLEAR OPENABLE AREA (MINIMUM 5.0 SQ. FT. AT GRADE FLOOR OPENINGS), 24" MINIMUM CLEAR OPENABLE HEIGHT AND 20" MINIMUM CLEAR WIDTH, OR AN OPENABLE EXTERIOR EXIT DOOR. (CRC R310.2.1 AND CRC R310.2.2) WINDOW WELLS, LADDERS, AND STEPS SHALL COMPLY WITH CRC R310.2.3. BARS, GRILLES, COVERS, AND SCREENS SHALL BE RELEASABLE OR REMOVABLE FROM THE INSIDE WITHOUT THE USE OF A KEY, TOOL, SPECIAL KNOWLEDGE, OR FORCE GREATER THAN 15LBS TO OPERATE THE EMERGENCY ESCAPE AND RESCUE OPENINGS. (CRC R310.4.4) PHOTOVOLTAIC PANELS & MODULES SHALL NOT BE BELOW AN EMERGENCY ESCAPE AND RESCUE OPENING WITHIN 36". (R324.6.3)
<ol style="list-style-type: none"> APPLICANT IS RESPONSIBLE TO PROVIDE SITE PLAN (PLOT PLAN) TO THE TOWN FOR REVIEW AND APPROVAL. AN ENCROACHMENT PERMIT IS REQUIRED FOR ANY CONSTRUCTION, RECONSTRUCTION, OR CLOSURE OR THE ROADWAY, SIDEWALK OR RIGHT OF WAY. APPLICANT SHALL CONTACT ENGINEERING DEPARTMENT TO PROCESS. SITE EXCAVATION AND GRADING SHALL COMPLY WITH PARADISE MUNICIPAL CODE 15.02.100 SECTIONS J101.1 THRU J110.4. SOIL REPORT REQUIREMENT: IF A SOILS REPORT IS REQUIRED THE GEOTECHNICAL INVESTIGATIONS SHALL BE CONDUCTED IN ACCORDANCE WITH SECTION 1803.2 AND REPORTED IN ACCORDANCE WITH SECTION 18.3.6, CBC. THE GEOTECHNICAL ENGINEER OF RECORD SHALL REVIEW THE TOWN APPROVED PLANS FOR GENERAL CONFORMANCE WITH THE SOIL REPORT; OTHERWISE, AN ALTERNATE FOUNDATION PLAN DESIGNED BY A CALIFORNIA REGISTERED CIVIL ENGINEER IS REQUIRED SITE SHALL BE PLANNED AND DEVELOPED TO KEEP SURFACE WATER AWAY FROM BUILDINGS. PLANS SHALL BE PROVIDED AND APPROVED BY THE TOWN ENGINEER THAT SHOW SITE GRADING AND PROVIDE FOR STORM WATER RETENTION AND DRAINAGE DURING CONSTRUCTION. BMP'S THAT ARE CURRENTLY ENFORCED BY THE TOWN ENGINEER MUST BE IMPLEMENTED PRIOR TO INITIAL INSPECTION BY THE BUILDING DEPT. SLOPE DRAINAGE 6" WITHIN THE FIRST 10FT. FROM THE FOUNDATION WALL. IF PHYSICAL OBSTRUCTIONS OR LOT LINES PROHIBIT THE 10FT DISTANCE, A 2-5 PERCENT SLOPE SHALL BE PROVIDED TO AN APPROVED ALTERNATIVE METHOD OF DIVERTING THE WATER AWAY FROM THE FOUNDATION. IMPERVIOUS SURFACES SHALL ALSO BE SLOPED A MINIMUM OF 2 PERCENT FOR 10FT AWAY FROM STRUCTURES TO AN APPROVED DRAINAGE WAY. (CRC R401.3) LANDSCAPE IRRIGATION WATER USE SHALL HAVE WEATHER BASED CONTROLLERS. PROJECTS WHICH DISTURB LESS THAN ONE ACRE OF SOIL SHALL MANAGE STORM WATER DRAINAGE DURING CONSTRUCTION BY ONE OF THE FOLLOWING: A. RETENTION BASIN. B. WHERE STORM WATER IS CONVEYED TO A PUBLIC DRAINAGE SYSTEM, WATER SHALL BE FILTERED BY USE OF A BARRIER SYSTEM, WATTLE OR OTHER APPROVED METHOD. CGC 4.106.2. 	<p style="text-align: center;">WALL AND WOOD FRAME NOTES</p> <ol style="list-style-type: none"> STUCCO SHALL HAVE A MINIMUM CLEARANCE TO EARTH OF 4 INCHES AND 2 INCHES TO PAVED SURFACES WITH AN APPROVED WEEP SCREED. (CRC R703.7.2.1) MASONRY STONE VENEER SHALL BE FLASHED BENEATH THE FIRST COURSE OF MASONRY AND PROVIDED WITH WEEP HOLES IMMEDIATELY ABOVE THE FLASHING. (CRC R703.8.5 AND R703.8.6) FASTENERS AND CONNECTIONS (NAILS, ANCHORS BOLTS ECT) IN CONTACT WITH PRESERVATIVE-TREATED WOOD SHALL BE OF HOT-DIPPED ZINC-COATED GALVANIZED STEEL, STAINLESS STEEL, SILICON BRONZE OR COPPER. (CRC R317.3, CBC 2304.10.5.1) ANCHOR BOLTS SHALL INCLUDE STEEL PLATE WASHERS A MIN. OF 0.229" X 3" X 3" IN SIZE, BETWEEN SILL PLATE AND NUT. (CRC R602.11.1, CBC 2308.3.2 ACCEPTANCE. ALTERNATIVE METHOD USE SDPWS 4.3.6.4.3) WEATHER EXPOSED GLU-LAM, BEAMS AND POSTS SHALL BE PRESSURE TREATED OR SHALL BE WOOD OF NATURAL RESISTANCE TO DECAY (CRC R317.1.3 & 5) COLUMNS EXPOSED TO THE WEATHER OR IN BASEMENTS WHEN SUPPORTED ON CONCRETE PIER OR METAL PEDESTALS SHALL BE PRESSURE TREATED OR NATURAL RESISTANCE TO DECAY UNLESS THE PIER/PEDESTALS PROJECT 1" ABOVE CONCRETE OR 6" ABOVE EARTH AND THE EARTH IS COVERED BY AN APPROVED IMPERVIOUS MOISTURE BARRIER. (CRC R317.1) COLUMNS IN ENCLOSED CRAWL SPACES OR UNEXCAVATED AREAS LOCATED WITHIN THE PERIPHERY OF THE BUILDING SHALL BE PRESSURE TREATED OR NATURAL RESISTANCE TO DECAY UNLESS THE COLUMN IS SUPPORTED BY A CONCRETE PIER OR METAL PEDESTAL OF A HEIGHT 8" OR MORE AND THE EARTH IS COVERED BY AN IMPERVIOUS MOISTURE BARRIER. (CRC R317.1) DECK POSTS SUPPORTED BY CONCRETE PIERS OR METAL PEDESTALS PROJECTING NOT LESS THAN 1" ABOVE A CONCRETE FLOOR OR 6" ABOVE EXPOSED EARTH. (CRC R317.1) SPECIFY POST TO BEAM CONNECTIONS. POSITIVE CONNECTION SHALL BE PROVIDED TO ENSURE AGAINST UPLIFT AND LATERAL DISPLACEMENT. (CRC R502.9 & CBC 2304.10.7) ALL FASTENERS USED FOR ATTACHMENT OF SIDING & INTO PRESSURE TREATED LUMBER SHALL BE OF A CORROSION RESISTANT TYPE. (CRC R317.3) FIRE-BLOCK IN CONCEALED SPACES OF STUD WALLS/PARTITIONS, VERTICALLY AT CEILING/FLOOR LEVELS, & HORIZONTALLY AT 10FT. INTERVALS. FIRE-BLOCK AT SOFFITS, DROP CEILINGS/SIMILAR LOCATIONS & IN CONCEALED SPACES AT THE TOP/BOTTOM OF STAIR STRINGERS. (CRC R302.11) 	<p style="text-align: center;">ROOF NOTES</p> <ol style="list-style-type: none"> FLASHINGS SHALL BE INSTALLED IN A MANNER THAT PREVENTS MOISTURE FROM ENTERING THE WALL AND ROOF THROUGH JOINTS IN COPINGS, THROUGH MOISTURE PERMEABLE MATERIALS AND AT INTERSECTIONS WITH PARAPET WALLS AND OTHER PENETRATIONS THROUGH THE ROOF PLANE. UNLESS ROOFS ARE SLOPED TO DRAIN OVER ROOF EDGES, ROOF DRAINS SHALL BE INSTALLED AT EACH LOW POINT OF ROOF. ROOF ASSEMBLIES SHALL BE OF MATERIALS THAT ARE COMPATIBLE WITH EACH OTHER AND WITH THE BUILDING OR STRUCTURE TO WHICH THE MATERIALS ARE APPLIED. BUILDING-INTEGRATED PHOTOVOLTAIC PRODUCTS INSTALLED AS THE ROOF COVERING SHALL BE TESTED, LISTED AND LABELED FOR FIRE CLASSIFICATION IN ACCORDANCE WITH SECTION R902.1 THROUGH R902.1.4. ASPHALT SHINGLES SHALL BE USED ONLY ON ROOF SLOPES OF TWO UNITS VERTICAL IN 12 UNITS HORIZONTAL (17-PERCENT SLOPE) OR GREATER. FOR ROOF SLOPES FROM TWO UNITS VERTICAL IN 12 UNITS HORIZONTAL (17-PERCENT SLOPE) UP TO FOUR UNITS VERTICAL IN 12 UNITS HORIZONTAL (33-PERCENT SLOPE), DOUBLE UNDERLAYMENT APPLICATION IS REQUIRED IN ACCORDANCE WITH SECTION R905.1.1. CLAY AND CONCRETE ROOF TILE SHALL BE INSTALLED ON ROOF SLOPES OF TWO AND ONE-HALF UNITS VERTICAL IN 12 UNITS HORIZONTAL (25-PERCENT SLOPE) OR GREATER. FOR ROOF SLOPES FROM TWO AND ONE-HALF UNITS VERTICAL IN 12 UNITS HORIZONTAL (25-PERCENT SLOPE) TO FOUR UNITS VERTICAL IN 12 UNITS HORIZONTAL (33-PERCENT SLOPE), DOUBLE UNDERLAYMENT APPLICATION IS REQUIRED IN ACCORDANCE WITH SECTION R905.3.3. 	<p style="text-align: center;">GREEN BUILDING NOTES</p> <ol style="list-style-type: none"> PROJECTS WHICH DISTURB LESS THAN ONE ACRE OF SOIL AND ARE NOT PART OF A LARGER COMMON PLAN OF DEVELOPMENT WHICH IN TOTAL DISTURBS ONE ACRE OR MORE, SHALL MANAGE STORM WATER DRAINAGE DURING CONSTRUCTION, ONE OR MORE OF THE FOLLOWING MEASURES SHALL BE IMPLEMENTED TO PREVENT FLOODING OF ADJACENT PROPERTY, PREVENT EROSION AND RETAIN SOIL RUNOFF ON THE SITE (CGBSC 4.106.2): <ul style="list-style-type: none"> RETENTION BASINS OF SUFFICIENT SIZE SHALL BE UTILIZED TO RETAIN STORM WATER ON SITE WHERE STORM WATER IS CONVEYED TO A PUBLIC DRAINAGE SYSTEM, COLLECTION POINT, GUTTER, OR SIMILAR DISPOSAL METHOD, WATER SHALL BE FILTERED BY USE OF A BARRIER SYSTEM, WATTLE OR OTHER METHOD APPROVED BY THE ENFORCING AGENCY. ALL NEW RESIDENTIAL CONSTRUCTION WITH ATTACHED PRIVATE GARAGES SHALL HAVE THE FOLLOWING FOR ELECTRIC VEHICLE (EV) CHARGING STATIONS (CGBSC 4.106.4): <ul style="list-style-type: none"> INSTALL A MINIMUM 1-INCH CONDUIT CAPABLE OF SUPPLYING A 208/240V BRANCH CIRCUIT TO A SUITABLE BOX LOCATION FOR EV CHARGING. THE OTHER END SHALL TERMINATE TO THE MAIN SERVICE AND/OR SUBPANEL. THE MAIN PANEL AND/OR SUBPANEL SHALL BE OF SUFFICIENT SIZE TO INSTALL A 40-AMPERE DEDICATED BRANCH CIRCUIT. THE DEDICATED OVERCURRENT PROTECTION SPACE SHALL BE LABELED "EV CAPABLE". MULTIPLE SHOWER HEADS SERVING A SINGLE SHOWER SHALL HAVE A COMBINED FLOW RATE OF 1.8 GPM OR THE SHOWER SHALL BE DESIGNED TO ALLOW ONLY ONE SHOWER OUTLET TO BE IN OPERATION AT A TIME. (CGBSC 4.303.1.3.2) AT TIME OF FINAL INSPECTION, A BUILDING OPERATION AND MAINTENANCE MANUAL, COMPACT DISC, ETC SHALL BE PROVIDED CONTAINING THE FOLLOWING: (CGBSC 4.410.1) <ul style="list-style-type: none"> DIRECTIONS THAT MANUAL SHALL REMAIN ONSITE FOR THE LIFE OF THE BUILDING OPERATION AND MAINTENANCE INSTRUCTIONS FOR EQUIPMENT, APPLIANCES, ROOF/YARD DRAIN- AGE, IRRIGATION SYSTEMS, ETC. INFORMATION FROM LOCAL UTILITY, WATER AND WASTE RECOVERY PROVIDERS PUBLIC TRANSPORTATION AND CARPOOL OPTIONS MATERIAL REGARDING IMPORTANCE OF KEEPING HUMIDITY LEVELS BETWEEN 30-60 PERCENT INFORMATION REGARDING ROUTINE MAINTENANCE PROCEDURES STATE SOLAR ENERGY INCENTIVE PROGRAM INFORMATION A COPY OF ANY REQUIRED SPECIAL INSPECTION VERIFICATIONS THAT WERE REQUIRED (IF ANY) THE PROJECT SHALL MEET MINIMUM POLLUTANT CONTROL REQUIREMENTS FOR ADHESIVES, SEAL-ANTS, CAULKS, PAINTS, CARPET, RESILIENT FLOORING SYSTEMS, ETC. (CGBSC 4.504.2.1) DUCT OPENINGS RELATED TO HVAC SYSTEMS SHALL BE COVERED WITH TAPE, PLASTIC, SHEET METAL OR OTHER METHODS TO REDUCE THE AMOUNT OF WATER, DUST AND DEBRIS WHICH MAY ENTER THE SYSTEM. (CGBSC 4.504.1) <p>INFORMATION IDENTIFYING THE LOCATION OF THE REINFORCEMENT SHALL BE PLACED IN THE OPERATIONS AND MAINTENANCE MANUAL. (CRC R327.1.1)</p> <p>* EFFECTIVE JULY 1ST, 2024, AT LEAST ONE BATHROOM AND ONE BEDROOM ON THE ENTRY LEVEL SHALL PROVIDE A DOORWAY WITH A NET CLEAR OPENING OF NOT LESS THAN 32 INCHES MEASURED WITH THE DOOR OPEN AT A 90-DEGREE ANGLE. (CRC R327.1.3)</p> <p>DOORBELL BUTTONS SHALL BE INSTALLED NOT MORE THAN 48" ABOVE THE FINISHED FLOOR MEASURED TO THE TOP OF THE BUTTON. (CRC R327.1.4)</p>	

project

**Town of Paradise
Pre-Approved
ADU Program**

revisions

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description

**General
Notes**

date ## Month 20##

project no. 20##-xxxxxx

drawn by xxx/xxx

sheet no. **G0.2**

WILDLAND-URBAN INTERFACE (W.U.I.) CONFORMANCE CHECKLIST FOR STICK BUILT HOMES			PARADISE MUNICIPAL CODE	FIRE SPRINKLER NOTES
BARN	CRAFTSMAN	RANCH		
<p>PMC 8.58.060 DEFENSIBLE SPACE/HAZARDOUS FUEL MANAGEMENT REQUIREMENTS</p> <ul style="list-style-type: none"> <input type="checkbox"/> Maintain immediately around and adjacent to any building or structure free of combustible materials. Only noncombustible material shall be allowed within five (5) feet of any building or structure. No vegetation shall exist within or overhang within five (5) feet of the structure. Any overhanging limbs or branches shall be removed. All exterior walls shall have a six (6) inch noncombustible vertical clearance from grade. <input type="checkbox"/> All unattached accessory structures and outbuildings shall be a minimum of ten (10) feet away from the primary dwelling. <input type="checkbox"/> Remove or prune flammable plants and shrubs near windows and under eave vents (a recommended no-planting zone). Combustible materials shall not be stored under decks and the area under decks shall be maintained free of vegetative material. Decks or porches four (4) feet or less above the grade shall be fully enclosed to reduce the accumulation of debris with noncombustible wall material. Noncombustible, corrosion-resistant mesh material with openings not to exceed one-eighth (1/8) inch may be used. <input type="checkbox"/> Fencing material constructed of combustible material shall not be within five (5) feet from any structure. All fencing shall be a single line; back-to-back fencing is not permitted in which fences are nominally parallel and spaced less than three (3) feet apart. <p>701A.5 and R337.1.5 VEGETATION MANAGEMENT COMPLIANCE Provide documentation (on plot plan, or landscape plan) of compliance with PRC 4291. We suggest scheduling design/pre-construction meeting with the Fire Marshal to review/clarify what their requirements will be for your particular parcel/project.</p> <ul style="list-style-type: none"> <input type="checkbox"/> Plans shall specify and demonstrate requirement to maintain fire break: Remove and clear away all flammable vegetation or combustible growth for 30' from each side of building. <input type="checkbox"/> Remove any tree limbs within 10 feet of chimney outlet. <input type="checkbox"/> Eliminate any dead wood from trees overhanging building. Maintain the roof to be free of leaves, needles or dead vegetation. <input type="checkbox"/> Inspection and written approval by the Fire Marshal shall be obtained prior to final of the building permit (Fire Marshal to sign inspection card). 	<p>PMC 8.58.060 DEFENSIBLE SPACE/HAZARDOUS FUEL MANAGEMENT REQUIREMENTS</p> <ul style="list-style-type: none"> <input type="checkbox"/> Maintain immediately around and adjacent to any building or structure free of combustible materials. Only noncombustible material shall be allowed within five (5) feet of any building or structure. No vegetation shall exist within or overhang within five (5) feet of the structure. Any overhanging limbs or branches shall be removed. 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Maintain the roof to be free of leaves, needles or dead vegetation. <input type="checkbox"/> Inspection and written approval by the Fire Marshal shall be obtained prior to final of the building permit (Fire Marshal to sign inspection card). 	<ol style="list-style-type: none"> THE ENTIRE ROOF COVERING OF EVERY NEW STRUCTURE SHALL BE A MINIMUM CLASS "A" ROOF COVERING. [PMC 15.02.230] (EXISTING) ANY ROOF COVERING MATERIAL APPLIED IN THE ALTERATION, REPAIR OR REPLACEMENT OF THE ROOF OF THE EXISTING STRUCTURE SHALL BE A MINIMUM OF A CLASS "A" ROOF COVERING. THE ENTIRE ROOF COVERING OF EVERY EXISTING STRUCTURE WHERE MORE THAN 50 PERCENT OF THE TOTAL ROOF AREA IS REPLACED WITHIN A ONE-YEAR PERIOD SHALL BE A MINIMUM OF A CLASS "A" ROOF COVERING. [PMC 15.03.080] ONE EXTERIOR APPROVED AUDIBLE SPRINKLER WATER FLOW ALARM DEVICE SHALL BE CONNECTED TO EVERY AUTOMATIC FIRE SPRINKLER SYSTEM IN AN APPROVED LOCATION. SUCH DEVICE SHALL BE ACTIVATED BY WATER FLOW EQUIVALENT TO THE FLOW OF A SINGLE SPRINKLER OF THE SMALLEST ORIFICE SIZE INSTALLED IN THE SYSTEM. [PMC 15.03.060] FOR THE PURPOSES OF ENFORCING THE PROVISIONS OF THE CALIFORNIA FIRE CODE, CALIFORNIA BUILDING CODE, AND THE CALIFORNIA RESIDENTIAL BUILDING CODE, ANY WORK, ADDITION TO, REMODEL, REPAIR, RENOVATION, OR ALTERATION OF ANY BUILDING(S) OR STRUCTURE(S) SHALL BE CONSIDERED "NEW CONSTRUCTION" WHEN 50 PERCENT OR MORE OF THE EXTERIOR WEIGHT BEARING WALLS ARE REMOVED OR DEMOLISHED. [PMC 15.03.050] (ACCESS ROADS) FIRE APPARATUS ACCESS ROADS SHALL HAVE AN UNOBSTRUCTED WIDTH OF NOT LESS THAN 20 FEET, EXCLUSIVE OF SHOULDERS, EXCEPT FOR APPROVED SECURITY GATES IN ACCORDANCE WITH SECTION (CFC 503.6), AND AN UNOBSTRUCTED VERTICAL CLEARANCE OF NOT LESS THAN 13 FEET 6 INCHES. EXCEPTION: RESIDENTIAL DRIVEWAYS SHALL COMPLY WITH TOWN OF PARADISE ROAD STANDARDS. [PMC 15.09.120] FIRE APPARATUS ACCESS ROADS SHALL BE DESIGNED AND MAINTAINED TO SUPPORT THE IMPOSED LOAD OF FIRE APPARATUS AT 75,000 POUNDS AND SHALL BE SURFACED SO AS TO PROVIDE ALL-WEATHER DRIVING CAPABILITIES. [PMC 15.09.130] ROADWAY DESIGN FEATURES (SPEED BUMPS, SPEED HUMPS, SPEED CONTROL DIPPS, ETC.) WHICH MAY INTERFERE WITH EMERGENCY APPARATUS RESPONSES SHALL NOT BE INSTALLED ON FIRE APPARATUS ACCESS ROADWAYS. [PMC 15.09.140] (SLOPES) BERMS, SWALES OR OTHER DEVICES SHALL BE PROVIDED AT THE TOP OF CUT OR FILL SLOPES TO PREVENT SURFACE WATERS FROM OVERFLOWING ONTO AND DAMAGING THE FACE OF THE SLOPE. GUTTERS OR OTHER SPECIAL DRAINAGE CONTROLS SHALL BE PROVIDED WHERE THE PROXIMITY OF RUNOFF FROM BUILDINGS OR OTHER STRUCTURES IS SUCH AS TO POSE A POTENTIAL HAZARD TO SLOPE INTEGRITY. [PMC 15.02.210] BUILDINGS OF AN ACCESSORY CHARACTER CLASSIFIED AS GROUP U OCCUPANCY AND NOT EXCEEDING 120 SQUARE FEET IN FLOOR AREA, WHEN LOCATED AT LEAST 50 FEET FROM AN APPLICABLE BUILDING (AS WRITTEN IN CURRENT CODE). [PMC 15.03.070] (CRC 337.1.3) BUILDINGS OF AN ACCESSORY CHARACTER CLASSIFIED AS GROUP U OCCUPANCY EXCEEDING 120 SQUARE FEET IN SIZE, BASED ON THE EXTERIOR MEASUREMENTS OF THE STRUCTURE, SHALL COMPLY WITH SECTION R337 AND WILDLAND URBAN INTERFACE REQUIREMENTS. [PMC 15.03.070] ROOF GUTTERS OF A NON-COMBUSTIBLE MATERIAL SHALL BE PROVIDED WITH MEANS OF PREVENTING ACCUMULATION OF LEAVES AND DEBRIS IN THE GUTTER. [PMC 15.03.070] (R337.5.4) APPLICABILITY. THE USE OF ANY SITE STRUCTURE COMPOSED OF RAILROAD TIE MATERIAL (OR SIMILAR MATERIAL TREATED WITH CREOSOTE AND/OR FLAMMABLE FLUID/LIQUID) SHALL BE UNLAWFUL AND PROHIBITED [PMC 17.06.960] DEFENSIBLE SPACE/HAZARDOUS FUELS REDUCTION REQUIREMENTS MAINTAIN IMMEDIATELY AROUND AND ADJACENT TO ANY BUILDING OR STRUCTURE FREE OF COMBUSTIBLE MATERIALS SUCH AS FIREWOOD, LUMBER AND RUBBISH. COMBUSTIBLE MATERIALS SHALL NOT BE STORED UNDER DECKS AND THE AREA UNDER DECKS SHALL BE MAINTAINED TO BE FREE OF VEGETATIVE MATERIAL. DECKS OR PORCHES FOUR (4) FEET OR LESS ABOVE THE GRADE SHALL BE FULLY ENCLOSED TO REDUCE THE ACCUMULATION OF DEBRIS WITH NONCOMBUSTIBLE WALL MATERIAL. NONCOMBUSTIBLE, CORROSION-RESISTANT MESH MATERIAL WITH OPENINGS NOT TO EXCEED 1/8" INCH MAY BE USED. FENCING MATERIAL CONSTRUCTED OF COMBUSTIBLE MATERIAL MUST REMAIN 5 FEET AWAY FROM ANY BUILDING OR STRUCTURE. ONLY NONCOMBUSTIBLE MATERIAL SHALL BE ALLOWED WITHIN FIVE (5) FEET OF ANY BUILDING OR STRUCTURE. NO VEGETATION SHALL EXIST WITHIN OR OVERHANG WITHIN 5 FT OF THE STRUCTURE. ANY OVERHANGING LIMBS OR BRANCHES SHALL BE REMOVED. ALL EXTERIOR WALLS SHALL HAVE A SIX-INCH NONCOMBUSTIBLE VERTICAL CLEARANCE FROM GRADE. ALL UNATTACHED ACCESSORY STRUCTURES AND OUTBUILDINGS SHALL BE A MINIMUM OF TEN (10) FEET AWAY FROM THE PRIMARY DWELLING. CLEAN ROOFS AND GUTTERS OF DEAD LEAVES, DEBRIS AND PINE NEEDLES. IN ADDITION TO THE MANAGEMENT OF COMBUSTIBLE MATERIAL AROUND A STRUCTURE OR BUILDING THE FOLLOWING SHALL BE ACCOMPLISHED: 1) REPLACE OR REPAIR ANY LOOSE OR MISSING SHINGLES OR ROOF TILES TO PREVENT EMBER PENETRATION. 2) PROVIDE AND MAINTAIN A SCREEN OVER THE OUTLET OF EVERY CHIMNEY OR STOVEPIPE THAT IS ATTACHED TO ANY FIREPLACE, STOVE, OR OTHER DEVICE THAT BURNS ANY SOLID OR LIQUID FUEL. THE SCREEN SHALL BE CONSTRUCTED OF NONFLAMMABLE MATERIAL WITH OPENINGS OF NOT MORE THAN 1/2 INCH. [PMC 8.58.060] 	<ol style="list-style-type: none"> IF FIRE SPRINKLERS ARE REQUIRED AT PROPOSED ADU THEN THE FOLLOWING NOTES APPLY. AUTOMATIC FIRE SPRINKLER SYSTEM - AN AUTOMATIC FIRE SPRINKLER SYSTEM SHALL BE INSTALLED AS PER NFPA 13D THE MOST CURRENT EDITION. DETAILED SPRINKLER PLANS SHALL BE SUBMITTED TO THE BUILDING DEPARTMENT AND APPROVED PRIOR TO INSTALLATION. SECTION 903.2.1 GROUP R AN AUTOMATIC SPRINKLER SYSTEM INSTALLED IN ACCORDANCE WITH SECTION 903.3 SHALL BE PROVIDED THROUGHOUT ALL BUILDINGS WITH A GROUP R FIRE AREA. THIS INCLUDES SINGLE FAMILY DWELLINGS, MULTI-FAMILY DWELLINGS AND ALL RESIDENTIAL CARE FACILITIES REGARDLESS OF OCCUPANT LOAD. SECTION 903.2.1.1 ADDITIONS AN AUTOMATIC SPRINKLER SYSTEM INSTALLED IN ACCORDANCE WITH 903.3 MAY BE REQUIRED TO BE INSTALLED THROUGHOUT STRUCTURES WHEN THE ADDITION IS MORE THAN 50% OF THE EXISTING BUILDING OR WHEN THE ALTERED BUILDING WILL EXCEED A FIRE FLOW OF 1,500 GALLONS PER MINUTE AS CALCULATED PER SECTION 507.3. THE FIRE CODE OFFICIAL MAY REQUIRE AN AUTOMATIC SPRINKLER SYSTEM BE INSTALLED IN BUILDINGS WHERE NO WATER MAIN EXISTS TO PROVIDE THE REQUIRED FIRE FLOW OR WHERE A SPECIAL HAZARD EXISTS SUCH AS: POOR ACCESS ROADS, GRADE, BLUFFS AND CANYON RIMS, HAZARDOUS BRUSH AND RESPONSE TIMES GREATER THAN 5 MINUTES BY A FIRE DEPARTMENT. SECTION 903.2.1.2 REMODELS OR RECONSTRUCTION AN AUTOMATIC SPRINKLER SYSTEM INSTALLED IN ACCORDANCE WITH SECTION 903.3 MAY BE REQUIRED IF THE SCOPE OF WORK INCLUDES SIGNIFICANT MODIFICATION TO THE INTERIOR AND/OR ROOF OF THE BUILDING, AND THE COST OF THE INSTALLATION DOES NOT EXCEED 15 PERCENT OF THE CONSTRUCTION COSTS OF THE REMODEL. LOCATION AND SIZE OF WATER SERVICE UNDERGROUND SHALL BE INSTALLED AS SHOWN ON APPROVED FIRE SPRINKLER PLANS. A MINIMUM 1 INCH WATER SHALL BE INSTALLED. A FIRE UNDERGROUND FLUSH CERTIFICATION SHALL BE REQUIRED AT FINAL INSPECTION. A HYDRO INSPECTION OF THE FIRE SPRINKLER SYSTEM IS REQUIRED PRIOR TO FRAME INSPECTION. ONLY THE NEW PIPING SHALL BE TESTED.
WILDLAND URBAN INTERFACE (WUI) NOTES				
			<p>BY USING THESE PERMIT READY CONSTRUCTION DOCUMENTS, THE RECIPIENT ACKNOWLEDGES, ACCEPTS AND VOLUNTARILY AFFIRMS THE FOLLOWING CONDITIONS:</p> <p>1. THE USE OF THIS INFORMATION IS RESTRICTED TO THE ORIGINAL PROJECT FOR WHICH IT WAS PREPARED FOR THE PERMIT READY ACCESSORY DWELLING UNIT (ADU) PROGRAM FOR THE TOWN OF PARADISE ONLY. THIS IS A LIMITED SET OF STANDARDIZED ADU PLANS AND SPECIFICATIONS APPROVED BY THE TOWN OF PARADISE BUILDING DEPARTMENT. BUILDING CODES DO CHANGE OVER TIME AND RECIPIENT SHALL ENSURE FULL COMPLIANCE UNDER ALL CODES THEN IN EFFECT AT THE TIME OF THE SUBJECT PERMIT. THIS DOES NOT ELIMINATE OR REDUCE THE RECIPIENT'S RESPONSIBILITY TO VERIFY ANY AND ALL INFORMATION RELEVANT TO THE RECIPIENT'S WORK AND RESPONSIBILITY ON THIS PROJECT. DESIGN PATH STUDIO SHALL NOT BE RESPONSIBLE FOR TRANSLATION ERRORS; DO NOT USE THESE CONSTRUCTION DOCUMENTS IF THE PERMIT HAS EXPIRED OR IS REVOKED AT ALL.</p> <p>2. THE RECIPIENT RECOGNIZES AND ACKNOWLEDGES THAT THE USE OF THIS INFORMATION WILL BE AT THEIR SOLE RISK AND WITHOUT ANY LIABILITY OR LEGAL EXPOSURE TO DESIGN PATH STUDIO. NO WARRANTIES OF ANY NATURE, WHETHER EXPRESS OR IMPLIED, SHALL ATTACH TO THESE DOCUMENTS AND THE INFORMATION CONTAINED THEREON. ANY USE, REUSE, OR ALTERATION OF THESE DOCUMENTS BY THE RECIPIENT OR BY OTHERS WILL BE AT THE RECIPIENT'S RISK AND FULL LEGAL RESPONSIBILITY. FURTHERMORE, THE RECIPIENT WILL, TO THE FULLEST EXTENT PERMITTED BY LAW, DEFEND, INDEMNIFY AND HOLD DESIGN PATH STUDIO AND ITS ARCHITECTS HARMLESS FROM ANY AND ALL CLAIMS, SUITS, LIABILITY, DEMANDS, JUDGMENTS, OR COSTS ARISING OUT OF OR RESULTING THERE FROM ANY USE OF THESE CONSTRUCTION DOCUMENTS FOR OR ON ACCOUNT OF ANY INJURY, DEATH, DAMAGE OR LOSS TO PERSONS OR PROPERTY, DIRECT OR CONSEQUENTIAL DAMAGES IN ANY AMOUNT. THIS INDEMNITY DOES NOT APPLY TO THE SOLE NEGLIGENCE OR WILLFUL MISCONDUCT OF DESIGN PATH STUDIO OR ITS ARCHITECTS.</p> <p>3. THE DESIGNS REPRESENTED BY THESE PLANS OR IMPLIED, SHALL BE COPYRIGHTED AND ARE SUBJECT TO COPYRIGHT PROTECTION.</p> <p>4. IF THE RECIPIENT DOES NOT AGREE WITH THE ABOVE CONDITIONS, DO NOT PROCEED WITH CONSTRUCTION OF AN ADU OR OTHER IMPROVEMENT UNDER THESE PLANS AT ALL.</p>	

OSFM LISTED WILDLAND URBAN INTERFACE (WUI) PRODUCTS AND ASSEMBLIES

BARN	CRAFTSMAN	RANCH	COOP
<p align="center">ROOF</p> <p>Non-Wood Roof Covering/Assemblies for WUI (ASTM E 108, SFM Listing Category 8180)</p> <p>LISTING No. 8180-2299:0501 CATEGORY: 8180 -- NON-WOOD ROOF COVERING/ASSEMBLIES FOR WILDLAND URBAN INTERFACE (W.U.I) LISTEE: Metal Sales Manufacturing Corporation 545 South 3rd Street, Suite 200, Louisville, KY 40202 Contact: David Stermer (502) 855-4342 Fax (502) 855-4242 Email: dstermer@metalsales.us.com Metal Sales Image II™ 16" wide 26 GA Standing Seam Metal Roof System Deck: 5:12 Slope Nominal 7/16" OSB sheathing. Max. 1/8" gap in all joints fastened with 2" nails, 8" OC spacing. Nominal 1/2" Densdeck installed per manufacturer's instructions for joints (staggered from sheathing) fastened with 8 -2" nails per 4x8' sheet. Underlayment: Titanium UDL 30® stapled to face with 3" overlap. Roof Covering: Metal Sales Image II™ 16" wide 26 GA Standing Seam Metal Roof System with rib/joint placed 6" from OSB joint fastened with #10-12 (1") pancake head wood screws in the nail strip. Refer to listee's data sheet for additional detailed product description. RATING: Class A</p>	<p align="center">ROOF</p> <p>Non-Wood Roof Covering/Assemblies for WUI (ASTM E 108, SFM Listing Category 8180)</p> <p>LISTING No. 8180-2299:0501 CATEGORY: 8180 -- NON-WOOD ROOF COVERING/ASSEMBLIES FOR WILDLAND URBAN INTERFACE (W.U.I) LISTEE: Metal Sales Manufacturing Corporation 545 South 3rd Street, Suite 200, Louisville, KY 40202 Contact: David Stermer (502) 855-4342 Fax (502) 855-4242 Email: dstermer@metalsales.us.com Metal Sales Image II™ 16" wide 26 GA Standing Seam Metal Roof System Deck: 5:12 Slope Nominal 7/16" OSB sheathing. Max. 1/8" gap in all joints fastened with 2" nails, 8" OC spacing. Nominal 1/2" Densdeck installed per manufacturer's instructions for joints (staggered from sheathing) fastened with 8 -2" nails per 4x8' sheet. Underlayment: Titanium UDL 30® stapled to face with 3" overlap. Roof Covering: Metal Sales Image II™ 16" wide 26 GA Standing Seam Metal Roof System with rib/joint placed 6" from OSB joint fastened with #10-12 (1") pancake head wood screws in the nail strip. Refer to listee's data sheet for additional detailed product description. RATING: Class A</p>	<p align="center">ROOF</p> <p>Non-Wood Roof Covering/Assemblies for WUI (ASTM E 108, SFM Listing Category 8180)</p> <p>LISTING No. 8180-2299:0501 CATEGORY: 8180 -- NON-WOOD ROOF COVERING/ASSEMBLIES FOR WILDLAND URBAN INTERFACE (W.U.I) LISTEE: Metal Sales Manufacturing Corporation 545 South 3rd Street, Suite 200, Louisville, KY 40202 Contact: David Stermer (502) 855-4342 Fax (502) 855-4242 Email: dstermer@metalsales.us.com Metal Sales Image II™ 16" wide 26 GA Standing Seam Metal Roof System Deck: 5:12 Slope Nominal 7/16" OSB sheathing. Max. 1/8" gap in all joints fastened with 2" nails, 8" OC spacing. Nominal 1/2" Densdeck installed per manufacturer's instructions for joints (staggered from sheathing) fastened with 8 -2" nails per 4x8' sheet. Underlayment: Titanium UDL 30® stapled to face with 3" overlap. Roof Covering: Metal Sales Image II™ 16" wide 26 GA Standing Seam Metal Roof System with rib/joint placed 6" from OSB joint fastened with #10-12 (1") pancake head wood screws in the nail strip. Refer to listee's data sheet for additional detailed product description. RATING: Class A</p>	<p align="center">ROOF</p> <p>Non-Wood Roof Covering/Assemblies for WUI (ASTM E 108, SFM Listing Category 8180)</p> <p>LISTING No. 8180-2299:0501 CATEGORY: 8180 -- NON-WOOD ROOF COVERING/ASSEMBLIES FOR WILDLAND URBAN INTERFACE (W.U.I) LISTEE: Metal Sales Manufacturing Corporation 545 South 3rd Street, Suite 200, Louisville, KY 40202 Contact: David Stermer (502) 855-4342 Fax (502) 855-4242 Email: dstermer@metalsales.us.com Metal Sales Image II™ 16" wide 26 GA Standing Seam Metal Roof System Deck: 5:12 Slope Nominal 7/16" OSB sheathing. Max. 1/8" gap in all joints fastened with 2" nails, 8" OC spacing. Nominal 1/2" Densdeck installed per manufacturer's instructions for joints (staggered from sheathing) fastened with 8 -2" nails per 4x8' sheet. Underlayment: Titanium UDL 30® stapled to face with 3" overlap. Roof Covering: Metal Sales Image II™ 16" wide 26 GA Standing Seam Metal Roof System with rib/joint placed 6" from OSB joint fastened with #10-12 (1") pancake head wood screws in the nail strip. Refer to listee's data sheet for additional detailed product description. RATING: Class A</p>
<p align="center">UNDER EAVE</p> <p>(SFM Standard 12-7A-3, SFM Listing Category 8160)</p> <p>LISTING No. 8160-2026:0006 CATEGORY: 8160 -- UNDER EAVE FOR WILDLAND URBAN INTERFACE (W.U.I.) LISTEE: JAMES HARDIE BUILDING PRODUCTS, INC. 10901 Elm Avenue, Fontana, CA 92337 Contact: Rathisha Sabaratnam (909) 641-0498 Fax (909) 427-0634 Email: rathisha.sabaratnam@jhresearchusa.com DESIGN: "CemSoffit®" un-vented, fiber-cement soffit, 3/16" thick and ¼" thick, under eave material. Refer to the manufacturer's installation instructions and product data sheets. RATING: Noncombustible</p>	<p align="center">VENTS</p> <p>(ASTM E 2886/2886M, E 2912, SFM Listing Category 8165)</p> <p>LISTING No. 8165-2192:0500 CATEGORY: 8165 -- VENTS FOR WILDLAND URBAN INTERFACE (W.U.I.) LISTEE: Vulcan Technologies8 Commercial Blvd, Suite E, Novato, CA 94949 Contact: Larry Dumm (916) 626-2400 Fax (916) 647-0477 Email: Larry@newcalmetals.com DESIGN: Models VER2, VER2M, VER3, VER3M, VER4, VER4M, and VER6M Vulcan Eave Round Vents. Products are in sizes 2", 3", 4", or 6" diameter opening with a 1/4" flange, and a depth of 3/4". The vents are manufactured out of 0.020" aluminum incorporating a 5mm hexagonal aluminum matrix core made of 0.05mm aluminum foil with an intumescent coating underneath the louver cap. Models with "M" contain a stainless steel, type 304 woven, 1/16" opening mesh screen, installed between the louvers and the honeycomb core. Refer to manufacturer's installation instructions and product data sheets. RATING: Tested in accordance with ASTM E2886</p>	<p align="center">VENTS</p> <p>(ASTM E 2886/2886M, E 2912, SFM Listing Category 8165)</p> <p>LISTING No. 8165-2192:0500 CATEGORY: 8165 -- VENTS FOR WILDLAND URBAN INTERFACE (W.U.I.) LISTEE: Vulcan Technologies8 Commercial Blvd, Suite E, Novato, CA 94949 Contact: Larry Dumm (916) 626-2400 Fax (916) 647-0477 Email: Larry@newcalmetals.com DESIGN: Models VER2, VER2M, VER3, VER3M, VER4, VER4M, and VER6M Vulcan Eave Round Vents. Products are in sizes 2", 3", 4", or 6" diameter opening with a 1/4" flange, and a depth of 3/4". The vents are manufactured out of 0.020" aluminum incorporating a 5mm hexagonal aluminum matrix core made of 0.05mm aluminum foil with an intumescent coating underneath the louver cap. Models with "M" contain a stainless steel, type 304 woven, 1/16" opening mesh screen, installed between the louvers and the honeycomb core. Refer to manufacturer's installation instructions and product data sheets. RATING: Tested in accordance with ASTM E2886</p>	<p align="center">VENTS</p> <p>(ASTM E 2886/2886M, E 2912, SFM Listing Category 8165)</p> <p>LISTING No. 8165-2192:0500 CATEGORY: 8165 -- VENTS FOR WILDLAND URBAN INTERFACE (W.U.I.) LISTEE: Vulcan Technologies8 Commercial Blvd, Suite E, Novato, CA 94949 Contact: Larry Dumm (916) 626-2400 Fax (916) 647-0477 Email: Larry@newcalmetals.com DESIGN: Models VER2, VER2M, VER3, VER3M, VER4, VER4M, and VER6M Vulcan Eave Round Vents. Products are in sizes 2", 3", 4", or 6" diameter opening with a 1/4" flange, and a depth of 3/4". The vents are manufactured out of 0.020" aluminum incorporating a 5mm hexagonal aluminum matrix core made of 0.05mm aluminum foil with an intumescent coating underneath the louver cap. Models with "M" contain a stainless steel, type 304 woven, 1/16" opening mesh screen, installed between the louvers and the honeycomb core. Refer to manufacturer's installation instructions and product data sheets. RATING: Tested in accordance with ASTM E2886</p>
<p align="center">EXTERIOR WALL SIDING</p> <p>(SFM Standard 12-7A-1, SFM Listing Category 8140)</p> <p>CATEGORY: 8140 -- EXTERIOR WALL SIDING AND SHEATHING FOR WILDLAND URBAN INTERFACE (W.U.I) JAMES HARDIE BUILDING PRODUCTS, INC. 10901 Elm Avenue, Fontana, CA 92337 Contact: Rathisha Sabaratnam (909) 641-0498 Fax (909) 427-0634 Email: rathisha.sabaratnam@jhresearchusa.com</p> <p>LISTING No. 8140-2026:0003 DESIGN: "Cempanel®" vertical siding, fiber-cement, 5/16" thick. Refer to the manufacturer's installation instructions and product data sheets.</p>	<p align="center">UNDER EAVE</p> <p>(SFM Standard 12-7A-3, SFM Listing Category 8160)</p> <p>LISTING No. 8160-2026:0006 CATEGORY: 8160 -- UNDER EAVE FOR WILDLAND URBAN INTERFACE (W.U.I.) LISTEE: JAMES HARDIE BUILDING PRODUCTS, INC. 10901 Elm Avenue, Fontana, CA 92337 Contact: Rathisha Sabaratnam (909) 641-0498 Fax (909) 427-0634 Email: rathisha.sabaratnam@jhresearchusa.com DESIGN: "CemSoffit®" un-vented, fiber-cement soffit, 3/16" thick and ¼" thick, under eave material. Refer to the manufacturer's installation instructions and product data sheets. RATING: Noncombustible</p>	<p align="center">UNDER EAVE</p> <p>(SFM Standard 12-7A-3, SFM Listing Category 8160)</p> <p>LISTING No. 8160-2026:0006 CATEGORY: 8160 -- UNDER EAVE FOR WILDLAND URBAN INTERFACE (W.U.I.) LISTEE: JAMES HARDIE BUILDING PRODUCTS, INC. 10901 Elm Avenue, Fontana, CA 92337 Contact: Rathisha Sabaratnam (909) 641-0498 Fax (909) 427-0634 Email: rathisha.sabaratnam@jhresearchusa.com DESIGN: "CemSoffit®" un-vented, fiber-cement soffit, 3/16" thick and ¼" thick, under eave material. Refer to the manufacturer's installation instructions and product data sheets. RATING: Noncombustible</p>	<p align="center">UNDER EAVE</p> <p>(SFM Standard 12-7A-3, SFM Listing Category 8160)</p> <p>LISTING No. 8160-2026:0006 CATEGORY: 8160 -- UNDER EAVE FOR WILDLAND URBAN INTERFACE (W.U.I.) LISTEE: JAMES HARDIE BUILDING PRODUCTS, INC. 10901 Elm Avenue, Fontana, CA 92337 Contact: Rathisha Sabaratnam (909) 641-0498 Fax (909) 427-0634 Email: rathisha.sabaratnam@jhresearchusa.com DESIGN: "CemSoffit®" un-vented, fiber-cement soffit, 3/16" thick and ¼" thick, under eave material. Refer to the manufacturer's installation instructions and product data sheets. RATING: Noncombustible</p>
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<p align="center">DESIGN PATH STUDIO architecture + planning DESIGNPATHSTUDIO.COM</p> <p>BY USING THESE PERMIT READY CONSTRUCTION DOCUMENTS, THE RECIPIENT ACKNOWLEDGES, ACCEPTS AND VOLUNTARILY AFFIRMS THE FOLLOWING CONDITIONS: 1. THE USE OF THIS INFORMATION IS RESTRICTED TO THE ORIGINAL PROJECT FOR WHICH IT WAS PREPARED FOR THE PERMIT READY ACCESSORY DWELLING UNIT (ADU) PROGRAM FOR THE TOWN OF PARADISE ONLY. THIS IS A LIMITED SET OF STANDARDIZED ADU PLANS AND SPECIFICATIONS APPROVED BY THE TOWN OF PARADISE BUILDING DEPARTMENT. BUILDING CODES DO CHANGE OVER TIME AND RECIPIENT SHALL ENSURE FULL COMPLIANCE UNDER ALL CODES THEN IN EFFECT AT THE TIME OF THE SUBJECT PERMIT. THIS DOES NOT ELIMINATE OR REDUCE THE RECIPIENT'S RESPONSIBILITY TO VERIFY ANY AND ALL INFORMATION RELEVANT TO THE RECIPIENT'S WORK AND RESPONSIBILITY ON THIS PROJECT. DESIGN PATH STUDIO SHALL NOT BE RESPONSIBLE FOR TRANSLATION ERRORS; DO NOT USE THESE CONSTRUCTION DOCUMENTS IF THE PERMIT HAS EXPIRED OR IS REVOKED AT ALL. 2. THE RECIPIENT RECOGNIZES AND ACKNOWLEDGES THAT THE USE OF THIS INFORMATION WILL BE AT THEIR SOLE RISK AND WITHOUT ANY LIABILITY OR LEGAL EXPOSURE TO DESIGN PATH STUDIO. NO WARRANTIES OF ANY NATURE, WHETHER EXPRESS OR IMPLIED, SHALL ATTACH TO THESE DOCUMENTS AND THE INFORMATION CONTAINED THEREON. ANY USE, REUSE, OR ALTERATION OF THESE DOCUMENTS BY THE RECIPIENT OR BY OTHERS WILL BE AT THE RECIPIENT'S RISK AND FULL LEGAL RESPONSIBILITY. FURTHERMORE, THE RECIPIENT WILL, TO THE FULLEST EXTENT PERMITTED BY LAW, DEFEND, INDEMNIFY AND HOLD DESIGN PATH STUDIO AND ITS ARCHITECTS HARMLESS FROM ANY AND ALL CLAIMS, SUITS, LIABILITY, DEMANDS, JUDGMENTS, OR COSTS ARISING OUT OF OR RESULTING THEREFROM IN ANY USE OF THESE CONSTRUCTION DOCUMENTS FOR OR ON ACCOUNT OF ANY INJURY, DEATH, DAMAGE OR LOSS TO PERSONS OR PROPERTY, DIRECT OR CONSEQUENTIAL DAMAGES IN ANY AMOUNT. THIS INDEMNITY DOES NOT APPLY TO THE SOLE NEGLIGENCE OR WILLFUL MISCONDUCT OF DESIGN PATH STUDIO OR ITS ARCHITECTS. 3. THE DESIGNS REPRESENTED BY THESE PLANS ARE COPYRIGHTED AND ARE SUBJECT TO COPYRIGHT PROTECTION. 4. IF THE RECIPIENT DOES NOT AGREE WITH THE ABOVE CONDITIONS, DO NOT PROCEED WITH CONSTRUCTION OF AN ADU OR OTHER IMPROVEMENT UNDER THESE PLANS AT ALL.</p> <p>project</p> <p>Town of Paradise Pre-Approved ADU Program</p> <p>revisions</p> <p>△ △ △ △ △</p> <p>description</p> <p>Wildland Urban Interface Products</p> <p>date ## Month 20##</p> <p>project no. 20##_xxxxx</p> <p>drawn by xxx/xxx</p> <p>sheet no. G0.5</p>
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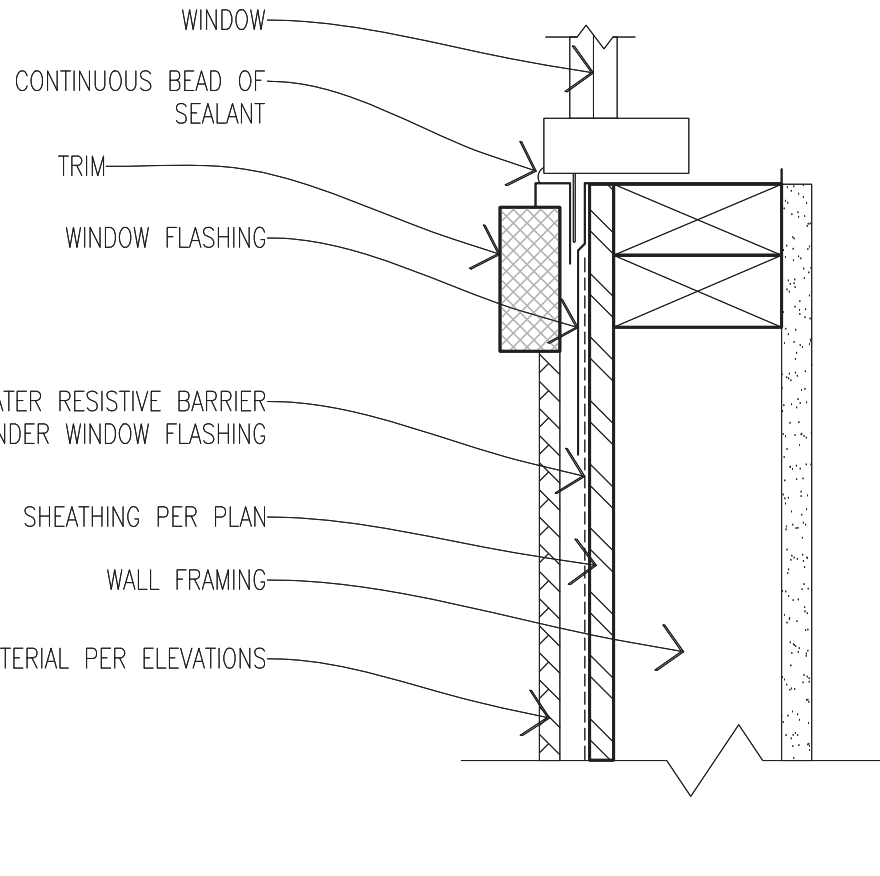
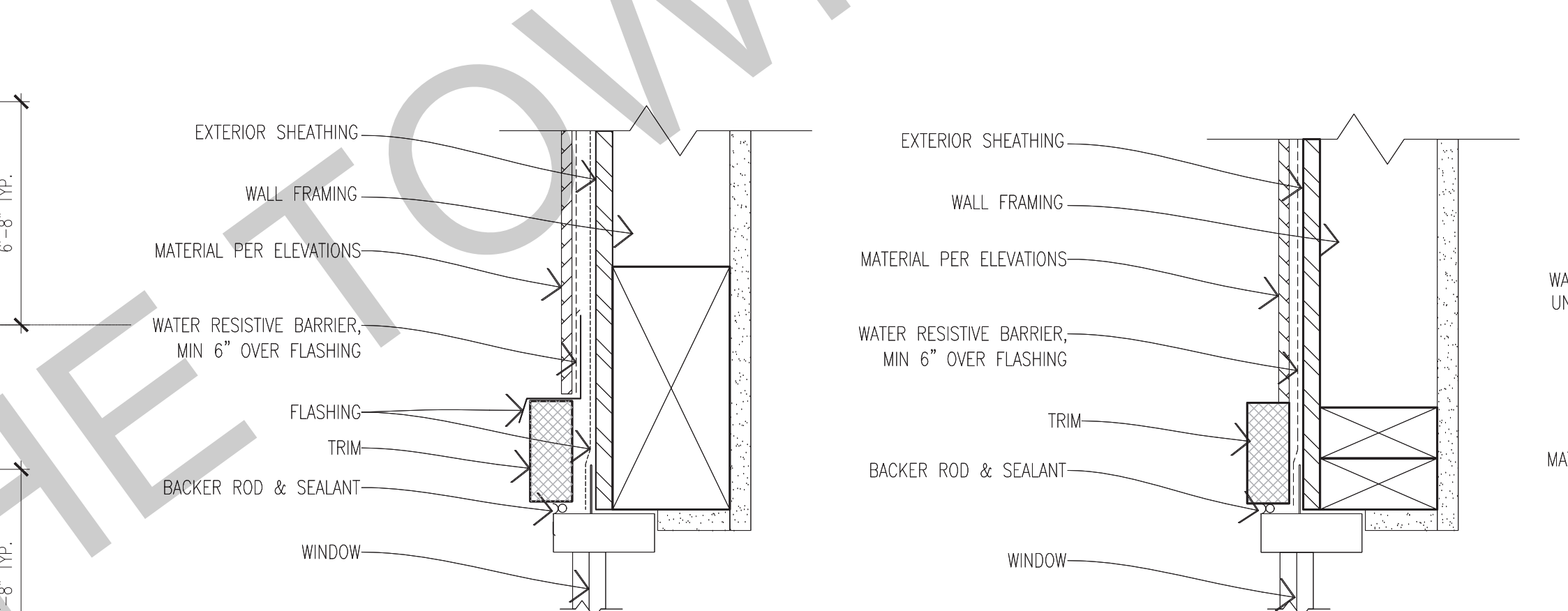
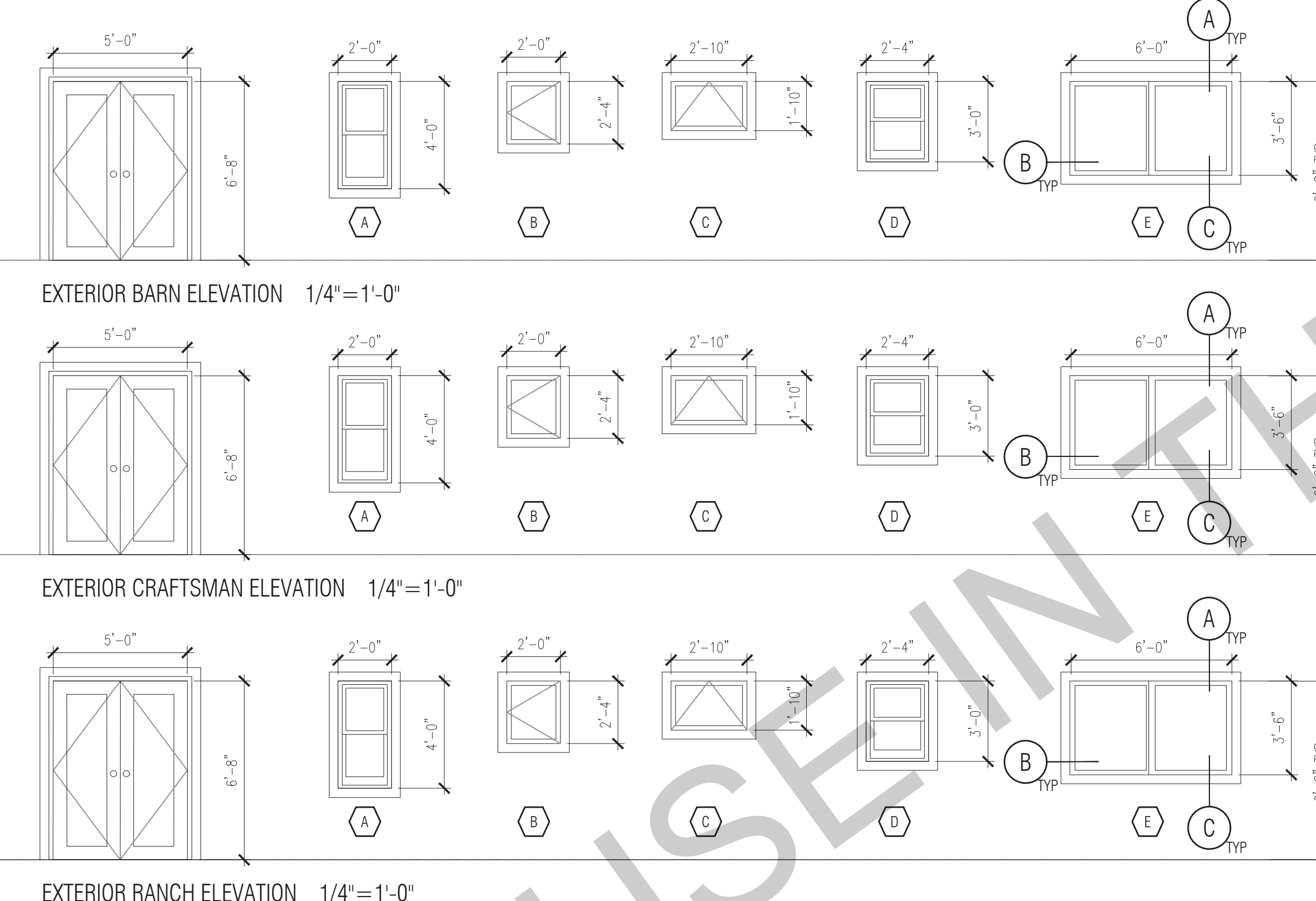
FOR USE ONLY

WINDOW SCHEDULE								
WINDOW	WINDOW SIZE		OPER.	QNTY	FRAME	HEAD HEIGHT	LOCATION	REMARKS
	WIDTH	HEIGHT						
A	2'-0"	4'-0"	SINGLE HUNG	2	VINYL	6'-8"	LIVING ROOM	TEMPERED
B	2'-0"	2'-4"	CASEMENT	3	VINYL	6'-8"	LIVING ROOM & BATHROOM	TEMPERED
C	2'-10"	1'-10"	AWNING	1	VINYL	6'-8"	BATHROOM	TEMPERED
D	2'-4"	3'-0"	SINGLE HUNG	1	VINYL	6'-8"	KITCHEN	TEMPERED
E	6'-0"	3'-6"	SLIDER	1	VINYL	6'-8"	LIVING ROOM	TEMPERED

DOOR SCHEDULE										
DOOR	DOOR TYPE	DOOR SIZE			CORE	MATERIAL	FRAME	LOCATION	REMARKS	
		WIDTH	HEIGHT	THICK.						
1	FRENCH DOOR	5'-0"	6'-8"	1-3/4"	GL	VNL/GLASS	VINYL	FRONT ENTRY		
2	SINGLE DOOR	2'-6"	6'-8"	1-3/4"	HLW	WOOD	WD	WATER HEATER CLOSET	LOUVERED	
3	CLOSET DOOR	4'-8"	6'-8"	1-3/4"	HLW	WOOD	WD	CLOSET		
4	BI-FOLD DOOR	3'-0"	6'-8"	1-3/4"	HLW	WOOD	WD	WASH ROOM		
5	SINGLE DOOR	3'-0"	6'-8"	1-3/4"	HLW	WOOD	WD	BATHROOM		

- ### WINDOW NOTES
- SEE EXTERIOR ELEVATION FOR DIRECTION OF OPERATION OF WINDOWS (ALL OPERABLE WINDOWS TO HAVE SCREENS).
 - ALL WINDOW DIMENSIONS PERTAIN TO ROUGH OPENINGS (R.O.), CONTRACTOR TO FIELD VERIFY ACTUAL DIMENSIONS FOR WINDOWS
 - ALL GLAZING WILL BE INSTALLED WITH A CERTIFYING LABEL ATTACHED, SHOWING THE NFRC LABEL.
 - ALL GLAZING SHALL BE SPECTRALLY SELECTIVE LOW E COATED TO MEET TITLE 24 ENERGY REQUIREMENTS.
 - WINDOWS SHALL MEET THE MINIMUM INFILTRATION REQUIREMENTS PER SECTION 116 E.E.S.D
 - VENTILATION SHALL COMPLY WITH C.B.C. 1203.4 AND R303
 - EVERY SLEEPING ROOM SHALL HAVE ONE OPERABLE WINDOW FOR EMERGENCY ESCAPE OR RESCUE WITH A MIN. NET CLEAR OPENABLE AREA OF 5.7 SQ. FT. MIN. NET CLEAR OPENABLE HEIGHT OF 24" MIN., NET CLEAR WIDTH OF 20" AND A FIN. SILL HEIGHT OF NOT MORE THAN 44" A.F.F. PER CRC SECTION 310.1.
 - TEMPERED GLASS SHALL BE PERMANENTLY IDENTIFIED AND VISIBLE WHEN THE UNIT IS GLAZED.
 - EVERY SPACE INTENDED FOR HUMAN OCCUPANCY SHALL BE PROVIDED WITH NATURAL VENTILATION AND NATURAL LIGHT BY MEANS OF VENTILATION / ARTIFICIAL LIGHT. CBC SECTIONS 1203.4 AND 1205.1 AND R303
 - THE MINIMUM NET GLAZED AREA FOR NATURAL LIGHT SHALL NOT BE LESS THAN 8% OF THE FLOOR AREA OF THE ROOM SERVED. CBC SECTION 1205.2
 - THE MINIMUM OPENABLE AREA TO THE OUTDOORS FOR NATURAL VENTILATION SHALL BE 4% OF THE FLOOR AREA BEING VENTILATED. SECTION 1203.4
 - EXTERIOR WINDOWS, WINDOW WALLS, GLAZED DOORS, AND GLAZED OPENINGS WITHIN EXTERIOR DOORS SHALL BE INSULATING-GLASS UNITS WITH A MINIMUM OF ONE TEMPERED PANE
 - FIRE-RESISTANCE RATED GLAZING TESTED AS PART OF A FIRE-RESISTANCE-RATED WALL ASSEMBLY IN ACCORDANCE WITH ASTM E 119 OR UL 263 TO BE CONSTRUCTED PER NOTE #13
 - THE FOLLOWING WINDOWS SHALL BE FULLY TEMPERED: (CRC R308.4)
 - SLIDING/WINGING GLASS DOORS
 - GLAZING IN WALLS AND ENCLOSURES FACING HOT TUBS, SPAS, WHIRLPOOLS, SAUNAS, STEAM ROOMS, BATHTUBS, SHOWERS AND SWIMMING POOLS WHERE THE GLAZING IS LESS THAN 60 INCHES ABOVE THE STANDING SURFACE WITHIN THE COMPARTMENT AND WITHIN 60 INCHES HORIZONTALLY OF THE WATER'S EDGE (CRC R308.4.5)
 - GLAZING WITHIN A 24" ARC OF A DOOR THAT IS LESS THAN 60 INCHES ABOVE THE FLOOR. SAFETY GLAZING REQUIRED ON A WALL LESS THAN 180 DEGREES FROM THE PLANE OF THE DOOR IN A CLOSED POSITION AND WITHIN 24" OF HINGE SIDE OF AN IN-SWING DOOR. (R308.4.2)
 - GLAZING WHERE THE EXPOSED AREA IS GREATER THAN 9SQ.FT. BOTTOM IS LESS THAN 18 IN. AND AT LEAST 36 IN. ABOVE THE FLOOR, AND ADJACENT TO A WALKING SURFACE WITHIN 60IN. OF THE BOTTOM TREAD OF A STAIRWAY AND LESS THAN 36IN. ABOVE THE LANDING
 - GLAZING IN GUARDS AND RAILINGS
 - GLAZING ADJACENT TO STAIRWAYS, LANDINGS, AND RAMPS WITHIN 36IN. HORIZONTALLY OF THE WALKING SURFACE LESS THAN 36IN. ABOVE THE WALKING SURFACE
 - 708A.2.1 EXTERIOR WINDOWS AND EXTERIOR GLAZED DOOR ASSEMBLY REQUIREMENTS:
 - BE CONSTRUCTED OF MULTI-PANE GLAZING WITH A MINIMUM OF ONE TEMPERED PANE MEETING THE REQUIREMENTS OF SECTION 2406 SAFETY GLAZING, OR GLAZING, OR
 - BE CONSTRUCTED OF GLASS BLOCK UNITS, OR
 - HAVE A FIRE-RESISTANT RATING OF NOT LESS THAN 20 MINUTES WHEN TESTED IN ACCORDANCE TO NFPA 257, OR
 - BE TESTED TO MEET THE PERFORMANCE REQUIREMENTS OF SFM STANDARD 12-7A-2.

- ### DOOR NOTES
- ALL GLASS IN DOORS SHALL BE TEMPERED. TEMPERED GLASS SHALL BE PERMANENTLY IDENTIFIED AND VISIBLE WHEN THE UNIT IS GLAZED.
 - ALL GLAZING WILL BE INSTALLED WITH A CERTIFYING LABEL ATTACHED, SHOWING THE "U" VALUE.
 - REFER TO FLOOR PLANS FOR DIRECTION OF DOOR SWING.
 - DOORS SHALL MEET THE MINIMUM INFILTRATION REQUIREMENTS PER SECTION 116 E.E.S.
 - VENTILATION SHALL COMPLY WITH C.B.C. 1203.4 AND R303.
 - DOORS MAY OPEN TO THE EXTERIOR ONLY IF THE FLOOR OR LANDING IS NOT MORE THAN 1-1/2" INCH LOWER THAN THE DOOR THRESHOLD. SECTION R311.3.1 CRC
 - GLAZED OPENINGS WITHIN EXTERIOR DOORS SHALL BE INSULATING-GLASS UNITS WITH A MINIMUM OF ONE TEMPERED PANE.
 - THE FOLLOWING WINDOWS SHALL BE FULLY TEMPERED: (CRC R308.4)
 - SLIDING/WINGING GLASS DOORS
 - GLAZING IN WALLS AND ENCLOSURES FACING HOT TUBS, SPAS, WHIRLPOOLS, SAUNAS, STEAM ROOMS, BATHTUBS, SHOWERS AND SWIMMING POOLS WHERE THE GLAZING IS LESS THAN 60 INCHES ABOVE THE STANDING SURFACE WITHIN THE COMPARTMENT AND WITHIN 60 INCHES HORIZONTALLY OF THE WATER'S EDGE (CRC R308.4.5)
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 - GLAZING IN GUARDS AND RAILINGS
 - GLAZING ADJACENT TO STAIRWAYS, LANDINGS, AND RAMPS WITHIN 36IN. HORIZONTALLY OF THE WALKING SURFACE LESS THAN 36IN. ABOVE THE WALKING SURFACE
 - 708A.2.1 EXTERIOR WINDOWS AND EXTERIOR GLAZED DOOR ASSEMBLY REQUIREMENTS:
 - BE CONSTRUCTED OF MULTI-PANE GLAZING WITH A MINIMUM OF ONE TEMPERED PANE MEETING THE REQUIREMENTS OF SECTION 2406 SAFETY GLAZING, OR GLAZING, OR
 - BE CONSTRUCTED OF GLASS BLOCK UNITS, OR
 - HAVE A FIRE-RESISTANT RATING OF NOT LESS THAN 20 MINUTES WHEN TESTED IN ACCORDANCE TO NFPA 257, OR
 - BE TESTED TO MEET THE PERFORMANCE REQUIREMENTS OF SFM STANDARD 12-7A-2.
 - 708A.3 EXTERIOR DOORS, EXTERIOR DOORS SHALL COMPLY WITH ONE OF THE FOLLOWING:
 - THE EXTERIOR SURFACE OR CLADDING SHALL BE OF NON-COMBUSTIBLE OR IGNITION-RESISTANT MATERIAL
 - THE EXTERIOR SURFACE OR CLADDING SHALL BE IGNITION RESISTANT MATERIAL
 - THE EXTERIOR DOOR SHALL BE CONSTRUCTED OF SOLID CORE WOOD THAT COMPLY WITH THE FOLLOWING REQUIREMENTS:
 - STILES AND RAILS SHALL NOT BE LESS THAN 1-3/8" THICK.
 - RAISED PANELS SHALL NOT BE LESS THAN 1-1/4" THICK.
 - EXCEPT FOR THE EXTERIOR PERIMETER OF THE PANEL THAT SHALL BE PERMITTED TO TAPER TO A TONGUE NOT LESS THAN 3/8" THICK.
 - THE EXTERIOR DOOR SHALL HAVE A FIRE-RESISTANCE RATING OF NOT LESS THAN 20 MINUTES WHEN TESTED ACCORDING TO THE NFPA 252.
 - THE EXTERIOR SURFACE OR CLADDING SHALL BE TESTED TO MEET THE PERFORMANCE IN SECTION 707A.3.1 WHEN TESTED IN ACCORDANCE WITH ASTM E2707.
 - THE EXTERIOR SURFACE OR CLADDING SHALL BE TESTED TO MEET THE PERFORMANCE REQUIREMENTS OF SFM STANDARD 12-7A-1.



A HEAD SECTION VIEW **B** JAMB PLAN VIEW **C** SILL SECTION VIEW

WINDOW DETAILS
SCALE: 3" = 1'-0"

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project
Town of Paradise
Pre-Approved
ADU Program

revisions

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description
Window & Door Schedules

date ## Month 20##

project no. 20##_xxxxxx

drawn by xxx/xxx

sheet no. **A0.1**

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WILD FIRE PREPARED HOME STANDARDS ROOF NOTES:

Roofs:
The roof must be Class A fire-resistant rated and kept clear of debris. Several roofing materials have been tested as a roofing system to meet the ASTM E108 or UL 790 Class A requirements, including but not limited to the following:

- Asphalt shingles
- Concrete, brick, or masonry tiles with bird stops to reduce debris accumulation
- Metal shingles or sheets

Gutters & Downspouts:
Gutters and downspouts must be made out of noncombustible material. Gutters and downspouts must be kept clear of debris such as leaves and pine needles. Gutters must be covered (with a noncombustible material) to prevent the collection of debris such as leaves and pine needles.

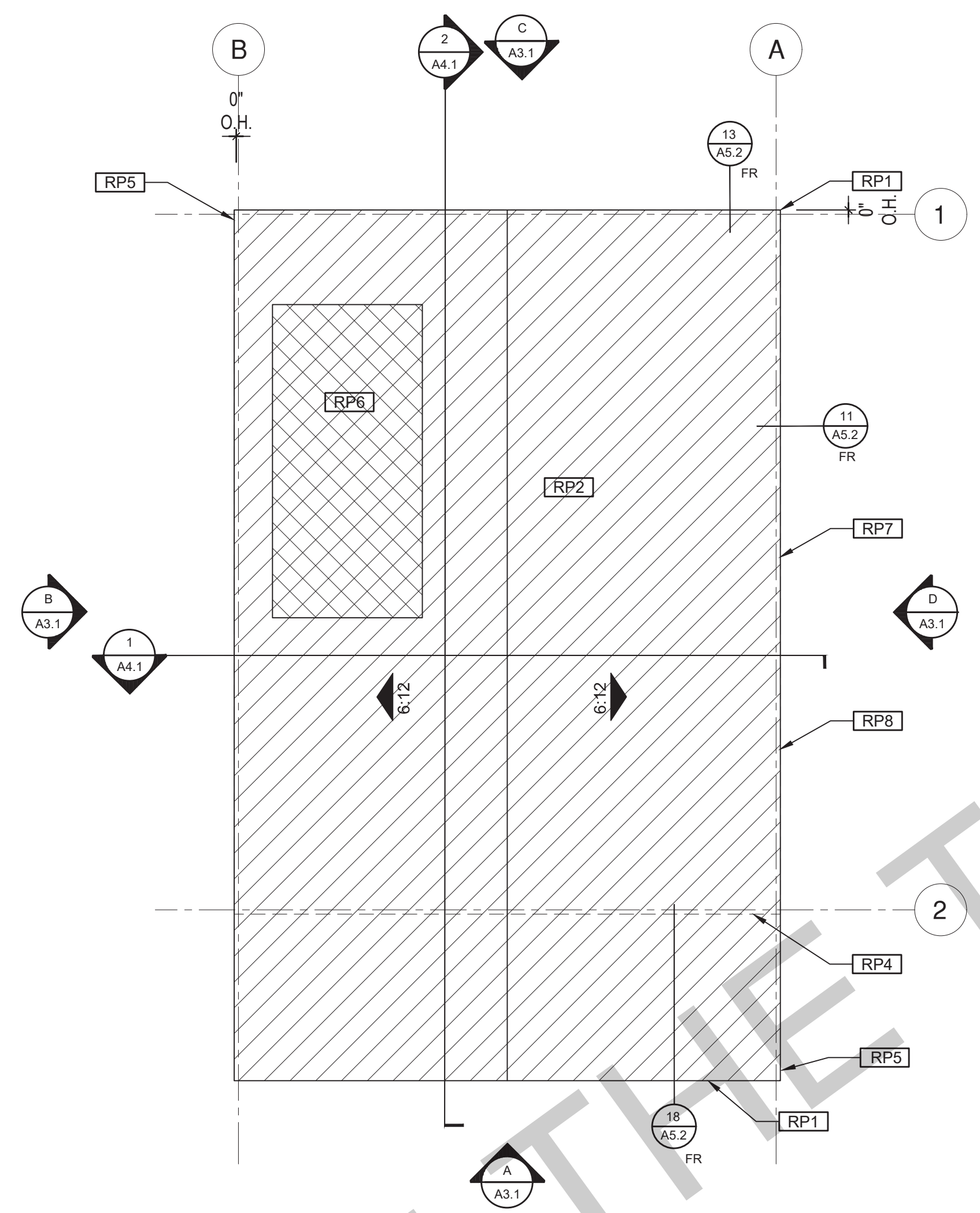
Building Features:
Vents
Ventilation openings for enclosed attics, gable ends, ridge ends, enclosed eave soffit spaces, enclosed rafter spaces formed where ceilings are applied directly to the underside of roof rafters, underfloor ventilation, foundations, and crawl spaces; under eaves and cornices; or for any other opening intended to permit ventilation, either in a horizontal or vertical surface, must resist the intrusion of burning embers and flames by meeting one of the following requirements:

- Performance: Corrosion-resistant vents conforming with the following ASTM E2886 test requirements:
 - No flaming ignition of the cotton material during the Ember Intrusion Test.
 - No flaming ignition during the Integrity Test portion of the Flame Intrusion Test.
 - Temperature of the unexposed side of the vent does not exceed 652°F.
- Prescriptive: Vents must be made of a noncombustible material and covered with noncombustible, corrosion-resistant mesh with openings not to exceed 1/8 inch.
- Exceptions:
 - Dryer vents must have a louver or flap in lieu of mesh.
 - Plumbing vents are excluded from these requirements.

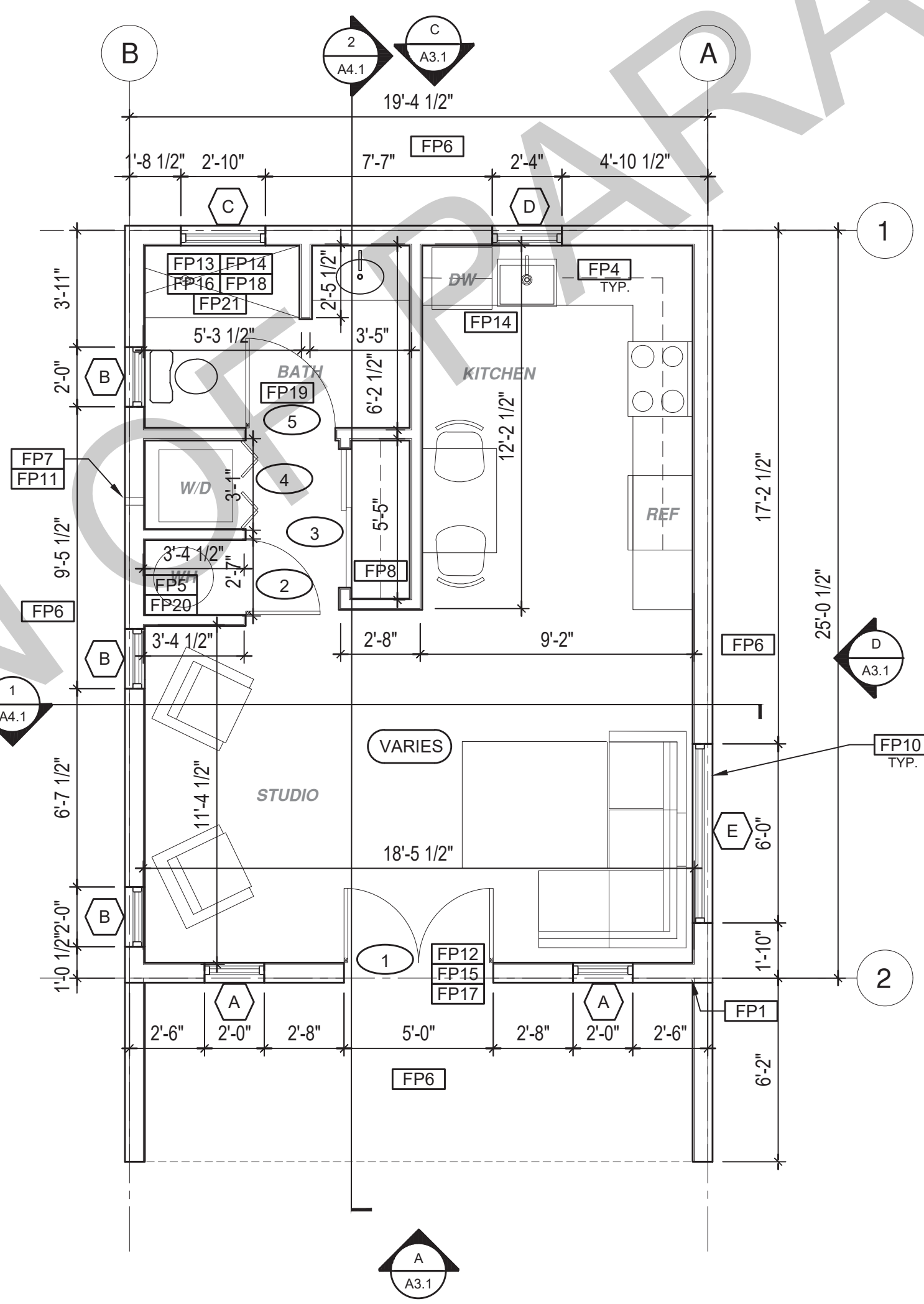
Eaves & Soffits:
In addition to the requirement for vent openings at eaves and soffits listed above, eaves and soffits must be enclosed or protected on the exposed underside by one of the following:

- Noncombustible materials
- Ignition-resistant materials
- Materials approved for not less than 1-hour fire-resistance-rated construction
- 2-inch nominal dimension lumber

Vents:
Dryer vents must be made of noncombustible (i.e., metal) material and have a louver or flap.



ROOF PLAN
1/4"=1'-0" 499 SQ. FT. BARN



FLOOR PLAN
1/4"=1'-0" 499 SQ. FT. BARN

WILD FIRE PREPARED HOME STANDARDS FLOOR PLAN NOTES:

Ground Clearance for Exterior Walls Covering/Cladding:
Exterior walls are vulnerable because embers can accumulate and make direct contact. All exterior walls must have a minimum of 6 vertical inches of noncombustible material, measured from the ground (at grade).

Decks or Covered Porches:
Decks or covered porches, which are included in the building footprint as illustrated in Figure 2, must meet and maintain monthly the following requirements:

- Must be clear of debris.
- Must have no woody vegetation (trees, shrubs). No more than 10 potted plants that should not exceed 36 inches in height and width, including the noncombustible planter, are permitted.
- Must have only noncombustible or ignition-resistant items (such as cast aluminum furniture) on top of the deck or porch. A small number of combustible items that can be easily removed and stored when necessary (chair cushions, door mats, etc.) are permitted.
- Must have no vegetation of any kind (trees, bushes, shrubs, plants, grass, weeds, etc.) underneath. Noncombustible ground cover or bare earth are permitted.
- Must have nothing stored underneath.
- Must have 5 feet of defensible space (as part of the 5-foot Home Ignition Zone required for the home, described below).

Additionally, for decks or porches 4 feet or less above the ground (when measured nominally from the walking surface to the ground at the location where this distance is maximum), the underdeck area must be enclosed to reduce the accumulation of debris using one of the following methods:

- Install noncombustible, corrosion-resistant mesh material with openings not to exceed 1/8 inch around the outer edge of the deck from the walking surface to the ground to prevent ember intrusion. If a material (e.g., lattice) is installed over the mesh, it needs to be noncombustible.
- Fully enclose with a noncombustible wall covering/cladding.

For decks with an additional structure (like a pergola or gazebo), that additional structure must be constructed of noncombustible materials and shall not have a solid cover (noncombustible slats that cover no more than 10% total of the surface area where a roof cover would be acceptable) and be free from any vegetation and curtains/drapes/screens.

Detached decks must meet the same requirements as attached decks.

Exterior Walls Covering/Cladding:
Wall coverings/claddings must be a noncombustible or ignition-resistant material, such as:

- Metal siding
- Fiber-cement siding
- Masonry veneer
- Stucco
- Shutters must be made of noncombustible materials

Exterior Glass (Windows, Skylights & Glass within Doors):
All exterior windows, skylights, and glazed openings within doors must comply with one of the following requirements:

- Multipaned glass with a tempered outer pane
- Glass with a minimum of 20-minutes fire-resistance rating when tested in accordance with NFPA 257
- Glass blocks (windows only)

Exterior Doors:
Exterior surface or cladding of the exterior doors shall be constructed with noncombustible materials. Doors made of combustible material are permissible provided a noncombustible exterior storm door is installed as the outermost door.

Decks:
In addition to the requirements listed above, decks including posts, joists, railings, and walking surfaces must be constructed with noncombustible materials.

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ROOF KEYNOTES
RP1 LINE OF ROOF OVERHANG
RP2 CLASS A ROOFING MATERIAL. SEE GENERAL ROOF NOTE 13 ON SHEET G0.2 AND WUI SPEC ON G0.5
RP3 SUPPORT POST BELOW
RP4 LINE OF WALLS BELOW
RP5 ROOF DOWNSPOUT LOCATION TO BE DETERMINED BY SITE SPECIFIC CONDITIONS
RP6 DESIGNATED SOLAR PANEL AREA. PLEASE SEE SOLAR READY NOTES ON THIS SHEET
RP7 WHERE PROVIDED, VENTILATION OPENINGS FOR ENCLOSED ATTICS, GABLE ENDS, RIDGE ENDS, UNDER EAVES AND CORNICES, ENCLOSED EAVE SOFFIT SPACES, ENCLOSED RAFTER SPACES FORMED WHERE CEILING IS APPLIED DIRECTLY TO THE UNDERSIDE OF ROOF RAFTERS, UNDERFLOOR VENTILATION, FOUNDATIONS AND CRAWL SPACES, OR ANY OTHER OPENING INTENDED TO PERMIT VENTILATION, EITHER IN A HORIZONTAL OR VERTICAL PLANE, SHALL BE IN ACCORDANCE WITH SECTION 1202 OF THE CBC AND SECTIONS R337.6.1 THRU R337.6.2 TO RESIST BUILDING IGNITION FROM THE INTRUSION OF BURNING EMBERS AND FLAME THRU THE VENTILATION OPENINGS. (R337.6.1) VENTILATION OPENINGS SHALL BE FULLY COVERED WITH WILDFIRE FLAME AND EMBER RESISTANT VENTS APPROVED AND LISTED BY THE CALIFORNIA STATE FIRE MARSHAL, OR WUI VENTS TESTED TO ASTM E2886 AND LISTED BY COMPLYING WITH ALL OF THE FOLLOWING REQUIREMENTS: i. THERE SHALL BE NO FLAMING IGNITION OF THE COTTON MATERIAL DURING THE EMBER INTRUSION TEST. ii. THERE SHALL BE NO FLAMING IGNITION DURING THE INTEGRITY TEST PORTION OF THE FLAME INTRUSION TEST. iii. THE MAX. TEMP. OF THE UNEXPOSED SIDE OF THE VENT SHALL NOT EXCEED 652° (350°C). (R337.6.2)
RP8 ROOF GUTTERS OF A NON-COMBUSTIBLE MATERIAL SHALL BE PROVIDED WITH THE MEANS TO PREVENT THE ACCUMULATION OF LEAVES AND DEBRIS IN THE GUTTER.

FLOOR PLAN KEYNOTES	
FP1 STUD WALL SIZED PER STRUCTURAL	FP13 SURROUND AROUND THE SHOWER MUST BE TEMPERED GLAZING IN THE WALLS/DOORS FACING OR CONTAINING BATHTUBS, SHOWERS, HOT TUBS, SPAS, WHIRLPOOLS, SAUNAS, STEAM ROOMS AND INDOOR/OUTDOOR SWIMMING POOLS WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 80" ABOVE THE STANDING SURFACE. EXCEPTION: GLAZING THAT IS MORE THAN 60", MEASURED HORIZONTALLY, FROM THE WATER'S EDGE OF A BATHTUB, HOT TUB, SPA, WHIRLPOOL, OR SWIMMING POOL.
FP2 2X6 STUD WALL OR FURRING AS NEEDED FOR MECHANICAL / PLUMBING / VENTING	FP14 PER SECTION 301.1.1 CALGREEN AND CIVIL CODE 1101.3(c), ALL PLUMBING FIXTURES SHALL BE COMPLIANT WATER-CONSERVING PLUMBING FIXTURES. SEE MECHANICAL / PLUMBING PLANS FOR FURTHER INFORMATION
FP3 LINE OF OVERHANG ABOVE	FP15 LANDING OR FLOOR REQUIRED AT EACH SIDE OF EXTERIOR DOOR. WIDTH TO BE NOT LESS THAN THE DOOR SERVED AND HAVE A MIN 36 INCH DEPTH MEASURED IN THE DIRECTION OF TRAVEL. EXTERIOR LANDINGS SHALL BE PERMITTED TO HAVE A SLOPE NOT TO EXCEED 1/2" PER FOOT. LANDINGS OR FINISHED FLOORS AT EGRESS DOOR SHALL NOT BE MORE THAN 1'5" LOWER THAN THE TOP OF THE THRESHOLD FOR OUTWARD SWINGING DOORS OR 7/8" FOR DOORS THAT DO NOT SWING OUTWARD.
FP4 36" HIGH COUNTER	FP16 WALL COVERING SHALL BE CEMENT PLASTER, TILE OR APPROVED EQUAL. TO 72" ABOVE DRAIN AT SHOWERS OR TUB WITH SHOWERS. MATERIALS OTHER THAN STRUCTURAL ELEMENTS ARE TO BE MOISTURE RESISTANT. CRC R307.2
FP5 WATER HEATER	FP17 DOOR BELL BUTTON TO BE NO MORE THAN 48" ABOVE EXTERIOR FLOOR OR LANDING
FP6 SLOPE SURFACE AWAY FROM BUILDING	FP18 WATER CLOSET AND SHOWER TO HAVE REINFORCEMENT IN WALLS 2X8 NOMINAL AT 32" TO 38.5" ABOVE FINISH FLOOR. SEE FLOOR PLAN GENERAL NOTE #32 ON SHEET G0.2 FOR FURTHER INFORMATION
FP7 WUI COMPLIANT DRYER VENT TERMINATION ON EXTERIOR WALL TO BE A MINIMUM OF 3 FT FROM ANY OPENING	FP19 DOOR TO HAVE A NET CLEAR OPENING OF 32"
FP8 CLOSET SHELF AND POLE	FP20 DESIGNATED 2'-6" x 2'-6" x 7' TALL MINIMUM AREA FOR FUTURE INSTALLATION OF A HEAT PUMP WATER HEATER PER CEC 2022 SECTION 150.0(n)
FP9 EMERGENCY EGRESS WINDOW	FP21 FURRING AS NEEDED FOR STANDARD TUB AND SHOWER LENGTH
FP10 WINDOW MUST HAVE A FRAME AND SASH COMPRISED OF WELDED CORNERS, METAL REINFORCEMENT IN THE INTERLOCK AREA, AND CONSTRUCTED OF MULTIPANE TEMPERED GLAZING WHERE INDICATED TYPICAL ALL WINDOWS	
FP11 VENT DRYER THROUGH WALL. SEE MECHANICAL / PLUMBING PLANS FOR FURTHER INFORMATION	
FP12 MIN. 1 HINGED ENTRY DOOR FOR EGRESS COMPLIANCE REQUIRED - THE EGRESS DOOR SHALL BE SIDE-HINGED AND SHALL PROVIDE A CLEAR WIDTH OF NOT LESS THAN 32 INCHES WHERE MEASURED BETWEEN THE FACE OF THE DOOR AND THE STOP, WITH THE DOOR OPEN 90°. THE CLEAR HEIGHT OF THE DOOR OPENING SHALL BE NOT LESS THAN 78 INCHES IN HEIGHT MEASURED FROM THE TOP OF THE THRESHOLD TO THE BOTTOM OF THE STOP	

ROOF PLAN GENERAL NOTES
1. REFER TO GENERAL NOTES SHEET G0.2 FOR ADDITIONAL REQUIREMENTS
2. REFER TO STRUCTURAL PLANS FOR ROOF FRAMING INFORMATION INCLUDING MEMBER SIZES AND CONNECTION HARDWARE
3. REFER TO PLUMBING PLANS ROOF VENT PENETRATIONS
4. REFER TO SITE/GRADING PLAN FOR DOWNSPOUT DISCHARGE OR CONTINUATION
5. OVERHANG DIMENSIONS ARE FROM FACE OF EXTERIOR WALL FRAMING TO ROOF EDGE
6. ROOF COVERING AND UNDERLAYMENT SHALL BE APPLIED IN ACCORDANCE WITH (2022 R337) AND MANUFACTURER'S INSTALLATION INSTRUCTIONS
7. ROOF VENTS SHALL BE APPLIED PER MANUFACTURER'S SPECIFICATIONS
8. ADJUST VENTS TO ACCOMMODATE ROOF FRAMING, PLUMBING VENTS, AND SOLAR COLLECTORS.

FLOOR PLAN GENERAL NOTES
1. REFER TO GENERAL NOTE SHEET G0.2 FOR ADDITIONAL REQUIREMENTS
2. REFER TO STRUCTURAL PLANS FOR FURTHER INFORMATION
3. REFER TO ELECTRICAL PLANS FOR FURTHER INFORMATION IF PROVIDED
4. REFER TO MECHANICAL PLANS, DRAWINGS OR REPORTS FOR FURTHER INFORMATION
5. ALL FURNITURE AND EQUIPMENT IS BY OWNER AND IS SHOWN FOR COORDINATION PURPOSES ONLY
6. PROVIDE ADEQUATE BLOCKING FOR AGING IN PLACE SEE FLOOR PLAN NOTE #17 ON G0.2
7. WHERE RECESSED FIXTURES OCCUR IN WALLS OR HORIZONTAL ASSEMBLIES, THE FIRE RATING OF THOSE ASSEMBLIES SHALL BE MAINTAINED
8. AT ALL PENETRATIONS AND INTERSECTIONS OF FIRE-RATED PARTITIONS, PROVIDE FIRE SEALANT AND/OR FIRE STOPPING TO MAINTAIN CONTINUITY OF PARTITION RATING

SOLAR READY NOTES
SOLAR READY ROOF AREA: MIN DIMENSION > 5FT. MIN. SF. > 80SF. PER CALIFORNIA ENERGY CODE SECTION 110.10(b)
THE SOLAR ZONE SHALL COMPLY WITH ACCESS, PATHWAY, SMOKE VENTILATION, AND SPACING REQUIREMENTS AS SPECIFIED IN TILE 24, PART 9 OR OTHER PARTS OF TITLE 24 OR IN ANY REQUIREMENTS ADOPTED BY LOCAL JURISDICTION
SINGLE FAMILY RESIDENCE, THE SOLAR ZONE SHALL BE LOCATED ON THE ROOF OR OVERHANG OF THE BUILDING AND HAVE A TOTAL AREA OF NO LESS THAN 250SQFT.
FOR PHOTOVOLTAIC ARRAYS OCCUPYING NOT MORE THAN 33 PERCENT OF THE PLAN VIEW TOTAL ROOF AREA, NOT LESS THAN AN 18-INCH (457 MM) CLEAR SETBACK IS REQUIRED ON BOTH SIDES OF A HORIZONTAL RIDGE. FOR PHOTOVOLTAIC ARRAYS OCCUPYING MORE THAN 33 PERCENT OF THE PLAN VIEW TOTAL ROOF AREA, NOT LESS THAN A 36-INCH (914 MM) CLEAR SETBACK IS REQUIRED ON BOTH SIDES OF A HORIZONTAL RIDGE.

VENTING CALCULATIONS
ROOF VENTING: 1SF. OF ROOF VENTING PER 150 SF. OF ENCLOSED AREA OR ENCLOSED RAFTER AREA. ENCLOSED RAFTER AREA: N/A SF. VENTILATION AREA REQUIRED: N/A SF / 150SF = N/A SF. CONVERT TO SQ. IN: N/A SF. x 144 = N/A SQ. IN. MINIMUM VENTILATION AREA REQUIRED: N/A SQ. IN. VENTS ARE TO BE MANUFACTURED BY VULCAN AND WUI COMPLIANT. STANDARD OR ROUND BOTH ARE ACCEPTABLE METHODS TO ACHIEVE MIN. AREA

LEGEND	
SECTION CUT	KEYNOTE
ELEVATION CALLOUT	DOOR SYMBOL
DETAIL DRAWING REF.	WINDOW SYMBOL
WALL BELOW OR ROOF ABOVE	CEILING HEIGHTS
SOLAR ZONE. REFER TO SOLAR NOTES ON SHEET G0.2	VAULTED CEILING
ROOFING	ROOF SLOPE

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description
Floor/Roof Plan
Barn

date ## Month 20##

project no. 20##_xxxxxx

drawn by xxx/xxx

sheet no. **A1.1**

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Ventilation openings for enclosed attics, gable ends, ridge ends, enclosed eave soffit spaces, enclosed rafter spaces formed where ceilings are applied directly to the underside of roof rafters, underfloor ventilation, foundations, and crawl spaces; under eaves and cornices; or for any other opening intended to permit ventilation, either in a horizontal or vertical surface, must resist the intrusion of burning embers and flames by meeting one of the following requirements:

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In addition to the requirement for vent openings at eaves and soffits listed above, eaves and soffits must be enclosed or protected on the exposed underside by one of the following:

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- Materials approved for not less than 1-hour fire-resistance-rated construction
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WILD FIRE PREPARED HOME STANDARDS FLOOR PLAN NOTES:

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- Must have only noncombustible or ignition-resistant items (such as cast aluminum furniture) on top of the deck or porch. A small number of combustible items that can be easily removed and stored when necessary (chair cushions, door mats, etc.) are permitted.
- Must have no vegetation of any kind (trees, bushes, shrubs, plants, grass, weeds, etc.) underneath. Noncombustible ground cover or bare earth are permitted.
- Must have nothing stored underneath.
- Must have 5 feet of defensible space (as part of the 5-foot Home Ignition Zone required for the home, described below).

Additionally, for decks or porches 4 feet or less above the ground (when measured nominally from the walking surface to the ground at the location where this distance is maximum), the underdeck area must be enclosed to reduce the accumulation of debris using one of the following methods:

- Install noncombustible, corrosion-resistant mesh material with openings not to exceed 1/8 inch around the outer edge of the deck from the walking surface to the ground to prevent ember intrusion. If a material (e.g., lattice) is installed over the mesh, it needs to be noncombustible.
- Fully enclose with a noncombustible wall covering/cladding.

For decks with an additional structure (like a pergola or gazebo), that additional structure must be constructed of noncombustible materials and shall not have a solid cover (noncombustible slats that cover no more than 10% total of the surface area where a roof cover would be is acceptable) and be free from any vegetation and curtains/drapes/screens.

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Wall coverings/claddings must be a noncombustible or ignition-resistant material, such as:

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- Fiber-cement siding
- Masonry veneer
- Stucco
- Shutters must be made of noncombustible materials

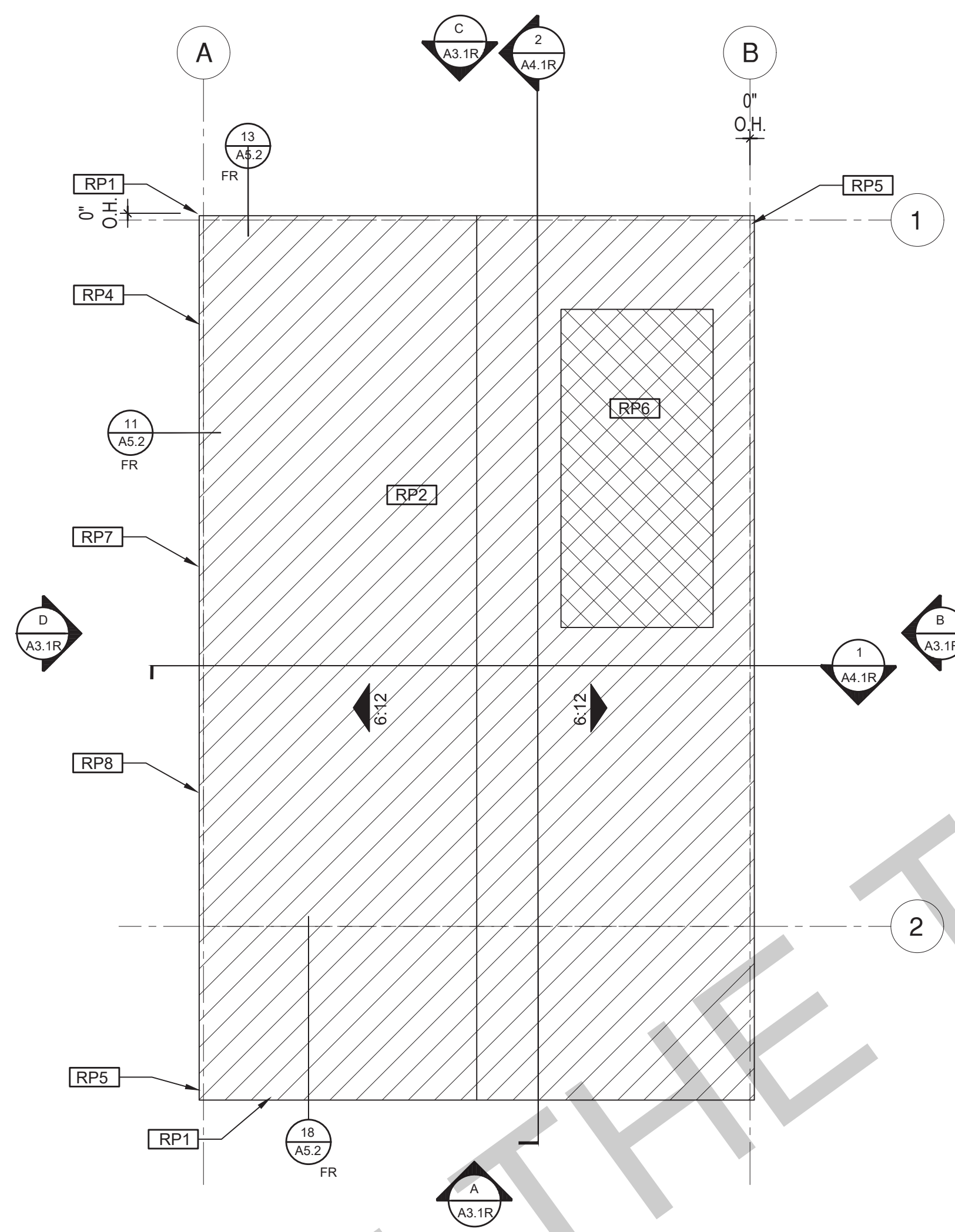
Exterior Glass (Windows, Skylights & Glass within Doors):
All exterior windows, skylights, and glazed openings within doors must comply with one of the following requirements:

- Multipaned glass with a tempered outer pane
- Glass with a minimum of 20-minute fire-resistance rating when tested in accordance with NFPA 257
- Glass blocks (windows only)

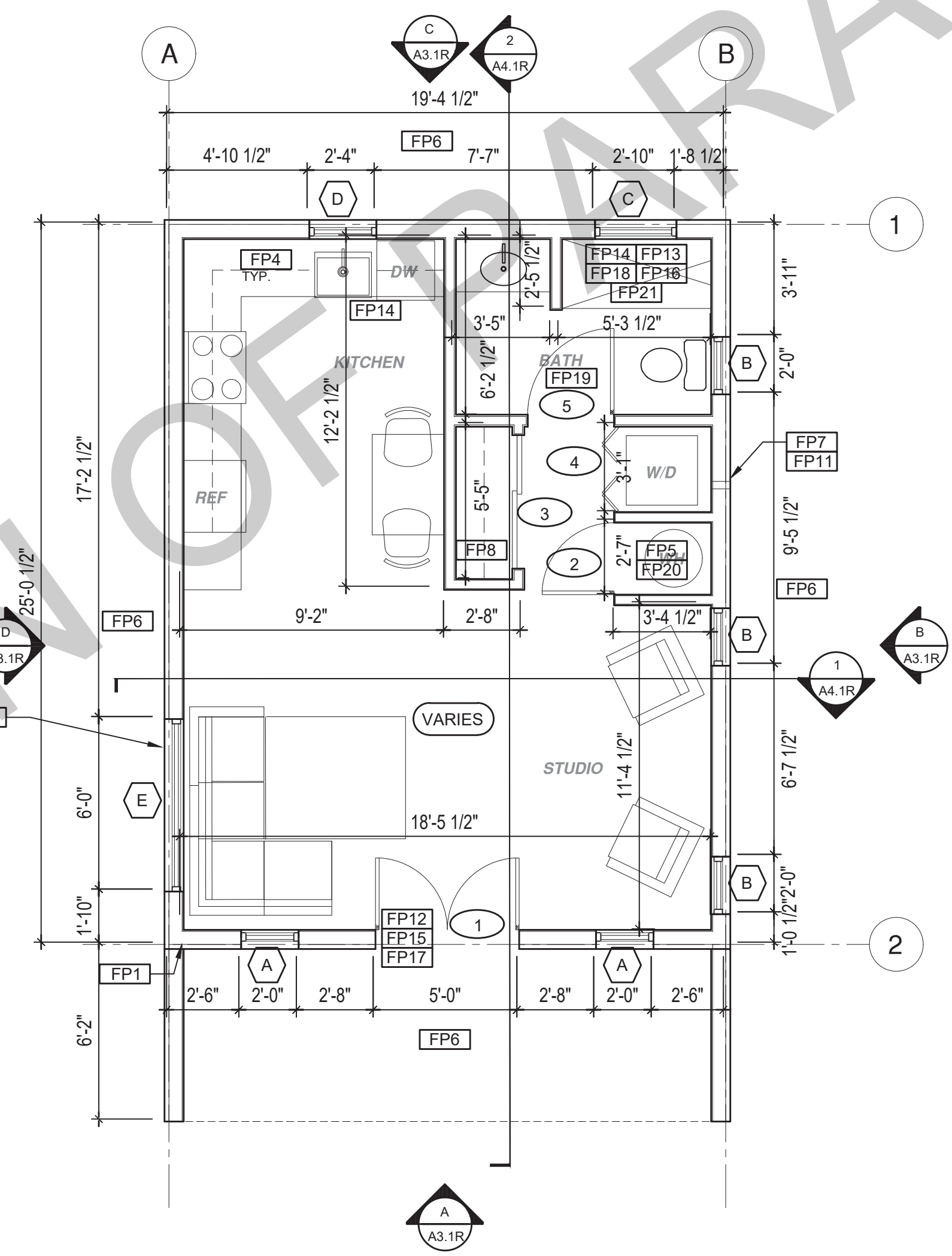
Exterior Doors:
Exterior surface or cladding of the exterior doors shall be constructed with noncombustible materials. Doors made of combustible material are permissible provided a noncombustible exterior storm door is installed as the outermost door.

Decks:
In addition to the requirements listed above, decks including posts, joists, railings, and walking surfaces must be constructed with noncombustible materials.

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ROOF PLAN
1/4"=1'-0" 499 SQ. FT. BARN - REVERSE



FLOOR PLAN
1/4"=1'-0" 499 SQ. FT. BARN - REVERSE

ROOF KEYNOTES	FLOOR PLAN KEYNOTES	ROOF PLAN GENERAL NOTES	SOLAR READY NOTES	LEGEND
<p>RP1 LINE OF ROOF OVERHANG</p> <p>RP2 CLASS A ROOFING MATERIAL. SEE GENERAL ROOF NOTE 13 ON SHEET G0.2 AND WUI SPEC ON G0.5</p> <p>RP3 SUPPORT POST BELOW</p> <p>RP4 LINE OF WALLS BELOW</p> <p>RP5 ROOF DOWNSPOUT LOCATION TO BE DETERMINED BY SITE SPECIFIC CONDITIONS</p> <p>RP6 DESIGNATED SOLAR PANEL AREA. PLEASE SEE SOLAR READY NOTES ON THIS SHEET</p> <p>RP7 WHERE PROVIDED, VENTILATION OPENINGS FOR ENCLOSED ATTICS, GABLE ENDS, RIDGE ENDS, UNDER EAVES AND CORNICES, ENCLOSED EAVE SOFFIT SPACES, ENCLOSED RAFTER SPACES FORMED WHERE CEILING IS APPLIED DIRECTLY TO THE UNDERSIDE OF ROOF RAFTERS, UNDERFLOOR VENTILATION, FOUNDATIONS AND CRAWL SPACES, OR ANY OTHER OPENING INTENDED TO PERMIT VENTILATION, EITHER IN A HORIZONTAL OR VERTICAL PLANE, SHALL BE IN ACCORDANCE WITH SECTION 1202 OF THE CBC AND SECTIONS R337.6.1 THRU R337.6.2 TO RESIST BUILDING IGNITION FROM THE INTRUSION OF BURNING EMBERS AND FLAME THRU THE VENTILATION OPENINGS. (R337.6.1)</p> <p>VENTILATION OPENINGS SHALL BE FULLY COVERED WITH WILDFIRE FLAME AND EMBER RESISTANT VENTS APPROVED AND LISTED BY THE CALIFORNIA STATE FIRE MARSHAL, OR WUI VENTS TESTED TO ASTM E2886 AND LISTED BY COMPLYING WITH ALL OF THE FOLLOWING REQUIREMENTS:</p> <ol style="list-style-type: none"> THERE SHALL BE NO FLAMING IGNITION OF THE COTTON MATERIAL DURING THE EMBER INTRUSION TEST. THERE SHALL BE NO FLAMING IGNITION DURING THE INTEGRITY TEST PORTION OF THE FLAME INTRUSION TEST. THE MAX. TEMP. OF THE UNEXPOSED SIDE OF THE VENT SHALL NOT EXCEED 652° (350°C). (R337.6.2) <p>RP8 ROOF GUTTERS OF A NON-COMBUSTIBLE MATERIAL SHALL BE PROVIDED WITH THE MEANS TO PREVENT THE ACCUMULATION OF LEAVES AND DEBRIS IN THE GUTTER.</p>	<p>FP1 STUD WALL SIZED PER STRUCTURAL</p> <p>FP2 2X6 STUD WALL OR FURRING AS NEEDED FOR MECHANICAL / PLUMBING / VENTING</p> <p>FP3 LINE OF OVERHANG ABOVE</p> <p>FP4 36" HIGH COUNTER</p> <p>FP5 WATER HEATER</p> <p>FP6 SLOPE SURFACE AWAY FROM BUILDING</p> <p>FP7 WUI COMPLIANT DRYER VENT TERMINATION ON EXTERIOR WALL TO BE A MINIMUM OF 3 FT FROM ANY OPENING</p> <p>FP8 CLOSET SHELF AND POLE</p> <p>FP9 EMERGENCY EGRESS WINDOW</p> <p>FP10 WINDOW MUST HAVE A FRAME AND SASH COMPRISED OF WELDED CORNERS, METAL REINFORCEMENT IN THE INTERLOCK AREA, AND CONSTRUCTED OF MULTIPANE TEMPERED GLAZING WHERE INDICATED TYPICAL ALL WINDOWS</p> <p>FP11 VENT DRYER THROUGH WALL. SEE MECHANICAL / PLUMBING PLANS FOR FURTHER INFORMATION</p> <p>FP12 MIN. 1 HINGED ENTRY DOOR FOR EGRESS COMPLIANCE REQUIRED - THE EGRESS DOOR SHALL BE SIDE-HINGED AND SHALL PROVIDE A CLEAR WIDTH OF NOT LESS THAN 32 INCHES WHERE MEASURED BETWEEN THE FACE OF THE DOOR AND THE STOP, WITH THE DOOR OPEN 90°. THE CLEAR HEIGHT OF THE DOOR OPENING SHALL BE NOT LESS THAN 78 INCHES IN HEIGHT MEASURED FROM THE TOP OF THE THRESHOLD TO THE BOTTOM OF THE STOP</p> <p>FP13 SURROUND AROUND THE SHOWER MUST BE TEMPERED GLAZING IN THE WALLS/DOORS FACING OR CONTAINING BATHTUBS, SHOWERS, HOT TUBS, SPAS, WHIRLPOOLS, SAUNAS, STEAM ROOMS AND INDOOR/OUTDOOR SWIMMING POOLS WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 80" ABOVE THE STANDING SURFACE. EXCEPTION: GLAZING THAT IS MORE THAN 60" MEASURED HORIZONTALLY, FROM THE WATER'S EDGE OF A BATHTUB, HOT TUB, SPA, WHIRLPOOL, OR SWIMMING POOL.</p> <p>FP14 PER SECTION 301.1.1 CALGREEN AND CIVIL CODE 1101.3(c), ALL PLUMBING FIXTURES SHALL BE COMPLIANT WATER-CONSERVING PLUMBING FIXTURES. SEE MECHANICAL / PLUMBING PLANS FOR FURTHER INFORMATION</p> <p>FP15 LANDING OR FLOOR REQUIRED AT EACH SIDE OF EXTERIOR DOOR. WIDTH TO BE NOT LESS THAN THE DOOR SERVED AND HAVE A MIN 36 INCH DEPTH MEASURED IN THE DIRECTION OF TRAVEL. EXTERIOR LANDINGS SHALL BE PERMITTED TO HAVE A SLOPE NOT TO EXCEED 1/2" PER FOOT. LANDINGS OR FINISHED FLOORS AT EGRESS DOOR SHALL NOT BE MORE THAN 1'5" LOWER THAN THE TOP OF THE THRESHOLD FOR OUTWARD SWINGING DOORS OR 7/75" FOR DOORS THAT DO NOT SWING OUTWARD.</p> <p>FP16 WALL COVERING SHALL BE CEMENT PLASTER, TILE OR APPROVED EQUAL TO 72" ABOVE DRAIN AT SHOWERS OR TUB WITH SHOWERS. MATERIALS OTHER THAN STRUCTURAL ELEMENTS ARE TO BE MOISTURE RESISTANT. CRC R307.2</p> <p>FP17 DOOR BELL BUTTON TO BE NO MORE THEN 48" ABOVE EXTERIOR FLOOR OR LANDING</p> <p>FP18 WATER CLOSET AND SHOWER TO HAVE REINFORCEMENT IN WALLS 2X8 NOMINAL AT 32" TO 38.5" ABOVE FINISH FLOOR. SEE FLOOR PLAN GENERAL NOTE #32 ON SHEET G0.2 FOR FURTHER INFORMATION</p> <p>FP19 DOOR TO HAVE A NET CLEAR OPENING OF 32"</p> <p>FP20 DESIGNATED 2'-6" x 2'-6" x 7' TALL MINIMUM AREA FOR FUTURE INSTALLATION OF A HEAT PUMP WATER HEATER PER CEC 2022 SECTION 150.0(N)</p> <p>FP21 FURRING AS NEEDED FOR STANDARD TUB AND SHOWER LENGTH</p>	<p>1. REFER TO GENERAL NOTES SHEET G0.2 FOR ADDITIONAL REQUIREMENTS</p> <p>2. REFER TO STRUCTURAL PLANS FOR ROOF FRAMING INFORMATION INCLUDING MEMBER SIZES AND CONNECTION HARDWARE</p> <p>3. REFER TO PLUMBING PLANS ROOF VENT PENETRATIONS</p> <p>4. REFER TO SITE/GRADING PLAN FOR DOWNSPOUT DISCHARGE OR CONTINUATION</p> <p>5. OVERHANG DIMENSIONS ARE FROM FACE OF EXTERIOR WALL FRAMING TO ROOF EDGE</p> <p>6. ROOF COVERING AND UNDERLAYMENT SHALL BE APPLIED IN ACCORDANCE WITH (2022 R337) AND MANUFACTURER'S INSTALLATION INSTRUCTIONS</p> <p>7. ROOF VENTS SHALL BE APPLIED PER MANUFACTURERS SPECIFICATIONS</p> <p>8. ADJUST VENTS TO ACCOMMODATE ROOF FRAMING, PLUMBING VENTS, AND SOLAR COLLECTORS.</p> <p>FLOOR PLAN GENERAL NOTES</p> <p>1. REFER TO GENERAL NOTE SHEET G0.2 FOR ADDITIONAL REQUIREMENTS</p> <p>2. REFER TO STRUCTURAL PLANS FOR FURTHER INFORMATION</p> <p>3. REFER TO ELECTRICAL PLANS FOR FURTHER INFORMATION IF PROVIDED</p> <p>4. REFER TO MECHANICAL PLANS, DRAWINGS OR REPORTS FOR FURTHER INFORMATION</p> <p>5. ALL FURNITURE AND EQUIPMENT IS BY OWNER AND IS SHOWN FOR COORDINATION PURPOSES ONLY</p> <p>6. PROVIDE ADEQUATE BLOCKING FOR AGING IN PLACE SEE FLOOR PLAN NOTE #17 ON G0.2</p> <p>7. WHERE RECESSED FIXTURES OCCUR IN WALLS OR HORIZONTAL ASSEMBLIES, THE FIRE RATING OF THOSE ASSEMBLIES SHALL BE MAINTAINED</p> <p>8. AT ALL PENETRATIONS AND INTERSECTIONS OF FIRE-RATED PARTITIONS, PROVIDE FIRE SEALANT AND/OR FIRE STOPPING TO MAINTAIN CONTINUITY OF PARTITION RATING</p>	<p>SOLAR READY ROOF AREA: MIN DIMENSION > 5FT. MIN. SF > 80SF. PER CALIFORNIA ENERGY CODE SECTION 110.10(b)</p> <p>THE SOLAR ZONE SHALL COMPLY WITH ACCESS, PATHWAY, SMOKE VENTILATION, AND SPACING REQUIREMENTS AS SPECIFIED IN TILE 24, PART 9 OR OTHER PARTS OF TITLE 24 OR IN ANY REQUIREMENTS ADOPTED BY LOCAL JURISDICTION</p> <p>SINGLE FAMILY RESIDENCE, THE SOLAR ZONE SHALL BE LOCATED ON THE ROOF OR OVERHANG OF THE BUILDING AND HAVE A TOTAL AREA OF NO LESS THAN 250SQFT.</p> <p>FOR PHOTOVOLTAIC ARRAYS OCCUPYING NOT MORE THAN 33 PERCENT OF THE PLAN VIEW TOTAL ROOF AREA, NOT LESS THAN AN 18-INCH (457 MM) CLEAR SETBACK IS REQUIRED ON BOTH SIDES OF A HORIZONTAL RIDGE. FOR PHOTOVOLTAIC ARRAYS OCCUPYING MORE THAN 33 PERCENT OF THE PLAN VIEW TOTAL ROOF AREA, NOT LESS THAN A 36-INCH (914 MM) CLEAR SETBACK IS REQUIRED ON BOTH SIDES OF A HORIZONTAL RIDGE.</p> <p>VENTING CALCULATIONS</p> <p>ROOF VENTING: 1SF. OF ROOF VENTING PER 150 SF. OF ENCLOSED AREA OR ENCLOSED RAFTER AREA. ENCLOSED RAFTER AREA: N/A SF. VENTILATION AREA REQUIRED: N/A SF /150SF = N/A SF. CONVERT TO SQ. IN: N/A SF. x 144 = N/A SQ. IN. MINIMUM VENTILATION AREA REQUIRED: N/A SQ. IN. VENTS ARE TO BE MANUFACTURED BY VULCAN AND WUI COMPLIANT. STANDARD OR ROUND BOTH ARE ACCEPTABLE METHODS TO ACHIEVE MIN. AREA</p>	<p>SECTION CUT [Symbol] KEYNOTE</p> <p>ELEVATION CALLOUT [Symbol] DOOR SYMBOL</p> <p>DETAIL DRAWING REF. [Symbol] WINDOW SYMBOL</p> <p>WALL BELOW OR ROOF ABOVE [Symbol] CEILING HEIGHTS</p> <p>SOLAR ZONE. REFER TO SOLAR NOTES ON SHEET G0.2 [Symbol] VAULTED CEILING</p> <p>ROOFING [Symbol] ROOF SLOPE</p>

WILD FIRE PREPARED HOME STANDARDS ROOF NOTES:

Roofs:
The roof must be Class A fire-resistant rated and kept clear of debris. Several roofing materials have been tested as a roofing system to meet the ASTM E108 or UL 790 Class A requirements, including but not limited to the following:

- Asphalt shingles
- Concrete, brick, or masonry tiles with bird stops to reduce debris accumulation
- Metal shingles or sheets

Gutters & Downspouts:
Gutters and downspouts must be made out of noncombustible material. Gutters and downspouts must be kept clear of debris such as leaves and pine needles. Gutters must be covered (with a noncombustible material) to prevent the collection of debris such as leaves and pine needles.

Building Features:
Vents
Ventilation openings for enclosed attics, gable ends, ridge ends, enclosed eave soffit spaces, enclosed rafter spaces formed where ceilings are applied directly to the underside of roof rafters, underfloor ventilation, foundations, and crawl spaces; under eaves and cornices; or for any other opening intended to permit ventilation, either in a horizontal or vertical surface, must resist the intrusion of burning embers and flames by meeting one of the following requirements:

- Performance: Corrosion-resistant vents conforming with the following ASTM E2886 test requirements:
 - No flaming ignition of the cotton material during the Ember Intrusion Test.
 - No flaming ignition during the Integrity Test portion of the Flame Intrusion Test.
 - Temperature of the unexposed side of the vent does not exceed 652°F.
- Prescriptive: Vents must be made of a noncombustible material and covered with noncombustible, corrosion-resistant mesh with openings not to exceed 1/8 inch.
 - Exceptions:
 - Dryer vents must have a louver or flap in lieu of mesh.
 - Plumbing vents are excluded from these requirements.

Eaves & Soffits:
In addition to the requirement for vent openings at eaves and soffits listed above, eaves and soffits must be enclosed or protected on the exposed underside by one of the following:

- Noncombustible materials
- Ignition-resistant materials
- Materials approved for not less than 1-hour fire-resistance-rated construction
- 2-inch nominal dimension lumber

Vents:
Dryer vents must be made of noncombustible (i.e., metal) material and have a louver or flap.

WILD FIRE PREPARED HOME STANDARDS FLOOR PLAN NOTES:

Ground Clearance for Exterior Walls Covering/Cladding:
Exterior walls are vulnerable because embers can accumulate and make direct contact. All exterior walls must have a minimum of 6 vertical inches of noncombustible material, measured from the ground (at grade).

Decks or Covered Porches:
Decks or covered porches, which are included in the building footprint as illustrated in Figure 2, must meet and maintain monthly the following requirements:

- Must be clear of debris.
- Must have no woody vegetation (trees, shrubs). No more than 10 potted plants that should not exceed 36 inches in height and width, including the noncombustible planter, are permitted.
- Must have only noncombustible or ignition-resistant items (such as cast aluminum furniture) on top of the deck or porch. A small number of combustible items that can be easily removed and stored when necessary (chair cushions, door mats, etc.) are permitted.
- Must have no vegetation of any kind (trees, bushes, shrubs, plants, grass, weeds, etc.) underneath. Noncombustible ground cover or bare earth are permitted.
- Must have nothing stored underneath.
- Must have 5 feet of defensible space (as part of the 5-foot Home Ignition Zone required for the home, described below).

Additionally, for decks or porches 4 feet or less above the ground (when measured nominally from the walking surface to the ground at the location where this distance is maximum), the underdeck area must be enclosed to reduce the accumulation of debris using one of the following methods:

- Install noncombustible, corrosion-resistant mesh material with openings not to exceed 1/8 inch around the outer edge of the deck from the walking surface to the ground to prevent ember intrusion. If a material (e.g., lattice) is installed over the mesh, it needs to be noncombustible.
- Fully enclose with a noncombustible wall covering/cladding. For decks with an additional structure (like a pergola or gazebo), that additional structure must be constructed of noncombustible materials and shall not have a solid cover (noncombustible slats that cover no more than 10% total of the surface area where a roof cover would be acceptable) and be free from any vegetation and curtains/drapes/screens.

Detached decks must meet the same requirements as attached decks.

Exterior Walls Covering/Cladding:
Wall coverings/claddings must be a noncombustible or ignition-resistant material, such as:

- Metal siding
- Fiber-cement siding
- Masonry veneer
- Stucco
- Shutters must be made of noncombustible materials

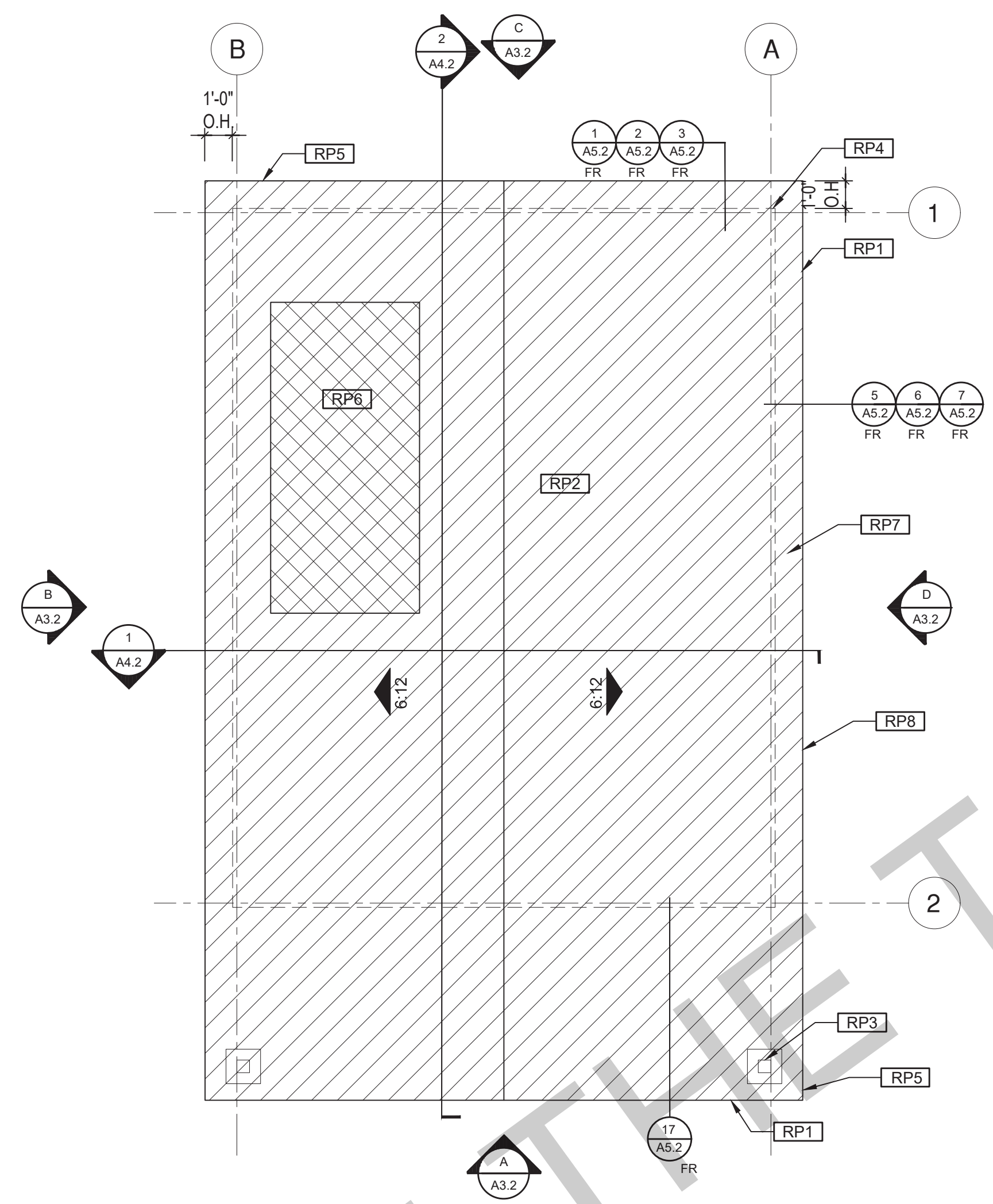
Exterior Glass (Windows, Skylights & Glass within Doors):
All exterior windows, skylights, and glazed openings within doors must comply with one of the following requirements:

- Multipaned glass with a tempered outer pane
- Glass with a minimum of 20-minute fire-resistance rating when tested in accordance with NFPA 257
- Glass blocks (windows only)

Exterior Doors:
Exterior surface or cladding of the exterior doors shall be constructed with noncombustible materials. Doors made of combustible material are permissible provided a noncombustible exterior storm door is installed as the outermost door.

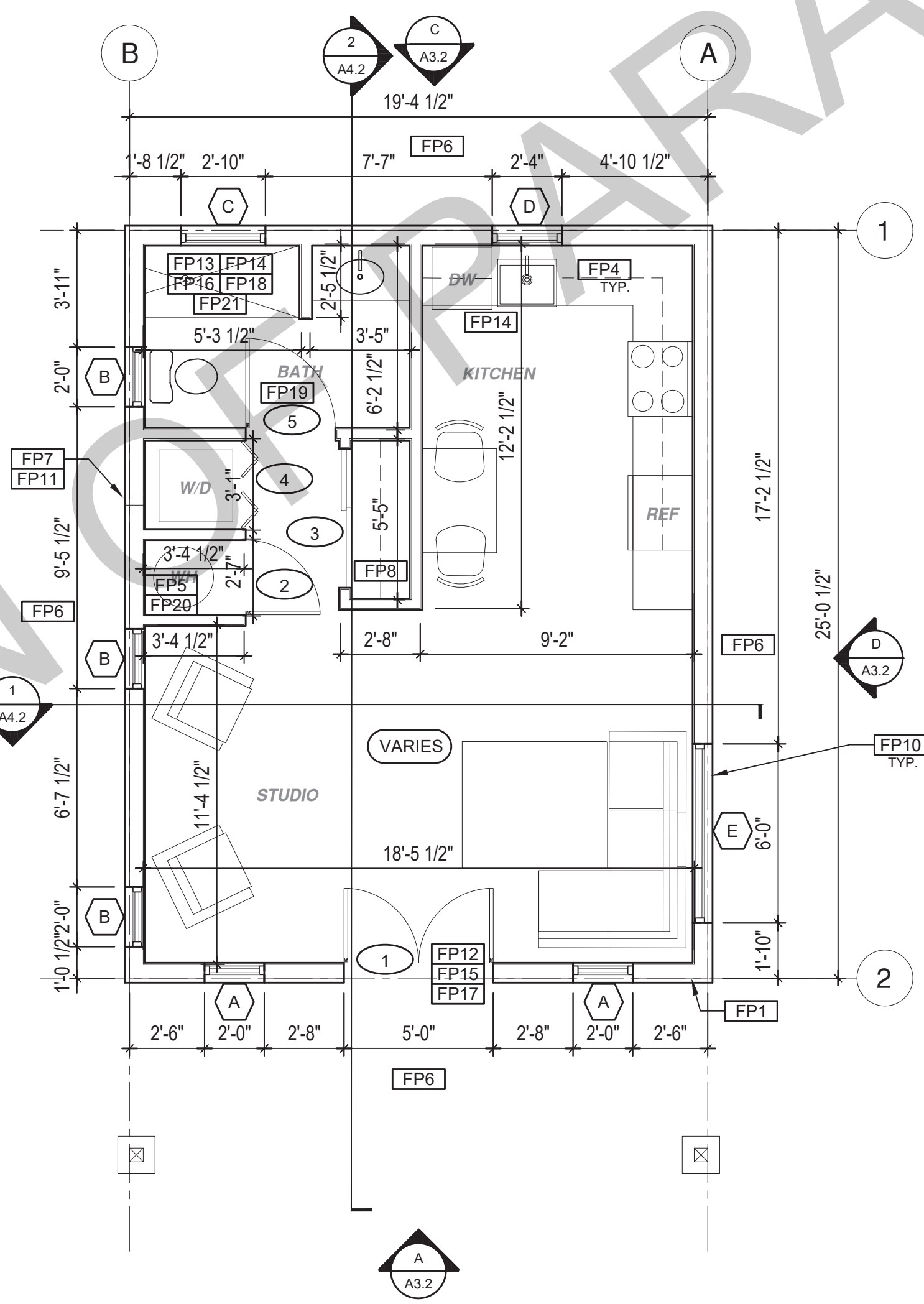
Decks:
In addition to the requirements listed above, decks including posts, joists, railings, and walking surfaces must be constructed with noncombustible materials.

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ROOF PLAN

1/4"=1'-0" 499 SQ. FT.



FLOOR PLAN

1/4"=1'-0" 499 SQ. FT.

ROOF KEYNOTES	FLOOR PLAN KEYNOTES	ROOF PLAN GENERAL NOTES	SOLAR READY NOTES	LEGEND
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CRC R307.2</p> <p>FP17 DOOR BELL BUTTON TO BE NO MORE THEN 48" ABOVE EXTERIOR FLOOR OR LANDING</p> <p>FP18 WATER CLOSET AND SHOWER TO HAVE REINFORCEMENT IN WALLS 2X8 NOMINAL AT 32" TO 38.5" ABOVE FINISH FLOOR. SEE FLOOR PLAN GENERAL NOTE #32 ON SHEET G0.2 FOR FURTHER INFORMATION</p> <p>FP19 DOOR TO HAVE A NET CLEAR OPENING OF 32"</p> <p>FP20 DESIGNATED 2'-6" x 2'-6" x 7' TALL MINIMUM AREA FOR FUTURE INSTALLATION OF A HEAT PUMP WATER HEATER PER CEC 2022 SECTION 150.0(N)</p> <p>FP21 FURRING AS NEEDED FOR STANDARD TUB AND SHOWER LENGTH</p>	<ol style="list-style-type: none"> REFER TO GENERAL NOTES SHEET G0.2 FOR ADDITIONAL REQUIREMENTS REFER TO STRUCTURAL PLANS FOR ROOF FRAMING INFORMATION INCLUDING MEMBER SIZES AND CONNECTION HARDWARE REFER TO PLUMBING PLANS ROOF VENT PENETRATIONS REFER TO SITE/GRADING PLAN FOR DOWNSPOUT DISCHARGE OR CONTINUATION OVERHANG DIMENSIONS ARE FROM FACE OF EXTERIOR WALL FRAMING TO ROOF EDGE ROOF COVERING AND UNDERLAYMENT SHALL BE APPLIED IN ACCORDANCE WITH (2022 R337) AND MANUFACTURER'S INSTALLATION INSTRUCTIONS ROOF VENTS SHALL BE APPLIED PER MANUFACTURERS SPECIFICATIONS ADJUST VENTS TO ACCOMMODATE ROOF FRAMING, PLUMBING VENTS, AND SOLAR COLLECTORS. <p>FLOOR PLAN GENERAL NOTES</p> <ol style="list-style-type: none"> REFER TO GENERAL NOTE SHEET G0.2 FOR ADDITIONAL REQUIREMENTS REFER TO STRUCTURAL PLANS FOR FURTHER INFORMATION REFER TO ELECTRICAL PLANS FOR FURTHER INFORMATION IF PROVIDED REFER TO MECHANICAL PLANS, DRAWINGS OR REPORTS FOR FURTHER INFORMATION ALL FURNITURE AND EQUIPMENT IS BY OWNER AND IS SHOWN FOR COORDINATION PURPOSES ONLY PROVIDE ADEQUATE BLOCKING FOR AGING IN PLACE SEE FLOOR PLAN NOTE #17 ON G0.2 WHERE RECESSED FIXTURES OCCUR IN WALLS OR HORIZONTAL ASSEMBLIES, THE FIRE RATING OF THOSE ASSEMBLIES SHALL BE MAINTAINED AT ALL PENETRATIONS AND INTERSECTIONS OF FIRE-RATED PARTITIONS, PROVIDE FIRE SEALANT AND/OR FIRE STOPPING TO MAINTAIN CONTINUITY OF PARTITION RATING 	<p>SOLAR READY ROOF AREA: MIN DIMENSION > 5FT. MIN. SF. > 80SF. PER CALIFORNIA ENERGY CODE SECTION 110.10(b)</p> <p>THE SOLAR ZONE SHALL COMPLY WITH ACCESS, PATHWAY, SMOKE VENTILATION, AND SPACING REQUIREMENTS AS SPECIFIED IN TILE 24, PART 9 OR OTHER PARTS OF TITLE 24 OR IN ANY REQUIREMENTS ADOPTED BY LOCAL JURISDICTION</p> <p>SINGLE FAMILY RESIDENCE, THE SOLAR ZONE SHALL BE LOCATED ON THE ROOF OR OVERHANG OF THE BUILDING AND HAVE A TOTAL AREA OF NO LESS THAN 250SQFT.</p> <p>FOR PHOTOVOLTAIC ARRAYS OCCUPYING NOT MORE THAN 33 PERCENT OF THE PLAN VIEW TOTAL ROOF AREA, NOT LESS THAN AN 18-INCH (457 MM) CLEAR SETBACK IS REQUIRED ON BOTH SIDES OF A HORIZONTAL RIDGE. FOR PHOTOVOLTAIC ARRAYS OCCUPYING MORE THAN 33 PERCENT OF THE PLAN VIEW TOTAL ROOF AREA, NOT LESS THAN A 36-INCH (914 MM) CLEAR SETBACK IS REQUIRED ON BOTH SIDES OF A HORIZONTAL RIDGE.</p> <p>ROOF VENTING: 1SF. OF ROOF VENTING PER 150 SF. OF ENCLOSED AREA OR ENCLOSED RAFTER AREA. ENCLOSED RAFTER AREA: 499 SF. VENTILATION AREA REQUIRED: 499 SF / 150SF = 3.33 SF. CONVERT TO SQ. IN: 3.33 SF. x 144 = 479 SQ. IN. MINIMUM VENTILATION AREA REQUIRED: 479 SQ. IN. VENTS ARE TO BE MANUFACTURED BY VULCAN AND WUI COMPLIANT. STANDARD OR ROUND BOTH ARE ACCEPTABLE METHODS TO ACHIEVE MIN. AREA</p>	<p>SECTION CUT</p> <p>ELEVATION CALLOUT</p> <p>DETAIL DRAWING REF.</p> <p>WALL BELOW OR ROOF ABOVE</p> <p>SOLAR ZONE. REFER TO SOLAR NOTES ON SHEET G0.2</p> <p>ROOFING</p> <p>KEYNOTE</p> <p>DOOR SYMBOL</p> <p>WINDOW SYMBOL</p> <p>CEILING HEIGHTS</p> <p>VAULTED CEILING</p> <p>ROOF SLOPE</p>

WILD FIRE PREPARED HOME STANDARDS ROOF NOTES:

Roofs:
The roof must be Class A fire-resistant rated and kept clear of debris. Several roofing materials have been tested as a roofing system to meet the ASTM E108 or UL 790 Class A requirements, including but not limited to the following:

- Asphalt shingles
- Concrete, brick, or masonry tiles with bird stops to reduce debris accumulation
- Metal shingles or sheets

Gutters & Downspouts:
Gutters and downspouts must be made out of noncombustible material. Gutters and downspouts must be kept clear of debris such as leaves and pine needles. Gutters must be covered (with a noncombustible material) to prevent the collection of debris such as leaves and pine needles.

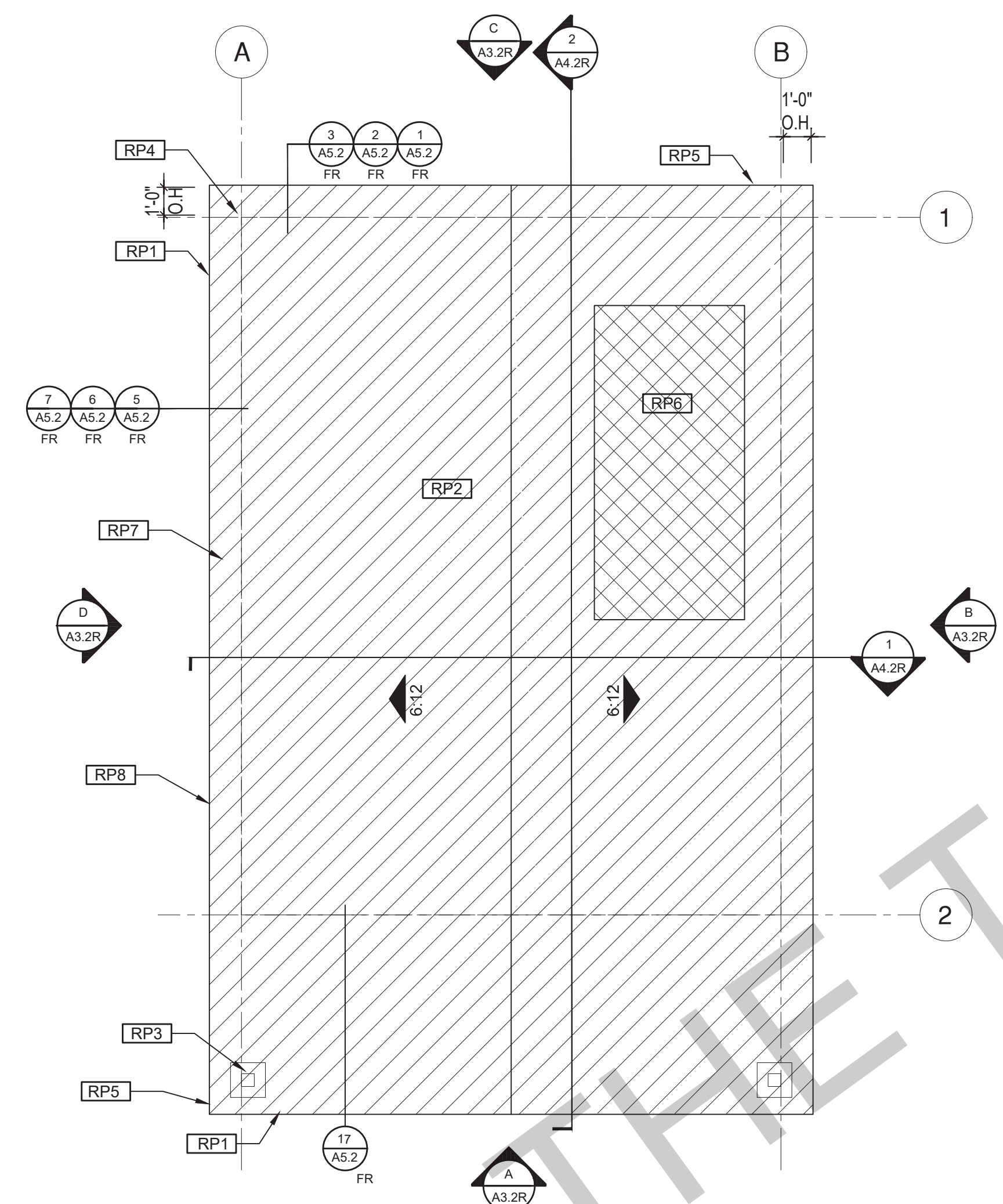
Building Features:
Vents
Ventilation openings for enclosed attics, gable ends, ridge ends, enclosed eave soffit spaces, enclosed rafter spaces formed where ceilings are applied directly to the underside of roof rafters, underfloor ventilation, foundations, and crawl spaces; under eaves and cornices; or for any other opening intended to permit ventilation, either in a horizontal or vertical surface, must resist the intrusion of burning embers and flames by meeting one of the following requirements:

- Performance: Corrosion-resistant vents conforming with the following ASTM E2886 test requirements:
 - No flaming ignition of the cotton material during the Ember Intrusion Test.
 - No flaming ignition during the Integrity Test portion of the Flame Intrusion Test.
 - Temperature of the unexposed side of the vent does not exceed 652°F.
- Prescriptive: Vents must be made of a noncombustible material and covered with noncombustible, corrosion-resistant mesh with openings not to exceed 1/8 inch.
 - Exceptions:
 - Dryer vents must have a louver or flap in lieu of mesh.
 - Plumbing vents are excluded from these requirements.

Eaves & Soffits:
In addition to the requirement for vent openings at eaves and soffits listed above, eaves and soffits must be enclosed or protected on the exposed underside by one of the following:

- Noncombustible materials
- Ignition-resistant materials
- Materials approved for not less than 1-hour fire-resistance-rated construction
- 2-inch nominal dimension lumber

Vents:
Dryer vents must be made of noncombustible (i.e., metal) material and have a louver or flap.



ROOF PLAN

1/4"=1'-0" 499 SQ. FT.

WILD FIRE PREPARED HOME STANDARDS FLOOR PLAN NOTES:

Ground Clearance for Exterior Walls Covering/Cladding:
Exterior walls are vulnerable because embers can accumulate and make direct contact. All exterior walls must have a minimum of 6 vertical inches of noncombustible material, measured from the ground (at grade).

Decks or Covered Porches:
Decks or covered porches, which are included in the building footprint as illustrated in Figure 2, must meet and maintain monthly the following requirements:

- Must be clear of debris.
- Must have no woody vegetation (trees, shrubs). No more than 10 potted plants that should not exceed 36 inches in height and width, including the noncombustible planter, are permitted.
- Must have only noncombustible or ignition-resistant items (such as cast aluminum furniture) on top of the deck or porch. A small number of combustible items that can be easily removed and stored when necessary (chair cushions, door mats, etc.) are permitted.
- Must have no vegetation of any kind (trees, bushes, shrubs, plants, grass, weeds, etc.) underneath. Noncombustible ground cover or bare earth are permitted.
- Must have nothing stored underneath.
- Must have 5 feet of defensible space (as part of the 5-foot Home Ignition Zone required for the home, described below).

Additionally, for decks or porches 4 feet or less above the ground (when measured normally from the walking surface to the ground at the location where this distance is maximum), the underdeck area must be enclosed to reduce the accumulation of debris using one of the following methods:

- Install noncombustible, corrosion-resistant mesh material with openings not to exceed 1/8 inch around the outer edge of the deck from the walking surface to the ground to prevent ember intrusion. If a material (e.g., lattice) is installed over the mesh, it needs to be noncombustible.
- Fully enclose with a noncombustible wall covering/cladding.

For decks with an additional structure (like a pergola or gazebo), that additional structure must be constructed of noncombustible materials and shall not have a solid cover (noncombustible slats that cover no more than 10% total of the surface area where a roof cover would be is acceptable) and be free from any vegetation and curtains/drapes/screens.

Detached decks must meet the same requirements as attached decks.

Exterior Walls Covering/Cladding:
Wall coverings/claddings must be a noncombustible or ignition-resistant material, such as:

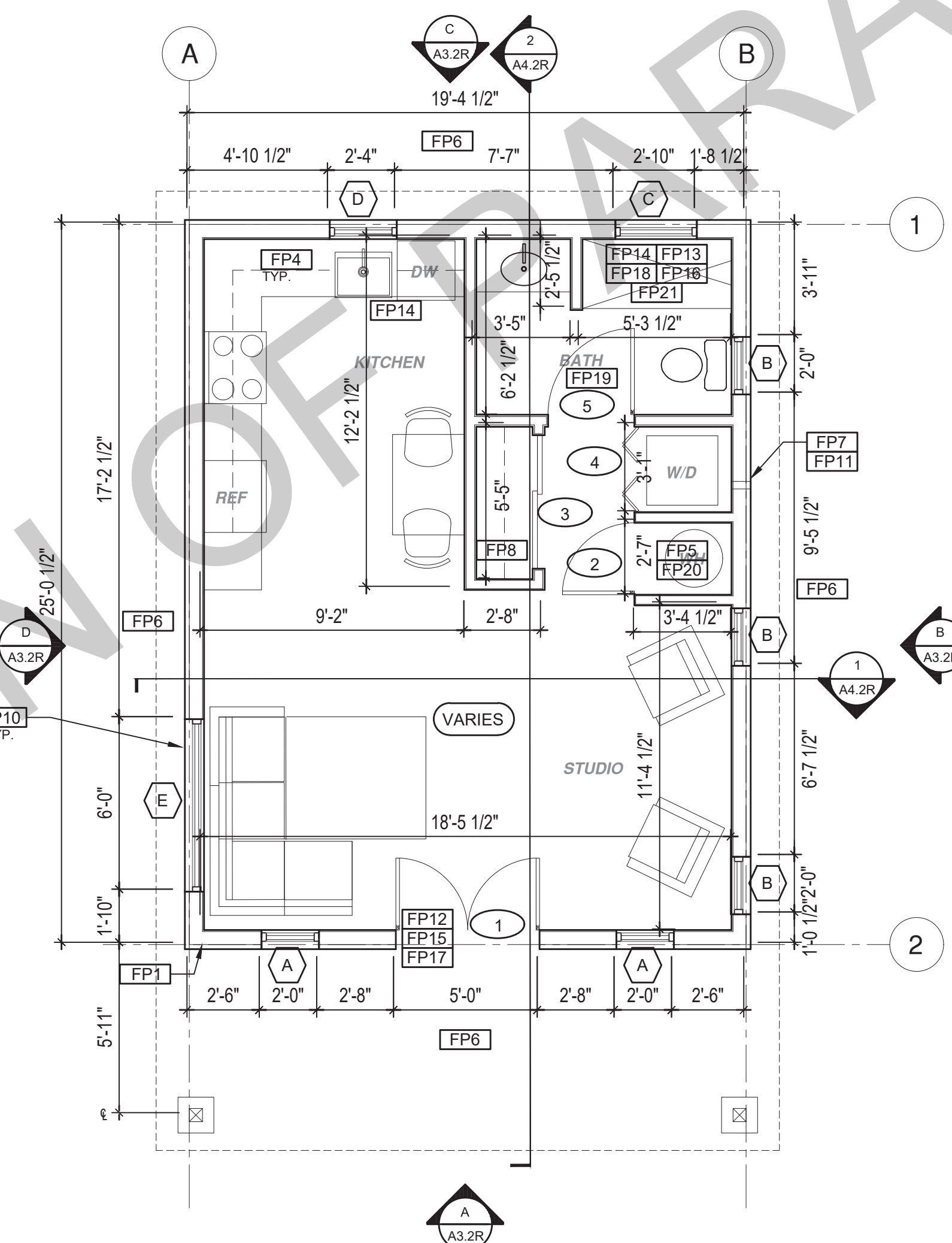
- Metal siding
- Fiber-cement siding
- Masonry veneer
- Stucco
- Shutters must be made of noncombustible materials

Exterior Glass (Windows, Skylights & Glass within Doors):
All exterior windows, skylights, and glazed openings within doors must comply with one of the following requirements:

- Multipaned glass with a tempered outer pane
- Glass with a minimum of 20-minutes fire-resistance rating when tested in accordance with NFPA 257
- Glass blocks (windows only)

Exterior Doors:
Exterior surface or cladding of the exterior doors shall be constructed with noncombustible materials. Doors made of combustible material are permissible provided a noncombustible exterior storm door is installed as the outermost door.

Decks:
In addition to the requirements listed above, decks including posts, joists, railings, and walking surfaces must be constructed with noncombustible materials.



FLOOR PLAN

1/4"=1'-0" 499 SQ. FT. RANCH - REVERSE

ROOF KEYNOTES	FLOOR PLAN KEYNOTES	ROOF PLAN GENERAL NOTES	SOLAR READY NOTES	LEGEND
<p>RP1 LINE OF ROOF OVERHANG</p> <p>RP2 CLASS A ROOFING MATERIAL. SEE GENERAL ROOF NOTE 13 ON SHEET G0.2 AND WUI SPEC ON G0.5</p> <p>RP3 SUPPORT POST BELOW</p> <p>RP4 LINE OF WALLS BELOW</p> <p>RP5 ROOF DOWNSPOUT LOCATION TO BE DETERMINED BY SITE SPECIFIC CONDITIONS</p> <p>RP6 DESIGNATED SOLAR PANEL AREA. PLEASE SEE SOLAR READY NOTES ON THIS SHEET</p> <p>RP7 WHERE PROVIDED, VENTILATION OPENINGS FOR ENCLOSED ATTICS, GABLE ENDS, RIDGE ENDS, UNDER EAVES AND CORNICES, ENCLOSED EAVE SOFFIT SPACES, ENCLOSED RAFTER SPACES FORMED WHERE CEILING IS APPLIED DIRECTLY TO THE UNDERSIDE OF ROOF RAFTERS, UNDERFLOOR VENTILATION, FOUNDATIONS AND CRAWL SPACES, OR ANY OTHER OPENING INTENDED TO PERMIT VENTILATION, EITHER IN A HORIZONTAL OR VERTICAL PLANE, SHALL BE IN ACCORDANCE WITH SECTION 1202 OF THE CBC AND SECTIONS R337.6.1 THRU R337.6.2 TO RESIST BUILDING IGNITION FROM THE INTRUSION OF BURNING EMBERS AND FLAME THRU THE VENTILATION OPENINGS. (R337.6.1)</p> <p>VENTILATION OPENINGS SHALL BE FULLY COVERED WITH WILDFIRE FLAME AND EMBER RESISTANT VENTS APPROVED AND LISTED BY THE CALIFORNIA STATE FIRE MARSHAL, OR WUI VENTS TESTED TO ASTM E2886 AND LISTED BY COMPLYING WITH ALL OF THE FOLLOWING REQUIREMENTS:</p> <ol style="list-style-type: none"> THERE SHALL BE NO FLAMING IGNITION OF THE COTTON MATERIAL DURING THE EMBER INTRUSION TEST. THERE SHALL BE NO FLAMING IGNITION DURING THE INTEGRITY TEST PORTION OF THE FLAME INTRUSION TEST. THE MAX. TEMP. OF THE UNEXPOSED SIDE OF THE VENT SHALL NOT EXCEED 652° (350°C). (R337.6.2) <p>RP8 ROOF GUTTERS OF A NON-COMBUSTIBLE MATERIAL SHALL BE PROVIDED WITH THE MEANS TO PREVENT THE ACCUMULATION OF LEAVES AND DEBRIS IN THE GUTTER.</p>	<p>FP1 STUD WALL SIZED PER STRUCTURAL</p> <p>FP2 2X6 STUD WALL OR FURRING AS NEEDED FOR MECHANICAL / PLUMBING / VENTING</p> <p>FP3 LINE OF OVERHANG ABOVE</p> <p>FP4 36" HIGH COUNTER</p> <p>FP5 WATER HEATER</p> <p>FP6 SLOPE SURFACE AWAY FROM BUILDING</p> <p>FP7 WUI COMPLIANT DRYER VENT TERMINATION ON EXTERIOR WALL TO BE A MINIMUM OF 3 FT FROM ANY OPENING</p> <p>FP8 CLOSET SHELF AND POLE</p> <p>FP9 EMERGENCY EGRESS WINDOW</p> <p>FP10 WINDOW MUST HAVE A FRAME AND SASH COMPRISED OF WELDED CORNERS, METAL REINFORCEMENT IN THE INTERLOCK AREA, AND CONSTRUCTED OF MULTIPANE TEMPERED GLAZING WHERE INDICATED TYPICAL ALL WINDOWS</p> <p>FP11 VENT DRYER THROUGH WALL. SEE MECHANICAL / PLUMBING PLANS FOR FURTHER INFORMATION</p> <p>FP12 MIN. 1 HINGED ENTRY DOOR FOR EGRESS COMPLIANCE REQUIRED - THE EGRESS DOOR SHALL BE SIDE-HINGED AND SHALL PROVIDE A CLEAR WIDTH OF NOT LESS THAN 32 INCHES WHERE MEASURED BETWEEN THE FACE OF THE DOOR AND THE STOP, WITH THE DOOR OPEN 90°. THE CLEAR HEIGHT OF THE DOOR OPENING SHALL BE NOT LESS THAN 78 INCHES IN HEIGHT MEASURED FROM THE TOP OF THE THRESHOLD TO THE BOTTOM OF THE STOP</p> <p>FP13 SURROUND AROUND THE SHOWER MUST BE TEMPERED GLAZING IN THE WALLS/DOORS FACING OR CONTAINING BATHTUBS, SHOWERS, HOT TUBS, SPAS, WHIRLPOOLS, SAUNAS, STEAM ROOMS AND INDOOR/OUTDOOR SWIMMING POOLS WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 80" ABOVE THE STANDING SURFACE. EXCEPTION: GLAZING THAT IS MORE THAN 60", MEASURED HORIZONTALLY, FROM THE WATER'S EDGE OF A BATH TUB, HOT TUB, SPA, WHIRLPOOL, OR SWIMMING POOL.</p> <p>FP14 PER SECTION 301.1.1 CALGREEN AND CIVIL CODE 1101.3(c), ALL PLUMBING FIXTURES SHALL BE COMPLIANT WATER-CONSERVING PLUMBING FIXTURES. SEE MECHANICAL / PLUMBING PLANS FOR FURTHER INFORMATION</p> <p>FP15 LANDING OR FLOOR REQUIRED AT EACH SIDE OF EXTERIOR DOOR. WIDTH TO BE NOT LESS THAN THE DOOR SERVED AND HAVE A MIN 36 INCH DEPTH MEASURED IN THE DIRECTION OF TRAVEL. EXTERIOR LANDINGS SHALL BE PERMITTED TO HAVE A SLOPE NOT TO EXCEED 1/2" PER FOOT. LANDINGS OR FINISHED FLOORS AT EGRESS DOOR SHALL NOT BE MORE THAN 1'5" LOWER THAN THE TOP OF THE THRESHOLD FOR OUTWARD SWINGING DOORS OR 7'75" FOR DOORS THAT DO NOT SWING OUTWARD.</p> <p>FP16 WALL COVERING SHALL BE CEMENT PLASTER, TILE OR APPROVED EQUAL TO 72" ABOVE DRAIN AT SHOWERS OR TUB WITH SHOWERS. MATERIALS OTHER THAN STRUCTURAL ELEMENTS ARE TO BE MOISTURE RESISTANT. CRC R307.2</p> <p>FP17 DOOR BELL BUTTON TO BE NO MORE THAN 48" ABOVE EXTERIOR FLOOR OR LANDING</p> <p>FP18 WATER CLOSET AND SHOWER TO HAVE REINFORCEMENT IN WALLS 2X8 NOMINAL AT 32" TO 38.5" ABOVE FINISH FLOOR. SEE FLOOR PLAN GENERAL NOTE #32 ON SHEET G0.2 FOR FURTHER INFORMATION</p> <p>FP19 DOOR TO HAVE A NET CLEAR OPENING OF 32"</p> <p>FP20 DESIGNATED 2'-6" x 2'-6" x 7' TALL MINIMUM AREA FOR FUTURE INSTALLATION OF A HEAT PUMP WATER HEATER PER CEC 2022 SECTION 150.0(N)</p> <p>FP21 FURRING AS NEEDED FOR STANDARD TUB AND SHOWER LENGTH</p>	<p>1. REFER TO GENERAL NOTES SHEET G0.2 FOR ADDITIONAL REQUIREMENTS</p> <p>2. REFER TO STRUCTURAL PLANS FOR ROOF FRAMING INFORMATION INCLUDING MEMBER SIZES AND CONNECTION HARDWARE</p> <p>3. REFER TO PLUMBING PLANS ROOF VENT PENETRATIONS</p> <p>4. REFER TO SITE/GRADING PLAN FOR DOWNSPOUT DISCHARGE OR CONTINUATION</p> <p>5. OVERHANG DIMENSIONS ARE FROM FACE OF EXTERIOR WALL FRAMING TO ROOF EDGE</p> <p>6. ROOF COVERING AND UNDERLAYMENT SHALL BE APPLIED IN ACCORDANCE WITH (2022 R337) AND MANUFACTURER'S INSTALLATION INSTRUCTIONS</p> <p>7. ROOF VENTS SHALL BE ACCOMMODATE ROOF FRAMING, PLUMBING VENTS, AND SOLAR COLLECTORS.</p> <p>FLOOR PLAN GENERAL NOTES</p> <p>1. REFER TO GENERAL NOTE SHEET G0.2 FOR ADDITIONAL REQUIREMENTS</p> <p>2. REFER TO STRUCTURAL PLANS FOR FURTHER INFORMATION</p> <p>3. REFER TO ELECTRICAL PLANS FOR FURTHER INFORMATION IF PROVIDED</p> <p>4. REFER TO MECHANICAL PLANS, DRAWINGS OR REPORTS FOR FURTHER INFORMATION</p> <p>5. ALL FURNITURE AND EQUIPMENT IS BY OWNER AND IS SHOWN FOR COORDINATION PURPOSES ONLY</p> <p>6. PROVIDE ADEQUATE BLOCKING FOR AGING IN PLACE SEE FLOOR PLAN NOTE #17 ON G0.2</p> <p>7. WHERE RECESSED FIXTURES OCCUR IN WALLS OR HORIZONTAL ASSEMBLIES, THE FIRE RATING OF THOSE ASSEMBLIES SHALL BE MAINTAINED</p> <p>8. AT ALL PENETRATIONS AND INTERSECTIONS OF FIRE-RATED PARTITIONS, PROVIDE FIRE SEALANT AND/OR FIRE STOPPING TO MAINTAIN CONTINUITY OF PARTITION RATING</p>	<p>SOLAR READY ROOF AREA: MIN DIMENSION > 5FT. MIN. SF > 80SF. PER CALIFORNIA ENERGY CODE SECTION 110.10(b)</p> <p>THE SOLAR ZONE SHALL COMPLY WITH ACCESS, PATHWAY, SMOKE VENTILATION, AND SPACING REQUIREMENTS AS SPECIFIED IN TILE 24, PART 9 OR OTHER PARTS OF TITLE 24 OR IN ANY REQUIREMENTS ADOPTED NY LOCAL JURISDICTION</p> <p>SINGLE FAMILY RESIDENCE. THE SOLAR ZONE SHALL BE LOCATED ON THE ROOF OR OVERHANG OF THE BUILDING AND HAVE A TOTAL AREA OF NO LESS THAN 250SQFT.</p> <p>FOR PHOTOVOLTAIC ARRAYS OCCUPYING NOT MORE THAN 33 PERCENT OF THE PLAN VIEW TOTAL ROOF AREA, NOT LESS THAN AN 18-INCH (457 MM) CLEAR SETBACK IS REQUIRED ON BOTH SIDES OF A HORIZONTAL RIDGE. FOR PHOTOVOLTAIC ARRAYS OCCUPYING MORE THAN 33 PERCENT OF THE PLAN VIEW TOTAL ROOF AREA, NOT LESS THAN A 36-INCH (914 MM) CLEAR SETBACK IS REQUIRED ON BOTH SIDES OF A HORIZONTAL RIDGE.</p> <p>VENTING CALCULATIONS</p> <p>ROOF VENTING: 1SF. OF ROOF VENTING PER 150 SF. OF ENCLOSED AREA OR ENCLOSED RAFTER AREA. ENCLOSED RAFTER AREA: 499 SF. VENTILATION AREA REQUIRED: 499 SF / 150SF = 3.33 SF. CONVERT TO SQ. IN: 3.33 SF. x 144 = 479 SQ. IN. MINIMUM VENTILATION AREA REQUIRED: 479 SQ. IN. VENTS ARE TO BE MANUFACTURED BY VULCAN AND WUI COMPLIANT. STANDARD OR ROUND BOTH ARE ACCEPTABLE METHODS TO ACHIEVE MIN. AREA</p>	<p>SECTION CUT [Symbol] KEYNOTE</p> <p>ELEVATION CALLOUT [Symbol] DOOR SYMBOL</p> <p>DETAIL DRAWING REF. [Symbol] WINDOW SYMBOL</p> <p>WALL BELOW OR ROOF ABOVE [Symbol] CEILING HEIGHTS</p> <p>SOLAR ZONE. REFER TO SOLAR NOTES ON SHEET G0.2 [Symbol] VAULTED CEILING</p> <p>ROOFING [Symbol] ROOF SLOPE</p>

project
Town of Paradise
Pre-Approved
ADU Program

revisions
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description
Floor/Roof Plan
Craftsman -
Reverse

date ## Month 20##

project no. 20##_xxxxxx

drawn by xxx/xxx

sheet no. **A1.2R**

WILD FIRE PREPARED HOME STANDARDS ROOF NOTES:

Roofs:
The roof must be Class A fire-resistant rated and kept clear of debris. Several roofing materials have been tested as a roofing system to meet the ASTM E108 or UL 790 Class A requirements, including but not limited to the following:

- Asphalt shingles
- Concrete, brick, or masonry tiles with bird stops to reduce debris accumulation
- Metal shingles or sheets

Gutters & Downspouts:
Gutters and downspouts must be made out of noncombustible material. Gutters and downspouts must be kept clear of debris such as leaves and pine needles. Gutters must be covered (with a noncombustible material) to prevent the collection of debris such as leaves and pine needles.

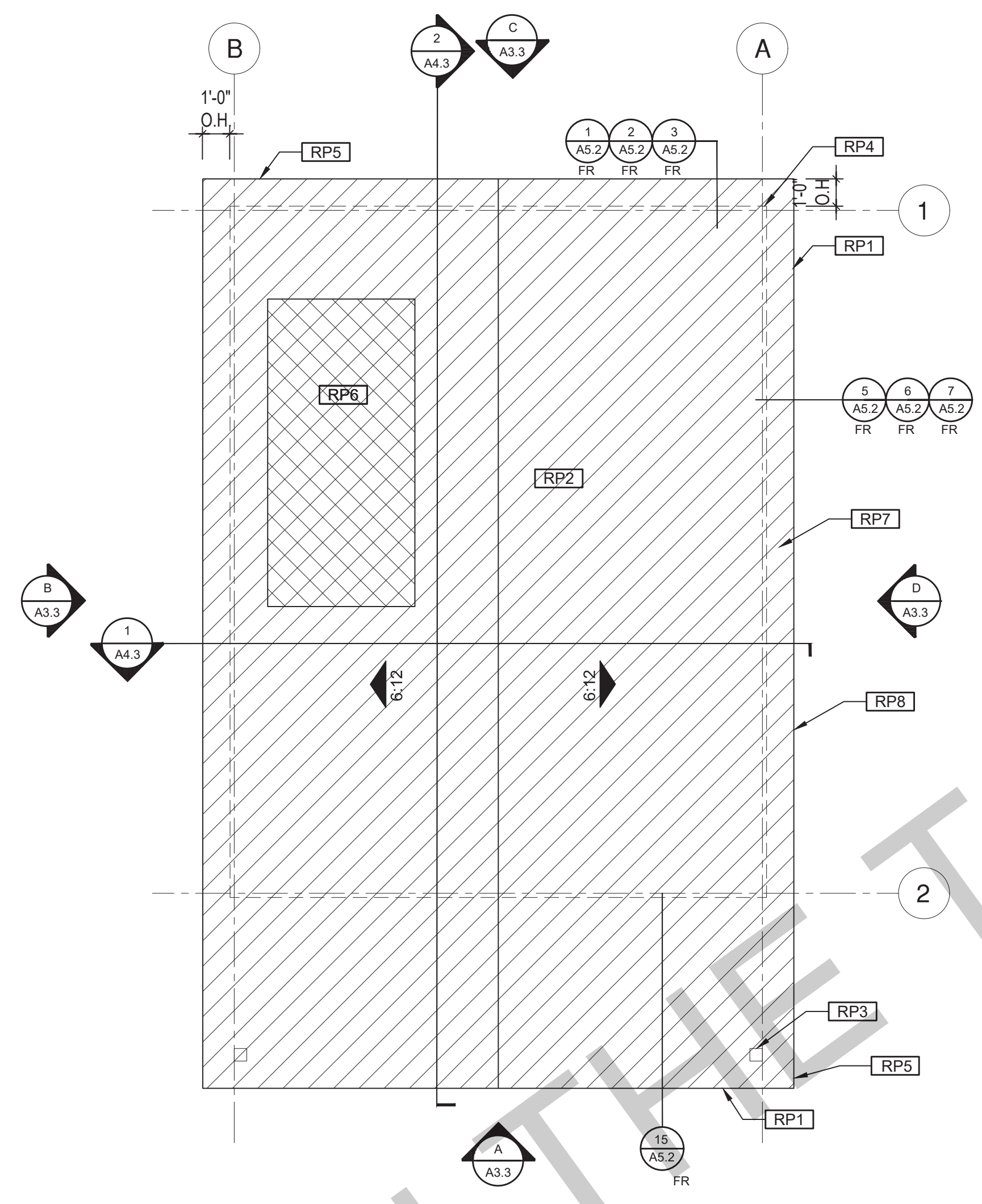
Building Features:
Vents
Ventilation openings for enclosed attics, gable ends, ridge ends, enclosed eave soffit spaces, enclosed rafter spaces formed where ceilings are applied directly to the underside of roof rafters, underfloor ventilation, foundations, and crawl spaces; under eaves and cornices; or for any other opening intended to permit ventilation, either in a horizontal or vertical surface, must resist the intrusion of burning embers and flames by meeting one of the following requirements:

- Performance: Corrosion-resistant vents conforming with the following ASTM E2886 test requirements:
 - No flaming ignition of the cotton material during the Ember Intrusion Test.
 - No flaming ignition during the Integrity Test portion of the Flame Intrusion Test.
 - Temperature of the unexposed side of the vent does not exceed 652°F.
- Prescriptive: Vents must be made of a noncombustible material and covered with noncombustible, corrosion-resistant mesh with openings not to exceed 1/8 inch.
- Exceptions:
 - Dryer vents must have a louver or flap in lieu of mesh.
 - Plumbing vents are excluded from these requirements.

Eaves & Soffits:
In addition to the requirement for vent openings at eaves and soffits listed above, eaves and soffits must be enclosed or protected on the exposed underside by one of the following:

- Noncombustible materials
- Ignition-resistant materials
- Materials approved for not less than 1-hour fire-resistance-rated construction
- 2-inch nominal dimension lumber

Vents:
Dryer vents must be made of noncombustible (i.e., metal) material and have a louver or flap.



ROOF PLAN
1/4"=1'-0" 499 SQ. FT. RANCH

WILD FIRE PREPARED HOME STANDARDS FLOOR PLAN NOTES:

Ground Clearance for Exterior Walls Covering/Cladding:
Exterior walls are vulnerable because embers can accumulate and make direct contact. All exterior walls must have a minimum of 6 vertical inches of noncombustible material, measured from the ground (at grade).

Decks or Covered Porches:
Decks or covered porches, which are included in the building footprint as illustrated in Figure 2, must meet and maintain monthly the following requirements:

- Must be clear of debris.
- Must have no woody vegetation (trees, shrubs). No more than 10 potted plants that should not exceed 36 inches in height and width, including the noncombustible planter, are permitted.
- Must have only noncombustible or ignition-resistant items (such as cast aluminum furniture) on top of the deck or porch. A small number of combustible items that can be easily removed and stored when necessary (chair cushions, door mats, etc.) are permitted.
- Must have no vegetation of any kind (trees, bushes, shrubs, plants, grass, weeds, etc.) underneath. Noncombustible ground cover or bare earth are permitted.
- Must have nothing stored underneath.
- Must have 5 feet of defensible space (as part of the 5-foot Home Ignition Zone required for the home, described below).

Additionally, for decks or porches 4 feet or less above the ground (when measured nominally from the walking surface to the ground at the location where this distance is maximum), the underdeck area must be enclosed to reduce the accumulation of debris using one of the following methods:

- Install noncombustible, corrosion-resistant mesh material with openings not to exceed 1/8 inch around the outer edge of the deck from the walking surface to the ground to prevent ember intrusion. If a material (e.g., lattice) is installed over the mesh, it needs to be noncombustible.
- Fully enclose with a noncombustible wall covering/cladding.

For decks with an additional structure (like a pergola or gazebo), that additional structure must be constructed of noncombustible materials and shall not have a solid cover (noncombustible slats that cover no more than 10% total of the surface area where a roof cover would be acceptable) and be free from any vegetation and curtains/drapes/screens.

Detached decks must meet the same requirements as attached decks.

Exterior Walls Covering/Cladding:
Wall coverings/claddings must be a noncombustible or ignition-resistant material, such as:

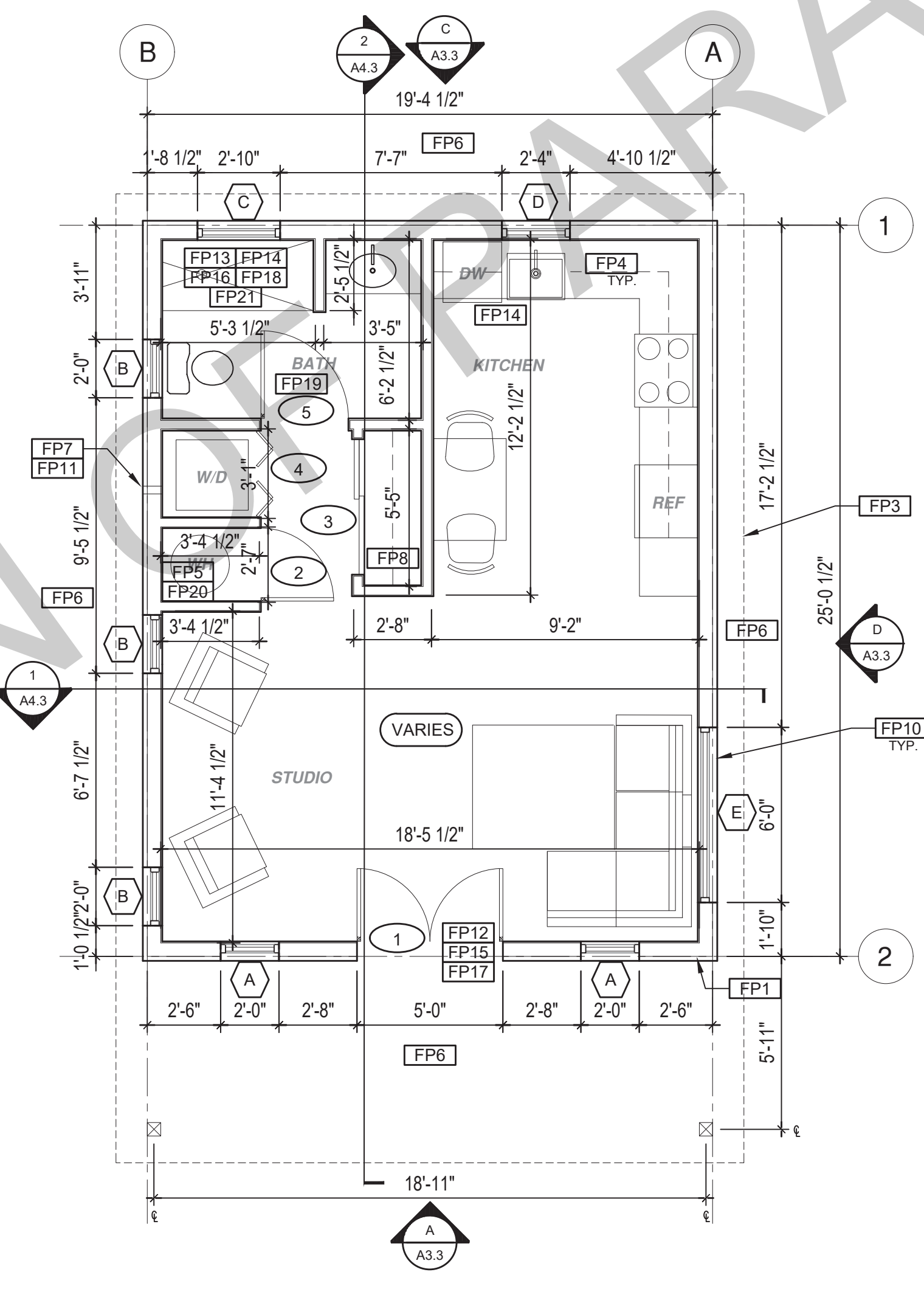
- Metal siding
- Fiber-cement siding
- Masonry veneer
- Stucco
- Shutters must be made of noncombustible materials

Exterior Glass (Windows, Skylights & Glass within Doors):
All exterior windows, skylights, and glazed openings within doors must comply with one of the following requirements:

- Multipaned glass with a tempered outer pane
- Glass with a minimum of 20-minutes fire-resistance rating when tested in accordance with NFPA 257
- Glass blocks (windows only)

Exterior Doors:
Exterior surface or cladding of the exterior doors shall be constructed with noncombustible materials. Doors made of combustible material are permissible provided a noncombustible exterior storm door is installed as the outermost door.

Decks:
In addition to the requirements listed above, decks including posts, joists, railings, and walking surfaces must be constructed with noncombustible materials.



FLOOR PLAN
1/4"=1'-0" 499 SQ. FT. RANCH

ROOF KEYNOTES	FLOOR PLAN KEYNOTES	ROOF PLAN GENERAL NOTES	SOLAR READY NOTES	LEGEND
<p>RP1 LINE OF ROOF OVERHANG</p> <p>RP2 CLASS A ROOFING MATERIAL. SEE GENERAL ROOF NOTE 13 ON SHEET G0.2 AND WUI SPEC ON G0.5</p> <p>RP3 SUPPORT POST BELOW</p> <p>RP4 LINE OF WALLS BELOW</p> <p>RP5 ROOF DOWNSPOUT LOCATION TO BE DETERMINED BY SITE SPECIFIC CONDITIONS</p> <p>RP6 DESIGNATED SOLAR PANEL AREA. PLEASE SEE SOLAR READY NOTES ON THIS SHEET</p> <p>RP7 WHERE PROVIDED, VENTILATION OPENINGS FOR ENCLOSED ATTICS, GABLE ENDS, RIDGE ENDS, UNDER EAVES AND CORNICES, ENCLOSED EAVE SOFFIT SPACES, ENCLOSED RAFTER SPACES FORMED WHERE CEILING ARE APPLIED DIRECTLY TO THE UNDERSIDE OF ROOF RAFTERS, UNDERFLOOR VENTILATION, FOUNDATIONS AND CRAWL SPACES, OR ANY OTHER OPENING INTENDED TO PERMIT VENTILATION, EITHER IN A HORIZONTAL OR VERTICAL PLANE, SHALL BE IN ACCORDANCE WITH SECTION 1202 OF THE CBC AND SECTIONS R337.6.1 THRU R337.6.2 TO RESIST BUILDING IGNITION FROM THE INTRUSION OF BURNING EMBERS AND FLAME THRU THE VENTILATION OPENINGS. (R337.6.1)</p> <p>VENTILATION OPENINGS SHALL BE FULLY COVERED WITH WILDFIRE FLAME AND EMBER RESISTANT VENTS APPROVED AND LISTED BY THE CALIFORNIA STATE FIRE MARSHAL, OR WUI VENTS TESTED TO ASTM E2886 AND LISTED BY COMPLYING WITH ALL OF THE FOLLOWING REQUIREMENTS:</p> <ol style="list-style-type: none"> THERE SHALL BE NO FLAMING IGNITION OF THE COTTON MATERIAL DURING THE EMBER INTRUSION TEST. THERE SHALL BE NO FLAMING IGNITION DURING THE INTEGRITY TEST PORTION OF THE FLAME INTRUSION TEST. THE MAX. TEMP. OF THE UNEXPOSED SIDE OF THE VENT SHALL NOT EXCEED 652° (350°C). (R337.6.2) <p>RP8 ROOF GUTTERS OF A NON-COMBUSTIBLE MATERIAL SHALL BE PROVIDED WITH THE MEANS TO PREVENT THE ACCUMULATION OF LEAVES AND DEBRIS IN THE GUTTER.</p>	<p>FP1 STUD WALL SIZED PER STRUCTURAL</p> <p>FP2 2X6 STUD WALL OR FURRING AS NEEDED FOR MECHANICAL / PLUMBING / VENTING</p> <p>FP3 LINE OF OVERHANG ABOVE</p> <p>FP4 36" HIGH COUNTER</p> <p>FP5 WATER HEATER</p> <p>FP6 SLOPE SURFACE AWAY FROM BUILDING</p> <p>FP7 WUI COMPLIANT DRYER VENT TERMINATION ON EXTERIOR WALL TO BE A MINIMUM OF 3 FT FROM ANY OPENING</p> <p>FP8 CLOSET SHELF AND POLE</p> <p>FP9 EMERGENCY EGRESS WINDOW</p> <p>FP10 WINDOW MUST HAVE A FRAME AND SASH COMPRISED OF WELDED CORNERS, METAL REINFORCEMENT IN THE INTERLOCK AREA, AND CONSTRUCTED OF MULTIPANE TEMPERED GLAZING WHERE INDICATED TYPICAL ALL WINDOWS</p> <p>FP11 VENT DRYER THROUGH WALL. SEE MECHANICAL / PLUMBING PLANS FOR FURTHER INFORMATION</p> <p>FP12 MIN. 1 HINGED ENTRY DOOR FOR EGRESS COMPLIANCE REQUIRED - THE EGRESS DOOR SHALL BE SIDE-HINGED AND SHALL PROVIDE A CLEAR WIDTH OF NOT LESS THAN 32 INCHES WHERE MEASURED BETWEEN THE FACE OF THE DOOR AND THE STOP, WITH THE DOOR OPEN 90°. THE CLEAR HEIGHT OF THE DOOR OPENING SHALL BE NOT LESS THAN 78 INCHES IN HEIGHT MEASURED FROM THE TOP OF THE THRESHOLD TO THE BOTTOM OF THE STOP</p> <p>FP13 SURROUND AROUND THE SHOWER MUST BE TEMPERED GLAZING IN THE WALLS/DOORS FACING OR CONTAINING BATHTUBS, SHOWERS, HOT TUBS, SPAS, WHIRLPOOLS, SAUNAS, STEAM ROOMS AND INDOOR/OUTDOOR SWIMMING POOLS WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 80" ABOVE THE STANDING SURFACE. EXCEPTION: GLAZING THAT IS MORE THAN 60" MEASURED HORIZONTALLY, FROM THE WATER'S EDGE OF A BATHTUB, HOT TUB, SPA, WHIRLPOOL, OR SWIMMING POOL.</p> <p>FP14 PER SECTION 301.1.1 CALGREEN AND CIVIL CODE 1101.3(c), ALL PLUMBING FIXTURES SHALL BE COMPLIANT WATER-CONSERVING PLUMBING FIXTURES. SEE MECHANICAL / PLUMBING PLANS FOR FURTHER INFORMATION</p> <p>FP15 LANDING OR FLOOR REQUIRED AT EACH SIDE OF EXTERIOR DOOR. WIDTH TO BE NOT LESS THAN THE DOOR SERVED AND HAVE A MIN 36 INCH DEPTH MEASURED IN THE DIRECTION OF TRAVEL. EXTERIOR LANDINGS SHALL BE PERMITTED TO HAVE A SLOPE NOT TO EXCEED 1/2" PER FOOT. LANDINGS OR FINISHED FLOORS AT EGRESS DOOR SHALL NOT BE MORE THAN 1'5" LOWER THAN THE TOP OF THE THRESHOLD FOR OUTWARD SWINGING DOORS OR 7'75" FOR DOORS THAT DO NOT SWING OUTWARD.</p> <p>FP16 WALL COVERING SHALL BE CEMENT PLASTER, TILE OR APPROVED EQUAL TO 72" ABOVE DRAIN AT SHOWERS OR TUB WITH SHOWERS. MATERIALS OTHER THAN STRUCTURAL ELEMENTS ARE TO BE MOISTURE RESISTANT. CRC R307.2</p> <p>FP17 DOOR BELL BUTTON TO BE NO MORE THEN 48" ABOVE EXTERIOR FLOOR OR LANDING</p> <p>FP18 WATER CLOSET AND SHOWER TO HAVE REINFORCEMENT IN WALLS 2X8 NOMINAL AT 32" TO 38.5" ABOVE FINISH FLOOR. SEE FLOOR PLAN GENERAL NOTE #32 ON SHEET G0.2 FOR FURTHER INFORMATION</p> <p>FP19 DOOR TO HAVE A NET CLEAR OPENING OF 32"</p> <p>FP20 DESIGNATED 2'-6" x 2'-6" x 7' TALL MINIMUM AREA FOR FUTURE INSTALLATION OF A HEAT PUMP WATER HEATER PER CEC 2022 SECTION 150.0(N)</p> <p>FP21 FURRING AS NEEDED FOR STANDARD TUB AND SHOWER LENGTH</p>	<p>1. REFER TO GENERAL NOTES SHEET G0.2 FOR ADDITIONAL REQUIREMENTS</p> <p>2. REFER TO STRUCTURAL PLANS FOR ROOF FRAMING INFORMATION INCLUDING MEMBER SIZES AND CONNECTION HARDWARE</p> <p>3. REFER TO PLUMBING PLANS ROOF VENT PENETRATIONS</p> <p>4. REFER TO SITE/GRADING PLAN FOR DOWNSPOUT DISCHARGE OR CONTINUATION</p> <p>5. OVERHANG DIMENSIONS ARE FROM FACE OF EXTERIOR WALL FRAMING TO ROOF EDGE</p> <p>6. ROOF COVERING AND UNDERLAYMENT SHALL BE APPLIED IN ACCORDANCE WITH (2022 R337) AND MANUFACTURER'S INSTALLATION INSTRUCTIONS</p> <p>7. ROOF VENTS SHALL BE APPLIED PER MANUFACTURER'S SPECIFICATIONS</p> <p>8. ADJUST VENTS TO ACCOMMODATE ROOF FRAMING, PLUMBING VENTS, AND SOLAR COLLECTORS.</p> <p>FLOOR PLAN GENERAL NOTES</p> <p>1. REFER TO GENERAL NOTE SHEET G0.2 FOR ADDITIONAL REQUIREMENTS</p> <p>2. REFER TO STRUCTURAL PLANS FOR FURTHER INFORMATION</p> <p>3. REFER TO ELECTRICAL PLANS FOR FURTHER INFORMATION IF PROVIDED</p> <p>4. REFER TO MECHANICAL PLANS, DRAWINGS OR REPORTS FOR FURTHER INFORMATION</p> <p>5. ALL FURNITURE AND EQUIPMENT IS BY OWNER AND IS SHOWN FOR COORDINATION PURPOSES ONLY</p> <p>6. PROVIDE ADEQUATE BLOCKING FOR AGING IN PLACE SEE FLOOR PLAN NOTE #17 ON G0.2</p> <p>7. WHERE RECESSED FIXTURES OCCUR IN WALLS OR HORIZONTAL ASSEMBLIES, THE FIRE RATING OF THOSE ASSEMBLIES SHALL BE MAINTAINED</p> <p>8. AT ALL PENETRATIONS AND INTERSECTIONS OF FIRE-RATED PARTITIONS, PROVIDE FIRE SEALANT AND/OR FIRE STOPPING TO MAINTAIN CONTINUITY OF PARTITION RATING</p>	<p>SOLAR READY ROOF AREA: MIN DIMENSION > 5FT. MIN. SF. > 80SF. PER CALIFORNIA ENERGY CODE SECTION 110.10(b)</p> <p>THE SOLAR ZONE SHALL COMPLY WITH ACCESS, PATHWAY, SMOKE VENTILATION, AND SPACING REQUIREMENTS AS SPECIFIED IN TILE 24, PART 9 OR OTHER PARTS OF TITLE 24 OR IN ANY REQUIREMENTS ADOPTED BY LOCAL JURISDICTION</p> <p>SINGLE FAMILY RESIDENCE, THE SOLAR ZONE SHALL BE LOCATED ON THE ROOF OR OVERHANG OF THE BUILDING AND HAVE A TOTAL AREA OF NO LESS THAN 250SQFT.</p> <p>FOR PHOTOVOLTAIC ARRAYS OCCUPYING NOT MORE THAN 33 PERCENT OF THE PLAN VIEW TOTAL ROOF AREA, NOT LESS THAN AN 18-INCH (457 MM) CLEAR SETBACK IS REQUIRED ON BOTH SIDES OF A HORIZONTAL RIDGE. FOR PHOTOVOLTAIC ARRAYS OCCUPYING MORE THAN 33 PERCENT OF THE PLAN VIEW TOTAL ROOF AREA, NOT LESS THAN A 36-INCH (914 MM) CLEAR SETBACK IS REQUIRED ON BOTH SIDES OF A HORIZONTAL RIDGE.</p> <p>VENTING CALCULATIONS</p> <p>ROOF VENTING: 1SF. OF ROOF VENTING PER 150 SF. OF ENCLOSED AREA OR ENCLOSED RAFTER AREA. ENCLOSED RAFTER AREA: 499 SF. VENTILATION AREA REQUIRED: 499 SF / 150SF = 3.33 SF. CONVERT TO SQ. IN: 3.33 SF. x 144 = 479 SQ. IN. MINIMUM VENTILATION AREA REQUIRED: 479 SQ. IN. VENTS ARE TO BE MANUFACTURED BY VULCAN AND WUI COMPLIANT. STANDARD OR ROUND BOTH ARE ACCEPTABLE METHODS TO ACHIEVE MIN. AREA</p>	<p>SECTION CUT [Symbol] KEYNOTE</p> <p>ELEVATION CALLOUT [Symbol] DOOR SYMBOL</p> <p>DETAIL DRAWING REF. [Symbol] WINDOW SYMBOL</p> <p>WALL BELOW OR ROOF ABOVE [Symbol] CEILING HEIGHTS</p> <p>SOLAR ZONE. REFER TO SOLAR NOTES ON SHEET G0.2 [Symbol] VAULTED CEILING</p> <p>ROOFING [Symbol] ROOF SLOPE</p>

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2. THE RECIPIENT RECOGNIZES AND ACKNOWLEDGES THAT THE USE OF THIS INFORMATION WILL BE AT THEIR SOLE RISK AND WITHOUT ANY LIABILITY OR LEGAL OBLIGATION TO DESIGN PATH STUDIO. NO WARRANTIES OF ANY NATURE, WHETHER EXPRESS OR IMPLIED, SHALL ATTACH TO THESE DOCUMENTS AND THE INFORMATION CONTAINED THEREON. ANY USE, REUSE, OR ALTERATION OF THESE DOCUMENTS BY ANY RECIPIENT OR BY OTHERS WILL BE AT THE RECIPIENT'S RISK AND FULL LEGAL RESPONSIBILITY. FURTHERMORE, THE RECIPIENT WILL, TO THE FULLEST EXTENT PERMITTED BY LAW, DEFEND, INDEMNIFY AND HOLD DESIGN PATH STUDIO AND ITS ARCHITECTS, ENGINEERS, CONTRACTORS, SUBCONTRACTORS, LIABILITY, DEMANDS, JUDGMENTS, OR COSTS ARISING OUT OF OR RESULTING THERE FROM ANY USE OF THESE CONSTRUCTION DOCUMENTS FOR OR ON ACCOUNT OF ANY INJURY, DEATH, DAMAGE OR LOSS TO PERSONS OR PROPERTY, DIRECT OR CONSEQUENTIAL DAMAGES IN ANY AMOUNT. THIS INDEMNITY DOES NOT APPLY TO THE SOLE NEGLIGENCE OR WILLFUL MISCONDUCT OF DESIGN PATH STUDIO OR ITS ARCHITECTS.
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project
Town of Paradise
Pre-Approved
ADU Program

revisions
△
△
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△

description
Floor/Roof Plan
Ranch

date ## Month 20##

project no. 20##_xxxxxx

drawn by xxx/xxx

sheet no. **A1.3**

WILD FIRE PREPARED HOME STANDARDS ROOF NOTES:

Roofs:
The roof must be Class A fire-resistant rated and kept clear of debris. Several roofing materials have been tested as a roofing system to meet the ASTM E108 or UL 790 Class A requirements, including but not limited to the following:

- Asphalt shingles
- Concrete, brick, or masonry tiles with bird stops to reduce debris accumulation
- Metal shingles or sheets

Gutters & Downspouts:
Gutters and downspouts must be made out of noncombustible material. Gutters and downspouts must be kept clear of debris such as leaves and pine needles. Gutters must be covered (with a noncombustible material) to prevent the collection of debris such as leaves and pine needles.

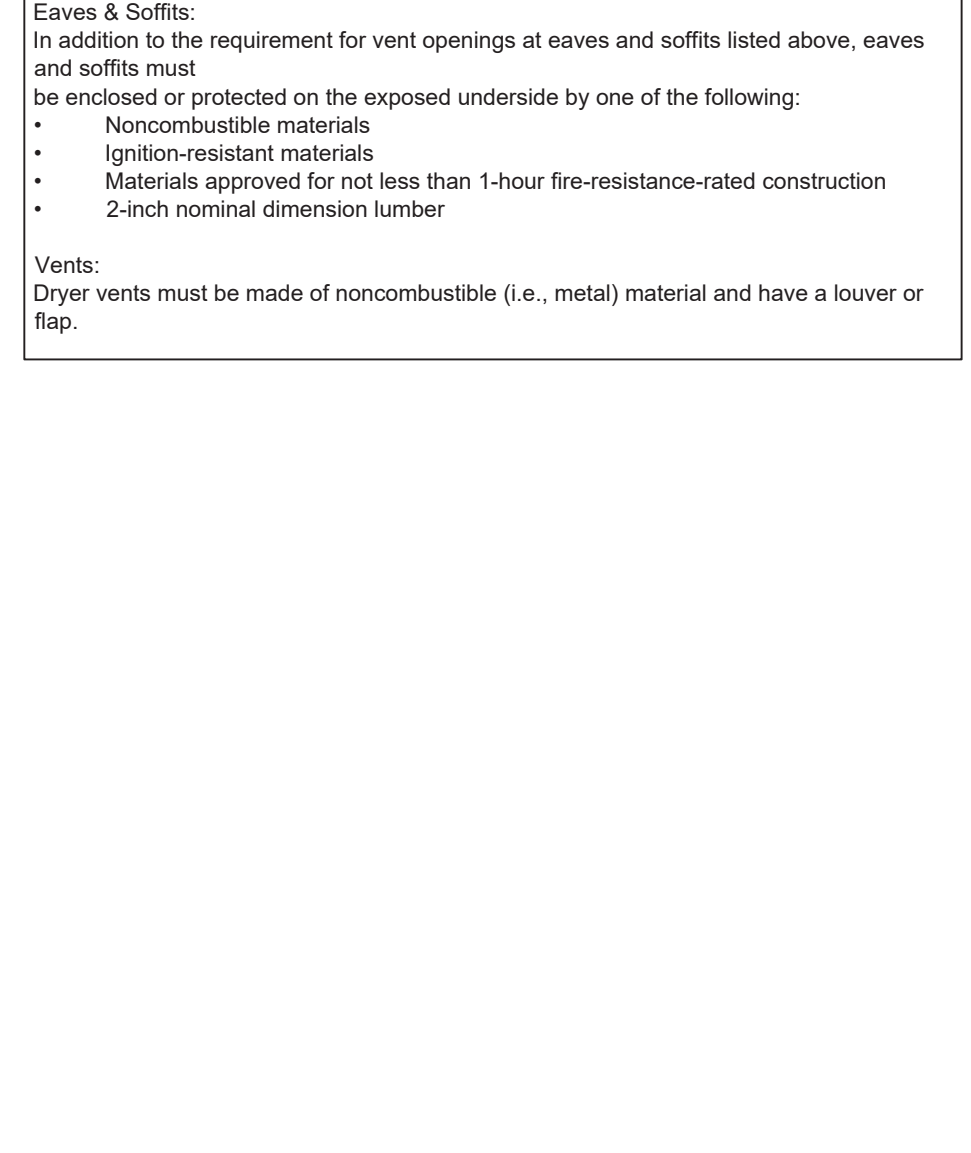
Building Features:
Vents
Ventilation openings for enclosed attics, gable ends, ridge ends, enclosed eave soffit spaces, enclosed rafter spaces formed where ceilings are applied directly to the underside of roof rafters, underfloor ventilation, foundations, and crawl spaces; under eaves and cornices; or for any other opening intended to permit ventilation, either in a horizontal or vertical surface, must resist the intrusion of burning embers and flames by meeting one of the following requirements:

- Performance: Corrosion-resistant vents conforming with the following ASTM E2886 test requirements:
 - No flaming ignition of the cotton material during the Ember Intrusion Test.
 - No flaming ignition during the Integrity Test portion of the Flame Intrusion Test.
 - Temperature of the unexposed side of the vent does not exceed 652°F.
- Prescriptive: Vents must be made of a noncombustible material and covered with noncombustible, corrosion-resistant mesh with openings not to exceed 1/8 inch.
- Exceptions:
 - Dryer vents must have a louver or flap in lieu of mesh.
 - Plumbing vents are excluded from these requirements.

Eaves & Soffits:
In addition to the requirement for vent openings at eaves and soffits listed above, eaves and soffits must be enclosed or protected on the exposed underside by one of the following:

- Noncombustible materials
- Ignition-resistant materials
- Materials approved for not less than 1-hour fire-resistance-rated construction
- 2-inch nominal dimension lumber

Vents:
Dryer vents must be made of noncombustible (i.e., metal) material and have a louver or flap.



ROOF PLAN

1/4"=1'-0" 499 SQ. FT. RANCH - REVERSE

WILD FIRE PREPARED HOME STANDARDS FLOOR PLAN NOTES:

Ground Clearance for Exterior Walls Covering/Cladding:
Exterior walls are vulnerable because embers can accumulate and make direct contact. All exterior walls must have a minimum of 6 vertical inches of noncombustible material, measured from the ground (at grade).

Decks or Covered Porches:
Decks or covered porches, which are included in the building footprint as illustrated in Figure 2, must meet and maintain monthly the following requirements:

- Must be clear of debris.
- Must have no woody vegetation (trees, shrubs). No more than 10 potted plants that should not exceed 36 inches in height and width, including the noncombustible planter, are permitted.
- Must have only noncombustible or ignition-resistant items (such as cast aluminum furniture) on top of the deck or porch. A small number of combustible items that can be easily removed and stored when necessary (chair cushions, door mats, etc.) are permitted.
- Must have no vegetation of any kind (trees, bushes, shrubs, plants, grass, weeds, etc.) underneath. Noncombustible ground cover or bare earth are permitted.
- Must have nothing stored underneath.
- Must have 5 feet of defensible space (as part of the 5-foot Home Ignition Zone required for the home, described below).

Additionally, for decks or porches 4 feet or less above the ground (when measured normally from the walking surface to the ground at the location where this distance is maximum), the underdeck area must be enclosed to reduce the accumulation of debris using one of the following methods:

- Install noncombustible, corrosion-resistant mesh material with openings not to exceed 1/8 inch around the outer edge of the deck from the walking surface to the ground to prevent ember intrusion. If a material (e.g., lattice) is installed over the mesh, it needs to be noncombustible.
- Fully enclose with a noncombustible wall covering/cladding.

For decks with an additional structure (like a pergola or gazebo), that additional structure must be constructed of noncombustible materials and shall not have a solid cover (noncombustible slats that cover no more than 10% total of the surface area where a roof cover would be is acceptable) and be free from any vegetation and curtains/drapes/screens.

Detached decks must meet the same requirements as attached decks.

Exterior Walls Covering/Cladding:
Wall coverings/claddings must be a noncombustible or ignition-resistant material, such as:

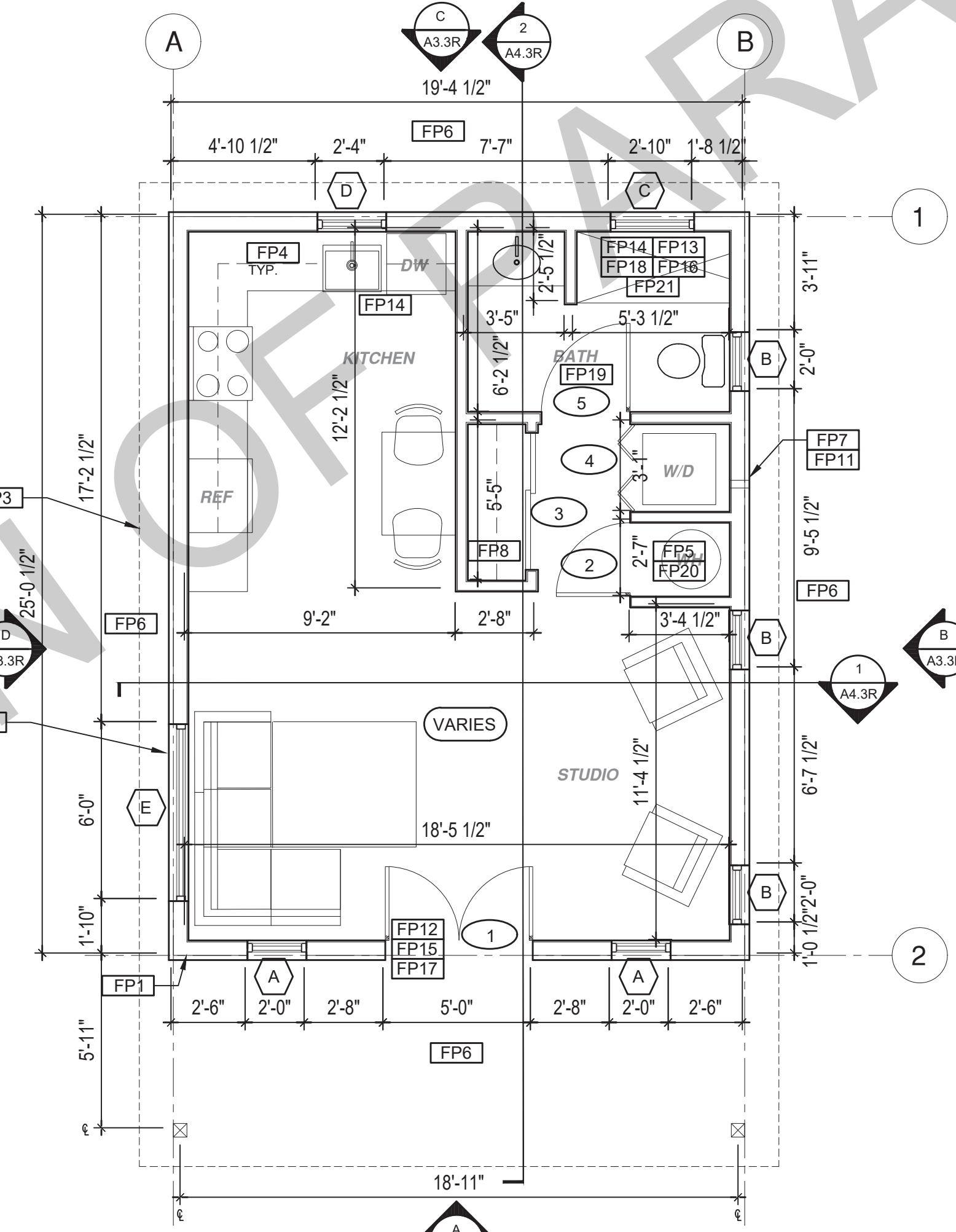
- Metal siding
- Fiber-cement siding
- Masonry veneer
- Stucco
- Shutters must be made of noncombustible materials

Exterior Glass (Windows, Skylights & Glass within Doors):
All exterior windows, skylights, and glazed openings within doors must comply with one of the following requirements:

- Multipaned glass with a tempered outer pane
- Glass with a minimum of 20-minutes fire-resistance rating when tested in accordance with NFPA 257
- Glass blocks (windows only)

Exterior Doors:
Exterior surface or cladding of the exterior doors shall be constructed with noncombustible materials. Doors made of combustible material are permissible provided a noncombustible exterior storm door is installed as the outermost door.

Decks:
In addition to the requirements listed above, decks including posts, joists, railings, and walking surfaces must be constructed with noncombustible materials.



FLOOR PLAN

1/4"=1'-0" 499 SQ. FT. RANCH - REVERSE

ROOF KEYNOTES	FLOOR PLAN KEYNOTES	ROOF PLAN GENERAL NOTES	SOLAR READY NOTES	LEGEND
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ROOF COVERING AND UNDERLAYMENT SHALL BE APPLIED IN ACCORDANCE WITH (2022 R337) AND MANUFACTURER'S INSTALLATION INSTRUCTIONS</p> <p>7. ROOF VENTS SHALL BE APPLIED PER MANUFACTURERS SPECIFICATIONS</p> <p>8. ADJUST VENTS TO ACCOMMODATE ROOF FRAMING, PLUMBING VENTS, AND SOLAR COLLECTORS.</p> <p>FLOOR PLAN GENERAL NOTES</p> <p>1. REFER TO GENERAL NOTE SHEET G0.2 FOR ADDITIONAL REQUIREMENTS</p> <p>2. REFER TO STRUCTURAL PLANS FOR FURTHER INFORMATION</p> <p>3. REFER TO ELECTRICAL PLANS FOR FURTHER INFORMATION IF PROVIDED</p> <p>4. REFER TO MECHANICAL PLANS, DRAWINGS OR REPORTS FOR FURTHER INFORMATION</p> <p>5. ALL FURNITURE AND EQUIPMENT IS BY OWNER AND IS SHOWN FOR COORDINATION PURPOSES ONLY</p> <p>6. PROVIDE ADEQUATE BLOCKING FOR AGING IN PLACE SEE FLOOR PLAN NOTE #17 ON G0.2</p> <p>7. WHERE RECESSED FIXTURES OCCUR IN WALLS OR HORIZONTAL ASSEMBLIES, THE FIRE RATING OF THOSE ASSEMBLIES SHALL BE MAINTAINED</p> <p>8. AT ALL PENETRATIONS AND INTERSECTIONS OF FIRE-RATED PARTITIONS, PROVIDE FIRE SEALANT AND/OR FIRE STOPPING TO MAINTAIN CONTINUITY OF PARTITION RATING</p>	<p>SOLAR READY ROOF AREA: MIN DIMENSION > 5FT. MIN. SF. > 80SF. PER CALIFORNIA ENERGY CODE SECTION 110.10(b)</p> <p>THE SOLAR ZONE SHALL COMPLY WITH ACCESS, PATHWAY, SMOKE VENTILATION, AND SPACING REQUIREMENTS AS SPECIFIED IN TILE 24, PART 9 OR OTHER PARTS OF TITLE 24 OR IN ANY REQUIREMENTS ADOPTED NY LOCAL JURISDICTION</p> <p>SINGLE FAMILY RESIDENCE, THE SOLAR ZONE SHALL BE LOCATED ON THE ROOF OR OVERHANG OF THE BUILDING AND HAVE A TOTAL AREA OF NO LESS THAN 250SQFT.</p> <p>FOR PHOTOVOLTAIC ARRAYS OCCUPYING NOT MORE THAN 33 PERCENT OF THE PLAN VIEW TOTAL ROOF AREA, NOT LESS THAN AN 18-INCH (457 MM) CLEAR SETBACK IS REQUIRED ON BOTH SIDES OF A HORIZONTAL RIDGE. FOR PHOTOVOLTAIC ARRAYS OCCUPYING MORE THAN 33 PERCENT OF THE PLAN VIEW TOTAL ROOF AREA, NOT LESS THAN A 36-INCH (914 MM) CLEAR SETBACK IS REQUIRED ON BOTH SIDES OF A HORIZONTAL RIDGE.</p> <p>VENTING CALCULATIONS</p> <p>ROOF VENTING: 1SF. OF ROOF VENTING PER 150 SF. OF ENCLOSED AREA OR ENCLOSED RAFTER AREA. ENCLOSED RAFTER AREA: 499 SF. VENTILATION AREA REQUIRED: 499SF / 150SF = 3.33 SF. CONVERT TO SQ. IN: 3.33SF x 144 = 479 SQ. IN. MINIMUM VENTILATION AREA REQUIRED: 479 SQ. IN. VENTS ARE TO BE MANUFACTURED BY VULCAN AND WUI COMPLIANT. STANDARD OR ROUND BOTH ARE ACCEPTABLE METHODS TO ACHIEVE MIN. AREA</p>	<p>SECTION CUT [Symbol] KEYNOTE</p> <p>ELEVATION CALLOUT [Symbol] DOOR SYMBOL</p> <p>DETAIL DRAWING REF. [Symbol] WINDOW SYMBOL</p> <p>WALL BELOW OR ROOF ABOVE [Symbol] CEILING HEIGHTS</p> <p>SOLAR ZONE. REFER TO SOLAR NOTES ON SHEET G0.2 [Symbol] VAULTED CEILING</p> <p>ROOFING [Symbol] ROOF SLOPE</p>

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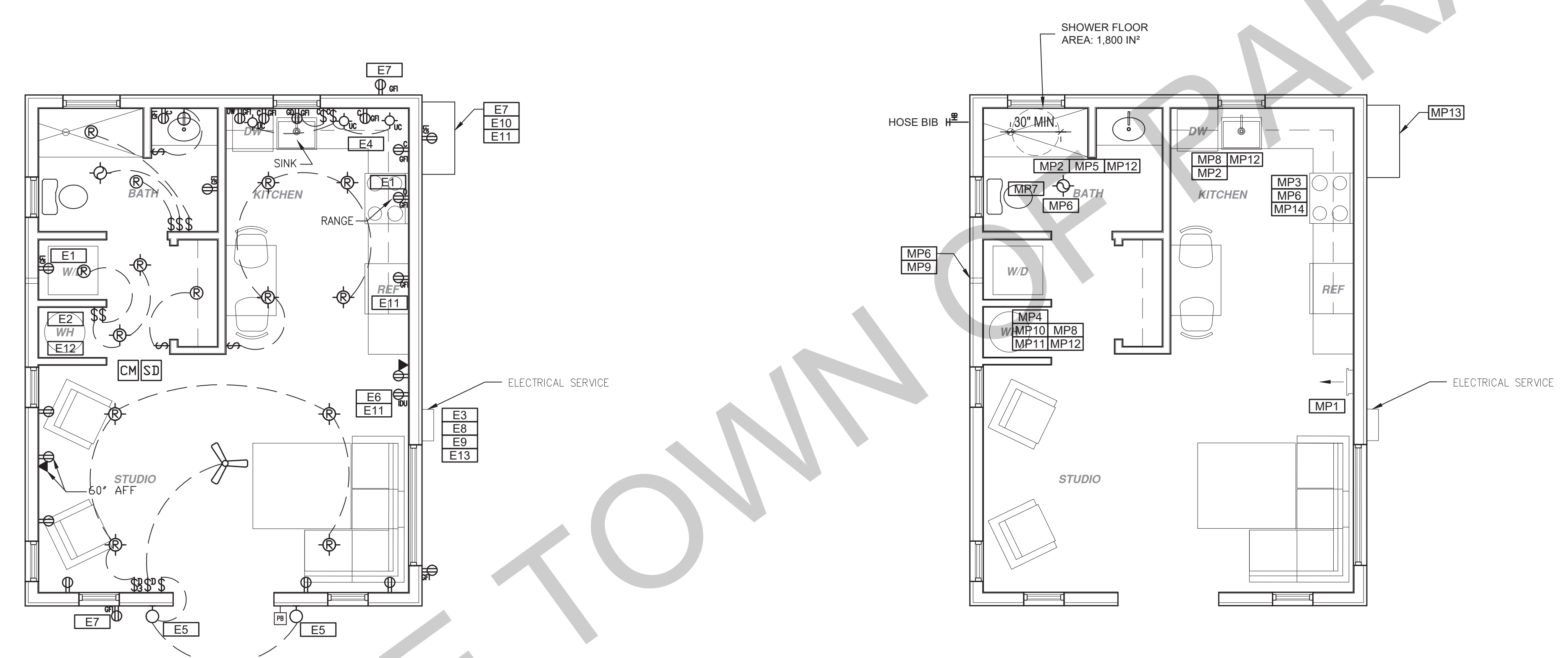
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Floor/Roof Plan
Ranch - Reverse

date ## Month 20##

project no. 20##_xxxxxx

drawn by xxx/xxx

sheet no. **A1.3R**



ELECTRICAL PLAN
1/4"=1'-0"

MECHANICAL / PLUMBING PLAN
1/4"=1'-0"

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description
Mechanical/
Electrical/
Plumbing
Plans

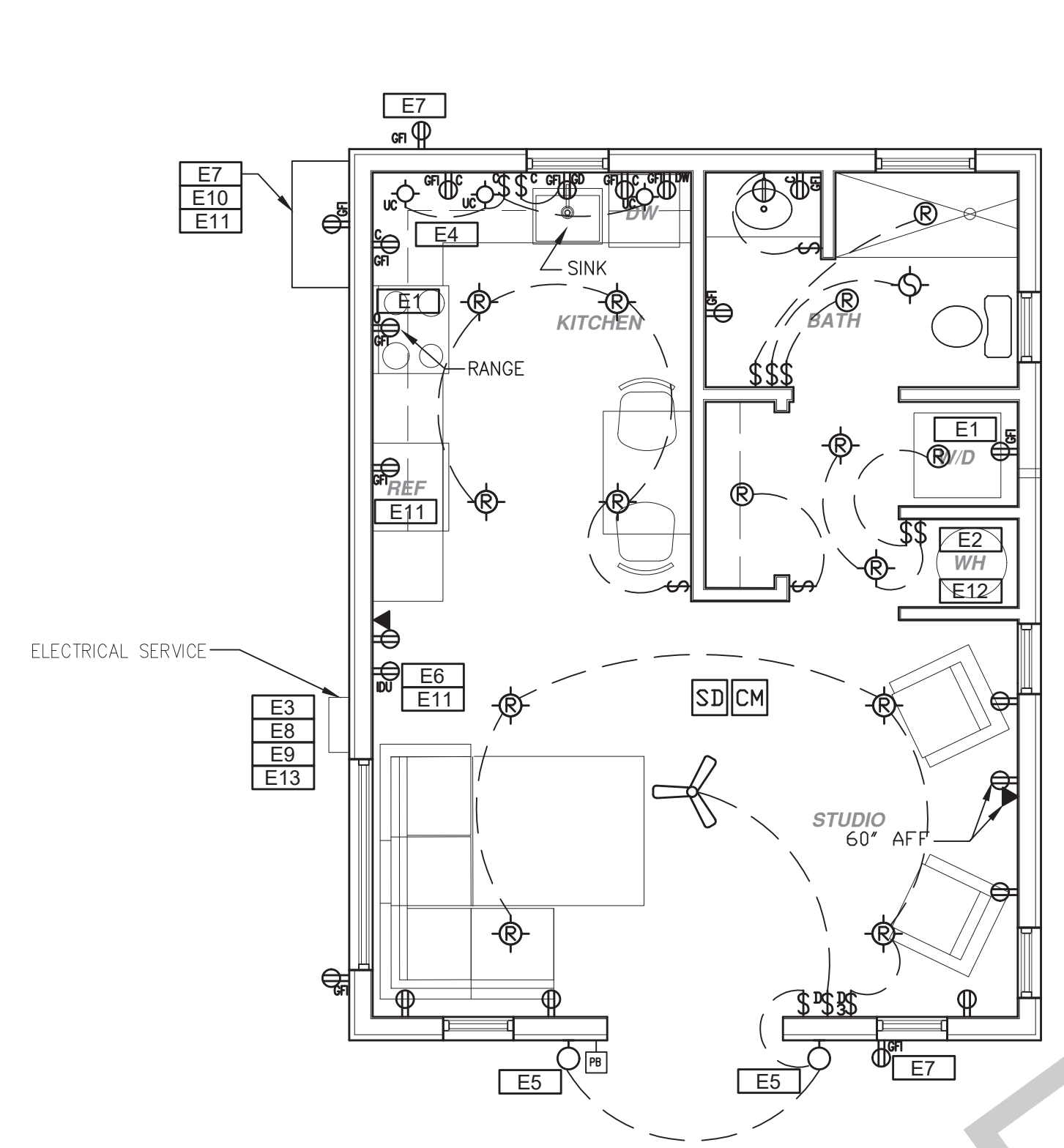
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project no. 20##-xxxxxx

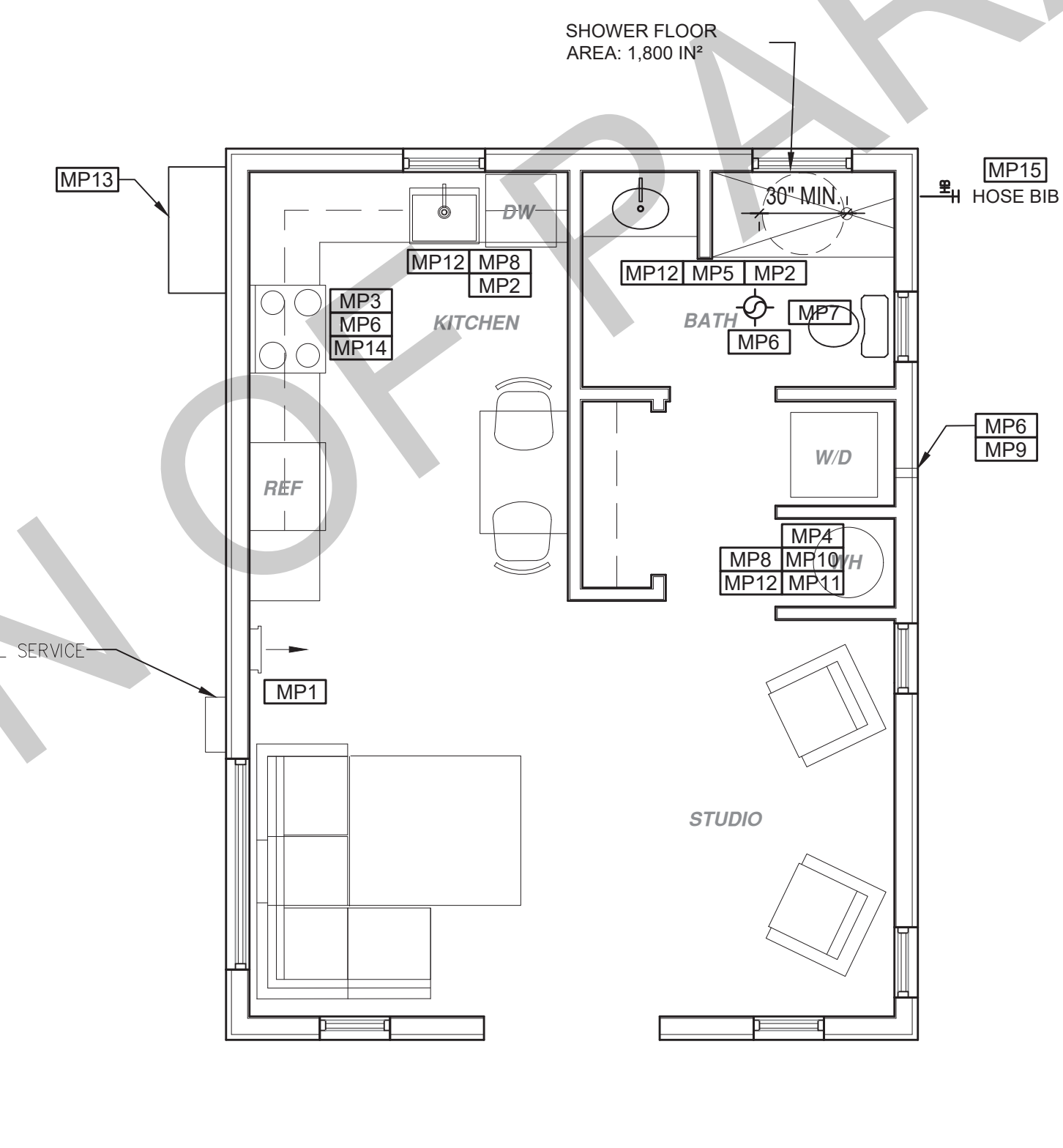
drawn by xxx/xxx

sheet no. **A2.1**

MECHANICAL / PLUMBING KEYNOTES	ELECTRICAL KEYNOTES	MECHANICAL / PLUMBING LEGEND	ELECTRICAL LEGEND
<p>MP1 INDOOR UNIT MINI SPLIT SYSTEM.</p> <p>MP2 WATER CONSERVING FIXTURES: NEW WATER CLOSETS SHALL USE NO MORE THAN 1.28 GAL. OF WATER PER FLUSH; LAVATORIES LIMITED TO 1.2 GPM, KITCHEN FAUCETS NOT TO EXCEED 1.8 GPM AT 60 PSI THEY CAN INCREASE THE FLOW MOMENTARILY BUT CANT EXCEED 2.2GALLONS PER MIN. AT 60 PSI AND MUST DEFAULT TO A MAX. FLOW RATE OF 1.8GALLONS PER MIN AT 60 PSI, AND SHOWERS NOT EXCEED 1.8 GPM AT 60 PSI AND ALL SHALL BE CERTIFIED TO MEET THE PERFORMANCE CRITERIA OF THE EPA WATERSENSE SPECIFICATIONS FOR SHOWERHEADS. CPC SECTIONS 407, 408, 411, 412 AND SECTION 301.1.1 CALGREEN CODE AND CIVIL CODE 1501.3(i)</p> <p>MP3 EXHAUST HOOD ABOVE/ TO BE SMOOTH METALLIC INTERIOR SURFACE (CMC 504.3)</p> <p>MP4 NEW WATER HEATER - TO HAVE CONDENSATE DRAIN INSTALLED NO HIGHER THAN 2" ABOVE THE BASE OF THE HEATER THAT ALSO ALLOWS GRAVITY DRAINAGE</p> <p>MP5 CONTROL VALVES IN SHOWERS, BATHTUBS & BIDETS MUST BE PRESSURE BALANCED OR THERMOSTATIC MIX VALVES</p> <p>MP6 MINIMUM OF 3 FT CLEARANCE TO ANY OPENING INTO BUILDING FOR EXHAUST FAN TERMINATIONS</p> <p>MP7 CLEARANCE FOR WATER CLOSET TO BE A MIN. OF 24" IN FRONT, AND 15" FROM ITS CENTER TO ANY SIDE WALL OR OBSTRUCTION. (CPC 402.5)</p> <p>MP8 THE 1/2" SIZE HOT WATER PIPE TO THE KITCHEN SINK AND THE COLD WATER PIPE WITHIN 5' OF WATER HEATER BOTH REQUIRE 1" INSULATION</p> <p>MP9 DRYER EXHAUST OUTLET FROM DRYER TO EXTERIOR MAX LENGTH 14' WITH MAXIMUM OF TWO 90° ELBOWS EXHAUST VENT MUST TERMINATE A MIN. OF 3' FROM ANY OPENING. MIN. TYPE 1 CLOTHES DRYER EXHAUST DUCTS SHALL BE OF RIGID METAL & SHALL HAVE SMOOTH INTERIOR SURFACES. THE DIAMETER SHALL BE NOT LESS THAN 4 INCHES NOMINAL (100 MM), & THE THICKNESS SHALL BE NOT LESS THAN 0.016 (OF AN INCH (4.68 MM)). EXHAUST DUCTS & DRYER VENTS SHALL BE EQUIPPED WITH BACK DRAFT DAMPERS</p> <p>MP10 NEW WATER HEATER WITH T&P RELIEF VALVE AND DISCHARGE PIPE AT EXTERIOR. PROVIDE COMBUSTION AIR AND CLEARANCES PER MANUFACTURER REQUIREMENTS.</p> <p>MP11 INSTANTANEOUS WATER HEATERS SHALL HAVE ISOLATION VALVES ON BOTH THE COLD AND THE HOT WATER PIPING LEAVING THE WATER HEATER COMPLETE WITH HOSE BIBS OR OTHER FITTINGS ON EACH VALVES FOR FLUSHING THE WATER HEATER WHEN THE VALVES ARE CLOSED</p> <p>MP12 ALL DOMESTIC HOT WATER PIPING TO HAVE THE FOLLOWING MINIMUM INSULATION INSTALLED: 3" PIPE (1" INSULATION); 3" PIPE (1" INSULATION); 1" TO 1-1/2" PIPE (1-1/2" INSULATION)</p> <p>MP13 OUTDOOR CONDENSING UNIT TO BE PIPED TO INDOOR HVAC UNIT</p> <p>MP14 A MINIMUM 160 GPM HOOD OVER ELECTRICAL RANGE INDOOR AIR QUALITY FAN IS REQUIRED IN THE KITCHEN AND SHALL BE HERS VERIFIED. (CALIFORNIA ENERGY CODE TABLE 150.0-G-1.750 SQ. FT.</p> <p>MP15 ALL HOSE CONNECTIONS SHALL BE EQUIPPED WITH NON-REMOVABLE BACK FLOW PREVENTERS. (CPC 603.3.3)</p>	<p>E1 DEDICATED 30 AMP/ 240V POWER FOR ELECTRIC DRYER OR OVEN. VERIFY REQUIREMENTS WITH APPLIANCE SPECIFICATIONS</p> <p>E2 OUTLET FOR NEW WATER HEATER WITHIN 3' OF WATER HEATER.</p> <p>E3 ELECTRICAL - SUB PANEL LOCATION</p> <p>E4 OUTLET AT COUNTER HEIGHT - SHALL COMPLY WITH CEC ARTICLE 210.52(C); IN KITCHENS A RECEPTACLE OUTLET SHALL BE INSTALLED AT EACH COUNTER SPACE 12" OR WIDER. SHALL BE INSTALLED SO THAT NO POINT ALONG THE WALL IS MORE THAN 24" ISLAND IN PENINSULAR COUNTERTOPS 12" X 24" LONG (OR GREATER) SHALL HAVE AT LEAST ONE RECEPTACLE</p> <p>E5 OUTDOOR LIGHTING FIXTURES ARE REQUIRED TO BE HIGH EFFICACY OR CONTROLLED BY A COMBINATION PHOTOCONTROL / MOTION SENSOR.</p> <p>E6 OUTLET DEDICATED FOR INDOOR HVAC UNIT</p> <p>E7 WEATHER RESISTANT TYPE RECEPTACLES GFCI PROTECTED</p> <p>E8 OVER-CURRENT FEEDER TO EXTEND TO EXISTING PANEL- ALUMINUM CONDUCTOR BURIED UNDER GROUND WITH AWG ALLOWABLE VOLTAGE DROP PER CEC 250.4</p> <p>E9 SEPARATE GROUND ELECTRODE SYSTEM PER CEC 250.4</p> <p>E10 OUTDOOR CONDENSING UNIT RECEPTACLE OUTLET SHALL BE INSTALLED AT AN ACCESSIBLE LOCATION FOR THE SERVICING OF THE HEATING AND COOLING EQUIPMENT AND SHALL BE LOCATED ON THE SAME LEVEL AND WITHIN 25 FEET OF THE EQUIPMENT. THIS RECEPTACLE SHALL BE GFCI-WP PROTECTED.</p> <p>E11 A DISCONNECTING MEANS CAPABLE OF DISCONNECTING AIR-CONDITIONING AND REFRIGERATING EQUIPMENT, INCLUDING MOTOR-COMPRESSORS AND CONTROLLERS FROM THE CIRCUIT CONDUCTOR IS REQUIRED WITHIN SIGHT FROM THE EQUIPMENT LOCATION PER CEC SECTION 400.11</p> <p>E12 PER CEC 2022 150.0(N) 1.A. THE DESIGNATED SPACE AND WATER HEATER IS TO COMPLY WITH ELECTRICAL NOTES 15A16 ON SHEET G0.2</p> <p>E13 CONTRACTOR TO VERIFY MAIN PANEL</p>	<p>MECHANICAL</p> <p>EXHAUST FAN: MINIMUM 50 CFM TO BE DUCTED TO THE EXTERIOR AND SHALL PROVIDE FIVE AIR CHANGES PER HOUR. SECTION 1203.3. CFM AND NOISE RATING MAXIMUM 3 SONE FOR INTERMITTENT USE. SHALL BE ENERGY STAR RATED AND CONTROLLED BY A HUMIDISTAT CAPABLE OF AN ADJUSTMENT BETWEEN 50-80% HUMIDITY.</p> <p>DUCT SYSTEMS ARE SIZED, DESIGNED AND EQUIPMENT IS SELECTED USING THE FOLLOWING METHODS:</p> <ol style="list-style-type: none"> 1. ESTABLISH HEAT LOSS AND HEAT GAIN VALUES ACCORDING TO ANSI/ ACCA 2 MANUAL J-2011 OR EQUIVALENT. 2. SIZE DUCT SYSTEMS ACCORDING TO ANSI/ ACCA 1 MANUAL D-2014 OR EQUIVALENT 3. SELECT HEATING AND COOLING EQUIPMENT ACCORDING TO ANSI/ ACCA 3 MANUAL S-2014 OR EQUIVALENT. <p>24 CARBON MONOXIDE ALARM PERMANENTLY WIRED WITH BATTERY BACKUP PER SECTION R315. ALARMS SHALL BE INTERCONNECTED IN SUCH A MANNER THAT THE ACTUATION OF ONE ALARM WILL ACTIVATE ALL OF THE ALARMS IN THE UNIT.</p> <p>RETURN AIR GRILLE, WALL MOUNTED</p> <p>SUPPLY AIR DIFFUSER, WALL MOUNTED</p> <p>THERMOSTAT</p> <p>HOSE BIB</p>	<p>FIRE DETECTION</p> <p>R314 SMOKE DETECTORS PER SECTION R314 DETECTORS SHALL BE PERMANENTLY WIRED WITH BATTERY BACKUP. SOUND AN ALARM IN ALL SLEEPING AREAS. ALARM DEVICES SHALL BE INTERCONNECTED IN SUCH A MANNER THAT THE ACTUATION OF ONE ALARM WILL ACTIVATE ALL OF THE ALARMS IN THE UNIT.</p> <p>SHALL COMPLY WITH THE FOLLOWING:</p> <ul style="list-style-type: none"> • AT LEAST 3" FROM THE TIP OF THE BLADE OF A CEILING-MOUNTED FAN • NOT LESS THAN 3" FROM THE DOOR OPENING OF A BATHROOM • AT LEAS 20" FROM A COOKING APPLIANCE OR 10" FROM COOKING APPLIANCE WHEN THE ALARM IS AN IONIZING SMOKE ALARM PER NFPA 72 SECTION 29.8.3.4 ITEM 4 • AT LEAST 3" FROM SUPPLY REGISTERS OF A HEATING/COOLING SYSTEM <p>POWER/DATA</p> <p>TAMPER RESISTANT RECEPTACLE WALL MOUNTED, 110 V DUPLEX U.O.N.</p> <p>GFI = WATER PROOF GFCI CT = COOKTOP/ GRILL 240 V O = OVEN 240 V MW = MICROWAVE 110 V GD = GARBAGE DISPOSAL 110 V R = RANGE 220V C = COUNTER HEIGHT 6" ABV COUNTER IDU = INDOOR UNIT POWER 64" AFF WD = WASHER/DRYER 30AMP/ 240AMP</p> <p>PHONE / DATA / MEDIA FLOOR, WATERPROOF OUTLET CEILING MOUNTED DUPLEX RECEPTACLE, VERIFY LOCATION IN FIELD. SPECIAL PURPOSE CONNECTION (VOLTAGE SHALL MATCH APPLIANCE REQ.) SUB PANEL</p> <p>SWITCHING</p> <p>SWITCH, MOUNT AT 43" AFF THREE-WAY SWITCH FOUR-WAY SWITCH DIMMER SWITCH MOUNT 6" ABV COUNTER</p> <p>MISC.</p> <p>CEILING FAN/LIGHT COMBO CIRCUIT WIRING DOOR BELL BUTTON</p> <p>LIGHTING</p> <p>CEILING, RECESSED, DIRECTIONAL, ZERO CLEARANCE IC RATED LED BULB CEILING, RECESSED, ZERO CLEARANCE IC RATED LED BULB CEILING, RECESSED, ZERO CLEARANCE IC RATED, WATER RESISTANT, LED BULB WALL MOUNTED LIGHT JUNCTION BOX FLUSH CEILING MOUNTED UNDER COUNTER LIGHTING LOW VOLTAGE, LANDSCAPE LIGHT FLUORESCENT FIXTURE (USE SHALLOW TYPE WHEN UNDER COUNTER)</p> <p>BATHROOM EXHAUST FAN REQUIREMENTS: PER CGBC 4.506.1. EACH BATHROOM SHALL BE MECHANICALLY VENTILATED AND SHALL COMPLY WITH THE FOLLOWINGS: 1. FANS SHALL BE ENERGY STAR COMPLIANT AND BE DUCTED TO TERMINATE OUTSIDE THE BUILDING. 2. UNLESS FUNCTIONING AS A COMPONENT OF A WHOLE HOUSE VENTILATION SYSTEM, FANS MUST BE CONTROLLED BY A HUMIDITY CONTROL. A HUMIDITY CONTROLS SHALL BE CAPABLE OF ADJUSTMENT WITH A RELATIVE HUMIDITY RANGE OF 40% TO 80%. A HUMIDITY CONTROL MAY UTILIZE MANUAL OR AUTOMATIC MEANS OF ADJUSTMENT. B. A HUMIDITY CONTROL MAY BE A SEPARATE COMPONENT TO EXHAUST FAN AND IS NOT REQUIRED TO BE INTEGRAL (I.E. BUILT IN)</p> <p>RESIDENTIAL ENERGY LIGHTING REQUIREMENTS: ES 150.0(K)</p> <p>*IN THE KITCHEN, AT LEAST ONE-HALF OF THE WATTAGE RATING OF THE FIXTURES MUST BE HIGH EFFICACY. *IN THE BATHROOMS, AT LEAST ONE FIXTURE SHALL BE HIGH EFFICACY AND ALL REMAINING FIXTURES SHALL BE HIGH EFFICACY OR BE CONTROLLED BY A VACANCY SENSOR. *LIGHTING INSTALLED IN GARAGES, LAUNDRY ROOMS, AND UTILITY ROOMS SHALL BE HIGH EFFICACY AND BE CONTROLLED BY VACANCY SENSORS.</p>



ELECTRICAL PLAN
1/4"=1'-0"



MECHANICAL / PLUMBING PLAN
1/4"=1'-0"

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project
Town of Paradise
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description
**Mechanical/
Electrical/
Plumbing
Plans - Reverse**

date ## Month 20##

project no. 20##-xxxxxx

drawn by xxx/xxx

sheet no. **A2.1R**

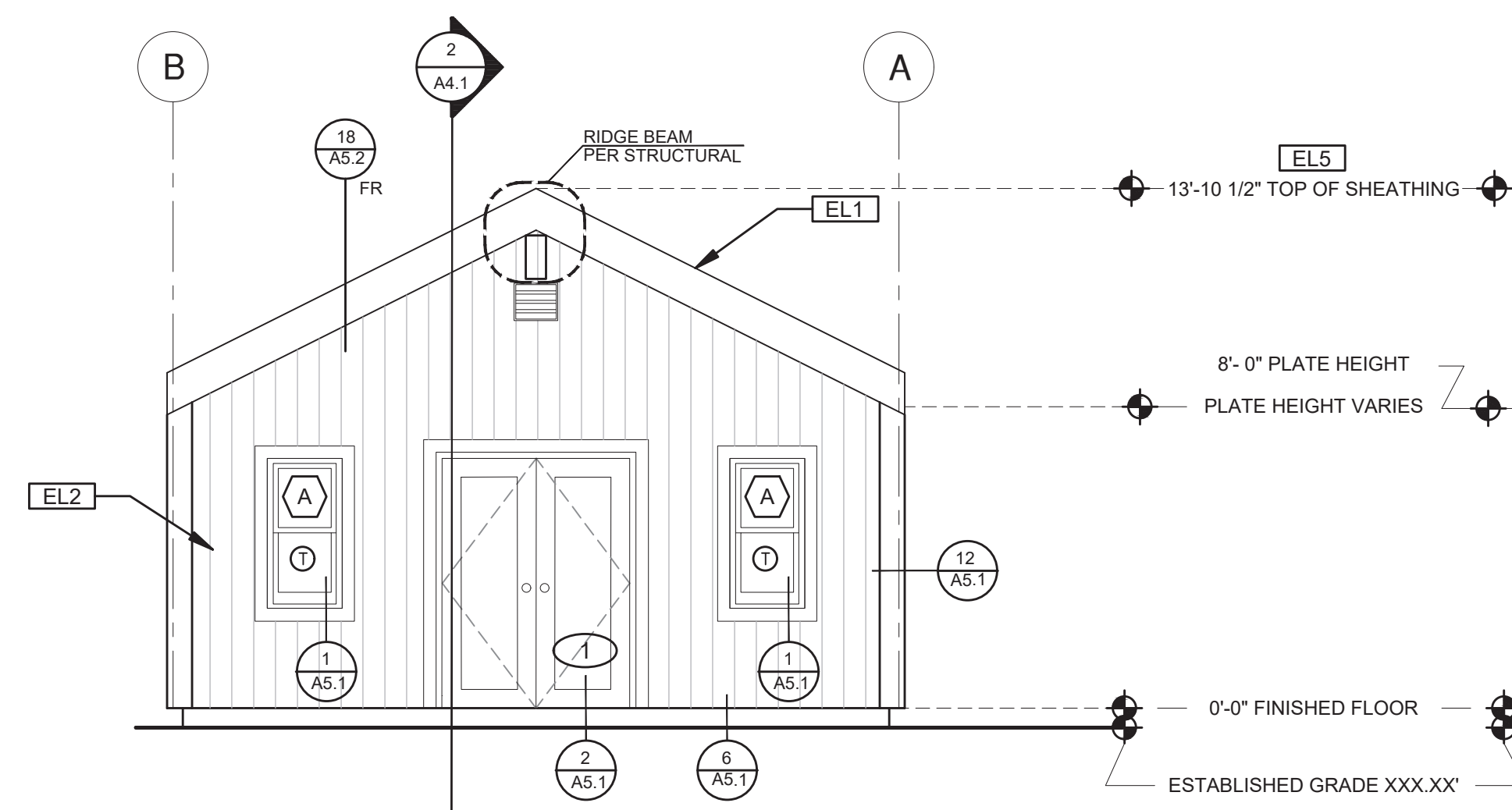
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TYPE 1 CLOTHES DRYER EXHAUST DUCTS SHALL BE OF RIGID METAL & SHALL HAVE SMOOTH INTERIOR SURFACES. THE DIAMETER SHALL BE NOT LESS THAN 4 INCHES NOMINAL (100 MM), & THE THICKNESS SHALL BE NOT LESS THAN 0.016 (OF AN INCH (406 MM)). EXHAUST DUCTS & DRYER VENTS SHALL BE EQUIPPED WITH BACK DRAFT DAMPERS</p> <p>MP10 NEW WATER HEATER WITH T&P RELIEF VALVE AND DISCHARGE PIPE AT EXTERIOR. PROVIDE COMBUSTION AIR AND CLEARANCES PER MANUFACTURER REQUIREMENTS.</p> <p>MP11 INSTANTANEOUS WATER HEATERS SHALL HAVE ISOLATION VALVES ON BOTH THE COLD AND THE HOT WATER PIPING LEAVING THE WATER HEATER COMPLETE WITH HOSE BIBS OR OTHER FITTINGS ON EACH VALVES FOR FLUSHING THE WATER HEATER WHEN THE VALVES ARE CLOSED</p> <p>MP12 ALL DOMESTIC HOT WATER PIPING TO HAVE THE FOLLOWING MINIMUM INSULATION INSTALLED: 3" PIPE (2" INSULATION); 3" PIPE (1" INSULATION); 1" TO 1-1/2" PIPE (1-1/2" INSULATION)</p> <p>MP13 OUTDOOR CONDENSING UNIT TO BE PIPED TO INDOOR HVAC UNIT</p> <p>MP14 A MINIMUM 160 GPM HOOD OVER ELECTRICAL RANGE INDOOR AIR QUALITY FAN IS REQUIRED IN THE KITCHEN AND SHALL BE HERS VERIFIED. (CALIFORNIA ENERGY CODE TABLE 150.0-G - 1750 SQ. FT.</p> <p>MP15 ALL HOSE CONNECTIONS SHALL BE EQUIPPED WITH NON-REMOVABLE BACK FLOW PREVENTERS. (CPC 603.3.3)</p>	<p>E1 DEDICATED 30 AMP/ 240V POWER FOR ELECTRIC DRYER OR OVEN. VERIFY REQUIREMENTS WITH CEC 250.4</p> <p>E2 OUTLET FOR NEW WATER HEATER WITHIN 3' OF WATER HEATER.</p> <p>E3 ELECTRICAL - SUB PANEL LOCATION</p> <p>E4 OUTLET AT COUNTER HEIGHT - SHALL COMPLY WITH CEC ARTICLE 210.52(C); IN KITCHENS A RECEPTACLE OUTLET SHALL BE INSTALLED AT EACH COUNTER SPACE 12" OR WIDER. SHALL BE INSTALLED SO THAT NO POINT ALONG THE WALL IS MORE THAN 24" ISLAND IN PENINSULAR COUNTER TOPS 12" X 24" LONG (OR GREATER) SHALL HAVE AT LEAST ONE RECEPTACLE</p> <p>E5 OUTDOOR LIGHTING FIXTURES ARE REQUIRED TO BE HIGH EFFICACY OR CONTROLLED BY A COMBINATION PHOTOCONTROL / MOTION SENSOR.</p> <p>E6 OUTLET DEDICATED FOR INDOOR HVAC UNIT</p> <p>E7 WEATHER RESISTANT TYPE RECEPTACLES GFCI PROTECTED</p> <p>E8 OVER-CURRENT FEEDER TO EXTEND TO EXISTING PANEL- ALUMINUM CONDUCTOR BURIED UNDER GROUND WITH AWG ALLOWABLE VOLTAGE DROP PER CEC 250.4</p> <p>E9 SEPARATE GROUND ELECTRODE SYSTEM PER CEC 250.4</p> <p>E10 OUTDOOR CONDENSING UNIT RECEPTACLE OUTLET SHALL BE INSTALLED AT AN ACCESSIBLE LOCATION FOR THE SERVICING OF THE HEATING AND COOLING EQUIPMENT AND SHALL BE LOCATED ON THE SAME LEVEL AND WITHIN 25 FEET OF THE EQUIPMENT. THIS RECEPTACLE SHALL BE GFCI-WP PROTECTED.</p> <p>E11 A DISCONNECTING MEANS CAPABLE OF DISCONNECTING AIR-CONDITIONING AND REFRIGERATING EQUIPMENT, INCLUDING MOTOR-COMPRESSORS AND CONTROLLERS FROM THE CIRCUIT CONDUCTOR IS REQUIRED WITHIN SIGHT FROM THE EQUIPMENT LOCATION PER CEC SECTION 400.11</p> <p>E12 PER CEC 202.150.0(N) 1.A. THE DESIGNATED SPACE AND WATER HEATER IS TO COMPLY WITH ELECTRICAL NOTES 15A16 ON SHEET G0.2</p> <p>E13 CONTRACTOR TO VERIFY MAIN PANEL</p>	<p>MECHANICAL</p> <p>EXHAUST FAN: MINIMUM 50 CFM TO BE DUCTED TO THE EXTERIOR AND SHALL PROVIDE FIVE AIR CHANGES PER HOUR. SECTION 1203.3. CFM AND NOISE RATING MAXIMUM 3 SONE FOR INTERMITTENT USE. SHALL BE ENERGY STAR RATED AND CONTROLLED BY A HUMIDISTAT CAPABLE OF AN ADJUSTMENT BETWEEN 50-80% HUMIDITY.</p> <p>DUCT SYSTEMS ARE SIZED, DESIGNED AND EQUIPMENT IS SELECTED USING THE FOLLOWING METHODS:</p> <ol style="list-style-type: none"> 1. ESTABLISH HEAT LOSS AND HEAT GAIN VALUES ACCORDING TO ANSI/ ACCA 2 MANUAL J-2011 OR EQUIVALENT. 2. SIZE DUCT SYSTEMS ACCORDING TO ANSI/ ACCA 1 MANUAL D-2014 OR EQUIVALENT 3. SELECT HEATING AND COOLING EQUIPMENT ACCORDING TO ANSI/ ACCA 3 MANUAL S-2014 OR EQUIVALENT. <p>24 CARBON MONOXIDE ALARM PERMANENTLY WIRED WITH BATTERY BACKUP PER SECTION R315. ALARMS SHALL BE INTERCONNECTED IN SUCH A MANNER THAT THE ACTUATION OF ONE ALARM WILL ACTIVATE ALL OF THE ALARMS IN THE UNIT.</p> <p>RETURN AIR GRILLE, WALL MOUNTED</p> <p>SUPPLY AIR DIFFUSER, WALL MOUNTED</p> <p>THERMOSTAT</p> <p>HOSE BIB</p>	<p>FIRE DETECTION</p> <p>80 SMOKE DETECTORS PER SECTION R314 DETECTORS SHALL BE PERMANENTLY WIRED WITH BATTERY BACKUP. SOUND AN ALARM AUDIBLE IN ALL SLEEPING AREAS. ALARM DEVICES SHALL BE INTERCONNECTED IN SUCH A MANNER THAT THE ACTUATION OF ONE ALARM WILL ACTIVATE ALL OF THE ALARMS IN THE UNIT.</p> <p>SHALL COMPLY WITH THE FOLLOWING:</p> <ul style="list-style-type: none"> • AT LEAST 3' FROM THE TIP OF THE BLADE OF A CEILING-MOUNTED FAN • NOT LESS THAN 3" FROM THE DOOR OPENING OF A BATHROOM • AT LEAS 20" FROM A COOKING APPLIANCE OR 10" FROM COOKING APPLIANCE WHEN THE ALARM IS AN IONIZING SMOKE ALARM PER NFPA 72 SECTION 29.8.3.4 ITEM 4 • AT LEAST 3' FROM SUPPLY REGISTERS OF A HEATING/COOLING SYSTEM <p>POWER/DATA</p> <p>TAMPER RESISTANT RECEPTACLE WALL MOUNTED, 110 V DUPLEX U.O.N.</p> <p>GFI = WATER PROOF GFCI CT = COOKTOP/ GRILL 240 V O = OVEN 240 V MW = MICROWAVE 110 V GD = GARBAGE DISPOSAL 110 V R = RANGE 220V C = COUNTER HEIGHT 6" ABV COUNTER IDU = INDOOR UNIT POWER 64" AFF WID = WASHER/DRYER 30AMP/ 240AMP</p> <p>PHONE / DATA / MEDIA CEILING, WATERPROOF OUTLET FLOOR MOUNTED DUPLEX RECEPTACLE, VERIFY LOCATION IN FIELD. SPECIAL PURPOSE CONNECTION (VOLTAGE SHALL MATCH APPLIANCE REQ.) SUB PANEL</p> <p>SWITCHING</p> <p>SWITCH, MOUNT AT 43" AFF THREE-WAY SWITCH FOUR-WAY SWITCH DIMMER SWITCH MOUNT 6" ABV COUNTER</p> <p>MISC.</p> <p>CEILING FANLIGHT COMBO CIRCUIT WIRING DOOR BELL BUTTON</p> <p>LIGHTING</p> <p>CEILING, RECESSED, DIRECTIONAL, ZERO CLEARANCE IC RATED LED BULB CEILING, RECESSED, ZERO CLEARANCE IC RATED LED BULB CEILING, RECESSED, ZERO CLEARANCE IC RATED, WATER RESISTANT, LED BULB WALL MOUNTED LIGHT JUNCTION BOX FLUSH CEILING MOUNTED UNDER COUNTER LIGHTING LOW VOLTAGE, LANDSCAPE LIGHT FLUORESCENT FIXTURE (USE SLOWLOW TYPE WHEN UNDER COUNTER)</p> <p>BATHROOM EXHAUST FAN REQUIREMENTS: PER CGBC 4.506.1- EACH BATHROOM SHALL BE MECHANICALLY VENTILATED AND SHALL COMPLY WITH THE FOLLOWINGS: 1. FANS SHALL BE ENERGY STAR COMPLIANT AND BE DUCTED TO TERMINATE OUTSIDE THE BUILDING. 2. UNLESS FUNCTIONING AS A COMPONENT OF A WHOLE HOUSE VENTILATION SYSTEM, FANS MUST BE CONTROLLED BY A HUMIDITY CONTROL. A HUMIDITY CONTROLS SHALL BE CAPABLE OF ADJUSTMENT WITH A RELATIVE HUMIDITY RANGE OF 50% TO A MAXIMUM OF 80%. A HUMIDITY CONTROL MAY UTILIZE MANUAL OR AUTOMATIC MEANS OF ADJUSTMENT. B. A HUMIDITY CONTROL MAY BE A SEPARATE COMPONENT TO EXHAUST FAN AND IS NOT REQUIRED TO BE INTEGRAL (I.E. BUILT IN)</p> <p>RESIDENTIAL ENERGY LIGHTING REQUIREMENTS: ES 150.0(K)</p> <p>*IN THE KITCHEN, AT LEAST ONE-HALF OF THE WATTAGE RATING OF THE FIXTURES MUST BE HIGH EFFICACY. *IN THE BATHROOMS, AT LEAST ONE FIXTURE SHALL BE HIGH EFFICACY AND ALL REMAINING FIXTURES SHALL BE HIGH EFFICACY OR BE CONTROLLED BY A VACANCY SENSOR. *LIGHTING INSTALLED IN GARAGES, LAUNDRY ROOMS, AND UTILITY ROOMS SHALL BE HIGH EFFICACY AND BE CONTROLLED BY VACANCY SENSORS.</p>

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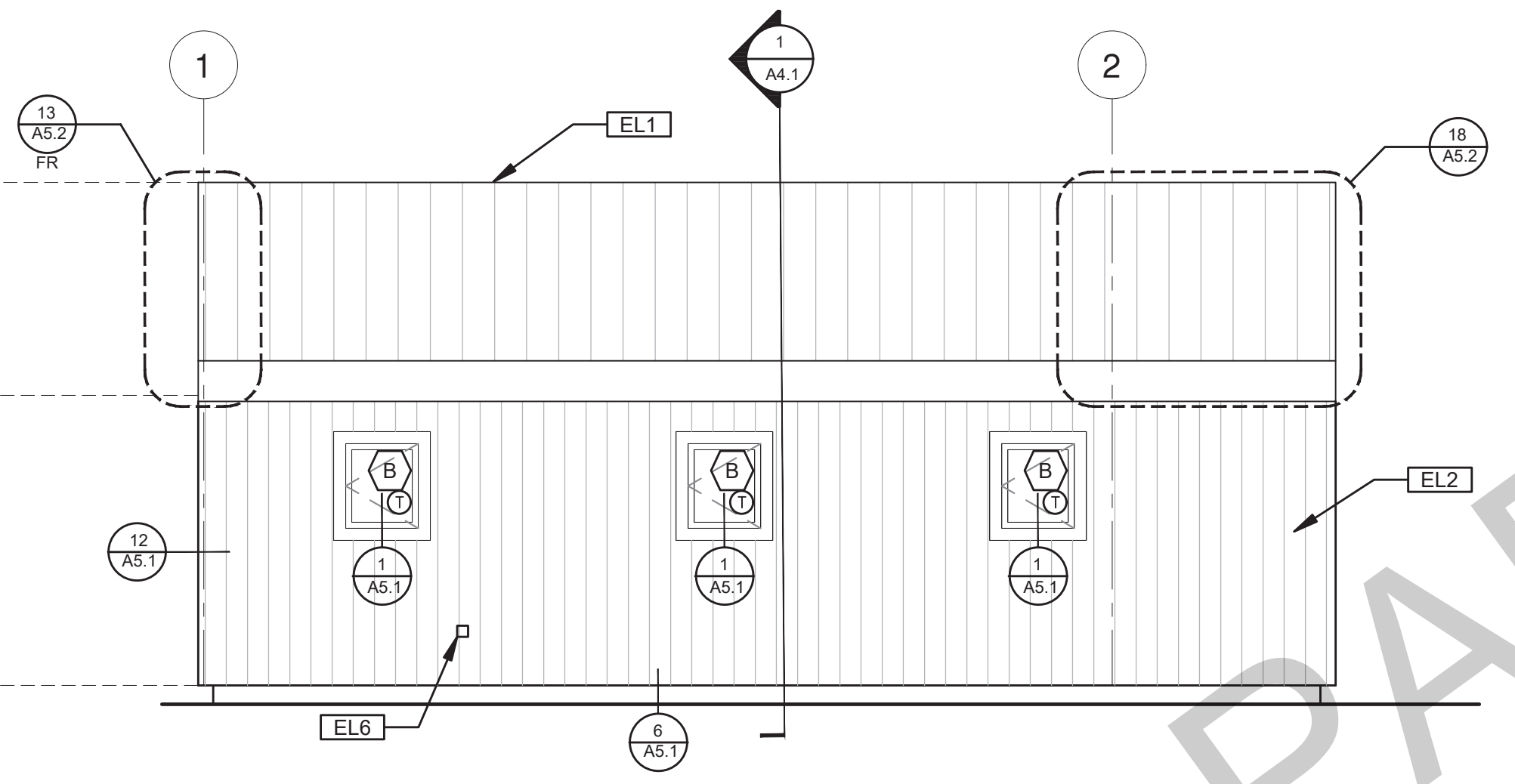
project
Town of Paradise
Pre-Approved
ADU Program

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description
Exterior
Elevations
Barn

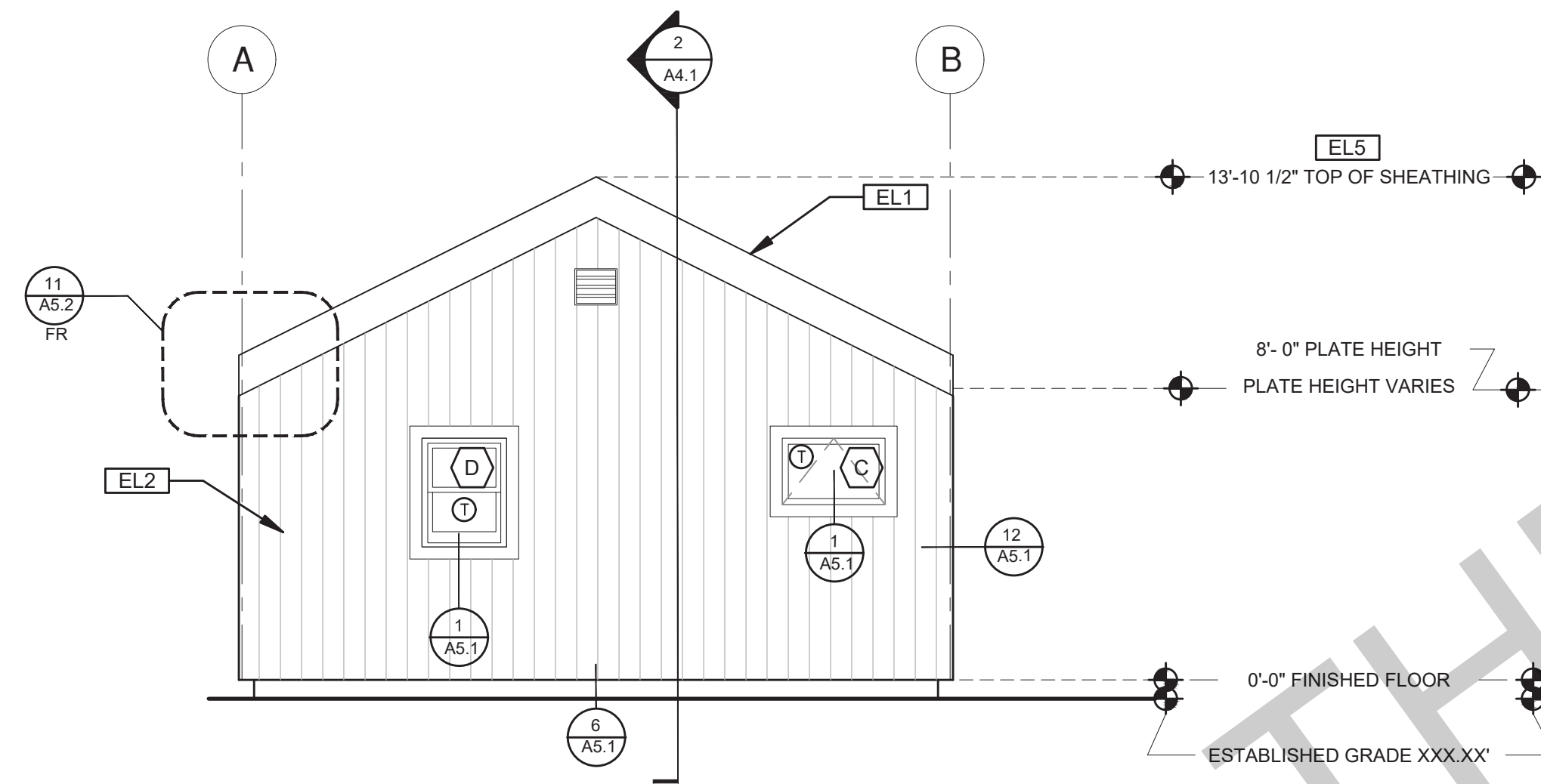
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project no. 20##_xxxxxx
drawn by xxx/xxx
sheet no. **A3.1**



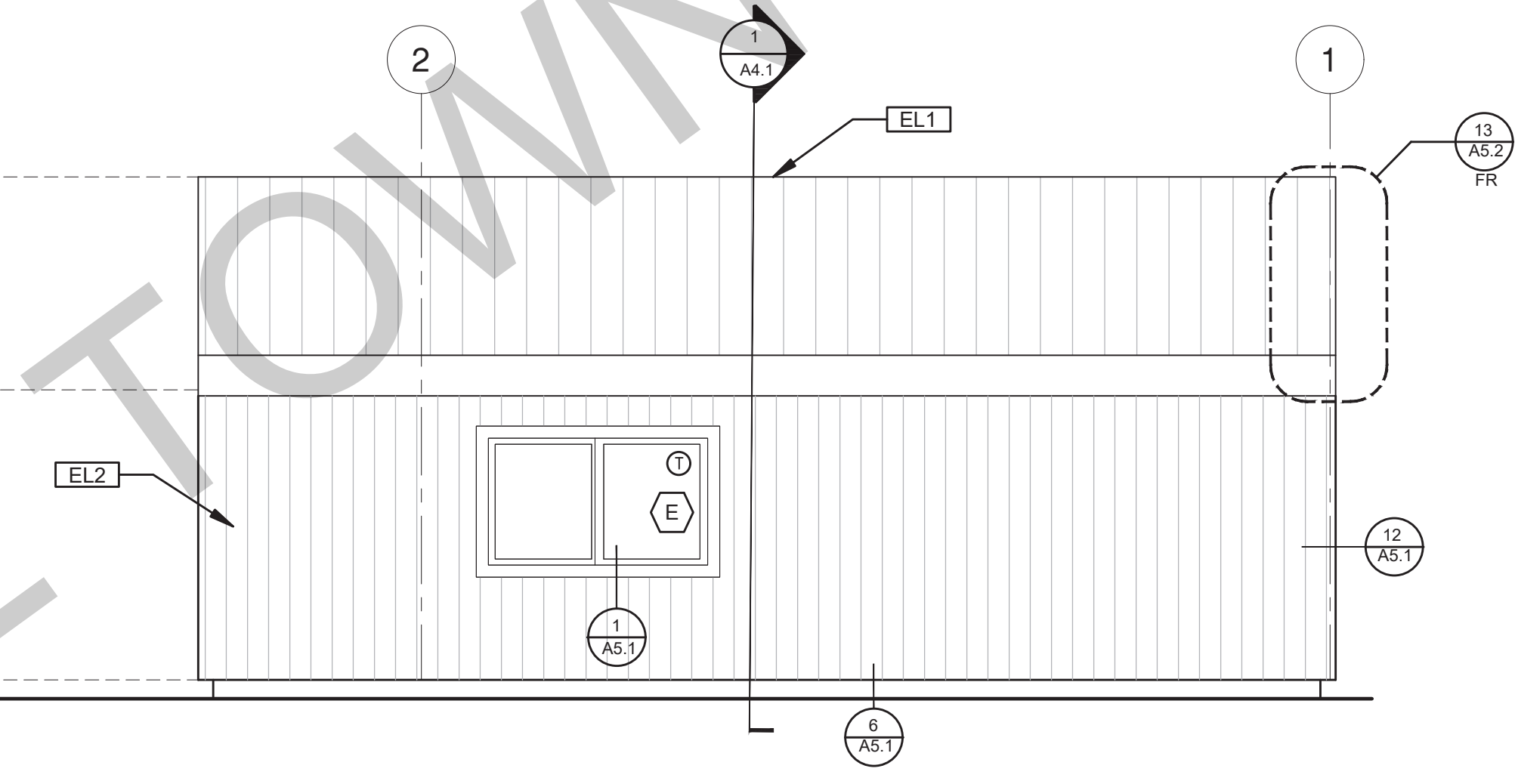
ELEVATION - A
1/4"=1'-0" BARN



ELEVATION - B
1/4"=1'-0" BARN



ELEVATION - C
1/4"=1'-0" BARN

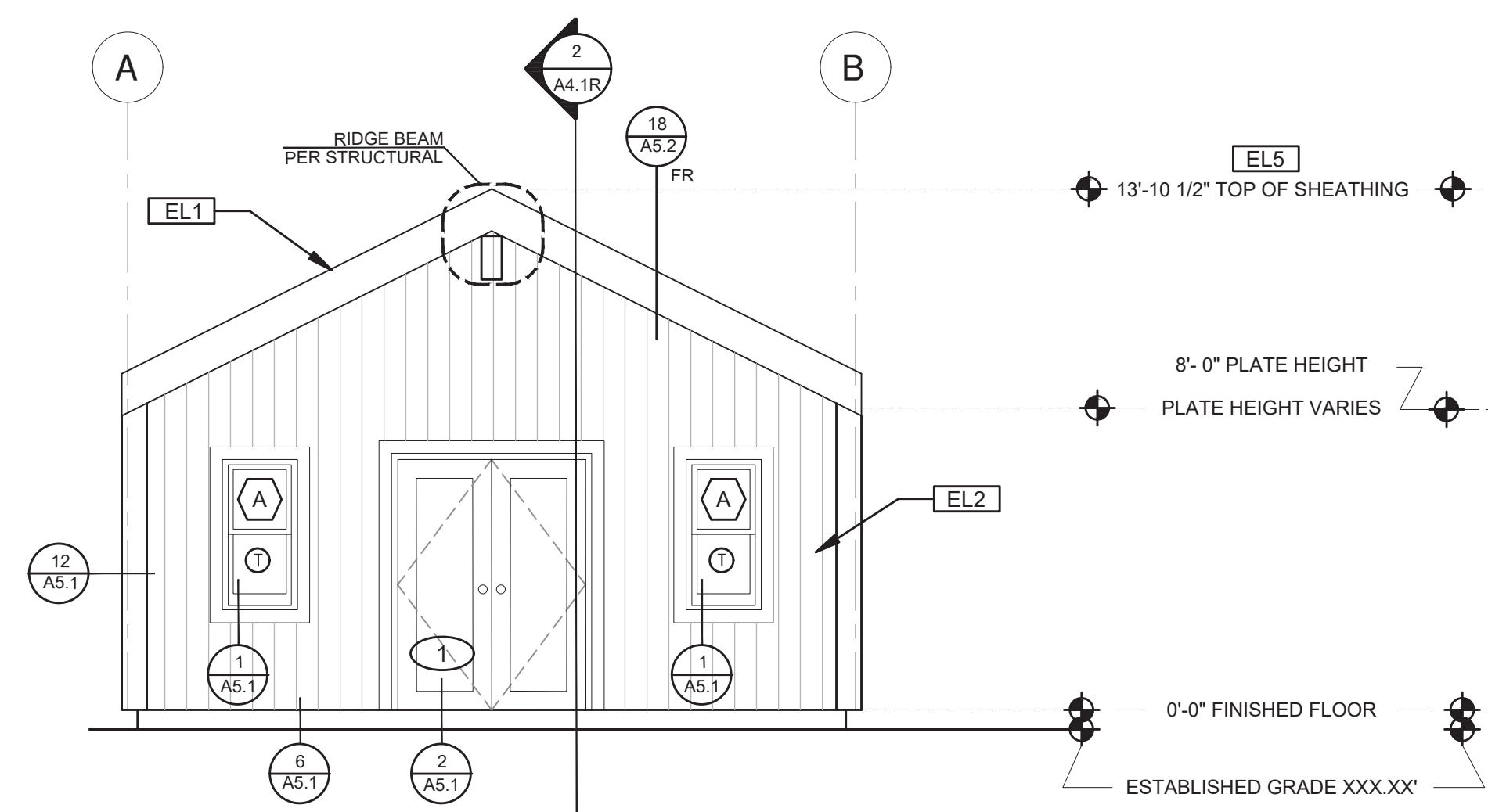


ELEVATION - D
1/4"=1'-0" BARN

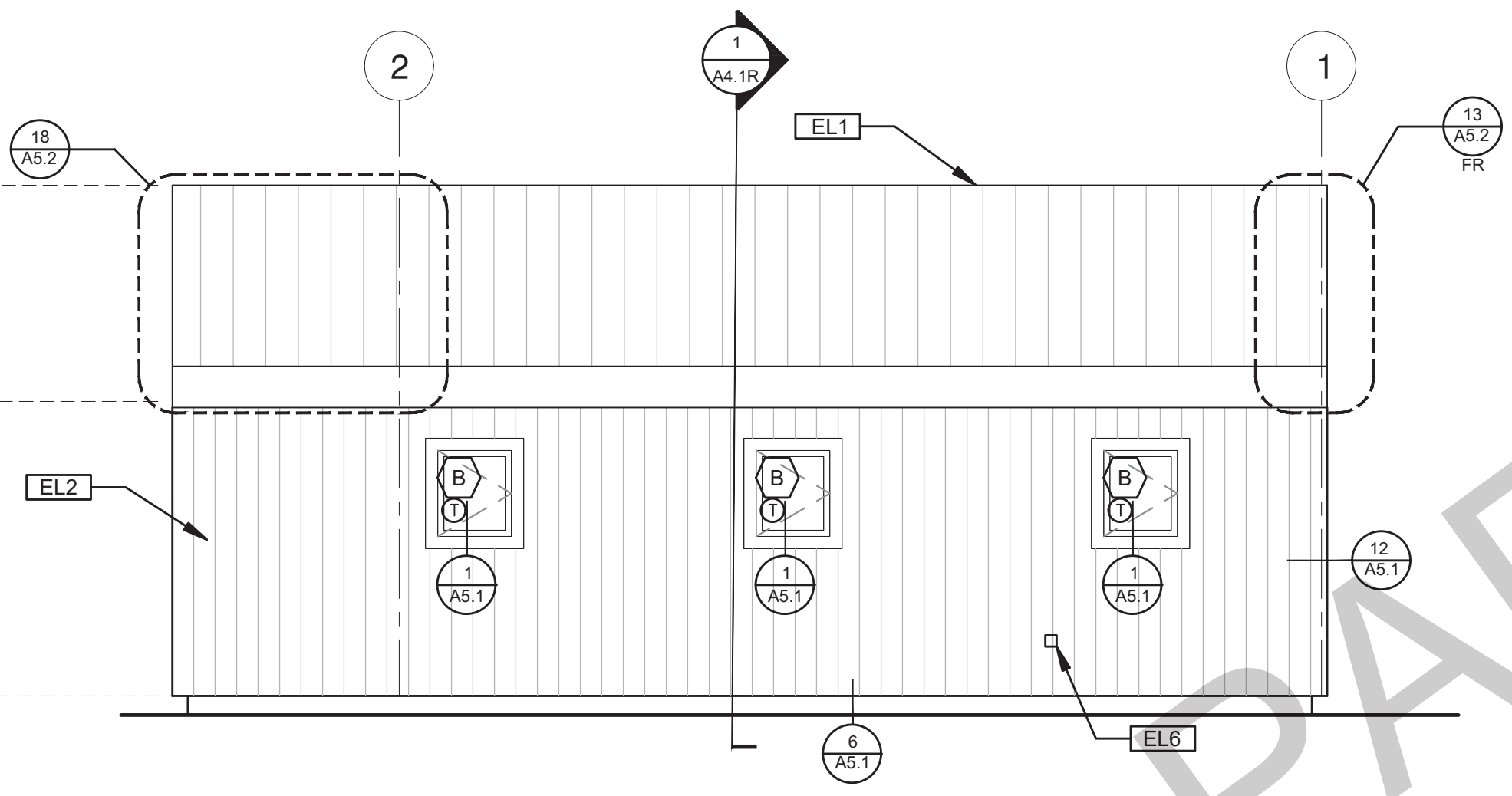
ELEVATION KEYNOTES	
EL1	MINIMUM CLASS A ROOF ASSEMBLY - SEE SHEET T1.1 FOR MANUFACTURER SPECIFICATIONS
EL2	SIDING
EL3	STUCCO
EL4	STONE VENEER
EL5	HEIGHT IS MEASURED AT THE BUILDING LINE, FROM THE LOWER OF EXISTING AND PROPOSED GRADES
EL6	DRYER VENT (WUI COMPLIANT) TERMINATION (MINIMUM OF 3 FT FROM ANY OPENING)

ELEVATION GENERAL NOTES	
1. ALL DIMENSIONS TO FINISH FACE, U.N.O.	7. FRAMING ELEVATIONS, INCLUDING FLOOR PLATES AND FLOOR LEVEL ELEVATIONS ARE MEASURED FROM BUILDING FINISH FLOOR, U.N.O.
2. ALL DOORS SHOULD BE 3 1/2" FROM NEAREST INTERSECTING WALL AT HINGED SIDE, U.N.O.	8. SEE ROOF PLAN FOR APPROXIMATE DOWNSPOUT LOCATIONS, U.N.O.
3. WRITTEN DIMENSIONS TO PREVAIL OVER SCALING OF DRAWINGS. SUBCONTRACTOR TO VERIFY ALL DIM. PRIOR TO CONSTRUCTION AND IMMEDIATELY NOTIFY ARCHITECT OF ANY DISCREPANCIES.	9. CONTRACTOR TO VERIFY COLOR SCHEME WITH OWNER BEFORE PERFORMING THE WORK
4. REFER TO FRAMING PLANS, FLOOR PLANS, AND SECTIONS FOR CLARIFICATION AND DIMENSIONS	10. GUTTER. CONNECT TO DOWNSPOUT. PROVIDE MEANS TO PREVENT ACCUMULATION OF LEAVES AND DEBRIS IN GUTTER PER CRC R337.5.4. IN COMPLIANCE WITH 2022 CRC R337
5. SEE SCHEDULE FOR DOOR AND WINDOW INFORMATION AND HEIGHTS	
6. LATH & PLASTER A. MATERIALS FOR PLASTER IS TO BE THE STANDARD PRODUCTS OF RECOGNIZED MANUFACTURERS, AND SHALL BE AS MANUFACTURED BY US GYPSUM CO. AND APPROVED BY THE LATH AND PLASTER INSTIGAT OR APPROVED EQUAL. B. ALL PLASTER CORNER BEADS, CASING BEADS, CONTROL JOINTS, EXPANSION SCREDS AND ACCESSORIES ARE TO BE GALVANIZED. PROVIDE CASING BEADS AT ALL JOINTS OF STUCCO TO DISSIMILAR SURFACES UNLESS OTHERWISE NOTED. C. WHERE INDICATED ON THE DRAWINGS, PORTLAND CEMENT PLASTER IS TO BE HAND APPLIED (3) THREE COAT WORK, 7/8" THICK ON EXTERIOR SURFACES. THE COATS ARE TO CONSIST OF A SCRATCH (3/8" AND A TWO COAT FINISH (1/8" MIN.) COAT PROPORTIONED AND MIXED ADS RECOMMENDED BY THE CALIFORNIA LATHING AND PLASTERING CONTRACTORS ASSOCIATION.	

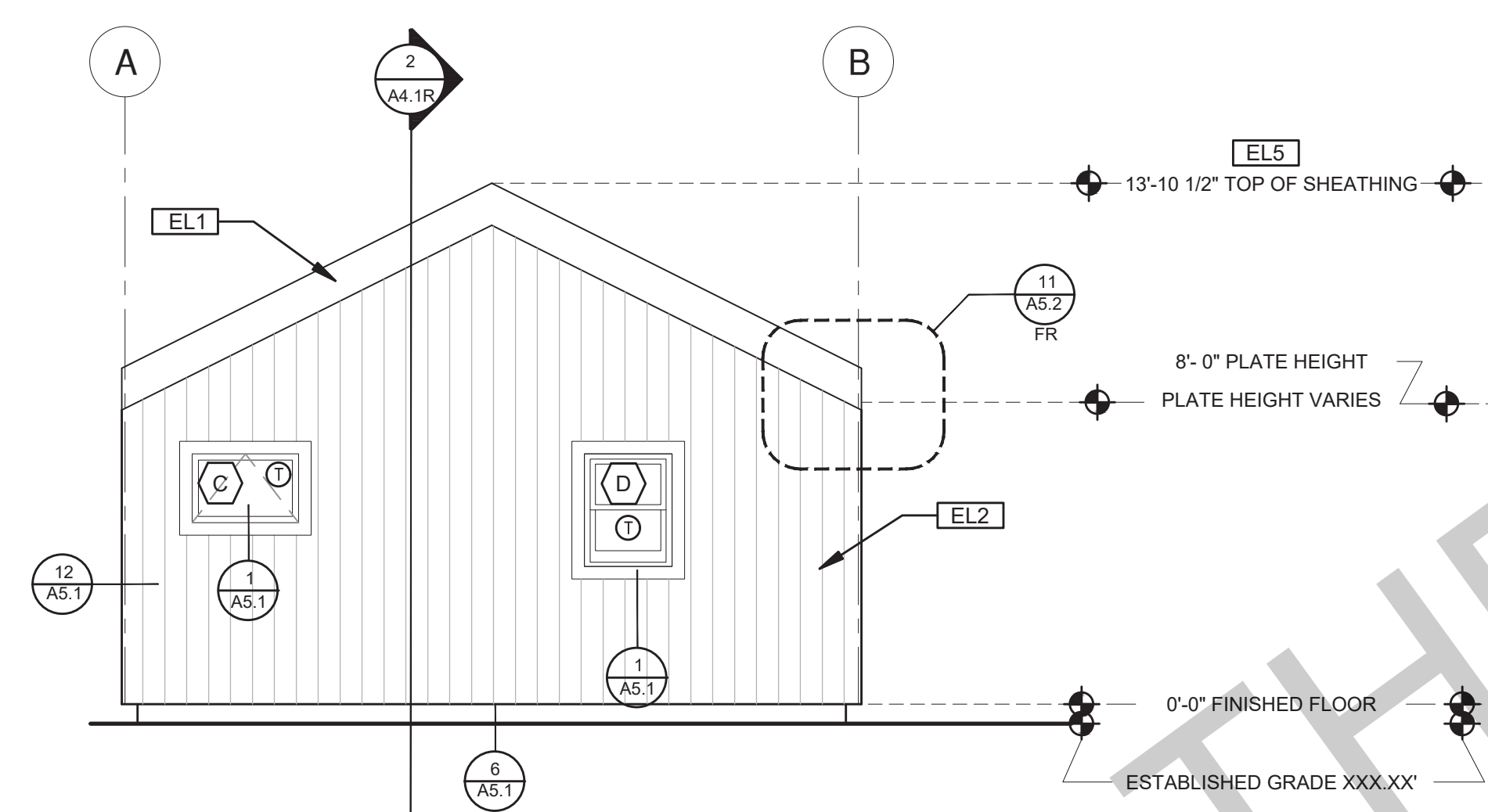
LEGEND					
	SECTION CUT		KEYNOTE		SPRAY FIN. STUCCO
	ELEVATION CALLOUT		DOOR SYMBOL		BOARD & BATTEN
	DETAIL DRAWING REF.		WINDOW SYMBOL		GLAZING
	ELEVATION MARKER		TEMPERED GLASS		ROOFING



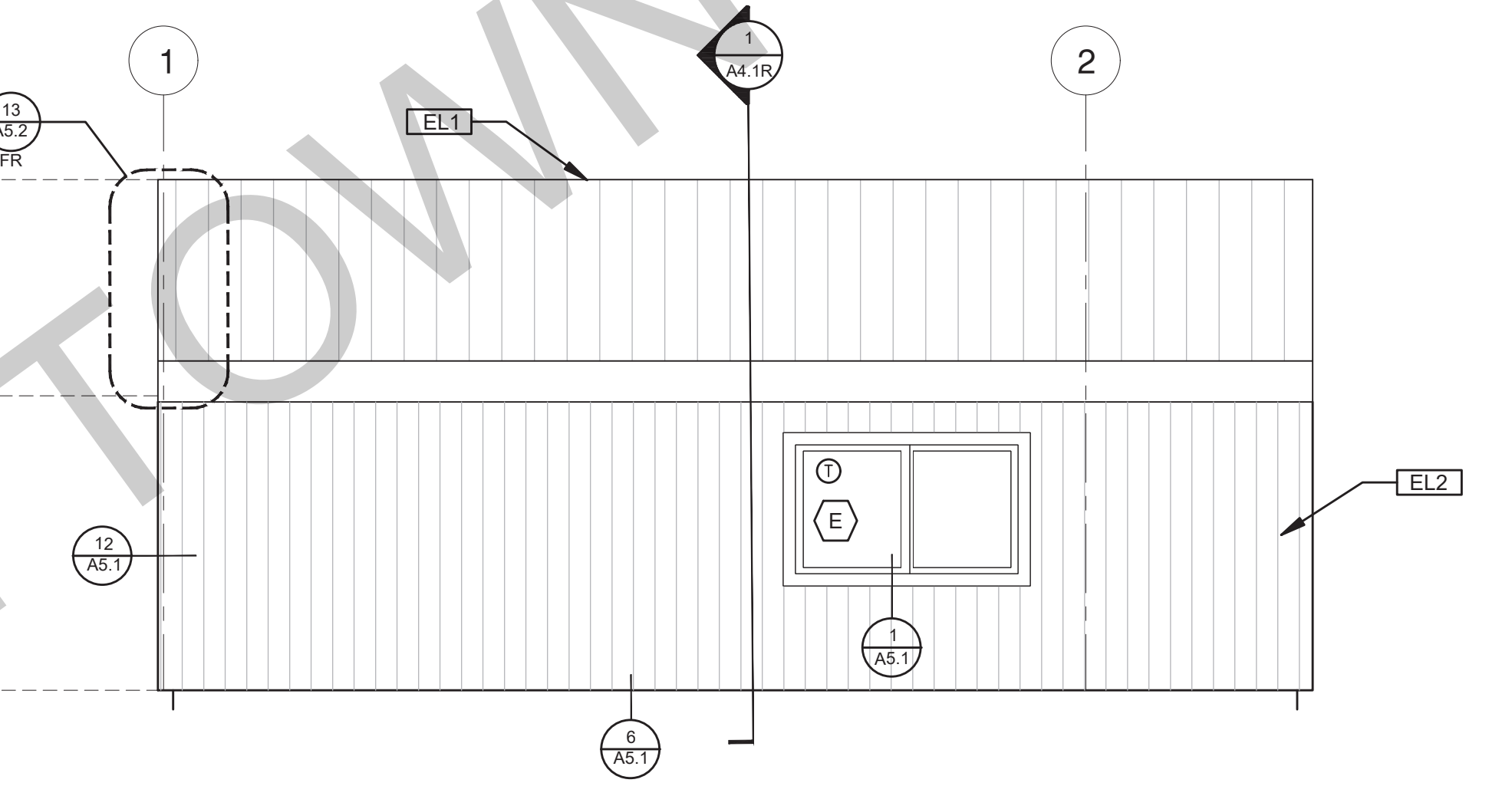
ELEVATION - A
1/4"=1'-0" BARN - REVERSE



ELEVATION - B
1/4"=1'-0" BARN - REVERSE



ELEVATION - C
1/4"=1'-0" BARN - REVERSE



ELEVATION - D
1/4"=1'-0" BARN - REVERSE

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LEGEND

	SECTION CUT		KEYNOTE		SPRAY FIN. STUCCO
	ELEVATION CALLOUT		DOOR SYMBOL		BOARD & BATTEN
	DETAIL DRAWING REF.		WINDOW SYMBOL		GLAZING
	ELEVATION MARKER		TEMPERED GLASS		ROOFING

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project
Town of Paradise
Pre-Approved
ADU Program

revisions

description
Exterior
Elevations
Barn -
Reverse

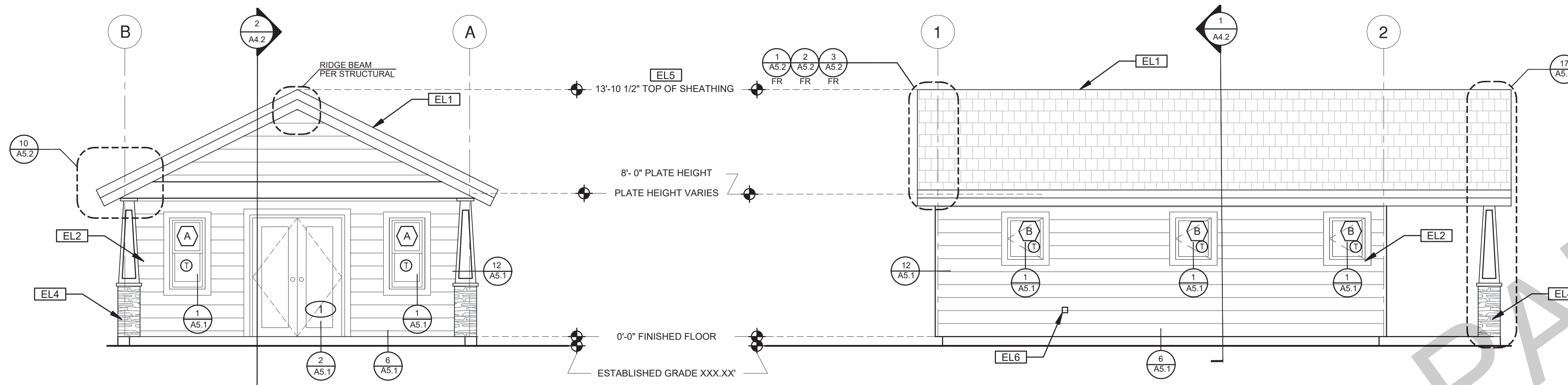
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project no. 20##_xxxxxx

drawn by xxx/xxx

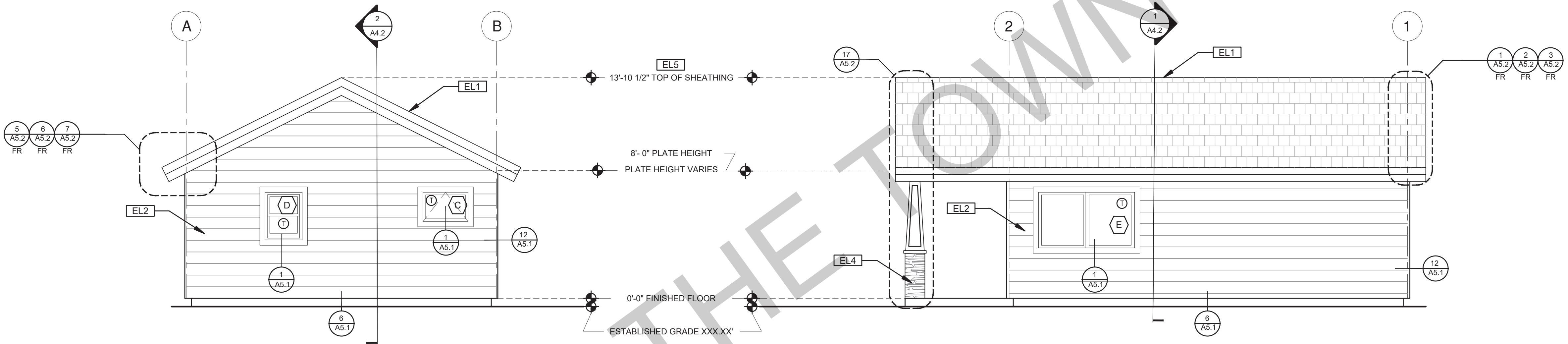
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ELEVATION - A
1/4"=1'-0" CRAFTSMAN

ELEVATION - B
1/4"=1'-0" CRAFTSMAN



ELEVATION - C
1/4"=1'-0" CRAFTSMAN

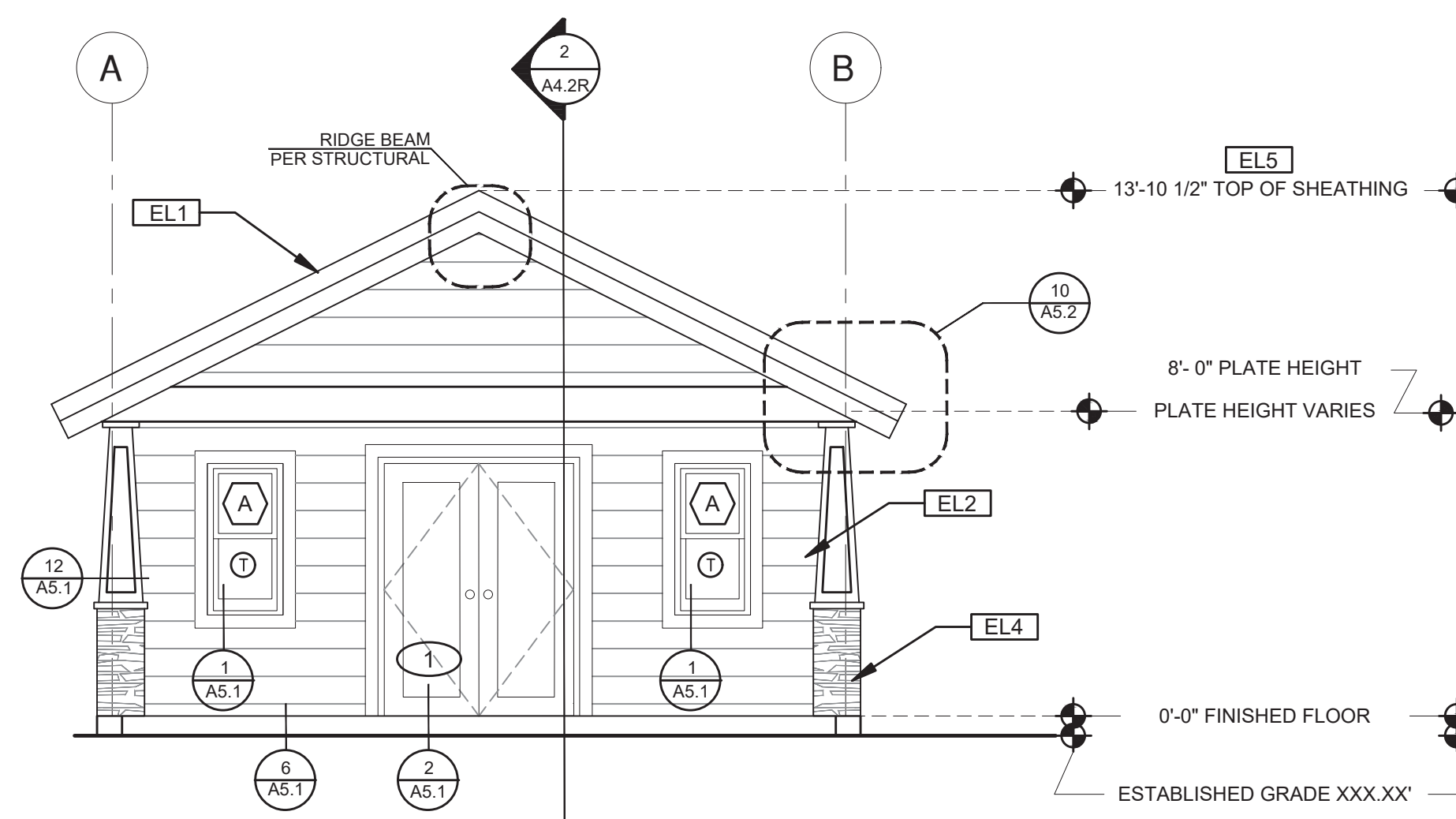
ELEVATION - D
1/4"=1'-0" CRAFTSMAN

ELEVATION KEYNOTES	ELEVATION GENERAL NOTES	LEGEND
<p>EL1 MINIMUM CLASS A ROOF ASSEMBLY - SEE SHEET T1.1 FOR MANUFACTURER SPECIFICATIONS</p> <p>EL2 SIDING</p> <p>EL3 STUCCO</p> <p>EL4 STONE VENEER</p> <p>EL5 HEIGHT IS MEASURED AT THE BUILDING LINE, FROM THE LOWER OF EXISTING AND PROPOSED GRADES</p> <p>EL6 DRYER VENT (WUI COMPLIANT) TERMINATION (MINIMUM OF 3 FT FROM ANY OPENING)</p>	<p>1. ALL DIMENSIONS TO FINISH FACE, U.N.O.</p> <p>2. ALL DOORS SHOULD BE 3 1/2" FROM NEAREST INTERSECTING WALL AT HINGED SIDE, U.N.O.</p> <p>3. WRITTEN DIMENSIONS TO PREVAIL OVER SCALING OF DRAWINGS. SUBCONTRACTOR TO VERIFY ALL DIM. PRIOR TO CONSTRUCTION AND IMMEDIATELY NOTIFY ARCHITECT OF ANY DISCREPANCIES.</p> <p>4. REFER TO FRAMING PLANS, FLOOR PLANS, AND SECTIONS FOR CLARIFICATION AND DIMENSIONS</p> <p>5. SEE SCHEDULE FOR DOOR AND WINDOW INFORMATION AND HEIGHTS</p> <p>6. LATH & PLASTER A. MATERIALS FOR PLASTER IS TO BE THE STANDARD PRODUCTS OF RECOGNIZED MANUFACTURERS, AND SHALL BE AS MANUFACTURED BY US GYPSUM CO. AND APPROVED BY THE LATH AND PLASTER INSTIGAT OR APPROVED EQUAL. B. ALL PLASTER CORNER BEADS, CASING BEADS, CONTROL JOINTS, EXPANSION SCREEDS AND ACCESSORIES ARE TO BE GALVANIZED. PROVIDE CASING BEADS AT ALL JOINTS OF STUCCO TO DISSIMILAR SURFACES UNLESS OTHERWISE NOTED. C. WHERE INDICATED ON THE DRAWINGS, PORTLAND CEMENT PLASTER IS TO BE HAND APPLIED (3) THREE COAT WORK, 7/8" THICK ON EXTERIOR SURFACES. THE COATS ARE TO CONSIST OF A SCRATCH (3/8" AND A TWO COAT FINISH (1/8" MIN.) COAT PROPORTIONED AND MIXED ADS RECOMMENDED BY THE CALIFORNIA LATHING AND PLASTERING CONTRACTORS ASSOCIATION.</p> <p>7. FRAMING ELEVATIONS, INCLUDING FLOOR PLATES AND FLOOR LEVEL ELEVATIONS ARE MEASURED FROM BUILDING FINISH FLOOR, U.N.O.</p> <p>8. SEE ROOF PLAN FOR APPROXIMATE DOWNSPOUT LOCATIONS, U.N.O.</p> <p>9. CONTRACTOR TO VERIFY COLOR SCHEME WITH OWNER BEFORE PERFORMING THE WORK</p> <p>10. GUTTER. CONNECT TO DOWNSPOUT. PROVIDE MEANS TO PREVENT ACCUMULATION OF LEAVES AND DEBRIS IN GUTTER PER CRC R337.5.4. IN COMPLIANCE WITH 2022 CRC R337</p>	<p>SECTION CUT</p> <p>ELEVATION CALLOUT</p> <p>DETAIL DRAWING REF.</p> <p>ELEVATION MARKER</p> <p>KEYNOTE</p> <p>DOOR SYMBOL</p> <p>WINDOW SYMBOL</p> <p>TEMPERED GLASS</p> <p>SPRAY FIN. STUCCO</p> <p>BOARD & BATTEN</p> <p>GLAZING</p> <p>ROOFING</p>

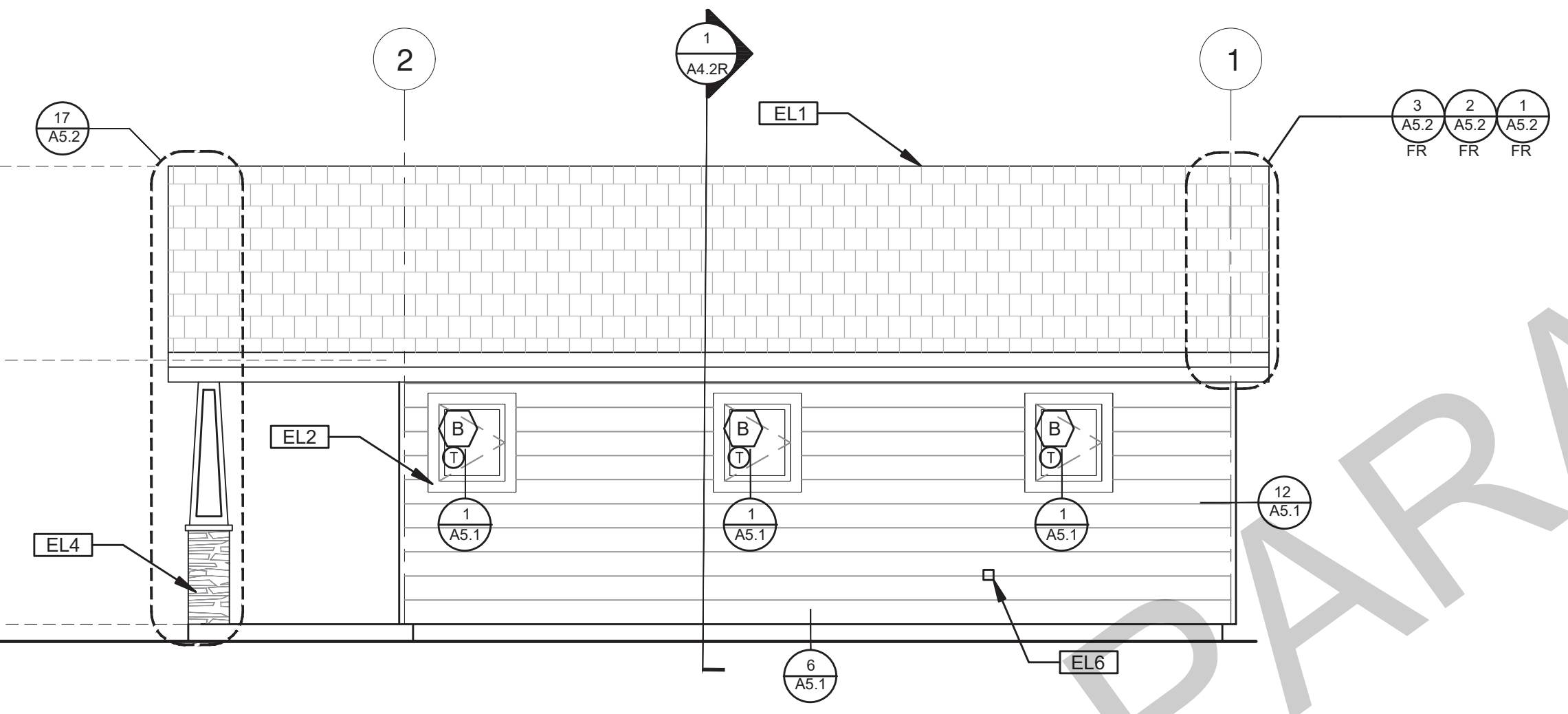
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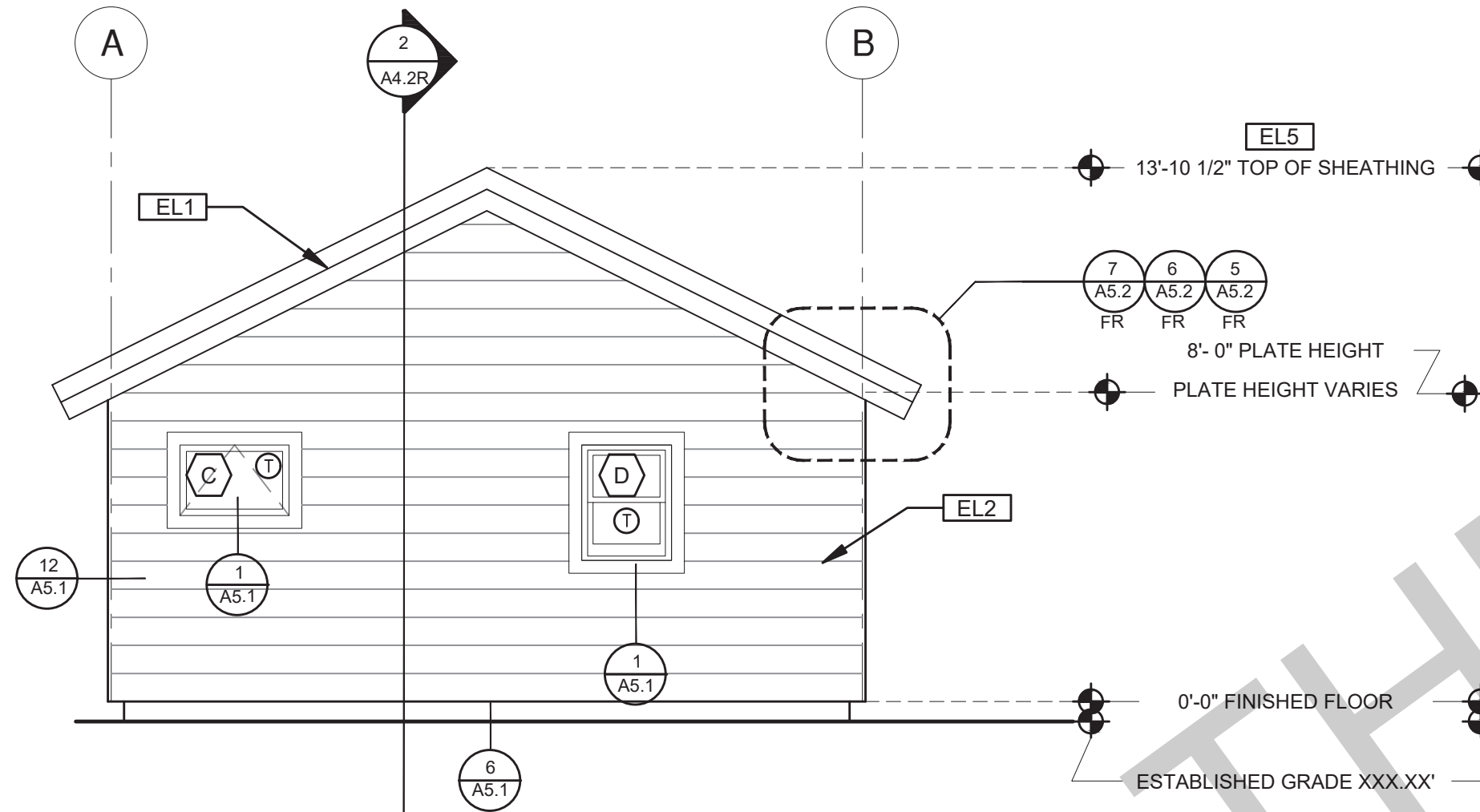
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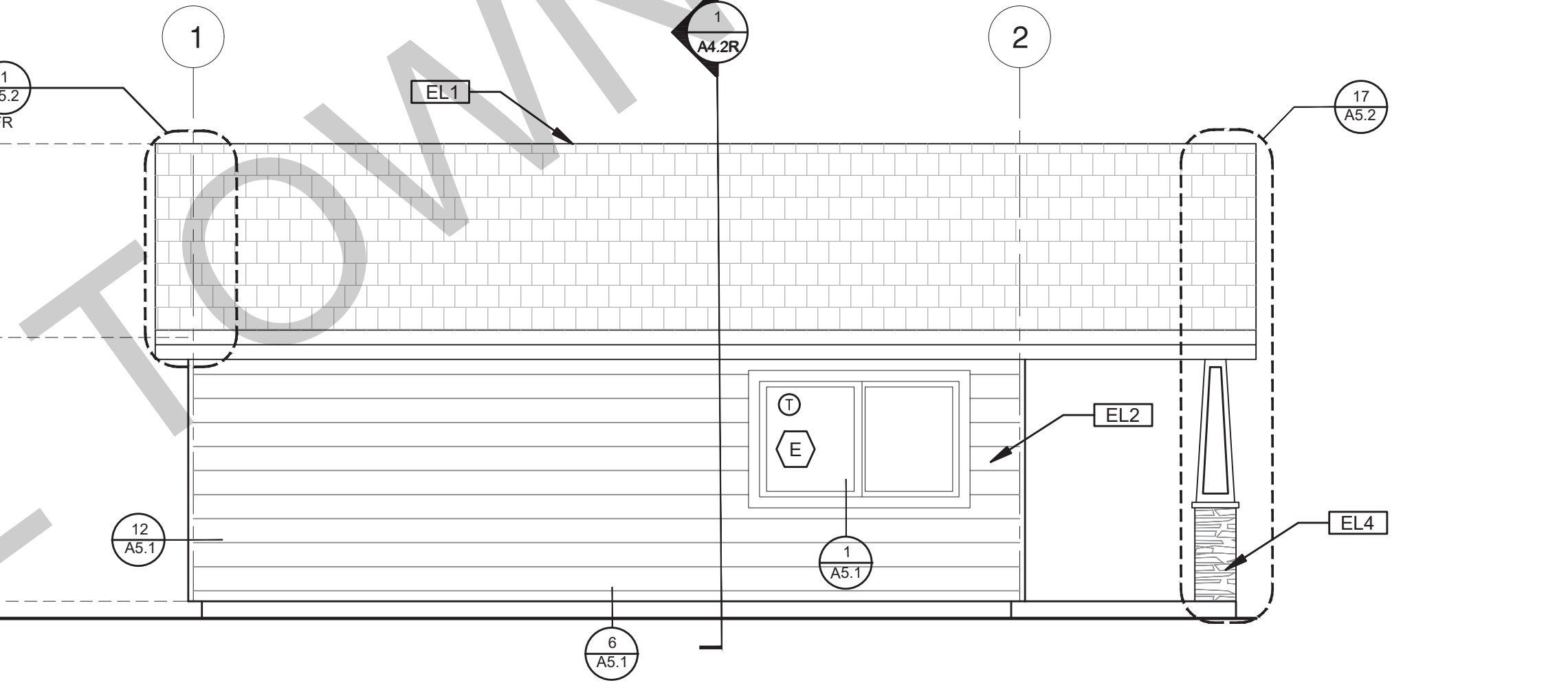
ELEVATION - A
1/4"=1'-0" CRAFTSMAN - REVERSE



ELEVATION - B
1/4"=1'-0" CRAFTSMAN - REVERSE



ELEVATION - C
1/4"=1'-0" CRAFTSMAN - REVERSE



ELEVATION - D
1/4"=1'-0" CRAFTSMAN - REVERSE

ELEVATION KEYNOTES	
EL1	MINIMUM CLASS A ROOF ASSEMBLY - SEE SHEET T1.1 FOR MANUFACTURER SPECIFICATIONS
EL2	SIDING
EL3	STUCCO
EL4	STONE VENEER
EL5	HEIGHT IS MEASURED AT THE BUILDING LINE, FROM THE LOWER OF EXISTING AND PROPOSED GRADES
EL6	DRYER VENT (WUI COMPLIANT) TERMINATION (MINIMUM OF 3 FT FROM ANY OPENING)

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2. ALL DOORS SHOULD BE 3 1/2" FROM NEAREST INTERSECTING WALL AT HINGED SIDE, U.N.O.	8. SEE ROOF PLAN FOR APPROXIMATE DOWNSPOUT LOCATIONS, U.N.O.
3. WRITTEN DIMENSIONS TO PREVAIL OVER SCALING OF DRAWINGS. SUBCONTRACTOR TO VERIFY ALL DIM. PRIOR TO CONSTRUCTION AND IMMEDIATELY NOTIFY ARCHITECT OF ANY DISCREPANCIES.	9. CONTRACTOR TO VERIFY COLOR SCHEME WITH OWNER BEFORE PERFORMING THE WORK
4. REFER TO FRAMING PLANS, FLOOR PLANS, AND SECTIONS FOR CLARIFICATION AND DIMENSIONS	10. GUTTER. CONNECT TO DOWNSPOUT. PROVIDE MEANS TO PREVENT ACCUMULATION OF LEAVES AND DEBRIS IN GUTTER PER CRC R337.5.4. IN COMPLIANCE WITH 2022 CRC R337
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LEGEND			
	SECTION CUT		KEYNOTE
	ELEVATION CALLOUT		DOOR SYMBOL
	DETAIL DRAWING REF.		WINDOW SYMBOL
	ELEVATION MARKER		TEMPERED GLASS
			SPRAY FIN. STUCCO
			BOARD & BATTEN
			GLAZING
			ROOFING

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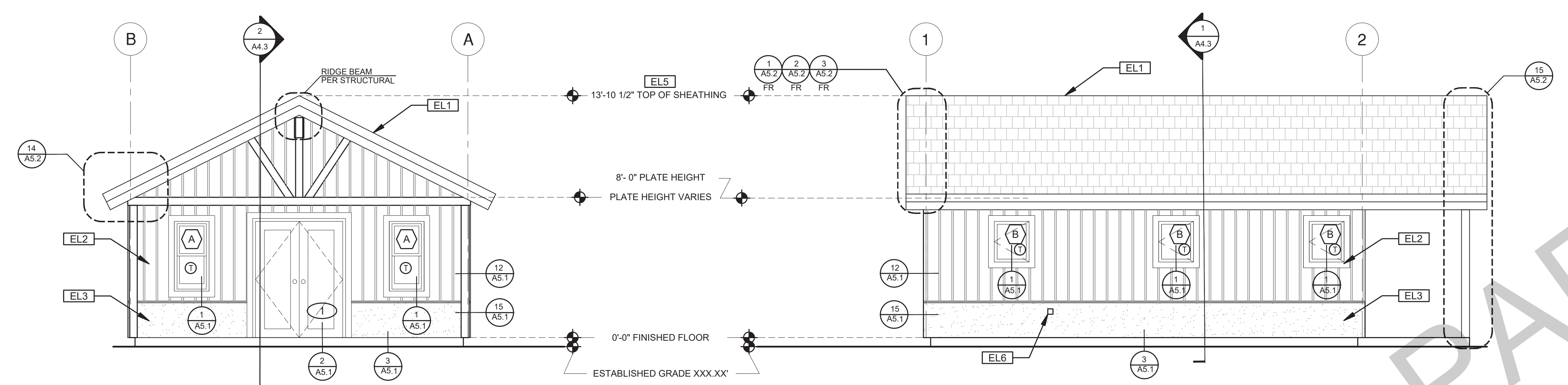
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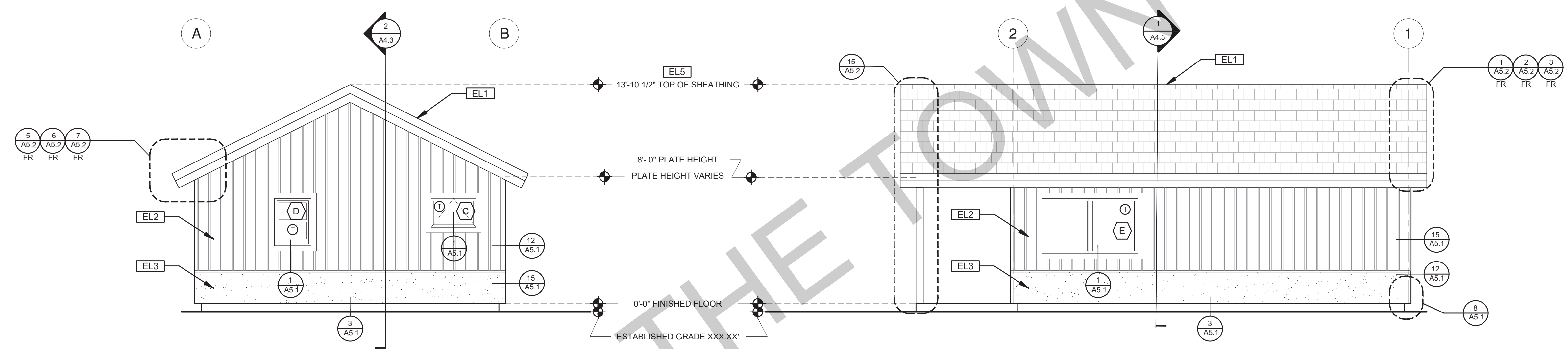
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ELEVATION - A
1/4"=1'-0" RANCH

ELEVATION - B
1/4"=1'-0" RANCH



ELEVATION - C
1/4"=1'-0" RANCH

ELEVATION - D
1/4"=1'-0" RANCH

ELEVATION KEYNOTES

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EL2	SIDING
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LEGEND

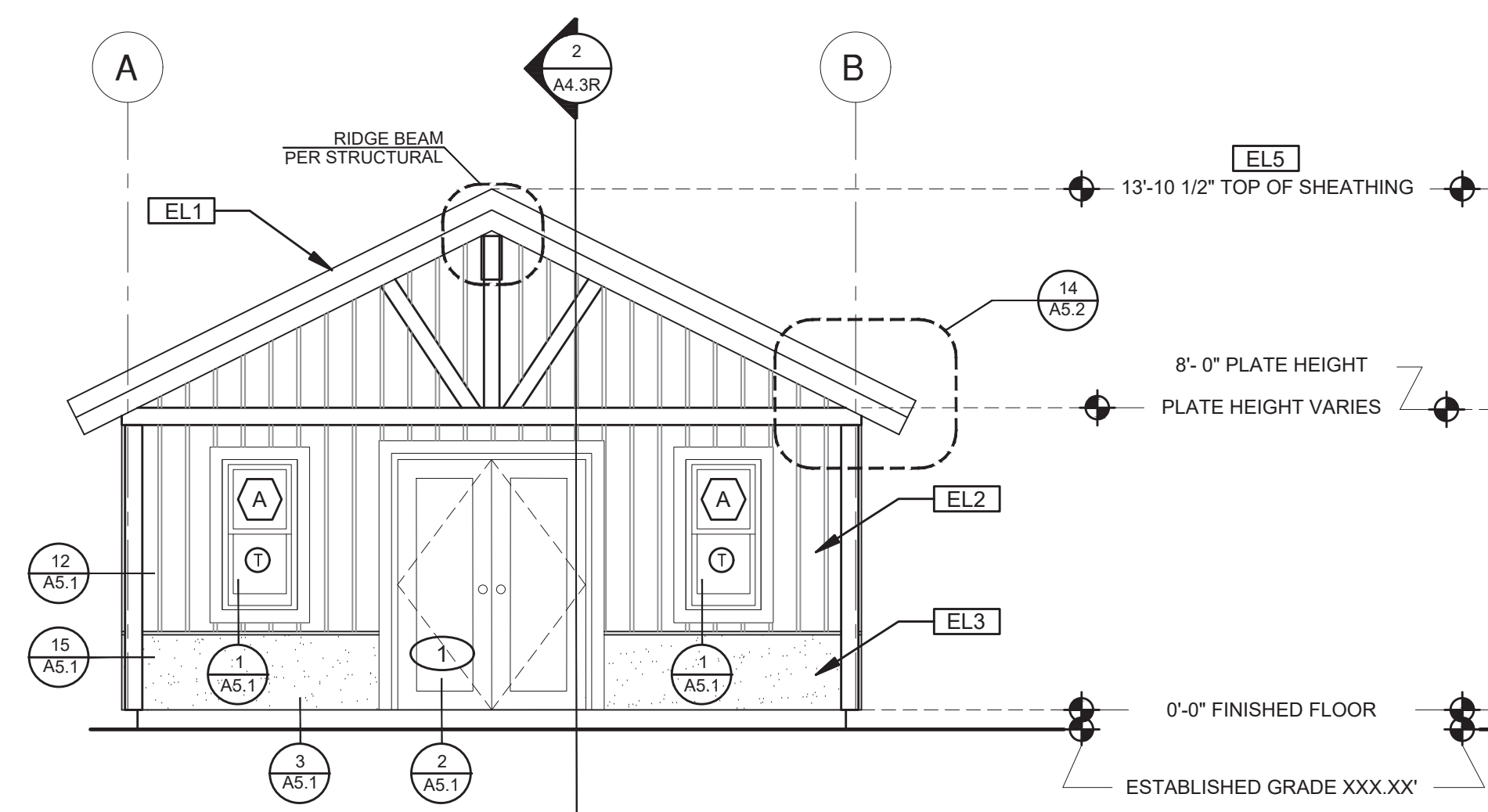
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	ELEVATION CALLOUT		DOOR SYMBOL		BOARD & BATTEN
	DETAIL DRAWING REF.		WINDOW SYMBOL		GLAZING
	ELEVATION MARKER		TEMPERED GLASS		ROOFING

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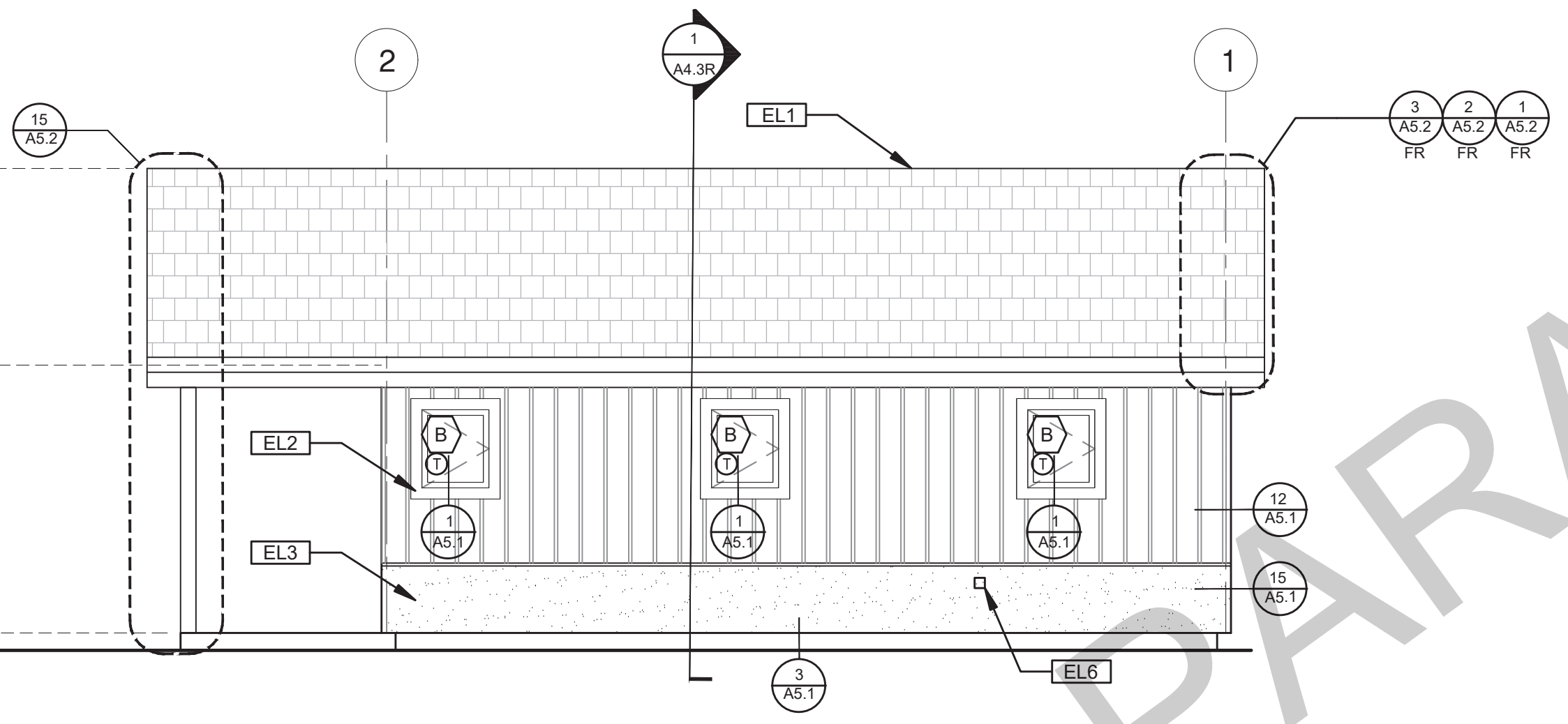
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Elevations
Ranch

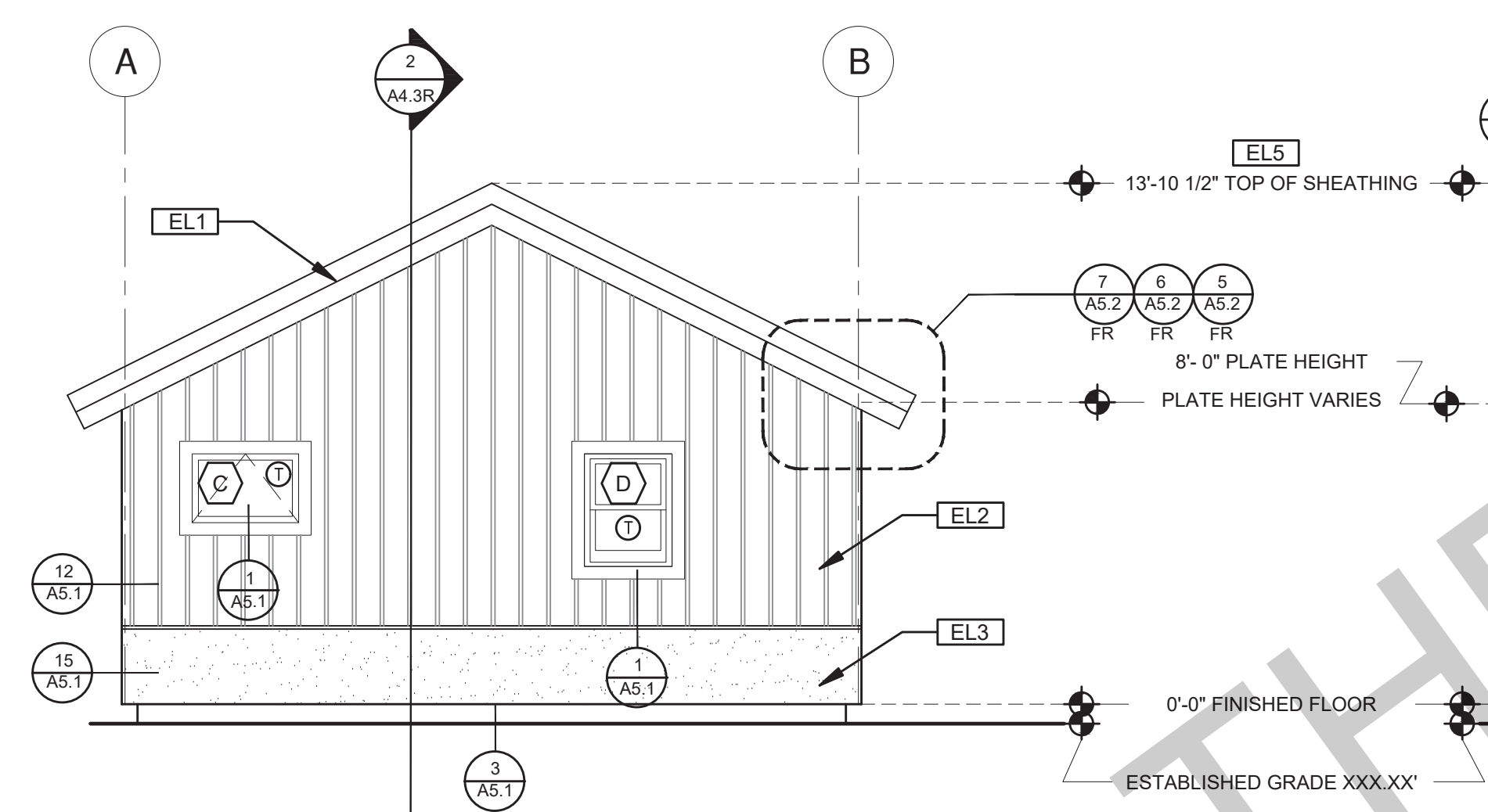
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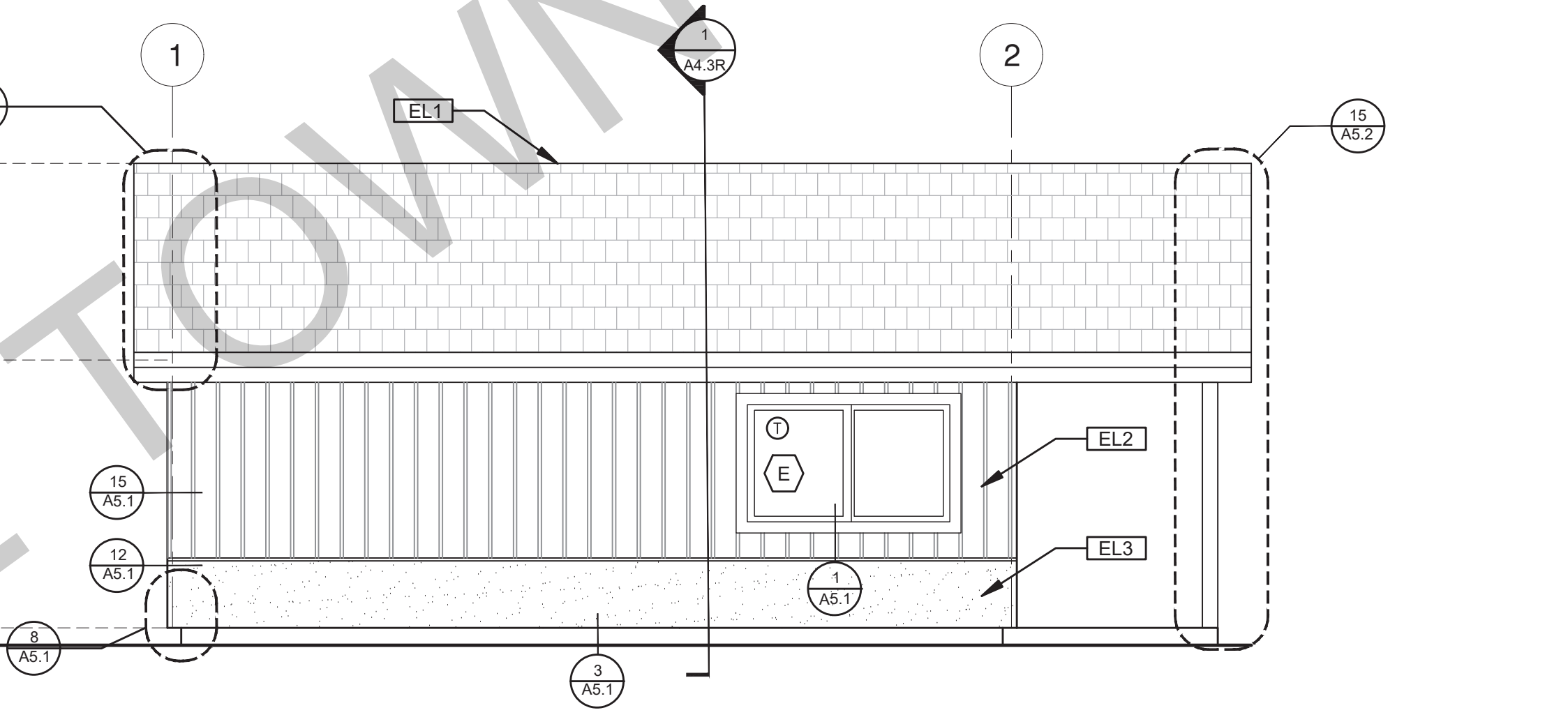
ELEVATION - A
1/4"=1'-0" RANCH - REVERSE



ELEVATION - B
1/4"=1'-0" RANCH - REVERSE



ELEVATION - C
1/4"=1'-0" RANCH - REVERSE



ELEVATION - D
1/4"=1'-0" RANCH - REVERSE

ELEVATION KEYNOTES

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LEGEND

	SECTION CUT		KEYNOTE		SPRAY FIN. STUCCO
	ELEVATION CALLOUT		DOOR SYMBOL		BOARD & BATTEN
	DETAIL DRAWING REF.		WINDOW SYMBOL		GLAZING
	ELEVATION MARKER		TEMPERED GLASS		ROOFING

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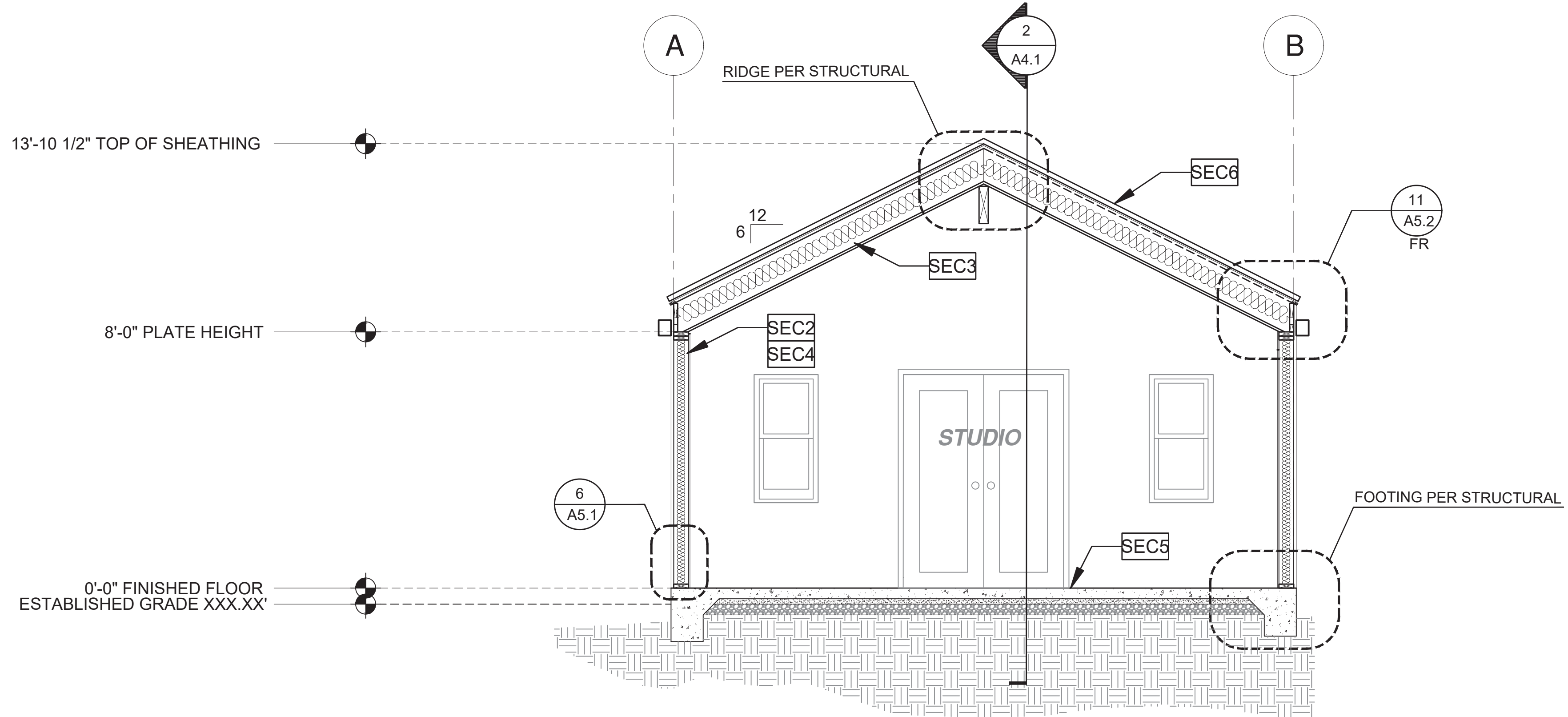
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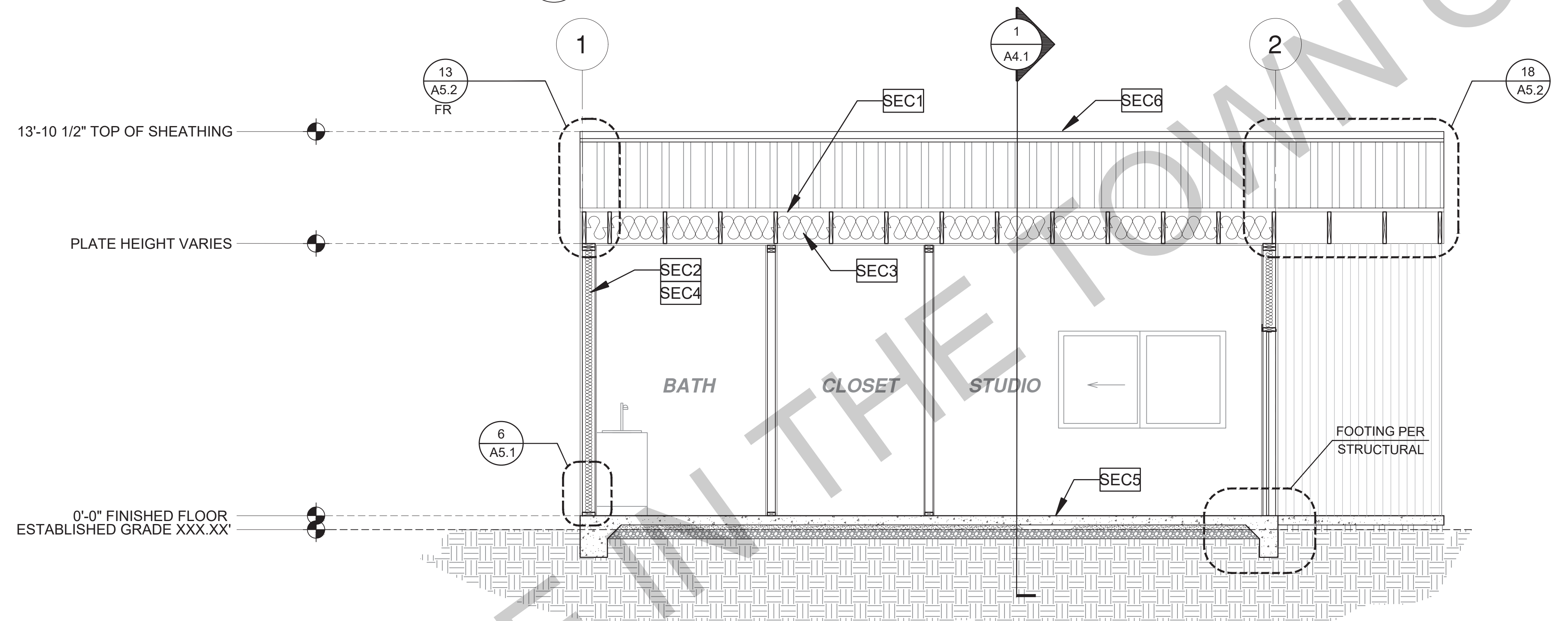
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1 SECTION - STUDIO
3/8"=1'-0"



2 SECTION - STUDIO
3/8"=1'-0"

SECTION KEYNOTES

- SEC1** RAFTERS PER PLAN SEE STRUCTURAL
- SEC2** 2X STUDS @ 16" O.C. - SEE STRUCTURAL
- SEC3** CEILING INSULATION PER TITLE 24 ENERGY CALCULATIONS
- SEC4** WALL INSULATION PER TITLE 24 ENERGY CALCULATIONS
- SEC5** CONC. SLAB ON GRADE SEE STRUCTURAL
- SEC6** MINIMUM CLASS A ROOF ASSEMBLY - SEE SHEET T1.1 FOR MANUFACTURER SPECIFICATIONS

SECTION GENERAL NOTES

1. METALS
SEE PLANS AND DETAILS FOR LOCATIONS. QUANTITY AND CONFIGURATION OF MISCELLANEOUS IRON AND STEEL WORK INCLUDING ASSORTED CLIPS, BRACKETS ANGLES, STRAPS, POST ANCHORS AND LIKE ITEMS. FURNISH AND INSTALL ALL SUCH ITEMS NECESSARY TO MAKE A COMPLETE INSTALLATION WHETHER OR NOT SPECIFICALLY DETAILED OR NOTED ON THE DRAWINGS. ALL EXTERIOR METAL AND HARDWARE IS TO BE GALVANIZED. STEEL IS TO BE ASTM A3.
2. RAFTER VENTS ARE TO BE STAINLESS STEEL MESH AND ARE TO BE SIZED TO MEET REQUIRED VENTILATION TO ENCLOSED RAFTER SPACES. MAX 1/2" MIN 1/2" OPENING SIZE ON VENT SCREEN WITH CORROSION-RESISTANT WIRE SCREEN MATERIAL.
3. FRAMER IS TO LAYOUT CEILING JOISTS/ROOF RAFTERS TO ACCOMMODATE RECESSED LIGHTS EXHAUST FANS OR OTHER ELECTRICAL/MECHANICAL FIXTURES.
4. WOOD SOFFIT/CEILING, SIDING & TRIM ALL NAILS, FASTENERS AND HARDWARE MUST BE STAINLESS STEEL OR HOT-DIPPED GALVANIZED. STAPLES ARE NOT PERMITTED.
5. INSULATION
THERMAL INSULATION IS TO BE FOIL BACKED BATT INSULATION WITH AN R VALUE NOT LESS SPECIFIED IN THE TITLE 24 ENERGY CALCULATIONS. AT BATHROOMS, LAUNDRY ROOM, AND MASTER BED/BATHROOMS INSULATION IS TO BE PROVIDED WITH SOUND INSULATION.
6. FLASHING AND SHEET METAL
ALL FLASHING AND COUNTER FLASHING IS TO BE GALVANIZED AND INSTALLED AS PER SMACNA STANDARDS. ALL PROPOSED FLASHING AND SHEET METAL MATERIALS, GAUGE AND INSTALLATION IS TO BE IN ACCORDANCE WITH SMACNA MANUAL STANDARDS.
7. IN CONCEALED SPACES BETWEEN STAIR STRINGERS AT THE TOP AND BOTTOM OF THE RUN. ENCLOSED SPACES UNDER STAIRS SHALL COMPLY WITH SECTION R302.7.
8. THE PURPOSE OF THESE DRAWINGS IS TO SHOW CONSTRUCTION MATERIALS ASSEMBLIES. FOR SPECIFIC SIZES AND DETAILS REFER TO ARCHITECTURAL PLANS, ELEVATIONS, DETAILS, & STRUCTURAL PLANS.
*KEYNOTES ONLY APPLY IF REFERENCED ON PLANS
1. INSULATION: REFER TO TITLE 24 REPORT FOR ADDITIONAL RATINGS, REQUIREMENTS, AND INFORMATION
2. FIRE BLOCKING TO BE LOCATED AT THE FOLLOWING LOCATIONS PER 2022 CRC SECTION R302.11:
A. SECTION R302.11:
1. FIREBLOCKING SHALL BE PROVIDED IN CONCEALED SPACES OF STUD WALLS AND PARTITIONS, INCLUDING FURRED SPACES AND PARALLEL ROWS OF STUDS OR STAGGERED STUDS, AS FOLLOWS:
A. VERTICALLY AT CEILING AND FLOOR LEVELS
B. HORIZONTALLY AT INTERVALS NOT EXCEEDING 10FT
9. AT INTERCONNECTIONS BETWEEN CONCEALED VERTICAL AND HORIZONTAL SPACES SUCH AS SOFFITS, DROP CEILINGS AND COVE CEILINGS
10. AT OPENINGS AROUND VENTS, PIPES, DUCTS, CABLES AND WIRES AT CEILINGS AND FLOOR LEVEL, WITH AN APPROVED MATERIAL TO RESIST THE FREE PASSAGE OF FLAME PRODUCTS OF COMBUSTION. THE MATERIAL FILLING THIS ANNULAR SPACE SHALL NOT BE REQUIRED TO MEET THE ASTM E136 REQUIREMENTS FOR THE FIREBLOCKING OF CHIMNEYS AND FIREPLACES. SEE SECTION R1003.19
FIREBLOCKING OF CORNICES OF A TWO-FAMILY DWELLING IS REQUIRED AT THE LINE OF DWELLING-UNIT SEPARATION
11. SECTION R302.11.1 - FIREBLOCKING MATERIALS SHALL CONSIST OF FOLLOWING MATERIALS:
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2. TWO THICKNESS OF ONE-INCH NOMINAL LUMBER WITH BROKEN LAP JOINTS
3. THE THICKNESS OF 0.719-INCH WOOD STRUCTURAL PANELS WITH JOINTS BACKED BY 0.719-INCH WOOD STRUCTURAL PANELS
4. THE THICKNESS OF 0.75-INCH PARTICLE BOARD WITH JOINTS BACKED BY 0.75-INCH PARTICLE BOARD
5. ONE-HALF-INCH GYPSUM BOARD
6. ONE-FOURTH-INCH CEMENT-BASED MILLBOARD
7. BATTIS OR BLANKETS OF MINERAL WOOL, MINERAL FIBER OR OTHER APPROVED MATERIAL INSTALLED IN SUCH A MANNER AS TO BE SECURELY RETAINED IN PLACE
8. CELLULOSE INSULATION INSTALLED AS TESTED IN ACCORDANCE WITH ASTM E119 OR UL 263, FOR THE SPECIFIC APPLICATION

LEGEND

- SECTION CUT
- ELEVATION CALLOUT
- DETAIL DRAWING REF.
- ELEVATION MARKER

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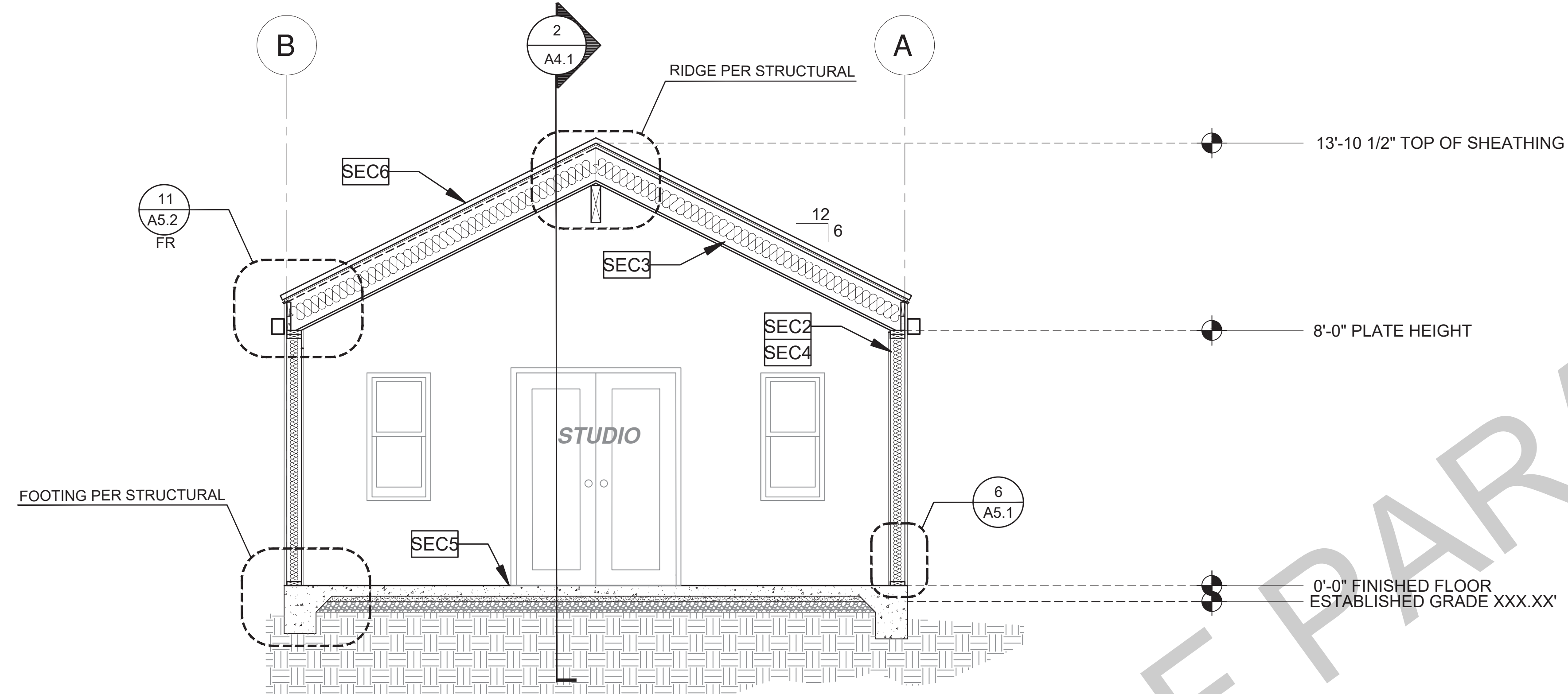
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Barn

date ## Month 20##

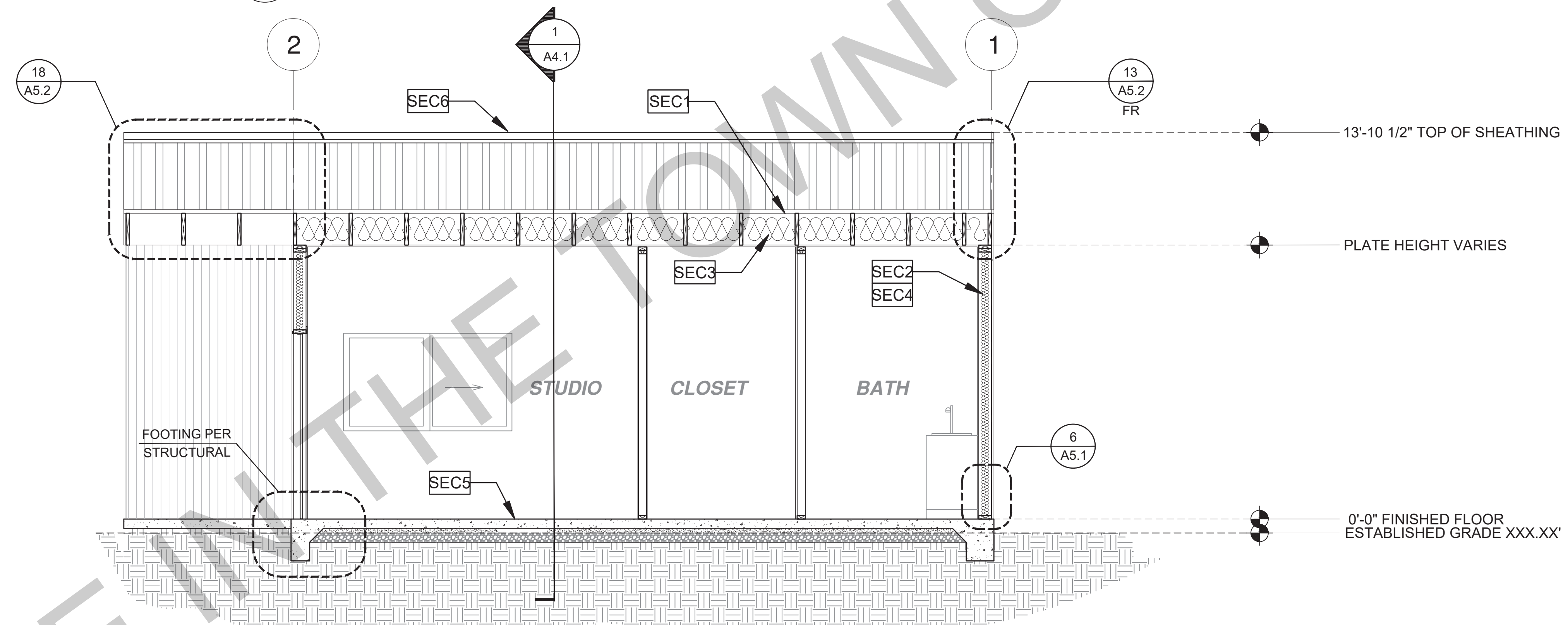
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sheet no. **A4.1**



1 SECTION - STUDIO
3/8"=1'-0" BARN (REVERSED)



2 SECTION - STUDIO
3/8"=1'-0" BARN (REVERSED)

SECTION KEYNOTES	SECTION GENERAL NOTES	LEGEND
<p>SEC1 RAFTERS PER PLAN SEE STRUCTURAL</p> <p>SEC2 2X STUDS @ 16" O.C. - SEE STRUCTURAL</p> <p>SEC3 CEILING INSULATION PER TITLE 24 ENERGY CALCULATIONS</p> <p>SEC4 WALL INSULATION PER TITLE 24 ENERGY CALCULATIONS</p> <p>SEC5 CONC. SLAB ON GRADE SEE STRUCTURAL</p> <p>SEC6 MINIMUM CLASS A ROOF ASSEMBLY - SEE SHEET T1.1 FOR MANUFACTURER SPECIFICATIONS</p>	<p>1. METALS SEE PLANS AND DETAILS FOR LOCATIONS. QUANTITY AND CONFIGURATION OF MISCELLANEOUS IRON AND STEEL WORK INCLUDING ASSORTED CLIPS, BRACKETS ANGLES, STRAPS, POST ANCHORS AND LIKE ITEMS. FURNISH AND INSTALL ALL SUCH ITEMS NECESSARY TO MAKE A COMPLETE INSTALLATION WHETHER OR NOT SPECIFICALLY DETAILED OR NOTED ON THE DRAWINGS. ALL EXTERIOR METAL AND HARDWARE IS TO BE GALVANIZED. STEEL IS TO BE ASTM A3.</p> <p>2. RAFTER VENTS ARE TO BE STAINLESS STEEL MESH AND ARE TO BE SIZED TO MEET REQUIRED VENTILATION TO ENCLOSED RAFTER SPACES. MAX 1/2" MIN 1/2" OPENING SIZE ON VENT SCREEN WITH CORROSION-RESISTANT WIRE SCREEN MATERIAL.</p> <p>3. FRAMER IS TO LAYOUT CEILING JOISTS/ROOF RAFTERS TO ACCOMMODATE RECESSED LIGHTS EXHAUST FANS OR OTHER ELECTRICAL/MECHANICAL FIXTURES.</p> <p>4. WOOD SOFFIT/CEILING, SIDING & TRIM ALL NAILS, FASTENERS AND HARDWARE MUST BE STAINLESS STEEL OR HOT-DIPPED GALVANIZED. STAPLES ARE NOT PERMITTED</p> <p>5. INSULATION THERMAL INSULATION IS TO BE FOIL BACKED BATT INSULATION WITH AN R VALUE NOT LESS SPECIFIED IN THE TITLE 24 ENERGY CALCULATIONS. AT BATHROOMS, LAUNDRY ROOM, AND MASTER BED/BATHROOMS INSULATION IS TO BE PROVIDED WITH SOUND INSULATION.</p> <p>6. FLASHING AND SHEET METAL ALL FLASHING AND COUNTER FLASHING IS TO BE GALVANIZED AND INSTALLED AS PER SMACNA STANDARDS. ALL PROPOSED FLASHING AND SHEET METAL MATERIALS, GAUGE AND INSTALLATION IS TO BE IN ACCORDANCE WITH SMACNA MANUAL STANDARDS.</p> <p>7. IN CONCEALED SPACES BETWEEN STAIR STRINGERS AT THE TOP AND BOTTOM OF THE RUN. ENCLOSED SPACES UNDER STAIRS SHALL COMPLY WITH SECTION R302.7.</p> <p>8. THE PURPOSE OF THESE DRAWINGS IS TO SHOW CONSTRUCTION MATERIAL ASSEMBLIES. FOR SPECIFIC SIZES AND DETAILS REFER TO ARCHITECTURAL PLANS, ELEVATIONS, DETAILS, & STRUCTURAL PLANS. *KEYNOTES ONLY APPLY IF REFERENCED ON PLANS</p> <p>1. INSULATION: REFER TO TITLE 24 REPORT FOR ADDITIONAL RATINGS, REQUIREMENTS, AND INFORMATION</p> <p>2. FIRE BLOCKING TO BE LOCATED AT THE FOLLOWING LOCATIONS PER 2022 CRC SECTION R302.11: A. SECTION R302.11: 1. FIREBLOCKING SHALL BE PROVIDED IN CONCEALED SPACES OF STUD WALLS AND PARTITIONS, INCLUDING FURRED SPACES AND PARALLEL ROWS OF STUDS OR STAGGERED STUDS, AS FOLLOWS: A. VERTICALLY AT CEILING AND FLOOR LEVELS B. HORIZONTALLY AT INTERVALS NOT EXCEEDING 10FT</p> <p>9. AT INTERCONNECTIONS BETWEEN CONCEALED VERTICAL AND HORIZONTAL SPACES SUCH AS SOFFITS, DROP CEILINGS AND COVE CEILINGS</p> <p>10. AT OPENINGS AROUND VENTS, PIPES, DUCTS, CABLES AND WIRES AT CEILINGS AND FLOOR LEVEL, WITH AN APPROVED MATERIAL TO RESIST THE FREE PASSAGE OF FLAME PRODUCTS OF COMBUSTION. THE MATERIAL FILLING THIS ANNULAR SPACE SHALL NOT BE REQUIRED TO MEET THE ASTM E136 REQUIREMENTS FOR THE FIREBLOCKING OF CHIMNEYS AND FIREPLACES. SEE SECTION R1003.19 FIREBLOCKING OF CORNICES OF A TWO-FAMILY DWELLING IS REQUIRED AT THE LINE OF DWELLING-UNIT SEPARATION</p> <p>11. SECTION R302.11.1 - FIREBLOCKING MATERIALS SHALL CONSIST OF FOLLOWING MATERIALS: 1. TWO-INCH NOMINAL LUMBER 2. TWO THICKNESS OF ONE-INCH NOMINAL LUMBER WITH BROKEN LAP JOINTS 3. THE THICKNESS OF 0.719-INCH WOOD STRUCTURAL PANELS WITH JOINTS BACKED BY 0.719-INCH WOOD STRUCTURAL PANELS 4. THE THICKNESS OF 0.75-INCH PARTICLE BOARD WITH JOINTS BACKED BY 0.75-INCH PARTICLE BOARD 5. ONE-HALF-INCH GYPSUM BOARD 6. ONE-FOURTH-INCH CEMENT-BASED MILLBOARD 7. BATTS OR BLANKETS OF MINERAL WOOL, MINERAL FIBER OR OTHER APPROVED MATERIAL INSTALLED IN SUCH A MANNER AS TO BE SECURELY RETAINED IN PLACE 8. CELLULOSE INSULATION INSTALLED AS TESTED IN ACCORDANCE WITH ASTM E119 OR UL 263, FOR THE SPECIFIC APPLICATION</p>	<p>LEGEND</p> <p>SECTION CUT</p> <p>ELEVATION CALLOUT</p> <p>DETAIL DRAWING REF.</p> <p>ELEVATION MARKER</p>

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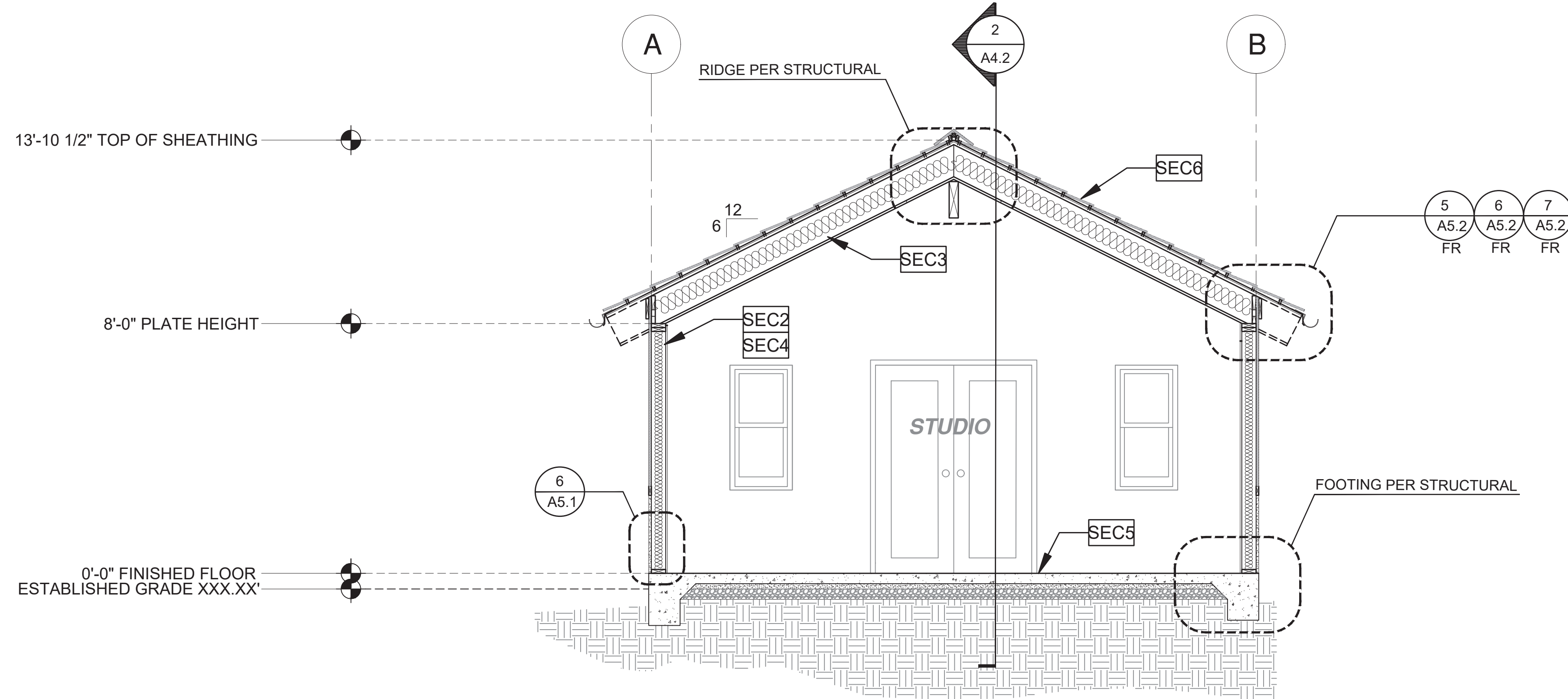
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Sections
Barn -
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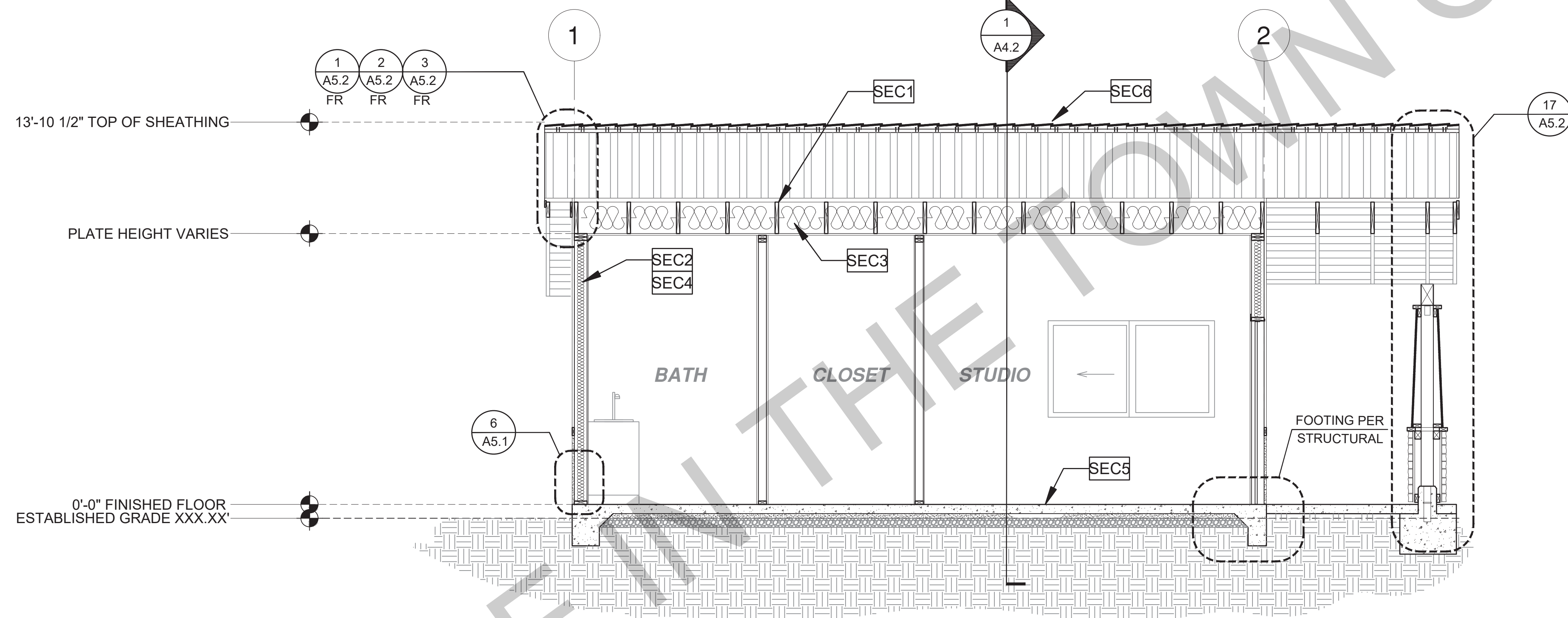
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drawn by xxx/xxx

sheet no. **A4.1R**



1 SECTION - STUDIO
3/8"=1'-0" CRAFTSMAN



2 SECTION - STUDIO
3/8"=1'-0" CRAFTSMAN

SECTION KEYNOTES

- SEC1** RAFTERS PER PLAN SEE STRUCTURAL
- SEC2** 2X STUDS @ 16" O.C. - SEE STRUCTURAL
- SEC3** CEILING INSULATION PER TITLE 24 ENERGY CALCULATIONS
- SEC4** WALL INSULATION PER TITLE 24 ENERGY CALCULATIONS
- SEC5** CONC. SLAB ON GRADE SEE STRUCTURAL
- SEC6** MINIMUM CLASS A ROOF ASSEMBLY - SEE SHEET T1.1 FOR MANUFACTURER SPECIFICATIONS

SECTION GENERAL NOTES

1. METALS
SEE PLANS AND DETAILS FOR LOCATIONS. QUANTITY AND CONFIGURATION OF MISCELLANEOUS IRON AND STEEL WORK INCLUDING ASSORTED CLIPS, BRACKETS ANGLES, STRAPS, POST ANCHORS AND LIKE ITEMS. FURNISH AND INSTALL ALL SUCH ITEMS NECESSARY TO MAKE A COMPLETE INSTALLATION WHETHER OR NOT SPECIFICALLY DETAILED OR NOTED ON THE DRAWINGS. ALL EXTERIOR METAL AND HARDWARE IS TO BE GALVANIZED. STEEL IS TO BE ASTM A3.
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5. INSULATION
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LEGEND

- SECTION CUT
- ELEVATION CALLOUT
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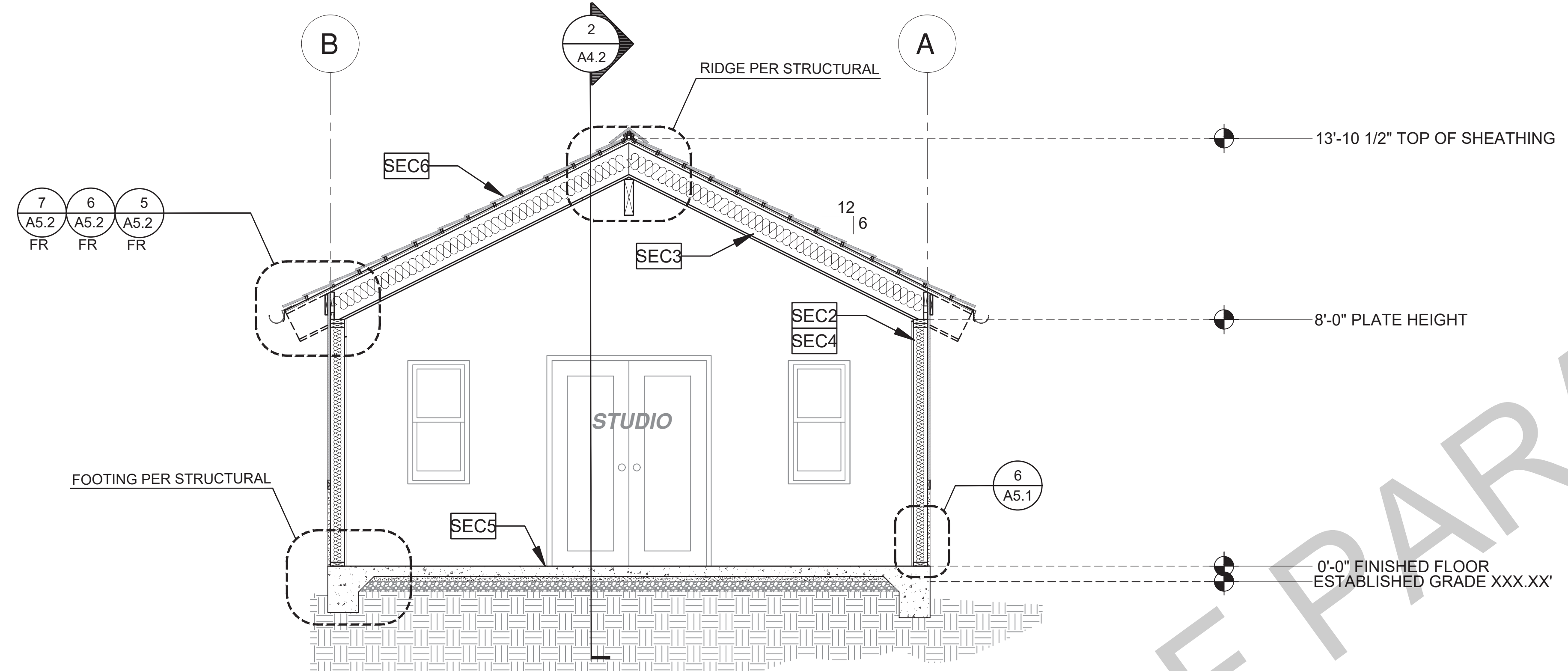
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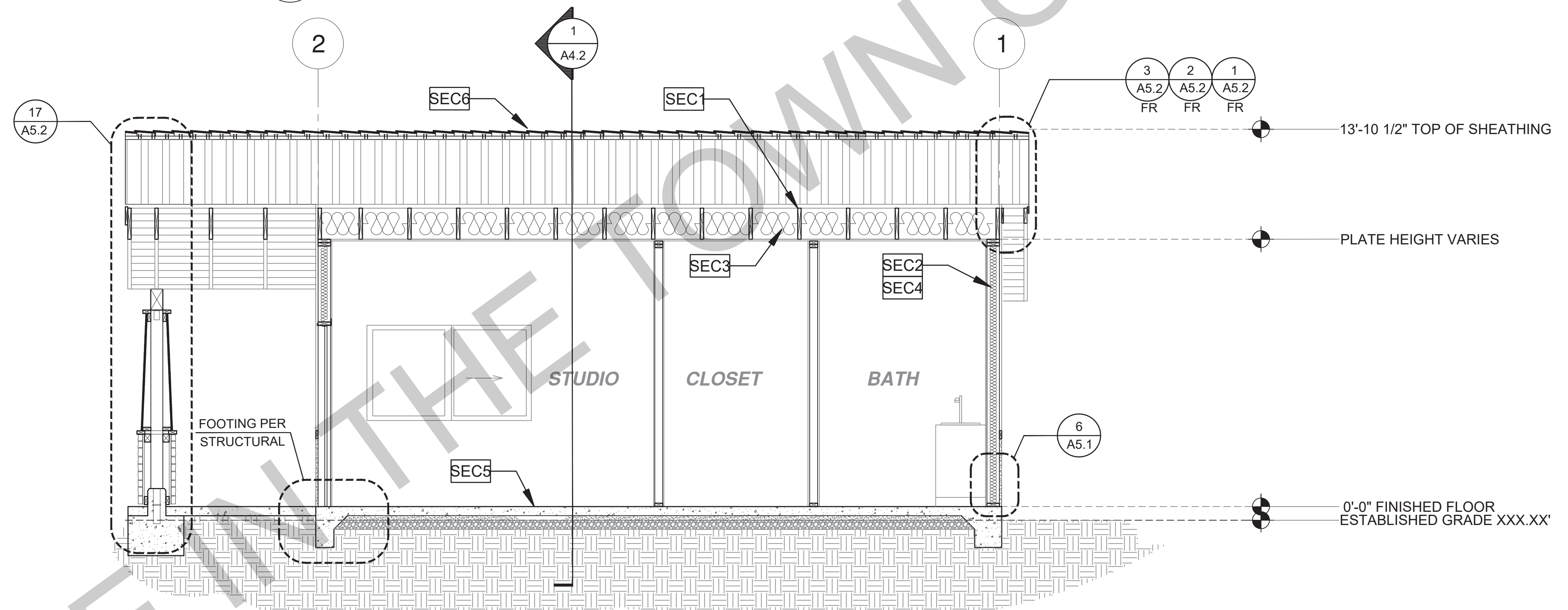
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sheet no. **A4.2**



1 SECTION - STUDIO
3/8"=1'-0" CRAFTSMAN (REVERSED)



2 SECTION - STUDIO
3/8"=1'-0" CRAFTSMAN (REVERSED)

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description
Building
Sections
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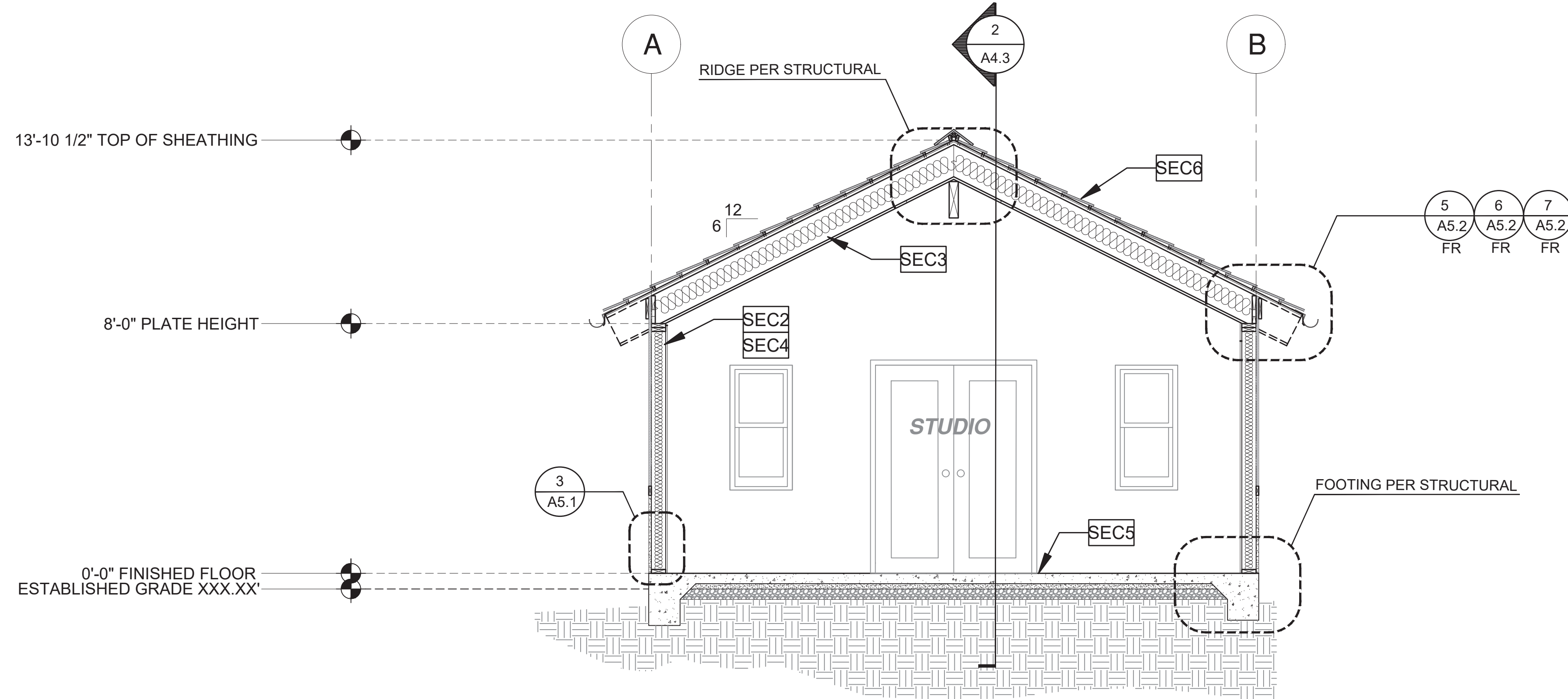
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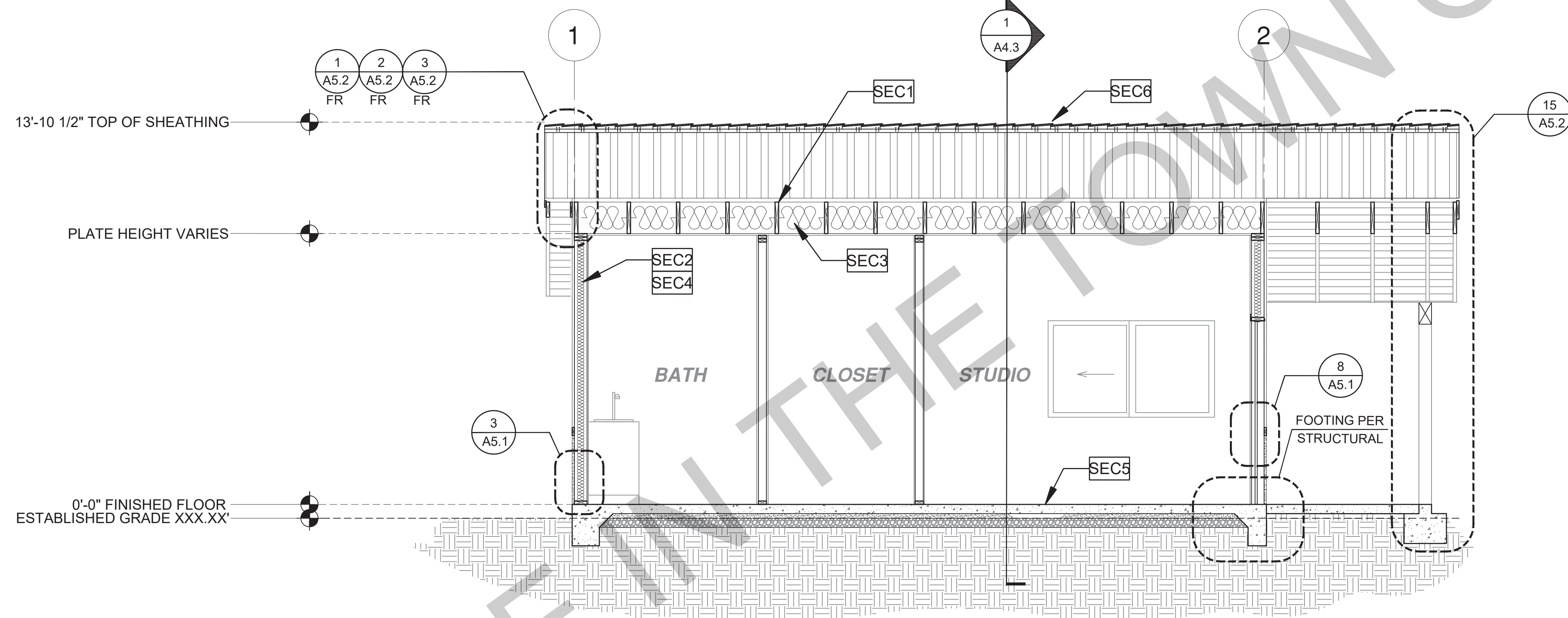
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sheet no. **A4.2R**

SECTION KEYNOTES	SECTION GENERAL NOTES				LEGEND		
<p>SEC1 RAFTERS PER PLAN SEE STRUCTURAL</p> <p>SEC2 2X STUDS @ 16" O.C. - SEE STRUCTURAL</p> <p>SEC3 CEILING INSULATION PER TITLE 24 ENERGY CALCULATIONS</p> <p>SEC4 WALL INSULATION PER TITLE 24 ENERGY CALCULATIONS</p> <p>SEC5 CONC. SLAB ON GRADE SEE STRUCTURAL</p> <p>SEC6 MINIMUM CLASS A ROOF ASSEMBLY - SEE SHEET T1.1 FOR MANUFACTURER SPECIFICATIONS</p>	<p>1. METALS SEE PLANS AND DETAILS FOR LOCATIONS. QUANTITY AND CONFIGURATION OF MISCELLANEOUS IRON AND STEEL WORK INCLUDING ASSORTED CLIPS, BRACKETS ANGLES, STRAPS, POST ANCHORS AND LIKE ITEMS. FURNISH AND INSTALL ALL SUCH ITEMS NECESSARY TO MAKE A COMPLETE INSTALLATION WHETHER OR NOT SPECIFICALLY DETAILED OR NOTED ON THE DRAWINGS. ALL EXTERIOR METAL AND HARDWARE IS TO BE GALVANIZED. STEEL IS TO BE ASTM A3.</p> <p>2. RAFTER VENTS ARE TO BE STAINLESS STEEL MESH AND ARE TO BE SIZED TO MEET REQUIRED VENTILATION TO ENCLOSED RAFTER SPACES. MAX 1/2" MIN. Ø OPENING SIZE ON VENT SCREEN WITH CORROSION-RESISTANT WIRE SCREEN MATERIAL.</p>	<p>3. FRAMER IS TO LAYOUT CEILING JOISTS/ROOF RAFTERS TO ACCOMMODATE RECESSED LIGHTS EXHAUST FANS OR OTHER ELECTRICAL/MECHANICAL FIXTURES.</p> <p>4. WOOD SOFFIT/CEILING, SIDING & TRIM ALL NAILS, FASTENERS AND HARDWARE MUST BE STAINLESS STEEL OR HOT-DIPPED GALVANIZED. STAPLES ARE NOT PERMITTED</p> <p>5. INSULATION THERMAL INSULATION IS TO BE FOIL BACKED BATT INSULATION WITH AN R VALUE NOT LESS SPECIFIED IN THE TITLE 24 ENERGY CALCULATIONS. AT BATHROOMS, LAUNDRY ROOM, AND MASTER BED/BATHROOMS INSULATION IS TO BE PROVIDED WITH SOUND INSULATION.</p>	<p>6. FLASHING AND SHEET METAL ALL FLASHING AND COUNTER FLASHING IS TO BE GALVANIZED AND INSTALLED AS PER SMACNA STANDARDS. ALL PROPOSED FLASHING AND SHEET METAL MATERIALS, GAUGE AND INSTALLATION IS TO BE IN ACCORDANCE WITH SMACNA MANUAL STANDARDS.</p> <p>7. IN CONCEALED SPACES BETWEEN STAIR STRINGERS AT THE TOP AND BOTTOM OF THE RUN. ENCLOSED SPACES UNDER STAIRS SHALL COMPLY WITH SECTION R302.7.</p>	<p>8. THE PURPOSE OF THESE DRAWINGS IS TO SHOW CONSTRUCTION MATERIAL ASSEMBLIES. FOR SPECIFIC SIZES AND DETAILS REFER TO ARCHITECTURAL PLANS, ELEVATIONS, DETAILS, & STRUCTURAL PLANS. *KEYNOTES ONLY APPLY IF REFERENCED ON PLANS 1. INSULATION: REFER TO TITLE 24 REPORT FOR ADDITIONAL RATINGS, REQUIREMENTS, AND INFORMATION 2. FIRE BLOCKING TO BE LOCATED AT THE FOLLOWING LOCATIONS PER 2022 CRC SECTION R302.11: A. SECTION R302.11: 1. FIREBLOCKING SHALL BE PROVIDED IN CONCEALED SPACES OF STUD WALLS AND PARTITIONS, INCLUDING FURRED SPACES AND PARALLEL ROWS OF STUDS OR STAGGERED STUDS, AS FOLLOWS: A. VERTICALLY AT CEILING AND FLOOR LEVELS B. HORIZONTALLY AT INTERVALS NOT EXCEEDING 10FT</p>	<p>9. AT INTERCONNECTIONS BETWEEN CONCEALED VERTICAL AND HORIZONTAL SPACES SUCH AS SOFFITS, DROP CEILINGS AND COVE CEILINGS</p> <p>10. AT OPENINGS AROUND VENTS, PIPES, DUCTS, CABLES AND WIRES AT CEILINGS AND FLOOR LEVEL, WITH AN APPROVED MATERIAL TO RESIST THE FREE PASSAGE OF FLAME PRODUCTS OF COMBUSTION. THE MATERIAL FILLING THIS ANNULAR SPACE SHALL NOT BE REQUIRED TO MEET THE ASTM E136 REQUIREMENTS FOR THE FIREBLOCKING OF CHIMNEYS AND FIREPLACES. SEE SECTION R1003.19 FIREBLOCKING OF CORNICES OF A TWO-FAMILY DWELLING IS REQUIRED AT THE LINE OF DWELLING-UNIT SEPARATION</p>	<p>11. SECTION R302.11.1 - FIREBLOCKING MATERIALS SHALL CONSIST OF FOLLOWING MATERIALS: 1. TWO-INCH NOMINAL LUMBER WITH 2. TWO THICKNESS OF ONE-INCH NOMINAL LUMBER WITH BROKEN LAP JOINTS 3. THE THICKNESS OF 0.719-INCH WOOD STRUCTURAL PANELS WITH JOINTS BACKED BY 0.719-INCH WOOD STRUCTURAL PANELS 4. THE THICKNESS OF 0.75-INCH PARTICLE BOARD WITH JOINTS BACKED BY 0.75-INCH PARTICLE BOARD 5. ONE-HALF-INCH GYPSUM BOARD 6. ONE-FOURTH-INCH CEMENT-BASED MILLBOARD 7. BATTIS OR BLANKETS OF MINERAL WOOL, MINERAL FIBER OR OTHER APPROVED MATERIAL INSTALLED IN SUCH A MANNER AS TO BE SECURELY RETAINED IN PLACE 8. CELLULOSE INSULATION INSTALLED AS TESTED IN ACCORDANCE WITH ASTM E119 OR UL 263, FOR THE SPECIFIC APPLICATION</p>	<p>LEGEND</p> <p>SECTION CUT</p> <p>ELEVATION CALLOUT</p> <p>DETAIL DRAWING REF.</p> <p>ELEVATION MARKER</p>



1 SECTION - STUDIO
3/8"=1'-0" RANCH



2 SECTION - STUDIO
3/8"=1'-0" RANCH

SECTION KEYNOTES	SECTION GENERAL NOTES	LEGEND
<p>SEC1 RAFTERS PER PLAN SEE STRUCTURAL</p> <p>SEC2 2X STUDS @ 16" O.C. - SEE STRUCTURAL</p> <p>SEC3 CEILING INSULATION PER TITLE 24 ENERGY CALCULATIONS</p> <p>SEC4 WALL INSULATION PER TITLE 24 ENERGY CALCULATIONS</p> <p>SEC5 CONC. SLAB ON GRADE SEE STRUCTURAL</p> <p>SEC6 MINIMUM CLASS A ROOF ASSEMBLY - SEE SHEET T1.1 FOR MANUFACTURER SPECIFICATIONS</p>	<p>1. METALS SEE PLANS AND DETAILS FOR LOCATIONS. QUANTITY AND CONFIGURATION OF MISCELLANEOUS IRON AND STEEL WORK INCLUDING ASSORTED CLIPS, BRACKETS ANGLES, STRAPS, POST ANCHORS AND LIKE ITEMS. FURNISH AND INSTALL ALL SUCH ITEMS NECESSARY TO MAKE A COMPLETE INSTALLATION WHETHER OR NOT SPECIFICALLY DETAILED OR NOTED ON THE DRAWINGS. ALL EXTERIOR METAL AND HARDWARE IS TO BE GALVANIZED. STEEL IS TO BE ASTM A3.</p> <p>2. RAFTER VENTS ARE TO BE STAINLESS STEEL MESH AND ARE TO BE SIZED TO MEET REQUIRED VENTILATION TO ENCLOSED RAFTER SPACES. MAX 1/2" MIN 1/2" OPENING SIZE ON VENT SCREEN WITH CORROSION-RESISTANT WIRE SCREEN MATERIAL.</p> <p>3. FRAMER IS TO LAYOUT CEILING JOISTS/ROOF RAFTERS TO ACCOMMODATE RECESSED LIGHTS EXHAUST FANS OR OTHER ELECTRICAL/MECHANICAL FIXTURES.</p> <p>4. WOOD SOFFIT/CEILING, SIDING & TRIM ALL NAILS, FASTENERS AND HARDWARE MUST BE STAINLESS STEEL OR HOT-DIPPED GALVANIZED. STAPLES ARE NOT PERMITTED.</p> <p>5. INSULATION THERMAL INSULATION IS TO BE FOIL BACKED BATT INSULATION WITH AN R VALUE NOT LESS SPECIFIED IN THE TITLE 24 ENERGY CALCULATIONS. AT BATHROOMS, LAUNDRY ROOM, AND MASTER BED/BATHROOMS INSULATION IS TO BE PROVIDED WITH SOUND INSULATION.</p> <p>6. FLASHING AND SHEET METAL ALL FLASHING AND COUNTER FLASHING IS TO BE GALVANIZED AND INSTALLED AS PER SMACNA STANDARDS. ALL PROPOSED FLASHING AND SHEET METAL MATERIALS, GAUGE AND INSTALLATION IS TO BE IN ACCORDANCE WITH SMACNA MANUAL STANDARDS.</p> <p>7. IN CONCEALED SPACES BETWEEN STAIR STRINGERS AT THE TOP AND BOTTOM OF THE RUN. ENCLOSED SPACES UNDER STAIRS SHALL COMPLY WITH SECTION R302.7.</p> <p>8. THE PURPOSE OF THESE DRAWINGS IS TO SHOW CONSTRUCTION MATERIAL ASSEMBLIES. FOR SPECIFIC SIZES AND DETAILS REFER TO ARCHITECTURAL PLANS, ELEVATIONS, DETAILS, & STRUCTURAL PLANS. KEYNOTES ONLY APPLY IF REFERENCED ON PLANS 1. INSULATION; REFER TO TITLE 24 REPORT FOR ADDITIONAL RATINGS, REQUIREMENTS, AND INFORMATION 2. FIRE BLOCKING TO BE LOCATED AT THE FOLLOWING LOCATIONS PER 2022 CRC SECTION R302.11: A. SECTION R302.11: 1. FIREBLOCKING SHALL BE PROVIDED IN CONCEALED SPACES OF STUD WALLS AND PARTITIONS, INCLUDING FURRED SPACES AND PARALLEL ROWS OF STUDS OR STAGGERED STUDS, AS FOLLOWS: A. VERTICALLY AT CEILING AND FLOOR LEVELS B. HORIZONTALLY AT INTERVALS NOT EXCEEDING 10FT</p> <p>9. AT INTERCONNECTIONS BETWEEN CONCEALED VERTICAL AND HORIZONTAL SPACES SUCH AS SOFFITS, DROP CEILINGS AND COVE CEILINGS</p> <p>10. AT OPENINGS AROUND VENTS, PIPES, DUCTS, CABLES AND WIRES AT CEILINGS AND FLOOR LEVEL, WITH AN APPROVED MATERIAL TO RESIST THE FREE PASSAGE OF FLAME PRODUCTS OF COMBUSTION. THE MATERIAL FILLING THIS ANNULAR SPACE SHALL NOT BE REQUIRED TO MEET THE ASTM E136 REQUIREMENTS FOR THE FIREBLOCKING OF CHIMNEYS AND FIREPLACES. SEE SECTION R1003.19 FIREBLOCKING OF CORNICES OF A TWO-FAMILY DWELLING IS REQUIRED AT THE LINE OF DWELLING-UNIT SEPARATION</p> <p>11. SECTION R302.11.1 - FIREBLOCKING MATERIALS SHALL CONSIST OF FOLLOWING MATERIALS: 1. TWO-INCH NOMINAL LUMBER WITH BROKEN LAP JOINTS 2. TWO THICKNESS OF ONE-INCH NOMINAL LUMBER WITH BROKEN LAP JOINTS 3. THE THICKNESS OF 0.719-INCH WOOD STRUCTURAL PANELS WITH JOINTS BACKED BY 0.719-INCH WOOD STRUCTURAL PANELS 4. THE THICKNESS OF 0.75-INCH PARTICLE BOARD WITH JOINTS BACKED BY 0.75-INCH PARTICLE BOARD 5. ONE-HALF-INCH GYPSUM BOARD 6. ONE-FOURTH-INCH CEMENT-BASED MILLBOARD 7. BATTIS OR BLANKETS OF MINERAL WOOL, MINERAL FIBER OR OTHER APPROVED MATERIAL INSTALLED IN SUCH A MANNER AS TO BE SECURELY RETAINED IN PLACE 8. CELLULOSE INSULATION INSTALLED AS TESTED IN ACCORDANCE WITH ASTM E119 OR UL 263, FOR THE SPECIFIC APPLICATION</p>	<p>LEGEND</p> <p>SECTION CUT</p> <p>ELEVATION CALLOUT</p> <p>DETAIL DRAWING REF.</p> <p>ELEVATION MARKER</p>

BY USING THESE PERMIT READY CONSTRUCTION DOCUMENTS, THE RECIPIENT ACKNOWLEDGES, ACCEPTS AND VOLUNTARILY AFFIRMS THE FOLLOWING CONDITIONS:
1. THE USE OF THIS INFORMATION IS RESTRICTED TO THE ORIGINAL PROJECT FOR WHICH IT WAS PREPARED FOR THE PERMIT READY ACCESSORY DWELLING UNIT (ADU) PROGRAM FOR THE TOWN OF PARADISE ONLY. THIS IS A LIMITED SET OF STANDARDIZED ADU PLANS AND SPECIFICATIONS APPROVED BY THE TOWN OF PARADISE BUILDING DEPARTMENT. BUILDING CODES DO CHANGE OVER TIME AND RECIPIENT SHALL ENSURE FULL COMPLIANCE UNDER ALL CODES THEN IN EFFECT AT THE TIME OF THE SUBJECT PERMIT. THIS DOES NOT ELIMINATE OR REDUCE THE RECIPIENT'S RESPONSIBILITY TO VERIFY ANY AND ALL INFORMATION RELEVANT TO THE RECIPIENT'S WORK AND RESPONSIBILITY ON THIS PROJECT. DESIGN PATH STUDIO SHALL NOT BE RESPONSIBLE FOR TRANSLATION ERRORS. DO NOT USE THESE CONSTRUCTION DOCUMENTS IF THE PERMIT HAS EXPIRED OR IS REVOKED AT ALL.
2. THE RECIPIENT RECOGNIZES AND ACKNOWLEDGES THAT THE USE OF THIS INFORMATION WILL BE AT THEIR SOLE RISK AND WITHOUT ANY LIABILITY OR LEGAL EXPOSURE TO DESIGN PATH STUDIO. NO WARRANTIES OF ANY NATURE, WHETHER EXPRESS OR IMPLIED, SHALL ATTACH TO THESE DOCUMENTS AND THE INFORMATION CONTAINED THEREON. ANY USE, REUSE, OR ALTERATION OF THESE DOCUMENTS BY THE RECIPIENT OR BY OTHERS WILL BE AT THE RECIPIENT'S RISK AND FULL LEGAL RESPONSIBILITY. FURTHERMORE, THE RECIPIENT WILL, TO THE FULLEST EXTENT PERMITTED BY LAW, DEFEND, INDEMNIFY AND HOLD DESIGN PATH STUDIO AND ITS ARCHITECTS HARMLESS FROM ANY AND ALL CLAIMS, SUITS, LIABILITY, DEMANDS, JUDGMENTS, OR COSTS ARISING OUT OF OR RESULTING THERE FROM ANY USE OF THESE CONSTRUCTION DOCUMENTS FOR OR ON ACCOUNT OF ANY INJURY, DEATH, DAMAGE OR LOSS TO PERSONS OR PROPERTY, DIRECT OR CONSEQUENTIAL DAMAGES IN ANY AMOUNT. THIS INDEMNITY DOES NOT APPLY TO THE SOLE NEGLIGENCE OR WILLFUL MISCONDUCT OF DESIGN PATH STUDIO OR ITS ARCHITECTS.
3. THE DESIGNS REPRESENTED BY THESE PLANS ARE COPYRIGHTED AND ARE SUBJECT TO COPYRIGHT PROTECTION.
4. IF THE RECIPIENT DOES NOT AGREE WITH THE ABOVE CONDITIONS, DO NOT PROCEED WITH CONSTRUCTION OF AN ADU OR OTHER IMPROVEMENT UNDER THESE PLANS AT ALL.

project
Town of Paradise
Pre-Approved
ADU Program

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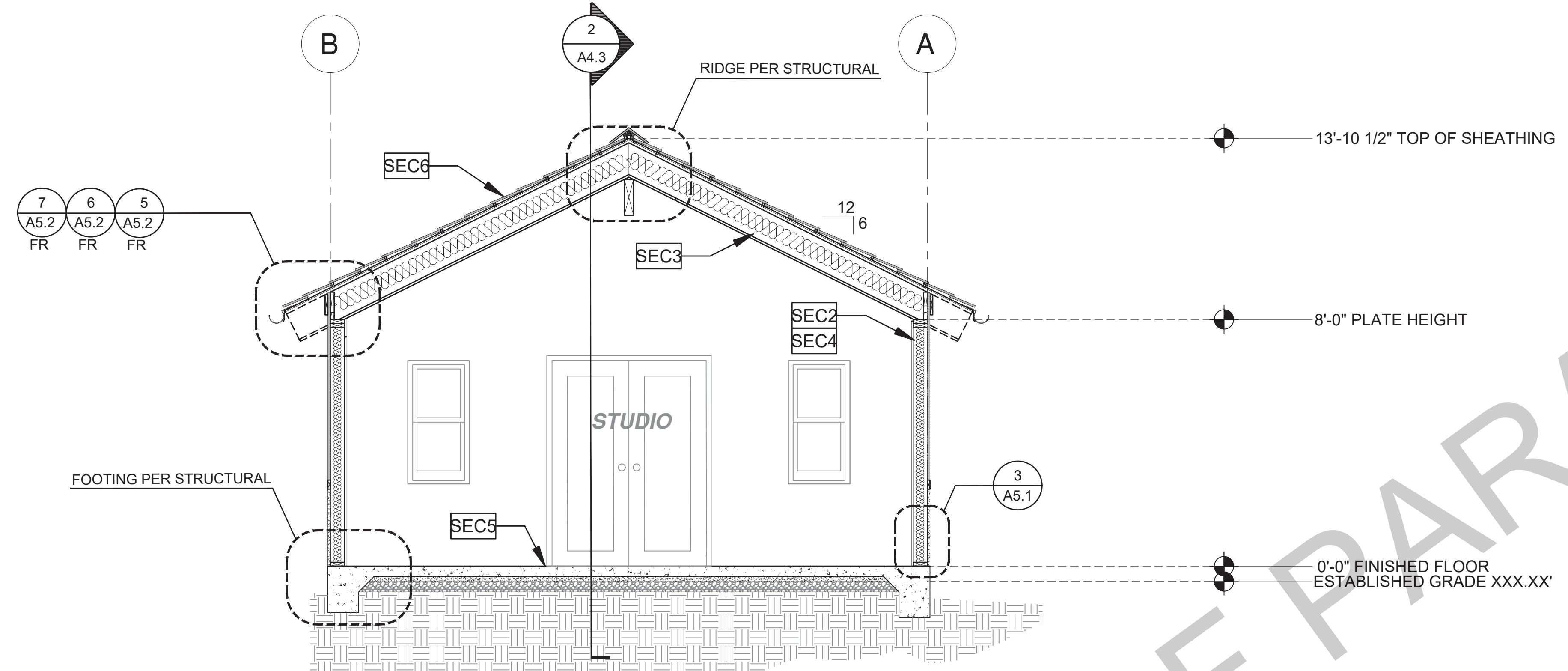
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Sections
Ranch

date ## Month 20##

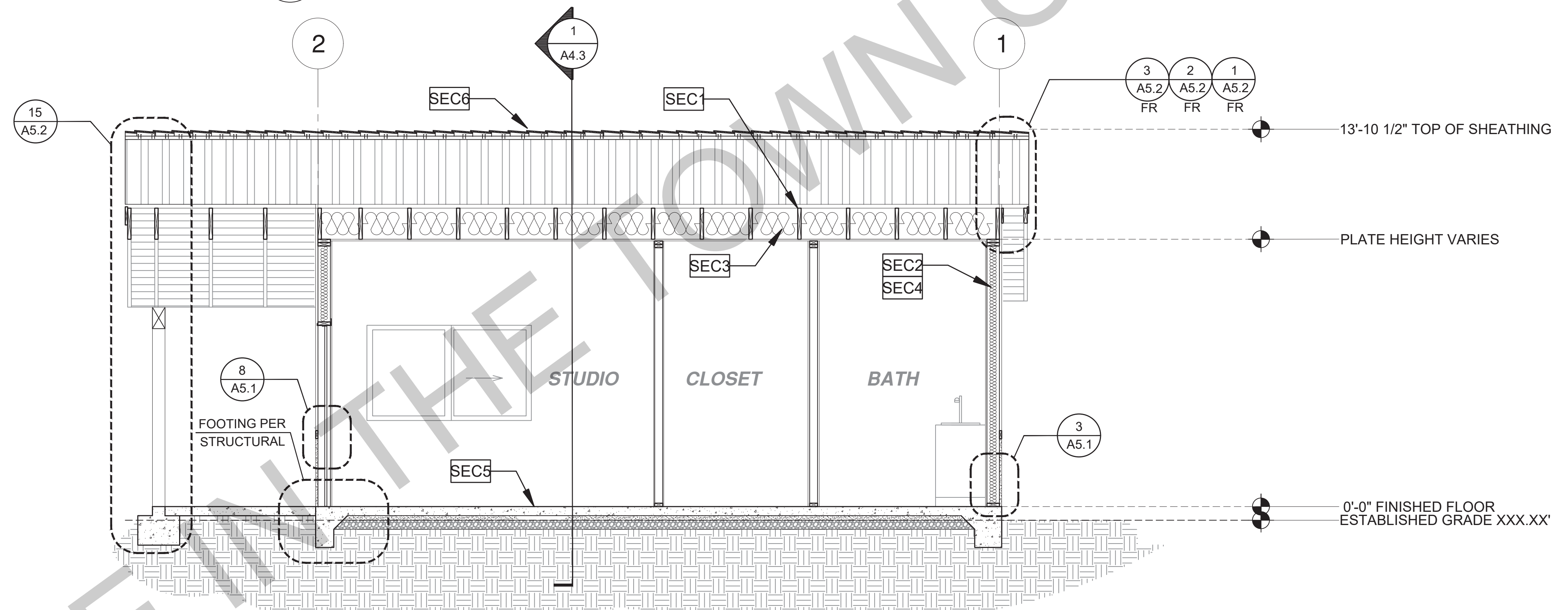
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drawn by xxx/xxx

sheet no. **A4.3**



1 SECTION - STUDIO
3/8"=1'-0" RANCH (REVERSED)



2 SECTION - STUDIO
3/8"=1'-0" RANCH (REVERSED)

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project
Town of Paradise
Pre-Approved
ADU Program

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description
Building
Sections
Ranch -
Reversed

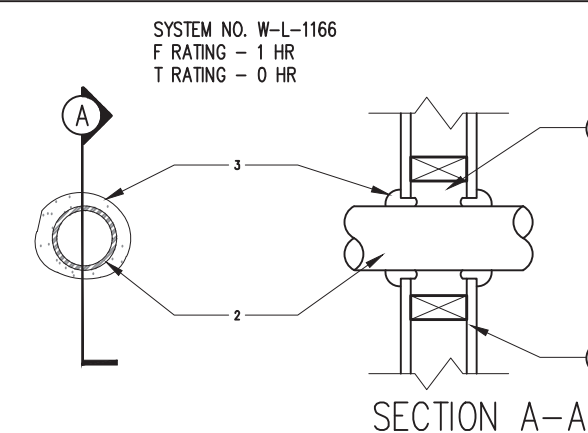
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SECTION KEYNOTES	SECTION GENERAL NOTES				LEGEND		
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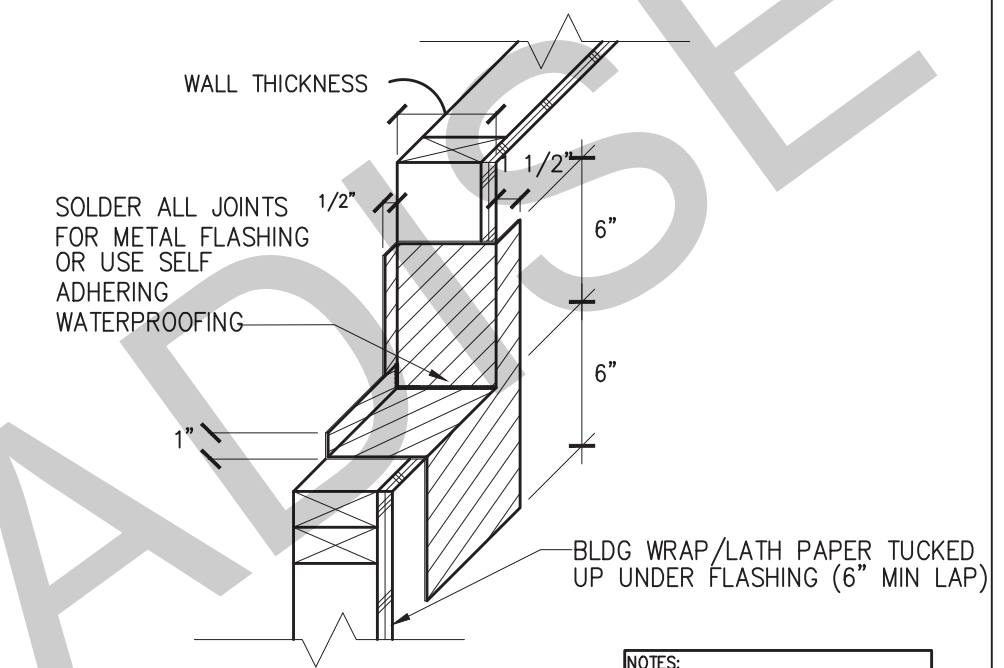
SYSTEM NO. W-1-1166
F RATING - 1 HR
T RATING - 0 HR

1. WALL ASSEMBLY
THE 1 HR FIRE RATED GYPSUM WALLBOARD/STUCCO WALL ASSEMBLY SHALL BE CONSTRUCTED OF THE MATERIALS AND IN THE MANNER SPECIFIED IN THE INDIVIDUAL USDO OR IADO SERIES WALL AND PARTITION DESIGNS IN UL FIRE RESISTANCE DIRECTORY & SHALL INCLUDE THE FOLLOWING CONSTRUCTION FEATURES:
A. STUCCO-WALL FRAMING MAY CONSIST OF OTHER WOOD STUDS OR STEEL CHANNEL STEEL. WOOD STUDS TO CONSIST OF NOM. 2 IN BY 4 IN LUMBER SPACED 16 IN. O.C. STEEL STUDS TO BE MIN. 3 1/2 IN. WIDE & SPACED MAX. 24 IN. O.C.
B. GYPSUM BOARD (BEARING THE UL CLASSIFICATION MARKING)-THICKNESS, TYPE, NUMBER OF LAYERS AND FASTENERS AS REQUIRED IN THE INDIVIDUAL WALL AND PARTITION DESIGN. MAX. DIAM. OF OPENING IS 5 IN. THE HOURLY F RATING OF THE FIRESTOP SYSTEM IS EQUAL TO THE HOURLY FIRE RATING OF THE WALL ASSEMBLY IN WHICH IT IS INSTALLED.

2. THROUGH - PENETRANTS
ONE METALLIC PIPE, CONDUIT OR TUBING INSTALLED EITHER CONCENTRICALLY OR ECCENTRICALLY WITHIN THE FIRESTOP SYSTEM. THE ANNULAR SPACE BETWEEN THE PIPE, CONDUIT OR TUBING AND PERIPHERY OF THE OPENING SHALL BE MIN. OF 0 IN. (POINT CONTACT) TO A MAX. 1/8 IN. PIPE CONDUIT OR TUBING TO BE RIGIDLY SUPPORTED ON BOTH SIDES OF WALL ASSEMBLY. THE FOLLOWING TYPES AND SIZES OF METALLIC PIPES, CONDUITS OR TUBING MAY BE USED:
A. COPPER TUBING-NOM. 4 IN. DIAM. (OR SMALLER) TYPE M (OR HEAVIER) COPPER TUBING.
B. COPPER PIPE-NOM. 4 IN. DIAM. (OR SMALLER) REGULAR (OR HEAVIER) COPPER PIPE.
C. STEEL PIPE-NOM. 4 IN. DIAM. (OR SMALLER) SCHEDULE 5 (OR HEAVIER) STEEL PIPE.
D. CONDUIT-NOM. 4 IN. DIAM. (OR SMALLER) STEEL ELECTRICAL METALLIC TUBING OR RIGID STEEL CONDUIT.
E. IRON PIPE-NOM. 4 IN. DIAM. (OR SMALLER) CAST OR DUCTILE IRON PIPE.

3. FILL, VOID OR CAVITY MATERIALS (BEARING THE UL CLASSIFICATION MARKING) -CAULK OR PUTTY MIN. 1/2 IN. DIAMETER BEAD CAULK OR PUTTY APPLIED CONTINUOUSLY AROUND THE PENETRATE ON THE WALL SURFACES ON BOTH SIDES OF THE WALL. -3M COMPANY -CP 228MB+ CAULK OF MPS-2+ PUTTY

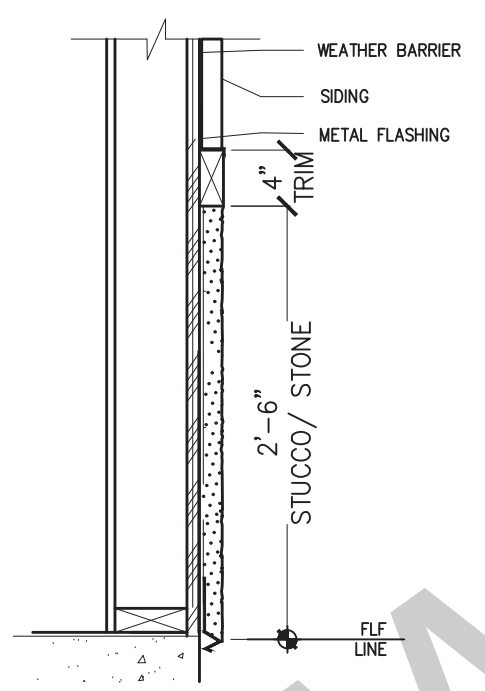
10 THROUGH PENETRATION @ WALL SCALE: NTS



WALL THICKNESS
SOLDER ALL JOINTS 1/2"
FOR METAL FLASHING
OR USE SELF
ADHERING
WATERPROOFING
6"
6"
BLDG WRAP/LATH PAPER TUCKED
UP UNDER FLASHING (6" MIN LAP)

NOTES:
REFER TO AAMA 2400-10 STANDARD
PRACTICE FOR INSTALLATION OF
WINDOWS WITH MOUNTING FLANGES IN
STUD CONSTRUCTION FOR ADDITIONAL
REQUIREMENTS

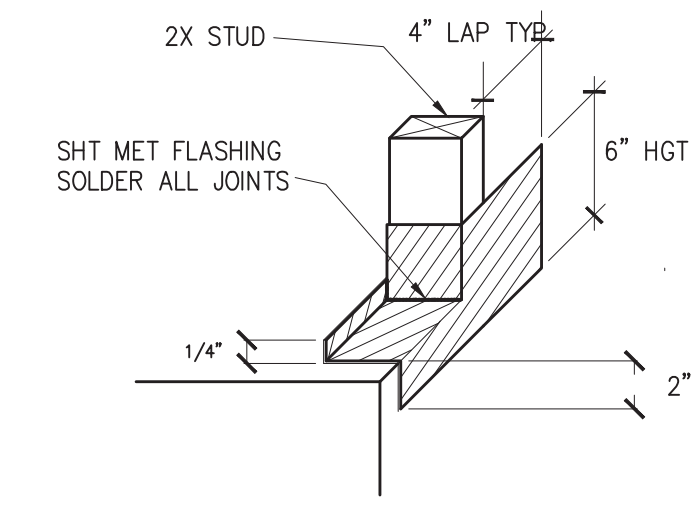
1 WINDOW SILL FLASHING SCALE: 1 1/2"=1'-0"



FLASHING PAPER, MOSTOP FLASHING OR EQUAL (9" WIDE MIN.) @ NAILING FIN @ TOP OF WINDOWS (HEAD) TYP. TWO CONTINUOUS BEADS OF MOSTOP SEALANT OR EQUAL UNDER FLASHING PAPER (1) @ NAILING FIN AND (1) AT TOP OF NAILING FIN.
FLASHING PAPER, SELF SEALING MEMBRANE, (9" WIDE MIN.) @ WOOD FRAMING & UNDER NAILING FIN @ SIDE OF WINDOWS (JAMB) TYP.

NOTES:
① INDICATES SEQUENCE FOR INSTALLATION
9" MOST STOP FLASHING PAPER TYP. OF FLASHING PAPER
THE ACTUAL NUMBER OF FLASHING PIECES REQUIRED IS DETERMINE BY THE RADIUS OF THE OPENING AND THE SIZE OF THE FLASHING. (9" WIDE FLASHING MIN.)
APPLY A CONTINUOUS BEAD OF SEALANT COMPLYING WITH AAMA 800 TO THE BACKSIDE (INTERIOR) OF THE WINDOW MOUNTING FLANGES
AT WINDOW HEAD, JAMBS AND SILL ALL CORROSIVE RESISTANT FASTENERS ARE TO BE NAILED THROUGH FIN NO CLOSER THAN 3" O.C. AND NOT MORE THAN 16" O.C.
FASTENERS SHALL BE WITHIN 10" FROM CORNERS NO NAILS SHALL BE BENT OVER THE NAILING FIN TO SECURE WINDOW
REFER TO AAMA 2400-10 STANDARD PRACTICE FOR INSTALLATION OF WINDOWS WITH MOUNTING FLANGES IN STUD CONSTRUCTION FOR ADDITIONAL REQUIREMENTS

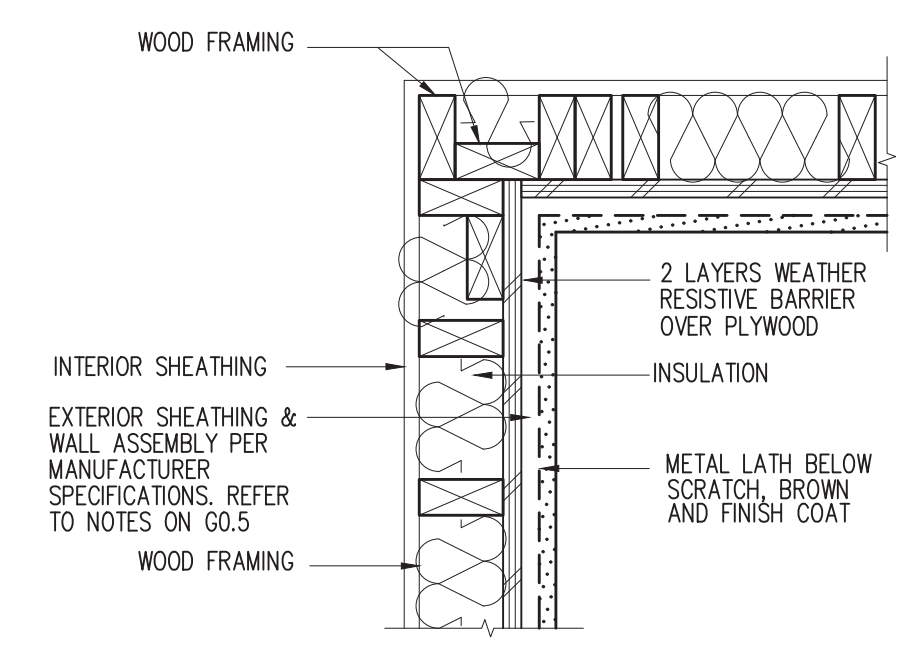
8 TRIM DETAIL RANCH SCALE: NTS



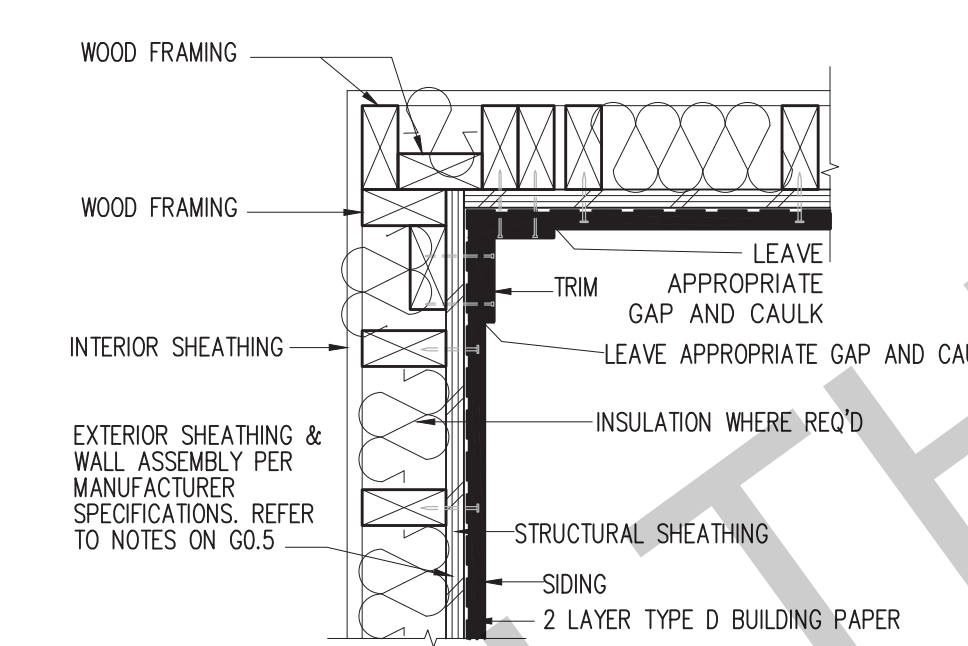
2X STUD 4" LAP TYP.
6" HGT
SHT MET FLASHING
SOLDER ALL JOINTS
1/4" 2"

*PROVIDE SOLID BLOCKING AT ALL FLASHING LOCATIONS

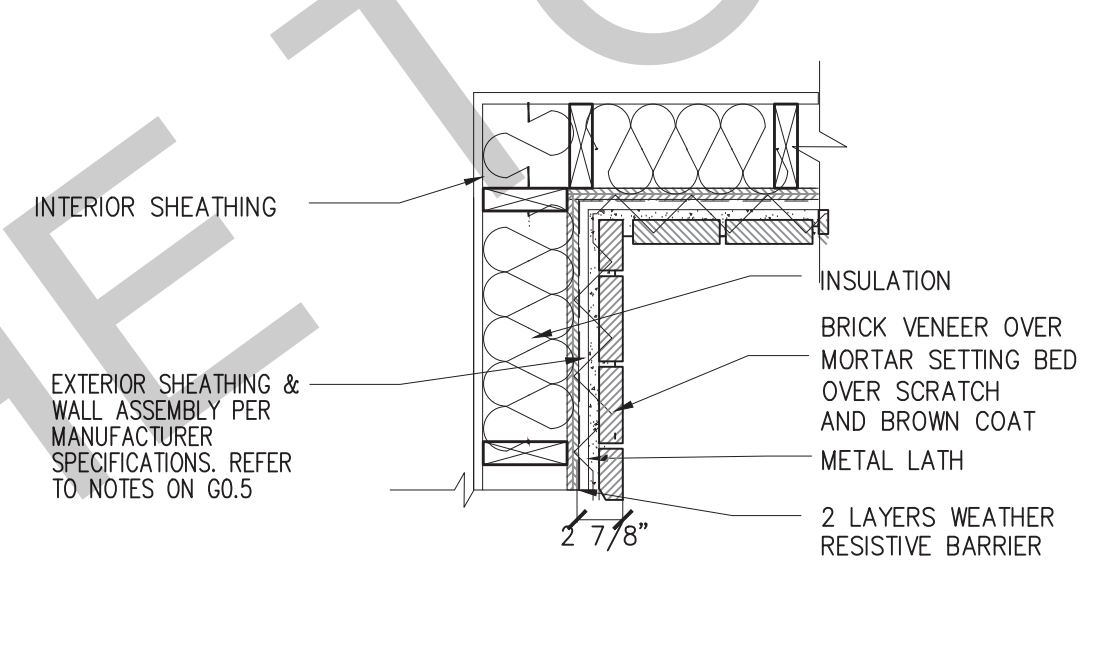
2 DOOR THRESHOLD FLASHING SCALE: 1 1/2"=1'-0"



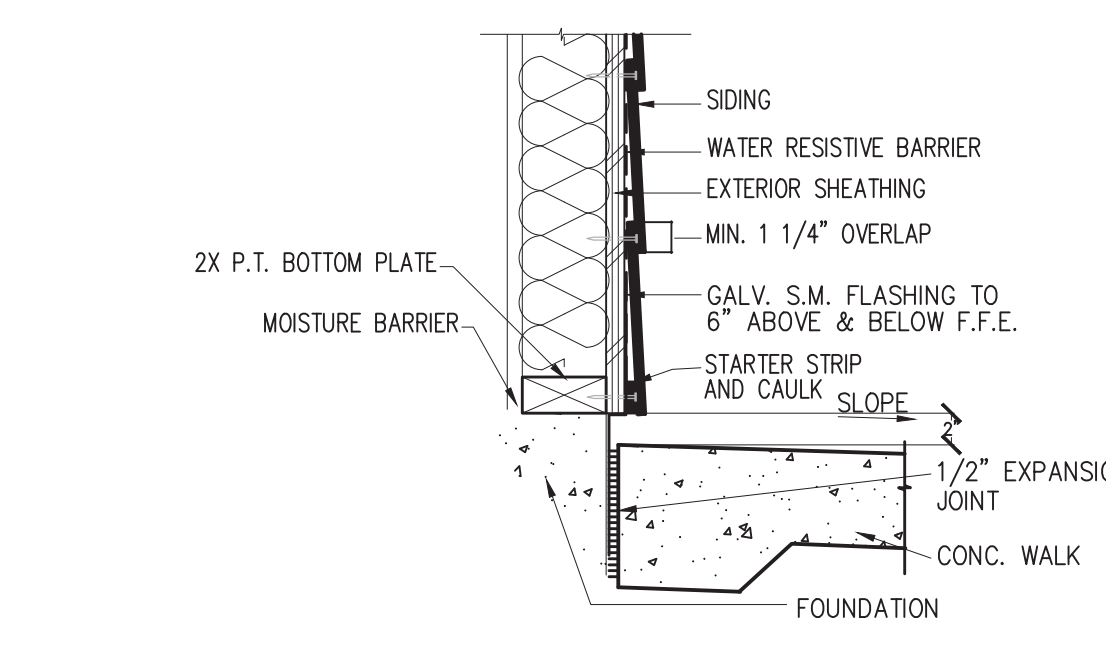
14 STUCCO AT INSIDE CORNER



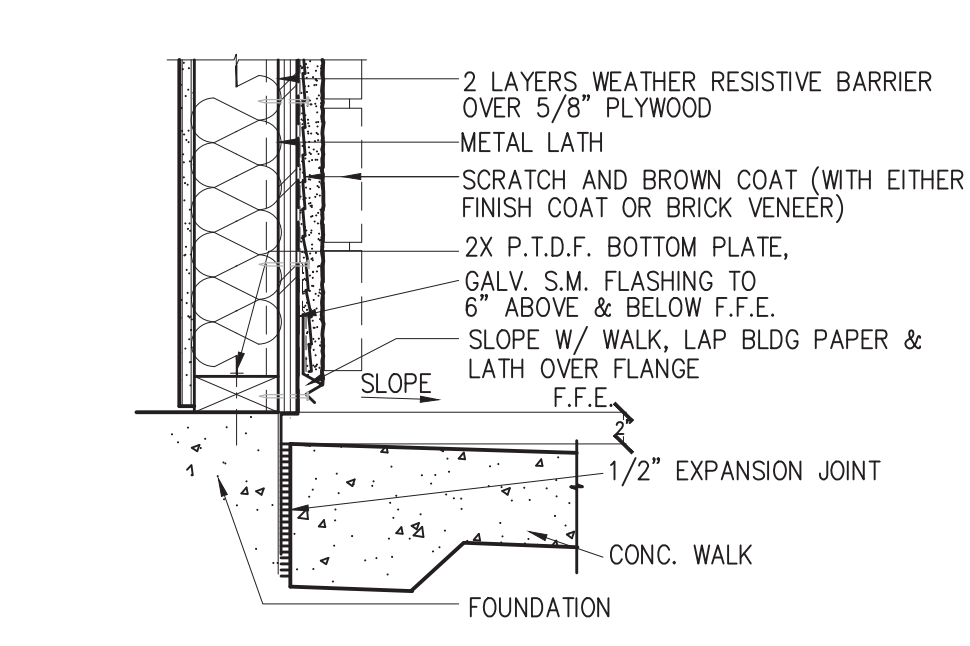
11 SIDING AT INSIDE CORNER



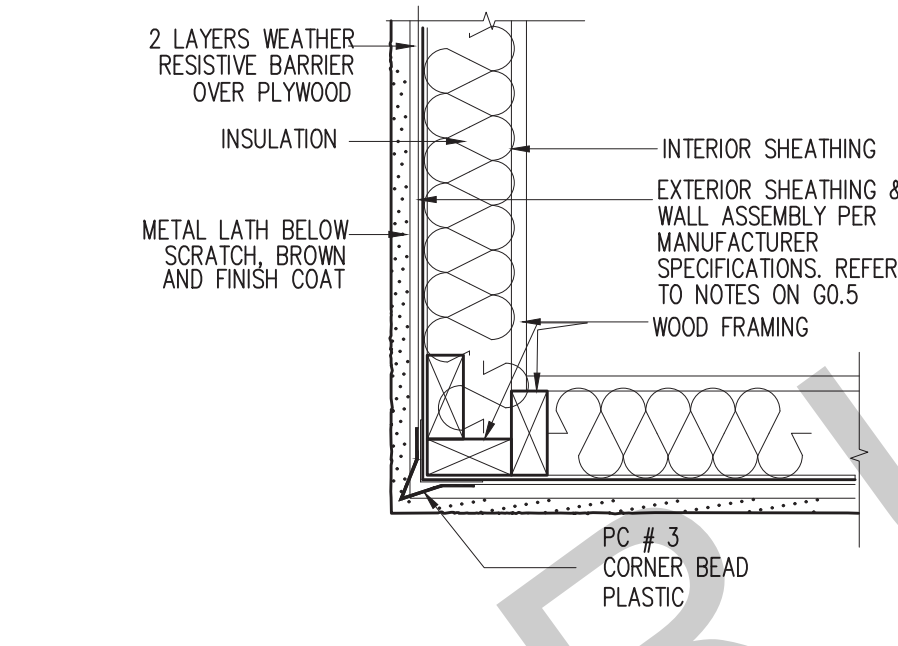
8 STONE VENEER AT INSIDE CORNER



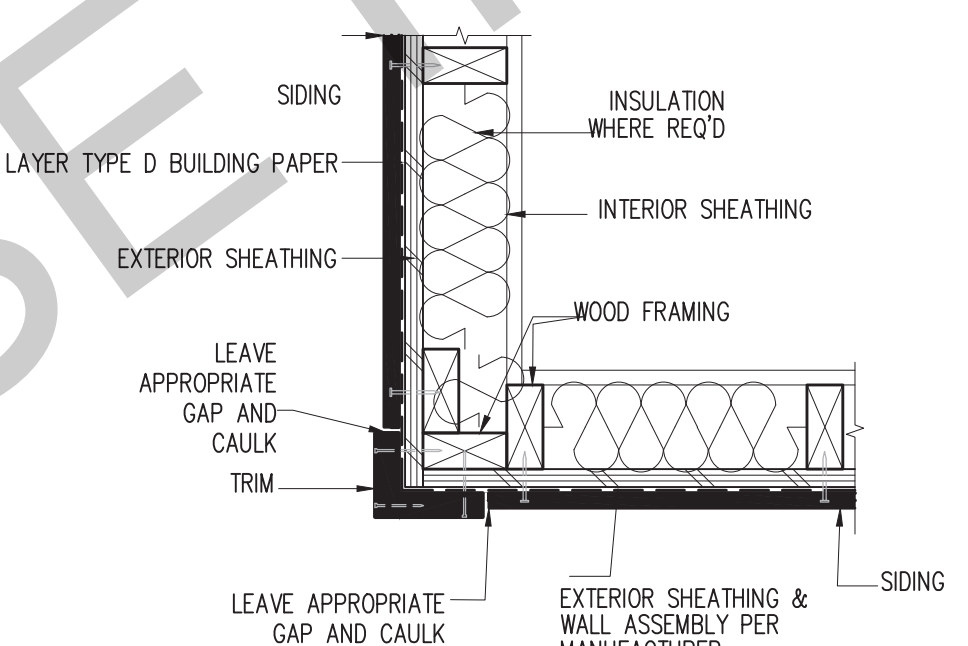
5 SIDING AT CONCRETE WALK



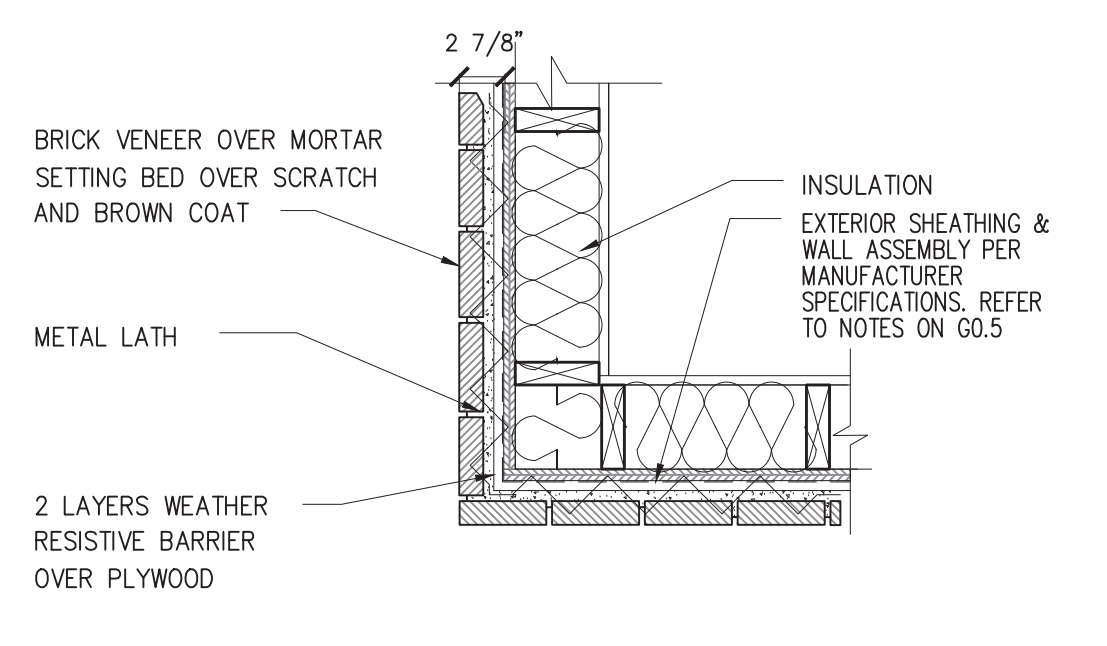
2 STUCCO / STONE WEEP SCREED AT CONCRETE WALK



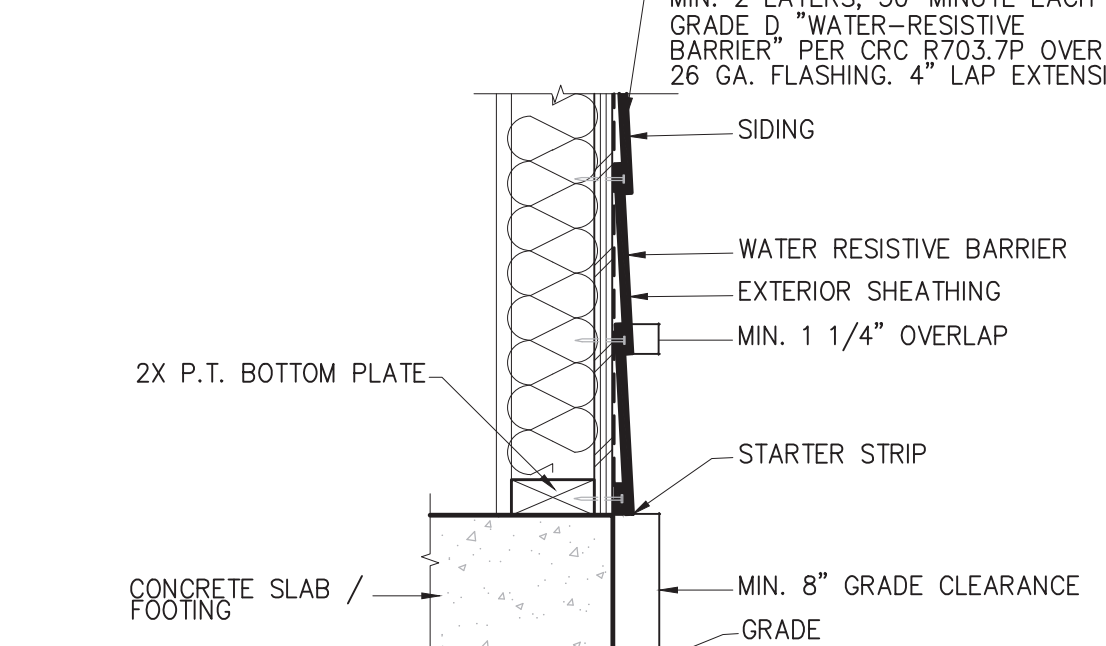
15 STUCCO AT OUTSIDE CORNER



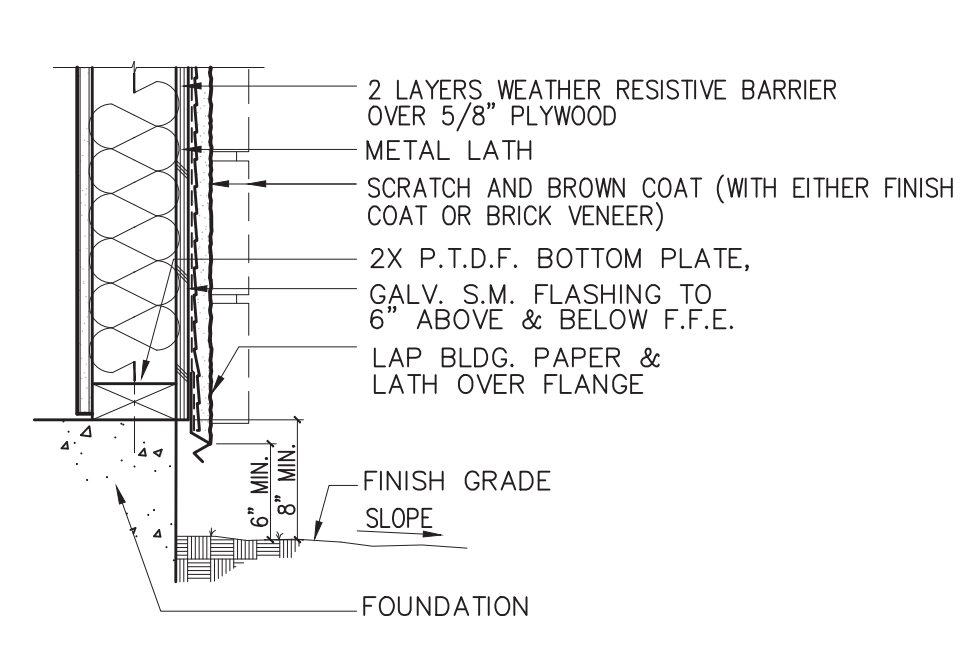
12 SIDING AT OUTSIDE CORNER



9 STONE VENEER AT OUTSIDE CORNER



6 SIDING AT GRADE



3 STUCCO/STONE WEEP SCREED AT GRADE

15 FIRE RATED STUCCO WALL SCALE: 1 1/2"=1'-0"

12 FIRE RATED SIDING WALL SCALE: 1 1/2"=1'-0"

9 FIRE RATED STONE WALL SCALE: 1 1/2"=1'-0"

6 SIDING - WALL SECTION SCALE: 1 1/2"=1'-0"

3 STUCCO/STONE - WALL SECTION SCALE: 1 1/2"=1'-0"

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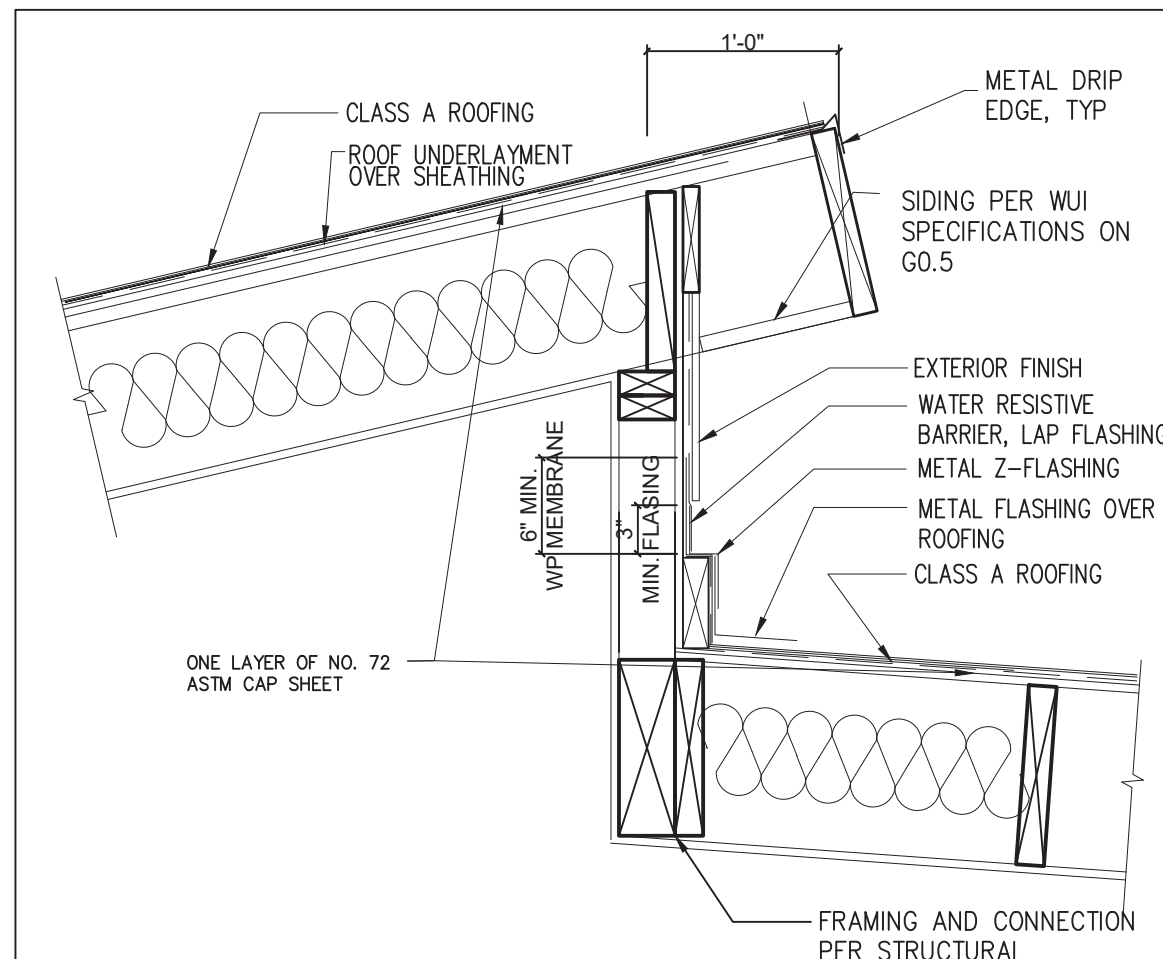
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Architectural
Wall Finish
Details

date ## Month 20##

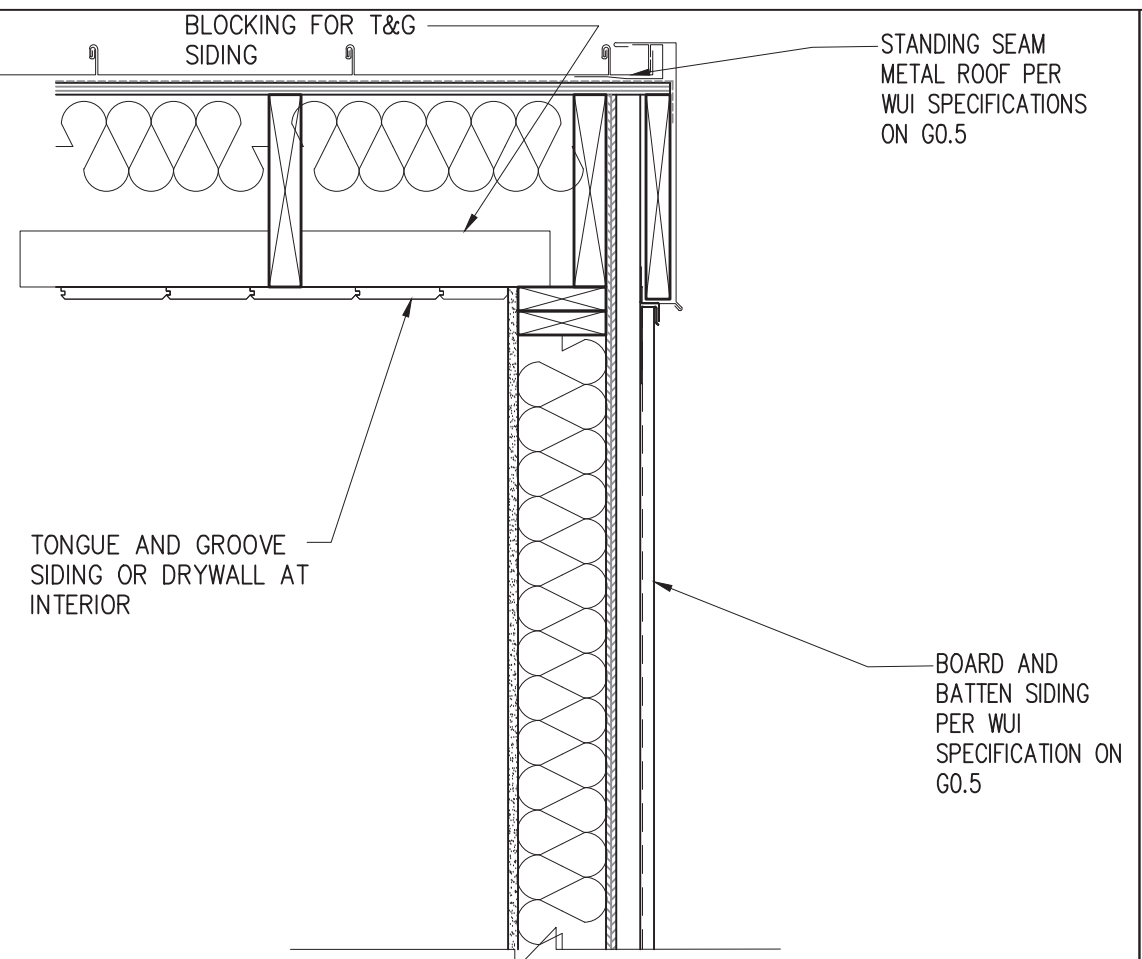
project no. 20##_xxxxxx

drawn by xxx/xxx

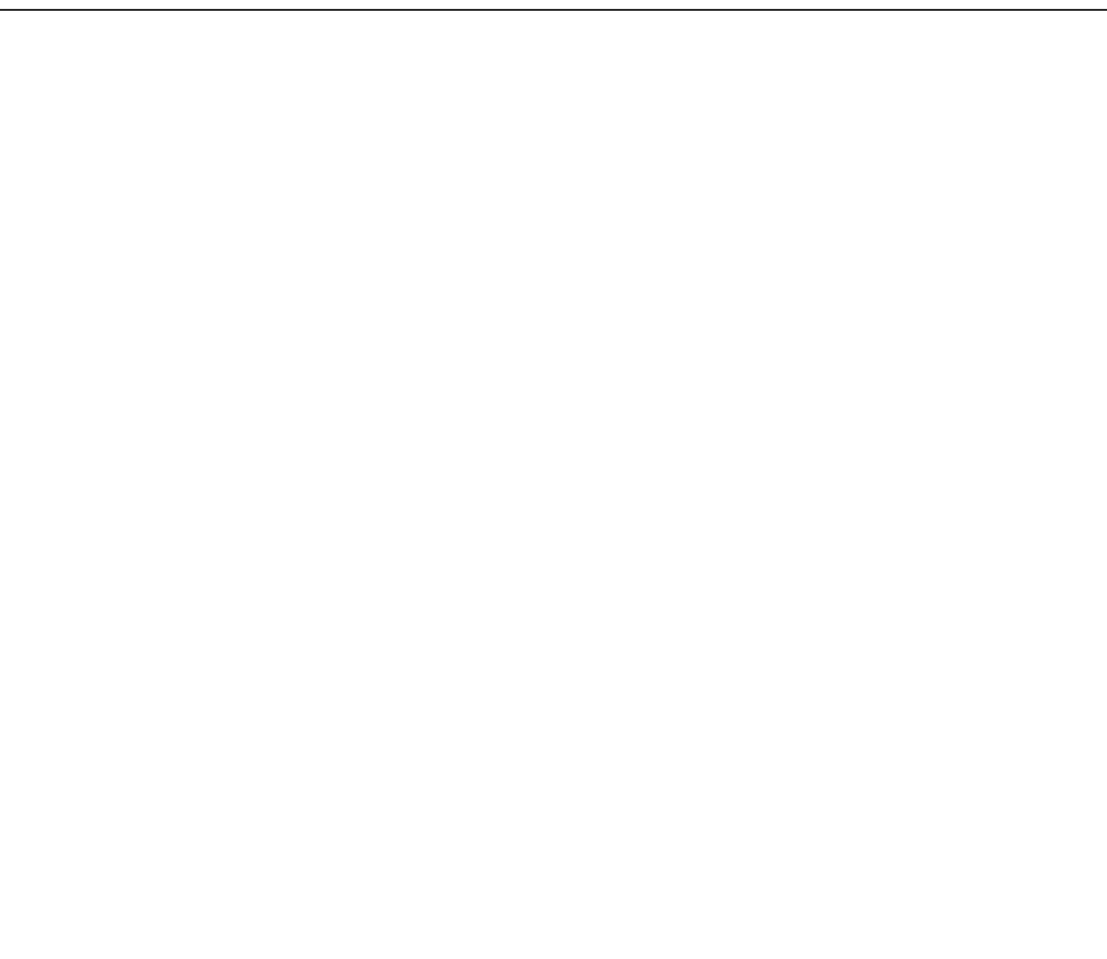
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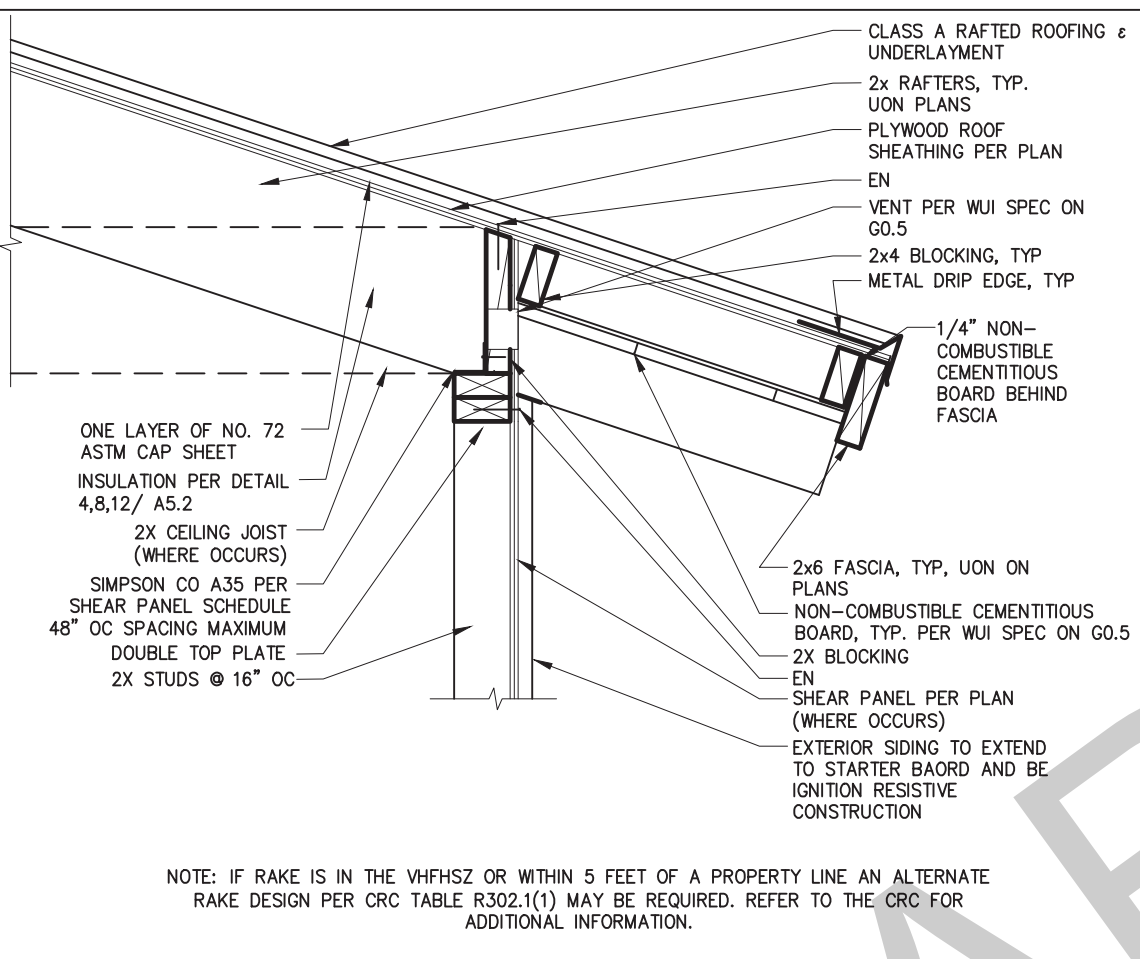
16 ROOF TRANSITION AT COOP SCALE: 1"=1'-0"



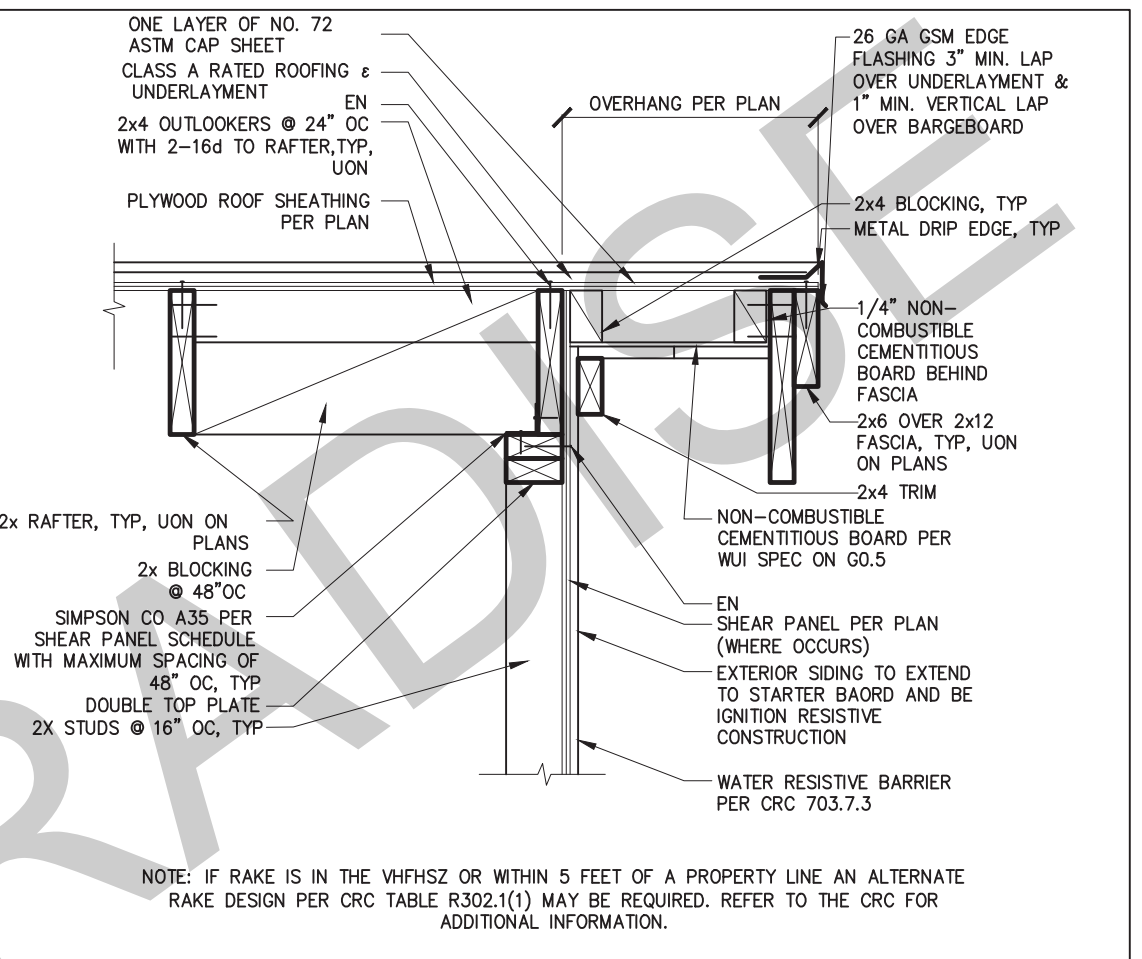
13 EAVE AT BARN SCALE: 1"=1'-0"



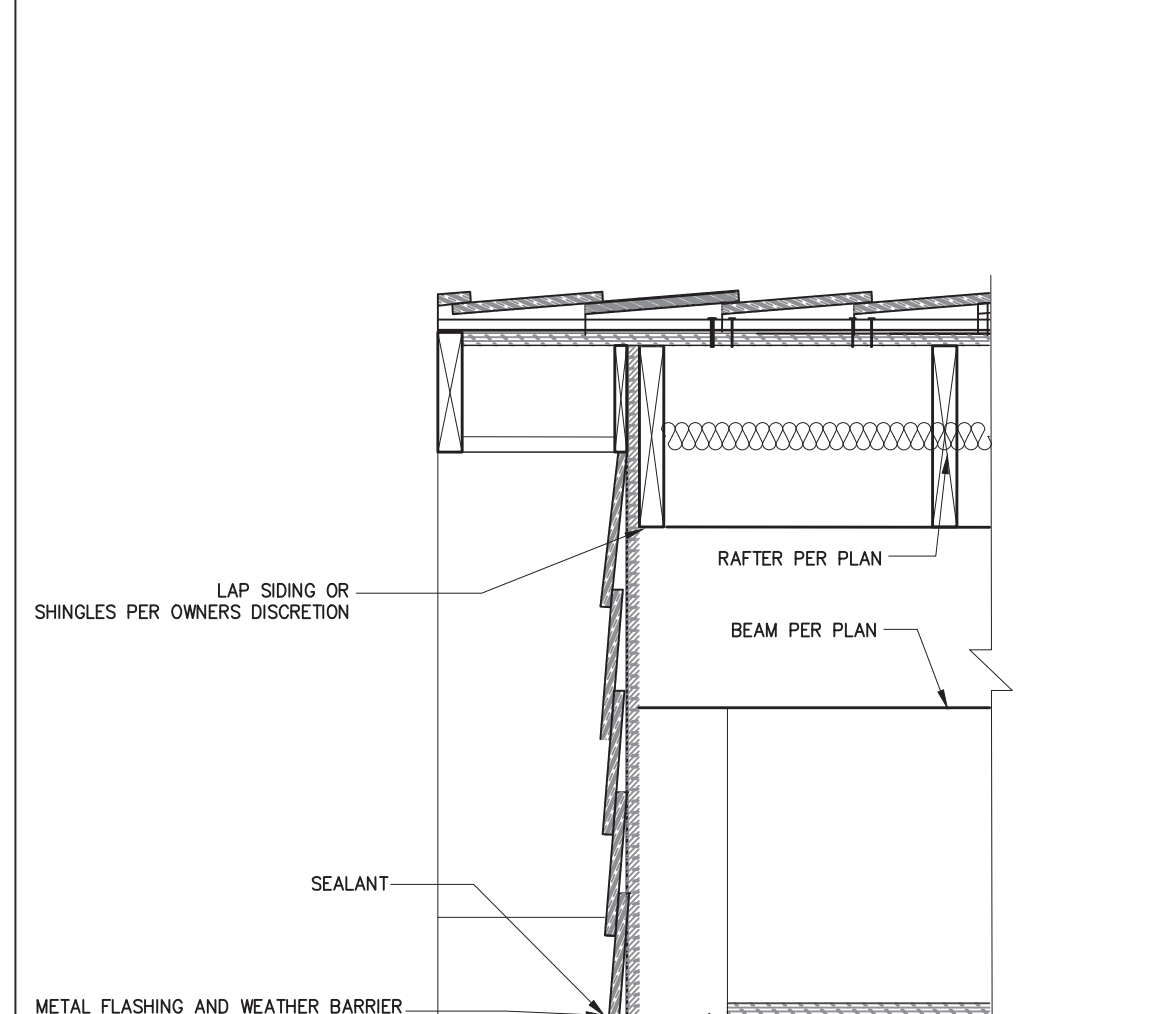
9 EAVE SCALE: 1"=1'-0"



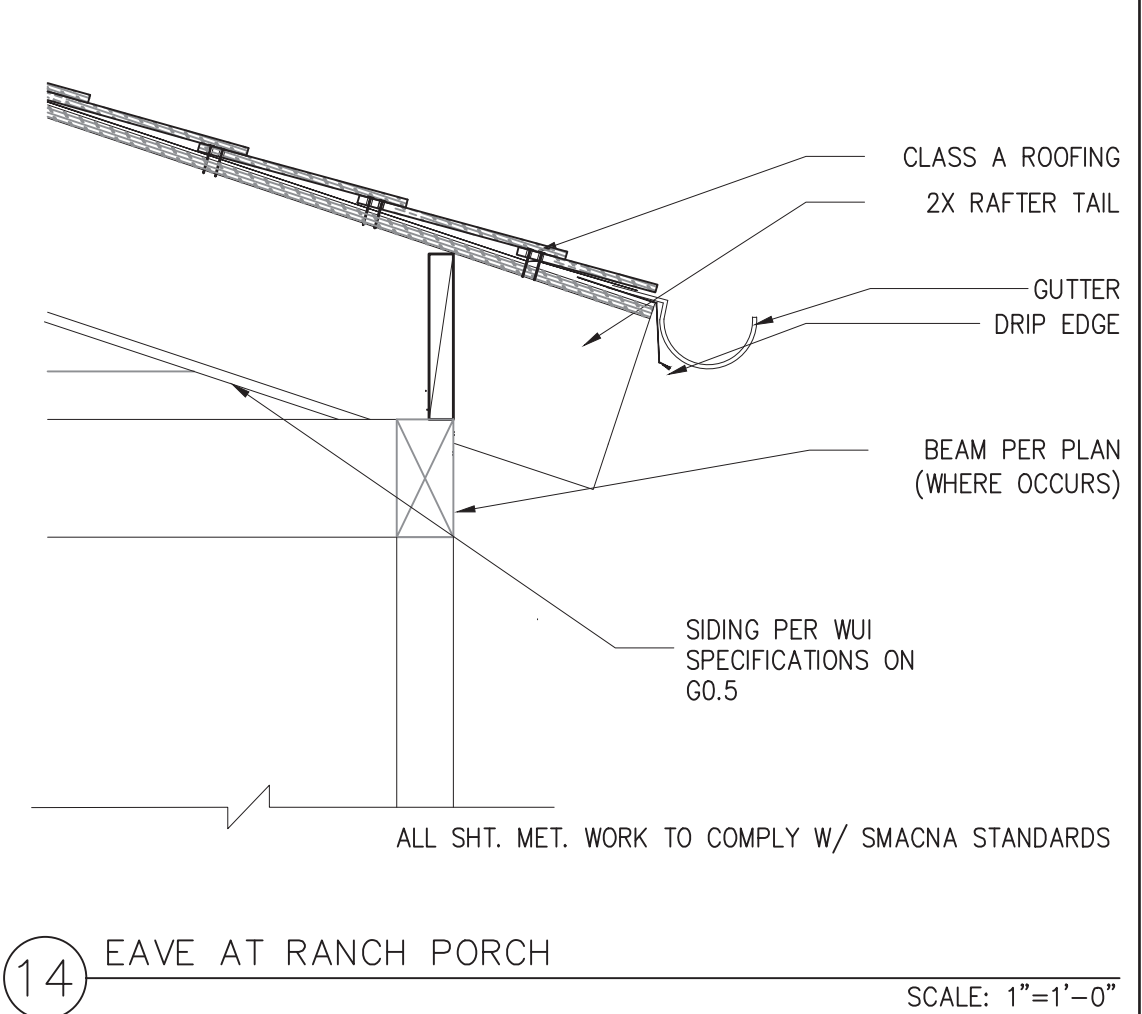
5 IGNITION RESISTIVE EXPOSED RAFTER EAVE SCALE: 1"=1'-0"



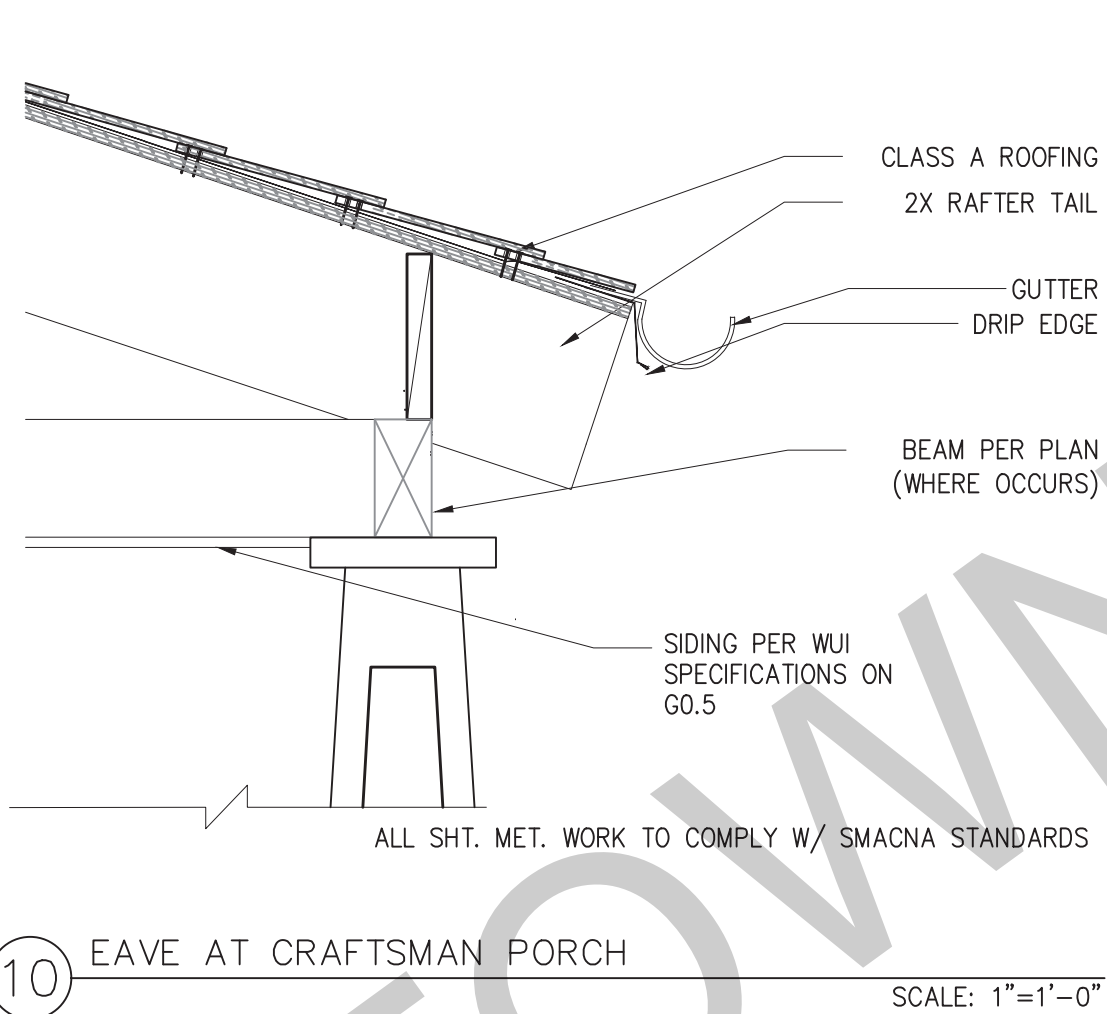
1 IGNITION RESISTIVE GABLE WITH 2x6 & 2x12 FASCIA SCALE: 1"=1'-0"



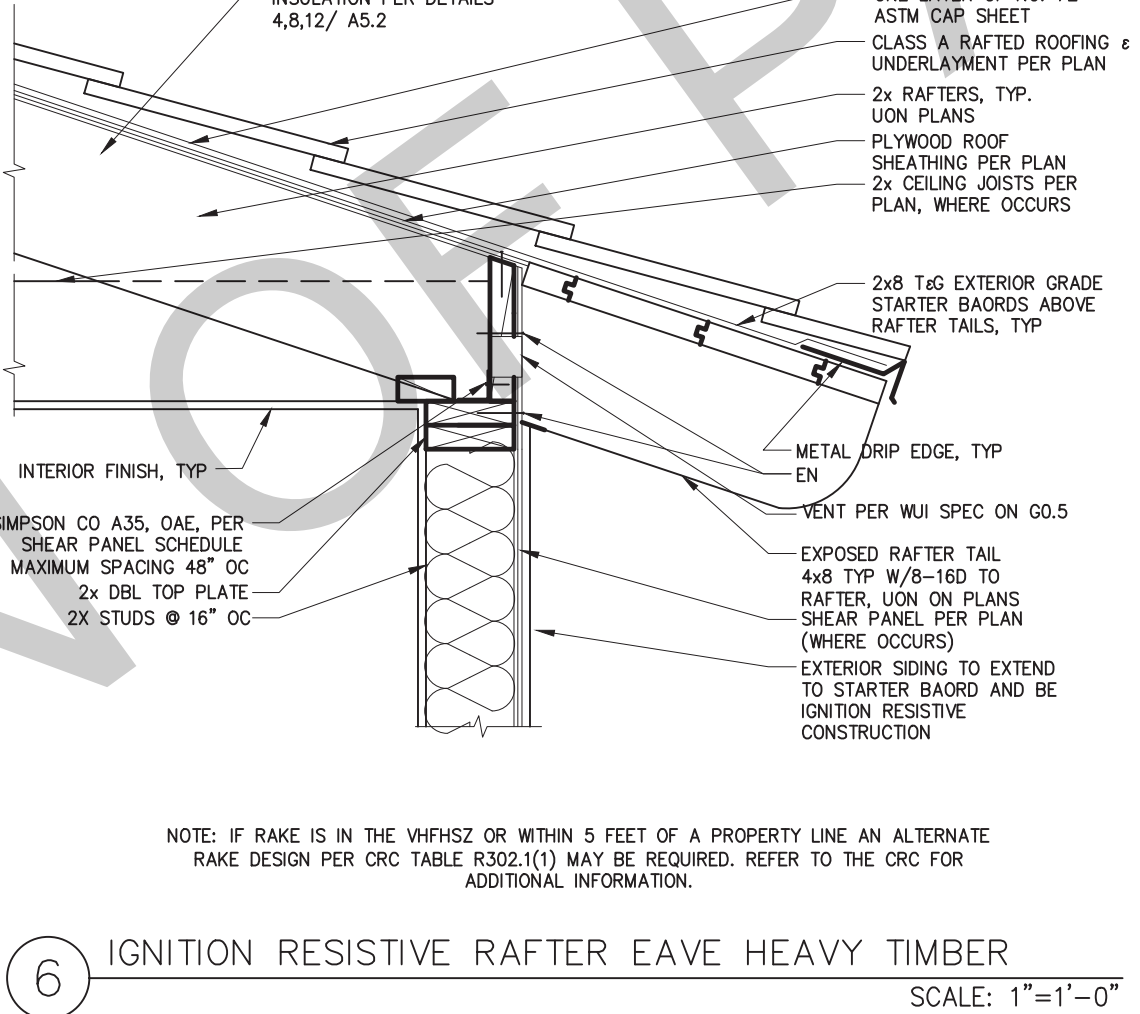
14 EAVE AT RANCH PORCH SCALE: 1"=1'-0"



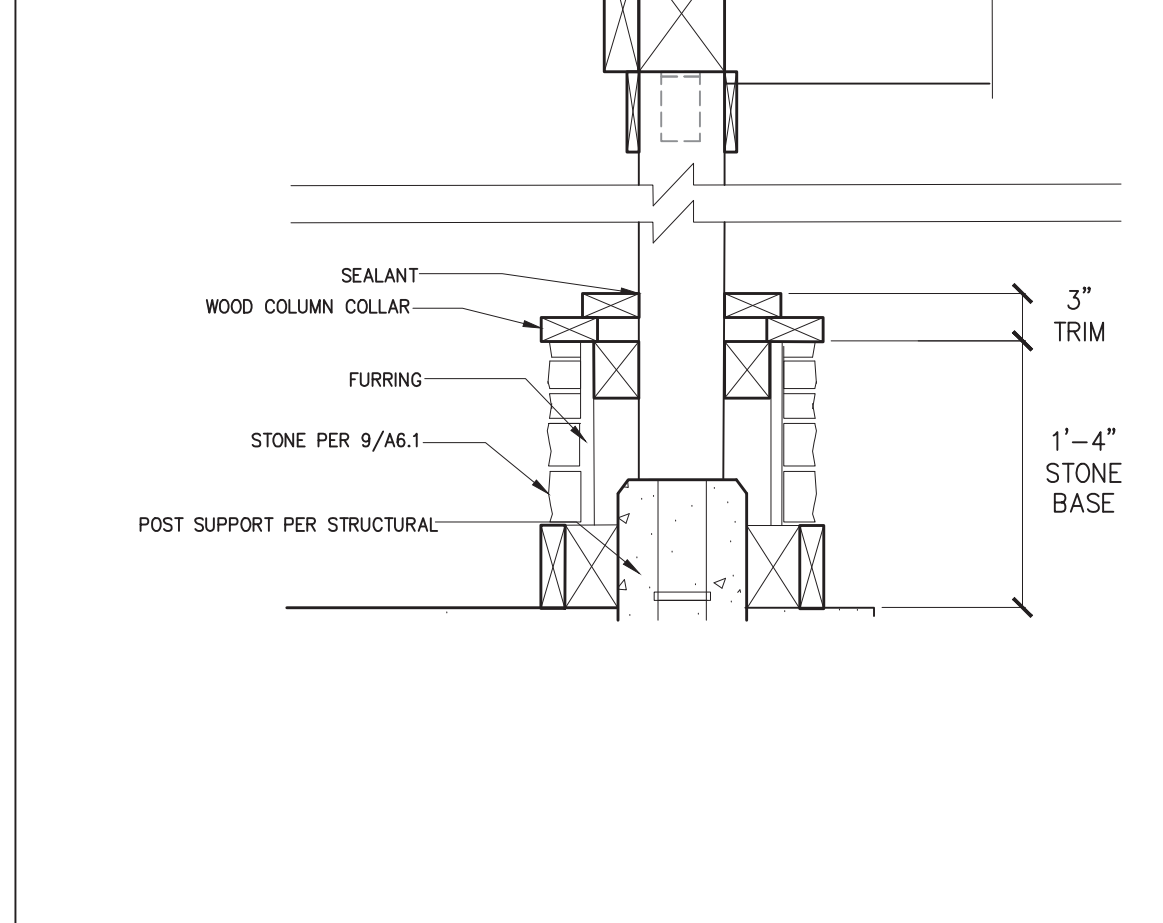
10 EAVE AT CRAFTSMAN PORCH SCALE: 1"=1'-0"



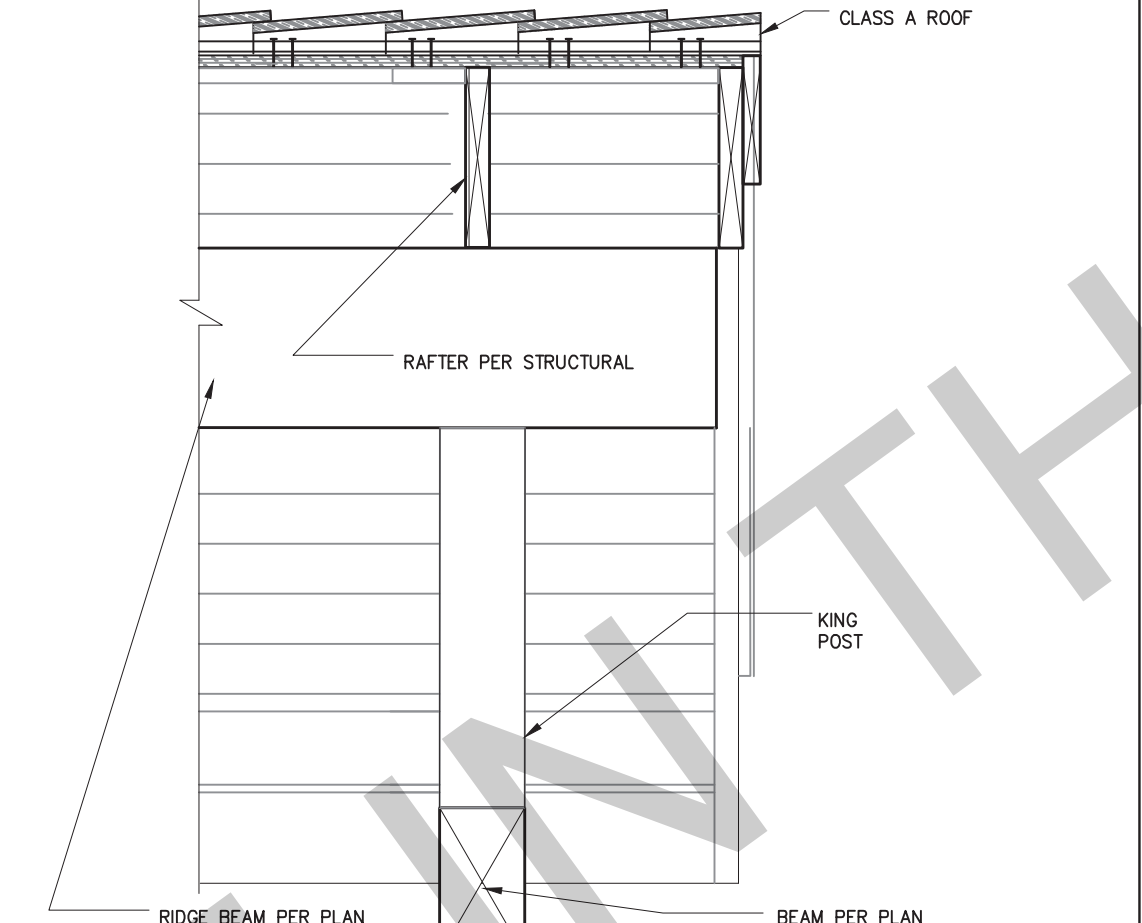
6 IGNITION RESISTIVE RAFTER EAVE HEAVY TIMBER SCALE: 1"=1'-0"



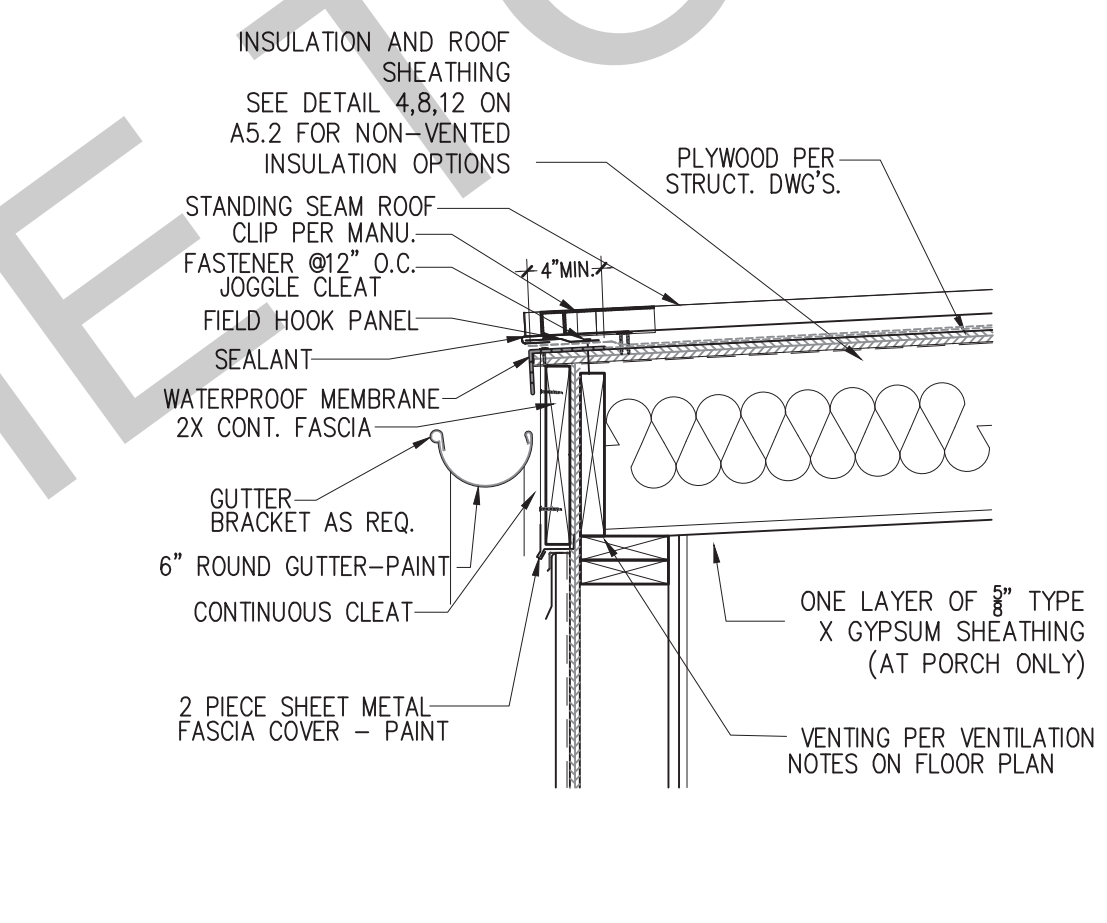
2 IGNITION RESISTIVE GABLE HEAVY TIMBER SCALE: 1"=1'-0"



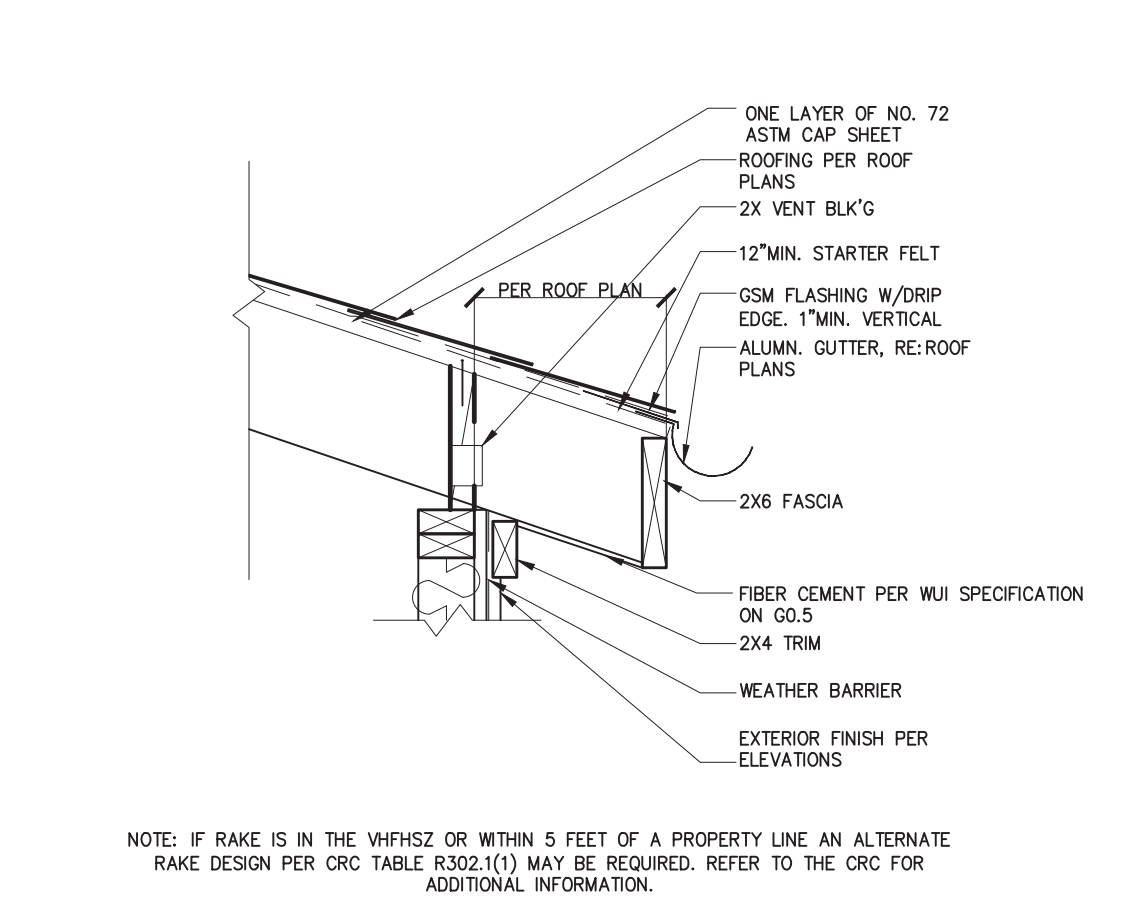
17 COLUMN CONNECTION AT CRAFTSMAN SCALE: 1"=1'-0"



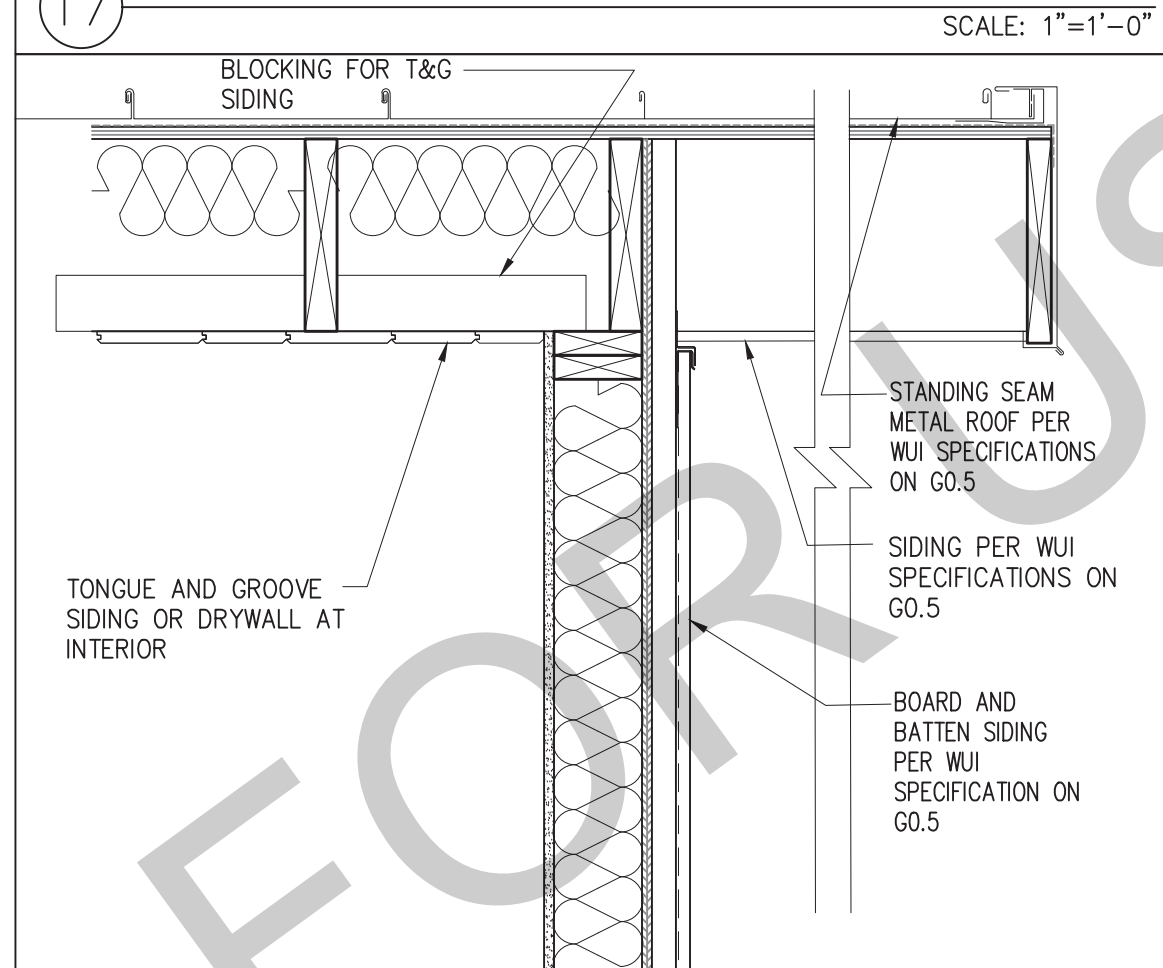
11 EAVE WITH PERPENDICULAR RAFTERS SCALE: 1"=1'-0"



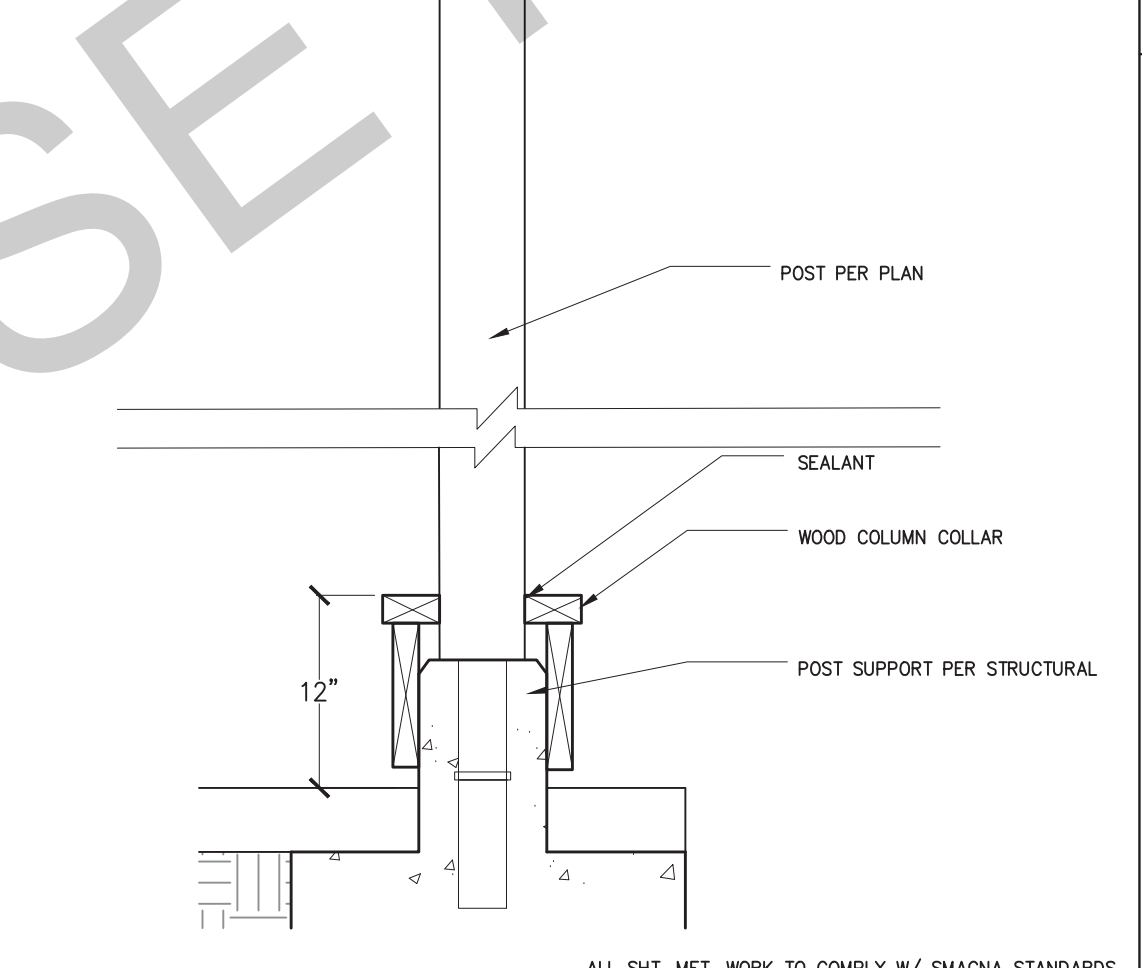
7 IGNITION RESISTIVE RAFTER EAVE WITH 2x FASCIA SCALE: 1"=1'-0"



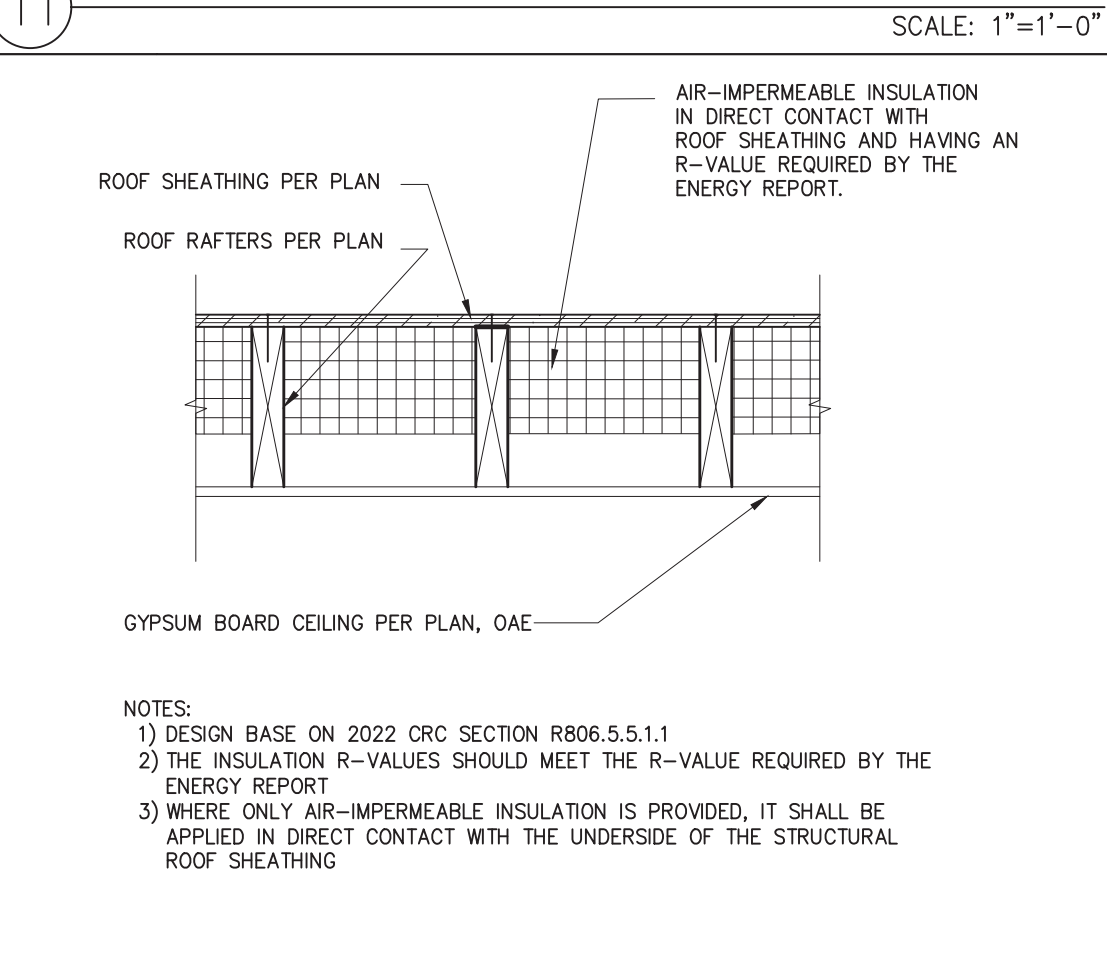
3 IGNITION RESISTIVE GABLE WITH 2x FASCIA SCALE: 1"=1'-0"



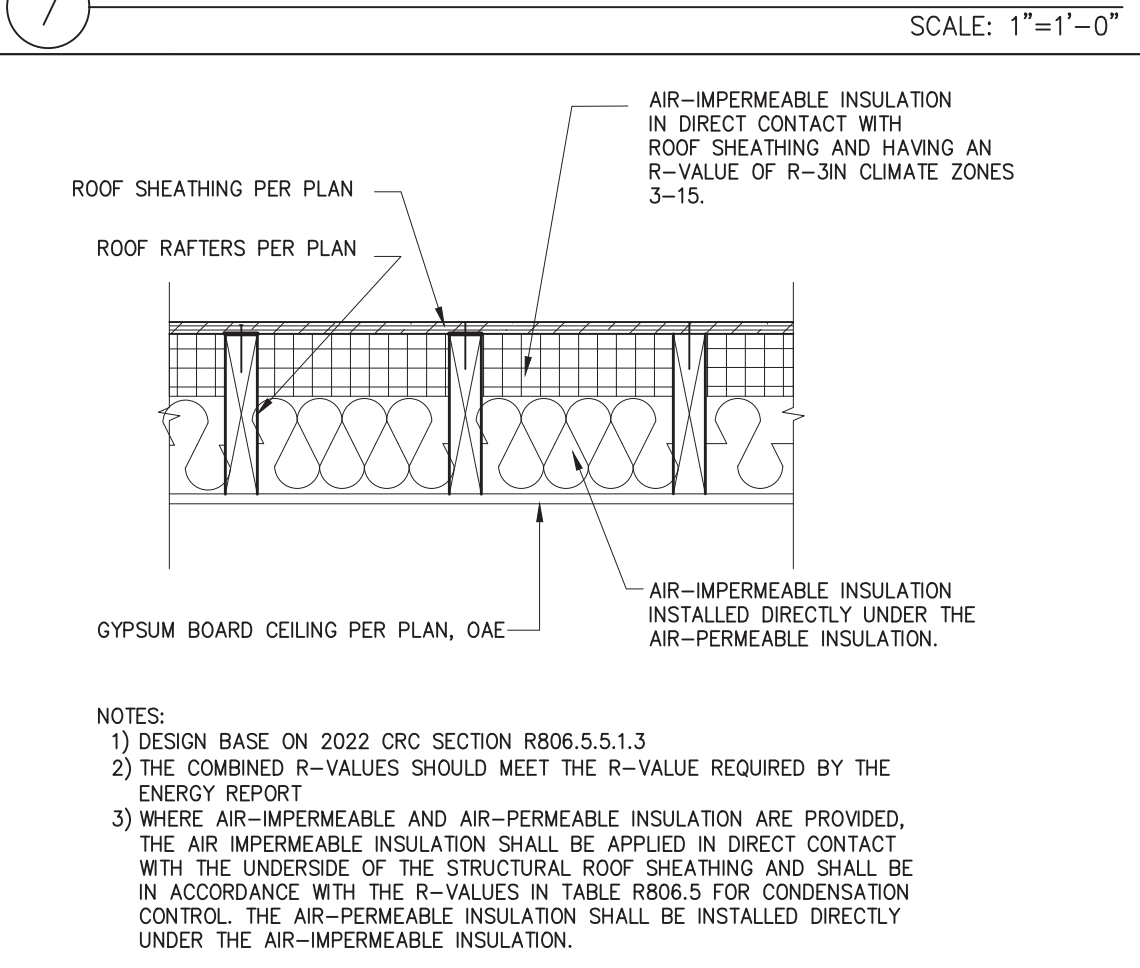
18 EAVE AT BARN PORCH SCALE: 1"=1'-0"



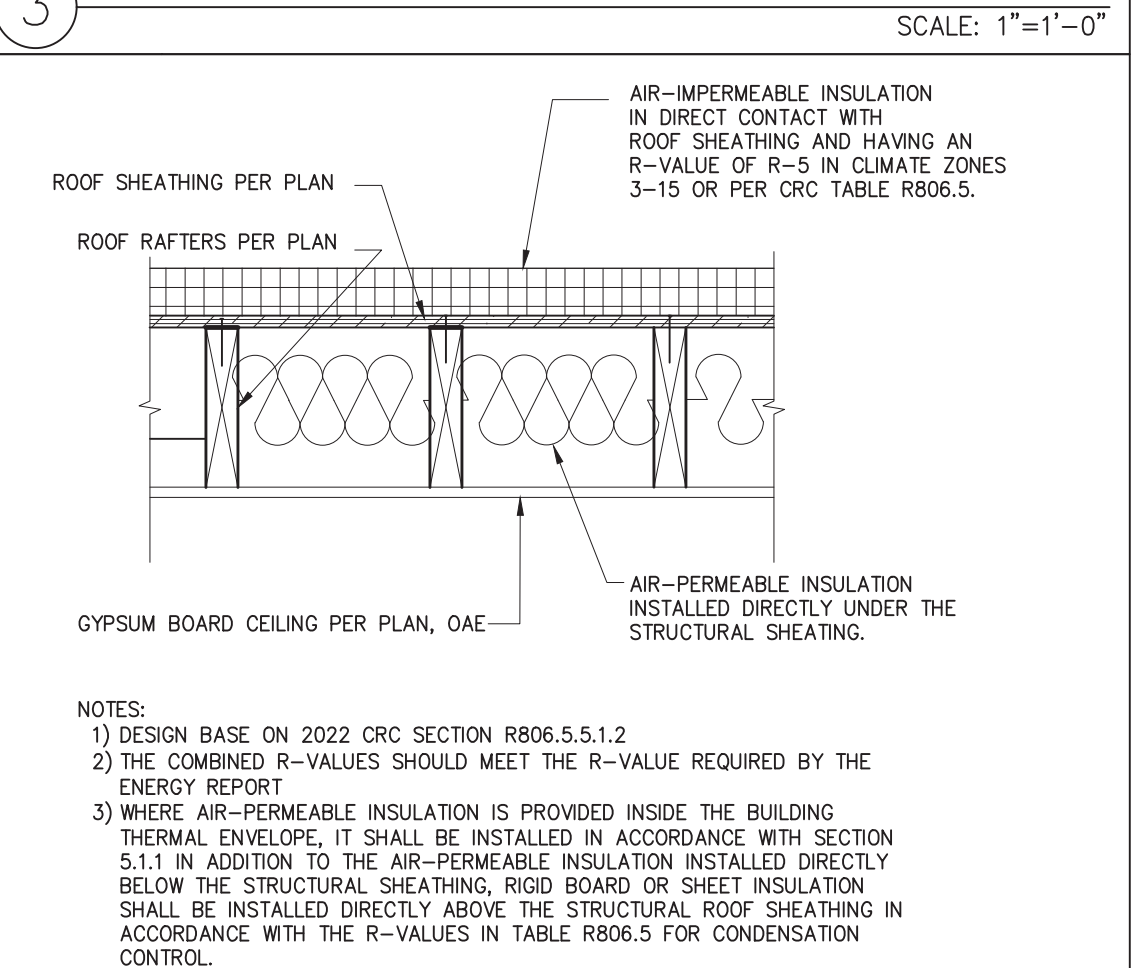
15 GABLE DETAIL AT RANCH PORCH POST SCALE: 1"=1'-0"



12 INSULATION @ UNVENTED ROOF ASSEMBLY IMPERMEABLE ONLY SCALE: 1"=1'-0"



8 INSULATION @ UNVENTED ROOF ASSEMBLY BOTH TYPES SCALE: 1"=1'-0"



4 INSULATION AT UNVENTED ROOF ASSEMBLY-OVER/UNDER SCALE: 1"=1'-0"

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Town of Paradise
Pre-Approved
ADU Program
revisions
description
Architectural
Roof Finish
Details
date
Month 20##
project no.
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drawn by
xxx/xxx
sheet no.
A5.2

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FOOTNOTES:
a. Nails spaced at 6 inches at intermediate supports where spans are 48 inches or more. For nailing of wood structural panel and particleboard diaphragms and shear walls, refer to Section 2305. Nails for wall sheathing are permitted to be common box or casing.
b. Spacing shall be 6 inches on center on the nongirders and 12 inches on center at intermediate supports for nonstructural applications. Panel supports at 16 inches (20 inches if strength axis in the long direction of the panel, unless otherwise marked).
c. Where a rafter is fastened to an adjacent parallel ceiling joist in accordance with this schedule and the ceiling joist is fastened to the top plate in accordance with this schedule, the number of toenails in the rafter shall be permitted to be reduced by one nail.
d. RRSR-01 is a Roof Sheathing Ring Shank nail meeting the specifications in ASTM F1067.
e. Fabricated fastener requirements apply where the ultimate design wind speed is less than 140 mph. For wood structural panel roof sheathing attached to gable-end roof framing and to intermediate supports within 48 inches of roof eaves and ridges, nails shall be spaced at 4 inches on center where the ultimate design wind speed is greater than 130 mph in Exposure B or greater than 110 mph in Exposure C. Spacing exceeding 6 inches on center at intermediate supports shall be permitted where the fastening is designed per the AWC NDS.
f. Fastening is only permitted where the ultimate design wind speed is less than or equal to 110 mph.
g. Nails and staples are carbon steel meeting the specifications of ASTM F1067. Connectors using nails and staples of other materials, such as stainless steel, shall be designed by acceptable engineering practice or approved under Section 104.11.

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drawn by xxx/xxx
sheet no. S1

6. NAILING SCHEDULE, MINIMUMS (CBC CHAPTER 23, TABLE 2304.10.2)

BLKNG AT CEILING JOISTS, RAFTERS, OR TRUSSES TO TOP PLATE OR OTHER FRAMING, T.N.	4-8d Box, 3-8d Com, 3-10d box, 3-3" x 0.131" nails, 3-3" 14 gage staples
BLKNG AT CEILING RAFTERS OR TRUSSES NOT AT WALL TOP PLATE TO RAFTER OR TRUSS, T.N.	2-8d Com, 2-3" x 0.131" nails, 2-3" 14 gage staples
BLKNG AT CEILING RAFTERS OR TRUSSES NOT AT WALL TOP PLATE TO RAFTER OR TRUSS, E.N.	2-16d Com, 3-3" x 0.131" nails, 3-3" 14 gage staples
FLAT BLKNG TO TRUSS AND WEB, F.N.	16d Com, 3"x.131" nails, 3"x14 gage staples @ 6" o.c
CEILING JOISTS TO TOP PLATE, T.N.	4-8d box, 3-8d Com, 3-10d box, 3-3"x.131 nails, 3-3" 14 gage staples
CEILING JOISTS NOT ATTACHED TO PARALLEL RAFTER, LAPS OVER PARTITIONS, F.N. PER 2308.7.3.1	3-16d Com, 4-10d box, 4-3" x 0.131" nails, 4-3" 14 gage staples
CEILING JOISTS ATTACHED TO PARALLEL RAFTER (HEEL JOINT), F.N. PER 2308.7.3.1	3-16d Com, 4-10d box, 4-3" x 0.131" nails, 4-3" 14 gage staples
COLLAR TIE TO RAFTER, F.N.	3-10d Com, 4-10d box, 4-3"x0.131" nails, 4-3" 14 gage staples
RAFTER/TRUSS TO TOP PLATE, T.N. PER TABLE 2308.7.3.5	3-10d Com, 3-16d or 4-10d box, 4-3" x 0.131" nails, 4-3" 14 gage staples
RAFTERS TO RIDGE VALLEY OR HIP, OR FATER TO 2" RIDGE BEAM	
TOENAIL	4-16d box, 3-10d Com, 3-16d or 4-10d box, 4-3" x 0.131" nails, 4-3" 14 gage staples
ENDNAIL	2-16d Com, 3-16d box, 3-10d box, 3-3" x 0.131" nails, 3-3" 14 gage staples
STUD TO STUD (NOT AT BRACED WALL PANELS)	16d Com @ 24" o.c. FN OR 2-10d box, 3" x 0.131" nails, 3-3" 14 gage staples @ 16" o.c. FN
STUD TO STUD AT INTERSECTING WALL CORNERS (BRACED WALL)	16d Com @ 16" o.c. FN OR 16d Box, 3" x 0.131" nails, 3" 14 gage staples @ 12" o.c. FN
BUILT-UP HEADER (2" TO 2"), FN EA. EDGE	16d Com @ 16" o.c. OR 16d Box @ 12" o.c.
CONT. HEADER TO STUD, T.N.	4-8d Com, 4-10d Box, 5-8d box
TOP PLATE TO TOP PLATE	16d Com @ 16" o.c. FN OR 10d Box, 3" x 0.131" nails, 3" 14 gage staples @ 12 o.c. FN
TOP PLATE TO TOP PLATE, AT END JOINTS (EACH SIDE OF END JOINT), FACENAIL	
24" MIN LAP SPLICE EA. SIDE	8-16d Com, 12-16d Box, 12-10d Box, 12-3" x 0.131" nails, 12-3" 14 gage staples
BOTTOM PLATE TO JOIST, RIM, OR BLKG, FACENAIL	
UNBRACED WALL: 16" o.c. FN	16d Com
UNBRACED WALL: 12" o.c. FN	16d Box, 3" x 0.131" nails, 3" 14 gage staples
BRACED WALL: 16" o.c. FN	2-16d Com, 3-16d Box, 4-3"x.131" nails, 4-3" 14 gage staples
STUD TO TOP OR BOTTOM PLATE	
TOENAIL	4-8d Box, 4x10d Box, 4-8d Com, 3-16d Box, 4-3"x0.131" nails, 4-3" 14 gage staples
ENDNAIL	3-16d Box, 2-16d Com, 3-10d Box, 3-3" x 0.131" nails, 3-3" 14 gage staples
TOP PLATES, LAPS AT CORNERS AND INTERSECTION, F.N.	2-16d Com, 3-10d box, 3-3" x 0.131" nails, 3-3" 14 gage staples
1" BRACE TO EACH STUD AND PLATE, F.N.	3-8d Box, 2-8d Com, 2-10d Box, 2-3" x 0.131" nails, 2-3" 14 gage staples
1"x6" SHEATHING TO EACH BEARING, F.N.	3-8d Box, 2-1.75" 16 Gage staples, 2-8d Com, 2-10d Box
1"x8" SHEATHING AND WIDER TO EACH BEARING, F.N.	4-8d box, 4-1.75" 16 Gage staples, 3-8d Com, 3-10d Box
JOIST TO SILL, TOP PLATE, OR GIRDER, T.N.	4-8d box, 3-8d Com, 3-10d Box, 3-3" x 0.131" nails, 3-3" 14 gage staples
RIM JOIST, BAND JOIST, OR BLOCKING TO TOP PLATE, SILL OR OTHER	8d Box @ 4" o.c. TN OR 8d Com, 10d Box, 3" x 0.131" nails, 3" 14 gage staples @ 6" o.c. TN
1"x6" SUBFLOOR OR LESS TO EACH JOIST, F.N.	2-1.75" Gage Staples, 2-8d Com, 3-10d Box
2" SUBFLOOR TO JOIST OR GIRDER, F.N. OR BLIND	3-16d Com, 2-16d Com
2" PLANKS (PLANK & BEAM - FLOOR & ROOF), FACENAIL & EACH BEARING	3-16d Box, 2-16d Com
BUILT-UP GIRDERS AND BEAMS, 2" LUMBER LAYERS	
32" o.c. FN Top & BTM STAGGERED ON OPPOSITE SIDES	20d Com
24" o.c. FN Top & BTM	10d Box, 3"x0.131" nails, 3" 14 gage staples
ENDS & SPLICES, FN	2-20d Com, 3-10d Box, 3-3"x0.131" nails, 3-3" 14 gage staples
LEDGER SUPPORTING JOISTS/RAFTERS	4-16d Box, 3-16d Com, 4-10d Box, 4-3"x0.131, 4-3" 14ga. STAPLES
JOIST TO BAND OR RIM JOIST, END NAIL	3-16d Com, 4-10d Box, 4-3"x0.131, 4-3" 14ga. STAPLES
BRIDGING OR BLOCKING TO JOIST, RAFTER OR TRUSS EACH END, T.N.	2-8d Com, 2-10d box, 2-3" x 0.131" nails, 2-3" 14 gage staples

7. DESIGN CRITERIA

700. BUILDING CODE: 2022 CALIFORNIA BUILDING CODE AND 2022 CALIFORNIA RESIDENTIAL CODE.	
701. SEISMIC DESIGN CRITERIA:	
SOIL BEARING VALUE	1,500 psf
SITE CLASS	D (Default)
SEISMIC DESIGN CATEGORY	D
RISK CATEGORY	II
SEISMIC IMPORTANCE FACTOR	1
Ss	0.693
S1	0.290
BASIC SEISMIC FORCE RESISTING SYSTEM: BEARING WALL ANALYSIS	
METHOD: EQUIVALENT LATERAL FORCE PROCEDURE SEE STRUCTURAL CALCULATIONS FOR SD1, SDS, DESIGN BASE SHEAR, Cs, & R FACTORS.	
702. WIND DESIGN CRITERIA :	
WIND SPEED (V-wi)	123 mph
RISK CATEGORY	II
EXPOSURE	C
703. DESIGN LOADING:	
Coop ROOF DL	27 psf
Barn/Ranch/Craftsman ROOF DL	28 psf
PORCH DL	35 psf
TRELLIS DL	7 psf
ROOF LL	20 psf
PORCH LL	20 psf
TRELLIS LL	10 psf
704. GROUND SNOW LOAD:	30 psf
ROOF SNOW LOAD:	30 psf

8. STATEMENT OF SPECIAL INSPECTIONS

800. RETROFIT ANCHOR BOLTS FOR MISPLACED HOLDOWNS WITH ALL-THREAD ROD AND SIMPSON SET-XP EPOXY REQUIRE SPECIAL INSPECTION. (NO SPECIAL INSPECTION IS REQUIRED FOR RETROFIT ANCHOR BOLTS OR TITEN HD'S WITHOUT A HOLDOWN ATTACHED.)
801. PER CBC 1705.3 SPECIAL INSPECTION IS NOT REQUIRED FOR NON-STRUCTURAL SLABS ON GRADE NOR FOR CONCRETE FOOTINGS THAT SUPPORT 3 STORIES ABOVE GRADE OR LESS.
802. PER CBC 1705.11 SPECIAL INSPECTION IS NOT REQUIRED FOR SEISMIC COMPONENTS FOR DETACHED ONE- AND TWO-FAMILY DWELLINGS NOT EXCEEDING 2 STORIES ABOVE GRADE.

9. SOILS REPORT

A SOILS REPORT MAY BE REQUIRED BY THE BUILDING OFFICIAL. IN-LIEU OF THE SOILS REPORT A CONSERVATIVE VALUE FOR THE SOIL BEARING ALLOWABLE OF 1500 PSF HAS BEEN USED IN DESIGN OF THE BUILDING.

3. WOOD FRAMING CONSTRUCTION (CONT.)

321. WOOD TO WOOD CONNECTORS SHALL BE SIMPSON STRONG TIE OR USP STRUCTURAL CONNECTORS. ALL SPECIFIED CONNECTOR CALL-OUTS ARE SIMPSON CATALOG CALL-OUTS. USP SUBSTITUTIONS SHALL HAVE A CAPACITY EQUAL TO OR GREATER THAN THE SIMPSON CATALOG VALUES. ANY OTHER ICC APPROVED METAL CONNECTOR MAY BE USED UPON APPROVAL BY THE ENGINEER OR ARCHITECT.

322. ICC APPROVED CONNECTORS SHALL BE USED WHERE CONNECTORS ARE SPECIFIED. UNLESS OTHERWISE NOTED, THE FOLLOWING BEAM AND JOIST HANGERS SHALL BE USED:

BEAM OR JOIST	SIMPSON/USP HANGER
RAFTERS	LU, LUS, LUC, OR HU
1.75 X LSL AND LVL	HU, HUS, OR WPU
2.69 X PSL AND LVL	HU OR HWU
3.5 X PSL AND LVL	HHUS OR HWU
5.25 X PSL AND LVL	HHUS OR HWU
7 X PSL AND LVL	HHUS OR HWU

AT BEAM HANGER CALLOUTS, IE HGUS OR HU BEAMS, THE CALLOUT IS ABBREVIATED. THE HANGER WIDTH MAY BE OMITTED TO ALLOW FLEXIBILITY IN ORDERING. EXAMPLE: 2.69 PSL THE CALLOUT MAY READ HGUS12. AN HGUS2.75/12 OR HGUS412 (WITH FILLERS) ARE APPLICABLE. WHERE HANGERS OFFER (MIN) OR (MAX), NAIL TO APPLY (MAX) LOADS.

323. WHERE SHEARWALL LENGTHS ARE SPECIFIED ON THE PLANS, THE LENGTH SHOWN IS A MINIMUM DIMENSION. THE SHEARWALL MAY BE LENGTHENED FOR CONSTRUCTION PURPOSES, BUT SHALL NOT BE REDUCED UNLESS OTHERWISE NOTED. ALL ENGINEERED WOOD PANEL SHEAR (PLYWOOD OR OSB) SHALL BE BLOCKED.

324. THE FOLLOWING HOLES IN SHEARWALLS ARE ALLOWED:
A) APPROXIMATELY SQUARE HOLES NOTCHED, PUNCHED, OR CUT THAT ARE LESS THAN 25 SQ. INCHES
B) APPROXIMATELY SQUARE HOLES CLEAN CUT OR BORED IN SHEARWALLS THAT ARE LESS THAN 64 SQ. INCHES (ONE HOLE PER 4' OF SHEARWALL.)
C) APPROXIMATELY SQUARE HOLES, LESS THAN 64 SQ. INCHES (ONE HOLE PER 8' OF SHEARWALL) WITH ALL EDGES BLOCKED & EDGE NAILED.
D) HOLES INDIVIDUALLY APPROVED BY THE ENGINEER OR ARCHITECT OF RECORD.

325. STUDS SHALL BE SPACED @ 16" O/C MAX. UNLESS OTHERWISE SPECIFIED. USE STUD GRADE EXCEPT AT PLATE HEIGHTS HIGHER THAN 10'-0", THEN USE DF#2 OR BETTER

326. ALL FINISHES, WATERPROOFING, DRAINAGE, AND FIRE-RELATED ELEMENTS ARE BY THE ARCHITECT OF RECORD AND ARE REQUIRED EVEN THOUGH THEY MAY NOT BE SHOWN ON THE STRUCTURAL PLANS AND DETAILS.

4. ICC-ES AND NER APPROVALS

400. PLYWOOD AND OSB PANELS: FULL REPORTS FOUND AT: [HTTP://WWW.ICC-ES.ORG](http://www.icc-es.org)
APA PLYWOOD & OSB-ESR-2586

401. JOISTS AND RAFTERS AND BEAMS:
TRUS-JOIST TJI JOISTS AND PSL, LSL, & LVL--ICC-ES ESR-1387, 1153,
BOISE CASCADE BCI JOISTS, VERSA-LAM, & VERSA-STRAND--ICC-ESR-1040, 1336
LOUISIANA PACIFIC JOISTS & BEAMS--ESR-1305, 2403
ROSEBURG JOISTS & BEAMS--ESR-1210, 1251
GLU-LAM BEAMS-- ESR-1940
PACIFIC WOOD TECH - ESR 2909

402. WOOD CONNECTORS:
SIMPSON CONNECTORS--ICC-ES ESR #S 1161, 1622, 1866, 2105, 2203, 2236, 2320, 2549, 2551, 2552, 2553, 2330, 2554, 2555, 2604, 2605, 2606, 2607, 2608, 2611, 2613, 2614, 2615, 2616, 2617, 2820, 3046
IAPMO ER-112, 130, 143, 192, 262
USP LUMBER CONNECTORS--ICC-ES ESR #S 1178, 1280, 1575, 1702, 1781, 1881, 1970, 2104, 2685, 1831, 1465, 2761, 2787, IAPMO ER-200
QUICK DRIVE WOOD SCREWS--ICC-ES ESR-1472

403. ADHESIVES & ANCHORS:
SIMPSON EPOXY-TIE HIGH STRENGTH EPOXY (SET-XP)--ICC-ES ESR-1772, 2508.
SIMPSON WEDGE-ALL (WA) WEDGE ANCHORS--ICC-ES ES-1771
SIMPSON TITEN HD--ICC-ES-1056, 2713
SIMPSON SHOT PINS ICC-ES ESR-2138
HILTI X-DN, X-ZF, X-CF SHOT PINS--ICC-ES ER-1663, 1752, 2269

5. NAILING & FASTENING

500. 16D NAILS AS SHOWN ON THE DETAILS MAY BE COMMON, BOX, OR SINKER NAILS (0.135" MIN. DIA)

501. AS AN ALTERNATE TO THE COMMON AND BOX NAILS SPECIFIED IN THE STRUCTURAL PLANS, THE FOLLOWING "CUTLER" GUN NAILS (OR EQUAL) ARE ACCEPTABLE ALTERNATIVES.

502. ALTERNATE NAILING FOR ROOF SHEATHING:
8D 2 1/2" X 0.135 WIRE BARBED NAILS BY CUTLER OR EQUAL.

503. ALTERNATE NAILING FOR FLOOR SHEATHING: #8 X 2" SELF SETTING WOOD SCREWS, OR 8D 2 1/2" X 0.135 OR 0.148 SCREW SHANK FLOOR NAILS BY CUTLER OR EQUAL

504. SHEAR PANELS WHERE 8D COMMON NAILS ARE SPECIFIED:
10D 2 1/2" X 0.148" WIRE BARBED NAILS BY CUTLER OR EQUAL

NAIL SIZES

SIZE OF NAIL	STANDARD LENGTH	WIRE GAUGE	SIZE (INCHES)	PENETRATION REQUIRED
6D	2"	12	0.099	1"
8D	2 1/2"	11	0.113	1"
10D	3"	10	0.128	1 1/4"
12D	3"	10	0.128	1 1/4"
16D	3 1/2"	10	0.135	1 1/4"
16D SINKER	3"	9	0.148	1 1/4"

BOX NAILS

6D	2"	12	0.099	1"
8D	2 1/2"	11	0.113	1"
10D	3"	9	0.148	1 1/4"
12D	3"	9	0.148	1 1/4"
16D	3 1/2"	8	0.162	1 1/4"

COMMON NAILS

6D	2"	11	0.113	1"
8D	2 1/2"	10	0.131	1 1/4"
10D	3"	9	0.148	1 1/4"
12D	3"	9	0.148	1 1/4"
16D	3 1/2"	8	0.162	1 1/4"

3. WOOD FRAMING CONSTRUCTION (CONT.)

305. TYPICAL SHEAR TRANSFER: ROOF TO WALL: CONNECT ROOF FRAMING TO TOP PLATE W/ SIMPSON H1 @ 24" O/C OR A35 OR RBC @ 24" O/C OR PER SHEAR TRANSFER DETAILS.

SILL PLATE ANCHORS:

306. GROUND FLOOR / SLAB ON GRADE WALLS: PROVIDE 2X (MIN.) PTDF SILL PLATES. SEE CONCRETE FOUNDATION CONSTRUCTION NOTES 206, 207 & 208 FOR ANCHOR BOLTS. AT INTERIOR NON-SHEAR CONDITIONS, 0.145 SHOT PIN ANCHORS @ 32" O/C MAY BE USED TO CONNECT PARTITIONS AND BEARING WALLS TO SLAB.

307. ALL WOOD SILL PLATES AND ALL WOOD MEMBERS DIRECTLY AGAINST CONCRETE OR MASONRY SHALL BE FOUNDATION GRADE REDWOOD SILLS OR PTDF SILLS, TREATED WITH SODIUM BORATE (SBX/DOT) WHEN INSTALLED IN A DRY OR ENCLOSED ENVIRONMENT. (SODIUM BORATE TREATMENT DOES NOT REQUIRE CORROSION RESISTANT CONNECTORS.) IF OTHER TREATMENTS ARE USED, SEE NOTE 309.

308. FASTENERS IN CONTACT WITH PRESSURE TREATED WOOD:
ALL NAILS AND FASTENERS IN CONTACT WITH PRESSURE TREATED LUMBER TREATED WITH ACQ-C, ACQ-D, CA-B, AND CBA-A WITHOUT AMMONIA SHALL BE GALVANIZED PER ASTM A153.
ALL NAILS AND FASTENERS IN CONTACT WITH PRESSURE TREATED LUMBER TREATED WITH ACQ-C, ACQ-D, CA-B, AND CBA-A WITH AMMONIA SHALL BE TYPE 303, 304, 305, OR 316 STAINLESS STEEL.

WHERE PRESSURE TREATED LUMBER IS INSTALLED IN AN EXTERIOR WET ENVIRONMENT, ALL NAILS AND FASTENERS IN CONTACT WITH THE PRESSURE TREATED LUMBER SHALL BE TYPE 303, 304, 305, OR 316 STAINLESS STEEL.

309. RE-TIGHTEN ALL HOLDOWN ANCHORS JUST PRIOR TO COVERING THE WALL FRAMING.

310. ENGINEERED BEAMS ARE AS FOLLOWS:
"PSL" REFERS TO PARALLEL STRAND LUMBER (E=2.0, FB=2900).
"LSL" REFERS TO LAMINATED STRAND LUMBER (E=1.55, FB=2325).
(E=1.3 & FB=1700 AT LSL CONDITIONS WITH D (DEPTH) < 9")
"LVL" REFERS TO LAMINATED VENEER LUMBER (E=2.0, FB=2800).
"GLB" REFERS TO 24F-1.8E GLU-LAM WITH STANDARD CAMBER, U.N.O.
"JC" ENGINEERED GLU-LAM BEAM MAY BE USED UPON ENGINEER APPROVALS. AN A.I.T.C CERTIFICATE OF COMPLIANCE ISSUED BY A CURRENT ICC APPROVED QUALITY CONTROL AGENCY FOR GLUED LAMINATED WOOD MEMBERS SHALL BE GIVEN TO THE BUILDING INSPECTOR PRIOR TO INSTALLATION.

311. LUMBER SPECIFICATIONS:
ALL FRAMING LUMBER SHALL BE DOUGLAS FIR-LARCH. STUDS, PLATES & BLOCKING: 2X4 FRAMING LUMBER NOT LISTED BELOW STANDARD GRADE OR BETTER
92-1/4", 104-1/4", & 116-1/4" 2X4 STUDS #2 OR BETTER
2X4 STUDS OVER 10' STANDARD OR BETTER
2X4 SILLS & PLATES #2 OR BETTER
2X6 STUDS, SILLS, & PLATES STANDARD OR BETTER OR #1
4X4 STUDS & POSTS #1 OR BETTER
4X6, 6X6, & LARGER STUDS & POSTS #2 OR BETTER
4X4, 4X6, 4X8, 4X10 BEAMS & HEADERS #1 OR BETTER
4X12, 4X14 BEAMS & HEADERS #2 OR BETTER
6X4 BEAMS & HEADERS #1 OR BETTER
6X6 & LARGER BEAM & HEADERS #2 OR BETTER
2X6 AND LARGER RAFTERS AND JOISTS #2 OR BETTER

312. HOLES, CUTOUTS, AND NOTCHES IN FRAMING MEMBERS:
BY VIRTUE OF CODE COMPLIANCE WITH ELECTRICAL AND PLUMBING CODES, HOLES AND NOTCHES WILL INEVITABLY BE MADE IN FRAMING MEMBERS. THE CODE RECOGNIZES AND APPROVES VARIOUS HOLES AND NOTCHES WITHOUT ENGINEERING JUSTIFICATION IN CBC SECTION 2308.8.2. ENGINEERED (PSL, LSL) RECTANGULAR LUMBER BEAMS BEHAVE LIKE ANY OTHER RECTANGULAR SHAPE WHEN NOTCHED OR BORED, SO THE ENGINEER OR ARCHITECT MAY SPECIFY LIMITS WITHOUT MANUFACTURER APPROVAL. OTHER HOLES AND NOTCHES ARE ALLOWED AS NOTED BELOW.

PSL AND LVL BEAMS: A HOLE 1 INCH IN DIAMETER CAN BE DRILLED ANYWHERE, AND A 2 INCH DIA. HOLE CAN BE DRILLED IN THE MIDDLE THIRD OF THE SPAN IN THE MIDDLE THIRD OF THE DEPTH OF THE BEAM FOR ANY PSL OR LVL BEAM, EXCEPT CANTILEVERED BEAMS AND BEAMS SUPPORTING CONCENTRATED LOADS. HOLES IN THOSE CONDITIONS REQUIRE APPROVAL IN WRITING FROM THE ENGINEER.

3. WOOD FRAMING CONSTRUCTION

300. ROOFING MATERIALS SHALL BE PER ARCHITECTURAL DRAWINGS.

301. ROOF SHEATHING SHALL BE 1/2" OR 5/8" C-D GRADE, INTERIOR TYPE PLYWOOD WITH EXTERIOR GLUE, OR OSB PANELS. IDENTIFICATION INDEX (240) W/ 8D COMMON NAILS @ 6" O/C @ ALL PERIMETER EDGES AND ALL INTERIOR SUPPORTED EDGES AND @ 12" O/C @ ALL INTERMEDIATE SUPPORTS PER AWC NDS. SEE DETAILS FOR SHEAR AND DRAG NAILING.

302. TYPICAL WALL SHEATHING:
INTERIOR SURFACES: WHERE DRYWALL IS SPECIFIED, PROVIDE MIN. 5/8" GYPSUM WALLBOARD W/ 5D COOLER NAILS OR EQUAL @ 7" O/C TO ALL STUDS AND TO TOP & BOTTOM PLATES (UNLOCKED) AT INTERIOR SIDE OF EXTERIOR WALLS AND AT BOTH SIDES OF ALL INTERIOR WALLS.
EXTERIOR SURFACES: SEE PLANS. WHERE "STUCCO" IS SPECIFIED PROVIDE 1/2" EXTERIOR CEMENT PLASTER OVER WIRE LATH OVER TYPE 15 BUILDING PAPER. LATH ATTACHED TO ALL STUDS AND TOP AND BOTTOM PLATES (OR BLOCKING AS OCCURS) W/ 16 GAGE X 1/8" STAPLES @ 6" O/C OR NO. 11 GAGE X 1-1/2" FURRING NAILS WHERE INDICATED ON ELEVATIONS.

303. STRUCTURAL SHEATHING MAY BE EITHER OSB OR PLYWOOD. ANY NOTES REFERRING TO PLYWOOD ALSO APPLIES TO OSB.

304. TOP PLATES SHALL BE DOUBLE 2X W/ WIDTH EQUAL TO STUDS BELOW, W/ (21)16D NAILS MIN. @ MINIMUM 4'-0" LAP SPLICES. USE SIMPSON RPS OR CS16 STRAP EACH SIDE OR ONE SIDE AND TOP WHERE LAP SPLICE IS NOT POSSIBLE. SEE DETAILS FOR NOTCHES, CUT-OUTS AND COMPLETE PLATE BREAKS AT HEATING, VENTING, AND PLUMBING.

313. PROVIDE 2X4 TRIMMER & 2X4 KING STUD EACH END OF EACH 4X DROPPED BEAM OR HEADER. PROVIDE DOUBLE TRIMMERS AT EACH 4X10 OR LARGER. PROVIDE DOUBLE TRIMMERS AT EACH 3-1/2 X 7-1/2 PSL OR LSL OR LARGER.

314. PROVIDE 2X6 TRIMMER & 2X6 KING STUD EACH END OF EACH 6X DROPPED BEAM OR HEADER. PROVIDE DOUBLE TRIMMERS AT EACH 6X8 OR LARGER. PROVIDE DOUBLE TRIMMERS AT EACH 5-1/4 X 7-1/2 PSL OR LSL OR LARGER.

315. PROVIDE DOUBLE KING STUDS AT ALL OPENINGS 8'-1" WIDE AND WIDER OR PER PLAN.

316. PROVIDE MINIMUM 2-1/4" BEARING @ EACH END OF EACH FLUSH BEAM OR HEADER WHERE BEARING IS ON TOP PLATE. PROVIDE 2X4 STUD WITHIN 3' OF BEARING POINT. PROVIDE (2) 2X STUDS @ 6X OR LSL OR PSL BEAMS.

317. ROOF RAFTERS SHALL BE 2X RAFTERS AS NOTED ON STRUCTURAL DRAWINGS

318. EAVES SHALL BE PER ARCHITECTURAL PLANS W/ APPLIED TAILS PER ARCHITECTURAL PLANS. OVERHANG DETAILS ARE NOT SHOWN ON STRUCTURAL PLANS.

319. SEE THE ARCHITECTURAL ROOF PLANS FOR ROOF PITCH AND ADDITIONAL INFORMATION.

320. COMBINE AND GROUP PLUMBING VENTS WHENEVER POSSIBLE TO MINIMIZE ROOF PENETRATIONS.

2. CONCRETE FOUNDATION CONSTRUCTION

200. THE FIELD INSPECTOR SHALL VERIFY FOUNDATION REQUIREMENTS DURING FOUNDATION INSPECTION.

201. CONCRETE STRENGTH SHALL BE NO LESS THAN 2,500 PSI @ 28 DAYS, OR HIGHER STRENGTH IF NOTED ON THE PLANS.

202. SLAB REINFORCEMENT & FOOTINGS SHALL BE PER STRUCTURAL DETAILS. CENTERED IN SLAB.

203. REINFORCING BARS TO BE GRADE 40 FOR #3 BARS, GRADE 60 FOR #4 BARS & LARGER

204. PROVIDE WEAKENED PLANE JOINTS FOR CRACK CONTROL (SAWCUT OR TOOLED JOINT) AT 14'-0" O/C MAX.

205. SILL ANCHORAGE AT ALL SHEARWALL LOCATIONS SHALL BE PER THE SHEARWALL SCHEDULE. ALL SHEARWALL ANCHOR BOLTS SHALL RECEIVE A 3" SQUARE X 0.229" THICK WASHER. THE WASHER MAY BE DIAGONALLY SLOTTED (WIDTH >= BOLT DIAMETER + 3/16", LENGTH <= 1 1/2") PROVIDED THAT A STANDARD CUT WASHER IS USED ON TOP OF THE SQUARE WASHER. SHEARWALL ANCHORS SHALL BE PLACED A MIN. OF 1 1/2" FROM THE EDGE OF CONCRETE.

206. EMBEDDED SILL ANCHOR BOLTS AT TYPICAL NON-SHEARWALL CONDITIONS SHALL BE 5/8" DIA. MIN. ANCHOR BOLTS WITH A STANDARD CUT WASHER. SPACING SHALL NOT EXCEED 48 INCHES O/C. LOCATE AN ANCHOR BOLT NOT MORE THAN 9 INCHES, OR LESS THAN 4" FROM ENDS AND SPLICES. EACH SILL SHALL HAVE (2) SILL BOLTS MIN.

207. ANCHOR BOLTS SHALL BE EMBEDDED A MIN. OF 7 INCHES INTO CONCRETE. IN A TWO-POUR SYSTEM, ANCHOR BOLTS TO BE EMBEDDED 5 INCHES MIN. INTO FIRST POUR.

208. SEE WOOD FRAMING CONSTRUCTION NOTES FOR ALTERNATE SILL ANCHORAGE.

209. ALL HOLDOWNS SHALL BE PLACED A MINIMUM DIM AS SHOWN IN DETAIL 3&4 ON FND DETAIL SHEET FROM EXTERIOR CORNER OF SLAB.

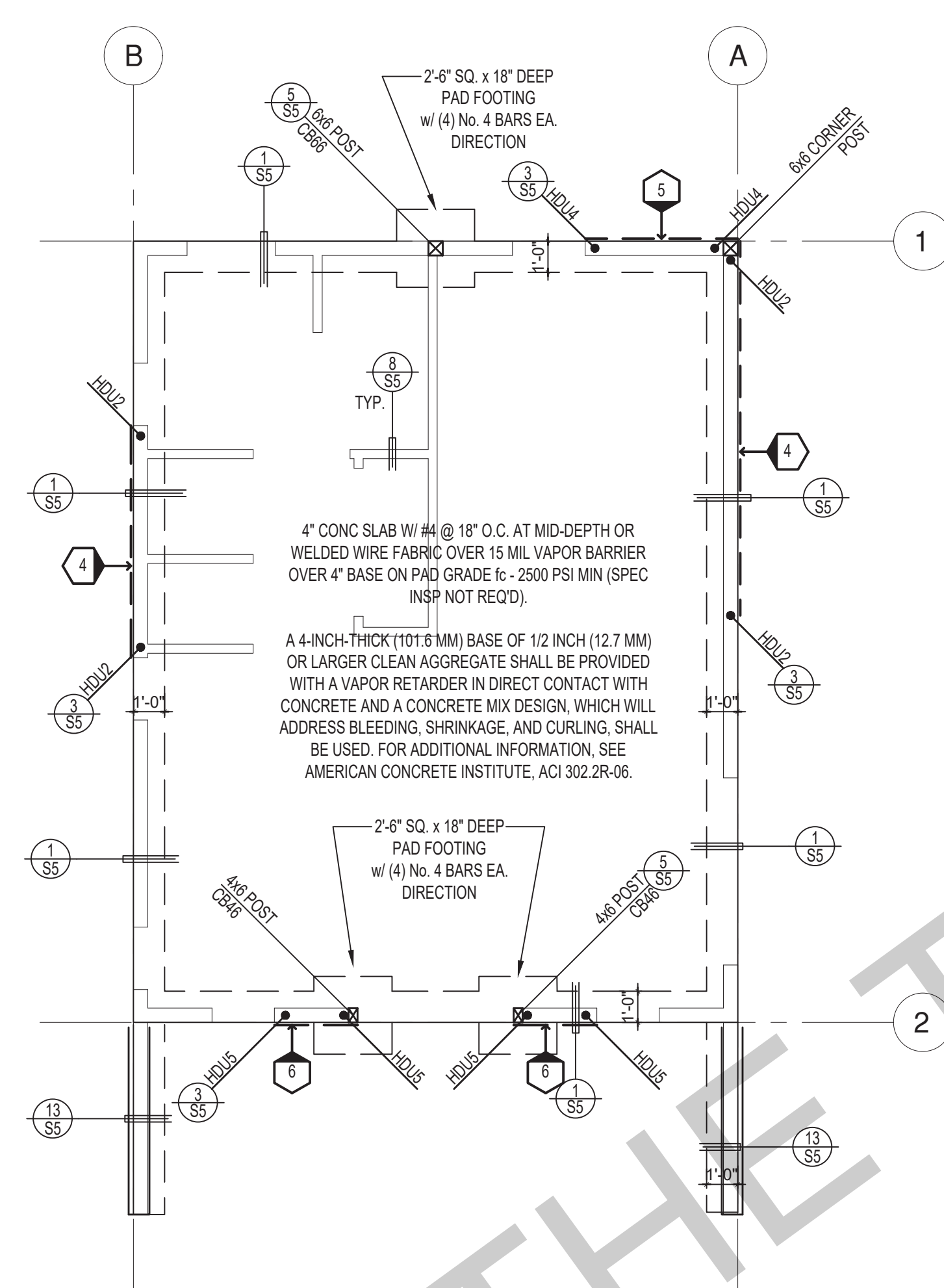
210. VERIFY ALL DIMENSIONS WITH ARCHITECTURAL DRAWINGS. SUBCONTRACTOR TO VERIFY ALL DIMENSIONS PRIOR TO CONSTRUCTION. IMMEDIATELY NOTIFY HOMEOWNER AND TOWN OF PARADISE OF ANY DISCREPANCY, TYPICAL.

211. PROVIDE A UFER GROUND FOR ELECTRICAL. SYSTEM PER ARTICLE 250.52 N.E.C.

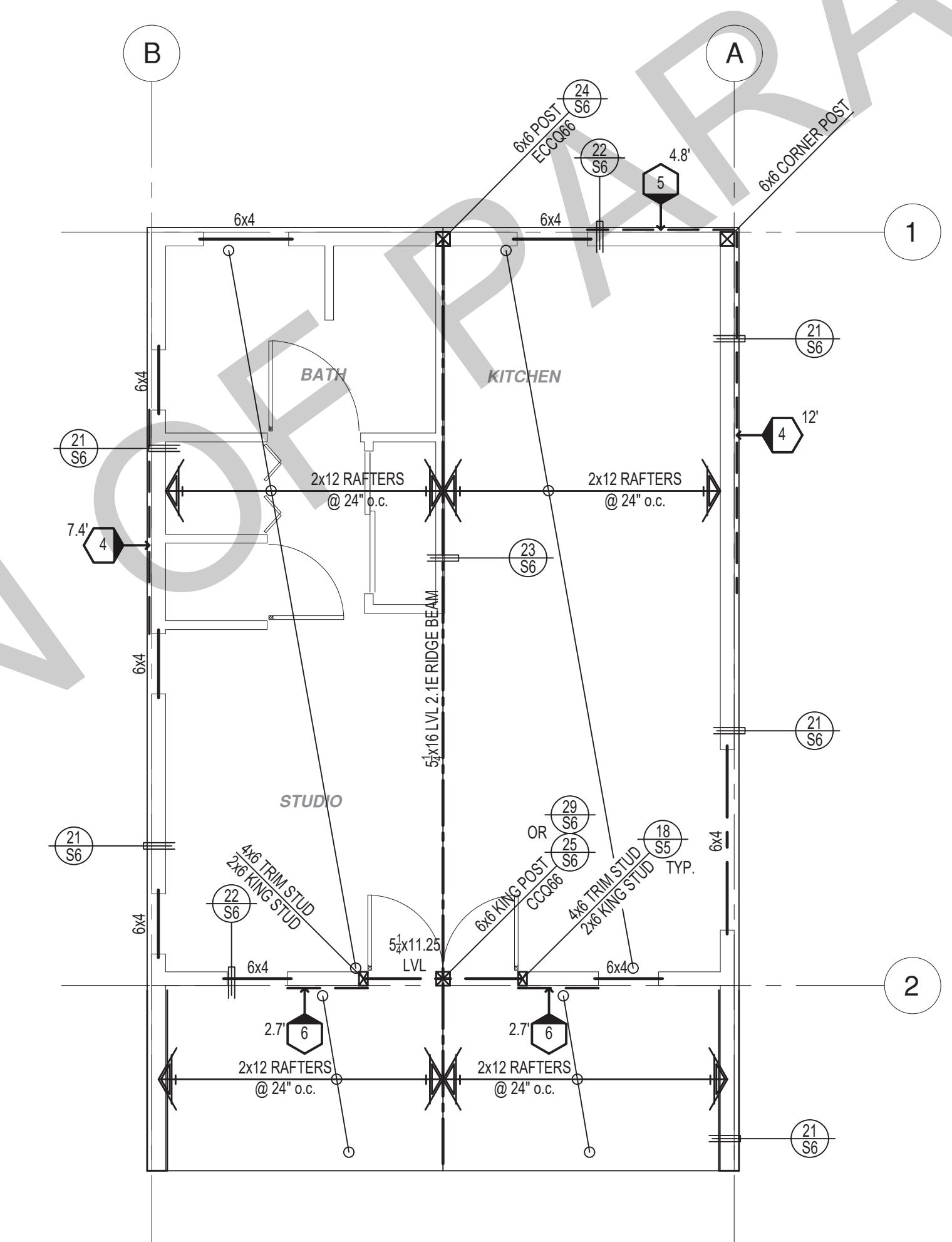
212. ALL SURROUNDING FLAT WORK SHALL BE VERIFIED WITH HOMEOWNER FOR LOCATION AND AMOUNT TO BE POURED.

213. RETROFIT MISPLACED HOLDOWNS AS NOTED BELOW. AT EPOXY ANCHORS USE SIMPSON SET-XP EPOXY PER MANUFACTURERS INSTALLATION REQUIREMENTS AS FOLLOWS:

MISPLACED HOLDOWN	RETROFIT BOLT	REPLACEMENT HARDWARE
LSTD8, HTT4	5/8" ALL-THREAD, EMBED 9"	HTT4
STHD10, STHD14, HTT5	5/8" ALL-THREAD,	



FOUNDATION PLAN
1/4"=1'-0" BARN

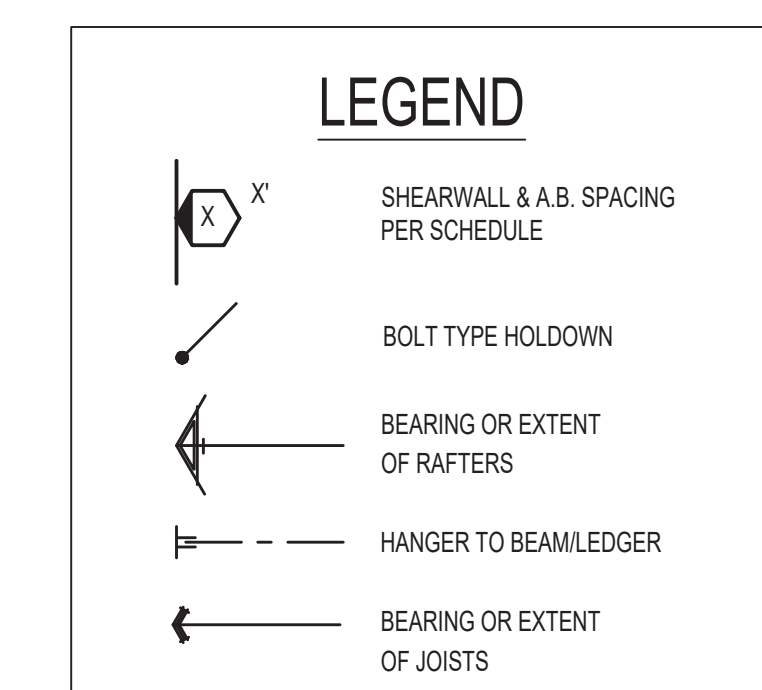


ROOF FRAMING PLAN
1/4"=1'-0" BARN

FOUNDATION PLAN SHEAR WALL SCHEDULE (ASD VALUES)

	4	5	6	7	8	9
SHEARWALL DESCRIPTION (See footnotes 1 & 4)	3/4" ply, C-D or C-C sheathing, (1) side w/ 8d @ 6" o/c edge, 12" o/c field, blocked (See footnote 3)	3/4" ply, C-D or C-C sheathing, (1) side w/ 8d @ 4 1/2" o/c edge, 12" o/c field, blocked (See footnote 3)	3/4" ply, C-D or C-C sheathing, (1) side w/ 8d @ 3" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3 & 4)	3/4" rated STRUCT 1 panel, (1) side w/ 8d @ 3" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3 & 4)	3/4" rated STRUCT 1 panel, (1) side w/ 10d @ 3" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3, 4, & 5)	3/4" rated STRUCT 1 panel, (1) side w/ 10d @ 2" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3, 4, & 5)
SHEAR VALUE (PLF)	260*	350*	490*	550*	665*	870*
ANCHOR BOLT SPACING	3/4" @ 48" or 1/2" @ 32"	3/4" @ 32" or 1/2" @ 24"	3/4" @ 24" or 1/2" @ 16"	3/4" @ 24" or 1/2" @ 16"	3/4" @ 16" or 1/2" @ 24"	3/4" @ 12" or 1/2" @ 8"
16d (0.148") SILL NAILING	6"	4 1/2"	3 1/2"	3"	1/2" x 4 1/2" SDS screws @ 8"	1/2" x 4 1/2" SDS screws @ 8"
SPACING OF A36/ITP4 FRAMING TO TOP PLATE	32" O.C.	18" O.C.	12" O.C.	12" O.C.	8" O.C.	8" O.C.

- FOUNDATION NOTES**
- ALL ANCHOR BOLTS, HOLDOWN ANCHORS, & REINF. MUST BE SECURELY TIED IN PLACE PRIOR TO FDTN. INSP.
 - ALL EXTERIOR STUDS TO BE 2x6 @ 16" O.C.
 - THE MINIMUM NOMINAL ANCHOR BOLT DIAMETER SHALL BE 1/2 INCH NOTE: THIS WILL REQUIRE A MINIMUM DISTANCE FROM THE ENDS OF SILL PLATES TO BE 4" (AND A MAXIMUM OF 12")
 - PLATE WASHERS (MINIMUM SIZE OF 3" x 3" x 1/4") SHALL BE USED ON EACH ANCHOR BOLT.
 - PROVIDE CONC SLAB JOINTS AT NO MORE THAN 15 FT EA. WAY
 - SEE SHT S6 FOR TYP. CONCRETE & SLAB DETAILS 1-8
 - POSTS W/O SPECIFIED BASE SHALL BE NAILED TO BOLTED SILL PLATES W/ (2) 16d T.N. EA. SIDE. TYP.
 - FOOTINGS ADJACENT TO SLOPES GREATER THAN OR EQUAL TO 33.3% SHALL COMPLY WITH SETBACK REQUIREMENTS DEFINED IN CBC 1808.7.
- FOUNDATION FOOTNOTES**
- AT PLYWOOD OR OSB PS-1 OR PS-2 RATED PANELS USE COMMON NAILS OR GALVANIZED BOX NAILS (2) LAYERS OF PAPER EXTERIOR PLYWOOD REQUIRED. SHEARWALL SHALL BE APPLIED OVER STUDS @ 16" O.C. GALVANIZED NAILS SHALL NOT BE HOT-DIPPED OR TUMBLED.
 - SILL PLATES & WASHERS SHALL COMPLY WITH THE CONCRETE FOUNDATION CONSTRUCTION AND WOOD FRAMING CONSTRUCTION NOTES. (SEE NOTES #206, 208, 209, 307, 308, 309, ETC.)
 - IN PLYWOOD SHEARWALLS, THE EDGE OF THE 3" SQUARE WASHERS (SEE NOTE #206) SHALL BE 1/2" OR LESS FROM THE EDGE OF THE SILL PLATE ON THE SIDE OF THE SHEATHING. ALL NAILING SHALL BE 3/4" MIN. FROM THE EDGE OF SHEATHING.
 - WHERE ALLOWABLE SHEAR VALUES EXCEED 350 PLF (SHEARWALL TYPES 6, 7, 8, & 9) ALL FRAMING RECEIVING NAILING FROM ABUTTING PANEL EDGES SHALL NOT BE LESS THAN A SINGLE 3" NOMINAL MEMBER OR (2) 2X MEMBERS NAILED WITH 10D, SPACING EQUAL TO THE E.N. SPACING. PLYWOOD JOINT AND SILL NAILING SHALL BE STAGGERED.
 - IN SHEARWALL TYPES 8 & 9, SILL PLATE NAILING SHALL BE STAGGERED. AT SECOND FLOOR CONDITIONS, PROVIDE ADEQUATE RIM OR BLOCKING TO PREVENT SPLITTING.
 - ALLOWABLE SHEAR VALUES FOR PLYWOOD SHEARWALLS MAY BE INCREASED BY 40% UNDER WIND LOADING.



* PLEASE REFER TO NOTES 311 & 401 ON S1 FOR LUMBER GRADE SPECIFICATIONS.

BY USING THESE PERMIT READY CONSTRUCTION DOCUMENTS, THE RECIPIENT ACKNOWLEDGES, ACCEPTS AND VOLUNTARILY AFFIRMS THE FOLLOWING CONDITIONS:
1. THE USE OF THIS INFORMATION IS RESTRICTED TO THE ORIGINAL PROJECT FOR WHICH IT WAS PREPARED FOR THE PERMIT READY ACCESSORY DWELLING UNIT (ADU) PROGRAM FOR THE TOWN OF PARADISE ONLY. THIS IS A LIMITED SET OF STANDARDIZED ADU PLANS AND SPECIFICATIONS APPROVED BY THE TOWN OF PARADISE BUILDING DEPARTMENT. BUILDING CODES DO CHANGE OVER TIME AND RECIPIENT SHALL ENSURE FULL COMPLIANCE UNDER ALL CODES THEN IN EFFECT AT THE TIME OF THE SUBJECT PERMIT. THIS DOES NOT ELIMINATE OR REDUCE THE RECIPIENT'S RESPONSIBILITY TO VERIFY ANY AND ALL INFORMATION RELEVANT TO THE RECIPIENT'S WORK AND RESPONSIBILITY ON THIS PROJECT. DESIGN PATH STUDIO SHALL NOT BE RESPONSIBLE FOR TRANSLATION ERRORS. DO NOT USE THESE CONSTRUCTION DOCUMENTS IF THE PERMIT HAS EXPIRED OR IS REVOKED AT ALL.
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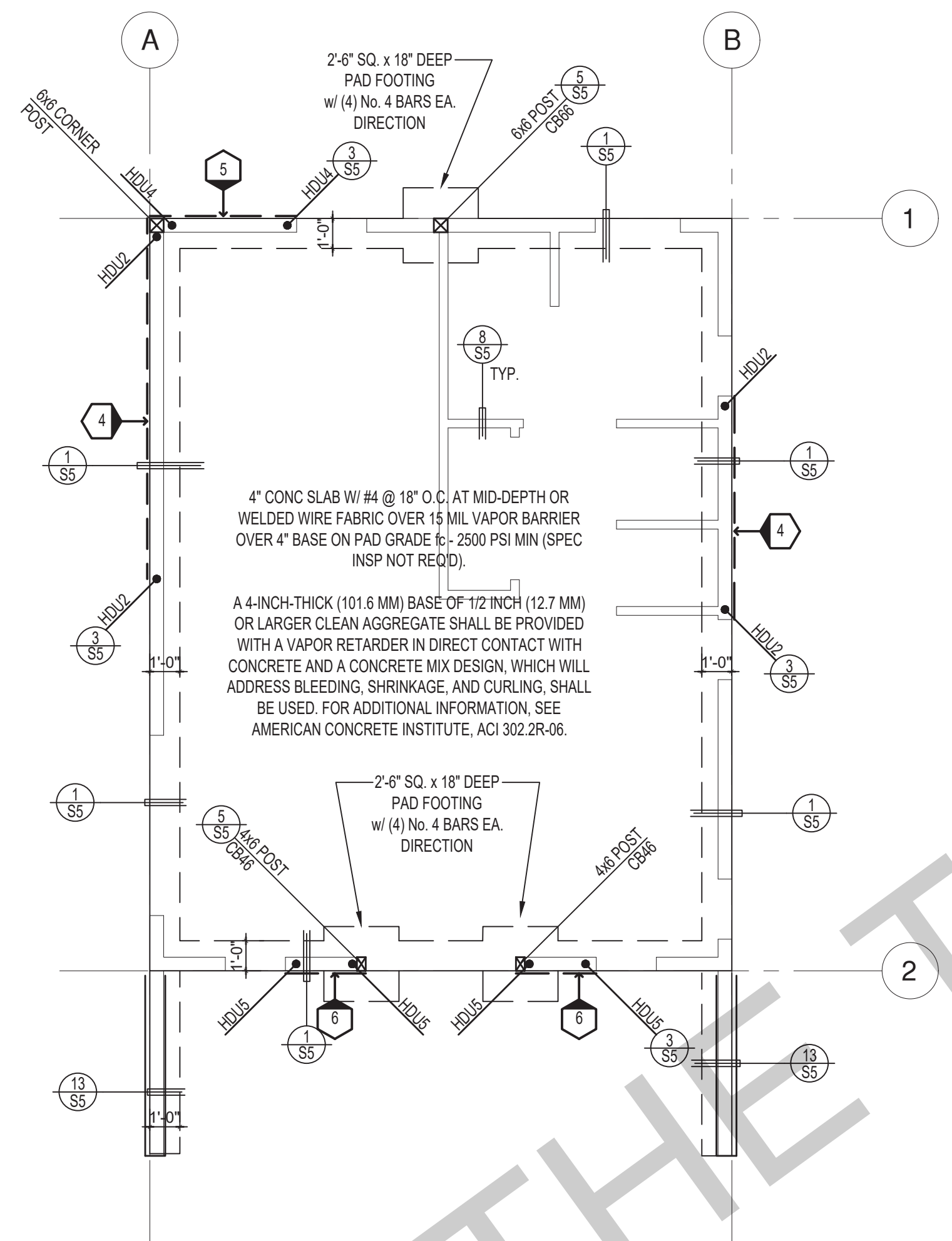
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date ## Month 20##

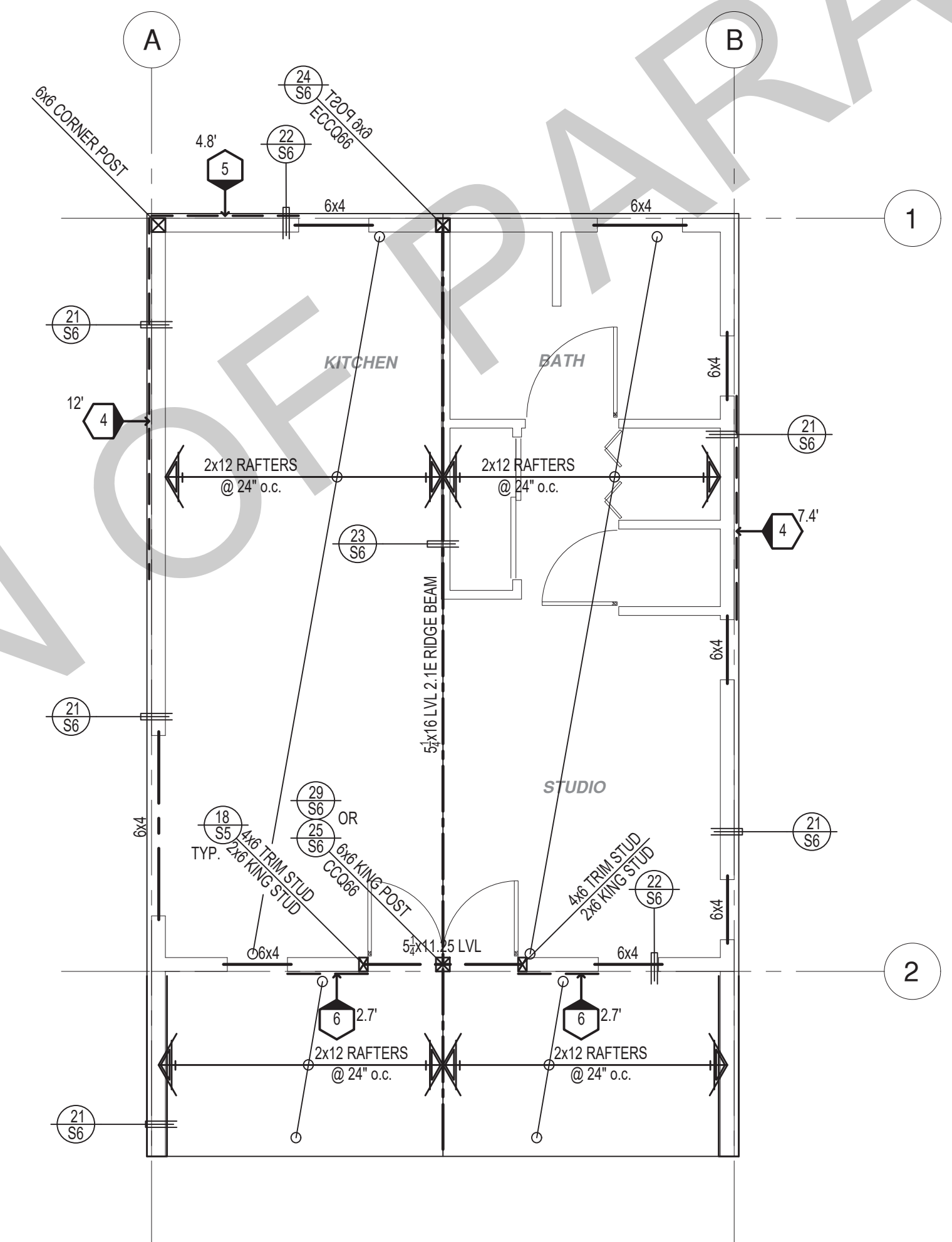
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drawn by xxx/xxx

sheet no. **S2**



FOUNDATION PLAN
1/4"=1'-0" BARN - REVERSE



ROOF FRAMING PLAN
1/4"=1'-0" BARN - REVERSE

SHEAR WALL SCHEDULE (ASD VALUES)

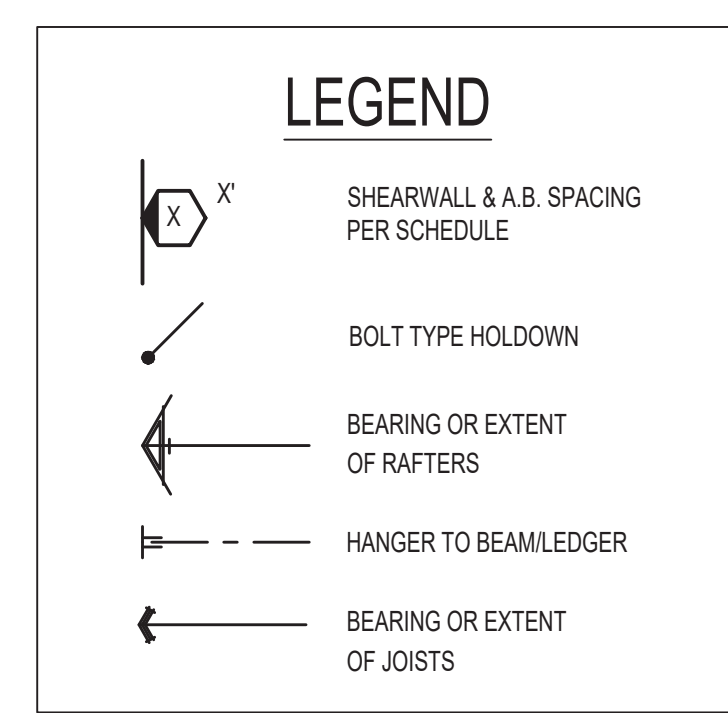
	4	5	6	7	8	9
SHEARWALL DESCRIPTION (See footnotes 1 & 4)	3/8" ply, C-D or C-C sheathing, (1) side w/ 8d @ 6" o/c edge, 12" o/c field, blocked (See footnote 3)	3/8" ply, C-D or C-C sheathing, (1) side w/ 8d @ 4 1/2" o/c edge, 12" o/c field, blocked (See footnote 3)	3/8" ply, C-D or C-C sheathing, (1) side w/ 8d @ 3" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3 & 4)	3/8" rated STRUCT 1 panel, (1) side w/ 8d @ 3" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3 & 4)	3/8" rated STRUCT 1 panel, (1) side w/ 10d @ 3" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3, 4, & 5)	3/8" rated STRUCT 1 panel, (1) side w/ 10d @ 2" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3, 4, & 5)
SHEAR VALUE (PLF)	260*	350*	490*	550*	665*	870*
ANCHOR BOLT SPACING	3/8" @ 48" or 1/2" @ 32"	3/8" @ 32" or 1/2" @ 24"	3/8" @ 24" or 1/2" @ 16"	3/8" @ 24" or 1/2" @ 16"	3/8" @ 16" or 1/2" @ 24"	3/8" @ 12" or 1/2" @ 8"
16d (0.148") SILL NAILING	6"	4 1/2"	3 1/2"	3"	1/2" x 4 1/2" SDS screws @ 8"	1/2" x 4 1/2" SDS screws @ 8"
SPACING OF A36/LTP4 FRAMING TO TOP PLATE	32" O.C.	18" O.C.	12" O.C.	12" O.C.	8" O.C.	8" O.C.

SHEAR WALL FOOTNOTES

- AT PLYWOOD OR OSB PS-1 OR PS-2 RATED PANELS USE COMMON NAILS OR GALVANIZED BOX NAILS (2) LAYERS OF PAPER EXTERIOR PLYWOOD REQUIRED. SHEARWALL SHALL BE APPLIED OVER STUDS @ 16" O.C. GALVANIZED NAILS SHALL NOT BE HOT-DIPPED OR TUMBLED.
- SILL PLATES & WASHERS SHALL COMPLY WITH THE CONCRETE FOUNDATION CONSTRUCTION AND WOOD FRAMING CONSTRUCTION NOTES. (SEE NOTES #206, 208, 209, 307, 308, 309, ETC.)
- IN PLYWOOD SHEARWALLS, THE EDGE OF THE 3" SQUARE WASHERS (SEE NOTE #206) SHALL BE 1/2" OR LESS FROM THE EDGE OF THE SILL PLATE ON THE SIDE OF THE SHEATHING. ALL NAILING SHALL BE 3/8" MIN. FROM THE EDGE OF SHEATHING.
- WHERE ALLOWABLE SHEAR VALUES EXCEED 350 PLF (SHEARWALL TYPES 6, 7, 8, & 9) ALL FRAMING RECEIVING NAILING FROM ABUTTING PANEL EDGES SHALL NOT BE LESS THAN A SINGLE 3" NOMINAL MEMBER OR (2) 2X MEMBERS NAILED WITH 10D, SPACING EQUAL TO THE E.N. SPACING. PLYWOOD JOINT AND SILL NAILING SHALL BE STAGGERED.
- IN SHEARWALL TYPES 8 & 9, SILL PLATE NAILING SHALL BE STAGGERED. AT SECOND FLOOR CONDITIONS, PROVIDE ADEQUATE RIM OR BLOCKING TO PREVENT SPLITTING.
- ALLOWABLE SHEAR VALUES FOR PLYWOOD SHEARWALLS MAY BE INCREASED BY 40% UNDER WIND LOADING.

FOUNDATION NOTES

- ALL ANCHOR BOLTS, HOLDOWN ANCHORS, & REINF. MUST BE SECURELY TIED IN PLACE PRIOR TO FDTN. INSP.
- ALL EXTERIOR STUDS TO BE 2x6 @ 16" O.C.
- THE MINIMUM NOMINAL ANCHOR BOLT DIAMETER SHALL BE 1/2 INCH NOTE: THIS WILL REQUIRE A MINIMUM DISTANCE FROM THE ENDS OF SILL PLATES TO BE 4" (AND A MAXIMUM OF 12")
- PLATE WASHERS (MINIMUM SIZE OF 3" x 3" x 1/4") SHALL BE USED ON EACH ANCHOR BOLT.
- PROVIDE CONC SLAB JOINTS AT NO MORE THAN 15 FT EA. WAY
- SEE SHT S6 FOR TYP. CONCRETE & SLAB DETAILS 1-8
- POSTS W/O SPECIFIED BASE SHALL BE NAILED TO BOLTED SILL PLATES W/ (2) 16d T.N. EA. SIDE. TYP.
- FOOTINGS ADJACENT TO SLOPES GREATER THAN OR EQUAL TO 33.3% SHALL COMPLY WITH SETBACK REQUIREMENTS DEFINED IN CBC 1808.7.



* PLEASE REFER TO NOTES 311 & 401 ON S1 FOR LUMBER GRADE SPECIFICATIONS.

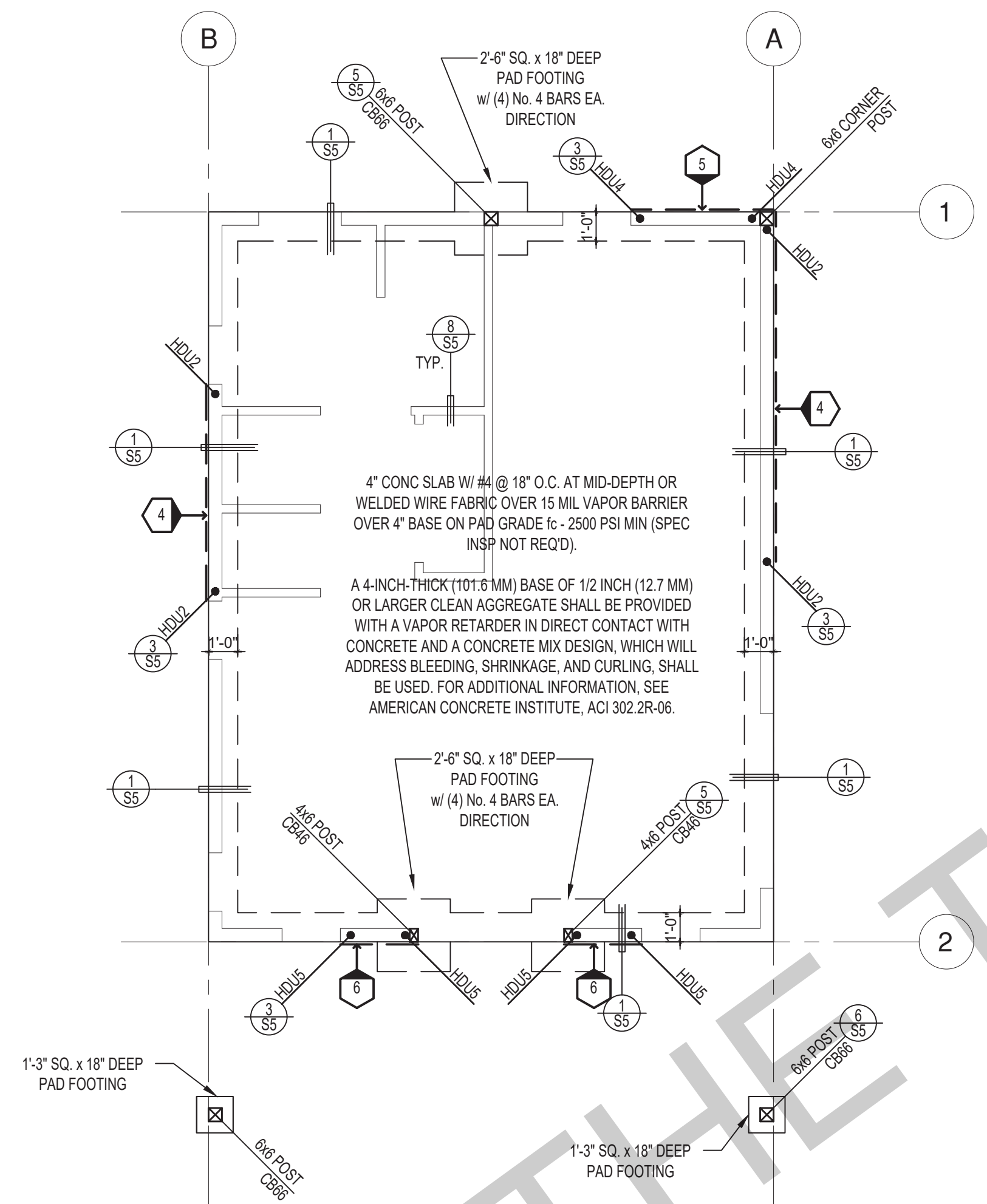
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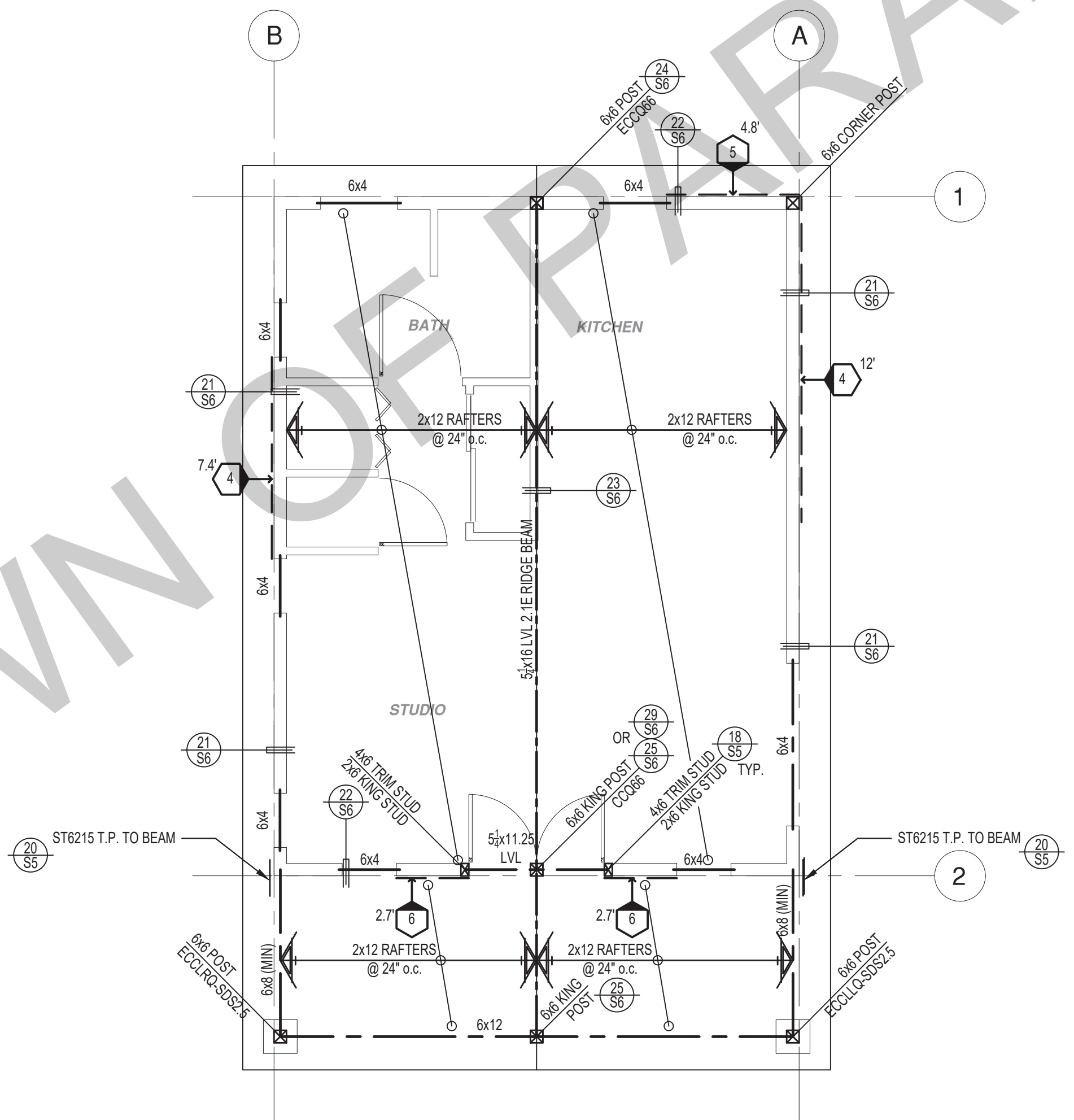
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ADU Program

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description
Foundation & Framing Plan Barn

date ## Month 20##
project no. 20##_xxxxx
drawn by xxx/xxx
sheet no. **S2R**



FOUNDATION PLAN
1/4"=1'-0"



ROOF FRAMING PLAN
1/4"=1'-0"

CRAFTSMAN SHEAR WALL SCHEDULE (ASD VALUES) CRAFTSMAN

FOUNDATION NOTES

- ALL ANCHOR BOLTS, HOLDOWN ANCHORS, & REINF. MUST BE SECURELY TIED IN PLACE PRIOR TO FDTN. INSP.
- ALL EXTERIOR STUDS TO BE 2x6 @ 16" O.C.
- THE MINIMUM NOMINAL ANCHOR BOLT DIAMETER SHALL BE 1/2 INCH NOTE: THIS WILL REQUIRE A MINIMUM DISTANCE FROM THE ENDS OF SILL PLATES TO BE 4" (AND A MAXIMUM OF 12")
- PLATE WASHERS (MINIMUM SIZE OF 3" x 3" x 1/4") SHALL BE USED ON EACH ANCHOR BOLT.
- PROVIDE CONC. SLAB JOINTS AT NO MORE THAN 15 FT EA. WAY
- SEE SHT S6 FOR TYP. CONCRETE & SLAB DETAILS 1-8
- POSTS W/O SPECIFIED BASE SHALL BE NAILED TO BOLTED SILL PLATES W/ (2) 16d T.N. EA. SIDE. TYP.
- FOOTINGS ADJACENT TO SLOPES GREATER THAN OR EQUAL TO 33.3% SHALL COMPLY WITH SETBACK REQUIREMENTS DEFINED IN CBC 1808.7.

	4	5	6	7	8	9
SHEAR WALL DESCRIPTION (See footnotes 1 & 4)	3/8" ply, C-D or C-C sheathing, (1) side w/ 8d @ 6" o/c edge, 12" o/c field, blocked (See footnote 3)	3/8" ply, C-D or C-C sheathing, (1) side w/ 8d @ 4 1/2" o/c edge, 12" o/c field, blocked (See footnote 3)	3/8" ply, C-D or C-C sheathing, (1) side w/ 8d @ 3" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3 & 4)	3/8" rated STRUCT 1 panel, (1) side w/ 8d @ 3" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3 & 4)	3/8" rated STRUCT 1 panel, (1) side w/ 10d @ 3" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3, 4, & 5)	3/8" rated STRUCT 1 panel, (1) side w/ 10d @ 2" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3, 4, & 5)
SHEAR VALUE (PLF)	260*	350*	490*	550*	665*	870*
ANCHOR BOLT SPACING	5/8" @ 48" or 1/2" @ 32"	5/8" @ 32" or 1/2" @ 24"	5/8" @ 24" or 1/2" @ 16"	5/8" @ 24" or 1/2" @ 16"	5/8" @ 16" or 1/2" @ 24"	5/8" @ 12" or 1/2" @ 8"
16d (0.148") SILL NAILING	6"	4 1/2"	3 1/2"	3"	1/2" x 4 1/2" SDS screws @ 8"	1/2" x 4 1/2" SDS screws @ 8"
SPACING OF A36/I174 FRAMING TO TOP PLATE	32" O.C.	18" O.C.	12" O.C.	12" O.C.	8" O.C.	8" O.C.

SHEAR WALL FOOTNOTES

- AT PLYWOOD OR OSB PS-1 OR PS-2 RATED PANELS USE COMMON NAILS OR GALVANIZED BOX NAILS (2) LAYERS OF PAPER EXTERIOR PLYWOOD REQUIRED. SHEARWALL SHALL BE APPLIED OVER STUDS @ 16" O.C. GALVANIZED NAILS SHALL NOT BE HOT-DIPPED OR TUMBLED.
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- WHERE ALLOWABLE SHEAR VALUES EXCEED 350 PLF (SHEARWALL TYPES 6, 7, 8, & 9) ALL FRAMING RECEIVING NAILING FROM ABUTTING PANEL EDGES SHALL NOT BE LESS THAN A SINGLE 3" NOMINAL MEMBER OR (2) 2X MEMBERS NAILED WITH 10D, SPACING EQUAL TO THE E.N. SPACING. PLYWOOD JOINT AND SILL NAILING SHALL BE STAGGERED.
- IN SHEARWALL TYPES 8 & 9, SILL PLATE NAILING SHALL BE STAGGERED. AT SECOND FLOOR CONDITIONS, PROVIDE ADEQUATE RIM OR BLOCKING TO PREVENT SPLITTING.
- ALLOWABLE SHEAR VALUES FOR PLYWOOD SHEARWALLS MAY BE INCREASED BY 40% UNDER WIND LOADING.

LEGEND

- X' SHEARWALL & A.B. SPACING PER SCHEDULE
- BOLT TYPE HOLDOWN
- BEARING OR EXTENT OF RAFTERS
- HANGER TO BEAM/LEDGER
- BEARING OR EXTENT OF JOISTS

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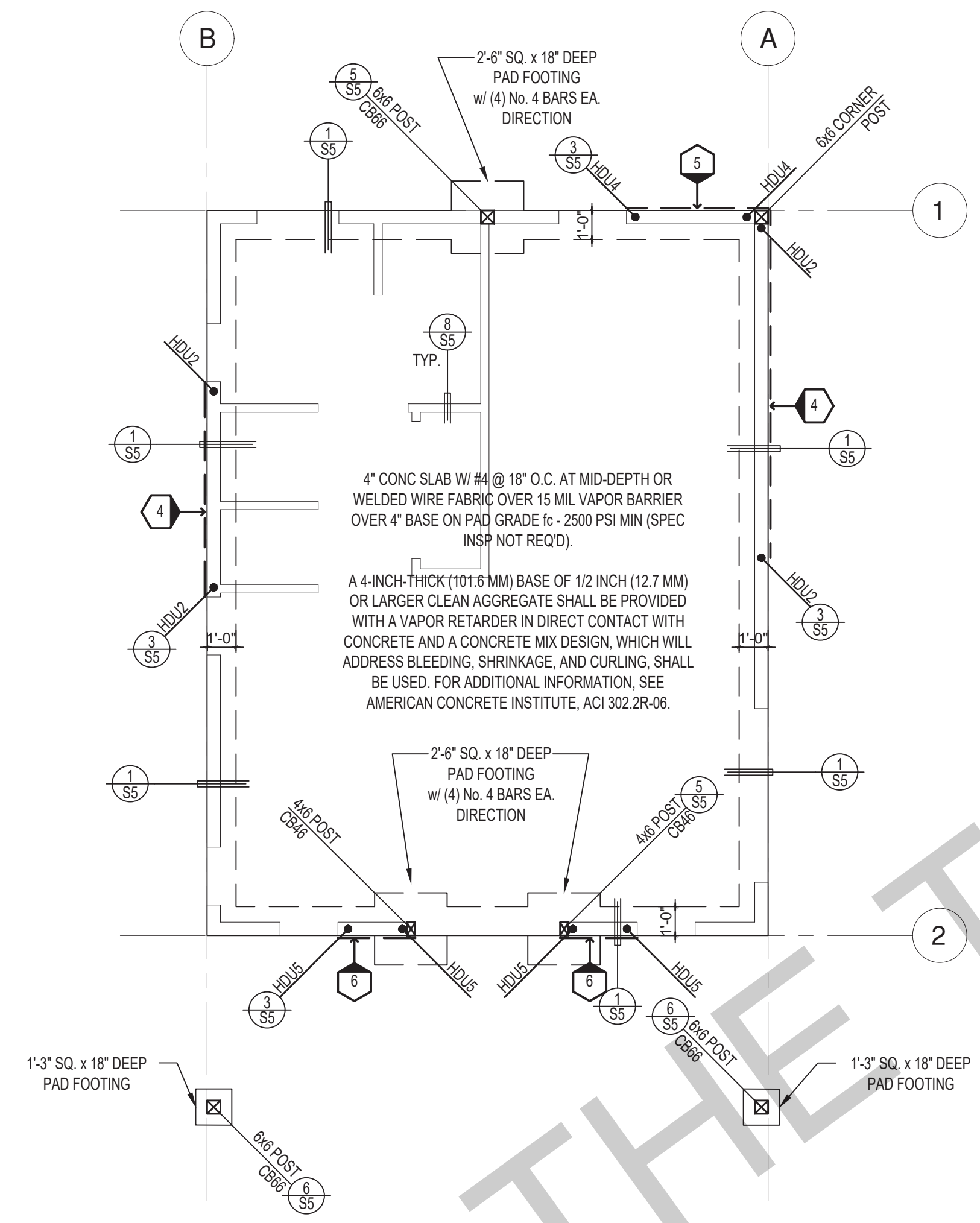
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Foundation & Framing Plan
 Craftsman

date ## Month 20##

project no. 20##_xxxxxx

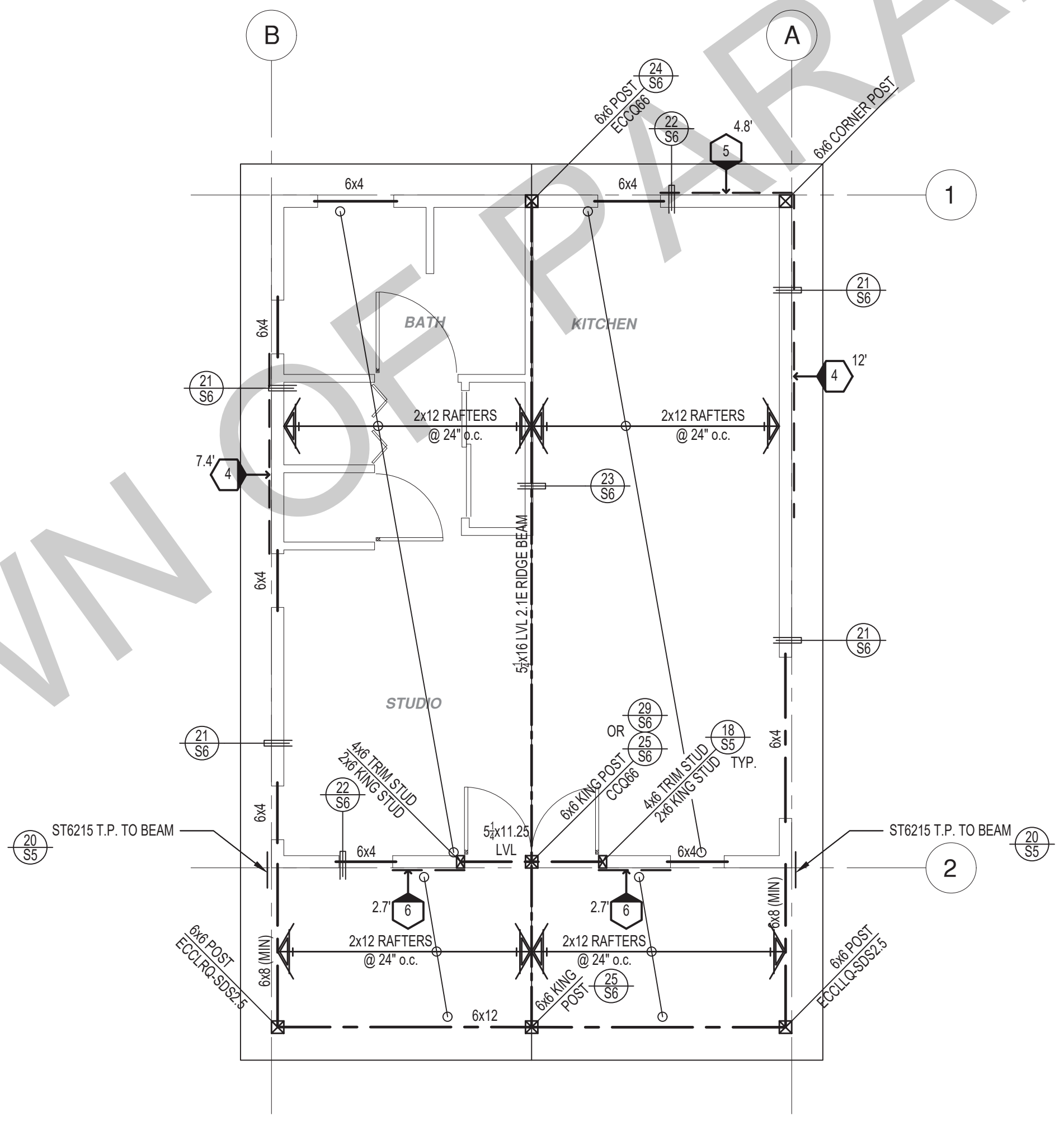
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FOUNDATION PLAN

1/4"=1'-0"



ROOF FRAMING PLAN

1/4"=1'-0"

RANCH SHEAR WALL SCHEDULE (ASD VALUES)

FOUNDATION NOTES

- ALL ANCHOR BOLTS, HOLDOWN ANCHORS, & REIN. MUST BE SECURELY TIED IN PLACE PRIOR TO FDTN. INSP.
- ALL EXTERIOR STUDS TO BE 2x6 @ 16" O.C.
- THE MINIMUM NOMINAL ANCHORBOLT DIAMETER SHALL BE 1/2 INCH NOTE: THIS WILL REQUIRE A MINIMUM DISTANCE FROM THE ENDS OF SILL PLATES TO BE 4" (AND A MAXIMUM OF 12")
- PLATE WASHERS (MINIMUM SIZE OF 3" x 3" x 1/4") SHALL BE USED ON EACH ANCHOR BOLT.
- PROVIDE CONG SLAB JOINTS AT NO MORE THAN 15 FT EA. WAY
- SEE SHT S5 FOR TYP. CONCRETE & SLAB DETAILS 1-8
- POSTS W/O SPECIFIED BASE SHALL BE NAILED TO BOLTED SILL PLATES W/ (2) 16d T.N. EA SIDE, TYP.
- FOOTINGS ADJACENT TO SLOPES GREATER THAN OR EQUAL TO 33.3% SHALL COMPLY WITH SETBACK REQUIREMENTS DEFINED IN CBC 1808.7.

	4	5	6	7	8	9
SHEARWALL DESCRIPTION (See footnotes 1 & 4)	3/4" ply, C-D or C-C sheathing, (1) side w/ 8d @ 6" o/c edge, 12" o/c field, blocked (See footnote 3)	3/4" ply, C-D or C-C sheathing, (1) side w/ 8d @ 4 1/2" o/c edge, 12" o/c field, blocked (See footnote 3)	3/4" ply, C-D or C-C sheathing, (1) side w/ 8d @ 3" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3 & 4)	3/4" rated STRUCT 1 panel, (1) side w/ 8d @ 3" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3 & 4)	1/2" rated STRUCT 1 panel, (1) side w/ 10d @ 3" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3, 4, & 5)	1/2" rated STRUCT 1 panel, (1) side w/ 10d @ 2" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3, 4, & 5)
SHEAR VALUE (PLF)	260*	350*	490*	550*	665*	870*
ANCHOR BOLT SPACING	3/8" @ 48" or 1/2" @ 32"	3/8" @ 32" or 1/2" @ 24"	3/8" @ 24" or 1/2" @ 16"	3/8" @ 24" or 1/2" @ 16"	3/8" @ 16" or 1/2" @ 24"	3/8" @ 12" or 1/2" @ 8"
16d (0.148") SILL NAILING	6"	4 1/2"	3 1/2"	3"	1/2" x 4 1/2" SDS screws @ 8"	1/2" x 4 1/2" SDS screws @ 8"
SPACING OF A36/LTP4 FRAMING TO TOP PLATE	32" O.C.	18" O.C.	12" O.C.	12" O.C.	8" O.C.	8" O.C.

SHEAR WALL FOOTNOTES

- AT PLYWOOD OR OSB PS-1 OR PS-2 RATED PANELS USE COMMON NAILS OR GALVANIZED BOX NAILS (2) LAYERS OF PAPER EXTERIOR PLYWOOD REQUIRED. SHEARWALL SHALL BE APPLIED OVER STUDS @ 16" O.C. GALVANIZED NAILS SHALL NOT BE HOT-DIPPED OR TUMBLED.
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- WHERE ALLOWABLE SHEAR VALUES EXCEED 350 PLF (SHEARWALL TYPES 6, 7, 8, & 9) ALL FRAMING RECEIVING NAILING FROM ABUTTING PANEL EDGES SHALL NOT BE LESS THAN A SINGLE 3" NOMINAL MEMBER OR (2) 2X MEMBERS NAILED WITH 10D, SPACING EQUAL TO THE E.N. SPACING. PLYWOOD JOINT AND SILL NAILING SHALL BE STAGGERED.
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LEGEND

- X' SHEARWALL & A.B. SPACING PER SCHEDULE
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- BEARING OR EXTENT OF RAFTERS
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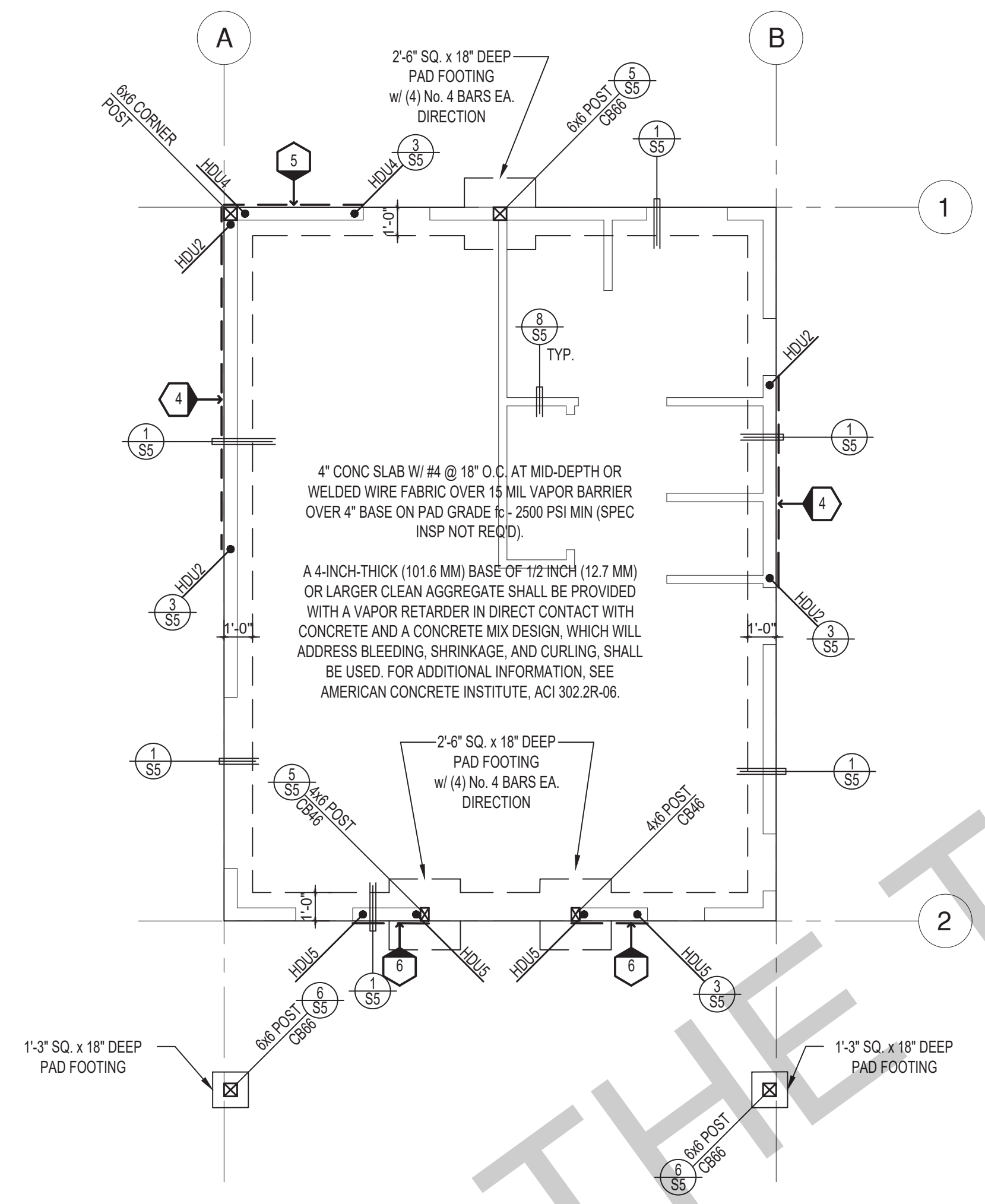
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Foundation &
Framing Plan
Ranch

date ## Month 20##

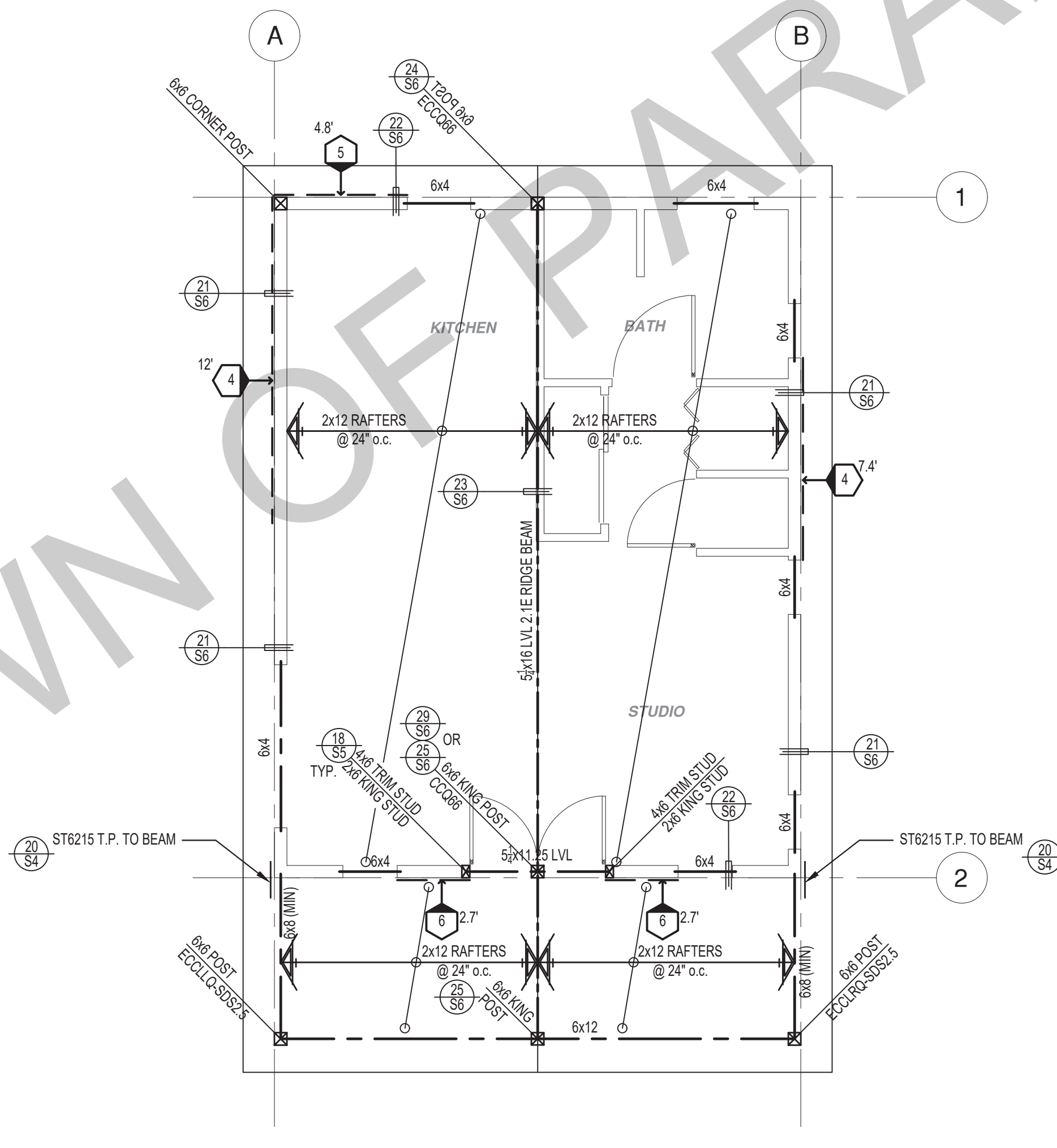
project no. 20##_xxxxxx

drawn by xxx/xxx

sheet no. **S4**



FOUNDATION PLAN
1/4"=1'-0" RANCH - REVERSE



ROOF FRAMING PLAN
1/4"=1'-0" RANCH - REVERSE

SHEAR WALL SCHEDULE (ASD VALUES)

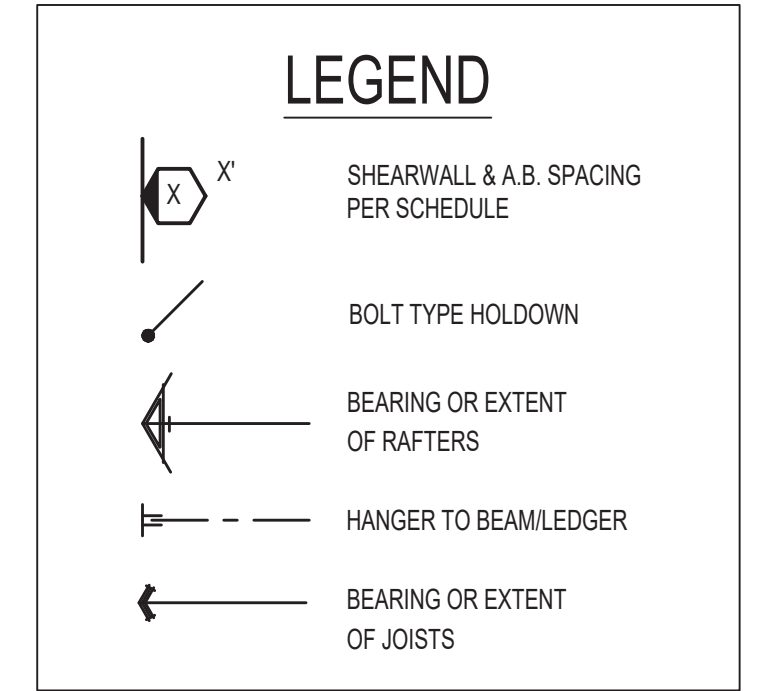
FOUNDATION NOTES

- ALL ANCHOR BOLTS, HOLDOWN ANCHORS, & REINF. MUST BE SECURELY TIED IN PLACE PRIOR TO FDTN. INSP.
- ALL EXTERIOR STUDS TO BE 2x6 @ 16" O.C.
- THE MINIMUM NOMINAL ANCHOR BOLT DIAMETER SHALL BE 1/2 INCH NOTE: THIS WILL REQUIRE A MINIMUM DISTANCE FROM THE ENDS OF SILL PLATES TO BE 4" (AND A MAXIMUM OF 12")
- PLATE WASHERS (MINIMUM SIZE OF 3" x 3" x 1/4") SHALL BE USED ON EACH ANCHOR BOLT.
- PROVIDE CONC SLAB JOINTS AT NO MORE THAN 15 FT EA. WAY
- SEE SHT S5 FOR TYP. CONCRETE & SLAB DETAILS 1-8
- POSTS W/O SPECIFIED BASE SHALL BE NAILED TO BOLTED SILL PLATES W/ (2) 16d T.N. EA. SIDE, TYP.
- FOOTINGS ADJACENT TO SLOPES GREATER THAN OR EQUAL TO 33.3% SHALL COMPLY WITH SETBACK REQUIREMENTS DEFINED IN CBC 1808.7.

	4	5	6	7	8	9
SHEARWALL DESCRIPTION (See footnotes 1 & 4)	3/4" ply, C-D or C-C sheathing, (1) side w/ 8d @ 6" o/c edge, 12" o/c field, blocked (See footnote 3)	3/4" ply, C-D or C-C sheathing, (1) side w/ 8d @ 4 1/2" o/c edge, 12" o/c field, blocked (See footnote 3)	3/4" ply, C-D or C-C sheathing, (1) side w/ 8d @ 3" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3 & 4)	3/4" rated STRUCT 1 panel, (1) side w/ 8d @ 3" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3 & 4)	3/4" rated STRUCT 1 panel, (1) side w/ 10d @ 3" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3, 4, & 5)	3/4" rated STRUCT 1 panel, (1) side w/ 10d @ 2" o/c edge, 12" o/c field 3x abutting panel studs blocked (See footnote 3, 4, & 5)
SHEAR VALUE (PLF)	260*	350*	490*	550*	665*	870*
ANCHOR BOLT SPACING	3/8" @ 48" or 1/2" @ 32"	3/8" @ 32" or 1/2" @ 24"	3/8" @ 24" or 1/2" @ 16"	3/8" @ 24" or 1/2" @ 16"	3/8" @ 16" or 1/2" @ 24"	3/8" @ 12" or 1/2" @ 8"
16d (0.148") SILL NAILING	6"	4 1/2"	3 1/2"	3"	1/2" x 4 1/2" SDS screws @ 8"	1/2" x 4 1/2" SDS screws @ 8"
SPACING OF A36/S17P4 FRAMING TO TOP PLATE	32" O.C.	18" O.C.	12" O.C.	12" O.C.	8" O.C.	8" O.C.

SHEAR WALL FOOTNOTES

- AT PLYWOOD OR OSB PS-1 OR PS-2 RATED PANELS USE COMMON NAILS OR GALVANIZED BOX NAILS (2) LAYERS OF PAPER EXTERIOR PLYWOOD REQUIRED. SHEARWALLS SHALL BE APPLIED OVER STUDS @ 16" O.C. GALVANIZED NAILS SHALL NOT BE HOT-DIPPED OR TUMBLED.
- SILL PLATES & WASHERS SHALL COMPLY WITH THE CONCRETE FOUNDATION CONSTRUCTION AND WOOD FRAMING CONSTRUCTION NOTES. (SEE NOTES #206, 208, 209, 307, 308, 309, ETC.)
- IN PLYWOOD SHEARWALLS, THE EDGE OF THE 3" SQUARE WASHERS (SEE NOTE #206) SHALL BE 1/2" OR LESS FROM THE EDGE OF THE SILL PLATE ON THE SIDE OF THE SHEATHING. ALL NAILING SHALL BE 3/8" MIN. FROM THE EDGE OF SHEATHING.
- WHERE ALLOWABLE SHEAR VALUES EXCEED 350 PLF (SHEARWALL TYPES 6, 7, 8, & 9) ALL FRAMING RECEIVING NAILING FROM ABUTTING PANEL EDGES SHALL NOT BE LESS THAN A SINGLE 3" NOMINAL MEMBER OR (2) 2X MEMBERS NAILED WITH 10D, SPACING EQUAL TO THE E.N. SPACING. PLYWOOD JOINT AND SILL NAILING SHALL BE STAGGERED.
- IN SHEARWALL TYPES 8 & 9, SILL PLATE NAILING SHALL BE STAGGERED. AT SECOND FLOOR CONDITIONS, PROVIDE ADEQUATE RIM OR BLOCKING TO PREVENT SPLITTING.
- ALLOWABLE SHEAR VALUES FOR PLYWOOD SHEARWALLS MAY BE INCREASED BY 40% UNDER WIND LOADING.



* PLEASE REFER TO NOTES 311 & 401 ON S1 FOR LUMBER GRADE SPECIFICATIONS.

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project
Town of Paradise
Pre-Approved
ADU Program

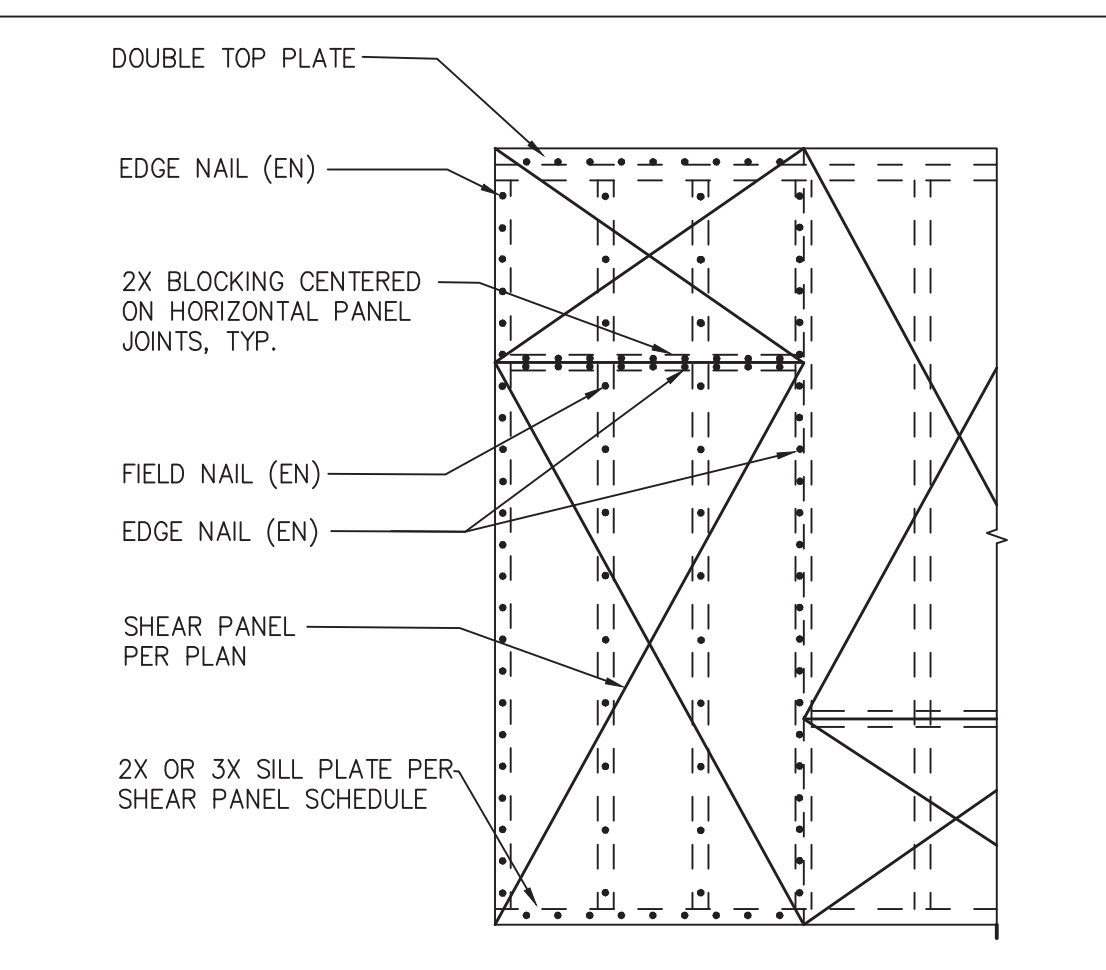
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Foundation & Framing Plan
 Ranch

date ## Month 20##

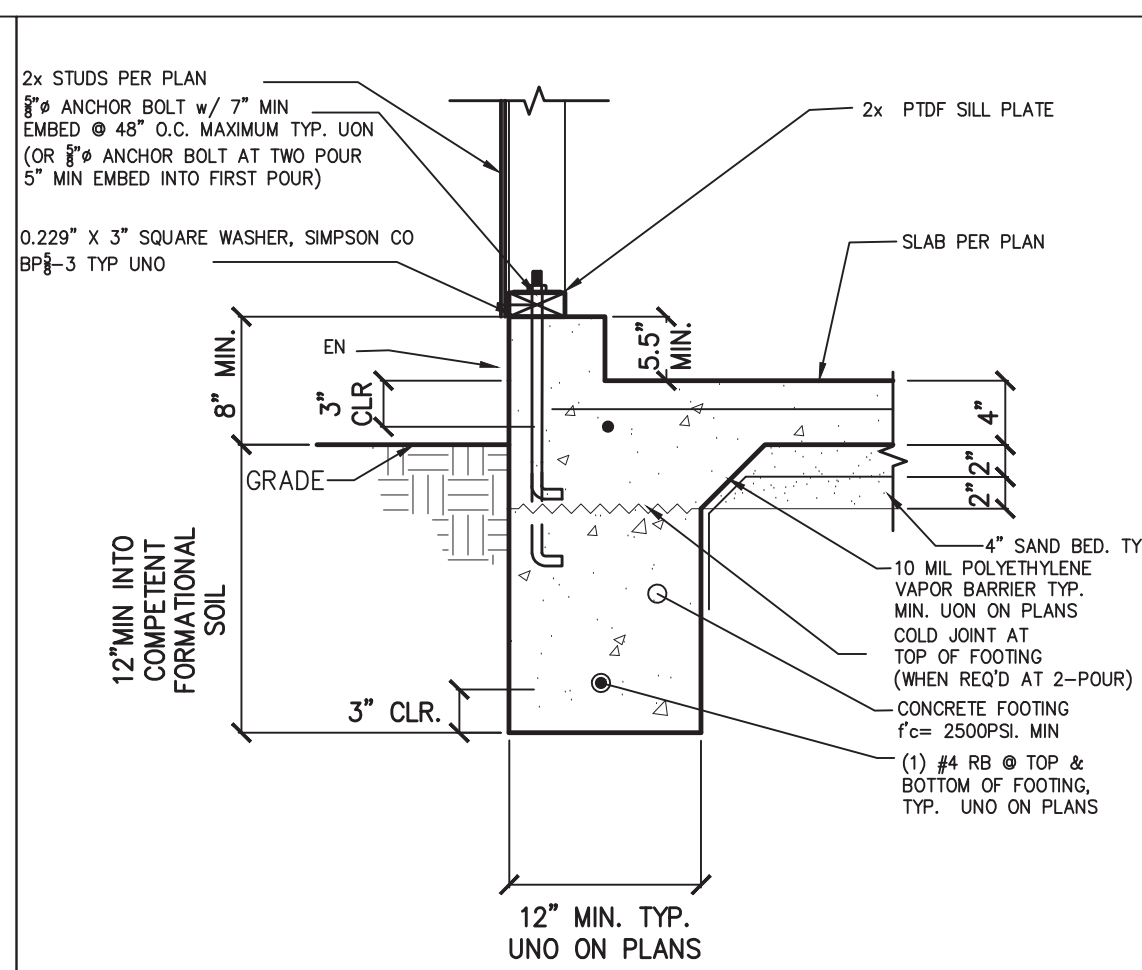
project no. 20##_xxxxxx

drawn by xxx/xxx

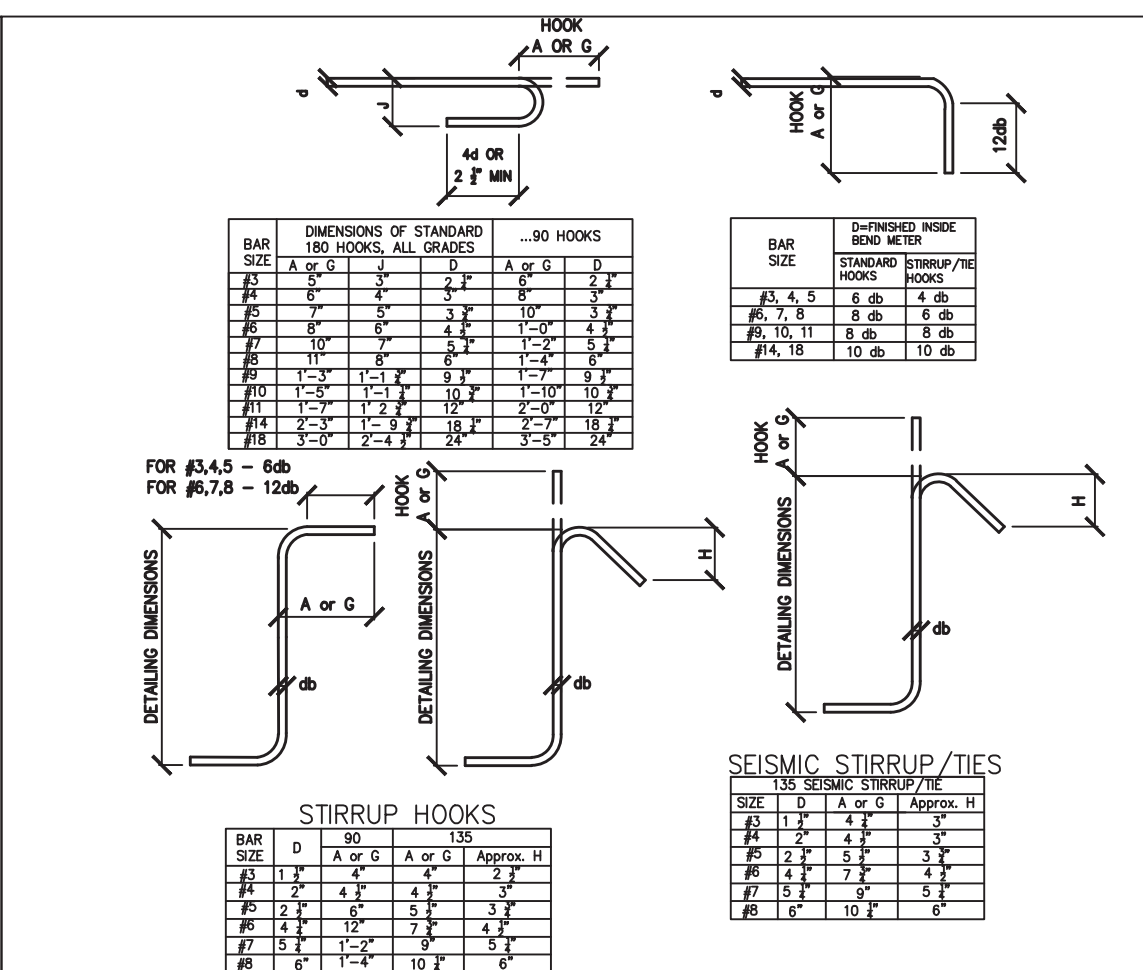
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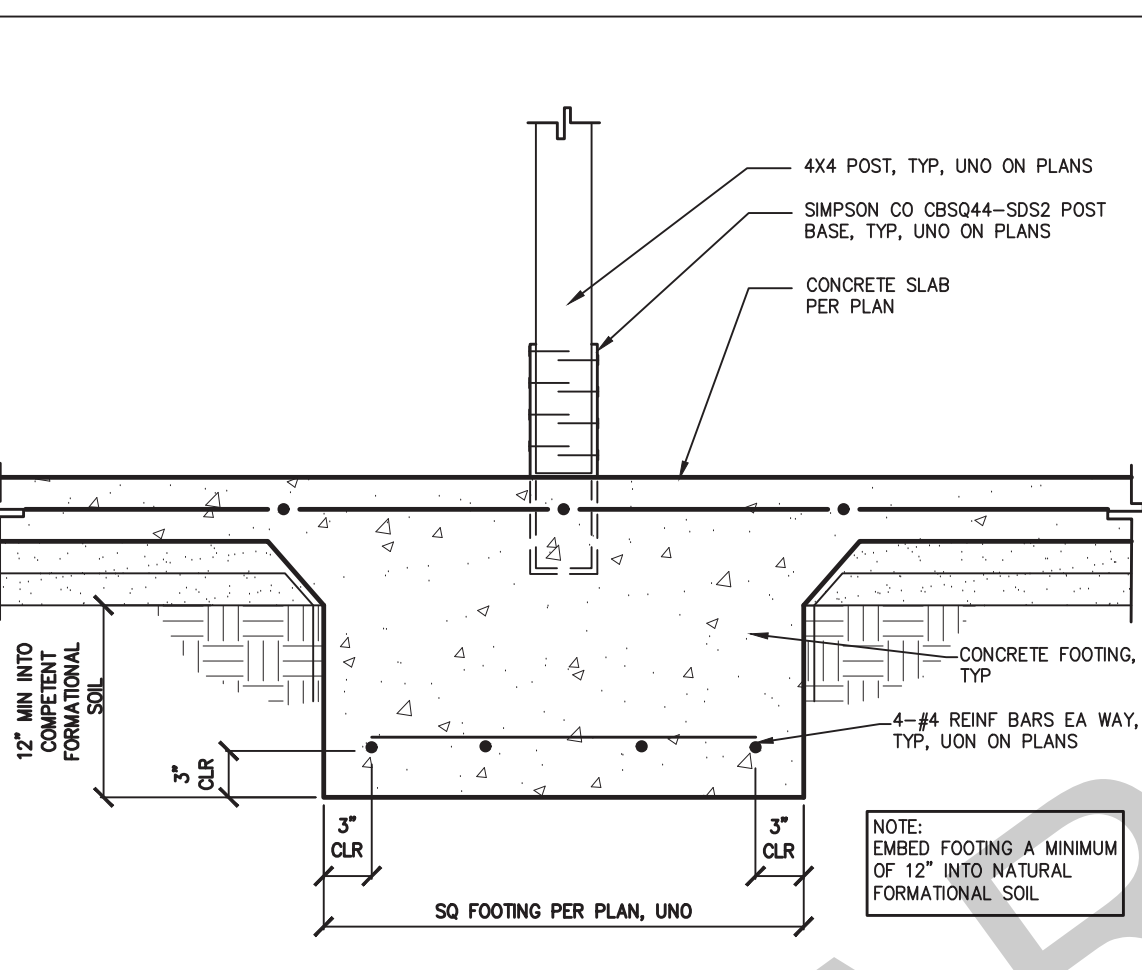
17 TYPICAL SHEAR PANEL SCALE: NTS



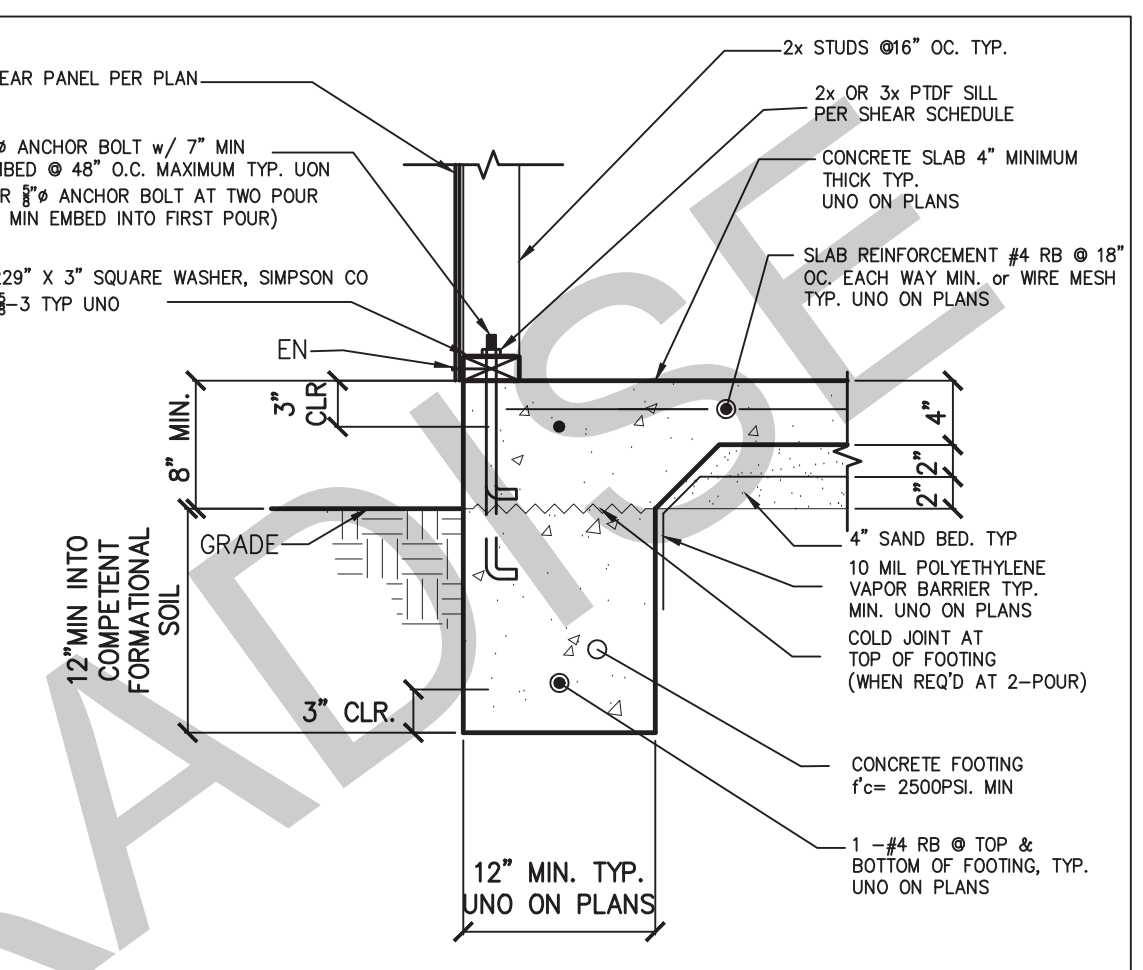
13 EXTERIOR WALL AT PORCH FOOTING SCALE: 1"=1'-0"



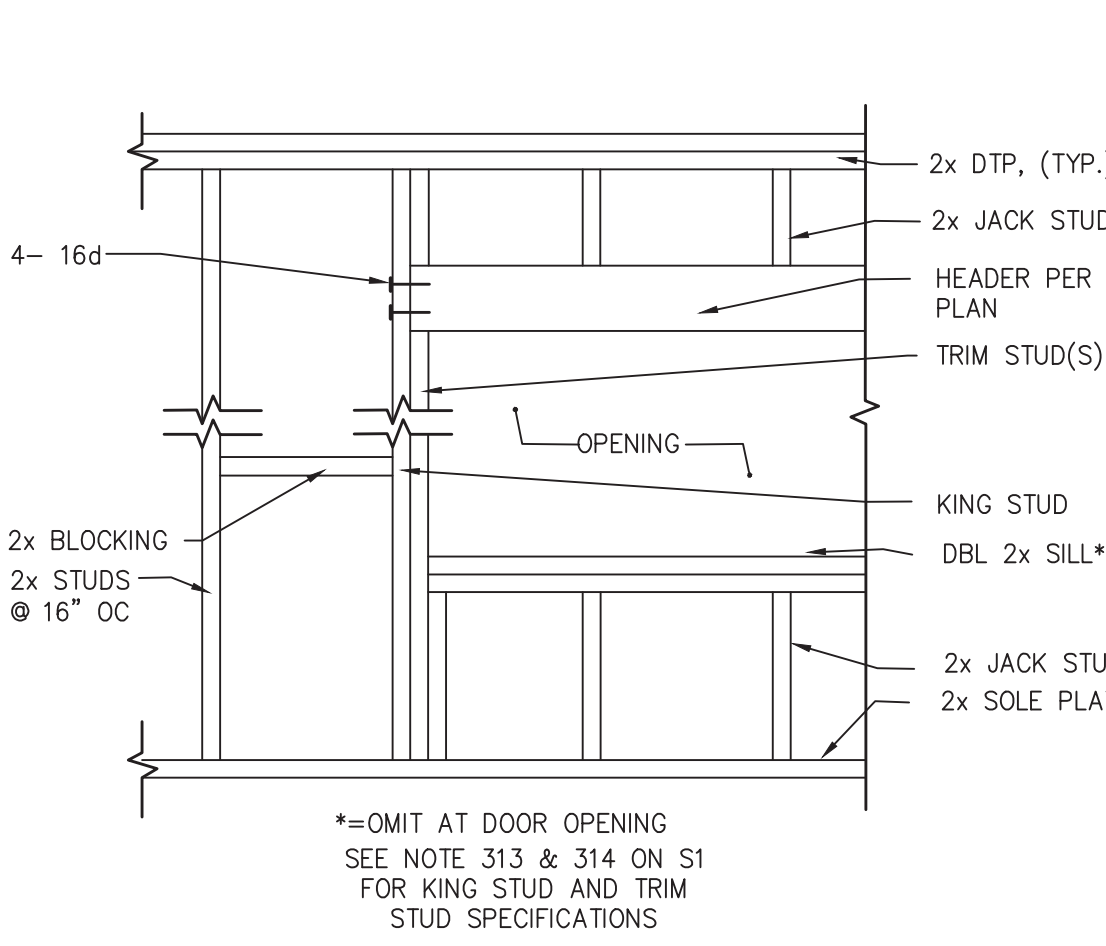
9 STANDARD HOOK DETAILS SCALE: NTS



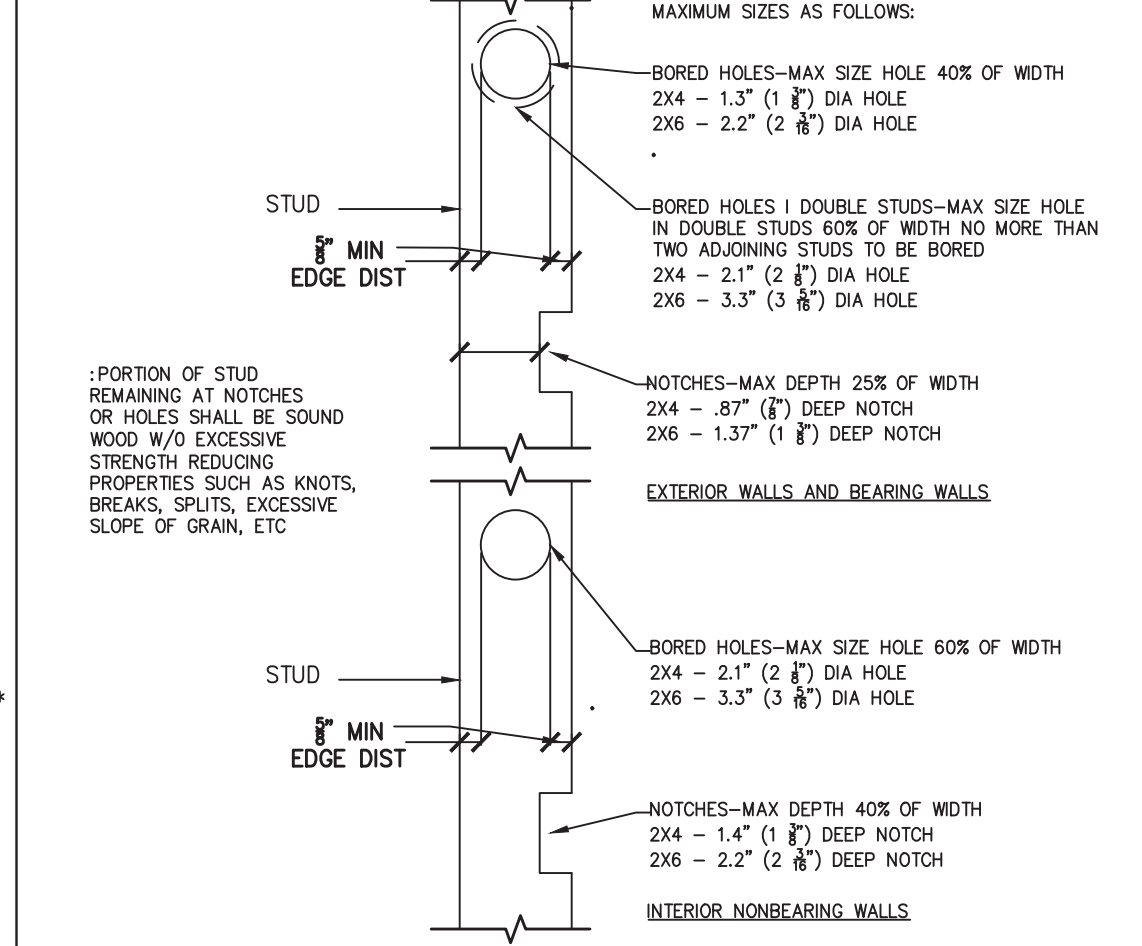
5 POST FOOTING WITH SLAB SCALE: 1"=1'-0"



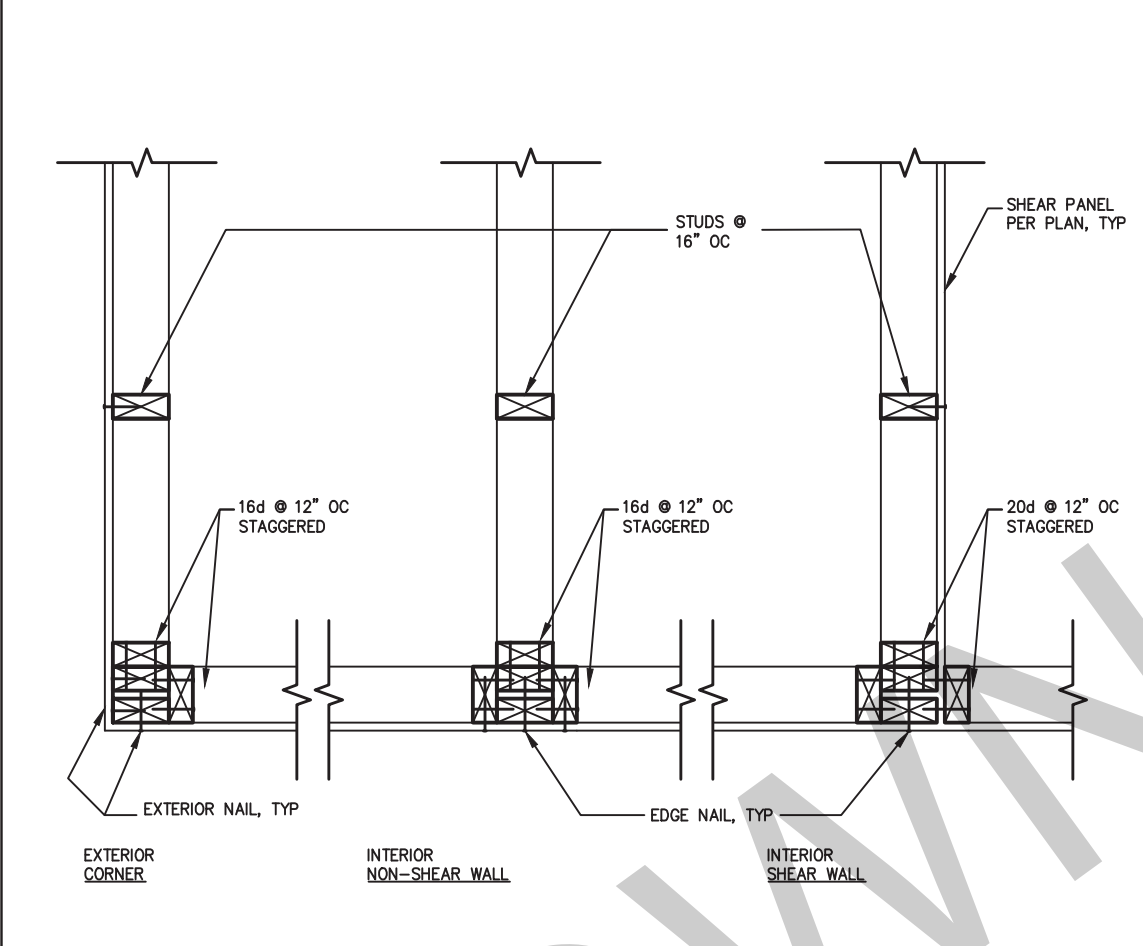
1 EXTERIOR FOOTING, TYPICAL SCALE: 1"=1'-0"



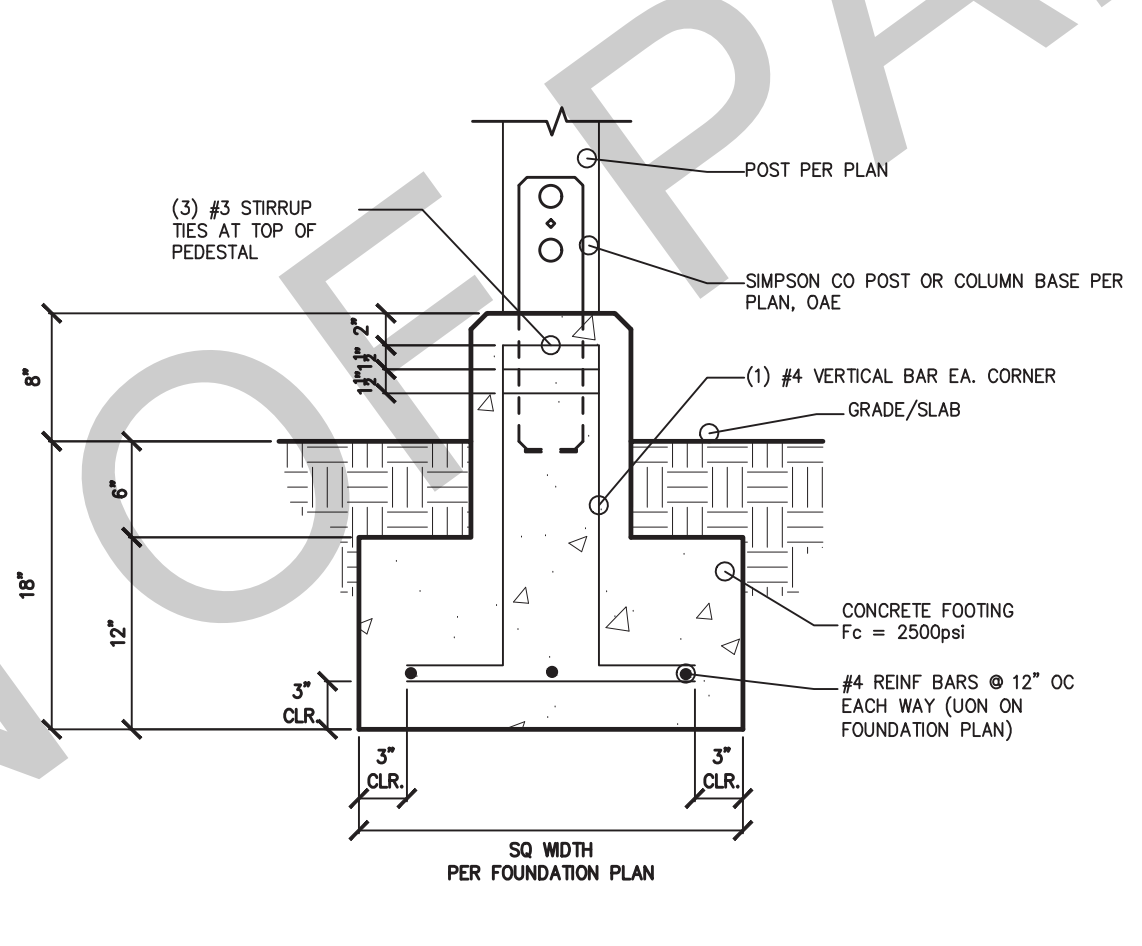
18 FRAMING FOR ROUGH WINDOW OR DOOR OPENING SCALE: 1 1/2"=1'-0"



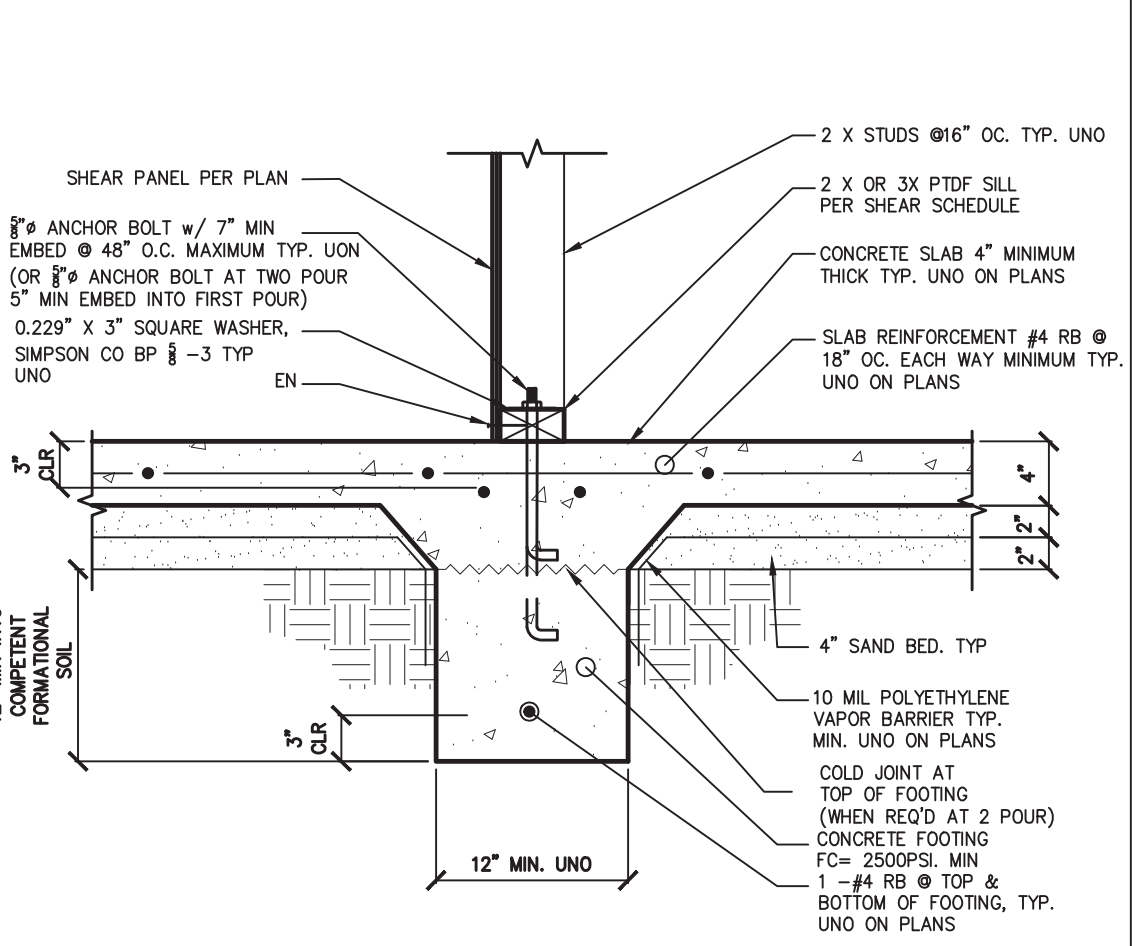
14 STUD CUTTING, BORING AND NOTCHING SCALE: 1"=1'-0"



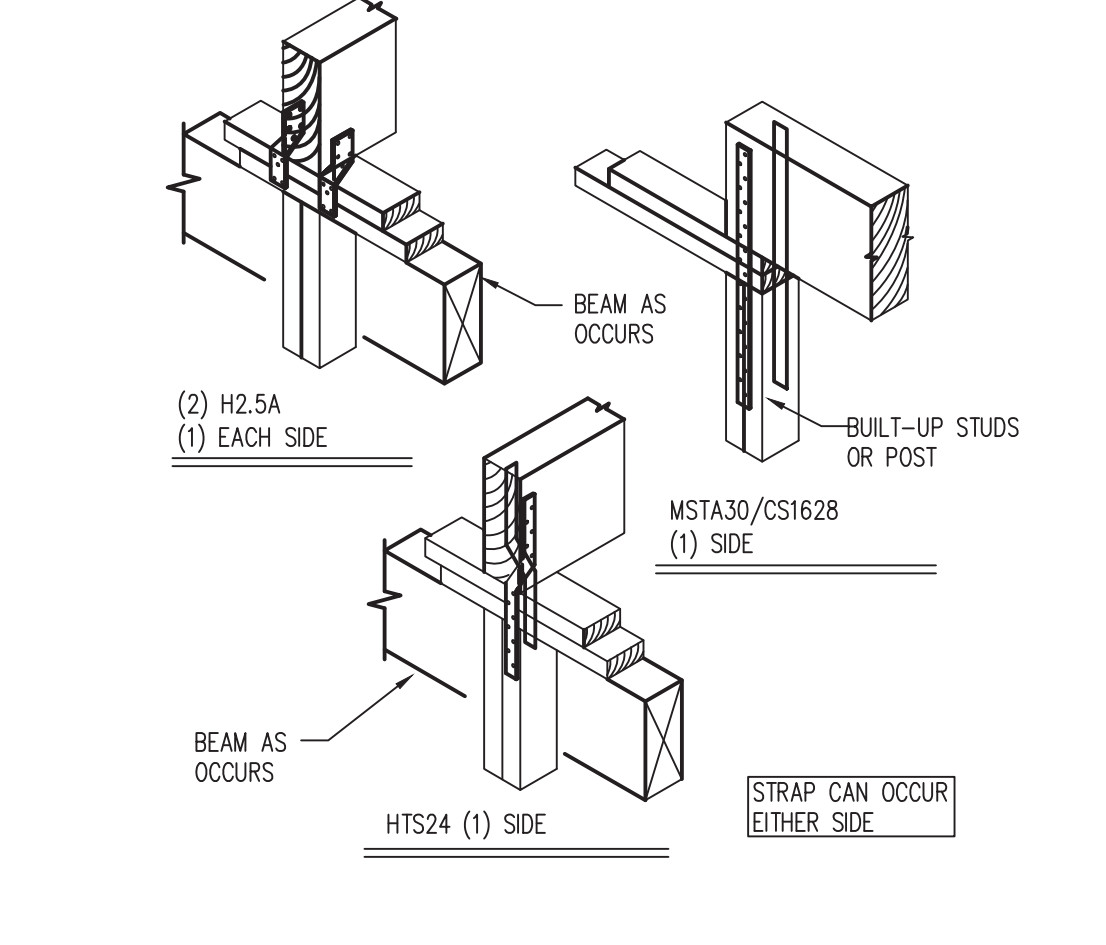
10 STUD WALL INTERSECTION SCALE: 1"=1'-0"



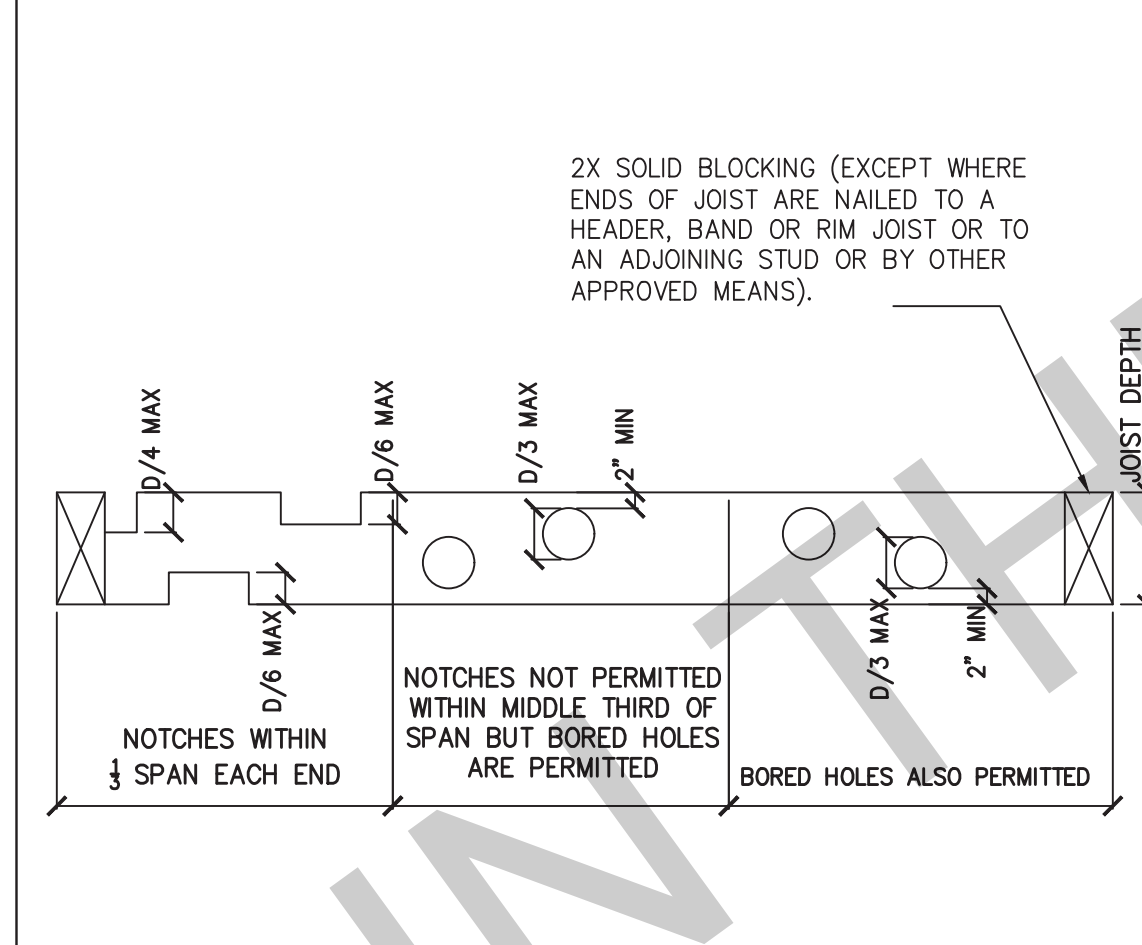
6 TYPICAL POST FOOTING SCALE: 1"=1'-0"



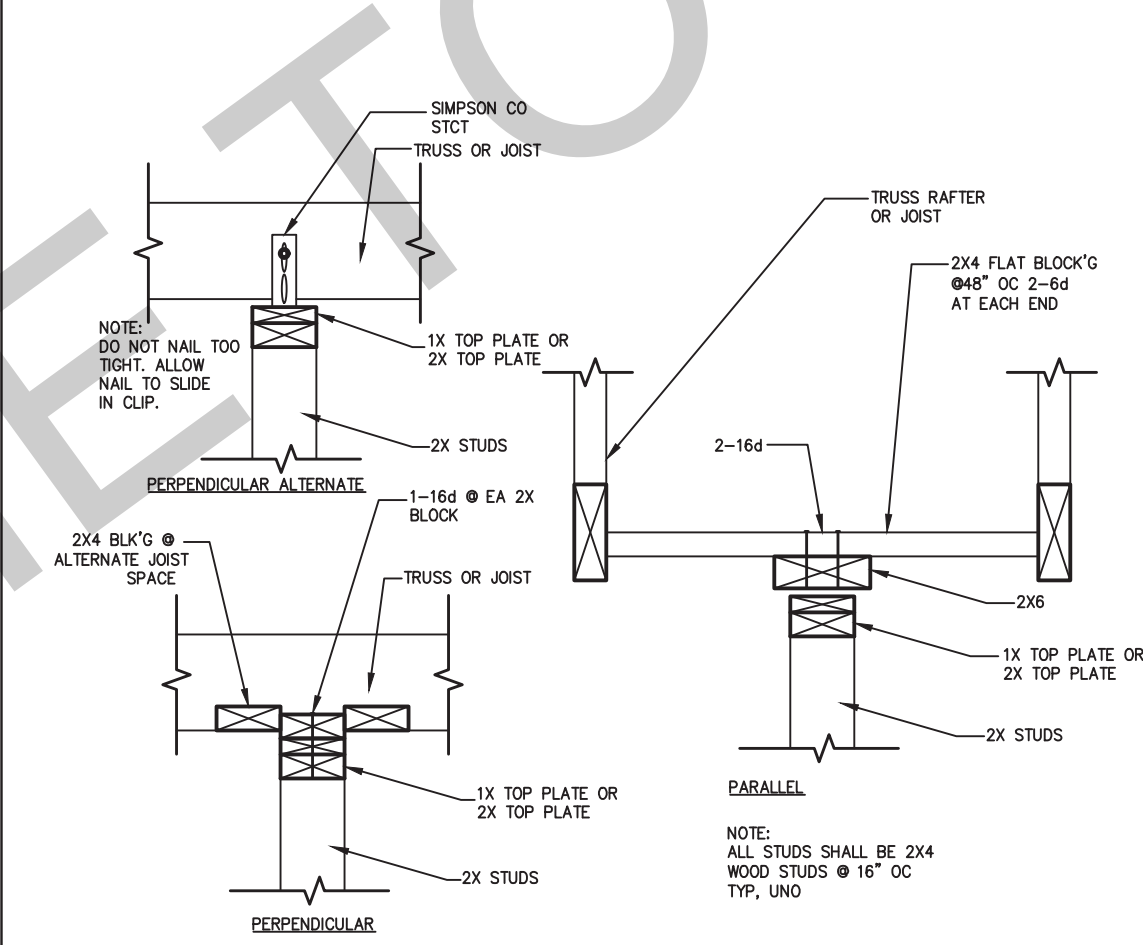
2 SLAB ON GRADE ONE STORY INTERIOR FOOTING SCALE: 1"=1'-0"



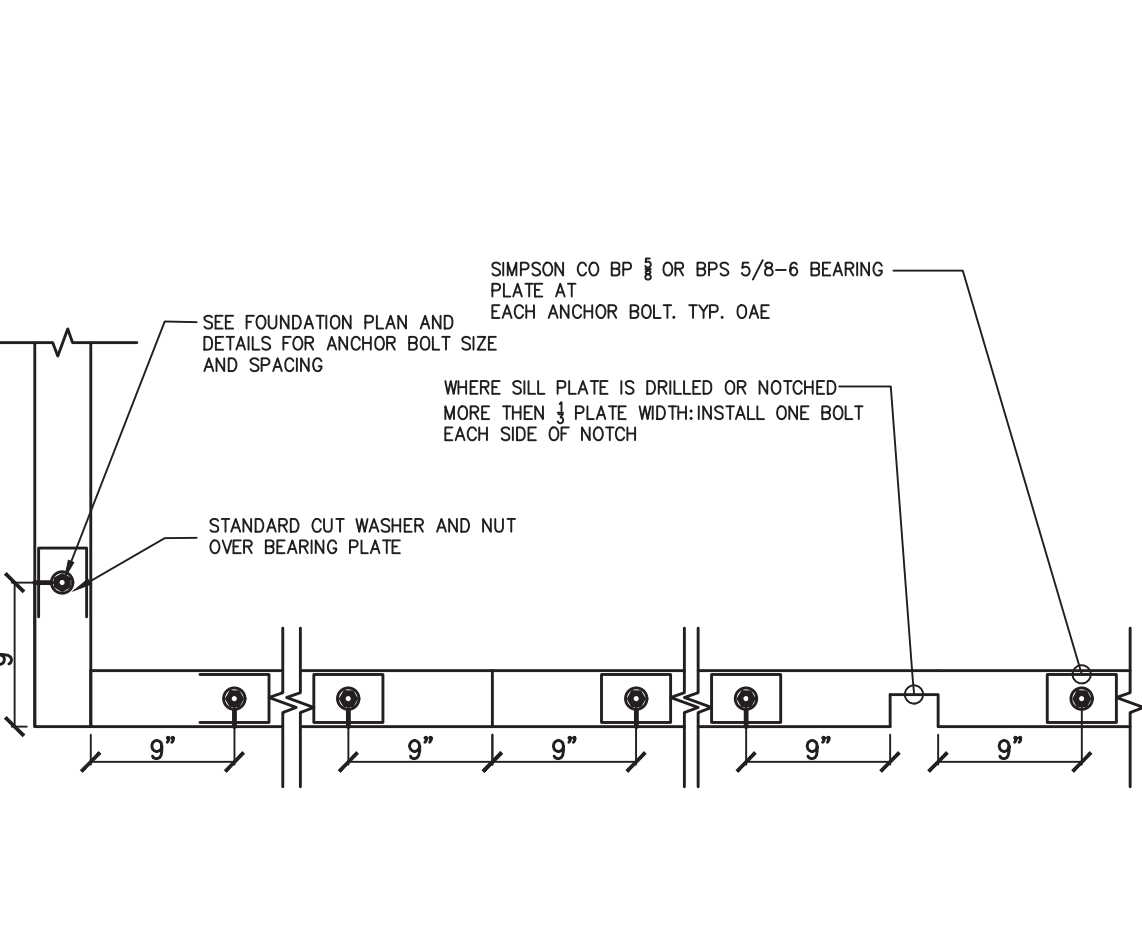
19 SUPPORT COLUMN TO BEAM SCALE: 1"=1'-0"



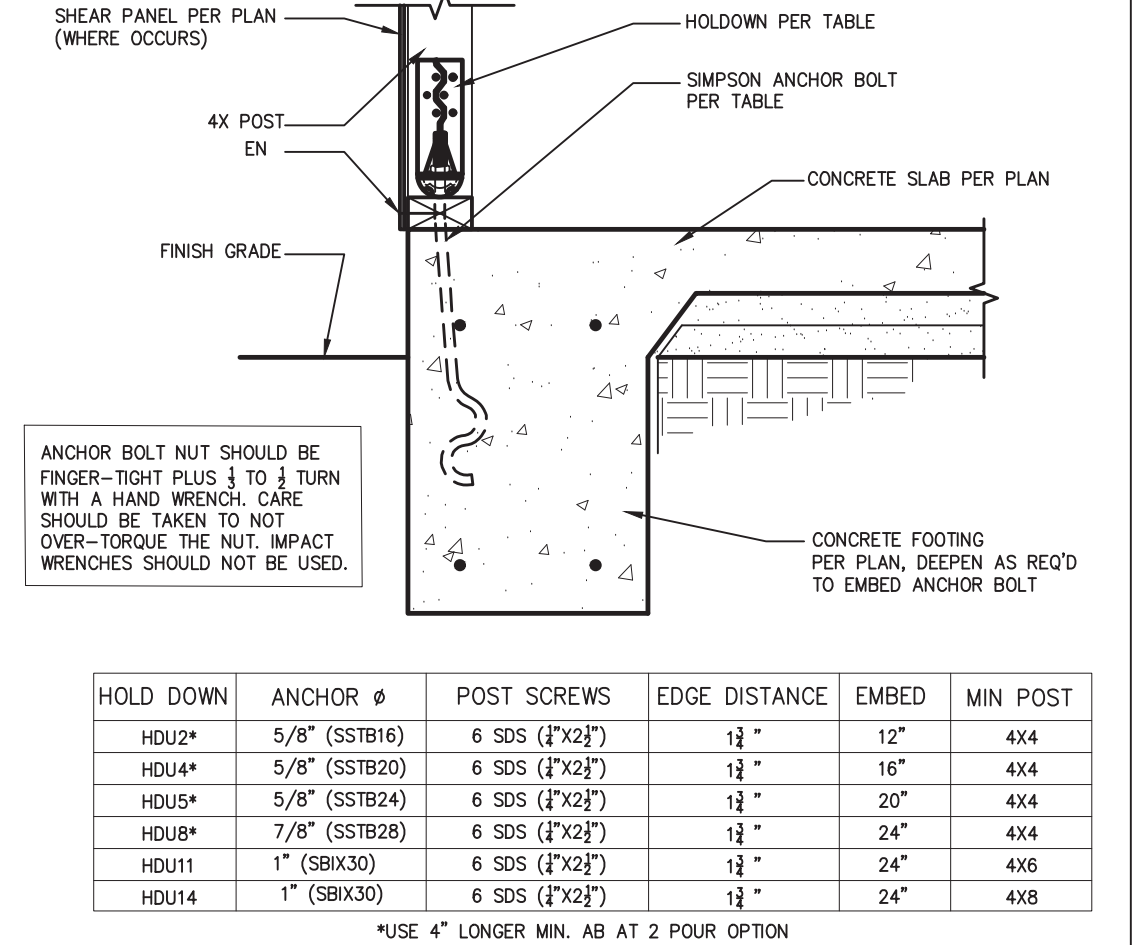
15 JOIST CUTTING, BORING AND NOTCHING SCALE: NTS



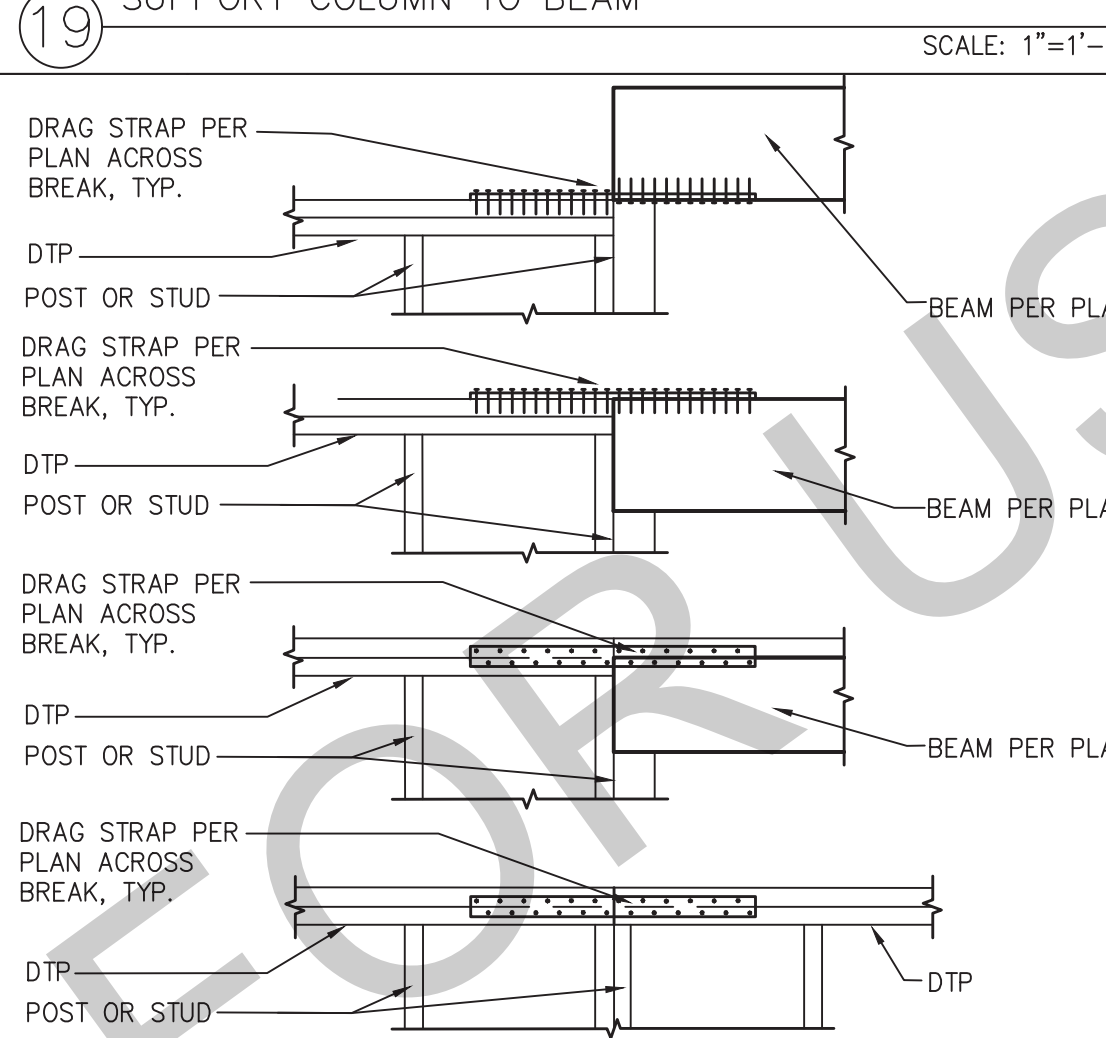
11 NON-BEARING/NON-SHEAR PARTITIONS AT TOP PLATE SCALE: 1"=1'-0"



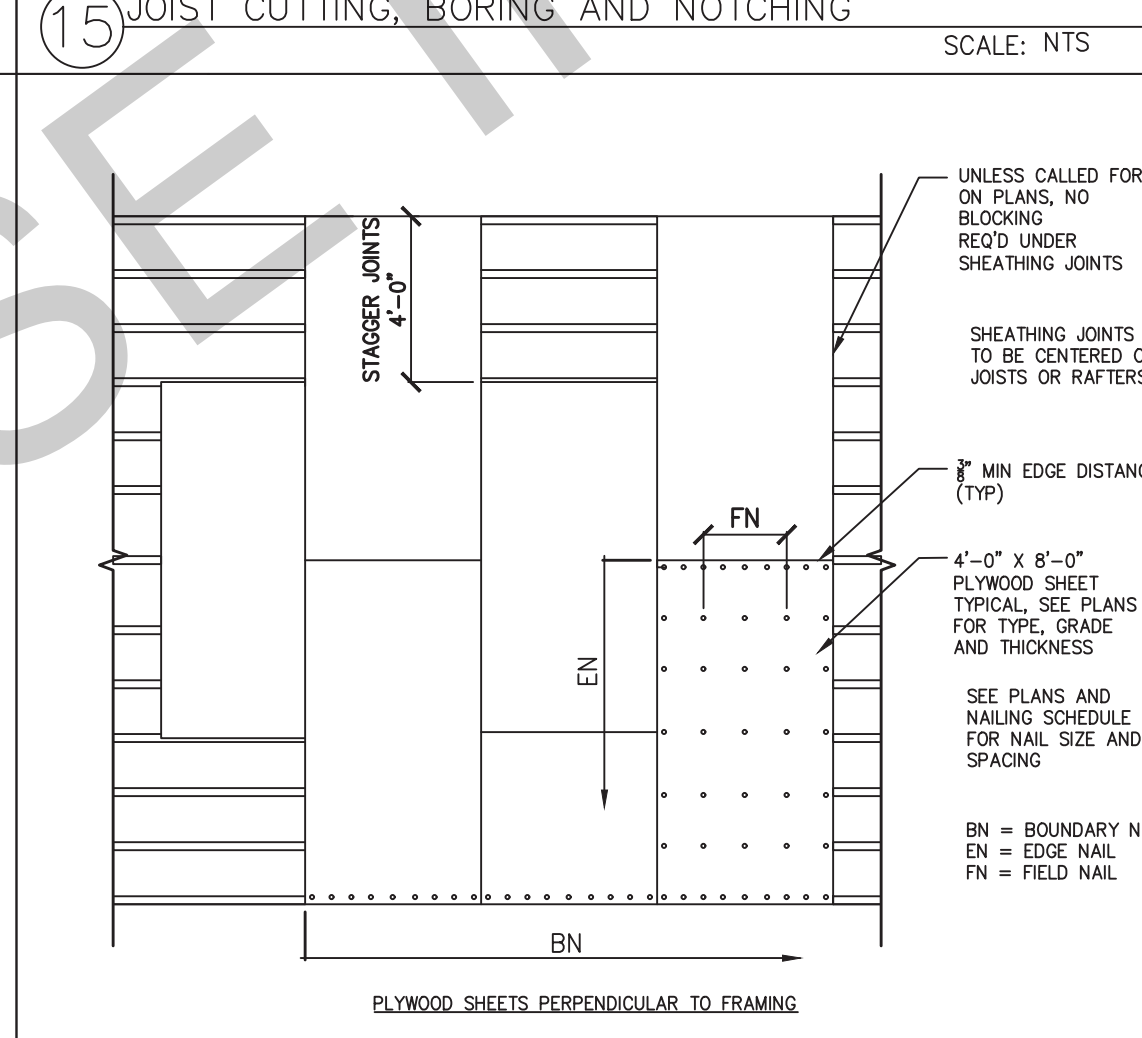
7 SILL PLATE ANCHOR BOLTING SCALE: 1"=1'-0"



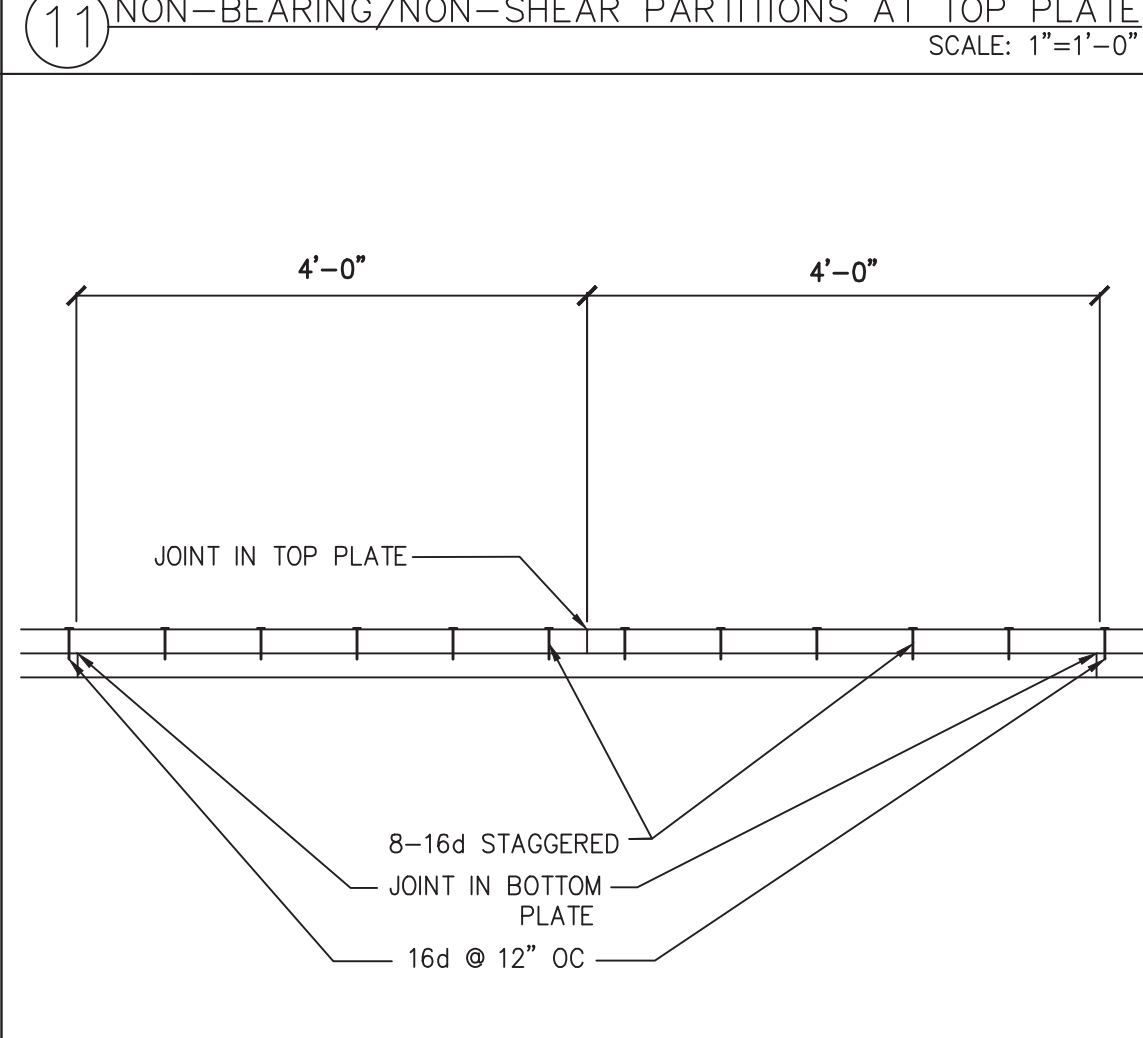
3 HOLDOWN - PERIMETER FOOTING SCALE: 1"=1'-0"



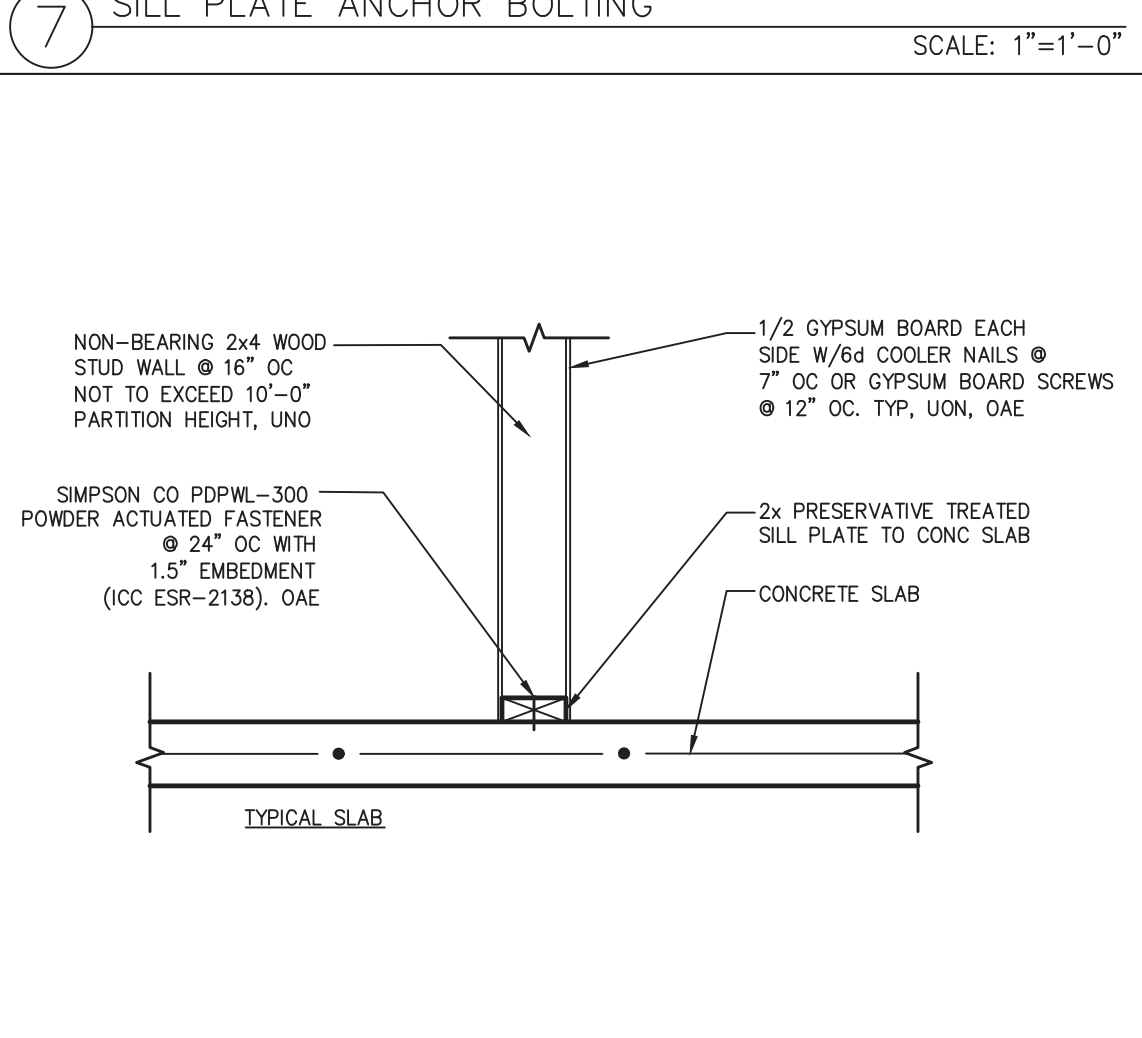
20 DRAG STRAP AT TP TO BM OR TP SCALE: 1"=1'-0"



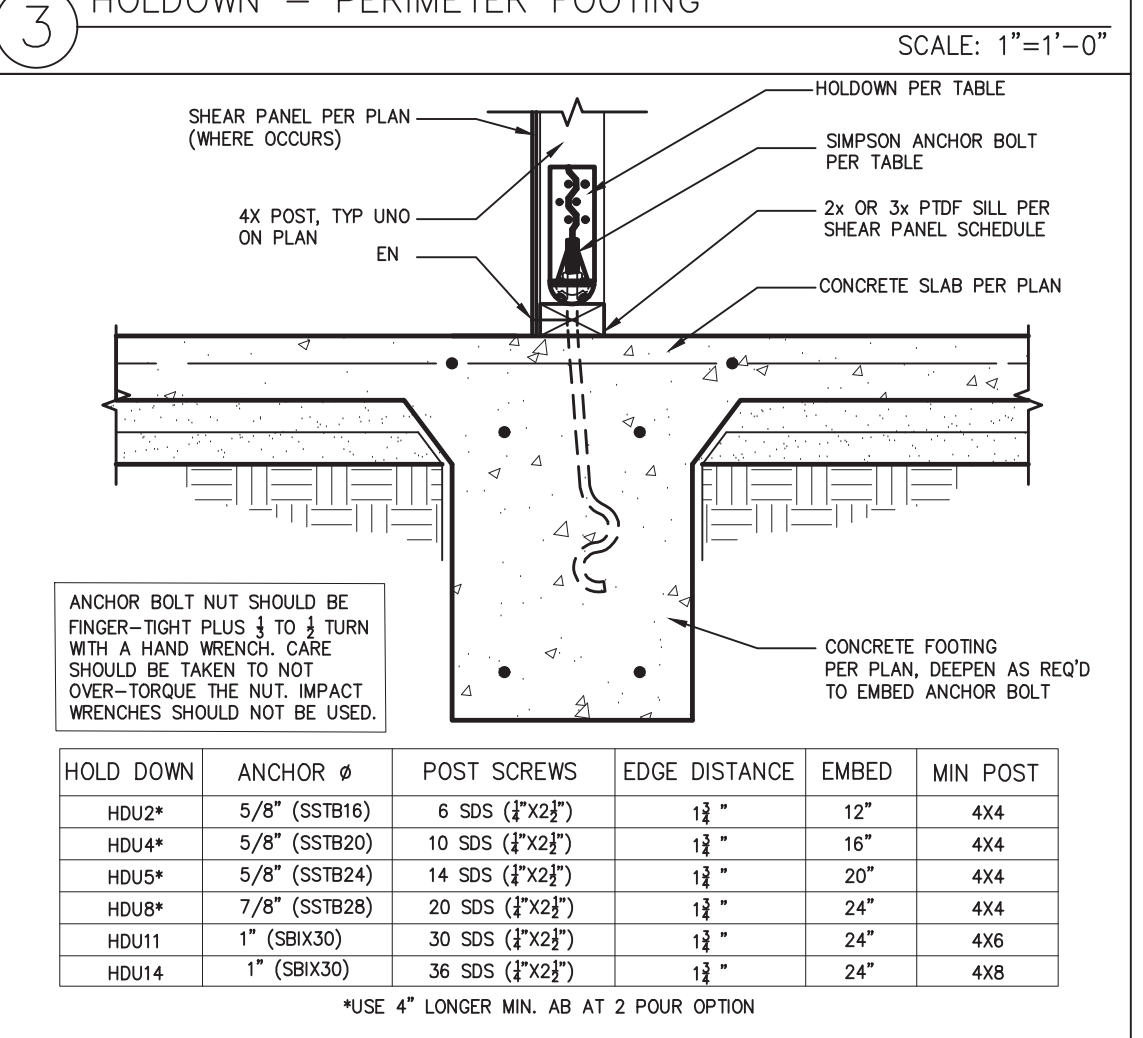
16 WOOD ROOF AND FLOOR SHEATHING LAYOUT SCALE: 1"=1'-0"



12 DOUBLE TOP-PLATE SPLICE SCALE: NTS

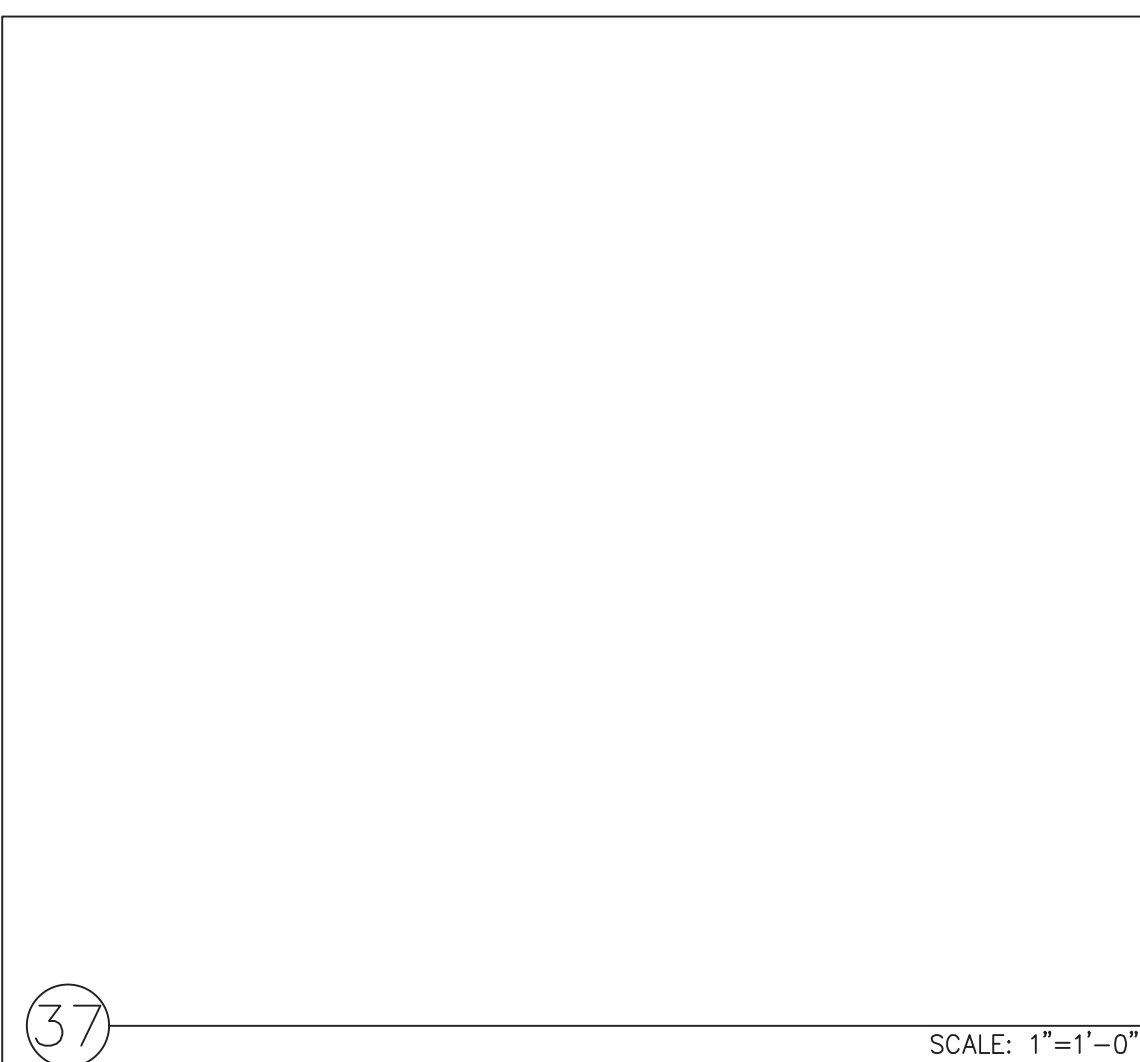


8 NON-BEARING INTERIOR STUD WALL TO CONCRETE SLAB SCALE: 1"=1'-0"

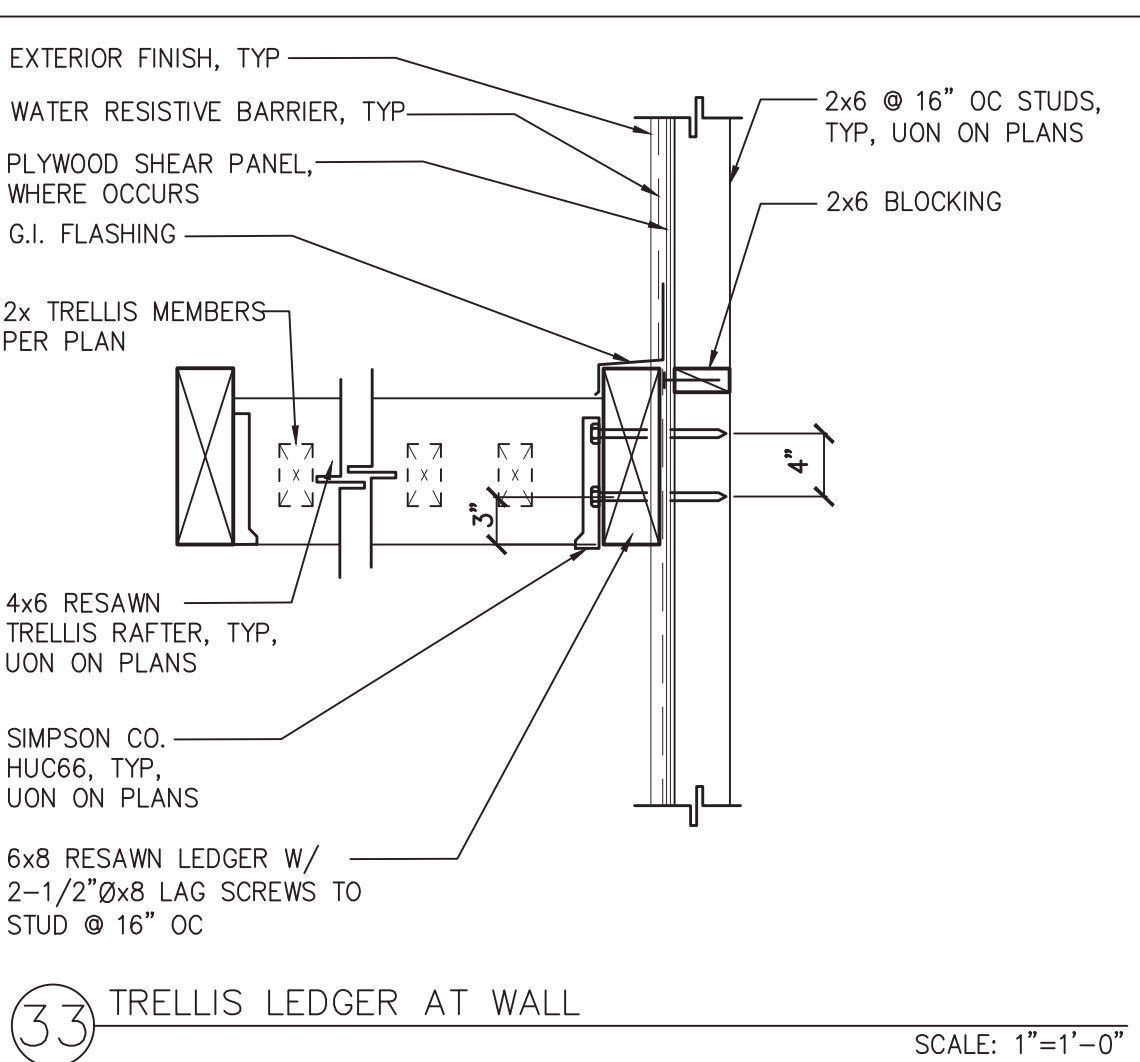


4 HOLDOWN - INTERIOR FOOTING SCALE: 1"=1'-0"

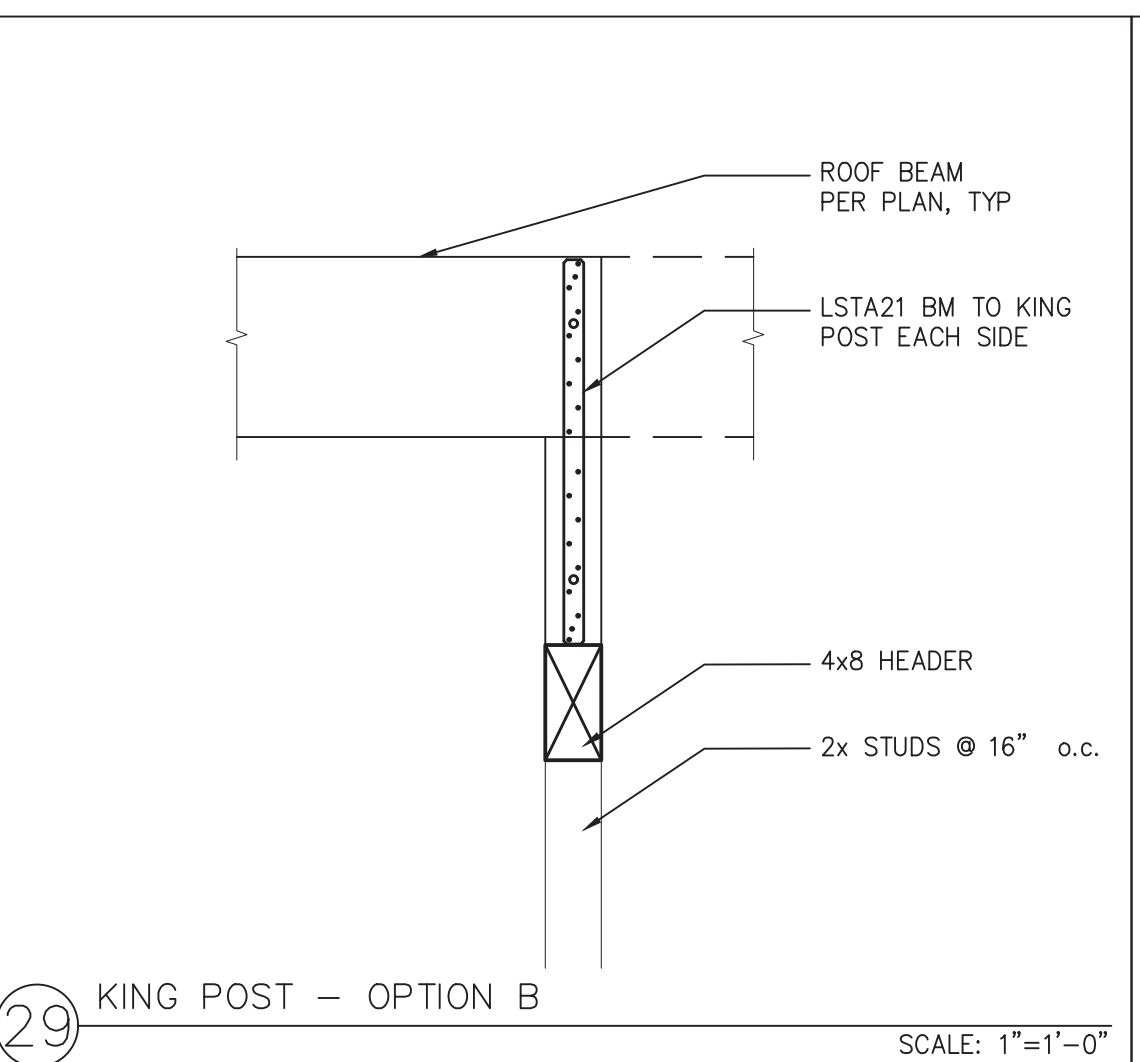
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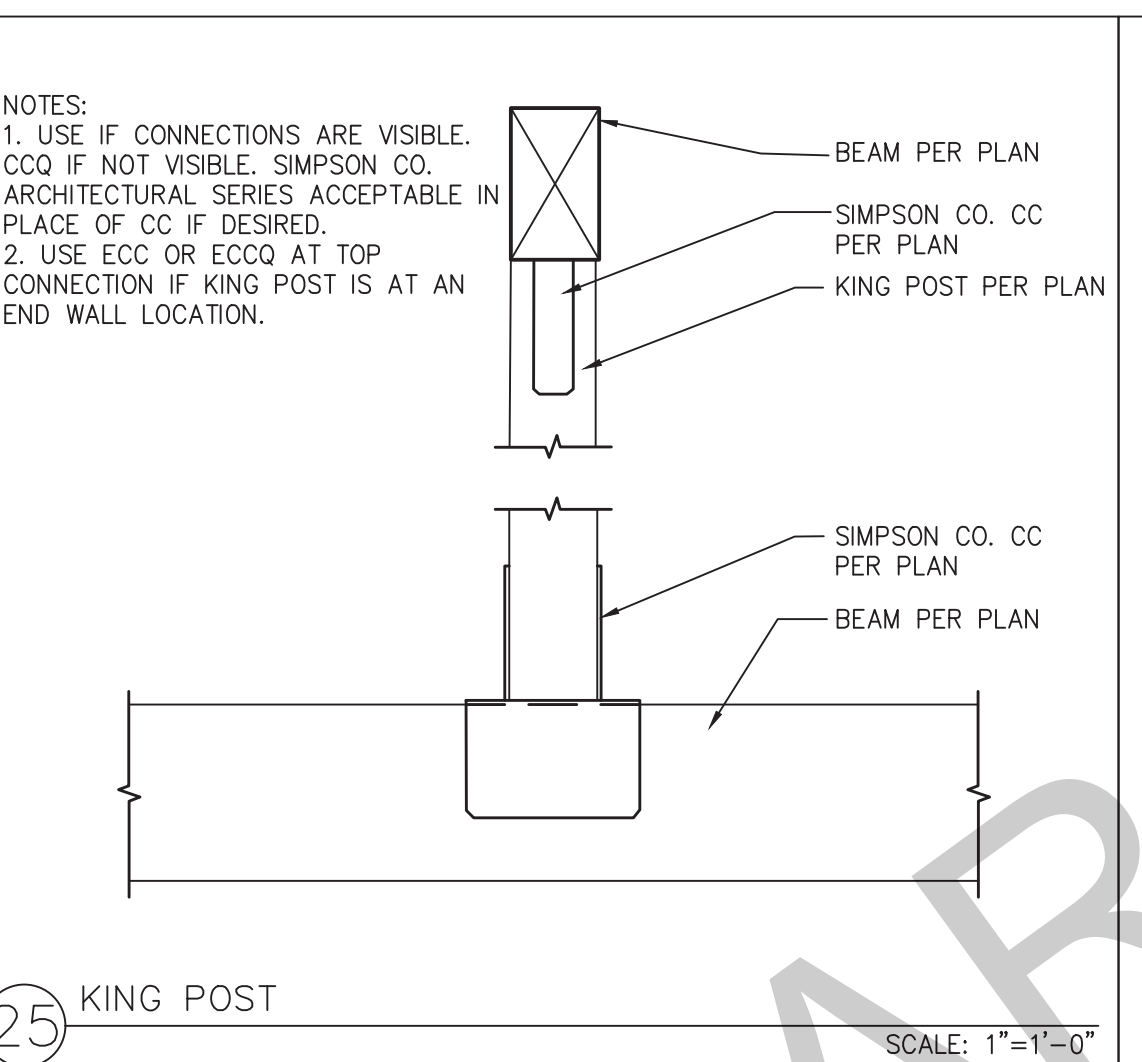
37 TRELLIS LEDGER AT WALL SCALE: 1"=1'-0"



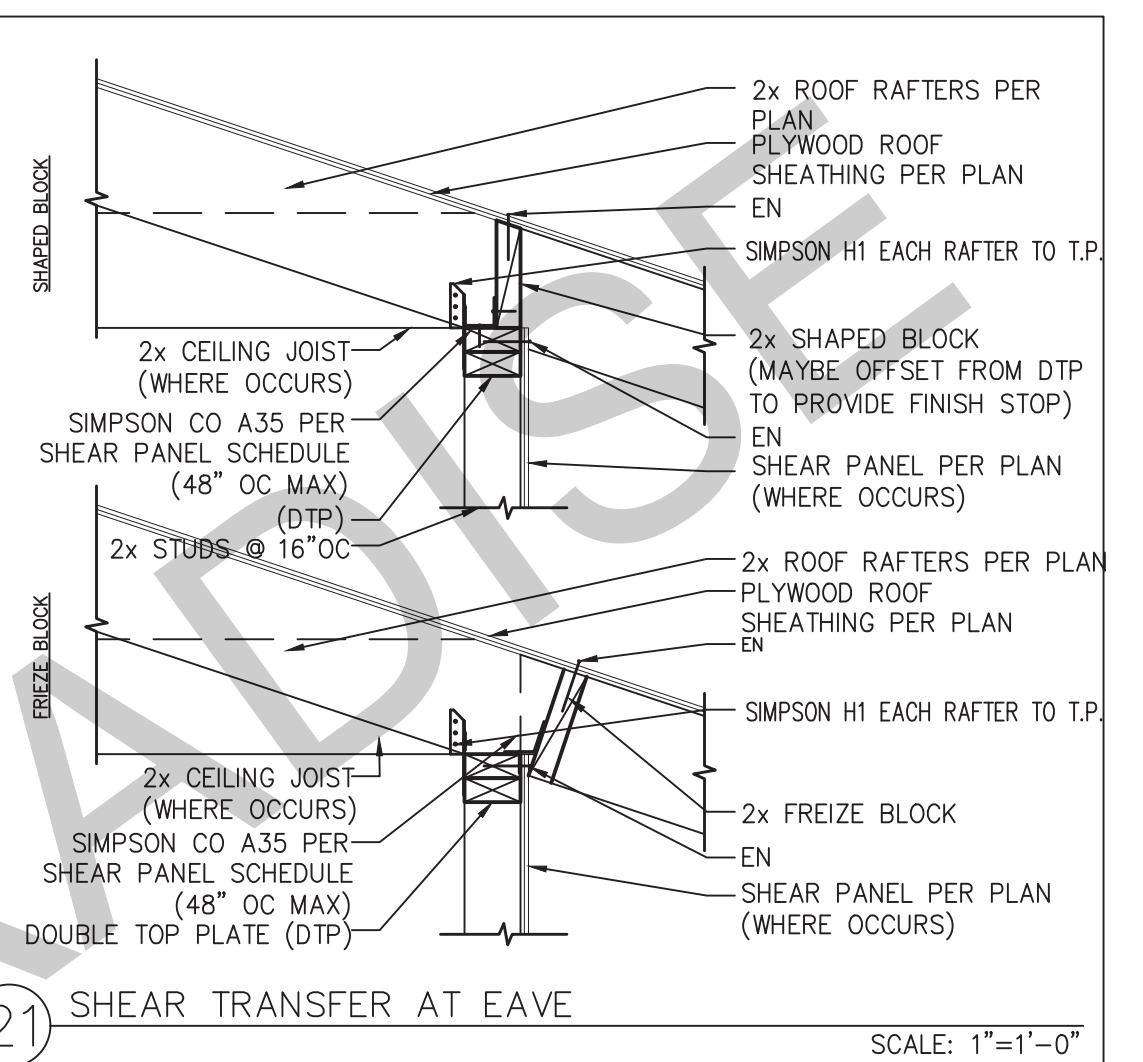
38 TRELLIS LEDGER AT WALL SCALE: 1"=1'-0"



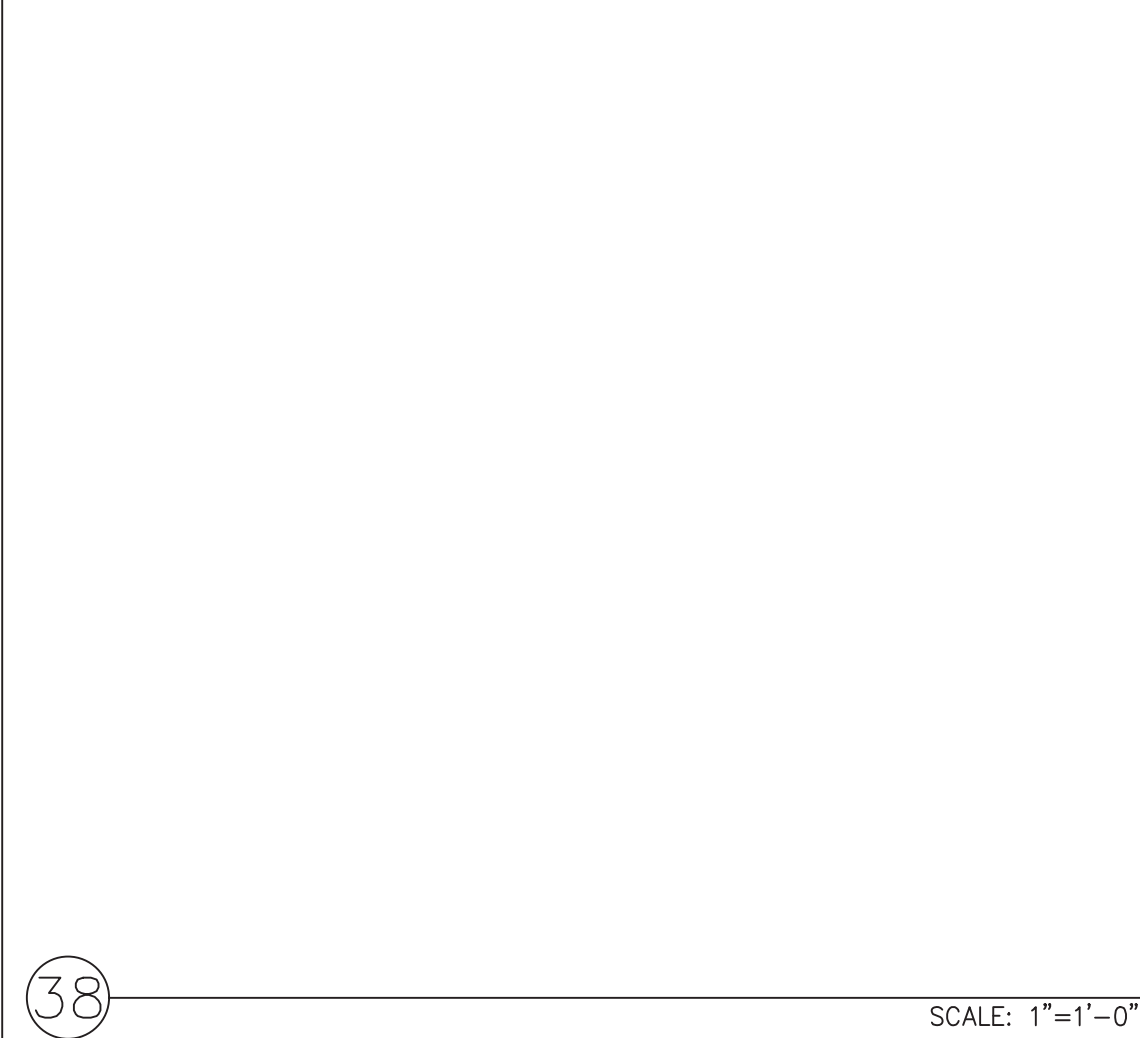
39 KING POST - OPTION B SCALE: 1"=1'-0"



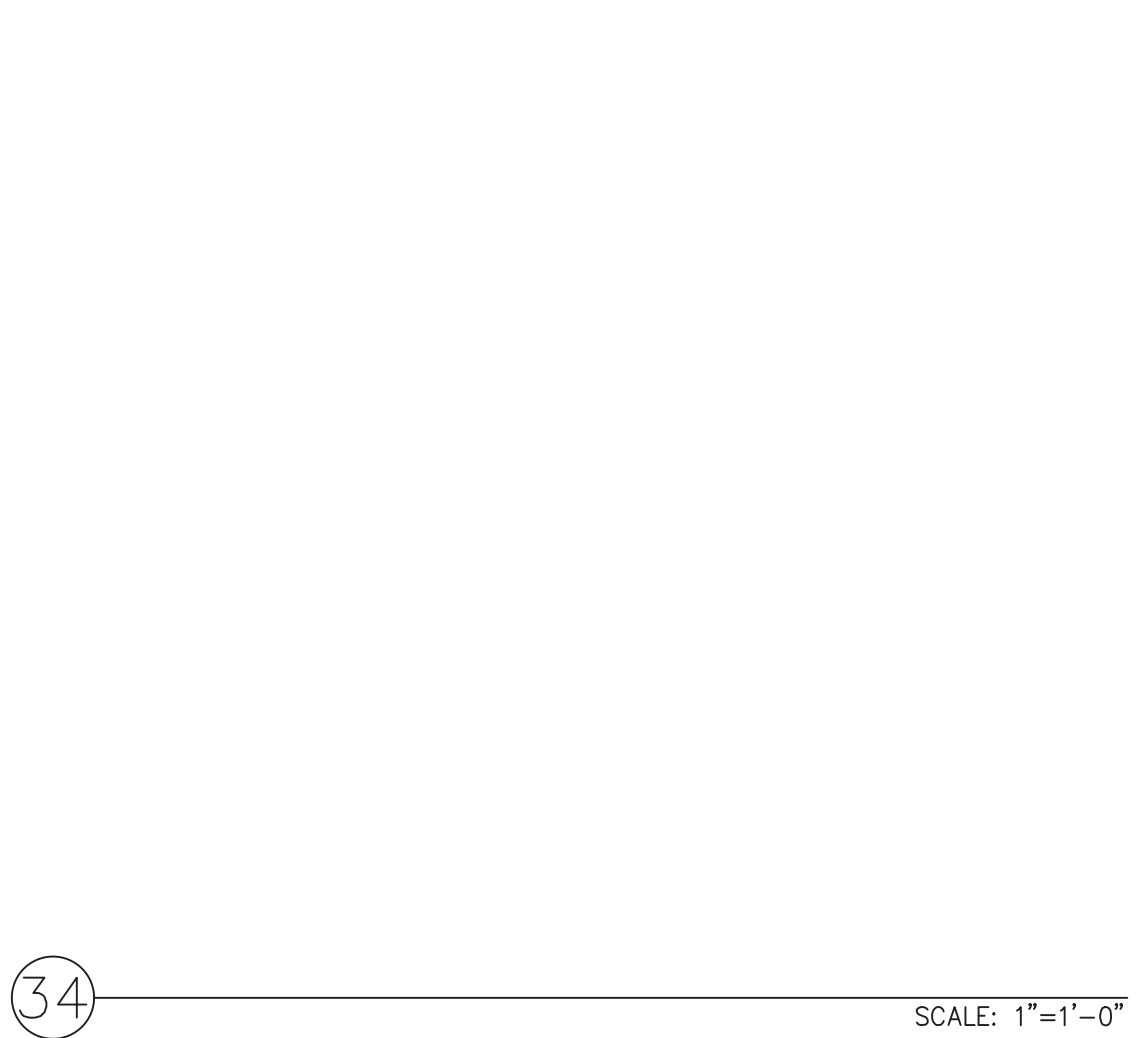
40 KING POST SCALE: 1"=1'-0"



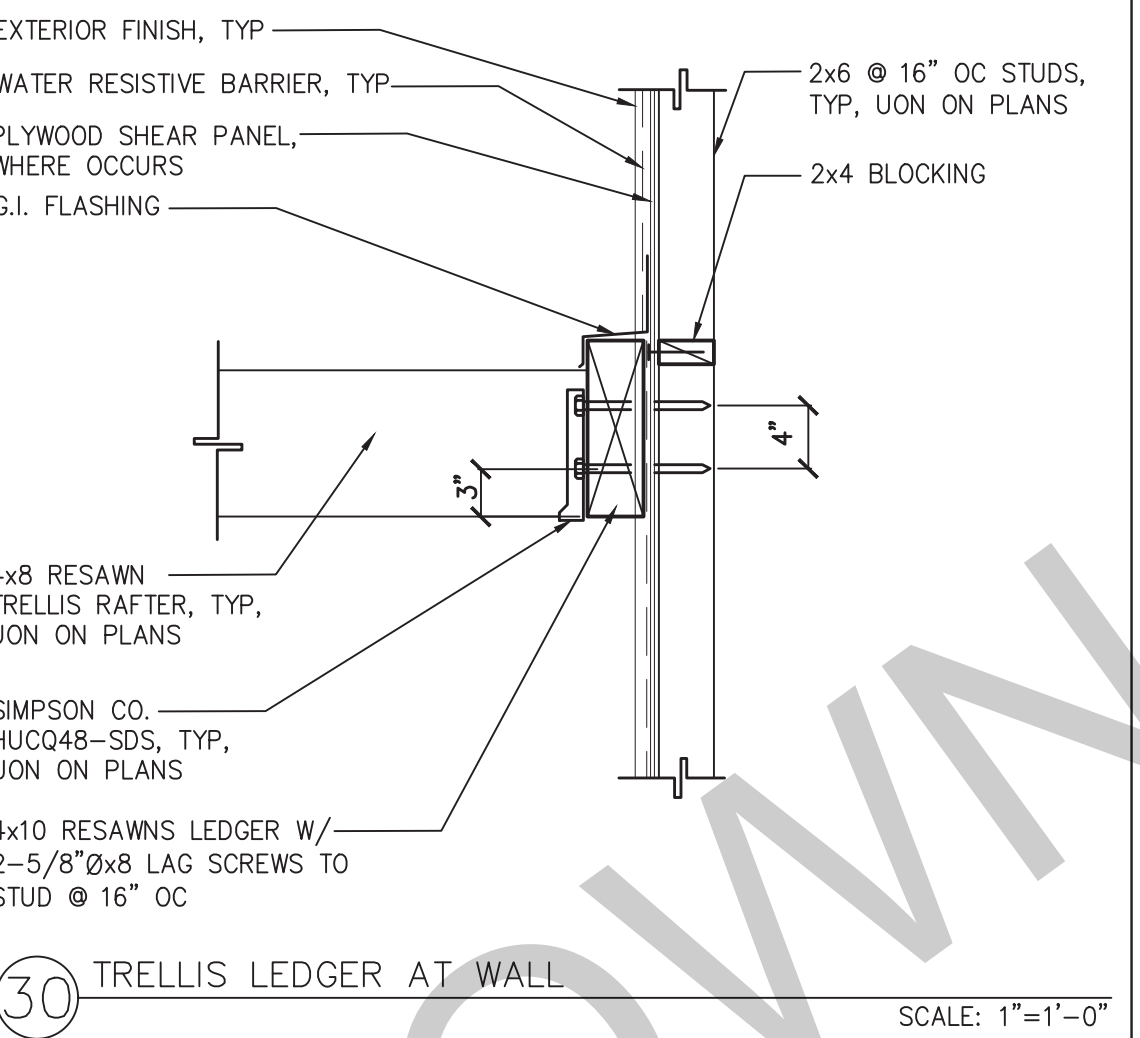
41 SHEAR TRANSFER AT EAVE SCALE: 1"=1'-0"



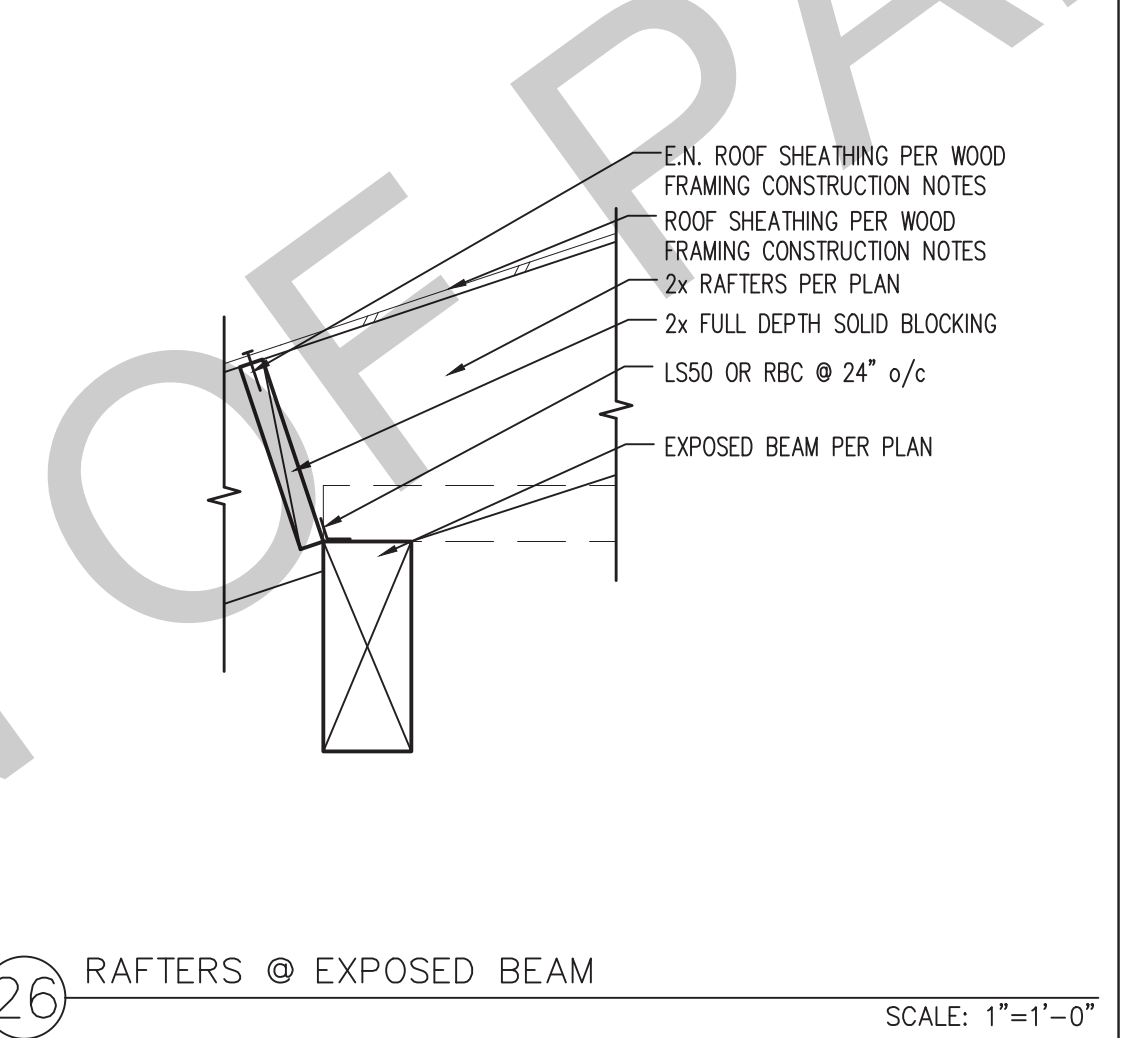
33 TRELLIS LEDGER AT WALL SCALE: 1"=1'-0"



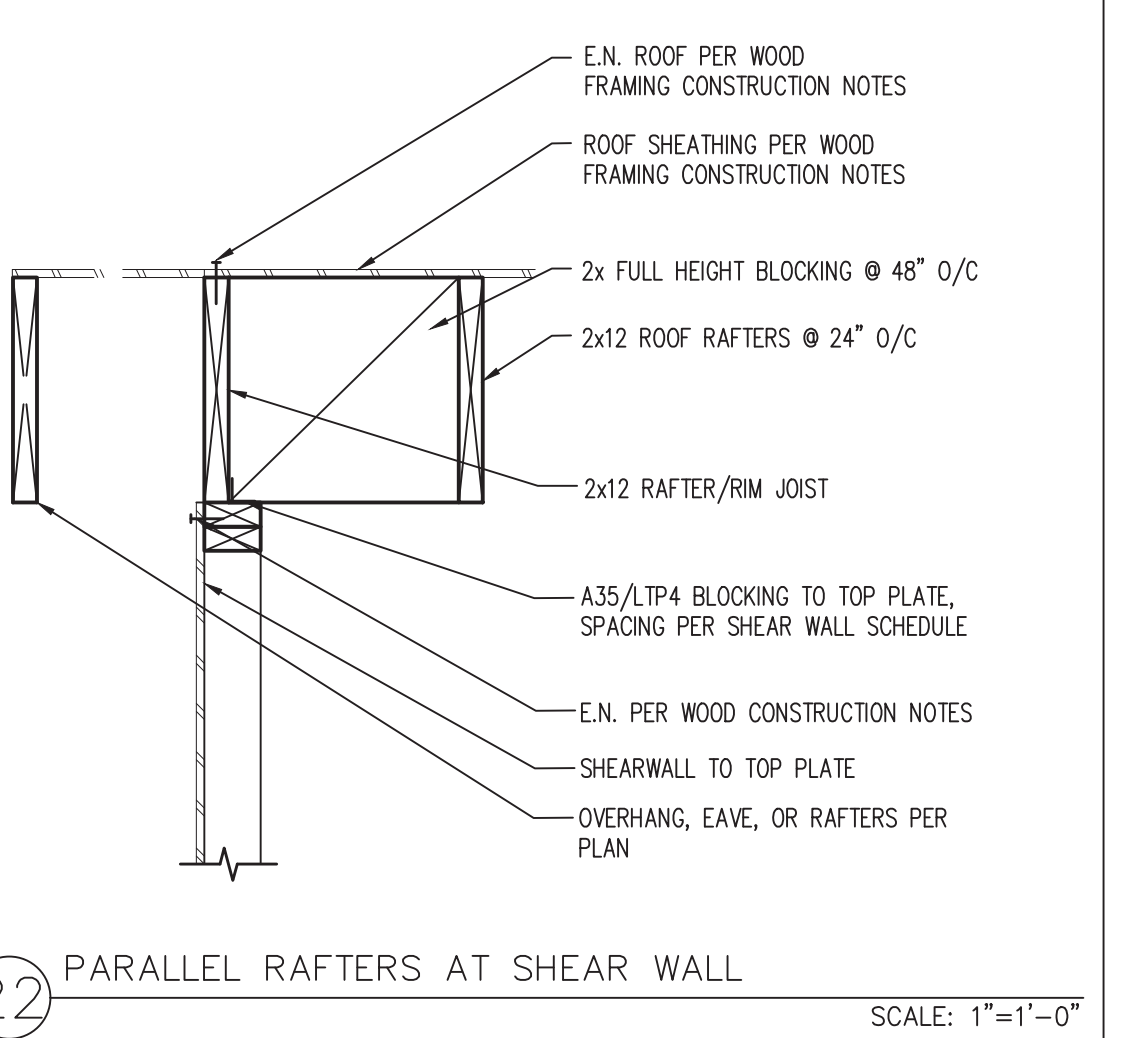
34 TRELLIS LEDGER AT WALL SCALE: 1"=1'-0"



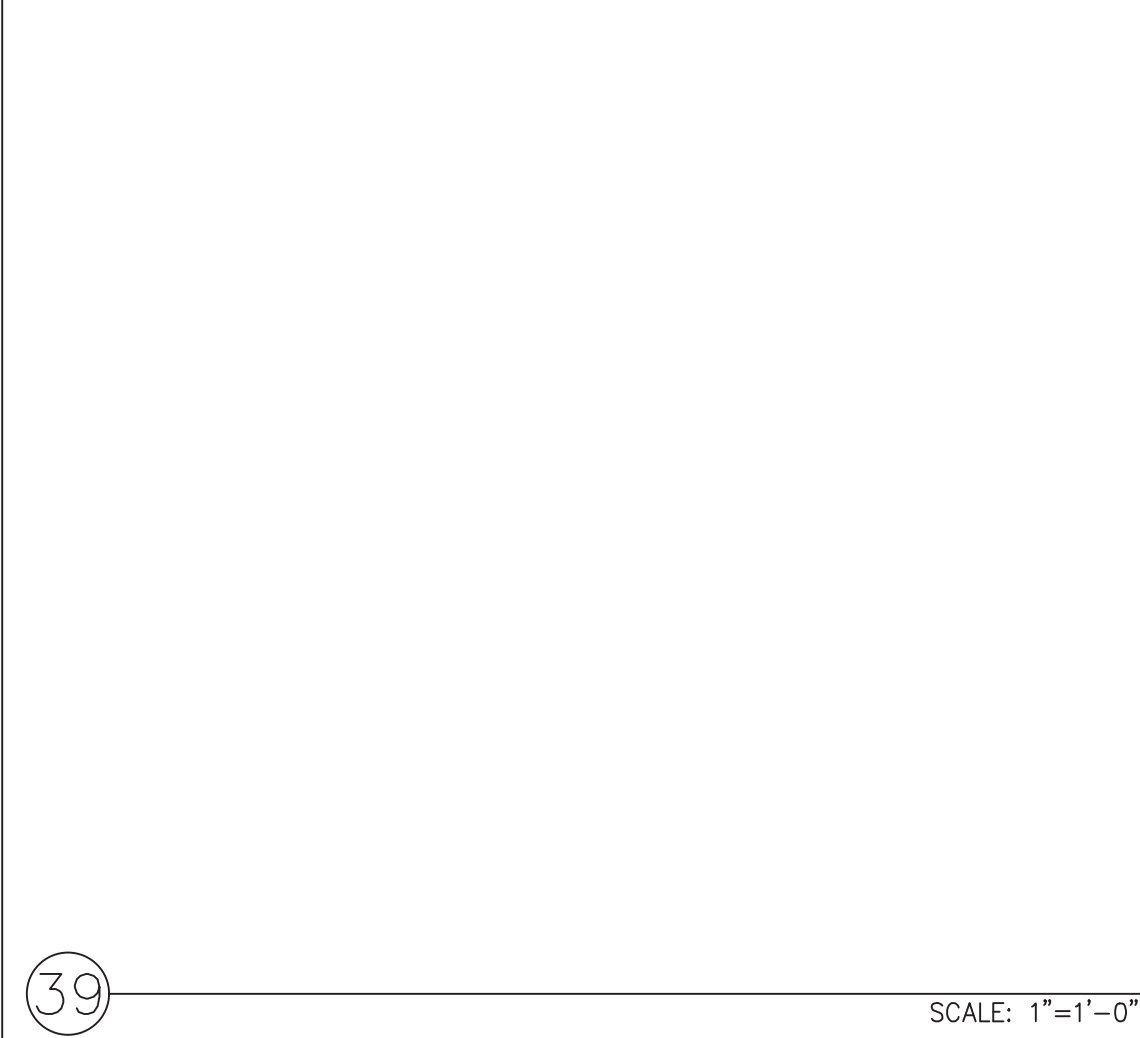
35 RAFTERS @ EXPOSED BEAM SCALE: 1"=1'-0"



36 PARALLEL RAFTERS AT SHEAR WALL SCALE: 1"=1'-0"



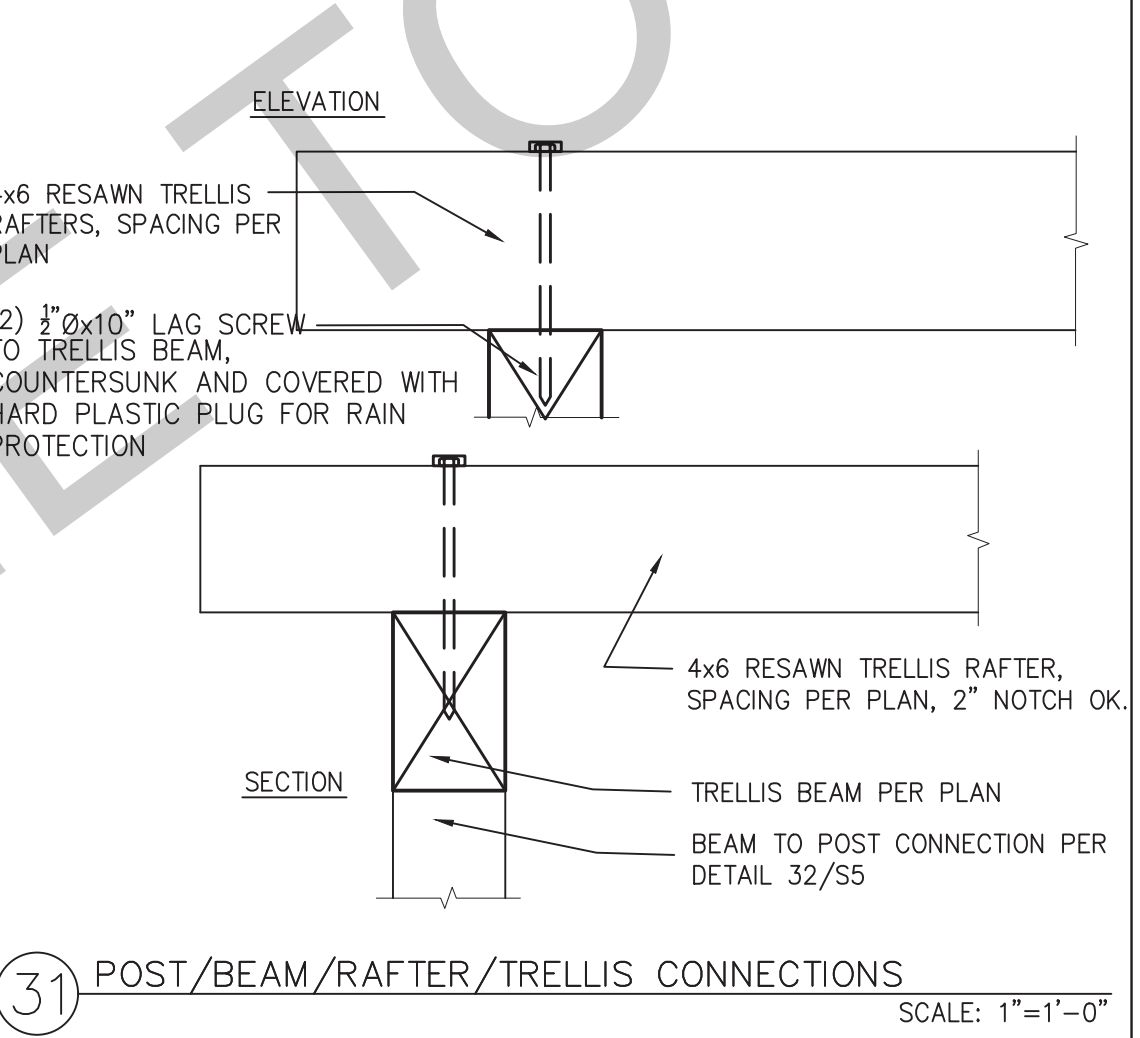
37 POST/BEAM/RAFTER/TRELLIS CONNECTIONS SCALE: 1"=1'-0"



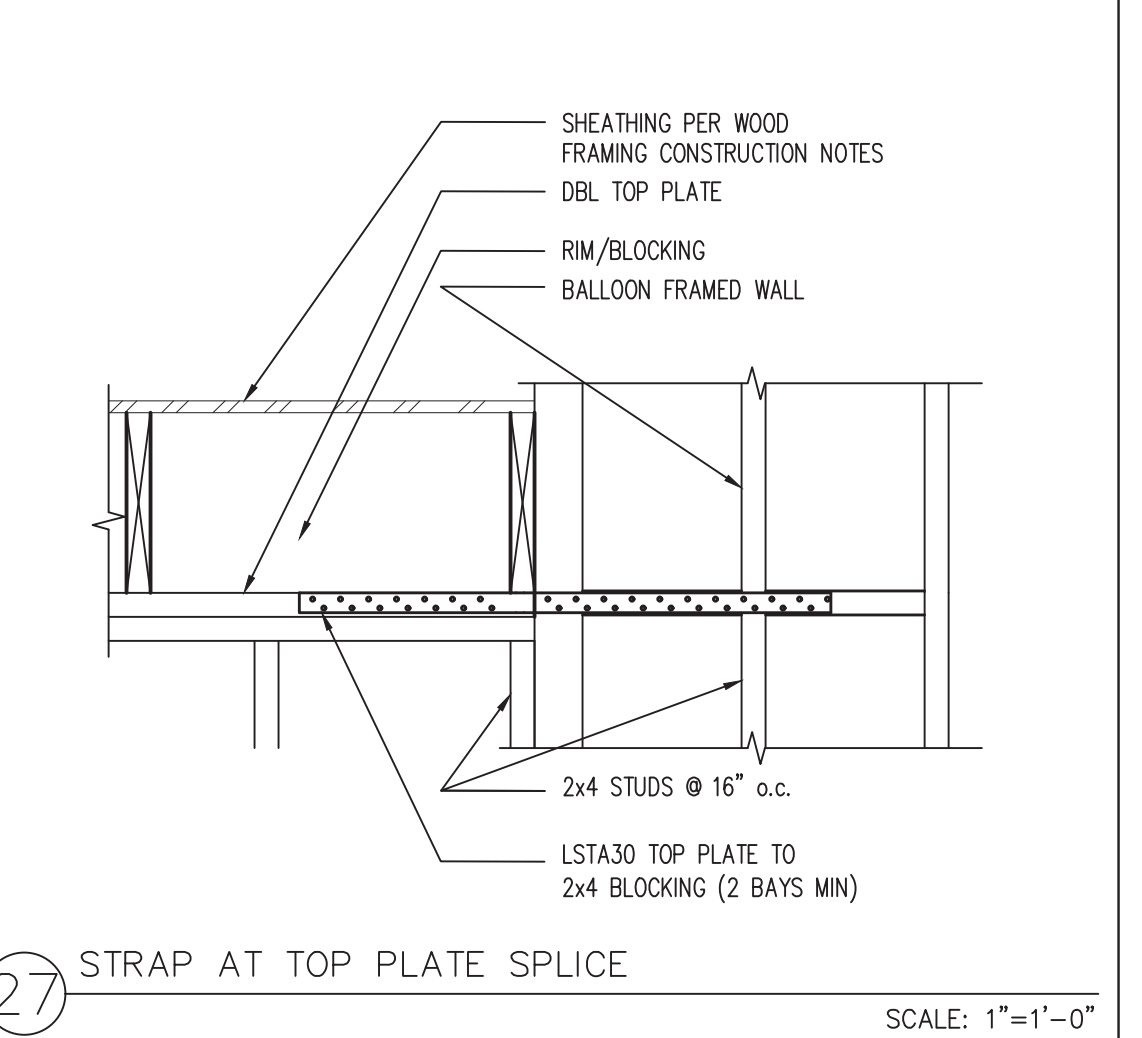
38 POST TO BEAM WITH CCQ/ECCO SCALE: 1"=1'-0"



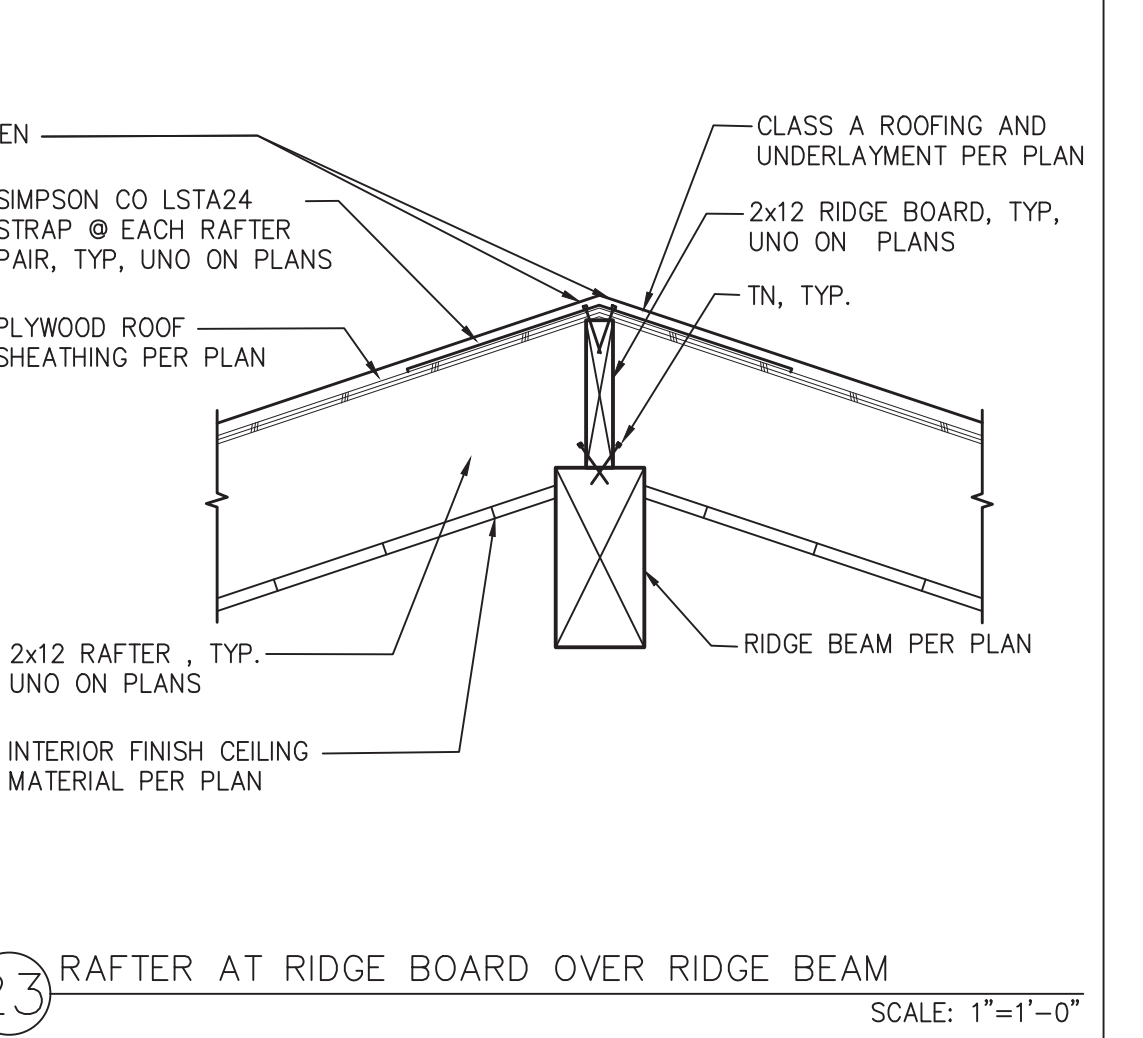
39 ROOF TRANSITION @ SHED ROOF SCALE: 1"=1'-0"



40 RIDGE BOARD & BEAM AT WALL POST W/ HARDWARE SCALE: 1"=1'-0"



41 STRAP AT TOP PLATE SPLICE SCALE: 1"=1'-0"



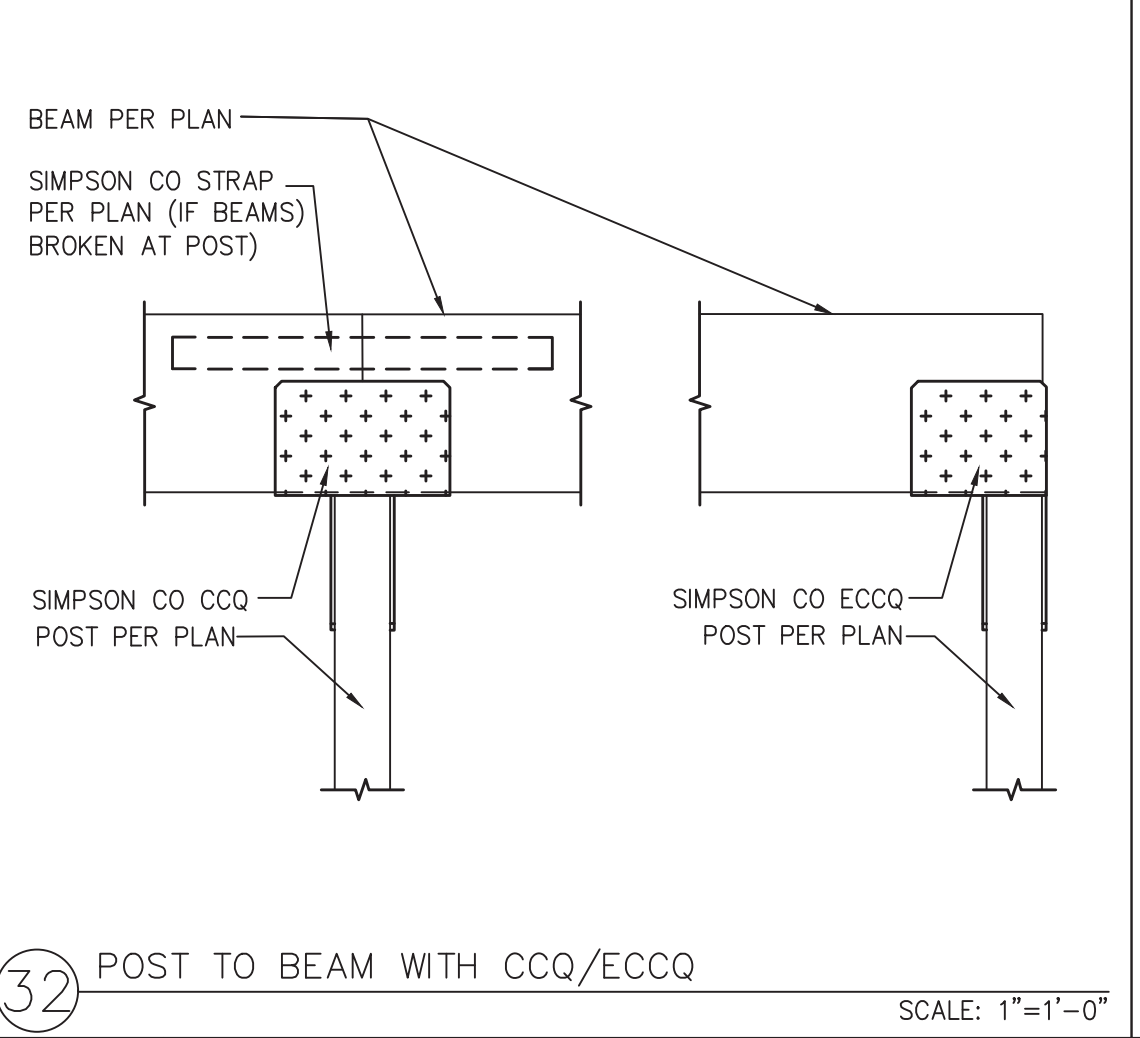
42 RAFTER AT RIDGE BOARD OVER RIDGE BEAM SCALE: 1"=1'-0"



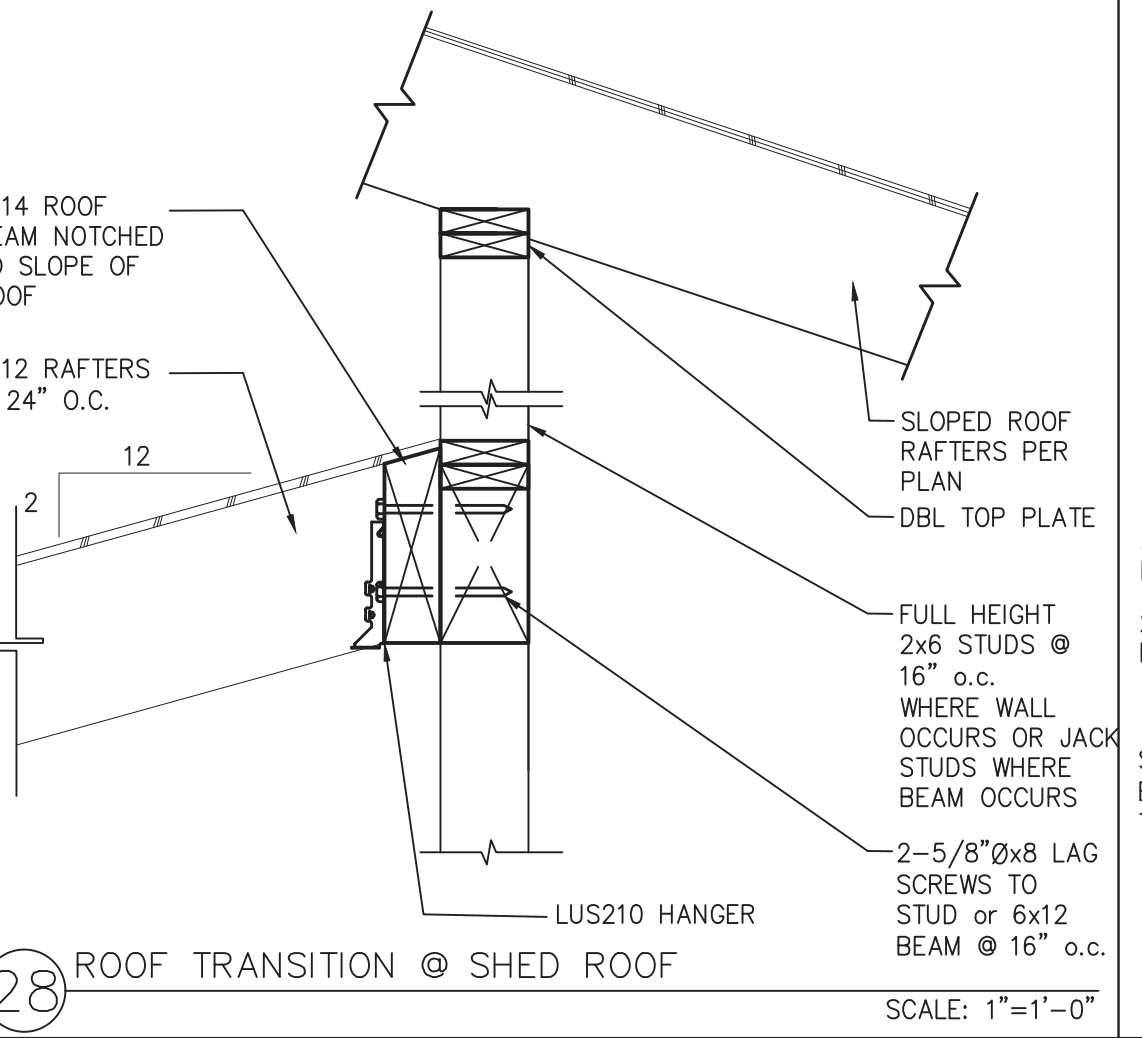
39 POST/BEAM/RAFTER/TRELLIS CONNECTIONS SCALE: 1"=1'-0"



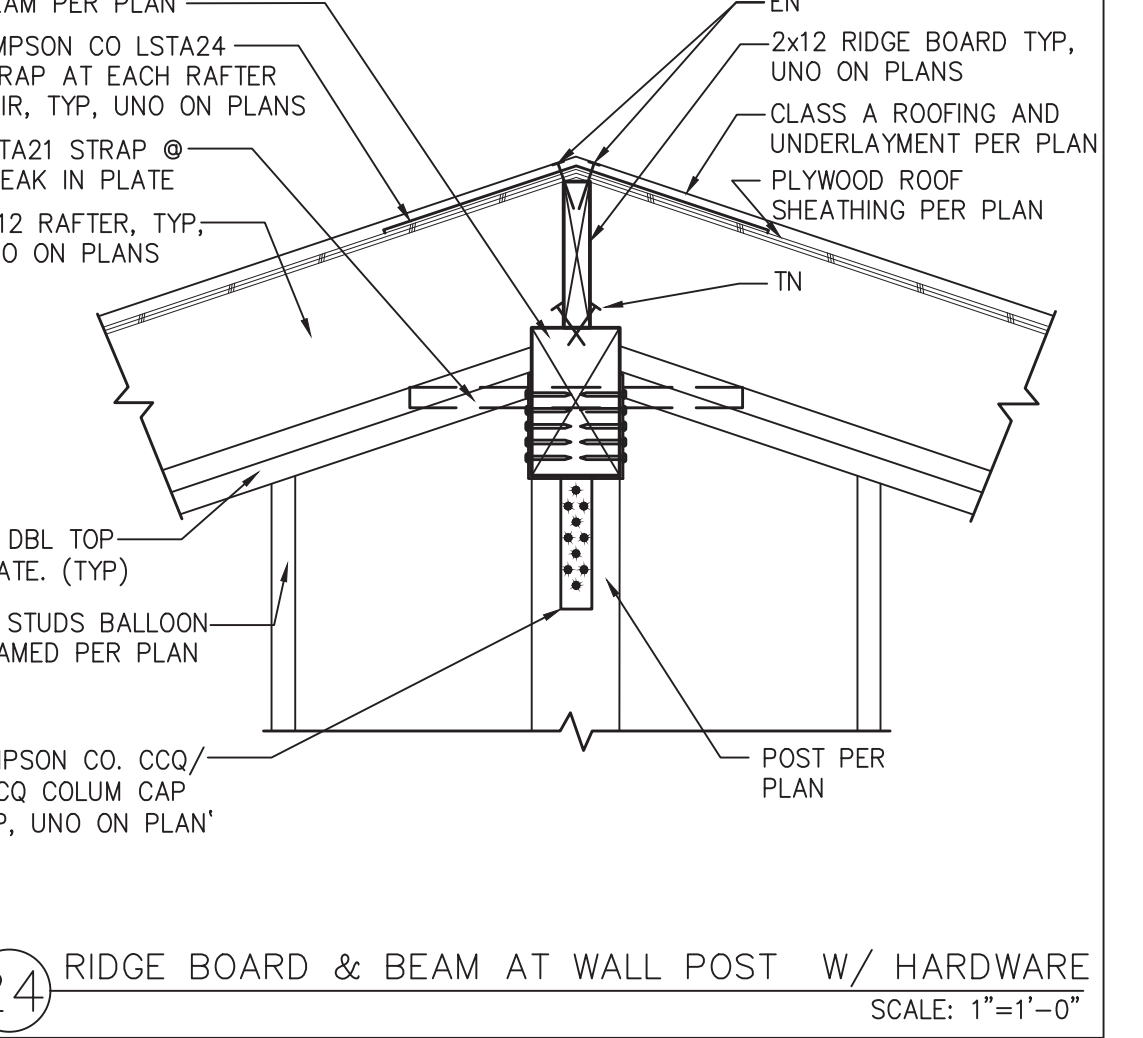
40 RIDGE BOARD & BEAM AT WALL POST W/ HARDWARE SCALE: 1"=1'-0"



41 STRAP AT TOP PLATE SPLICE SCALE: 1"=1'-0"



42 RAFTER AT RIDGE BOARD OVER RIDGE BEAM SCALE: 1"=1'-0"



43 RIDGE BOARD & BEAM AT WALL POST W/ HARDWARE SCALE: 1"=1'-0"

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description
Structural
Details

date ## Month 20##

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drawn by xxx/xxx

sheet no. S6

FOR USE IN THE TOWN OF PARADISE

BUILDING ENERGY ANALYSIS REPORT	
PROJECT: Pre-Approved ADU Program Paradise, CA	
Project Designer: Design Path Studio 100 Chesterfield Dr. Encinitas, CA 92007 (619) 292-8807	
Report Prepared by: Design Path Studio Encinitas, CA 92024	
Job Number: Date: 3/13/2023	
<small>The EnergyPro computer program has been used to perform the calculations summarized in this compliance report. This program has approval and is authorized by the California Energy Commission for use with both the Residential and Nonresidential 2022 Building Energy Efficiency Standards. This program developed by EnergyLab, LLC - www.energylab.com</small>	

TITLE 24 COMPLIANCE REQUIREMENTS SUMMARY
PARADISE ADU - STUDIO
Ceiling Insulation = R-38 min. at rafters
Radiant Barrier - No
Roofing - see owner - No Cool Roof Req'd
Wall Insulation = R-21 at new 2 x 6 walls
Floor Insulation - N/A
Thermal Mass Areas = Exposed Slab Flooring
QIR - Yes/No HERS rate early before drywall. Alert insulation contractor.
SOLAR - NO - Design meets solar exemption
Glazing = All new windows & doors are dual glazing. All glass is clear. Glazing shall be installed with a NFRC certifying label attached showing U-factor.
U-Factor = 0.30 windows, doors.
Solar Heat Gain Co-efficient = 0.23 windows, doors.
Owner to purchase windows & doors w/ specified U-values & SHGC's or better.
Hot Water Heater = 40-gal heat pump RHEM PROPH072RH37530 or eq. Uniform Energy Factor is 3.1 min. NEEB-Rated. HERS VERIFIED.
IAQ FAN - 30 cfm & 0.35 cfm power. Verify w/ Mech. (continuous ventilation per ASHRAE 62.2 is req'd for IAQ) HERS VERIFIED. Note IAQ fan on plan w/ timer switch w/ manual off & sound rating of 1 sone.
HSPF - 10 min. (New min-split)
SEER - 16.0 min. (new) HERS REQUIRED.
REFRIGERANT CHARGE: AIRFLOW IN HABITABLE ROOMS (SC3.1.4.1.7), VERIFIED HEAT PUMP RATED HEATING CAPACITY, WALL-MOUNTED THERMOSTAT IN ZONES GREATER THAN 150 S.F. (SC3.4.5) AND DUCTLESS INDOOR UNITS ARE LOCATED ENTIRELY IN CONDITIONED SPACE (SC3.1.4.1.8).
Duct Insulation = none
Duct (HERS) % Leakage Test - NO
Water Saving
 Total Sanitary Heating Load = 8,735 Btu
 Min-Split Heat Pump or eq. = 12,000 Btu
A/C Sizing
 Total Sensible cooling load = 7,474 Btu = 1 ton
WHOLE HOUSE ATTIC COOLING FAN - NFR for compliance
 *These load calculations, sizing & equipment are for Title 24 purposes & should be verified HVAC by a Mechanical Engineer/Contractor.
 Owner may install any Make & Model HVAC equipment that is equal or greater than the min. efficiencies listed above. All equipment is listed "for eq"
ALL LIGHTING TO BE HIGH EFFICACY - SEE MFR FOR SWITCHING & NOTES.
LOCAL EXHAUST FAN RATES BATH = 50 CFM, KITCHEN = 100 CFM, < 3 zones & listed on CEC directory. HERS VERIFIED.
SONE RATING = 1 FOR CONTINUOUS FAN AND 3 FOR INTERMITTENT FAN.

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GENERAL INFORMATION	
01	Project Name: Residential Building
02	Run Title: Title 24 Analysis
03	Project Location:
04	City: Paradise
05	Standards Version: 2022
06	Zip code: 92024
07	Software Version: EnergyPro 9.1
08	Climate Zone: 11
09	Front Orientation (deg/ Cardinal): All orientations
10	Building Type: Single family
11	Number of Dwelling Units: 1
12	Project Scope: Newly Constructed
13	Number of Bedrooms: 0
14	Addition Cond. Floor Area (ft²): 0
15	Number of Stories: 1
16	Existing Cond. Floor Area (ft²): n/a
17	Fenestration Average U-Value: 0.55
18	Total Cond. Floor Area (ft²): 599
19	Glazing Percentage (%): 16.70%
20	ADU Bedroom Count: n/a

COMPLIANCE RESULTS	
01	Building Complies with Computer Performance
02	This building incorporates features that require field testing and/or verification by a certified HERS rater under the supervision of a CEC-approved HERS provider.
03	This building incorporates one or more Special Features shown below

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BY USING THESE PERMIT READY CONSTRUCTION DOCUMENTS, THE RECIPIENT ACKNOWLEDGES, ACCEPTS AND VOLUNTARILY AFFIRMS THE FOLLOWING CONDITIONS:
 1. THE USE OF THIS INFORMATION IS RESTRICTED TO THE ORIGINAL PROJECT FOR WHICH IT WAS PREPARED FOR THE PERMIT READY ACCESSORY DWELLING UNIT (ADU) PROGRAM FOR THE TOWN OF PARADISE ONLY. THIS IS A LIMITED SET OF STANDARDIZED ADU PLANS AND SPECIFICATIONS APPROVED BY THE TOWN OF PARADISE BUILDING DEPARTMENT. BUILDING CODES DO CHANGE OVER TIME AND RECIPIENT SHALL ENSURE FULL COMPLIANCE UNDER ALL CODES THEN IN EFFECT AT THE TIME OF THE SUBJECT PERMIT. THIS DOES NOT ELIMINATE OR REDUCE THE RECIPIENT'S RESPONSIBILITY TO VERIFY ANY AND ALL INFORMATION RELEVANT TO THE RECIPIENT'S WORK AND RESPONSIBILITY ON THIS PROJECT. DESIGN PATH STUDIO SHALL NOT BE RESPONSIBLE FOR TRANSLATION ERRORS. DO NOT USE THESE CONSTRUCTION DOCUMENTS IF THE PERMIT HAS EXPIRED OR IS REVOKED AT ALL.
 2. THE RECIPIENT RECOGNIZES AND ACKNOWLEDGES THAT THE USE OF THIS INFORMATION WILL BE AT THEIR SOLE RISK AND WITHOUT ANY LIABILITY OR LEGAL EXPOSURE TO DESIGN PATH STUDIO. NO WARRANTIES OF ANY NATURE, WHETHER EXPRESS OR IMPLIED, SHALL ATTACH TO THESE DOCUMENTS AND THE INFORMATION CONTAINED THEREON. ANY USE, REUSE, OR ALTERATION OF THESE DOCUMENTS BY THE RECIPIENT OR BY OTHERS WILL BE AT THE RECIPIENT'S RISK AND FULL LEGAL RESPONSIBILITY. FURTHERMORE, THE RECIPIENT WILL, TO THE FULLEST EXTENT PERMITTED BY LAW, DEFEND, INDEMNIFY AND HOLD DESIGN PATH STUDIO AND ITS ARCHITECTS HARMLESS FROM ANY AND ALL CLAIMS, SUITS, LIABILITY, DEMANDS, JUDGMENTS, OR COSTS ARISING OUT OF OR RESULTING THEREFROM ANY USE OF THESE CONSTRUCTION DOCUMENTS FOR OR ON ACCOUNT OF ANY INJURY, DEATH, DAMAGE OR LOSS TO PERSONS OR PROPERTY, DIRECT OR CONSEQUENTIAL DAMAGES IN ANY AMOUNT. THIS INDEMNITY DOES NOT APPLY TO THE SOLE NEGLIGENCE OR WILLFUL MISCONDUCT OF DESIGN PATH STUDIO OR ITS ARCHITECTS.
 3. THE DESIGNS REPRESENTED BY THESE PLANS ARE COPYRIGHTED AND ARE SUBJECT TO COPYRIGHT PROTECTION.
 4. IF THE RECIPIENT DOES NOT AGREE WITH THE ABOVE CONDITIONS, DO NOT PROCEED WITH CONSTRUCTION OF AN ADU OR OTHER IMPROVEMENT UNDER THESE PLANS AT ALL.

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ENERGY DESIGN RATINGS	Energy Design Ratings			Compliance Margins		
	Source Energy (EDR1)	Efficiency ² EDR (EDR2/Efficiency)	Total ³ EDR (EDR2total)	Source Energy (EDR1)	Efficiency ² EDR (EDR2/Efficiency)	Total ³ EDR (EDR2total)
	Standard Design	42.2	42	51.9		
	Proposed Design					
North Facing	37.2	41.3	51.5	5	0.7	0.4
East Facing	37.4	42	51.9	4.8	0	0
South Facing	37.3	41.2	51.4	4.9	0.8	0.5
West Facing	37.2	40.8	51.2	5	1.2	0.7
	RESULT: PASS					
<small>¹Efficiency EDR includes improvements like a better building envelope and more efficient equipment. ²Total EDR includes efficiency and demand response measures such as photovoltaic (PV) system and batteries. ³Building complies when source energy, efficiency and total compliance margins are greater than or equal to zero and unmet load hour limits are not exceeded</small>						
<ul style="list-style-type: none"> Standard Design PV Capacity: 0.00 kWdc Proposed PV Capacity Sizing: North (0.00 kWdc) East (0.00 kWdc) South (0.00 kWdc) West (0.00 kWdc) 						

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ENERGY USE SUMMARY							
Energy Use	Standard Design Source Energy (EDR1) (kBtu/ft²-yr)	Standard Design TDV Energy (EDR2) (kWh/ft²-yr)	Proposed Design Source Energy (EDR1) (kBtu/ft²-yr)	Proposed Design TDV Energy (EDR2) (kWh/ft²-yr)	Compliance Margin (EDR1)	Compliance Margin (EDR2)	
Space Heating	5.04	22.18	3.2	23.35	1.84	-1.17	
Space Cooling	2.47	54.42	2.74	66.31	-0.27	-11.89	
IAQ Ventilation	0.46	4.92	0.46	4.92	0	0	
Water Heating	4.73	46.9	2.89	31.57	1.84	15.33	
Self Utilization/Flexibility Credit				0		0	
North Facing Efficiency Compliance Total	12.7	128.42	9.25	126.15	3.41	2.27	
Space Heating	5.04	22.18	3.27	23.97	1.77	-1.79	
Space Cooling	2.47	54.42	2.8	67.79	-0.33	-13.37	
IAQ Ventilation	0.46	4.92	0.46	4.92	0	0	
Water Heating	4.73	46.9	2.89	31.58	1.84	15.32	
Self Utilization/Flexibility Credit				0		0	
East Facing Efficiency Compliance Total	12.7	128.42	9.42	128.26	3.28	0.16	

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ENERGY USE SUMMARY							
Energy Use	Standard Design Source Energy (EDR1) (kBtu/ft²-yr)	Standard Design TDV Energy (EDR2) (kWh/ft²-yr)	Proposed Design Source Energy (EDR1) (kBtu/ft²-yr)	Proposed Design TDV Energy (EDR2) (kWh/ft²-yr)	Compliance Margin (EDR1)	Compliance Margin (EDR2)	
Space Heating	5.04	22.18	3.3	24.16	1.74	-1.98	
Space Cooling	2.47	54.42	2.72	65.44	-0.25	-11.02	
IAQ Ventilation	0.46	4.92	0.46	4.92	0	0	
Water Heating	4.73	46.9	2.89	31.58	1.84	15.32	
Self Utilization/Flexibility Credit				0		0	
South Facing Efficiency Compliance Total	12.7	128.42	9.37	126.1	3.33	2.32	
Space Heating	5.04	22.18	3.33	22.84	1.91	-0.66	
Space Cooling	2.47	54.42	2.78	65.28	-0.31	-10.86	
IAQ Ventilation	0.46	4.92	0.46	4.92	0	0	
Water Heating	4.73	46.9	2.89	31.56	1.84	15.34	
Self Utilization/Flexibility Credit				0		0	
West Facing Efficiency Compliance Total	12.7	128.42	9.26	124.6	3.44	3.82	

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ENERGY USE INTENSITY				
	Standard Design (kBtu/ft²-yr)	Proposed Design (kBtu/ft²-yr)	Compliance Margin (kBtu/ft²-yr)	Margin Percentage
North Facing				
Gross EUI ¹	36.03	32.16	3.87	10.74
Net EUI ²	36.03	32.16	3.87	10.74
East Facing				
Gross EUI ¹	36.03	32.32	3.71	10.3
Net EUI ²	36.03	32.32	3.71	10.3
South Facing				
Gross EUI ¹	36.03	32.38	3.65	10.13
Net EUI ²	36.03	32.38	3.65	10.13
West Facing				
Gross EUI ¹	36.03	32.15	3.88	10.77
Net EUI ²	36.03	32.15	3.88	10.77
Notes 1. Gross EUI is Energy Use Total (not including PV) / Total Building Area. 2. Net EUI is Energy Use Total (including PV) / Total Building Area.				

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REQUIRED PV SYSTEMS											
01	02	03	04	05	06	07	08	09	10	11	12
DC System Size (kWdc)	Exception	Module Type	Array Type	Power Electronics	CFI	Azimuth (deg)	Tilt Input	Array Angle (deg)	Tilt: (x in 12)	Inverter Eff. (%)	Annual Solar Access (%)
0		Standard (14-17%)	Fixed	none	true	n/a	n/a	n/a	n/a	n/a	n/a
REQUIRED SPECIAL FEATURES											
The following are features that must be installed as condition for meeting the modeled energy performance for this computer analysis. <ul style="list-style-type: none"> PV exception 2: No PV required when minimum PV size (Section 150.1(c)(14)) < 1.8 kWdc (0 kW) Window overhangs and/or fins Variable capacity heat pump compliance option (verification details from VCHP Staff report, Appendix B, and RA3) Northwest Energy Efficiency Alliance (NEEA) rated heat pump water heater, specific brand/model, or equivalent, must be installed 											
HERS FEATURE SUMMARY											
The following is a summary of the features that must be field-verified by a certified HERS Rater as a condition for meeting the modeled energy performance for this computer analysis. Additional detail is provided in the building tables below. Registered CF2Rs and CE2Rs are required to be completed in the HERS Registry. <ul style="list-style-type: none"> Quality insulation installation (QII) Indoor air quality ventilation Kitchen range hood Verified EER/EER2 Verified SEER/EER2 Verified Refrigerant Charge Airflow in habitable rooms (SC3.1.4.1.7) Verified HSPF Verified heat pump rated heating capacity Wall-mounted thermostat in zones greater than 150 ft² (SC3.4.5) Ductless indoor units located entirely in conditioned space (SC3.1.4.1.8) 											
BUILDING - FEATURES INFORMATION											
01	02	03	04	05	06	07					
Project Name	Conditioned Floor Area (ft²)	Number of Dwelling Units	Number of Bedrooms	Number of Zones	Number of Ventilation Cooling Systems	Number of Water Heating Systems					
Residential Building	499	1	0	1	0	1					

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ZONE INFORMATION						
01	02	03	04	05	06	07
Zone Name	Zone Type	HVAC System Name	Zone Floor Area (ft²)	Avg. Ceiling Height	Water Heating System 1	Status
Studio	Conditioned	HVAC System1	499	8	DHW Sys 1	New
OPAQUE SURFACES						
01	02	03	04	05	06	07
Name	Zone	Construction	Azimuth	Orientation	Gross Area (ft²)	Window and Door Area (ft²)
Front Wall	Studio	R-21 Wall	0	Front	156	49
Left Wall	Studio	R-21 Wall	90	Left	200	13.98
Rear Wall	Studio	R-21 Wall	180	Back	156	32.4
Right Wall	Studio	R-21 Wall	270	Right	200	21
08 <th colspan="6">Tilt (deg)</th>	Tilt (deg)					
						90
OPAQUE SURFACES - CATHEDRAL CEILINGS						
01	02	03	04	05	06	07
Name	Zone	Construction	Azimuth	Orientation	Area (ft²)	Skylight Area (ft²)
Roof	Studio	R-38 Roof No Attic	0	Front	499	0
08 <th>09</th> <th>10</th> <th>11</th> <th>12</th> <th>13</th> <th>14</th>	09	10	11	12	13	14
Roof Reflectance	Roof Reflectance	Roof Emissance	Cool Roof	Roof Rise (ft in 12)	Roof Slope	Cool Roof
	0.1	0.85	No	4	0.55	No
FENESTRATION / GLAZING						
01	02	03	04	05	06	07
Name	Type	Surface	Orientation	Azimuth	Width (ft)	Height (ft)
Window A	Window	Front Wall	Front	0	2	4
Window A2	Window	Front Wall	Front	0	2	4
08	09	10	11	12	13	14
U-factor	U-factor Source	SHGC	SHGC Source	Exterior Shading	U-factor	U-factor Source
	0.55	Table 110.6-A	0.67	Table 110.6-B		Bug Screen
	0.55	Table 110.6-A	0.67	Table 110.6-B		Bug Screen

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2022 Single-Family Residential Mandatory Requirements Summary

§ 150.0A1C	Recessed luminaires. Recessed luminaires must contain lamps that comply with Reference Joint Appendix JAK.
§ 150.0A1D	Light Sources in Enclosed or Recessed Luminaires. Lamps and other separate light sources that are not compliant with the JAK enclosed luminaire requirements, including marking requirements, shall not be installed in enclosed or recessed luminaires.
§ 150.0A1E	Light Sources in Drawers, Cabinets, and Linen Closets. Light sources internal to drawers, cabinets or linen closets are not required to comply with Table 150.0A1C unless they are controlled by existing sensors provided that they are not consuming no more than 5 watts of power, and no more than 100 lumens, and are equipped with controls that automatically turn the lighting off when the drawer, cabinet or linen closet is closed.
§ 150.0A2A	Interior Switches and Controls. All forward phase cut dimmers used with LED light sources must comply with NEMA SS8, 7A.
§ 150.0A2B	Interior Switches and Controls. Exhaust fans must be controlled separately from lighting systems.
§ 150.0A2C	Accessories Controls. Lighting must have readily accessible wall-mounted controls that allow the lighting to be manually turned on and off.
§ 150.0A2D	Multiple Controls. Controls must not trigger a dimmer, occupancy sensor, or vacancy sensor function if a dimmer or sensor is installed to comply with § 150.0A1.
§ 150.0A2E	Mandatory Requirements. Lighting controls must comply with the applicable requirements of § 110.3.
§ 150.0A2F	Energy Management Control Systems. An energy management control system (EMCS) may be used to comply with dimming, occupancy or vacancy control requirements if it provides the functionality of the specified control per § 110.3 and the physical controls specified in § 150.0A2C.
§ 150.0A2G	Automatic Shut-off Controls. In bedrooms, garages, laundry rooms, utility rooms and walk-in closets, at least one installed luminaire must be controlled by an occupancy or vacancy sensor providing automatic shut-off functionality. Lighting inside drawers and cabinets with interior turn or down must have controls that turn the light off when the drawer or door is closed.
§ 150.0A2H	Dimmer Controls. Dimmer controls shall be located in the primary, utility, laundry and secondary must have readily accessible wall-mounted controls that allow the lighting to be manually adjusted up and down. Primary phase cut dimmers controlling LED light sources in these spaces must comply with NEMA SS8, 7A.
§ 150.0A2I	Independent Controls. Independent lighting of recessed items shall be controlled independently from the line. Lighting under cabinets or shelves, lighting in display cabinets, and switched outlets must be controlled separately from ceiling-installed lighting.
§ 150.0A2J	Residential Outdoor Lighting. For single-family residential buildings, outdoor lighting permanently mounted to residential building or other buildings on the same lot, must have a manual on/off switch and either a photo-cell and motion sensor or automatic time switch or control of an astronomical time clock. An energy management control system that provides the specified control functionality and meets all applicable requirements may be used to meet these requirements.
§ 150.0A2K	Internally Illuminated Address Signs. Internally illuminated address signs must comply with § 102 or captions to more than 3" width of sign.
§ 150.0A2L	Remotely Operated Garage for Light or Motor Vehicles. Controls for remotely operated garages to light rooms vehicles must comply with the applicable requirements for non-residential garages in §§ 110.3, 130.1, 130.4, 140.6, and 141.0.
Other Requirements	
§ 110.10A1	Single-Family Residences. Single-family residences located in subdivisions with 10 or more single-family residences and where the applicant for a tentative subdivision map for the residences has been deemed complete and approved by the enforcement agency, which do not have a photovoltaic system installed, must comply with the requirements of § 110.10B(4).
§ 110.10B1A	Minimum Solar Zone Area. The solar zone must have a minimum total area as described below. The solar zone must comply with access, airflow, ample ventilation, and spacing requirements as specified in Title 24, Part 11 or other parts of Title 24 or in any requirements imposed by a local jurisdiction. The solar zone total area must be comprised of areas that are no more than 6 feet 6 inches and are no less than 80 square feet each for buildings with roof areas less than or equal to 10,000 square feet or no less than 100 square feet each for buildings with roof areas greater than 10,000 square feet. For single-family residences, the solar zone must be located on the roof or overhang of the building and have a total area no less than 250 square feet.
§ 110.10B2	Asimuth. All sections of the solar zone located on steep-sloped roofs must have an azimuth between 90-300° of true north.
§ 110.10B3A	Shading. The solar zone must not contain any obstructions, including but not limited to vents, chimneys, architectural features, and roof-mounted equipment.
§ 110.10B3B	Shading. Any obstructions existing on the roof or other part of the building that projects above a solar zone that is located shall meet the horizontal distance of the height difference between the highest point of the obstruction and the horizontal projection of the nearest point of the solar zone required in the solar zone.
§ 110.10B4	Structural Design Loads on Construction Documents. For areas of the roof designated as a solar zone, the structural design loads for roof dead load and live load must be clearly indicated on the construction documents.
§ 110.10B5	Interconnection Pathways. The construction documents must indicate a location reserved for inverters and metering equipment and a pathway reserved for routing of conduit from the solar zone to the point of interconnection with the electrical service, and the single-family residences and central water-heating systems, a pathway reserved for routing of conduit from the solar zone to the water-heating system.
§ 110.10B6	Interconnection. If any of the construction documents is a completed document including the information from § 110.10B5(a) must be provided to the occupant.
§ 110.10B7	Main Electrical Service Panel. The main electrical service panel must have a minimum breaker rating of 200 amps.
§ 110.10B8	Main Electrical Service Panel. The main electrical service panel must have a reserved space to allow for the installation of a double pole circuit breaker for a future solar electric installation. The reserved space must be permanently marked as "For Future Solar Electric."

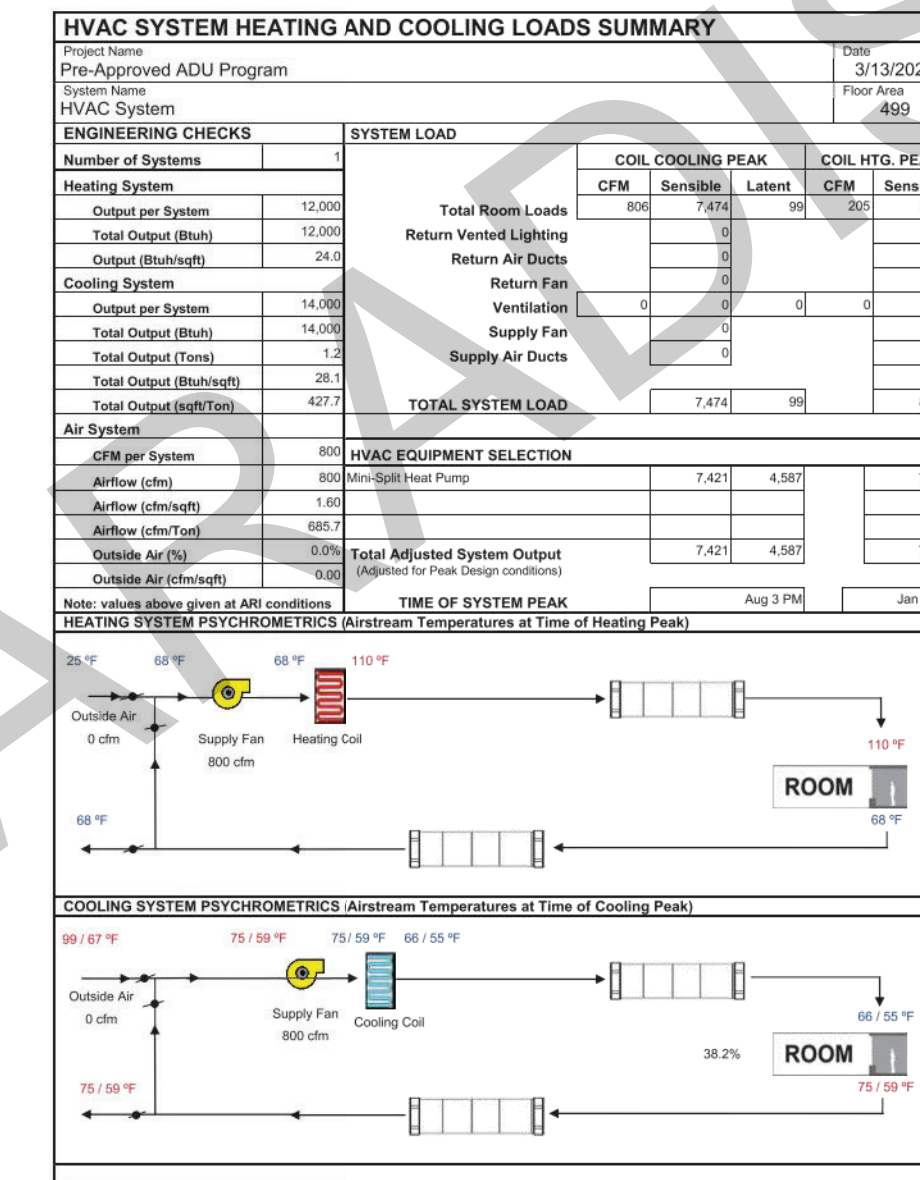
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2022 Single-Family Residential Mandatory Requirements Summary

§ 150.0A	Energy Storage System (ESS) Ready. All single-family residences must meet all of the following: Either ESS-ready microinverter equipment with limited up capacity (10 amps or more and four or more ESS-rated branch circuits), or a dedicated meter from the main service to a subpanel that supplies the branch circuits in § 150.0A, at least four branch circuits must be identified and have their source collected at a single panelboard suitable to be supplied by the ESS, with one circuit supplying the refrigerator, one lighting circuit near the primary vent, and one circuit supplying a sleeping room recessed outlet; main panelboard must have a minimum busbar rating of 225 amps; sufficient space must be reserved to allow future installation of a system enclosure equipment under each within 3' of the main panelboard, with raceways installed between the panelboard and the switch location to allow the connection of backup power source.
§ 150.0B	Heat Pump Space Heater Ready. Systems using gas or propane burners to serve individual dwelling units must include a dedicated undercabinet 240V branch circuit wiring installed within 3' of the furnace with circuit conductors rated at least 30 amps with the blank cover identified as "240V ready" and a reserved main electrical service panel space to allow for the installation of a double pole circuit breaker permanently marked as "For Future 240V use."
§ 150.0C	Electric Cooking Ready. Systems using gas or propane burners to serve individual dwelling units must include a dedicated undercabinet 240V branch circuit wiring installed within 3' of the cooking with circuit conductors rated at least 50 amps with the blank cover identified as "240V ready" and a reserved main electrical service panel space to allow for the installation of a double pole circuit breaker permanently marked as "For Future 240V use."
§ 150.0D	Electric Clothes Dryer Ready. Clothes dryer locations with gas or propane plumbing to serve individual dwelling units must include a dedicated undercabinet 240V branch circuit wiring installed within 3' of the dryer location with circuit conductors rated at least 30 amps with the blank cover identified as "240V ready" and a reserved main electrical service panel space to allow for the installation of a double pole circuit breaker permanently marked as "For Future 240V use."

*Exceptions may apply.

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project
 Town of Paradise
 Pre-Approved
 ADU Program

revisions
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description
 Energy
 Calculations
 Studio

date ## Month 20##

project no. 20##_xxxxxx

drawn by xxx/xxx

sheet no. T24.3