PROPERTY CHARACTERISTICS

PROPERTY OWNER: ADNAN R. CLEGG JR. ADDRESS: 1578 32 ST.

OAKLAND CA 94608 PHONE: (510) 459-8279 COUNTY: **ALAMEDA** PARCEL: 7-597-28 4017.00 CENSUS: ZONING: RM-2 **HEIGHT**:

GENERAL PLAN: CONSTR. DATE: 1910 3,168 S.F LOT SIZE: FLOOD ZONE: FIRE DISTRICT:

BEDROOMS: **BATHS**: TOTAL ROOMS: GARAGE: YES, (ATTACHED)

OCCUPANCY: CONSTR. TYPE: TYPE V HOUSE S.F. 1006 S.F. HISTORIC:

EXISTING SITE CONDITIONS

MIN.LOT: WIDTH: 33' - 0" MIN. LOT AREA: 3,168 S.F. 2 UNITS PERMITTED DENSITY: **SECONDARY UNIT:** YES MIN. FRONT SETBACK: 16; - 0" SIDE SETBACK: 6' -0" MIN. ST. SIDE SET BACK: MIN. REAR SET BACK: 20' - 0" MAX. BLDG. HT.: 0' - 0" MIN. PARKING/UNIT: 1/UNIT OPEN SPACE/UNIT: 0% S.F. (E) SQUARE FOOTAGE 1006 S.F.

MIN. & MAX. CODE REQUIREMENTS

MIN.LOT: WIDTH: 45' - 0" MIN. LOT AREA: 5,000 S.F. MAX. LOT COVERAGE:

PERMITTED DENSITY: 1 SINGLE FAM. W/(1) ADU

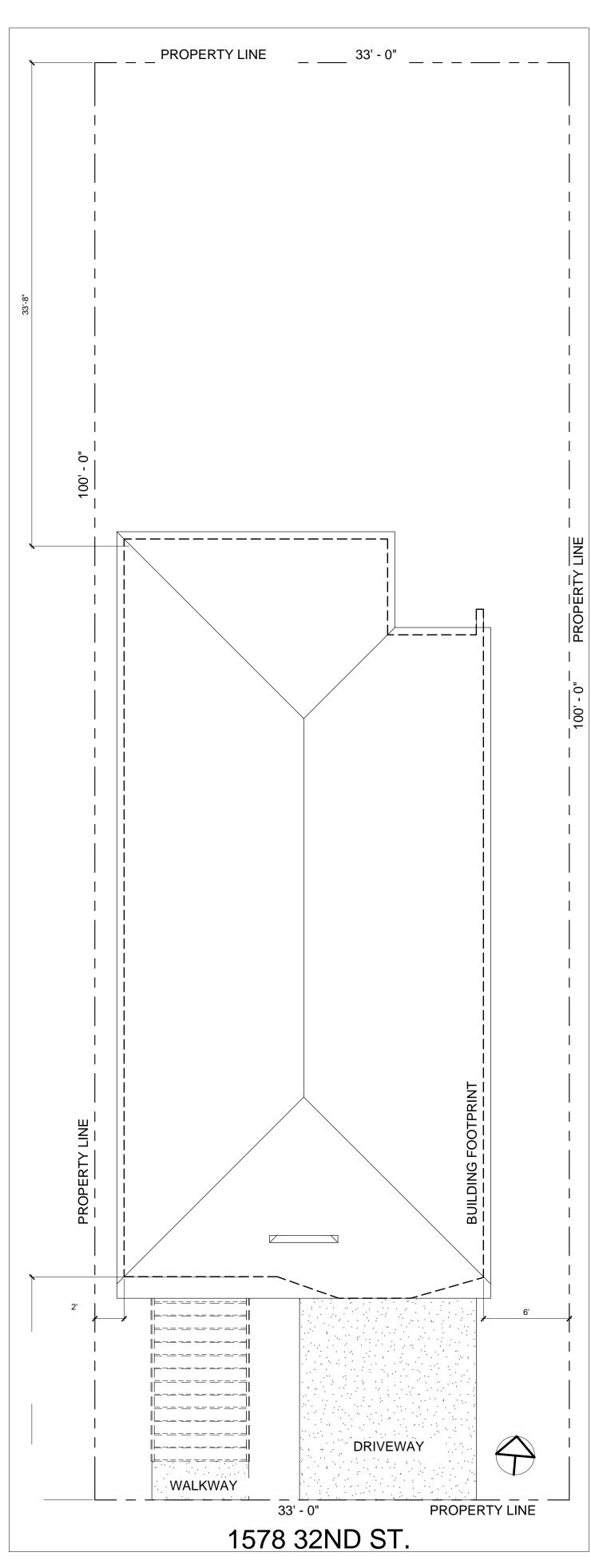
SECONDARY UNIT: MIN. FRONT SETBACK: 20' - 0" 5' - 0" SIDE SETBACK: MIN. ST. SIDE SET BACK: 7.5' - 0" 15' - 0" MIN. REAR SET BACK: 30' - 0" MAX. BLDG. HT.: 16' FOR ADU'S MAX. ACCESS. BLDG. HT. MIN. PARKING/UNIT: 1.5 PER UNIT

OPEN SPACE/UNIT: 300 55% FAR:

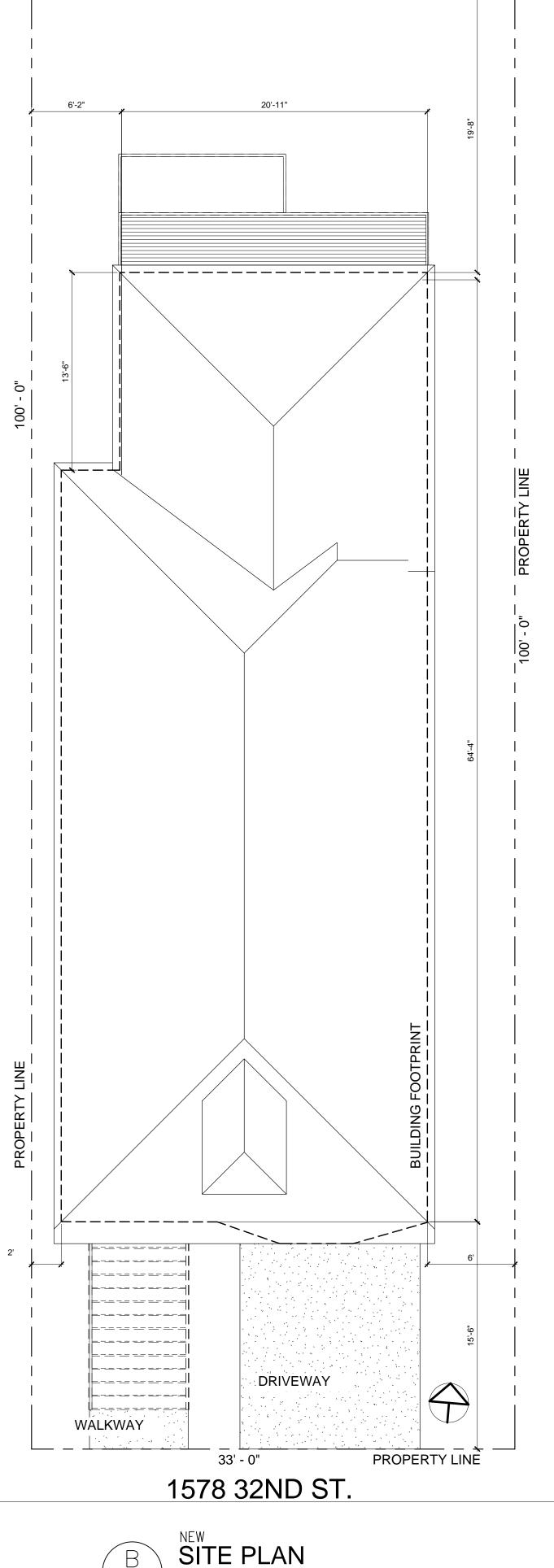
(N) SQUARE FOOTAGE 850 S.F. (ADDITIONAL)

SCOPE OF WORK: SHALL INCLUDE THE CONVERSION OF AN EXISTING BASEMENT WITHIN THE EXISTING PRIMARY BUILDING ENVELOPE, (BASEMENT) INTO AN 850 S.F. ADU BY ADDING A NEW SLAB FLOOR/FOUNDATION, FRAMING, INSULATION, (2) BATHROOMS WITH SHOWER, TOILET AND SINK, KITCHEN WITH SINK, REFRIG, ELECTRIC STOVETOP, CABINETS, AND A (2) BEDROOMS INCLUDING NECESSARY PLUMBING, MECHANICAL AND ELECTRICAL SYSTEMS. INSTANT HOT WATER HEATER, AND CLASS A ROOF. AN ADDITIONAL SQUARE FOOTAGE OF 440 S.F. AT THE REAR OF THE BUILDING SHALL BE ADDED TO THE BUILDING FOOTPRINT AND CONDITIONED AIR SPACE.

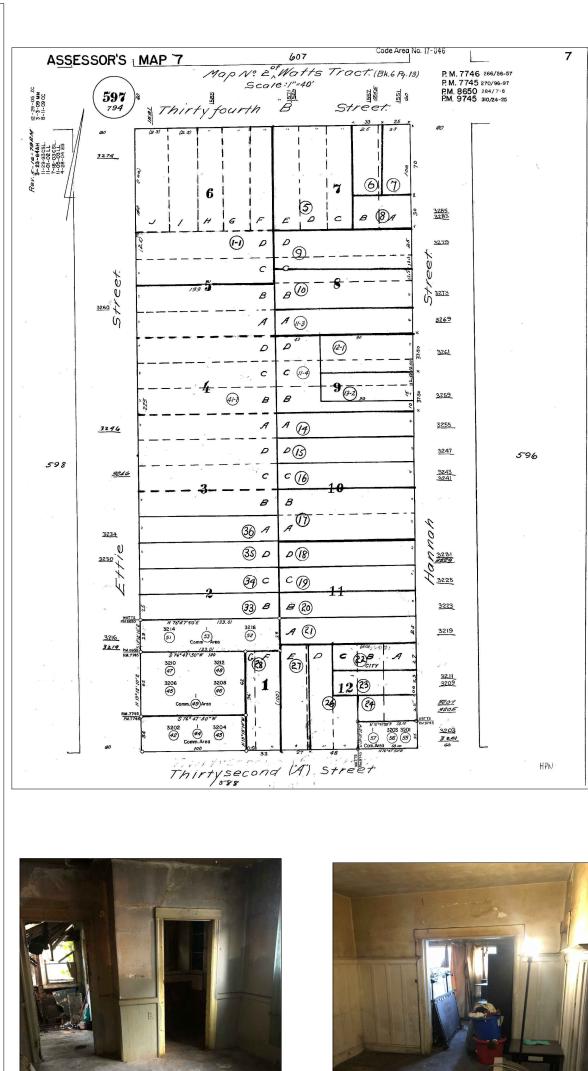
ALL WORK SHALL COMPLY AND CONFORM TO ALL CODES AND REGULATIONS INCLUDING THE 2019 CBC, CMC, CPC, CEC, CFC & ENERGY REQUIRMENTS OF TITLE 24, PART 6 AND ALL LOCAL, STATE AND FEDERAL REQUIREMENTS, CODES AND REGULATIONSUNLESS OTHERWISE NOTED.







3/16" = 1'0"













WWW.TENTMAKERSINC.ORG

CEO: JOE SERRANO Address: 360 S 27TH ST Address: RICHMOND CA 94804 Phone: (510) 775-3810 e-mail: JOESERRANO56@GMAIL.COM

Designer: PHILIP DOPP Address: 360 S 27TH ST Address: RICHMOND CA 94804 Phone: (510) 499-0560 e-mail: phildopp@yahoo.com

> SO 1578 32NI OAKLANI

Description

ADNAN CLEGG

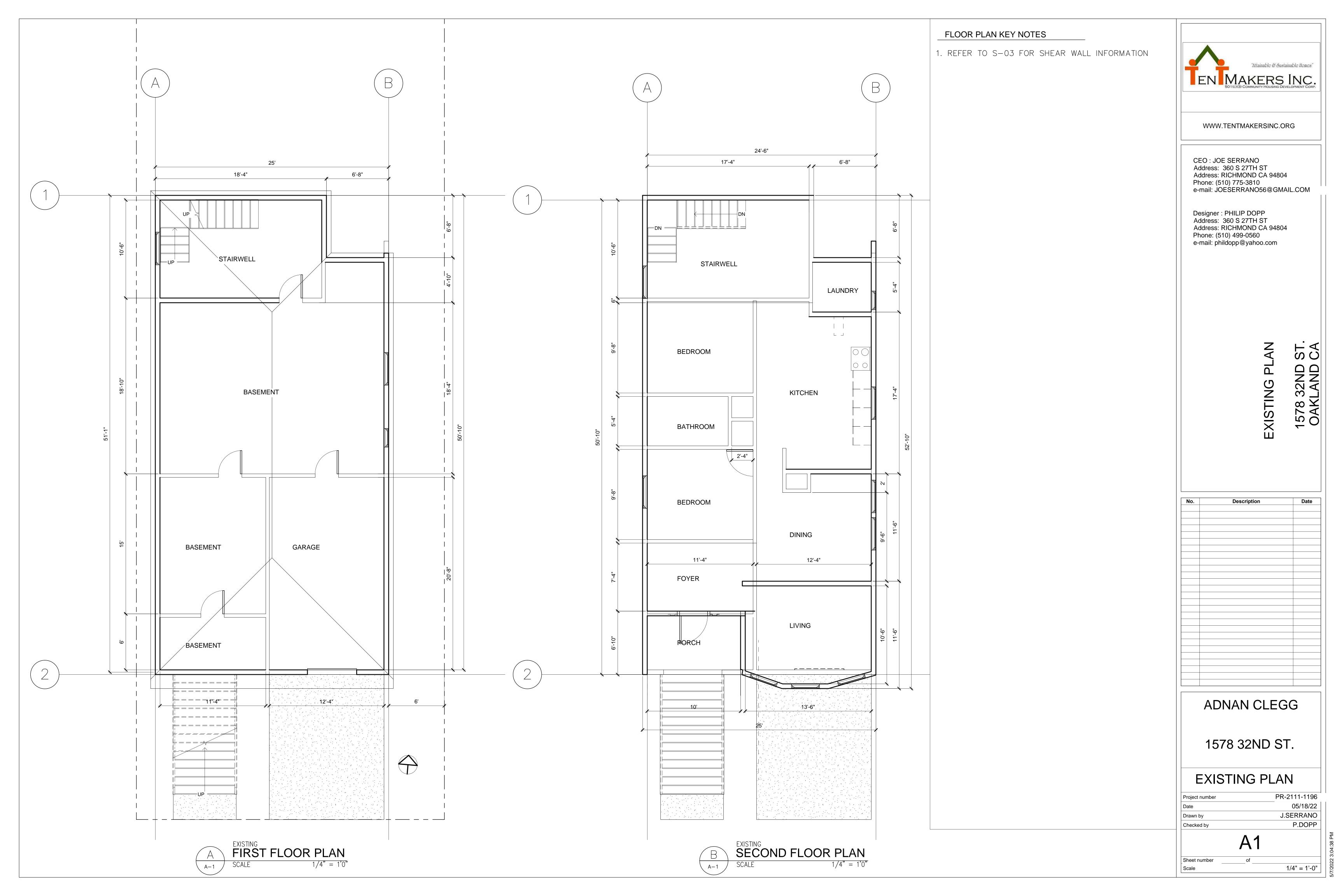
1578 32ND ST.

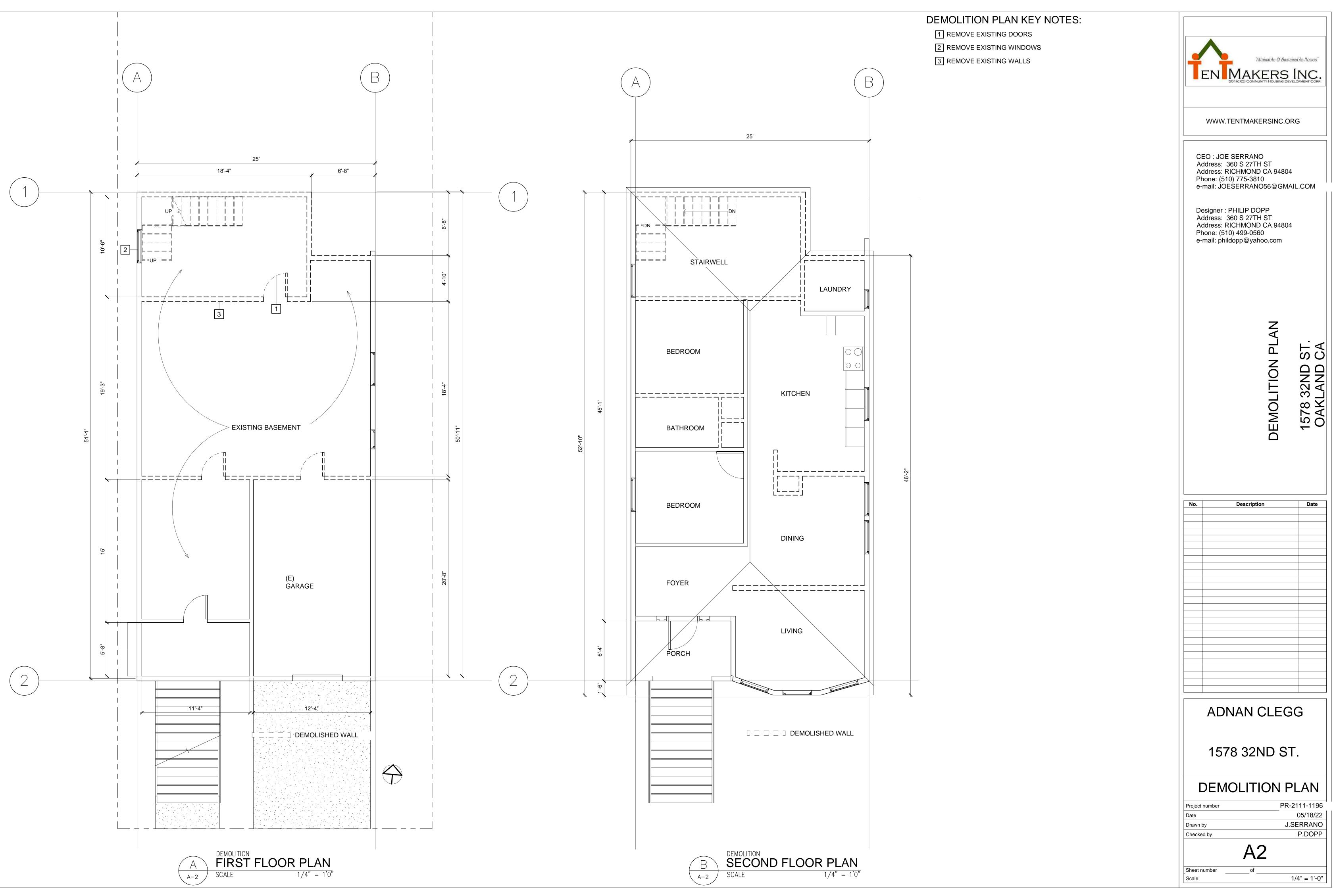
SITE PLAN

PR-2111-1196 Project number 05/18/22 JJ.SERRANO Drawn by P.DOPP Checked by

A0 Sheet number

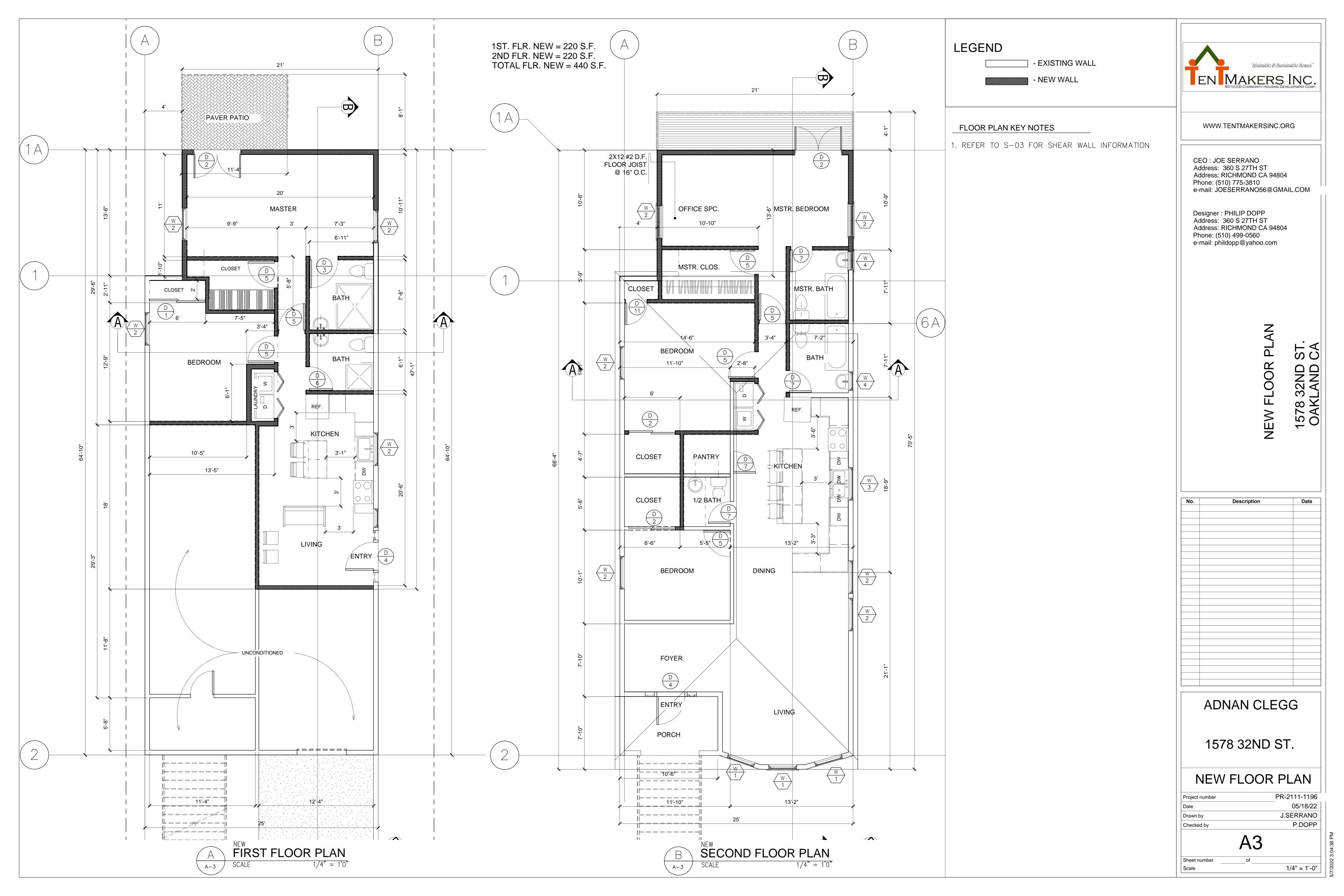
3/16" = 1'-0"

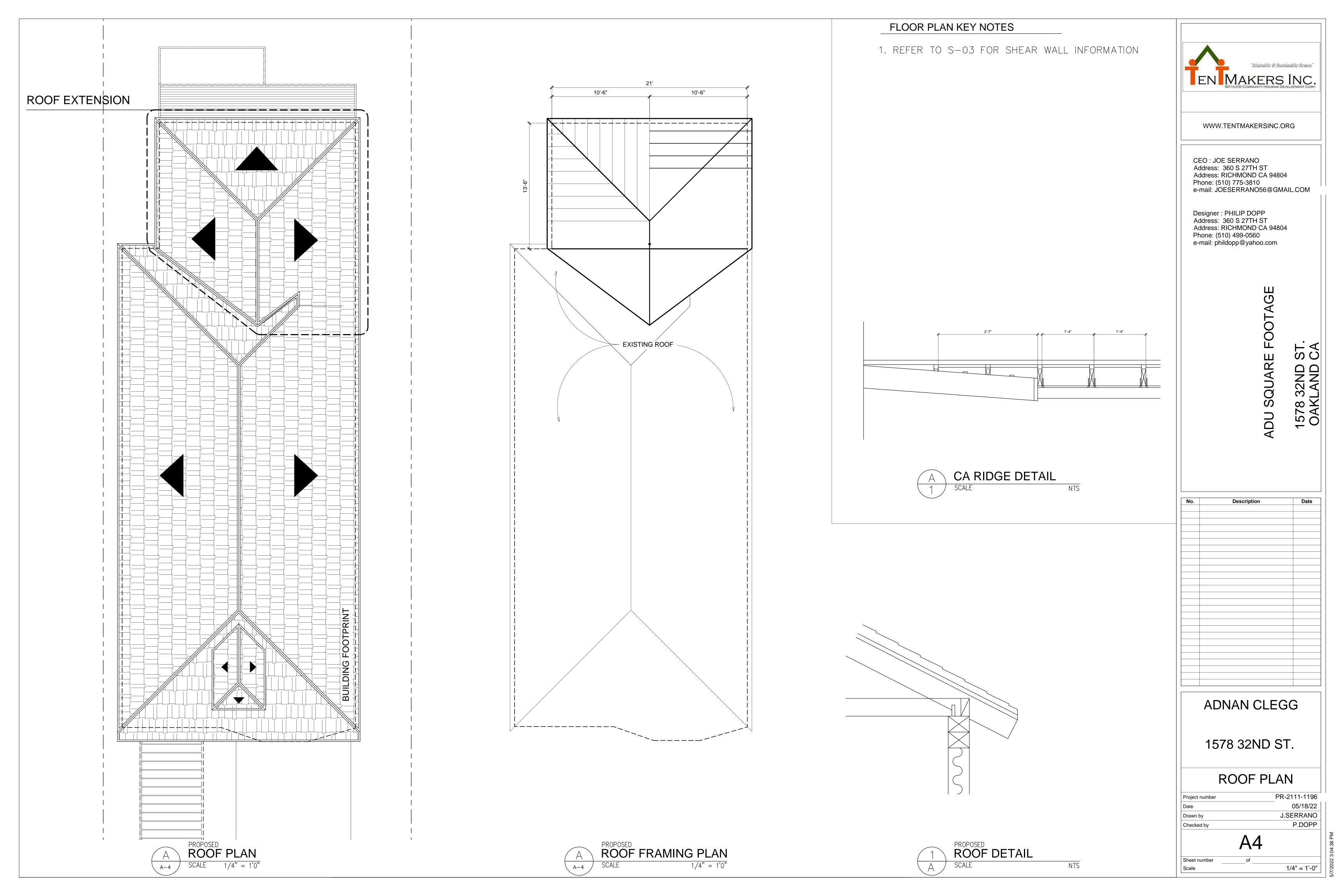




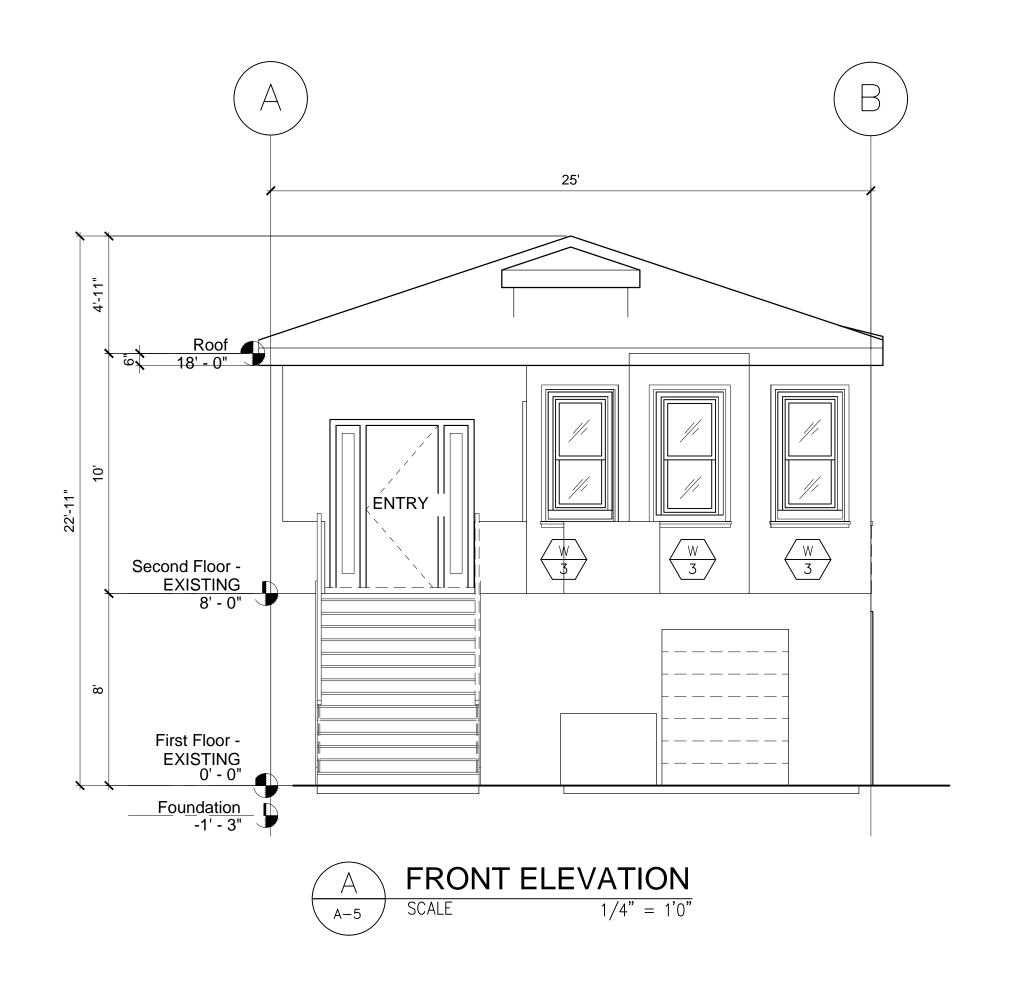
o.	Description	Date

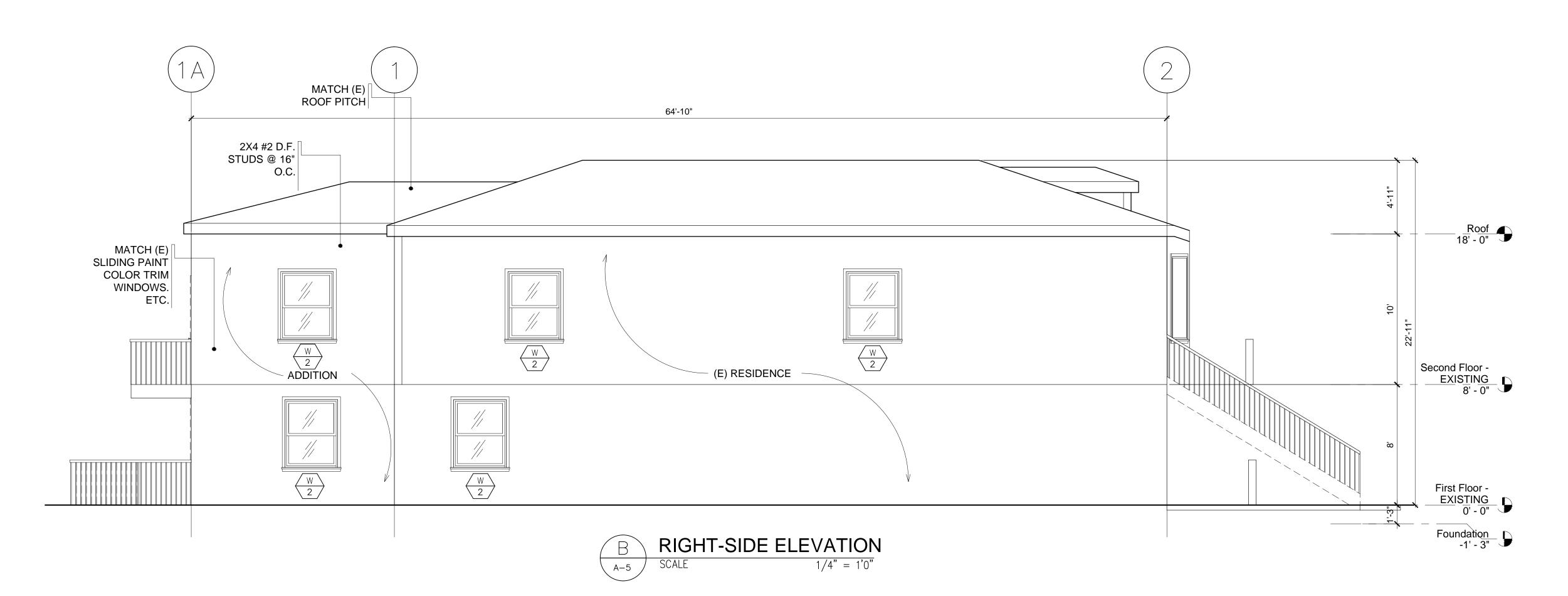
Project number	PR-2111-1196
Date	05/18/22
Drawn by	J.SERRANO
Checked by	P.DOPP
	A2
Sheet number	of





ELEVATION KEY NOTES:







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Designer: PHILIP DOPP Address: 360 S 27TH ST Address: RICHMOND CA 94804 Phone: (510) 499-0560 e-mail: phildopp@yahoo.com

> ELEVATIONS 1578 32ND ST. OAKLAND CA

No.	Description	Date

ADNAN CLEGG

1578 32ND ST.

ELEVATIONS

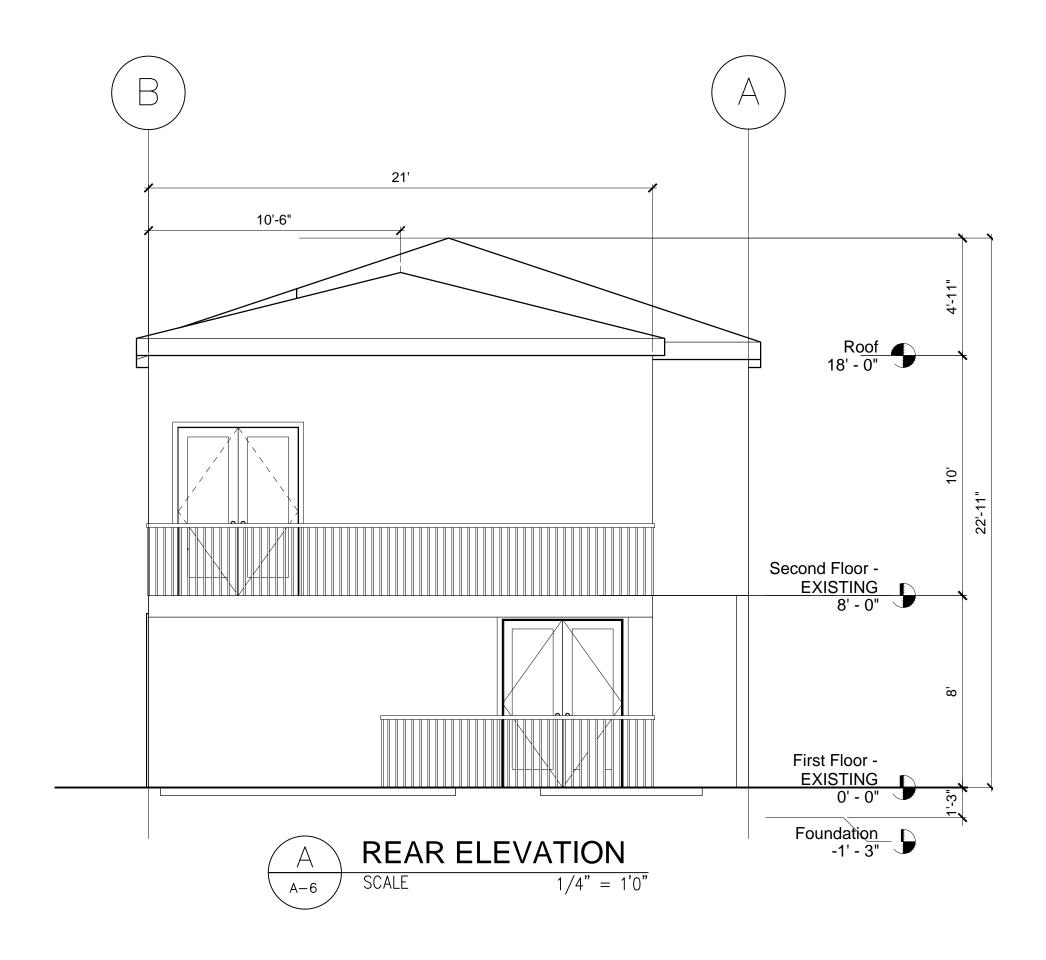
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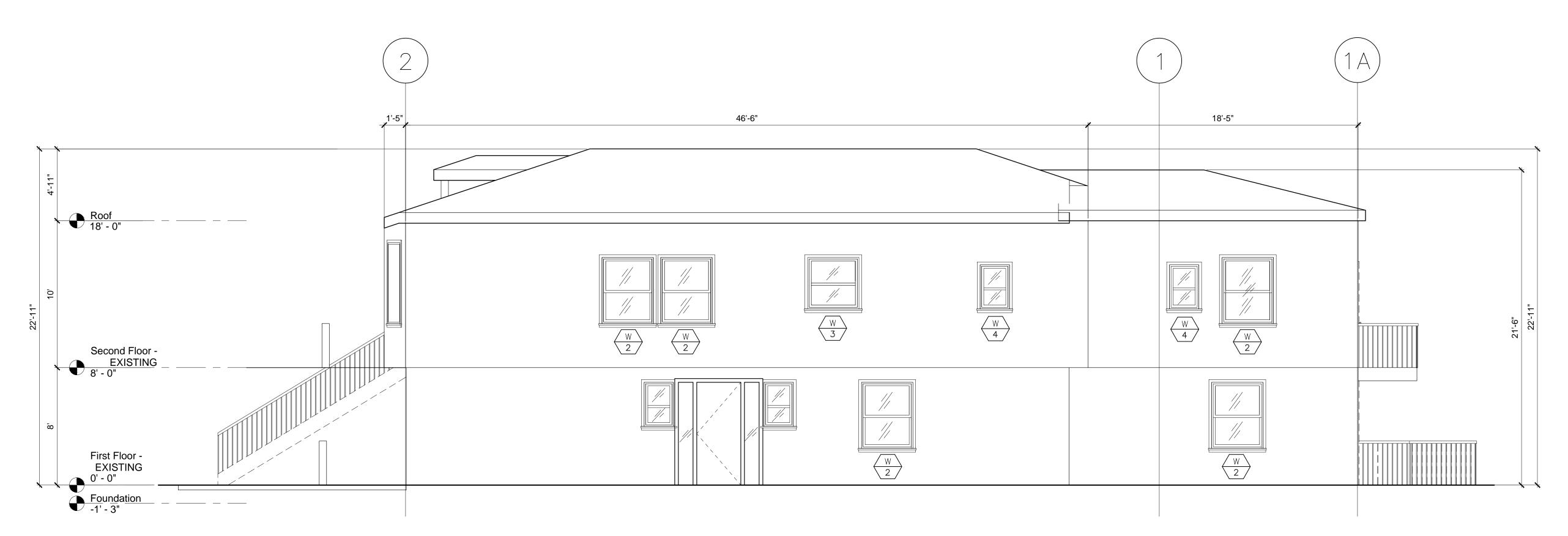
Project number	PR-2111-119
Date	05/18/2
Drawn by	J.SERRAN
Checked by	P.DOP

A5

of _______1/4" = 1'-0"

ELEVATION KEY NOTES:









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ELEVATIONS 1578 32ND OAKLAND

No.	Description	Date

ADNAN CLEGG

1578 32ND ST.

ELEVATIONS

Project number		PR-2111-1196
Date		05/18/22
Drawn by		J.SERRANO
Checked by		P.DOPP
	A6	
Sheet number	of	

SECTION NOTES

- 1. REFER TO STRUCTURAL DRAWINGS FOR STRUCTURAL CONNECTIONS AND DETAILS
- 2. PROVIDE BATT INSULATION AT ROOF RAFTERS AND/OR CEILING JOIST AND EXTERIOR WALLS AS SPECIFIED IN THE TITLE-24 REPORT

SECTION NOTES

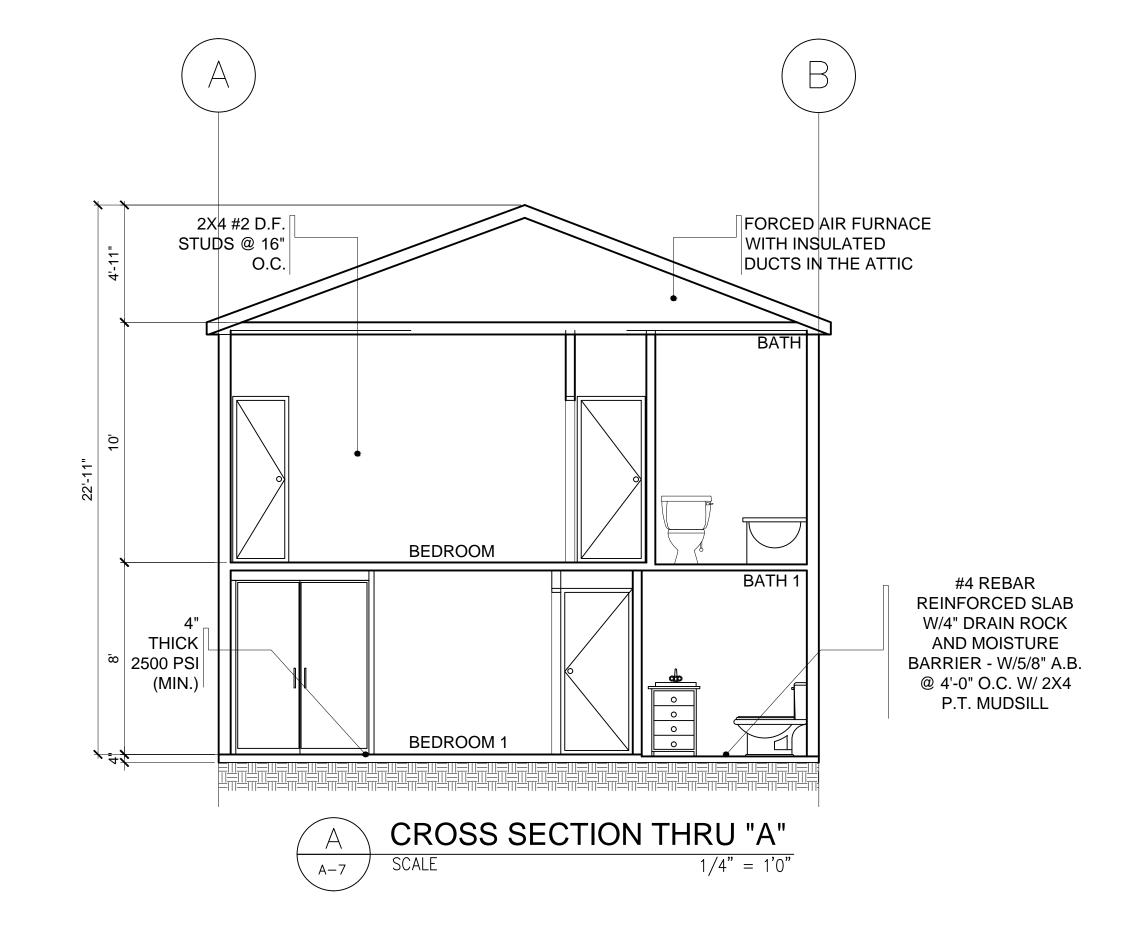
THE KEY NOTES DIRECTLY BELOW REFER TO THE SECTIONS ONLY.

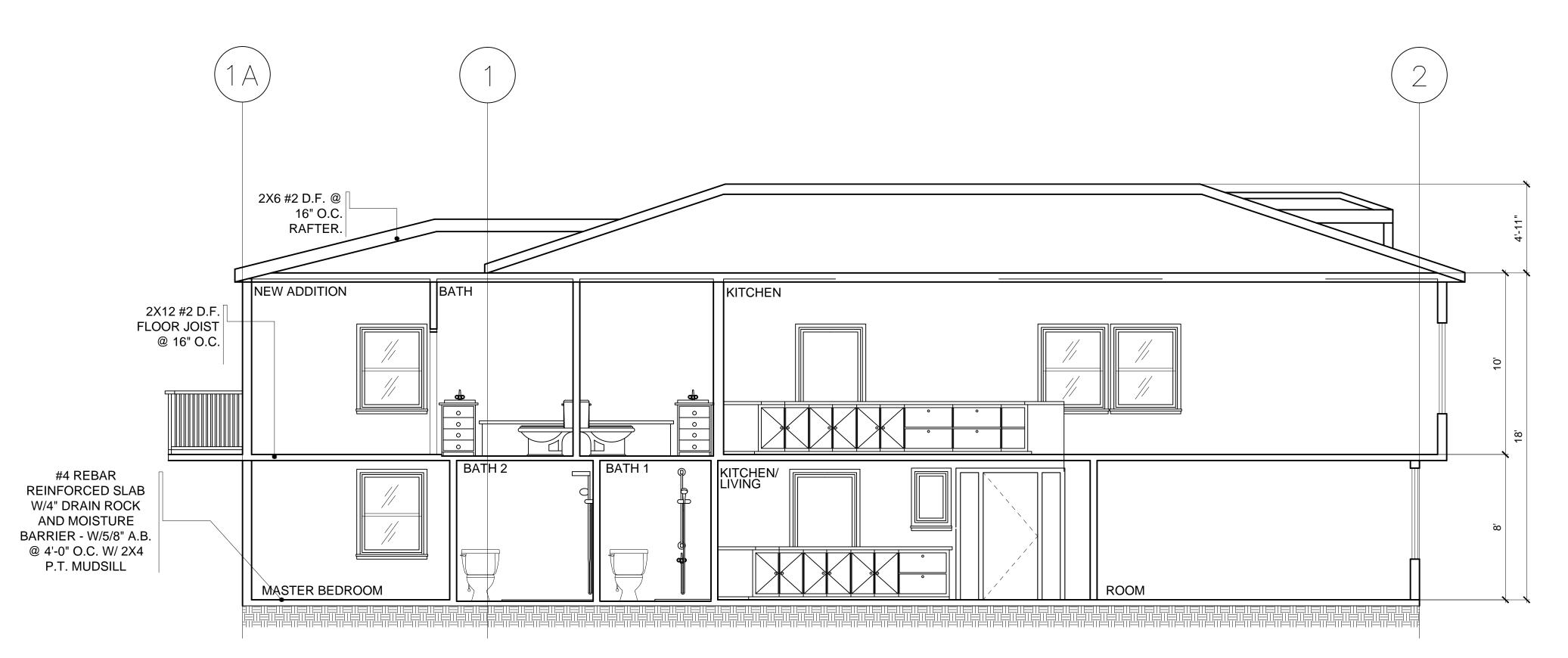
- 1. PLYWOOD ROOF SHEATHING-REFER TO STRUCTURAL DRAWINGS
- 2. ROOF RAFTERS-REFER TO STRUCTURAL DRAWINGS
- 3. 2x CEILING JOISTS, REFER TO STRUCTURAL DRAWINGS MATERIAL STYLE AND FINISH
- 4. NEW WOOD BEAM
- 5. NEW PLYWOOD DECK SHEATHING REFER TO STRUCTURAL
- OF 100 CFM

- 6. NEW DECK JOIST REFER TO STRUCTURAL DRAWINGS
- 7. 2x WOOD STUDS
- 8. PLYWOOD FLOOR SHEATHING REFER TO STRUCTURAL DRAWINGS
- 9. 2x FLOOR JOISTS REFER TO STRUCTURAL DRAWINGS
- 10. 5/8" GYPBOARD AT ALL WALLS AND CEILING (U.N.O)
- 11. EXTERIOR FINISH-REFER TO EXTERIOR ELEVATIONS
- 13. BATT INSULATION AT EXTERIOR WALLS PER TITLE-24 REPORT

12. BATT INSULATION AT CEILING JOISTS AS SHOWN PER TITLE-24 REPORT

- 14. CONCRETE SLAB REFER TO STRUCTURAL DRAWINGS
- 15. CONCRETE FOOTING REFER TO STRUCTURAL DRAWINGS
- 16. WINDOW PER PLAN AND SCHEDULE









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Designer : PHILIP DOPP Address: 360 S 27TH ST Address: RICHMOND CA 94804 Phone: (510) 499-0560 e-mail: phildopp@yahoo.com

BUILDING SECTION DOORS & WINDOWS SCEDULE 1578 32ND ST. OAKLAND CA

No.	Description	Date

ADNAN CLEGG

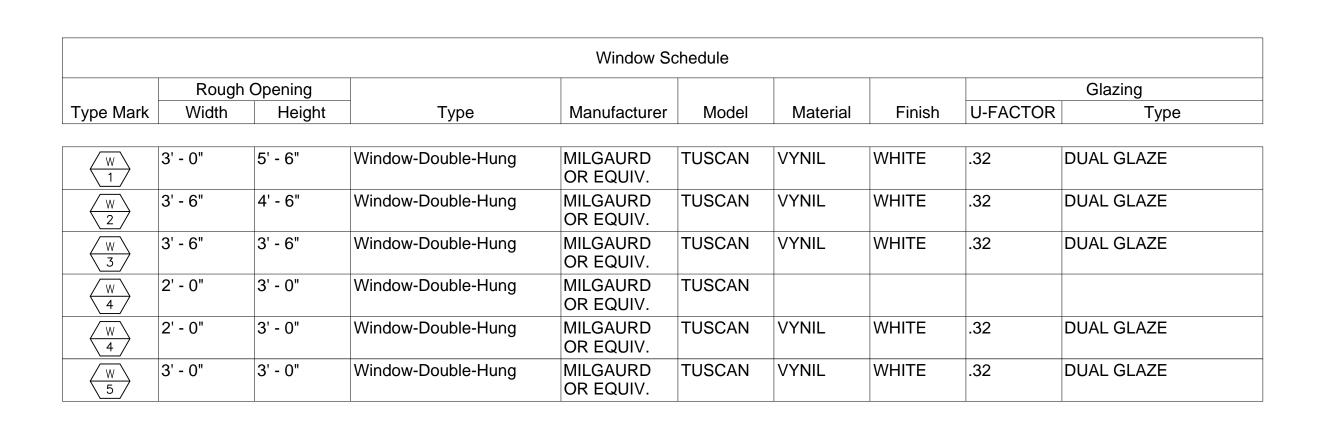
1578 32ND ST.

BUILDING SECTION & SCHEDULE

PR-2111-1196 Project number 05/18/22 J.SERRANO Drawn by P.DOPP Checked by

A7

Sheet number 1/4" = 1'-0" Scale



Door Schedule														
Door Manufactur Frame Details					Finish									
Number	Door Type	Door Size		Model	Туре	Fire Rating	Head	Jamb	Sill	Description	Door	Frame	Comments	
D 1	48	72" x 84"												
D 2	59	60" x 84"												
D 3	34	36" x 84"												
D 4	41	36" x 84"												
D 5	35	34" x 84"												
D 6	37	30" x 84"												
D 7	60	28" x 84"												

Room Number							
	Room Name	Floor	Base	Wall	Ceiling	Ceiling Height	Comments
<u> </u>	Room						
2	Room						
3	BATH 2						
4	MSTR. BEDROOM						
5	BEDROOM 1						
3	CLOSET						
7	LIVING / KITCHEN						
3	BATH 1						
9	WASH						
10	NEW ADDITION						



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DOORS & WINDOWS SCEDULE

1578 32ND OAKLAND

No.	Description	Date

ADNAN CLEGG

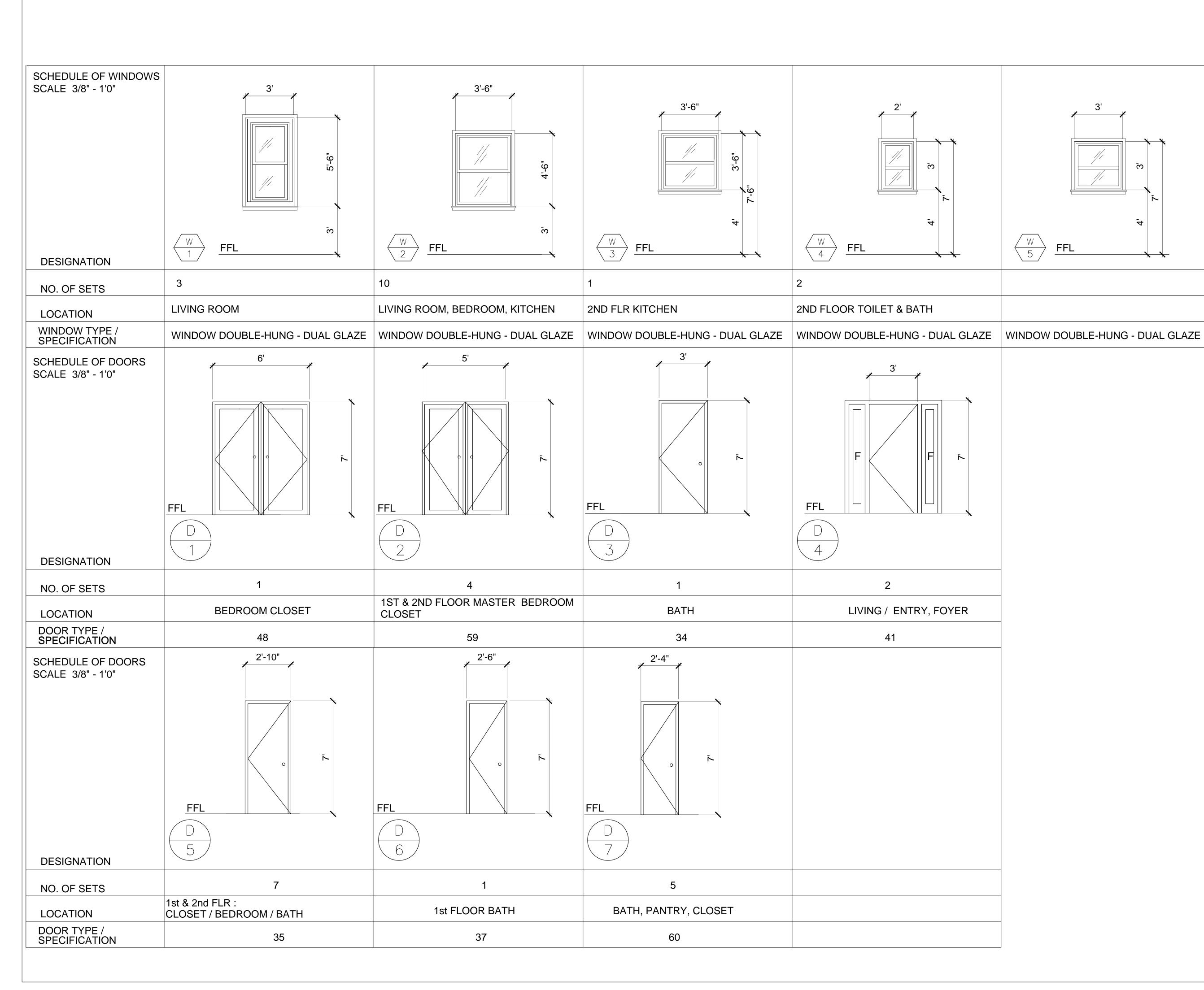
1578 32ND ST.

SCHEDULE OF DOORS & WINDOWS

PR-2111-1196 05/18/22 J.SERRANO Drawn by

Checked by **A8** P.DOPP

Sheet number 1/4" = 1'-0"





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DOORS & WINDOWS SCEDULE

ST. CA

1578 32ND OAKLAND

No.	Description	Date
	-	

ADNAN CLEGG

1578 32ND ST.

SCHEDULEOF DOORS & WINDOWS

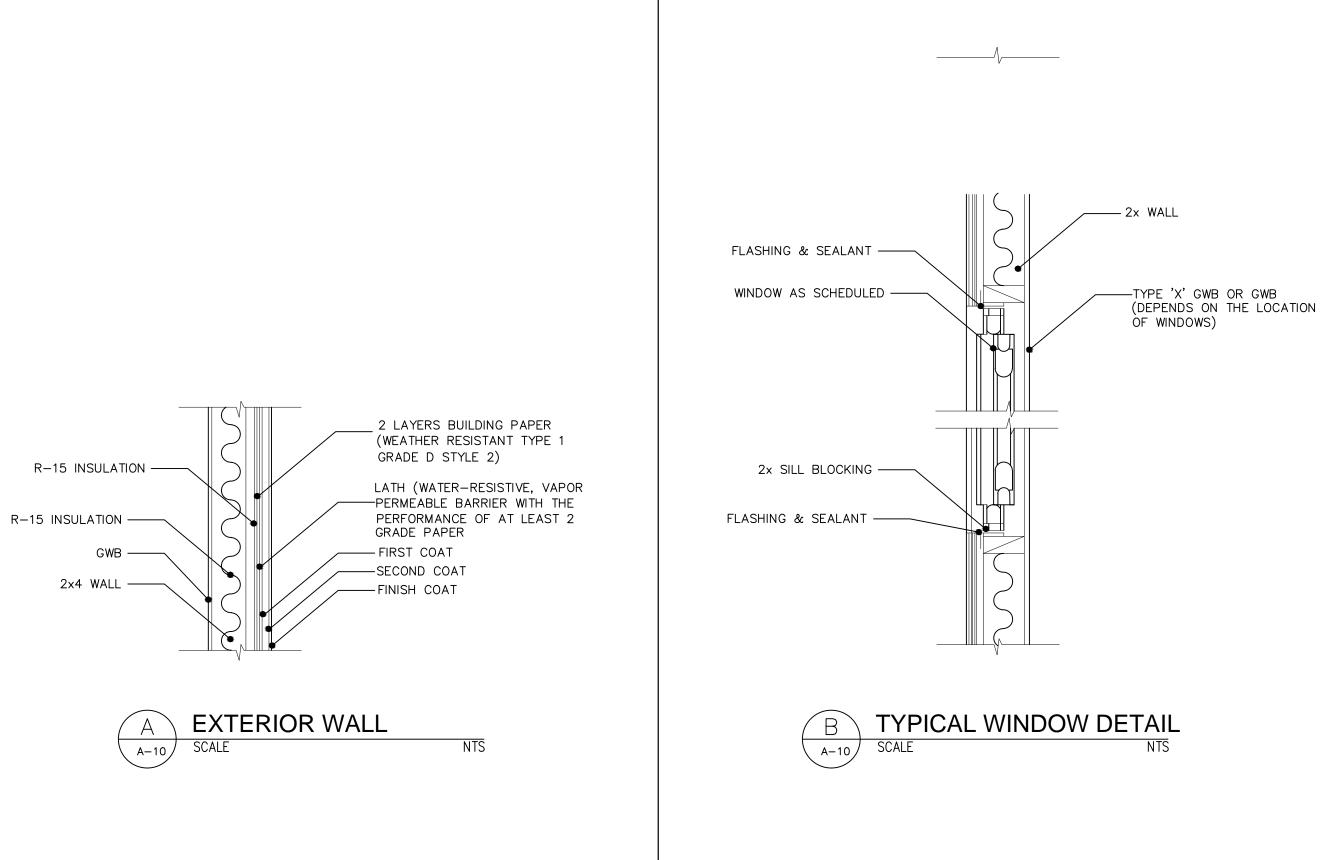
 Project number
 PR-2111-1196

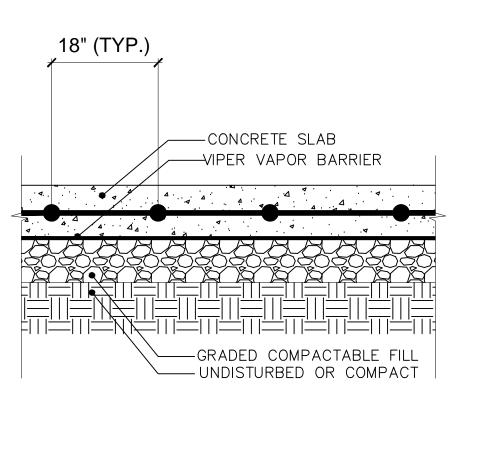
 Date
 05/18/22

 Drawn by
 J.SERRANO

Checked by

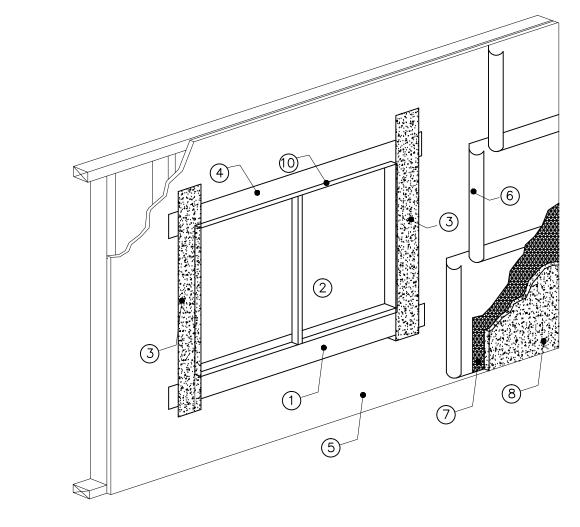
P.DOPP







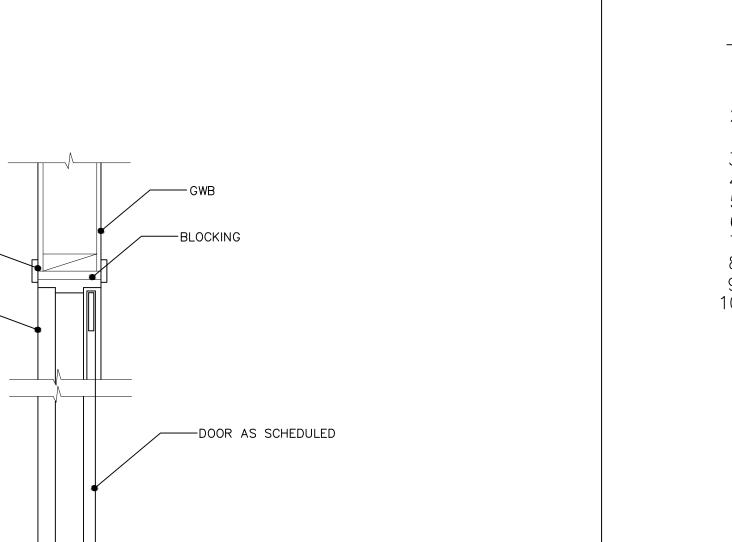
REFER TO S-05 / #2, 3





WINDOW FLASHING DETAILS

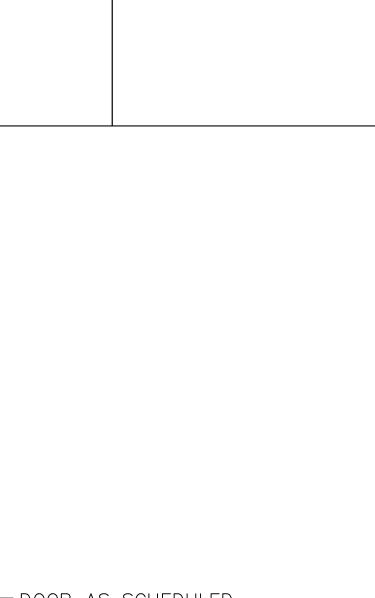
- 1. INSTALL WINDOW BILL PAPER FLASHING FIRST
- 2. INSTALL WINDOW PER SPECS. APPLY CONTINUOUS
- SEAL TO THE BACKSIDE OF THE MOUNTING FLANGE WINDOW 3. WINDOW JAMB FLASHING
- 4. WINDOW HEADER FLASHING
- 5. EXTERIOR SHEATHING
- 6. 2 LAYERS BUILDING PAPER
- 7. LATH WIRE
- 8. STUCCO 9. SEAL ALL 4 CORNERS
- 10. CONTINUOUS SEAL AROUND WINDOW USE MIN 9' PAPER FLASHING IN ACCORDANCE WITH ASTMO-799

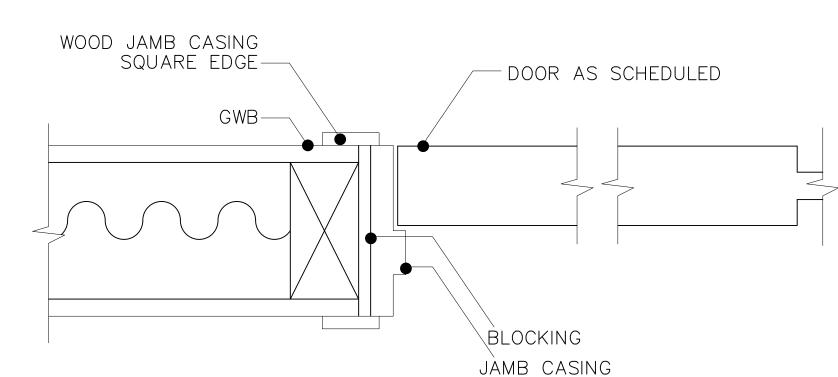




WOOD JAMB CASING — SQUARE EDGES

JAMB CASING -





TYPICAL INTERIOR DOOR JAMB DETAIL D TYP

A-10 SCALE

Description

1578 32ND OAKLAND

"Attainable & Sustainable Homes"

EN MAKERS INC.

WWW.TENTMAKERSINC.ORG

e-mail: JOESERRANO56@GMAIL.COM

CEO: JOE SERRANO

Phone: (510) 775-3810

Phone: (510) 499-0560

e-mail: phildopp@yahoo.com

Address: 360 S 27TH ST Address: RICHMOND CA 94804

Designer : PHILIP DOPP Address: 360 S 27TH ST Address: RICHMOND CA 94804

ADNAN CLEGG

DETAILS

Checked by

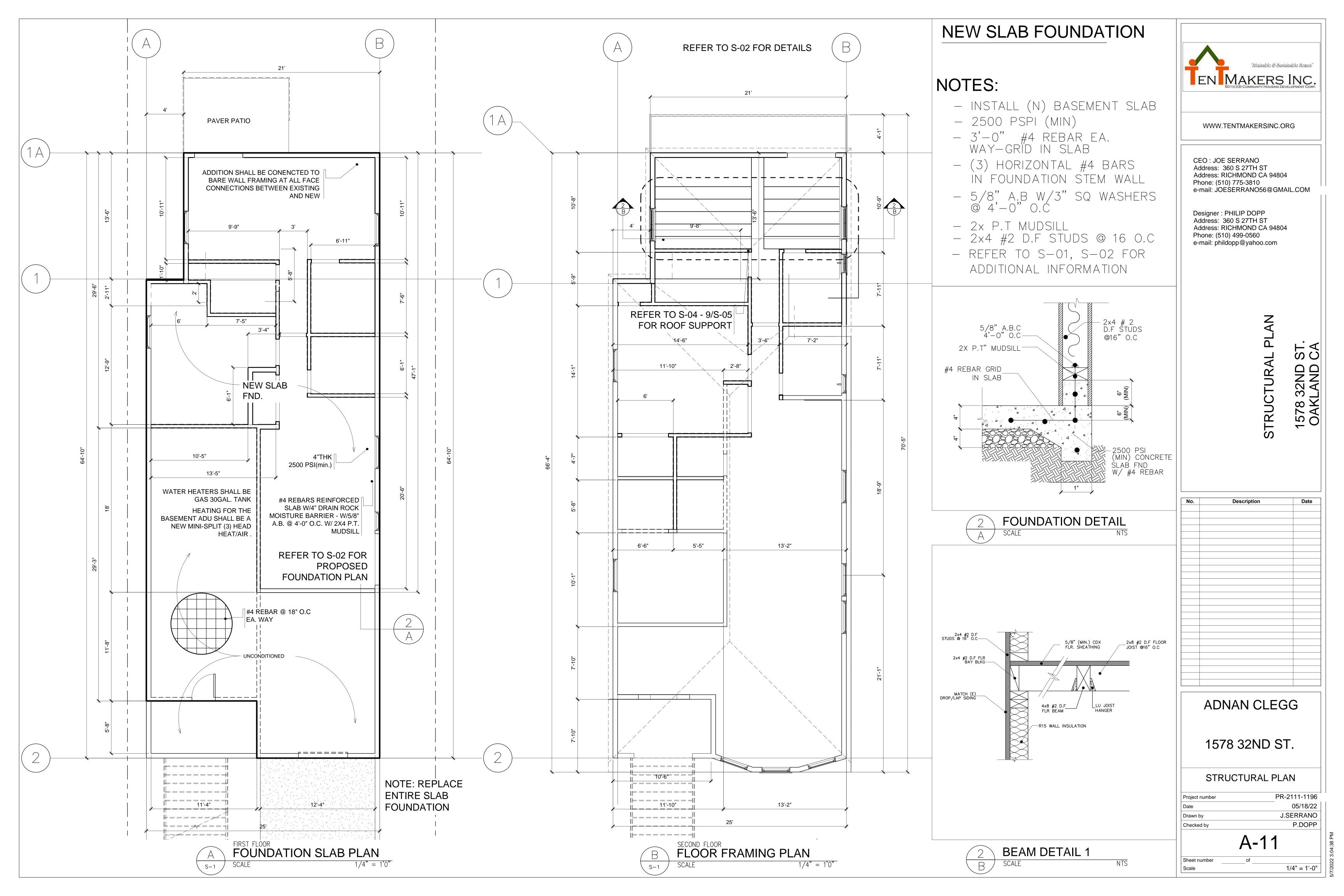
SCHEDULEOF DOORS & **WINDOWS**

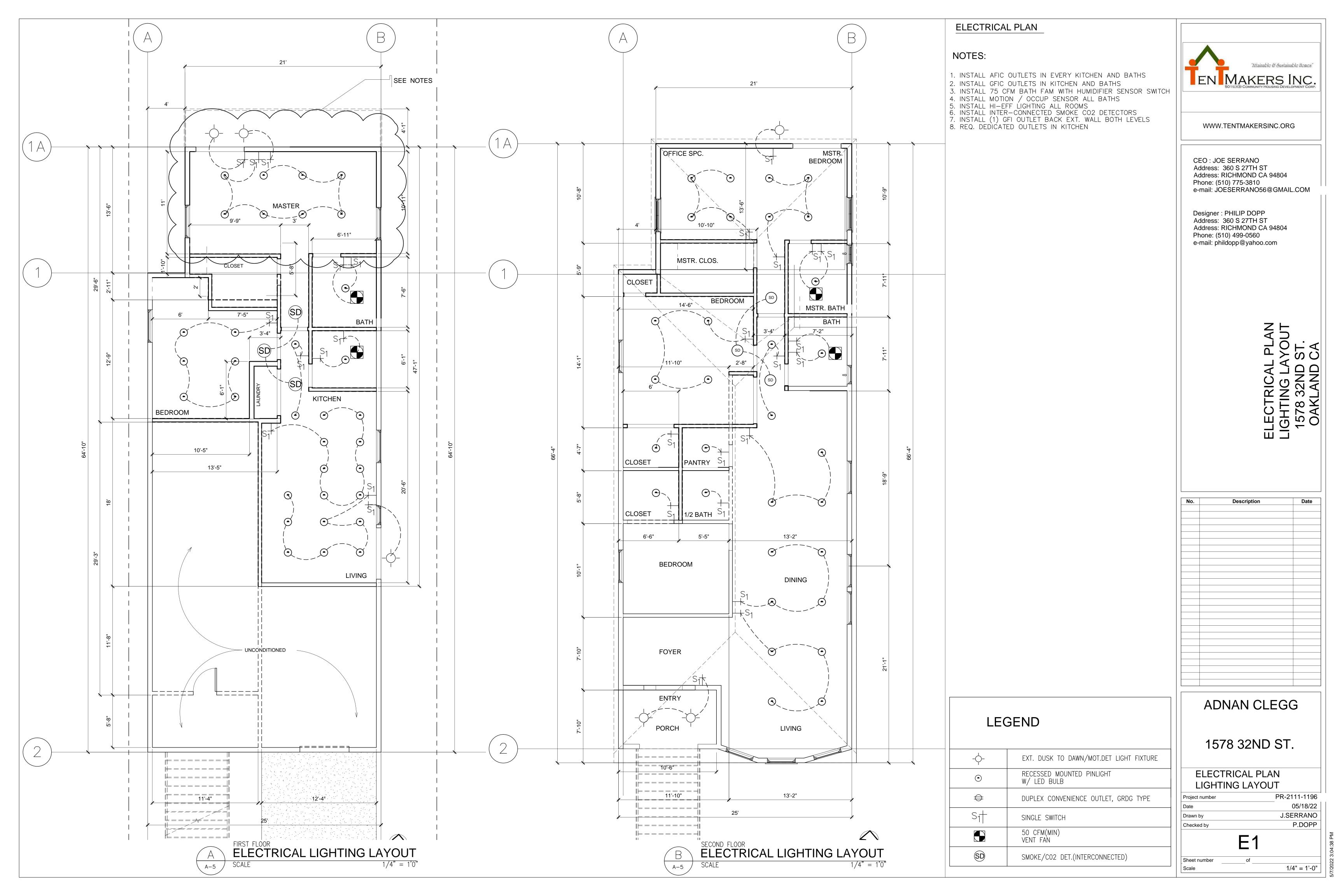
PR-2111-1196 Project number 05/18/22 J.SERRANO Drawn by

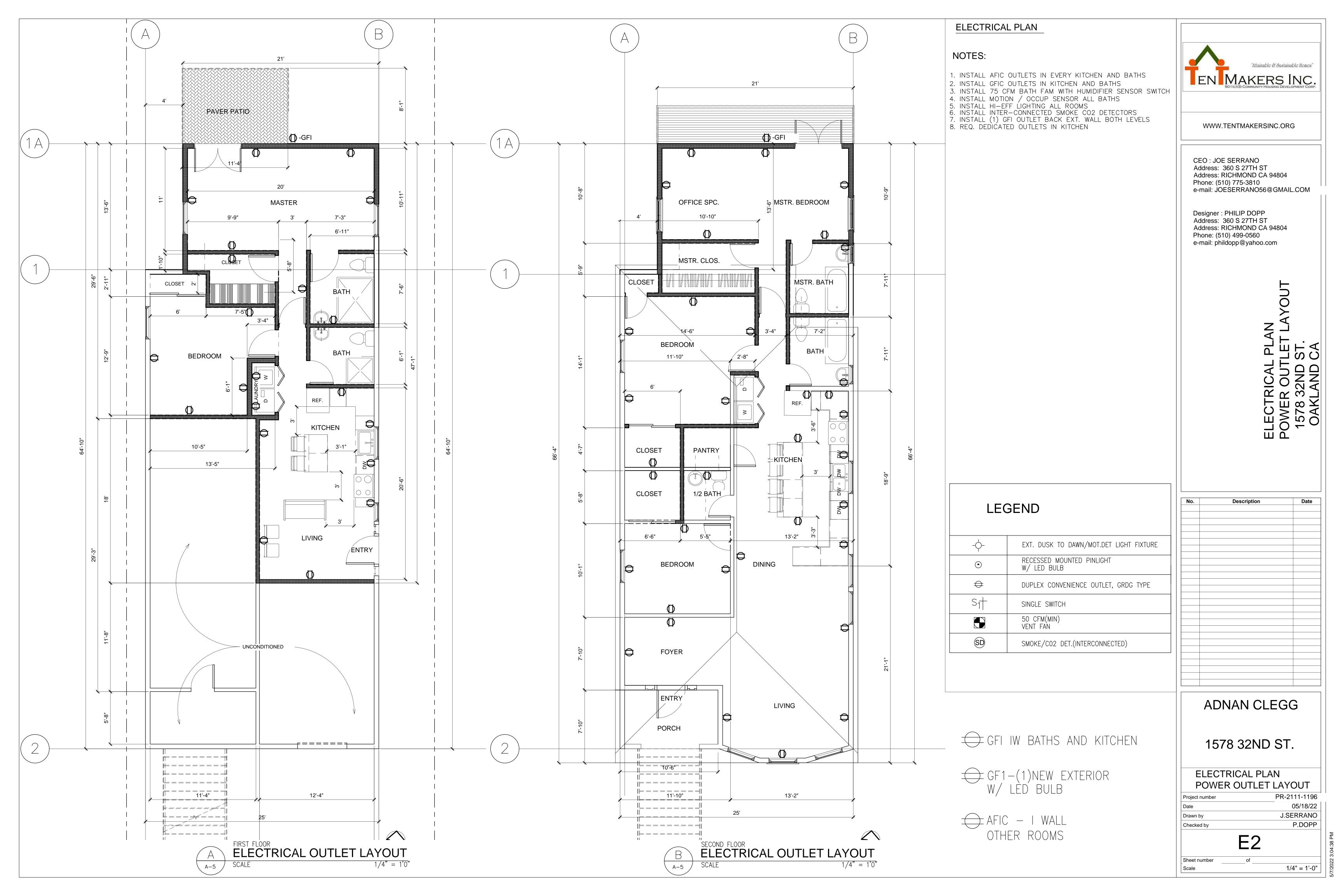
A10

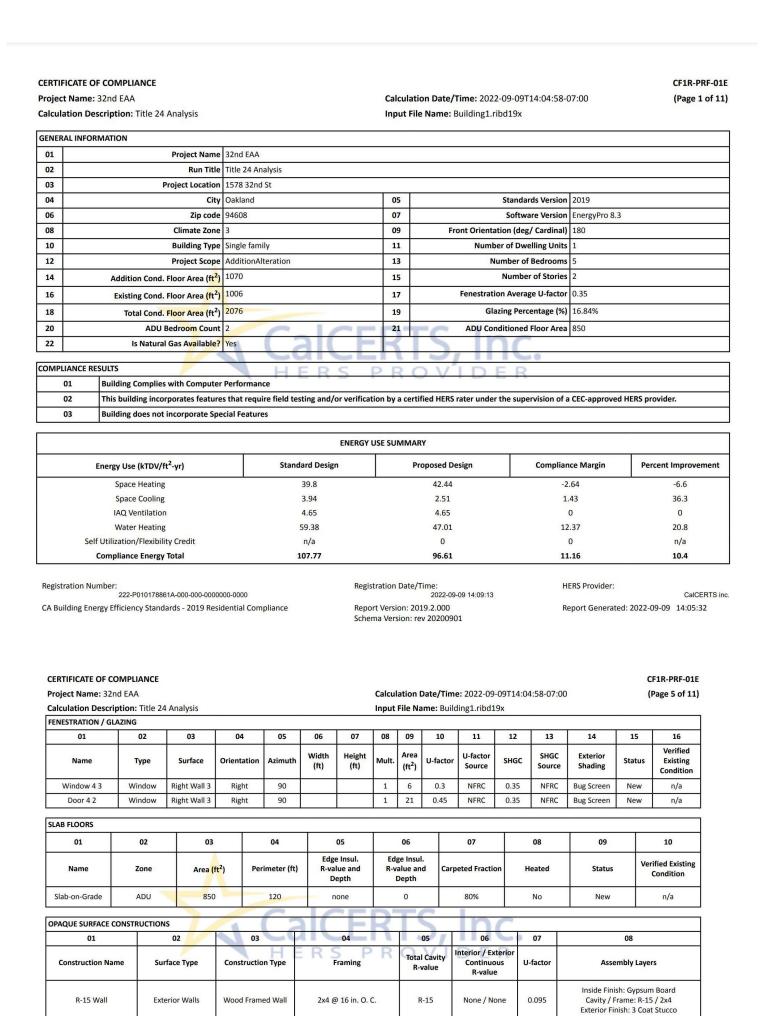
Sheet number Scale

P.DOPP 1/4" = 1'-0"









R-0 Wall

Attic RoofExisting

Interior Walls

Attic Roofs

Registration Number: 222-P010178861A-000-000-0000000-0000

CERTIFICATE OF COMPLIANCE Project Name: 32nd EAA

Calculation Description: Title 24 Analysis

Name Verified Airflow Airflow Target

Not Required

02

Duct Leakage Verification

Registration Number: 222-P010178861A-000-000-0000000-0000

CA Building Energy Efficiency Standards - 2019 Residential Compliance

System 1-hers-dist

Duct Leakage Target (%)

CA Building Energy Efficiency Standards - 2019 Residential Compliance

Wood Framed Wall

Wood Framed

2x4 @ 16 in. O. C.

2x4 @ 24 in. O. C.

Verified EER

Verified Duct

Location

Not Required

Not Required Not Required

Registration Date/Time:

Report Version: 2019.2.000

Verified SEER

Verified Duct

Design

Not Required

UIATION DESCRIPTION:	Title 24 Analysis			Input File Name: Bu	ilding1.ribd19x		
01	02	03	04	05	06	07	08
Construction Name Surface Type Construction Type			Framing	Total Cavity R-value	Interior / Exterior	U-factor	Assembly Layers
Attic RoofAddition	Attic Roofs	Wood Framed Ceiling	2x4 @ 24 in. O. C	R-0	None / None	0.644	Roofing: Light Roof (Asphalt Shingle) Roof Deck: Wood Siding/sheathing/decking Cavity / Frame: no insul. / 2x4
Default Floor Crawlspace	Floors Over Crawlspace	Wood Framed Floor	2x12 @ 16 in. O. (C. R-0	None / None	0.216	Floor Surface: Carpeted Floor Deck: Wood Siding/sheathing/decking Cavity / Frame: no insul. / 2x12
efault Roof Prior to 197	Ceilings (below attic)	Wood Framed Ceiling	2x4 @ 16 in. O. C	. R-11	None / None	0.083	Over Ceiling Joists: R-1.9 insul. Cavity / Frame: R-9.1 / 2x4 Inside Finish: Gypsum Board
R-30 Roof Attic	Ceilings (be <mark>low</mark> attic)	Wood Framed Ceiling	2x4 @ 24 in. O. C	R-30	None / None	0.032	Over Ceiling Joists: R-20.9 insul. Cavity / Frame: R-9.1 / 2x4 Inside Finish: Gypsum Board
R-19 Floor No Crawlspace	Interior Floors	Wood Framed Floor	2x10 @ 16 in. O. (C. R-19	None / None	0.045	Floor Surface: Carpeted Floor Deck: Wood Siding/sheathing/decking Cavity / Frame: R-19 / 2x10 Ceiling Below Finish: Gypsum Board
DING ENVELOPE - HER	S VERIFICATION						
01	I	02	I		03	T	04
Quality Insulation Ins	stallation (QII)	High R-value Spray	Foam Insulation	Building Enve	lope Air Leakage		CFM50
Not Requi	red	Not Req	uired	Not Required			n/a

Report Version: 2019.2.000

CERTIFICATE OF COMPLIANCE

Calculation Description: Title 24 Analysis

NO SPECIAL FEATURES REQUIRED

Indoor air quality ventilation

HVAC Distribution System Verifications:

omestic Hot Water System Verifications:

Verified heat pump rated heating capacity

Zone Type

Conditioned

Conditioned

Registration Number: 222-P010178861A-000-000-0000000-0000

CA Building Energy Efficiency Standards - 2019 Residential Compliance

222-P010178861A-000-000-0000000-0000

CA Building Energy Efficiency Standards - 2019 Residential Compliance

The following are features that must be installed as condition for meeting the modeled energy performance for this computer analysis.

ail is provided in the building tables below. Registered CF2Rs and CF3Rs are required to be completed in the HERS Registry

HVAC System Name

Mini-Split2

Project Name: 32nd EAA

REQUIRED SPECIAL FEATURES

HERS FEATURE SUMMARY

Building-level Verifications:

Kitchen range hood

Cooling System Verifications:

Heating System Verifications:

Duct leakage testing

Project Name

32nd EAA

ZONE INFORMATION

Zone Name

Existing

Addition

ADU

Inside Finish: Gypsum Board

Roofing: Light Roof (Asphalt Shingle)

Roof Deck: Wood

Siding/sheathing/decking Cavity / Frame: no insul. / 2x4

Report Generated: 2022-09-09 14:05:32

CalCERTS inc.

CF1R-PRF-01E

(Page 9 of 11)

Low-leakage Air Ducts Entirely in Conditioned

Report Generated: 2022-09-09 14:05:32

Deeply Buried

Ducts

Credit not taken

Cavity / Frame: no insul. / 2x4 Other Side Finish: Gypsum Board

None / None

None / None

Calculation Date/Time: 2022-09-09T14:04:58-07:00

Input File Name: Building1.ribd19x

Buried Ducts

Not Required

Registration Date/Time: 2022-09-09 14:09:13

Report Version: 2019.2.000

Schema Version: rev 20200901

2022-09-09 14:09:13

-- None --

-- None --

ERTIFICATE OF COMPLIA	NCF					CF1R-PRF-01E	CERTIFICATE OF COMPLIANCE	
Project Name: 32nd EAA			Calculation	n Date/Time: 2022-09-091	T14:04:58-07:00	(Page 10 of 11)	Project Name: 32nd EAA	Calcul
alculation Description: T	itle 24 Analysis			Name: Building1.ribd19x	114.04.50 07.00	(rage 10 01 11)	Calculation Description: Title 24 Analysis	Input
VAC FANI CYCTERAC							DOCUMENTATION AUTHOR'S DECLARATION STATEMENT	
VAC - FAN SYSTEMS							1. I certify that this Certificate of Compliance documentation is accurate and complet	e.
	01		02	03		04	Documentation Author Name:	Docum
N	lame		Туре	Fan Power (Wat	ts/CFM)	Name	Ying (John) Tao	
HVAC Fan 1		HVAC Fan		0.45		n/a	Company:	Signatu
							Basaltic, Inc.	2022
Q (INDOOR AIR QUALITY)	FANS			·	A.		Address:	CEA/ HI
01	02	03	04	05	06	07	2615 MacArthur Blvd.	R19-
		-		15.500		<u> </u>	City/State/Zip:	Phone:
Dwelling Unit	IAQ CFM	IAQ Watts/CFM	IAQ Fan Type	IAQ Recovery Effectiveness - SRE	IAQ Recovery Effectiveness - ASRE	HERS Verification	Oakland, CA 94602	510-
		NAME OF TAXABLE PARTY.	201				RESPONSIBLE PERSON'S DECLARATION STATEMENT	
SFam IAQVentRpt	65	0.35	Exhaust	n/a	n/a	Yes	I certify the following under penalty of perjury, under the laws of the State of California: 1. I am eligible under Division 3 of the Business and Professions Code to accept respon	scibility for the building
SFam ADU IAQVentRpt	48	0.35	Exhaust	n/a	n/a	Yes	I certify that the energy features and performance specifications identified on this C	
100 00 000000							 The building design features or system design features identified on this Certificate calculations, plans and specifications submitted to the enforcement agency for appr 	
	7	1 Cal	CERT	S, Inc			Responsible Designer Name: Joe Serrano	Respon
		HER	SPRO	VIDER			Company: TentMakers Inc.	Date Si 2022
							Address: 360 S. 27th St.	License S03
							City/Chaha /7:a.	Dhana

Report Generated: 2022-09-09 14:05:32

CERTIFICATE OF COMPLIANCE

Calculation Description: Title 24 Analysis

Project Name: 32nd EAA

CF1R-PRF-01E

Number of Water

Heating Systems

N/A

N/A

N/A

(Page 2 of 11)

Calculation Date/Time: 2022-09-09T14:04:58-07:00

Avg. Ceiling Height

Number of Ventilation

Cooling Systems

DHW Sys 1

DHW Sys 3

HERS Provider:

Water Heating System 1 Water Heating System

Report Generated: 2022-09-09 14:05:32

Input File Name: Building1.ribd19x

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

CALCEDTO INC

Zone Floor Area (ft²)

220

850

Registration Date/Time: 2022-09-09 14:09:13

Report Version: 2019.2.000

Conditioned Floor Area (ft²) Number of Dwelling Number of Bedrooms Number of Zones

Project Name: 32nd EAA	Calculation Date/Time: 2022-09-09T14:04:58-07:00 (Page 11 of					
Calculation Description: Title 24 Analysis	Input File Name: Building1.ribd19x					
DOCUMENTATION AUTHOR'S DECLARATION STATEMENT						
1. I certify that this Certificate of Compliance documentation is accurate and com	plete.					
Documentation Author Name:	Documentation Author Signature:					
Ying (John) Tao	Ying (John) Tao					
Company:	Signature Date:					
Basaltic, Inc.	2022-09-09 14:08:58					
Address:	CEA/ HERS Certification Identification (If applicable):					
2615 MacArthur Blvd.	R19-18-30014 CERTIFIED ENERGY ANALYST					
City/State/Zip:	Phone:					
Oakland, CA 94602	510-967-1299					
RESPONSIBLE PERSON'S DECLARATION STATEME <mark>NT</mark>						
I certify the following under penalty of perjury, under the laws of the State of California:						
 I am eligible under Division 3 of the Business and Professions Code to accept re 						
	this Certificate of Compliance conform to the requirements of Title 24, Part 1 and Part 6 of the California Code of Regulations.					
	cate of Compliance are consistent with the information provided on other applicable compliance documents, worksheets,					
calculations, plans and specifications submitted to the enforcement agency for						
calculations, plans and specifications submitted to the enforcement agency for Responsible Designer Name:	approval with this building permit application.					
calculations, plans and specifications submitted to the enforcement agency for Responsible Designer Name: Joe Serrano	approval with this building permit application.					
Responsible Designer Name:	approval with this building permit application.					
Responsible Designer Name: Joe Serrano	approval with this building permit application. Responsible Designer Signature: Joe Serrano					
Responsible Designer Name: Joe Serrano Company: TentMakers Inc. Address:	approval with this building permit application. Responsible Designer Signature: Joe Serrano Date Signed:					
Responsible Designer Name: Joe Serrano Company:	approval with this building permit application. Responsible Designer Signature: Goe Servano Date Signed: 2022-09-09 14:09:13					
Responsible Designer Name: Joe Serrano Company: TentMakers Inc. Address:	approval with this building permit application. Responsible Designer Signature: Joe Serrano Date Signed: 2022-09-09 14:09:13 License:					

Project Name: 32r	nd EAA				Calculation Date/Time: 2022-09-09T14:04:58-07:00								(Page			
Calculation Descri	ption: Title 24	4 Analysis					Input	File Na	ame: Bui	ding1.ribd:	19x					
ATTIC						-			-					-		
01		()2		03		04	(05	06	07	08	09)		
Name		Const	Construction				of Rise in 12)	Roof Reflectance		Roof Emittance	Radiant Barrier	Cool Roo	of Stat	us	Verified Exis	
Attic Existing		Attic Ro	ofExisting		Ventila	ed	3	C).1	0.85	No	No	Exist	ing		
Attic Addition		Attic Roc	fAddition		Ventila	ed	3	C	0.1	0.85	No	No	Ne	w		
FENESTRATION / GL	AZING										-					
01	02	03	04	05	06	07	08	09	10	11	12	13	14	15		
Name	Туре	Surface	Orientation	Azimuth	Width (ft)	Height (ft)	Mult.	Area (ft²)	U-factor	U-factor Source	SHGC	SHGC Source	Exterior Shading	Status	V E Cc	
Window 1	Window	Front Wall	Front	180			1	16.5	0.3	NFRC	0.35	NFRC	Bug Screen	Altered	t	
Window 1 2	Window	Front Wall	Front	180			1	16.5	0.3	NFRC	0.35	NFRC	Bug Screen	Altered	1	
Window 1 3	Window	Front Wall	Front	180			1	16.5	0.3	NFRC	0.35	NFRC	Bug Screen	Altered	ı	
Door 4	Window	Front Wall	Front	180			1	21	0.45	NFRC	0.35	NFRC	Bug Screen	New		
Window 2	Window	Left Wall	Left	270	D		1	16	0.3	NFRC	0.35	NFRC	Bug Screen	Altered	1	
Window 2 2	Window	Left Wall	Left	270		P 1	1	16	0.3	NFRC	0.35	NFRC	Bug Screen	Altered	ı l	
Window 2 3	Window	Right Wall	Right	90			1	16	0.3	NFRC	0.35	NFRC	Bug Screen	Altered	ı	
Window 2 4	Window	Right Wall	Right	90			1	16	0.3	NFRC	0.35	NFRC	Bug Screen	Altered	ı	
Window 3	Window	Right Wall	Right	90			1	12	0.3	NFRC	0.35	NFRC	Bug Screen	Altered	t	
Window 4	Window	Right Wall	Right	90			1	6	0.3	NFRC	0.35	NFRC	Bug Screen	Altered	t	
Window 4 2	Window	Right Wall	Right	90			1	6	0.3	NFRC	0.35	NFRC	Bug Screen	Altered	į į	
Window 2 5	Window	Left Wall 2	Left	270			1	16	0.3	NFRC	0.35	NFRC	Bug Screen	New		
Door 2	Window	Rear Wall 2	Back	0			1	42	0.45	NFRC	0.35	NFRC	Bug Screen	New		
Window 2 6	Window	Right Wall 2	Right	90			1	16	0.3	NFRC	0.35	NFRC	Bug Screen	New		
Window 2 7	Window	Left Wall 3	Back	0			1	16	0.3	NFRC	0.35	NFRC	Bug Screen	New		
Window 2 8	Window	Left Wall 3	Back	0			1	16	0.3	NFRC	0.35	NFRC	Bug Screen	New		
Door 2 2	Window	Rear Wall 3	Back	0			1	42	0.45	NFRC	0.35	NFRC	Bug Screen	New		
Window 2 9	Window	Right Wall 3	Right	90			1	16	0.3	NFRC	0.35	NFRC	Bug Screen	New		

CA Building Energy Efficiency Standards - 2019 Residential Compliance

Registration Number:

CalCERTS inc.

222-P010178861A-000-000-0000000-0000

CA Building Energy Efficiency Standards - 2019 Residential Compliance

CF1R-PRF-01E

Existing

Altered

Report Generated: 2022-09-09 14:05:32

Verified Existing Condition

or Ambient Status Existing Condition

07 08

Central DHW Shower Drain Water
Distribution Heat Recovery

Report Generated: 2022-09-09 14:05:32

Status

Altered

Tank Location

n/a

CF1R-PRF-01E

(Page 7 of 11)

(Page 3 of 11)

Calculation Date/Time: 2022-09-09T14:04:58-07:00

Input File Name: Building1.ribd19x

n/a

2022-09-09 14:09:13

Calculation Date/Time: 2022-09-09T14:04:58-07:00

Input File Name: Building1.ribd19x

Compact

None

None

0 78 80 gal

Solar Heating

Tank Type

of Units Units | Tank | Energy Vol. | Efficiency | Efficiency | Efficiency | Efficiency | Tank | Energy | Input Rating | Input R

01 02 03 04 05 06 07

Name Pipe Insulation Parallel Piping Compact Distribution Type Recirculation Control Distribution

DHW Sys 1 - 1/1 Not Required No

DHW Sys 3 - 1/1 Not Required Not Required Not Required None Not Required Not Required Not Required Not Required

Report Version: 2019.2.000

Registration Date/Time:

Report Version: 2019.2.000

Schema Version: rev 20200901

Construction Azimuth Orientation Gross Area (ft²) Window and Door Area (ft²) Tilt (deg) Wall Exceptions Status

Left Wall 2	Addition	R-15 Wall	270	Left	150	16	90	Extension
Rear Wall 2	Addition	R-15 Wall	0	Back	210	42	90	none
Right Wall 2	Addition	R-15 Wall	90	Right	150	16	90	Extension
Front Wall 2	ADU	R-15 Wall	0	Back	250	0	90	Extension
Left Wall 3	ADU	R-15 Wall	0	Back	470	32	90	Ex. w/ Siding

 Rear Wall 3
 ADU
 R-15 Wall
 0
 Back
 250
 42
 90
 none

 Right Wall 3
 ADU
 R-15 Wall
 90
 Right
 470
 43
 90
 Ex. w/ Siding

Default Floor Crawlspace n/a n/a 376

R-19 Floor No Crawlspace n/a n/a

R-19 Floor No Crawlspace

Addition

Registration Number: 222-P010178861A-000-000-0000000-0000

CERTIFICATE OF COMPLIANCE

Calculation Description: Title 24 Analysis

Domestic Hot Water (DHW)

System

DHW Heater 3 (1)

1 50 0.6-UEF <= 75 kBtu/hr

Consumer 1 50 0.6-UEF <= 75 kBtu/hr

Project Name: 32nd EAA

DHW Sys 3

Registration Number:

CA Building Energy Efficiency Standards - 2019 Residential Compliance

CA Building Energy Efficiency Standards - 2019 Residential Compliance

R-0 Wall n/a n/a 100 0 n/a

roject Name: 32nd EAA alculation Description: Title 24 Analysis					Calculation Date/Time: 2022-09-09T14:04:58-07:00 (Pa Input File Name: Building1.ribd19x							
SPACE CONDITIONING S	YSTEMS							100	Al .			
01		02	03	04	05	06	07	08	09	10	11	
Name	Sys	System Type		t Cooling Unit Name	Fan Name	Distribution Name	Required Thermostat Type	Status	Verified Existing Condition	Heating Equipment Count	Cooling Equipment Count	
FAU1	Heating ar	nd cooling system other	Heating Component 1	Cooling Component 1	HVAC Fan 1	Air Distribution System 1	Setback	Altered	No	1	1	
Mini-Split2 Heat		p heating cooling	Heat Pump System 2	Heat Pump System 2	n/a	n/a	Setback	New	No	1	1	
HVAC - HEATING UNIT T	VDES	A					-				•	
0			02			03				04		
Name		System T	vpe	-	Number of Units			Heating Efficiency				
Heating Component 1		Central gas f		-K1	KID, INC.				AFUE-95			
**************************************	33.		Ц Б	DC	D D C	VIII) E D			00000		
HVAC - COOLING UNIT T	YPES		11 1	. 17 3	FRC) V I L	DER					
01	02	03		04	05		06		07		08	
Name	Name System Type		f Units	fficiency EER/CEER Effic		ency SEER Zonally Contro		lled	Mulit-speed Compressor		HERS Verification	
Cooling Component 1 No Cooling		1		n/a	n/a		Not Zonal		Single Speed		n/a	
01	02	03	04	05	06	07	08	09	10		11	
HVAC - HEAT PUMPS		•										
Name	System Type	Number of Units		Heating		Coolii	ng	Zonally	Compre	essor	RS Verification	
Name	System Type	Number of Office	HSPF/COP	Cap 47	Cap 17	SEER	EER/CEER	Controlled	Тур	e III	No vermeation	
Heat Pump System 2 Ductless MiniSplit HP 1		8.5	12000	7000	14	11.7	Not Zonal	Sing	le He	Heat Pump System 2-hers-htpump		

Report Version: 2019.2.000

Report Generated: 2022-09-09 14:05:32

HERS Provider:

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CalCERTS inc.

2022-09-09 14:09:13

Report Version: 2019.2.000



WWW.TENTMAKERSINC.ORG

CEO: JOE SERRANO Address: 360 S 27TH ST Address: RICHMOND CA 94804 Phone: (510) 775-3810 e-mail: JOESERRANO56@GMAIL.COM

Designer : PHILIP DOPP Address: 360 S 27TH ST Address: RICHMOND CA 94804 Phone: (510) 499-0560 e-mail: phildopp@yahoo.com

1578 32nd Oakland C

Description

ADNAN CLEGG

1578 32ND ST.

TITLE - 24

- 1		
	Project number	PR-2111-119
	Date	9/9/22
	Drawn by	J.SERRANC
	Checked by	J.SERRANC

Scale

Sheet number

CF1R-PRF-01E (Page 10 of 11)	CERTIFICATE OF COMPLIANCE Project Name: 32nd EAA Calculation Description: Title 24 Analysis Calculation Description: Title 24 Analysis Input File Name: Building1.ribd19x	CF1R-PRF-01E (Page 11 of 11)					
	DOCUMENTATION AUTHOR'S DECLARATION STATEMENT						
	1. I certify that this Certificate of Compliance documentation is accurate and complete.						
04	Documentation Author Name: Documentation Author Signature:						
ame	Ying (John) Tao Ying (John) Tao						
n/a	Company: Signature Date: Basaltic, Inc. 2022-09-09 14:08:58	i					
	Address: CEA/ HERS Certification Identification (If applicable): Calfornia Association of Building Emergy Consult R19-18-30014 CERTIFIED SHERGY ANALYS						
07	City/State/Zip: Phone:						
S Verification	Oakland, CA 94602 510-967-1299						
	RESPONSIBLE PERSON'S DECLARATION STATEME <mark>NT</mark>						
Yes	I certify the following under penalty of perjury, under the laws of the State of California: 1. I am eligible under Division 3 of the Business and Professions Code to accept responsibility for the building design identified on this Certificate of Compliance.						
Yes	of Regulations. worksheets,						
	Responsible Designer Name: Joe Serrano Responsible Designer Signature: Joe Serrano						
	Date Signed: TentMakers Inc. Date Signed: 2022-09-09 14:09:13						
	Address: License: S0399						
	City/State/Zip: Phone: 510-214-7092						

Digitally signed by CalCERTS. This digital signature is provided in order to secure the content of this registered document, and in no way implies

Registration Number: 222-P010178861A-000-000-0000000-0000 CA Building Energy Efficiency Standards - 2019 Residential Compliance

Registration Number: 222-P010178861A-000-000-000000-0000 Registration Date/Time: 2022-09-09 14:09:13 CA Building Energy Efficiency Standards - 2019 Residential Compliance Report Generated: 2022-09-09 14:05:32 Schema Version: rev 20200901

Registration Provider responsibility for the accuracy of the information. Easy to Verify 2022-09-09 14:09:13 Report Version: 2019.2.000 Report Generated: 2022-09-09 14:05:32 Schema Version: rev 20200901

2019 Low-Rise Residential Mandatory Measures Summary

(01/2020)	
Building Envelop	e Measures:
§ 110.6(a)1:	Air Leakage. Manufactured fenestration, exterior doors, and exterior pet doors must limit air leakage to 0.3 CFM per square foot or less when tested per NFRC-400, ASTM E283 or AAMA/WDMA/CSA 101/I.S.2/A440-2011.*
§ 110.6(a)5:	Labeling. Fenestration products and exterior doors must have a label meeting the requirements of § 10-111(a).
§ 110.6(b):	Field fabricated exterior doors and fenestration products must use U-factors and solar heat gain coefficient (SHGC) values from Tables 110.6-A, 110.6-B, or JA4.5 for exterior doors. They must be caulked and/or weather-stripped."
§ 110.7:	Air Leakage. All joints, penetrations, and other openings in the building envelope that are potential sources of air leakage must be caulked, gasketed, or weather stripped.
§ 110.8(a):	Insulation Certification by Manufacturers. Insulation must be certified by the Department of Consumer Affairs, Bureau of Household Goods and Services (BHGS).
§ 110.8(g):	Insulation Requirements for Heated Slab Floors. Heated slab floors must be insulated per the requirements of § 110.8(g).
§ 110.8(i):	Roofing Products Solar Reflectance and Thermal Emittance. The thermal emittance and aged solar reflectance values of the roofing material must meet the requirements of § 110.8(i) and be labeled per §10-113 when the installation of a cool roof is specified on the CF1R.
§ 110.8(j):	Radiant Barrier. When required, radiant barriers must have an emittance of 0.05 or less and be certified to the Department of Consumer Affairs.
§ 150.0(a):	Ceiling and Rafter Roof Insulation. Minimum R-22 insulation in wood-frame ceiling; or the weighted average U-factor must not exceed 0.043. Minimum R-19 or weighted average U-factor of 0.054 or less in a rafter roof alteration. Attic access doors must have permanently attached insulation using adhesive or mechanical fasteners. The attic access must be gasketed to prevent air leakage. Insulation must be installed in direct contact with a continuous roof or ceiling which is sealed to limit infiltration and exfiltration as specified in § 110.7, including but not limited to placing insulation either above or below the roof deck or on top of a drywall ceiling.*
§ 150.0(b):	Loose-fill Insulation. Loose fill insulation must meet the manufacturer's required density for the labeled R-value.
§ 150.0(c):	Wall Insulation. Minimum R-13 insulation in 2x4 inch wood framing wall or have a U-factor of 0.102 or less, or R-20 in 2x6 inch wood framing or have a U-factor of 0.071 or less. Opaque non-framed assemblies must have an overall assembly U-factor not exceeding 0.102. Masonry walls must meet Tables 150.1-A or B.*
§ 150.0(d):	Raised-floor Insulation. Minimum R-19 insulation in raised wood framed floor or 0.037 maximum U-factor.*
§ 150.0(f):	Slab Edge Insulation. Slab edge insulation must meet all of the following: have a water absorption rate, for the insulation material alone without facings, no greater than 0.3 percent; have a water vapor permeance no greater than 2.0 perm per inch; be protected from physical damage and UV light deterioration; and, when installed as part of a heated slab floor, meet the requirements of § 110.8(g).
§ 150.0(g)1:	Vapor Retarder. In climate zones 1 through 16, the earth floor of unvented crawl space must be covered with a Class I or Class II vapor retarder. This requirement also applies to controlled ventilation crawl space for buildings complying with the exception to § 150.0(d).
§ 150.0(g)2:	Vapor Retarder. In climate zones 14 and 16, a Class I or Class II vapor retarder must be installed on the conditioned space side of all insulation in all exterior walls, vented attics, and unvented attics with air-permeable insulation.
§ 150.0(q):	Fenestration Products. Fenestration, including skylights, separating conditioned space from unconditioned space or outdoors must have a maximum U-factor of 0.58; or the weighted average U-factor of all fenestration must not exceed 0.58.*
Fireplaces, Deco	rative Gas Appliances, and Gas Log Measures:
§ 110.5(e)	Pilot Light. Continuously burning pilot lights are not allowed for indoor and outdoor fireplaces.
§ 150.0(e)1:	Closable Doors. Masonry or factory-built fireplaces must have a closable metal or glass door covering the entire opening of the firebox.
§ 150.0(e)2:	Combustion Intake. Masonry or factory-built fireplaces must have a combustion outside air intake, which is at least six square inches in area and is equipped with a readily accessible, operable, and tight-fitting damper or combustion-air control device."
§ 150.0(e)3:	Flue Damper. Masonry or factory-built fireplaces must have a flue damper with a readily accessible control.*
Space Condition	ing, Water Heating, and Plumbing System Measures:
§ 110.0-§ 110.3:	Certification. Heating, ventilation and air conditioning (HVAC) equipment, water heaters, showerheads, faucets, and all other regulated appliances must be certified by the manufacturer to the California Energy Commission.*
§ 110.2(a):	HVAC Efficiency. Equipment must meet the applicable efficiency requirements in Table 110.2-A through Table 110.2-K.
§ 110.2(b):	Controls for Heat Pumps with Supplementary Electric Resistance Heaters. Heat pumps with supplementary electric resistance heaters must have controls that prevent supplementary heater operation when the heating load can be met by the heat pump alone; and in which the cut-on temperature for compression heating is higher than the cut-on temperature for supplementary heating, and the cut-off temperature for compression heating is higher than the cut-off temperature for supplementary heating.
§ 110.2(c):	Thermostats. All heating or cooling systems not controlled by a central energy management control system (EMCS) must have a setback thermostat.
§ 110.3(c)4:	Water Heating Recirculation Loops Serving Multiple Dwelling Units. Water heating recirculation loops serving multiple dwelling units must meet the air release valve, backflow prevention, pump priming, pump isolation valve, and recirculation loop connection requirements of § 110.3(c)4.
	g in order.

Isolation Valves. Instantaneous water heaters with an input rating greater than 6.8 kBtu per hour (2 kW) must have isolation valves with hose

Pilot Lights. Continuously burning pilot lights are prohibited for natural gas: fan-type central furnaces; household cooking appliances (except

appliances without an electrical supply voltage connection with pilot lights that consume less than 150 Btu per hour); and pool and spa heaters."

bibbs or other fittings on both cold and hot water lines to allow for flushing the water heater when the valves are closed.

Manual; or the ACCA Manual J using design conditions specified in § 150.0(h)2.

Building Cooling and Heating Loads. Heating and/or cooling loads are calculated in accordance with the ASHRAE Handbook,

Equipment Volume, Applications Volume, and Fundamentals Volume; the SMACNA Residential Comfort System Installation Standards

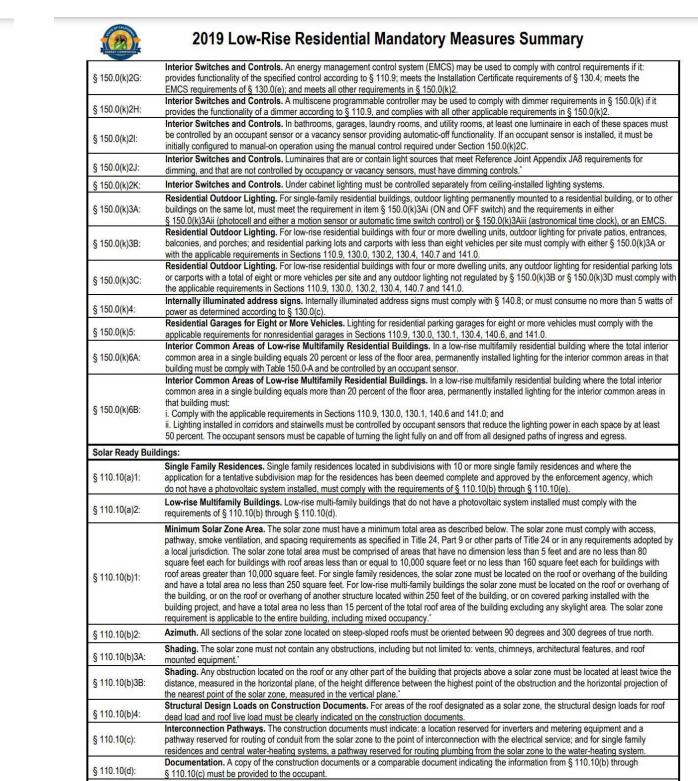
§ 150.0(h)3A:	Clearances. Air conditioner and heat pump outdoor condensing units must have a clearance of at least five feet from the outlet of any dryer
§ 150.0(h)3B:	Liquid Line Drier. Air conditioners and heat pump systems must be equipped with liquid line filter driers if required, as specified by the manufacturer's instructions.
§ 150.0(j)1:	Storage Tank Insulation. Unfired hot water tanks, such as storage tanks and backup storage tanks for solar water-heating systems, must ha a minimum of R-12 external insulation or R-16 internal insulation where the internal insulation R-value is indicated on the exterior of the tank.
§ 150.0(j)2A:	Water Piping, Solar Water-heating System Piping, and Space Conditioning System Line Insulation. All domestic hot water piping must be insulated as specified in Section 609.11 of the California Plumbing Code. In addition, the following piping conditions must have a minimum insulation wall thickness of one inch or a minimum insulation R-value of 7.7: the first five feet of cold water pipes from the storage tank; all hot water piping with a nominal diameter equal to or greater than 3/4 inch and less than one inch; all hot water piping with a nominal diameter les than 3/4 inch that is: associated with a domestic hot water recirculation system, from the heating source to storage tank or between tanks, buried below grade, and from the heating source to kitchen fixtures.*
§ 150.0(j)3:	Insulation Protection. Piping insulation must be protected from damage, including that due to sunlight, moisture, equipment maintenance, a wind as required by Section 120.3(b). Insulation exposed to weather must be water retardant and protected from UV light (no adhesive tapes) Insulation covering chilled water piping and refrigerant suction piping located outside the conditioned space must include, or be protected by, Class I or Class II vapor retarder. Pipe insulation buried below grade must be installed in a waterproof and non-crushable casing or sleeve.
§ 150.0(n)1:	Gas or Propane Water Heating Systems. Systems using gas or propane water heaters to serve individual dwelling units must include all of the following: A dedicated 125 volt, 20 amp electrical receptacle connected to the electric panel with a 120/240 volt 3 conductor, 10 AWG copper branch circuit, within three feet of the water heater without obstruction. Both ends of the unused conductor must be labeled with the word "spare" and be electrically isolated. Have a reserved single pole circuit breaker space in the electrical panel adjacent to the circuit break for the branch circuit and labeled with the words "Future 240V Use"; a Category III or IV vent, or a Type B vent with straight pipe between the outside termination and the space where the water heater is installed; a condensate drain that is no more than two inches higher than the bas of the water heater, and allows natural draining without pump assistance; and a gas supply line with a capacity of at least 200,000 Btu per ho
§ 150.0(n)2:	Recirculating Loops. Recirculating loops serving multiple dwelling units must meet the requirements of § 110.3(c)5.
§ 150.0(n)3:	Solar Water-heating Systems. Solar water-heating systems and collectors must be certified and rated by the Solar Rating and Certification Corporation (SRCC), the International Association of Plumbing and Mechanical Officials, Research and Testing (IAPMO R&T), or by a listing agency that is approved by the Executive Director.
Ducts and Fans	Measures:
§ 110.8(d)3:	Ducts. Insulation installed on an existing space-conditioning duct must comply with § 604.0 of the California Mechanical Code (CMC). If a contractor installs the insulation, the contractor must certify to the customer, in writing, that the insulation meets this requirement.
§ 150.0(m)1:	CMC Compliance. All air-distribution system ducts and plenums must meet the requirements of the CMC §§ 601.0, 602.0, 603.0, 604.0, 605. and ANSI/SMACNA-006-2006 HVAC Duct Construction Standards Metal and Flexible 3rd Edition. Portions of supply-air and return-air ducts a plenums must be insulated to a minimum installed level of R-6.0 or a minimum installed level of R-4.2 when ducts are entirely in conditioned space as confirmed through field verification and diagnostic testing (RA3.1.4.3.8). Portions of the duct system completely exposed and surrounded by directly conditioned space are not required to be insulated. Connections of metal ducts and inner core of flexible ducts must be mechanically fastened. Openings must be sealed with mastic, tape, or other duct-closure system that meets the applicable requirements of U 181, UL 181A, or UL 181B or aerosol sealant that meets the requirements of UL 723. If mastic or tape is used to seal openings greater than 3 inch, the combination of mastic and either mesh or tape must be used. Building cavities, support platforms for air handlers, and plenums designed or constructed with materials other than sealed sheet metal, duct board or flexible duct must not be used to convey conditioned air. Building cavities and support platforms may contain ducts. Ducts installed in cavities and support platforms must not be compressed to cause reductions in the cross-sectional area.*
§ 150.0(m)2:	Factory-Fabricated Duct Systems. Factory-fabricated duct systems must comply with applicable requirements for duct construction, connections, and closures; joints and seams of duct systems and their components must not be sealed with cloth back rubber adhesive duct tapes unless such tape is used in combination with mastic and draw bands.
§ 150.0(m)3:	Field-Fabricated Duct Systems. Field-fabricated duct systems must comply with applicable requirements for: pressure-sensitive tapes, mastics, sealants, and other requirements specified for duct construction.
§ 150.0(m)7:	Backdraft Damper. Fan systems that exchange air between the conditioned space and outdoors must have backdraft or automatic dampers
§ 150.0(m)8:	Gravity Ventilation Dampers. Gravity ventilating systems serving conditioned space must have either automatic or readily accessible, manually operated dampers in all openings to the outside, except combustion inlet and outlet air openings and elevator shaft vents.
§ 150.0(m)9:	Protection of Insulation. Insulation must be protected from damage, sunlight, moisture, equipment maintenance, and wind. Insulation expos to weather must be suitable for outdoor service. For example, protected by aluminum, sheet metal, painted canvas, or plastic cover. Cellular foam insulation must be protected as above or painted with a coating that is water retardant and provides shielding from solar radiation.
§ 150.0(m)10:	Porous Inner Core Flex Duct. Porous inner core flex ducts must have a non-porous layer between the inner core and outer vapor barrier.
§ 150.0(m)11:	Duct System Sealing and Leakage Test. When space conditioning systems use forced air duct systems to supply conditioned air to an occupiable space, the ducts must be sealed and duct leakage tested, as confirmed through field verification and diagnostic testing, in accordance with § 150.0(m)11 and Reference Residential Appendix RA3.
§ 150.0(m)12:	Air Filtration. Space conditioning systems with ducts exceeding 10 feet and the supply side of ventilation systems must have MERV 13 or equivalent filters. Filters for space conditioning systems must have a two inch depth or can be one inch if sized per Equation 150.0-A. Pressul drops and labeling must meet the requirements in §150.0(m)12. Filters must be accessible for regular service.*
§ 150.0(m)13:	Space Conditioning System Airflow Rate and Fan Efficacy. Space conditioning systems that use ducts to supply cooling must have a hole for the placement of a static pressure probe, or a permanently installed static pressure probe in the supply plenum. Airflow must be ≥ 350 CF per ton of nominal cooling capacity, and an air-handling unit fan efficacy ≤ 0.45 watts per CFM for gas furnace air handlers and ≤ 0.58 watts per CFM for all others. Small duct high velocity systems must provide an airflow ≥ 250 CFM per ton of nominal cooling capacity, and an air-handling unit fan efficacy ≤ 0.62 watts per CFM. Field verification testing is required in accordance with Reference Residential Appendix PA3.3.*

unit fan efficacy ≤ 0.62 watts per CFM. Field verification testing is required in accordance with Reference Residential Appendix RA3.3.*

Requirements for	or Ventilation and Indoor Air Quality:
§ 150.0(o)1:	Requirements for Ventilation and Indoor Air Quality. All dwelling units must meet the requirements of ASHRAE Standard 62.2, Ventilation and Acceptable Indoor Air Quality in Residential Buildings subject to the amendments specified in § 150.0(o)1.
§ 150.0(o)1C:	Single Family Detached Dwelling Units. Single family detached dwelling units, and attached dwelling units not sharing ceilings or floors with other dwelling units, occupiable spaces, public garages, or commercial spaces must have mechanical ventilation airflow provided at rates determined by ASHRAE 62.2 Sections 4.1.1 and 4.1.2 and as specified in § 150.0(o)1C.
§ 150.0(o)1E:	Multifamily Attached Dwelling Units. Multifamily attached dwelling units must have mechanical ventilation airflow provided at rates in accordance with Equation 150.0-B and must be either a balanced system or continuous supply or continuous exhaust system. If a balanced system is not used, all units in the building must use the same system type and the dwelling-unit envelope leakage must be ≤ 0.3 CFM at 50 Pa (0.2 inch water) per square foot of dwelling unit envelope surface area and verified in accordance with Reference Residential Appendix RA3.8.
§ 150.0(o)1F:	Multifamily Building Central Ventilation Systems. Central ventilation systems that serve multiple dwelling units must be balanced to provide ventilation airflow for each dwelling unit served at a rate equal to or greater than the rate specified by Equation 150.0-B. All unit airflows must be within 20 percent of the unit with the lowest airflow rate as it relates to the individual unit's minimum required airflow rate needed for compliance.
§ 150.0(o)1G:	Kitchen Range Hoods. Kitchen range hoods must be rated for sound in accordance with Section 7.2 of ASHRAE 62.2.
§ 150.0(o)2:	Field Verification and Diagnostic Testing. Dwelling unit ventilation airflow must be verified in accordance with Reference Residential Appendix RA3.7. A kitchen range hood must be verified in accordance with Reference Residential Appendix RA3.7.4.3 to confirm it is rated by HVI to comply with the airflow rates and sound requirements as specified in Section 5 and 7.2 of ASHRAE 62.2.
Pool and Spa Sv	stems and Equipment Measures:
§ 110.4(a):	Certification by Manufacturers. Any pool or spa heating system or equipment must be certified to have all of the following: a thermal efficiency that complies with the Appliance Efficiency Regulations; an on-off switch mounted outside of the heater that allows shutting off the heater without adjusting the thermostat setting; a permanent weatherproof plate or card with operating instructions; and must not use electric resistance heating.*
§ 110.4(b)1:	Piping. Any pool or spa heating system or equipment must be installed with at least 36 inches of pipe between the filter and the heater, or dedicated suction and return lines, or built-in or built-up connections to allow for future solar heating.
§ 110.4(b)2:	Covers. Outdoor pools or spas that have a heat pump or gas heater must have a cover.
§ 110.4(b)3:	Directional Inlets and Time Switches for Pools. Pools must have directional inlets that adequately mix the pool water, and a time switch that will allow all pumps to be set or programmed to run only during off-peak electric demand periods.
§ 110.5:	Pilot Light. Natural gas pool and spa heaters must not have a continuously burning pilot light.
§ 150.0(p):	Pool Systems and Equipment Installation. Residential pool systems or equipment must meet the specified requirements for pump sizing, flow rate, piping, filters, and valves.*
Lighting Measu	res:
§ 110.9:	Lighting Controls and Components. All lighting control devices and systems, ballasts, and luminaires must meet the applicable requirements of § 110.9.*
§ 150.0(k)1A:	Luminaire Efficacy. All installed luminaires must meet the requirements in Table 150.0-A.
§ 150.0(k)1B:	Blank Electrical Boxes. The number of electrical boxes that are more than five feet above the finished floor and do not contain a luminaire or other device must be no greater than the number of bedrooms. These electrical boxes must be served by a dimmer, vacancy sensor control, or fan speed control.
§ 150.0(k)1C:	Recessed Downlight Luminaires in Ceilings. Luminaires recessed into ceilings must meet all of the requirements for: insulation contact (IC) labeling; air leakage; sealing; maintenance; and socket and light source as described in § 150.0(k)1C.
§ 150.0(k)1D:	Electronic Ballasts for Fluorescent Lamps. Ballasts for fluorescent lamps rated 13 watts or greater must be electronic and must have an output frequency no less than 20 kHz.
§ 150.0(k)1E:	Night Lights, Step Lights, and Path Lights. Night lights, step lights and path lights are not required to comply with Table 150.0-A or be controlled by vacancy sensors provided they are rated to consume no more than 5 watts of power and emit no more than 150 lumens.
§ 150.0(k)1F:	Lighting Integral to Exhaust Fans. Lighting integral to exhaust fans (except when installed by the manufacturer in kitchen exhaust hoods) must meet the applicable requirements of § 150.0(k).*
§ 150.0(k)1G:	Screw based luminaires. Screw based luminaires must contain lamps that comply with Reference Joint Appendix JA8.*
§ 150.0(k)1H:	Light Sources in Enclosed or Recessed Luminaires. Lamps and other separable light sources that are not compliant with the JA8 elevated temperature requirements, including marking requirements, must not be installed in enclosed or recessed luminaires.
§ 150.0(k)1I:	Light Sources in Drawers, Cabinets, and Linen Closets. Light sources internal to drawers, cabinetry or linen closets are not required to comply with Table 150.0-A or be controlled by vacancy sensors provided that they are rated to consume no more than 5 watts of power, emit no more than 150 lumens, and are equipped with controls that automatically turn the lighting off when the drawer, cabinet or linen closet is closed.
§ 150.0(k)2A:	Interior Switches and Controls. All forward phase cut dimmers used with LED light sources must comply with NEMA SSL 7A.
§ 150.0(k)2B:	Interior Switches and Controls. Exhaust fans must be controlled separately from lighting systems.
§ 150.0(k)2C:	Interior Switches and Controls. Lighting must have readily accessible wall-mounted controls that allow the lighting to be manually turned ON and OFF.*
§ 150.0(k)2D:	Interior Switches and Controls. Controls and equipment must be installed in accordance with manufacturer's instructions.
§ 150.0(k)2E:	Interior Switches and Controls. Controls must not bypass a dimmer, occupant sensor, or vacancy sensor function if the control is installed to

comply with § 150.0(k).

§ 150.0(k)2F: Interior Switches and Controls. Lighting controls must comply with the applicable requirements of § 110.9.



Main Electrical Service Panel. The main electrical service panel must have a minimum busbar rating of 200 amps.

breaker for a future solar electric installation. The reserved space must be permanently marked as "For Future Solar Electric".

§ 110.10(e)2:

Main Electrical Service Panel. The main electrical service panel must have a reserved space to allow for the installation of a double pole circu



WWW.TENTMAKERSINC.ORG

CEO : JOE SERRANO Address: 360 S 27TH ST Address: RICHMOND CA 94804 Phone: (510) 775-3810 e-mail: JOESERRANO56@GMAIL.COM

Designer : PHILIP DOPP Address: 360 S 27TH ST Address: RICHMOND CA 94804 Phone: (510) 499-0560 e-mail: phildopp@yahoo.com

No.	Description	Date
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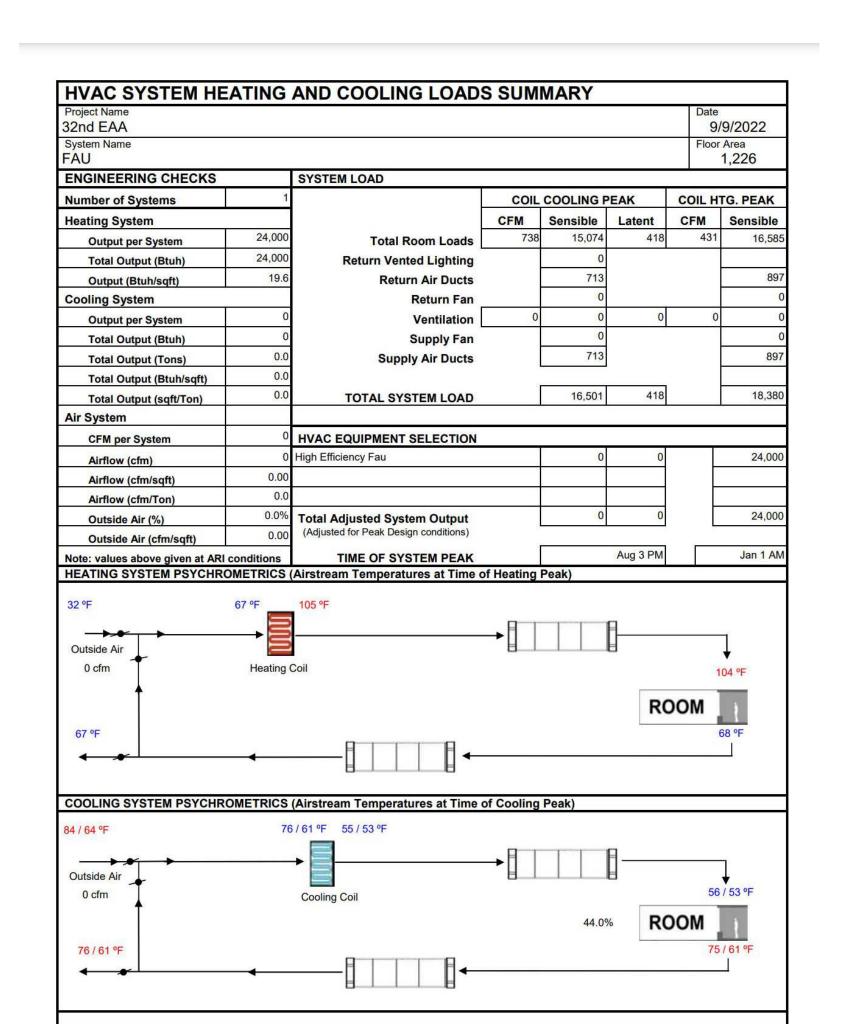
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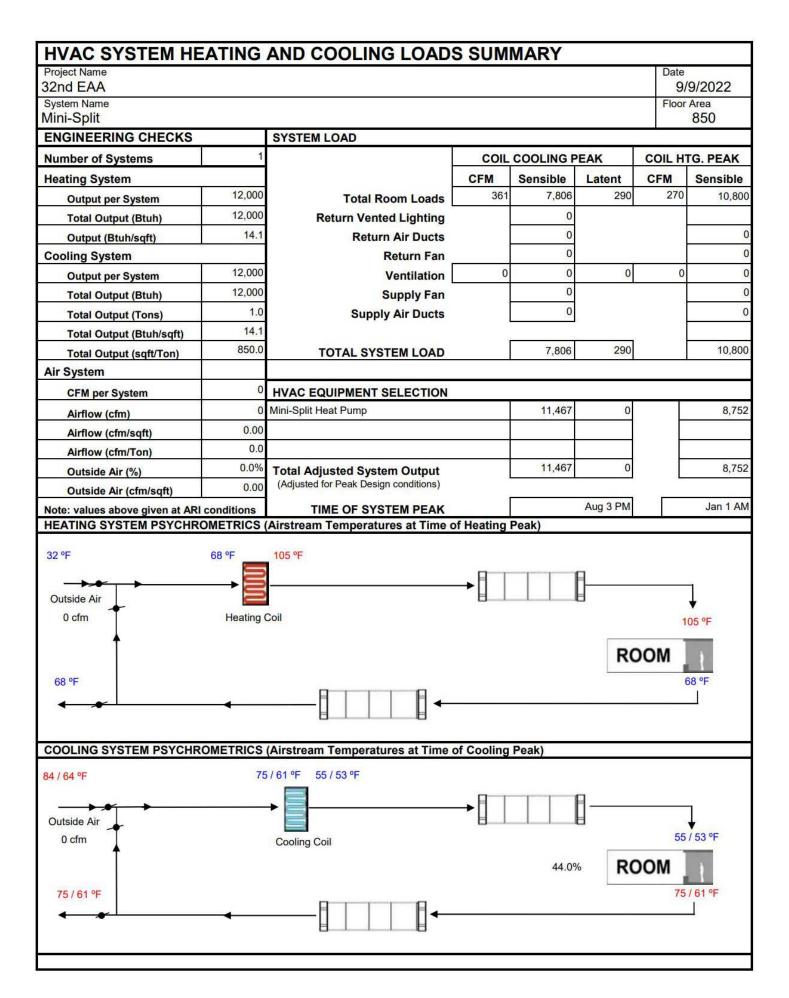
T24-SUPPLEMENTALS

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	Project number	PR-2111-119
	Date	9/9/2
	Drawn by	J.SERRAN
	Checked by	J.SERRAN

Scale

Sheet number





GENERAL NOTES:

- 1. ALL WORK SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF CBC & CRC 2019.
- 2. DETAILS OF CONSTRUCTION SHALL BE VERIFIED AT SITE BY THE CONTRACTOR AND DISCREPANCIES BETWEEN THE PLAN AND EXISTING CONDITIONS SHALL BE PROMTLY REPORTED TO ENGINEER PRIOR TO PROCEED WITH WORK.
- 3. DIMENSIONS SHOWN ON THE DRAWINGS ARE APPROXIMATE AND SHALL BE CONFIRMED BY THE CONTRACTOR. CONTRACTOR SHALL BE RESPONSIBLE TO CAREFULLY MEASURE ALL EXISTING CONDITIONS TO ASSURE ACCURATE POSITIONING OF THE NEW CONSTRUCTION.
- 4. DETAILS SHOWN ARE TYPICAL, SIMILAR DETAILS APPLY TO SIMILAR SITUATIONS.
- 5. DO NOT SCALE THESE DRAWINGS.
- 6. STRUCTURAL ENGINEER ASSUMES NO RESPONSIBILITY FOR THE SUPERVISION OF CONSTRUCTION OR PROPER EXECUTION OF THE WORK SHOWN ON THESE DRAWINGS. SAFETY METHODS AND TECHNIQUES ARE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
- 7. THE PLANS AND DETAILS PREPARED BY THE ENGINEER ARE FOR THE COMPLETED WORK ONLY. IN PREPARING THEM, THE ENGINEER ASSUMES NO RESPONSIBILITY FOR CONSTRUCTION PROCEDURES NECESSARY TO ACHIEVE THE COMPLETE WORK.
- 8. DAMAGE TO EXISTING CONDITIONS NOT CAUSED BY THE NEW WORK SHALL BE REPAIRED AND RESTORED TO THE ORIGINAL CONDITIONS AT CONTRACTOR'S EXPENSE. 9.IT SHALL BE THE CONTRACTOR'S SOLE RESPONSIBILTY TO DESIGN AND PROVIDE ADEQUATE SHORING, BRACING, AND UNDERPINNINGS, ETC. AS REQUIRED FOR THE PROTECTION OF LIFE AND PROPERTY PRIOR TO AND DURING CONSTRUCTION. SUCH DESIGN SHALL BE SUBMITTED TO THE STRUCTURAL ENGINEER FOR REVIEW PRIOR TO SUCH WORK.
- 10. ALL DISTURBED SOIL SHALL BE COMPACTED TO 90% RELATIVE DENSITY.

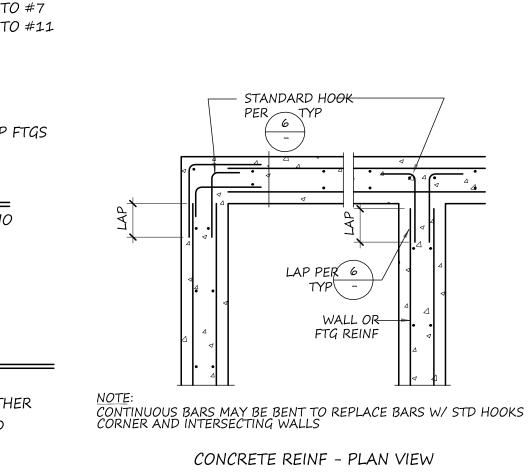
CONCRETE AND REBARS:

- 1. ALL CONCRETE WORK SHALL BE IN ACCORDANCE WITH ACI 318-14.
- 2. ALL CONCRETE SHALL HAVE MINIMUM COMPRESSIVE STRENGTH OF 3000 PSI AT 28 DAYS.
- 3. REINFORCING STEEL SHALL BE NEW, FREE OF SCALE, AND RUST PER ASTM-615, GRADE 40 FOR #4 OR SMALLER BAR AND GRADE 60 FOR #5 OR LARGER BAR.
- 4. CONCRETE COVERAGE OF REINFORCING BARS SHALL BE AS FOLLOWS:
 - CONCRETE IF POURED DIRECTLY AGAINST EARTH.
 - CONCRETE IF EXPOSED TO EARTH BUT POURED IN FORMS. 2"
 - 1 1/2" FOR BEAM, COLUMN, AND EXTERIOR SURFACES.
 - 3/4" FOR INTERIOR SLAB, JOIST AND WALL.
- 5. ALL LAP LENGTH SHALL BE 30" MIN. NOT LESS THAN 48X DIAMETER OF REBAR.
- 6. EPOXY USED SHALL BE SIMP. SET-XP

LUMBER:

- 1. WOODS FOR EXTERIOR USAGE SHOULD BE PRESSURE TREATED AND ALL THE HARDWARE SHOULD BE STAINLESS STEEL OR HOT DIP GALVANIZED.
- 2. ALL WOOD BEAMS SHALL BE DOUGLAS FIR LARCH NO.1 OR BETTER (UNLESS NOTED OTHERWISE).
- 3. ALL WOOD JOISTS SHALL BE DOUGLAS FIR LARCH NO.2 (UNLESS NOTED OTHERWISE).
- 4. ALL LUMBER TO BE GRADE STAMPED S-DRY & THE MOISTURE CONTENT (MC) BE LESS THAN OR EQUAL TO 19 PERCENT.
- 5. BOLTS BEARING ON WOOD SHALL HAVE ADEQUATE WASHERS.
- 6. ALL NAILING SHALL BE COMMON NAIL.
- 7. ALL STUD WALLS SHALL BE 2X6 @ 16"O.C. (U.N.O)
- 8. PROVIDE DOUBLE JOIST BELOW WALLS.
- 9. PSL, LVL, AND TJI SHALL BE MANUFACTURED BY TRUS JOIST MACMILLAN OR APPROVED EQUAL.
- 10. INSTALL, PSL, LVL, AND TJI PER MANUFACTURER'S RECOMMENDATIONS.
- 11. PROVIDE 2X6 STUDS @ 16" O.C. FOR ALL PLUMBING WALLS.
- 12. ALL PLYWOOD CONNECTED TO THE FLOOR JOIST SHALL BE GLUED AND NAILED.
- 13. ALL LUMBER EXPOSED TO WEATHER SHALL BE DOUGLAS FIR PRESSURE TREATED OR ALL HEART REDWOOD.
- 14. PARALLAM PSL, LVL, AND TJI BEAMS BY TRUSS JOIST MACMILLAN, ECBO APPROVAL NO. NER481.
- 15. CONECTORS USED ABOVE GRADE SHALL BE TYPE 304 OR 306 STAINLESS STEEL, SILICON BRONZE, COPPER, HOT-DIPPED ZINC OR HOT TUMBLED COATED GALVANIZED STEEL NAILS. CRC R3173.
- 16. CONNECTIONS FOR MATERIALS IN CONTACT WITH PRESSURE TREATED OR FIRE-RETARDANT TREATED WOOD ARE HOT-DIPPED ZINC COATED GAVALNIZED STEEL, STAINLESS STEEL, SILICON BRONZE, OR COPPER COATING TYPES SHALL BE PER MANUFACTURE RECOMMENDATIONS OR AS A MINIMUM CAN BE MECHANICALLY DEPOSITED ZINC-COATED GALVANIZED STEEL. CRC R3173.
- 17. ALL ANCHOR BOLTS ARE PROVIDED WITH 3" X 3" X 0.229" STEEL PLATE WASHERS. THE HOLE IN THE PLATE WASHER IS PERMITTED TO BE DIAGONALLY SLOTTED WITH A WIDTH OF UP TO 3/16" LARGER THAN THE BOLT DIAMETER AND A SLOT LENGTH NOT TO BE EXCEED 1 3/4". PROVIDE A STANDARD OUT WASHER IS PLACED BETWEEN THE PLATER WASHER AND THE NUT, CRC602.1 1.1

M	INIMUM REI (STAGGER		CING STEEL ONE SPLICE LENG		_APS	180° HOOK R=8 DIA —	90° HOOK 12 DIA OR 6" MIN
SIZE	LAP LENGTH	SIZE	LAP LENGTH	SIZE	LAP LENGTH	+ R R=3 DIA FOR #3 TO #7	
#3	22"	#6	42"	#9	74"	R=4 DIA FOR #8 TO #11	R=3 DIA FOR #3 TO #7 R=4 DIA FOR #8 TO #11
#4	29"	#7	49"			6 DIA OR 4" MIN	N=1 DIX 10N # 8 10 # 11
#5	36"	#8	71"			STANDARD HOOKS & BENDS 6	
CAST AG		EARTH OR	WEATHER		CLEARANCE 3"	COLUMN BAR OFFSET '2" COLUMN BAR OFFSET A DIA OR 4" MIN	FOR BMS & SLABS UNO BENT BARS
ORMED	- NOT EXPOSED	TO EARTI	H OR WEATHER		1"	45°	LAP
UNILD						1	
SLAB - F ALL BAR	FROM TOP OF CO RS SHALL END IN DETAILED OTHER	A STANDA	 ARD 90° OR 180°		2"	BEND AROUND PIN (2 ¼ " MIN) UP TO #4 BARS	WIRE TOGETHER @ EACH END



NAILING NOTES:

- 1. NAILS SHALL BE DRIVEN PERPENDICULAR WHERE POSSIBLE INSTEAD OF TOENAILS.
- 2. PRE-DRILL FOR ALL NAILS 20d OR LARGER.
- 3. ALL NAILS SHALL BE COMMON WIRE NAILS UNLESS NOTED OTHERWISE.
- ALL NAILING APPLICATION SHALL CONFORM TO CALIFORNIA BUILDING CODE, 2019.

COMMON NAILS

1.	JOIST OR RAFTERS AT ALL BEARINGS	
	TOE NAIL EACH SIDE	3-8d
2.	BRIDGING TO JOIST	
	TOE NAIL EACH END	2-8d
3.	1" X 6" SUBFLOOR OR LESS TO EACH JOIST	
	FACE NAIL	2-8d
4.	WIDER THAN 1" X 6" SUBFLOOR TO EACH JOIST	
	FACE NAIL	3-8d
5.	2" SUBFLOOR TO JOIST OR GIRDER	
	BLIND AND FACE NAIL	2-16d
6.	SOLE PLATE TO JOIST OR BLOCKING	
	FACE NAIL	16d @ 16" C
7.	TOP PLATE TO STUD	
	END NAIL	2-16d
8.	STUD TO SOLE PLATE	
	TOE NAIL	4-8d
9.	DOUBLE STUDS	
	FACE NAIL	16d @ 24" C
10.	DOUBLE TOP PLATES	
	FACE NAIL	16d @ 16" C
11.	TOP PLATES LAPS & INTERSECTIONS	
	FACE NAIL	2-16d
12.	CONTINUOUS HEADER TWO PIECES	
	ALONG EACH EDGE	16d @ 16" O
13.	CEILING JOIST TO PLATE	
	TOE NAIL	3-8d
1.4	CONTINUOUS HEADER TO STUD	
	TOE NAIL	4-8d
1.5	CEILING JOISTS, LAPS OVER PARTITIONS	
	FACE NAIL	3-16d
16	CEILING JOISTS TO PARALLEL RAFTERS	
	FACE NAIL	3-16d
17	RAFTER TO PLATE	J-100
<i>11.</i>	TOE NAIL	z 0.1
10	1" BRACE TO EACH STUD AND PLATE	5-8a
18.	FACE NAIL	0.01
		2-8a
19.	1" X 8" SHEATHING OR LESS TO EACH BEARINGS	2 2 1
	FACE NAIL	2-8d
20.	WIDER THAN -" X 8" SHEATHING TO EACH BEARING	,
	FACE NAIL	
	BUILT-UP CORNER STUDS	16d @ 24" O/
22.	BUILT-UP GIRDER & BEAMS	
	AT TOP AND BOTTOM STAGGER	
	AT ENDS & AT EACH SPLICE	2-20d
23.	2" PLANKS AT EACH BEARING	2-16d
24.	BLOCKING BETWEEN JOISTS OR RAFTERS	
	TO JOIST OR RAFTERS	
	TOE NAILS, EACH SIDE	2-10d
	TO JOIST OR RAFTER BEARINGS	
	TOE NAILS, EACH SIDE	2-10d
2 <i>5</i> .	JOIST OR RAFTERS TO SIDES OF STUDS	
	8" OR LESS	3-16d
	FOR EACH ADDITIONAL 4' IN DEPTH OF JOIST	
26.	BLOCKING BETWEEN STUDS,	
·	EACH END	2-16d
	LI VII LIV	νυ ـ ـ ـ

STANDARD HOOK LAP PER 6 WALL OR FTG REINF

CONCRETE REINF - PLAN VIEW

SPECIAL INSPECTION NOTES:

INSPECTION SHALL BE IN ACCORDANCE WITH CALIFORNIA BUILDING CODE, 2019 1. REQUIREMENTS FOR MASONRY, FOUNDATION, FIELD WELDING AND FRAMING WORK.

- 2. MATERIAL TESTING RESULTS AND/OR CERTIFICATIONS SHALL BE PROVIDED TO ARCHITECT FOR CONCRETE, STRUCTURAL STEEL AND FABRICATED FRAMING MEMBERS.
- 3. SPECIAL INSPECTION PER CBC STANDARD IS REQUIRED FOR THE FOLLOWING ITEMS:
- POST-INSTALLED BOLTS IN CONCRETE EPOXY ADHESIVES IN CONCRETE
- 4. THE SPECIAL INSPECTOR SHALL BE APPROVED BY THE BUILDING OFFICIAL PRIOR TO START OF WORK.

DESIGN DATA:

1. DESIGN LOADS: A. ROOF DL = 15 psfLL = 20 psfFLOOR DL = 15 pstLL = 40 pst DECK LL = 60 psf2. DESIGN CODE: CALIFORNIA BUILDING CODE, 2019 3. SOILS ENGINEERING PARAMETERS: $q_a = 1500 \text{ psf}$ 4. SEISMIC DESIGN: V = 0.575W FOR LIGHT FRAME (WOOD) SHEAR WALL. (STRENGTH) 5. SEISMIC PARAMETERS: $S_{DS} = 1.365$ $l_e = 1.00$ RISK CAT. = II $S_{D1} = 0.732$ $S_c = 1.706$ R = 6.5

$K_d = 0.85$ EXPOSURE = B

 $I_{w} = 1.00$

SPEED = 92 MPH

 $S_1 = 0.646$

6. WIND PARAMETERS:

PLYWOOD NOTES:

SEISMIC DESIGN CAT. = D

1. ALL STRUCTURAL PLYWOOD SHALL BE MANUFACTURED WITH EXTERIOR GLUE AND CONFORM TO PS-1-95. EACH SHEET SHALL BE IDENTIFIED WITH AN A.P.A. GRADE TRADE MARK. SEE DRAWINGS FOR GRADE AND THICKNESS.

0 = 1.3

 $K_z = 0.85$

 $K_{7+} = 1$

METHOD = EQUIV FORCE

ENCLOSURE = ENCLOSED

- 2. EACH SHEET OF PLYWOOD SHALL CONTAIN A MINIMUM OF 8 SQUARE FEET AND SHALL EXTEND TO 3 BEARINGS MINIMUM WITH FACE GRAIN PERPENDICULAR TO
- 3. ALL UNSUPPORTED PLYWOOD EDGES SHALL BE BLOCKED OR CLEARED.
- 4. THE BUILDING DEPARTMENT SHALL BE NOTIFIED FOR ROOF & FLOOR DIAPHRAGM NAILING INSPECTION.
- 5. PROVIDE DOUBLE JOISTS OR DOUBLE BLOCK AROUND ALL OPENINGS IN ROOF. NO OPENINGS WILL BE PERMITTED IN ROOF OR FLOOR OTHER THAN THOSE SHOWN WITHOUT THE ENGINEER'S APPROVAL.
- 6. ROOF DIAPHRAGM SHALL BE 15/32" SHEATHING,24/16 SPAN RATING,WITH 10D COMMON NAILS AT 4" O.C. BOUNDARIES AND EDGES, 6" O.C., UNO.
- 7. FLOOR DIAPHRAGM SHALL BE 19/32" T&G SHEATHING,24/16 SPAN RATING, WITH 10D COMMON NAILS AT 4"O.C. BOUNDARIES AND EDGES, 6" O.C FIELD. GLUE PLYWOOD TO ALL FLOOR JOIST.
- 8. ALL HORIZONTAL DIAPHRAGMS SHALL BE APA RATED SHEATHING, STRUCT.-FLOOR EXP1/EXP2/EXT OR C-C/C-D/SHEATHING PLYWOOD.
- 9. UNLESS OTHERWISE NOTED ON PLANS, AT ALL SHEAR WALL LINES, DOUBLE TOP PLATE SHALL HAVE MINIMUM SPLICE OF 48" AND NAILED WITH 2 ROWS OF 4) 16D AT 3" O.C AT EACH SIDE OF SPLICE.

SOIL NOTES:

- 1. THE RESPONSIBLE CERTIFIED ENGINEER GEOLOGIST SHALL INSPECT AND APPROVE ALL AND EXCAVATIONS PRIOR TO PLACEMENT OF FORMS, REINFORCING STEEL OR CONCRETE. IN CASES INVOLVING CERTIFIED ENGINEERING FILL A SOIL ENGINEER SHALL PROVIDE THE INSPECTION AND APPROVAL.
- 2. IF THE BUILDING INSPECTOR SUSPECTS FILL, EXPANSIVE SOILS OR ANY GEOLOGIC INSTABILITY BASED UPON OBSERVATION OF THE FOUNDATION EXCAVATION, A SOILS OR GEOLOGICAL REPORT, AND RESUBMITTAL OF PLANS TO CHECK TO VERIFY THAT THE REPORT RECOMMENDATIONS HAVE BEEN INCORPORATED, MAY BE REQUIRED.
- 3. THE STRUCTURE(S) WILL BE LOCATED ENTIRELY ON UNDISTURBED NATIVE SOIL.
- 4. IF THE BUILDING INSPECTOR SUSPECTS FILL, EXPANSIVE SOILS OR ANY GEOLOGIC INSTABILITY BASED UPON OBSERVATION OF THE FOUNDATION EXCAVATION, A SOILS OR GEOLOGICAL REPORT, AND RESUBMITTAL OF PLANS TO PLAN CHECK TO VERIFY THAT REPORT RECOMMENDATIONS HAVE BEEN INCORPORATED, MAY BE REQUIRED.

NO.	DRAWING INDEX
S-01	GENERAL NOTES
S-02	FOUNDATION PLAN & GROUND FLOOR FRAMING PLAN
S-03	SHEARWALL LAYOUT
S-04	SECOND FLOOR FRAMING PLAN & ROOF FRAMING PLAN
S-05	TYPICAL DETAILS
S-06	TYPICAL DETAILS
S-07	FASTENING SCHEDULE



SEAL:



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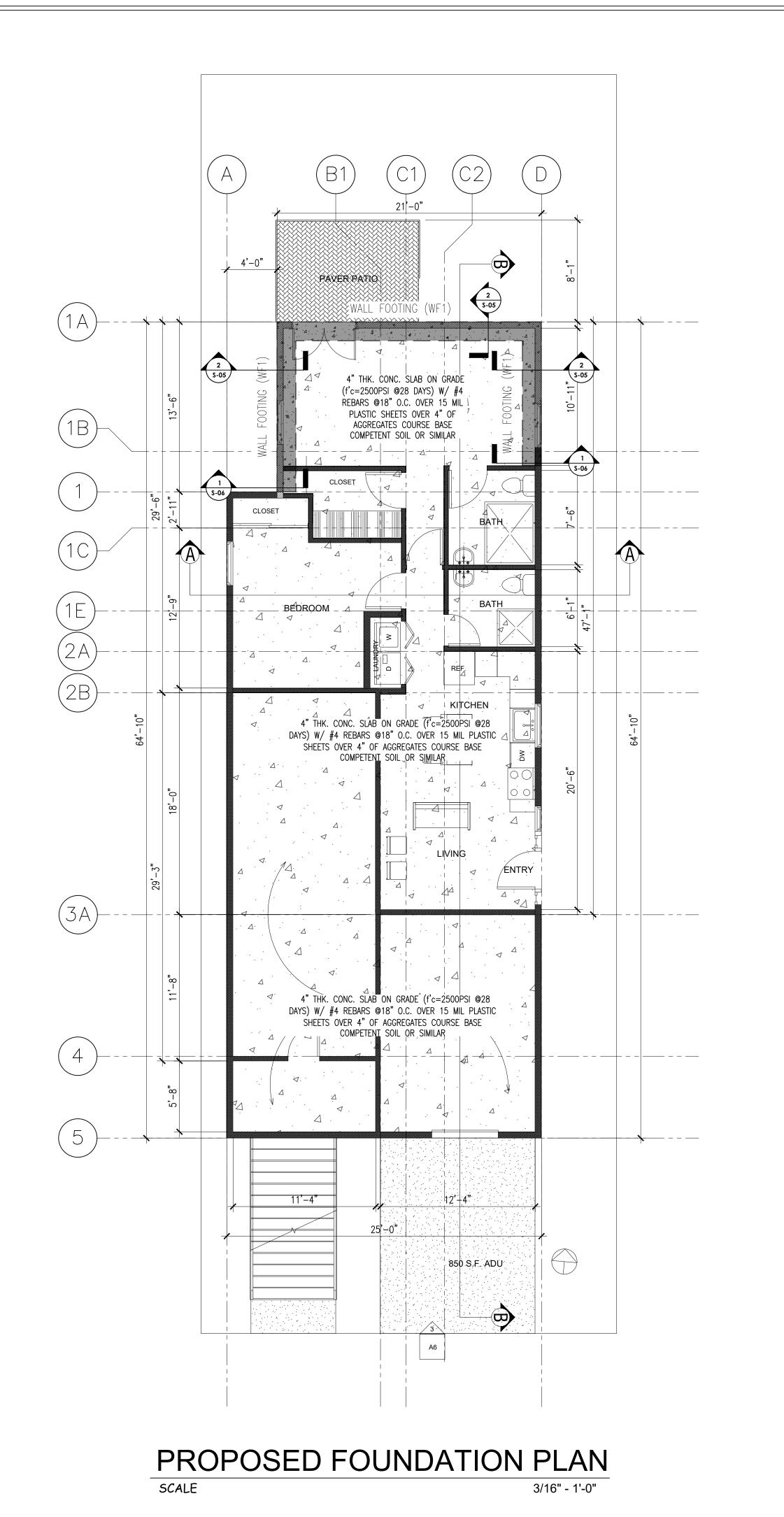
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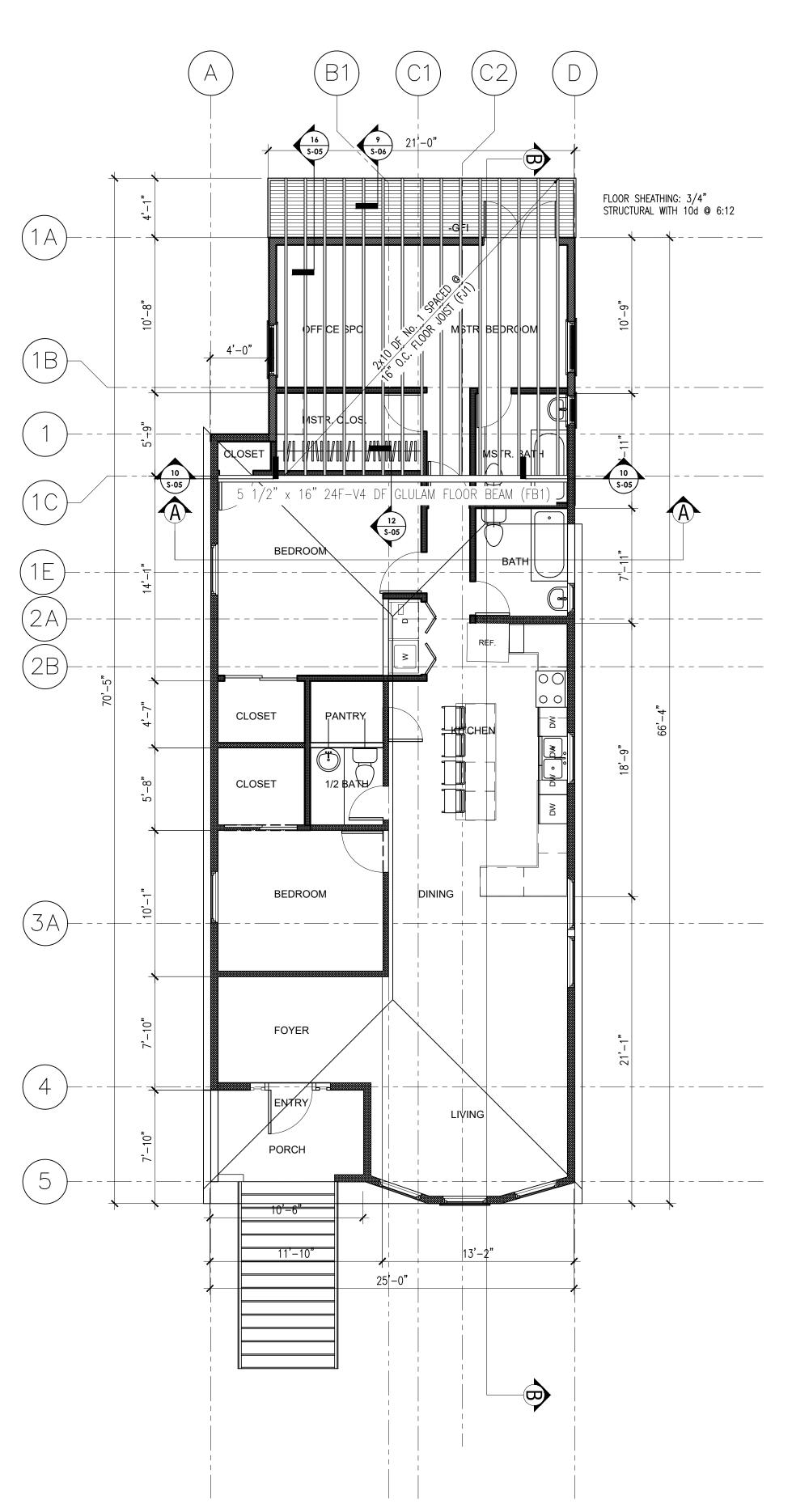
SHEET TITLE:

GENERAL NOTES

SHEET NO:

S-01





SECTION SIZE 1'x18" CONCRETE WALL FOOTING WALL FOOTING (WF1) HEADER (H1) 4 x 8 DF No. 1 HEADER (H2) 4 x 6 DF No. 1 HEADER (H3) 4 x 6 DF No. 1 FLOOR BEAM (B1) 5 1/2" x 11 7/8" 24F-V4 DF GLULAM FLOOR JOIST (FJ1) 2 x 10 DF No. 1 @ 16" O.C. CEILING JOIST (CJ1) 2 x 10 DF No. 1 @ 16" O.C. ROOF BEAM (RB1) 5 1/2" x 16" 24F-V4 DF GLULAM HIP RAFTER (HP1) 4 x 10 DF No. 1 KING POST (KP1) 4 x 4 DF No. 1 RIDGE BEAM (RB1) 4 x 10 DF No. 1 RAFTER (R1) 2 x 6 DF No. 1 @ 16" O.C.





LEGEND:

NEW WALL

EXISTING WALL

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PROPOSED

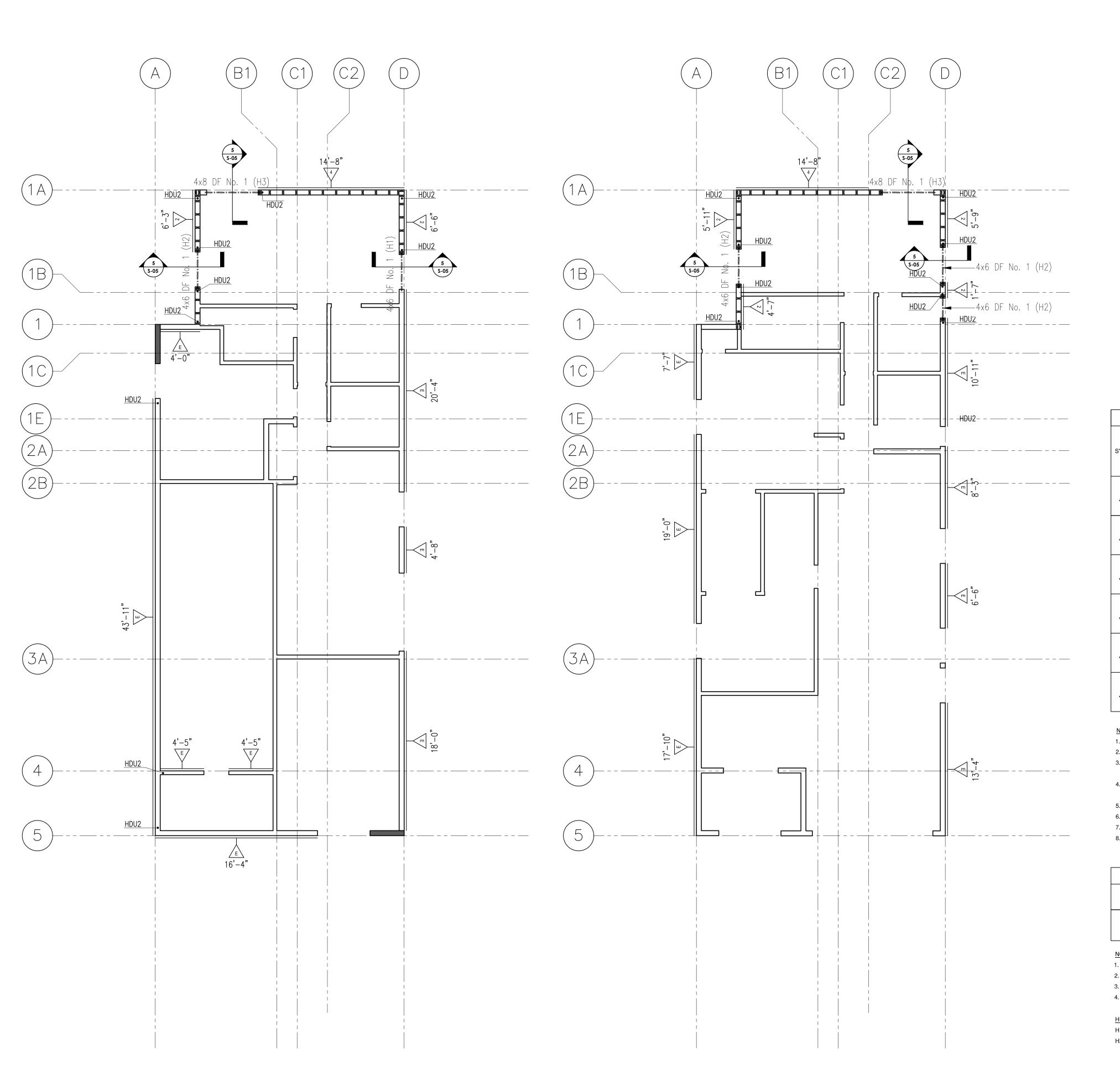
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PROJECT NO:

FOUNDATION PLAN **GROUND FLOOR** FRAMING PLAN

S-02

PROPOSED SECOND FLOOR FRAMING PLAN SCALE



GROUND FLOOR SHEAR WALL LAYOUT

SECTION SIZE WALL FOOTING (WF1) 1'x18" CONCRETE WALL FOOTING HEADER (H1) 4 x 8 DF No. 1 HEADER (H2) 4 x 6 DF No. 1 HEADER (H3) 4 x 6 DF No. 1 FLOOR BEAM (B1) 5 1/2" x 11 7/8" 24F-V4 DF GLULAM FLOOR JOIST (FJ1) 2 x 10 DF No. 1 @ 16" O.C. CEILING JOIST (CJ1) 2 x 10 DF No. 1 @ 16" O.C. 5 1/2" x 16" 24F-V4 DF GLULAM ROOF BEAM (RB1) HIP RAFTER (HP1) 4 x 10 DF No. 1 KING POST (KP1) 4 x 4 DF No. 1 RIDGE BEAM (RB1) 4 x 10 DF No. 1 2 x 6 DF No. 1 @ 16" O.C. RAFTER (R1)

LEGEND:

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Phone: (619) 736-3422

0 2020.08.25 For comments

PROJECT NO:

SHEET TITLE:

SHEAR WALL LAYOUT

S-03

SHEARWALL SCHEDULE SILL PLATE ATTACHMENT U.N.O. A35/LTP4 FRAMED FLOOR CAPACITY CONCRETE FRAMING SYMBOL MATERIALS FIELD BOUNDARY (B.N.) FOUNDATION SIMPSON 16d NAILS & EDGE (E.N.) (F1554 BOLTS) 1/4" SDS STRUCTURAL-I 32" O.C. 8d @ 6" O.C. 16" O.C. 4" O.C. PLYWOOD (PL_{16}^{32} ") 5" A.B. @ 48" O.C. STRUCTURAL-I 10d @ 6" O.C. 16" O.C. 12" O.C. 3" O.C. PLYWOOD (PL32/1) STRUCTURAL-I 10d @12" 6" O.C. 2" O.C. 5" A.B. @ 24" O.C. 10d @ 4" O.C. | 12" O.C. | 3x STRUCTURAL-I 8" O.C. PLYWOOD (PL32/") 5" A.B. @ 12" O.C. STRUČTURAL-I 10d @ 4" O.C. 6" O.C. 3" O.C. PLYWOOD (PL32/1) ⁵/₈" A.B. @ 10" O.C. STRUČTURAL-I 10d @ 2" O.C. 4" O.C. 3" O.C. PLYWOOD (PL32/1) ⁵/₈" A.B. @ 8" O.C.

- 1. ALL PANEL EDGES SHALL BE BLOCKED.
- 2. NAILING SHALL BE STAGGERED AT ALL PANEL EDGES, EXCEPT AT SHEAR WALL TYPES 1 & 2.
- 3. CONNECTION OF DOUBLE 2X STUDS AND BLOCKING IF USED IN LIEU OF 3x STUDS AND BLOCKING
- 4. AT DOUBLE-SIDED SHEAR WALLS, PANEL JOINTS ON EACH SIDE OF WALL SHALL BE OFFSET TO FALL ON DIFFERENT FRAMING MEMBERS.
- 5. PROVIDE BOUNDARY NAILING AROUND ALL OPENINGS.
- 6. ALL ANCHOR BOLTS SHALL HAVE A 3" x 3" x 0.229" PLATE WASHER BETWEEN THE NUT AND SILL PLATE. 7. UPSET THREADS ON SILL BOLTS ARE NOT PERMITTED. ALL SILL BOLTS SHALL HAVE CUT THREADS.
- 8. REF. WALL ELEVATIONS NOTATION ON PLAN FOR STUD SIZE AND SPACING. STUD SIZE INDICATED IN SHEAR WALL SCHEDULE IS MINIMUM IF NOT OTHERWISE NOTED ON ELEVATION OR PLAN.

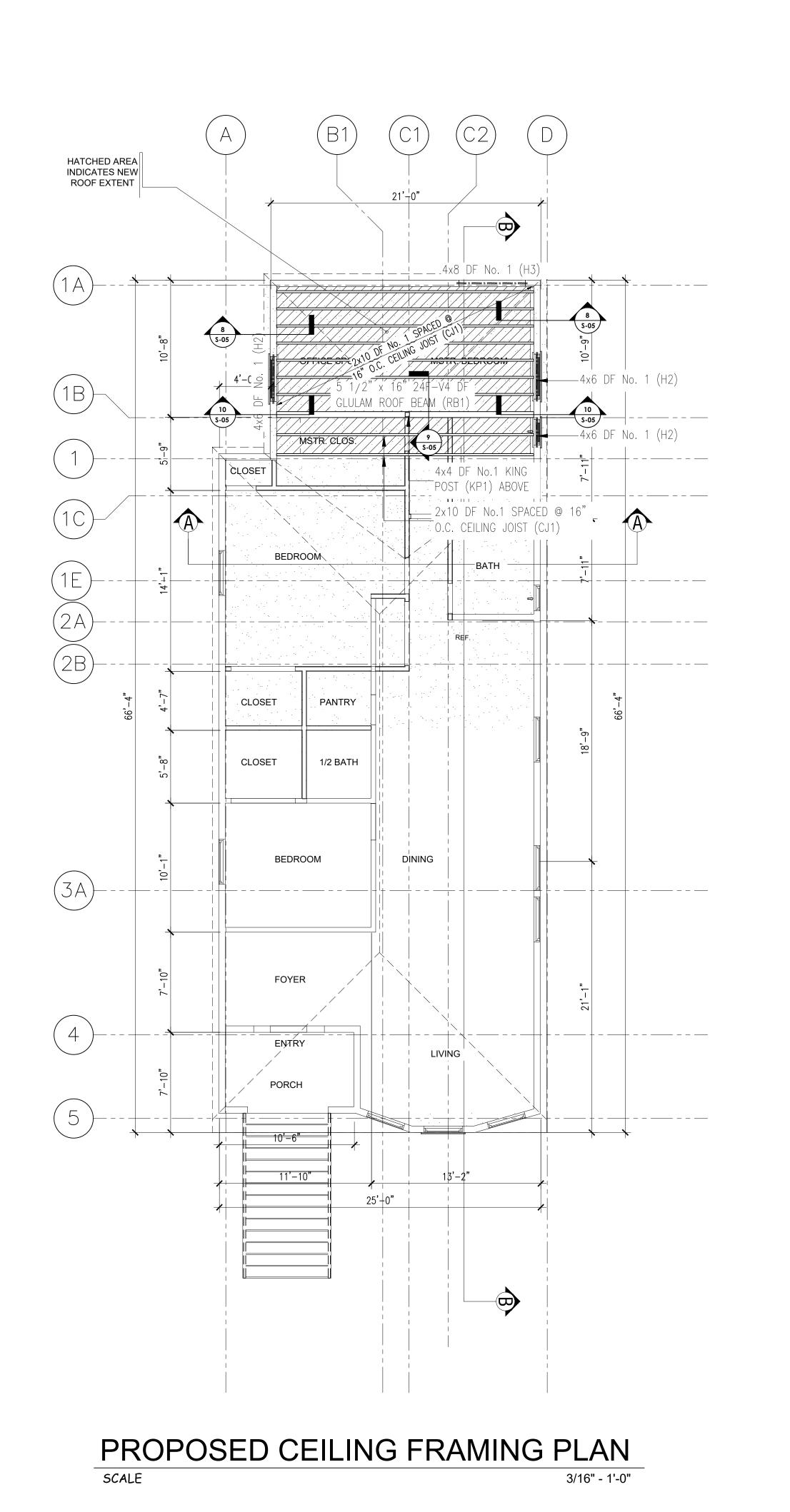
HOLDOW	N SCHEDULE	
HOLDOWN	A.B.Ø	POST (MIN.)
HDU2-SDS2.5	SB5/8X24"	4x4

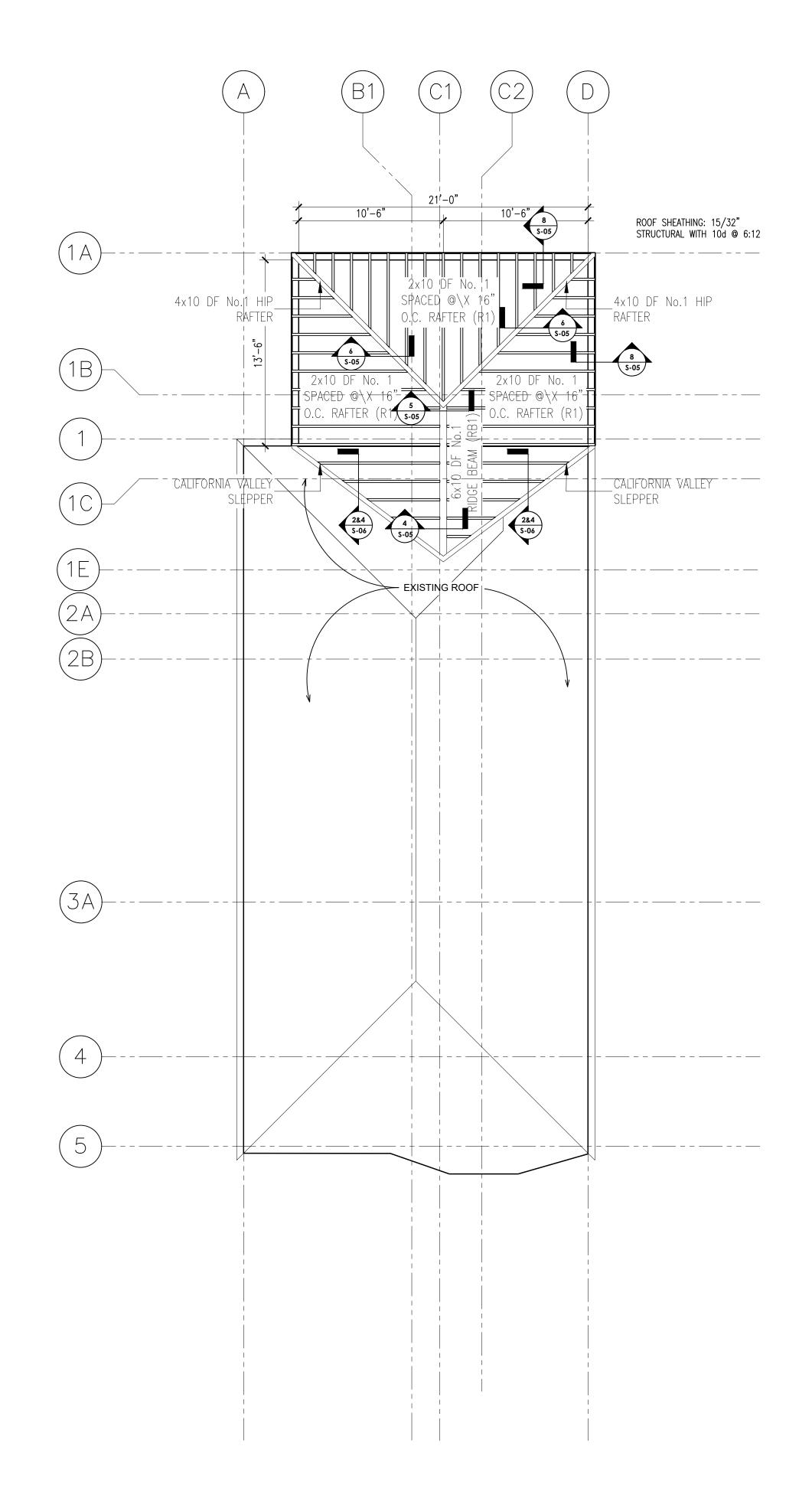
- 1. PROVIDE SHEARWALL EDGE NAILING TO POST FULL HEIGHT.
- 2. HOLDOWNS SHALL BE INSTALLED PER MANUF. INSTRUCTIONS & ICC-ES REPORT.
- 3. REF. DETAIL SPECIFIED ON PLAN FOR HOLDOWN TO BEAM CONN. DETAIL. 4. 4x POST TO BE USED WHERE HOLDOWN IS REQUIRED IN 2x4 STUDWALL.

HEADER SCHEDULE

H1 = 2x6 DFL No.1H2 = 2x4 DFL No.1

SECOND FLOOR SHEAR WALL LAYOUT





MARK SECTION SIZE 1'x18" CONCRETE WALL FOOTING WALL FOOTING (WF1) HEADER (H1) 4 x 8 DF No. 1 HEADER (H2) 4 x 6 DF No. 1 HEADER (H3) 4 x 6 DF No. 1 FLOOR BEAM (B1) 5 1/2" x 11 7/8" 24F-V4 DF GLULAM FLOOR JOIST (FJ1) 2 x 10 DF No. 1 @ 16" O.C. 2 x 10 DF No. 1 @ 16" O.C. CEILING JOIST (CJ1) ROOF BEAM (RB1) 5 1/2" x 16" 24F-V4 DF GLULAM HIP RAFTER (HP1) 4 x 10 DF No. 1 KING POST (KP1) 4 x 4 DF No. 1 RIDGE BEAM (RB1) 4 x 10 DF No. 1 RAFTER (R1) 2 x 6 DF No. 1 @ 16" O.C.

Email: hello@s3da-design.com

Phone: (619) 736-3422

LEGEND:

NEW WALL EXISTING WALL RESTRICTION NOTICE:

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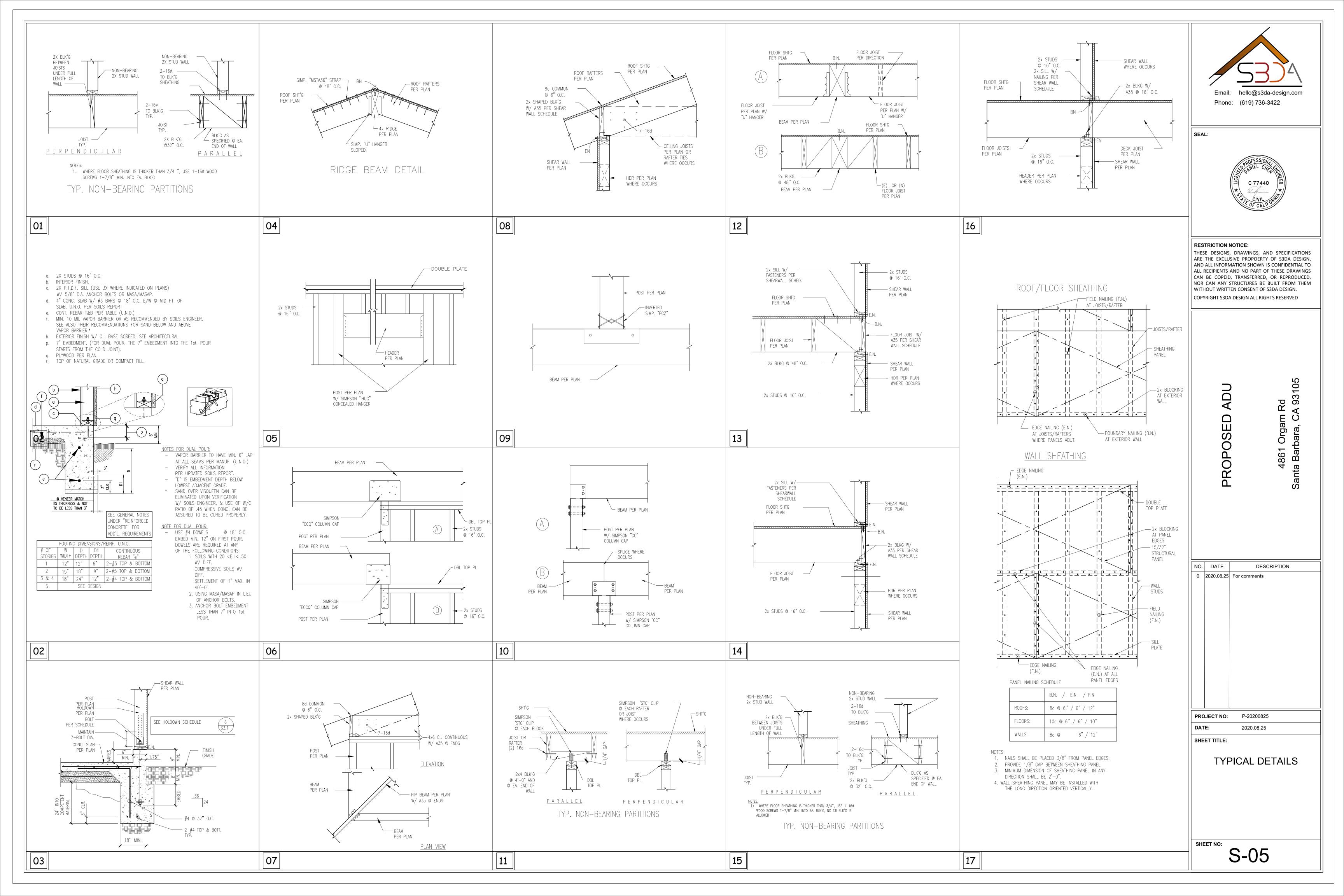
FLOOR FRAMING PLAN ROOF FRAMING PLAN

S-04

PROPOSED ROOF FRAMING PLAN

3/16" - 1'-0"

SCALE



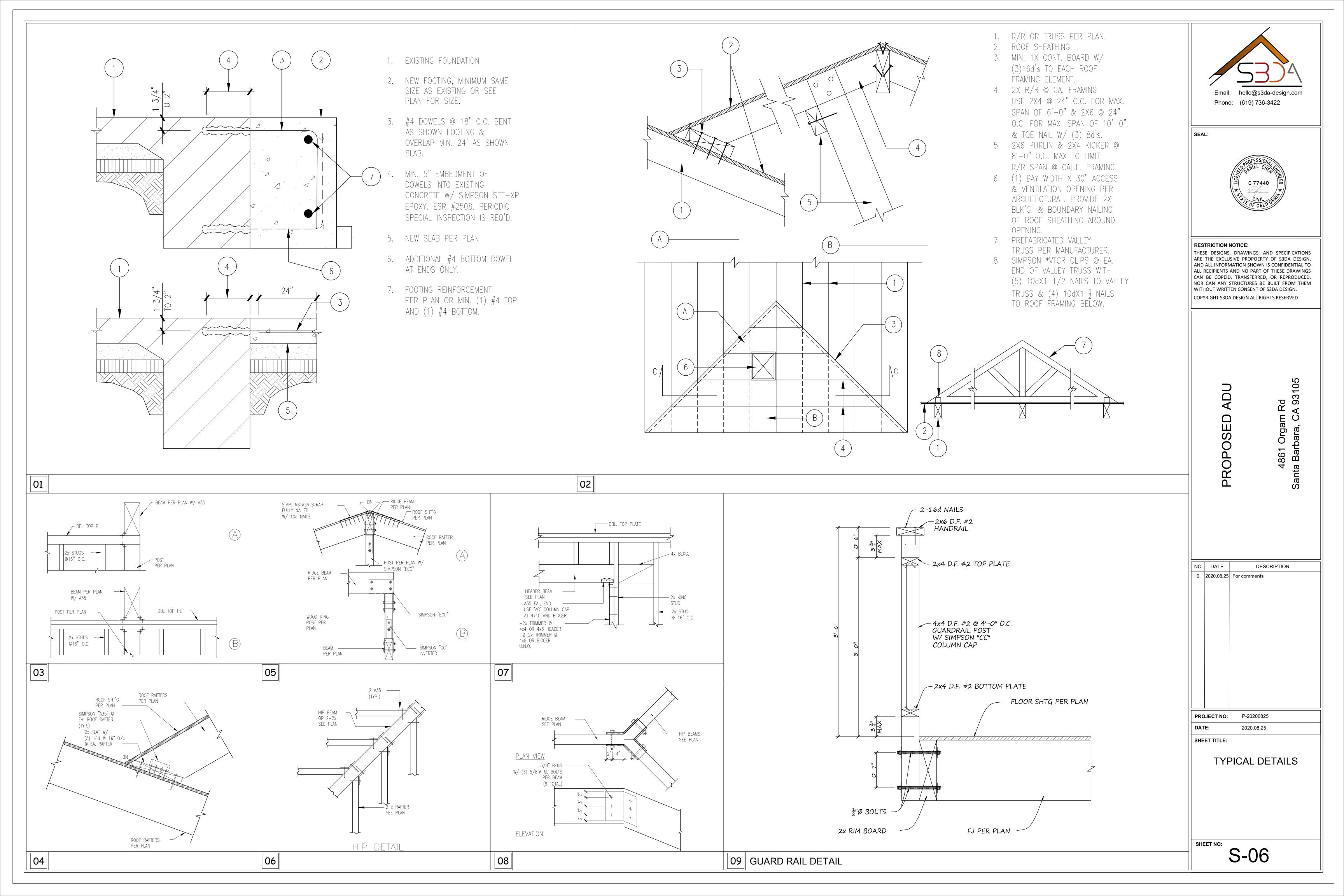


TABLE R602.3(1) FASTENING SCHEDULE

ITEM	DESCRIPTION OF BUILDING ELEMENTS	NUMBER AND TYPE OF FASTENER	SPACING AND LOCATION	
	I	Roof		
		4-8d box (2 ½ "x 0.113") or		
1	Blocking between ceiling joists or rafters to top plate	3-8d common (2 ½ " x 0.131"); or 3-10d box (3 " x 0.128") ; or 3-3" x 0.131" nails	Toe nail	
2	Ceiling joists to top plate	4-8d box (2 ½ " x 0.113"); or 3-8d common (2 ½ " x 0.131"); or 3-10d box (3 " x 0.128") ;or 3-3" x 0.131" nails	Per joist, toe nail	
3	Ceiling joist not attached to parallel rafter, laps over partitions [see Section R802.3.1, R802.3.2, Table R802.5.1(9)]	4-10d (3" x 0.128"); or 3-16d common (3 ½" x 0.162"); or 3-3" x 0.131" nails	Face nail	
4	Ceiling joist attached to parallel rafter (heel joint) [see Section R802.3.1, R802.3.2, and Table R802.5.1(9)]	Table R802.5.1(9)	Face nail	
5	Collar tie to rafter, face nail or 1 1/4" x 20 gage ridge strap to rafter	4-10d (3" x 0.128"); or 3-10d common (3" x 0.148"); or 4-3" x 0.131" nails	Face nail each rafter	
6	Rafter or roof truss to plate	3-16d box nails (3 ½" x 0.135"); or 3-10d common nails (3" x 0.148")' or 4-10d (3" x 0.128"); or 4-3" x 0.131" nails	2 toe nails on one side and 1 toe nail on opposite side of each rafter or truss	
7	Roof rafters to ridge, valley or hip rafters:	4-16d (3 ½ " x 0.135"); or 3-10d common (3 ½ " x 0.148"); or 4-10d box (3" x 0.128"); or 4-3" x 0.131" nails	Toe nail	
/	or, roof rafter to minimum 2-inch ridge beam	3-16d box (3 1/2" x 0.135"); or 2-16d common (3 1/2" x 0.162"); or 3-10d box (3" x 0.128"); or 3-3" x 0.131" nails	End nail	
		Wall		
		16d common (3 1/2" x 0.162")	24" o.c. face nail	
8	Stud to stud (not at braced wall panels)	10d box (3" x 0.128"); or 3" x 0.131" nails	16" o.c. face nail	
Stud to stud and abutting studs at intersecting corners (at braced wall panels)		16d box (3 ½ " x 0.135"); or 3" x 0.131" nails	12" o.c. face nail	
		16d common (3 ½ " x 0.162")	16" o.c. face nail	
10	Built-up header (2" to 2" header with 1/2" spacer)	16d common (3 ¹ / _* " × 0.162") 16d box (3 1/2" x 0.162")	16" o.c. each edge face nail 12" o.c. each edge face nail	
11	Continuous header to stud	5-8d box (2 1/2" x 0.113"); or 4-8d common (2 1/2" x 0.131"); or 4-10d box (3" x 0.128")	Toe nail	
		16d common (3 1/2" x 0.162")	16" o.c. face nail	
12	Top plate to top plate	10d box (3" x 0.128"); or 3" x 0.131" nails	12" o.c. face nail	
13	Double top plate splice for SDCs A-D with seismic braced wall line spacing < 25'	8-16d common (3 1/2" x 0.162"); or 12-16d box (3 1/2" x 0.135"); or 12-10 box (3" x 0.128"); or 12-3" x 0.131" nails	Face nail on each side of end joi (minimum 24' lap splice length e	
	Double top plate splice for SDCs D ^o , D ^o , or D ^o ; and braced wall line spacing < 25'	12-16d (3 1/2" x 0.135")	side of end joint)	
14	Bottom plate to joist, rim joist, band joist or blocking (not at braced wall panels)	16d common (3 1/2" x 0.162) 16d box (3 1/2" x 0.135"); or 3" x 0.131" nails	16" o.c. face nail	
15	Bottom plate to joist, rim joist, band joist or blocking (at braced wall panels)	3-16d (3 ½ " × 0.135"); or 2-16d common (3 1/2" x 0.162"); or 4-3" x 0.131" nails	3 each 16" o.c. face nail 2 each 16" o.c. face nail 4 each 16" o.c. face nail	
16	Top or bottom plate to stud	4-8d box (2 1/2" x 0.113"); or 3-16d box (3 1/2" x 0.135"); or 4-8d common (2 1/2" x 0.131"); or 4-10d box (3" x 0.128"); or 4-3" x 0.131" nails	Toe nail	
		3-16d box (31/2" × 0.135"); or 2-16d common (3 1/2" x 0.162"); or 3-10d box (3" x 0.128"); or 3-3" x 0.131" nails	End nail	
17	Top plates, laps at corners and intersections	3-10d box (3" x 0.128"); or 2-16d common (3 1/2" x 0.162"); or 3-3" x 0.131" nails	face nail	
18	1" brace to each stud and plate	3-8d (2 ¹ / ₂ " × 0.113"); or 2-8d common (2 1/2" x 0.131"); or 2-10d box (3" x 0.128"); or 2 staples 1 3/4"	face nail	

19	1" x 6" sheathing to each bearing	3-8d box (2 1/2" x 0.113"); or 2-8d common (2 1/2" x 0.131"); or 2-10d box (3" x 0.128"); or	face nail	
20	1" x 8" and wider sheathing to each bearing	2 staples, 1" crown, 16 ga., 1 3/4" long 3-8d box (2 1/2" x 0.113"); or 3-8d common (2 1/2" x 0.131"); or 3-10d box (3" x 0.128"); or 3 staples, 1" crown, 16 ga., 1 3/4" long Wider than 1" x 8" 4-8d box (2 1/2" x 0.113"); or 3-8d common (2 1/2" x 0.131"); or 3-10d box (3" x 0.128"); or	Face nail	
		4 staples, 1" crown, 16 ga., 1 3/4" long		
21	Joist to sill, top plate or girder	Floor 4-8d box (2 1/2" x 0.113"); or 3-8d common (2 1/2" x 0.131"); or 3-10d box (3" x 0.128"); or 3-3" x 0.131" nails	Тс	oe nail
		8d box (2 1/2" x 0.113")	4" o.c	toe nail
22	Rim joist, or band joist or blocking to sill or top plate (roof applications also)	8d box (2 1/2" x 0.113"); or 10d box (3" x 0.128"); or 3-3" x 0.131" nails	6" o.c	toe nail
23	1" x 6" subfloor or less to each joist	3-8d box (2 1/2" x 0.113"); or 2-8d common (21/2" × 0.113"); or 3-10d box (3" x 0.128"); or 2 staples, 1" crown, 16 ga., 1 3/4" long	Face nail	
		Floor		
24	2" subfloor to joist or girder	3-16d box (3 ½ " × 0.135"); or 2-16d common (3 1/2" x 0.162")	Blind ar	nd face nail
25	2" planks (plank & beam - floor & roof)	3-16d box (3 ½ " × 0.135"); or 2-16d common (3 1/2" x 0.162")	At each bea	aring, face nail
26	Band or rim joist to joist	3-16d common (3 ½ " × 0.162"); or 4-10d box (3" x 0.128"); or 4-3" x 0.131" nails; or 4-3 x 14 ga. staples, 7/16" crown	End nail	
		20d (4" × 0.192"); or	Nail each layer as follows: 32" o.c. at top and bottom and staggered.	
27	Built-up girders and beams, 2-inch lumber layers	10d box (3" x 0.128"); or 3" x 0.131" nails And:	24" o.c. face nail top and bottom staggered on opposite sides	
		2-20d (4" × 0.192"); or 3-10d box (3" x 0.128"); or 3-3" x 0.131" nails	Face nail at ends and at each splic	
28	Ledger strip supporting joists or rafters	4-16d (3 / " × 0.135"); or 3-16d common (3 ½ " × 0.162"); or 4-10d box (3" x 0.128"); or 4-3" x 0.131" nails	at each joist or rafter, face nail	
29	Bridging to joist	2-10d (3" × 0.128")		id, toe nail
			SPACING O	F FAS TENERS Intermediate
ITEM	DESCRIPTION OF BUILDING ELEMENTS	NUMBER AND TYPE OF FASTNER	Edges (inches)	supports (inches)
Wood	d structural panels, subfloor, roof and interior wal Table R602.3(3) for wood structu	l sheathing to framing and particleboar aral panel exterior wall sheathing to wal	_	to framing [see
30	3/8" - 1/2"	6d common (2" × 0.113") nail (subfloor wall)	6	12
		8d common (2 1/2" × 0.131") nail (roof)		
31	19/32" - 1"	8d common nail (2 1/2" × 0.131")	6	12
32	1 1/8" - 1 1/4"	10d common (3" × 0.148") nail; or 8d (2 1/2" × 0.131") deformed nail	6	12
	Otl	ner wall sheathing		
33	1/2" structural cellulosic fiberboard sheathing	1 1/2" galvanized roofing nail, 7/16" head diameter, or 1" crown staple 16 ga., 1 1/4" long	3	6
34	25/32" structural cellulosic fiberboard sheathing	1 3/4" galvanized roofing nail, 7/16" head diameter, or 1" crown staple 16 ga., 1 1/4" long	3 6	
35	1/2" gypsum sheathing	1 1/2" galvanized roofing nail; staple galvanized, 1 1/2" long; 1 1/4 screws, Type W or S	7	7
36	5/8" gypsum sheathing	1 3/4" galvanized roofing nail; staple galvanized, 1 5/8" long; 1 5/8" screws, Type W or S	7	7
	Wood structural panels, cor	nbination subfloor underlayment to fram	ing	1
37	3/4" and less	6d deformed (2" × 0.120") nail; or 8d common (2 1/2" × 0.131") nail	6	12
38	7/8" - 1"	8d common (2 1/2" × 0.131") nail; or 8d deformed (2 1/2" × 0.120") nail	6	12
39	 1 1/8" - 1 1/4"	10d common (3" \times 0.148") nail; or	6	12

8d deformed (2 1/2" × 0.120") nail

39 | 1 1/8" - 1 1/4"

FASTENING NOTES:

- a. NAILS ARE SMOOTH-COMMON, BOX OR DEFORMED SHANKS EXCEPT WHERE OTHERWISE STATED. NAILS USED FOR FRAMING AND SHEATHING CONNECTIONS SHALL HAVE MINIMUM AVERAGE BENDING YIELD STRENGTHS AS SHOWN: 80 ksi FOR SHANK DIAMETER OF 0.192" (20d COMMON NAIL), 90 ksi FOR SHANK DIAMETERS LARGER THAN 0.142" BUT NOT LARGER THAN 0.177", AND 100 ksi FOR SHANK DIAMETERS OF 0.142" OR LESS.
- b. STAPLES ARE 16 GAGE WIRE AND HAVE A MINIMUM 7/16-INCH ON DIAMETER CROWN WIDTH.
- c. NAILS SHALL BE SPACED AT NOT MORE THAN 6 INCHES ON CENTER AT ALL SUPPORTS WHERE SPANS ARE 48 INCHES OR GREATER.
- d. FOUR-FOOT-BY-8-FOOT OR 4-FOOT-BY-9-FOOT PANELS SHALL BE APPLIED VERTICALLY.
- e. SPACING OF FASTENERS NOT INCLUDED IN THIS TABLE SHALL BE BASED ON TABLE R602.3(2)
- f. WHERE THE ULTIMATE DESIGN WIND SPEED IS 130 MPH OR LESS, NAILS FOR ATTACHING WOOD STRUCTURAL PANEL ROOF SHEATHING TO GABLE END WALL FRAMING SHALL BE SPACED 6 INCHES ON CENTER. WHERE THE ULTIMATE DESIGN WIND SPEED IS GREATER THAN 130 MPH, NAILS FOR ATTACHING PANEL ROOF SHEATHING TO INTERMEDIATE SUPPORTS SHALL BE SPACED 6 INCHES ON CENTER FOR MINIMUM 48—INCH DISTANCE FROM RIDGES, EAVES AND GABLE END WALLS, AND 4 INCHES ON CENTER TO GABLE END WALL FRAMING.
- g. GYPSUM SHEATHING SHALL CONFORM TO ASTM C 1396 AND SHALL BE INSTALLED IN ACCORDANCE WITH GA 253. FIBERBOARD SHEATHING SHALL CONFORM TO ASTM C 208.
- h. SPACING OF FASTENERS ON FLOOR SHEATHING PANEL EDGES APPLIES TO PANEL EDGES SUPPORTED
- BY FRAMING MEMBERS AND AT ALL FLOOR PERIMETERS ONLY. SPACING OF FASTENERS ON ROOF
 SHEATHING PANEL EDGES APPLIES TO PANEL EDGES SUPPORTED BY FRAMING MEMBERS
- AND AT
 ALL ROOF PLANE PERIMETERS. BLOCKING OF ROOF OR FLOOR SHEATHING PANEL EDGES
 PERPENDICULAR TO THE FRAMING MEMBERS SHALL NOT BE REQUIRED EXCEPT AT
 INTERSECTION
- OF ADJACENT ROOF PLANES. FLOOR AND ROOF PERIMETER SHALL BE SUPPORTED BY FRAMING
 MEMBERS OR SOLID BLOCKING.
- i. WHERE A RAFTER IS FASTENED TO AN ADJACENT PARALLEL CEILING JOIST IN ACCORDANCE WITH THIS SCHEDULE, PROVIDE TWO TOE NAILS ON ONE SIDE OF THE RAFTER AND TOE NAILS FROM THE CEILING JOIST TO TOP PLATE IN ACCORDANCE WITH THIS SCHEDULE. THE TOE NAIL ON THE OPPOSITE SIDE OF THE RAFTER SHALL NOT BE REQUIRED.
- FOR SI: 1 INCH=25.4 mm, 1 SQUARE INCH=645 mm, 1 FOOT = 304.8 mm , 1 POUND= 4.45 N.

 1 POUND PER SQUARE FOOT = 0.0479 kN/m , 1 MILE PER HOUR = 1.609 km/h



SEAL:



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