





SANTA CRUZ PROTOTYPE ACCESSORY DWELLING UNIT - PLAN 2

SANTA CRUZ COUNTY, CA

APPLICANT (TO BE PROVIDED BY OWNER/APPLICANT) **ARCHITECT** ADDRESS: 3765 S Higuera St, Suite 102 SAN LUIS OBISPO, CA 93401 EMAIL: RWRUSSOM@RRMDESIGN.COM PHONE: P:(805) 543-1794 SUPPORTING DOCUMENTS **ENERGY COMPLIANCE CARSTAIRS ENERGY** PREPARED BY: DATE PREPARED NOVEMBER 04, 2022 JOB NUMBER: 22-10145 **DEFERED SUBMITTAL:** ENGINEERED TRUSS DESIGN PACKAGE (TO BE PROVIDED BY OWNER/APPLICANT) TRUSS CALCULATIONS - REFERENCE FIE SPRINKLER SECTION FOR APPLICABILITY (TO BE PROVIDED BY OWNER/ APPLICANT)

PROJECT DIRECTORY

HERS QII REQUIRED HERS VCHP: HERS RATER WILL NEED TO FOLLOW THE VERIFICATION AND TESTING PROTOCOL FOR THE VARIABLE CAPACITY HEAT PUMP CREDIT REQUIREMENTS, INCLUDING BUT NOT LIMITED TO, VERIFIED REFRIGERANT CHARGE, VERIFIED MINIMUM HSPF AND EER/SEER, AND CAPACITY; DUCTLESS INDOOR UNITS AND THE COMPONENTS ARE WITHIN THE CONDITIONED ENVELOPE; AND AIRFLOW PROVIDED TO ALL HABITABLE SPACES (BEDROOMS AND LIVING SPACE).

UTILITY, GRADING, AND DRAINAGE PLAN TO BE PROVIDED BY OTHERS.

PLEASE PROVIDE THE WASTE RECYCLE FORM FILLED OUT AND SIGNED PRIOR

TO ISSUANCE. THE OWNER/APPLICANT/CONTRACTOR/PERSON DOING THE

WORK IS REQUIRED TO RECYCLE 75% OF ALL PROJECT CONSTRUCTION AND

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 OF THIS COMPUTER ANALYSIS. REGISTERED CF2RS AND CF3RS ARE REQUIRED TO BE COMPLETED IN THE HERS REGISTRY.

- QUALITY INSULATION INSTALLATION (QII)
- 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)

OWNER/APPLICANT SIGNATURE:

DEMOLITION DEBRIS.

PROJECT INFORMATION

1. CONSTRUCTION OF A NEW DETACHED ONE STORY 637 SF ACCESSORY DWELLING UNIT WITH ONE BEDROOM AND ONE BATHROOM.

2. ALL SITE WORK WITHIN THE PROPERTY LINE. 3. ALL THE WORK SHOWN IN THE DRAWINGS AND SPECIFICATIONS.

SITE INFORMATION: (TO BE PROVIDED BY COUNTY OF SANTA CRUZ)

STREET ADDRESS **ZONING GENERAL PLAN:** LOT SIZE:

PROPOSED USE:

FLOOR AREA RATIO (TO BE PROVIDED BY OWNER)

EXISTING USE:

MAXIMUM ALLOWED FAR: FAR (sq ft and %): SQ FT % PROPOSED: SQ FT % LOT COVERAGE (TO BE PROVIDED BY OWNER) STRUCTURES (sq ft and %): EXISTING: SQ FT % PROPOSED: SQ FT %

HARDSACPE/PAVING (sq ft): __EXISTING: __SQ FT __PROPOSED: __SQ FT LANDSCAPE (sq ft): EXISTING: SQ FT PROPOSED: **SETBACKS**

PROPOSED MINIMUM REQUIRED REAR: (GOVERNMENT CODE SECTION 65852.2, SUBDIVISION (C)) SIDES: (GOVERNMENT CODE SECTION 65852.2, SUBDIVISION (C)) MIN. SEPARATION BETWEEN STRUCTURES:

BUILDING INFORMATION:

NUMBER OF STORIES: **OCCUPANCY GROUP:** CONSTRUCTION TYPE: SPRINKLERED: SEE FIRE SPRINKLER SECTION ON SHEET MAX. HEIGHT ALLOWED: SEE ELEVATION SHEET:

ROOF RATING: HIGH FIRE ZONE:

CLASS A REFER TO 'WILDLAND-URBAN INTERFACE FIRE AREA' AND 'VERY-HIGH FIRE SEVERITY ZONE SECTIONS ON SHEET

UTILITIES

WATER AND SEWER SERVICE **ELECTRICAL SERVICE** GAS SERVICE **TELEPHONE SERVICE** GARBAGE SERVICE CABLE SERVICE

BUILDING AREAS

AREAS - PLAN 2	
CONDITIONED	
PLAN 2 FLOOR	637 SF
UNCONDITIONED	
PORCH	85 SF

PROJECT CHECKLIST

WASTE WATER

SEPTIC (REQUIRES APPROVAL)

FIRE SPRINKLERS

DOES THE PRIMARY RESIDNENCE HAVE NFPA 13D SPRINKLERS?

REQUIRED AT PROPOSED ADU

NO (NOT REQUIRED IF THE PRIMARY RESIDENCE IS UNSPRINKLERED

YES (REQUIRED IF THE PRIMARY RESIDENCE IS SPRINKLERED

FIRE SPRINKLERS NOTES

- 1. IF FIRE SPRINKLERS ARE REQUIRED AT PROPOSED ADU THEN THE FOLLOWING NOTES APPLY.
- 2. 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 FIRE PREVENTION BUREAU AND APPROVED PRIOR TO INSTALLATION. PLANS AND INSTALLATION MUST BE BY A C16 LICENSED SPRINKLER
- SECTION 903.2.8 GROUP R AN AUTOMATIC SPRINKLER SYSTEM INSTALLED IN ACCORDANCE WITH SECTION 903.3.1.3 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
- 4. 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.
- 5. A FIRE UNDERGROUND FLUSH CERTIFICATION SHALL BE REQUIRED AT FINAL INSPECTION.
- 6. A HYDRO INSPECTION OF THE FIRE SPRINKLER SYSTEM IS REQUIRED PRIOR TO FRAME INSPECTION. ONLY THE NEW PIPING SHALL BE TESTED.

ONSITE PARKING REQUIRED

NONE, EXCEPTION USED:

THE ADU IS LOCATED WITHIN 1/2 MILE OF PUBLIC TRANSIT STOP. THE ADU IS LOCATED WITHIN A DESIGNATED HISTORICAL DISTRICT. THE ADU IS LOCATED WITHIN ONE BLOCK OF A PUBLIC CAR

ONE PARKING SPACE REQUIRED: NO EXCEPTION OR WITHIN A SPECIAL COASTAL ZONE AREA.

VERY-HIGH FIRE SEVERITY ZONE

IN ACCORDANCE WITH THE 2022 CFC SECTION 4907, STRUCTURES LOCATED IN THE VERY HIGH FIRE HAZARD SEVERITY ZONE SHALL PROVIDE & MAINTAIN A FUEL MODIFICATION ZONE. FUEL MODIFICATION ZONES: THE APPLICANT SHALL PROVIDE & MAINTAIN FIRE/FUEL BREAKS TO THE SATISFACTION OF THE LOCAL FIRE DEPARTMENT. FIRE/FUEL BREAKS SHALL BE SHOWN ON THE GRADING, MAP, AND BUILDING PLANS.

WILDLAND-URBAN INTERFACE FIRE AREA

1. PORTIONS OF THE COUNTY OF SANTA CRUZ ARE LOCATED IN WITHIN THE WILDLAND-URBAN INTERFACE FIRE AREA (AS DEFINED BY 2022 CRC R337.2) a. AREA DEFINED BY STATE AS A "FIRE HAZARD SEVERITY ZONE"

. AN ADU WITHIN THE WILDLAND-URBAN INTERFACE FIRE AREA SHALL COMPL

WITH THE 2022 CRC SECTION R337. 3. THIS PROTOTYPE PLAN IS DESIGNED TO COMPLY WITH THE PROVISIONS REQUIRED BY THE 2022 CRC SECTION R337, REGARDLESS IF LOCATED IN A

REQUIRED W.U.I. DETAILS

WILDLAND-URBAN INTERFACE FIRE AREA.

1. REFER TO "W.U.I. REQUIREMENT NOTES" ON SHEET G-101

ROOF DETAILS

EXTERIOR WALL COVERING DETAIL **EXTERIOR WINDOWS**

EXTERIOR DOORS

STYLE SELECTION

MEDITERRANEAN

BUNGALOW

MODERN

EXTERIOR WALL MATERIAL

CEMENT PLASTER STUCCO

FIBER CEMENT - BOARD AND BATTEN SIDING

FIBER CEMENT - LAP SIDING FIBER CEMENT - SHINGLE SIDING

WINDOW MATERIAL

FIBERGLASS WOOD

ALUMINUM CLAD WOOD

ROOF MATERIAL

CLAY ROOF TILES

COMPOSITION SHINGLES

STANDING SEAM METAL ROOF OVER NONCOMBUSTIBLE SHEATHING

PROJECT GENERAL NOTES

THESE NOTES APPLY TO ALL PORTIONS, PHASES AND SUBCONTRACTORS OF

APPLICABLE CODES AND STANDARDS: • 2022 CALIFORNIA RESIDENTIAL CODE AND ITS APPENDICES AND

2022 CALIFORNIA PLUMBING CODE AND ITS APPENDICES AND

 2022 CALIFORNIA MECHANICAL CODE AND ITS APPENDICES AND STANDARDS. 2022 CALIFORNIA FIRE CODE AND ITS APPENDICES AND STANDARDS.

2022 CALIFORNIA ELECTRICAL CODE AND ITS APPENDICES AND

2022 CALIFORNIA BUILDING ENERGY EFFICIENCY STANDARDS. 2022 CALIFORNIA GREEN BUILDING STANDARDS CODE AND ITS APPENDICIES AND STANDARDS.

 SANTA CRUZ COUNTY MUNICIPAL CODE. CALIFORNIA ASSEMBLY BILL NO. 68 (ACCESSORY DWELLING UNITS).

USER LICENSE AGREEMENT

THE COUNTY OF SANTA CRUZ, ITS ELECTED OFFICIALS, OFFICERS, EMPLOYEES, AGENTS, AND VOLUNTEERS, RRM DESIGN GROUP, AND THE ARCHITECT OR ALL CLAIMS, LIABILITIES, SUITS, AND DEMANDS ON ACCOUNT OF ANY INJURY DAMAGE OR LOSS TO PERSONS OR PROPERTY, INCLUDING INJURY OR DEATH OR ECONOMIC LOSSES, ARISING OUT OF, OR IN ANY MANNER CONNECTED WITH THE USE OF THESE CONSTRUCTION DOCUMENTS

UNINCORPORATED AREAS OF SANTA CRUZ COUNTY. NO DEVIATIONS ALTERATIONS, OR OPTIONS BEYOND THOSE SPECIFICALLY INDICATED IN THE PLANS ARE ALLOWED WITHOUT PRIOR APPROVAL BY THE COUNTY OF SANTA CRUZ AND CHIEF BUILDING OFFICIAL. ANY UNAPPROVED PLAN MODIFICATIONS MAY BE DEVELOPED THROUGH RRM DESIGN GROUP AND THE COUNTY OF SANTA CRUZ IF REQUIRED.

SHEET INDEX

SIGNATURE

TITLE SHEET - PLAN 2

SHEET INDEX, ABBREVIATIONS & SYMBOLS

G-103 MANDATORY MEASURES G-201 CAL GREEN RESIDENTIAL REQUIREMENTS

CAL GREEN RESIDENTIAL REQUIREMENTS

ARCHITECTURAL SITE PLAN - PLAN 2 PERSPECTIVE RENDERINGS

FINISH, MECHANICAL & ELECTRICAL PLANS

ROOF PLANS & REFLECTED CEILING PLANS - BUNGALOW ROOF PLANS & REFLECTED CEILING PLANS - MEDITERRANEAN

ROOF PLANS & REFLECTED CEILING PLANS - MODERN EXTERIOR ELEVATIONS & BUILDING SECTIONS - BUNGALOW EXTERIOR ELEVATIONS & BUILDING SECTIONS - MEDITERRANEAN A2-203 EXTERIOR ELEVATIONS & BUILDING SECTIONS - MODERN

*STRIKETHROUGH SHEETS THAT ARE NOT APPLICABLE TO CHOSEN STYLE

ARCHITECTURAL DETAILS - COMMON ARCHITECTURAL DETAILS - COMMON

ARCHITECTURAL DETAILS - COMMON A-903

ARCHITECTURAL DETAILS - BUNGALOW

ARCHITECTURAL DETAILS - BUNGALOW - ROOF

ARCHITECTURAL DETAILS - MEDITERRANEAN ARCHITECTURAL DETAILS - MEDITERRANEAN - ROOF

ARCHITECTURAL DETAILS - MODERN

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GENERAL NOTES, SPECIAL INSPECTION & TESTS S-103 FOUNDATION & ROOF FRAMING PLAN BUNGALOW S-201

S-202 FOUNDATION ROOF FRAMIN PLAN MEDITERRANEAN FOUNDATION & ROOF FRAMING PLAN MODERN

S-203 S-301 TYPICAL CONCRETE DETAILS

S-311 CONCRETE DETAILS

S-401 TYPICAL WOOD DETAILS

S-402 TYPICAL WOOD DETAILS

S-403 TYPICAL WOOD DETAILS S-421 ROOF FRAMING DETAILS

S-422 ROOF FRAMING DETAILS

T24 - 201 ENERGY COMPLIANCE - PLAN 2

T24 - 202 ENERGY COMPLIANCE - PLAN 2

Grand total: 40

VICINITY MAP

TO BE PROVIDED BY OWNER/APPLICANT

PASTE IMAGE INTO THE AREA BELOW

11/20/23

THESE PLANS ARE PROVIDED BY THE COUNTY OF

COMPLETED. IF YOU DO NOT HAVE THE

STEP INSTRUCTIONS IN THE FIELD.

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SANTA CRUZ AS PART OF THE PRE-APPROVED ADU PROGRAM AND ARE PUBLIC DOMAIN. THERE CANNOT BE A CHARGE TO PROVIDE THESE PLANS.

NO ALTERATIONS TO THESE PLANS ARE ALLOWED. ALI ALTERATIONS MUST BE DONE UNDER A SEPARATE

CONSTRUCTION KNOWLEDGE AND EXPERIENCE TO CONTRUCT THESE PLANS WITHOUT FURTHER DETAILS,

IT IS RECOMMENDED YOU HIRE A CONTRACTOR TO

PROVIDE FURTHER INFORMATION OR DETAILS AND

BUILDING INSPECTORS WILL NOT PROVIDE STEP BY

SHEET

WEATHER BARRIERS.

SURFACES. (2022 CMC 504.3)

- a. NOT FEWER THAN ONE-LAYER WATER-RESISTIVE BARRIER SHALL BE APPLIED OVER STUDS OR SHEATHING OF ALL EXTERIOR WALLS CONTINUOUS FROM TOP OF WALS AND TERMINATED AT PENETRATIONS AND BUILDING APPENDAGES WITH FLASHING. MINIMUM NO. 15 FELT COMPLYING WITH ASTM D226, TYPE 1.
- PROVIDE (2) LAYERS OF GRADE D PAPER OR EQUAL WHEN PLASTER IS INSTALLED OVER WOOD BASED SHEATHING. (2022 CRC R703.7.3) DOMESTIC RANGE VENTILATION DUCTS SHALL HAVE SMOOTH INTERIOR
- 3. CLOTHES DRYER MOISTURE EXHAUST DUCTS SHALL TERMINATE OUTSIDE THE BUILDING AND HAVE A BACK-DRAFT DAMPER. EXHAUST DUCT IS LIMITED TO 14'-0" W/ TWO ELBOWS. THIS SHALL BE REDUCED 2'-0" FOR EVERY ELBOW IN EXCESS OF TWO. MIN. DIA. 4", SMOOTH, METAL DUCT. (2022 CMC 504.4)
- 4. ALL MANUFACTURED EQUIPMENT SHALL BE INSTALLED AS PER MANUFACTURER'S SPECIFICATION AND DIMENSIONS VERIFIED WITH INSTALLATION REQUIREMENTS. ALL MANUFACTURER'S INSTALLATION INSTRUCTIONS SHOULD BE ON SITE FOR INSPECTIONS.
- SHOWERS AND TUB-SHOWER COMBINATIONS: CONTROL VALVES MUST BE PRESSURE BALANCED OR THERMOSTATIC MIXING VALVES. (2022 CPC 417.0.)
- WET-ROOM GLAZING. PROVIDE TEMPERED GLAZING IN DOORS AND ENCLOSURES FOR SHOWERS, BATHTUBS, SAUNAS, STEAM ROOMS, HOT TUBS & SIMILAR USES WHERE THE BOTTOM EXPOSED EDGE IS LESS THAN 60-INCHES ABOVE A STANDING SURFACE. (2022 CRC R308.4.5)
- HEATING AND AIR-CONDITIONING SYSTEM DESIGN SHALL CONFORM TO CALGREEN SEC. 4.507, ENVIRONMENTAL COMFORT.
- 8. WATER CLOSETS. a. CLEARANCES: 24" MIN. FRONT. 30" MIN COMPARTMENT WIDTH.
- b. PROVIDE A MIN 3 SF WINDOW, 1/2 OF WHICH SHALL BE OPENABLE OR AN EXHAUST FAN 50 CFM FOR INTERMITTENT OR 20 CFM FOR CONTINUOUS. DIRECT VENT TO OUTSIDE WITH BACKDRAFT DAMPER. (2022 CRC R303.3) c. NEW WATER CLOSETS AND ASSOCIATED FLUSHOMETER VALVES, IF ANY SHALL USE NO MORE THAN 1.28 GALLONS PER FLUSH AND SHALL MEET PERFORMANCE STANDARDS ESTABLISHED BY THE AMERICAN SOCIETY
- **SECTION 17921.3(B)** 9. BATH ACCESSORIES: PROVIDE MINIMUM 1 TOILET PAPER HOLDER AND 1 TOWEL BAR PER BATHROOM. PROVIDE NECESSARY BLOCKING FOR TOILET PAPER HOLDER AND TOWEL BARS.

OF MECHANICAL ENGINEERS STANDARD A112.19.2. H & S CODE,

- 10. WHOLE-BUILDING MECHANICAL VENTILATION SYSTEM PER ASHRAE STANDARD 62.2. PROVIDE THE INSPECTOR WITH THE FOLLOWING INFORMATION AT OR BEFORE THE TIME OF INSPECTION:
- a. CALCULATIONS FOR REQUIRED VENTING RATES. b. CALCULATION ADJUSTMENTS FOR INTERMITTENT SYSTEMS IF
- **APPLICABLE** c. DUCT DIAMETER AND MAXIMUM DUCT LENGTH PER ASHRAE 62.2 TABLE
- d. TYPE OF SYSTEM USED AND PROVIDE COMPLETED CF-6R-MECH-05
- e. FANS SHALL BE A MAXIMUM OF 1 SONE.
- FANS SHALL BE PROVIDED A COVER OF R-4.2 WHEN OFF. 11. ATTIC ACCESS:
- a. WHERE REQUIRED, PROVIDE 30" MIN. HEADROOM IN THE ATTIC SPACE (2022 CRC R807.1)
- b. BUILDINGS WITH COMBUSTIBLE CEILING OR ROOF CONSTRUCTION SHALL HAVE AN ATTIC ACCESS OPENING TO ATTIC AREAS THAT EXCEED 30 SQUARE FEET AND HAVE A VERTICAL HEIGHT OF 30-INCHES OR GREATER. THE VERTICAL HEIGHT SHALL BE MEASURED FROM TOP OF THE CEILING FRAMING MEMBERS TO THE UNDERSIDE OF THE ROOF FRAMING MEMBERS.
- THE ROUGH-FRAMED OPENING SHALL NOT BE LESS THAN 22" X 30" AND SHALL BE LOCATED NOT OVER 20 FEET FROM THE EQUIPMENT. (2022
- IN ATTIC, PROVIDE LIGHT AND SWITCH, AND ALL NECESSARY ELECTRICAL, PROVIDE UNOBSTRUCTED PASSAGEWAY 24" WIDE OF SOLID CONTINUOUS FLOORING FROM ACCESS TO EQUIPMENT AND IT'S CONTROLS. ALSO PROVIDE UNOBSTRUCTED WORK SPACE IN FRONT OF EQUIPMENT 30" DEPTH MINIMUM. PROVIDE COMBUSTION AIR AND CONDENSATE LINE TO OUTSIDE OR AN APPROVED DRAIN FOR OPTIONAL
- e. PROVIDE A 120V RECEPTACLE AND A LIGHT NEAR THE EQUIPMENT WITH LIGHT SWITCH LOCATED AT THE ATTIC ACCESS
- 12. BATHTUB AND SHOWER FLOORS AND WALLS ABOVE BATHTUBS WITH INSTALLED SHOWER HEADS AND IN SHOWER COMPARTMENTS SHALL BE FINISHED WITH A NONABSORBENT SURFACE. SUCH WALL SURFACES SHALL EXTEND TO A HEIGHT OF NOT LESS THAN 6 FEET ABOVE THE FLOOR PER 2022 CRC, SECTION R307.2.

SITE NOTES

- CALL BEFORE YOU DIG! CONTACT UNDERGROUND SERVICE ALERT (USA) AT 1-800-227-2600 AT LEAST 2 WORKING DAYS BEFORE
- UNLESS OTHERWISE NOTED ON THE PLANS, FINISHED GROUND SURFACES SHALL BE GRADED TO DRAIN THE FINISHED SITE PROPERLY WITHIN 10-FEET OF ANY BUILDING FOUNDATION WITH A SLOPE OF 5% AWAY FROM ANY BUILDING OR STRUCTURE. ALL EXTERIOR HARDSCAPE WITHIN 10-FEET OF A BUILDING FOUNDATION SHALL BE INSTALLED WITH A 2% MINIMUM SLOPE AWAY FROM ANY BUILDING OR STRUCTURE. DRAINAGE SWALES SHALL BE A 1.5% MINIMUM SLOPE. ALL GRADED SLOPES SHALL HAVE A MAXIMUM SLOPE OF 3H TO 1V (33%), UNLESS
- SHOWN OTHERWISE ON THE PLANS. LOT GRADING SHALL CONFORM AT THE PROPERTY LINES AND SHALL NOT SLOPE TOWARD PROPERTY LINES IN A MANNER WHICH WOULD CAUSE STORM WATER TO FLOW ONTO NEIGHBORING PROPERTY. HISTORIC DRAINAGE PATTERNS SHALL NOT BE ALTERED IN A MANNER TO CAUSE DRAINAGE PROBLEMS TO NEIGHBORING PROPERTY.
- NEW RAINWATER DOWNSPOUTS SHALL BE DISCONNECTED AND DIRECT RUNOFF TO A LANDSCAPED AREA. DOWNSPOUTS MAY BE CONNECTED TO A POP-UP DRAINAGE EMITTER IN THE LANDSCAPED AREA OR MAY DRAIN TO SPLASH BLOCKS OR COBBLESTONES THAT DIRECT WATER AWAY FROM THE BUILDING.
- CONTRACTOR TO FIELD VERIFY EXISTING DRAINAGE. IF THE EXISTING DRAINAGE SYSTEM IS DAMAGED DURING EXCAVATION, CONTRACTOR SHALL REPAIR AND/OR REROUTE DRAINAGE SYSTEM AND CONNECT TO EXISTING DRAINAGE FACILITY AS NECESSARY
- EXISTING PUBLIC IMPROVEMENTS THAT ARE DAMAGED BY THE PROJECT CONSTRUCTION SHALL BE REPAIRED OR REPLACED. EXISTING DAMAGED PUBLIC IMPROVEMENTS WITHIN THE PROJECT LIMITS SHALL BE REPAIRED OR REPLACED EVEN IF THE DAMAGE OCCURRED PRIOR TO THE START OF CONSTRUCTION.
- EROSION AND SEDIMENT CONTROL FACILITIES SHALL BE INSTALLED PRIOR TO OCTOBER 1 AND SHALL BE MAINTAINED DAILY UNTIL APRIL 30. THESE FACILITIES SHALL CONTROL AND CONTAIN EROSION-CAUSED SILT DEPOSITS AND PROVIDE FOR THE SAFE DISCHARGE OF SILT-FREE STORM WATERS INTO EXISTING STORM DRAIN FACILITIES. EROSION AND SEDIMENT CONTROL SUPPLIES MUST BE KEPT ON-SITE DURING THE DRY SEASON AND EMPLOYED, AS NECESSARY PRIOR TO AND DURING RAIN **EVENTS**
- SEASONALLY APPROPRIATE BEST MANAGEMENT PRACTICES FOR THE FOLLOWING SITE MANAGEMENT CATEGORIES MUST BE IMPLEMENTED YEAR-ROUND: 1) EROSION CONTROL; 2) RUN-ON AND RUN-OFF CONTROL; 3) SEDIMENT CONTROL; 4) GOOD SITE MANAGEMENT; AND 5) NON-STORMWATER MANAGEMENT.
- AN ENCROACHMENT PERMIT WILL BE REQUIRED FOR ANY CONSTRUCTION ACTIVITY WITHIN A PUBLIC STREET RIGHT OF WAY THAT HAS BEEN ACCEPTED BY THE COUNTY.

ELECTRICAL NOTES

REQUIREMENTS SHEET G-101.

- CONFORM WITH CURRENT CEC. NFPA. MFR'S, AND LOCAL REQUIREMENTS. ELECTRICAL SYSTEM GROUND TO BE PROVIDED PER NEC ARTICLE 250-81.
- 3. ALL MATERIALS TO BE U.L. LABELED. 4. METER: "SQUARE D", 120 VOLT/ 240 VOLT, 1 AND 3 WIRE GROUND OR EQUAL. ELECTRICAL SUB PANEL: FLUSH MOUNT, 30" CLEARANCE. 100 AMP. 6. CONDUCTORS: TW, THW, COPPER, MINIMUM 14 AT LIGHTING, 12 AT OTHER
- CIRCUITS. 7. ALL LUMINARIES SHALL COMPLY WITH 2022 CENC SECTION 150.0 (K) AND TABLE 150.0-A AS REFERENCED IN ENERGY NOTES, LUMINAIRE
- 8. ALL ELECTRICAL OUTLETS INSTALLED IN BATHROOMS, GARAGES, BASEMENTS, CRAWL SPACES, OUTDOORS, KITCHEN COUNTERS, LAUNDRY AREAS, AND AT WET BAR SINKS SHALL HAVE GROUND-FAULT CIRCUIT-INTERRUPTER PROTECTION IN COMPLIANCE WITH NEC Art. 210-8, CONSISTING OF 125 VOLT.
- SINGLE-PHASE, 15- AND 20- AMPERE RECEPTACLES. 9. ALL BATHROOM RECEPTACLE OUTLETS SHALL BE SUPPLIED BY A MINIMUM OF ONE 120-VOLT, 20-AMPERE BRANCH CIRCUIT. SUCH CIRCUITS SHALL HAVE NO OTHER OUTLETS. THIS DEDICATED CIRCUIT MAY SERVE MORE
- THAN ONE BATHROOM. (2022 CEC 210.11(C)) 10. THERMOSTAT SHALL BE A PROGRAMMABLE TYPE, HONEYWELL TH8320 OR
- 11. CEILING-SUSPENDED (PADDLE) FANS SHALL BE SUPPORTED INDEPENDENTLY OF AN OUTLET BOX OR BY LISTED OUTLET BOX OR OUTLET BOX SYSTEMS IDENTIFIED FOR THE USE AND INSTALLED IN ACCORDANCE
- WITH 2022 CEC 314.27(C) (2022 CEC 422.18). 12. ALL LUMINARIES, LAMPHOLDERS, AND RETROFIT KITS SHALL BE LISTED (2022 CEC 410.6).
- 13. ALL 120-VOLT, SINGLE PHASE 15- AND 20- AMPERE BRANCH CIRCUITS SUPPLYING OUTLETS INSTALLED IN DWELLING UNIT KITCHENS, FAMILY ROOMS, LIVING ROOMS, DINING ROOMS, PARLORS, LIBRARIES, DENS, BEDROOMS, SUNROOMS, RECREATION ROOMS, CLOSETS, HALLWAYS OR SIMILAR ROOMS OR AREAS SHALL BE PROTECTED BY A LISTED ARC-FAULT CIRCUIT INTERRUPTER, COMBINATION-TYPE, INSTALLED TO PROVIDE PROTECTION OF THE BRANCH CIRCUIT. (2022 CEC 210-12(A)).
- 14. ALL NON-LOCKING TYPE 125-VOLT. 15 AND 20 AMPERE RECÉPTACLES IN A DWELLING UNIT SHALL BE LISTED TAMPER-RESISTANT RECEPTACLES. EXCEPTIONS: (1) RECEPTACLES MORE THAN 5'6" ABOVE THE FLOOR, (2) RECEPTACLES PART OF A LUMINAIRE OR APPLIANCE, (3) A SINGLE RECEPTACLE OR A DUPLEX RECEPTACLE FOR TWO APPLIANCES THAT ARE NOT EASILY MOVED AND LOCATED WITHIN DEDICATED SPACE AND ARE CHORD-AND-PLUG CONNECTED AS PER CEC 400.10, AND (4) NON-GROUNDING RECEPTACLES USED FOR REPLACEMNETS AS PERMITTED IN CEC 406.4(D)(2)(A)
- 15. HIGH EFFICACY LUMINAIRES OTHER THAN OUTDOOR HID LIGHTING CONTAIN ONLY ONLY HIGH EFFICACY LAMPS AS OUTLINED IN TABLE 150-A OF THE RESIDENTIAL ENERGY CODE AND NOT CONTAIN A MEDIUM SCREW BASE
- 16. BALLAST FOR LAMPS 13 WATTS OR GREATER SHALL BE ELECTRONIC AND
- HAVE AN OUTPUT FREQUENCY NO LESS THAT 20 kHz. 17. SMOKE DETECTORS SHALL RECEIVE THEIR PRIMARY POWER FROM THE BUILDING WIRING AND PROVIDED WITH A BATTERY BACK-UP. ALL SMOKE DETECTORS SHALL BE INTERCONNECTEED. ALL SMOKE DETECTORS SHALL MAINTAIN A MINIMUM 3 FOOT CLEARANCE TO HVAC SUPPLY OR RETURN AIR
- 18. CARBON MONOXIDE ALARMS SHALL RECEIVE THEIR PRIMARY POWER FROM THE BUILDING WIRING AND PROVIDED WITH A BATTERY BACK-UP. ALL CARBON MONOXIDE ALARAMS SHALL BE INTERCONNECTEED.
- 19. EXHAUST FANS WILL BE CONTROLLED BY A HUMIDISTAT PER THE GREEN BUILDING STANDARDS CODE SECTION 4.506. EXHAUST FANS MUST BE SWITCHED SEPARATELY FROM LIGHTS (2022 CEnC 150.0(k)2G).
- 20. IN ADDITION TO THE NUMBER OF BRANCH CIRCUTS REQUIRED BY OTHER PARTS OF THE CODE. TWO OR MORE 20-AMPERE SMALL-APPLIANCE BRANCH CIRCUTS SHALL BE PROVIDED FOR ALL RECEPTACLE OUTLETS IN THE KITCHEN, PANTRY, BREAKFAST ROOM, DINING ROOM, OR SIMILAR AREA PER 2022 CEC, ARTICLE 210.11 (C)(1). THE CIRCUTS SHALL HAVE NO OTHER OUTLETS PER 2022 CEC, ARTICLE 210.52(B).
- 21. IN ADDITION TO THE NUMBER OF BRANCH CIRCUTS REQUIRED BY OTHER PARTS OF THE CODE, AT LEAST ONE ADDITIONAL 20-AMPERE BRANCH CIRCUT SHALL BE PROVIDED TO SUPPLY THE LAUNDRY RECEPTACLE OUTLET(S) REQUIRED BY 2022 CEC, ARTICLE 210.52 (F). THIS CIRCUT SHALL HAVE NO OTHER OUTLETS PER 2022 CEC, ARTICLE 201.11(C)(2).
- 2. ELECTRICAL, ELECTRICAL RECEPTACLE OUTLETS, SWITCHES AND CONTROLS INTENDED TO BE USED BY OCCUPANTS, SHALL BE LOCATED NO MORE THAN 48" MEASURED FROM THE TOP OF THE OUTLET BOX AND NOT LESS THAN 15" MEASURED FROM THE BOTTOM OF THE OUTLET BOX ABOVE THE FINISH FLOOR. (CRC 327.1.2)
- 23. ENERGY STORAGE SYSTEMS (ESS) READY REQUIREMENTS (CRC R328): A. AT LEAST ONE OF THE FOLLOWING SHALL BE PROVIDED: a. ENERGY STORAGE SYSTEM (ESS) READY INTERCONNECTION EQUIPMENT WITH A MINIMUM BACKED-UP CAPACITY OF 60 AMPS
 - AND A MINIMUM OF FOUR ESS-SUPPLIED BRANCH CIRCUITS. b. A DEDICATED RACEWAY FROM THE MAIN SERVICE TO A SUBPANEL THAT THAT HAS THE CAPACITY TO ACCOMMODATE A MINIMUM OF FOUR BRANCH CIRCUITS AS DESCRIBED B BELOW. THE TRADE SIZE OF THE RACEWAY SHALL BE NOT LESS THAN 1". THE ESS SUBPANEL SHALL BE LABELED "SUBPANEL SHALL INCLUDE ALL BACKED-UP
- LOAD CIRCUITS". B. A MINIMUM OF FOUR BRANCH CIRCUITS SHALL BE IDENTIFIED AND HAVE THEIR SOURCE OF SUPPLY COLLOCATED AT A SINGLE ELECTRICAL PANEL SUITABLE TO BE SUPPLIED BY THE ESS. AT LEAST ONE CIRCUIT SHALL SUPPLY THE REFRIGERATOR, ONE LIGHTING CIRCUIT SHALL BE LOCATED NEAR THE PRIMARY EGRESS AND AT LEAST ONE CIRCUIT
- SHALL SUPPLY A SLEEPING ROOM RECEPTACLE OUTLET. C. THE MAIN ELECTRICAL SERVICE PANEL SHALL HAVE A MINIMUM BUS BAR RATING OF 225 AMPS
- D. SUFFICIENT SPACE SHALL BE RESERVED TO ALLOW FUTURE INSTALLATION OF A SYSTEM ISOLATION EQUIPMENT /TRANSFER SWITCH WITHIN 3' OF THE MAIN ELECTRICAL SERVICE PANEL. RACEWAYS SHALL BE INSTALLED BETWEEN THE MAIN ELECTRICAL SERVICE PANEL AND THE SYSTEM ISOLATION EQUIPMENT/TRANSFER SWITCH LOCATION TO ALLOW THE CONNECTION OF BACKUP POWER SOURCE.
- 24. ALL DWELLING UNITS SHALL BE PROVIDED WITH A TYPE I OR TYPE II SURGE-PROTECTIVE DEVICE (CEC 230.67).

ENERGY STORAGE READINESS

1. ENERGY STORAGE SYSTEM (ESS) REQUIREMENTS: IN SINGLE-FAMILY RESIDENTIAL BUILDINGS THAT INCLUDE ONE OR TWO

DWELLINGS, EACH DWELLING UNIT SHALL BE PROVIDED WITH DEDICATED RACEWAYS, DESIGNATED BRANCH CIRCUITS AND ISOLATION DEVICES FOR ENERGY STORAGE SYSTEMS AS SPECIFIED IN CALIFORNIA ENERGY CODE SECTION 150.0(S). ADDITIONALLY, THE PANELBOARDS SHALL BE PROVIDED WITH THE MINIMUM BUSBAR RATING AS SPECIFIED IN CALIFORNIA ENERGY CODE SECTION 150.0(S). (2022 CEC SECTION 706.10)

CALIFORNIA ENERGY CODE SECTION 150.0(S)

- AT LEAST ONE OF THE FOLLOWING SHALL BE PROVIDED: A. ESS READY INTERCONNECTION EQUIPMENT WITH A MINIMUM BACKED-UP CAPACITY OF 60 AMPS AND A MINIMUM OF FOUR ESS-SUPPLIED BRANCH CIRCUITS, OR
- B. A DEDICATED RACEWAY FROM THE MAIN SERVICE TO A PANELBOARD (SUBPANEL) THAT SUPPLIES THE BRANCH CIRCUITS IN SECTION 150.0(S) (2). ALL BRANCH CIRCUITS ARE PERMITTED TO BE SUPPLIED BY THE MAIN SERVICE PANEL PRIOR TO THE INSTALLATION OF AN ESS. THE TRADE SIZE OF THE RACEWAY SHALL BE NOT LESS THAN 1 INCH. THE PANELBOARD THAT SUPPLIES THE BRANCH CIRCUITS (SUBPANEL) MUST
- BE LABELED "SUBPANEL SHALL INCLUDE ALL BACKEDUP LOAD CIRCUITS." 2. A MINIMUM OF FOUR BRANCH CIRCUITS SHALL BE IDENTIFIED AND HAVE THEIR SOURCE OF SUPPLY COLLOCATED AT A SINGLE PANELBOARD SUITABLE TO BE SUPPLIED BY THE ESS. AT LEAST ONE CIRCUIT SHALL SUPPLY THE REFRIGERATOR, ONE LIGHTING CIRCUIT SHALL BE LOCATED NEAR THE PRIMARY EGRESS AND AT LEAST ONE CIRCUIT SHALL SUPPLY A
- SLEEPING ROOM RECEPTACLE OUTLET. 3. THE MAIN PANELBOARD SHALL HAVE A MINIMUM BUSBAR RATING OF 225
- SUFFICIENT SPACE SHALL BE RESERVED TO ALLOW FUTURE INSTALLATION OF A SYSTEM ISOLATION EQUIPMENT/TRANSFER SWITCH WITHIN 3 FEET OF THE MAIN PANELBOARD. RACEWAYS SHALL BE INSTALLED BETWEEN THE PANELBOARD AND THE SYSTEM ISOLATION EQUIPMENT/TRANSFER SWITCH LOCATION TO ALLOW THE CONNECTION OF BACKUP POWER SOURCE.

ENERGY NOTES

1. THE BUILDER MUST PROVIDE NEW HOMEWONERS WITH A LUMINAIRE SCHEDULE THAT INCLUDES A LIST OF INSTALLED LAMPS AND LUMINARIES.

LUMINAIRE REQUIREMENTS (2022 CEnC 150.0(k)1).

A. LUMINAIRE EFFICACY. ALL INSTALLED LUMINAIRES SHALL MEET THE

REQUIREMENTS IN TABLE 150.0-A EXCEPT: INTEGRATED DEVICE LIGHTING. LIGHTING INTEGRAL TO EXHAUST FANS. KITCHEN RANGE HOODS, BATH VANITY MIRRORS AND GARAGE DOOR OPENERS. NAVIGATION LIGHTING: SUCH AS NIGHT LIGHTS, STEP LIGHTS, AND PATH LIGHTS LESS THAN 5 WATTS. CABINET LIGHTING: LIGHTING INTERNAL TO DRAWERS. CABINETRY AND LINEN CLOSETS WITH AN EFFICACY OF 45 LUMENS PER WATT OR GREATER

THE FOLLOWING ARE HIGH-EFFICACY LIGHT SOURCES PER TABLE 150.0-A: THE FOLLOWING LIGHT SOURCES, OTHER THAN THOSE INSTALLED IN CEILING RECESSED DOWNLIGHT LUMINAIRES, ARE NOT REQUIRED TO COMPLY WITH REFERENCE JOINT APPENDIX JA8:

- LED LIGHT SOURCES INSTALLED OUTDOORS. . INSEPARABLE SOLID STATE LIGHTING (SSL) LUMINAIRES
- CONTAINING COLORED LIGHT SOURCES THAT ARE INSTALLED TO PROVIDE DECORATIVE LIGHTING.
- 3. PIN-BASED LINEAR FLUORESCENT OR COMPACT FLUORESCENT LIGHT SOURCES USING ELECTRONIC BALLASTS.
- 4. HIGH INTENSITY DISCHARGE (HID) LIGHT SOURCES INCLUDING PULSE START METAL HALIDE AND HIGH PRESSURE SODIUM LIGHT
- 5. LUMINAIRES WITH HARDWIRED HIGH FREQUENCY GENERATOR AND
- INDUCTION LAMP. 6. CEILING FAN LIGHT KITS SUBJECT TO FEDERAL APPLIANCE REGULATIONS.
- THE FOLLOWING LIGHT SOURCES ARE ONLY CONSIDERED TO BE HIGH EFFICACY IF THEY ARE CERTIFIED TO THE COMMISSION AS HIGH EFFICACY LIGHT SOURCES IN ACCORDANCE WITH REFERENCE JOINT APPENDIX JA8 AND MARKED AS REQUIRED BY JA8:
- 1. ALL LIGHT SOURCES INSTALLED IN CEILING RECESSED DOWNLIGHT LUMINAIRES. NOTE THAT CEILING RECESSED DOWNLIGHT LUMINAIRES SHALL NOT HAVE SCREW BASES REGARDLESS OF LAMP TYPE AS DESCRIBED IN SECTION 150.0(K)1C. 2. ANY LIGHT SOURCE NOT OTHERWISE LISTED.
- B. SCREW-BASED LUMINAIRES. SCREW-BASED LUMINAIRES SHALL CONTAIN LAMPS THAT COMPLY WITH REFERENCE JOINT APPENDIX JA8. RECESSED DOWNLIGHT LUMINAIRES IN CEILINGS. LUMINAIRES RECESSED INTO CEILINGS SHALL MEET ALL OF THE FOLLOWING

REQUIREMENTS:

- 1. SHALL NOT CONTAIN SCREW BASE LAMP SOCKETS; AND 2. HAVE A LABEL THAT CERTIFIES THE LUMINAIRE IS AIRTIGHT WITH AIR LEAKAGE LESS THAN 2.0 CFM AT 75 PASCALS WHEN TESTED IN ACCORDANCE WITH ASTM E283. AN EXHAUST FAN HOUSING WITH INTEGRAL LIGHT SHALL NOT BE REQUIRED TO BE CERTIFIED AIRTIGHT;
- 3. BE SEALED WITH A GASKET OR CAULK BETWEEN THE LUMINAIRE HOUSING AND CEILING, AND HAVE ALL AIR LEAK PATHS BETWEEN CONDITIONED AND UNCONDITIONED SPACES SEALED WITH A GASKET OR CAULK, OR BE INSTALLED PER MANUFACTURER'S INSTRUCTIONS TO MAINTAIN AIRTIGHTNESS BETWEEN THE LUMINAIRE HOUSING AND
- 4. MEET THE CLEARANCE AND INSTALLATION REQUIREMENTS OF CALIFORNIA ELECTRICAL CODE SECTION 410.116 FOR RECESSED LUMINAIRES.
- **EXCEPT:** RECESSED LUMINAIRES MARKED FOR USE IN FIRE-RATED INSTALLATIONS EXTRUDED INTO CEILING SPACE AND RECESSED LUMINAIRES INSTALLED IN NONINSULATED CEILINGS. D. LIGHT SOURCES IN ENCLOSED OR RECESSED LUMINAIRES. LAMPS AND
- JA8 ELEVATED TEMPERATURE REQUIREMENTS, INCLUDING MARKING REQUIREMENTS, SHALL NOT BE INSTALLED IN ENCLOSED OR RECESSED LUMINAIRES BLANK ELECTRICAL BOXES. THE NUMBER OF ELECTRICAL BOXES THAT ARE MORE THAN 5 FEET ABOVE THE FINISHED FLOOR AND DO NOT CONTAIN A

OTHER SEPARABLE LIGHT SOURCES THAT ARE NOT COMPLIANT WITH THE

- LUMINAIRE OR OTHER DEVICE SHALL BE NO GREATER THAN THE NUMBER OF BEDROOMS. THESE ELECTRICAL BOXES MUST BE SERVED BY A DIMMER, VACANCY SENSOR CONTROL, LOW VOLTAGE WIRING OR FAN SPEED CONTROL.
- INDOOR LIGHTING CONTROLS (2022 CEnC 150.0(k)2). A. LIGHTING SHALL HAVE READILY ACCESSIBLE WALL-MOUNTED CONTROLS THAT ALLOW THE LIGHTING TO BE MANUALLY TURNED ON AND OFF. **EXCEPT:** CEILING FANS MAY PROVIDE CONTROL OF INTEGRATED LIGHTING VIA A REMOTE CONTROL
- A. NO CONTROLS SHALL BYPASS A DIMMER, OCCUPANT SENSOR OR VACANCY SENSOR FUNCTION WHERE THAT DIMMER OR SENSOR HAS BEEN INSTALLED TO COMPLY WITH SECTION 150.0(K).
- REQUIREMENTS OF SECTION 110.9. C. AN ENERGY MANAGEMENT CONTROL SYSTEM (EMCS) OR A MULTISCENE PROGRAMMABLE CONTROL MAY BE USED TO COMPLY WITH DIMMING, OCCUPANCY AND LIGHTING CONTROL REQUIREMENTS IN SECTION 150.0(K)2 IF IT PROVIDES THE FUNCTIONALITY OF THE SPECIFIED CONTROLS IN ACCORDANCE WITH SECTION 110.9, AND THE PHYSICAL CONTROLS

B. LIGHTING CONTROLS SHALL COMPLY WITH THE APPLICABLE

SPECIFIED IN SECTION 150.0(K)2A. D. AUTOMATIC-OFF CONTROLS. IN BATHROOMS, GARAGES, LAUNDRY ROOMS, UTILITY ROOMS AND WALK-IN CLOSETS. AT LEAST ONE INSTALLED LUMINAIRE SHALL BE CONTROLLED BY AN OCCUPANCY OR VACANCY SENSOR PROVIDING

DRAWER OR DOOR IS CLOSED SHALL BE PROVIDED.

- AUTOMATIC-OFF FUNCTIONALITY. 2. FOR LIGHTING INTERNAL TO DRAWERS AND CABINETRY WITH OPAQUE FRONTS OR DOORS, CONTROLS THAT TURN THE LIGHT OFF WHEN THE
- **DIMMING CONTROLS. LIGHTING IN HABITABLE SPACES, INCLUDING BUT NOT** LIMITED TO LIVING ROOMS, DINING ROOMS, KITCHENS AND BEDROOMS, SHALL HAVE READILY ACCESSIBLE WALL-MOUNTED DIMMING CONTROLS THAT ALLOW THE LIGHTING TO BE MANUALLY ADJUSTED UP AND DOWN FORWARD PHASE CUT DIMMERS CONTROLLING LED LIGHT SOURCES IN THESE SPACES SHALL COMPLY WITH NEMA SSL 7A. **EXCEPT:** CEILING FANS MAY PROVIDE CONTROL OF INTEGRATED LIGHTING VIA A REMOTE CONTROL. LUMINAIRES CONNECTED TO A CIRCUIT WITH CONTROLLED LIGHTING POWER LESS THAN 20 WATTS OR CONTROLLED BY AN OCCUPANCY OR VACANCY SENSOR PROVIDING AUTOMATIC-OFF FUNCTIONALITY. NAVIGATION LIGHTING SUCH AS NIGHT LIGHTS, STEP LIGHTS, AND PATH LIGHTS LESS THAN 5 WATTS, AND LIGHTING INTERNAL TO DRAWERS AND CABINETRY WITH OPAQUE FRONTS OR DOORS OR WITH
- AUTOMATIC-OFF CONTROLS. **INDEPENDENT CONTROLS.** INTEGRATED LIGHTING OF EXHAUST FANS SHALL BE CONTROLLED INDEPENDENTLY FROM THE FANS. THE FOLLOWING SHALL BE CONTROLLED SEPARATELY FROM CEILING-INSTALLED LIGHTING SUCH THAT ONE CAN BE TURNED ON WITHOUT TURNING ON THE OTHER: 1. UNDERCABINET LIGHTING, UNDERSHELF LIGHTING, INTERIOR LIGHTING
- OF DISPLAY CABINETS, AND SWITCHED OUTLETS. RESIDENTIAL OUTDOOR LIGHTING (2022 CEnC 150.0(k)3). IN ADDITION TO MEETING THE REQUIREMENTS OF SECTION 150.0(K)1A, LUMINAIRES PROVIDING RESIDENTIAL OUTDOOR LIGHTING SHALL MEET THE FOLLOWING REQUIREMENTS, AS APPLICABLE:
- A. FOR SINGLE-FAMILY RESIDENTIAL BUILDINGS, OUTDOOR LIGHTING PERMANENTLY MOUNTED TO A RESIDENTIAL BUILDING OR TO OTHER BUILDINGS ON THE SAME LOT SHALL MEET THE REQUIREMENT IN ITEM I AND THE REQUIREMENTS IN EITHER ITEM II OR ITEM III: 1. CONTROLLED BY A MANUAL ON AND OFF CONTROL SWITCH THAT PERMITS THE AUTOMATIC ACTIONS OF ITEMS II OR III BELOW; AND

2. CONTROLLED BY A PHOTOCELL AND EITHER A MOTION SENSOR OR AN

- AUTOMATIC TIME SWITCH CONTROL; OR 3. CONTROLLED BY AN ASTRONOMICAL TIME CLOCK CONTROL. NOTE: CONTROLS THAT OVERRIDE TO ON SHALL NOT BE ALLOWED UNLESS THE OVERRIDE AUTOMATICALLY RETURNS THE AUTOMATIC CONTROL TO ITS NORMAL OPERATION WITHIN 6 HOURS, AN ENERGY MANAGEMENT CONTROL SYSTEM THAT PROVIDES THE SPECIFIED LIGHTING CONTROL FUNCTIONALITY AND COMPLIES WITH ALL REQUIREMENTS APPLICABLE TO THE SPECIFIED CONTROLS MAY BE
- 1. ALL JOINTS, PENETRATIONS AND OTHER OPENINGS IN THE BUILDING ENVELOPE THAT ARE POTENTIAL SOURCES OF AIR LEAKAGE SHALL BE CAULKED, GASKETED, WEATHER-STRIPPED OR OTHERWISE SEALED TO LIMIT INFILTRATION AND EXFILTRATION (2022 CEnC 110.7).

USED TO MEET THESE REQUIREMENTS.

2. ATTIC ACCESS DOORS SHALL HAVE PERMANENTLY ATTACHED INSULATION USING ADHESIVE OR MECHANICAL FASTENERS. THE ATTIC ACCESS SHALL BE GASKETED TO PREVENT AIR LEAKAGE (2022 CEnC 150.0(a)2)

PLUMBING NOTES

- 1. CONFORM WITH CURRENT CPC AND LOCAL REQUIREMENTS.
- 2. DOMESTIC WATER (WITHIN BUILDING): COPPER OR PEX PIPE OR APPROVED FQUAL
- 3. AIR CHAMBERS: 12" LONG CAPPED NIPPLE AT END OF EACH BRANCH TO
- **EACH FIXTURE** 4. DIELECTRIC UNIONS "F.P.C.O." REQUIREMENT AT ALL DISSIMILAR MATERIAL CONNECTIONS.
- 5. WHEN "OPTIONAL" SOFT-WATER LOOP INTALLED, PROVIDE WITH 2 GATE VALVES. 6. WATER SERVICE PIPE SHALL BE PER CIVIL PLANS OR AS REQUIRED BY THE
- JURISDICTION. 7. WATER METER: PER WATER DISTRICT (REFER SIZE W/ FIRE SPRINKLER
- PLANS IF APPLICABLE) 8. SHOWER HEADS AND FAUCETS: FLOW RATES PER 2022 CGBSC SECTION 4 303
- 9. WATER HEATER (REFER TO BUILDING ENERGY ANALYSIS REPORT): A. ALL DOMESTIC HOT WATER PIPING SHALL BE INSULATED. (2022 CPC
- 1. PIPES UP TO 2 INCHES IN DIAMETER: INSULATION WALL THICKNESS
 - NOT LESS THAN DIAMETER OF PIPE. (2022 CPC 609.12.2) 2. PIPES GREATER THAN 2 INCHES IN DIAMETER: INSULATION WALL THICKNESS NOT LESS THAN 2 INCHES. (2022 CPC 609.12.2)
 - 1. PIPING THAT PENETRATES FRAMING MEMBERS SHALL NOT BE REQUIRED TO HAVE PIPE INSULATION FOR THE DISTANCE OF
- THE FRAMING PENETRATION. (2022 CPC 609.12.2) 2. HOT WATER PIPING BETWEEN THE FIXTURE CONTROL VALVE OR SUPPLY STOP AND THE FIXTURE OR APPLIANCE SHALL NOT BE REQUIRED TO BE INSULATED. (2022 CPC 609.12.2)
- PROVIDE A TEMPERATURE AND PRESSURE RELIEF VALVE WITH A FULL SIZE DRAIN OF GALVANIZED STEEL OR HARD DRAWN COPPER TO THE OUTSIDE OF THE BUILDING WITH THE END OF THE PIPE PROTRUDING 6" MINIMUM @ 2' MAX. ABOVE GRADE POINTING DOWNWARD TO THE TERMINATION - UNTHREADED. C. COMBUSTION AIR PER MANUFACTURE REQUIREMENTS.
- D. CLEARANCES PER MANUFACTURE REQUIREMENTS. 10. PLUMBING INSULATION PER 2022 CENC 150.0 (J) AND CBC 609.11
- A. DOMESTIC HOT WATER PIPING SHALL BE INSULATED. . HOT WATER PIPE INSULATION SHALL HAVE A MINIMUM WALL THICKNESS OF NOT LESS THAN THE DIAMETER OF THE PIPE FOR A PIPE UP TO 2 INCHES (50 MM) IN DIAMETER. INSULATION WALL THICKNESS SHALL BE NOT LESS THAN 2 INCHES (51 MM) FOR A PIPE OF 2 INCHES (50 MM) OR
- MORE IN DIAMETER. 1. PIPING THAT PENETRATES FRAMING MEMBERS SHALL NOT BE REQUIRED TO HAVE PIPE INSULATION FOR THE DISTANCE OF THE FRAMING PENETRATION.
- 2. HOT WATER PIPING BETWEEN THE FIXTURE CONTROL VALVE OR SUPPLY STOP AND THE FIXTURE OR APPLIANCE SHALL NOT BE REQUIRED TO BE INSULATED.
- C. SERVICE WATER HEATING SYSTEMS PIPING TO INCLUDE. 1. RECIRCULATING SYSTEM PIPING, INCLUDING THE SUPPLY AND
- RETURN PIPING TO THE WATER HEATER. 2. THE FIRST 8 FEET OF HOT AND COLD OUTLET PIPING, INCLUDING PIPING BETWEEN A STORAGE TANK AND A HEAT TRAP, FOR A NON-RECIRCULATING STORAGE SYSTEM.
- 3. PIPES THAT ARE EXTERNALLY HEATED. SHALL BE INSULATED AS FOLLOWS: UP TO 1" PIPE DIAMETER TO HAVE 1.0 MIN THICKNESS OR R7/7 RATING PER CENC TABLE 120.3A **EXCEPTIONS:**
- 1. FACTORY-INSTALLED PIPING WITHIN SPACE-CONDITIONING EQUIPMENT CERTIFIED UNDER SECTION 110.1 OR 110.2. PIPING THAT PENETRATES FRAMING MEMBERS SHALL NOT BE REQUIRED TO HAVE PIPE INSULATION FOR THE DISTANCE OF THE FRAMING PENETRATION, METAL PIPING THAT ENETRATES METAL FRAMING SHALL USE GROMMETS, PLUGS, WRAPPING OR
- OTHER INSULATING MATERIAL TO ASSURE THAT NO CONTACT IS MADE WITH THE METAL FRAMING. PIPING INSTALLED IN INTERIOR OR EXTERIOR WALLS SHALL NOT BE REQUIRED TO HAVE PIPE INSULATION IF ALL OF THE
- REQUIREMENTS ARE MET FOR COMPLIANCE WITH QUALITY INSULATION INSTALLATION (QII) AS SPECIFIED IN THE REFERENCE RESIDENTIAL APPENDIX RA3.5. 4. PIPING SURROUNDED WITH A MINIMUM OF 1 INCH OF WALL INSULATION, 2 INCHES OF CRAWLSPACE INSULATION, OR 4 INCHES OF ATTIC INSULATION SHALL NOT BE REQUIRED TO HAVE
- PIPE INSULATION 11. INSULATION PROTECTION. PIPE INSULATION SHALL BE PROTECTED FROM DAMAGE DUE TO SUNLIGHT, MOISTURE, EQUIPMENT MAINTENANCE AND WIND. PROTECTION SHALL, AT MINIMUM, INCLUDE THE FOLLOWING (2022
- CEC SECTION 120.3(B)): A. PIPE INSULATION EXPOSED TO WEATHER SHALL BE PROTECTED BY A COVER SUITABLE FOR OUTDOOR SERVICE. THE COVER SHALL BE WATER RETARDANT AND PROVIDES SHIELDING FROM SOLAR RADIATION THAT CAN CAUSE DEGRADATION OF THE MATERIAL. ADHESIVE TAPE
- SHALL NOT BE USED TO PROVIDE THIS PROTECTION B. PIPE INSULATION COVERING CHILLED WATER PIPING AND REFRIGERANT SUCTION PIPING LOCATED OUTSIDE THE CONDITIONED SPACE SHALL INCLUDE, OR BE PROTECTED BY, A CLASS I OR CLASS II VAPOR
- RETARDER. ALL PENETRATIONS AND JOINTS SHALL BE SEALED. C. PIPE INSULATION BURIED BELOW GRADE MUST BE INSTALLED IN A WATER PROOF AND NONCRUSHABLE CASING OR SLEEVE. 12. PIPE INSULATION: REFER TO TITLE 24 - MANDATORY MEASURES - "SPACE CONDITIONING, WATER HEATING & PLUMBING SYSTEM MEASURES"
- INSTALLATION. SEE TITLE-24 FOR WATER HEATER REQUIREMENTS. 14. ALL HOSE BIBS SHALL HAVE APPROVED BACK FLOW PREVENTION 15. PLUMBING FIXTURES (WATER CLOSETS) AND FITTINGS (FAUCETS AND

13. STRAPS AND HANGERS: PROVIDE AS NECESSARY TO INSURE A STABLE

SHOWERHEADS) SHALL MEET THE STANDARDS REFERENCED IN CALGREEN 16. WATER HEATER SHALL BE PROVIDED WITH A TEMPERATURE AND PRESSURE RELIEF VALVE. PER [2022 CPC 505.2] THE RELIEF VALVE SHALL BE PROVIDED WITH A DRAIN LINE WHICH EXTENDS FROM THE VALVES TO THE

OUTSIDE OF THE BUILDING. PER [2022 608.5 CPC]

17. PER 2022 CPC 603.5.7 OUTLETS WITH HOSE ATTATCHMENTS. POTABLE WATER OUTLETS WITH HOSE ATTACHMENTS, OTHER THAN WATER HEATER DRAINS, BOILER DRAINS, AND CLOTHES WASHER CONNECTIONS, SHALL BE PROTECTED BY A NONREMOVABLE HOSE BIBB TYPE BACKFLOW PREVENTER, A NONREMOVABLE HOSE BIBB TYPE VACUMM BREAKER, OR BY AN ATMOSPHERE VACUUM BREAKER INSTALLED NOT LESS THAN 6 INCHES ABOVE THE HIGHEST POINT OF USAGE LOCATED ON THE DISCHARGE SIDE OF THE LAST VALVE. IN CLIMATES WHERE FREEZING TEMPERATURES OCCUR, A LISTED SELF DRAINING FROST-PROOF HOSE BIBB WITH AN INTEGRAL BACKFLOW PREVENTER OR VACUUM BREAKER SHALL BE USED.

PROJECT GENERAL NOTES

APPLICABLE CODES AND STANDARDS: 2022

PROCEEDING AT HIS/HER OWN RISK

- 2019 CALIFORNIA BUILDING CODE AND ITS APPENDICES AND STANDARDS.
- 2019 CALIFORNIA PLUMBING CODE AND ITS APPENDICES AND STANDARDS. 1.3. 2019 CALIFORNIA MECHANICAL CODE AND ITS APPENDICES AND STANDARDS.
- 2019 CALIFORNIA FIRE CODE AND ITS APPENDICES AND STANDARDS. 2019 CALIFORNIA ELECTRICAL CODE AND ITS APPENDICES AND STANDARDS.
- 2019 CALIFORNIA BUILDING ENERGY EFFICIENCY STANDARDS. 2019 CALIFORNIA GREEN BUILDING STANDARDS CODE AND ITS APPENDICES AND STANDARDS.
- 1.8 COUNTY OF SANTA CRUZ, CA MUNICIPAL CODE.
- ALL WORK DESCRIBED IN THE DRAWINGS SHALL BE VERIFIED FOR DIMENSION, GRADE, EXTENT AND COMPATIBILITY WITH EXISTING SITE CONDITIONS. ANY DISCREPANCIES AND UNEXPECTED CONDITIONS THAT AFFECT OR CHANGE THE WORK DESCRIBED IN THE CONTRACT DOCUMENTS SHALL BE BROUGHT TO THE ARCHITECT'S ATTENTION IMMEDIATELY. DO NOT PROCEED WITH THE WORK IN THE AREA OF DISCREPANCIES UNTIL ALL SUCH DISCREPANCIES ARE RESOLVED. IF THE CONTRACTOR CHOOSES TO DO SO, HE/SHE SHALL BE
- DIMENSIONS SHOWN SHALL TAKE PRECEDENCE OVER DRAWING SCALE OR PROPORTION. LARGER SCALE DRAWINGS SHALL TAKE PRECEDENCE OVER SMALLER SCALE DRAWINGS IN THE EVENT OF THE UNFORESEEN ENCOUNTER OF MATERIALS SUSPECTED TO BE OF AN ARCHAEOLOGICAL OR PALEONTOLOGICAL NATURE, ALL GRADING AND EXCAVATION SHALL CEASE IN THE IMMEDIATE AREA AND THE THE CONTRACTOR SHALL NOTIFY THE OWNER. THE FIND SHALL BE LEFT UNTOUCHED UNTIL AN EVALUATION BY A QUALIFIED ARCHAEOLOGIST OR
- PALEONTOLOGIST IS MADE. CONTRACTOR IS TO BE RESPONSIBLE FOR BEING FAMILIAR WITH THESE DOCUMENTS INCLUDING ALL CONTRACT REQUIREMENTS.
- GRADING PLANS, DRAINAGE IMPROVEMENTS, ROAD AND ACCESS REQUIREMENTS AND ENVIRONMENTAL HEALTH CONSIDERATIONS SHALL COMPLY WITH ALL LOCAL ORDINANCES. FIRE SPRINKLER SHOP DRAWINGS & CALCULATIONS SHALL BE SUBMITTED TO BUILDING DEPT.
- & APPROVED BY FIRE DEPT. PRIOR TO INSTALLATION. SHOP WELDS MUST BE PERFORMED BY A LICENSED FABRICATOR'S SHOP THE FOLLOWING ITEMS SHOWN ON THE DRAWINGS ARE OWNER PROVIDED, OWNER INSTALLED. UTILITIES PROVIDED FOR THESE ITEMS WILL BE PROVIDED BY THE CONTRACTOR. CONTRACTOR TO COORDINATE INSTALLATION WITH OWNER
- 11.1. TV/DVD SYSTEMS 11.2 ICE MACHINE
- 11.3 VENDING MACHINE 11.4 REFRIGERATOR
- 11.5 MICROWAVE
- OSHA PERMITS REQUIRED FOR VERTICAL CUTS 5' OR OVER. CONTRACTOR TO PROVIDE COMPLETE DETAILS OF ENGINEERED TEMPORARY SHORING OR SLOT CUTTING PROCEDURES ON PLANS. CALL FOR INSPECTION BEFORE EXCAVATION
- THE SOILS ENGINEER IS TO APPROVE THE KEY OR BOTTOM AND LEAVE A CERTIFICATE ON THE SITE FOR THE GRADING INSPECTOR. THE GRADING INSPECTOR IS TO BE NOTIFIED BEFORE ANY GRADING BEGINS, AND FOR BOTTOM INSPECTION, BEFORE FILL IS PLACED. FILL
- MAY NOT BE PLACED WITHOUT APPROVAL OF THE GRADING INSPECTOR CONTRACTOR TO REVIEW CALIFORNIA GREEN CODE REQUIREMENTS FOR CONTRACTOR REQUIREMENTS.
- A SEPARATE OFFICER, ACCESS EASEMENT/AGREEMENT, AND/OR RECIPROCAL ACCESS EASEMENT/AGREEMENT MAY BE REQUIRED TO INSURE THAT THE PROPOSED PRIVATE ACCESS ROADWAY WILL REMAIN OPEN TO THROUGH TRAFFIC AND EMERGENCY VEHICLES
- PRIOR TO FINAL OF BUILDING PERMIT PROVIDE FIRE ALARM SYSTEM. FIRE ALARM SYSTEM SHALL ACTIVATE UPON FIRE SPRINKLER SYSTEM OPERATION

MECHANICAL NOTES

- 1. CONFORM WITH CURRENT ADOPTED CRC, CMC, SMACCNA, NFPA AND
- LOCAL REQUIREMENTS. DUCTWORK: SMACCNA "LOW VELOCITY DUCT CONSTRUCTION" NFPA STANDARD #90A. ALL TRANSVERSE DUCT PLENUM AND FITTING JOINTS SHALL BE SEALED WITH PRESSURE SENSITIVE NON-CLOTH TAPE MEETING THE REQUIREMENTS OF UL181, 181A, OR 181B, OR MASTIC TO PREVENT AIR LOSS. DUCTS SHALL BE INSULATED AS REQUIRED BY THE UMC. SEE FLOOR PLAN FOR F.A.U. AND FIREPLACES. DUCTS PENETRATING A WALL OR FLOOR-CEILING BETWEEN GARAGE & DWELLING TO BE MINIMUM 26 GAUGE
- METAL WITHOUT OPENING IN GARAGE. FIRE DAMPER REQUIRED . GRILLES AND REGISTERS, DIFFUSERS, ETC: SUBJECT TO OWNERS APPROVAL. "CARNES" OR EQUAL FANS: DIRECTLY VENTED TO OUTSIDE
- BACK DRAFT DAMPERS ARE REQUIRED (PER TABLE 2-53V, TITLE 24 C.A.C.). 4. LAUNDRY DRYER VENT TO EXTERIOR TO BE 14 FEET MAXIMUM, LESS 2 FEET PER 90 DEGREE TURN PER CMC 504.3.2.2. IF VENT IS OVER 14' AN APPROVED POWER ASSISTED DEVICE IS REQUIRED. DRYER EXHAUST DUCT POWEI VENTILATORS SHALL BE LISTED AND LABELED IN ACCORDANCE WITH UL 705 AND INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S
- INSTALLATION INSTRUCTIONS PER 2022 CMC, SECTION 504.2.2.3. SEE NOTE 5. BATHROOM EXHAUST FANS (BATHROOM APPLIES TO ROOMS CONTAINING BATHTUB, SHOWER, OR TUB/SHOWER COMBINATION) WHICH
- EXHAUST DIRECTLY FROM BATHROOMS SHALL COMPLY WITH THE FOLLOWING (2022 CGBSC SEC. 4.506.1): a. FANS SHALL BE ENERGY STAR COMPLIANT AND BE DUCTED TO
- b. UNLESS FUNCTIONING AS A COMPONENT OF A WHOLE HOUSE VENTILATION SYSTEM, FANS MUST BE CONTROLLED BY A HUMIDITY HUMIDITY CONTROLS SHALL BE CAPABLE OF ADJUSTMENT BETWEEN A RELATIVE HUMIDITY RANGE OF ≤ 50 PERCENT TO A

TERMINATE OUTSIDE THE BUILDING MIN 3' FROM OPENINGS.

- MAXIMUM OF 80 PERCENT. A HUMIDITY CONTROL MAY UTILIZE MANUAL OR AUTOMATIC MEANS OF ADJUSTMENT. A HUMIDITY CONTROL MAY BE A
- SEPARATE COMPONENT TO EXHAUST FAN AND IS NOT REQUIRED TO BE INTEGRAL(I.E. BUILT IN)
- BATHROOM EXHAUST FANS SHALL PROVIDE MINIMUM 50 CFM EXHAUST RATE (2022 CMC TABLE 403.7). KITCHEN EXHAUST FANS SHALL PROVIDE MINIMUM AIRFLOW RATES

SPECIFIED IN ENERGY CODE TABLE 150.0-G.

WILDLAND-URBAN INTERFACE

- ROOF COVERING SHALL COMPLY WITH 2022 CRC R337.5.2.UNDERLAYMENT SHALL BE ONE LAYER OF OF MINUMIM 72 POUND MINERAL-SURFACED NONPERFORATED CAP SHEET COMPLYING WITH ASTM D3909 INSTALLED OVER THE COMBUSTIBLE DECKING. ALTERNATELY, A CLASS A FIRE RATED ROOF UNDERLAYMENT, TESTED IN ACCORDANCE WITH ASTM E108, SHALL
- BE PERMITTED TO BE USED. 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 MINUMIM 72 POUND MINERAL-SURFACED NONPERFORATED CAP SHEET
- COMPLYING WITH ASTM D3909, AT LEAST 36 INCHES WIDE RUNNING THE FULL LENGTH OF THE VALLEY. 3. ROOF GUTTERS SHALL COMPLY WITH **2022 CRC R337.5.4**. ROOF GUTTERS SHALL BE PROVIDE WITH THE MEANS TO PREVENT THE ACCUMULATION OF
- LEAVES AND DEBRIS IN THE GUTTER VENTILATION OPENINGS SHALL COMPLY WITH 2022 CRC R337.6 -VENTILATION OPENINGS FOR ENCLOSED ATTICS, ENCLOSED EAVE SOFFIT SPACES, ENCLOSED RAFTER SPACES FORMED WHERE CEILINGS ARE APPLIED DIRECTLY TO THE UNDERSIDE OF ROOF RAFTERS, AND UNDERFLOOR VENTILATION OPENINGS SHALL BE FULLY COVERED WITH METAL WIRE MESH, VENTS, OTHER MATEIALS, OR OTHER DEVICES. REFER
- TO **SECTIONS R337.6.1** THROUGH **R337.6.3** FOR ADDITIONAL INFORMATION. 5. EXTERIOR COVERINGS SHALL COMPLY WITH 2022CRC R337.7 EXTERIOR WALL COVERINGS OR WALL ASSEMBLIES SHALL COMPLY WITH ONE OF THE FOLLOWING REQUIREMENTS: BE OF NONCOMBUSTIBLE MATERIAL, IGNITION-RESISTANT MATERIAL, HEAVY TIMBER EXTERIOR WALL ASSEMBLY, LOG WALL CONSTRUCTION ASSEMBLY, OR WALL ASSEMBLIES THAT MEET THE PERFORMANCE CRITERIA IN ACCORDANCE WITH THE TEST PROCEDURES FOR A 10-MINUTE DIRECT FLAME CONTACT EXPOSURE TEST SET FORTH IN SFM STANDARD 12-7A-1. REFER TO **SECTIONS R337.7.1** THROUGH **R337.7.9** FOR ADDITIONAL INFORMATION.



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THESE PLANS ARE PROVIDED BY THE COUNTY OF

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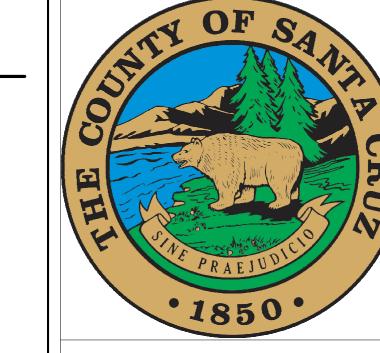
11/20/23 SHEET

ABBREVIATIONS

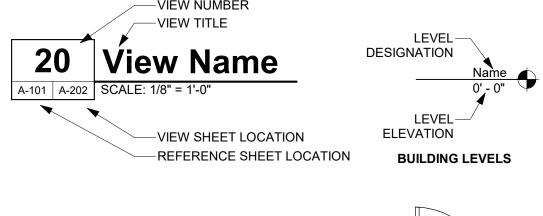
A/C	AIR CONDITIONING	EXT	EXTERIOR	M
ABV	ABOVE	FACP	FIRE ALARM CONTROL PANEL	M
ACOUS	ACOUSTICAL OF UNIO THE	FAU	FORCED AIR UNIT	M
ACT ADA	ACOUSTICAL CEILING TILE AMERICANS WITH DISABILITIES ACT	FAWP FD	FLUID APPLIED WATERPROOFING FLOOR DRAIN	M
AFCI	ARC FAULT CIRCUIT INTERRUPTER	FDC	FIRE DEPARTMENT CONNECTION	M M
AFF	ABOVE FINISH FLOOR	FE	FIRE EXTINGUISHER	M
AL	ALUMINUM	FEC	FIRE EXTINGUISHER CABINET	M
ALT	ALTERNATE	FF	FINISHED FLOOR ELEVATION	M
ARCH	ARCHITECT(URAL)	FG	FINISHED GRADE	M
BD	BOARD	FH	FIRE HYDRANT	M
BDRM	BEDROOM	FHC	FIRE HOSE CABINET	N
BET	BETWEEN	FIN	FINISH	N
BIT	BITUMINOUS	FIXT	FIXTURE	N
BLDG	BUILDNG	FLR	FLOOR	N
BLKG	BLOCKING	FLUOR	FLOURESCENT	N
BLW	BELOW	FND	FOUNDATION	0
BM	BEAM	FO	FACE OF	0
ВОТ	BOTTOM	FOC	FACE OF CONCRETE	O
BUR	BUILT UP ROOF	FOF	FACE OF FINISH	0
СВ	CATCH BASIN	FOIC	FURNISHED BY OWNER INSTALLED BY	0
CBC	CALIFORNIA BUILDING CODE	FOM	CONTRACTOR	0
CEM	CEMENT	FOM	FACE OF MASONRY	0
CFM	CUBIC FEET PER MINUTE	FOS	FACE OF STUD	(P
CIP	CAST IN PLACE	FRP FT	FIBERGLASS REINFORCED PANELS FOOT OR FEET	PI
CJ	CONTROL JOINT	FTG	FOOTING	PI
CL	CENTER LINE	GA	GAUGE, GAGE	P(
CLG CLO	CEILING	GALV	GALVANIZED	PI PI
CLO	CLOSET	GB	GRAB BAR	PI
CMU	CONCRETE MASONRY UNIT	GC	GENERAL CONTRACTOR	Pl
CO	CLEAN OUT	GFCI	GROUND FAULT CIRCUIT INTERRUPTER	PI
COL	COLUMN	GWB	GYPSUM BOARD	PI
CONC	CONCRETE	GYP	GYPSUM	PI
CONST	CONSTRUCTION	HB	HOSE BIBB	PI
CONT	CONTINUOUS	HC	HOLLOW CORE	PS
CONTR	CONTRACTOR	HDWD	HARDWOOD	PS
CPT	CARPET	HDWR	HARDWARE	PS
CT	CERAMIC TILE	HGT	HEIGHT	Р
CTR	CENTER	HM	HOLLOW METAL	Р
DBL	DOUBLE	HORIZ	HORIZONTAL	P۱
DF	DRINKING FOUNTAIN	HVAC	HEATING, VENTILATION, A/C	P۱
DIA	DIAMETER, DIAPHRAGM	ID	INSIDE DIAMETER	P۱
DIM	DIMENSION	IIC	IMPACT INSULATION CLASS	Q
DN	DOWN	IN	INCH	R
DR	DOOR	INCAND INSUL	INCANDESCENT INSULATION, INSULATED	RI
DS DTI	DOWN SPOUT	INT	INTERIOR	R
DTL	DETAIL	JC	JANITORS CLOSET	RI
DWC	DISHWASHER	JT	JOINT	RI
DWG	DRAWING EXISTING	LAM	LAMINATE	RI RI
(E) E	EAST	LAV	LAVATORY	RI
EA	EACH	LBS	POUNDS	RI
EJ	EXPANSION JOINT	LEED	LEADERSHIP IN ENERGY AND	R
EL,	ELEVATION		ENVIRONMENTAL DESIGN	R
ELEV		LF	LINEAR FEET	S
ELEC	ELECTRIC	LIN	LINEN CLOSET	S
ENCL	ENCLOSURE	LINO	LINOLEUM	S
EQ	EQUAL	LT(G)	LIGHT(ING)	S
EQUIP	EQUIPMENT	LVL	LAMINATED VENEER LUMBER	S
EXH	EXHAUST	LVT	LUXURY VINYL TILE	SI
EXP	EXPANSION	LW	LIGHTWEIGHT	SI
EAP	EAPAINSIUN		LIGHTWEIGHT	

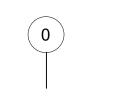
MAX	MAXIMUM
MDF	
	MECHANICAL
	MEMBRANE
MEP MFR	MECHANICAL, ELECTRICAL, PLUMBING MANUFACTURER
MIN	MINIMUM
MISC	MISCELLANEOUS
MO	MASONRY OPENING
MTD	MOUNTED
MTL N	METAL NORTH
NIC	NOT IN CONTRACT
	NUMBER
NOM	NOMINAL
	NOT TO SCALE
	OVERFLOW PIPE
OC OD	ON CENTER OVERFLOW DRAIN
OFF	OFFICE
OH	OPPOSITE HAND
OPG	OPENING
_	OPPOSITE
` '	PROPOSED
	PERIMETER PERPENDICULAR
PG	PAINT GRADE
PL	PLATE, PROPERTY LINE
PLAM	PLASTIC LAMINATE
_	PLUMBING
	PLYWOOD
PNL PP	PANEL POWER POLE
PR	PAIR
PRTN	PARTITION
PSF	POUNDS PER SQUARE FOOT
PSI	POUNDS PER SQUARE INCH
PSL PT	PARALLEL STRAND LUMBER PRESSURE TREATED
PTD	PAINTED
–	PHOTO VOLTAIC
PVC	POLYVINYL CHLORIDE
PVMT	PAVEMENT
QTY	QUANTITY
R RB	RADIUS, RISER RUBBER BASE
RCP	REFLECTED CEILING PLAN
RD	ROOF DRAIN
REF	REFRIGERATOR
REINF	REINFORCED
REQD	REQUIRED
RH RM	RIGHT HAND ROOM
RO	ROUGH OPENING
RTU	ROOF TOP UNIT (MECH)
S	SOUTH
SAFB	SOUND ATTENUATION FIBER BATT
SAWP	SELF ADHEREING WATERPROOFING
SC SCHED	SCUPPER/SOLID CORE SCHEDULE
_	SEALANT
	SECTION

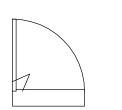
MAX	MAXIMUM	SF	SQUARE FOOT
MDF	MEDIUM DENSITY FIBERBOARD	SHT	SHEET
MECH	MECHANICAL	SHTHG	SHEATHING
MEMB	MEMBRANE	SIM	SIMILAR
MEP	MECHANICAL, ELECTRICAL, PLUMBING	SM	SHEET METAL
MFR	MANUFACTURER	SPEC	SPECIFICATION
MIN	MINIMUM	SQ	SQURE
MISC	MISCELLANEOUS	SS	SOLID SURFACE
MO	MASONRY OPENING	SSTL	STAINLESS STEEL
MTD	MOUNTED	STC	SOUND TRANSMISSION CLASS
MTL	METAL	STD	STANDARD
N	NORTH	STL	STEEL
NIC	NOT IN CONTRACT	STOR	STORAGE
NO	NUMBER		STRUCTURAL
NOM	NOMINAL	SUSP	SUPSPENDED
NTS	NOT TO SCALE	SV	SHEET VINYL
O.P.	OVERFLOW PIPE	SYM	SYMMMETRICAL
OC .	ON CENTER	T	TREAD
OD	OVERFLOW DRAIN	T&G	TONGUE & GROOVE
OFF	OFFICE	TEL	TELEPHONE
ОН	OPPOSITE HAND	TEMP	TEMPERED
OPG	OPENING	TER	TERRAZZO
OPP	OPPOSITE	THK	THICK
(P)	PROPOSED	THR	THRESHOLD
PERM	PERIMETER	TJI	TRUSS JOIST I-JOIST
PERP	PERPENDICULAR	TO	TOP OF
PG	PAINT GRADE	TOS	TOP OF SLAB
PL	PLATE, PROPERTY LINE	TOW	TOP OF WALL
PLAM	PLASTIC LAMINATE	TRANS	TRANSFORMER
PLBG	PLUMBING	TV	TELEVISION
PLYWD	PLYWOOD	TYP	TYPICAL
PNL	PANEL	UFAS	UNIFORM FEDERAL ACCESSIBILITY
PP	POWER POLE		STANDARDS
PR	PAIR	UG	UNDERGROUND
PRTN	PARTITION	UNFIN	UNFINISHED
PSF	POUNDS PER SQUARE FOOT	UNO	ULNESS NOTED OTHERWISE
PSI	POUNDS PER SQUARE INCH	UV	UTRAVIOLET
PSL	PARALLEL STRAND LUMBER	VCT	VINYL COMPOSITION TILE
PT	PRESSURE TREATED	VERT	VERTICAL
PTD	PAINTED	VIF	VERIFY IN FIELD
PV	PHOTO VOLTAIC	VTR	VENT TERMINATION PIPE
PVC	POLYVINYL CHLORIDE	VWC	VINYL WALL COVERING
PVMT	PAVEMENT	W	WEST
QTY	QUANTITY	W/	WITH
R	RADIUS, RISER	W/D	WASHER DRYER
RB	RUBBER BASE	W/O	WITHOUT
RCP	REFLECTED CEILING PLAN	WC	WATERCLOSET
		WD	WOOD



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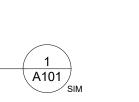


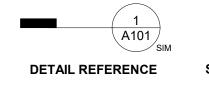












S STOREFRONT TAG

Ç CENTERLINE **REVISION TAG**

P1
MATERIAL TAG

SET 11/20/23

CRUZ ADU PROTOTYPES

SANTA

SHEET INDEX, ABBREVIATIONS SYMBOLS

G-102

SYMBOLS

WOOD WINDOW

WINDOW

WEIGHT WWF WELDED WIRE FABRIC

WSCT WAINSCOT

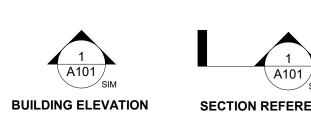
WATER HEATER WROUGHT IRON

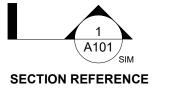
WATERPROOF(ING) WEATHER RESISTIVE

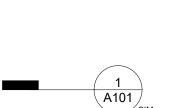
WATER RESISTIVE BARRIER

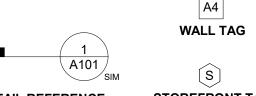














PUBLIC



BUILDING INSPECTORS WILL NOT PROVIDE STEP BY STEP INSTRUCTIONS IN THE FIELD.

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CRUZ ADU PROTOTYPE

SANTA

PUBLIC SET

SHEET

MANDATORY MEASURES

11/20/23 G-103

2022 CALIFORNIA GREEN BUILDING STANDARDS CODE

RESIDENTIAL MANDATORY MEASURES (SHEET 1)

CHAPTER 1 - ADMINISTRATION SECTION 101 GENERAL

THESE REGULATIONS SHALL BE KNOWN AS THE CALIFORNIA GREEN BUILDING STANDARDS CODE AND MAY BE CITED AS SUCH AND WILL BE REFERRED TO HEREIN AS "THIS CODE." IT IS INTENDED THAT IT SHALL ALSO BE KNOWN AS THE CALGREEN CODE. THE CALIFORNIA GREEN BUILDING STANDARDS CODE IS PART 11 OF THIRTEEN PARTS OF THE OFFICIAL COMPILATION AND PUBLICATION OF THE ADOPTION, AMENDMENT AND REPEAL OF BUILDING REGULATIONS TO THE CALIFORNIA CODE OF REGULATIONS, TITLE 24, ALSO REFERRED TO AS THE CALIFORNIA BUILDING STANDARDS CODE.

THE PURPOSE OF THIS CODE IS TO IMPROVE PUBLIC HEALTH, SAFETY AND GENERAL WELFARE BY ENHANCING THE DESIGN AND CONSTRUCTION OF BUILDINGS THROUGH THE USE OF BUILDING CONCEPTS HAVING A REDUCED NEGATIVE IMPACT OR POSITIVE ENVIRONMENTAL IMPACT AND ENCOURAGING SUSTAINABLE CONSTRUCTION PRACTICES IN THE **FOLLOWING CATEGORIES:**

- . PLANNING AND DESIGN 2. ENERGY EFFICIENCY.
- 3. WATER EFFICIENCY AND CONSERVATION. 4. MATERIAL CONSERVATION AND RESOURCE EFFICIENCY.
- ENVIRONMENTAL QUALITY.

101.3 SCOPE.

THE PROVISIONS OF THIS CODE SHALL APPLY TO THE PLANNING, DESIGN, OPERATION, CONSTRUCTION, USE AND OCCUPANCY OF EVERY NEWLY CONSTRUCTED BUILDING OR STRUCTURE, UNLESS OTHERWISE INDICATED IN THIS CODE, THROUGHOUT THE STATE OF CALIFORNIA.

IT IS NOT THE INTENT THAT THIS CODE SUBSTITUTE OR BE IDENTIFIED AS MEETING THE CERTIFICATION REQUIREMENTS OF ANY GREEN BUILDING

SECTION 102 CONSTRUCTION DOCUMENTS AND INSTALLATION VERIFICATION

CONSTRUCTION DOCUMENTS AND OTHER DATA SHALL BE SUBMITTED IN ONE OR MORE SETS WITH EACH APPLICATION FOR A PERMIT. WHERE SPECIAL CONDITIONS EXIST, THE ENFORCING AGENCY IS AUTHORIZED TO REQUIRE ADDITIONAL CONSTRUCTION DOCUMENTS TO BE PREPARED BY A LICENSED DESIGN PROFESSIONAL AND MAY BE SUBMITTED SEPARATELY.

EXCEPTION: THE ENFORCING AGENCY IS AUTHORIZED TO WAIVE THE SUBMISSION OF CONSTRUCTION DOCUMENTS AND OTHER DATA NOT REQUIRED TO BE PREPARED BY A LICENSED DESIGN PROFESSIONAL.

102.2 INFORMATION ON CONSTRUCTION DOCUMENTS.

CONSTRUCTION DOCUMENTS SHALL BE OF SUFFICIENT CLARITY TO INDICATE THE LOCATION, NATURE AND SCOPE OF THE PROPOSED GREEN BUILDING FEATURE AND SHOW THAT IT WILL CONFORM TO THE PROVISIONS OF THIS CODE, THE CALIFORNIA BUILDING STANDARDS CODE AND OTHER RELEVANT LAWS, ORDINANCES, RULES AND REGULATIONS AS DETERMINED BY THE ENFORCING AGENCY.

DOCUMENTATION OF CONFORMANCE FOR APPLICABLE GREEN BUILDING MEASURES SHALL BE PROVIDED TO THE ENFORCING AGENCY. ALTERNATE METHODS OF DOCUMENTATION SHALL BE ACCEPTABLE WHEN THE ENFORCING AGENCY FINDS THAT THE PROPOSED ALTERNATE DOCUMENTATION IS SATISFACTORY TO DEMONSTRATE SUBSTANTIAL CONFORMANCE WITH THE INTENT OF THE PROPOSED GREEN BUILDING

CHAPTER 3 - GREEN BUILDING

SECTION 301 GENERAL

BUILDINGS SHALL BE DESIGNED TO INCLUDE THE GREEN BUILDING MEASURES SPECIFIED AS MANDATORY IN THE APPLICATION CHECKLISTS CONTAINED IN THIS CODE. VOLUNTARY GREEN BUILDING MEASURES ARE ALSO INCLUDED IN THE APPLICATION CHECKLISTS AND MAY BE INCLUDED IN THE DESIGN AND CONSTRUCTION OF STRUCTURES COVERED BY THIS CODE, BUT ARE NOT REQUIRED UNLESS ADOPTED BY THE COUNTY AS SPECIFIED IN SECTION 101.7.

301.1.1 ADDITIONS AND ALTERATIONS. [HCD] THE MANDATORY PROVISIONS OF CHAPTER 4 SHALL BE APPLIED TO ADDITIONS OR ALTERATIONS OF EXISTING RESIDENTIAL BUILDINGS WHERE THE ADDITION OR ALTERATION INCREASES THE BUILDING'S CONDITIONED AREA, VOLUME, OR SIZE. THE REQUIREMENTS SHALL APPLY ONLY TO AND/OR WITHIN THE SPECIFIC AREA OF THE ADDITION OR ALTERATION.

THE MANDATORY PROVISIONS OF SECTION 4.106.4.2 MAY APPLY TO ADDITIONS OR ALTERATIONS OF EXISTING PARKING FACILITIES OR THE ADDITION OF NEW PARKING FACILITIES SERVING EXISTING MULTIFAMILY BUILDINGS. SEE SECTION 4.106.4.3 FOR APPLICATION.

NOTE: REPAIRS INCLUDING, BUT NOT LIMITED TO, RESURFACING. RESTRIPING, AND REPAIRING OR MAINTAINING EXISTING LIGHTING FIXTURES ARE NOT CONSIDERED ALTERATIONS FOR THE PURPOSE OF

301.2 LOW-RISE AND HIGH-RISE RESIDENTIAL BUILDINGS [HCD]. THE PROVISIONS OF INDIVIDUAL SECTIONS OF CALGREEN MAY APPLY TO EITHER LOW-RISE RESIDENTIAL BUILDINGS, HIGH-RISE RESIDENTIAL BUILDINGS, OR BOTH. INDIVIDUAL SECTIONS WILL BE DESIGNATED BY BANNERS TO INDICATE WHERE THE SECTION APPLIES SPECIFICALLY TO LOW-RISE ONLY (LR) OR HIGH-RISE ONLY (HR). WHEN THE SECTION APPLIES TO BOTH LOW-RISE AND HIGH-RISE BUILDINGS, NO BANNER WILL BE USED.

SECTION 302 MIXED OCCUPANCY BUILDINGS

302.1 MIXED OCCUPANCY BUILDINGS. IN MIXED OCCUPANCY BUILDINGS, EACH PORTION OF A BUILDING SHALL COMPLY WITH THE SPECIFIC GREEN BUILDING MEASURES APPLICABLE TO EACH SPECIFIC OCCUPANCY.

CHAPTER 4 - RESIDENTIAL MANDATORY MEASURES

DIVISION 4.1 PLANNING AND DESIGN 4.106 SITE DEVELOPMENT

4.106.1 GENERAL.

PRESERVATION AND USE OF AVAILABLE NATURAL RESOURCES SHALL BE ACCOMPLISHED THROUGH EVALUATION AND CAREFUL PLANNING TO MINIMIZE NEGATIVE EFFECTS ON THE SITE AND ADJACENT AREAS. PRESERVATION OF SLOPES, MANAGEMENT OF STORM WATER DRAINAGE AND EROSION CONTROLS SHALL COMPLY WITH THIS SECTION.

4.106.2 STORM WATER DRAINAGE AND RETENTION DURING CONSTRUCTION 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. IN ORDER TO 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.

- 1. RETENTION BASINS OF SUFFICIENT SIZE SHALL BE UTILIZED TO RETAIN STORM WATER ON THE SITE.
- 2. 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. 3. COMPLIANCE WITH A LAWFULLY ENACTED STORM WATER
- MANAGEMENT ORDINANCE.

4.106.3 GRADING AND PAVING

CONSTRUCTION PLANS SHALL INDICATE HOW THE SITE GRADING OR DRAINAGE SYSTEM WILL MANAGE ALL SURFACE WATER FLOWS TO KEEP WATER FROM ENTERING BUILDINGS. EXAMPLES OF METHODS TO MANAGE SURFACE WATER INCLUDE, BUT ARE NOT LIMITED TO, THE FOLLOWING:

- 1. SWALES 2. WATER COLLECTION AND DISPOSAL SYSTEMS
- FRENCH DRAINS
- 4. WATER RETENTION GARDENS

5. OTHER WATER MEASURES WHICH KEEP SURFACE WATER AWAY FROM BUILDINGS AND AID IN GROUNDWATER RECHARGE. **EXCEPTIONS:** ADDITIONS AND ALTERATIONS NOT ALTERING THE

4.106.4 ELECTRIC VEHICLE (EV) CHARGING FOR NEW CONSTRUCTION NEW CONSTRUCTION SHALL COMPLY WITH SECTION 4.106.4.1, 4.106.4.2, OR 4.106.4.3, TO FACILITATE FUTURE INSTALLATION AND USE OF EV CHARGERS. ELECTRIC VEHICLE SUPPLY EQUIPMENT (EVSE) SHALL BE INSTALLED IN

ACCORDANCE WITH THE CALIFORNIA ELECTRICAL CODE, ARTICLE 625.

1. ON A CASE-BY-CASE BASIS, WHERE THE LOCAL ENFORCING AGENCY HAS DETERMINED EV CHARGING AND INFRASTRUCTURE ARE NOT FEASIBLE BASED UPON ONE OR MORE OF THE FOLLOWING CONDITIONS: 1.1. WHERE THERE IS NO LOCAL UTILITY POWER SUPPLY OR THE LOCAL UTILITY IS UNABLE TO SUPPLY ADEQUATE POWER. 1.2. WHERE THERE IS EVIDENCE SUITABLE TO THE LOCAL ENFORCING

- AGENCY SUBSTANTIATING THAT ADDITIONAL LOCAL UTILITY INFRASTRUCTURE DESIGN REQUIREMENTS, DIRECTLY RELATED TO THE IMPLEMENTATION OF SECTION 4.106.4, MAY ADVERSELY IMPACT THE CONSTRUCTION COST OF THE PROJECT.
- 2. ACCESSORY DWELLING UNITS (ADU) AND JUNIOR ACCESSORY DWELLING UNITS (JADU) WITHOUT ADDITIONAL PARKING FACILITIES.

4.106.4.1 NEW ONE- AND TWO-FAMILY DWELLINGS AND TOWNHOUSES WITH ATTACHED PRIVATE GARAGES

FOR EACH DWELLING UNIT, INSTALL A LISTED RACEWAY TO ACCOMODATE A DEDICATED 208/240-VOLT BRANCH CIRCUIT. THE RACEWAY SHALL NOT BE LESS THAN TRADE SIZE 1 (NOMINAL 1-INCH INSIDE DIAMTER). THE RACEWAY SHALL ORIGINATE AT THE MAIN SERVICE OR SUBPANEL AND SHALL TERMINATE INTO A LISTED CABINET, BOX OR OTHER ENCLOSURE IN CLOSE PROXIMITY TO THE PROPOSED LOCATION OF AN EV CHARGER. RACEWAYS ARE REQUIRED TO BE CONTINUOUS AT ENCLOSED, INACCESSIBLE OR CONCEALED AREAS AND SPACES. THE SERVICE PANEL AND/OR SUBPANEL SHALL PROVIDE CAPACITY TO INSTALL A 40-AMPERE MINIMUM DEDICATED BRANCH CIRCUIT AND SPACE(S) RESERVED TO PERMIT INSTALLATION OF A BRANCH CIRCUIT OVERCURRENT PROTECTION DEVICE.

4.106.4.1.1 IDENTIFICATION

THE SERVICE PANEL OR SUBPANEL CIRCUIT DIRECTORY SHALL IDENTIFY THE OVERCURRENT PROTECTIVE DEVICE SPACE(S) RESERVED FOR FUTURE EV CHARGING AS "EV CAPABLE". THE RACEWAY TERMINATION LOCATION SHALL BE PERMANENTLY AND VISIBLY MARKED AS "EV CAPABLE".

4.106.4.2 NEW MULTIFAMILY DWELLINGS, HOTELS AND MOTELS AND NEW RESIDENTIAL PARKING FACILITIES

WHEN PARKING IS PROVIDED, PARKING SPACES FOR NEW MULTIFAMILY DWELLINGS, HOTELS AND MOTELS SHALL MEET THE REQUIREMENTS OF SECTIONS 4.106.4.2.1 AND 4.106.4.2.2. CALCULATIONS FOR SPACES SHALL BE ROUNDED UP TO THE NEAREST WHOLE NUMBER. A PARKING SPACE SERVED BY ELECTRIC VEHICLE SUPPLY EQUIPMENT OR DESIGNED AS A FUTURE EV CHARGING SPACE SHALL COUNT AS AT LEAST ONE STANDARD AUTOMOBILE PARKING SPACE ONLY FOR THE PURPOSE OF COMPLYING WITH ANY APPLICABLE MINIMUM PARKING SPACE REQUIREMENTS ESTABLISHED BY A LOCAL JURISDICTION. SEE VEHICLE CODE SECTION 22511.2 FOR FURTHER DETAILS.

4.106.4.2.1 MULTIFAMILY DEVELOPMENT PROJECTS WITH LESS THAN 20 DWELLING UNITS; AND HOTELS AND MOTELS WITH LESS THAN 20 SLEEPING

UNITS OR GUEST ROOMS THE NUMBER OF DWELLING UNITS, SLEEPING UNITS OR GUEST ROOMS SHALL BE BASED ON ALL BUILDINGS ON A PROJECT SITE SUBJECT TO THIS

EV CAPABLE. TEN (10) PERCENT OF THE TOTAL NUMBER OF PARKING SPACES ON A BUILDING SITE, PROVIDED FOR ALL TYPES OF PARKING FACILITIES, SHALL BE ELECTRIC VEHICLE CHARGING SPACES (EV SPACES) CAPABLE OF SUPPORTING FUTURE LEVEL 2 EVSE. ELECTRICAL LOAD CALCULATIONS SHALL DEMONSTRATE THAT THE ELECTRICAL PANEL SERVICE CAPACITY AND ELECTRICAL SYSTEM, INCLUDING ANY ON-SITE DISTRIBUTION TRANSFORMER(S), HAVE SUFFICIENT CAPACITY TO SIMULTANEOUSLY CHARGE ALL EVS AT ALL REQUIRED EV SPACES AT A MINIMUM OF 40 AMPERES.

THE SERVICE PANEL OR SUBPANEL CIRCUIT DIRECTORY SHALL IDENTIFY THE OVERCURRENT PROTECTIVE DEVICE SPACE(S) RESERVED FOR FUTURE EV CHARGING PURPOSES AS "EV CAPABLE" IN ACCORDANCE WITH THE CALIFORNIA ELECTRICAL CODE.

EXCEPTIONS: 1. WHEN EV CHARGERS (LEVEL 2 EVSE) ARE INSTALLED IN A NUMBER EQUAL TO OR GREATER THAN THE REQUIRED NUMBER OF EV CAPABLE

- 2. WHEN EV CHARGERS (LEVEL 2 EVSE) ARE INSTALLED IN A NUMBER LESS THAN THE REQUIRED NUMBER OF EV CAPABLE SPACES, THE NUMBER OF EV CAPABLE SPACES REQUIRED MAY BE REDUCED BY A NUMBER EQUAL TO THE NUMBER OF EV CHARGERS INSTALLED.
- a. CONSTRUCTION DOCUMENTS ARE INTENDED TO DEMONSTRATE THE PROJECT'S CAPABILITY AND CAPACITY FOR FACILITATING FUTURE EV CHARGING.
- b. THERE IS NO REQUIREMENT FOR EV SPACES TO BE CONSTRUCTED OR AVAILABLE UNTIL RECEPTACLES FOR EV CHARGING OR EV CHARGERS ARE INSTALLED FOR USE.

2. EV READY. TWENTY-FIVE (25) PERCENT OF THE TOTAL NUMBER OF PARKING SPACES SHALL BE EQUIPPED WITH LOW POWER LEVEL 2 EV CHARGING RECEPTACLES. FOR MULTIFAMILY PARKING FACILITIES, NO MORE THAN ONE RECEPTACLE IS REQUIRED PER DWELLING UNIT WHEN MORE THAN ONE PARKING SPACE IS PROVIDED FOR USE BY A SINGLE DWELLING UNIT. **EXCEPTION:** AREAS OF PARKING FACILITIES SERVED BY PARKING LIFTS.

4.106.4.2.2 MULTIFAMILY DEVELOPMENT PROJECTS WITH 20 OR MORE DWELLING UNITS. HOTELS AND MOTELS WITH 20 OR MORE SLEEPING UNITS OR

GUEST ROOMS THE NUMBER OF DWELLING UNITS, SLEEPING UNITS OR GUEST ROOMS SHALL BE BASED ON ALL BUILDINGS ON A PROJECT SITE SUBJECT TO THIS

- 1. EV CAPABLE. TEN (10) PERCENT OF THE TOTAL NUMBER OF PARKING SPACES ON A BUILDING SITE, PROVIDED FOR ALL TYPES OF PARKING FACILITIES, SHALL BE ELECTRIC VEHICLE CHARGING SPACES (EV SPACES) CAPABLE OF SUPPORTING FUTURE LEVEL 2 EVSE. ELECTRICAL LOAD CALCULATIONS SHALL DEMONSTRATE THAT THE ELECTRICAL PANEL SERVICE CAPACITY AND ELECTRICAL SYSTEM, INCLUDING ANY ON-SITE DISTRIBUTION TRANSFORMER(S), HAVE SUFFICIENT CAPACITY TO SIMULTANEOUSLY CHARGE ALL EVS AT ALL REQUIRED EV SPACES AT A MINIMUM OF 40 AMPERES.
- THE SERVICE PANEL OR SUBPANEL CIRCUIT DIRECTORY SHALL IDENTIFY THE OVERCURRENT PROTECTIVE DEVICE SPACE(S) RESERVED FOR FUTURE EV CHARGING PURPOSES AS "EV CAPABLÉ" IN ACCORDANCE WITH THE CALIFORNIA ELECTRICAL CODE.

EXCEPTION: WHEN EV CHARGERS (LEVEL 2 EVSE) ARE INSTALLED IN A NUMBER GREATER THAN FIVE (5) PERCENT OF PARKING SPACES REQUIRED BY SECTION 4.106.4.2.2, ITEM 3, THE NUMBER OF EV CAPABLE SPACES REQUIRED MAY BE REDUCED BY A NUMBER EQUAL TO THE NUMBER OF EV CHARGERS INSTALLED OVER THE FIVE (5) PERCENT REQUIRED.

CONSTRUCTION DOCUMENTS SHALL SHOW LOCATIONS OF FUTURE EV

THERE IS NO REQUIREMENT FOR EV SPACES TO BE CONSTRUCTED OR AVAILABLE UNTIL RECEPTACLES FOR EV CHARGING OR EV CHARGERS ARE

2. EV READY. TWENTY-FIVE (25) PERCENT OF THE TOTAL NUMBER OF PARKING SPACES SHALL BE EQUIPPED WITH LOW POWER LEVEL 2 EV CHARGING RECEPTACLES. FOR MULTIFAMILY PARKING FACILITIES, NO MORE THAN ONE RECEPTACLE IS REQUIRED PER DWELLING UNIT WHEN MORE THAN ONE PARKING SPACE IS PROVIDED FOR USE BY A SINGLE DWELLING UNIT.

EXCEPTION: AREAS OF PARKING FACILITIES SERVED BY PARKING LIFTS.

3. EV CHARGERS. FIVE (5) PERCENT OF THE TOTAL NUMBER OF PARKING SPACES SHALL BE EQUIPPED WITH LEVEL 2 EVSE. WHERE COMMON USE PARKING IS PROVIDED, AT LEAST ONE EV CHARGER SHALL BE LOCATED IN THE COMMON USE PARKING AREA AND SHALL BE AVAILABLE FOR USE BY ALL RESIDENTS OR GUESTS.

WHEN LOW POWER LEVEL 2 EV CHARGING RECEPTACLES OR LEVEL 2 EVSE ARE INSTALLED BEYOND THE MINIMUM REQUIRED, AN AUTOMATIC LOAD MANAGEMENT SYSTEM (ALMS) MAY BE USED TO REDUCE THE MAXIMUM REQUIRED ELECTRICAL CAPACITY TO EACH SPACE SERVED BY THE ALMS. THE ELECTRICAL SYSTEM AND ANY ON-SITE DISTRIBUTION TRANSFORMERS SHALL HAVE SUFFICIENT CAPACITY TO DELIVER AT LEAST 3.3 KW SIMULTANEOUSLY TO EACH EV CHARGING STATION (EVCS) SERVED BY THE ALMS. THE BRANCH CIRCUIT SHALL HAVE A MINIMUM CAPACITY OF 40 AMPERES, AND INSTALLED EVSE SHALL HAVE A CAPACITY OF NOT LESS THAN 30 AMPERES. ALMS SHALL NOT BE USED TO REDUCE THE MINIMUM REQUIRED ELECTRICAL CAPACITY TO THE REQUIRED EV CAPABLE SPACES.

4.106.4.2.2.1 ELECTRIC VEHICLE CHARGING STATIONS (EVCS) ELECTRIC VEHICLE CHARGING STATIONS REQUIRED BY SECTION 4.106.4.2.2.

CODE, CHAPTER 11B, FOR APPLICABLE REQUIREMENTS.

ITEM 3, SHALL COMPLY WITH SECTION 4.106.4.2.2.1. **EXCEPTION:** ELECTRIC VEHICLE CHARGING STATIONS SERVING PUBLIC ACCOMMODATIONS, PUBLIC HOUSING, MOTELS AND HOTELS SHALL NOT BE REQUIRED TO COMPLY WITH THIS SECTION. SEE CALIFORNIA BUILDING

4.106.4.2.2.1.1 LOCATION

EVCS SHALL COMPLY WITH AT LEAST ONE OF THE FOLLOWING OPTIONS: THE CHARGING SPACE SHALL BE LOCATED ADJACENT TO AN ACCESSIBLE PARKING SPACE MEETING THE REQUIREMENTS OF THE CALIFORNIA BUILDING CODE, CHAPTER 11A, TO ALLOW USE OF THE EV CHARGER FROM THE ACCESSIBLE PARKING SPACE.

THE CHARGING SPACE SHALL BE LOCATED ON AN ACCESSIBLE ROUTE, AS DEFINED IN THE CALIFORNIA BUILDING CODE, CHAPTER 2, TO THE BUILDING.

EXCEPTION: ELECTRIC VEHICLE CHARGING STATIONS DESIGNED AND CONSTRUCTED IN COMPLIANCE WITH THE CALIFORNIA BUILDING CODE, CHAPTER 11B, ARE NOT REQUIRED TO COMPLY WITH SECTION 4.106.4.2.2.1.1 AND SECTION 4.106.4.2.2.1.2, ITEM 3.

4.106.4.2.2.1.2 ELECTRIC VEHICLE CHARGING STATIONS (EVCS) DIMENSIONS THE CHARGING SPACES SHALL BE DESIGNED TO COMPLY WITH THE

- 1. THE MINIMUM LENGTH OF EACH EV SPACE SHALL BE 18 FEET. 2. THE MINIMUM WIDTH OF EACH EV SPACE SHALL BE 9 FEET. 3. ONE IN EVERY 25 CHARGING SPACES, BUT NOT LESS THAN ONE, SHALL ALSO HAVE AN 8-FOOT WIDE MINIMUM AISLE. A 5-FOOT WIDE MINIMUM AISLE SHALL BE PERMITTED PROVIDED THE MINIMUM WIDTH OF THE EV
- SPACE IS 12 FEET. a. SURFACE SLOPE FOR THIS EV SPACE AND THE AISLE SHALL NOT EXCEED 1 UNIT VERTICAL IN 48 UNITS HORIZONTAL (2.083 PERCENT SLOPE) IN ANY DIRECTION.

4.106.4.2.2.1.3 ACCESSIBLE EV SPACES

IN ADDITION TO THE REQUIREMENTS IN SECTIONS 4.106.4.2.2.1.1 AND 4.106.4.2.2.1.2, ALL EVSE, WHEN INSTALLED, SHALL COMPLY WITH THE ACCESSIBILITY PROVISIONS FOR EV CHARGERS IN THE CALIFORNIA BUILDING CODE, CHAPTER 11B. EV READY SPACES AND EVCS IN MULTIFAMILY DEVELOPMENTS SHALL COMPLY WITH CALIFORNIA BUILDING CODE, CHAPTER 11A, SECTION 1109A.

4.106.4.2.3 EV SPACE REQUIREMENTS

SINGLE EV SPACE REQUIRED. INSTALL A LISTED RACEWAY CAPABLE OF ACCOMMODATING A 208/240-VOLT DEDICATED BRANCH CIRCUIT. THE RACEWAY SHALL NOT BE LESS THAN TRADE SIZE 1 (NOMINAL 1-INCH INSIDE DIAMETER). THE RACEWAY SHALL ORIGINATE AT THE MAIN SERVICE OR SUBPANEL AND SHALL TERMINATE INTO A LISTED CABINET, BOX OR ENCLOSURE IN CLOSE PROXIMITY TO THE LOCATION OR THE PROPOSED LOCATION OF THE EV SPACE. CONSTRUCTION DOCUMENTS SHALL IDENTIFY THE RACEWAY TERMINATION POINT, RECEPTACLE OR CHARGER LOCATION, AS APPLICABLE. THE SERVICE PANEL AND/ OR SUBPANEL SHALL HAVE A 40-AMPERE MINIMUM DEDICATED BRANCH CIRCUIT, INCLUDING BRANCH CIRCUIT OVERCURRENT PROTECTIVE DEVICE INSTALLED, OR SPACE(S) RESERVED TO PERMIT INSTALLATION OF A BRANCH CIRCUIT OVERCURRENT

EXCEPTION: A RACEWAY IS NOT REQUIRED IF A MINIMUM 40-AMPERE 208/240-VOLT DEDICATED EV BRANCH CIRCUIT IS INSTALLED IN CLOSE PROXIMITY TO THE LOCATION OR THE PROPOSED LOCATION OF THE EV SPACE, AT THE TIME OF ORIGINAL CONSTRUCTION IN ACCORDANCE WITH THE CALIFORNIA ELECTRICAL CODE.

MULTIPLE EV SPACES REQUIRED. CONSTRUCTION DOCUMENTS SHALL INDICATE THE RACEWAY TERMINATION POINT AND THE LOCATION OF INSTALLED OR FUTURE EV SPACES, RECEPTACLES OR EV CHARGERS. CONSTRUCTION DOCUMENTS SHALL ALSO PROVIDE INFORMATION ON AMPERAGE OF INSTALLED OR FUTURE RECEPTACLES OR EVSE, RACEWAY METHOD(S). WIRING SCHEMATICS AND ELECTRICAL LOAD CALCULATIONS. PLAN DESIGN SHALL BE BASED UPON A 40-AMPERE MINIMUM BRANCH CIRCUIT. REQUIRED RACEWAYS AND RELATED COMPONENTS THAT ARE PLANNED TO BE INSTALLED UNDERGROUND, ENCLOSED, INACCESSIBLE OR IN CONCEALED AREAS AND SPACES SHALL BE INSTALLED AT THE TIME OF ORIGINAL CONSTRUCTION.

EXCEPTION: A RACEWAY IS NOT REQUIRED IF A MINIMUM 40-AMPERE 208/240-VOLT DEDICATED EV BRANCH CIRCUIT IS INSTALLED IN CLOSE PROXIMITY TO THE LOCATION OR THE PROPOSED LOCATION OF THE EV SPACE AT THE TIME OF ORIGINAL CONSTRUCTION IN ACCORDANCE WITH THE CALIFORNIA ELECTRICAL CODE.

4.106.4.2.4 IDENTIFICATION

THE SERVICE PANEL OR SUBPANEL CIRCUIT DIRECTORY SHALL IDENTIFY THE OVERCURRENT PROTECTIVE DEVICE SPACE(S) RESERVED FOR FUTURE EV CHARGING PURPOSES AS "EV CAPABLÉ" IN ACCORDANCE WITH THE CALIFORNIA ELECTRICAL CODE.

4.106.4.2.5 ELECTRIC VEHICLE READY SPACE SIGNAGE

ELECTRIC VEHICLE READY SPACES SHALL BE IDENTIFIED BY SIGNAGE OR PAVEMENT MARKINGS, IN COMPLIANCE WITH CALTRANS TRAFFIC OPERATIONS POLICY DIRECTIVE 13-01 (ZERO EMISSION VEHICLE SIGNS AND PAVEMENT MARKINGS) OR ITS SUCCESSOR(S).

4.106.4.3 ELECTRIC VEHICLE CHARGING FOR ADDITIONS AND ALTERATIONS OF PARKING FACILITIES SERVING EXISTING MULTIFAMILY BUILDINGS

WHEN NEW PARKING FACILITIES ARE ADDED. OR ELECTRICAL SYSTEMS OR LIGHTING OF EXISTING PARKING FACILITIES ARE ADDED OR ALTERED AND THE WORK REQUIRES A BUILDING PERMIT, TEN (10) PERCENT OF THE TOTAL NUMBER OF PARKING SPACES ADDED OR ALTERED SHALL BE ELECTRIC VEHICLE CHARGING SPACES (EV SPACES) CAPABLE OF SUPPORTING FUTURE LEVEL 2 EVSE.

- 1. CONSTRUCTION DOCUMENTS ARE INTENDED TO DEMONSTRATE THE PROJECT'S CAPABILITY AND CAPACITY FOR FACILITATING **FUTURE EV CHARGING.**
- 2. THERE IS NO REQUIREMENT FOR EV SPACES TO BE CONSTRUCTED OR AVAILABLE UNTIL EV CHARGERS ARE INSTALLED FOR USE.

4.201 GENERAL

4.201.1 SCOPE.

FOR THE PURPOSES OF MANDATORY ENERGY EFFICIENCY STANDARDS IN THIS CODE, THE CALIFORNIA ENERGY COMMISSION WILL CONTINUE TO ADOPT MANDATORY STANDARDS.

DIVISION 4.3 WATER EFFICIENCY AND CONSERVATION

DIVISION 4.2 ENERGY EFFICIENCY

4.303 INDOOR WATER USE

4.303.1 WATER CONSERVING PLUMBING FIXTURES AND FITTINGS PLUMBING FIXTURES (WATER CLOSETS AND URINALS) AND FITTINGS (FAUCETS AND SHOWERHEADS) SHALL COMPLY WITH THE FOLLOWING:

4.303.1.1 WATER CLOSETS

THE EFFECTIVE FLUSH VOLUME OF ALL WATER CLOSETS SHALL NOT EXCEED 1.28 GALLONS PER FLUSH. TANK-TYPE WATER CLOSETS SHALL BE CERTIFIED TO THE PERFORMANCE CRITERIA OF THE U.S. EPA WATERSENSE SPECIFICATION FOR TANK TYPE TOILET.

REDUCED FLUSHES AND ONE FULL FLUSH.

4.303.1.2 URINALS THE EFFECTIVE FLUSH VOLUME OF WALL-MOUNTED URINALS SHALL NOT EXCEED 0.125 GALLONS PER FLUSH. THE EFFECTIVE FLUSH VOLUME OF ALL OTHER URINALS SHALL NOT EXCEED 0.5 GALLONS PER

NOTE: THE EFFECTIVE FLUSH VOLUME OF DUAL FLUSH TOILETS IS

DEFINED AS THE COMPOSITE. AVERAGE FLUSH VOLUME OF TWO

4.303.1.3 SHOWERHEADS

4.303.1.3.1 SINGLE SHOWERHEAD SHOWERHEADS SHALL HAVE A MAXIMUM FLOW RATE OF NOT MORE THAN 1.8 GALLONS PER MINUTE AT 80 PSI. SHOWERHEADS SHALL BE CERTIFIED TO THE PERFORMANCE CRITERIA OF THE U.S. EPA

WATERSENSE SPECIFICATION FOR SHOWERHEADS. 4.303.1.3.2 MULTIPLE SHOWERHEADS SERVING ONE SHOWER WHEN A SHOWER IS SERVED BY MORE THAN ONE SHOWERHEAD. THE COMBINED FLOW RATE OF ALL SHOWERHEADS AND/OR OTHER

SHOWER OUTLETS CONTROLLED BY A SINGLE VALVE SHALL NOT EXCEED 1.8 GALLONS PER MINUTE AT 80 PSI. OR THE SHOWER SHALL BE DESIGNED TO ALLOW ONLY ONE SHOWER OUTLET TO BE IN OPERATION AT A TIME.

NOTE: A HAND HELD SHOWER SHALL BE CONSIDERED A SHOWERHEAD.

4.303.1.4 FAUCETS

4.303.1.4.1 RESIDENTIAL LAVATORY FAUCETS THE MAXIMUM FLOW RATE OF RESIDENTIAL LAVATORY FAUCETS

SHALL NOT EXCEED 1.2 GALLONS PER MINUTE AT 60 PSI. THE MINIMUM FLOW RATE OF RESIDENTIAL LAVATORY FAUCETS SHALL NOT BE LESS THAN 0.8 GALLONS PER MINUTE AT 20 PSI.

4.303.1.4.2 LAVATORY FAUCETS IN COMMON AND PUBLIC USE AREAS THE MAXIMUM FLOW RATE OF LAVATORY FAUCETS INSTALLED IN COMMON AND PUBLIC USE AREAS (OUTSIDE OF DWELLINGS OR SLEEPING UNITS) IN RESIDENTIAL BUILDINGS SHALL NOT EXCEED 0.5 GALLONS PER MINUTE AT 60 PSI.

4.303.1.4.3 METERING FAUCETS METERING FAUCETS WHEN INSTALLED IN RESIDENTIAL BUILDINGS

SHALL NOT DELIVER MORE THAN 0.2 GALLONS PER CYCLE. 4.303.1.4.4 KITCHEN FAUCETS THE MAXIMUM FLOW RATE OF KITCHEN FAUCETS SHALL NOT

AT 60 PSI. NOTE: WHERE COMPLYING FAUCETS ARE UNAVAILABLE. AERATORS

OR OTHER MEANS MAY BE USED TO ACHIEVE REDUCTION.

EXCEED 1.8 GALLONS PER MINUTE AT 60 PSI. KITCHEN FAUCETS MAY

BUT NOT TO EXCEED 2.2 GALLONS PER MINUTE AT 60 PSI, AND MUST

TEMPORARILY INCREASE THE FLOW ABOVE THE MAXIMUM RATE,

DEFAULT TO A MAXIMUM FLOW RATE OF 1.8 GALLONS PER MINUTE

4.303.2 SUBMETERS FOR MULTIFAMILY BUILDINGS AND DWELLING UNITS IN MIXED-USE RESIDENTIAL/COMMERCIAL BUILDINGS SUBMETERS SHALL BE INSTALLED TO MEASURE WATER USAGE OF

INDIVIDUAL RENTAL DWELLING UNITS IN ACCORDANCE WITH THE

CALIFORNIA PLUMBING CODE.

MIXED-USE RESIDENTIAL/COMMERCIAL BUILDINGS SUBMETERS SHALL BE INSTALLED TO MEASURE WATER USAGE OF INDIVIDUAL RENTAL DWELLING UNITS IN ACCORDANCE WITH THE CALIFORNIA PLUMBING CODE.

4.303.2 SUBMETERS FOR MULTIFAMILY BUILDINGS AND DWELLING UNITS IN

4.303.3 STANDARDS FOR PLUMBING FIXTURES AND FITTINGS

PLUMBING FIXTURES AND FITTINGS SHALL BE INSTALLED IN ACCORDANCE WITH THE CALIFORNIA PLUMBING CODE, AND SHALL MEET THE APPLICABLE STANDARDS REFERENCED IN TABLE 1701.1 OF THE CALIFORNIA PLUMBING

THIS TABLE COMPILES THE DATA IN SECTION 4.303.1 AND IS INCLUDED AS A CONVENIENCE FOR THE USER.

TABLE - MAXIMUM FIXTURE WATER USE FLOW RATE FIXTURE TYPE SHOWER HEADS (RESIDENTIAL) 1.8 GMP @ 80 PSI LAVATORY FAUCETS MAX. 1.2 GPM @ 60 PSI MIN. 0.8 GPM @ 20 PSI (RESIDENTIAL) LAVATORY FAUCETS IN COMMON & PUBLIC 0.5 GPM @ 60 PSI USE AREAS KITCHEN FAUCETS 1.8 GPM @ 60 PSI 0.2 GAL/CYCLE METERING FAUCETS WATER CLOSET 1.28 GAL/FLUSH 0.125 GAL/FLUSH URINALS

4.304 OUTDOOR WATER USE

4.304.1 OUTDOOR POTABLE WATER USE IN LANDSCAPE AREAS RESIDENTIAL DEVELOPMENTS SHALL COMPLY WITH A LOCAL WATER EFFICIENT LANDSCAPE ORDINANCE OR THE CURRENT CALIFORNIA DEPARTMENT OF WATER RESOURCES' MODEL WATER EFFICIENT LANDSCAPE ORDINANCE (MWELO), WHICHEVER IS MORE STRINGENT.

- 1. THE MODEL WATER EFFICIENT LANDSCAPE ORDINANCE (MWELO) IS LOCATED IN THE CALIFORNIA CODE OF REGULATIONS, TITLE 23, CHAPTER 2.7, DIVISION 2.
- MWELO AND SUPPORTING DOCUMENTS, INCLUDING A WATER BUDGET CALCULATOR, ARE AVAILABLE AT: HTTPS:// WWW.WATER.CA.GOV/

DIVISION 4.4 MATERIAL CONSERVATION AND RESOURCE EFFICIENCY

4.406 ENHANCED DURABILITY AND REDUCED MAINTENANCE

4.406.1 RODENT PROOFING

ANNULAR SPACES AROUND PIPES, ELECTRIC CABLES, CONDUITS OR OTHER OPENINGS IN SOLE/BOTTOM PLATES AT EXTERIOR WALLS SHALL BE PROTECTED AGAINST THE PASSAGE OF RODENTS BY LCOSING SUCH OPENINGS WITH CEMENT MORTAR. CONCRETE MASONRY OR A SIMILAR METHOD ACCEPTABLE TO THE ENFORCING AGENCY.

4.408 CONSTRUCTION WASTE REDUCTION. DISPOSAL AND RECYCLING

4.408.1 CONSTRUCTION WASTE MANAGEMENT

RECYCLE AND/OR SALVAGE FOR REUSE A MINIMUM OF 65 PERCENT OF THE NONHAZARDOUS CONSTRUCTION AND DEMOLITION WASTE IN ACCORDANCE WITH EITHER SECTION 4.408.2, 4.408.3, OR 4.408.4, OR MEET A MORE STRINGENT LOCAL CONSTRUCTION AND DEMOLITION WASTE MANAGEMENT ORDINANCE.

- EXCAVATED SOIL AND LAND-CLEARING DEBRIS.
- 2. ALTERNATE WASTE REDUCTION METHODS DEVELOPED BY WORKING WITH LOCAL AGENCIES IF DIVERSION OR RECYCLE FACILITIES CAPABLE OF COMPLIANCE WITH THIS ITEM DO NOT EXIST OR ARE NOT LOCATED REASONABLY CLOSE TO THE JOBSITE.
- 3. THE ENFORCING AGENCY MAY MAKE ACCEPTIONS TO THE REQUIREMENTS OF THIS SECTION WHEN ISOLATED JOBSITES ARE LOCATED IN AREAS BEYOND THE HAUL BOUNDARIES OF THE DIVERSION FACILITY.

4.408.2 CONSTRUCTION WASTE MANAGEMENT PLAN

SUBMIT A CONSTRUCTION WASTE MANAGEMENT PLAN IN COMFORMANCE WITH ITEMS 1 THROUGH 5. THE CONSTRUCTION WASTE MANAGEMENT PLAN SHALL BE UPDATED AS NECESSARY AND SHALL BE AVAILABLE DURING CONSTRUCTION FOR EXAMINATION BY THE ENFORCING AGENCY.

1. IDENTIFY THE CONSTRUCTION AND DEMOLITION WASTE MATERIALS

TO BE DIVERTED FROM DISPOSAL BY RECYCLING, REUSE ON THE

- PROJECT OR SALVAGE FOR FUTURE USE OR SALE 2. SPECIFY IF CONSTRUCTION AND DEMOLITION WASTE MATERIALS WILL BE SORTED ON-SITE (SOURCE-SEPARATED) OR BULK MIXED
- (SINGLE STREAM). 3. IDENTIFY DIVERSION FACILITIES WHERE THE CONSTRUCTION AND DEMOLITION WASTE MATERIAL WILL BE TAKEN.
- 4. IDENTIFY CONSTRUCTION METHODS EMPLOYED TO REDUCE THE AMOUNT OF CONSTRUCTION AND DEMOLITION WASTE GENERATED. 5. SPECIFY THAT THE AMOUNT OF CONSTRUCTION AND DEMOLITION WASTE MATERIAL DIVERTED SHALL BE CALCULATED BY WEIGHT OR

4.408.3 WASTE MANAGEMENT COMPANY.

VOLUME, BUT NOT BY BOTH.

UTILIZE A WASTE MANAGEMENT COMPANY, APPROVED BY THE ENFORCING AGENCY, WHICH CAN PROVIDE VERIFIABLE DOCUMENTATION THAT THE PERCENTAGE OF CONSTRUCTION AND DEMOLITION WASTE MATERIAL DIVERTED FROM THE LANDFILL COMPLIES WITH SECTION 4.408.1. **NOTE:** THE OWNER OR CONTRACTOR MAY MAKE THE DETERMINATION IF THE CONSTRUCTION AND DEMOLITION WASTE MATERIALS WILL BE

DIVERTED BY A WASTE MANAGEMENT COMPANY. 4.408.4 WASTE STREAM REDUCTION ALTERNATIVE [LR].

CONSTRUCTION AND DEMOLITION WASTE DISPOSED OF IN LANDFILLS. WHICH DO NOT EXCEED 3.4 POUNDS PER SQUARE FOOT OF THE BUILDING AREA SHALL MEET THE MINIMUM 65 PERCENT CONSTRUCTION WASTE REDUCTION REQUIREMENT IN SECTION 4.408.1.

4.408.4.1 WASTE STREAM REDUCTION ALTERNATIVE. PROJECTS THAT GENERATE A TOTAL COMBINED WEIGHT OF

PROJECTS THAT GENERATE A TOTAL COMBINED WEIGHT OF

WHICH DO NOT EXCEED 2 POUNDS PER SQUARE FOOT OF THE BUILDING AREA, SHALL MEET THE MINIMUM 65-PERCENT CONSTRUCTION WASTE **REDUCTION REQUIREMENT IN SECTION 4.408.1.**

CONSTRUCTION AND DEMOLITION WASTE DISPOSED OF IN LANDFILLS,

DOCUMENTATION SHALL BE PROVIDED TO THE ENFORCING AGENCY WHICH DEMONSTRATES COMPLIANCE WITH SECTION 4.408.2, ITEMS 1 THOUGH 5, SECTION 4.408.3 OR SECTION 4.408.4 1. SAMPLE FORMS FOUND IN "A GUIDE TO THE CALIFORNIA GREEN

BUILDING STANDARDS CODE (RESIDENTIAL)" LOCATED AT WWW.HCD.CA.GOV/CALGREEN.HTML MAY BE USED TO ASSIST IN DOCUMENTING COMPLIANCE WITH THIS SECTION. 2. MIXED CONSTRUCTION AND DEMOLITION DEBRIS (C&D) PROCESSORS CAN BE LOCATED AT THE CALIFORNIA DEPARTMENT

OF RESOURCES RECYCLING AND RECOVERY (CALRECYCLE).

SANTA CRUZ AS PART OF THE PRE-APPROVED ADU PROGRAM AND ARE PUBLIC DOMAIN. THERE CANNOT BE A CHARGE TO PROVIDE THESE PLANS. NO ALTERATIONS TO THESE PLANS ARE ALLOWED. ALL ALTERATIONS MUST BE DONE UNDER A SEPARATE PERMIT ONCE THE BUILDING PERMIT FOR THE ADU HAS BEEN ISSUED AND FINAL INSPECTION COMPLETED. IF YOU DO NOT HAVE THE CONSTRUCTION KNOWLEDGE AND EXPERIENCE TO CONTRUCT THESE PLANS WITHOUT FURTHER DETAILS, IT IS RECOMMENDED YOU HIRE A CONTRACTOR TO DO THE CONSTRUCTION. THE COUNTY WILL NOT PROVIDE FURTHER INFORMATION OR DETAILS AND

BUILDING INSPECTORS WILL NOT PROVIDE STEP BY

STEP INSTRUCTIONS IN THE FIELD.

THESE PLANS ARE PROVIDED BY THE COUNTY OF

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SHEET

2022 CALIFORNIA GREEN BUILDING STANDARDS CODE

RESIDENTIAL MANDATORY MEASURES (SHEET 2)

4.410 BUILDING MAINTENANCE AND OPERATION

4.410.1 OPERATION AND MAINTENANCE MANUAL

AT THE TIME OF FINAL INSPECTION, A MANUAL, COMPACT DISC, WEB-BASED REFERENCE OR OTHER MEDIA ACCEPTABLE TO THE ENFORCING AGENCY WHICH INCLUDES ALL OF THE FOLLOWING SHALL BE PLACED IN THE

- 1. DIRECTIONS TO THE OWNER OR OCCUPANT THAT THE MANUAL SHALL REMAIN WITH THE BUILDING THROUGHOUT THE LIFE CYCLE OF THE STRUCTURE.
- 2. OPERATION AND MAINTENANCE INSTRUCTIONS FOR THE FOLLOWING:
- a. EQUIPMENT AND APPLIANCES, INCLUDING WATER-SAVING DEVICES AND SYSTEMS, HVAC SYSTEMS, PHOTOVOLTAIC SYSTEMS, ELECTRIC VEHICLE CHARGERS, WATER-HEATING SYSTEMS AND OTHER MAJOR APPLIANCES AND EQUIPMENT. b. ROOF AND YARD DRAINAGE, INCLUDING GUTTERS AND
- DOWNSPOUTS. c. SPACE CONDITIONING SYSTEMS, INCLUDING CONDENSERS AND AIR FILTERS.
- d. LANDSCAPE IRRIGATION SYSTEMS.
- e. WATER REUSE SYSTEMS. 3. INFORMATION FROM LOCAL UTILITY, WATER AND WASTE RECOVERY PROVIDERS ON METHODS TO FURTHER REDUCE RESOURCE CONSUMPTION, INCLUDING RECYCLE PROGRAMS AND LOCATIONS. 4. PUBLIC TRANSPORTATION AND/OR CARPOOL OPTIONS AVAILABLE IN
- THE AREA. 5. EDUCATIONAL MATERIAL ON THE POSITIVE IMPACTS OF AN INTERIOR RELATIVE HUMIDITY BETWEEN 30–60 PERCENT AND WHAT METHODS AN OCCUPANT MAY USE TO MAINTAIN THE RELATIVE HUMIDITY
- LEVEL IN THAT RANGE. 6. INFORMATION ABOUT WATER-CONSERVING LANDSCAPE AND IRRIGATION DESIGN AND CONTROLLERS WHICH CONSERVE WATER. 7. INSTRUCTIONS FOR MAINTAINING GUTTERS AND DOWNSPOUTS AND
- THE IMPORTANCE OF DIVERTING WATER AT LEAST 5 FEET AWAY FROM THE FOUNDATION 8. INFORMATION ON REQUIRED ROUTINE MAINTENANCE MEASURES,
- INCLUDING, BUT NOT LIMITED TO, CAULKING, PAINTING, GRADING AROUND THE BUILDING, ETC. 9. INFORMATION ABOUT STATE SOLAR ENERGY AND INCENTIVE
- PROGRAMS AVAILABLE. 10. A COPY OF ALL SPECIAL INSPECTION VERIFICATIONS REQUIRED BY
- THE ENFORCING AGENCY OR THIS CODE. 11. INFORMATION FROM CAL FIRE ON MAINTENANCE OF DEFENSIBLE
- SPACE AROUND RESIDENTIAL STRUCTURES.
- 12. INFORMATION AND/OR DRAWINGS IDENTIFYING THE LOCATION OF GRAB BAR REINFORCEMENTS.

4.410.2 RECYCLING BY OCCUPANTS.

WHERE 5 OR MORE MULTIFAMILY DWELLING UNITS ARE CONSTRUCTED ON A BUILDING SITE, PROVIDE READILY ACCESSIBLE AREA(S) THAT SERVES ALL BUILDINGS ON THE SITE AND IS IDENTIFIED FOR THE DEPOSITING, STORAGE AND COLLECTION OF NON-HAZARDOUS MATERIALS FOR RECYCLING, INCLUDING (AT A MINIMUM) PAPER, CORRUGATED CARDBOARD, GLASS. PLASTICS, ORGANIC WASTE, AND METALS, OR MEEL A LAWFULLY ENACTED LOCAL RECYCLING ORDINANCE, IF MORE RESTRICTIVE.

RURAL JURISDICTIONS THAT MEET AND APPLY FOR THE EXEMPTION IN PUBLIC RESOURCES CODE SECTION 42649.82 (A)(2)(A) ET SEQ. ARE NOT REQUIRED TO COMPLY WITH THE ORGANIC WASTE PORTION OF THIS

DIVISION 4.5 ENVIROMENTAL QUALITY

4.501 GENERAL

4.501.1 SCOPE

THE PROVISIONS OF THIS CHAPTER SHALL OUTLINE MEANS OF REDUCING THE QUANTITY OF AIR CONTAMINANTS THAT ARE ODOROUS. IRRITATING AND/OR HARMFUL TO THE COMFORT AND WELL-BEING OF A BUILDING'S INSTALLERS, OCCUPANTS AND NEIGHBORS.

4.503 FIREPLACES

ANY INSTALLED GAS FIREPLACE SHALL BE A DIRECT-VENT SEALED-COMBUSTION TYPE. ANY INSTALLED WOODSTOVE OR PELLET STOVE SHALL COMPLY WITH U.S. EPA NEW SOURCE PERFORMANCE STANDARDS (NSPS) EMISSION LIMITS AS APPLICABLE, AND SHALL HAVE A PERMANENT LABEL INDICATING THEY ARE CERTIFIED TO MEET THE EMISSION LIMITS. WOODSTOVES, PELLET STOVES AND FIREPLACES SHALL ALSO COMPLY WITH APPLICABLE LOCAL ORDINANCES.

4.504 POLLUTANT CONTROL

4.504.1 COVERING OF DUCT OPENINGS AND PROTECTION OF MECHANICAL

EQUIPMENT DURING CONSTRUCTION AT THE TIME OF ROUGH INSTALLATION, DURING STORAGE ON THE CONSTRUCTION SITE AND UNTIL FINAL STARTUP OF THE HEATING, COOLING AND VENTILATING EQUIPMENT, ALL DUCT AND OTHER RELATED AIR DISTRIBUTION COMPONENT OPENINGS SHALL BE COVERED WITH TAPE, PLASTIC. SHEETMETAL OR OTHER METHODS ACCEPTABLE TO THE

ENFORCING AGENCY TO REDUCE THE AMOUNT OF WATER, DUST AND

DEBRIS, WHICH MAY ENTER THE SYSTEM.

4.504.2 FINISH MATERIAL POLLUTANT CONTROL FINISH MATERIALS SHALL COMPLY WITH THIS SECTION.

4.504.2.1 ADHESIVES, SEALANTS AND CAULKS ADHESIVES, SEALANTS AND CAULKS USED ON THE PROJECT SHALL MEET THE REQUIREMENTS OF THE FOLLOWING STANDARDS UNLESS

MANAGEMENT DISTRICT RULES APPLY: 1. ADHESIVES, ADHESIVE BONDING PRIMERS, ADHESIVE PRIMERS, SEALANTS, SEALANT PRIMERS, AND CAULKS SHALL COMPLY WITH LOCAL OR REGIONAL AIR POLLUTION CONTROL OR AIR QUALITY MANAGEMENT DISTRICT RULES WHERE APPLICABLE OR SCAQMD RULE 1168 VOC LIMITS, AS SHOWN IN TABLE 4.504.1 OR 4.504.2. AS APPLICABLE, SUCH PRODUCTS ALSO SHALL COMPLY WITH THE RULE 1168 PROHIBITION ON THE USE OF CERTAIN TOXIC COMPOUNDS (CHLOROFORM, ETHYLENE DICHLORIDE, METHYLENE CHLORIDE, PERCHLOROETHYLENE AND

MORE STRINGENT LOCAL OR REGIONAL AIR POLLUTION OR AIR QUALITY

TRICHLOROETHYLENE), EXCEPT FOR AEROSOL PRODUCTS, AS SPECIFIED IN SUBSECTION 2 BELOW. 2. AEROSOL ADHESIVES, AND SMALLER UNIT SIZES OF ADHESIVES, AND SEALANT OR CAULKING COMPOUNDS (IN UNITS OF PRODUCT, LESS PACKAGING, WHICH DO NOT WEIGH MORE THAN 1 POUND AND DO NOT CONSIST OF MORE THAN 16 FLUID OUNCES) SHALL COMPLY WITH STATEWIDE VOC STANDARDS AND OTHER REQUIREMENTS. INCLUDING PROHIBITIONS ON USE OF CERTAIN TOXIC COMPOUNDS, OF CALIFORNIA CODE OF REGULATIONS, TITLE 17, COMMENCING WITH SECTION 94507.

4.504.2.2 PAINTS AND COATINGS

ARCHITECTURAL PAINTS AND COATINGS SHALL COMPLY WITH VOC LIMITS IN TABLE 1 OF THE ARB ARCHITECTURAL SUGGESTED CONTROL MEASURE, AS SHOWN IN TABLE 4.504.3, UNLESS MORE STRINGENT LOCAL LIMITS APPLY. THE VOC CONTENT LIMIT FOR COATINGS THAT DO NOT MEET THE DEFINITIONS FOR THE SPECIALTY COATINGS CATEGORIES LISTED IN TABLE 4.504.3 SHALL BE DETERMINED BY CLASSIFYING THE COATING AS A FLAT. NONFLAT OR NONFLAT-HIGH

GLOSS COATING, BASED ON ITS GLOSS, AS DEFINED IN SUBSECTIONS

4.21, 4.36, AND 4.37 OF THE 2007 CALIFORNIA AIR RESOURCES BOARD,

SUGGESTED CONTROL MEASURE, AND THE CORRESPONDING FLAT,

NONFLAT OR NONFLAT-HIGH GLOSS VOC LIMIT IN TABLE 4.504.3 SHALL

4.504.2.3 AEROSOL PAINTS AND COATINGS

AEROSOL PAINTS AND COATINGS SHALL MEET THE PRODUCT-WEIGHTED MIR LIMITS FOR ROC IN SECTION 94522(A)(2) AND OTHER REQUIREMENTS, INCLUDING PROHIBITIONS ON USE OF CERTAIN TOXIC COMPOUNDS AND OZONE DEPLETING SUBSTANCES, IN SECTIONS 94522(E)(1) AND (F)(1) OF CALIFORNIA CODE OF REGULATIONS. TITLE 17. COMMENCING WITH SECTION 94520: AND IN AREAS UNDER THE JURISDICTION OF THE BAY AREA AIR QUALITY MANAGEMENT DISTRICT ADDITIONALLY COMPLY WITH THE PERCENT VOC BY WEIGHT OF PRODUCT LIMITS OF REGULATION 8, RULE 49.

4.504.2.4 VERIFICATION

VERIFICATION OF COMPLIANCE WITH THIS SECTION SHALL BE PROVIDED AT THE REQUEST OF THE ENFORCING AGENCY. DOCUMENTATION MAY INCLUDE, BUT IS NOT LIMITED TO, THE FOLLOWING: . MANUFACTURER'S PRODUCT SPECIFICATION.

2. FIELD VERIFICATION OF ON-SITE PRODUCT CONTAINERS.

4.504.3 CARPET SYSTEMS

4.504.3.1 CARPET CUSHION

ALL CARPET CUSHION INSTALLED IN THE BUILDING INTERIOR SHALL MEET THE REQUIREMENTS OF THE CALIFORNIA DEPARTMENT OF PUBLIC HEALTH. "STANDARD METHOD FOR THE TESTING AND EVALUATION OF VOLATILE ORGANIC CHEMICAL EMISSIONS FROM INDOOR SOURCES USING ENVIRONMENTAL CHAMBERS," VERSION 1.2, JANUARY 2017 (EMISSION TESTING METHOD FOR CALIFORNIA SPECIFICATION 01350).

SEE CALIFORNIA DEPARTMENT OF PUBLIC HEALTH'S WEBSITE FOR CERTIFICATION PROGRAMS AND TESTING LABS.

HTTPS://WWW.CDPH.CA.GOV/PROGRAMS/CCDPHP/DEODC/EHLB/IAQ/PAG ES/VOC.ASPX

4.504.3.2 CARPET ADHESIVE

ALL CARPET ADHESIVE SHALL MEET THE REQUIREMENTS OF TABLE

4.504.4 RESILIENT FLOORING SYSTEMS

WHERE RESILIENT FLOORING IS INSTALLED, AT LEAST 80 PERCENT OF FLOOR AREA RECEIVING RESILIENT FLOORING SHALL MEET THE REQUIREMENTS OF THE CALIFORNIA DEPARTMENT OF PUBLIC HEALTH "STANDARD METHOD FOR THE TESTING AND EVALUATION OF VOLATILE ORGANIC CHEMICAL EMISSIONS FROM INDOOR SOURCES USING ENVIRONMENTAL CHAMBERS." VERSION 1.2. JANUARY 2017 (EMISSION TESTING METHOD FOR CALIFORNIA SPECIFICATION 01350).

SEE CALIFORNIA DEPARTMENT OF PUBLIC HEALTH'S WEBSITE FOR CERTIFICATION PROGRAMS AND TESTING LABS.

HTTPS://WWW.CDPH.CA.GOV/PROGRAMS/CCDPHP/DEODC/EHLB/IAQ/PAG ES/VOC.ASPX

4.504.5 COMPOSITE WOOD PRODUCTS

HARDWOOD PLYWOOD, PARTICLEBOARD AND MEDIUM DENSITY FIBERBOARD COMPOSITE WOOD PRODUCTS USED ON THE INTERIOR OR EXTERIOR OF THE BUILDING SHALL MEET THE REQUIREMENTS FOR FORMALDEHYDE AS SPECIFIED IN ARB'S AIR TOXICS CONTROL MEASURE FOR COMPOSITE WOOD (17 CCR 93120 ET SEQ.) AS SHOWN IN TABLE 4.504.5.

4.504.5.1 DOCUMENTATION

- VERIFICATION OF COMPLIANCE WITH THIS SECTION SHALL BE PROVIDED AS REQUESTED BY THE ENFORCING AGENCY, DOCUMENTATION SHALL
- INCLUDE AT LEAST ONE OF THE FOLLOWING PRODUCT CERTIFICATIONS AND SPECIFICATIONS.
- CHAIN OF CUSTODY CERTIFICATIONS. PRODUCT LABELED AND INVOICED AS MEETING THE COMPOSITE WOOD PRODUCTS REGULATION (SEE CCR, TITLE 17, SECTION
- 93120, ET SEQ.). 4. EXTERIOR GRADE PRODUCTS MARKED AS MEETING THE PS-1 OR PS-2 STANDARDS OF THE ENGINEERED WOOD ASSOCIATION. THE AUSTRALIAN AS/NZS 2269, EUROPEAN 636 3S, AND CANADIAN CSA O121, CSA O151, CSA O153 AND CSA O325
- 5. OTHER METHODS ACCEPTABLE TO THE ENFORCING AGENCY.

TABLE 4.504.1 - ADHESIVE VOC LIMIT (LESS WATER AND LESS EXEMPT COMPOUNDS IN GRAMS PER LITER)

ARCHITECTURAL APPLICATIONS	CURRENT VOC LIMIT
INDOOR CARPET ADHESIVES	50
CARPET PAD ADHESIVES	50
OUTDOOR CARPET ADHESIVES	150
WOOD FLOORING ADHESIVES	100
RUBBER FLOORING ADHESIVES	60
SUBFLOOR ADHESIVES	50
CERAMIC TILE ADHESIVES	65
VCT AND ASPHALT TILE ADHESIVES	50
DRYWALL AND PANEL ADHESIVES	50
COVE BASE ADHESIVES	50
MULTIPURPOSE CONSTRUCTION ADHESIVES	70
STRUCTURAL GLAZING ADHESIVES	100
SINGLE-PLY ROOF MEMBRANE ADHESIVES	250
OTHER ADHESIVES NOT SPECIFICALLY	50
LISTED	
SPECIALTY APPLICATIONS	CURRENT VOC LIMIT
SPECIALTY APPLICATIONS PVC WELDING	CURRENT VOC LIMIT 510
PVC WELDING	510
PVC WELDING CPVC WELDING	510 490
PVC WELDING CPVC WELDING ABD WELDING	510 490 325
PVC WELDING CPVC WELDING ABD WELDING PLASTIC CEMENT WELDING	510 490 325 250
PVC WELDING CPVC WELDING ABD WELDING PLASTIC CEMENT WELDING ADHESIVE PRIMER FOR PLASTIC	510 490 325 250 550
PVC WELDING CPVC WELDING ABD WELDING PLASTIC CEMENT WELDING ADHESIVE PRIMER FOR PLASTIC CONTACT ADHESIVE	510 490 325 250 550 80
PVC WELDING CPVC WELDING ABD WELDING PLASTIC CEMENT WELDING ADHESIVE PRIMER FOR PLASTIC CONTACT ADHESIVE SPECIAL PURPOSE CONTACT ADHESIVE	510 490 325 250 550 80 250
PVC WELDING CPVC WELDING ABD WELDING PLASTIC CEMENT WELDING ADHESIVE PRIMER FOR PLASTIC CONTACT ADHESIVE SPECIAL PURPOSE CONTACT ADHESIVE STRUCTURAL WOOD MEMBER ADHESIVE	510 490 325 250 550 80 250 140
PVC WELDING CPVC WELDING ABD WELDING PLASTIC CEMENT WELDING ADHESIVE PRIMER FOR PLASTIC CONTACT ADHESIVE SPECIAL PURPOSE CONTACT ADHESIVE STRUCTURAL WOOD MEMBER ADHESIVE TOP AND TRIM ADHESIVES	510 490 325 250 550 80 250 140 250
PVC WELDING CPVC WELDING ABD WELDING PLASTIC CEMENT WELDING ADHESIVE PRIMER FOR PLASTIC CONTACT ADHESIVE SPECIAL PURPOSE CONTACT ADHESIVE STRUCTURAL WOOD MEMBER ADHESIVE TOP AND TRIM ADHESIVES SUBSTRATE SPECIFIC APPLICATIONS	510 490 325 250 550 80 250 140 250 CURRENT VOC LIMIT
PVC WELDING CPVC WELDING ABD WELDING PLASTIC CEMENT WELDING ADHESIVE PRIMER FOR PLASTIC CONTACT ADHESIVE SPECIAL PURPOSE CONTACT ADHESIVE STRUCTURAL WOOD MEMBER ADHESIVE TOP AND TRIM ADHESIVES SUBSTRATE SPECIFIC APPLICATIONS METAL TO METAL	510 490 325 250 550 80 250 140 250 CURRENT VOC LIMIT 30
PVC WELDING CPVC WELDING ABD WELDING PLASTIC CEMENT WELDING ADHESIVE PRIMER FOR PLASTIC CONTACT ADHESIVE SPECIAL PURPOSE CONTACT ADHESIVE STRUCTURAL WOOD MEMBER ADHESIVE TOP AND TRIM ADHESIVES SUBSTRATE SPECIFIC APPLICATIONS METAL TO METAL PLASTIC FOAMS	510 490 325 250 550 80 250 140 250 CURRENT VOC LIMIT 30 50

- 1. IF AN ADHESIVE IS USED TO BOND DISSIMILAR SUBSTRATES TOGETHER, THE ADHESIVE WITH THE HIGHEST VOC CONTENT SHALL
- 2. FOR ADDITIONAL INFORMATION REGARDING METHODS TO MEASURE THE VOC CONTENT SPECIFIED IN THIS TABLE, SEE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT RULE 1168.

TABLE 4.504.2 - SEALANT VOC LIMIT

SEALANTS	CURRENT VOC LIMIT
ARCHITECTURAL	250
MARINE DECK	760
NONMEMBRANE ROOF	300
ROADWAY	250
SINGLE-PLY ROOF MEMBRANE	450
OTHER	420
SEALANT PRIMERS	CURRENT VOC LIMIT
ARCHITECTURAL	
NONPOROUS	250
POROUS	250
MODIFIED BITUMINOUS	500
MARINE DECK	760
OTHER	750

TABLE 4.504.3 - VOC CONTENT LIMITS FOR ARCHITECTURAL COATINGS^{2, 3}

CURRENT VOC LIMIT

COATING CATEGORY

COATING CATEGORY	CURRENT VOC LIMIT
FLAT COATINGS	50
NONFLAT COATINGS	100
NONFLAT-HIGH GLOSS COATINGS	150
SPECIALTY COATINGS	CURRENT VOC LIMIT
ALUMINUM ROOF COATINGS	400
BASEMENT SPECIALTY COATINGS	400
BITUMINOUS ROOF COATINGS	50
BITUMINOUS ROOF PRIMERS	350
BOND BREAKERS	350
CONCRETE CURING COMPOUNDS	350
CONCRETE/MASONRY SEALERS	100
DRIVEWAY SEALERS	50
DRY FOG COATINGS	150
FAUX FINISHING COATINGS	350
FIRE RESISTIVE COATINGS	350
FLOOR COATINGS	100
FORM-RELEASE COMPOUNDS	250
GRAPHIC ARTS COATINGS (SIGN PAINTS)	500
HIGH TEMPERATURE COATINGS	420
IDUSTRIAL MAINTENANCE COATINGS	250
LOW SOLIDS COATINGS ¹	120
MAGNESITE CEMENT COATINGS	450
MASTIC TEXTURE COATINGS	100
METALLIC PIGMENTED COATINGS	500
MULTICOLOR COATINGS	250
PRETREATMENT WASH PRIMERS	420
PRIMERS, SEALERS, AND UNDERCOATERS	100
REACTIVE PENETRATING SEALERS	350
RECYCLED COATINGS	250
ROOF COATINGS	50
RUST PREVENTATIVE COATINGS	250
SHELLACS	
CLEAR	730
OPAQUE	550
SPECIALTY PRIMERS, SEALERS AND UNDERCOATERS	100
STAINS	250
STONE CONSOLIDANTS	450
SWIMMING POOL COATINGS	340
TRAFFIC MARKING COATINGS	100
TUB AND TILE REFINISH COATINGS	420
WATERPROOFING MEMBRANES	250
WOOD COATINGS	275
WOOD PRESERVATIVES	350
ZINC-RICH PRIMERS	340

- GRAMS OF VOC PER LITER OF COATING, INCLUDING WATER AND
- INCLUDING EXEMPT COMPOUNDS. THE SPECIFIED LIMITS REMAIN IN EFFECT ENLESS REVISED LIMITS
- ARE LISTED IN SUBSEQUENT COLUMNS IN THE TABLE VALUES IN THIS TABLE ARE DERIVED FROM THOSE SPECIFIED BY THE CALIFORNIA AIR RESOURCES BOARD, ARCHITECTURAL COATINGS SUGGESTED CONTROL MEASURE, FEBUARY 1, 2008. MORE INFORMATION IS AVAILABLE FROM THE AIR RESOURCES BOARD.

TABLE 4.504.5 - FORMALDEHYDE LIMITS¹ (MAXIMUM FORMALDEHYDE EMISSIONS IN PARTS PER MILLION

(
PRODUCT	CURRENT LIMIT
HARDWOOD PLYWOOD VENEER CORE	0.05
HARDWOOD PLYWOOD COMPOSITE CORE	0.05
PARTICLEBOARD	0.09
MEDIUM DENSITY FIBERBOARD	0.11
THIN MEDIUM DENSITY FIBERBOARD ²	0.13

- 1. VALUES IN THIS TABLE ARE DERIVED FROM THOSE SPECIFIED BY THE CALIFORNIA AIR RESOURCES BOARD, AIR TOXICS CONTROL MEASURE FOR COMPOSITE WOOD AS TESTED IN ACCORDANCE WITH ASTM E1333. FOR ADDITIONAL INFORMATION, SEE CALIFORNIA CODE OF REGULATIONS, TITLE 17, SECTIONS 93120
- 2. THIN MEDIUM DENSITY FIBERBOARD HAS A MAXIMUM THICKNESS OF 5/16 INCH (8MM).

DIVISION 4.5 ENVIORNMENTAL QUALITY CONTINUED

4.505 INTERIOR MOISTURE CONTROL

BUILDINGS SHALL MEET OR EXCEED THE PROVISIONS OF THE CALIFORNIA BUILDING STANDARDS CODE.

4.505.2 CONCRETE SLAB FOUNDATIONS

CONCRETE SLAB FOUNDATIONS REQUIRED TO HAVE A VAPOR RETARDER BY THE CALIFORNIA BUILDING CODE CHAPTER 19 OR CONCRETE SLAB-ON-GROUND FLOORS REQUIRED TO HAVE A VAPOR RETARDER BY THE CALIFORNIA RESIDENTIAL CODE, CHAPTER 5, SHALL ALSO COMPLY WITH

4.505.2.1 CAPILLARY BREAK

A CAPILLARY BREAK SHALL BE INSTALLED IN COMPLIANCE WITH AT

- LEAST ONE OF THE FOLLOWING: 1. A 4-INCH-THICK (101.6 MM) BASE OF 1/2 INCH (12.7 MM) OR LARGER CLEAN AGGREGATE SHALL BE PROVIDED WITH A VAPOR RETARDER IN DIRECT CONTACT WITH CONCRETE AND A CONCRETE MIX DESIGN, WHICH WILL ADDRESS BLEEDING, SHRINKAGE, AND CURLING, SHALL BE USED. FOR ADDITIONAL INFORMATION, SEE AMERICAN CONCRETE INSTITUTE, ACI
- 2. OTHER EQUIVALENT METHODS APPROVED BY THE ENFORCING
- 3. A SLAB DESIGN SPECIFIED BY A LICENSED DESIGN **PROFESSIONAL**

4.505.3 MOISTURE CONTENT OF A BUILDING

BUILDING MATERIALS WITH VISIBLE SIGNS OF WATER DAMAGE SHALL NOT BE INSTALLED. WALL AND FLOOR FRAMING SHALL NOT BE ENCLOSED WHEN THE FRAMING MEMBERS EXCEED 19-PERCENT MOISTURE CONTENT. MOISTURE CONTENT SHALL BE VERIFIED IN COMPLIANCE WITH THE FOLLOWING:

- MOISTURE CONTENT SHALL BE DETERMINED WITH EITHER A PROBE TYPE OR CONTACT-TYPE MOISTURE METER. EQUIVALENT MOISTURE VERIFICATION METHODS MAY BE APPROVED BY THE ENFORCING AGENCY AND SHALL SATISFY REQUIREMENTS FOUND IN SECTION 101.8 OF THIS CODE.
- MOISTURE READINGS SHALL BE TAKEN AT A POINT 2 FEET (610 MM) TO 4 FEET (1219 MM) FROM THE GRADE STAMPED END OF EACH PIECE TO BE VERIFIED.
- 3. AT LEAST THREE RANDOM MOISTURE READINGS SHALL BE PERFORMED ON WALL AND FLOOR FRAMING WITH DOCUMENTATION ACCEPTABLE TO THE ENFORCING AGENCY PROVIDED AT THE TIME OF APPROVAL TO ENCLOSE THE WALL AND FLOOR FRAMING.

INSULATION PRODUCTS WHICH ARE VISIBLY WET OR HAVE A HIGH MOISTURE CONTENT SHALL BE REPLACED OR ALLOWED TO DRY PRIOR TO ENCLOSURE IN WALL OR FLOOR CAVITIES. WET-APPLIED INSULATION PRODUCTS SHALL FOLLOW THE MANUFACTURERS' DRYING RECOMMENDATIONS PRIOR TO ENCLOSURE.

4.506 INDOOR AIR QUALITY AND EXHAUST

- EACH BATHROOM SHALL BE MECHANICALLY VENTILATED AND SHALL COMPLY WITH THE FOLLOWING:
- 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
- a. HUMIDITY CONTROLS SHALL BE CAPABLE OF ADJUSTMENT BETWEEN A RELATIVE HUMIDITY RANGE OF ≤ 50 PERCENT TO A MAXIMUM OF 80 PERCENT. A HUMIDITY CONTROL MAY UTILIZE
- MANUAL OR AUTOMATIC MEANS OF ADJUSTMENT. b. A HUMIDITY CONTROL MAY BE A SEPARATE COMPONENT TO THE EXHAUST FAN AND IS NOT REQUIRED TO BE INTEGRAL (I.E., BUILT-IN).

1. FOR THE PURPOSES OF THIS SECTION, A BATHROOM IS A ROOM

WITH THE CALIFORNIA ENERGY CODE.

WHICH CONTAINS A BATHTUB, SHOWER, OR TUB/ SHOWER 2. LIGHTING INTEGRAL TO BATHROOM EXHAUST FANS SHALL COMPLY

4.507 ENVIROMENTAL COMFORT

4.507.1 RESERVED

4.507.2 HEATING AND AIR-CONDITIONING SYSTEM DESIGN HEATING AND AIR-CONDITIONING SYSTEMS SHALL BE SIZED, DESIGNED AND

- HAVE THEIR EQUIPMENT SELECTED USING THE FOLLOWING METHODS: 1. THE HEAT LOSS AND HEAT GAIN IS ESTABLISHED ACCORDING TO ANSI/ACCA 2 MANUAL J—2016 (RESIDENTIAL LOAD CALCULATION), ASHRAE HANDBOOKS OR OTHER EQUIVALENT DESIGN SOFTWARE OR METHODS.
- 2. DUCT SYSTEMS ARE SIZED ACCORDING TO ANSI/ACCA 1 MANUAL D-2016 (RESIDENTIAL DUCT SYSTEMS), ASHRAE HANDBOOKS OR OTHER EQUIVALENT DESIGN SOFTWARE OR METHODS.
- 3. SELECT HEATING AND COOLING EQUIPMENT ACCORDING TO ANSI/ACCA 3 MANUAL S—2016 (RESIDENTIAL EQUIPMENT SELECTION) OR OTHER EQUIVALENT DESIGN SOFTWARE OR

EXCEPTION: USE OF ALTERNATE DESIGN TEMPERATURES NECESSARY TO

ENSURE THE SYSTEMS FUNCTION ARE ACCEPTABLE.

CHAPTER 7 - INSTALLER & SPECIAL INSPECTOR **QUALIFICATIONS 702 QUALIFICATIONS**

702.1 INSTALLER TRAINING

HVAC SYSTEM INSTALLERS SHALL BE TRAINED AND CERTIFIED IN THE PROPER INSTALLATION OF HVAC SYSTEMS INCLUDING DUCTS AND EQUIPMENT BY A NATIONALLY OR REGIONALLY RECOGNIZED TRAINING OR CERTIFICATION PROGRAM. UNCERTIFIED PERSONS MAY PERFORM HVAC INSTALLATIONS WHEN UNDER THE DIRECT SUPERVISION AND RESPONSIBILITY OF A PERSON TRAINED AND CERTIFIED TO INSTALL HVAC SYSTEMS OR CONTRACTOR LICENSED TO INSTALL HVAC SYSTEMS. EXAMPLES OF ACCEPTABLE HVAC TRAINING AND CERTIFICATION PROGRAMS INCLUDE BUT ARE NOT LIMITED TO THE FOLLOWING:

- 1. STATE CERTIFIED APPRENTICESHIP PROGRAMS
- 2. PUBLIC UTILITY TRAINING PROGRAMS. 3. TRAINING PROGRAMS SPONSORED BY TRADE, LABOR OR STATEWIDE ENERGY CONSULTING OR VERIFICATION ORGANIZATIONS.
- 4. PROGRAMS SPONSORED BY MANUFACTURING ORGANIZATIONS. 5. OTHER PROGRAMS ACCEPTABLE TO THE ENFORCING AGENCY

702.2 SPECIAL INSPECTION [HCD]

WHEN REQUIRED BY THE ENFORCING AGENCY, THE OWNER OR THE RESPONSIBLE ENTITY ACTING AS THE OWNER'S AGENT SHALL EMPLOY ONE OR MORE SPECIAL INSPECTORS TO PROVIDE INSPECTION OR OTHER DUTIES NECESSARY TO SUBSTANTIATE COMPLIANCE WITH THIS CODE SPECIAL INSPECTORS SHALL DEMONSTRATE COMPETENCE TO THE SATISFACTION OF THE ENFORCING AGENCY FOR THE PARTICULAR TYPE OF INSPECTION OR TASK TO BE PERFORMED. IN ADDITION TO OTHER CERTIFICATIONS OR QUALIFICATIONS ACCEPTABLE TO THE ENFORCING AGENCY, THE FOLLOWING CERTIFICATIONS OR EDUCATION MAY BE CONSIDERED BY THE ENFORCING AGENCY WHEN EVALUATING THE QUALIFICATIONS OF A SPECIAL INSPECTOR:

- CERTIFICATION BY A NATIONAL OR REGIONAL GREEN BUILDING PROGRAM OR STANDARD PUBLISHER.
- CERTIFICATION BY A STATEWIDE ENERGY CONSULTING OR VERIFICATION ORGANIZATION, SUCH AS HERS RATERS, BUILDING PERFORMANCE CONTRACTORS, AND HOME ENERGY AUDITORS. SUCCESSFUL COMPLETION OF A THIRD PARTY APPRENTICE TRAINING
- PROGRAM IN THE APPROPRIATE TRADE. 4. OTHER PROGRAMS ACCEPTABLE TO THE ENFORCING AGENCY

- 1. SPECIAL INSPECTORS SHALL BE INDEPENDENT ENTITIES WITH NO FINANCIAL INTEREST IN THE MATERIALS OR THE PROJECT THEY ARE INSPECTING FOR COMPLIANCE WITH THIS CODE
- 2. HERS RATERS ARE SPECIAL INSPECTORS CERTIFIED BY THE CALIFORNIA ENERGY COMMISSION (CEC) TO RATE HOMES IN CALIFORNIA ACCORDING TO THE HOME ENERGY RATING SYSTEM

BSC] WHEN REQUIRED BY THE ENFORCING AGENCY, THE OWNER OR THE RESPONSIBLE ENTITY ACTING AS THE OWNER'S AGENT SHALL EMPLOY ONE OR MORE SPECIAL INSPECTORS TO PROVIDE INSPECTION OR OTHER DUTIES NECESSARY TO SUBSTANTIATE COMPLIANCE WITH THIS CODE. SPECIAL INSPECTORS SHALL DEMONSTRATE COMPETENCE TO THE SATISFACTION OF THE ENFORCING AGENCY FOR THE PARTICULAR TYPE OF INSPECTION OR TASK TO BE PERFORMED. IN ADDITION, THE SPECIAL INSPECTOR SHALL HAVE A CERTIFICATION FROM A RECOGNIZED STATE, NATIONAL OR INTERNATIONAL ASSOCIATION, AS DETERMINED BY THE LOCAL AGENCY. THE AREA OF CERTIFICATION SHALL BE CLOSELY RELATED TO THE PRIMARY JOB FUNCTION, AS DETERMINED BY THE LOCAL AGENCY.

SPECIAL INSPECTORS SHALL BE INDEPENDENT ENTITIES WITH NO FINANCIAL INTEREST IN THE MATERIALS OR THE PROJECT THEY ARE

INSPECTING FOR COMPLIANCE WITH THIS CODE

703 VERIFICATIONS

703.1 DOCUMENTATION.

DOCUMENTATION USED TO SHOW COMPLIANCE WITH THIS CODE SHALL INCLUDE BUT IS NOT LIMITED TO, CONSTRUCTION DOCUMENTS, PLANS, SPECIFICATIONS, BUILDER OR INSTALLER CERTIFICATION, INSPECTION REPORTS, OR OTHER METHODS ACCEPTABLE TO THE ENFORCING AGENCY WHICH DEMONSTRATE SUBSTANTIAL CONFORMANCE. WHEN SPECIFIC DOCUMENTATION OR SPECIAL INSPECTION IS NECESSARY TO VERIFY COMPLIANCE, THAT METHOD OF COMPLIANCE WILL BE SPECIFIED IN THE APPROPRIATE SECTION OR IDENTIFIED APPLICABLE CHECKLIST.

THESE PLANS ARE PROVIDED BY THE COUNTY OF SANTA CRUZ AS PART OF THE PRE-APPROVED ADU PROGRAM AND ARE PUBLIC DOMAIN. THERE CANNOT BE A CHARGE TO PROVIDE THESE PLANS. NO ALTERATIONS TO THESE PLANS ARE ALLOWED. ALL ALTERATIONS MUST BE DONE UNDER A SEPARATE PERMIT ONCE THE BUILDING PERMIT FOR THE ADU HAS BEEN ISSUED AND FINAL INSPECTION COMPLETED. IF YOU DO NOT HAVE THE CONSTRUCTION KNOWLEDGE AND EXPERIENCE TO CONTRUCT THESE PLANS WITHOUT FURTHER DETAILS. IT IS RECOMMENDED YOU HIRE A CONTRACTOR TO DO THE CONSTRUCTION. THE COUNTY WILL NOT PROVIDE FURTHER INFORMATION OR DETAILS AND BUILDING INSPECTORS WILL NOT PROVIDE STEP BY

STEP INSTRUCTIONS IN THE FIELD.

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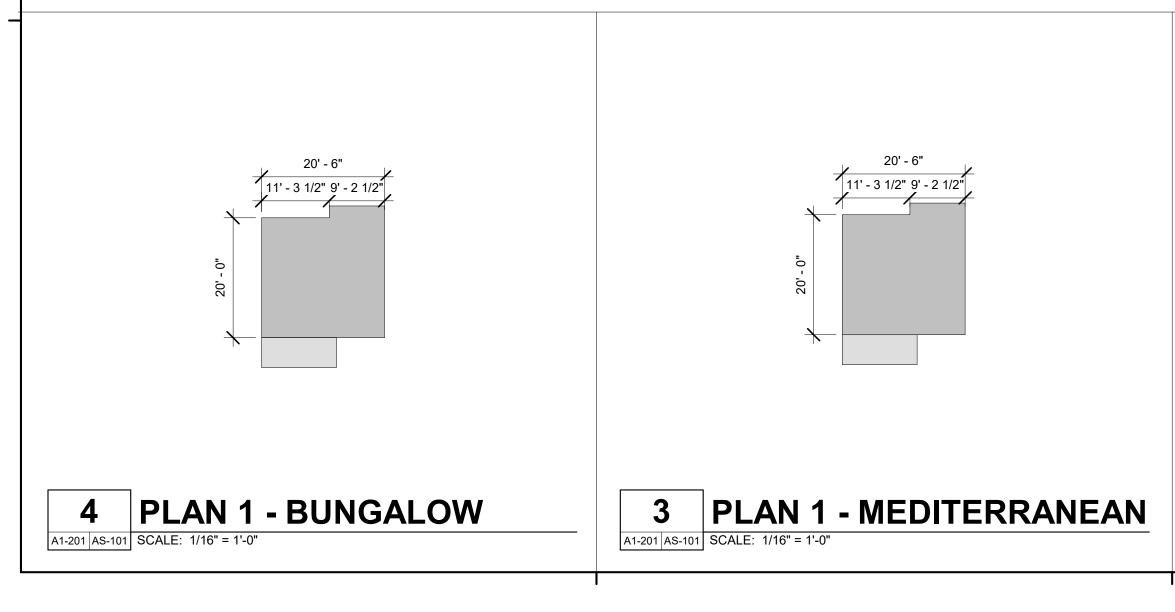
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11/20/23 SHEET

SITE PLAN

TO BE PROVIDED BY APPLICANT PASTE IMAGE INTO THE AREA ABOVE. INCLUDE ACCURATE SCALE



2 PLAN 1 - MODERN A1-201 AS-101 SCALE: 1/16" = 1'-0"

SITE PLAN LEGEND NORTH ACCESSIBLE PATH OF TRAVEL (SHALL BE 48" MIN. CBC 11B-403.5) CONCRETE PAVING LANDSCAPE AREA, REFER TO LANDSCAPE STANDARD ACCESSIBLE STALL VAN VAN ACCESSIBLE STALL EV ELECTRICAL VEHICLE CHARGING STALL **EXISTING FENCE** FENCING STYLES:

NEW FENCING & GATE BUNGALOW: 34/A-911 WHERE REQUIRED. MEDITTERANEAN: 51/A-921 MATCH EXISTING RESIDENCE MODERN: 44/A-931

SITE PLAN GENERAL NOTES

- REFER TO GENERAL NOTES SHEET G-101 FOR ADDITIONAL REQUIREMENTS 2. REFER TO CIVIL PLANS FOR FURTHER INFORMATION.
- 3. REFER TO LANDSCAPE PLANS FOR FURTHER INFORMATION.
- 4. REFER TO STRUCTURAL PLANS FOR FURTHER INFORMATION. REFER TO MECHANICAL PLANS FOR FURTHER INFORMATION.
- REFER TO ELECTRICAL PLANS FOR FURTHER IINFORMATION. REFER TO PLUMBING PLANS FOR FURTHER INFORMATION.
- 8. ALL SIDEWALKS, CROSSWALKS, COMMON AREAS AND BUILDING ENTRANCES SHALL BE ACCESSIBLE AND IN COMPLIANCE WITH **2022 CBC 11B**. A. FLOOR AND GROUND SURFACES SHALL BE STABLE, FIRM, AND SLIP
- B. OPENINGS IN FLOOR OR GROUND SURFACES SHALL NOT ALLOW PASSAGE OF A SPHERE <1/2".
- C. VERTICAL CHANGES IN LEVEL SHALL NOT EXCEED 1/4". D. THE CLEAR WIDTH FOR SIDEWALKS AND WALKS SHALL BE 48" MIN. 9. ALL CURBING NOT WITHIN A PARKING SPACE SHALL BE PAINTED RED TO
- DESIGNATE THE FIRE LANES 10. CONTRACTOR TO REVIEW LANDSCAPE PLANS TO AVOID CONFLICTS BETWEEN PLANTINGS AND UTILITIES, I.E. METER LOCATIONS, ELECTRIC TRANSFORMER, BACKFLOW PREVENTERS, SEWER LINES AND ELECTRIC CONDUIT (POLE LIGHTING AT DRIVEWAY), ETC.

SITE PLAN CHECKLIST

SCALE: 1"=10', 1"=20', OR OTHER STANDARD SCALE AND NORTH ARROW.

ENTIRE PROPERTY BOUNDARIES (DASHED LINE). INCLUDE THE LENGTH OF EACH BOUNDARY.

LABEL YARDS (FRONT, REAR, SIDES)

LABEL ALL EXISTING AND PROPOSED STRUCTURES.

EXISTING AND PROPOSED EASEMENTS AND/OR RIGHTS-OF-WAY WITHIN OR ADJACENT TO THE PARCEL.

SETBACKS FROM PROPERTY BOUNDARIES AND EDGES OF MAPPED RIGHTS-OF-WAY TO PROPOSED STRUCTURE(S) AT EACH SIDE.

DISTANCES BETWEEN STRUCTURES.

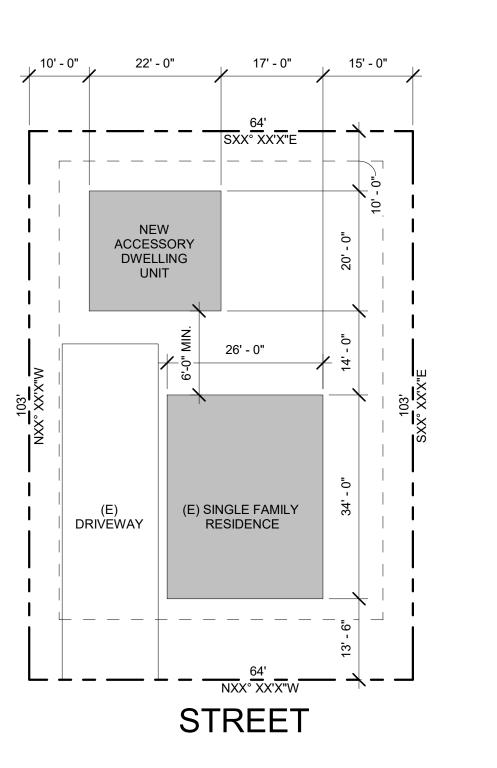
DRIVEWAY LOCATION(S) AND LOCATION OF OFF-STREET PARKING SPACES (8.5' X 18' PER SPACE). INDICATE PARKING AND DRIVEWAY SURFACE PER SCC 13.10.554.

LOCATION OF EXISTING AND PROPOSED POWER POLES, ELECTRICAL SERVICE AND METER, AND/ OR PV SYSTEMS.

IF SITE IS SERVED BY AN ONSITE WASTEWATER TREATMENT SYSTEM (OWTS) SUCH AS A SEPTIC SYSTEM, SHOW SYSTEM LOCATION INCLUDING SEPTIC TANK, LEACHFIELD, AND EXPANSION AREA.

IF SITE IS SERVED BY PUBLIC SANITATION, INDICATE LOCATIONS OF EXISTING OR PROPOSED ON-SITE SEWER LATERALS, CONNECTIONS TO EXISTING SEWERS, AND CLEAN OUTS.

LOCATION OF DOMESTIC WATER AND GAS SUPPLY LINES.



EXAMPLE SITE PLAN A1-201AS-101 1/16" = 1'-0"

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> **PROTOTYPES** SITE ADU CRUZ ARCHITE SANTA

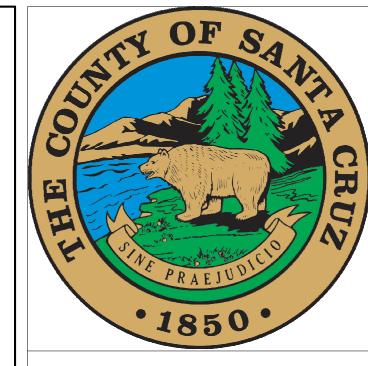
SET PUBLIC

SHEET AS-101

11/20/23







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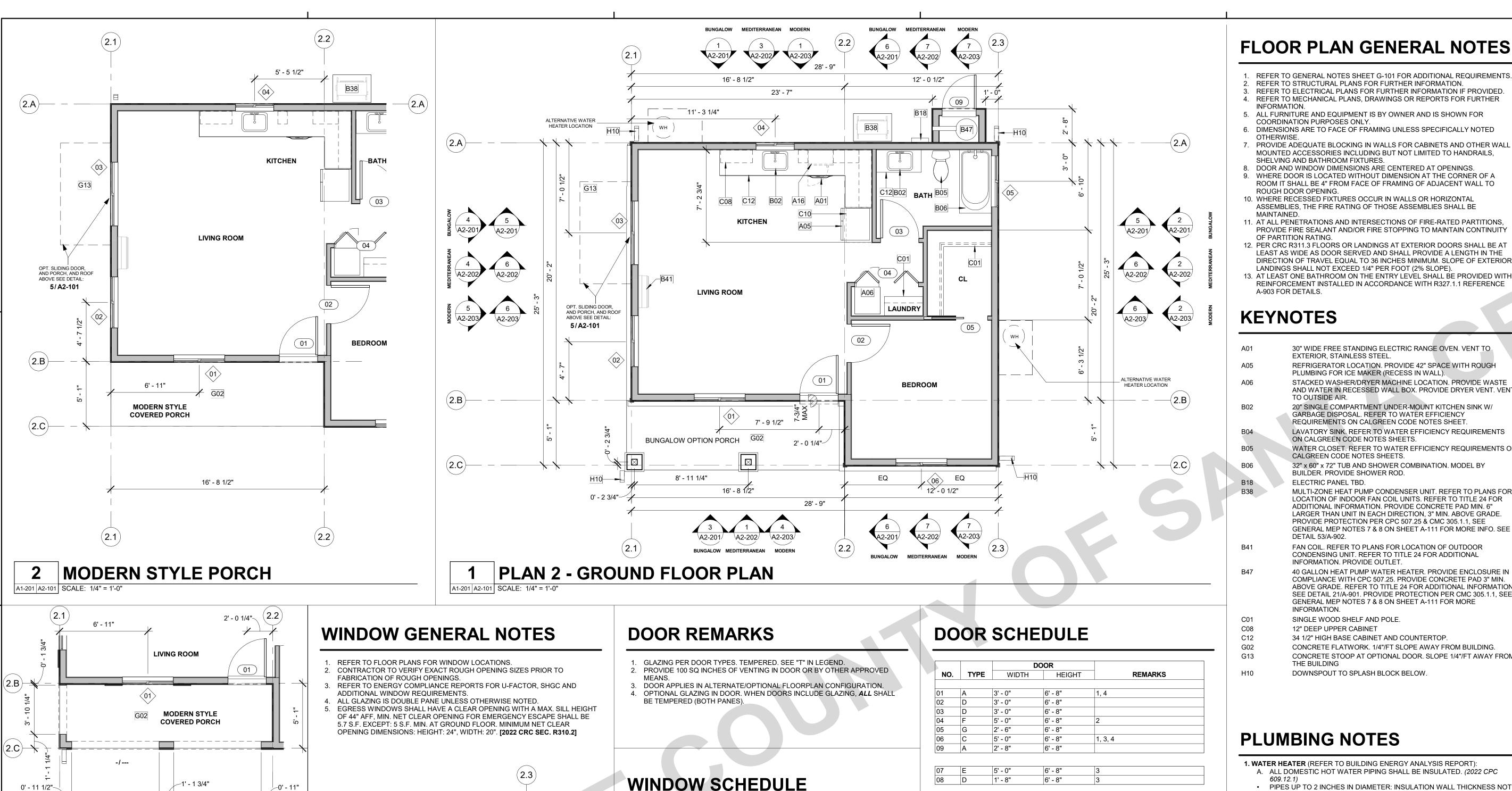
MODERN

PERSPECTIVE RENDERINGS

CRUZ ADU PROTOTYPE

11/20/23

A2-100



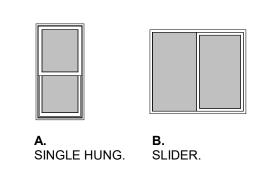
WINDOW SCHEDULE

		SI	ZE		
NO.	TYPE	WIDTH	HEIGHT	HEAD HEIGHT	REMARKS
	•				
01	В	4' - 0"	4' - 0"	6' - 8"	
02	В	4' - 0"	4' - 0"	6' - 8"	
03	В	5' - 0"	4' - 0"	6' - 8"	
04	В	3' - 0"	3' - 0"	6' - 8"	
05	В	4' - 0"	2' - 0"	6' - 8"	2
06	В	4' - 0"	4' - 0"	6' - 8"	1

WINDOW REMARKS

- 1. REQUIRED EGRESS WINDOW. REFER TO GENERAL NOTE #5 FOR ADDITIONAL
- WINDOW INCLUDES BOTH PANES TEMPERED GLAZING.
 U-FACTOR =(.3), SHGC = (.23). BUG SCREEN REQUIRED. REFER TO TITLE 24
- FOR ADDITIONAL INFORMATION.
 4. WINDOW APPLIES IN ALTERNATE/OPTIONAL FLOORPLAN CONFIGURATION.

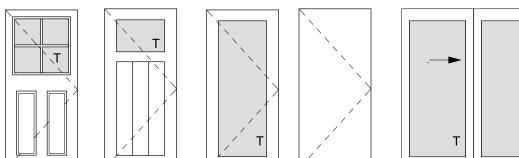
WINDOW LEGEND



NO.	IYPE	WIDTH	HEIGHT	REMARKS
	•			
01	Α	3' - 0"	6' - 8"	1, 4
02	D	3' - 0"	6' - 8"	
03	D	3' - 0"	6' - 8"	
04	F	5' - 0"	6' - 8"	2
05	G	2' - 6"	6' - 8"	
06	С	5' - 0"	6' - 8"	1, 3, 4
09	Α	2' - 8"	6' - 8"	
07	E	5' - 0"	6' - 8"	3
08	D	1' - 8"	6' - 8"	3

DOOR LEGEND

BUNGALOW MEDITERRANEAN MODERN



EXTERIOR ENTRY SOLID CORE

SLIDING GLASS EXTERIOR.

SOLID CORE

DOUBLE SLIDING HOLLOW **HOLLOW CORE** CORE WOOD INTERIOR WOOD INTERIOR

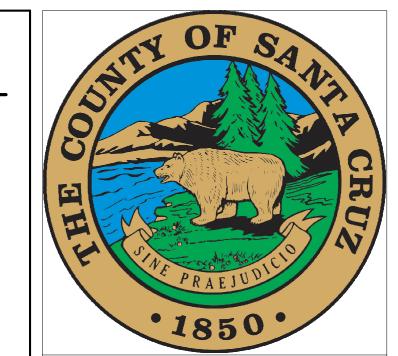
INTERIOR DOUBLE BI-FOLD (WITH MIN. POCKET 100 IN² OPENING)

HOLLOW CORE

WOOD INTERIOR

EXTERIOR - 5 1/2" WOOD STUD W/ PLYWOOD SHEATHING AND STUCCO, ONE LAYER GYPSUM WALL BOARD INTERIOR.

INTERIOR - 5 1/2" WOOD STUD W/ONE LAYER GYPSUM WALL BOARD



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1. WATER HEATER (REFER TO BUILDING ENERGY ANALYSIS REPORT): A. ALL DOMESTIC HOT WATER PIPING SHALL BE INSULATED. (2022 CPC

REFER TO GENERAL NOTES SHEET G-101 FOR ADDITIONAL REQUIREMENTS

REFER TO ELECTRICAL PLANS FOR FURTHER INFORMATION IF PROVIDED.

DIMENSIONS ARE TO FACE OF FRAMING UNLESS SPECIFICALLY NOTED

DOOR AND WINDOW DIMENSIONS ARE CENTERED AT OPENINGS.

ASSEMBLIES, THE FIRE RATING OF THOSE ASSEMBLIES SHALL BE

LANDINGS SHALL NOT EXCEED 1/4" PER FOOT (2% SLOPE).

EXTERIOR, STAINLESS STEEL.

TO OUTSIDE AIR.

PROVIDE ADEQUATE BLOCKING IN WALLS FOR CABINETS AND OTHER WALL MOUNTED ACCESSORIES INCLUDING BUT NOT LIMITED TO HANDRAILS,

WHERE DOOR IS LOCATED WITHOUT DIMENSION AT THE CORNER OF A ROOM IT SHALL BE 4" FROM FACE OF FRAMING OF ADJACENT WALL TO

PROVIDE FIRE SEALANT AND/OR FIRE STOPPING TO MAINTAIN CONTINUITY

LEAST AS WIDE AS DOOR SERVED AND SHALL PROVIDE A LENGTH IN THE DIRECTION OF TRAVEL EQUAL TO 36 INCHES MINIMUM. SLOPE OF EXTERIOR

REINFORCEMENT INSTALLED IN ACCORDANCE WITH R327.1.1 REFERENCE

30" WIDE FREE STANDING ELECTRIC RANGE OVEN. VENT TO

REFRIGERATOR LOCATION. PROVIDE 42" SPACE WITH ROUGH

20" SINGLE COMPARTMENT UNDER-MOUNT KITCHEN SINK W/ GARBAGE DISPOSAL. REFER TO WATER EFFICIENCY

32" x 60" x 72" TUB AND SHOWER COMBINATION. MODEL BY

REQUIREMENTS ON CALGREEN CODE NOTES SHEET.

STACKED WASHER/DRYER MACHINE LOCATION. PROVIDE WASTE

LAVATORY SINK. REFER TO WATER EFFICIENCY REQUIREMENTS

WATER CLOSET. REFER TO WATER EFFICIENCY REQUIREMENTS ON

MULTI-ZONE HEAT PUMP CONDENSER UNIT. REFER TO PLANS FOR

40 GALLON HEAT PUMP WATER HEATER. PROVIDE ENCLOSURE IN COMPLIANCE WITH CPC 507.25. PROVIDE CONCRETE PAD 3" MIN.

ABOVE GRADE. REFER TO TITLE 24 FOR ADDITIONAL INFORMATION. SEE DETAIL 21/A-901. PROVIDE PROTECTION PER CMC 305.1.1, SEE

LOCATION OF INDOOR FAN COIL UNITS. REFER TO TITLE 24 FOR

ADDITIONAL INFORMATION. PROVIDE CONCRETE PAD MIN. 6" LARGER THAN UNIT IN EACH DIRECTION, 3" MIN. ABOVE GRADE. PROVIDE PROTECTION PER CPC 507.25 & CMC 305.1.1, SEE GENERAL MEP NOTES 7 & 8 ON SHEET A-111 FOR MORE INFO. SEE

FAN COIL. REFER TO PLANS FOR LOCATION OF OUTDOOR CONDENSING UNIT. REFER TO TITLE 24 FOR ADDITIONAL

GENERAL MEP NOTES 7 & 8 ON SHEET A-111 FOR MORE

CONCRETE FLATWORK. 1/4"/FT SLOPE AWAY FROM BUILDING.

CONCRETE STOOP AT OPTIONAL DOOR. SLOPE 1/4"/FT AWAY FROM

34 1/2" HIGH BASE CABINET AND COUNTERTOP

DOWNSPOUT TO SPLASH BLOCK BELOW.

AND WATER IN RECESSED WALL BOX. PROVIDE DRYER VENT. VENT

PLUMBING FOR ICE MAKER (RECESS IN WALL).

ON CALGREEN CODE NOTES SHEETS.

CALGREEN CODE NOTES SHEETS.

BUILDER. PROVIDE SHOWER ROD.

INFORMATION. PROVIDE OUTLET.

SINGLE WOOD SHELF AND POLE.

12" DEEP UPPER CABINET

ELECTRIC PANEL TBD.

DETAIL 53/A-902.

INFORMATION.

REFER TO STRUCTURAL PLANS FOR FURTHER INFORMATION.

COORDINATION PURPOSES ONLY.

SHELVING AND BATHROOM FIXTURES

ROUGH DOOR OPENING.

OF PARTITION RATING.

- PIPES UP TO 2 INCHES IN DIAMETER: INSULATION WALL THICKNESS NOT LESS THAN DIAMETER OF PIPE. (2022 CPC 609.12.2)
- PIPES GREATER THAN 2 INCHES IN DIAMETER: INSULATION WALL THICKNESS NOT LESS THAN 2 INCHES. (2022 CPC 609.12.2) **EXCEPTIONS:**
- REQUIRED TO HAVE PIPE INSULATION FOR THE DISTANCE OF THE
- FRAMING PENETRATION. (2022 CPC 609.12.2) 2. HOT WATER PIPING BETWEEN THE FIXTURE CONTROL VALVE OR SUPPLY STOP AND THE FIXTURE OR APPLIANCE SHALL NOT BE
- REQUIRED TO BE INSULATED. (2022 CPC 609.12.2) PROVIDE A TEMPERATURE AND PRESSURE RELIEF VALVE WITH A FULL SIZE DRAIN OF GALVANIZED STEEL OR HARD DRAWN COPPER TO THE OUTSIDE OF THE BUILDING WITH THE END OF THE PIPE PROTRUDING 6" MINIMUM @ 2' MAX. ABOVE GRADE POINTING DOWNWARD TO THE TERMINATION - UNTHREADED.
- C. COMBUSTION AIR PER MANUFACTURE REQUIREMENTS. . CLEARANCES PER MANUFACTURE REQUIREMENTS.
- WHERE A WATER SYSTEM IS PROVIDED WITH A CHECK VALVE BACKFLOW PREVENTER, OR ANY OTHER NORMALLY CLOSED DEVICE THAT PREVENTS DISSIPATION OF BUILDING PRESSURE BACK INTO THE WATER MAIN, THE WATER HEATER SHALL BE PROVIDED WITH AN APPROVED, LISTED, AND ADEQUATELY SIZED EXPANSION TANK. (CPC

DOOR GENERAL NOTES

- REFER TO GENERAL NOTES SHEET G-101 FOR ADDITIONAL REQUIREMENTS.
- REFER TO PLANS FOR LOCATION OF DOORS. 3. VERIFY ROUGH OPENING SIZE WITH DOOR MANUFACTURER SPECIFICATIONS
- PRIOR TO CONSTRUCTION.
- 4. CONTRACTOR TO VERIFY ACTUAL DOOR SIZE TO FIT FINISH OPENING PRIOR TO FABRICATION OF DOOR AND FINISH OPENING
- FIRE RATED DOORS SHALL BE SOLID WOOD OR SOLID HONEYCOMB CORE STEEL DOOR 1-3/8" THICK OR COMPLIANT WITH 2022 CRC SECTION R302.5.1. DOORS SHALL BE SELF-CLOSING AND SELF-LATCHING WITH WEATHER
- STRIPPING TO BE TIGHT FITTING. 6. GLAZING IN DOORS SHALL BE TEMPERED PER SECTION R308.4.1.

LEGEND

11/20/23 SHEET

A2-101

A1-201 A2-101 SCALE: 1/4" = 1'-0"

A1-201 A2-101 SCALE: 1/4" = 1'-0'

6' - 10 1/4"

PLAN 2 - OPT. SLIDER

4' - 0"

(2.A)

MEDITERRANEAN PORCH

(2.1

6' - 10 1/4"

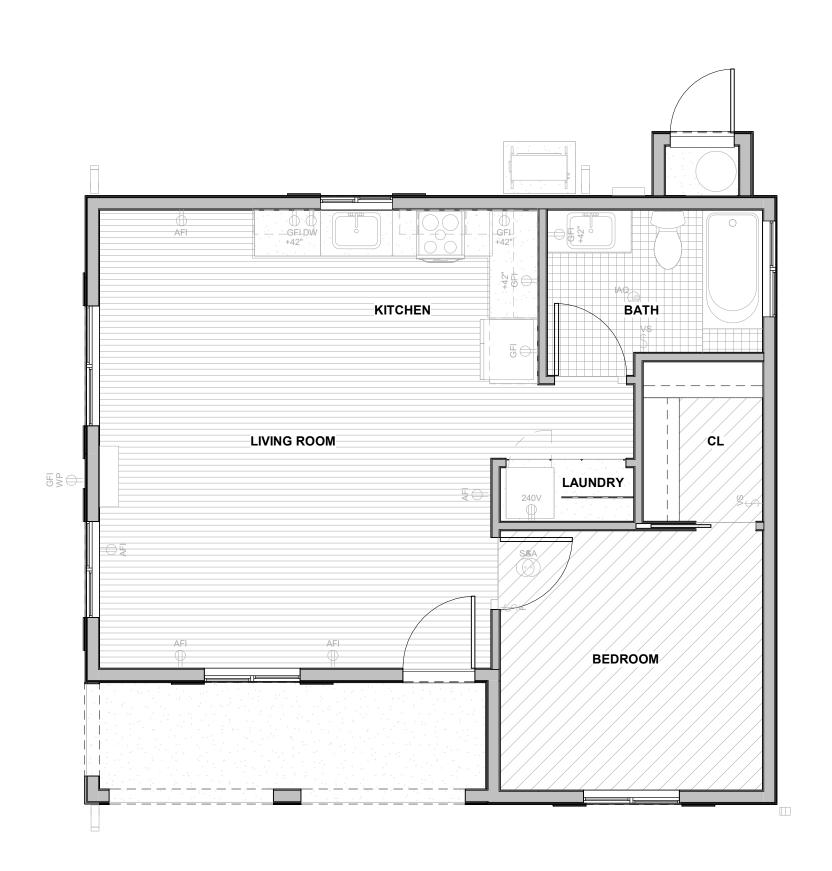
(2.A)

PLAN 2 - OPT. ADPT BATH

LAUNDRY

BEDROOM

CL



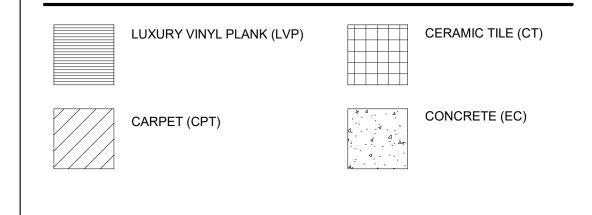
GROUND FLOOR PLAN - FINISH

FINISH PLAN GENERAL NOTES

- 1. REFER TO GENERAL NOTES SHEET G-101 FOR ADDITIONAL REQUIREMENTS. REFER TO ELECTRICAL PLANS FOR FURTHER INFORMATION.
- REFER TO PLUMBING PLANS FOR FURTHER INFORMATION. 4. REFER TO DETAILS FOR FLOOR/CEILING ASSEMBLIES AND INTERIOR FINISH
- 5. ALL HARD SURFACE FLOORING SHALL BE SLIP RESISTANT AND MEET THE ANSI A326.3 STANDARD FOR MEASURING THE DYNAMIC COEFFICIENT OF
- ALL FLOORING MATERIALS SHALL COMPLY WITH 2022 CBC SEC. 804.1. ALL WALL AND CEILING FINISHES SHALL COMPLY WITH 2022 CBC TABLE 803.13 FOR MAXIMUM FLAME SPREAD AND SMOKE DENSITY.

FINISH LEGEND

FRICTION (DCOF).



FINISH SCHEDULE

	FINISH SCHEDULE PLAN 2					
NUMBER	NAME	FLOOR	CEILING	BASE	NOTES	
109	BEDROOM	CPT	GWB			
110	LIVING	LVT	GWB			
111	KITCHEN	LVT	GWB			
112	BATH	СТ	GWB			
113	W.I.C.	CPT	GWB			

LEGEND

RECESSED

HIGH- EFFICACY

VAPOR PROOF

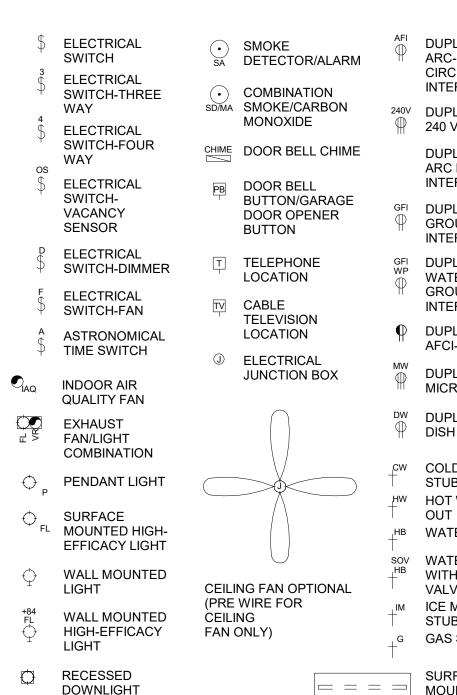
ELECTRICAL

WIRING

DOWNLIGHT

RECESSED

VP DOWNLIGHT-



DUPLEX OUTLET ARC-FAULT CIRCUIT

INTERRUPTER 240V DUPLEX OUTLET 240 VOLTS DUPLEX OUTLET ARC FAULT

INTERRUPTER DUPLEX OUTLET **GROUND FAULT** INTERRUPTER DUPLEX OUTLET

WATERPROOF **GROUND FAULT** INTERRUPTER DUPLEX OUTLET AFCI-HALF HOT

DUPLEX OUTLET MICROWAVE DUPLEX OUTLET DISH WASHER COLD WATER STUB OUT HOT WATER STUB

WATER HOSE BIBB sov WATER HOSE BIBB WITH SHUT OF ICE MACHINE STUB OUT GAS STUB OUT

SURFACE |----MOUNTED HIGH-EFFICACY LIGHT ─ □ UNDER CABINET HIGH-EFFICACY LIGHT 22"X30" MIN.

FORCED AIR UNIT. PROVIDE LIGHT, SWITCH, DEDICATED 110 OUTLET IN ATTIC

CEILING ACCESS

GENERAL MEP NOTES

- REFER TO ELECTRICAL NOTES ON SHEET G-101.
- REFER TO MECHANICAL NOTES ON SHEET G-101.
- REFER TO PLUMBING NOTES ON SHEET G-101. REFER TO TITLE 24 COMPLIANCE NOTES ON SHEET G-101. EXTERNALLY MOUNTED HEATING/COOLING UNITS SHALL BE SCREENED IF

THEY ARE VISIBLE FROM A PUBLIC STREET. ENVIRONMENTAL AIR DUCT EXHAUST SHALL TERMINATE NOT LESS THAN 3 FT FROM WALL OPENINGS. CMC 502.2.2.1.

APPLIANCES NOT LISTED FOR OUTDOOR INSTALLATION BUT INSTALLED OUTDOORS SHALL BE PROVIDED WITH PROTECTION TO THE DEGREE THAT THE ENVIRONMENT REQUIRES. APPLIANCES LISTED FOR OUTDOOR INSTALLATION SHALL BE PERMITTED TO BE INSTALLED WITHOUT PROTECTION IN ACCORDANCE WITH THE PROVISIONS OF ITS LISTING AND THE MANUFACTURER'S INSTALLATION INSTRUCTIONS PER CPC 507.25 PROTECTION OF OUTDOOR APPLIANCES.

APPLIANCES INSTALLED IN GARAGES, WAREHOUSES, OR OTHER AREAS SUBJECT TO MECHANICAL DAMAGE SHALL BE AT LEAST 18" ABOVE THE FLOOR AND GUARDED AGAINST SUCH DAMAGE BY BEING INSTALLED BEHIND PROTECTIVE BARRIERS OR BY BEING ELEVATED OR LOCATED OUT OF THE NORMAL PATH OF VEHICLES PER CMC 305.1.1 PHYSICAL DAMAGE. INSTALLED AIR CONDITIONER AND HEAT PUMP SYSTEMS SHALL HAVE A

CLEARANCE OF AT LEAST FIVE (5) FEET FROM THE OUTLET OF ANY DRYER VENT. **CENC2022 150.0 (H) 3.** 10. INSTALLED AIR CONDITIONER AND HEAT PUMP SYSTEMS SHALL BE EQUIPPED WITH LIQUID LINE DRIERS IF REQUIRED, AS SPECIFIC BY MANUFACTURER'S INSTRUCTIONS. CENC2022 150.0 (H) 3. SEE DETAIL

KEYNOTES

53/A-902.

(50) CFM MIN. INTERMITTENT VENTILATION HOOD.

B18 ELECTRIC PANEL TBD. MULTI-ZONE HEAT PUMP CONDENSER UNIT. REFER TO PLANS FOR B38 LOCATION OF INDOOR FAN COIL UNITS. REFER TO TITLE 24 FOR ADDITIONAL INFORMATION. PROVIDE CONCRETE PAD MIN. 6" LARGER THAN UNIT IN EACH DIRECTION. 3" MIN. ABOVE GRADE. PROVIDE PROTECTION PER CPC 507.25 & CMC 305.1.1, SEE GENERAL MEP NOTES 7 & 8 ON SHEET A-111 FOR MORE INFO. SEE

> FAN COIL. REFER TO PLANS FOR LOCATION OF OUTDOOR CONDENSING UNIT. REFER TO TITLE 24 FOR ADDITIONAL INFORMATION. PROVIDE OUTLET.

40 GALLON HEAT PUMP WATER HEATER. PROVIDE ENCLOSURE IN COMPLIANCE WITH CPC 507.25. PROVIDE CONCRETE PAD 3" MIN. ABOVE GRADE. REFER TO TITLE 24 FOR ADDITIONAL INFORMATION. SEE DETAIL 21/A-901. PROVIDE PROTECTION PER CMC 305.1.1, SEE GENERAL MEP NOTES 7 & 8 ON SHEET A-111 FOR MORE

ELECTRICAL NOTES

DETAIL 53/A-902.

- CONFORM WITH CURRENT CEC, NFPA, MFR'S, AND LOCAL REQUIREMENTS. ELECTRICAL SYSTEM GROUND TO BE PROVIDED PER NEC ARTICLE 250-81. 3. ALL MATERIALS TO BE U.L. LABELED.
- METER: "SQUARE D". 120 VOLT/ 240 VOLT. 1 AND 3 WIRE GROUND OR EQUAL ELECTRICAL SUB PANEL: FLUSH MOUNT, 30" CLEARANCE. 100 AMP. 6. CONDUCTORS: TW, THW, COPPER, MINIMUM 14 AT LIGHTING, 12 AT OTHER
- 7. ALL LUMINARIES SHALL COMPLY WITH 2022 CENC SECTION 150.0 (K) AND TABLE 150.0-A AS REFERENCED IN ENERGY NOTES, LUMINAIRE

SINGLE-PHASE, 15- AND 20- AMPERE RECEPTACLES.

- REQUIREMENTS SHEET G-101. 8. ALL ELECTRICAL OUTLETS INSTALLED IN BATHROOMS, GARAGES, BASEMENTS, CRAWL SPACES, OUTDOORS, KITCHEN COUNTERS, AND AT WET BAR SINKS SHALL HAVE GROUND-FAULT CIRCUIT-INTERRUPTER PROTECTION IN COMPLIANCE WITH NEC Art. 210-8, CONSISTING OF 125 VOLT,
- 9. ALL BATHROOM RECEPTACLE OUTLETS SHALL BE SUPPLIED BY A MINIMUM OF ONE 120-VOLT. 20-AMPERE BRANCH CIRCUIT. SUCH CIRCUITS SHALL HAVE NO OTHER OUTLETS. THIS DEDICATED CIRCUIT MAY SERVE MORE THAN ONE BATHROOM. (2022 CEC 210.11(C))
- 10. THERMOSTAT SHALL BE A PROGRAMMABLÉ TYPE. HONEYWELL TH8320 OR
- 11. CEILING-SUSPENDED (PADDLE) FANS SHALL BE SUPPORTED INDEPENDENTLY OF AN OUTLET BOX OR BY LISTED OUTLET BOX OR OUTLET BOX SYSTEMS IDENTIFIED FOR THE USE AND INSTALLED IN ACCORDANCE
- WITH 2022 CEC 314.27(C) (2022 CEC 422.18). 12. ALL LUMINARIES, LAMPHOLDERS, AND RETROFIT KITS SHALL BE LISTED
- (2022 CEC 410.6). 13. ALL 120-VOLT, SINGLE PHASE 15- AND 20- AMPERE BRANCH CIRCUITS SUPPLYING OUTLETS INSTALLED IN DWELLING UNIT KITCHENS, FAMILY ROOMS, LIVING ROOMS, DINING ROOMS, PARLORS, LIBRARIES, DENS, BEDROOMS, SUNROOMS, RECREATION ROOMS, CLOSETS, HALLWAYS OR SIMILAR ROOMS OR AREAS SHALL BE PROTECTED BY A LISTED ARC-FAULT CIRCUIT INTERRUPTER, COMBINATION-TYPE, INSTALLED TO PROVIDE
- PROTECTION OF THE BRANCH CIRCUIT. (2022 CEC 210-12(A)). 14. ALL NON-LOCKING TYPE 125-VOLT, 15 AND 20 AMPERE RECEPTACLES IN A DWELLING UNIT SHALL BE LISTED TAMPER-RESISTANT RECEPTACLES. EXCEPTIONS: (1) RECEPTACLES MORE THAN 5'6" ABOVE THE FLOOR, (2) RECEPTACLES PART OF A LUMINAIRE OR APPLIANCE, (3) A SINGLE RECEPTACLE OR A DUPLEX RECEPTACLE FOR TWO APPLIANCES THAT ARE NOT EASILY MOVED AND LOCATED WITHIN DEDICATED SPACE AND ARE CHORD-AND-PLUG CONNECTED AS PER CEC 400.10, AND (4) NON-GROUNDING RECEPTACLES USED FOR REPLACEMNETS AS PERMITTED IN
- CEC 406.4(D)(2)(A). 15. HIGH EFFICACY LUMINAIRES OTHER THAN OUTDOOR HID LIGHTING CONTAIN ONLY ONLY HIGH EFFICACY LAMPS AS OUTLINED IN TABLE 150-C OF THE RESIDENTIAL ENERGY CODE AND NOT CONTAIN A MEDIUM SCREW BASE
- 16. BALLAST FOR LAMPS 13 WATTS OR GREATER SHALL BE ELECTRONIC AND
- HAVE AN OUTPUT FREQUENCY NO LESS THAT 20 kHz. 17. SMOKE DETECTORS SHALL RECEIVE THEIR PRIMARY POWER FROM THE BUILDING WIRING AND PROVIDED WITH A BATTERY BACK-UP. ALL SMOKE DETECTORS SHALL BE INTERCONNECTEED. ALL SMOKE DETECTORS SHALL MAINTAIN A MINIMUM 3 FOOT CLEARANCE TO HVAC SUPPLY OR RETURN AIR
- 18. CARBON MONOXIDE ALARMS SHALL RECEIVE THEIR PRIMARY POWER FROM THE BUILDING WIRING AND PROVIDED WITH A BATTERY BACK-UP. ALL
- CARBON MONOXIDE ALARAMS SHALL BE INTERCONNECTEED. 19. EXHAUST FANS WILL BE CONTROLLED BY A HUMIDISTAT PER THE GREEN BUILDING STANDARDS CODE SECTION 4.506. EXHAUST FANS MUST BE
- SWITCHED SEPARATELY FROM LIGHTS (2022 CEnC 150.0(k)2G). 20. IN ADDITION TO THE NUMBER OF BRANCH CIRCUTS REQUIRED BY OTHER PARTS OF THE CODE, TWO OR MORE 20-AMPERE SMALL-APPLIANCE BRANCH CIRCUTS SHALL BE PROVIDED FOR ALL RECEPTACLE OUTLETS IN THE KITCHEN, PANTRY, BREAKFAST ROOM, DINING ROOM, OR SIMILAR AREA PER 2022 CEC. ARTICLE 210.11 (C)(1). THE CIRCUTS SHALL HAVE NO OTHER OUTLETS PER 2022 CEC, ARTICLE 210.52(B).
- 21. IN ADDITION TO THE NUMBER OF BRANCH CIRCUTS REQUIRED BY OTHER PARTS OF THE CODE, AT LEAST ONE ADDITIONAL 20-AMPERE BRANCH CIRCUT SHALL BE PROVIDED TO SUPPLY THE LAUNDRY RECEPTACLE OUTLET(S) REQUIRED BY 2022 CEC, ARTICLE 210.52 (F). THIS CIRCUT SHALL HAVE NO OTHER OUTLETS PER 2022 CEC, ARTICLE 201.11(C)(2).
- 22. ELECTRICAL, ELECTRICAL RECEPTACLE OUTLETS, SWITCHES AND CONTROLS INTENDED TO BE USED BY OCCUPANTS, SHALL BE LOCATED NO MORE THAN 48" MEASURED FROM THE TOP OF THE OUTLET BOX AND NOT LESS THAN 15" MEASURED FROM THE BOTTOM OF THE OUTLET BOX ABOVE THE FINISH FLOOR. (CRC 327.1.2)



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PROVIDE FURTHER INFORMATION OR DETAILS AND

BUILDING INSPECTORS WILL NOT PROVIDE STEP BY

STEP INSTRUCTIONS IN THE FIELD.

THESE PLANS ARE PROVIDED BY THE COUNTY OF

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PER ASHRAE Standard 62.2, Table 7.1 (Perscriptive Duct Sizing Requirements) (Table 7.1 Assumes no elbows. Deduct 15-feet of allowable duct length for each turn, elbow or fitting. Fan rating cfm @ 0.25 in w.g., and rated at less than one sone.)

A1-201 A2-111 SCALE: 1/4" = 1'-0"

LOCAL VENTILATION RATE SUMMARY - BATHROOM(S) Bathroom Minimum Fan Flow (cfm) = 50 cfm Per Table 7.1. Duct Size = 4" Diameter: Flex Duct

LOCAL VENTILATION RATE SUMMARY - KITCHEN Kitchen Range Hood Minimum Airflow (cfm) = 130 cfm Per Table 7.1, Duct Size= 5" Diameter; Smooth Duct Maximum Allowable Duct Lenghth (ft) = 85 Feet

Maximum Allowable Duct Lenghth (ft) =70'

LOCAL VENTILATION RATE SUMMARY - INDOOR AIR QUALITY Per ASHRAE Standard 62.2, CEC Equation 150.0-B

TOTAL REQUIRED VENTILATION RATE Qcfm= .03(floor area) + 7.5 (# of bedrooms + 1)

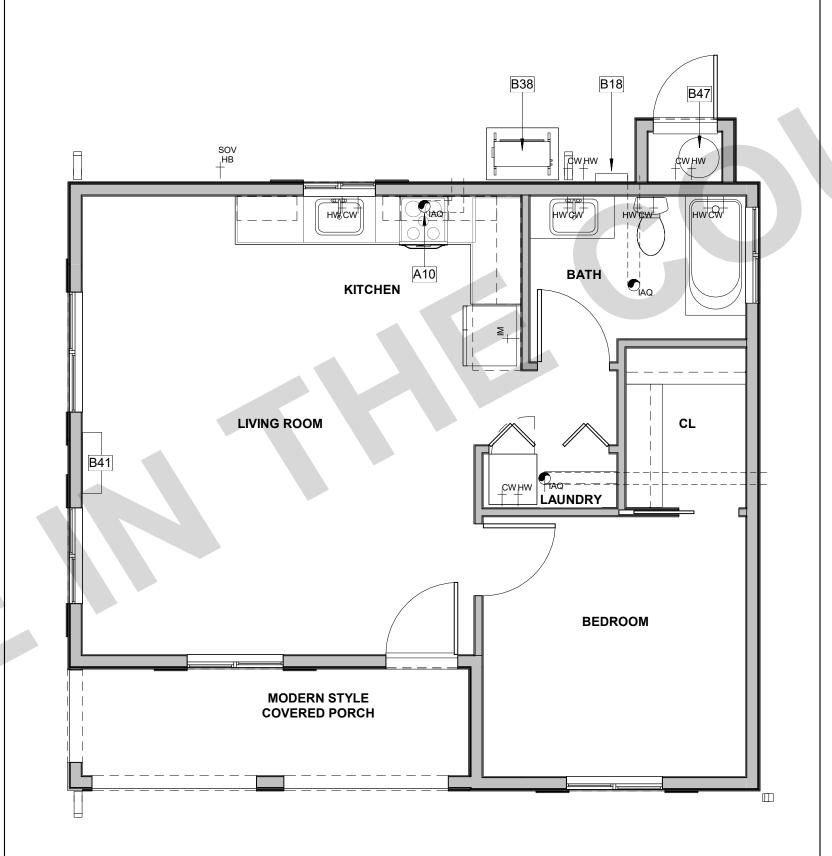
<u>STUDIO</u> Qcfm = .03(642) + 7.5 (1 + 1) Qcfm = 26.76

DUCT SIZE PER ASHRAE TABLE 7.1 REFER TO LEGEND FOR INDOOR AIR QUALITY FAN (IAQ)

Per Table 7.1, Duct Size= 4" Diameter; Smooth duct

CONTINOUS FAN FLOW (CFM) = 50 CFM

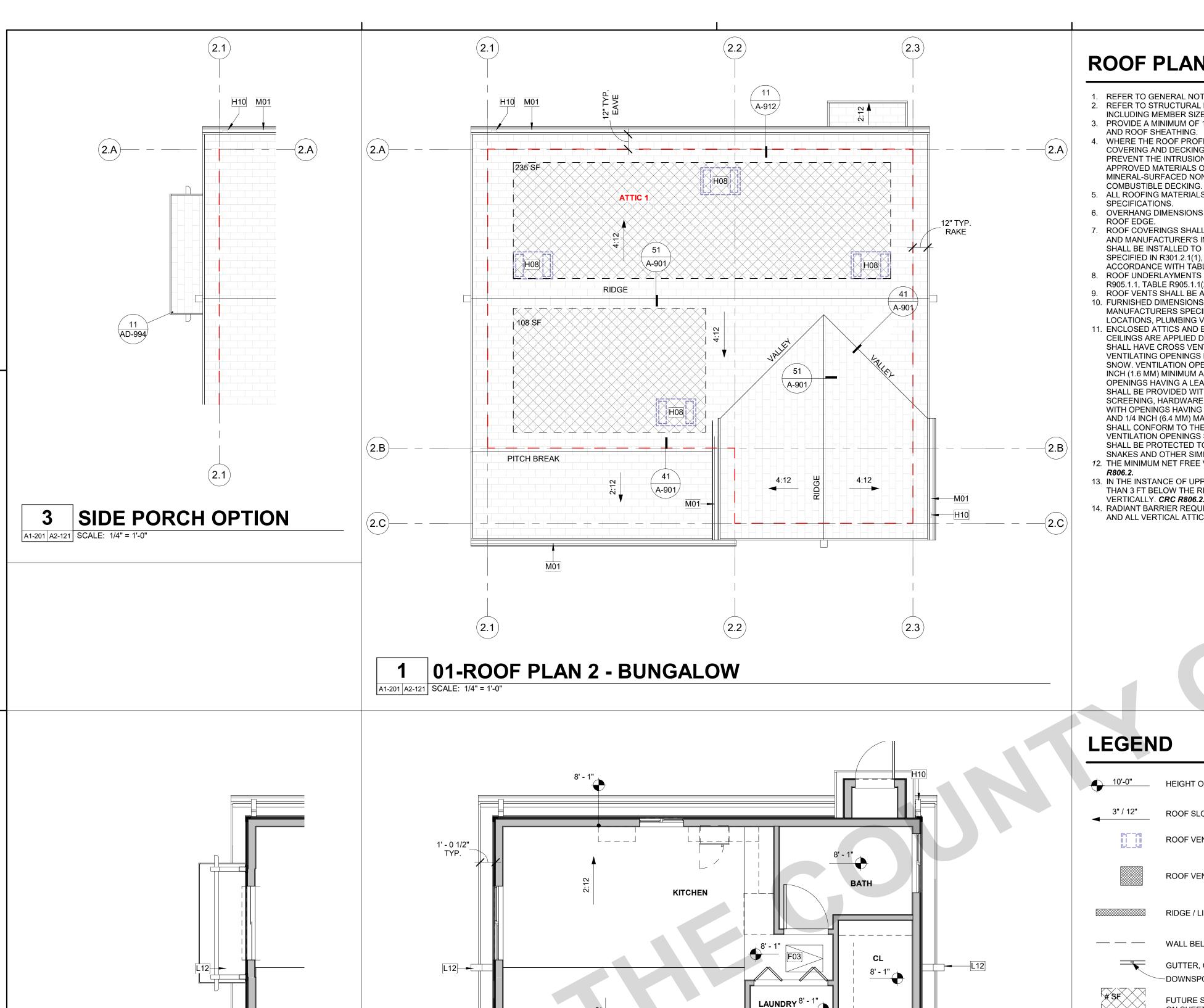
Maximum Allowable Duct Lenghth (ft) = 35' Per Table 7.1, Duct Size= 5" Diameter; Flex Duct Maximum Allowable Duct Lenghth (ft) = 70'



GROUND FLOOR PLAN - MECHANICAL A1-201 A2-111 SCALE: 1/4" = 1'-0"

GROUND FLOOR PLAN - ELECTRICAL

A1-201 A2-111 SCALE: 1/4" = 1'-0"

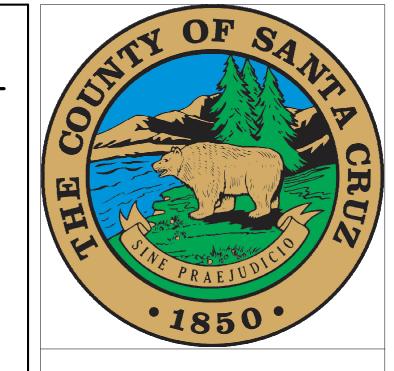


ROOF PLAN GENERAL NOTES

- REFER TO GENERAL NOTES SHEET G-101 FOR ADDITIONAL REQUIREMENTS. REFER TO STRUCTURAL PLANS FOR ROOF FRAMING INFORMATION INCLUDING MEMBER SIZES AND CONNECTION HARDWARE.
- PROVIDE A MINIMUM OF 1 INCH OF AIRSPACE BETWEEN THE INSULATION
- 4. WHERE THE ROOF PROFILE ALLOWS A SPACE BETWEEN THE ROOF COVERING AND DECKING, THE SPACES SHALL BE CONSTRUCTED TO PREVENT THE INTRUSION OF FLAMES AND EMBERS, BE FIRESTOPPED WITH APPROVED MATERIALS OR HAVE ONE LAYER OF MINIMUM 72 POUND MINERAL-SURFACED NONPERFORATED CAP SHEET OVER THE
- 5. ALL ROOFING MATERIALS TO BE INSTALLED PER MANUFACTURER'S SPECIFICATIONS.
- OVERHANG DIMENSIONS ARE FROM FACE OF EXTERIOR WALL FRAMING TO ROOF EDGE.
- ROOF COVERINGS SHALL BE APPLIED IN ACCORDANCE WITH (CRC R905), AND MANUFACTURER'S INSTALLATION INSTRUCTIONS. ROOF COVERINGS SHALL BE INSTALLED TO RESIST THE COMPONENT AND CLADDING LOADS SPECIFIED IN R301.2.1(1), AND ADJUSTED FOR HEIGHT AND EXPOSURE IN ACCORDANCE WITH TABLE R301.2.1(2).
- ROOF UNDERLAYMENTS SHALL BE IN ACCORDANCE WITH WITH SECTION R905.1.1, TABLE R905.1.1(2), AND TABLE R905.1.1(1).
- ROOF VENTS SHALL BE APPLIED PER MANUFACTURER'S SPECIFICATIONS. 10. FURNISHED DIMENSIONS FOR VENTS ARE GUIDES ONLY. INSTALL PER MANUFACTURERS SPECIFICATIONS AND ADJUST TO ACCOMMODATE TRUSS LOCATIONS, PLUMBING VENTS, AND SOLAR COLLECTORS.
- 11. ENCLOSED ATTICS AND ENCLOSED RAFTER SPACES FORMED WHERE CEILINGS ARE APPLIED DIRECTLY TO THE UNDERSIDE OF ROOF RAFTERS SHALL HAVE CROSS VENTILATION FOR EACH SEPARATE SPACE BY VENTILATING OPENINGS PROTECTED AGAINST THE ENTRANCE OF RAIN OR SNOW. VENTILATION OPENINGS SHALL HAVE A LEAST DIMENSION OF 1/16 INCH (1.6 MM) MINIMUM AND 1/4 INCH (6.4 MM) MAXIMUM, VENTILATION OPENINGS HAVING A LEAST DIMENSION LARGER THAN 1/4 INCH (6.4 MM) SHALL BE PROVIDED WITH CORROSION-RESISTANT WIRE CLOTH SCREENING, HARDWARE CLOTH, PERFORATED VINYL OR SIMILAR MATERIAL WITH OPENINGS HAVING A LEAST DIMENSION OF 1/16 INCH (1.6 MM) MINIMUM AND 1/4 INCH (6.4 MM) MAXIMUM. OPENINGS IN ROOF FRAMING MEMBERS SHALL CONFORM TO THE REQUIREMENTS OF SECTION R802.7. REQUIRED VENTILATION OPENINGS SHALL OPEN DIRECTLY TO THE OUTSIDE AIR AND SHALL BE PROTECTED TO PREVENT THE ENTRY OF BIRDS, RODENTS, SNAKES AND OTHER SIMILAR CREATURES (CRC R806).
- 12. THE MINIMUM NET FREE VENTILATING AREA SHALL COMPLY WITH CRC
- 13. IN THE INSTANCE OF UPPER VENTS, VENTS SHALL BE LOCATED NO MORE THAN 3 FT BELOW THE RIDGE OR HIGHEST POINT OF THE SPACE, MEASURED
- VERTICALLY. CRC R806.2. 14. RADIANT BARRIER REQUIRED AT ROOF SHEATHING, AT ALL GABLE ENDS, AND ALL VERTICAL ATTIC SURFACES PER TITLE 24.

RCP GENERAL NOTES

- 1. REFER TO GENERAL NOTES SHEET G-101 FOR ADDITIONAL REQUIREMENTS. 2. HEIGHT OF CEILINGS SHALL BE MEASURED FROM TOP OF SLAB OR FLOOR
- TO FINISH FACE OF GWB, U.N.O.
- REFER TO DETAILS FOR FLOOR/CEILING ASSEMBLIES.
- 4. REFER TO ELECTRICAL PLANS FOR LIGHT FIXTURE AND EXHAUST
- DIMENSIONS ARE TO THE FACE OF FRAMING UNLESS OTHERWISE NOTED. SOFFITS ARE TO BE HELD TIGHT TO UNDERSIDE OF MECHANICAL EQUIPMENT.



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IT IS RECOMMENDED YOU HIRE A CONTRACTOR TO DO THE CONSTRUCTION. THE COUNTY WILL NOT PROVIDE FURTHER INFORMATION OR DETAILS AND BUILDING INSPECTORS WILL NOT PROVIDE STEP BY STEP INSTRUCTIONS IN THE FIELD.

KEYNOTES

22" X 30" MINIMUM ATTIC ACCESS. PROVIDED SWITCH AND OUTLET AT ATTIC FOR FAU. PERMANENTLY ATTACH R-38 OR GREATER INSULATION TO ATTIC ACCESS DOOR USING ADHESIVE OR MECHANICAL FASTENERS CEnC 150.0 (a)1. PROVIDE GASKETED ATTIC ACCESS TO PREVENT AIR LEAKAGE CEnC 150.0 (a)1."

ATTIC VENT. REFER TO ROOF VENTING CALCULATIONS FOR MORE

INFORMATION. DOWNSPOUT TO SPLASH BLOCK BELOW.

L12 6x WOOD BRACE WITH KICKER.

GUTTER. CONNECT TO DOWNSPOUT. PROVIDE MEANS TO PREVENT ACCUMULATION OF LEAVES AND DEBRIS IN GUTTER PER CRC R337.5.4

LEGEND

10'-0" HEIGHT OF TOP OF ROOFING SURFACE

ROOF SLOPE (REFER TO PLANS FOR ACTUAL SLOPE)

ROOF VENT, SEE ROOF VENTING CALCULATIONS

ROOF VENT, SEE ROOF VENTING CALCULATIONS

RIDGE / LINEAR VENTING, SEE ROOF VENTING CALCULATIONS

WALL BELOW

GUTTER, CONNECT TO DOWNSPOUT -DOWNSPOUT, TO ROOF OR SPLASHBLOCK BELOW U.N.O.

FUTURE SOLAR ZONE AREA. REFER TO SOLAR READY NOTES ON SHEET G-101.

CEILING SLOPE (REFER TO PLANS FOR ACTUAL SLOPE)

INTERIOR CEILING FINISH. REFER TO FINISH SCHEDULE.

EXTERIOR FIBER CEMENT PANEL SOFFITS. HARDIE SOFFIT PANELS - BEADED PORCH PANEL OR EQ. 1HR FIRE-RESISTANCE PER CBC TABLE 721.1(1) ITEM 1-4.1

EXTERIOR FIBER CEMENT BOARD CEILING. HARDIE SOFFIT PANELS - BEADED PORCH PANEL OR EQ. 1HR FIRE-RESISTANCE PER CBC TABLE 721.1(1) ITEM 1-4.1

ROOF VENTING CALCULATIONS

<u>UPPER & LOWER VENTS (RECOMMENDED)</u>:

O'HAGIN TAPERED LOW PROFILE FIRE & ICE COMPOSITION SHINGLE FINISH TO MATCH ROOF 72.0 SQ.IN OF AIR MOVEMENT PER VENT = 72. SQ.IN. / 144 = 0.5 SF

"UPPER VENTS PROVIDED" = (TOTAL ATTIC AREA/300) * (0.5) / (0.5 SF)

"LOWER VENTS PROVIDED" = (TOTAL ATTIC AREA/300) * (0.5) / (0.5 SF)

FOR MORE INFORMATION SEE DETAIL: 31/A-901

NOTE: ROOF VENTING SHALL COMPLY WITH CRC 2022 SECTION R806.

A) ENCLOSED ATTICS AND ENCLOSED RAFTER SPACES FORMED WHERE CEILINGS ARE APPLIED DIRECTLY TO THE UNDERSIDE OF ROOF RAFTERS SHALL HAVE CROSS VENTILATION FOR EACH SEPARATE SPACE BY VENTILATING OPENINGS PROTECTED AGAINST THE ENTRANCE OF RAIN OR SNOW. VENTILATION OPENINGS SHALL HAVE A LEAST DIMENSION OF 1/16 INCH MINIMUM AND 1/4 INCH MAXIMUM. OPENINGS IN ROOF FRAMING MEMBERS SHALL CONFORM TO THE REQUIREMENTS OF SECTION R802.7. REQUIRED VENTILATION OPENINGS SHALL OPEN DIRECTLY TO THE OUTSIDE AIR AND SHALL BE PROTECTED TO PREVENT THE ENTRY OF BIRDS, RODENTS, SNAKES AND OTHER SIMILAR CREATURES.

B) THE MINIMUM NET FREE VENTILATING AREA SHALL COMPLY WITH CRC 2022

C) PER CRC 2022 R902.1.3 ROOFING REQUIREMENTS FOR STRUCTURES LOCATED IN A WILDLAND-URBAN INTERFACE (WUI) FIRE AREA SHALL COMPLY WITH SECTION

D) THE PRODUCT ABOVE CAN BE FOUND IN THE CAL-FIRE STATE FIRE MARSHAL LÍSTED WILDLAND URBAN INTERFACE (WUI) PRODUCT HANDBOOK.

ATTIC	AREA	REQUIRED ATTIC VENTING (NFA)	UPPER VENTING REQUIRED (NFA)	LOWER VENTING REQUIRED (NFA)
ATTIC 1 -	722 SF	2.41 SF	1.20 SF	1.20 SF
DIANIS	1 22 01	2.4101	1.20 01	1.20 01

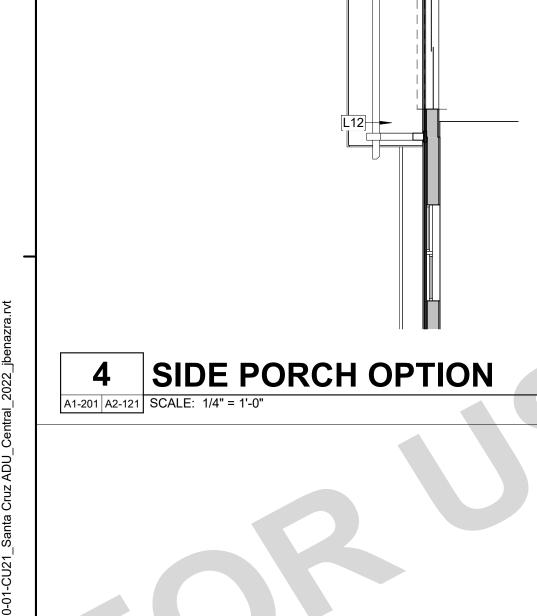
VENT TYPE	COUNT	VENT LENGTH	NET FREE AREA PER VENT	PROVIDED NET FREE AREA
ATTIC 1 - PLAN 2 LOWER				
O'HAGIN SHINGLE ROOF VENT (LOWER)	2	2' - 8"	0.72 SF	1.44 SF
UPPER				
O'HAGIN SHINGLE ROOF VENT	2	2' - 8"	0.72 SF	1.44 SF

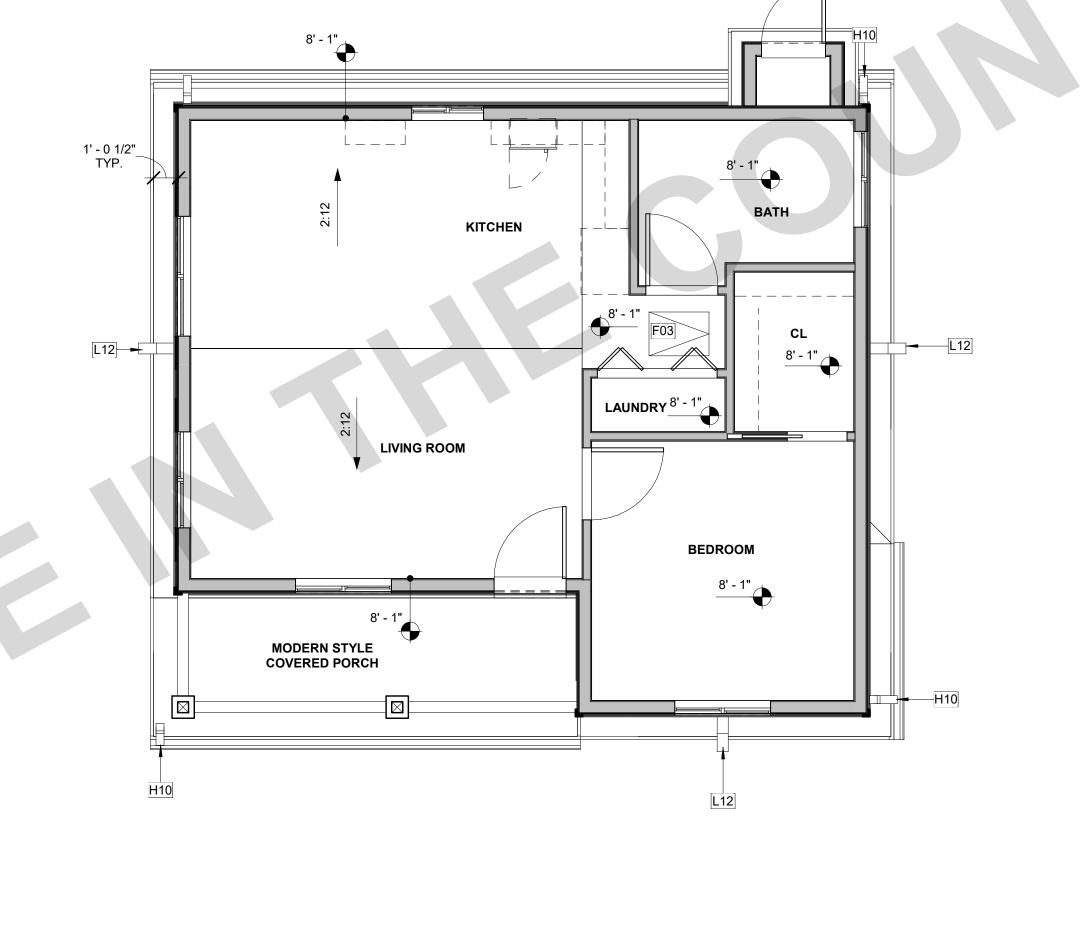
ROTOTYP **△** ADU RUZ

ROOF F SEILING

11/20/23

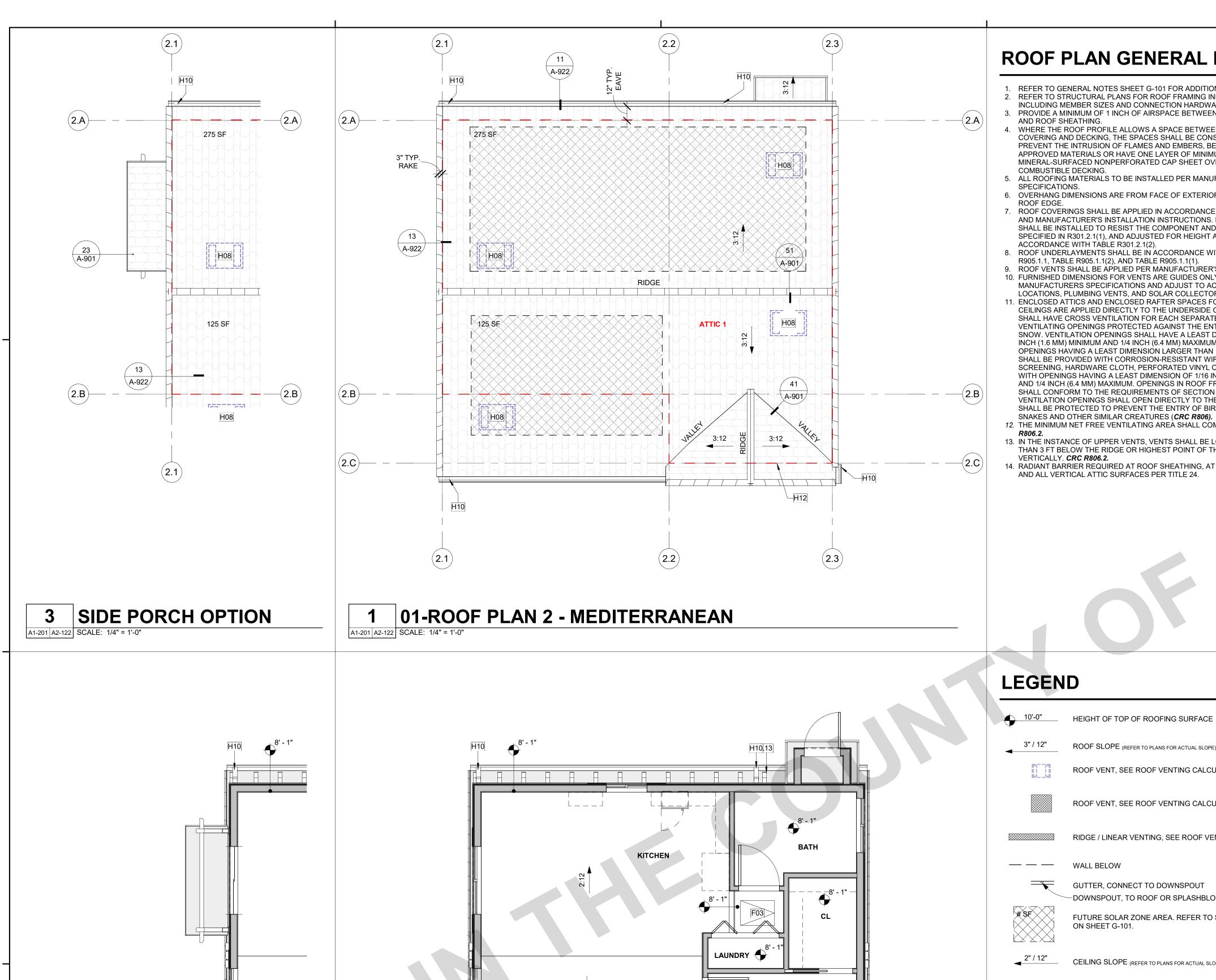
SHEET A2-121





TOTAL NFA PROVIDED: 2.88 SF > 2.42 SF TOTAL NFA REQUIRED

GROUND FLOOR RCP 2 - BUNGALOW



ROOF PLAN GENERAL NOTES

- REFER TO GENERAL NOTES SHEET G-101 FOR ADDITIONAL REQUIREMENTS. REFER TO STRUCTURAL PLANS FOR ROOF FRAMING INFORMATION INCLUDING MEMBER SIZES AND CONNECTION HARDWARE.
- PROVIDE A MINIMUM OF 1 INCH OF AIRSPACE BETWEEN THE INSULATION
- WHERE THE ROOF PROFILE ALLOWS A SPACE BETWEEN THE ROOF COVERING AND DECKING, THE SPACES SHALL BE CONSTRUCTED TO PREVENT THE INTRUSION OF FLAMES AND EMBERS, BE FIRESTOPPED WITH APPROVED MATERIALS OR HAVE ONE LAYER OF MINIMUM 72 POUND MINERAL-SURFACED NONPERFORATED CAP SHEET OVER THE COMBUSTIBLE DECKING.
- 5. ALL ROOFING MATERIALS TO BE INSTALLED PER MANUFACTURER'S
- OVERHANG DIMENSIONS ARE FROM FACE OF EXTERIOR WALL FRAMING TO
- ROOF COVERINGS SHALL BE APPLIED IN ACCORDANCE WITH (CRC R905), AND MANUFACTURER'S INSTALLATION INSTRUCTIONS. ROOF COVERINGS SHALL BE INSTALLED TO RESIST THE COMPONENT AND CLADDING LOADS SPECIFIED IN R301.2.1(1), AND ADJUSTED FOR HEIGHT AND EXPOSURE IN ACCORDANCE WITH TABLE R301.2.1(2).
- ROOF UNDERLAYMENTS SHALL BE IN ACCORDANCE WITH WITH SECTION R905.1.1, TABLE R905.1.1(2), AND TABLE R905.1.1(1).
- ROOF VENTS SHALL BE APPLIED PER MANUFACTURER'S SPECIFICATIONS. 10. FURNISHED DIMENSIONS FOR VENTS ARE GUIDES ONLY. INSTALL PER MANUFACTURERS SPECIFICATIONS AND ADJUST TO ACCOMMODATE TRUSS LOCATIONS, PLUMBING VENTS, AND SOLAR COLLECTORS.
- 11. ENCLOSED ATTICS AND ENCLOSED RAFTER SPACES FORMED WHERE CEILINGS ARE APPLIED DIRECTLY TO THE UNDERSIDE OF ROOF RAFTERS SHALL HAVE CROSS VENTILATION FOR EACH SEPARATE SPACE BY VENTILATING OPENINGS PROTECTED AGAINST THE ENTRANCE OF RAIN OR SNOW. VENTILATION OPENINGS SHALL HAVE A LEAST DIMENSION OF 1/16 INCH (1.6 MM) MINIMUM AND 1/4 INCH (6.4 MM) MAXIMUM, VENTILATION OPENINGS HAVING A LEAST DIMENSION LARGER THAN 1/4 INCH (6.4 MM) SHALL BE PROVIDED WITH CORROSION-RESISTANT WIRE CLOTH SCREENING, HARDWARE CLOTH, PERFORATED VINYL OR SIMILAR MATERIAL WITH OPENINGS HAVING A LEAST DIMENSION OF 1/16 INCH (1.6 MM) MINIMUM AND 1/4 INCH (6.4 MM) MAXIMUM. OPENINGS IN ROOF FRAMING MEMBERS SHALL CONFORM TO THE REQUIREMENTS OF SECTION R802.7. REQUIRED VENTILATION OPENINGS SHALL OPEN DIRECTLY TO THE OUTSIDE AIR AND SHALL BE PROTECTED TO PREVENT THE ENTRY OF BIRDS, RODENTS,
- SNAKES AND OTHER SIMILAR CREATURES (CRC R806). 12. THE MINIMUM NET FREE VENTILATING AREA SHALL COMPLY WITH CRC
- 13. IN THE INSTANCE OF UPPER VENTS, VENTS SHALL BE LOCATED NO MORE THAN 3 FT BELOW THE RIDGE OR HIGHEST POINT OF THE SPACE, MEASURED
- 14. RADIANT BARRIER REQUIRED AT ROOF SHEATHING, AT ALL GABLE ENDS, AND ALL VERTICAL ATTIC SURFACES PER TITLE 24.

ROOF SLOPE (REFER TO PLANS FOR ACTUAL SLOPE)

GUTTER, CONNECT TO DOWNSPOUT

CEILING SLOPE (REFER TO PLANS FOR ACTUAL SLOPE)

EXTERIOR FIBER CEMENT PANEL SOFFITS.

EXTERIOR FIBER CEMENT BOARD CEILING.

WALL BELOW

ON SHEET G-101.

ROOF VENT, SEE ROOF VENTING CALCULATIONS

ROOF VENT, SEE ROOF VENTING CALCULATIONS

RIDGE / LINEAR VENTING, SEE ROOF VENTING CALCULATIONS

-DOWNSPOUT, TO ROOF OR SPLASHBLOCK BELOW U.N.O.

INTERIOR CEILING FINISH. REFER TO FINISH SCHEDULE.

HARDIE SOFFIT PANELS - BEADED PORCH PANEL OR EQ. 1HR FIRE-RESISTANCE PER CBC TABLE 721.1(1) ITEM 1-4.1

HARDIE SOFFIT PANELS - BEADED PORCH PANEL OR EQ.

1HR FIRE-RESISTANCE PER CBC TABLE 721.1(1) ITEM 1-4.1

FUTURE SOLAR ZONE AREA. REFER TO SOLAR READY NOTES

RCP GENERAL NOTES

EQUIPMENT.

KEYNOTES

H12

L13

INFORMATION.

INFORMATION.

CRC R337.5.4

- 1. REFER TO GENERAL NOTES SHEET G-101 FOR ADDITIONAL REQUIREMENTS. 2. HEIGHT OF CEILINGS SHALL BE MEASURED FROM TOP OF SLAB OR FLOOR
- TO FINISH FACE OF GWB, U.N.O.
- REFER TO DETAILS FOR FLOOR/CEILING ASSEMBLIES. 4. REFER TO ELECTRICAL PLANS FOR LIGHT FIXTURE AND EXHAUST
- DIMENSIONS ARE TO THE FACE OF FRAMING UNLESS OTHERWISE NOTED. SOFFITS ARE TO BE HELD TIGHT TO UNDERSIDE OF MECHANICAL



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DO THE CONSTRUCTION. THE COUNTY WILL NOT PROVIDE FURTHER INFORMATION OR DETAILS AND BUILDING INSPECTORS WILL NOT PROVIDE STEP BY STEP INSTRUCTIONS IN THE FIELD.

22" X 30" MINIMUM ATTIC ACCESS. PROVIDED SWITCH AND OUTLET

AT ATTIC FOR FAU. PERMANENTLY ATTACH R-38 OR GREATER

MECHANICAL FASTENERS CEnC 150.0 (a)1. PROVIDE GASKETED

ATTIC VENT. REFER TO ROOF VENTING CALCULATIONS FOR MORE

PREVENT ACCUMULATION OF LEAVES AND DEBRIS IN GUTTER PER

INSULATION TO ATTIC ACCESS DOOR USING ADHESIVE OR

ATTIC ACCESS TO PREVENT AIR LEAKAGE CEnC 150.0 (a)1."

EXPOSED RAFTER TAIL. REFER TO DETAILS FOR ADDITIONAL

GUTTER. CONNECT TO DOWNSPOUT. PROVIDE MEANS TO

DOWNSPOUT TO SPLASH BLOCK BELOW.

ROOF VENTING CALCULATIONS

UPPER & LOWER VENTS (RECOMMENDED):

O'HAGIN TAPERED LOW PROFILE FIRE & ICE COMPOSITION SHINGLE FINISH TO MATCH ROOF 72.0 SQ.IN OF AIR MOVEMENT PER VENT = 72. SQ.IN. / 144 = 0.5 SF

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"LOWER VENTS PROVIDED" = (TOTAL ATTIC AREA/300) * (0.5) / (0.5 SF)

FOR MORE INFORMATION SEE DETAIL: 31/A-901

NOTE: ROOF VENTING SHALL COMPLY WITH CRC 2022 SECTION R806.

A) ENCLOSED ATTICS AND ENCLOSED RAFTER SPACES FORMED WHERE CEILINGS ARE APPLIED DIRECTLY TO THE UNDERSIDE OF ROOF RAFTERS SHALL HAVE CROSS VENTILATION FOR EACH SEPARATE SPACE BY VENTILATING OPENINGS PROTECTED AGAINST THE ENTRANCE OF RAIN OR SNOW. VENTILATION OPENINGS SHALL HAVE A LEAST DIMENSION OF 1/16 INCH MINIMUM AND 1/4 INCH MAXIMUM. OPENINGS IN ROOF FRAMING MEMBERS SHALL CONFORM TO THE REQUIREMENTS OF SECTION R802.7. REQUIRED VENTILATION OPENINGS SHALL OPEN DIRECTLY TO THE OUTSIDE AIR AND SHALL BE PROTECTED TO PREVENT THE ENTRY OF BIRDS, RODENTS, SNAKES AND OTHER SIMILAR CREATURES.

B) THE MINIMUM NET FREE VENTILATING AREA SHALL COMPLY WITH CRC 2022

C) PER CRC 2022 R902.1.3 ROOFING REQUIREMENTS FOR STRUCTURES LOCATED

LISTED WILDLAND URBAN INTERFACE (WUI) PRODUCT HANDBOOK.

ATTIC	AREA	REQUIRED ATTIC VENTING (NFA)	UPPER VENTING REQUIRED (NFA)	LOWER VENTING REQUIRED (NFA)
ATTIC 1 - PLAN 2	722 SF	2.41 SF	1.20 SF	1.20 SF

VENT TYPE	COUNT	VENT LENGTH	NET FREE AREA PER VENT	PROVIDED NET FREE AREA
LOWER				
O'HAGIN SHINGLE ROOF VENT (LOWER)	2	2' - 8"	0.72 SF	1.44 SF
UPPER	1	1	ı	1.44 SF
O'HAGIN SHINGLE ROOF VENT (UPPER)	2	2' - 8"	0.72 SF	1.44 SF
	-	1	1	1.44 SF

PROTOTY ADU CRUZ S

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11/20/23 SHEET

IN A WILDLAND-URBAN INTERFACE (WUI) FIRE AREA SHALL COMPLY WITH SECTION D) THE PRODUCT ABOVE CAN BE FOUND IN THE CAL-FIRE STATE FIRE MARSHAL

TOTAL NFA PROVIDED: 2.88 SF > 2.42 SF TOTAL NFA REQUIRED

SIDE PORCH OPTION

A1-201 A2-122 SCALE: 1/4" = 1'-0"

GROUND FLOOR RCP 2 - MEDITERRANEAN A1-201 A2-122 SCALE: 1/4" = 1'-0"

LIVING ROOM

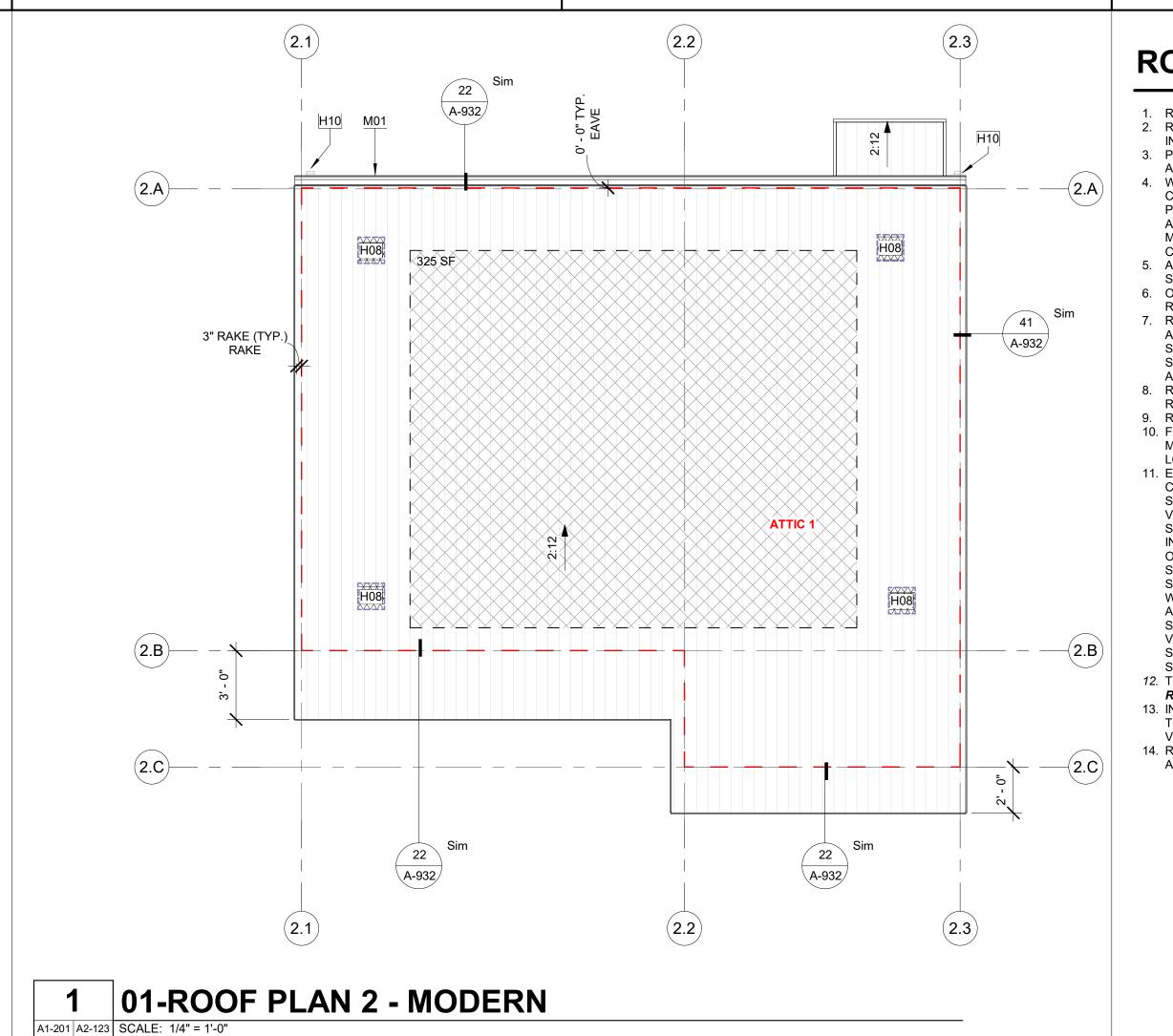
MODERN STYLE

COVERED PORCH

BEDROOM

3:12

3:12



ROOF PLAN GENERAL NOTES

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- PROVIDE A MINIMUM OF 1 INCH OF AIRSPACE BETWEEN THE INSULATION
- AND ROOF SHEATHING.
- WHERE THE ROOF PROFILE ALLOWS A SPACE BETWEEN THE ROOF COVERING AND DECKING, THE SPACES SHALL BE CONSTRUCTED TO PREVENT THE INTRUSION OF FLAMES AND EMBERS, BE FIRESTOPPED WITH APPROVED MATERIALS OR HAVE ONE LAYER OF MINIMUM 72 POUND MINERAL-SURFACED NONPERFORATED CAP SHEET OVER THE COMBUSTIBLE DECKING.
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- INFORMATION. DOWNSPOUT TO SPLASH BLOCK BELOW.
- GUTTER, CONNECT TO DOWNSPOUT, PROVIDE MEANS TO PREVENT ACCUMULATION OF LEAVES AND DEBRIS IN GUTTER PER CRC R337.5.4

LAUNDRY 8' - \ LIVING ROOM **BEDROOM**

LEGEND

10'-0" HEIGHT OF TOP OF ROOFING SURFACE

ROOF SLOPE (REFER TO PLANS FOR ACTUAL SLOPE)

ROOF VENT, SEE ROOF VENTING CALCULATIONS

ROOF VENT, SEE ROOF VENTING CALCULATIONS

RIDGE / LINEAR VENTING, SEE ROOF VENTING CALCULATIONS

— — WALL BELOW

GUTTER, CONNECT TO DOWNSPOUT -DOWNSPOUT, TO ROOF OR SPLASHBLOCK BELOW U.N.O.

FUTURE SOLAR ZONE AREA. REFER TO SOLAR READY NOTES ON SHEET G-101.

CEILING SLOPE (REFER TO PLANS FOR ACTUAL SLOPE)

INTERIOR CEILING FINISH. REFER TO FINISH SCHEDULE.

EXTERIOR FIBER CEMENT PANEL SOFFITS. HARDIE SOFFIT PANELS - BEADED PORCH PANEL OR EQ. 1HR FIRE-RESISTANCE PER CBC TABLE 721.1(1) ITEM 1-4.1

EXTERIOR FIBER CEMENT BOARD CEILING. HARDIE SOFFIT PANELS - BEADED PORCH PANEL OR EQ. 1HR FIRE-RESISTANCE PER CBC TABLE 721.1(1) ITEM 1-4.1

ROOF VENTING CALCULATIONS

UPPER & LOWER VENTS (RECOMMENDED):

VULCAN VENT VDLR419 13" X 19" 52.0 SQ. IN OF AIR MOVEMENT PER VENT = 52.0 SQ. IN. / 144 = 0.36 SF

"UPPER VENTS PROVIDED" = (TOTAL ATTIC AREA/300) * (0.5) / (0.36 SF)

"LOWER VENTS PROVIDED" = (TOTAL ATTIC AREA/300) * (0.5) / (0.36 SF)

SEE DETAIL: 53/A-932

RIDGE VENT OPTION: VULCAN VENT VSC1120RV CONTINUOUS VENT 1" X 120" 50.0 SQ. IN OF AIR MOVEMENT PER VENT = 50.0 SQ. IN. / 144 = 0.35 SF

= (TOTAL ATTIC AREA/300) / (0.35 SF)

SEE DETAIL: 52/A-932

NOTE: ROOF VENTING SHALL COMPLY WITH CRC SECTION R806.

A) ENCLOSED ATTICS AND ENCLOSED RAFTER SPACES FORMED WHERE CEILINGS ARE APPLIED DIRECTLY TO THE UNDERSIDE OF ROOF RAFTERS SHALL HAVE CROSS VENTILATION FOR EACH SEPARATE SPACE BY VENTILATING OPENINGS PROTECTED AGAINST THE ENTRANCE OF RAIN OR SNOW. VENTILATION OPENINGS SHALL HAVE A LEAST DIMENSION OF 1/16 INCH MINIMUM AND 1/4 INCH MAXIMUM. OPENINGS IN ROOF FRAMING MEMBERS SHALL CONFORM TO THE REQUIREMENTS OF SECTION R802.7. REQUIRED VENTILATION OPENINGS SHALL OPEN DIRECTLY TO THE OUTSIDE AIR AND SHALL BE PROTECTED TO PREVENT THE ENTRY OF BIRDS, RODENTS, SNAKES AND OTHER SIMILAR CREATURES.

B) THE MINIMUM NET FREE VENTILATING AREA SHALL COMPLY WITH CRC R806.2. C) PER CRC R902.1.3 ROOFING REQUIREMENTS FOR STRUCTURES LOCATED IN A WILDLAND-URBAN INTERFACE (WUI) FIRE AREA SHALL COMPLY WITH SECTION

D) THE PRODUCT ABOVE CAN BE FOUND IN THE CAL-FIRE STATE FIRE MARSHAL LISTED WILDLAND URBAN INTERFACE (WUI) PRODUCT HANDBOOK.

NET FREE PROVIDED AREA PER | NET FREE **VENT TYPE** COUNT VENT LENGTH VENT

ATTIC 1 - PLAN 2

REQUIRED ATTIC 1 - PPPER VENTING SF LOWER VENTING (NFA) REQUIRED (NFA) REQUIRED (NFA)

TOTAL NFA PROVIDED: 2.70 SF > 1.64 SF TOTAL NFA REQUIRED

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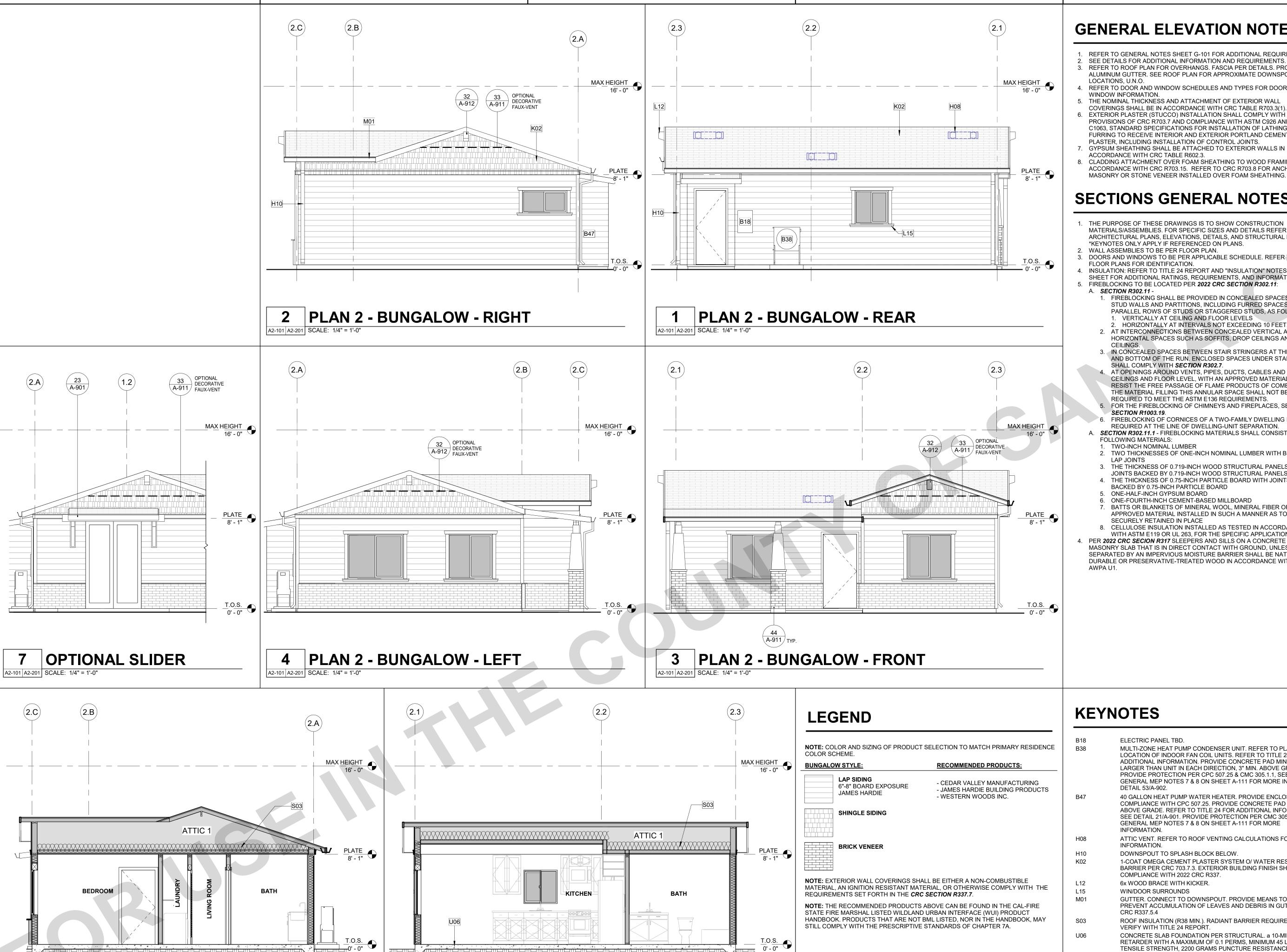
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SHEET

2 GROUND FLOOR RCP 2 - MODERN



GENERAL ELEVATION NOTES

- REFER TO GENERAL NOTES SHEET G-101 FOR ADDITIONAL REQUIREMENTS 2. SEE DETAILS FOR ADDITIONAL INFORMATION AND REQUIREMENTS. 3. REFER TO ROOF PLAN FOR OVERHANGS. FASCIA PER DETAILS. PROVIDE ALUMINUM GUTTER. SEE ROOF PLAN FOR APPROXIMATE DOWNSPOUT LOCATIONS, U.N.O.
 - REFER TO DOOR AND WINDOW SCHEDULES AND TYPES FOR DOOR AND
- WINDOW INFORMATION. THE NOMINAL THICKNESS AND ATTACHMENT OF EXTERIOR WALL
- EXTERIOR PLASTER (STUCCO) INSTALLATION SHALL COMPLY WITH THE PROVISIONS OF CRC R703.7 AND COMPLIANCE WITH ASTM C926 AND ASTM C1063, STANDARD SPECIFICATIONS FOR INSTALLATION OF LATHING AND FURRING TO RECEIVE INTERIOR AND EXTERIOR PORTLAND CEMENT-BASED
- PLASTER, INCLUDING INSTALLATION OF CONTROL JOINTS. GYPSUM SHEATHING SHALL BE ATTACHED TO EXTERIOR WALLS IN ACCORDANCE WITH CRC TABLE R602.3.
- 8. CLADDING ATTACHMENT OVER FOAM SHEATHING TO WOOD FRAMING IN ACCORDANCE WITH CRC R703.15. REFER TO CRC R703.8 FOR ANCHORED MASONRY OR STONE VENEER INSTALLED OVER FOAM SHEATHING.

SECTIONS GENERAL NOTES

- THE PURPOSE OF THESE DRAWINGS IS TO SHOW CONSTRUCTION MATERIALS/ASSEMBLIES. FOR SPECIFIC SIZES AND DETAILS REFER TO ARCHITECTURAL PLANS, ELEVATIONS, DETAILS, AND STRUCTURAL PLANS. *KEYNOTES ONLY APPLY IF REFERENCED ON PLANS.
- DOORS AND WINDOWS TO BE PER APPLICABLE SCHEDULE. REFER TO FLOOR PLANS FOR IDENTIFICATION.
- INSULATION: REFER TO TITLE 24 REPORT AND "INSULATION" NOTES ON
- SHEET FOR ADDITIONAL RATINGS, REQUIREMENTS, AND INFORMATION. FIREBLOCKING TO BE LOCATED 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: 1. VERTICALLY AT CEILING AND FLOOR LEVELS
 - 2. HORIZONTALLY AT INTERVALS NOT EXCEEDING 10 FEET. 2. AT INTERCONNECTIONS BETWEEN CONCEALED VERTICAL AND HORIZONTAL SPACES SUCH AS SOFFITS, DROP CEILINGS AND COVE
 - 3. IN CONCEALED SPACES BETWEEN STAIR STRINGERS AT THE TOP AND BOTTOM OF THE RUN. ENCLOSED SPACES UNDER STAIRS SHALL COMPLY WITH SECTION R302.7.
 - 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.
- SECTION R302.11.1 FIREBLOCKING MATERIALS SHALL CONSIST OF FOLLOWING MATERIALS:
- 2. TWO THICKNESSES OF ONE-INCH NOMINAL LUMBER WITH BROKEN
- 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
- ONE-FOURTH-INCH CEMENT-BASED MILLBOARD 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. MASONRY SLAB THAT IS IN DIRECT CONTACT WITH GROUND, UNLESS SEPARATED BY AN IMPERVIOUS MOISTURE BARRIER SHALL BE NATURALLY DURABLE OR PRESERVATIVE-TREATED WOOD IN ACCORDANCE WITH

THESE PLANS ARE PROVIDED BY THE COUNTY OF SANTA CRUZ AS PART OF THE PRE-APPROVED ADU PROGRAM AND ARE PUBLIC DOMAIN. THERE CANNOT BE A CHARGE TO PROVIDE THESE PLANS. NO ALTERATIONS TO THESE PLANS ARE ALLOWED. ALL ALTERATIONS MUST BE DONE UNDER A SEPARATE PERMIT ONCE THE BUILDING PERMIT FOR THE ADU HAS BEEN ISSUED AND FINAL INSPECTION COMPLETED. IF YOU DO NOT HAVE THE CONSTRUCTION KNOWLEDGE AND EXPERIENCE TO CONTRUCT THESE PLANS WITHOUT FURTHER DETAILS,

IT IS RECOMMENDED YOU HIRE A CONTRACTOR TO DO THE CONSTRUCTION. THE COUNTY WILL NOT PROVIDE FURTHER INFORMATION OR DETAILS AND BUILDING INSPECTORS WILL NOT PROVIDE STEP BY STEP INSTRUCTIONS IN THE FIELD.

XTERIOR BUILDING BUN

ADU PROTOTYP CRUZ SANTA

ELECTRIC PANEL TBD. MULTI-ZONE HEAT PUMP CONDENSER UNIT. REFER TO PLANS FOR LOCATION OF INDOOR FAN COIL UNITS. REFER TO TITLE 24 FOR ADDITIONAL INFORMATION. PROVIDE CONCRETE PAD MIN. 6"

LARGER THAN UNIT IN EACH DIRECTION, 3" MIN. ABOVE GRADE PROVIDE PROTECTION PER CPC 507.25 & CMC 305.1.1, SEE GENERAL MEP NOTES 7 & 8 ON SHEET A-111 FOR MORE INFO. SEE DETAIL 53/A-902. 40 GALLON HEAT PUMP WATER HEATER. PROVIDE ENCLOSURE IN COMPLIANCE WITH CPC 507.25. PROVIDE CONCRETE PAD 3" MIN. ABOVE GRADE. REFER TO TITLE 24 FOR ADDITIONAL INFORMATION.

SEE DETAIL 21/A-901. PROVIDE PROTECTION PER CMC 305.1.1, SEE GENERAL MEP NOTES 7 & 8 ON SHEET A-111 FOR MORE

- ATTIC VENT. REFER TO ROOF VENTING CALCULATIONS FOR MORE INFORMATION.
- 1-COAT OMEGA CEMENT PLASTER SYSTEM O/ WATER RESISTIVE BARRIER PER CRC 703.7.3. EXTERIOR BUILDING FINISH SHALL BE IN COMPLIANCE WITH 2022 CRC R337.
- 6x WOOD BRACE WITH KICKER.
- GUTTER. CONNECT TO DOWNSPOUT. PROVIDE MEANS TO PREVENT ACCUMULATION OF LEAVES AND DEBRIS IN GUTTER PER
- CRC R337.5.4 ROOF INSULATION (R38 MIN.). RADIANT BARRIER REQUIRED VERIFY WITH TITLE 24 REPORT.
- CONCRETE SLAB FOUNDATION PER STRUCTURAL. a 10-MIL VAPOR RETARDER WITH A MAXIMUM OF 0.1 PERMS. MINIMUM 45 LB/IN TENSILE STRENGTH, 2200 GRAMS PUNCTURE RESISTANCE, SHALL BE PLACED BETWEEN THE CONCRETE FLOOR SLAB AND THE BASE COURSE (FOR HABITABLE SPACES).

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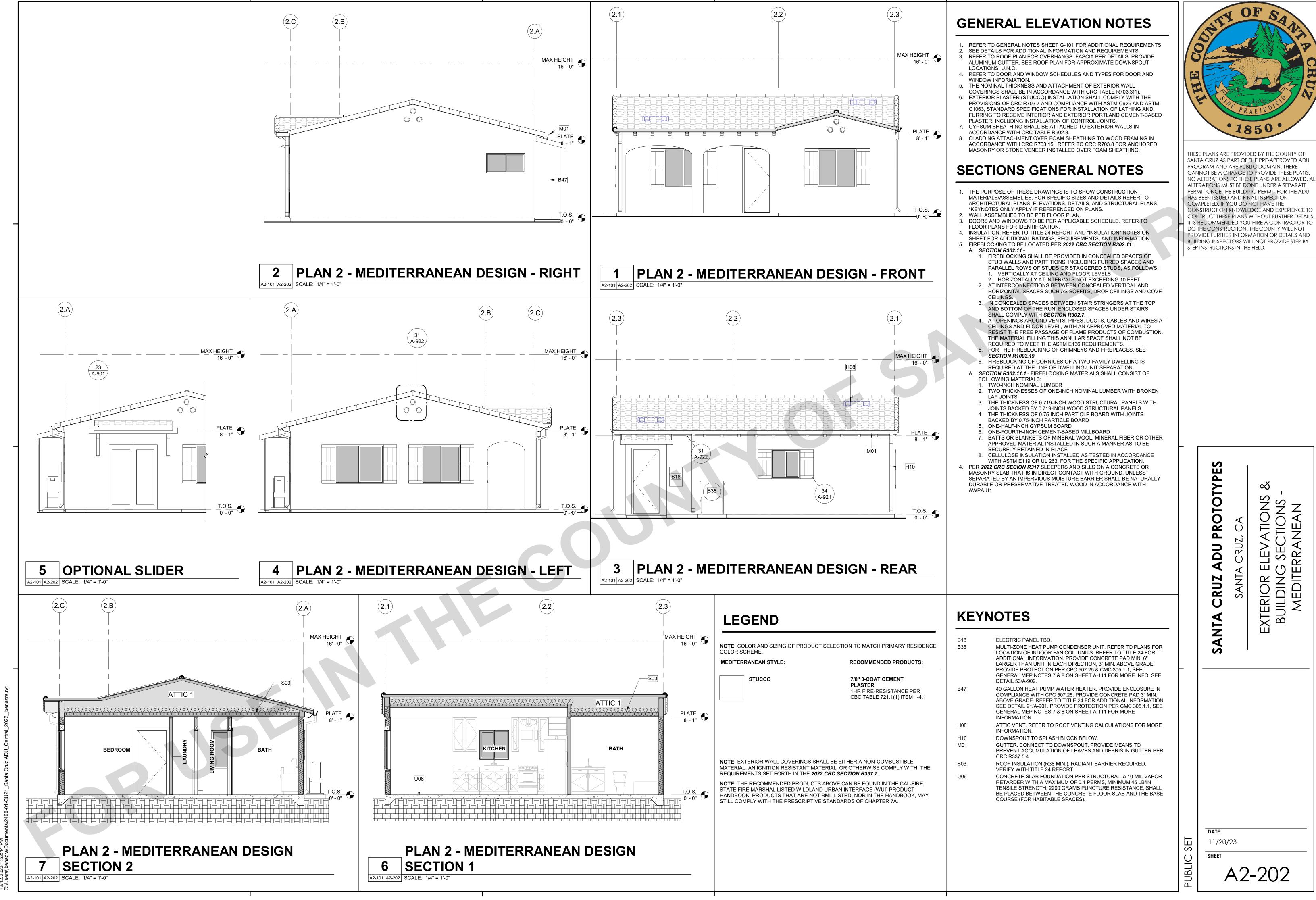
11/20/23 SHEET

A2-201

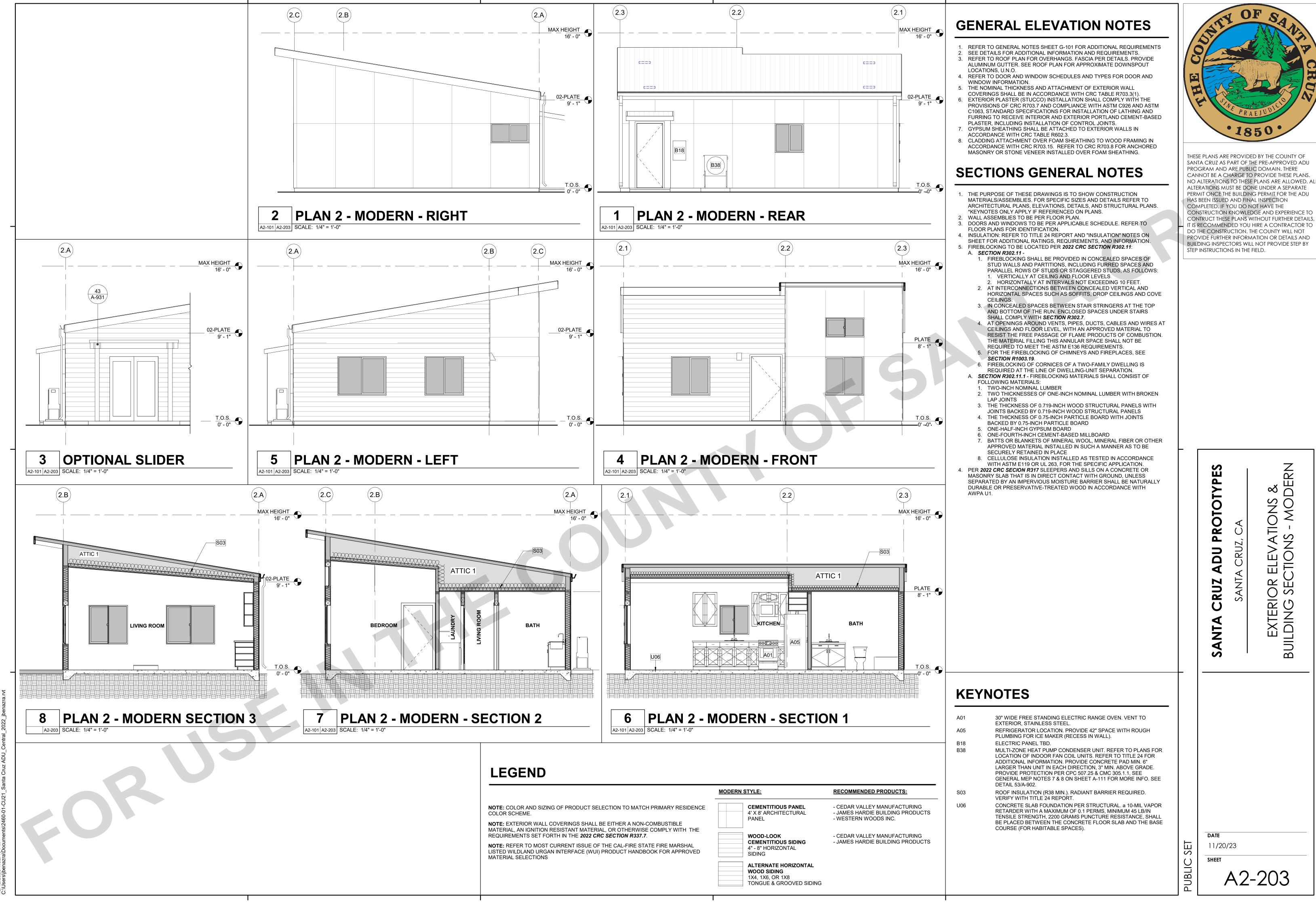
5 PLAN 2 - BUNGALOW - SECTION 1

PLAN 2 - BUNGALOW - SECTION 2

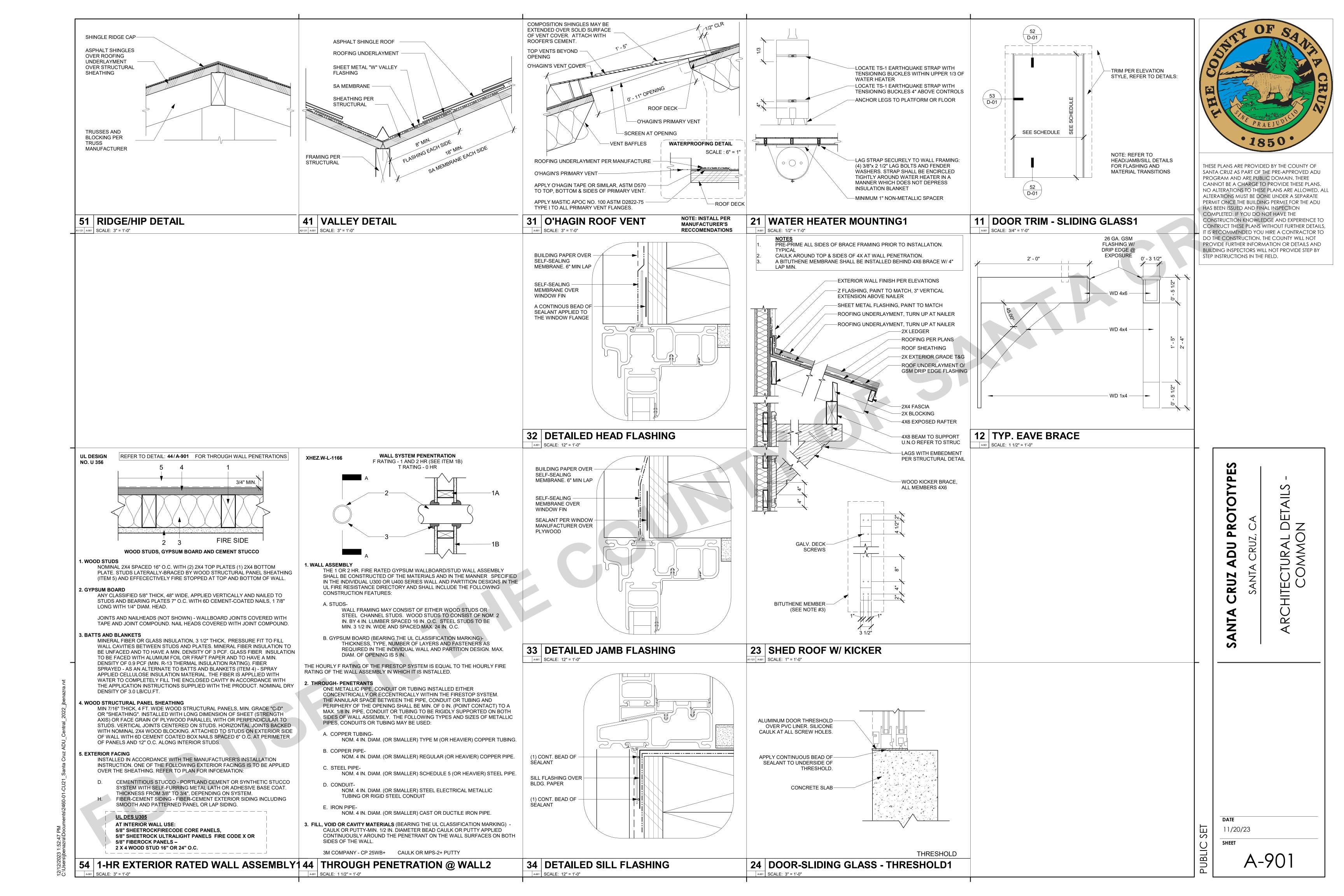
A2-101 A2-201 SCALE: 1/4" = 1'-0"

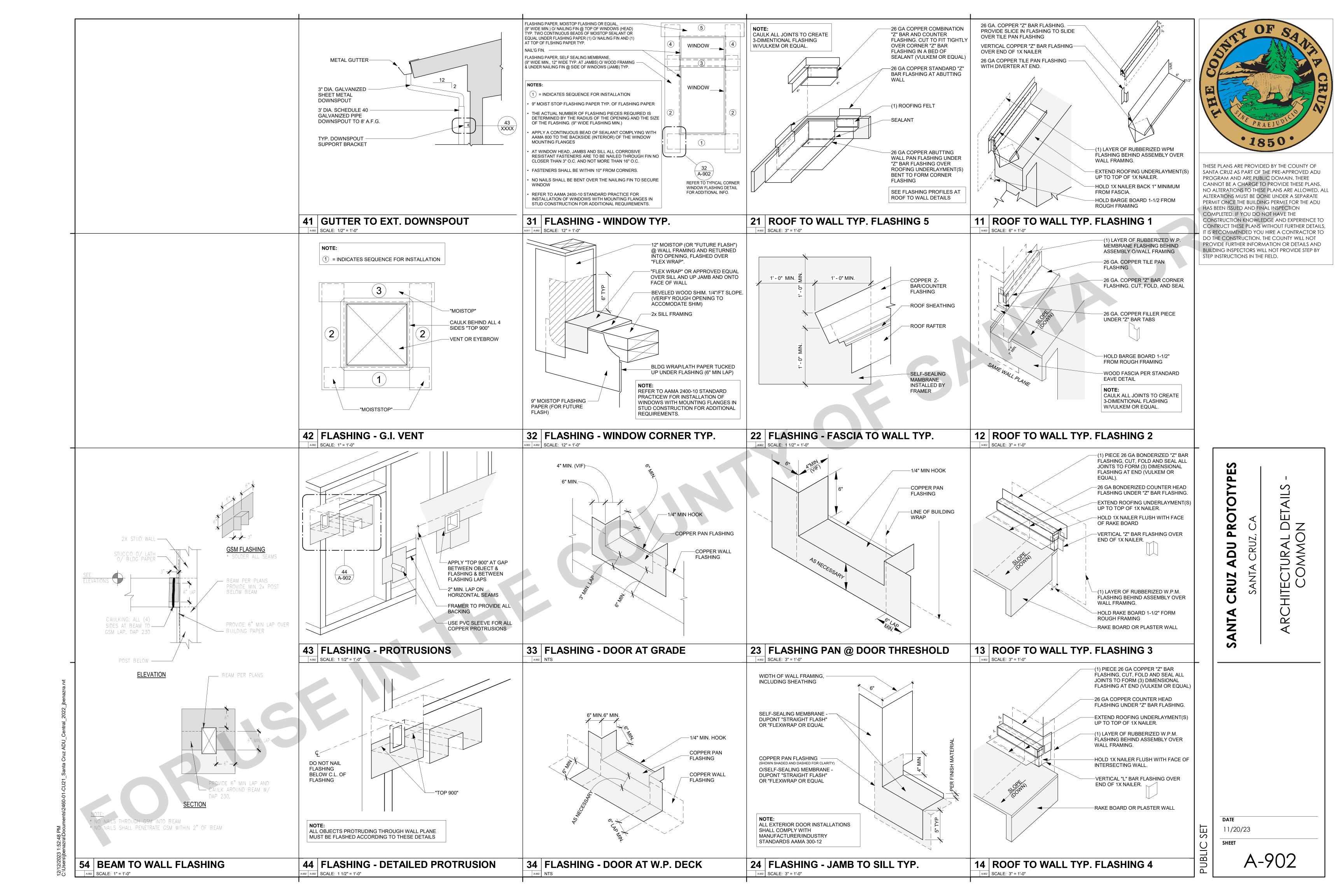


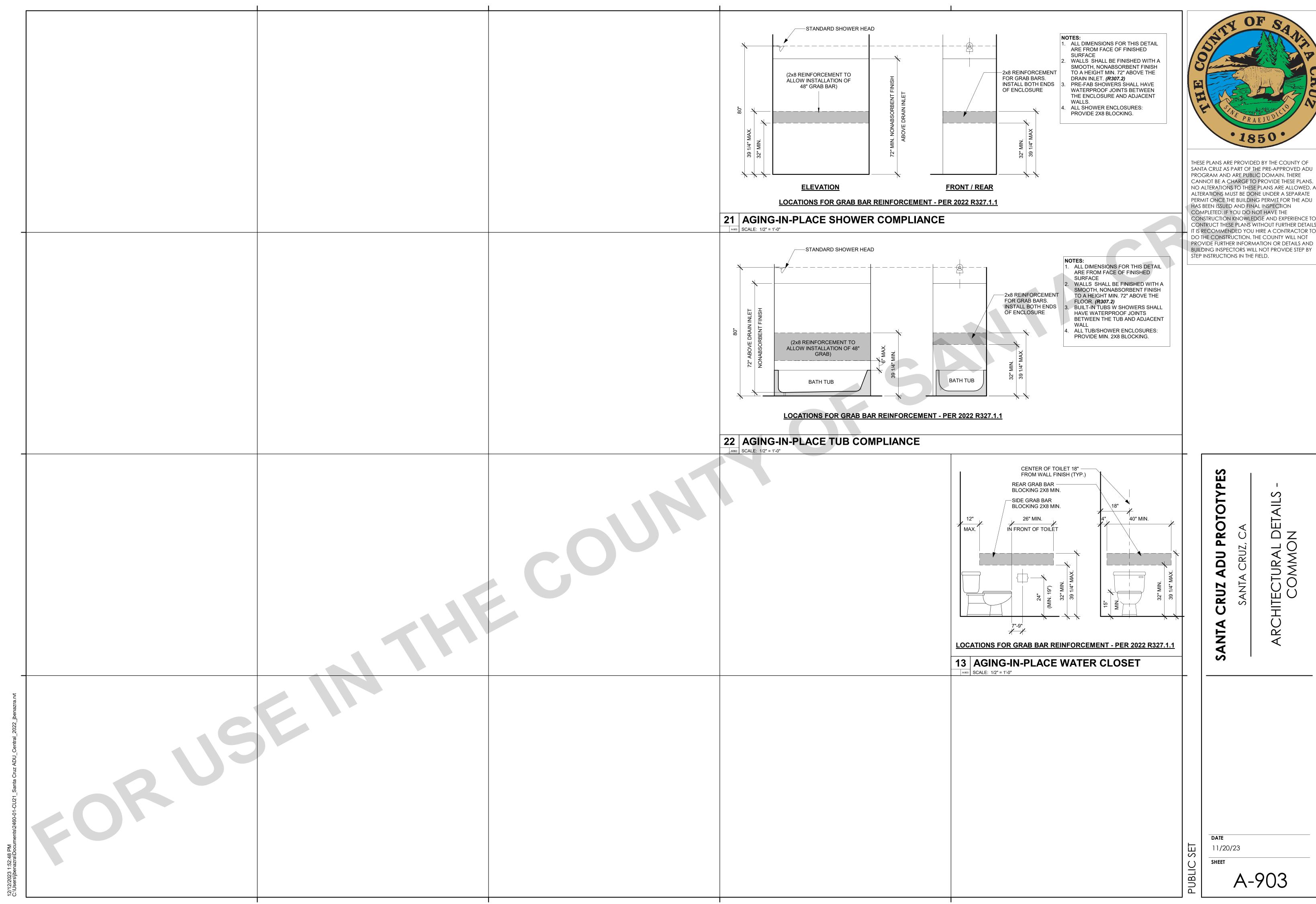
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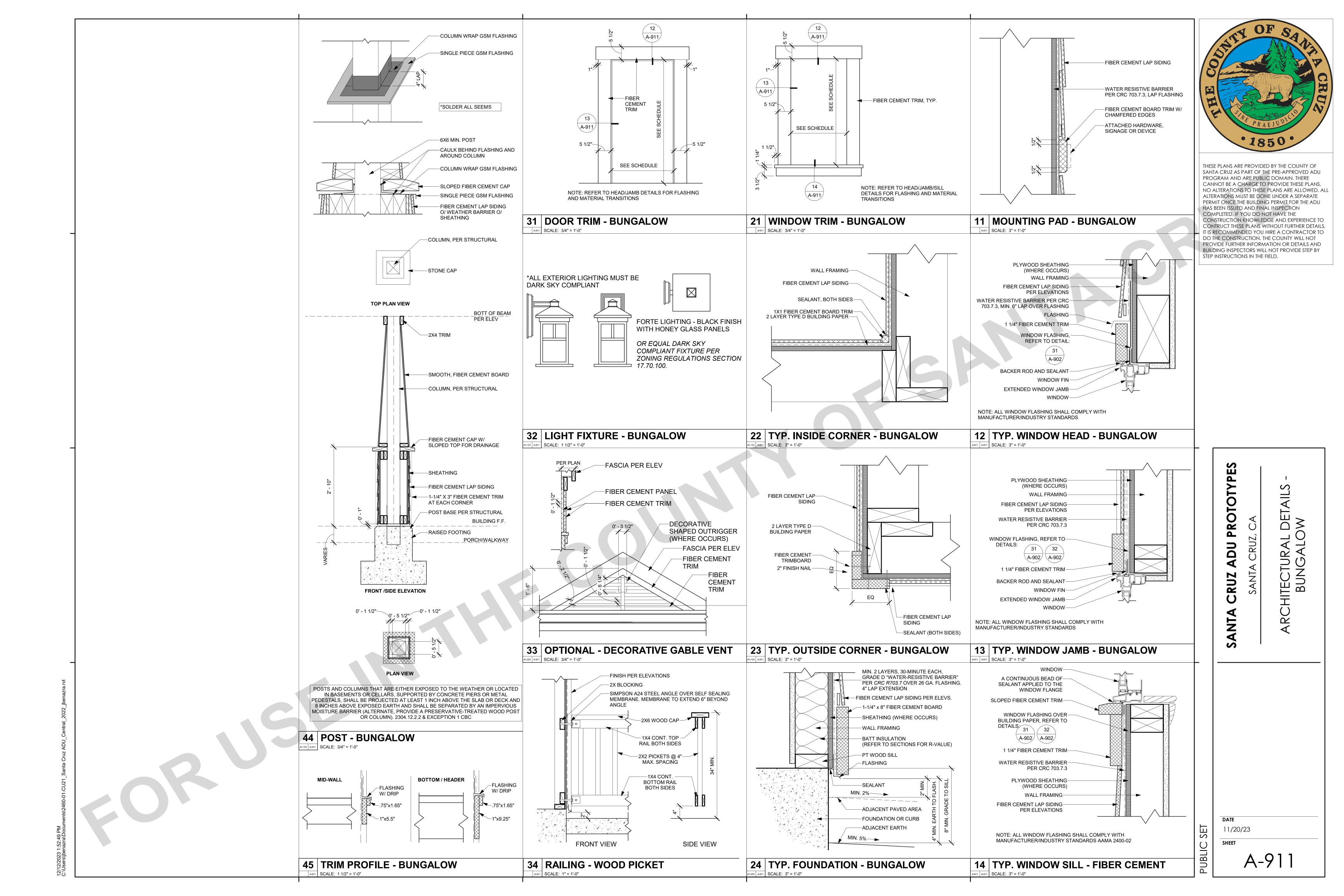
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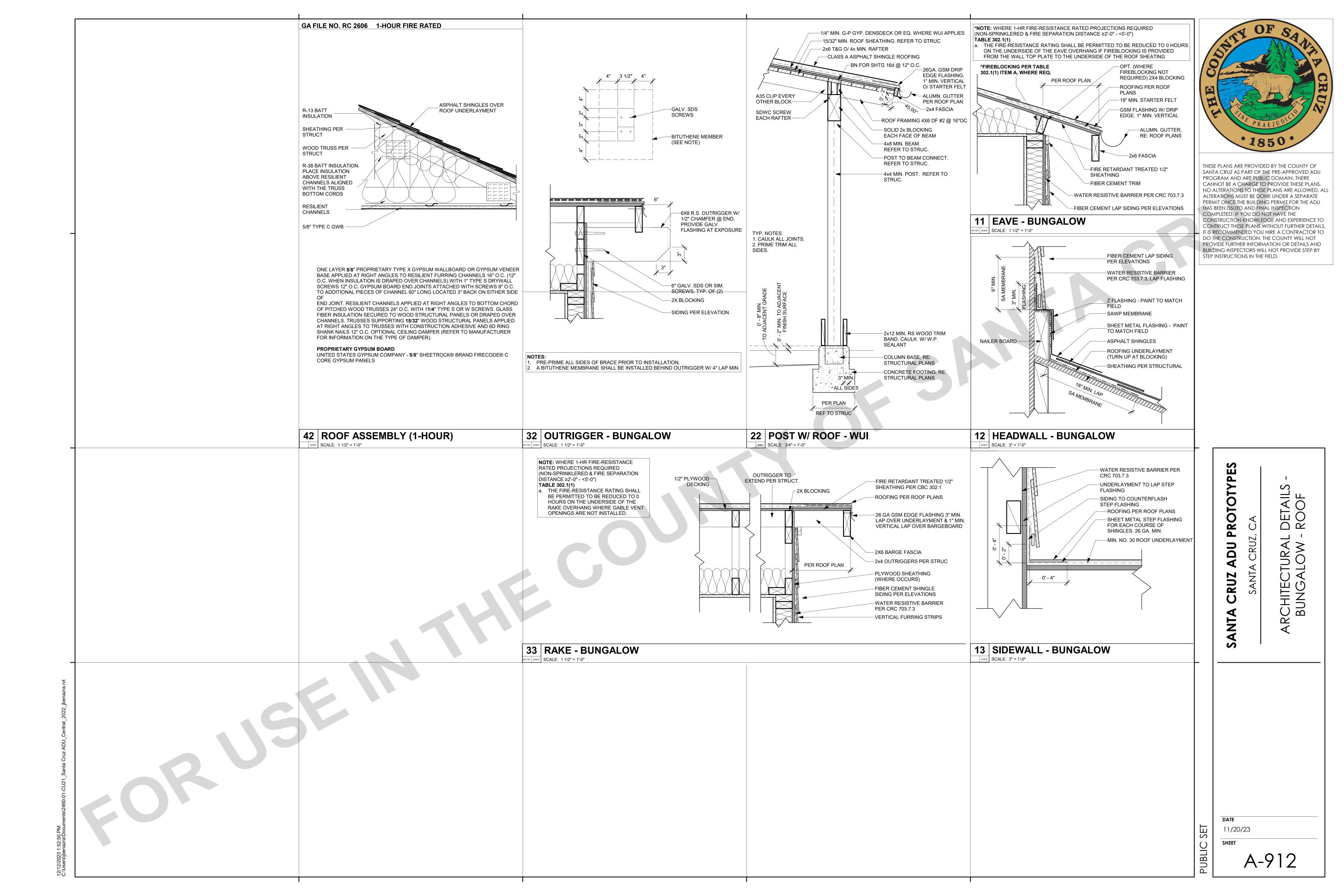


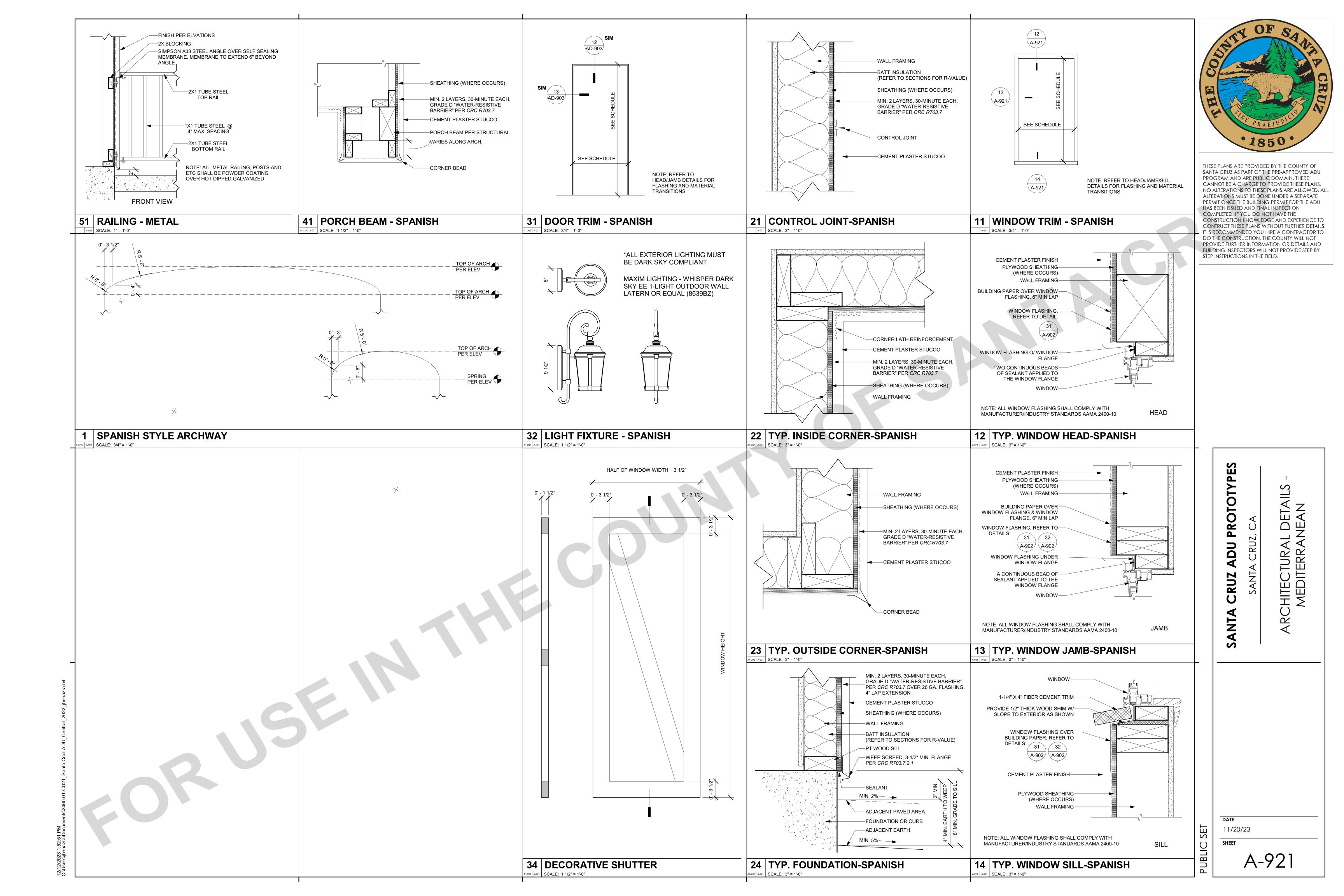


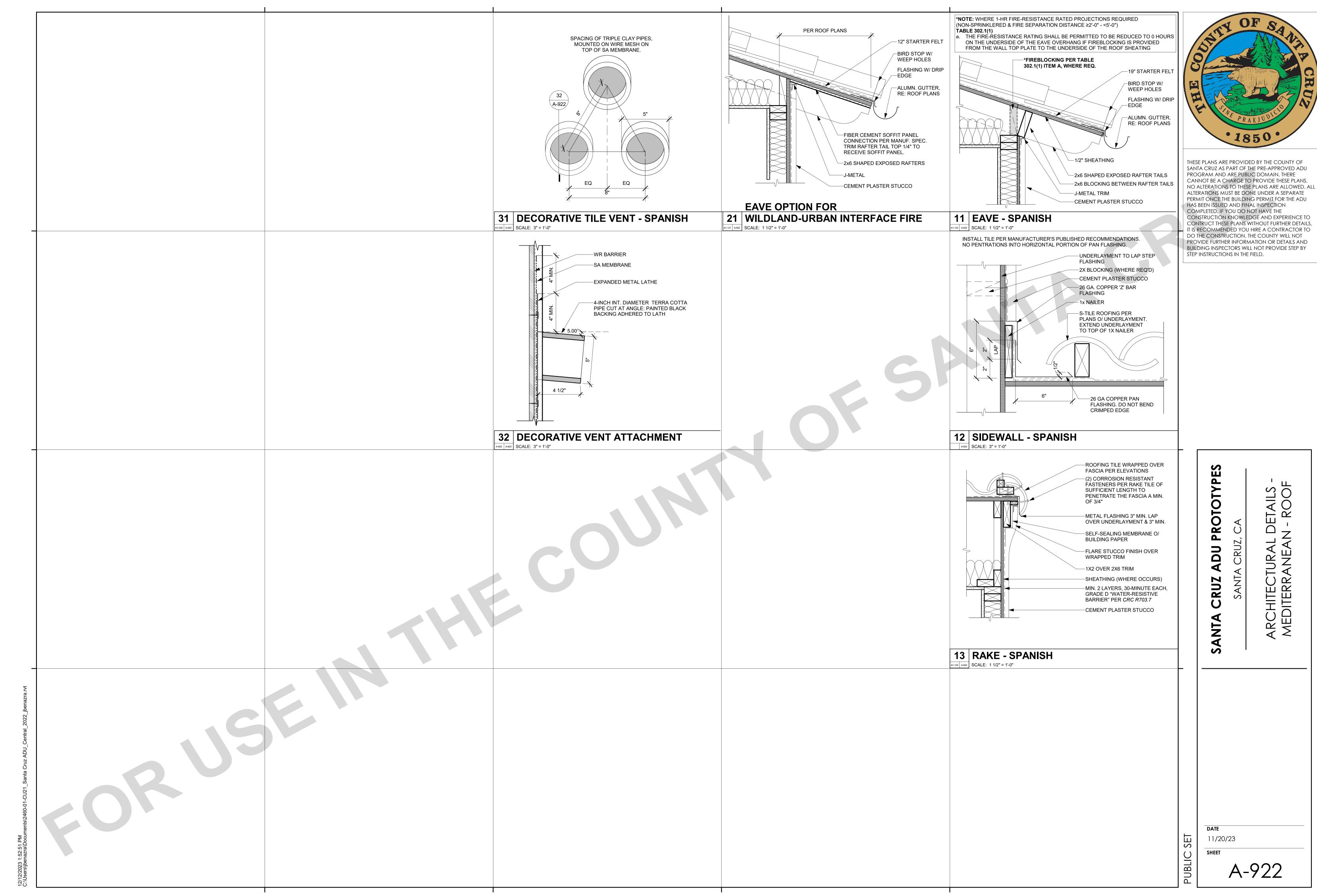


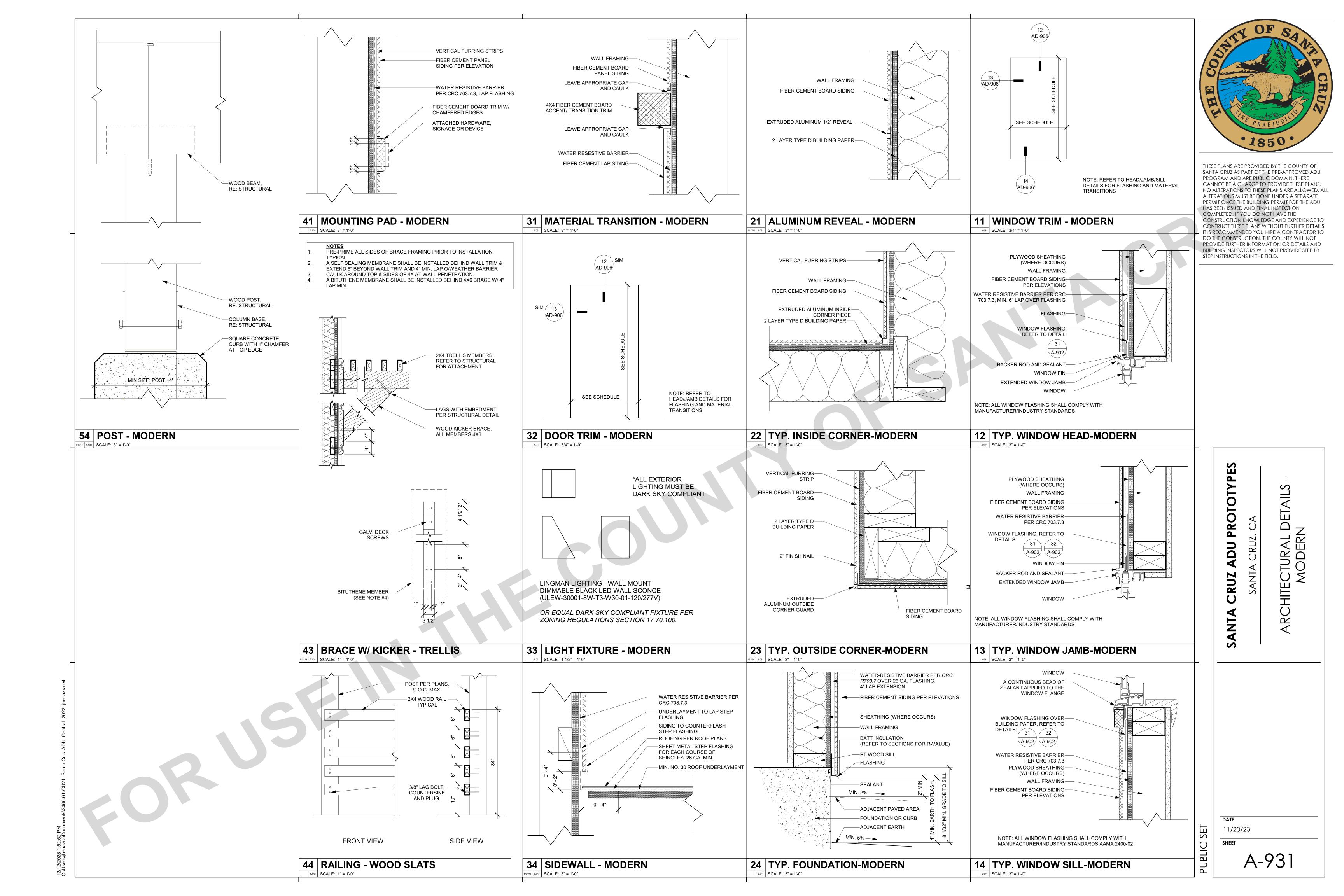
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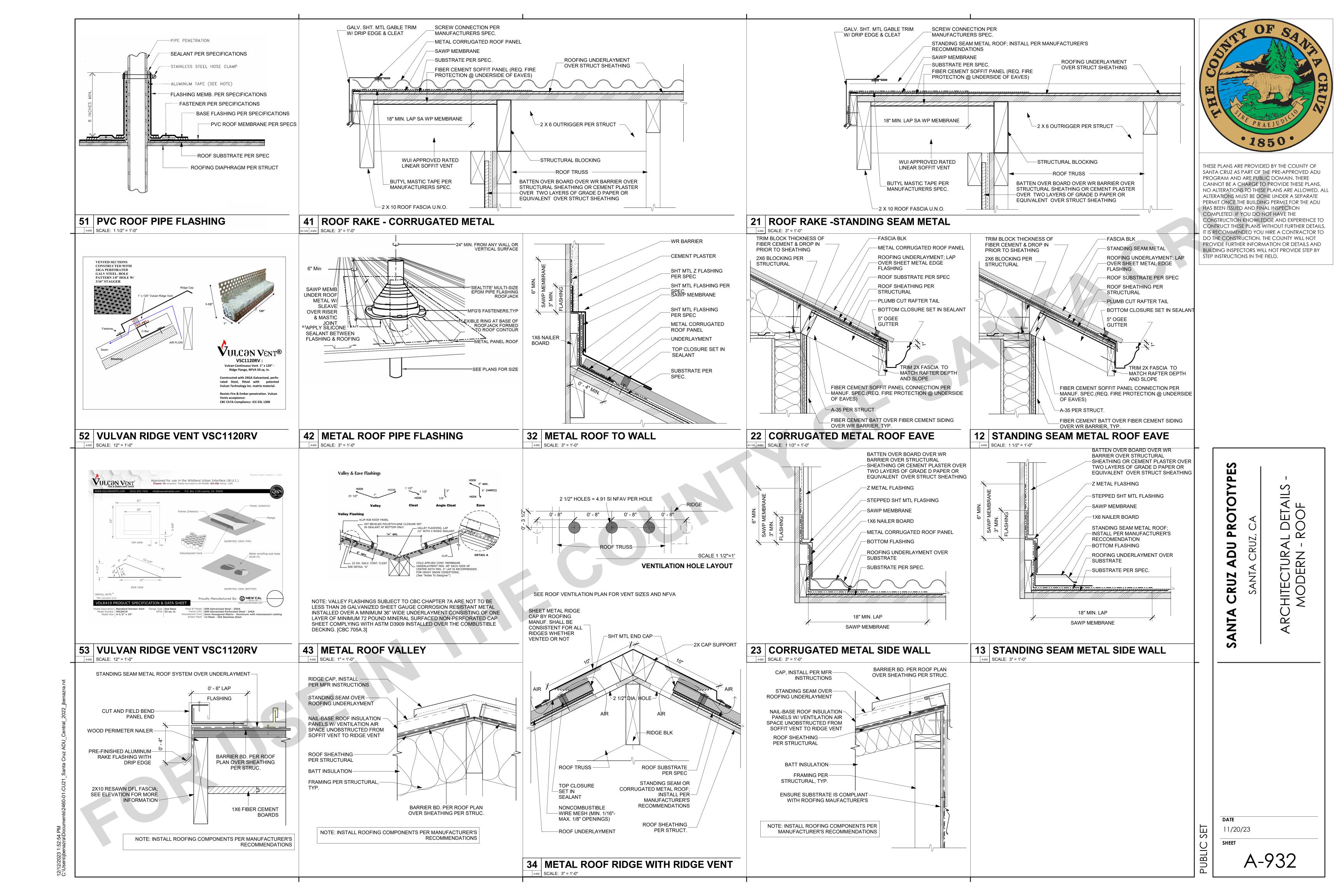


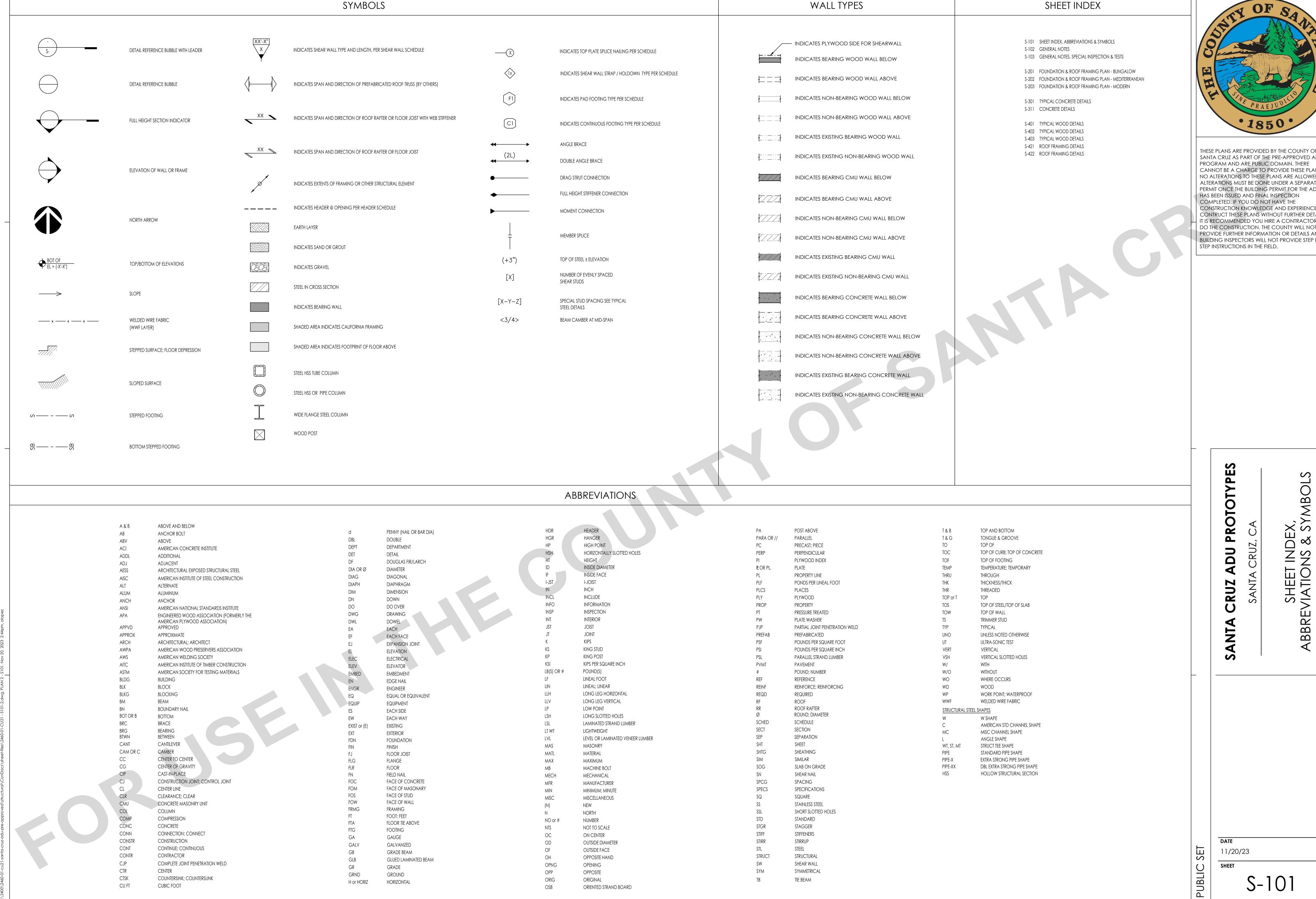












TIE BEAM

ORIG

OSB

ORIGINAL

ORIENTED STRAND BOARD

CTSK

CU FT

COUNTERSINK; COUNTERSUNK

CUBIC FOOT

H or HORIZ

HORIZONTAL

THESE PLANS ARE PROVIDED BY THE COUNTY OF SANTA CRUZ AS PART OF THE PRE-APPROVED ADU PROGRAM AND ARE PUBLIC DOMAIN. THERE CANNOT BE A CHARGE TO PROVIDE THESE PLANS. NO ALTERATIONS TO THESE PLANS ARE ALLOWED. ALL ALTERATIONS MUST BE DONE UNDER A SEPARATE PERMIT ONCE THE BUILDING PERMIT FOR THE ADU HAS BEEN ISSUED AND FINAL INSPECTION COMPLETED. IF YOU DO NOT HAVE THE CONSTRUCTION KNOWLEDGE AND EXPERIENCE TO CONTRUCT THESE PLANS WITHOUT FURTHER DETAILS, IT IS RECOMMENDED YOU HIRE A CONTRACTOR TO DO THE CONSTRUCTION. THE COUNTY WILL NOT PROVIDE FURTHER INFORMATION OR DETAILS AND BUILDING INSPECTORS WILL NOT PROVIDE STEP BY

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SAWN LUMBER

FRAMING LUMBER SHALL MEET THE FOLLOWING MINIMUM STANDARDS EXCEPT WHERE OTHERWISE NOTED:

	SAWN LUMBER	PROPER	TIES	
USE	SIZE	SPECIES	GRADE	REFERENCE
	2 X 4		STANDARD OR BETTER PRESSURE TREATED	
MUDSILLS	2 X 6 AND LARGER	D.F.	NO. 2 OR BETTER PRESSURE TREATED	2022 CBC 2303.1.9
	2 X	REDWOOD	FOUNDATION GRADE	
	HORIZONTAL FRA	AMING LUMBE	R	
ROOF JOISTS AND RAFTERS	2 x	D.F.	NO. 2	
FLOOR JOISTS	2 X	D.F.	NO. 2]
HEADERS AND BEAMS	4 X	D.F.	NO. 2	WCLIB & WWPA
	1	1	1	1

A NIV OTHER HORIZONEAL				
ANY OTHER HORIZONTAL	6 X 6 AND LARGER	D.F.	NO. 1]
	VERTICAL FRAM	AING LUMBER		
TOP PLATES	2 X	D.F.	NO. 2	
STUDS	2 X 4 & 3 X 4	D.F.	STUD	WCID 0
210D2	2 X 6 & 2 X 8	D.F.	NO. 2	WCLIB & WWPA
POSTS	4 X 4 & 4 X 6 POSTS	D.F.	NO. 2]'''''
PO313	6 X 6 & LARGER POSTS	D.F.	NO. 1	
	<u>ALL OTHER</u> FRA	MING LUMBER	?	
ALL OTHER FRAMING LUMBER	ALL SIZES	D.F.	STANDARD & BETTER	WCLIB &

4 X 4 AND SMALLER D.F. NO. 2

- 2. FLOOR JOISTS SHALL BE GRADE STAMPED "S-DRY" WHICH INDICATES A MOISTURE CONTENT NOT EXCEEDING 19 PERCENT.
- 3. ALL SOLE PLATES AND TOP PLATES SHALL BE GRADE STAMPED "KD" WHICH INDICATES KILN DRIED WITH A MOISTURE CONTENT NOT EXCEEDING 15 PERCENT.
- 4. STUD WALLS SHOWN ON PLANS ARE NONBEARING PARTITIONS WALLS, BEARING WALLS OR SHEAR WALLS BELOW THE FRAMING LEVEL, UNLESS NOTED OTHERWISE. STUDS SHALL BE SIZE AND SPACING AS NOTED IN THE DRAWINGS, SEE PLANS AND ARCHITECTURAL DRAWINGS. UNLESS OTHERWISE NOTED.
- 5. MINIMUM FRAMING NAILING SHALL CONFORM TO CBC TABLE 2304.10.2. ALL NAILS SHALL BE COMMON WIRE NAILS. PREDRILL NAIL HOLES TO 70% OF NAIL SHANK DIAMETER WHERE NAILING TENDS TO SPILT WOOD.
- 6. UNLESS OTHERWISE NOTED, ALL WOOD SILL PLATES UNDER BEARING, EXTERIOR, OR SHEAR WALLS IN CONTACT WITH CONCRETE OR MASONRY SHALL BE BOLTED TO THE CONCRETE OR MASONRY WITH 5/8" Ø X 12" BOLTS W/ 0.229" X 3" X 3" PLATE WASHER (GALV) AT 4'-O" O.C. BEGINNING AT 9" O.C. MAXIMUM FROM EACH END OF THE PLATES. THE BOLTS SHALL EXTEND A MINIMUM OF 7" INTO THE CONCRETE OR MASONRY. (POWDER DRIVEN PINS AT 1/3 OF THE BOLT SPACING OR 24" O.C. MAXIMUM MAY BE SUBSTITUTED FOR THE ANCHOR BOLTS AT INTERIOR NON-SHEAR WALLS ONLY).
- 7. ALL LUMBER IN CONTACT WITH CONCRETE SHALL BE PRESSURE TREATED LUMBER WITH AWPA TREATMENT C2 USING EITHER ALKALINE QUAT (ACQ TYPE B AND D), COPPER AZOLE (CBA-A, CA-B), OR SODIUM BORATES (SBX). ANCHOR BOLTS, FASTENERS, AND METAL FRAMING CONNECTORS IN CONTACT WITH PRESSURE TREATED LUMBER SHALL BE HOT-DIPPED GALVANIZED TO A RATING OF G-185 PER ASTM A653.
- 8. PROVIDE 2 STUDS UNDER ALL 4 X 10 AND LARGER BEAMS OR HEADERS AT SPANS 6 FEET OR LONGER, UNLESS OTHERWISE NOTED. WHERE POSTS OR MULTIPLE STUDS UNDER BEAMS OR HEADERS ARE CALLED FOR ON DRAWINGS THOSE POSTS OR MULTIPLE STUDS SHALL BE CARRIED TO THE FOUNDATION/PODIUM LEVEL.
- PROVIDE THE FOLLOWING BLOCKING AS A MINIMUM, UNLESS SHOWN OTHERWISE:
 2" X FULL DEPTH SOLID BLOCKING BETWEEN JOISTS OVER SUPPORT.
 2" X FULL DEPTH SOLID BLOCKING BETWEEN JOISTS OVER AND BELOW PARTITION WALLS
- 10. DOUBLE JOISTS UNDER PARTITIONS RUNNING PARALLEL TO JOISTS, UNLESS SUPPORTED BY A WALL BELOW OR SHOWN OTHERWISE. NAIL DOUBLED JOISTS WITH 16D AT 12" O.C., STAGGERED.
- 11. BRIDGING SHALL BE 2 X SOLID BLOCKS, INSTALLED AS FOLLOWS:

 ROOF JOISTS MORE THAN 10" DEPTH, 8'-0" O.C. MAXIMUM, NOT MORE THAN 8'-0' FROM SUPPORT.

 FLOOR JOISTS MORE THAN 10" DEPTH, 8'-0" O.C. MAXIMUM, NOT MORE THAN 8'-0' FROM SUPPORT.
- 12. JOIST HANGERS AND OTHER METAL FRAMING ACCESSORIES ARE REFERRED TO ON PLANS BY PARTICULAR TYPE AS MANUFACTURED BY SIMPSON STRONG-TIE COMPANY, STOCKTON, CALIFORNIA. ACCESSORIES OF OTHER MANUFACTURE WITH EQUIVALENT LOAD CARRYING CHARACTERISTICS MAY BE USED.
- 13. FIRE STOPPING, BACKING FOR INTERIOR FINISHES, NONBEARING WALLS, AND OTHER NON-STRUCTURAL FRAMING ARE NOT NECESSARILY SHOWN ON STRUCTURAL DRAWINGS.

HARDWARE AND CONNECTORS

GENERAL:

USE ALL SPECIFIED FASTENERS AS SPECIFIED ON PLANS. IF NOT INDICATED ON PLANS PROVIDE FASTENERS PER MFR'S

APPROVED ICC-ESR REPORT OR PRODUCT LITERATURE

HOI DOWNS:

- DO NOT OVER TIGHTEN NUTS ON TIE-DOWN ANCHOR RODS OR BOLTS. TIGHTEN ANCHOR ROD NUTS
 ONE-THIRD TO ONE HALF TURN BEYOND FINGER TIGHT
- INSTALL ALL HOLDOWNS TIGHT TO END STUDS/POST, DO NOT USE FILLER BLOCKS. FOR MISALIGNED ANCHOR
 BOLTS, EXTEND THE ANCHOR ROD AT A 1:6 (HORIZ/VERT) USING A COUPLER WITH EQUIVALENT ANCHOR ROD
 AND INSTALL THE HOLDOWN HIGHER ON END STUD / POST
- FOR HOLDOWNS THAT BOLT TO END POSTS, INSTALL THE HEAD OF THE BOLT TO THE BRACKET SIDE, AND ON THE SIDE OPPOSITE THE BRACKET, INSTALL A WASHER BETWEEN THE NUT AND THE STUD / POSTS

TIE DOWN & COLLECTOR STRAPS

- 1. TIE DOWN AND COLLECTOR STRAPS SHALL BE INSTALLED STRAIGHT AND TRUE, DO NOT FOLD, BEND, KINK OR
- OTHERWISE ALTER CONNECTOR STRAPS
 2. INSTALL TIE DOWN STRAPS DIRECT TO POST IN LIEU OF OVER SHEATHING, STRAPS MAY BE INSTALLED ON THE UNSHEATHED SIDE OF THE END STUDS / POSTS

CONCRETE

- . ALL CONCRETE CONSTRUCTION SHALL CONFORM WITH CHAPTER 19 OF THE CODE AND WITH THE PROVISIONS OF ACI 318-19.
- 2. CONCRETE MATERIALS SHALL BE IN ACCORDANCE WITH THE FOLLOWING STANDARDS:

MATERIAL	ASTM STANDARD
PORTLAND CEMENT (TYPE II) ^A	C150
CONCRETE AGGREGATES (HARDROCK)	C33
WATER ^B	C1602
COAL FLY ASH OR POZOLLAN (CLASS F)	C618
NATURAL OR MANUFACTURED SAND	C33
SLAG	C989

- A. FOR SOILS WITH HIGH CONCENTRATIONS OF SULFATES (EXPOSURES S2 OR S3 PER ACI 318-19 TABLE 19.3.2.1) PORTLAND CEMENT SHALL BE TYPE V. VERIFY WITH PROJECT GEOTECHNICAL REPORT.
- B. WATER SHOULD ONLY BE ADDED AT THE BATCH PLANT. IN NO CASE SHALL THE DESIGN WATER/ CEMENT RATIO BE EXCEEDED.
- 3. CONCRETE MIXES SHALL BE PROPORTIONED BASED ON SECTION 26.4.3 OF ACI 318-19, WHICH REFERENCES ACI 301-10 ARTICLE 4.2.3. MIX DESIGNS SHALL INCLUDE DOCUMENTATION OF MIX AVERAGE COMPRESSIVE STRENGTH THROUGH FIELD TEST DATA OR TRAIL MIXTURES IN ACCORDANCE WITH ACI 301-10 ARTICLE 4.2.3.4. SCHEDULE OF STRUCTURAL CONCRETE STRENGTHS AND LOCATIONS (UNO):

LOCATION IN STRUCTURE	MINIMUM STRENGTH (PSI)	DENSITY (PCF)	MAX SLUMP (IN±1)	MAX WATER/CEMENT RATIO	FLY ASH ^A (MAX)
CONCRETE FOUNDATIONS, GRADE BEAMS, TIE BEAMS	2,500	150	4	0.5	0.15
CONCRETE SLAB ON GRADE	2,500	150	4	0.45	0.15

- A. AS MEASURED BY CEMENTITIOUS WEIGHT
- 4. DEPOSITING AND CONVEYING OF CONCRETE SHALL CONFORM TO SECTION 26.5 OF ACI 318-19 AND PROJECT SPECIFICATIONS.
- 5. ALL CONCRETE SURFACES AGAINST WHICH NEW CONCRETE IS TO BE PLACED SHALL BE CLEANED AND ROUGHENED TO 1/4" AMPLITUDE.
- 6. ALL REINFORCING BARS, ANCHOR BOLTS AND OTHER CONCRETE INSERTS SHALL BE WELL SECURED IN POSITION PRIOR TO PLACING CONCRETE.
- 7. PROVIDE SLEEVES FOR PLUMBING AND ELECTRICAL OPENINGS IN CONCRETE BEFORE PLACING. DO NOT CUT ANY REINFORCING WHICH MAY CONFLICT. CORING IN CONCRETE IS NOT PERMITTED WITHOUT SEOR APPROVAL. NOTIFY THE SEOR IN ADVANCE OF CONDITIONS NOT SHOWN ON THE DRAWINGS. SEE THE DRAWINGS FOR ADDITIONAL RESTRICTIONS ON THE PLACEMENT OF OPENINGS IN SLABS AND WALLS.
- 8. PIPES EMBEDDED IN CONCRETE: A. CONCRETE
 - CONCRETE
 a. PIPES LARGER THAN 1-1/2" DIAMETER SHALL NOTE BE EMBEDDED IN STRUCTURAL CONCRETE
 EXCEPT WHERE SPECIFICALLY APPROVED BY SEOR.
 - b. NO CONDUITS SHALL BE PLACED IN CONCRETE FILL OVER METAL DECK.
 - c. PIPES SHALL NOT DISPLACE OR INTERRUPT REINFORCING BARS.
 - d. Do not stack conduits, space embedded pipes and conduits at a minimum of 3 diameters clear from other embedded pipes/conduits and rebar.

REINFORCING STEEL

- 1. REINFORCING BARS SHALL CONFORM TO THE REQUIREMENTS OF CHAPTER 19 OF THE CODE AND WITH THE PROVISIONS OF ACI 318-19, ASTM A706, GRADE 60 UNO. ASTM A615 GR 60 STEEL MAY BE SUBSTITUTED FOR ASTM A706 GR60 STEEL PER ACI 318-19 SECTION 20.2.2.5 PROVIDED THE FOLLOWING CONDITIONS ARE MET:
- A. THE ACTUAL YIELD STRENGTH BASED ON MILL TESTS DOES NOT EXCEED THE SPECIFIED YIELD STRENGTH BY
- B. THE RATIO OF THE ACTUAL ULTIMATE TENSILE STRESS TO THE ACTUAL YIELD STRENGTH IS NOT LESS THAN
- C. WHERE REINFORCEMENT COMPLYING WITH ASTM A615 IS TO BE WELDED, CHEMICAL TESTS SHALL BE PERFORMED TO DETERMINE WELDABILITY IN ACCORDANCE WITH SECTION 26.6.4 OF ACI 318-19.
- 2. BARS SHALL BE CLEAN OF RUST, GREASE, OR OTHER MATERIALS LIKELY TO IMPAIR BOND. ALL REINFORCING BAR BENDS SHALL BE MADE COLD.
- REINFORCING BAR LAP SPLICES SHALL BE MADE AS INDICATED ON THE DRAWINGS. LAP ALL HORIZONTAL BARS AT CORNERS AND INTERSECTIONS. STAGGER ALL SPLICES UNLESS NOTED OTHERWISE ON PLANS.
- A. MINIMUM LAP SPLICE LENGTH FOR REINFORCING STEEL BARS IN CONCRETE SHALL BE PER ACI 318-19 SECTION 25.5.2 AND THE REINFORCING SCHEDULE ON THE DRAWINGS.
- 5. REINFORCING STEEL SHALL BE ACCURATELY PLACED AND ADEQUATELY SUPPORTED BEFORE THE CONCRETE IS PLACED AND SHALL BE SECURED AGAINST DISPLACEMENT DURING CONSTRUCTION WITHIN PERMITTED TOLERANCES. ADEQUATE SUPPORTS ARE ALSO NECESSARY TO KEEP THE REINFORCING STEEL AT THE PROPER DISTANCE FROM THE FORMS. USE WIRE BAR SUPPORTS, PRECAST CONCRETE SUPPORTS, SPACERS, BOLSTERS, REINFORCEMENT OR OTHER MEANS OF SUPPORT PER THE "CRSI MANUAL OF STANDARD PRACTICE", LATEST EDITION.
- 6. ED ITEMS MAY BE CORRECTED PRIOR TO PLACEMENT OF OVERLYING GRIDS OR REINFORCING STEEL.
- 7. CONCRETE PROTECTION FOR REINFORCEMENT

	OLLOWING MINIMUM CONCRETE COVER SHALL BE PROVIDED FOR DRCEMENT IN CAST-IN-PLACE CONCRETE (NON-PRESTRESSED):	MINIMUM COVER, IN.
A.	CONCRETE CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH	3
В.	CONCRETE EXPOSED TO EARTH OR WEATHER: NO.6 THROUGH NO. 18 BAR NO.5 BAR, W31 OR D31 WIRE & SMALLER	2 1 ½"
C.	CONCRETE NOT EXPOSED TO WEATHER OR IN CONTACT WITH GROUND: SLABS, WALLS, JOISTS: NO.14 AND NO.18 BARS NO.11 BAR & SMALLER BEAMS, COLUMNS: PRIMARY REINFORCEMENT TIES, STIRRUPS, SPIRALS	1½" ¾" 1½"

WOOD (GENERAL)

PRESERVATIVE TREATMENT:

- WOOD MEMBERS SHALL BE PRESERVATIVE TREATED IN ACCORDANCE WITH AITC 109-07, STANDARD FOR PRESERVATIVE TREATMENT, BASED ON THE SERVICE CONDITION PER THE USE CATEGORIES (UC<u>#</u>) SPECIFIED IN AWPA U1-06.
- a. UC1 INTERIOR CONSTRUCTION, ABOVE GROUND, DRY NO PRESERVATIVE TREATMENT REQUIRED
 b. UC2 INTERIOR CONSTRUCTION, ABOVE GROUND, WET PRESERVATIVE TREATMENT REQUIRED IF THE HUMIDITY OR MOISTURE CONDENSATION IS 20% OR GREATER.
- FOR ALL TREATED WOOD MEMBERS, ALL CUTS, HOLES AND INJURIES SUCH AS ABRASIONS OR HOLES FROM REMOVAL OF NAILS AND SPIKES WHICH MAY PENETRATE THE TREATED ZONE SHALL BE FIELD TREATED IN ACCORDANCE WITH AWPA M4-06. THE FOLLOWING FIELD TREATMENTS SHALL BE USED:

 a. BORED HOLES: HOLES FOR CONNECTORS OR BOLTS MAY BE TREATED BY PUMPING COAL TAR ROOFING

c. UC3 - EXTERIOR CONSTRUCTION ABOVE GROUND - PRESERVATIVE TREATMENT REQUIRED.

CEMENT MEETING ASTM D5643 INTO HOLES USING A GREASE GUN OR SIMILAR DEVICE

b. EXTERIOR: COPPER NAPHTHENATE

c. INTERIOR: INORGANIC BORON PRESERVATIVES LIMITED TO USE IN APPLICATIONS NOT IN CONTACT WITH GROUND AND CONTINUOUSLY PROTECTED FROM LIQUID WATER

FOUNDATION

- GEOTECHNICAL INFORMATION AND FOUNDATION DESIGN IS BASED ON THE FOLLOWING:
 A. DESIGN LATERAL SOIL LOADS ARE IN ACCORDANCE WITH 2022 CBC TABLE 1610.1

 B. ALLOWARIE FOUNDATION READING AND LATERAL PRESSURES ARE IN ACCORDANCE WITH
- B. ALLOWABLE FOUNDATION BEARING AND LATERAL PRESSURES ARE IN ACCORDANCE WITH 2022 CBC TABLE 1806.2

2.	SPREAD OR CONTINUOUS FOOTINGS:							
			ALLOWABLE LATERAL RESISTANCE B					
	ELEMENT	ALLOWABLE BEARING CAPACITY (PSF) ^A	PASSIVE RESISTANCE (PSF/FT BELOW GRADE) ^E	COHESION (PSF)				
	SHALLOW FOUNDATION	1,500	100	130				

NOTES:

- A. THE ALLOWABLE CAPACITY MAY BE INCREASED BY ONE-THIRD WHEN CONSIDERING LOADS OF SHORT DURATION SUCH AS WIND OR SEISMIC FORCES.
- B. THE ALLOWABLE LATERAL RESISTANCE CAN BE TAKEN AS THE SUM OF THE FRICTIONAL RESISTANCE AND PASSIVE RESISTANCE.
- C. THE UPPER 0 FOOT OF SOIL NOT PROTECTED BY PAVEMENT SHALL BE NEGLECTED WHEN CALCULATING PASSIVE RESISTANCE.
- D. COMPACTED FILL SHOULD BE PREPARED AS FOLLOWS: A MIN OF 12" OF COMPACTED FILL SHALL BE PROVIDED, COMPACTED TO A MIN OF 90 PERCENT MODIFIED PROCTOR IN ACCORDANCE WITH ASTM D 1557 (2022 CBC 1804.6)
- 4. WHERE NOT SHOWN ON THE DRAWINGS, CONTRACTOR TO PROVIDE FOR DESIGN AND INSTALLATION OF ALL CRIBBING, SHEATHING AND SHORING REQUIRED AND SHALL BE SOLELY RESPONSIBLE FOR ALL EXCAVATION PROCEDURES INCLUDING LAGGING, SHORING, AND PROTECTION OF ADJACENT PROPERTY, STRUCTURES, STREETS, AND UTILITIES IN ACCORDANCE WITH ALL NATIONAL, STATE AND LOCAL SAFETY ORDINANCES.
- 5. CONTRACTOR TO PROVIDE FOR DE-WATERING OF EXCAVATIONS FROM SURFACE WATER, GROUND WATER AND/OR SEEPAGE.
- 6. EXCAVATION FOR FOOTINGS SHALL BE APPROVED BY THE INSPECTOR OR GEOTECHNICAL ENGINEER PRIOR TO PLACING CONCRETE AND REINFORCING.
- 7. ALL EXCAVATIONS SHALL BE PROPERLY BACKFILLED. DO NOT PLACE BACKFILL BEHIND RETAINING WALLS BEFORE CONCRETE OR GROUT HAS ATTAINED FULL DESIGN STRENGTH. CONTRACTOR SHALL PROVIDE FOR DESIGN, PERMITS AND INSTALLATION OF SUCH BRACING.
- 8. EXCAVATIONS SHALL BE CUT SQUARE AND SMOOTH, WITH LEVEL BOTTOMS.
- 9. FOOTING BACKFILL AND UTILITY TRENCH BACKFILL WITHIN BUILDING AREA SHALL BE MECHANICALLY COMPACTED IN LAYERS IN ACCORDANCE WITH THE GEOTECHNICAL INVESTIGATION REPORT AND APPROVED BY THE GEOTECHNICAL ENGINEER. FLOODING WILL NOT BE PERMITTED. ALL FILLS USED TO SUPPORT FOUNDATIONS SHALL BE INSPECTED BY THE GEOTECHNICAL ENGINEER REPRESENTATIVE PER SECTION 1705.6 OF THE CODE.
- 10. ALL ABANDONED FOOTINGS, UTILITIES, ETC. SHALL BE REMOVED. NEW FOOTINGS MUST EXTEND INTO UNDISTURBED SOILS.

EXISTING CONDITIONS

- 1. ALL INFORMATION SHOWN ON THE PLANS RELATIVE TO EXISTING CONDITIONS IS GIVEN AS THE BEST PRESENT KNOWLEDGE FROM PLANS SUPPLIED BY THE OWNER, BUT WITHOUT GUARANTEE OF ACCURACY.
- WHERE ACTUAL CONDITIONS ARE NOT IN ACCORDANCE WITH THE INFORMATION PRESENTED, THE ARCHITECT AND/OR STRUCTURAL ENGINEER SHALL BE NOTIFIED IMMEDIATELY. NO MODIFICATIONS OF THE PLANS FOR NEW CONSTRUCTION SHALL BE MADE WITHOUT THE WRITTEN APPROVAL OF THE ARCHITECT.

EXISTING UNDERGROUND UTILITIES

- 1. THE ARCHITECT AND ENGINEERS ARE NOT RESPONSIBLE FOR THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES WHETHER OR NOT SHOWN ON THE DRAWINGS. DRAWINGS, IF ANY, IS APPROXIMATE. THE CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN EXCAVATING AND TRENCHING ON THE SITE. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE ARCHITECT AND/OR STRUCTURAL ENGINEER SHOULD ANY SUCH UNIDENTIFIED CONDITIONS BE DISCOVERED.
- 2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGES WHICH MAY RESULT FROM HIS FAILURE TO EXACTLY LOCATE AND PRESERVE ALL EXISTING UNDERGROUND UTILITIES.
- 3. AN UNDERGROUND SERVICE ALERT INQUIRY IDENTIFICATION NUMBER MUST BE OBTAINED AT LEAST TWO WORKING DAYS BEFORE STARTING WORK WITH THIS PERMIT.

 A FOR PROJECTS IN SOLITHERN CALLEDRNIA TELEPHONE NO. 1-800-422-4133
- A. FOR PROJECTS IN SOUTHERN CALIFORNIA TELEPHONE NO. 1-800-422-4133.

 B. FOR PROJECTS IN NORTHERN CALIFORNIA TELEPHONE NO. 1-800-227-2600.

DEMOLITION

- ALL DEMOLITION SHALL BE CARRIED ON IN SUCH A WAY AS NOT TO DAMAGE EXISTING ELEMENTS, WHICH ARE TO REMAIN IN THE FINISHED STRUCTURE.
- 2. ALL ELEMENTS OF THE STRUCTURE, WHICH ARE TO REMAIN, AND WHICH ARE DAMAGED DURING DEMOLITION WORK SHALL BE REPLACED AT NO ADDITIONAL COST. EXISTING ELEMENTS SHALL BE PROTECTED TO THE FULLEST EXTENT POSSIBLE, IN ORDER TO MITIGATE DAMAGE.
- 3. CONTRACTOR IS REPONSIBLE FOR REMOVAL AND REPLACEMENT OF ALL EXISTING ELEMENTS THAT ARE NECESSARY FOR THE INSTALLATION OF ALL NEW WORK.
- 4. WHERE EXISTING PARTITION WALLS ARE TO BE DEMOLISHED, CONTRACTOR SHALL VERIFY WALLS ARE NON-BEARING PRIOR TO DEMOLITION. IF WALLS ARE FOUND TO BE BEARING, CONTRACTOR SHALL NOTIFY ARCHITECT IMMEDIATELY

DESIGN INFORMATION

1. FLOOR LIVE LOADS: (2022 CBC SECTION 1603.1.1)

FLOOR LIVE LOADS					
OCCUPANCY OR USE	UNIFORM (PSF)	CONC. (LBS)	REFERENCE		
RESIDENTIAL ONE- AND TWO- FAMILY DWELLINGS UNINHABITABLE ATTICS WITHOUT STORAGE UNINHABITABLE ATTICS WITH STORAGE HABITABLE ATTICS AND SLEEPING AREAS ALL OTHER AREAS	10 20 30 40	_	2022 CBC TABLE 1607.1		

2. ROOF LIVE LOADS (2022 CBC SECTION 1603.1.2)

ROOF LIVE LOADS				
OCCUPANCY OR USE	UNIFORM (PSF)	CONC. (LBS)	REFERENCE	
ROOF ORDINARY FLAT, PITCHED AND CURVED ROOFS (THAT ARE NOT OCCUPIABLE)	20		2022 CBC TABLE 1607.1	

3. ROOF SNOW LOADS (2022 CBC SECTION 1603.1.3):

SNOW DESIGN DATA PARAMETER VALUE REFERENCE GROUND SNOW LOAD Pg = 0 PSF ASCE 7-16 7.2

4. WIND DESIGN DATA (2022 CBC SECTION 1603.1.4):

INTERNAL PRESSURE COEFFICIENT:

WIND DESIGN DATA PARAMETER VALUE REFERENCE ULTIMATE DESIGN WIND SPEED (3-SEC GUST) NOMINAL DESIGN WIND SPEED (3-SEC GUST) VASD = 71 MPH 2022 CBC 1609.3.1 EXPOSURE CATEGORY C 2022 CBC 1609.4.3

 $GCpi = \pm 0.18$

ASCE 7-16 TABLE 26.13-1

COMPONENTS & CLADDING WIND PRESSURES (PSF)							
LOCATION	ı	COMPONENT TRIBUTARY AREA (SQ FT)					
LOCATION	LOCATION		100	500			
	ZONE 1	-33.3	-16.0	-16.0			
	ZONE 2e	-33.3	-16.0	-16.0			
	ZONE 2n	-48.6	-27.2	-18.0			
ROOF	ZONE 2r	-48.6	-27.2	-18.0			
	ZONE 3e	-48.6	-27.2	-18.0			
	ZONE 3r	-57.8	-30.3	-30.3			
	ALL ZONES	16.0	16.0	16.0			
	ZONE 1	-41.0	-25.7	-25.7			
	ZONE 2e	-41.0	-25.7	-25.7			
OVERHANG	ZONE 2n	-56.3	-39.5	-37.9			
OVERNAING	ZONE 2r	-56.3	-39.5	-37.9			
	ZONE 3e	-65.5	-36.4	-25.7			
	ZONE 3r	-74.6	-37.9	-37.9			
	ZONE 4	-19.6	-17.0	-16.0			
WALL	ZONE 5	-24.2	-18.8	-16.0			
	POSITIVE	18.0	16.0	16.0			

5. EARTHQUAKE DESIGN DATA (2022 CBC SECTION 1603.1.5):

SITE AND OCCUPANCY PARAMETERS						
PARAMETER	VALUE	REFERENCE				
RISK CATEGORY	II	2022 CBC TABLE 1604.5				
SEISMIC IMPORTANCE FACTOR	I = 1.0	ASCE 7-16 TABLE 1.5-2				
MAPPED SPECTRAL RESPONSE ACCELERATIONS:	Ss = 1.774g	2022 CBC 1613.2.1				
MAFFED SFECTRAL RESPONSE ACCELERATIONS.	S ₁ = 0.685g	2022 CBC 1013.2.1				
SITE CLASS	D (DEFAULT)	2022 CBC 1613.2.2				
SPECTRAL RESPONSE COEFFICIENTS:	S DS = 1.419g	2022 CBC 1613.2.4				
SPECIRAL RESPONSE COEFFICIENTS.	S DI = 0.776g	2022 CDC 1013.2.4				

BUIL	DING PARAMETERS			
PARAMETER	PARAMETER VALUE REFER			
SEISMIC DESIGN CATEGORY	SDC = D	2022 CBC 1613.2.5		
BASIC SEISMIC FORCE RESISTING SYSTEM	LIGHT FRAME (WOOD) WALLS SHEATHED WITH WOOD STRUCTURAL PANELS RATED FOR SHEAR RESISTANCE	ASCE 7-16 TABLE		
RESPONSE MODIFICATION FACTOR	$R = 6\frac{1}{2}$	12.2-1		
SYSTEM OVERSTRENGTH FACTOR	Ωο = 3			
DEFLECTION AMPLIFICATION FACTOR	Cd = 4			
DESIGN BASE SHEAR	PLAN 1 V = 4.7k PLAN 2 V = 6.7K PLAN 3 V = 8.6K	ASCE 7-16 12.8.1		
SEISMIC RESPONSE COEFFICIENTS	Cs = 0.218	ASCE 7-16 12.8.1.1		
ANALYSIS PROCEDURE USED	EQUIVALENT LATERAL FORCE PROCEDURE	ASCE 7-16 12.8		

6. GEOTECHNICAL INFORMATION (2022 CBC SECTION 1603.1.6):
REFER TO FOUNDATION GENERAL NOTES

7. DEAD LOAD DESIGN DATA

DEAD LOAD	S		
LOCATION	MAX UNIFORM (PSF)	CONC.	REFERENCE
ROOF (ASPHALT SHINGLES) * INCLUDE 4 PSF ALLOWANCE FOR SOLAR PANEL	26*	_	
WALL (SIDING)	18	_	

GENERAL

- 1. ALL WORK SHALL CONFORM TO THE MINIMUM STANDARDS OF THE FOLLOWING CODES AND STANDARDS:
- A. 2022 CALIFORNIA BUILDING CODE, PART 2, VOLUME 2 OF 2, AND TITLE 24 C.C.R. 2022 EDITION AND

B. ANY OTHER REGULATING AGENCIES WHICH HAVE AUTHORITY OVER ANY PORTION OF THE WORK,

LATEST REVISIONS (INCLUDING SUPPLEMENTS AND ERRATA) HEREIN REFERRED TO AS "THE CODE".

INCLUDING THE STATE OF CALIFORNIA DIVISION OF OCCUPATIONAL SAFETY AND HEALTH (CAL/OSHA)

- C. CODES & STANDARDS REFERENCED IN THE CODE OR LISTED IN THESE NOTES AND SPECIFICATIONS.
- 2. ALL DRAWINGS ARE CONSIDERED TO BE A PART OF THE CONTRACT DOCUMENTS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REVIEW AND COORDINATION OF ALL DRAWINGS AND SPECIFICATIONS PRIOR TO THE START OF CONSTRUCTION. ANY DISCREPANCIES THAT OCCUR SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT PRIOR TO START OF CONSTRUCTION SO THAT A CLARIFICATION CAN BE ISSUED. ANY WORK PERFORMED IN CONFLICT WITH THE CONTRACT DOCUMENTS OR ANY CODE REQUIREMENTS SHALL BE CORRECTED BY THE CONTRACTOR AT THEIR OWN EXPENSE AND AT NO EXPENSE TO THE OWNER OR
- 3. NOTES AND DETAILS ON DRAWINGS SHALL TAKE PRECEDENCE OVER GENERAL NOTES AND TYPICAL DETAILS.
 WHERE NO DETAILS ARE GIVEN, CONSTRUCTION SHALL BE AS SHOWN FOR SIMILAR WORK.
- 4. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS PRIOR TO STARTING CONSTRUCTION. THE ARCHITECT SHALL BE NOTIFIED OF ANY DISCREPANCIES OR INCONSISTENCIES. IN NO INSTANCE SHALL DIMENSIONS BE SCALED FROM THE DRAWINGS.
- 5. SEE ARCHITECTURAL DRAWINGS FOR THE FOLLOWING:
- A. SIZE AND LOCATION OF ALL DOOR AND WINDOW OPENINGS, EXCEPT AS NOTED
- B. SIZE AND LOCATION OF ALL INTERIOR AND EXTERIOR NON-BEARING PARTITIONS UNLESS NOTED AND/OR DETAILED ON THE STRUCTURAL DRAWINGS
- C. SIZE AND LOCATION OF ALL CONCRETE CURBS, EQUIPMENT PADS, PITS, FLOOR DRAINS, SLOPES, DEPRESSED AREAS, CHANGE IN LEVEL, CHAMFERS, GROOVES, INSERTS, ETC
- D. SIZE AND LOCATION OF ALL FLOOR AND ROOF OPENINGS EXCEPT AS SHOWN
- E. FLOOR AND ROOF FINISHES
- F. MISCELLANEOUS DRAINAGE AND WATERPROOFING
- G. ALL FIREPROOFING REQUIREMENTS INCLUDING FIREPROOFING OF STRUCTURAL STEEL
- H. DIMENSIONS NOT SHOWN ON STRUCTURAL DRAWINGS
- 6. SEE MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS FOR THE FOLLOWING:
- A. PIPE RUNS, SLEEVES, HANGERS, TRENCHES, WALL AND SLAB OPENINGS, ETC., EXCEPT AS SHOWN OR NOTED.
- B. ELECTRICAL CONDUIT RUNS, BOXES, OUTLETS IN WALLS AND SLABS.
- C. CONCRETE INSERTS FOR ELECTRICAL, MECHANICAL OR PLUMBING FIXTURES.
- D. SIZE AND LOCATION OF MACHINE OR EQUIPMENT BASES, ANCHOR BOLTS FOR MOTOR MOUNTS.
- 7. SEE CIVIL DRAWINGS FOR THE FOLLOWING:
 A. HEIGHT AND/OR ELEVATION OF:
 - a. FINISHED SURFACEb. TOP OF WALL
 - c. TOP OF GRADE
 - d. FINISHED GRADE
- e. SLOPE

 B. SITE CONCRETE WALKWAYS, CURBS & PAVING
- 8. THE CONTRACT STRUCTURAL DRAWINGS AND SPECIFICATIONS REPRESENT THE FINISHED STRUCTURE. THEY DO NOT INDICATE THE METHOD OF CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE ALL MEASURES NECESSARY TO PROTECT THE STRUCTURE DURING CONSTRUCTION. SUCH MEASURES SHALL INCLUDE, BUT NOT BE LIMITED TO, BRACING, SHORING FOR LOADS DUE TO CONSTRUCTION EQUIPMENT ETC. THE CONTRACTOR IS RESPONSIBLE FOR PROVISION OF TEMPORARY SHORING AND OTHER CONSTRUCTION AIDS, INCLUDING ALL ENGINEERING OF SUCH SYSTEMS, FOR TEMPORARY SUPPORT OF NEW AND/OR EXISTING STRUCTURAL ELEMENTS AS REQUIRED FOR ERECTION AND OTHER CONTRACTOR'S MEANS AND METHODS OF CONSTRUCTION (UNO). OBSERVATION VISITS TO THE SITE BY THE STRUCTURAL ENGINEER SHALL NOT INCLUDE INSPECTION OF THE ABOVE ITEMS OR CONCERN CONSTRUCTION MEANS AND METHODS OR CONSTRUCTION SAFFTY
- 9. BACKFILL SHALL NOT BE PLACED BEHIND EXTERIOR AND INTERIOR RETAINING WALLS UNTIL THE CONCRETE / CMU HAS ACHIEVED FULL DESIGN STRENGTH. FOR BRACED WALLS SUPPORTED BY STRUCTURAL DIAPHRAGMS. BACKFILL SHALL NOT BE PLACED BEHIND THE WALL UNTIL THE DIAPHRAGM HAS BEEN INSTALLED, AND FOR CONCRETE DIAPHRAGMS, HAS ACHIEVED FULL DESIGN STRENGTH.
- 10. THE CONTRACT STRUCTURAL DRAWINGS SHOW THE BUILDING IN ITS FINAL INTENDED POSITION. CONTRACTOR SHALL MAKE PROVISIONS IN THE LAYOUT OF THE BUILDING TO TAKE INTO ACCOUNTS SHRINKAGE, CREEP, SHORTENING, ETC...
- 11. OPENINGS, POCKETS, ETC., LARGER THAN 6" SHALL NOT BE PLACED IN CONCRETE SLABS, DECKS, WALLS, UNLESS SPECIALLY DETAILED ON THE STRUCTURAL DRAWINGS. NOTIFY THE STRUCTURAL ENGINEER WHEN DRAWINGS BY OTHERS SHOW OPENINGS, POCKETS, ETC., LARGER THAN 6" NOT SHOWN ON THE STRUCTURAL DRAWINGS, BUT WHICH ARE LOCATED IN STRUCTURAL MEMBERS.
- 12. ASTM SPECIFICATIONS ON THE DRAWINGS SHALL BE THE VERSION REFERENCED IN CHAPTER 35 OF THE CODE OR AS REFERENCED IN THE APPLICABLE DESIGN STANDARD.
- 13. CONTRACTOR SHALL INVESTIGATE SITE DURING CLEARING AND EARTHWORK OPERATIONS FOR FILLED EXCAVATIONS OR BURIED STRUCTURES, SUCH AS CESSPOOLS, CISTERNS, FOUNDATIONS, ETC. IF ANY SUCH STRUCTURES ARE FOUND, THE STRUCTURAL ENGINEER AND GEOTECHNICAL ENGINEER SHALL BE NOTIFIED
- EXCEED THE DESIGN LIVE LOAD PER SQUARE FOOT. THE CONTRACTOR TO DESIGN AND PROVIDE ADEQUATE SHORING AND/OR BRACING WHERE STRUCTURE HAS NOT ATTAINED DESIGN STRENGTH.

14. CONSTRUCTION MATERIAL SHALL BE SPREAD OUT IF PLACED ON FRAMED ROOF OR FLOOR. LOAD SHALL NOT

15. CONTRACTOR SHALL COORDINATE SHORING WITH DRAWINGS OF RECORD TO INSURE PROVISIONS FOR POCKETS, BLOCKOUTS, OFFSETS, STEPPED FOOTINGS AND ANY OTHER ITEMS AFFECTED BY THE SHORING

16. AN UNDERGROUND SERVICE ALERT INQUIRY IDENTIFICATION NUMBER MUST BE OBTAINED AT LEAST TWO

- WORKING DAYS BEFORE STARTING WORK WITH THIS PERMIT.

 A. FOR PROJECTS IN SOUTHERN CALIFORNIA TELEPHONE NO. 1-800-422-4133.
- B. FOR PROJECTS IN NORTHERN CALIFORNIA TELEPHONE NO. 1-800-227-2600.
 17. EDGE OF SLAB DIMENSIONS TO BE COORDINATED AND VERIFIED BY THE GENERAL CONTRACTOR PRIOR TO

DIMENSIONS

- DIMENSIONS SHALL BE DEFINED TO INCLUDE BOTH HORIZONTAL DIMENSIONS AND VERTICAL DIMENSIONS
- 2. WRITTEN DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED DRAWINGS.
- 3. SEE ARCHITECTURAL DRAWINGS FOR DIMENSION NOT NOTED ON STRUCTURAL DRAWINGS.

5. SEE ARCHITECTURAL DRAWINGS FOR ALL TOP OF SHEATHING AND/OR ROOF ELEVATIONS.

- 4. SEE ARCHITECTURAL AND/OR CIVIL DRAWINGS FOR FINISH FLOOR ELEVATIONS.
- 6. THE CONTRACTOR SHALL REVIEW AND VERIFY ALL DIMENSIONS PRIOR TO STARTING CONSTRUCTION. THE ARCHITECT SHALL BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCIES OR INCONSISTENCIES.

THESE PLANS ARE PROVIDED BY THE COUNTY OF SANTA CRUZ AS PART OF THE PRE-APPROVED ADU PROGRAM AND ARE PUBLIC DOMAIN. THERE CANNOT BE A CHARGE TO PROVIDE THESE PLANS. NO ALTERATIONS TO THESE PLANS ARE ALLOWED. ALL ALTERATIONS MUST BE DONE UNDER A SEPARATE PERMIT ONCE THE BUILDING PERMIT FOR THE ADU HAS BEEN ISSUED AND FINAL INSPECTION COMPLETED. IF YOU DO NOT HAVE THE CONSTRUCTION KNOWLEDGE AND EXPERIENCE TO CONTRUCT THESE PLANS WITHOUT FURTHER DETAILS, IT IS RECOMMENDED YOU HIRE A CONTRACTOR TO DO THE CONSTRUCTION. THE COUNTY WILL NOT PROVIDE FURTHER INFORMATION OR DETAILS AND BUILDING INSPECTORS WILL NOT PROVIDE STEP BY STEP INSTRUCTIONS IN THE FIELD.

ANTA CRUZ, CA

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REQUIRED VERIFICATION AND INSPECTIONS SOILS CODE TABLE 1705.6 SPECIAL INSPECTION OR TEST 1. VERIFY MATERIALS BELOW SHALLOW FOUNDATIONS ARE ADEQUATE TO ACHIEVE THE DESIGN 2. VERIFY EXCAVATIONS ARE EXTENDED TO PROPER DEPTH AND HAVE REACHED PROPER 3. PERFORM CLASSIFICATION AND TESTING OF COMPACTED FILL MATERIALS 4. VERIFY USE OF PROPER MATERIALS, DENSITIES, AND LIFT THICKNESSES DURING PLACEMENT AND COMPACTION OF COMPACTED FILL 5. PRIOR TO PLACEMENT OF COMPACTED FILL, INSPECT SUBGRADE AND VERIFY THAT SITE HAS BEEN PREPARED PROPERLY.

SHOP FABRICATION

- 1. SHOP FABRICATION REQUIRES SPECIAL INSPECTION IN ACCORDANCE WITH CODE SECTION 1704.2.5. EXCEPTION: SHOP SPECIAL INSPECTIONS ARE NOT REQUIRED WHEN WORK IS DONE ON THE PREMISES OF FABRICATOR REGISTERED AND APPROVED TO PERFORM SUCH WORK IN ACCORDANCE WITH CODE SECTION 1704.2.5.1. THE FOLLOWING ACCREDITATIONS MEET THE REQUIREMENTS OF THIS EXCEPTION:
- - a. WOOD STRUCTURAL PANELS (SHEATHING) SHALL BE IDENTIFIED BY THE APA TRADEMARK.

PRE-FABRICATED WOOD TRUSS NOTES

- 1. THE DESIGN OF METAL PLATE CONNECTED WOOD TRUSSES SHALL BE IN ACCORDANCE WITH THE FOLLOWING A. CODES AND STANDARDS:
 - a. THE GOVERNING CODE LISTED IN THE PROJECT GENERAL NOTES
 - b. MINIMUM DESIGN LOADS FOR BUILDINGS AND OTHER STRUCTURES (ASCE 7-16)
 - c. NATIONAL DESIGN STANDARD FOR WOOD CONSTRUCTION AND SUPPLEMENT (ANSI/AWC NDS-2018)
 - d. SPECIAL DESIGN PROVISIONS FOR WIND & SEISMIC (AWC SDPWS-2015)
 - e. THE NATIONAL DESIGN STANDARD FOR METAL PLATE CONNECTED WOOD TRUSS CONSTRUCTION (ANSI/TPI 1-2014)

a. TRUSSES SHALL BE DESIGNED FOR THE FOLLOWING MINIMUM VERTICAL LOADS AND OTHER LOADS INDICATED ON THE CONSTRUCTION DOCUMENTS (ATTIC MECHANICAL UNITS, ETC.)

ROOF TRUSS LOADING:

ASPHALT SHINGLE W/ GYP CEILING: TOP-CHORD DEAD LOAD: 19.0 PSF * (17.7 PSF SUPERIMPOSED) BOT CHORD DEAD LOAD: 6.9 PSF (5.6 PSF SUPERIMPOSED) ROOF - LIVE LOAD: 20 PSF

DEFLECTION CRITERIA: DEAD + LIVE LOAD

L/240 L/360 LIVE LOAD ONLY

*INCLUDES 4 PSF ALLOWANCE FOR PV PANELS

- b. () INDICATES HORIZONTAL SEISMIC/WIND LOAD ON COLLECTOR TRUSSES. THE TRUSS DESIGNER SHALL DESIGN FOR THE TRUSSES FOR THE INDICATED HORIZONTAL LOAD ACTING IN BOTH THE TOP AND BOTTOM TRUSS CHORDS AND FOR THE TRANSFER OF THE FORCE TO THE CHORDS THROUGH THE WEB.
- CONTRACTOR REQUIREMENTS: A. THE CONTRACTOR SHALL MEET ALL THE REQUIREMENTS LISTED IN SECTION 2.3.4 OF ANSI/TPI 1-2014
 - INCLUDING THE FOLLOWING: a. MEANS AND METHODS: THE CONTRACTOR IS RESPONSIBLE FOR ALL MEANS AND METHODS, TECHNIQUES, SEQUENCES, PROCEDURES, PROGRAMS AND SAFETY IN CONNECTION WITH THE RECEIPT, STORAGE, HANDLING, INSTALLATION, RESTRAINING, AND BRACING OF THE TRUSSES. REFER TO THE GUIDE TO GOOD PRACTICE FOR HANDLING, INSTALLING, RESTRAINING & BRACING OF METAL PLATE CONNECTED WOOD TRUSSES (BCSI-B1)
 - b. TRUSS INSTALLATION SHALL COMPLY WITH INSTALLATION TOLERANCES SHOWN IN BCSI-B1
 - c. TEMPORARY INSTALLATION RESTRAINT/BRACING FOR THE TRUSS SYSTEM AND THE PERMANENT TRUSS SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH BCSI-B2.
 - d. CONSTRUCTION LOADING ON TRUSSES SHALL BE DONE IN ACCORDANCE WITH BCSI-B4.
 - e. TRUSS DAMAGE, JOBSITE MODIFICATIONS & INSTALLATION ERRORS SHALL BE BROUGHT TO THE
 - IMMEDIATE ATTENTION OF THE EOR AND THE TRUSS DESIGNER, REFERENCE BCSI-B5. f. SUBMIT THE DRAWINGS FROM THE TRUSS DESIGNER/MANUFACTURER TO THE BUILDING DEPARTMENT PRIOR TO FABRICATION FOR APPROVAL. A COPY OF THIS SUBMITTAL SHALL BE
 - PROVIDED TO TEH ENGINEER OF RECORD FOR REVIEW OF GENERAL CONFORMANCE TO THE DESIGN INTENT. THE CONTRACTOR SHALL INCORPORATE THE TIME REQUIRED FOR THE SUBMITTAL TO BE REVIEWED, STAMPED AND APPROVED BY ALL PARTIES AND SHALL HAVE THE APPROVED TRUSS PLANS ON THE JOB SITE PRIOR TO FOUNDATION INSPECTION.
- 3. TRUSS DESIGNER REQUIREMENTS:
 - A. THE TRUSS DESIGNER SHALL MEET ALL THE REQUIREMENTS LISTED IN SECTION 2.3.5 OF ANSI/TPI 1-2014 INCLUDING THE FOLLOWING:
 - a. TRUSS DESIGNER SHALL SUPERVISE THE PREPARATION OF THE TRUSS DESIGN DRAWINGS WHICH SHALL CONTAIN THE INFORMATION LISTED IN SECTION 2.3.5.5 OF ANSI/TPI 1-2014. THIS INCLUDES ALL TRUSS TO TRUSS CONNECTIONS, AND DETAILS FOR THE "CALIFORNIA FILL" AREAS.
 - b. TRUSS DESIGNER SHALL COMPLY WITH THE REFERENCED CODE AND DESIGN CRITERIA ABOVE. TRUSS DESIGNER SHALL SHOW ALL HANGERS, BRACING AND RESTRAINTS AS WELL AS METHOD OF RESTRAINT/BRACING ON THE TRUSS PLANS TO MEET ANY SEISMIC AND WIND REQUIREMENTS OF THE CODE.
 - d. SUBMIT TRUSS DESIGN DRAWINGS INCLUDING ALL RELEVANT DETAILS FOR THE FABRICATION OF THE TRUSSES AND PREPARE CALCULATIONS. ALL PLANS, DETAILS AND CALCULATIONS FOR THE TRUSSES SHALL BE STAMPED AND SIGNED BY A LICENSED PROFESSIONAL ENGINEER (CIVIL OR STRUCTURAL), LICENSED TO PRACTICE IN THE STATE OF CALIFORNIA.

WOOD STRUCTURAL PANELS (SHEATHING)

WOOD STRUCTURAL PANELS SHALL MEET THE FOLLOWING MINIMUM STANDARDS EXCEPT WHERE OTHERWISE

		WOO	D STRUCTUF	RAL PANEL PRO	OPERTIES		
USE	PLY	BOND CLASSIFICATION ^C	SHEATHING GRADE	PERFORMANCE RATING	SPAN RATING	RATING ^B	REFERENCI
ROOF	5	EXPOSURE 1	REFER TO TYPICAL DIAPHRAGM SCHEDULE			APA	2022 CB0 2303.1.5
FLOOR	5	EXPOSURE 1				APA	(DOC PS 1- OR PS 2-1
WALL D	5	EXPOSURE 1	REFER TO TY	REFER TO TYPICAL SHEAR WALL SCHEDULE			

TABLE NOTES:

- A. WOOD STRUCTURAL PANELS SHALL CONFORM TO THE REQUIREMENTS FOR THEIR TYPE IN ACCORDANCE WITH THE FOLLOWING VOLUNTARY STANDARDS BY THE ENGINEERED WOOD ASSOCIATION (APA):
 - a. VOLUNTARY PRODUCT STANDARD, STRUCTURAL PLYWOOD, PS 1-09
 - b. VOLUNTARY PRODUCT STANDARD, PERFORMANCE STANDARD FOR WOOD-BASED STRUCTURAL-USE PANELS, PS 2-10
- B. WOOD STRUCTURAL PANELS SHALL BE IDENTIFIED BY THE APA TRADEMARK INDICATING CONFORMANCE TO THE APPLICABLE VOLUNTARY STANDARD
- C. WHERE PANELS ARE EXPOSED TO REPEATED WETTING AND REDRYING, LONG-TERM EXPOSURE TO WEATHER, OR CONDTIONS OF SIMILAR SEVERITY, "EXTERIOR" APA RATED PLYWOOD SHEATHING SHALL BE USED. C-D "EXPOSURE 1" APA RATED PLYWOOD SHEATHING (CDX) SHALL NOT BE USED FOR CONDITIONS INVOLVING LONG-TERM EXPOSURE TO WEATHER.
- a. EXCEPTION: WOOD STRUCTURAL PANEL ROOF SHEATHING EXPOSED TO THE OUTDOORS ON THE UNDERSIDE IS PERMITTED TO BE "EXPOSURE 1" TYPE.
- b. WOOD STRUCTURAL PANELS TO BE USED AS SIDING SHALL COMPLY WITH ANSI/APA PRP-210.
- D. ORIENTED STRAND BOARD (OSB) WITH EQUIVALENT CLASSIFICATION AND RATINGS MAY BE USED IN LIEU OF PLYWOOD FOR WOOD STRUCTURAL PANEL WALL SHEATHING.
- 2. TRANSPORTATION, STORAGE, AND HANDLING:

A. TRANSPORTATION

a. IN TRANSPORTING PANELS ON OPEN TRUCK BEDS, COVER THE BUNDLES WITH A TARP.

- a. ALWAYS STORE THE PANELS UNDER COVER WHENEVER POSSIBLE
- b. WHEN STORING PANELS OUTSIDE STACK THEM ON A LEVEL SURFACE ON TOP OF STRINGERS OR OTHER BLOCKING, THREE STRINGERS MINIMUM.
- c. NEVER LEAVE PANELS IN CONTACT WITH THE GROUND
- d. COVER THE STACK WITH A PLASTIC TARP, ENSURING THAT THE BUNDLE IS WELL VENTILATED TO PREVENT MILDEW.
- e. IF MOISTURE ABSORPTION IS EXPECTED, CUT THE STEEL BAND TO PREVENT DAMAGE
- f. KEEP SANDED OR OTHER APPEARANCE GRADE PANELS AWAY FROM HIGH TRAFFIC AREAS

C. HANDLING

- a. ALWAYS PROTECT ENDS AND EDGES, ESPECIALLY TONGUE AND GROOVE PRODUCTS, FROM PHYSICAL DAMAGE.
- b. ACCLIMATIZE THE PANELS FOR 24 HOURS MINIMUM BEFORE INSTALLATION BY STANDING THE PANELS ON EDGE WITH A GAP BETWEEN EACH TO ALLOW FOR AIR CIRCULATION OR PER MANUFACTURER'S RECOMMENDATIONS.

3. PLYWOOD ORIENTATION

- A. ROOF AND FLOOR SHEATHING SHALL BE LAID WITH THE GRAIN OF THE OUTER PILES PERPENDICULAR TO THE FRAMING MEMBERS, SHALL BE CONTINUOUS OVER 2 JOIST BAYS MINIMUM AND END JOINTS SHALL BE JOINED OVER FRAMING AND STAGGERED. LEAVE A 1/8" GAP BETWEEN PANELS TO ALLOW FOR PANEL EXPANSION UNLESS RECOMMENDED OTHERWISE BY THE PANEL MANUF. REFER TO SPECIFIC DETAILS IN THE DRAWINGS FOR FURTHER PARAMETERS.
- B. PLYWOOD OR OSB WALL SHEATHING MAY BE APPLIED VERTICALLY OR HORIZONTALLY. ALL END JOINTS BE JOINED OVER FRAMING AND STAGGERED.

4. BLOCKING:

- A. ROOF: ALL ROOF SHEATHING SHALL BE BLOCKED UNLESS SPECIFICALLY ALLOWED ON PLANS. WHERE PERMITTED TO BE UNBLOCKED, ALL UNBLOCKED EDGES SHALL BE TONGUE AND GROOVE.
- B. ALL FLOOR SHEATHING SHALL BE BLOCKED UNLESS SPECIFICALLY ALLOWED ON PLANS. WHERE PERMITTED TO BE UNBLOCKED, ALL UNBLOCKED EDGES SHALL BE TONGUE AND GROOVE.
- C. WALLS: ALL SHEAR WALLS SHALL BE FULLY BLOCKED AT PLYWOOD EDGES.

FASTENERS

- A. USE SHEATHING NAILS SAME GAUGE AS COMMON WIRE NAILS WITH LENGTHS AT LEAST EQUAL TO SHEATHING THICKNESS PLUS REQUIRED PENETRATION PER AWS SDPWS TABLE 4.2A OR 4.3A (AS
- B. EQUIVALENT PNEUMATIC DRIVE NAILS OR STAPLES MAY BE USED IF FASTENER MANUFACTURER HAS RECEIVED ICC OR IAPMO APPROVAL FOR THE INTENDED US. FASTENERS TO BE SUBSTITUTED SHALL BE EQUIVALENT IN LATERAL AND WITHDRAWAL STRENGTH TO THE SIZE OF COMMON NAIL SPECIFIED.
- C. USE OF MACHINE NAILING IS SUBJECT TO A SATISFACTORY JOB SITE DEMONSTRATION FOR EACH PROJECT AND THE APPROVAL BY THE PROJECT ARCHITECT OR STRUCTURAL ENGINEER. THE APPROVAL IS SUBJECT TO CONTINUED SATISFACTORY PERFORMANCE. MACHINE NAILING WILL NOT BE APPROVED IN 5/16" PLYWOOD OR OSB SHEATHING. IF NAIL HEADS PENETRATE THE OUTER PLY MORE T HAN WOULD BE NORMAL FOR A HAND HAMMER OR IF MINIMUM ALLOWABLE EDGE DISTANCES ARE NOT MAINTAINED, THE PERFORMANCE WILL BE DEEMED UNSATISFACTORY.
- D. TYPICAL NAILING SHALL BE 10D AT 6" O.C. AT ALL SUPPORTED EDGES AND OVER SHEAR WALLS, AND 10D AT 12" O.C. AT ALL INTERMEDIATE SUPPORTS, UNLESS OTHERWISE NOTED, SEE PLANS AND REFER TO SHEAR WALL SCHEDULE.

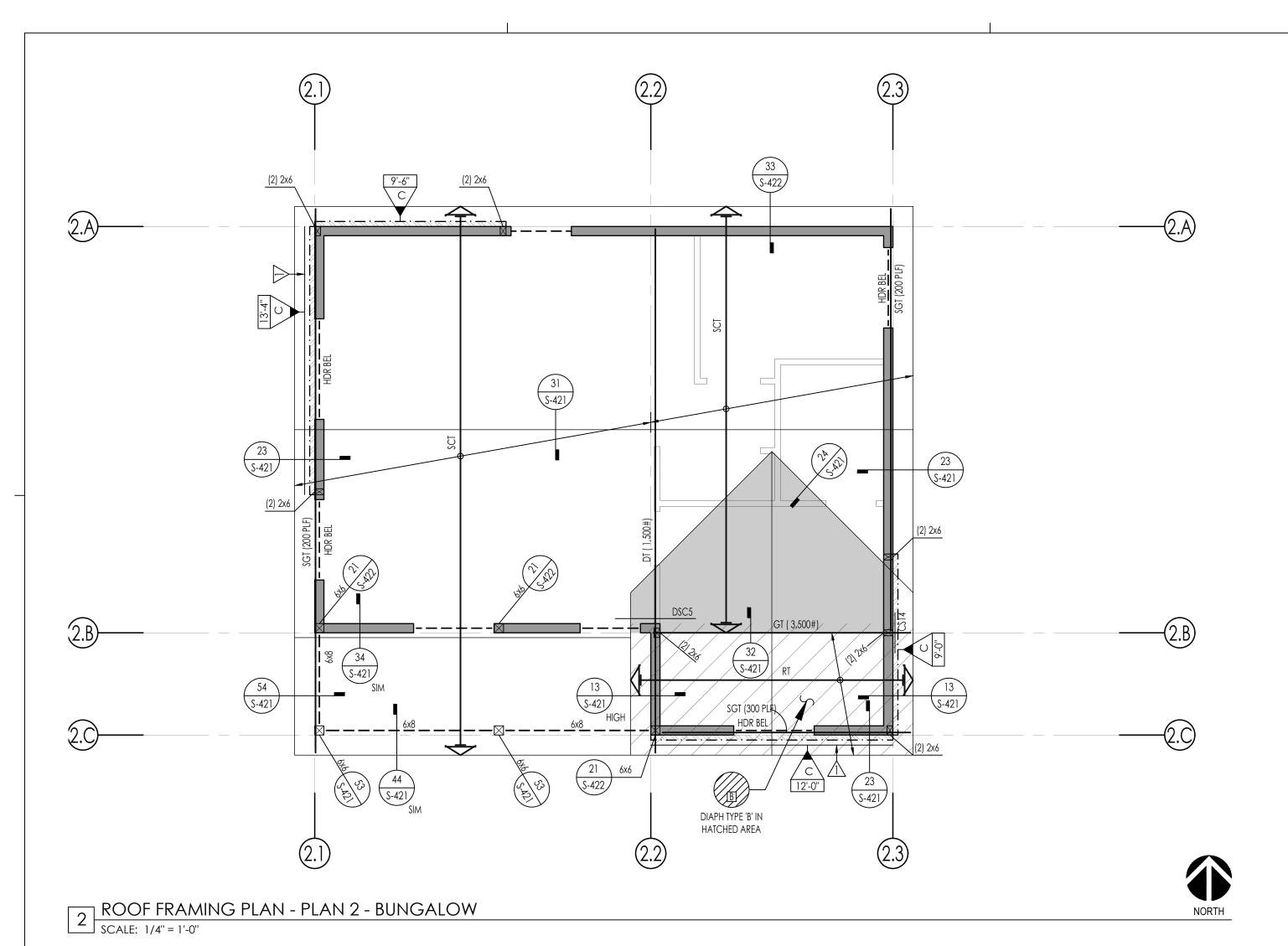


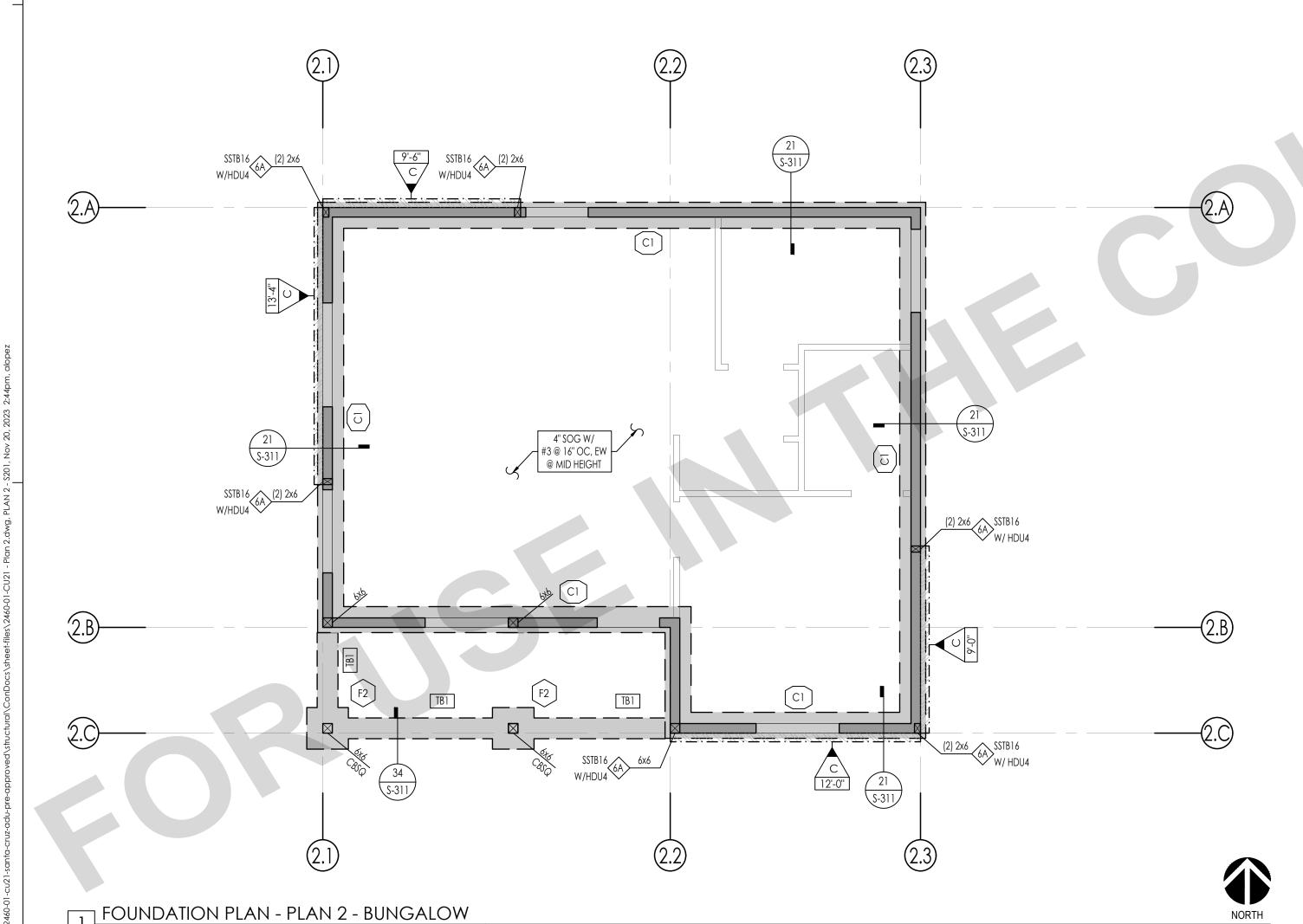
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> S 0 RUZ

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11/20/23





SCALE: 1/4" = 1'-0"

GENERAL PLAN NOTES

1. SEE THE FOLLOWING SHEETS FOR GENERAL NOTES AND TYPICAL DETAILS.

DESCRIPTION	SHEET(S)
SYMBOLS AND ABBREVIATIONS	S-101
STRUCTURAL GENERAL NOTES	S-102 - S-103
TESTING AND INSPECTION	S-103
TYPICAL CONCRETE DETAILS	S-301
TYPICAL WOOD DETAILS	S-401 - S-403

- 2. SEE ARCHITECTURAL DRAWINGS FOR FINISHED FLOOR ELEVATIONS. REFERENCE FINISHED FLOOR ELEVATION = 0'-0" CORRESPONDS TO FINISHED FLOOR ELEVATION.
- 3. SEE ARCHITECTURAL DRAWINGS FOR ALL EXTERIOR CONCRETE PAVING, SLABS, BASES, CURBS, ETC.
- 4. FOR ANY DIMENSIONAL INFORMATION NOT SHOWN, SEE ARCHITECTURAL DRAWINGS.
- 5. ALL DIMENSIONS SHOWN ARE FROM FACE OF MASONRY, FACE OF SHEATHING, OR CENTERLINE OF COLUMN. UNLESS NOTED OTHERWISE, ALL COLUMNS ARE CENTERED IN STUD WALLS.
- 6. SEE ARCHITECTURAL DRAWINGS FOR SIZE AND LOCATION OF ALL DOOR AND WINDOW OPENINGS IN BEARING AND NON-BEARING WALLS.
- 7. SEE ARCHITECTURAL DRAWINGS FOR LOCATION OF INTERIOR NON-BEARING PARTITIONS.
- 8. ALL POSTS IN 6"x WALLS SHALL BE 6x6 UNLESS NOTED OTHERWISE ALL POSTS IN 4"x WALLS SHALL BE 4x4 UNLESS NOTED OTHERWISE

TYPICAL WALL FRAMING SHALL BE: 2X6 @ 16" OC @ ALL EXTERIOR WALLS, UNO 2X6 @ 16" OC @ ALL INTERIOR BEARING WALLS, UNO 2X4 @ 16" @ ALL INTERIOR NON-BEARING WALLS, UNO

- 9. SEE PLANS AND ARCHITECTURAL DRAWINGS FOR DEPRESSIONS AND/OR SLOPES IN CONCRETE SLABS.
- 10. SEE ARCHITECTURAL DRAWINGS FOR ADDITIONAL EMBEDDED ITEMS AND SLAB PENETRATIONS.
- 11. FOR TYPICAL SLAB-ON-GRADE REQUIREMENTS, INCLUDING SLAB JOINTS, SEE DETAIL 31/S-301

BOLT HOLDOWN EMBED DEPTHS

12. PLATE WASHERS ARE REQUIRED FOR ALL SILL PLATE ANCHOR BOLTS

- 13. ALL HOLDOWN ANCHOR NUTS SHALL BE TIGHTENED JUST PRIOR TO COVERING
- 14. ALL BOLT HOLES, IN WOOD MEMBERS, SHALL BE DRILLED A MAXIMUM OF 1/6" OVERSIZED. INSPECTOR TO VERIFY
- 15. THE BUILDING PAD SHALL BE PREPARED AS OUTLINED IN DETAIL 53/S-301. THE BUILDING OFFICIAL SHALL REQUIRE PAD CERTIFICATION BY A GEOTECHNICAL ENGINEER AT THEIR DISCRETION.
- 16. BOTTOM OF FOOTING SHALL BE, UNLESS DEEPER FOUNDATIONS ARE REQUIRED BY THE BUILDING OFFICIAL: A. 18" BELOW PAD OR ADJACENT GRADE AT PERIMETER, WHICHEVER IS DEEPER, UNO B. 18" BELOW PAD OR ADJACENT GRADE AT INTERIOR GRADE BEAMS, WHICHEVER IS DEEPER, UNO NOTE: FOOTING MUST BE DEEPENED LOCALLY PER DETAIL 32/S-301 TO ACCOMMODATE ANCHOR
- 17. ALL THIS PLAN IS INTENDED FOR FLAT LOTS, WITHOUT HIGHLY EXPANSIVE OR LIQUEFIABLE SOILS. IF THE PROJECT SITE IS DETERMINED TO HAVE ANY OF THESE QUALITIES, AS DETERMINED BY THE BUILDING OFFICIAL, THESE PRE APPROVED ADU FOUNDATION PLANS AND DETAILS ARE NOT APPLICABLE.

- 18. ALL LINES OR MEMBERS INDICATED AS "STRUT" SHALL RECEIVE (2) ROWS OF BOUNDARY NAILING (BN), STAGGERED.
- 19. ALL INTERIOR WALLS NOT SHOWN ON THE STRUCTURAL FRAMING PLANS BUT SHOWN ON THE ARCHITECTURAL DRAWINGS SHALL BE CONSTRUCTED PER NON-BEARING PARTITION WALL DETAIL 43/S-401, UNO.
- 20. PLYWOOD SHEATHED DIAPHRAGM TYPES: ALL ROOF DIAPHRAGMS SHALL BE TYPE A, UNO REFER TO 12/S-403

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INDICATES SHEAR WALL TYPE AND LENGTH, INDICATES TOP PLATE SPLICE NAILING PER DETAILS 31/S-403. NAILING APPLIES TO PER SCHEDULE ON DETAIL 13/S-402 ENTIRE LENGTH OF TOP PLATE. PROVIDE TYPE SPLICE, ULESS NOTED OTHERWISE INDICATES CONT BLK & STRAP PER 14/S-404 INDICATES BLOCKING & STRAPPING ABOVE & BELOW WINDOW OPENINGS PER DETAIL 44/S-402 INDICATES DSC CONNECTION PER 11/S-404 INDICATES HEADER @ OPENING. REFER TO 32/S-401 FOR HEADER SIZE, UNLESS NOTED OTHERWISE INDICATES BEARING STUD WALL PER PLAN INDICATES CONC PEDESTAL PER PLAN

FOUNDATION SCHEDULES

SYMBOL LEGEND

SHEARWALL HOLDOWN SCHEDULE SPECIFIES HOLDOWN/ STRAP DETAIL INDICATES SIMPSON HOLDOWN W/ SSTB TO: ON A CONTRACT OF THE PROPERTY OF THE PROPE			
STRAP DETAIL STRAP TYPE INDICATES SIMPSON HOLDOWN W/ SSTB TO:		SHEARWALL HOLDOWN SCHEDULE	
(AY)			DETAIL
CONCRETE FOUNDATION: 12/5-311	6 X	INDICATES SIMPSON HOLDOWN W/ SSTB TO: CONCRETE FOUNDATION:	12/\$-311

CONTINUOUS FOOTING SCHEDULE							
MARK	WIDTH	MIN FTG DEPTH	LONG REINF	TRANS REINF	DETAIL		
Cl	1'-0"	SEE NOTE 16	(2) #4 T&B	#3 @ 12" OC, BOT	21/S-311		

PAD FOOTING SCHEDULE							
TYPE	WIDTH	LENGTH	THICKNESS	MIN FTG DEPTH	TOP REINF	BOT REINF	DETAIL
F2	2'-0"	2'-0"	1'-6"	SEE FDN NOTE 16	(3) #5, EW	(3) #5, EW	14/S-311

	TIE BEAM SCHEDULE					
TYPE	WIDTH	THICKNESS	MIN FTG DEPTH	LONG REINF	TRANS REINF	DETAIL
TB1	1'-0"	1'-0"	SEE FDN NOTE 16	(4) #4, T&B	#3 TIES @ 24" OC	34/\$-311

ROOF FRAMING SCHEDULES

PREFABRICATED ROOF TRUSS

FOR PREFABRICATED ROOF TRUSS NOTES SEE NOTES ON SHEET					
	ROOF TRUSS SCHEDU	LE			
MARK	DESCRIPTION	REMARKS			
RT	ROOF TRUSS (COMMON)	24" OC MAX			
SGT	STRUCTURAL GABLE TRUSS				
MT	MONO PITCH TRUSS	24" OC MAX			
JT	JACK TRUSS	24" OC MAX			
VJT	VALLEY JACK TRUSS	24" OC MAX			
CJT	CORNER JACK TRUSS				
GT	GIRDER TRUSS				
MGT	MONO PITCH GIRDER TRUSS				
DT (#*)	DRAG TRUSS				
CGT	CALIFORNIA GIRDER TRUSS				
HR	HIP RAFTER / JACK RAFTER				
CHT	CALIFORNIA HIP TRUSS	24" OC MAX			
SCT	SCISSOR TRUSS	24" OC MAX, CEILING SLOPE PER ARCH			

(#*) - EQUALS DRAG FORCE IN LBS, DRAG FORCE IS AT AN UNFACTORED LEVEL (1.0E) DRAG FORCES CALCULATED IN ACCORDANCE WITH ASCE 7-16 12.10.1.1. IN STRUCTURES ENTIRELY BRACED BY LIGHT FRAME SHEAR WALLS, OR PORTIONS THEREOF, DRAG MEMBERS SHALL BE DESIGNED TO RESIST FORCES USING THE LOAD COMBINATIONS OF ASCE 7-16 SECTION 12.4.2.3 IN ALL OTHER STRUCTURES DRAGS SHALL INCLUDE THE EFFECT OF OVERSTRENGTH PER ASCE 7-16 12.4.3.2

ADU PROTOTYPE

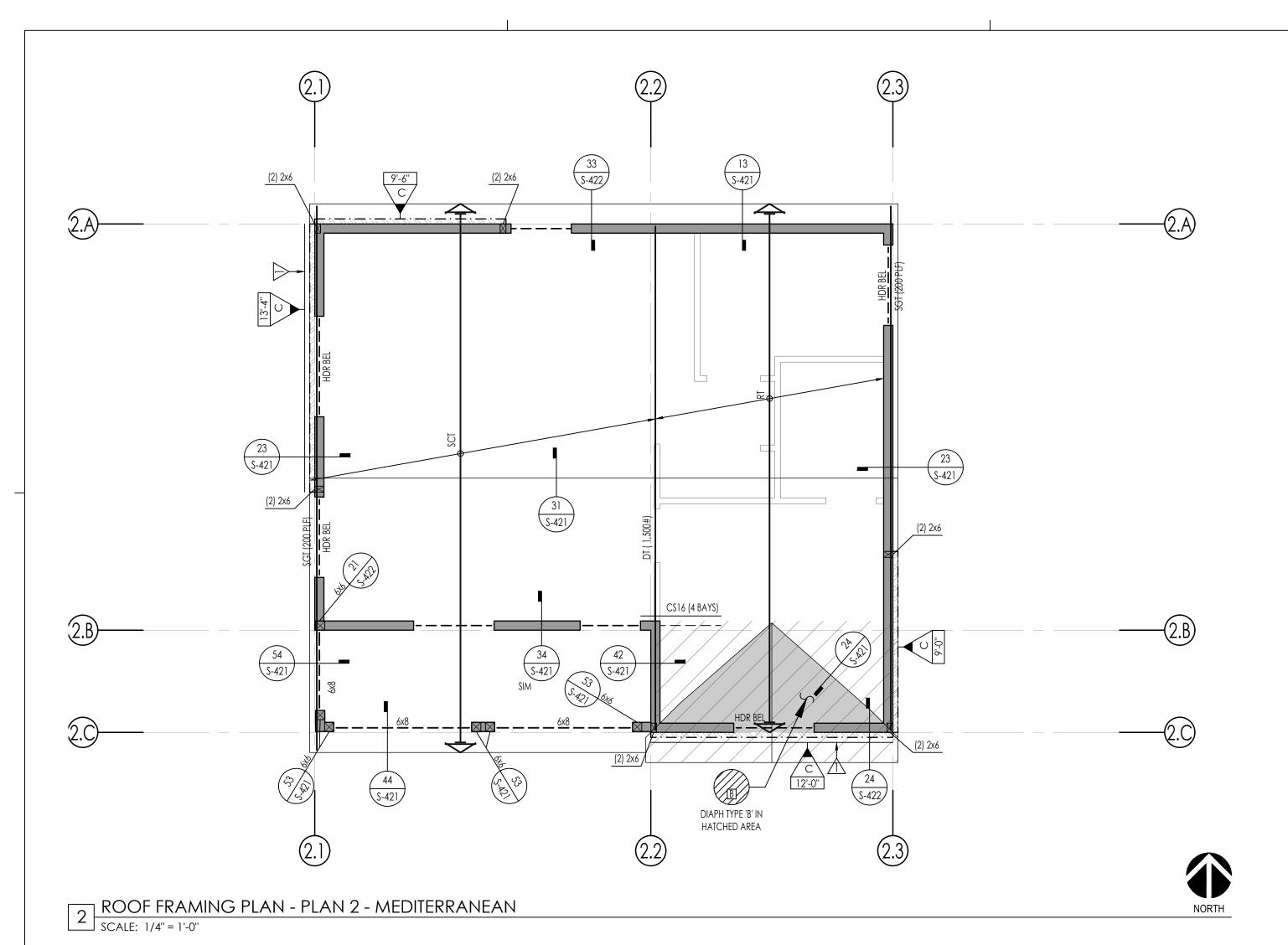
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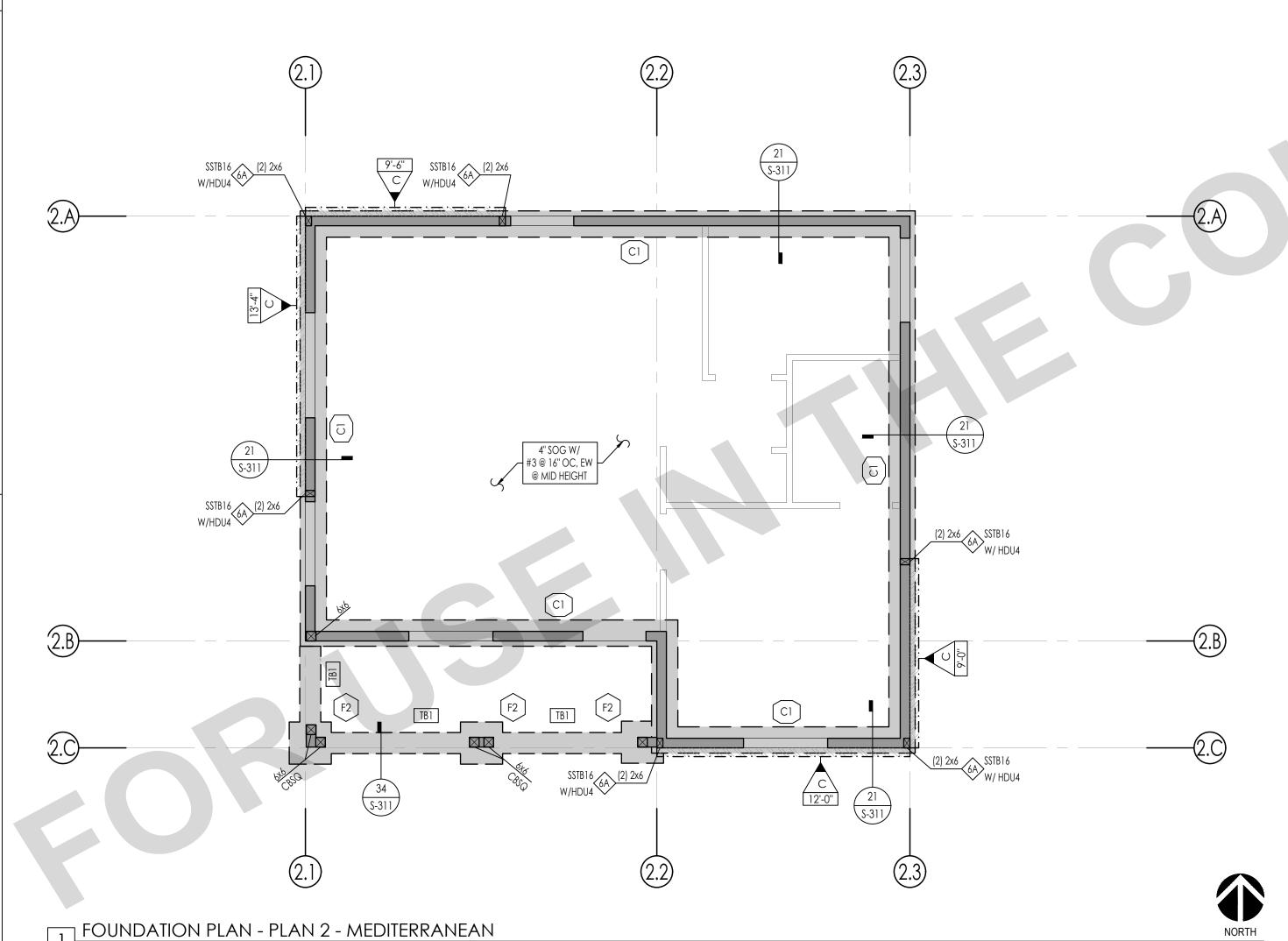
SANTA

11/20/23

SHEET S-201

SET





SCALE: 1/4" = 1'-0"

GENERAL PLAN NOTES

1. SEE THE FOLLOWING SHEETS FOR GENERAL NOTES AND TYPICAL DETAILS.

DESCRIPTION	SHEET(S)
SYMBOLS AND ABBREVIATIONS	S-101
STRUCTURAL GENERAL NOTES	S-102 - S-103
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TYPICAL WOOD DETAILS	S-401 - S-403

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BOLT HOLDOWN EMBED DEPTHS

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FOUNDATION SCHEDULES

	SHEARWALL HOLDOWN SCHEDULE					PA
SPECIFIES HOLL STRAP DETAIL	DOWN/ — IX INDICATES HOLDOWN/ STRAP TYPE	DETAIL	TYPE	WIDTH	LENGTH	THICKNESS
√ 6X	INDICATES SIMPSON HOLDOWN W/ SSTB TO: CONCRETE FOUNDATION:	12/S-311	F2	2'-0"	2'-0"	1'-6"

_						
CONTINUOUS FOOTING SCHEDULE						
MARK	WIDTH	MIN FTG DEPTH	LONG REINF	TRANS REINF	DETAIL	
Cl	1'-0"	SEE NOTE 16	(2) #4 T&B	#3 @ 12" OC, BOT	21/S-311	

PAD FOOTING SCHEDULE							
TYPE	WIDTH	LENGTH	THICKNESS	MIN FTG DEPTH	TOP REINF	BOT REINF	DETAIL
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TIE BEAM SCHEDULE						
TYPE	WIDTH	THICKNESS	MIN FTG DEPTH	LONG REINF	TRANS REINF	DETAIL
TB1	1'-0"	1'-0"	SEE FDN NOTE 16	(4) #4, T&B	#3 TIES @ 24" OC	34/\$-311

ROOF FRAMING SCHEDULES

PREFABRICATED ROOF TRUSS

	FOR PREFA	BRICATED ROOF TRUSS NOTES SE	EE NOTES ON SHEET S-103					
		ROOF TRUSS SCHEDU	LE					
	MARK	DESCRIPTION	REMARKS					
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	SGT	STRUCTURAL GABLE TRUSS						
	MT	MONO PITCH TRUSS	24" OC MAX					
	JT	JACK TRUSS	24" OC MAX					
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	DT (#*)	DRAG TRUSS						
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יחר	CEINLIBS DDAC EODCEIS AT ANLINEACTODED LEVEL (1 DEL DDAC EODCES CAL							

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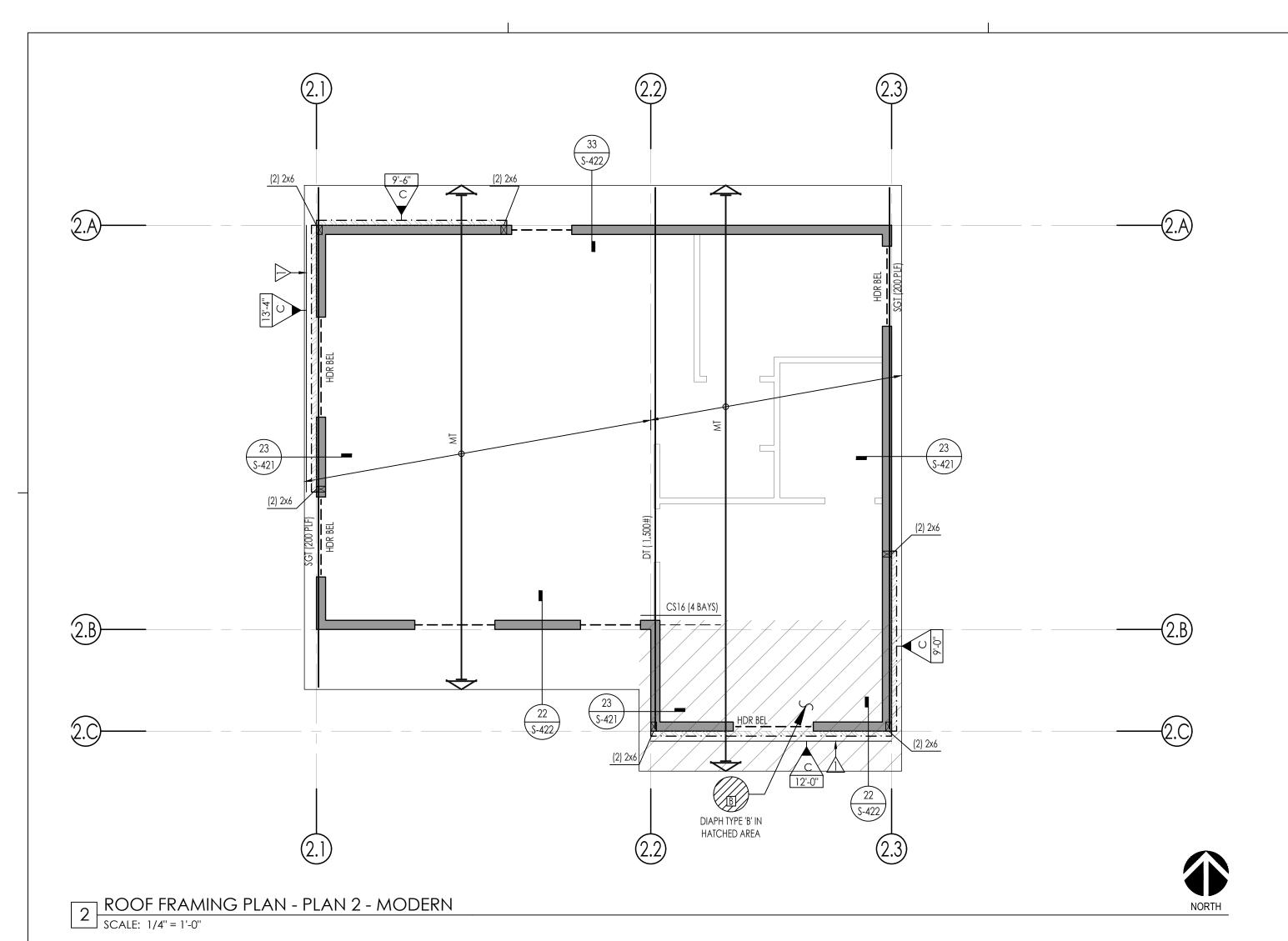
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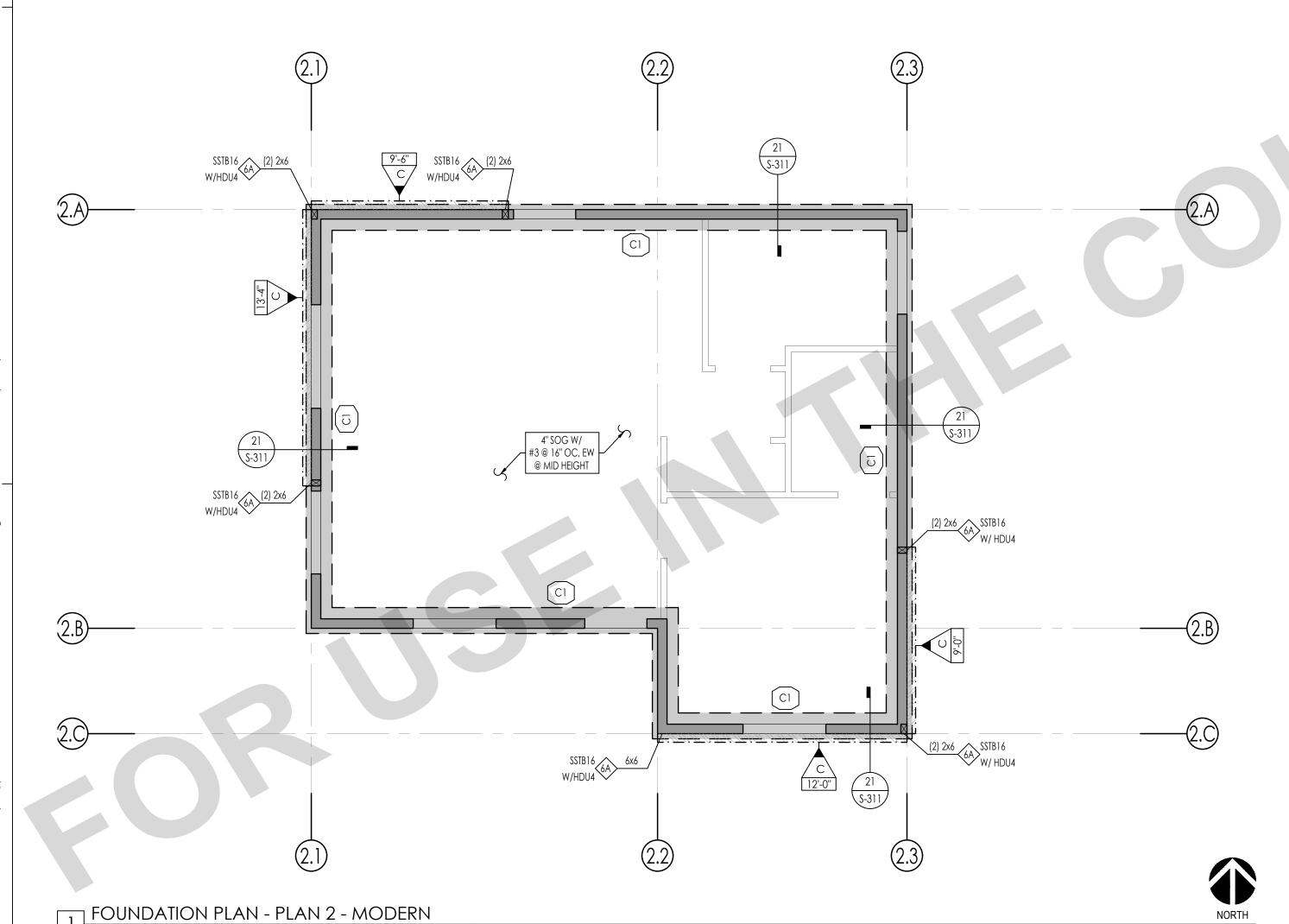
SANTA

11/20/23

S-202

SET SHEET





SCALE: 1/4" = 1'-0"

GENERAL PLAN NOTES

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DESCRIPTION	SHEET(S)
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- 14. ALL BOLT HOLES, IN WOOD MEMBERS, SHALL BE DRILLED A MAXIMUM OF 1/6" OVERSIZED. INSPECTOR TO VERIFY
- 15. THE BUILDING PAD SHALL BE PREPARED AS OUTLINED IN DETAIL 53/S-301. THE BUILDING OFFICIAL SHALL REQUIRE PAD CERTIFICATION BY A GEOTECHNICAL ENGINEER AT THEIR DISCRETION.
- 16. BOTTOM OF FOOTING SHALL BE, UNLESS DEEPER FOUNDATIONS ARE REQUIRED BY THE BUILDING OFFICIAL: A. 18" BELOW PAD OR ADJACENT GRADE AT PERIMETER, WHICHEVER IS DEEPER, UNO B. 18" BELOW PAD OR ADJACENT GRADE AT INTERIOR GRADE BEAMS, WHICHEVER IS DEEPER, UNO NOTE: FOOTING MUST BE DEEPENED LOCALLY PER DETAIL 32/S-301 TO ACCOMMODATE ANCHOR
- 17. ALL THIS PLAN IS INTENDED FOR FLAT LOTS, WITHOUT HIGHLY EXPANSIVE OR LIQUEFIABLE SOILS. IF THE PROJECT SITE IS DETERMINED TO HAVE ANY OF THESE QUALITIES, AS DETERMINED BY THE BUILDING OFFICIAL, THESE PRE APPROVED ADU FOUNDATION PLANS AND DETAILS ARE NOT APPLICABLE.

- 18. ALL LINES OR MEMBERS INDICATED AS "STRUT" SHALL RECEIVE (2) ROWS OF BOUNDARY NAILING (BN), STAGGERED.
- 19. ALL INTERIOR WALLS NOT SHOWN ON THE STRUCTURAL FRAMING PLANS BUT SHOWN ON THE ARCHITECTURAL DRAWINGS SHALL BE CONSTRUCTED PER NON-BEARING PARTITION WALL DETAIL 43/S-401, UNO.
- 20. PLYWOOD SHEATHED DIAPHRAGM TYPES: ALL ROOF DIAPHRAGMS SHALL BE TYPE A, UNO REFER TO 12/S-403



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SYMBOL LEGEND INDICATES SHEAR WALL TYPE AND LENGTH, INDICATES TOP PLATE SPLICE NAILING PER DETAILS 31/S-403. NAILING APPLIES TO PER SCHEDULE ON DETAIL 13/S-402 ENTIRE LENGTH OF TOP PLATE. PROVIDE TYPE SPLICE, ULESS NOTED OTHERWISE INDICATES CONT BLK & STRAP PER 14/S-404 INDICATES BLOCKING & STRAPPING ABOVE & BELOW WINDOW OPENINGS PER DETAIL 44/S-402 INDICATES DSC CONNECTION PER 11/S-404 INDICATES HEADER @ OPENING. REFER TO 32/S-401 FOR HEADER SIZE, UNLESS NOTED OTHERWISE INDICATES BEARING STUD WALL PER PLAN INDICATES CONC PEDESTAL PER PLAN

FOUNDATION SCHEDULES

SHEARWALL HOLDOWN SCHEDULE						
DOWN/ - 1x INDICATES HOLDOWN/ STRAP TYPE	DETAIL		TYPE	WIDTH	LENGTH	THICKN
INDICATES SIMPSON HOLDOWN W/ SSTB TO: CONCRETE FOUNDATION:	12/\$-311		F2	2'-0"	2'-0"	1'-6'
	DOWN/ INDICATES HOLDOWN/ STRAP TYPE INDICATES SIMPSON HOLDOWN W/ SSTB TO:	DOWN/ INDICATES HOLDOWN/ STRAP TYPE INDICATES SIMPSON HOLDOWN W/ SSTB TO:	DOWN/ INDICATES HOLDOWN/ STRAP TYPE INDICATES SIMPSON HOLDOWN W/ SSTB TO:	DOWN/ INDICATES HOLDOWN/ DETAIL INDICATES SIMPSON HOLDOWN W/ SSTB TO: F2	DOWN/ INDICATES HOLDOWN/ STRAP TYPE INDICATES SIMPSON HOLDOWN W/ SSTB TO: TYPE WIDTH F2 2'-0"	DOWN/ INDICATES HOLDOWN/ STRAP TYPE INDICATES SIMPSON HOLDOWN W/ SSTB TO: TYPE WIDTH LENGTH F2 2'-0" 2'-0"

CONTINUOUS FOOTING SCHEDULE						
MARK	WIDTH	MIN FTG DEPTH	LONG REINF	TRANS REINF	DETAIL	
Cl	1'-0"	SEE NOTE 16	(2) #4 T&B	#3 @ 12" OC, BOT	21/\$-311	

	PAD FOOTING SCHEDULE						
TYPE	WIDTH	LENGTH	THICKNESS	MIN FTG DEPTH	TOP REINF	BOT REINF	DETAIL
F2	2'-0"	2'-0"	1'-6"	SEE FDN NOTE 16	(3) #5, EW	(3) #5, EW	14/\$-311

TIE BEAM SCHEDULE						
TYPE	WIDTH	THICKNESS	MIN FTG DEPTH	LONG REINF	TRANS REINF	DETAIL
TB1	1'-0"	1'-0"	SEE FDN NOTE 16	(4) #4, T&B	#3 TIES @ 24" OC	34/\$-311

ROOF FRAMING SCHEDULES

PREFABRICATED ROOF TRUSS

EOR PREFARICATED ROOF TRUSS NOTES SEE NOTES ON SHEET S-103

FOR PREFABRICATED ROOF TRUSS NOTES SEE NOTES ON SHEET S-103							
	ROOF TRUSS SCHEDU	LE					
MARK	DESCRIPTION	REMARKS					
RT	ROOF TRUSS (COMMON)	24" OC MAX					
SGT	STRUCTURAL GABLE TRUSS						
MT	MONO PITCH TRUSS	24" OC MAX					
JT	JACK TRUSS	24" OC MAX					
VJT	VALLEY JACK TRUSS	24" OC MAX					
CJT	CORNER JACK TRUSS						
GT	GIRDER TRUSS						
MGT	MONO PITCH GIRDER TRUSS						
DT (#*)	DRAG TRUSS						
CGT	CALIFORNIA GIRDER TRUSS						
HR	HIP RAFTER / JACK RAFTER						
CHT	CALIFORNIA HIP TRUSS	24" OC MAX					
SCT	SCISSOR TRUSS	24" OC MAX, CEILING SLOPE PER ARCH					

(#*) - EQUALS DRAG FORCE IN LBS, DRAG FORCE IS AT AN UNFACTORED LEVEL (1.0E) DRAG FORCES CALCULATED IN ACCORDANCE WITH ASCE 7-16 12.10.1.1. IN STRUCTURES ENTIRELY BRACED BY LIGHT FRAME SHEAR WALLS, OR PORTIONS THEREOF, DRAG MEMBERS SHALL BE DESIGNED TO RESIST FORCES USING THE LOAD COMBINATIONS OF ASCE 7-16 SECTION 12.4.2.3 IN ALL OTHER STRUCTURES DRAGS SHALL INCLUDE THE EFFECT OF OVERSTRENGTH PER ASCE 7-16 12.4.3.2

ADU PROTOTYP

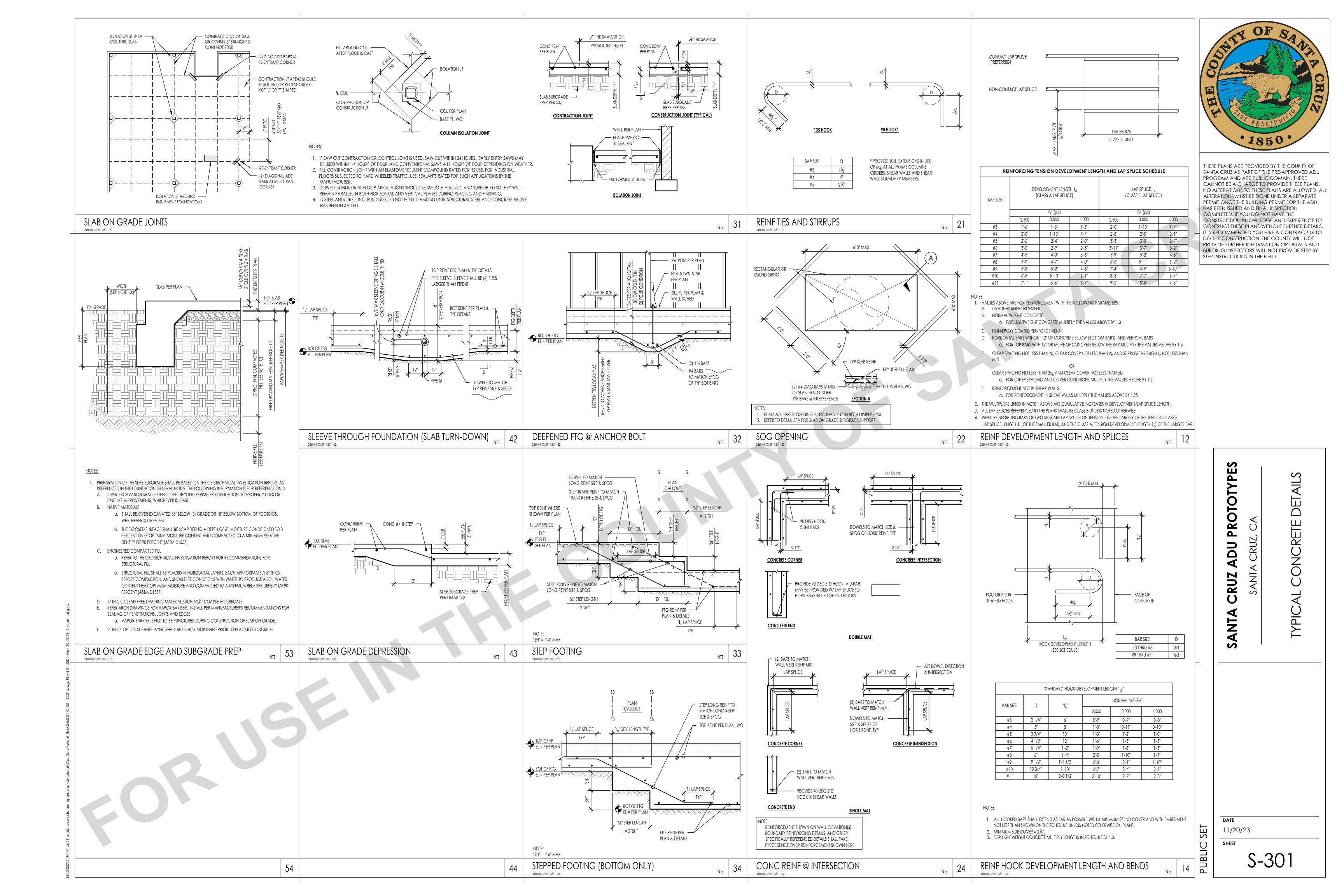
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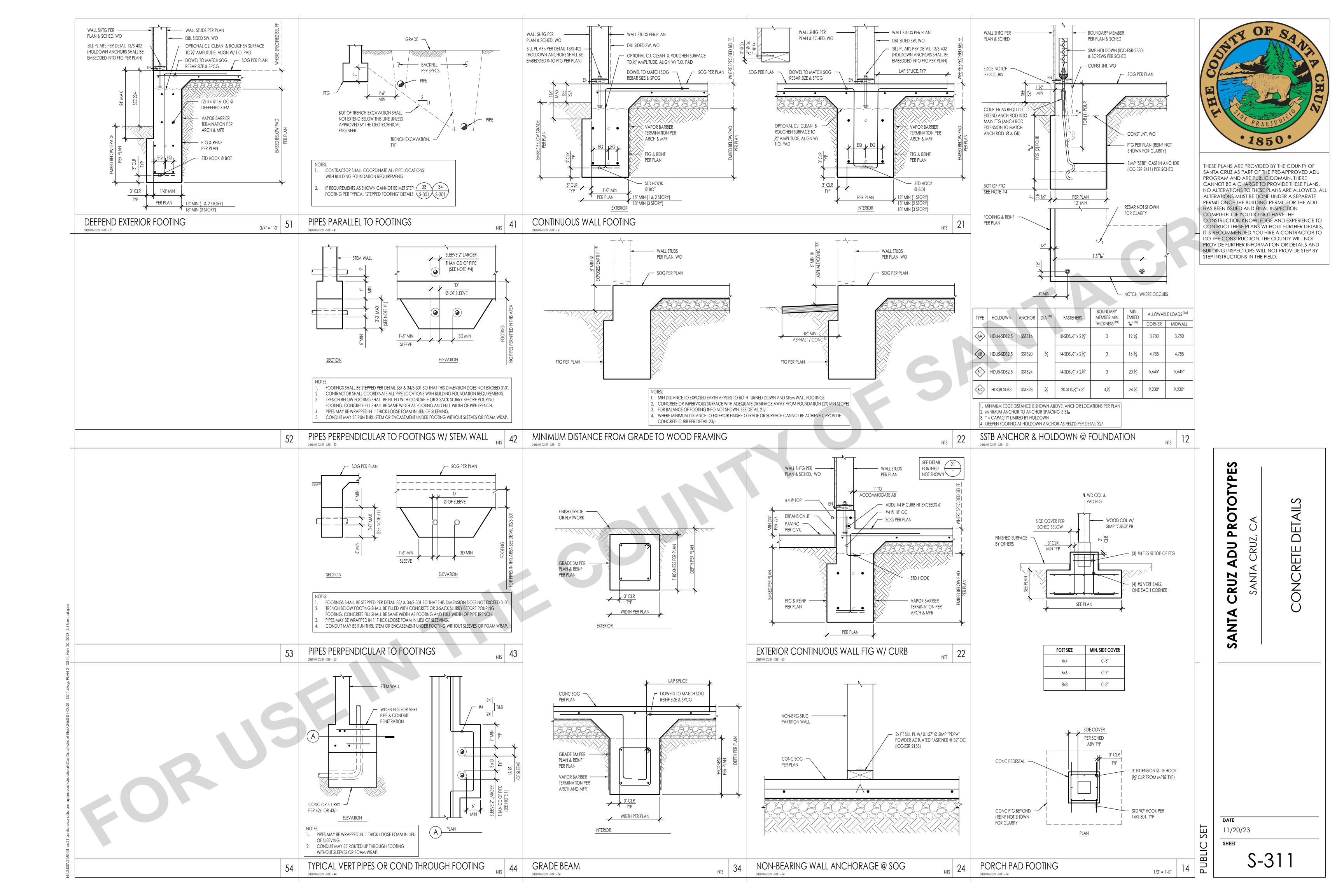
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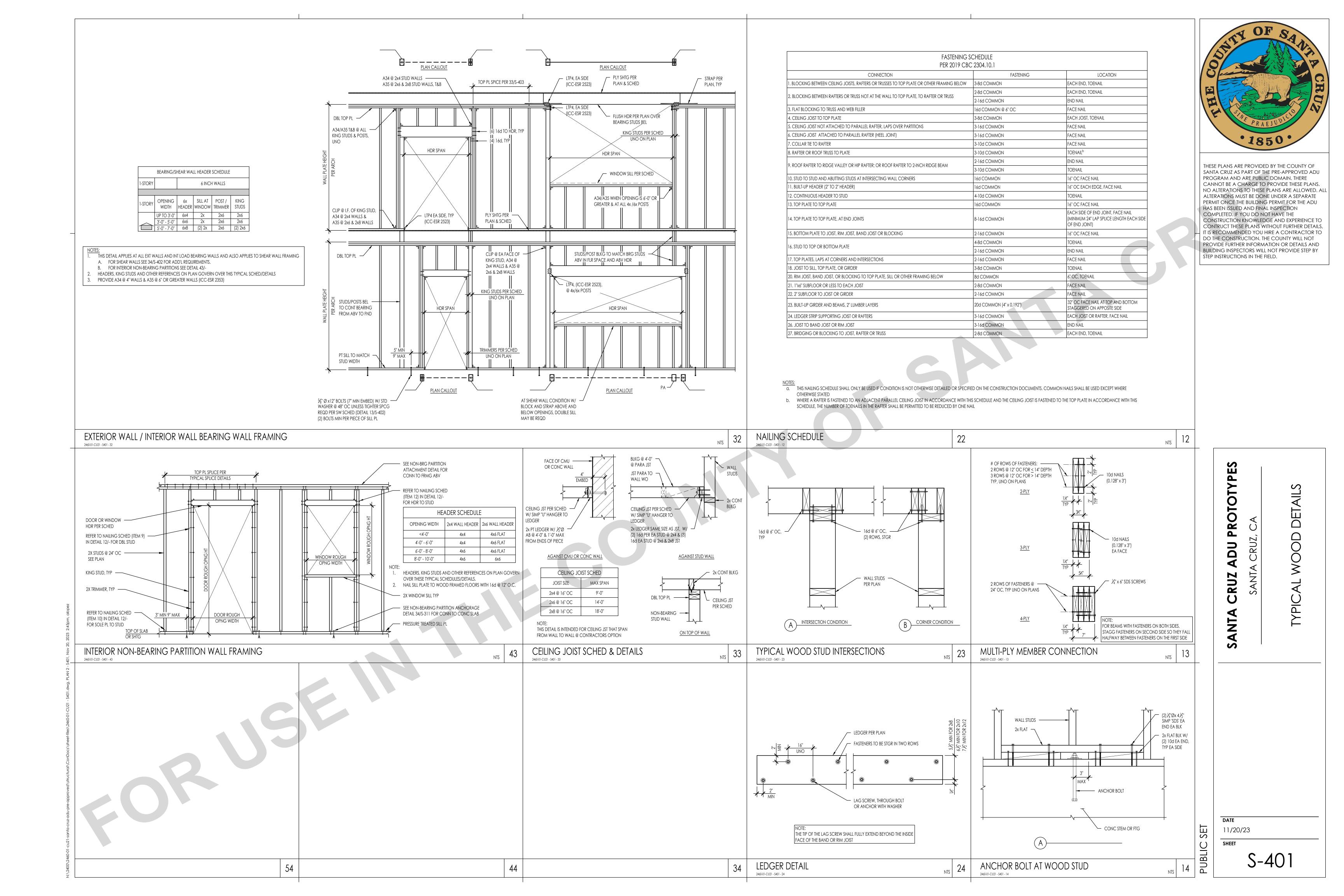
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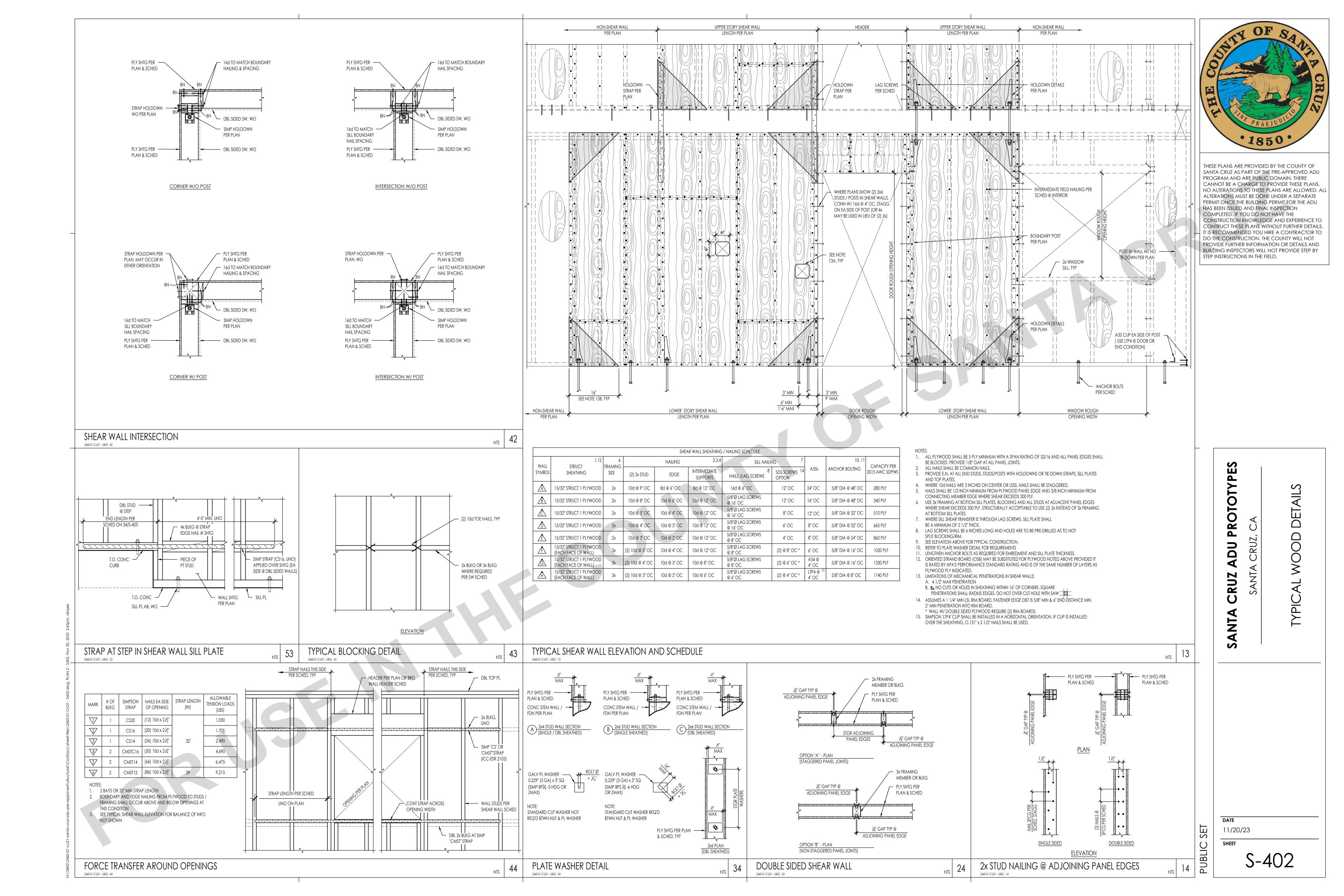
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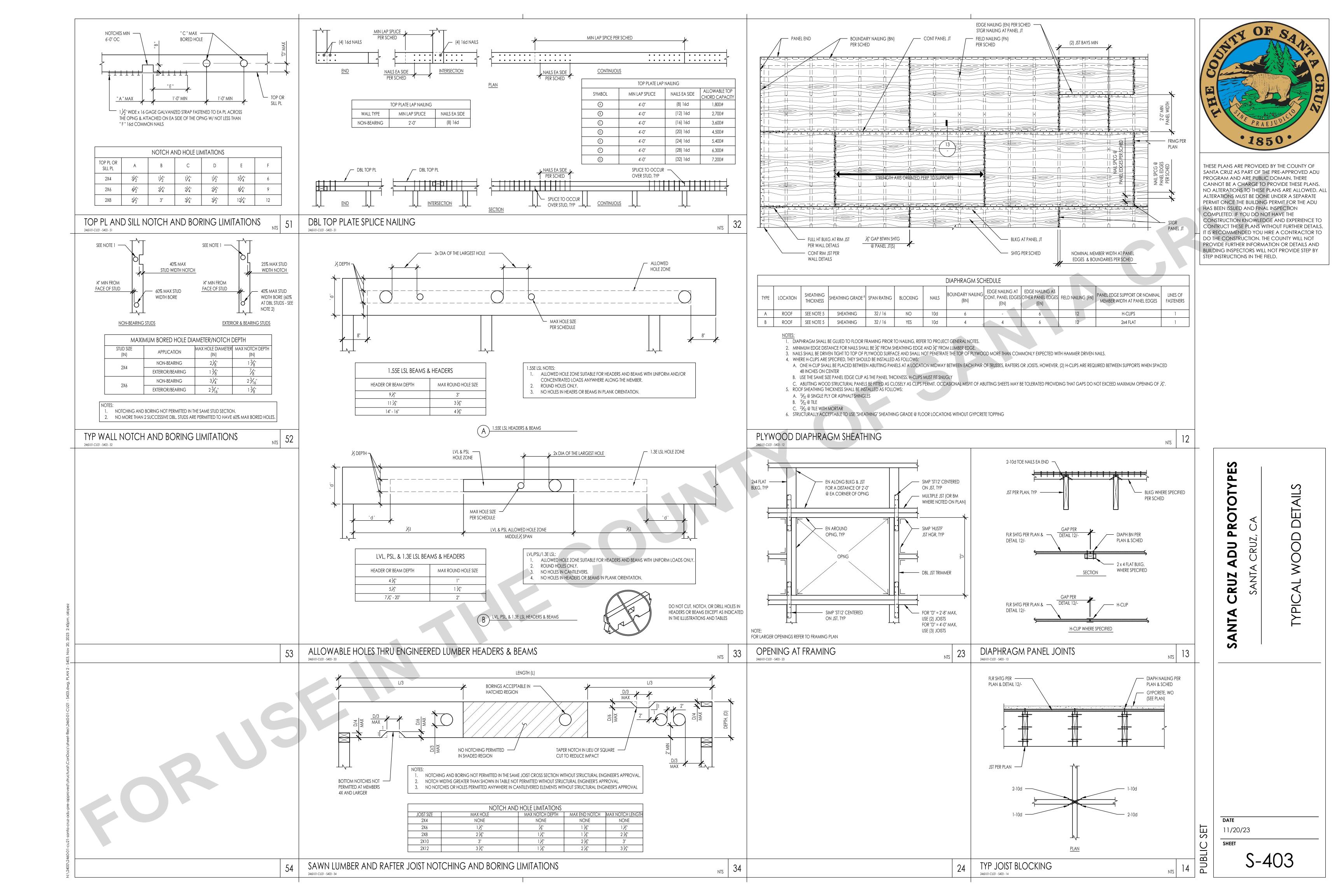
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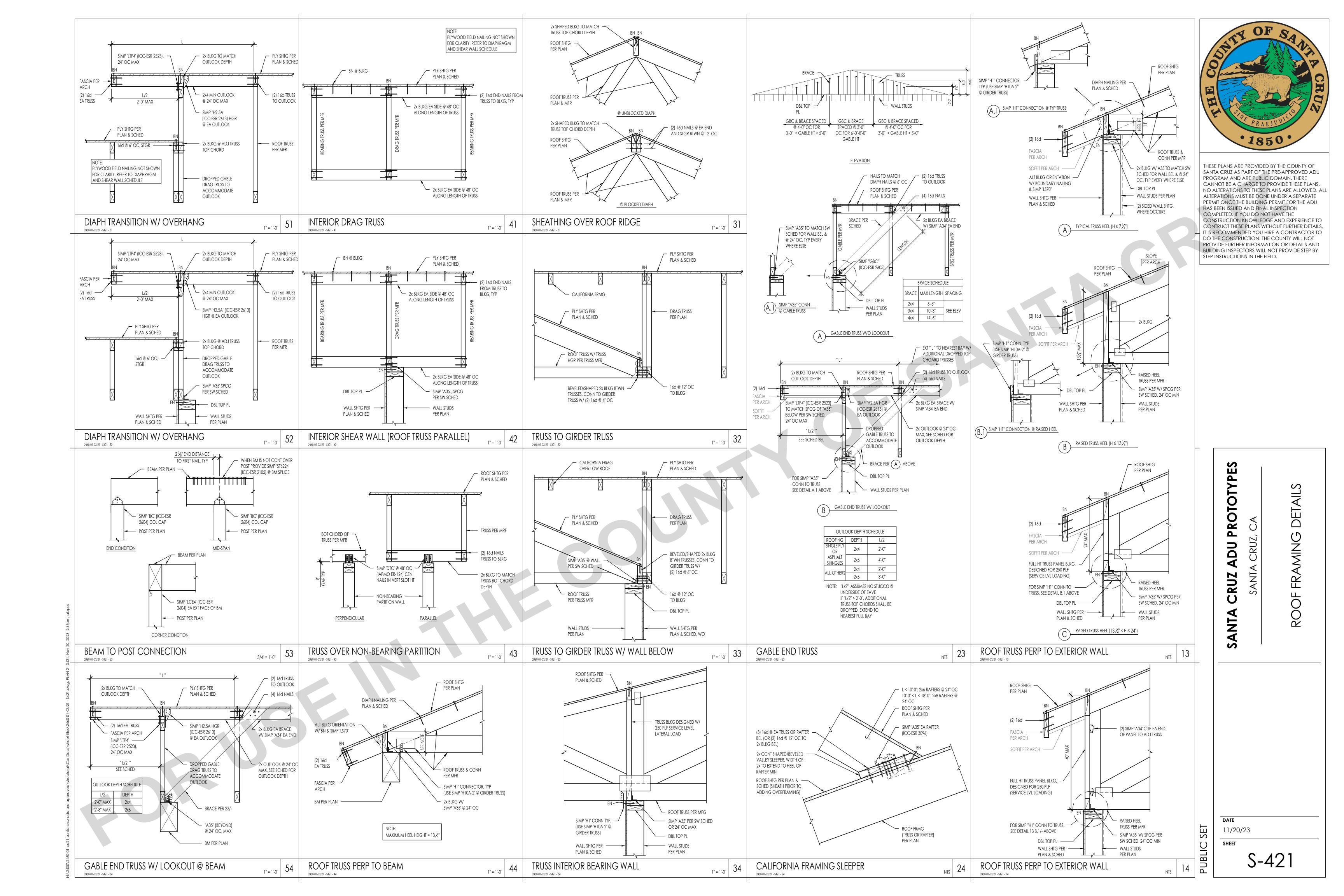


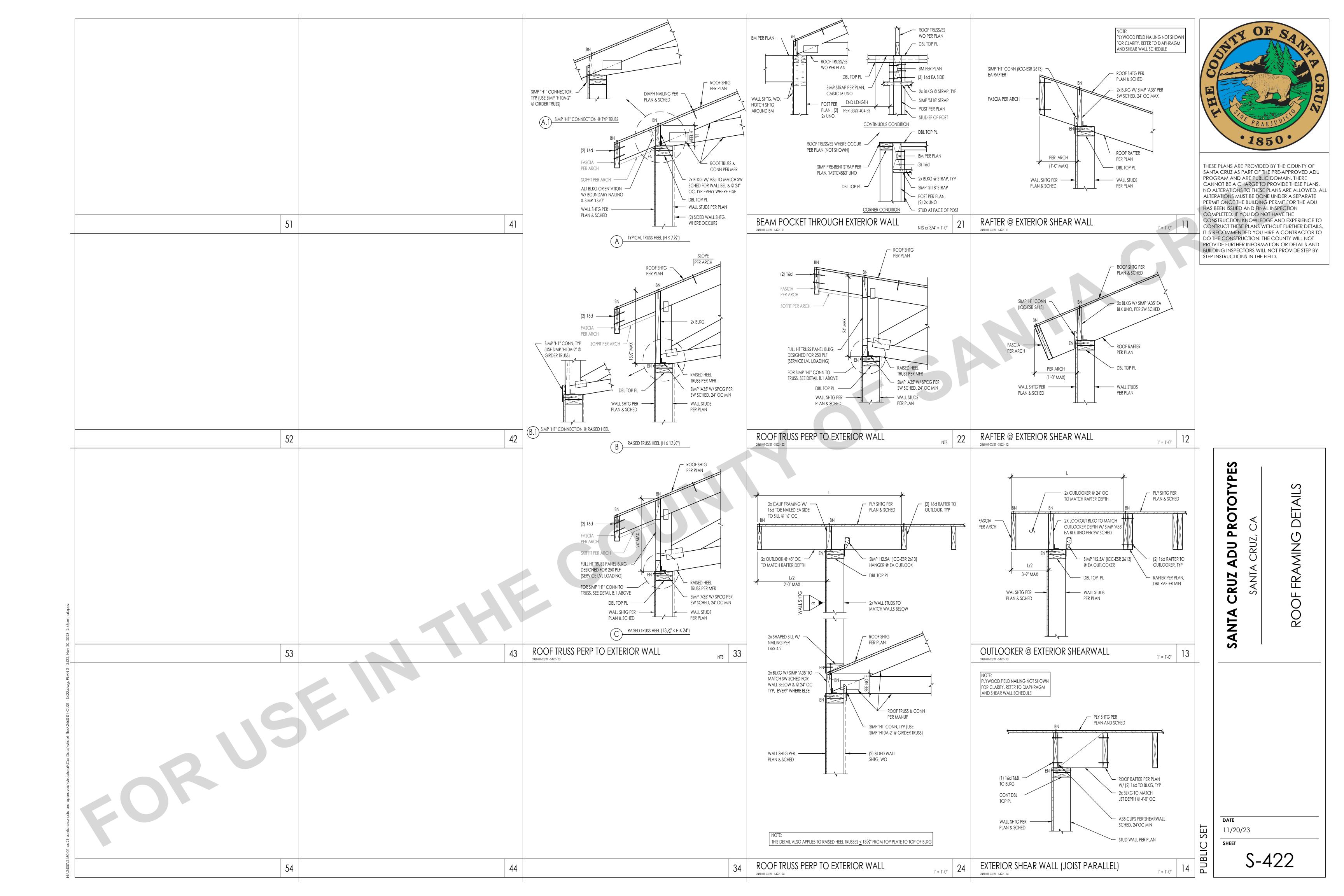


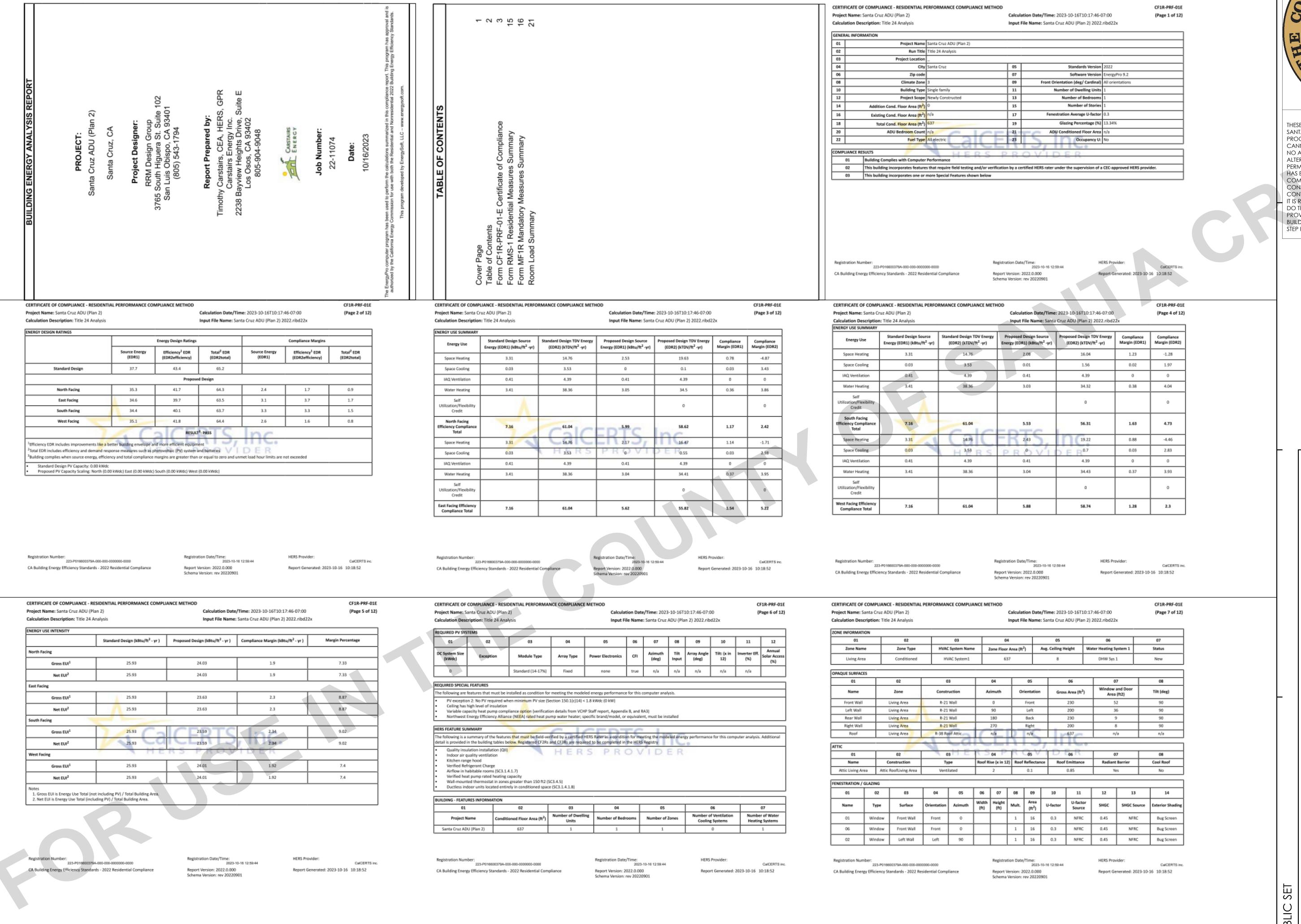












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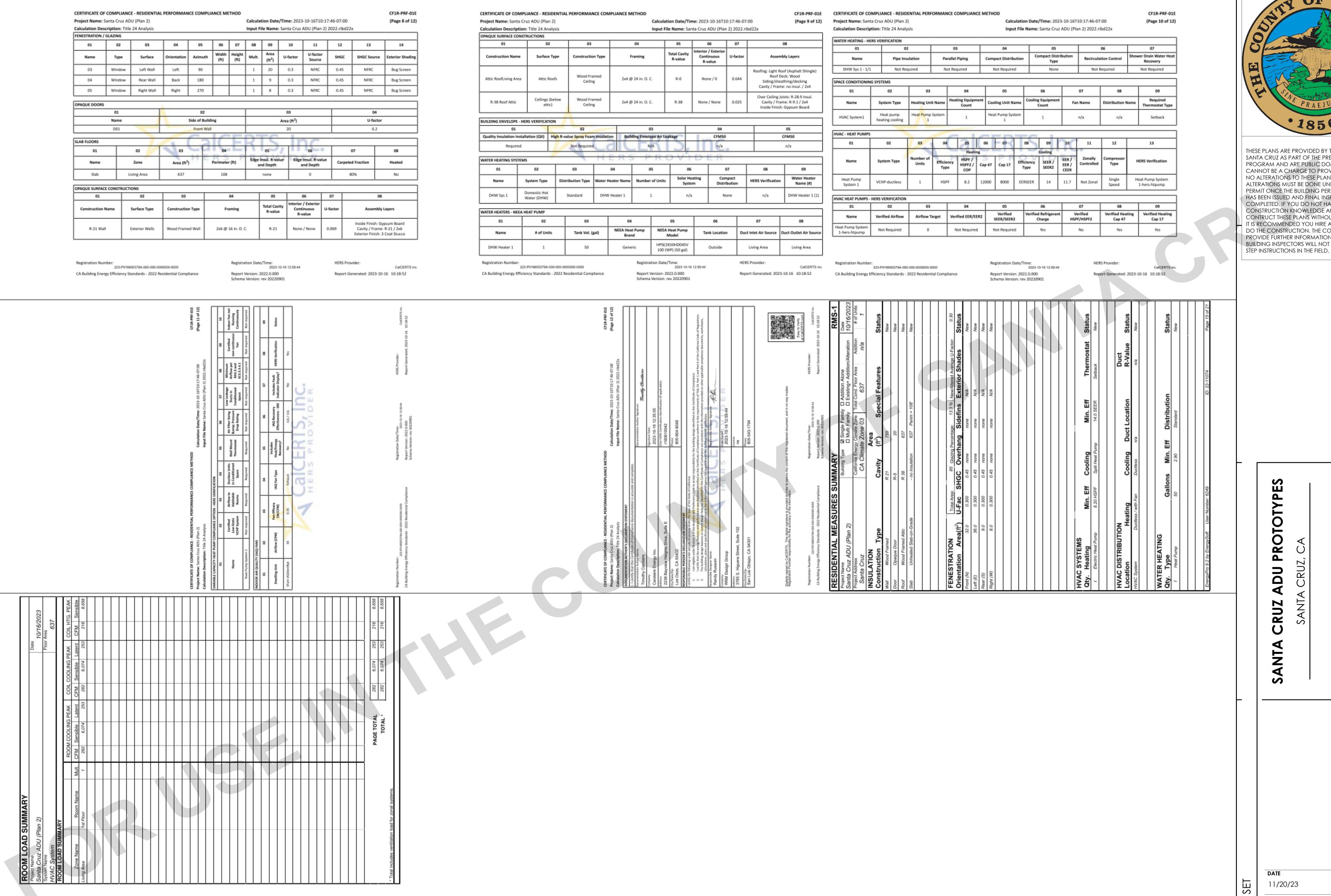
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