

ABBREVIATIONS

Table of abbreviations and their corresponding full names, organized in columns. Includes terms like AT NUMBER/POUND, LAM LAMINATE(D), and various material and construction codes.

GENERAL BUILDING NOTES

- PERMITS, LICENSES, INSPECTIONS AND FEES
1. THE OWNER SHALL BE RESPONSIBLE FOR OBTAINING ALL REQUIRED PLAN REVIEW, PERMIT, LICENSE, AND INSPECTION APPROVALS. ALL FEES REQUIRED FOR APPROVAL SHALL BE PAID BY THE OWNER.
GUARANTEE
1. THE GENERAL ENGINEERING CONTRACTOR, GENERAL CONTRACTOR AND SUBCONTRACTORS SHALL GUARANTEE THAT ALL WORK REQUIRED TO CONSTRUCT THE PROJECT BE A COMPLETE WORKING SYSTEM AND SHALL OPERATE FREE FROM DEFECTS IN WORKMANSHIP AND MATERIALS.

- DATA AND MEASUREMENTS:
1. DRAWING DATA CONTAINED HEREIN IS AS EXACT AS COULD BE DETERMINED WITHIN THE PROJECT DESIGNER'S DESIGN SCOPE OF SERVICES RENDERED. AS SUCH THE ABSOLUTE ACCURACY OF THE DESIGN DATA IS NOT GUARANTEED.
2. DO NOT SCALE THE DRAWINGS, WRITTEN DIMENSIONS AND ACTUAL BUILDING MEASUREMENTS TAKE PRECEDENCE OVER SCALED DRAWING INFORMATION.

- APPLICABLE LAWS, ORDINANCES, REGULATIONS AND STANDARDS
1. THE GENERAL ENGINEERING CONTRACTOR, GENERAL CONTRACTOR AND SUBCONTRACTORS SHALL CONFORM TO THE LATEST APPLICABLE, ADOPTED EDITION OF THE CALIFORNIA CODE OF REGULATIONS, TITLE-24, CALIFORNIA BUILDING CODE, CALIFORNIA PLUMBING CODE, CALIFORNIA MECHANICAL CODE, CALIFORNIA ELECTRICAL CODE, AND ALL LOCAL CODES AND ORDINANCES REQUIRED TO RECEIVE A CERTIFICATE OF OCCUPANCY FROM THE BUILDING OFFICIAL HAVING JURISDICTION OVER THE PROJECT.

- AREA OF WORK
1. THE GENERAL ENGINEERING CONTRACTOR SHALL REMOVE ALL EXISTING LANDSCAPE MATERIAL NOT PROTECTED, CONCRETE PATIOS/WALKWAYS, YARD FENCING AND POST FOOTINGS, GARAGE STRUCTURE AND FOUNDATION, AND ALL ABANDONED UTILITIES. THE CONTRACTOR SHALL REMOVE EXISTING SITE LIGHTING AND IRRIGATION SYSTEM WITHIN THE AREA OF WORK, TERMINATE/CAP-OFF DISCONNECTION POINTS, AND TURN OVER ALL EXISTING SYSTEM COMPONENTS TO THE OWNER FOR FUTURE USE. ALL TOP SOIL SHALL BE REMOVED AND STORED FOR USE IN FINISH GRADING.

- SCOPE:
1. THE CONSTRUCTION CONTRACT RELATED TO THE WORK OF THIS PROJECT IS HEREBY MADE A PART OF THESE DRAWINGS AS THOUGH FULLY CONTAINED THEREIN.
2. THE GENERAL ENGINEERING CONTRACTOR, GENERAL CONTRACTOR AND SUBCONTRACTORS SHALL COMPLETE ALL WORK REQUIRED TO RECEIVE A CERTIFICATE OF OCCUPANCY FROM THE BUILDING OFFICIAL HAVING JURISDICTION OVER THIS PROJECT. THE SCOPE OF PERMIT COMPLIANCE WORK IS INCLUDED IN THE GENERAL CONTRACT FOR CONSTRUCTION OF THIS PROJECT. THE GENERAL ENGINEERING CONTRACTOR, GENERAL CONTRACTOR AND SUBCONTRACTORS SHALL BE RESPONSIBLE FOR AND GOVERNED BY ALL OF THE REQUIREMENTS THEREUNDER.
3. PRIOR TO CONTRACT APPROVAL, THE GENERAL ENGINEERING CONTRACTOR, GENERAL CONTRACTOR AND SUBCONTRACTORS SHALL VISIT THE PROJECT SITE, AND BY THEIR OWN INVESTIGATION, DETERMINE EXISTING SITE CONDITIONS AS TO THE QUANTITIES OF MATERIALS, LABOR HOURS, AND ANY OTHER COST ASSOCIATED WITH WORK THAT IS TO BE DONE UNDER THEIR CONTRACT AND AS REQUIRED TO PASS ALL BUILDING PERMIT INSPECTIONS. ALL MODIFICATIONS REQUIRED BY THE INSPECTION AUTHORITY SHALL BE MADE BY EACH SUBCONTRACTOR AT THEIR EXPENSE.

CONSTRUCTION DOCUMENTS:

- 1. WORK SHALL BE INSTALLED IN ACCORDANCE WITH THE APPROVED CONSTRUCTION DOCUMENTS, AND ANY CHANGES MADE DURING CONSTRUCTION THAT ARE NOT IN COMPLIANCE WITH THE APPROVED CONSTRUCTION DOCUMENTS SHALL BE RESUBMITTED FOR APPROVAL AS AN AMENDED SET OF CONSTRUCTION DOCUMENTS
2. IT SHALL BE THE DUTY OF THE HOLDER OF THE BUILDING PERMIT OR THEIR DULY AUTHORIZED AGENT TO NOTIFY THE BUILDING OFFICIAL WHEN WORK IS READY FOR INSPECTION. IT SHALL BE THE DUTY OF THE PERMIT HOLDER TO PROVIDE ACCESS TO AND MEANS FOR INSPECTIONS OF SUCH WORK THAT ARE REQUIRED BY THIS CODE
3. ALL CONSTRUCTION OR WORK SHALL BE SUBJECTED TO INSPECTION BY PLACER COUNTY BUILDING OFFICIAL (OR HIS/HER REPRESENTATIVES) AND SUCH CONSTRUCTION OR WORK SHALL REMAIN ACCESSIBLE AND EXPOSED FOR INSPECTION PURPOSES UNTIL APPROVED. APPROVAL AS A RESULT OF AN INSPECTION SHALL NOT BE CONSTRUED TO BE AN APPROVAL OF A VIOLATION OF THE PROVISIONS OF THIS CODE OR OF OTHER ORDINANCES OF THE JURISDICTION. INSPECTIONS PRESUMING TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISIONS OF THIS CODE OR OF OTHER ORDINANCES OF THE JURISDICTION SHALL NOT BE VALID. IT SHALL BE THE DUTY OF THE PERMIT APPLICANT TO CAUSE THE WORK TO REMAIN ACCESSIBLE AND EXPOSED FOR INSPECTION PURPOSES. NEITHER THE BUILDING OFFICIAL NOR THE JURISDICTION SHALL BE LIABLE FOR EXPENSE ENTAILED IN THE REMOVAL OR REPLACEMENT OF ANY MATERIAL REQUIRED TO ALLOW INSPECTION. 2016 C.R.C. SECTION R109.

- 4. BUILDING & STRUCTURES, & PARTS THEREOF, SHALL BE MAINTAINED IN A SAFE & SANITARY CONDITION. DEVICES OR SAFEGUARD WHICH ARE REQUIRED BY THIS CODE SHALL BE MAINTAINED IN CONFORMANCE WITH THE CODE EDITION UNDER WHICH INSTALLED. THE OWNER OR THE OWNERS DESIGNATED AGENT SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF BUILDING AND STRUCTURE. TO DETERMINE COMPLIANCE WITH THIS SUBSECTION, THE BUILDING OFFICIAL SHALL HAVE THE AUTHORITY TO REQUIRE A BUILDING OR STRUCTURE TO BE REINSPECTED. THE REQUIREMENTS OF THIS CHAPTER SHALL NOT PROVIDE THE BASIS FOR REMOVAL OR ABRIGATION OF FIRE PROTECTION, AND SAFETY SYSTEMS AND DEVICES IN EXISTING STRUCTURE. 101.8 MAINTENANCE (HCD 1, HCD 2)

PROJECT DATA

Table with project details: PROJECT ADDRESS: 714 SUNDAHL DRIVE FOLSOM, CA 95630; BASE ZONE: R-1-M; A.P.N.: 072-3270-034-0000; SUBDIVISION: EMPIRE RANCH (LAKEVIEW OAKS)

FLOOR AREA ANALYSIS table: LOT SIZE: 12,315 SQ. FT.; LOT COVERAGE: 35%; LOWER LEVEL: 870 SQ. FT.; MAIN LEVEL: 3080 SQ. FT.; TOTAL: 3950 SQ. FT.

Garage area table: 3 CAR GARAGE: 1000 SQ. FT.; COVERED PORCH: 235 SQ. FT.; COVERED BALCONY: 100 SQ. FT.; COVERED PATIO: 252 SQ. FT.; TOTAL: 1587 SQ. FT.

DESIGN CRITERIA

SEISMIC CRITERIA table: SD C, SOIL CLASS D, RISK CATEGORY II, SEISMIC IMPORTANCE FACTOR 1.00, RESPONSE MODIFICATION FACTOR 6.5, SEISMIC FORCE RESISTING SYSTEM LIGHT FRAME WOOD SHEAR WALL. GRAVITY LOADING: ROOF LIVE 20psf, FLOOR LIVE 40psf. WIND CRITERIA: ULTIMATE WIND, Vult 95mph; BASIC WIND, Vasd 74mph; WIND EXPOSURE C; INTERNAL PRESSURE COEFF +1-0.18; Iw 1.0. SOIL BEARING 1500psf. CODES: ASCE 7-16, CBC 2022, ACI318-19, 2018 NDS.

BUILDING CODE DATA

Table with building code data: OCCUPANCY CLASSIFICATION: R3/U; CONSTRUCTION TYPE: TYPE VB/ FIRE SPRINKLER; NUMBER OF STORIES: 2 STORY; GOVERNING CODES: 2022 CALIFORNIA BUILDING CODE (CBC), 2022 CALIFORNIA MECHANICAL CODE (CMC), 2022 CALIFORNIA PLUMBING CODE (CPC), 2022 CALIFORNIA ENERGY CODE, 2022 CALIFORNIA FIRE CODE, 2022 CALIFORNIA GREEN BUILDING STANDARDS CODE, 2022 CALIFORNIA ELECTRICAL CODE (CEC), 2022 CALIFORNIA RESIDENTIAL CODE (CRC); CRC R106.1.1: AMEND THE APPLICABLE CODES TO INCLUDE THE CITY OF FOLSOM AMENDMENTS.

DRAWING SHEET INDEX

Table listing drawing sheets: A001 COVER SHEET, A002 SITE PLAN, A100 LOWER FLOOR PLAN, A101 LOWER FLOOR DIMENSION PLAN, A102 MAIN FLOOR PLAN, A103 MAIN FLOOR DIMENSION PLAN, A104 ROOF PLAN, A105 LOWER ELECTRICAL PLAN, A106 MAIN ELECTRICAL PLAN, A107 ELECTRICAL NOTES AND SPECS, A200 SCHEDULES, A300 PERSPECTIVE VIEWS, A301 EXTERIOR ELEVATIONS, A302 EXTERIOR ELEVATIONS, A400 BUILDING SECTIONS, A600 DETAILS, AG1 CAL GREEN REQUIREMENTS, AG2 CAL GREEN REQUIREMENTS, AT1 TITLE-24, AT2 TITLE-24, SN1 STRUCTURAL NOTES & SPECIFICATION, RW1.0 SITE WALL PLAN, S1.0 FOUNDATION AND SHEARWALL PLAN, S2.0 LEVEL1 - SHEARWALL PLAN, S3.0 LEVEL2 - SHEARWALL PLAN, S4.0 FLOOR & LOWER ROOF FRAMING PLAN, S5.0 ROOF FRAMING PLAN, SD1 STRUCTURAL DETAILS, SD2 STRUCTURAL DETAILS, SD3 STRUCTURAL DETAILS, SD4 STRUCTURAL DETAILS, SG1 SITE-GRADING PLAN.

PROJECT DIRECTORY

Table with project directory information: OWNER: MICHAEL MICHAEL, MOAYAD BAYAA; 333 TURN PIKE DR, FOLSOM, CA 95630; 461 EBI WAY, FOLSOM, CA 95630; DRAFTER & DESIGNER: AMS DRAFTING & DESIGN; 101 PARKSHORE DRIVE, FOLSOM, CA 95630; STRUCTURAL ENGINEER: WCD & ASSOCIATES; 101 PARKSHORE DRIVE, FOLSOM, CA 95630.

ARCHITECTURAL SYMBOL LEGEND

Table of architectural symbols: ROOM IDENTIFICATION (ROOM NAME 100), SECTION IDENTIFICATION (01 A301), ELEVATION HEIGHT ((E) FIN. -100.00'), WINDOW IDENTIFICATION (A), DOOR IDENTIFICATION (100A), KEYNOTE (8), NORTH ARROW.

STRUCTURAL OBSERVATION NOTE

STRUCTURAL OBSERVATION SHALL BE COMPLETED AND ACCEPTED BY THE ENGINEER OF RECORD WITH NO CONDITIONS PRIOR TO FOUNDATION, SHEAR AND FRAME INSPECTIONS

SCOPE OF WORK

2 STORY SINGLE FAMILY RESIDENCE. 3,950 SQ. FT. 5 BEDROOM 3 1 / 2 BATH. OFFICE, OPEN CONCEPT. 3 CAR GARAGE, LAUNDRY. COVERED PATIO, PORCH AND BACLONY.

VICINITY MAP - NOT TO SCALE

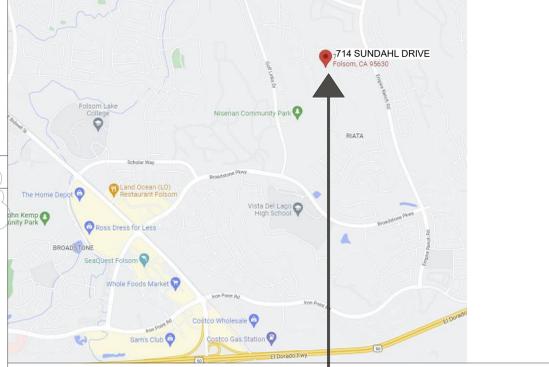
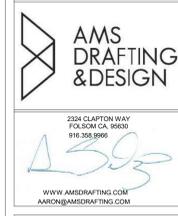


Table with project location: PROJECT LOCATION: 714 SUNDAHL DRIVE, FOLSOM, CA; NORTH arrow.

CUSTOM HOME DESIGN, ADDITIONS & REMODELS



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CUSTOM RESIDENTIAL HOME: RESIDENCE AT APN: 072-3270-034-0000 714 SUNDAHL DRIVE FOLSOM, CA 95630

TITLES:

Table with drawing titles and dates: PLAN CHANGE (09.13.2024), CITY COMMENT (10.30.2023), CONST. DOC SET, SUB-CONTRACTOR SET, CIVIL PLAN SET (10.05.2022), HOA SET (04.21.2022), DESIGN DOC SET-2 (02.02.2022), DESIGN DOC SET-1 (11.01.2021).

DRAWN BY:

A. SALAZAR

COVER SHEET

SHEET

A001

GENERAL NOTES

1. STORM WATER PROTECTION MEASURES SHALL BE IMPLEMENTED AT THE INITIAL PHASE OF CONSTRUCTION ACTIVITY. PROJECTS SHALL PREVENT EROSION AND RETAIN SOIL RUNOFF ON THE SITE THROUGH THE USE OF A BARRIER SYSTEM, WATTLE OR OTHER APPROVED METHOD
2. SITE SHALL BE GRADED TO PREVENT SURFACE WATER FROM ENTERING BUILDINGS. SITE PLANS SHALL INDICATE HOW THE SITE GRADING WILL MANAGE SURFACE FLOWS. LOTS SHALL BE GRADED TO DRAIN SURFACE WATER AWAY FROM FOUNDATION WALLS. THE GRADE SHALL FALL A MINIMUM OF 6 INCHES WITHIN THE FIRST 10 FEET (5%). CBC 1804.4.
3. IMPERVIOUS SURFACES WITHIN 10 FEET OF THE BUILDING SHALL BE SLOPED A MINIMUM OF 1/4" PER FOOT (2%) AWAY FROM THE FOUNDATION. CBC 1804.4
4. ON GRADED SITES, THE TOP OF ANY EXTERIOR FOUNDATION SHALL EXTEND ABOVE THE ELEVATION OF THE STREET GUTTER AT A POINT OF DISCHARGE (OR THE INLET OF AN APPROVED DRAINAGE DEVICE), A MINIMUM OF 12 INCHES PLUS 2%. CBC 1808.7.4.

PROJECT DATA

PROJECT NAME: RESIDENCE AT
 PROJECT ADDRESS: 714 SUNDAHL DRIVE FOLSOM, CA 95630
 BASE ZONE: R-1-M
 A.P.N.: 072-3270-034-0000
 SUBDIVISION: EMPIRE RANCH (LAKEVIEW OAKS)

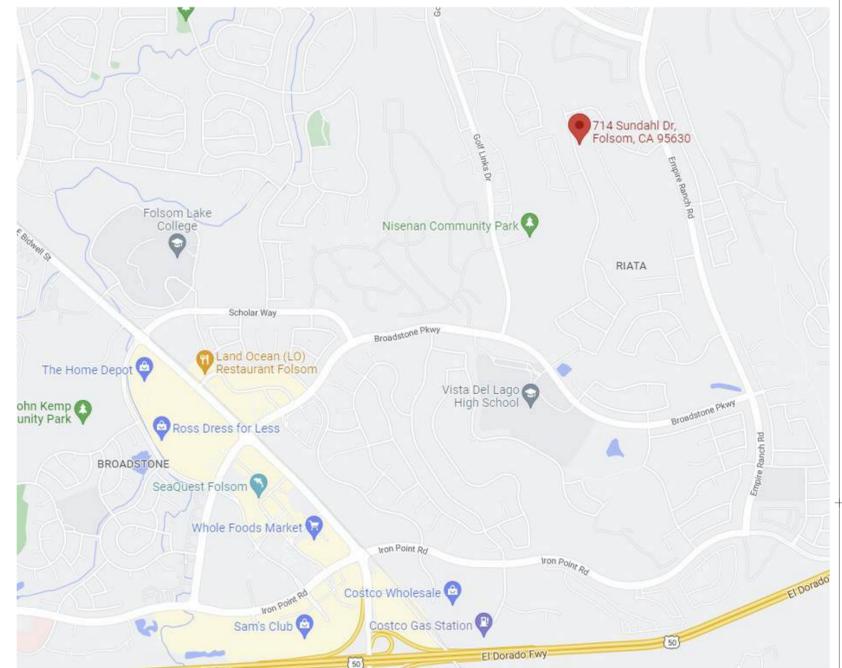
FLOOR AREA ANALYSIS

LOT SIZE: 12,315 SQ. FT.
 LOT COVERAGE: 35%

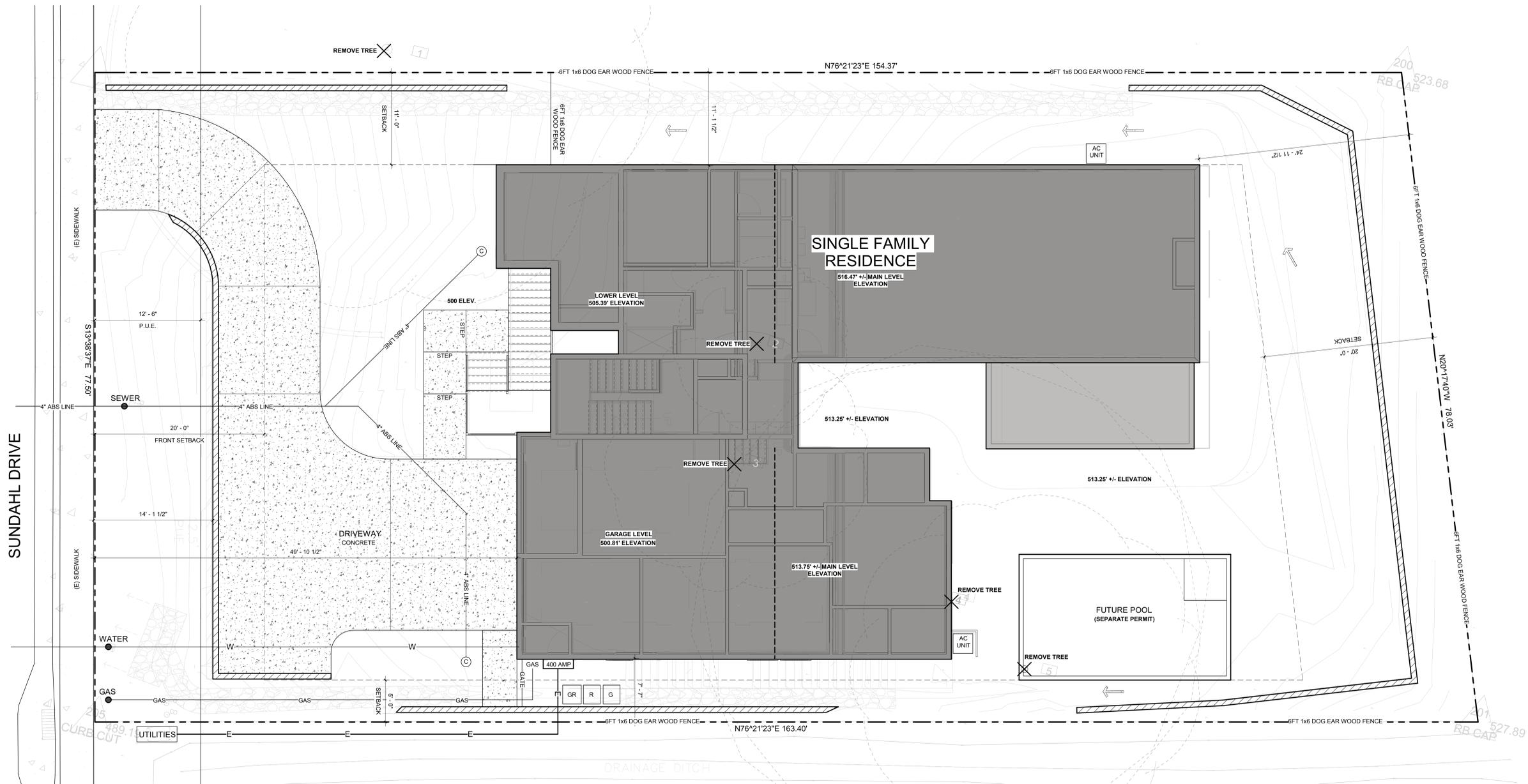
LOWER LEVEL	870 SQ. FT.
MAIN LEVEL	3080 SQ. FT.
TOTAL	3950 SQ. FT.
3 CAR GARAGE	1000 SQ. FT.
COVERED PORCH	235 SQ. FT.
COVERED BALCONY	100 SQ. FT.
COVERED PATIO	252 SQ. FT.
TOTAL	1587 SQ. FT.

SITE PLAN LEGEND

- PROPERTY LINE
- - - - - SETBACKS (BUILDING ENVELOPE)
- ← DRAINAGE FLOW
- 4" ABS LINE — SEWER LINE (SEWER LINE PER CPC TABLE 703.2. BUILDINGS MORE THAN TWO STORIES IN HEIGHT SHALL PROVIDE CAST IRON (OR OTHER APPROVED NON-PLASTIC) MATERIALS FOR THE DRAIN, WASTE, AND VENT (DWV) PIPING. NO PLASTIC PIPE IS ALLOWED. CPC 701.1.2)
- GAS — 1 1/2" GAS LINE
- E — ELECTRICAL LINE (UNDERGROUND)
- W — WATER LINE
- CLEANOUT:
- A. Every 100 feet of developed drainage lines
- B. And at each aggregate horizontal change of direction exceeding 135 degrees.



VINCITY MAP
NOT TO SCALE



TITLES:

PLAN CHANGE	09.13.2024
CITY COMMENT	10.30.2023
CONST. DOC SET	.....
SUB-CONTRACTOR SET	.....
CIVIL PLAN SET	10.05.2022
HOA SET	04.21.2022
DESIGN DOC SET-2	02.02.2022
DESIGN DOC SET-1	11.01.2021

DRAWN BY:
A. SALAZAR

SITE PLAN

SHEET
A002



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FLOOR PLAN GENERAL NOTES:

- NEW EXTERIOR GLAZING SHALL BE TEMPERED GLASS, MULTI-LAYERED GLAZED PANELS, OR HAVE A FIRE PROTECTION RATING OF NOT LESS THAN 20 MINUTES, REFER TO WINDOWS SCHEDULE.
- GLAZING WITHIN 24" ARC OF EITHER SIDE OF DOORS, ADJACENT TO A WALKING SURFACE, ADJACENT TO A STAIR LANDING, IN RAILING, ADJACENT TO A TUB OR SHOWER, OR A BARRIER FOR A SWIMMING POOL OR SPA MUST BE OF SAFETY GLAZED MATERIAL.
- WHERE DOOR SWING OUTWARD, THE FINISHED SURFACE OF THE EXTERIOR LANDING OR DECK SHALL BE WITHIN 1/2" OF THE DOOR THRESHOLD.
- PROVIDE ALL NECESSARY FUEL SUPPLY LINES WITH SHUTOFF VALVES TO ALL GAS FIRED APPLIANCES. PROVIDE SHUT OFF VALVE WHERE MAIN FUEL LINE ENTERS DWELLING UNIT.
- PLUMBING FIXTURES AND HARDWARE SHALL COMPLY WITH CURRENT WATER CONSERVATION REQUIREMENT. BACKFLOW PREVENTER TO BE PROVIDED PER CPC.

LOW FLOW TOILETS	1.28 GALLONS PER FLUSH
SHOWER HEADS	1.8 GALLONS PER MINUTE
LAVATORY FAUCETS	1.5 GALLONS PER MINUTE
KITCHEN FAUCETS	1.8 GALLONS PER MINUTE
- DUCT OPENING AND OTHER RELATED AIR DISTRIBUTION COMPONENT OPENING SHALL BE EFFECTIVELY SEALED DURING CONSTRUCTION.
- WALL AND FLOOR FRAMING SHALL NOT BE ENCLOSED WHEN FRAMING MEMBERS EXCEED 19% MOISTURE CONTENT. MOISTURE CONTENT SHALL BE VERIFIED BY MEANS OF MOISTURE READING USING A MOISTURE METER.
- ALL PLUMBING FIXTURES SHALL BE CONNECTED TO A SANITARY SEWER OR TO AN APPROVED PRIVATE SEWAGE DISPOSAL SYSTEM PER 2022 CRC.
- ALL PLUMBING FIXTURES SHALL BE CONNECTED TO AN APPROVED WATER SUPPLY. KITCHEN SINKS, LAVATORIES, BATHTUBS, SHOWERS, LAUNDRY TUBS AND WASHING MACHINE OUTLETS SHALL BE PROVIDED WITH HOT AND COLD WATER PER 2022 CRC SECTION R306.4.
- GLAZING: EXTERIOR WINDOWS AND EXTERIOR GLAZED DOOR ASSEMBLIES SHALL BE CONSTRUCTED WITH A MINIMUM OF ONE PANE OF TEMPERED GLASS OR NOT LESS THAN A 20 MINUTE FIRE RESISTANCE RATING.
- EXTERIOR DOORS: EXTERIOR SURFACE IS NON-COMBUSTIBLE OR FIRE-RESISTANTOR 1-3/8" SOLID CORE WOOD. RAISED PANELS MINIMUM 1-1/4" THICK TAPERING TO NOT LESS THAN A 3/8" TONGUE.
- DECKING SHALL BE 1-1/4 INCH MINIMUM THICKNESS SOLID WOOD OR A PRODUCT APPROVED BY OSFM BLM
- SEPARATION THAT IS REQUIRED BETWEEN THE DWELLING AND THE GARAGE PER CRC R302.6. PROVIDE THE FOLLOWING:
 - B. FROM HABITABLE ROOMS ABOVE THE GARAGE MINIMUM 5/8 TYPE X GYPSUM BOARD.
 - C. STRUCTURES SUPPORTING THE FLOOR/CEILING ASSEMBLIES USED FOR SEPARATION MINIMUM 1/2" GYPSUM BOARD.
- 1-3/8" SOLID CORE, OR 20 MINUTE FIRE RATED, SELF CLOSING AND SELF-LATCHING DOOR FOR UNSPRINKLERED GARAGES
- ALL DOORS BETWEEN THE GARAGE AND THE DWELLING SHALL BE SELF-CLOSING AND SELF-LATCHING PER CRC R302.5
- ENVIRONMENTAL AIR DUCT EXHAUST SHALL TERMINATE NOT LESS THAN 3 FEET FROM A PROPERTY LINE AND 3 FEET FROM OPENINGS INTO THE BUILDING. CMC 502.2

FLOOR PLAN KEY NOTES:

- BUILT-IN CABINETRY, OWNERS TO SELECT.
- PLUMBING FIXTURES, OWNERS TO SELECT
- CLOSET: CONFIGURATION SHALL BE DETERMINE BY OWNERS.
- DISHWASHER, OWNER TO SELECT
- REFRIGERATOR, OWNERS TO SELECT.
- RANGE WITH HOOD. THE MANDATORY MINIMUM VENTILATION RATE FOR KITCHEN EXHAUST HOODS IS 100 CFM . OWNERS TO SELECT
- CLOTHES WASHER, REFER TO EQUIPMENT SCHEDULE. RECESS HOT AND COLD WATER CONNECTIONS INTO WALL
- LANDING SHALL BE AT LEAST AS WIDE AS THE DOOR OR STAIRS AND A 3FT MINIMUM IN LENGTH
- CLOTHES DRYER, REFER TO EQUIPMENT SCHEDULE. VENT TO OUTSIDE AIR. PROVIDE WEATHER HOOD WITH DAMPER AT FINISH OF EXTERIOR WALL. FOUR INCH DIAMETER SMOOTH GALVANIZED METAL EXHAUST DUCT. TOTAL VERTICAL AND HORIZONTAL RUN IS LIMITED TO 14'-0" WITH A MAXIMUM OF TWO ELBOWS. USE A RECESSED DRYER VENT BOX BY MANUFACTURER "IN-O-VATE TECHNOLOGIES, INC" VERIFY WALL THICKNESS AND EXHAUST DIRECTION FOR CORRECT DRYER VENT BOX TO USE.
- TANKLESS WATER HEATER TO BE LOCATED IN MECHANICAL ROOM. OWNERS TO SELECT AN INDOOR TANKLESS WATER HEATER.
- ATTIC ACCESS, 22"x36" OPENING. 30" MINIMUM CLEAR HEADROOM ABOVE OPENING. SWITCHED LIGHT AND ELECTRICAL OUTLET IN ATTIC AT ACCESS HATCH
- CONC. SURFACE TO SLOPE A MIN. 1/4" PER FOOT TO ALLOW DRAINAGE AWAY FROM BLDG.
- GAS FIREPLACE WITH DIRECT VENT SEALED COMBUSTION TYPE, OWNERS TO SELECT.
- PORCH/ BALCONY TO SLOPE A MIN. 1/4" PER FOOT TO ALLOW DRAINAGE. FINISH SHALL BE TIMBER TECH DECKING -WATERPROOFING COMPOSITE DECKING. ICC-ES AC174, OR EQUAL. LISTED AND TESTED PER THE 2022 CRC. CRC 106.1.5
- STAIRS SHALL HAVE 10" MIN. TREADS (RUN) W/4" MIN., 7.75" MAX RISER. TREADS SHALL BE OF UNIFORM SIZE AND SHAPE EXCEPT LARGE TREAD WITH IN FLIGHT NOT TO EXCEED THE SMALLEST BY MORE THAN 3/8" PER 2022 CRC R311.7. NOSING BETWEEN 3/4" AND 1 1/4"
- DOUBLE OVEN, OWNERS TO SELECT
- STAIR HANDRAIL HEIGHT SHALL BE 34"-38" ABOVE STAIR NOSING. TYPE I. HANDRAILS SHALL HAVE A CIRCULAR CROSS- WITH AN OUTSIDE DIAMETER OF AT LEAST 1.25 INCHES AND NOT GREATER THAN 2 INCHES OR SHALL PROVIDE EQUIVALENT GROPPABILITY. IF THE HANDRAIL IS NOT CIRCULAR, IT SHALL HAVE A PERIMETER DIMENSION OF AT LEAST 4 INCHES AND NOT GREATER THAN 6.25 INCHES WITH A MAXIMUM CROSS-DIMENSION OF 2.25 INCHES. EDGES SHALL HAVE A MINIMUM RADIUS OF 0.01 INCHES. CRC R311.7.8.3. TYPE II. HANDRAILS WITH A PERIMETER GREATER THAN 6.25 INCHES SHALL HAVE A GRASPABLE FINGER RECESS AREA ON BOTH SIDES OF THE PROFILE. THE FINGER RECESS SHALL BEGIN WITHIN A DISTANCE OF 0.75 INCHES MEASURED VERTICALLY FROM THE TALLEST PORTION OF THE PROFILE AND ACHIEVE A DEPTH OF AT LEAST 5/16 INCH WITHIN 7/8 INCH BELOW THE WIDEST PORTION OF THE PROFILE. THIS REQUIRED DEPTH SHALL CONTINUE FOR AT LEAST 3/8 INCH TO A LEVEL THAT IS NOT LESS THAN 1 INCHES BELOW THE TALLEST PORTION OF THE PROFILE. THE MINIMUM WIDTH OF THE HANDRAIL ABOVE THE RECESS SHALL BE 1 INCHES TO A MAXIMUM OF 2 INCHES. EDGES SHALL HAVE A MINIMUM RADIUS OF 0.01 INCH. CRC R311.7.8.3. SEE DETAIL 17/A600
- GUARDRAIL AND RAILING SHALL BE 42" HIGH. RAILING PICKETS AND RAILING SHALL HAVE 4" MAX CLEAR SPACING. SIMILAR TO STAIR RAILING. REFER TO DETAIL 06/A600.

CUSTOM RESIDENTIAL HOME:

RESIDENCE AT

APN: 072-3270-034-0000
714 SUNDAHL DRIVE
FOLSOM, CA 95630

TITLES:

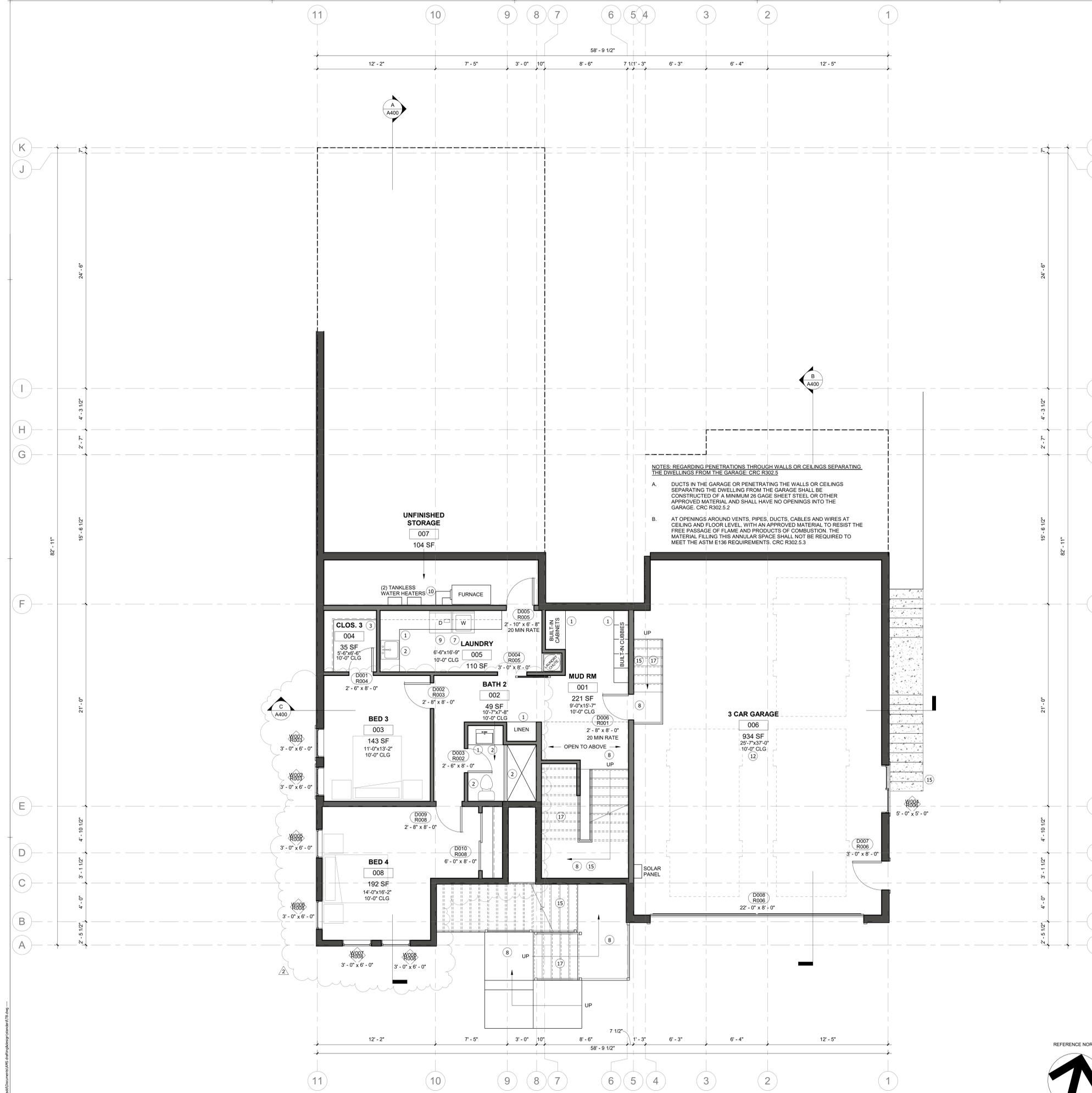
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DESIGN DOC SET-2	02.02.2022
DESIGN DOC SET-1	11.01.2021

DRAWN BY:
A. SALAZAR

LOWER FLOOR PLAN

SHEET

A100



NOTES: REGARDING PENETRATIONS THROUGH WALLS OR CEILINGS SEPARATING THE DWELLINGS FROM THE GARAGE. CRC R302.5

A. DUCTS IN THE GARAGE OR PENETRATING THE WALLS OR CEILINGS SEPARATING THE DWELLING FROM THE GARAGE SHALL BE CONSTRUCTED OF A MINIMUM 26 GAGE SHEET STEEL OR OTHER APPROVED MATERIAL AND SHALL HAVE NO OPENINGS INTO THE GARAGE. CRC R302.5.2

B. AT OPENINGS AROUND VENTS, PIPES, DUCTS, CABLES AND WIRES AT CEILING AND FLOOR LEVEL, WITH AN APPROVED MATERIAL TO RESIST THE FREE PASSAGE OF FLAME AND PRODUCTS OF COMBUSTION. THE MATERIAL FILLING THIS ANNULAR SPACE SHALL NOT BE REQUIRED TO MEET THE ASTM E136 REQUIREMENTS. CRC R302.5.3



WALL CONSTRUCTION LEGEND

- NEW 2x6 FRAMED EXTERIOR WALLS
- NEW 2x4 OR 2x6 FRAMED INTERIOR WALLS

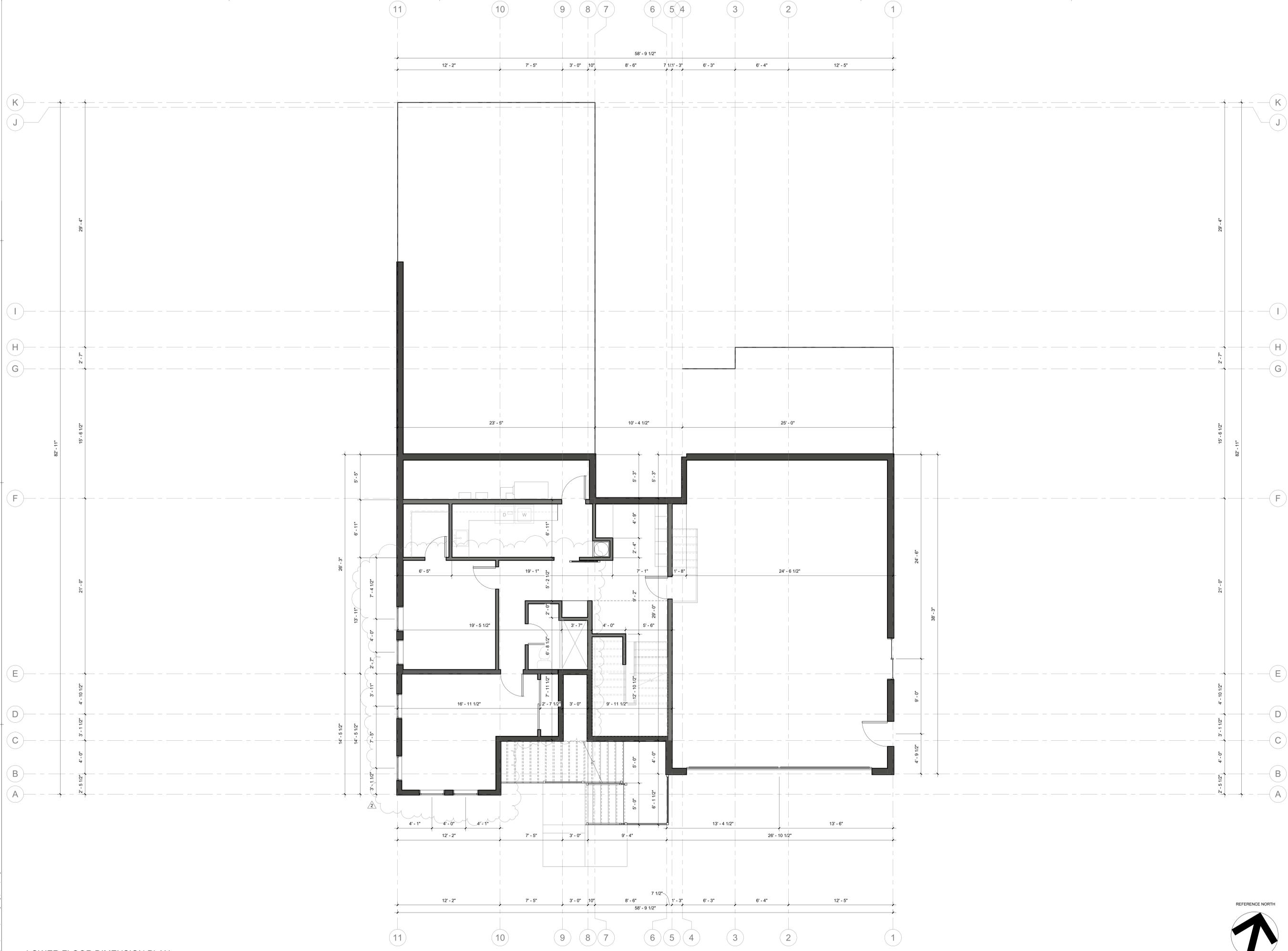
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DESIGN DOC SET-1	11.01.2021

DRAWN BY:
A. SALAZAR

LOWER FLOOR
DIMENSION PLAN

SHEET

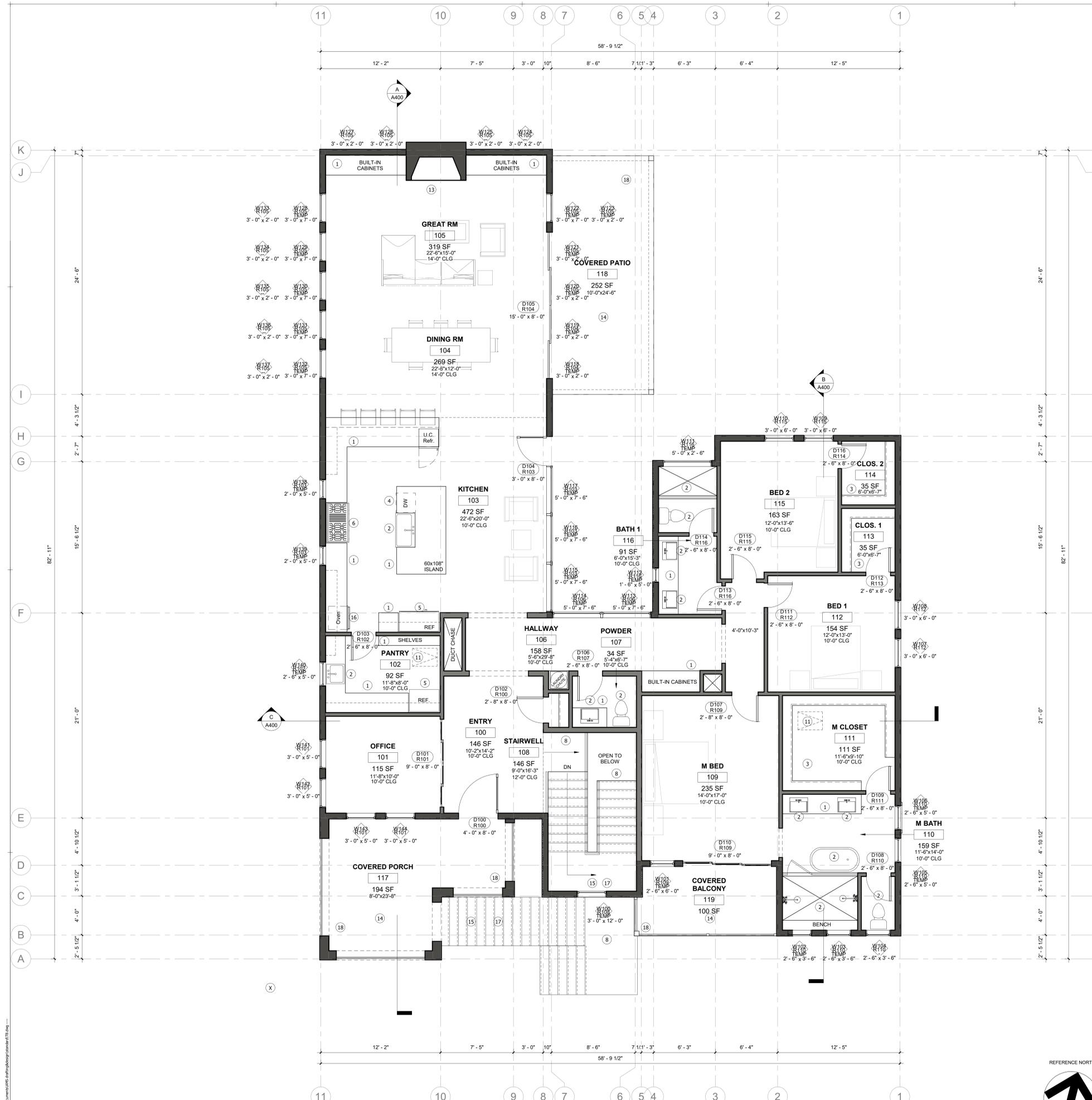
A101



01 LOWER FLOOR DIMENSION PLAN
SCALE: 1/4"=1'-0"



C:\Users\amsd\Documents\AMS Drafting\Design\plan\01 LB.dwg



01 MAIN FLOOR PLAN
SCALE: 1/4"=1'-0"

FLOOR PLAN GENERAL NOTES:

- NEW EXTERIOR GLAZING SHALL BE TEMPERED GLASS, MULTI-LAYERED GLAZED PANELS, OR HAVE A FIRE PROTECTION RATING OR NOT LESS THAN 20 MINUTES, REFER TO WINDOWS SCHEDULE.
- GLAZING WITHIN 24" ARC OF EITHER SIDE OF DOORS, ADJACENT TO A WALKING SURFACE, ADJACENT TO A STAIR LANDING, IN RAILING, ADJACENT TO A TUB OR SHOWER, OR A BARRIER FOR A SWIMMING POOL OR SPA MUST BE OF SAFETY GLAZED MATERIAL.
- WHERE DOOR SWING OUTWARD, THE FINISHED SURFACE OF THE EXTERIOR LANDING OR DECK SHALL BE WITHIN 1/2" OF THE DOOR THRESHOLD.
- PROVIDE ALL NECESSARY FUEL SUPPLY LINES WITH SHUTOFF VALVES TO ALL GAS FIRED APPLIANCES. PROVIDE SHUT OFF VALVE WHERE MAIN FUEL LINE ENTERS DWELLING UNIT.
- PLUMBING FIXTURES AND HARDWARE SHALL COMPLY WITH CURRENT WATER CONSERVATION REQUIREMENT. BACKFLOW PREVENTER TO BE PROVIDED PER CPC.

LOW FLOW TOILETS	1.28 GALLONS PER FLUSH
SHOWER HEADS	1.8 GALLONS PER MINUTE
LAVATORY FAUCETS	1.5 GALLONS PER MINUTE
KITCHEN FAUCETS	1.8 GALLONS PER MINUTE
- DUCT OPENING AND OTHER RELATED AIR DISTRIBUTION COMPONENT OPENING SHALL BE EFFECTIVELY SEALED DURING CONSTRUCTION.
- WALL AND FLOOR FRAMING SHALL NOT BE ENCLOSED WHEN FRAMING MEMBERS EXCEED 19% MOISTURE CONTENT. MOISTURE CONTENT SHALL BE VERIFIED BY MEANS OF MOISTURE READING USING A MOISTURE METER.
- ALL PLUMBING FIXTURES SHALL BE CONNECTED TO A SANITARY SEWER OR TO AN APPROVED PRIVATE SEWAGE DISPOSAL SYSTEM PER 2022 CRC.
- ALL PLUMBING FIXTURES SHALL BE CONNECTED TO AN APPROVED WATER SUPPLY. KITCHEN SINKS, LAVATORIES, BATHTUBS, SHOWERS, LAUNDRY TUBS AND WASHING MACHINE OUTLETS SHALL BE PROVIDED WITH HOT AND COLD WATER PER 2022 CRC SECTION R306.4.
- GLAZING: EXTERIOR WINDOWS AND EXTERIOR GLAZED DOOR ASSEMBLIES SHALL BE CONSTRUCTED WITH A MINIMUM OF ONE PANE OF TEMPERED GLASS OR NOT LESS THAN A 20 MINUTE FIRE RESISTANCE RATING.
- EXTERIOR DOORS: EXTERIOR SURFACE IS NON-COMBUSTIBLE OR FIRE-RESISTANT OR 1-3/8" SOLID CORE WOOD. RAISED PANELS MINIMUM 1-1/4" THICK TAPERING TO NOT LESS THAN A 3/8" TONGUE.
- DECKING SHALL BE 1-1/4 INCH MINIMUM THICKNESS SOLID WOOD OR A PRODUCT APPROVED BY OSFM BLM
- SEPARATION THAT IS REQUIRED BETWEEN THE DWELLING AND THE GARAGE PER CRC R302.6. PROVIDE THE FOLLOWING:
 - B. FROM HABITABLE ROOMS ABOVE THE GARAGE MINIMUM 5/8 TYPE X GYPSUM BOARD.
 - C. STRUCTURES SUPPORTING THE FLOOR/CEILING ASSEMBLIES USED FOR SEPARATION MINIMUM 1/2" GYPSUM BOARD.
- 1-3/8" SOLID CORE, OR 20 MINUTE FIRE RATED, SELF CLOSING AND SELF-LATCHING DOOR FOR UNSPRINKLERED GARAGES
- ALL DOORS BETWEEN THE GARAGE AND THE DWELLING SHALL BE SELF-CLOSING AND SELF-LATCHING PER CRC R302.5

FLOOR PLAN KEY NOTES:

- EXHAUST AIR TERMINATE NOT LESS THAN 3 FEET FROM A PROPERTY LINE AND 3 FEET FROM OPENINGS INTO THE BUILDING. CMC 502.2
- BUILT-IN CABINETRY, OWNERS TO SELECT.
- PLUMBING FIXTURES, OWNERS TO SELECT
- CLOSET: CONFIGURATION SHALL BE DETERMINE BY OWNERS.
- DISHWASHER, OWNER TO SELECT
- REFRIGERATOR, OWNERS TO SELECT.
- RANGE WITH HOOD. THE MANDATORY MINIMUM VENTILATION RATE FOR KITCHEN EXHAUST HOODS IS 100 CFM . OWENRS TO SELECT
- CLOTHES WASHER, REFER TO EQUIPMENT SCHEDULE. RECESS HOT AND COLD WATER CONNECTIONS INTO WALL
- LANDING SHALL BE AT LEAST AS WIDE AS THE DOOR OR STAIRS AND A 3FT MINIMUM IN LENGTH
- CLOTHES DRYER, REFER TO EQUIPMENT SCHEDULE. VENT TO OUTSIDE AIR. PROVIDE WEATHER HOOD WITH DAMPER AT FINISH OF EXTERIOR WALL. FOUR INCH DIAMETER SMOOTH GALVANIZED METAL EXHAUST DUCT. TOTAL VERTICAL AND HORIZONTAL RUN IS LIMITED TO 14'-0" WITH A MAXIMUM OF TWO ELBOWS. USE A RECESSED DRYER VENT BOX BY MANUFACTURER "IN-O-VATE TECHNOLOGIES, INC" VERIFY WALL THICKNESS AND EXHAUST DIRECTION FOR CORRECT DRYER VENT BOX TO USE.
- TANKLESS WATER HEATER TO BE LOCATED IN MECHANICAL ROOM. OWNERS TO SELECT AN INDOOR TANKLESS WATER HEATER.
- ATTIC ACCESS, 22"x36" OPENING. 30" MINIMUM CLEAR HEADROOM ABOVE OPENING. SWITCHED LIGHT AND ELECTRICAL OUTLET IN ATTIC AT ACCESS HATCH
- CONC. SURFACE TO SLOPE A MIN. 1/4" PER FOOT TO ALLOW DRAINAGE AWAY FROM BLDG.
- GAS FIREPLACE WITH DIRECT VENT SEALED COMBUSTION TYPE, OWNERS TO SELECT.
- PORCH/ BALCONY TO SLOPE A MIN.. 1/4" PER FOOT TO ALLOW DRAINAGE. FINISH SHALL BE TIMBER TECH DECKING -WATERPROOFING COMPOSITE DECKING. ICC-ES AC174, OR EQUAL. LISTED AND TESTED PER THE 2022 CRC. CRC 106.1.5
- STAIRS SHALL HAVE 10" MIN. TREADS (RUN) W/4" MIN., 7.75" MAX RISER. TREADS SHALL BE OF UNIFORM SIZE AND SHAPE EXCEPT LARGE TREAD WITH IN FLIGHT NOT TO EXCEED THE SMALLEST BY MORE THAN 3/8" PER 2022 CRC R311.7. NOSING BETWEEN 3/4" AND 1 1/4"
- DOUBLE OVEN, OWNERS TO SELECT
- STAIR HANDRAIL HEIGHT SHALL BE 34"-38" ABOVE STAIR NOSING. TYPE I. HANDRAILS SHALL HAVE A CIRCULAR CROSS- WITH AN OUTSIDE DIAMETER OF AT LEAST 1.25 INCHES AND NOT GREATER THAN 2 INCHES OR SHALL PROVIDE EQUIVALENT GROBABILITY. IF THE HANDRAIL IS NOT CIRCULAR, IT SHALL HAVE A PERIMETER DIMENSION OF AT LEAST 4 INCHES AND NOT GREATER THAN 6.25 INCHES WITH A MAXIMUM CROSS-DIMENSION OF 2.25 INCHES. EDGES SHALL HAVE A MINIMUM RADIUS OF 0.01 INCHES. CRC R311.7.8.3. TYPE II. HANDRAILS WITH A PERIMETER GREATER THAN 6.25 INCHES SHALL HAVE A GRASPABLE FINGER RECESS AREA ON BOTH SIDES OF THE PROFILE. THE FINGER RECESS SHALL BEGIN WITHIN A DISTANCE OF 0.75 INCHES MEASURED VERTICALLY FROM THE TALLEST PORTION OF THE PROFILE AND ACHIEVE A DEPTH OF AT LEAST 5/16 INCH WITHIN 7/8 INCH BELOW THE WIDEST PORTION OF THE PROFILE. THIS REQUIRED DEPTH SHALL CONTINUE FOR AT LEAST 3/8 INCH TO A LEVEL THAT IS NOT LESS THAN 1 INCHES BELOW THE TALLEST PORTION OF THE PROFILE. THE MINIMUM WIDTH OF THE HANDRAIL ABOVE THE RECESS SHALL BE 1 INCHES TO A MAXIMUM OF 2 INCHES. EDGES SHALL HAVE A MINIMUM RADIUS OF 0.01 INCH. CRC R311.7.8.3. SEE DETAIL 17/A600
- GUARDRAIL AND RAILING SHALL BE 42" HIGH. RAILING PICKETS AND RAILING SHALL HAVE 4" MAX CLEAR SPACING. SIMILAR TO STAIR RAILING. REFER TO DETAIL 06/A600.

WALL CONSTRUCTION LEGEND

- NEW 2x6 FRAMED EXTERIOR WALLS
- NEW 2x4 OR 2x6 FRAMED INTERIOR WALLS



CUSTOM HOME DESIGN, ADDITIONS & REMODELS

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RESIDENCE AT
APN: 072-3270-034-0000
714 SUNDAHL DRIVE
FOLSOM, CA 95630

TITLES:

PLAN CHANGE	09.13.2024
CITY COMMENT	10.30.2023
CONST. DOC SET	.....
SUB-CONTRACTOR SET	.....
CIVIL PLAN SET	10.05.2022
HOA SET	04.21.2022
DESIGN DOC SET-2	02.02.2022
DESIGN DOC SET-1	11.01.2021

DRAWN BY:
A. SALAZAR

MAIN FLOOR PLAN

SHEET
A102

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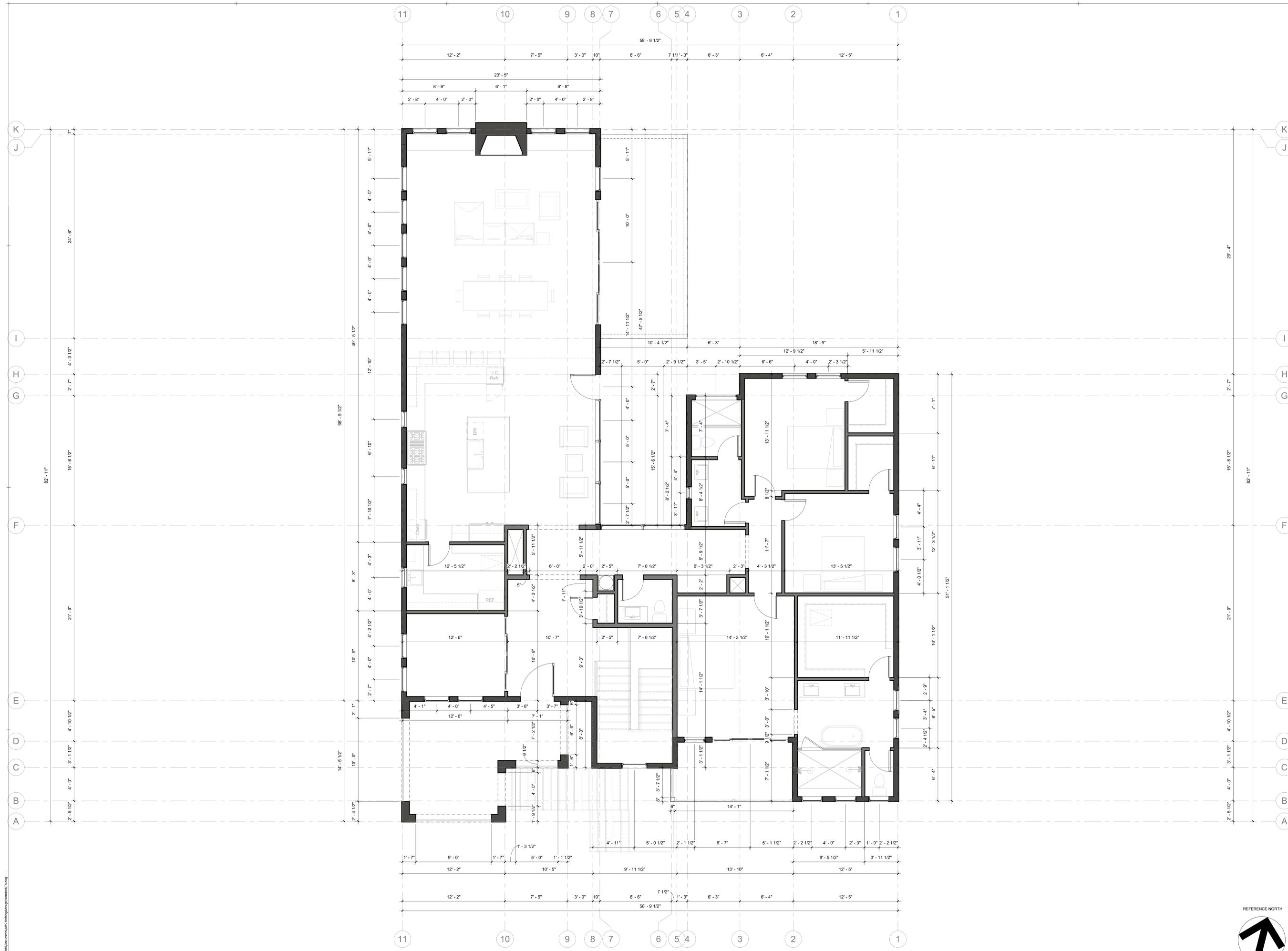
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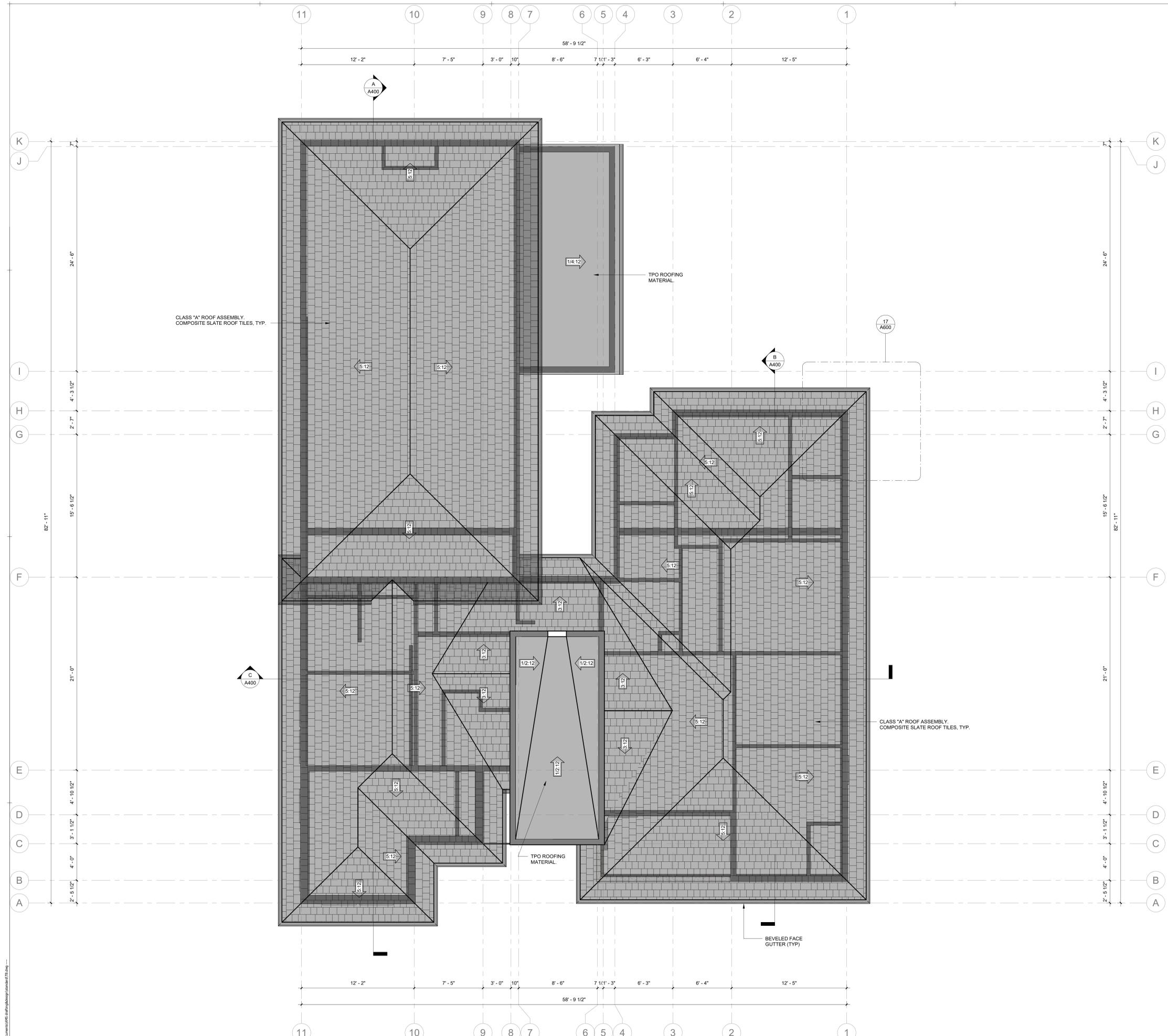
MAIN FLOOR
DIMENSION PLAN

SHEET
A103



01 MAIN FLOOR DIMENSION PLAN
SCALE: 1/4"=1'-0"





- ROOF PLAN GENERAL NOTES:**
- CLASS "A" ROOF ASSEMBLY. CLAY SLATE ROOF TILES. LIMITED LIFETIME WARRANTY. ASTM D3161, CLASS F, 110 MPH WIND RESISTANCE. UL CERTIFIED. SHINGLES MUST BE SELF-SEALING OR ARE HAND SEALED AND SHALL HAVE DOUBLE UNDERLAYMENT APPLICATION PER CRC R905.2.2.15 FELT TO CONFORM WITH A ASTM GRAD REUIRED BY R905.2.3 AND THAT THE INSTALLATION IS PER R905.2.7, APPLIED IN SHINGLE FASHION ICC-ES-ESR-1389 COLOR: ONYX.
 - VENT AND ROOF STACKS SHALL PROJECT THE MINIMUM DISTANCE REQUIRED BY CODE. PAINT SUCK VENTS AND STACKS TO MATCH ROOF MATERIAL COLORS. LOCATED IN AREA LEAST VISIBLE FROM STREET AND CONCEAL IN DORMER VENTS WHENEVER POSSIBLE. COORDINATE LOCATIONS WITH ARCHITECT.
 - ALL VENTS AND ROOF STACKS TO HAVE RAIN PROTECTION CAPS WHERE POSSIBLE.
 - OPENINGS FOR VENTILATION SHALL BE COVERED WITH CORROSION RESISTANT, NON COMBUSTIBLE METAL MESH WITH MESH OPENING OF 1/4 INCH TO 1/8 INCH IN DIMENSION.
 - ROOF MATERIAL FASTENERS SHALL BE RATED TO SUSTAIN A MINIMUM WIND OF 80 M.P.H.
 - ROOF GUTTERS SHALL BE PROVIDED WITH THE MEANS TO PREVENT THE ACCUMULATION OF LEAVES AND DEBRIS IN THE GUTTER.
 - ROOF COVERING, WHERE THE ROOF PROFILE ALLOWS A SPACE BETWEEN THE ROOF COVERING AND ROOF DECKING, THE SPACES SHALL BE CONSTRUCTED TO PREVENT THE INTRUSION OF FLAMES AND EMBERS, BE FIRESTOPPED WITH APPROVED MATERIALS OR HAVE ONE LAYER OF NO. 72 ASTM CAP SHEET INSTALLED OVER THE COMBUSTIBLE DECKING.
 - ROOF VALLEYS, WHEN PROVIDED, VALLEY FLASHINGS SHALL BE NOT LESS 0.019-INCH (0.48 MM) (NO. 26 GALVANIZED SHEET GAGE) CORROSION-RESISTANT METAL INSTALLED OVER A MINIMUM 36-INCH-WIDE (914 MM) UNDERLAYMENT CONSISTING OF ONE LAYER OF NO. 72 ASTM CAP SHEET RUNNING THE FULL LENGTH OF THE VALLEY.

ATTIC VENTILATION:

AREA 1 (GREAT ROOM, KITCHEN AREA): 1140 SQ. FT.
 1140 SQ. FT. x 1/150 = 7.6 SQ. FT.
 7.6 SQ. FT. x 144 SQ. IN. = 1094 SQ. IN. OF VENTILATION REQ'D

VULCAN VENT #VSC6120 CONTINUOUS SOFFIT VENT:
 6"x120" = 288 SQ. IN)
 288 SQ. IN. = (2) SOFFIT VENTS (547 SQ. IN)

RIDGE VENT (48" VENT= 20 SQ. IN) 27'-4"= 547 SQ. IN)

TOTAL VENTILATION = 1094 SQ. IN.

AREA 2 (OFFICE, ENTRY AREA): 760 SQ. FT.
 760 SQ. FT. x 1/150 = 5.0 SQ. FT.
 5.0 SQ. FT. x 144 SQ. IN. = 730 SQ. IN. OF VENTILATION REQ'D

VULCAN VENT #VSC6120 CONTINUOUS SOFFIT VENT:
 6"x120" = 288 SQ. IN)
 288 SQ. IN. = (2) SOFFIT VENTS (365 SQ. IN)

RIDGE VENT (48" VENT= 20 SQ. IN) 18'-3"= 365 SQ. IN)

TOTAL VENTILATION = 730 SQ. IN.

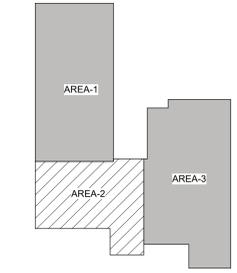
AREA 3 (BEDROOM AREA): 1215 SQ. FT.
 1215 SQ. FT. x 1/150 = 8.1 SQ. FT.
 8.1 SQ. FT. x 144 SQ. IN. = 1166 SQ. IN. OF VENTILATION REQ'D

VULCAN VENT #VSC6120 CONTINUOUS SOFFIT VENT:
 6"x120" = 288 SQ. IN)
 288 SQ. IN. = (2) SOFFIT VENTS (583 SQ. N)

RIDGE VENT (48" VENT= 20 SQ. IN) 29'-2"= 583 SQ. IN)

TOTAL VENTILATION = 1166 SQ. IN.

ATTIC VENTILATION SHALL BE NOT LESS THAN 1/150 OF ATTIC AREA. OPENINGS SHALL BE LOCATED AS CLOSE TO CORNERS AS PRACTICAL AND SHALL PROVIDE CROSS VENTILATION. THE REQUIRED AREA OF SUCH OPENINGS SHALL BE APPROXIMATELY EQUALLY DISTRIBUTED ALONG THE LENGTH OF AT LEAST TWO OPPOSITE SIDES. THEY SHALL BE COVERED WITH CORROSION-RESISTANT WIRE MESH WITH MESH OPENINGS OF 1/4 INCH IN DIMENSION. CBC 1203.



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ROOF PLAN

SHEET
A104



HVAC REQUIREMENTS:

- AN ATTIC SPACE IN WHICH AN APPLIANCE IS INSTALLED SHALL BE ACCESSIBLE THROUGH AN OPENING AND PASSAGEWAY AT LEAST AS THE LARGEST COMPONENT OF THE APPLIANCE, AND NOT LESS THAN 22 INCHES x 30 INCHES. PER 2019 CMC SECT. 904.10.
- WHERE THE HEIGHT OF THE PASSAGEWAY IS LESS THAN 6 FEET, THE DISTANCE FROM THE PASSAGEWAY ACCESS TO THE APPLIANCE SHALL NOT EXCEED 20 FEET MEASURED ALONG THE CENTER LINE OF THE PASSAGEWAY. PER CMC SECT. 904.10.
- THE PASSAGEWAY SHALL BE UNOBSTRUCTED AND SHALL HAVE SOLID FLOORING NOT LESS THAN 24 INCHES WIDE FROM THE ENTRANCE OPENING TO THE APPLIANCE. PER CMC SECT. 904.10.
- A LEVEL WORKING PLATFORM OR GRADE SURFACE NOT LESS THAN 30 INCHES BY 30 INCHES SHALL BE PROVIDED IN FRONT OF THE SERVICE SIDE OF THE APPLIANCE. PER 2019 CMC SECT. 904.10.
- A PERMANENT 120 VOLT RECEPTACLE OUTLET AND LIGHTING FIXTURE SHALL BE INSTALLED NEAR THE APPLIANCE. THE SWITCH CONTROLLING THE LIGHT FIXTURE SHALL BE LOCATED AT THE ENTRANCE TO THE PASSAGEWAY. PER CMC SECTION 904.10.

ELECTRICAL PLAN NOTES:

- SHOW THAT IN KITCHENS, PANTRY, DINING ROOM OR SIMILAR AREA OF A DWELLING UNIT, 2 OR MORE 20-AMPERE BRANCH CIRCUITS SHALL SERVE ALL WALL AND FLOOR RECEPTACLES, COUNTERTOP AND REFRIGERATOR RECEPTACLE OUTLETS, PER CEC 210.52(B)1 AND SHALL HAVE NO OTHER OUTLET. CEC 210.52(B)2. RECEPTACLE OUTLETS INSTALLED IN KITCHEN COUNTERTOP SURFACES SHALL BE SUPPLIED BY NO FEWER THAN 2 SMALL APPLIANCE BRANCH CIRCUITS, EITHER OR BOTH SHALL BE PERMITTED TO SUPPLY RECEPTACLE OUTLETS IN THE SAME KITCHEN. CEC 210.52(B)3.
- SHOW THAT AT LEAST ONE 120-VOLT, 20-AMPERE BRANCH CIRCUIT SHALL BE PROVIDED TO SUPPLY BATHROOM OUTLETS WHICH SHALL HAVE NO OTHER OUTLETS. CEC 210.11(C)(3).
- SHOW THAT AT LEAST ONE RECEPTACLE OUTLET SHALL BE INSTALLED FOR LAUNDRY (210.52(F) WHICH SHALL BE SUPPLIED BY AT LEAST ONE 20-AMPERE BRANCH CIRCUIT WHICH SHALL HAVE NO OTHER OUTLETS. CEC 210.11(C)(2).
- SHOW THAT AT LEAST ONE DEDICATED 120-VOLT, 20-AMP CIRCUIT SHALL BE PROVIDED FOR THE GARAGE. CEC 210.11(C)4.
- NO PARTS OF CORD-CONNECTED LUMINAIRES, CHAIN-, CABLE-, OR CORD-SUSPENDED LUMINAIRES, LIGHTING TRACK, PENDANTS, OR CEILING-SUSPENDED (PADDLE) FANS SHALL BE LOCATED WITHIN A ZONE MEASURED 3- FEET HORIZONTALLY AND 8-FOOT VERTICALLY FROM THE BATHTUB OR SHOWER. LUMINAIRES OUTSIDE OF THIS ZONE SHALL BE SUITABLE FOR DAMP LOCATIONS PER CEC 410.10(D). SHOW COMPLIANCE ON THE PLANS.
- RECESSED DOWNLIGHT LUMINAIRES IN CEILINGS SHALL COMPLY WITH ALL OF THE REQUIREMENTS PER CEC 150.0(K)1.C.
- SCREW BASED SHALL NOT BE RECESSED DOWNLIGHT LUMINAIRES, CONTAIN LAMPS COMPLY WITH JA8 AND MARKED WITH JA8-2016 OR JA8-2016-E. CENC 150.0(K)1.G.
- LIGHT SOURCES NOT MARKED JA8-2016-E SHALL NOT BE INSTALLED ENCLOSED. CENC 150.0(K)1.H.
- IN EACH BATHROOM, LAUNDRY ROOM AND GARAGE AT LEAST ONE LUMINARY SHALL BE CONTROLLED BY VACANCY SENSOR. CENC 150.0(K)2.J.
- PROVIDE SEPARATE SWITCHES FOR THE FAN FROM THE LIGHT IN THE BATHROOM. CENC 150.0(K)2B.
- THE ATTIC ACCESS DOORS SHALL HAVE PERMANENTLY ATTACHED INSULATION USING ADHESIVE OR MECHANICAL FASTENERS, BE GASKETED TO PREVENT AIR LEAKAGE. CENC 150.0(A).
- THE RATE OF THE EXHAUST FANS ON PLANS PER CMC TABLE 403.7
 - A. MINIMUM 50 CFM/UNIT CONTINUOUS OR 100 CFM/UNIT INTERMITTENT EXHAUST RATE IS REQUIRED AT THE KITCHEN RANGE.
 - B. MINIMUM 25 CFM/UNIT CONTINUOUS OR 50 CFM/UNIT INTERMITTENT EXHAUST RATE IS REQUIRED AT THE BATHROOMS
- RECEPTACLES INSTALLED IN WET LOCATIONS SHALL HAVE AN ENCLOSURE THAT IS WEATHERPROOF WHETHER OR NOT THE ATTACHMENT PLUG CAP IS INSERTED. CEC 406.9(B).

ELECTRICAL PLAN LEGEND

ITEM	MANUFACTURER	MODEL / COLOR	NOTES
SWITCH	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	TOGGLE SWITCH
THREE-WAY SWITCH	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	TOGGLE SWITCH
SWITCH W/ OCCPNY SENSOR	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	MANUAL ON - AUTOMATIC OFF
DIMMER	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	TOGGLE SWITCH W/ SLIDE DIMMER
THREE-WAY DIMMER	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	TOGGLE SWITCH W/ SLIDE DIMMER
DIMMER & OCCPNY SENSOR	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	MANUAL ON - AUTOMATIC OFF
DUPLEX OUTLET	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	TOGGLE SWITCH W/ SLIDE DIMMER
220V. DUPLEX OUTLET	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	INTERIOR WIRING CONTROL DEVICE
DUPLEX OUTLET GFCI	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	
DUPLEX OUTLET WATERPROOF	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	
4-PLEX OUTLET/DATA	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	
GAS OUTLET			
TELEPHONE JACK			
4" RECESSED CAN LIGHT		EL991CA - EL993W	LAMP: PAR20 50W OR R20 50W
2" RECESSED CAN LIGHT		EL991CA - EL993W	LAMP: PAR20 50W OR R20 50W
4" RECESSED CAN LIGHT	ELCO LIGHTING (OR EQL)	EL991CA-EL9112W (SUITABLE FOR WET LOCATIONS)	LAMP: R20 40W A19 OR PAR20 50W
PENDANT LIGHT FIXTURE	OWNER TO SELECT		
CEILING MOUNT FIXTURE	OWNER TO SELECT		
WALL SCONCE - INTERIOR	OWNER TO SELECT		
WALL SCONCE - EXTERIOR	OWNER TO SELECT	(SUITABLE FOR WET LOCATIONS .CEC 410.10(A)	SENSOR W/ PHOTOCONTROL
FLOOR LIGHTS - EXTERIOR	OWNER TO SELECT	(SUITABLE FOR WET LOCATIONS .CEC 410.10(A)	SENSOR W/ PHOTOCONTROL
TOE KICK LIGHT-LED	OWNER TO SELECT		LED COATED FLEXIBLE STRIP TAPE WITH SELF ADHESIVE BACKING
CEILING MOUNT FAN	PANASONIC	FV-08VQ3	MINIMUM 50 CFM (INTERMITTENT) OR 20 CFM (CONTINUOUS) VENTING DIRECTLY TO THE OUTSIDE, WITH HUMIDITY (50-80%) CONTROL. CRC R303.3.1 AND CGBSC 4.506.1
SMOKE DETECTOR			PERMANENTLY WIRED POWER
CARBON MONOXIDE			PERMANENTLY WIRED POWER
200-400 AMP ELECTRICAL PANEL			
THERMOSTAT			
ALARM PANEL			
FAN W/ LIGHT			
WHOLE HOUSE FAN	ANSI/ASHRAE STRD. 62.2		150 CFM FAN. SEE NOTE # 18.
INTERIOR FLUORESCENT LIGHT FIXTURE	OWNER TO SELECT	LITHONIA 25P8F232RWA12, DAYWRITE OR EQUAL W/2-F32T8 RS-3500, (1) ELECTRONIC BALLASTS. 62 WATTS, 120 VOLTS	24"x48" PRISMATIC ACRYLIC LENS REGRESSED WHITE ALUMINUM DOOR FRAME SPECIFICATION GRADE
TANKLESS WATER HEATER	OWNER TO SELECT	199,000btu	LOCATION IN ATTIC

ELECTRICAL PLAN NOTES:

- THIS ELECTRICAL PLAN MAY NOT SHOW ALL REQUIRED OUTLETS. REFER TO NATIONAL ELECTRICAL CODE AND APPLIANCE CUT SHEETS FOR FINAL DETERMINATION OF NUMBER AND PLACEMENT OF ELECTRICAL OUTLETS. ALL LIGHTING TO COMPLY WITH 2022 TITLE 24.
- ELECTRICAL CONTRACTOR TO VERIFY USE OF CORRECT DIMMERS TO TYPE OF LIGHT FIXTURE. LOW VOLTAGE, LINE VOLTAGE, AND FLUORESCENT FIXTURES ARE REQUIRE A DIFFERENT TYPE DIMMER.
- ALL LUMINAIRES SHALL BE HIGH EFFICACY AS DEFINED PER TABLE 150.0-A. CENC 150.0(K)1.A.
- RECESSED FIXTURES INSTALLED IN INSULATED CEILINGS ARE RATED 'ICAT' AND CERTIFIED ASTM E283 OR EQUIVALENT. INSTALLATION IS AIRTIGHT.
- GENERAL CONTRACTOR WILL BE RESPONSIBLE FOR INSPECTING EXISTING WIRING TO DETERMINE EXTENT OF ELECTRICAL UPGRADE NECESSARY.
- REFER TO GENERAL CONSTRUCTION SPECIFICATIONS FOR ADDITIONAL INFORMATION.
- ALL 120-VOLT, SINGLE PHASE, 15 AND 20 AMPERE BRANCH CIRCUITS SUPPLYING OUTLETS INSTALLED IN DWELLING UNIT FAMILY ROOMS, DINING ROOMS, LIVING ROOMS, PARLORS, LIBRARIES, DEN, 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.
- PROVIDE GFI PROTECTED CIRCUITS AT ALL LOCATIONS REQUIRED BY NEC, ARTICLE 210-8(a) AND WITHIN 6'-0" OF ALL SINKS.
- OUTDOOR LIGHTING SHALL BE EQUIPPED WITH MANUAL CONTROL SWITCH, PHOTOCELL AND MOTION SENSOR WITH NO OVERRIDE TO ON, AND BY EITHER PHOTOCONTROL AND AUTOMATIC TIME SWITCH, ASTRONOMICAL TIME CLOCK WITH NO OVERRIDE TO ON, OR ENERGY MANAGEMENT CONTROL SYSTEM PER CENC 150.0(K)3.
- IN NEW CONSTRUCTION, REQUIRED SMOKE ALARMS SHALL RECEIVE THEIR PRIMARY POWER FROM THE BUILDING WIRING WHERE SUCH WIRING IS SERVED FROM A COMMERCIAL SOURCE AND SHALL BE EQUIPPED WITH A BATTERY BACK-UP. SMOKE ALARMS SHALL EMIT A SIGNAL WHEN THE BATTERIES ARE LOW. WIRING SHALL BE PERMANENT AND WITHOUT A DISCONNECTING SWITCH OTHER THAN AS REQUIRED FOR OVERCURRENT PROTECTION.
- WHERE MORE THAN ONE SMOKE ALARM IS REQUIRED TO BE INSTALLED, THE SMOKE ALARMS SHALL BE INTERCONNECTED IN SUCH A MANNER THAT THE ACTIVATION OF ONE ALARM WILL ACTIVATE ALL OF THE OTHER ALARMS IN THE INDIVIDUAL DWELLING UNIT. THE ALARM SHALL BE CLEARLY AUDIBLE IN ALL BEDROOMS OVER BACKGROUND NOISE LEVELS WITH ALL INTERVENING DOORS CLOSED. (CBC 907.2.10.3).
- SINGLE OR MULTIPLE STATION SMOKE ALARMS SHALL BE INSTALLED AND MAINTAINED ON THE CEILING AND WALL OUTSIDE OF EACH SEPARATE SLEEPING AREA IN THE IMMEDIATE VICINITY OF BEDROOM, IN EACH ROOM USED FOR SLEEPING PURPOSE, IN EACH STORY WITHIN A DWELLING UNIT, INCLUDING BASEMENT BUT NOT INCLUDING CRAWLSPACE AND UNINHABITABLE ATTICS.
- SMOKE DETECTORS SHALL BE INSTALLED FOR ALL DWELLING UNITS INTENDED FOR HUMAN OCCUPANCY, FOR A PERMIT FOR ALTERATIONS, REPAIR, OR ADDITIONS, EXCEEDING ONE THOUSAND DOLLARS (\$1,000).
- 110V CARBON MONOXIDE SENSOR W/ BATTERY BACK-UP: INSTALL AS PER 2019 CRC R 315.1, INTERCONNECT TO SOUND AN ALARM AUDIBLE IN ALL BEDROOMS IN THE DWELLING. INSTALL ONE (1) CARBON MONOXIDE SENSOR IN EACH SLEEPING ROOM AND AT A POINT CENTRALLY LOCATED IN THE CORRIDOR AREA GIVING ACCESS TO THESE SLEEPING AREAS. A CARBON MONOXIDE SENSOR SHALL BE INSTALLED ON EACH LEVEL AND IN CLOSE PROXIMITY TO STAIRWAYS.
- ALL 120-VOLT, 15- AND 20- AMPERE RECEPTACLES IN DWELLING UNITS SHALL BE TAMPER-RESISTANT RECEPTACLES.
- PROVIDE UFFER OR OTHER APPROVED GROUND AS PER 2022 CEC ARTICLE 250. AND PROVIDE A UFFER GROUND, A 20 FEET SECTION OF # 4 REBAR INCASED IN AT LEAST 2 INCHES OF CONCRETE WITH A GROUNDING WIRE # 4 COPPER CLAMPED TO WATER AT GAS LINE ACCESSIBLE FROM THE EXTERIOR OF THE BUILDING PER 2019 CEC ARTICLE 250.52.
- BOND METALLIC GAS PIPES AND WATER PIPES TO THE SERVICE GROUND PER 2022 CEC ARTICLE 250-90.
- ALL SMOKE ALARMS SHALL BE LISTED IN ACCORDANCE WITH UL 217 AND INSTALLED IN ACCORDANCE WITH THE PROVISIONS OF THIS CODE AND THE HOUSEHOLD FIRE WARNING EQUIPMENT PROVISIONS OF NFPA 72. SYSTEMS AND COMPONENTS SHALL BE CALIFORNIA STATE FIRE MARSHAL LISTED AND APPROVED IN ACCORDANCE WITH CALIFORNIA CODE OF REGULATIONS, TITLE 19, DIVISION 1 FOR THE PURPOSE FOR WHICH THEY ARE INSTALLED.
- THE CARBON MONOXIDE ALARMS SHALL BE LISTED AS COMPLYING WITH THE REQUIREMENTS OF UL 2075 PER CRC R315.1.1. CARBON MONOXIDE ALARMS AND CARBON MONOXIDE DETECTORS SHALL BE INSTALLED IN ACCORDANCE WITH THIS CODE, THE CURRENT EDITION OF NFPA 720 "STANDARD FOR THE INSTALLATION OF CARBON MONOXIDE (CO) DETECTION AND WARNING EQUIPMENT" AND THE MANUFACTURER'S INSTALLATION INSTRUCTIONS PER 2022 CRC SECTION R315.2.
- TEMPER-RESISTANT FOR GFCI OUTLETS LOCATED ON KITCHEN COUNTER PER 2022 CEC ARTICLE 406.12.

WATER HEATER NOTE

A DEDICATED 125-VOLT, 20-AMP ELECTRICAL RECEPTACLE THAT IS CONNECTED TO THE ELECTRICAL PANEL WITH A 120/240-VOLT 3 CONDUCTOR, 10 AWG COPPER BRANCH CIRCUIT, WITHIN 3 FEET FROM THE WATER HEATER WITH NO OBSTRUCTIONS. IN ADDITION, ALL OF THE FOLLOWING:

BOTH ENDS OF THE UNUSED CONDUCTOR SHALL BE LABELED WITH THE WORD "SPARE" AND BE ELECTRICALLY ISOLATED, AND

A RESERVED SINGLE POLE CIRCUIT BREAKER SPACE IN THE ELECTRICAL PANEL ADJACENT TO THE CIRCUIT BREAKER FOR THE BRANCH CIRCUIT IN A ABOVE AND LABELED WITH THE WORDS "FUTURE 240V USE".

WATER HEATER LOCATED IN GARAGES, LAUNDRY ROOMS AND LIVING AREA OR OTHER LOCATION WHERE LEAKAGE WOULD RESULT IN DAMAGE TO THE BUILDING OR ITS CONTENTS SHALL HAVE A SAFETY PAN WITH DRAIN. SAFETY PANS SHALL BE METAL AND BE NOMINAL TWO INCHES IN DIAMETER LARGER THAN THE WATER HEATER, WITH A MINIMUM DEPTH OF TWO INCHES. THE DRAIN PIPE SHALL BE THREE-QUARTER INCH TRADE SIZE MINIMUM. SHALL TERMINATE OUTSIDE THE BUILDING FOUNDATION OR, WHERE THIS IS NOT PRACTICAL OR POSSIBLE, AT INSPECTOR; AND SHALL HAVE A CONTINUOUS MINIMUM SLOPE THROUGHOUT ITS LENGTH OF ONE-QUARTER INCH, PER FOOT AWAY FROM THE WATER HEATER. CPC 507.4.

BATHROOM LIGHTING NOTE

A MINIMUM OF ONE HIGH EFFICACY LIGHTING FIXTURE SHALL BE INSTALLED IN EACH BATHROOM. ALL OTHER LIGHTING INSTALLED IN EACH BATHROOM SHALL BE HIGH EFFICACY OR CONTROLLED BY VACANCY SENSORS.

LIGHTING NOTE

LIGHTING INSTALLED IN GARAGES, LAUNDRY ROOMS AND UTILITY ROOMS SHALL BE HIGH EFFICACY LIGHTING FIXTURES AND BE CONTROLLED BY VACANCY SENSORS.

AT LEAST ONE LUMINAIRE IN EACH BATHROOM THAT SHALL BE CONTROLLED BY A VACANCY SENSOR. CA ENERGY CODE 150.0(K)2

ELECTRIC VEHICLE (EV) CHARGING FOR NEW CONSTRUCTION NOTES:

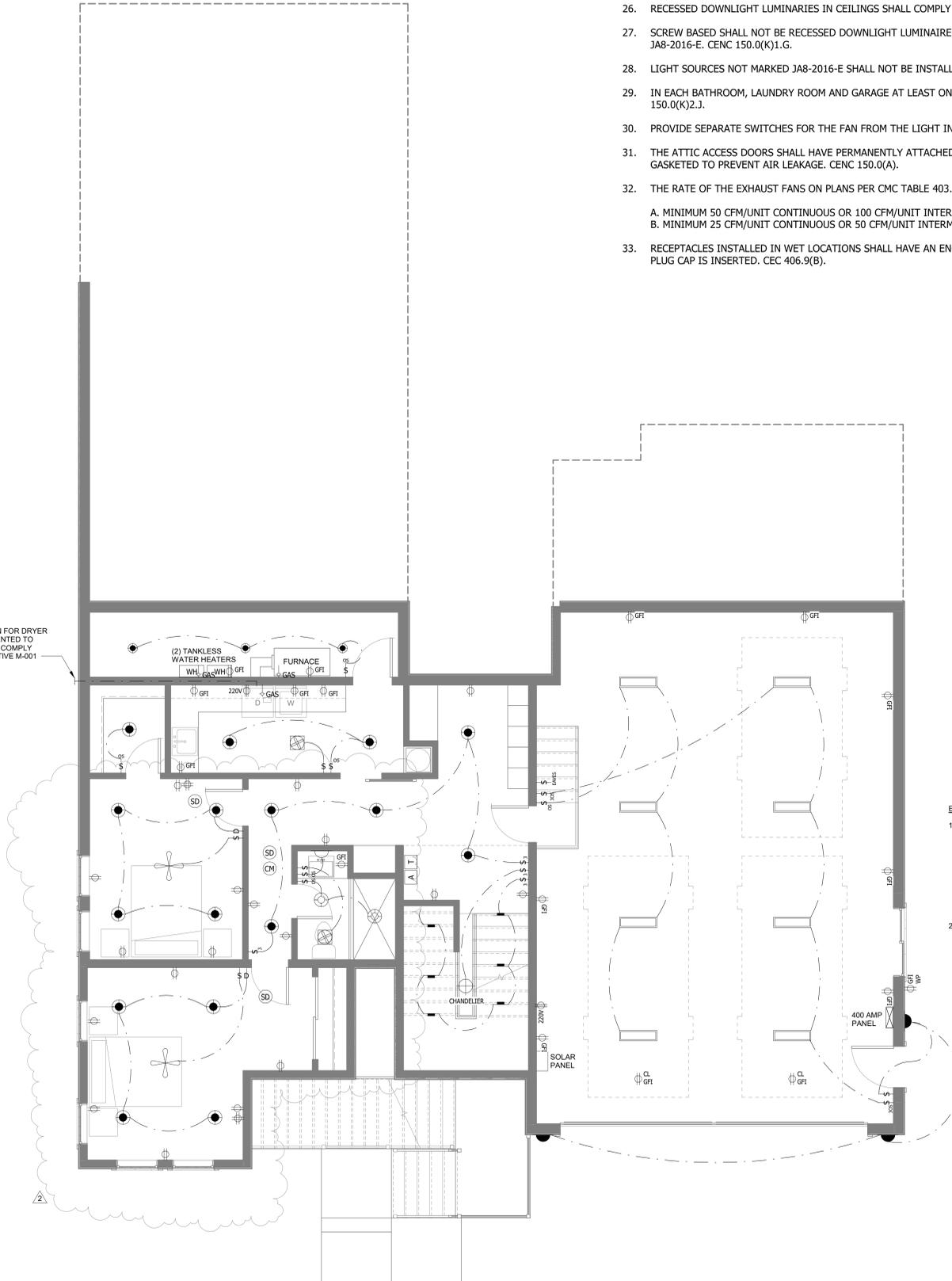
- NEW ONE- AND TWO-FAMILY DWELLINGS AND TOWNHOUSES WITH ATTACHED PRIVATE GARAGES SHALL INSTALL A LISTED RACEWAY TO ACCOMMODATE A DEDICATED 220-VOLT BRANCH CIRCUIT FOR AN EV CHARGER. THE RACEWAY SHALL NOT BE LESS THAN NOMINAL 1" INSIDE DIAMETER. THE RACEWAY SHALL ORIGINATE AT THE MAIN SERVICE OR SUBPANEL AND SHALL TERMINATE INTO A LISTED ENCLOSURE IN CLOSE PROXIMITY TO THE PROPOSED LOCATION OF AN EV CHARGER. THE SERVICE PANEL AND/OR SUBPANEL SHALL PROVIDE CAPACITY TO INSTALL A 40-AMP MINIMUM DEDICATED BRANCH CIRCUIT AND SPACE(S) RESERVED TO PERMIT INSTALLATION OF A BRANCH CIRCUIT OVERCURRENT PROTECTIVE DEVICE.
- 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"

DRYER DUCT NOTE

- EXHAUST DUCT TERMINATION IS AS FOLLOWS PER CMC 502.2:
 - 1.3 FEET FROM A PROPERTY LINE.
 - 2.10 FEET FROM A FORCED AIR INLET, AND
 - 3.3 FEET FROM OPENINGS INTO THE BUILDING.
- EXHAUST DUCTS SHALL TERMINATE ON THE OUTSIDE OF THE BUILDING AND EQUIPPED WITH A BACK-DRAFT DAMPER. CMC 504.4. EXHAUST DUCT SHALL NOT DISCHARGE ONTO A PUBLIC WAY. CMC 502.2
- UNLESS OTHERWISE PERMITTED OR REQUIRED BY THE DRYER MANUFACTURER'S INSTALLATION INSTRUCTIONS AND EXHAUST DUCTS SHALL NOT EXCEED A TOTAL COMBINED HORIZONTAL AND VERTICAL LENGTH OF 14 FT. INCLUDING TWO 90-DEGREE ELBOWS. 2 FEET SHALL BE DEDUCTED FOR EACH 90-DEGREE ELBOW IN EXCESS OF TWO. CMC 504.4.2
- DRYER EXHAUST VENT WILL MAINTAIN A MINIMUM 5 FT. DISTANCE FROM AN AC CONDENSER. SECTION 150.3.A.
- PROVIDE AT LEAST 100 SQ INCHES OF MAKE-UP AIR FOR THE CLOTHES DRYER IN THE CLOSET. CMC 504.4.1



VENTILATION FOR DRYER SHALL BE VENTED TO OUTSIDE TO COMPLY WITH DIRECTIVE M-001



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THE CONTRACTOR SHALL VERIFY ALL JOB CONDITIONS AND DIMENSIONS BEFORE BEGINNING WORK. AMS LIMITS ITS RESPONSIBILITY TO INFORMATION REPRESENTED THEREIN AND THE INTENDED USE THEREOF AND ASSUMES NO RESPONSIBILITY FOR ACTUAL AS-BUILT CONDITIONS.

CUSTOM RESIDENTIAL HOME:
RESIDENCE AT
APN: 072-3270-034-0000
714 SUNDAHL DRIVE
FOLSOM, CA 95630

TITLES:

PLAN CHANGE	09.13.2024
CITY COMMENT	10.30.2023
CONST. DOC SET	.....
SUB-CONTRACTOR SET	.....
CIVIL PLAN SET	10.05.2022
HOA SET	04.21.2022
DESIGN DOC SET-2	02.02.2022
DESIGN DOC SET-1	11.01.2021

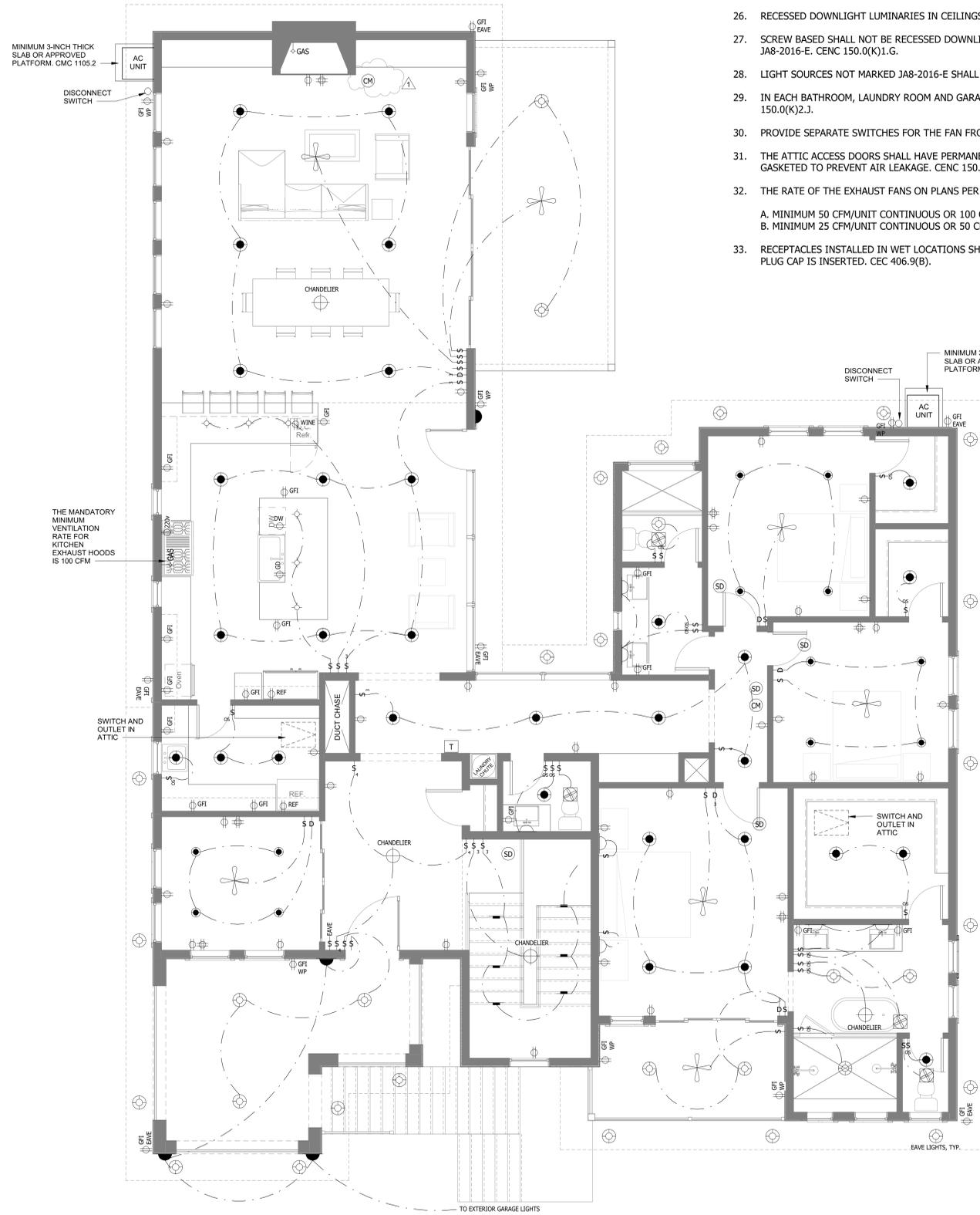
DRAWN BY:
A. SALAZAR

LOWER ELECTRICAL PLAN

SHEET

HVAC REQUIREMENTS:

1. AN ATTIC SPACE IN WHICH AN APPLIANCE IS INSTALLED SHALL BE ACCESSIBLE THROUGH AN OPENING AND PASSAGEWAY AT LEAST AS THE LARGEST COMPONENT OF THE APPLIANCE, AND NOT LESS THAN 22 INCHES X 30 INCHES. PER 2019 CMC SECT. 904.10.
2. WHERE THE HEIGHT OF THE PASSAGEWAY IS LESS THAN 6 FEET, THE DISTANCE FROM THE PASSAGEWAY ACCESS TO THE APPLIANCE SHALL NOT EXCEED 20 FEET MEASURED ALONG THE CENTER LINE OF THE PASSAGEWAY. PER CMC SECT. 904.10.
3. THE PASSAGEWAY SHALL BE UNOBSTRUCTED AND SHALL HAVE SOLID FLOORING NOT LESS THAN 24 INCHES WIDE FROM THE ENTRANCE OPENING TO THE APPLIANCE. PER CMC SECT. 904.10.
4. A LEVEL WORKING PLATFORM OR GRADE SURFACE NOT LESS THAN 30 INCHES BY 30 INCHES SHALL BE PROVIDED IN FRONT OF THE SERVICE SIDE OF THE APPLIANCE. PER 2019 CMC SECT. 904.10.
5. A PERMANENT 120 VOLT RECEPTACLE OUTLET AND LIGHTING FIXTURE SHALL BE INSTALLED NEAR THE APPLIANCE. THE SWITCH CONTROLLING THE LIGHT FIXTURE SHALL BE LOCATED AT THE ENTRANCE TO THE PASSAGEWAY. PER CMC SECTION 904.10.



01 MAIN ELECTRICAL PLAN
SCALE: 1/4"=1'-0"

ELECTRICAL PLAN NOTES:

21. SHOW THAT IN KITCHENS, PANTRY, DINING ROOM OR SIMILAR AREA OF A DWELLING UNIT, 2 OR MORE 20-AMPERE BRANCH CIRCUITS SHALL SERVE ALL WALL AND FLOOR RECEPTACLES, COUNTERTOP AND REFRIGERATOR RECEPTACLE OUTLETS, PER CEC 210.52(B)1 AND SHALL HAVE NO OTHER OUTLET. CEC 210.52(B)2. RECEPTACLE OUTLETS INSTALLED IN KITCHEN COUNTERTOP SURFACES SHALL BE SUPPLIED BY NO FEWER THAN 2 SMALL APPLIANCE BRANCH CIRCUITS, EITHER OR BOTH SHALL BE PERMITTED TO SUPPLY RECEPTACLE OUTLETS IN THE SAME KITCHEN. CEC 210.52(B)3.
22. SHOW THAT AT LEAST ONE 120-VOLT, 20-AMPERE BRANCH CIRCUIT SHALL BE PROVIDED TO SUPPLY BATHROOM OUTLETS WHICH SHALL HAVE NO OTHER OUTLETS. CEC 210.11(C)3.
23. SHOW THAT AT LEAST ONE RECEPTACLE OUTLET SHALL BE INSTALLED FOR LAUNDRY (210.52(F) WHICH SHALL BE SUPPLIED BY AT LEAST ONE 20-AMPERE BRANCH CIRCUIT WHICH SHALL HAVE NO OTHER OUTLETS. CEC 210.11(C)2.
24. SHOW THAT AT LEAST ONE DEDICATED 120-VOLT, 20-AMP CIRCUIT SHALL BE PROVIDED FOR THE GARAGE. CEC 210.11(C)4.
25. NO PARTS OF CORD-CONNECTED LUMINAIRES, CHAIN-, CABLE-, OR CORD-SUSPENDED LUMINAIRES, LIGHTING TRACK, PENDANTS, OR CEILING-SUSPENDED (PADDLE) FANS SHALL BE LOCATED WITHIN A ZONE MEASURED 3'-FEET HORIZONTALLY AND 8'-FOOT VERTICALLY FROM THE BATHTUB OR SHOWER. LUMINAIRES OUTSIDE OF THIS ZONE SHALL BE SUITABLE FOR DAMP LOCATIONS PER CEC 410.10(D). SHOW COMPLIANCE ON THE PLANS.
26. RECESSED DOWNLIGHT LUMINAIRES IN CEILINGS SHALL COMPLY WITH ALL OF THE REQUIREMENTS PER CEC 150.0(K)1.C.
27. SCREW BASED SHALL NOT BE RECESSED DOWNLIGHT LUMINAIRES, CONTAIN LAMPS COMPLY WITH JAB8 AND MARKED WITH JAB8-2016 OR JAB8-2016-E. CEC 150.0(K)1.G.
28. LIGHT SOURCES NOT MARKED JAB8-2016-E SHALL NOT BE INSTALLED ENCLOSED. CEC 150.0(K)1.H.
29. IN EACH BATHROOM, LAUNDRY ROOM AND GARAGE AT LEAST ONE LUMINAIRE SHALL BE CONTROLLED BY VACANCY SENSOR. CEC 150.0(K)2.J.
30. PROVIDE SEPARATE SWITCHES FOR THE FAN FROM THE LIGHT IN THE BATHROOM. CEC 150.0(K)2B.
31. THE ATTIC ACCESS DOORS SHALL HAVE PERMANENTLY ATTACHED INSULATION USING ADHESIVE OR MECHANICAL FASTENERS, BE GASKETED TO PREVENT AIR LEAKAGE. CEC 150.0(A).
32. THE RATE OF THE EXHAUST FANS ON PLANS PER CMC TABLE 403.7
A. MINIMUM 50 CFM/UNIT CONTINUOUS OR 100 CFM/UNIT INTERMITTENT EXHAUST RATE IS REQUIRED AT THE KITCHEN RANGE.
B. MINIMUM 25 CFM/UNIT CONTINUOUS OR 50 CFM/UNIT INTERMITTENT EXHAUST RATE IS REQUIRED AT THE BATHROOMS
33. RECEPTACLES INSTALLED IN WET LOCATIONS SHALL HAVE AN ENCLOSURE THAT IS WEATHERPROOF WHETHER OR NOT THE ATTACHMENT PLUG CAP IS INSERTED. CEC 406.9(B).

WATER HEATER NOTE

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BOTH ENDS OF THE UNUSED CONDUCTOR SHALL BE LABELED WITH THE WORD "SPARE" AND BE ELECTRICALLY ISOLATED; AND
A RESERVED SINGLE POLE CIRCUIT BREAKER SPACE IN THE ELECTRICAL PANEL ADJACENT TO THE CIRCUIT BREAKER FOR THE BRANCH CIRCUIT IN A ABOVE AND LABELED WITH THE WORDS "FUTURE 240V USE".

WATER HEATER LOCATED IN AN ATTIC, FURRED SPACE, LIVING AREA OR OTHER LOCATION WHERE LEAKAGE WOULD RESULT IN DAMAGE TO THE BUILDING OR ITS CONTENTS SHALL HAVE A SAFETY PAN WITH DRAIN. SAFETY PANS SHALL BE METAL AND BE NOMINAL TWO INCHES IN DIAMETER LARGER THAN THE WATER HEATER, WITH A MINIMUM DEPTH OF TWO INCHES. THE DRAIN PIPE SHALL BE THREE-QUARTER INCH TRADE SIZE MINIMUM, SHALL TERMINATE OUTSIDE THE BUILDING FOUNDATION OR, WHERE THIS IS NOT PRACTICAL OR POSSIBLE, AT INSPECTOR, AND SHALL HAVE A CONTINUOUS MINIMUM SLOPE THROUGHOUT ITS LENGTH OF ONE-QUARTER INCH PER FOOT AWAY FROM THE WATER HEATER. CPC 507.4.

BATHROOM LIGHTING NOTE

A MINIMUM OF ONE HIGH EFFICACY LIGHTING FIXTURE SHALL BE INSTALLED IN EACH BATHROOM. ALL OTHER LIGHTING INSTALLED IN EACH BATHROOM SHALL BE HIGH EFFICACY OR CONTROLLED BY VACANCY SENSORS.

LIGHTING NOTE

LIGHTING INSTALLED IN GARAGES, LAUNDRY ROOMS AND UTILITY ROOMS SHALL BE HIGH EFFICACY LIGHTING FIXTURES AND BE CONTROLLED BY VACANCY SENSORS.
AT LEAST ONE LUMINAIRE IN EACH BATHROOM THAT SHALL BE CONTROLLED BY A VACANCY SENSOR. CA ENERGY CODE 150.0(K)2J

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B EXHAUST DUCTS SHALL TERMINATE ON THE OUTSIDE OF THE BUILDING AND EQUIPPED WITH A BACK-DRAFT DAMPER. CMC 504.4. EXHAUST DUCT SHALL NOT DISCHARGE ONTO A PUBLIC WAY. CMC 502.2
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E PROVIDE AT LEAST 100 SQ INCHES OF MAKE-UP AIR FOR THE CLOTHES DRYER IN THE CLOSET. CMC 504.4.1

ELECTRICAL PLAN LEGEND

ITEM	MANUFACTURER	MODEL / COLOR	NOTES
SWITCH	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	TOGGLE SWITCH
THREE-WAY SWITCH	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	TOGGLE SWITCH
SWITCH W/ OCCPNY SENSOR	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	MANUAL ON - AUTOMATIC OFF
DIMMER	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	TOGGLE SWITCH W/ SLIDE DIMMER
THREE-WAY DIMMER	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	TOGGLE SWITCH W/ SLIDE DIMMER
DIMMER & OCCPNY SENSOR	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	MANUAL ON - AUTOMATIC OFF
DUPLEX OUTLET	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	
220V. DUPLEX OUTLET	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	INTERIOR WIRING CONTROL DEVICE
DUPLEX OUTLET GFCI	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	
DUPLEX OUTLET WATERPROOF	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	
4-PLEX OUTLET/DATA	LEVITON (OR EQUAL)	WHITE (CONFIRM WITH OWNER)	
GAS OUTLET			
TELEPHONE JACK			
4" RECESSED CAN LIGHT		EL991CA - EL993W	LAMP: PAR20 50W OR R20 50W
2" RECESSED CAN LIGHT		EL991CA - EL993W	LAMP: PAR20 50W OR R20 50W
4" RECESSED CAN LIGHT	ELCO LIGHTING (OR EQL)	EL991CA-EL9112W (SUITABLE FOR WET LOCATIONS)	LAMP: R20 40W A19 OR PAR20 50W
PENDANT LIGHT FIXTURE	OWNER TO SELECT		
CEILING MOUNT FIXTURE	OWNER TO SELECT		
WALL SCONCE - INTERIOR	OWNER TO SELECT		
WALL SCONCE - EXTERIOR	OWNER TO SELECT	(SUITABLE FOR WET LOCATIONS .CEC 410.10(A)	SENSOR W/ PHOTOCONTROL
FLOOR LIGHTS - EXTERIOR	OWNER TO SELECT	(SUITABLE FOR WET LOCATIONS .CEC 410.10(A)	SENSOR W/ PHOTOCONTROL
TOE KICK LIGHT-LED	OWNER TO SELECT		LED COATED FLEXIBLE STRIP TAPE WITH SELF ADHESIVE BACKING
CEILING MOUNT FAN	PANASONIC	FV-08VQ3	MINIMUM 50 CFM (INTERMITTENT) OR 20 CFM (CONTINUOUS) VENTING DIRECTLY TO THE OUTSIDE, WITH HUMIDITY (50-80%) CONTROL. CRC R303.3.1 AND CGBC 4.506.1
SMOKE DETECTOR			PERMANENTLY WIRED POWER
CARBON MONOXIDE			PERMANENTLY WIRED POWER
200-400 AMP ELECTRICAL PANEL			
THERMOSTAT			
ALARM PANEL			
FAN W/ LIGHT			
WHOLE HOUSE FAN	ANSI/ASHRAE STRD. 62.2		150 CFM FAN. SEE NOTE #18.
INTERIOR FLUORESCENT LIGHT FIXTURE	OWNER TO SELECT	LITHONIA 25PBF232RWA12, DAYBRITE OR EQUAL W/2-F32T8 RS-3500, (1) ELECTRONIC BALLASTS. 62 WATTS, 120 VOLTS	24"x48" PRISMATIC ACRYLIC LENS REGRESSED WHITE ALUMINUM DOOR FRAME SPECIFICATION GRADE
TANKLESS WATER HEATER	OWNER TO SELECT	199,000btu	LOCATION IN ATTIC

ELECTRICAL PLAN NOTES:

1. THIS ELECTRICAL PLAN MAY NOT SHOW ALL REQUIRED OUTLETS. REFER TO NATIONAL ELECTRICAL CODE AND APPLIANCE CUT SHEETS FOR FINAL DETERMINATION OF NUMBER AND PLACEMENT OF ELECTRICAL OUTLETS. ALL LIGHTING TO COMPLY WITH 2022 TITLE 24.
2. ELECTRICAL CONTRACTOR TO VERIFY USE OF CORRECT DIMMERS TO TYPE OF LIGHT FIXTURE. LOW VOLTAGE, LINE VOLTAGE, AND FLUORESCENT FIXTURES ARE REQUIRE A DIFFERENT TYPE DIMMER.
3. ALL LUMINAIRES SHALL BE HIGH EFFICACY AS DEFINED PER TABLE 150.0-A. CEC 150.0(K)1.A.
4. RECESSED FIXTURES INSTALLED IN INSULATED CEILINGS ARE RATED 'ICAT' AND CERTIFIED ASTM E283 OR EQUIVALENT. INSTALLATION IS AIRTIGHT.
5. GENERAL CONTRACTOR WILL BE RESPONSIBLE FOR INSPECTING EXISTING WIRING TO DETERMINE EXTENT OF ELECTRICAL UPGRADE NECESSARY.
6. REFER TO GENERAL CONSTRUCTION SPECIFICATIONS FOR ADDITIONAL INFORMATION.
7. ALL 120-VOLT, SINGLE PHASE, 15 AND 20 AMPERE BRANCH CIRCUITS SUPPLYING OUTLETS INSTALLED IN DWELLING UNIT FAMILY ROOMS, DINING ROOMS, LIVING ROOMS, PARLORS, LIBRARIES, DEN, 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.
8. PROVIDE GFI PROTECTED CIRCUITS AT ALL LOCATIONS REQUIRED BY NEC, ARTICLE 210-8(a) AND WITHIN 6'-0" OF ALL SINKS.
9. OUTDOOR LIGHTING SHALL BE EQUIPPED WITH MANUAL CONTROL SWITCH, PHOTOCELL AND MOTION SENSOR WITH NO OVERRIDE TO ON, AND BY EITHER PHOTOCONTROL AND AUTOMATIC TIME SWITCH, ASTRONOMICAL TIME CLOCK WITH NO OVERRIDE TO ON, OR ENERGY MANAGEMENT CONTROL SYSTEM PER CEC 150.0(K)3.
10. IN NEW CONSTRUCTION, REQUIRED SMOKE ALARMS SHALL RECEIVE THEIR PRIMARY POWER FROM THE BUILDING WIRING WHERE SUCH WIRING IS SERVED FROM A COMMERCIAL SOURCE AND SHALL BE EQUIPPED WITH A BATTERY BACK-UP. SMOKE ALARMS SHALL EMIT A SIGNAL WHEN THE BATTERIES ARE LOW. WIRING SHALL BE PERMANENT AND WITHOUT A DISCONNECTING SWITCH OTHER THAN AS REQUIRED FOR OVERCURRENT PROTECTION.
11. WHERE MORE THAN ONE SMOKE ALARM IS REQUIRED TO BE INSTALLED, THE SMOKE ALARMS SHALL BE INTERCONNECTED IN SUCH A MANNER THAT THE ACTIVATION OF ONE ALARM WILL ACTIVATE ALL OF THE OTHER ALARMS IN THE INDIVIDUAL DWELLING UNIT. THE ALARM SHALL BE CLEARLY AUDIBLE IN ALL BEDROOMS OVER BACKGROUND NOISE LEVELS WITH ALL INTERVENING DOORS CLOSED. (CBC 907.2.10.3).
12. SINGLE OR MULTIPLE STATION SMOKE ALARMS SHALL BE INSTALLED AND MAINTAINED ON THE CEILING AND WALL OUTSIDE OF EACH SEPARATE SLEEPING AREA IN THE IMMEDIATE VICINITY OF BEDROOM, IN EACH ROOM USED FOR SLEEPING PURPOSE, IN EACH STORY WITHIN A DWELLING UNIT, INCLUDING BASEMENT BUT NOT INCLUDING CRAWLSPACE AND UNINHABITABLE ATTICS.
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16. PROVIDE UFFER OR OTHER APPROVED GROUND AS PER 2022 CEC ARTICLE 250. AND PROVIDE A UFFER GROUND, A 20 FEET SECTION OF #4 REBAR INCASED IN AT LEAST 2 INCHES OF CONCRETE WITH A GROUNDING WIRE # 4 COPPER CLAMPED TO WATER AT GAS LINE ACCESSIBLE FROM THE EXTERIOR OF THE BUILDING PER 2019 CEC ARTICLE 250.52.
17. BOND METALLIC GAS PIPES AND WATER PIPES TO THE SERVICE GROUND PER 2022 CEC ARTICLE 250-90.
18. ALL SMOKE ALARMS SHALL BE LISTED IN ACCORDANCE WITH UL 217 AND INSTALLED IN ACCORDANCE WITH THE PROVISIONS OF THIS CODE AND THE HOUSEHOLD FIRE WARNING EQUIPMENT PROVISIONS OF NFPA 72. SYSTEMS AND COMPONENTS SHALL BE CALIFORNIA STATE FIRE MARSHAL LISTED AND APPROVED IN ACCORDANCE WITH CALIFORNIA CODE OF REGULATIONS, TITLE 19, DIVISION 1 FOR THE PURPOSE FOR WHICH THEY ARE INSTALLED.
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20. TEMPER-RESISTANT FOR GFCI OUTLETS LOCATED ON KITCHEN COUNTER PER 2022 CEC ARTICLE 406.12.

CUSTOM HOME DESIGN, ADDITIONS & REMODELS

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CUSTOM RESIDENTIAL HOME:
RESIDENCE AT
APN: 072-3270-034-0000
714 SUNDAHL DRIVE
FOLSOM, CA 95630

TITLES:

PLAN CHANGE	09.13.2024
CITY COMMENT	10.30.2023
CONST. DOC SET	.....
SUB-CONTRACTOR SET	.....
CIVIL PLAN SET	10.05.2022
HOA SET	04.21.2022
DESIGN DOC SET-2	02.02.2022
DESIGN DOC SET-1	11.01.2021

DRAWN BY:
A. SALAZAR

MAIN ELECTRICAL PLAN

SHEET

A106

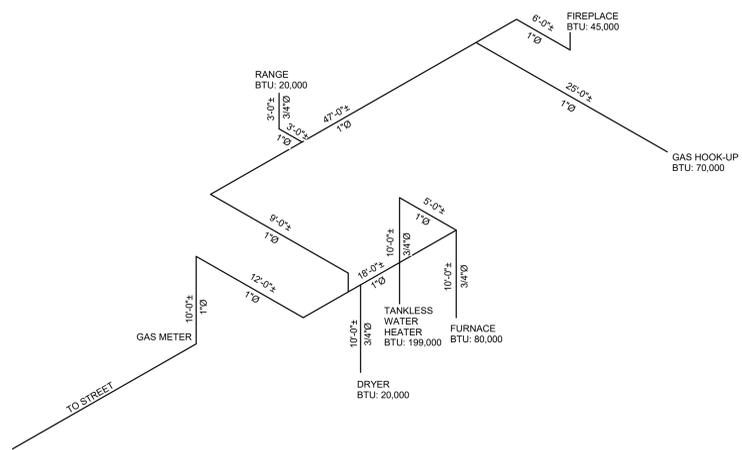
GAS PIPING INSTALLATIONS

TABLE 1215.2(1)
SCHEDULE 40 METALLIC PIPE

Nominal	PIPE SIZE (inch)													
	1/2	3/4	1	1 1/4	1 1/2	2	2 1/2	3	4	5	6	8	10	12
Actual ID	0.622	0.824	1.049	1.310	1.610	2.067	2.469	3.068	4.026	5.047	6.065	7.981	10.020	11.938
Length (ft)	10	131	273	514	1,060	1,580	2,950	4,860	8,580	17,500	31,700	51,300	105,000	191,000
Capacity in Cubic Feet of Gas Per Hour	20	96	188	353	726	1,090	2,090	3,340	5,900	12,000	21,800	35,300	72,400	137,000
20	30	72	151	284	583	873	1,680	2,680	4,740	9,660	17,500	28,300	58,200	106,000
40	62	129	243	499	747	1,440	2,290	4,050	7,270	15,000	24,200	49,800	96,400	143,000
50	55	114	215	442	662	1,280	2,030	3,590	7,330	13,300	21,500	44,100	80,100	127,000
60	50	104	195	400	600	1,160	1,840	3,260	6,440	12,000	19,500	40,000	72,600	115,000
70	46	95	179	368	552	1,060	1,690	3,000	6,110	11,100	17,900	36,800	66,800	106,000
80	42	89	167	343	514	989	1,580	2,790	5,680	10,300	16,700	34,200	62,100	98,400
90	40	83	157	322	482	928	1,480	2,610	5,330	9,650	15,600	32,100	58,300	92,300
100	38	79	148	304	455	877	1,400	2,470	5,040	9,110	14,800	30,300	55,100	87,200
125	33	70	131	269	403	777	1,240	2,190	4,460	8,080	13,100	26,900	48,800	77,300
150	30	63	119	244	366	704	1,120	1,980	4,050	7,320	11,900	24,300	44,200	70,000
175	28	58	109	224	336	648	1,030	1,820	3,720	6,730	10,900	22,400	40,700	64,400
200	26	54	102	209	313	602	960	1,700	3,460	6,260	10,100	20,800	37,900	59,900
250	23	48	90	185	277	534	851	1,500	3,070	5,550	8,990	18,500	33,500	53,100
300	21	43	82	168	251	484	771	1,360	2,780	5,030	8,150	16,700	30,400	48,100
350	19	40	75	154	231	445	709	1,250	2,560	4,630	7,490	15,400	28,000	44,300
400	18	37	70	143	215	414	660	1,170	2,380	4,310	6,970	14,300	26,600	41,200
450	17	35	66	135	202	389	619	1,090	2,230	4,040	6,540	13,400	24,400	38,600
500	16	33	62	127	191	367	585	1,030	2,110	3,820	6,180	12,700	23,100	36,500
550	15	31	59	121	181	349	556	982	2,000	3,620	5,870	12,100	21,900	34,700
600	14	30	56	115	173	333	530	927	1,910	3,460	5,660	11,500	20,900	33,100
650	14	29	54	110	165	318	508	897	1,830	3,310	5,300	11,000	20,600	31,700
700	13	27	52	106	159	306	488	862	1,760	3,180	5,150	10,600	19,300	30,400
750	13	26	50	102	153	295	470	830	1,690	3,060	4,960	10,200	18,500	29,300
800	12	26	48	99	148	283	454	802	1,640	2,960	4,790	9,840	17,900	28,700
850	12	25	46	95	143	272	439	776	1,580	2,860	4,640	9,570	17,300	27,400
900	11	24	45	93	139	267	426	752	1,530	2,780	4,500	9,240	16,800	26,600
950	11	23	44	90	135	259	413	731	1,490	2,700	4,370	8,970	16,300	25,800
1,000	11	23	43	87	131	252	402	711	1,450	2,620	4,250	8,720	15,800	25,100
1,100	10	21	40	83	124	240	382	675	1,380	2,490	4,030	8,260	15,100	23,800
1,200	NA	20	39	79	119	229	364	644	1,310	2,380	3,850	7,910	14,400	22,700
1,300	NA	20	37	76	114	219	349	617	1,260	2,280	3,680	7,570	13,700	21,800
1,400	NA	19	35	73	109	210	335	592	1,210	2,190	3,540	7,270	13,200	20,900
1,500	NA	18	34	70	105	203	323	571	1,160	2,110	3,410	7,010	12,700	20,100
1,600	NA	18	33	68	102	196	312	551	1,120	2,030	3,290	6,770	12,300	19,500
1,700	NA	17	32	66	98	189	302	533	1,090	1,970	3,190	6,550	11,900	18,800
1,800	NA	16	31	64	95	184	293	517	1,050	1,910	3,090	6,350	11,500	18,300
1,900	NA	16	30	62	93	178	284	502	1,020	1,850	3,000	6,170	11,200	17,700
2,000	NA	16	29	60	90	173	276	488	1,000	1,800	2,920	6,000	10,900	17,200

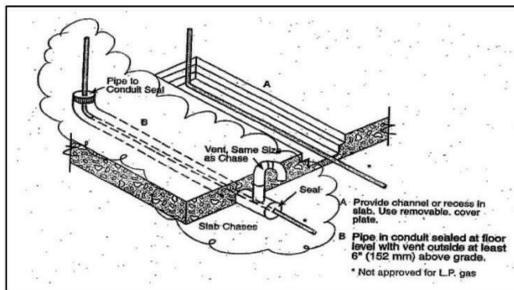
For SF: 1 inch = 25.4 mm, 1 foot = 304.8 mm, 1 pound per square inch = 6.895 kPa, 1-inch water column = 0.2488 kPa, 1 British thermal unit per hour = 0.2931 W, 1 cubic foot per hour = 0.0283 m³/h, 1 degree = 0.01745 rad.

Notes:
1. NA means a flow of less than 10 cfm.
2. All table entries have been rounded to three significant digits.
CALIFORNIA PLUMBING CODE 2022



NOTE:
TO GAS METER
MATERIAL: A MIX OF MALLEABLE BLACK IRON AND WARD FLEX PIPE.
ALL GASLINES ARE TO BE IN FLOOR FRAMING.

1 GAS DIAGRAM
1/8" = 1'-0"



Per the 2022 California Plumbing Code Section 1210.1.6, no gas piping shall be installed in or on the ground under any buildings unless encased in an approved conduit, designed to withstand the superimposed loads. The City of Dana Point defines the term buildings to include structures such as porches and steps, whether covered or uncovered, breezeways, roofed porte-cocheres, roofed patios, carports, covered walks, covered driveways, and similar structures or appurtenances.

Specifications MEZZO60

HEAT&GLO
No one builds a better fire

Please consult the manufacturer's installation manual for all details and requirements before making a final design layout decision.

MEZZO60
60" Direct Vent Gas Fireplace

MODEL	FRONT WIDTH	BACK WIDTH	HEIGHT	DEPTH	GLASS SIZE
MEZZO60	Actual 70 Framing 72-1/4	Actual 70 Framing 72-1/4	Actual 47-3/4 Framing 48	Actual 17-1/8 Framing 18-1/4	59-1/2 x 12-1/2

BEFORE FRAMING, PLEASE NOTE:
A minimum of 18" of vertical venting is required before attaching any elbow to the appliance.

Additional information can be found online at www.heatnglo.com

Decorative Fronts Dimensions and Framing MEZZO60

FRONT DIMENSIONS

- Rectangular holes on bottom of access panel **should be covered**.
- Approved for 0"-4" finishing material on inside fit method
- If finishing materials are 0"-1" thick, the outer trim ring should be adjusted out so that the trim ring overlaps the finishing material. This is intended to provide the cleanest look.
- If finishing materials are 1"-4" thick, install the trim ring all the way in. Finishing materials may not extend past the outside edge of the trim ring.

FINISHED OPENING DIMENSIONS

HEAT&GLO
No one builds a better fire

Specifications MEZZO60

APPLIANCE LOCATION

WALL PENETRATION

MANTLE PROJECTIONS - COMBUSTIBLE

MANTLE PROJECTIONS - NON-COMBUSTIBLE

MANTLE LEG/WALL PROJECTIONS COMBUSTIBLE OR NON-COMBUSTIBLE

FIREPLACE NOTES:

MASONRY FIREBOX AND CHIMNEY CONSTRUCTION IN ACCORDANCE WITH CRC R1003 & R1001.

- PROVIDE 2-INCH MINIMUM CLEAR AIR SPACE BETWEEN CHIMNEY AND WOOD CONSTRUCTION FROM THE FRONT FACE AND SIDES, AND 4-INCH FROM THE BACK FACE. [CRC R1001.11]
- PROVIDE DETAILS OF THE FIREPLACE, INDICATE CHIMNEY DUCTS, REINFORCING, TIES TO BUILDING, ETC. [CRC R1003 & R1001]
- CALL OUT MAKE, MODEL AND ICC, UL OR THIRD-PARTY APPROVAL NUMBER FOR THE PREFABRICATED METAL FIREPLACE AND CHIMNEY. [CRC R1004.1 & R1005.1]
- FIREBOXES THAT BURN SOLID FUEL SHALL BE PROVIDED WITH A CHIMNEY SPARK ARRESTER. [CRC 1003.9.2]
- SHOW HEIGHT OF THE CHIMNEY TO BE 2' FEET ABOVE ANY PORTION OF A BUILDING WITHIN 10 FEET, AND NOT LESS THAN THREE FEET FROM POINT WHERE CHIMNEY PASSES THROUGH ROOF. [CRC R1003.9]
- PROVIDE SEISMIC REINFORCING FOR MASONRY AND CONCRETE CHIMNEY. [CRC R1003.3]
- MASONRY OR FACTORY-BUILT FIREPLACES MUST HAVE A COMBUSTION OUTSIDE AIR INTAKE, WHICH IS AT LEAST SIX SQUARE INCHES IN AREA AND IS EQUIPPED WITH A READILY ACCESSIBLE, OPERABLE, AND TIGHT-FITTING DAMPER OR COMBUSTION-AIR CONTROL DEVICE. [CEC 150.0(E)2]

HEAT&GLO
No one builds a better fire

MAIN FLOOR WINDOW SCHEDULE

WINDOW NO.	ROOM #	DESCRIPTION	WINDOW (VERIFY ROUGH OPENING W/ MANF)			DETAIL				NOTES	
			WIDTH	HEIGHT	GLAZING	FRAME	HEAD	JAMB	SILL		HEAD HEIGHT
001	003	SINGLE CASMENT	3'-0"	6'-0"		VINYL	11/A600	10/A600	9/A600	8'-0"	
002	003	SINGLE CASMENT	3'-0"	6'-0"		VINYL	11/A600	10/A600	9/A600	8'-0"	
004	006	SLIDER	5'-0"	5'-0"		VINYL	11/A600	10/A600	9/A600	8'-0"	
005	008	SINGLE CASMENT	3'-0"	6'-0"		VINYL	11/A600	10/A600	9/A600	8'-0"	
006	008	SINGLE CASMENT	3'-0"	6'-0"		VINYL	11/A600	10/A600	9/A600	8'-0"	
007	008	SINGLE CASMENT	3'-0"	6'-0"		VINYL	11/A600	10/A600	9/A600	8'-0"	
008	008	SINGLE CASMENT	3'-0"	6'-0"		VINYL	11/A600	10/A600	9/A600	8'-0"	
100	108	FIXED	3'-0"	12'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	19'-0"	
101	109	SINGLE HUNG	2'-6"	6'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
102	110	SINGLE CASMENT	2'-6"	3'-6"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
103	110	SINGLE CASMENT	2'-6"	3'-6"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
104	110	SINGLE CASMENT	2'-6"	3'-6"		VINYL	11/A600	10/A600	9/A600	8'-0"	
105	110	SINGLE HUNG	2'-6"	5'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
106	110	SINGLE HUNG	2'-6"	5'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
107	112	SINGLE HUNG	3'-0"	6'-0"		VINYL	11/A600	10/A600	9/A600	8'-0"	
108	112	SINGLE HUNG	3'-0"	6'-0"		VINYL	11/A600	10/A600	9/A600	8'-0"	
109	115	SINGLE HUNG	3'-0"	6'-0"		VINYL	11/A600	10/A600	9/A600	8'-0"	
110	115	SINGLE HUNG	3'-0"	6'-0"		VINYL	11/A600	10/A600	9/A600	8'-0"	
111	116	HOPPER	5'-0"	2'-6"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
112	116	SINGLE HUNG	1'-6"	5'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
113	106	FIXED	5'-0"	7'-6"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
114	106	FIXED	5'-0"	7'-6"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
115	103	FIXED	5'-0"	7'-6"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
116	103	FIXED	5'-0"	7'-6"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
117	103	FIXED	5'-0"	7'-6"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
118	104	FIXED	3'-0"	2'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	12'-0"	
119	104	FIXED	3'-0"	2'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	12'-0"	
120	105	FIXED	3'-0"	2'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	12'-0"	
121	105	FIXED	3'-0"	2'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	12'-0"	
122	105	FIXED	3'-0"	7'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
123	105	FIXED	3'-0"	2'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	12'-0"	
124	105	FIXED	3'-0"	2'-0"	--	VINYL	11/A600	10/A600	9/A600	12'-0"	
125	105	FIXED	3'-0"	2'-0"	--	VINYL	11/A600	10/A600	9/A600	12'-0"	
126	105	FIXED	3'-0"	2'-0"	--	VINYL	11/A600	10/A600	9/A600	12'-0"	
127	105	FIXED	3'-0"	2'-0"	--	VINYL	11/A600	10/A600	9/A600	12'-0"	
128	105	FIXED	3'-0"	7'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
129	105	FIXED	3'-0"	7'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
130	105	FIXED	3'-0"	7'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
131	105	FIXED	3'-0"	7'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
132	105	FIXED	3'-0"	7'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
133	105	FIXED	3'-0"	2'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	12'-0"	
134	105	FIXED	3'-0"	2'-0"	--	VINYL	11/A600	10/A600	9/A600	12'-0"	
135	105	FIXED	3'-0"	2'-0"	--	VINYL	11/A600	10/A600	9/A600	12'-0"	
136	105	FIXED	3'-0"	2'-0"	--	VINYL	11/A600	10/A600	9/A600	12'-0"	
137	105	FIXED	3'-0"	2'-0"	--	VINYL	11/A600	10/A600	9/A600	12'-0"	
138	103	SINGLE HUNG	2'-0"	5'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
139	103	SINGLE HUNG	2'-0"	5'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
140	102	SINGLE HUNG	2'-6"	5'-0"	TEMP	VINYL	11/A600	10/A600	9/A600	8'-0"	
141	101	SINGLE CASMENT	3'-0"	5'-0"		VINYL	11/A600	10/A600	9/A600	8'-0"	
142	101	SINGLE CASMENT	3'-0"	5'-0"		VINYL	11/A600	10/A600	9/A600	8'-0"	
143	101	SINGLE CASMENT	3'-0"	5'-0"		VINYL	11/A600	10/A600	9/A600	8'-0"	
144	101	SINGLE CASMENT	3'-0"	5'-0"		VINYL	11/A600	10/A600	9/A600	8'-0"	

NOTE:
EXTERIOR WINDOWS, WINDOW WALLS, GLAZED DOORS, AND GLAZED OPENINGS WITHIN EXTERIOR DOORS SHALL BE INSULATING-GLASS UNITS WITH A MINIMUM OF ONE TEMPERED PANE, OR GLASS BLOCK UNITS, OR HAVE FIRE-RESISTANCE RATING OF NOT LESS THAN 20 MINUTES, WHEN TESTED ACCORDING TO NFPA 257, OR IN ACCORDANCE WITH SECTION 715, OR CONFORM TO THE PERFORMANCE REQUIREMENTS OF SFM 12-7A-2.

- EGRESS WINDOWS – THE FOLLOWING MINIMUM REQUIRED FEATURES FOR EMERGENCY ESCAPE PER CRC R310.1:
- A. Net clear opening of 5.7-sq. ft., a minimum net clear opening height of 24", a minimum net clear opening width of 20". CRC R310.1.2, CRC R310.2.1
 - B. Sill height no more than 44" above the finish floor. CRC R310.1
 - C. Operation shall be from inside the room without the use of special keys, tools or knowledge. CRC R310.1.1

ROOM FINISH SCHEDULE

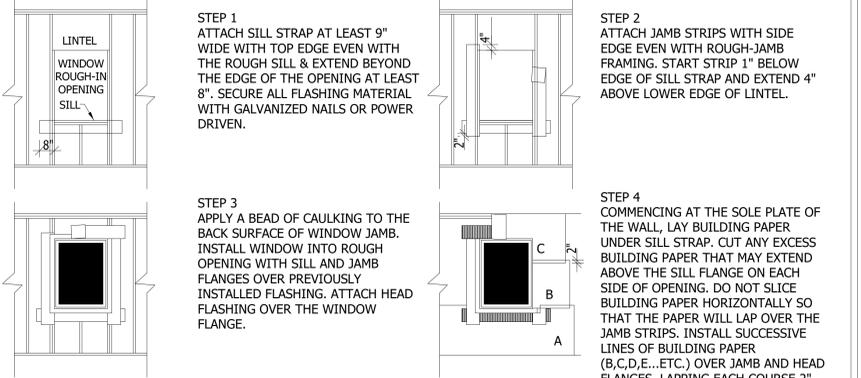
ROOM NO.	ROOM NAME	FLOOR FINISH	BASE	WALLS				CEILING		ROOM SIZES			REMARKS
				NORTH	EAST	SOUTH	WEST	MAT	HEIGHT	WIDTH	LENGTH	NET AREA	
001	MUD RM								LOWER FLR FF			221 SF	
002	BATH 2								LOWER FLR FF			49 SF	
003	BED 3								LOWER FLR FF			143 SF	
004	CLOS. 3								LOWER FLR FF			35 SF	
005	LAUNDRY								LOWER FLR FF			110 SF	
006	3 CAR GARAGE								LOWER FLR FF			934 SF	
007	UNFINISHED STORAGE								LOWER FLR FF			104 SF	
008	BED 4								LOWER FLR FF			192 SF	
100	ENTRY								MAIN FLR FF			146 SF	
101	OFFICE								MAIN FLR FF			115 SF	
102	PANTRY								MAIN FLR FF			92 SF	
103	KITCHEN								MAIN FLR FF			472 SF	
104	DINING RM								MAIN FLR FF			269 SF	
105	GREAT RM								MAIN FLR FF			319 SF	
106	HALLWAY								MAIN FLR FF			158 SF	
107	POWDER								MAIN FLR FF			34 SF	
108	STAIRWELL								MAIN FLR FF			146 SF	
109	M BED								MAIN FLR FF			235 SF	
110	M BATH								MAIN FLR FF			159 SF	
111	M CLOSET								MAIN FLR FF			111 SF	
112	BED 1								MAIN FLR FF			154 SF	
113	CLOS. 1								MAIN FLR FF			35 SF	
114	CLOS. 2								MAIN FLR FF			35 SF	
115	BED 2								MAIN FLR FF			163 SF	
116	BATH 1								MAIN FLR FF			91 SF	
117	COVERED PORCH								MAIN FLR FF			194 SF	
118	COVERED PATIO								MAIN FLR FF			252 SF	
119	COVERED BALCONY								MAIN FLR FF			100 SF	

FLAME SPREAD INDEX:
WALL AND CEILING FINISHES SHALL HAVE A FLAME SPREAD INDEX OF NOT GREATER THAN 200 PER 2022 CRC SECTION R302.9.1
WALL AND CEILING FINISHES SHALL HAVE A SMOKE-DEVELOPED INDEX OF NOT GREATER THAN 450 PER 2022 CRC SECTION R302.9.2
TESTING SHALL BE MADE IN ACCORDANCE WITH ASTM E 84 OR UL 723

DOOR SCHEDULE

DOOR NO.	ROOM NUMBER	DESCRIPTION	WIDTH	HEIGHT	DOOR THICK	MATERIAL	GLAZING	FRAME		DETAILS			NOTES
								MAT	HEAD	JAMB	SILL		
001	004	HOLLOW INTERIOR	2'-6"	8'-0"	0'-2"	-	--						
002	003	HOLLOW INTERIOR	2'-8"	8'-0"	0'-2"	-	--						
003	002	HOLLOW INTERIOR	2'-6"	8'-0"	0'-2"	-	--						
004	005	BARN	3'-0"	8'-0"	0'-2"	-	--						
005	005	HOLLOW INTERIOR	2'-10"	6'-8"	0'-2"	-	--						
006	001	HOLLOW INTERIOR	2'-8"	8'-0"	0'-2"	-	--						
007	006	SOLID EXTERIOR	3'-0"	8'-0"	0'-2"	--	TEMP GL						
008	006	GARAGE DOOR	22'-0"	8'-0"	0'-1 1/2"	--							
009	008	HOLLOW INTERIOR	2'-8"	8'-0"	0'-2"	-	--						
010	008	SLIDER	6'-0"	8'-0"	0'-2"	--							
100	100	SOLID EXTERIOR	4'-0"	8'-0"	0'-2"	--							
101	101	GLASS EXTERIOR	9'-0"	8'-0"		--							
102	100	HOLLOW INTERIOR	2'-8"	8'-0"	0'-2"	-	--						
103	102	HOLLOW INTERIOR	2'-6"	8'-0"	0'-2"	-	--						
104	103	SOLID EXTERIOR	3'-0"	8'-0"	0'-2"	-	--						
105	104	THREE PANEL DOOR	15'-0"	8'-0"		--							
106	107	HOLLOW INTERIOR	2'-6"	8'-0"	0'-2"	-	--						
107	109	HOLLOW INTERIOR	2'-8"	8'-0"	0'-2"	-	--						
108	110	HOLLOW INTERIOR	2'-6"	8'-0"	0'-2"	-	--						
109	111	HOLLOW INTERIOR	2'-6"	8'-0"	0'-2"	-	--						
110	109	GLASS EXTERIOR	9'-0"	8'-0"		--							
111	112	HOLLOW INTERIOR	2'-6"	8'-0"	0'-2"	-	--						
112	113	HOLLOW INTERIOR	2'-6"	8'-0"	0'-2"	-	--						
113	116	HOLLOW INTERIOR	2'-6"	8'-0"	0'-2"	-	--						
114	116	HOLLOW INTERIOR	2'-6"	8'-0"	0'-2"	-	--						
115	115	HOLLOW INTERIOR	2'-6"	8'-0"	0'-2"	-	--						
116	114	HOLLOW INTERIOR	2'-6"	8'-0"	0'-2"	-	--						

NOTE:
EXTERIOR DOOR ASSEMBLIES SHALL CONFORM TO THE PERFORMANCE REQUIREMENTS OF STANDARD SFM 12-7A-1 OR SHALL BE OF APPROVED NONCOMBUSTIBLE CONSTRUCTION, OR SOLID CORE WOOD HAVING STILES AND RAILS NOT LESS THAN 1 3/8 INCHES THICK WITH INTERIOR FIELD PANEL THICKNESS NO LESS THAN 1 1/4 INCHES THICK, OR SHALL HAVE A FIRE-RESISTANCE RATING OF NOT LESS THAN 20 MINUTES WHEN TESTED ACCORDING TO NFPA 252, OR IN ACCORDANCE WITH SECTION 715. EXCEPTION: NONCOMBUSTIBLE OR EXTERIOR FIRE-RETARDANT TREATED WOOD VEHICLE ACCESS DOORS ARE NOT REQUIRED TO COMPLY WITH THIS CHAPTER.



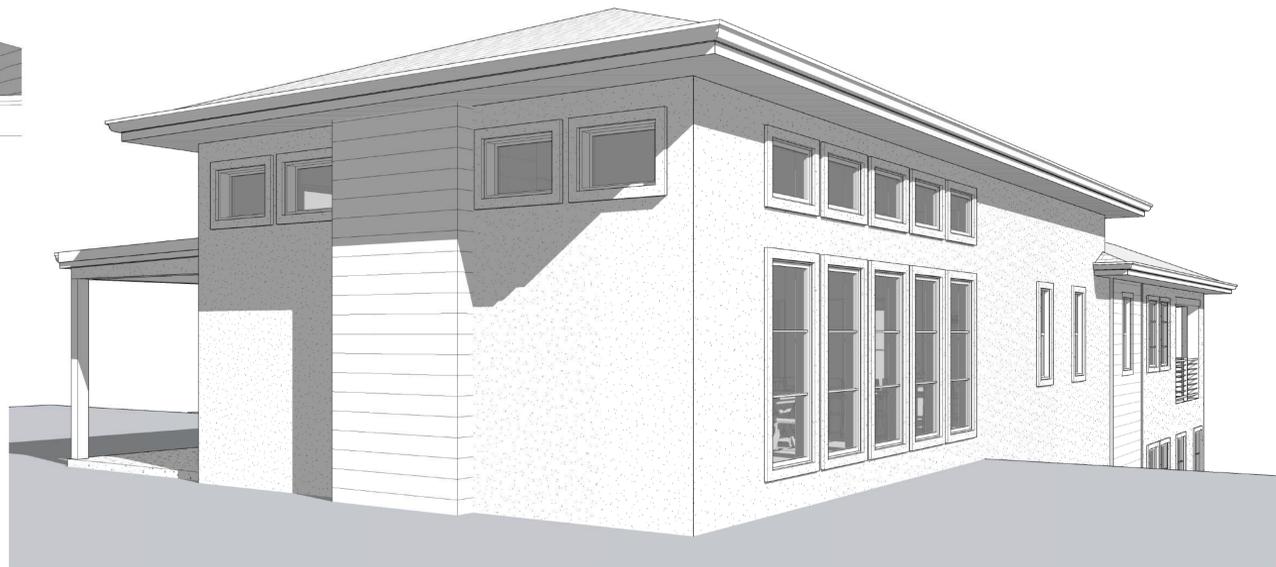
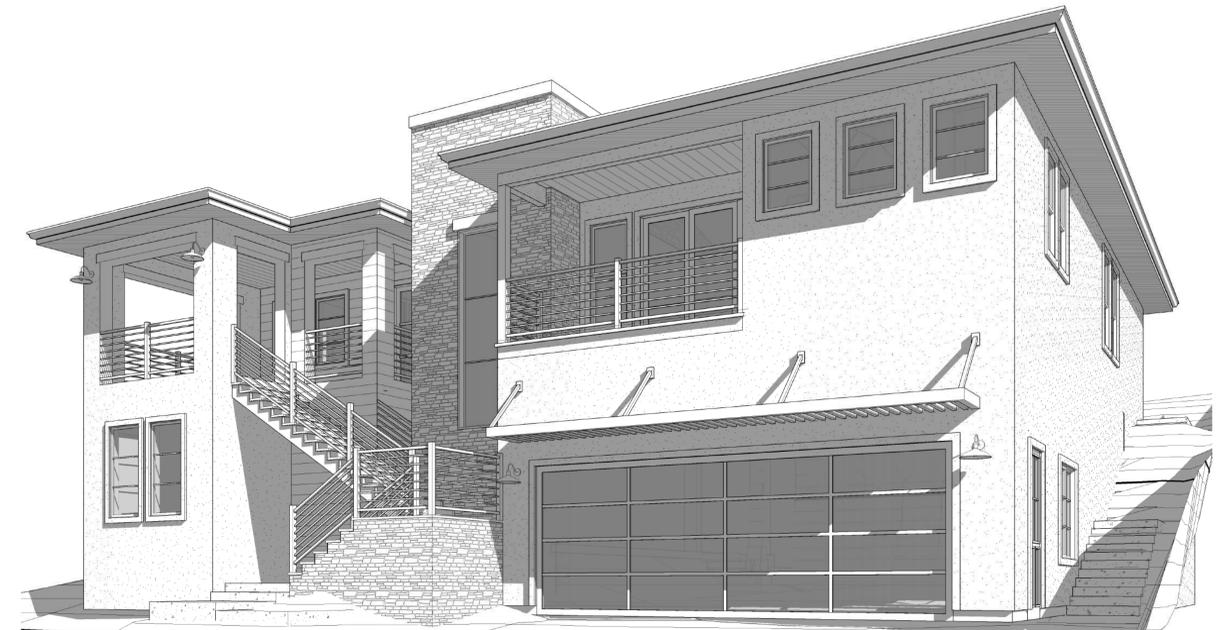
NOTE:
REFER TO WINDOW MANUFACTURER'S INSTALLATION INSTRUCTIONS FOR ANY ADDITIONAL DETAILS AND INFORMATION.

01 TYPICAL WINDOW FLASHING

A200 1/4"=1'-0"

CUSTOM RESIDENTIAL HOME:
RESIDENCE AT
APN: 072-3270-034-0000
714 SUNDAHL DRIVE
FOLSOM, CA 95630

TITLES:



CUSTOM RESIDENTIAL HOME:
RESIDENCE AT
APN: 072-3270-034-0000
714 SUNDAHL DRIVE
FOLSOM, CA 95630

TITLES:

PLAN CHANGE	△	09.13.2024
CITY COMMENT	△	10.30.2023
CONST. DOC SET	.....	.....
SUB-CONTRACTOR SET	.....	.....
CIVIL PLAN SET	.....	10.05.2022
HOA SET	.....	04.21.2022
DESIGN DOC SET-2	.....	02.02.2022
DESIGN DOC SET-1	11.01.2021

DRAWN BY:
A. SALAZAR

PERSPECTIVE VIEWS

SHEET

A300

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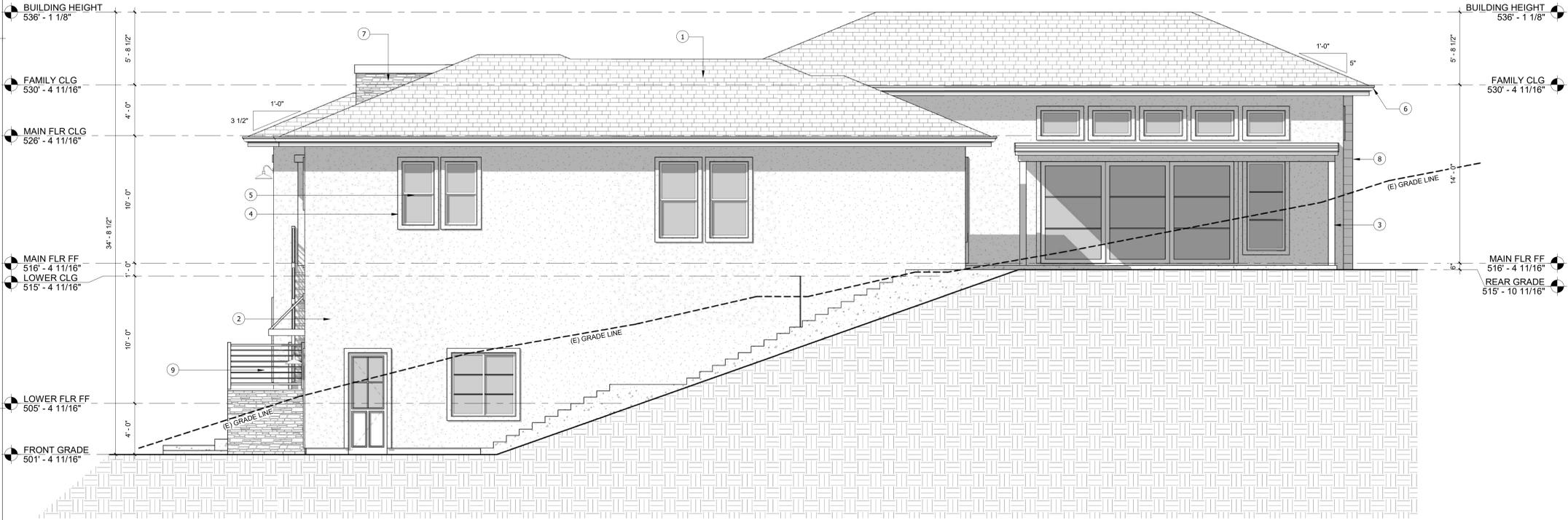
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EXTERIOR ELEVATION KEY NOTES:

- CLASS "A" ROOF ASSEMBLY. CLAY SLATE ROOF TILES. LIMITED LIFETIME WARRANTY. ASTM D3161, CLASS F, 110 MPH WIND RESISTANCE. UL CERTIFIED. SHINGLES MUST BE SELF-SEALING OR ARE HAND SEALED AND SHALL HAVE DOUBLE UNDERLAYMENT APPLICATION PER CRC R905.2.2.15 FELT TO CONFORM WITH A ASTM GRAD REQUIRED BY R905.2.3 AND THAT THE INSTALLATION IS PER R905.2.7. APPLIED IN SHINGLE FASHION ICC-ES-ESR-1389 COLOR TO BE CHARCOL ONYX.
- OMEGA FINISH SMOOTHED STUCCO : 3-COAT STUCCO SYSTEM, 7/8" MIN .THICK. WITH TWO LAYERS OF GRADE "D" PAPER UNDER PLASTER WHERE OCCURS OVER SHEATHING AND DAS 26 GA G.S.M. WEEP SCREEN AT FOUNDATION PLATE LINE AT LEAST 8" ABOVE GRADE OR 4" ABOVE CONCRETE OR PAVING. OSB SHEATHING SHALL BE INSTALLED DIRECTLY OVER WOOD FRAMING SPACED A MAXIMUM OF 16 INCHES ON CENTER. ALL WALLS SHALL BE BRACED IN ACCORDANCE WITH THE APPLICABLE CODE. THE OSB SHALL BE TEMPORARILY HELD IN PLACE WITH CORROSION-RESISTANT STAPLES, ROOFING NAILS, OR SELF-TAPPING SCREWS. A WEATHER-RESISTIVE MEMBRANE SHALL BE APPLIED OVER THE OSB. THE LATH SHALL BE ATTACHED TO THE STUDS THROUGH THE SHEATHING WITH FASTENERS AND SPACING PER MANUFACTURERS SPEC'S. EXPOSED SHEATHING EDGES SHALL BE PROTECTED WITH SCREEDS. HOLES IN THE SUBSTRATE SURFACE SHALL BE CAULKED. APPLY THE MULTI-COAT HARD COAT STUCCO SYSTEM STUCCO SYSTEM OVER WOOD FRAMING (MINIMUM NO. 20 GAUGE, 0.0359 INCH THICK). LATH IS SECURED TO FRAMING NO.8-18, S-12, PAN-HEAD, SELF TAPPING SCREWS SPACED A MAXIMUM OF 6 INCHES ON CENTER. INSTALL STUCCO PER MANUFACTURER INSTRUCTIONS. COLOR: OMEGA: COLORTEK: 18 COCONUT
- 2x EXPOSED WOOD ELEMENTS , STAIN OR PAINT COLOR TO BE A WALNUT STAIN.
- WINDOW/DOOR TRIM. STUCCO OR JAMES HARDIE HARDIETRIM BOARDS OR EQUIVALENT TOO. COLOR: MATCH MATERIAL
- EXTERIOR DOORS AND WINDOWS (NOT LABELED ON ELEVATIONS), REFER TO FLOOR PLAN AND DOOR AND WINDOW SCHEDULE.
- GUTTERS SEE ROOF PLAN FOR LOCATION.
- STONE VEENER. EL. DRADO STONE: ALDERWOOD (STACKED STONE). SEE DETAIL A6/A600
- SIDING - TIMBERTECH: - HORIZ. LAP SIDING 5.5" OR EQUIVALENT TOO. COLOR: TBD (EITHER NON-COMBUSTIBLE MATERIAL, IGNITION RESISTANT MATERIAL, ONE LAYER OF 5/8" TYPE X EXTERIOR RATED GYPSUM SHEATHING APPLIED BEHIND AN EXTERIOR COVERING, OR AN ASSEMBLY APPROVED BY THE OSFM BML) COLOR VINTAGE MAHOGANY
- BLACK METAL GUARD RAILING WITH WOOD TOP RAILING SHALL BE 42" HIGH WITH ABLES SPACED 4" APART MAX. OWNERS TO SELECT MANUFACTURER.

EXTERIOR ELEVATION GENERAL NOTES:

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- MECHANICAL AND GRAVITY OUTDOOR AIR INTAKE OPENINGS PER 2019 CRC SECTION R303.5.1.
- AIR EXHAUST AND INTAKE OPENINGS THAT TERMINATE OUTDOORS SHALL BE PROTECTED WITH CORROSION-RESISTANT SCREENS, LOUVERS OR GRILLES HAVING A MINIMUM OPENING SIZE OF 1/4 INCH AND A MAXIMUM OPENING SIZE OF YZ INCH, IN ANY DIMENSION. OPENINGS SHALL BE PROTECTED AGAINST LOCAL WEATHER CONDITIONS. OUTDOOR AIR EXHAUST AND INTAKE OPENINGS SHALL MEET THE PROVISIONS FOR EXTERIOR WALL OPENING PROTECTIVE IN ACCORDANCE WITH THIS CODE PER 2019 CRC SECTION R303.6.



02 SIDE (EAST) ELEVATION
SCALE: 1/4"=1'-0"



01 FRONT (SOUTH) ELEVATION
SCALE: 1/4"=1'-0"

CUSTOM RESIDENTIAL HOME:
RESIDENCE AT
APN: 072-3270-034-0000
714 SUNDAHL DRIVE
FOLSOM, CA 95630

TITLES:

PLAN CHANGE	09.13.2024
CITY COMMENT	10.30.2023
CONST. DOC SET	.....
SUB-CONTRACTOR SET	.....
CIVIL PLAN SET	10.05.2022
HOA SET	04.21.2022
DESIGN DOC SET-2	02.02.2022
DESIGN DOC SET-1	11.01.2021

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A. SALAZAR

EXTERIOR
ELEVATIONS

SHEET

A301



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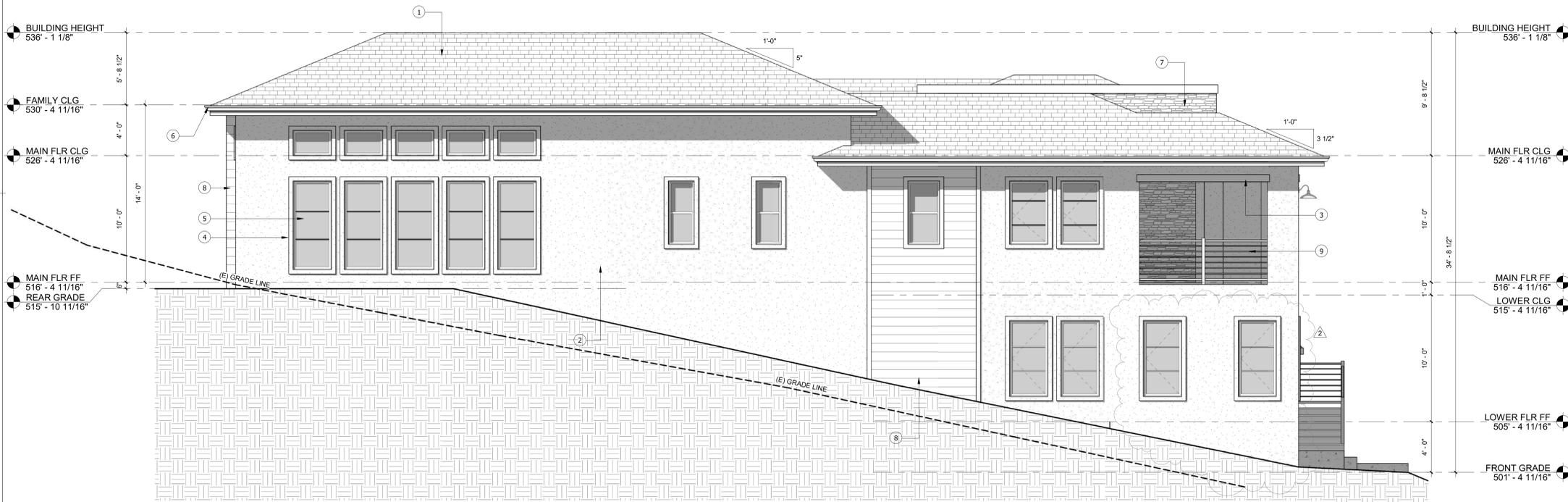
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02 SIDE (WEST) ELEVATION
SCALE: 1/4"=1'-0"



01 REAR (NORTH) ELEVATION
SCALE: 1/4"=1'-0"

CUSTOM RESIDENTIAL HOME:
RESIDENCE AT
 APN: 072-3270-034-0000
 714 SUNDAHL DRIVE
 FOLSOM, CA 95630

TITLES:

PLAN CHANGE	09.13.2024
CITY COMMENT	10.30.2023
CONST. DOC SET
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A. SALAZAR

EXTERIOR ELEVATIONS

SHEET
A302

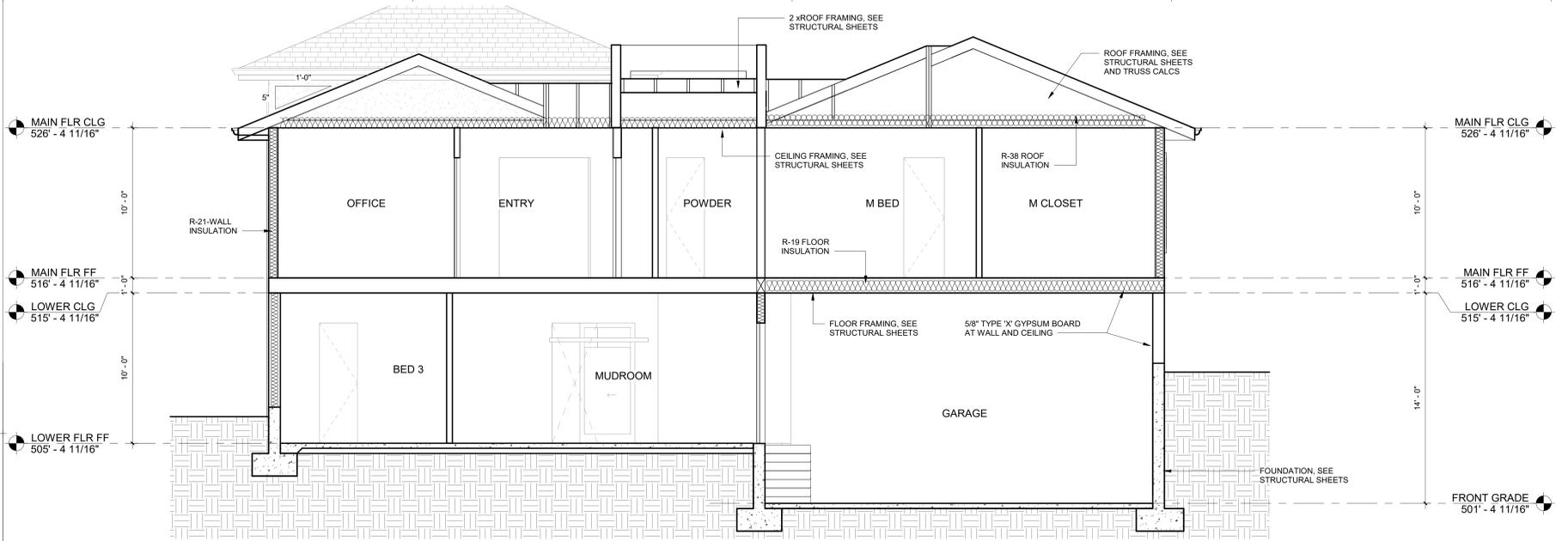
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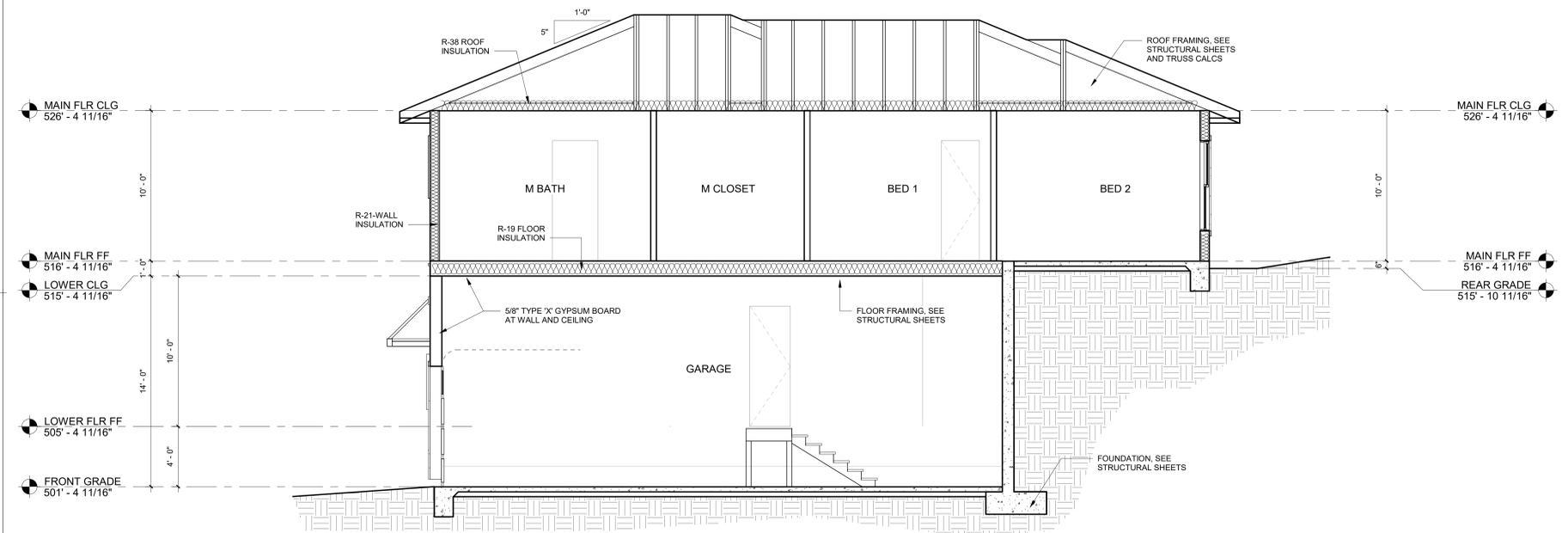
BUILDING SECTIONS

SHEET

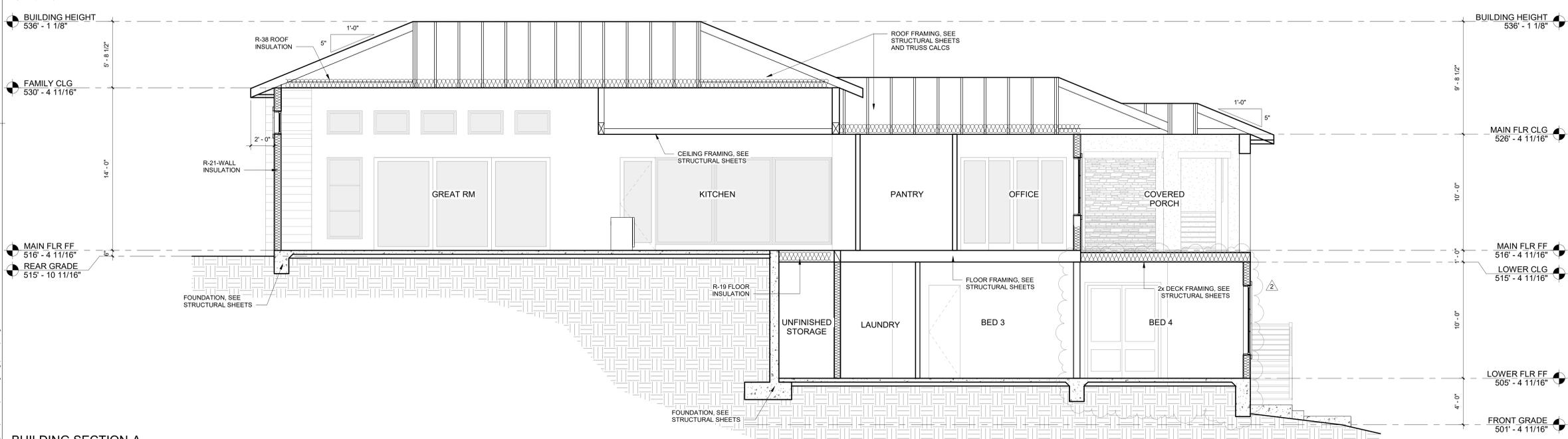
A400



BUILDING SECTION-C
SCALE: 1/4"=1'-0"



BUILDING SECTION-B
SCALE: 1/4"=1'-0"

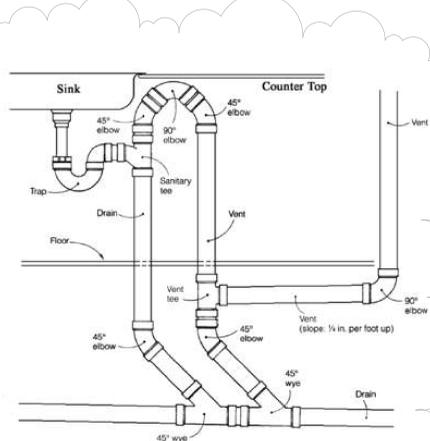


BUILDING SECTION-A
SCALE: 1/4"=1'-0"

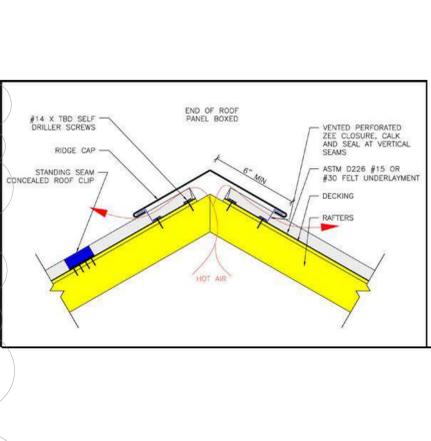
C:\projects\residence at sundahl\ams\dwg\buildingsections\101.dwg

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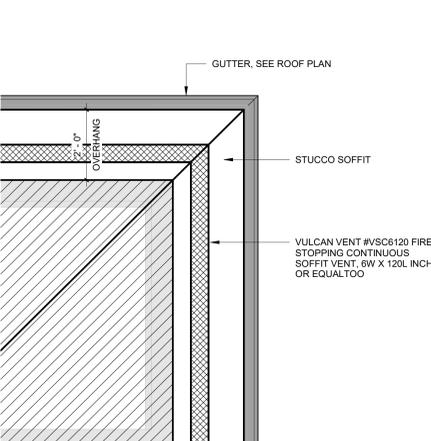
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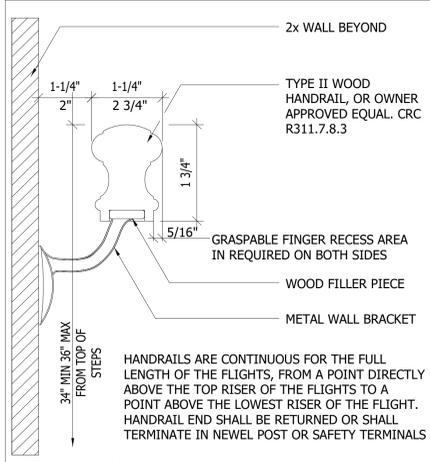
12 VENTING SYSTEM AT ISLAND SINK
A600 NOT TO SCALE



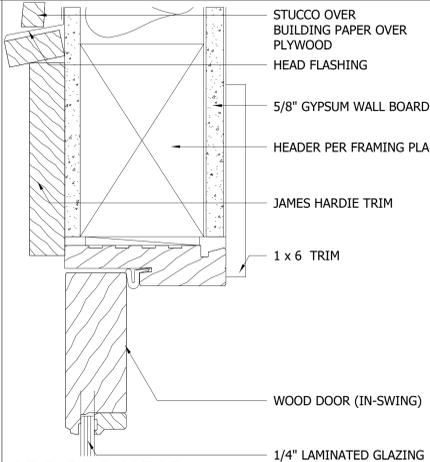
08 RIDGE VENT DETAIL
A600 NOT TO SCALE



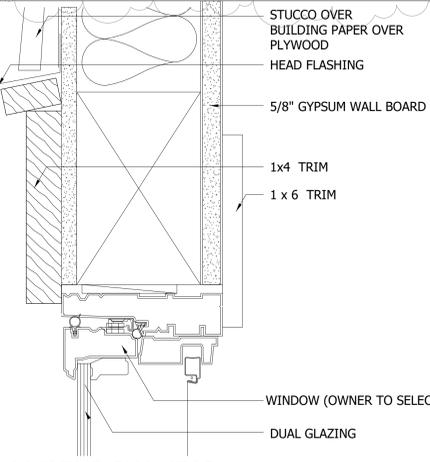
04 SOFFIT VENT DETAIL
A600 1/2"=1'-0"



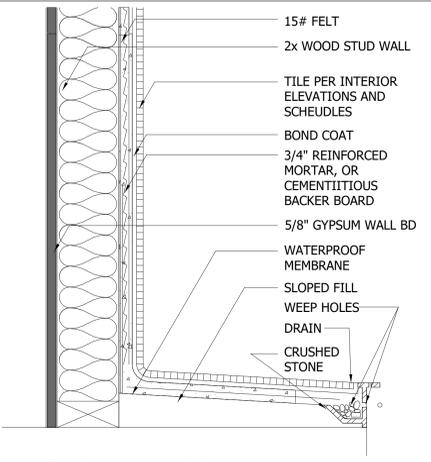
19 STAIR HANDRAIL
A600 6"=1'-0"



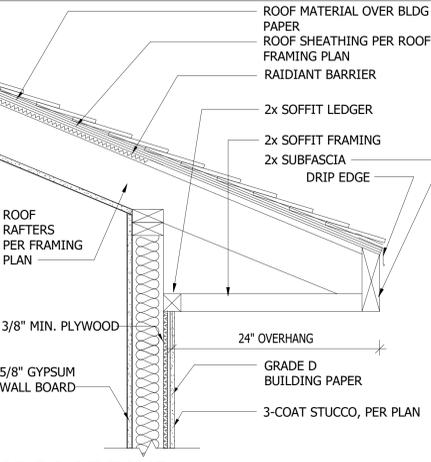
15 DOOR HEAD
A600 6"=1'-0"



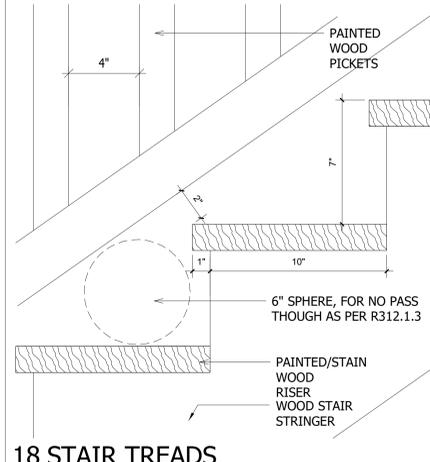
11 WINDOW HEAD
A600 6"=1'-0"



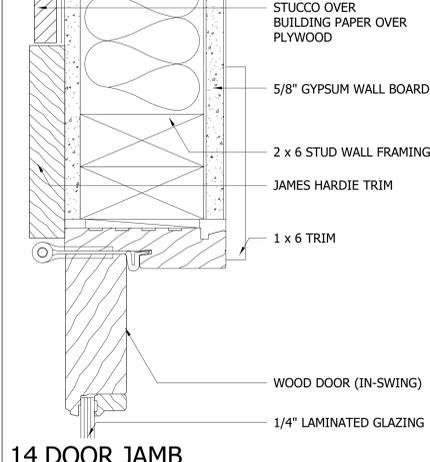
07 SHOWER FLOOR
A600 3"=1'-0"



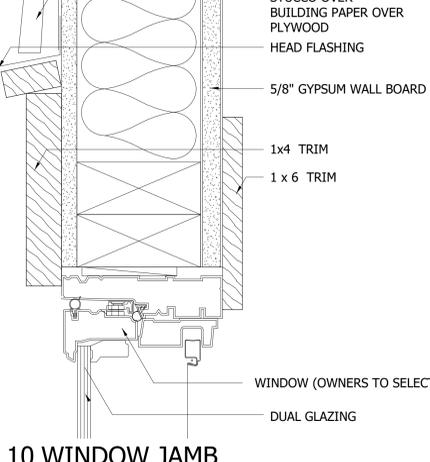
03 ROOF EAVE
A600 1-1/2"=1'-0"



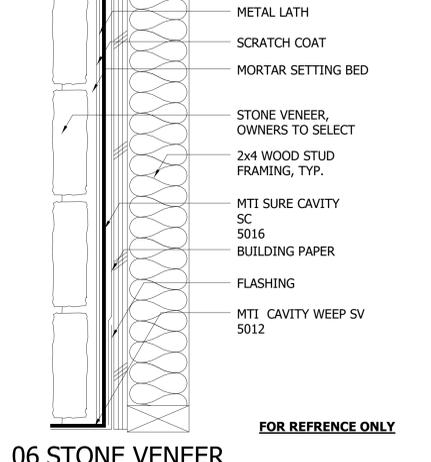
18 STAIR TREADS
A600 3"=1'-0"



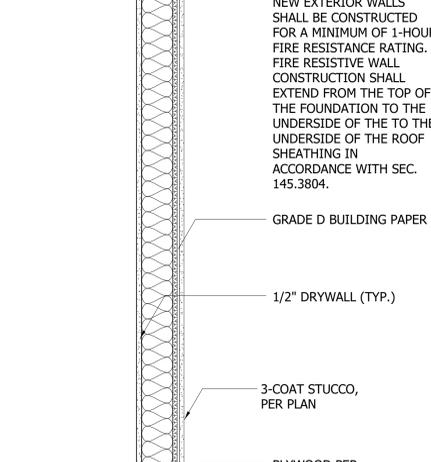
14 DOOR JAMB
A600 6"=1'-0"



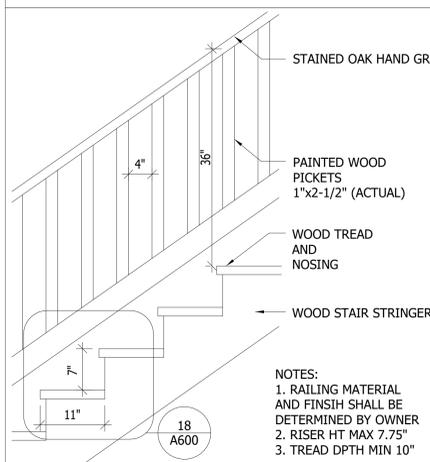
10 WINDOW JAMB
A600 6"=1'-0"



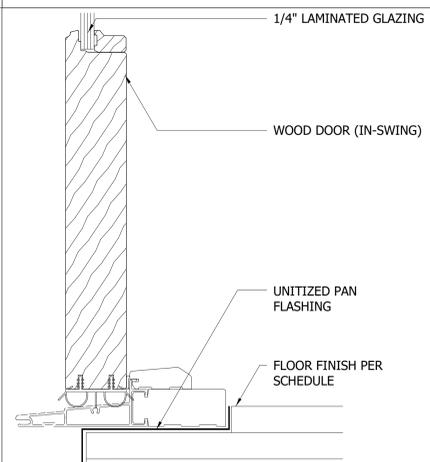
06 STONE VENEER
A600 3"=1'-0"



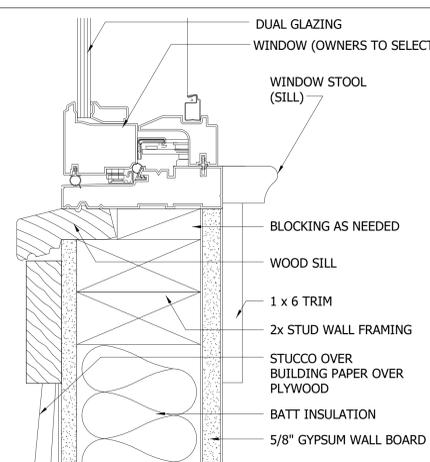
01 TYPICAL WALL
A600 1-1/2"=1'-0"



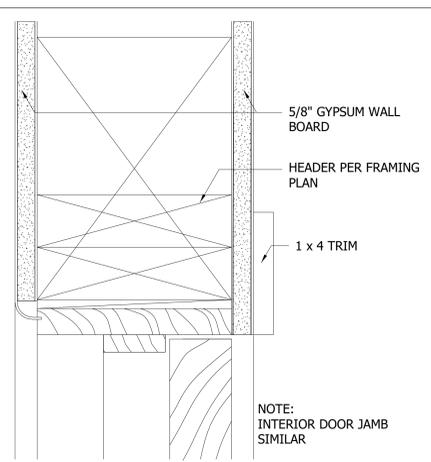
17 STAIR RAILING ELEVATION
A600 1"=1'-0"



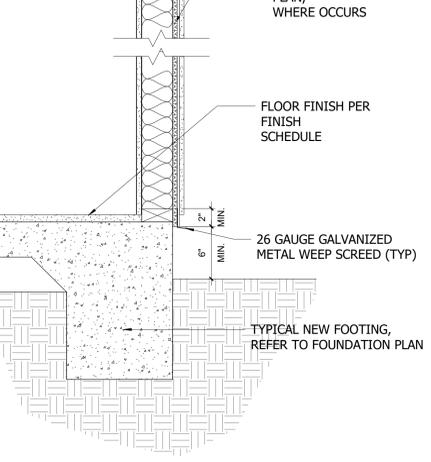
13 INSWING EXTERIOR DOOR SILL
A600 6"=1'-0"



09 WINDOW SILL
A600 6"=1'-0"



05 TYPICAL INTERIOR DOOR HEAD
A600 6"=1'-0"



02 TYPICAL FOOTING
A600 1-1/2"=1'-0"

CUSTOM RESIDENTIAL HOME:
RESIDENCE AT
APN: 072-3270-034-0000
714 SUNDAHL DRIVE
FOLSOM, CA 95630

TITLES:

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DRAWN BY:
A. SALAZAR

DETAILS

SHEET

A600

2019 CALGREEN RESIDENTIAL MANDATORY MEASURES EFFECTIVE JANUARY 1, 2020 HCD SHL 615 (New 01/20)	
See specific referenced sections for complete details on CALGreen mandatory requirements.	
2019 CALGREEN CODE	
SECTION	REQUIREMENTS
Chapter 1 – ADMINISTRATION	
Scope	
101.3.1	Applies to ALL newly constructed residential buildings: low-rise, high-rise, and hotels/motels.
102.3	Requires a completed Residential Occupancies Application Checklist or alternate method acceptable to the enforcing agency to be used for documentation of conformance.
Chapter 3 – GREEN BUILDING	
Additions and alterations	
301.1.1	<ul style="list-style-type: none"> Applies to additions or alterations of residential buildings where the addition or alteration increases the building's conditioned area, volume, or size. Requirements only apply within the specific area of the addition or alteration.
Low-rise and high-rise residential buildings	
301.2	Banners identify provisions applying to low-rise only [LR] or high-rise only [HR].
Mixed occupancy buildings	
302.1	<p>Requires each portion of mixed occupancy buildings to comply with CALGreen measures applicable for the specific occupancy.</p> <p>Exceptions:</p> <ul style="list-style-type: none"> Accessory structures and accessory occupancies serving residential buildings to comply with Chapter 4 and Appendix A4, as applicable. Live/work units complying with the California Building Code Section 419 shall not be considered a mixed occupancy. Live/work units are required to comply with Chapter 4 and Appendix A4, as applicable.

Page 1 of 16

2019 CALGREEN RESIDENTIAL MANDATORY MEASURES EFFECTIVE JANUARY 1, 2020 HCD SHL 615 (New 01/20)	
See specific referenced sections for complete details on CALGreen mandatory requirements.	
2019 CALGREEN CODE	
SECTION	REQUIREMENTS
Chapter 4 – RESIDENTIAL MANDATORY MEASURES	
Division 4.1 – PLANNING AND DESIGN	
Storm water drainage and retention during construction	
4.106.2	Projects which disturb less than 1 acre of soil and are not part of a larger common plan of development shall manage storm water drainage during construction.
Grading and paving	
4.106.3	<p>Construction plans shall indicate how the site grading or drainage system will manage all surface water flows to keep water from entering buildings.</p> <p>Exception: Additions and alterations which do not alter the existing drainage path.</p>
Electric vehicle (EV) charging for new construction	
4.106.4	<ul style="list-style-type: none"> Comply with Section 4.106.4.1, 4.106.4.2 or 4.106.4.3 for future installation and use of EV chargers. Electric vehicle supply equipment (EVSE) shall be installed in accordance with the California Electrical Code, Article 625. <p>Exceptions:</p> <ol style="list-style-type: none"> On a case-by-case basis where the local enforcing agency has determined EV charging and infrastructure are not feasible based upon 1 of the following: <ol style="list-style-type: none"> Where there is no commercial power supply. Verification that meeting requirements will alter the local utility infrastructure design requirements on the utility side of the meter increasing costs to the homeowner/developer by more than \$400.00 per dwelling unit. Accessory Dwelling Units and Junior Accessory Dwelling Units without additional parking facilities. <p>Note: For definitions of Accessory Dwelling Units and Junior Accessory Units, see CALGreen Chapter 2.</p>

Page 2 of 16

2019 CALGREEN RESIDENTIAL MANDATORY MEASURES EFFECTIVE JANUARY 1, 2020 HCD SHL 615 (New 01/20)	
See specific referenced sections for complete details on CALGreen mandatory requirements.	
2019 CALGREEN CODE	
SECTION	REQUIREMENTS
EV charging: 1- & 2-family dwellings/townhouses with attached private garages	
4.106.4.1	<ul style="list-style-type: none"> Install a listed raceway to accommodate a dedicated 208/240-volt branch circuit for each dwelling unit. Raceway shall not be less than trade size 1 (nominal 1-inch inside diameter). Raceway shall originate at the main service or subpanel and 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. 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 protective device.
Identification	
4.106.4.1.1	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."
EV charging for multifamily dwellings	
4.106.4.2	<ul style="list-style-type: none"> Applies to all multifamily dwelling units with parking facilities on the site. 10% of the total number of parking spaces provided for all types of parking facilities, but in no case less than 1, shall be electric vehicle charging spaces (EV spaces) capable of supporting future EVSE. Calculations for the number of EV spaces shall be rounded up to the nearest whole number. <p>Note: Construction documents are intended to demonstrate the project's capability and capacity for facilitating future EV charging. There is no requirement for EV spaces to be constructed or available until EV chargers are installed for use.</p>

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See specific referenced sections for complete details on CALGreen mandatory requirements.	
2019 CALGREEN CODE	
SECTION	REQUIREMENTS
EV charging space (EV space) locations	
4.106.4.2.1	Construction documents shall indicate the location of proposed EV spaces. Where common use parking is provided at least 1 EV space shall be located in the common use parking areas and shall be available for use by all residents.
EV charging stations (EVCS)	
4.106.4.2.1.1	<p>When EV chargers are installed, EV spaces (required by Section 4.106.4.2.2, Item 3.) shall comply with at least 1 of the following options:</p> <ol style="list-style-type: none"> The EV 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 EV space shall be located on an accessible route to the building, as defined in the California Building Code, Chapter 2. <p>Exception: EVCS designed and constructed in compliance with the California Building Code Chapter 11B are not required to comply with Section 4.106.4.2.1.1 and Section 4.106.4.2.2, Item 3.</p>
EV charging space (EV space) dimensions	
4.106.4.2.2	<p>EV spaces shall be designed to comply with the following:</p> <ol style="list-style-type: none"> The minimum length of each EV space shall be 18 feet. The minimum width of each EV space shall be 9 feet. 1 in every 25 EV spaces, but not less than 1, 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. <ol style="list-style-type: none"> Surface slope for this EV space and aisle shall not exceed 1 unit vertical in 48 units horizontal (2.083% slope) in any direction.

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2019 CALGREEN CODE	
SECTION	REQUIREMENTS
Single EV space required	
4.106.4.2.3	<ul style="list-style-type: none"> Install a listed raceway capable of accommodating a 208/240-volt dedicated branch circuit. Raceway shall not be less than trade size 1 (nominal 1-inch inside diameter). Raceway shall originate at the main service or subpanel and shall terminate into a listed cabinet, box or enclosure in close proximity to the proposed location of the EV space. Construction documents shall identify the raceway termination point. 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 protective device.
Multiple EV spaces required	
4.106.4.2.4	<ul style="list-style-type: none"> Construction documents shall indicate the raceway termination point and proposed location of future EV spaces and EV chargers. Construction documents shall also provide information on amperage of future EVSE, raceway method(s), wiring schematics, and electrical load calculations to verify 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 the full rated amperage of the EVSE. Plan design shall be based upon a 40-ampere minimum branch circuit. Required raceways and related components planned to be installed underground, enclosed, inaccessible or in concealed areas and spaces shall be installed at the time of original construction.
Identification	
4.106.4.2.5	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.

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2019 CALGREEN CODE	
SECTION	REQUIREMENTS
EV charging for hotels and motels	
4.106.4.3	<ul style="list-style-type: none"> Applies to all newly constructed hotels and motels. Construction documents shall identify the location of EV spaces. <p>Note: Construction documents are intended to demonstrate the project's capability and capacity for facilitating future EV charging. There is no requirement for EV spaces to be constructed or available until EV chargers are installed for use.</p>
Number of required EV spaces	
4.106.4.3.1	Table 4.106.4.3.1 shows the number of required EV spaces based on the total number of parking spaces provided for all types of parking facilities.
EV charging space (EV space) dimensions	
4.106.4.3.2	<p>EV spaces shall be designed to comply with the following:</p> <ul style="list-style-type: none"> Minimum length of each EV space shall be 18 feet. Minimum width of each EV space shall be 9 feet.
Single EV space required (similar to 4.106.4.2.3)	
4.106.4.3.3	<ul style="list-style-type: none"> Install a listed raceway capable of accommodating a 208/240-volt dedicated branch circuit. Raceway shall not be less than trade size 1 (nominal 1-inch inside diameter). Raceway shall originate at the main service or subpanel and shall terminate into a listed cabinet, box or enclosure in close proximity to the proposed location of the EV space. Construction documents shall identify the raceway termination point. 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 protective device.

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2019 CALGREEN CODE	
SECTION	REQUIREMENTS
Multiple EV spaces required (similar to 4.106.4.2.4)	
4.106.4.3.4	<ul style="list-style-type: none"> Construction documents shall indicate the raceway termination point and proposed location of future EV spaces and EV chargers. Construction documents shall also provide information on amperage of future EVSE, raceway method(s), wiring schematics and electrical load calculations to verify 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 the full rated amperage of the EVSE. Plan design shall be based upon a 40-ampere minimum branch circuit. Required raceways and related components planned to be installed underground, enclosed, inaccessible or, in concealed areas and spaces shall be installed at the time of original construction.
Identification (similar to 4.106.4.2.5)	
4.106.4.3.5	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.
Accessible EV spaces	
4.106.4.3.6	In addition to the requirements in Section 4.106.4.3, EV spaces for hotels/motels and all EVSE, when installed, shall comply with the accessibility provisions for EV charging stations in the California Building Code, Chapter 11B.
Division 4.2 – ENERGY EFFICIENCY	
Scope	
4.201.1 & 5.201.1	<ul style="list-style-type: none"> Energy efficiency requirements for low-rise residential (Section 4.201.1) and high-rise residential/hotels/motels (Section 5.201.1) are now in both residential and nonresidential chapters of CALGreen. Standards for residential buildings do not require compliance with levels of minimum energy efficiency beyond those required by the 2019 California Energy Code.

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2019 CALGREEN CODE	
SECTION	REQUIREMENTS
Division 4.3 – WATER EFFICIENCY AND CONSERVATION	
Water conserving plumbing fixtures and fittings	
4.303.1	<p>Plumbing fixtures and fittings shall comply with the following:</p> <ul style="list-style-type: none"> 4.303.1.1 – Water closets: ≤ 1.28 gal/flush. 4.303.1.2 – Wall mounted urinals: ≤ 0.125 gal/flush; all other urinals ≤ 0.5 gal/flush. 4.303.1.3.1 – Single showerheads: ≤ 1.8 gpm @ 80 psi. 4.303.1.3.2 – Multiple showerheads: combined flow rate of all showerheads controlled by a single valve shall not exceed 1.8 gpm @ 80 psi, or only 1 shower outlet is to be in operation at a time. 4.303.1.4.1 – Residential lavatory faucets: maximum flow rate ≤ 1.2 gpm @ 60 psi; minimum flow rate ≥ 0.8 gpm @ 20 psi. 4.303.1.4.2 – Lavatory faucets in common and public use areas of residential buildings: ≤ 0.5 gpm @ 60 psi. 4.303.1.4.3 – Metering faucets: ≤ 0.2 gallons per cycle. 4.303.1.4.4 – Kitchen faucets: ≤ 1.8 gpm @ 60 psi; temporary increase to 2.2 gpm allowed but shall default to 1.8 gpm.
Standards for plumbing fixtures and fittings	
4.303.2	Plumbing fixtures and fittings shall be installed in accordance with the California Plumbing Code, and shall meet applicable standards referenced in Table 1701.1 of the California Plumbing Code.
Outdoor potable water use in landscape areas	
4.304.1	New 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.
Division 4.4 – MATERIAL CONSERVATION & RESOURCE EFFICIENCY	
Rodent proofing	
4.406.1	Annular spaces around pipes, electric cables, conduits or other openings in sole/bottom plates at exterior walls shall be closed with cement mortar, concrete masonry or a similar method acceptable to the enforcing agency to prevent passage of rodents.

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CUSTOM HOME DESIGN, ADDITIONS & REMODELS

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SECTION	REQUIREMENTS
Construction waste management	
4.408.1	<ul style="list-style-type: none"> Recycle and/or salvage for reuse a minimum of 65% 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. Provide documentation to the enforcing agency per Section 4.408.5. <p>Exceptions:</p> <ol style="list-style-type: none"> Excavated soil and land-clearing debris. Alternative waste reduction methods developed by working with local enforcing agencies if diversion or recycle facilities capable of compliance with this item do not exist or are not located reasonably close to the jobsite. The enforcing agency may make exceptions to the requirements of this section when isolated jobsites are located in areas beyond the haul boundaries of the diversion facility.
Construction waste management plan	
4.408.2	Submit a construction waste management plan meeting Items 1 through 5 in Section 4.408.2. Plans shall be updated as necessary and shall be available for examination during construction.
Waste management company	
4.408.3	Utilize a waste management company, approved by the enforcing agency, which can provide verifiable documentation that diverted construction and demolition waste materials meet the requirements in Section 4.408.1.

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SECTION	REQUIREMENTS
Waste stream reduction alternative [LR]	
4.408.4 & 4.408.4.1	<ul style="list-style-type: none"> Projects that generate a total combined weight of construction and demolition waste disposed in landfills, which do not exceed 3.4 pounds per square foot of the building area shall meet the minimum 65% construction waste reduction requirement in Section 4.408.1. Projects that generate a total combined weight of construction and demolition waste disposed in landfills, which do not exceed 2 pounds per square foot of the building area, shall meet the minimum 65% construction waste reduction requirement in Section 4.408.1.
Operation and maintenance manual	
4.410.1	At the time of final inspection, a manual, compact disc, web-based reference or other media acceptable to the enforcing agency which covers 10 specific subject areas shall be placed in the building.
Recycling by occupants	
4.410.2	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 nonhazardous materials for recycling, including (at minimum) paper, corrugated cardboard, glass, plastics, organic waste, and metals, or meet a lawfully enacted local recycling ordinance, if more restrictive. Exception: 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 section.
Division 4.5 – ENVIRONMENTAL QUALITY	
Fireplaces - General	
4.503.1	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 all applicable local ordinances.

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SECTION	REQUIREMENTS
Protection of mechanical equipment during construction	
4.504.1	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 intake and distribution component openings shall be covered. Tape, plastic, sheetmetal or other methods acceptable to the enforcing agency to reduce the amount of water, dust and debris entering the system may be used.
Adhesives, sealants and caulks	
4.504.2.1	Adhesives, sealants and caulks used on the project shall meet the requirements of the following standards unless more stringent local or regional air pollution or air quality management district rules apply: <ol style="list-style-type: none"> 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 shall also comply with the Rule 1168 prohibition on the use of certain toxic compounds (chloroform, ethylene dichloride, methylene chloride, perchloroethylene and trichloroethylene), except for aerosol products, as specified in Subsection 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 (CCR), Title 17, commencing with Section 94507.
Paints and coatings	
4.504.2.2	Architectural paints and coatings shall comply with VOC limits in Table 1 of the Air Resources Board 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 apply.

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SECTION	REQUIREMENTS
Aerosol paints and coatings	
4.504.2.3 & 4.504.2.4	<ul style="list-style-type: none"> 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 shall additionally comply with the percent VOC by weight of product limits of Regulation 8, Rule 49. Documentation is required per Section 4.504.2.4.
Carpet systems	
4.504.3	Carpet installed in the building interior shall meet the testing and product requirements of 1 of the following: <ol style="list-style-type: none"> Carpet and Rug Institute's Green Label Plus Program. California Department of Public Health, "Standard Method for the Testing and Evaluation of Volatile Organic Chemical Emissions from Indoor Sources Using Environmental Chambers," Version 1.1, February 2010 (also known as Specification 01350). NSF/ANSI 140 at the Gold level. Scientific Certifications Systems Indoor Advantage™ Gold.
Carpet cushion	
4.504.3.1	Carpet cushion installed in the building interior shall meet the requirements of the Carpet and Rug Institute's Green Label program.
Carpet adhesive	
4.504.3.2	Carpet adhesives shall meet the requirements of Table 4.504.1.

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SECTION	REQUIREMENTS
Resilient flooring systems	
4.504.4	Where resilient flooring is installed, at least 80% of floor area receiving resilient flooring shall comply with 1 or more of the following: <ol style="list-style-type: none"> Products compliant with 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 1.1, February 2010 (also known as Specification 01350), certified as a CHPS Low-Emitting Material in the Collaborative for High Performance Schools (CHPS) High Performance Products Database. Products certified under UL GREENGUARD Gold (formerly the Greenguard Children & Schools program). Certification under the Resilient Floor Covering Institute (RFCI) FloorScore program. Meet 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 1.1, February 2010 (also known as Specification 01350).
Composite wood products	
4.504.5 & 4.504.5.1	<ul style="list-style-type: none"> 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 the Air Resources Board's Air Toxics Control Measure for Composite Wood (17 CCR 93120 et seq.), as shown in Table 4.504.5. Documentation is required per Section 4.504.5.1. Definition of Composite Wood Products: Composite wood products include hardwood plywood, particleboard, and medium density fiberboard. "Composite wood products" do not include hardboard, structural plywood, structural panels, structural composite lumber, oriented strand board, glued laminated timber, prefabricated wood I-joists, or finger-joined lumber, all as specified in CCR, Title 17, Section 93120.1(a).

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Concrete slab foundations	
4.505.2	Concrete slab foundations or concrete slab-on-ground floors required to have a vapor retarder by the California Building Code, Chapter 19, or the California Residential Code, Chapter 5, respectively, shall also comply with this section.
Capillary break	
4.505.2.1	A capillary break shall be installed in compliance with at least 1 of the following: <ol style="list-style-type: none"> A 4-inch thick base of ½ inch 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 302.2R-06. Other equivalent methods approved by the enforcing agency. A slab design specified by a licensed design professional.
Moisture content of building materials	
4.505.3	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% moisture content. Moisture content shall be verified in compliance with the following: <ol style="list-style-type: none"> Moisture content shall be determined with either a probe-type or a contact-type moisture meter. Equivalent moisture verification methods may be approved by the enforcing agency and shall satisfy requirements in Section 101.8. Moisture readings shall be taken at a point 2 feet to 4 feet from the grade stamped end of each piece to be verified. At least 3 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. <p>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. Manufacturers' drying recommendations shall be followed for wet-applied insulation products prior to enclosure.</p>

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SECTION	REQUIREMENTS
Bathroom exhaust fans	
4.506.1	Each bathroom shall be mechanically ventilated and shall comply with the following: <ol style="list-style-type: none"> Fans shall be ENERGY STAR compliant and be ducted to terminate outside the building. Unless functioning as a component of a whole house ventilation system, fans must be controlled by a humidity control. <ol style="list-style-type: none"> Humidity controls shall be capable of manual or automatic adjustment between a relative humidity range of ≤ 50% to a maximum of 80%. A humidity control may be a separate component to the exhaust fan and is not required to be integral or built-in. <p>Note: For CALGreen, a bathroom is a room which contains a bathtub, shower, or tub/shower combination. Fans or mechanical ventilation is required in each bathroom.</p>
Heating and air-conditioning system design	
4.507.2	Heating and air-conditioning systems shall be sized, designed and equipment selected using the following methods: <ol style="list-style-type: none"> 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. Duct systems are sized according to ANSI/ACCA 1 Manual D – 2016 (Residential Duct Systems), ASHRAE handbooks or other equivalent design software or methods. Select heating and cooling equipment according to ANSI/ACCA 3 Manual S – 2014 (Residential Equipment Selection) or other equivalent design software or methods. <p>Exception: Use of alternate design temperatures necessary to ensure the systems function are acceptable.</p>

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SECTION	REQUIREMENTS
CHAPTER 7 – INSTALLER & SPECIAL INSPECTOR QUALIFICATIONS	
Installer training	
702.1	HVAC system installers shall be trained and certified in the proper installation of HVAC systems and equipment by a recognized training or certification program. Examples of acceptable HVAC training and certification programs include, but are not limited to, the following: <ol style="list-style-type: none"> State certified apprenticeship programs. Public utility training programs. Training programs sponsored by trade, labor or statewide energy consulting or verification organizations. Programs sponsored by manufacturing organizations. Other programs acceptable to the enforcing agency.
Special inspection	
702.2	When required by the enforcing agency, special inspectors must be qualified and able to demonstrate competence to the enforcing agency in the discipline in which they are inspecting.
Documentation	
703.1	Documentation of compliance shall include, but is not limited to, construction documents, plans, specifications, builder or installer certification, inspection reports, or other methods acceptable to the local enforcing agency. Other specific documentation or special inspections necessary to verify compliance are specified in appropriate sections of CALGreen.

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TITLE-24

SHEET

AT1

CERTIFICATE OF COMPLIANCE - RESIDENTIAL PERFORMANCE COMPLIANCE METHOD CF1R-PRF-01E

Project Name: Sundahl Drive Residence Calculation Date/Time: 2023-03-16T14:37:27-07:00 HERS Provider: CaCERTS, Inc.

Calculation Description: Title 24 Analysis Input File Name: Sundahl Drive Residence (714).ribd22x Report Version: 2022.0.000 Schema Version: rev 20220901

ENERGY USE SUMMARY table with columns: Energy Use, Standard Design Source Energy (EDR1), Standard Design TDV Energy (EDR2), Proposed Design Source Energy (EDR1), Proposed Design TDV Energy (EDR2), Compliance Margin (EDR1), Compliance Margin (EDR2). Rows include Space Heating, Space Cooling, IAQ Ventilation, Water Heating, Self Utilization/Flexibility Credit, Efficiency Compliance Total, Photovoltaics, Battery, Flexibility, Indoor Lighting, Appl. & Cooking, Plug Loads, Outdoor Lighting, TOTAL COMPLIANCE.

Registration Number: 223-P010034397A-000-000-0000000-0000 Registration Date/Time: 2023-03-22 10:13:25 HERS Provider: CaCERTS, Inc. Report Version: 2022.0.000 Schema Version: rev 20220901

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Project Name: Sundahl Drive Residence Calculation Date/Time: 2023-03-16T14:37:27-07:00 HERS Provider: CaCERTS, Inc.

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OPAQUE SURFACES - CATHEDRAL CEILING table with columns: 01-11. Rows include Name, Zone, Construction, Azimuth, Orientation, Area (ft²), Skylight Area (ft²), Roof Rise (x in 12), Roof Reflectance, Roof Emittance, Cool Roof.

Registration Number: 223-P010034397A-000-000-0000000-0000 Registration Date/Time: 2023-03-22 10:13:25 HERS Provider: CaCERTS, Inc. Report Version: 2022.0.000 Schema Version: rev 20220901

CERTIFICATE OF COMPLIANCE - RESIDENTIAL PERFORMANCE COMPLIANCE METHOD CF1R-PRF-01E

Project Name: Sundahl Drive Residence Calculation Date/Time: 2023-03-16T14:37:27-07:00 HERS Provider: CaCERTS, Inc.

Calculation Description: Title 24 Analysis Input File Name: Sundahl Drive Residence (714).ribd22x Report Version: 2022.0.000 Schema Version: rev 20220901

FENESTRATION / GLAZING table with columns: 01-14. Rows include Name, Type, Surface, Orientation, Azimuth, Width (ft), Height (ft), Mult., Area (ft²), U-factor, U-factor Source, SHGC, SHGC Source, Exterior Shading.

Registration Number: 223-P010034397A-000-000-0000000-0000 Registration Date/Time: 2023-03-22 10:13:25 HERS Provider: CaCERTS, Inc. Report Version: 2022.0.000 Schema Version: rev 20220901

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Calculation Description: Title 24 Analysis Input File Name: Sundahl Drive Residence (714).ribd22x Report Version: 2022.0.000 Schema Version: rev 20220901

ENERGY DESIGN RATINGS table with columns: Energy Design Ratings, Compliance Margins. Rows include Standard Design, Proposed Design, RESULT: PASS. Includes footnotes for Efficiency EDR, Total EDR, and Compliance Margins.

Registration Number: 223-P010034397A-000-000-0000000-0000 Registration Date/Time: 2023-03-22 10:13:25 HERS Provider: CaCERTS, Inc. Report Version: 2022.0.000 Schema Version: rev 20220901

CERTIFICATE OF COMPLIANCE - RESIDENTIAL PERFORMANCE COMPLIANCE METHOD CF1R-PRF-01E

Project Name: Sundahl Drive Residence Calculation Date/Time: 2023-03-16T14:37:27-07:00 HERS Provider: CaCERTS, Inc.

Calculation Description: Title 24 Analysis Input File Name: Sundahl Drive Residence (714).ribd22x Report Version: 2022.0.000 Schema Version: rev 20220901

HERS FEATURE SUMMARY table with columns: 01-12. Rows include DC System Size, Exception, Module Type, Array Type, Power Electronics, CSI, Azimuth, Tilt, Array Angle, Tilt, Inverter Eff., Annual Solar Access.

BUILDING - FEATURES INFORMATION table with columns: 01-07. Rows include Project Name, Conditioned Floor Area (ft²), Number of Dwelling Units, Number of Bedrooms, Number of Zones, Number of Ventilation Cooling Systems, Number of Water Heating Systems.

ZONE INFORMATION table with columns: 01-07. Rows include Zone Name, Zone Type, HVAC System Name, Zone Floor Area (ft²), Avg. Ceiling Height, Water Heating System 1, Status.

OPAQUE SURFACES table with columns: 01-08. Rows include Name, Zone, Construction, Azimuth, Orientation, Gross Area (ft²), Window and Door Area (ft2), Tilt (deg).

Registration Number: 223-P010034397A-000-000-0000000-0000 Registration Date/Time: 2023-03-22 10:13:25 HERS Provider: CaCERTS, Inc. Report Version: 2022.0.000 Schema Version: rev 20220901

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FENESTRATION / GLAZING table with columns: 01-14. Rows include Name, Type, Surface, Orientation, Azimuth, Width (ft), Height (ft), Mult., Area (ft²), U-factor, U-factor Source, SHGC, SHGC Source, Exterior Shading.

Registration Number: 223-P010034397A-000-000-0000000-0000 Registration Date/Time: 2023-03-22 10:13:25 HERS Provider: CaCERTS, Inc. Report Version: 2022.0.000 Schema Version: rev 20220901

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Project Name: Sundahl Drive Residence Calculation Date/Time: 2023-03-16T14:37:27-07:00 HERS Provider: CaCERTS, Inc.

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GENERAL INFORMATION table with columns: 01-20. Rows include Project Name, Run Title, Project Location, City, Zip code, Standards Version, Software Version, Climate Zone, Front Orientation (deg/ Cardinal), Building Type, Number of Dwelling Units, Project Scope, Number of Bedrooms, Addition Cond. Floor Area (ft²), Number of Stories, Existing Cond. Floor Area (ft²), Fenestration Average U-factor, Total Cond. Floor Area (ft²), Glazing Percentage (%), ADU Bedroom Count.

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

Registration Number: 223-P010034397A-000-000-0000000-0000 Registration Date/Time: 2023-03-22 10:13:25 HERS Provider: CaCERTS, Inc. Report Version: 2022.0.000 Schema Version: rev 20220901

CERTIFICATE OF COMPLIANCE - RESIDENTIAL PERFORMANCE COMPLIANCE METHOD CF1R-PRF-01E

Project Name: Sundahl Drive Residence Calculation Date/Time: 2023-03-16T14:37:27-07:00 HERS Provider: CaCERTS, Inc.

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ENERGY USE INTENSITY table with columns: Standard Design (kBtu/ft²-yr), Proposed Design (kBtu/ft²-yr), Compliance Margin (kBtu/ft²-yr), Margin Percentage. Rows include Gross EUI, Net EUI.

REQUIRED PV SYSTEMS table with columns: 01-12. Rows include DC System Size, Exception, Module Type, Array Type, Power Electronics, CSI, Azimuth, Tilt, Array Angle, Tilt, Inverter Eff., Annual Solar Access.

REQUIRED SPECIAL FEATURES table with columns: 01-03. Rows include Cool roof, Northwest Energy Efficiency Alliance (NEEA) rated heat pump water heater; specific brand/model, or equivalent, must be installed.

Registration Number: 223-P010034397A-000-000-0000000-0000 Registration Date/Time: 2023-03-22 10:13:25 HERS Provider: CaCERTS, Inc. Report Version: 2022.0.000 Schema Version: rev 20220901

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Calculation Description: Title 24 Analysis Input File Name: Sundahl Drive Residence (714).ribd22x Report Version: 2022.0.000 Schema Version: rev 20220901

FENESTRATION / GLAZING table with columns: 01-14. Rows include Name, Type, Surface, Orientation, Azimuth, Width (ft), Height (ft), Mult., Area (ft²), U-factor, U-factor Source, SHGC, SHGC Source, Exterior Shading.

Registration Number: 223-P010034397A-000-000-0000000-0000 Registration Date/Time: 2023-03-22 10:13:25 HERS Provider: CaCERTS, Inc. Report Version: 2022.0.000 Schema Version: rev 20220901

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APN: 072-3270-034-0000
714 SUNDHAL DRIVE
FOLSOM, CA 95630

TITLES:
CITY COMMENT
CONTRACT SET
HOA SET
DESIGN DOC SET-1

DRAWN BY:
A. SALAZAR

TITLE-24
SHEET
AT2

CERTIFICATE OF COMPLIANCE - RESIDENTIAL PERFORMANCE COMPLIANCE METHOD
Project Name: Sundahl Drive Residence
Calculation Description: Title 24 Analysis
Calculation Date/Time: 2023-03-16T14:37:27-07:00
Input File Name: Sundahl Drive Residence (714).rbd22x

Table with 8 columns: 01 Name, 02 # of Units, 03 Tank Vol. (gal), 04 NEEA Heat Pump Brand, 05 NEEA Heat Pump Model, 06 Tank Location, 07 Duct Inlet Air Source, 08 Duct Outlet Air Source. Row 1: DHW Heater 1, 1, 80, Rheem, RheemHESR10422U, Living Area, Living Area, Living Area.

Table with 7 columns: 01 Name, 02 Pipe Insulation, 03 Parallel Piping, 04 Compact Distribution, 05 Compact Distribution, 06 Recirculation Control, 07 Shower Drain Water Heat Recovery. Row 1: DHW Sys 1 - 1/1, Not Required, Not Required, Not Required, None, Not Required, Not Required.

Table with 9 columns: 01 Name, 02 System Type, 03 Heating Unit Name, 04 Heating Equipment Count, 05 Cooling Unit Name, 06 Cooling Equipment Count, 07 Fan Name, 08 Distribution Name, 09 Required Thermostat Type. Row 1: HVAC System 1, Heat pump heating cooling, Heat Pump System 1, 2, Heat Pump System 1, 2, HVAC Fan 1, Air Distribution System 1, Setback.

Table with 13 columns: 01 Name, 02 System Type, 03 Number of Units, 04 Efficiency Type, 05 HSPF / HSPF2 / COP, 06 Cap 47, 07 Cap 17, 08 Efficiency Type, 09 SEER / SEER2, 10 EER / EER / CEER, 11 Zonally Controlled, 12 Compressor Type, 13 HERS Verification. Row 1: Heat Pump System 1, Central split HP, 2, HSPF, 9.5, 60000, 50000, EERSEER, 16, 12.5, Not Zonal, Single Speed, Heat Pump System 1-HersHqmp.

Registration Number: 223 P01004397A-000-000-000000-0000
Registration Date/Time: 2023-03-22 10:13:25
CA Building Energy Efficiency Standards - 2022 Residential Compliance
Report Generated: 2023-03-16 14:38:57

CERTIFICATE OF COMPLIANCE - RESIDENTIAL PERFORMANCE COMPLIANCE METHOD
Project Name: Sundahl Drive Residence
Calculation Description: Title 24 Analysis
Calculation Date/Time: 2023-03-16T14:37:27-07:00
Input File Name: Sundahl Drive Residence (714).rbd22x

Table with 8 columns: 01 Construction Name, 02 Surface Type, 03 Construction Type, 04 Framing, 05 Total Cavity R-value, 06 Interior / Exterior Continuous R-value, 07 U-factor, 08 Assembly Layers. Row 1: R21 Wall, Interior Walls, Wood Framed Wall, 2x6 @ 16 in. O. C., R-21, None / None, 0.064, Inside Finish: Gypsum Board Cavity / Frame: R-21 / 2x6 Other Side Finish: Gypsum Board.

Table with 5 columns: 01 Quality Insulation Installation (QII), 02 High R-value Spray Foam Insulation, 03 Building Envelope Air Leakage, 04 CFM50, 05 CFM50. Row 1: Required, Not Required, n/a, n/a, n/a.

Table with 9 columns: 01 Name, 02 System Type, 03 Distribution Type, 04 Water Heater Name, 05 Number of Units, 06 Solar Heating System, 07 Compact Distribution, 08 HERS Verification, 09 Water Heater Name (W). Row 1: DHW Sys 1, Domestic Hot Water (DHW), Standard, DHW Heater 1, 1, n/a, None, n/a, DHW Heater 1 (1).

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CERTIFICATE OF COMPLIANCE - RESIDENTIAL PERFORMANCE COMPLIANCE METHOD
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Input File Name: Sundahl Drive Residence (714).rbd22x

Table with 4 columns: 01 Name, 02 Side of Building, 03 Area (ft²), 04 U-factor. Row 1: Door 100, Front Wall 2, 32, 0.5.

Table with 8 columns: 01 Name, 02 Zone, 03 Area (ft²), 04 Perimeter (ft), 05 Edge Insul. R-value and Depth, 06 Edge Insul. R-value and Depth, 07 Carpeted Fraction, 08 Heated. Row 1: Slab, Living Area, 635, 93, none, 0, 80%, No.

Table with 8 columns: 01 Construction Name, 02 Surface Type, 03 Construction Type, 04 Framing, 05 Total Cavity R-value, 06 Interior / Exterior Continuous R-value, 07 U-factor, 08 Assembly Layers. Row 1: R-0 Wall, Exterior Walls, Wood Framed Wall, 2x4 @ 16 in. O. C., R-0, None / None, 0.361, Inside Finish: Gypsum Board Cavity / Frame: no insul. / 2x4 Exterior Finish: 3 Coat Stucco.

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CERTIFICATE OF COMPLIANCE - RESIDENTIAL PERFORMANCE COMPLIANCE METHOD
Project Name: Sundahl Drive Residence
Calculation Description: Title 24 Analysis
Calculation Date/Time: 2023-03-16T14:37:27-07:00
Input File Name: Sundahl Drive Residence (714).rbd22x

Table with 9 columns: 01 Name, 02 Verified Airflow, 03 Airflow Target, 04 Verified EER/SEER2, 05 Verified SEER/SEER2, 06 Verified Refrigerant Charge, 07 Verified HSPF/HSPF2, 08 Verified Heating Cap 47, 09 Verified Heating Cap 17. Row 1: Heat Pump System 1-HersHqmp, Required, 350, Required, Required, No, Yes, Yes, Yes.

Table with 12 columns: 01 Name, 02 Type, 03 Design Type, 04 Duct Ins. R-value, 05 Supply Return, 06 Duct Location, 07 Surface Area, 08 Bypass Duct, 09 Duct Leakage, 10 HERS Verification. Row 1: Air Distribution System 1, Unconditioned attic, Non-Verified, R-8, R-8, Attic, Attic, n/a, n/a, No Bypass Duct, Sealed and Tested, Air Distribution System 1-Hers-dist.

Table with 6 columns: 01 Name, 02 Duct Leakage Verification, 03 Duct Leakage Target (%), 04 Verified Duct Design, 05 Verified Duct Design, 06 Buried Ducts, 07 Deeply Buried Ducts, 08 Low-leakage Air Handler, 09 Low Leakage Ducts Entirely in Conditioned Space. Row 1: Air Distribution System 1-Hers-dist, Yes, 5.0, Not Required, Not Required, Not Required, Credit not taken, Not Required, No.

Table with 4 columns: 01 Name, 02 Type, 03 Fan Power (Watts/CFM), 04 Name. Row 1: HVAC Fan 1, HVAC Fan 1, 0.58, HVAC Fan 1-Hers-fan.

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CERTIFICATE OF COMPLIANCE - RESIDENTIAL PERFORMANCE COMPLIANCE METHOD
Project Name: Sundahl Drive Residence
Calculation Description: Title 24 Analysis
Calculation Date/Time: 2023-03-16T14:37:27-07:00
Input File Name: Sundahl Drive Residence (714).rbd22x

Table with 3 columns: 01 Name, 02 Verified Fan Watt Draw, 03 Required Fan Efficiency (Watts/CFM). Row 1: HVAC Fan 1-Hers-fan, Required, 0.58.

Table with 9 columns: 01 Ducting Unit, 02 Airflow (CFM), 03 Fan Efficacy (W/CFM), 04 IAQ Fan Type, 05 Includes Heat Recovery?, 06 IAQ Recovery Effectiveness -SRE, 07 Includes Fault Indicator Display?, 08 HERS Verification, 09 Status. Row 1: Sfam IAQVCRprt, 136, 0.35, Exhaust, No, n/a, No, Yes, Yes.

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Table with 12 columns: 01 Name, 02 Type, 03 Design Type, 04 Duct Ins. R-value, 05 Supply Return, 06 Duct Location, 07 Surface Area, 08 Bypass Duct, 09 Duct Leakage, 10 HERS Verification. Row 1: Air Distribution System 1, Unconditioned attic, Non-Verified, R-8, R-8, Attic, Attic, n/a, n/a, No Bypass Duct, Sealed and Tested, Air Distribution System 1-Hers-dist.

Table with 6 columns: 01 Name, 02 Duct Leakage Verification, 03 Duct Leakage Target (%), 04 Verified Duct Design, 05 Verified Duct Design, 06 Buried Ducts, 07 Deeply Buried Ducts, 08 Low-leakage Air Handler, 09 Low Leakage Ducts Entirely in Conditioned Space. Row 1: Air Distribution System 1-Hers-dist, Yes, 5.0, Not Required, Not Required, Not Required, Credit not taken, Not Required, No.

Table with 4 columns: 01 Name, 02 Type, 03 Fan Power (Watts/CFM), 04 Name. Row 1: HVAC Fan 1, HVAC Fan 1, 0.58, HVAC Fan 1-Hers-fan.

Registration Number: 223 P01004397A-000-000-000000-0000
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2022 Single-Family Residential Mandatory Requirements Summary

- NOTE: Single-family residential buildings subject to the Energy Codes must comply with all applicable mandatory measures, regardless of the compliance approach used. Review the respective sections for more information.
(402)22
Building Envelope:
§ 110.6(a): Air Leakage. Manufactured ventilation, exterior doors, and exterior pet doors must limit air leakage to 0.3 CFM per square foot or less when tested per NFRC-400, ASTM E283, or AIAA/WA/CESLA 1011.5.2.4.4.201-2011.
§ 110.6(a): Labeling. Fastener products and exterior doors must have a label meeting the requirements of § 101-11.01.
§ 110.6(a): Field fabricated exterior doors and fenestration products must use U-factors and air leakage test options (SHEQ) values from Tables 110.6.A, 110.6.B, or 110.6.C for exterior doors. They must be caulked and/or weatherstripped.
§ 110.7: Air Leakage. All joints, penetrations, and other openings in the building envelope that are potential sources of air leakage must be caulked, gasketed, or weatherstripped.
§ 110.8(a): Insulation Certification by Manufacturer. Insulation must be certified by the Department of Consumer Affairs, Bureau of Household Goods and Services (BHSGS).
§ 110.8(b): Insulation Requirements for Heated Slab Floors. Heated slab floors must be insulated per the requirements of § 110.10(i).
§ 110.8(c): Radon Barrier. When required, radon barriers must have an emittance of 0.05 or less and be certified to the Department of Consumer Affairs.
§ 110.8(d): Roof Deck, Ceiling, and Rafter/Roof Insulation. Roof decks in newly constructed attics in climate zones 4 and 6-18 are weighted average U-factor not exceeding 0.14. Ceiling and rafter roof insulation in wood-frame ceiling, or area-weighted average U-factor not exceeding 0.04. Rafter roof alterations minimum R-19 or area-weighted average U-factor of 0.04 or less. Also, access doors must have permanently attached insulation using adhesive or mechanical fasteners. The attic access must be gasketed to prevent air leakage. Insulation must be installed in direct contact with a roof or ceiling which is sealed to limit infiltration and exfiltration, as specified in § 110.7, including but not limited to placing insulation either above or below the roof deck or on top of a gabled ceiling.
§ 150.0(a): Loose-fill Insulation. Loose fill insulation must meet the manufacturer's required density for the labeled ceiling.
§ 150.0(b): Wall Insulation. Minimum R-13 insulation in 2x4 inch wood framing wall or have a U-factor of 0.102 or less, or R-20 in 2x6 inch wood framing or have a U-factor of 0.071 or less. Gypsum non-framed assemblies must have an overall assembly U-factor not exceeding 0.102. Masonry walls must meet Table 150.0.A or B.
§ 150.0(c): Raised-floor Insulation. Minimum R-19 insulation in raised wood framed floor or 0.037 maximum U-factor.
§ 150.0(d): Slab Edge Insulation. Slab edge insulation must meet all of the following: have a water absorption rate, for the insulation material alone without fibers, no greater than 0.3 percent; have a water vapor permeance no greater than 2.0 perm per inch; be protected from physical damage and UV light deterioration; and, when installed as part of a heated slab floor, meet the requirements of § 110.10(i).
§ 150.0(e): Vapor Retarder. In climate zones 4 through 16, the earth floor or covered crawl space must be covered with a Class I or Class II vapor retarder. This requirement also applies to conditioned ventilation crawl space for buildings complying with the exception to § 150.0(d).
§ 150.0(f): Vapor Retarder. In climate zones 14 and 16, a Class I or Class II vapor retarder must be installed on the conditioned space side of all insulation in all exterior walls, vented attics, and unvented attics with an permeable insulation.
§ 150.0(g): Fenestration Products. Fenestration, including awnings, overlapping conditioned space from unconditioned space or outdoors must have a maximum U-factor of 0.45; or area-weighted average U-factor of all fenestration must not exceed 0.45.
Fenestration, Decorative Gas Appliances, and Gas Louvers:
§ 110.2(a): Pilot Light. Continuously burning pilot lights are not allowed for indoor and outdoor fenestration.
§ 150.0(a): Casework Doors. Masonry or factory-built fenestration must have a casework metal or glass door covering the entire opening of the fenestration.
§ 150.0(a): Combustion Intake. Masonry or factory-built fenestration must have a combustion outside air intake, which is at least six square inches in area and is equipped with a readily accessible, operable, and light-tight damper or combustion-air control device.
§ 150.0(a): Flue Damper. Masonry or factory-built fenestration must have a flue damper with a readily accessible control.
Space Conditioning, Heating, and Plumbing Systems:
§ 110.5-110.5.11.3: Certification, Heating, ventilation, and air conditioning (HVAC) equipment, water heaters, showerheads, faucets, and all other residential appliances must be certified to the California Energy Commission.
§ 110.5.11.3: HVAC Efficiency. Equipment must meet the applicable efficiency requirements in Table 110.5.11.3.A through Table 110.5.11.3.A.
§ 110.5.11.3: Controls for Heat Pumps with Supplementary Electric Resistance Heating. Heat pumps with supplementary electric resistance heaters must have controls that prevent supplementary heater operation when the heating load is met by the heat pump alone and in which the call-out temperature for compression heating is higher than the call-in temperature for supplementary heating, and the call-out temperature for compression heating is higher than the call-in temperature for supplementary heating.
§ 110.5.11.3: Thermostats. All heating or cooling systems not controlled by a central energy management control system (EMCS) must have a setback thermostat.
§ 110.5.11.3: Insulation. Unvented service water heater storage tanks and solar water heating backup tanks must have adequate insulation, or tank surface heat loss rating.
§ 110.5.11.3: Isolation Valves. Instantaneous water heaters with an input rating greater than 6.8 kWh per hour (2.0 kW) must have isolation valves with hose bibbs or other fittings on both cold and hot water lines to allow for shutting the water off when the valves are closed.

2022 Single-Family Residential Mandatory Requirements Summary

- § 110.5: Pilot Lights. Continuously burning pilot lights are prohibited for natural gas, fan-type central furnaces, household cooking appliances (except appliances without an electrical supply-voltage connection with pilot lights that consume less than 100 Btu per hour), and pool and spa heaters.
§ 150.0(a): Building Glazing and Heating Loads. Heating and/or cooling loads are calculated in accordance with the ASHRAE Handbook, Equipment Volume, Applications Volume, and Fundamentals Volume; the SMCRA Residential Control System Installation Standards Manual; or the ACCA Manual J using design conditions specified in § 150.0(b).
§ 150.0(a): Clearance. Air conditioner and heat pump outdoor condensing units must have a clearance of at least five feet from the outlet of any duct.
§ 150.0(a): Liquid Line Drier. Air conditioners and heat pump systems must be equipped with liquid line filter driers if required, as specified by the manufacturer's instructions.
§ 150.0(b): Water Piping, Solar Water-heating System Piping, and Space Conditioning System Line Insulation. All domestic hot water piping must be insulated as specified in § 150.11.1 of the California Plumbing Code.
§ 150.0(b): Insulation Protection. Piping insulation must be protected from damage, including that due to sunlight, moisture, equipment maintenance, and wind as required by § 150.3(b). Insulation exposed to weather must be water resistant and protected from UV light (no adhesive tapes). Insulation covering chilled water piping and refrigerant suction piping located outside the conditioned space must include, or be protected by, a Class I or Class II vapor retarder. Pipe insulation buried below grade must be installed in a waterproof and non-combustible cavity system.
§ 150.0(c): Gas or Propane Water Heating Systems. Systems using gas or propane water heaters to serve individual dwelling units must designate a space at least 2.5' x 2.5' x 7' suitable for the future installation of a heat pump water heater, and meet electrical and plumbing requirements, based on the distance between the designated space and the water heater location, and a condensate drain no more than 1" higher than the base of the water heater.
§ 150.0(d): Solar Water-Heating Systems. Solar water-heating systems and collectors must be certified and rated by the Solar Rating and Certification Corporation (SRCC), the International Association of Plumbing and Mechanical Officials, Research and Testing (IAPMO R&T), or by a listing agency that is approved by the executive director.
Ducts and Fans:
§ 110.5.11.3: Ducts. Insulation on an existing space-conditioning duct must comply with § 104.4 of the California Mechanical Code (CMC), if the contractor installs the insulation, the contractor must certify to the customer, in writing, that the insulation meets this requirement.
§ 150.0(a): CMC Compliance. All air-distribution systems and plenums must meet CMC §§ 601.1-605.0 and ANSI/BMCA/CA/CR-2006 HVAC Duct Construction Standards Metal and Flexible and Edition. Portions of supply air ducts and plenums must be insulated to R-4.0 or higher; ducts located entirely in conditioned space as configured through field verification and diagnostic testing (RA 1.4.3.8) do not require insulation. Connections of metal ducts and inner core of flexible ducts must be mechanically fastened. Openings must be sealed with mastic, tape, or other duct-sealant systems that meet the applicable UL requirements, or aerosol sealant that meets UL 723. The combination of mastic and other duct-sealant systems must be used to seal openings greater than 1", if mastic is to be used. Busting, cutting, air handling equipment platforms, and plenums designed or constructed with materials other than sealed sheet metal, duct board or flexible duct must not be used to comply with condition. Building cavities and support platforms may contain ducts, ducts installed in these spaces must not be compressed.
§ 150.0(a): Factory-Fabricated Duct Systems. Factory-fabricated duct systems must comply with applicable requirements for duct construction, connections, and closures; joints and seams of duct systems and their components must not be sealed with duct rubber adhesive duct tapes or tapes with mastic sealant, or other sealants, or duct caulking, as configured through field verification and diagnostic testing.
§ 150.0(a): Field-Fabricated Duct Systems. Field-fabricated duct systems must comply with applicable requirements for pressure-sensitive tapes, mastics, adhesives, and other requirements specified for duct construction.
§ 150.0(a): Backdraft Damper. Fan systems that exchange air between the conditioned space and outdoors must have backdraft or automatic dampers.
§ 150.0(a): Gravity Ventilation Damper. Gravity ventilation systems serving conditioned space must have either automatic or readily accessible manually operated dampers in all openings to the outside, except combustion inlet and outdoor air openings and exhaust shaft vents.
§ 150.0(a): Prevention of Infiltration. Infiltration must be prevented from damage due to sunlight, moisture, equipment maintenance, and wind. Infiltration exposed to weather must be suitable for outdoor service (e.g., protected by aluminum, sheet metal, painted canvas, or plastic cover). Cellular foam insulation must be protected as above or painted with a water resistant, and solar radiation-resistant coating.
§ 150.0(a): Power Inlet Wire Guard. Power inlet wires of flex ducts must have a non-porous layer or an barrier between the inner core and outer vapor barrier.
§ 150.0(a): Duct System Sealing and Leakage Test. When space conditioning systems use forced air duct systems to supply conditioned air to an occupiable space, the duct system must be sealed and duct leakage tested, as configured through field verification and diagnostic testing, in accordance with Reference Appendix RA2.1.
§ 150.0(a): Air Filtration. Space conditioning systems with ducts exceeding 10 cubic feet and the supply side of ventilation systems must have MERV 13 or equivalent filters. Filters for space conditioning systems must have a two inch depth, and be one inch or thicker per Equivalent Air Flow (EAF) or clean filter pressure drop and labeling must meet the requirements in § 150.0(m). Filters must be accessible for regular service. Filter racks or grilles must use gaskets, sealing, or other means to close gaps around the inserted filters to and prevent air from bypassing the filter.
§ 150.0(a): Lighting.
§ 110.9: Lighting Controls and Assemblies. All lighting control devices and systems, ballasts, and luminaires must meet the applicable requirements of § 110.9.
§ 150.0(a): Luminaires Efficiency. All installed luminaires must meet the requirements in Table 150.0.A, except lighting integral to exhaust fans, kitchen range hoods, bath vanity mirrors, and garage doors; navigation lighting that is 5 watts; and lighting integral to drawers, cabinets, and iron cabinets with an efficacy of at least 45 lumens/Watt.
§ 150.0(a): Screen based luminaires. Screen based luminaires must contain lamps that comply with Reference Appendix J.A.
§ 150.0(a): Recessed Downlight Luminaires in Ceilings. Luminaires recessed into ceilings must not contain screen based ballasts, must be airtight, and must be sealed with a gasket or caulking. California Electrical Code 410.116 must also be met.
§ 150.0(a): Light Sources in Enclosed or Recessed Luminaires. Lamps and other replaceable CFL sources that are not compliant with the JAB related temperature requirements, including marking requirements, must not be installed in enclosed or recessed luminaires.
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