

REVISIONS	BY
Tuesday, June 11, 2019	

THE PLANS, IDEAS AND DESIGNS SHOWN ON THESE DRAWINGS ARE THE PROPERTY OF THE DESIGNER. DESIGNED SOLELY FOR THIS PROJECT. PLANS SHALL NOT BE USED, WHOLE OR IN PART, FOR ANY OTHER PURPOSE WITHOUT THE WRITTEN PERMISSION MEGAN MINER DESIGN.

Megan Miner

Megan Miner Design
18488 Prospect Rd. Suite 15, Saratoga, CA 95070
Megan@MeganMiner.com - 408.396.0951

A Project for:
SINGH RESIDENCE
808 SHETLAND PLACE SUNNYVALE, CA

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DATE
Tuesday, June 11, 2019
SCALE
AS SHOWN
JOB NO.

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INDEX - VICINITY MAP - ANALYSIS

A REMODEL FOR SINGH RESIDENCE

PERSONAE

OWNER
SINGH RESIDENCE
808 SHETLAND PLACE
SUNNYVALE, CA

STRUCTURAL ENGINEER
MHA CONSULTING ENGINEERS
1623 WRIGHT AVE.
SUNNYVALE, CA. 94087
(408) 735-1524

DESIGNER
MEGAN MINER DESIGN
MEGAN MINER
18488 PROSPECT RD. #15
SARATOGA, CA 95070
(408) 396-0951

TITLE 24
JOSE MINER
2288 INCARUS DR.
HERDERSOON NV. 89704
(408) 394-6882

GENERAL NOTES

ALL WRITTEN DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF MEGAN MINER DESIGN PRIOR TO COMMENCING.

VERIFY LOCATION OF UTILITIES AND EXISTING CONDITIONS AT SITE PRIOR TO CONSTRUCTION AND BIDDING.

CONTRACTOR ASSUMES FULL RESPONSIBILITY FOR METHOD AND MANNER OF CONSTRUCTION AND FOR ALL JOB SITE SAFETY DURING CONSTRUCTION.

SLOPE ALL FINISH GRADES IN 5% 8'-0" AWAY FROM STRUCTURE FOR POSITIVE DRAINAGE @ LANDSCAPED AREA & SLOPE GRADE 2% MIN. @ PAVED AREAS.

ALL WORK APPLIANCES AND EQUIPMENT SHALL COMPLY WITH C.E.C. TITLE 24 RESIDENTIAL ENERGY STANDARDS.

NO CONSTRUCTION EQUIPMENT OR PRIVATE VEHICLES SHALL PARK OR BE STORED WITHIN THE DRIPLINE OF ANY ORDINANCE PROTECTED TREES ON SITE.

ADDRESS NUMBERS ON BUILDING SHALL BE CLEARLY VISIBLE FROM STREET OR ROAD FRONTING THE PROPERTY. MIN. 4" HIGH X 1" WIDE PER CRC R319.

DUCT OPENING COVERED AND PROTECTION OF MECHANICAL EQUIPMENT DURING CONSTRUCTION

VOC COMPLIANCE - CAULKS, SEALANTS, ADHESIVES, COMPLIANT WITH MIR LIMITS FOR ROC AND OTHER COMPOUNDS (TABLE 4.504.1)

PAINTS AND COATINGS COMPLIANT WITH VOC LIMITS (TABLE 4.504.3)

AEROSOLS AND COATINGS COMPLIANT WITH MIR LIMITS FOR ROC AND OTHER TOXIC COMPOUNDS

VERIFICATION AND DOCUMENTATION OF VOC LIMITS AND FINISH MATERIALS

VOC COMPLIANCE - CARPET & CARPET SYSTEMS

80% FLOOR AREA RECEIVING RESILIENT FLOORING MEET VOC-EMISSION LIMITS PER CHPS

PARTICLEBOARD, MDF, HARDWOOD PLYWOOD COMPLY WITH LOW FORMALDEHYDE EMISSION STANDARDS. (TABLE 4.504.5)

MOISTURE CONTENT OF FLOORS AND WALLS CHECKED BEFORE ENCLOSURE

BATHROOM EXHAUST FANS TERMINATE OUTSIDE BUILDING AND CONTROLLED BY HUMIDITY CONTROL

DUCT SYSTEM ARE SIZED AND DESIGNED AND EQUIPMENT IS SELECTED USING THE FOLLOWING:

1. ESTABLISHED HEAT LOSS AND GAIN ACCORDING TO ANSI/ACCA MANUAL J
2. DUCT SYSTEMS ARE SIZED ACCORDING TO ANSI/ACCA MANUAL D-2009
3. SELECT HEATING AND COOLING EQUIPMENT ACCORDING TO ANSI/ACCA MANUAL S-2004

HVAC INSTALLERS TRAINED AND CERTIFIED

NOTE TO CONTRACTOR

THE CONTRACTOR AND/OR SUPPLIER OF MATERIALS SHALL NOT SCALE ANY DIMENSIONS FOR CONSTRUCTION PURPOSES. IN THE EVENT A DIMENSION IS REQUIRED THAT DOES NOT OCCUR ON THE DRAWINGS AND/OR A DIMENSION ERROR IS FOUND ON THE DRAWINGS, THE CONTRACTOR AND/OR SUPPLIER OF MATERIALS WILL NOTIFY THE OFFICE OF MEGAN MINER DESIGN, AND REQUIRE ASSISTANCE AS SOON AS POSSIBLE. IF ANY ERROR IS FOUND ON PLAN OF ANY KIND NOTIFY MEGAN MINER DESIGN. THE CONTRACTOR AND/OR SUPPLIER OF MATERIALS SHALL BE SOLELY RESPONSIBLE FOR THE RESULTS OF ERRORS, DISCREPANCIES AND OMISSIONS WHICH THE CONTRACTOR AND/OR MATERIAL SUPPLIER FAILED TO NOTIFY THE OFFICE OF MEGAN MINER DESIGN. PRIOR TO CONSTRUCTION AND/OR FABRICATION OF THE WORK, NO DEVIATION FROM THE PLANS IN ANY WAY SHALL BE MADE WITHOUT THE WRITTEN CONSENT OF MEGAN MINER DESIGN. APPROVAL BY THE CITY INSPECTOR DOES NOT CONSTITUTE AUTHORITY TO DEVIATE FROM THE PLANS OR OTHER DOCUMENTS PROVIDED BY THE OFFICE OF MEGAN MINER DESIGN.

APPLICABLE CODE

ALL CONSTRUCTION SHALL COMPLY WITH:

- 2016 CALIF. FIRE CODE
- 2016 CALIF. BLDG CODE
- 2016 CALIF. RESIDENTIAL CODE
- 2016 CALIF. MECH. CODE
- 2016 CALIF. PLUMB'G CODE
- 2016 CALIF. ELEC. CODE
- 2016 CALIF. ENERGY CODES
- 2016 CALIF. GREEN BUILDING CODES

ANY OTHER APPLICABLE LOCAL & STATE LAWS & REGULATIONS.

VICINITY MAP



4.304.1 Outdoor potable water use in landscape areas. After December 1, 2015, new residential developments with an aggregate landscape area equal to or greater than 500 square feet shall comply with one of the following options:

1. A local water efficient landscape ordinance or the current California Department of Water Resources Model Water Efficient Landscape Ordinance (MWELO), whichever is more stringent; or
2. Projects with aggregate landscape areas less than 2,500 square feet may comply with the MWELO's Appendix D Prescriptive Compliance Option.

Notes:
1. The Model Water Efficient Landscape Ordinance (MWELO) and supporting documents are available at: www.water.ca.gov/wateruseefficiency/landscapeordnance/
2. A water budget calculator is available at: www.water.ca.gov/wateruseefficiency/landscapeordnance/

4.406.1 Rodent proofing. Annular spaces around pipes, electric cables, conduits or other openings in sole/bottom plates at exterior walls shall be protected against the passage of rodents by closing such openings with cement mortar, concrete masonry or a similar method acceptable to the enforcing agency.

4.408.1 Construction waste management. Recycle and/or salvage for reuse a minimum of 65 percent of the nonhazardous construction and demolition waste in accordance with one of the following:
1. Comply with a more stringent local construction and demolition waste management ordinance; or
2. A construction waste management plan, per Section 4.408.2; or
3. A waste management company, per Section 4.408.3; or
4. The waste stream reduction alternative, per Section 4.408.4.

4.410.1 Operation and maintenance manual. An operation and maintenance manual shall be provided to the building occupant or owner.

4.410.2 Recycling by Occupants. Where 5 or more multifamily dwelling units are constructed on a building site, provide readily accessible area(s) that serves all buildings on the site and is identified for the depositing, storage and collection of non-hazardous materials for recycling, including (at a minimum) paper, corrugated cardboard, glass, plastics, organic waste, and metals, or meet a lawfully enacted local recycling ordinance, if more restrictive.

4.503.1 Fireplace. Any installed gas fireplace shall be a direct vent sealed-combustion type. Any installed woodstove or pellet stove shall comply with U.S. EPA New Source Performance Standards (NSPS) emission limits as applicable, and shall have a permanent label indicating they are certified to meet the emission limits. Woodstoves, pellet stoves and fireplaces shall also comply with applicable local ordinances.

4.504.1 Covering of duct openings and protection of mechanical equipment during construction. Duct openings and other related air distribution component openings shall be covered during construction.

4.504.2 Finish material pollutant control.
4.504.2.1 Adhesives, sealants and caulks. Adhesives, sealants and caulks shall be compliant with VOC and other toxic compound limits.

4.504.2.2 Paints and coatings. Paints, stains and other coatings shall be compliant with VOC limits.

4.504.2.3 Aerosol paints and coatings. Aerosol paints and coatings shall be compliant with product weighted MIR limits for ROC and other toxic compounds.

4.504.2.4 Verification. Documentation shall be provided to verify that compliant VOC limit finish materials have been used.

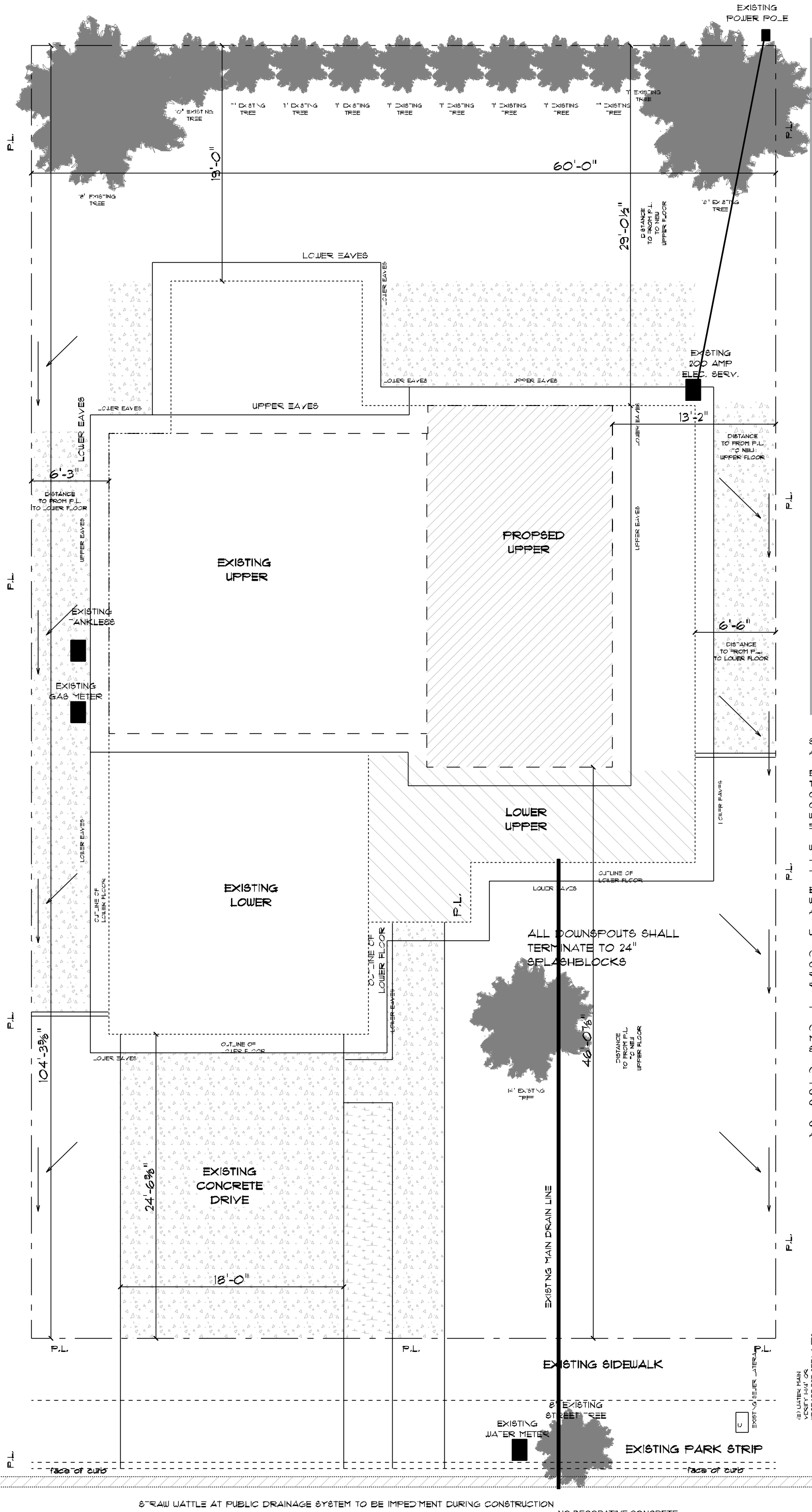
4.504.3 Carpet systems. All carpet installed in the building interior shall meet the testing and product requirements of one of the following:

1. Carpet and Rug Institute's Green Label Plus Program.
 2. 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).
 3. NSF ANSI 140 at the Gold level.
 4. Scientific Certifications Systems Indoor Advantage™ Gold.
- 4.504.3.1 Carpet cushion. All carpet cushion installed in the building interior shall meet the requirements of the Carpet and Rug Institute's Green Label program.
- 4.504.3.2 Carpet adhesive. All carpet adhesive shall meet the requirements of Table 4.504.1.

4.504.4 Resilient flooring systems. Where resilient flooring is installed, at least 80 percent of floor area receiving resilient flooring shall comply with one or more of the following:

1. 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.
2. Products certified under UL GREENGUARD Gold (formerly the Greenguard Children & Schools program).
3. Certification under the Resilient Floor Covering Institute (RFCI) FloorScore program.
4. 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).

4.504.5 Composite wood products. Hardwood plywood, particleboard and medium density fiberboard composite wood products used on the interior or exterior of the building shall meet the requirements for formaldehyde as specified in ARB's Air Toxics Control Measure for Composite Wood (17 CCR 93120 et seq.), or by or before the dates specified in those sections, as shown in Table 4.504.5.



CONSTRUCTION RELATED MATERIALS, EQUIPMENT, ETC. MUST BE STORED ON SITE UNLESS PERMITTED IN ADVANCE BY THE PUBLIC WORKS DEPARTMENT. THIS IS TO AVOID CAUSING SAFETY AND/OR OPERATIONAL ISSUES FOR THE MOVEMENTS OF PEDESTRIANS, CYCLIST AND VEHICULAR TRAFFIC.

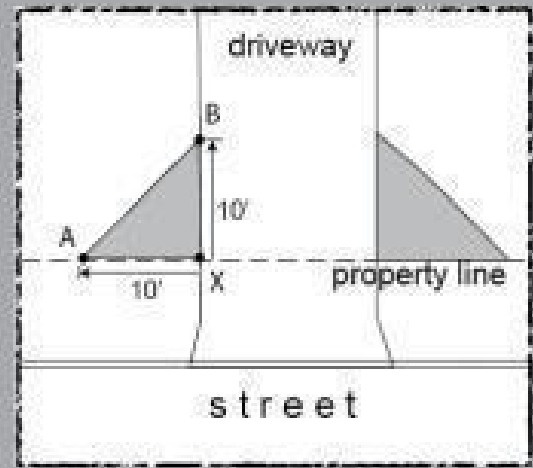
PRIOR TO ANY WORK IN THE PUBLIC RIGHT OF WAY, OBTAIN AN ENCROACHMENT PERMIT WITH INSURANCE REQUIREMENTS FOR ALL PUBLIC IMPROVEMENTS INCLUDING A TRAFFIC CONTROL PLAN PER THE LATEST CALIFORNIA MANUAL ON INFORMATRAFFIC CONTROL DEVICES (MUTCD). STANDARDS TO BE REVIEWED AND APPROVED BY THE DEPARTMENT OF PUBLIC WORKS.

All construction related materials, equipment, and construction workers parking need to be managed on-site and not located in the public right-of-way or public easements.

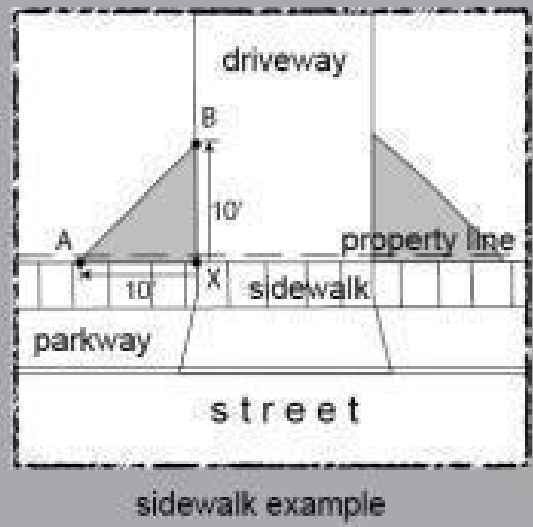
SITEPLAN

SCALE: 1/8" = 1'-0"

DRIVEWAY Vision Triangles



no sidewalk example



sidewalk example

SITE GRADING AND PAVING WILL MANAGE SURFACE WATER AWAY FROM BUILDING

EXISTING PUBLIC RIGHT OF WAY - ANY CONSTRUCTION WITHIN THE RIGHT-OF-WAY MUST HAVE AN APPROVED PERMIT FOR CONSTRUCTION IN THE PUBLIC STREET PRIOR TO THE COMMENCEMENT OF THIS WORK - THE PERFORMANCE OF THIS WORK IS NOT AUTHORIZED BY THE BUILDING PERMIT. ANY VIOLATION SHALL BE SUBJECT TO THE BUILDING PERMIT FOR INFORMATION ONLY.

WATER METER - CONTRACTOR TO COORDINATE WITH LOCAL WATER COMPANY. IF REQUIRED BY INCREASED FUTURE LOAD.

ELECTRICAL METER LOCATION - CONTRACTOR TO COORDINATE WITH PG&E FOR UPGRADE TO (6) ELECTRICAL SERVICE IF APPLICABLE.

UNDERGROUND CONNECTION PER CEC 350.82 IF APPLICABLE.

(1) TREES TO REMAIN - PROTECTED AS REQUIRED DURING CONSTRUCTION - DO NOT LEAVE MATERIALS OR EQUIPMENT IN ROOT AREAS FOR EXTENDED PERIODS OF TIME. SEE AIRPORT REPORTS (IF PROVIDED) FOR ADDITIONAL INFORMATION.

-LANDSCAPE SLOPE AWAY FROM HOUSE AT 2% MIN.

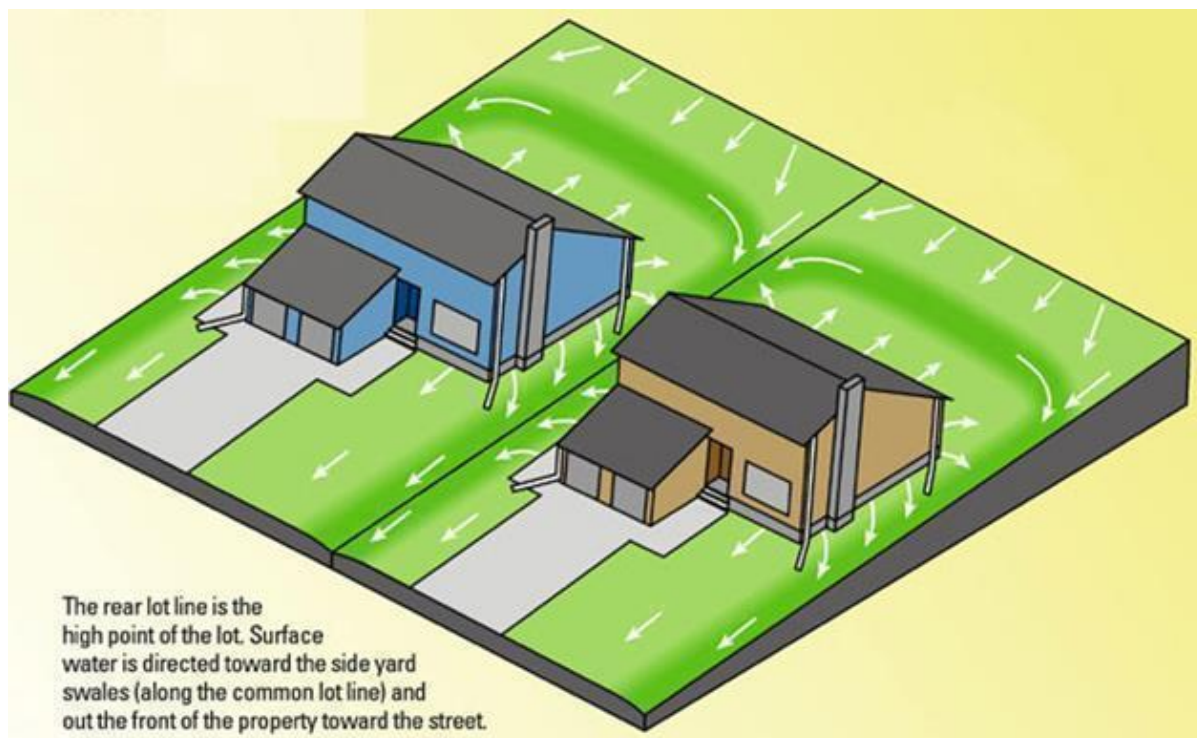
(N) 36" MIN. DEEP LEVEL LANDING PER CRC 313.13 STOPS / MAX 1.5% RISE / PROVIDE EQUAL 8% SLOPE FROM TRAIL ONE STOP.

(N) A/C UNIT CONDENSER PADS PROVIDE ELECTRICAL TO THIS LOCATION AS REQUIRED. VERIFY SIZE AND QUANTITY WITH HVAC CONTRACTOR. A/C UNITS TO COMPLY WITH JURISDICTION'S NOISE ORDINANCE IF APPLICABLE.

CURB CUT PER LOCAL JURISDICTION STANDARDS DETAIL IF APPLICABLE.

NO CHANGES TO OVERALL GRADE. VERIFY OR PROVIDE 5% SLOPE AWAY FROM THE BUILDING.

SLOPE AWAY FROM HOUSE AND AWAY FROM NEIGHBORS PROPERTY. ALL RUNOFF SHALL BE MAINTAINED ON SITE AND DRAIN TO EXISTING LANDSCAPING.



The rear lot line is the high point of the lot. Surface water is directed toward the side yard swales (along the common lot line) and out the front of the property toward the street.

4.3 Water Efficiency and Conservation	4.304.1 Outdoor potable water use in landscape areas. After December 1, 2015, new residential developments with an aggregate landscape area equal to or greater than 500 square feet shall comply with one of the following options: 1. A local water efficient landscape ordinance or the current California Department of Water Resources' Model Water Efficient Landscape Ordinance (MWELO), whichever is more stringent; or 2. Projects with aggregate landscape areas less than 2,500 square feet may comply with the MWELO's Appendix D Prescriptive Compliance Option. Notes: 1. The Model Water Efficient Landscape Ordinance (MWELO) and supporting documents are available at: www.water.ca.gov/wateruseefficiency/landscapeordnance/ 2. A water budget calculator is available at: www.water.ca.gov/wateruseefficiency/landscapeordnance/	Sheet: 1	Initials: MM Date: 12-18-18.
4.4 Material Conservation and Resource Efficiency	4.406.1 Rodent proofing. Annular spaces around pipes, electric cables, conduits or other openings in sole/bottom plates at exterior walls shall be protected against the passage of rodents by closing such openings with cement mortar, concrete masonry or a similar method acceptable to the enforcing agency.	Sheet: 1	Initials: MM Date: 12-18-18.
4.4 Material Conservation and Resource Efficiency	4.408.1 Construction waste management. Recycle and/or salvage for reuse a minimum of 65 percent of the nonhazardous construction and demolition waste in accordance with one of the following: 1. Comply with a more stringent local construction and demolition waste management ordinance; or 2. A construction waste management plan, per Section 4.408.2; or 3. A waste management company, per Section 4.408.3; or 4.The waste stream reduction alternative, per Section 4.408.4.	Sheet: 1	Initials: MM Date: 12-18-18
4.4 Material Conservation and Resource Efficiency	4.410.1 Operation and maintenance manual. An operation and maintenance manual shall be provided to the building occupant or owner.	Sheet: 1	Initials: MM Date: 12-18-18
4.4 Material Conservation and Resource Efficiency	4.410.2 Recycling by Occupants. Where 5 or more multifamily dwelling units are constructed on a building site, provide readily accessible area(s) that serves all buildings on the site and is identified for the depositing, storage and collection of non-hazardous materials for recycling, including (at a minimum) paper, corrugated cardboard, glass, plastics, organic waste, and metals, or meet a lawfully enacted local recycling ordinance, if more restrictive.	Sheet: 1	Initials: MM Date: 12-18-18
4.5 Environmental Quality	4.503.1 Fireplace. Any installed gas fireplace shall be a direct vent sealed-combustion type. Any installed woodstove or pellet stove shall comply with U.S. EPA New Source Performance Standards (NSPS) emission limits as applicable, and shall have a permanent label indicating they are certified to meet the emission limits. Woodstoves, pellet stoves and fireplaces shall also comply with applicable local ordinances.	Sheet: 1	Initials: MM Date: 12-18-18

4.3 Water Efficiency and Conservation	4.303.1 Water conserving plumbing fixtures and fittings. Plumbing fixtures (water closets and urinals) and fittings (faucets and showerheads) installed in residential buildings shall comply with the prescriptive requirements of Sections 4303.1.1 through 4303.1.4.4. 4.303.1.1 Water closets. The effective flush volume of all water closets shall not exceed 1.28 gallons per flush. Tank-type water closets shall be certified to the performance criteria of the U.S. EPA WaterSense Specification for Tank-type Toilets. Note: The effective flush volume of dual flush toilets is defined as the composite, average t flush volume of two reduced flushes and one full flush. 4.303.1.2 Urinals. The effective flush volume of wall mounted urinals shall not exceed 0.125 gallons per flush. The effective flush volume of all other urinals shall not exceed 0.5 gallons per flush. 4.303.1.3 Showerheads. 4.303.1.3.1 Single showerhead. Showerheads shall have a maximum flow rate of not more than 2.0 gallons per minute at 80 psi. Showerheads shall be certified to the performance criteria of the U.S. EPA WaterSense Specification for Showerheads. 4.303.1.3.2 Multiple showerheads serving one shower. When a shower is served by more than one showerhead, the combined flow rate of all showerheads and/or other shower outlets controlled by a single valve shall not exceed 2.0 gallons per minute at 80 psi, or the shower shall be designed to allow only one shower outlet to be in operation at a time. Note: A hand-held shower shall be considered a Showerhead. 4.303.1.4 Faucets. 4.303.1.4.1 Residential lavatory faucets. The maximum flow rate of residential lavatory faucets shall not exceed 1.2 gallons per minute at 60 psi. The minimum flow rate of residential lavatory faucets shall not be less than 0.8 gallons per minute at 20 psi. 4.303.1.4.2 Lavatory faucets in common and public use areas. The maximum flow rate of lavatory faucets installed in common and public use areas (outside of dwellings or sleeping units) in residential buildings shall not exceed 0.5 gallons per minute at 60 psi. 4.303.1.4.3 Metering faucets. Metering faucets when installed in residential buildings shall not deliver more than 0.25 gallons per cycle. 4.303.1.4.4 Kitchen faucets. The maximum flow rate of kitchen faucets shall not exceed 1.8 gallons per minute at 60 psi. Kitchen faucets may temporarily increase the flow above the maximum rate, but not to exceed 2.2 gallons per minute at 60 psi, and must default to a maximum flow rate of 1.8 gallons per minute at 60 psi. Note: Where complying faucets are unavailable, aerators or other means may be used to achieve reduction.	Sheet: 4	Initials: MM Date: 12-18-18
4.3 Water Efficiency and Conservation	4.303.2 Standards for plumbing fixtures and fittings. Plumbing fixtures and fittings required in Section 4.303.1 shall be installed in accordance with the California Plumbing Code, and shall meet the applicable referenced standards.	Sheet: 4	Initials: MM Date: 12-18-18

4.5 Environmental Quality	4.505.2 Concrete slab foundations. Vapor retarder and capillary break is installed at slab-on-grade foundations.	Sheet: 4	Initials: MM Date: 12-18-18
4.5 Environmental Quality	4.507.2 Heating and air-conditioning system design. Duct systems are sized, designed, and equipment is selected using the following methods: 1. Establish heat loss and heat gain values according to ANSI/ACCA 2 Manual J-2011 or equivalent. 2. Size duct systems according to ANSI/ ACCA 1 Manual D-2014 or equivalent. 3. Select heating and cooling equipment according to ANSI/ACCA 3 Manual S-2014 or equivalent.	Sheet: 4	Initials: MM Date: 12-18-18
Chapter 7 Installer and Special Inspector Qualifications	702.1 Installer Training. HVAC system installers are trained and certified in the proper installation of HVAC systems. 702.2 Special Inspection. Special inspectors employed by the enforcing agency must be qualified and able to demonstrate competence in the discipline they are inspecting. 703.1 Documentation. Verification of compliance with this code may include construction documents, plans, specifications builder or installer certification, inspection reports, or other methods acceptable to the enforcing agency which show substantial conformance.	Sheet: 4	Initials: MM Date: 12-18-18



CALGREEN MANDATORY CHECKLIST RESIDENTIAL PROJECTS

THESE REQUIREMENTS APPLY TO BUILDING PERMITS SUBMITTED ON OR AFTER JANUARY 1, 2017

Following is a standardized checklist of the 2016 California Green Building Standards Code (CalGreen) requirements that may be used to demonstrate compliance with the CalGreen Mandatory Measures (chapter 4). This checklist is required for all new buildings and additions/alterations that increase the building's conditioned area. The requirements shall apply only to and/or within the specific area of the addition or alteration.

CALGreen Reference	Description	Designer's Comments with Plan Sheet Reference	City Use Only Field Insp. Verification
4.1 Planning and Design	4.106.2 Storm water drainage and retention during construction. A plan is developed and implemented to manage storm water drainage during construction.	Sheet: 1	Initials: MM Date: 12-18-18
4.1 Planning and Design	4.106.3 Grading and paving. Construction plans shall indicate how site grading or a drainage system will manage all surface water flows keep water from entering buildings.	Sheet: 1	Initials: MM Date: 12-18-18
4.1 Planning and Design	4.106.4 EV Charging. Provide capability for electric vehicle charging in one- and two-family dwellings and in townhouses with attached private garages; and 12.5% of total parking spaces, as specified, for multi-family dwellings.	Sheet: 4	Initials: MM Date: 12-18-18
4.2 Energy Efficiency	4.201.1 Scope Building meets or exceeds the requirements of the California Building Energy Efficiency Standards	Sheet: 1	Initials: MM Date: 12-18-18

4.5 Environmental Quality	4.504.1 Covering of duct openings and protection of mechanical equipment during construction. Duct openings and other related air distribution component openings shall be covered during construction. 4.504.2 Finish material pollutant control. 4.504.2.1 Adhesives, sealants and caulks. Adhesives, sealants and caulks shall be compliant with VOC and other toxic compound limits. 4.504.2.2 Paints and coatings. Paints, stains and other coatings shall be compliant with VOC limits. 4.504.2.3 Aerosol paints and coatings. Aerosol paints and coatings shall be compliant with product weighted MIR limits for ROC and other toxic compounds. 4.504.2.4 Verification. Documentation shall be provided to verify that compliant VOC limit finish materials have been used. 4.504.3 Carpet systems. All carpet installed in the building interior shall meet the testing and product requirements of one of the following: 1. Carpet and Rug Institute's Green Label Plus Program. 2. 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.) 3. NSF/ANSI 140 at the Gold level. 4. Scientific Certifications Systems Indoor Advantage™ Gold. 4.504.3.1 Carpet cushion. All carpet cushion installed in the building interior shall meet the requirements of the Carpet and Rug Institute's Green Label program. 4.504.3.2 Carpet adhesive. All carpet adhesive shall meet the requirements of Table 4.504.1. 4.504.4 Resilient flooring systems. Where resilient flooring is installed, at least 80 percent of floor area receiving resilient flooring shall comply with one or more of the following: 1. 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. 2. Products certified under UL GREENGUARD Gold (formerly the Greenguard Children & Schools program). 3. Certification under the Resilient Floor Covering Institute (RFCI) FloorScore program. 4. 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). 4.504.5 Composite wood products. Hardwood plywood, particleboard and medium density fiberboard composite wood products used on the interior or exterior of the building shall meet the requirements for formaldehyde as specified in ARB's Air Toxics Control Measure for Composite Wood (17 CCR 93120 et seq.), by or before the dates specified in those sections, as shown in Table 4.504.5.	Sheet: 1	Initials: MM Date: 12-18-18
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REVISONS	BY
Tuesday, June 11, 2019	

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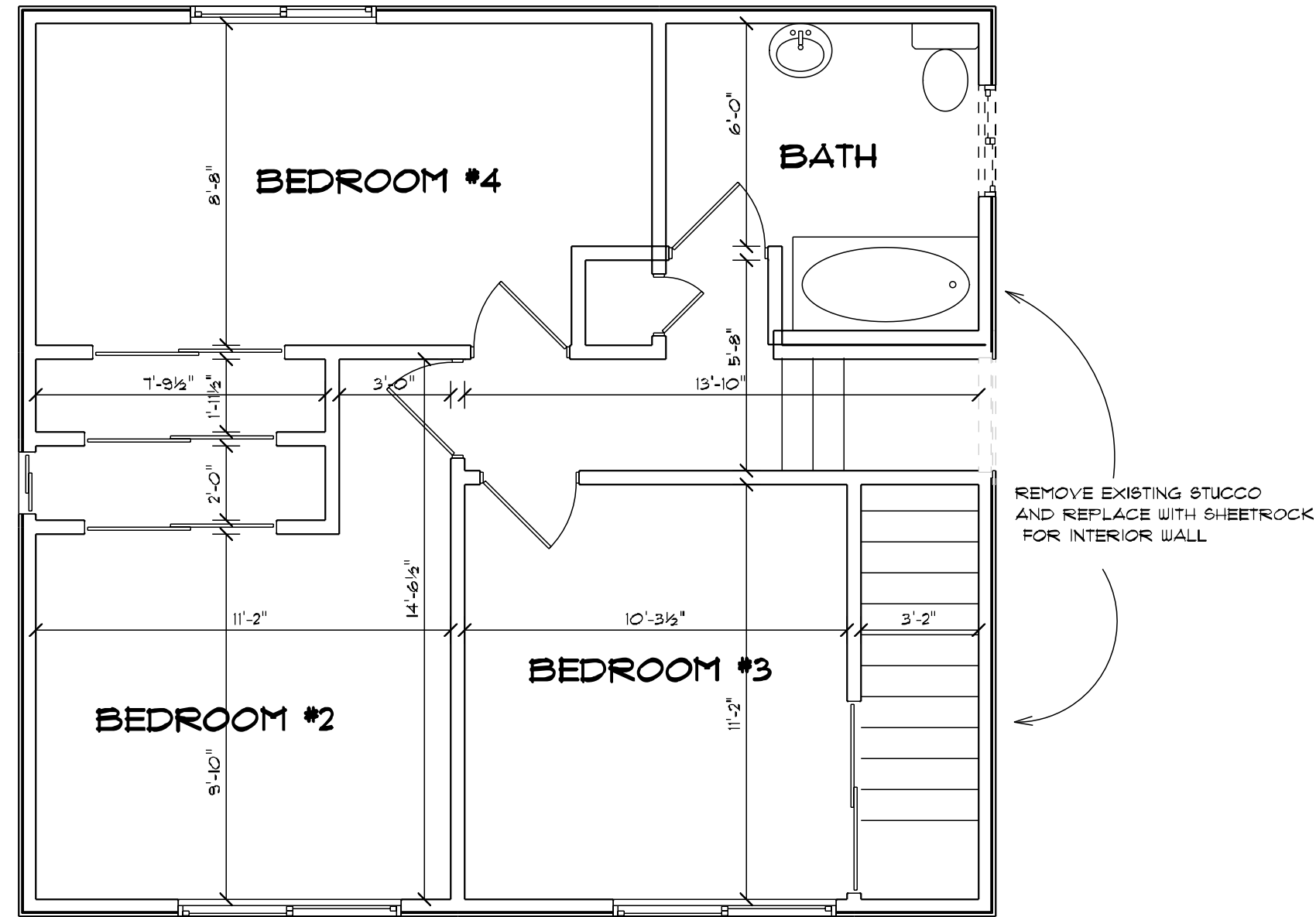
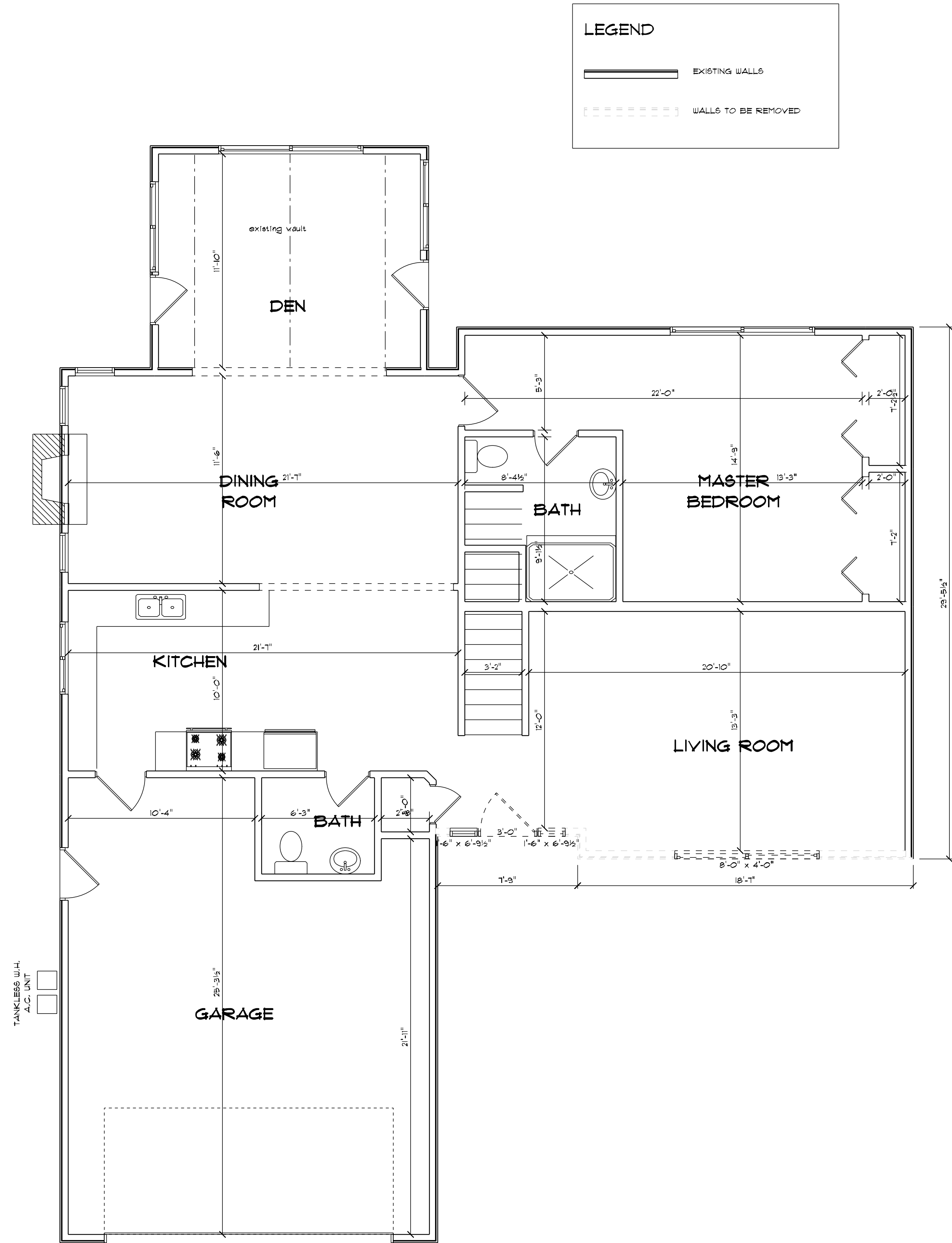
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SHETLAND EXISTING
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NEW FLOOR PLAN

4.303.1 Water conserving plumbing fixtures and fittings. Plumbing fixtures (water closets and urinals) and fittings (faucets and showerheads) installed in residential buildings shall comply with the prescriptive requirements of Sections 4303.1.1 through 4303.1.4.4.

4.303.1.1 Water closets. The effective flush volume of all water closets shall not exceed 1.28 gallons per flush. Tank-type water closets shall be certified to the performance criteria of the U.S. EPA WaterSense Specification for Tank-type Toilets.

Note: The effective flush volume of dual flush toilets is defined as the composite, average flush volume of two reduced flushes and one full flush.

4.303.1.2 Urinals. The effective flush volume of wall mounted urinals shall not exceed 0.125 gallons per flush. The effective flush volume of all other urinals shall not exceed 0.5 gallons per flush.

4.303.1.3 Showerheads.

4.303.1.3.1 Single showerhead. Showerheads shall have a maximum flow rate of not more than 2.0 gallons per minute at 80 psi. Showerheads shall be certified to the performance criteria of the U.S. EPA WaterSense Specification for Showerheads.

4.303.1.3.2 Multiple showerheads serving one shower. When a shower is served by more than one showerhead, the combined flow rate of all showerheads and/or other shower outlets controlled by a single valve shall not exceed 2.0 gallons per minute at 80 psi, or the shower shall be designed to allow only one shower outlet to be in operation at a time.

Note: A hand-held shower shall be considered a Showerhead.

4.303.1.4 Faucets.

4.303.1.4.1 Residential lavatory faucets. The maximum flow rate of residential lavatory faucets shall not exceed 1.2 gallons per minute at 60 psi. The minimum flow rate of residential lavatory faucets shall not be less than 0.8 gallons per minute at 20 psi.

4.303.1.4.2 Lavatory faucets in common and public use areas. The maximum flow rate of lavatory faucets installed in common and public use areas (outside of dwellings or sleeping units) in residential buildings shall not exceed 0.5 gallons per minute at 60 psi.

4.303.1.4.3 Metering faucets. Metering faucets when installed in residential buildings shall not deliver more than 0.25 gallons per cycle.

4.303.1.4.4 Kitchen faucets. The maximum flow rate of kitchen faucets shall not exceed 1.8 gallons per minute at 60 psi. Kitchen faucets may temporarily increase the flow above the maximum rate, but not to exceed 2.2 gallons per minute at 60 psi, and must default to a maximum flow rate of 1.8 gallons per minute at 60 psi.

Note: Where complying faucets are unavailable, aerators or other means may be used to achieve reduction.

4.505.2 Concrete slab foundations. Vapor retarder and capillary break is installed at slab-on-grade foundations.

4.503.3 Moisture content of building materials. Moisture content of building materials used in wall and floor framing is checked before enclosure.

4.507.2 Heating and air-conditioning system design. Duct systems are sized, designed, and equipment is selected using the following methods:

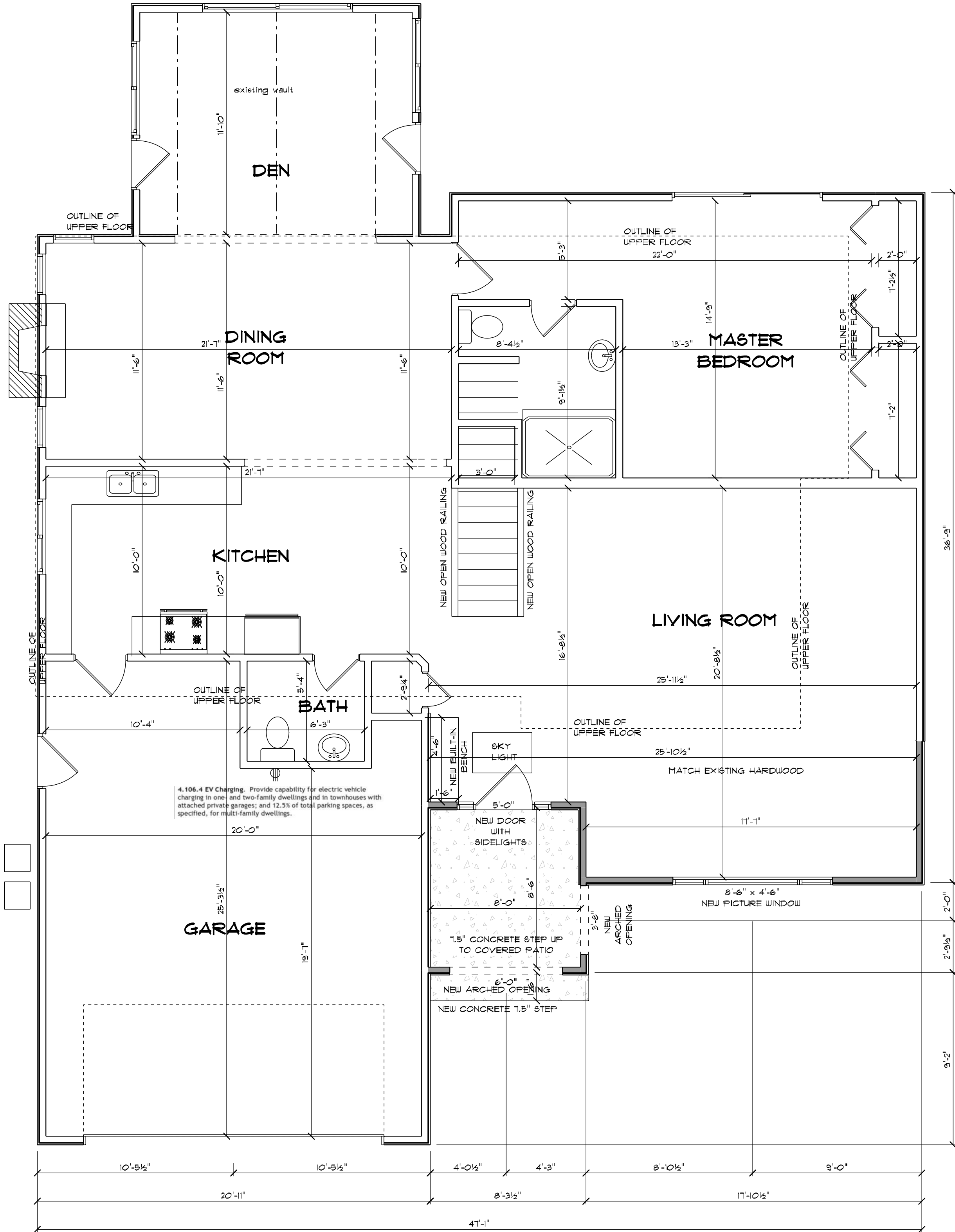
1. Establish heat loss and heat gain values according to ANSI/ACCA 2 Manual J-2011 or equivalent.
2. Size duct systems according to ANSI/ACCA 1 Manual D-2014 or equivalent.
3. Select heating and cooling equipment according to ANSI/ACCA 3 Manual S-2014 or equivalent.

702.1 Installer Training. HVAC system installers are trained and certified in the proper installation of HVAC systems.

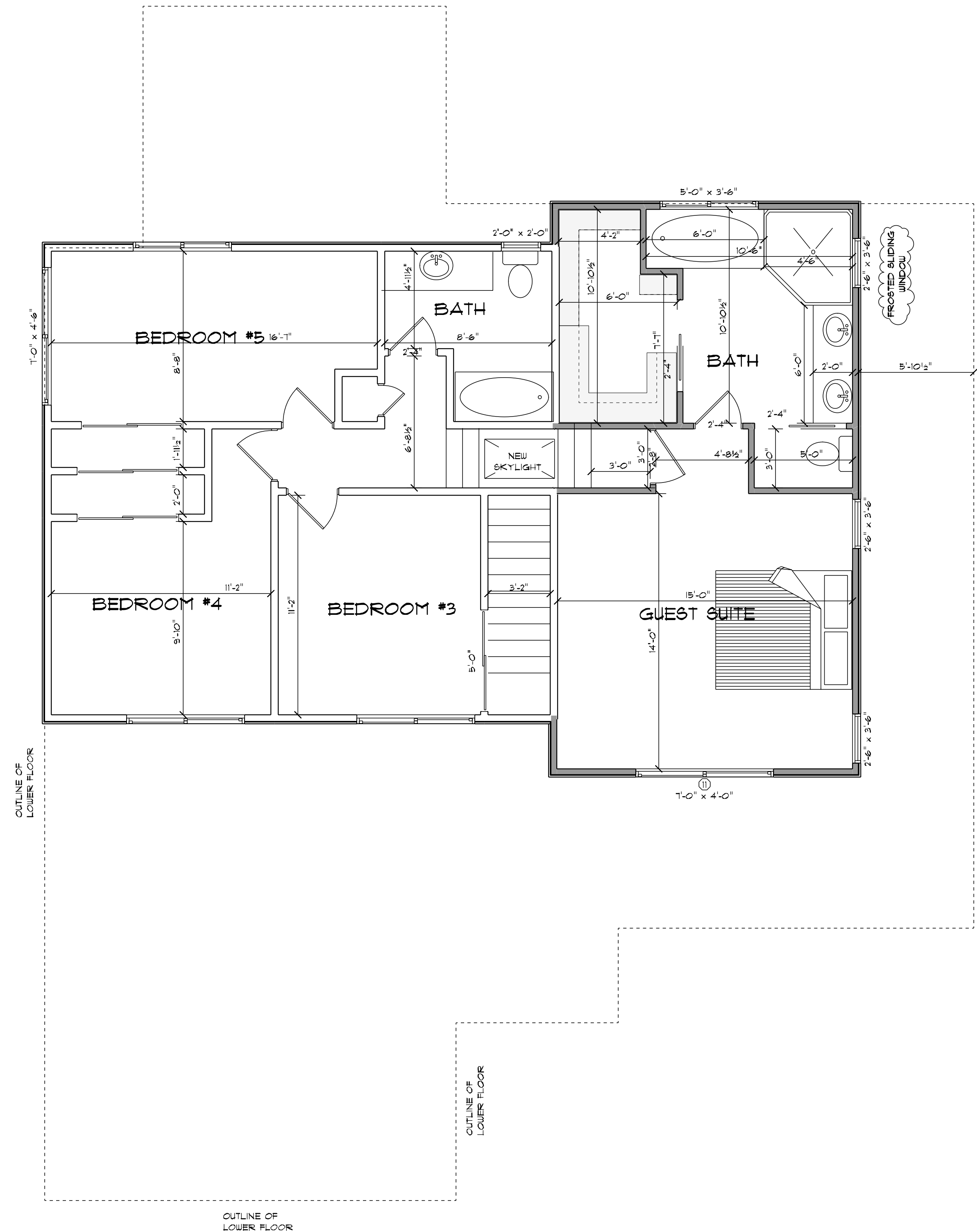
702.2 Special Inspection. Special inspectors employed by the enforcing agency must be qualified and able to demonstrate competence in the discipline they are inspecting.

703.1 Documentation. Verification of compliance with this code may include construction documents, plans, specifications builder or installer certification, inspection reports, or other methods acceptable to the enforcing agency which show substantial conformance.

TANKLESS
WATER HEATER
AND A/C UNIT



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



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

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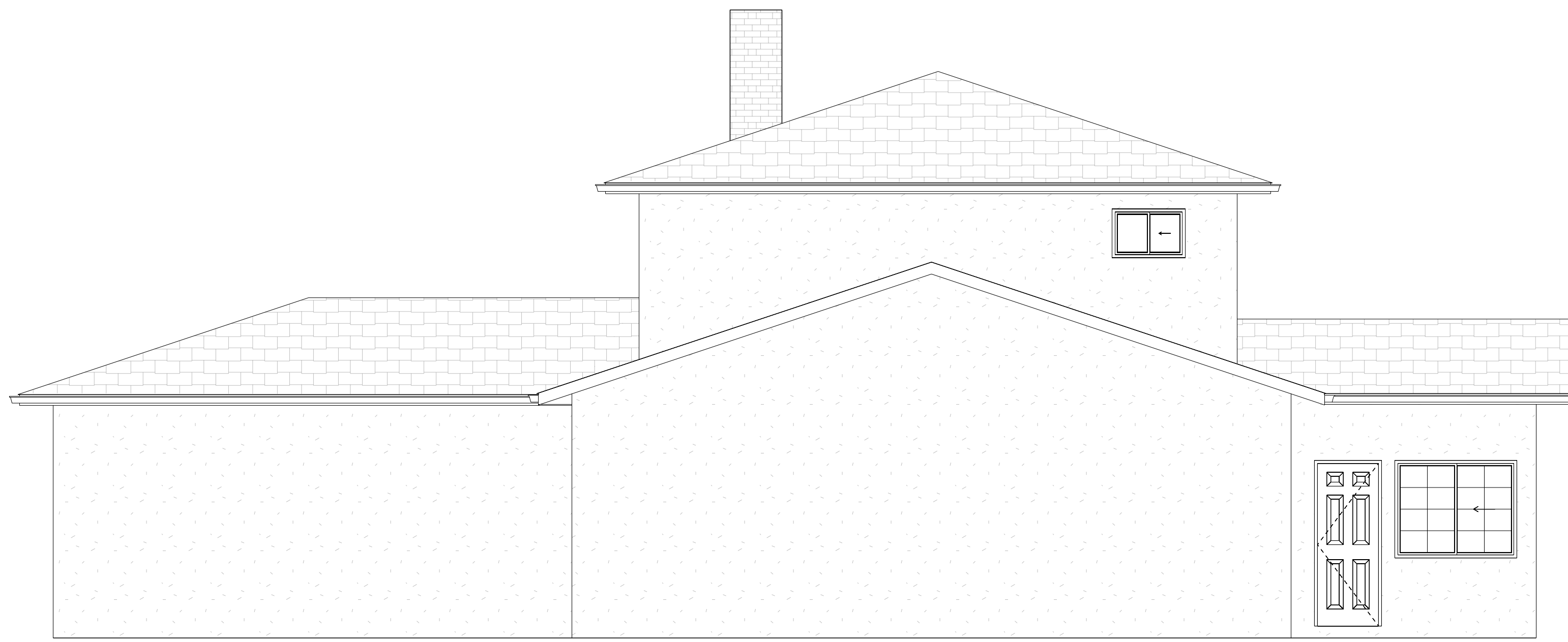


Megan Miner Design
 18488 Prospect Rd, Suite 15, Saratoga, CA 95070
 Megan@MeganMiner.com - 408.396.0951

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SCALE
AS SHOWN
JOB NO.

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EXISTING ELEVATIONS



EXISTING RIGHT

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



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



EXISTING REAR

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



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

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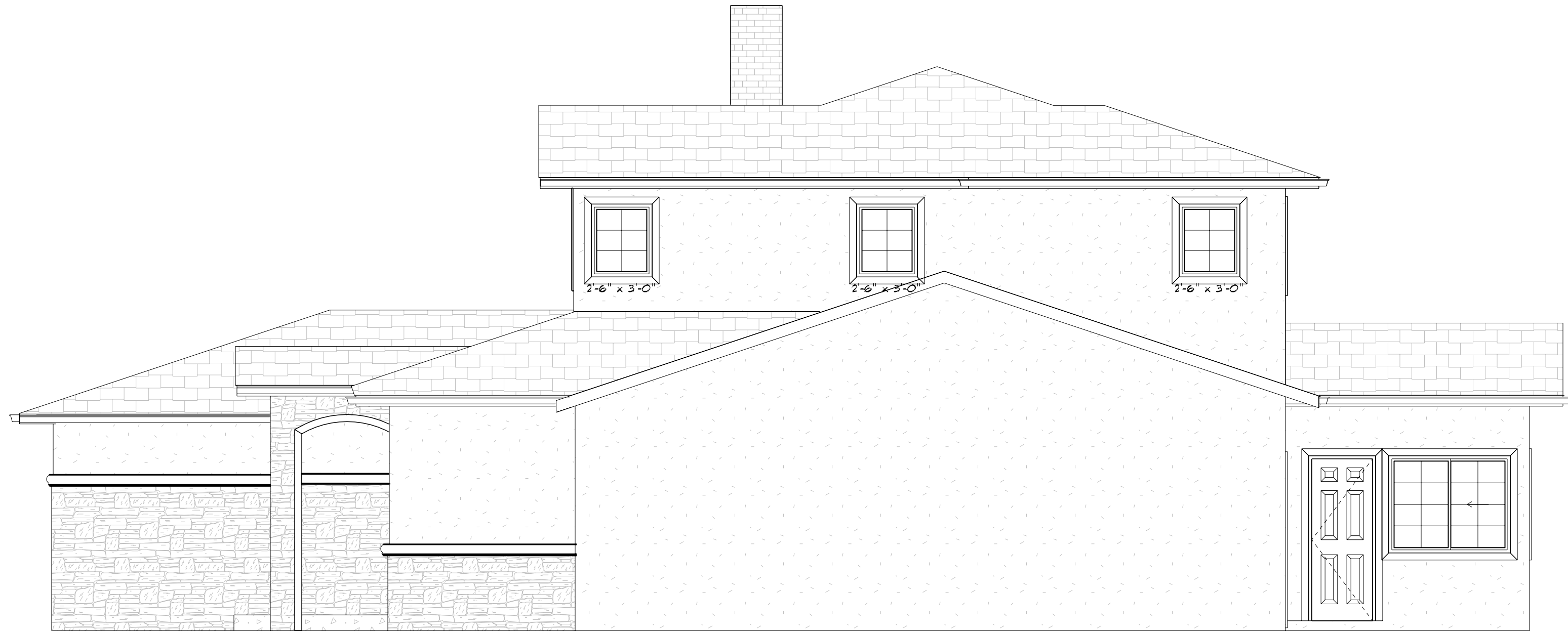
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NEW REAR
SCALE: 1/4" = 1'-0"



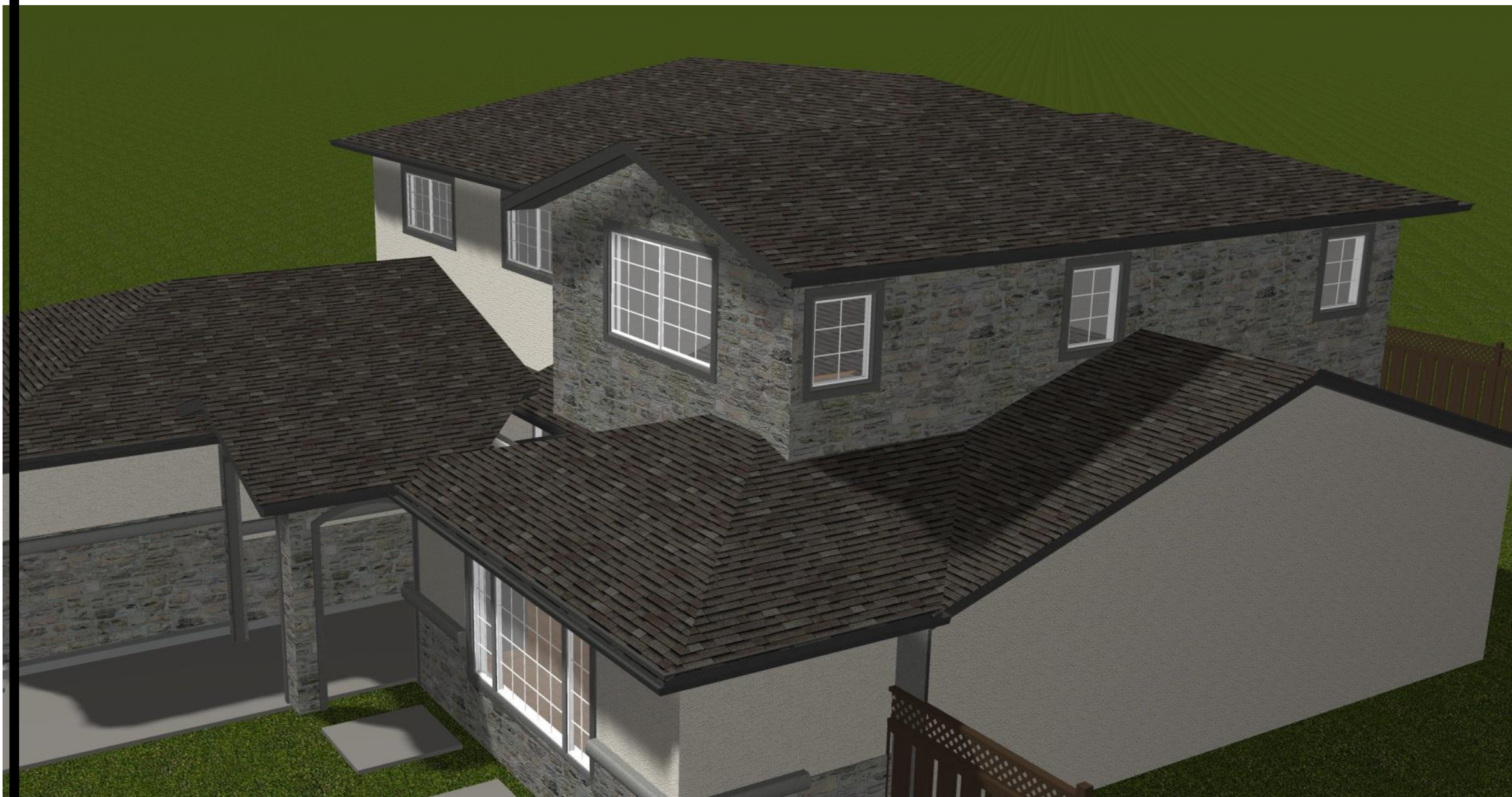
NEW RIGHT
SCALE: 1/4" = 1'-0"



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



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



Novik Stacked Stone SK 50-sq ft Smoke Gray Faux Stone Veneer



HOUSE COLOR:
Agreeable Gray SW7029



TRIM:
Classic French Gray SW0071



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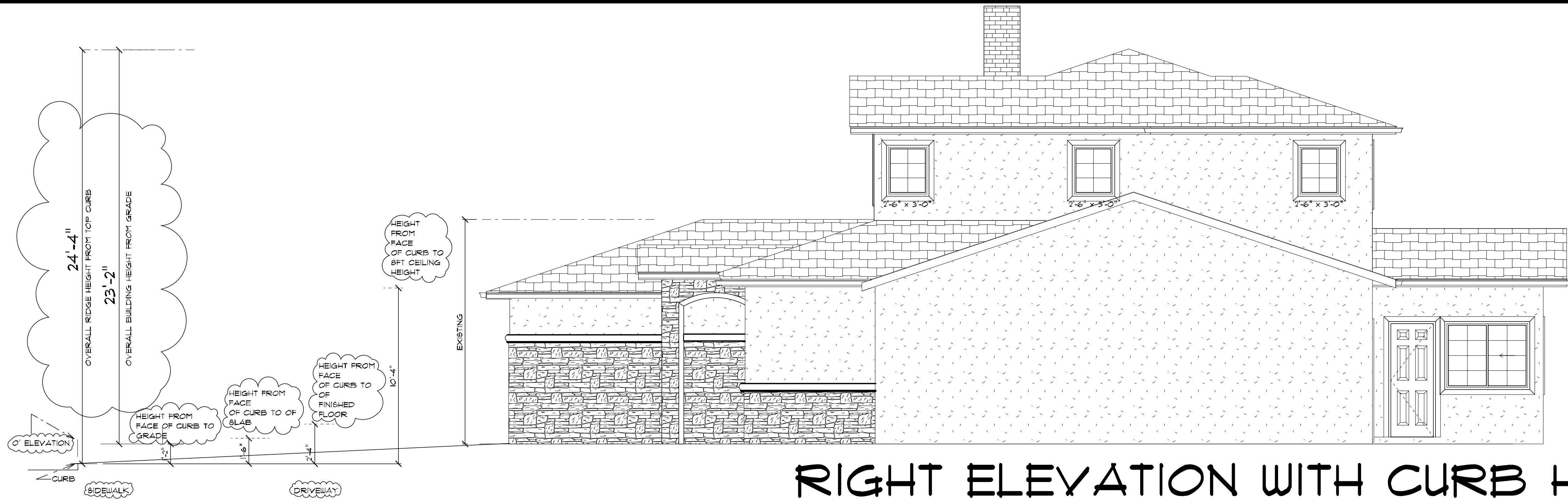
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STREET SCAPE



RIGHT ELEVATION WITH CURB HEIGHT

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

Stucco shall be 7/8" thick and three coat applied over approved wire lath and two layers of grade D building paper. Provide weep screed (CBC 2510.6/CRC R703.6)

Siding shall be applied over one layer grade D building paper. (CBC 1404.2/CRC R703.2)

Provide a spark arrester for any new or existing chimney. (CBC 2113.9.1/CRC 1003.9.1)

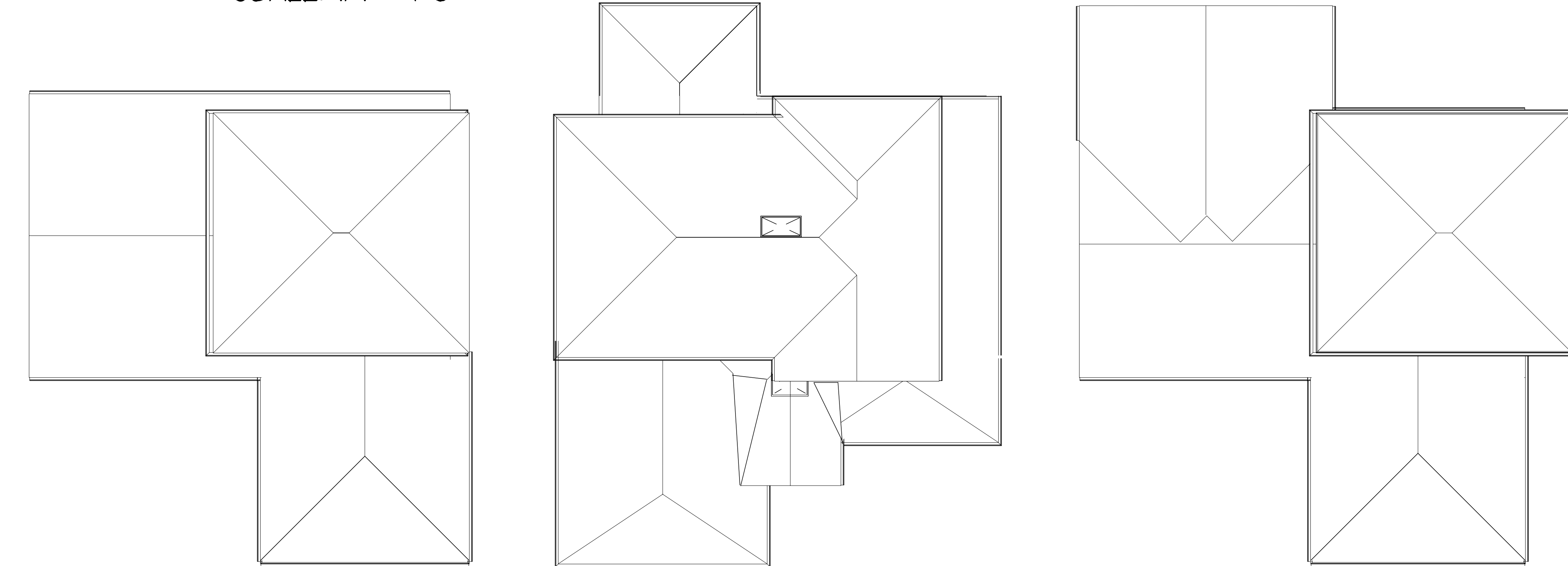
Roof Slopes >2:12 and <4:12 with asphalt shingles shall have two layers of 15 lbs. felt applied shingle style. (CRC 1507.2.2/CRC 905.2.2)

Provide all under-floor areas with cross ventilation at 1/150 for the entire area with one vent within 3' of each corner. Screens over the openings shall have 1/8" to 1/4" openings. (CBC 123/CRC R408)

Attic areas shall have cross ventilation at 1/150 for the entire area with 50% of the required vent area to be ventilators located a minimum of 3' above eave or cornice vents. Screens over the openings shall have 1/8" to 1/4" openings. (CBC 1203/CRC R806)

Provide attic access (20"x30") and under-floor access (18"x24") for new areas. (CBC 1209/ CRC R408.4)

Provide under floor clearance of 18" from joists to earth and 12" clearance from girders to earth. (CBC 2304.11.2.1/ CRC R317.1)



STREET SCAPE

SCALE: 1/8" = 1'-0"

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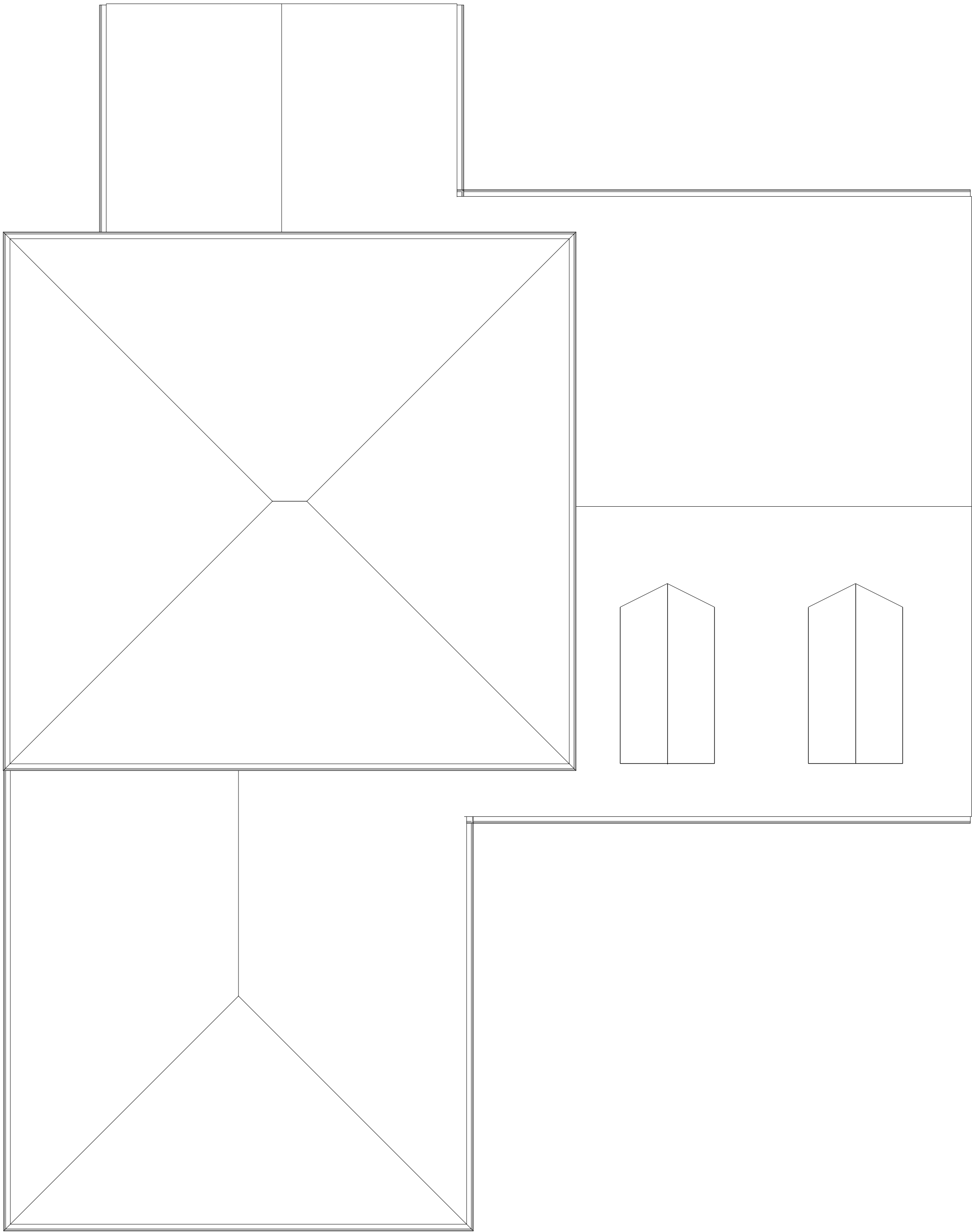
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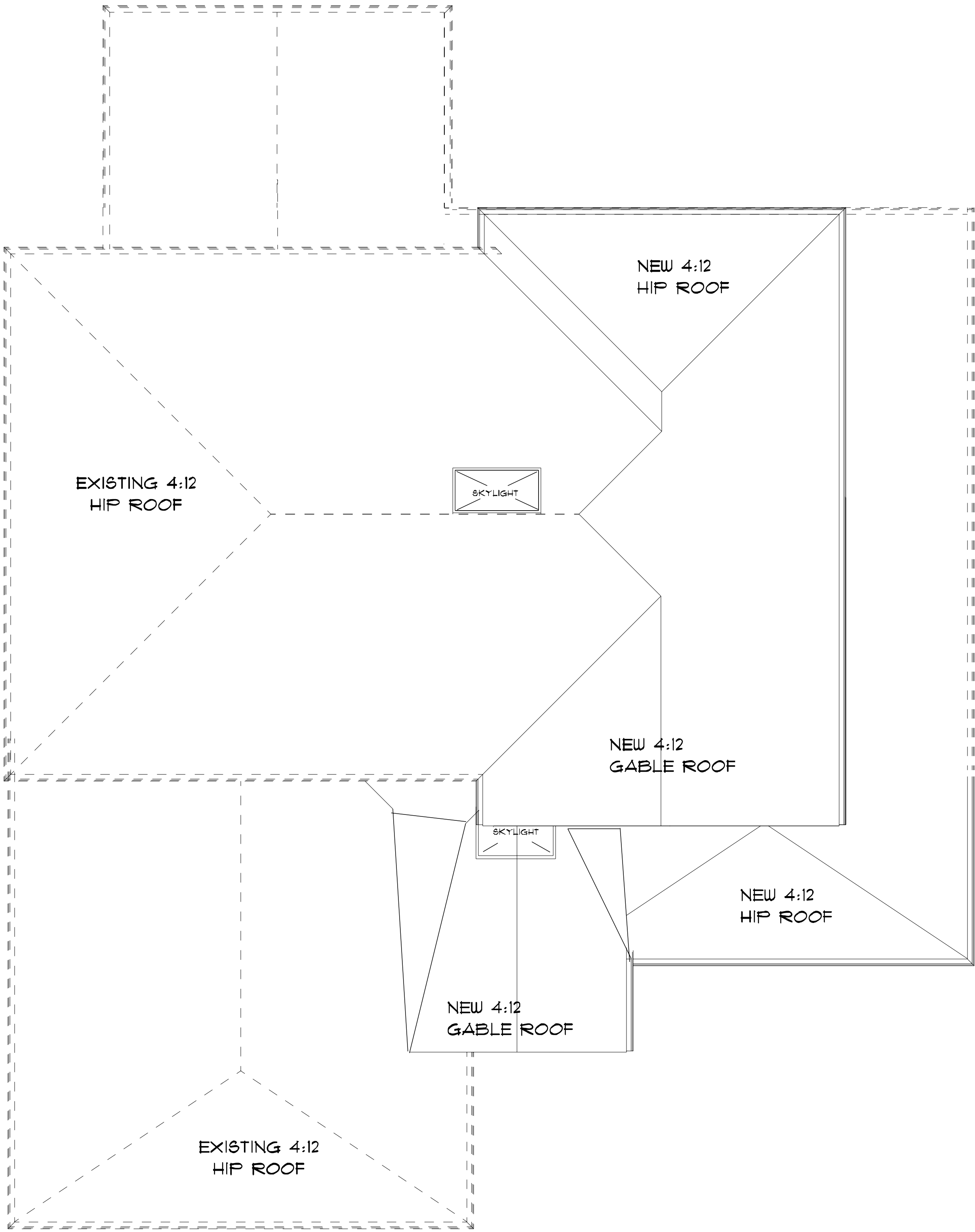
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ROOF PLAN



ROOF PLAN EXISTING
SCALE: 1/4" = 1'-0"



ROOF PLAN NEW
SCALE: 1/4" = 1'-0"

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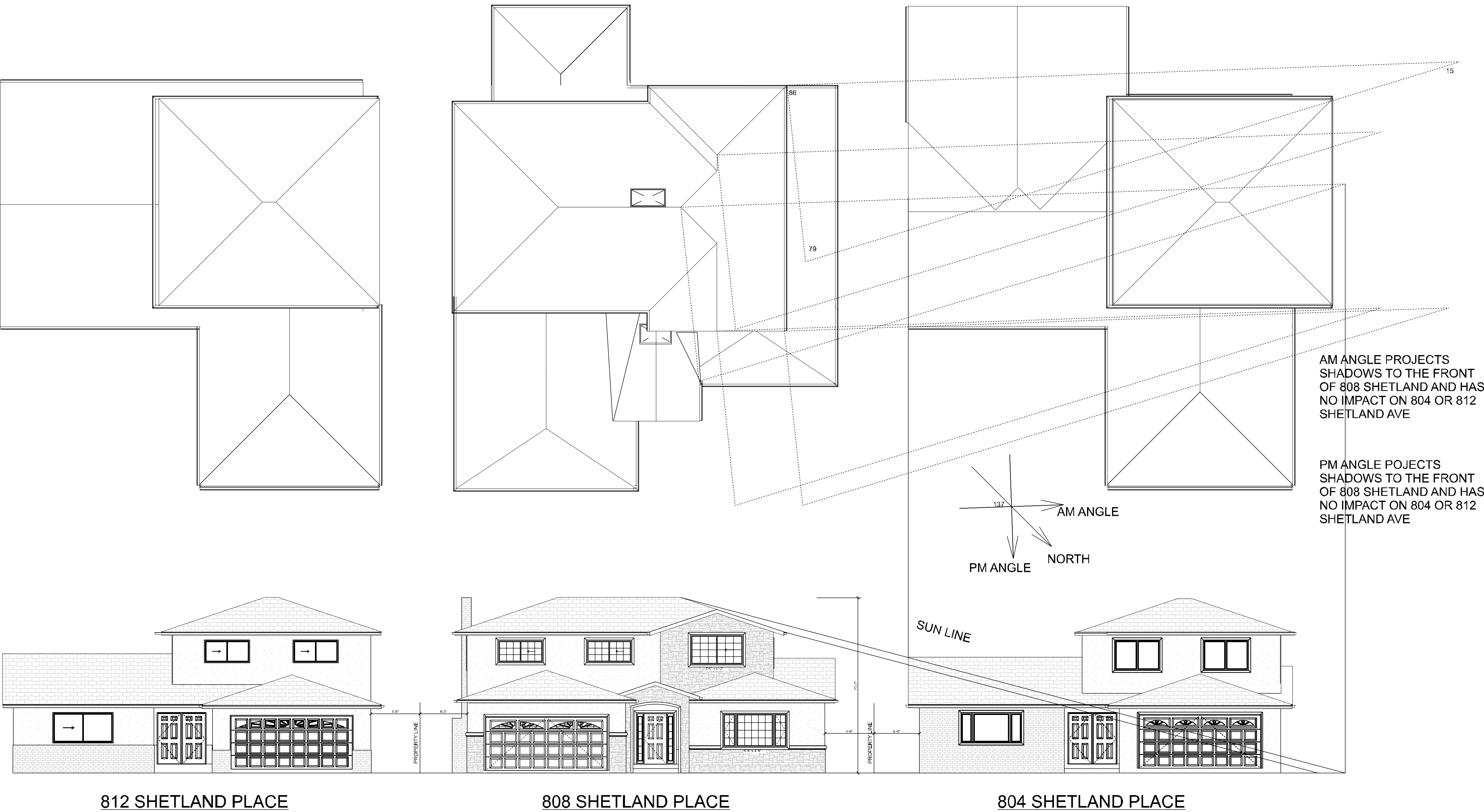
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P.M. SOLAR STUDY

P.M. SOLAR STUDY NON-APPLICABLE AS IT HAS NO IMPACT ON NEIGHBORING HOUSES



SOLAR STUDY UPDATE
SCALE: 1/8" = 1'-0"