

\\uansgbrnfrda-hd DropboxRDA-ID Projects\Current\2025.33 AMH HomeKey\Slow Poke\Arch\CAD\Current Slow Poke Residence\Slow Poke.pln

ABBREVIATIONS				GENERAL NOTES				PROJECT TEAM				PROJECT DATA				SHEET INDEX			
AB	ANCHOR BOLT	J-BOX	JUNCTIONBOX	1.	THE CONTRACTOR SHALL THOROUGHLY EXAMINE THE PREMISES AND SHALL BASE HIS BID ON THE EXISTING CONDITIONS. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT IMMEDIATELY OF ANY DISCREPANCIES BETWEEN THE DRAWINGS AND THE ACTUAL FIELD CONDITIONS. THE CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS AND FIELD CONDITIONS.	PROPERTY OWNER: NEVADA COUNTY 950 MAIDU AVENUE NEVADA CITY CA 95959 T (530) 265-1218	PROJECT OWNER: AMI HOUSING, INC. CONTACT: JENNIFER PRICE 3123 PROFESSIONAL DRIVE, SUITE 210 AUBURN, CA 95603 T (530) 878-5088	SITE DATA	ADDRESS 11855 SLOW POKE LANE GRASS VALLEY, CA 95945 009-320-004-000	TITLE T1.0 TITLE SHEET	GENERAL NOTES G1.0 GENERAL NOTES								
ABV	ABOVE	JT	JOINT																
AC	AIR CONDITIONING			2.	THE WORK INCLUDED UNDER THIS CONTRACT SHALL INCLUDE ALL LABOR, MATERIALS, TRANSPORTATION, TOOLS AND EQUIPMENT NECESSARY FOR THE CONSTRUCTION OF THE PROJECT, LEAVING ALL WORK READY FOR USE.	ARCHITECT RUSSELL DAVIDSON ARCHITECTURE + DESIGN CONTACT: RUSSELL DAVIDSON 644 ZION STREET, SUITE A NEVADA CITY, CA 95959 T (530) 264-5559	CIVIL ENGINEER MILLENNIUM ENGINEERING CONTACT: MICHELLE LAYSHOT 159 SOUTH AUBURN STREET GRASS VALLEY, CA 95945 T (530) 446-6765	WIND EXPOSURE: CLIMATE ZONE:	C 11	CGBSC G2.0 CGBSC G2.1 CGBSC	CIVIL C1.0 OVERALL SITE PLAN								
ACOUST	ACOUSTICAL	LAM	LAMINATE																
AD	ACCESS DOOR, AREA DRAIN	LOC	LOCATE	3.	PRIOR TO CONSTRUCTION, DISCREPANCIES BETWEEN THE ARCHITECTURAL AND ENGINEERING DRAWINGS SHALL BE REPORTED TO THE ARCHITECT.	MECHANICAL, ELECTRICAL & PLUMBING ENGINEER OPTIMIZED ENERGY AND FACILITIES CONSULTING CONTACT: ETHAN FELLEERSON 5734 LONE TREE BLVD ROCKLIN, CA 95765 T (916) 626-5518	CIVIL ENGINEER MILLENNIUM ENGINEERING CONTACT: MICHELLE LAYSHOT 159 SOUTH AUBURN STREET GRASS VALLEY, CA 95945 T (530) 446-6765	ZONING: SITE AREA: MAX. HEIGHT:	M1 1.49 ACRES (64,904 SF) 45'-0"		FLOOR PLANS A1.0 DEMOLITION FLOOR PLAN A1.1 NEW FLOOR PLAN A1.2 NEW REFLECTED CEILING PLAN A1.3 NEW ROOF PLAN A1.4 NEW FINISH FLOOR PLAN AND SCHEDULE								
ADDL	ADDITIONAL	LTWT	LIGHTWEIGHT																
AFF	ABOVE FINISHED FLOOR			4.	THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ALL MATERIALS AND WORKMANSHIP IN ACCORDANCE WITH THE APPLICABLE UNIFORM BUILDING CODE, HANDICAP ACCESS CODE AND ALL APPLICABLE ORDINANCES, INCLUDING STATE AND LOCAL BUILDING CODES AND REQUIREMENTS.			BUILDING ANALYSIS	OCC. GROUP: CONST. TYPE: FIRE SPRINKLERS:	R-3 Y-B NO	EXTERIOR ELEVATIONS A2.0 BUILDING ELEVATIONS A2.1 BUILDING ELEVATIONS								
AL	ALUMINUM	MAINT	MAINTENANCE																
ALT	ALTERNATE	MAS	MASONRY	5.	THESE PLANS INDICATE THE GENERAL EXTENT OF DEMOLITION AND NEW CONSTRUCTION NECESSARY FOR THE WORK, BUT ARE NOT INTENDED TO BE ALL INCLUSIVE. ALL DEMOLITION AND ALL NEW WORK NECESSARY TO ALLOW FOR A FINISHED JOB IN ACCORDANCE WITH THE INTENTION OF THESE DOCUMENTS SHALL BE INCLUDED REGARDLESS OF WHETHER SHOWN ON THE DRAWINGS OR IN THE NOTES. DO NOT DEMOLISH ANY ITEMS THAT APPEAR STRUCTURAL, UNLESS SPECIFICALLY INDICATED TO BE DEMOLISHED IN THE CONSTRUCTION DOCUMENT, WITHOUT PRIOR REVIEW AND WRITTEN APPROVAL BY THE ARCHITECT.						ENLARGED PLANS, INT ELEVATIONS, WALL SECTIONS A4.0 ENLARGED PLAN & INTERIOR ELEVATIONS								
ALUM	ALUMINUM	MAT	MATERIAL																
ANOD	ANODIZED	MATL	MATERIAL	6.	ANY ERRORS, OMISSIONS, AND CONFLICTS FOUND IN THESE CONSTRUCTION DOCUMENTS SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT AND OWNER FOR CLARIFICATION BEFORE PROCEEDING WITH WORK.						DETAILS A5.0 DETAILS								
APPD	APPROVED	MAX	MAXIMUM																
APPROX	APPROXIMATE	MECH	MECHANICAL	7.	ALL DIMENSIONS ARE TO FACE OF FINISH UNLESS NOTED OTHERWISE. ALL DIMENSIONS SHALL BE VERIFIED.						SCHEDULES & DIAGRAMS A6.0 DOOR & WINDOW SCHEDULES								
ARCH	ARCHITECT	MET	METAL																
AUTO	AUTOMATIC	MFG	MANUFACTURER	8.	THE CONTRACTOR SHALL CONFIRM IN WRITING APPROXIMATE ON-SITE DELIVERY DATES FOR ALL CONSTRUCTION ITEMS AS REQUIRED BY THE CONSTRUCTION DOCUMENTS, AND SHALL NOTIFY THE ARCHITECT IN WRITING OF ANY POSSIBLE DELAYS AFFECTING OCCUPANCY.						PLUMBING P0 GENERAL NOTES, CALCS, DETAILS & GAS ISOMETRIC P1 PLUMBING PLAN-WATER								
AVG	AVERAGE	MISC	MISCELLANEOUS																
BDRM	BEDROOM	MO	MASONRY OPENING	9.	THE CONTRACTOR SHALL PROVIDE A SCHEDULE FOR CONSTRUCTION AS REQUIRED TO MEET THE OWNER'S PHASING REQUIREMENTS AND ULTIMATE COMPLETION DATE.						MECHANICAL M0 MECHANICAL GENERAL NOTES, SCHEDULES & DETAILS M1 MECHANICAL PLAN								
BEL	BELOW	NAT	NATURAL																
BTWN	BETWEEN	(N)	NEW	10.	THE CONTRACTOR SHALL VERIFY THAT NO CONFLICTS EXIST IN THE LOCATION OF ANY AND ALL MECHANICAL, ELECTRICAL, TELEPHONE, LIGHTING, PLUMBING AND FIRE SPRINKLER WORK (INCLUDING PIPING, DUCTWORK AND CONDUIT), AND THAT ALL CLEARANCES FOR INSTALLATION AND MAINTENANCE ARE PROVIDED.						ENERGY CALCULATIONS EN0 TITLE 24 ENERGY EN1 TITLE 24 ENERGY								
BLDG	BUILDING	NOM	NOMINAL																
BLK	BLOCK			11.	NO WORK DEFECTIVE IN CONSTRUCTION OR QUALITY OR DEFICIENT IN ANY REQUIREMENT OF THE CONTRACT DOCUMENTS WILL BE ACCEPTABLE IN CONSEQUENCE OF THE OWNER'S OR ARCHITECT'S FAILURE TO DISCOVER OR POINT OUT DEFICIENCIES OR DEFECTS DURING CONSTRUCTION. DEFECTIVE WORK REVEALED WITHIN THE TIME REQUIRED BY GUARANTEES SHALL BE REPLACED BY WORK CONFORMING TO THE INTENT OF THE CONTRACT, NO PAYMENT, EITHER PARTIAL OR FINAL, SHALL BE CONSTRUED AS ACCEPTANCE OF DEFECTIVE WORK OR IMPROPER MATERIALS.						ELECTRICAL E0 ELECTRICAL GENERAL NOTES, CALCS & SCHEDULES E1 ELECTRICAL PLAN								
BLKG	BLOCKING	OC	ON CENTER																
CB	CATCH BASIN	OD	OUTSIDE DIAMETER	12.	THE CONTRACTOR SHALL TAKE CARE NOT TO DAMAGE EXISTING CONSTRUCTION AND SHALL BE RESPONSIBLE FOR REPAIRING ALL DAMAGES CAUSED BY CONTRACTOR AND SUB-CONTRACTORS.														
CCW	COUNTER CLOCKWISE	OF	OUTSIDE FACE																
CEM	CEMENT	OH	OVER HEAD	13.	THE CONTRACTOR SHALL REVIEW, APPROVE, STAMP AND SUBMIT WITH REASONABLE PROMPTNESS AND IN SUCH SEQUENCE AS TO CAUSE NO DELAY IN THE WORK, PRODUCT DATA, SHOP DRAWINGS AND SAMPLES FOR THE PROJECT.														
CER	CERAMIC	OPNG	OPENING																
CFT	CUBIC FOOT	OPP	OPPOSITE HAND	14.	BY APPROVING, STAMPING AND SUBMITTING SHOP DRAWINGS, PRODUCT DATA AND SAMPLES, THE CONTRACTOR REPRESENTS THAT HE HAS DETERMINED AND VERIFIED MATERIALS, FIELD MEASUREMENTS, AND FIELD CONSTRUCTION CRITERIA RELATED THERETO AND THAT HE HAS CHECKED AND COORDINATED THE INFORMATION WITHIN SUCH SUBMITTALS WITH THE REQUIREMENTS OF THE WORK AND CONTRACT DOCUMENTS.														
CIP	CAST-IN-PLACE	PLAM	PLASTICLAMINATE																
CJ	CONTROL JOINT	PTTN	PARTITION	15.	THE CONTRACTOR SHALL NOT BE RELIEVED OF RESPONSIBILITY FOR ANY DEVIATION FROM THE REQUIREMENTS OF THE CONTRACT DOCUMENTS BY THE ARCHITECT'S REVIEW OF THE SHOP DRAWINGS, PRODUCT DATA OR SAMPLES. UNLESS THE CONTRACTOR HAS SPECIFICALLY INFORMED THE ARCHITECT IN WRITING OF SUCH DEVIATION AT THE TIME OF SUBMISSION AND THE ARCHITECT HAS GIVEN WRITTEN APPROVAL TO THE SPECIFIC DEVIATION.														
CL	CENTERLINE	PERP	PERPENDICULAR																
CLG	CEILING	PLMBG	PLUMBING	16.	THE CONTRACTOR SHALL SUBMIT TO THE ARCHITECT THREE (3) PRINTS, TYPICALLY, OF EACH SHOP DRAWING SUBMITTAL PLUS THREE (3) COPIES OF EITHER PRODUCT DATA OR SAMPLES.														
CLR	CLEAR	PLTF	PLATFORM																
CMU	CONCRETE MASONRY UNIT	PLWD	PLYWOOD	17.	THE ARCHITECT ASSUMES NO RESPONSIBILITY FOR DIMENSIONS OR QUANTITIES ON REVIEWED SUBMITTALS.														
CONC	CONCRETE	PNT	PAINT																
CONT	CONTINUOUS	PREFAB	PREFABRICATED	18.	SUBSTITUTIONS, REVISIONS AND/OR CHANGES MUST HAVE PRIOR WRITTEN APPROVAL BY THE ARCHITECT.														
CPT	CARPET	QTY	QUANTITY																
DBL	DOUBLE	RA	RETURN AIR	19.	THE CONTRACTOR SHALL MAINTAIN A CURRENT AND COMPLETE SET OF CONSTRUCTION DOCUMENTS ON THE JOB SITE DURING ALL PHASES OF CONSTRUCTION FOR USE BY ALL TRADES AND SHALL PROVIDE ALL SUBCONTRACTORS WITH CURRENT CONSTRUCTION DOCUMENTS AS REQUIRED.														
DEG	DEGREE	RAD	RADIUS																
DEM	DEMOLISH	REBAR	REINFORCING BAR	20.	THE CONTRACTOR SHALL PROVIDE COMPLETE PRODUCT DATA AND RELATED INFORMATION APPROPRIATE FOR THE OWNER'S MAINTENANCE AND OPERATION OF PRODUCTS FURNISHED UNDER THE CONTRACT.														
DEMO	DEMOLITION	REF	REFERENCE																
DEPT	DEPARTMENT	REQD	REQUIRED	21.	WORK UNDER THIS CONTRACT SHALL BE WARRANTED BY THE CONTRACTOR AGAINST ALL DEFECTS FOR ONE (1) YEAR FROM THE DATE OF SUBSTANTIAL COMPLETION OF THE WORK OR DESIGNATED PORTIONS THEREOF OR FOR ONE (1) YEAR AFTER ACCEPTANCE BY THE OWNER OF DESIGNATED EQUIPMENT. IN THE CASE OF ITEMS REMAINING UNCOMPLETED AFTER THE DATE OF SUBSTANTIAL COMPLETION, THE ONE-YEAR WARRANTY PERIOD SHALL BE FROM DATE OF ACCEPTANCE OF SUCH ITEMS.														
DET	DETAIL	REV	REVISION																
DIAG	DIAGONAL	RO	ROUGH OPENING	22.	EACH TRADE SHALL EXAMINE THE PREMISES TO INSURE THAT CONDITIONS ARE APPROPRIATE FOR HIS WORK TO COMMENCE, PRIOR TO COMMENCING HIS WORK. AREAS NOT APPROPRIATE SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT. COMMENCING WORK IMPLIES ACCEPTANCE OF EXISTING CONDITIONS.														
DIA	DIAMETER	RWD	REDWOOD																
DIM	DIMENSION			23.	THE GENERAL CONTRACTOR SHALL ASSIST IN THE COORDINATION AND BE RESPONSIBLE FOR THE INSTALLATION OF N.I.C. ITEMS, INCLUDING BUT NOT LIMITED TO FURNITURE, EQUIPMENT, APPLIANCES, PLUMBING FIXTURES, DISHWASHERS, VOICE/ DATA CABLING, TELEPHONE WORK, ETC.														
DN	DOWN	SCHED	SCHEDULE																
DTL	DETAIL	SC	SOLID CORE	24.	THE CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLETE INSTALLATION AS REQUIRED FOR ACCESSORY ITEMS INCLUDING SINK, DISHWASHER, REFRIGERATOR, LAUNDRY EQUIPMENT, ETC.														
DWG	DRAWING	SECT	SECTION																
DS	DOWNSPOUT	SF	SQUAREFOOT	25.	ALL DRAWINGS AND NOTES ARE CONSIDERED COMPLEMENTARY, AND WHAT IS CALLED FOR BY EITHER WILL BE AS BINDING AS IF CALLED FOR BY ALL. ANY WORK SHOWN OR REFERRED TO ON ANY ONE SET OF DRAWINGS SHALL BE PROVIDED AS THOUGH SHOWN ON ALL RELATED DRAWINGS.														
EA	EACH	SHT	SHEET																
EJ	EXPANSION JOINT	SIM	SIMILAR	26.	VERIFY ALL ARCHITECTURAL DETAILS AND COORDINATE DRAWINGS WITH STRUCTURAL AND MEP DRAWINGS BEFORE INITIATION OF ANY RELATED WORK.														
ELECT	ELECTRICAL	SIM	SIMILAR																
ENGR	ENGINEER	SQ	SQUARE	27.	ALL INSTALLATIONS SHALL BE IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS, INDUSTRY AND BUILDING STANDARDS, AND CODE REQUIREMENTS. SEALANT, WEATHERSTRIPPING, AND FLASHING LOCATIONS IN DRAWINGS ARE NOT INTENDED TO BE INCLUSIVE.														
EQ	EQUAL	SSTL	STAINLESS STEEL																
EQUIP	EQUIPMENT	STD	STANDARD	28.	LARGER SCALE DETAILED DRAWINGS SUPERCEDES SMALLER SCALED ELEVATION AND PLAN DRAWINGS.														
(E)	EXISTING	STL	STEEL																
FDTN	FOUNDATION	STRUCT	STRUCTURAL																
FE	FIRE EXTINGUISHER	T&B	TOP AND BOTTOM																
FEC	FIRE EXTINGUISHER CABINET	T&G	TONGUE & GROOVE																
FF	FINISHED FLOOR	T&D	TO BE DETERMINED																
FHC	FIRE HOSE CABINET	TD	TRENCH DRAIN																
FLR	FLOOR	TRD	TREAD																
FOS	FACE OF STUDS	TS	TOP OF SLAB																
FP	FIREPROOF	TS	TOP OF STEEL																
FT	FEET	TW	TOP OF WALL																
FTG	FOOTING	(TYP)	TYPICAL																
GA	GAUGE	UL	UNDERWRITERS LAB																
GALV	GALVANIZED	UNO	UNLESS NOTED OTHERWISE																
GB	GYP SUM BOARD	UON	UNLESS OTHERWISE NOTED																
GC	GENERAL CONTRACTOR																		
GL	GLASS	VERT	VERTICAL																
GRND	GROUND	VIF	VERIFY IN FIELD																
GWB	GYP SUM WALL BOARD																		
		W/	WITH																
H	HIGH	W/O	WITHOUT																
HORIZ	HORIZONTAL	WC	WATER CLOSET																
HR	HOUR	WD	WOOD																
		WWM	WELDED WIRE MESH																
ID	INSIDE DIAMETER	WP	WATERPROOF																
INCH	INCH																		
INFO	INFORMATION																		

SYMBOLS			
	DETAIL SYMBOL	ROOM #	ROOM IDENTIFICATION
	SECTION DETAIL	(A)	WINDOW NUMBER
	BUILDING SECTION	(01)	DOOR NUMBER
	BUILDING ELEVATION	(A4)	PARTITION TYPE
	ELEVATION SYMBOL	(1)	REVISION SYMBOL
	HIDDEN OR OVERHEAD LINE	---	BREAK LINE
	DIMENSION LINE	2'-0"	DIMENSION LINE
	ALIGNMENT		ALIGNMENT
	3RD FLOOR +32'-0"		ELEVATION MARKER

APPLICABLE CODES			
ALL CODES REFERENCED ARE TO BE USED AS AMENDED BY THE STATE OF CALIFORNIA AND LOCAL JURISDICTION.			
2025 CALIFORNIA RESIDENTIAL BUILDING CODE 2025 CALIFORNIA MECHANICAL CODE 2025 CALIFORNIA ELECTRICAL CODE 2025 CALIFORNIA PLUMBING CODE 2025 CALIFORNIA GREEN BUILDING CODE 2025 CALIFORNIA FIRE CODE 2025 CALIFORNIA ENERGY CODE			

SCOPE OF WORK			
PROJECT CONSISTS OF THE FOLLOWING WORK: RENOVATE EXISTING FOUR BEDROOM RESIDENCE TO CREATE TWO NEW BEDROOMS FOR SIX TOTAL SINGLE OCCUPANCY BEDROOMS. CONSTRUCT NEW KITCHEN WITH NEW CABINETS AND APPLIANCES. INSTALL NEW EXTERIOR WINDOWS THROUGHOUT.			
DEFERRED SUBMITTALS			
THE FOLLOWING SUBMITTALS WILL BE DEFERRED:			

SPECIAL INSPECTIONS			
THE FOLLOWING SPECIAL INSPECTIONS ARE REQUIRED:			

VICINITY MAP			

ID	NAME	DATE
1	REV 1	4/29/26

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AGING-IN-PLACE DESIGN AND FALL PROTECTION

At least one bathroom on the entry level shall be provided with grab bar reinforcement. Reinforcement shall be nominal 2x8 lumber and shall be located between 32 inches and 39.5 inches above the finished floor. Water closet reinforcement shall be installed on both side walls of the fixture, or on the side wall and the back wall. Shower reinforcement shall be continuous where wall framing is provided. Bathtub and combination bathtub/shower reinforcement shall be continuous on each end of the bathtub and the back wall. Back wall reinforcement for a lower grab bar shall be provided with the bottom edge located no more than 6 inches above the bathtub rim. Information identifying the location of the reinforcement shall be placed in the operations and maintenance manual. (CRC R328.1.1)

Electrical receptacles outlets, switches and controls shall be located not more than 48 inches measured from the top of the outlet box and not less than 15 inches measured from the bottom of the outlet box above the finished floor. (CRC R328.1.2)

At least one bathroom and one bedroom on the entry level shall provide a doorway with a net clear opening of not less than 32 inches measured with the door open at a 90-degree angle. (CRC R328.1.3)

Doorbell buttons shall be installed not more than 48" above the finished floor measured to the top of the button. (CRC R328.1.4)

GENERAL

Provide each bedroom, basement, and habitable attics with a minimum of one exterior window with a 44" maximum clear opening height, 5.7 sq. ft. minimum clear openable area (minimum 5.0 sq. ft. at grade floor openings), 24" minimum clear openable height and 20" minimum clear width, or an operable exterior exit door. Window wells, ladders, and steps shall comply with minimum code requirements. Bars, grilles, covers, and screens shall be releasable or removable from the inside without the use of a key, tool, special knowledge, or force greater than 15lbs to operate the emergency escape and rescue openings. Photovoltaic panels & modules shall not be below an emergency escape and rescue opening within 36". (R319)

Each bathroom containing a bathtub, shower or tub/shower combination shall be mechanically ventilated with Energy Star approved equipment (minimum 50cfm) with an integral humidistat installed. (CRC R325.2.1)

Provide attic cross ventilation: 1/150 of attic area or 1/300 with at least 40% but not more than 50% of vents are a maximum 3 ft. below the ridge or highest space in the attic and the balance is provided in the lower third of the attic space (not limited to eaves or cornice vents). As an alternative in Climate Zone 16 (Truckee region), the net area may be reduced to 1/300 when a Class I or II vapor barrier is installed on the warm-in-winter side of the ceiling. Baffles are required at vents for insulation. Provide minimum of 1" inch of air space between insulation and roof sheathing. (CRC R806)

Enclosed rafter spaces shall have a 1-inch clear cross ventilation. (Properly sized rafters for insulation) (CRC R806.3)

Under floor cross ventilation: minimum 1.0 sq. ft. for each 150 sq. ft. of under floor area. When a class 1 vapor retarder is installed on the ground surface the minimum area of ventilation may be limited to 1sq.ft for each 1,500 square feet of under-floor space. One ventilation opening shall be within three (3) feet of each corner of the building (CRC R408.1). Unvented crawl spaces shall comply with CRC R408.2. Unvented crawl space added option for dehumidification of 70 pints moisture per day per 1,000 sf to requirement for exemption. (R408.3)

Exterior balconies and elevated walking surfaces exposed to water, where structural framing is protected by an impervious moisture barrier require construction documents with manufacturer's installation instructions. (R106.1.5) Must be inspected and approved before concealing barrier. (R109.1.5.3)

Enclosed framing in exterior balconies and elevated walking surfaces exposed to rain, snow or drainage from irrigation shall be provided with cross-ventilation area of at least 1/150. (R304.1.3)

Provide landings and a porch light at all exterior doors. Landings are to be minimum 3 ft deep x width of door. Landings at required egress doors may step down a maximum of 7.75 inches when the door does not swing over the landing and 1.5 inches when door swings onto the landing. 20% or less than required exterior exit doors may have a threshold of 7.75 inches maximum; a landing is not required if a stair with two or fewer risers is located on the exterior side and the door does not swing over the stairway. (CRC R318.3)

At least one egress door shall be provided for each dwelling unit, the egress door shall be side hinged with a minimum openable width of 32 inches; the minimum clear openable height shall be 78 inches minimum (other doors shall not be required to comply with these dimensions). Egress doors shall be readily openable from the inside without the use of a key, special knowledge, or effort. (CRC R318.2)

Operable windows more than 72" above finish grade with a clear opening height less than 24" shall have openings not more than 4" apart or needs a compliant guard. (CRC R321.2.1)

FOUNDATIONS & CONCRETE SLABS

Soile drainage 6" within the first 10ft. from the foundation wall. If physical obstructions or lot lines prohibit the 10ft distance, a 2.5 percent slope shall be provided to an approved alternative method of diverting the water away from the foundation. Impervious surfaces shall also be sloped a minimum of 2 percent for 10ft away from structures to an approved drainage way. (CRC R401.3)

Footings shall extend at least 12 inches into the undisturbed ground surface. (CRC R403.1.4) Unless erected on solid rock, to protect against frost and freezing, the minimum foundation depth is 18 inches below grade if between 4,000-7,000 foot elevation and 24 inches below grade for 7,000-14,000 foot elevation and above. Exception: Interior footings shall be a minimum of 12 inches below grade. (Nevada County Code Section 14.03.190)

Stepped footings shall be used when slope of footing bottom is greater than 1 in 10 (V: H). Step footing detail shall be shown on building elevations and foundation plan. (CRC R403.1.5)

Concrete slabs: 3 1/2" minimum (CRC R506.1). Slabs under living areas and garages shall be reinforced with wire 6" x 6", 10 gauge x 10 gauge welded mesh or equivalent steel reinforcement and 4" thickness of 3/8 minimum gravel under the concrete slab. Separate from soil with a 6 mil polyethylene vapor retarder with joints lapped not less than 6 inches in living areas. A 4" rock capillary break shall be installed when a vapor retarder is required.

A minimum 18" x 24" under-floor access, unobstructed by pipes or ducts and within 5' of each under-floor plumbing cleanout and not located under a door to the residence, is required. Provide a solid cover or screen. (CRC 408.4 & CPC 707.9)

Minimum sill bolting: 1/2" anchor bolts or approved anchors at 6 ft. o.c. maximum for one-story, (CRC R403.1.6) Use anchor bolts at 4 ft. o.c. maximum for three story construction. Embedded 7" minimum. The anchor bolts shall be placed in the middle third of the width of the plate. Load end bolts not less than 7 bolt diameters, nor more than 12" from ends of sill members. In SDC DO and above: Provide 3"x3"x0.229 plate washers on each bolt at braced or shear wall locations, standard washers shall be permitted for anchor bolts not located in braced/shear wall locations. The hole in the plate washer is permitted to be diagonally slotted with a width of up to 3/16" larger than the bolt diameter; the slot length shall not exceed 1 1/4", provided a standard cut washer is placed between the plate washer and the nut. (CRC R403.1.6.1 & R602.11.1)

WOOD FRAMING

Columns shall be restrained to prevent lateral displacement at the bottom end. Wood columns

shall be 4x material minimum and steel columns shall be schedule 40, 3" in diameter minimum. (CRC R407.3) Toenailing of posts to pier blocks no longer allowed in underfloor areas.

CLEARANCES AND TREATMENT FOR WOOD FRAMING

All joists, girders, ledgers, structural blocking and support posts/column shall be wood of natural resistance to decay or pressure-treated lumber when exposed to the weather. (CRC R304)

Columns in basements when in contact with basement slabs or metal pedestals shall be pressure treated or natural resistance to decay unless the pier/pedestals project 1" above concrete or 8" above earth. (CRC R304)

Columns in enclosed crawl spaces or unexcavated areas located within the periphery of the building shall be pressure treated or natural resistance to decay unless the column is supported by a concrete pier or metal pedestal of a height 8" or more. (CRC R304)

FLOORS

Under-floor areas with storage, fuel-fired equipment or electric-powered equipment with less than 2x10 solid joists or composite lumber of equal or greater cross-sectional area shall be protected on the underside by half-inch sheetrock or a sprinkler system. (R302.13)

Balconies and decks must be designed for a minimum live load of 60lbs per square foot. (CRC T-R301.5)

WALLS

Specify post to beam connections. Positive connection shall be provided to ensure against uplift and lateral displacement. (CRC R502.9 & CRC 2304.10.7)

All fasteners used for attachment of siding & into pressure treated lumber shall be of a corrosion resistant type. (CRC 304.3)

Provide approved building paper under the building siding and approved flashing at exterior openings. (CRC R703.2) Specify a minimum of 2 layers of Grade D paper under stucco and 2 layers of 15lb felt (or equivalent) under stone veneer.

Stucco shall have a minimum clearance to earth of 4 inches and 2 inches to paved surfaces with an approved weep screed. (CRC R703.7.2.1) Masonry stone veneer shall be flashed beneath the first course of masonry and provided with weep holes immediately above the flashing. (CRC R703.8.5 and R703.8.6)

ROOF

Show minimum 22" x 30" access opening to attic (CRC R807); may be required to be 30"x30" to remove the largest piece of mechanical equipment per the California Mechanical Code. Ceiling at attic access must be 30" measured from bottom of roof rafters to top of ceiling joists.

Provide adequate roof slope (minimum 1/4 inch per 12 inches) for roof drainage. Roof drains/gutters required to be installed per the California Plumbing Code with leaf/debris protection also installed.

Asphalt shingles with sloped roofs 2/12 to <4/12 shall have two layers of underlayment applied per CRC R505.2.

GARAGE AND CARPORT

Garage shall be separated from the dwelling unit & attic area by 1/2 inch gypsum board applied to the garage side. Garage beneath habitable rooms shall be separated by not less than 5/8" type X gypsum board. Structure supporting floor/ceiling assemblies used for required separations shall have 1/2" gypsum board installed minimum. Door openings from the garage to the dwelling shall be solid wood/steel doors or honeycomb steel doors not less than 1 3/8" thick or a 20-minute rated fire door. Doors shall be self-closing & self-latching. No openings directly into a sleeping room from the garage. When the dwelling and garage have fire sprinklers installed per R317.6 and R309, doors into the dwelling unit from the garage only need to be self-closing and self-latching. (CRC R302.5.1 & T-R302.6)

Ducts penetrating the garage to dwelling separation shall be a minimum of 26 gauge with no openings into the garage. (CRC R302.5.2)

Penetrations through the garage to dwelling separation wall (other than ducts as listed above) shall be fire-blocked per CRC section R302.11, Item #4.

Garage and carport floor surfaces shall be non-combustible material and slope to drain towards the garage door opening. (CRC R317.1)

Appliances and receptacles installed in garage generating a glow, spark or flame shall be located 18" above floor unless it is listed as flammable vapor ignition resistant. (CMC 305.1) Provide protective post or other impact barrier from vehicles. (CMC 305.1.1)

Appliances in private garages and carports shall be installed with a minimum clearance of 6ft above the floor unless they are protected from vehicular impact. (CBC 406.2.9.3)

STAIRWAYS & RAMPS

Stair landings required every 127" of vertical rise. (CRC R318.7.3)

Exterior stair stringers must be naturally resistant to decay or pressure treated. (CRC R304.1)

Rise shall be maximum 7.75"; Run shall be 10" minimum; headroom 6'-8" minimum; width 36" minimum, 31.5" between a handrail on one side and 27" with handrails on two sides. Variation between riser heights 3/8" maximum. A nosing not less than .75 inches but not more than 1.25 inches shall be provided on stairways with solid risers where the tread depth is less than 11 inches. The leading edge of treads shall project not more than 1.25 inches beyond the tread below. Open risers are permitted, provided the opening between the treads does not permit the passage of a 4" sphere. (Openings are not limited when the stair has a rise of 30" or less). (CRC R318.7)

Stairways with 4 or more risers shall have a handrail on one side 34" to 38" above the tread nosing. Circular handrails shall have an outside diameter of 1.25"-2"; if not circular, it shall have a perimeter dimension of 4"-6.25" with a maximum cross-sectional dimension of 2.25". A minimum clearance of 1.5" shall be maintained from the wall or other surface. Handrails shall be returned and terminate in newel posts, or safety terminals. (CRC R320)

Guards shall be 42" minimum height (unless acting as a handrail/guard for a stairway; the guard height may be 34"-38" in height), with openings less than 4" inches clear (guards on the open sides of stairs may have 4 3/8" openings). (CRC R321)

Provide landings at the top/bottom of the stairway the width of the stairway. The depth of the landing shall be 36" minimum. (CRC R318.7.6)

Usable spaces underneath enclosed/unenclosed stairways shall be protected by a minimum of 1/2" gypsum board. (CRC R302.7)

Ramps serving the egress door shall have a slope of not more than 1 unit vertical in 12 units horizontal (8.3-percent slope). All other ramps shall have a maximum slope of 1 unit vertical in 8 units horizontal (12.5-percent slope). Exception: Where it is technically infeasible to comply because of site constraints, ramps shall have a slope of not more than 1 unit vertical in 8 units horizontal (12.5-percent slope) (CRC R318.8.1). Provide 3'x3" landings at the top and bottom of ramps, where doors open onto ramps, and where ramps change directions. (CRC R318.8.2)

DECKS

Guards are required if deck or floor is over 30" above grade, minimum 42" high, with openings less than 4". (CRC R312) Guardrails shall be designed and detailed for lateral forces according to CRC Table 301.5.

Flashing must extend vertically 2" above the ledger and 4" horizontal beyond the ledger face. (CRC R507.9.1.3)

Provide deck lateral load connections at each end of the deck and at deck intersections per CRC R507.9.2. Specify connectors with a minimum allowable stress design capacity of 1,500lbs and install with 24" of the end of the deck. 750lb rated devices are allowed (DTT12 as example) if located at 4 points along the deck.

Posts/columns shall be retrained at the bottom end to prevent lateral displacement; clearly show approved post bases, straps, etc to achieve this per CRC R407.3

Joists, girders, structural blocking and support posts shall be wood of natural resistance to decay or pressure-treated lumber when exposed to the weather. (CRC R304.1(8))

Hardware and fasteners to be hot-dipped galvanized, stainless steel, silicon bronzed or copper. (CRC R304.3)

ELECTRICAL

Never install electrical panels in closets or bathrooms. Maintain a clearance of 36" inches in front of panels, 30" wide or width of equipment and 6'-6" high for headroom. (CEC 110.126)

All services supplying dwelling units shall be provided a surge protection device. The SPD shall be an integral part of the service equipment or shall be located immediately adjacent thereto. (CRC 230.67)

Provide a minimum 3 lug intersystem bonding busbar at the main electrical service. (CEC 250.94)

Provide a four-wire feed (two ungrounded conductors, one grounded conductor and an equipment grounding conductor) to all detached structures.

Provide electrical service load calculations for dwellings over 3,000 sq. ft. services 400 amperes or greater or as determined by the Plans Examiner.

All automatic garage door openers that are installed in a residence shall have a battery backup function that is designed to operate when activated because of an electrical outage. (CRC 406.2.1)

A concrete-encased electrode (ufer) consisting of 20" of rebar or #4 copper wire placed in the bottom of a footing is required for all new construction. (CEC 250.52(A)(3)) Bond all metal gas and water pipes to ground. All ground clamps shall be accessible and of an approved type. (CEC 250.104)

All 15/20 ampere receptacles installed per CEC 210.52 including attached and detached garages and accessory buildings shall be listed tamper-resistant receptacles. (CEC 406.12)

All branch circuits supplying 15/20 ampere outlets in family rooms, dining rooms, living rooms, parlors, libraries, dens, bedrooms, sunrooms, recreation rooms, closets, hallways, kitchens, laundry room or similar rooms/areas shall be protected by a listed combination type arc-fault circuit interrupter. (CEC 210.12)

Provide a minimum of one 20A circuit to be used for the laundry receptacle. (CEC 210.11(C)(2))

Provide a minimum of one 20A circuit for bathroom receptacle outlets. (CEC 210.11(C)(3))

GFCIs for Specific Appliances – 210.8(D) This change expands the requirement for GFCI-protected branch circuits or outlets to include those serving electric ranges, wall-mounted ovens, counter-mounted cooking units, clothes dryers and microwave ovens, no matter where they are located.

Provide at least 1 outlet in basements, garages, laundry rooms, decks, balconies, porches and within 3' of the outside of each bathroom basin. (CEC 210.52 (D), (F) & (G))

Furnaces installed in attics and crawl spaces shall have an access platform (catwalk in attics), light switch and receptacle in the space. Provide a service receptacle for the furnace. (CEC 210.63)

All dwellings must have one exterior outlet at the front and the back of the dwelling. (CEC 210.52(E))

Provide a minimum of one 20A circuit for attached and detached garage outlets. The circuit shall supply no other receptacle outlet. Exception: Garage circuit may serve readily accessible outdoor receptacle outlets. ((CEC 210.11 (C)(4))

A minimum of 1 receptacle shall be provided for each car space. (210.52(G)(1))

At least one wall switched lighting outlet or fixture shall be installed in every habitable room, bathroom, hallways, stairways, attached garages and detached garages with electrical power, equipment spaces (attics, basements, etc). (CEC 210.70).

Kitchens, dining rooms, pantries, breakfast nooks, and similar areas must have a minimum of two 20A circuits. Kitchen, pantry, breakfast nooks, dining rooms, work surfaces and similar areas counter outlets must be installed in every counter space 12" inches or wider, not greater than 4' o.c., within 24" inches of the end of any counter space and not higher than 20" above counter. (CEC 210.52 (C)) 1 receptacle is required for peninsular counter spaces. Receptacles shall be located behind kitchen sinks if the counter area depth behind the sink is more than 12" for straight counters and 18" for corner installations. (CEC Figure 210.52(C)(1))

Receptacles on Kitchen Islands and Peninsulas – 210.52(C)(2) This change removes the requirement for providing receptacles to serve countertops and work surfaces on kitchen islands and peninsulas but requires undefined provisions for a future receptacle if none are provided. This section previously required one or more receptacles to serve islands and peninsulas based on their countertop area.

Receptacles shall be installed at 12' o.c. maximum in walls starting at 6' maximum from the wall end. Walls longer than two feet shall have a receptacle. Hallway walls longer than 10 ft shall

have a receptacle in hallways. (CEC 210.52(A))

Receptacles installed Around Tub or Shower Spaces – 406.9(C) This change clarifies that the zone restricting the location of receptacles around a tub or shower space does not include those spaces separated by a floor, wall, ceiling, room door, window, or fixed barrier. The 2020 NEC extended the zone 3 feet beyond the bathtub rim or shower stall threshold.

Stairways with 6 or more risers shall have wall switch at each floor level at the stair landings. (CEC 210.70(A)(2))

Receptacles shall not be installed within or directly over a bathtub or shower stall. (CEC 406.9 (C)) Light pendants, ceiling fans, lighting tracks, etc shall not be located within 3ft horizontally and 8ft vertically above a shower and/or bathtub threshold. (CEC 410.10(D))

All lighting/fan fixtures located in wet or damp locations shall be rated for the application. (CEC 410.10)

GFCI outlets are required: for all kitchen receptacles that are designed to serve countertop surfaces, dishwashers, bathrooms, in under-floor spaces or below grade level, in unfinished basements, crawl space lighting outlets, in exterior outlets, within 6' of a laundry/utility/wet bar sinks, indoor damp locations, mud rooms, finished basements, laundry areas, and in all garage outlets including outlets dedicated to a single device or garage door opener. (CEC 210.8)

Carbon-monoxide alarms shall be installed in dwelling units with fuel-burning appliances or with attached garages (CRC R311):

Outside of each separate sleeping area in the immediate vicinity of bedrooms

On every level of a dwelling unit including basements

Where a fuel-burning appliance is located within a bedroom, a carbon monoxide detector shall be installed in the bedroom.

Alterations, repairs, or additions exceeding 1,000 dollars (May be battery operated)

Smoke alarms shall be installed (CRC R310):

In each room used for sleeping purposes.

Outside of each separate sleeping area in the immediate vicinity of bedrooms.

In each story, including basements.

At the top of stairways between habitable floors where an intervening door or obstruction prevents smoke from reaching the smoke detector.

Shall not be installed within 20ft horizontally of cooking appliances and no closer than 3ft to mechanical registers, ceiling fans and bathroom doors with a bathtub or shower unless this would prevent placement of a smoke detector (R314.3(A)).

Within a room to which a sleeping loft is open, in the immediate vicinity of the sleeping loft.

Alterations, repairs, or additions exceeding 1,000 dollars. (May be battery operated.)

All smoke and carbon-monoxide alarms shall be hardwired with a battery backup (smoke alarms shall have a 10-year sealed battery). (CRC R314.4 & R315.1.2)

Smoke detectors within 10 feet to 20 feet of the stove shall be ionization type with alarm silencing switch. (CRC R314.3.3)

All 15/20 ampere receptacles in wet locations shall have in-use (bubble) covers installed. All receptacles in wet locations shall also be listed weather-resistant type. (CEC 406.9(B)(1))

ENERGY STORAGE SYSTEMS

Energy storage systems shall be installed per minimum code standards. (CRC R330) See the ESS handbook for more details.

PLUMBING

Underfloor cleanouts shall not be more than 5' from an underfloor access, access door or trap door. (CPC 707.9)

Kitchen sinks require a cleanout above the floor level of the lowest floor of the building.

ABS piping shall not be exposed to direct sunlight unless protected by water based synthetic latex paints. (CPC 906.1)

PVC piping shall not be exposed to direct sunlight unless protected by water based synthetic latex paint. .04" thick wrap or otherwise protected from UV degradation. (CPC 906.1)

Underground water supply lines shall have a 14 awg blue tracer wire. (CPC 604.10.1)

The entire floor space in a room containing a shower without thresholds shall be considered a "wet location" when using the CRC, CBC, and the CEC. (CRC 408.5)

Shower compartments, regardless of shape, shall have a minimum finished interior of 1024 square inches (32" by 32") and shall also be capable of encompassing a 30" circle. The required area and dimensions shall be measured at a height equal to the top of the threshold and shall be maintained to a point of not less than 70" above the shower drain outlet. (CPC 408.7) Provide curtain rod or door a minimum of 22" in width (CPC 408.5). Showers and tubs with showers require a non-absorbent surface up to 6" above the floor. (CRC R307.2) Minimum shower receptor slope is 1/8" per foot. (CPC 408.5)

Curbless showers require a 2" temporary barrier for testing. (CPC 408.8.5)

Water heaters using gas or propane shall designate a space 2.5 feet by 2.5 feet and 7 feet tall suitable for future installation of a heat pump water heater. Additional features are required. (California Energy Code 150.0(n))

Domestic hot water lines shall be insulated. Insulation shall be the thickness of the pipe diameter up to 2" in size and minimum 2" thickness for pipes larger than 2" in diameter. (CPC 609.12)

A 3-inch gravity propane drain shall be provided at the low point of the space, installed which provides 1/4-inch per foot grade and terminate at an exterior point of the building protected from blockage. The opening shall be screened with a corrosion-resistant wire mesh with mesh openings of 1/4-inch in dimension. Lengths of the gravity drains over 10 feet in length shall be first approved by the Building Official. (Nevada County Code Section 14.08.090)

Water heaters located in attics, ceiling assemblies and raised floor assemblies shall show a water-tight corrosion resistant minimum 1 1/2" deep pan under the water heater with a minimum 1/4 inch drain to the exterior of the building. (CPC 507.5)

Rain gutters and downspouts to be installed for projects below 4,000ft elevation. Clearly show/note that approved leaf/debris guards will be installed on all gutters.

Water closets shall be located in a space not less than 30" in width (15" on each side) and 24" minimum clearance in front. (CPC 402.5)

Indicate on the plans that the maximum hot water temperature discharging from a bathtub or whirlpool bathtub filler shall not exceed 120 degrees F. (CPC 408.4.2)

Provide anti-siphon valves on all hose bibs. (CPC 603.5.7)

Floor drains shall be provided with a trap primer. (CPC 1007)

Added new trap arm maximum lengths. (CPC Table 1002.2)

Gas piping on roofs shall be elevated minimum 3-1/2" above roof surface. (CPC 1210.3.5.3)

MECHANICAL

Wood burning appliances shall not be installed in a new or existing project that is not one of the following:

A pellet-fueled wood burning heater.

A U.S. EPA Phase II Certified wood burning heater.

An appliance or fireplace determined to meet the U.S. EPA particulate matter emission standard of less than 7.5 grams per hour for a non-catalytic wood fired appliance or 4.1 grams per hour for a catalytic wood fired appliance and is approved in writing by the APCO.

All newly installed gas fireplaces shall be direct vent and sealed-combustion type. (CMC 912.3)

Any installed wood stove or pellet stove shall meet the U.S. EPA New Source Performance Standard emission limits and shall have a permanent label certifying emission limits.

Pre-fab fireplaces require manufacturer specifications, model and UL Laboratories certification. Top chimney must extend a minimum of 2 ft. above any part of the building within 10 ft. (CMC 802.5.4)

Fireplaces shall have closable metal or glass doors, have combustion air intake drawn from the outside and have a readily accessible flue damper control. Continuous burning pilot lights are prohibited. (California Energy Code 150.0(e))

Provide combustion air for all gas fired appliances per CMC Chapter 7.

Masonry chimneys and fireplaces shall be constructed per CRC Chapter 10. Provide details and notes on the plans for the construction, foundation, seismic reinforcement, seismic anchorage, firebox dimensions, etc.

Gas water heater and furnace are not allowed in areas opening into bathrooms, closets or bedrooms unless installed in a closet equipped with a listed gasketed door assembly and a listed self-closing device with all combustion air obtained from the outdoors. (CPC 504)

Roof top equipment on roofs with over 4/12 slope shall have a level 30"x30" working platform. (CMC 304.2)

Exhaust openings terminating to the outdoors shall be covered with a corrosion resistant screen 1/2"-1/2" in opening size (not required for clothes dryers). (CMC 502.1)

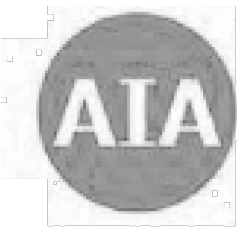
Vent dryer to outside of building (not to under-floor area). Vent length shall be 14 ft. maximum. Shall terminate a minimum of 3' from the property line and any opening into the building. (CMC 504.4.2)

Environmental Air Ducts shall not terminate less than 3' to a property line, 10' to a forced air inlet, 3' to openings into the building and shall not discharge on to a public way. (CMC 502.2.1)

Provide minimum 100 square inches make-up air for clothes dryers installed in closets. (CMC 504.4.1(1))

Heating system is required to maintain 68 degrees at 3 ft. above floor level and

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California

2025 CALIFORNIA GREEN BUILDING STANDARDS CODE

RESIDENTIAL MANDATORY MEASURES, SHEET 1

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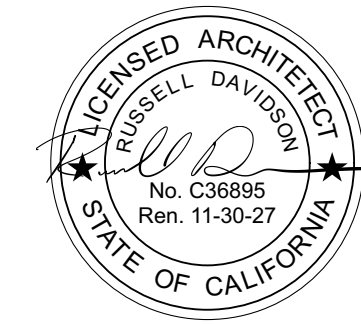
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| <div><div><div><div><div><div></div><div>Y</div><div>N/A</div><div>RESPON. PARTY</div></div></div><div><div><div>CHAPTER 3</div><div>GREEN BUILDING</div><div>SECTION 301 GENERAL</div></div></div><div><div><div>301.1 SCOPE.</div><div>Buildings shall be designed to include the green building measures specified as mandatory in the application checks contained in this code. Voluntary green building measures are also included in the application checklists and may be included in the design and construction of structures covered by this code, but are not required unless adopted by a city, county, or city and county as specified in Section 101.7.</div></div></div><div><div><div>301.1.1 Additions and alterations. [HCD]</div><div>The mandatory provisions of Chapter 4 shall be applied to additions or alterations of existing residential buildings where the addition or alteration increases the building's conditioned area, volume, or size. The requirements shall apply only to and/or within the specific area of the addition or alteration.</div></div></div><div><div><div>The mandatory provision of Section 4.106.4.2 may apply to additions or alterations of existing parking facilities or the addition of new parking facilities serving existing multifamily buildings. See Section 4.106.4.3 for application.</div></div></div><div><div><div>Note:</div><div>Repairs including, but not limited to, resurfacing, restriping and repairing or maintaining existing lighting fixtures are not considered alterations for the purpose of this section.</div></div></div><div><div><div>Note:</div><div>On and after January 1, 2014, residential buildings undergoing permitted alterations, additions, or improvements shall replace noncompliant plumbing fixtures with water-conserving plumbing fixtures. Plumbing fixture replacement is required prior to issuance of a certificate of final completion, certificate of occupancy or final permit approval by the local building department. See Civil Code Section 1101.1, et seq., for the definition of a noncompliant plumbing fixture, types of residential buildings affected and other important enactment dates.</div></div></div><div><div><div>301.2 LOW-RISE AND HIGH-RISE RESIDENTIAL BUILDINGS. [HCD]</div><div>The provisions of individual sections of CALGreen may apply to either low-rise residential buildings high-rise residential buildings, or both. Individual sections will be designated by banners to indicate where the section applies specifically to low-rise only (LR) or high-rise only (HR). When the section applies to both low-rise and high-rise buildings, no banner will be used.</div></div></div><div><div><div>SECTION 302 MIXED OCCUPANCY BUILDINGS</div></div></div><div><div><div>302.1 MIXED OCCUPANCY BUILDINGS.</div><div>In mixed occupancy buildings, each portion of a building shall comply with the specific green building measures applicable to each specific occupancy.</div></div></div><div><div><div>Exceptions:</div><div>1. [HCD] Accessory structures and accessory occupancies serving residential buildings shall comply with Chapter 4 and Appendix A4, as applicable.
2. [HCD] For purposes of CALGreen, live/work units, complying with Section 419 of the California Building Code, shall not be considered mixed occupancies. Live/Work units shall comply with Chapter 4 and Appendix A4, as applicable.</div></div></div><div><div><div>DIVISION 4.1 PLANNING AND DESIGN</div></div></div><div><div><div>ABBREVIATION DEFINITIONS:</div><div>HCD Department of Housing and Community Development
BSC California Building Standards Commission
DSA-SS Division of the State Architect, Structural Safety
OSHPD Office of Statewide Health Planning and Development
LR Low Rise
HR High Rise
AA Additions and Alterations
N New</div></div></div><div><div><div>CHAPTER 4</div><div>RESIDENTIAL MANDATORY MEASURES</div></div></div><div><div><div>SECTION 4.102 DEFINITIONS</div></div></div><div><div><div>4.102.1 DEFINITIONS</div><div>The following terms are defined in Chapter 2 (and are included here for reference)</div></div></div><div><div><div>FRENCH DRAIN.</div><div>A trench, hole or other depressed area loosely filled with rock, gravel, fragments of brick or similar pervious material used to collect or channel drainage or runoff water.</div></div></div><div><div><div>WATTLES.</div><div>Wattles are used to reduce sediment in runoff. Wattles are often constructed of natural plant materials such as hay, straw or similar material shaped in the form of tubes and placed on a downflow slope. Wattles are also used for perimeter and inlet controls.</div></div></div><div><div><div>4.106 SITE DEVELOPMENT</div></div></div><div><div><div>4.106.1 GENERAL.</div><div>Preservation and use of available natural resources shall be accomplished through evaluation and careful planning to minimize negative effects on the site and adjacent areas. Preservation of slopes, management of storm water drainage and erosion controls shall comply with this section.</div></div></div><div><div><div>4.106.2 STORM WATER DRAINAGE AND RETENTION DURING CONSTRUCTION.</div><div>Projects which disturb less than one acre of soil and are not part of a larger common plan of development which in total disturbs one acre or more, shall manage storm water drainage during construction. In order to manage storm water drainage during construction, one or more of the following measures shall be implemented to prevent flooding of adjacent property, prevent erosion and retain soil runoff on the site.</div></div></div><div><div><div>1. Retention basins of sufficient size shall be utilized to retain storm water on the site.</div><div>2. Where storm water is conveyed to a public drainage system, collection point, gutter or similar disposal method, water shall be filtered by use of a barrier system, wattle or other method approved by the enforcing agency.</div><div>3. Compliance with a lawfully enacted storm water management ordinance.</div></div></div><div><div><div>Note:</div><div>Refer to the State Water Resources Control Board for projects which disturb one acre or more of soil, or are part of a larger common plan of development which in total disturbs one acre or more of soil.

(Website: https://www.waterboards.ca.gov/water_issues/programs/stormwater/construction.html)</div></div></div><div><div><div>4.106.3 GRADING AND PAVING.</div><div>Construction plans shall indicate how the site grading or drainage system will manage all surface water flows to keep water from entering buildings. Examples of methods to manage surface water include, but are not limited to, the following:</div></div></div><div><div><div>1. Swales</div><div>2. Water collection and disposal systems</div><div>3. French drains</div><div>4. Water retention gardens</div><div>5. Other water measures which keep surface water away from buildings and aid in groundwater recharge.</div></div></div><div><div><div>Exception:</div><div>Additions and alterations not altering the drainage path.</div></div></div><div><div><div>4.106.4 Electric vehicle (EV) charging for new construction.</div><div>New construction shall comply with Section 4.106.4.1 or 4.106.4.2. Electric vehicle supply equipment (EVSE) shall comply with the California Electrical Code.</div></div></div><div><div><div>Exceptions:</div><div>1. On a case-by-case basis, where the local enforcing agency has determined EV charging and infrastructure are not feasible based upon one or more of the following conditions:
1.1 Where there is no local utility power supply or the local utility is unable to supply adequate power.
1.2 Where there is evidence suitable to the local enforcing agency substantiating that additional local utility infrastructure design requirements, directly related to the implementation of Section 4.106.4, may adversely impact the construction cost of the project.
2. Accessory Dwelling Units (ADU) and Junior Accessory Dwelling Units (JADU) without additional parking facilities.</div></div></div><div><div><div>4.106.4.1 New one- and two-family dwellings and townhouses with attached private garages.</div><div>For each dwelling unit, install a listed raceway to accommodate a dedicated 208/240-volt branch circuit. The raceway shall not be less than trade size 1 (nominal 1-inch inside diameter). The raceway shall originate at the main service or subpanel and shall terminate into a listed cabinet, box or other enclosure in close proximity to the proposed location of an EV charger. Raceways are required to be continuous at enclosed, inaccessible or concealed areas and spaces. The service panel and/or subpanel shall provide capacity to install a 40-ampere 208/240-volt minimum dedicated branch circuit and space(s) reserved to permit installation of a branch circuit overcurrent protective device.</div></div></div><div><div><div>Exemption:</div><div>A raceway is not required if a minimum 40-ampere 208/240-volt dedicated EV branch circuit is installed in close proximity to the proposed location of an EV charger at the time of original construction in accordance with the California Electrical Code.</div></div></div><div><div><div>4.106.4.1.1 Identification.</div><div>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".</div></div></div><div><div><div>4.106.4.2 New multifamily dwellings, hotels and motels and new residential parking facilities.</div><div>When parking is provided, parking spaces for new multifamily dwellings, hotels and motels shall meet the requirements of Section 4.106.4.2.2. Calculations for spaces shall be rounded up to the nearest whole number. A parking space served by electric vehicle supply equipment or designed as an EV charging space shall count as at least one standard automobile parking space only for the purpose of complying
with any applicable minimum parking space requirements established by a local jurisdiction. See Vehicle Code Section 22511.2 for further details.</div></div></div><div><div><div>4.106.4.2.1 Reserved.</div></div></div><div><div><div>4.106.4.2.2 Multifamily dwellings, hotels and motels</div></div></div><div><div><div>1. EV ready parking spaces with receptacles.</div></div></div><div><div><div>a. Multifamily parking facilities with assigned parking.</div><div>Where dwelling units are provided with assigned parking spaces equal to or greater than the number of dwelling units, at least one low power Level 2 EV charging receptacle shall be provided at an assigned parking space for each dwelling unit.</div></div></div><div><div><div>1. Where the total number of dwelling units exceeds the number of assigned parking spaces, all assigned parking spaces shall be provided with one low power Level 2 EV charging receptacle.</div></div></div><div><div><div>Exception:</div><div>Areas of parking facilities served by parking lifts, including but not limited to, automated mechanical-access open parking garages as defined in the California Building Code; or parking facilities otherwise incapable of supporting electric vehicle charging.</div></div></div><div><div><div>b. Multifamily parking facilities with unassigned parking.</div><div>Where dwelling units are provided with unassigned parking spaces equal to or greater than the number of dwelling units, at least one low power Level 2 EV charging receptacle shall be provided at an unassigned parking space for each dwelling unit.</div></div></div><div><div><div>1. Where the total number of dwelling units exceeds the number of unassigned parking spaces, all unassigned parking spaces shall be provided with one low power Level 2 EV charging receptacle.</div></div></div><div><div><div>Exception:</div><div>Areas of parking facilities served by parking lifts, including but not limited to, automated mechanical-access open parking garages as defined in the California Building Code; or parking facilities otherwise incapable of supporting electric vehicle charging.</div></div></div><div><div><div>3. Multifamily parking facilities with assigned and unassigned parking.</div><div>Where multifamily buildings are provided with both assigned and unassigned parking spaces equal to or greater than the number of dwelling units, at least one low power Level 2 EV charging receptacle shall be provided for each dwelling unit at either the assigned or unassigned parking space, but not both.</div></div></div><div><div><div>d. Receptacle power source.</div><div>EV charging receptacles in multifamily parking facilities at assigned parking spaces shall be provided with a dedicated branch circuit connected to the dwelling unit's electrical panel, unless determined as infeasible by the project builder or designer and subject to concurrence of the local enforcing agency.</div></div></div><div><div><div>Exception:</div><div>Areas of parking facilities served by parking lifts, including but not limited to, automated mechanical-access open parking garages as defined in the California Building Code; or parking facilities otherwise incapable of supporting electric vehicle charging.</div></div></div><div><div><div>e. Receptacle configurations.</div><div>208/240V EV charging receptacles shall comply with one of the following configurations:
1. For 20-ampere receptacles, NEMA 6-20R
2. For 30-ampere receptacles, NEMA 14-30R
3. For 50-ampere receptacles, NEMA 14-50R</div></div></div><div><div><div>2. EV ready parking spaces with EV chargers</div></div></div><div><div><div>a. Multifamily parking facilities with unassigned or common use parking.</div><div>In addition to the low power Level 2 EV charging receptacle requirements of Section 4.106.4.2.2 (1), twenty-five (25) percent of unassigned or common use parking spaces not already provided with low power Level 2 EV charging receptacles, pursuant to Section 4.106.4.2.2 (1), shall be equipped with Level 2 EV chargers and shall be made available for use by all residents or guests.</div></div></div><div><div><div>b. EV charger connectors.</div><div>EV chargers shall be equipped with J1772 or J3400 connectors.</div></div></div><div><div><div>c. An automatic load management system (ALMS) may be used to reduce the maximum required electrical capacity to each space served by the ALMS.</div><div>The electrical system and any on-site distribution transformers shall have sufficient capacity to deliver at least 3.3 kW simultaneously to each EV charging station (EVCS) served by the ALMS. The branch circuit shall have a minimum capacity of 40 amperes, and installed EV chargers shall have a capacity of not less than 30 amperes.</div></div></div><div><div><div>4.106.4.2.2.1 Electric vehicle charging stations (EVCS) spaces with EV chargers installed; dimensions and location.</div></div></div><div><div><div>EVCS spaces shall be designed to comply with the following:</div></div></div><div><div><div>1. The minimum length of each EVCS space shall be 18 feet (5486 mm).</div><div>2. The minimum width of each EVCS space shall be 9 feet (2743 mm).</div><div>3. One in every 25 EVCS spaces, but not less than one, shall also have an 8-foot (2438 mm) wide minimum aisle. A 5-foot (1524 mm) wide minimum aisle shall be permitted provided the minimum width of the EVCS space is 12 feet (3658 mm). Surface slope for this EVCS space and the aisle shall not exceed 1 unit vertical in 48 units horizontal (2.083 percent slope) in any direction. These EVCS spaces shall also comply with at least one of the following:</div></div></div><div><div><div>a. The EVCS 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.</div></div></div><div><div><div>b. The EVCS space shall be located on an accessible route, as defined in the California Building Code, Chapter 2, to the building.</div></div></div><div><div><div>Exception:</div><div>Electric vehicle charging stations designed and constructed in compliance with the California Building Code, Chapter 11B, are not required to comply with Section 4.106.4.2.2.1.1.</div></div></div><div><div><div>4.106.4.2.2.1.2 Accessible electric vehicle charging station spaces.</div><div>In addition to the requirements in Section 4.106.4.2.2.1.1, all EV chargers, where installed, shall comply with the accessibility provisions for EV chargers in the California Building Code, Chapter 11B. EV ready spaces and EVCS in multifamily developments shall comply with California Building Code, Chapter 11A, Section 1109A.</div></div></div><div><div><div>4.106.4.2.3 Reserved.</div></div></div><div><div><div>4.106.4.2.4 Reserved.</div></div></div><div><div><div>4.106.4.2.5 Electric vehicle ready space signage.</div><div>Electric vehicle ready spaces shall be identified by signage or pavement markings, in compliance with Caltrans Traffic Operations Policy Directive 13-01 (Zero Emission Vehicle Signs and Pavement Markings) or its successor(s).</div></div></div><div><div><div>4.106.4.2.6 Hotels and motels.</div></div></div><div><div><div>1. EV ready parking spaces with receptacles.</div></div></div><div><div><div>a. Hotels and motels.</div><div>Forty (40) percent of the total number of parking spaces shall be equipped with low power Level 2 EV charging receptacles.</div></div></div><div><div><div>Exception:</div><div>Areas of parking facilities served by parking lifts, including but not limited to automated mechanical-access open parking garages as defined in the California Building Code; or parking facilities otherwise incapable of supporting electric vehicle charging.</div></div></div><div><div><div>b. Receptacle configurations.</div><div>208/240V EV charging receptacles shall comply with one of the following configurations:
1. For 20-ampere receptacles, NEMA 6-20R
2. For 30-ampere receptacles, NEMA 14-30R
3. For 50-ampere receptacles, NEMA 14-50R2.</div></div></div><div><div><div>2. EV Ready parking spaces with EV chargers.</div></div></div><div><div><div>a. Hotels and motels.</div><div>Twenty-five (25) percent of the total number of parking spaces shall be equipped with Level 2 EV chargers.</div></div></div><div><div><div>b. EV charger connectors.</div><div>EV chargers shall be equipped with J1772 or J3400 connectors.</div></div></div><div><div><div>Exception:</div><div>Areas of parking facilities served by parking lifts, including but not limited to, automated mechanical-access open parking garages as defined in the California Building Code; or parking facilities otherwise incapable of supporting electric vehicle charging.</div></div></div><div><div><div>4.106.4.3 Electric vehicle charging for additions and alterations of parking facilities serving existing multifamily buildings, hotels and motels.</div><div>When existing parking facilities are altered or new parking spaces are added to existing parking facilities, and the work requires a building permit, each parking space added or altered shall have access to either a low power Level 2 EV charging receptacle or Level 2 EV charger, unless determined as infeasible by the project builder or designer and subject to concurrence of the local enforcing agency.</div></div></div><div><div><div>Exception:</div><div>Where work requiring a permit is being performed for the installation of 120-volt electrical receptacle(s) for level 1 EV charging.</div></div></div><div><div><div>4.106.4.4 Bicycle parking.</div><div>Bicycle parking shall comply with Sections 4.106.4.4.1 through 4.106.4.4.3.</div></div></div><div><div><div>4.106.4.4.1 Short-term bicycle parking for multifamily buildings, hotels and motels.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every 10,000 square feet, but not less than two spaces. Short-term bicycle parking shall be located within 200 feet of
building entrances, and readily visible to passers-by. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Permanently anchored bicycle parking devices, racks, or lockers in an unsheltered, open area.
2. Covered or uncovered enclosures with permanently anchored bicycle parking devices or racks.</div></div></div><div><div><div>4.106.4.4.2 Long-term bicycle parking for multifamily buildings.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.4.3 Long-term bicycle parking for hotel and motel buildings.</div><div>Provide one on-site long-term bicycle parking space for every 25,000 square feet, but not less than two. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.5 Electric vehicle charging for additions and alterations of parking facilities serving existing multifamily buildings, hotels and motels.</div><div>When existing parking facilities are altered or new parking spaces are added to existing parking facilities, and the work requires a building permit, each parking space added or altered shall have access to either a low power Level 2 EV charging receptacle or Level 2 EV charger, unless determined as infeasible by the project builder or designer and subject to concurrence of the local enforcing agency.</div></div></div><div><div><div>Exception:</div><div>Where work requiring a permit is being performed for the installation of 120-volt electrical receptacle(s) for level 1 EV charging.</div></div></div><div><div><div>4.106.4.6 Bicycle parking.</div><div>Bicycle parking shall comply with Sections 4.106.4.4.1 through 4.106.4.4.3.</div></div></div><div><div><div>4.106.4.6.1 Short-term bicycle parking for multifamily buildings, hotels and motels.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.6.2 Long-term bicycle parking for multifamily buildings.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.6.3 Long-term bicycle parking for hotel and motel buildings.</div><div>Provide one on-site long-term bicycle parking space for every 25,000 square feet, but not less than two. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.7 Electric vehicle charging for additions and alterations of parking facilities serving existing multifamily buildings, hotels and motels.</div><div>When existing parking facilities are altered or new parking spaces are added to existing parking facilities, and the work requires a building permit, each parking space added or altered shall have access to either a low power Level 2 EV charging receptacle or Level 2 EV charger, unless determined as infeasible by the project builder or designer and subject to concurrence of the local enforcing agency.</div></div></div><div><div><div>Exception:</div><div>Where work requiring a permit is being performed for the installation of 120-volt electrical receptacle(s) for level 1 EV charging.</div></div></div><div><div><div>4.106.4.8 Bicycle parking.</div><div>Bicycle parking shall comply with Sections 4.106.4.4.1 through 4.106.4.4.3.</div></div></div><div><div><div>4.106.4.8.1 Short-term bicycle parking for multifamily buildings, hotels and motels.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.8.2 Long-term bicycle parking for multifamily buildings.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.8.3 Long-term bicycle parking for hotel and motel buildings.</div><div>Provide one on-site long-term bicycle parking space for every 25,000 square feet, but not less than two. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.9 Electric vehicle charging for additions and alterations of parking facilities serving existing multifamily buildings, hotels and motels.</div><div>When existing parking facilities are altered or new parking spaces are added to existing parking facilities, and the work requires a building permit, each parking space added or altered shall have access to either a low power Level 2 EV charging receptacle or Level 2 EV charger, unless determined as infeasible by the project builder or designer and subject to concurrence of the local enforcing agency.</div></div></div><div><div><div>Exception:</div><div>Where work requiring a permit is being performed for the installation of 120-volt electrical receptacle(s) for level 1 EV charging.</div></div></div><div><div><div>4.106.4.10 Bicycle parking.</div><div>Bicycle parking shall comply with Sections 4.106.4.4.1 through 4.106.4.4.3.</div></div></div><div><div><div>4.106.4.10.1 Short-term bicycle parking for multifamily buildings, hotels and motels.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.10.2 Long-term bicycle parking for multifamily buildings.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.10.3 Long-term bicycle parking for hotel and motel buildings.</div><div>Provide one on-site long-term bicycle parking space for every 25,000 square feet, but not less than two. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.11 Electric vehicle charging for additions and alterations of parking facilities serving existing multifamily buildings, hotels and motels.</div><div>When existing parking facilities are altered or new parking spaces are added to existing parking facilities, and the work requires a building permit,
each parking space added or altered shall have access to either a low power Level 2 EV charging receptacle or Level 2 EV charger, unless determined as infeasible by the project builder or designer and subject to concurrence of the local enforcing agency.</div></div></div><div><div><div>Exception:</div><div>Where work requiring a permit is being performed for the installation of 120-volt electrical receptacle(s) for level 1 EV charging.</div></div></div><div><div><div>4.106.4.12 Bicycle parking.</div><div>Bicycle parking shall comply with Sections 4.106.4.4.1 through 4.106.4.4.3.</div></div></div><div><div><div>4.106.4.12.1 Short-term bicycle parking for multifamily buildings, hotels and motels.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.12.2 Long-term bicycle parking for multifamily buildings.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.12.3 Long-term bicycle parking for hotel and motel buildings.</div><div>Provide one on-site long-term bicycle parking space for every 25,000 square feet, but not less than two. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.13 Electric vehicle charging for additions and alterations of parking facilities serving existing multifamily buildings, hotels and motels.</div><div>When existing parking facilities are altered or new parking spaces are added to existing parking facilities, and the work requires a building permit, each parking space added or altered shall have access to either a low power Level 2 EV charging receptacle or Level 2 EV charger, unless determined as infeasible by the project builder or designer and subject to concurrence of the local enforcing agency.</div></div></div><div><div><div>Exception:</div><div>Where work requiring a permit is being performed for the installation of 120-volt electrical receptacle(s) for level 1 EV charging.</div></div></div><div><div><div>4.106.4.14 Bicycle parking.</div><div>Bicycle parking shall comply with Sections 4.106.4.4.1 through 4.106.4.4.3.</div></div></div><div><div><div>4.106.4.14.1 Short-term bicycle parking for multifamily buildings, hotels and motels.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.14.2 Long-term bicycle parking for multifamily buildings.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.14.3 Long-term bicycle parking for hotel and motel buildings.</div><div>Provide one on-site long-term bicycle parking space for every 25,000 square feet, but not less than two. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.15 Electric vehicle charging for additions and alterations of parking facilities serving existing multifamily buildings, hotels and motels.</div><div>When existing parking facilities are altered or new parking spaces are added to existing parking facilities, and the work requires a building permit, each parking space added or altered shall have access to either a low power Level 2 EV charging receptacle or Level 2 EV charger, unless determined as infeasible by the project builder or designer and subject to concurrence of the local enforcing agency.</div></div></div><div><div><div>Exception:</div><div>Where work requiring a permit is being performed for the installation of 120-volt electrical receptacle(s) for level 1 EV charging.</div></div></div><div><div><div>4.106.4.16 Bicycle parking.</div><div>Bicycle parking shall comply with Sections 4.106.4.4.1 through 4.106.4.4.3.</div></div></div><div><div><div>4.106.4.16.1 Short-term bicycle parking for multifamily buildings, hotels and motels.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.16.2 Long-term bicycle parking for multifamily buildings.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.16.3 Long-term bicycle parking for hotel and motel buildings.</div><div>Provide one on-site long-term bicycle parking space for every 25,000 square feet, but not less than two. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.17 Electric vehicle charging for additions and alterations of parking facilities serving existing multifamily buildings, hotels and motels.</div><div>When existing parking facilities are altered or new parking spaces are added to existing parking facilities, and the work requires a building permit, each parking space added or altered shall have access to either a low power Level 2 EV charging receptacle or Level 2 EV charger, unless determined as infeasible by the project builder or designer and subject to concurrence of the local enforcing agency.</div></div></div><div><div><div>Exception:</div><div>Where work requiring a permit is being performed for the installation of 120-volt electrical receptacle(s) for level 1 EV charging.</div></div></div><div><div><div>4.106.4.18 Bicycle parking.</div><div>Bicycle parking shall comply with Sections 4.106.4.4.1 through 4.106.4.4.3.</div></div></div><div><div><div>4.106.4.18.1 Short-term bicycle parking for multifamily buildings, hotels and motels.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.18.2 Long-term bicycle parking for multifamily buildings.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.18.3 Long-term bicycle parking for hotel and motel
buildings.</div><div>Provide one on-site long-term bicycle parking space for every 25,000 square feet, but not less than two. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.19 Electric vehicle charging for additions and alterations of parking facilities serving existing multifamily buildings, hotels and motels.</div><div>When existing parking facilities are altered or new parking spaces are added to existing parking facilities, and the work requires a building permit, each parking space added or altered shall have access to either a low power Level 2 EV charging receptacle or Level 2 EV charger, unless determined as infeasible by the project builder or designer and subject to concurrence of the local enforcing agency.</div></div></div><div><div><div>Exception:</div><div>Where work requiring a permit is being performed for the installation of 120-volt electrical receptacle(s) for level 1 EV charging.</div></div></div><div><div><div>4.106.4.20 Bicycle parking.</div><div>Bicycle parking shall comply with Sections 4.106.4.4.1 through 4.106.4.4.3.</div></div></div><div><div><div>4.106.4.20.1 Short-term bicycle parking for multifamily buildings, hotels and motels.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.20.2 Long-term bicycle parking for multifamily buildings.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.20.3 Long-term bicycle parking for hotel and motel buildings.</div><div>Provide one on-site long-term bicycle parking space for every 25,000 square feet, but not less than two. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.21 Electric vehicle charging for additions and alterations of parking facilities serving existing multifamily buildings, hotels and motels.</div><div>When existing parking facilities are altered or new parking spaces are added to existing parking facilities, and the work requires a building permit, each parking space added or altered shall have access to either a low power Level 2 EV charging receptacle or Level 2 EV charger, unless determined as infeasible by the project builder or designer and subject to concurrence of the local enforcing agency.</div></div></div><div><div><div>Exception:</div><div>Where work requiring a permit is being performed for the installation of 120-volt electrical receptacle(s) for level 1 EV charging.</div></div></div><div><div><div>4.106.4.22 Bicycle parking.</div><div>Bicycle parking shall comply with Sections 4.106.4.4.1 through 4.106.4.4.3.</div></div></div><div><div><div>4.106.4.22.1 Short-term bicycle parking for multifamily buildings, hotels and motels.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.22.2 Long-term bicycle parking for multifamily buildings.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.22.3 Long-term bicycle parking for hotel and motel buildings.</div><div>Provide one on-site long-term bicycle parking space for every 25,000 square feet, but not less than two. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.23 Electric vehicle charging for additions and alterations of parking facilities serving existing multifamily buildings, hotels and motels.</div><div>When existing parking facilities are altered or new parking spaces are added to existing parking facilities, and the work requires a building permit, each parking space added or altered shall have access to either a low power Level 2 EV charging receptacle or Level 2 EV charger, unless determined as infeasible by the project builder or designer and subject to concurrence of the local enforcing agency.</div></div></div><div><div><div>Exception:</div><div>Where work requiring a permit is being performed for the installation of 120-volt electrical receptacle(s) for level 1 EV charging.</div></div></div><div><div><div>4.106.4.24 Bicycle parking.</div><div>Bicycle parking shall comply with Sections 4.106.4.4.1 through 4.106.4.4.3.</div></div></div><div><div><div>4.106.4.24.1 Short-term bicycle parking for multifamily buildings, hotels and motels.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.24.2 Long-term bicycle parking for multifamily buildings.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.24.3 Long-term bicycle parking for hotel and motel buildings.</div><div>Provide one on-site long-term bicycle parking space for every 25,000 square feet, but not less than two. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks.
3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.25 Electric vehicle charging for additions and alterations of parking facilities serving existing multifamily buildings, hotels and motels.</div><div>When existing parking facilities are altered or new parking spaces are added to existing parking facilities, and the work requires a building permit, each parking space added or altered shall have access to either a low power Level 2 EV charging receptacle or Level 2 EV charger, unless determined as infeasible by the project builder or designer and subject to concurrence of the local enforcing agency.</div></div></div><div><div><div>Exception:</div><div>Where work requiring a permit is being performed for the installation of 120-volt electrical receptacle(s) for level 1 EV charging.</div></div></div><div><div><div>4.106.4.26 Bicycle parking.</div><div>Bicycle parking shall comply with Sections 4.106.4.4.1 through 4.106.4.4.3.</div></div></div><div><div><div>4.106.4.26.1 Short-term bicycle parking for multifamily buildings, hotels and motels.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:
1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks.
2.
Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks. 3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.26.2 Long-term bicycle parking for multifamily buildings.</div><div>Provide on-site bicycle parking at a ratio of one parking space for every two dwelling units. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to: 1. Covered, lockable enclosures with permanently anchored bicycle parking devices or racks. 2. Lockable bicycle storage rooms with permanently anchored bicycle parking devices or racks. 3. Lockable, weatherproof, permanently anchored bicycle lockers.</div></div></div><div><div><div>4.106.4.26.3 Long-term bicycle parking for hotel and motel buildings.</div><div>Provide one on-site long-term bicycle parking space for every 25,000 square feet, but not less than two. Acceptable parking facilities shall be conveniently accessed from the street and may include, but not be limited to:</div></div></div></div></div></div>
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Y = YES
N/A = NOT APPLICABLE
RESPON. PARTY = RESPONSIBLE PARTY (to: ARCHITECT, ENGINEER,
OWNER, CONTRACTOR, INSPECTOR ETC.)



702 QUALIFICATIONS

1. State certified apprenticeship programs.
2. Public utility training programs.
3. Training programs sponsored by trade, labor or statewide energy consulting or verification organizations
4. Programs sponsored by manufacturing organizations.
5. Other programs acceptable to the enforcing agency.

702.2 SPECIAL INSPECTION [HCD]. When required by the enforcing agency, the owner or the responsible entity acting as the owner's agent shall employ one or more special inspectors to provide inspection or other duties necessary to substantiate compliance with this code. Special inspectors shall demonstrate competence to the satisfaction of the enforcing agency for the particular type of inspection or task to be performed. In addition to other certifications or qualifications acceptable to the enforcing agency, the following certifications or education may be considered by the enforcing agency when evaluating the qualifications of a special inspector:

1. Certification by a national or regional green building program or standard publisher.
2. Certification by a statewide energy consulting or verification organization, such as HERS raters, building performance contractors, and home energy auditors.
3. Successful completion of a third party apprentice training program in the appropriate trade.
4. Other programs acceptable to the enforcing agency.

1. Special inspectors shall be independent entities with no financial interest in the materials or the project they are inspecting for compliance with this code.
2. HERS raters are special inspectors certified by the California Energy Commission (CEC) to rate homes in California according to the Home Energy Rating System (HERS).

[BSC] When required by the enforcing agency, the owner or the responsible entity acting as the owner's agent shall employ one or more special inspectors to provide inspection or other duties necessary to substantiate compliance with this code. Special inspectors shall demonstrate competence to the satisfaction of the enforcing agency for the particular type of inspection or task to be performed. In addition, the special inspector shall have a certification from a recognized state, national or international association, as determined by the local agency. The area of certification shall be closely related to the primary job function, as determined by the local agency.

703.1 DOCUMENTATION. Documentation used to show compliance with this code shall include but is not limited to, construction documents, plans, specifications, builder or installer certification, inspection reports, or other methods acceptable to the enforcing agency which demonstrate substantial conformance. When specific documentation or special inspection is necessary to verify compliance, that method of compliance will be specified in the appropriate section or identified applicable checklist.

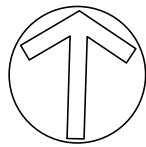
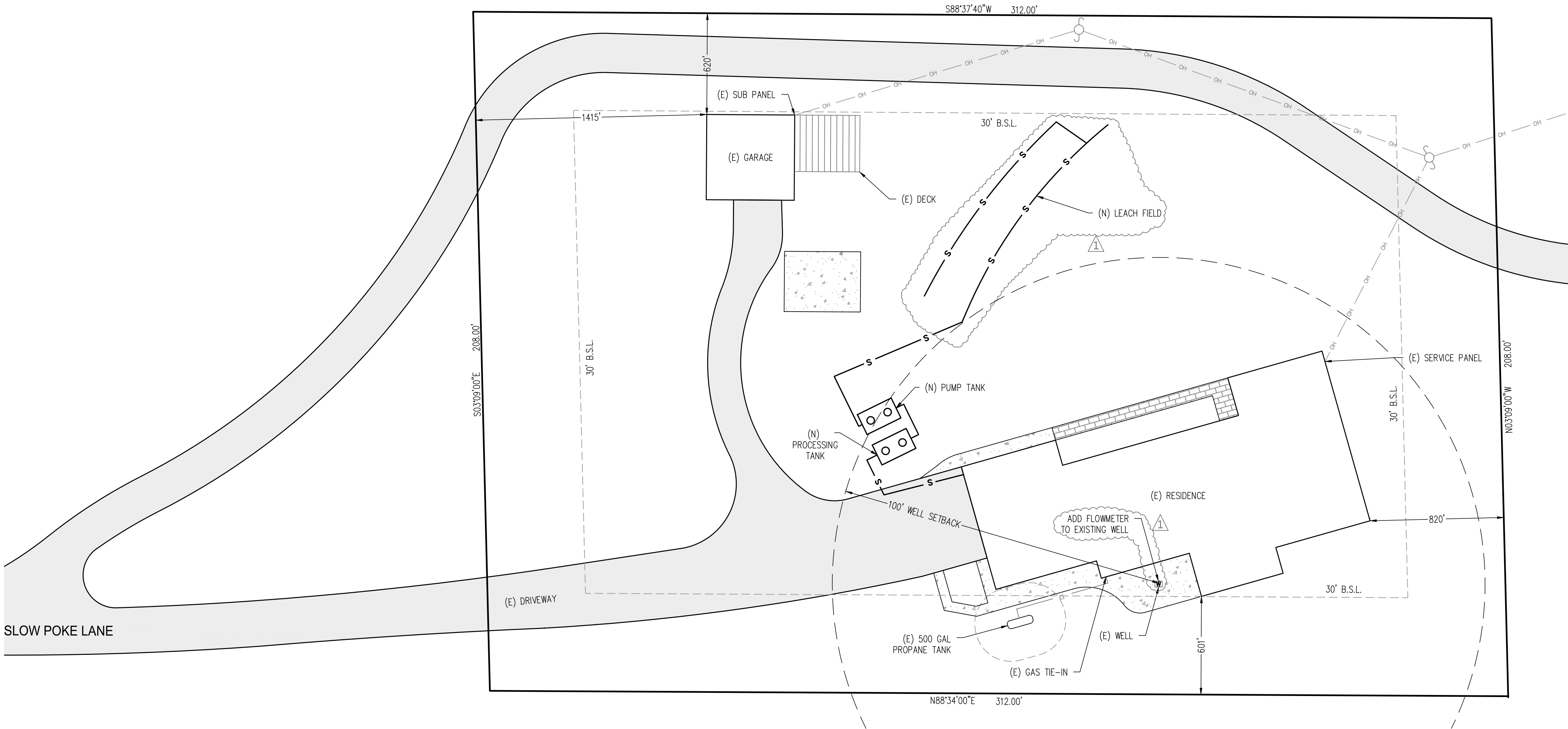
SLOW POKE RESIDENCE

ID	NAME	DATE
2	REV 2	7/21/26
SUBMITTED:		7/20/2026
SCALE		AS NOTED
DRAWN BY:		GTB
CHECKED BY:		RPD
JOB:		2025.33

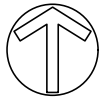
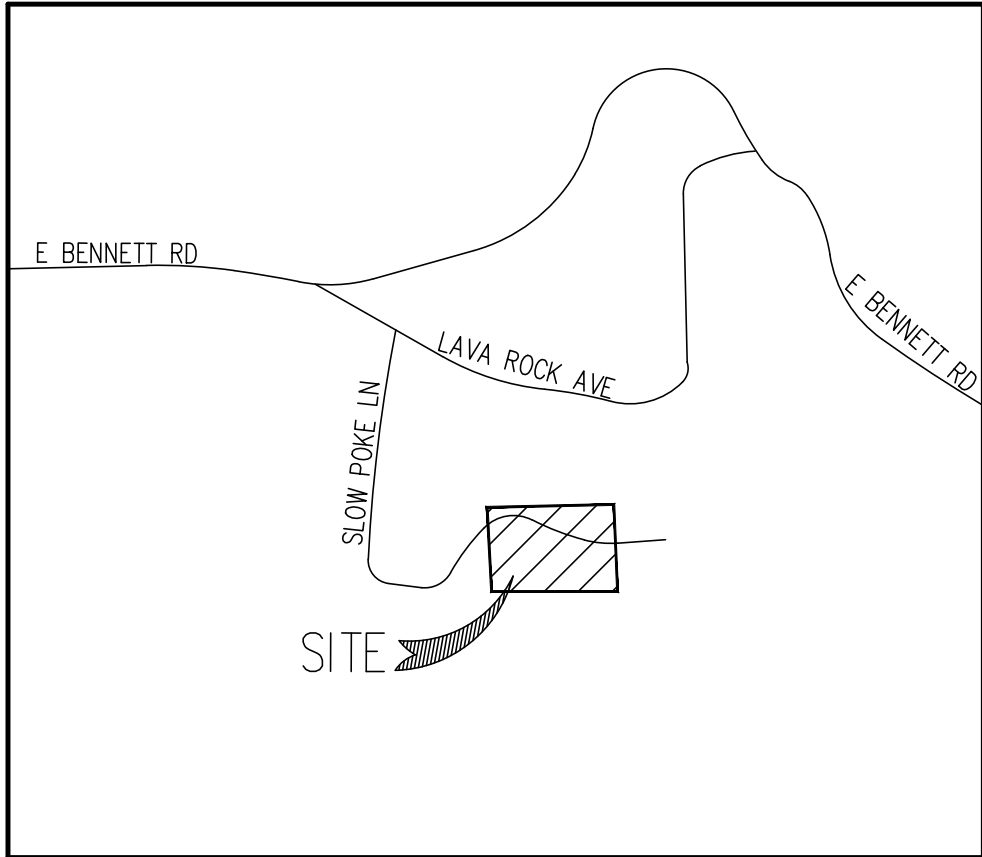
CGBSC

G2.1

LEGEND	
	PROPERTY LINE
	BUILDING SETBACK LINE (B.S.L.)
	EXISTING ASPHALT
	EXISTING CONCRETE
	PROPANE SETBACK LINE
	EXISTING GAS LINE
	EXISTING OVERHEAD ELECTRICAL SERVICE
	EXISTING UTILITY POLE
	EXISTING WELL
	PROPOSED SEPTIC SYSTEM (DESIGNED BY OTHERS)



SITE PLAN
SCALE: 1" = 20'



VICINITY MAP
NTS

PROJECT INFORMATION

APPLICANT

NEVADA COUNTY – HOUSING AND COMMUNITY SERVICES
950 MADU AVE
NEVADA CITY, CA 95959
(530) 265-1625
CONTACT: ERIC ZIBBEL

CIVIL ENGINEERING

MILLENNIUM PLANNING & ENGINEERING
159 S. AUBURN STREET
GRASS VALLEY, CALIFORNIA 95945
(530) 446-6765
CONTACT: MICHELLE LAYSHOT, P.E.

SITE ADDRESS

11855 SLOW POKE LANE
GRASS VALLEY, CA 95949

APN

009-320-004

SITE AREA

1.49 ACRES

ZONING

M1

SLOW POKE LANE RESIDENCE

11855 SLOW POKE LANE
GRASS VALLEY, CA 95949

OVERALL SITE PLAN

DESIGNED BY: MCL

DRAWN BY: BES

PROJECT NO.: 25-0908

DATE: 04-10-2026

SHEET NUMBER:

C1.0



REV.	DESCRIPTION	DATE
A	ADDED LEACH FIELD, WELL NOTE	5-1-26



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



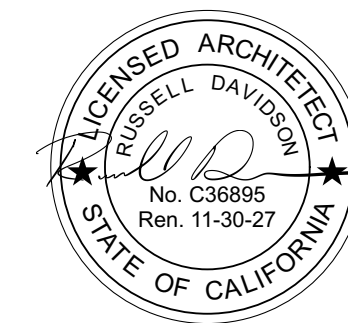
-  (E) WALL TO REMAIN
 (E) WALL TO BE DEMOLISHED
 (E) FINISHES TO BE REMOVED
 STRUCTURE TO REMAIN

DEMO PLAN NOTES

1. REMOVE EXISTING FINISHES AS NOTED ON PLANS & REPAIR & PREPARE ALL SURFACES FOR FINISHES
2. MATERIAL HAVING SALVAGE VALUE SHALL BECOME THE PROPERTY OF THE OWNER ALL OTHER MATERIAL AND DEBRIS ACCUMULATED AS A RESULT OF DEMOLITION SHALL BECOME THE PROPERTY OF THE CONTRACTOR AND SHALL BE REMOVED FROM THE PREMISES BY THE CONTRACTOR AND DISPOSED OF IN A LEGAL AND PROPER MANNER.
3. FURNISH, INSTALL, AND MAINTAIN IN SAFE CONDITIONS AT ALL TIMES TEMPORARY PROTECTION REQUIRED TO ENSURE SAFETY FOR PERSONS AND PROPERTY DURING DEMOLITION AND REMOVAL WORK.
4. FURNISH, INSTALL, AND MAINTAIN STUD COVERINGS TO PREVENT THE SPREAD OF DUST BEYOND THE IMMEDIATE AREA WHERE DEMOLITION IS BEING PERFORMED.
5. REMOVE EXISTING ELECTRICAL OUTLETS AND WIRING AS REQUIRED IN WALLS, FLOORS AND FURNISHINGS TO BE DEMOLISHED.
6. ALL ELECTRICAL, PLUMBING AND MECHANICAL WORK (DEMOLITION AND NEW) IS TO BE PERFORMED BY LICENSED, COMPETENT CONTRACTORS.
7. PRIOR TO THE START OF DEMOLITION WORK GENERAL CONTRACTOR SHALL DETERMINE THE LOCATION OF LOAD BEARING PARTITIONS AND COLUMNS AND PROVIDE TEMPORARY SUPPORTS AS REQUIRED BY REMOVAL OR RELOCATION OF SUCH PARTITIONS. G.C. TO ENSURE ALL TEMPORARY SUPPORTS ARE CARRIED TO SUFFICIENT BEARING MATERIALS.
8. REFER TO STRUCTURAL DRAWINGS FOR ALL STRUCTURAL DEMOLITION LOCATIONS & DETAILS.
9. IF ANY HAZARDOUS MATERIALS ARE ENCOUNTERED DURING DEMOLITION, CONTRACTOR SHALL NOTIFY OWNER IN WRITING IMMEDIATELY. CONTRACTOR SHALL COMPLY WITH APPLICABLE REGULATIONS, LAWS AND ORDINANCES RELATIVE TO REMOVAL HANDLING, AND PROTECTION AGAINST EXPOSURE OR ENVIRONMENTAL POLLUTION.
10. ANY INTERRUPTION TO BUILDING UTILITIES SHALL BE CLEARED WITH OWNER 72 HOURS PRIOR TO PROPOSED INTERRUPTION.

KEYNOTES

- | | |
|------|--|
| 2.01 | DEMOLISH DESIGNATED WALLS INCLUDING STUDS, DRYWALL, AND ASSOCIATED MATERIALS |
| 2.02 | REMOVE ALL FLOORING MATERIALS DOWN TO SUBFLOOR OR SUBSTRATE, TYPICAL ALL ROOMS |
| 2.03 | REMOVE DESIGNATED PLUMBING FIXTURES, APPLIANCES, AND ASSOCIATED COMPONENTS |
| 2.04 | REMOVE ALL WINDOWS, FRAMES, AND ASSOCIATED HARDWARE, TYPICAL ALL EXTERIOR |
| 2.05 | REMOVE DESIGNATED CABINETS, COUNTERTOPS, AND ASSOCIATED HARDWARE |
| 2.06 | REMOVE DESIGNATED DOORS, FRAMES, AND ASSOCIATED HARDWARE |
| 2.07 | PROVIDE ADEQUATE PROTECTION FOR ELEMENTS THAT WILL REMAIN DURING DEMOLITION |
| 2.12 | REMOVE EXISTING BRICK HEARTH |
| 2.14 | EXISTING HVAC UNIT TO REMAIN |
| 2.15 | REMOVE EXISTING PIANO |
| 2.16 | REMOVE AND REPLACE EXISTING ZINSCO PANEL. SEE ELECTRICAL DRAWINGS. |
| 4.04 | EXISTING BRICK WALL |



SLOW POKE RESIDENCE

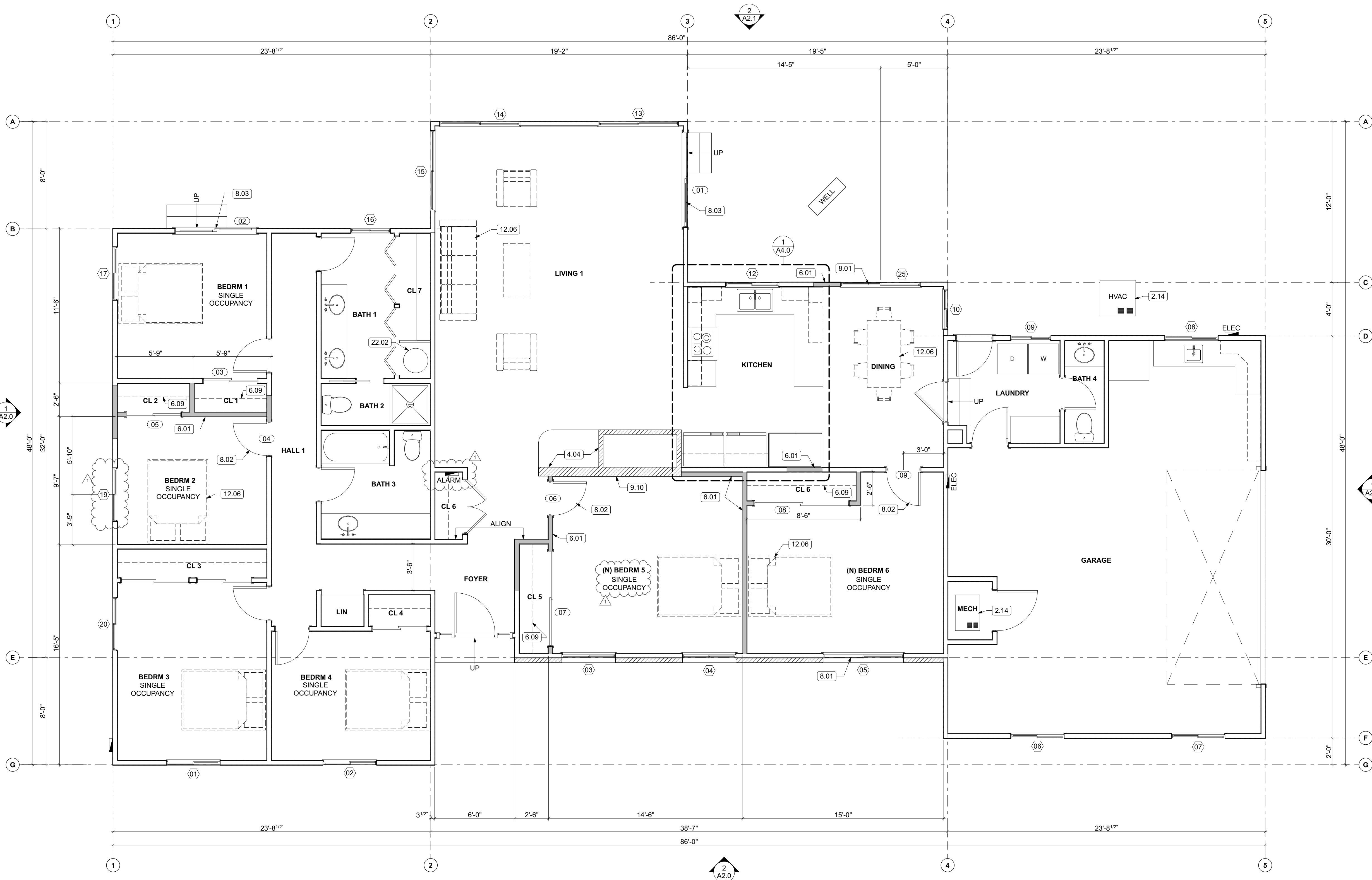
11855 SLOW POKE LANE
GRASS VALLEY, CA 95945
APN: 009-320-004-000

ID	NAME	DATE
SUBMITTED:	7/20/2026	
SCALE	AS NOTED	
CHECKED BY:	RPD	
JOB:	2025.33	

DEMOLITION
FLOOR PLAN

A1.0

\\uansig\hmf\RD\A-D Dropbox\RD\A-D Projects\Current\2025 33 AMH Homekey\Slow Poke\Arch\CAD\Current Slow Poke Residence\Slow Poke.pln



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

LEGEND

- (E) WALL TO REMAIN
(N) WALL
- ROOM NAME
ROOM IDENTIFICATION
- A WINDOW NUMBER
- 01 DOOR NUMBER
- 6.01 KEYNOTE

GENERAL NOTES

REFERENCES

- REFER TO SHEET A5.0 FOR PARTITION ASSEMBLIES. ALL EXTERIOR WALLS K6 U.N.O. ALL INTERIOR WALLS A4 U.N.O.
- REFER TO SHEET A6.0 FOR WINDOW & DOOR SCHEDULES.
- REFER TO ENLARGED PLANS ON SHEET A4.0 FOR ADDITIONAL NOTATION AND DIMENSIONS.
- REFER TO REFLECTED CEILING PLAN FOR CEILING HEIGHTS.
- REFER TO MECHANICAL, ELECTRICAL AND PLUMBING GENERAL NOTES ON SHEET G1.0
- INSTALL FINISHES PER FINISH PLAN ON SHEET A1.4
- INSTALL WINDOWS & DOORS PER SCHEDULE ON SHEET A6.0

NOTES

- WRITTEN DIMENSIONS TO PREVAIL OVER SCALING OF DRAWINGS. SUBCONTRACTOR TO VERIFY ALL DIM. PRIOR TO CONSTRUCTION
- EXTERIOR DIMENSIONS ARE MEASURED TO FACE OF STRUCTURAL STUD / CMU / SLAB EDGE OR CENTERLINE OF STRUCTURE U.N.O.
- INTERIOR DIMENSIONS ARE MEASURED TO FACE OF STUD, U.N.O.
- DOORS AND WINDOWS ARE MEASURED TO CENTERLINE OF OPENINGS.
- ALL ANGLED WALLS ARE AT 45 DEGREES U.N.O.
- SET JAMB AT HINGE SIDE OF:
EXTERIOR DOORS @ 4.5" U.N.O.
INTERIOR DOORS @ 4.5" U.N.O.
- PROVIDE MIN. 36"x36" LEVEL LANDINGS OUTSIDE AT ALL EXTERIOR DOORS PER CRC SECTION R311.3, WITH LANDINGS NOT MORE THAN 7.75" BELOW INSIDE FINISHED FLOORS AT INWARD SWINGING (OR SLIDING) DOORS AND 1.5" AT OUTWARD SWINGING PER CRC SECTION R311.3.1. ALL LANDINGS SHALL SLOPE 1/4" FT AWAY FROM DOORS MIN. TYP. PROVIDE MIN. 12" CLASS 2 AGGREGATE BASE ROCK UNDER SLABS AT ALL DOORWAY LANDINGS, TYP.
- GLASS DOORS & PANELS OF SHOWER & BATHTUB ENCLOSURES & ADJACENT WALL OPENINGS WITHIN 60" ABOVE A STANDING SURFACE OR DRAIN INLET SHALL BE TEMPERED SAFETY GLASS, AS PER CRC SECTION R308.4.5.
- BATHROOM FLOORS TO HAVE SKID-RESISTANT SURFACE.
- BASE LINING MATERIAL BENEATH SHOWER PAN SLOPED TO DRAIN AS PER CPC SECTION 408.7.
- OPEN GUARDRAILS SHALL HAVE INTERMEDIATE RAILS OR AN ORNAMENTAL PATTERN SUCH THAT A SPHERE 4 INCHES IN DIAMETER CANNOT PASS THROUGH.
- PROVIDE FIREBLOCKING IN CONCEALED SPACES PER CRC R302.11.

WILDLAND URBAN INTERFACE

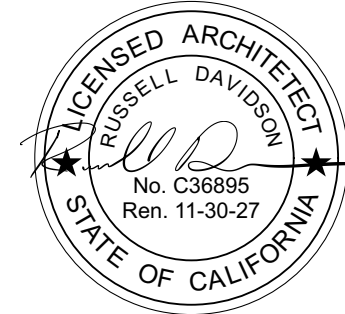
- PROPOSED CONSTRUCTION MATERIALS ARE NON-COMBUSTIBLE / IGNITION RESISTANT PER CRC SECTION R337.4
- PROPOSED ROOFING SHALL COMPLY WITH CRC SECTION R337.5
- VENTING FOR SOFFITS AND EAVES SHALL HAVE MESH SCREENING PER CRC SECTION R337.6
- EXTERIOR WINDOWS AND DOORS SHALL BE MULTI-PANED, TEMPERED GLASS PER CRC SECTION R337.8
- EXTERIOR DECKING AND WALKWAYS SHALL BE NON-COMBUSTIBLE, IGNITION RESISTANT PER CRC SECTION R327.9

KEYNOTES

- 2.14 EXISTING HVAC UNIT TO REMAIN
- 4.04 EXISTING BRICK WALL
- 6.01 INSTALL WOOD FRAMING WITH REQUIRED SEISMIC BLOCKING AND CONNECTIONS, TYPICAL
- 6.09 INSTALL SHELF AND HANGER ROD AT 5'-0" HEIGHT
- 8.01 INSTALL NEW ENERGY-EFFICIENT WINDOWS WITH LOW-EMISSION GLASS. TYPICAL AT ALL EXTERIOR
- 8.02 INSTALL NEW INTERIOR DOORS WITH CASINGS, HARDWARE, AND PROPER OPERATION, TYPICAL
- 8.03 INSTALL INSULATED EXTERIOR DOORS WITH WEATHERSTRIPPING AND THRESHOLDS
- 9.10 INSTALL GYPSUM BOARD LAYER OVER EXISTING BRICK. ALIGN WITH ADJACENT FINISHES. PAINT
- 12.06 NEW FURNITURE, SHOWN DASHED, TYPICAL
- 22.02 INSTALL NEW WATER HEATER PER PLUMBING DRAWINGS



RUSSELL DAVIDSON
ARCHITECTURE + DESIGN



SLOW POKE RESIDENCE

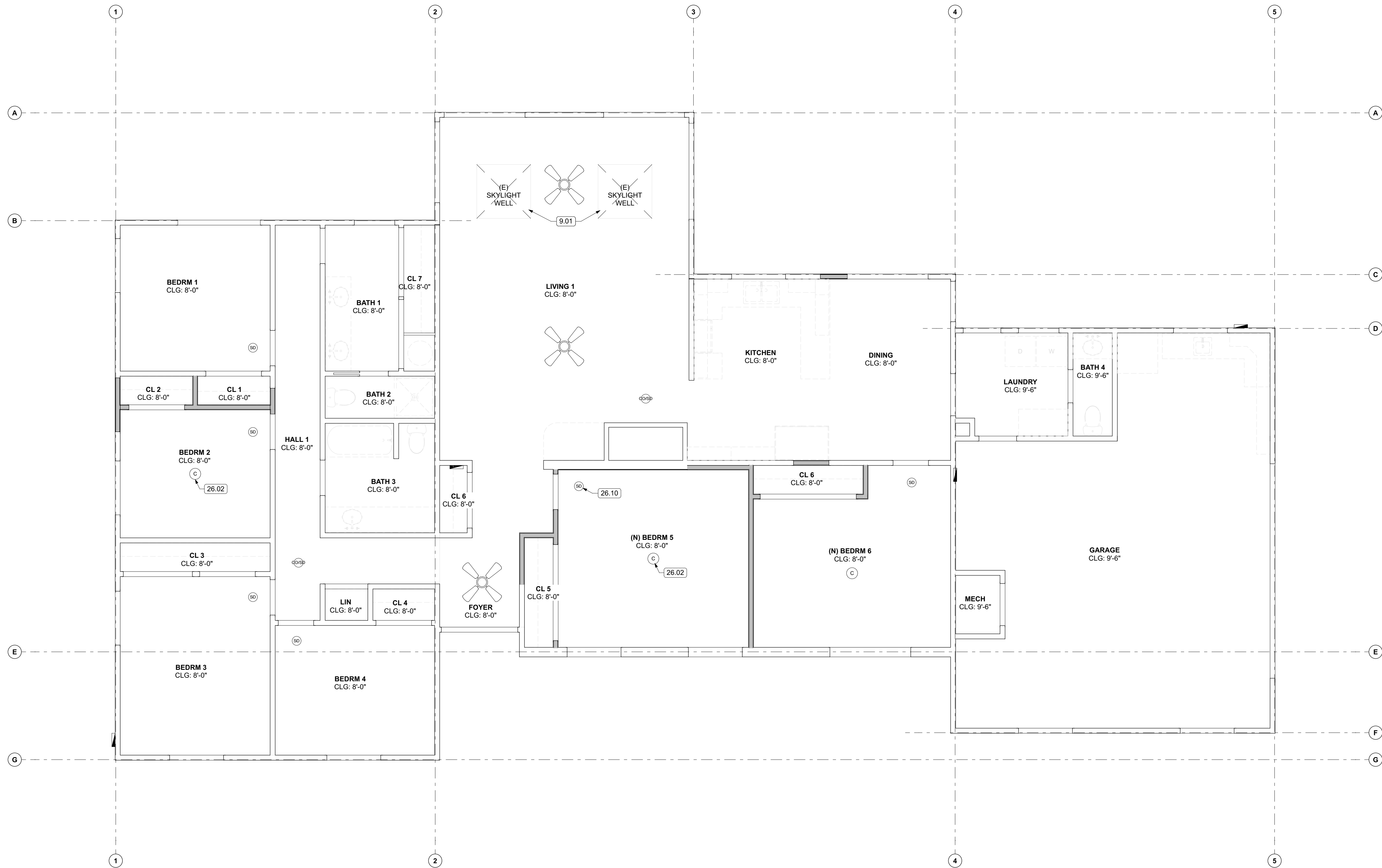
11855 SLOW POKE LANE
GRASS VALLEY, CA 95945
APN: 009-320-004-000

ID	NAME	DATE
1	REV 1	4/29/26

SUBMITTED:	7/20/2026
SCALE:	AS NOTED
DRAWN BY:	GTB
CHECKED BY:	RPD
JOB:	2025.33

NEW FLOOR PLAN

A1.1



3 NEW REFLECTED CEILING PLAN
SCALE: 1/4" = 1'-0"



PLAN NOTES

1. WHERE BEAMS, PIPES AND OR OTHER CONSTRUCTION DETAILS PREVENT THE USE OF STANDARD RECESSED FIXTURES, SHALLOW RECESSED FIXTURES SHALL BE USED. (FIXTURE CUTS SHALL BE SUBMITTED FOR APPROVAL BY ARCHITECT OR ENGINEER.)
2. LAYOUT REQUIREMENTS: CONTRACTOR SHALL COORDINATE ALL STRUCTURAL FRAMING WITH ARCHITECTURAL LIGHTING, REFLECTED CEILING PLANS, MECHANICAL, PLUMBING, AND ELECTRICAL INFRASTRUCTURE, FRAMING BUT NOT LIMITED TO: RECESSED AND SEMI- RECESSED LIGHTING, ROOF DRAINS, FIRE SPRINKLER PIPES AND HEADS, AND PLUMBING DRAINS, WASTE AND SUPPLY LINES.
3. CEILING HEIGHTS SHALL BE AS SHOWN ON ARCHITECTS REFLECTED CEILING PLAN AND ANY DEVIATION FROM HEIGHTS SHOWN SHALL BE SUBMITTED TO THE ARCHITECT FOR APPROVAL.
4. PRIOR TO ENCLOSING ANY CEILING, ANY PLENUM SYSTEMS (HVAC, PLUMBING & ELECTRICAL) SHALL BE INSPECTED AND WHERE REQUIRED, TESTED BY CONTRACTORS, ENGINEERS AND PROPER AUTHORITIES HAVING JURISDICTION TO INSURE THEIR PROPER INSTALLATION AND FUNCTION.
5. WHERE CALIFORNIA FRAMING OCCURS PROVIDED MIN. 22" x 30" ACCESS THROUGH EXISTING ROOF SHEATHING.
6. THE CONTRACTOR SHALL PROVIDE ADEQUATE SPACE FOR MAINTENANCE ACCESS TO ALL LIGHT FIXTURES AS PER MANUFACTURER'S RECOMMENDATIONS AND LOCAL CODES.

LEGEND

- | | |
|---|-----------------------------|
|  | DUPLEX OUTLET |
|  | GFCI DUPLEX OUTLET |
|  | OVERHEAD GFCI OUTLET |
|  | FLOOR OUTLET |
|  | WATERPROOF DUPLEX OUTLET |
|  | 240V DUPLEX OUTLET |
|  | SWITCHED DUPLEX OUTLET |
|  | SWITCH |
|  | 3-WAY SWITCH |
|  | DIMMER SWITCH |
|  | VACANCY SWITCH |
|  | ELECTRICAL PANEL (200A UNO) |
|  | SMOKE DETECTOR |
|  | CO DETECTOR |
|  | CO/SD COMBO DETECTOR |
|  | FAN / LIGHT COMBO |
|  | RECESSED LIGHT |
|  | PENDANT FIXTURE |
|  | CEILING MOUNT FIXTURE |
|  | WALL MOUNTED FIXTURE |
|  | UNDERCOUNTER LIGHT |
|  | FLOURESCENT FIXTURE |
|  | CEILING FAN |

KEYNOTES

- | | |
|-------|---|
| 9.01 | PATCH, REPAIR AND PAINT GYPSUM BOARD AT SKYLIGHT WELL AS REQUIRED AT NEW CONSTRUCTION |
| 26.02 | INSTALL NEW LIGHT FIXTURES PER ELECTRICAL DRAWING E1. TYPICAL. |
| 26.10 | INSTALL NEW DETECTORS PER ELECTRICAL DRAWINGS, TYPICAL |



SLOW POKE RESIDENCE

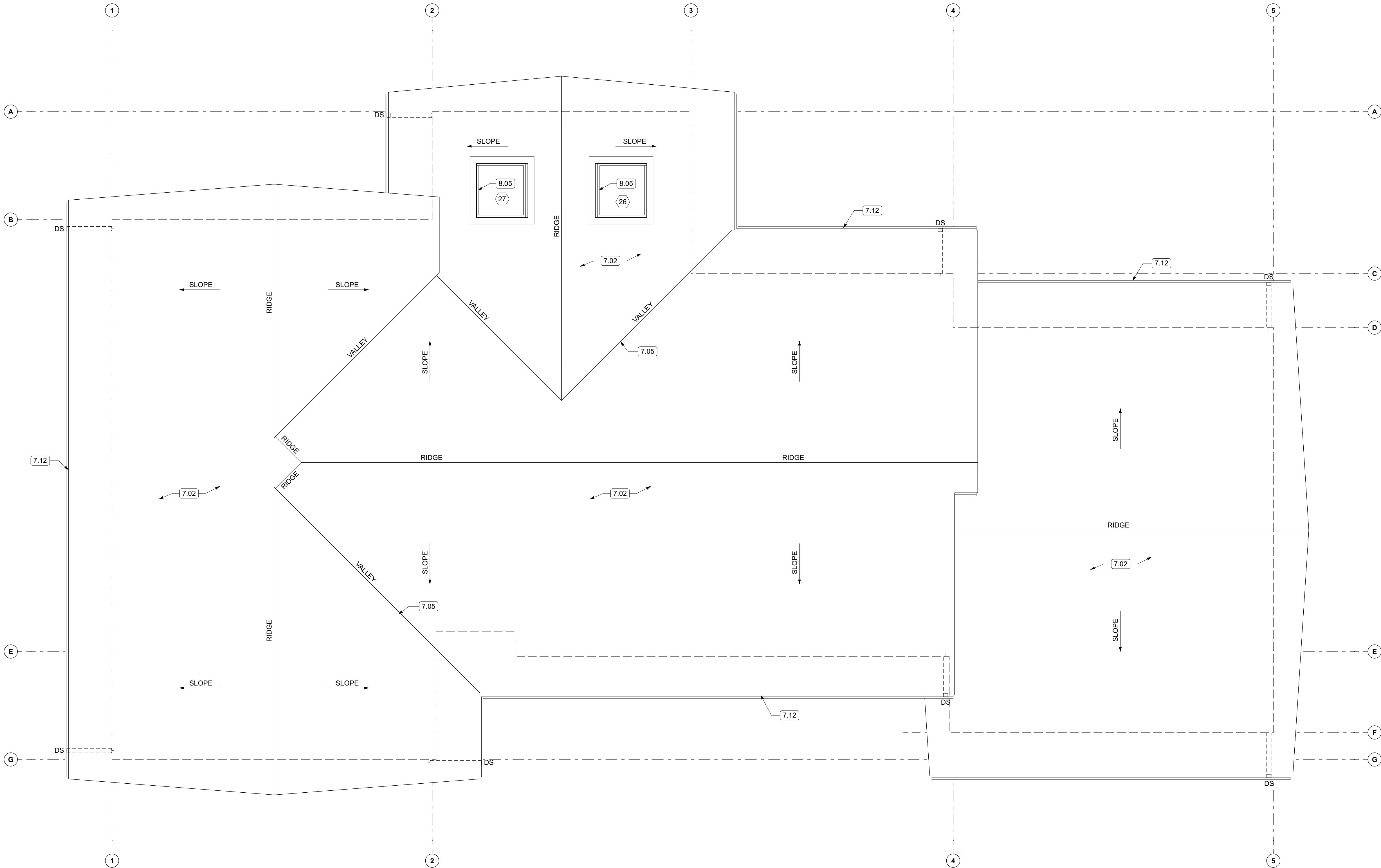
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NEW REFLECTED
CEILING PLAN

A1.2

J:\users\jbrn\frd\A-D Dropbox\RDA-D\Projects\Current\2025\33 AMH Homekey\Slow Poke\Arch\CAD\Current Slow Poke Residence\Slow Poke.pln



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



LEGEND

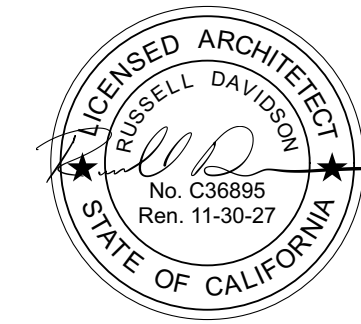
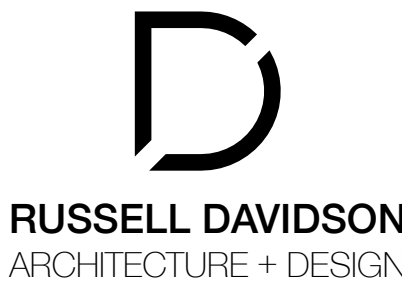
- WALL BELOW
3" DOWNSPOUT

ROOF PLAN NOTES

- THE CONTRACTOR SHALL HAVE PRESENT AT INSPECTIONS A COPY OF THE ICC-ES EVALUATION REPORT ON THE ROOFING SYSTEM.
- ALL ROOF COVERING SHALL BE 'IGNITION RESISTANT' COMPLYING WITH CRC SECTION R902.1 AND CLASS "A".
CLASS 'A' ROOFING COVERING: GAF TIMBERLINE OR EQUAL.
- ALL ROOFING WORK MUST ADHERE TO MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS TO MAINTAIN WARRANTY COVERAGE.
- ALL ROOF AND DECK SURFACES SHALL SLOPE AT 1/4" PER FOOT MINIMUM, U.O.N.
- PROVIDE 1/2" EXT-GRADE SHEATHING OVER 2X CRICKETING AT 16" O.C. SLOPED TO DRAIN 1/4" PER FOOT MIN. OVER 5/8" STRUCTURAL PLYWOOD SHEATHING W/ INTEGRAL RADIANT BARRIER AT ALL CHIMNEYS, MECHANICAL EQUIPMENT, AND OTHER LOCATIONS AS REQUIRED FOR POSITIVE DRAINAGE TOWARD DRAINS.
- FLASH AND SEAL ALL ROOF PENETRATIONS SUCH AS VENTS, FANS, HOODS, AS REQUIRED FOR A WATER-TIGHT INSTALLATION.
- NOT USED.
- EXPOSED VALLEY FLASHINGS SHALL BE CONSTRUCTED WITH NOT LESS THAN 0.019-INCH (NO. 26 GALVANIZED SHEET GAGE) CORROSION-RESISTANT METAL INSTALLED OVER A MINIMUM 36-INCH-WIDE UNDERLAYMENT CONSISTING OF ONE LAYER OF NO. 72 ASTM CAP SHEET RUNNING THE FULL LENGTH OF THE VALLEY.
- ANY ROOF GUTTERS SHALL BE PROVIDED WITH MEANS TO PREVENT ACCUMULATION OF LEAVES AND DEBRIS.
- SKYLIGHTS SHALL BE TEMPERED GLASS.
- ALL VENTS (ROOF, FOUNDATION, COMBUSTION-AIR, ETC) SHALL RESIST THE INTRUSION OF FLAMES AND EMBERS
- VENTILATION OPENINGS FOR ENCLOSED ATTICS, EAVE SOFFIT SPACES, ENCLOSED RAFTER SPACES FORMED WHERE CEILINGS ARE APPLIED DIRECTLY TO THE UNDERSIDE OF ROOF RAFTERS, UNDERFLOOR VENTILATION OPENINGS, AND VENT OPENINGS IN EXTERIOR WALLS AND EXTERIOR DOORS SHALL BE LISTED TO ASTM E 2886 AND COMPLY WITH ALL OF THE FOLLOWING:
 - THERE SHALL BE NO FLAMING IGNITION OF THE COTTON MATERIAL DURING THE EMBER INTRUSION TEST
 - THERE SHALL BE NO FLAMING IGNITION DURING THE INTEGRITY TEST PORTION OF THE FLAME INTRUSION TEST
 - THE MAXIMUM TEMPERATURE OF THE UNEXPOSED SIDE OF THE VENT SHALL NOT EXCEED 662 DEGREES FAHRENHEIT (350 DEGREES CELSIUS)
- NOT USED.
- NOT USED.
- ALL SHEET METAL FLASHING AND TRIM SHALL BE G.S.M.
- ENCLOSED RAFTER SPACES SHALL HAVE 1 IN. CLEAR CROSS VENTILATION.

KEYNOTES

- 7.02 INSTALL NEW ASPHALT ROOF SHINGLES. REPLACE/ REPAIR PLYWOOD SHEATHING AS REQUIRED
- 7.05 INSTALL METAL FLASHING AT ALL ROOF TRANSITIONS, PENETRATIONS, AND EDGES, TYPICAL
- 7.12 INSTALL NEW GUTTERS AND DOWNSPOUTS TO REPLACE EXISTING, TYPICAL
- 8.05 INSTALL NEW SKYLIGHT WITH PROPER FLASHING AND SEALING AT EXISTING LOCATION



SLOW POKE RESIDENCE

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NEW ROOF PLAN

A1.3



FINISH LEGEND

1. THE FINISHES NOTED ON THE PLANS INDICATES THE TYPES AND EXTENT OF FINISHES. REFER TO ANY OTHER CONTRACT DOCUMENTS FOR ADDITIONAL INFORMATION.
2. SUBMIT SAMPLES IN ACCORDANCE WITH SPECIFICATIONS OF EACH FINISH AND FLOOR COVERING TO THE ARCHITECT FOR REVIEW AND APPROVAL BEFORE BEGINNING WORK. THE ARCHITECT HAS TEN (10) WORKING DAYS TO PROCESS SHOP DRAWINGS.
3. SUBSTITUTIONS, REVISIONS OR CHANGES MUST HAVE APPROVAL OF THE ARCHITECT PRIOR TO PURCHASE AND INSTALLATION
4. PAINT AT ALL INTERIOR WALLS & CEILINGS TO BE LOW SHEEN, UNLESS OTHERWISE NOTED.
5. NO GYP. BD. SURFACES EXPOSED TO VIEW SHALL BE LEFT UNFINISHED OR UNPAINTED.
6. "WATER RESISTANT" GYP. BD. AND/OR CEMENTITIOUS BOARD AT ALL BATHROOMS, POWDER ROOM, AND UTILITY ROOM.
7. VERIFY WITH MANUFACTURER'S SPECIFICATIONS THAT FLOOR FINISHES ARE COMPATIBLE WITH RADIANT FLOOR HEATING SYSTEM IN AREAS WHERE INSTALLED.
8. ALL FINISH SURFACES OF MILLWORK TO BE FILLED, SEALED, AND SANDED SMOOTH. PAINT FINISHES AT MILL. WORK TO BE SPRAYED ON FOR A SMOOTH FINISH FREE OF STREAKS, DROPS, BLOBS, ETC.
9. PROVIDE METAL TRIM OR CASING AT ALL EDGES OF PLASTER OR GYPSUM BOARD WHERE IT TERMINATES OR MEETS ANY OTHER MATERIAL, EXCEPT FLOORS.
10. IN ALL CASES, PROVIDE ISOLATION OF ALUMINUM FROM ADJACENT STEEL OR COAT SURFACES IN CONTACT WITH BITUMINOUS PAINTS.

ROOM NAME

FLOOR	BASE	WALL	CEILING
-------	------	------	---------

FLOOR

LVP-1:	LUXURY VINYL PLANK
MANUFACTURER:	MANNINGTON OR EQUAL
COLOR:	TBD
NUMBER:	TBD
INSTALLATION:	AS SHOWN ON PLAN
LOCATION:	AS NOTED
SC-1:	SEALED CONCRETE
MANUFACTURER:	BENJAMIN MOORE OR EQUAL
FINISH:	CLEAR ACRYLIC SEALER
NUMBER:	HP1270
LOCATION:	AS NOTED

BASE:

RB-1:	RUBBER BASE
MANUFACTURER:	ROPPE OR EQUAL
COLOR:	150 DARK GREY
TYPE:	4" TOPSET COVE
LOCATION:	THROUGHOUT, UON

PAINT:

PT-1:	BENJAMIN MOORE OR EQUAL
MANUFACTURER:	SWISS COFFEE
COLOR:	OC-45
NUMBER:	EGGSHELL
FINISH:	AS NOTED
LOCATION:	
PT-2:	BENJAMIN MOORE OR EQUAL
MANUFACTURER:	SWISS COFFEE
COLOR:	OC-45
NUMBER:	SEMI-GLOSS
FINISH:	AS NOTED
LOCATION:	
PT-3:	BENJAMIN MOORE OR EQUAL
MANUFACTURER:	CHANTILLY LACE
COLOR:	2121-70
NUMBER:	SEMI-GLOSS
FINISH:	ALL WOOD TRIM
LOCATION:	

COUNTER:

QC-1:	QUARTZ COMPOSITE:
MANUFACTURER:	VIATARA OR EQUAL
COLOR:	TBD
NUMBER:	
LOCATION:	KITCHEN & NOOK

CASEWORK:

MANUFACTURER:	TBD
COLOR:	FACTORY PAINT FINISH
LOCATION:	KITCHEN & NOOK

NOTE: (E) = EXISTING TO REMAIN

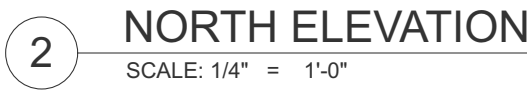
NOTE: CLOSET FINISHES TO BE THE SAME AS ADJOINING ROOM

KEYNOTES

- 9.05 INSTALL LVT/LVP FLOORING WITH PROPER SUBFLOOR PREPARATION, TYPICAL

ID	NAME	DATE
SUBMITTED:		7/20/2026
SCALE		AS NOTED
DRAWN BY:		GTB
CHECKED BY:		RPD
JOB:		2025.33

NEW FINISH FLOOR PLAN AND SCHEDULE



(2)

NORTH ELEVATION

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

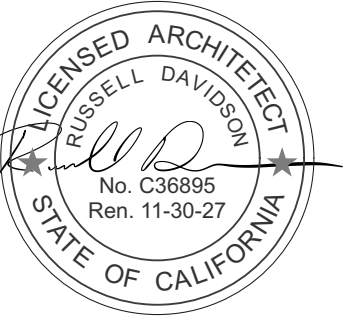
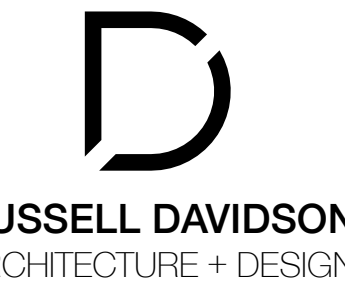


(1)

EAST ELEVATION

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

1. REFER TO SHEET A6.0 FOR WINDOW & DOOR SCHEDULES.
2. INSTALL ALL FINISHES PER MANUFACTURER SPECIFICATIONS



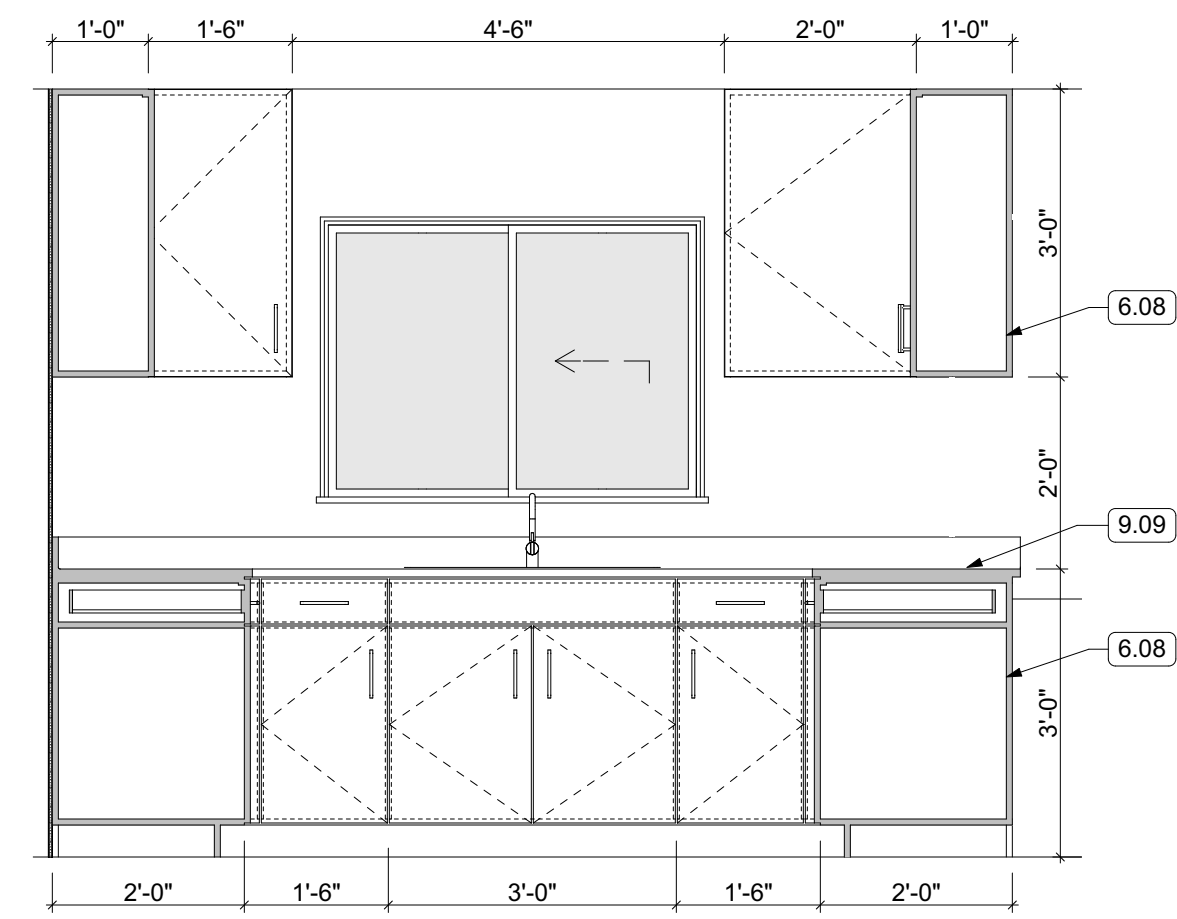
SLOW POKE RESIDENCE

11855 SLOW POKE LANE
GRASS VALLEY, CA 95945
APN: 009-320-004-000

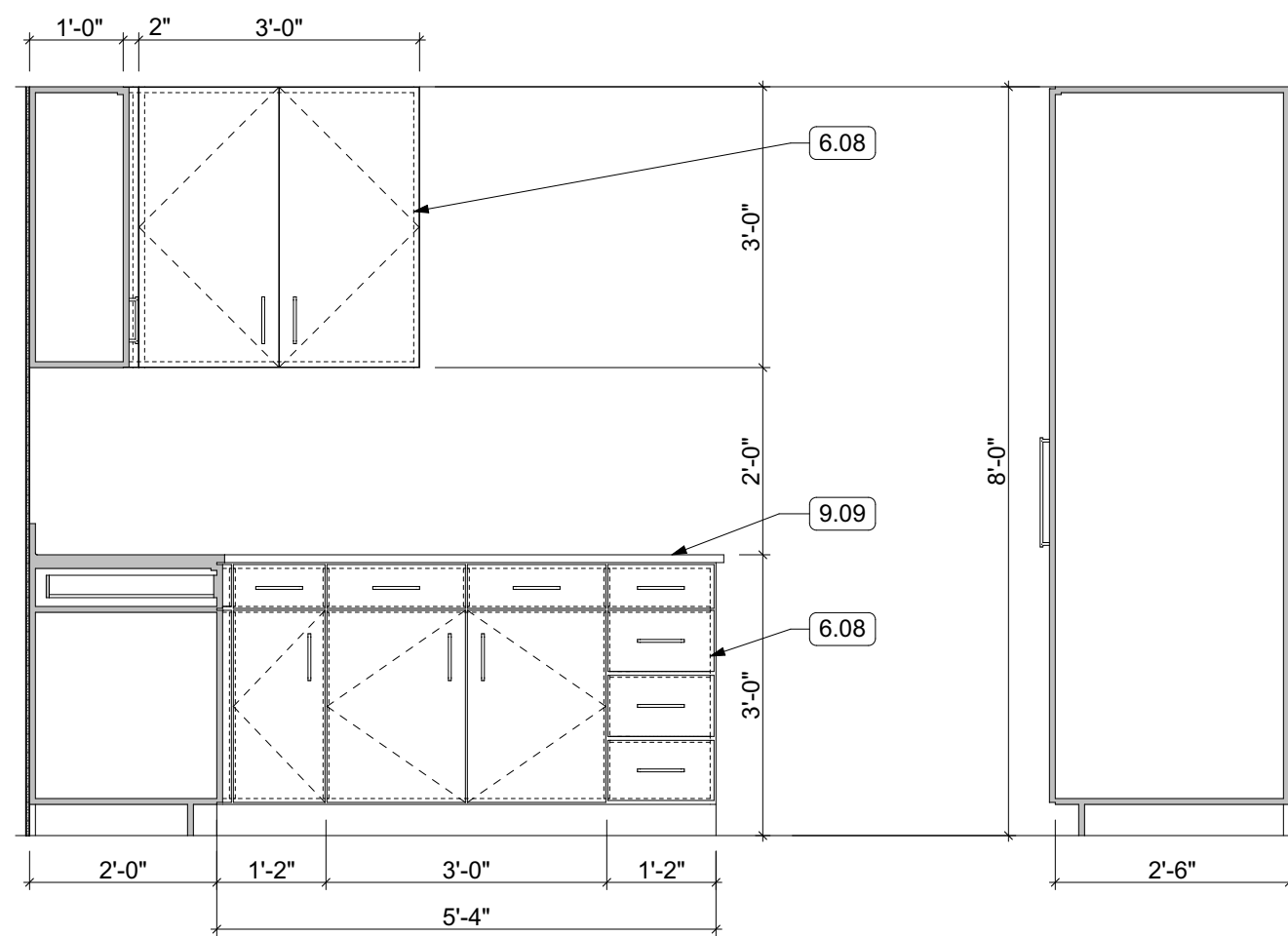
ID	NAME	DATE
SUBMITTED:		7/20/2026
SCALE		AS NOTED
DRAWN BY:		GTB
CHECKED BY:		RPD
JOB:		2025.33

BUILDING ELEVATIONS

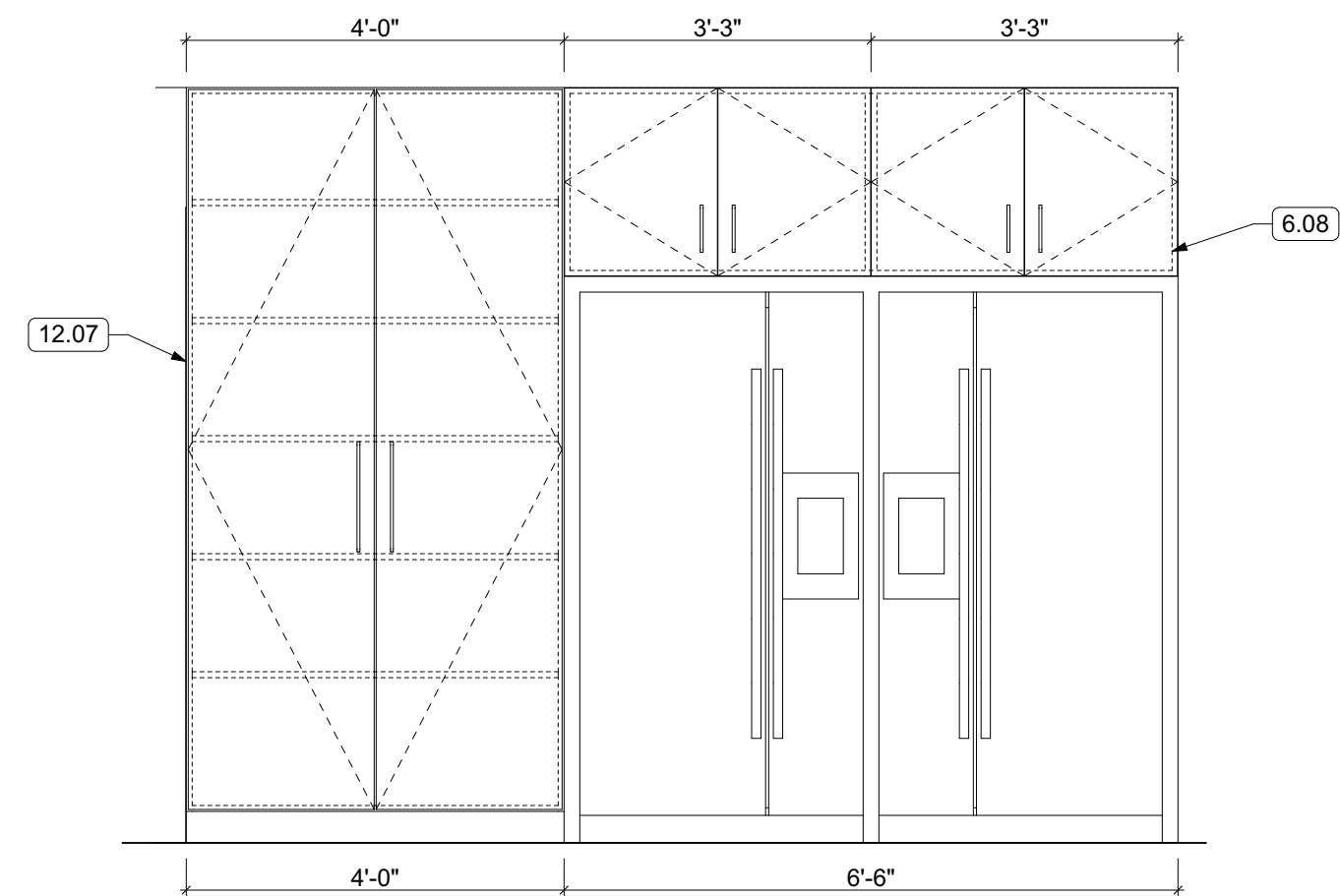
A2.0



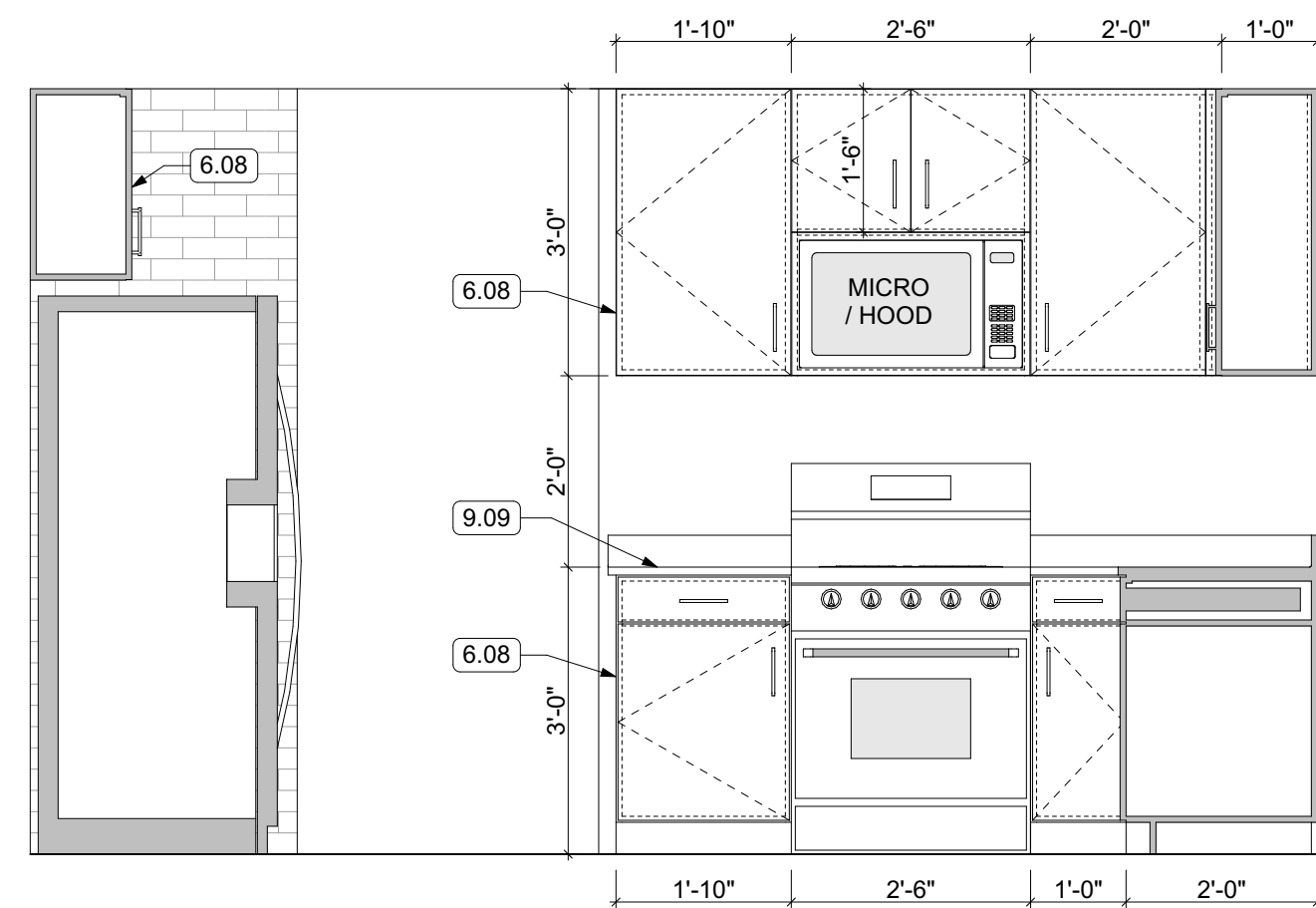
2 KITCHEN
SCALE: 1/2" = 1'-0"



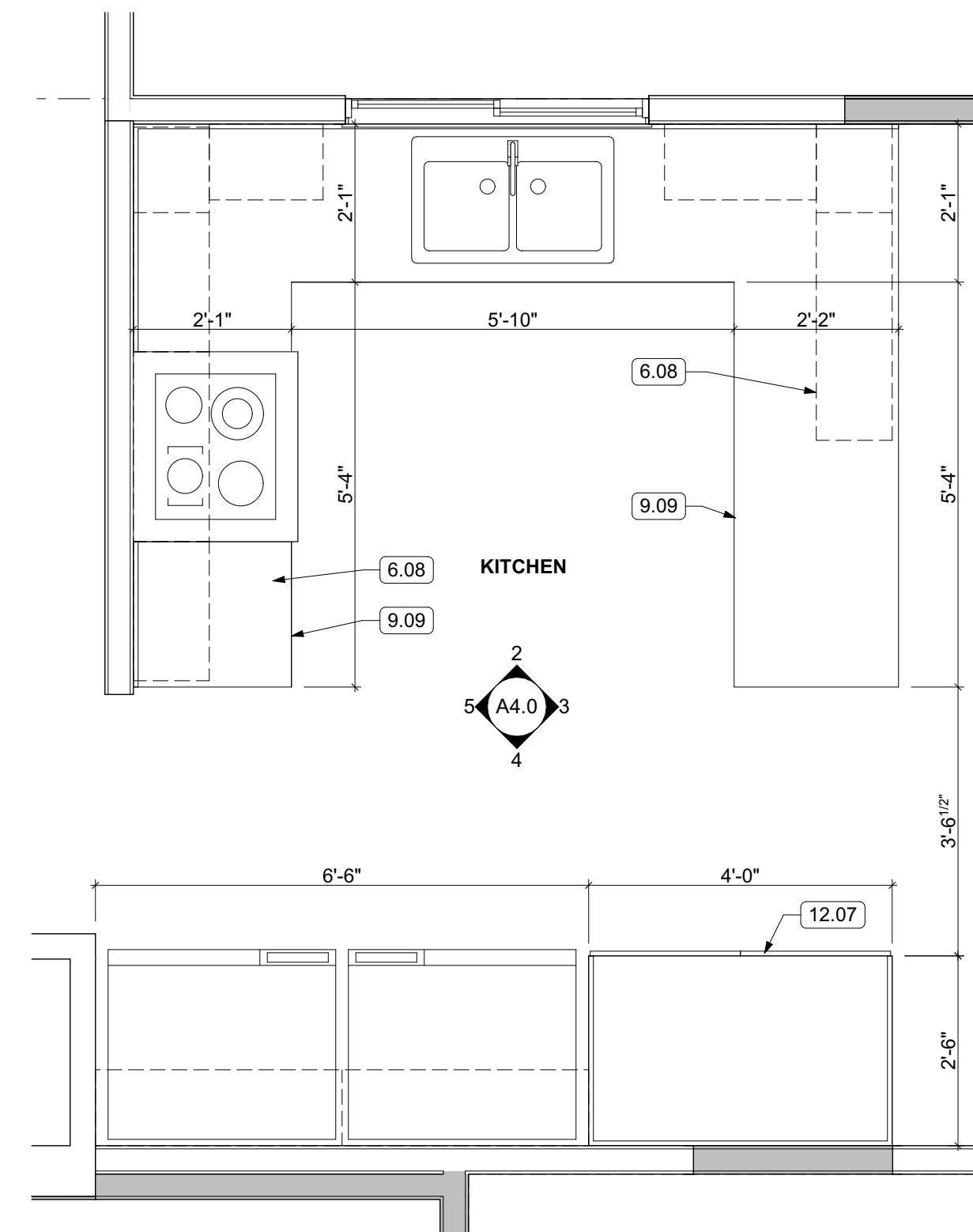
3 KITCHEN
SCALE: 1/2" = 1'-0"



4 KITCHEN
SCALE: 1/2" = 1'-0"



5 KITCHEN
SCALE: 1/2" = 1'-0"

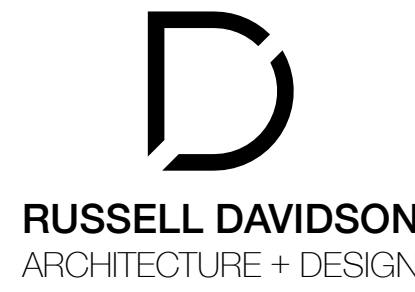


1 ENLARGED KITCHEN PLAN
SCALE: 1/2" = 1'-0"



	KEYNOTES
--	----------

- | | |
|-------|---|
| 6.08 | INSTALL HAMPTON BAY OR APPROVED EQUAL CABINETS AND BUILT-INS PER DRAWINGS. PROVIDE HARDWARE PULLS ON ALL DOORS AND DRAWERS. |
| 9.09 | INSTALL ENGINEERED QUARTZ COUNTERTOP WITH PROPER SUPPORT AND SEAMS |
| 12.07 | NEW STORAGE CABINETRY |



SLOW POKE RESIDENCE

11855 SLOW POKE LANE
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APN: 009-320-004-000

ID	NAME	DATE
SUBMITTED:		7/20/2026
SCALE		AS NOTED
DRAWN BY:		GTB
CHECKED BY:		RPD
JOB:		2025.33

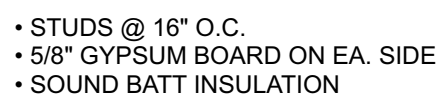
ENLARGED PLAN
& INTERIOR
ELEVATIONS

A4.0

11855 SLOW POKE LANE
GRASS VALLEY, CA 95945
APN: 009-320-004-000

ID	NAME	DATE
SUBMITTED:	7/20/2026	
SCALE	AS NOTED	
DRAWN BY:	GTB	
CHECKED BY:	RPD	
JOB:	2025.33	

A5.0



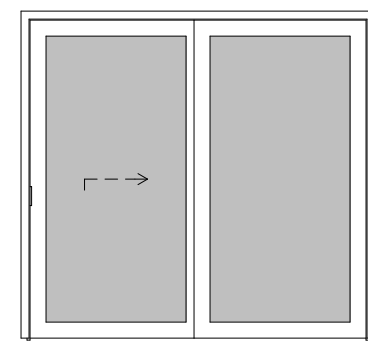
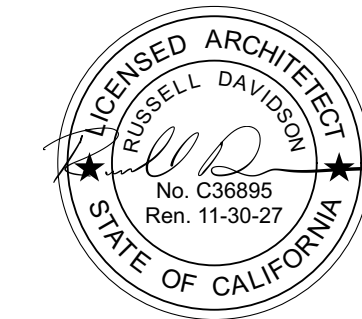
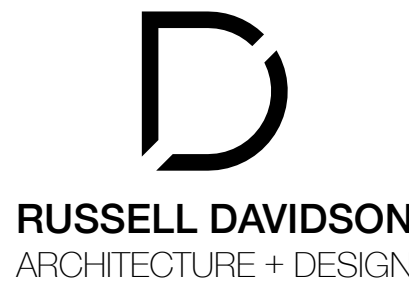
14 WALL TYPES
SCALE: 1 1/2"= 1'-0"



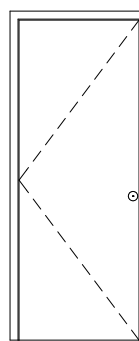
DOOR SCHEDULE																	
DOOR #	ROOM NAME	TYPE	STATUS	W	H	MFG	FRAME		LEAF		U-VALUE	U/SHGC	FIRE RATING	HARDWARE SET	CLOSER	REMARKS	
							MATERIAL	FINISH	MATERIAL	FINISH							
EXTERIOR																	
01	LIVING 1	A	New	7'-0"	6'-8"	ANDERSEN 100 OR EQUAL	COMP.	MFG	COMP.	WHITE	0.32	0.22			N		
02	BEDRM 1	A	New	6'-0"	6'-8"	ANDERSEN 100 OR EQUAL	COMP.	MFG	COMP.	WHITE	0.32	0.22			N		
INTERIOR																	
03	BEDRM 1	C	New	4'-0"	6'-8"	MASONITE OR EQUAL	WOOD	PAINTED	HCWD	STAINED				PASSAGE	N		
04	BEDRM 2	B	New	2'-6"	6'-8"	MASONITE OR EQUAL	WOOD	PAINTED	HCWD	STAINED				PRIVACY	N		
05	BEDRM 2	C	New	4'-0"	6'-8"	MASONITE OR EQUAL	WOOD	PAINTED	HCWD	STAINED				PASSAGE	N		
06	(N) BEDRM 5	B	New	2'-6"	6'-8"	MASONITE OR EQUAL	WOOD	PAINTED	HCWD	STAINED				PRIVACY	N		
07	(N) BEDRM 5	C	New	7'-0"	6'-8"	MASONITE OR EQUAL	WOOD	PAINTED	HCWD	STAINED				PASSAGE	N		
08	(N) BEDRM 6	C	New	7'-0"	6'-8"	MASONITE OR EQUAL	WOOD	PAINTED	HCWD	STAINED				PASSAGE	N		
09	(N) BEDRM 6	B	New	2'-6"	6'-8"	MASONITE OR EQUAL	WOOD	PAINTED	HCWD	STAINED				PRIVACY	N		

DOOR NOTES

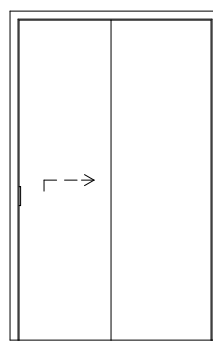
1. ALL GLASS IN DOORS SHALL BE TEMPERED. TEMPERED GLASS SHALL BE PERMANENTLY IDENTIFIED AND VISIBLE WHEN THE UNIT IS GLAZED.
2. ALL GLAZING WILL BE INSTALLED WITH A CERTIFYING LABEL ATTACHED, SHOWING THE "U" VALUE.
3. REFER TO FLOOR PLANS FOR DIRECTION OF DOOR SWING.
4. DOORS SHALL MEET THE MINIMUM INFILTRATION REQUIREMENTS PER SECTION 116 E.E.S.
5. VENTILATION SHALL COMPLY WITH C.B.C. 1203.4 AND R303.
6. ALL EXTERIOR WINDOW AND EXTERIOR DOOR ASSEMBLIES TO HAVE AN STC RATING OF 36 OR GREATER.
7. DOORS MAY OPEN TO THE EXTERIOR ONLY IF THE FLOOR OR LANDING IS NOT MORE THAN 11/2 INCH LOWER THAN THE DOOR THRESHOLD. SECTION R313.1.3 CRC
8. GLAZED OPENINGS WITHIN EXTERIOR DOORS SHALL BE INSULATING-GLASS UNITS WITH A MINIMUM OF ONE TEMPERED PANE,



A
EXTERIO SLIDER, GLASS
01, 02



B
HINGED, SGL
04, 06, 09



C
SLIDER, DBL
03, 05, 07, 08

② DOOR TYPES

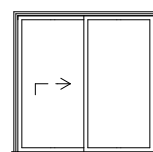
SCALE: 1' = 1'-0"

SKYLIGHT SCHEDULE											
ID	STATUS	W	H	MFG	TEMPERING	GLAZING	U-VALUE	U/SHGC	FRAME		REMARKS
									MATERIAL	FINISH	
26	NEW	4.00'	4.00'	VELUX OR APPROVED EQUAL	TEMPERED (SGL)	LOW-E	0.50	0.30	ALUM.	FACTORY	
27	NEW	4.00'	4.00'	VELUX OR APPROVED EQUAL	TEMPERED (SGL)	LOW-E	0.50	0.30	ALUM.	FACTORY	

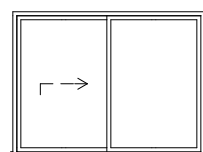
WINDOW SCHEDULE													
ID	LOCATION	TYPE	STATUS	W	H	MFG	TEMPERING	GLAZING	U-VALUE	U/SHGC	FRAME		REMARKS
											MATERIAL	FINISH	
01	BEDRM 3	D	NEW	4'-0"	4'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
02	BEDRM 4	D	NEW	4'-0"	4'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
03	(N) BEDRM 5	E	NEW	4'-0"	5'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
04	(N) BEDRM 5	E	NEW	4'-0"	5'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	WOOD	STAINED	
05	(N) BEDRM 6	G	NEW	6'-0"	5'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
06	GARAGE	D	NEW	4'-0"	3'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
07	GARAGE	D	NEW	4'-0"	3'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
08	GARAGE	D	NEW	4'-0"	3'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
09	LAUNDRY	D	NEW	3'-0"	3'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
10	DINING	C	NEW	3'-0"	4'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
12	KITCHEN	C	NEW	4'-0"	3'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
13	LIVING 1	G	NEW	6'-0"	5'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
14	LIVING 1	G	NEW	6'-0"	5'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
15	LIVING 1	G	NEW	6'-0"	5'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
16	BATH 1	A	NEW	3'-0"	3'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
17	BEDRM 1	C	NEW	4'-0"	3'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
19	BEDRM 2	C	NEW	4'-0"	3'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
20	BEDRM 3	C	NEW	4'-0"	3'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	
25	DINING	F	NEW	6'-0"	4'-0"	ANDERSEN 100 OR EQUAL	TEMPERED (SGL)	SMARTSUN	0.29	0.21	COMP.	WHITE	

WINDOW NOTES

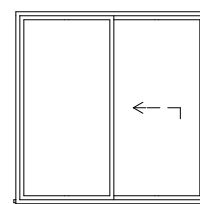
1. SEE EXTERIOR ELEVATION FOR DIRECTION OF OPERATION OF WINDOWS (ALL OPERABLE WINDOWS TO HAVE SCREENS).
2. ALL WINDOW DIMENSIONS PERTAIN TO ROUGH OPENINGS (R.O.). CONTRACTOR TO FIELD VERIFY ACTUAL DIMENSIONS FOR WINDOWS.
3. ALL GLAZING WILL BE INSTALLED WITH A CERTIFYING LABEL ATTACHED, SHOWING THE NFRC LABEL.
4. ALL GLAZING SHALL BE SPECTRALLY SELECTIVE LOW E COATED TO MEET TITLE 24 ENERGY REQUIREMENTS.
5. WINDOWS SHALL MEET THE MINIMUM INFILTRATION REQUIREMENTS PER SECTION 116 E.E.S.D
6. VENTILATION SHALL COMPLY WITH C.B.C. 1203.4 AND R303
7. EVERY SLEEPING ROOM SHALL HAVE ONE OPERABLE WINDOW FOR EMERGENCY ESCAPE OR RESCUE WITH A MIN. NET CLEAR OPENABLE AREA OF 5.7 SQ. FT. MIN. NET CLEAR OPENABLE HEIGHT OF 24" MIN. NET CLEAR WIDTH OF 20" AND A FIN. SILL HEIGHT OF NOT MORE THAN 44" A.F.F. PER CRC SECTION 3101
8. ALL EXTERIOR WINDOW AND EXTERIOR DOOR ASSEMBLIES TO HAVE AN STC RATING OF 30 OR GREATER.
9. TEMPERED GLASS SHALL BE PERMANENTLY IDENTIFIED AND VISIBLE WHEN THE UNIT IS GLAZED.
10. EVERY SPACE INTENDED FOR HUMAN OCCUPANCY SHALL BE PROVIDED WITH NATURAL VENTILATION AND NATURAL LIGHT BY MEANS OF VENTILATION / ARTIFICIAL LIGHT. CBC SECTIONS 1203.4 AND 1205.1 AND R303
 - A) THE MINIMUM NET GLAZED AREA FOR NATURAL LIGHT SHALL NOT BE LESS THAN 8%OF THE FLOOR AREA OF THE ROOM SERVED. CBC SECTION 1205.2
 - B) THE MINIMUM OF OPENABLE AREA TO THE OUTDOORS FOR NATURAL VENTILATION SHALL BE 4% OF THE FLOOR AREA BEING VENTILATED. SECTION 1203.4
11. EXTERIOR WINDOWS AND EXTERIOR GLAZED DOOR ASSEMBLIES SHALL BE CONSTRUCTED OF MULTIPANE GLAZING WITH ONE TEMPERED PANE, HAVE A FIRE RESISTANCE RATING OF 20 MINUTES OR MEET THE REQUIREMENTS OF SFM 12-7A-2.



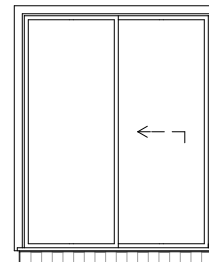
A
SLIDER
16



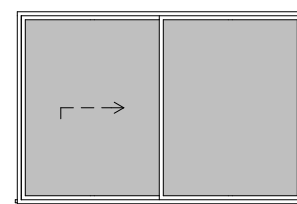
C
SLIDER
12, 20, 17, 19, 10



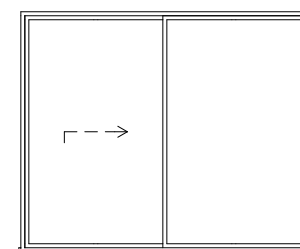
D
SLIDER
01, 02, 06, 07, 08, 09



E
SLIDER
04, 03



F
SLIDER
25



G
SLIDER
14, 13, 15, 05

1 WINDOW TYPES

SCALE: 1' = 1'-0"

SLOW POKE RESIDENCE

11855 SLOW POKE LANE
GRASS VALLEY, CA 95945
APN: 009-320-004-000

ID	NAME	DATE
1	REV 1	4/29/26
SUBMITTED:		7/20/2026
SCALE		AS NOTED
DRAWN BY:		GTB
CHECKED BY:		RPD
JOB:		2025.33

DOOR & WINDOW SCHEDULES

A6.0

RESIDENTIAL CALGREEN PLUMBING NOTES	
1)	ENHANCED DURABILITY AND REDUCED MAINTENANCE: 4.406.1 ANNULAR SPACES AROUND PIPES, ELECTRIC CABLES, CONDUITS OR OTHER OPENINGS IN PLATES AT EXTERIOR WALLS SHALL BE PROTECTED AGAINST THE PASSAGE OF RODENTS BY CLOSING SUCH OPENINGS WITH CEMENT MORTAR, CONCRETE MASONRY OR SIMILAR METHOD ACCEPTABLE TO THE ENFORCING AGENCY.
2)	BUILDING MAINTENANCE AND OPERATION: 4.410.1 AN OPERATION AND MAINTENANCE MANUAL SHALL BE PROVIDED TO THE BUILDING OCCUPANT OR OWNER.
3)	INDOOR WATER USE A) PLUMBING FIXTURES (WATER CLOSETS AND URINALS) AND FITTINGS (FAUCETS AND SHOWERHEADS) INSTALLED IN RESIDENTIAL BUILDINGS SHALL COMPLY WITH THE PRESCRIPTIVE REQUIREMENTS OF SECTIONS 4.303.1.1 THROUGH 4.303.1.4.4 B) 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.

PIPING SCHEDULE			
TYPE	SIZE	JOINING METHOD	NOTES
SANITARY WASTE BELOW GRADE	ALL	SOLVENT	ABS
SANITARY WASTE ABOVE GRADE	ALL	SOLVENT	ABS
SANITARY VENT	ALL	SOLVENT	ABS
CONDENSATE PIPING	ALL	SOLVENT	PVC/CPVC
CONDENSATE PIPING EXPOSED	ALL	SOLVENT	PVC/CPVC (PROTECTED WITH WATER-BASED LATEX PAINT)
GAS PIPING BELOW GRADE	ALL	COMPRESSION	POLYETHYLENE
GAS PIPING ABOVE GRADE	ALL	THREADED	GALVANIZED STEEL
DOMESTIC WATER	ALL	95/5 SOLDER	TYPE "L" OR "K" COPPER W/SEISMIC BRACING
SANITARY WASTE/VENT	BELOW GRADE	SERVICE WEIGHT CAST IRON	NO-HUB COUPLING
	ABOVE GRADE	SERVICE WEIGHT CAST IRON	NO-HUB COUPLING

PIPE INSULATION SCHEDULE				
TYPE	DIAMETER SIZE (INCHES)	FLUID TEMP RANGE (°F)	INSULATION CONDUCTIVITY (BTU*INCH/HR*FT²*F)	INSULATION THICKNESS (INCHES)
DOMESTIC HOT WATER	<1	105–140	0.22–0.28	1
DOMESTIC HOT WATER	1 OR LARGER	105–140	0.22–0.28	1–1/2

VALUE OPTION: (E) TANK WATER HEATER SCHEDULE								
SYMBOL	MANU.	MODEL	LOCATION	RECOVERY AT 90°F ΔT	ENERGY FACTOR	CAPACITY (GAL)	VOLTAGE	REMARKS
WH-1	RHEEM	PROE50 T2 RH95	INTERIOR	21.0	0.95	50	240–1ø–60Hz	4.5KW, VALUE OPTION: EXISTING WH TO REMAIN

STANDARD OPTION: (N) HEAT PUMP TANK WATER HEATER SCHEDULE												
SYMBOL	MANU.	MODEL NO.	LOCATION	SERVES	CAPACITY (GAL)	FIRST HOUR RATING (GPH)	INPUT MBH (KW)	ELECTRICAL			WEIGHT (LBS)	REMARKS
								HP	VOLTAGE	AMPS		
HPWH-1	RHEEM	XE80T10HS45U1	INTERIOR CLOSET	RESIDENCE	80	87	(4.5)	–	230–1ø–60Hz	–	244	INSTALL TMW-1 TO ENSURE 120°F SETPOINT, REPLACE (E) WH LIKE-FOR-LIKE

PLUMBING FIXTURE SCHEDULE - SEE FLOOR PLAN FOR APPLICABLE FIXTURES																
TAG	FIXTURE	TYPE	MOUNTING	MANU.	MODEL NO.	WATER SUPPLY			DRAIN		PIPE SIZES				REMARKS	
						MANU.	MODEL NO.	MAX GPM/GPF	TYPE	SIZE	WASTE	VENT	CW	HW		
BT-1	BATHTUB/SHOWER	–	FLOOR	COORDINATE MODEL SELECTION WITH OWNER		COORDINATE MODEL SELECTION WITH OWNER			–	P-TRAP	1-1/2"	1-1/2"	1-1/4"	1/2"	1/2"	
CW-1	CLOTHES WASHER	–	FLOOR	COORDINATE MODEL SELECTION WITH OWNER		–	–	–	P-TRAP	2"	2"	1-1/2"	1/2"	1/2"		
DW-1	DISHWASHER	RESIDENTIAL	UNDER COUNTER	COORDINATE MODEL SELECTION WITH OWNER		–	–	–	INDIRECT	1-1/2"	2"	1-1/2"	–	1/2"	SHALL COMPLY WITH UL 749	
HB-1	HOSE BIBB	–	WALL	WOODFORD	26	–	–	–	–	–	–	–	1/2"	–	BACKFLOW PROTECTED, ASSE STANDARD 1052	
LAV-1	LAVATORY (1X FAUCET MOUNTING HOLES)	METERED	UNDER COUNTER	COORDINATE MODEL SELECTION WITH OWNER		MOEN	WSL84733	1.2	P-TRAP	1-1/4"	1-1/2"	1-1/4"	1/2"	1/2"	OR EQUIVALENT, ADA COMPLIANT, BATTERY POWERED SENSOR ACTIVATED	
	LAVATORY (3X FAUCET MOUNTING HOLES-CENTERSET)	METERED	UNDER COUNTER	COORDINATE MODEL SELECTION WITH OWNER		MOEN	WS84633SRN	1.2	P-TRAP	1-1/4"	1-1/2"	1-1/4"	1/2"	1/2"	OR EQUIVALENT, ADA COMPLIANT, BATTERY POWERED SENSOR ACTIVATED, PROVIDE 4" CENTERSET HOLES	
SH-1	SHOWER	–	–	COORDINATE MODEL SELECTION WITH OWNER		DELTA ARVO		142840-SP-I	1.8	P-TRAP	2"	2"	1-1/2"	1/2"	1/2"	OR EQUIVALENT, ADA COMPLIANT
SK-1	SINK (1X FAUCET MOUNTING HOLES)	SINGLE COMPARTMENT	DROP-IN	COORDINATE MODEL SELECTION WITH OWNER		MOEN	7423	2.0	P-TRAP	1-1/2"	2"	1-1/2"	1/2"	1/2"	OR EQUIVALENT, INSTALL 3/4 HP COMPACT GARBAGE DISPOSAL	
	SINK (3X FAUCET MOUNTING HOLES-WIDESPREAD)	SINGLE COMPARTMENT	DROP-IN	COORDINATE MODEL SELECTION WITH OWNER		MOEN	7425	2.0	P-TRAP	1-1/2"	2"	1-1/2"	1/2"	1/2"	OR EQUIVALENT, INSTALL 3/4 HP COMPACT GARBAGE DISPOSAL	
SK-2	BAR SINK	METERED	UNDER COUNTER	COORDINATE MODEL SELECTION WITH OWNER		MOEN	7423	2.0	P-TRAP	1-1/2"	2"	1-1/2"	1/2"	1/2"	OR EQUIVALENT	
TMV-1	THERMOSTATIC MIXING VALVE	–	–	WATTS	LFMMV-M1	–	–	–	–	–	–	–	1/2"	1/2"	ASSE STANDARD 1017, 1069, AND 1070 LISTED, 0.5-12 GPM FLOW RATING	
WC-1	WATER CLOSET	GRAVITY	FLOOR	AMERICAN STANDARD	3378AB.128	–	–	1.28	INTEGRAL P-TRAP	–	3"	2"	1/2"	–	OR EQUIVALENT, ADA COMPLIANT, ELONGATED OPEN FRONT SEAT	
NOTES: COORDINATE ALL TRIM AND ACCESSORY OPTIONS WITH OWNER EQUIVALENT FIXTURES ACCEPTABLE CONTINGENT ON OWNER APPROVAL																

PLUMBING SCOPE OF WORK	
1)	(E) WATER AND SEWER SERVICE TO REMAIN
2)	(E) COLD AND HOT WATER PIPING AND FITTINGS FOR FIXTURES TO REMAIN
3)	(E) SEWER AND VENT PIPING AND FITTINGS FOR FIXTURES TO REMAIN
4)	REPLACE ALL PLUMBING FIXTURE FAUCETS AND WATER CLOSETS. (E) LAVATORY/SINK BOWLS TO REMAIN.

PLUMBING LEGEND	
—CW—	COLD WATER
—HW—	HOT WATER
—NG—	NATURAL GAS
SS	SANITARY SEWER
SSV	SANITARY SEWER VENT
VTR	VENT THRU ROOF
AFF	ABOVE FINISHED FLOOR
BF	BELOW FLOOR
FA, TB	FROM ABOVE, TO BELOW
FB, TA	FROM BELOW, TO ABOVE
FU	FIXTURE UNITS
GPM	GALLONS PER MINUTE
TMV	THERMOSTATIC MIXING VALVE
	POC – POINT OF CONNECTION
	GAS POC
	COLD WATER POC
	CONDENSATE POC
	CLEANOUT
	HOSE BIBB
	SHUT-OFF VALVE
	PUMP



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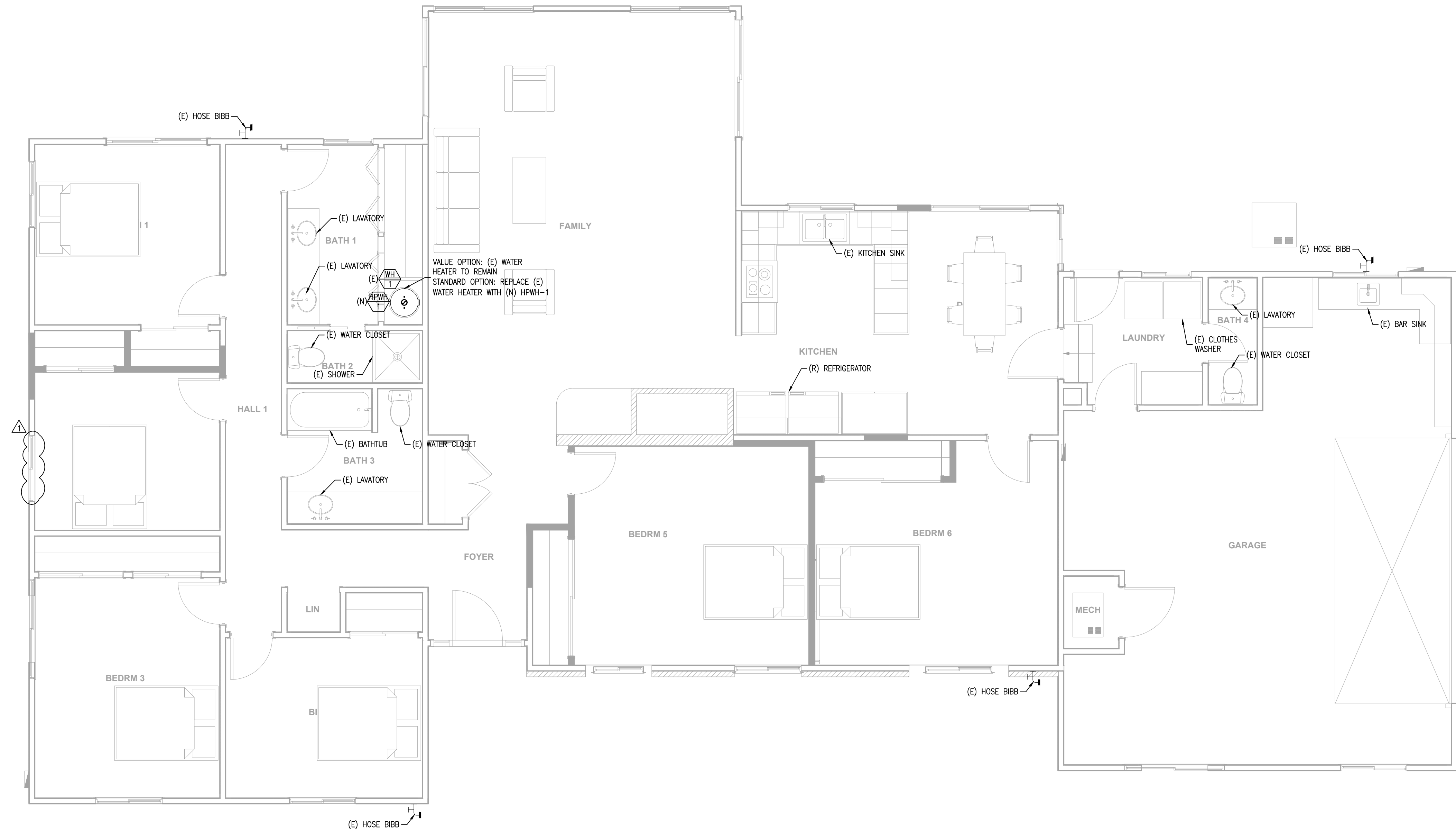


REGISTERED PROFESSIONAL ENGINEER
WILLIAM M. BATIST
No. M36994
EXP. 09-30-2026
STATE OF CALIFORNIA
DATE SIGNED: 05-01-26

SLOW POKE RESIDENCE
11855 SLOW POKE LANE
GRASS VALLEY, CA. 95945

ISSUED FOR	DATE
PERMIT	04-02-26
 PLAN CHECK #1	05-01-26

PROJECT NUMBER	25341
SHEET TITLE	PLUMBING GENERAL NOTES, CALCS, DETAILS, & GAS ISOMETRIC
SHEET NO.	P0



A PLUMBING PLAN
SCALE: 1/4"=1'-0"



- SHEET NOTES:**
- (E) EXISTING
(N) NEW
(R) RELOCATED
(D) DEMO
 - ALL EQUIPMENT, FITTINGS, FIXTURES, AND PIPING ARE (E) U.O.N.
 - LOW FLOW PLUMBING FIXTURE FLOW RATES:
RESIDENTIAL LAVATORY FAUCETS:
THE MAXIMUM FLOW RATE OF RESIDENTIAL LAVATORY FAUCETS SHALL NOT EXCEED 1.2 GPM AT 60 PSI. THE MINIMUM FLOW RATE OF RESIDENTIAL LAVATORY FAUCETS SHALL NOT BE LESS THAN 0.8 GPM AT 20 PSI PER CPC 407.2.2
SINGLE SHOWERHEAD [TUB/SHOWER COMBO]:
SHOWERHEADS SHALL HAVE A MAXIMUM FLOW RATE OF NOT MORE THAN 1.8 GPM AT 80 PSI. SHOWERHEADS SHALL BE CERTIFIED TO THE PERFORMANCE CRITERIA OF THE U.S. EPA WATERSENSE SPECIFICATION FOR SHOWERHEADS IN COMPLIANCE WITH CHAPTER 5, DIVISION 5.3. OF THE CALIFORNIA GREEN BUILDING STANDARDS CODE (CALGREEN) PER CPC 408.2.1
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 IN COMPLIANCE WITH CHAPTER 5, DIVISION 5.3. OF THE CALIFORNIA GREEN BUILDING STANDARDS CODE (CALGREEN) PER CPC 411.2.4
 - ENSURE REGULAR INSPECTION OF SEPTIC TANK AND PUMPING AS REQUIRED TO ENSURE PROLONGED SYSTEM LIFE
 - ENSURE HOUSEHOLD WATER USE REMAINS WITHIN THE SEPTIC SYSTEM'S DESIGNED CAPACITY BY ENSURING A FLOW METER IS INSTALLED ON EACH WELL



SLOW POKE RESIDENCE
11855 SLOW POKE LANE
GRASS VALLEY, CA. 95945

ISSUED FOR	DATE
PERMIT	04-02-26
PLAN CHECK #1	05-01-26

PROJECT NUMBER	25341
SHEET TITLE	PLUMBING PLAN - WATER
SHEET NO.	P1



GENERAL NOTES	
1)	CONTRACTOR TO EXAMINE THE PROPOSED WORK SITE AND BECOME FAMILIAR WITH ALL JOB CONDITIONS AFFECTING THE WORK SHOWN. CONTRACTOR(S) SHALL FIELD-VERIFY SITE CONDITIONS INCLUDING LOCATIONS AND SIZES OF EXISTING PIPING, VALVES, CLEANOUTS, WASTE MAINS, GAS METERS, ETC., AND BIDS SHALL BE BASED ON ACTUAL FIELD CONDITIONS. NO ADDITIONAL ALLOWANCE WILL BE GRANTED DUE TO LACK OF KNOWLEDGE OF SITE CONDITIONS. ACCEPT SOLE AND COMPLETE RESPONSIBILITY FOR CONDITIONS OF THE JOBSITE, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY DURING PERFORMANCE OF THE WORK.
2)	DRAWINGS INDICATE DIAGRAMMATICALLY THE ARRANGEMENT OF PRINCIPAL APPARATUS, PIPING, DUCTWORK, AND OTHER MATERIAL. FOLLOW DRAWING AS CLOSELY AS POSSIBLE IN ORDER TO ACHIEVE A NEAT INSTALLATION WHILE STILL WORKING AROUND ANY OBSTRUCTIONS. INSPECT SITE CONDITIONS AFFECTING THE WORK AND PROVIDE FITTINGS AND ACCESSORIES AS REQUIRED TO MEET CONDITIONS WHETHER SHOWN OR NOT.
3)	IT IS NOT THE INTENTION OF THE PLANS AND SPECIFICATIONS TO COVER ALL INCIDENTALS REQUIRED TO PROVIDE COMPLETE AND FULLY-OPERATIONAL SYSTEMS. THE CONTRACTOR IS TO FURNISH ALL LABOR, MATERIALS, TRANSPORTATION, EQUIPMENT, MISCELLANEOUS SERVICES, ETC., REQUIRED TO ACCOMPLISH THIS RESULT. ANYTHING WHICH MAY BE REASONABLY CONSTRUED AS A NECESSARY PART OF THE INSTALLATION SHALL BE INCLUDED, WHETHER SPECIFICALLY SHOWN OR MENTIONED OR NOT. ENGINEER WILL PROVIDE INTERPRETATIONS UPON REQUEST.
4)	ALL WORK AND MATERIALS SHALL BE PERFORMED AND INSTALLED IN COMPLIANCE WITH THE FOLLOWING CODES AS AMENDED AND ADOPTED BY THE AUTHORITY(IES) HAVING JURISDICTION: 2025 CALIFORNIA BUILDING CODE, 2025 CALIFORNIA MECHANICAL CODE, 2025 CALIFORNIA PLUMBING CODE, 2025 CALIFORNIA ELECTRICAL CODE, 2025 CALIFORNIA ENERGY CODE (TITLE 24), NATIONAL FIRE PROTECTION ASSOCIATION (NFPA), OCCUPATIONAL SAFETY AND HEALTH ACT (OSHA), AND ANY OTHER LOCAL CODES, ORDINANCES, REGULATIONS, OR AUTHORITIES HAVING JURISDICTION. NOTHING IN THESE PLANS IS TO BE CONSTRUED TO PERMIT WORK NOT CONFORMING TO THESE CODES OR OTHER CODES AND REGULATIONS APPLICABLE TO THIS PROJECT. THESE CODES SHALL DETERMINE MINIMUM REQUIREMENTS FOR MATERIALS, METHODS, AND LABOR PRACTICES NOT OTHERWISE DEFINED IN THESE SPECIFICATIONS.
5)	DEFINITIONS: a. WORK: LABOR AND MATERIALS OF THE CONTRACTOR AND/OR SUBCONTRACTOR. b. FURNISH: OBTAIN, COORDINATE, SUBMIT THE NECESSARY DRAWINGS, DELIVER TO THE JOBSITE IN NEW CONDITION AND GUARANTEE. c. PROVIDE: FURNISH AND INSTALL. d. CONNECT: BRING SERVICE TO THE EQUIPMENT AND MAKE FINAL ATTACHMENTS INCLUDING NECESSARY PIPE FITTINGS, DUCTWORK, TRANSITIONS, ETC. e. CONCEALED: HIDDEN FROM SIGHT IN CHASES, FURRED SPACES, SHAFTS, ABOVE CEILING, EMBEDDED IN CONSTRUCTION, IN CRAWL SPACES, OR BURIED. f. EXPOSED: NOT INSTALLED UNDERGROUND OR CONCEALED AS DEFINED ABOVE. g. PERFORMANCE: CONTRACTOR SHALL PERFORM ALL WORK SPECIFIED, INDICATED, AND REQUIRED UNLESS OTHERWISE NOTED, INCLUDING FINAL CONNECTIONS, IN A WORKMANLIKE MANNER USING WORKERS SKILLED AND EXPERIENCED IN THE TRADE. PIPES, FIXTURES, EQUIPMENT, GRILLES, REGISTERS, ETC. TO BE INSTALLED LEVEL, SQUARE, OR CENTERED, ETC. TO GIVE A NEAT APPEARANCE. h. FULL FUNCTION: PROVIDE ALL MINOR ITEMS NECESSARY FOR A COMPLETE AND FULLY FUNCTIONAL INSTALLATION.
6)	CONTRACTOR SHALL CONFIRM ALL SITE VOLTAGES BEFORE BIDDING AND ORDERING EQUIPMENT. REIMBURSE ELECTRICAL CONTRACTOR, AT NO CHARGE TO CLIENT, FOR ELECTRICAL CONTRACTOR'S COST INCURRED DUE TO SUBSTITUTION OF MECHANICAL EQUIPMENT HAVING ELECTRICAL REQUIREMENTS DIFFERING FROM SITE CONDITIONS.
7)	CONTRACTOR SHALL PROVIDE THE OWNER WITH COPIES OF OPERATION, MAINTENANCE, AND PREVENTATIVE MAINTENANCE MANUALS FOR EACH MODEL AND TYPE OF PLUMBING AND MECHANICAL EQUIPMENT.
8)	CONTRACTOR SHALL PROVIDE EVIDENCE OF LICENSING, BONDING, AND INSURANCE, AND PROVIDE OTHER NECESSARY ADMINISTRATIVE FUNCTIONS FOR CONTRACTOR'S WORK.
9)	CONTRACTOR SHALL PROCURE AND PAY FOR ALL REQUIRED PERMITS AND SERVICE CHARGES.
10)	COORDINATION: CONFORM TO GENERAL CONSTRUCTION CONTRACT DOCUMENTS EXCEPT AS MODIFIED HEREIN. REFER ALSO TO STRUCTURAL AND ELECTRICAL CONTRACT DOCUMENTS. COORDINATE ALL WORK WITH OTHER TRADES.
11)	CUTTING AND PATCHING: CUT AND PATCH AS REQUIRED. CUT OR WELD STRUCTURAL MEMBERS ONLY WITH APPROVAL OF A STRUCTURAL ENGINEER. PATCHING SUBJECT TO ACCEPTANCE BY OWNER.
12)	SAW CUT TRENCHES IN SLAB SHALL BE FULLY RESTORED AND REINFORCED TO PREVENT SAGGING. ROUGHEN SAW CUT EDGES PRIOR TO RE-POURING CONCRETE.
13)	COORDINATE ALL WORK WITH OTHER TRADES TO PROVIDE A COMPLETE INSTALLATION. CONNECT ALL EQUIPMENT FURNISHED BY OTHERS AS REQUIRED. INSTALL ALL WORK TO CLEAR ARCHITECTURAL AND STRUCTURAL MEMBERS. INSTALL ALL ABOVE GRADE (OVERHEAD) PIPING AS HIGH AS PRACTICAL.
14)	RESTORE ALL DAMAGE RESULTING FROM YOUR WORK AND LEAVE PREMISES IN CLEAN CONDITION WHEN FINISHED WITH WORK. ADJUST, CLEAN, REPAIR, OR REPLACE PRODUCTS, WHICH HAVE BEEN DAMAGED.
15)	GUARANTEE ALL WORK AND MATERIALS FOR ONE YEAR MINIMUM FROM DATE OF FILING NOTICE OF COMPLETION.
16)	PROVIDE FLASHING AND COUNTER FLASHING FOR ALL WALL AND ROOF PENETRATIONS.
17)	ADJUSTMENTS: MAKE MINOR ADJUSTMENTS TO WORK WHERE REQUESTED BY OWNER, WHEN SUCH ADJUSTMENTS ARE NECESSARY TO PROPER OPERATION AND WITHIN THE INTENT OF THE CONTRACT.
18)	MATERIALS AND EQUIPMENT: PROVIDE NEW, UL-LISTED, COMMERCIAL-GRADE MATERIALS, DEVICES, EQUIPMENT, AND FIXTURES SUITABLE FOR THE ENVIRONMENT WHERE INSTALLED. REUSE EXISTING ONLY WHEN COMPLAINT WITH THE CONTRACT DOCUMENTS, IN GOOD CONDITION, AND APPROVED BY THE ENGINEER.
19)	INSTALLATION: INSTALL ALL MATERIALS, EQUIPMENT, AND SYSTEMS IN FULL ACCORD WITH MANUFACTURER'S INSTRUCTIONS.
20)	LAYOUT: INSTALL ALL PIPING AND DUCTWORK TO PRESENT A NEAT AND ORDERLY APPEARANCE. RUN ALL LINES PARALLEL WITH BUILDING CONSTRUCTION AS MUCH AS POSSIBLE. MAINTAIN HEADROOM, EQUIPMENT CLEARANCE, AND GRADIENT WHERE REQUIRED. ALLOW FOR EXPANSION & CONTRACTION.
21)	ACCESS DOORS: PROVIDE ACCESS DOORS OR PANELS FOR ALL VALVES, CLEANOUTS, DAMPERS, CONTROLS, DEVICES, AND OTHER ITEMS REQUIRING INSPECTION OR MAINTENANCE.
22)	START-UP: THOROUGHLY TEST AND DEMONSTRATE PROPER OPERATION OF ALL SYSTEMS AND EQUIPMENT MODIFIED, FURNISHED OR INSTALLED UNDER THIS CONTRACT.
23)	WARRANTY: ALL MATERIALS AND EQUIPMENT INSTALLED UNDER THIS CONTRACT SHALL BE GUARANTEED FREE FROM ALL MECHANICAL, ELECTRICAL, AND WORKMANSHIP DEFECTS FOR A MINIMUM OF ONE YEAR FROM DATE OF FINAL ACCEPTANCE. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DAMAGES TO THE PREMISES CAUSED BY LEAKS AND/OR BREAKS IN PIPES AND FIXTURES INSTALLED UNDER THIS CONTRACT, AS WELL AS ANY DAMAGE FROM LEAKS VIA ROOF PENETRATIONS MADE AND SEALED UNDER CONTRACTOR'S SCOPE.
24)	PATCHING & PAINTING: RESTORE ANY DAMAGE RESULTING FROM THE WORK AND LEAVE PREMISES CLEAN. ADJUST, CLEAN, REPAIR, AND/OR REPLACE ANY ITEMS DAMAGED BY THE WORK. RESTORE WALL AND ROOF PENETRATIONS TO MATCH SURROUNDING WALL OR ROOF, RESPECTIVELY.
25)	AIR BALANCE: PROVIDE SERVICES NECESSARY TO VERIFY AIR QUANTITIES AND BALANCE FOR ESTABLISHED QUANTITIES AND UNIFORM TEMPERATURE IN THE SPACES SERVED. ADJUST ALL DAMPERS AND ELEMENTS IN GRILLES AND DIFFUSERS FOR PROPER AIR DISTRIBUTION AND TO MINIMIZE DRAFTS. COMPLY WITH SMACNA MANUAL FOR THE BALANCING AND ADJUSTMENT OF AIR DISTRIBUTION SYSTEMS.
26)	DUCTWORK SHALL BE FABRICATED AND INSTALLED IN ACCORDANCE WITH THE LATEST EDITION OF THE SMACNA LOW PRESSURE DUCT CONSTRUCTION STANDARD.
27)	ALL BRANCH DUCTS SHALL HAVE BALANCING DAMPERS WITH ACCESSIBLE LOCKING TYPE QUADRANT.
28)	HVAC EQUIPMENT SHALL BE CERTIFIED BY THE MANUFACTURER FOR COMPLIANCE WITH CALIFORNIA ENERGY COMMISSION STANDARDS.
29)	DUCT SHALL MEET UL 181, CLASS I AND NFPA 90A AND 90B. DUCT SHALL BE INSTALLED STRAIGHT AND SUPPORT SPACING SHALL BE IN STRICT ACCORDANCE WITH "SMACNA HVAC DUCT CONSTRUCTION STANDARDS, METAL AND FLEXIBLE". FLEXIBLE DUCTWORK SHALL BE EXTENDED TO THE FULLEST POSSIBLE LENGTH, IN ORDER TO MINIMIZE PRESSURE DROP IN THE DUCT. EXCESS DUCT LENGTHS SHALL BE SHORTENED TO PREVENT UNNECESSARY CHANGES IN DIRECTIONS. WHERE ABRUPT CHANGES IN DIRECTION ARE UNAVOIDABLE USE ADJUSTABLE SHORT RADIUS SHEET METAL ELBOWS TO MAKE DIRECTION CHANGES. CONNECTIONS AT METAL DUCTS OR COLLARS SHALL BE MADE BY DRAW BANDS AND PRESSURE-SENSITIVE TAPE WITH THE DRAW BANDS TIGHTENED AS RECOMMENDED BY THE MANUFACTURER WITH AN ADJUSTABLE TENSIONING TOOL. USING PRESSURE-SENSITIVE TAPE ALONE WITHOUT DRAW BANDS IS NOT ACCEPTABLE. ALL PRESSURE-SENSITIVE TAPES AND MASTICS USED SHALL COMPLY WITH UL 181.
30)	HVAC EQUIPMENT SHALL NOT BE OPERATED DURING CONSTRUCTION WITHOUT A FILTER INSTALLED TO PROTECT THE EVAPORATOR COIL. AFTER ALL CONSTRUCTION IS COMPLETED, ALL CONSTRUCTION FILTERS SHALL BE REMOVED AND NEW FILTERS SHALL BE INSTALLED.

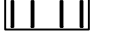
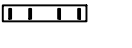
RESIDENTIAL CALGREEN MECHANICAL NOTES	
1)	ENHANCED DURABILITY AND REDUCED MAINTENANCE: 4.406.1 ANNULAR SPACES AROUND PIPES, ELECTRIC CABLES, CONDUITS OR OTHER OPENINGS IN PLATES AT EXTERIOR WALLS SHALL BE PROTECTED AGAINST THE PASSAGE OF RODENTS BY CLOSING SUCH OPENINGS WITH CEMENT MORTAR, CONCRETE MASONRY OR SIMILAR METHOD ACCEPTABLE TO THE ENFORCING AGENCY.
2)	BUILDING MAINTENANCE AND OPERATION: 4.410.1 AN OPERATION AND MAINTENANCE MANUAL SHALL BE PROVIDED TO THE BUILDING OCCUPANT OR OWNER.
3)	ENVIRONMENTAL QUALITY: A) 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 APPLICABLE LOCAL ORDINANCES. B) 4.504.1 DUCT OPENINGS AND OTHER RELATED AIR DISTRIBUTION COMPONENT OPENINGS SHALL BE COVERED DURING CONSTRUCTION. C) 4.504.2.1 ADHESIVES, SEALANTS AND CAULKS SHALL BE COMPLIANT WITH VOC AND OTHER TOXIC COMPOUND LIMITS.
4)	INSTALLER AND SPECIAL INSPECTOR QUALIFICATIONS: A) 702.1 HVAC SYSTEM INSTALLERS ARE TRAINED AND CERTIFIED IN THE PROPER INSTALLATION OF HVAC SYSTEMS. B) 702.2 SPECIAL INSPECTORS EMPLOYED BY THE ENFORCING AGENCY MUST BE QUALIFIED AND ABLE TO DEMONSTRATE COMPETENCE IN THE DISCIPLINE THEY ARE INSPECTING. C) 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.

EXISTING CONDENSER SCHEDULE																						
TAG	MANU.	MODEL	LOCATION	SERVES	TONS	REF.	COOLING					CONDENSER		COMPRESSOR		ELECTRICAL			SEER2 (EER2)	WEIGHT (LBS.)	REMARKS	
							TOTAL MBH	SENSIBLE MBH	EDB	EWB	AMB	QTY.	FLA (EA.)	QTY.	RLA (EA.)	V-ø-Hz	MCA	MOCP				
CJ-1	BRYANT	105ANA060-A	OUTSIDE	CC-1	5.0	R-410A	60.0	48.0	80°F	67°F	105°F	1	1.52	1	20.8	230-1-60	27.5	40.0	15.0 (12.4)	197.0	EXISTING TO REMAIN	

EXISTING GAS FURNACE SCHEDULE																	
TAG	MANU.	MODEL	LOCATION	SERVES	SUPPLY FAN					HEATING		ELECTRICAL			AFUE	WEIGHT (LBS.)	REMARKS
					CFM	ESP	RPM	BHP	FLA	INPUT MBH	OUTPUT MBH	V-φ-Hz	MCA	MOCP			
GF-1	BRYANT	801SA60090E24	INTERIOR CLOSET	RESIDENCE	2000	-	1050-5	3/4	8.8	88.0	72.0	115-1-60	10.3	15.0	80%	146.0	EXISTING TO REMAIN

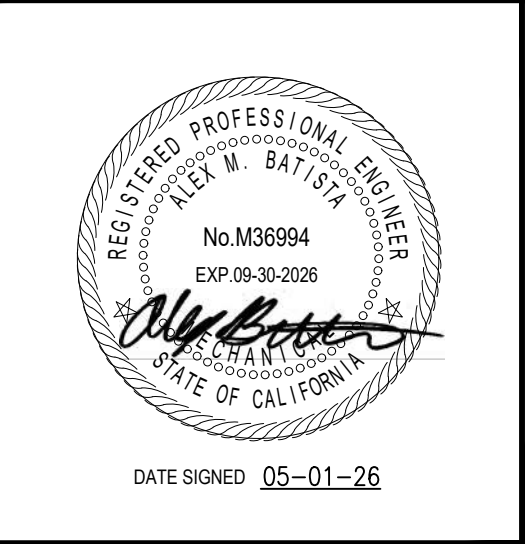
EXISTING COOLING COIL SCHEDULE							
TAG	MANU.	MODEL	LOCATION	SERVES	TONS	WEIGHT (LBS.)	REMARKS
CC-1	BRYANT	CNPVP6024ALAAAAA	GF-1	GF-1	5.0	78.0	EXISTING TO REMAIN

MECHANICAL SCOPE OF WORK	
1)	(E) SPLIT HVAC UNIT AND ALL ASSOCIATED DUCTWORK, DAMPERS, GRILLES, & ETC. TO REMAIN
2)	RELOCATE KITCHEN EXHAUST SYSTEM, INSTALL ALL ASSOCIATED DUCTWORK, DAMPERS, AND VENT OUTLETS
3)	(E) BATHROOM EXHAUST SYSTEM AND ALL ASSOCIATED DUCTWORK, DAMPERS, AND GRILLES TO REMAIN

MECHANICAL LEGEND	
	AC-1 THERMOSTAT
	CONDENSATE POC
	ELECTRICAL POC
	GAS POC
	WATER POC
	CEILING DIFFUSER (HARDLID)
	CEILING RETURN (HARDLID)
	SIDEWALL SUPPLY/RETURN
	POC - POINT OF CONNECTION
	TRANSITION
	DAMPER
	50 CFM (4") AND 100 CFM (6") CEILING EXHAUST FANS
	DIAMETER
CFM	CUBIC FEET PER MINUTE
FA/TB	FROM ABOVE, TO BELOW
FB/TA	FROM BELOW, TO ABOVE
RA	RETURN AIR
SA	SUPPLY AIR



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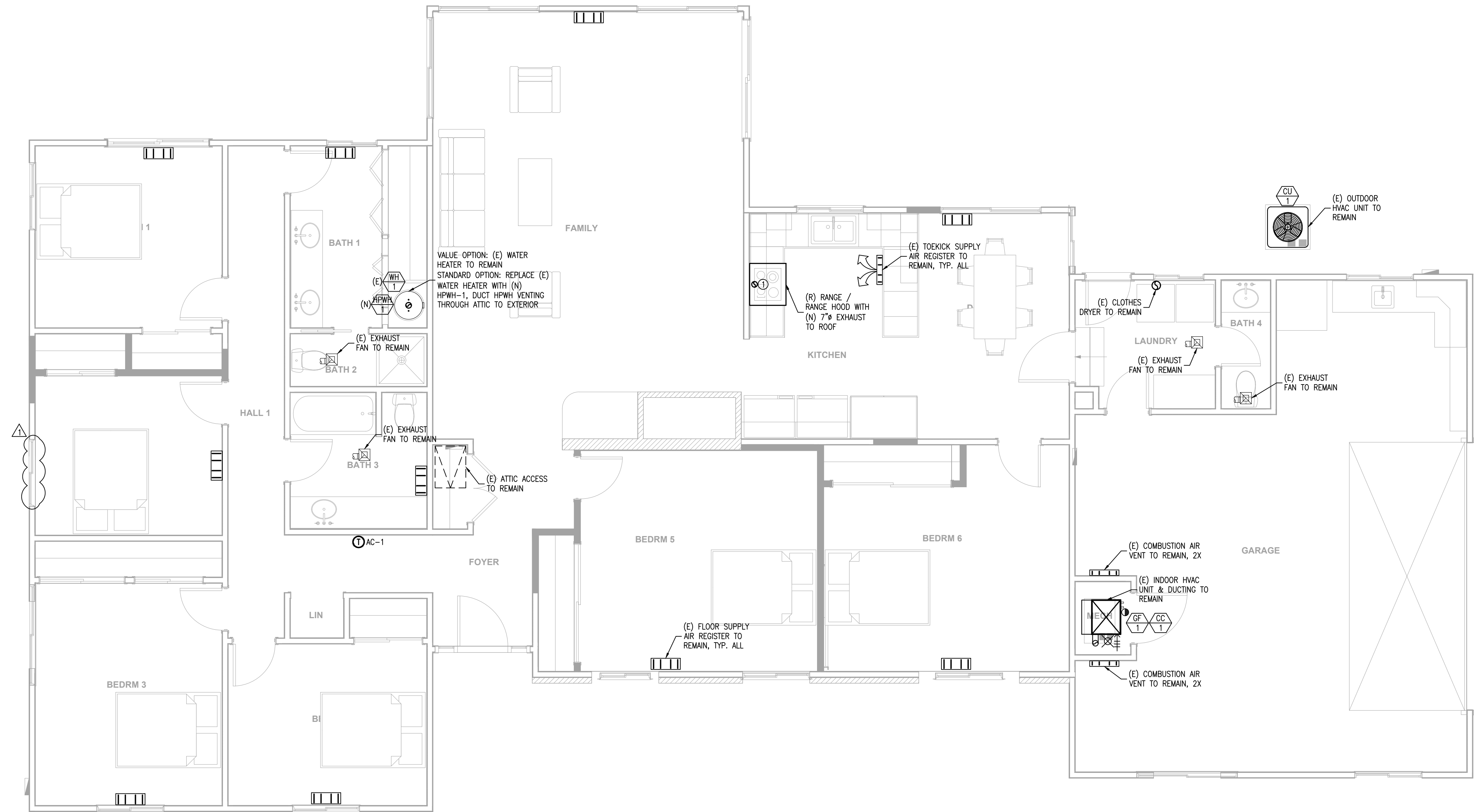


DATE SIGNED 05-01-26

SLOW POKE RESIDENCE

11855 SLOW POKE LANE
GRASS VALLEY, CA. 95945

ISSUED FOR	DATE
PERMIT	04-02-26
 PLAN CHECK #1	05-01-26
PROJECT NUMBER	25341
SHEET TITLE	MECHANICAL GENERAL NOTES, SCHEDULES, & DETAILS
SHEET NO.	M0



A MECHANICAL PLAN
SCALE: 1/4"=1'-0"

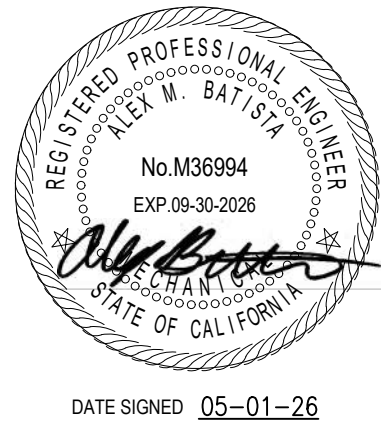


SHEET NOTES:

- (E) EXISTING
(N) NEW
(R) RELOCATED
(D) DEMO
- ALL EQUIPMENT/CONTROLS AND DUCTWORK/FITTINGS SHOWN ARE (E) U.O.N.

KEY NOTES:

- ① KITCHEN HOOD TO PROVIDE MINIMUM 110 CFM OF EXHAUST AIR PER TABLE 150.0-G. HOOD TO BE INSTALLED PER REQUIRED CODE AND MANUFACTURER'S RECOMMENDATIONS MAX. 3.0 SONES



SLOW POKE RESIDENCE
11855 SLOW POKE LANE
GRASS VALLEY, CA. 95945

ISSUED FOR	DATE
PERMIT	04-02-26
PLAN CHECK #1	05-01-26
PROJECT NUMBER	25341
SHEET TITLE	MECHANICAL PLAN
SHEET NO.	M1

CERTIFICATE OF COMPLIANCE

Project Name:	Arch Nevada Country Homekey+ Slow Poke	Enforcement Agency:	
Dwelling Address:	11855 Slow Poke Lane	Permit Number:	
City and Zip Code:	Grass Valley, CA 95945	Permit Application Date:	

This compliance document is only applicable to simple alterations that do not require field verification for compliance. When field verification is required, a CF1R-ALT-01 shall first be registered with a ECC-Provider Data Registry.

Alterations to Space Conditioning Systems that are exempt from field verification requirements may use the CF1R-ALT-05 and CF2R-ALT-05 Compliance Documents. Possible exemptions from duct leakage testing include: less than 25 feet (ft) of ducts were added or replaced; or the existing duct system was insulated with asbestos; or the existing duct system was previously tested and passed by a ECC Rater. If space conditioning systems are altered and are not exempt from field verification, then a CF1R-ALT-02 must be completed and registered with a ECC-Provider Data Registry.

Alterations that utilize closed cell Spray Polyurethane Foam (ccSPF) with a density of 1.5 to less than 2.5 pounds per cubic foot having an R-value greater than 5.8 per inch, or open cell Spray Polyurethane Foam (ocSPF) with a density of 0.4 to less than 1.5 pounds per cubic foot having an R-value of 3.6 per inch, shall complete and register a CF1R-ALT-01 with a ECC-Provider Data Registry.

If more than one person has responsibility for installation of the items on this certificate, each person shall prepare and sign a certificate applicable to the portion of construction for which they are responsible. Alternatively, the person with chief responsibility for construction shall prepare and sign this certificate for the entire construction. All applicable Mandatory Measures shall be met. Temporary labels shall not be removed before verification by the building inspector.

D. Opaque Surface Details – Masonry/Mass Walls

Note:
When insulation is added to the outside of a mass wall and/or when the inside is furred and insulated, the performance data may be adjusted using Equation 4.4 in the Reference Appendices, Joint Appendix, JAI4.

Field	Field Name	Data Entry 1	Data Entry 2	Data Entry 3
01	Tag/ID			
02	Above or Below Grade?			
03	Proposed Masonry/Mass Wall Type			
04	Proposed Mass Thickness (inches)			
05	Proposed Exterior Insulation - R-Value			
06	Proposed Exterior Insulation - U-Factor			
07	Proposed Interior Insulation - R-value			
08	Proposed Interior Insulation - U-Factor			
09	Required Exterior Insulation - R-value			
10	Required Exterior Insulation - U-Factor			
11	Required Interior Insulation - R-Value			
12	Required Interior Insulation - U-Factor			

Table G-1

Field	Field Name	Data Entry
15	Total: Existing + Proposed Fenestration Area	
16	Maximum Allowed Fenestration Area	
17	Compliance Statement: Existing + Proposed Fenestration Area ≤ Maximum Allowed Fenestration Area	
18	Total: Existing + Proposed West-Facing Fenestration Area	☐ N/A
19	Maximum Allowed West-Facing Fenestration Area	☐ N/A
20	Compliance Statement: Total: Existing + Proposed West-Facing Fenestration Area ≤ Maximum Allowed West-Facing Fenestration Area	
21	Proposed Fenestration U-factor (Windows)	☐ N/A
22	Required Fenestration U-factor (Windows)	
23	Compliance Statement: Proposed Fenestration U-factor ≤ Required Fenestration U-factor	
24	Proposed Fenestration SHGC (Windows)	☐ N/A
25	Required Fenestration SHGC (Windows)	☐ N/A
26	Compliance Statement: Proposed Fenestration SHGC ≤ Required Fenestration SHGC	
27	Proposed Fenestration U-factor (Skylights)	☐ N/A
28	Required Fenestration U-factor (Skylights)	
29	Compliance Statement: Proposed Fenestration U-factor ≤ Required Fenestration U-factor	
30	Proposed Fenestration SHGC (Skylights)	☐ N/A
31	Required Fenestration SHGC (Skylights)	
32	Compliance Statement: Proposed Fenestration SHGC ≤ Required Fenestration SHGC	

A. General Information

Field	Field Name	Data Entry
01	Project Name	Arch Nevada Country Homekey+ Slow Poke
02	Date Prepared	3/30/2026
03	Project Location	11855 Slow Poke Lane
04	Building Front Orientation (deg or cardinal)	(S) 196 deg
05	CA City	Grass Valley
06	Number of Altered Dwelling Units	1
07	Zip Code	95945
08	Fuel Type	Has Natural Gas Main in street / Using Natural Gas
09	Climate Zone	11
10	Total Conditioned Floor Area (ft²)	2,284.0
11	Building Type	Single Family
12	Slab Area (ft²)	2,284
13	Project Scope	Select as many as are applicable from the list: ☐ Insulation (Tables B, C & D) ☐ Roof Replacement >50% (Table E & B) ☐ Space Heating System (Table J) ☐ Space Cooling System (Table J) ☐ Space Conditioning Duct System (Table J) ☐ Water Heating (Table K) ☐ Adding Fenestration/Glazing (Tables F & G) ☐ Adding Fenestration/Glazing ≤16 ft² Skylight (Tables F & G) ☒ Replacing Fenestration/Glazing (Tables F and H) ☒ Replacing Fenestration/Glazing ≤ 75 ft² Windows (Tables F & H) ☒ Replacing Fenestration/Glazing Skylight (Tables F & H) ☒ Opaque Exterior Doors (Table I)

E. Roof Replacement (Section 150.2(b)1)

Notes:
• Roof area covered by building integrated photovoltaic (PV) panels and solar thermal panels are exempt from the above Cool Roof requirements.
• Liquid field applied coatings must comply with installation criteria from Section 110.8(j)4.

Field	Field Name	Data Entry 1	Data Entry 2	Data Entry 3
01	Tag/ID			
02	Method of Compliance			
03	Roof Pitch			
04	Exception	☐ N/A	☐ N/A	☐ N/A
05	CRRC Product ID Number	☐ N/A	☐ N/A	☐ N/A
06	Product Type	☐ N/A	☐ N/A	☐ N/A
07	R-value Deck Insulation	☐ N/A	☐ N/A	☐ N/A
08	Proposed Initial Solar Reflectance	☐ N/A	☐ N/A	☐ N/A
09	Proposed Aged Solar Reflectance	☐ N/A	☐ N/A	☐ N/A
10	Proposed Thermal Emittance	☐ N/A	☐ N/A	☐ N/A
11	Proposed SRI (Optional)	☐ N/A	☐ N/A	☐ N/A
12	Minimum Required Aged Solar Reflectance	☐ N/A	☐ N/A	☐ N/A
13	Minimum Required Thermal Emittance	☐ N/A	☐ N/A	☐ N/A
14	Minimum Required SRI (Optional)	☐ N/A	☐ N/A	☐ N/A

H. Fenestration/Glazing Proposed Areas and Efficiencies – Replace (Section 150.2(b)18)

Note: Doors with greater than or equal to 25 percent glazed area are considered glazed doors and are treated as fenestration products.

Table H-1

Field	Field Name	Data Entry 1	Data Entry 2	Data Entry 3
01	Tag/ID	North Windows	East Windows	South Windows
02	Fenestration Type	Altered	Altered	Altered
03	Frame Type	Non-Metal	Non-Metal	Non-Metal
04	Dynamic Glazing			
05	Orientation N, S, W, E	(N)	(E)	(S)
06	Area Removed (ft²)	115.0	66.0	114.0
07	Area Added (ft²)	115.0	66.0	114.0
08	Net Added Area (ft²)	0.0	0.0	0.0
09	Proposed U-factor	0.290	0.290	0.290
10	Proposed U-factor Source	NFRC	NFRC	NFRC
11	Proposed SHGC	0.21	0.21	0.21
12	Proposed SHGC Source	NFRC	NFRC	NFRC
13	Exterior Shading Device			
14	Combined SHGC from CF1R-ENV-03	0.21 ☐ N/A	0.21 ☐ N/A	0.21 ☐ N/A

B. Opaque Surface Details - Framed (Section 150.2(b)1)

Note:
Where insulation is installed above the roofing membrane, or above the layer used to seal the roof from water penetration, the insulation shall have a maximum water absorption of 0.3 percent by volume when tested according to American Society for Testing and Materials (ASTM) Standard C272.

Field	Field Name	Data Entry 1	Data Entry 2	Data Entry 3
01	Tag/ID			
02	Assembly Type			
03	Frame Type			
04	Frame Depth (inches)			
05	Frame Spacing (inches)			
06a	Proposed Cavity R-value			
06b	Proposed Continuous Insulation R-value			
07	Proposed U-factor			
08	Required U-factor from Table 150.1-A			
09	Comments			

F. Fenestration/Glazing Allowed Areas and Efficiencies (Section 150.2(b)1A)

Field	Field Name	Data Entry 1	Data Entry 2	Data Entry 3
01	Alteration Type	Glazing Alteration		
02	Maximum Allowed Fenestration Area for All Orientations (ft²)	☒ N/A	☐ N/A	☐ N/A
03	Maximum Allowed West-Facing Fenestration Area Only (ft²)	n/a		
04a	Existing Fenestration Area for All Orientations (ft²)	425.7		
04b	Existing West-Facing Fenestration Area (ft²)	90.7		
05a	Maximum Allowed U-factor (Windows)	0.30		
05b	Maximum Allowed U-factor (Skylights)	0.55		
06a	Maximum Allowed SHGC (Windows)	0.23 ☐ N/A	☐ N/A	☐ N/A
06b	Maximum Allowed SHGC (Skylights)	0.30 ☐ N/A	☐ N/A	☐ N/A
07	Comments:	<= 75 sqft of windows added		

H. Fenestration/Glazing Proposed Areas and Efficiencies – Replace (Section 150.2(b)18)

Note: Doors with greater than or equal to 25 percent glazed area are considered glazed doors and are treated as fenestration products.

Table H-1

Field	Field Name	Data Entry 1	Data Entry 2	Data Entry 3
01	Tag/ID	SGD 02 6068	SGD 01 7068	10 3040
02	Fenestration Type	Altered	Altered	Altered
03	Frame Type	Non-Metal	Non-Metal	Non-Metal
04	Dynamic Glazing			
05	Orientation N, S, W, E	(S)	(W)	(W)
06	Area Removed (ft²)	40.0	46.7	12.0
07	Area Added (ft²)	40.0	46.7	12.0
08	Net Added Area (ft²)	0.0	0.0	0.0
09	Proposed U-factor	0.320	0.320	0.290
10	Proposed U-factor Source	NFRC	NFRC	NFRC
11	Proposed SHGC	0.22	0.22	0.21
12	Proposed SHGC Source	NFRC	NFRC	NFRC
13	Exterior Shading Device			
14	Combined SHGC from CF1R-ENV-03	0.22 ☐ N/A	0.22 ☐ N/A	0.21 ☐ N/A

C. Opaque Surface Details – Nonframed

Field	Field Name	Data Entry 1	Data Entry 2	Data Entry 3
01	Tag/ID			
02	Assembly Type			
03	Assembly Materials			
04	Thickness (inches)			
05	Proposed Core Insulation R-value			
06a	Proposed Cavity R-value			
06b	Proposed Continuous Insulation R-value			
07	Proposed U-factor			
08	Required U-factor or R-Value			
09	Comments			

G. Fenestration Proposed Areas and Efficiencies – Add (Section 150.2(b)1A)

Note: Doors with greater than or equal to 25 percent glazed area are considered glazed doors and are treated as fenestration products.

Table G-1

Field	Field Name	Data Entry 1	Data Entry 2	Data Entry 3
01	Tag/ID			
02	Fenestration Type			
03	Frame Type			
04	Dynamic Glazing			
05	Orientation N, S, W, E			
06	Number of Panes			
07	Proposed Fenestration Area (ft²)	☐ N/A	☐ N/A	☐ N/A
08	Proposed West Facing Fenestration Area (ft²)	☐ N/A	☐ N/A	☐ N/A
09	Proposed U-factor			
10	Proposed U-factor Source			
11	Proposed SHGC	☐ N/A	☐ N/A	☐ N/A
12	Proposed SHGC Source			
13	Exterior Shading Device			
14	Combined SHGC from CF1R-ENV-03	☐ N/A	☐ N/A	☐ N/A

H. Fenestration/Glazing Proposed Areas and Efficiencies – Replace (Section 150.2(b)18)

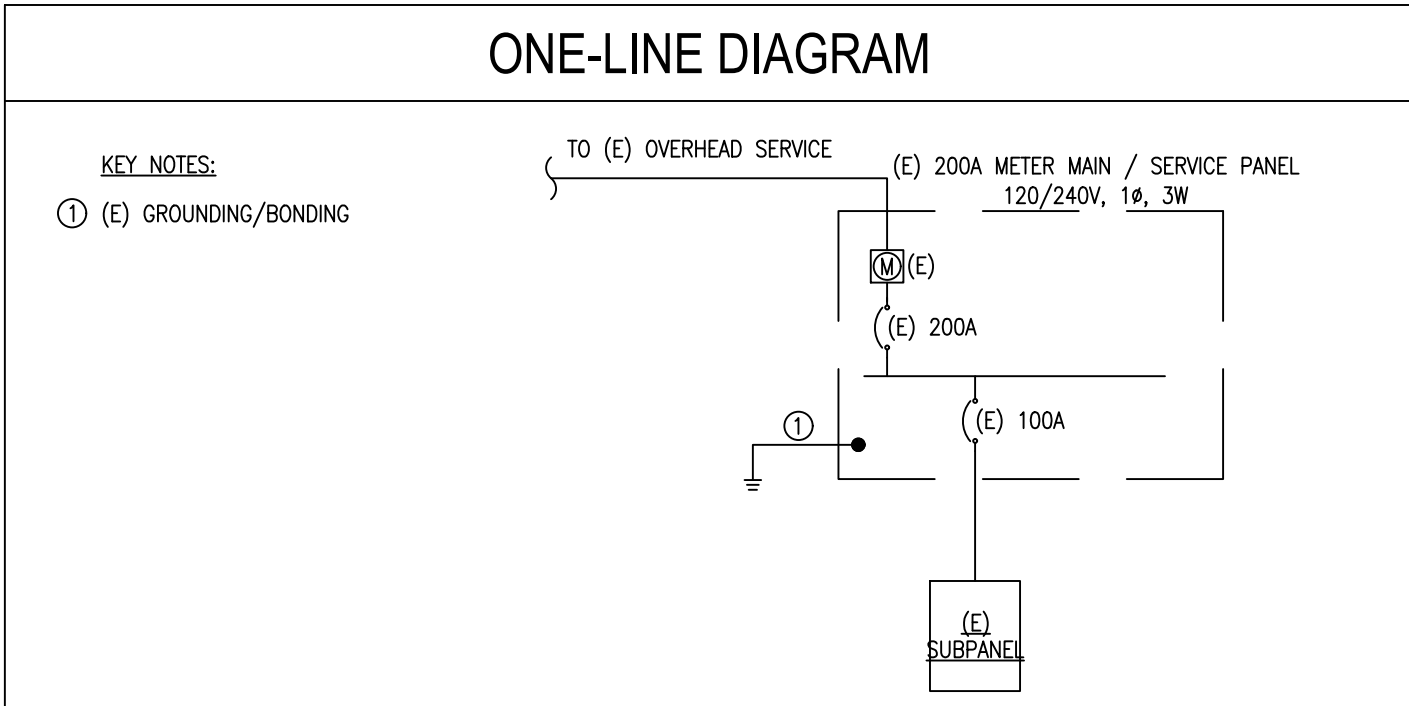
Note: Doors with greater than or equal to 25 percent glazed area are considered glazed doors and are treated as fenestration products.

Table H-1

Field	Field Name	Data Entry 1	Data Entry 2	Data Entry 3
01	Tag/ID	26 4040		
02	Fenestration Type	Altered		
03	Frame Type	Non-Metal		
04	Dynamic Glazing			
05	Orientation N, S, W, E	Roof		
06	Area Removed (ft²)	32.0		
07	Area Added (ft²)	32.0		
08	Net Added Area (ft²)	0.0		
09	Proposed U-factor	0.500		
10	Proposed U-factor Source	NFRC		
11	Proposed SHGC	0.30		
12	Proposed SHGC Source	NFRC		
13	Exterior Shading Device			
14	Combined SHGC from CF1R-ENV-03	0.30 ☐ N/A	☐ N/A	☐ N/A

ELECTRICAL GENERAL NOTES	
1)	ENTIRE INSTALLATION SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE 2025 CALIFORNIA ELECTRICAL CODE, NATIONAL ELECTRICAL CODE, AND ALL STATE AND LOCAL CODES, RULES AND ORDINANCES HAVING JURISDICTION.
2)	ALL CONDUCTORS SHALL BE PER DESIGN SHEETS. ELECTRICAL CODE AND MAXIMUM VOLTAGE DROP OF 3% WILL DEFINE CONDUCTOR SIZING.
3)	CONDUITS SHALL BE USED IN THE FOLLOWING METHODS: - POLY VINYL CHLORIDE (PVC) CONDUITS MAY BE USED IN CONCRETE SLABS AND UNDERGROUND PROVIDED ELBOWS AND RISERS ARE RIGID; - ALL EXPOSED CONDUIT SUBJECT TO WEAR OR COLLISION SHALL BE RIGID GALVANIZED STEEL (RGS) OR INTERMEDIATE METALLIC TUBING (IMT). APPLY BITUMASTIC COATING TO ALL METALLIC CONDUITS IN SLABS OR UNDERGROUND. - PROVIDE FIRE RETARDANT U.L. APPROVED SEALANT ON ALL RACEWAY PENETRATIONS OF FIRE RATED CEILINGS, PARTITIONS, WALLS AND STRUCTURAL SLABS.
4)	FOR TELEPHONE SYSTEM: PROVIDE GROUNDING FOR ALL TELEPHONE BACKBOARDS, TERMINAL CABINETS AND EQUIPMENT PER REQUIREMENTS OF NEC 800 AND TELEPHONE COMPANY.
5)	ALL DISCONNECT SWITCHES SHALL BE SIZED PER NEC TO ACCOMMODATE EQUIPMENT SERVED, INCLUDING REQUIRED FUSES, U.N.O. SWITCHES SHALL BE HORSE POWER RATED, OF HEAVY DUTY TYPE. PROVIDE MEANS FOR PAD LOCKING IN THE OPEN POSITION.
6)	ALL CIRCUIT BREAKERS SHALL BE INVERSE TIME (THERMAL MAGNETIC) "PERMANENT TRIP" TYPE. TWO AND THREE POLE CIRCUIT BREAKERS SHALL BE COMMON TRIP.
7)	ALL CONNECTIONS TO GROUND RODS AND GRID, ETC., SHALL BE MADE WITH U.L. APPROVED WELDED CONNECTIONS, UNLESS NOTED OTHERWISE.
8)	LIGHTING SYSTEMS SHALL COMPLY WITH TITLE 24. ALL LIGHTING FIXTURES, LAMPS, BALLASTS, DIMMER SWITCHES, AND CONTROLS SHALL BE CERTIFIED WITH THE CALIFORNIA ENERGY COMMISSION ("CEC") AS MEETING ALL TITLE 24 REQUIREMENTS AND BE LISTED IN THE APPLICABLE CEC DIRECTORY. ALL SUCH DEVICES AND EQUIPMENT SHALL BE INSTALLED PER THE MANUFACTURER'S INSTRUCTIONS. LIGHT FIXTURES IN SUSPENDED CEILINGS SHALL BE SUPPORTED IN STRICT ACCORDANCE WITH CALIFORNIA BUILDING CODE (LATEST EDITION) SEISMIC REQUIREMENTS.
9)	ALL ELECTRICAL EQUIPMENT, DEVICES, WIRE, ETC., SHALL BE LISTED, FOR THE INTENDED USE, WITH UNDERWRITER'S LABORATORIES, INC., (UL), WHERE STANDARDS HAVE BEEN ESTABLISHED. BY UL. ALL EQUIPMENT SHALL BE RAIN TIGHT WHERE EXPOSED TO THE WEATHER. ALL FLEX CONDUITS CONNECTED TO SUCH EQUIPMENT SHALL BE METALLIC LIQUID TIGHT. ALL EQUIPMENT IN HAZARDOUS LOCATIONS, PER NEC, CHAPTER 5, SHALL BE IN ACCORDANCE WITH THE NEC. ALL EQUIPMENT IN CORROSIVE ENVIRONMENTS SHALL BE IN ENCLOSURES (SUCH AS NEMA 4X) RATED FOR THE ENVIRONMENT.
10)	UTILITY SERVICE AND REQUIREMENTS SHALL BE COORDINATED WITH POWER SERVICE WITH POWER COMPANY; PROVIDE FOR ALL STANDARD POWER COMPANY REQUIREMENTS. FAULT CURRENT RATINGS SHALL BE PROVIDED BY UTILITY.
11)	THE LAYOUTS OF THE CONTRACT DRAWINGS ARE DIAGRAMMATIC. IT IS NOT INTENDED TO SHOW EVERY OFFSET AND FITTING, NOR EVERY STRUCTURAL DIFFICULTY THAT WILL BE ENCOUNTERED DURING THE INSTALLATION OF THE WORK. ALIGNMENT OF EQUIPMENT AND ROUTING OF RACEWAYS MAY BE VARIED SLIGHTLY TO ACCOMMODATE ARCHITECTURAL CONDITIONS OR TO AVOID THE WORK OF OTHER TRADES. IF ANY CONFLICTS OCCUR NECESSITATING DEPARTURES FROM CONTRACT DRAWINGS, DETAILS OF DEPARTURES AND REASONS THEREFORE SHALL BE SUBMITTED AS SOON AS PRACTICABLE FOR WRITTEN APPROVAL OF THE ENGINEER.
12)	THE WORD "CONTRACTOR", AS USED IN THE ELECTRICAL CONTRACT DOCUMENTS, SHALL MEAN THE PRIME (I.E. GENERAL) CONTRACTOR AND HIS/HER SUBCONTRACTORS FOR THE APPROPRIATE TRADE. WHERE THE OWNER ACTS AS HIS OWN CONTRACTOR, THE WORD CONTRACTOR APPLIES TO THE OWNER.
13)	CONTRACTOR SHALL PROVIDE EVIDENCE OF LICENSING, BONDING, AND INSURANCE, AND PROVIDE OTHER NECESSARY ADMINISTRATIVE FUNCTIONS FOR CONTRACTOR'S WORK.
14)	CONTRACTOR SHALL PROCURE AND PAY FOR ALL REQUIRED PERMITS AND SERVICE CHARGES.
15)	COORDINATION: CONFORM TO GENERAL CONSTRUCTION CONTRACT DOCUMENTS EXCEPT AS MODIFIED HEREIN. REFER ALSO TO STRUCTURAL AND MECHANICAL CONTRACT DOCUMENTS. COORDINATE ALL WORK WITH OTHER TRADES.
16)	CUTTING AND PATCHING: ANY CUTTING, ATTACHING, OR WELDING TO BUILDING STRUCTURE SHOULD BE COORDINATED AND APPROVED BY A CALIFORNIA LICENSED STRUCTURAL ENGINEER. PATCHING SUBJECT TO ACCEPTANCE BY OWNER.
17)	SAW CUT TRENCHES IN SLAB SHALL BE FULLY RESTORED AND REINFORCED TO PREVENT SAGGING. ROUGHEN SAW CUT EDGES PRIOR TO RE-POURING CONCRETE.
18)	COORDINATE ALL WORK WITH OTHER TRADES TO PROVIDE A COMPLETE INSTALLATION. CONNECT ALL EQUIPMENT FURNISHED BY OTHERS AS REQUIRED. INSTALL ALL WORK TO CLEAR ARCHITECTURAL AND STRUCTURAL MEMBERS. INSTALL ALL ABOVE GRADE (OVERHEAD) PIPING AS HIGH AS PRACTICAL.
19)	RESTORE ALL DAMAGE RESULTING FROM THE WORK AND LEAVE PREMISES IN CLEAN CONDITION WHEN FINISHED WITH WORK. ADJUST, CLEAN, REPAIR, OR REPLACE PRODUCTS, WHICH HAVE BEEN DAMAGED.
20)	PROVIDE FLASHING AND COUNTER FLASHING FOR ALL WALL AND ROOF PENETRATIONS.
21)	WARRANTY: ALL MATERIALS AND EQUIPMENT INSTALLED UNDER THIS CONTRACT SHALL BE GUARANTEED FREE FROM ALL MECHANICAL, ELECTRICAL, AND WORKMANSHIP DEFECTS FOR A MINIMUM OF ONE YEAR FROM DATE OF FINAL ACCEPTANCE. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DAMAGES TO THE PREMISES CAUSED BY WORK UNDER THIS CONTRACT, AS WELL AS ANY DAMAGE FROM LEAKS VIA ROOF PENETRATIONS MADE AND SEALED UNDER CONTRACTOR'S SCOPE.

RESIDENTIAL CALGREEN ELECTRICAL NOTES	
1)	ENHANCED DURABILITY AND REDUCED MAINTENANCE: 4.406.1 ANNULAR SPACES AROUND PIPES, ELECTRIC CABLES, CONDUITS OR OTHER OPENINGS IN PLATES AT EXTERIOR WALLS SHALL BE PROTECTED AGAINST THE PASSAGE OF RODENTS BY CLOSING SUCH OPENINGS WITH CEMENT MORTAR, CONCRETE MASONRY OR SIMILAR METHOD ACCEPTABLE TO THE ENFORCING AGENCY
2)	BUILDING MAINTENANCE AND OPERATION: 4.410.1 AN OPERATION AND MAINTENANCE MANUAL SHALL BE PROVIDED TO THE BUILDING OCCUPANT OR OWNER
3)	SITE DEVELOPMENT: 4.106.4 PROVIDE CAPABILITY FOR ELECTRIC VEHICLE CHARGING IN ONE- AND TWO-FAMILY DWELLINGS AND IN TOWNHOUSES WITH ATTACHED PRIVATE GARAGES; AND 10 PERCENT OF TOTAL PARKING SPACES, AS SPECIFIED, FOR MULTIFAMILY DWELLINGS.



Panel Name:	A - Main Panel				Bus Rating:	200A			
Voltage & Phase:	120/240V - 1Ø - 3W				AIC Rating:				
Mounting:	Recessed				Main Type:	Circuit Breaker			
Enclosure Rating:	NEMA 3R				MCB Rating:	200A			
	Description	BRK	Ckt	PHASE	Ckt	BRK	Description		
	Bath Outside	20/1	1	A	2	20/1	SPACE		
	LGT	15/1	3	B	4	20/1	SPACE		
	LGT	15/1	5	A	6	20/1	Dishwasher		
	SPACE	20/1	7	B	8	20/1	SPACE		
	WH	30/2	9	A	10	100/2	Subpanel - B		
	-	-	11	B	12	-	-		
			13	A	14	15/2	SPACE		
			15	B	16	-	-		
			17	A	18	50/2	Garage Storage		
			19	B	20	-	-		
			21	A	22				
			23	B	24				
			25	A	26				
			27	B	28				
			29	A	30				
			31	B	32				

Panel Name:	B - Subpanel				Bus Rating:	100A			
Voltage & Phase:	120/240V - 1Ø - 3W				AIC Rating:				
Mounting:	Recessed				Main Type:	Circuit Breaker			
Enclosure Rating:	NEMA 1				MCB Rating:	100A			
	Description	BRK	Ckt	PHASE	Ckt	BRK	Description		
	Air	40/2	1	A	2	20/1	Stove		
	-	-	3	B	4	20/1	SPACE		
	Oven	20/2	5	A	6	30/2	Hot Water		
	-	-	7	B	8	-	-		
	Pump	30/2	9	A	10	20/1	Plugs		
	-	-	11	B	12	20/1	Pluge		
	Dryer	30/2	13	A	14	15/1	LGT		
	-	-	15	B	16	15/1	LGT		
	Range	30/2	17	A	18	20/1	Light		
	-	-	19	B	20				
			21	A	22				
			23	B	24				
			25	A	26				
			27	B	28				
			29	A	30				
			31	B	32				

ELECTRICAL SCOPE OF WORK	
1)	(E) SERVICE TO REMAIN
2)	(E) POWER SYSTEM TO REMAIN
3)	(E) LIGHTING SYSTEMS AND ASSOCIATED POWER AND CONTROLS TO REMAIN
4)	RELOCATION AND ADDITION OF RECEPTACLES & LIGHTING FIXTURES PER PLANS. CONNECT TO EXISTING LIGHTING SYSTEMS AND ASSOCIATED POWER AND CONTROLS
5)	LIKE-FOR-LIKE REPLACEMENT OF (E) INTERIOR ZINSCO SUBPANEL

LIGHTING LEGEND	
	DOWNLIGHT
	PENDANT LIGHT
	SURFACE MOUNT
	TRACK LIGHT
	WALL MOUNT FIXTURE
	WALL MOUNTED SWITCH (D- DIMMER, V- VACANCY SENSOR, 3- 3-WAY

POWER LEGEND	
	DUPLEX OUTLET - WALL, FLOOR, CEILING MOUNTED GFI - GROUND FAULT INTERRUPT WP - WEATHERPROOF +44" - 44" AFF
	FLOOR-MOUNTED DUPLEX OUTLET
	QUADRUPLUX OUTLET 16IN A.F.F. U.O.N.
	FLOOR-MOUNTED QUADRUPLUX OUTLET
	DEDICATED OUTLET
	20A, 208/240V OUTLET (NEMA 6-20R)
	30A, 208/240V OUTLET (NEMA 6-30R)
	PHONE-DATA PORT
	SMOKE DETECTOR
	CARBON MONOXIDE DETECTOR
	JUNCTION BOX
	TELEVISION
	DISCONNECT - POLES (CAPACITY/FUSE)
	HOME RUN - PANEL-POLE(S)
	POWER PANEL
	TRANSFORMER

ELECTRICAL LEGEND	
A.F.F.	ABOVE FINISHED FLOOR
+48"	HEIGHT (INCHES) AFF
D	DIMMER
TX	TRANSFORMER

5734 LoneTree Boulevard, Rocklin, CA 95765
Office: (916) 828-5518 www.oefcinc.com

DATE SIGNED 05-01-26

SLOW POKE RESIDENCE

11855 SLOW POKE LANE

GRASS VALLEY, CA. 95945

ISSUED FOR	DATE
PERMIT	04-02-26
PLAN CHECK #1	05-01-26
PROJECT NUMBER	25341
SHEET TITLE	ELECTRICAL GENERAL NOTES, CALCS, & SCHEDULES
SHEET NO.	E0



SHEET NOTES:

- (C) EXISTING
(N) NEW
(D) DEMO
(E) U.O.N.
- ALL RECEPTACLES/EQUIPMENT ARE (E) U.O.N.
- ALL WIRING TO BE #12 AWG U.O.N.
- ALL INTERIOR WIRING TO BE 2-CONDUCTOR, NON-METALLIC SHEATHED. ALL EXTERIOR WIRING TO BE INSULATED WITH THWN-2. ALL EXTERIOR CONDUIT SHALL BE FLEX CONDUIT ABOVE GROUND, OR PVC IF BELOW GROUND
- SMOKE DETECTORS AND CARBON MONOXIDE DETECTORS ARE TO BE HARDWIRED AND INTERCONNECTED AND HAVE A BATTERY BACKUP. SMOKE DETECTORS AND CARBON MONOXIDE DETECTORS SHALL SOUND AN ALARM AND BE AUDIBLE IN ALL SLEEPING AREAS
- ALL 120-VOLT, SINGLE PHASE, 15- and 20-AMP BRANCH CIRCUITS SUPPLYING OUTLETS INSTALLED IN DWELLING UNIT SHALL BE DRIVING ROOFS, FAMILIAR ROOMS, LIVING ROOMS, PARLORS, LIBRARIES, BEDS, BEDROOMS, SLEEPING, REC ROOMS, CLOSETS, LAUNDRY AREAS, HALLWAYS AND SIMILAR ROOMS SHALL BE PROTECTED BY A LISTED ARC-FAULT CIRCUIT INTERRUPTER, COMBINATION TYPE, INSTALLED TO PROVIDE PROTECTION OF THE BRANCH CIRCUIT PER NEC 210.12
- NON-METALLIC SHEATHED CABLE SHALL BE SECURED BY STAPLES, STRAPS, HANGERS OR SIMILAR AT INTERVALS NOT EXCEEDING 4-1/2" WITHIN 1' OF EACH CABINET, BOX OR FITTING. FLAT CABLES SHALL NOT BE STAPLED TO ANY SURFACE
- ALL NEW 125-VOLT, 15 AND 20 AMP RECEPTACLES IN THE DWELLING ARE LULU TAMPER-RESISTANT. CEC 406.12
- ALL RECEPTACLES LOCATED IN BATHROOMS, GARAGES, OUTDOORS, CRAWLSPACES, UNFINISHED AREAS OF BASEMENTS, KITCHENS, BATHOUSES, LAUNDRY AREAS, OR WITHIN 6' OF EXTERIOR WALLS SHALL HAVE GFI PROTECTION PER NEC 210.8(A)



PROJECT NUMBER	25341
SHEET TITLE	
ELECTRICAL PLAN	
SHEET NO.	
E1	