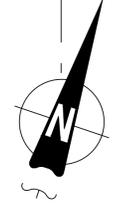


PALM AVE



SHEET INDEX	
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T-1	TRUSSES CALCS
T-01-05	TITLE 24 ENERGY CONSERVATION

**CODE COMPLIANCE**

PROJECT DESIGNED BASED ON THE FOLLOWING CODES:  
 2019 CALIFORNIA ELECTRICAL CODE (CEC)  
 2019 CALIFORNIA MECHANICAL CODE (CMC)  
 2019 CALIFORNIA PLUMBING CODE (CPC)  
 2019 CALIFORNIA FIRE CODE (CFC)  
 2019 CALIFORNIA BUILDING CODE (CBC)  
 2017 NATIONAL ELECTRICAL CODE (NEC)  
 2019 CALIFORNIA ENERGY CODE  
 2019 CALIFORNIA GREEN BUILDING STANDARDS (CALGREEN)  
 AND ALL CITY OF NATIONAL CITY AMENDMENTS.

- SPECIFY AS INDICATED IN CF1R FORM (TITLE 24):
- DUCT SEALING ( Y or N )
  - REFRIGERANT CHARGE ( Y or N )
  - COOLING SYSTEM AIRFLOW ( Y or N )
  - COOLING SYSTEM UNIT FAN EFFICACY ( Y or N )
  - COOLING SYSTEM SEER AND/OR EER ABOVE MIN. ( Y or N )
  - WHOLE-BUILDING VENTILATION AIRFLOW ( Y or N )
  - BUILDING ENVELOPE AIR LEAKAGE ( Y or N )
  - QUALITY INSULATION INSTALLATION ( Y or N )
  - OTHER (SPECIFY BELOW)



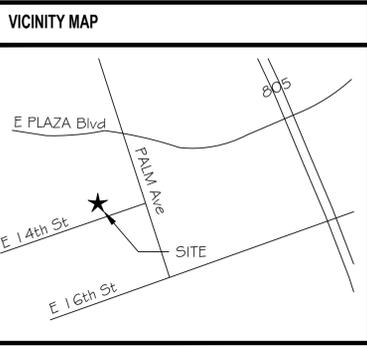
**JUAN MANUEL DIARTE**  
 DETACH ADDITIONAL DWELLING UNIT  
 1523 E 14th St, NATIONAL CITY CA 91950  
 APN: 557-342-09-00  
 UTILITY: SDG&E  
 AJH: NATIONAL CITY

**COVER SHEET & SITE PLAN**

**1 SITE PLAN**  
1"=10'

**AZTEC DRAFTING & DESIGN**  
 DESIGNER: LEEONEL SOLIS  
 EMAIL: LEEONEL28@GMAIL  
 PHONE: 619-414-8506

ENGINEERING SCALE: 1" = 10'-0"



**OWNER INFORMATION**

NAME: JUAN MANUEL DIARTE  
 ADDRESS: 1523 E 14th St, NATIONAL CITY, 91950  
 PHONE: 1-619-773-3727  
 EMAIL: VER01983@HOTMAIL.COM

**CONTACT INFORMATION**

NAME: JUAN MANUEL DIARTE  
 ADDRESS: 1523 E 14th St, NATIONAL CITY, 91950  
 PHONE: 1-619-773-3727  
 EMAIL: VER01983@HOTMAIL.COM

**PARCEL INFORMATION**

APN: 557-342-09-00  
 EXISTING LOT AREA: 6,859 sqft  
 EXISTING TENANT AREA: 1,096 sqft  
 ZONING: RS2  
 BUILDING TYPE: V  
 OCCUPANCY GROUP: R3  
 CONSTRUCTION TYPE: -

**PROJECT SCOPE**

NEW 498 SF DETACHED ACCESSORY DWELLING UNIT  
 NEW 152 SF BEDROOM & BATHROOM TO EXISTING HOME

**PERVIOUS AREA INFORMATION**

PERVIOUS SURFACE AREA TABLE				
SITE ID	PERVIOUS ITEM	DIMENSIONS	AREA (sf)	NOTES

PERVIOUS ELEMENT MANUFACTURER: \_\_\_\_\_  
 PERVIOUS ELEMENT SLOPE AND DIRECTION OF SLOPE: \_\_\_\_\_  
 MAINTENANCE PROGRAM: \_\_\_\_\_  
 PERVIOUS ELEMENT CROSS SECTION LOCATED IN SHEET: \_\_\_\_\_  
 CONSTRUCTED PERVIOUS SURFACES SHALL NOT BE SEALED

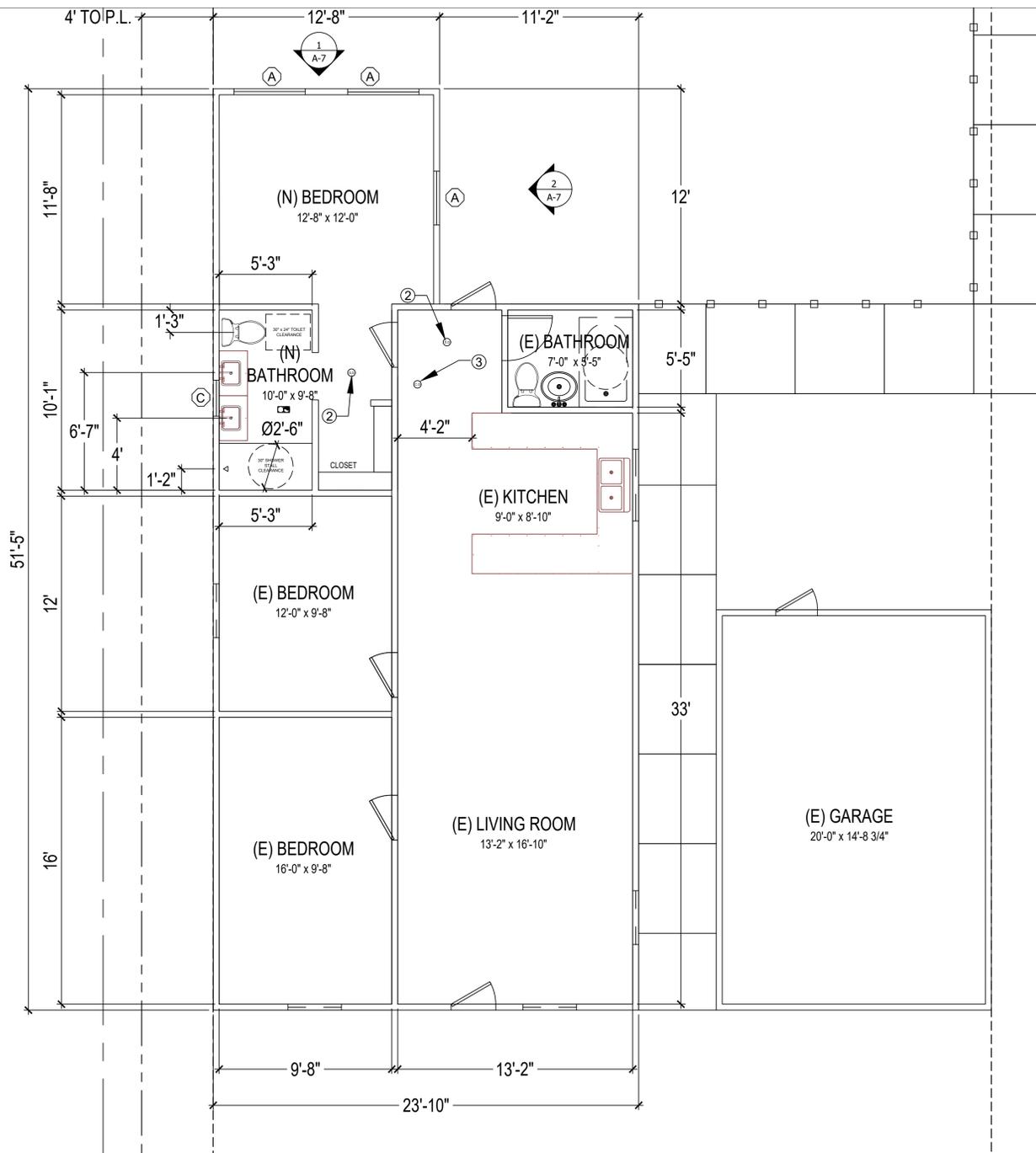
**IMPERVIOUS AREA INFORMATION**

IMPERVIOUS SURFACE AREA TABLE				
SITE ID	IMPERVIOUS ITEM	DIMENSIONS	NEW OR REPLACED AREA (sf)	EXISTING AREA (sf)
1	ADU + OVERHANGS	29'-7" x 21'-9"	643 SF	
2	BEDROOM	12'-8" x 12'-0"	152 SF	
3				
4				

**REVISION**

NO.	DESCRIPTION	DATE
0		02/14/22

PROJECT NO. P013  
 SHEET NO. SP-1



**FLOOR PLAN NOTES**

- EXTERIOR WALLS WITHIN 3 FEET OF PROPERTY LINE (SPRINKLERS) OR 5 FEET OF PROPERTY LINE (WITHOUT SPRINKLERS) REQUIRE 1-HOUR FIRE RATING FOR EXPOSURE TO BOTH SIDES
- PROJECTIONS:
  - PROHIBITED WITHIN 2 FEET OF PROPERTY LINE
  - 1-HOUR FIRE RATING ON THE UNDERSIDE WITHIN 3FT OF PROPERTY LINE (SPRINKLERS)
  - 1-HOUR FIRE RATING ON THE UNDERSIDE WITHIN 5FT OF PROPERTY LINE (WITHOUT SPRINKLERS)
- OPENINGS:
  - PROHIBITED WITHIN 3FT OF PROPERTY LINE
  - MAXIMUM 25% OF WALL AREA WITHIN 5 FEET OF PROPERTY LINE (WITHOUT SPRINKLERS)
- PENETRATIONS:
  - 1-HOUR FIRE-RATED PENETRATIONS OF WALLS WITHIN 3FT OF PROPERTY LINE (SPRINKLERS)
  - 1-HOUR FIRE-RATED PENETRATIONS OF WALLS WITHIN 5FT OF PROPERTY LINE (WITHOUT SPRINKLERS)
- CONCRETE LANDING WITH MIN 36" DEPTH AND A MAXIMUM OF 1-1/2" LOWER THAN TOP OF DOOR THRESHOLD

**PLUMBING NOTES**

- MIN. 1/4" PER FOOT SLOPE FOR WASTE PIPES PER SECTION 708 CPC
- BUILDING DRAIN AND VENT PIPING MATERIALS SHALL COMPLY WITH SECTIONS 701.0 AND 903.0 OF THE CALIFORNIA PLUMBING CODE.
- ALL SANITARY SYSTEM MATERIALS SHALL BE LISTED BY AN APPROVED LISTING AGENCY.
- EACH VENT SHALL RISE VERTICALLY TO A POINT NOT LESS THAN SIX(6) INCHES ABOVE THE FLOOD LEVEL RIM OF THE FIXTURE SERVED BEFORE OFFSETTING HORIZONTALLY OR BEFORE BEING CONNECTED TO ANY OTHER VENT.
- ALL DRAINAGE WASTE AND VENT PIPE SHALL COMPLY WITH TABLE 703.2 CPC.
- SHOWER AND TUB-SHOWER COMBINATIONS SHALL BE PROVIDED WITH MIXING VALVES PER SECTION 408.3 CPC.
- TOILETS SHALL BE ULTRA-LOW FLUSH TYPE (1.28 G.P.F. MAX.)
- EACH SHOWERHEAD SHALL NOT EXCEED A WATER FLOW OF 1.8 GPM.
- KITCHEN SINK FAUCET SHALL NOT EXCEED A WATER FLOW 1.8 GPM.
- EACH LAVATORY FAUCET SHALL NOT EXCEED A WATER FLOW OF 1.2 GPM.
- ALL SANITARY SYSTEM MATERIALS SHALL BE LISTED BY AN APPROVED LISTING AGENCY.
- COPPER PIPING FOR ALL POTABLE WATER SYSTEMS.

**SHOWER PLAN NOTES**

- MIN. 1/4" PER FOOT SLOPE FOR WASTE PIPES PER SECTION 708 CPC
- BUILDING DRAIN AND VENT PIPING MATERIALS SHALL COMPLY WITH SECTIONS 701.0 AND 903.0 OF THE CALIFORNIA PLUMBING CODE.
- ALL SANITARY SYSTEM MATERIALS SHALL BE LISTED BY AN APPROVED LISTING AGENCY.
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- ALL SANITARY SYSTEM MATERIALS SHALL BE LISTED BY AN APPROVED LISTING AGENCY.
- COPPER PIPING FOR ALL POTABLE WATER SYSTEMS.

**NEW ADDITION FLOOR PLAN**  
1/4" = 1'-0"

WINDOW SCHEDULE					
MARK	DIMENSION	TYPE	TEMPERED	U-factor	SHGC
(A)	4'-0" x 4'-0"	SLIDING		0.3000	0.2300

EXTERIOR WINDOWS, EXTERIOR GLAZED DOORS, GLAZED OPENINGS WITHIN EXTERIOR DOORS, GLAZED OPENINGS WITHIN EXTERIOR GARAGE DOORS, AND EXTERIOR STRUCTURAL GLASS VENEER SHALL COMPLY WITH ONE OF THE FOLLOWING: (SELECT ONE)

- MULTI-PANE GLAZING WITH A MINIMUM OF ONE TEMPERED PANE MEETING THE REQUIREMENTS OF SECTION 2406 SAFETY GLAZING, AND WHERE ANY GLAZING FRAMES MADE OF VINYL MATERIALS SHALL HAVE WELDED CORNERS, METAL REINFORCEMENT IN INTERLOCK AREA, AND BE CERTIFIED TO AAMA/WDMA/CSA 101/1.S.2/A40
- MINIMUM 20-MIN FIRE-RESISTANCE-RATED
- MEET PERFORMANCE REQUIREMENTS OF SFM STANDARD 12-7A-2

**ELECTRICAL LEGEND**

⊕	DUPLEX OUTLET	⊙	HIGH EFFICACY RECESSED LIGHT
⊞	WALL SWITCH	⊕	GARBAGE DISPOSAL
⊞ <sub>G.D.</sub>	GARBAGE DISPOSAL SWITCH		
⊞ <sub>V.S.</sub>	VACANCY SENSOR		
⊞	4" DIA DRYER VENT		
⊙	SMOKE DETECTOR		
⊙	CARBON MONOXIDE ALARM		
⊞	EXHAUST FAN AND LIGHT COMBINATION		FAN & LIGHT COMBO
⊙	HIGH EFFICACY LIGHT FIXTURE		



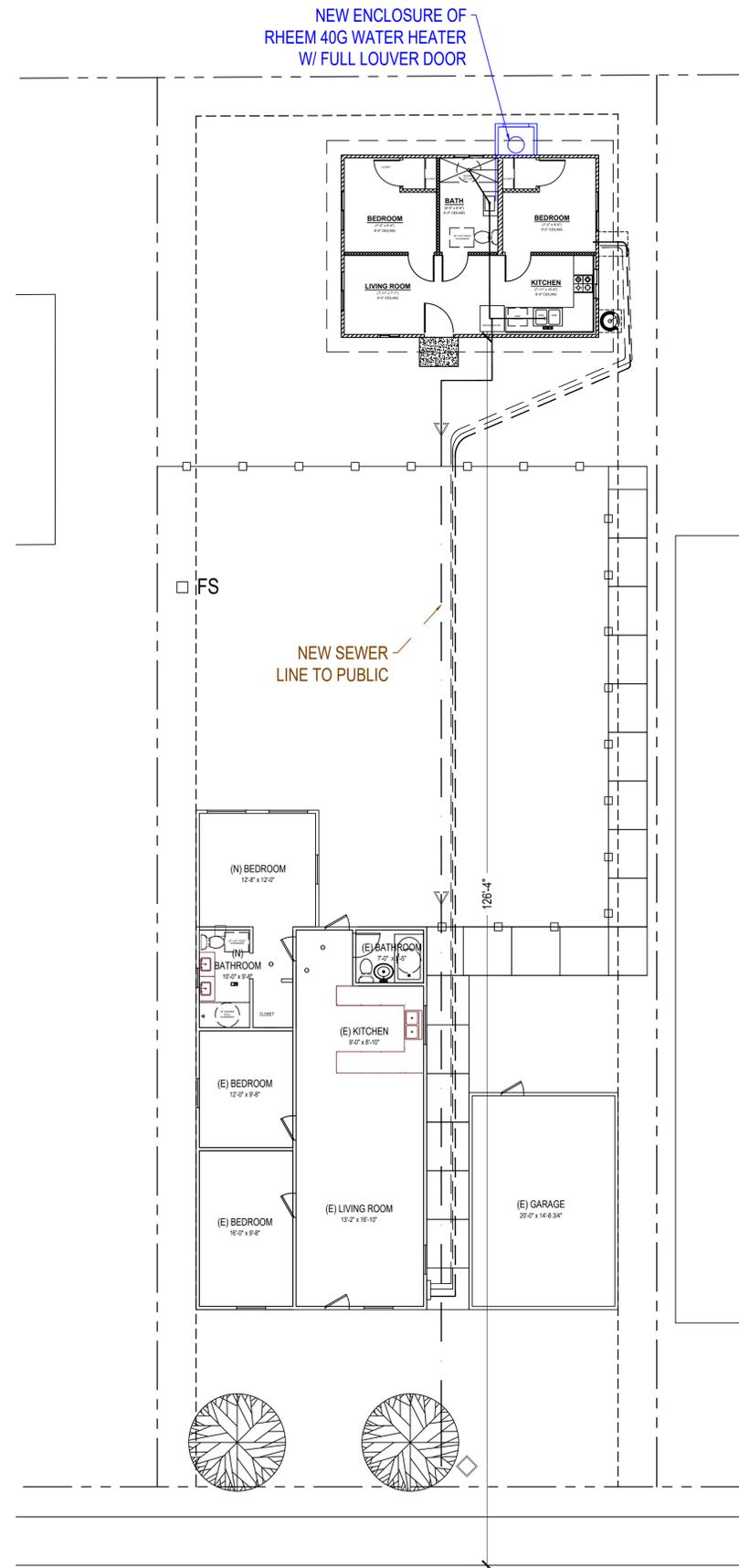
DRRAWINGS PROVIDED BY:  
**AZTEC DRAFTING & DESIGN**  
DESIGNED BY: JUAN MANUEL DIARTE  
EMAIL: JDIARTE@AZTECDRAFTING.COM

**JUAN MANUEL DIARTE**  
DETACH ADDITIONAL DWELLING UNIT  
15223 E 14th St, NATIONAL CITY CA 91950  
APN: 557-342-09-00  
UTILITY: SDG&E  
AJH: NATIONAL CITY

**NEW ADDITION FLOOR PLAN**

REVISION		
0	-	02/14/22
PROJECT NO. P013		
SHEET NO. A-2		





1 **UTILITY LAYOUT PLAN**  
3/4"=1'

**PLUMBING NOTES**

1. MIN. 1/4" PER FOOT SLOPE FOR WASTE PIPES PER SECTION 708 CPC
2. BUILDING DRAIN AND VENT PIPING MATERIALS SHALL COMPLY WITH SECTIONS 701.0 AND 903.0 OF THE CALIFORNIA PLUMBING CODE.
3. ALL SANITARY SYSTEM MATERIALS SHALL BE LISTED BY AN APPROVED LISTING AGENCY.
4. EACH VENT SHALL RISE VERTICALLY TO A POINT NOT LESS THAN SIX(6) INCHES ABOVE THE FLOOD LEVEL RIM OF THE FIXTURE SERVED BEFORE OFFSETTING HORIZONTALLY OR BEFORE BEING CONNECTED TO ANY OTHER VENT.
5. ALL DRAINAGE WASTE AND VENT PIPE SHALL COMPLY WITH TABLE 703.2 CPC.
6. SHOWER AND TUB-SHOWER COMBINATIONS SHALL BE PROVIDED WITH MIXING VALVES PER SECTION 408.3 CPC.
7. TOILETS SHALL BE ULTRA-LOW FLUSH TYPE (1.28 G.P.F. MAX.)
8. EACH SHOWERHEAD SHALL NOT EXCEED A WATER FLOW OF 1.8 GPM.
9. KITCHEN SINK FAUCET SHALL NOT EXCEED A WATER FLOW 1.8 GPM.
10. EACH LAVATORY FAUCET SHALL NOT EXCEED A WATER FLOW OF 1.2 GPM.
11. ALL SANITARY SYSTEM MATERIALS SHALL BE LISTED BY AN APPROVED LISTING AGENCY.
12. COPPER PIPING FOR ALL POTABLE WATER SYSTEMS.

**GENERAL REQUIREMENTS**

1. ALL SURFACE WATER TO DRAIN AWAY FROM BUILDING AND PROPERTY LINE TO ALLEY OR STREET.
2. CONTRACTOR TO COMPLY WITH ALL OSHA REQUIREMENTS.
3. STATE HEALTH & SAFETY CODE SEC. 17921.9 BANS THE USE OF CHLORINATED POLYVINYL CHLORIDE (CPVC) FOR INTERIOR WATER-SUPPLY PIPING.
4. VOC'S ARE TO BE DOCUMENTED FOR ADHESIVES, PAINTS AND COATINGS, CARPET, COMPOSITION WOOD PRODUCTS. DOCUMENTATION TO BE PROVIDED BY PRODUCT CERTIFICATION AND SPECIFICATIONS. CHAIN OF CUSTODY CERTIFICATIONS, OR OTHER MEANS ACCEPTABLE TO THE ENFORCING AGENCY. CGBSC 4.504.2.
5. ALL SHOWER COMPARTMENTS, REGARDLESS OF SHAPE, SHALL BE CAPABLE OF ENCOMPASSING A 30 INCH CIRCLE.
6. PERMANENT VACUUM BREAKERS SHALL BE INCLUDED WITH ALL NEW HOSE BIBS.
7. ALL ABS AND PVC PIPING AND FITTINGS SHALL BE ENCLOSED WITHIN WALLS AND FLOORS COVERED WITH 'TYPE 'X' GYPSUM BOARD OR SIMILAR ASSEMBLIES THAT PROVIDE THE SAME LEVEL OF FIRE PROTECTION. PROTECTION OF MEMBRANE PENETRATIONS IS NOT REQUIRED.
8. SHOWER COMPARTMENTS AND BATHTUBS WITH INSTALLED SHOWER HEADS SHALL BE FINISHED WITH A NON-ABSORBENT SURFACE THAT EXTENDS TO A HEIGHT OF NOT LESS THAN 6-FEET ABOVE FLOOR. (CRC R307.2)



DRAWINGS PROVIDED BY:  
**AZTEC DRAFTING & DESIGN**  
 9119 JAMACHA RD, SUITE 115  
 SPRING VALLEY, CA 91977  
 TEL: 619-414-8508  
 EMAIL: JLD@AZTECDRAFTING.COM

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 APN: 557-342-09-00  
 UTILITY: SDG&E  
 AJH: NATIONAL CITY

**UTILITY LAYOUT**

REVISION		
0	-	02/14/22
PROJECT NO. <b>P013</b>		
SHEET NO. <b>A-10</b>		