NEW ACCESSORY DWELLING UNIT

2022 York Street
Napa, CA 94559
APN:002-061-008

GENERAL NOTES:

1. GENERAL CONDITIONS OF THE CONTRACT (AIA DOCUMENT A-201) SHALL APPLY TO THIS PROJECT.

2. ALL WORK SHALL COMPLY WITH STATE AND LOCAL BUILDING CODES, FIRE DEPARTMENT REGULATIONS, UTILITY COMPANY STANDARDS, AND THE BEST TRADE PRACTICES.

3. THE GENERAL CONTRACTOR SHALL ARRANGE ALL INSPECTIONS AND TESTS AS SPECIFIED OR REQUIRED BY THE BUILDING DEPARTMENT AND SHALL PAY ALL COSTS AND FEES FOR SAME. THE CONTRACTOR SHALL SECURE ALL BUILDING PERMITS AND UPON COMPLETION OF THE PROJECT (PRIOR TO FINAL PAYMENT) DELIVER TO THE OWNER A CERTIFICATE OF OCCUPANCY OR USE FROM THE BUILDING DEPARTMENT.

4. ALL PLUMBING AND ELECTRICAL WORK SHALL BE PERFORMED BY STATE LICENSED CONTRACTORS. CONTRACTORS SHALL SUBMIT ALL REQUIRED PERMITS, CERTIFICATES, AND SIGN-OFFS TO OWNER AND ARCHITECT FOR THEIR RECORDS.

5. THE GENERAL CONTRACTOR SHALL VERIFY ALL DIMENSIONS, BE FAMILIAR WITH THE EXISTING CONDITIONS, AND BRING ANY DISCREPANCIES TO THE ATTENTION OF THE ARCHITECT PRIOR TO SUBMISSION OF CONSTRUCTION PROPOSAL AND BEFORE BEGINNING WORK. THE DRAWINGS REFLECT CONDITIONS REASONABLY INFERRED FROM THE EXISTING VISIBLE CONDITIONS BUT CANNOT BE GUARANTEED BY THE ARCHITECT. DRAWINGS MAY BE SCALED FOR ESTIMATING PURPOSES AND FOR GENERAL REFERENCE ONLY. FOR ALL OTHER DIMENSIONS OR LOCATIONS CONSULT THE ARCHITECT OR REFER TO DIMENSIONS ON DRAWINGS. VERIFY ALL DIMENSIONS IN THE FIELD.

6. THE GENERAL CONTRACTOR SHALL LAY OUT ALL WORK AND BE RESPONSIBLE FOR ALL DIMENSIONS AND CONDITIONS FOR TRADES SUCH AS ELECTRICAL, PLUMBING, ETC.

7. THE GENERAL CONTRACTOR SHALL PROVIDE AND MAINTAIN ACCESS TO THE PREMISES AT ALL TIMES.

8. THE CONSTRUCTION MANAGER SHALL MAKE THE PREMISES SECURE FROM THE ELEMENTS AND TRESPASS ON A DAILY BASIS.

9. THE GENERAL CONTRACTOR SHALL KEEP THE CONSTRUCTION SITE FREE AND CLEAR OF ALL DEBRIS AND KEEP OUT ALL UNAUTHORIZED PERSONS. UPON COMPLETION OF WORK, THE ENTIRE CONSTRUCTION AREA IS TO BE THOROUGHLY LEANED AND PREPARED FOR OCCUPANCY BY OWNER. ALL MATERIALS AND DEBRIS RESULTING FROM THE CONTRACTOR'S WORK SHALL BE REMOVED FROM THE SITE AND DISPOSED OF PROPERLY. CARE SHALL BE TAKEN DURING CONSTRUCTION THAT NO DEBRIS OR MATERIALS ARE DEPOSITED IN ANY RIGHT OF WAY AREA.

10. THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING AND NEW CONDITIONS AND MATERIALS ON THE SITE. ANY DAMAGE CAUSED BY OR DURING THE EXECUTION OF THE WORK IS THE CONTRACTOR'S RESPONSIBILITY AND SHALL BE REPAIRED TO THE OWNER'S SATISFACTION AT THE CONTRACTOR'S EXPENSE.

11. NO CUTTING OR DAMAGE TO BUILDING STRUCTURAL COMPONENTS WILL BE ALLOWED WITHOUT WRITTEN AUTHORIZATION FROM THE ARCHITECT.

12. ALL UTILITIES SHALL BE CONNECTED TO PROVIDE GAS, ELECTRIC, AND WATER TO ALL EQUIPMENT WHETHER SAID EQUIPMENT IS IN CONTRACT OR NOT. EQUIPMENT SHALL BE GUARANTEED TO FUNCTION PROPERLY UPON COMPLETION.

13. MANUFACTURER'S STANDARD SPECIFICATIONS AND MATERIALS APPROVED FOR PROJECT USE ARE HEREBY MADE PART OF THESE NOTES WITH SAME FORCE AND EFFECT AS IF WRITTEN OUT IN FULL HEREIN. ALL APPLIANCES, FIXTURES, EQUIPMENT, HARDWARE, ETC. SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS AND PROCEDURES.

14. WRITTEN WORDS TAKE PRECEDENCE OVER DRAWN LINES. LARGE-SCALE DETAILS AND PLANS TAKE PRECEDENCE OVER SMALLER DETAILS AND PLANS. SHOULD A CONFLICT ARRIVE BETWEEN THE SPECIFICATIONS AND DRAWINGS, THE REQUIREMENTS DEEMED MOST STRINGENT SHALL BE USED.

15. MINOR DETAILS NOT USUALLY SHOWN OR SPECIFIED BY NECESSARY FOR PROPER AND ACCEPTABLE CONSTRUCTION, INSTALLATION, OR OPERATION OF ANY PART OF THE WORK AS DETERMINED BY THE ARCHITECT SHALL BE INCLUDED IN THE WORK AS IF IT WERE SPECIFIED OR INDICATED ON THE DRAWINGS.

16. ALL ARCHITECTURAL DRAWINGS AND CONSTRUCTION NOTES ARE COMPLIMENTARY. WHAT IS INDICATED AND CALLED FOR BY ONE SHALL BE BINDING AS THOUGH CALLED FOR BY ALL.

17. NO DEVIATION FROM THE DRAWINGS OR SPECIFICATIONS OR INTENT OF SAME SHALL BE MADE WITHOUT THE ARCHITECT'S WRITTEN AUTHORIZATION.

18. ALL DIMENSIONS ARE TO FACE OF FINISH STUD OR CENTERLINE OF STRUCTURE UNLESS OTHERWISE NOTED.

19. FLOOR LIVE LOADS: UNINHABITABLE ATTICS WITH LIMITED STORAGE..20PSF
SLEEPING AREAS.....30PSF
ALL OTHER AREAS.....40PSF
ROOF LIVE LOADS: 20 PSF
FLOOD ZONE: X= OUTSIDE A KNOWN FLOOD HAZARD ZONE

PROJECT SCOPE:

(N) DETACHED 749 SF ADU AT THE REAR OF PROPERTY
NO WORK TO MAIN HOUSE

PROJECT INFORMATION:

CONSTRUCTION TYPE: V-B

BUILDING EXISTING & UNSPRINKLERED

ZONING: RI4

OCCUPANCY: R3

(E) STORIES: 2 STORY

EXISTING UNITS: 1

PROPOSED UNITS: 2

PARCEL AREA: 5,719 SF

(E) MAIN RESIDENCE: 1,900 SF (NOT IN SCOPE)

PROPOSED DETACHED ADU: 749 SF

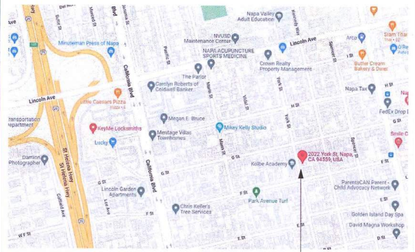
PROJECT DIRECTORY:

PROJECT DESIGNER: MJH DESIGN
MANUEL J. HERNANDEZ
1802 Egret Lane
Hayward, CA 94545
510.600.7926
manuelh10@live.com

STRUCTURAL ENGINEER: Imad Abu-Markhieh
Civil & Structrual Engineering
916.468.3768
markhieh@gmx.com

GENERAL CONTRACTOR: REDWOOD ADU
2635 57th St
Sacramento, CA 95817
916.260.2426
max@redwoodadu.com

VICINITY MAP:



PROJECT LOCATION

ABBREVIATIONS:

&	AND	H.B.	HOSE BIBB
∠	ANGLE	H.C.	HOLLOW CORE
@	AT	HR.	HOUR
℄	CENTERLINE	HGT	HEIGHT
#	POUND OR NUMBER	HWD.	HARDWOOD
(E)	EXISTING	INSUL.	INSULATION
(N)	NEW	INT.	INTERIOR
ADJ.	ADJUSTABLE	KIT.	KITCHEN
AGGR.	AGGREGATE	LAM.	LAMINATE
ALUM.	ALUMINUM	LAV.	LAVATORY
APPROX.	APPROXIMATE	MAX	MAXIMUM
ARCH.	ARCHITECTURAL	MECH.	MECHANICAL
ASPH.	ASPHALT	MIN.	MINIMUM
BD.	BOARD	M.O.	MASONRY OPENING
BITUM.	BITUMINOUS	N.I.C.	NOT IN CONTRACT
BLDG.	BUILDING	NO.	NUMBER
BLKG.	BLOCKING	N.T.S.	NOT TO SCALE
BM.	BEAM	O.C.	ON CENTER
CER.	CERAMIC	OPNG.	OPENING
CLG.	CEILING	OPP.	OPPOSITE
CL.	CLOSET	PL.	PLATE
CLMN.	COLUMN	PLYWD.	PLYWOOD
CONC.	CONCRETE	PR.	PAIR
CONT.	CONTINOUS	PT.	POINT
CORR.	CORRIDOR	PART.	PARTITION
CPT	CARPET	P.B.O.	PROVIDED BY OWNER
DET.	DETAIL	R.	RADIUS
DIA.	DIAMETER	R.D.	ROOF DRAIN
DIM.	DIMENSION	REF.	REFRIGERATOR
DN.	DOWN	REINF.	REINFORCED
DR.	DOOR	REQ.	REQUIRED
DRWG.	DRAWING	RM.	ROOM
EA.	EACH	R.O.	ROUGH OPENING
E. J.	EXPANSION JOINT	R.W.L.	RAIN WATER LEADER
ELEV.	ELEVATION	S.C.	SOLID CORE
ELEC.	ELECTRICAL	SHT.	SHEET
EQ.	EQUAL	SIM.	SIMILAR
EXT.	EXTERIOR	SPEC.	SPECIFICATION
F. D.	FLOOR DRAIN	SQ.	SQUARE
FIN.	FINISH	S.O.G.	SLAB ON GRADE
FLR.	FLOOR	S.S.D.	SEE STRUCTURAL DRAWINGS
FLUOR.	FLUORESCENT	S.S	STAINLESS STEEL
F. O. C.	FACE OF CONCRETE	STOR.	STORAGE
F. O. F.	FACE OF FINISH	SUSP.	SUSPENDED
F. O. S.	FACE OF STUDS	SYM.	SYMBOL
FT.	FOOT OR FEET	T.O.	TOP OF
FTG.	FOOTING	T.O.C.	TOP OF CURB
FURR.	FURRING	TEL.	TELEPHONE
GA.	GAUGE	T.& G.	TONGUE AND GROOVE
GALV.	GALVANIZED	T.O.W.	TOP OF WALL
GL.	GLASS	TYP.	TYPICAL
GYP.	GYPSUM	U.O.N.	UNLESS OTHERWISE NOTED
		VEST.	VESTIBULE
		W/	WITH
		W.C.	WATER CLOSET
		WD.	WOOD
		W/O	WITHOUT

DRAWING INDEX:

Sheet Number	Sheet Name
A0.1	TITLE SHEET
A0.2	SITE PLAN
A0.3	NAPA HPB SHEETS
A0.4	CAL GREEN
A2.0	LEVEL 1 PLANS
A2.1	ROOF PLAN & LIGHTING PLAN
A2.2	FOUNDATION AND FRAMING PLAN
A4.0	EXTERIOR ELEVATIONS
A5.0	SECTIONS
A6.0	SCHEDULES
A9.0	DETAILS
SD1	STRUCTURAL DETAILS
T24	TITLE 24

DEFFERED SUBMITTALS:

1. TRUSS CALCULATIONS SUBMITTAL IS DEFERRED. CONTRACTOR SHALL NOT PROCEED WITH INSTALLATION WITHOUT PRIOR APPROVAL FROM THE ENGINEER OF RECORD AND CITY OFFICIALS.

2. PHOTOVOLTAIC SYSTEM AS DETERMINED IN THE TITLE 24 ENERGY CALCULATIONS. PHOTOVOLTAIC SYSTEM IS TO BE SUBMITTED UNDER A SEPARATE PERMIT.

HERS FEATURE SUMMARY:

The following is a summary of the features that must be field-verified by a certified HERS Rater as a condition for meeting the modeled energy performance for this computer analysis. Additional detail is provided in the buildng tables below. Registered CF2Rs and CF3Rs are required to be completed in the HERS Registry
Building-level Verifications:
• Indoor air quality ventilation
• Kitchen range hood
Cooling System Verifications:
• Verified Refrigerant Charge
• Airflow in habitable rooms (SC3.1.4.1.7)
Heating System Verifications:
• Verified heat pump rated heating capacity
• Wall-mounted thermostat in zones greater than 150 ft2 (SC3.4.5)
• Ductless indoor units located entirely in conditioned space (SC3.1.4.1.8)
HVAC Distribution System Verifications:
• -- None --
Domestic Hot Water System Verifications:
• -- None --

DEMOLITION NOTES:

1. METHOD OF DEMOLITION REQUIRED TO COMPLETE THE WORK TO BE PER STANDARD INDUSTRY PRACTICES AND WITHIN LIMITATIONS OF GOVERNING REGULATIONS.

2. WHEN UNANTICIPATED MECHANICAL, ELECTRICAL OR STRUCTURAL ELEMENTS THAT CONFLICT WITH THE DESIGN INTENT ARE ENCOUNTERED, CONTRACTOR IS TO NOTIFY OWNER AND ARCHITECT PRIOR TO PROCEEDING.

3. VERIFY LOCATION OF REQUIRED STRUCTURAL FRAMING PRIOR TO REMOVAL. DO NOT REMOVE ANY ELEMENT THAT MIGHT RESULT IN A STRUCTURAL DEFICIENCY WITHOUT PROPER TEMPORARY SHORING.

4. EXCEPT FOR ITEMS OR MATERIALS INDICATED TO BE REUSED, SALVAGED, REINSTALLED OR INDICATED AS OWNERS PROPERTY, DEMOLITION MATERIALS SHALL BECOME CONTRACTORS PROPERTY AND SHALL BE REMOVED FROM ON SITE. COMPLY WITH LOCAL REQUIREMENTS FOR OFF HAULING AND DISPOSAL.

5. NOTIFY DESIGNER AND OWNER OF SUSPECTED HAZARDOUS MATERIAL. ANY HAZARDOUS MATERIAL SHALL BE REMOVED BY LICENSED HAZMAT CONTRACTOR.

6. PROVIDE TEMPORARY PROTECTION FOR ANY EXISTING TREES OR LANDSCAPING TO REMAIN.

7. THE GENERAL CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND SITE CONDITIONS PRIOR TO COMMENCING ANY WORK. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT OF ANY DISCREPANCIES PRIOR TO COMMENCING WORK.

8. THE EXISTING BUILDING SHALL BE PROTECTED DURING THE COURSE OF DEMOLITION.

9. THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS FROM THE LOCAL JURISDICTION PRIOR TO COMMENCING DEMOLITION.

10. ALL REQUIRED EXCAVATION SHALL BE CLEARED OF ALL CONCRETE AND ORGANIC MATERIALS PRIOR TO BACKFILLING. ALL EXCAVATION SHALL BE FILLED UNDER THE SUPERVISION OF A SOILS ENGINEER WHERE APPLICABLE OR TO ACCEPTED INDUSTRY STANDARDS.

11. SAW CUT EXISTING CONCRETE TO BE DEMOLISHED WHERE EVER FEASIBLE.

12. OWNER TO RETAIN POSSESSION OF ALL DOORS, WINDOWS, BATHROOM MIRRORS, AND BATHROOM MEDICINE CABINET.

13. DEMOLITION PLAN IS A GRAPHIC REPRESENTATION OF SCOPE OF DEMOLITION BUT IS NOT INTENDED TO BE COMPREHENSIVE. CONTRACTOR TO REVIEW EXISTING CONDITIONS RELATIVE TO SCOPE OF NEW WORK ON ALL ARCHITECTURAL AND STRUCTURAL PLAN FOR ACTUAL DEMOLITION REQUIREMENTS, PRIOR TO FINALIZING BID. CONTACT DESIGNER IN THE EVENT OF ANY CONFLICTS OR DISCREPANCIES.

SYMBOLS:

- (#/###) DETAIL NUMBER / SHEET NUMBER
- (#/A#.#) SECTION
- (#/#) DETAIL CALL OUT
- INTERIOR ELEVATION (A, B, C, D; #/#)
- (#/A.##) ELEVATIONS
- (#) WINDOW SYMBOL, SEE WINDOW SCHEDULE
- (#) DOOR SYMBOL, SEE DOOR SCHEDULE
- (#) KEY NOTE

CODE COMPLIANCE:

2019 CALIFORNIA BUILDING CODE
2019 CALIFORNIA RESIDENTIAL CODE
2019 CALIFORNIA ELECTRICAL CODE
2019 CALIFORNIA MECHANICAL CODE
2019 CALIFORNIA PLUMBING CODE
2019 CALIFORNIA ENERGY CODE
2019 CALIFORNIA GREEN BUILDING STANDARDS CODE
2019 CALIFORNIA FIRE CODE
ALL NAPA CITY ORDINANCES AND AMMENDMENTS

RECEIVED
DEC 29 2022
BUILDING

CITY OF NAPA
REVIEWED FOR CODE COMPLIANCE
DIVISION REVIEWER DATE
PLANNING
FIRE
ENGINEERING
STORMWATER
FLOOD
WATER
MATERIALS DIVERSION
BUILDING TS 12-23
Permit, inspection card, and approved plans must be available job site for inspections. Failure to provide these items may result in cancellation of inspection and a reinspection fee.

Redwood ADU
Built in California

SIGNATURE:

JOB COPY

PROJECT INFO:
NEW ACCESSORY DWELLING UNIT
ADDRESS:
2022 York Street
Napa, CA 94559
APN:002-061-008

NO.	DESCRIPTION	DATE
1	PLAN CHECK COMMENTS	12.22.2022

PERMIT SET

B2211-0066
2022 YORK ST
002061008000
LYNN BRENDA
NEW 749SF DETACHED ADU

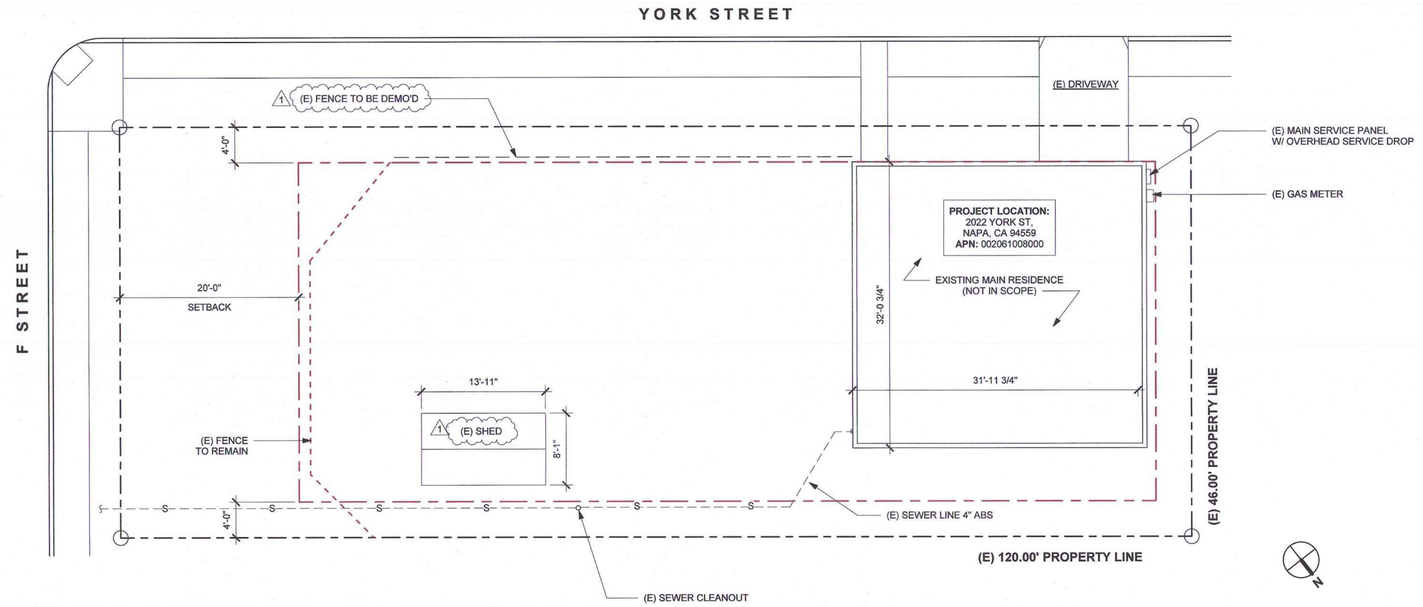
DRAWING TITLE:
TITLE SHEET

DATE: 11.10.2022

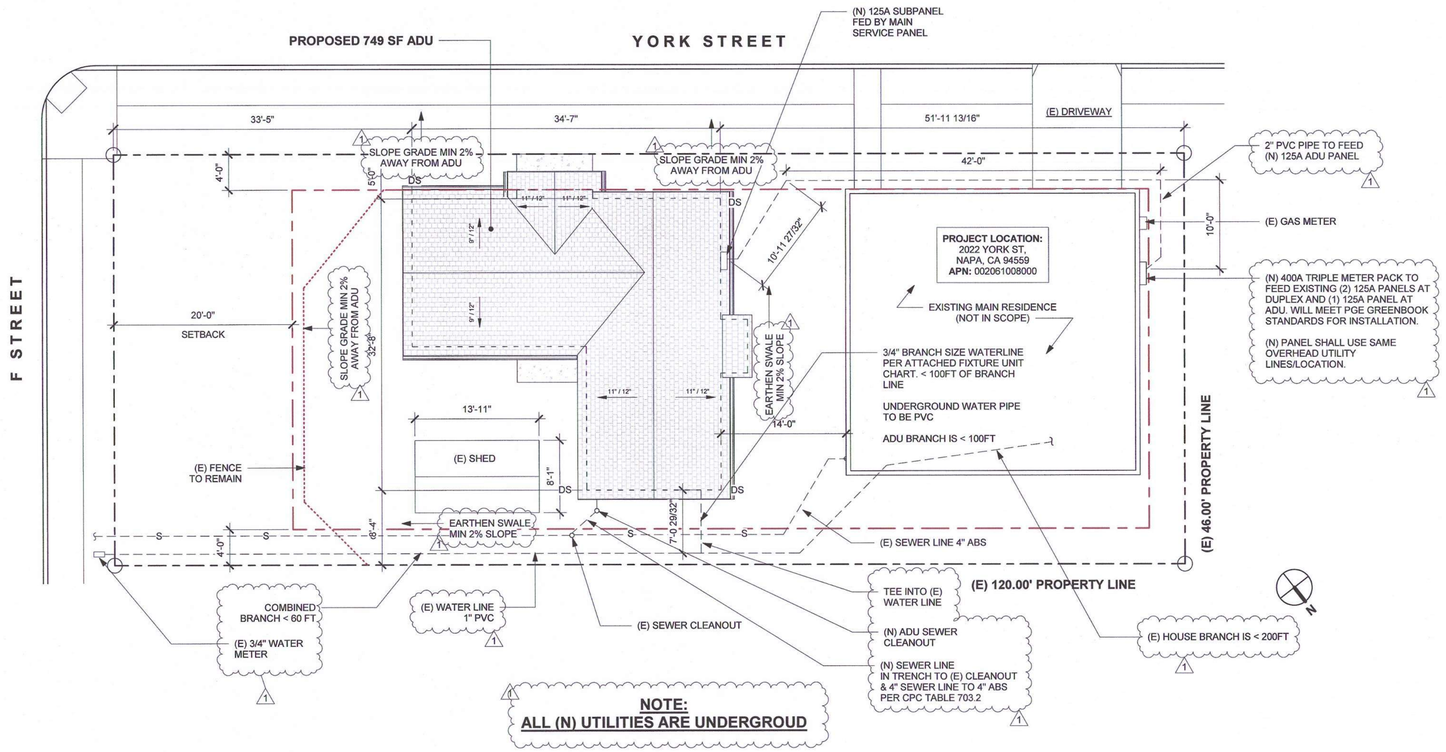
DRAWN BY: MJH

SCALE: AS SHOWN

SHEET #:
A0.1



1 EXISTING SITE PLAN
1/8" = 1'-0"



2 PROPOSED SITE PLAN
1/8" = 1'-0"

Redwood ADU
Built in California

SIGNATURE:

PROJECT INFO:
NEW ACCESSORY DWELLING UNIT

ADDRESS:
2022 York Street
Napa, CA 94559
APN:002-061-008

NO.	DESCRIPTION	DATE
1	PLAN CHECK COMMENTS	12.22.2022

PERMIT SET

DRAWING TITLE:
SITE PLAN

DATE: 11.10.2022

DRAWN BY: MJH

SCALE: AS SHOWN

SHEET #:
A0.2

RESIDENTIAL
NAPA HIGH PERFORMANCE BUILDING
WATER EFFICIENCY AND CONSERVATION CHECKLIST

Feature or Measure	Levels Applicant to select elective measures			Third Party Documentation/ Verification
	Napa Mandatory Checked	Suggested prerequisites and electives (Optional) Tier 1	Tier 2	
GREEN BUILDING				
WATER EFFICIENCY AND CONSERVATION				
INDOOR WATER USE				
4.303.1 Plumbing fixtures (water closets and urinals) and fittings (faucets and showerheads) shall comply with the following prescriptive requirements:	☒			
4.303.1.1 Water closets. The effective flush volume of all water closets shall not exceed 1.28 gallons per flush (gpf). Tank-type water closets shall be certified to the performance criteria of the U.S. EPA WaterSense Specification for Tank-type Toilets.	☒			
4.303.1.2 Urinals. The effective flush volume of wall-mounted urinals shall not exceed 0.125 gpf. All other urinals shall not exceed 0.5 gpf.	☒			
4.303.1.3 Showerheads. **4.303.1.3.1 Single showerhead.** Showerheads shall have a maximum flow rate of not more than 1.8 gallons per minute (gpm) at 80 psi. Showerheads shall be certified to the performance criteria of the U.S. EPA WaterSense Specification for Showerheads.	☒			
4.303.1.3.2 Multiple showerheads serving one shower. When a shower is served by more than one showerhead, the combined flow rate of all showerheads and/or other shower outlets controlled by a single valve shall not exceed 1.8 gpm at 80 psi, or the shower shall be designed to only allow one showerhead to be in operation at a time.	☒			
4.303.1.4 Faucets. **4.303.1.4.1 Residential lavatory faucets.** The maximum flow rate of residential lavatory faucets shall not exceed 1.2 gpm at 60 psi. The minimum flow rate shall not be less than 0.8 gpm at 20 psi.	☒			

4.303.1.4.2 Lavatory faucets in common and public use areas. The maximum flow rate of lavatory faucets installed in common and public use areas (outside of dwellings or sleeping units) in residential buildings shall not exceed 0.5 gpm at 60 psi. **4.303.1.4.3 Metering faucets.** Metering faucets when installed in residential buildings shall not deliver more than 0.2 gallons per cycle. **A4.303.1 Kitchen faucets.** The maximum flow rate of kitchen faucets shall not exceed 1.5 gpm at 60 psi. Kitchen faucets may temporarily increase the flow above the maximum rate, but not to exceed 2.2 gpm at 60 psi, and must default to a maximum of 1.5 gpm at 60 psi.	☒ ☒ ☒			
4.303.2 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 standards referenced in Table 1701.1 of the California Plumbing Code.	☒			
A4.303.2 Alternate nonpotable water sources are used for indoor potable water reduction. Alternate nonpotable water sources shall be installed in accordance with the California Plumbing Code.		☐	☐	
A4.303.3 Appliances. Install at least one qualified **ENERGY STAR dishwasher or clothes washer**.	☒			
A4.303.4 Non-water urinals or composting toilets are installed.		☐	☐	
A4.303.5 One- and two-family dwellings shall be equipped with a demand hot water recirculation system, installed in accordance with the California Plumbing Code, California Energy Code, and the manufacturer's installation instructions.		☐	☐	
OUTDOOR WATER USE				
4.304.1 Landscape water use. Projects with the minimum landscape areas in Napa Municipal Code Section 17.52.520 shall comply with the City of Napa **Water Efficient Landscape Ordinance (WELO)**.	☒			

A4.304.1 An approved rainwater catchment system is designed and installed in accordance with the California Plumbing Code.		☐	☐	
A4.304.2 A landscape design is installed which does not utilize potable water.		☐	☐	
A4.304.3 Landscaped irrigated areas of less than 5,000 square feet shall be provided with separate submeters for outdoor potable water use.		☐	☐	
WATER REUSE SYSTEMS				
A4.305.1 Graywater. Alternative plumbing piping is installed to permit the discharge from the clothes washer or other fixtures to be used for an irrigation system in compliance with the California Plumbing Code.		☐	☐	
A4.305.2 Recycled water piping. Based on projected availability, dual water piping is installed for future indoor use of recycled water in accordance with the California Plumbing Code.		☐	☐	
A4.305.3 Recycled water for landscape irrigation. Recycled water is used for landscape irrigation. ***A4.305.1*** *Newly constructed residential developments, where disinfected tertiary recycled water is available to a construction site, may be required to have recycled water supply systems installed, allowing the use of recycled water for residential landscape irrigation systems.* NOTE: Projects of a certain minimum landscape area must comply with the City of Napa Water Efficient Landscape Ordinance (see Napa Municipal Code Section 17.52.520). In those projects, areas irrigated with recycled water are defined as "Special Landscape Areas" and receive a higher Maximum Applied Water Allowance.	☐	☐	☐	
INNOVATIVE CONCEPTS AND LOCAL ENVIRONMENTAL CONDITIONS				
A4.306.1 Items in this section are necessary to address innovative concepts or local environmental conditions. **Item 1.** Residential structures shall be limited to a maximum of 60 psi static **service pressure;** sites consistently experiencing greater than 65 psi shall require the installation of a pressure regulator. Piping for fire sprinkler systems is excluded from this requirement.	☒			

Item 2. If **water softeners** are installed as part of a project, they shall comply with NSF/ANSI Standard 44 provisions, including the following features: • Demand-initiated regeneration (DIR) system, not time-clock initiated • Minimum salt efficiency of 3,350 grains total hardness per pound of salt • Generate no more than five gallons of water per 1,000 grains of hardness removed during service cycle	☒			

Redwood ADU
Built in California

SIGNATURE:

PROJECT INFO:
NEW ACCESSORY DWELLING UNIT

ADDRESS:
2022 York Street
Napa, CA 94559
APN:002-061-008

NO.	DESCRIPTION	DATE
1	PLAN CHECK COMMENTS	12.22.2022

PERMIT SET

DRAWING TITLE:
NAPA HPB SHEETS

DATE: 11.10.2022

DRAWN BY: MJH

SCALE: AS SHOWN

SHEET #:
A0.3

2019 *CAL*Green Residential Checklist

Building Division · 1600 First Street · Napa · CA · 94559 · 707.257.9540

The 2019 CALGreen Code applies to additions or alterations of existing residential buildings where the addition or alteration increases the building's conditioned area, volume, or size and also applies to all low-rise residential buildings, high-rise residential buildings, or both. Existing site and landscaping improvements that are not otherwise disturbed are not subject to the requirements of CALGreen.

*Note 2019 CALGreen Green Building Standard Code Section 301.1.1 states: On and after January 1, 2014, residential buildings undergoing permitted alterations, additions or improvements shall replace non-complaint 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.

Project Name: _____

Project Address: _____

Project Description: _____

Instructions:

1. The Owner or the Owner's Agent shall employ a licensed professional experienced with the 2019 California Green Building Standards Codes to verify and assure that all required work described herein is properly planned and implemented in the project.
2. The licensed professional, in collaboration with the owner and the design professional shall initial **Column 2** of this checklist, sign and date **Section 1 – Design Verification** at the end of this checklist and have the ***checklist printed on the approved plans*** for the project.
3. Prior to final inspection by the Building Division, the licensed professional shall **Complete 3** and sign and date **Section 2 – Implementation Verification** at the end of this checklist and submit the completed form to the Building Inspector.

MANDATORY FEATURE OR MEASURES	Column 2 Project Requirement	Column 3 Verification
A4.1 PLANNING AND DESIGN		
Planning and Design – Site Development		
4.106.2 Storm water drainage and retention during construction. Projects which disturb less than one acre of soil and are not part of a larger common plan of development shall manage storm water drainage during construction.		
4.106.3 Grading and paving. The site shall be planned and developed to keep surface water away from buildings. Construction plans shall indicate how site grading or a drainage system will manage all surface water flows.		
4.106.4 Electric vehicle (EV) charging for new construction. New construction shall comply with Sections 4.106.4.1 and 4.106.4.2 to facilitate future installation and use of EV chargers. Electric vehicle supply equipment (EVSE) shall be installed in accordance with California Electrical Code (CEC), Article 625.		
A4.2 ENERGY EFFICIENCY		
GENERAL		
4.201.1 Low-rise residential buildings shall meet or exceed the minimum standard design required by the California Energy Standards.		
A4.3 WATER EFFICIENCY AND CONSERVATION		
Indoor Water Use		
4.303.1 Water conserving plumbing fixtures and fittings. Plumbing fixtures (water closets and urinals) and fittings (faucets and showerheads) shall comply with the following: ☐ **4.303.1.1 Water Closets.** The effective flush volume of all water closets shall not exceed 1.28 gallons per flush. Tank-type water closets shall be certified to the performance criteria of the U.S. EPA WaterSense Specifications for Tank-type Toilets. ☐ **4.303.1.2 Urinals.** The effective flush volume of urinals shall not exceed 0.125 gallons per flush. ☐ **4.303.1.3.1 Single Showerheads.** Showerheads shall have a maximum flow rate of not more than 1.8 gallons per minute at 80 psi. Showerheads shall be certified to the performance criteria of the U.S. EPA WaterSense Specification for showerheads. ☐ **4.303.1.3.2 Multiple Showerheads.** When a shower is served by more than one showerhead, the combined flow rate of all showerheads and/or other shower outlets controlled by a single valve shall not exceed 1.8 gallons per minute at 80 psi, or the shower shall be designed to allow only one shower outlet to be in operation at a time. ☐ **4.303.1.4.1 Residential lavatory faucets.** The maximum flow rate of residential lavatory faucets shall not exceed 1.2 gallons per minute at 60 psi. The minimum flow rate of residential lavatory faucets shall not be less than 0.8 gallons per minute at 20 psi.		
☐ **4.303.1.4.2 Lavatory faucets in common and public areas.** The maximum flow rate of lavatory faucets installed in common and public use areas (outside of dwellings or sleeping units) in residential buildings shall not exceed 0.5 gallons per minute at 60 psi. ☐ **4.303.1.4.3 Metering faucets.** Metering faucets when installed in residential buildings shall not deliver more than 0.25 gallons per cycle. ☐ **4.303.1.4.4 Kitchen faucets.** The maximum flow rate of kitchen faucets shall not exceed 1.5 gallons per minute at 60 psi. City of Napa Municipal Code.		
4.303.2 Standards for plumbing fixtures and fittings. Plumbing fixtures and fittings shall be installed in accordance with the California Plumbing Code, and shall meet the applicable standards referenced in Table 1701.1 of the California Plumbing Code.		
Outdoor Water Use		
4.304.1 Outdoor potable water use in landscape areas. New residential developments with an aggregate landscape area equal to or greater than 500 square feet shall comply with one of the following options: ☐ A local water efficient landscape ordinance or the current California Department of Water Resources Model Water Efficient Landscape Ordinance (MWELO), whichever is more stringent; ☐ Projects with aggregate landscape areas less than 2,500 square feet may comply with the MWELO Appendix D Prescription Compliance Option.		
A4.4 MATERIAL CONSERVATION AND RESOURCE EFFICIENCY		
Enhanced Durability and Reduced Maintenance		
4.406.1 Rodent proofing. 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.		
Construction Waste Reduction, Disposal and Recycling		
4.408.2 Construction waste management plan. Where a local jurisdiction does not have a construction and demolition waste management ordinance, a construction waste management plan shall be submitted for approval to the enforcing agency. Minimum 65% mixed-waste recycling facility requires third party verified diversion rates.		
Building Maintenance and Operation		
4.410.0 Operation and maintenance manual. At the time of final inspection, an operation and maintenance manual shall be provided to the building occupant or owner.		
4.410.2 Recycling by occupants. Where 5 or more multi-family dwelling units are constructed on a building site, provide readily accessible area(s) that serves all buildings on the site and is identified for the depositing, storage and collection of non-hazardous material for recycling, including (at a minimum) paper, corrugated cardboard, glass, plastics, organic waste, and metals, or meet a lawfully enacted local recycling ordinance, if more restrictive.		
A4.5 ENVIRONMENTAL QUALITY		
Fireplaces		
4.503.1 General. Install only direct-vent sealed-combustion gas fireplace. Bay Area Air Quality Management District (BAAQMD) does not allow indoor wood-burning fireplaces.		
Pollutant Control		
4.504.1 Covering of duct openings and protection of mechanical equipment during construction. Duct openings and other related air distribution component openings shall be covered during construction.		
4.504.2.1 Adhesives, sealants and caulks. Adhesives, sealants and caulks shall be complaint with VOC and other toxic compound limits (Table 4.504.1 & 4.504.2).		
4.504.2.2 Paints and coatings. Paints, stains and other coatings shall be compliant with VOC limits (Table 4.504.3).		
4.504.2.3 Aerosol paints and coatings. Aerosol and paints and other coatings shall be compliant with product weighted MIR Limits for ROC and other toxic compounds.		
4.504.2.4 Verification. Documentation shall be provided to verify that compliant VOC limit finish materials have been used.		
4.504.3 Carpet Systems. Carpet and carpet systems shall be complaint with VOC limits.		
4.504.4 Resilient flooring systems. At least eighty (80) percent of floor area receiving resilient flooring shall comply with the VOC-emission limits defined in the Collaborative for High Performance Schools (CHPS) Low-emitting Materials List or be certified under the Resilient Floor Covering Institute (RCFI) FloorScore program and UL GREENGUARD Gold.		
4.504.5 Composite wood products. Particleboard, medium density fiberboard (MDF), and hardwood plywood used in interior finish systems shall comply with low formaldehyde emission standards (Table 4.504.4).		
Interior Moisture Control		
4.505.2 Concrete slab foundation. Required vapor retarders and capillary breaks are also required to comply with CALGreen Section 4.505.2.1.		
4.505.3 Moisture content of building materials. Moisture content (maximum 19%, minimum.3%) of building materials used in wall and floor framing is checked before enclosure.		
Indoor Air Quality and Exhaust		
4.506.1 Bathroom exhaust fans. Exhaust fans which terminate outside the building are provided in every bathroom (Energy Star complaint with Humidity Control on part of whole house ventilation system).		
Environmental Comfort		
4.507.2 Heating and air-conditioning system design. Duct systems are sized and designed and equipment is selected using the following methods: 1. Establish heat loss and heat gain values according to ACCA Manual J (2011) or equivalent. 2. Size duct systems according to ACCA 29-D (Manual D-2014) or equivalent. 3. Select heating and cooling equipment according to ACCA 31-S (Manual S-2014) or equivalent.		
INSTALLER AND SPECIAL INSPECTOR QUALIFICATIONS		
Qualifications		
702.1 Installer Training. HVAC system installers are trained and certified in the proper installation of HVAC systems.		
702.2 Special Inspection. The Licensed Professional responsible to verify CALGreen compliance is qualified and able to demonstrate competence in the discipline they inspect and verify.		
Verifications		
703.1 Documentation. Verification of compliance with CALGreen may include construction documents, plans, specifications, builder or installer certification, inspection reports, or other methods acceptable to the enforcing agency which show substantial conformance. Implementation verification shall be submitted to the Building Division after implementation pf all required measures and prior to final inspection approval.		

CALGREEN SIGNATURE DECLARATIONS

Project Name: _____

Project Address: _____

Project Description: _____

SECTION 1 – DESIGN VERIFICATION

Complete all lines of Section 1 – "Design Verification" and submit the complete checklist (Columns 1 and 2) with the plans and building permit application to the Building Division.

The owner and design professional responsible for compliance with CALGreen Standards have revised the plans and certify that the items checked above are hereby incorporated into the project plans and will be implemented into the project in accordance with the requirements set forth in the 2019 California Green Building Standards Code as adopted by the City of Napa.

Owner's Signature _____ Date _____

Owner's Name (Please Print) _____ Date _____

Design Professional's Signature _____ Date _____

Design Professional's Name (Please Print) _____ Date _____

Signature of Licensed Professional Responsible for CALGreen Compliance _____ Date _____

Name of Licensed Professional Responsible for CALGreen Compliance (Print) _____ Date _____

Email Address for Licensed Professional Responsible for CALGreen Compliance _____ Date _____

SECTION 2 – IMPLEMENTATION VERIFICATION

Complete, sign and submit the completed checklist, including column 3, together with all original signatures on Section 2 to the Building Division prior to Building Division Final Inspection.

I have inspected the work and have received sufficient documentation to verify and certify that the project identified above was constructed in accordance with this Green Building Checklist and in accordance with the requirements of the 2019 California Green Building Standards Code as adopted by the City of Napa.

Signature of Licensed Professional Responsible for CALGreen Compliance _____ Date _____

Name of Licensed Professional Responsible for CALGreen Compliance (Print) _____ Date _____

Email Address for Licensed Professional Responsible for CALGreen Compliance _____

2019 *CAL*Green Residential Mandatory Checklist

2019 *CAL*Green Residential Mandatory Checklist

Redwood ADU
Built in California

SIGNATURE:

PROJECT INFO:
NEW ACCESSORY DWELLING UNIT

ADDRESS:
2022 York Street
Napa, CA 94559
APN:002-061-008

NO.	DESCRIPTION	DATE
1	PLAN CHECK COMMENTS	12.22.2022

PERMIT SET

DRAWING TITLE: CAL GREEN

DATE: 11.10.2022

DRAWN BY: MJH

SCALE: AS SHOWN

SHEET #: A0.4

FLOOR PLAN NOTES

1. INTERIOR WALL AND CEILING FINISHES SHALL NOT EXCEED FLAME SPREAD CLASSIFICATIONS DICTATED BY ALL APPLICABLE BUILDING CODES
2. ALL DIMENSIONS ARE GIVEN TO FACE OF FINISH, UON
3. ALL WORK SHALL BE ERECTED AND INSTALLED PLUMB, LEVEL, SQUARE, TRUE AND IN PROPER ALIGNMENT
4. GYPSUM BOARD AND CEILING SYSTEMS SHALL CONFORM TO ALL LOCAL GOVERNING BUILDING CODES AND ORDINANCES
5. GYPSUM BOARD SHALL NOT BE USED WHERE THERE WILL BE DIRECT EXPOSURE TO WATER OR IN AREAS SUBJECT TO CONTINUOUS HIGH HUMIDITY.
6. OUTSIDE RECEPTACLES SHALL BE WEATHER PROOF
7. ALL WINDOWS SHALL BE DUAL PANE
8. ALL NEW DOORS TO BE SOLID CORE SINGLE PANEL WOOD DOORS
9. ALL BEDROOMS AND HALL AREAS THAT ACCESS HABITABLE ROOMS SHALL HAVE SMOKE DETECTORS, HARD WIRED WITH BATTERY BACK UP
10. SMOKE DETECTORS ARE REQUIRED IN EACH ROOM USED FOR SLEEPING, CENTRALLY LOCATED IN THE WALL OR CEILING, IN CORRIDORS PROVIDING ACCESS TO EACH SEPARATE SLEEPING AREA, AT EACH FLOOR OR BASEMENT LEVEL AND IN CLOSE PROXIMITY TO THE STAIRWAY.
11. ALL GLASS AND GLAZING SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES AS WELL AS THE US CONSUMER PRODUCT SAFETY COMMISSION, SAFETY STANDARDS FOR ARCHITECTURAL GLAZING MATERIALS.
12. BATHTUB, SHOWER FLOORS AND WALLS ABOVE BATHTUBS WITH INSTALLED SHOWER HEADS AND IN SHOWER COMPARTMENTS SHALL BE FINISHED WITH A NON ABSORBENT SURFACE. SUCH WALL SURFACES SHALL EXTEND TO A HEIGHT OF NOT LESS THAN 6 FEET ABOVE THE FLOOR PER CRC R307.2
13. PROVIDE 30"x22" ATTIC ACCESS W/ SWITCH AND LIGHT AND RECP
14. THERE SHALL BE A MINIMUM 5% GRADE AWAY FROM ALL FOUNDATION WALLS. CRC R401.3
15. SLEEPING ROOMS SHALL HAVE A WINDOW OR EXTERIOR DOOR FOR EMERGENCY ESCAPE. SECTION R310.
    A) WINDOWS MUST HAVE AN OPENABLE AREA OF AT LEAST 5.7 SQUARE FEET, WITH THE MINIMUM OPENABLE WIDTH 20" AND THE MINIMUM OPENABLE HEIGHT 24".

    B) THE BOTTOM **OF THE CLEAR OPENING** SHALL NOT EXCEED 44" ABOVE THE FLOOR. *DO NOT MEASURE TO THE WINDOW SILL.* THIS GENERALLY APPLIES TO WINDOWS THAT HAVE A HEIGHT OF 3' OR LESS.

    C) SUCH OPENINGS SHALL OPEN DIRECTLY INTO A PUBLIC WAY OR A COURT *THAT OPENS TO A PUBLIC WAY* (4-SIDED COURTS ARE PROHIBITED).

    D) IF SUCH OPENINGS OCCUR AT A PATIO, THE PATIO MAY NOT BE ENCLOSED. APPENDIX H, SECTION AH103.2.

    E) THE EMERGENCY DOOR OR WINDOW SHALL BE OPENABLE FROM THE INSIDE TO PROVIDE A FULL, CLEAR OPENING WITHOUT THE USE OF ANY KEYS OR TOOLS.

    F) FOR EGRESS OPENINGS AT WINDOW WELLS OR AREA WELLS, REFER TO SECTION R310.2 OR R310.3 FOR REQUIREMENTS

WATER CLOSET REQUIREMENTS

1. THE WATER CLOSET SHALL HAVE A CLEARANCE OF 30 INCHES WIDE (15 INCHES ON CENTER) AND 24 INCHES IN FRONT. (2019 CPC 402.5)
2. WHERE THE WATER CLOSET (OR OTHER PLUMBING FIXTURE) COMES INTO CONTACT WITH THE WALL OR FLOOR, THE JOINT SHALL BE CAULKED AND SEALED TO BE WATERTIGHT. (2019 CPC 402.2)

   TEMPERED GLAZING (2019 CBC 2406.4, 2403.1 AND CRC R308.1, R308.4)
   TEMPERED GLAZING SHALL BE INSTALLED IN THE LOCATIONS LISTED BELOW. TEMPERED GLAZING SHALL BE PERMANENTLY IDENTIFIED BY A MANUFACTURER MARKING THAT IS PERMANENTLY APPLIED AND CANNOT BE REMOVED WITHOUT BEING DESTROYED (E.G. SAND BLASTED, ACID ETCHED, CERAMIC FIRED, LASER ETCHED, OR EMBOSSED).
3. WITHIN A PORTION OF WALL ENCLOSING A TUB/SHOWER WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN 60 INCHES ABOVE THE STANDING SURFACE AND DRAIN INLET.
4. WITHIN 60 INCHES OF A TUB/SHOWER WHERE THE GLAZING IS LESS THAN 60 INCHES ABOVE THE WALING SURFACE.
5. GLAZING ON THE HINGE-SIDE OF AN IN-SWINGING DOOR THAT IS INSTALLED PERPENDICULAR TO A DOOR IN A CLOSED POSITION AND WITHIN 24 INCHES OF THE DOOR.

GREEN BUILDING NOTES

1. THE EFFECTIVE FLUSH VOLUME OF ALL WATER CLOSETS SHALL NOT EXCEED 1.28 GALLONS PER FLUSH. THE EFFECTIVE FLUSH VOLUME FOR DUAL FLUSH TOILETS IS DEFINED AS THE COMPOSITE, AVERAGE FLUSH VOLUME OF TWO REDUCED FLUSHES AND ONE FULL FLUSH. (CGBSC SEC.4.303.1.1 AND CPC SEC.403.2.1)
2. SHOWER HEADS SHALL HAVE A MAXIMUM FLOW RATE OF NOT MORE THAN 1.8 GALLONS PER MINUTE AT 80 PSI. (CGBSC SEC.4.303.1.3.1 AND CPC SEC.408.2)
3. WHEN A SHOWER IS SERVED BY MORE THAN ONE SHOWER HEAD, THE COMBINED FLOW RATE OF ALL SHOWERHEADS AND/OR OTHER SHOWER OUTLETS CONTROLLED BY A SINGLE VALVE SHALL NOT EXCEED 2.0 GALLONS PER MINUTE AT 80 PSI, OR THE SHOWER SHALL BE DESIGNED TO ALLOW ONLY ONE SHOWER OUTLET TO BE IN OPERATION AT A TIME. (CGBSC SEC.4.303.1.3.2)
4. THE MAXIMUM FLOW RATE OF RESIDENTIAL LAVATORY FAUCETS SHALL NOT EXCEED 1.2 GALLONS PER MINUTE AT 60 PSI AND SHALL NOT BE LESS THAN 0.8 GALLONS PER MINUTE AT 20 PSI. (CGBSC SEC.4.303.1.4.1 AND CPC SEC.403.7)
5. THE MAXIMUM FLOW RATE OF KITCHEN FAUCETS SHALL NOT EXCEED 1.8 GALLONS PER MINUTE AT 60 PSI. KITCHEN FAUCETS MAY TEMPORARILY INCREASE THE FLOW RATE ABOVE THE MAXIMUM RATE, BUT NOT TO EXCEED 2.2 GALLONS PER MINUTE AT 60 PSI, AND MUST DEFAULT TO A MAXIMUM FLOW RATE OF 1.8 GALLONS PER MINUTE AT 60 PSI. (CGBSC SEC.4.303.1.4.4 AND CPC SEC.403.6)
6. EACH BATHROOM THAT CONTAINS A BATHTUB, SHOWER OR TUB/SHOWER COMBINATION SHALL BE MECHANICALLY VENTILATED WITH AN ENERGY STAR COMPLIANT FAN AND, UNLESS FUNCTIONING AS A COMPONENT OF A WHOLE HOUSE VENTILATION SYSTEM, CONTROLLED BY A HUMIDITY CONTROL. (CRC SEC.R303.3.1, CMC SEC.402.5 AND CGBSC SEC.4.506.1)
7. HUMIDITY CONTROLS SHALL BE CAPABLE OF ADJUSTMENT BETWEEN A RELATIVE HUMIDITY RANGE OF 50 PERCENT OR LESS TO A MAXIMUM OF 80 PERCENT. A HUMIDITY CONTROL MAY UTILIZE MANUAL OR AUTOMATIC MEANS OF ADJUSTMENT. (CGBSC SEC.4.506.1(A))
8. A HUMIDITY CONTROL MAY BE A SEPARATE COMPONENT TO THE EXHAUST FAN AND IS NOT REQUIRED TO BE INTEGRAL (I.E. BUILT-IN). (CGBSC SEC.4.506.1(B))

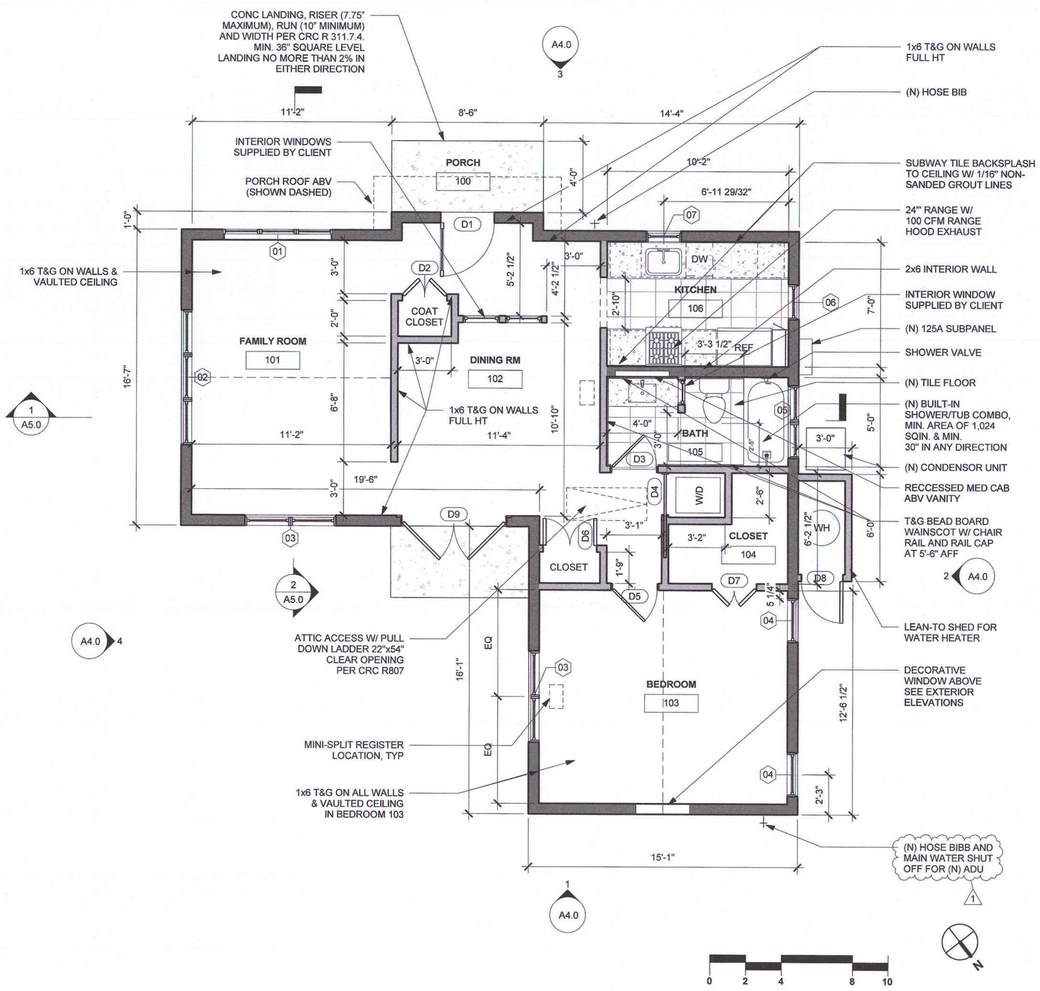
WALL LEGEND

EXTERIOR WALL: 2x6 STUD WALL SEE EXTERIOR ELEVATIONS FOR FINISHES

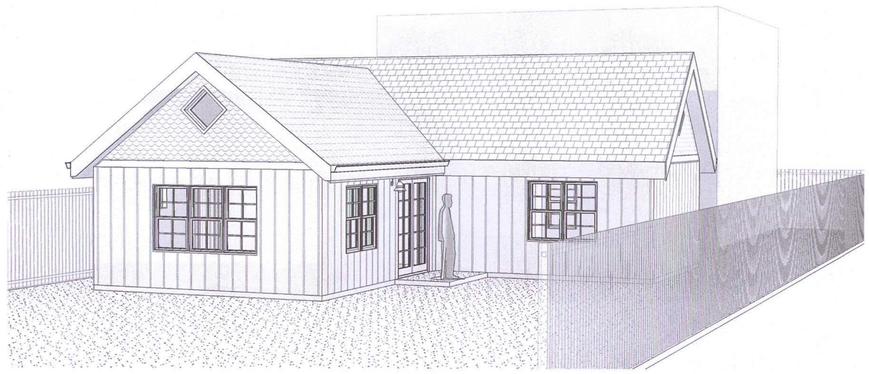
INTERIOR WALL: 2x4 W/ 1/2" GYPSUM WALL BOARD (UON)

PLUMBING FIXTURE NOTES

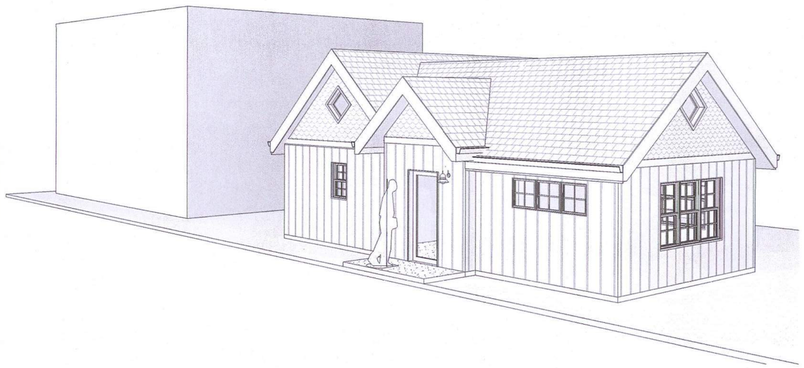
PLUMBING FIXTURE	HIGH PERFORMANCE BUILDING
TOILET	SHALL NOT EXCEED 1.28 GALLONS PER FLUSH (GPF). MUST BE CERTIFIED U.S. EPA WATERSENSE
SHOWER HEAD	SHALL NOT EXCEED 1.8 GALLONS PER MINUTE (GPM) AT 80 PSI, MUST BE CERTIFIED U.S. EPA WATERSENSE
BATHROOM FAUCET	SHALL NOT EXCEED 1.2 GPM AT 60 PSI
KITCHEN FAUCET	SHALL NOT EXCEED 1.5 GPM AT 60 PSI
DISHWASHER	SHALL BE "ENERGY STAR"
CLOTHES WASHER	SHALL BE "ENERGY STAR"



1 LEVEL 1 PROPOSED PLAN
1/4" = 1'-0"



2 EXTERIOR VIEW 01



3 EXTERIOR VIEW 02

Redwood ADU
Built in California

SIGNATURE:

PROJECT INFO:
NEW ACCESSORY DWELLING UNIT

ADDRESS:
2022 York Street
Napa, CA 94559
APN:002-061-008

NO.	DESCRIPTION	DATE
1	PLAN CHECK COMMENTS	12.22.2022

PERMIT SET

DRAWING TITLE: LEVEL 1 PLANS

DATE: 11.10.2022

DRAWN BY: MJH

SCALE: AS SHOWN

SHEET #: A2.0

LIGHTING LEGEND

P	LED PENDANT LIGHT FIXTURE
	SURFACE MOUNTED LED FIXTURE
	LED RECESSED CAN LIGHT
	WALL MOUNTED LED LIGHT FIXTURE
CO	HARDWIRED SMOKE AND CO DETECTOR
SD	HARDWIRED SMOKE DETECTOR
S	SINGLE POLE SWITCH W/ DIMMER
S3	3-WAY SWITCH W/ DIMMER
S occ	SINGLE POLE SWITCH W/ OCCUPANCY SENSOR
	DUPLEX CONVENIENCE RECEPTACLE GFI +12" AFF TYP UON
	ENERGY STAR RATED FAN ON SEPARATE SWITCH W/ LED LIGHT, 110 CFM & HUMIDITY SENSOR

ELECTRICAL NOTES

1. DIMMERS ON ALL LIGHTS SERVING LIVING ROOM & KITCHEN SPACES.

2. ALL LIGHT FIXTURES SHALL CONTAIN BULBS THAT ARE LABELED AS JA8-2016 (JA8-2016-E FOR SEALED LENS OR RECESSED FIXTURE). SCREW BASE BULBS ARE PERMITTED, EXCEPT IN RECESSED LIGHTING FIXTURES

3. ALL BATHROOM/ LAUNDRY ROOM/ UTILITY ROOM LIGHT SWITCHES TO BE MOTION DETECTOR-TYPE W/ 30 MINUTE TIME DELAY OFF OPERATION. FANS SHALL BE ENERGY STAR COMPLIANT, AND TERMINATE OUTSIDE THE BUILDING. FANS MUST BE CONTROLLED BY A HUMIDITY CONTROL CAPABLE OF ADJUSTMENT BETWEEN RELATIVE HUMIDITY RANGE LESS THAN OR EQUAL TO 50% TO A MAXIMUM OF 80%.

4. ALL LIGHT FIXTURES TO BE HIGH EFFICACY

5. RECEPTACLE OUTLETS SHALL BE PROVIDED ON WALL SPACES 2 FT OR GREATER, AND NO MORE THAN 6'-0" FROM THE EDGE OF ANY WALL SURFACE.

6. RECESSED LIGHTING SHALL BE LISTED AS IC (ZERO CLEARANCE TO INSULATION) AND AT (AIR TIGHT), BE SEALED/CAULKED BETWEEN THE FIXTURE HOUSING AND CEILING, SHALL NOT CONTAIN A SCREW BASE SOCKET, AND CONTAIN BULBS MARKED WITH JA8-2016-E EFFICIENCY LABEL

7. OUTDOOR LIGHTING IS TO BE HIGH EFFICACY THAT IS CONTROLLED BY AN ON AND OFF SWITCH IN ADDITION TO ONE OF THE FOLLOWING PER CA ENERGY CODE SEC. 150.0(K)3A:
   a. PHOTOCONTROL AND MOTION SENSOR
   b. PHOTOCONTROL AND AUTOMATIC TIME SWITCH CONTROL
   c. ASTRONOMICAL TIME SWITCH CONTROL
   d. ENERGY MANAGEMENT CONTROL SYSTEM

8. NEW ELECTRICAL RECEPTACLES TO BE TAMPER RESISTANT. CEC ARTICLE 406.12 E2. ALL BRANCH CIRCUITS SUPPLYING OUTLETS OR DEVICES INSTALLED IN KITCHENS, FAMILY ROOMS, DINING ROOMS, LIVING ROOMS, BEDROOMS, LAUNDRY ROOMS, CLOSETS, HALLWAYS, AND SIMILAR ROOMS/SPACES SHALL HAVE A LISTED COMBINATION-TYPE ARC-FAULT CIRCUIT INTERRUPTER (AFCI). CEC ARTICLE 210.12

9. AT LEAST ONE 20-AMPERE BRANCH CIRCUIT SHALL BE PROVIDED TO SUPPLY BATHROOM RECEPTACLE OUTLET(S) AND SUCH CIRCUITS SHALL HAVE NO OTHER OUTLETS. CEC ARTICLE 210.11(C)(3)

10. COUNTER TOPS WIDER THAN 12" REQUIRE RECEPTACLES. RECEPTACLE SHALL BE NO HIGHER THAN 20" ABOVE THE COUNTER. RECEPTACLE OUTLETS SHALL BE INSTALLED SO THAT NO POINT ALONG THE WALL LINE IS MORE THAN 24", MEASURED HORIZONTALLY FROM AN OUTLET IN THAT SPACE

11. EACH BATHROOM SHALL BE PROVIDED WITH THE FOLLOWING:

A. ENERGY STAR FANS DUCTED TO TERMINATE OUTSIDE THE BUILDING
B. FANS MUST BE CONTROLLED BY A HUMIDITY CONTROL OR FUNCTIONING AS A COMPONENT OF A WHOLE HOUSE VENTILATION SYSTEM.
C. HUMIDITY CONTROLS WITH MANUAL OR AUTOMATIC MEANS OF ADJUSTMNET, CAPABLE OF ADJUSTMENT BETWEEN RELATIVE HUMIDITY RANGE OF < 50 PERCENT TO A MAX OF 80%.

12. ALL EXTERIOR LIGHTING WILL BE DOWNWARD DIRECTED AND SHIELDED FROM NEIGHBORING VIEWS

13. SMOKE ALARMS SHALL BE LISTED AS COMPLYING W/ UL 217 & BE INSTALLED AND MAINTAINED IN ACCORDANCE W/ NFPA 720 & THE MANUFACTURER'S INSTRUCTIONS

14. CARBON MONOXIDE ALARMS SHALL BE LISTED AS COMPLYING W/ UL 2034 & BE INSTALLED AND MAINTAINED IN ACCORDANCE W/ NFPA 720 & THE MANUFACTURER'S INSTRUCTIONS

15. LAUNDRY RECEPTACLE OUTLET TO BE SUPPLIED BY A DEDICATED 20 AMP BRANCH CIRCTUI PER CEC 210.11(C)(2)

16. PROVIDE A 30 AMP CIRCUIT FOR THE ELECTRIC CLOTHES DRYER. CEC 220.54

17. SMOKE ALARMS SHALL BE LISTED AS COMPLYING W/ UL 217 & BE INSTALLED AND MAINTAINED IN ACCORDANCE W/ NFPA 720 & THE ANUFACTURER'S INSTRUCTIONS

18. CARBON MONOXIDE ALARMS SHALL BE LISTED AS COMPLYING W/ UL 2034 & BE INSTALLED AND MAINTAINED IN ACCORDANCE W/ NFPA 720 & THE MANUFACTURER'S INSTRUCTIONS

21. GC TO COORDINATE ALL OUTLET AND SWITCH LOCATION W/ THE OWNER

PLUMBING NOTES

1. WATER CLOSET TO BE 1.28 GALLONS PER FLUSH MAXIMUM OR DUAL FLUSH PER CPC 411.2.

2. LAVATORY FAUCET TO BE 1.2 GALLONS PER MINUTE MAXIMUM PER CPC 407.2.1.2.

3. SHOWERHEADS SHALL HAVE A MAXIMUM FLOW RATE OF 2.0 GALLONS (7.5L) PER MINUTE MEASURED AT 80 psi.

4. WHERE A FIXTURE COMES IN CONTACT WITH THE WALL OR FLOOR, THE JOINT BETWEEN THE FIXTURE AND THE WALL FOOR OR SHALL BE MADE WATERTIGHT.

6. BATHTUB AND SHOWER FLOORS AND WALLS ABOVE BATHTUBS WITH INSTALLED SHOWER HEADS AND IN SHOWER COMPARTMENTS SHALL BE FINISHED WITH A NONABSORBENT SURFACE. SUCH WALL SURFACES SHALL EXTEND TO A HEIGHT OF NOT LESS THAN 6 FEET ABOVE THE FLOOR. CRC R307.2

7. GYPSUM BOARD SHALL NOT BE USED WHERE THERE WILL BE DIRECT EXPOSURE TO WATER, OR IN AREAS SUBJECT TO CONTINUOUS HIGH HUMIDITY CRC R308.4

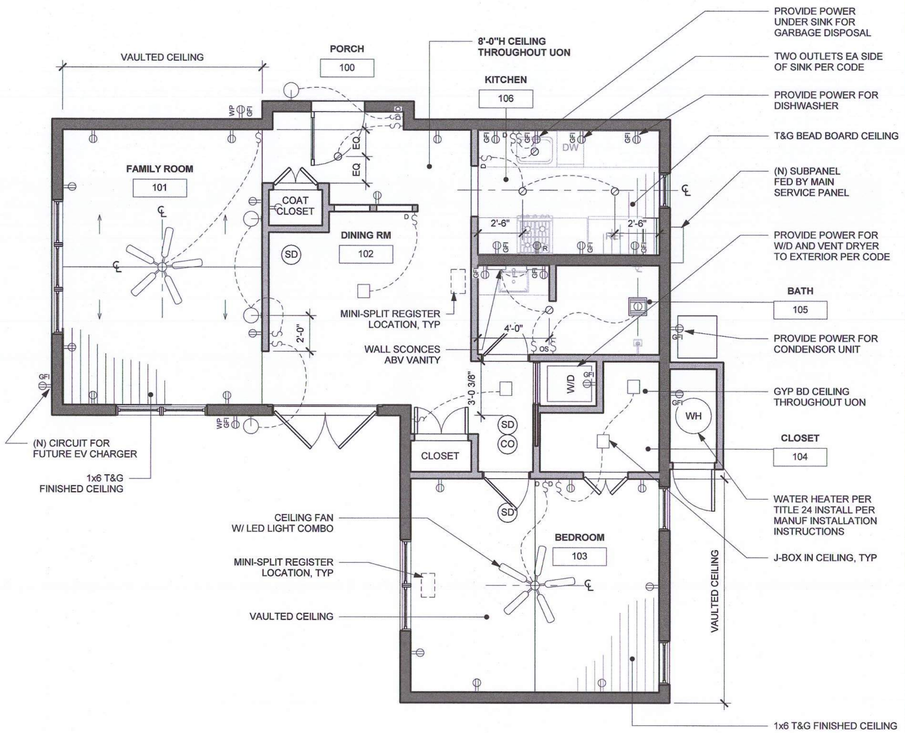
8. ALL PIPE, FITTINGS, TRAPS, FIXTURES, MATERIALS AND DEVICES USED IN A PLUMBING SYSTEM SHALL BE LISTED OR LABELED (THIRD-PARTY CERTIFIED) BY A LISTING AGENCY AND SHALL BE FREE OF DEFECTS.

9. PLUMBING WASTE VENTS SHALL TERMINATE NOT LESS THAN 10 FEET FROM, OR NOT LESS THAN 3 FEET ABOVE, AN OPENABLE WINDOW, DOOR, OPENING, AIR INTAKE, OR VENT SHAFT, OR NOT LESS THAN 3 FEET IN EVERY DIRECTIN FROM A LOT LINE, ALLEY AND STREET EXCEPTED. CPC 906.2

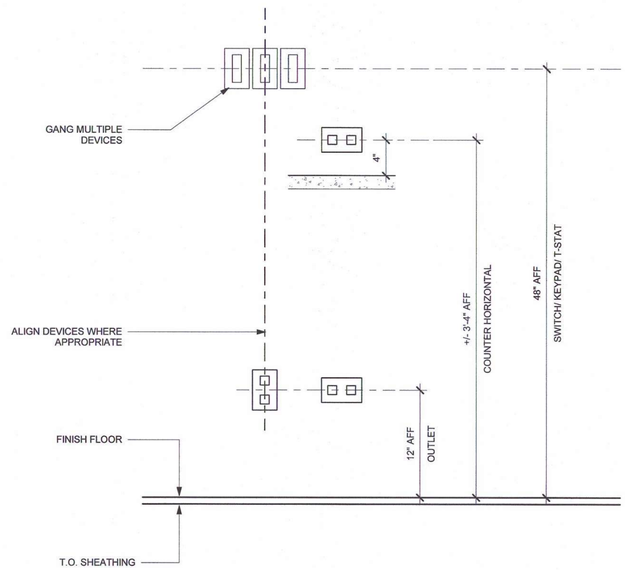
10. THE GRADE OF HORIZONTAL DRAINAGE PIPE SHALL NOT BE LESS THAN 1/4" PER FOOT CPC 708.1

11. DOMESTIC CLOTHES WASHER STANDPIPE SIZE SHALL BE 2" MIN DIA. CPC TABLE 7-3

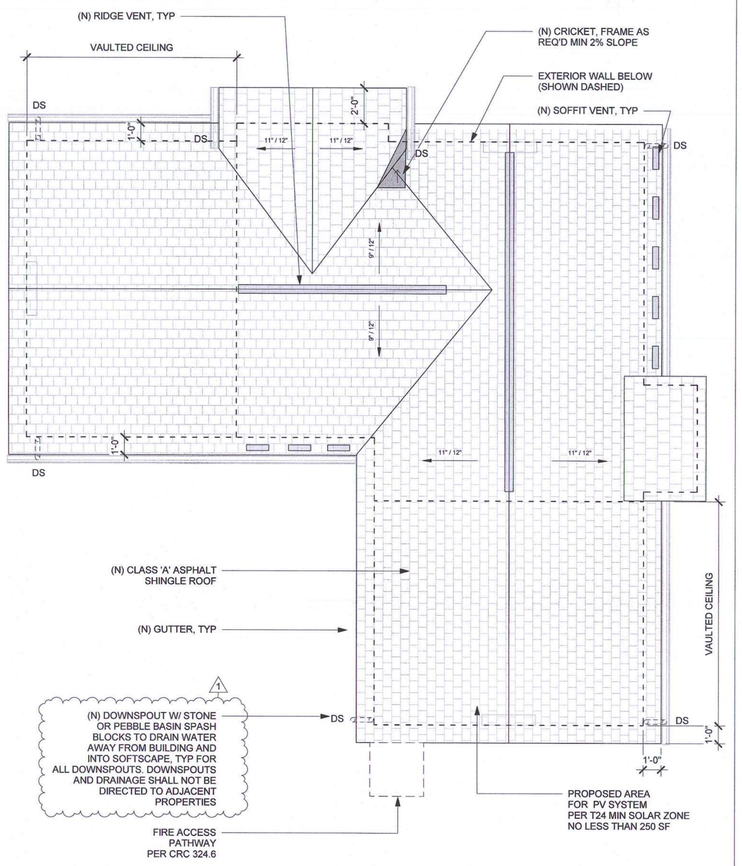
12. WATER PIPING TO BE UPONOR PEX BRAND AND UTILIZE MONIFOLD SYSTEM W/ 3/4" TRUNK & 1/2" DROPS



1 PROPOSED RCP
1/4" = 1'-0"



3 OUTLET LEGEND
1 1/2" = 1'-0"



2 ROOF PLAN
1/4" = 1'-0"

N

ROOF VENT CALCULATION:

ROOF AREA: 749 SF

TOTAL NET FREE VENTILATING AREA: 749/150= 4.99 SQ FT = /2 = 2.49 SF

ROOF REQUIRED VENT AREA: 2.49 SF x 144 = 359 SQ IN

VENT TYPE:
(2) RIDGE VENTS = 311 SQ IN
(9) SOFFIT VENTS = 55 SQ IN

TOTAL PROVIDED = 613 SQ IN

NOTES:

1. ROOFING SHALL HAVE A CLASS "A" RATING WITH AN UNDER-LAYMENT OF 30# ASPHALT SATURATED FELT.

2. ALL VENTS MUST BE LOUVERED AND COVERED WITH 1/8" NON COMBUSTIBLE, CORROSION RESISTANT METAL MESH VENTILATION CALCULATIONS 1/150 OF THE AREA. VENT THRU EAVES USE (2)-1" HOLES IN BLOCKING EVERY OTHER BAY.

3. PROVIDE WEATHERPROOFING FOR ALL ROOF VENTS PER MANUFACTURERS SPECIFICATIONS.

MECHANICAL NOTES

1. ALL INTERIOR SPACES TO BE PROVIDED WITH SPACE HEATING PER CBC 1204.1
2. GAS VENTS OF WATER HEATER AND FURNACE SHALL TERMINATE 4'-0" FROM PROPERTY LINE. THEY SHALL NOT TERMINATE ADJACENT TO THE WALL PER CMC 802.6.2.3. WALL TERMINATION SHALL COMPLY WITH CMC 802.8.6
3. VENTILATION RATE (CFM) = (1,160 SQFT/100) + 7.5(2)
4. VENTILATION RATE (CFM) = 30 CFM PER ASHRAE 62.6 (TABLE 4.1a(i-P). CLOTHES DRYER EXHAUST SHALL BE A MIN 4". TERMINATE TO THE OUTSIDE OF THE BUILDING. EQUP WITH BACK-DRAFT DAMPER.
5. COMBUSTION AIR SHALL MEET THE REQUIREMENTS OF CMC CHAPTER 7. ENV AIR DUCTS SHALL TERMINATE 3' FROM THE PROPERTY LINE AND 3' FROM OPENINGS INTO THE BUILDING PER CMC 504.5. PROVIDE WITH BACK-DRAFT DAMPERS PER CMC 504.1
6. GAS VENT TERMINATIONS SHALL MEET THE REQUIREMENTS OF CMC 802.6 & SFMC 802.6.2 THROUGH WAL VENT TERMINATION PER FMC 802.8
7. COMBUSTION AIR SHALL MEET THE REQUIREMENTS OF CMC CHAPTER 7
8. ENVIRONMENTAL AIR DUCTS SHALL TERMINATE 3'-0" FROM THE PROPERTY LINE AND BACK-DRAFT DAMPERS PER CMC 504.1.1 EXHAUST SHALL NOT DISCHARGE ONTO A PUBLIC WALKWAY
9. DOMESTIC RANGE HOOD VENTS SHALL MEET THE REQUIREMENTS OF CMC 504.3 AND COMPLY CMC TABLE 403.7
10. ALL INTERIOR SPACES INTENDED FOR HUMAN OCCUPANCY SHALL BE PROVIDED WITH SPACE HEATING PER CBC 1204.1 GC TO CONFIRM EXISTING HEATING IS CODE COMPLIANT
11. DIRECT EVENT APPLIANCES PER CMC 802.2.4 (PER MFG'S INSTALLATION INSTRUCTIONS) AND SFMC 802.6.2
12. MAINTAIN RATED SEPARATION BETWEEN DWELLING UNITS PER CBC 420.3 PENETRATIONS THROUGH HORIZONTAL ASSEMBLIES SHALL COMPLY WITH CBC 714.4 & 717.6

Redwood ADU
Built in California

SIGNATURE:

PROJECT INFO:

NEW ACCESSORY DWELLING UNIT

ADDRESS:
2022 York Street
Napa, CA 94559
APN:002-061-008

NO.	DESCRIPTION	DATE
1	PLAN CHECK COMMENTS	12.22.2022

PERMIT SET

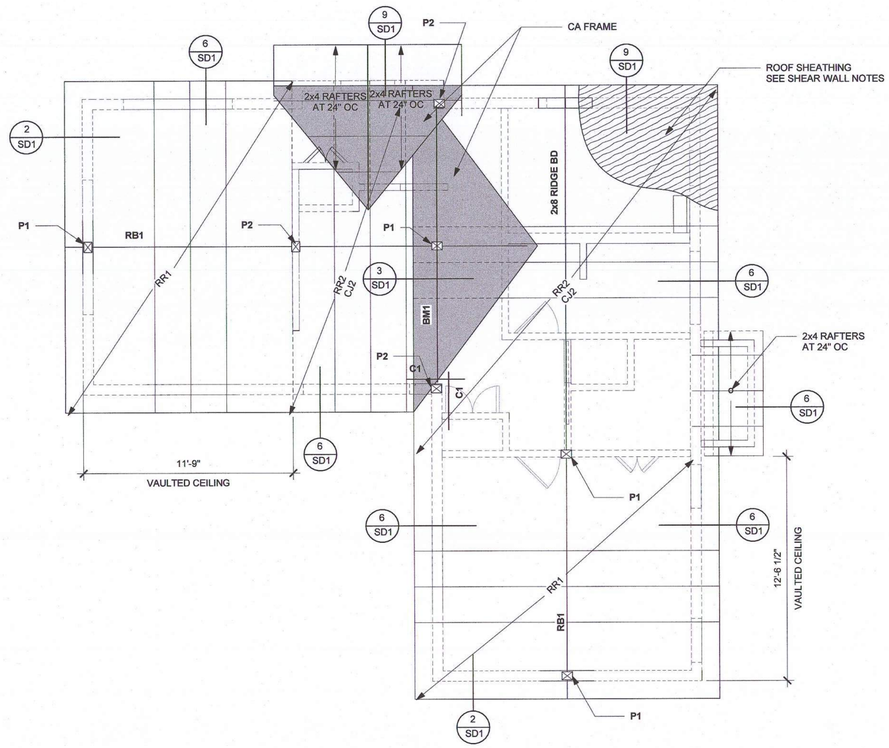
DRAWING TITLE:
ROOF PLAN & LIGHTING PLAN

DATE: 11.10.2022

DRAWN BY: MJH

SCALE: AS SHOWN

SHEET #:
A2.1



1 ROOF FRAMING PLAN

1/4" = 1'-0"

SHEAR WALL SCHEDULE

SHEARWALL NAILING & TRANSFERS							All Values Conforming to the CBC		
	DESCRIPTION			NAILING[1]		ANCHOR BOLTS [2]	SHEAR TRANSFERS		
SW No.	MATERIALS[5]	BOTH SIDES	HOLD DOWN POST	SIZE	SPACING EN-FN	SPACING	TOP PLATE CONNECTOR[3] RBC, LPT or A35	SILL PLATE NAILS [4]	STRAP [6]
1	7/16" OSB OR CDX PLYWOOD	N	(2)2x or 4x	8d	6"-12"	5/8" @ 48"	@24" o /c	16d @ 9" o/c	

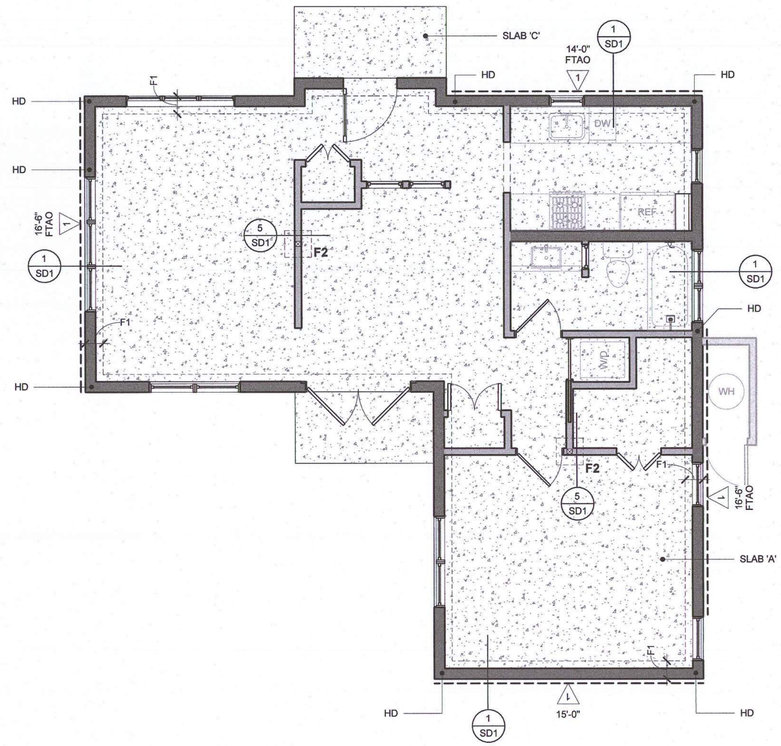
FOOTNOTES:
1- ALL SHEAR WALLS TO BE FULLY BLOCKED.
2- PROVIDE 0.229" THICK X 3" SQUARE, FLAT PLATE WASHERS AT ALL ANCHOR BOLTS.
3- FOR WALLS WHICH BEAR TRUSSES; H-1 CLIP, FROM TRUSS TO TOP PLATE, MAY BE USED IN PLACE OF A35 TOP PLATE CONNECTOR.
4- USE RBC @ 3X SILL PLATE TO RIM JOIST OR SOLID BLOCKING WITH SPACING PER "TOP PLATE CONNECTOR".
5- 5/8" T1-11 OR 3/8" PLYWOOD OR OSB MAY SUBSTITUTE FOR 7/16" PLYWOOD OR OSB WITH 1" TIGHTER EDGE NAILING.
6- **FOR FTAO SHEAR WALLS (SHEAR WALLS WITH OPENINGS), STRAP TO BE PLACE TOP AND BOTTOM OF WINDOW PER DETAIL 8/SD1.**

HOLDOWN KEY:

H = HDU2 W/ SSTB16 ANCHOR

ANCHOR BOLT NOTE:

1- ALL PARAMETER FOOTING SILL PLATES SHALL HAVE ½" ANCHOR BOLTS EMBEDDED 7" MINIMUM AND SPACED AT 6 FEET O.C. MAX UNLESS NOTED OTHERWISE ON SHEAR WALL SCHEDULE.
2- BOLTS SHALL BE A MAXIMUM OF 12" FROM SILL ENDS AND SPLICES WITH A MINIMUM OF 2 BOLTS PER SPLICE.
3- USE 3" X 3" X 0.229" THICK FLAT PLATE WASHERS WITH ½" MAXIMUM EDGE DISTANCE FROM SHEATHING AT EACH ANCHOR BOLT.
4- IF THE FOUNDATION WAS NOT POURED MONOLITHICALL, MINIMUM EMBEDMENT REQUIREMENT SHOULD BE APPLIED TO THE FIRST POUR OR PLACE VERTICAL #4 DOWELS AT 16" OC WITH 12" MINIMUM EMBEDMENT.



2 FOUNDATION PLAN

1/4" = 1'-0"

FOOTING SCHEDULE

FOOTING #	SIZE	REINFORCING	DISCRIBTION	POINT CAPCITY
F1	15" CONTUNIOUS	#4 TOP & BOTTOM	STRIP FOOTING	6,000 lb.
F2	18" SQUARE	#4 BARS @ 8" OC EA WAY	PAD FOOTING	3,375 lb.

1. UNO, ALL PERIMETER AND INTERIOR STRP FOOTINGS ARE TYPE F1
2. REINFORCEMENT SHALL HAVE MIN 3" CLEARANCE WHEN POURED AGAINST SOIL
3. **FOOTING DEPTH:** UNO, ALL STRIP FOOTINGS SHALL BE POURED MIN 12" BELOW LOWEST FINISH GRADE ON COMPETENT ORIGINAL GROUND.
4. ALL FOOTINGS SHALL BEAR ON FIRM UNDISTURBED ORIGINAL SOIL. IF FILL IS NEEDED PROVIDE STRUCTURAL FILL COMPOSED OF CRUSHED ROCK OR SAND/GRAVEL MIX COMPACTED TO 90% RELATIVE COMPACTION PER ASTM D-1557 TEST. EXTEND FILL FROM LOWER CORNER OF FOOTING OUTWARD AT 1:1 SLOPE FOR DEPTH OF FILL.
5. DESIGN SOIL PRESSURE =1500 PSF
6. TYP STEM WIDTH .....6" @ 1 STORY PLANS
   8" @ 2 STORY PLANS

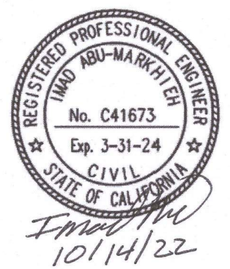
CONCRETE SLAB NOTES

A. INTERIOR 4" CONCRETE SLAB W/ #3 BARS @ 18" OC EA WAY, CENTERED IN SLAB. OVER OPTIONAL 1"-2" PEA-GRAVEL LAYER, OVER MINIMUM 10 MIL VAPOR RETARDER, OVER 4" GRAVEL BASE, OVER PREPARED SUB-GRADE
B. GARAGE 4" CONCRETE SLAB OVER MIN. 6 MIL. VAPOR RETARDER, OVER 4" GRAVEL BASE. SLOPE 1/8" PER 1'-0" TO DRAINAGE.
C. EXTERIOR CONCRETE FLAT WORK MIN. 4" THICK, SLOPE ¼" PER I-0 " AWAY FROM STRUCTURE.

BEAM SCHEDULE

MEMBER	SPECIFICATIONS
Roof: Rafter RR1	2 x 10 DF No.2 @ 24" OC
Roof: Rafter RR2	2 x 6 DF No.2 @ 24" OC
Ceiling: Joist CJ2	2 x 8 DF No.2 @ 24" OC
Ceiling Beam BM1	3 1/2" x 11 1/4" 2.0E LVL
Roof: Ridge Beam RB1	1 3/4" x 11 7/8" 2.0E LVL
Copy of Roof: Ridge Beam RB2	1 3/4" x 11 7/8" 2.0E LVL
Headers up to 6ft HDR	4 x 6 DF No.2
Headers up to 8ft HD8	4 x 8 DF No.2

NOTES:
P1 –SINGLE 2x TRIMMER POST.
P2 – DBL. 2x6 OR 4x6 TRIMMER POST.
C1- 32" CS16 STRAP TOP PLATE TO PARALLEL BEAM OR ROOF JOIST.



Redwood ADU
Built in California

SIGNATURE:

PROJECT INFO:
NEW ACCESSORY DWELLING UNIT

ADDRESS:
2022 York Street
Napa, CA 94559
APN:002-061-008

NO.	DESCRIPTION	DATE
1	PLAN CHECK COMMENTS	12.22.2022

PERMIT SET

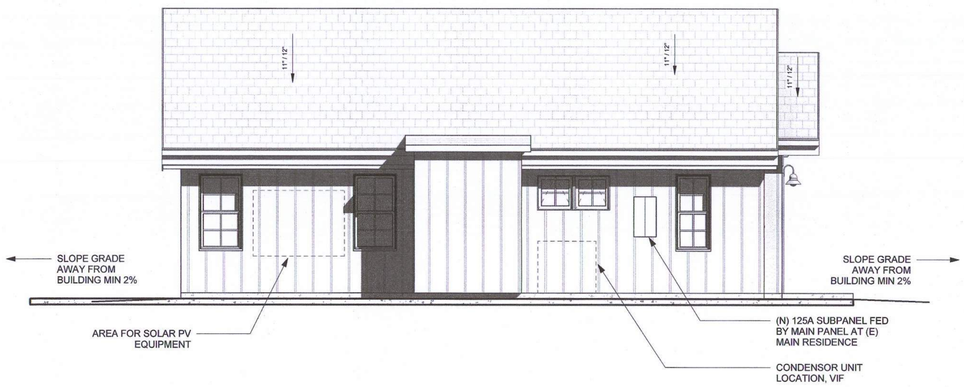
DRAWING TITLE:
FOUNDATION AND FRAMING PLAN

DATE: 11.10.2022

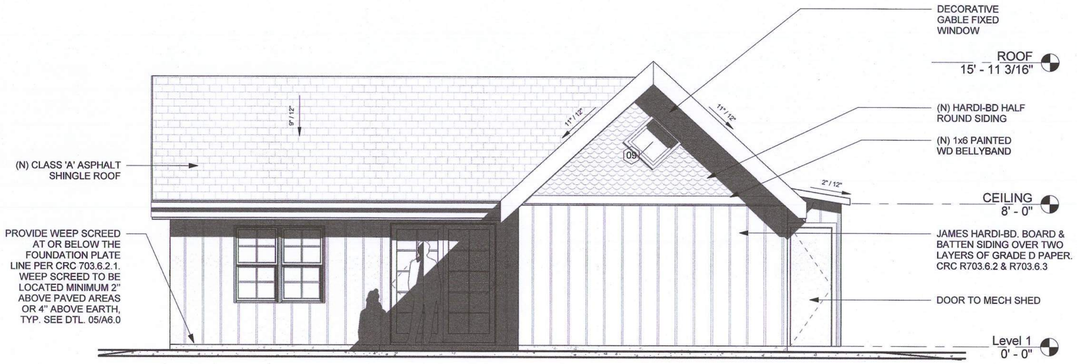
DRAWN BY: MJH

SCALE: AS SHOWN

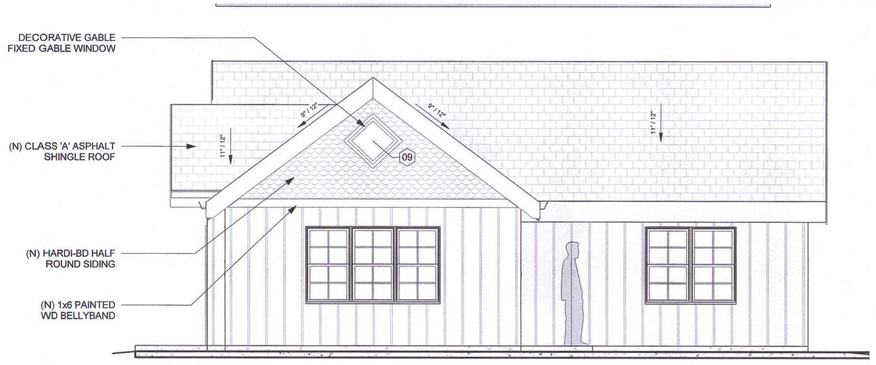
SHEET #:
A2.2



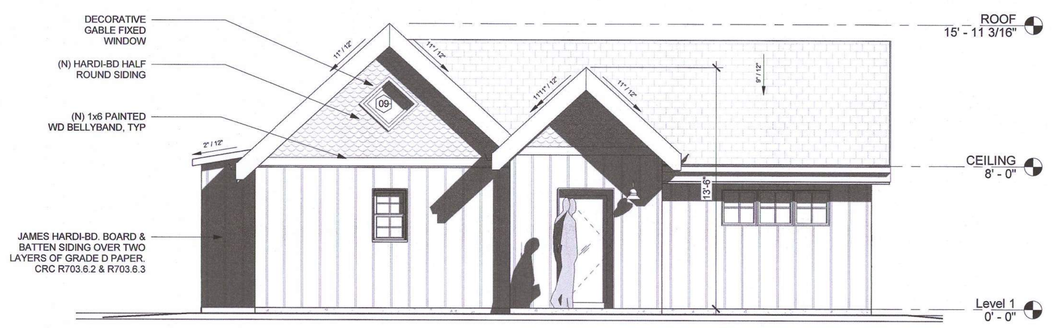
2 EXTERIOR EAST ELEVATION
1/4" = 1'-0"



1 EXTERIOR SOUTH ELEVATION
1/4" = 1'-0"



4 EXTERIOR WEST ELEVATION
1/4" = 1'-0"



3 EXTERIOR NORTH ELEVATION
1/4" = 1'-0"

Redwood ADU
Built in California

SIGNATURE:

PROJECT INFO:
NEW ACCESSORY DWELLING UNIT

ADDRESS:
2022 York Street
Napa, CA 94559
APN:002-061-008

NO.	DESCRIPTION	DATE
1	PLAN CHECK COMMENTS	12.22.2022

PERMIT SET

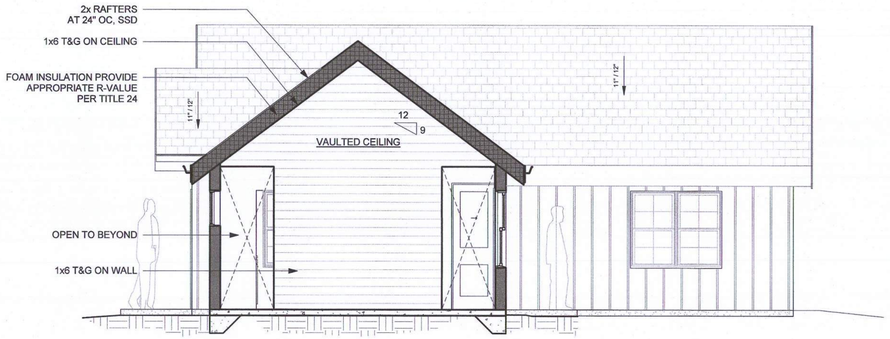
DRAWING TITLE:
EXTERIOR ELEVATIONS

DATE: 11.10.2022

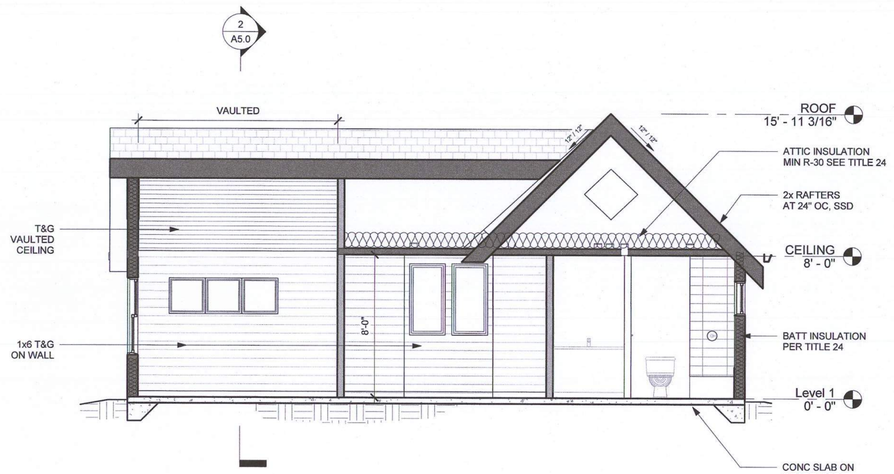
DRAWN BY: MJH

SCALE: AS SHOWN

SHEET #:
A4.0



2 LATITUDINAL SECTION AA
1/4" = 1'-0"



1 LONGITUDINAL SECTION AA
1/4" = 1'-0"

Redwood ADU
Built in California

SIGNATURE:

PROJECT INFO:
NEW ACCESSORY DWELLING UNIT

ADDRESS:
2022 York Street
Napa, CA 94559
APN:002-061-008

NO.	DESCRIPTION	DATE
1	PLAN CHECK COMMENTS	12.22.2022

PERMIT SET

DRAWING TITLE:
SECTIONS

DATE: 11.10.2022

DRAWN BY: MJH

SCALE: AS SHOWN

SHEET #:
A5.0

WINDOW SCHEDULE

	WDW #	LOCATION	OPERATION	DESCRIPTION	MFG	MODEL	UNIT (WxH)	HEAD HEIGHT	GLASS	SHGC	HEAT TRANSFER COEFFICIENT (U)	HARDWARE	FINISH (INTERIOR & EXTERIOR)	SCREEN	NOTES
	01	FAMILY RM 101	FIXED	MULLED	TBD	TBD	6'-0"x2'-0"	6'-8"		0.23 MAX	0.30 MAX		STANDARD WHITE		
	02	FAMILY RM 101	DOUBLE HUNG	MULLED	TBD	TBD	7'-8"x4'-4"	6'-8"		0.23 MAX	0.30 MAX	STANDARD	STANDARD WHITE	YES	
	03	FAMILY RM 101	DOUBLE HUNG	MULLED	TBD	TBD	5'-2"x4'-4"	6'-8"		0.23 MAX	0.30 MAX	STANDARD	STANDARD WHITE	YES	
	03	BEDROOM 103	DOUBLE HUNG	MULLED	TBD	TBD	5'-2"x4'-4"	6'-8"		0.23 MAX	0.30 MAX	STANDARD	STANDARD WHITE	YES	
	04	BEDROOM 103	DOUBLE HUNG		TBD	TBD	2'-6"x4'-4"	6'-8"		0.23 MAX	0.30 MAX	STANDARD	STANDARD WHITE	YES	EGRESS
	04	BEDROOM 103	DOUBLE HUNG		TBD	TBD	2'-6"x4'-4"	6'-8"		0.23 MAX	0.30 MAX	STANDARD	STANDARD WHITE	YES	
	05	BATHROOM 105	AWNING	MULLED	TBD	TBD	4'-0"x2'-0"	6'-8"	OBSCURE & TEMPERED	0.23 MAX	0.30 MAX	STANDARD	STANDARD WHITE	YES	
	06	KITCHEN 106	DOUBLE HUNG		TBD	TBD	2'-0"x4'-4"	6'-8"		0.23 MAX	0.30 MAX	STANDARD	STANDARD WHITE	YES	
	07	KITCHEN 106	DOUBLE HUNG		TBD	TBD	2'-0"x3'-0"	6'-8"		0.23 MAX	0.30 MAX	STANDARD	STANDARD WHITE	YES	
	09	FAMILY RM 101	FIXED		TBD	TBD	2'-0"x2'-0"	+/- 10'-3"		0.23 MAX	0.30 MAX		STANDARD WHITE		
	09	BEDROOM 103	FIXED		TBD	TBD	2'-0"x2'-0"	+/- 10'-8"		0.23 MAX	0.30 MAX		STANDARD WHITE		
	09	KITCHEN 106	FIXED		TBD	TBD	2'-0"x2'-0"	+/- 10'-8"		0.23 MAX	0.30 MAX		STANDARD WHITE		

WINDOW SCHEDULE NOTES

1. DOORS, FLOOR-LEVEL WINDOWS, TRANSOM WINDOWS AND SKYLIGHTS ARE TAGGED IN PLANS
2. ALL GLAZING IN DOORS AND WINDOWS TO MEET THE SAFETY REQUIREMENTS AS LISTED IN CBC SECTION 2406: SAFETY GLAZING
3. VERIFY ALL DIMENSIONS IN FIELD
4. ALL GLAZING MEETING ANY OF THE FOLLOWING CONDITIONS SHALL BE TEMPERED:
   A. GLAZING IN INGRESS AND EGRESS DOORS EXCEPT JALOUSIES
   D. GLAZING IN DOORS AND ENCLOSURES FOR BATHTUBS, WHIRLPOOLS, SHOWERS, ETC.
5. ALL DIMENSIONS ON THIS SCHEDULE ARE TAKEN TO THE "WINDOW DIMENSION POINT"
6. WINDOW SUPPLIER AND GC TO COORDINATE THE ROUGH OPENING TO THE ROUGH FRAMING DIMENSIONS IN THE FIELD

DOOR SCHEDULE

	MARK	TYPE	SIZE (WxH)	LOCATION	LOCK FUNCTION	MFG	FINISH	NOTES
	D1	-	36"x80"	PORCH 100	KEYED LOCK W/ DEAD BOLT			
	D2	-	30"x84"	COAT CLOSET	DOUBLE/ PASSAGE			
	D3	-	30"x80"	BATH 105	PRIVACY			
	D4	-	30"x80"	LAUNDRY	POCKET/ PASSAGE			LOUVERED MIN 204 SQ IN NET FREE VENTILATION SPACE
	D5	-	30"x80"	BEDROOM 103	PRIVACY			
	D6	-	36"x84"	CLOSET	DOUBLE/ PASSAGE			
	D7	-	30"x80"	LAUNDRY	POCKET/ PASSAGE			
	D8	-	28"x80"	EXTERIOR SHED	KEYED LOCK W/ DEAD BOLT			
	D9	-	72"x80"	DINING RM 102	KEYED LOCK W/ DEAD BOLT			TEMP GLAZING

INTERIOR DOOR SCHEDULE NOTES

1. ALL DOORS ARE TAGGED IN PLANS
2. ALL INTERIOR DOORS SHALL BE 1 3/8" SOLID CORE
3. GC TO VERIFY ALL DIMENSIONS IN FIELD BEFORE PLACING ORDER
4. FRAME MATERIALS:WOOD W/ PAINT FINISH
5. THRESHOLDS SHALL NOT HAVE A RISE GREATER THAN 1/2 INCH (SEC 1004.9, 2016 CBC)
6. ALL DOORS SHALL BE EQUIPPED WITH HARDWARE CENTERED BETWEEN 30" AND 44" AFF.
7. PROVIDE A MINIMUM 36-INCH DEEP LANDING OUTSIDE ALL EXTERIOR DOORS (NOT MORE THAN 8 INCHES LOWER THAN THRESHOLD FOR IN-SWINGING DOORS, AND CONFIRM AND SPECIFY NOT MORE THAN 1 INCH LOWER THAN THRESHOLD FOR OUT-SWINGING DOORS) 2016 CBC 1003.3.1.7

Redwood ADU
Built in California

SIGNATURE:

PROJECT INFO:
NEW ACCESSORY DWELLING UNIT

ADDRESS:
2022 York Street
Napa, CA 94559
APN:002-061-008

NO.	DESCRIPTION	DATE
1	PLAN CHECK COMMENTS	12.22.2022

PERMIT SET

DRAWING TITLE:
SCHEDULES

DATE: 11.10.2022

DRAWN BY: MJH

SCALE: AS SHOWN

SHEET #:
A6.0

10

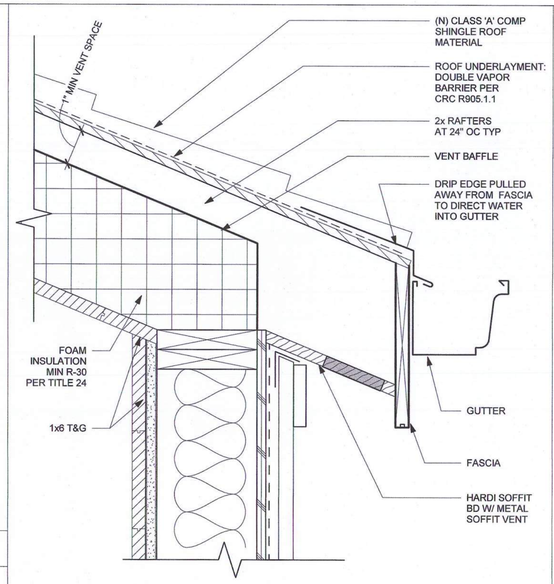
7

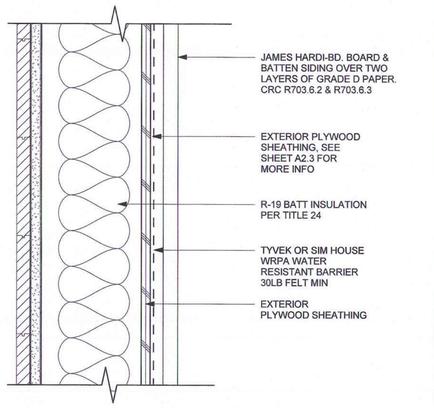
11

8

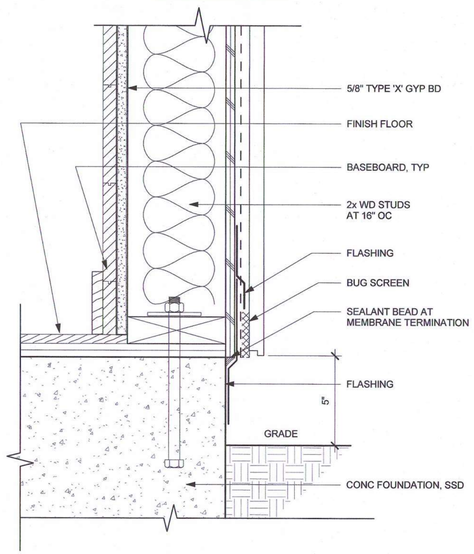
12

9

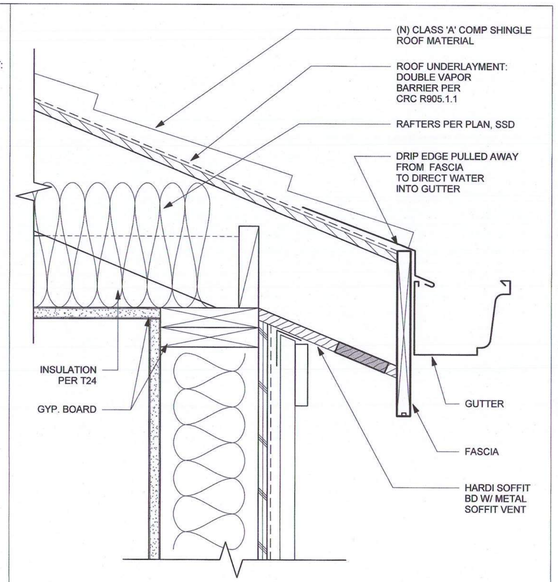


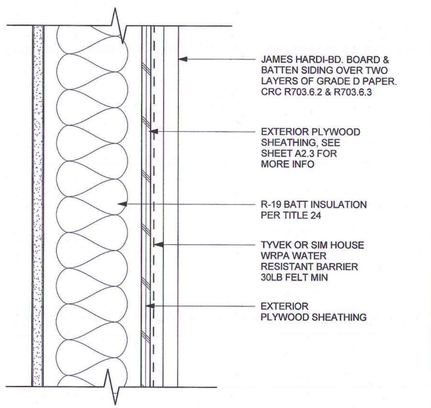


WS6-1.3 ONE HOUR FIRE RESISTIVE WOOD FRAME WALL ASSEMBLY ASTM E119/ NFPA 251

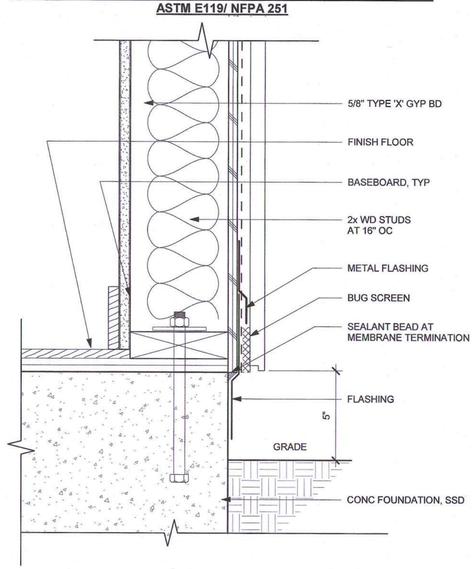


6 TYPICAL EXTERIOR WALL DETAIL AT VAULTED CEILING





WS6-1.3 ONE HOUR FIRE RESISTIVE WOOD FRAME WALL ASSEMBLY ASTM E119/ NFPA 251



3 TYPICAL EXTERIOR WALL DETAIL

Redwood ADU
Built in California

SIGNATURE:

PROJECT INFO:
NEW ACCESSORY DWELLING UNIT

ADDRESS:
2022 York Street
Napa, CA 94559
APN:002-061-008

NO.	DESCRIPTION	DATE
1	PLAN CHECK COMMENTS	12.22.2022

PERMIT SET

DRAWING TITLE:
DETAILS

DATE: 11.10.2022

DRAWN BY: MJH

SCALE: AS SHOWN

SHEET #:
A9.0

GENERAL REQUIREMENTS

1. Work performed shall comply with the following:
2. These General Requirements unless otherwise noted on plans or specifications.
3. Building Code - CBC 2019
4. All applicable local, State and Federal Codes, Ordinances, Laws, regulations and Protective Covenants governing the site of work.
5. Standard Specifications of ASTM as noted herein and as required by the Building Code.
6. All work needs to be performed by qualified and experienced contractors familiar with this type of project.
7. In case of conflict, the more stringent requirement shall govern.
8. On site verification of all dimensions and conditions shall be the responsibility of the contractor and sub-contractors. Noted dimensions take precedence over scale of drawings.
9. Engineer or architect of record is to be notified immediately by the contractor should any question arise or any discrepancy be found pertaining to the working drawings and/or specifications.
10. No deviations from these requirements and structural details shall be made without the written approval of E.O.R.. Approval by the inspector does not constitute authority to deviate from plans or specifications.

DESIGN CRITERIA

DESIGN CRITERIA

1. SOILS
   NO SOILS REPORT .
   The following soils information was used:
   Allowable Bearing Pressure: 1,500 psf Reference: CBC 2016, Section 1806, (Table 1606.2)
2. LATERAL LOADS:
   Occupancy Category: II
   Seismic Design Category: D
   Seismic Importance Factor (I) = 1.0
   Site Class = D
   Wind Speed: 95 MPH
   Wind Exposure: C
   S_s = 2.028g S_1 = 0.733g R = 6.5
   S_{ds} = 1.622g S_{m1} = 2.433g Cs= 0.25
3. DESIGN LOADS:

Roof Load	Floor Load	Floor Load (Garage)	Deck Load
Dead Load = 15 psf	Dead Load = 12 psf	Dead Load = N/A	Dead Load = 12 psf
Live Load = 20 psf	Live Load = 40 psf	Live Load = N/A	Live Load = 60 psf
Total = 35 psf	Total = 52 psf	Total = N/A	Total = 72 psf

ROOF SNOW LOAD = 0 psf

STRUCTURAL WOOD

MINIMUM QUALITY

1. All structural wood shall be of Douglas Fir Larch species, (19% maximum moisture content at the time of construction U.N.O.).
2. All machine bolts shall conform to ASTM A307. Holes for bolts should be drilled 1/16" larger than bolt diameter.
3. For non-shear wall applications, round washers shall be used on all bolts and should conform with ANSI/ASME B 18.22.1. Use min. 1 3/8" Ø x 7/64" thick washer for 1/2" Ø bolt, 1 3/4" Ø x 9/64" thick washer for 5/8" Ø bolt and 2 1/2" Ø x 11/64" thick washer for 1" Ø bolt. U.N.O.
4. All nails shall be sinker nails and staggered U.N.O., except as shown in Nailing Schedule.
5. Adhesive used to attach floor sheathing to framing elements shall conform with APA specification AFG-01.
6. Manufactured hardware specified on the drawings are to be Simpson Strong Tie (Unless specifically authorized in writing by E.O.R.. Follow all manufacturer's requirements & recommendations for installation & handling of the product.
7. LUMBER GRADES (U.N.O.)
   6x & 8x posts / beams / headers: DFL #1
   4x posts / beams / headers: DFL #2
   2x joists / rafters: DFL #2
   Studs: D.F.L. Stud Grade (up to 9'-0"), DFL #2 (taller than 9'-0")
   Top plates & Mud sills: DFL construction grade or better
   See structural wood note #11 for additional mud sill requirements
   The following beams/headers/rims can be from any manufacturer with current approved icc es - evaluation report with the following mechanical properties:
   a. GLUED LAMINATED MEMBERS COMBINATION 24F-V4 DF/DF 3500° RADIUS.
   b. LSL BEAMS
      DOUGLAS FIR 1.55E, SG=.50, E=1550000 PSI, Fb=2325 PSI, Fv=310 PSI
   c. LVL BEAMS
      DOUGLAS FIR 2.0E, SG=.50, E=2000000 PSI, Fb=2600 PSI, Fv=285 PSI
   d. PSL BEAMS
      DOUGLAS FIR 2.2E, SG=.50, E=2200000 PSI, Fb=2900 PSI, Fv=290 PSI
8. TYPICAL FLOOR SHEATHING
   23/32" APA rated Sturd-I-Floor T&G Exp I with min. span rating of 24"
   o.c. Refer to NER 108 for installation and conditions of use
   B.N.:10d common nails at 6" o.c.
   E.N.:10d common nails at 6" o.c.
   F.N.:10d common nails at 12" o.c.
   Use ring or screw shank nails and glue sheathing to framing using adhesives meeting APA specification AFG-01 or ASTM D3498. Apply glue in accordance with manufacturer's recommendations.
   TYPICAL ROOF SHEATHING
   15/32" APA rated sheathing Exp 1 with a min. panel index of 32/16.
   Refer to NER 108 for installation and conditions of use.
   B.N.:8d common nail at 6" o.c.
   E.N.:8d common nail at 6" o.c.
   F.N.:8d common nail at 12" o.c.
   *Note: All structural rated panels must be stamped by one of the following approved agencies, APA, PFS/TECO or Pittsburg.
9. All framing, bracing, nailing, notching, drilling or boring shall be in accordance with Building Code unless more stringent requirements are specified or required by the local Jurisdiction.
10. Fasteners in contact with preservative treated lumber and fire retardant treated wood shall be of hot-dipped zinc-coated galvanized steel, stainless steel, silicon bronze or copper. Exception: Plain carbon steel fasteners in sbx/dot and zinc borate preservative-treated wood in an interior, dry environment shall be permitted.
11. All wood exposed to weather conditions must be pressure treated with hot dipped galvanized connectors as specified in note 11.
12. Top plates of all wood stud walls to con ist of (2) 2x's the same width as the studs U.N.O. Top plate shall lap a min. of 48" and be spliced wi ı not less than 6-16d nails spaced not more than 12" o.c.

REINFORCED CONCRETE

GENERAL

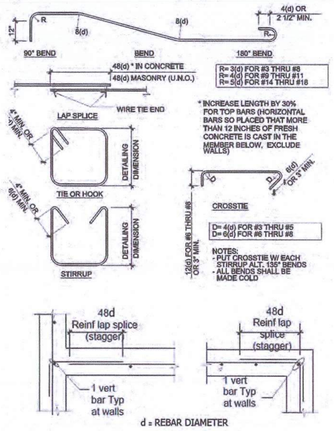
1. All reinforced concrete materials and construction shall conform to Building Code, chapter 19.

MATERIALS

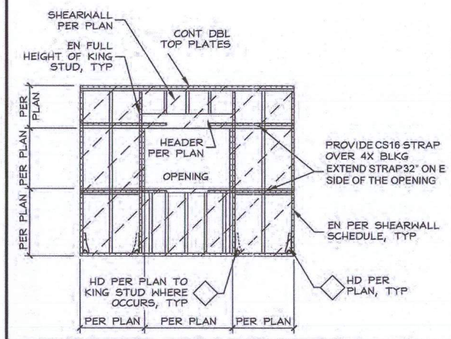
2. Cement shall conform to Section 1903 of Building Code and shall correspond to that on which the selection of concrete proportions were based.
3. Concrete aggregates shall conform to Building Code Section 1903.
4. Portland cement shall be Type I or II conforming to ASTM C150. For concrete in contact with soil containing sulfate $SO_4 \geq 0.1\%$ by weight use Type II cement, containing sulfate $SO_4 \geq 0.2\%$ by weight useType V cement. Weight percentage of SO_4 shall be per soils report. Refer to Section 1904 of the Building Code for special exposure conditions as required by soils engineer & see corrosion engineer's recommendations for concrete exposed to corrosive elements.
5. Reinforcing steel shall conform to ASTM A615, Grade 60 for all sizes.
6. Dowels shall be equal in size and spacing.

STRENGTH

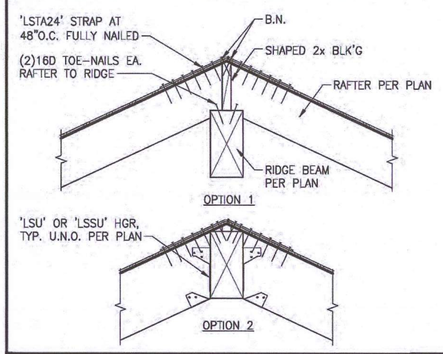
7. The (28 days) concrete compressive strength, f'c, shall be min 2500 psi U.N.O.
8. Special inspection is required for concrete with f'c > 2500 psi
9. All reinforcing, dowels, holdowns, and other inserts shall be secured in position and approved by the local building official prior to the pouring of any concrete.
10. Min. concrete cover for reinforcing:
    a- Concrete, placed against earth not formed - 3"
    b- Concrete formed or troweled - 2"
    c- Walls and curbs - 1 1/2"
    d- Slab on grade - at center



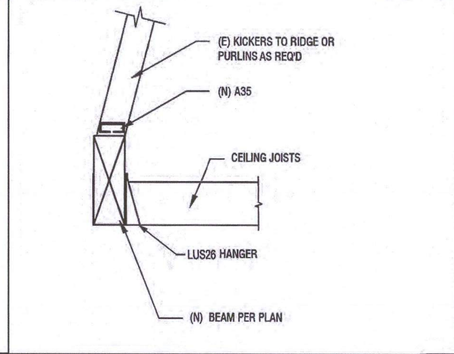
TYP. REINFORCING DETAILS



SHEAR WALL WITH OPENING (FTAO | 8



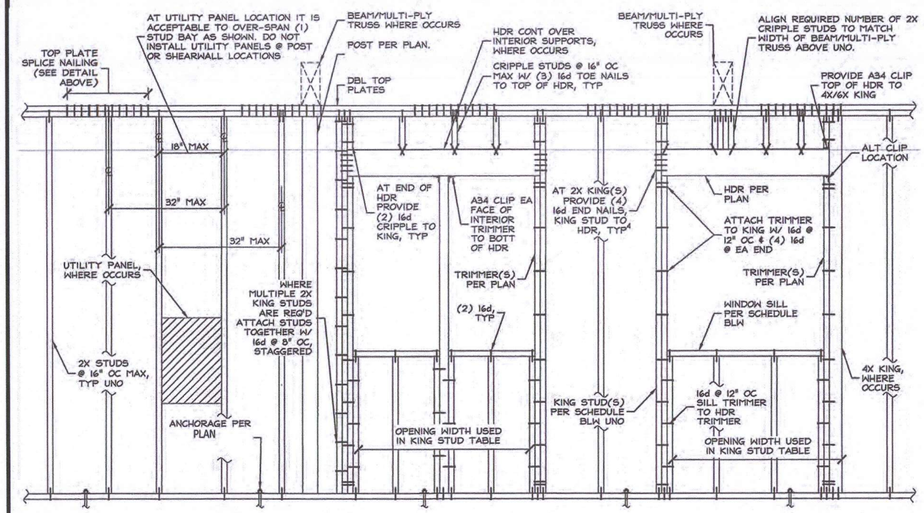
RIDGE BEAM AT SLOPED CEILING | 7



FLUSH CEILING BEAM | 3

NAILING SCHEDULE

CONNECTION	NAILING
1. JOIST TO SILL OR GIRDER, TOENAIL	3-8d
2. BRIDGING TO JOIST, TOENAIL EACH END	2-8d
3. 1" X 6" SUBFLOOR OR LESS TO EACH JOIST, FACE NAIL	2-8d
4. WIDER THAN 1" X 6" SUBFLOOR TO EACH JOIST, FACE NAIL	3-8d
5. 2" SUBFLOOR TO JOIST OR GIRDER, BLIND AND FACE NAIL	2-16d
6. SOLE PLATE TO JOIST OR BLOCKING, FACE NAIL SOLE PLATE TO JOIST, AT BRACED WALL PANEL	16d (BOX) AT 16" O.C. (3) 16d (BOX) PER 16"
7. TOP PLATE TO STUD, END NAIL	2-16d
8. STUD TO SOLE PLATE	4-8d, TOENAIL OR
9. DOUBLE STUDS, FACE NAIL	16d (BOX) AT 24" O.C.
10. DOUBLED TOP PLATES, FACE NAIL DOUBLE TOP PLATES, LAP SPLIC	16d (BOX) AT 16" O.C. 8-16d
11. BLOCKING BETWEEN JOIST OR RAFTERS TO TOP PLATE, TOENAIL	3-8d
12. RIM JOIST TO TOP PLATE, TOE NAIL	8d AT 6" O.C.
13. TOP PLATES, LAPS AND INTERSECTIONS, FACE NAIL	2-16d
14. CONTINUOUS HEADER, TWO PIECES	16d AT 16" O.C. ALONG EACH EDGE
15. CEILING JOISTS TO PLATE, TOENAIL	3-8d
16. CONTINUOUS HEADER TO STUD, TOENAIL	4-8d
17. CEILING JOISTS, LAPS OVER PARTITIONS, FACE NAIL	3-16d
18. CEILING JOISTS TO PARALLEL RAFTERS, FACE NAIL	3-16d
19. RAFTER TO PLATE, TOENAIL	3-8d
20. 1" BRACE TO EACH STUD AND PLATE, FACE NAIL	2-8d
21. 1" X 8" SHEATHING OR LESS TO EACH BEARING, FACE NAIL	3-8d
22. WIDER THAN 1" X 8" SHEATHING TO EACH BEARING, FACE NAIL	3-8d
23. BUILT-UP CORNER STUDS	16d AT 24" O.C.



STANDARD KING STUDS AT EXTERIOR WALLS

PLATE HEIGHT	OPENING WIDTH	3'-0"	5'-0"	6'-0"	8'-0"	10'-0"	12'-0"	16'-0"
8' WALL	8'-1 1/2"	2X	2X	2X	(2) 2X	(3) 2X OR 4X4	(4) 2X OR 4X6	(4) 2X OR 4X6
	9'-1 1/2"	2X	(2) 2X	(3) 2X OR 4X4	(4) 2X OR 4X6	(4) 2X OR 4X6	(5) 2X OR 4X8	4X10
	10' 1 1/2"	(2) 2X	(3) 2X OR 4X4	(4) 2X OR 4X6	(5) 2X OR 4X6	(6) 2X OR 4X8	(6) 2X OR 4X10	4X12
10' WALL	UP TO 10'-1 1/2"	2X	2X	2X	2X	2X	(2) 2X	(2) 2X
	12'-1 1/2"	2X	2X	2X	(2) 2X	(2) 2X	(3) 2X OR 4X6	(4) 2X OR 6X6
REDUCED KING STUDS AT WALLS W/ L/240 DEFLECTION CRITERIA								
8' WALL	8'-1 1/2"	2X	2X	2X	(2) 2X	(2) 2X	(3) 2X OR 4X4	(4) 2X OR 4X6
	9'-1 1/2"	2X	(2) 2X	(2) 2X	(3) 2X OR 4X4	(3) 2X OR 4X4	(4) 2X OR 4X6	(5) 2X OR 4X6
	10' 1 1/2"	2X	(2) 2X	(3) 2X OR 4X4	(3) 2X OR 4X4	(4) 2X OR 4X6	(5) 2X OR 4X6	(6) 2X OR 4X8

NON-BEARING WALL HEADER SCHEDULE[6]

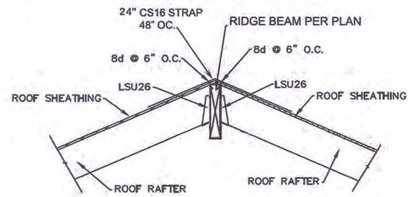
WALL SIZE	OPENING WIDTH	3'-0"	6'-0"	8'-0"	12'-0"	16'-0"
4" WALL		2X4	4X4 OR (2) 2X4	4X6	4X8	4X10
6" WALL		2X6	4X6 FLAT	6X6	6X6	6X8

WINDOW SILLS

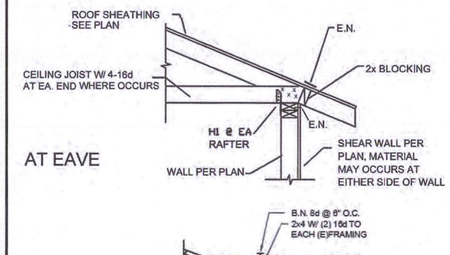
WALL SIZE	OPENING WIDTH	6'-0"	8'-0"
4" WALL		2X	(2) 2X
6" WALL		2X	2X

FRAMING NOTES:
*** OWNER/CONTRACTOR TO VERIFY FINISH MATERIAL DEFLECTION REQUIREMENTS***
1. FOR BACK TO BACK OPENINGS W/ A FULL-HEIGHT CENTER KING, SIZE FOR SUM OF OPENING WIDTHS. (EXAMPLE: (2) 3'-0" OPENINGS = KING FOR A 6'-0" OPENING.)
2. PROVIDE (1) 2X TRIMMER & (2) 2X KING STUDS MIN @ GARAGE DOOR & PORCH HEADERS, UNO
3. AT INTERIOR & GARAGE/HOUSE WALLS PROVIDE (1) 2X KING STUD AT OPENINGS UP TO 12' & (2) 2X KINGS OPENINGS UP TO 16', UNO, W/ (2) 16d END NAILS KING STUD TO HEADER.
4. AT NON-BEARING WALLS PROVIDE (1) 2X TRIMMER EACH END OF OPENINGS UP TO 12' & (2) 2X TRIMMERS UP TO 16', UNO.
5.
6. (1) 11 7/8" TJI 110 OR EQUIVALENT MAY BE USED @ NON-BEARING WALL OPENINGS UP TO 16'-0"

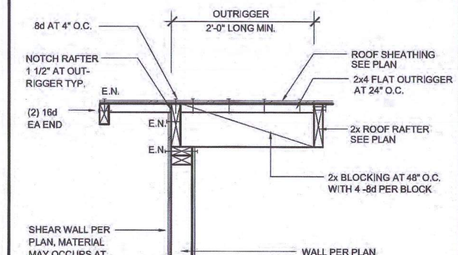
TYPICAL WALL FRAMING



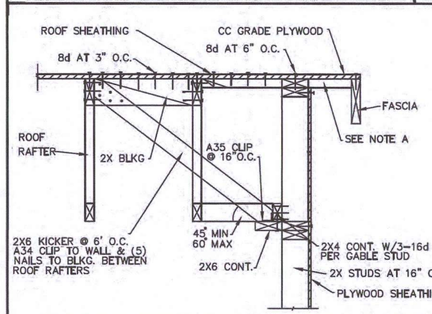
RIDGE BOARD AT FLAT CEILING | 10



ROOF FRAMING DETAIL | 6

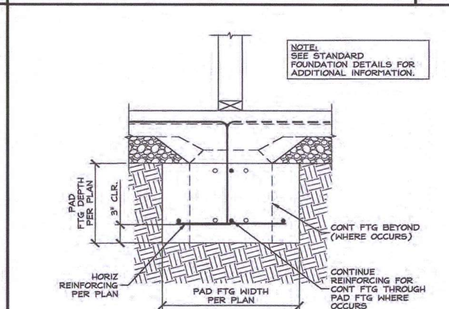


ROOF FRAMING DETAIL | 2

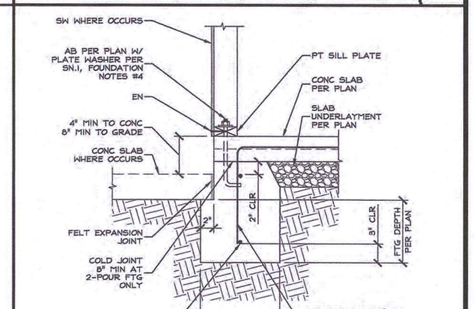


NOTE A: FLAT 2X4 OUTLOOKER AT 24" O.C. (NOTCH TOP PLATE AS REQ'D)

GABLE END DETAIL | 9



PAD FOOTING INTERIOR | 5



PAREMITER FOOTING | 1

IMAD ABU-MARKHIEH
CIVIL AND STRUCTURAL ENGINEERING
BODEGA CT 3590
SACRAMENTO, CA 95864
TEL:916-468-3768
markhieh@gmail.com

REGISTERED PROFESSIONAL ENGINEER
IMAD ABU-MARKHIEH
No. C41673
Exp. 3-31-24
CIVIL
STATE OF CALIFORNIA
10/14/22

Design
MJH

OWNER:
Backyard UNLIMITED Accessory Structures

NEW ACCESSORY DWELLING UNIT
2022 York Street
Napa, CA 94559

REVISIONS

NO.	DATE	DESCRIPTION

PROJECT NUMBER:
N/A

SHEET NAME:
STRUCTURE DETAILS

SHEET NUMBER:
SD1

CERTIFICATE OF COMPLIANCE — **CF1R-PRF-01E** (Page 1 of 9)

Project Name: 2022 York ADU — **Calculation Date/Time:** 2022-09-19T19:55:11-07:00

Calculation Description: Title 24 Analysis — **Input File Name:** Backyard_Ultd_2022_York_ADU.ribd19x

GENERAL INFORMATION					
01	Project Name	2022 York ADU			
02	Run Title	Title 24 Analysis			
03	Project Location	2022 York Street			
04	City	napa	05	Standards Version	2019
06	Zip code	94559	07	Software Version	CBECC-Res 2019.2.0
08	Climate Zone	2	09	Front Orientation (deg/ Cardinal)	170
10	Building Type	Single family	11	Number of Dwelling Units	1
12	Project Scope	NewConstruction	13	Number of Bedrooms	1
14	Addition Cond. Floor Area (ft^2)	0	15	Number of Stories	1
16	Existing Cond. Floor Area (ft^2)	n/a	17	Fenestration Average U-factor	0.3
18	Total Cond. Floor Area (ft^2)	749	19	Glazing Percentage (%)	25.96%
20	ADU Bedroom Count	n/a	21	ADU Conditioned Floor Area	n/a
22	Is Natural Gas Available?	Yes			

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

Registration Number: 222-P010186767A-000-000-0000000-0000 — Registration Date/Time: 2022-09-20 08:58:43 — HERS Provider: CalCERTS Inc.

CA Building Energy Efficiency Standards - 2019 Residential Compliance — Report Version: 2019.2.000 — Schema Version: rev 20200901 — Report Generated: 2022-09-19 19:55:49

CERTIFICATE OF COMPLIANCE — **CF1R-PRF-01E** (Page 2 of 9)

Project Name: 2022 York ADU — **Calculation Date/Time:** 2022-09-19T19:55:11-07:00

Calculation Description: Title 24 Analysis — **Input File Name:** Backyard_Ultd_2022_York_ADU.ribd19x

ENERGY DESIGN RATING				
	Energy Design Ratings		Compliance Margins	
	Efficiency[1] (EDR)	Total[2] (EDR)	Efficiency[3] (EDR)	Total[2] (EDR)
Standard Design	58.6	35.1		
Proposed Design	58.3	34.8	0.3	0.3
RESULT: [3] COMPLIES				

1: Efficiency EDR includes improvements to the building envelope and more efficient equipment
2: Total EDR includes efficiency and demand response measures such as photovoltaic (PV) systems and batteries
3: Building complies when efficiency and total compliance margins are greater than or equal to zero

- Standard Design PV Capacity: 1.66 kWdc
- PV System resized to 1.66 kWdc (a factor of 1.660) to achieve 'Standard Design PV' PV scaling

ENERGY USE SUMMARY				
Energy Use (kTDV/ft^2-yr)	Standard Design	Proposed Design	Compliance Margin	Percent Improvement
Space Heating	40.93	34.14	6.79	16.6
Space Cooling	1.76	7.36	-5.6	-318.2
IAQ Ventilation	4.18	4.18	0	0
Water Heating	28.51	28.42	0.09	0.3
Self Utilization/Flexibility Credit	n/a	0	0	n/a
Compliance Energy Total	75.38	74.1	1.28	1.7

REQUIRED PV SYSTEMS - SIMPLIFIED											
01	02	03	04	05	06	07	08	09	10	11	12
DC System Size (kWdc)	Exception	Module Type	Array Type	Power Electronics	CFI	Azimuth (deg)	Tilt Input	Array Angle (deg)	Tilt: (x in 12)	Inverter Eff. (%)	Annual Solar Access (%)
1.66	NA	Standard	Fixed	none	true	150-270	n/a	n/a	<=7:12	96	98

Registration Number: 222-P010186767A-000-000-0000000-0000 — Registration Date/Time: 2022-09-20 08:58:43 — HERS Provider: CalCERTS Inc.

CA Building Energy Efficiency Standards - 2019 Residential Compliance — Report Version: 2019.2.000 — Schema Version: rev 20200901 — Report Generated: 2022-09-19 19:55:49

CERTIFICATE OF COMPLIANCE — **CF1R-PRF-01E** (Page 3 of 9)

Project Name: 2022 York ADU — **Calculation Date/Time:** 2022-09-19T19:55:11-07:00

Calculation Description: Title 24 Analysis — **Input File Name:** Backyard_Ultd_2022_York_ADU.ribd19x

REQUIRED SPECIAL FEATURES
The following are features that must be installed as condition for meeting the modeled energy performance for this computer analysis.
• Variable capacity heat pump compliance option (verification details from VCHP Staff report, Appendix B, and RA3)
• Northwest Energy Efficiency Alliance (NEEA) rated heat pump water heater; specific brand/model, or equivalent, must be installed

HERS FEATURE SUMMARY
The following is a summary of the features that must be field-verified by a certified HERS Rater as a condition for meeting the modeled energy performance for this computer analysis. Additional detail is provided in the building tables below. Registered CF2Rs and CF3Rs are required to be completed in the HERS Registry
Building-level Verifications:
• Indoor air quality ventilation
• Kitchen range hood
Cooling System Verifications:
• Verified Refrigerant Charge
• Airflow in habitable rooms (SC3.1.4.1.7)
Heating System Verifications:
• Verified heat pump rated heating capacity
• Wall-mounted thermostat in zones greater than 150 ft2 (SC3.4.5)
• Ductless indoor units located entirely in conditioned space (SC3.1.4.1.8)
HVAC Distribution System Verifications:
• -- None --
Domestic Hot Water System Verifications:
• -- None --

BUILDING - FEATURES INFORMATION						
01	02	03	04	05	06	07
Project Name	Conditioned Floor Area (ft^2)	Number of Dwelling Units	Number of Bedrooms	Number of Zones	Number of Ventilation Cooling Systems	Number of Water Heating Systems
2022 York ADU	749	1	1	1	0	1

ZONE INFORMATION						
01	02	03	04	05	06	07
Zone Name	Zone Type	HVAC System Name	Zone Floor Area (ft^2)	Avg. Ceiling Height	Water Heating System 1	Water Heating System 2
ADU	Conditioned	Mini-Split1	749	8	DHW Sys 1	N/A

Registration Number: 222-P010186767A-000-000-0000000-0000 — Registration Date/Time: 2022-09-20 08:58:43 — HERS Provider: CalCERTS Inc.

CA Building Energy Efficiency Standards - 2019 Residential Compliance — Report Version: 2019.2.000 — Schema Version: rev 20200901 — Report Generated: 2022-09-19 19:55:49

CERTIFICATE OF COMPLIANCE — **CF1R-PRF-01E** (Page 4 of 9)

Project Name: 2022 York ADU — **Calculation Date/Time:** 2022-09-19T19:55:11-07:00

Calculation Description: Title 24 Analysis — **Input File Name:** Backyard_Ultd_2022_York_ADU.ribd19x

OPAQUE SURFACES							
01	02	03	04	05	06	07	08
Name	Zone	Construction	Azimuth	Orientation	Gross Area (ft^2)	Window and Door Area (ft2)	Tilt (deg)
Front	ADU	R-19 Wall	170	Front	272	38	90
Left	ADU	R-19 Wall	260	Left	256	38.26	90
Back	ADU	R-19 Wall	350	Back	272	62.5	90
Right	ADU	R-19 Wall	80	Right	256	55.7	90
Attic	ADU	R-38 Roof Attic	n/a	n/a	749	n/a	n/a

ATTIC							
01	02	03	04	05	06	07	08
Name	Construction	Type	Roof Rise (x in 12)	Roof Reflectance	Roof Emittance	Radiant Barrier	Cool Roof
Attic ADU	Attic RoofADU	Ventilated	12	0.1	0.85	No	No

FENESTRATION / GLAZING													
01	02	03	04	05	06	07	08	09	10	11	12	13	14
Name	Type	Surface	Orientation	Azimuth	Width (ft)	Height (ft)	Mult.	Area (ft^2)	U-factor	U-factor Source	SHGC	SHGC Source	Exterior Shading
Win 07	Window	Front	Front	170			1	6	0.3	NFRC	0.23	NFRC	Bug Screen
Door 01	Window	Front	Front	170			1	20	0.3	NFRC	0.23	NFRC	Bug Screen
Win 01	Window	Front	Front	170			1	12	0.3	NFRC	0.23	NFRC	Bug Screen
Win 04	Window	Left	Left	260			1	10.8	0.3	NFRC	0.23	NFRC	Bug Screen
Win 04 2	Window	Left	Left	260			1	10.8	0.3	NFRC	0.23	NFRC	Bug Screen
Win 05	Window	Left	Left	260			1	8	0.3	NFRC	0.23	NFRC	Bug Screen
Win 06	Window	Left	Left	260			1	8.66	0.3	NFRC	0.23	NFRC	Bug Screen
Win 03	Window	Back	Back	350			1	22.5	0.3	NFRC	0.23	NFRC	Bug Screen
Door 09	Window	Back	Back	350			1	40	0.3	NFRC	0.23	NFRC	Bug Screen
Win 02	Window	Right	Right	80			1	33.2	0.3	NFRC	0.23	NFRC	Bug Screen

Registration Number: 222-P010186767A-000-000-0000000-0000 — Registration Date/Time: 2022-09-20 08:58:43 — HERS Provider: CalCERTS Inc.

CA Building Energy Efficiency Standards - 2019 Residential Compliance — Report Version: 2019.2.000 — Schema Version: rev 20200901 — Report Generated: 2022-09-19 19:55:49

CERTIFICATE OF COMPLIANCE — **CF1R-PRF-01E** (Page 5 of 9)

Project Name: 2022 York ADU — **Calculation Date/Time:** 2022-09-19T19:55:11-07:00

Calculation Description: Title 24 Analysis — **Input File Name:** Backyard_Ultd_2022_York_ADU.ribd19x

FENESTRATION / GLAZING													
01	02	03	04	05	06	07	08	09	10	11	12	13	14
Name	Type	Surface	Orientation	Azimuth	Width (ft)	Height (ft)	Mult.	Area (ft^2)	U-factor	U-factor Source	SHGC	SHGC Source	Exterior Shading
Win 03 2	Window	Right	Right	80			1	22.5	0.3	NFRC	0.23	NFRC	Bug Screen

SLAB FLOORS							
01	02	03	04	05	06	07	08
Name	Zone	Area (ft^2)	Perimeter (ft)	Edge Insul. R-value and Depth	Edge Insul. R-value and Depth	Carpeted Fraction	Heated
Slab-on-Grade	ADU	749	132	none	0	80%	No

OPAQUE SURFACE CONSTRUCTIONS							
01	02	03	04	05	06	07	08
Construction Name	Surface Type	Construction Type	Framing	Total Cavity R-value	Interior / Exterior Continuous R-value	U-factor	Assembly Layers
R-19 Wall	Exterior Walls	Wood Framed Wall	2x6 @ 16 in. O. C.	R-19	None / None	0.074	Inside Finish: Gypsum Board Cavity / Frame: R-19 in 5-1/2 in. (R-18) / 2x6 Exterior Finish: 3 Coat Stucco
Attic RoofADU	Attic Roofs	Wood Framed Ceiling	2x4 @ 24 in. O. C.	R-0	None / None	0.644	Roofing: Light Roof (Asphalt Shingle) Roof Deck: Wood Siding/sheathing/decking Cavity / Frame: no insul. / 2x4
R-38 Roof Attic	Ceilings (below attic)	Wood Framed Ceiling	2x4 @ 24 in. O. C.	R-38	None / None	0.025	Over Ceiling Joists: R-28.9 insul. Cavity / Frame: R-8.1 / 2x4 Inside Finish: Gypsum Board

Registration Number: 222-P010186767A-000-000-0000000-0000 — Registration Date/Time: 2022-09-20 08:58:43 — HERS Provider: CalCERTS Inc.

CA Building Energy Efficiency Standards - 2019 Residential Compliance — Report Version: 2019.2.000 — Schema Version: rev 20200901 — Report Generated: 2022-09-19 19:55:49

CERTIFICATE OF COMPLIANCE — **CF1R-PRF-01E** (Page 6 of 9)

Project Name: 2022 York ADU — **Calculation Date/Time:** 2022-09-19T19:55:11-07:00

Calculation Description: Title 24 Analysis — **Input File Name:** Backyard_Ultd_2022_York_ADU.ribd19x

BUILDING ENVELOPE - HERS VERIFICATION			
01	02	03	04
Quality Insulation Installation (QII)	High R-value Spray Foam Insulation	Building Envelope Air Leakage	CFM50
Not Required	Not Required	Not Required	n/a

WATER HEATING SYSTEMS						
01	02	03	04	05	06	07
Name	System Type	Distribution Type	Water Heater Name (#)	Solar Heating System	Compact Distribution	HERS Verification
DHW Sys 1	Domestic Hot Water (DHW)	Standard Distribution System	DHW Heater 1 (1)	n/a	None	n/a

WATER HEATERS											
01	02	03	04	05	06	07	08	09	10	11	12
Name	Heating Element Type	Tank Type	# of Units	Tank Vol. (gal)	Energy Factor or Efficiency	Input Rating or Pilot	Tank Insulation R-value (hr/ft2/F)	Standby Loss or Recovery Eff	1st Hr. Rating or Flow Rate	NEEA Heat Pump Brand or Model	Tank Location or Ambient Condition
DHW Heater 1	Heat Pump	n/a	1	40	NEEA Rated	<= 12 kW	n/a	n/a	n/a	Rheem|XE40T10H45U0 (40 gal)	Outside

WATER HEATING - HERS VERIFICATION							
01	02	03	04	05	06	07	08
Name	Pipe Insulation	Parallel Piping	Compact Distribution	Compact Distribution Type	Recirculation Control	Central DHW Distribution	Shower Drain Water Heat Recovery
DHW Sys 1 - 1/1	Not Required	Not Required	Not Required	None	Not Required	Not Required	Not Required

Registration Number: 222-P010186767A-000-000-0000000-0000 — Registration Date/Time: 2022-09-20 08:58:43 — HERS Provider: CalCERTS Inc.

CA Building Energy Efficiency Standards - 2019 Residential Compliance — Report Version: 2019.2.000 — Schema Version: rev 20200901 — Report Generated: 2022-09-19 19:55:49

CERTIFICATE OF COMPLIANCE — **CF1R-PRF-01E** (Page 7 of 9)

Project Name: 2022 York ADU — **Calculation Date/Time:** 2022-09-19T19:55:11-07:00

Calculation Description: Title 24 Analysis — **Input File Name:** Backyard_Ultd_2022_York_ADU.ribd19x

SPACE CONDITIONING SYSTEMS										
01	02	03	04	05	06	07	08	09	10	11
Name	System Type	Heating Unit Name	Cooling Unit Name	Fan Name	Distribution Name	Required Thermostat Type	Status	Verified Existing Condition	Heating Equipment Count	Cooling Equipment Count
Mini-Split1	Heat pump heating cooling	Heat Pump System 1	Heat Pump System 1	n/a	n/a	Setback	New	NA	1	1

HVAC - HEAT PUMPS										
01	02	03	04	05	06	07	08	09	10	11
Name	System Type	Number of Units	Heating			Cooling		Zonally Controlled	Compressor Type	HERS Verification
			HSPF/COP	Cap 47	Cap 17	SEER	EER/CEER			
Heat Pump System 1	VCHP-ductless	1	8.2	6000	3900	14	11.7	Not Zonal	Single Speed	Heat Pump System 1-hers-htpump

HVAC HEAT PUMPS - HERS VERIFICATION								
01	02	03	04	05	06	07	08	09
Name	Verified Airflow	Airflow Target	Verified EER	Verified SEER	Verified Refrigerant Charge	Verified HSPF	Verified Heating Cap 47	Verified Heating Cap 17
Heat Pump System 1-hers-htpump	Not Required	0	Not Required	Not Required	Yes	No	Yes	Yes

VARIABLE CAPACITY HEAT PUMP COMPLIANCE OPTION - HERS VERIFICATION									
01	02	03	04	05	06	07	08	09	10
Name	Certified Low-Static VCHP System	Airflow to Habitable Rooms	Ductless Units in Conditioned Space	Wall Mount Thermostat	Air Filter Sizing & Pressure Drop Rating	Low Leakage Ducts in Conditioned Space	Minimum Airflow per RA3.3 and SC3.3.3.4.1	Certified non-continuous Fan	Indoor Fan not Running Continuously
Heat Pump System 1	Not required	Required	Required	Required	Not required	Not required	Not required	Not required	Not required

Registration Number: 222-P010186767A-000-000-0000000-0000 — Registration Date/Time: 2022-09-20 08:58:43 — HERS Provider: CalCERTS Inc.

CA Building Energy Efficiency Standards - 2019 Residential Compliance — Report Version: 2019.2.000 — Schema Version: rev 20200901 — Report Generated: 2022-09-19 19:55:49

CERTIFICATE OF COMPLIANCE — **CF1R-PRF-01E** (Page 8 of 9)

Project Name: 2022 York ADU — **Calculation Date/Time:** 2022-09-19T19:55:11-07:00

Calculation Description: Title 24 Analysis — **Input File Name:** Backyard_Ultd_2022_York_ADU.ribd19x

IAQ (INDOOR AIR QUALITY) FANS						
01	02	03	04	05	06	07
Dwelling Unit	IAQ CFM	IAQ Watts/CFM	IAQ Fan Type	IAQ Recovery Effectiveness - SRE	IAQ Recovery Effectiveness - ASRE	HERS Verification
SFam IAQVentRpt	37	0.35	Exhaust	n/a	n/a	Yes

Registration Number: 222-P010186767A-000-000-0000000-0000 — Registration Date/Time: 2022-09-20 08:58:43 — HERS Provider: CalCERTS Inc.

CA Building Energy Efficiency Standards - 2019 Residential Compliance — Report Version: 2019.2.000 — Schema Version: rev 20200901 — Report Generated: 2022-09-19 19:55:49

CERTIFICATE OF COMPLIANCE — **CF1R-PRF-01E** (Page 9 of 9)

Project Name: 2022 York ADU — **Calculation Date/Time:** 2022-09-19T19:55:11-07:00

Calculation Description: Title 24 Analysis — **Input File Name:** Backyard_Ultd_2022_York_ADU.ribd19x

DOCUMENTATION AUTHOR'S DECLARATION STATEMENT	
I, I certify that this Certificate of Compliance documentation is accurate and complete.	
Documentation Author Name: Melinda Wollny	Documentation Author Signature: Melinda Wollny
Company: ResCom Energy	Signature Date: 2022-09-19 20:00:27
Address: 3166 Sulsun Bay Rd	CEA/ HERS Certification Identification (If applicable):
City/State/Zip: West Sacramento, CA 95691	Phone: 916-373-1383

RESPONSIBLE PERSON'S DECLARATION STATEMENT	
I certify the following under penalty of perjury, under the laws of the State of California: 1. I am eligible under Division 3 of the Business and Professions Code to accept responsibility for the building design identified on this Certificate of Compliance. 2. I certify that the energy features and performance specifications identified on this Certificate of Compliance conform to the requirements of Title 24, Part 1 and Part 6 of the California Code of Regulations. 3. The building design features or system design features identified on this Certificate of Compliance are consistent with the information provided on other applicable compliance documents, worksheets, calculations, plans and specifications submitted to the enforcement agency for approval with this building permit application.	
Responsible Designer Name: Max Kellogg	Responsible Designer Signature: Max Kellogg
Company: Backyard Unlimited	Date Signed: 2022-09-20 08:58:43
Address: 4765 Pacific Street	License: N/A
City/State/Zip: Rocklin, CA 95677	Phone: 916-260-2474

Digitally signed by CalCERTS. This digital signature is provided in order to secure the content of this registered document, and in no way implies Registration Provider responsibility for the accuracy of the information.

Easy to Verify at CalCERTS.com

Registration Number: 222-P010186767A-000-000-0000000-0000 — Registration Date/Time: 2022-09-20 08:58:43 — HERS Provider: CalCERTS Inc.

CA Building Energy Efficiency Standards - 2019 Residential Compliance — Report Version: 2019.2.000 — Schema Version: rev 20200901 — Report Generated: 2022-09-19 19:55:49

Redwood ADU
Built in California

SIGNATURE:

PROJECT INFO:

NEW ACCESSORY DWELLING UNIT

ADDRESS:
2022 York Street
Napa, CA 94559
APN:002-061-008

NO.	DESCRIPTION	DATE
1	PLAN CHECK COMMENTS	12.22.2022

PERMIT SET

DRAWING TITLE: TITLE 24

DATE: 11.10.2022

DRAWN BY: MJH

SCALE: AS SHOWN

SHEET #: T24