


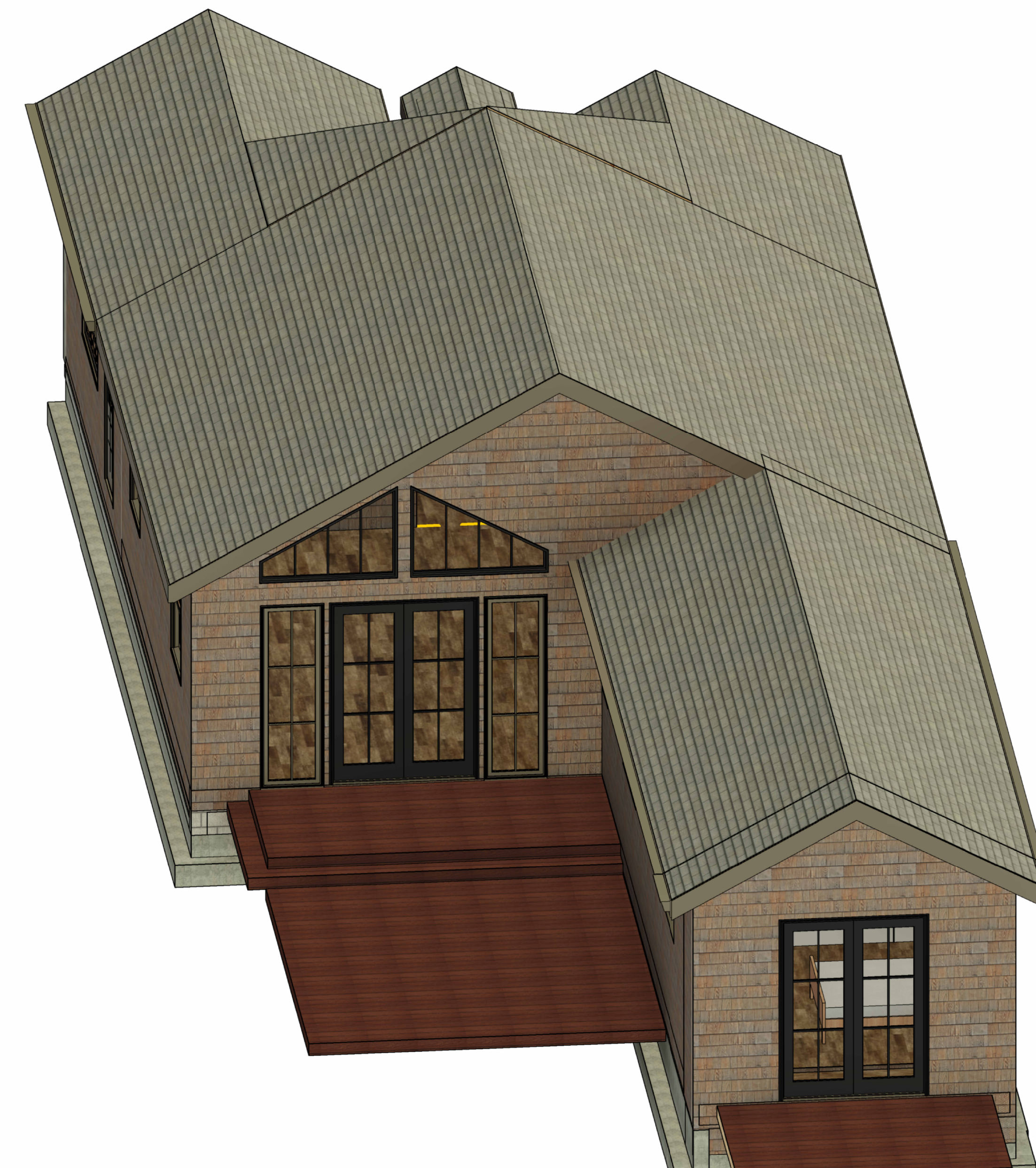
ASSESSOR'S PARCEL NUMBER -

SHEET INDEX			PROJECT PRINCIPALS	VICINITY MAP																								
<table border="1"> <thead> <tr> <th colspan="3">Sheet Index</th> </tr> <tr> <th>Sheet Number</th> <th>Sheet Name</th> <th>Sheet Issue Date</th> </tr> </thead> <tbody> <tr> <td>A0.00</td> <td>Cover</td> <td>07/10/24</td> </tr> <tr> <td>A0.50</td> <td>Site Plan</td> <td>07/10/24</td> </tr> <tr> <td>A1.00</td> <td>Existing Floor Plan</td> <td>07/08/24</td> </tr> <tr> <td>A1.50</td> <td>Proposed Floor Plan</td> <td>07/10/24</td> </tr> <tr> <td>A2.50</td> <td>Elevations</td> <td>07/10/24</td> </tr> <tr> <td>A3.00</td> <td>Sections</td> <td>07/11/24</td> </tr> </tbody> </table>			Sheet Index			Sheet Number	Sheet Name	Sheet Issue Date	A0.00	Cover	07/10/24	A0.50	Site Plan	07/10/24	A1.00	Existing Floor Plan	07/08/24	A1.50	Proposed Floor Plan	07/10/24	A2.50	Elevations	07/10/24	A3.00	Sections	07/11/24	OWNER	
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GENERAL NOTES	PROJECT DATA																						
<ol style="list-style-type: none"> ALL CONSTRUCTION TO CONFORM TO THESE PLANS, AND THE REQUIREMENTS OF THE CALIFORNIA RESIDENTIAL CODE AND CALIFORNIA BUILDING CODE LATEST EDITION AS ADOPTED BY SAN FRANCISCO, AND ALL OTHER APPLICABLE CODES AND REGULATIONS AND OTHER APPLICABLE SECTIONS OF THE LOCAL MUNICIPAL CODE. ALL MATERIALS AND WORKMANSHIP TO MEET OR EXCEED THE BEST STANDARDS OF THE TRADE. ON-SITE VERIFICATION OF DIMENSIONS, ELEVATIONS, AND OTHER CONDITIONS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. NOTED DIMENSIONS TAKE PRECEDENCE. DO NOT SCALE DRAWINGS. ON-SITE VERIFICATION OF DIMENSIONS, ELEVATIONS, AND OTHER CONDITIONS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. ANY DISCREPANCIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE ARCHITECT. PROTECTION OF OWNER'S PROPERTY AND ALL ADJACENT PROPERTIES AS WELL AS THE GENERAL PUBLIC ARE THE RESPONSIBILITY OF THE CONTRACTOR AND SHALL BE MAINTAINED AT ALL TIMES. ALL PAINTS, FINISHES, AND ADHESIVES, CAULKING, AND SEALANTS SHALL BE LOW, VOC. PROVIDE FREQUENT AND THOROUGH DUST CONTROL AND CLEAN UP. 	<p>DESCRIPTION: EXPAND (E) MASTER BEDROOM THREE FEET TOWARD THE REAR OF THE PROPERTY MAINTAINING (E) SETBACKS ON THE SIDE OF PROPERTY AND REDUCING THE REAR SETBACK BY THREE FEET. THIS MODEST ADDITION TO THE MASTER BEDROOM ALLOWS FOR THE CREATION OF A WALK IN CLOSET WITHOUT COMPROMISING THE VOLUME OF THE EXISTING MASTER BEDROOM. WINDOWS AND DOORS IN THIS ROOM TO BE REPLACED WITH MARVIN WINDOWS AND DOOR. THIS WORK SHALL HAVE MINIMUM IMPACT ON ADJACENT NEIGHBORS.</p> <p>ASSESSOR'S PARCEL NUMBER: ZONING: R1:B6-3 OCCUPANCY CLASSIFICATION: SINGLE FAMILY RESIDENCE DESCRIPTION OF USE: V-B CONSTRUCTION TYPE: ONE STORIES: ONE SPRINKLERS: NONE</p>																						
	<table> <tr> <td>LOT AREA:</td> <td>6,400 sq. ft.</td> </tr> <tr> <td>EXISTING BUILDING AREA:</td> <td>1,820.46 sq. ft.</td> </tr> <tr> <td>PROPOSED BUILDING AREA:</td> <td>1,860.67 sq. ft.</td> </tr> <tr> <td>EXISTING FLOOR AREA:</td> <td>1,512.50 sq. ft.</td> </tr> <tr> <td>PROPOSED FLOOR AREA:</td> <td>1,554.14 sq. ft.</td> </tr> <tr> <td>EXISTING FLOOR AREA RATIO:</td> <td>23.6%</td> </tr> <tr> <td>PROPOSED FLOOR AREA RATIO:</td> <td>24.2%</td> </tr> <tr> <td>EXISTING LOT COVERAGE:</td> <td>28%</td> </tr> <tr> <td>PROPOSED LOT COVERAGE:</td> <td>29%</td> </tr> <tr> <td>GRADING CALCULATIONS:</td> <td>No grading on site</td> </tr> <tr> <td>ON-SITE PARKING:</td> <td>1 covered - 2 uncovered</td> </tr> </table>	LOT AREA:	6,400 sq. ft.	EXISTING BUILDING AREA:	1,820.46 sq. ft.	PROPOSED BUILDING AREA:	1,860.67 sq. ft.	EXISTING FLOOR AREA:	1,512.50 sq. ft.	PROPOSED FLOOR AREA:	1,554.14 sq. ft.	EXISTING FLOOR AREA RATIO:	23.6%	PROPOSED FLOOR AREA RATIO:	24.2%	EXISTING LOT COVERAGE:	28%	PROPOSED LOT COVERAGE:	29%	GRADING CALCULATIONS:	No grading on site	ON-SITE PARKING:	1 covered - 2 uncovered
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LEGEND	
	AREA OF NEW CONSTRUCTION, SHADED
	FENCE LINE
	(N) WALL, 2x4 @ 16" O.C. U.N.O.
	(E) WALL TO REMAIN
	(E) WALL TO BE REMOVED
	(E) AREA TO BE REMOVED
	80 EXISTING CONTOURS
	80 INTERPOLATION OF EXISTING CONTOURS UNDER STRUCTURES
	DETAIL NO. SHEET NO.
	SECTION or ELEV. NO. SHEET NO.
	KEY NOTE
	ALIGN
	S.F./SQ. FT.
	(E) EXISTING
	(N) NEW
	PROPERTY LINE
	UNLESS NOTED OTHERWISE
	V.I.F. VERIFY IN FIELD
	☉ CENTER LINE
	D.S. DOWNSPOUT
	F.F. FINISH FLOOR
	F.O. FACE OF
	PL. PLATE
	TREE TO BE REMOVED

3D IMAGE FROM REAR OF PROPERTY





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APN: 073-041-12

No.	Description	Date

Arianna van Meurs and John Boesel
Project Name

Cover

Project number	Project Number
Date	Issue Date
Drawn by	Author
Checked by	Checker

A0.00

Scale

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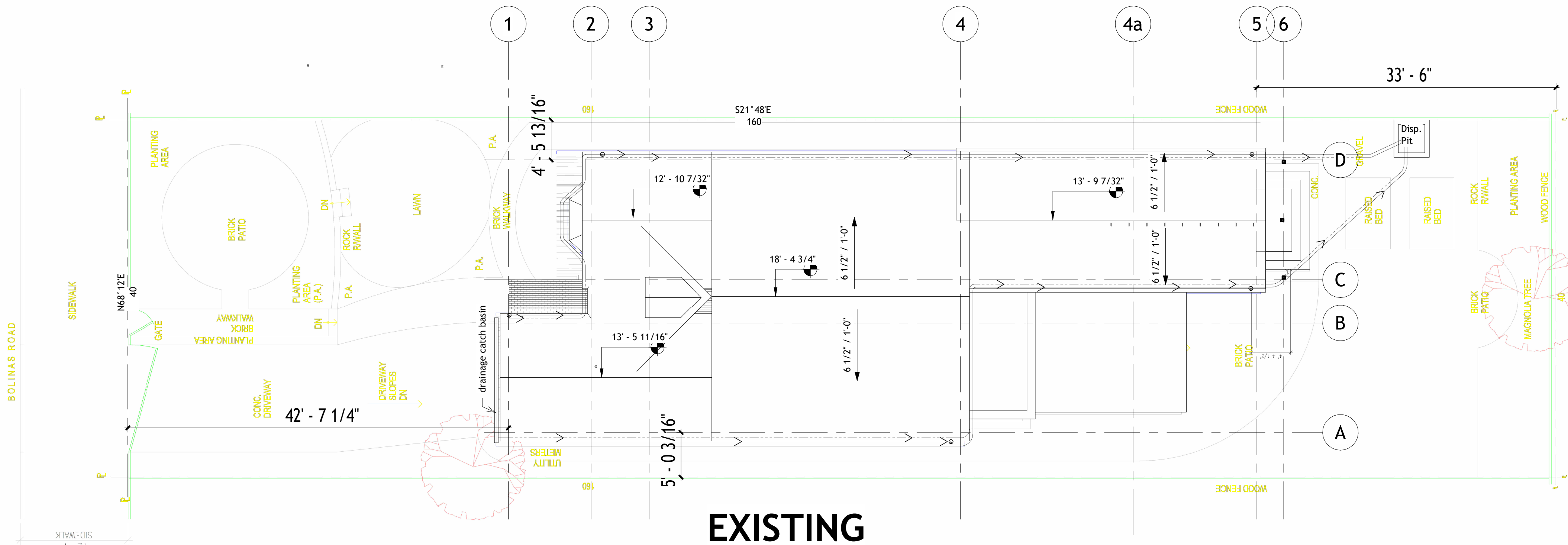
**Arianna van Meurs
and John Boesel**
 Project Name

Site Plan

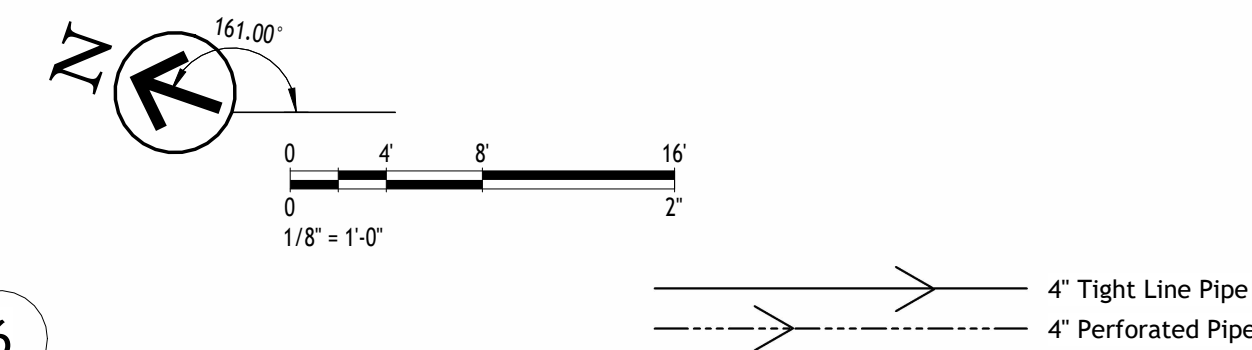
Project number	Project Number
Date	Issue Date
Drawn by	Author
Checked by	Checker

A0.50

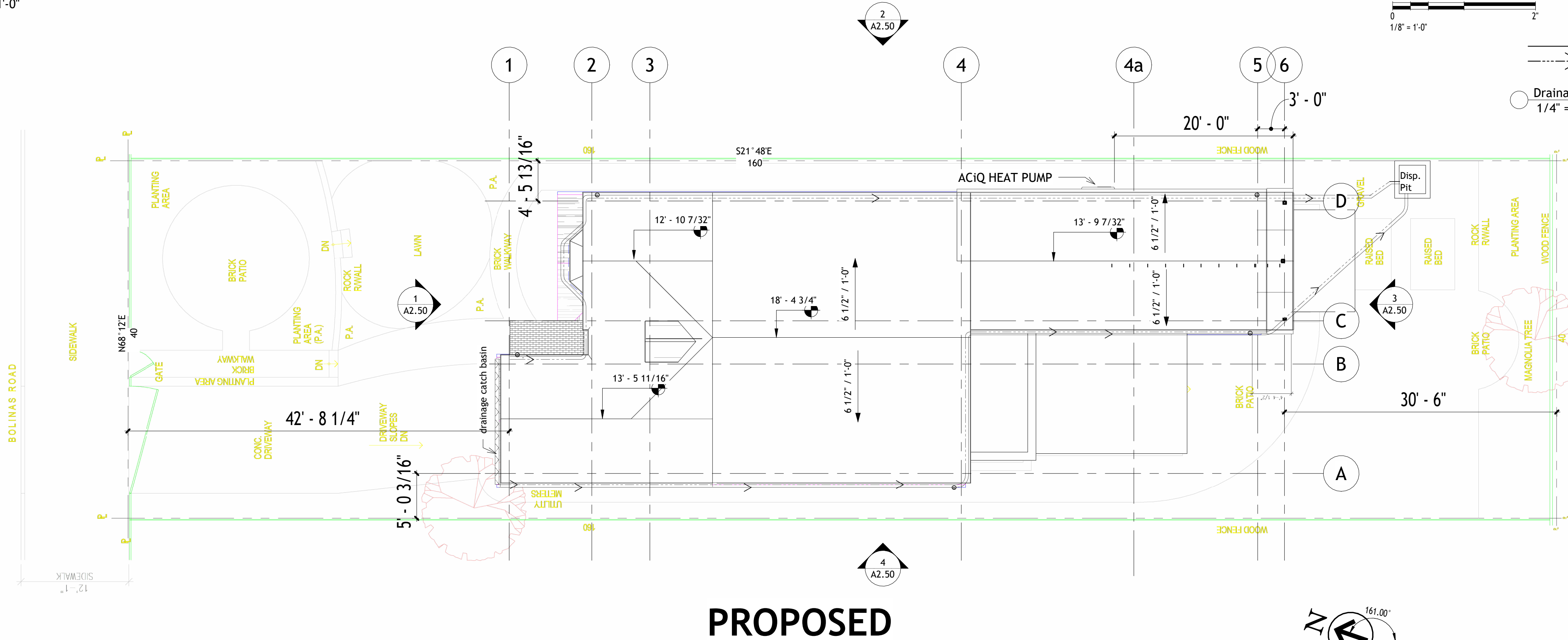
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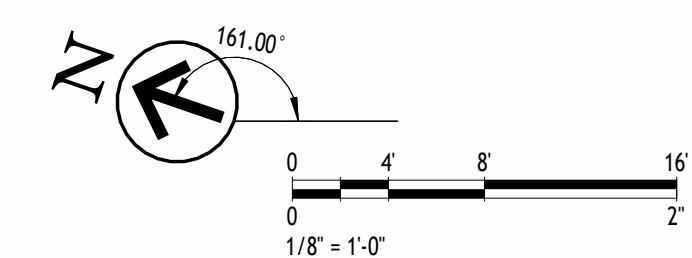
EXISTING



1 Existing Site Plan
1/8" = 1'-0"



PROPOSED



2 Proposed Site Plan
1/8" = 1'-0"

7/31/2024 11:42:23 AM

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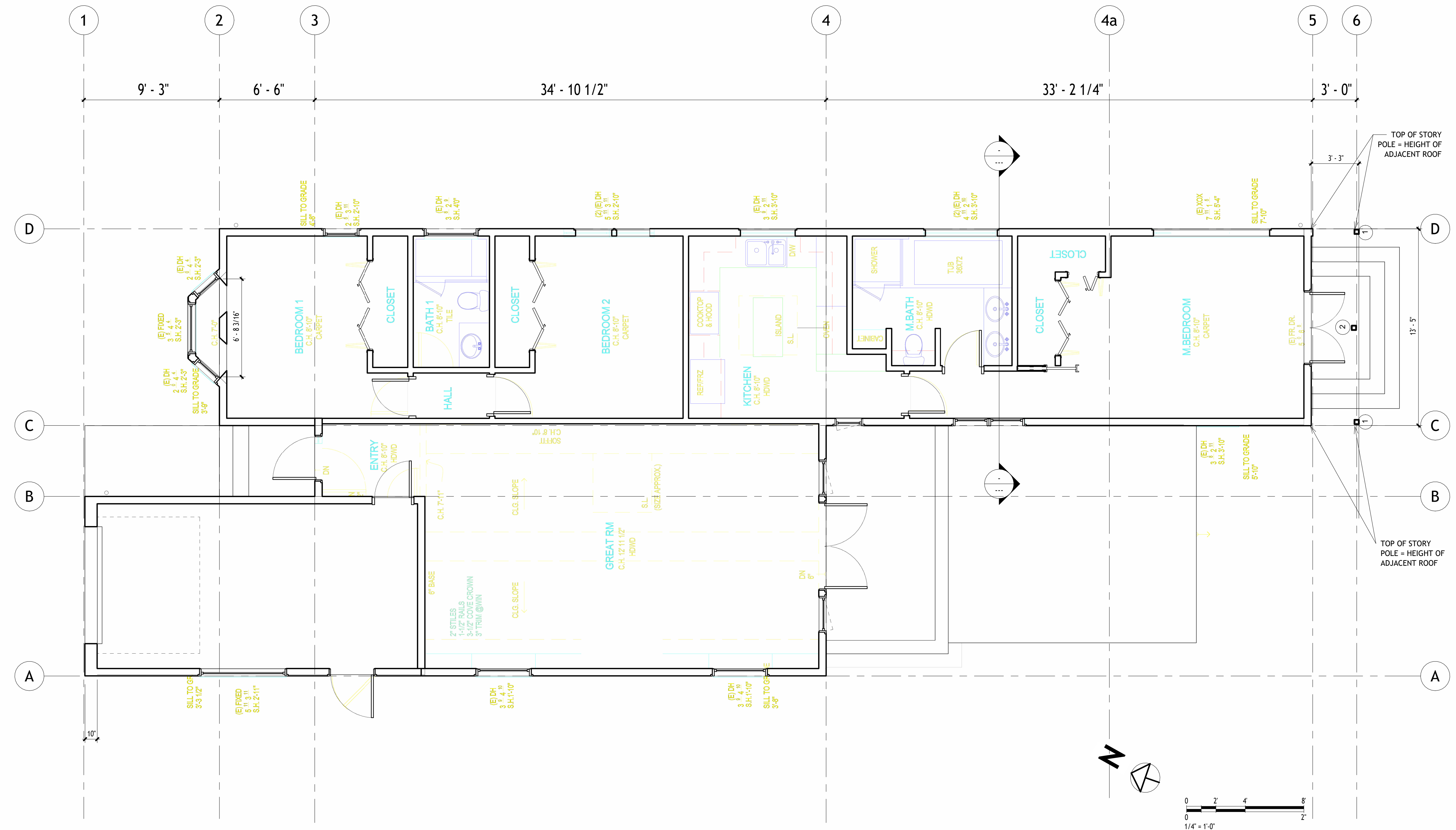
APN: 6761-008

No.	Description	Date

Arianna van Meurs
and John Boesel
Project Name

Existing Floor Plan

Project number	Project Number
Date	Issue Date
Drawn by	Author
Checked by	Checker
A1.00	
Scale	1/4" = 1'-0"



1 Existin Floor Plan
1/4" = 1'-0"

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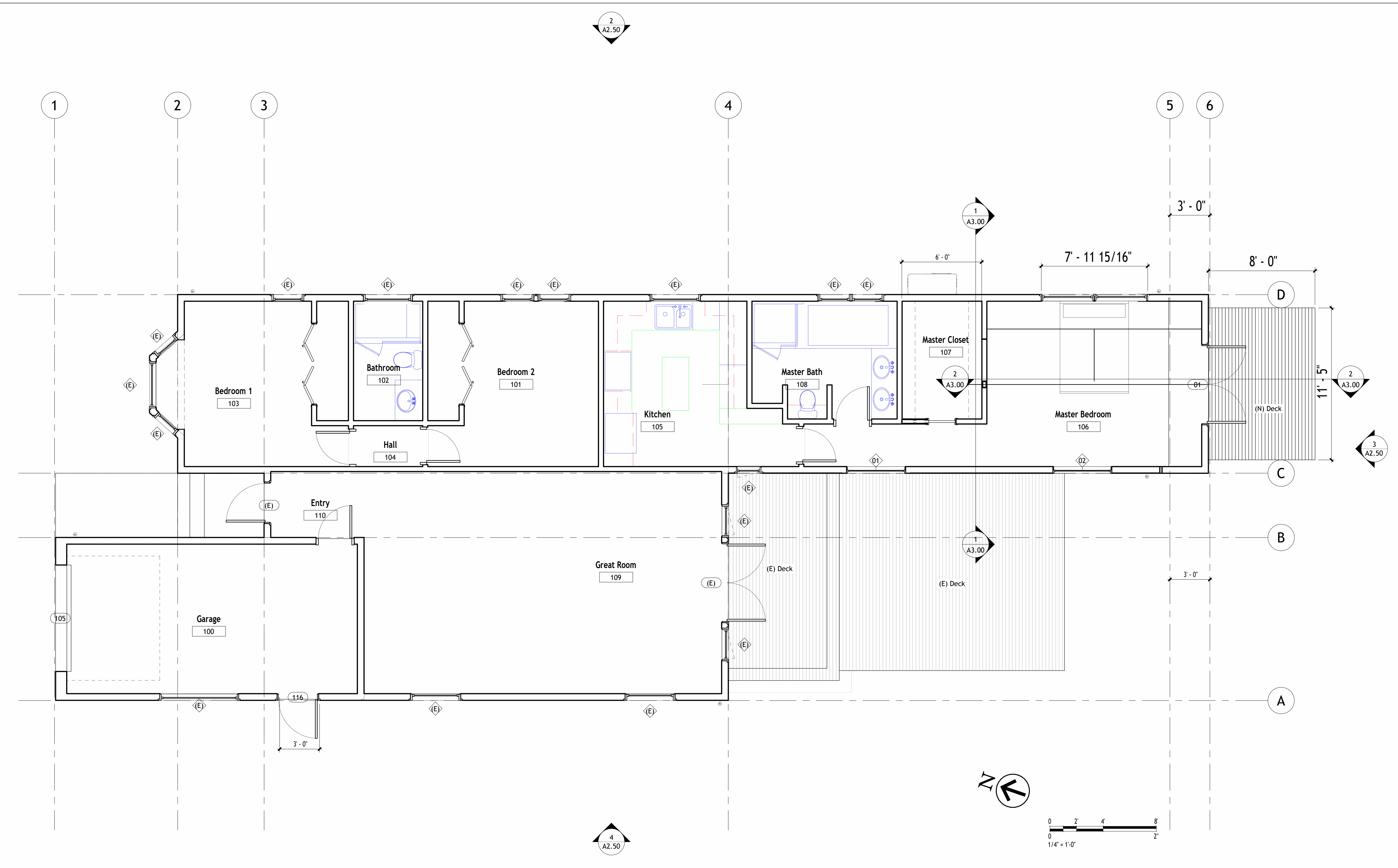
APN: 073-041-12

No.	Description	Date

Arianna van Meurs
and John Boesel
Project Name

Proposed Floor Plan

Project number	Project Number
Date	Issue Date
Drawn by	Author
Checked by	Checker
A1.50	
Scale	1/4" = 1'-0"



Mark	Size		Type	Head Height	Thermal Resistance	Manufacturer	Type Comments
	Width	Height					
01	4' - 5"	5' - 5 1/2"	4854 SGHG CTTG	8' - 7"	U-Factor: 0.29	Marvin Windows and Doors	
02	4' - 5"	5' - 5 1/2"	4854 SGHG CTTG	8' - 7"	U-Factor: 0.29	Marvin Windows and Doors	
03	3' - 11 3/4"	2' - 11 1/2"	4836 AWNG	7' - 11 7/16"	U-Factor: 0.29	Marvin Windows and Doors	Awning mulled together
03	3' - 11 3/4"	2' - 11 1/2"	4836 AWNG	7' - 11 7/16"	U-Factor: 0.29	Marvin Windows and Doors	Awning mulled together

Door Mark	Description	Door Size			Thermal Resistance	Manufacturer
		Width	Height	Thickness		
01	7296 FR DOOR	6' - 0"	8' - 0"	0' - 1 3/4"	U-Factor: 0.3	Marvin Windows and Doors

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Elevations

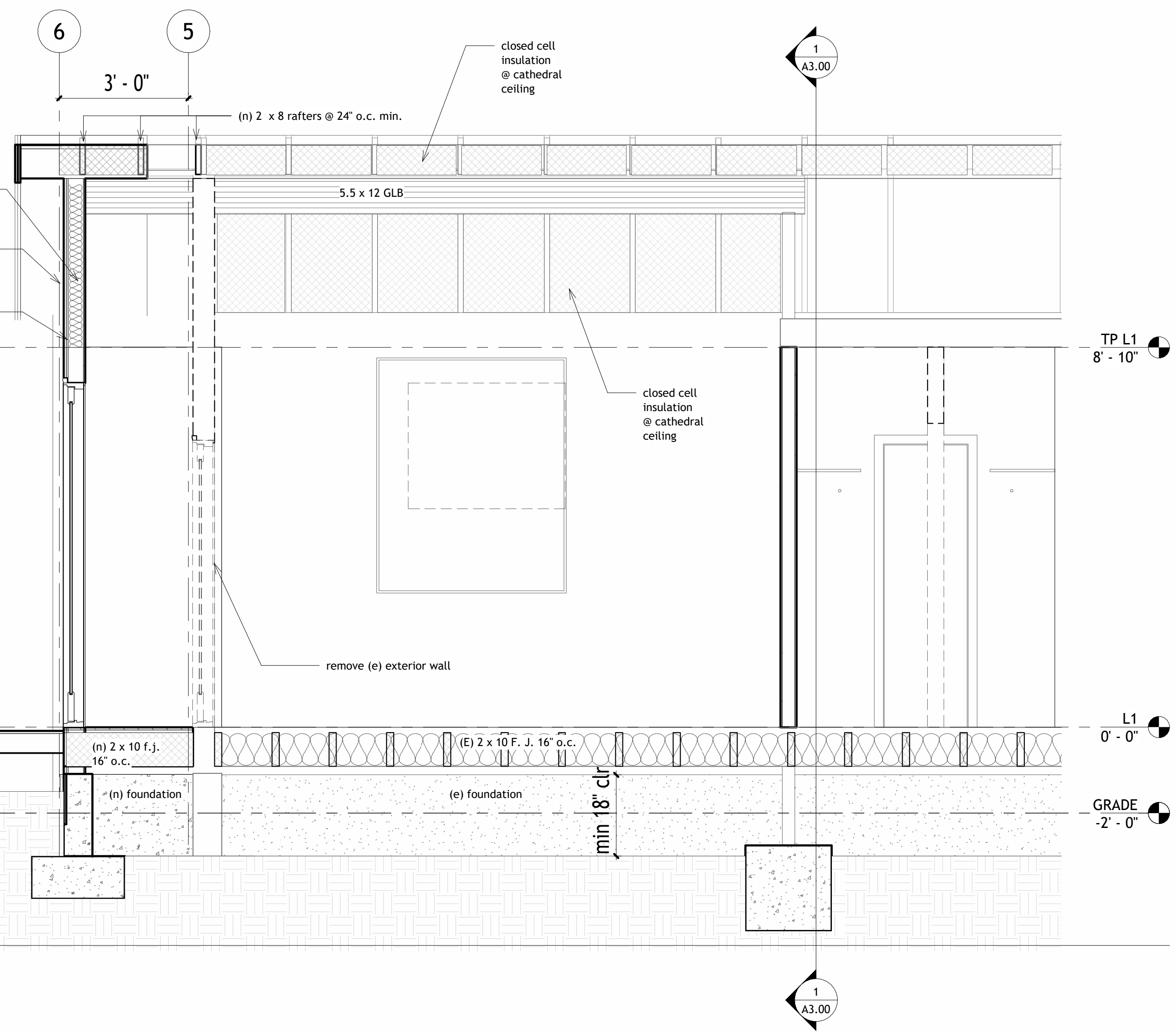
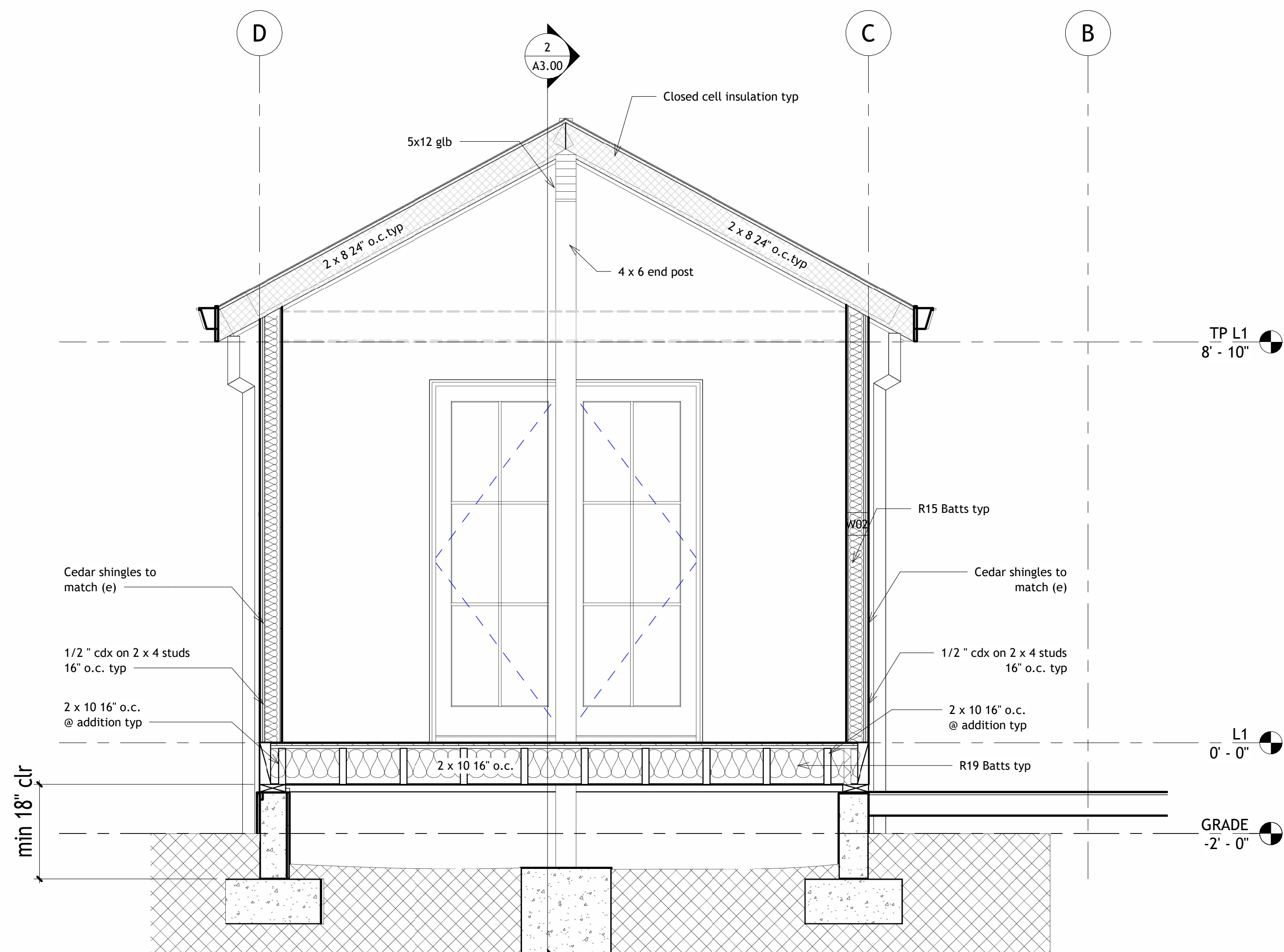
Project number Project Number
Date Issue Date
Drawn by Author
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A2.50

Scale 1/4" = 1'-0"

7/31/2024 11:44:34 AM





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APN: 073-041-12

No.	Description	Date

Arianna van Meurs and John Boesel
Project Name

Sections

Project number Project Number
Date Issue Date
Drawn by Author
Checked by Checker

A3.00
Scale 1/2" = 1'-0"