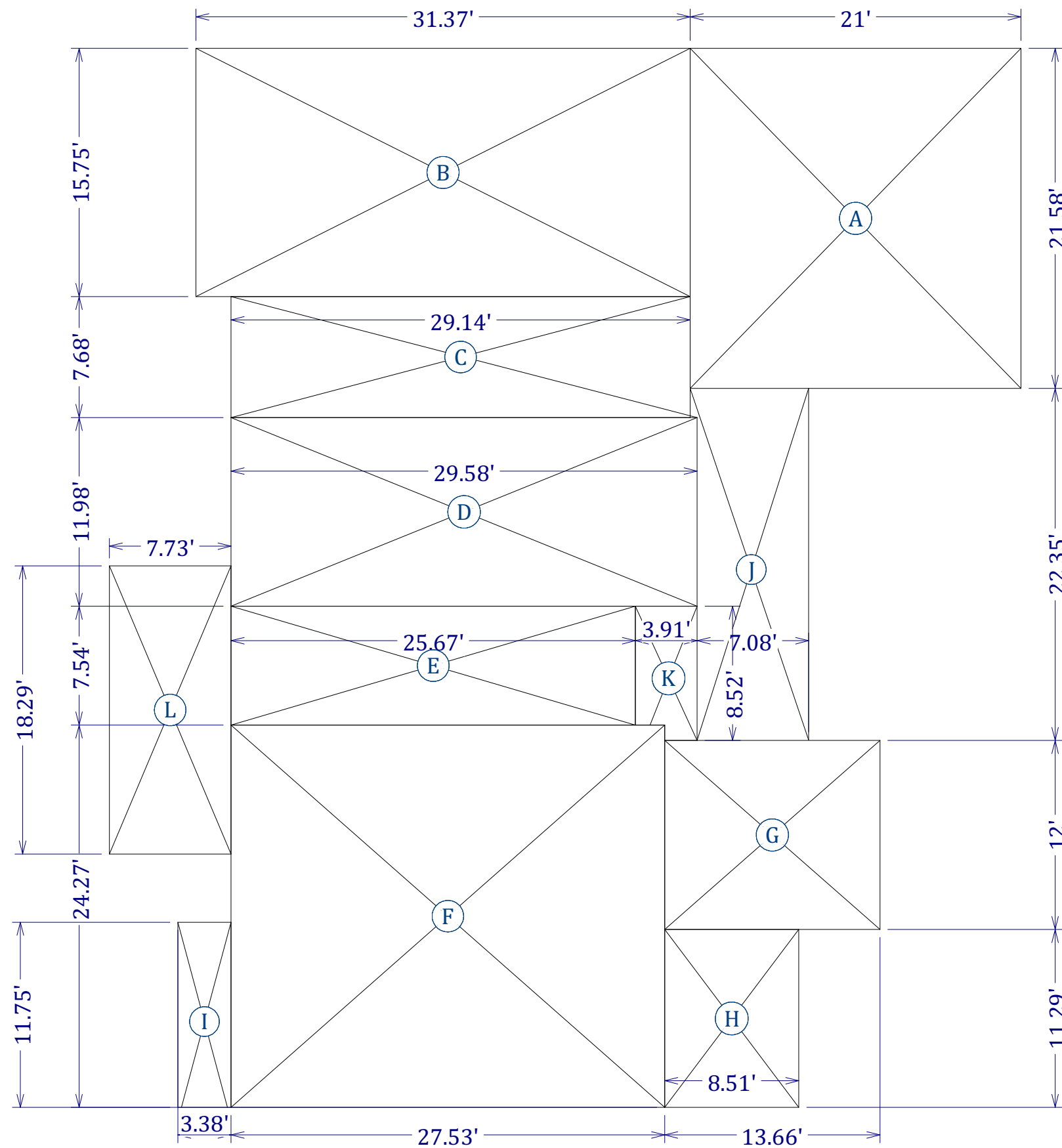
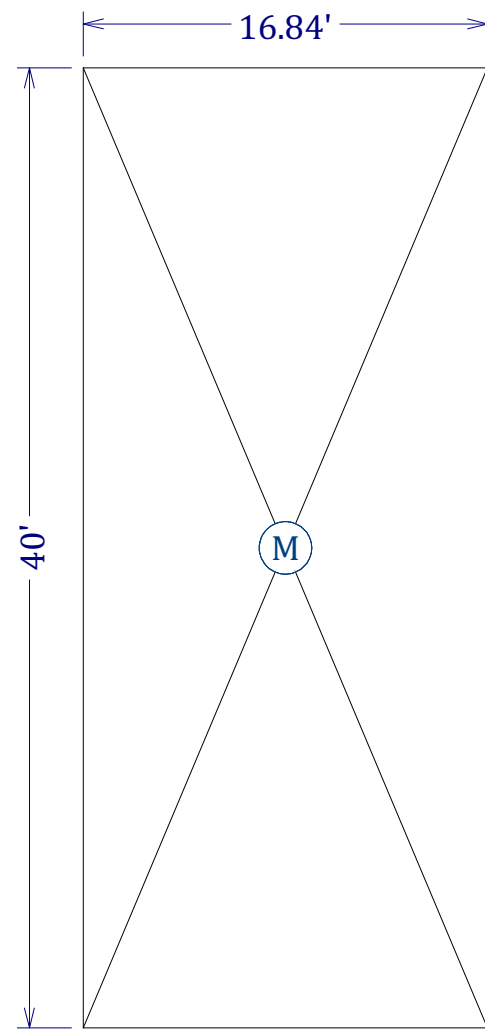




VICINITY MAP  
N.T.S.



Artistic Rendering NTS



Floor Area Set

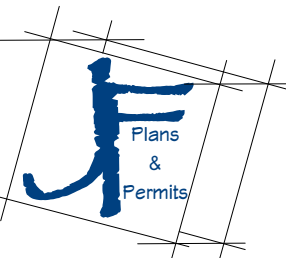
|                                                                                                                                                   | Existing                                                        | Proposed                            | Allowed/ Required                  |
|---------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------|-------------------------------------|------------------------------------|
| <b>Lot Coverage</b><br><i>Land area covered by all structures that are over 6 feet in height</i>                                                  | <u>1768.5</u> sf<br>( <u>20</u> %)                              | <u>3019.72</u> sf<br>( <u>34</u> %) | <u>3034.5</u> sf<br>( <u>35</u> %) |
| <b>Floor Area</b><br><i>Measured to the outside surface of exterior walls</i>                                                                     | <u>1495.69</u> sf<br>( <u>17</u> %)                             | <u>2686.80</u> sf<br>( <u>30</u> %) | <u>3034.5</u> sf<br>( <u>35</u> %) |
| <b>Setbacks</b>                                                                                                                                   | Existing                                                        | Proposed                            | Allowed/ Required                  |
| Front                                                                                                                                             | <u>25.25</u> feet                                               | <u>25.25</u> feet                   | <u>25</u> feet                     |
| Rear                                                                                                                                              | <u>240</u> feet                                                 | <u>27.42</u> feet                   | <u>25</u> feet                     |
| Right side (1st/ 2nd)                                                                                                                             | <u>19.54</u> feet                                               | <u>5.27</u> feet                    | <u>5</u> feet                      |
| Left side (1st/ 2nd)                                                                                                                              | <u>38.79</u> feet                                               | <u>10.17</u> feet                   | <u>5</u> feet                      |
| <b>Height</b>                                                                                                                                     | <u>16</u> feet                                                  | <u>18.1</u> feet                    | <u>20</u> feet                     |
|                                                                                                                                                   | Existing                                                        | Change In                           | Total Proposed                     |
| <b>Habitable Living Area</b><br><i>Includes habitable basement areas</i>                                                                          | <u>939.25</u> sf                                                | <u>1294.37</u> sf                   | <u>2233.62</u> sf                  |
| <b>Non- Habitable Area</b><br><i>Does not include covered porches or open structures</i>                                                          | <u>556.44</u> sf                                                | <u>(103.26)</u> sf                  | <u>453.18</u> sf                   |
| <b>Net Lot Area:</b> <u>8670</u> square feet                                                                                                      |                                                                 |                                     |                                    |
| <b>Front Yard Hardscape Area</b><br><i>Hardscape area in the front yard setback shall not exceed 50%</i> <u>540.28</u> square feet ( <u>29</u> %) |                                                                 |                                     |                                    |
| <b>Landscaping Breakdown</b>                                                                                                                      | Total Hardscape Area (existing and proposed ) <u>3560</u> sq ft |                                     |                                    |
|                                                                                                                                                   | Existing softscape (undisturbed) area <u>6901.5</u> sq ft       |                                     |                                    |
|                                                                                                                                                   | New softscape area <u>(1791.5)</u> sq ft                        |                                     |                                    |
|                                                                                                                                                   | <i>Sum of all three should equal the site's net lot area</i>    |                                     |                                    |

| SECTION                    | DIMENSIONS      | AREA       |
|----------------------------|-----------------|------------|
| Non-Habitable              |                 |            |
| A                          | 21' X 21.58'    | 453.18 SF  |
| Sub Total                  |                 | 453.18 SF  |
| Habitable                  |                 |            |
| B                          | 31.37' X 15.75' | 494.07 SF  |
| C                          | 29.14' X 7.68'  | 223.79 SF  |
| D                          | 29.58' X 11.98' | 354.36 SF  |
| E                          | 25.67' X 7.54'  | 193.55 SF  |
| F                          | 27.53' X 24.27' | 668.15 SF  |
| G                          | 13.66' X 12'    | 163.92 SF  |
| H                          | 8.51' X 11.29'  | 96.07 SF   |
| I                          | 3.38' X 11.75'  | 39.71 SF   |
| Sub Total                  |                 | 2233.62 SF |
| TOTAL FLOOR AREA           |                 | 2686.80 SF |
| Coverage                   |                 |            |
| J                          | 7.08' X 22.35'  | 158.23 SF  |
| K                          | 3.91' X 8.52'   | 33.31 SF   |
| L                          | 7.73' X 18.29'  | 141.38 SF  |
| Sub Total                  |                 | 332.92 SF  |
| TOTAL COVERAGE             |                 | 3019.72 SF |
| ADU                        |                 |            |
| M                          | 16.84' X 40'    | 673.60 SF  |
| Sub Total                  |                 | 673.60 SF  |
| TOTAL FLOOR AREA SITE WIDE |                 | 3360.40 SF |
| TOTAL COVERAGE SITE WIDE   |                 | 3693.32 SF |

|                                                                                                                                                                                                                                       |                |                 |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------|-----------------|
| <b>Project Summary</b><br>Remove (E) Single Story SFR 3bd/ 1ba<br>Build (N) 2686.80sf Single Story SFR 4Bd 2.5 Ba with Deatched<br>673.60sf ADU sharing same utilities as Main Res. Sprinklers will be installed per SCCFD standards. |                |                 |
| <b>Deffered Submittals</b><br>NFPA 13 Fire Sprinkler System                                                                                                                                                                           |                |                 |
| 11730 Par Ave, Los Altos<br>APN: 331-02-012<br>District: R1E-Ac-n1<br>Property Size: 8670 sf<br>Occupancy Type: R3<br>Type of construction: V-B                                                                                       |                |                 |
| <b>Lot Coverage:</b> Allowed lot coverage is 35% of property size:<br>.35 x 8670 sf= 3034.5 sf<br>(E) Lot Coverage: 1768.5 sf<br>(N) Lot Coverage: 3019.72 sf                                                                         |                |                 |
| <b>Floor Area:</b> Allowed Floor Area is 35% of property size: :<br>.35 x 8670 sf= 3034.5 sf<br>(E) Floor Area: 1495.69<br>(N) Floor Area: 2686.80 sf                                                                                 |                |                 |
| <b>Setbacks</b>                                                                                                                                                                                                                       | <b>Allowed</b> | <b>Proposed</b> |
| Front                                                                                                                                                                                                                                 | 25'            | 25.25'          |
| R Side                                                                                                                                                                                                                                | 5'             | 5.27'           |
| L Side                                                                                                                                                                                                                                | 5'             | 10.17'          |
| Rear                                                                                                                                                                                                                                  | 25'            | 27.42'          |
| <b>ADU Setbacks</b>                                                                                                                                                                                                                   | <b>Allowed</b> | <b>Proposed</b> |
| R Side                                                                                                                                                                                                                                | 4'             | 5'              |
| Rear                                                                                                                                                                                                                                  | 4'             | 5'              |
| Height Limit                                                                                                                                                                                                                          | 20'            | 18.1'           |

|                                                                                                                                                                                                                                                                                                                                                  |                                                                                                                     |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------|
| <b>OWNER</b><br>Rashmi Singh<br>11730 Par Ave Los Altos 94024<br>650-305-9070<br>basantraga@gmail.com                                                                                                                                                                                                                                            | <b>CONTRACTOR</b><br>Via Builders Inc<br>4600 El Camino Real #209<br>Los Altos, CA 94022<br>650-948-1077 LIC#717805 |
| <b>ENGINEER</b><br>Advanced Engineering<br>3364 Walnut Blvd #100<br>Brentwood, CA 94513<br>925-516-3502                                                                                                                                                                                                                                          | <b>Civil Engineer</b><br>Sandis Engineering<br>700 S Winchester Blvd # 200<br>Campbell, CA 95003<br>408.636.0900    |
| <b>Applicable Codes</b><br>2019 California Residential Code<br>2019 California Building Code<br>2019 California Electrical Code<br>2019 California Energy Code<br>2019 California Mechanical Code<br>2019 California Plumbing Code<br>2019 California Green Building Standards<br>2019 California Fire Code<br>Santa Clara County Municipal Code |                                                                                                                     |

|              |                             |
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| REVISION TABLE |             |
|----------------|-------------|
| #              | DATE        |
|                | REVIS       |
|                | BY          |
|                | DESCRIPTION |

Singh Residence  
11730 Par Ave  
Los Altos, 94024

Project Information  
*[Signature]*

DRAWINGS PROVIDED BY:  
**JD Fales Plans & Permits**  
6408 Copper Glen Cir Roseville, CA 95678  
650-222-0787 - jdfales@gmail.com

DATE:

8/30/2022

SCALE:

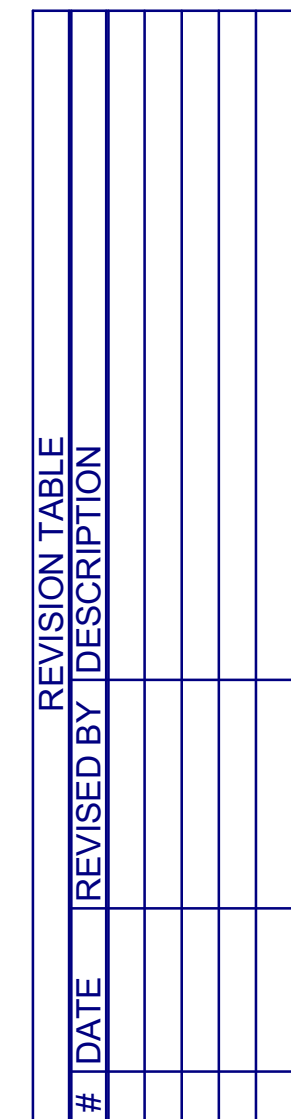
SHEET:

A-1









## Site Plan

DATE:

SCALE:

SHEET:

A-3

