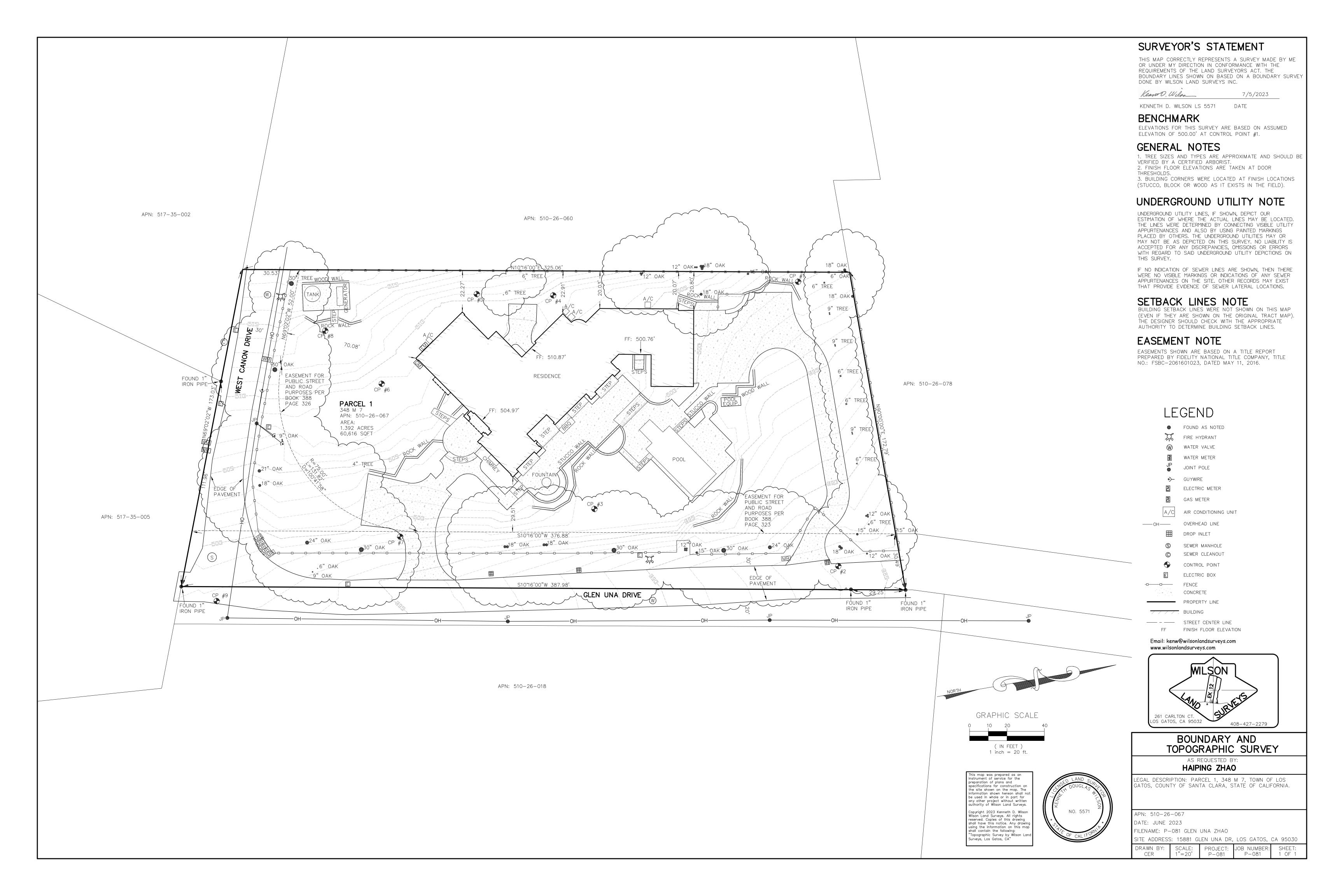
GENERAL NOTES DRAWING INDEX RESIDENCE ADDITION 1. ALL DETAILS, SECTIONS AND NOTES SHOWN ON THESE DRAWINGS ARE TITLE SHEET INTENDED TO BE TYPICAL AND SHALL APPLY TO SIMILAR SITUATIONS **BOUNDARY AND TOPOGRAPHIC SURVEY** ELSEWHERE, UNLESS NOTED OTHERWISE, NOTES AND DETAILS ON THE 15881 GLEN UNA DRIVE DRAWINGS TAKE PRECEDENCE OVER THE GENERAL NOTES AND TYPICAL PROPOSED SITE PLAN **SOUTHBAY** DETAILS. 2. ALL CONSTRUCTION AND MATERIALS SHALL BE AS SPECIFIED AND/OR AS STRUCTURE **EXISTING FLOOR N PLAN** LOS GATOS, CA 95030 REQUIRED BY THE ADOPTED EDITION OF THE CALIFORNIA BUILDING CODE FLOOR AREA CALCULATION AND ALL LOCAL AND NATIONAL CODES AND AUTHORITIES WHICH ARE 3150 ALMADEN EXPY, STE 214 **APPLICABLE** PROPOSED FLOOR PLAN SAN JOSE, CA 95118-1253 3. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS AT THE TEL (408) 888-7836 PROPOSED ROOF PLAN SITE AND ANY DISCREPANCIES SHALL BE REPORTED TO THE STRUCTURAL ENGINEER PRIOR TO THE START OF WORK. THE CONTRACTOR IS ALSO **EXISTING ELEVATIONS** VICINITY MAP RESPONSIBLE FOR THE COORDINATION OF ALL WORK AND MATERIALS PROJECT INFORMATION **JOBSITE EXISTING ELEVATIONS** 4. ALL OMISSIONS AND CONFLICTS BETWEEN VARIOUS ELEMENTS OF THE PROPOSED ELEVATIONS No. C92766 WORKING DRAWINGS AND/OR THE ARCHITECTURAL SPECIFICATIONS, WHERE OWNER: HAIPING ZHAO PROPOSED ELEVATIONS APPLICABLE, SHALL BE REPORTED TO THE ARCHITECT AND STRUCTURAL ADDRESS: 15881 GLEN UNA DR, LOS GATOS, CA 95030 ENGINEER BEFORE PROCEEDING WITH ANY OF THE WORK INVOLVED. 510 PAGE 26 EMAIL: hzhao416@gmail.com **CROSS SECTION** 5. THE CONTRACTOR SHALL BE FULLY RESPONSIBLE FOR SAFETY IN AND 510-999-5200 PHONE: CALGREEN AROUND THE JOB SITE AND/OR ADJACENT PROPERTIES 6. THE CONTRACTOR SHALL ALSO BE RESPONSIBLE FOR BRACING AND CALGREEN SHORING ALL EXISTING FRAMING, STRUCTURE AND PORTIONS OF THE WORK WHICH HAVE BEEN PARTIALLY COMPLETED. 7. ANY OBSERVATION VISITS TO THE JOB SITE BY THE STRUCTURAL ENGINEER OR A FIELD REPRESENTATIVE SHALL BE CONSTRUED AS NEITHER INSPECTION NOR APPROVAL OF ANY CONSTRUCTION WORK. PROJECT DATA 8. DURING AND AFTER CONSTRUCTION, THE BUILDER AND/OR OWNER SHALL KEEP LOADS ON STRUCTURE WITHIN THE LIMITS OF DESIGN LOADS. DR 9. WORKING DIMENSIONS SHALL, IN NO CASE, BE SCALED FROM PLANS, : 510-26-067 SECTIONS OR DETAILS ON THE STRUCTURAL DRAWINGS YEAR BUILT 2001-2002 10. THE CONTRACTOR SHALL LOCATE ALL EXISTING UTILITIES PRIOR TO THE START OF WORK, DEMOLITION, EXCAVATION AND NEW CONSTRUCTION ZONING RHS-d1 Ž SHALL BE DONE IN A MANNER THAT WILL NOT DAMAGE ANY EXISTING **OCCUPANCY GROUP** R-3/U TYPE OF CONSTRUCTION V-B UTILITES. THESE EXISTING UTILITIES ARE NOT SHOWN ON THESE PLANS. 11.IN ORDER TO CONDUCT PROPER FIELD OBSERVATION, THE CONTRACTOR : TWO **SPRINKLER** NO SHALL NOTIFY THE STRUCTURAL ENGINEER OF THE VARIOUS LOT AREA : 49,222 S.F. CONSTRUCTION PHASES. 12.NO OPENINGS, NOTCHES, CHASES, ETC. SHALL BE PLACED IN COLUMNS, 17/18 T8S-R1W 12/13 T8S-R2W JOISTS, BEAMS, BEARING WALLS OR SHEARWALLS UNLESS SPECIFICALLY NOTED ON THE DRAWINGS. THE CONTRACTOR SHALL NOTIFY THE 15881 STRUCTURAL ENGINEER WHERE DRAWINGS BY OTHERS SHOW SUCH OPENINGS. APPLICABLE CODES SCOPE OF WORK FOR OFFICIAL CITY/COUNTY USE ONLY FLOOR AREA RATIO ALL CONSTRUCTION SHALL COMPLY WITH LOCAL CODES AND ATTACHED ADDITION TOTAL 2,103 S.F. INCLUDING INDOOR BASKETBALL ORDINANCES AND THE FOLLOWING COURT AND A BATH ROOM. TOTAL S.F. **BUILDING AREA EXISTING PROPOSED** 2022 CALIFORNIA BUILDING CODE (CBC) 2022 CALIFORNIA RESIDENTIAL CODE (CRC) 2022 CALIFORNIA MECHANICAL CODE (CMC) MAIN FLOOR 2022 CALIFORNIA PLUMBING CODE (CPC) **TOWER** 0.5 2022 CALIFORNIA ELECTRICAL CODE (CEC) 2022 CALIFORNIA GREEN BUILDING STANDARDS CODE (CALGREEN) GARAGE 990 2 2022 CALIFORNIA FIRE CODE (CFC) **BASEMENT** CALIFORNIA BUILDING ENERGY EFFICIENCY STANDARDS **CELLAR FLOOR** 0 0 WORKSHOP 0 TOTAL 7966 2103 10069 20 LOT SIZE 49,222 7950/49222 FLOOR AREA RATIO (F.A.R) 6976/49222 =18% SH 40% OF LOT COVERAGE 8484 (17%) 6381 (13%) 34'7" BUILDING HEIGHT DATE: 10/06/23 JOB NO. **SS23903** ISSUE & REVISION mm/dd/yy|CITY SUBMITTA SCALE: AS NOTED "CONSTRUCTION HOURS ARE LIMITED TO 8 AM TO 5 PM MONDAY THROUGH SHEET NO. FRIDAY AND 9 AM TO 4 PM SATURDAY. NO CONSTRUCTION ON SUNDAYS AND HOLIDAYS" DRAWN BY:





3150 ALMADEN EXPY, STE 214 SAN JOSE, CA 95118-1253 TEL (408) 888-7836



ADDITION 15881 GLEN UNA DR,

PROPOSED SITE PLAN

DATE: 10/06/23

JOB NO. SS23903

ISSUE & REVISION

mm/dd/yy CITY SUBMITTAI

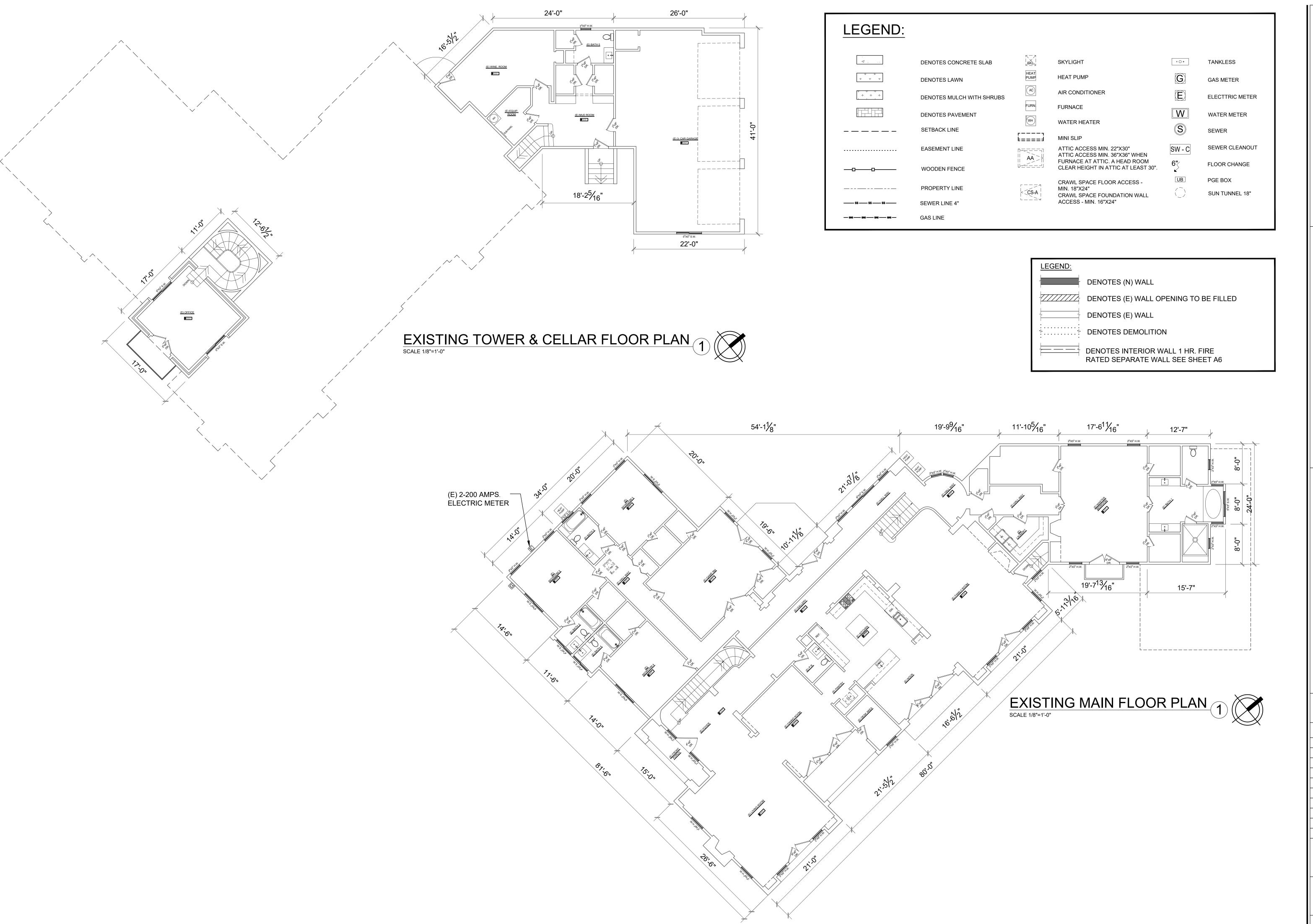
1
2
3
4
5
6
7

9 | SCALE:

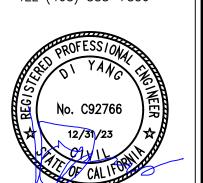
AS NOTED

SHEET NO.

THE PROJECT. CFC CHP. 33.







12/31/23 A

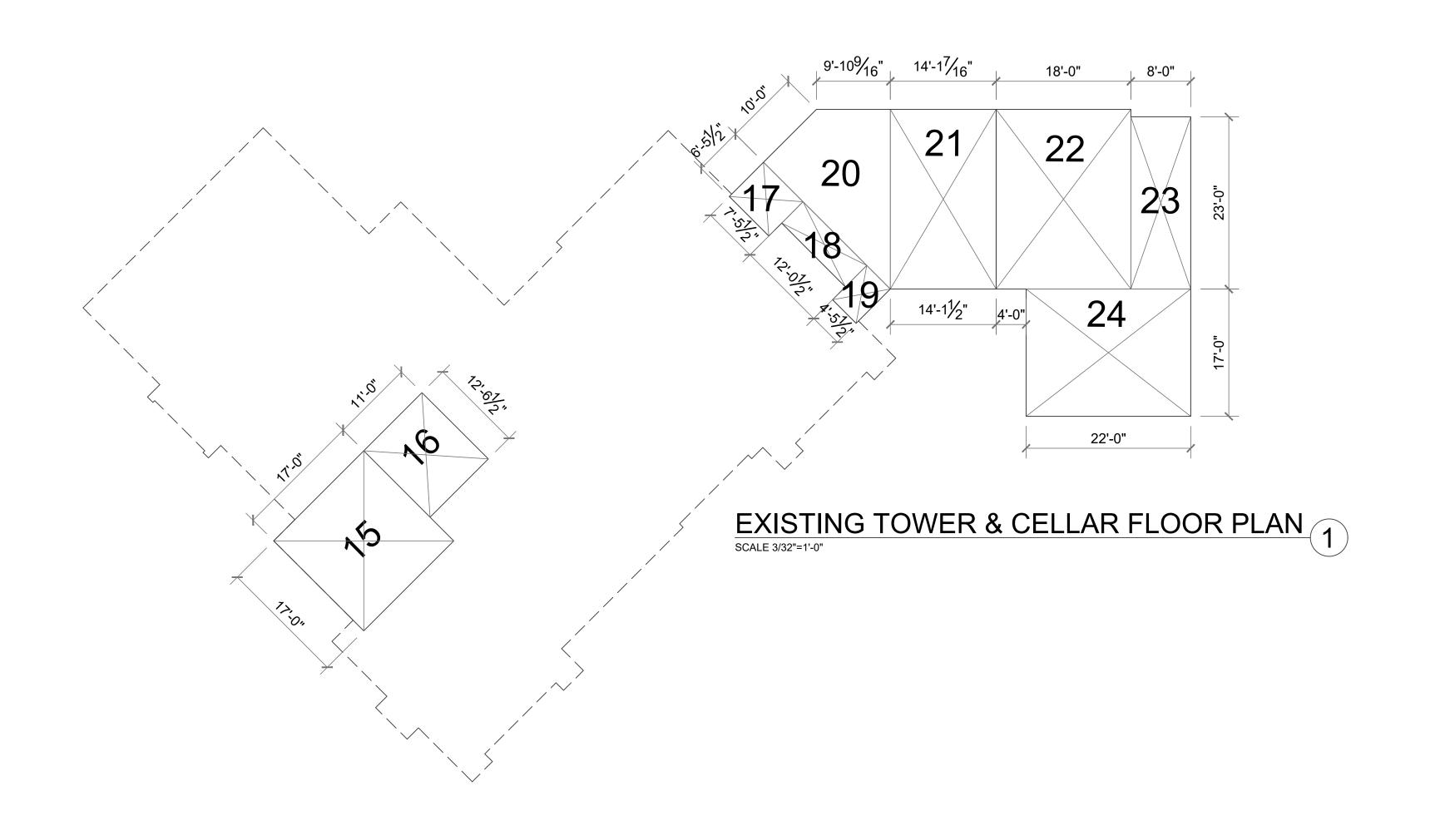
ADDITION 15881 GLEN UNA DR,

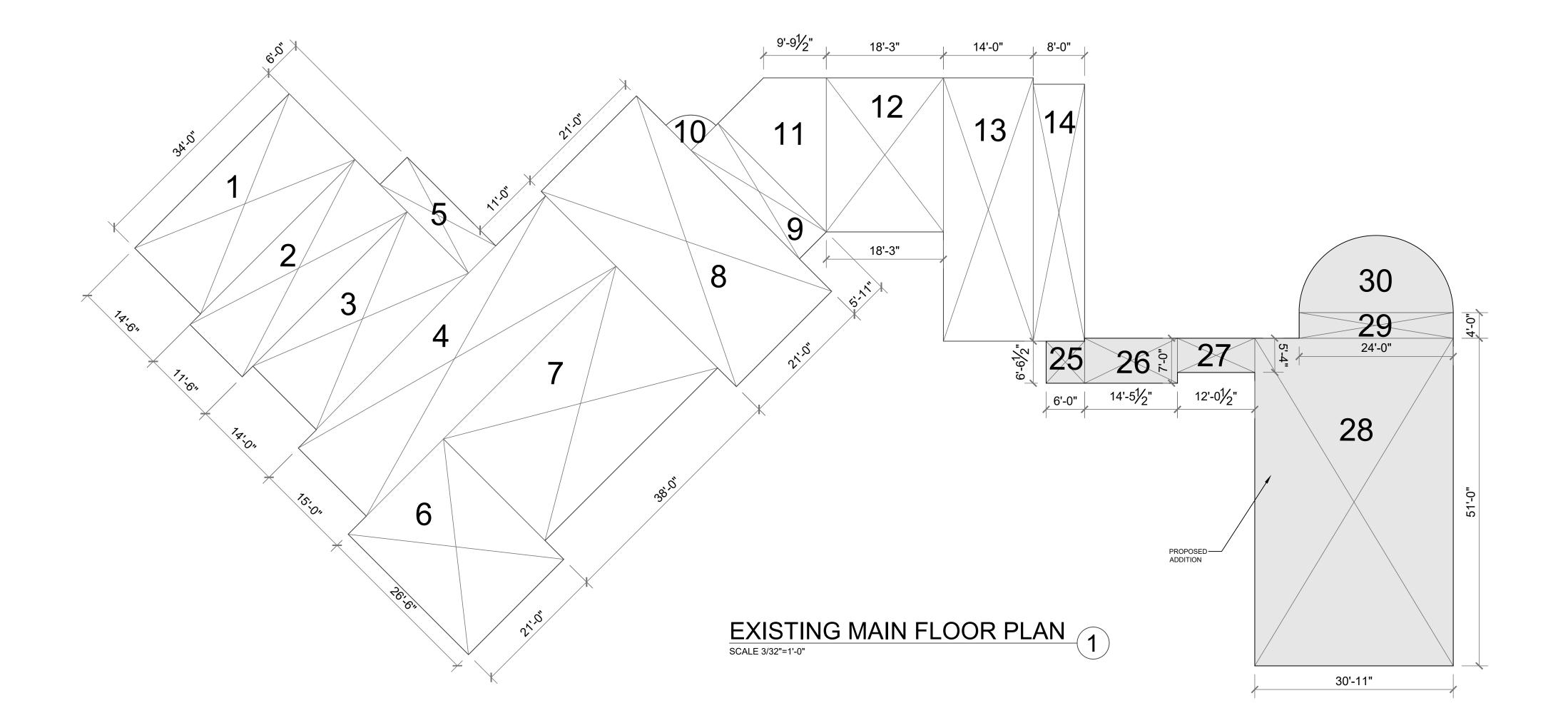
SHEET NAME:

EXISTING MAIN FLOOR

AS NOTED

A2
DRAWN BY:





BLOCK DIAGRAM

| | MEASURE TO EXTERIOR FINISH | |
|------------------------|----------------------------|-----------------|
| | ZONE | FLOOR AREA S.F. |
| | 1 | 493 |
| | 2 | 418 |
| | 3 | 467 |
| EXISTING MAIN FLOOR | 4 | 840 |
| | 5 | 117 |
| | 6 | 558 |
| Z | 7 | 850 |
| Ž | 8 | 904 |
| Ŋ | 9 | 141 |
| STI | 10 | 24 |
| ΞX | 11 | 238 |
| | 12 | 437 |
| | 13 | 574 |
| | 14 | 320 |
| | 15 | 289 |
| | 16 | 138 |
| ∞ | 17 | 48 |
| EXISTING TOWN & CELLAR | 18 | 49 |
| 5 A | 19 | 28 |
| N H H H | 20 | 238 |
| STI | 21 | 338 |
| Ξ | 22 | 432 |
| | 23 | 184 |
| | 24 | 374 |
| | 25 | 39 |
| Z | 26 | 101 |
| 10 | 27 | 64 |
| ADDITION | 28 | 1577 |
| ₹ | 29 | 96 |
| | 30 | 226 |
| | TOTAL FLOOR AREA | 10603 |



ADDITION
15881 GLEN UNA DR,

SHEET NAME:
FLOOR AREA CALCULATION

DATE: 10/06/23

JOB NO. SS23903

ISSUE & REVISION

| mm/dd/yy CITY SUBMITTAI
1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 | 9 |

SCALE:

AS NOTED

A3

DRAWN BY:

BATHROOM SPECIFIC NOTES:

- 1. ALL SHOWER AND TUB/SHOWER WALLS TO SPECIFY A SMOOTH, HARD, NONABSORBENT SURFACE (E.G., CERAMIC TILE OR FIBERGLASS) OVER A MOISTURE RESISTANCE UNDERLAYMENT (E.G., CEMENT, FIBER CEMENT, OR GLASS MAT GYPSUM BACKER) TO A HEIGHT OF 72 INCHES ABOVE THE DRAIN INLET. WATER-RESISTANT GYPSUM BACKING BOARD SHALL NOT BE USED OVER A VAPOR RETARDER IN SHOWER OR BATHTUB COMPARTMENTS.
- 2. SHOWER DOOR SIZE TO HAVE A NET OPENING OF AT LEAST 22" WITH SAFETY TEMPERED DOOR TO SWING OUT OR SLIDER.
- 3. ALL RECEPTACLES SHALL BE GFCI PROTECTED AND CONNECTED TO A DEDICATED 20 AMPS CIRCUIT.
- 4. ALL INSTALLED LUMINAIRES SHALL BE LED AND AT LEAST ONE LUMINAIRE IN THE BATHROOM SHALL BE CONTROLLED BY A VACANCY SENSOR PER 2019 LIGHTING REGULATIONS.
- 5. PROVIDE AGGREGATE GLAZING AREA IN WINDOWS OF NOT LESS THAN 3 SQUARE FEET (1/2 OPENABLE) AND PROVIDE MECHANICAL VENTILATION 50 CFM INTERMITTENT HUMIDISTAT FAN.
- 6. SHOWER SHALL BE A MINIMUM 1024 SQUARE INCHES AND CAPABLE OF ENCOMPASSING 30 INCHES DIAMETER.
- 7. WATER CLOSETS SHALL BE CLEAR 30 INCHES WIDE (15 INCHES ON CENTER) AND 24 INCHES IN FRONT.
- 8. USE 2022 CALGREEN AND 2022 ENERGY CODE MANDATORY
- 9. SHOWER COMPARTMENT SHALL BE A MINIMUM 1,024 SQUARE

MEASURES.

- INCHES ENCOMPASSING A 30" DIA. CIRCLE. (CPC 408.5 & 408.6)
- 10. EACH BATHROOM CONTAINING A SHOWER SHALL BE MECHANICALLY11. VENTILATED TO CONTROL HUMIDITY. WINDOW OPERATION IS NOT A
- PERMISSIBLE METHOD OF PROVIDING HUMIDITY
 CONTROL IN A BATHROOM. (CMC CHAPTER 4, CRC R303.3.1)
- 12. THE MIXING VALVE IN A SHOWER (INCLUDING OVER A TUB) SHALL BE PRESSURE BALANCING SER A MAXIMUM 1200/ F. THE WATER HEATER THERMOSTAT CANNOT BE USED TO MEET THESE PROVISION. (CPC 408.3, 409.4)
- 13. SHOWER STALLS AND BATHTUBS WITH SHOWER HEADS INSTALLED, SHALL HAVE WALLS FINISHED WITH A NONABSORBENT SURFACE FOR A MINIMUM OF 6 FEET ABOVE THE FLOOR. (CBC 1210 AND CRC R307.2)

UNDERLAYMENT MATERIAL USED AS BACKERS FOR WALL TILE OR SOLID SURFACE MATERIAL IN TUB AND SHOWER ENCLOSURES SHALL BE EITHER GLASS MAT/ FIBER-REINFORCED GYPSUM BACK PANELS, NON ASBESTOS FIBER-CEMENT/ FIBER MAT BACKBOARD. ALL MATERIAL SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS. WATER-RESISTANT GYPSUM BOARD (I.E. PURPLE BOARD) MAY BE USE WHEN ATTACHED DIRECTLY TO STUDS, OVERLAY WITH MINIMUM GRADE B BUILDING PAPER AND WERE LATH. TILE SHALL BE ATTACHED TO THE WIRE LATH.

THE 2022 CPC DEFINES A BATHROOM AS "A ROOM EQUIPPED WITH A SHOWER, BATHTUB, OR COMBINATION BATH/SHOWER

BATHROOM MECHANICAL NOTES:

- I. EACH BATHROOM CONTAINING A BATHTUB, SHOWER OR TUB SHOWER COMBINATION SHALL BE MECHANICALLY VENTILATED. FANS MUST BE CONTROLLED BY A HUMIDISTAT. THE CONTROL MAY BE A SEPARATE COMPONENT OR INTEGRAL TO THE EXHAUST FAN. (CMC 402.5, CALGREEN 4.506)
- 2. A BATH EXHAUST FAN IS REQUIRED REGARDLESS OF THE PRESENCE OF A WINDOW. (CRC R303.3)
- 3. EXHAUST MUST VENT TO OUTDOOR IN AN APPROVED DUCT. TERMINATE THE OUTLET A MINIMUM OF 3 FEET FROM AN OPENING OR PROPERTY LINE. (CMC 504.5)

| TYPES OF FIXTURE | REQUIRED WATER-CONSERVING PLUMBING FIXTURE (MAX. FLOW RATES) |
|-----------------------|--|
| WATER CLOSET (TOILET) | 1.28 GPF (CGB 4.303.1.1) |
| SHOWEHEAD | 1.80 GPM AT 80 PSI (CGBSC SECTION 4.303.1.3.1&2) |
| LAVATORY FAUCETS | 1.20 GPM AT 60 PSI (CGBSC 4.303.1.4.1) |
| KITCHEN FAUCETS | 1.80 GPM AT 60 PSI (CGBSC 4.303.1.4.4) |

STANDARDS FOR PLUMBING FIXTURES AND FITTING. PLUMBING FIXTURES AND FITTINGS SHALL BE INSTALLED PER THE CALIFORNIA PLUMBING CODE. CGBSC SECTION 4.303.2

BATHROOM PLUMBING NOTES:

- 1. FIXTURE WATER CONSUMPTION: WATER CLOSETS MAX. 1.28 GAL PER FLUSH, FAUCETS MAX FLOW RATE OF 1.2 GPM AT 60 PSI AND SHOWERHEADS MAX FLOW RATE OF 1.8 GPM AT 80 PSI.
- 2. WATER CLOSETS SHALL HAVE A CLEARANCE OF 30 INCHES WIDE (15 INCHES ON CENTER TO ANY WALL OR OBSTRUCTION) AND 24INCH MINIMUM CLEAR SPACE IN FRONT OF FIXTURE. (CPC 402.5)
- 3. NEW SHOWER COMPARTMENTS SHALL HAVE A FINISHED INTERIOR OF 1,024 SQUARE INCHES AND SHALL BE CAPABLE OF ENCOMPASSING A 30 INCH CIRCLE. SHOWER DOOR TO BE TEMPERED AND PROVIDE A MIN. 22 INCH CLEAR UNOBSTRUCTED OPENING. (CPC 408.6)
- 4. PROVIDE SAFETY GLAZING IN WALLS ENCLOSING TUBS / SHOWERS WHERE THE BOTTOM EXPOSED EDGE OF THE GLAZING IS LESS THAN60 INCHES ABOVE A STANDING SURFACE AND DRAIN INLET. (CRC R308.4.5)
- 5. SHOWER AND TUB SHOWER COMBINATIONS SHALL PROVIDED WITH INDIVIDUAL CONTROL VALVES OF THE PRESSURE BALANCE, THERMOSTATIC OR COMBINATION PRESSURE BALANCE AND THERMOSTATIC TYPES THAT PROVIDE SCALD AND THERMAL SHOCK SH PROTECTION. (CPC 408.3)
- 6. WALLS IN SHOWER COMPARTMENTS OR IN BATHTUBS WITH A SHOWERHEAD SHALL BE FINISHED WITH A NONABSORBENT SURFACE OVER A MOISTURE RESISTANT UNDERLAYMENT EXTENDING TO A HEIGHT ON NO LESS THAN 6 FEET ABOVE THE DRAIN INLET.WATER-RESISTANT GYPSUM BACKING BOARD SHALL NOT BE USED OVER A VAPOR RETARDER IN SHOWER OR BATHTUB COMPARTMENTS (CRC R702.3.8 R307.2)

LANDING REQUIREMENT AND NOTE: DOORS OTHER THAN REQUIRED EGRESS DOOR SHALL BE PROVIDED WITH LANDINGS OR FLOORS NOT MORE THAN 7 3/4" BELOW THE TOP OF THE THRESHOLD. THE WIDTH OF EACH LANDING SHALL BE NOT LESS THAN THE DOOR SERVED. EVERY LANDING SHALL HAVE A DIMENSION NOT LESS THAN 36 INCHES MEASURED IN THE DIRECTION OF TRAVEL. THE SLOPE AT EXTERIOR LANDINGS SHALL NOT EXCEED \(\frac{1}{4} \) UNIT

VERTICAL IN 12 UNITS HORIZONTAL (2 PERCENT).

SAFETY GLAZING

(TEMPERED WINDOWS)

SAME SIZE (E) WINDOW

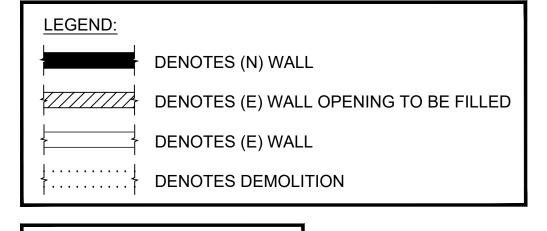
REPLACED (N) WINDOW THE

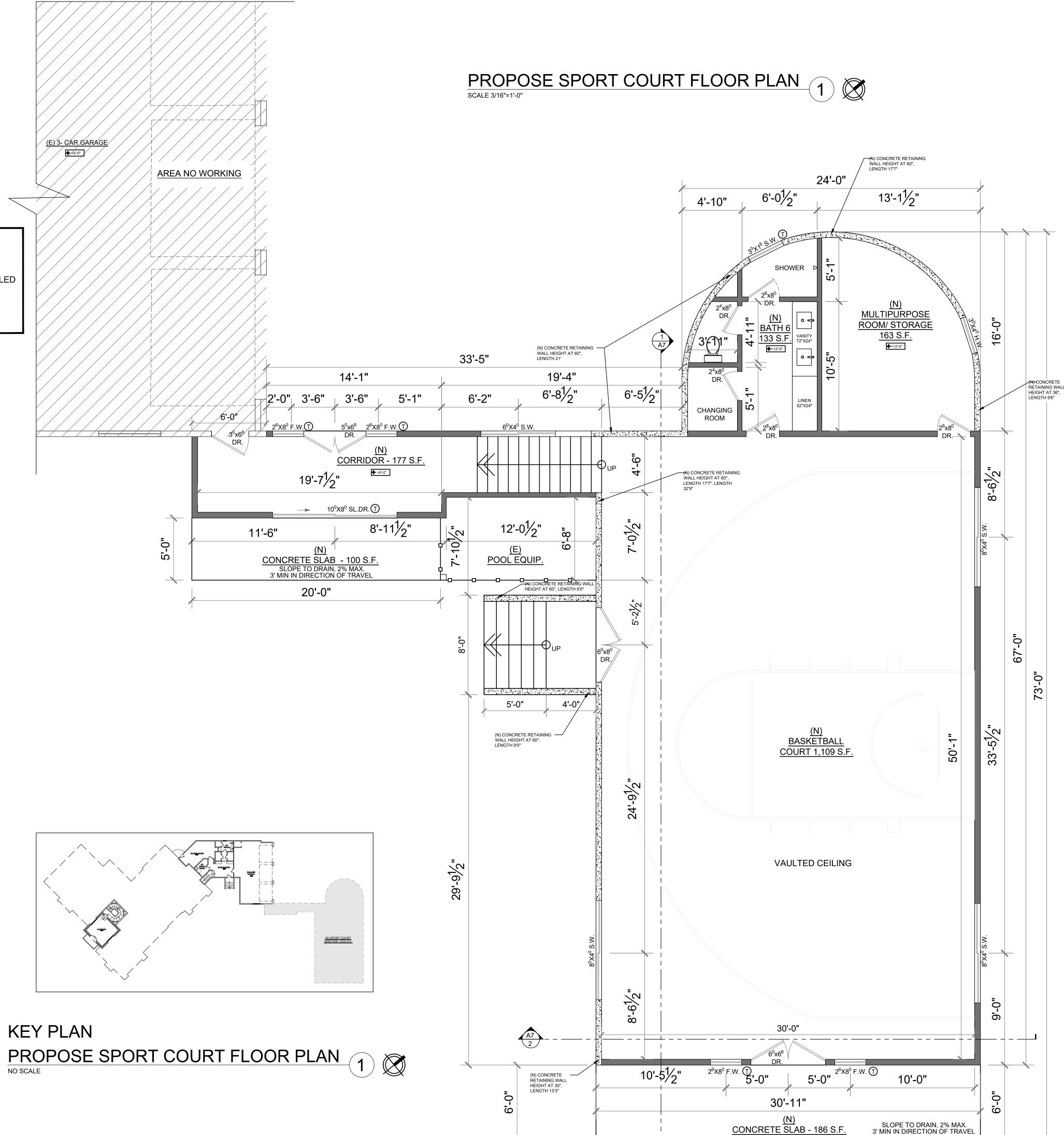
DRYER DUCTS NOTES: DRYER DUCTS SHALL TERMINATE ON THE BUILDING EXTERIOR

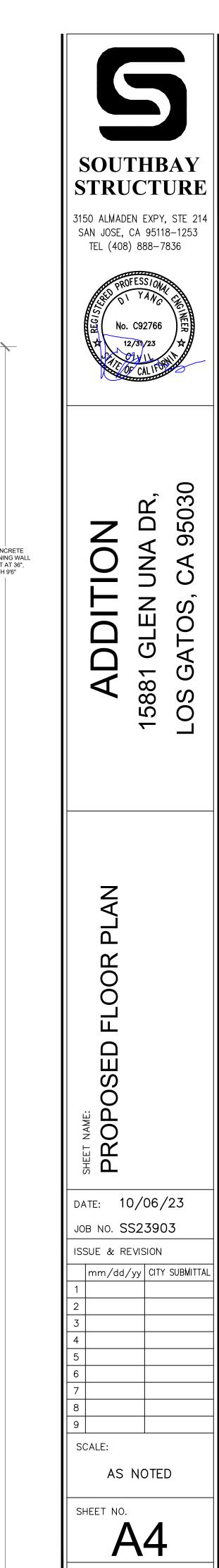
- IN A BACKDRAFT DAMPER. SCREENS OR SCREENS OR
 LOUVERS SHALL NOT BE INSTALLED. CMC 504.4

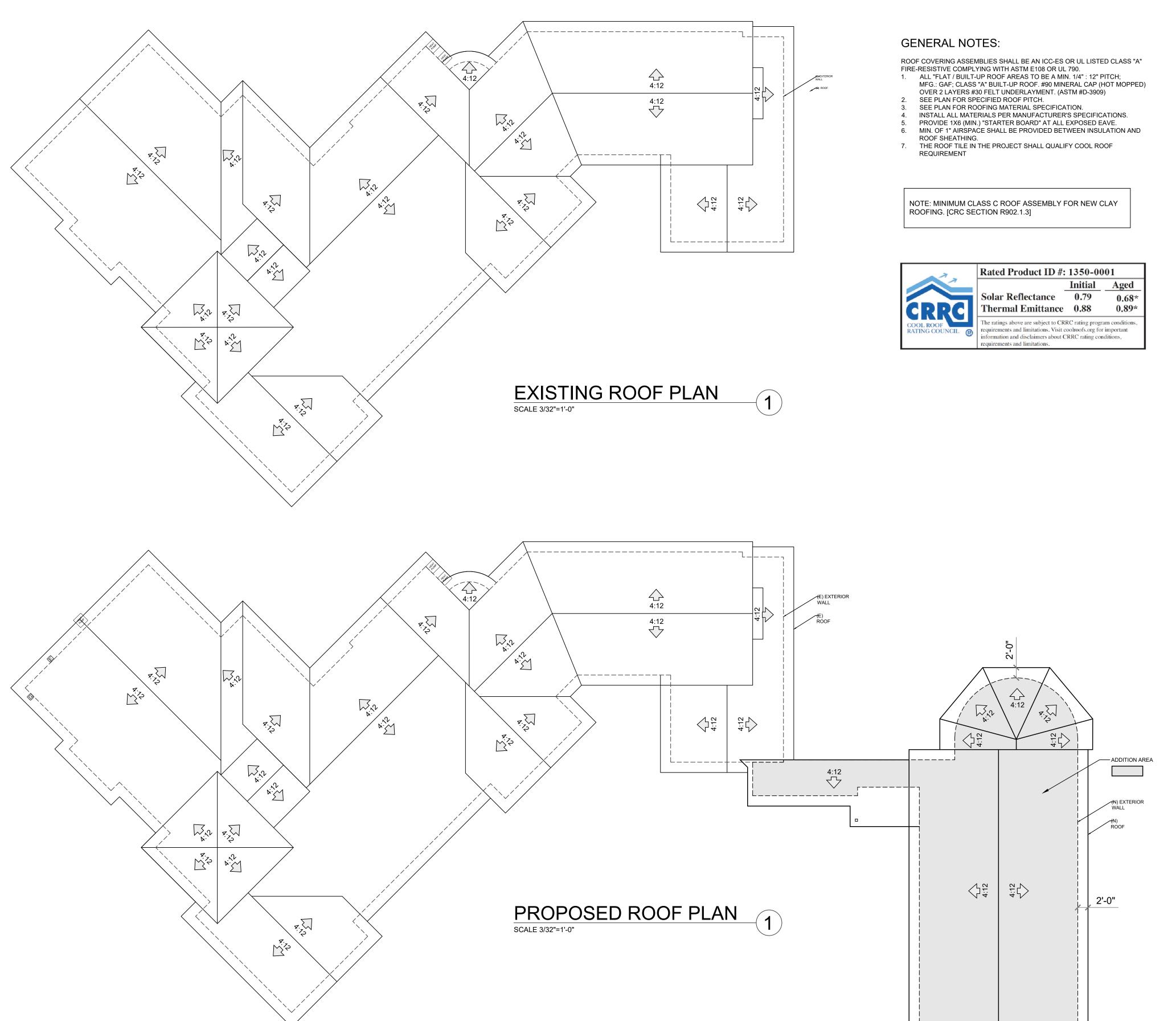
 MINIMUM OF 100SQ. IN. OF MAKEUP AIR REQUIRED. WHICH CAN
- BE SUPPLIED BY LOUVERS OR UNDERCUTTING THE DOOR. CMC 504.4.1

 DRYER DUCTS SHALL BE SMOOTH-WALLED METAL 4 INCH
- DRYER DUCTS SHALL BE SMOOTH-WALLED METAL 4 INCH DIAMETER AND NOT MORE THAN 14 FEET IN LENGTH WITH AN ALLOWANCE OF 2 90 DEG. BENDS IN THAT 14 FT. DEDUCT 2 FT FOR EACH ADDITIONAL 90 DEG. BEND IN EXCESS OF 2. CMC 504.4.2.1.









ROOF VENT CALCULATION:

NEW ROOF AREA:

2103 S.F.

REQUIRED VENTILATION: 2103 S.F. ÷ 150 = 14.02 S.F.

CONVERT TO SQ.IN.: 16 X 144 = 2018 SQ.IN

PROPER ROOF VENTILATION CONSISTS OF 50% AIR EXHAUST AND 50% AIR INTAKE.

TOTAL RIDGE OR OFF RIDGE VENTS: 2018 /2 = 1009 SQ.IN.

PROVIDED VENTILATION:

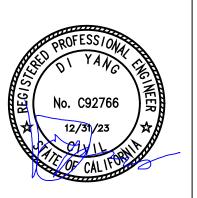
INTAKE VENT: 1009 SQ.IN. NET FREE AREA ROOF
GABLE VENT: 20"X30"
2 VENTS PROVIDING 1009 SQ.IN. EACH = 2 X 600 = 1200 SQ.IN

EXHAUST VENT: 150 SQ.IN. NET FREE AREA
 SLANT BACK ROOF LOUVER (W22". X D25" X H 4")
 7 VENTS PROVIDING 150 SQ.IN. EACH = 7 X 150 = 1050 SQ.IN

1200 + 1050= 2250 SQ.IN. PROVIDED > 2018 SQ.IN. REQUIRED IS OK



3150 ALMADEN EXPY, STE 214 SAN JOSE, CA 95118-1253 TEL (408) 888-7836



ADDITION
15881 GLEN UNA DR

SHEET NAME:
ROOF PLAN

DATE: 10/06/23

JOB NO. SS23903

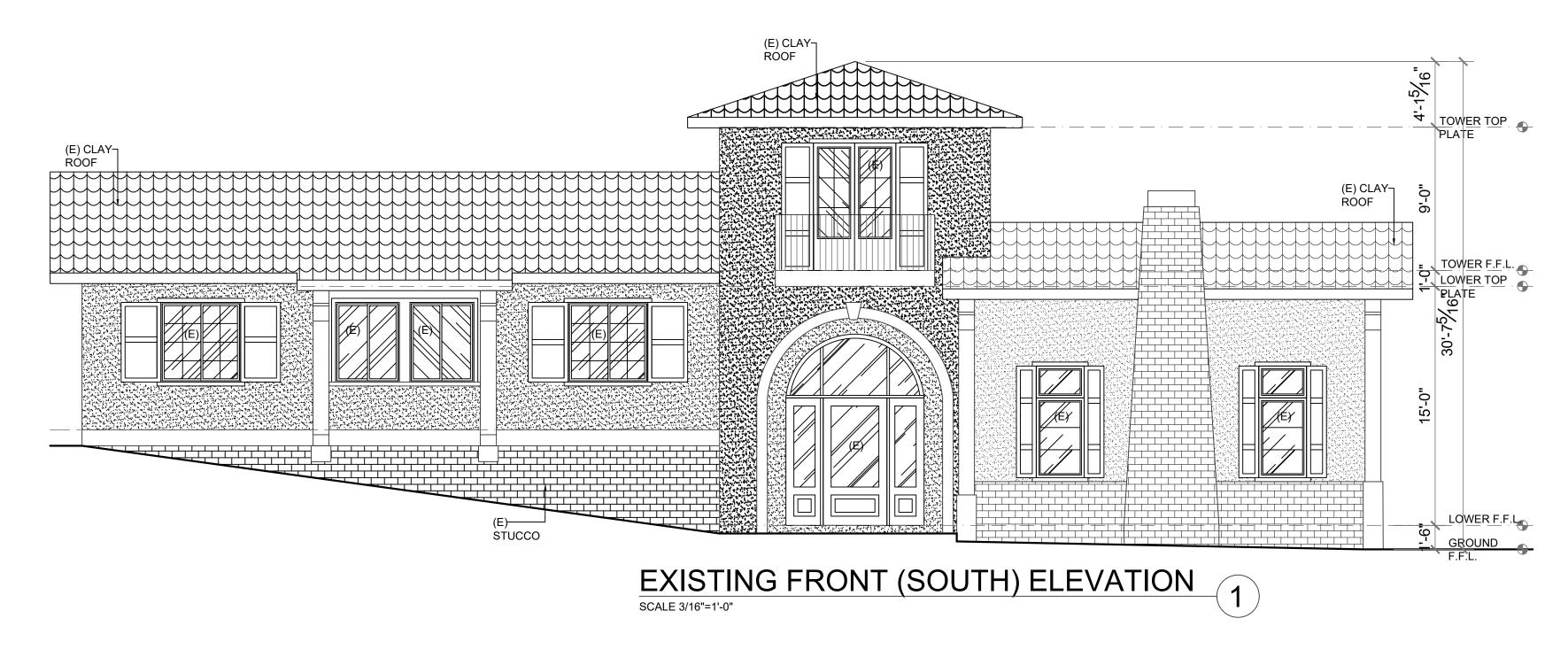
ISSUE & REVISION

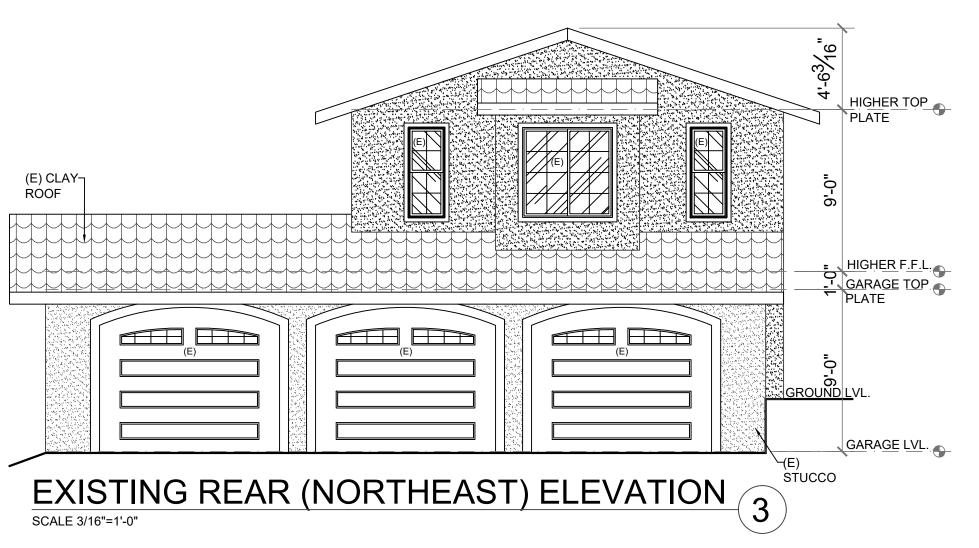
| ı | | mm/dd/yy | CITY SUBMITTA |
|---|---|----------|---------------|
| ı | 1 | | |
| ı | 2 | | |
| ı | 3 | | |
| ı | 4 | | |
| ı | 5 | | |
| ı | 6 | | |
| ı | 7 | | |
| ı | 8 | | |

SCALE:

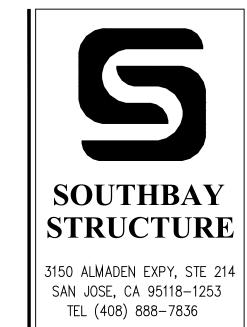
AS NOTED

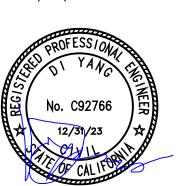
SHEET NO.











ADDITION
15881 GLEN UNA DR,

SHEET NAME:

EXISTING ELEVATIONS

DATE: 10/06/23

JOB NO. SS23903

ISSUE & REVISION

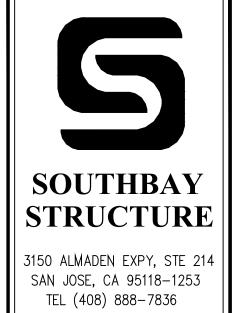
| mm/dd/yy CITY SUBMITTA
1 | 2 | 3 | 4 | 5 |

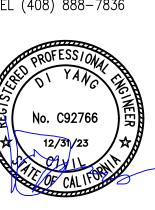
9 SCALE:

DRAWN BY:

AS NOTED

A6





ADDITION 15881 GLEN UNA DR,

SHEET NAME:

EXISTING ELEVATIONS

DATE: 10/06/23

JOB NO. SS23903

ISSUE & REVISION

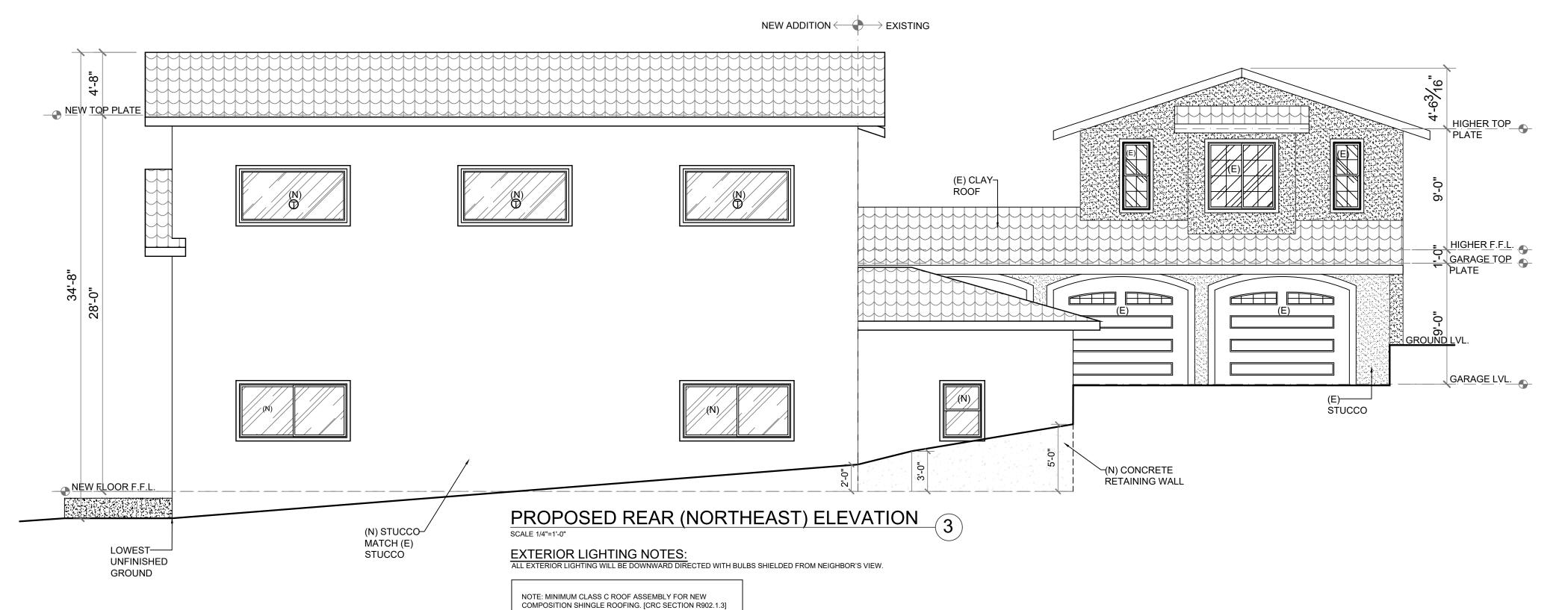
| mm/dd/yy CITY SUBMITTA

1 | 2 | 3 | 4 | 5 | 6 |

8 9 SCALE:

AS NOTED

SHEET NO.



NEW TOP PLATE

NEW FLOOR F.F.L

∽(N) CONCRETE

RETAINING WALL

(N) STUCCO MATCH

(E) STUCCO

(E) CLAY-

STUCCO

ROOF

PROPOSED SIDE (SOUTHWEST) ELEVATION 6



SCALE 1/4"=1'-0"

COUNT WIDTH HEIGHT DESCRIPTION LOCATION COMMENTS 10'-0" 8'-0" CORRIDOR TEMPERED GLAZING DOOR W/ 2 SIDELIGHTS | 1 10'-0" 8'-0" TEMPERED GLAZING SLIDING DOOR 3 DOOR TEMPERED GLAZING DOUBLE DOOR BASKETBALL COURT 5 DOUBLE DOOR BASKETBALL COURT TEMPERED GLAZING 6 DOOR BATH 6, MULTIPURPOSE ROOM/ STORAGE 2'-4" 8'-0" BATH 6 7 DOOR

2'-6" 8'-0" BATH 6

WINDOW SCHEDULE

SCALE 1/4"=1'-0"

8 DOOR

| | DESCRIPTION | COUNT | WIDTH | HEIGHT | LOCATION | COMMENTS |
|---|--------------------|-------|-------|--------|----------------------------|------------------|
| 1 | HUNG WINDOW | 1 | 3'-0" | 4'-0" | MULTIPURPOSE ROOM/ STORAGE | TEMPERED GLAZING |
| 2 | SLIDING WINDOW | 1 | 6'-0" | 4'-0" | CORRIDOR | TEMPERED GLAZING |
| 3 | SLIDING WINDOW | 3 | 8'-0" | 4'-0" | BASKETBALL COURT | TEMPERED GLAZING |
| 4 | UPPER FIXED WINDOW | 6 | 8'-0" | 4'-0" | BASKETBALL COURT | TEMPERED GLAZING |
| 5 | UPPER FIXED WINDOW | 1 | 4'-0" | 4'-0" | BASKETBALL COURT | TEMPERED GLAZING |
| 6 | LOWER FIXED WINDOW | 2 | 2'-6" | 8'-0" | BASKETBALL COURT | TEMPERED GLAZING |

1 | 12'-6" | 9'-10" | BASKETBALL COURT

WINDOW - DOOR NOTES:

WINDOWS: CERTIFIED AND LABELED PER THE UNIFORM BUILDING CODE,

UPPER FIXED WINDOW

WEATHERS TRIPPED WITH DOUBLE GLAZED. FENESTRATION SHALL BE LOW E AND DUAL PANE: 0.2 SHGC & 0.28 U-FACTOR EMERGENCY EGRESS WINDOWS SHALL HAVE A MINIMUM OF 5.0 SQUARE FEET OF CLEAR OPENING ON GRADE LEVEL FLOOR AND 5.7 SQUARE FEET ON SUBSEQUENT FLOORS, WITH A MINIMUM CLEAR OPENING WIDTH OF 20 INCHES AND HEIGHT OF 24 INCHES. SILL HEIGHT NOT TO EXCEED 44" A.F.F.

GLAZING SHALL BE TEMPERED IF: LOCATED IN THE WILDLAND URBAN INTERFACE AREA.

LOCATED LESS THAN 60 INCHES MEASURED VERTICALLY ABOVE WALKING SURFACE OF SHOWER/TUB/STEAM ROOMS, ETC.

LOCATED IN HAZARDOUS LOCATION AS INDICATED. PROVIDE FALL PREVENTION DEVICE IF THE OPENING IS LOCATED MORE THAN 72 INCHES ABOVE THE FINISHED GRADE AND THE LOWEST PART OF THE CLEAR

OPENING IS LESS THAN 24 INCHES ABOVE FINISHED FLOOR. SCREEN: FURNISH AND INSTALL SCREENS AT ALL OPENING. CAULK & FLASH AROUND ALL OPENINGS WITH NON HARDENING BUTYL TYPE CAULKING & SOFT FLASHING I.E. 15# FELT OR 3 OZ. SISALKRAFT PAPER.

WINDOW SILL AT (ROOM LOCATION) IS EQUAL OR LESS THAN 24 INCHES ABOVE FINISH FLOOR AND MORE THAN 72" ABOVE GRADE WILL REQUIRE THE OPERABLE WINDOW WITH OPENING TO BE PROVIDED WITH: a. OPERABLE WINDOW OPENING WILL NOT ALLOW A 4" DIAMETER SPHERE TO PASS

OPERABLE WINDOWS SHALL BE MANUFACTURED WITH A WINDOW OPENING

THOUGH THE OPENING. OPERABLE WINDOWS ARE PROVIDED WITH WINDOW FALL PREVENTION DEVICE BY MEANS OF VERTICAL OR HORIZONTAL RAILING.

CONTROL DEVICES AND CAN BE RELEASE AFTER OPERATION ALLOWING THE WINDOW TO FULLY OPEN. TEMPORARY NFRC LABELS ON NEW WINDOWS AND EXTERIOR DOORS SHALL NOT

BE REMOVED BEFORE INSPECTION BY ENFORCEMENT AUTHORITY. THE FOLLOWING OPENINGS SHALL BE CAULKED, GASKETED, WEATHER STRIPPED OR OTHERWISE SEALED:

EXTERIOR JOINTS AROUND WINDOW AND DOOR FRAMES, INCLUDING DOORS BETWEEN THE HOUSE AND GARAGE, BETWEEN INTERIOR HVAC CLOSETS AND CONDITIONED SPACE, BETWEEN ATTIC ACCESS AND CONDITIONED SPACE, BETWEEN WALL SOLE PLATES AND THE FLOOR, EXTERIOR PANELS AND ALL SIDING MATERIAL.

OPENINGS FOR PLUMBING, ELECTRICITY, AND GAS LINES IN EXTERIOR AND INTERIOR WALLS, CEILINGS, AND FLOORS.

11. WINDOWS ADJACENT TO AND WITHIN 24 INCHES OF EITHER EDGE OF A DOOR SHALL BE TEMPERED GLASS.

12. ALL TRIMMERS SHALL MATCH & ALIGN WITH EXISTING.

13. EXTERIOR STUCCO: 1/8" STUCCO TYPICAL OVER 2 LAYERS OF GRADE "D" BUILDING

PAPER OVER MIN. 1/2" CDX PLYWOOD. ARYLIC FINISH COAT. 14. PATIO DOORS: CERTIFIED AND LABELED PER THE UNIFORM BUILDING CODE, WEATHERSTRIPPED WITH DOUBLE GLAZED & TEMPER GLASS.

FENESTRATION SHALL BE LOW E AND DUAL PAN 0.30 SHGC & 0.40 U-FACTOR.

EGRESS WINDOW REQUIREMENTS:

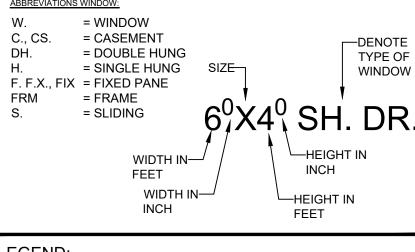
THE BOTTOM OF THE EGRESS WINDOW OPENING CAN'T EXCEED 44" FROM THE FINISHED FLOOR. THE MIN. EGRESS WINDOW OPENING HEIGHT IS 24" HIGH. THE MIN. EGRESS WINDOW OPENING IS 20" WIDE.

TEMPERED GLAZING

ABBREVIATIONS DOOR: DOOR F OR FX FIXED PANE --DENOTE TYPE OF FRAME FR. FRENCH DOOR SLIDING **BYPASS**

THE MIN. OPENING AREA OF THE EGRESS WINDOW IS 5.7 SQ.FT.

6⁰/X6⁸ SL. DR. BARN BR. BF. BIFOLD —HEIGHT IN WIDTH IN-INCH FEET WIDTH IN-—HEIGHT IN FEET ABBREVIATIONS WINDOW: = WINDOW



LEGEND:

T TEMPERED GLAZING REPL. REPLACED (N) WINDOW THE SAME SIZE (E) WINDOW EMERGENCY EGRESS WINDOW

SOUTHBAY STRUCTURE

3150 ALMADEN EXPY, STE 214 SAN JOSE, CA 95118-1253 TEL (408) 888-7836



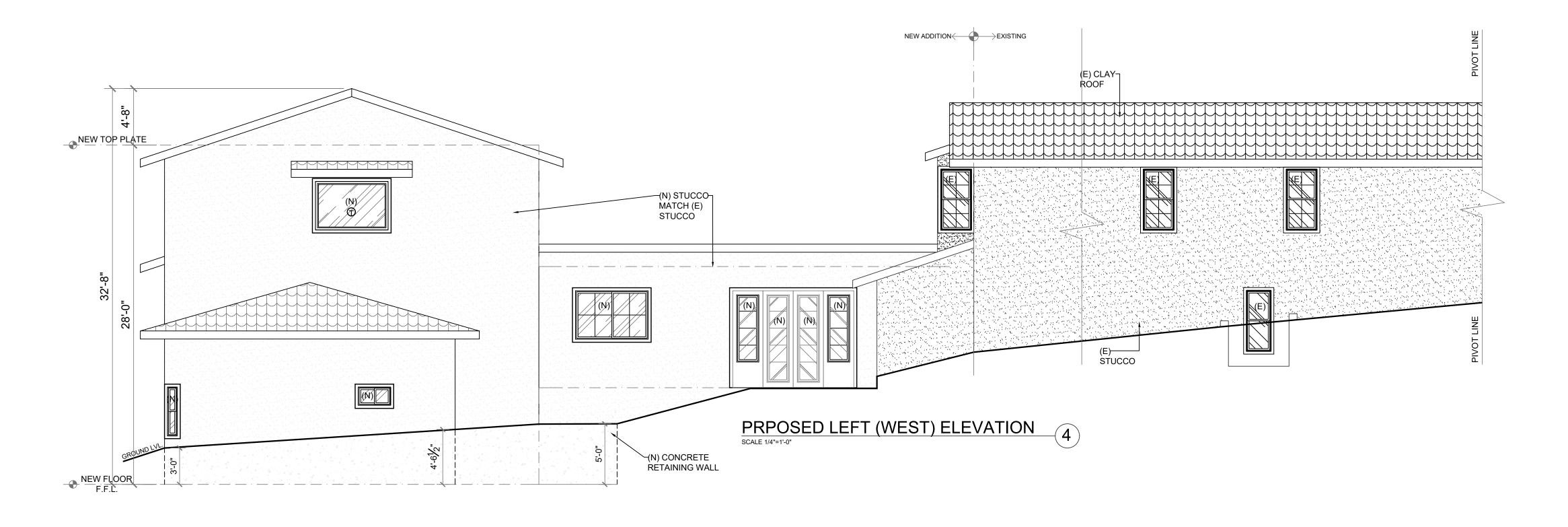
DR 15881

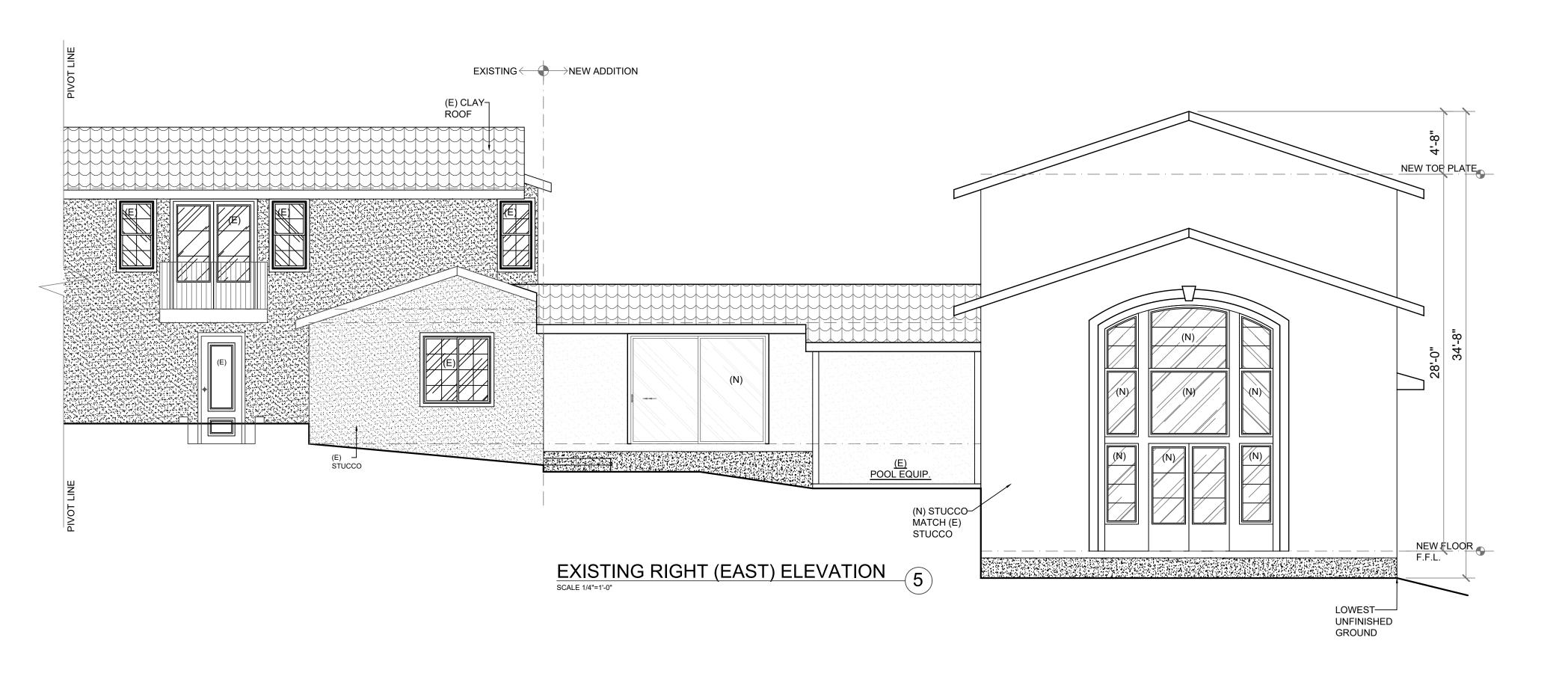
ATION Ó ОР

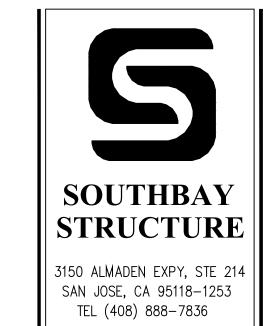
DATE: 10/06/23 JOB NO. **SS23903** ISSUE & REVISION mm/dd/yy|CITY SUBMITTAI

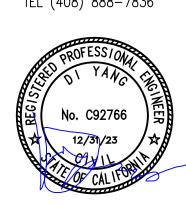
SCALE: AS NOTED

SHEET NO.









ADDITION 15881 GLEN UNA DR,

PROPOSED ELEVATIO

DATE: 10/06/23 JOB NO. SS23903

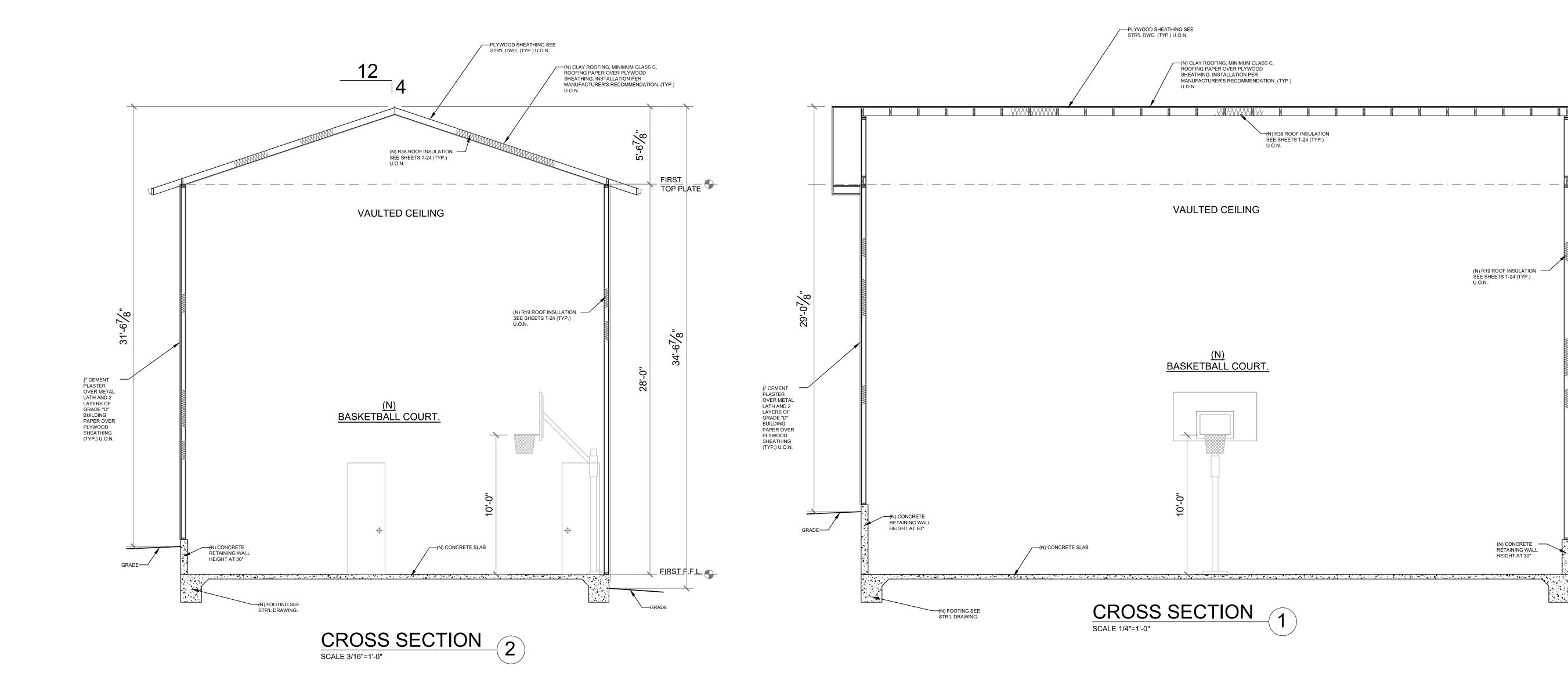
ISSUE & REVISION

| | mm/dd/yy | CITY SUBMI |
|---|----------|------------|
| 1 | | |
| 2 | | |
| 3 | | |
| 4 | | |
| 5 | | |
| 6 | | |
| 7 | | |
| 8 | | |
| | | |

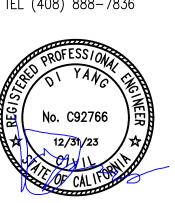
SCALE:

AS NOTED

SHEET NO.







ADDIIION 15881 GLEN UNA DR, LOS GATOS, CA 95030

TOP PLATE

FIRST F.F.L.

CROSS SECTION

DATE: 10/06/23 JOB NO. SS23903

ISSUE & REVISION

mm/dd/yy CITY SUBMITTAI

| | mining day yy | OTT CODIVIT |
|---|---------------|-------------|
| 1 | | |
| 2 | | |
| 3 | | |
| 4 | | |
| 5 | | |
| 6 | | |
| 7 | | |
| 8 | | |
| | | |

SCALE:

DRAWN BY:

AS NOTED

A10

CHAPTER 3

GREEN BUILDING

SECTION 301 GENERAL

specific area of the addition or alteration

high-rise buildings, no banner will be used

ABBREVIATION DEFINITIONS:

SECTION 4.102 DEFINITIONS

used for perimeter and inlet controls.

4.106 SITE DEVELOPMENT

Additions and Alterations

OSHPD

CHAPTER 4

SECTION 302 MIXED OCCUPANCY BUILDINGS

301.1 SCOPE. Buildings shall be designed to include the green building measures specified as mandatory in

but are not required unless adopted by a city, county, or city and county as specified in Section 101.7.

lighting fixtures are not considered alterations for the purpose of this section.

the application checklists contained in this code. Voluntary green building measures are also included in the

application checklists and may be included in the design and construction of structures covered by this code,

301.1.1 Additions and alterations. [HCD] The mandatory provisions of Chapter 4 shall be applied to

The mandatory provision of Section 4.106.4.2 may apply to additions or alterations of existing parking

Note: Repairs including, but not limited to, resurfacing, restriping and repairing or maintaining existing

Note: On and after January 1, 2014, residential buildings undergoing permitted alterations, additions, or improvements shall replace noncompliant plumbing fixtures with water-conserving plumbing fixtures.

Plumbing fixture replacement is required prior to issuance of a certificate of final completion, certificate

of occupancy or final permit approval by the local building department. See Civil Code Section 1101.1

301.2 LOW-RISE AND HIGH-RISE RESIDENTIAL BUILDINGS. [HCD] The provisions of

individual sections of CALGreen may apply to either low-rise residential buildings high-rise residential

specifically to low-rise only (LR) or high-rise only (HR). When the section applies to both low-rise and

302.1 MIXED OCCUPANCY BUILDINGS. In mixed occupancy buildings, each portion of a building

FRENCH DRAIN. A trench, hole or other depressed area loosely filled with rock, gravel, fragments of brick or similar

NATTLES. Wattles are used to reduce sediment in runoff. Wattles are often constructed of natural plant materials

such as hay, straw or similar material shaped in the form of tubes and placed on a downflow slope. Wattles are also

4.106.1 GENERAL. Preservation and use of available natural resources shall be accomplished through evaluation

1.106.2 STORM WATER DRAINAGE AND RETENTION DURING CONSTRUCTION. Projects which disturb less

Retention basins of sufficient size shall be utilized to retain storm water on the site.

than one acre of soil and are not part of a larger common plan of development which in total disturbs one acre

during construction, one or more of the following measures shall be implemented to prevent flooding of adjacent

2. Where storm water is conveyed to a public drainage system, collection point, gutter or similar

Note: Refer to the State Water Resources Control Board for projects which disturb one acre or more of soil, or

disposal method, water shall be filtered by use of a barrier system, wattle or other method approved

or more, shall manage storm water drainage during construction. In order to manage storm water drainage

management of storm water drainage and erosion controls shall comply with this section.

3. Compliance with a lawfully enacted storm water management ordinance.

are part of a larger common plan of development which in total disturbs one acre or more of soil.

and careful planning to minimize negative effects on the site and adjacent areas. Preservation of slopes,

shall comply with the specific green building measures applicable to each specific occupancy.

comply with Chapter 4 and Appendix A4, as applicable.

Chapter 4 and Appendix A4, as applicable.

Department of Housing and Community Development

Office of Statewide Health Planning and Development

RESIDENTIAL MANDATORY MEASURES

The following terms are defined in Chapter 2 (and are included here for reference)

pervious material used to collect or channel drainage or runoff water.

property, prevent erosion and retain soil runoff on the site.

by the enforcing agency

DIVISION 4.1 PLANNING AND DESIGN

California Building Standards Commission

Division of the State Architect, Structural Safety

buildings, or both. Individual sections will be designated by banners to indicate where the section applies

et seq., for the definition of a noncompliant plumbing fixture, types of residential buildings affected and

1. [HCD] Accessory structures and accessory occupancies serving residential buildings shall

[HCD] For purposes of CALGreen, live/work units, complying with Section 419 of the California

Building Code, shall not be considered mixed occupancies. Live/Work units shall comply with

additions or alterations of existing residential buildings where the addition or alteration increases the

building's conditioned area, volume, or size. The requirements shall apply only to and/or within the

facilities or the addition of new parking facilities serving existing multifamily buildings. See Section

California 2022 CALIFORNIA GREEN BUILDING STANDARDS CODE

RESIDENTIAL MANDATORY MEASURES, SHEET 1 (January 2023)

4.106.4.2 New multifamily dwellings, hotels and motels and new residential parking facilities.

than 20 sleeping units or guest rooms.

EV chargers are installed for use.

FV chargers are installed for use

capacity to the required EV capable spaces.

4.106.4.2.2.1 Electric vehicle charging stations (EVCS).

Exception: Areas of parking facilities served by parking lifts.

EVs at all required EV spaces at a minimum of 40 amperes

a. Construction documents shall show locations of future EV spaces.

Exception: Areas of parking facilities served by parking lifts.

area and shall be available for use by all residents or guests.

EVs at all required EV spaces at a minimum of 40 amperes.

When parking is provided, parking spaces for new multifamily dwellings, hotels and motels shall meet the

requirements of Sections 4,106,4,2,1 and 4,106,4,2,2. Calculations for spaces shall be rounded up to the nearest

whole number. A parking space served by electric vehicle supply equipment or designed as a future EV charging

applicable minimum parking space requirements established by a local jurisdiction. See Vehicle Code Section 22511.2

4.106.4.2.1Multifamily development projects with less than 20 dwelling units; and hotels and motels with less

The number of dwelling units, sleeping units or guest rooms shall be based on all buildings on a project site subject to

1.EV Capable. Ten (10) percent of the total number of parking spaces on a building site, provided for all types

of parking facilities, shall be electric vehicle charging spaces (EV spaces) capable of supporting future Level 2

system, including any on-site distribution transformer(s), have sufficient capacity to simultaneously charge all

The service panel or subpanel circuit directory shall identify the overcurrent protective device space(s) reserved

1. When EV chargers (Level 2 EVSE) are installed in a number equal to or greater than the required number

2.When EV chargers (Level 2 EVSE) are installed in a number less than the required number of EV capable spaces, the number of EV capable spaces required may be reduced by a number equal to the number of

a.Construction documents are intended to demonstrate the project's capability and capacity for facilitating

b.There is no requirement for EV spaces to be constructed or available until receptacles for EV charging or

2.EV Ready. Twenty-five (25) percent of the total number of parking spaces shall be equipped with low power

Level 2 EV charging receptacles. For multifamily parking facilities, no more than one receptacle is required per

4.106.4.2.2 Multifamily development projects with 20 or more dwelling units, hotels and motels with 20 or more

The number of dwelling units, sleeping units or guest rooms shall be based on all buildings on a project site subject to

1.EV Capable. Ten (10) percent of the total number of parking spaces on a building site, provided for all types

of parking facilities, shall be electric vehicle charging spaces (EV spaces) capable of supporting future Level 2

EVSE. Electrical load calculations shall demonstrate that the electrical panel service capacity and electrical

system. including any on-site distribution transformer(s), have sufficient capacity to simultaneously charge all

The service panel or subpanel circuit directory shall identify the overcurrent protective device space(s) reserved

Exception: When EV chargers (Level 2 EVSE) are installed in a number greater than five (5) percent of

reduced by a number equal to the number of EV chargers installed over the five (5) percent required.

parking spaces required by Section 4.106.4.2.2, Item 3, the number of EV capable spaces required may be

b. There is no requirement for EV spaces to be constructed or available until receptacles for EV charging or

2.EV Ready. Twenty-five (25) percent of the total number of parking spaces shall be equipped with low power Level 2 EV charging receptacles. For multifamily parking facilities, no more than one receptacle is required per

3.EV Chargers. Five (5) percent of the total number of parking spaces shall be equipped with Level 2 EVSE.

Where common use parking is provided, at least one EV charger shall be located in the common use parking

When low power Level 2 EV charging receptacles or Level 2 EVSE are installed beyond the minimum required,

served by the ALMS. The branch circuit shall have a minimum capacity of 40 amperes, and installed EVSE shall

have a capacity of not less than 30 amperes. ALMS shall not be used to reduce the minimum required electrical

an automatic load management system (ALMS) may be used to reduce the maximum required electrical

capacity to each space served by the ALMS. The electrical system and any on-site distribution transformers

shall have sufficient capacity to deliver at least 3.3 kW simultaneously to each EV charging station (EVCS)

Electric vehicle charging stations required by Section 4.106.4.2.2, Item 3, shall comply with Section 4.106.4.2.2.1.

shall not be required to comply with this section. See California Building Code, Chapter 11B, for applicable

Exception: Electric vehicle charging stations serving public accommodations, public housing, motels and hotels

dwelling unit when more than one parking space is provided for use by a single dwelling unit.

for future EV charging purposes as "EV CAPABLE" in accordance with the California Electrical Code.

dwelling unit when more than one parking space is provided for use by a single dwelling unit.

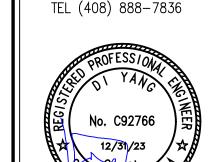
EVSE. Electrical load calculations shall demonstrate that the electrical panel service capacity and electrical

for future EV charging purposes as "EV CAPABLE" in accordance with the California Electrical Code.

space shall count as at least one standard automobile parking space only for the purpose of complying with any

installed in close proximity to the location or the proposed location of the EV space at the time of original construction in accordance with the California Electrical Code. 4.304 OUTDOOR WATER USE 4.304.1 OUTDOOR POTABLE WATER USE IN LANDSCAPE AREAS. Residential developments shall comply with The service panel or subpanel circuit directory shall identify the overcurrent protective device space(s) reserved for a local water efficient landscape ordinance or the current California Department of Water Resources' Model Water future EV charging purposes as "EV CAPABLE" in accordance with the California Electrical Code. Efficient Landscape Ordinance (MWELO), whichever is more stringent. 4.106.4.2.5 Electric Vehicle Ready Space Signage. Electric vehicle ready spaces shall be identified by signage or pavement markings, in compliance with Caltrans Traffic Operations Policy Directive 13-01 (Zero Emission Vehicle Signs and Pavement Markings) or its 1. The Model Water Efficient Landscape Ordinance (MWELO) is located in the California Code Regulations, Title 23, Chapter 2.7, Division 2. MWELO and supporting documents, including water budget calculator, are available at: https://www.water.ca.gov/ 4.106.4.3 Electric vehicle charging for additions and alterations of parking facilities serving existing DIVISION 4.4 MATERIAL CONSERVATION AND RESOURCE When new parking facilities are added, or electrical systems or lighting of existing parking facilities are added or altered and the work requires a building permit, ten (10) percent of the total number of parking spaces added or altered shall be electric vehicle charging spaces (EV spaces) capable of supporting future Level 2 EVSE. 4.406 ENHANCED DURABILITY AND REDUCED MAINTENANCE 4.406.1 RODENT PROOFING. Annular spaces around pipes, electric cables, conduits or other openings in sole/bottom plates at exterior walls shall be protected against the passage of rodents by closing such 1.Construction documents are intended to demonstrate the project's capability and capacity for facilitating future openings with cement mortar, concrete masonry or a similar method acceptable to the enforcing 2. There is no requirement for EV spaces to be constructed or available until EV chargers are installed for use. 4.408 CONSTRUCTION WASTE REDUCTION, DISPOSAL AND RECYCLING **DIVISION 4.2 ENERGY EFFICIENCY** 4.408.1 CONSTRUCTION WASTE MANAGEMENT. Recycle and/or salvage for reuse a minimum of 65 percent of the non-hazardous construction and demolition waste in accordance with either Section 4.408.2, 4.408.3 or 4.408.4, or meet a more stringent local construction and demolition waste **4.201.1 SCOPE.** For the purposes of mandatory energy efficiency standards in this code, the California Energy management ordinance DIVISION 4.3 WATER EFFICIENCY AND CONSERVATION 1. Excavated soil and land-clearing debris. 2. Alternate waste reduction methods developed by working with local agencies if diversion or 4.303 INDOOR WATER USE recycle facilities capable of compliance with this item do not exist or are not located reasonably **4.303.1 WATER CONSERVING PLUMBING FIXTURES AND FITTINGS.** Plumbing fixtures (water closets and urinals) and fittings (faucets and showerheads) shall comply with the sections 4.303.1.1, 4.303.1.2, 4.303.1.3. 3. The enforcing agency may make exceptions to the requirements of this section when isolated iobsites are located in areas beyond the haul boundaries of the diversion facility. Note: All noncompliant plumbing fixtures in any residential real property shall be replaced with water-conserving .408.2 CONSTRUCTION WASTE MANAGEMENT PLAN. Submit a construction waste management plan plumbing fixtures. Plumbing fixture replacement is required prior to issuance of a certificate of final in conformance with Items 1 through 5. The construction waste management plan shall be updated as completion, certificate of occupancy, or final permit approval by the local building department. See Civil necessary and shall be available during construction for examination by the enforcing agency. Code Section 1101.1, et seq., for the definition of a noncompliant plumbing fixture, types of residential buildings affected and other important enactment dates. 1. Identify the construction and demolition waste materials to be diverted from disposal by recycling, reuse on the project or salvage for future use or sale. **4.303.1.1 Water Closets.** The effective flush volume of all water closets shall not exceed 1.28 gallons per 2. Specify if construction and demolition waste materials will be sorted on-site (source separated) or flush. Tank-type water closets shall be certified to the performance criteria of the U.S. EPA WaterSense bulk mixed (single stream). 3. Identify diversion facilities where the construction and demolition waste material collected will be Note: The effective flush volume of dual flush toilets is defined as the composite, average flush volume 4. Identify construction methods employed to reduce the amount of construction and demolition waste of two reduced flushes and one full flush. 5. Specify that the amount of construction and demolition waste materials diverted shall be calculated 4.303.1.2 Urinals. The effective flush volume of wall mounted urinals shall not exceed 0.125 gallons per flush. The effective flush volume of all other urinals shall not exceed 0.5 gallons per flush. .408.3 WASTE MANAGEMENT COMPANY. Utilize a waste management company, approved by the enforcing agency, which can provide verifiable documentation that the percentage of construction and demolition waste material diverted from the landfill complies with Section 4.408.1 **4.303.1.3.1 Single Showerhead.** 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 Note: The owner or contractor may make the determination if the construction and demolition waste WaterSense Specification for Showerheads. materials will be diverted by a waste management company **4.303.1.3.2 Multiple showerheads serving one shower**. When a shower is served by more than one .408.4 WASTE STREAM REDUCTION ALTERNATIVE [LR]. Projects that generate a total combined showerhead, the combined flow rate of all the showerheads and/or other shower outlets controlled by weight of construction and demolition waste disposed of in landfills, which do not exceed 3.4 a single valve shall not exceed 1.8 gallons per minute at 80 psi, or the shower shall be designed to only lbs./sq.ft. of the building area shall meet the minimum 65% construction waste reduction requirement in allow one shower outlet to be in operation at a time Note: A hand-held shower shall be considered a showerhead. 4.408.4.1 WASTE STREAM REDUCTION ALTERNATIVE. Projects that generate a total combined weight of construction and demolition waste disposed of in landfills, which do not exceed 2 pounds 4.303.1.4 Faucets per square foot of the building area, shall meet the minimum 65% construction waste reduction 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 4.408.5 DOCUMENTATION. Documentation shall be provided to the enforcing agency which demonstrates not be less than 0.8 gallons per minute at 20 psi. compliance with Section 4.408.2, items 1 through 5, Section 4.408.3 or Section 4.408.4. 4.303.1.4.2 Layatory Faucets in Common and Public Use Areas. The maximum flow rate of layatory 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. 1. Sample forms found in "A Guide to the California Green Building Standards Code (Residential)" located at www.hcd.ca.gov/CALGreen.html may be used to assist in 4.303.1.4.3 Metering Faucets. Metering faucets when installed in residential buildings shall not deliver documenting compliance with this section. Mixed construction and demolition debris (C & D) processors can be located at the California Department of Resources Recycling and Recovery (CalRecycle). 4.303.1.4.4 Kitchen Faucets. 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 above the maximum rate, but not 4.410 BUILDING MAINTENANCE AND OPERATION to exceed 2.2 gallons per minute at 60 psi, and must default to a maximum flow rate of 1.8 gallons per 4.410.1 OPERATION AND MAINTENANCE MANUAL. At the time of final inspection, a manual, compact disc, web-based reference or other media acceptable to the enforcing agency which includes all of the following shall be placed in the building: Note: Where complying faucets are unavailable, aerators or other means may be used to achieve 1. Directions to the owner or occupant that the manual shall remain with the building throughout the 4.303.1.4.5 Pre-rinse spray valves. 2. Operation and maintenance instructions for the following: When installed, shall meet the requirements in the California Code of Regulations, Title 20 (Appliance a. Equipment and appliances, including water-saving devices and systems, HVAC systems, Efficiency Regulations), Sections 1605.1 (h)(4) Table H-2, Section 1605.3 (h)(4)(A), and Section 1607 photovoltaic systems, electric vehicle chargers, water-heating systems and other major (d)(7) and shall be equipped with an integral automatic shutoff. appliances and equipment b. Roof and yard drainage, including gutters and downspouts. FOR REFERENCE ONLY: The following table and code section have been reprinted from the California Space conditioning systems, including condensers and air filters. Code of Regulations, Title 20 (Appliance Efficiency Regulations), Section 1605.1 (h)(4) and Section d. Landscape irrigation systems. Water reuse systems. 3. Information from local utility, water and waste recovery providers on methods to further reduce resource consumption, including recycle programs and locations. TABLE H-2 4. Public transportation and/or carpool options available in the area. 5. Educational material on the positive impacts of an interior relative humidity between 30-60 percent and what methods an occupant may use to maintain the relative humidity level in that range. STANDARDS FOR COMMERCIAL PRE-RINSE SPRAY 6. Information about water-conserving landscape and irrigation design and controllers which conserve VALUES MANUFACTURED ON OR AFTER JANUARY 28, 2019 7. Instructions for maintaining gutters and downspouts and the importance of diverting water at least 5 feet away from the foundation. PRODUCT CLASS 8. Information on required routine maintenance measures, including, but not limited to, caulking, MAXIMUM FLOW RATE (gpm) [spray force in ounce force (ozf)] painting, grading around the building, etc. 9. Information about state solar energy and incentive programs available. 10. A copy of all special inspections verifications required by the enforcing agency or this code. Product Class 1 (≤ 5.0 ozf) 11. Information from the Department of Forestry and Fire Protection on maintenance of defensible space around residential structures. Product Class 2 (> 5.0 ozf and \leq 8.0 ozf) 1.20 12. Information and/or drawings identifying the location of grab bar reinforcements. Product Class 3 (> 8.0 ozf) 4.410.2 RECYCLING BY OCCUPANTS. Where 5 or more multifamily dwelling units are constructed on a Title 20 Section 1605.3 (h)(4)(A): Commercial prerinse spray values manufactured on or after January building site, provide readily accessible area(s) that serves all buildings on the site and are identified for the 1, 2006, shall have a minimum spray force of not less than 4.0 ounces-force (ozf)[113 grams-force(gf)] depositing, storage and collection of non-hazardous materials for recycling, including (at a minimum) paper, corrugated cardboard, glass, plastics, organic waster, and metals, or meet a lawfully enacted local recycling 4.303.2 Submeters for multifamily buildings and dwelling units in mixed-used residential/commercial ordinance, if more restrictive. Submeters shall be installed to measure water usage of individual rental dwelling units in accordance with the **Exception:** Rural jurisdictions that meet and apply for the exemption in Public Resources Code Section 42649.82 (a)(2)(A) et seq. are note required to comply with the organic waste portion of **1.303.3 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. DIVISION 4.5 ENVIRONMENTAL QUALITY SECTION 4.501 GENERAL THIS TABLE COMPILES THE DATA IN SECTION 4.303.1, AND IS INCLUDED AS A CONVENIENCE FOR THE USER. The provisions of this chapter shall outline means of reducing the quality of air contaminants that are odorous, TABLE - MAXIMUM FIXTURE WATER USE rritating and/or harmful to the comfort and well being of a building's installers, occupants and neighbors. FLOW RATE **SECTION 4.502 DEFINITIONS** 5.102.1 DEFINITIONS SHOWER HEADS (RESIDENTIAL) 1.8 GMP @ 80 PSI The following terms are defined in Chapter 2 (and are included here for reference) AGRIFIBER PRODUCTS. Agrifiber products include wheatboard, strawboard, panel substrates and door MAX. 1.2 GPM @ 60 PSI MIN. 0.8 GPM @ 20 LAVATORY FAUCETS (RESIDENTIAL) cores, not including furniture, fixtures and equipment (FF&E) not considered base building elements.

STRUCTURE



3150 ALMADEN EXPY, STE 214

SAN JOSE, CA 95118-1253

DATE: 10/06/23 JOB NO. **SS23903**

ISSUE & REVISION

mm/dd/yy|CITY SUBMITTA

SCALE:

AS NOTED

DRAWN BY:

4.106.4.2.2.1.1 Location. (Website: https://www.waterboards.ca.gov/water_issues/programs/stormwater/construction.html) EVCS shall comply with at least one of the following options: 1.106.3 GRADING AND PAVING. Construction plans shall indicate how the site grading or drainage system will 1.The charging space shall be located adjacent to an accessible parking space meeting the requirements of manage all surface water flows to keep water from entering buildings. Examples of methods to manage surface the California Building Code, Chapter 11A, to allow use of the EV charger from the accessible parking space. water include, but are not limited to, the following: 2.The charging space shall be located on an accessible route, as defined in the California Building Code, Water collection and disposal systems Exception: Electric vehicle charging stations designed and constructed in compliance with the California French drains Building Code, Chapter 11B, are not required to comply with Section 4.106.4.2.2.1.1 and Section Water retention gardens 5. Other water measures which keep surface water away from buildings and aid in groundwater 4.106.4.2.2.1.2 Electric vehicle charging stations (EVCS) dimensions. **Exception**: Additions and alterations not altering the drainage path. The charging spaces shall be designed to comply with the following: **4.106.4 Electric vehicle (EV) charging for new construction.** New construction shall comply with Sections 1. The minimum length of each EV space shall be 18 feet (5486 mm). 4.106.4.1 or 4.106.4.2 to facilitate future installation and use of EV chargers. Electric vehicle supply equipment (EVSE) shall be installed in accordance with the California Electrical Code, Article 625. 2. The minimum width of each EV space shall be 9 feet (2743 mm). 3. One in every 25 charging spaces, but not less than one, shall also have an 8-foot (2438 mm) wide minimum 1. On a case-by-case basis, where the local enforcing agency has determined EV charging and aisle. A 5-foot (1524 mm) wide minimum aisle shall be permitted provided the minimum width of the EV space is infrastructure are not feasible based upon one or more of the following conditions: 1.1 Where there is no local utility power supply or the local utility is unable to supply adequate a.Surface slope for this EV space and the aisle shall not exceed 1 unit vertical in 48 units horizontal (2.083 1.2 Where there is evidence suitable to the local enforcing agency substantiating that additional local utility infrastructure design requirements, directly related to the implementation of Section 4.106.4, may adversely impact the construction cost of the project. 4.106.4.2.2.1.3 Accessible EV spaces. In addition to the requirements in Sections 4.106.4.2.2.1.1 and 4.106.4.2.2.1.2, all EVSE, when installed, shall 2. Accessory Dwelling Units (ADU) and Junior Accessory Dwelling Units (JADU) without additional comply with the accessibility provisions for EV chargers in the California Building Code, Chapter 11B. EV ready spaces and EVCS in multifamily developments shall comply with California Building Code, Chapter 11A, Section 4.106.4.1 New one- and two-family dwellings and townhouses with attached private garages. For each dwelling unit, install a listed raceway to accommodate a dedicated 208/240-volt branch circuit. The raceway 4.106.4.2.3 EV space requirements shall not be less than trade size 1 (nominal 1-inch inside diameter). The raceway shall originate at the main 1. Single EV space required. Install a listed raceway capable of accommodating a 208/240-volt dedicated branch service or subpanel and shall terminate into a listed cabinet, box or other enclosure in close proximity to the circuit. The raceway shall not be less than trade size 1 (nominal 1-inch inside diameter). The raceway shall proposed location of an EV charger. Raceways are required to be continuous at enclosed, inaccessible or originate at the main service or subpanel and shall terminate into a listed cabinet, box or enclosure in close concealed areas and spaces. The service panel and/or subpanel shall provide capacity to install a 40-ampere proximity to the location or the proposed location of the EV space. Construction documents shall identify the 208/240-volt minimum dedicated branch circuit and space(s) reserved to permit installation of a branch circuit raceway termination point, receptacle or charger location, as applicable. The service panel and/ or subpanel shall overcurrent protective device. have a 40-ampere minimum dedicated branch circuit, including branch circuit overcurrent protective device installed, or space(s) reserved to permit installation of a branch circuit overcurrent protective device. Exemption: A raceway is not required if a minimum 40-ampere 208/240-volt dedicated EV branch circuit is installed in close proximity to the proposed location of an EV charger at the time of original construction in Exception: A raceway is not required if a minimum 40-ampere 208/240-volt dedicated EV branch circuit is LAVATORY FAUCETS IN COMMON & PUBLIC **COMPOSITE WOOD PRODUCTS.** Composite wood products include hardwood plywood, particleboard and accordance with the California Electrical Code. 0.5 GPM @ 60 PSI installed in close proximity to the location or the proposed location of the EV space, at the time of original medium density fiberboard. "Composite wood products" does not include hardboard, structural plywood, USE AREAS construction in accordance with the California Electrical Code. structural panels, structural composite lumber, oriented strand board, glued laminated timber, prefabricated 4.106.4.1.1 Identification. The service panel or subpanel circuit directory shall identify the overcurrent KITCHEN FAUCETS 1.8 GPM @ 60 PSI wood I-joists or finger-jointed lumber, all as specified in California Code of regulations (CCR), title 17, Section protective device space(s) reserved for future EV charging as "EV CAPABLE". The raceway termination 2. Multiple EV spaces required. Construction documents shall indicate the raceway termination point and the location shall be permanently and visibly marked as "EV CAPABLE". location of installed or future EV spaces, receptacles or EV chargers. Construction documents shall also provide METERING FAUCETS 0.2 GAL/CYCLE information on amperage of installed or future receptacles or EVSE, raceway method(s), wiring schematics and DIRECT-VENT APPLIANCE. A fuel-burning appliance with a sealed combustion system that draws all air for WATER CLOSET 1.28 GAL/FLUSH electrical load calculations. Plan design shall be based upon a 40-ampere minimum branch circuit. Required ombustion from the outside atmosphere and discharges all flue gases to the outside atmosphere. raceways and related components that are planned to be installed underground, enclosed, inaccessible or in concealed areas and spaces shall be installed at the time of original construction. 0.125 GAL/FLUSH

DISCLAIMER: THIS DOCUMENT IS PROVIDED AND INTENDED TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BY THE END USER TO MEET THOSE INDIVIDUAL PROJECT BY THOSE I



California 2022 CALIFORNIA GREEN BUILDING STANDARDS CODE

VOC LIMIT

RESIDENTIAL MANDATORY MEASURES, SHEET 2 (January 2023)

MAXIMUM INCREMENTAL REACTIVITY (MIR). The maximum change in weight of ozone formed by adding a ompound to the "Base Reactive Organic Gas (ROG) Mixture" per weight of compound added, expressed to Note: MIR values for individual compounds and hydrocarbon solvents are specified in CCR, Title 17, Sections 94700 MOISTURE CONTENT. The weight of the water in wood expressed in percentage of the weight of the oven-dry wood. PRODUCT-WEIGHTED MIR (PWMIR). The sum of all weighted-MIR for all ingredients in a product subject to this article. The PWMIR is the total product reactivity expressed to hundredths of a gram of ozone formed per gram of product (excluding container and packaging). Note: PWMIR is calculated according to equations found in CCR, Title 17, Section 94521 (a). REACTIVE ORGANIC COMPOUND (ROC). Any compound that has the potential, once emitted, to contribute to VOC. A volatile organic compound (VOC) broadly defined as a chemical compound based on carbon chains or rings with vapor pressures greater than 0.1 millimeters of mercury at room temperature. These compounds typically contain nydrogen and may contain oxygen, nitrogen and other elements. See CCR Title 17, Section 94508(a). 4.503.1 GENERAL. Any installed gas fireplace shall be a direct-vent sealed-combustion type. Any installed woodstove or pellet stove shall comply with U.S. EPA New Source Performance Standards (NSPS) emission limits as applicable, and shall have a permanent label indicating they are certified to meet the emission limits. Woodstoves, pellet stoves and fireplaces shall also comply with applicable local ordinances. **4.504 POLLUTANT CONTROL** 4.504.1 COVERING OF DUCT OPENINGS & PROTECTION OF MECHANICAL EQUIPMENT DURING CONSTRUCTION. At the time of rough installation, during storage on the construction site and until final startup of the heating, cooling and ventilating equipment, all duct and other related air distribution component openings shall be covered with tape, plastic, sheet metal or other methods acceptable to the enforcing agency to educe the amount of water, dust or debris which may enter the system. 4.504.2 FINISH MATERIAL POLLUTANT CONTROL. Finish materials shall comply with this section. 4.504.2.1 Adhesives, Sealants and Caulks. Adhesives, sealant and caulks used on the project shall meet the requirements of the following standards unless more stringent local or regional air pollution or air quality management district rules apply: . Adhesives, adhesive bonding primers, adhesive primers, sealants, sealant primers and caulks shall comply with local or regional air pollution control or air quality management district rules where applicable or SCAQMD Rule 1168 VOC limits, as shown in Table 4.504.1 or 4.504.2, as applicable. Such products also shall comply with the Rule 1168 prohibition on the use of certain toxic

compounds (chloroform, ethylene dichloride, methylene chloride, perchloroethylene and tricloroethylene), except for aerosol products, as specified in Subsection 2 below. 2. Aerosol adhesives, and smaller unit sizes of adhesives, and sealant or caulking compounds (in

units of product, less packaging, which do not weigh more than 1 pound and do not consist of more than 16 fluid ounces) shall comply with statewide VOC standards and other requirements, including prohibitions on use of certain toxic compounds, of California Code of Regulations, Title 17, commencing with section 94507.

4.504.2.2 Paints and Coatings. Architectural paints and coatings shall comply with VOC limits in Table 1 of the ARB Architectural Suggested Control Measure, as shown in Table 4.504.3, unless more stringent local limits apply. The VOC content limit for coatings that do not meet the definitions for the specialty coatings categories listed in Table 4.504.3 shall be determined by classifying the coating as a Flat, Nonflat or Nonflat-High Gloss coating, based on its gloss, as defined in subsections 4.21, 4.36, and 4.37 of the 2007 California Air Resources Board, Suggested Control Measure, and the corresponding Flat, Nonflat or Nonflat-High Gloss VOC limit in

4.504.2.3 Aerosol Paints and Coatings. Aerosol paints and coatings shall meet the Product-weighted MIR Limits for ROC in Section 94522(a)(2) and other requirements, including prohibitions on use of certain toxic compounds and ozone depleting substances, in Sections 94522(e)(1) and (f)(1) of California Code of Regulations, Title 17, commencing with Section 94520; and in areas under the jurisdiction of the Bay Area Air Quality Management District additionally comply with the percent VOC by weight of product limits of Regulation

4.504.2.4 Verification. Verification of compliance with this section shall be provided at the request of the enforcing agency. Documentation may include, but is not limited to, the following:

 Manufacturer's product specification. 2. Field verification of on-site product containers.

| (Less Water and Less Exempt Compounds in Gran | ns per Liter) |
|---|---------------|
| ARCHITECTURAL APPLICATIONS | VOC LIMIT |
| INDOOR CARPET ADHESIVES | 50 |
| CARPET PAD ADHESIVES | 50 |
| OUTDOOR CARPET ADHESIVES | 150 |
| WOOD FLOORING ADHESIVES | 100 |
| RUBBER FLOOR ADHESIVES | 60 |
| SUBFLOOR ADHESIVES | 50 |
| CERAMIC TILE ADHESIVES | 65 |
| VCT & ASPHALT TILE ADHESIVES | 50 |
| DRYWALL & PANEL ADHESIVES | 50 |
| COVE BASE ADHESIVES | 50 |
| MULTIPURPOSE CONSTRUCTION ADHESIVE | 70 |
| STRUCTURAL GLAZING ADHESIVES | 100 |
| SINGLE-PLY ROOF MEMBRANE ADHESIVES | 250 |
| OTHER ADHESIVES NOT LISTED | 50 |
| SPECIALTY APPLICATIONS | |
| PVC WELDING | 510 |
| CPVC WELDING | 490 |
| ABS WELDING | 325 |
| PLASTIC CEMENT WELDING | 250 |
| ADHESIVE PRIMER FOR PLASTIC | 550 |
| CONTACT ADHESIVE | 80 |
| SPECIAL PURPOSE CONTACT ADHESIVE | 250 |
| STRUCTURAL WOOD MEMBER ADHESIVE | 140 |
| TOP & TRIM ADHESIVE | 250 |
| SUBSTRATE SPECIFIC APPLICATIONS | |
| METAL TO METAL | 30 |
| PLASTIC FOAMS | 50 |
| POROUS MATERIAL (EXCEPT WOOD) | 50 |
| WOOD | 30 |
| FIBERGLASS | 80 |

^{1.} IF AN ADHESIVE IS USED TO BOND DISSIMILAR SUBSTRATES TOGETHER, THE ADHESIVE WITH THE HIGHEST VOC CONTENT SHALL BE ALLOWED.

| (Less Water and Less Exempt Compounds in Grams per Liter) | | |
|---|-----------|--|
| SEALANTS | VOC LIMIT | |
| ARCHITECTURAL | 250 | |
| MARINE DECK | 760 | |
| NONMEMBRANE ROOF | 300 | |
| ROADWAY | 250 | |
| SINGLE-PLY ROOF MEMBRANE | 450 | |
| OTHER | 420 | |
| SEALANT PRIMERS | | |
| ARCHITECTURAL | | |
| NON-POROUS | 250 | |
| POROUS | 775 | |
| MODIFIED BITUMINOUS | 500 | |
| MARINE DECK | 760 | |
| OTHER | 750 | |

TABLE 4.504.3 - VOC CONTENT LIMITS FOR

GRAMS OF VOC PER LITER OF COATING, LESS WATER & LESS EXEMP

ARCHITECTURAL COATINGS23

COMPOUNDS

FLAT COATINGS

COATING CATEGORY

| NON-FLAT COATINGS | 100 |
|---|-----|
| NONFLAT-HIGH GLOSS COATINGS | 150 |
| SPECIALTY COATINGS | |
| ALUMINUM ROOF COATINGS | 400 |
| BASEMENT SPECIALTY COATINGS | 400 |
| BITUMINOUS ROOF COATINGS | 50 |
| BITUMINOUS ROOF PRIMERS | 350 |
| BOND BREAKERS | 350 |
| CONCRETE CURING COMPOUNDS | 350 |
| CONCRETE/MASONRY SEALERS | 100 |
| DRIVEWAY SEALERS | 50 |
| DRY FOG COATINGS | 150 |
| FAUX FINISHING COATINGS | 350 |
| FIRE RESISTIVE COATINGS | 350 |
| FLOOR COATINGS | 100 |
| FORM-RELEASE COMPOUNDS | 250 |
| GRAPHIC ARTS COATINGS (SIGN PAINTS) | 500 |
| HIGH TEMPERATURE COATINGS | 420 |
| INDUSTRIAL MAINTENANCE COATINGS | 250 |
| LOW SOLIDS COATINGS1 | 120 |
| MAGNESITE CEMENT COATINGS | 450 |
| MASTIC TEXTURE COATINGS | 100 |
| METALLIC PIGMENTED COATINGS | 500 |
| MULTICOLOR COATINGS | 250 |
| PRETREATMENT WASH PRIMERS | 420 |
| PRIMERS, SEALERS, & UNDERCOATERS | 100 |
| REACTIVE PENETRATING SEALERS | 350 |
| RECYCLED COATINGS | 250 |
| ROOF COATINGS | 50 |
| RUST PREVENTATIVE COATINGS | 250 |
| SHELLACS | |
| CLEAR | 730 |
| OPAQUE | 550 |
| SPECIALTY PRIMERS, SEALERS & UNDERCOATERS | 100 |
| STAINS | 250 |
| STONE CONSOLIDANTS | 450 |
| SWIMMING POOL COATINGS | 340 |
| TRAFFIC MARKING COATINGS | 100 |
| TUB & TILE REFINISH COATINGS | 420 |
| WATERPROOFING MEMBRANES | 250 |
| WOOD COATINGS | 275 |
| WOOD PRESERVATIVES | 350 |
| ZINC-RICH PRIMERS | 340 |

^{2.} THE SPECIFIED LIMITS REMAIN IN EFFECT UNLESS REVISED LIMITS ARE LISTED IN SUBSEQUENT COLUMNS IN THE TABLE.

| RTS PER MILLION |
|-----------------|
| |
| CURRENT LIMIT |
| 0.05 |
| 0.05 |
| 0.09 |
| 0.11 |
| 0.13 |
|) |

BY THE CALIF. AIR RESOURCES BOARD, AIR TOXICS CONTROL MEASURE FOR COMPOSITE WOOD AS TESTED IN ACCORDANCE WITH ASTM E 1333. FOR ADDITIONAL INFORMATION, SEE CALIF. CODE OF REGULATIONS, TITLE 17, SECTIONS 93120 THROUGH

2. THIN MEDIUM DENSITY FIBERBOARD HAS A MAXIMUM

DIVISION 4.5 ENVIRONMENTAL QUALITY (continued) 4.504.3 CARPET SYSTEMS. All carpet installed in the building interior shall meet the requirements of the California Department of Public Health, "Standard Method for the Testing and Evaluation of Volatile Organic Chemical Emissions from Indoor Sources Using Environmental Chambers," Version 1.2, January 2017 (Emission testing method for

See California Department of Public Health's website for certification programs and testing labs. https://www.cdph.ca.gov/Programs/CCDPHP/DEODC/EHLB/IAQ/Pages/VOC.aspx.

4.504.3.1 Carpet cushion. All carpet cushion installed in the building interior shall meet the requirements of the California Department of Public Health, "Standard Method for the Testing and Evaluation of Volatile Organic Chemical Emissions from Indoor Sources Using Environmental Chambers," Version 1.2, January 2017 (Emission testing method for California Specification 01350)

See California Department of Public Health's website for certification programs and testing labs. https://www.cdph.ca.gov/Programs/CCDPHP/DEODC/EHLB/IAQ/Pages/VOC.aspx.

4.504.3.2 Carpet adhesive. All carpet adhesive shall meet the requirements of Table 4.504.1.

4.504.4 RESILIENT FLOORING SYSTEMS. Where resilient flooring is installed, at least 80% of floor area receiving resilient flooring shall meet the requirements of the California Department of Public Health, "Standard Method for the Testing and Evaluation of Volatile Organic Chemical Emissions from Indoor Sources Using Environmental Chambers, Version 1.2, January 2017 (Emission testing method for California Specification 01350)

See California Department of Public Health's website for certification programs and testing labs.

hhtps://www.cdph.ca.gov/Programs/CCDPHP/DEODC/EHLB/IAQ/Pages/VOC.aspx.

4.504.5 COMPOSITE WOOD PRODUCTS. Hardwood plywood, particleboard and medium density fiberboard composite wood products used on the interior or exterior of the buildings shall meet the requirements for formaldehyde as specified in ARB's Air Toxics Control Measure for Composite Wood (17 CCR 93120 et seq.), by or before the dates specified in those sections, as shown in Table 4.504.5

4.504.5.1 Documentation. Verification of compliance with this section shall be provided as requested by the enforcing agency. Documentation shall include at least one of the following:

- Product certifications and specifications.
- Chain of custody certifications. 3. Product labeled and invoiced as meeting the Composite Wood Products regulation (see CCR, Title 17, Section 93120, et seq.).
- Exterior grade products marked as meeting the PS-1 or PS-2 standards of the Engineered Wood Association, the Australian AS/NZS 2269, European 636 3S standards, and Canadian CSA
- 0121, CSA 0151, CSA 0153 and CSA 0325 standards. 5. Other methods acceptable to the enforcing agency.

4.505 INTERIOR MOISTURE CONTROL

California Specification 01350)

4.505.1 General. Buildings shall meet or exceed the provisions of the California Building Standards Code.

4.505.2 CONCRETE SLAB FOUNDATIONS. Concrete slab foundations required to have a vapor retarder by California Building Code, Chapter 19, or concrete slab-on-ground floors required to have a vapor retarder by the California Residential Code, Chapter 5, shall also comply with this section.

4.505.2.1 Capillary break. A capillary break shall be installed in compliance with at least one of the

- 1. A 4-inch (101.6 mm) thick base of 1/2 inch (12.7mm) or larger clean aggregate shall be provided with a vapor barrier in direct contact with concrete and a concrete mix design, which will address bleeding, shrinkage, and curling, shall be used. For additional information, see American Concrete Institute,
- 2. Other equivalent methods approved by the enforcing agency. 3. A slab design specified by a licensed design professional.

4.505.3 MOISTURE CONTENT OF BUILDING MATERIALS. Building materials with visible signs of water damage shall not be installed. Wall and floor framing shall not be enclosed when the framing members exceed 19 percent moisture content. Moisture content shall be verified in compliance with the following:

- 1. Moisture content shall be determined with either a probe-type or contact-type moisture meter. Equivalent
- moisture verification methods may be approved by the enforcing agency and shall satisfy requirements
- 2. Moisture readings shall be taken at a point 2 feet (610 mm) to 4 feet (1219 mm) from the grade stamped end 3. At least three random moisture readings shall be performed on wall and floor framing with documentation
- acceptable to the enforcing agency provided at the time of approval to enclose the wall and floor framing. Insulation products which are visibly wet or have a high moisture content shall be replaced or allowed to dry prior to

enclosure in wall or floor cavities. Wet-applied insulation products shall follow the manufacturers' drying recommendations prior to enclosure.

4.506 INDOOR AIR QUALITY AND EXHAUST **4.506.1 Bathroom exhaust fans.** Each bathroom shall be mechanically ventilated and shall comply with the

- 1. Fans shall be ENERGY STAR compliant and be ducted to terminate outside the building. 2. Unless functioning as a component of a whole house ventilation system, fans must be controlled by a
- a. Humidity controls shall be capable of adjustment between a relative humidity range less than or equal to 50% to a maximum of 80%. A humidity control may utilize manual or automatic means of
- b. A humidity control may be a separate component to the exhaust fan and is not required to be integral (i.e., built-in)

4.507 ENVIRONMENTAL COMFORT

1. For the purposes of this section, a bathroom is a room which contains a bathtub, shower or 2. Lighting integral to bathroom exhaust fans shall comply with the California Energy Code.

4.507.2 HEATING AND AIR-CONDITIONING SYSTEM DESIGN. Heating and air conditioning systems shall be sized, designed and have their equipment selected using the following methods:

- 1. The heat loss and heat gain is established according to ANSI/ACCA 2 Manual J 2011 (Residential Load Calculation), ASHRAE handbooks or other equivalent design software or methods.
- 2. Duct systems are sized according to ANSI/ACCA 1 Manual D 2014 (Residential Duct Systems), ASHRAE handbooks or other equivalent design software or methods.
- 3. Select heating and cooling equipment according to ANSI/ACCA 3 Manual S 2014 (Residential Equipment Selection), or other equivalent design software or methods.
- **Exception:** Use of alternate design temperatures necessary to ensure the system functions are

INSTALLER & SPECIAL INSPECTOR QUALIFICATIONS 702 QUALIFICATIONS

702.1 INSTALLER TRAINING. HVAC system installers shall be trained and certified in the proper installation of HVAC systems including ducts and equipment by a nationally or regionally recognized training or certification program. Uncertified persons may perform HVAC installations when under the direct supervision and responsibility of a person trained and certified to install HVAC systems or contractor licensed to install HVAC systems Examples of acceptable HVAC training and certification programs include but are not limited to the following:

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

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

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

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

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

Note: Special inspectors shall be independent entities with no financial interest in the materials or the project they are inspecting for compliance with this code.

703 VERIFICATIONS

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



3150 ALMADEN EXPY, STE 214 SAN JOSE, CA 95118-1253

TEL (408) 888-7836



DR

DATE: 10/06/23 JOB NO. **SS23903**

ISSUE & REVISION

mm/dd/yy|CITY SUBMITTA

SCALE:

AS NOTED

DRAWN BY:

DISCLAIMER: THIS DOCUMENT IS PROVIDED AND INTENDED TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BASIS AND MAY BE MODIFIED BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BY THE END USER TO BE USED ON AN INDIVIDUAL PROJECT BY THE END USER TO BE USED ON THE END USER TO BE USED ON THE END USER TO BE USED ON THE END USED ON THE END USER TO BE USED ON THE END USED ON THE END USER TO BE USED ON THE END USER TO BE USED ON THE B

^{2.} FOR ADDITIONAL INFORMATION REGARDING METHODS TO MEASURE THE VOC CONTENT SPECIFIED IN THIS TABLE, SEE SOUTH COAST AIR QUALITY MANAGEMENT DISTRICT RULE 1168.

^{3.} VALUES IN THIS TABLE ARE DERIVED FROM THOSE SPECIFIED BY THE CALIFORNIA AIR RESOURCES BOARD, ARCHITECTURAL COATINGS SUGGESTED CONTROL MEASURE, FEB. 1, 2008. MORE INFORMATION IS AVAILABLE FROM THE AIR RESOURCES BOARD.