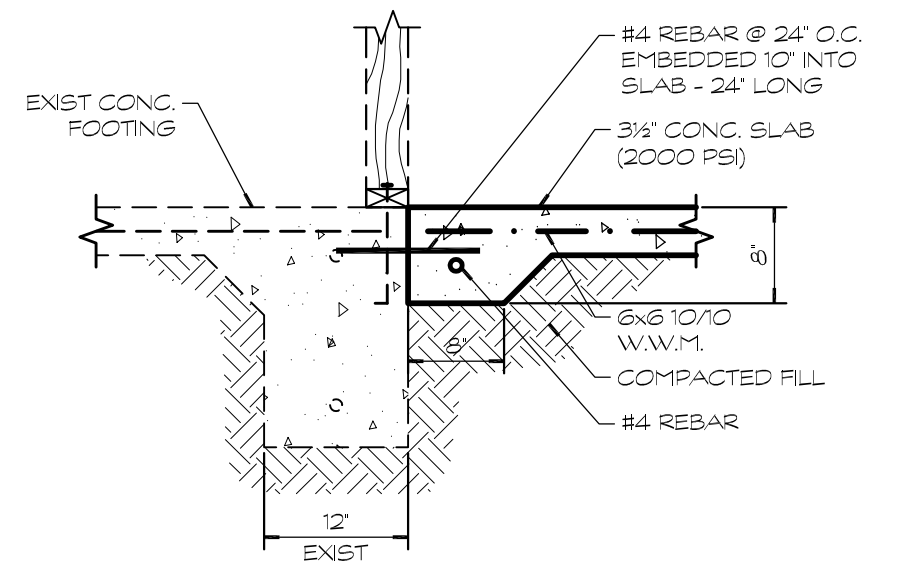
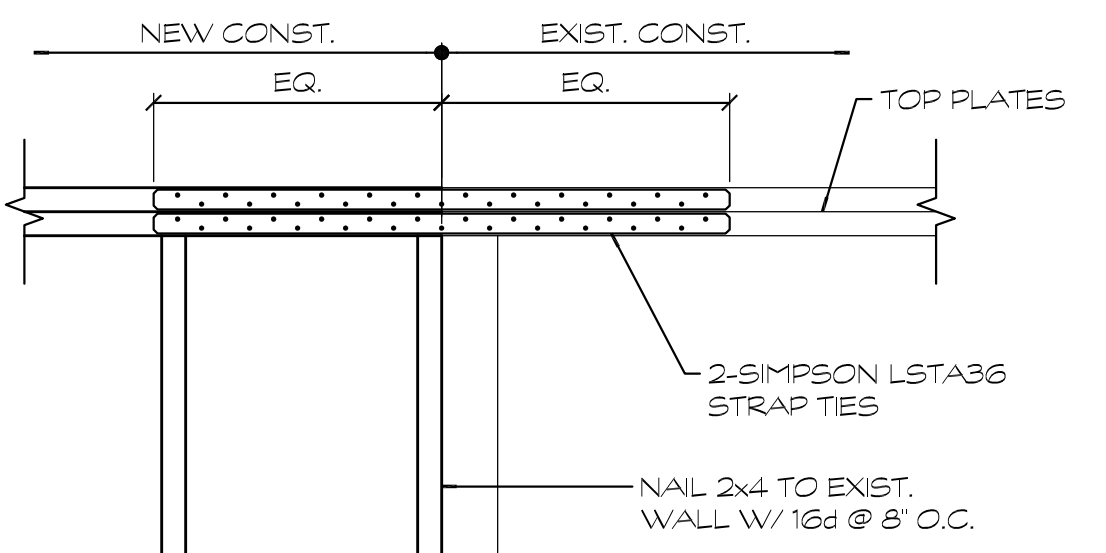


1 TYPE "A" FOOTING EXTERIOR WALL 3/4"=1'-0"



2 FOOTING DETAIL SLAB CONNECTION 3/4"=1'-0"



3 DRAG DETAIL 1/4"=1'-0"

**STRUCTURAL NOTES**

- 1. 4x & 6x BEAMS TO BE D.F. NO. 1 OR BETTER
- 2. USE COMMON NAILS

**PLYWOOD SHEATHING**  
15/32" O.S.B. STR. P.I.I. 24/16 W/10d @ 6" O.C. BOUNDARY & SUPPORTED ENDS, 12" O.C. FIELD.

**TOP PLATE SPLICE**  
2-2x TOP PLATE W/8-16d/LAP 4'-0" MIN. LAP

**ROOF MATERIAL:**  
ASPHALT SHINGLES (TO MATCH COLOR OF EXISTING TILES)

CONTRACTOR TO VERIFY ALL DIMENSIONS SHOWN OR IMPLIED ON THESE PLANS PRIOR TO ANY CONSTRUCTION OR PURCHASE OF MATERIALS.

TOP PLATE HT. = 8'-0" EXISTG. RESIDENCE  
TOP PLATE HT. = 8'-0" ALL ADDITIONS  
ALL EXTERIOR WALLS = 2x4 W/STUCCO

ALL NEW EXTERIOR WALLS TO BE SHEATHED W/ 3/8" PLYWD STR. 1 W/ 8d @ 4" O.C. EDGES, 12" O.C. FIELD. BLOCK ALL EDGES.

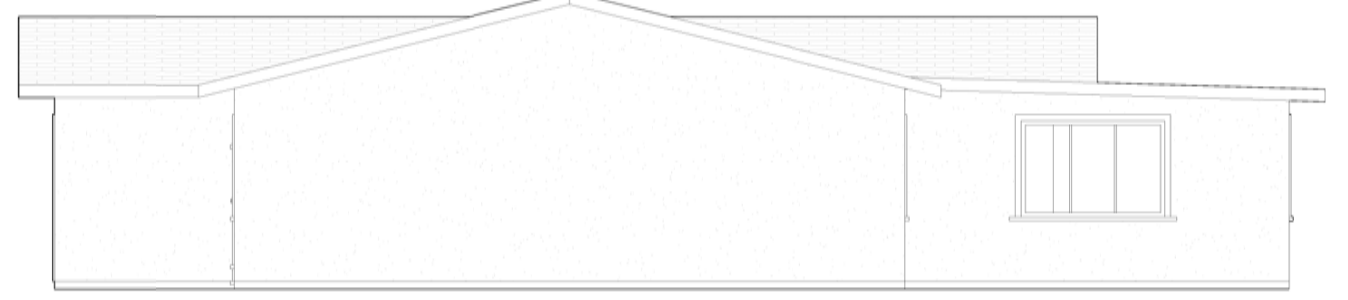
5/8x10' ANCHOR BOLTS @ 60' O.C., EMBEDDED MIN. 4" INTO EXIST. CONC. FTNG.

ANCHOR BOLTS TO HAVE 2" SQ. x 3/16" PLATE WASHERS.

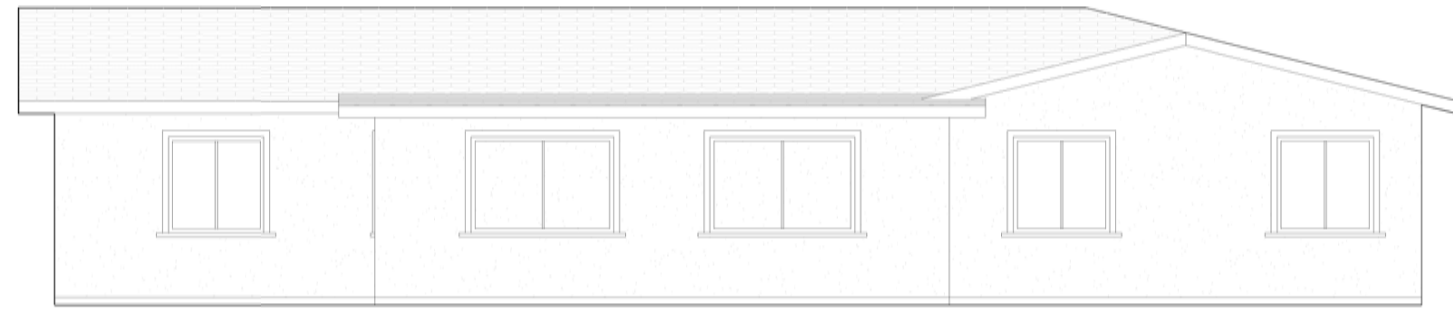
AN A.I.T.C. CERTIFICATE OF COMPLIANCE FOR GLUED LAMINATED WOOD MEMBERS SHALL BE GIVEN TO THE BUILDING INSPECTOR PRIOR TO INSTALLATION. SECTION 230.5.



EAST ELEVATION FRONT - UNCHANGED 1/8"=1'-0"



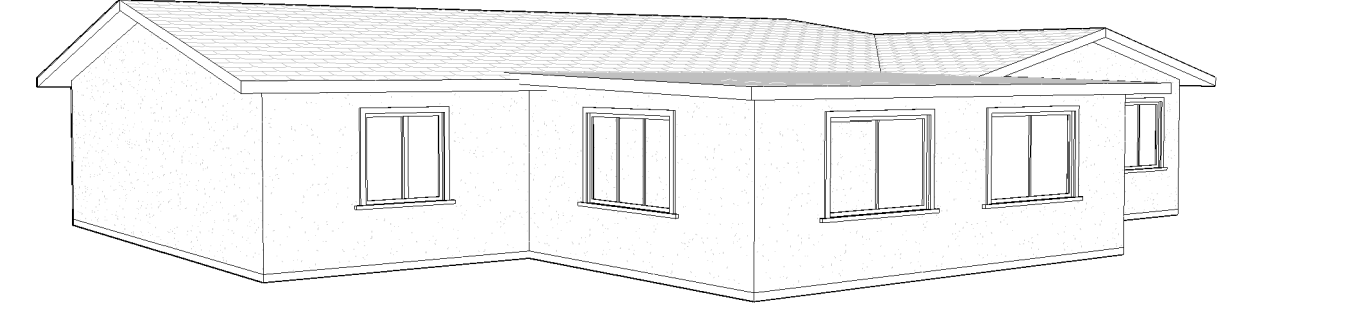
NORTH ELEVATION LEFT SIDE 1/8"=1'-0"



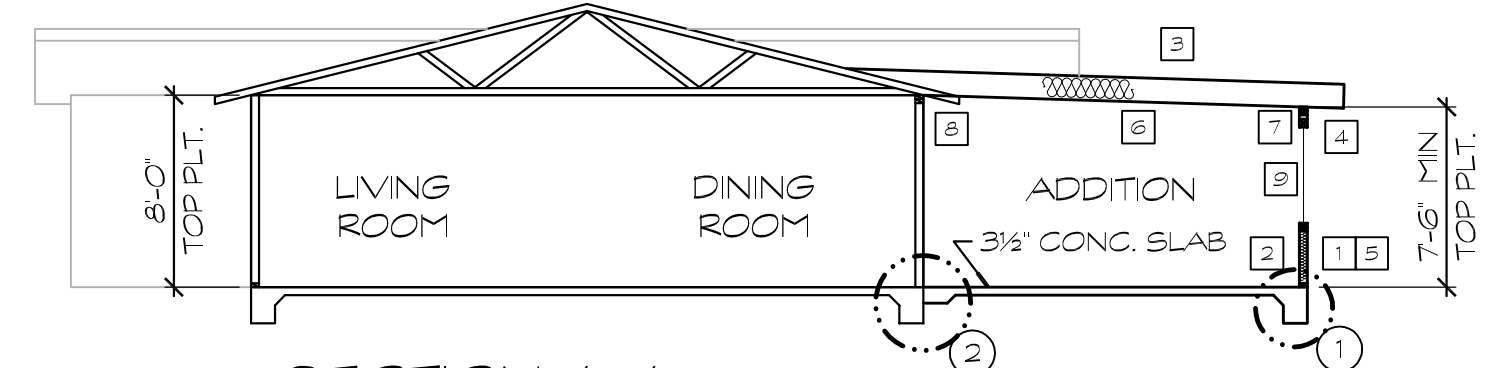
WEST ELEVATION REAR 1/8"=1'-0"



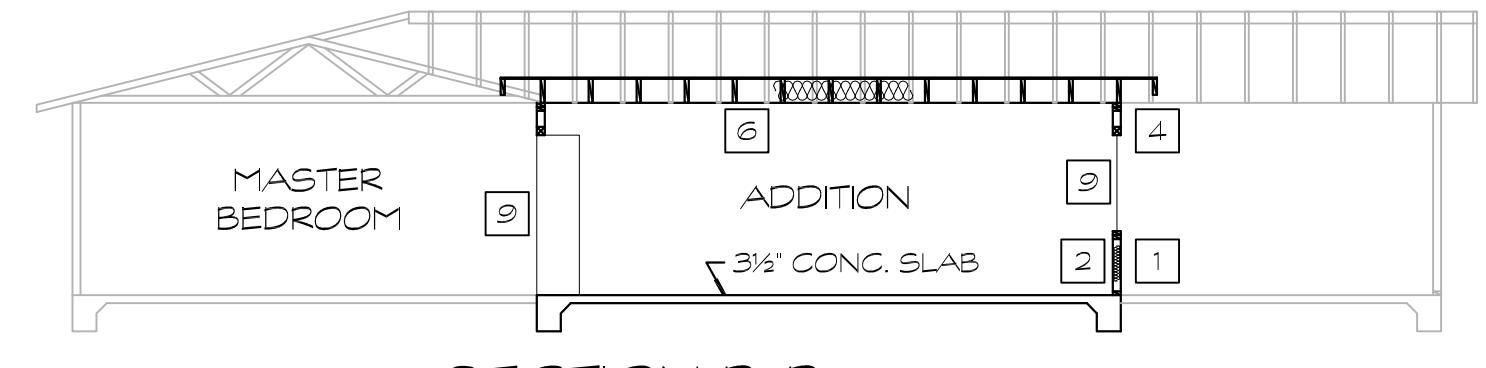
SOUTH ELEVATION RIGHT SIDE 1/8"=1'-0"



REAR PERSPECTIVE NO SCALE



SECTION A-A 1/8"=1'-0"



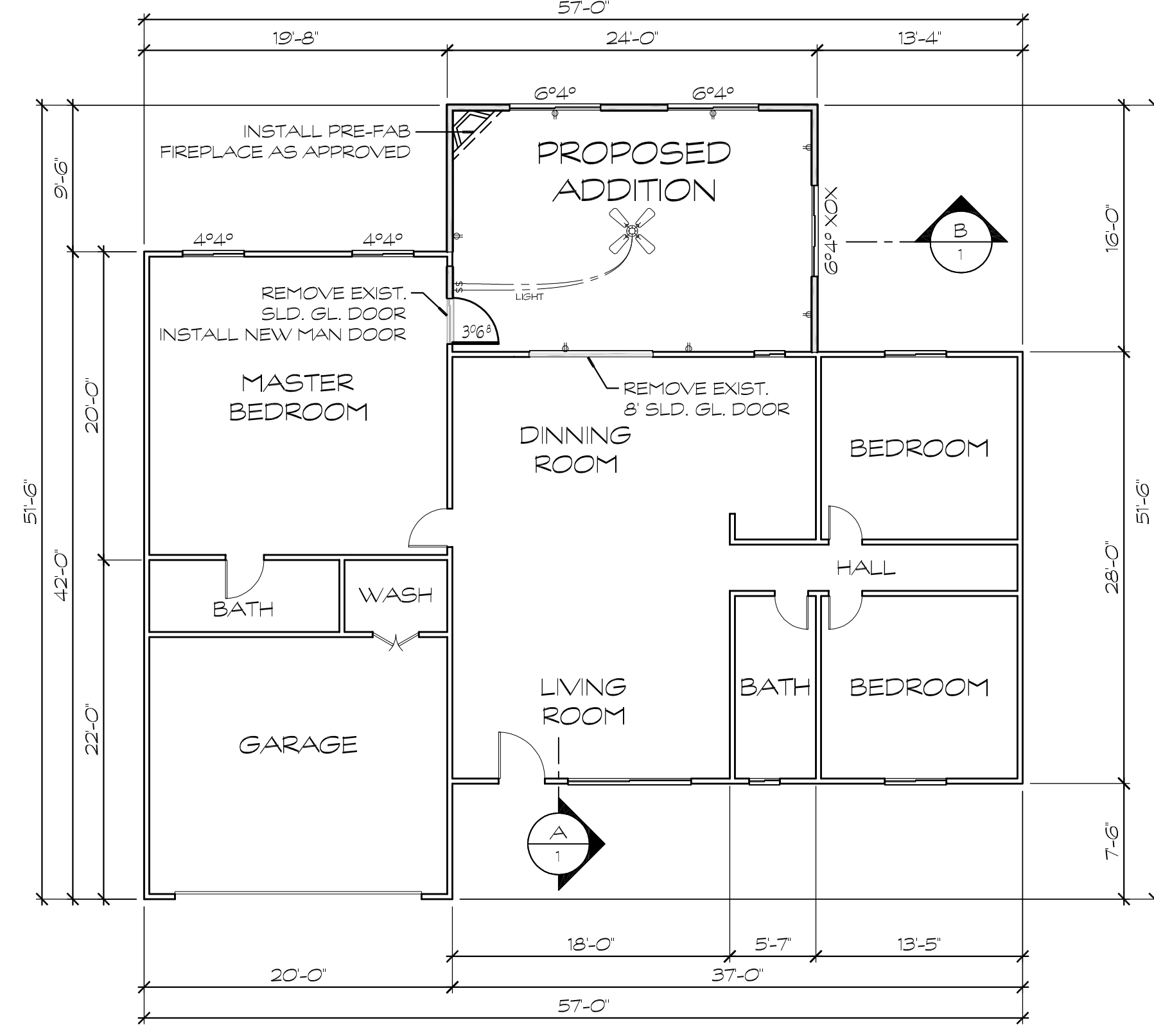
SECTION B-B 1/8"=1'-0"

1 (EXT.) TYPICAL EXTERIOR STUDWALL: 2x4 @ 16' O/C, DBL 2x4 TOP PLATE, P.T. SILL PLATE W/5/8x10' ANCHOR BOLTS @ 60' O.C. - 12" FROM CORNERS AND DOORWAYS. FIRESTOPS - HORIZ. BLOCKING @ 4' O/C (VERT.), 3/8" STUCCO (1"FOAM)W/26 GA. GALV. FLASHG. R-13 INSUL., 1/2" DRYWALL (5/8" TYPE 'X' @ GARAGE/RES.) ALL BEAMS - AS SHOWN

2 (INT.) TYPICAL INTERIOR STUDWALL: 2x4 @ 16' O/C, W/4x6 - 4x12 HEADERS, DBL 2x4 TOP PLATE, P.T. SILL PLATES W/HILT CONCRETE NAILS & GUN (CBO# 1290) @ 18" O/C. FIRESTOPS/HORIZ. BLOCKING @ 4' O/C (VERT.), 1/2" DRYWALL (5/8" TYPE 'X' @ GARAGE/RES.) R-38 INSUL. @ CEILINGS. ALL BEAMS AS SHOWN.

SECTIONAL KEY NOTES

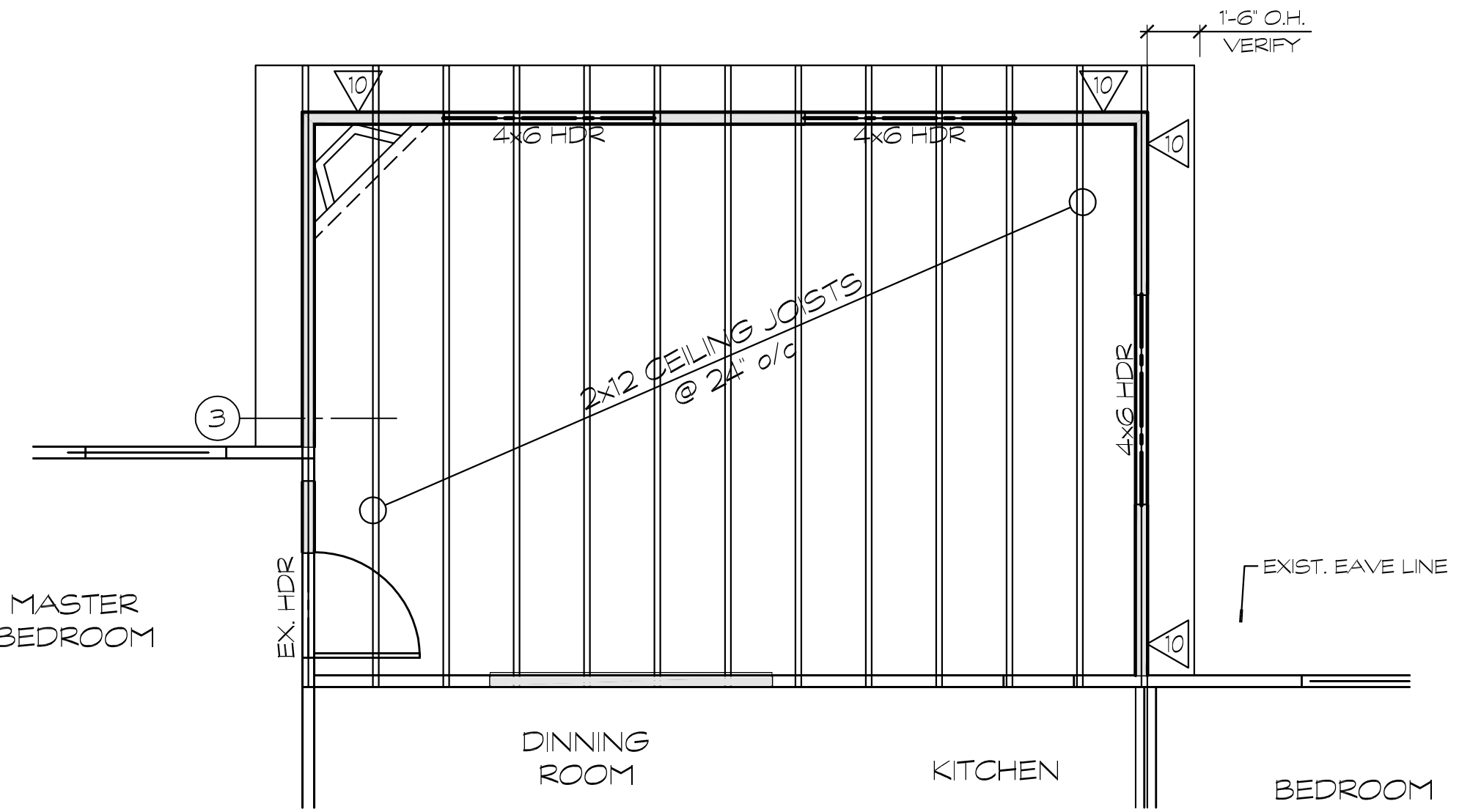
- 1 - EXTERIOR STUDWALLS - 2x4 @ 16' o.c.
- 2 - INTERIOR STUDWALLS - 2x4 @ 16' o.c.
- 3 - 2x12 CEILING JOISTS @ 24' o.c.
- 4 - OVERHANG @ 18" (VERIFY)
- 5 - STUCCO-3/8"(W/1" FOAM)W/26 GA.GALV.FLASHG. (MATCH EXIST)
- 6 - 1/2" DRYWALL (TYP.) TEXTURE TO MATCH EXIST.
- 7 - BEAM OR HEADER
- 8 - EXIST. OVERHANG TO BE REMOVED.
- 9 - INSTALL NEW DOOR/WINDOW AS SHOWN.



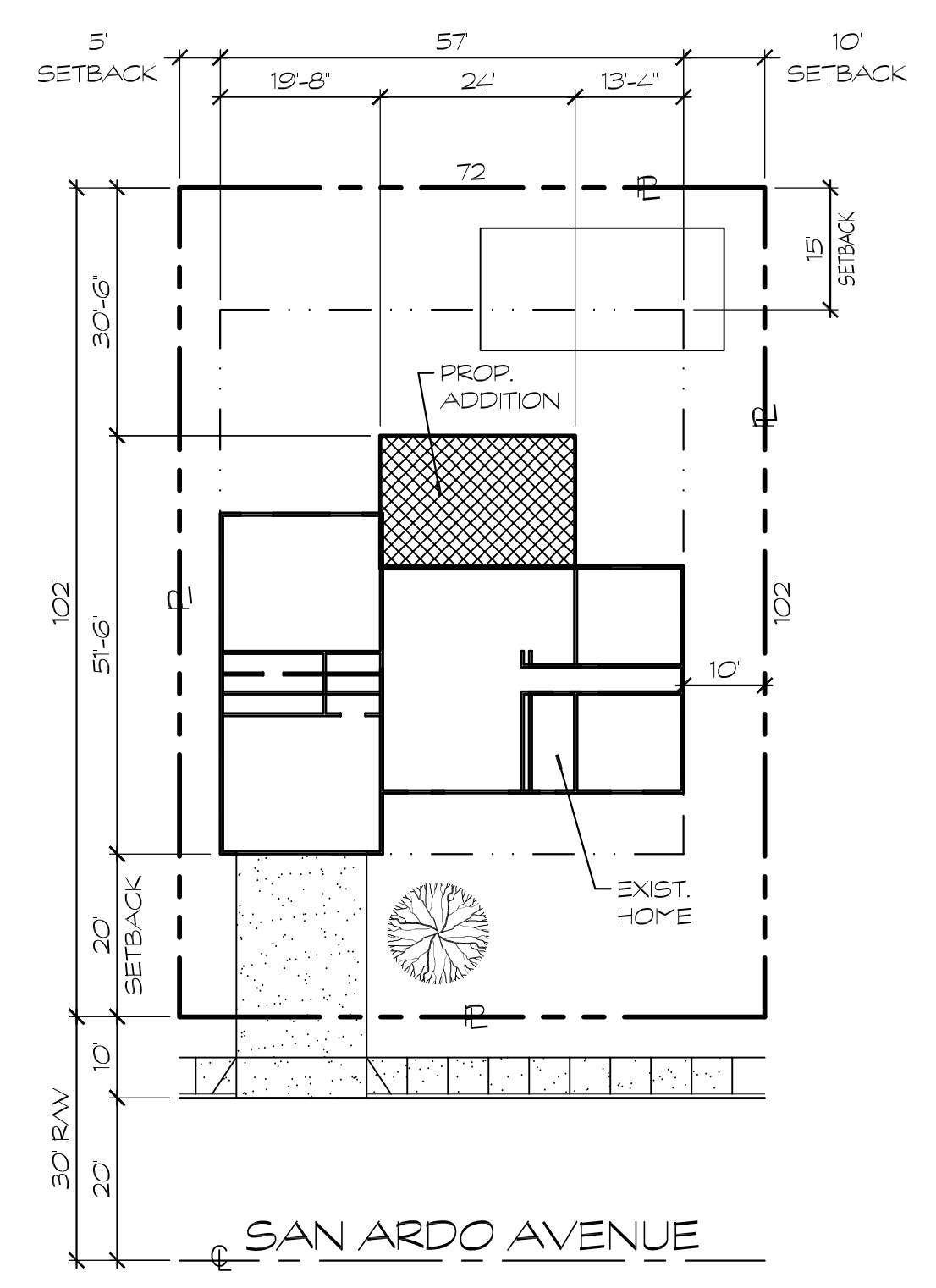
FLOOR / ELECTRICAL PLAN 1/8"=1'-0"

PANEL MARK	SHEAR PANEL DESCRIPTION	F.V./D.H. 180	EXTERIOR FOUNDATION ANCHOR BOLTS	INTERIOR FOUNDATION ANCHOR BOLTS	UPPER FLOOR SILL PLATE NAILING
10	3/8" CDX PLY 8d @ 6" o/c - 1 SIDE	260	5/8" @ 36" o/c	5/8" @ 36" o/c	16d @ 6" o/c
	3/8" CDX PLY 8d @ 6" o/c - 2 SIDE	520	5/8" @ 18" o/c	5/8" @ 18" o/c	16d @ 3" o/c

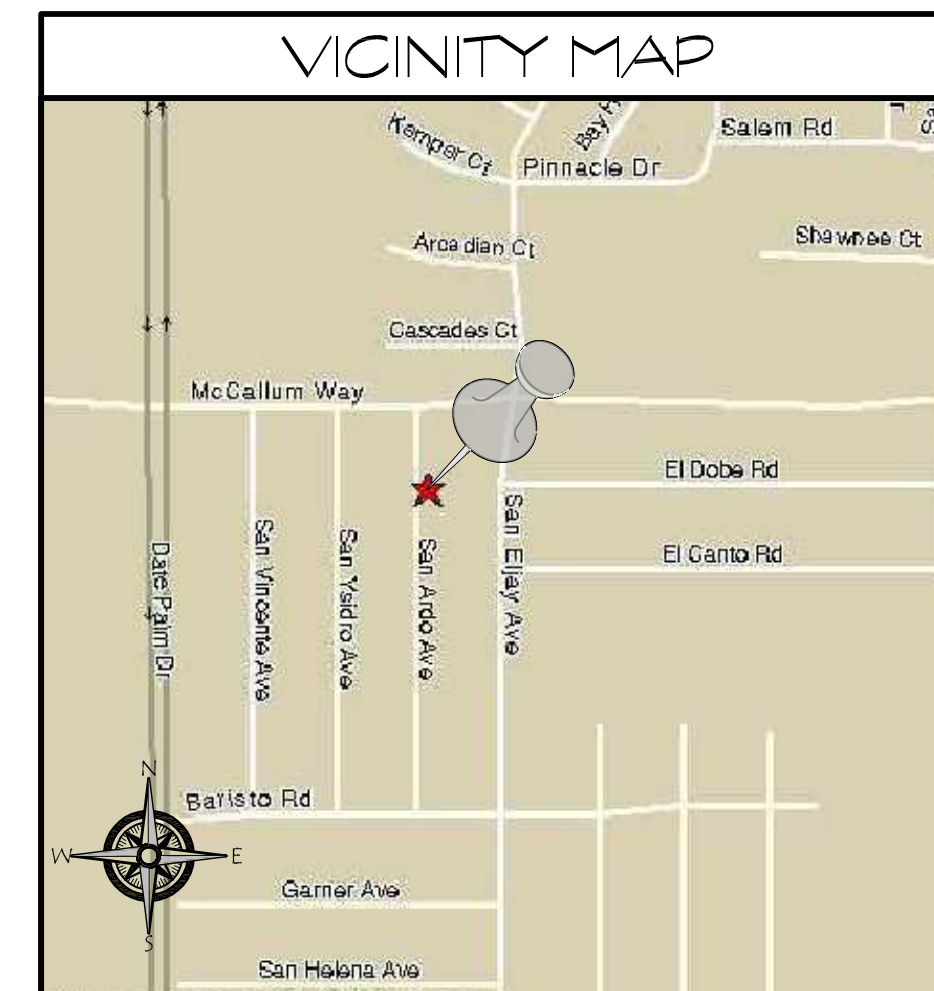
NOTES:  
1. ALL PLY SHEATHING TO BE FIELD NAILED @ 12" o/c WITH NAIL SIZE SPECIFIED.  
2. STANDARD GRADE PLY MAY BE SUBSTITUTED FOR STRUCT. II PLY WHERE SPECIFIED.



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



PLOT PLAN 3114 SAN ARDO AVENUE 1"=20'



**LEGAL DESCRIPTION**  
LOT: 231 RICH SANDS ESTATES N° 2  
A.P.N. 670-144-007  
CATHEDRAL CITY, CALIFORNIA

**OWNER**  
TIBOR SZEKELY  
3114 SAN ARDO AVENUE  
CATHEDRAL CITY, CA 92256

**CONTRACTOR**

**PROJECT DATA**

ROOM ADDITION	1483 SF
EXISTING RESIDENCE	393 SF
EXISTING GARAGE	384 SF
PROPOSED ADDITION	384 SF
<b>TOTAL</b>	<b>2,260 SF</b>

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**CONSTRUCTION CONTRACTOR:** Agrees that in accordance with generally accepted construction practices, construction contractor will be required to assume sole and complete responsibility for the construction of the project. The contractor shall be responsible for obtaining all necessary permits, licenses, and approvals from the appropriate authorities. The contractor shall be responsible for the safety of the construction site and for the protection of the existing structure. The contractor shall be responsible for the completion of the project within the specified time frame. The contractor shall be responsible for the payment of all bills of materials and labor. The contractor shall be responsible for the payment of all taxes and fees. The contractor shall be responsible for the payment of all insurance. The contractor shall be responsible for the payment of all other costs associated with the construction of the project.

**KSL GRAPHICS**  
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KSLGraphics@aol.com

**CONSTRUCTION DRAWING**

Project Name and Owner  
ROOM ADDITION  
for  
MR. TIBOR SZEKELY  
3114 SAN ARDO AVENUE  
CATHEDRAL CITY, CA  
92234

Project Number  
SZ-03-01

Date  
OCT 2003

Scale  
AS SHOWN

Sheet  
1 of 1  
Sheets