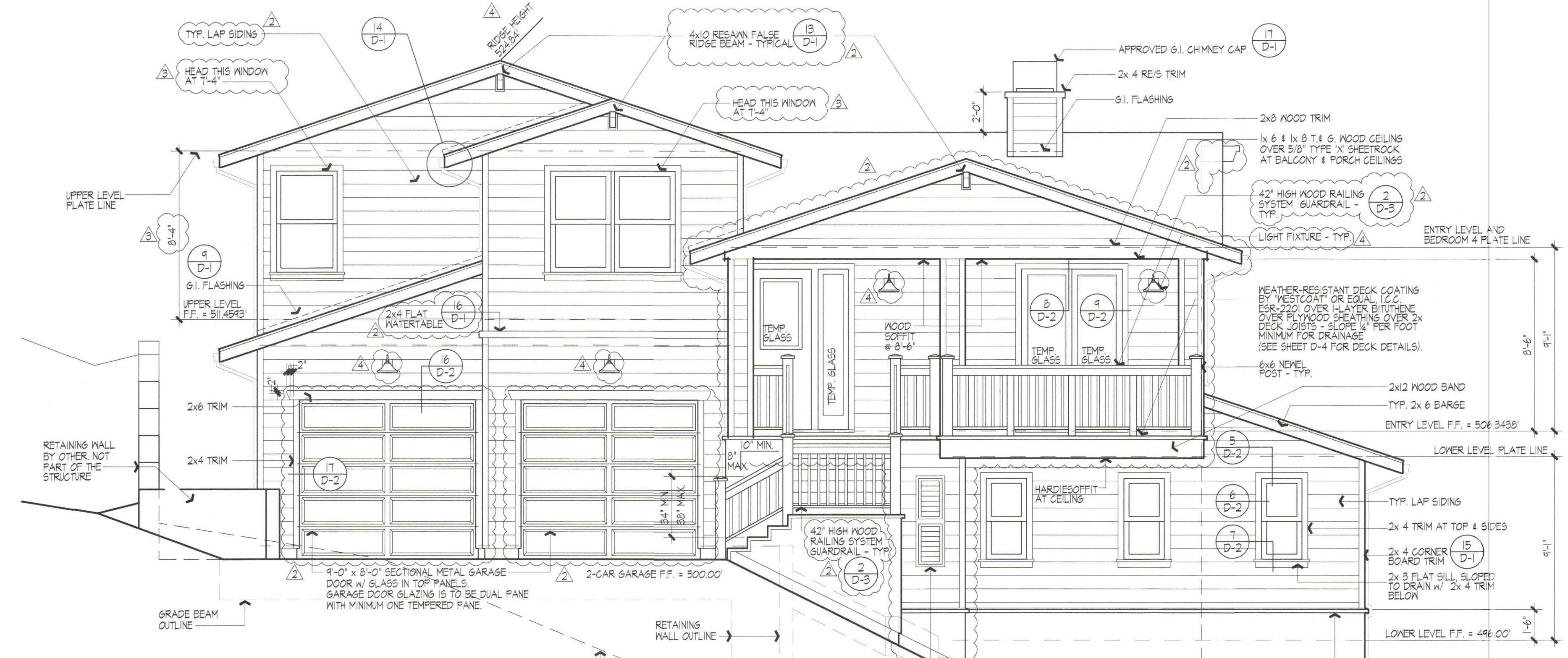


NOTE:  
1. FOR COMPLETE ROOFING DETAILS SEE SHEET D-1. INSTALLATION TO BE PER MANUFACTURER SPECIFICATIONS.  
2. RADIANT FOIL BARRIER IS NOT REQUIRED. SEE SHEET T-241.  
3. THE BUILDING IS IN A VERY HIGH FIRE HAZARD SEVERITY ZONE AND WILL REQUIRE A CLASS 'A' ROOF.  
4. ROOF COVERINGS THAT CREATE A SPACE BETWEEN THE ROOF COVERING AND THE ROOF DECK SHALL HAVE ONE LAYER OF 1/2" MINERAL SURFACED CAP SHEET INSTALLED OVER THE COMBUSTIBLE ROOF DECK.  
5. VENTILATION OPENINGS FOR ATTICS ENCLOSED EAFF SOFFITS, ENCLOSED RAFTER SPACES AND UNDER FLOOR AREAS SHALL BE NON-COMBUSTIBLE, CORROSION RESISTANT AND HAVE WIRE MESH WITH 1/16" TO 1/8" OPENINGS OR ITS EQUIVALENT.



**FRONT ELEVATION**  
SCALE: 1/4" = 1'-0"

NOTES:  
ALL FASCIAS & BARGES TO BE 2x8 RESAWN UNLESS NOTED OTHERWISE.  
TRIM APPLIED OVER STUCCO TO BE FOAM W/ STUCCO FINISH COAT OVER UNLESS NOTED OTHERWISE.  
ALL 1/8" STUCCO TO BE A 3-COAT SYSTEM W/ A LIGHT LACE FINISH.  
PROVIDE 'MOISTOP' FLASHING AROUND ALL EXTERIOR WALL OPENINGS AND PENETRATIONS.  
LAPPED SIDING TO BE HARDPLANK SIDING BY JAMES HARDIE BUILDING PRODUCTS OVER A MIN. 1-LAYER OF 1/2" BUILDING PAPER. SIDING IS A NON-COMBUSTIBLE MATERIAL. ICC-ES REPORT - ESR-2230.  
PROVIDE AN 8" EXPOSURE ON THE SIDING.  
A WATER-RESISTIVE BARRIER SHALL BE INSTALLED BETWEEN WOOD-BASED SHEATHING & STUCCO WITH A PERFORMANCE EQUIVALENT TO AT LEAST 2 LAYERS OF GRADE 'D' PAPER CBC 2510.6  
ALL TRIM OVER SIDING TO BE REIS WOOD TRIM (UNO.)  
ALL EXPOSED WOOD TO BE REIS (UNO.)  
SEE T-24 SHEETS FOR WINDOW REQUIREMENTS.  
ALL GLAZING TO BE DUAL PANED W/ 1-PANE BEING TEMPERED GLASS. UNLESS NOTED TEMPERED, WHICH BOTH PANES NEED TO BE TEMPERED.  
ALL GABLE END AND FOUNDATION VENTS TO BE BY CONSTRUCTION METALS INC. MUST BE A VULCAN VENT TO MEET THE EMBER RESISTANCE REQUIREMENTS OF SECTION R321.6 OF THE C.R.C.  
ALL DORMER VENTS TO BE O'HAGEN VENTS TO MEET THE EMBER RESISTANCE REQUIREMENTS OF SECTION R321.6 OF THE C.R.C.

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ALL DORMER VENTS TO BE O'HAGEN VENTS TO MEET THE EMBER RESISTANCE REQUIREMENTS OF SECTION R321.6 OF THE C.R.C.

**ROOF PLAN**  
SCALE: 1/8" = 1'-0"

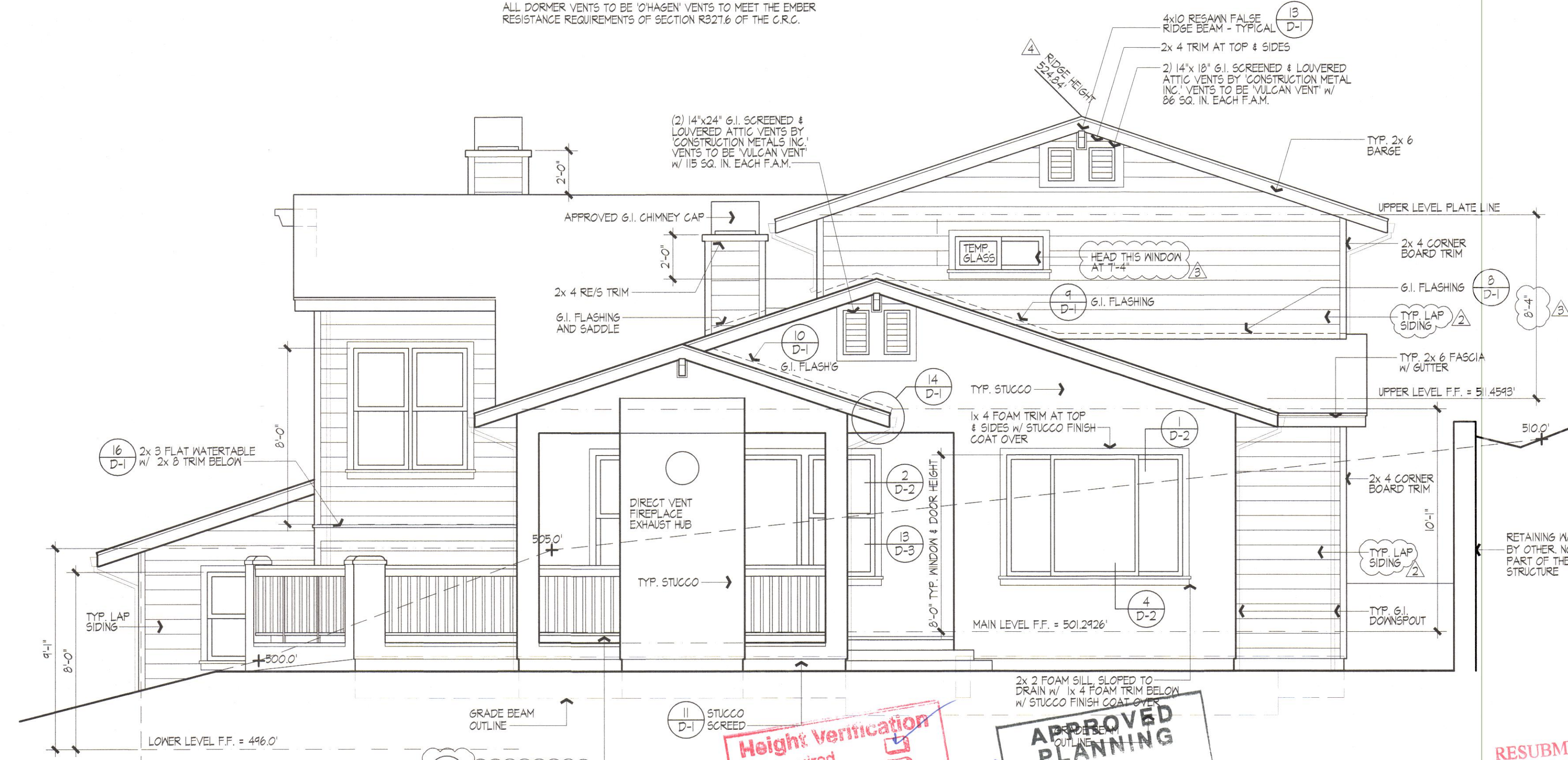
**1** ROOF VENTILATION DATA: MAIN LEVEL ROOF  
1382 SQ. FT. ATTIC/ 300 = 464 SQ. FT. x 144 SQ. IN. = 669 SQ. IN. VENTILATION AREA REQUIRED.  
TOTAL VENTILATION REQUIRED TO BE DIVIDED EQUALLY AMONG UPPER AND LOWER VENTILATION PER C.B.C. SECTION 1203.  
REQUIRED UPPER VENTILATION: 335 SQ. IN.  
PROVIDE  
(2) EMBER-RESISTANT 14"x24" GABLE VENTS = 230 SQ. IN.  
1/5 SQ. IN. EACH BY CONSTRUCTION METALS INC. VENTS MUST BE VULCAN VENT TYPE  
(2) EMBER-RESISTANT VENTS BY O'HAGINS INC. 72 SQ. IN. EACH = 144 SQ. IN.  
TOTAL = 374 SQ. IN.  
REQUIRED LOWER VENTILATION: 335 SQ. IN.  
PROVIDE  
(5) EMBER-RESISTANT VENTS BY O'HAGINS INC. 72 SQ. IN. EACH = 360 SQ. IN.

**2** ROOF VENTILATION DATA: ENTRY LEVEL ROOF  
644 SQ. FT. ATTIC/ 300 = 214 SQ. FT. x 144 SQ. IN. = 310 SQ. IN. VENTILATION AREA REQUIRED.  
TOTAL VENTILATION REQUIRED TO BE DIVIDED EQUALLY AMONG UPPER AND LOWER VENTILATION PER C.B.C. SECTION 1203.  
REQUIRED UPPER VENTILATION: 155 SQ. IN.  
PROVIDE  
(2) EMBER-RESISTANT 14"x18" GABLE VENTS = 172 SQ. IN.  
26 SQ. IN. EACH BY CONSTRUCTION METALS INC. VENTS MUST BE VULCAN VENT TYPE  
REQUIRED LOWER VENTILATION: 155 SQ. IN.  
PROVIDE  
(8) EMBER-RESISTANT VENTS BY O'HAGINS INC. 72 SQ. IN. EACH = 216 SQ. IN.

**3** ROOF VENTILATION DATA: GARAGE ROOF  
228 SQ. FT. ATTIC/ 300 = 0.76 SQ. FT. x 144 SQ. IN. = 110 SQ. IN. VENTILATION AREA REQUIRED.  
TOTAL VENTILATION REQUIRED TO BE DIVIDED EQUALLY AMONG UPPER AND LOWER VENTILATION PER C.B.C. SECTION 1203.  
REQUIRED UPPER VENTILATION: 55 SQ. IN.  
PROVIDE  
(1) EMBER-RESISTANT VENTS BY O'HAGINS INC. 72 SQ. IN. EACH = 72 SQ. IN.  
REQUIRED LOWER VENTILATION: 55 SQ. IN.  
PROVIDE  
(1) EMBER-RESISTANT VENTS BY O'HAGINS INC. 72 SQ. IN. EACH = 72 SQ. IN.

**4** ROOF VENTILATION DATA: UPPER LEVEL ROOF  
686 SQ. FT. ATTIC/ 300 = 2.29 SQ. FT. x 144 SQ. IN. = 330 SQ. IN. VENTILATION AREA REQUIRED.  
TOTAL VENTILATION REQUIRED TO BE DIVIDED EQUALLY AMONG UPPER AND LOWER VENTILATION PER C.B.C. SECTION 1203.  
REQUIRED UPPER VENTILATION: 165 SQ. IN.  
PROVIDE  
(2) EMBER-RESISTANT 14"x18" GABLE VENTS = 172 SQ. IN.  
26 SQ. IN. EACH BY CONSTRUCTION METALS INC. VENTS MUST BE VULCAN VENT TYPE  
REQUIRED LOWER VENTILATION: 165 SQ. IN.  
PROVIDE  
(3) EMBER-RESISTANT VENTS BY O'HAGINS INC. 72 SQ. IN. EACH = 216 SQ. IN.

**5** ROOF VENTILATION DATA: LOWER LEVEL ROOF  
138 SQ. FT. ATTIC/ 150 = 0.92 SQ. FT. x 144 SQ. IN. = 133 SQ. IN. VENTILATION AREA REQUIRED.  
REQUIRED VENTILATION: 133 SQ. IN.  
PROVIDE  
(2) EMBER-RESISTANT VENTS BY O'HAGINS INC. 72 SQ. IN. EACH = 144 SQ. IN.



**REAR ELEVATION**  
SCALE: 1/4" = 1'-0"

**Height Verification Required**  
Not Required  
Benchmark Elev. 502.92 (EP P910.35)  
Garage Elev. 500.00 (A 10.40)  
1st Floor Elev. 501.58 (A)  
Ridge Elev. 504.84

**APPROVED PLANNING**  
MAY 04 2018  
BY: *Clay*  
San Mateo County Building Inspection

**RESUBMITTAL**  
MAY 04 2018  
San Mateo County Building Inspection

**MARK GROSS & ASSOCIATES, INC.**  
8881 Research Drive  
Irvine, California 92618  
(949) 387-3800 Fax (949) 387-7800

**MARK GROSS & ASSOCIATES, INC.**  
PLANNING  
ARCHITECTURE

**MARK GROSS & ASSOCIATES, INC.**  
2184 COBBLEHILL PLACE  
SAN MATEO, CALIFORNIA  
TICONDEROGA PARTNERS, LLC  
655 SKYWAY, SUITE 230  
SAN CARLOS, CALIFORNIA 94070  
PHONE (650) 956-5582 FAX (650) 956-5066

**LOT No. 10**  
**EXTERIOR ELEVATIONS & ROOF PLAN**

REVISIONS  
FEB. 8 2017 P.C.1  
FEB. 4 2017 PLANNING C  
NOV. 8 2017 PLANNING C

**LICENSED ARCHITECT**  
MARK G. GROSS  
C-24381  
EXPIRES 9-30-21  
STATE OF CALIFORNIA

ALL DIMENSIONS & CONDITIONS ARE TO BE VERIFIED BY CONTRACTOR BEFORE START OF CONSTRUCTION.

DESIGNED BY  
DRAWN BY  
CHECKED BY  
DATE  
JOB NO.  
4271  
JANUARY 06 2016  
SHEET NO.

**10-11**

