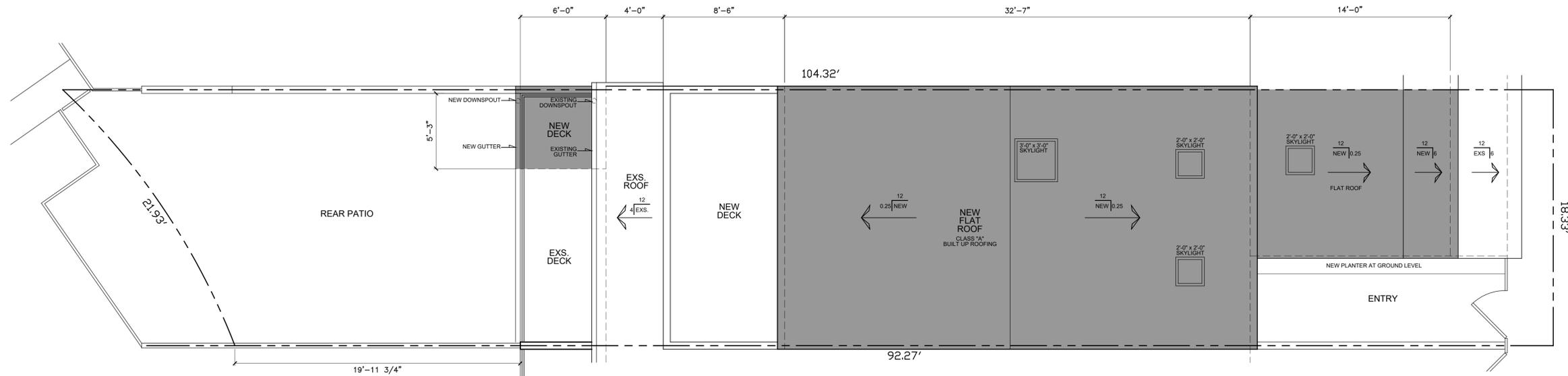


ZUMWALT RESIDENCE 3432 WINDSPUN DRIVE HUNTINGTON BEACH, CA 92649



Proposed Site Plan

Scale: 1/4" = 1'-0"

NOTE:
SEPARATE BUILDING, MECHANICAL, ELECTRICAL AND PLUMBING PERMITS WILL BE REQUIRED FOR ALL EXTERIOR ACCESSORY ELEMENTS OF THE PROJECT, SWIMMING POOL/ SPA, SHORING, DEMOLITION, FIREPLACES, FOUNTAINS, SCULPTURES, LIGHT POLES, WALLS AND FENCES OVER 42" HIGH, RETAINING WALLS OVER 2' HIGH, DETACHED TRELLISES/PATIO COVERS, GAS PIPING, WATER SERVICE, BACKFLOW ANTI-SIPHON, ELECTRICAL, METER FEDESTALS/ELECTRICAL PANELS, ETC. IT WILL BE THE DESIGN PROFESSIONAL IN CHARGE, RESPONSIBILITY TO COORDINATE AND SUBMIT THE DOCUMENTS FOR THE WORK DESCRIBED ABOVE.

CONTACTS	PROJECT DESCRIPTION	PROJECT INFORMATION	SHEET INDEX	VICINITY MAP
<p>OWNER: NANETTE & RICHARD ZUMWALT 3432 WINDSPUN DRIVE HUNTINGTON BEACH, CA 92649</p> <p>DESIGNER: JON ROBERTS 11982 MAYFIELD AVE. LOS ANGELES, CA 90049 310 745 6781</p> <p>ENGINEER: CRAIG PHILLIPS 2123 VESTAL AVENUE LOS ANGELES, CA 90026 310 625 2325</p>	<p>Adding 104 sf. to first floor under an existing deck that gets extended by 32sf. The depth of the deck will match the depth of the house and the shared wall at the west of the house will extend out to support the deck addition and enclose the addition below. A covered entry at the front of the property will be enclosed to add 30 sf.</p> <p>At the second floor, a 65 sq. ft. office will be added at the front of the property. The form of this addition will match the neighbor (to the west) second story.</p> <p>Also adding 300 sf. by converting and adding on to an existing attic space. This new third floor area will be a bedroom / bathroom / closet suite with a new 139 sf. deck. The shared walls at the east and west side of the property will be built up to support the roof of the addition at the 3rd. floor.</p> <p>No change to building height.</p> <p>The kitchen will also be remodeled.</p>	<p>LEGAL DESCRIPTION</p> <p>APN: 178 702 18 TRACT: 5438 LOT: 81 BOAT SLIP: 2 ZONE: RL LOT AREA: 1,998 (sq ft) TYPE: VB CLASS: RZ ATTACHED UNITS: 1 TO WEST 6 TO EAST</p> <p>AREAS:</p> <p>(E) HOUSE - 1,890 (N) 1ST. FLR ADDITION (REAR) - 104 (N) 1ST. FLR ADDITION (ENTRY) - 30 (N) 2ND. FLR ADDITION (OFFICE) - 65 (N) 3RD FLR ADDITION - 300 PROPOSED TOTAL - 2,389</p> <p>(N) 2ND FLR DECK ADDITION - 32 (N) 3RD FLR DECK ADDITION - 139</p> <p>CURRENT CODE: 2022 CRC, CBC,CMC,CPC,CEC,CGBC, ALONG WITH 2022 TITLE 24 ENERGY STANDARDS</p>	<p>CS-1 EXISTING SITE PLAN T-1.0 GENERAL NOTES T-1.1 TITLE 24 T-1.2 TITLE 24 T-1.3 C & D DEBRIS NOTES A-1.0 EXISTING / DEMO FLOOR PLAN A-1.1 PROPOSED FLOOR PLANS A-2.0 ELEVATIONS A-3.0 SCHEDULES</p> <p>S-1 STRUCTURAL NOTES S-2 FOUNDATION PLAN S-3 1ST. FL. FRAMING PLAN S-4 2ND FL. FRAMING PLAN S-5 ROOF FRAMING PLAN D-1 STRUCTURAL DETAILS D-2 STRUCTURAL DETAILS D-3 TYPICAL FRAMING DETAILS D-4 STRUCTURAL DETAILS D-5 STRUCTURAL DETAILS SSW1 STRONG WALL SSW2 STRONG WALL</p>	<p>The vicinity map shows the project location at 3432 Windspun Dr in Huntington Beach, CA. The map highlights the project site with a red pin and shows surrounding streets, including Sunset Beach, Davenport Island, and Huntington Harbor. The map also shows the coastline and various islands in the area.</p>

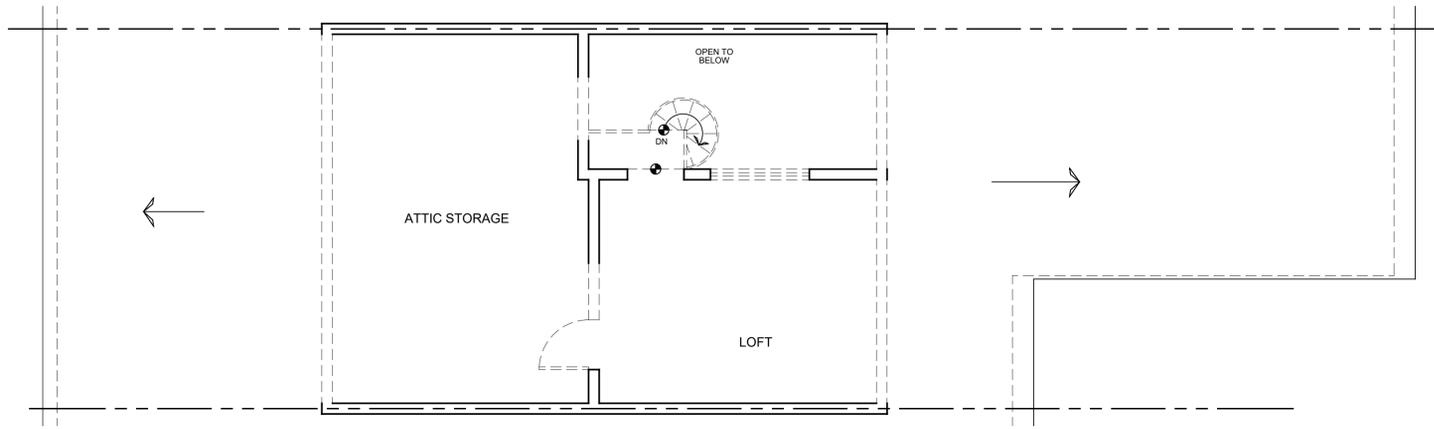
Date: 01/23/2025

Scale:

Drawn by: JR

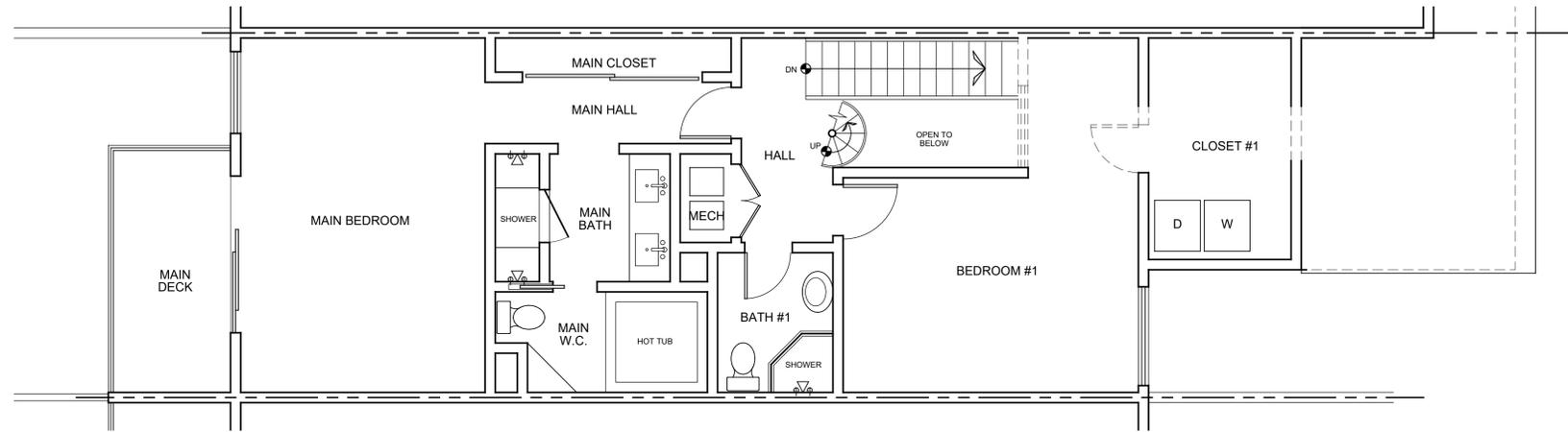
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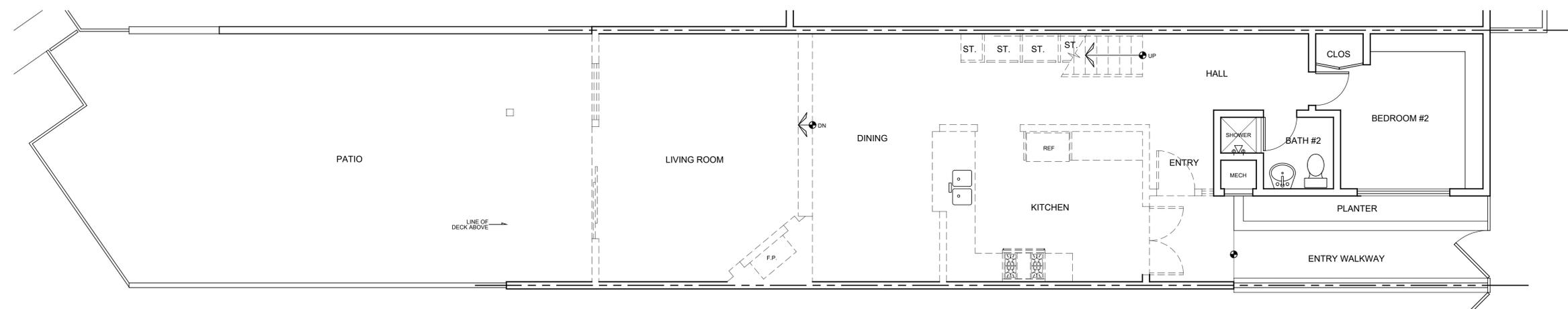
Existing / Demo Loft Floor Plan

Scale: 1/4" = 1'-0"



Existing / Demo Second Floor Plan

Scale: 1/4" = 1'-0"



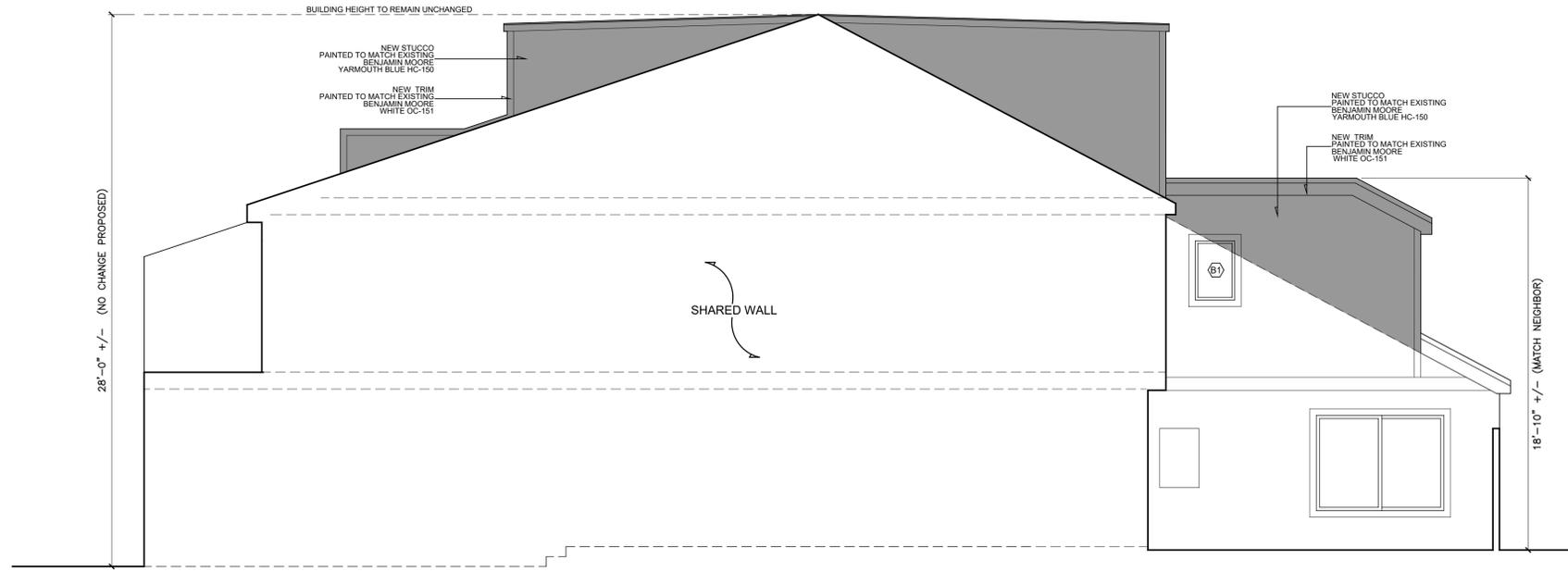
Existing / Demo First Floor Plan

Scale: 1/4" = 1'-0"



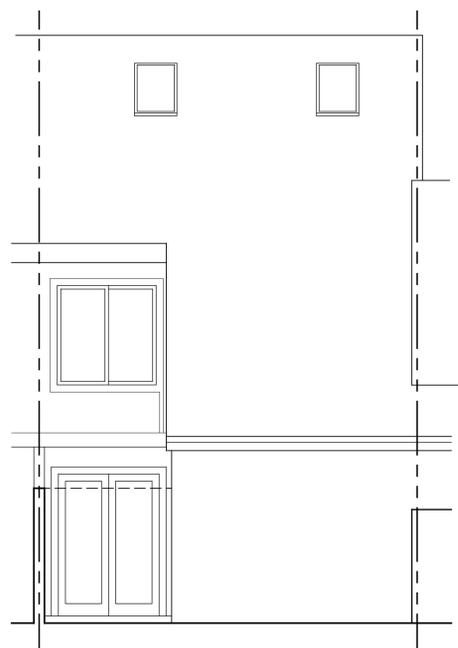
LEGEND

- EXISTING WALL TO REMAIN
- - - EXISTING WALL TO BE REMOVED



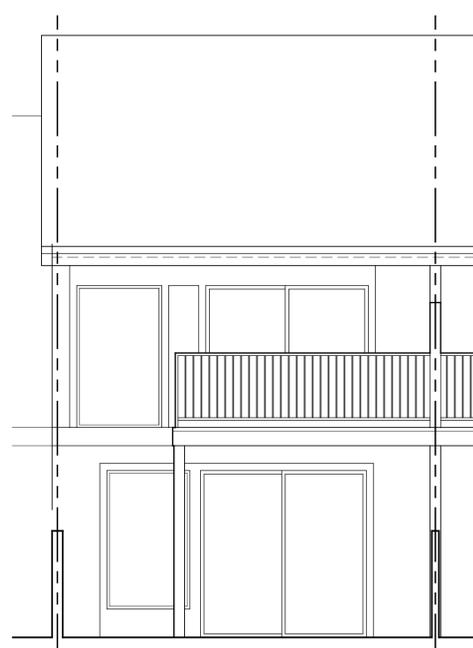
Proposed East Elevation

Scale: 1/4" = 1'-0"



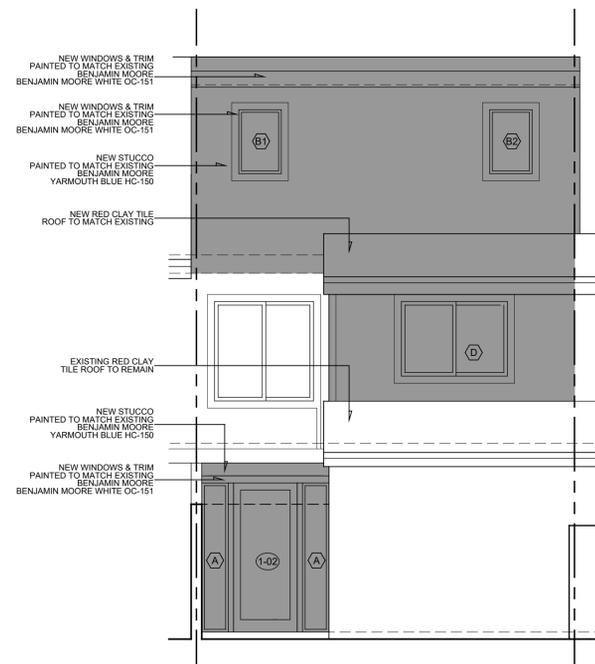
Existing North Elevation

Scale: 1/4" = 1'-0"



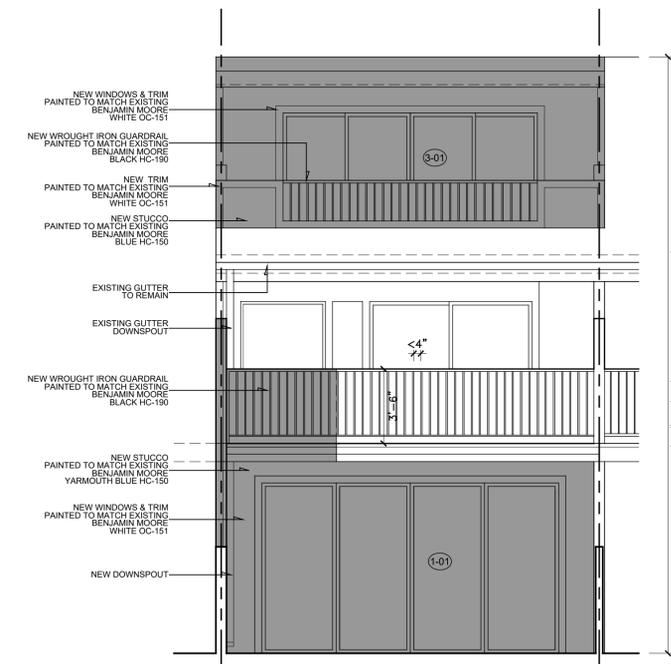
Existing South Elevation

Scale: 1/4" = 1'-0"



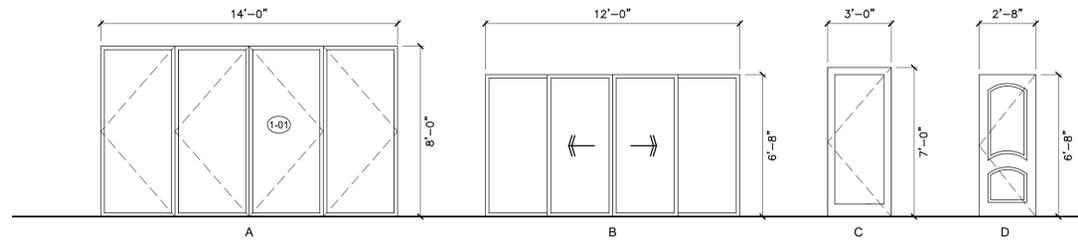
Proposed North Elevation

Scale: 1/4" = 1'-0"



Proposed South Elevation

Scale: 1/4" = 1'-0"

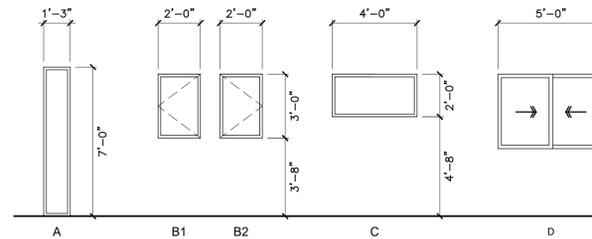


DOOR TYPES

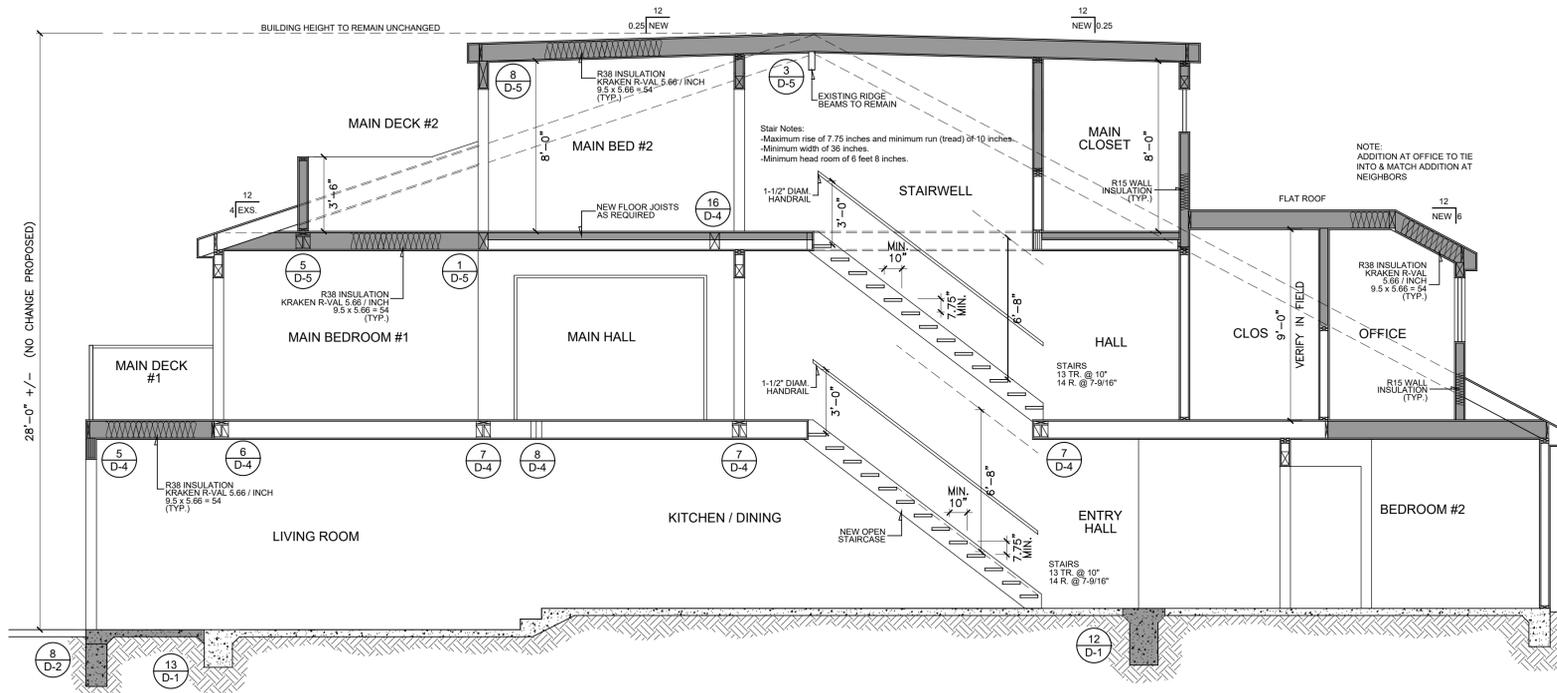
DOOR SCHEDULE									
	TYPE	LOCATION	SIZE	MATERIAL	MUST BE TEMPERED	TYPE	SHGC	U-FACTOR	REMARKS
(1-01)	A	LIVING	14'-0" x 8'-0"	ALUM	*	EXT.	0.76	1.04	4 PANEL ACCORDIAN DOOR
(1-02)	C	ENTRY	3'-0" x 7'-0"	WOOD	*	EXT.	0.76	1.04	SINGLE PANEL FRENCH DOOR
(3-01)	B	MAIN BED #2	12'-0" x 6'-8"	ALUM	*	EXT.	0.76	1.04	4 PANEL SLIDER
(3-02)	D	MAIN BED #2	2'-8" x 6'-8"	WOOD		INT.	-	-	PANEL DOOR TO MATCH
(3-03)	D	MAIN BATH #2	2'-8" x 6'-8"	WOOD		INT.	-	-	PANEL DOOR TO MATCH
(3-04)	D	MAIN CLOS #2	2'-8" x 6'-8"	WOOD		INT.	-	-	PANEL DOOR TO MATCH

WINDOW SCHEDULE										
	WINDOW SIZE			QTY	MATERIAL	MUST BE TEMPERED	TYPE	SHGC	U-FACTOR	REMARKS
	WIDTH	HEIGHT	SILL HT.							
(A)	1'-3"	7'-0"	-		WOOD	*	FIXED	0.76	1.04	SIDE LITE TO DOOR 1-02
(B)	2'-0"	3'-0"	3'-8"		WOOD		CASEMENT	0.76	1.04	
(C)	4'-0"	2'-0"	4'-8"		WOOD	*	FIXED	0.76	1.04	
(D)	5'-0"	3'-6"	3'-2"		WOOD		SLIDER	0.76	1.04	TO MATCH NEIGHBOR - V.I.F. GUARDRAIL @42"H INSIDE

NOTE:
- CONTRACTOR TO VERIFY ALL DOORS & WINDOWS IN FIELD

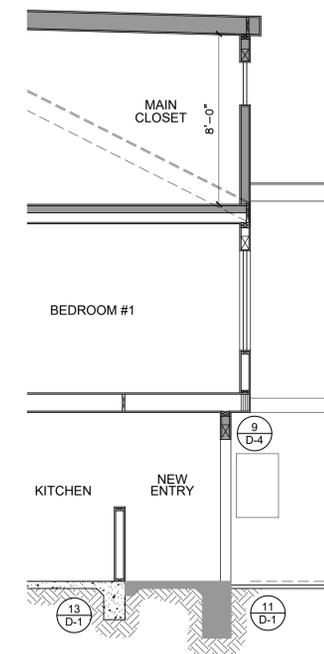


WINDOW TYPES



Cross Section A-A

Scale: 1/4" = 1'-0"



Cross Section B-B

Scale: 1/4" = 1'-0"