

Legal Description:

Lot : 1
 Block : -
 Tract : 178
 APN : 178-642-01

Project Profile:

Occupancy/Group : R3
 Type of Construction : V - B
 Number of Stories : Three
 Sprinklers : No

Lot Size = 2509 s.f.
 Exist. Unit = 2038 s.f.
 New 3rd Floor = 343 s.f.
 Total = 2381 s.f.
 New Roof Deck = 168 s.f.

Sheet Index:

A-1 Site Plan, Project Profile
 A-2 Exist. 1st and 2nd Floor Plans & New 3rd Floor Plan
 A-3 Exist. Elevations
 A-4 New Elevations

Scope of Work:

Project consists of a third floor addition of a Bedroom, Bath (343 s.f.) and Deck (168 s.f.). All surrounding properties are condominiums in the same development.

Governing Codes:

2016 California Residential Code (CRC)
 2016 California Mechanical Code (CMC)
 2016 California Plumbing Code (CPC)
 2016 California Electrical Code (CEC)
 2016 California Energy Efficiency Standards Code (CESC)
 2016 Green Building Standards Code (GGBC) with local amendments

Designer:

Harris Designs
 Tim Harris
 4812 Hersholt Ave.
 Long Beach, Ca. 90808
 (562) 618-4157
 HarrisDez@aol.com

Owner:

Dinko and Chere Bozanich
 3806 Montego Drive
 Huntington Beach, Ca. 92649



December 27, 2018

Dinko Bozanich
 Chere Bozanich
 3806 Montego Dr
 Huntington Beach, CA 92649-2006

Property: 3806 Montego Dr
 Account: 833800114809

CONDITIONAL APPROVAL

Dear Dinko Bozanich:

We are pleased to inform you that your plans for revised attic addition, received on 12/13/2018, have been approved by the Architectural Committee with the following conditions:

- Once work is completed, please submit the enclosed Notice of Completion along with photos of the completed project.

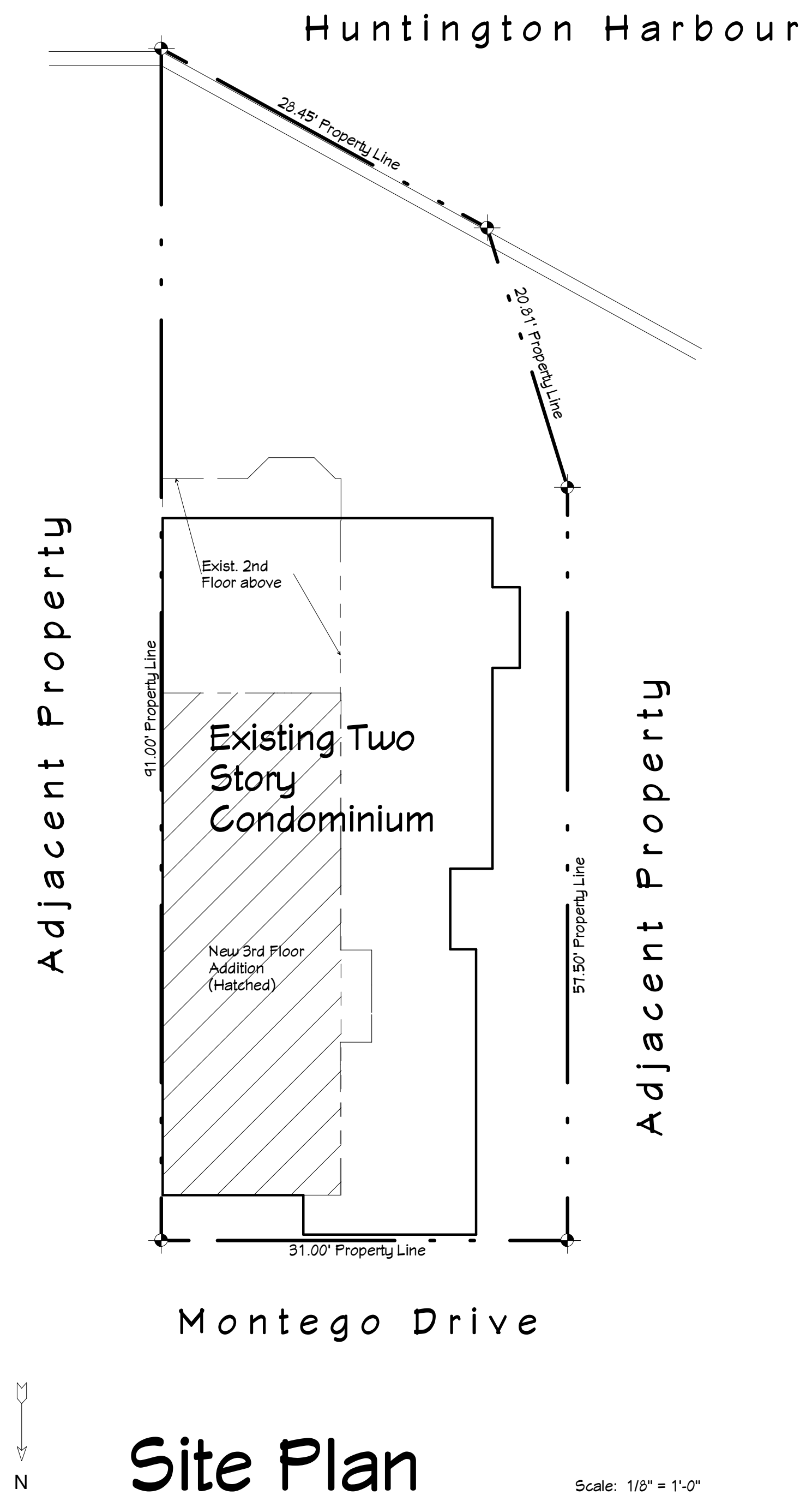
This approval does not constitute consent by the Association for the applicant to encroach, trespass, or build on any property other than that of the applicant. This approval is related solely to the items reserved for approval by the CC&Rs in accordance with the Architectural Guidelines. The approval does not extend to the quality of work done by your architect, or contractor, or to any structural engineering, soils engineering, or site grading and drainage design. You are urged to obtain the services of a state licensed professional for consultation as needed.

The Architectural Committee is composed of volunteers. As such, it does not review applications to ensure compliance with building codes, or other local or state laws. Please be advised that this approval does not relieve you from obtaining any necessary building permits from the governmental agencies involved to ensure compliance with these codes. Any violations of these ordinances will be your responsibility to correct. Thank you for your patience in this matter and for complying with the Association's policies and standards.

Sincerely,
 For the Architectural Committee

Laura Parga
 Laura Parga
 On behalf of Ryan Lancaster
 General Manager

Westchester Bay Homeowners Association
 Professionally Managed by Action Property Management, Inc.
 P.O. Box 1863, Huntington Bch, CA 92647
 Phone: 714-846-8177 Fax: (714) 846-8576
 www.actionlife.com



REVISIONS BY

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Addition to Condominium

For: Dinko and Chere Bozanich
 Job: 3806 Montego Drive Huntington Beach, Ca. 92649

DRAWN
 Tim Harris

CHECKED

DATE
 1/16/19

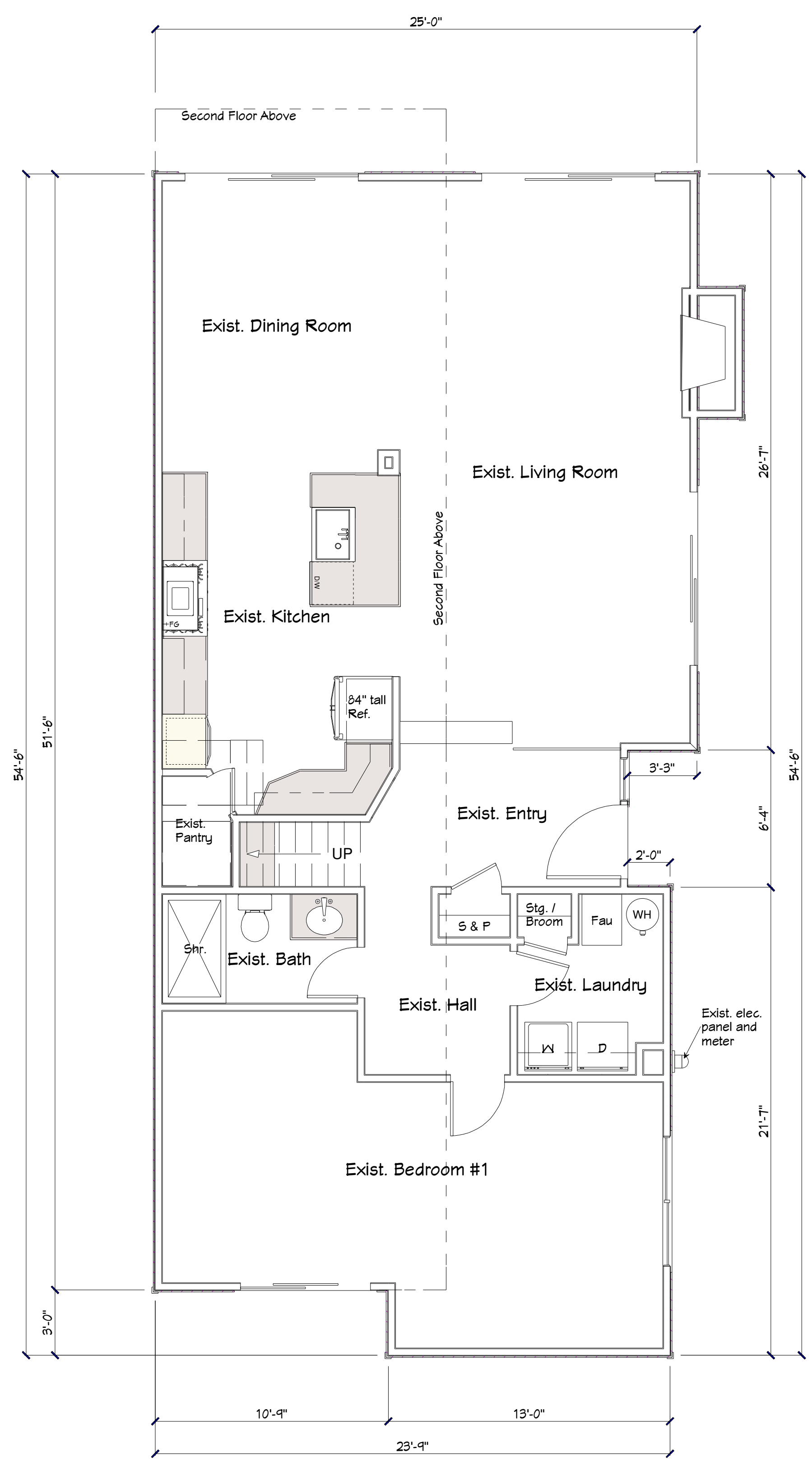
SCALE
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JOB NO.
 201818

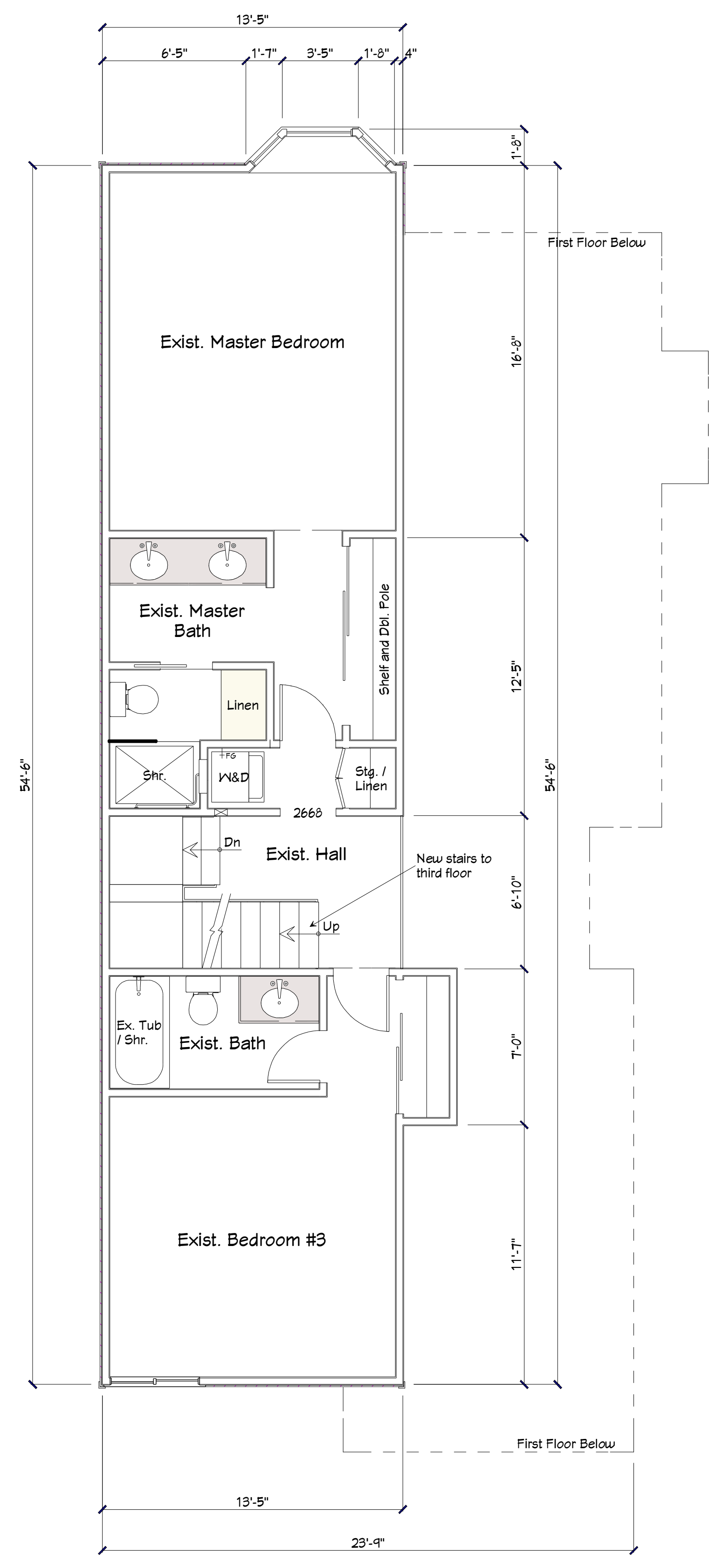
SHEET
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OF
 4 SHEETS

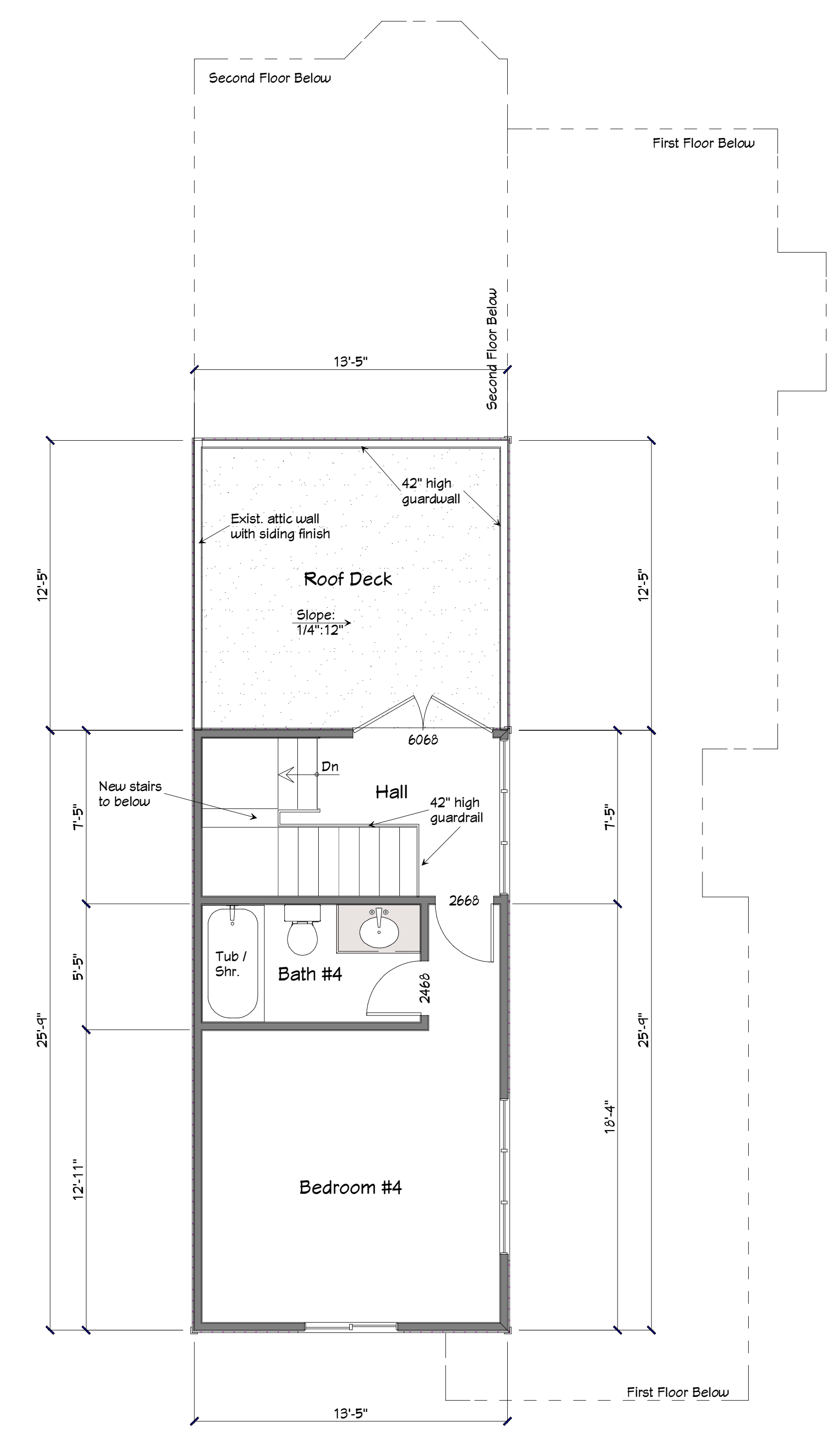
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Exist. First Floor Plan Scale: 1/4" = 1'-0"



Exist 2nd Floor Plan Scale: 1/4" = 1'-0"



New 3rd Floor Plan Scale: 1/4" = 1'-0"

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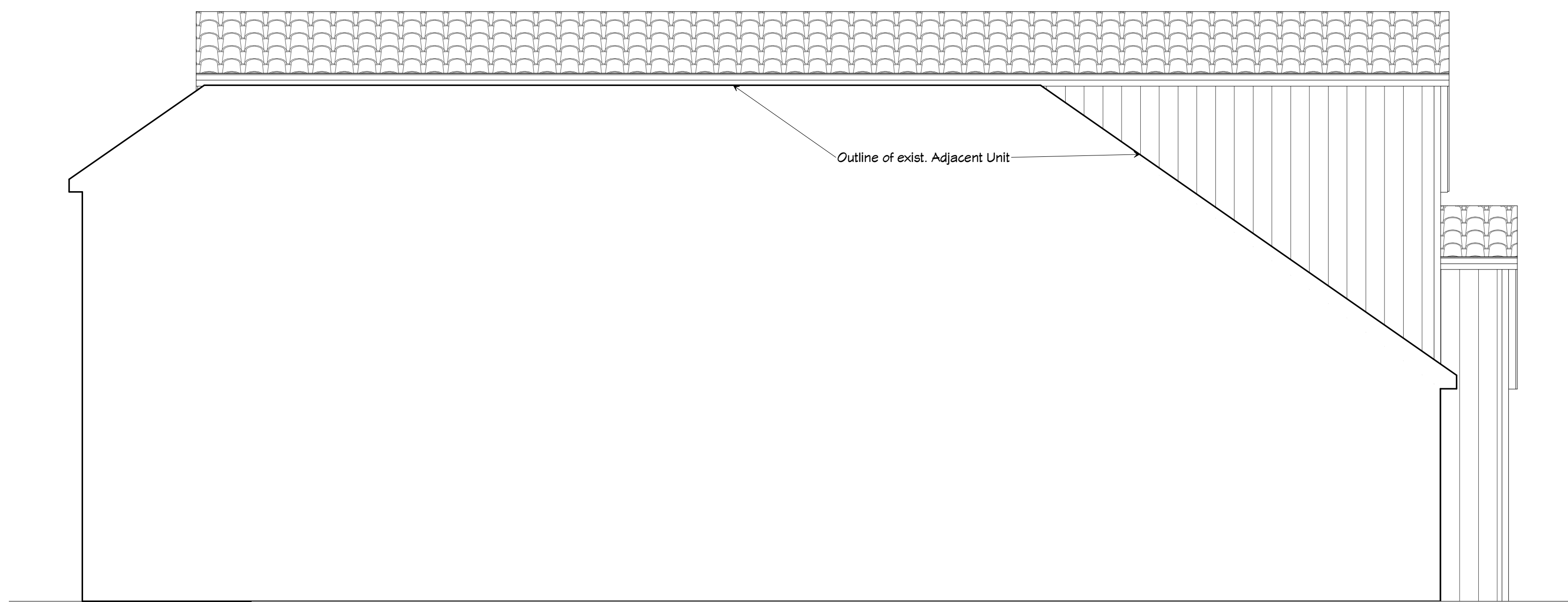
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SHEET A-2
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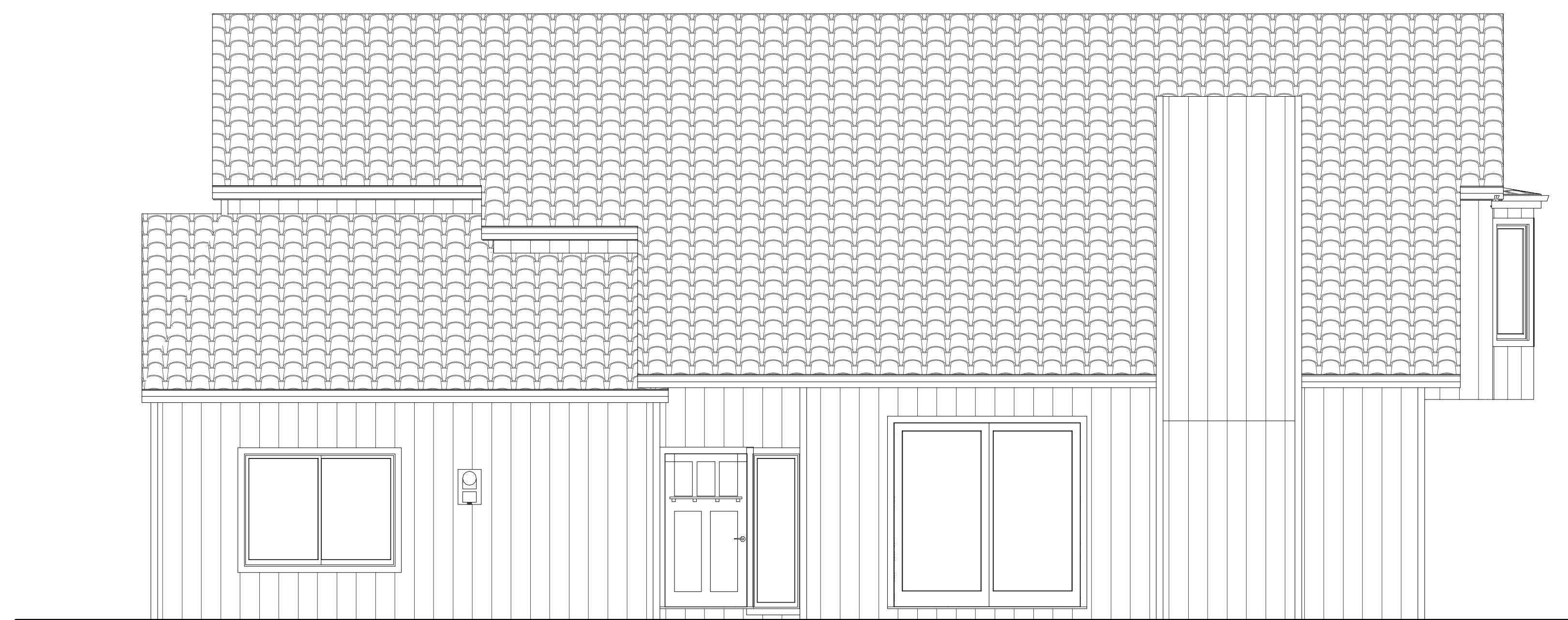
Exist. East Elevation

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



Exist. North Elevation

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



Exist. West Elevation

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



Exist. South Elevation

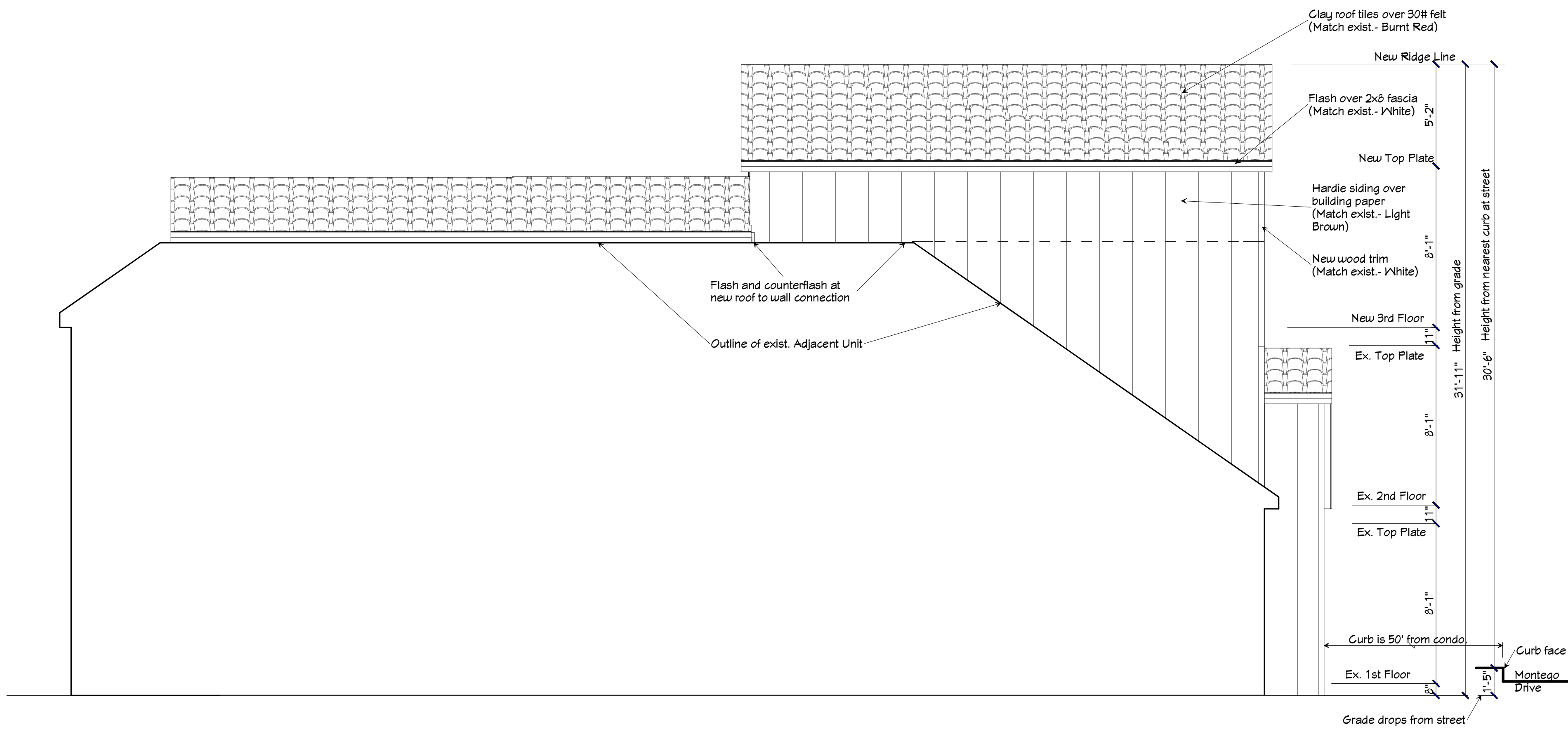
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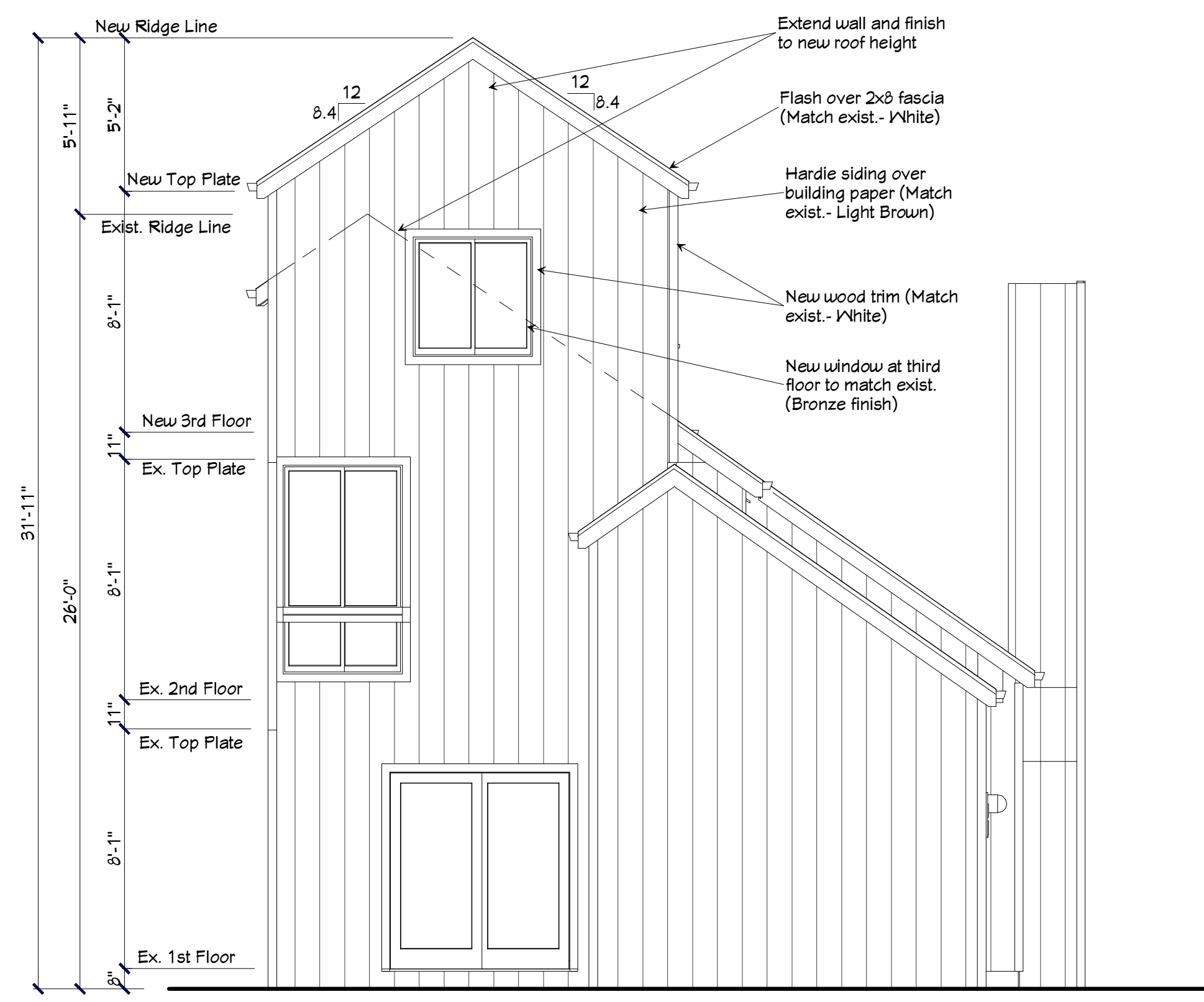
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New East Elevation

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



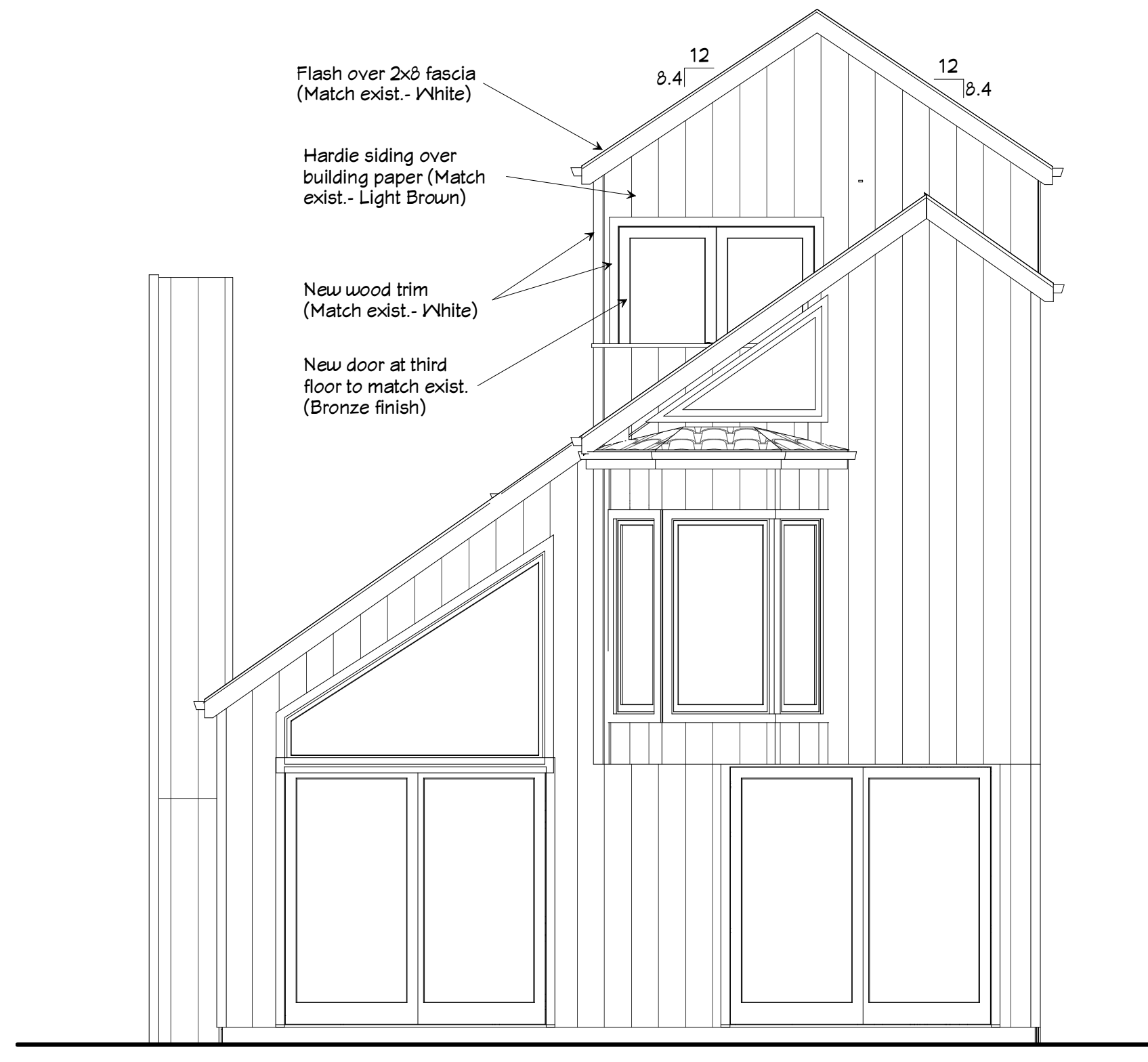
New North Elevation

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



New West Elevation

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



New South Elevation

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

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