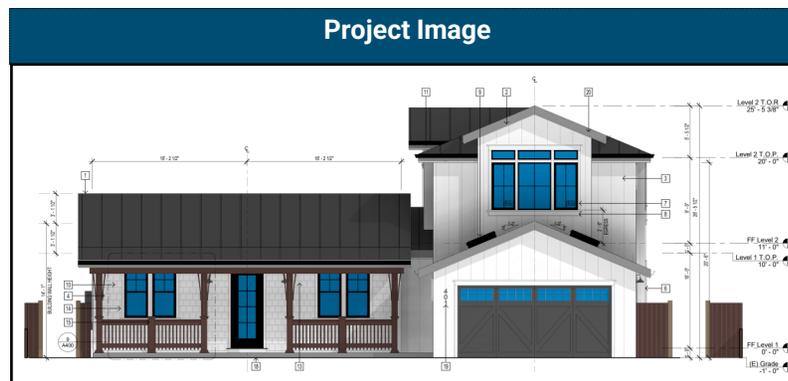




City of Campbell  
 70 North First Street  
 Campbell, CA 95008 –1423



# Courtesy Notice

Dear Campbell Resident,

November 8, 2023

We are notifying you that the Planning Division of the Community Development Department of the City of Campbell has received an application for the following project:

**Project Address:** 401 Dallas Drive

**Zoning | Area Plan:** R-1-8 | CVNP

**Neighborhood Association(s):** CVNPA

**Council District:** 1

**File No.:** PLN-2023-176

**APN:** 412-39-013

**Applicant:** Gkw Architects, Inc.

**Property Owner:** AB Commercial Property Management

**Application Type:** Administrative Site and Architectural Review Permit

**Project Planner:** Larissa Lomen, Assistant Planner

**Email Contact:** larissal@campbellca.gov

**Phone Contact:** (408) 866-2144

**Project Description:**

To allow the construction of a new 4,086 square foot single family dwelling.

If you would like to find out more information regarding the proposed project, please view the project plans using the QR code below or contact the Project Planner. The City will send you another notice before the City makes a decision regarding approval of the project.

Before a decision is reached you will receive a formal notice providing another opportunity for public comment.



- City of Campbell -  
Community Development Department  
70 N. First Street, Campbell CA 95008  
(408)866-2140 | [planning@campbellca.gov](mailto:planning@campbellca.gov)

**Note:** Applications may change after initial application submittal. To view the project plans, please scan the QR code.

\*\*Asistencia en Español disponible,  
Simplemente marque (408) 866-2140 y pida traducción en Español



SCOPE OF WORK

- DEMO EXISTING RESIDENCE (1,750 SF)
- NEW CONSTRUCTION OF TWO STORY SINGLE-FAMILY RESIDENCE (4,086 SF)

PROJECT DIRECTORY

**OWNER:** AB COMMERCIAL PROPERTY MANAGEMENT, LLC BY ALFREDO BARAJAS  
401 DALLAS DRIVE, CAMPBELL, CA 95008  
RE.INVESTOR@HOTMAIL.COM, 408-805-4800

**ARCHITECT:** GKW ARCHITECTS, INC. | GORDON K WONG, AIA, NCA, LEED GA  
710E MCCLINCY LANE SUITE 109, CAMPBELL, CA 95008  
GORDONKWONG@GKWARCHITECTS.COM, 408-796-1845

**LAND SURVEYOR:** WILSON LAND SURVEYS, INC. | KEN WILSON  
281 CARLTON COURT, LOS GATOS, CA 95032  
(408) 427-2279 | KENW@WILSONLANDSURVEYS.COM

**CIVIL ENGINEER:** GREEN CIVIL ENGINEERING, INC. | AMBROSE CHIN HANG WONG  
1910 S NORFOLK ST #300, SAN MATEO, CA 94403  
(650) 931-2514 | INFO@GREEN-CE.COM

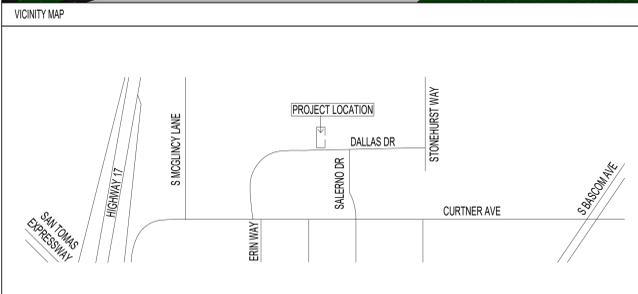
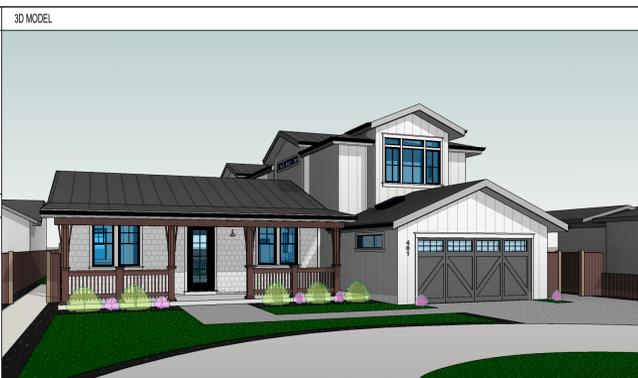
**STRUCTURAL ENGINEER:** TBD

**T24 ENERGY REPORT:** CARSTAIRS ENERGY INC. | TIMOTHY CARSTAIRS  
2238 BAYVIEW HEIGHTS DRIVE, SUITE E, LOS OSOS, CA 93402  
TITL24@YAHOO.COM, 805-604-9046

**GEOTECHNICAL:** TBD

**JURISDICTION:** CITY OF CAMPBELL PLANNING & BUILDING DEPARTMENTS  
70 N FIRST ST, CAMPBELL, CA 95008  
PLANNING@CITYOFCAMPBELL.COM, 408-866-2140

**SANITATION:** WEST VALLEY SANITATION DISTRICT  
100 EAST SUNNYOAKS AVENUE, CAMPBELL, CA 95008  
INFO@WESTVALLEYSAN.ORG, 408-378-2407



PROJECT INFORMATION

**PROJECT LOCATION:** 401 DALLAS DRIVE, CAMPBELL CA 95008

**APN:** 412-39-013

**TRACT NO. / LOT:** 973 / 120

**ZONING:** R-1.8 (SINGLE FAMILY RESIDENTIAL)

**LOT AREA:** 9,540.75 SF

**LOT WIDTH:** 75.00'

**EXISTING USE:** ONE STORY SINGLE FAMILY

**PROPOSED USE:** TWO STORY SINGLE FAMILY

**CONSTRUCTION TYPE:** V-8 SPRINKLERED

**FAR SF CALC. ALLOWED:** 9,540.75 X 45% = 4,293.34 SF

**(P) FAR SF:** 4,086 SF / 9,540.75 SF = 42.83% = COMPLIANT

**HEIGHT LIMIT:** (MAX) 35'-0" / 2.5 STORIES; (P) 28'-5 1/2" / 2 STORIES = COMPLIANT

**PRIMARY SETBACKS**

**FRONT:** 20'-0"

**GARAGE:** 25'-0"

**LEFT SIDE:** 5 FEET OR 50% OF THE BUILDING WALL HT. (14'-0" X 0.5 = 7'-0"), WHICHEVER IS GREATER, SO THE LEFT SETBACK IS 7'-0" FEET.

**RIGHT SIDE:** 5 FEET OR 50% OF THE BUILDING WALL HT. (20'-0" X 0.5 = 10'-0"), WHICHEVER IS GREATER, SO THE RIGHT SETBACK IS 10'-0" FEET.

**REAR:** 5 FEET OR 50% OF THE BUILDING WALL HT. (25'-0" X 0.5 = 12'-6"), WHICHEVER IS GREATER, SO THE REAR SETBACK IS 12'-6" FEET.

**OCCUPANCY:** R-3

**BUILDING SIZE**

|                            |                 |
|----------------------------|-----------------|
| (P) PRIMARY HOUSE          | 3,591 SF        |
| 1ST FLOOR                  | 2,359 SF        |
| 2ND FLOOR                  | 1,232 SF        |
| (P) ATTACHED 2-CAR GARAGE  | 495 SF          |
| <b>(P) TOTAL RESIDENCE</b> | <b>4,086 SF</b> |

**(P) TOTAL PORCH AREA (DOES NOT COUNT AS FLOOR AREA)**

|                   |               |
|-------------------|---------------|
| FRONT PORCH       | 265 SF        |
| REAR PORCH        | 344 SF        |
| 2ND FLOOR BALCONY | 57 SF         |
| <b>TOTAL</b>      | <b>666 SF</b> |

SHEET INDEX

| Sheet Number  | Sheet Name   |
|---------------|--|
| General       |  |
| G000          | General, Cover & Site Plan, Proposed                           |
| G001          | General, Abbreviation, Notes & Site Plan, Existing             |
| G002          | General, Site Photography & Streetscape, Proposed              |
| G009          | General, Landscaping, Privacy Plan & Irrigation Plan, Proposed |
| Survey        |  |
| S0            | Survey, Boundary & Topographic Survey                          |
| Civil         |  |
| C1            | Civil, Grading & Drainage Plan                                 |
| C2            | Civil, Utility Plan  |
| C3            | Civil, Details   |
| C4            | Civil, Blueprint For a Clean Bay                               |
| Architectural |  |
| A100          | Architectural, Floor Plan, 1st & 2nd Level, Proposed           |
| A101          | Architectural, Roof Plan, Proposed                             |
| A103          | Architectural, Area Diagrams                                   |
| A200          | Architectural, Elevations, Front & Back, Proposed              |
| A201          | Architectural, Elevations, Right & Left, Proposed              |
| A300          | Architectural, Cross Sections, AA & BB                         |
| A301          | Architectural, Cross Sections, CC & DD                         |
| A600          | Architectural, 3D Model  |

PUBLIC WORKS & SITE PLAN NOTES

- CONTRACTOR IS RESPONSIBLE FOR DUST CONTROL AND INSURING AREA ADJACENT TO WORK IS LEFT IN A CLEAN CONDITION.
- UTILIZE BEST MANAGEMENT PRACTICES (BMP'S), AS REQUIRED BY THE STATE WATER RESOURCES BOARD, FOR ANY ACTIVITY, WHICH DISTURBS SOIL.
- CONTRACTOR IS RESPONSIBLE FOR TEST, INSPECTIONS AND PROCEDURAL REQUIREMENTS PER CITY OF CAMPBELL.
- OPERABLE SMOKE DETECTORS MUST BE IN PLACE PRIOR TO RE-OCCUPY DWELLINGS PER CITY OF CAMPBELL CODES.
- PLUMBING & ELECTRICAL SURVEY REQUIRED FOR METER RELEASE.
- ADDITIONS, ALTERATIONS OR REPAIRS SHALL CONFORM TO ANY BUILDING OR STRUCTURE WITHOUT REQUIRING THE EXISTING BUILDING OR STRUCTURE TO COMPLY WITH ALL THE REQUIREMENTS OF THE CBC, PROVIDED THE ADDITION, ALTERATION, OR REPAIR CONFORMS TO THAT REQUIRED FOR NEW BUILDING OR STRUCTURE PER CBC SECTION 3403.2
- CONTRACTOR TO VERIFY SIZE & LOCATION OF ALL UTILITY CONNECTIONS. CONTRACTOR TO PROVIDE ALL NEW UTILITY CONNECTIONS AND/OR UPGRADE EXISTING AS REQUIRED. CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS AND APPROVALS AS REQUIRED BY GOVERNING AGENCIES.
- CONTRACTOR SHALL OBTAIN ALL NECESSARY DEMOLITION PERMITS AND APPROVALS INCLUDING ASBESTOS ABATEMENT AS PART OF THE BASE BID.
- PER CGSBC 301.1.1 - RESIDENTIAL BUILDINGS UNDERGOING PERMITTED ALTERATIONS, ADDITIONS OR IMPROVEMENT SHALL REPLACE NONCOMPLIANT PLUMBING FIXTURES WITH WATER-CONSERVING PLUMBING FIXTURES. PLUMBING FIXTURES REPLACEMENT IS REQUIRED PRIOR TO ISSUANCE OF A CERTIFICATE OF FINAL COMPLETION, CERTIFICATE OF OCCUPANCY OR FINAL PERMIT APPROVAL BY THE LOCAL BUILDING DEPARTMENT.
- PER CGSBC 301.1.1 - WHERE ADDITION OR ALTERATION INCREASED THE BUILDING'S CONDITIONED AREA, VOLUME, OR SIZE, THE REQUIREMENTS OF CALGREEN CHAPTER 4 SHALL APPLY ONLY TO AND WITHIN THE SPECIFIC AREA OF THE ADDITION OR ALTERATION.

DEFERRED SUBMITTAL

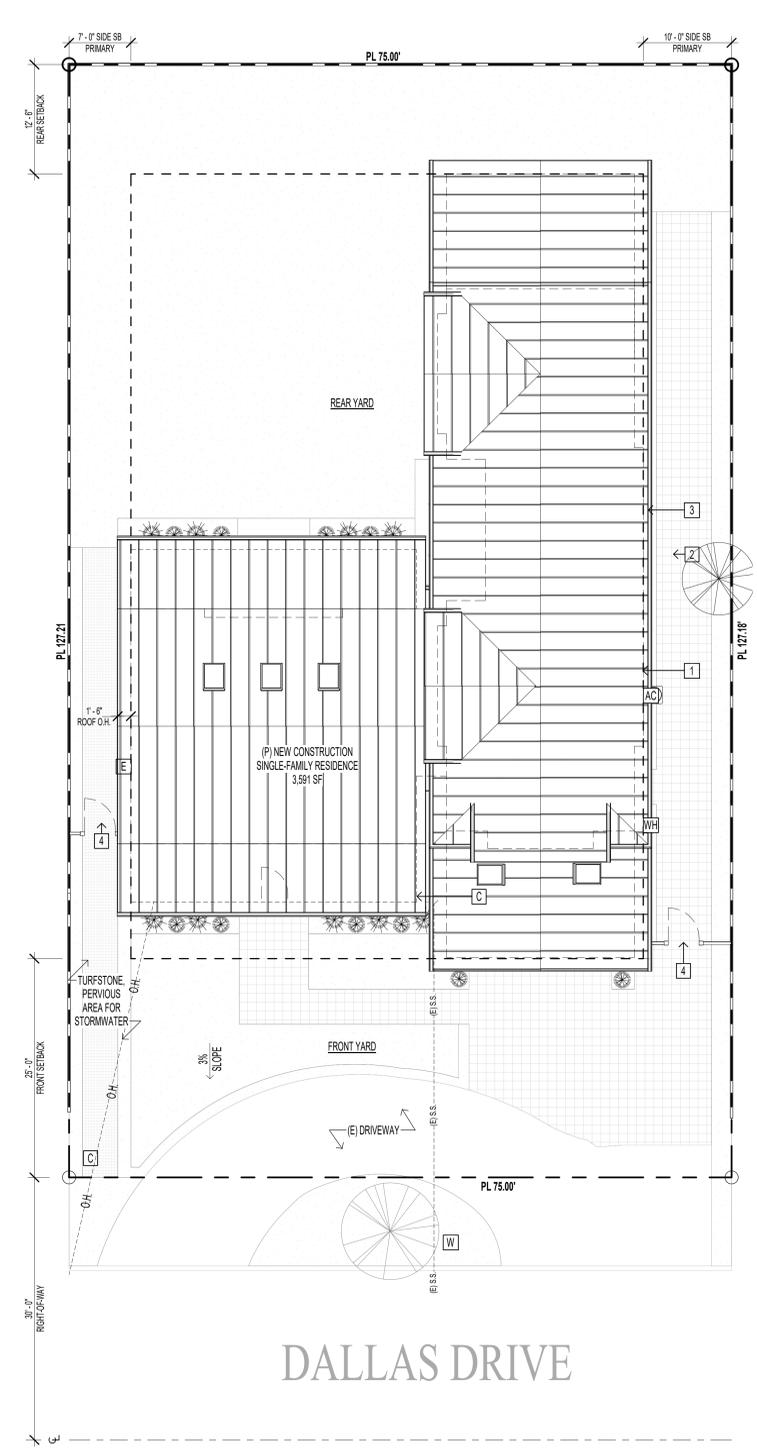
- AN AUTOMATIC FIRE SPRINKLER SYSTEM SHALL BE INSTALLED AS A DEFERRED SUBMITTAL IN BOTH SINGLE FAMILY RESIDENCE AND THE DETACHED ADU.
- A PERMIT FOR A NFPA 13D RESIDENTIAL FIRE SUPPRESSION SPRINKLER SYSTEM SHALL BE APPLIED FOR AS A DEFERRED SUBMITTAL. SUBMIT CALCULATIONS AND DESIGN DIRECT TO SANTA CLARA COUNTY FIRE DEPARTMENT (SCCFD), 14700 WINCHESTER BLVD, LOS GATOS (408) 378-4010. THE DEFERRED SUBMITTAL MUST BE APPLIED FOR, AND APPROVED, BEFORE ANY ROUGH INSPECTIONS ARE MADE.

APPLICABLE CODES

- 2022 CALIFORNIA BUILDING CODE
- 2022 CALIFORNIA RESIDENTIAL CODE
- 2022 CALIFORNIA MECHANICAL CODE
- 2022 CALIFORNIA PLUMBING CODE
- 2022 CALIFORNIA ELECTRICAL CODE
- 2022 CALIFORNIA ENERGY CODE
- 2022 CALIFORNIA FIRE CODE
- 2022 CALIFORNIA GREEN BUILDING STANDARDS CODE
- CITY OF CAMPBELL MUNICIPAL CODE
- ALL OTHER STATE AND LOCAL LAWS, ORDINANCES AND REGULATIONS

# BARAJAS RESIDENCE

CAMPBELL — CALIFORNIA



- SITE PLAN, PROPOSED, KEYNOTES**
- BUILDING OUTLINE
  - CONCRETE PAD, STEP
  - FENCE GATE
  - AC UNIT, EXTERIOR
- SITE LEGEND**
- PROPERTY LINE
  - SETBACK LINE
  - BUILDING FOOTPRINT
  - COVERED PORCH OUTLINE
  - CENTER LINE
  - UTILITY TRENCH
  - S.S. SEWER TRENCH
  - O.H. ELECTRICAL OVERHEAD
  - 6' FENCE
  - 3' FENCE
  - (E) WATER METER
  - (C) CLEAN-OUT
  - (AC) AC UNIT
  - (E) ELECTRICAL PANEL 400 AMPS, OVERHEAD SEE CIVIL UTILITY PLAN
  - (ES) TREES, SEE LANDSCAPE PLAN SHEET A009
  - (P) BUSHES, SEE LANDSCAPE PLAN SHEET A009
  - (P) PAVERS
  - (P) LANDSCAPE, SEE PLANS, L1
  - 5% SLOPE, SEE CIVIL FOR GRADING & DRAINAGE PLAN

- NOTES**
- HERS VERIFICATION REQUIRED FOR HVAC SYSTEMS. PROVIDE 3RD PARTY VERIF. (HERS) TO BUILDING INSPECTOR PRIOR TO FINAL SIGNOFF.
  - SEE A009-A010 FOR LANDSCAPE & IRRIGATION PLAN
  - CONTRACTOR TO VERIFY DIMENSIONS DESIGN STRUCTURE/UTILITIES ON SITE.
  - CONTRACTOR IS RESPONSIBLE FOR DUST CONTROL AND INSURING AREA ADJACENT TO WORK IS LEFT IN A CLEAN CONDITION.
  - UTILIZE BEST MANAGEMENT PRACTICES (BMP'S), AS REQUIRED BY THE STATE WATER RESOURCES BOARD, FOR ANY ACTIVITY, WHICH DISTURBS SOIL.
  - CONTRACTOR SHALL SCRAPE ALL SMOKE OR FIRE DAMAGED MEMBERS CLEAN. ANY FRAMING MEMBERS THAT LOSE MORE THAN 1 1/8" OF MATERIAL PER SURFACE MUST BE REPLACED OR REPAIRED. SMOKE DAMAGED MEMBERS MUST BE CLEANED AND SEALED.
  - CONTRACTOR IS RESPONSIBLE FOR ALL TEST, INSPECTIONS AND PROCEDURAL REQUIREMENTS PER CITY OF CAMPBELL.
  - OPERABLE SMOKE DETECTORS MUST BE IN PLACE PRIOR TO RE-OCCUPY DWELLINGS.
  - PLUMBING & ELECTRICAL SURVEY REQUIRED FOR METER RELEASE.
  - STORM WATER RUN-OFF FROM IMPERVIOUS SURFACE CREATED BY THIS PERMITTED PROJECT SHALL BE DIRECTED TO VEGETATED AREAS ON THE PROJECT PARCEL. STORM WATER SHALL NOT DRAIN ONTO NEIGHBORING PARCELS.
  - A SEPARATE BUILDING PERMIT IS REQUIRED FOR THE PV SYSTEM THAT IS REQUIRED BY THE ENERGY CALCULATIONS COMPLIANCE MODELING. THE SEPARATE PV SYSTEM PERMIT MUST BE FINALED PRIOR TO ISSUANCE OF CERTIFICATE OF OCCUPANCY. PV SYSTEM 3.34 KWDC IS A REQUIRED PV SYSTEMS \* OF THE ENERGY CALCULATIONS.
  - PV SYSTEMS 3.34 KWDC IS A \* REQUIRED PV SYSTEMS \* OF THE ENERGY CALCULATIONS.
  - CONSTRUCTION HOURS SHALL BE 8-5 M-F, 9-4 SATURDAYS. NO WORK SUNDAYS OR HOLIDAYS.
  - PER CAL GREEN 4.504, THERE SHALL BE NO USE OF PRODUCTS INCLUDING MATERIALS, PAINTS, SOLVENTS, PRIMERS, CAULKS, OR GLUES THAT EXCEEDS CALIFORNIA'S LIMIT ON VOLATILE ORGANIC COMPOUNDS (VOC) ON THIS PROJECT.
  - THE SOIL ENGINEER SHALL BE RETAINED TO PROVIDE OBSERVATION, COMPACTION, AND TESTING SERVICES DURING THE GRADING AND FOUNDATION PHASE OF CONSTRUCTION TO VERIFY ELEMENTS OF THE SOIL'S REPORT. SITE VISIT REPORTS SHALL BE SUBMITTED TO THE BUILDING DEPARTMENT INSPECTOR OF RECORD (IOR).
  - THIS PROJECT WILL REQUIRE THAT A SURVEYOR APPROVE THE FOUNDATION FORMS IN TERMS OF SETBACK ACCURACY AND FLOOR LEVEL HEIGHTS PRIOR TO PLACING CONCRETE. LANGUAGE FOR THE LETTER MUST BE AS WRITTEN AS PER CAMPBELL'S SURVEYOR HANDOUT AVAILABLE THROUGH THE BUILDING DEPARTMENT.

DALLAS DRIVE



GORDON K WONG, ARCHITECT LIC# 34945  
1000 WILSON AVENUE SUITE 109  
CAMPBELL, CA 95008  
GORDONKWONG@GKWARCHITECTS.COM

JOSHUA LIU & KEVIN YU, PROJECT DESIGNERS  
1000 WILSON AVENUE SUITE 109  
CAMPBELL, CA 95008  
GORDONKWONG@GKWARCHITECTS.COM

GK ARCHITECTS  
RESIDENTIAL / COMMERCIAL

NEW SINGLE FAMILY RESIDENCE  
401 DALLAS DRIVE  
CAMPBELL, CA 95008

General, Cover & Site Plan, Proposed

**G000**

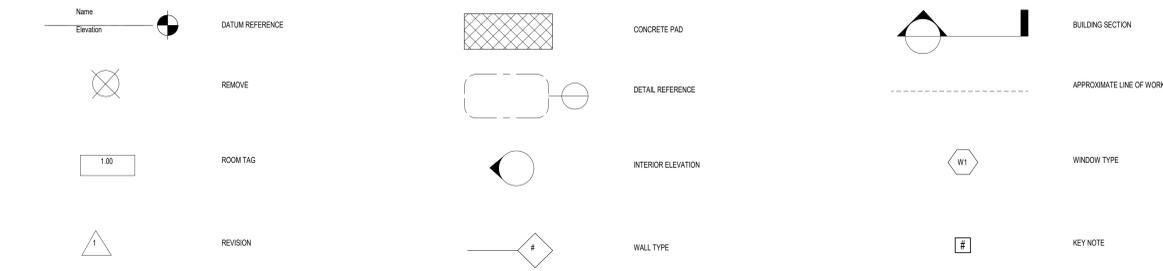
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GENERAL & PUBLIC WORK NOTES

- IT IS THE RESPONSIBILITY OF THE CONTRACTOR AND SUBCONTRACTORS TO CHECK AND VERIFY ALL DIMENSIONS AND CONDITIONS INDICATED ON THESE DRAWINGS AND MAKE KNOWN ANY DISCREPANCIES PRIOR TO COMMENCING THEIR WORK.
- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH ALL APPLICABLE REGULATIONS INCLUDING BUT NOT LIMITED TO NATIONAL, CITY, STATE, LOCAL CODES AND ORDINANCES WHICH MAY BE IN EFFECT. ALL MATERIALS, INSTALLATION PROCEDURES AND PLANS SHALL BE APPROVED BY ALL APPLICABLE CODE ENFORCEMENT AUTHORITIES HAVING JURISDICTION, AND IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN AND PAY FOR ALL NECESSARY PERMITS AND APPROVALS FOR THE WORK.
- THESE DRAWINGS ARE INTENDED FOR USE IN A NEGOTIATED CONSTRUCTION CONTRACT AND THEREFORE, MAY NOT SPECIFICALLY DETAIL OR SPECIFY MATERIAL AND/OR MANUFACTURERS. THE CONTRACTOR SHALL PROVIDE ALL SAMPLES AND OR CUTS AS REQUIRED TO ASSIST OWNER OR HIS AGENT IN MAKING MATERIAL SELECTIONS. FOR THE PURPOSE OF ESTIMATING, THE CONTRACTORS SHALL USE THE MATERIALS SELECTED BY THE OWNER, OR IN ABSENCE OF SAME, SHALL PROVIDE AN ALLOWANCE AMOUNT AND SO CONDITION ANY COST ESTIMATE. ALL MATERIALS SPECIFIED IN THESE DRAWINGS SHALL BE INCLUDED IN SUCH ESTIMATE.
- NO GUARANTEE OF QUALITY OF CONSTRUCTION IS IMPLIED OR INTENDED BY THE ARCHITECTURAL DOCUMENTS, AND THE CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ANY OR ALL CONSTRUCTION DEFICIENCIES.
- THE GENERAL CONTRACTOR SHALL HOLD HARMLESS, INDEMNIFY AND DEFEND THE ARCHITECT FROM ANY ACTION INITIATED BY THE OWNER OR ANY SUBSEQUENT OWNERS FOR CONSTRUCTION DEFICIENCIES, MODIFICATIONS OR SUCH CONDITIONS WHICH MAY BE BEYOND THE CONTROL OF THE ARCHITECT.
- ALL WORK SHALL COMPLY WITH AND RECORD THE CONDITIONS OF ALL EXISTING SITE IMPROVEMENTS INCLUDING PAVED AREAS. THE GENERAL CONTRACTOR SHALL MAKE KNOWN ALL EXISTING DAMAGED OR DISREPAIR ITEMS AND CONDITIONS THAT MAY WORSEN DUE TO THE CONSTRUCTION. ALL ITEMS IN GOOD CONDITION SHALL BE MAINTAIN IN THEIR PRESENT CONDITION AND ANY REPAIR OR DAMAGE WHICH OCCURS DURING CONSTRUCTION SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
- CONTRACTOR SHALL THOROUGHLY EXAMINE THE SITE AND SATISFY HIM OR HERSELF AS OF THE CONDITIONS UNDER WHICH THE WORK IS TO BE PERFORMED. THE CONTRACTOR SHALL VERIFY AT THE SITE ALL MEASUREMENTS AFFECTING HIS OR HER WORK AND SHALL BE RESPONSIBLE FOR THE CORRECTNESS OF SAME. NO EXTRA COMPENSATION WILL BE ALLOWED TO THE CONTRACTOR FOR THE EXPENSES DUE TO HIS OR HER NEGLIGENCE TO EXAMINE OR FAILURE TO DISCOVER CONDITIONS WHICH MAY AFFECT HIS OR HER WORK.
- ALL WORK SHALL BE COORDINATED WITH THE STRUCTURAL, MECHANICAL, ELECTRICAL, PLUMBING, ARCHITECTURAL, FIRE PROTECTION AND LIGHTING DRAWINGS APPLYING TO THIS PROJECT PRIOR TO SUBMITTING SHOP DRAWINGS FOR FABRICATION APPROVAL.
- IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE WITH ALL INVOLVED PARTIES AND PREPARE SHOP DRAWINGS.
- ALL NEW INTERIOR PAINT COLOR, FLOOR, WALLS AND CEILING FINISHES SHALL BE SELECTED BY OWNER AT THE TIME WHEN IT IS NECESSARY FOR THE COMPLETION OF THE PROJECT.
- THE CONTRACTOR SHALL PERFORM ALL CUTTING AND PATCHING REQUIRED TO COMPLETE THE WORK OR TO MAKE ITS PARTS FIT TOGETHER PROPERLY WITHOUT COMPROMISING THE QUALITY OF THE WORK.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ADEQUATE BRACING, SHORING, AND PROTECTING ALL WORK DURING CONSTRUCTION, AGAINST DAMAGE, BREAKAGE, COLLAPSE, DISTORTIONS, AND OFF ALIGNMENTS ACCORDING TO CODES AND STANDARDS OF GOOD PRACTICE.
- ALL PUBLIC IMPROVEMENTS SHALL BE MADE IN ACCORDANCE WITH THE LATEST ADOPTED CITY STANDARDS. THE STORING OF GOOD AND MATERIALS ON SIDEWALK AND/OR STREET SHALL NOT BE ALLOWED UNLESS THE CONTRACTOR HAS APPLIED AND SECURED A SPECIAL PERMIT WHICH ALLOW SUCH STORAGE TO BE PLACED.
- OWNERSHIP OF DRAWINGS: THESE DRAWINGS ARE THE PROPERTY OF GWK ARCHITECTS - GORDON WONG, ARCHITECT. THE DRAWINGS SHALL NOT BE USED FOR ANY OTHER PURPOSE EXCEPT AS APPROVED BY THE ARCHITECT.
- LIMITATION OF THE WORK: THE LIMITS OF THE WORK ARE ESTABLISHED BY THE DRAWINGS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING TRADESMEN WITH THESE LIMITS.
- THIS PROJECT SHALL BE PROPERLY ENCLOSED WITH CONSTRUCTION FENCING TO PREVENT UNAUTHORIZED ACCESS TO THE SITE DURING CONSTRUCTION. THE CONSTRUCTION SITE SHALL BE SECURED TO PREVENT VANDALISM AND OR THEFT DURING HOURS WHEN NO WORK IS BEING DONE. ALL PROTECTED TREES SHALL BE FENCED TO PREVENT DAMAGE TO ROOT SYSTEMS.
- THIS STRUCTURE IS CLASSIFIED AS NEW SINGLE FAMILY DWELLING UNDER CHAPTER 18.32 OF THE CAMPBELL MUNICIPAL CODE. SHALL BE EQUIPPED WITH RESIDENTIAL FIRE SPRINKLERS COMPLIANT WITH SECTION R313 OF THE CALIFORNIA RESIDENTIAL CODE.
- CONTRACTOR IS RESPONSIBLE FOR DUST CONTROL AND INSURING AREA ADJACENT TO WORK IS LEFT IN A CLEAN CONDITION.
- UTILIZE BEST MANAGEMENT PRACTICES (BMP'S), AS REQUIRED BY THE STATE WATER RESOURCES BOARD, FOR ANY ACTIVITY, WHICH DISTURBS SOIL.
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- ADDITIONS AND ALTERATIONS TO (E) RESIDENTIAL STRUCTURES SHALL COMPLY WITH SECTION 3404 OF THE 2019 CALIFORNIA BUILDING CODE (CBC).
- STORM WATER RUN-OFF FROM IMPERVIOUS SURFACE CREATED BY THIS PERMITTED PROJECT SHALL BE DIRECTED TO VEGETATED AREAS ON THE PROJECT PARCEL. STORM WATER SHALL NOT DRAIN ONTO NEIGHBORING PARCELS.
- ALL CONSTRUCTION SITES MUST COMPLY WITH APPLICABLE PROVISIONS OF THE CHAPTER 33 AND OUR STANDARD DETAIL AND SPECIFICATION S-7.

GRAPHIC SYMBOLS



ABBREVIATIONS

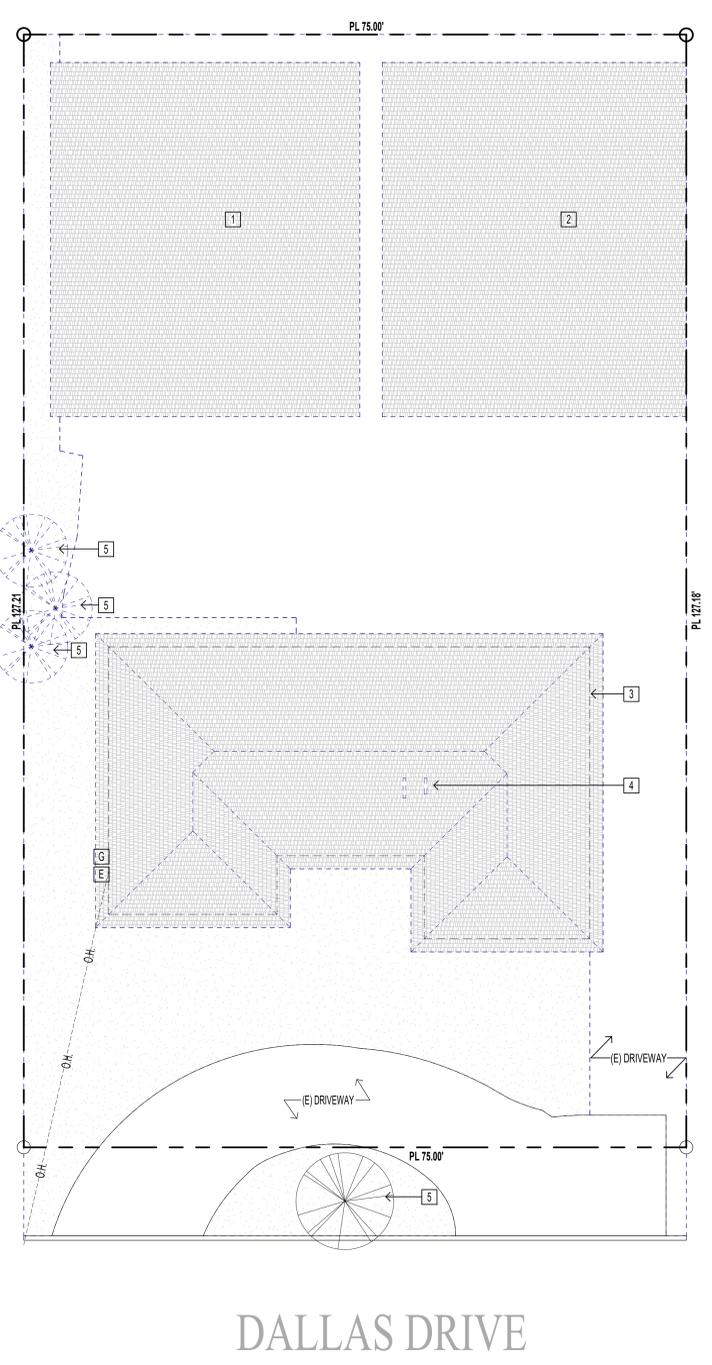
|       |                       |        |                               |       |                                |
|-------|-----------------------|--------|-------------------------------|-------|--------------------------------|
| A     | ABOVE                 | I      | INCH                          | R     | REVEAL OR RISER                |
| AC    | ASPHALT CONCRETE      | INCD   | INCANDESCENT                  | RAD   | RADIUS                         |
| AD    | AREA DRAIN            | INSUL  | INSULATION                    | RCP   | REINFORCED CONCRETE PIPE       |
| ADDL  | ADDITIONAL            | INT    | INTERIOR                      | RD    | ROOF DRAIN                     |
| AFF   | ABOVE FINISH FLOOR    | INV    | INVERT                        | REF   | REFERENCE                      |
| ASPH  | ASPHALT               | J      | JOIST                         | REFL  | REFLECTED                      |
| B     | BITUMINOUS            | JST    | JOIST                         | REFR  | REFRIGERATOR                   |
| BKG   | BACKING               | JT     | JOINT                         | RET   | RETAINING OR RETARDANT         |
| BLDG  | BUILDING              | K      | KIPS                          | REG   | REGISTER                       |
| BM    | BEAM                  | KIT    | KITCHEN                       | RO    | ROUGH OPENING                  |
| BR    | BACKER ROD            | KP     | KICK PLATE                    | SCD   | SEE CIVIL DRAWINGS             |
| BUR   | BUILT-UP ROOF         | L      | LOCATION                      | SCHD  | SCHEDULE                       |
| BDR   | BEDROOM               | LT     | LIGHT                         | SD    | STORM DRAIN                    |
| BW    | BOTTOM OF WALL        | LOC    | LOCATION                      | SECT  | SECTION                        |
| C     | CABINET               | LT     | LIGHT                         | SED   | SEE ELECTRICAL DRAWINGS        |
| CB    | CATCH BASIN           | M      | MACHINE BOLT                  | SF    | SQUARE FOOT OR FEET            |
| CEM   | CEMENT                | MB     | MACHINE BOLT                  | SHR   | SHOWER                         |
| CF    | CUBIC FEET            | MDF    | MEDIUM DENSITY FIBERBOARD     | SHT   | SHEET                          |
| CJ    | CONTROL JOINT         | MECH   | MECHANICAL                    | SHTG  | SHEATHING                      |
| CL    | CLOSET                | MEMB   | MEMBRANE                      | SMI   | SMILAR                         |
| CTL   | CENTERLINE            | MET    | METAL                         | SJ    | SEISMIC JOINT                  |
| CLG   | CEILING               | MH     | MANHOLE                       | SL    | SEALANT                        |
| CONC  | CONCRETE              | MSC    | MISCELLANEOUS                 | SLD   | SEE LANDSCAPE DRAWINGS         |
| CPT   | CARPET                | MTD    | MOUNTED                       | SM    | SHEET METAL                    |
| D     | DEMO                  | MTL    | METAL                         | SMD   | SEE MECHANICAL DRAWINGS        |
| DR    | DRAIN                 | N      | NEW                           | SCF   | SOFFIT                         |
| E     | EXISTING              | NIC    | NOMINAL                       | SOG   | SLAB ON GRADE                  |
| (E)   | EXISTING              | NP     | NON-PARKING                   | SPD   | SEE PLUMBING DRAWINGS          |
| E     | EAST                  | N      | NOT IN CONTRACT               | SPECS | SPECIFICATION                  |
| ELEC  | ELECTRICAL            | NR     | NON-RATED                     | SQ    | SQUARE                         |
| EP    | ELECTRICAL PANEL      | NTS    | NOT TO SCALE                  | SS    | SANITARY SEWER                 |
| EXT   | EXTERIOR              | O      | OVERALL                       | SSD   | SEE STRUCTURAL DRAWINGS        |
| F     | FOUNDATION            | OA     | ON CENTER                     | STC   | SOUND TRANSMISSION COEFFICIENT |
| FDN   | FOUNDATION            | OC     | OUTSIDE DIAMETER DIMENSION    | STD   | STANDARD                       |
| FH    | FIRE HYDRANT          | OD     | OWNER FURNISHED CONTRACTOR    | STL   | STEEL                          |
| FN    | FINISH                | OFCI   | INSTALLED                     | STOR  | STORAGE                        |
| FF    | FINISH FLOOR          | OFOI   | OWNER FURNISHED OWNER INSTALL | STR   | STRUCTURAL                     |
| FL    | FLOW LINE             | P      | PENETRATION                   | SY    | SQUARE YARD                    |
| FLUOR | FLUORESCENT           | PERF   | PERFORATED                    | T     | TOP AND BOTTOM                 |
| FOC   | FACE OF CONCRETE      | PERP   | PERPENDICULAR                 | T&G   | TONGUE AND GROOVE              |
| FOF   | FACE OF FINISH        | PL     | PLATE                         | TC    | TOP OF CURB                    |
| FOS   | FACE OF STUD          | PL     | PROPERTY LINE                 | TOC   | TOP OF CONCRETE                |
| FR    | FIRE RATED            | PLAS   | PLASTER                       | TOP   | TOP OF PAVING                  |
| FS    | FLOOR SINK            | PLG    | PLUMBING                      | TOS   | TOP OF STEEL                   |
| FSL   | FIRE SPRINKLER        | PLWD   | PLYWOOD                       | TRD   | TREAD                          |
| FTG   | FOOTING               | PNL    | PANEL                         | TW    | TOP OF WALL                    |
| FURR  | FURRING               | POC    | POINT OF CONNECTION           | U     | UNDERWRITERS LABORATORIES      |
| G     | GALVANIZED            | PP     | PERMEABLE PAVERS              | UL    | UTILITIES                      |
| GALV  | GALVANIZED            | PREFAB | PREFABRICATED                 | V     | WEST OR WIDTH                  |
| GC    | GENERAL CONTRACTOR    | PSF    | POUNDS PER SQUARE FOOT        | VCP   | VITREOUS CLAY PIPE             |
| GL    | GLASS                 | PSI    | POUNDS PER SQUARE INCH        | VERT  | VERTICAL                       |
| GND   | GROUND                | PTD    | PAINTED                       | VTR   | VENT THROUGH ROOF              |
| GWB   | GYPSPUM WALL BOARD    | PTR    | PRESSURE TREATED              | W     | WEST OR WIDTH                  |
| GYP   | GYPSPUM               | PTRWDQ | PRESSURE TREATED WOOD         | WC    | WATER CLOSET                   |
| H     | HARDBOARD             | QTY    | QUANTITY                      | WD    | WOOD                           |
| HDBD  | HARDBOARD             |        |                               | WDW   | WINDOW                         |
| HDR   | HEADER                |        |                               | W/O   | WITHOUT                        |
| HDWR  | HARDWARE              |        |                               | WP    | WATER PROOF                    |
| HDWD  | HARDWOOD              |        |                               | WPT   | WORKING POINT                  |
| HTR   | HEATER                |        |                               | WR    | WATER RESISTANT                |
| HVAC  | HEATING, VENT, & A.C. |        |                               |       |                                |

APPLICABLE CODES

- 2022 CALIFORNIA BUILDING CODE
- 2022 CALIFORNIA RESIDENTIAL CODE
- 2022 CALIFORNIA PLUMBING CODE
- 2022 CALIFORNIA MECHANICAL CODE
- 2022 CALIFORNIA ELECTRICAL CODE
- 2022 CALIFORNIA ENERGY CODE
- 2022 CALIFORNIA GREEN BUILDING STANDARD CODE
- 2022 CALIFORNIA FIRE CODE
- 2022 INTERNATIONAL BUILDING CODE
- 2022 CITY OF CAMPBELL REACH CODE
- CAMPBELL CITY MUNICIPAL CODE
- ALL OTHER STATE AND LOCAL LAWS, ORDINANCES AND REGULATIONS

SITE COVERAGE BREAKDOWN

| # | NAME             | COVERAGE   | SF       | COVERAGE BREAKDOWN                      |             |
|---|------------------|------------|----------|---|-------------|
| 1 | PRIMARY DWELLING | IMPERVIOUS | 2855 SF  | LOT COVERAGE                            | 2855        |
| 2 | CONCRETE PORCH   | IMPERVIOUS | 610 SF   | PRIMARY DWELLING                        | 610         |
| 3 | PAVERS           | PERVIOUS   | 1,268 SF | CONCRETE PORCH                          | 449         |
| 4 | DRIVEWAY         | IMPERVIOUS | 449 SF   | DRIVEWAY                                | 449         |
| 5 | LANDSCAPE        | PERVIOUS   | 4,358 SF | TOTAL=                                  | 3,914 SF    |
|   |                  |            |          | LOT SIZE                                | 9,540.75 SF |
|   |                  |            |          | LOT COVERAGE = 3,914 SF / 9,540.75 SF = | 41%         |
|   |                  |            |          | LANDSCAPE AREA =                        | 4,358 SF    |
|   |                  |            |          | PERVIOUS COVERAGE=                      |             |
|   |                  |            |          | PAVERS                                  | 1,268 SF    |
|   |                  |            |          | TOTAL                                   | 5,626 SF    |



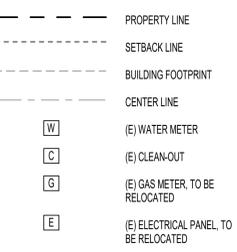
SITE PLAN KEY NOTES, EXISTING

- (E) SHED TO BE DEMOLISHED
- (E) GARAGE TO BE DEMOLISHED
- (E) BUILDING OUTLINE
- (E) CHIMNEY TO BE REMOVED
- (E) TREE, TO BE REMOVED

NOTES:

- THE WIDTH OF THE DRIVEWAY (SHOULDER PAVING) IN THE PUBLIC RIGHT-OF-WAY SHALL NOT EXCEED THE WIDTH OF THE GARAGE.

LEGEND



GORDON K WONG, ARCHITECT LIC# 34045  
 401 DALLAS DRIVE SUITE 100  
 CAMPBELL, CA 95008  
 GORDONWONG@GORDONWONGARCHITECTS.COM



NEW SINGLE FAMILY RESIDENCE  
 401 DALLAS DRIVE  
 CAMPBELL, CA 95008

Revision Schedule

| NO. | DESCRIPTION | DATE |
|-----|-------------|------|
|     |             |      |
|     |             |      |
|     |             |      |

General, Abbreviation, Notes & Site Plan, Existing

G001

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1\_FRONT RIGHT



3\_FRONT SIDE



5\_REAR LEFT



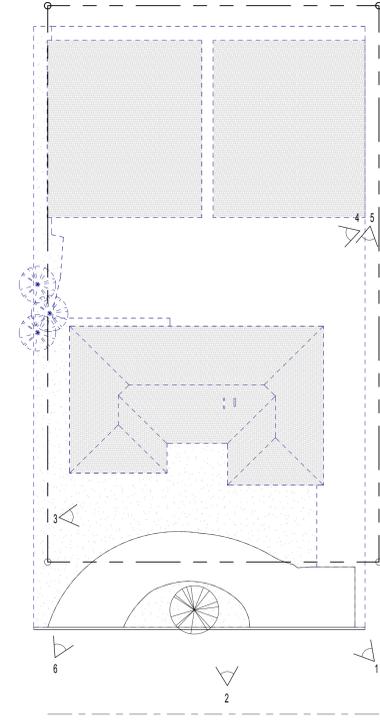
2\_FRONT LEFT



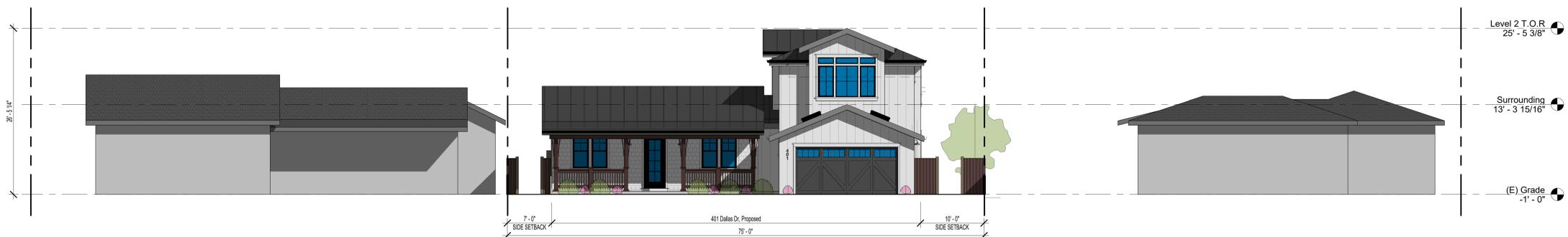
4\_REAR RIGHT



6\_REAR SIDE



1 Site Plan, Existing, Key Plan  
1/16" = 1'-0"



2 Elevation, Front, Proposed for Streetscape  
1/8" = 1'-0"



GORDON K WONG, ARCHITECT LIC# 34058  
1000 AVENUE OF THE STARS  
CAMPBELL, CA 95008  
GORDONWONG@GKWARCHITECTS.COM



General, Site Photography & Streetscape, Proposed

NEW SINGLE FAMILY RESIDENCE  
401 DALLAS DRIVE  
CAMPBELL, CA 95008

| Revision Schedule |  |
|-------------------|--|
|                   |  |
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General, Site Photography & Streetscape, Proposed

G002

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**LANDSCAPE NOTES**

1. LANDSCAPING PLAN WILL COMPLY WITH THE STATE WATER EFFICIENT LANDSCAPE REQUIREMENTS (CALIFORNIA CODE OF REGULATIONS, TITLE 23, CH. 2.7, DIV.2), ADOPTED AS THE CITY OF CAMPBELL WATER EFFICIENT LANDSCAPE GUIDELINES (CMC 21.26.030.F)
2. ALL PLANTING SHALL RECEIVE AUTOMATIC LOW VOLUME DRIP AND/OR BUBBLER IRRIGATION
3. ALL PLANTERS WILL BE MULCHED WITH 3" OF APPROVED BARK PRODUCT
4. USE RECYCLED CONTRACTION MATERIALS WHEN POSSIBLE
5. THE PROPOSED PLANT PALLETTE AND SITE ELEMENTS SHALL COMPLIMENT ARCHITECTURAL STYLE AND PROVIDE STATEMENT TO THE BUILDING
6. VERIFY LOCATION OF ALL UNDERGROUND UTILITIES PRIOR TO CONSTRUCTION
7. SITE SOIL SHALL BE THOROUGHLY BROKEN UP AND MADE FRILABLE PRIOR TO PREPARATION
8. INCORPORATE 4 CU PER 1000 SF OF COMPOST, 6" INTO NATIVE SOIL
9. AFTER PLANTING SPREAD 3" OF EARTH TONE, WOOD CHIP MULCH AT ALL PLANTED AREAS. GRADE SHALL ANTICIPATE THE THICKNESS OF MULCH

**PRIMARY PLANTS LIST**

| BOTANICAL NAME       | COMMON NAME       | SIZE    | WATER USE | EXISTING/PROPOSED |
|----------------------|-------------------|---------|-----------|-------------------|
| ACER PALMATUM        | JAPANESE MAPLE    | 5 GAL   | LOW       | PROPOSED          |
| MUHLENBERGIA RIGENS  | DEER GRASS        | 1.5 GAL | LOW       | PROPOSED          |
| PISTACIA CHINENSIS   | CHINESE PISTACHE  | 50 GAL  | LOW       | PROPOSED          |
| MAGNOLIA GRANDIFLORA | SOUTHERN MAGNOLIA | 50 GAL  | LOW       | EXISTING          |



GERANIUM, PELARGONIUM



(E) SOUTHERN MAGNOLIA  
MAGNOLIA GRANDIFLORA



JAPANESE MAPLE  
ACER PALMATUM



DEER GRASS  
MUHLENBERGIA RIGENS



CHINESE PISTACHE  
PISTACIA CHINENSIS



**LANDSCAPE PLAN, PROPOSED, LEGEND**

- PERMEABLE PAVERS
- GRASS
- BLACK MULCH
- TURF STONE
- CONCRETE
- JAPANESE MAPLE  
ACER PALMATUM
- DEER GRASS  
MUHLENBERGIA RIGENS
- FLOWER, GERANIUM  
PELARGONIUM
- (E) SOUTHERN MAGNOLIA  
MAGNOLIA GRANDIFLORA

1 Landscape Plan, Proposed  
1" = 10'-0"



**PRESCRIPTIVE COMPLIANCE OPTION- APPENDIX D NOTES**

1. INCORPORATE COMPOST OF AT LEAST FOUR CUBIC YARDS PER 1,000 SQUARE FEET TO A DEPTH OF SIX INCHES INTO LANDSCAPE AREA.
2. A TOTAL OF 75% OF PLANTS SHALL BE DROUGHT TOLERANT PLANTS.
3. A MINIMUM THREE INCH LAYER OF MULCH SHALL BE APPLIED ON ALL EXPOSED SOIL SURFACES OF PLANTING AREAS EXCEPT IN TURF AREAS, CREEPING OR ROOTING GROUNDCOVERS.
4. IRRIGATION SYSTEM SHALL COMPLY WITH THE FOLLOWING:
5. AUTOMATIC IRRIGATION CONTROLLERS ARE REQUIRED AND MUST USE EVAPOTRANSPIRATION OR SOIL MOISTURE SENSOR DATA AND UTILIZE A RAIN SENSOR.
6. IRRIGATION CONTROLLERS SHALL BE OF A TYPE WHICH DOES NOT LOSE PROGRAMMING DATA IN THE EVENT THE PRIMARY POWER SOURCE IS INTERRUPTED.
7. PRESSURE REGULATORS SHALL BE INSTALLED ON THE IRRIGATION TO ENSURE THE DYNAMIC PRESSURE OF THE SYSTEM IS WITHIN THE MANUFACTURERS RECOMMENDED PRESSURE RANGE.
8. MANUAL SHUT OFF VALVES(SUCH AS GATE VALVE, BALL VALVE, BUTTERFLY VALVE) SHALL BE INSTALLED AS CLOSE AS POSSIBLE TO THE POINT OF CONNECTION OF THE WATER SUPPLY.
9. ALL IRRIGATION EMISSION DEVICES MUST MEET THE REQUIREMENTS SET IN THE ANSI STANDARD, ADA/BEICC 802-2014, "LANDSCAPE IRRIGATION SPRINKLER AND EMITTER STANDARD." ALL SPRINKLER HEADS INSTALLED IN THE LANDSCAPE MUST DOCUMENT A DISTRIBUTION UNIFORMITY LOW QUARTER OF 0.65 OR HIGHER USING THE PROTOCOL DEFINED IN ASABE/ICC 802-2014.
10. AREAS LESS THAN 10 FEET IN WIDTH IN ANY DIRECTION SHALL BE IRRIGATED WITH SUBSURFACE OR OTHER MEANS THAT PRODUCES NO RUNOFF OR OVER SPRAY.
11. AT THE TIME OF FINAL INSPECTION, THE PERMIT APPLICANT MUST PROVIDE THE OWNER OF THE PROPERTY WITH A CERTIFICATE OF COMPLETION, CERTIFICATE OF INSTALLATION, IRRIGATION SCHEDULE, AND A SCHEDULE OF LANDSCAPE AND IRRIGATION MAINTENANCE.

**INSTALLATION NOTES**

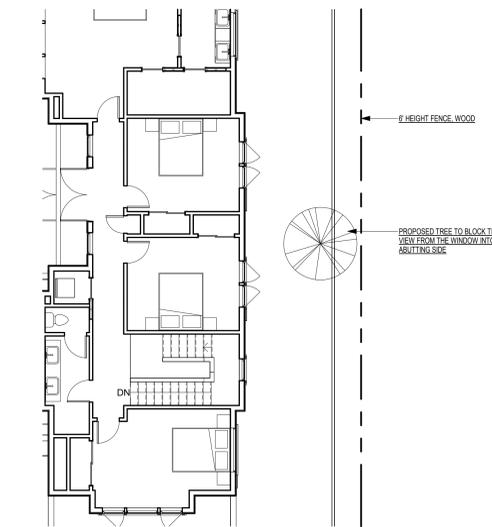
INSTALL A NEW AUTOMATIC CONTROLLER ON A DEDICATED ELECTRICAL OUTLET. THE NEW PLANTING WILL INCLUDE 4 DRIP VALVES USING 1/2 INCH PER SUPPLY LINES AND 1/4 INCH TUBING FOR INDIVIDUAL EMITTERS, AN INLINE EMITTER SUPPLY LINE GRID, PRESSURE REGULATORS FOR EACH VALVE, FILTERS, BACKFLOW PREVENTION DEVICE AND MANIFOLD AS REQUIRED BY CITY OF CAMPBELL. OPTIMUM VALVE INSTALLATION SHOULD BE IN BELOW-GRADE VALVE BOXES IN LOCATION MARKED ON THE IRRIGATION LAYOUT PLAN. PLEASE CHECK MAIN LINE CONNECTION FROM FRONT INSTALL. ALL IRRIGATION LINES UNDER MULCHES.

ZONE 1 - VALVE 1: LOWER BEDS/ GROUND COVER SHRUBS  
SHRUBS: 1GPH EMITTERS PER PLANT

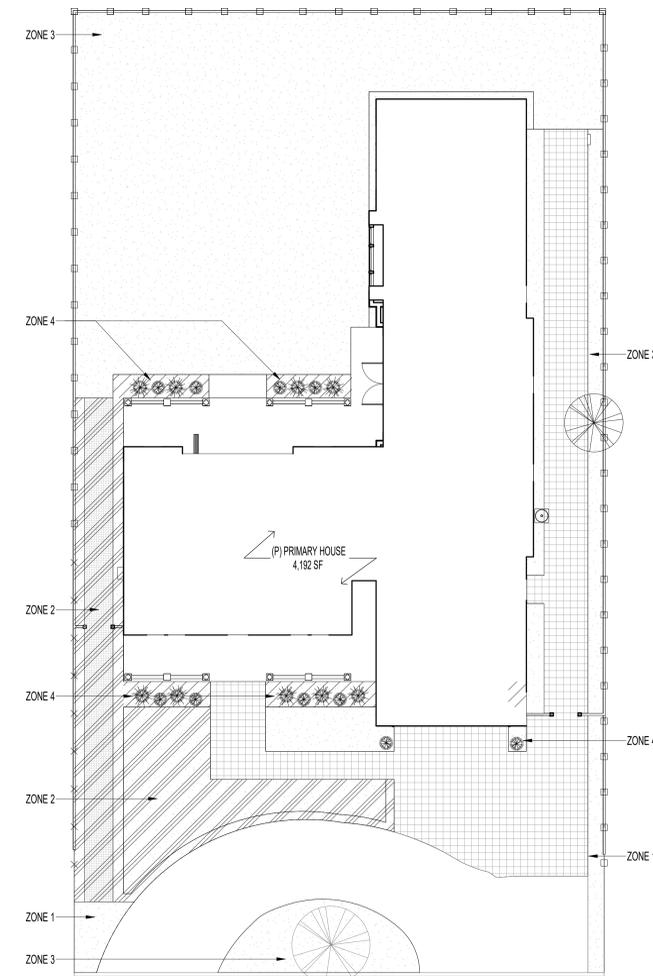
ZONE 2 - VALVE 1: SHRUBS / GROUND COVER SHRUBS  
SHRUBS: 1GPH EMITTERS PER PLANT

ZONE 3 - TREES/ GROUND COVER  
TREES: 2 GPH EMITTER PER TREE  
SHRUBS: 1GPH EMITTERS PER PLANT

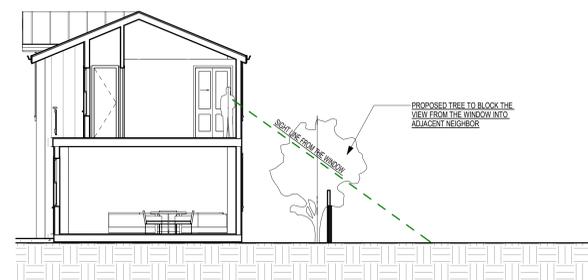
ZONE 4: SHRUBS/GROUND COVER SHRUBS  
SHRUBS: 1GPH EMITTERS PER PLANT



2 Privacy Plan, Level 2, Proposed  
1/8" = 1'-0"

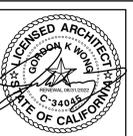


4 Irrigation Plan, Proposed  
1" = 10'-0"



3 Sight Line Section  
1/8" = 1'-0"

General, Landscaping, Privacy Plan & Irrigation Plan, Proposed



JOSHUA LIU & KEVIN YU, PROJECT DESIGNERS  
GORDON K WONG ARCHITECTS  
1500 CALIFORNIA STREET, SUITE 100  
CAMPBELL, CA 95008  
GORDONK.WONG@GKWAARCHITECTS.COM

GORDON K WONG, ARCHITECT LIC# 34845  
JOSHUA LIU, ARCHITECT LIC# 34845  
KEVIN YU, ARCHITECT LIC# 34845  
CAMPBELL, CA 95008  
GORDONK.WONG@GKWAARCHITECTS.COM



**NEW SINGLE FAMILY RESIDENCE**  
407 DALLAS DRIVE  
CAMPBELL, CA 95008

Revision Schedule

| NO. | DATE | DESCRIPTION |
|-----|------|-------------|
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General, Landscaping, Privacy Plan & Irrigation Plan, Proposed

**G009**  
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**SURVEYOR'S NOTE**

THIS MAP CORRECTLY REPRESENTS A SURVEY DONE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE LAND SURVEYORS ACT. THE BOUNDARY LINES SHOWN HEREON ARE BASED ON A BOUNDARY SURVEY DONE BY WILSON LAND SURVEYS.

*Koen T. Wilson* 08/22/2023  
 KOEN T. WILSON LS 9440

**SITE BENCHMARK**

ELEVATIONS FOR THIS SURVEY ARE BASED ON ASSUMED ELEVATION OF 500.00' AT CONTROL POINT #1.

**GENERAL NOTES**

- TREE SIZES AND TYPES ARE APPROXIMATE AND SHOULD BE VERIFIED BY A CERTIFIED ARBORIST.
- FINISH FLOOR ELEVATIONS ARE TAKEN AT DOOR THRESHOLDS.
- BUILDING CORNERS WERE LOCATED AT FINISH LOCATIONS (STUCCO, BLOCK OR WOOD AS IT EXISTS IN THE FIELD).
- LOCATIONS OF ALL EXISTING ONSITE FEATURES (WITH THE EXCEPTION OF THE EXISTING BUILDING) SHOULD NOT BE USED AS A REFERENCE WHEN LAYING OUT NEW CONSTRUCTION.

**UNDERGROUND UTILITY NOTE**

UNDERGROUND UTILITY LINES, IF SHOWN, DEPICT OUR ESTIMATION OF WHERE THE ACTUAL LINES MAY BE LOCATED. THE LINES WERE DETERMINED BY CONNECTING VISIBLE UTILITY APPURTENANCES AND ALSO BY USING PAINTED MARKINGS PLACED BY OTHERS. THE UNDERGROUND UTILITIES MAY OR MAY NOT BE AS DEPICTED ON THIS SURVEY. NO LIABILITY IS ACCEPTED FOR ANY DISCREPANCIES, OMISSIONS OR ERRORS WITH REGARD TO SAID UNDERGROUND UTILITY DEPICTIONS ON THIS SURVEY.

**TITLE REPORT NOTE**

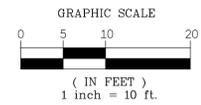
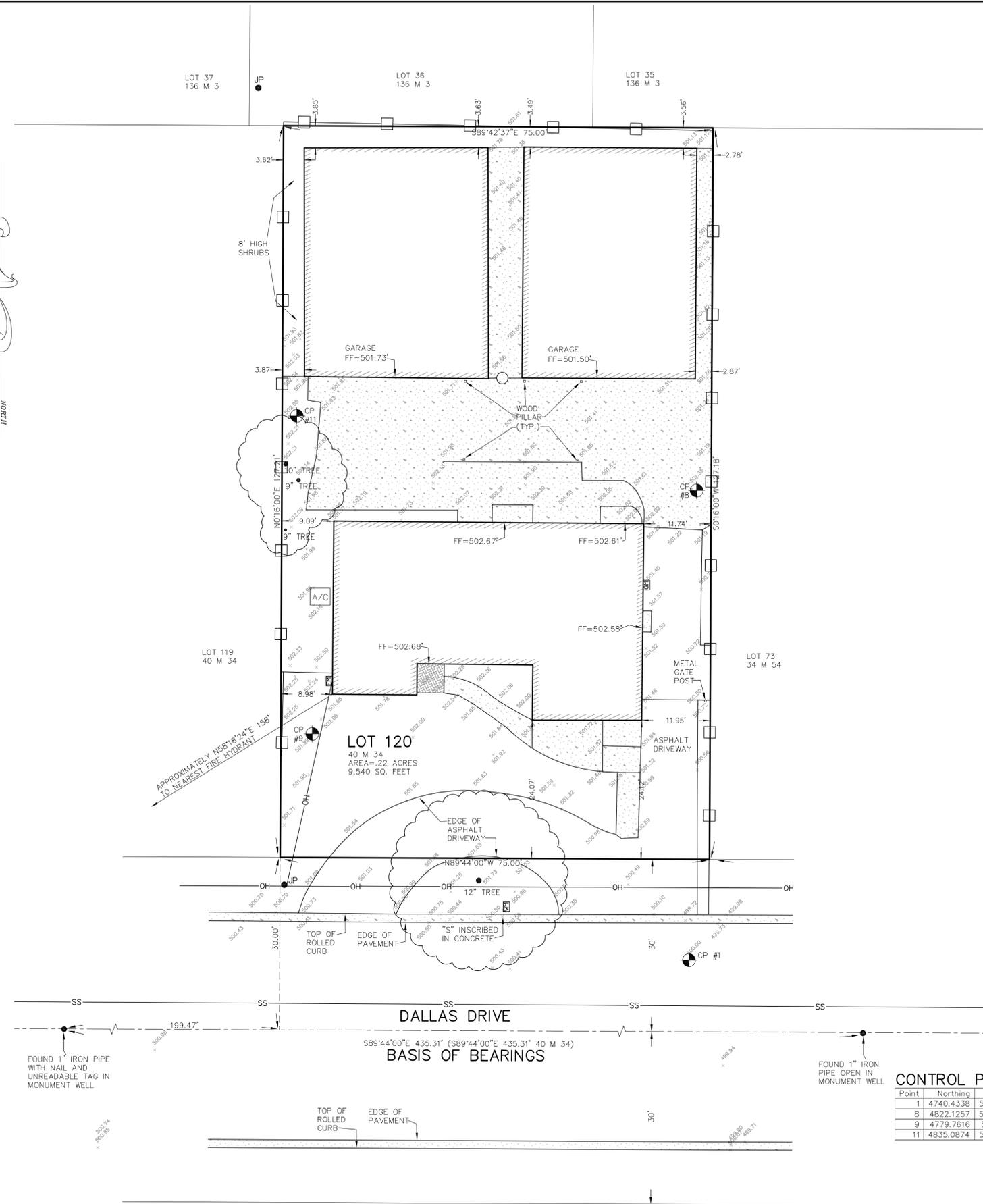
EASEMENTS SHOWN ARE BASED ON A TITLE REPORT PREPARED BY OLD REPUBLIC TITLE COMPANY DATED APRIL 25, 2023 (ORDER NO. 0615035174-TE)

**SETBACK LINES NOTE**

BUILDING SETBACK LINES WERE NOT SHOWN ON THIS MAP (EVEN IF THEY ARE SHOWN ON THE ORIGINAL TRACT MAP). THE DESIGNER SHOULD CHECK WITH THE APPROPRIATE AUTHORITY TO DETERMINE BUILDING SETBACK LINES.

**LEGEND**

- FOUND AS NOTED
- SET 5/8" REBAR WITH PLASTIC CAP 'WILSON L 9440'
- SET NAIL AND 1" BRASS TAG 'WILSON L 9440' IN CONCRETE
- ⊗ FIRE HYDRANT
- ⊕ WATER VALVE
- ⊕ WATER METER
- JOINT POLE
- GUYWIRE
- W — BLUE PAINT, EVIDENCE OF UNDERGROUND WATER LINE
- ⊕ ELECTRIC METER
- ⊕ GAS METER
- ⊕ MONITORING WELL
- G — YELLOW PAINT, EVIDENCE OF UNDERGROUND GAS LINE
- ⊕ A/C AIR CONDITIONING UNIT
- ⊕ UTIL UTILITY BOX
- ⊕ PH PHONE BOX
- P — EVIDENCE OF UNDERGROUND PHONE LINE
- ⊕ TV TV BOX
- OH — OVERHEAD LINE
- TV — EVIDENCE OF UNDERGROUND TV LINE
- ⊕ DROP INLET
- ⊕ M MANHOLE
- ⊕ D STORM DRAIN MANHOLE
- ⊕ S SEWER MANHOLE
- ⊕ SC SEWER CLEANOUT
- SS — GREEN PAINT, EVIDENCE OF UNDERGROUND SEWER LINE
- ⊕ SIGN
- ⊕ CONTROL POINT
- ⊕ LAMP POST
- ⊕ ELECTRIC BOX
- ⊕ COMMUNICATION BOX
- WOOD FENCE
- CONCRETE
- LO LIVE OAK
- WO WHITE OAK
- RW REDWOOD
- TYP. TYPICAL
- — — PROPERTY LINE
- — — CHAIN LINK FENCE
- — — P.S.E. PUBLIC SERVICE EASEMENT
- TILE
- BUILDING
- — — STREET CENTER LINE
- — — TIE LINE/EASEMENT LINE
- FF FINISH FLOOR ELEVATION



**CONTROL POINTS**

| Point | Northing  | Easting   | Elevation | Description |
|-------|-----------|-----------|-----------|-------------|
| 1     | 4740.4338 | 5287.2179 | 500.000   | CP N+T      |
| 8     | 4822.1257 | 5288.5413 | 501.350   | CP NL       |
| 9     | 4779.7616 | 5221.4271 | 501.990   | CP SPIKE    |
| 11    | 4835.0874 | 5218.6869 | 502.046   | CP SPIKE    |

This map was prepared as an instrument of service for the preparation of plans and specifications for construction on the site shown on the map. The information shown hereon shall not be used in whole or in part for any other project without written authority of Wilson Land Surveys.

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Email: [koenw@wilsonlandsurveys.com](mailto:koenw@wilsonlandsurveys.com)  
 www.wilsonlandsurveys.com



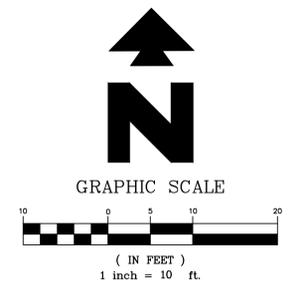
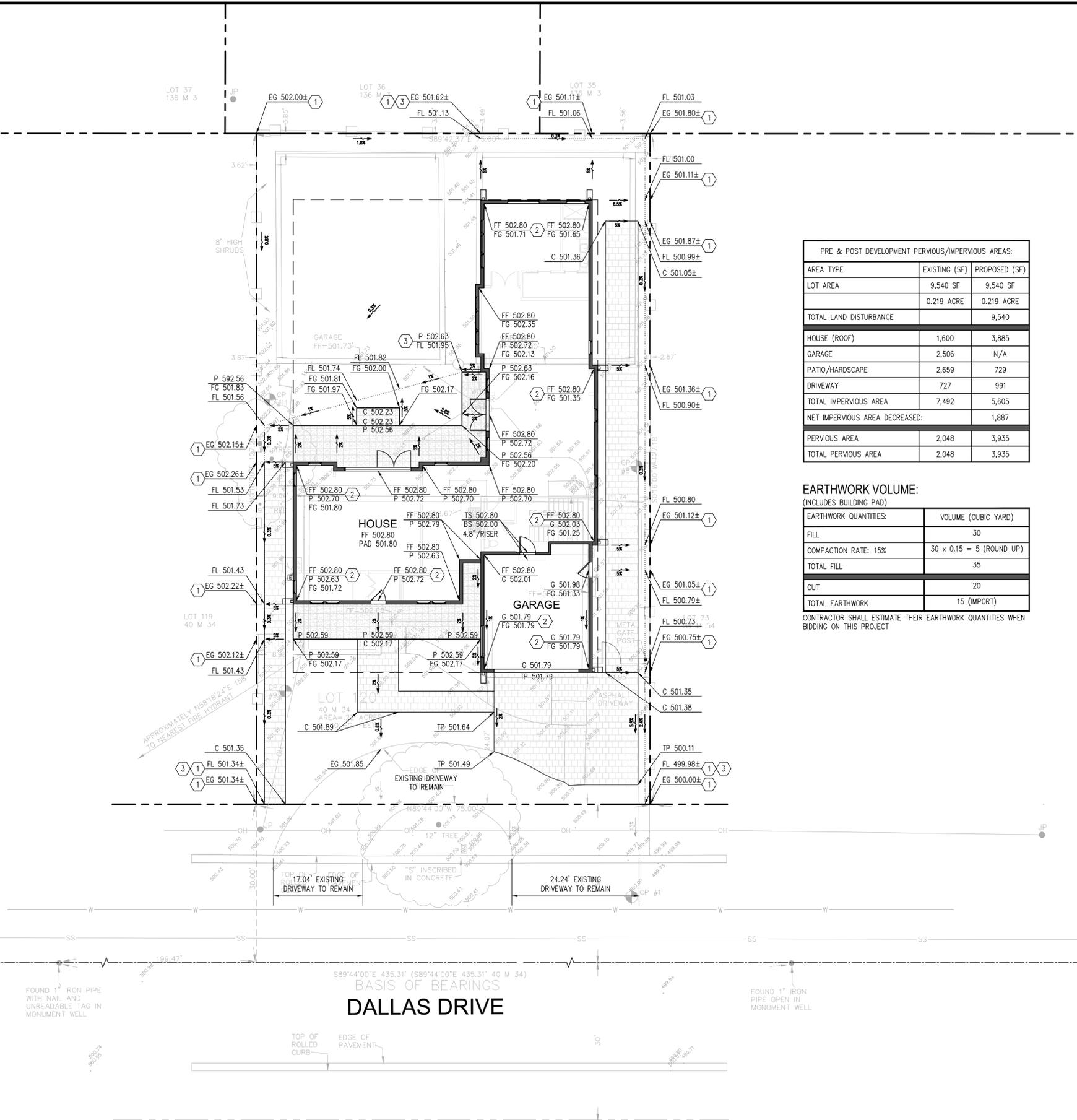
**BOUNDARY AND TOPOGRAPHIC SURVEY**

AS REQUESTED BY:  
**GKW ARCHITECTS**

LEGAL DESCRIPTION: LOT 120, TRACT 973, 40 M 34, CITY OF CAMPBELL, COUNTY OF SANTA CLARA, STATE OF CALIFORNIA

APN: 412-39-013  
 DATE: AUGUST 2023  
 FILENAME: P-111 DALLAS GKW TOPO  
 SITE ADDRESS: 401 DALLAS DR, CAMPBELL, CA 95008

DRAWN BY: ARD    SCALE: 1"=10'    PROJECT: P-111    JOB NUMBER: P-111    SHEET: 1 OF 1



**GENERAL NOTES:**

- IF ANY EXISTING STRUCTURES TO REMAIN ARE DAMAGED DURING CONSTRUCTION IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO REPAIR AND/OR REPLACE THE EXISTING STRUCTURE AS NECESSARY TO RETURN IT TO EXISTING CONDITIONS OR BETTER.
- CONTRACTOR SHALL PROTECT ALL PROPERTY CORNERS.
- CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE GOVERNING CODES AND BE CONSTRUCTED TO SAME.
- CONTRACTOR SHALL ADJUST AND/OR CUT EXISTING PAVEMENT AS NECESSARY TO ASSURE A SMOOTH FIT AND CONTINUOUS GRADE.
- CONTRACTOR SHALL ASSURE POSITIVE DRAINAGE AWAY FROM BUILDING FOR ALL NATURAL AND PAVED AREAS.
- THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES, AND WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE APPROPRIATE UTILITY COMPANIES AT LEAST 72 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.
- THE CONTRACTOR SHALL ADHERE TO ALL TERMS & CONDITIONS AS OUTLINED IN GENERAL N.P.D.E.S. PERMIT FOR STORMWATER DISCHARGE ASSOCIATED WITH CONSTRUCTION ACTIVITIES.
- UTILITY VAULTS, TRANSFORMERS, UTILITY CABINETS, CONCRETE BASES, OR OTHER STRUCTURES CANNOT BE PLACED OVER WATER MAINS/SERVICES. MAINTAIN 1' HORIZONTAL CLEAR SEPARATION FROM THE VAULTS, CABINETS & CONCRETE BASES TO EXISTING UTILITIES AS FOUND IN THE FIELD. IF THERE IS CONFLICT WITH EXISTING UTILITIES, CABINETS, VAULTS & BASES SHALL BE RELOCATED FROM THE PLAN LOCATION AS NEEDED TO MEET FIELD CONDITIONS. TREES MAY NOT BE PLANTED WITHIN 10' OF EXISTING WATER MAINS/SERVICES OR METERS. MAINTAIN 10' BETWEEN TREES AND WATER SERVICES, MAINS & METERS.
- CONTRACTOR SHALL REFER TO ARCH. PLANS FOR EXACT LOCATIONS OF UTILITIES SERVICES TO NEW BUILDING. COORDINATE WITH LOCAL UTILITIES COMPANIES FOR SERVICE CONNECTIONS.
- PROVIDE MINIMUM 2% SLOPE AT IMPERVIOUS AREA ADJACENT TO BUILDING & MINIMUM 5% SLOPE AT PERVIOUS AREA ADJACENT TO BUILDING.
- GROUND COVER IS PROVIDED IN AREAS WHERE THERE IS EXPOSED SOIL.

**PRE & POST DEVELOPMENT PERVIOUS/IMPERVIOUS AREAS:**

| AREA TYPE                      | EXISTING (SF) | PROPOSED (SF) |
|--------------------------------|---------------|---------------|
| LOT AREA                       | 9,540 SF      | 9,540 SF      |
|                                | 0.219 ACRE    | 0.219 ACRE    |
| TOTAL LAND DISTURBANCE         |               | 9,540         |
| HOUSE (ROOF)                   | 1,600         | 3,885         |
| GARAGE                         | 2,506         | N/A           |
| PATIO/HARDSCAPE                | 2,659         | 729           |
| DRIVEWAY                       | 727           | 991           |
| TOTAL IMPERVIOUS AREA          | 7,492         | 5,605         |
| NET IMPERVIOUS AREA DECREASED: |               | 1,887         |
| PERVIOUS AREA                  | 2,048         | 3,935         |
| TOTAL PERVIOUS AREA            | 2,048         | 3,935         |

**EARTHWORK VOLUME:**  
(INCLUDES BUILDING PAD)

| EARTHWORK QUANTITIES: | VOLUME (CUBIC YARD)      |
|-----------------------|--------------------------|
| FILL                  | 30                       |
| COMPACTION RATE: 15%  | 30 x 0.15 = 5 (ROUND UP) |
| TOTAL FILL            | 35                       |
| CUT                   | 20                       |
| TOTAL EARTHWORK       | 15 (IMPORT)              |

CONTRACTOR SHALL ESTIMATE THEIR EARTHWORK QUANTITIES WHEN BIDDING ON THIS PROJECT

**LEGEND**

- — — — — = PROPERTY LINE
- — — — — = STREET CENTER LINE
- — — — — = EX. ROLLED CURB
- + 50.0 = EX. SPOT ELEVATION
- = FLOW DIRECTION
- — — — — = GRADE BREAK
- — — — — = FLOW LINE
- ☐ = CONCRETE SPLASH PAD

**ABBREVIATIONS:**

- BS = BOTTOM OF STEP
- BW = BACK OF WALK
- C = CONCRETE
- DWY = DRIVEWAY
- EG = EXISTING GRADE
- EX = EXISTING
- EP = EDGE OF PAVEMENT
- FF = FINISHED FLOOR
- FG = FINISHED GRADE
- FL = FLOW LINE
- G = GARAGE
- GB = GRADE BREAK
- IE = INVERT ELEVATION
- L = LAWN
- LF = LINEAL FOOT
- LP = LOW POINT
- N = NEW
- P = PATIO OR PORCH
- PG = PERGOLA
- R.O.W. = RIGHT-OF-WAY
- S = SLOPE
- SD = STORM DRAIN
- SR = STRAW ROLL
- TC = TOP OF CURB
- TG = TOP OF GRATE
- TP = TOP OF PAVEMENT
- TS = TOP OF STEP
- TW = TOP OF WALL
- TYP = TYPICAL

**GRADING NOTES**

- MATCH EXISTING ELEVATION. GRADING LIMIT IS TO PROPERTY LINE. NO GRADING ALLOWED ON ADJACENT PROPERTIES
- DOWNSPOUT WITH CONCRETE SPLASH PAD PER DETAIL #1A/C3
- BEGIN/END SWALE PER DETAIL #2A/C3

BASIS OF BEARINGS  
DALLAS DRIVE

**GRADING AND DRAINAGE PLAN**  
 401 DALLAS DR  
 CAMPBELL, CA 95008

**GREEN**  
 CIVIL ENGINEERING, INC  
 INFO@GREEN-CE.COM  
 1900 S. NORFOLK ST. SUITE #350  
 SAN MATEO, CA 94403

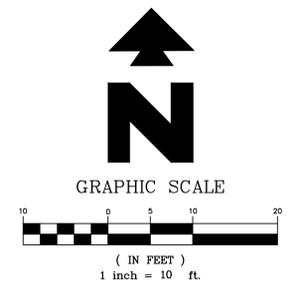
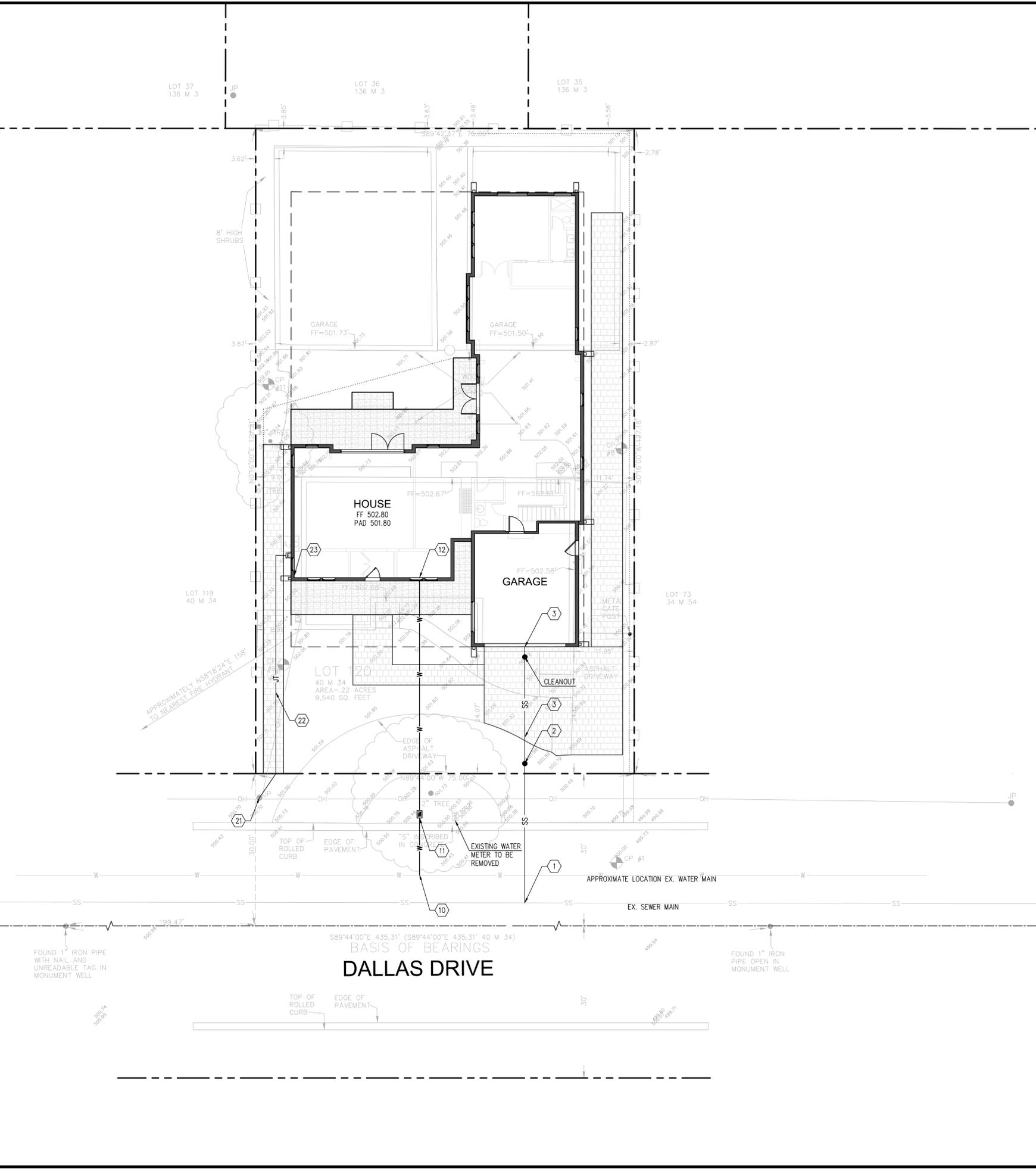


**SCALE**

VERTICAL: 1"= AS SHOWN  
 HORIZONTAL: 1"= AS SHOWN

DATE: 09/30/2023  
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 DRAWN: BL  
 REVIEWED: HCL  
 JOB NO.: 20230039

**SHEET**  
**C1**  
 1 OF 4 SHEETS



**GENERAL NOTES:**

- IF ANY EXISTING STRUCTURES TO REMAIN ARE DAMAGED DURING CONSTRUCTION IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO REPAIR AND/OR REPLACE THE EXISTING STRUCTURE AS NECESSARY TO RETURN IT TO EXISTING CONDITIONS OR BETTER.
- CONTRACTOR SHALL PROTECT ALL PROPERTY CORNERS.
- CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE GOVERNING CODES AND BE CONSTRUCTED TO SAME.
- CONTRACTOR SHALL ADJUST AND/OR CUT EXISTING PAVEMENT AS NECESSARY TO ASSURE A SMOOTH FIT AND CONTINUOUS GRADE.
- CONTRACTOR SHALL ASSURE POSITIVE DRAINAGE AWAY FROM BUILDING FOR ALL NATURAL AND PAVED AREAS.
- THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES, AND WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE APPROPRIATE UTILITY COMPANIES AT LEAST 72 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.
- THE CONTRACTOR SHALL ADHERE TO ALL TERMS & CONDITIONS AS OUTLINED IN GENERAL N.P.D.E.S. PERMIT FOR STORMWATER DISCHARGE ASSOCIATED WITH CONSTRUCTION ACTIVITIES.
- UTILITY VAULTS, TRANSFORMERS, UTILITY CABINETS, CONCRETE BASES, OR OTHER STRUCTURES CANNOT BE PLACED OVER WATER MAINS/SERVICES. MAINTAIN 1' HORIZONTAL CLEAR SEPARATION FROM THE VAULTS, CABINETS & CONCRETE BASES TO EXISTING UTILITIES AS FOUND IN THE FIELD. IF THERE IS CONFLICT WITH EXISTING UTILITIES, CABINETS, VAULTS & BASES SHALL BE RELOCATED FROM THE PLAN LOCATION AS NEEDED TO MEET FIELD CONDITIONS. TREES MAY NOT BE PLANTED WITHIN 10' OF EXISTING WATER MAINS/SERVICES OR METERS. MAINTAIN 10' BETWEEN TREES AND WATER SERVICES, MAINS & METERS.
- CONTRACTOR SHALL REFER TO ARCH. PLANS FOR EXACT LOCATIONS OF UTILITIES SERVICES TO NEW BUILDING. COORDINATE WITH LOCAL UTILITIES COMPANIES FOR SERVICE CONNECTIONS.
- PROVIDE MINIMUM 2% SLOPE AT IMPERVIOUS AREA ADJACENT TO BUILDING & MINIMUM 5% SLOPE AT PERVIOUS AREA ADJACENT TO BUILDING.
- GROUND COVER IS PROVIDED IN AREAS WHERE THERE IS EXPOSED SOIL.

**LEGEND**

|         |                        |    |                             |
|---------|------------------------|----|-----------------------------|
| ---     | PROPERTY LINE          | WM | WATER METER                 |
| - - - - | EXISTING EASEMENT      | □  | DOWNSPOUT WITH SPLASH BLOCK |
| ---     | STORM DRAIN PIPE       | ⊙  | SANITARY SEWER MANHOLE      |
| SS      | 4" SANITARY SEWER PIPE | ●  | SANITARY SEWER CLEANOUT     |
| W       | DOMESTIC WATER LINE    | ⊕  | WATER VALVE                 |
| G       | GAS LINE               |    |                             |
| JT      | JOINT TRENCH           |    |                             |
| SD      | EX STORM DRAIN MAIN    |    |                             |
| SS      | EX SANITARY SEWER MAIN |    |                             |
| W       | EX WATER MAIN          |    |                             |
| EM      | ELECTRICAL METER       |    |                             |

**ABBREVIATIONS:**

|                       |                       |                       |
|-----------------------|-----------------------|-----------------------|
| BS = BOTTOM OF STEP   | FL = FLOW LINE        | R.O.W. = RIGHT-OF-WAY |
| BOW = BACK OF WALK    | G = GARAGE            | S = SLOPE             |
| BW = BOTTOM OF WALL   | GB = GRADE BREAK      | SD = STORM DRAIN      |
| C = CONCRETE          | IE = INVERT ELEVATION | SR = STRAW ROLL       |
| DWY = DRIVEWAY        | L = LAWN              | TC = TOP OF CURB      |
| EG = EXISTING GRADE   | LF = LINEAL FOOT      | TC = TOP OF GRADE     |
| EX = EXISTING         | LP = LOW POINT        | TP = TOP OF PAVEMENT  |
| EP = EDGE OF PAVEMENT | N = NEW               | TS = TOP OF STEP      |
| FF = FINISHED FLOOR   | P = PATIO OR PORCH    | TW = TOP OF WALL      |
| FG = FINISHED GRADE   | PG = PERGOLA          | TYP = TYPICAL         |

**GRADING NOTES**

- NEW SEWER LATERAL CONNECTION TO EXISTING SANITARY SEWER MAIN. (WORKS WITHIN RIGHT-OF-WAY REQUIRES A SEPARATE ENCROACHMENT PERMIT)
- INSTALL SANITARY SEWER CLEANOUT WITHIN 5' OF PROPERTY LINE PER WEST VALLEY SANITATION DISTRICT STANDARD DRAWING #3
- PROVIDE NEW SANITARY SEWER LATERAL FROM PROPERTY LINE TO BUILDING @ 2% SLOPE MINIMUM.
- SANITARY SEWER SERVICE ENTRY TO BUILDING. SEE ARCH PLANS FOR EXACT LOCATION AND LINE CONTINUATION TO BUILDING. INSTALL SANITARY SEWER CLEANOUT AT 2' OUTSIDE OF BUILDING
- NEW WATER SERVICE LINE CONNECTION TO EXISTING WATER MAIN. (WORKS WITHIN RIGHT-OF-WAY REQUIRES A SEPARATE ENCROACHMENT PERMIT)
- INSTALL NEW WATER METER PER CITY STANDARD
- NEW WATER SERVICE ENTRY. INSTALL INDIVIDUAL WATER AT 2' OUTSIDE OF BUILDING
- CONNECTION TO EXISTING UTILITY POLE. CONTRACTOR SHALL COORDINATE WITH PG&E PRIOR TO ANY CONSTRUCTION
- REMOVE EXISTING OVERHEAD ELECTRICAL, TELECOMMUNICATION AND CABLE TV SERVICE LINE AND INSTALL NEW UNDERGROUND JOINT TRENCH (ELECTRICAL, TELECOMMUNICATION AND CABLE TV) LINE TO BUILDING. COORDINATE WITH PG&E FOR LINE RELOCATION.
- NEW ELECTRICAL METER AND ELECTRICAL SERVICE ENTRY TO BUILDING. SEE ARCH PLANS FOR EXACT LOCATION

| REV. | DATE | DESCRIPTION |
|------|------|-------------|
|      |      |             |
|      |      |             |

**UTILITY PLAN**  
401 DALLAS DR  
CAMPBELL, CA 95008

**SCALE**

VERTICAL: 1"= AS SHOWN  
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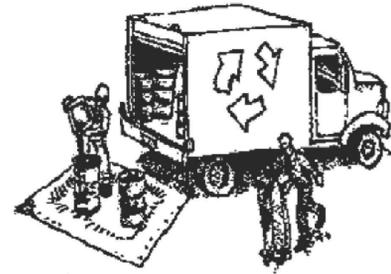
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REVIEWED: HCL  
JOB NO.: 20230039



# Construction Best Management Practices (BMPs)

Construction projects are required to implement year-round stormwater BMPs.

## Materials & Waste Management



### Non-Hazardous Materials

- Berm and cover stockpiles of sand, dirt or other construction material with tarps when rain is forecast or when they are not in use.
- Use (but don't overuse) reclaimed water for dust control.
- Ensure dust control water doesn't leave site or discharge to storm drains.

### Hazardous Materials

- Label all hazardous materials and hazardous wastes (such as pesticides, paints, thinners, solvents, fuel, oil, and antifreeze) in accordance with City, County, State and Federal regulations.
- Store hazardous materials and wastes in water tight containers, store in appropriate secondary containment, and cover them at the end of every work day or during wet weather or when rain is forecast.
- Follow manufacturer's application instructions for hazardous materials and do not use more than necessary. Do not apply chemicals outdoors when rain is forecast within 24 hours.
- Arrange for appropriate disposal of all hazardous wastes.

### Waste Management

- Cover and maintain dumpsters. Check frequently for leaks. Place dumpsters under roofs or cover with tarps or plastic sheeting secured around the outside of the dumpster. A plastic liner is recommended to prevent leaks. Never clean out a dumpster by hosing it down on the construction site.
- Place portable toilets away from storm drains. Make sure they are in good working order. Check frequently for leaks.
- Dispose of all wastes and demolition debris properly. Recycle materials and wastes that can be recycled, including solvents, water-based paints, vehicle fluids, broken asphalt and concrete, wood, and cleared vegetation.
- Dispose of liquid residues from paints, thinners, solvents, glues, and cleaning fluids as hazardous waste.
- Keep site free of litter (e.g. lunch items, cigarette butts).
- Prevent litter from uncovered loads by covering loads that are being transported to and from site.

### Construction Entrances and Perimeter

- Establish and maintain effective perimeter controls and stabilize all construction entrances and exits to sufficiently control erosion and sediment discharges from site and tracking off site.
- Sweep or vacuum any street tracking immediately and secure sediment source to prevent further tracking. Never hose down streets to clean up tracking.

## Equipment Management & Spill Control



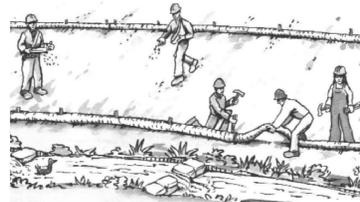
### Maintenance and Parking

- Designate an area of the construction site, well away from streams or storm drain inlets and fitted with appropriate BMPs, for auto and equipment parking, and storage.
- Perform major maintenance, repair jobs, and vehicle and equipment washing off site.
- If refueling or vehicle maintenance must be done onsite, work in a bermed area away from storm drains and over a drip pan or drop cloths big enough to collect fluids. Recycle or dispose of fluids as hazardous waste.
- If vehicle or equipment cleaning must be done onsite, clean with water only in a bermed area that will not allow rinse water to run into gutters, streets, storm drains, or surface waters.
- Do not clean vehicle or equipment onsite using soaps, solvents, degreasers, or steam cleaning equipment, and do not use diesel oil to lubricate equipment or parts onsite.

### Spill Prevention and Control

- Keep spill cleanup materials (e.g., rags, absorbents and cat litter) available at the construction site at all times.
- Maintain all vehicles and heavy equipment. Inspect frequently for and repair leaks. Use drip pans to catch leaks until repairs are made.
- Clean up leaks, drips and other spills immediately and dispose of cleanup materials properly.
- Use dry cleanup methods whenever possible (absorbent materials, cat litter and/or rags).
- Sweep up spilled dry materials immediately. Never attempt to "wash them away" with water, or bury them.
- Clean up spills on dirt areas by digging up and properly disposing of contaminated soil.
- Report significant spills to the appropriate local spill response agencies immediately. If the spill poses a significant hazard to human health and safety, property or the environment, you must report it to the State Office of Emergency Services. (800) 852-7550 (24 hours).

## Earthmoving



### Grading and Earthwork

- Schedule grading and excavation work during dry weather.
- Stabilize all denuded areas, install and maintain temporary erosion controls (such as erosion control fabric or bonded fiber matrix) until vegetation is established.
- Remove existing vegetation only when absolutely necessary, plant temporary vegetation for erosion control on slopes or where construction is not immediately planned.
- Prevent sediment from migrating offsite and protect storm drain inlets, drainage courses and streams by installing and maintaining appropriate BMPs (i.e. silt fences, gravel bags, fiber rolls, temporary swales, etc.).
- Keep excavated soil on site and transfer it to dump trucks on site, not in the streets.

### Contaminated Soils

- If any of the following conditions are observed, test for contamination and contact the Regional Water Quality Control Board:
  - Unusual soil conditions, discoloration, or odor.
  - Abandoned underground tanks.
  - Abandoned wells
  - Buried barrels, debris, or trash.
- If the above conditions are observed, document any signs of potential contamination and clearly mark them so they are not disturbed by construction activities.

### Landscaping

- Protect stockpiled landscaping materials from wind and rain by storing them under tarps all year-round.
- Stack bagged material on pallets and under cover.
- Discontinue application of any erodible landscape material within 2 days before a forecast rain event or during wet weather.

## Concrete Management and Dewatering



### Concrete Management

- Store both dry and wet materials under cover, protected from rainfall and runoff and away from storm drains or waterways. Store materials off the ground, on pallets. Protect dry materials from wind.
- Wash down exposed aggregate concrete only when the wash water can (1) flow onto a dirt area; (2) drain onto a bermed surface from which it can be pumped and disposed of properly; or (3) block any storm drain inlets and vacuum washwater from the gutter. If possible, sweep first.
- Wash out concrete equipment/trucks offsite or in a designated washout area onsite, where the water will flow into a temporary waste pit, and make sure wash water does not leach into the underlying soil. (See CASQA Construction BMP Handbook for properly designed concrete washouts.)

### Dewatering

- Discharges of groundwater or captured runoff from dewatering operations must be properly managed and disposed. When possible, send dewatering discharge to landscaped area or sanitary sewer. If discharging to the sanitary sewer, call your local wastewater treatment plant.
- Divert run-on water from offsite away from all disturbed areas.
- When dewatering, notify and obtain approval from the local municipality before discharging water to a street gutter or storm drain. Filtration or diversion through a basin, tank, or sediment trap may be required.
- In areas of known or suspected contamination, call your local agency to determine whether the ground water must be tested. Pumped groundwater may need to be collected and hauled off-site for treatment and proper disposal.

## Paving/Asphalt Work



### Paving

- Avoid paving and seal coating in wet weather or when rain is forecast, to prevent materials that have not cured from contacting stormwater runoff.
- Cover storm drain inlets and manholes when applying seal coat, slurry seal, fog seal, or similar materials.
- Collect and recycle or properly dispose of excess abrasive gravel or sand. Do NOT sweep or wash it into gutters.

### Sawcutting & Asphalt/Concrete Removal

- Protect storm drain inlets during saw cutting.
- If saw cut slurry enters a catch basin, clean it up immediately.
- Shovel or vacuum saw cut slurry deposits and remove from the site. When making saw cuts, use as little water as possible. Sweep up, and properly dispose of all residues.

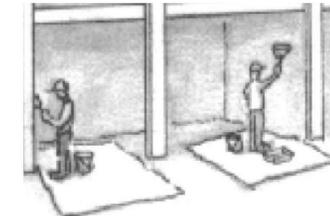


Santa Clara Valley

Urban Runoff

Pollution Prevention Program

## Painting & Paint Removal



### Painting Cleanup and Removal

- Never clean brushes or rinse paint containers into a street, gutter, storm drain, or stream.
- For water-based paints, paint out brushes to the extent possible, and rinse into a drain that goes to the sanitary sewer. Never pour paint down a storm drain.
- For oil-based paints, paint out brushes to the extent possible and clean with thinner or solvent in a proper container. Filter and reuse thinners and solvents. Dispose of excess liquids as hazardous waste.
- Sweep up or collect paint chips and dust from non-hazardous dry stripping and sand blasting into plastic drop cloths and dispose of as trash.
- Chemical paint stripping residue and chips and dust from marine paints or paints containing lead, mercury, or tributyltin must be disposed of as hazardous waste. Lead based paint removal requires a state-certified contractor.

DESCRIPTION

DATE

REV.

BLUEPRINT FOR A CLEAN BAY

401 DALLAS DR  
CAMPBELL, CA 95008



GREEN  
CIVIL ENGINEERING, INC.  
INFO@GREEN-CE.COM  
1900 S. NORFOLK ST. SUITE #350  
SAN MATEO, CA 94403



SCALE

VERTICAL: 1"= AS SHOWN  
HORIZONTAL: 1"= AS SHOWN

DATE: 09/30/2023

DESIGNED: HCL

DRAWN: BL

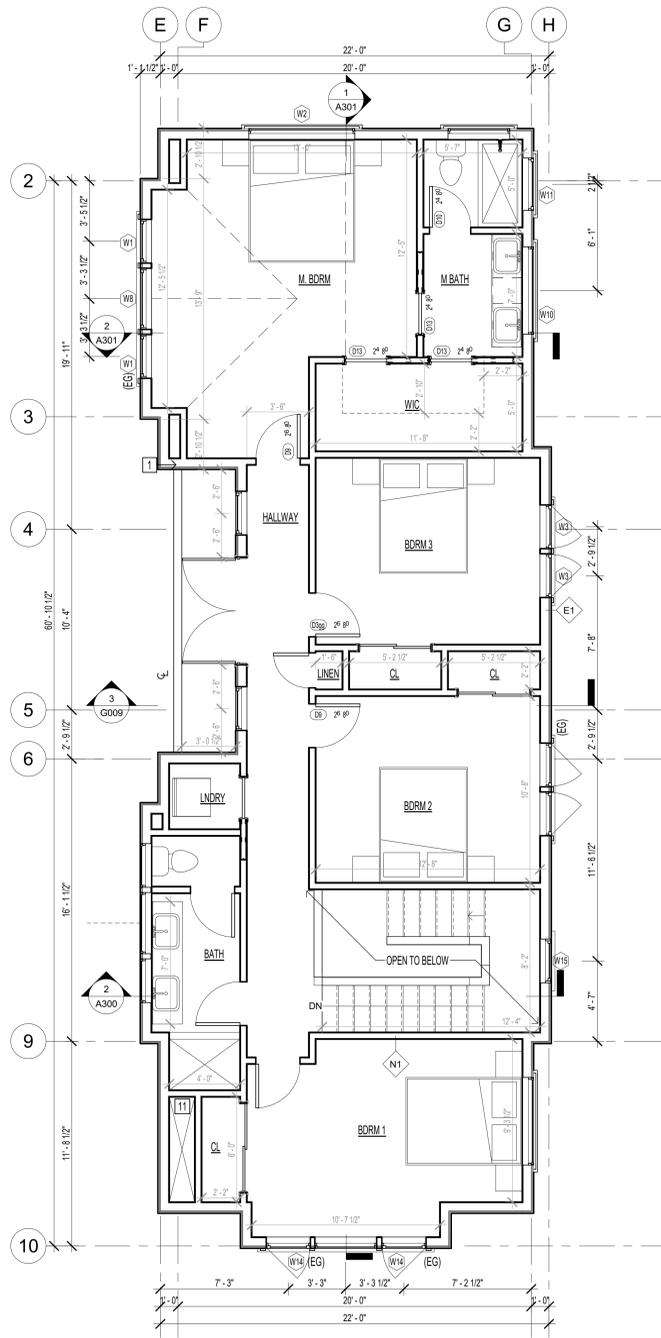
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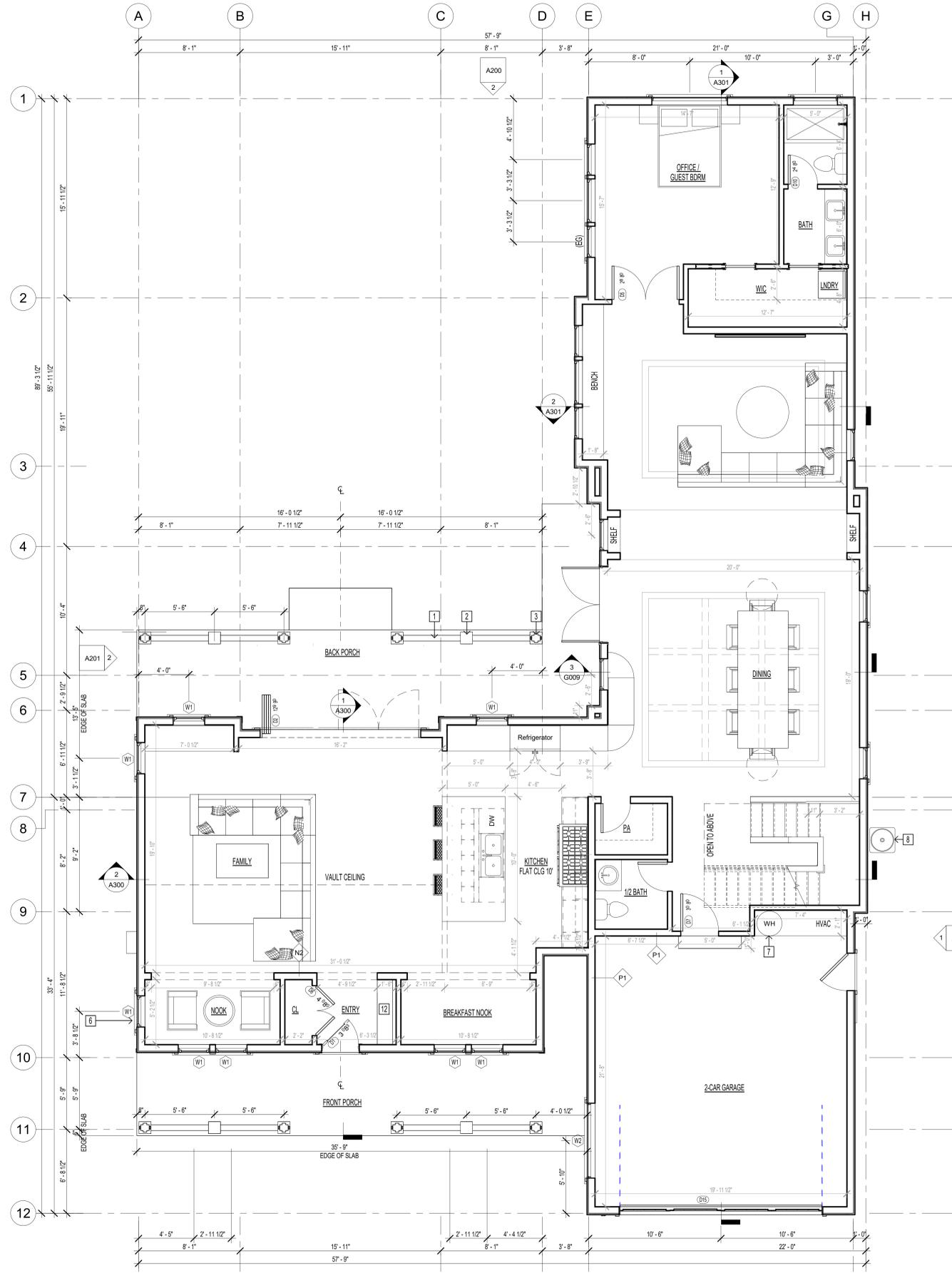
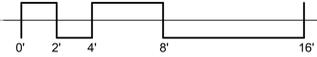
SHEET  
C4

4 OF 4 SHEETS

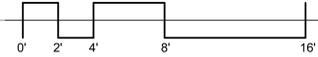
Storm drain polluters may be liable for fines of up to \$10,000 per day!



2 Floor Plan Level 2, Proposed  
1/4" = 1'-0"



1 Floor Plan, Proposed  
1/4" = 1'-0"



FLOOR PLAN, PROPOSED, KEYNOTES

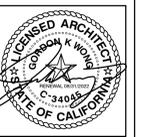
- 1 WOOD RAILING
- 2 WOOD POST
- 3 PORCH COLUMN
- 4 36" COUNTER HEIGHT
- 5 LAUNDRY CHUTE
- 6 ELECTRICAL PANEL, 400 AMP
- 7 ELECTRIC 50 GAL HEAT PUMP WATER HEATER, PER TITLE 24
- 8 AC CONDENSER, EXTERIOR UNIT
- 9 SKYLIGHT, TYP.
- 10 BUILT-IN
- 11 HVAC CHASE
- 12 BENCH

GENERAL NOTES:

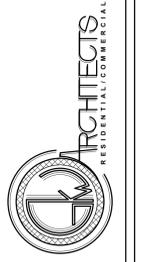
1. LANDING, MINIMUM 36" DEEP LANDING AND NOT MORE THAN 1 1/2" LOWER THAN THRESHOLD FOR OUTSWINGING DOORS.
2. DOORS AND PANELS OF SHOWER AND BATHTUB ENCLOSURES SHALL BE FULLY TEMPERED, LAMINATED SAFETY GLASS OR APPROVED PLASTIC, CRC SECTION R308.4.5.
3. WATER RESISTANT GYPSUM BACKING BOARD SHALL NOT BE USED OVER A VAPOR RETARDER IN SHOWER OR BATHTUB COMPARTMENTS, CRC SECTIONS R307.2 AND R702.4.
4. GRAY ELEMENTS TO REPRESENT EXISTING AND BLACK ELEMENTS TO REPRESENT PROPOSED.
5. CONTRACTOR TO VERIFY ALL DIMENSIONS AND DESIGNS ON SITE.

EGRESS WINDOW/DOOR

- (EG)  
SECOND FLOOR:  
NET CLEAR OPENING: 5.7 SF  
MIN. HEIGHT: 24"  
MIN. WIDTH: 20"  
SILL HEIGHT MAX.: 44"  
SMOOTH OPENING.
- GROUND FLOOR:  
NET CLEAR OPENING: 5.0 SF



GORDON K WONG ARCHITECT LICI 34045  
JOSHUA LIU & KEVIN YU, PROJECT DESIGNERS  
CAMPBELL, CA 95008  
GORDONKONGARCHITECTS.COM  
JOSHUALIU@GKWAARCHITECTS.COM



Architectural, Floor Plan, 1st & 2nd Level, Proposed

NEW SINGLE FAMILY RESIDENCE  
401 DALLAS DRIVE  
CAMPBELL, CA 95008

Revision Schedule

| NO. | DATE | DESCRIPTION |
|-----|------|-------------|
|     |      |             |
|     |      |             |
|     |      |             |
|     |      |             |

Architectural,  
Floor Plan, 1st &  
2nd Level,  
Proposed

A100

SCALE AS INDICATED

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**CALIFORNIA ENERGY CODE 150.1, C.14 PHOTOVOLTAIC REQUIREMENTS**

$$KW = (CFA \times A) / 1000 + (NDWELL \times B)$$

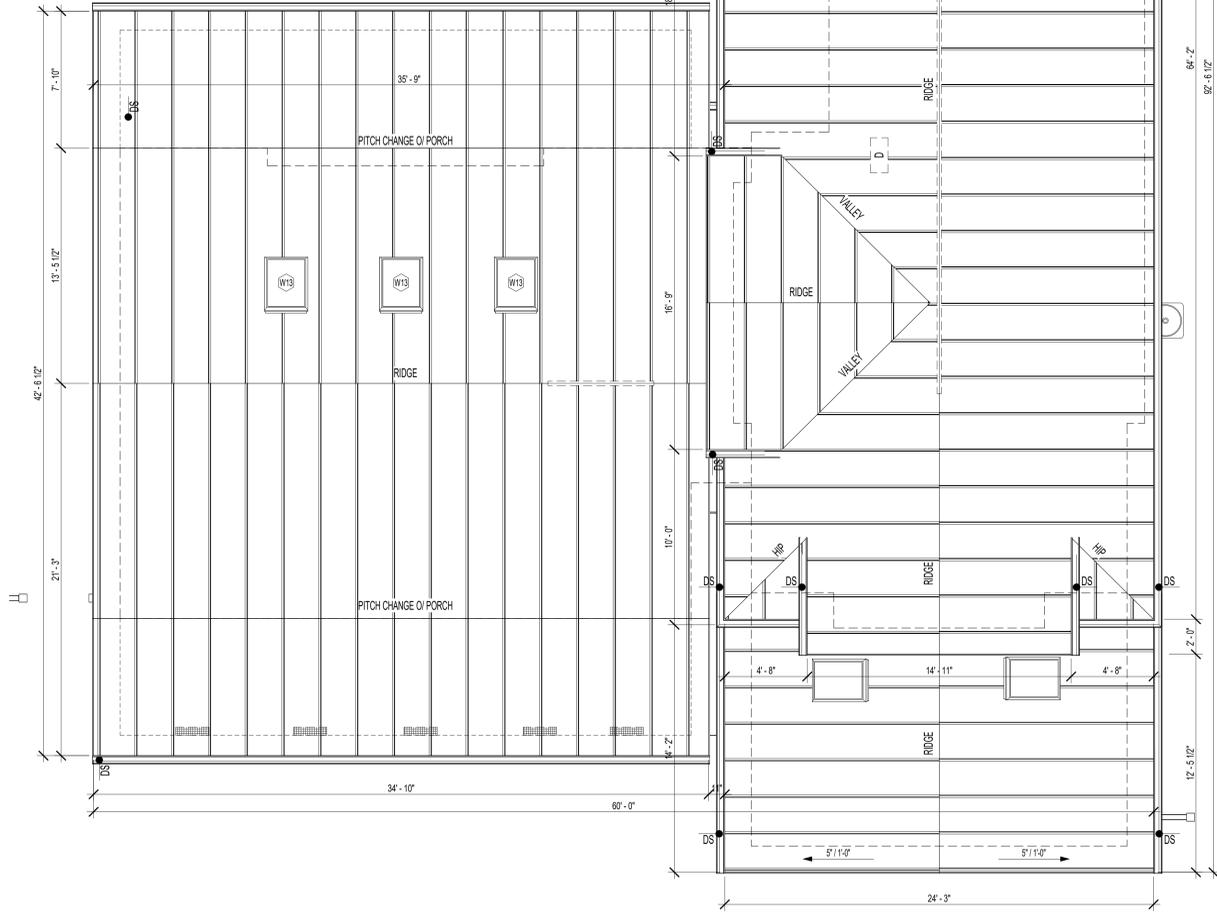
$$= (5,591 \text{ SF} \times 0.586) / 1,000 + (1 \times 1.21)$$

$$= 2.10 + 1.21$$

KW = 3.31 => REQUIRED SYSTEM SIZING

**ABBREVIATIONS**

- KW = KWDC SIZE OF PV SYSTEM
- CFA= CONDITIONED FLOOR AREA = 3,591 SF
- NDWELL= NUMBER OF DWELLING UNITS = 1
- A= ADJUSTMENT FACTOR, CLIMATE ZONE 4 = 0.586
- B= DWELLING ADJUSTMENT FACTOR, CLIMATE ZONE 4 = 1.21



② Roof Plan, Proposed  
1/4" = 1'-0"

**ROOF PLAN, PROPOSED, KEYNOTES**

- 1 SKYLIGHT, SEE SHEET A600 FOR DETAILS
- 2 FASCIA, SEE SHEET A200 & A600 FOR DETAILS
- 3 GUTTERS AND DOWNSPOUTS GSM PAINTED
- 4 STANDING SEAM METAL ROOF, PAC-150 180 DEGREE, SEE SHEET A600 FOR DETAILS
- 5 RIDGE VENT
- 6 STEEL ATTIC VENT
- 7 VELUX SKYLIGHT
- 8 BUILDING OUTLINE
- 9 SOLAR PANEL, TYP.

**ROOF PLAN, PROPOSED, LEGEND**

- D DORMER VENT, 12" X 24"
- DS DOWNSPOUT
- EAVE VENT, 5.5' X 22.5'
- RIDGE VENT
- BUILDING FOOTPRINT

**PER CRC R905.2 - ROOF VENTILATION REQUIREMENTS**

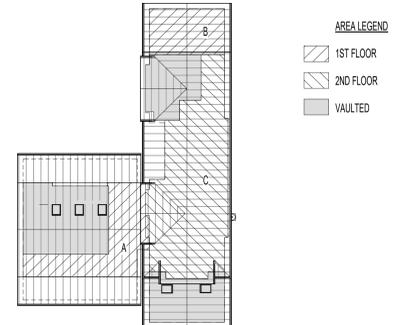
THE MINIMUM NET FREE VENTILATION AREA SHALL BE 1/150 OF THE AREA OF THE VENTED SPACE

|  |                                  |
|--|----------------------------------|
| (P) TOTAL 1ST FLOOR ATTIC AREA =                             | - SF                             |
| (A) ATTIC AREA =   | - SF                             |
| REQUIRED: (- SF / 150) X 144 =                               | - SQ IN                          |
| (A) HALF OF AREA ALLOCATED TO DORMER & RIDGE VENT (EXHAUST): | - SQ IN                          |
| (P) RIDGE VENT:  | 10.96 SQ IN, NFV PER LINEAR FOOT |
| CALCS TBD  |                                  |
| (A) HALF OF AREA ALLOCATED TO EAVE VENT (INTAKE):            | - SQ IN                          |
| (P) EAVE VENT:   | 28 SQ IN, NFV                    |
| CALCS TBD  |                                  |
| (B) ATTIC AREA =   | - SF                             |
| REQUIRED: (- SF / 150) X 144 =                               | - SQ IN                          |
| (B) HALF OF AREA ALLOCATED TO DORMER & RIDGE VENT (EXHAUST): | - SQ IN                          |
| (P) RIDGE VENT:  | 10.96 SQ IN, NFV PER LINEAR FOOT |
| CALCS TBD  |                                  |
| (B) HALF OF AREA ALLOCATED TO EAVE VENT (INTAKE):            | - SQ IN                          |
| (P) EAVE VENT:   | 28 SQ IN, NFV                    |
| CALCS TBD  |                                  |
| (P) TOTAL 2ND FLOOR ATTIC AREA =                             | - SF                             |
| (C) ATTIC AREA =   | - SF                             |
| REQUIRED: (- SF / 150) X 144 =                               | - SQ IN                          |
| (C) HALF OF AREA ALLOCATED TO DORMER & RIDGE VENT (EXHAUST): | - SQ IN                          |
| (P) RIDGE VENT:  | 10.96 SQ IN, NFV PER LINEAR FOOT |
| CALCS TBD  |                                  |
| (C) HALF OF AREA ALLOCATED TO EAVE VENT (INTAKE):            | - SQ IN                          |
| (P) EAVE VENT:   | 28 SQ IN, NFV                    |
| CALCS TBD  |                                  |

**ROOF DRAINAGE CALCULATION**

PER CPC TABLE 1103.1

|                                       |                   |                    |
|---------------------------------------|-------------------|--------------------|
| ROOF AREA:                            | - SF              |                    |
| LEVEL 1:                              | - SF              |                    |
| LEVEL 2:                              | - SF              |                    |
| HOURLY RATE: 1.5 IN PER PIPE SIZE 2": | 1,920 SF          |                    |
| LEVEL 1:                              | - SF / 1,920 SF = | - PIPES (REQUIRED) |
| LEVEL 2:                              | - SF / 1,920 SF = | - PIPE (REQUIRED)  |
| TOTAL DOWNSPOUTS:                     |                   | - PIPES (PROVIDED) |



Architectural, Roof Plan, Proposed



GORDON K WONG ARCHITECT LICI 34945  
1000 WILSON AVENUE SUITE 100  
CAMPBELL, CA 95008  
GORDONKWONG@GKWAARCHITECTS.COM

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Revision Schedule

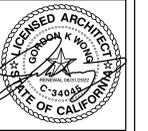
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Architectural, Roof Plan, Proposed

A101

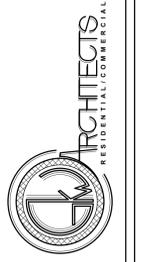
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JOSHUALI & KEVIN YU, PROJECT DESIGNERS  
 ARCHITECTS  
 1500 CALIFORNIA STREET, SUITE 100  
 CAMPBELL, CA 95008  
 (408) 351-1225  
 JOSHUALI@GKWARCHITECTS.COM

GORDON K WONG, ARCHITECT LIC# 34045  
 ARCHITECT  
 1500 CALIFORNIA STREET, SUITE 100  
 CAMPBELL, CA 95008  
 (408) 351-1225  
 GORDONWONG@GKWARCHITECTS.COM



Architectural, Area Diagrams

NEW SINGLE FAMILY RESIDENCE  
 401 DALLAS DRIVE  
 CAMPBELL, CA 95008

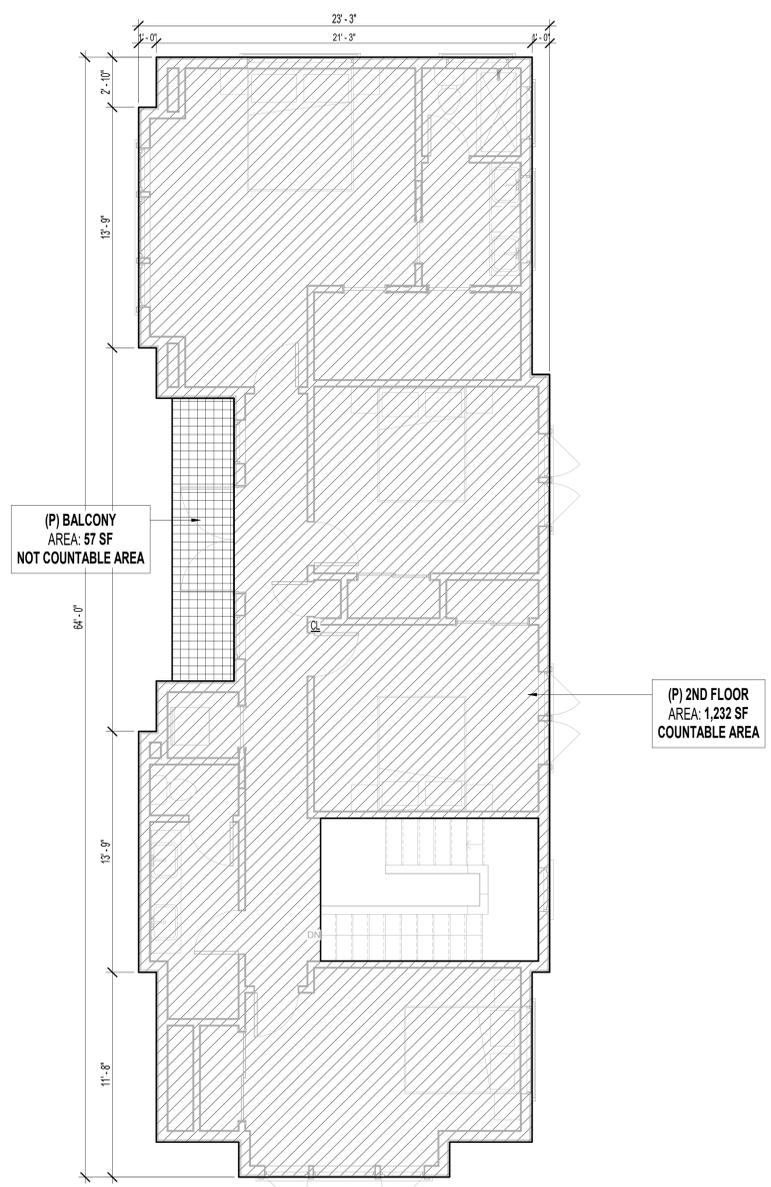
Revision Schedule

Architectural, Area Diagrams

A103

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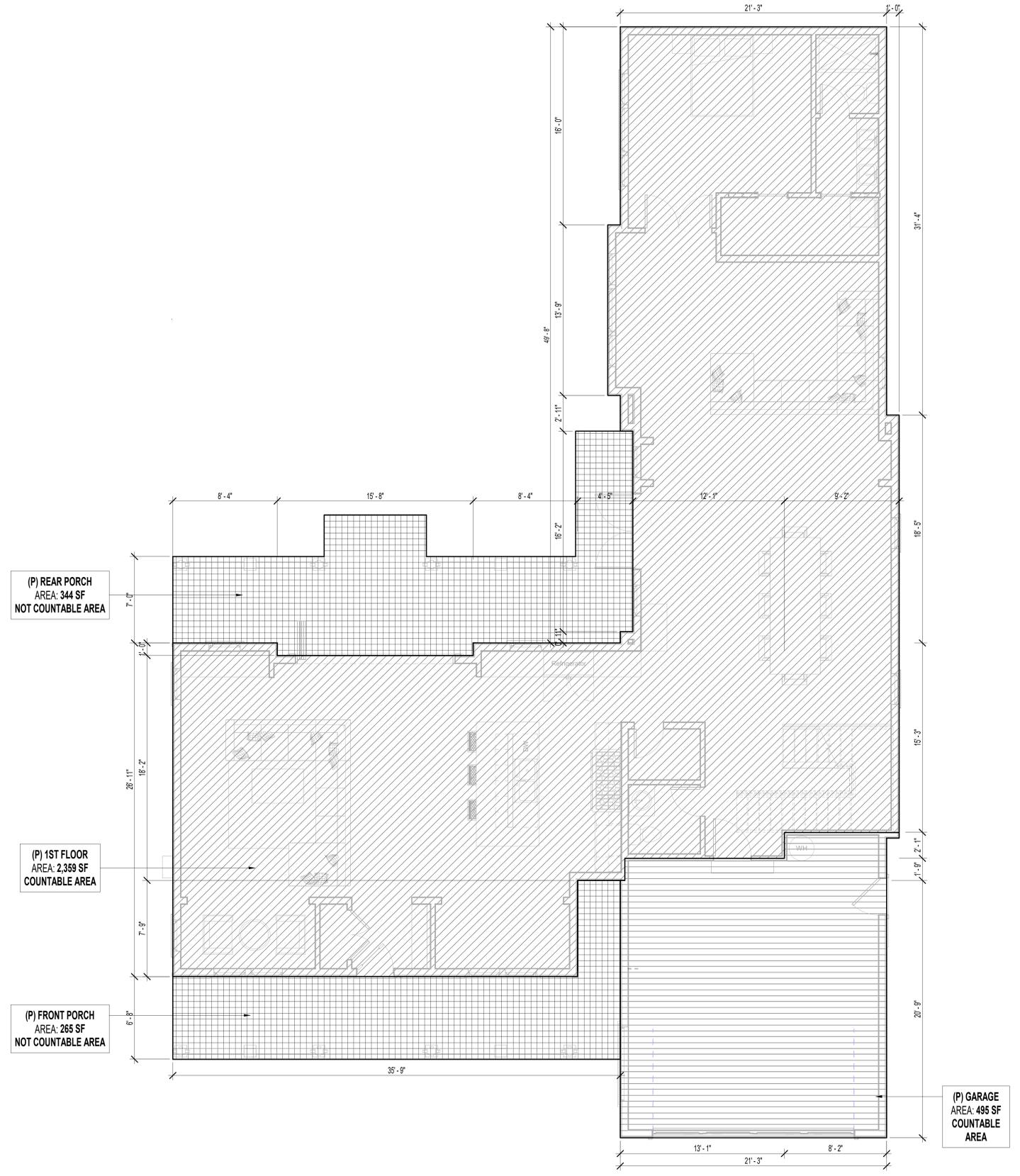
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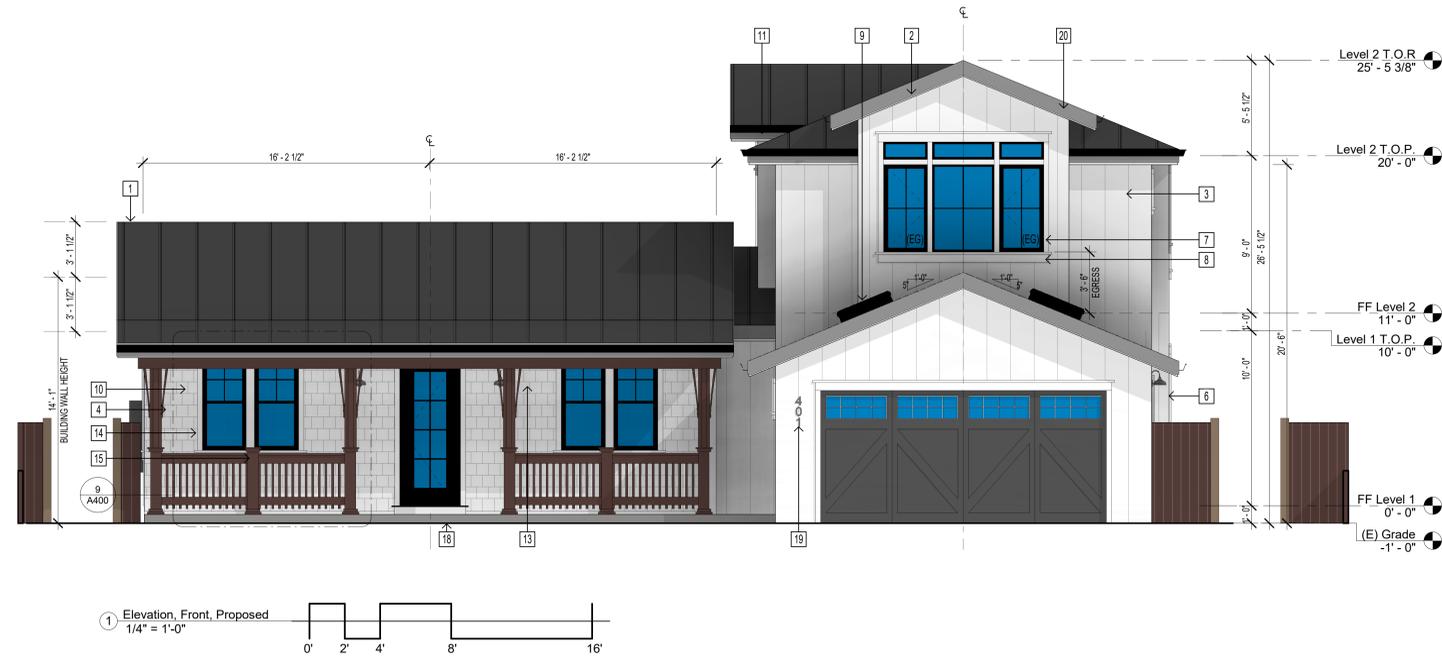
**BUILDING AREA CALCULATION**

|   |                 |
|---|-----------------|
| (P) PRIMARY HOUSE                                 | 3,591 SF        |
| - 1ST FLOOR                                       | 2,359 SF        |
| - 2ND FLOOR                                       | 1,232 SF        |
| (P) ATTACHED 2-CAR GARAGE                         | 495 SF          |
| <b>(P) TOTAL RESIDENCE (COUNTABLE AREA)</b>       | <b>4,086 SF</b> |
| - FRONT PORCH                                     | 265 SF          |
| - REAR PORCH                                      | 344 SF          |
| - 2ND FLOOR BALCONY                               | 57 SF           |
| <b>(P) TOTAL PORCH AREA (NOT COUNTABLE AREA):</b> | <b>665 SF</b>   |

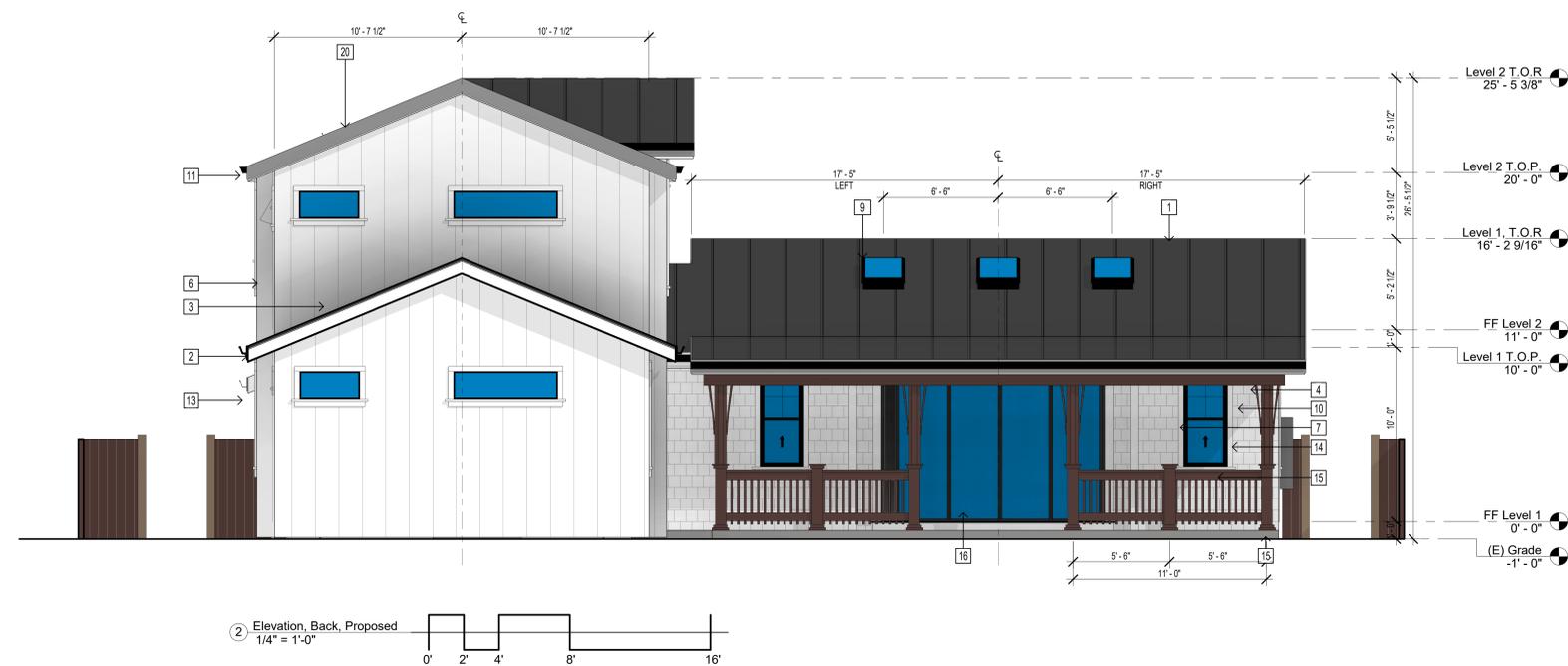
② 2nd Floor, Area Diagram  
 1/4" = 1'-0"



① 1st Floor, Area Diagram  
 1/4" = 1'-0"



1 Elevation, Front, Proposed  
1/4" = 1'-0"



2 Elevation, Back, Proposed  
1/4" = 1'-0"

ELEVATIONS, PROPOSED, KEYNOTES

- 1 ROOF MATERIAL - PAC-150 180 DEGREE SEAM METAL
- 2 ROOF FASCIA PREPARED 1X10
- 3 JAMES HARDIE PANEL VERTICAL SIDING & HARDITRIM BATTEN BOARDS
- 4 JAMES HARDIE SHINGLE SIDING
- 5 EXTERIOR JAMES HARDIE TRIM BOARD 7.25"
- 6 EXTERIOR JAMES HARDIE TRIM BOARD 5.5"
- 7 REDWOOD FINISH GRADE 2X4 OR 2X6 WINDOW & DOOR TRIM
- 8 REDWOOD 2X4 SILL W/ DROP, REFER TO DETAIL 4 A400
- 9 VELUX SKYLIGHTS
- 10 DECORATIVE CORBELS
- 11 GUTTER
- 12 BRACKETS
- 13 EXTERIOR LIGHTS
- 14 COLUMN DECOR
- 15 GUARD RAIL, 42" HIGH
- 16 LA CANTINA ACCORDION DOOR
- 17 VENT
- 18 CONCRETE STOOP
- 19 ADDRESS NUMBER (SEE NOTE BELOW)
- 20 SOLAR PANEL
- (T) TEMPERED
- (EG) EGRESS

GENERAL NOTES:

1. REGISTERED CIVIL ENGINEER OR LICENSED LAND SURVEYOR SHALL CERTIFY HEIGHT OF BUILDING DOES NOT EXCEED 28 FEET. THE WRITTEN CERTIFICATION SHALL BE SUBMITTED TO THE BUILDING OFFICIAL PRIOR TO ROOF SHEATHING INSPECTION AND SHALL TAKE INTO ACCOUNT THE ADDED HEIGHT WITH THE INSTALLATION OF THE ROOFING MATERIALS AND UNDERLAYMENT.
2. GENERAL CONTRACTOR TO VERIFY ALL DIMENSIONS AND CONDITIONS.
3. WEEP SCREED A MINIMUM OF 26 GA CORROSION RESISTANT WEEP SCREED W/ A MINIMUM VERTICAL ATTACHMENT FLANGE OF FOUNDATION PLATE LINE ON ALL EXTERIOR STUD WALLS W/ STUCCO. THE SCREED SHOULD BE PLACED A MINIMUM OF 4" ABOVE THE EARTH OR 2" ABOVE PAVED AREAS AND SHALL BE OF A TYPE WHICH WILL TRAPPED WATER TO DRAIN TO THE EXTERIOR OF THE BUILDING.
4. ADDRESS NUMBERS SHALL BE ARABIC NUMBERS OR ALPHABETICAL LETTERS. NUMBERS SHALL BE A MINIMUM OF 4 INCHES HIGH WITH A MINIMUM STROKE WIDTH OF 1/2 INCH. NUMBERS SHALL NOT BE SPELLED OUT. THESE NUMBERS SHALL CONTRAST WITH THEIR BACKGROUND (CRC 319.1)
5. FF LEVEL (0' - 0") IS EQUIVALENT TO ASML (228.85). PLEASE SEE CIVIL PLANS SHEET L04 1/4 LOS FOR MORE INFORMATION.



GORDON K WONG, ARCHITECT LIC# 34058  
 407 DALLAS DRIVE  
 CAMPBELL, CA 95008  
 (408) 385-1225  
 GORDONK.WONG@GKWAARCHITECTS.COM



Architectural, Elevations, Front & Back, Proposed

NEW SINGLE FAMILY RESIDENCE

407 DALLAS DRIVE  
CAMPBELL, CA 95008

Revision Schedule

| NO. | DATE | DESCRIPTION |
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Architectural,  
Elevations, Front  
& Back, Proposed

A200

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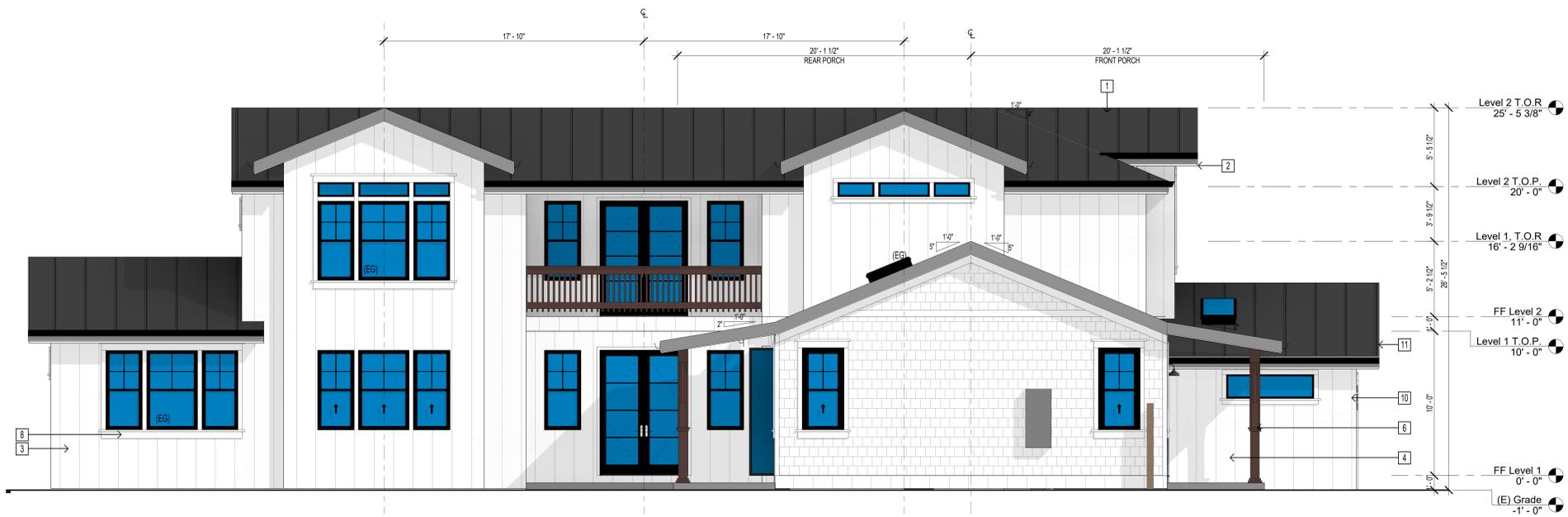
① Elevation Right, Proposed  
1/4" = 1'-0"

ELEVATIONS, PROPOSED, KEYNOTES

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- 2 ROOF FASCIA PREPARED 1X10
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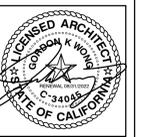
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3. WEEP SCREED A MINIMUM OF 26 GA CORROSION RESISTANT WEEP SCREED W/ A MINIMUM VERTICAL ATTACHMENT FLANGE OF FOUNDATION PLATE LINE ON ALL EXTERIOR STUD WALLS W/ STUCCO. THE SCREED SHOULD BE PLACED A MINIMUM OF 4" ABOVE THE EARTH OR 2" ABOVE PAVED AREAS AND SHALL BE OF A TYPE WHICH WILL TRAPPED WATER TO DRAIN TO THE EXTERIOR OF THE BUILDING.
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5. FF LEVEL (0'-0") IS EQUIVALENT TO ASML (228.85). PLEASE SEE CIVIL PLANS SHEET LC4 1/5 LOS FOR MORE INFORMATION.

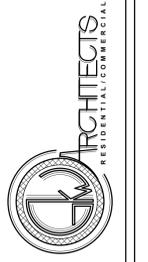


② Elevation Left, Proposed  
1/4" = 1'-0"

Architectural, Elevations, Right & Left, Proposed



GORDON K WONG ARCHITECT LCI 34058  
 401 DALLAS DRIVE  
 CAMPBELL, CA 95008  
 GORDONKWONGARCHITECTS.COM



**NEW SINGLE FAMILY RESIDENCE**  
 401 DALLAS DRIVE  
 CAMPBELL, CA 95008

| Revision | Description |
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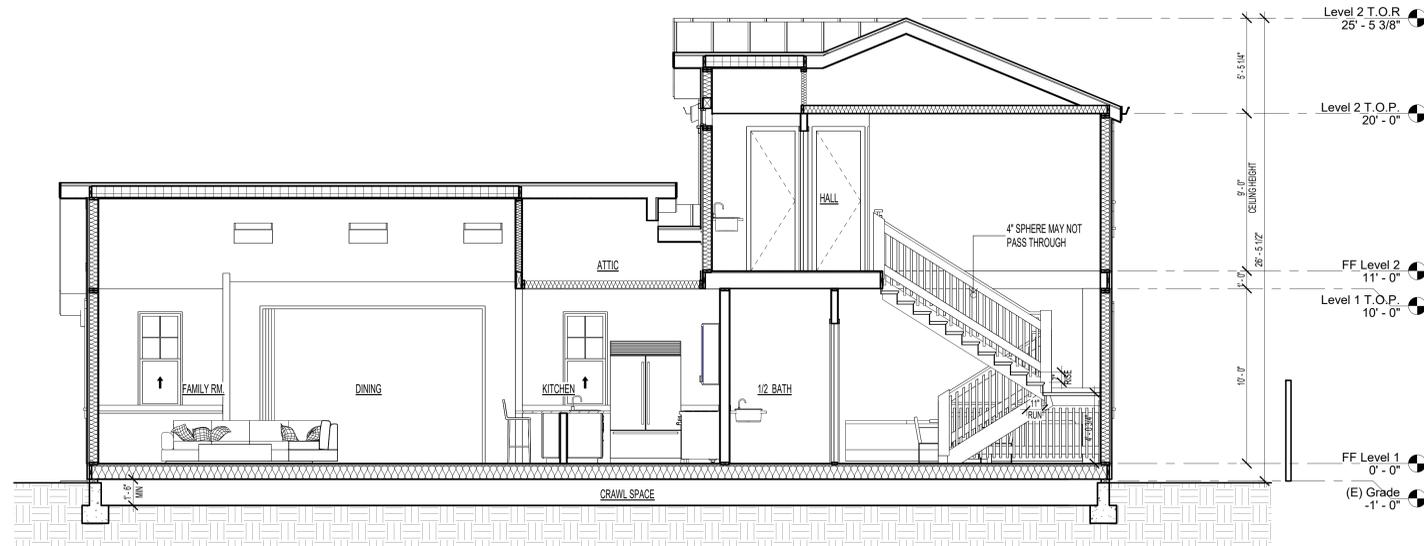
Architectural, Elevations, Right & Left, Proposed

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1 Cross Section, AA  
1/4" = 1'-0"



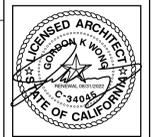
2 Cross Section, BB  
1/4" = 1'-0"

SECTION, PROPOSED, KEYNOTES

- 1 STANDING SEAM METAL ROOF, SEE SHEET DETAILS ON SHEET A600
- 2 CONCRETE SLAB
- 3 HEADER, SEE STRUCTURAL
- 4 RADIANT BARRIER ROOF SHEATHING
- 5 2X TYP., REDWOOD FASCIA BOARD PRE-PRIMED/ PAINTED
- 6 ENGINEERED BEAM, SEE STRUCTURAL
- 7 FIRE STOP
- 8 R-19 INSULATION @ ALL RAISED FLOOR AREA
- 9 R-21 INSULATION @ PERIMETER WALLS
- 10 R-38 INSULATION @ CEILING
- 11 R-38 RIGID INSULATION, SPRAY FOAM @ VAULTED CEILING
- 12 SKYLIGHT, SEE SHEET A600 FOR DETAILS
- 13 TYP. 24 GA. GALV. SHEET METAL GUTTER & DOWN SPOUT
- 14 ROOF PITCH TO MATCH / SYMMETRICAL
- 15 FOUNDATION, SEE STRUCTURAL

GENERAL NOTES:

1. THE RISER HEIGHT SHALL BE NOT MORE THAN 7 3/4 INCHES. THE RISER SHALL BE MEASURED VERTICALLY BETWEEN LEADING EDGES OF THE ADJACENT TREADS. (CBC - R311.7.5.1)
2. THE TREAD DEPTH SHALL BE NOT LESS THAN 10 INCHES. THE TREAD DEPTH SHALL BE MEASURED HORIZONTALLY BETWEEN THE VERTICAL PLANES OF THE FOREMOST PROJECTION OF ADJACENT TREADS AND AT A RIGHT ANGLE TO THE TREADS LEADING EDGE. (CBC - R311.7.5.2)
3. HANDRAILS SHALL NOT BE LESS THAN 34" OR MORE THAN 38" IN HEIGHT ABOVE THE STAIR NOSING. HANDRAILS SHALL BE CONTINUOUS PER FLIGHT OF STAIRS. HANDRAILS SHALL BE 1-1/2" CLR. OF ALL ADJACENT FIN. MATLS AND ENDS SHALL RETURN TO OR TERMINATE IN NEWEL POSTS OR SAFE TERMINALS. HANDRAILS SHALL BE 1-1/4" IN CROSS-SECTIONAL DIMENSION OR APPROVED EQUAL AND BE SMOOTH WITH NO SHARP EDGES/COR.
4. STAIR & RAILING SUPPLIER SHALL SATISFY ALL BUILDING DEPARTMENT APPROVAL REQUIREMENTS FOR THE PRODUCTS THEY PROVIDE OR INSTALL.
5. THE GUARDRAIL CONST. SHALL BE ABLE TO RESIST A LOAD OF 20 LBS PER LIN. FT. APPLIED HORIZONTALLY ALONG THE RAIL.
6. REQUIRED GUARDS SHALL NOT HAVE OPENINGS THAT ALLOW THE PASSAGE OF A SPHERE 4 INCHES IN DIAMETER FROM THE WALKING SURFACE REQUIRED GUARD HEIGHT. (CBC 1015.4)
7. FOR OCCUPANCIES IN GROUP R-3, WHERE TOP OF THE GUARD SERVES AS A HANDRAIL ON THE OPEN SIDES OF STAIRS, THE TOP OF THE GUARD SHALL NOT BE LESS THAN 34 INCHES AND NOT MORE THAN 38 INCHES MEASURED VERTICALLY FROM A LINE CONNECTING THE LEADING EDGES OF THE TREADS. (CBC 1015.3)
8. THE HANDRAIL CONSTRUCTION SHALL BE ABLE TO RESIST A LOAD OF 200 LBS APPLIED IN ANY DIRECTIONS AT ANY POINT ALONG THE TOP RAIL.
9. WHERE HANDRAILS ARE NOT CONTINUOUS BETWEEN FLIGHTS, THE HANDRAILS SHALL EXTEND HORIZONTALLY NOT LESS THAN 12 INCHES BEYOND THE TOP RISER AND CONTINUE TO SLOPE FOR THE DEPTH OF ONE TREAD BEYOND THE BOTTOM RISER. THE EXTENSIONS OF HANDRAILS SHALL BE IN THE SAME DIRECTION OF THE FLIGHTS OF STAIRS AT STAIRWAYS. (CBC 1014.6)
10. HANDRAIL GRASPABILITY (CBC 1014.3)
  - A. TYPE I- HANDRAILS WITH A CIRCULAR CROSS SECTION SHALL HAVE AN OUTSIDE DIAMETER OF NOT LESS THAN 1 1/4 INCHES (32 MM) AND NOT GREATER THAN 2 INCHES (51 MM), WHERE THE HANDRAIL IS NOT CIRCULAR, IT SHALL HAVE A PERIMETER DIMENSION OF NOT LESS THAN 4 INCHES (102 MM) AND NOT GREATER THAN 6 1/4 INCHES (160 MM) WITH A MAXIMUM CROSS-SECTIONAL DIMENSION OF 2 1/4 INCHES (57 MM) AND MINIMUM CROSS-SECTIONAL DIMENSION OF 1 INCH (25 MM). EDGES SHALL HAVE A MINIMUM RADIUS OF 0.01 INCH (0.25 MM).
  - B. TYPE II- HANDRAILS WITH A PERIMETER GREATER THAN 6 1/4 INCHES (160 MM) SHALL PROVIDE A GRASPABLE FINGER RECESS AREA ON BOTH SIDES OF THE PROFILE. THE FINGER RECESS SHALL BEGIN WITHIN A DISTANCE OF 3/4 INCH (19 MM) MEASURED VERTICALLY FROM THE TALLEST PORTION OF THE PROFILE AND ACHIEVE A DEPTH OF NOT LESS THAN 5/16 INCH (8 MM) WITHIN 7/8 INCH (22 MM) BELOW THE WIDEST PORTION OF THE PROFILE. THIS REQUIRED DEPTH SHALL CONTINUE FOR NOT LESS THAN 3/8 INCH (10 MM) TO A LEVEL THAT IS NOT LESS THAN 1/4 INCHES (6 MM) BELOW THE TALLEST PORTION OF THE PROFILE. THE WIDTH OF THE HANDRAIL ABOVE THE RECESS SHALL BE NOT LESS THAN 1 1/4 INCHES (32 MM) TO NOT GREATER THAN 2 3/4 INCHES (70 MM), EDGES SHALL HAVE A MINIMUM RADIUS OF 0.01 INCH (0.25 MM).



GORDON K WONG, ARCHITECT LICI 34045  
 407 DALLAS DRIVE  
 CAMPBELL, CA 95008  
 GORDONWONG@GORDONWONGARCHITECTS.COM

GORDON K WONG, ARCHITECT LICI 34045  
 407 DALLAS DRIVE  
 CAMPBELL, CA 95008  
 GORDONWONG@GORDONWONGARCHITECTS.COM



Architectural, Cross Sections, AA & BB

NEW SINGLE FAMILY RESIDENCE  
 407 DALLAS DRIVE  
 CAMPBELL, CA 95008

| Revision | Description |
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Architectural, Cross Sections, AA & BB

A300

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**SECTION KEYNOTES**

- STANDING SEAM METAL ROOF, SEE SHEET A600 FOR DETAILS
- CONCRETE SLAB
- HEADER, SEE STRUCTURAL
- RADIANT BARRIER ROOF SHEATHING
- 2X TYP. REDWOOD FASCIA BO PRE-PRIMED/PAINTED
- ENGINEERED BEAM, SEE STRUCTURAL
- FIRE STOP
- R-19 INSULATION @ ALL RAISED FLOOR AREAS
- R-21 INSULATION @ PERIMETER WALLS
- R-38 INSULATION @ CEILING
- R-38 RIGID INSULATION, SPRAY FOAM @ VAULT CEILING
- SKY LIGHT, SEE SHEET A600 FOR DETAILS
- TYP 24 GA. GALV. SHEET METAL GUTTER & DOWN SPOUT
- ROOF PITCH TO MATCH / SYMMETRICAL
- FOUNDATION, SEE STRUCTURAL
- RAISED FLOOR
- 5/8" TYPE X GYPSUM

**STAIRS NOTES**

- THE RISER HEIGHT SHALL BE NOT MORE THAN 7 3/4 INCHES. THE RISER SHALL BE MEASURED VERTICALLY BETWEEN LEADING EDGES OF THE ADJACENT TREADS. (CBC - R311.7.5.1)
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- THE HANDRAIL CONSTRUCTION SHALL BE ABLE TO RESIST A LOAD OF 200 LBS APPLIED IN ANY DIRECTIONS AT ANY POINT ALONG THE TOP RAIL.
- WHERE HANDRAILS ARE NOT CONTINUOUS BETWEEN FLIGHTS, THE HANDRAILS SHALL EXTEND HORIZONTALLY NOT LESS THAN 12 INCHES BEYOND THE TOP RISER AND CONTINUE TO SLOPE FOR THE DEPTH OF ONE TREAD BEYOND THE BOTTOM RISER. THE EXTENSIONS OF HANDRAILS SHALL BE IN THE SAME DIRECTION OF THE FLIGHTS OF STAIRS AT STAIRWAYS. (CBC 1014.6)
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  - TYPE I- HANDRAILS WITH A CIRCULAR CROSS SECTION SHALL HAVE AN OUTSIDE DIAMETER OF NOT LESS THAN 1 1/4 INCHES (32 MM) AND NOT GREATER THAN 2 INCHES (51 MM). WHERE THE HANDRAIL IS NOT CIRCULAR, IT SHALL HAVE A PERIMETER DIMENSION OF NOT LESS THAN 4 INCHES (102 MM) AND NOT GREATER THAN 6 1/4 INCHES (160 MM) WITH A MAXIMUM CROSS-SECTIONAL DIMENSION OF 2 1/4 INCHES (57 MM) AND MINIMUM CROSS-SECTIONAL DIMENSION OF 1 INCH (25 MM). EDGES SHALL HAVE A MINIMUM RADIUS OF 0.01 INCH (0.25 MM).
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GORDON K WONG, ARCHITECT LICI 24845  
 JOHN LIAU & KEVIN YU, PROJECT DESIGNERS  
 ARCHITECTS  
 401 DALLAS DRIVE  
 CAMPBELL, CA 95008  
 GORDONKWONG@GKWARCHITECTS.COM



Architectural, Cross Sections, CC & DD

**NEW SINGLE FAMILY RESIDENCE**  
 401 DALLAS DRIVE  
 CAMPBELL, CA 95008

Revision Schedule

| NO. | DATE | DESCRIPTION |
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Architectural,  
 Cross Sections,  
 CC & DD

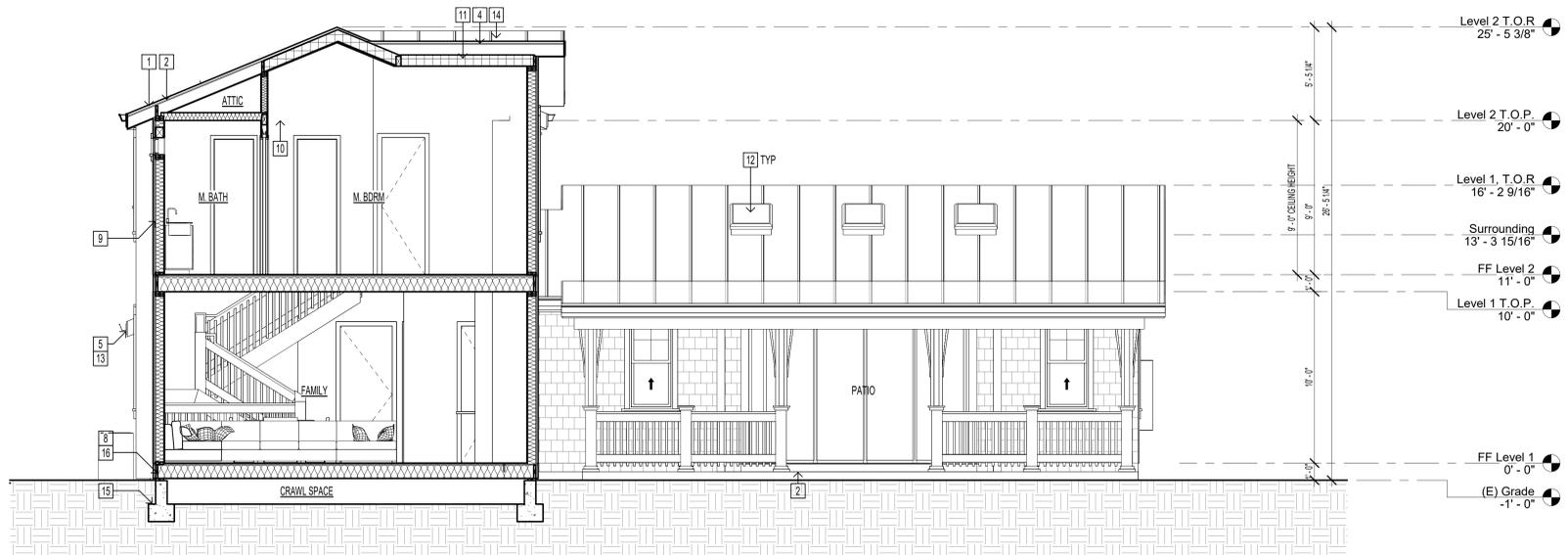
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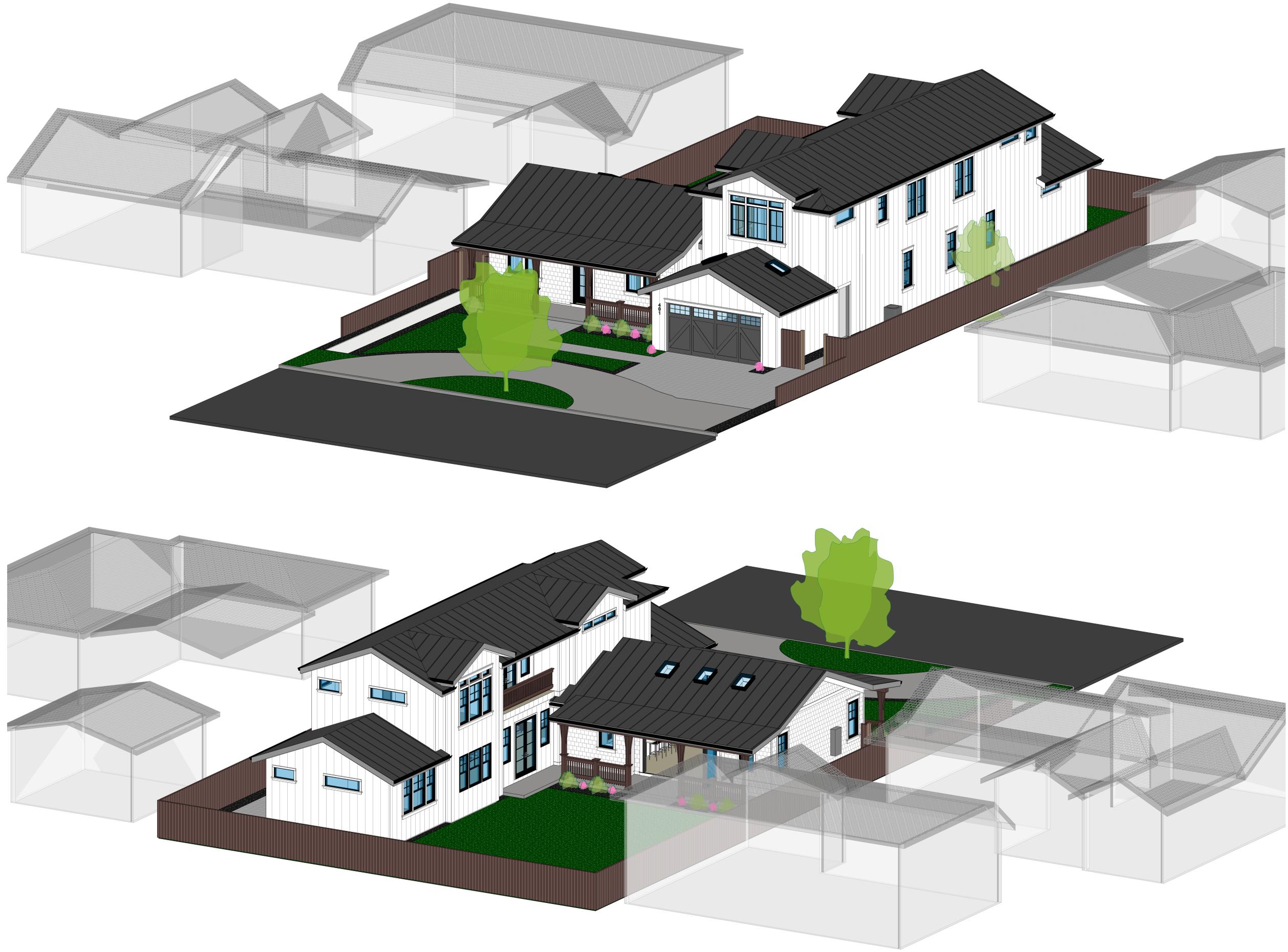
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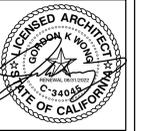
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2 Cross Section, DD  
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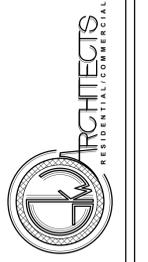


Architectural, 3D Model



JOSHUA LIU & KEVIN YU, PROJECT DESIGNERS  
 1500 S. GARDEN ST. SUITE 100  
 CAMPBELL, CA 95008  
 JOSHUALIU@GKWARCHITECTS.COM

GORDON K WONG, ARCHITECT LIC# 34045  
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**NEW SINGLE FAMILY RESIDENCE**  
 407 DALLAS DRIVE  
 CAMPBELL, CA 95008

Revision Schedule

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Architectural, 3D Model

**A600**  
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