**NEW ADDITION SPRINKLER & FIRE ALARM SYSTEM**

**NEW ADDITION CONSTRUCTION TYPE**

- All exterior wall/floor/roof framing exposed during the course of construction is to be insulated
  - Hot water pipes: R-3
  - Floors: R-19

**8. When req'd by the enforcing agency, independent special inspectors shall be employed to provide inspections or**

**5. Building materials with visible signs of water damage shall not be installed. Wall and floor framing shall not be**

**All work to comply with California Energy Code (title 24-part 6). See cf2r-lti-01-e for kitchen lighting energy compliance forms.**

**sections 94522(e)(1) and (f)(1) of the CCR, Title 17, commencing with section 94520; and in areas under the**

**1. When required by the enforcing agency, the original building shall be re-inspected, and if necessary, re-certified.**

**10. All materials, equipment, and articles incorporated into the work shall be new, first grade, and free of defects**

**20. Restoration shall be equal to the original work and finishes shall match the appearance of existing work.**

**Contractor shall replace or restore damaged property, materials and finishes at no expense to the owner.**

**All materials, equipment, and articles incorporated into the work shall be new, first grade, and free of defects**

**Owners and Sub-contractors shall submit their warranties in writing within three years from the date of acceptance.**

**All work shall be installed plumb, level, square, and true, and in proper alignment.**

**3. When required by the enforcing agency, the original building shall be re-inspected, and if necessary, re-certified.**

**2. All work to comply with California Energy Code (title 24-part 6). See cf2r-lti-01-e for kitchen lighting energy compliance forms.**

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**sections 94522(e)(1) and (f)(1) of the CCR, Title 17, commencing with section 94520; and in areas under the**
**New Window Tally**

<table>
<thead>
<tr>
<th>Width</th>
<th>Interior Doors</th>
<th>Exterior Doors</th>
</tr>
</thead>
<tbody>
<tr>
<td>3/4&quot;</td>
<td>1/2&quot; x 1&quot; SILL</td>
<td>1&quot; x 1&quot; SILL</td>
</tr>
<tr>
<td>3/4&quot;</td>
<td>1&quot; x 1&quot; CASING</td>
<td>1&quot; x 1&quot; CASING</td>
</tr>
<tr>
<td>3/4&quot;</td>
<td>1&quot; x 1&quot; HEADER</td>
<td>1&quot; x 1&quot; HEADER</td>
</tr>
</tbody>
</table>

**New Window Schedule**

<table>
<thead>
<tr>
<th>Room Name</th>
<th>Type</th>
<th>Color</th>
<th>Finish</th>
<th>Hardware Finish</th>
<th>Frame Construction</th>
<th>Size</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>Bedroom 1</td>
<td>Casement</td>
<td>White</td>
<td>Painted</td>
<td>Clear</td>
<td>Aluminum</td>
<td>3'-0&quot; x 6'-8&quot;</td>
<td></td>
</tr>
<tr>
<td>Kitchen</td>
<td>Double Hung</td>
<td>White</td>
<td>Painted</td>
<td>Clear</td>
<td>Aluminum</td>
<td>2'-0&quot; x 4'-0&quot;</td>
<td></td>
</tr>
<tr>
<td>Garage</td>
<td>Double Hung</td>
<td>White</td>
<td>Painted</td>
<td>Clear</td>
<td>Aluminum</td>
<td>1'-6&quot; x 6'-0&quot;</td>
<td></td>
</tr>
</tbody>
</table>

**New Door Schedule**

<table>
<thead>
<tr>
<th>Room Name</th>
<th>Type</th>
<th>Color</th>
<th>Finish</th>
<th>Hardware Finish</th>
<th>Frame Construction</th>
<th>Size</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>Bathroom 1</td>
<td>Double Swing</td>
<td>White</td>
<td>Painted</td>
<td>Clear</td>
<td>Aluminum</td>
<td>3'-0&quot; x 6'-8&quot;</td>
<td></td>
</tr>
<tr>
<td>Living Room</td>
<td>Outswing</td>
<td>White</td>
<td>Painted</td>
<td>Clear</td>
<td>Aluminum</td>
<td>3'-0&quot; x 6'-8&quot;</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Pocket</td>
<td>White</td>
<td>Painted</td>
<td>Clear</td>
<td>Aluminum</td>
<td>3'-0&quot; x 6'-8&quot;</td>
<td></td>
</tr>
</tbody>
</table>

**Rough Opening Sizes**

- **3/4" x 3" FLATSTOCK APRON**
- **3/4" x 4 1/2" FLATSTOCK CASING**
- **7/8" 3-COAT CEMENT PLASTER SYSTEM**

**Sealant & Backer Rod**

- **1/2" BEAD JOINT**
- **4 1/2" HEAD HEIGHT**

**Hardware**

- **Tempered, Low-E**
- **Insulated, Tempered, Low-E**
- **Custom Operable Skylight**
- **Marvin Ultimate Wood**

**References**

- **Wansing Acker Residence**
- **Stacy Eisenmann**
- **510.558.8442**
- **510.527.9194**
- **Stacy@eisenmannarchitecture.com**
- **Berkeley, CA 94710**

**Project**

- **Flamingo**
- **IN/OUT/PICTURE**
- **CUSTOM DOORS & WINDOWS**

**Drawings**

- **SUSAN WANSING**
- **08.16.26**

**Drawing Scale**

- **1/4" = 1'-0"**
- **1/2" = 2'-0"**

**Notes**

- **Clear Open Height of 24"**
- **Clear Area When Open of 5.7 SF**
- **Emergency Egress Windows to be provided where required by CBC, and where noted on drawings by (TG).**

**Safety Glazing**

- All safety glass shall be identified by non-removable info etched in corner of glass.
- Provide tempered glass panels as required by CBC, as noted on drawings by (TG).
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- Provide tempered glass panels as required by CBC, as noted on drawings by (TG).

**Architectural Glazing**

- Some glass and materials may be specified to be architectural glazing and may require an architect to verify windows meet or exceed minimum CBC requirements.
- All glass and materials may be specified to be architectural glazing and may require an architect to verify windows meet or exceed minimum CBC requirements.

**Additional Information**

- **Duplicated, used or disclosed without written consent of the architect and may not be**
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**Table Notes**

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<th>Size</th>
<th>Notes</th>
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</thead>
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<td>Casement</td>
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<td>Painted</td>
<td>Clear</td>
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<td>Double Hung</td>
<td>White</td>
<td>Painted</td>
<td>Clear</td>
<td>Aluminum</td>
<td>2'-0&quot; x 4'-0&quot;</td>
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<tr>
<td>D103</td>
<td>Garage</td>
<td>Double Hung</td>
<td>White</td>
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<td>1'-6&quot; x 6'-0&quot;</td>
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SITE PLAN GENERAL NOTES

1. REFER TO THE CITY OF BERKELEY SITE SURVEY FOR BUILDING LOCATION ON SITE & PROXIMITY TO PUBLIC UTILITY LINES & STREET.
2. THE BUILDING PERMIT IS APPROVED AND ISSUED. APPROVAL OF THIS PLAN DOES NOT AUTHORIZE WORK IN THE PUBLIC RIGHT-OF-WAY, INCLUDING BUT NOT LIMITED TO CONSTRUCTION STAGING, CONSTRUCTION PARKING, SIDEWALK, SHORING, DRAINAGE, OR ANY OTHER WORK THAT MAY OCCUR ACROSS PUBLIC SIDEWALKS.
3. ALL DOWNSPOUTS & GUTTER TO BE SIZED PER SUB-GRADE CLOSED CONDUIT SYSTEM FOR STORMWATER COLLECTION TO STREET.
4. INSTALL EFFICIENT IRRIGATION SYSTEM TO MINIMIZE WATER RUNOFF.
5. BUILDING PERMIT IS APPROVED AND ISSUED. APPROVAL OF THIS PLAN DOES NOT AUTHORIZE WORK IN THE PUBLIC RIGHT-OF-WAY, INCLUDING BUT NOT LIMITED TO CONSTRUCTION STAGING, CONSTRUCTION PARKING, SIDEWALK, SHORING, DRAINAGE, OR ANY OTHER WORK THAT MAY OCCUR ACROSS PUBLIC SIDEWALKS.
6. ALL CONDUIT LINES TO CROSS CITY SIDEWALKS SHALL CONFORM TO CITY STRENGTHENING POLICY.
7. INSTALL EFFICIENT IRRIGATION SYSTEM TO MINIMIZE WATER RUNOFF.
8. BUILDING PERMIT IS APPROVED AND ISSUED. APPROVAL OF THIS PLAN DOES NOT AUTHORIZE WORK IN THE PUBLIC RIGHT-OF-WAY, INCLUDING BUT NOT LIMITED TO CONSTRUCTION STAGING, CONSTRUCTION PARKING, SIDEWALK, SHORING, DRAINAGE, OR ANY OTHER WORK THAT MAY OCCUR ACROSS PUBLIC SIDEWALKS.
9. REFER TO SITE SURVEY FOR BUILDING LOCATION ON SITE & PROXIMITY TO PUBLIC UTILITY LINES & STREET.
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