By using these standard plans, the user agrees to release the County of San Diego from any responsibility to verify any and all information. The user further agrees to indemnify and hold the County of San Diego harmless against any and all claims, liabilities, suits, and demands on account of any injury, damage, or loss to persons or property, including injury or death, or economic losses, arising out of the use of these construction documents. The use of these plans does not eliminate or reduce the user's responsibility to verify any and all information.

**ELEVATIONS**

1/2" = 1'-0"

**EXTERIOR WALLS OF BUILDINGS**

- Non-combustible material
- Approved exterior fire-retardant treated wood
- 1-hour fire-resistant-rated material

**CONSTRUCTED PER ONE OF THE FOLLOWING**

- Non-combustible material
- Approved exterior fire-retardant treated wood
- 1-hour fire-resistant-rated material

**FENCES OR ANY STRUCTURE WITHIN 5 FEET OF BUILDING SHALL BE**

- Non-combustible material
- Approved exterior fire-retardant treated wood
- 1-hour fire-resistant-rated material

**6'-8" TOP PLATE**

**FINISHED FLOOR**

**FINISHED GRADE**

**RIGHT**

**FINISHED GRADE**

**LEFT**

**FINISHED FLOOR**

**FINISHED GRADE**

**ELEVATION KEY NOTES**

See sheet A3 for key notes.
OUTLINE OF WALLS BELOW

2'-250 SF DEDICATED SOLAR ZONE AREA

(AREA A)

1'-6" 1'-6" 2'

1'-6" 1'-6" 2'

32'-7" 4

1

2

3

250 SF DEDICATED SOLAR ZONE AREA

(AREA B)

1

2

3

5

18'

1. MIN 250 S.F. SOLAR ZONE AREA
2. DEDICATED SOLAR ZONE AREA LOCATED BETWEEN 110 AND 270 DEGREES OF TRUE NORTH - USE AREA A OR B AS NEEDED.
3. NO OBSTRUCTIONS - INCLUDING VENTS, CHIMNEYS, SKYLIGHTS, ARCHITECTURAL FEATURES, ROOF MOUNTED EQUIPMENT - LOCATED WITHIN SOLAR ZONE.
4. 3" MIN FIRE FIGHTER ACCESS
5. 1'-6" SMOKE VENTILATION SETBACK AT RIDGES

COUNTY OF SAN DIEGO, PLANNING & DEVELOPMENT SERVICES
600 SF ACCESSORY DWELLING UNIT
BUILDING DIVISION

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ROOF PLAN / TRUSS LAYOUT

3" = 1'-0"

GABLE END TRUSS ID:

TRUSS ID:

TRUSS ID:

TRUSS ID:

TRUSS ID:

GABLE END TRUSS ID:

ATTIC VENTILATION REQUIRED

NET FREE CROSS VENTILATION AREA = 288 ft²

VNT AREA REQUIRED = 600 ft²/300 = 2 ft²

144 x 2 = 288 ft²

TOTAL VENT AREA PROVIDED = 142 + 184 = 326 ft²

NFVA: 71 in²

QTY = 2 VENTS

VENT AREA PROVIDED = 2 x 71 in² = 142 in²

NFVA: 23 in²

QTY = 8 VENTS

VENT AREA PROVIDED = 8 x 23 in² = 184 in²

TOTAL VENT AREA PROVIDED (142 in²) + (184 in²) = 326 in²

VENTILATION REQUIRED

SOLAR READY KEY NOTES

= 1'-0"

= 1'-0"

GABLE END TRUSS ID:

TRUSS ID:

TRUSS ID:

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GABLE END TRUSS ID:
**SECTION KEY NOTES**

1. WALL INSULATION: _________________
2. CEILING INSULATION: _________________
3. ROOF (TOP CHORD) INSULATION: _________________
4. INTERIOR FINISH: 2X6 STUD WALL
5. EXTERIOR WALL/PLUMBING WALL: 2X6 STUD WALL
6. INTERIOR WALL: 2X4 STUD WALL
7. FOOTING NUMBER AND MORTAR IS REQUIRED
8. CLIMATE ZONE 14 PROJECT (Y or N) if yes, see below:
   - A CLASS I OR II VAPOR RETARDER SHALL BE INSTALLED ON THE CONDITIONED SPACE SIDE OF ALL INSULATION IN ALL EXTERIOR WALLS AND VENTED ATTICS
9. MANUFACTURED TRUSSES

---

**SECTION A-A**

- **BEDROOM**
- **BATH**
- **KITCHEN**

- MIN 7' HORIZONTAL DISTANCE FROM EDGE OF FOOTING TO DAYLIGHT

---

**SECTION B-B**

- **BEDROOM**
- **LIVING ROOM**

- MIN 7' HORIZONTAL DISTANCE FROM EDGE OF FOOTING TO DAYLIGHT

---

**CONC. SLAB AND FTG'S PER PLAN**
WASHER/DRYER
(72" x 30")

S-1

4'-0"

4'-0"

Wood Structural Panels shall conform to DDC PS 1, DDC PS 2 or ANSI/NAFraf P210. CSA OS197 or CSA OS221.

Vertical Joints in Panel Sheathing shall occur every and be fastened to common studs. Horizontal Joints in S-1 panels shall occur every and be fastened to common blocking of a minimum 1/2" thickness.
WOOD STRUCTURAL PANEL SHEATHING

<table>
<thead>
<tr>
<th>MINIMUM NAIL</th>
<th>MINIMUM WOOD STRUCTURAL PANEL SPAN (in)</th>
<th>MINIMUM NOMINAL PANEL THICKNESS (in)</th>
<th>PANEL NAIL SPACING</th>
</tr>
</thead>
<tbody>
<tr>
<td>ID COMMON 1.5</td>
<td>24</td>
<td>2</td>
<td>16 6 12</td>
</tr>
<tr>
<td>ID COMMON 1.75</td>
<td>24</td>
<td>2</td>
<td>16 6 12</td>
</tr>
</tbody>
</table>

WOOD STRUCTURAL PANELS SHALL CONFORM TO DCI PS 1, CBC 505, OR ANSIA F1170, OR CSA OSB OR CSA OS3. PANELS SHALL BE IDENTIFIED BY A GRADE MARK OR CERTIFICATE OF INSPECTION ISSUED BY AN APPROVED AGENCY.

LEGEND

- BRACED WALL LINE

NOTE: ROOF SHEATHING TO BE 2" APA RATED SHEATHING 24:0 AT 6' O/C EDGE NAILING AND 12' O/C FIELD NAILING

TRUSS PERPENDICULAR TO FRAMING MEMBER

TRUSS PARALLEL TO FRAMING MEMBER

DETAIL 1 (NTS)

DETAIL 4 (NTS)

DETAIL 2 (NTS)

DETAIL 5 (NTS)

DETAIL 3 (NTS)

WOOD FRAMING PLAN

3/8" = 1'-0"
A. General

1. Foundation and slab

2. Exterior walls

3. Roof assembly and water leaks

4. Windows and doors

5. Roofing

6. Insulation

7. Electrical systems

8. Mechanical systems

9. Plumbing systems

10. Building appearance

11. Environmental and energy reductions

12. Molds

13. Foundation and slab

14. Exterior walls

15. Roof assembly and water leaks

16. Windows and doors

17. Roofing

18. Insulation

19. Electrical systems

20. Mechanical systems

21. Plumbing systems

22. Building appearance

23. Environmental and energy reductions

24. Molds

25. Foundation and slab

26. Exterior walls

27. Roof assembly and water leaks

28. Windows and doors

29. Roofing

30. Insulation

31. Electrical systems

32. Mechanical systems

33. Plumbing systems

34. Building appearance

35. Environmental and energy reductions

36. Molds

B. Foundation and slab (Continued)

C. Exterior walls (Continued)

D. Roof assembly and water leaks (Continued)

E. Windows and doors (Continued)

F. Roofing (Continued)

G. Insulation (Continued)

H. Electrical systems (Continued)

I. Mechanical systems (Continued)

J. Plumbing systems (Continued)

K. Building appearance (Continued)

L. Environmental and energy reductions (Continued)

M. Molds (Continued)