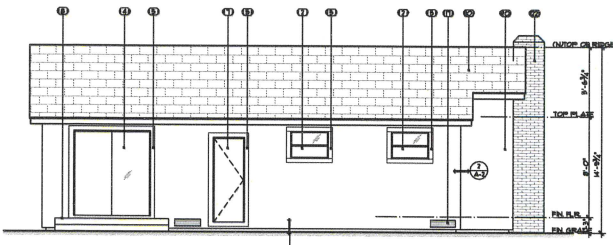
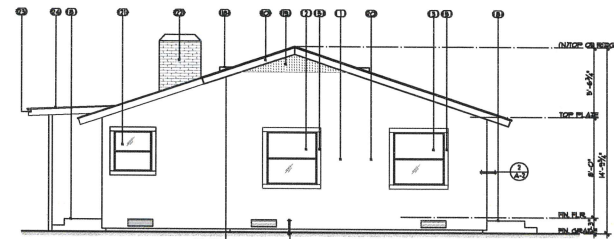


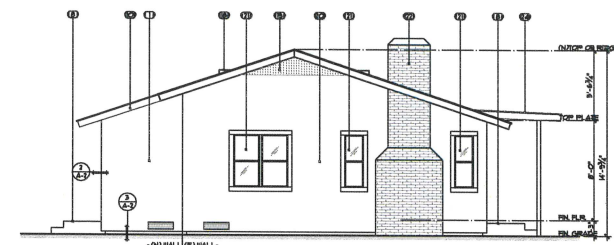
WEST SIDE ELEVATION  
SCALE: 1/4"=1'-0"



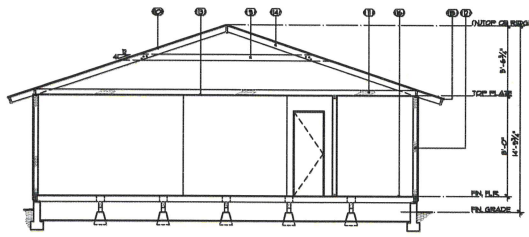
EAST SIDE ELEVATION  
SCALE: 1/4"=1'-0"



SOUTH SIDE ELEVATION  
SCALE: 1/4"=1'-0"



NORTH SIDE ELEVATION  
SCALE: 1/4"=1'-0"



A-A SECTION  
SCALE: 1/4"=1'-0"

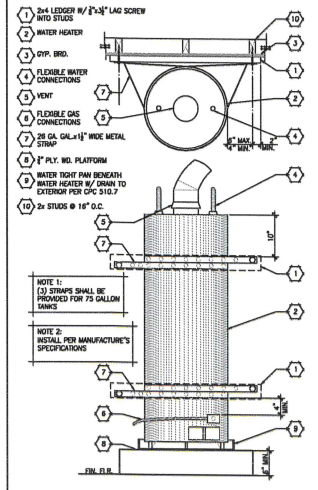
**ELEVATION NOTES:**  
ANY ADDITION OR CHANGE MADE TO THE APPROVED EXTERIOR ELEVATION DURING CONSTRUCTION SHALL BE RECORDED IN THE DIVISION AND BUILDING DIVISION REVIEW AND APPROVAL AND NOT BE SUBJECT TO A DELAY OF THE PROJECT OR THE REMOVAL OF NON-APPROVED WORK.

**WINDOW NOTES:**  
ALL WINDOWS & SLIDING DOORS MUST BE TO THE RIGHT WALL. HAVE U-FACTOR OF 0.30 MAX. AND SHGC OF 0.13 MAX.

**ALL MATERIALS, DETAIL & FINISHES, COLOR, ROOF MATERIAL, PITCH, FASCIA TREATMENT, CHIMNEY, UNIFORMITY OF PROPORTIONS, TRIM, ETC. TO MATCH THE ORIGINAL ARCHITECTURE OF THE MAIN HOUSE.**

**KEYED NOTES**

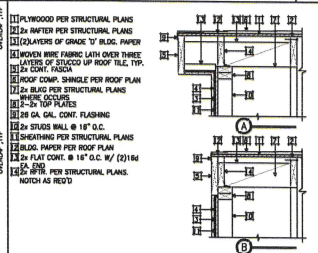
- 1) NO 2x4 WOOD WALL PER LEGEND WITH STUCCO FINISH, TYP. WATER PROOF AS REQ'D.
- 2) NO WOOD SHINGLE HANG WINDOW BY 'TILGARD' OR EQUAL TO BE INSTALLED. PROVIDE U-VALUE OF WINDOW ON PLAN PER CALIFORNIA ENERGY CODE REQ'D & CHOOSE BY THE OWNER, TYP. PER DET. 1.
- 3) NO WOOD SHINGLE HANG WINDOW BY 'TILGARD' OR EQUAL TO BE INSTALLED. PROVIDE U-VALUE OF WINDOW ON PLAN PER CALIFORNIA ENERGY CODE REQ'D & CHOOSE BY THE OWNER, TYP. PER DET. 1.
- 4) NO THERM GLASS SLIDING DOOR TO BE INSTALLED. MATERIAL AND COLOR TO BE EITHER CHOSEN BY GENERAL CONTRACTOR OR OWNER.
- 5) NO 4" FIN. TRIM TO BE INSTALLED AROUND ALL WINDOWS AND DOORS AND MATCH EXISTING.
- 6) NO EXTERIOR DOOR TO BE INSTALLED BY SHIPRON MODEL, 104 BANGALOW OR EQUAL. REQUIRED TO BE 1/2" SOLID CORE. MATERIAL AND COLOR TO BE EITHER CHOSEN BY GENERAL CONTRACTOR OR OWNER AND THE NEW FRONT DOOR SHOULD BE CALIFORNIA BANGALOW STYLE.
- 7) NO EXTERIOR LOUVERED DOOR TO BE INSTALLED. MATERIAL AND COLOR TO BE EITHER CHOSEN BY GENERAL CONTRACTOR OR OWNER.
- 8) NO CONCRETE STEPS TO BE CONSTRUCTED PER DETAIL 4.
- 9) NO COLLAR TIES PER STRUCTURAL PLANS.
- 10) NO ROOF PER ROOF PLAN & STRUCTURAL DRAINAGE.
- 11) PROVIDE R-30 INSULATION, TYP.
- 12) PROVIDE R-10 INSULATION, TYP.
- 13) NO CEILING JOISTS PER STRUCTURAL PLANS.
- 14) NO 2x4 RAFTERS PER STRUCTURAL DRAINAGE.
- 15) NO 2x4 FASCIA TO MATCH EXISTING.
- 16) NO 1/2" INCH METAL FLOOR VENTS. OPENING SHALL HAVE CORROSION-RESISTANT LINER PER OR OTHER APPROVED MATERIAL, W/ 1/2" FIN. 4" X 4" PIN OPENING. METAL FISH COVERING (CNC BACK) SHALL BE INSTALLED 4" TO BE CHOSEN BY OWNER OR GENERAL CONTRACTOR. OPENING SHALL HAVE CORROSION-RESISTANT LINER PER OR OTHER APPROVED MATERIAL, W/ 1/2" FIN. 4" X 4" PIN OPENING. METAL FISH COVERING (CNC BACK) AND PER DET. 10 SHEET A-1.
- 17) NO 1/2" LAP SIDING TO BE INSTALLED BY JAMES HARDIE OR EQUAL (EXCEPT BOARD) PER SPEC (FSR-844) AND MATCH EXISTING PER DETAIL 10.
- 18) NO STUCCO FINISH, TYP. WATER PROOF AS REQ'D.
- 19) NO WOOD SHINGLE HANG WINDOW TO REMAIN.
- 20) NO CHIMNEY TO REMAIN.
- 21) NO EXPOSED 2x4 RAFTER TAILS PER STRUCTURAL DRAINAGE.
- 22) NO PORCH ROOFING SYSTEM BY 'POLYGLASS' HALL INC. (FSR-303) OR EQUAL. PER RETARDANT CLASS 1A" PER ROOF PLAN & STRUCTURAL DRAINAGE.



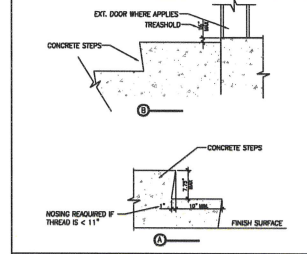
WATER HEATER BRACING DET. 3

- 1) PLANK OR (C) STUCCO
- 2) 2-LAYERS GRADE 1" PAPER
- 3) 1/4" VERT. WOOD FURNING STRIPS @ 16" O.C. OVER FURNING (C) STUCCO
- 4) 2x4 STUCCO WALL
- 5) STARTER STRIP
- 6) 2x4 PRESSURE TREATED SILL PLATE
- 7) 2x4 CORN. FILL
- 8) 2x4 CORN. FILL FOR LAP SIDING PER DET. 10
- 9) 2x4 CORN. BUNG
- 10) 2x4 CORN. TRIM 1/2" 1/4" MALLS @ 16" O.C.
- 11) 1/2" STUCCO PER FLOOR PLAN
- 12) 2x4 CORN. TOP PLATES
- 13) 2x4 CORN. FASCIA
- 14) 2x4 G.A. G.A. FLASHING
- 15) FELT PAPER PER ROOF PLAN
- 16) SHINGLE ROOF PER ROOF PLAN

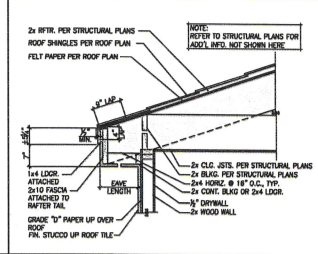
LAP SIDING & STUCCO DETAILS 5



EAVE DETAIL 2



CONCRETE STEPS DETAILS 4



EAVE DETAIL W/ INSULATION 1

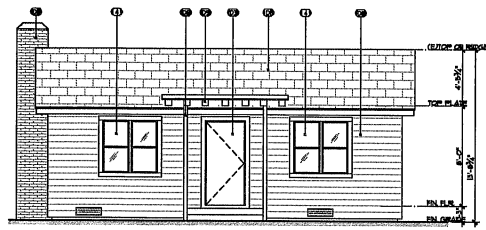
**CORONA DESIGN LLC**  
DESIGN & ENGINEERING SERVICES  
701 S. FLOWER ST.  
SANTA ANA, CA 92701  
TEL: 949.261.1111  
WWW.CORONADSGN.COM

NO.	DATE	REVISIONS

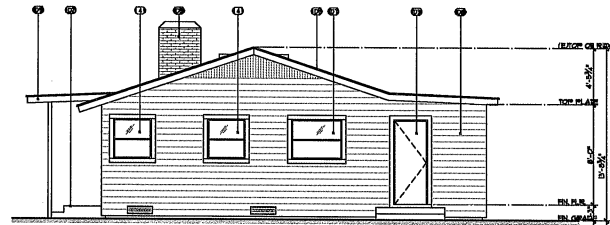
**PROPOSED NEW ADDITION FOR:**  
**RIVERO RESIDENCE**  
701 S. FLOWER ST.  
SANTA ANA, CA 92701  
PROPOSED EXTERIOR ELEVATIONS & CROSS SECTION

DATE: 02.21.23  
JOB NO.: 233402 OF  
T.A.  
BC

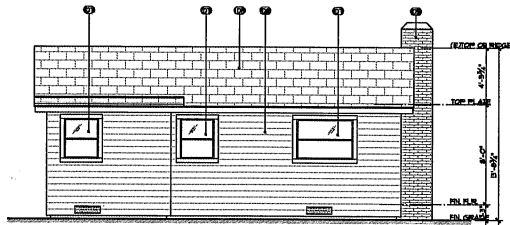
SHEET 03 OF 03



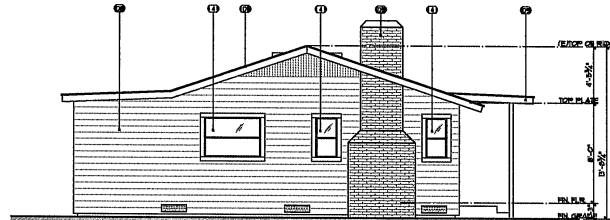
EXIST. WEST SIDE ELEVATION  
SCALE: 1/4"=1'-0"



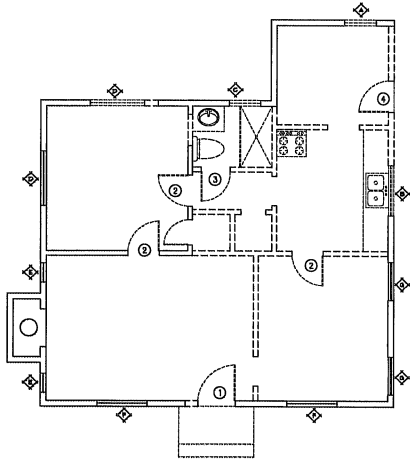
EXIST. SOUTH SIDE ELEVATION  
SCALE: 1/4"=1'-0"



EXIST. EAST SIDE ELEVATION  
SCALE: 1/4"=1'-0"



EXIST. NORTH SIDE ELEVATION  
SCALE: 1/4"=1'-0"



EXIST. DEMO FLOOR PLAN  
SCALE: 1/4"=1'-0"

EXIST. DOOR SCHEDULE									
NO.	NO.	NO.	NO.	NO.	NO.	NO.	NO.	NO.	NO.
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10

EXIST. WINDOW SCHEDULE									
NO.	NO.	NO.	NO.	NO.	NO.	NO.	NO.	NO.	NO.
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10
1	2	3	4	5	6	7	8	9	10

WALL LEGEND	
INDICATOR	TO BE REPAIRED
INDICATOR	TO BE REMOVED

DEMO & EXIST. KEYED NOTES	
1	ROOF TO BE REMOVED
2	STEPS TO BE REMOVED
3	DOOR TO BE REMOVED
4	CHIMNEY TO BE REMOVED
5	FRONT PORCH (SYSTEM) TO BE REMOVED
6	WINDING TO BE REMOVED
7	WINDING TO BE REMOVED
8	WINDING TO BE REMOVED
9	WINDING TO BE REMOVED
10	WINDING TO BE REMOVED

PROPOSED NEW ADDITION FOR:  
**RIVERO RESIDENCE**  
701 S. FLOWER ST.  
SANTA ANA, CA 92701  
EXISTING EXTERIOR ELEVATIONS & EXIST. DEMO FLOOR PLAN

DATE: 02/21/23  
BY: 233401 CF  
CHECKED: Y.A.  
DESIGNED: B.C.  
SCALE: 1/4"=1'-0"