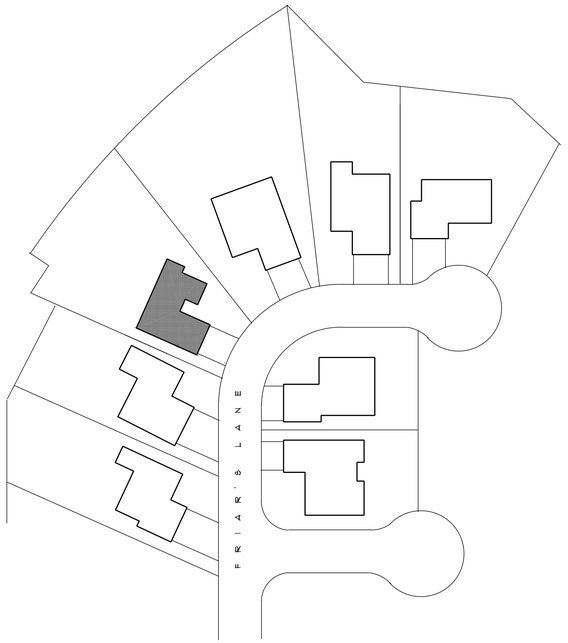
SILLER SECOND STORY ADDITION

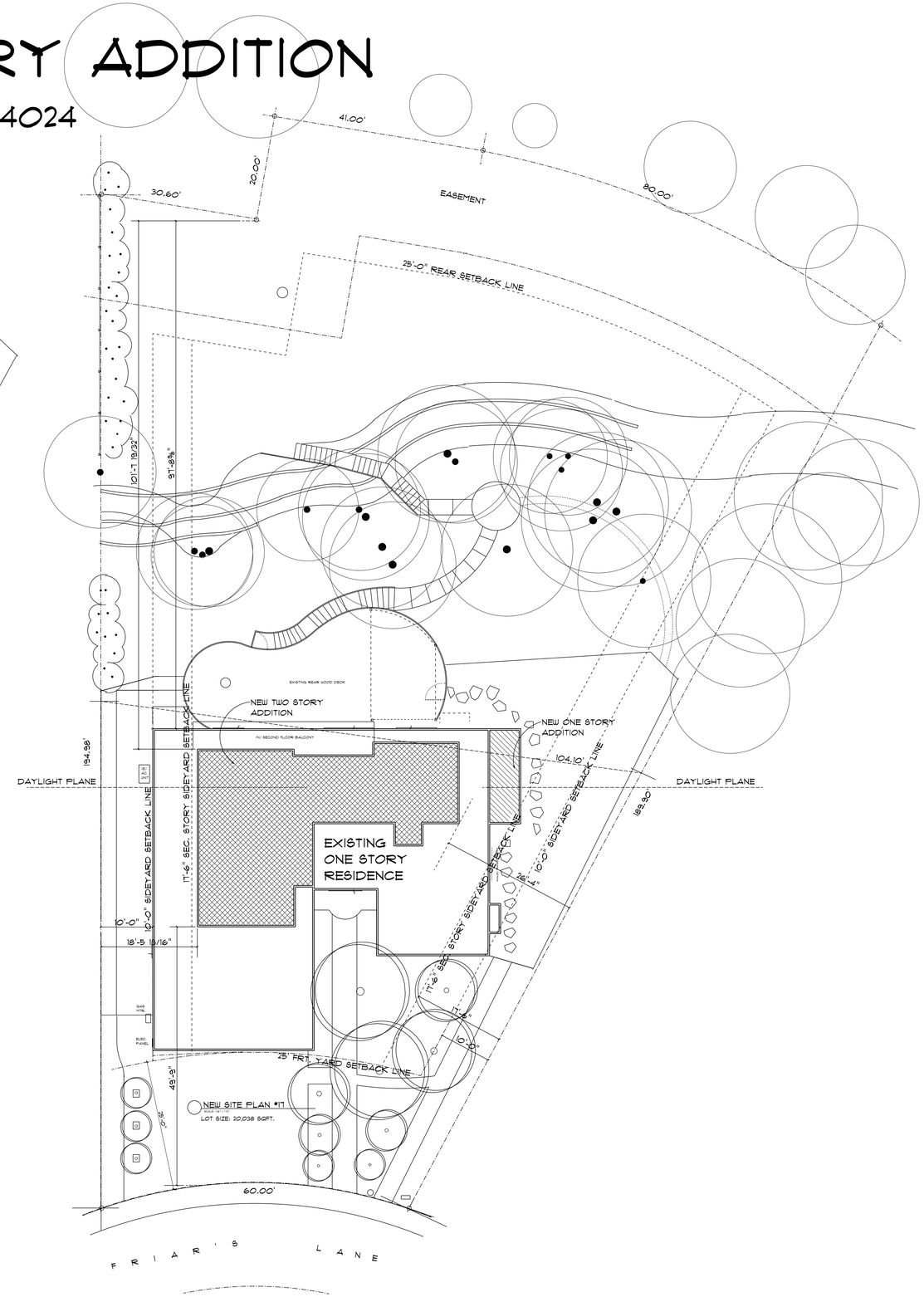
2340 FRIAR'S LANE LOS ALTOS, CA. 94024

OWNERS: XENIA AND BOB SILLER 2430 FRIAR'S LANE LOS ALTOS, CAL 94024

SCOPE OF WORK: ADD NEW 1,208 SQFT SECOND STORY BEDROOMS AND BATHS, AND ADD A 75 SQFT ONE STORY PANTRY SPACE ON THE FIRST FLOOR NEXT TO EXISTING KITCHEN, RENOVATE BEDROOM SIDE OF HOUSE TO AND EXISTING ONE STORY SINGLE FAMILY RESIDENCE. FOR TOTAL NEW ADDITION OF 1,283 SQFT.



NEIGHBORHOOD CONTEXT MAP



PROJECT SUMMARY TABLE

NET LOT AREA: 20,038 SQFT			
% OF FRONT YARD PAVING	50.0%	0	50.0%
HABITABLE LIV AREA	2530.3	+1315.1	3845.1
NON HABITABLE AREA:	750	0	750

	EXISTING	PROPOSED	ALLOWED/REQ.
LOT COVERAGE:	3,280.3 (16.3%)	3,387.3 (16.8%)	4753.8
FLOOR AREA:			
FIRST FLOOR:	3280.3	3387.3	4753.8
SEC. FLOOR:	0	1208.1	
TOTAL:	3280.3	4,595.4	6,000

SETBACKS

FRONT:	25'	25'	25'
REAR:	102'	102''	25'
RIGHT SIDE(1ST/2ND)	9'-9"/0'	9'-9"/26'	10'/17'-6"
LEFT SIDE (1ST/2ND)	10'/0'	10'/18'4"	10''/17'-6"
HEIGHT:	15'-9"	23'-6"	27'

PROPERTY INFORMATION

NO SPRINKLERS

APN: 342 47 015

ZONING: R-1

LOT SIZE: +-20,038 SQFT.

MAX FAR: (20,038- 11,00X10%) + 3,850 SQFT = 4,753.8 SQFT.

MAX. LOT COVERAGE: 30% = 6011.4 SQFT

EXISTING FIRST FLOOR: 2,530.3 SQFT.

EXISTING GARAGE: 750 SQFT.

EXIST. TOTAL: 3,280.3 SQFT.

EXIST. LOT COVERAGE: = 3,280.3 SQFT. (16.3%)

PROP. FIRST FLR.ADDTION : +107 SQFT

PROPOSED FIRST FLOOR TOTAL: 3,387.3 SQFT

PROPOSED SEC. FLR: +1,208.1 SQFT.

PROP. TOTAL: 3387.3 + 1208.1 = 4,595.4 SQFT.

PROP. LOT COVERAGE: 3387.3 SQFT. (16.9%)

SHEET INDEX:

A1: PROPERTY INFORMATION
SITE PLAN, INFO CHART

SURVEY

A1.1:LANDSCAPING PLAN
GRADING & DRAINAGE PLAN

A2. EXISTING FLOOR PLAN
EXISTING FRONT ELEVATION

A3: NEW FIRST FLOOR PLAN

A4: NEW SECOND FLOOR PLAN

A5: NE WFRONT & REAR ELEVATIONS

A6: NEW ELFT & RIGHT ELEVATIONS

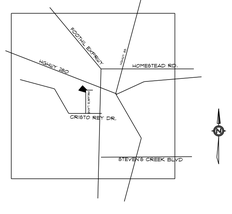
A7: NEW ROOF PLAN

A8: NEW SECTIONS A-A AND SECTIONS B-B

A9: FIRST FLR FAR DIAGRAM

A10: SEC FLR. FAR DIAGRAM

VICINITY MAP



SILLER SECOND STORY ADDITION
2340 FRIAR'S LANE LOS ALTOS, CA. 94024

11

AERO 11 DESIGN

JOE SABEL
855 JEFFERSON #475
REDWOOD CITY,
CA 94064

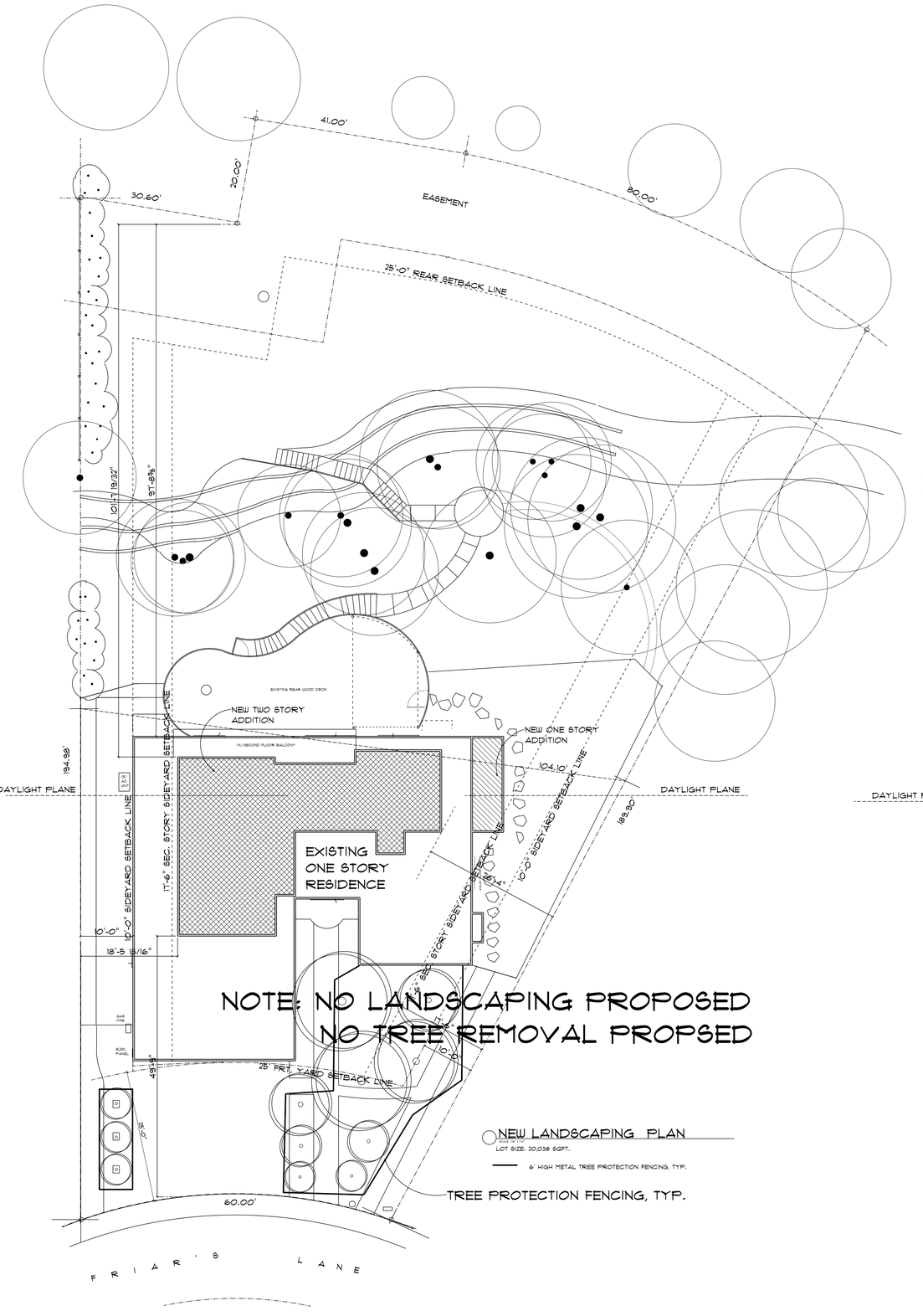
650 255 8017
650 298 8894

JOB NO. 15.22

DATE: 09.09.15

REVISION:

A1

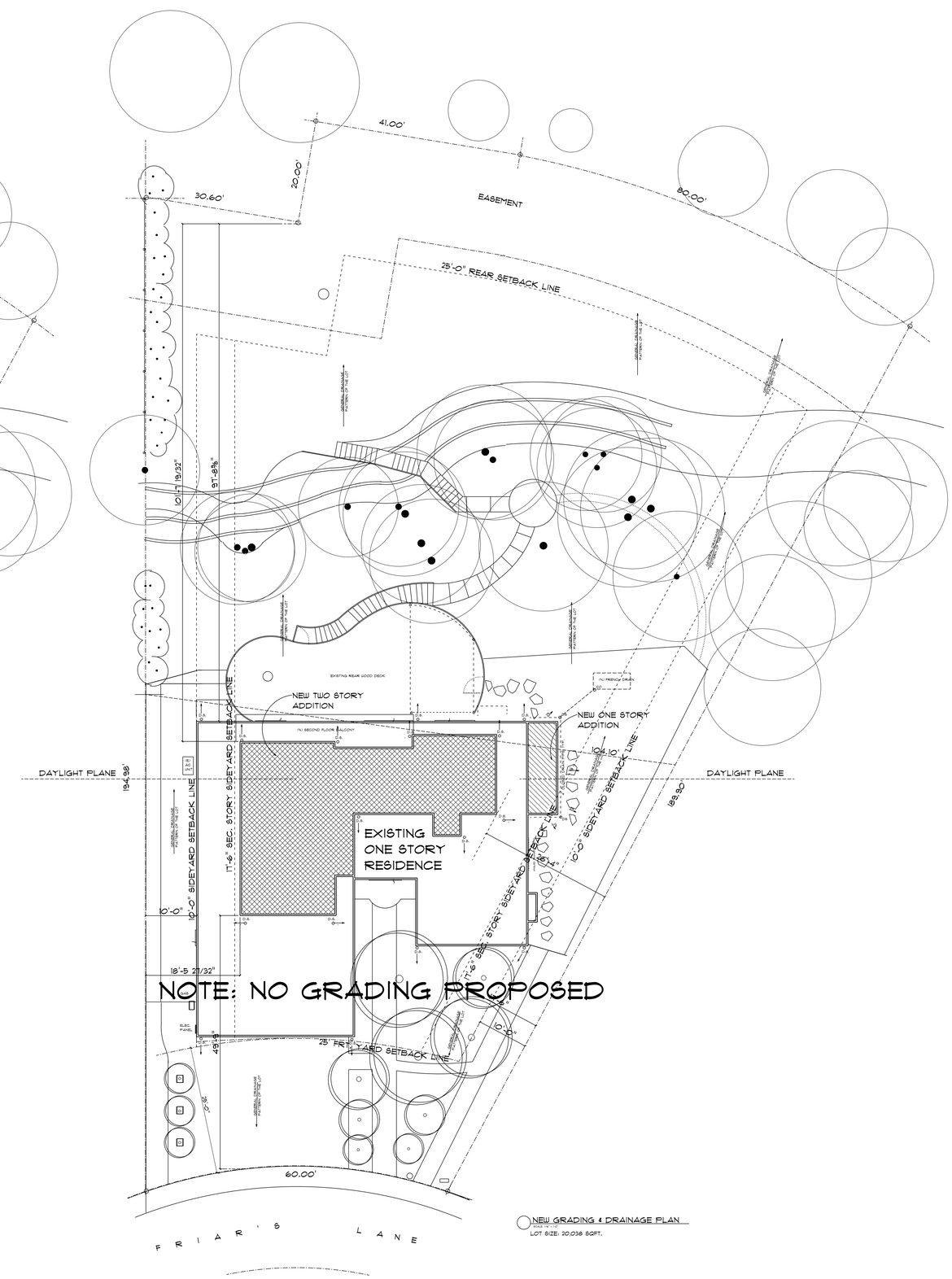


NOTE: NO LANDSCAPING PROPOSED
NO TREE REMOVAL PROPSED

TREE PROTECTION FENCING, TYP.

NEW LANDSCAPING PLAN
SCALE: 1/8" = 1'-0"
LOT SIZE: 20,038 SQFT.

6' HIGH METAL TREE PROTECTION FENCING, TYP.



NOTE: NO GRADING PROPOSED

NEW GRADING & DRAINAGE PLAN
SCALE: 1/8" = 1'-0"
LOT SIZE: 20,038 SQFT.

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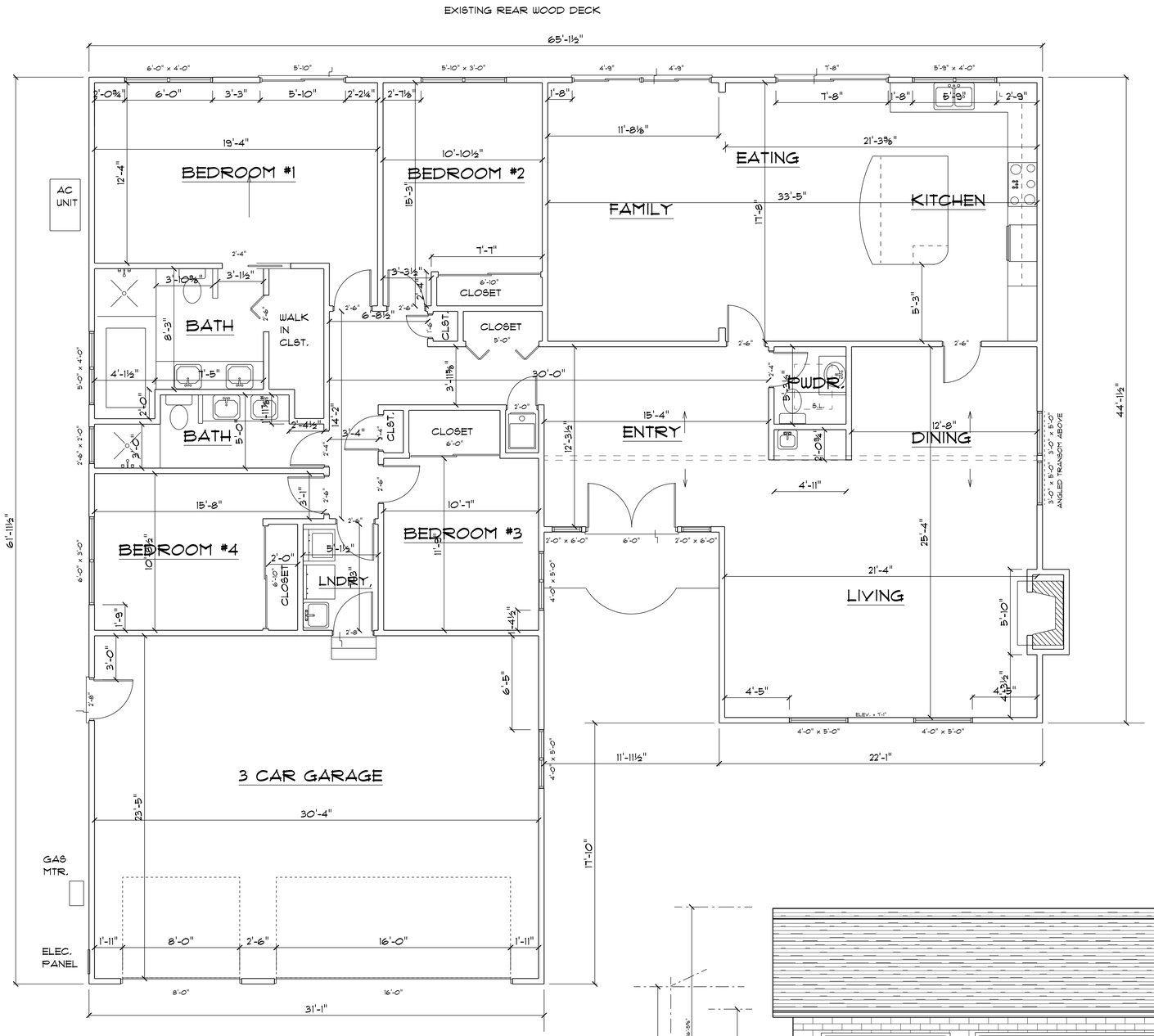
A1.1



EXISTING FLOOR PLAN

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

3,280.3 SQFT.

(E) HOUES: 2,530.3 SQFT
(E) GAR: 750 SQFT

(E)TOTAL: 3,280.3 SQFT.

EXISTING FRONT ELEVATION

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

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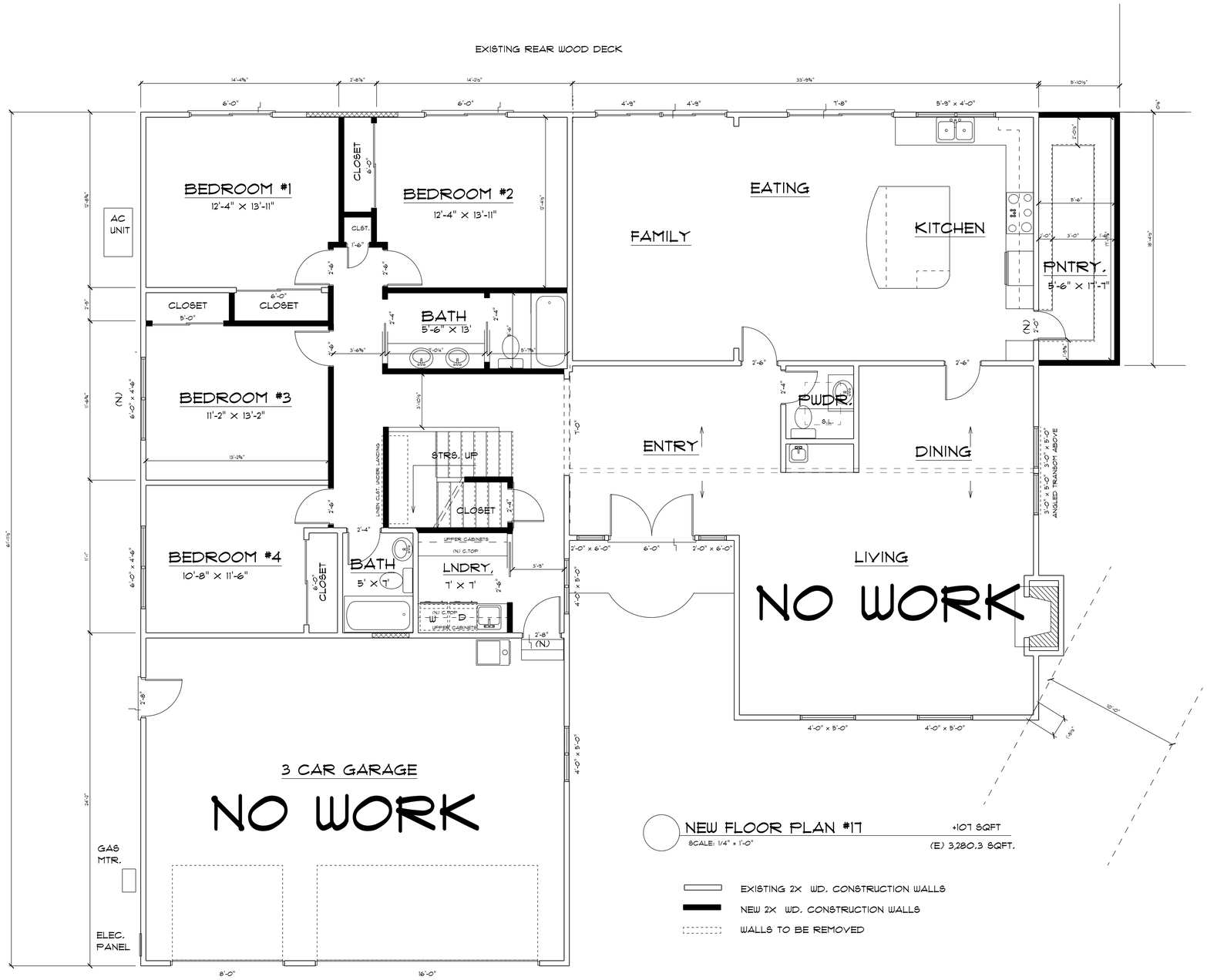
A2



NEW FLOOR PLAN #17 +107 SQFT

SCALE: 1/4" = 1'-0" (E) 3,280.3 SQFT.

EXISTING 2X WD. CONSTRUCTION WALLS

NEW 2X WD. CONSTRUCTION WALLS

WALLS TO BE REMOVED

SILLER SECOND STORY ADDITION

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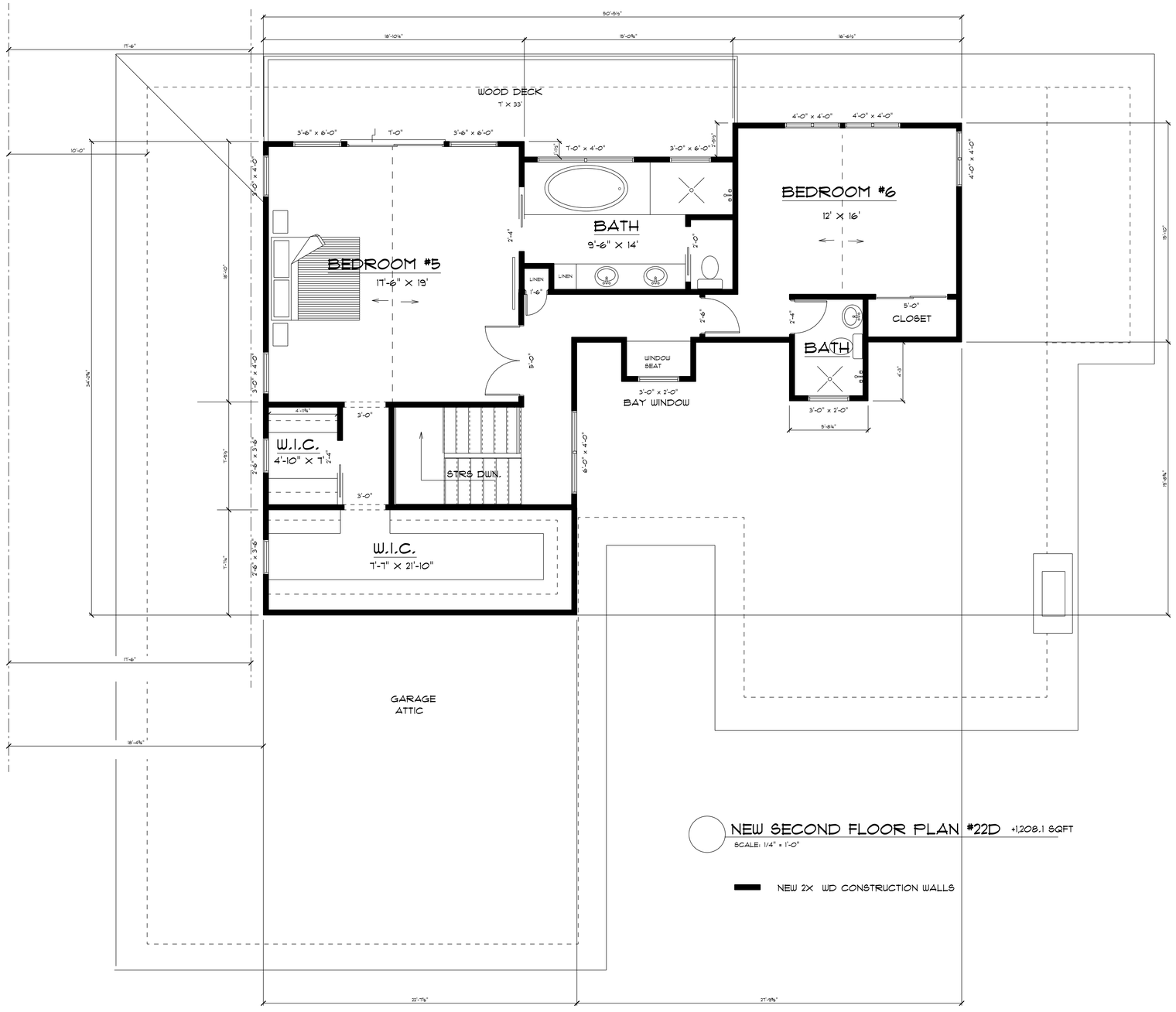
A3



NEW SECOND FLOOR PLAN #22D +1,208.1 SQFT

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

NEW 2X WD CONSTRUCTION WALLS

SILLER SECOND STORY ADDITION

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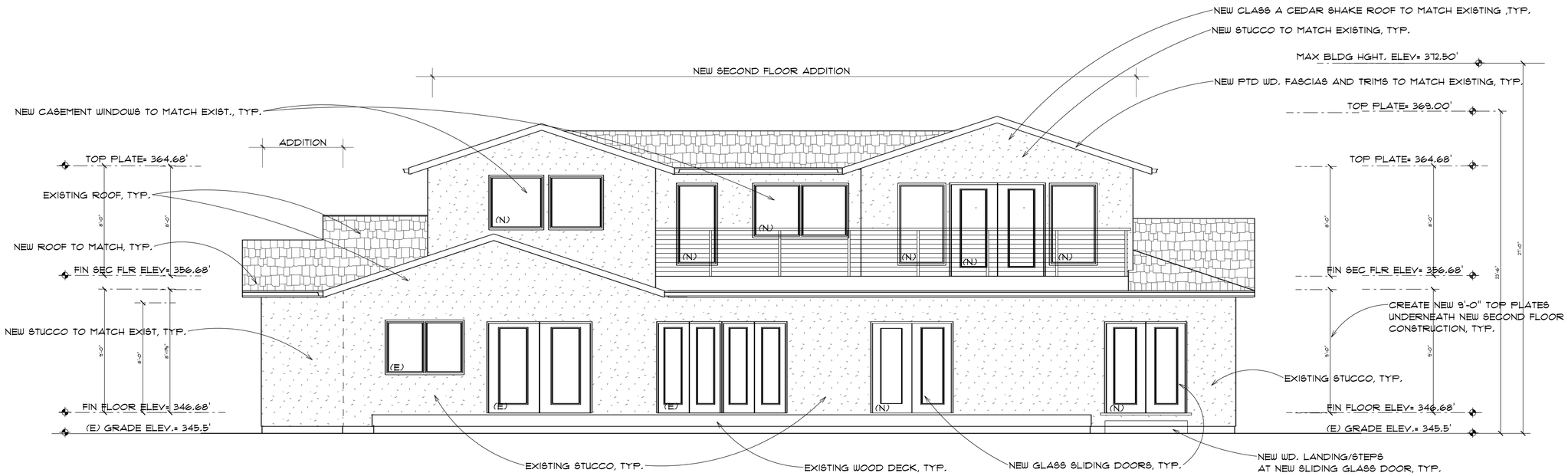
JOB NO. 1522

DATE: 09.09.15

REVISION:

A4



NEW REAR ELEVATION #22

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

NEW FRONT ELEVATION

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

SILLER SECOND STORY ADDITION

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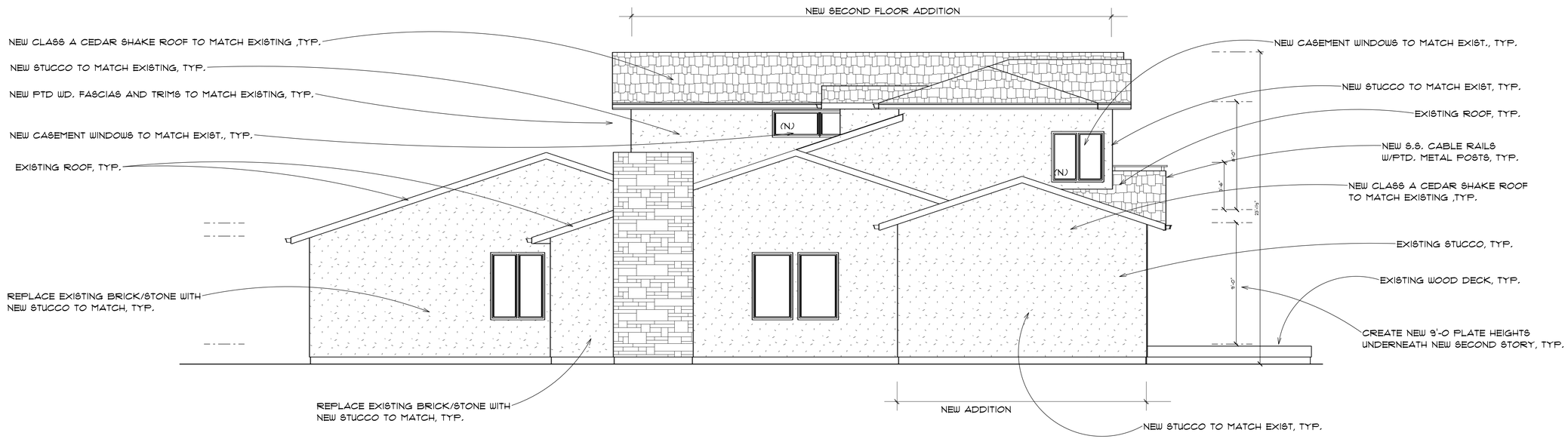
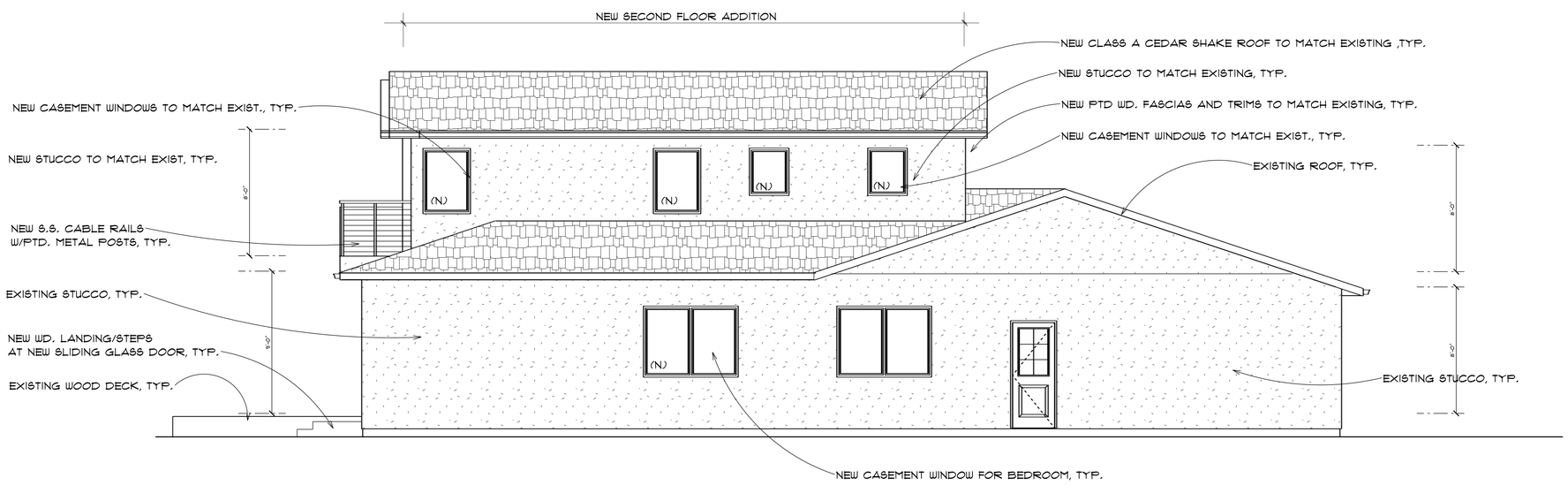
A5



NEW RIGHT ELEVATION #22

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



NEW LEFT ELEVATION #22

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

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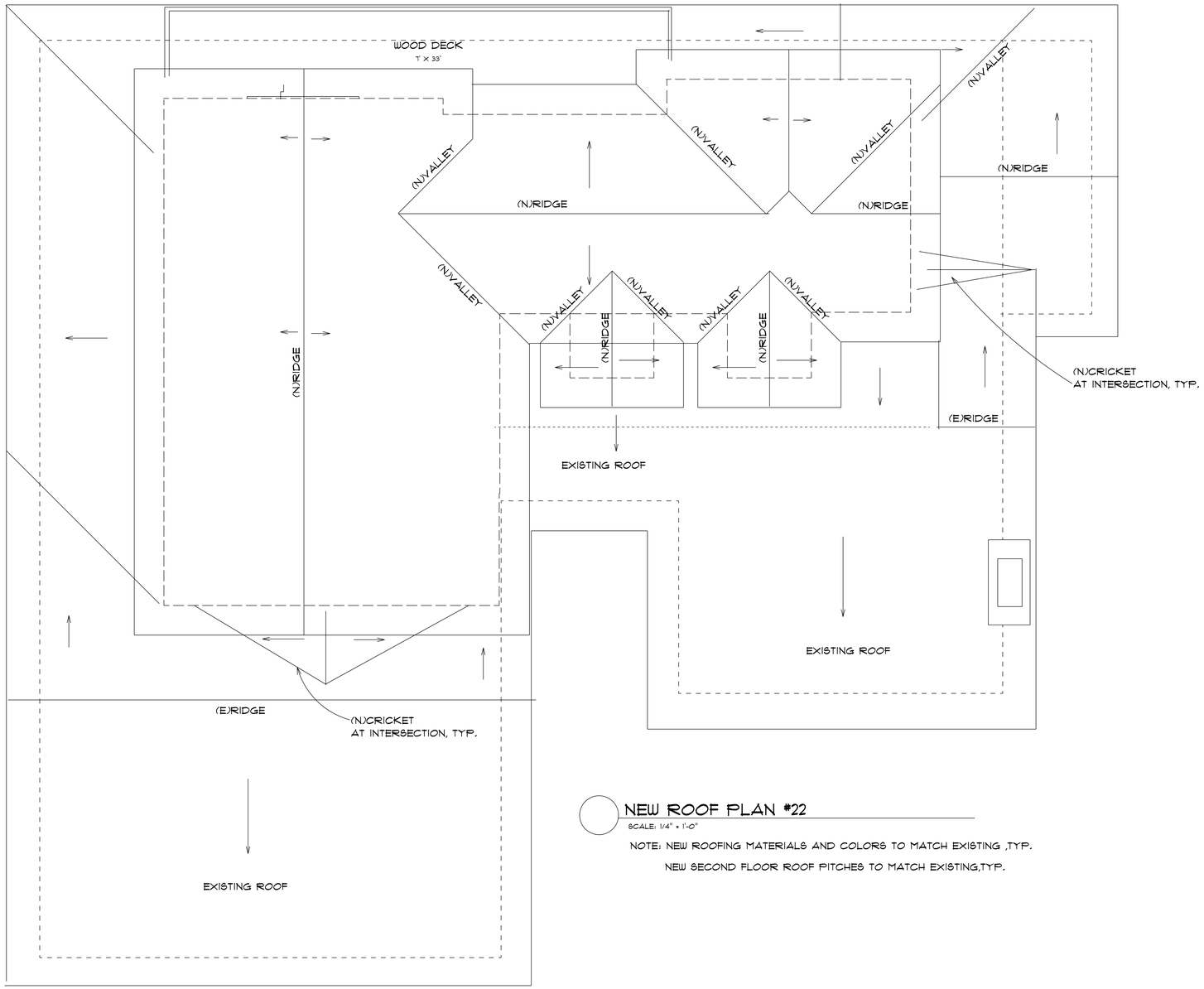
DATE: 04.28.15

REVISION:

A6



NEW ROOF PLAN #22

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

NOTE: NEW ROOFING MATERIALS AND COLORS TO MATCH EXISTING ,TYP.

NEW SECOND FLOOR ROOF PITCHES TO MATCH EXISTING,TYP.

SILLER SECOND STORY ADDITION

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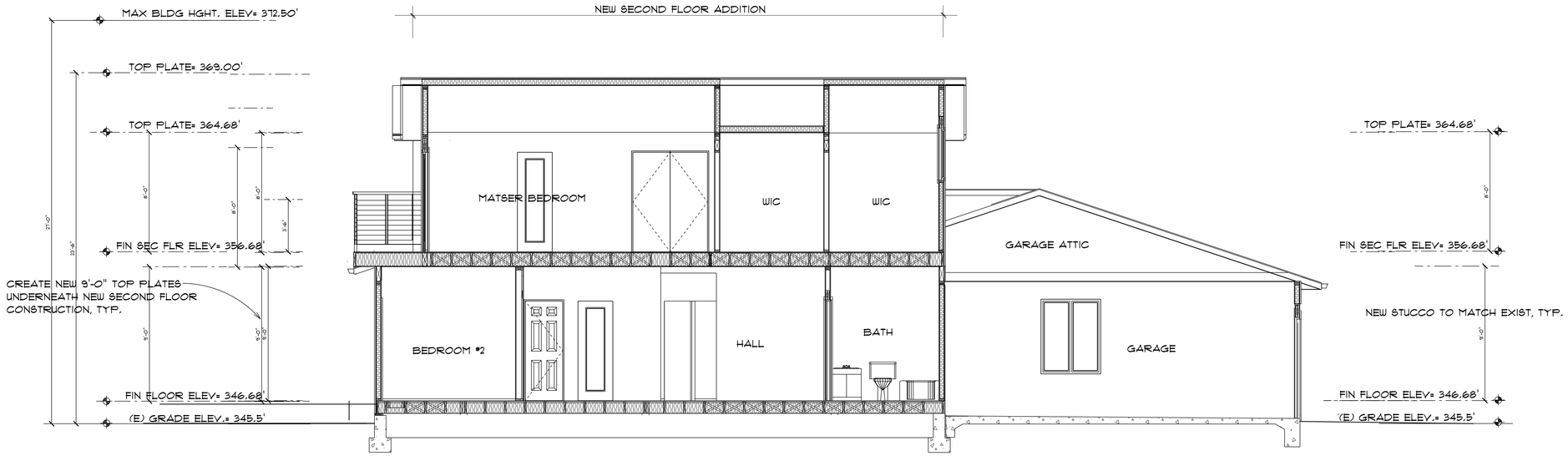
A1



NEW SECTION B-B

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

NEW SECTION A-A

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

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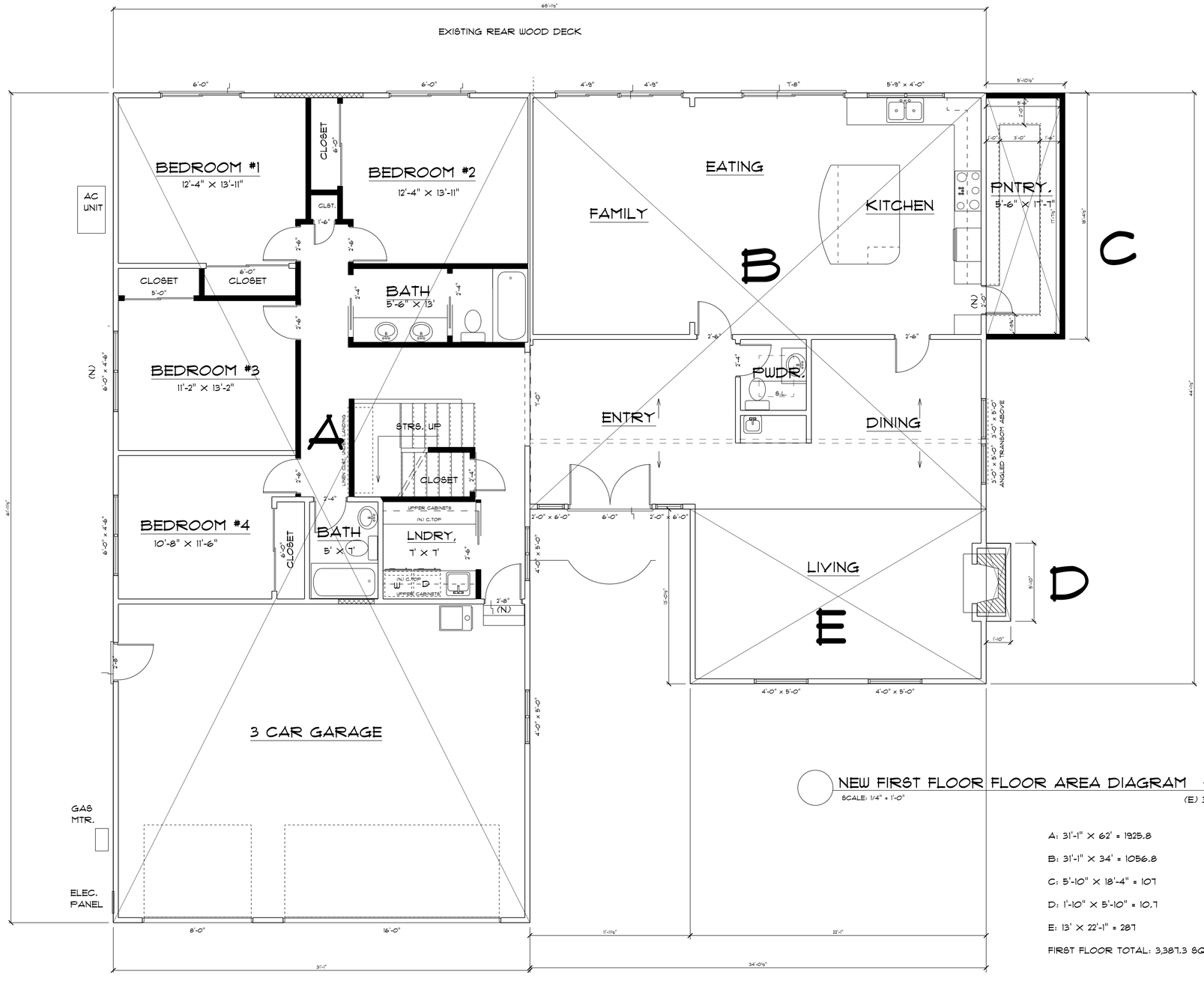
A8



NEW FIRST FLOOR FLOOR AREA DIAGRAM +107 SQFT

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

(E) 3,280.3 SQFT.

A: 31'-1" X 62' = 1925.8

B: 31'-1" X 34' = 1056.8

C: 5'-10" X 18'-4" = 107

D: 1'-10" X 5'-10" = 10.7

E: 13' X 22'-1" = 287

FIRST FLOOR TOTAL: 3,387.3 SQFT

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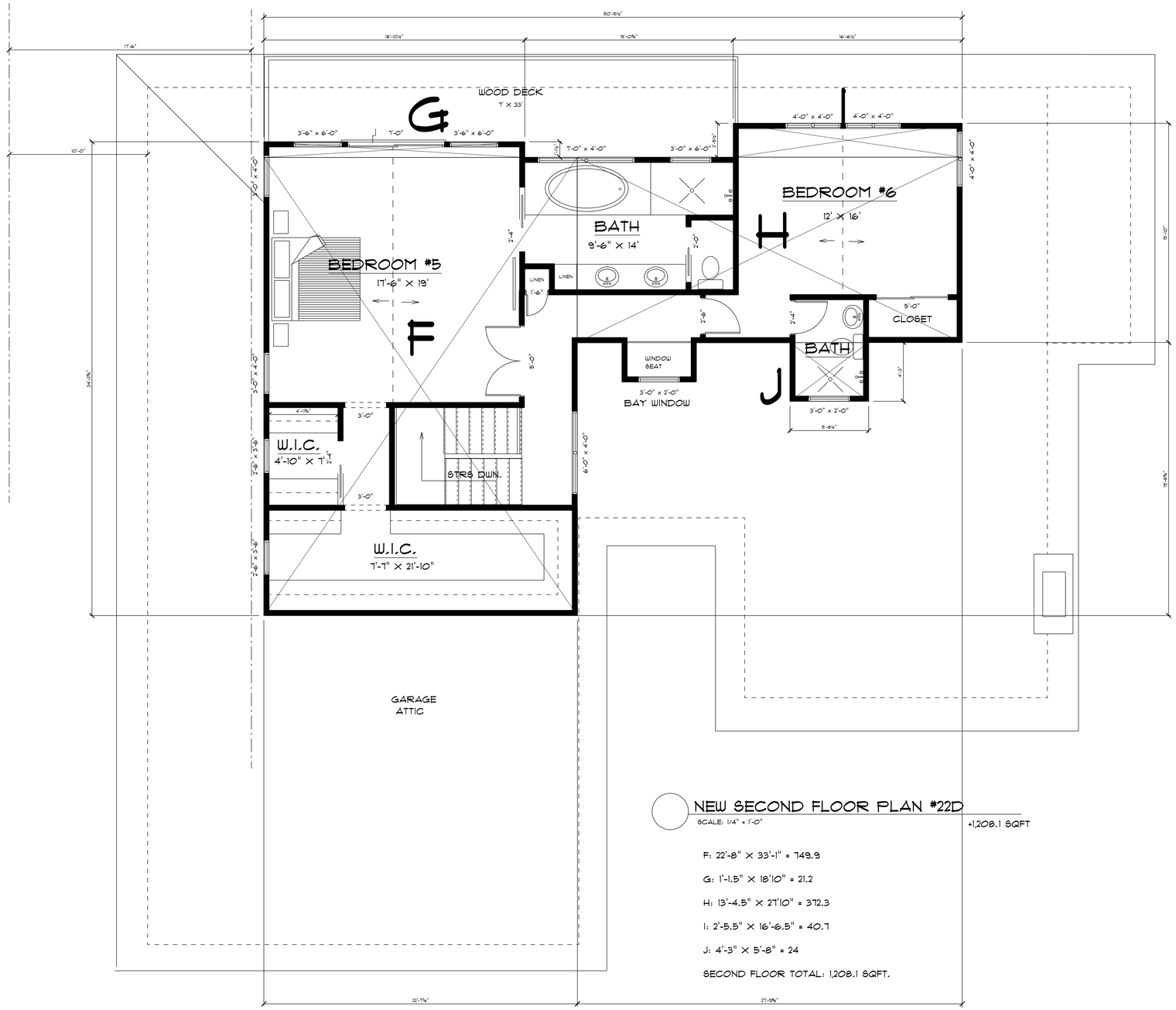
A9



NEW SECOND FLOOR PLAN #22D

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

+1,208.1 SQFT

F: 22'-8" X 33'-1" = 749.9

G: 1'-1.5" X 18'10" = 21.2

H: 13'-4.5" X 27'10" = 372.3

I: 2'-5.5" X 16'-6.5" = 40.7

J: 4'-3" X 5'-8" = 24

SECOND FLOOR TOTAL: 1,208.1 SQFT.

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A10