

SITE PLAN

THE STEELHEAD HOUSE
 CLIENT NAME: IRAH LION
 CLIENT CONTACT: (260) 914-1850
 PROJECT ADDRESS: P.O. BOX 379, JUNE LAKE, CA 95929
 PROJECT ADDRESS: 201 WEST STEELHEAD ROAD, JUNE LAKE, CA 95929
 ASSessor PARCEL #: 016-112-015-000

REVISIONS	
DATE:	01-15-2024
SCALE:	As Noted
DRAWN:	TF

SHEET A1.0

DESIGN DIMENSIONS & ASSOCIATES HEREBY RESERVES ITS COMMON LAW COPYRIGHT AND OTHER PROPERTY RIGHTS IN THESE PLANS, SPECS, AND DESIGNS. THESE PLANS, SPECS, AND DESIGNS ARE NOT TO BE REPRODUCED, CHANGED, OR ASSIGNED TO ANY THIRD PARTY, WITHOUT FIRST OBTAINING PERMISSION FROM DESIGN DIMENSIONS & ASSOCIATES.

SITE PLAN NOTES

- OWNER IS RESPONSIBLE TO VERIFY ALL NOTES PRIOR TO FOUNDATION ANCHORING.
- REVISIONS REQUIRED BY UNDESIGNED SITE CONDITIONS SHALL BE APPROVED BY DESIGN DIMENSIONS & ASSOCIATES.
- MINIMUM 18" DRAINAGE SLOPE TO BUILDING PERSENT FOR 3" FEET FOR UNPAVED AREAS.
- CONCRETE COMPRESSIVE STRENGTH SHALL BE 4000 PSI AT 28 DAYS, PER ACI 308.3R.
- PROVIDE APPROVED SCHEDULING PREVENTION DEVICES AT JOBS BIRRS AND LAWN AREAS.
- SPRINKLING SYSTEM PER DESIGNER'S PLUMBING AND ELECTRICAL SCHEDULES AND UTILITY COMPANIES. GAS PIPING SHALL BE INSTALLED ABOVE THE FINISH FLOOR AT LEAST 6 INCHES ABOVE GRADE OR STRUCTURE PER CURRENT PLUMBING AND ELECTRICAL SCHEDULES.
- NON-METALlic SEWER LATERAL SHALL BE A MINIMUM OF THREE FEET BELOW FINISH FLOOR OF NEW ADDITION TO MATCH PER SERVICE PROVIDER STANDARDS.
- SCALE SHALL BE 1/4" = 1'-0" UNLESS OTHERWISE NOTED.
- ALL ROOF PERMITS TO BE OBTAINED PRIOR TO CONSTRUCTION.
- WHERE LOCATED, PERMITS TO BE OBTAINED PER SERVICE PROVIDER STANDARDS.
- FINISH FLOOR OF NEW ADDITION TO MATCH PER FINISH FLOOR ELEVATION AT EXISTING STRUCTURE.
- FINISH GRADE IS REQUIRED ON ALL RAISED FLOOR CONDITIONS PER CURRENT PLUMBING AND ELECTRICAL SCHEDULES TO REMAIN.
- CONTAINMENT TO PREVENT UNDESIRABLE FLOODING OF FOOT CLAR AND UNDESIRABLE ACCESS TO POWER DISTRIBUTION UTILITIES POWER TO OR FROM THE BUILDING OR THE CONSTRUCTION SHALL BE WITHIN THE PROPERTY FAILURE TO COMPLY MAY CAUSE CONSTRUCTION DELAYS AND/OR FINES AND PENALTIES.
- AN APPROVED RESERVE GAS SHUTOFF VALVE SHALL BE INSTALLED AT THE ENTRY OF THE BUILDING AND BE READILY ACCESSIBLE TO THE EXTERIOR OF THE BUILDING. STRUCTURES WITHIN THE AIR CASKING CORONA ON GENERAL T-SHEETS SHALL BE INSTALLED AT THE ENTRY OF THE BUILDING. GAS SHUTOFF VALVE SHALL BE 2" DIA. AND SHALL BE APPROVED BY COMBUSTIBLE GAS OR TOWARD THE MAIN ENTRY CORRIDOR. SHALL BE SUSCEPTIBLE TO DOWNWARD FORCE AND SHALL BE INSTALLED AT THE ENTRY OF THE BUILDING.
- THE PROPOSED GAS SHUTOFF VALVE SHALL BE INSTALLED AT THE ENTRY OF THE BUILDING AND BE APPROVED BY COMBUSTIBLE GAS OR TOWARD THE MAIN ENTRY CORRIDOR.
- A GAS SHUTOFF VALVE SHALL BE INSTALLED AT THE ENTRY OF THE BUILDING AND BE APPROVED BY COMBUSTIBLE GAS OR TOWARD THE MAIN ENTRY CORRIDOR.
- DOES NOT HAVE THE REQUIRED MOISTURE BARRIER MEMBRANE.

