

EXISTING PHOTOS OF 910 CENTENNIAL AVENUE



IMAGE 1



IMAGE 2



IMAGE 3

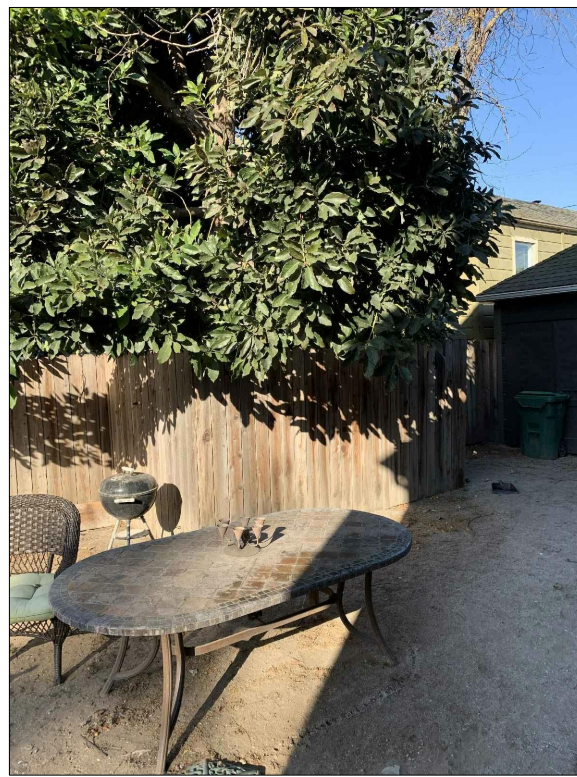


IMAGE 4



IMAGE 5



IMAGE 6



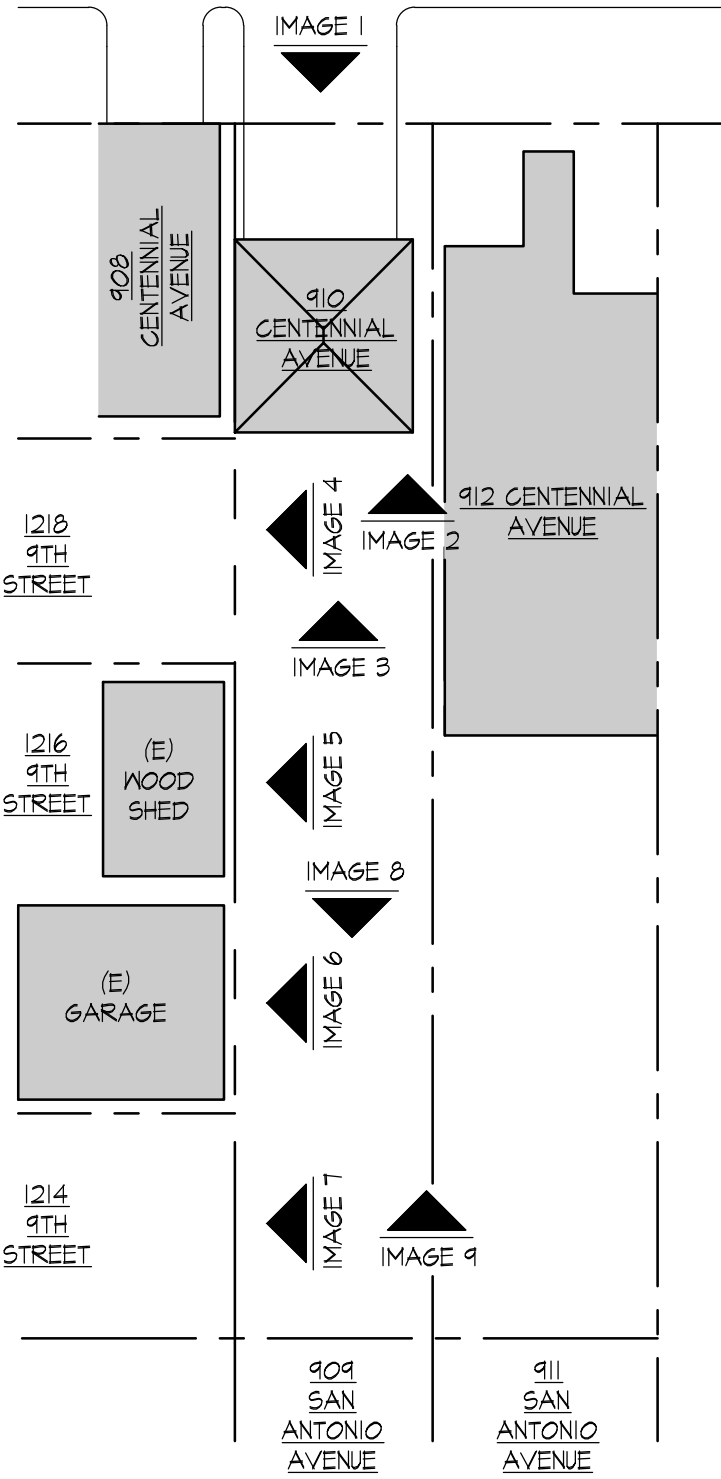
IMAGE 7



IMAGE 8



IMAGE 9



NOT TO SCALE

PROJECT INFORMATION

ASSESSOR'S PARCEL NUMBER: 073-0398-034		ZONE: R-2	
	STANDARD	EXISTING	PROPOSED
TOTAL LOT AREA:	5,000 SQ.FT.	2,910 SQ.FT.	NO CHANGE
LOT DEPTH:	100'-0"	135'-0"	NO CHANGE
LOT WIDTH:	50'-0"	22'-0"	NO CHANGE
TOTAL FLOOR AREA IN THE BUILDING:	--	363 SQ.FT. (DETACHED GARAGE)	MAIN HOUSE: 1,901 SQ.FT. ATTACHED GARAGE: 402 SQ.FT.
MAIN BUILDING LOT COVERAGE INCLUDING ATTACHED GARAGE (%)	53% (1,514 SQ.FT.)	12.2% (363 SQ.FT.)	51% (1,505 SQ.FT.)
FRONT YARD SETBACK:	20'-0"	13'-7 3/4"	13'-7 3/4"
REAR YARD SETBACK:	20'-0"	101'-5 1/4"	31'-11 3/4"
LEFT SIDE YARD SETBACK:	5'-0"	3'-0"	3'-0"
RIGHT SIDE YARD SETBACK:	5'-0"	0'-8"	1'-0"
STREET SIDE YARD SETBACK:	10'-0"	N.A.	N.A.
MAXIMUM BUILDING HEIGHT:	30'-0"	13'-6"	23'-6"
SEPARATION BETWEEN MAIN BUILDINGS:	20'-0"	N.A.	N.A.
ACCESSORY BUILDING SIZE:	--	N.A.	N.A.
SEPARATION BETWEEN MAIN/ ACCESSORY BLDG.	MIN. 6'-0"	N.A.	N.A.
HEIGHT OF ACCESSORY BUILDING:	--	N.A.	N.A.
NUMBER OF OFF-STREET PARKING SPACES:	MIN. 2	2	2
DRIVEWAY WIDTH:	MIN. 8'-6"	17'-0"	10'-0"
TOTAL USABLE OPEN SPACE:	--	2,224 SQ.FT.	704 SQ.FT.

AERIAL PHOTOGRAPH

NOT TO SCALE

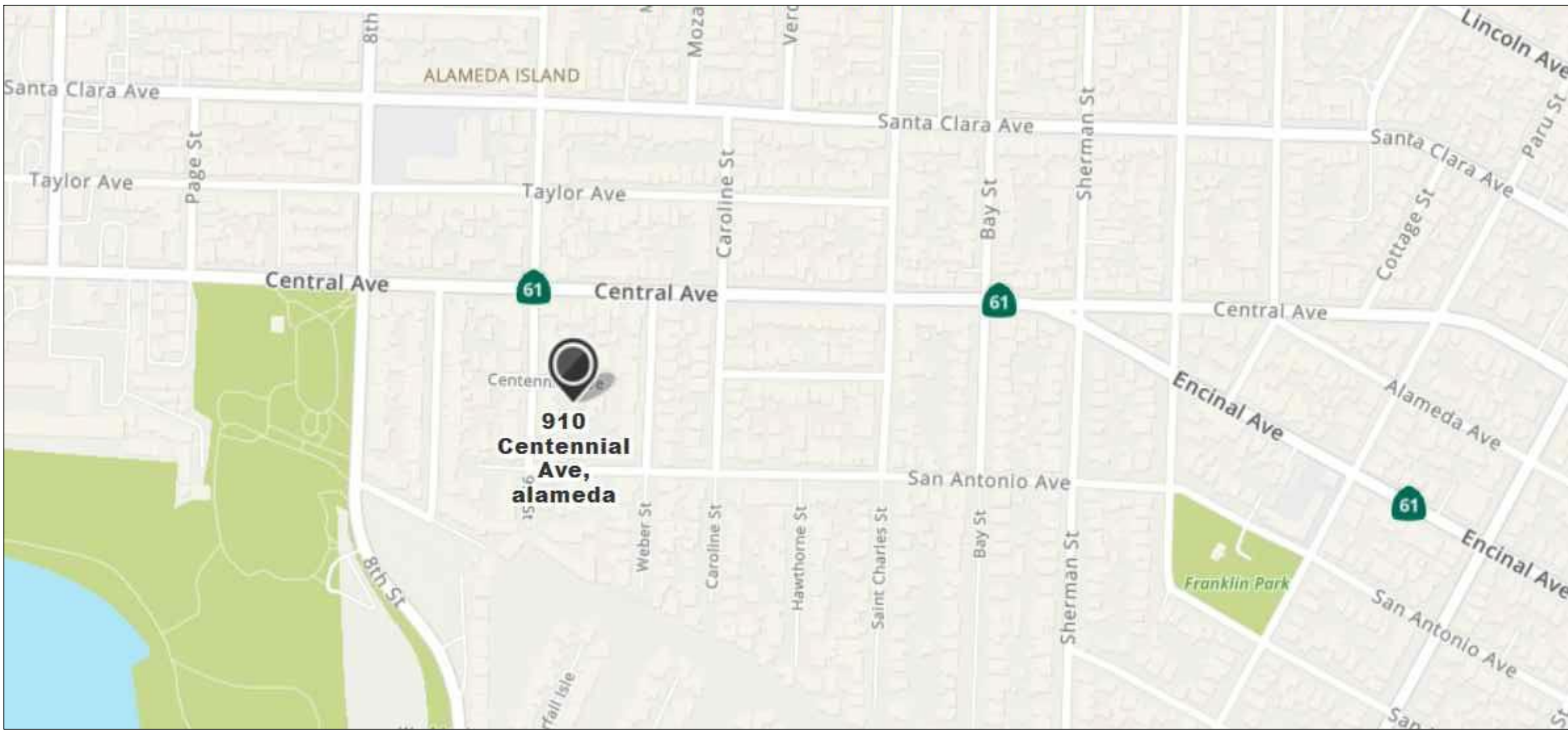


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VICINITY MAP

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PHOTOS OF NEIGHBORING PROPERTIES

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920 CENTENNIAL AVE.



918 CENTENNIAL AVE.



914 CENTENNIAL AVE.



912 CENTENNIAL AVE.



910 CENTENNIAL AVE.
(PROJECT SITE)



908 CENTENNIAL AVE.



1220 9TH STREET



905 AND 907 CENTENNIAL AVE.



909 CENTENNIAL AVE.



915 CENTENNIAL AVE.



917 CENTENNIAL AVE.



921 CENTENNIAL AVE.

SHEET INDEX

ARCHITECTURAL SHEETS (10 SHEETS ISSUED)

- A01 PROJECT INFORMATION, SITE AND NEIGHBORHOOD PHOTOGRAPHS
- A02 SHADOW STUDY
- A11 EXISTING AND PROPOSED SITE PLAN
- A21 EXISTING AND PROPOSED FIRST LEVEL FLOOR PLAN
- A22 EXISTING AND PROPOSED SECOND LEVEL FLOOR PLAN
- A31 EXISTING AND PROPOSED NORTH ELEVATION
- A32 EXISTING AND PROPOSED EAST ELEVATION
- A33 EXISTING AND PROPOSED SOUTH ELEVATION
- A34 EXISTING AND PROPOSED WEST ELEVATION
- A35 PROPOSED BUILDING SECTIONS

PROJECT DIRECTORY

OWNER	DESIGNER
PHILLIP FIGONE 9 GABLE LANE LAFAYETTE, CA 94549 v. 925.876.6089 e. PHILLIP.FIGONE@WELLSFARGO.COM	TEGAN LEE STUDIO 51 KINGSTON ROAD KENSINGTON, CA 94107 v. 510.414.6616 e. AMORNRITP@YAHOO.COM
CONTACT: PHILLIP FIGONE	CONTACT: AMORNRIT PUKDEEDAMRONGRIT

PROJECT DESCRIPTION

-DEMOLISHED OF (E) 363 SQ.FT. DETACHED GARAGE.
-CONSTRUCTION OF NEW 1,901 SQ.FT. 2 STORIES SINGLE FAMILY HOME WITH 402 SQ.FT. OF ATTACHED TWO CAR GARAGE. THE HOUSE TO CONSIST OF 3 BEDROOMS, 2.5 BATHROOMS, A KITCHEN, A DINING AND LIVING AREA.

ISSUE /REVISION
PLANNING SET
03.09.21

DESIGNER: TEGAN LEE STUDIO
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PHONE: 510.414.6616
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FIGONE RESIDENCE
ASSESSOR'S PARCEL NUMBER 073-0398-034
910 CENTENNIAL AVENUE ALAMEDA, CA 94501

PROJECT INFORMATION

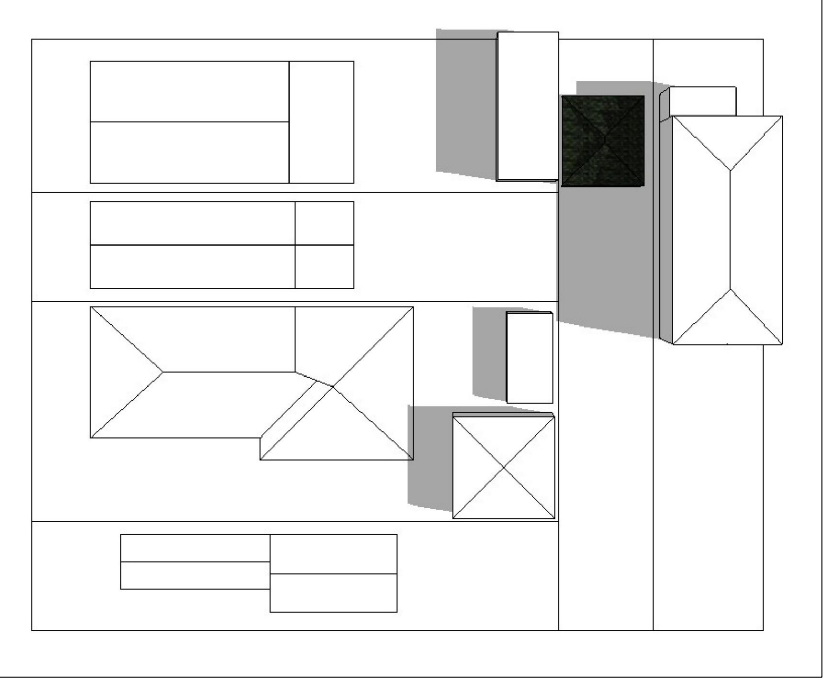
Date
11.25.2020
Drawn By:
A. Pukdeedamrongrit
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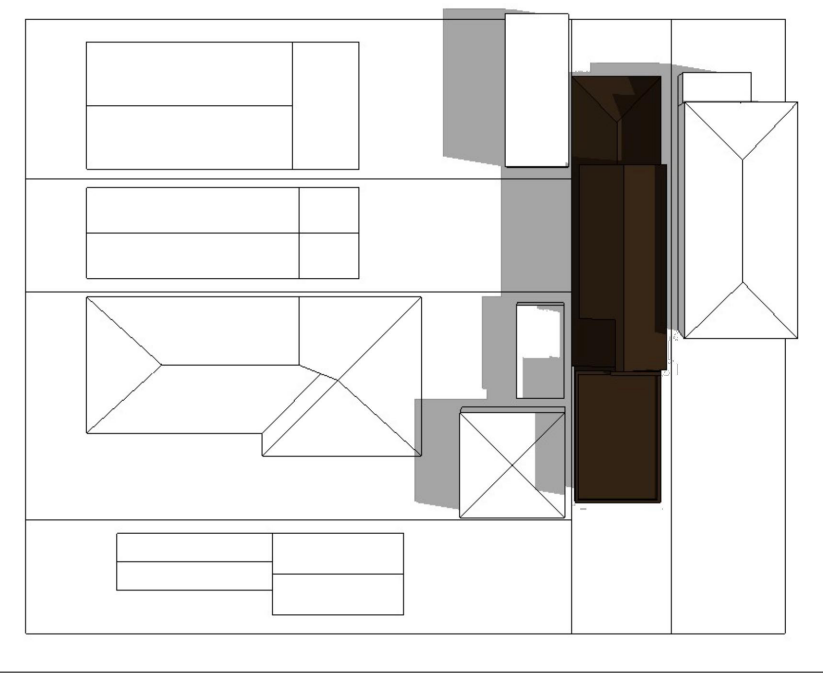
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SHADOW STUDY ON JUNE 21 AT 8:00 A.M.

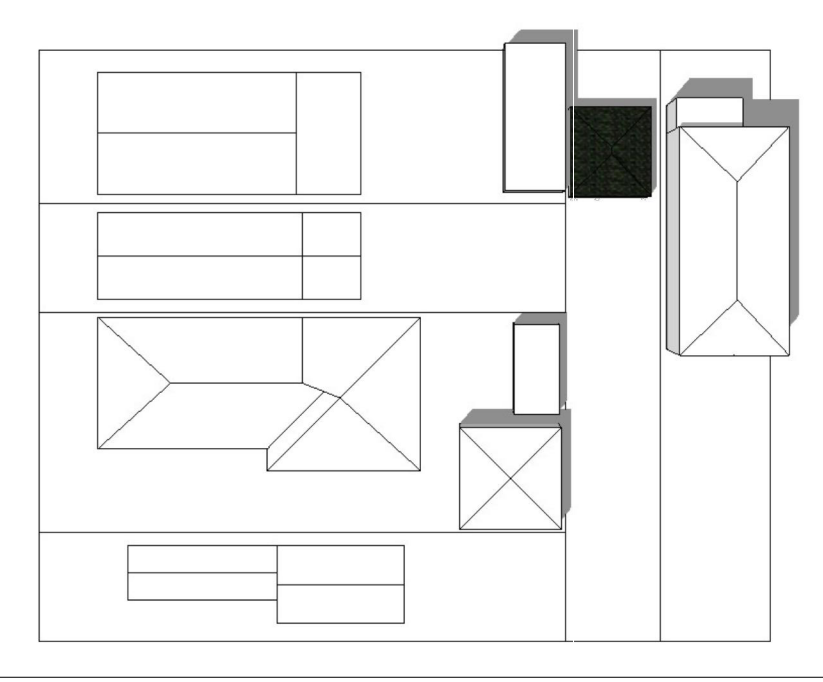


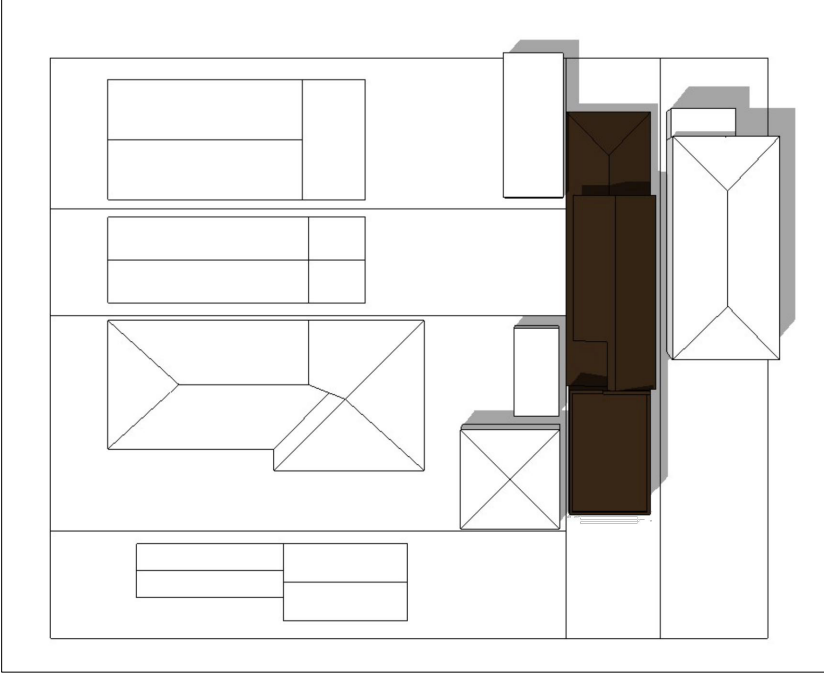


EXISTING

PROPOSED

SHADOW STUDY ON JUNE 21 AT NOON

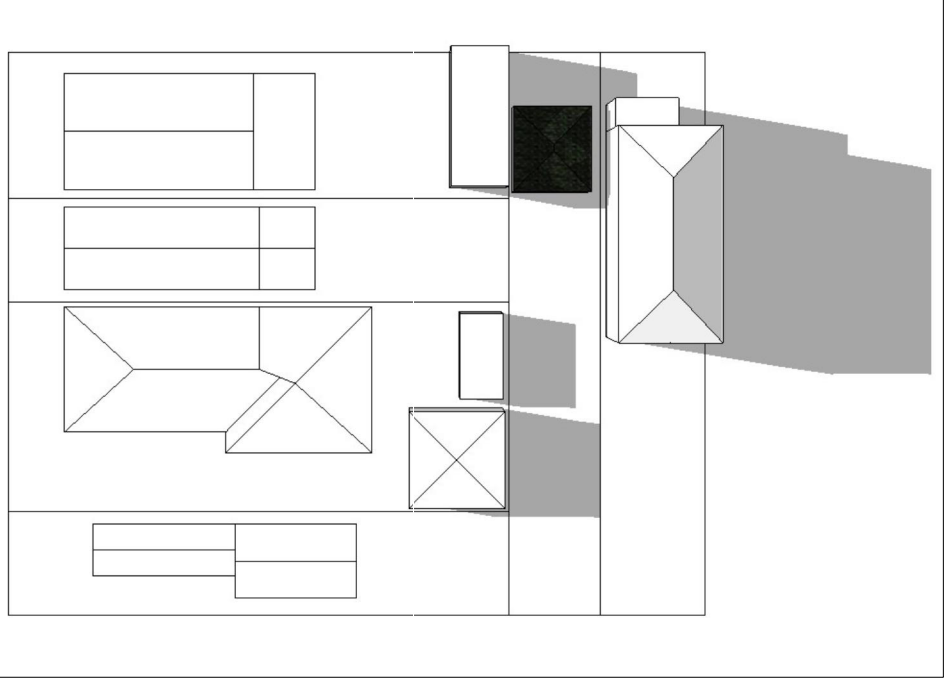


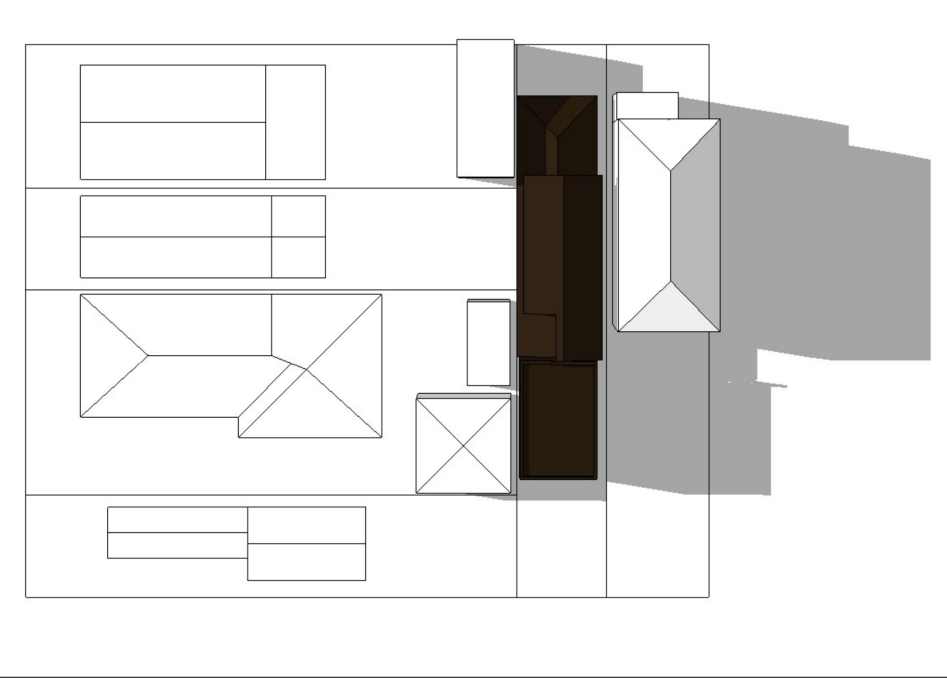


EXISTING

PROPOSED

SHADOW STUDY ON JUNE 21 AT 4:00 P.M.

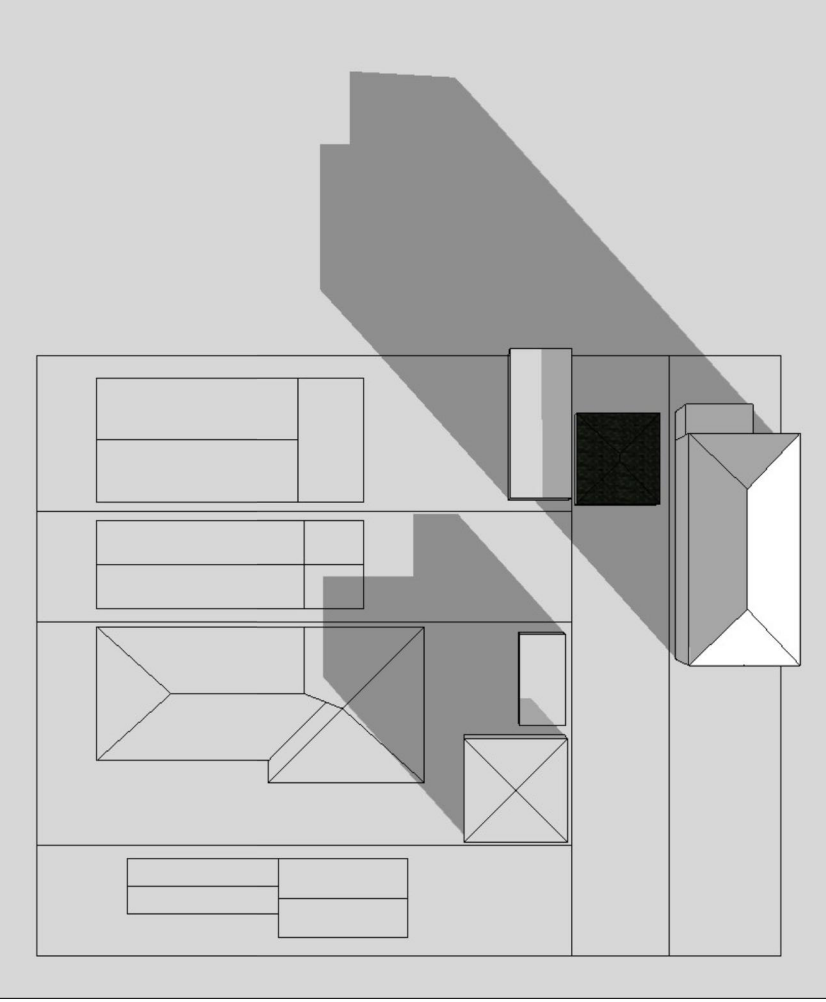


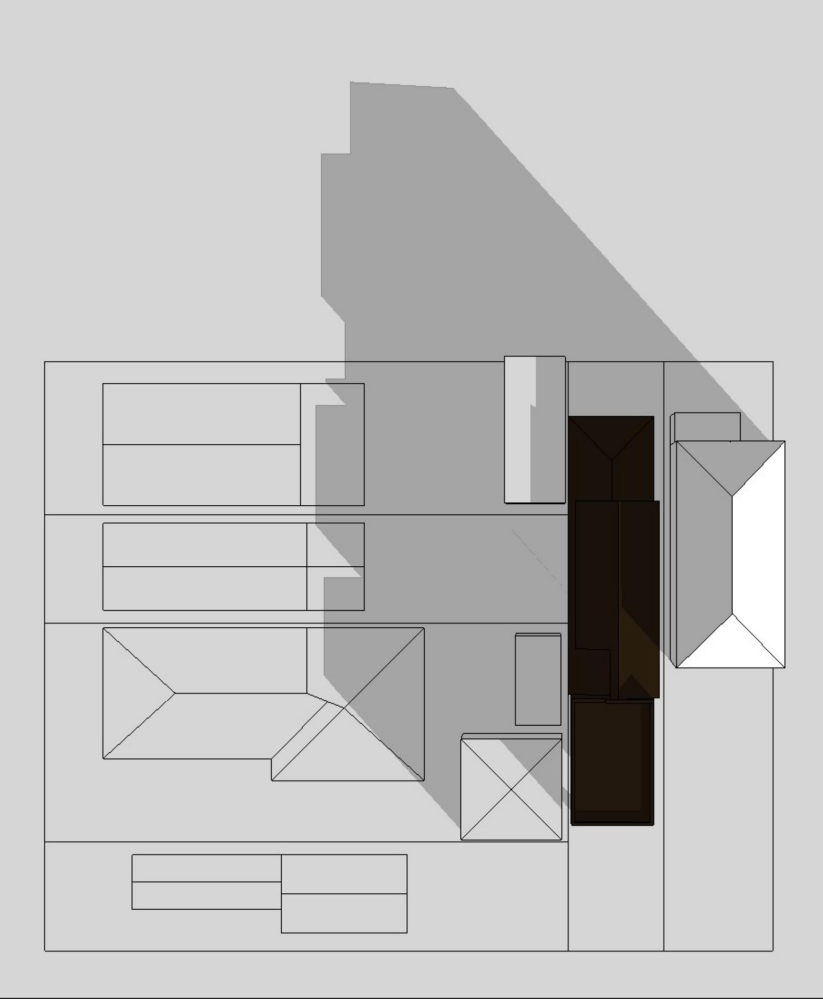


EXISTING

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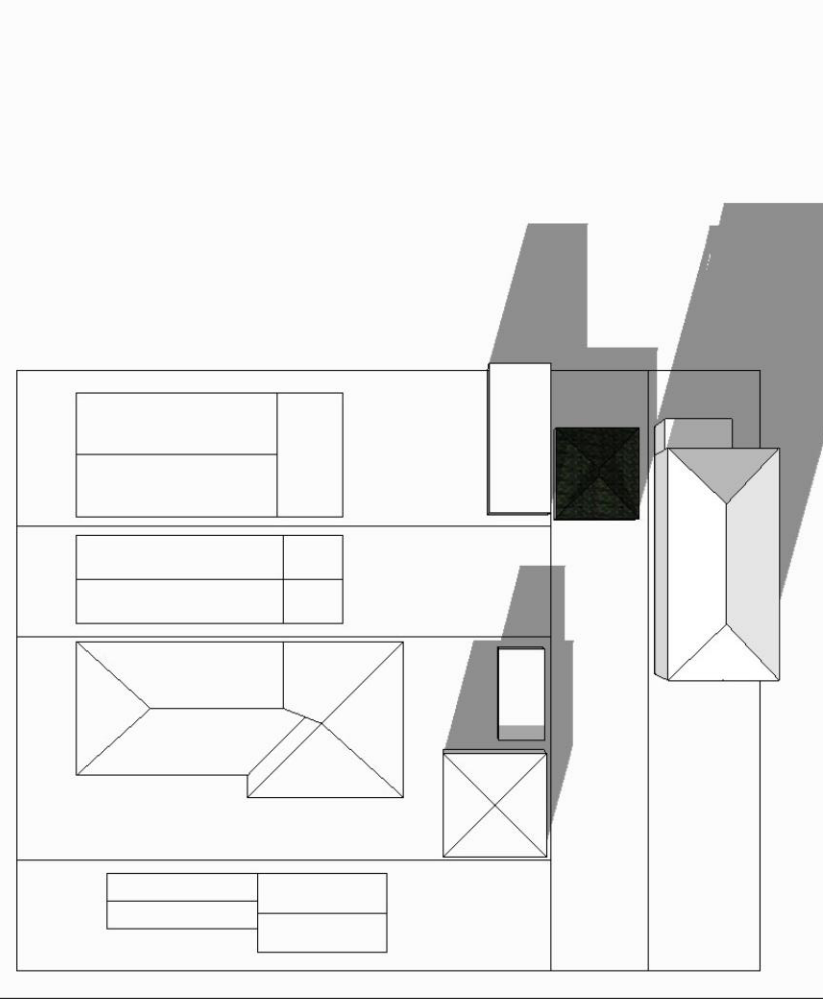


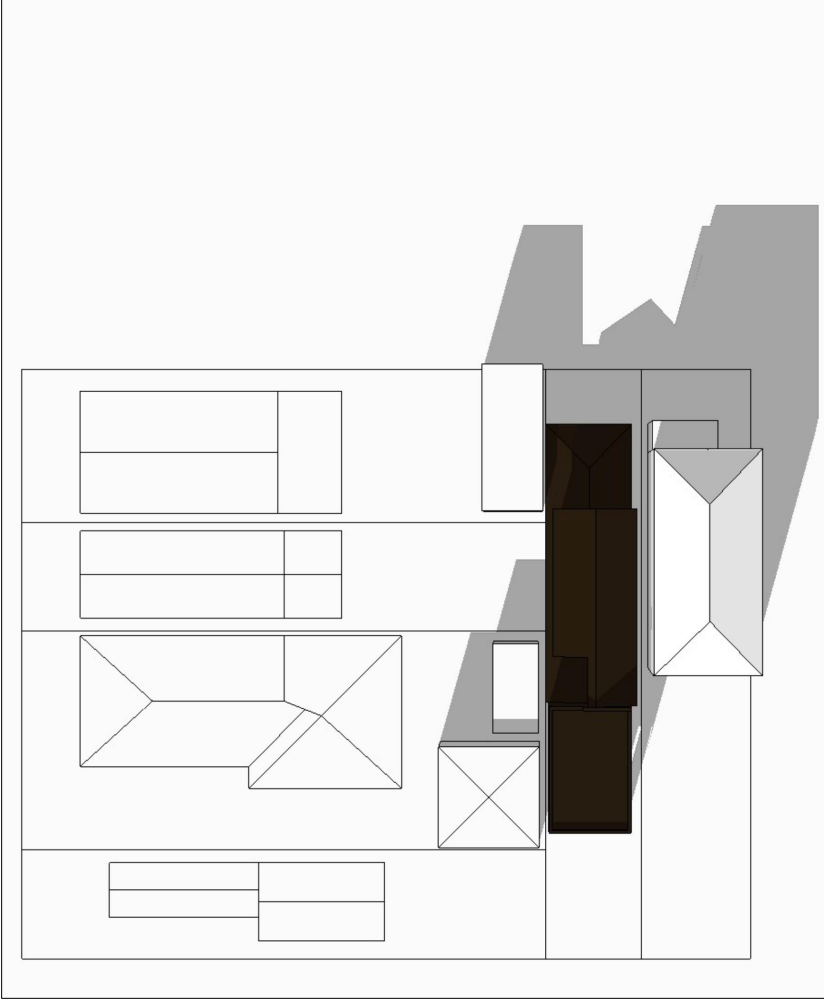


EXISTING

PROPOSED

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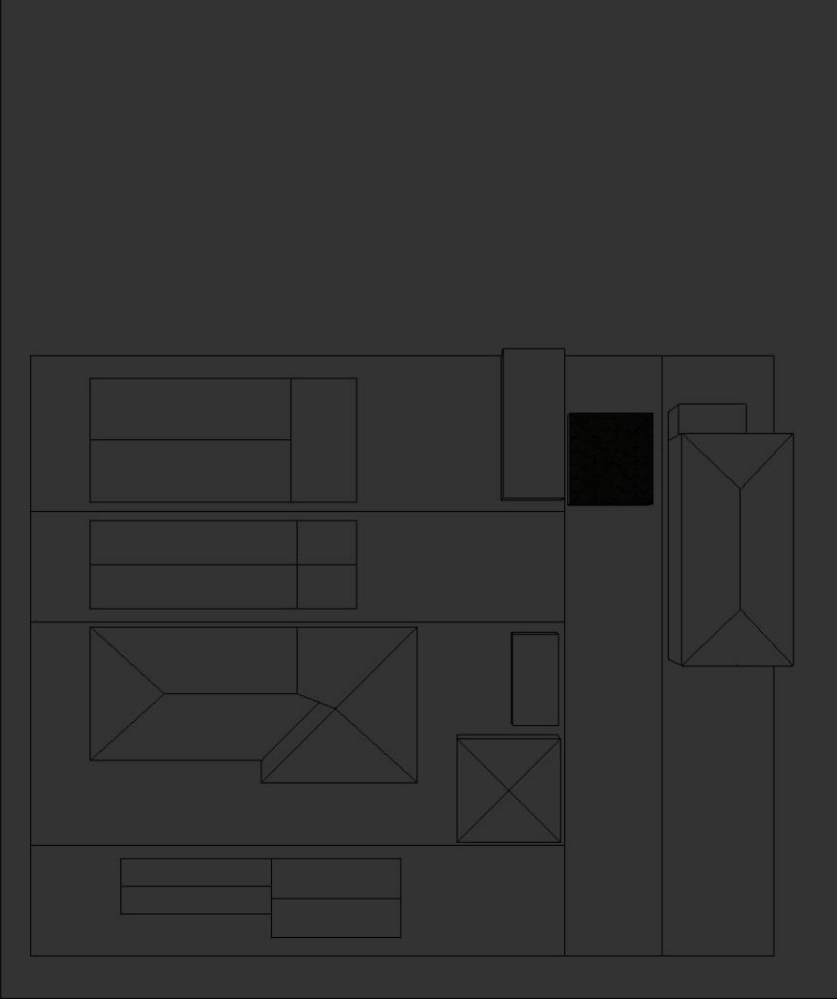


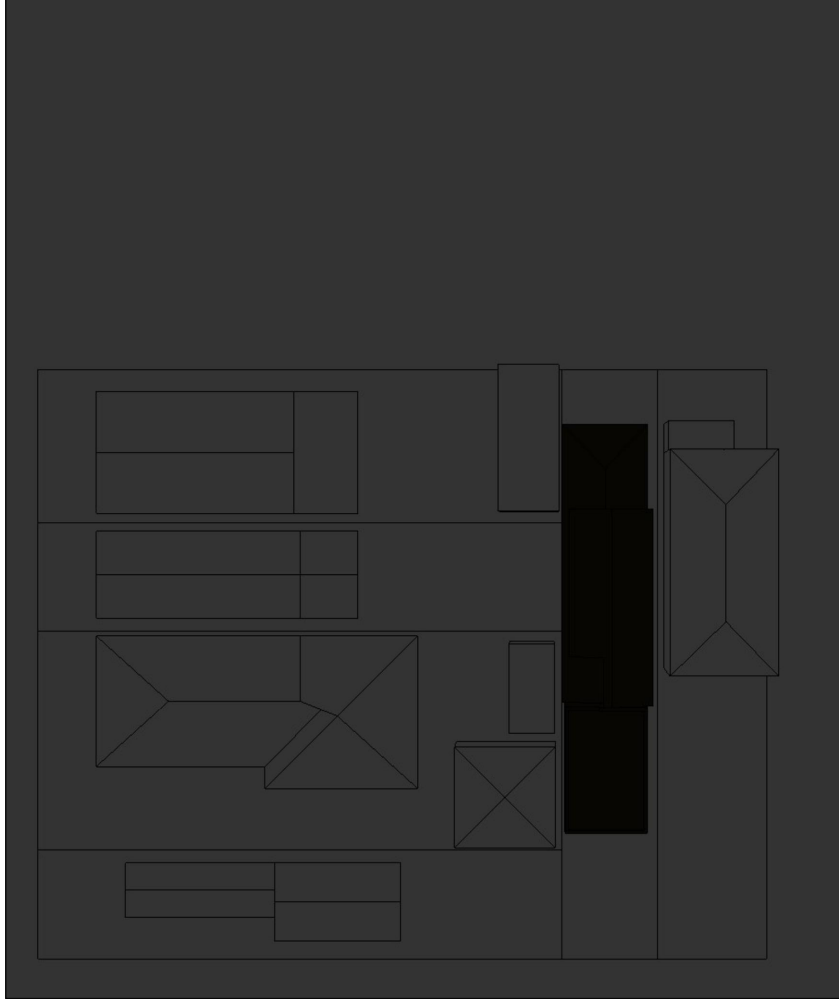


EXISTING

PROPOSED

SHADOW STUDY ON DECEMBER 22 AT 4:00 P.M.





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PROPOSED

SHADOW STUDY

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DATE
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DESIGNER: TEGAN LEE STUDIO
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FIGONE RESIDENCE

ASSESSOR'S PARCEL NUMBER 073-0398-034

910 CENTENNIAL AVENUE ALAMEDA, CA 94501

SHADOW STUDY

Date
11.25.2020

Drawn By:
A. Pukdeedamrongrit

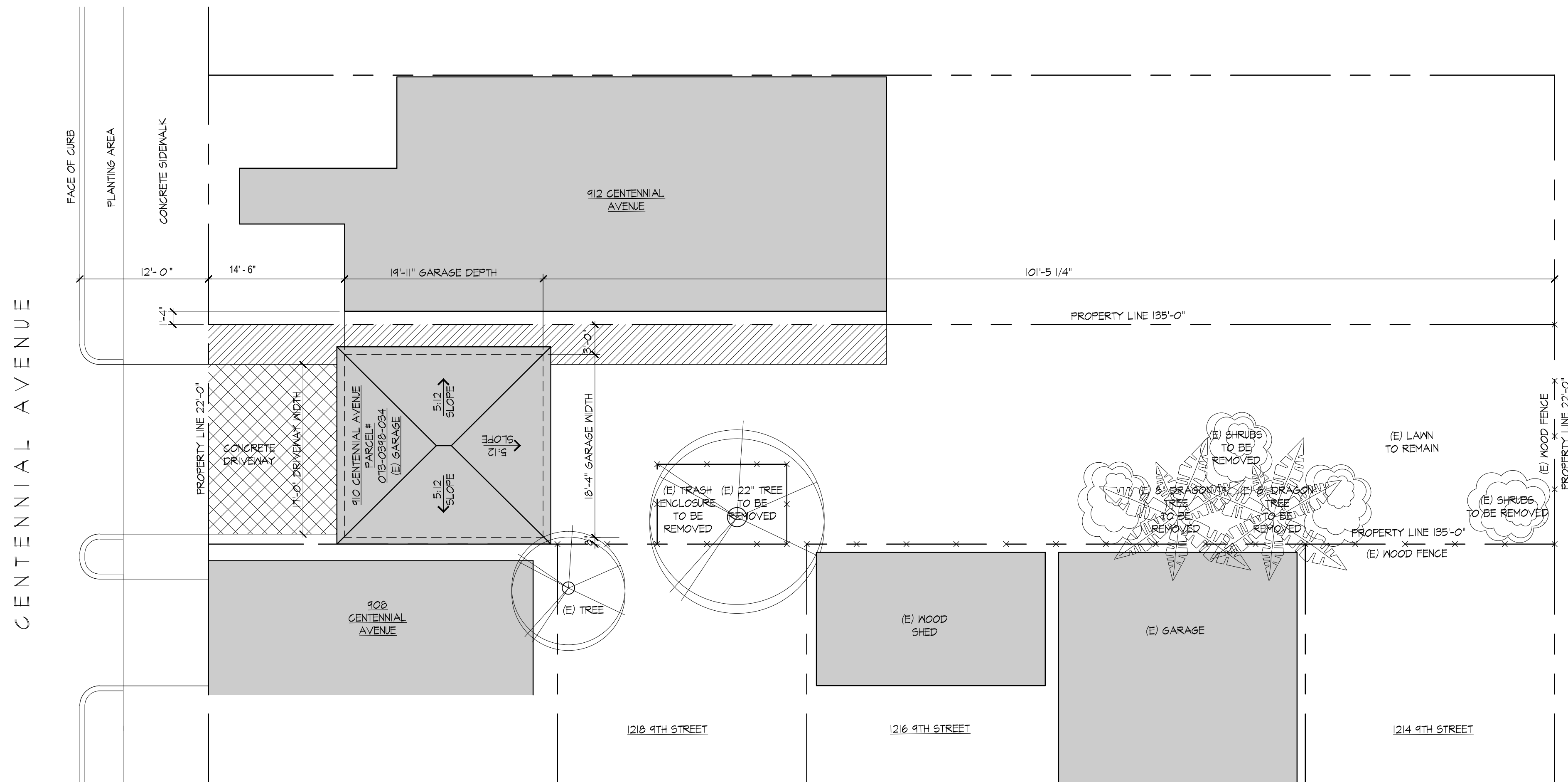
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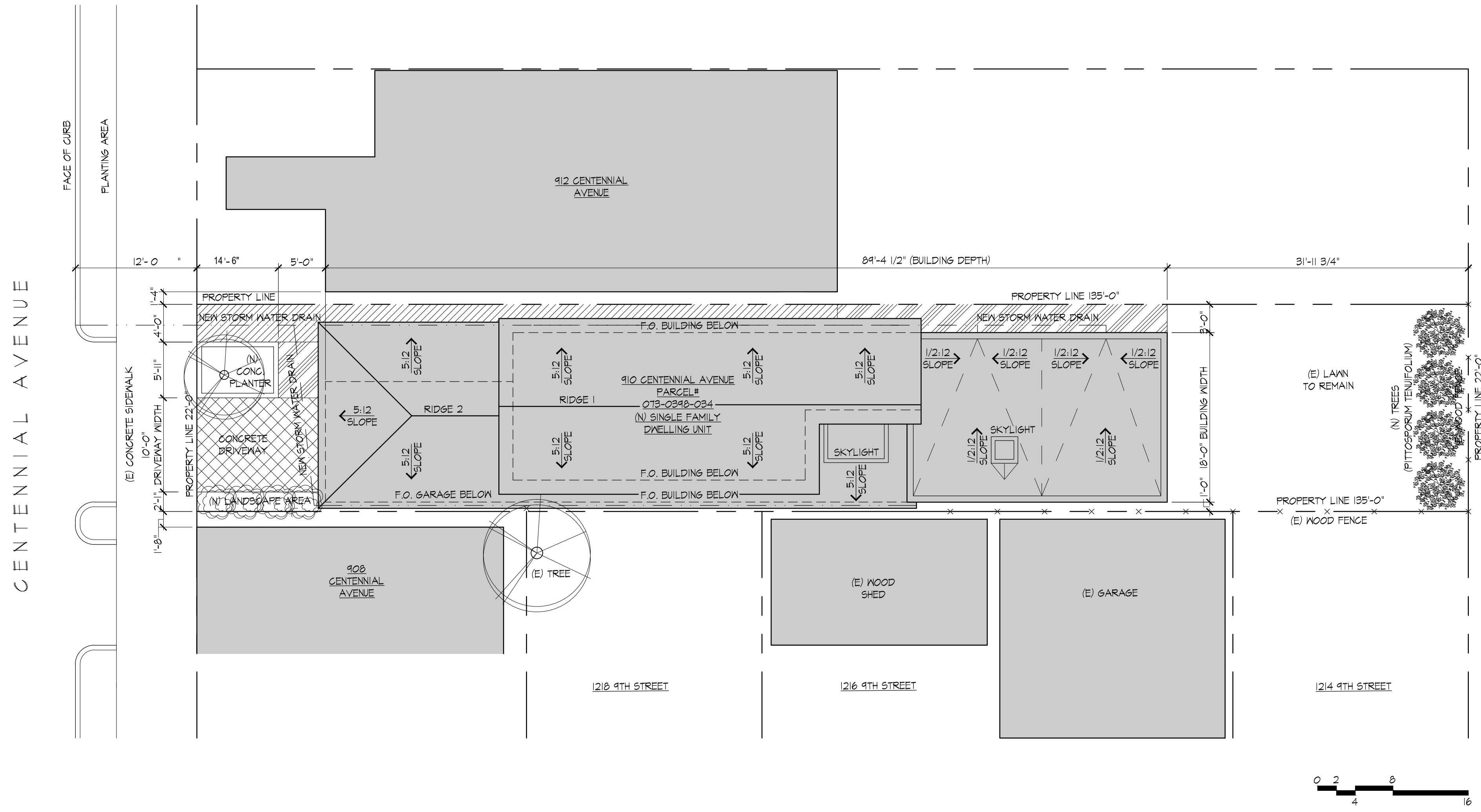
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LEGENDS:
EXISTING WALKWAY
EXISTING DRIVEWAY



LEGENDS:
EXISTING WALKWAY
EXISTING DRIVEWAY
NEW WALKWAY



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FIGONE RESIDENCE
ASSESSOR'S PARCEL NUMBER 073-0398-034
910 CENTENNIAL AVENUE ALAMEDA, CA 94501

EXISTING AND PROPOSED SITE PLAN

Date:
11.25.2020
Drawn By:
A. Pukdeedamrongrit
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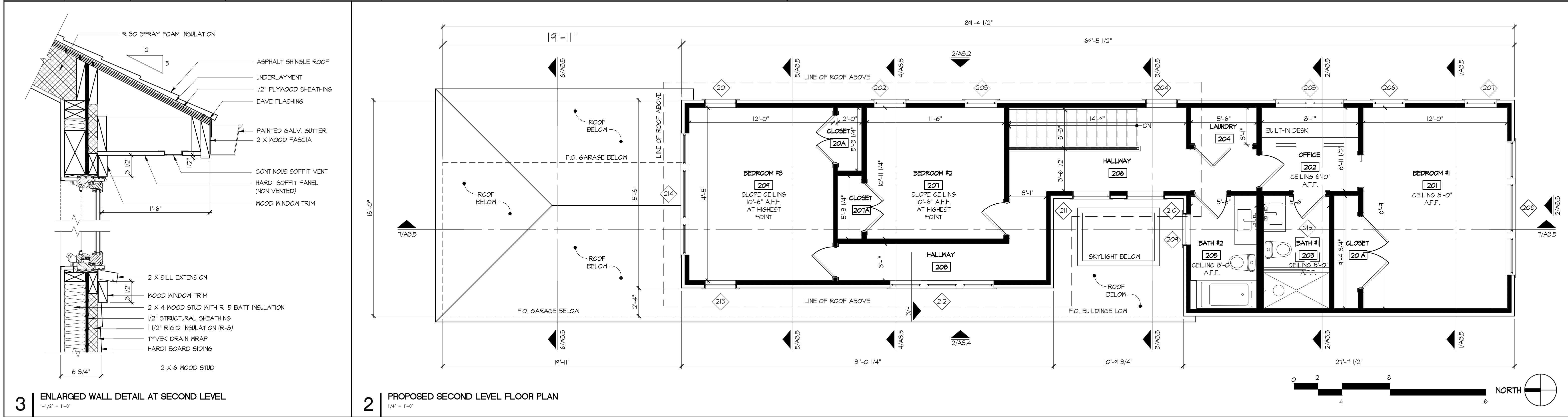
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EMERGENCY EGRESS WINDOW:
-MIN. NET CLEAR OPENING OF 5.7 SQ.FT.
-OPENING HEIGHT MUST BE AT LEAST 24",
OPENING WIDTH MUST BE MIN. OF 20"
-BOTTOM OF THE CLEAR OPENING MUST BE
MAX. OF 44" ABOVE THE FLOOR
-WINDOW MUST BE OPERATIONAL FROM THE
INSIDE WITHOUT KEYS OR TOOLS.

REFER TO ELEVATIONS FOR OPERATION (STATIONARY
VS. OPERATING) AND DIRECTION OF OPERATION.
ALL WINDOW TO BE DOUBLE PANE. INTERIOR SIDE PANE TO
BE TEMPERED GLASS. U.O.N.

[illegible]

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FIGONE RESIDENCE
ASSESSOR'S PARCEL NUMBER 073-0398-034
910 CENTENNIAL AVENUE ALAMEDA, CA 94501

PROPOSED SECOND LEVEL FLOOR PLAN

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A2.2



- | | |
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FIGONE RESIDENCE
ASSESSOR'S PARCEL NUMBER 073-0398-034
910 CENTENNIAL AVENUE ALAMEDA, CA 94501

**EXISTING GARAGE NORTH ELEVATION AND
PROPOSED NORTH ELEVATION**

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** TABLE 705.8 EXCEPTION D: THE MAXIMUM PERCENTAGE OF UNPROTECTED AND PROTECTED OPENINGS SHALL BE 25 PERCENT FOR GROUP R-3 OCCUPANCIES, WITH A FIRE SEPARATION DISTANCE OF 3' TO LESS THAN 5'.



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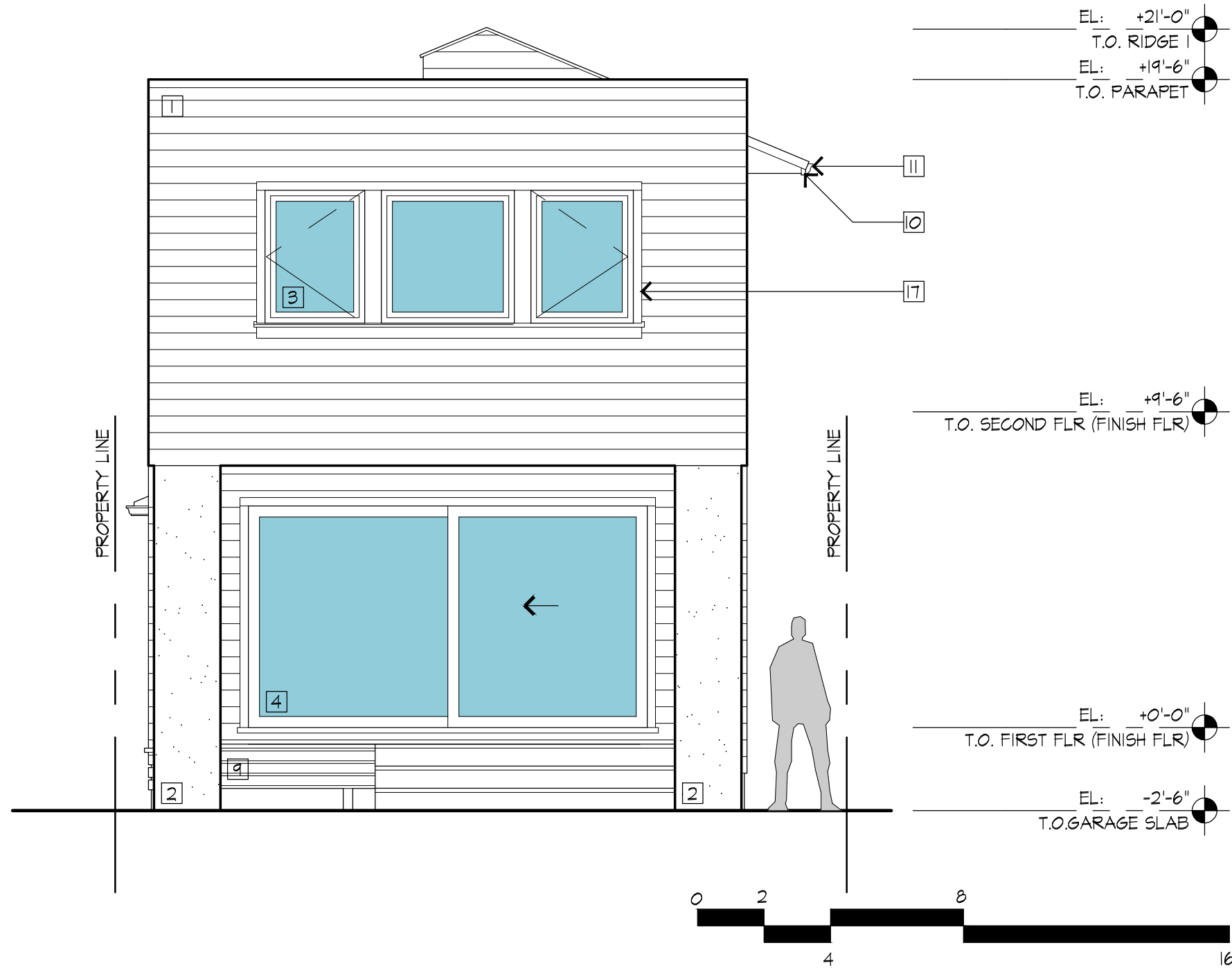
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**EXISTING GARAGE EAST ELEVATION AND
PROPOSED EAST ELEVATION**

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A3.2

2 | PROPOSED SOUTH ELEVATION
1/4" = 1'-0"



KEY NOTES: PROPOSED/ CONSTRUCTION

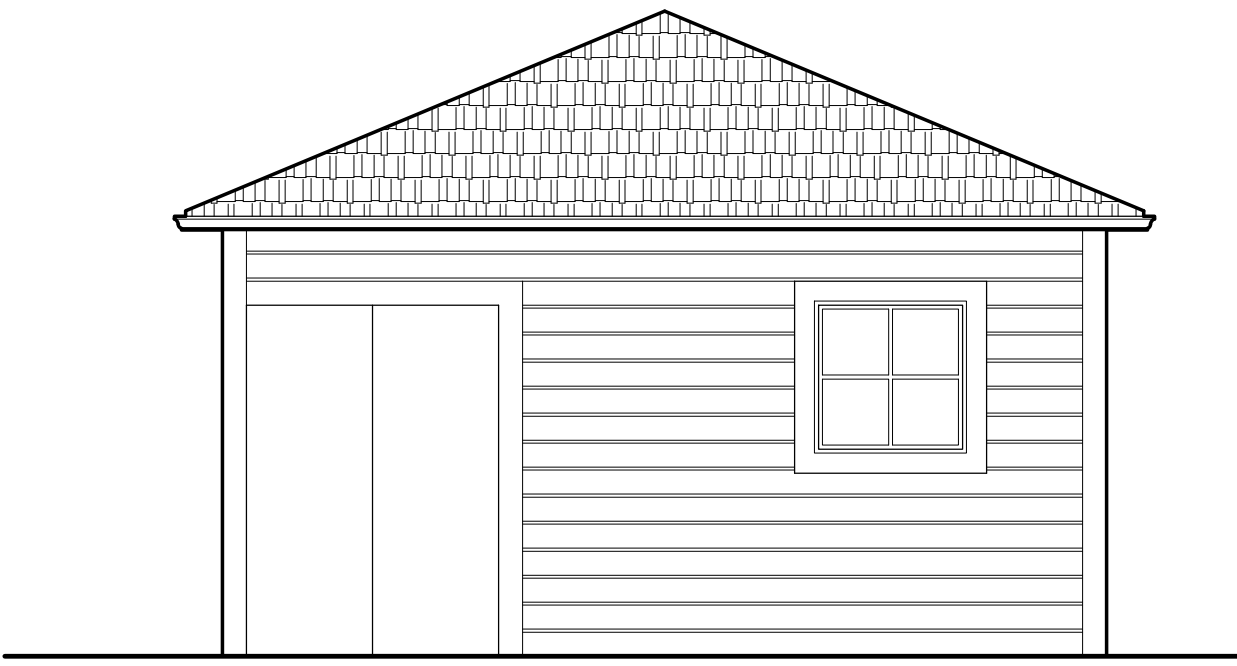
- 1 HARDI BOARD FIBER CEMENT SIDING, COLOR A
- 2 STUCCO, COLOR A
- 3 WOOD GLAD WINDOW, COLOR B
- 4 WOOD GLAD DOOR, COLOR B
- 5 WOOD GARAGE DOOR, COLOR B
- 6 COMPOSITE SHINGLE ROOF, COLOR C
- 7 WOOD POST, COLOR B
- 8 42" HIGH METAL GUARDRAIL, COLOR B
- 9 IPE WOOD DECK
- 10 WOOD FASCIA, COLOR B
- 11 METAL GUTTER, COLOR B
- 12 METAL DOWNSPOUT, COLOR B
- 13 METAL SCUPPER, COLOR B
- 14 METAL SKYLIGHT, COLOR B
- 15 HARDI BOARD FIBER CEMENT PANEL, COLOR A
- 16 CONCRETE PLANTER
- 17 WINDOW AND DOOR WOOD TRIM, COLOR A

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FIGONE RESIDENCE
ASSESSOR'S PARCEL NUMBER 073-0398-034
910 CENTENNIAL AVENUE ALAMEDA, CA 94501

1 | EXISTING GARAGE SOUTH ELEVATION
1/4" = 1'-0"



THE EXISTING GARAGE
TO BE DEMOLISHED

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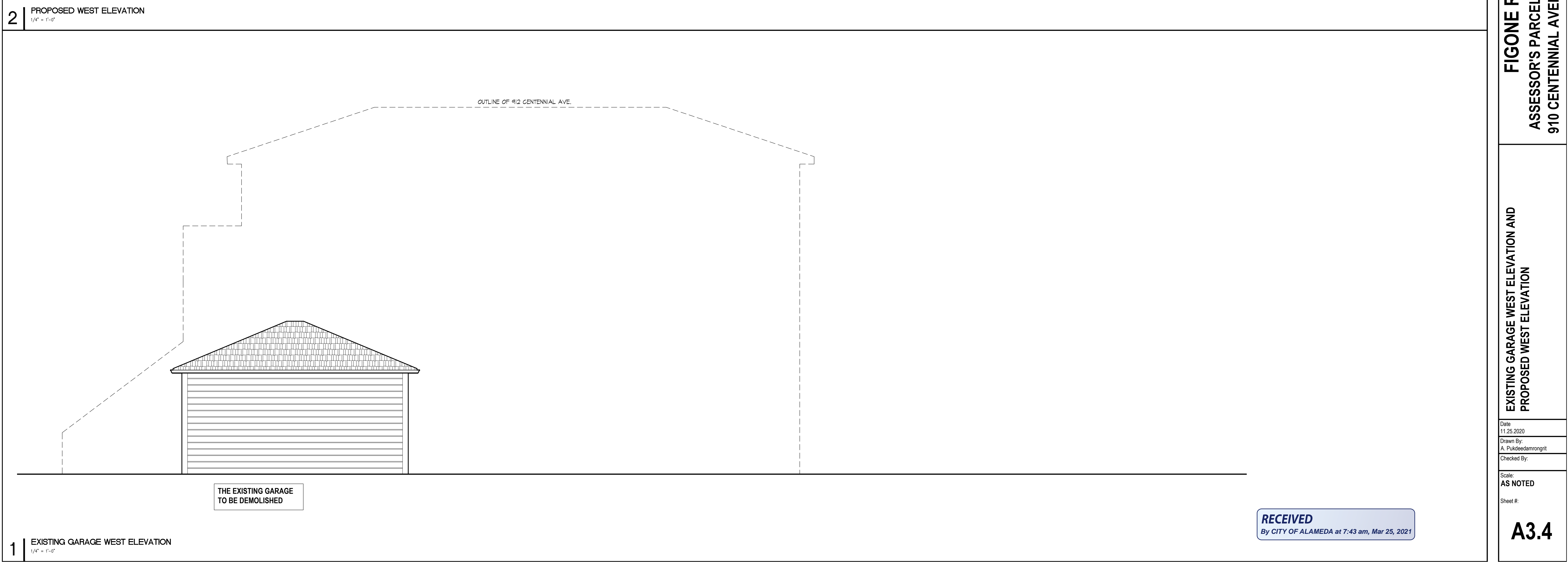
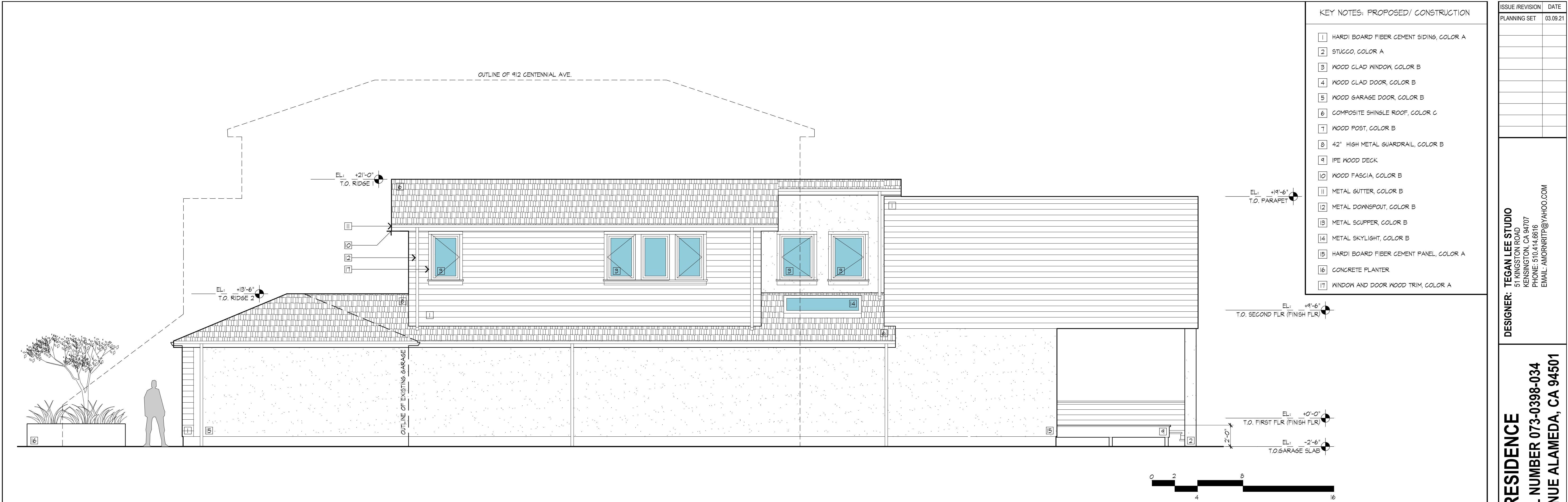
EXISTING GARAGE SOUTH ELEVATION AND
PROPOSED SOUTH ELEVATION

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A. Pukdeedamrongrit
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Scale:
AS NOTED

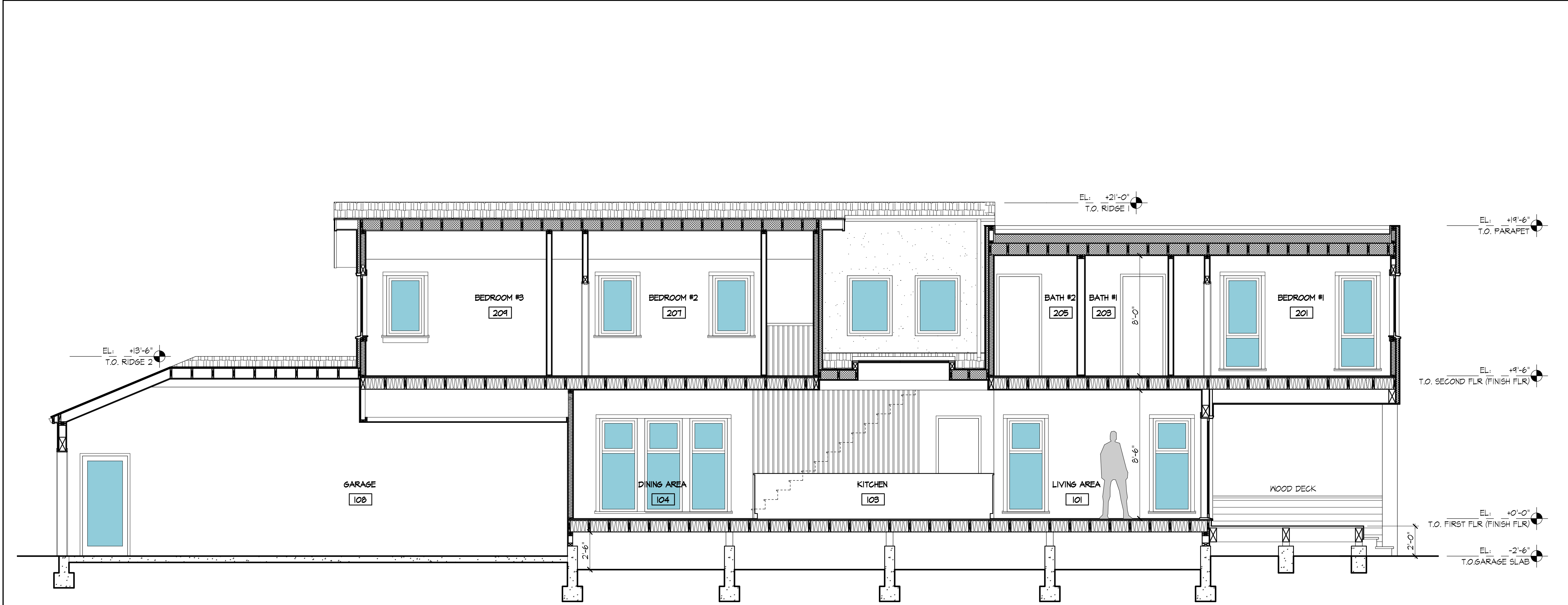
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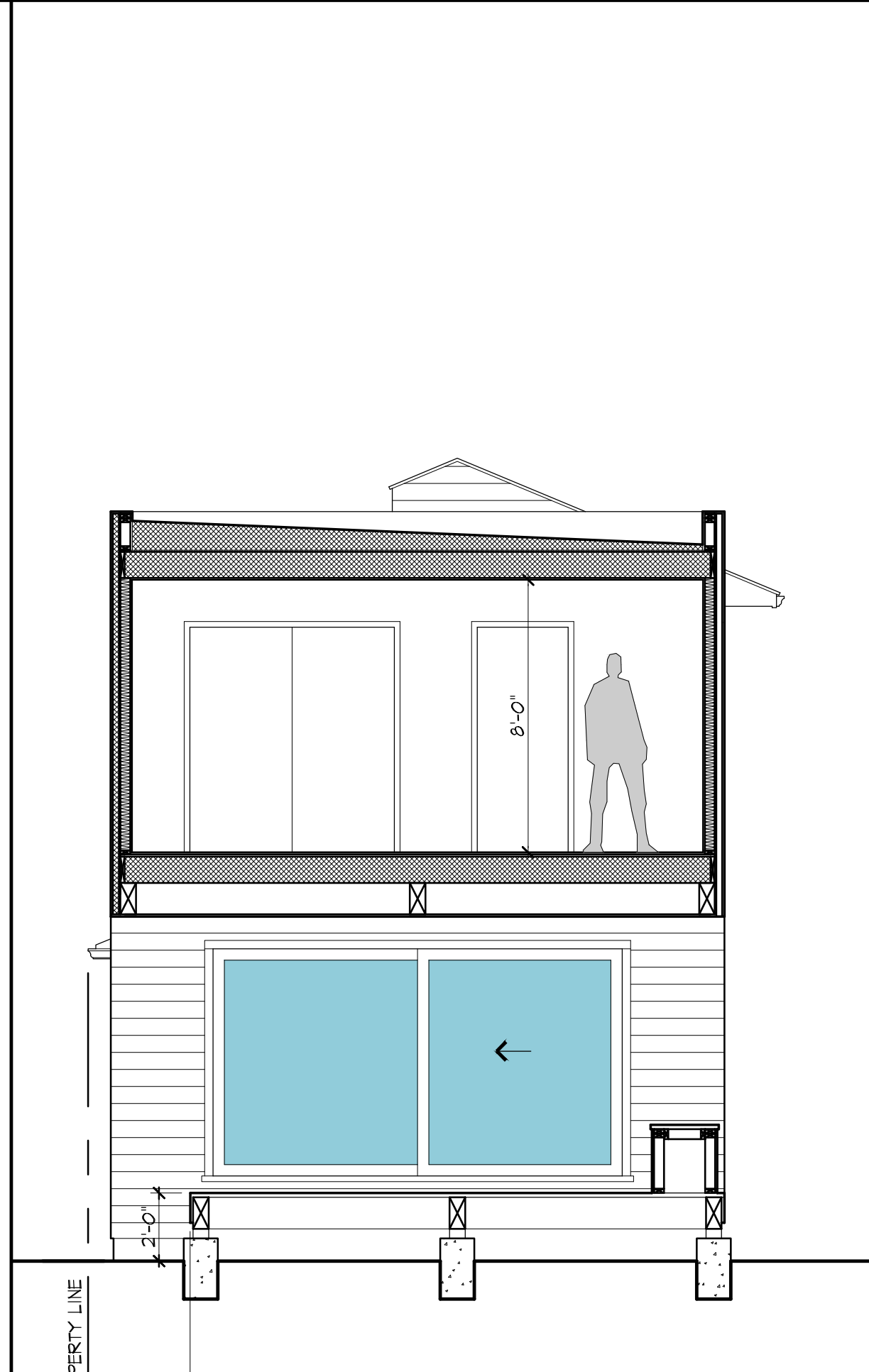


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FIGONE RESIDENCE ASSESSOR'S PARCEL NUMBER 073-0398-034 910 CENTENNIAL AVENUE ALAMEDA, CA 94501	
EXISTING GARAGE WEST ELEVATION AND PROPOSED WEST ELEVATION	
Date 11.25.2020	
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Sheet #: A3.4	

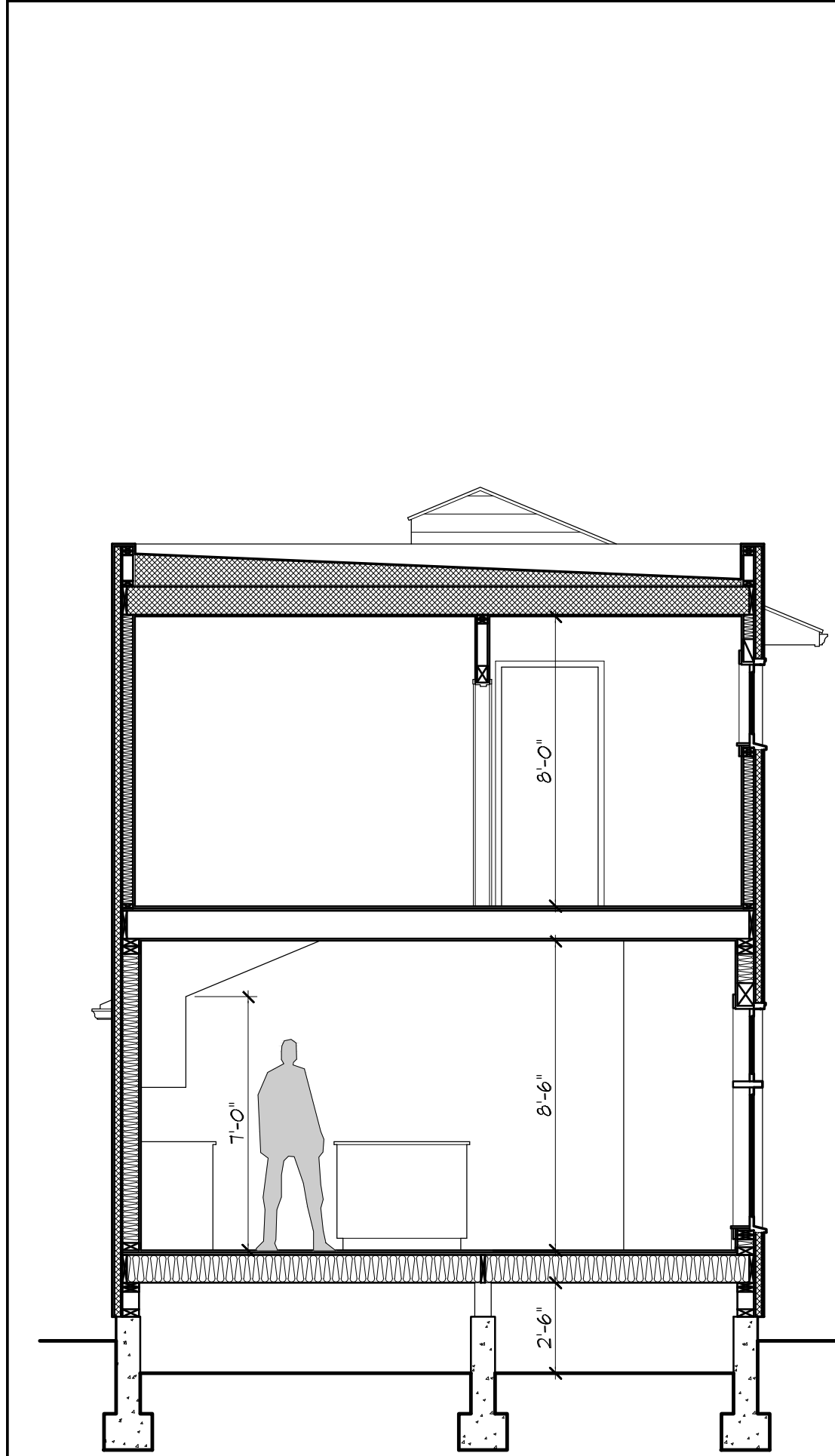
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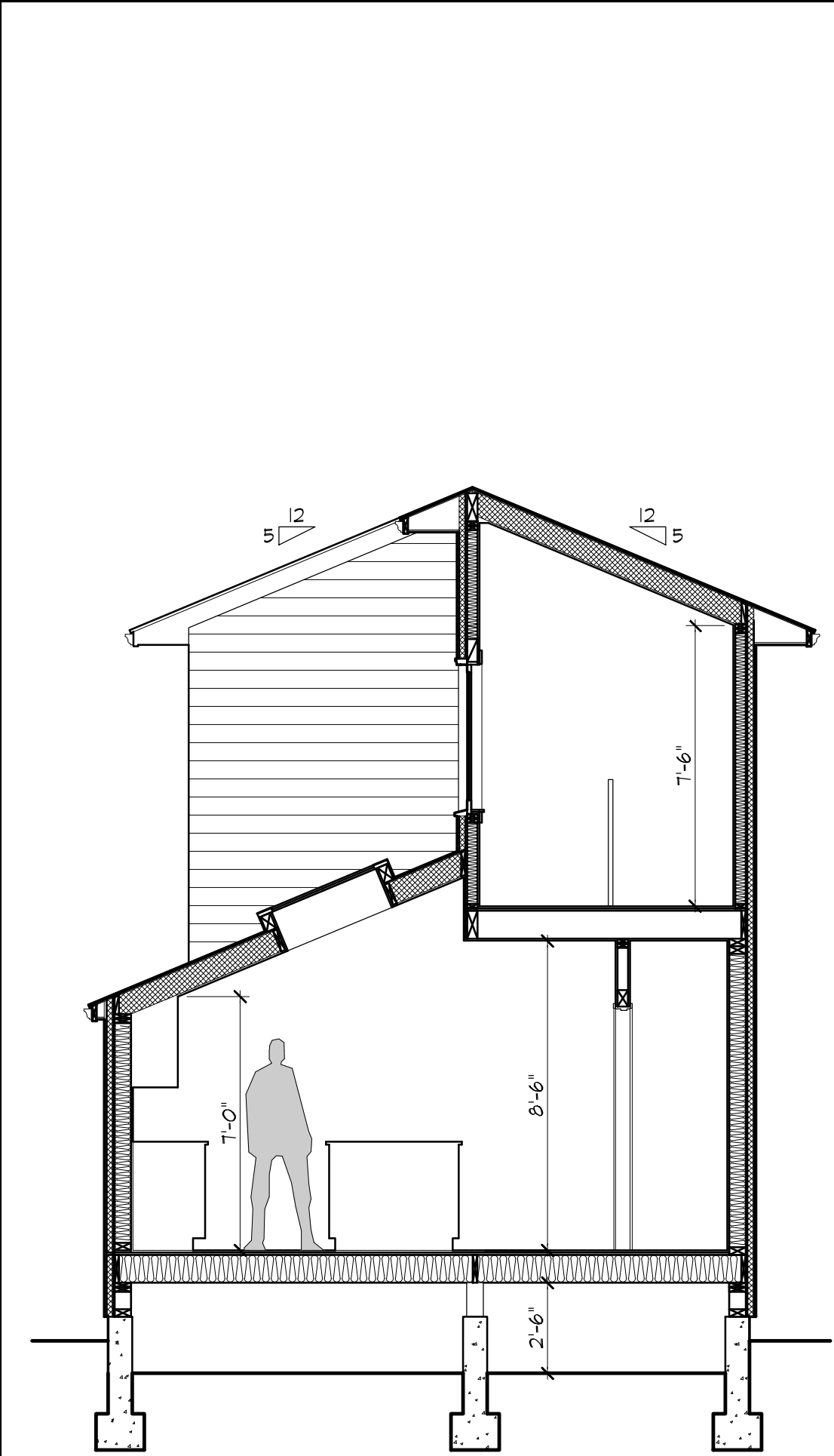
7 | PROPOSED BUILDING SECTION
1/4" = 1'-0"



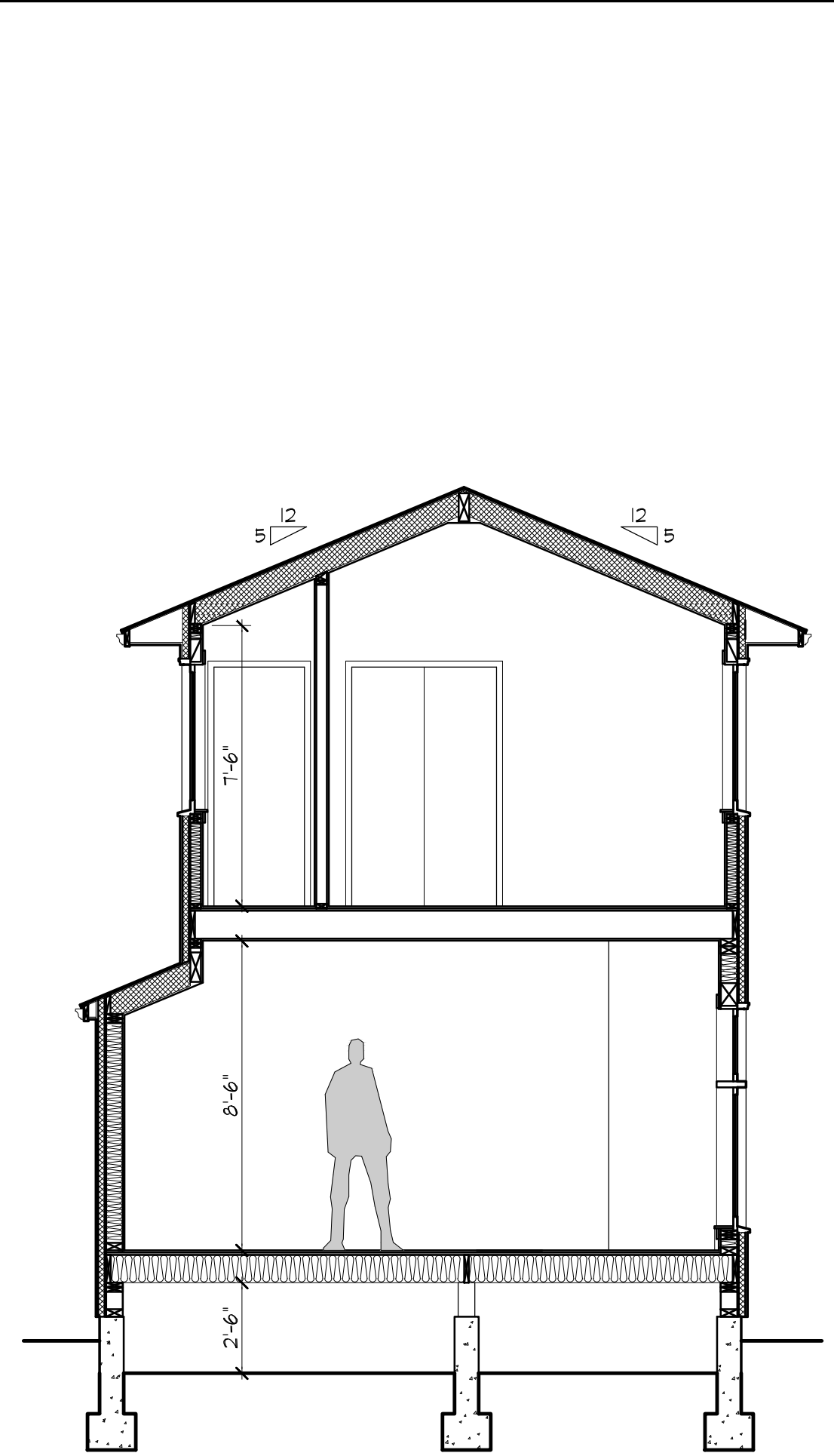
6 | PROPOSED BUILDING SECTION
1/4" = 1'-0"



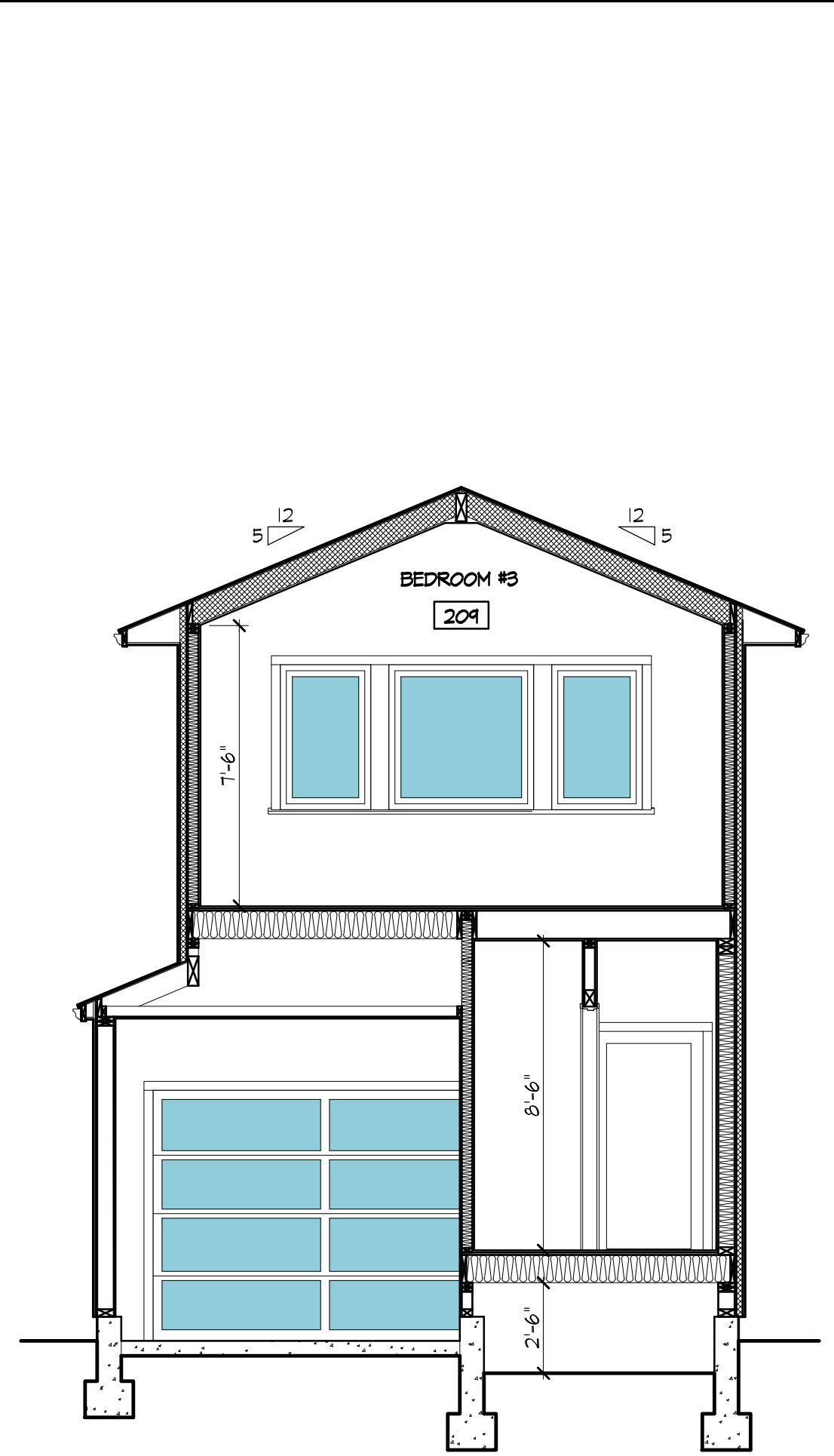
5 | PROPOSED BUILDING SECTION
1/4" = 1'-0"



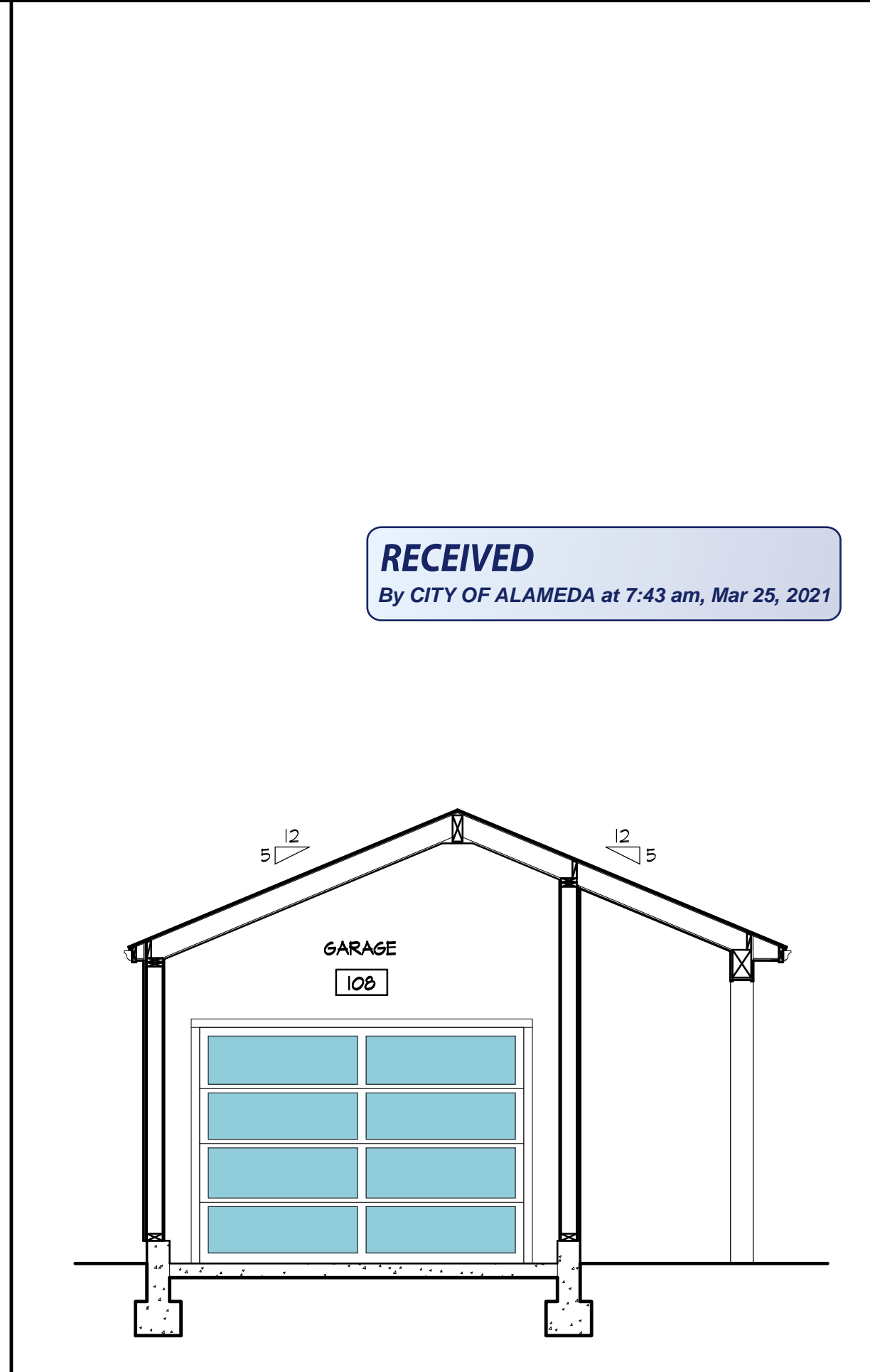
4 | PROPOSED BUILDING SECTION
1/4" = 1'-0"



3 | PROPOSED BUILDING SECTION
1/4" = 1'-0"



2 | PROPOSED BUILDING SECTION
1/4" = 1'-0"



1 | PROPOSED BUILDING SECTION
1/4" = 1'-0"

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FIGONE RESIDENCE
ASSESSOR'S PARCEL NUMBER 073-0398-034
910 CENTENNIAL AVENUE ALAMEDA, CA 94501

PROPOSED BUILDING SECTIONS

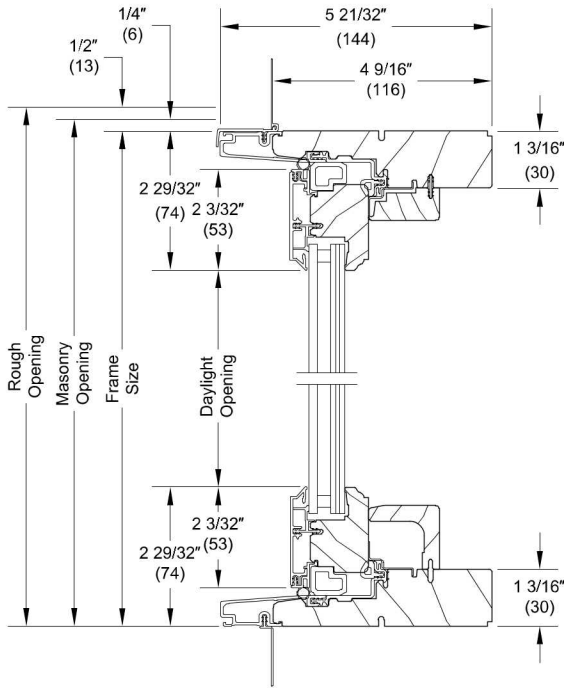
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A3.5

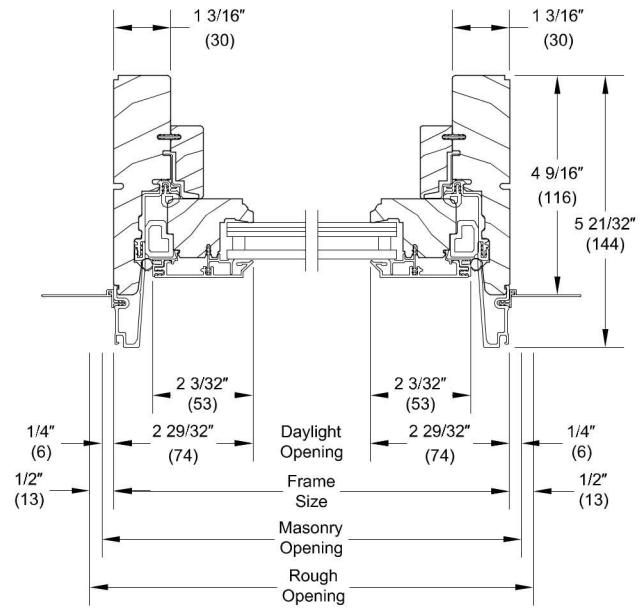
Section Details: IZ3 Casement Push Out Picture - 3/4" (19) IG and 1" (25) IG

Scale: 3" = 1' 0"

UCAPOP 3/4" IG

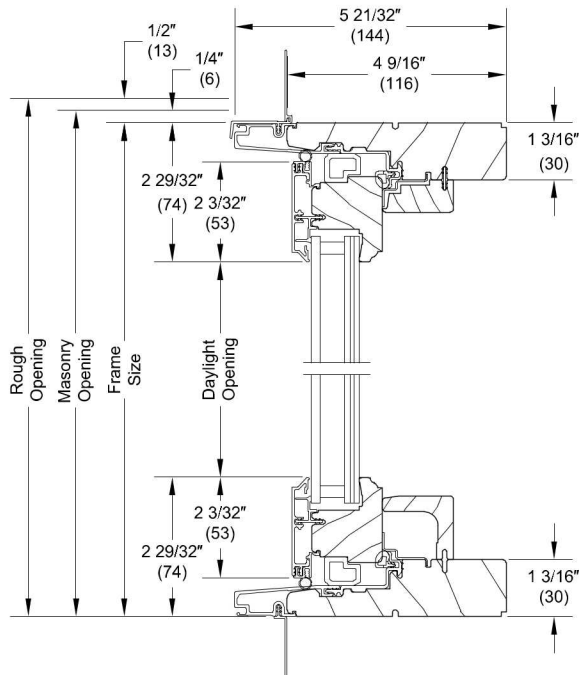


Head Jamb and Sill

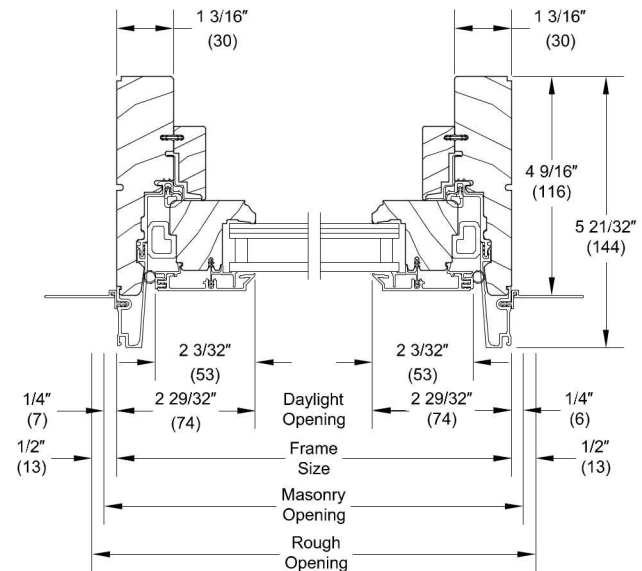


Jamb

UCAPOP 1" IG



Head Jamb and Sill

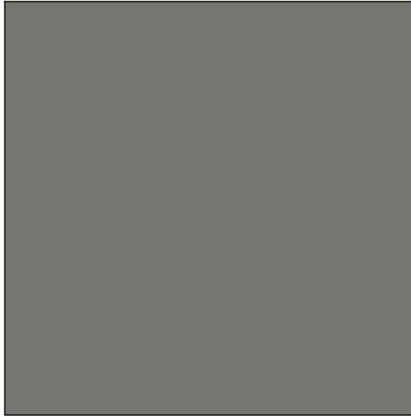


Jamb

NOTE: CE mark is not available on IZ3 units

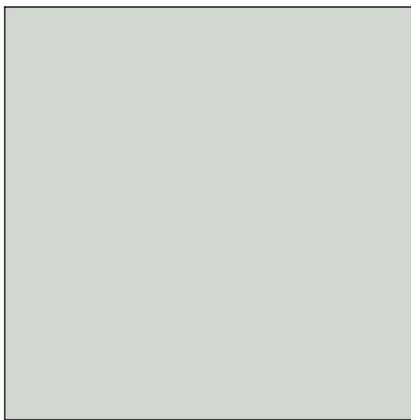
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COLOR AND MATERIAL BOARD FOR 910 CENTENNIAL AVENUE



COLOR A: BENJAMIN MOORE
AMHERST GRAY HC-167

- FIBER CEMENT SIDING AND PANEL (SMOOTH FINISH)
- STUCCO (FINE FINISH)
- WINDOW AND DOOR WOOD TRIM



COLOR B: BENJAMIN MOORE
WICKHAM GRAY HC-171

- WOOD POST
- METAL GUARDRAIL
- WOOD FASCIA
- METAL GUTTER
- METAL DOWNSPOUT
- METAL SCUPPER



EXTERIOR WOOD CLAD

DOOR AND WINDOW: MARVIN WINDOW AND DOOR STONE WHITE



ASPHALT ROOF SHINGLE: OWENS CORNING
OAKRIDGE (ONYX BLACK)