

**Property Overview** 641 WILSON CT, SANTA CLARA, CA 95051-6214

**Owner and Geographic Information**

**Primary Owner:** PARIKH, CHIRAG SHRAATKUMAR, SHAH, ZARANA DHRENKUMAR  
**Secondary Owner:**

**Mail Address:** 641 WILSON CT, SANTA CLARA, CA 95051-6214  
**Site Address:** 641 WILSON CT, SANTA CLARA, CA 95051-6214  
**APN:** 294-25-012 **Lot Number:** \_\_\_\_\_ **Page / Grid:** \_\_\_\_\_

**Housing Tract Number:** 1284  
**Legal Description:** Subdivision: HARPOSA GARDENS Tract Number: 1284 Legal Brief Description: CITY-SANTA CLARA TR-1284 HARPOSA GARDENS LOT 83 City / Hous / Trps: SANTA CLARA

**Bedrooms:** 3 **Year Built:** 1955 **Square Feet:** 1,254  
**Bathrooms:** 2 **Garage:** Garage 2 **Lot Size:** 5,300 SF  
**Total Rooms:** 5 **Fireplaces:** \_\_\_\_\_ **Number of Units:** 0  
**Zoning:** R1 **Pool:** \_\_\_\_\_ **Use Code:** Single Family Residential

- 1. 1<sup>ST</sup>. FLOOR LIVING: (1331.29 SF.)
- 2. PROP. 2<sup>ND</sup>. FLOOR ADDITION: (1102.37 SF.)
- 3. EXISTING ATTACHED GARAGE: (410.29 SF.)

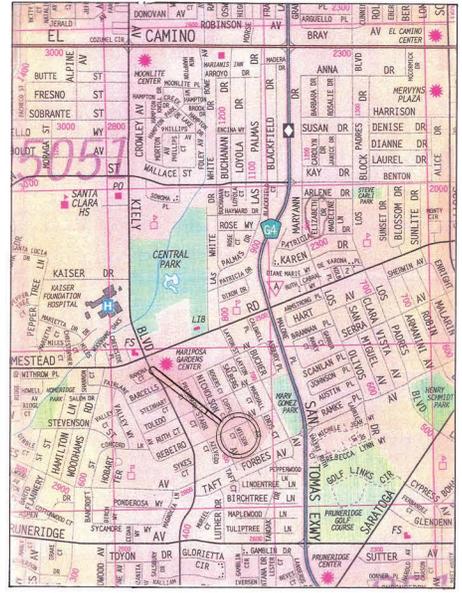
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- S5 STRUCTURAL DETAILS

**PARCEL DATA:**

**PARIKH/SHAH**

1. PARCEL NO.:	294-25-012
2. YR. BUILT:	1955
3. LOT SIZE:	5301.00 SF.
4. PROPOSED BUILDING:	TWO-STORY
5. SPRINKLER SYSTEM:	NONE
6. ZONING:	R1 SINGLE FAM. RES.
7. TYPE OF CONSTR.:	VB
8. GROUP OCCUPANCY:	R3
9. LIVING SPACE:	
EXISTING HOUSE:	1267.15 SF.
PROP. ADD. FROM (E) GARAGE:	64.14 SF.
TOTAL 1 <sup>ST</sup> . FLOOR LIVING:	1331.29 SF.
PROPOSED 2 <sup>ND</sup> . FLOOR ADD.:	1102.37 SF.
TOTAL (E) + (N) LIVING:	2433.66 SF.
10. 1 <sup>ST</sup> . FLR. LIVING:	1331.29 SF.
11. (E) COV. PORCH:	127.10 SF.
12. GARAGE:	410.29 SF.
TOTAL COVERAGE:	1868.68 SF.
F.A.R.:	
1868.68 SF. X .66 % = 1233.33 SF. ALLOW. 2 <sup>ND</sup> . FLR.	
1102.34 SF. - 1233.33 SF. = 0.8938. OR 89% OF ALLOW.	
(E) LOT SIZE: 5301.00 SF.	
5301.00 SF. X .40% = 2120.40 SF. ALLOW. COV.	



**VICINITY MAP**

- SCOPE OF WORK:**
- THE PARIKH/SHAH RESIDENCE**
- A. SELECTED CONTRACTOR PROPOSES TO:**
1. REMODEL 1<sup>ST</sup>. FLOOR BEDROOM AREA & ADD. LIVING SPACE FROM (E) GARAGE (64.14 SF.) W/SWITCH-BACK STAIRS TO 2<sup>ND</sup>. FLOOR & CONVERT 1 BEDROOM TO A FAMILY RM., ALSO, TO INSTALL SLIDING DOORS AS SHOWN.
  2. CONSTRUCT A SECOND FLOOR ADDITION (1102.37 SF.) WITH MASTER BEDROOM W/BATHROOM/W.I.C. AND 2 BEDROOMS W/BATHROOMS AND CLOSETS.
  3. INSTALL ATTIC FURNACE WITH A/C.
  4. INSTALL A TANKLESS WATER HEATER.
  5. REPLACE PLUMBING AND ELECTRICAL AS NEEDED.
  6. FINISH AND TRIM (EXTERIOR TO MATCH EXISTING)
  7. HOUSE SHALL HAVE A MFG. TRUSS ROOF STRUCTURE WITH A 50 YR. (C) COMP. ROOF.

**B. ALL WORK SHALL COMPLY WITH:**

ALL APPLICABLE CALIFORNIA BUILDING STANDARDS CODES	
BUILDING ENERGY EFFICIENCY STANDARDS	2019
TITLE 24	2019
CBC CALIFORNIA BUILDING CODE	2019
CRC CALIFORNIA RESIDENTIAL BLD'G CODE	2019
CEC CALIFORNIA ELECTRICAL CODE	2019
CPC CALIFORNIA PLUMBING CODE	2019
CMC CALIFORNIA MECHANICAL CODE	2019
IBC CALIFORNIA INTERNATIONAL CODE	2019
ASCE AMERICAN SOC. OF CIVIL ENGINEER'G	7-14
ACI AMERICAN CONCRETE INSTITUTE	318-15
ALL LOCAL CODES AND REGULATIONS INCLUDING ALL SETBACK REQUIREMENTS.	

**C. CONTRACTOR SHALL**

1. BE RESPONSIBLE FOR ALL SUB-CONTRACTORS, ALL WORKMANSHIP & SCHEDULES.
2. SHALL BECOME FAMILIAR WITH ALL SITE CONDITIONS INCLUDING (GRADES, DIMENSIONS AND CONDITIONS), BEFORE STARTING CONSTRUCTION. BE RESPONSIBLE FOR ALL BUILDING INSPECTIONS...

**D. PLAN MAKER**

ALTHOUGH EVERY PRECAUTION IS TAKEN TO BE ACCURATE, DISCREPANCIES SHALL BE BROUGHT TO HIS ATTENTION FOR CORRECTION IN A TIMELY MANNER. WITH DELIVERY OF THIS PLAN TO HOME OWNER, LIABILITY IS LIMITED TO FEES CHARGED FOR THE ARCH. SECTION PLAN ONLY. ALL OTHERS, SUCH AS STRUCTURAL/CIVIL ENGINEERS SHALL CAUSE NO LIABILITY TO THE ARCH./ PLAN DESIGNER...



**APPROVAL STAMP**

Revision	By



**A REMODEL & 1<sup>ST</sup>. & 2<sup>ND</sup>. FLOOR ADDITIONS FOR:**

**THE PARIKH/SHAH RESIDENCE**

641 WILSON CT., SANTA CLARA, CA. 95051

PLANK LOU COSTANZO 1501 SAN GABRIEL WAY, S.J. 95125 408-266-0220

A.I.A. SORIN COMANESCU 2144 RAVEN RD., PLEASANTON CA. 94566

LOU COSTANZO

**SITE PLAN**

SCALE = 1/8" = 1'-0"

**DRAWN**

**LOU COSTANZO**

CREATED

S.C.

DATE

6-28-21

SCALE

1/8" = 1'-0"

JOB NO.

PS20210

SHEET

**A1**

OF SHEETS

THIS IS A 24"x36" SIZE PLAN. ANY OTHER SIZE IS NOT VALID.



Revision	By

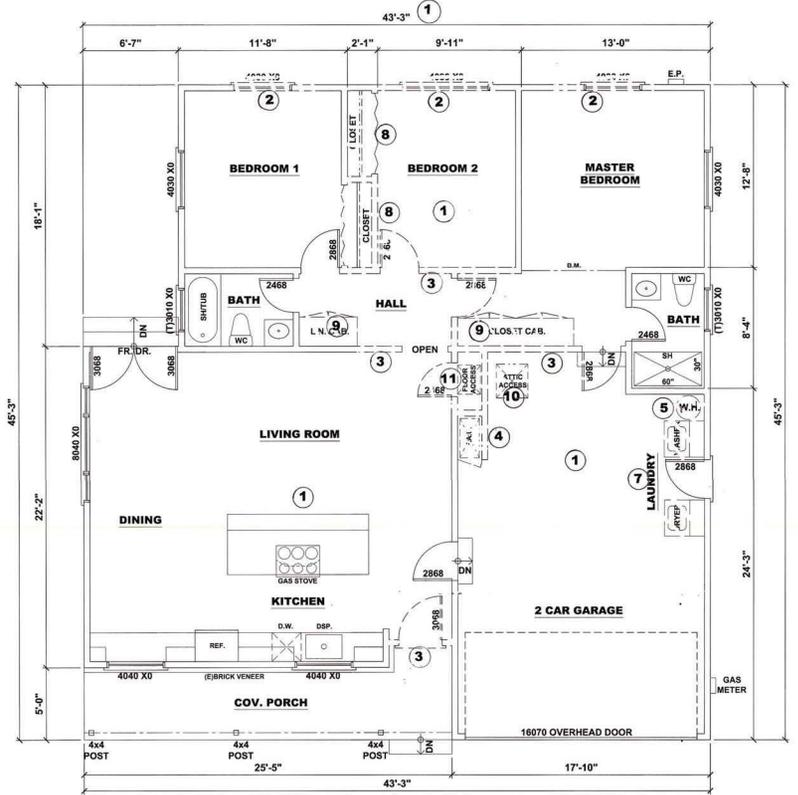


A REMODEL & 1<sup>ST</sup> & 2<sup>ND</sup> FLOOR ADDITIONS FOR:  
**THE PARIKH/SHAH RESIDENCE**  
 641 WILSON CT., SANTA CLAR CA. 95051  
 PLAN: LOU COSTANZO 1501 SAN GABRIEL WAY, S.J. 95125 408-264-0220  
 A.I.A. SORIN COMANESCU 2144 RAVEN RD., PLEASANTON CA. 94566

**DEMOLITION PLAN**

DRAWN  
**LOU COSTANZO**  
 CHECKED  
 S. C.  
 DATE  
**6-28-21**  
 SCALE  
**1/8" = 1'-0"**  
 JOB NO.  
**PS20210**

**A2.1**



- DEMO PLAN:**
1. REMOVE EXIST'G ROOF AND CEILING
  2. REMOVE EXISTING WINDOW & OPEN WALL
  3. REMOVE EXISTING WALL(S)
  4. REMOVE (E) FURNACE.
  5. REMOVE (E) TANK WATER HEATER
  6. REMOVE CEILING/ROOF.
  7. REMOVE (E) LAUNDRY
  8. REMOVE EXIST'G CLOSET
  9. REMOVE CABINET
  10. REMOVE ATTIC ACCESS
  11. REMOVE CLOSET
  12. REMOVE ELECTRICAL/ PLUMBING AS NEEDED

**APPROVAL STAMP**

**DEMOLITION PLAN**  
 SCALE ~ 1/2" = 1'-0

THIS IS A 2-DIMENSIONAL MODEL. ANY OTHER DATA IS NOT TO SCALE.

REVISIONS	BY



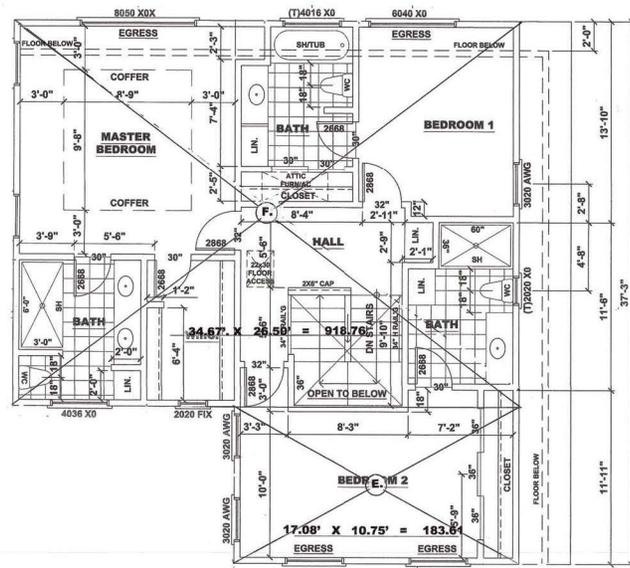
PLAN COMMENTS TO BE REVIEWED BY ARCHITECT  
 DATE: 9/12/23  
 DRAWN BY: Lou Costanzo  
 CHECKED BY: Lou Costanzo  
 608-475-9829 CELL  
 608-475-9829

**A REMODEL & 1<sup>ST</sup> & 2<sup>ND</sup> FLOOR ADDITIONS FOR:**  
**THE PARIKH/SHAW RESIDENCE**  
 641 WILSON CT., SANTA CLARA CA. 95051  
 PLAN: LOU COSTANZO 1601 SAN GABRIEL WAY, S.4. 95125 408-264-0220  
 A.L.L.A. SORIN COMANESCU 2144 RAVEN RD., PLEASANTON CA. 94566

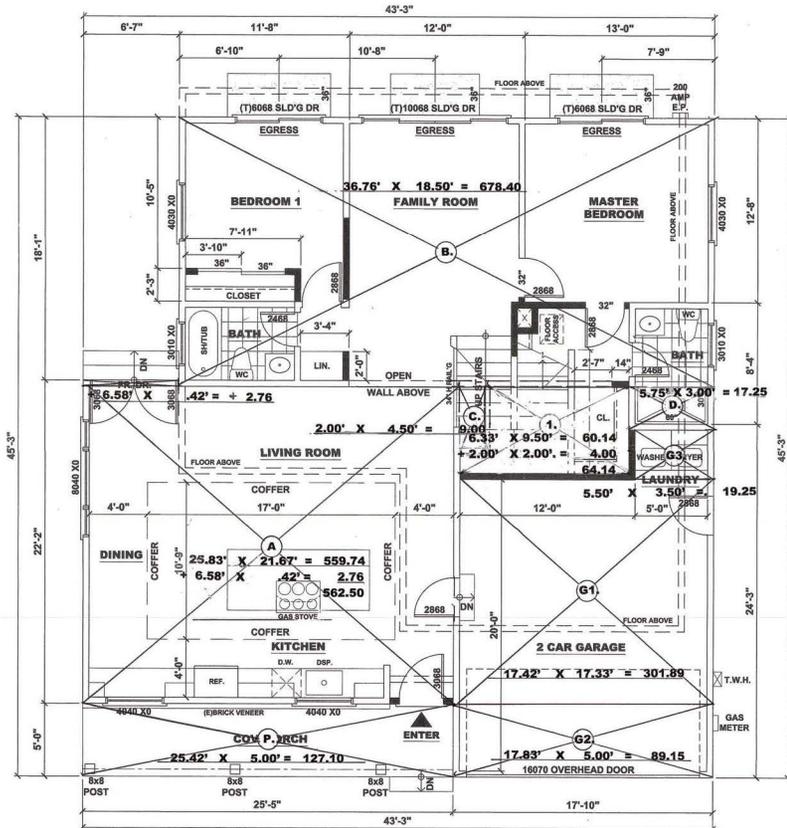
**FLOOR PLAN CALCULATIONS**

DRAWN BY: LOU COSTANZO  
 CHECKED BY: S.C.  
 DATE: 6-28-21  
 SCALE: 1/4" = 1'-0"  
 JOB NO.: PS20210  
 SHEET

**A3.1**



**SECOND FLOOR PLAN**  
 SCALE - 1/4" = 1'-0"



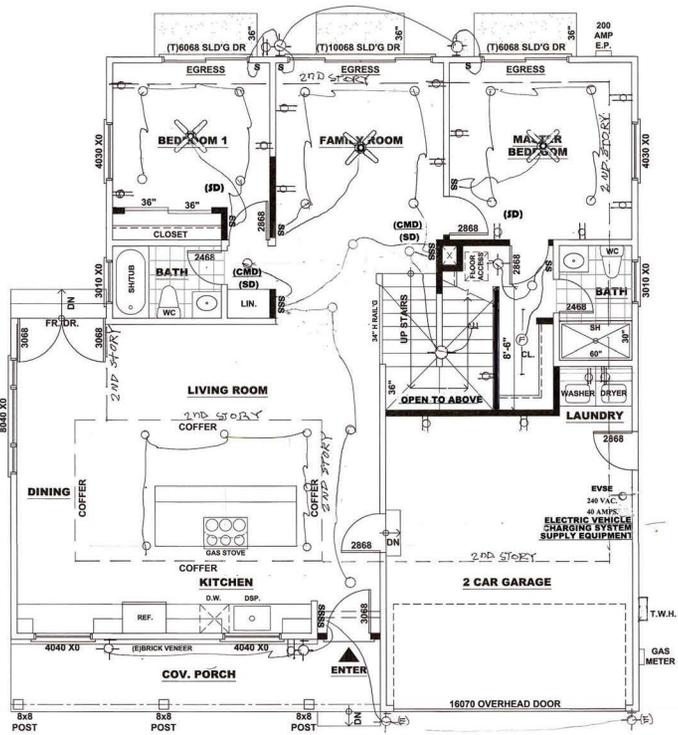
**FIRST FLOOR PLAN**  
 SCALE - 1/4" = 1'-0"

**PLAN CALCULATIONS:**  
 PARIKH/SHAW RESIDENCE, SANTA CLARA CA.

SYM.	SIZE	S.F.	TOTAL S.F.
<b>EXISTING 1<sup>ST</sup> FLOOR LIVING:</b>			
A.	25.83' X 21.67'	= 559.74	
	+ 6.58' X .42'	= 2.76	
		562.50	
B.	36.76' X 18.50'	= 678.40	
C.	2.00' X 4.50'	= 9.00	
D.	5.75' X 3.00'	= 17.25	
	<b>TOTAL EXISTING LIVING:</b>	1267.15	1267.15
<b>PROP. ADD. INTO (E) GARAGE AREA.</b>			
1.	6.33' X 9.50'	= 60.14	
	+ 2.00' X 2.00'	= 4.00	
	<b>TOTAL 1<sup>ST</sup> FLR. ADDITIONS:</b>	64.14	64.14
	<b>TOTAL 1<sup>ST</sup> FLR. LIVING:</b>	1331.29	1331.29
<b>GARAGE:</b>			
G1.	17.42' X 17.33'	= 301.89	
G2.	17.83' X 5.00'	= 89.15	
G3.	5.50' X 3.50'	= 19.25	
	<b>TOTAL GARAGE:</b>	410.29	410.29
<b>PORCH:</b>			
P.	25.42' X 5.00'	= 127.10	127.10
	<b>TOTAL 1<sup>ST</sup> FLR. LIV.+GARAGE+PORCH:</b>	1868.68	1868.68
1868.68 SF. X .66 (%) = 1233.33 SF. ALLOWED			
<b>PROPOSED 2<sup>ND</sup> FLOOR ADDITION:</b>			
E.	17.08' X 10.75'	= 183.61	
F.	34.67' X 26.50'	= 918.78	
	<b>TOTAL PROP. 2<sup>ND</sup> FLOOR:</b>	1102.37	1102.37
	<b>1<sup>ST</sup> FLOOR LIVING:</b>	1331.29	1331.29
	<b>TOTAL PROPOSED LIVING:</b>	2433.66	2433.66
	1102.37 SF. ÷ 1233.33 SF. = 0.8938 OR 89%		
	5301.00 SF. X .40 = 2120.40 SF. ALLOWED 1 <sup>ST</sup> FLOOR		
	1833.33 ÷ 5301.00 SF. = 0.3458 OR 35%		

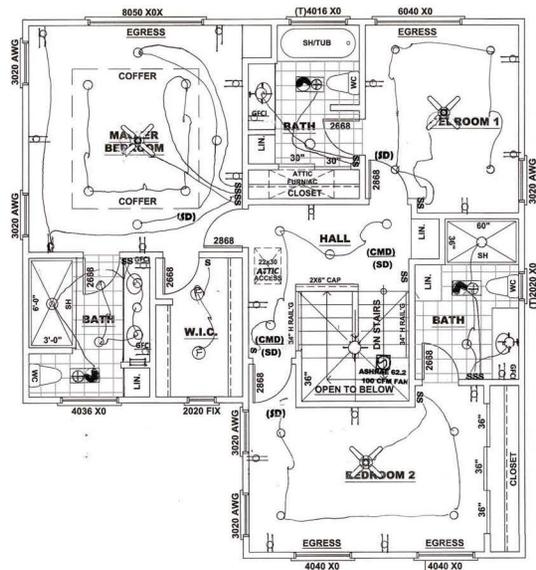
APPROVAL STAMP





**PROPOSED FIRST FLOOR PLAN**

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



**PROPOSED SECOND FLOOR PLAN**

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

APPROVAL STAMP

Revision	By



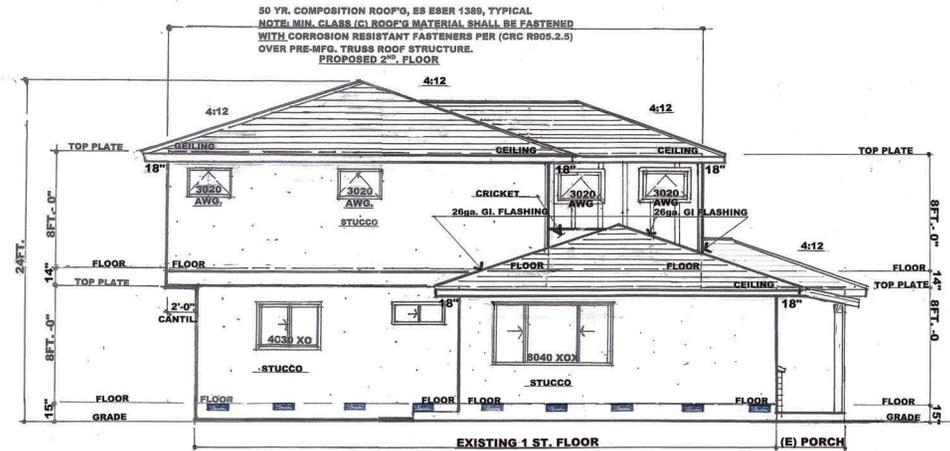
A REMODEL & 1<sup>ST</sup>. & 2<sup>ND</sup>. FLOOR ADDITIONS FOR:  
**THE PARIKH/SHAH RESIDENCE**  
 641 WILSON CT., SANTA CLAR CA. 95051  
 PLAN: LOU COSTANZO 1601 SAN GABRIEL WAY, S.J. 95125 408-264-0220  
 A.L.A. SORIN COMANESCU 2144 RAVEN RD., PLEASANTON CA. 94566

**PROPOSED ELECTRICAL FLOOR PLANS**

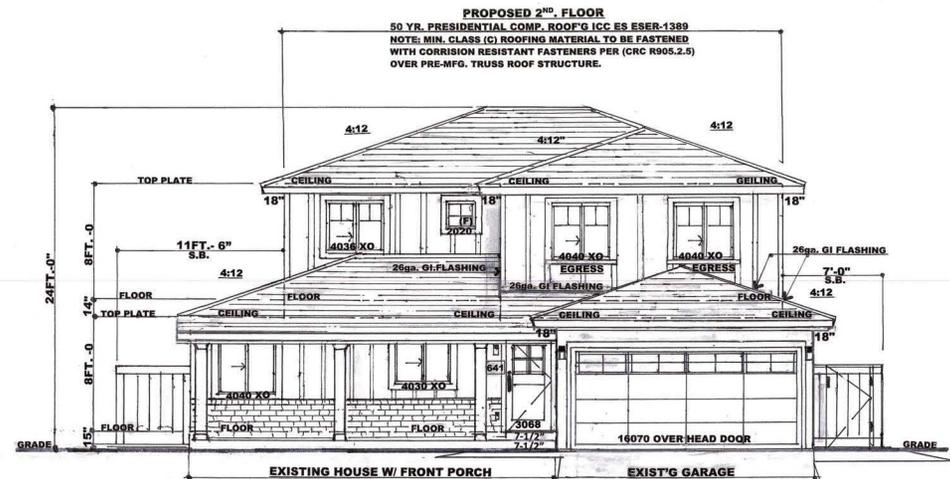
DRAWN  
**LOU COSTANZO**  
 CHECKED  
 S. C.  
 DATE  
 6-28-21  
 SCALE  
 1/4" = 1'-0"  
 JOB NO.  
 PSC20210  
 SHEET

**A4**

OF SHEETS



**RIGHT-SIDE ELEVATION**  
 SCALE ~ 1/4" = 1' - 0"



**FRONT ELEVATION**  
 SCALE ~ 1/4" = 1' - 0"

APPROVAL STAMP

REVISIONS	BY



PLAN COMMENTS TO:  
 LOU COSTANZO  
 408-472-8239 CELL  
 408-472-8239 CELL  
 Lou Costanzo

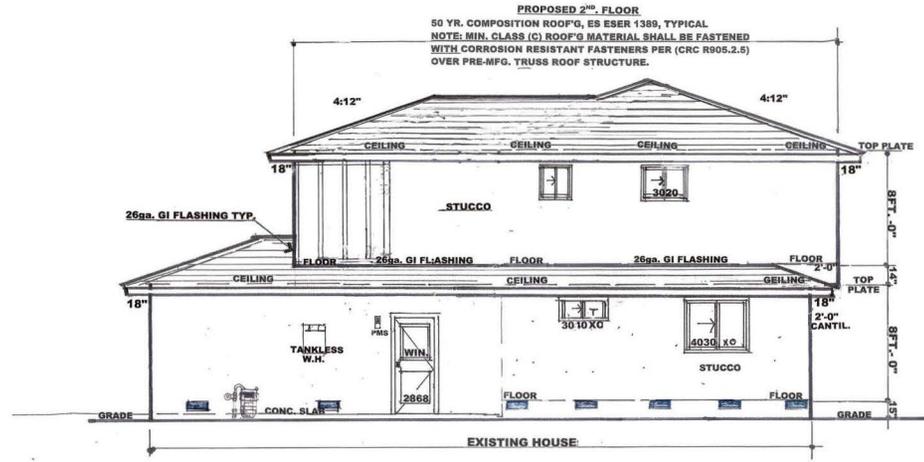
A REMODEL & 1<sup>ST</sup> & 2<sup>ND</sup> FLOOR ADDITIONS FOR:  
**THE PARIKH/SHAH RESIDENCE**  
 644 WILSON CT., SANTA CLAR CA. 95051  
 PLAN # LOU COSTANZO 1501 SAN GABRIEL WAY, S.J., 95128, 408-264-0726  
 A.L.A. 30308 COMARCSO 2143 DAVEN RD., PLEASANTON CA. 94566

**ELEVATIONS**

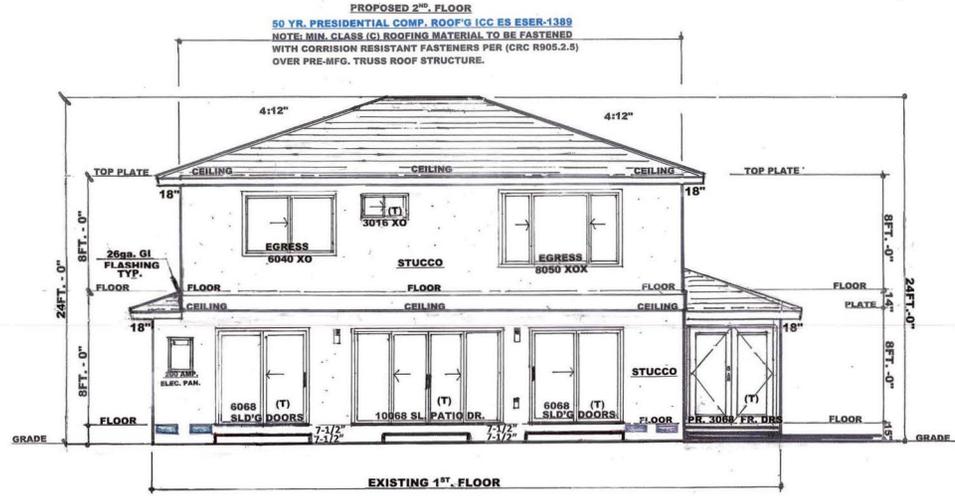
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 LOU COSTANZO  
 CHECKED  
 S.C.  
 DATE  
 6 - 28 - 21  
 SCALE  
 1/4" = 1'-0"  
 JOB NO.  
 PS20210  
 SHEET

**A6**

OF SHEETS



**RIGHT-SIDE ELEVATION**  
SCALE - 1/4" = 1'-0"



**REAR ELEVATION**  
SCALE - 1/4" = 1'-0"

APPROVAL STAMP

REVISIONS	BY



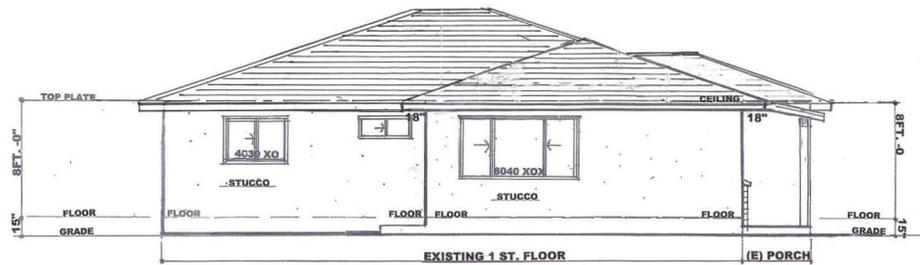
A REMODEL & 1<sup>ST</sup>. & 2<sup>ND</sup>. FLOOR ADDITIONS FOR:  
**THE PARIKH/SHAH RESIDENCE**  
 641 WILSON CT., SANTA CLAR CA. 95051  
 PLAN: LOU COSTANZO 1501 SAN GABRIEL WAY, S.J. 95125 408-264-0220  
 A.L.A. BORIN COMANESCU 2144 HAVEN RD., PLEASANTON CA. 94566  
 Lou Costanzo

**ELEVATIONS**

DRAWN  
**LOU COSTANZO**  
 CHECKED  
 S.C.  
 DATE  
 6-28-21  
 SCALE  
 1/4" = 1'-0"  
 JOB NO.  
**PS20210**  
 SHEET

**A7**

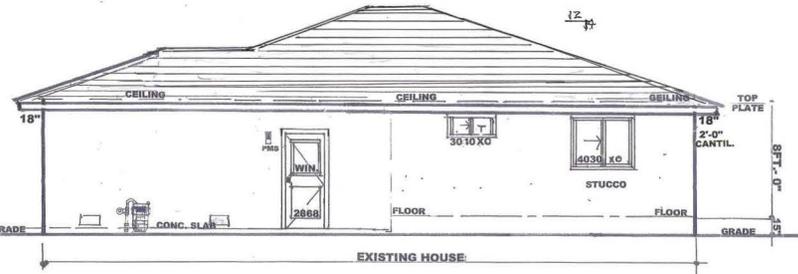
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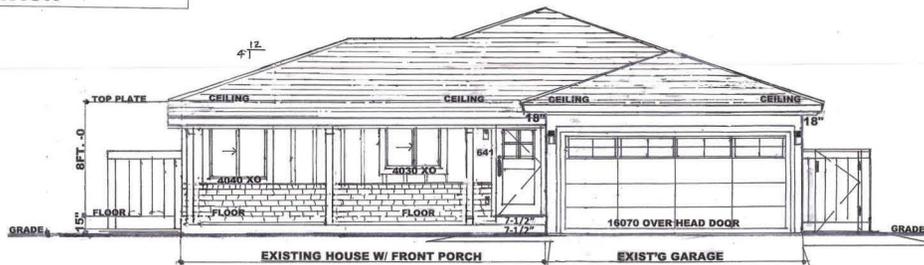
**RIGHT-SIDE ELEVATION**  
SCALE - 1/4" = 1' - 0"



**REAR ELEVATION**  
SCALE - 1/4" = 1' - 0"



**RIGHT-SIDE ELEVATION**  
SCALE - 1/4" = 1' - 0"



**FRONT ELEVATION**  
SCALE - 1/4" = 1' - 0"

REVISIONS	BY

PLAN COMMENTS:  
 LOU COSTANZO  
 408-472-8828 CELL  
 408-472-8828  
 LOU COSTANZO  
 A REMODEL & 1<sup>ST</sup> & 2<sup>ND</sup> FLOOR ADDITIONS FOR:  
**THE PARAKH/SHAH RESIDENCE**  
 641 WILSON CT., SANTA CLAR CA. 95051  
 PLAN: LOU COSTANZO 1501 SAN GABRIEL WAY F.S.J. 95042 408-864-0720  
 A.L.A. SOREN CONCRETE 2145 TAVER RD, PLEASANTON CA. 94566

**ELEVATIONS**

DRAWN  
 LOU COSTANZO  
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 DATE  
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**A8**

OF SHEETS