

1252 CABRILLO PROPOSED NEW HOME 1252 CABRILLO AVE SANTA CLARA, CA, 95050

(Main House and Attached ADU)



LINE
DESIGN/BUILD

LINE DESIGN BUILD
Phone: 415-426-0146
Email: info@linedesignbuild.com

REVISION TABLE:				
Δ	REVISION DATE	BY	DESCRIPTION	DATE
01	08/05/2025	R.A.	PLAN	
02	08/18/2025	R.A.	PLAN	

PROJECT ADDRESS:
1252 Cabrillo Ave
Santa Clara, CA, 95050
(Main House and Attached ADU)

SCALE:

AS NOTED

REVISION	DATE	DESCRIPTION
01	08/05/2025	PLAN
02	08/18/2025	PLAN

Cover Sheet
A 0.0

DRAWING NUMBER
1 OF 10

MAP	PROJECT DIRECTORY	PROJECT DATA	AREA CALCULATIONS	SHEET INDEX



REVISION TABLE:			
	REVISION	DATE	BY
01		08/05/2025	R.A.
02		08/18/2025	R.A.

PROJECT ADDRESS:

1252 Cabrillo Ave
Santa Clara, CA ,95050
(Main House and Attached ADU)

SCALE:

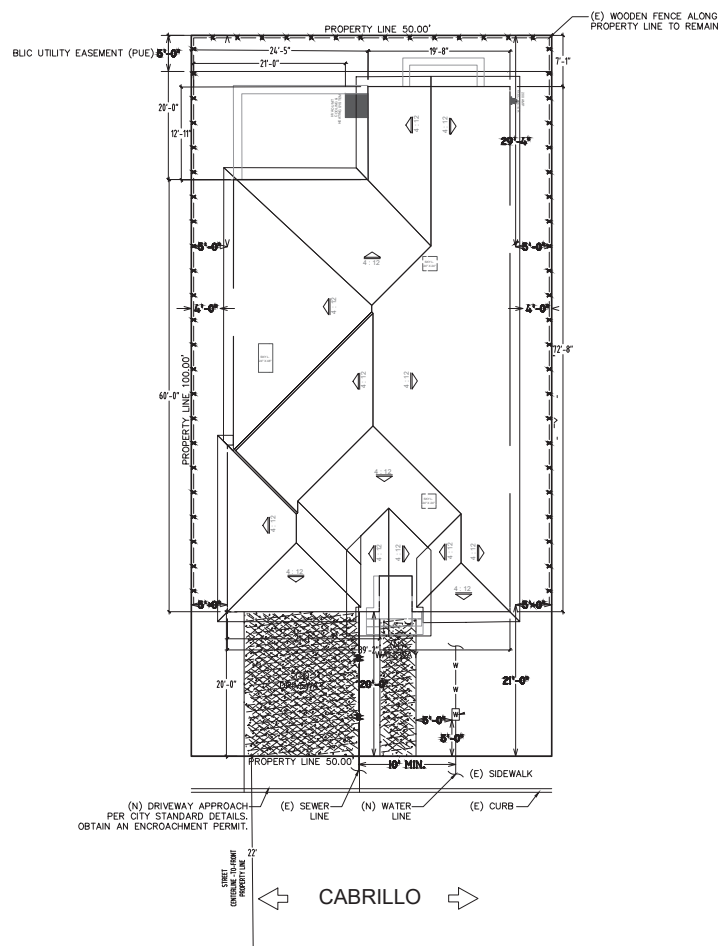
$$1/8''=1'-0''$$

DRAWN BY	R.A.
CHECKED	M.S.
JOB NO	001-25
DATE	08/18/2025
ISSUED FOR	PLANNING
SHEET:	

A 0.1

DRAWING NUMBER

2 OF 10



PROPOSED SITE PLAN
SCALE: 1/8"=1'-0"

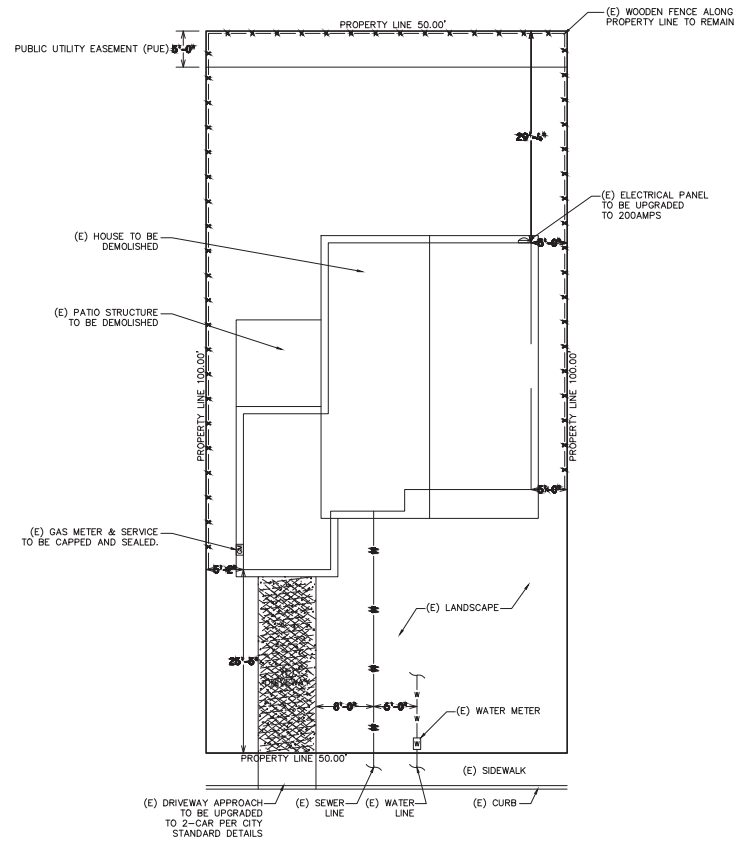


LINE DESIGN BUILD
Phone: 415-426-0146
Email: info@linedesignbuild.com

REVISION TABLE:		
Δ	REVISION DATE	BY
01	08/05/2025	R.A. PLN
02	08/16/2025	R.A. PLN

PROJECT ADDRESS:
1252 Cabrillo Ave
Santa Clara, CA, 95050
(Main House and Attached ADU)

SCALE:	
1/8" = 1'-0"	
Drawn by	R.A.
Checked	M.S.
PK#	001-25
Date	08/16/2025
Discipline	PLANNING
SHEET:	
A 1.1	
DRAWING NUMBER	
3 OF 10	



← CABRILLO →

EXCITING SITE PLAN
SCALE: 1/8"=1'-0"



LEGEND	
	PROPERTY LINE
	ROOF LINE
	WALL BELOW ROOF
	SETBACK LINE, REQUIRED
	EXISTING FENCE
	EXISTING WATER LINE, FIELD VERIFY
	EXISTING SEWER LINE, FIELD VERIFY
	EXISTING GAS LINE, FIELD VERIFY
	CONCRETE

REVISION TABLE			
REVISION	DATE	BY	APP
01	08/05/2025	R.A.	PLN
02	08/18/2025	R.A.	PLN

PROJECT ADDRESS:
1252 Cabrillo Ave
Santa Clara, CA 95050
(Main House and Attached ADU)

SCALE:

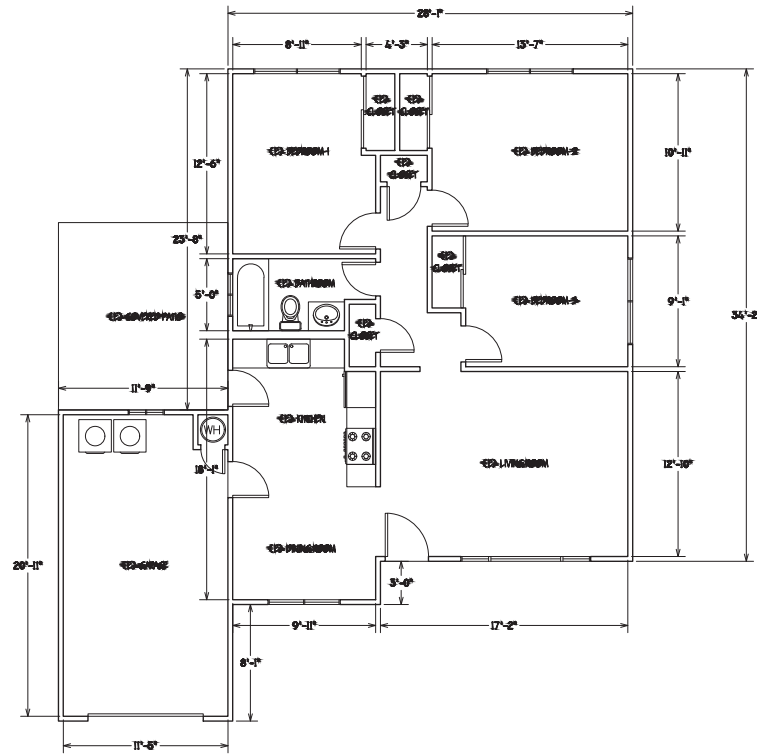
1/4" = 1'-0"

DESIGNED BY	R.A.
CHECKED BY	R.S.
DATE	08/18/2025
PROJECT	PLANNING

A 2

DRAWING NUMBER

4 OF 10



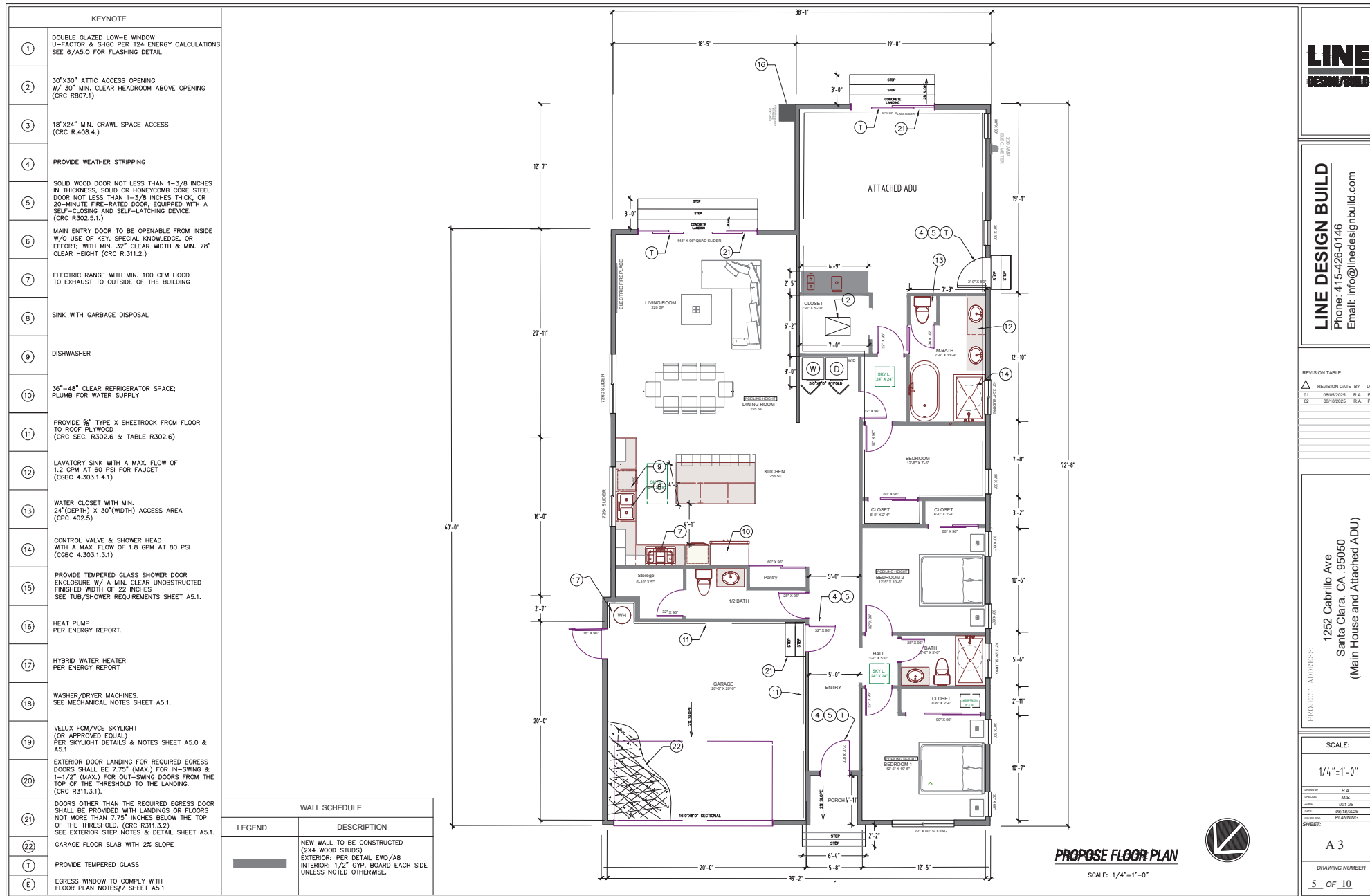
EXISTING FLOOR PLAN

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

WALL SCHEDULE

LEGEND	DESCRIPTION
	EXISTING WALL TO BE DEMOLISHED (2X4 WOOD STUDS)







REVISION	DATE	BY	DEP
08/05/2025	R.A.	PLN	
08/18/2025	R.A.	PLN	

1252 Cabrillo Ave
Santa Clara, CA ,95050
(Main House and Attached ADU)

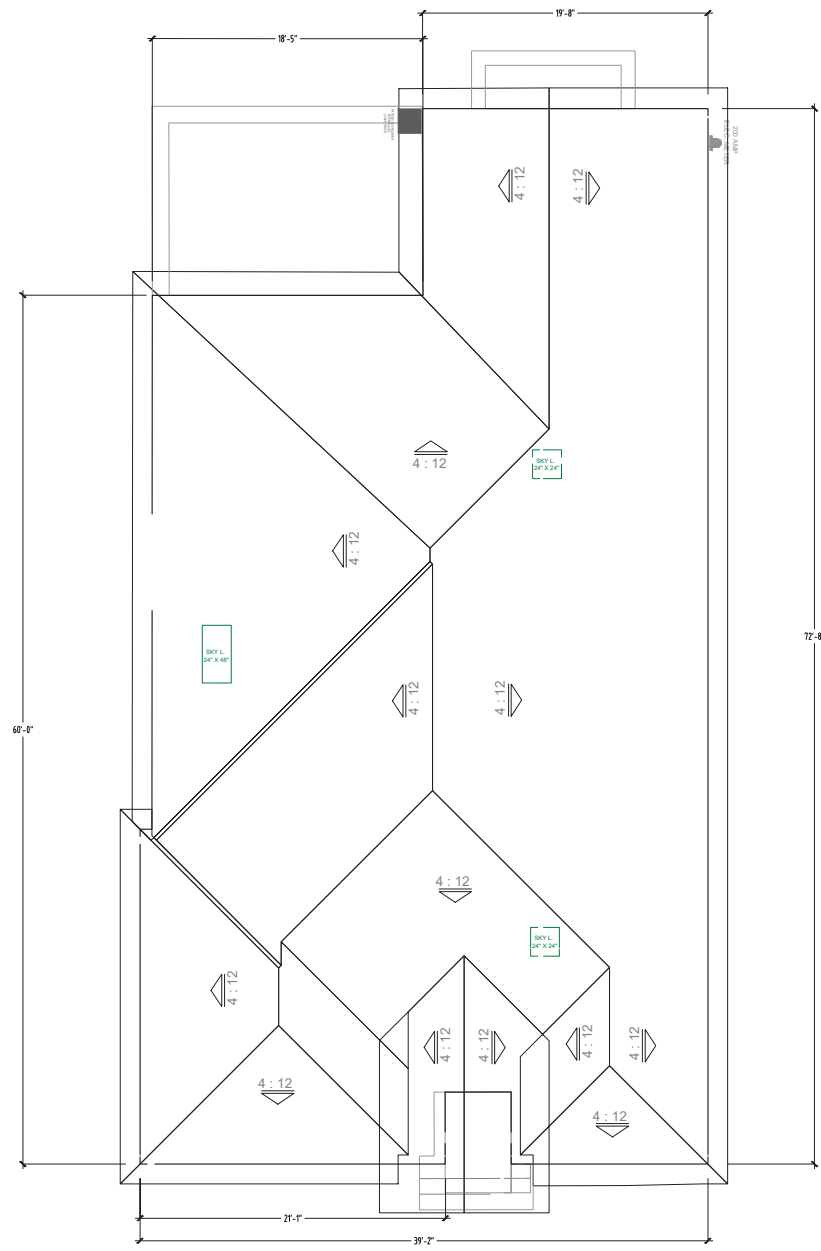
SCALE:

$$14'' = 1' - 0''$$

NAME	R.A.
CODE	M.S.
NO	001-25
DATE	08/18/2025
FOR	PLANNING
EET:	

A 4

DRAWING NUMBER
OF 10



PROPOSE ROOF PLAN

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





LINE DESIGN BUILD
Phone: 415-426-0146
Email: info@linedesignbuild.com

REVISION TABLE:			
Δ	REVISION DATE	BY	DEP
01	08/05/2025	R.A.	PLN
02	08/18/2025	R.A.	PLN

PROJECT ADDRESS:
1252 Cabrillo Ave
Santa Clara, CA 95050
(Main House and Attached ADU)

SCALE:	
1/4"=1'-0"	
DESIGNED BY:	R.A.
CHECKED:	M.S.
JOB NO	001-25
DATE:	08/18/2025
DESIGNED FOR:	PLANNING
SHEET:	
A 5	
DRAWING NUMBER	
7 OF 10	

ELEVATION NOTES

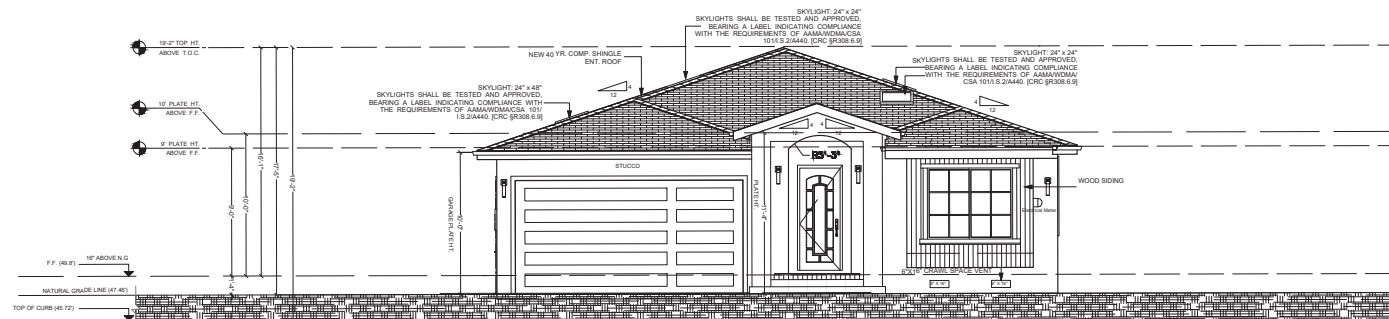
- 1) FINISH GRADE WITHIN 10' OF THE HOUSE SHALL HAVE A MIN. 5% SLOPE AWAY FROM FOUNDATION FOR PERVIOUS SURFACE AND MIN. 2% SLOPE FOR IMPVIOUS SURFACE (CBC 1804.3).
- 2) ON GRADED SITES, THE TOP OF ANY EXTERIOR FOUNDATION SHALL EXTEND ABOVE THE ELEVATION OF THE STREET GUTTER AT A POINT OF DISCHARGE (OR THE INLET OF AN APPROVED DRAINAGE DEVICE), A MIN. OF 12 INCHES PLUS 2%.
- 3) EXISTING DRAINAGE SHALL REMAIN THROUGHOUT CONSTRUCTION.
- 4) ROOFING MATERIAL SHALL HAVE 2-LAYERS OF # 30 FELT AS UNDERLAY AND FASTENED TO ROOF SHEATHING WITH CORROSION RESISTANT FASTENERS, TYPICAL (CRC R905.2.5.)
- 5) FLASHING (CBC 1507 AND CRC R905.2.8-R905.2.8.4) PROVIDE ROOF FLASHING AT ALL WALL AND ROOF INTERSECTIONS, GUTTERS, AND WHERE THERE IS A CHANGE IN THE ROOF SLOPE OR DIRECTION AROUND ROOF OPENINGS. FLASHING SHALL BE A MINIMUM 26 GAUGE CORROSION-RESISTANT GALVANIZED METAL.
- 6) DRIP EDGE (CBC 1507.2.8.3 AND CRC R905.2.8.5) PROVIDE A DRIP EDGE AT EAVES AND GABLES OF ASPHALT SHINGLE ROOFS. ADJACENT PIECES OF THE DRIP EDGE SHALL BE OVERLAPPED A MINIMUM OF 2 INCHES. THE DRIP EDGE SHALL EXTEND 1/4 INCH BELOW THE ROOF SHEATHING AND A MINIMUM OF 2 INCHES UP THE ROOF DECK. THE DRIP EDGE SHALL BE MECHANICALLY FASTENED TO THE ROOF DECK AT A MAXIMUM OF 12 INCHES WITH APPROVED FASTENERS. THE UNDERLAYMENT SHALL BE INSTALLED OVER THE DRIP EDGE ALONG THE EAVES, AND UNDER THE DRIP EDGE AT GABLES (RAKE EDGES). SHINGLES CAN BE FLUSH WITH THE DRIP EDGE IF ALLOWED BY THE MANUFACTURER.
- 7) WEATHER RESISTIVE BARRIERS SHALL BE INSTALLED AS REQUIRED IN SECTION R703.2 AND, WHERE APPLIED OVER WOOD-BASED SHEATHING, SHALL INCLUDE A WATER-RESISTIVE VAPOR-PERMEABLE BARRIER WITH A PERFORMANCE AT LEAST EQUIVALENT TO TWO LAYERS OF GRADE D PAPER (R703.6.3).
- 8) PLASTERING WITH PORTLAND CEMENT PLASTER SHALL NOT BE LESS THAN THREE COATS WHEN APPLIED OVER METAL LATH OR WIRE LATH AND SHALL BE NOT LESS THAN TWO COATS WHEN APPLIED OVER MASONRY, CONCRETE, PRESSURE-PRESERVATIVE TREATED WOOD OR DECAY-RESISTANT WOOD AS SPECIFIED IN SECTION R317.1 OR GYPSUM BACKING (R703.6.2).
- 9) A MINIMUM 26 GA. GALVANIZED CORROSION-RESISTANT WEEP SCREED WITH (R703.6.2.1):
A) A MINIMUM VERTICAL ATTACHMENT FLANGE OF 3-1/2 INCHES PROVIDED AT OR BELOW THE FOUNDATION PLATE LINE AT ALL EXTERIOR WALLS.
B) THE SCREED SHALL BE PLACED A MINIMUM OF 4 INCHES ABOVE EARTH OR 2 INCHES ABOVE PAVED AREA.
- 10) WINDOWS AND GLAZED DOORS MUST HAVE LABELS FOR "U-FACTOR" & "SHGC" AS REQUIRED PER ENERGY CODE. SEE ENERGY COMPLIANCE INFORMATION ON SHEET T-24.
- 11) CRAWL SPACE VENTS SHALL NOT OCCUR AT SHEAR WALLS.
- 12) MINIMUM NET AREA OF VENTILATION OPENINGS SHALL NOT BE LESS THAN 1 SQUARE FOOT FOR EACH 150 SQUARE FEET OF UNDER-FLOOR AREA (R408.2).
- 13) ONE VENTILATION OPENING SHALL BE WITHIN 3 FEET OF EACH CORNER OF THE BUILDING (R408.2).
- 14) 50% TO 70% OF EYEBROW VENTS SHALL BE IN THE UPPER 1/3 OF ROOF STRUCTURE.
- 15) Shielded light fixtures where necessary to direct light to the ground and protect adjacent properties from excessive glare.

ATTIC VENTILATION CALCULATIONS

MANUFACTURER: CONSTRUCTION METALS
MODEL: LPDH18-0.125 (OR APPROVED EQUAL)
VENT OPENING: 18" X 7"
NET FREE AREA: 81 SQ. INCH (0.56 SF)
NEW ATTIC SPACE: 259.5 SF
REQUIRED VENTILATION (SF): $\frac{259.5}{167} = 16.79$
REQUIRED VENTS (#): $\frac{16.79}{0.56} = 30$

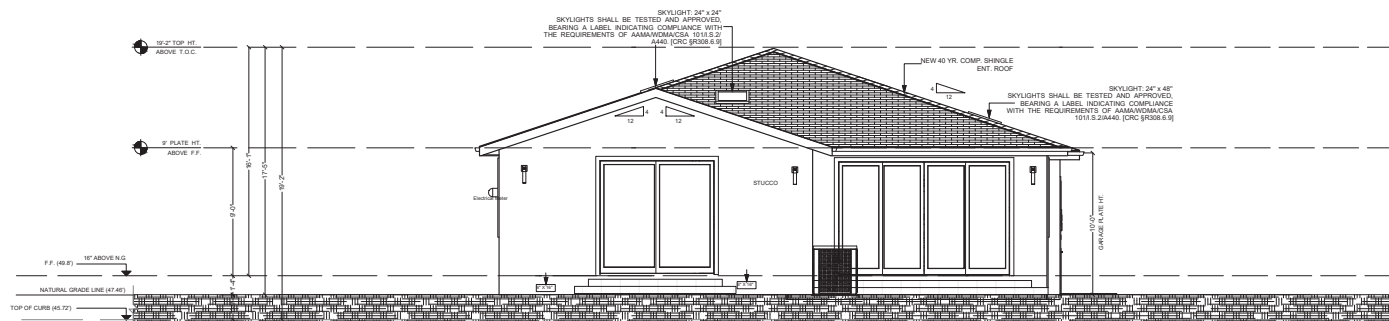
UNDERFLOOR VENTILATION CALCULATIONS

MANUFACTURER: CONSTRUCTION METALS
MODEL: SCV166 (OR APPROVED EQUAL)
VENT OPENING: 6" X 16"
NET FREE AREA: 96" SQ. INCH (0.667 SF)
UNDERFLOOR SPACE: 2,113.6 SF
REQUIRED VENTILATION (SF): $\frac{2113.6}{14.09} = 14.99$
REQUIRED VENTS (#): $\frac{14.99}{0.667} = 22$



PROPOSED FRONT (NORTH) ELEVATION

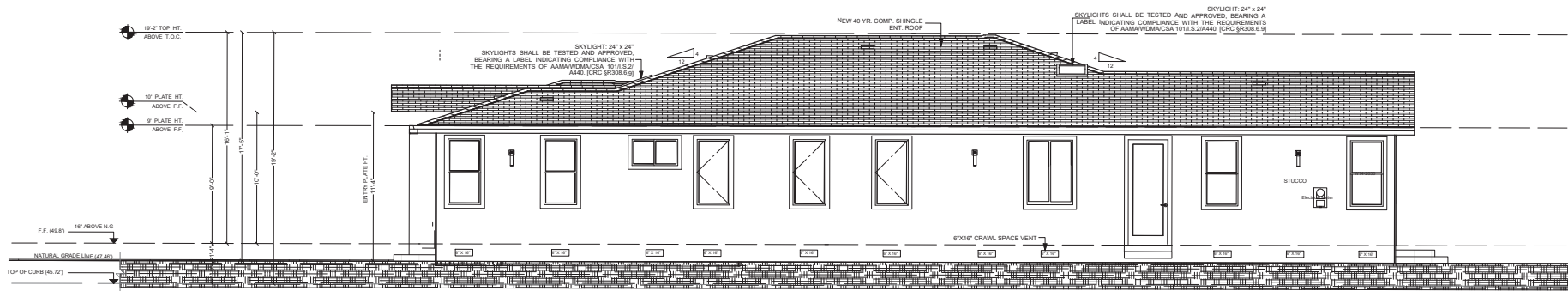
SCALE: 1/4"=1'-0"



PROPOSED REAR (SOUTH) ELEVATION

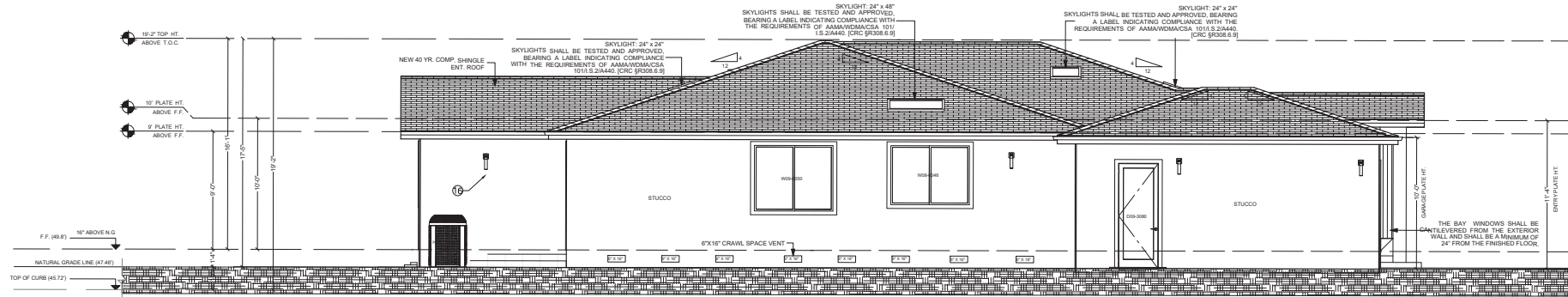
SCALE: 1/4"=1'-0"





PROPOSED LEFT (EAST) ELEVATION

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



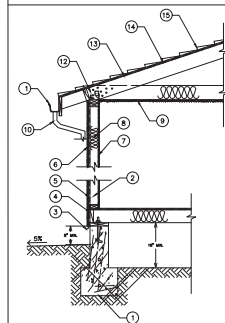
PROPOSED RIGHT (WEST) ELEVATION

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

KEYNOTE

①	FOUNDATION PER PLAN	⑥	3-COAT OF 7/8" STUCCO APPLIED OVER METAL LATH (CRC R703.6)	⑪	CORROSION RESISTANT GUTTER	⑯	
②	STUD WALL PER PLAN	⑦	1/2" SHEETROCK	⑫	ROOF FRAMING PER PLAN		
③	STUCCO WEEP SCREED @ FOUNDATION PLATE LINE, 4" MIN. ABOVE THE EARTH, 2" MIN. ABOVE PAVED AREAS, TYP. (R703.6.2.1)	⑧	INSULATION PER PLAN	⑬	ROOF SHEATHING PER PLAN		
④	WALL SHEATHING PER PLAN	⑨	5/8" SHEETROCK	⑭	#30 FELT UNDERLAYMENT		
⑤	2-LAYERS OF GRADE D PAPER AS WATER-RESISTIVE BARRIER (CRC R703.2 / R703.6.3)	⑩	NONCOMBUSTIBLE OR A MIN. OF SCHEDULE 40 PLASTIC PIPE DOWNSPOUT, TYP. (CBC 1502.4)	⑮	ROOFING PER PLAN		

EXTERIOR WALL DETAIL



LINE
DESIGN BUILD

LINE DESIGN BUILD
Phone: 415-426-0146
Email: info@linedesignbuild.com

REVISION TABLE:

NO.	REVISION DATE	BY	CHK
01	08/09/2020	R.A.	PLN
02	08/16/2020	R.A.	PLN

PROJECT ADDRESS:

1252 Cabrillo Ave
Santa Clara, CA, 95050
(Main House and Attached ADU)

SCALE:

1/4"=1'-0"

PROJECT	R.A.
DESIGNER	M.B.
DATE	08/16/2020
DATE	08/16/2020
SHEET	PLANNING

A 6

DRAWING NUMBER

8 OF 10

REVISION TABLE:			
△	REVISION	DATE	BY
01	08/05/2025	R.A.	PLN
02	08/18/2025	R.A.	PLN

PROJECT ADDRESS:
1252 Cabrillo Ave
Santa Clara, CA 95050
(Main House and Attached ADU)

SCALE:

1/4"=1'-0"

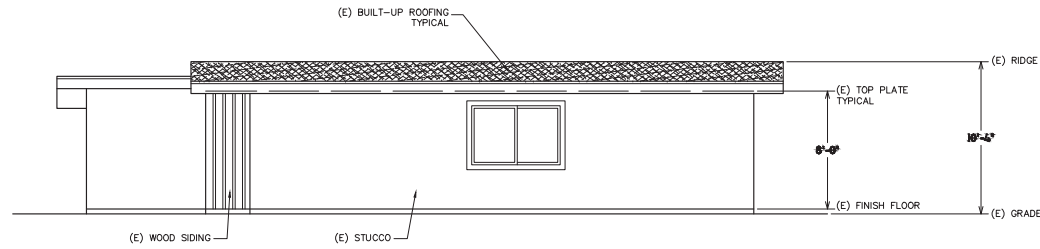
DESIGNED BY	R.A.
DRAWN BY	M.S.
CHECKED BY	001-235
DATE	08/18/2025
REVISION	PLANNING

SHEET:

A 7

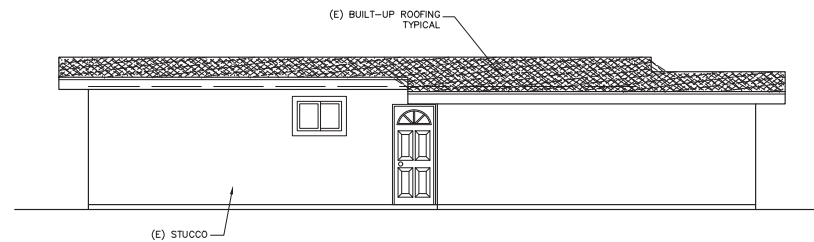
DRAWING NUMBER

9 OF 10



EXCITING NORTH/RIGHT SIDE ELEVATION

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



EXCITING SOUTH/LEFT SIDE ELEVATION

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

REVISION TABLE			
△	REVISION DATE	BY	DEP
01	08/05/2025	R.A.	PLN
02	08/18/2025	R.A.	PLN

PROJECT ADDRESS:

1252 Cabrillo Ave
Santa Clara, CA, 95050
(Main House and Attached ADU)

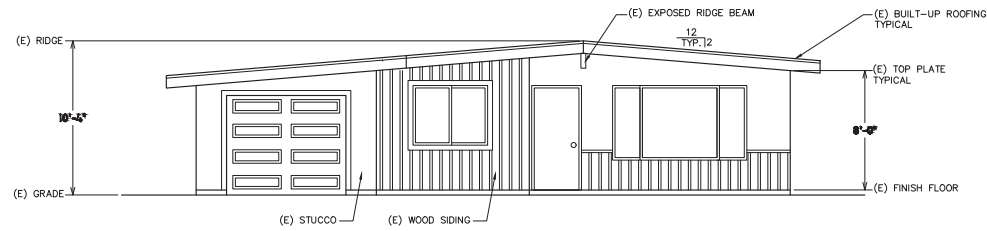
SCALE:
1/4" = 1'-0"

Author	R.A.
Checker	M.S.
Drawn	08/18/2025
Revised	PLANNING

SHEET:

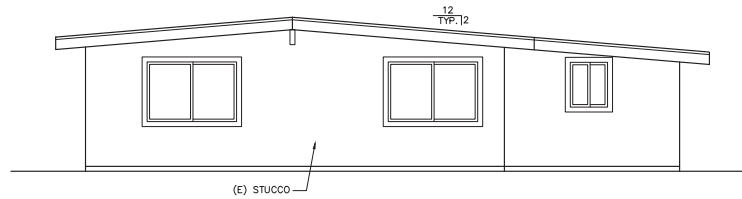
A 8

DRAWING NUMBER
10 OF 10



EXCITING EAST/FRONT ELEVATION

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



EXCITING WEST/ REAR ELEVATION

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