

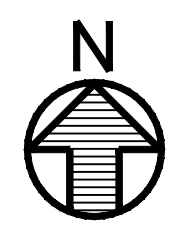
- LEGEND**
- DIRECTION OF WATER FLOW
  - F.G. = EXISTING FINISHED GRADE
  - F.D. = FINISHED PAD ELEVATION
  - F.F. = FINISHED FLOOR ELEVATION
  - FS = FRONT SETBACK
  - RS = REAR SETBACK
  - SS = SIDE SETBACK
  - P.U.E. = PUBLIC UTILITY EASEMENT
  - PL = PROPERTY LINE
  - W.R. = WATER RISER
  - W.M. = WATER METER
  - S.E.S. = SERVICE ENTRANCE SECTION
  - WATER LINE W — W — W
  - H.B./V.B. = HOSE BIB WITH VACUUM BREAKER
  - ELECTRIC LINE — — — — —
  - SEWER LINE S — S — S
  - T.O.S. = TOP OF SLAB
  - G.M. = GAS METER
  - EX = EXISTING
  - P.D.E. = PUBLIC DRAINAGE EASEMENT
  - = TREE

SURFACE DRAINAGE SHALL BE DIVERTED TO A STORM SEWER CONVEYANCE OR OTHER APPROVED POINT OF COLLECTION THAT DOES NOT CREATE A HAZARD. LOT SHALL BE GRADED TO DRAIN SURFACE WATER AWAY FROM FOUNDATIONS. THE GRADE SHALL FALL A MINIMUM OF 6-INCHES WITHIN THE FIRST 10- FEET OR AS FOLLOWS:

FINISHED GRADE SHALL SLOPE AWAY FROM RESIDENCE AND OTHER STRUCTURES AT 5/8" FOR A MINIMUM DISTANCE OF 5' TO THE STREET AS APPROVED.

RESIDENCE FINISHED FLOOR TO BE A MINIMUM OF 12-INCHES ABOVE THE HIGHEST ADJACENT GRADE WITHIN 10 FEET OF THE FOUNDATION.

VAR21-04



**PROJECT NARRATIVE:**  
THIS PROJECT IS TO CONSTRUCT AN ATTACHED BEDROOM, BATHROOM, SMALL COVERED PATIO, AND CONVERT EXISTING PATIO TO STORAGE

**INDEX:**

- SITE PLAN.....1
- FLOOR PLAN, DIMENSIONED PLAN.....2
- ELEVATIONS.....3
- ARCHITECTURAL DETAILS.....4
- FOUNDATION PLAN, ROOF FRAMING PLAN & BRACED WALL PLAN.....5
- FOUNDATION & FRAMING DETAILS.....6
- STRUCTURAL DETAILS.....7
- ELECTRICAL PLAN.....8
- MECHANICAL PLAN.....9
- PLUMBING PLAN.....10
- GENERAL ARCHITECTURAL NOTES.....11
- GENERAL STRUCTURAL NOTES.....12
- GENERAL STRUCTURAL NOTES.....13



THESE PLANS ARE COPYRIGHTED AND PROTECTED UNDER SEC. 109 OF THE UNITED STATES COPYRIGHT ACT, AS AMENDED, 17 U.S.C. SEC. 101 ET SEQ. ("THE ACT") AS BOTH ARCHITECTURAL WORK AND AS "ARCHITECTURAL WORK". THE ACT PROTECTS THESE PLANS AND THE STRUCTURES BUILT BASED ON THESE PLANS, AMONG OTHER THINGS. THE PROTECTION EXTENDS TO THE OVERALL FORM AS WELL AS THE ARRANGEMENT AND COMPOSITION OF SPACES AND ELEMENTS IN THE DESIGN.

WRITTEN DIMENSIONS ON THESE DRAWINGS SHALL HAVE PRECEDENCE OVER SCALED DIMENSIONS. CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS AND CONDITIONS ON THE JOB. THE CONTRACTOR MUST BE NOTICED OF VARIATIONS FROM THE DIMENSIONS AND CONDITIONS SHOWN BY THESE DRAWINGS.

ANY UNAUTHORIZED USE OF THESE PLANS, OR WORKS OR FORMS REPRESENTED IN THESE PLANS, SHALL RESULT IN LEGAL ACTION AGAINST THE REFERRED TO BY ALL LEGAL COSTS AND FEES INVOLVED IN BRINGING SUCH LEGAL ACTION.

**PROJECT DATA:**

OWNER'S NAME:  
**CECILIA L. ROMERO**

PROJECT ADDRESS:  
**5315 W. MYRTLE AVE., GLENDALE, AZ 85301**

PARCEL NUMBER:  
**141-11-019B**

SUBDIVISION / LOT:  
**PARK PLACE BLKS 2,5,6 / # 2**

DESCRIPTION:  
**PARK PLACE LOT 2 N<sup>1</sup>/<sub>4</sub> OF E <sup>1</sup>/<sub>4</sub> BLK 2**

LATITUDE/LONGITUDE:  
**33.54191101 / -112.1357436**

ZONING:  
**R-3**

SECTION 8, TOWN 2N, RANGE 2E

SQUARE FOOTAGE CALCULATION:

- EX. SINGLE FAMILY RESIDENCE = 1,032 S.F. (LIVABLE)
- EX. STORAGE 2 = 120 S.F.
- EX. PATIO COVER = 114 S.F. - (NEW CONVERSION TO STORAGE) REMODEL
- PATIO EXTENSION = 52 S.F. - (NEW)
- BATHROOM = 39 S.F. - (NEW)
- BEDROOM = 166 S.F. - (NEW)

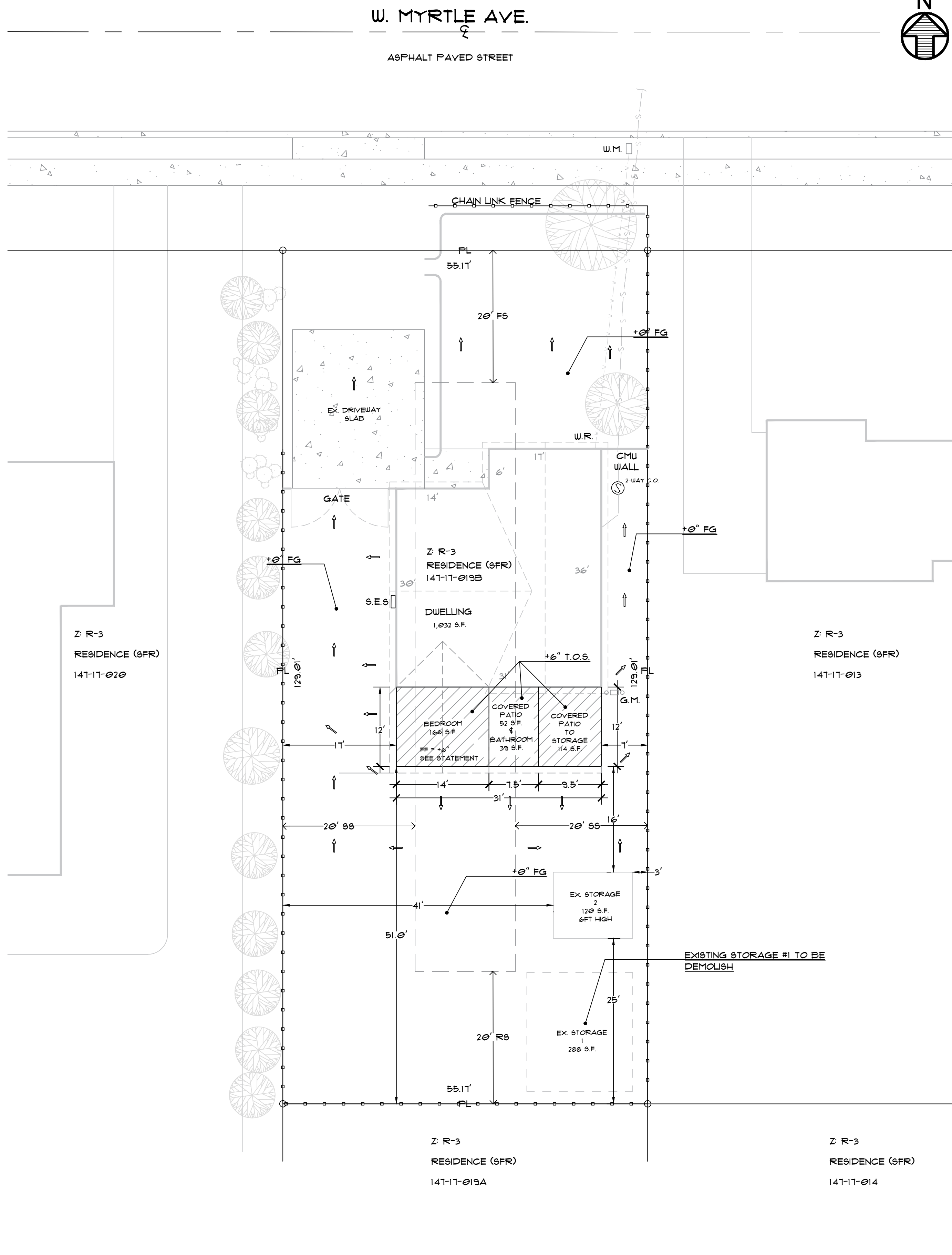
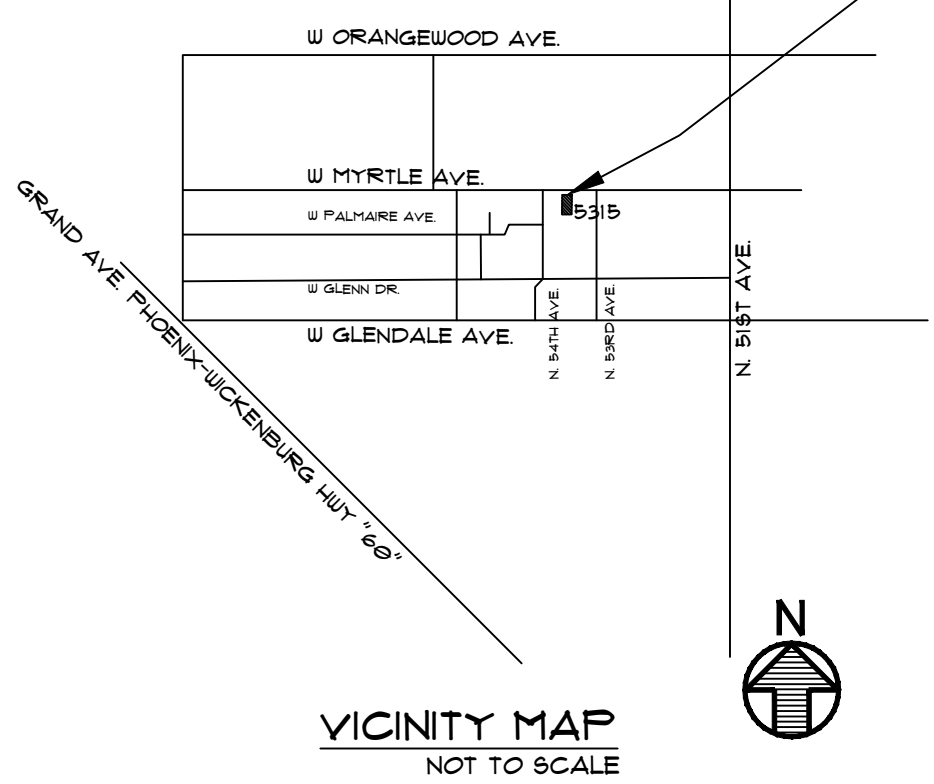
TOTAL ROOF COVERAGE = 1,523 S.F.  
TOTAL LOT AREA = 1111 S.F.  
LOT COVERAGE: 21.4% < 50% (LOT COVERAGE R-3)

**CODE:**

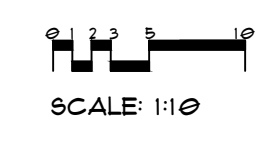
THE PHOENIX BUILDING CONSTRUCTION CODE 2018 INTERNATIONAL RESIDENTIAL CODE WITH LOCAL AMENDMENTS.

GROUND SNOW LOAD = 0 PSF  
WIND SPEED = 115 MPH (ULTIMATE), 3-SECOND GUST (89 MPH ASD)  
TOPOGRAPHIC EFFECTS: NONE  
SEISMIC DESIGN = CATEGORY "B"  
WEATHERING: NEGLIGIBLE  
FROST LINE DEPTH: 0  
TERMITE: MODERATE TO HEAVY  
WINTER DESIGN TEMPERATURE = 32°F  
ICE SHIELD UNDERLAYMENT REQUIRED: N/A  
FLOOD HAZARDS: PER FEMA  
AIR FREEZING INDEX: 0  
DECAY: NONE TO SLIGHT  
MEAN ANNUAL TEMPERATURE: 12.6°F

THIS PROJECT:  
5315 W. MYRTLE AVE., GLENDALE, AZ 85301  
PARCEL NUMBER: 141-11-019B  
ZONING: R-3



**SITE PLAN**



**ROMERO RESIDENCE**  
5315 W. MYRTLE AVE.  
GLENDALE, ARIZONA 85301

REVISION:  
R1: CITY OF GLENDALE  
10/17/2020

SUBDIVISION:  
PARK PLACE BLKS  
2,5,6

DATE:  
03 / 01 / 2020

PLAN:  
MR5313

SHEET:  
1