



NOTICE OF APPROVAL

The Department of Community Planning & Building of the City of Carmel-by-the-Sea has approved a Project pursuant to the City's Municipal Code. Persons interested in the project may review additional materials available at the Department of Community Planning & Building located at City Hall on Monte Verde Street between Ocean and 7th Avenues, phone number 831-620-2010.

The decision to approve this project may be appealed within 10 days from the date of this by filing a written appeal with the Department of Community Planning & Building.

Planning Case #: Design Study 20110

Owner Name: MOHA ALEXANDRE & MOHA ISABELLE ESSEL TRS

Case Planner: Marnie R. Waffle, AICP, Senior Planner

Date Posted: _____

Date Approved: 12/07/2020

Project Location: 8th Avenue, 2 SE Monte Verde

APN #: 010193021000 **BLOCK/LOT:** 94/PTS. LOTS 1, 2, 3, 4

Applicant: Adam Jeselnick

Project Description: Approval of Design Study (DS 20-110, Moha) authorizes site coverage and light fixture revisions to Design Study (DS 18-313, Moha-Essel) for the residence located on 8th Avenue 2 SE of Monte Verde in the R-1 Single Family Residential District. All project construction shall be performed in accordance with the project plans prepared by Adam Jeselnick Architect stamped approved and on-file at the Community Planning & Building Department, unless modified by the conditions of approval.

Can this project be appealed to the Coastal Commission? Yes No

Upon completion of the 10 calendar-day appeal period, please return this form, along with the Affidavit of Posting, to the case planner noted above.

GENERAL NOTES

1. VERIFY ALL EXISTING DIMENSIONS AND CONDITIONS AT THE SITE; CONFIRM ANY VARIATIONS OR CONFLICTING OR MISSING DIMENSIONS OR DATA PRIOR TO COMMENCING WORK. USE WRITTEN DIMENSIONS ONLY; DO NOT SCALE DRAWINGS FOR THE PURPOSE OF DETERMINING A DIMENSION DURING CONSTRUCTION.
2. CONSTRUCTION DETAILS: NOT SPECIFICALLY SHOWN ON THE DRAWINGS SHALL BE BUILT TO CONFORM TO SIMILAR CONSTRUCTION, IN ACCORDANCE WITH THE BEST COMMON PRACTICE AND/OR MANUFACTURER'S SPECIFICATIONS FOR THE INSTALLATION OF THEIR MATERIALS OR ITEMS.
3. ALL CONSTRUCTION (MATERIALS, WORKMANSHIP & METHODS) SHALL COMPLY WITH TITLE 24 AND THE **2016 CALIFORNIA BUILDING** CODE (CBC); CALIFORNIA PLUMBING CODE (CPC), CALIFORNIA MECHANICAL CODE (CMC), CALIFORNIA ELECTRICAL CODE (CEC), CALIFORNIA ENERGY CODE, FIRE CODE, AND CALGREEN; AND ALL LOCAL AMENDMENTS AS ADOPTED BY CITY ORDINANCE.
4. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR SAFETY ON THE JOB SITE AND MUST ADHERE TO ALL FEDERAL, STATE LOCAL AND O.S.H.A. SAFETY REGULATIONS.
5. DEMOLITION: CONFIRM ALL DEMOLITION REQUIREMENTS WITH THE OWNER AND TENANT. VERIFY WITH OWNER AND TENANT WHICH ITEMS, IF ANY, HE/SHE WISHES TO RETAIN FOR HIS/HER USE. ALL OTHER ITEMS TO BECOME PROPERTY OF THE CONTRACTOR AND ARE TO BE PROPERLY REMOVED FROM THE PREMISES. SEE DEMOLITION PLAN A1.1 FOR ADDITIONAL NOTES.
6. FIRE ALARM AND FIRE SPRINKLER SYSTEM - NONE EXISTING. IF REQUIRED, NEW FIRE SPRINKLER SYSTEM DESIGN TO BE SUBMITTED UNDER SEPARATE PERMIT AND SHALL COMPLY WITH THE CALIFORNIA FIRE CODE, SECTION 903 AND 907 AND ALL LOCAL AMENDMENTS.
7. PLUMBING SPECIFICATIONS TO BE PROVIDED AS A DEFERRED SUBMITTAL.

SHEET INDEX

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A1.0	SITE PLAN
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A2.3	PROPOSED FLOOR PLANS
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1 EXISTING SITE PHOTOGRAPHS

SCOPE OF WORK

MINOR TRACK 1 RESIDENTIAL DESIGN REVIEW PERMIT TO INCLUDE:

- REPLACE EXISTING EXTERIOR LIGHT FIXTURES TO MEET CODE MINIMUMS.
- MODIFY EXTERIOR SITE COVERAGE TO INCLUDE NEW PERMEABLE PAVER PATIO.

CONSTRUCTION TYPE:	V-B
OCCUPANCY:	RESIDENTIAL (R-3) (EXISTING & PROPOSED)
FIRE SPRINKLERS:	NONE EXISTING. FIRE SPRINKLER SYSTEM IF REQUIRED. DEFERRED SUBMITTAL FOR BUILDING PERMIT.
WATER:	CAL-AM
SEWER:	CARMEL AREA WASTEWATER DISTRICT
TREE REMOVAL:	NONE
LOT SIZE:	4,068 SQUARE FEET (0.093 ACRES)

FLOOR AREA, EXISTING:	
HOUSE, 1ST FLOOR:	1307 SF
HOUSE, 2ND FLOOR:	1270 SF
CARPORT:	161 SF
TOTAL:	2,738 SF

FLOOR AREA, PROPOSED:	
HOUSE, 1ST FLOOR:	1307 SF
HOUSE, 2ND FLOOR:	1270 SF
CARPORT:	161 SF
TOTAL:	2,738 SF

SITE COVERAGE, EXISTING:	
EXISTING GRAVEL DRIVEWAY:	233 SF (PERM.)
FRONT WALKWAY:	168 SF (PERM.)
STONE STEPS:	48 SF (IMPERM.)
SIDE YARD CONC. WALK:	145 SF (IMPERM.)
REAR YARD CONC. WALK:	75 SF (IMPERM.)
REAR YARD GRAVEL PATH:	231 SF (PERM.)
WOOD DECK:	313 SF (PERM.)
TOTAL:	1,213 SF SF

SITE COVERAGE, PROPOSED:	
EXISTING DRIVEWAY:	120 SF (PERM.)
FRONT WALKWAY:	168 SF (PERM.)
STONE STEPS:	48 SF (IMPERM.)
SIDE YARD CONC. WALK:	145 SF (IMPERM.)
REAR YARD CONC. WALK:	75 SF (IMPERM.)
WOOD DECK:	313 SF (PERM.)
REAR PAVER PATIO:	113 SF (PERM.)
TOTAL:	1,213 SF
(NO NET CHANGE FROM EXISTING)	
(NOTE: REPLACE EXISTING GRAVEL WITH NEW CRUSHED ROCK)	

BUILDING HEIGHT:	27.00' (EXISTING)
	27.00' (PROPOSED)

**CARMEL-BY-THE-SEA
PLANNING DEPARTMENT
APPROVED**

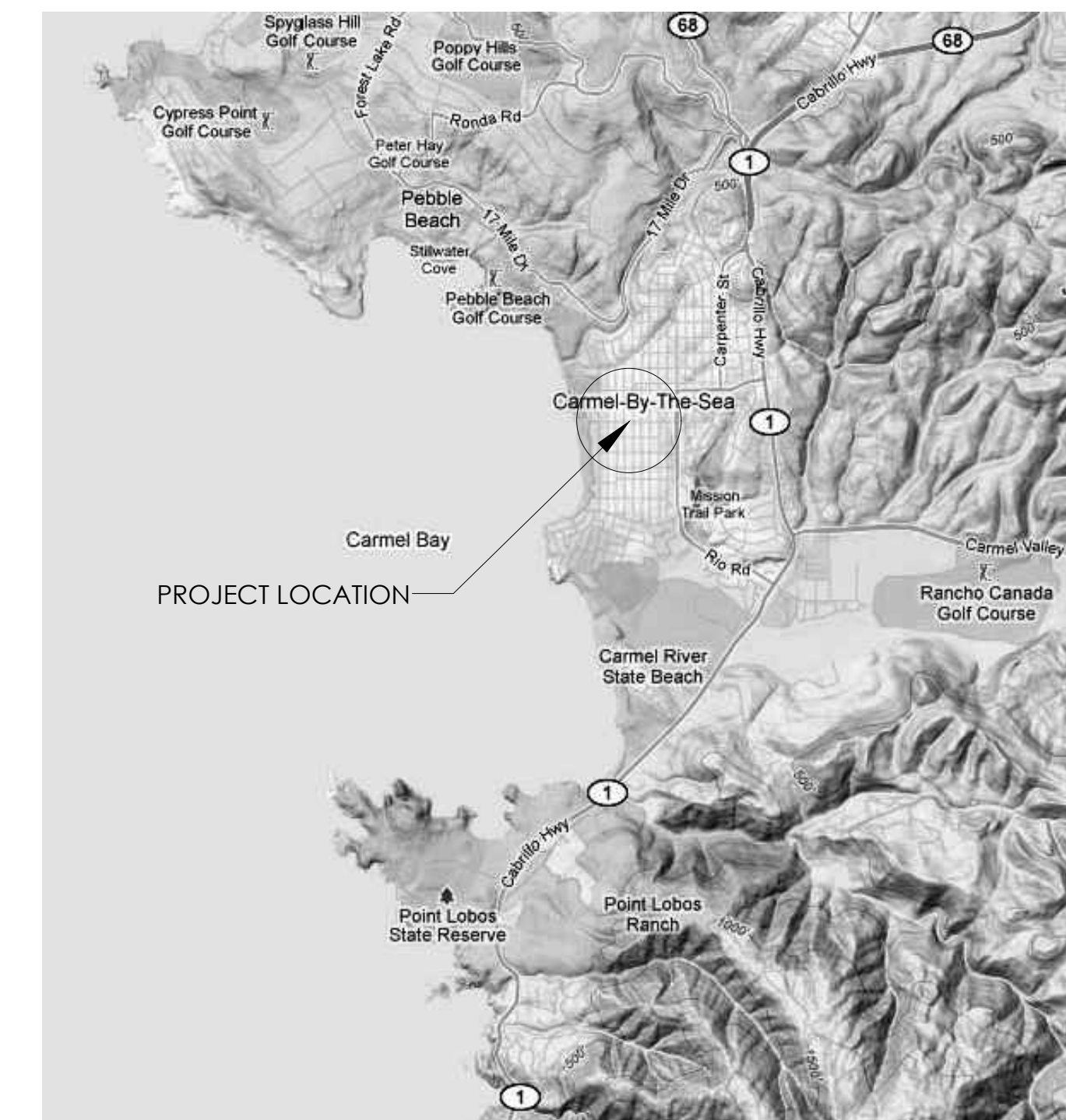
Permit #: DS 20-110 (Moha)

Date Approved: 12/07/2020

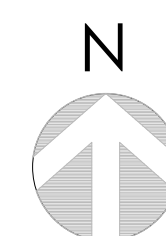
Planner: M. Waffle

PROJECT DATA

PROPERTY ADDRESS:	8TH AVENUE 2 S/E OF MONTE VERDE, CARMEL-BY-THE-SEA, CALIFORNIA 93923
A.P.N.	010-193-021
ZONING:	SINGLE FAMILY RESIDENTIAL (R-1)
DESIGN PERMIT:	---
OWNER:	ALEXANDRE MOHA AND ISABELLE ESSEL PHONE: (498) 391.0527
ARCHITECT:	ADAM JESELNICK ARCHITECT 24398 PORTOLA AVENUE CARMEL-BY-THE-SEA, CA 93923 PHONE: (831) 620.5164 CONTACT: ADAM JESELNICK EMAIL: aejarch@gmail.com



2 VICINITY MAP
SCALE: N.T.S.



SITE PLAN NOTES

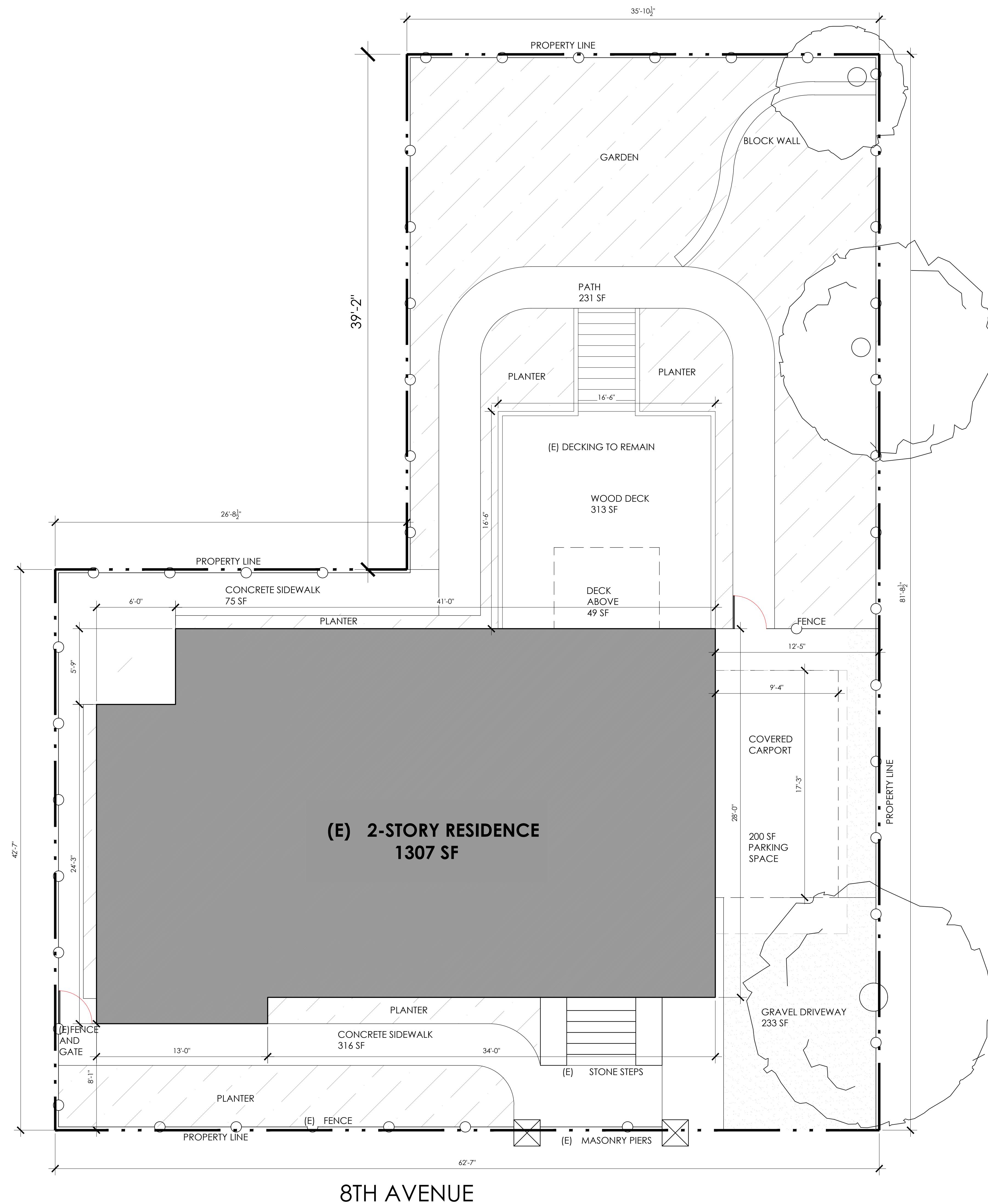
1. NO CHANGE TO EXISTING FLOOR AREA OR SITE COVERAGE.
2. PROTECT EXISTING TREES AS REQUIRED BY CITY FORESTER PRIOR TO STARTING CONSTRUCTION.

SITE COVERAGE CALCULATIONS

CARPORT / PARKING PAD	200 SF (NOT INCL. IN SITE COVERAGE)
DRIVEWAY	233 SF (PERMEABLE)
FRONT WALKWAY	168 SF (PERMEABLE)
STONE STEPS	48 SF (IMPERMEABLE)
SIDE YARD CONC. WALK	145 SF (IMPERMEABLE)
REAR YARD CONC. WALK	75 SF (IMPERMEABLE)
REAR YARD GRAVEL PATH	231 SF (PERMEABLE)
WOOD DECK	313 SF (PERMEABLE)
SITE COVERAGE (EXISTING)	1,213 SF TOTAL

LOT AREA = 4,068 SF
 ALLOWABLE SITE COVERAGE = 401.5 SF + 163 SF (DRIVEWAY) = 564.5 SF*

* SITE COVERAGE IS EXISTING NON-CONFORMING.



1 EXISTING SITE PLAN
 SCALE: 1/4"=1'-0"



LIGHTING SPECIFICATION

VEX 20 OUTDOOR WALL



With its unassuming minimalist profile, the Vex 20 outdoor LED wall sconce from Tech Lighting features your choice of down-only or up- and down-light exterior wall illumination and delivers a wide range of optical control in a unique and deceptively simple design. Vex is ideal for outdoor (or indoor) accent lighting, ambient lighting, wall grazing, and way-finding applications where beam angle is critical or being used to add dramatic effects. Independent, up and down beam angles from 10° - 100° are achieved with simple tool-free adjustments. Beams can be set symmetric or asymmetric in both directions and are lockable. Plus, angle markers ensure consistent and precise aiming and adjustment from fixture to fixture. This uniquely contemporary outdoor light fixture is available in four durable, marine grade powder coat finishes: White, Black, Charcoal or Bronze and available in 3000K CCT.

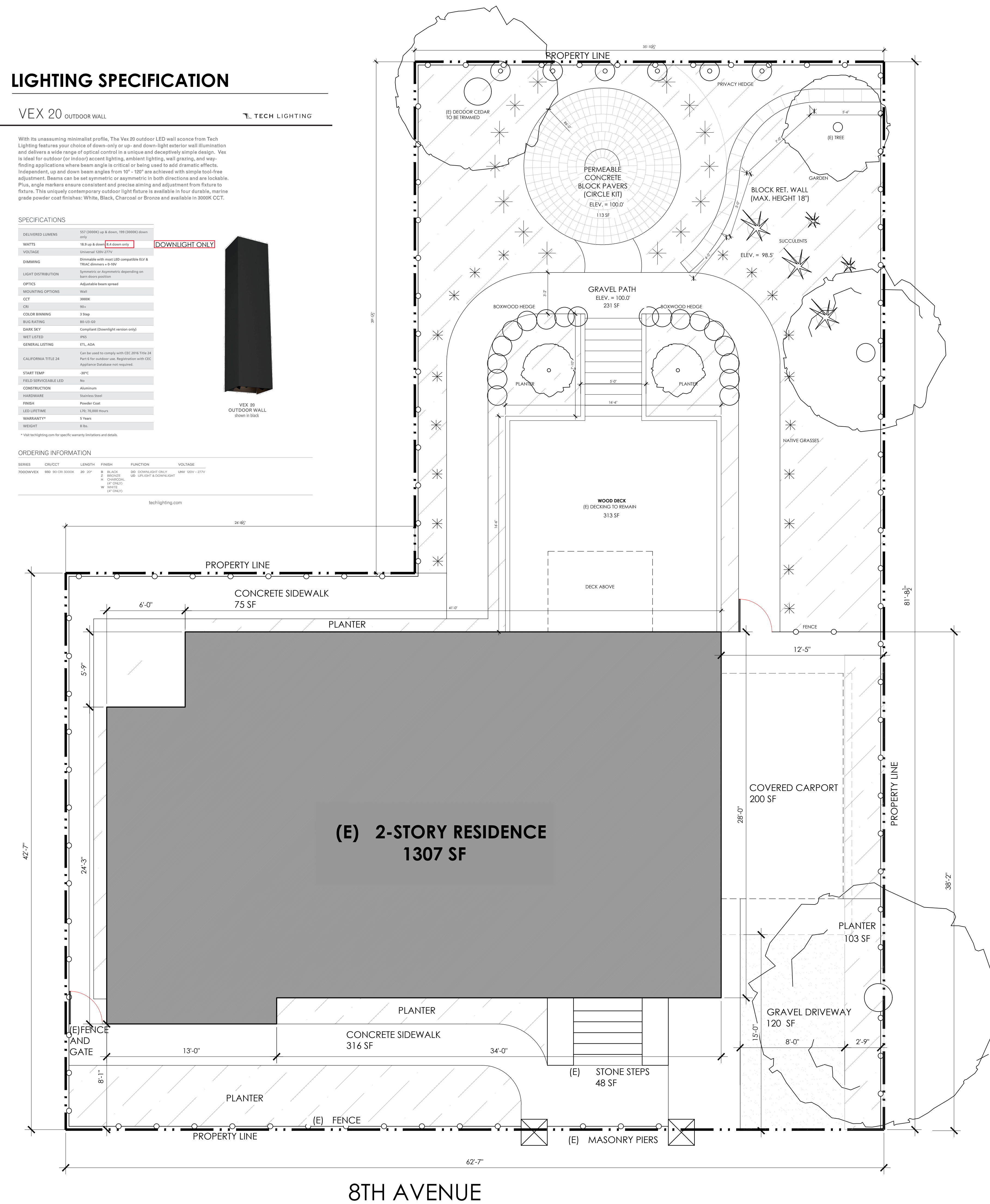
SPECIFICATIONS	
DELIVERED LUMENS	537 (2800K) up & down, 109 (3000K) down only
WATTS	18.9 up & down, 8.4 down only
VOLTAGE	Universal 120V-277V
DIMMING	Dimmable with most LED compatible EDP & TRIAC dimmers, 0-10V
LIGHT DISTRIBUTION	Symmetric or Asymmetric depending on beam-down position
OPTICS	Adjustable beam spread
MOUNTING OPTIONS	Wall
CCT	3000K
CRI	90
COLOR BINNING	3 Step
BUS RATING	80-105-60
DARK SKY	Compliant (Downlight version only)
UL LISTED	YES
GENERAL LISTING	ETL, ADA
CALIFORNIA TITLE 24	Can be used to comply with CCC 2019 Title 24 Part 6 for outdoor use. Registration with CEC Application Database not required.
START TEMP	-20°C
FIELD SERVICEABLE LED	No
CONSTRUCTION	Aluminum
IMMERSION	Not Immersed
FINISH	Powder Coat
LED LIFETIME	L90, 70,000 hours
WARRANTY**	5 Years
WEIGHT	8 lbs.



ORDERING INFORMATION

SERIES	CHUCK	LENGTH	FINISH	FUNCTION	VOLTAGE
3000VEX	800-341231-3000K	30-30"	B BLACK, C CHARCOAL, W WHITE, UP ONLY	300 DOWNLIGHT ONLY	UNV 120V-277V
			M BRUSHED ALUMINUM, UP ONLY & DOWNLIGHT		
			UP ONLY		
			UP ONLY		

techlighting.com



SITE AND LANDSCAPE PLAN NOTES

1. NO INCREASE TO EXISTING SITE COVERAGE.
2. PROTECT EXISTING TREES AS REQUIRED BY CITY FORESTER PRIOR TO STARTING CONSTRUCTION.
3. TRIM EXISTING DEODAR CEDAR, UP TO 25% PER CITY GUIDELINES.

SITE COVERAGE CALCULATIONS

CARPORT / PARKING PAD	200 SF (NOT INCL. IN SITE COVERAGE)
DRIVEWAY	120 SF (PERMEABLE) [minus 113 SF]
FRONT WALKWAY	168 SF (PERMEABLE)
STONE STEPS	48 SF (IMPERMEABLE)
SIDE YARD CONC. WALK	145 SF (IMPERMEABLE)
REAR YARD CONC. WALK	75 SF (IMPERMEABLE)
REAR YARD GRAVEL PATH	231 SF (PERMEABLE)
WOOD DECK	313 SF (PERMEABLE)
REAR PAVER PATIO	113 SF (PERMEABLE) [adds 113 SF]
SITE COVERAGE (EXISTING)	1,213 SF TOTAL
<p>LOT AREA = 4,068 SF ALLOWABLE SITE COVERAGE = 401.5 SF + 163 SF (DRIVEWAY) = 564.5 SF*</p> <p>* SITE COVERAGE IS EXISTING NON-CONFORMING, NO CHANGE TO (E)</p>	

LIGHTING SPECIFICATION - ENTRY

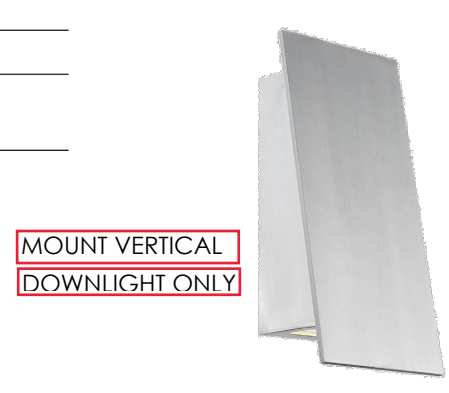
WAC LIGHTING

Model & Size	Color Temp & CRI	Finish	Input	LED Lumens	Delivered Lumens	UL 24
WS-W14911 11"	3000K 90	AL Brushed Aluminum	7W	440	352	Yes
	3000K 90	BK Black	7W	440	352	Yes

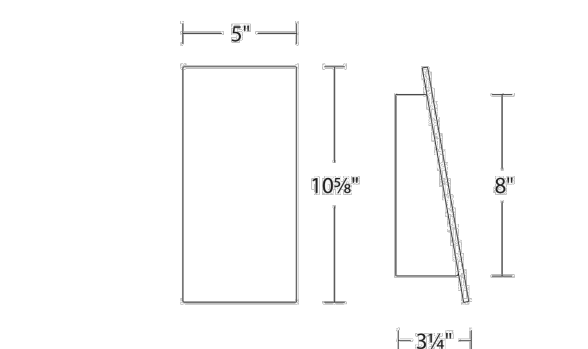
DESCRIPTION
 Clearly designed, minimalist lighting.

FEATURES
 • ALED driverless technology
 • 5-year warranty

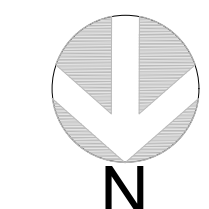
SPECIFICATIONS
 Color Temp: 3000K
 Input: 120 VAC, 50/60Hz
 CRI: 90
 Dimming: ELV 100-10%
 Rated Life: 50000 Hours
 Mounting: Can be mounted on wall vertically or upside down
 Standards: ETL, ETL PSES, Title 24 JAB 2016 Compliant, Dark Sky Friendly, Wet Location Listed
 Construction: Aluminum body with glass lens



FINISHES
 Black, Brushed Aluminum, White
 LINE DRAWING



1 PROPOSED SITE PLAN
 SCALE: 1/4" = 1'-0"



ADAM JESELNICK ARCHITECT



MOHA-ESSEL RESIDENCE
 8TH AVENUE 2 S/E OF MONTE VERDE,
 CARMEL-BY-THE-SEA, CALIFORNIA 93921

SITE PLAN

3/30/2020

1/4" = 1'-0"

A1.1

LIGHTING AND POWER SYMBOLS LEGEND

	SINGLE POLE ON/OFF SWITCH - INSTALL DIMMER ON SWITCHES TO ALL NON-FLOOR, FIXTURES		PRIMARY PANEL WITH DISCONNECT
	3-WAY SWITCH		GARBAGE DISPOSAL W/AIR SWITCH
	DUPLEX OUTLET		ULTRA-QUIET ENERGY STAR EXHAUST FAN - 5 AC/HR. - VENTED TO THE OUTSIDE
	BELOW COUNTER/APPLIANCE DUPLEX OUTLET		HIGH EFFICACY RECESSED LIGHT
	220 OUTLET		HIGH EFFICACY LED DOWNLIGHT - MIN. 40 LUMENS/WATT
	GROUND FAULT CIRCUIT INTERRUPT		CEILING MOUNT PENDANT
	MOTION SENSOR		FLUSH CEILING MOUNT FIXTURE
	DATA NODE: CATS, PHONE, TV CABLE CONNECTIONS		WALL MOUNT/WALL SCONCE LIGHT FIXTURE [WP = SUITABLE FOR DAMP OR WET LOCATIONS]
	GAS		MANUAL-ON/AUTOMATIC-OFF OCCUPANT SENSOR SWITCH
	RANGE HOOD VENTED TO THE OUTSIDE		COMBINATION CARBON MONOXIDE & SMOKE DETECTOR W/ PRIMARY POWER FROM BUILDING & BATTERY BACKUP
	WATER PROOF FAN AND LIGHT IN SHOWER CABINETS, PROVIDE BACKDRAFT PREVENTERS AND HUMIDITY CONTROLS		

INSTALLATION:

1. ALL WORK SHALL BE DONE IN ACCORDANCE WITH NEC AND STATE OF CALIFORNIA TITLE 24 REQUIREMENTS AND LATEST EDITIONS, LOCAL CODES AND REGULATIONS AND ALL OTHER APPLICABLE CODES AND ORDINANCES. INSTALLATION SHALL BE IN A WORKMANLIKE MANNER IN ACCORDANCE WITH THE ELECTRICAL CONTRACTORS ASSOCIATION OF INSTALLATION.
2. AN APPROVED MEANS OF DISCONNECT FOR THE ELECTRICAL SUPPLY TO EACH PIECE OF EQUIPMENT (FORCED AIR UNIT, WATER HEATER) SHALL BE PROVIDED IN SIGHT OF THE EQUIPMENT SERVED WHEN THE SUPPLY VOLTAGE EXCEEDS 50 VOLTS.
3. KITCHEN: COORDINATE ALL PLUMBING AND ELECTRICAL WORK WITH FINAL APPLIANCE TYPES, SIZES, LOCATIONS AND REQUIREMENTS AS SELECTED BY OWNER.
4. ALL SITE ELECTRICAL, GAS AND PLUMBING SHALL BE RUN UNDERGROUND. ALL PERMITS AND PRE-DIG REQUIREMENTS SHALL BE MET PRIOR TO INSTALLATION.

CIRCUITS:

1. ELECTRICAL OUTLETS SHALL HAVE GFCI PROTECTION AS REQUIRED BY THE CURRENT CEC. BATHROOMS, GARAGES, OUTDOORS, CRAWL SPACE AT OR BELOW GRADE LEVEL, UNFINISHED BASEMENTS, KITCHENS, BOATHOUSES, AND LAUNDRY AREAS.
2. BATHROOMS: ELECTRICAL OUTLETS SHALL BE SUPPLIED BY AT LEAST ONE 20-AMP BRANCH CIRCUIT. THE CIRCUITS SHALL HAVE NO OTHER OUTLETS PER NEC 210-52(D). IN ADDITION TO OTHER BRANCH CIRCUIT REQUIREMENTS, AT LEAST ONE 20 AMP BRANCH CIRCUIT WILL BE PROVIDED TO SUPPLY BATHROOM RECEPTACLE OUTLETS - CEC 210-11(C).
3. LAUNDRY: AT LEAST ONE 20 AMP BRANCH CIRCUIT SHALL BE PROVIDED TO SUPPLY LAUNDRY RECEPTACLE OUTLETS. SUCH CIRCUITS SHALL HAVE NO OTHER OUTLETS. (210.11(C)(2) CEC).
4. ALL BRANCH CIRCUITS THAT SUPPLY OUTLETS (INCLUDING LUMINAIRES) SHALL BE PROTECTED BY AN ARC-FAULT CIRCUIT INTERRUPTER (AFCI) LISTED TO PROVIDE PROTECTION OF THE ENTIRE BRANCH CIRCUIT. (CEC ARTICLE 210.12(B)).
5. HOMERUN ALL CIRCUITS TO ELECTRICAL PANEL.
6. APPLIANCES: TWO 20 AMP SMALL APPLIANCE BRANCH CIRCUITS SHALL BE INSTALLED, FOR ALL RECEPTACLE OUTLETS IN THE KITCHEN, DINING ROOM, PANTRY, OR OTHER SIMILAR AREAS. (210.11(C)(1) CEC)

LIGHTING:

1. ALL LOW EFFICACY LIGHT CONTROLS SHALL BE DIMMABLE, OR EQUIPPED WITH MANUAL-ON/AUTOMATIC-OFF OCCUPANCY SENSOR.
2. SURFACE MOUNTED LIGHTING FIXTURES IN CLOSETS SHALL BE 12 INCHES FROM THE NEAREST POINT OF STORAGE AREAS (SHELVING) FOR INCANDESCENT FIXTURES AND 6 INCHES FOR FLUORESCENT FIXTURES. RECESSED FIXTURES MAY BE 6 INCHES AWAY. (CEC ARTICLE 410.8(D)(1) - (4))
3. LIGHTS THAT ARE RECESSED INTO INSULATED CEILINGS SHALL BE APPROVED FOR ZERO CLEARANCE INSULATION COVER (IC) AND ARE CERTIFIED AIR TIGHT TO ASTM E283 AND LABELED AS AIR TIGHT (AT) TO LESS THAN 2.0 CFM AT 75 PASCALS.
4. KITCHEN: AT LEAST 50% OF INSTALLED WATTAGE OF LUMINAIRES MUST BE HIGH EFFICACY, AND THE ONES THAT ARE NOT MUST BE SWITCHED SEPARATELY. BATHROOMS, UTILITY ROOMS, GARAGES, AND LAUNDRY ROOMS: ALL LUMINAIRES SHALL BE HIGH EFFICACY OR SHALL BE CONTROLLED BY A MANUAL-ON/AUTOMATIC-OFF OCCUPANT SENSOR. OTHER ROOMS: ALL LUMINAIRES SHALL EITHER BE HIGH EFFICACY, OR SHALL BE CONTROLLED BY A MANUAL-ON/AUTOMATIC-OFF OCCUPANT SENSOR OR DIMMER. CLOSETS THAT ARE LESS THAN 70 SQUARE FOOT ARE EXEMPT FROM THIS REQUIREMENTS. OUTDOOR LIGHTING: ALL LUMINAIRES MOUNTED TO THE BUILDING OR TO OTHER BUILDINGS ON THE SAME LOT SHALL BE HIGH EFFICACY LUMINAIRES OR SHALL BE CONTROLLED BY A PHOTOCONTROL/MOTION SENSOR COMBINATION.
5. BATHROOMS: LIGHT FIXTURES IN TUB OR SHOWER ENCLOSURES ARE TO BE LABELED "SUITABLE FOR WET LOCATIONS" OR "SUITABLE FOR DAMP LOCATIONS." (CEC ARTICLE 410.4(A))
6. OUTDOOR LIGHTING MOUNTED TO THE BUILDING SHALL BE HIGH EFFICIENCY LIGHTING CONTROLLED BY A STANDARD SWITCH OR CONTROLLED BY A MOTION SENSOR W/ INTEGRAL PHOTO CONTROL.

SMOKE & CO DETECTORS:

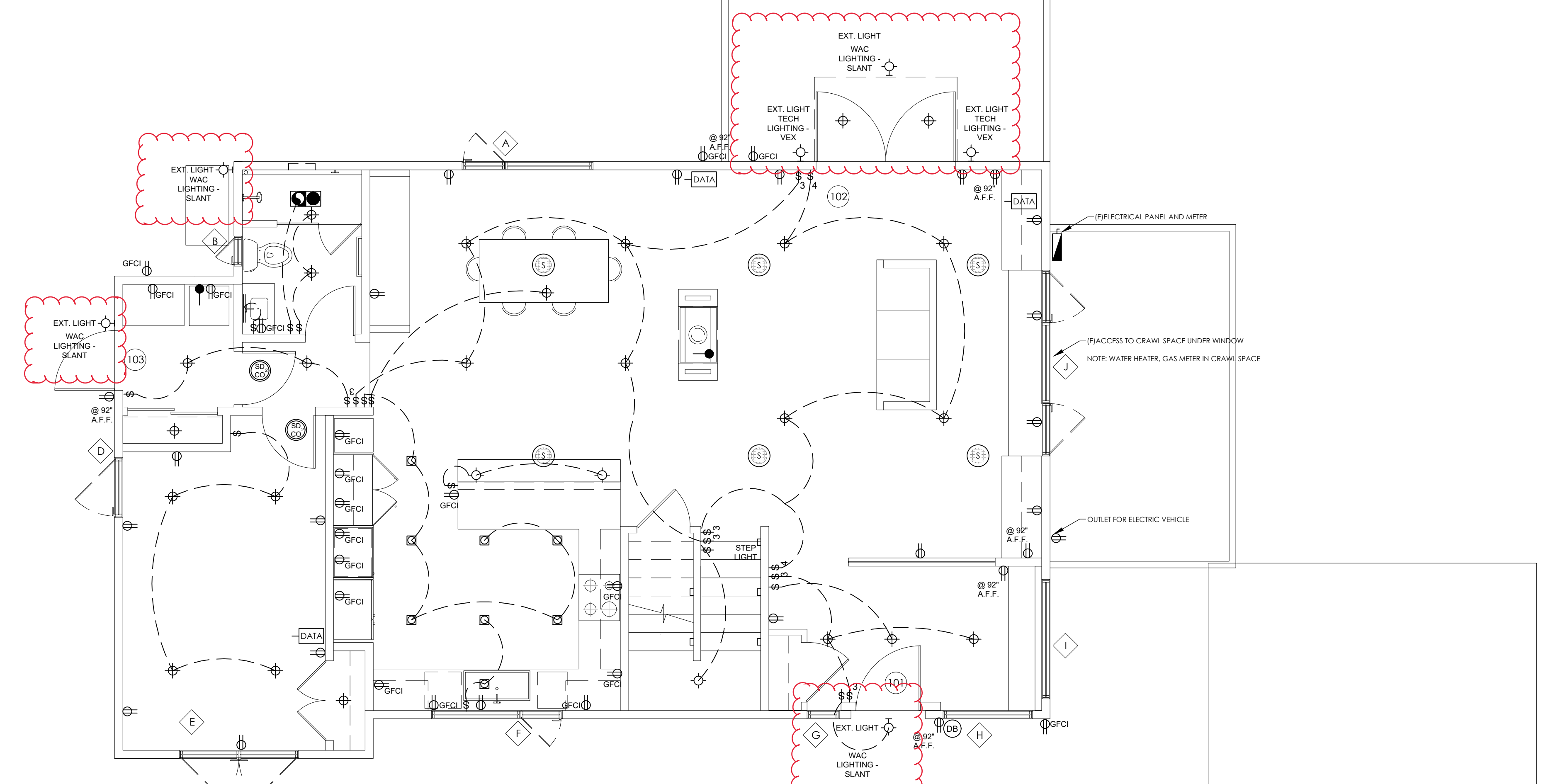
1. BEDROOMS: SMOKE DETECTORS (110 VOLT) TO BE INTERCONNECTED TO SOUND ALARM AUDIBLE IN ALL BEDROOMS OF DWELLING.
2. BEDROOMS: CO DETECTORS SHALL BE POWERED FROM THE BUILDING POWER SUPPLY SYSTEMS AND SHALL BE PROVIDED WITH BATTERY BACKUP. DETECTORS SHALL BE INSTALLED OUTSIDE EACH SLEEP ROOM. (PER CRC 315.3)
3. WHERE CONSTRUCTION IS NEW, ALL SMOKE ALARMS SHALL BE "HARD WIRED", SHALL BE EQUIPPED WITH BATTERY BACKUP, AND SHALL BE INSTALLED AS INDICATED ON PLANS.
4. WHERE CONSTRUCTION IS (E), ALL SMOKE ALARMS MAY BE BATTERY OPERATED AND SHALL BE INSTALLED INSIDE AND OUTSIDE OF EACH SLEEPING ROOM.

PLUMBING:

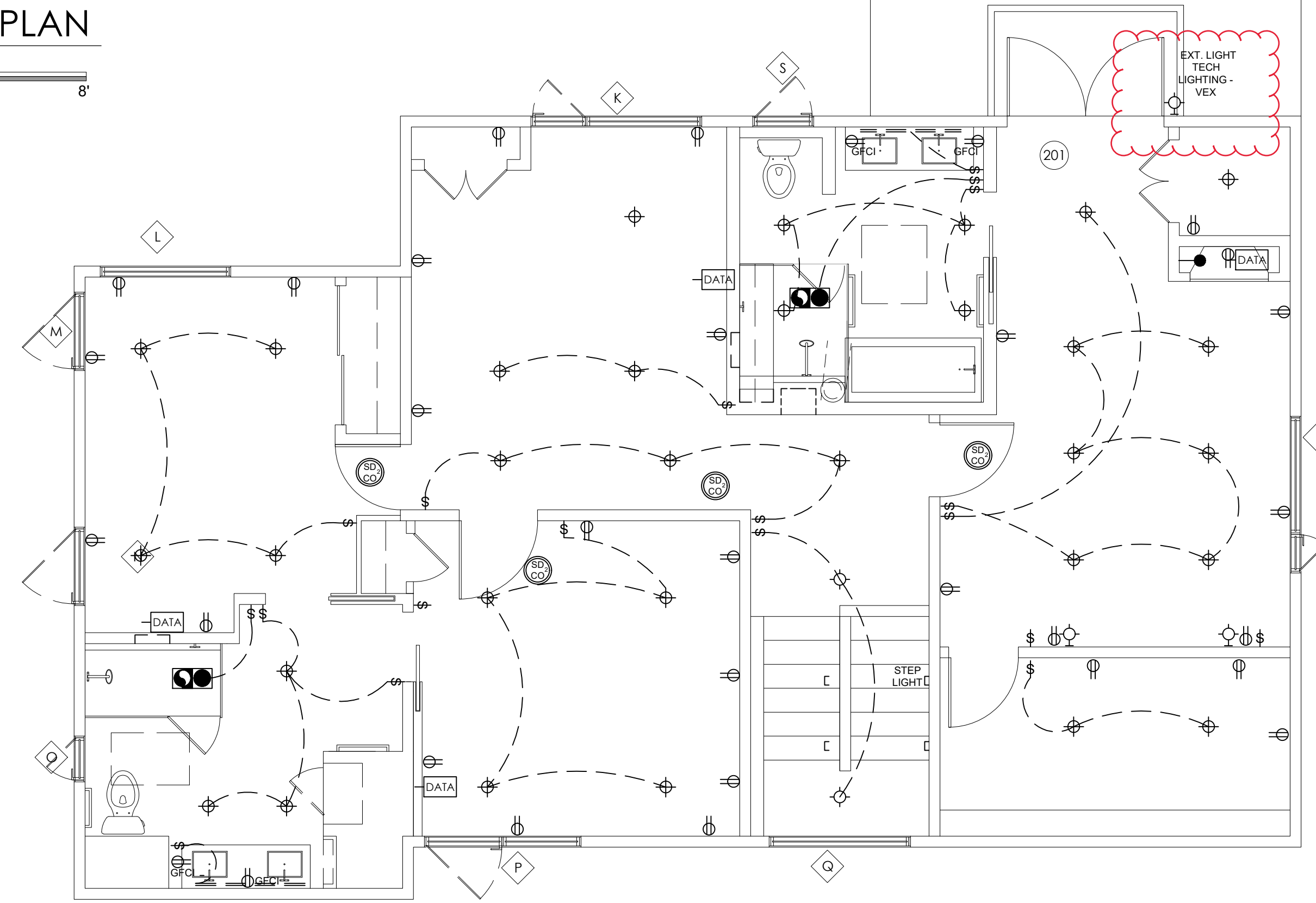
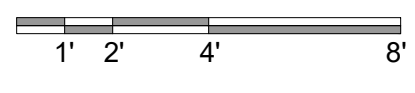
1. ALL FLOW RATES AS PRESCRIBED BY THE CGBSC AS OF JULY, 2018 AND SPECIFIED ON SHEET A2.3.
2. USE FIBERGLASS OR CEMENT BASED BACKER BOARD AT NEW SINK AND TILE LOCATIONS.
3. NON-ABSORBANT WALL MATERIAL IN SHOWER SHALL BE 7/8" A.F.F. MIN.
4. THE MAXIMUM HOT WATER TEMPERATURE DISCHARGING FROM THE BATHTUB, WHIRLPOOL BATHTUB, AND SHOWER/TUB COMBO FILTERS SHALL BE LIMITED TO 120 DEGREES FAHRENHEIT. THE WATER HEATER THERMOSTAT SHALL NOT BE CONSIDERED A CONTROL FOR MEETING THIS PROVISION (CPC SECTION 414.5 & 418).

ELECTRICAL PANELS:

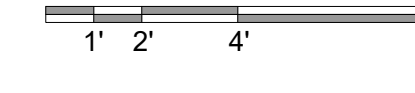
1. A 120-V. SERVICE RECEPTACLE SHALL BE LOCATED WITHIN 25' OF, AND ON THE SAME LEVEL AS, THE EQUIPMENT FOR MAINTENANCE. THE RECEPTACLE SHALL NOT BE CONNECTED ON THE LOAD SIDE OF THE REQUIRED MEANS OF DISCONNECT.
2. OUTDOORS: 125- AND 250-VOLT RECEPTACLES INSTALLED IN A WET LOCATION SHALL HAVE AN ENCLOSURE THAT IS WEATHERPROOF WHETHER OR NOT THE ATTACHMENT PLUG CAP IS INSERTED. (CEC ARTICLE 406.8 (B)(1))
3. WORKING SPACE: AT FRONT SHALL NOT BE USED FOR STORAGE, AND SHALL HAVE ILLUMINATION FOR ALL SERVICE EQUIPMENT, SWITCHBOARDS, PANEL BOARDS, OR MOTOR CONTROL CENTERS INSTALLED DOORS
4. WORKING SPACE: AT FRONT SHALL HAVE AT LEAST ONE ENTRANCE OF 24" WIDE BY 6'-6" HIGH, A MIN. DEPTH OF 36", WIDTH OF 30", AND A HEIGHT OF 6'-6".



1 PROPOSED FIRST FLOOR ELECTRICAL PLAN
SCALE: 1/4"=1'-0"



2 PROPOSED 2ND FLOOR ELECTRICAL PLAN
SCALE: 1/4"=1'-0"



REVISION #		1/11/2019	BUILDING RFI #1
		11/23/2020	DESIGN STUDY

ADAM JESELNICK
ARCHITECT



MOHA-ESEL RESIDENCE
8TH AVENUE 2 S/E OF MONTE VERDE,
CARMEL-BY-THE-SEA, CALIFORNIA 93921

PROPOSED ELECTRICAL PLANS

11/23/2020

1/4" = 1'-0"

E2