

SCOPE OF WORK:

1. NEW HUD / HCD APPROVED - MFR'R HOME UNIT FLOOR PLAN, ELEVATIONS, SECTIONS, FOUNDATION DESIGN & SETUP MANUAL ARE ALL PRE-APPROVED UNDER SEPARATE HUD/HCD PERMIT. SOME MANUFACTURER PLANS IN THIS SET ARE SHOWN FOR CLARITY FOR OBTAINING THIS PERMIT.
2. NEW ELECTRICAL, WATER & WASTE WATER UTILITY CONNECTIONS (AS SHOWN ON SITE PLAN) TO MFR'D DWELLING UNIT (FACTORY SUPPLIED CONNECTION POINTS) AS REQUIRED. ALL WORK TO EXISTING UTILITY CONNECTIONS ON SITE - NO ENCROACHMENT PERMIT REQUIRED (UNLESS OTHERWISE STATED ELSEWHERE IN PLANS).
3. FIRE SPRINKLERS NOT REQUIRED - PER R302.1(1) NOTE: EXISTING RESIDENCE IS NOT SPRINKLERED.

LOCAL PLAN REVIEW / INSPECTION NOTE:

1. MANUFACTURED HOME UNIT(S) & FOUNDATION SYSTEM ARE APPROVED BY HUD PER CALIFORNIA HEALTH & SAFETY CODE Section 18007 & Title 24, Code of Federal Regulations, Subtitle B, Chapter XX, Part 3280.
2. MANUFACTURED HOME UNIT(S) - PLANS PROVIDED IN THIS SET OF PLANS - FLOOR PLAN, ELEVATIONS, SECTIONS, FOUNDATION DESIGN & MANUFACTURER SETUP MANUAL ARE ALL ARE FOR REFERENCE (from item 1 above).
3. LOCAL JURISDICTION - PRIOR TO FINAL INSPECTION A COPY OF THE MANUFACTURE'S CERTIFICATE OF ORIGIN (FOR NEW UNITS) SHALL BE PROVIDED.
4. LOCAL JURISDICTION - SEPARATE ENCROACHMENT PERMIT (BY OTHERS), CONTRACTOR DELIVERING STRUCTURE TO SITE SHALL OBTAIN THIS PRIOR TO STAGING & DELIVERY (INCLUDING STATE TRANSPORTATION PERMIT).
5. LOCAL JURISDICTION - FIELD WORK, UTILITY CONNECTIONS, FIELD BUILT ENTRY STEPS/DECKS/LANDINGS ARE TO BE PER LOCAL CODES. ALSO SEE DEFERRED SUBMITTALS UNDER SEPARATE PERMIT.
6. LOCAL INSPECTION ONLY - REFERENCE TO MFR'R SETUP MANUAL CONSISTING OF CONNECTION OF UTILITIES, MODULES TOGETHER, TO FOUNDATION SYSTEM, CROSS OVER OF MECH DUCTS, PLUMBING PIPES, ELECTRICAL, ROOF CAP, END WALL MODULE TRIM & GYP. BD. MODULE JOINTS FINISH / PAINTING, ADDRESS SIGNAGE, & SEE ITEMS 2. & 5. ABOVE.
7. FACTORY STAMPED PLANS & INSIGNIA TAG ON BUILDING WHEN DELIVERED. FACTORY APPROVED/STAMPED PLANS WILL BE SHIPPED WITH BUILDING.

DESIGN BUILD SYSTEMS:

1. WATER - FROM EXISTING WELL ON SITE FROM CLOSEST CONNECTION POINT OF EXISTING RESIDENCE. 1" PVC SCH 40, INSTALL IN ACCORDANCE WITH CURRENT CPC CODE WITH A SHUT-OFF VALVE @ POINT OF CONNECTION TO EXISTING SUPPLY SYSTEM & PRIOR TO MFR'D HOME CONNECTION WITH NON REMOVABLE BACKFLOW HOSE BIBB (or BIBB-TYPE VACUUM BREAKER ON ALL HOSE BIBBS).
2. SEPTIC - CONNECT TO NEW MFR'D HOME TO (E) SEPTIC SYSTEM LINE ON SITE HOUSE LATERAL WITH BACKFLOW PREVENTER ON MFR'D HOME BRANCH SIDE. INSTALL IN ACCORDANCE WITH CURRENT CPC CODE WITH A 4" PVC SCH 40 PIPE & 2% MIN. SLOPE TO 2' FROM MFR'D HOME WITH CLEANOUT (6" PVC SCH 40 @ 1% MIN. SLOPE OR GRINDER PUMP SYSTEM MAY BE REQUIRED AS DETERMINED IN FIELD - SEE DEFERRED SUBMITTAL NOTE). UNDER FLOOR CLEANOUTS LOCATED MORE THAN 5' FROM CRAWL SPACE ACCESS WILL NEED TO EXTENDED TO OUTSIDE.
3. ELECTRICAL - (E) 200A SERVICE TO BE UPGRADED TO 320A. 200A SERVICE DISCONNECT FOR EXISTING SFD. 200A SERVICE DISCONNECT FOR NEW MANUFACTURED HOME. CONNECT NEW MFR'D HOME TO NEW SERVICE @ PANEL.
4. FIRE SPRINKLERS NOT REQUIRED - PER R302.1(1) NOTE: EXISTING RESIDENCE IS NOT SPRINKLERED.

DEFERRED SUBMITTALS:

1. AN ENGINEERING / ENCROACHMENT PERMIT WILL BE REQUIRED FOR ANY WORK IN THE PUBLIC RIGHT-OF-WAY, INCLUDING BUT NOT LIMITED TO DELIVERY OF MFR'D STRUCTURES, CONSTRUCTION STAGING, RESERVED CONSTRUCTION PARKING, SIDEWALK, DRAINAGE, OR SEWER WORK (BY OTHERS). APPROVAL OF THIS BUILDING PERMIT DOES NOT AUTHORIZE WORK IN THE PUBLIC RIGHT-OF-WAY.
2. FIRE SPRINKLERS NOT REQUIRED - PER R302.1(1) NOTE: EXISTING RESIDENCE IS NOT SPRINKLERED.

CONTRACTOR NOTES:

1. CONTRACTOR TO INSTALL / SETUP OF MANUFACTURED HOME STRUCTURE PER CODE & MFR'R INSTRUCTIONS & ASSURE A WATER TIGHT BUILDING ASSEMBLY.
2. ALL EXISTING GRADING IS TO REMAIN. IF REMOVED or REVISED FOR NEW WORK IT SHOULD BE MINIMAL IN SCOPE TO PROVIDE POSITIVE DRAINAGE. INSTALL PROPER EROSION CONTROL MEASURES AS REQUIRED PER LOCAL CODE.
3. CONTRACTOR SHALL VERIFY ALL BUILDING UTILITY LOCATIONS FOR ALL UTILITY CONNECTIONS / CONNECTIONS (UNDERGROUND OR OVERHEAD) PRIOR TO INSTALLATION WITH LOCAL UTILITY COMPANY. DESIGN BUILD.
4. CONTRACTOR TO REVIEW GEOTECHNICAL REPORT (IF APPLICABLE) FOR ALL SITE & BUILDING RECOMMENDATIONS PRIOR TO COMMENCING WORK. FIELD REVIEW BY GEOTECHNICAL ENGINEER SHALL REVIEW ALL EXCAVATIONS PRIOR TO PLACING CONCRETE, etc... per REPORT.
5. ENCROACHMENT PERMIT BY OTHERS WILL BE REQUIRED FOR STAGING REQUIREMENTS.
6. CAUTION UNDERGROUND & OVERHEAD: CALL BEFORE YOU DIG - UNDERGROUND SERVICE ALERT - CALL 811

CONTACT INFO

OWNERS:
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PETALUMA, CA 94952

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WEB: www.claytonhomesofnorthamerica.com

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A0.1 - OVERALL SITE PLAN WITH VERIFIED SEPTIC, RIPARIAN CORRIDOR RC50 & RC100

A0.2 - EXPANDED SITE PLAN, DETAILS & NOTES

A1 - FLOOR PLAN, ELEVATIONS & NOTES

S1 - PORCH ENTRIES, VENT CALCULATIONS

S2 - STRUCTURAL DETAILS

PERMANENT FOUNDATION SYSTEM
Xi2 - HUD APPROVED Xi2 FOUNDATION SYSTEM

PROJECT

1 - BEDROOM MANUFACTURED FARM FAMILY UNIT

MODEL NAME: FAIRPOINT SERIES FPT24322B

DIMENSIONS: 38' X 23'-8"

SQUARE FOOTAGE:
749 SQ. FT. TOTAL SFD
142 SQ. FT. TOTAL COVERED PORCH
09 SQ. FT. TOTAL RECESSED ENTRY

25 SQ. FT. FRONT DOOR LANDING/STEPS
15 SQ. FT. ENTRY LANDING / STEPS
25 SQ. FT. ENTRY LANDING / STEPS

APN: 073-020-012
JURISDICTION: SONOMA COUNTY
PARCEL SIZE: 485.5 ACRES

ZONING: LEA B6 160 Z, RC50/50 RC100/50
LAND USE: LEA 160
AREA & SPECIFIC PLAN: PETALUMA DAIRY BELT PLAN
FIRE RESPONSE AREA: SRA

OCCUPANCY GROUP R-3
CONSTRUCTION TYPE V-B
2022 HUD (MANUFACTURED HOME)
2022 CRC BASED ON 2021 IRC,
2022 CBC BASED ON 2021 IBC,
2022 CMC BASED ON 2021 UMC,
2022 CPC BASED ON 2021 UPC,
2022 CEC BASED ON 2021 NEC
ALL STATE AND LOCAL CODES

HOME WILL BE BUILT WUI COMPLIANT

SEPTIC FINDINGS REPORT & LEACH LINE LOCATION:
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ONSITE WASTEWATER CONSULTANT
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Whitehorse Drafting
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whitehousedrafting116@gmail.com
Russell Sherman

5952 CARROLL RD, PETALUMA CA 94952
PROJECT: 1-BEDROOM MANUFACTURED FARM FAMILY UNIT
OWNERS: LEAH DOYLE
APN: 073-020-012

COVER PAGE, PROJECT DATA, ABBREVIATIONS, NOTES

T1

FULL PARCEL AERIAL PHOTO 



VICINITY MAP 



February 12, 2024

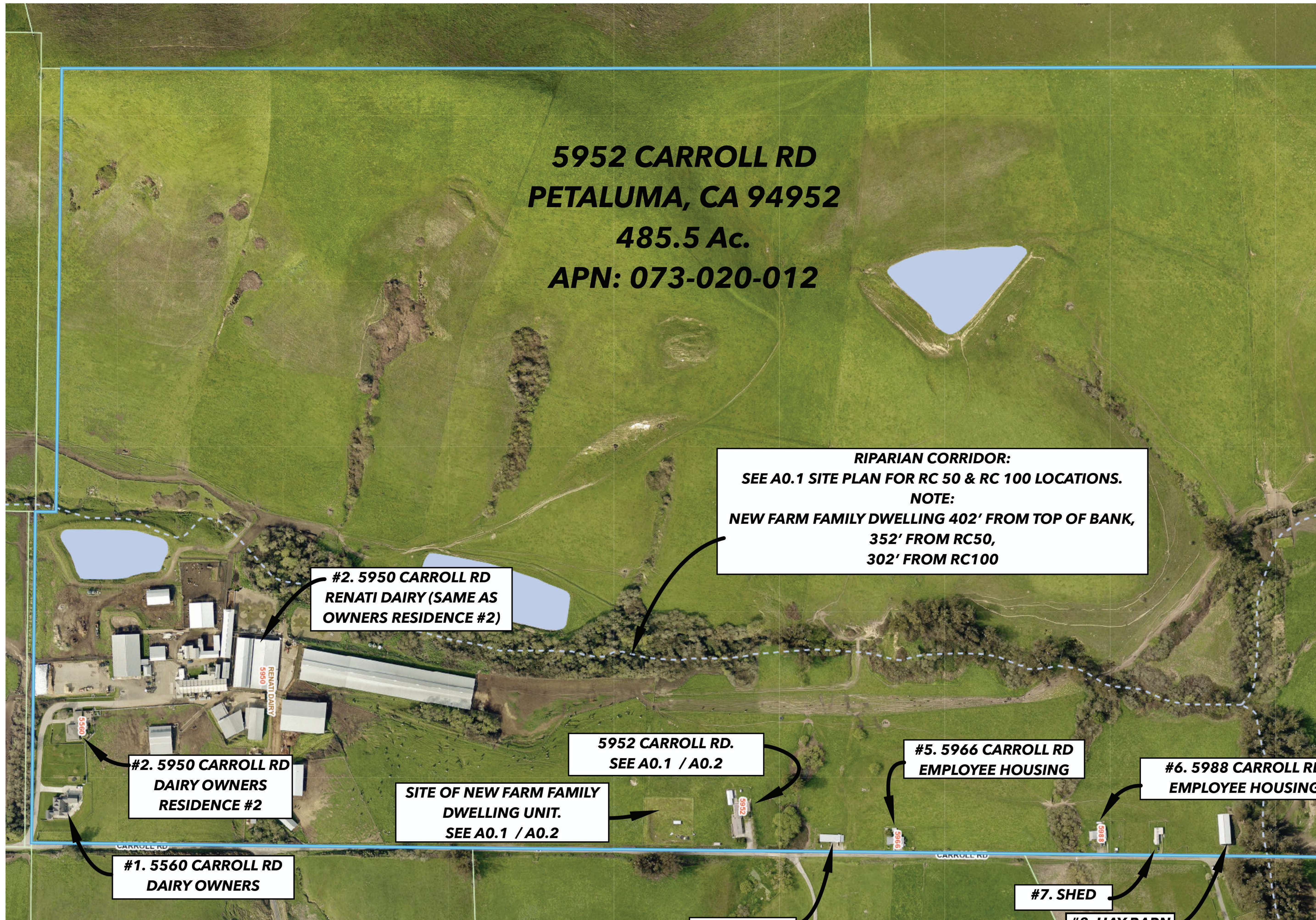
Revision #1
Date: 3/14/24
1. Fire turnaround now labeled as "New"

Notes



COVER SHEET, PROJECT DATA

T1



**5952 CARROLL RD
 PETALUMA, CA 94952
 485.5 Ac.
 APN: 073-020-012**

RIPARIAN CORRIDOR:
SEE A0.1 SITE PLAN FOR RC 50 & RC 100 LOCATIONS.
NOTE:
NEW FARM FAMILY DWELLING 402' FROM TOP OF BANK,
352' FROM RC50,
302' FROM RC100

**#2. 5950 CARROLL RD
 RENATI DAIRY (SAME AS
 OWNERS RESIDENCE #2)**

**#2. 5950 CARROLL RD
 DAIRY OWNERS
 RESIDENCE #2**

**#1. 5560 CARROLL RD
 DAIRY OWNERS**

**5952 CARROLL RD.
 SEE A0.1 / A0.2**

**SITE OF NEW FARM FAMILY
 DWELLING UNIT.
 SEE A0.1 / A0.2**

**#5. 5966 CARROLL RD
 EMPLOYEE HOUSING**

**#6. 5988 CARROLL RD
 EMPLOYEE HOUSING**

#4. SHED

#7. SHED

#8. HAY BARN

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AERIAL WITH ALL
 ADDRESSED
 STRUCTURES

5952 CARROLL RD, PETALUMA CA 94952
PROJECT: 1-BEDROOM MANUFACTURED FARM FAMILY UNIT
OWNERS: LEAH DOYLE
APN: 073-020-012

A0.1 ENLARGED PROJECT AREA SITE PLAN WITH SEPTIC SYSTEM

February 12, 2024

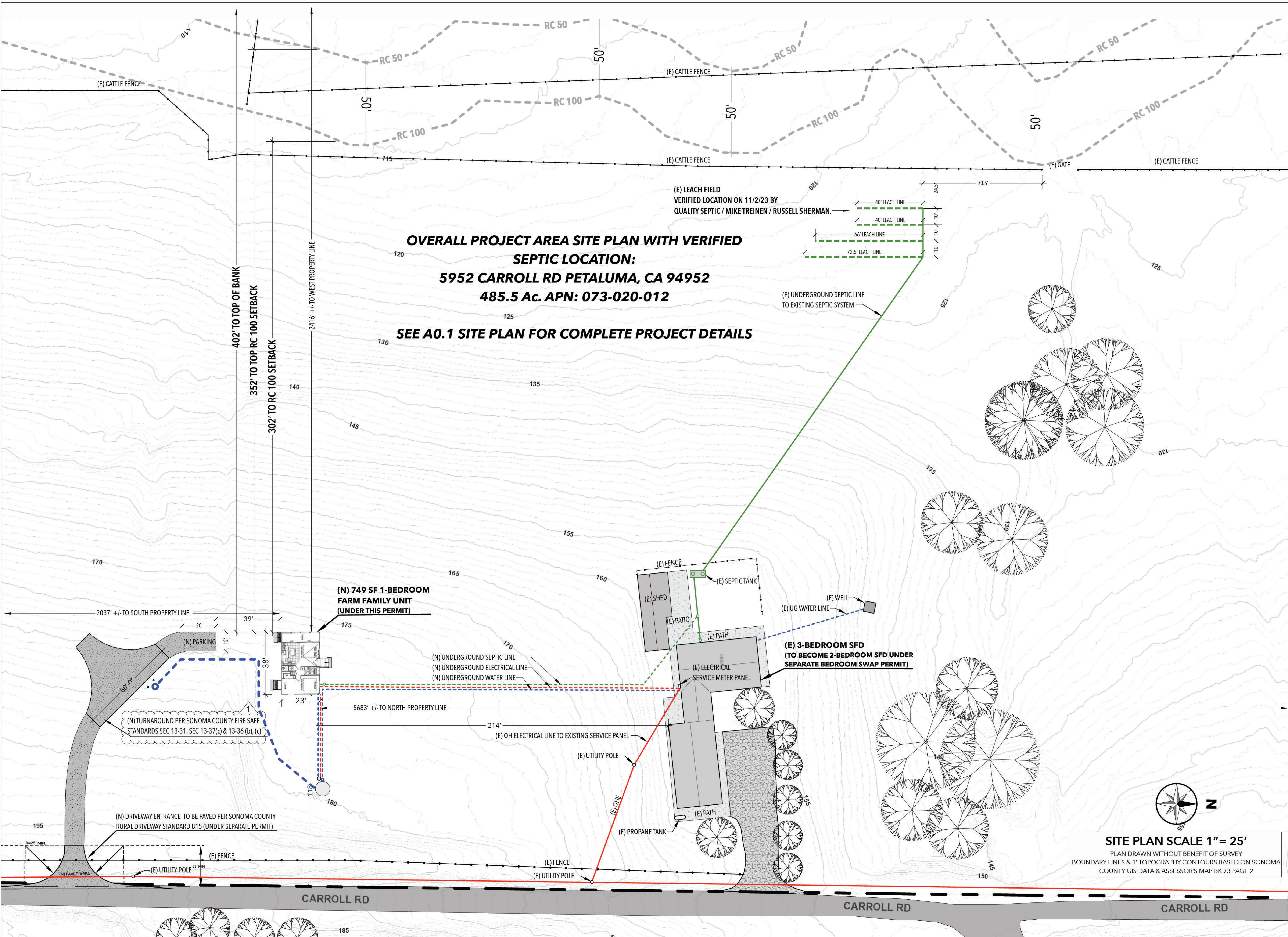
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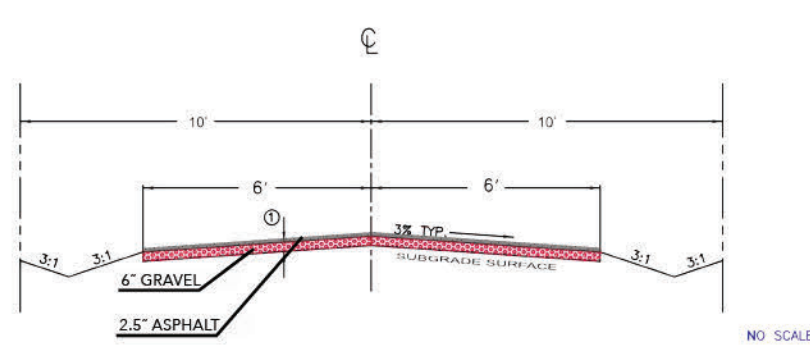


ENLARGED PROJECT AREA SITE PLAN WITH SEPTIC SYSTEM

A0.1



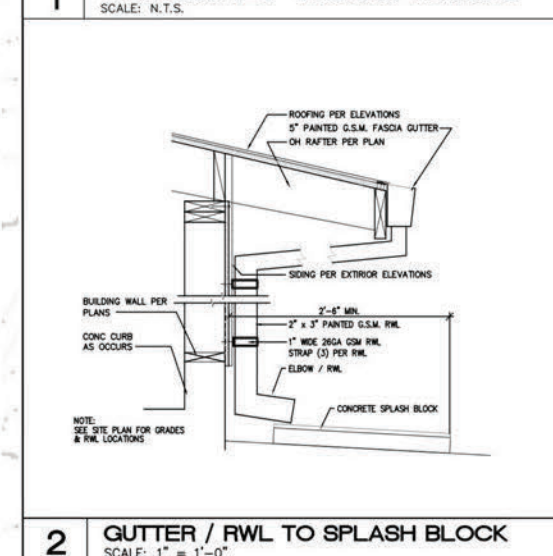
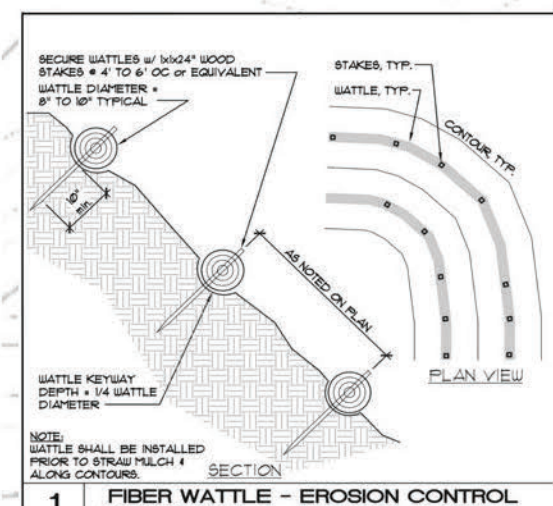
NEW AC DRIVEWAY GRADING CALCULATION:
 TURNAROUND: 26.9 CUBIC YARDS
 103' OF 12' WIDE DRIVEWAY: 22.8 CUBIC YARDS
 49.7 TOTAL CU YDS



NOTE:
 ① 6 INCHES CLASS-8 AGGREGATE BASE COURSE, MINIMUM DEPTH

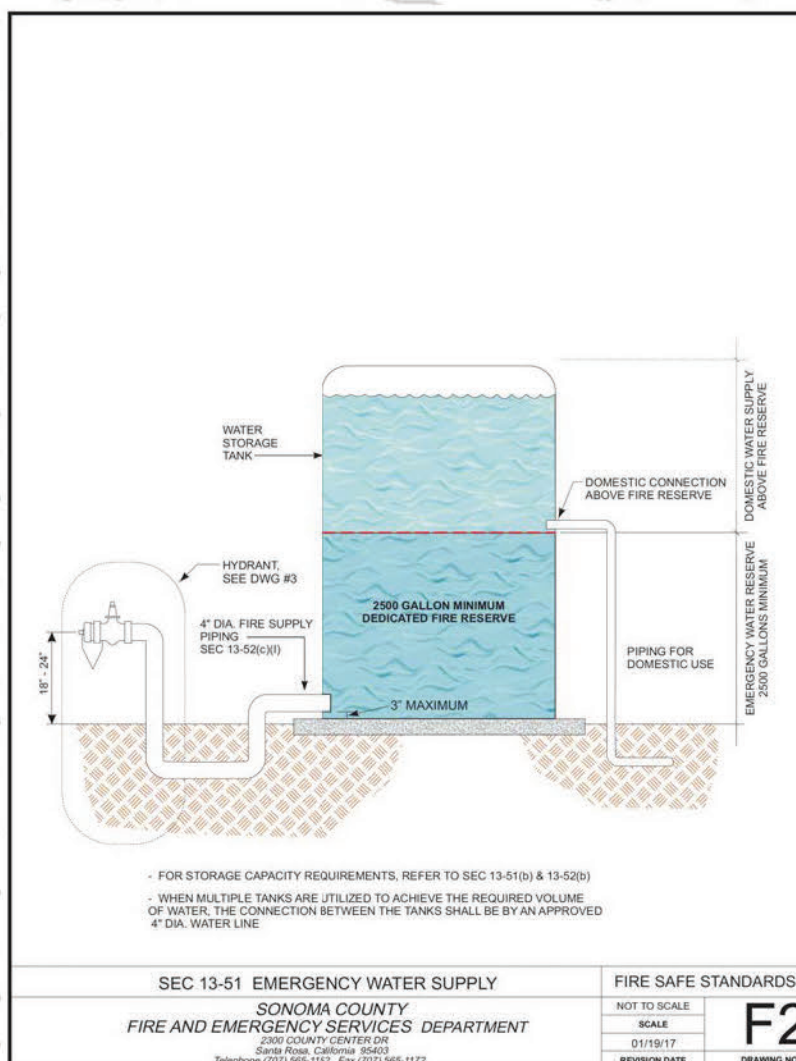
TYPICAL CROSS SECTION

3

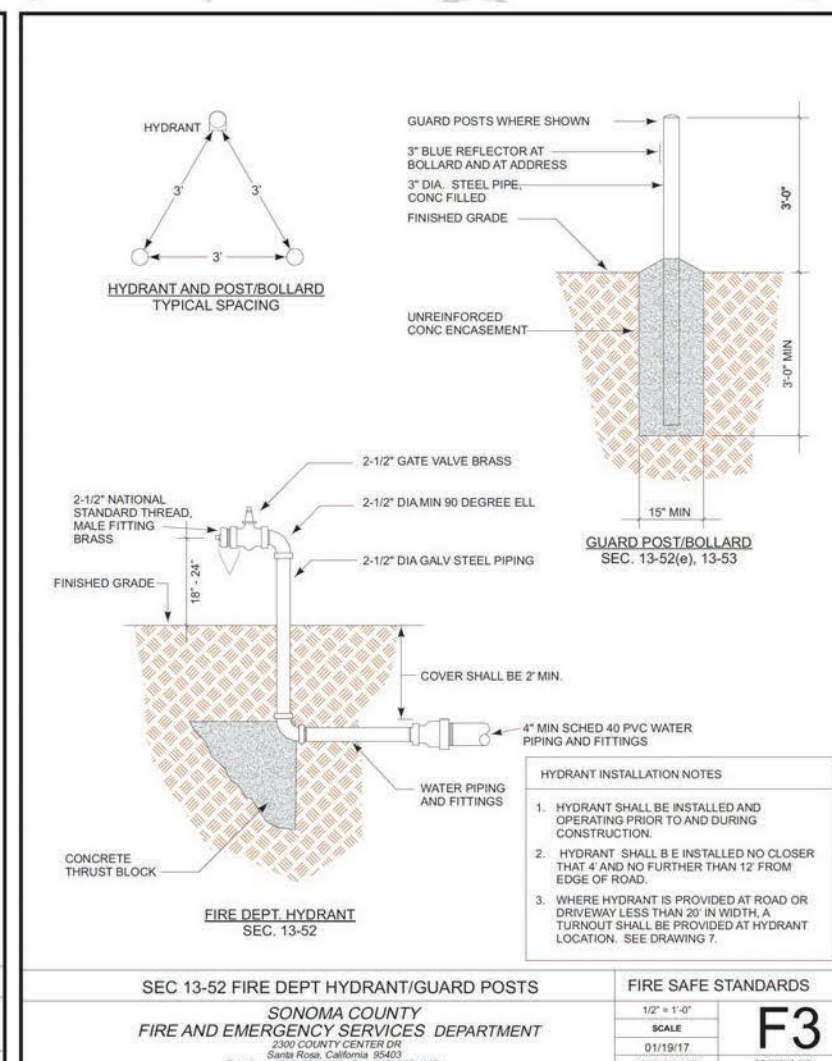


1 FIBER WATTLE - EROSION CONTROL
 SCALE: 1" = 1'-0"

2 GUTTER / RWL TO SPLASH BLOCK
 SCALE: 1" = 1'-0"



SEC 13-51 EMERGENCY WATER SUPPLY
 SONOMA COUNTY
 FIRE AND EMERGENCY SERVICES DEPARTMENT
 F2



SEC 13-52 FIRE DEPT HYDRANT/GUARD POSTS
 SONOMA COUNTY
 FIRE AND EMERGENCY SERVICES DEPARTMENT
 F3

ENLARGED BUILDING AREA SITE PLAN:
5952 CARROLL RD
PETALUMA, CA 94952
485.5 Ac.
APN: 073-020-012

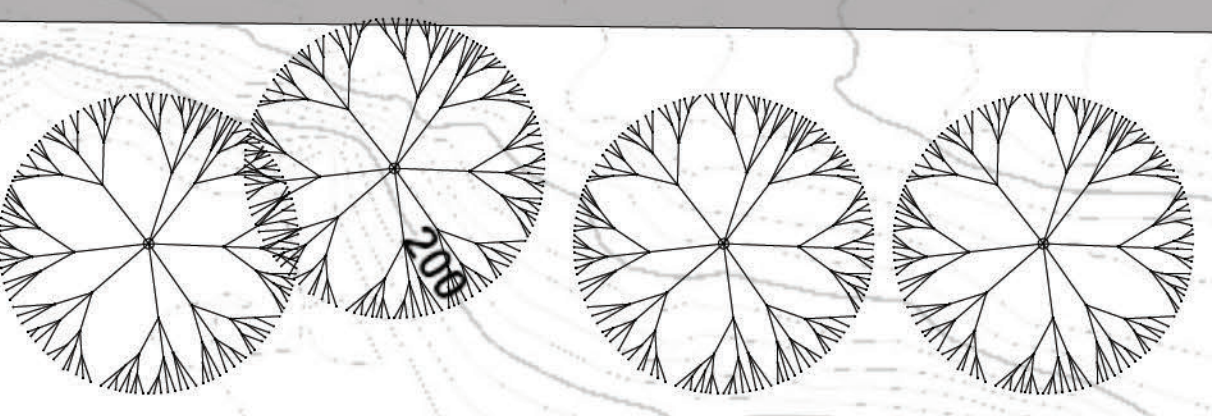
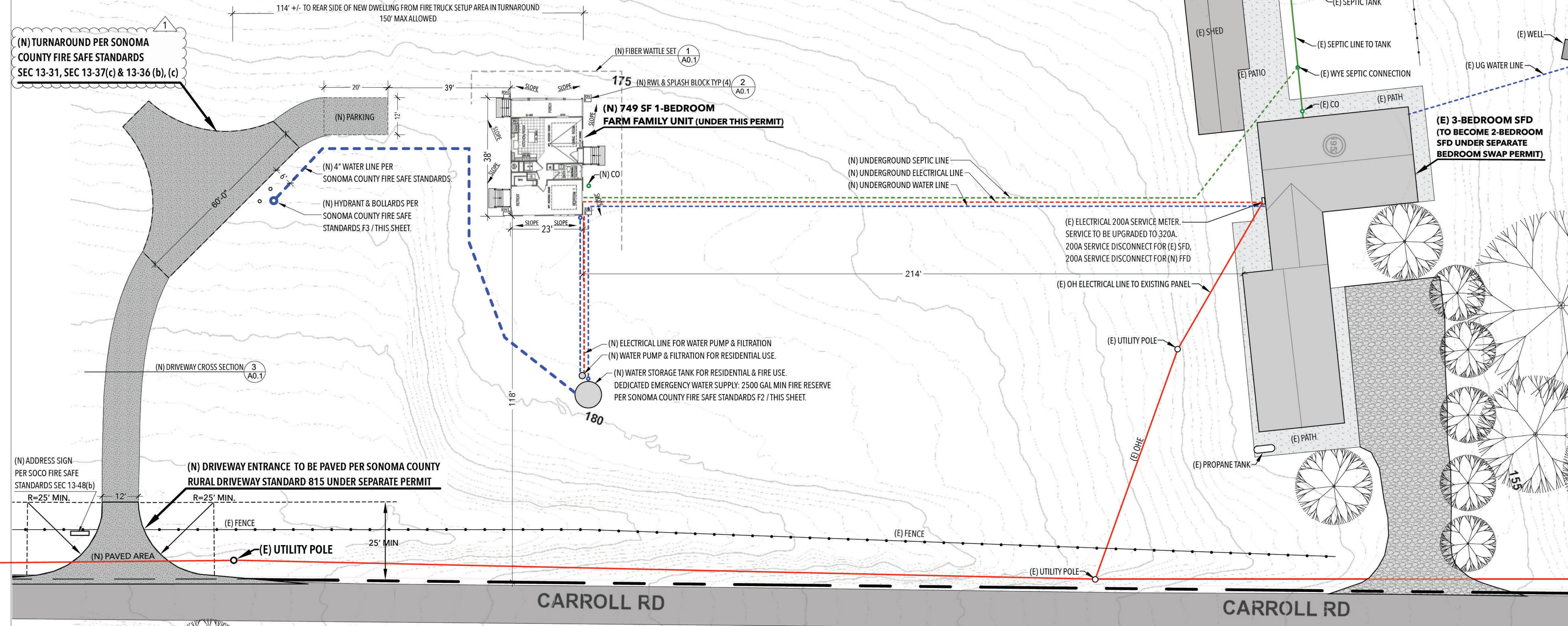
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 WHITEHORSE

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A0.2 ENLARGED BUILDING AREA SITE PLAN

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Notes



SITE PLAN SCALE 1/16" = 1'
 PLAN DRAWN WITHOUT BENEFIT OF SURVEY
 BOUNDARY LINES & 1' TOPOGRAPHY CONTOURS BASED ON SONOMA COUNTY GIS DATA & ASSESSOR'S MAP BK 73 PAGE 2

ENLARGED BUILDING AREA SITE PLAN

A0.2