



RICK A. BRUMFIELD\*OWNER &DESIGNER  
11229 CROTTY COURT ♦ GRASS VALLEY, CA. 95949  
Phone 530-913-3044 ♦ Email persdraft@suddenlink.net

## **River Fire Master Plan**

The High Ridge information:

**Design Memo:**

*The High Ridge ADU home is a Single level Contemporary construction, 2 bedroom, 1 bath, single car garage residence which can be modified to the owner's needs both inside as well as outside. The main part of the house has a great open floor plan for the clients entertaining needs.*

Project description;

- Single level Contemporary construction, 2 bedroom, 1 bath 1,140 sf main floor area
- Attached single car garage, 327 sf
- Concrete covered patio, 278 sf
- Dual fireplace for inside & outside activities
- Front Open patio, 684 sf

Plan price; \$900.00 (as-is)

- Extra costs above plan price.....
  - Site/grading plans
  - Septic permit
  - Possible structural engineering modification for snow and/or wind loads
  - Energy calcs (Title 24)
  - Additional charges may apply from consultants for re-stamping

Plan Modifications/changes

- \$75/hr any modification or changes (Designer fee)
- Extra charges for consultants (billed separately)
- County plan check fees (billed separately)
- mirrored/flipped plans
- exterior materials

Sincerely,

**Perspective Drafting Designs**

Rick Brumfield  
Owner/Designer  
C. 530-913-3044  
Email: [persdraft@suddenlink.net](mailto:persdraft@suddenlink.net)