

River Fire master Plan

Siteline River Fire Master Plan – 1200B Information:

Design Memo:

The Siteline River Fire Master Plan – 1200B home is a single level, wood frame construction, 2 bedroom, 1 bath residence which can be modified to the owner's needs both inside as well as outside. The house is sized to comply as an Accessory Dwelling Unit in Nevada County. The house has a covered entry porch, and an attached covered concrete patio.

Project Description;

- Single level Wood Frame construction, 2 bedroom, 1 bath, 1,174 sq.ft. floor area
- 40 sq.ft. deck at entry
- 200 sq.ft. covered patio

Plan price; \$500.00 (as is)

- Extra costs above plan price will be required for any additional documentation not included in the drawing set, including the following documents;
- Site/grading plans
- Septic permit
- Structural engineering modification for snow and/or wind loads
- Energy Compliance Calculations (Title 24)
- Photovoltaic system drawings
- Fire Suppression system drawings
- Re-stamping of drawings by consultants

Plan Modifications/changes;

- \$75/hour for any owner requested modification or changes (Siteline's lowest hourly rate)
- Extra charges for consultant modification or changes (billed separately)
- County plan check fees (billed separately)
- Reversing plan orientation (mirroring design left/right)
- Exterior materials

Sincerely,

Christopher Gage

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