



CITY OF CAMPBELL
Community Development Department

January 8, 2016

NOTICE OF ADMINISTRATIVE SITE & ARCHITECTURAL REVIEW PERMIT

Notice is hereby given that the Planning Division of the Community Development Department of the City of Campbell has received an application for an Administrative Site & Architectural Review Permit for the following project proposal:

File No.:	PLN2014-321
Applicant:	Max Aghazadeh
Project Address:	1429 Theresa Ave.
Property Owner:	Max Aghazadeh
Zoning District:	R-1-8 (Single-Family Residential)
General Plan:	Low Density Residential
Project Description:	Construction of a 432 square-foot single-story addition to the rear of an existing single-family residence.

This project will be decided by the Community Development Director and you have the opportunity to provide comment prior to the Director's decision. The ten-day comment period for this application begins on January 9, 2016 and ends on January 19, 2016. Any comments regarding this application must be submitted in writing (including email) to the Planning Division before 5:00 p.m. on **January 16, 2016**. The Director will then consider all comments submitted within this time period prior to a decision. No additional notice will be provided. Please contact the project planner in a timely manner to determine what decision was reached.

Decisions by the Community Development Director are final in 10 calendar days following the date of approval, unless an appeal is received in writing at the City of Campbell Community Development Department, 70 N. First Street, Campbell, prior to the end of the appeal period. A written appeal must be accompanied with the required \$200 appeal filing fee. Plans and architectural drawings may be viewed at the Planning Division office during normal business hours (8:00 AM – 5:00 PM) and on the City's 'Public Notices' web page (<http://www.cityofcampbell.com/501/Public-Notices>) under 'Administrative Decisions'. Questions or comments regarding this application may be addressed to Daniel Fama, Associate Planner, in the Community Development Department, at (408) 866-2193 or by email danielf@cityofcampbell.com.

Project Location Map

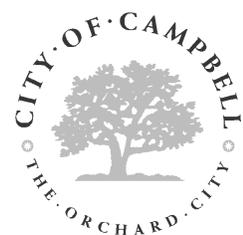
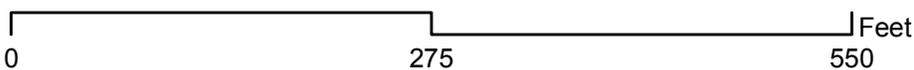


Project Location: 1429 Theresa Ave.

Application Type: Admin. Site and Arch. Review Permit

Planning File No.: PLN2014-321

Description: Addition to a single-family residence



Community Development Department
Planning Division

PROJECT SUMMARY

OWNER/BUILDER: MR. MAX AGHAZADEH
 1429 THERESA AVENUE
 CAMPBELL, CA 95008

SCOPE OF WORK: 431 Sq.Ft ADDITION TO REAR OF EXISTING SINGLE STORY, SINGLE FAMILY RESIDENCE.

PROPOSED ADDITION (A):	431.79 Sq.Ft. NEW FLOOR AREA.
EXISTING RESIDENCE (B):	839.88 Sq.Ft.
EXISTING RESIDENCE (C):	1,120.00 Sq.Ft.

TOTAL EXISTING & ADDITION RESIDENCE:	2,391.67 Sq.Ft.
EXISTING STORAGE (D) TO BE DEMOLISHED:	(24.50) Sq.Ft.
EXISTING STORAGE (E):	235.81 Sq.Ft.
EXISTING GARAGE (F):	663.00 Sq.Ft.

TOTAL RESIDENCE W/ADDITION AND DETACHED GARAGE AND STORAGE :	3290.48 Sq.Ft.
TOTAL LOT:	9450 Sq.Ft.
TOTAL LOT COVERAGE:	34.82%

MATERIAL: TO BE D.F. # 2 OR BETTER ON ALL FRAMING MATERIAL. INTERIOR TO MATCH EXISTING OR OWNERS UPGRADE.

WINDOWS: DUAL GLAZING/TYPE MILL GUARD OR EQUAL.

INSULATION: R-19 WALLS, AND R-30 IN CEILING.

NEW EXTERIOR: STUCCO MEDIUM TEXTURE.

EXISTING EXTERIOR: STUCCO MEDIUM TEXTURE.

PAINTER: BY OWNER.

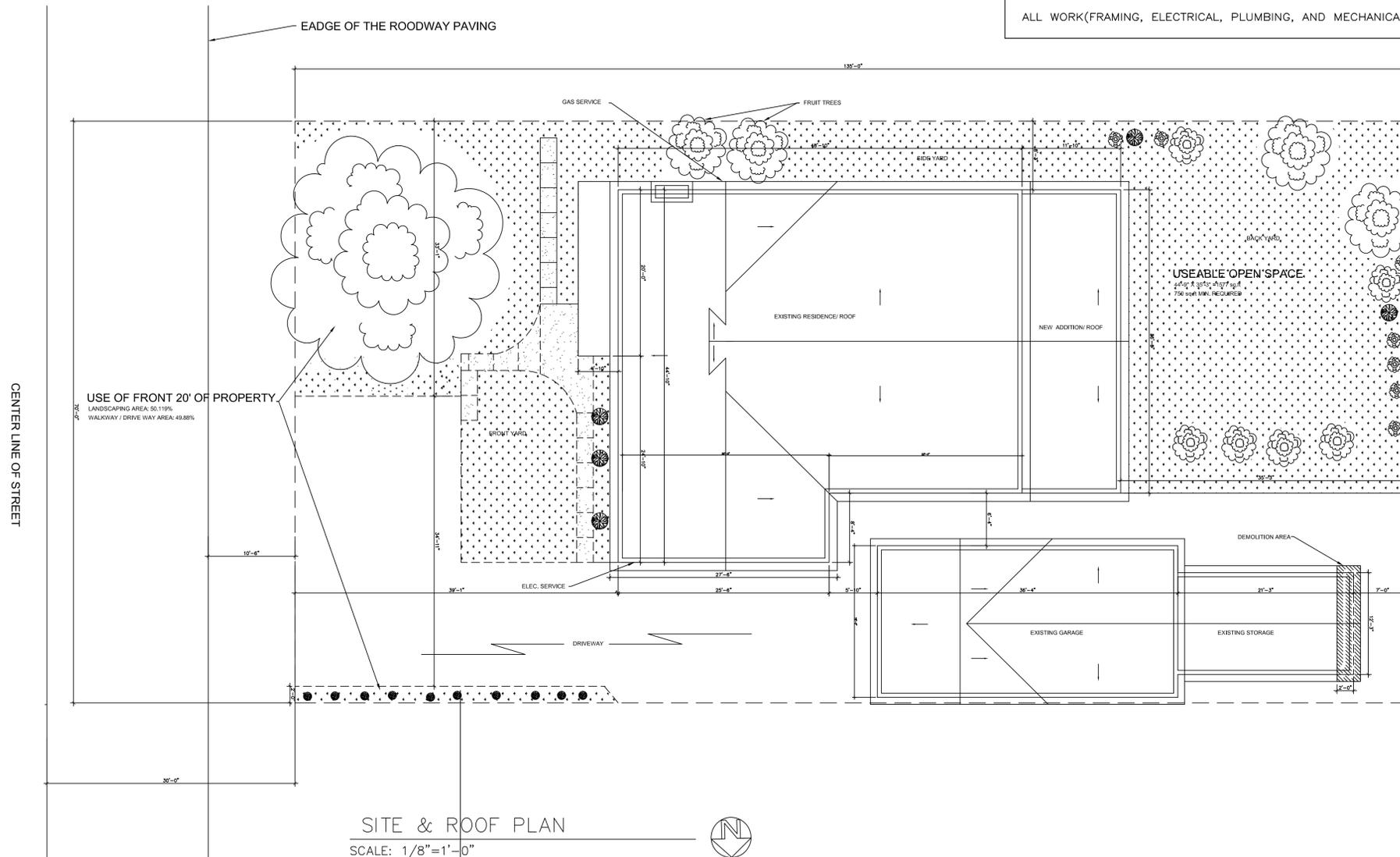
FLOORING: BY OWNER.

ELECTRICAL: PER PLAN LAY OUT FIXTURES BY OWNER.

PLUMBING: PER PLAN LAY OUT FIXTURES BY OWNER.

ALL WORK(FRAMING, ELECTRICAL, PLUMBING, AND MECHANICAL) TO COMPLY WITH ALL LOCAL CODES AND CURRENT U.B.C.

NOTE:
 NO PROTECTED TREE SPECIES,
 NO TREES PROPOSED FOR REMOVAL.



SITE & ROOF PLAN
 SCALE: 1/8"=1'-0"



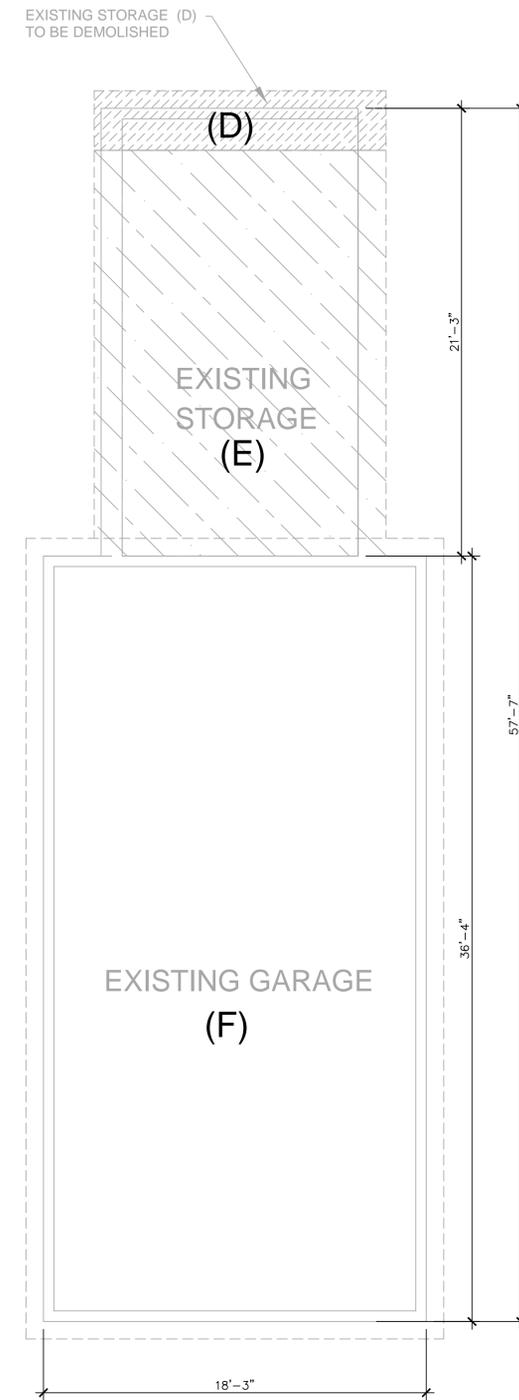
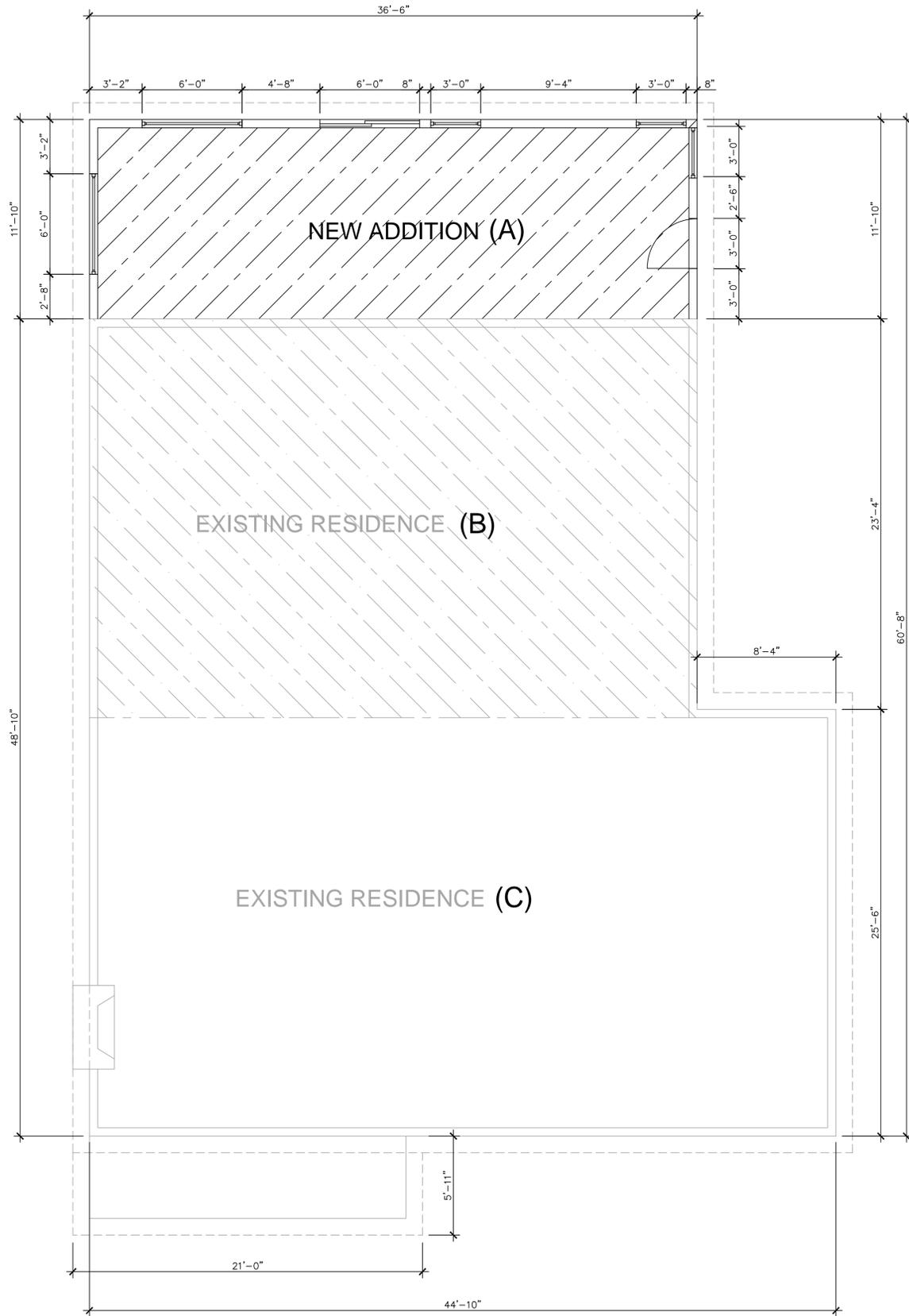
PROJECT ADDRESS:
 1429 THERESA AVE.
 CAMPBELL, CA 95008-6834

PROJECT:
 MR. MAX AGHAZADEH RESIDENCE
 DRAWING TITLE:
 SITE & ROOF PLAN

REV	DATE	DESCRIPTION

JOB NO.:
 CAD FILE:
 DSGN'D BY: M.A. DRAWN BY:
 M.A.
 CHK'D BY: M.A. APP'D BY:
 M.A.
 DATE: 10/01/14 SCALE:
 AS NOTED

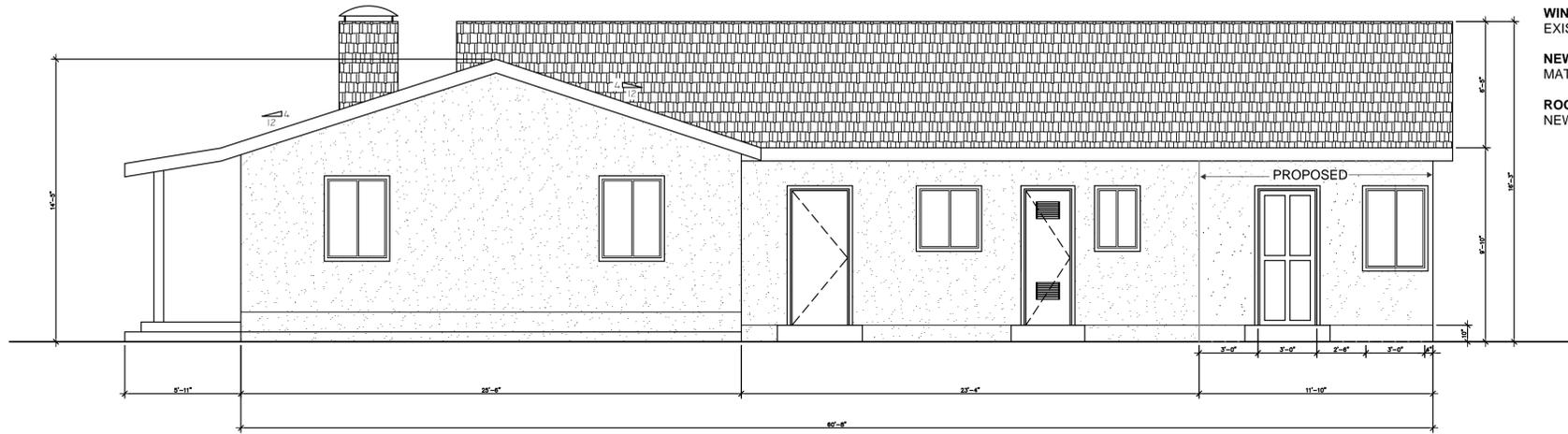
DRAWING NO.:
 A-0
 SHEET ___ OF ___



FLOOR PLANMS
SCALE: 1/4"=1'-0"



PROJECT ADDRESS: 1429 THERESA AVE. CAMPBELL, CA 95008-6834		
PROJECT: MR. MAX AGHAZADEH RESIDENCE	DRAWING TITLE: FLOOR PLAN	
REV	DATE	DESCRIPTION
▲		
▲		
▲		
▲		
▲		
JOB NO.: 214110		
CAD FILE:		
DSGN'D BY: M.A.	DRAWN BY: J.T.	
CHK'D BY: M.A.	APP'D BY: M.A.	
DATE: 10/01/14	SCALE: AS NOTED	
DRAWING NO.:		
A-1		
SHEET * OF *		



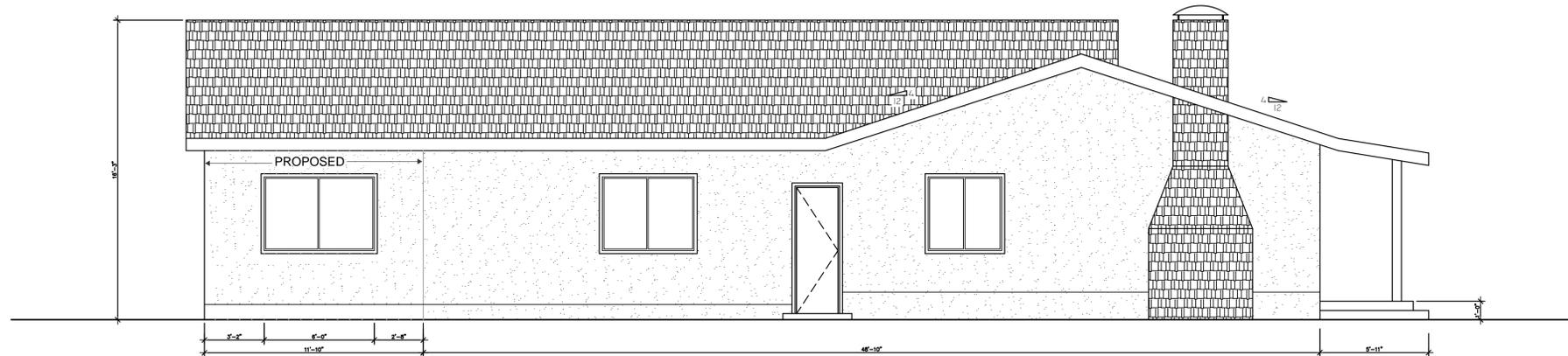
NORTH ELEVATION
SCALE: 1/4"=1'-0"

SHEET NOTE:

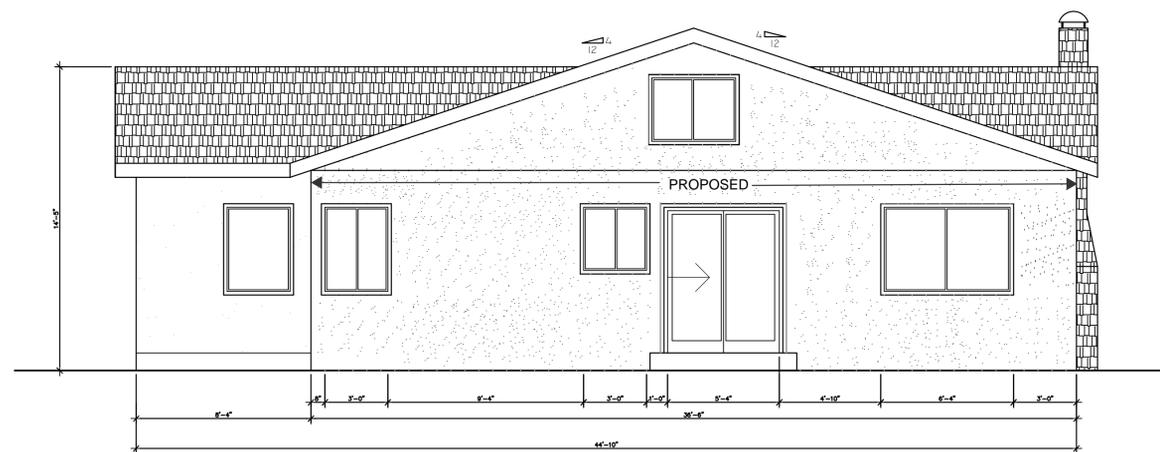
WINDOWS: DUAL GLAZING/TYPE MILL GUARD OR EQUAL, TO MATCH EXISTING COLOR

NEW EXTERIOR: STUCCO MEDIUM TEXTURE, TO MATCH EXISTING MATERIAL AND COLOR

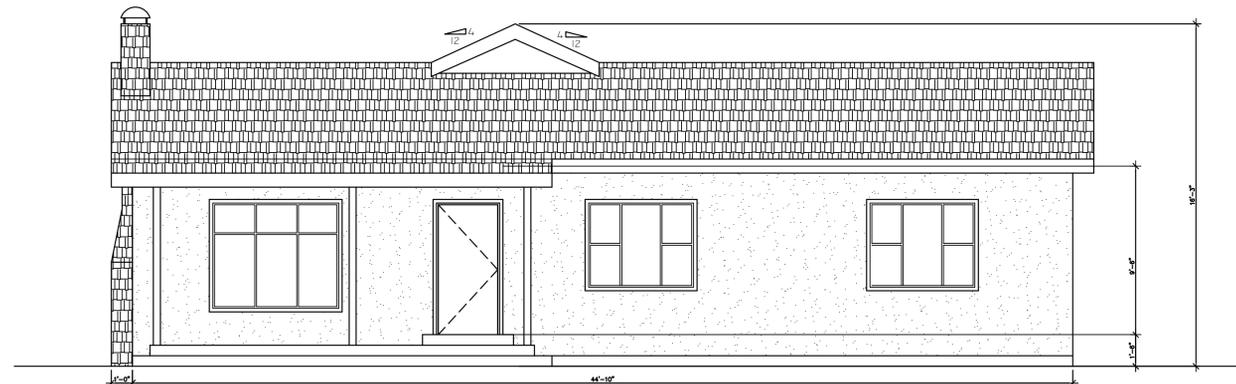
ROOFING: "ELK PRESTIQUE" 30-YEAR "CLASS-A" COMPOSITION SHINGLES NEW ROOFING MATERIAL AND COLOR TO MATCH EXISTING



SOUTH ELEVATION
SCALE: 1/4"=1'-0"



WEST ELEVATION
SCALE: 1/4"=1'-0"



EAST ELEVATION
SCALE: 1/4"=1'-0"

PROJECT ADDRESS:
1429 THERESA AVE.
CAMPBELL, CA 95008-6834

PROJECT:
MR. MAX AGHAZADEH RESIDENCE
DRAWING TITLE:
ELEVATIONS

REV	DATE	DESCRIPTION
△		
△		
△		
△		
△		

JOB NO.: 214110
CAD FILE:
DSGN'D BY: M.A.
DRAWN BY: J.T.
CHK'D BY: M.A.
APP'D BY: M.A.
DATE: 10/01/14
SCALE: AS NOTED

DRAWING NO.:
A-2
SHEET * OF *