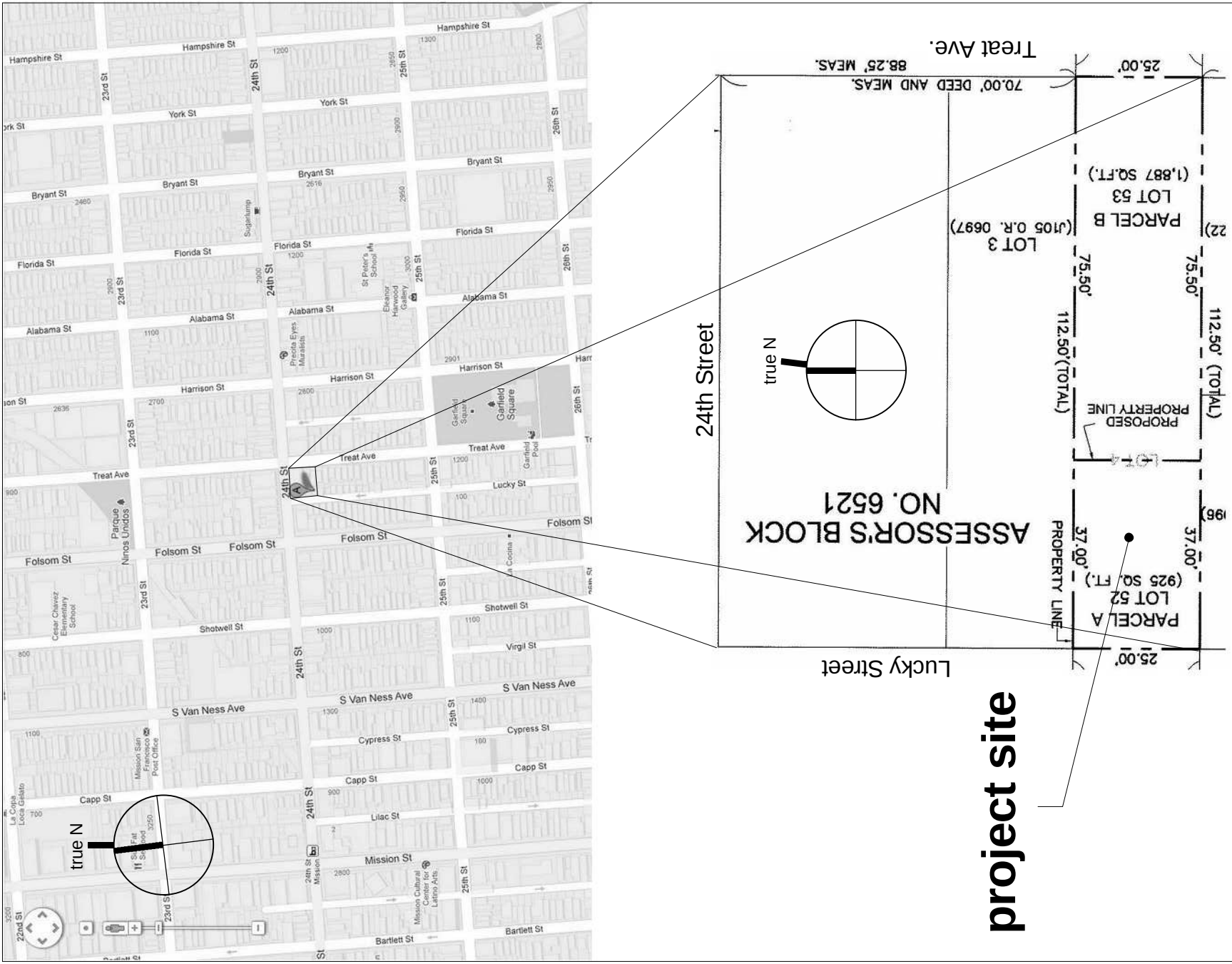




project site

1 Location & Parcel Map

NTS

A.P.N. ZONING HEIGHT & BULK DISTRICT LOT DIMENSIONS LOT AREA	LOT PARAMETERS	
	6521/052 RH-2 25' X 37' 925 SF	
USE CONSTRUCTION TYPE STORIES HEIGHT GARAGED PARKING SPACES RESIDENTIAL GROSS SQUARE FOOTAGE PARKING GROSS SQUARE FOOTAGE TOTAL GROSS SQUARE FOOTAGE	BUILDING PARAMETERS	
	Existing	Proposed
CONSTRUCTION TYPE	N/A	single family dwelling
	1	3
STORIES	13	29
	2	1
HEIGHT	0	1,708
	765	253
GARAGED PARKING SPACES	0	1,708
	765	253
RESIDENTIAL GROSS SQUARE FOOTAGE	0	1,708
	765	253
PARKING GROSS SQUARE FOOTAGE	765	253
	765	1,961
TOTAL GROSS SQUARE FOOTAGE	765	1,961
	765	1,961
CODES		
2010 CA Building Code with San Francisco Amendments & referenced Electrical, Energy, Fire, Green Building, Standards, Mechanical & Plumbing Codes		
• per CBC 705.11.2, roof parapet walls not required since building has an area less than 1,000 square feet on every floor		
• per CBC 602.1(h), for sprinklered type V-B construction only exterior wall assemblies within 3 feet of property line require minimum 1 hour fire rating		
NOTE		
All elevations in drawings are relative to 13 Lucky St. centerline top of curb datum		

PROJECT DESCRIPTION

The project proposes to demolish an existing detached garage & construct a new 3-story single family dwelling, in accordance with the general constraints of variance decision 2007.0010V which allowed the undersized lot to be created. The building is designed to meet the stringent Passive House energy efficiency standard.

DESIGN NOTES

Facade

The facade incorporates a recessed ground level entry, which provides relief & a sense of privacy between the entry door & 19 Lucky Street's entry stair, which lands on the adjacent property line. The facade's beveled 2nd & 3rd floor surround evokes the shape of cornices of adjacent victorians, and provides additional relief to the facade by creating a 6" deep overhang above the ground floor. Combined with the muted siding colors on the ground floor, the surround provides emphasis to the upper floors in congruence with the raised entries, characteristic of several houses on Lucky Street. Our opinion is that exterior staircases tend to look like appendages and detract from the architectural consistency of facades (see for example 19, 25 & 29 Lucky Street photographs on Sheet A1.1), and tend to discourage engagement with the neighborhood as well. Several houses on the same side of Lucky Street do not have raised entries (31, 31, 61 Lucky Street, 29 Lucky Street has both a ground & a raised entry).

Monitor Window

Buildings that meet the passive house (PH) standard use approximately 1/10th of the heating energy of equivalent buildings built to current building code. The PH standard is achieved by using quantitative energy modeling to design the building shell according to the local climate, optimizing levels of insulation and sizing/orienting windows to take advantage of solar heat gain as much as possible. The project's south-facing monitor window is critical to meeting the PH standard: by projecting vertical glazing above the main roofline, unlike a horizontal skylight, it can collect maximum solar gain unshaded by adjacent structures during winter heating periods when the sun angle is low, while deflecting solar gain when the sun angle is high. PH modeling indicates that the monitor window accounts for approximately 30% of the building's annual heat demand.

While the peak of the monitor window assembly projects 5 feet above the facade roofline, the entire monitor window assembly is set back 5 feet from the facade. It is out of view from street level, and is barely visible from the 1st main living floor on homes across Lucky Street as well (see Sheet A0.0 Perspective Views). As such the design conforms to the basic requirement described by Planning Code Section 261(c)(1), Height Limits Applicable to Front Portion of the Property. The midpoint height of the monitor window assembly aligns with the peak of 19 Lucky Street's adjacent roof, congruous to how the peak elevation of the 2007.0010V variance design's skylight aligned with the same point (see Sheet A3.0 Height & Massing vs. 2007 Design). Note also that the peak height of the monitor window is lower than the entire 25 wide facade parapet wall on 1106 Treat Ave., and is equal to the peak height of the main sloped roof on 1106 Treat Ave.

Rear Setback

The 2007.0010V variance design was granted a variance to provide only 75 square feet of usable open space in the yard between 1106 Treat Avenue and 13 Lucky Street. However, this space has historically been exclusively enjoyed by the residents of 1106 Treat Avenue as their only ground-level private outdoor space, and it is proposed that this continue to be the case. This was specifically requested by the owner-residents of 1106 Treat Avenue during the pre-application meeting and subsequent communications, including eliminating the ground-level rear door which was part of the 2007.0010V variance design. Providing 13 Lucky Street's usable open space in the shared yard would compromise the privacy of 1106 Treat Avenue, which its owner-residents were adamant to avoid.

Instead, a diagonal vertical orientation of the project's rear wall from ground to roofline is proposed, beginning from the southeast corner of the building footprint at the south property line, to a point 5 feet west at the north property line. The logic of this orientation is that the northeast rear corner of 19 Lucky Street blocks much of the southern light from the back yard as is, whereas the rear yard of 1104 Treat lets more light in from the north. The design provides 13 Lucky Street's full open space requirement with a private 125 sf 2nd floor court. The court's translucent obscure wall lets morning and afternoon light pass in either direction between the properties while maintaining privacy.

Massing & Bulk Compared to 2007 Variance Design

Sheet A3.0 Height & Massing vs. 2007 Design shows the building mass of the proposed design superimposed on that of the design approved by the 2007 lot split variance. The overall bulk of the proposed design is very similar—it could be argued that it is actually less given the void taken out by the court—note the 75" high privacy wall is to the mutual benefit of both 1106 Treat Avenue & 13 Lucky Street, but only a 3.5' railing is required by code.

Abstract Tree Form

DPW denied our application for a street tree to be planted as part of the project due to the site's narrow sidewalk & alley (see letter Sheet A1.0). The abstract tree form on the garage door adds an organic form to the tree-less alley nonetheless, in the tradition of the facade art & murals on Lucky Street & its sister alley Balmy Street.

EXTERIOR DESIGN & MATERIALS

Materials chosen for outstanding durability & appearance retention with zero or low maintenance:

- siding
 - stained wood veneer-faced ventilated siding with factory finish (Prodema ProdEX, Parklex Facade or similar). ProdEX is a composite panel faced with a natural wood veneer and coated with a proprietary coating, based on synthetic resins and PVDF, which protect the panel from the effects of sunlight, chemical attack (anti-graffiti) and the damage caused by atmospheric agents
 - anti-graffiti fiber-cement panels on 1st floor facade
 - north property line & rear walls: painted horizontal lap siding (HardiePlank or equivalent) in ventilated rainscreen assembly, per request of 1104 Treat Avenue
 - south property line blind wall: 6" thick mineral wool core vertical metal insulated panels (2 hour fire rating) with factory paint finish (Kingspan KS42MF or equivalent)
- windows & doors**
- windows, monitor & court curtain walls, court sliding door, entry door, triple pane, thermally broken, passive house rated with anodized aluminum frames (Schuco AWS 75 SJ, Schuco FW 60, Schuco ASS 70 SJ or equivalents)
 - south & select west facing glazing to include external shading (Schuco integrated, Hella AF or equivalent)
 - garage door: anodized aluminum frame/mullions, translucent privacy glass panels

APPROXIMATELY AT	MANUFACTURER
ADJ	MFR
ADJUSTABLE	MIN
ABOVE FINISHED FLOOR	MIR
ALTERED	MISC
ALUM	MR
ALUMINUM	MSRY
AREA OF WORK	MTD
ASSESSOR'S PARCEL NUMBER	MTL
ARCHITECTURAL	(N)
ATTENTION	N
BATH	NEC
BARRIER	NIC
BOARD	NO., #
BUILDING	NOM
BLKG	NTS
BOTTOM	O/C
BOT	OD
BUILDING PAPER	OH
BETWEEN	OPNG
CABINET	OPP
COLD AIR RETURN	O/S
CALIFORNIA BUILDING CODE	PART.
CABLE	PERIM
CEMENT	PL
CERAMIC	PLAM
CUBIC FEET	PLSTR
CENTERLINE	PLT
CEILING	PLY
CLEAR	PNL
CLOSET	PNT
CONCRETE MASONRY UNIT	PREFAB
CONTROL	PREFIN
COLUMN	PRPT
CONCRETE	PT
CORRIDOR	PV
CENTER POINT	PVR
CENTER	R
CLOTHES DRYER	RD
DOUBLE	REF
DETAIL	REG
DIAMETER	REIN
DOWN	REQD
DOOR	RET
DISHWASHER	RIS
DRAWING	RLNG
EXISTING	RO
EAST	ROW
EACH	RQD
EGRESS	RUB
ELECTRICAL	S
ELEVATION	SC
EQUAL EQUIVALENT	SCHED
ET CETERA	SEC
EXHAUST	SEP
EXTERIOR	SEPARATE
REFRIGERATOR	SF
FURNISHED BY OWNER	SFD
FLOOR DRAIN	SHT
FINISH FLOOR ELEVATION	SIM
FINISH	SL
FACE OF FINISH	SLD
FIXTURE	SMD
FLASHING	SPD
FLEXIBLE	SPEC
FLOOR	SPRINK
FACE OF STRUCTURE	SQ
FOOT, FEET	SOUTH
FURRING	SS
GALVANIZED	SSD
GAUGE	STD
GARBAGE DISPOSAL	STL
GLASS	STN
GLUE LAMINATED	STOR
GRADE	STRUC
GROSS SQUARE FEET	SYM
GYP SUM WALL BOARD	T&G
GYP SUM	TEMPORARY
HOLLOW CORE	TEMP
HEIGHT	TMPRD
HOLLOW METAL	TBD
HOUR	TEL
HEAT RECOVERY VENTILATOR	THK
HORIZONTAL	TILE
HIGH POINT	T.O.
HOT WATER	TOC
INSULATED CONCRETE FORM	TOW
INSIDE DIMENSION/DIAMETER	TV
INCHES	TYP
INFORMATION	UC
INSULATION	UNF
INTERIOR	UON
JUNCTION BOX	VAR
JOINT	VEN
KITCHEN	VERT
LAMINATED	VIF
LAVATORY	VP
LOCATION	WD
LOW POINT	WH
MANIFOLD	W
MATERIAL	WC
MEDICINE CABINET	W/
MECHANICAL ELECTRICAL & PLUMBING	WIN
MECH	W/O
MAXIMUM	W.P.
MECHANICAL	WT

2 Abbreviation Definitions

VIEW LABEL	VIEW NAME	# on sheet
VIEW LABEL	1/8" = 1'-0" scale	1
NORTH ARROWS	true North	1
ELEVATION MARK	project North	1
ROOM TAG	101	1
GRID LABEL	150 SF	1
STRUCTURAL MEMBER	Beam Type @ Spacing	1
BLOCKING	101	1
CONTINUOUS FRAMING	101	1
COLUMN (plan view)	101	1
INSULATION	101	1
CURB CUT	101	1
REVISION TAG	101	1
CENTER LINE	101	1
EARTH/GRADE LINE	101	1

Symbol Legend

SHEET INDEX	
Sheet	Name
0.0	Cover Sheet
A0.0	Perspective Views
A1.0	Plot Plan & Site Information
A1.1	Site Photographs
A2.0	East & West Elevations
A2.1	North & South Elevations
A2.2	Floor & Roof Plans, Wall Assemblies
A2.3	Building Sections
A3.0	Height & Massing vs. 2007 Design
A4.0	Green Building Site Permit Submittal

Cover Sheet

13 Lucky Street Passive House

13 Lucky Street San Francisco, CA 94110

date:	08/01/2013 11:23:14 AM
status:	site permit
drawn by:	SH
scale:	As indicated

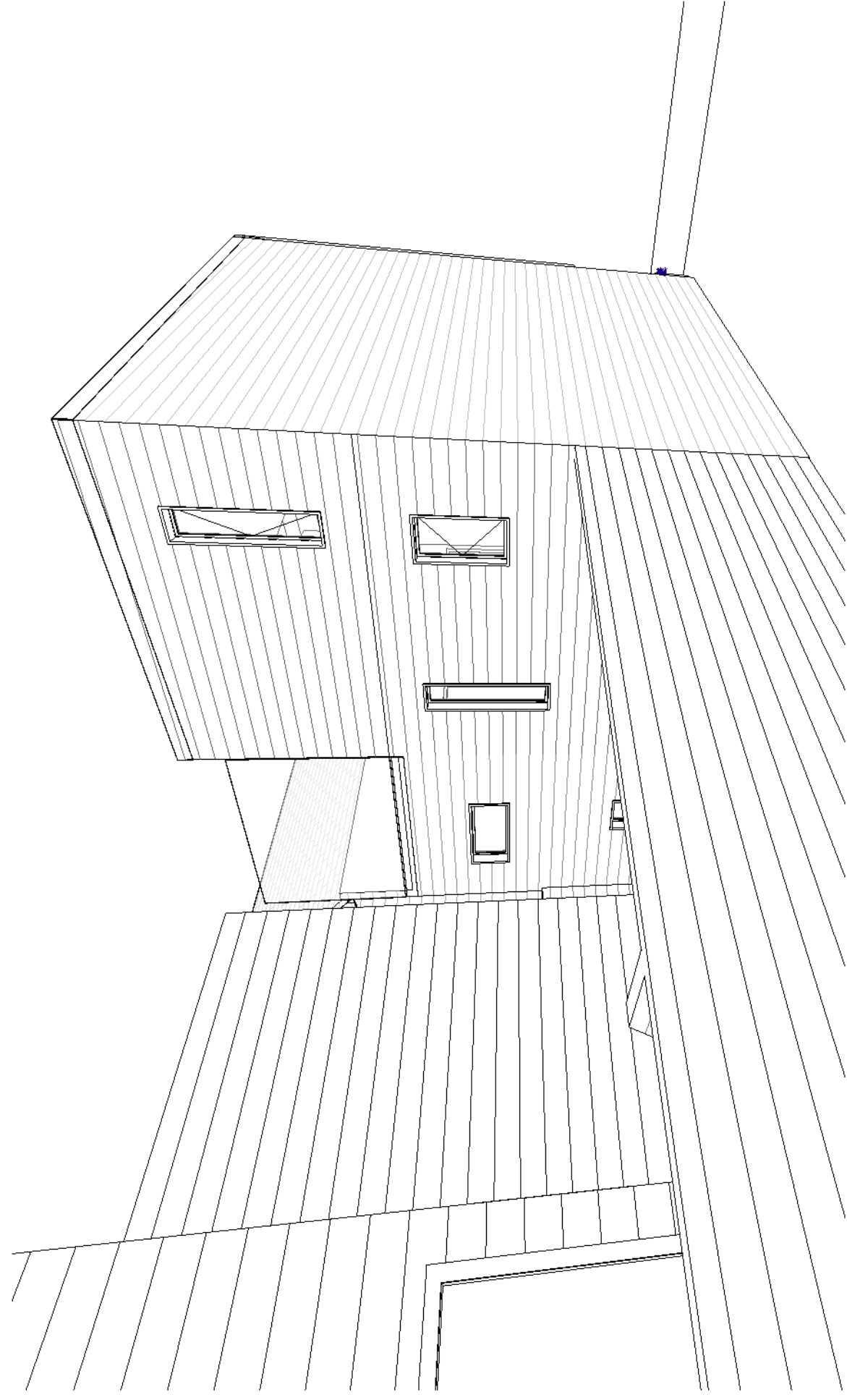
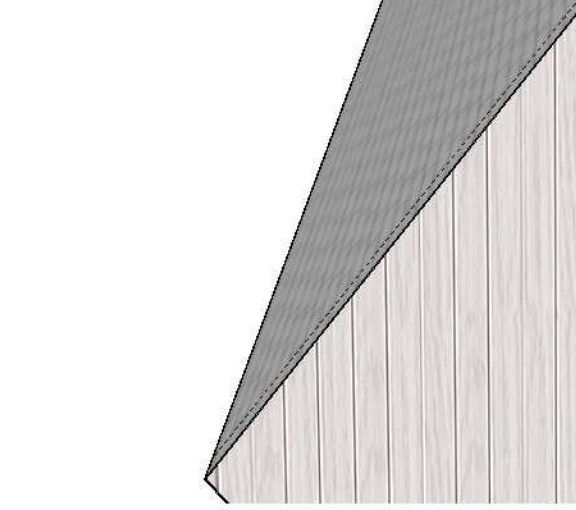
scale correct on 24"x36" format only

DESIGN BUILD CONTRACTOR:
Slingray Builders, Inc.
LIC: 902907 exp. 08.31.2013
OWNER: 13 Lucky Street LLC
Sacha Henchman & Jennifer Smith
sacha@slingraybuilders.com
415.225.3494

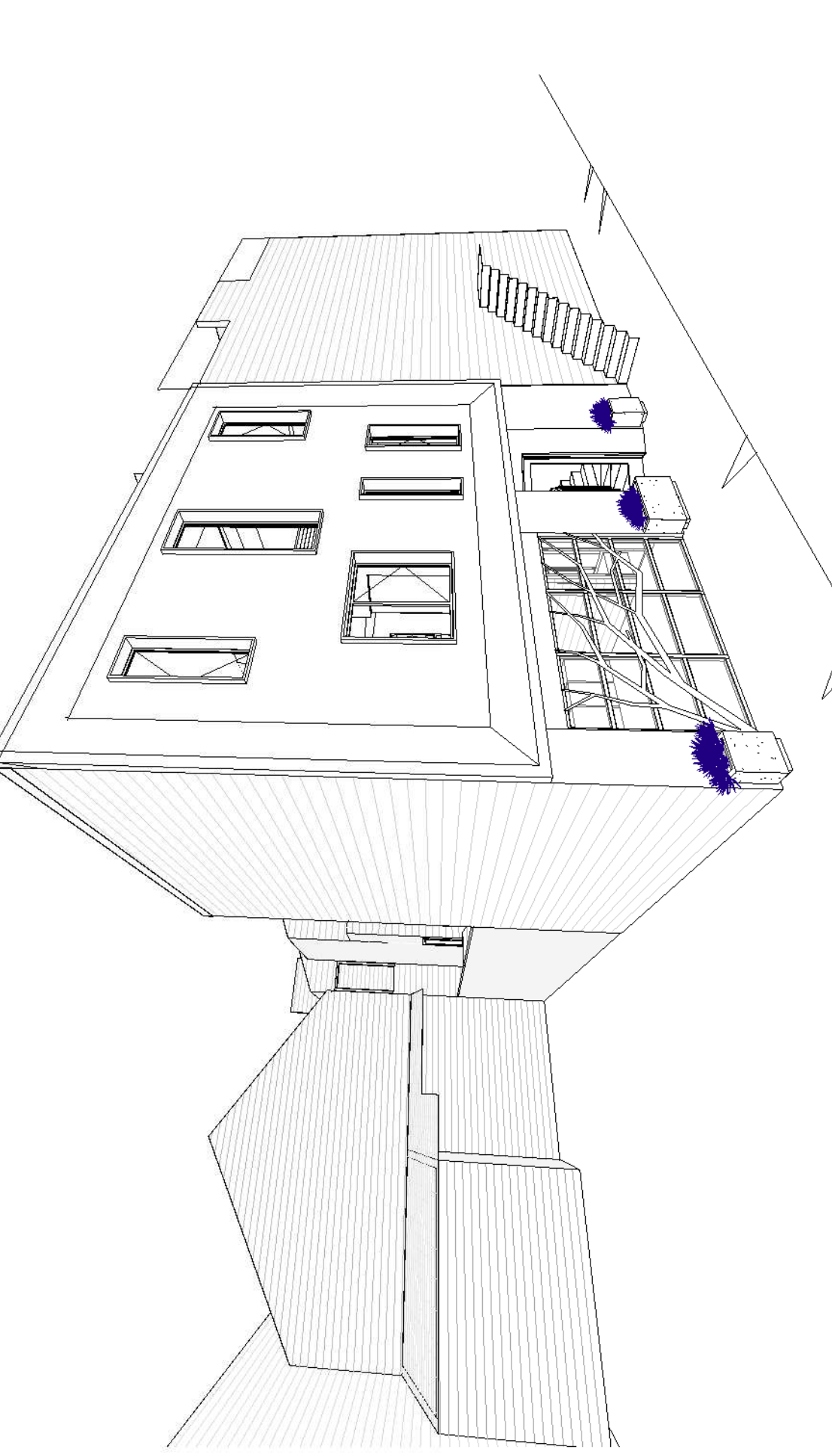
9 view from 1104 Treat 2nd floor

9 view from 1104 Treat 2nd floor

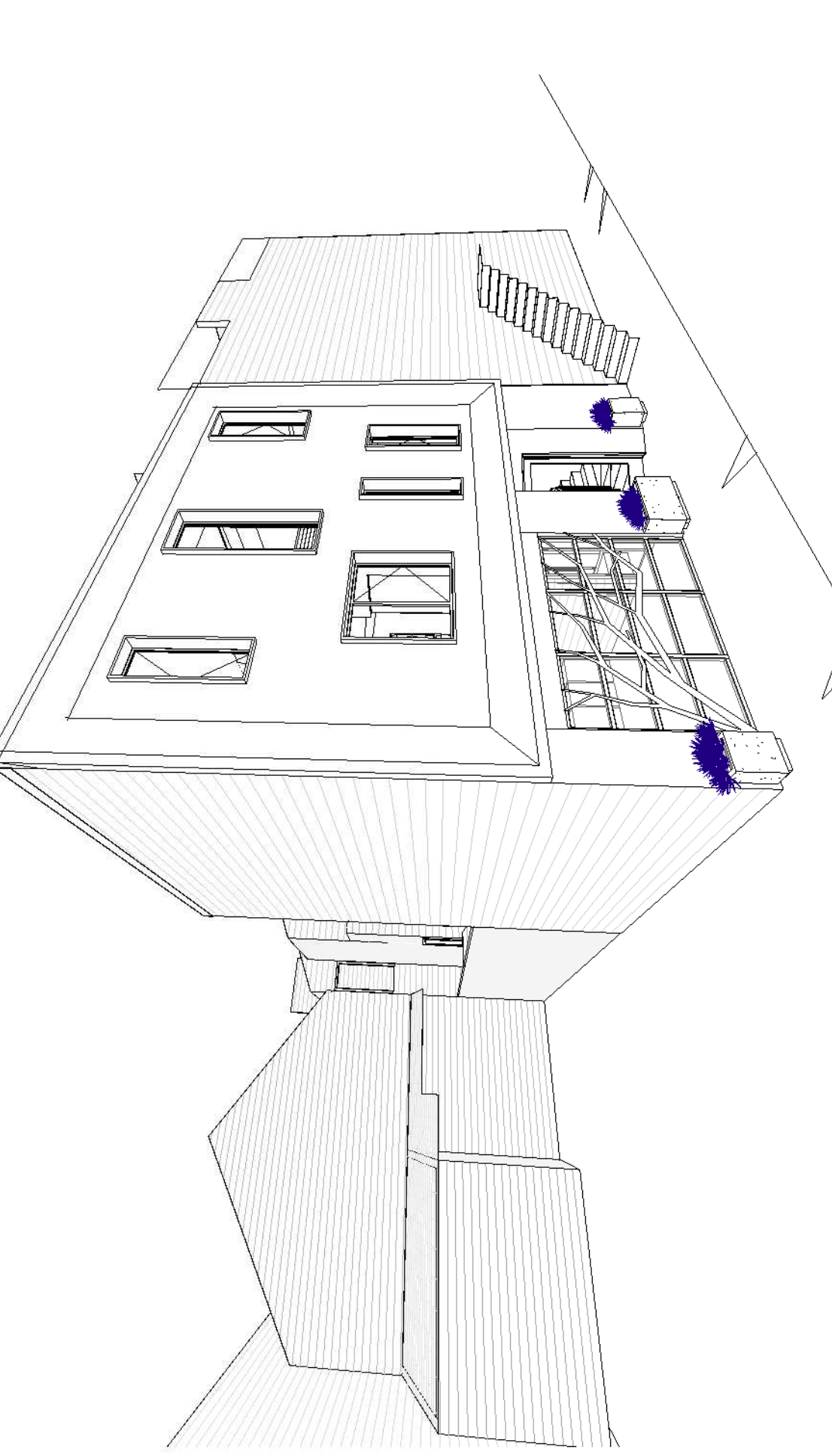
view from 10-12 Lucky 2nd floor



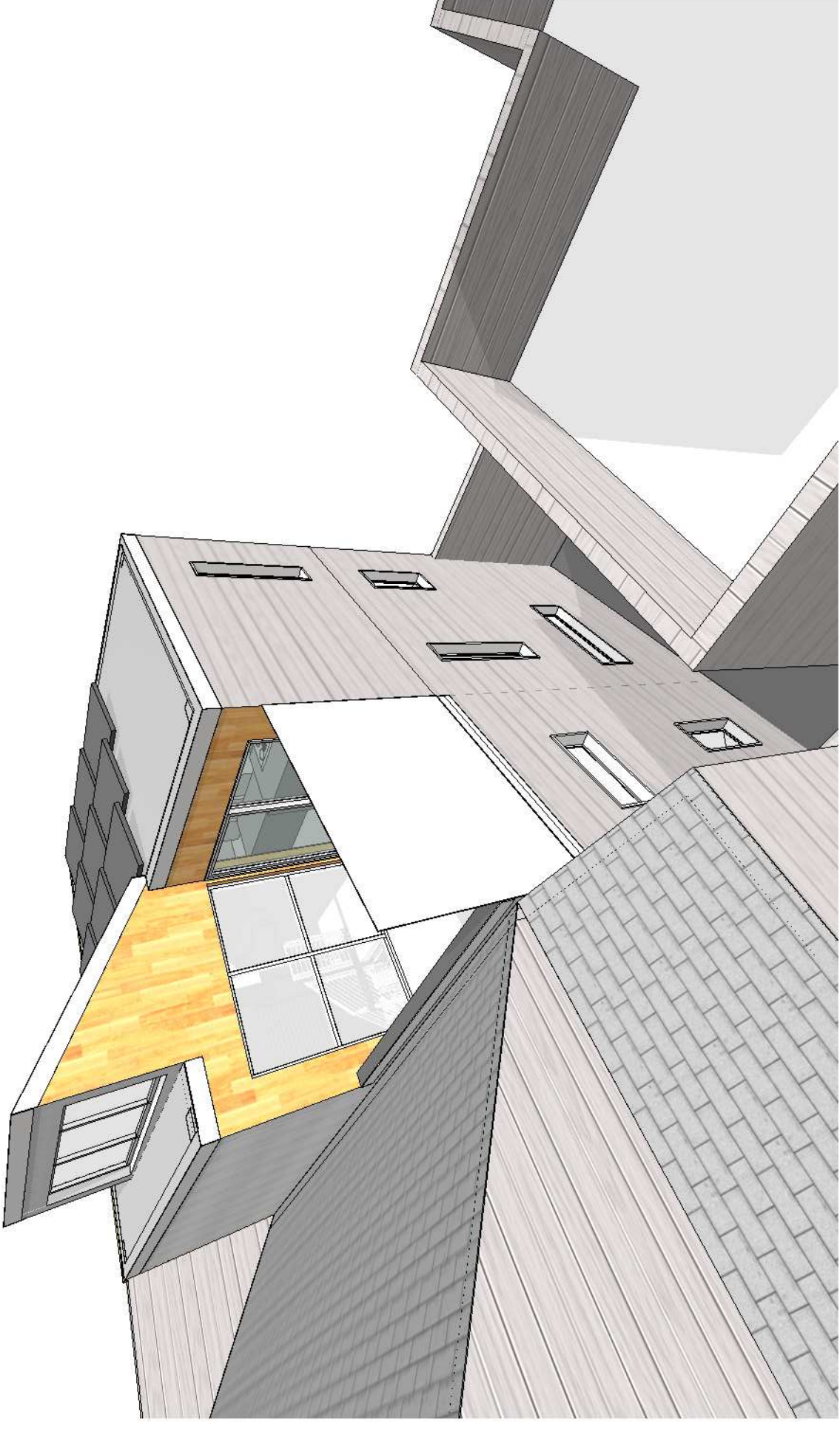
8 view from 1104 Treat 1st floor



5 view from 10-12 Lucky 1st floor



5 view from 10-12 Lucky 1st floor



2 SE camera

SHEET A1.1		13 Lucky Street Passive House		13 Lucky Street San Francisco, CA 94110	
Site Photographs		date: 08/01/2013 11:23:43 AM		status: site permit	
no.		drawn by: SH		scale: correct on 24"x36" format only	
revision		no.		scale:	
date		no.		scale:	
DESIGN/BUILD CONTRACTOR:		Slingray Builders, Inc.		OWNER: 13 Lucky Street LLC	
Slingray Builders, Inc.		Lic. 902907 exp. 08.31.2013		sacha@slingraybuilders.com	
415.225.3494		Sacha Henchman & Jennifer Smith		415.225.3494	
Slingray Builders		ESSENTIAL & LIGHT COMMERCIAL CONSTRUCTION		Slingray Builders	



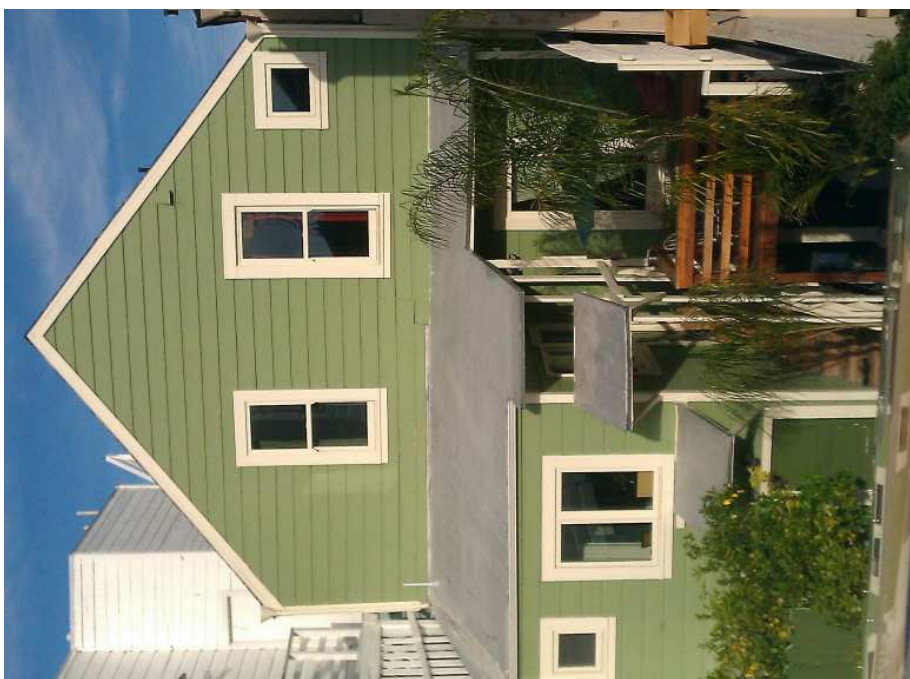
13 Lucky Street (E) garage rear



19 Lucky Street north/rear



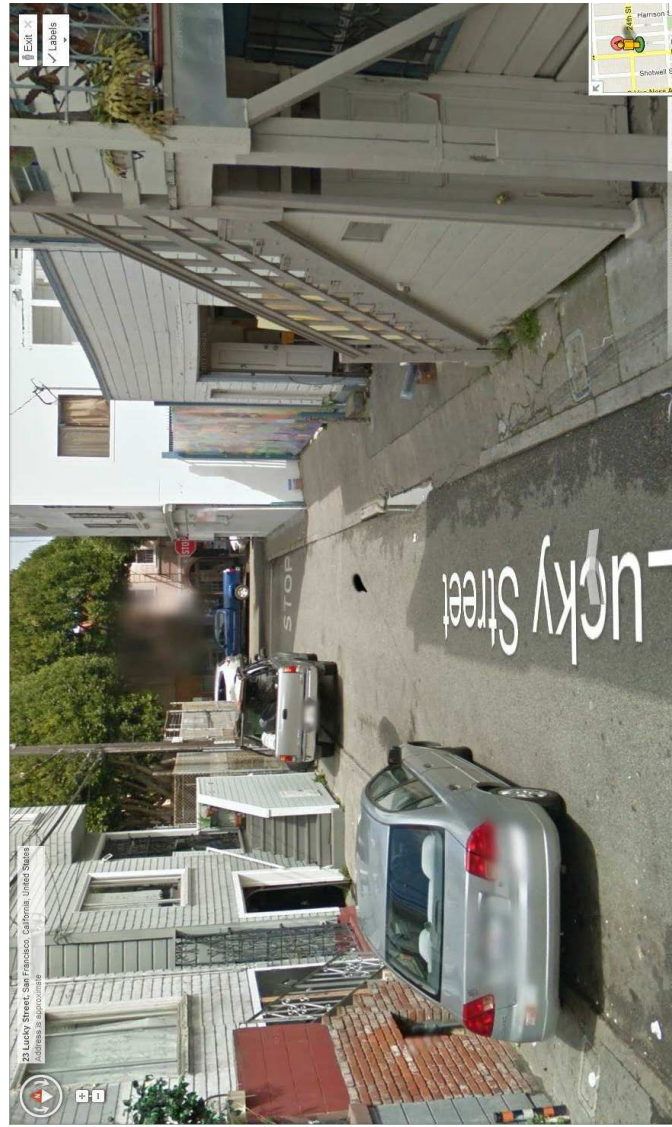
1106 Treat Ave. rear



1104 Treat Ave. rear



19 Lucky Street facade



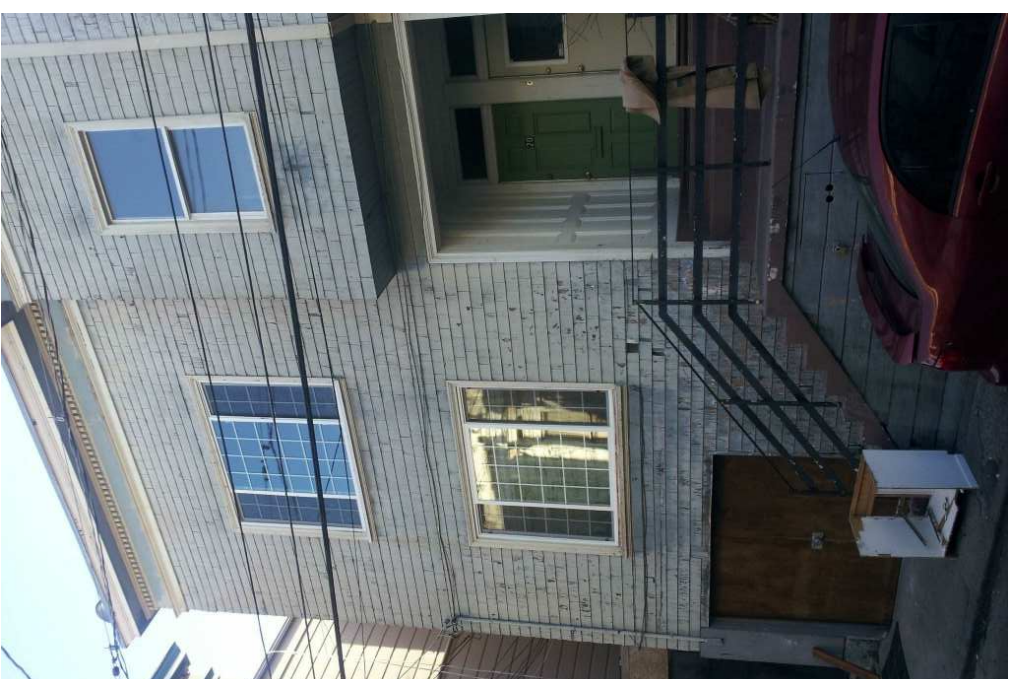
Lucky Street Looking North



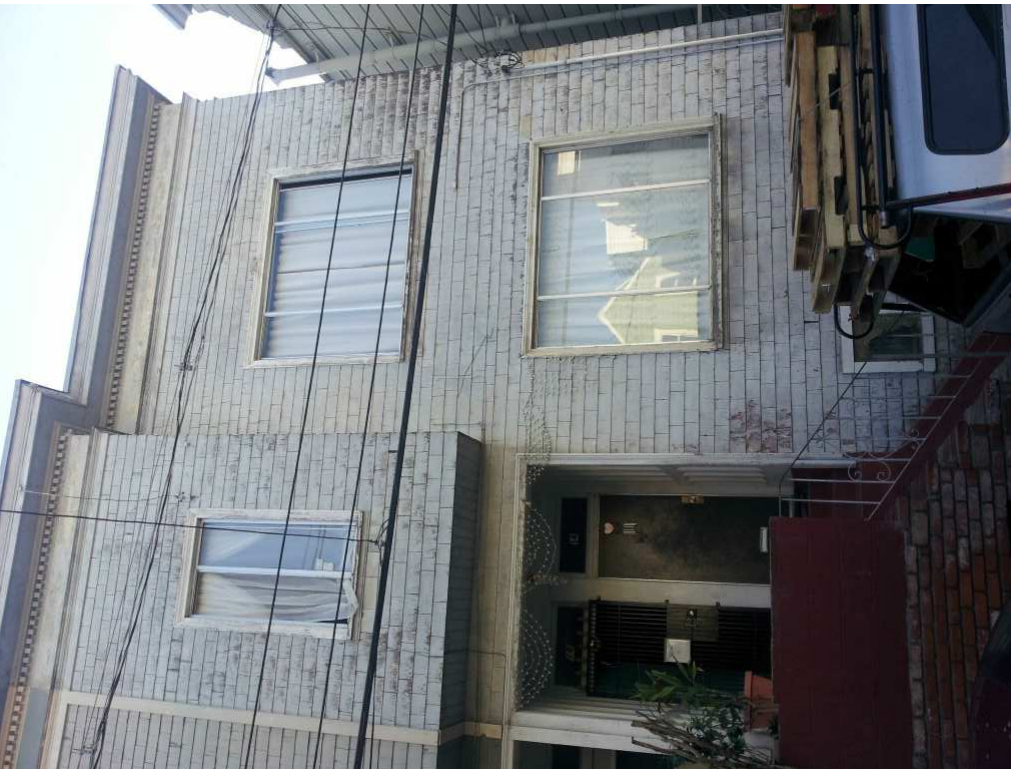
Lucky Street looking south



13 Lucky Street (E) garage front



18-20 Lucky Street facade



14-16 Lucky Street facade



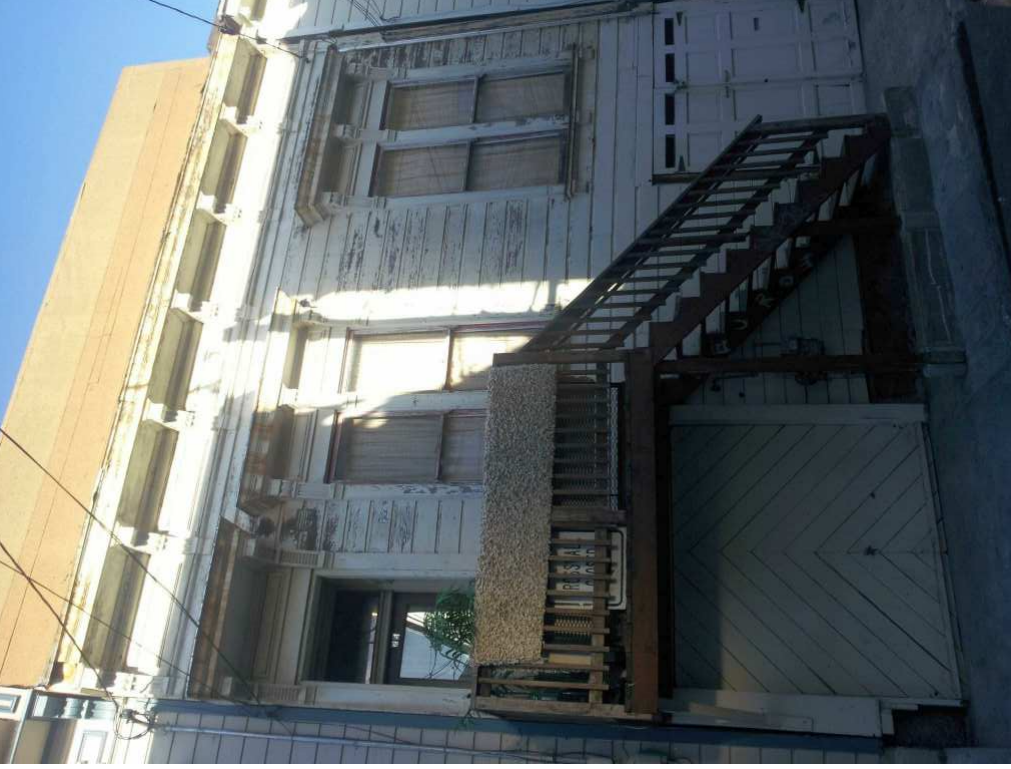
10-12 Lucky Street facade



31 Lucky Street



29 Lucky Street



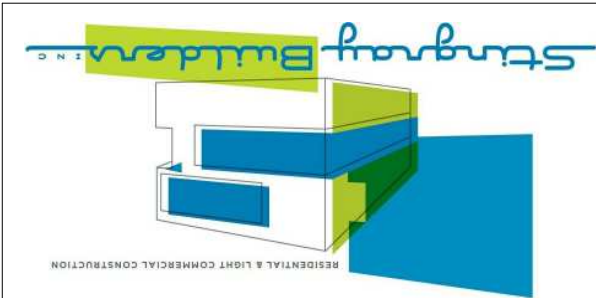
25 Lucky Street



51 Lucky Street



61 Lucky Street



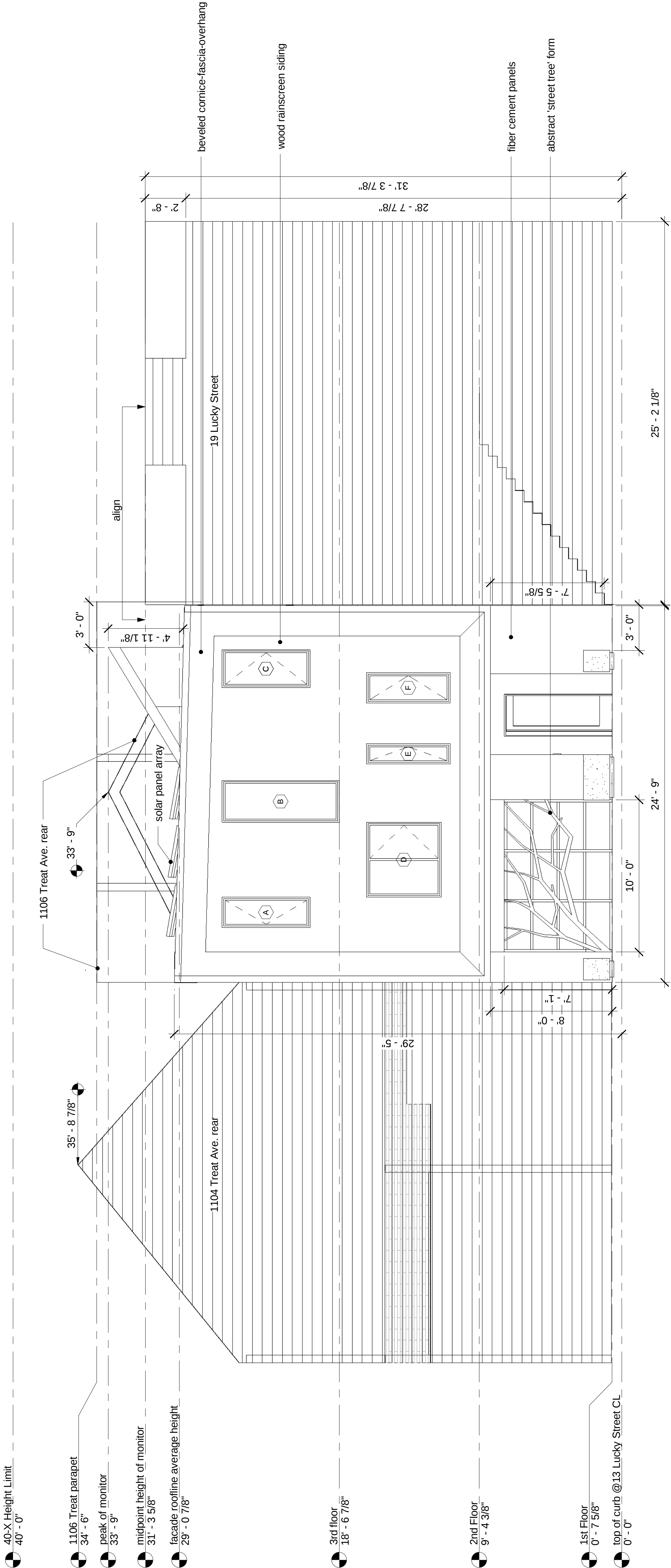
DESIGN/BUILD CONTRACTOR:
Slingray Builders, Inc.
LIC: 902907 exp. 08.31.2013
OWNER: 13 Lucky Street LLC
Sacha Henchman & Jennifer Smith
sacha@slingraybuilders.com
415.225.3494

no.	revision	date

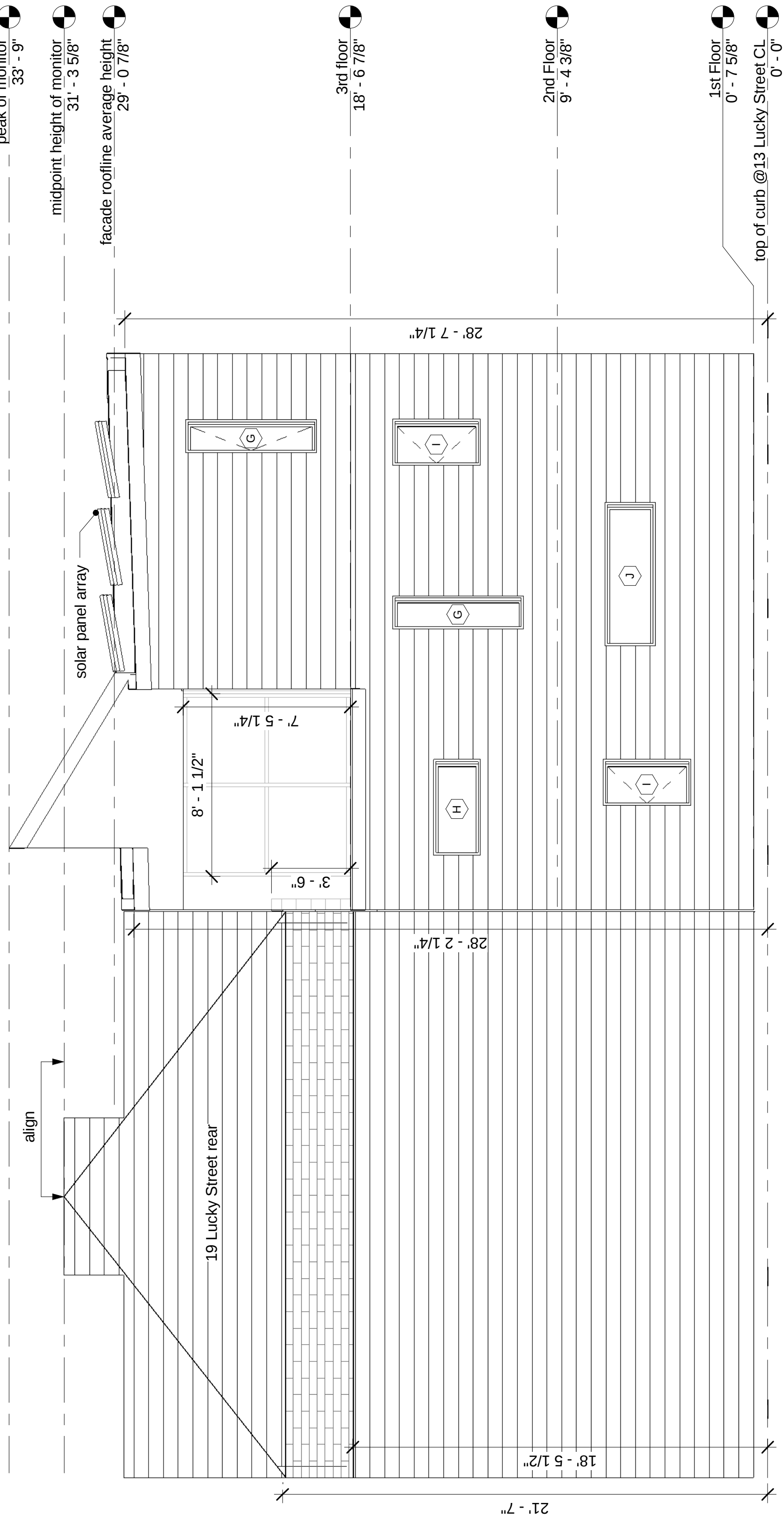
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status:	site permit
drawn by:	SH
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scale correct on 24"x36" format only	

East & West Elevations
13 Lucky Street Passive House
13 Lucky Street San Francisco, CA 94110

SHEET
A2.0



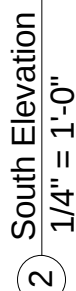
1 West Elevation
1/4" = 1'-0"

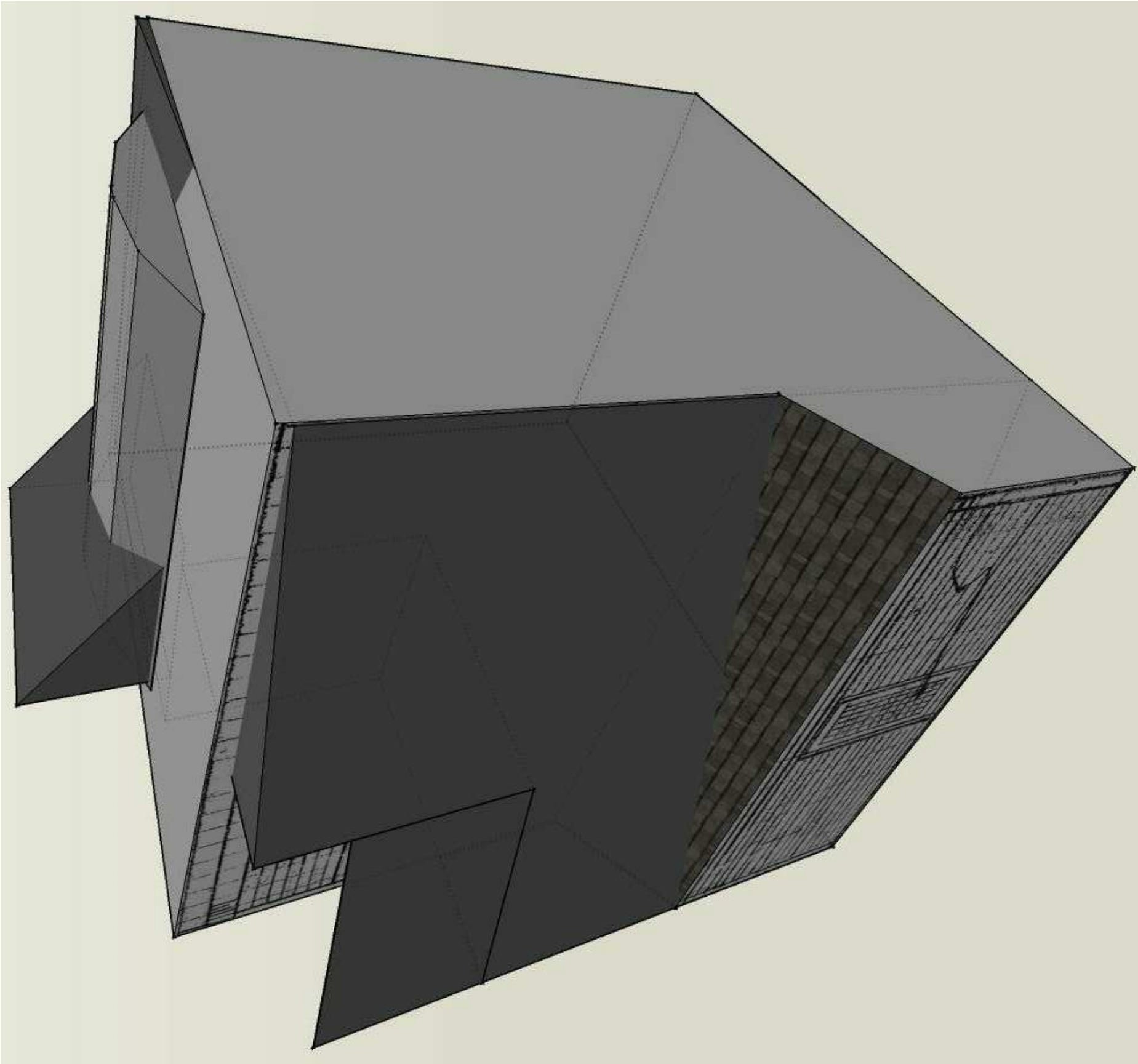


2 East Elevation
1/4" = 1'-0"

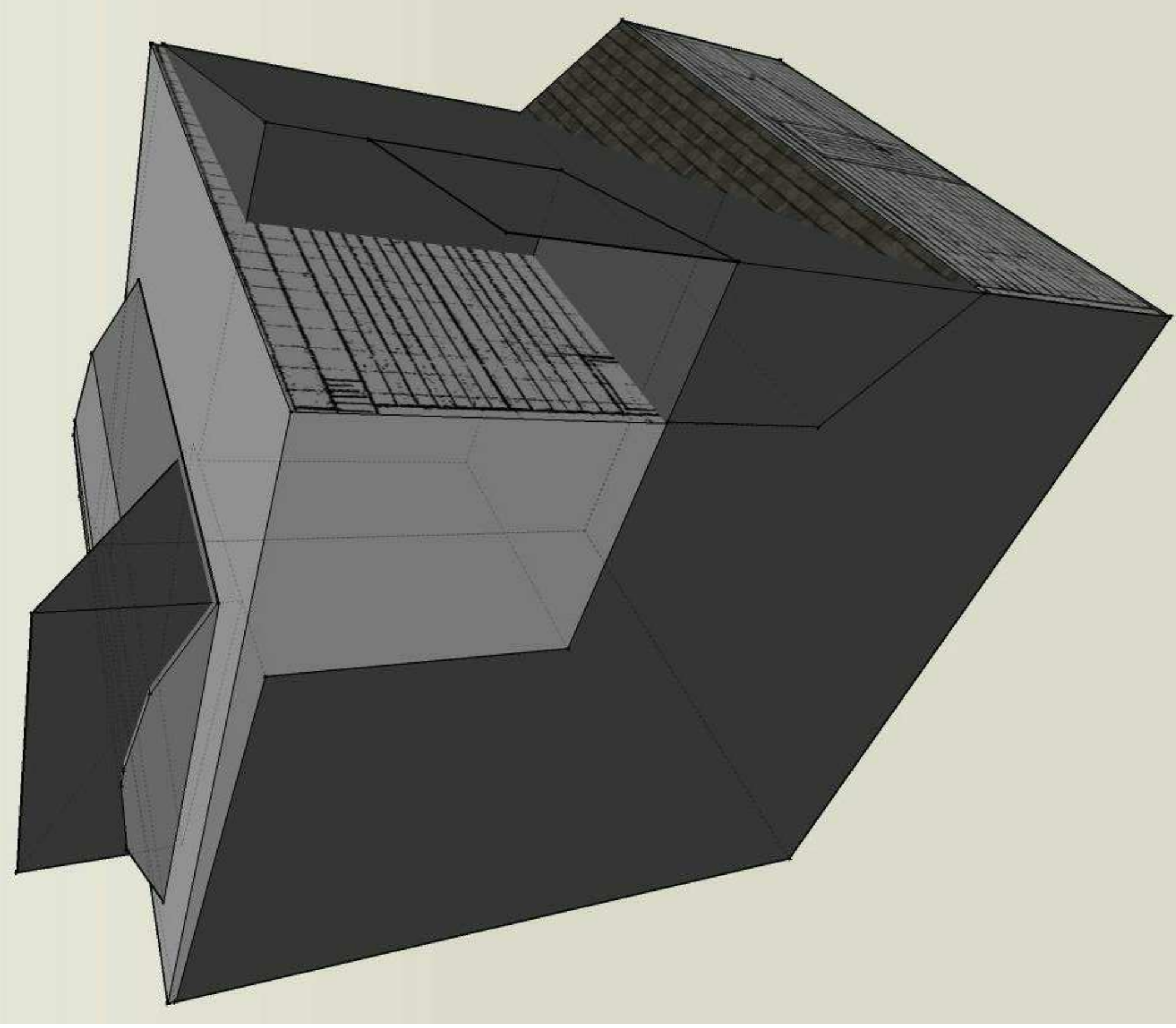
Window Schedule				
tag #	count	description	operation	glazing
A	1	facade	inswing casement	clear
B	1	facade	fixed	clear
C	1	facade	inswing casement	clear
D	1	facade	inswing casement	clear
E	1	facade	inswing casement	clear
F	1	facade	inswing casement	clear
G	2	rear	fixed	translucent privacy
H	1	rear	fixed	translucent privacy
I	2	rear egress rear	inswing casement fixed	translucent privacy
J	1	19 Lucky St. PL	slider	clear
Z	1			

03/03/2020	10/03/2020	17/03/2020

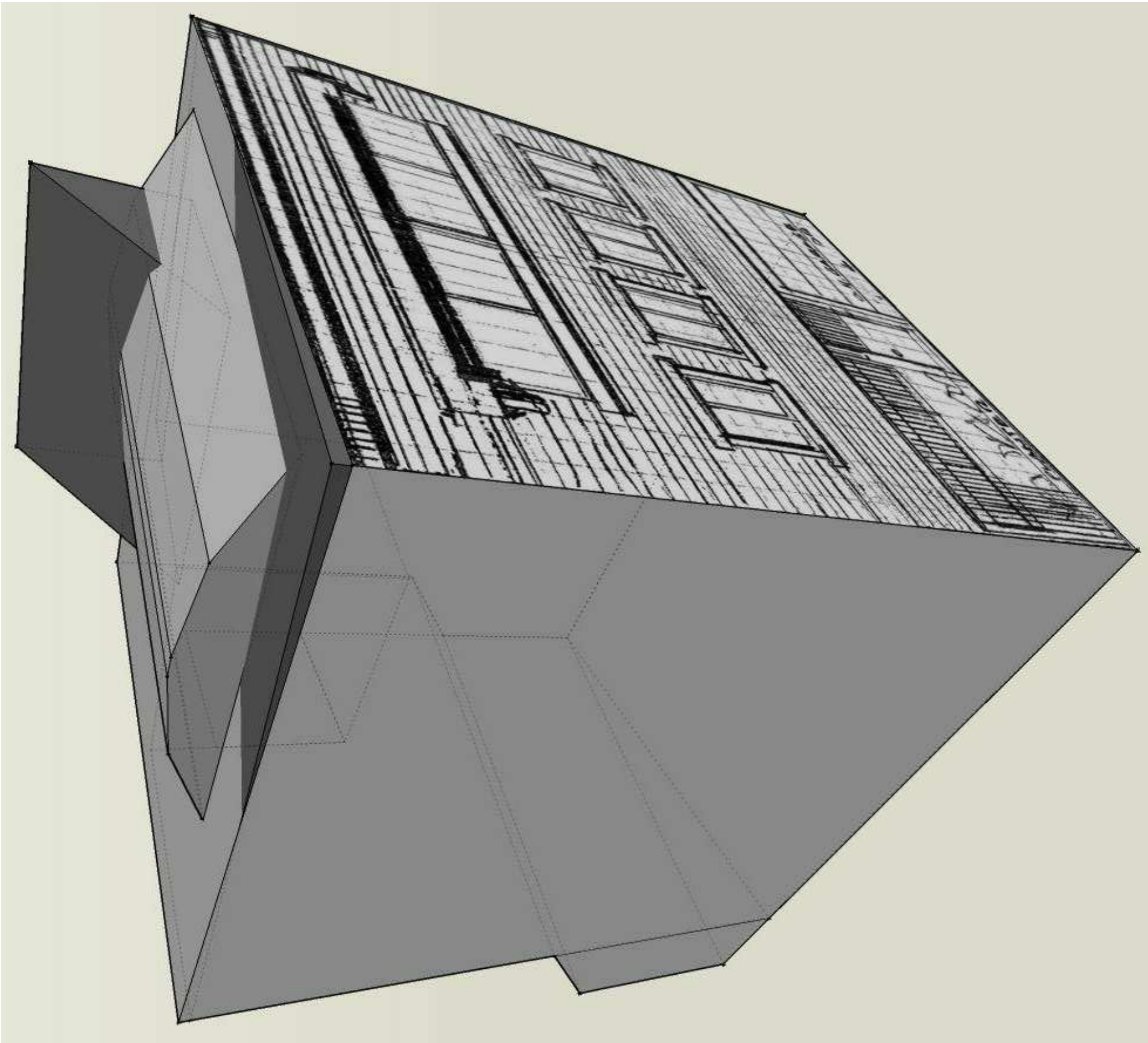




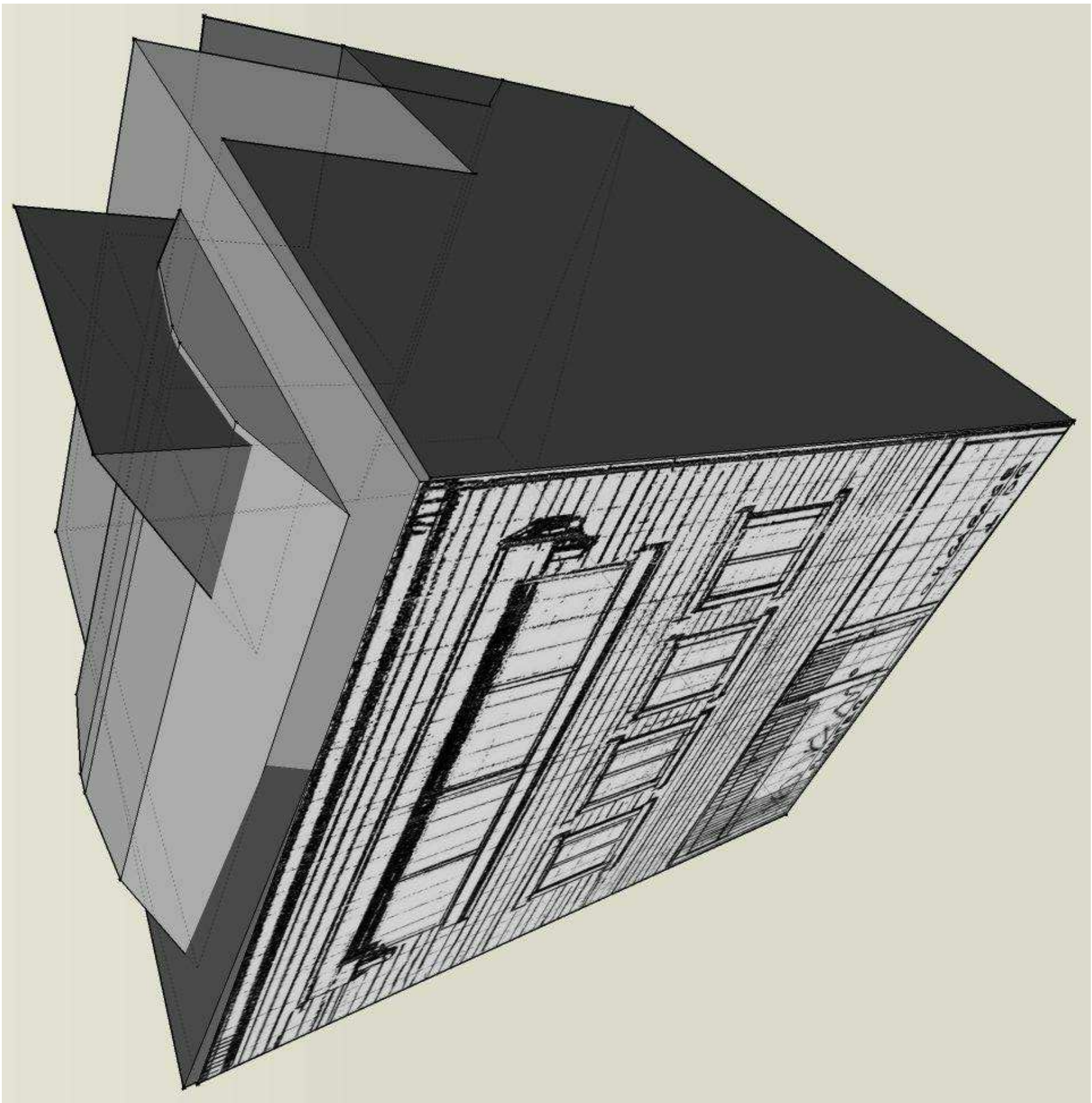
NE View: Proposed (dark) vs. 2007 Design (grey with decal)



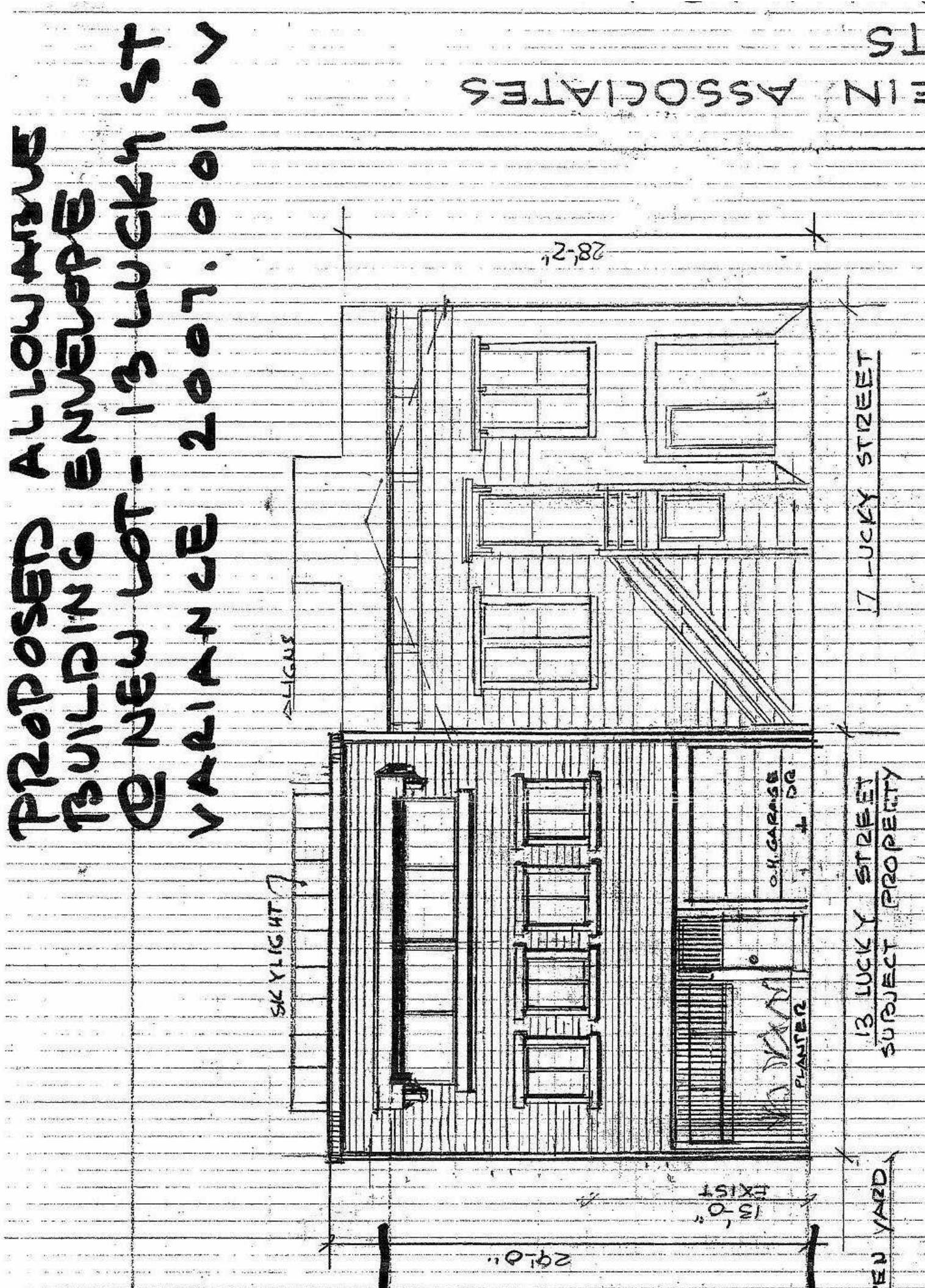
SE View: Proposed (dark) vs. 2007 Design (grey with decal)



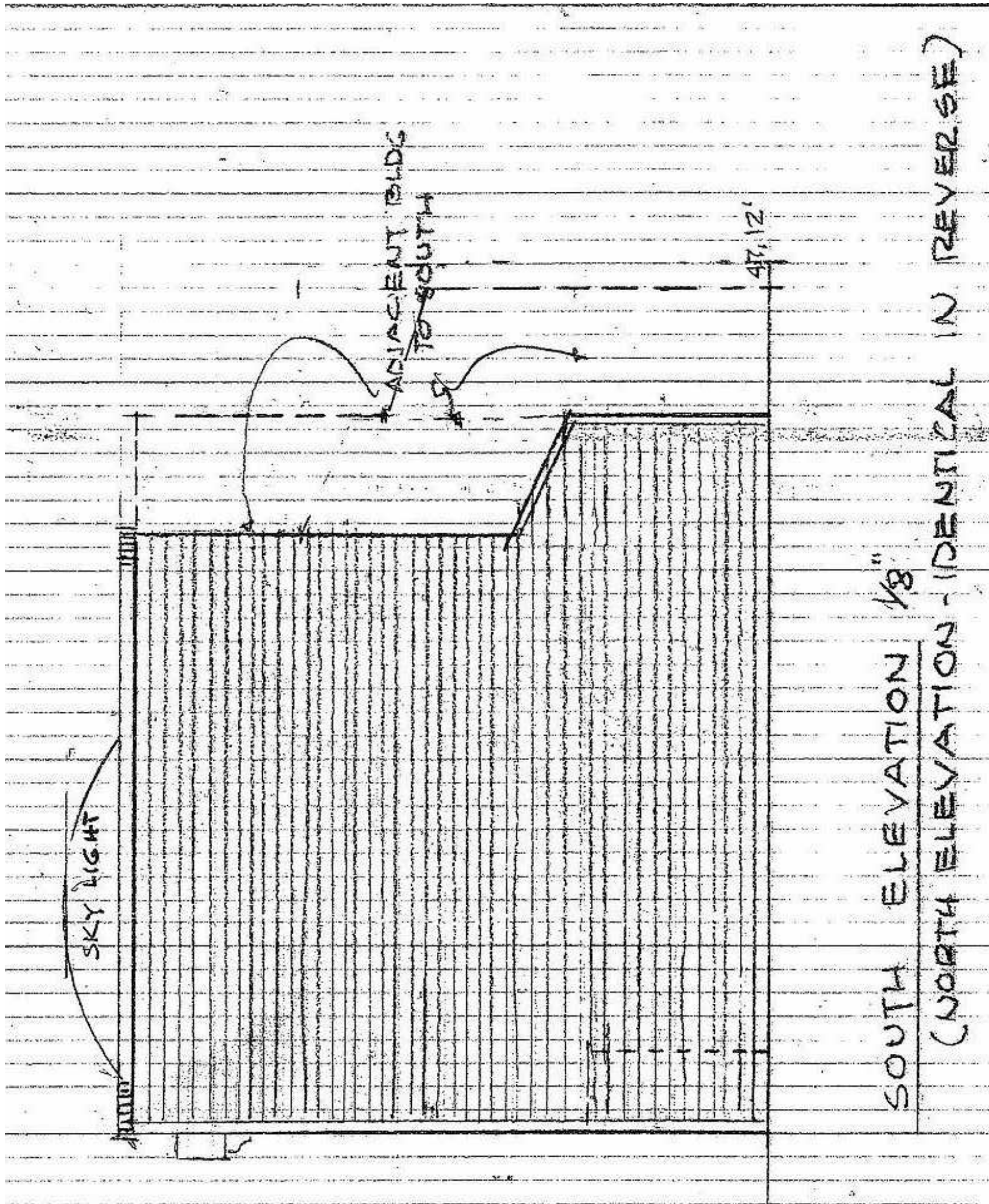
NW View: Proposed (dark) vs. 2007 Design (grey with decal)



SW View: Proposed (dark) vs. 2007 Design (grey with decal)



2007 Design West Elevation: note alignment of top of skylight with 19 Lucky Street peak roofline



2007 Design South Elevation: note skylight profile

Green Building: Site Permit Checklist

BASIC INFORMATION:

These facts, plus the primary occupancy, determine which requirements apply. For details, see AB 093 Attachment A Table 1.

Project Name 13 Lucky Street passive house	Block/Lot 6521 /052	Address 13 Lucky Street, San Francisco, CA 94110
Gross Building Area 1,961	Primary Occupancy single family dwelling	Design Professional/Applicant: Sign & Date
# of Dwelling Units 1	Height to highest occupied floor 18.6'	Number of occupied floors 3

ALL PROJECTS, AS APPLICABLE	
Construction activity stormwater pollution prevention and site runoff controls - Provide a construction site Stormwater Pollution Prevention Plan and implement SFPUC Best Management Practices.	●
Stormwater Control Plan: Projects disturbing ≥5,000 square feet must implement a Stormwater Control Plan meeting SFPUC Stormwater Design Guidelines	●
Water Efficient Irrigation - Projects that include ≥ 1,000 square feet of new or modified landscape must comply with the SFPUC Water Efficient Irrigation Ordinance.	●
Construction Waste Management – Comply with the San Francisco Construction & Demolition Debris Ordinance	●
Recycling by Occupants: Provide adequate space and equal access for storage, collection and loading of compostable, recyclable and landfill materials. See Administrative Bulletin 088 for details.	●

GREENPOINT RATED PROJECTS

Proposing a GreenPoint Rated Project (Indicate at right by checking the box.)	x
Base number of required Greenpoints:	75
Adjustment for retention / demolition of historic features / building:	0
Final number of required points (base number +/- adjustment)	75
GreenPoint Rated (i.e. meets all prerequisites)	●
Energy Efficiency: Demonstrate a 15% energy use reduction compared to 2008 California Energy Code, Title 24, Part 6.	●
Meet all California Green Building Standards Code requirements (CalGreen measures for residential projects have been integrated into the GreenPoint Rated system.)	●

Notes

- 1) New residential projects of 75' or greater must use the "New Residential High-Rise" column. New residential projects with >3 occupied floors and less than 75 feet to the highest occupied floor may choose to apply the LEED for Homes Mid-Rise rating system; if so, you must use the "New Residential Mid-Rise" column.
- 2) LEED for Homes Mid-Rise projects must meet the "Silver" standard, including all prerequisites. The number of points required to achieve Silver depends on unit size. See LEED for Homes Mid-Rise Rating System to confirm the base number of points required.
- 3) Requirements for additions or alterations apply to applications received on or after July 1, 2012.

Instructions:

As part of application for site permit, this form acknowledges the specific green building requirements that apply to a project under San Francisco Building Code Chapter 13C, California Title 24 Part 11, and related local codes. Attachment C3, C4, or C5 will be due with the applicable addendum. To use the form:

- (a) Provide basic information about the project in the box at left. This info determines which green building requirements apply.

AND

- (b) Indicate in one of the columns below which type of project is proposed. If applicable, fill in the blank lines below to identify the number of points the project must meet or exceed. A LEED or GreenPoint checklist is not required to be submitted with the site permit application, but such tools are strongly recommended to be used .

Solid circles in the column indicate mandatory measures required by state and local codes. For projects applying LEED or GreenPoint Rated, prerequisites of those systems are mandatory. This form is a summary; see San Francisco Building Code Chapter 13C for details.

LEED PROJECTS

	New Large Commercial	New Residential Mid-Rise ¹	New Residential High-Rise ¹	Commerial Interior	Commercial Alteration	Residential Alteration
Type of Project Proposed (Indicate at right)						
Overall Requirements:						
LEED certification level (includes prerequisites):	GOLD	SILVER	SILVER	GOLD	GOLD	GOLD
Base number of required points:	60		² 50	60	60	60
Adjustment for retention / demolition of historic features / building:				n/a		
Final number of required points (base number +/- adjustment)				50		

Specific Requirements: (n/r indicates a measure is not required)

Construction Waste Management – 75% Diversion AND comply with San Francisco Construction & Demolition Debris Ordinance LEED MR 2, 2 points	●	●	●	●	Meet C&D ordinance only	●
15% Energy Reduction Compared to Title-24 2008 (or ASHRAE 90.1+2007) LEED EA 1, 3 points	●	●	●	●	LEED prerequisite only	
Renewable Energy or Enhanced Energy Efficiency Effective 1/1/2012: Generate renewable energy on-site ≥1% of total annual energy cost (LEED EA2), OR Demonstrate an additional 10% energy use reduction (total of 25% compared to Title 24 Part 6 2008), OR Purchase Green-E certified renewable energy credits for 35% of total electricity use (LEED EA6b).		n/r	n/r	n/r	n/r	n/r
Enhanced Commissioning of Building Energy Systems LEED EA 3	●	Meet LEED prerequisites				
Water Use - 30% Reduction LEED WE 3, 2 points	●	n/r	●	Meet LEED prerequisites		
Enhanced Refrigerant Management LEED EA 4	●	n/r	n/r	n/r	n/r	n/r
Indoor Air Quality Management Plan LEED IEQ 3.1	●	n/r	n/r	n/r	n/r	n/r
Low-Emitting Materials LEED IEQ 4.1, 4.2, 4.3, and 4.4	●	n/r	●	●	●	●
Bicycle parking: Provide short-term and long-term bicycle parking for 5% of total motorized parking capacity each, or meet San Francisco Planning Code Sec 155, whichever is greater, or meet LEED credit SSC4.2. (13C.5.106.4)	●	n/r				
Designated parking: Mark 8% of total parking stalls for low-emitting, fuel efficient, and carpool/van pool vehicles. (13C.5.106.5)	●	See San Francisco Planning Code 155				
Water Meters: Provide submeters for spaces projected to consume more than 1,000 gal/day, or more than 100 gal/day if in building over 50,000 sq. ft. (13C.5.303.1)	●	n/r	n/r	n/r	n/r	n/r
Air Filtration: Provide at least MERV-8 filters in regularly occupied spaces of mechanically ventilated buildings (or LEED credit IEQ 5). (13C.5.504.5.3)	●	n/r	n/r	●	n/r	n/r
Air Filtration: Provide MERV-13 filters in residential buildings in air-quality hot-spots (or LEED credit IEQ 5). (SF Health Code Article 38 and SF Building Code 1203.5)	n/r	●	●	n/r	n/r	n/r
Acoustical Control: wall and roof-ceilings STC 50, exterior windows STC 30, party walls and floor-ceilings STC 40. (13C.5.507.4)	●	See CBC 1207				

OTHER APPLICABLE NON-RESIDENTIAL PROJECTS			
Requirements below only apply when the measure is applicable to the project. Code references below are applicable to New Non-Residential buildings. Corresponding re-quirements for additions and alterations can be found in Title 24 Part 11, Division 5.7. Requirements for additions or alterations apply to applications received July 1, 2012 or after. ³	Other New Non-Residential	Addition >2,000 sq ft OR Alteration >\$500,000 ³	
Type of Project Proposed (Check box if applicable)			
Energy Efficiency: Demonstrate a 15% energy use reduction compared to 2008 California Energy Code, Title 24, Part 6. (13C.5.501.1, 1)	●	n/r	
Bicycle parking: Provide short-term and long-term bicycle parking for 5% of total motorized parking capacity each, or meet San Francisco Planning Code Sec 155, whichever is greater (or LEED credit SSC4.2). (13C.5.106.4)	●	●	●
Fuel efficient vehicle and carpool parking: Provide stall marking for low-emitting, fuel efficient, and carpool/van pool vehicles; approximately 8% of total spaces. (13C.5.106.5)	●	●	●
Water Meters: Provide submeters for spaces projected to consume >1,000 gal/day, or >100 gal/day if in buildings over 50,000 sq. ft.	●	●	●
Indoor Water Efficiency: Reduce overall use of potable water within the building by 20% for showerheads, lavatories, kitchen faucets, wash fountains, water closets, and urinals. (13C.5.303.2)	●	●	●
Commissioning: For new buildings greater than 10,000 square feet, commissioning shall be included in the design and construction of the project to verify that the building systems and components meet the owner's project requirements. (13C.5.410.2) OR for buildings less than 10,000 square feet, testing and adjusting of systems is required.	●	●	● (Testing & Balancing)
Protect duct openings and mechanical equipment during construction (13C.5.504.3)	●	●	●
Adhesives, sealants, and caulks: Comply with VOC limits in SCAQMD Rule 1168 VOC limits and California Code of Regulations Title 17 for aerosol adhesives. (13C.5.504.4.1)	●	●	●
Paints and coatings: Comply with VOC limits in the Air Resources Board Architectural Coatings Suggested Control Measure and California Code of Regulations Title 17 for aerosol paints. (13C.5.504.4.3)	●	●	●
Carpet: All carpet must meet one of the following: 1. Carpet and Rug Institute Green Label Plus Program 2. California Department of Public Health Standard Practices for the testing of VOCs (Specification 011350) 3. NSF/ANSI 140 at the Gold level 4. Scientific Certifications Systems Sustainable Choice AND Carpet cushion must meet CRI Green Label, AND Carpet adhesive must not exceed 50 g/L VOC content. (13C.5.504.4.4)	●	●	●
Composite wood: Meet CARB Air Toxics Control Measure for Composite Wood (13C.5.504.4.5)	●	●	●
Resilient flooring systems: For 50% of floor area receiving resilient flooring, install resilient flooring complying with the VOC-emission limits defined in the 2009 Collaborative for High Performance Schools (CHPS) criteria or certified under the Resilient Floor Covering Institute (RFCI) FloorScore program. (13C.5.504.4.6)	●	●	●
Environmental Tobacco Smoke: Prohibit smoking within 25 feet of building entries, outdoor air intakes, and operable windows. (13C.5.504.7)	●	●	●
Air Filtration: Provide at least MERV-8 filters in regularly occupied spaces of mechanically ventilated buildings. (13C.5.504.5.3)	●	●	Limited exceptions. See CA T24 Part 11 Section 5.714.6
Acoustical Control: Wall and roof-ceilings STC 50, exterior windows STC 30, party walls and floor-ceilings STC 40. (13C.5.507.4)	●	●	● See CA T24 Part 11 Section 5.714.7
CFCs and Halons: Do not install equipment that contains CFCs or Halons. (13C.5.508.1)	●	●	●
Additional Requirements for New A, B, I, OR M Occupancy Projects 5,000 - 25,000 Square Feet			
Construction Waste Management – Divert 75% of construction and demolition debris AND comply with San Francisco Construction & Demolition Debris Ordinance.	●	Meet C&D ordinance only	
Renewable Energy or Enhanced Energy Efficiency Effective January 1, 2012: Generate renewable energy on-site equal to ≥1% of total annual energy cost (LEED EA2), OR demonstrate an additional 10% energy use reduction (total of 25% compared to Title 24 Part 6 2008), OR purchase Green-E certified renewable energy credits for 35% of total electricity use (LEED EA6b).	●	n/r	

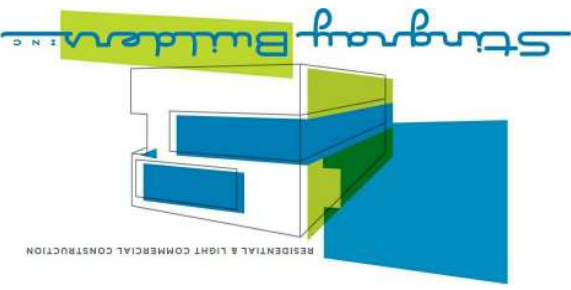
date:	08/01/2013 11:23:58 AM
status:	site permit
drawn by:	SH
scale:	scale correct on 24"x36" format only

Green Building Site Permit Submittal

13 Lucky Street Passive House

13 Lucky Street San Francisco, CA 94110

SHEET
A4.0



DESIGN BUILD CONTRACTOR:
Singular Builders, Inc.
LIC: 902907 exp. 08.31.2013

OWNER: 13 Lucky Street LLC
Sacha Henchman & Jennifer Smith
sacha@singularbuilders.com
415.225.3494