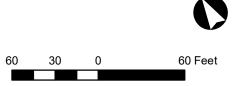


LOCATION MAPJoe Branum Tree Care 507 Washington Street APN 011-260-040





Joe Branum Tree Care, Inc.

Arborists specializing in shade tree preservation

Attachment 3

P.O. Box 63 Calistoga, CA 94515 (707) 942-8954 Fax (707) 942-5578 License # 808827 ISA Certification # WE-7191-A

July 31, 2019

Zach Tusinger City of Calistoga Planning Commission 1232 Washington Street Calistoga, CA 94515

RE: Use Permit Application and Design Review Application for Joe Branum

Dear Sirs:

I, Joe Branum would like to apply for a use permit at 507 Camp Drive in Calistoga. Enclosed is the application. I plan to rent this space to Joe Branum Tree Care, Inc., a local tree service company once it is approved and livable.

Within that 14, 074 square feet of property on Camp Drive we will park the following vehicles during non-working hours: Two Ford 550 Dump Trucks Two Bandit Chippers

There will be a 20 foot by 20 foot main building with a bathroom connected to city sewer. This building will have the same or closely matching color, siding and style of the neighboring buildings owned by Paul Coates and Dexter Landscaping. There will be no earth moving or grading and the parking areas will not be paved but will be covered with pervious gravel.

Inside that building will be a locked cage for storage for our chain saws and climbing gear. There will also be a small workbench for repairs. This also houses our cabling parts, small tools, drills, and weed eaters.

Typically, at 7:00 am Monday through Friday, we have seven local men on site to load gear into trucks and leave with the trucks for jobs in and around Calistoga and the Napa Valley area. After the company trucks are backed out, the employees can park in those spots until the work day is over. We are back most days around 3:30 to unload and put things away before leaving the yard. There are times when the job takes longer and we might be there until 4:30 or 5:00 pm but that is not normal. On some Saturdays we do light maintenance. That includes tool sharpening and small repair. Also on some weekends there have been tree emergencies and we take the trucks out for those emergencies.

There are two trees on the property. No trees will be removed.

This property is zoned light industry but we still have neighbors that live nearby. We will make every attempt to contain noise to working hours on Monday through Friday (7am - 3:30pm). We serve our local neighbors and we want to be fair and respectful to them.

Thank you for your consideration.

Sincerely,

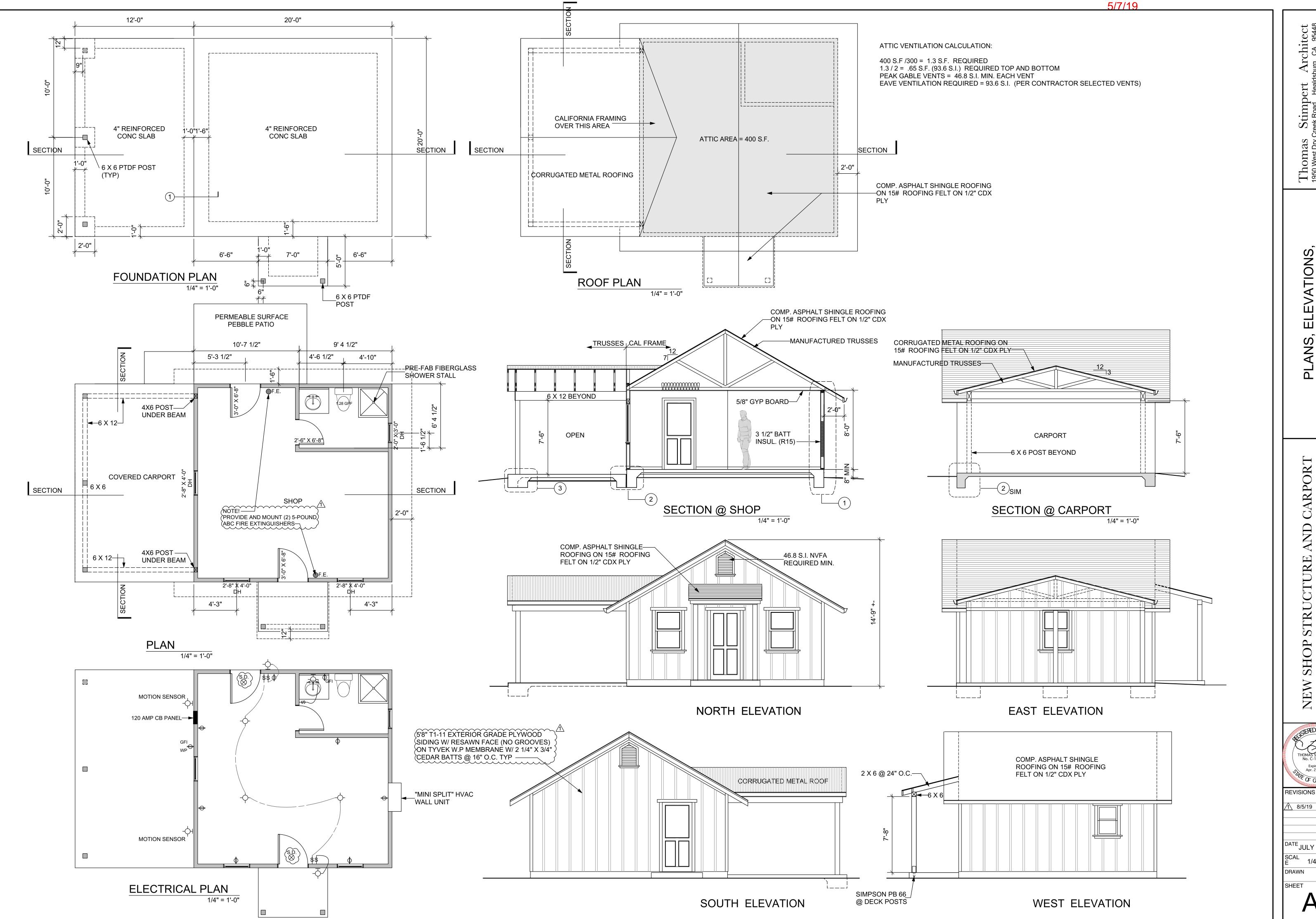
Kerry Joe Branum, owner

PLAN AND PROJECINFORMATION

REVISIONS BY

/1\ 8/5/19 TAS

DATE JULY 1, 2019



REVISIONS BY

1 8/5/19 TAS DATE JULY 1, 2019

1/4" = 1'-0"

SHEET

ELECTRICAL NOTES:

1. ALL RECEPTACLES IN KITCHEN, BATH, & GARAGE TO BE GFCI PROTECTED

2. PROVIDE 20 FEET #4 AWG BARE COPPER "UFER" GROUND AT ELECTRIC PANEL. GROUNDING WIRE IN FOOTING 2" FROM BOTTOM.

3. LIGHT FIXTURES IN TUB OR SHOWER ENCLOSURES OR OTHER WET/ DAMP LOCATIONS SHALL BE SUITABLE FOR DAMP LOCATIONS

4. PROVIDE AT LEAST ONE RECEPTACLE ACCESSABLE WHILE STANDING AT GRADE LEVEL AND LOCATED NOT MORE THAN 6'-6" ABOVE GRADE AT THE FRONT AND BACK OF THE DWELLING.

5. LIGHT FIXTURES IN CLOSETS SHALL BE LISTED AND COMPLY WITH CEC SECTION 419-0.16

6. ALL OUTDOOR RECEPTACLES SHALL BE GFCI PROTECTED

7. ALL NEW 125-VOLT, SINGLE PHASE, 15 AND 20 AMP RECEPTACLES IN DWELLING UNIT SHALL BE LISTED TAMPER RESISTANT PER PER CEC 406.11.

8. RECEPTACLES FOR EACH BATHROOM TO BE ON SEPARATE CIRCUITS PER CEC 210.11 (C) (3).

9. ALL NEW 120-VOLT, SINGLE PHASE, 15 AND 20 AMP BRANCH CIRCUITS SUPPLYING OUTLETS INSTALLED IN DWELLING UNIT FAMILY ROOMS, LIVING ROOMS, PARLORS, LIBRARIES, DENS, BEDROOMS, SUNROOMS, RECREATION ROOMS, CLOSETS, HALLWAYS, OR SIMILAR ROOMS OR AREAS SHALL BE PROTECTED BY A LISTED ARC FAULT CIRCUIT INTERRUPTER, COMBINATION TYPE, INSTALLED TO PROVIDE PROTECTION OF BRANCH CIRCUITS PER CEC 210.12 (B)

10. IF ANY FUEL FIRED APPLIANCES ARE INSTALLED IN THE DWELLING, CARBON MONOXIDE DETECTORS OUTSIDE AND IN THE IMMEDIATE VICINITY OF THE BEDROOMS MUST BE INSTALLED. THEY MUST BE HARDWIRED AND INTERCONNECTED. INTER-CONNECTION OF SMOKE ALARMS SHALL COMPLY WITH 2016 CRC SECTION R314.4 CO ALARM LOCATION SHALL COMPLY WITH 2016 SECTION R315.3. POWER SOURCE FOR CO ALARMS SHALL COMPLY WITH 2016 CRC SECTION R315.5

11. ALL LUMINAIRES SHALL BE HIGH EFFICACY AS REQUIRED PER 2016 CALIFORNIA ENERGY CODE SECTION 150.0(K) 1 (A). HIGH EFFICACY LUMINAIRES SHALL BE JA8-2016 QUALIFIES PER TABLE 150.0-A. LUMINAIRES INSTALLED TO MEET THE 40 LUMENS PER WATT REQUIREMENTS SHALL NOT CONTAIN MEDIUM BASE SOCKETS AND SHALL BE ON SEPARATE SWITCHES FROM INCANDESCENT LIGHTING.

12. CARBON MONOXIDE ALARMS SHALL RECEIVE THEIR PRIMARY POWER FROM THE BUILDING WIRING AND SHALL BE EQUIPPED WITH A BATTERY BACKUP. WIRING SHALL BE PERMANENT AND WITHOUT A DISCONNECTING SWITCH OTHER TAN AS REQUIRED FOR OVERCURRENT PROTECTION. WHERE MORE THAN ONE CARBON MONOXIDE ALARM IS REQUIRED TO BE INSTALLED THEY SHALL BE INTERCONNECTED IN SUCH A MANNER THAT THE ACTIVATION OF ONE ALARM WILL ACTIVATE ALL OF THE INDIVIDUAL ALARMSIN THE INDIVIDUAL UNIT.

13. OUTLET BOXES OR OUTLET BOX SYSTEMS USED AS THE SOLE SUPPORT FOR CEILING PADDLE FANS SHALL BE LISTE, SHALL BE MARKED BY THEIR MANUFACTURER AS SUITABLE FOR THIS PURPOSE AND SHALL NOT SUPPORT CEILING SUSPENDED PADDLE FANS THAT WEIGH MORE THAN 32 KG (70 LB) PER 2013 CALIFORNIA ELECTRICAL CODE ARTICLE 314.27 (D) AND 422.31 (B)

14. AN INTERSYSTEM BONDING ELECTRODE WHICH INCLUDES PROVISIONS FOR CONNECTING AT LEAST THREE GROUNDING OR BONDING CONDUCTORS REQUIRED FOR COMMUNICATIONS SYSTEMS SHALL BE INSTALLED EXTERNALLY AT THE SERVICE ENTRANCE PANEL AS SPECIFIED BY CEC 800.100(B) AND CEC 250.94.

15. PROVIDE UFER AND 2 GANG MUD-RING AT ELECTRIC METER PER CEC 250.50 (A) (3) AND (4)

16. GROUNDING CONDUCTOR AT SERVICE PANEL TO BE BONDED TO ALL METAL PIPING PER CEC 250.104

17. PROVIDE A 240/40 AMP DEDICATED CIRCUIT FOR FUTURE ELECTRICAL VEHICLE CHARGING EQUIPMENT. INSTALL RECEWAY AND JUNCTION BOX AT PROBABLE CHARGING LOCATION

18. ALL LIGHT FIXTURES SHALL BE LED.

ELECTRICAL WIRE COVERED BY FOAM INSULATION IN THE WALLS SHALL BE ENCLOSED IN CONDUIT.

ENERGY COMPLIANCE COMMENTS:

1. BATHROOMS: ALL LUMINAIRES IN EACH BATHROOM MUST BE HIGH EFFICACY. AT LEAST ONE LUMINAIRE MUST BE CONTROLLED BY VANCANCY SENSORS.

2. GARAGES, LAUNDRY ROOMS AND UTLITY ROOMS: ALL LUMINARIES MUST BE HIGH EFFICACY AND AT LEAST ONE MUST BE CONTROLLED BY VACANCY SENSORS

3. OTHER ROOMS: ALL LIGHT FIXTURES SHALL BE HIGH EFFICACY AND SHALL BE CONTROLLED BY VACANCY SENSOR OR DIMMER. CLOSETS THAT ARE LESS THAN 70 SQUARE FEET ARE EXEMPT FROM THIS REQUIREMENT.

4. OUTDOOR LIGHTING: IN SINGLE FAMILY RESIDENCES, ALL LUMINAIRES MOUNTED TO THE BUILDING (OR TO OTHER BUILDINGS ON THE SAME LOT) SHALL BE HIGH EFFICACY LUMINAIRES, AND SHALL BE CONTROLLED BY A MOTION SENSOR/ PHOTO-CONTROL, ASTRONOMICAL TIME CLOCK OR ENERGY MANAGEMENT CONTROL SYSTEM (EMCS).

5. ALL RECESSED LUMINAIRES IN CEILINGS SHALL BE LISTED FOR ZERO CLEARANCE AND HAVE A LABEL THAT CERTIFIES THE LUMINAIRE AS AIRTIGHT. RECESSESD LUMINAIRES SHALL BE SEALED WITH A GASKET BETWEEN THE LUMINAIRE HOUSING AND CEILING, AS REQUIRED PER 2016 CALIFORNIA ENERGY CODE SECTION 150.O(K)1 (C)

6. ELECTRICAL PANELS IN WET OR DAMP LOCATIONS SHALL COMPLY WITH CEC ARTICLE 312.2

MECHANICAL NOTES

RESIDENTIAL HVAC SYSTEMS BOTH EXISTING AND NEW, AND PARTS THEREOF SHALL BE INSPECTED IN ACCORDANCE WITH ACCA 4 QM. THE OWNER OR THE OWNER'S DESIGNATED AGENT SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF MECHANICAL SYSTEMS AND EQUIPMENT. TO DETERMINE COMPLIANCE WITH SUBSECTION, THE AHJ SHALL BE PERMITTED TO CAUSE AN HVAC SYSTEM TO BE

MECHANICAL VENTILATION SHALL COMPLY WITH THE 2013 MANDATORY MECHANICAL VENTILATION, PER STANDARDS SECTION 150 (o) & 152 (a).

EACH BATHROOM IS REQUIRED TO HAVE A DEDICATED EXHAUST FAN DUCTED TO THE OUTSIDE. IF THE BATHROOM IS EQUIPPED WITH INTERMITTENT OPERATED EXHAUST FAN THE MINIMUM VENTILATION RATE OF 50 CFMS IS REQUIRED.

IF THE BATHROOM IS EQUIPPED WITH CONTINUOUS OPERATED EXHAUST FAN IT MUST OPERATE AT A MINIMUM VENTILATION RATE OF 20 CFMS.

THE EXHAUST FANS ARE TO BE OPERATED BY THE OCCUPANT, USUALLY A WALL SWITCH OR SOME OTHER TYPE OF CONTROL (HUMIDISTAT) THAT IS ACCESSIBLE AND OBVIOUS.CONTROLS MUST BE CAPABLE OF ADJUSTMENT BETWEEN 50-80 % HUMIDITY RANGE. HUMIDITY CONTROL MAY BE ON A SEPARATE COMPONENT TO THE EXHAUST FAN AND IS NOT REQUIRED TO BE INTEGRAL OR BUILT-IN.

EXHAUST FAN CONTROL MUST BE LABELED AS TO ITS FUNCTION AND SHALL BE ENERGY STAR COMPLIANT.

SHOWER NOTES:

THE MIN. INTERIOR AREA OF A SHOWER SHALL BE AT LEAST 1024 S.I. WITH A MIN. DIMENSION OF 30". THE SHOWER AND DIMENSIONS SHALL BE MAINTAINED TO A POINT OF NOT LESS THAN 72" ABOVE THE DRAIN INLET. THE SHOWER WALLS SHALL BE FINISHED WITH A HARD, NON-ABSORBENT SURFACE TO A HEIGHT OF NOT LESS THAN 72". THE FINISHED FLOOR OF THE RECEPTOR SHALL SLOPE UNIFORMLY FROM THE SIDES TOWARD THE DRAIN NOT LESS THAN 1/4"/ FT. AND NOT MORE THAN 1/2"/ FT. CONFORM TO CPC SECTION 408

PROVIDE SHOWERS AND TUB-SHOWER COMBINATIONS WITH INDIVIDUAL CONTOL VALVES OF THE PRESSURE BALLANCE, THERMOSTATIC OR THE COMBINATION PRESSURE BALANCE/ THERMOSTATIC MIXING VALVE TYPE, CONFORMING TO ASSE 1016. INSTALLER SHALL ADJUST SUCH VALVES PER MANUFACTURER'S INSTRUCTIONS TO DELIVER A MAXIMUM MIXED WATER SETTING OF 120 DEGREES F CPC 408.3. POSITION SHOWER CONTROL VALVES SO THAT THE BATHER CAN ADJUST THE VALVES WITHOUT STEPPING INTO THE SHOWER SPRAY.

SHOWER DOORS SHALL BE SIZED AND OPEN SO AS TO MAINTAIN NOT LESS THAN 22" UNOBSTRUCTED OPENING. GLASS DOORS SHALL BE TEMPERED.

PLUMBING NOTES:

PLASTIC PIPE AND FITTINGS, OTHER THAN THOSE USED FOR GAS, SHALL MEET THE REQUIREMENTS OF NATIONAL SANITATION FOUNDATION 14.

WATER CLOSETS-1.28- GAL/ FLUSH, SINGLE SHOWER HEADS- 2.0 GPM @ 80 PSI, RESIDENTIAL LAVATORY FAUCETS-1.2 GPM @ 60 PSI; KITCHEN FAUCETS- 1.8 GPM @ 60 PSI; TEMPORARY INCREASE TO 2.2 GPM ALLOWED BUT SHALL DEFAULT TO 1.8 GPM.

WATER HAMMER CONTROL SHALL BE PROVIDED AT CLOTHES WASHER AND DISHWASHER PER COC609.10.

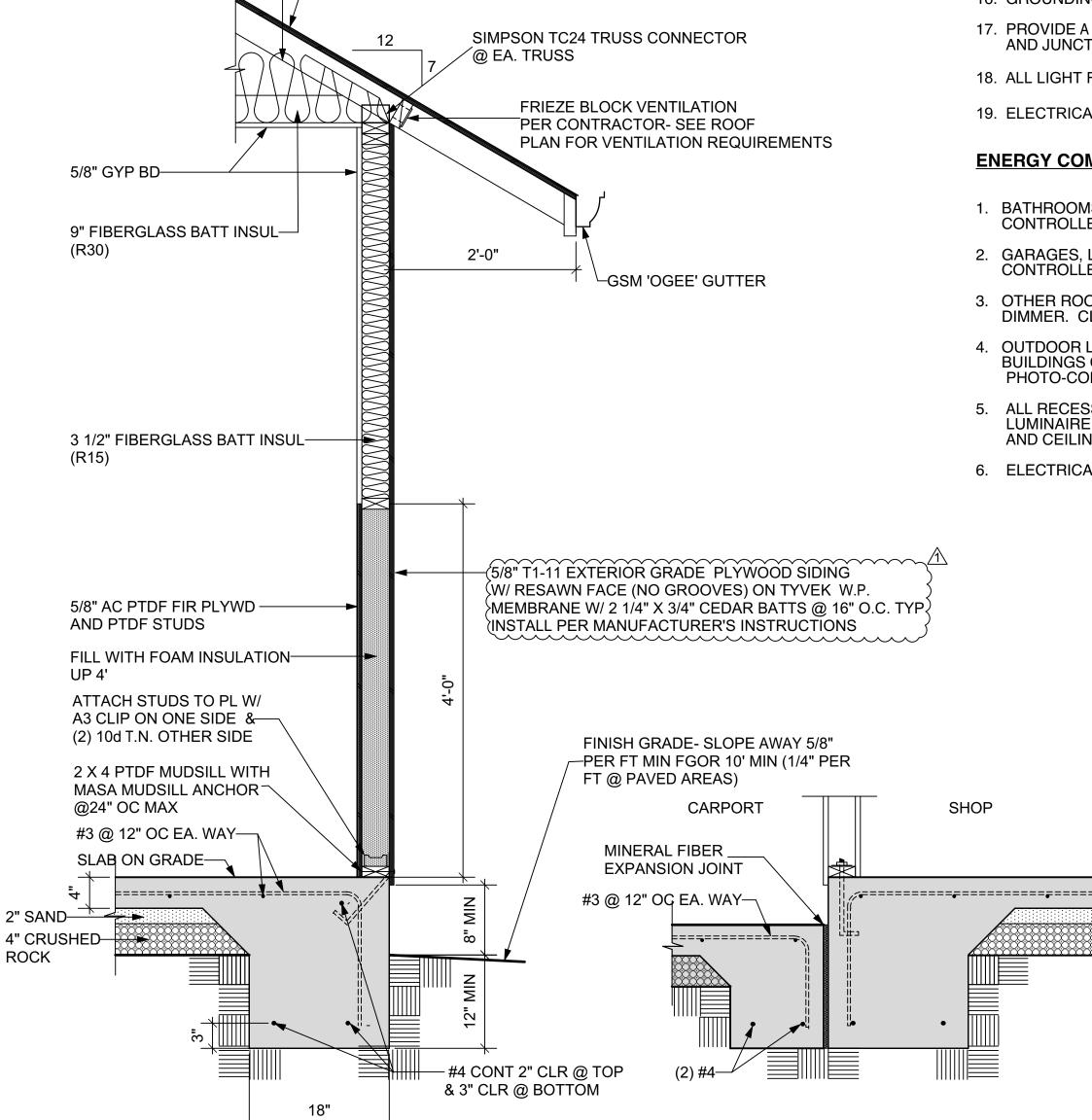
ALL PIPE, TUBE, FITTINGS, SOLVENT, CEMENT, THREAD SEALANT, SOLDER, AND/OR FLUX USED IN POTABLE WATER SYSTEMS INTENDED TO SUPPLY DRINKING WATER SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF NATIONAL SANITATION FOUNDATION 61

PER THE 2016 CPC, GAS LINE PRESSURE TESTING IS NOW 10 PSI FOR 15 MINUTES AND WELDED PIPING IS 60 PSI FOR 30 MINUTES.

PROVIDE A NON-REMOVABLE BACKFLOW PREVENTION DEVISE OR VACUUM BREAKER DEVISE ON ALL EXTERIOR HOSE BIBS AND LAWN SPRINKLER/IRRIGATION SYSTEMS AS REQUIRED BY CPC 603.4.6.

ALL UNDERGORUND COPPER PIPE LINES SHALL BE SCHEDULE "L" WITH NO JOINTS

THE MINIMUM WIDTH REQUIREMENT FOR INSTALLATION OF WATER CLOSETS PER SECTION 402.5 OF CPC OR SECTION R307 OF CPC IS 15" FROM IT'S CENTER TO ANY SIDE WALL OR OBSTRUCTION NO CLOSER THAN 30" CENTER TO CENTER TO ANY SIMILAR FIXTURE



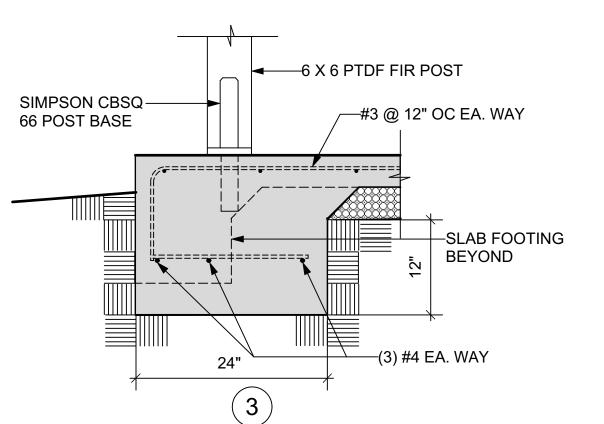
COMP. ASPHALT SHINGLE

FELT ON 1/2" CDX PLY

-ROOFING ON 15# ROOFING

MANUFACTURED ROOF

TRUSSES-



SCALE: 1" = 1'-0"

DETAILS