

VICINITY



SCOPE OF WORK

- NEW SINGLE FAMILY DWELLING UNIT(4610 SF.): 5 BEDROOMS, 4.5 BATHROOMS, KITCHEN, GREATROOM, LAUNDRY ROOM
- NEW 3 CARS GARAGE
- NEW JADU(500 SF.): 1 BEDROOM, 1 BATHROOM, KITCHEN, LIVING ROOM
- NEW ADU(1200 SF.): 2 BEDROOMS, 2 BATHROOMS, KITCHEN, LIVING ROOM, LAUNDRY ROOM.
- NEW POOL

PROJECT DATA

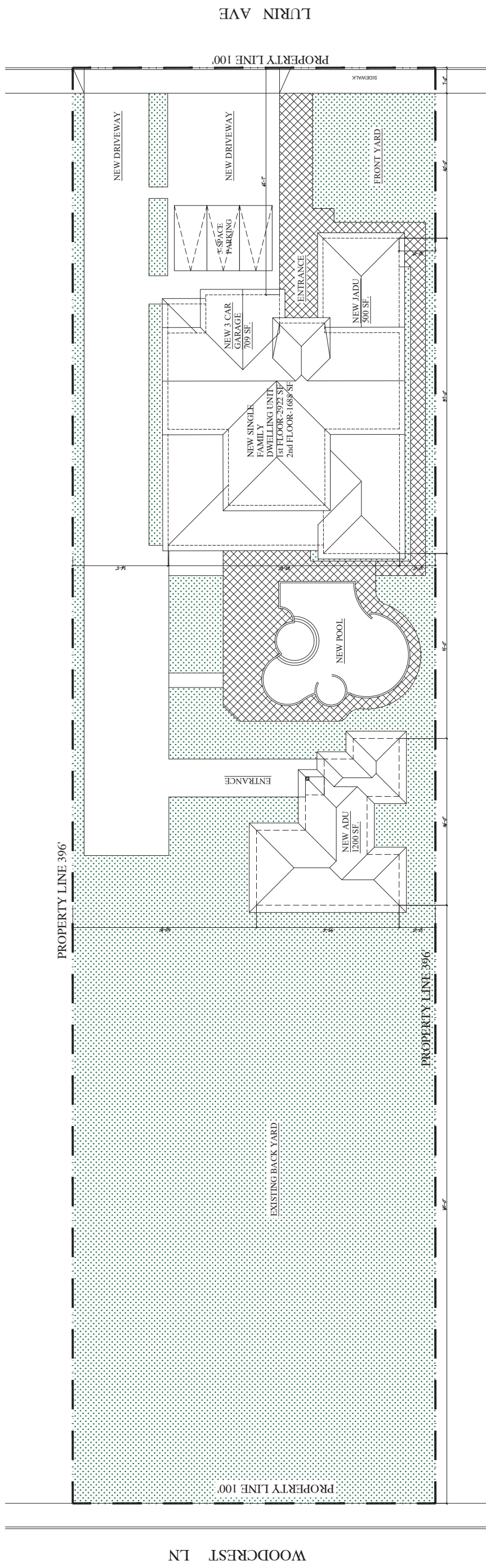
ASSESSED OWNER: VUONG CHRIS NGO,
 OCCUPANCY: R-3/1U
 CONSTRUCTION TYPE: V-B
 STORY: TWO STORIES
 SPRINKLER: YES
 APN: 266-090-021

SQUARE FOOTAGES:

NEW SINGLE FAMILY DWELLING UNIT 4,610 SF.
 - 1ST FLOOR 2,922 SF.
 - 2ND FLOOR 1,688 SF.
 NEW 3-CARS GARAGE 709 S.F.
 NEW PATIO/PORCH 543 SF.
 NEW JADU 500 SF.
 NEW ADU: 1,200 S.F.
 LOT SIZE: 39,640 SF.
 LOT COVERAGE: 4610+709+543+500+1200 = 7562 / 39640 = 19%

NEW SINGLE FAMILY DWELLING UNIT NEW JADU & NEW DETACHED ADU

APN266-090-021 / LURIN AVE, RIVERSIDE, CA 92508



PROPOSED SITE PLAN

1/14"=1'-0" 1

REVISION		
DATE		

NEW SINGLE FAMILY DWELLING UNIT
 NEW JADU & NEW DETACHED ADU
 266-090-021 - LURIN AVE, RIVERSIDE, CA 92508

10182 CENTRAL AVE,
 GARDEN GROVE, CA 92845
 Phone: 714-417-1839
 Email: kinkhue.nguyen2018@gmail.com

KN Design

Job No.	266-090-021
Scale	A-1
Prepared By	KN Design
Date	02/19/2022
Sheet	N.T.S.

REVISION		
DATE		

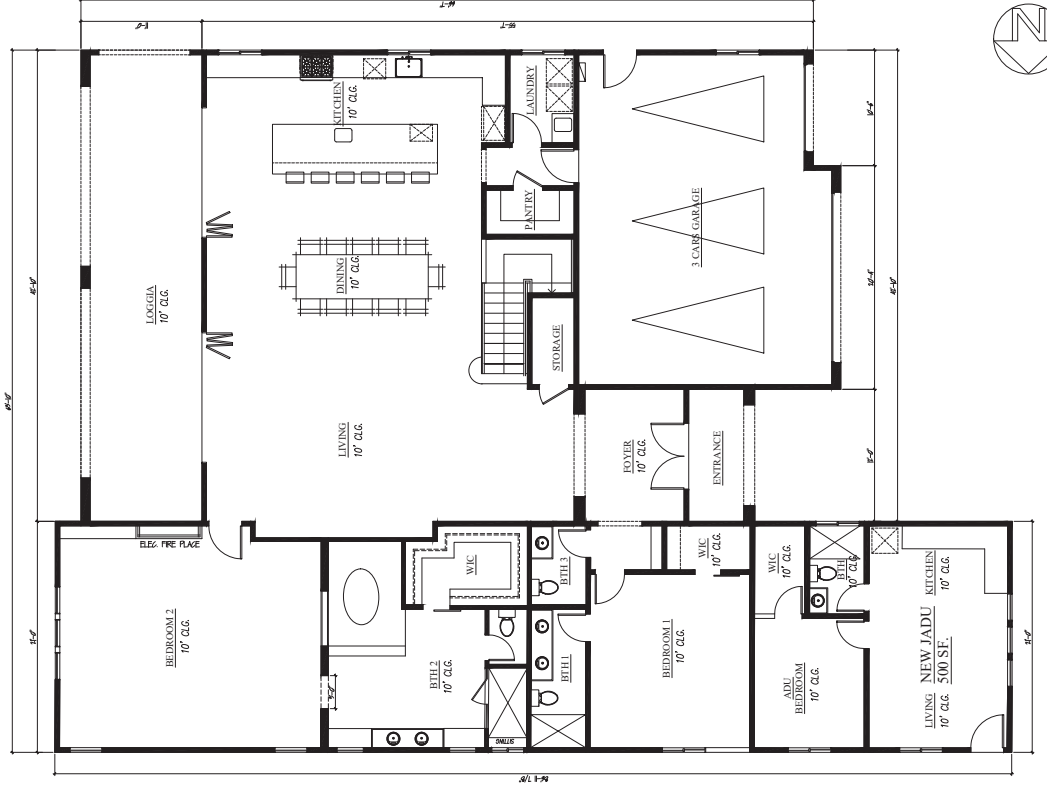
NEW SINGLE FAMILY DWELLING UNIT
NEW JADU & NEW DETACHED ADU
 266-090-021 - LURIN AVE, RIVERSIDE, CA 92508

0182 CENTRAL AVE,
 Garden Grove, CA 92845
 Phone: 714-417-1839
 Email: kinkhnequay2018@gmail.com

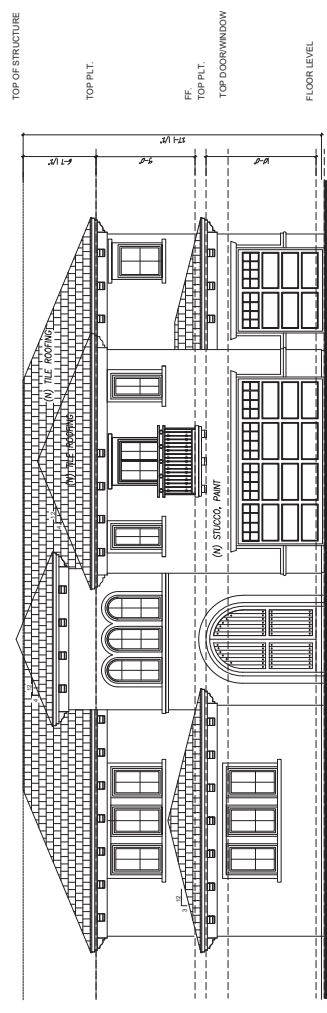
KN Design

Sheet No.	A-2
Drawn By	

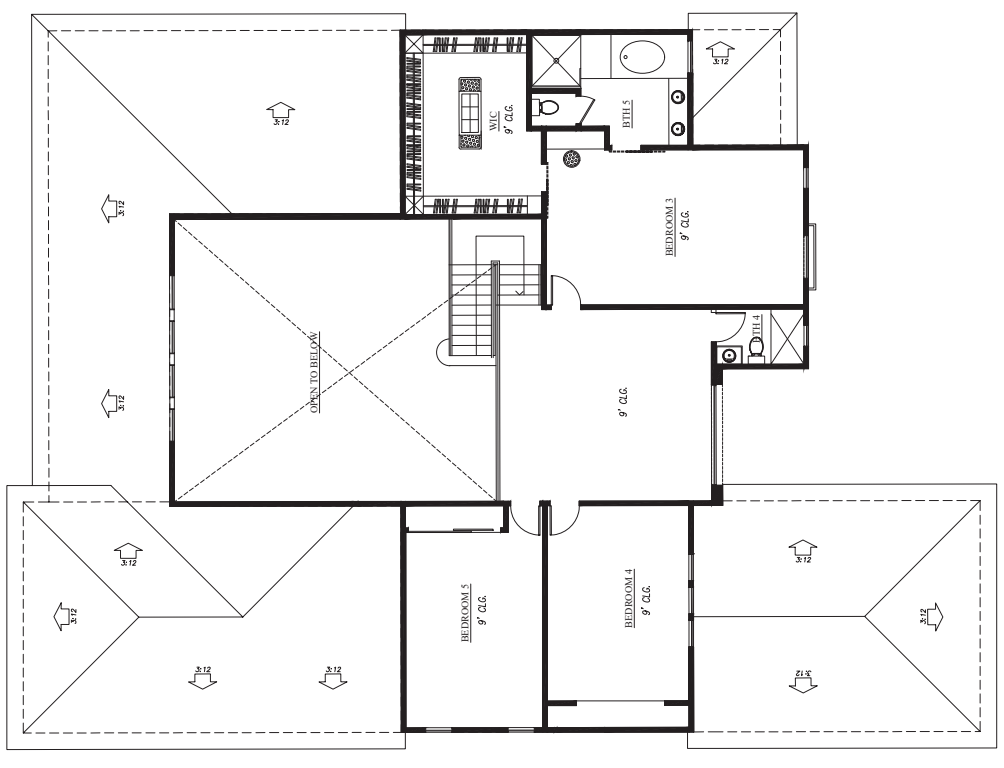
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Date	02/19/2022
Scale	N.T.S.



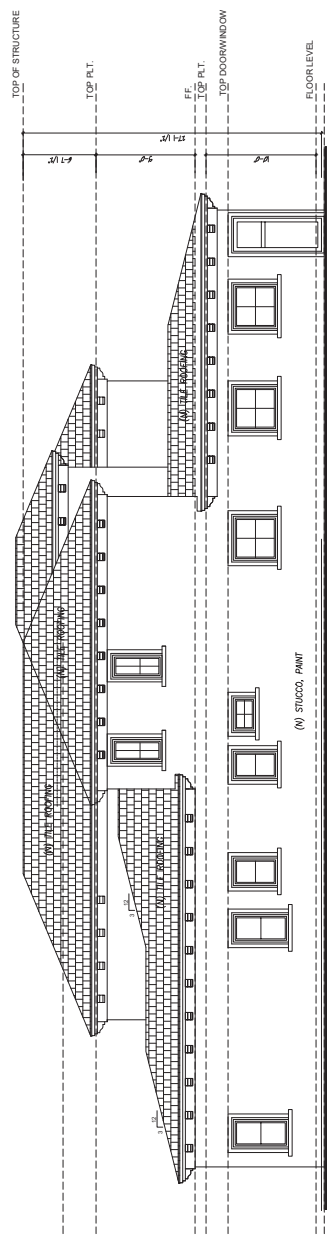
1ST FLOOR PLAN



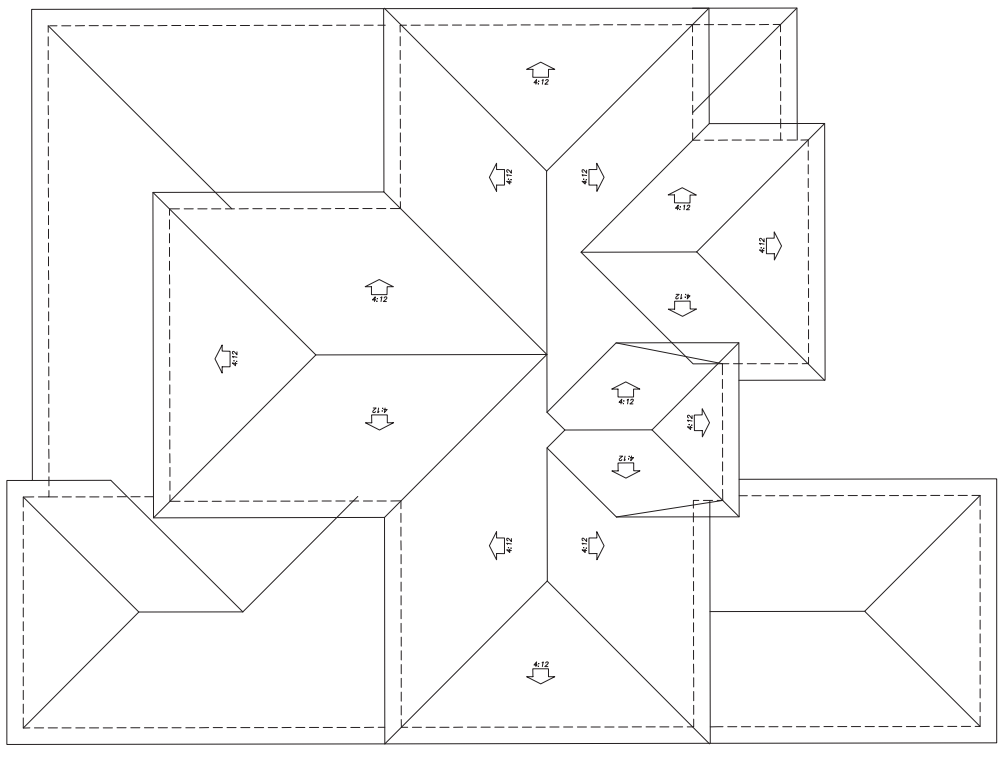
WEST ELEVATION



2ND FLOOR PLAN



NORTH ELEVATION



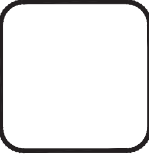
ROOF PLAN

REVISION	DESCRIPTION	DATE

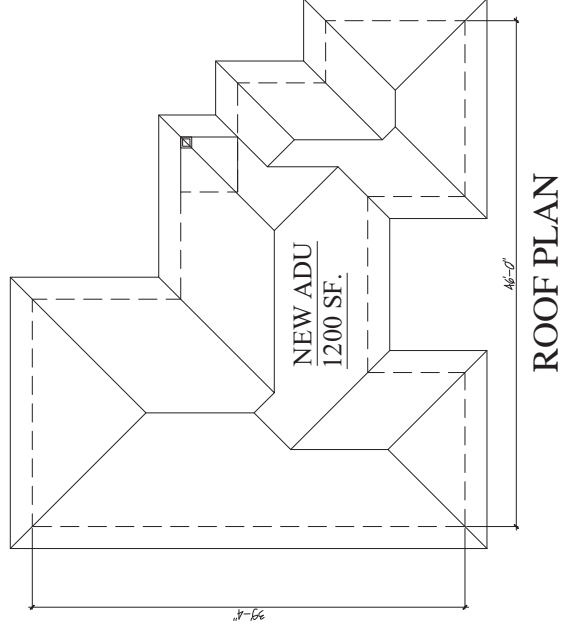
NEW SINGLE FAMILY DWELLING UNIT
 NEW JADU & NEW DETACHED ADU
 266-090-021 - LURIN AVE, RIVERSIDE, CA 92508

1082 CENTRAL AVE.
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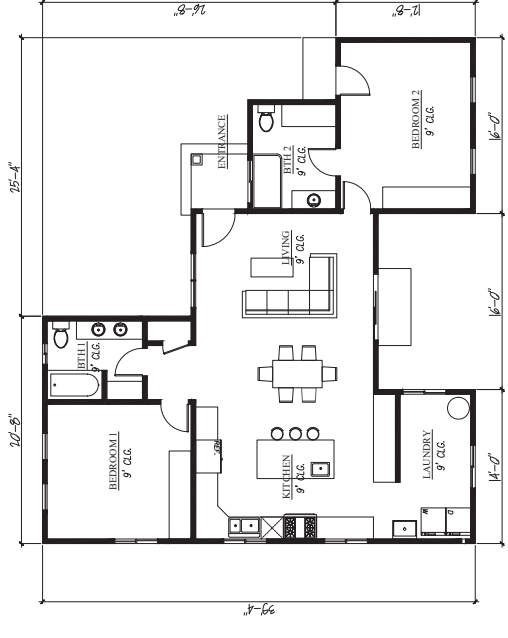
KN Design



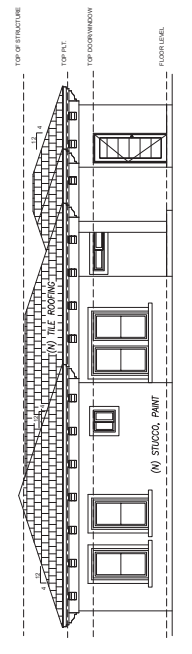
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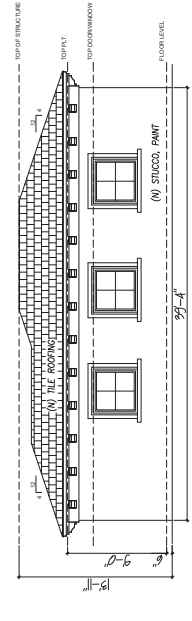
ROOF PLAN



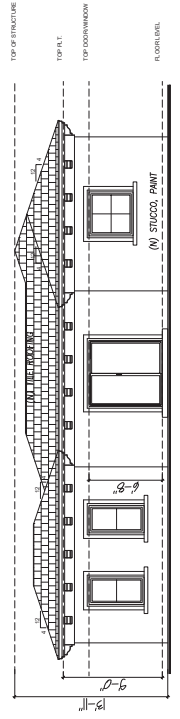
FLOOR PLAN



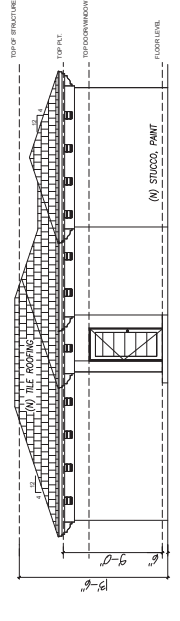
SOUTH ELEVATION



WEST ELEVATION



NORTH ELEVATION

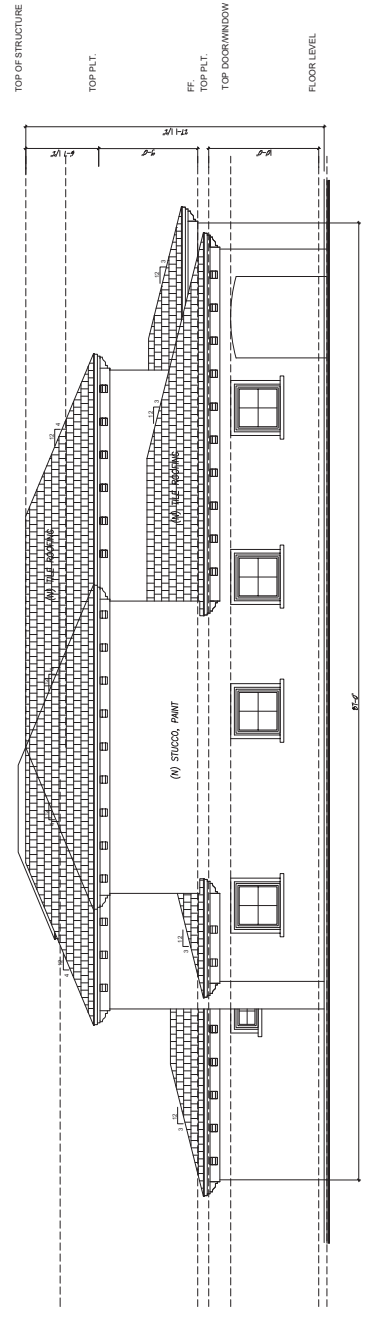
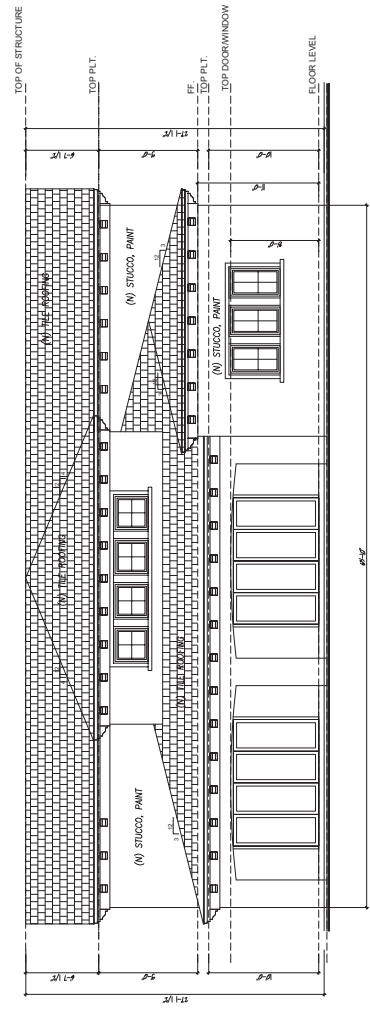


SOUTH ELEVATION

EAST ELEVATION

NEW ADU

1



SINGLE FAMILY DWELLING UNIT & JADU

1/4" = 1'-0" 1