

PROJECT

MARTINSON RESIDENCE REMODEL

268 FINNEAS STREET
SAN DIEGO, CA 28314
619.475.3709

ABOUT THE HOME

- 3 BEDROOMS
- 2 BATHS (FULL)
- 1,504 SQFT
- LOT SIZE - 4,000-7,499 SQFT
- YEAR BUILT - 1960
- COMMUNITY - ENCANTO
- COUNTY - SAN DIEGO COUNTY
- PROPERTY TYPE - DETACHED
- GARAGE TYPE - ATTACHED
- NUMBER OF GARAGE PARKING SPACES - 1
- NUMBER OF NON-GARAGE PARKING SPACES - 1 (DRIVEWAY)
- HEAT SOURCE - NATURAL GAS
- LAUNDRY UTILITIES - ELECTRIC AND GAS
- CONSTRUCTION - METAL
- ROOF - COMPOSITION
- FENCING - PARTIAL
- SEWER CONNECTED
- METER ON PROPERTY

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SCOPE OF WORK

- NEW RETAINING WALL
- REMOVE EXISTING CONCRETE AND REPLACE
- DESTINATION AREAS
- AMEND CONDITION OF SOIL
- SUSTAINABLE AND EDIBLE GARDEN

GENERAL CONDITIONS

- CRACKS ON OUTSIDE CONCRETE
- EROSION FROM OLD RETAINING WALL
- PLENTY OF WEEDS
- TERMITE DAMAGE
- OLD FENCING
- LEAKS IN GARAGE

SHEET INDEX

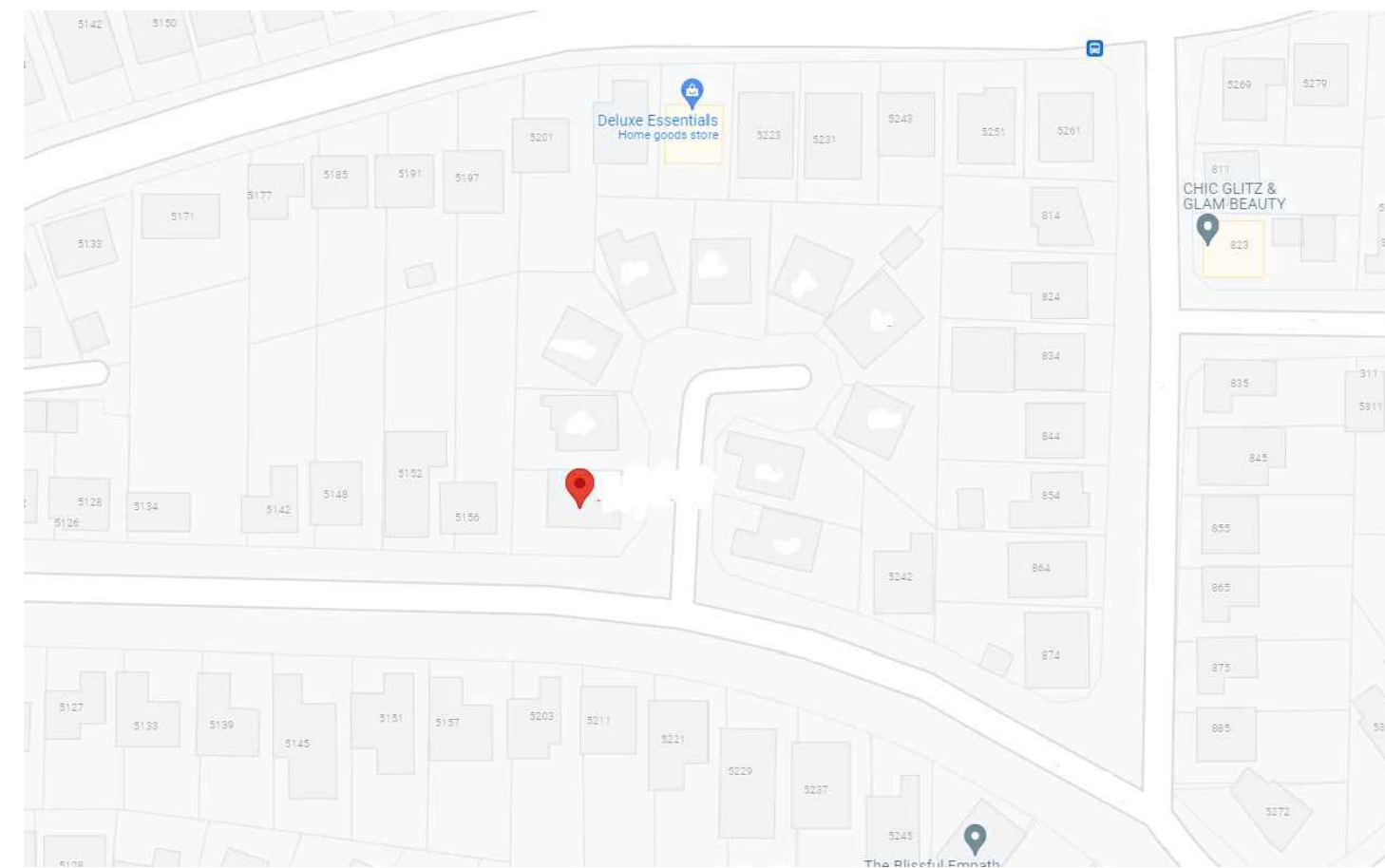
- A1.0 GENERAL SHEET
- A2.1 AXONOMETRIC VIEWS
- A2.2 EXTERIOR ELEVATIONS
- A3.1 DIMENSION PLAN
- A3.2 SITE AND FLOOR PLAN
- A4.1 FINISH PLAN
- A5.1 ENLARGED PLAN
- AG.1 PERSPECTIVES

RM DESIGN
3904 GROTON ST
SAN DIEGO, CA 92110

REVISION:
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A1.0



SITE LOCATION



NEW CONCEPT



FRONT OF HOUSE



OVERALL SITE CONDITION



SIDE YARD



BACKYARD

1

2

3

4



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C

B

A

A1

AXONOMETRIC VIEW OF HOUSE AND SITE

NO SCALE

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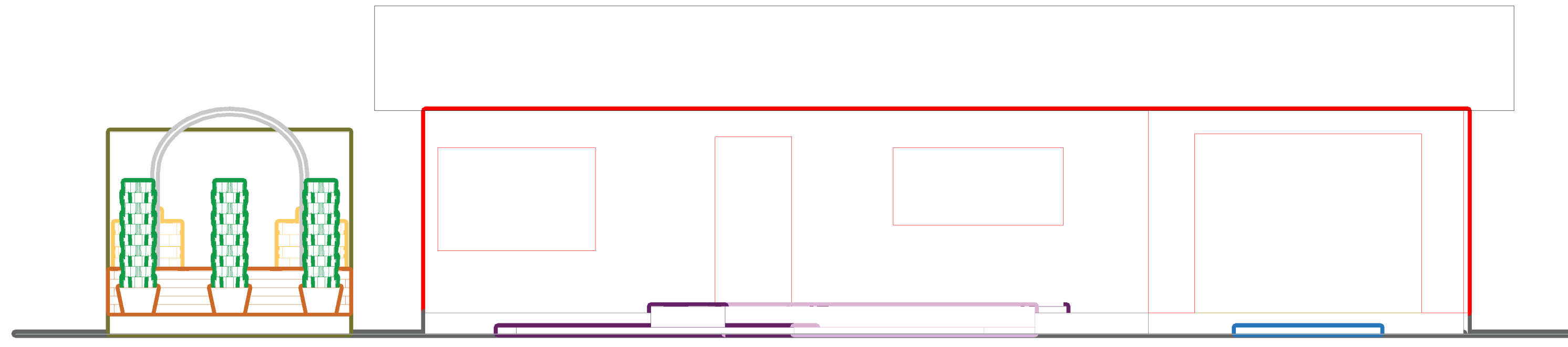
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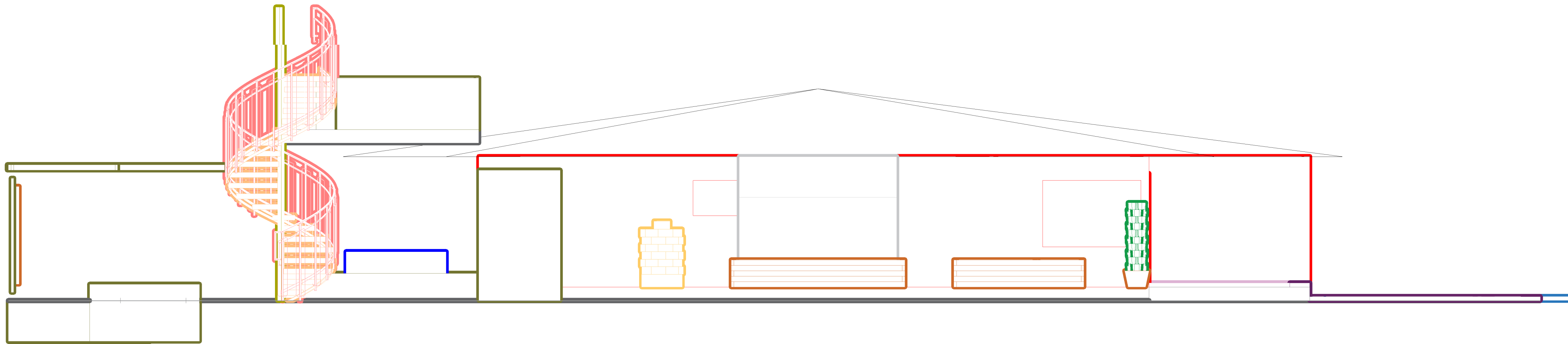
A2.1

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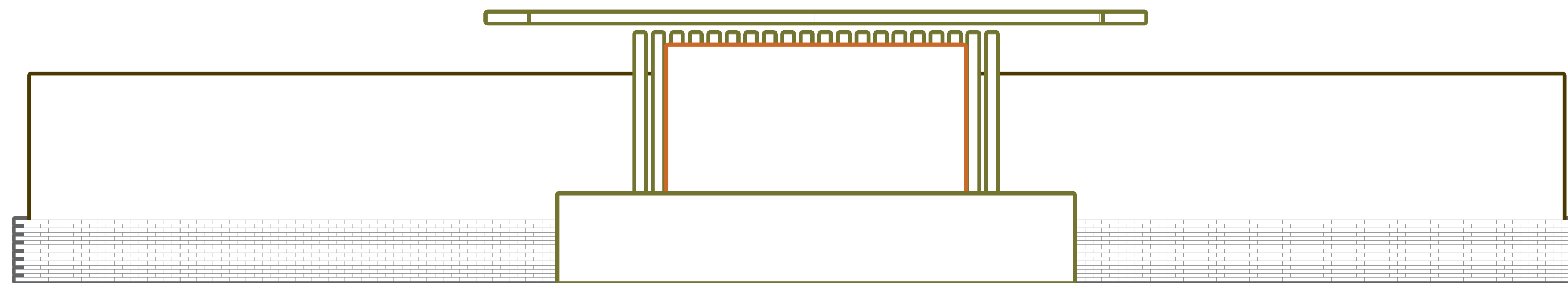
C1 EXTERIOR FRONT OF HOUSE

1/4" = 1' - 0"



B1 EXTERIOR SIDE OF HOUSE

1/4" = 1' - 0"



A1 EXTERIOR VIEW OF OUTDOOR THEATER

1/4" = 1' - 0"

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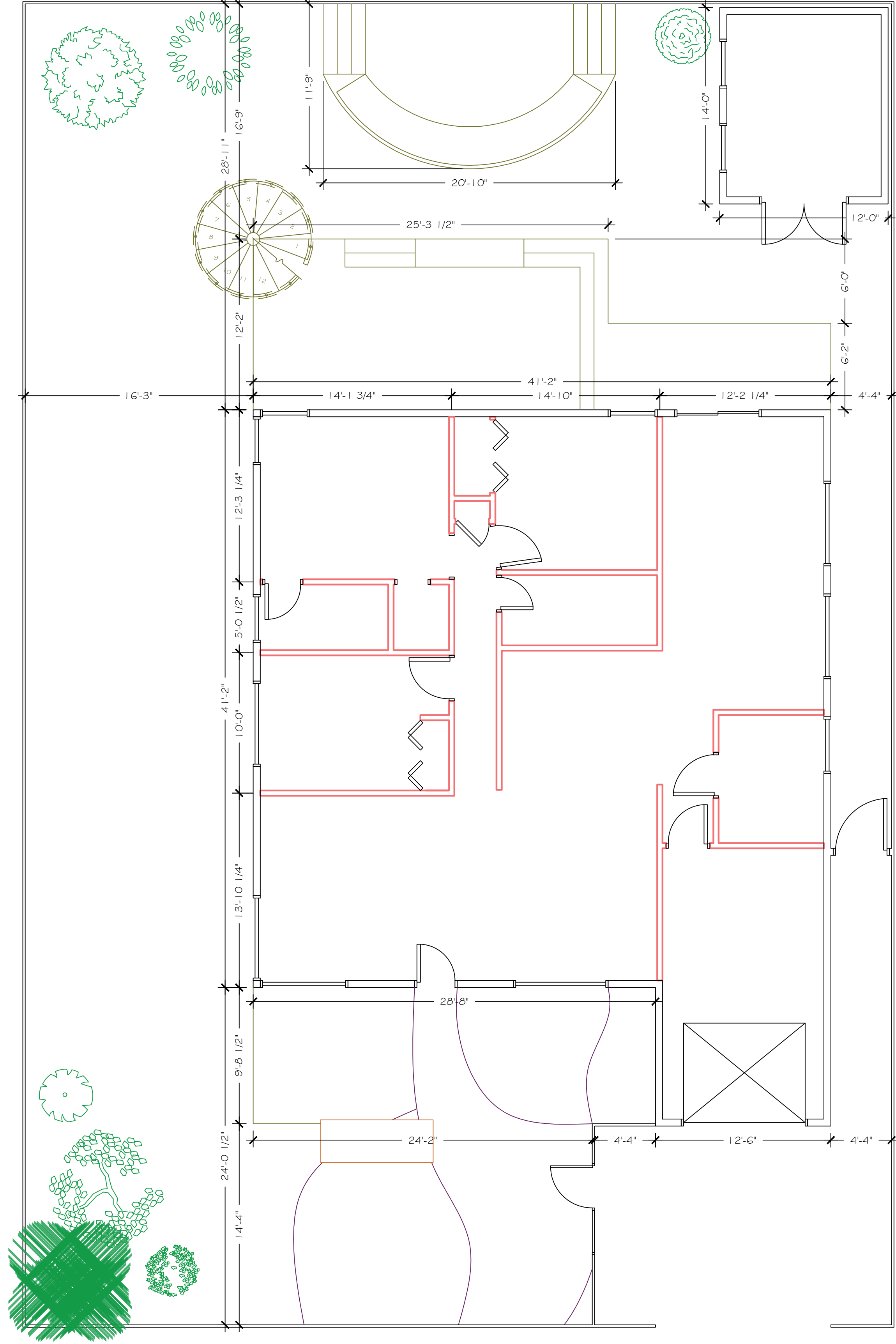
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A2.2

C

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A1 DIMENSION PLAN
 3/16" = 1'-0"

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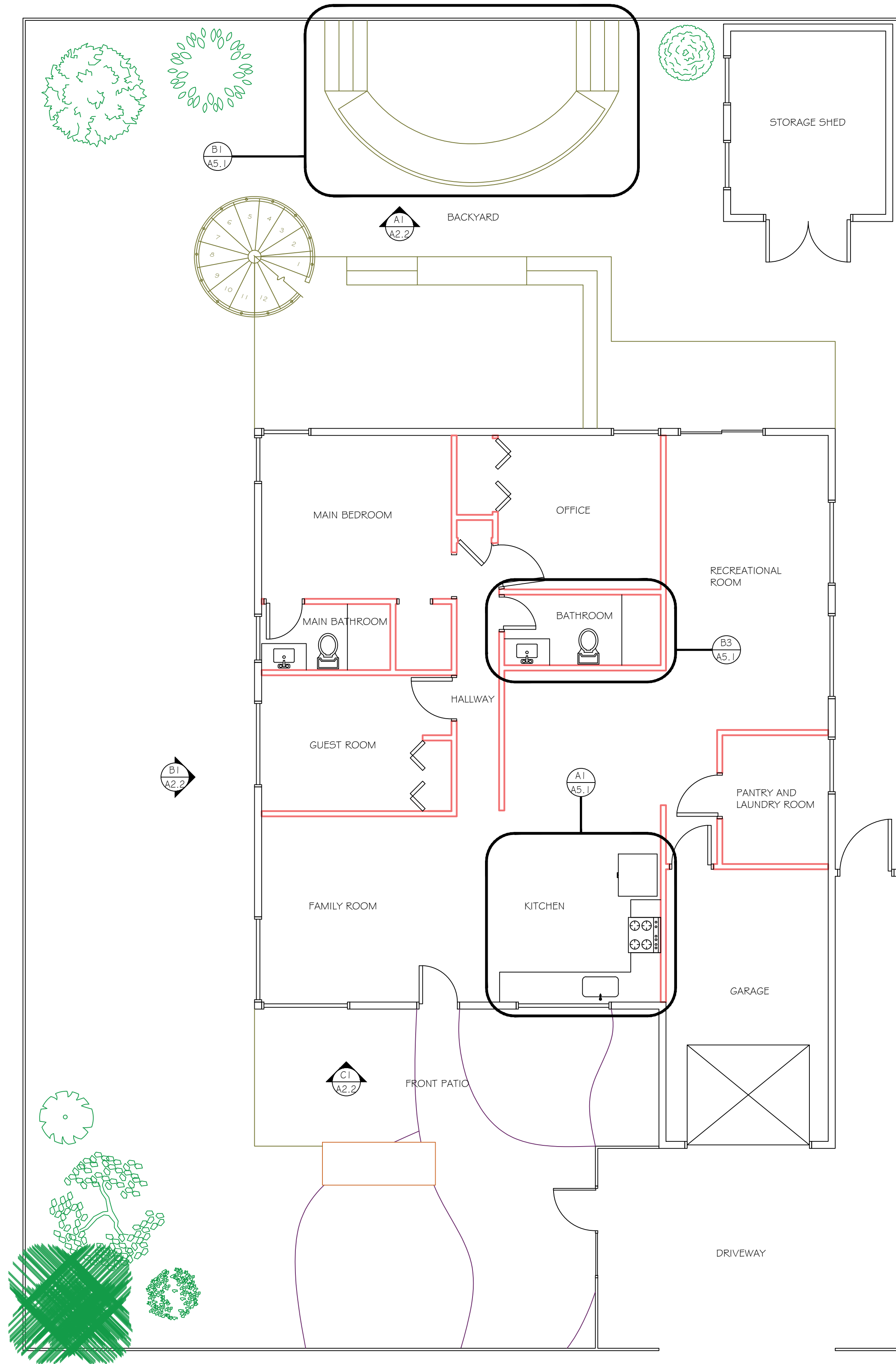
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A3.1

C

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A



A1 SITE AND FLOOR PLAN
 3/16" = 1'-0"

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1

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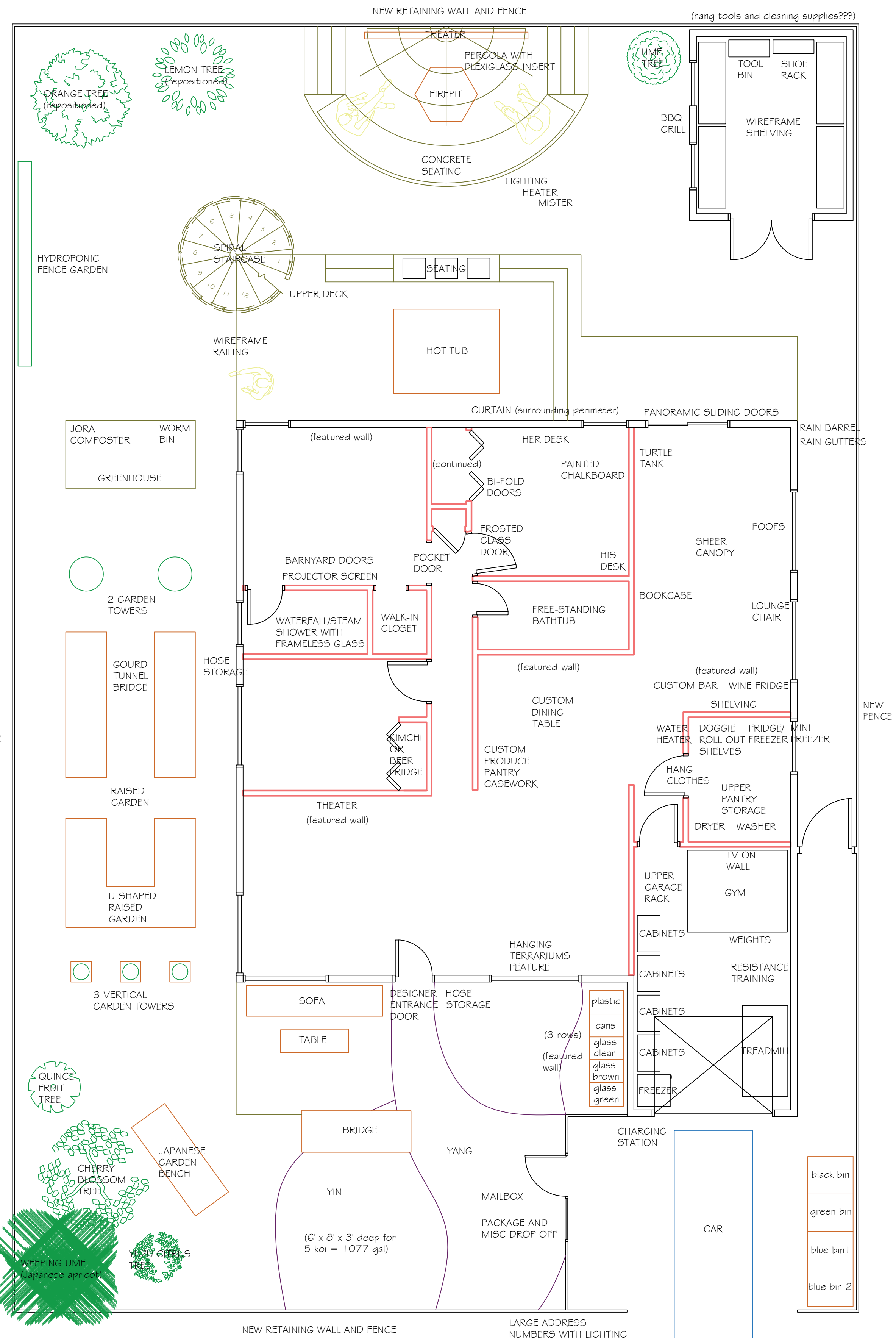
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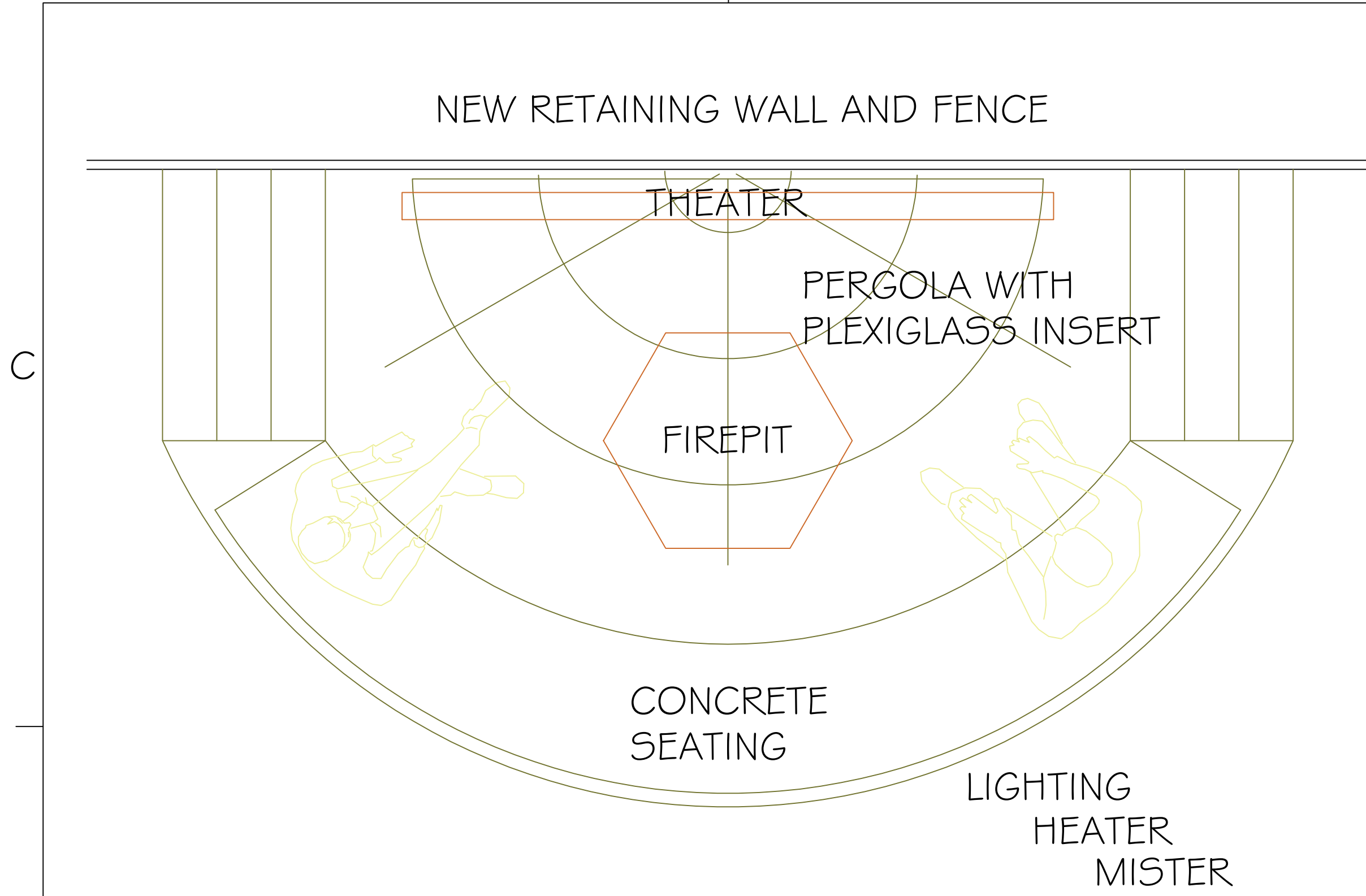
A1 FINISH PLAN
 3/16" = 1'-0"

3

4

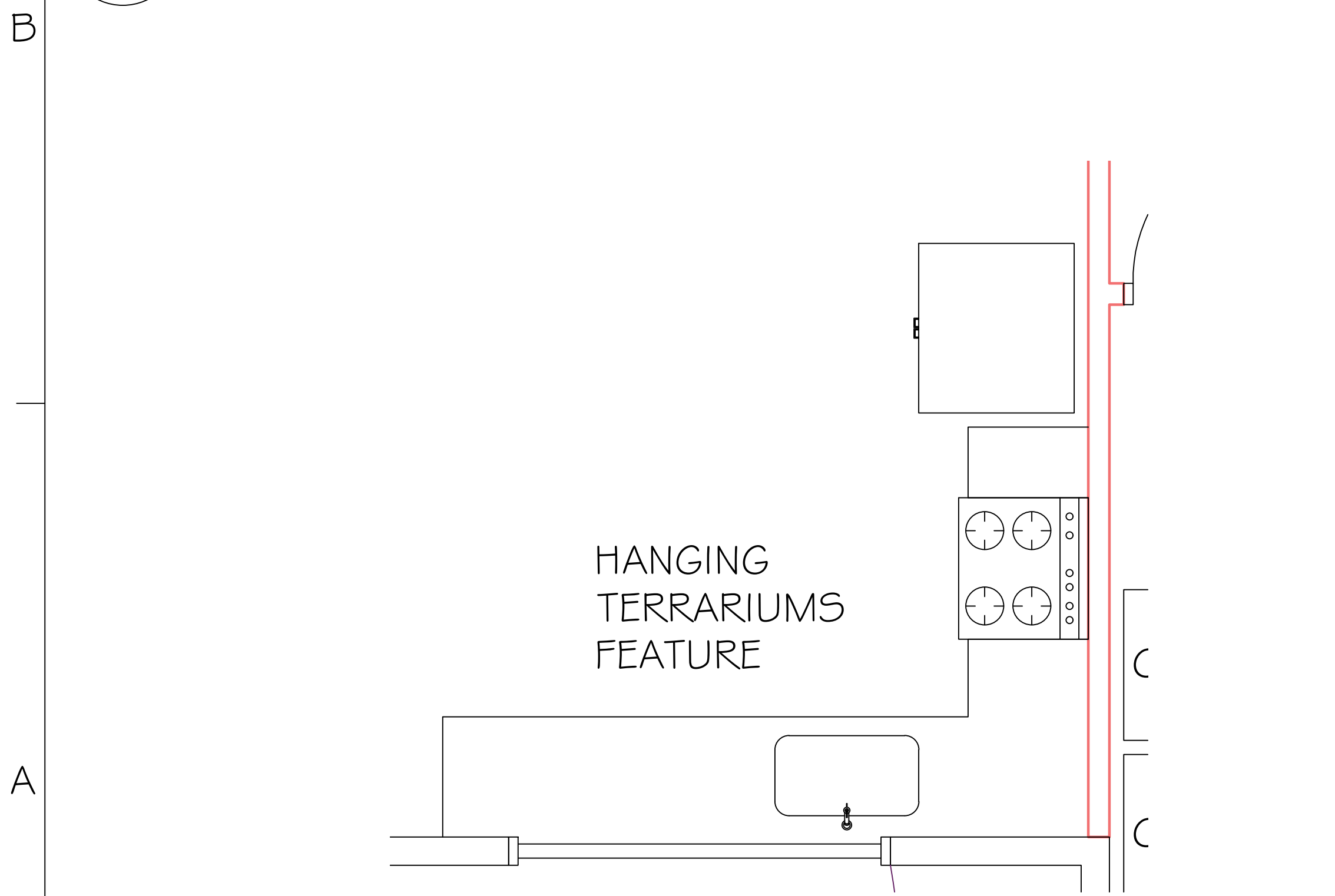
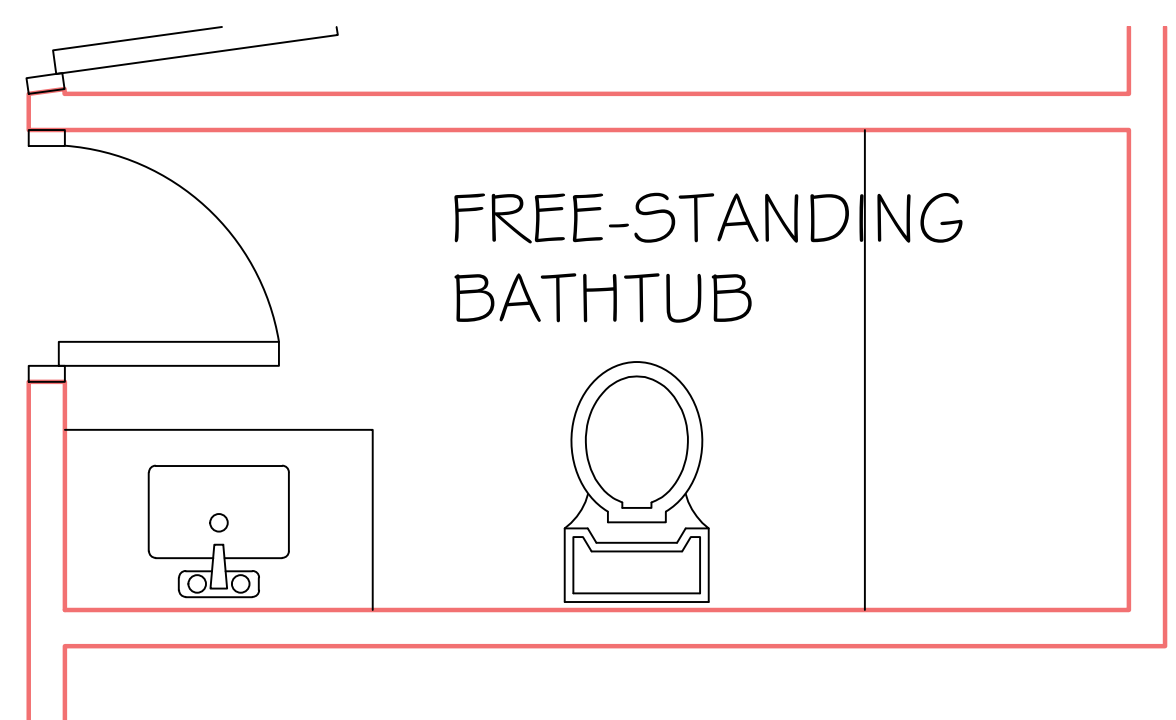
1

2



B1 ENLARGED PLAN OUTDOOR THEATER
1/2" = 1' - 0"

B3 ENLARGED PLAN BATHROOM
1/2" = 1' - 0"



A1 ENLARGED PLAN KITCHEN
1/2" = 1' - 0"

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A6.1

A1 EXTERIOR VIEW - FRONT OF HOUSE
 NO SCALE



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A6.2

A1 EXTERIOR VIEW - SIDE OF HOUSE
 NO SCALE

1

2

3

4



C

B

A

1

2

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A1 EXTERIOR VIEW - BACK OF HOUSE
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A6.3