



June 18, 2022

ATTN: City of Costa Mesa

We are preparing the architectural drawings for the residence located at 283 E 19th St, Costa Mesa, CA 92627. The scope of work is to extend the second story to above the existing garage.

To do not disturb neighbor's privacy, we have made some adjustment on the proposed plans on the right side of the property. Please notice:

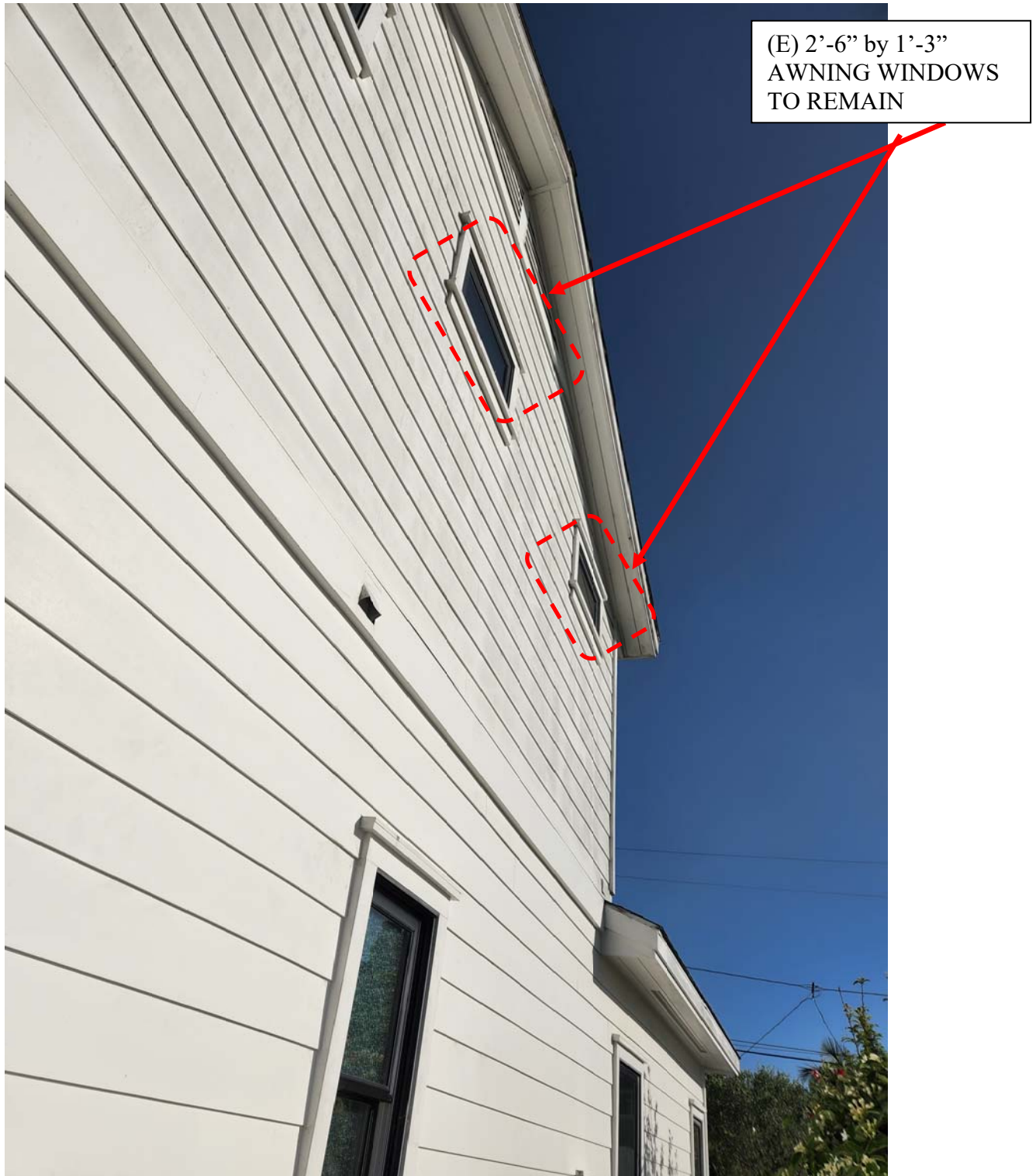
- 1.- We have changed all the new 2nd-story windows, we are reducing them and matching them with existing windows in this left elevation. The new proposed windows will be 2'-6" by 1'-3" Awning window, to match existing two windows.
- 2.- We cannot flip 180 degree the library layout since the Romeo & Juliet Balcony would be closer to the neighbor on our left, however, we have taken some picture and added them to the 3D's to show the view from proposed balcony. Since there is an existing 8' height fence between both properties, from the balcony, we will be only available to see the garage wall and the garage roof of our right neighbor, please see pictures below.

If you need further information, you can contact us at (714) 289-4652.

Sincerely,

TRUPLANS

EXISTING RIGHT ELEVATION

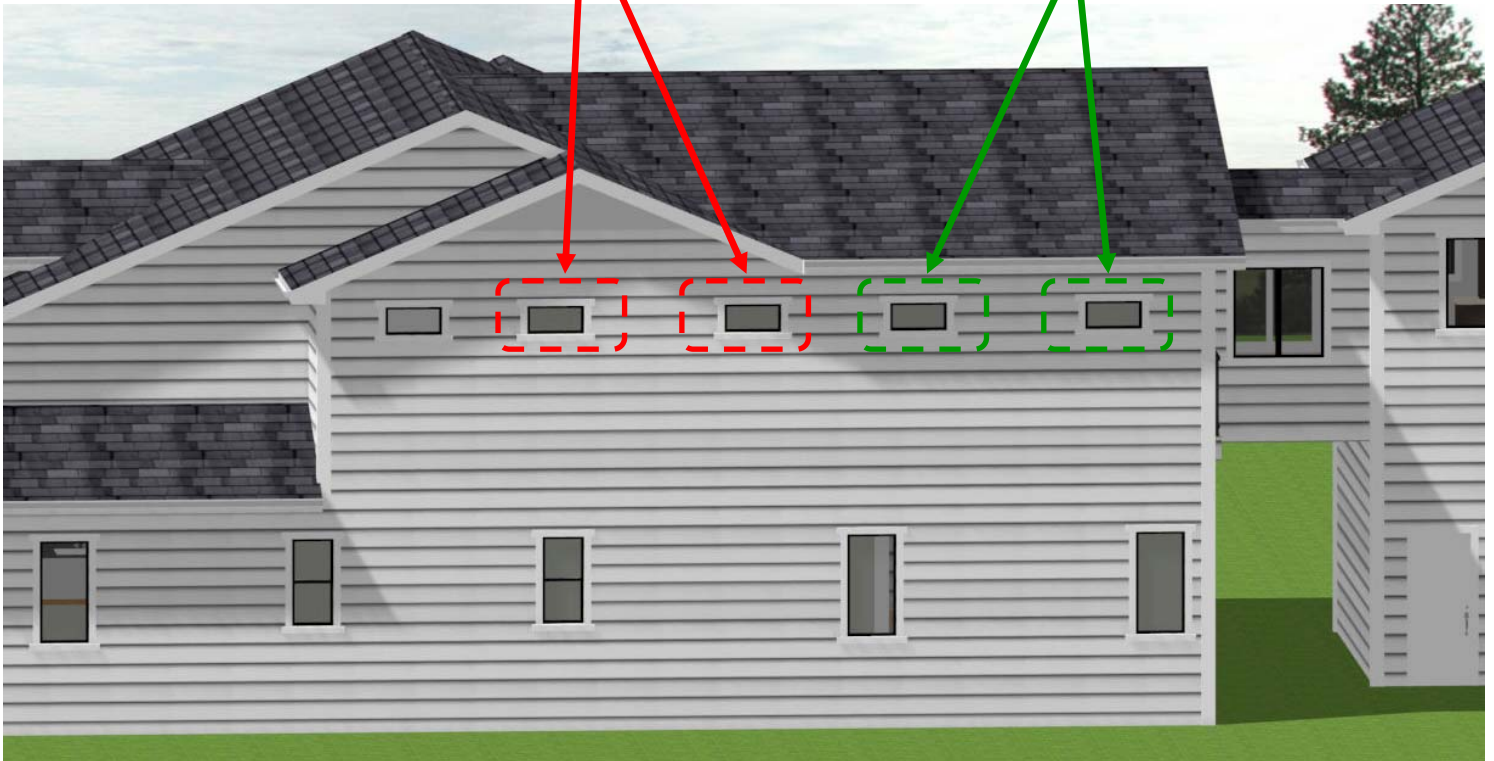


NOTE: 3D's are for reference only. Any existing house features that are not specified to be removed are to remain.

PROPOSED RIGHT ELEVATION

(E) 2'-6" by 1'-3"
AWNING WINDOWS
TO REMAIN

(N) 2'-6" by 1'-3"
AWNING WINDOWS TO
MATCH EXISTING



NOTE: 3D's are for reference only. Any existing house features that are not specified to be removed are to remain.

EXISTING REAR VIEW (GARDEN)

(E) 8' HEIGHT FENCE
TO REMAIN



(E) 8' HEIGHT FENCE
TO REMAIN



NOTE: 3D's are for reference only. Any existing house features that are not specified to be removed are to remain.

PROPOSED RIGHT VIEW (FROM LIBRARY)



PROPOSED RIGHT VIEW (FROM BALCONY)

