

MODEL HOME #11

Builders
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DRAFTING SERVICES

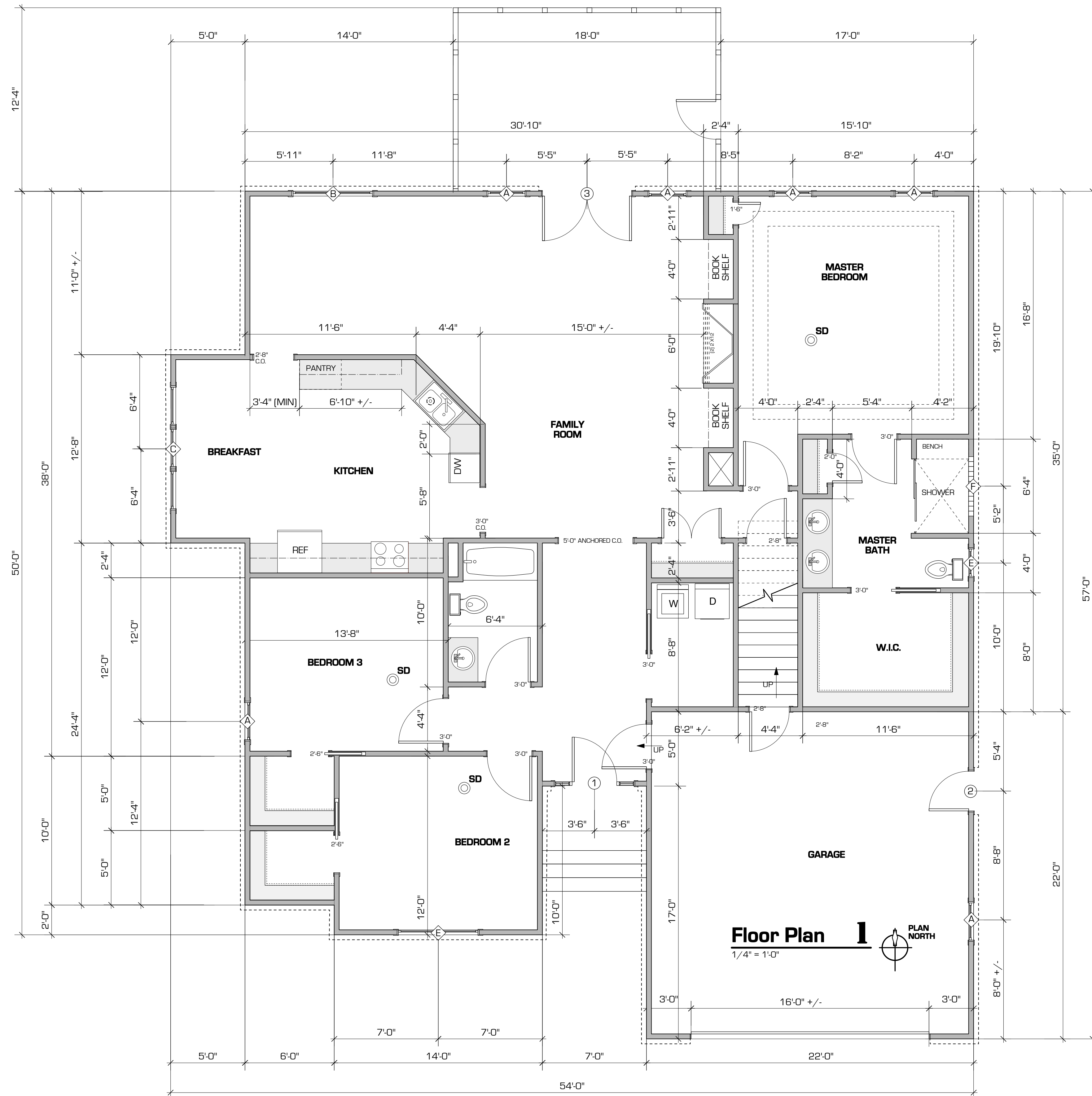
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CODE NOTES:

CODE : **2012 VIRGINIA RESIDENTIAL CODE**
CONSTRUCTION TYPE : **V-B**
ACTUAL AREA :
CONDITIONED 2ND FLOOR : 2,159 SQ. FT.
GARAGE : 504 SQ. FT.
TOTAL AREA : 2,663 SQ. FT.

*232 SQ. FT. PORCH AREAS UNDER ROOF NOT INCLUDED IN TOTAL SQUARE FOOTAGE

THE ELECTRICAL, PLUMBING, AND MECHANICAL WORK PRESENTED IS INTENDED TO SHOW THE GENERAL ARRANGEMENT AND LOCATION OF PROPOSED FIXTURES AND ACCESSORIES. THE RESPECTIVE CONTRACTORS / SUB-CONTRACTORS SHALL BE RESPONSIBLE FOR MODIFICATIONS REQUIRED FOR THE PROPER EXECUTION OF THE WORK. THE ELECTRICAL AND MECHANICAL WORK FOR THE PROJECT SHALL BE PERFORMED UNDER "DESIGN BUILD" CONTRACTS. THE RESPECTIVE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROPER EXECUTION OF THE WORK.



Floor Plan 1
1/4" = 1'-0"
PLAN NORTH

WINDOW LEGEND:

TYPE	DESCRIPTION
A	2'-8" X 5'-0" DH WINDOW.
B	TWIN (2) 2'-8" X 5'-0" DH WINDOW.
C	TRIPPLE (3) 2'-8" X 5'-0" DH WINDOW
D	TWIN (2) 2'-8" X 5'-0" DH WINDOW W/ ROUNDED TRANSOM
E	2'-0" X 3'-0" DH WINDOW.
F	4X4 GLASS BLOCK.

INSTALL SMOKE ALARMS IN EACH BEDROOM AND BEDROOM HALL WAY. HALL WAY SMOKE ALARM SHALL BE VOICE ALERT CARBON MONOXIDE ALARM AND SMOKE DETECTOR EQUAL TO **FIRST ALERT MODEL #SC070N** OR CONTRACTOR APPROVED EQUAL. CONTRACTOR TO VERIFY ANY ADDITIONAL SMOKE DETECTORS NOT SHOWN IN FIELD. **INSTALLATION TO COMPLY TO RESIDENTIAL CODE REQUIREMENTS.**

DOOR SCHEDULE:

#	DESCRIPTION
1	3'-0" X 6'-8" DOOR IN WOOD FRAME/ W 12" SIDE LIGHTS ON BOTH SIDES.
2	2'-8" X 6'-8" DOOR IN WOOD FRAME/ W HALF LITE
3	PAIR 3'-0" X 6'-8" DR IN WD FRAME/ W FULL LITE

HEADERS ARE TO BE AS FOLLOWS UNLESS OTHERWISE NOTED.
UNDER 48" - [2] 2 X 10s
48" TO 60" - [2] 2 X 12s
FOR ALL BEARING WALLS

1	
2	
3	
4	

16004
19 April 2017