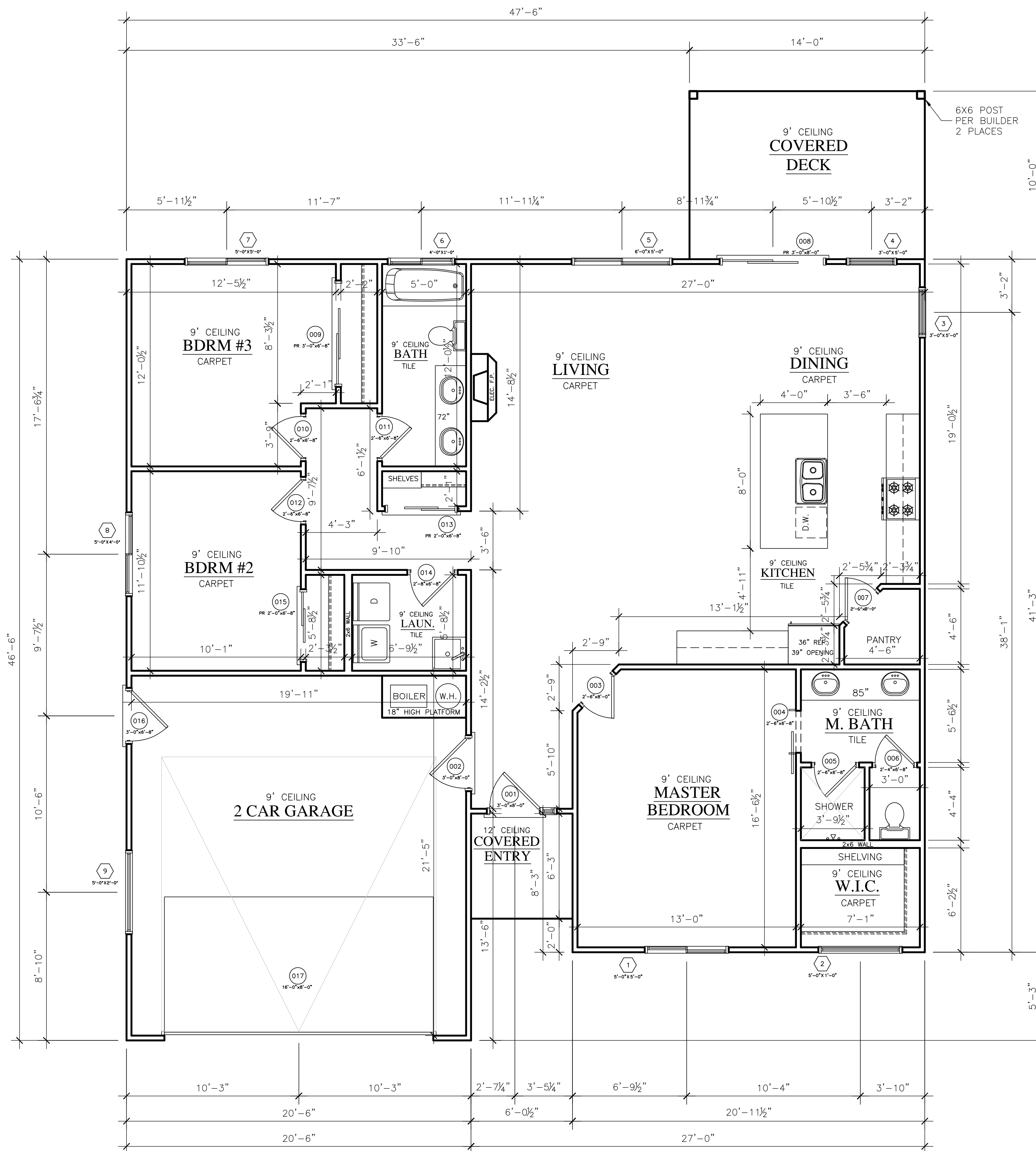


- NOTES:
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# FINAL PLANS FOR CONSTRUCTION

DATE: 06-26-2020



## DOOR AND FRAME SCHEDULE

MARK	DOOR SIZE	
	WD	HGT
001	3'-0"	8'-0"
002	3'-0"	8'-0"
003	2'-6"	8'-0"
004	2'-6"	6'-8"
005	2'-6"	6'-8"
006	2'-4"	6'-8"
007	2'-6"	8'-0"
008	PR 3'-0"	8'-0"
009	PR 3'-0"	6'-8"
010	2'-6"	6'-8"
011	2'-6"	6'-8"
012	2'-6"	6'-8"
013	PR 2'-0"	6'-8"
014	2'-8"	6'-8"
015	PR 2'-0"	6'-8"
016	3'-0"	6'-8"
017	16'-0"	8'-0"

## WINDOW SCHEDULE

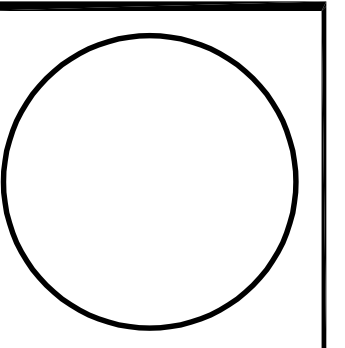
MARK	SIZE		Style
	WIDTH	HEIGHT	
001	5'-0"	5'-0"	Glider
002	5'-0"	1'-0"	Picture
003	3'-0"	5'-0"	Double Hung
004	3'-0"	5'-0"	Double Hung
005	6'-0"	5'-0"	Glider
006	4'-0"	1'-0"	Glider
007	5'-0"	5'-0"	Glider
008	5'-0"	4'-0"	Glider
009	5'-0"	2'-0"	Picture

## SQUARE FOOTAGE TABLE

SPACE	AREA
GARAGE SF	442.63 SF
LIVING SPACE	1574.53 SF

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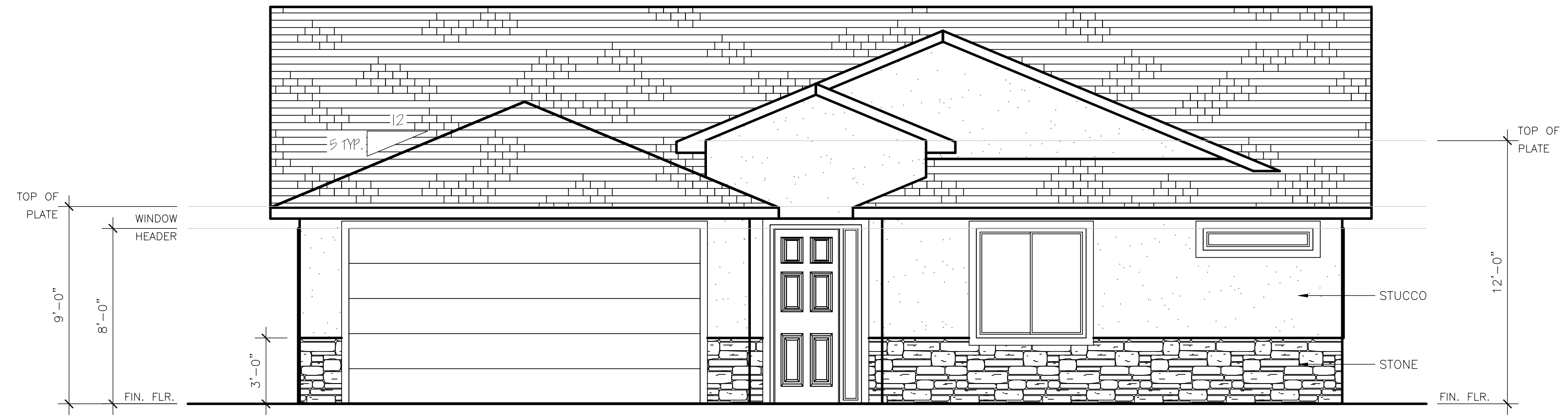


ASPEN LEAF INNOVATIONS  
2907 ARABESQUE

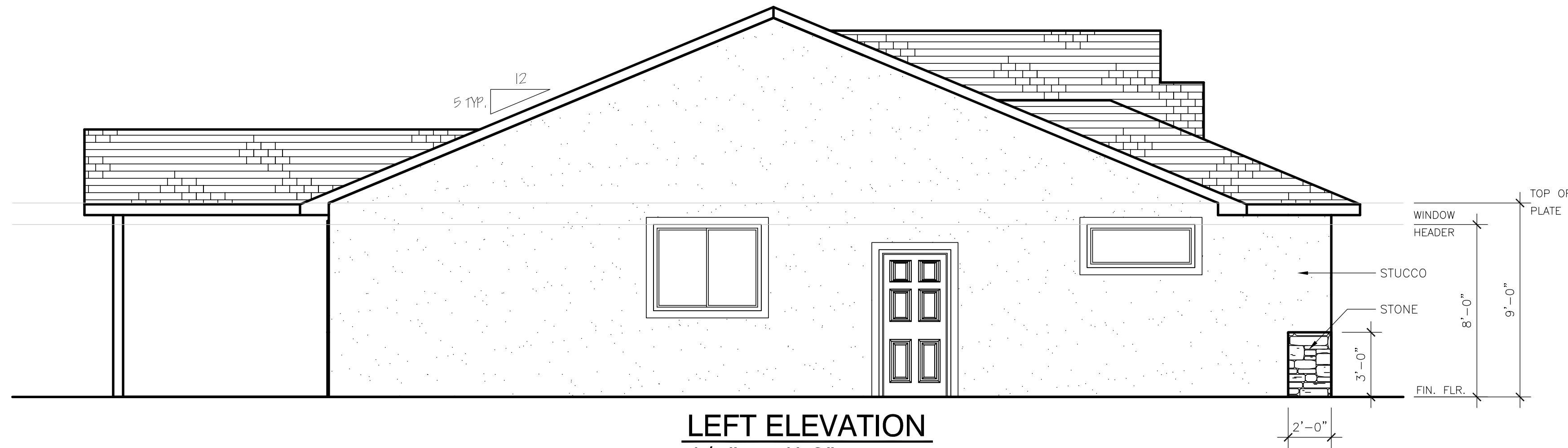
DRAWN BY ALLDRAFT
FILE NAME CAD FILE
DATE 6-26-2020
SCALE 1/4" = 1'-0"
SHEET <b>A1</b>

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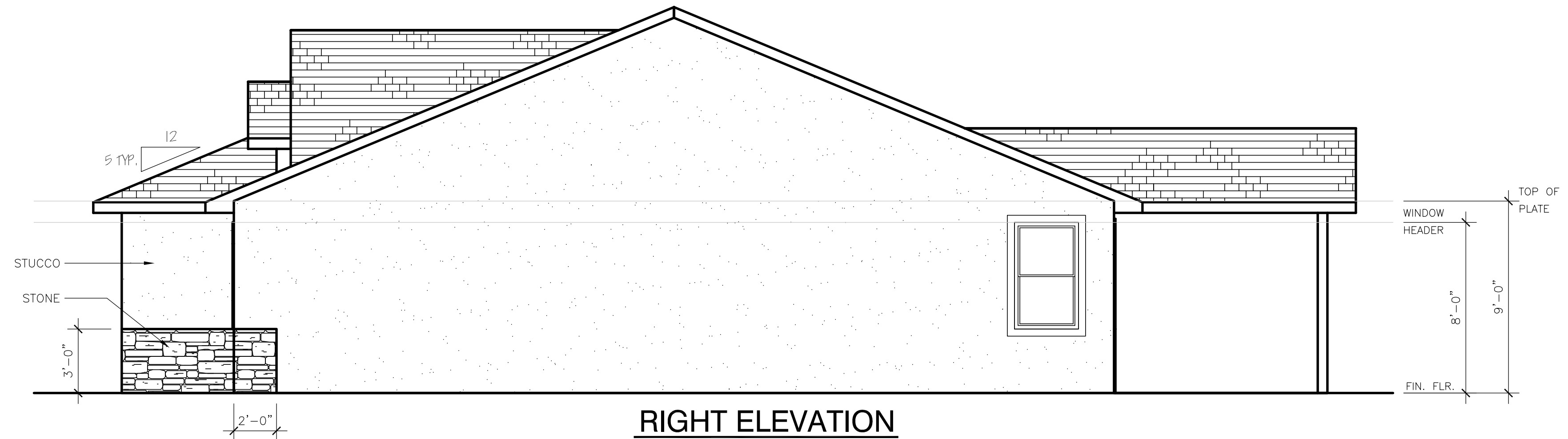
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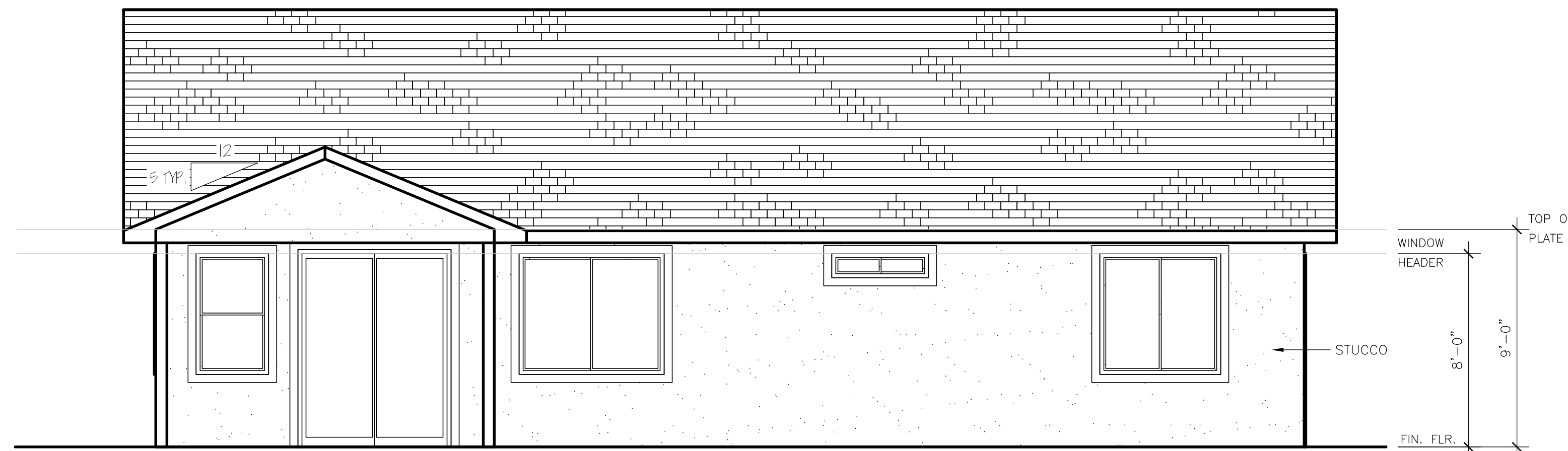
**FRONT ELEVATION**  
1/4" = 1'-0"



**LEFT ELEVATION**  
1/4" = 1'-0"



**RIGHT ELEVATION**  
1/4" = 1'-0"

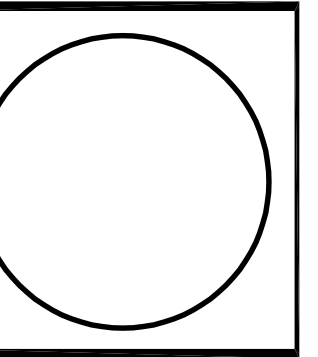


**REAR ELEVATION**  
1/4" = 1'-0"

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SHEET	A2

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**DOOR AND WINDOW HEADER SCHEDULE**

OPENING WIDTH	HEADER SIZE
3'	(2) 2X8 HEM-FIR
4'	(2) 2X8 HEM-FIR
5'	(2) 2X12 HEM-FIR
6'	(3) 2X12 HEM-FIR
8'	(3) 2X12 HEM-FIR
10'	(2) 1- $\frac{3}{4}$ x 11- $\frac{7}{8}$ " ML
12'	(2) 1- $\frac{3}{4}$ x 11- $\frac{7}{8}$ " ML
16'	(2) 1- $\frac{3}{4}$ x 11- $\frac{7}{8}$ " ML

HEADERS BELOW A GIRDER TRUSS OR BELOW ANY ADDITIONAL POINT LOAD SHOULD BE REVIEWED BY AN ENGINEER.

**EGRESS NOTES:**  
 BASEMENTS IN DWELLING UNITS AND EVERY SLEEPING ROOM BELOW THE FOURTH STORY MUST HAVE ONE OPERABLE WINDOW OR EXTERIOR DOOR APPROVED FOR ESCAPE OR RESCUE. ALL ESCAPE OR RESCUE WINDOWS SHALL HAVE A MINIMUM NET CLEAR OPENING OF 5.7 SQUARE FEET. MINIMUM NET CLEAR OPENING HEIGHT IS 24 INCHES. THE MINIMUM NET CLEAR OPENING WIDTH IS 20". THE MAXIMUM SILL HEIGHT IS 44 INCHES FROM THE FLOOR.

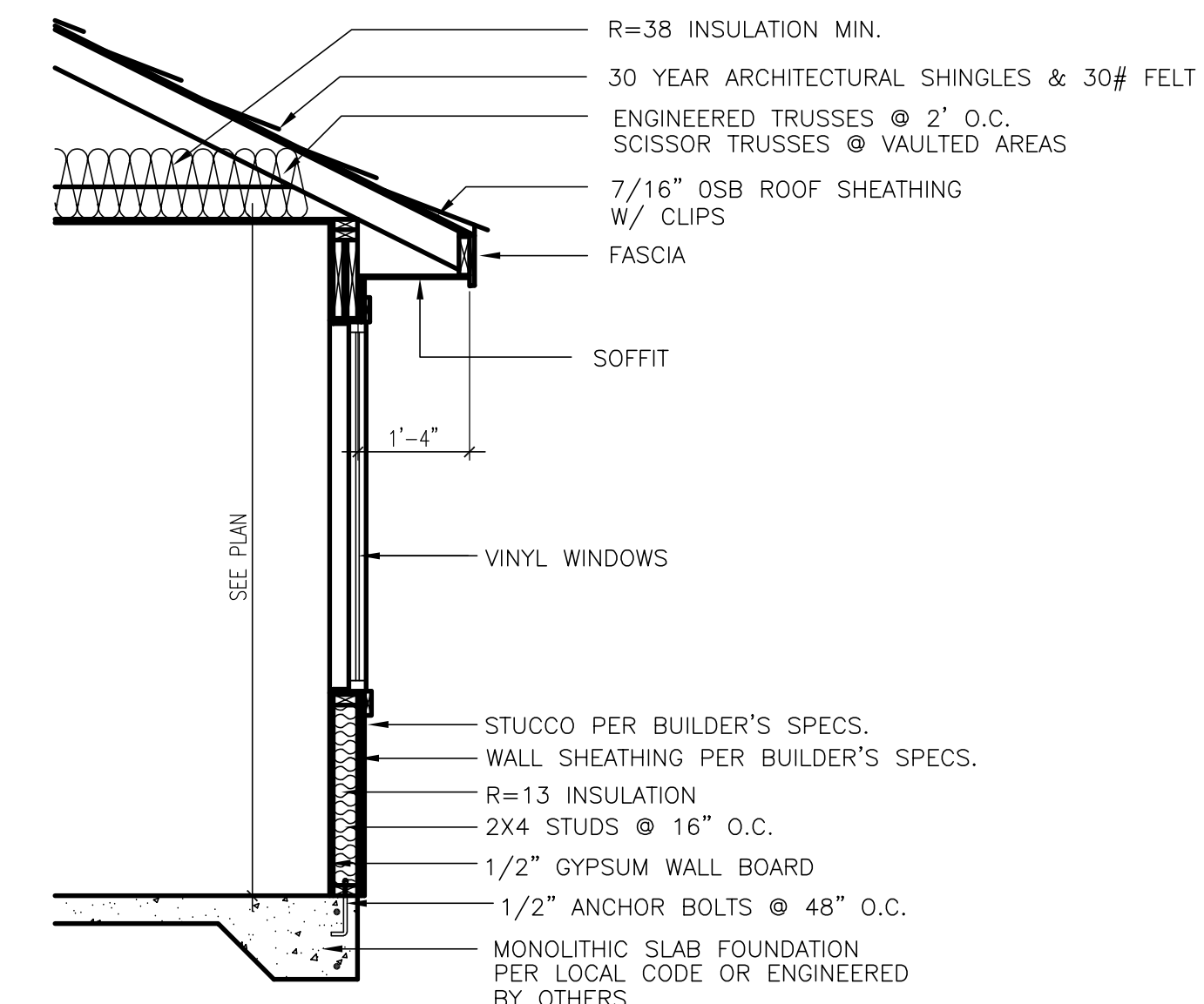
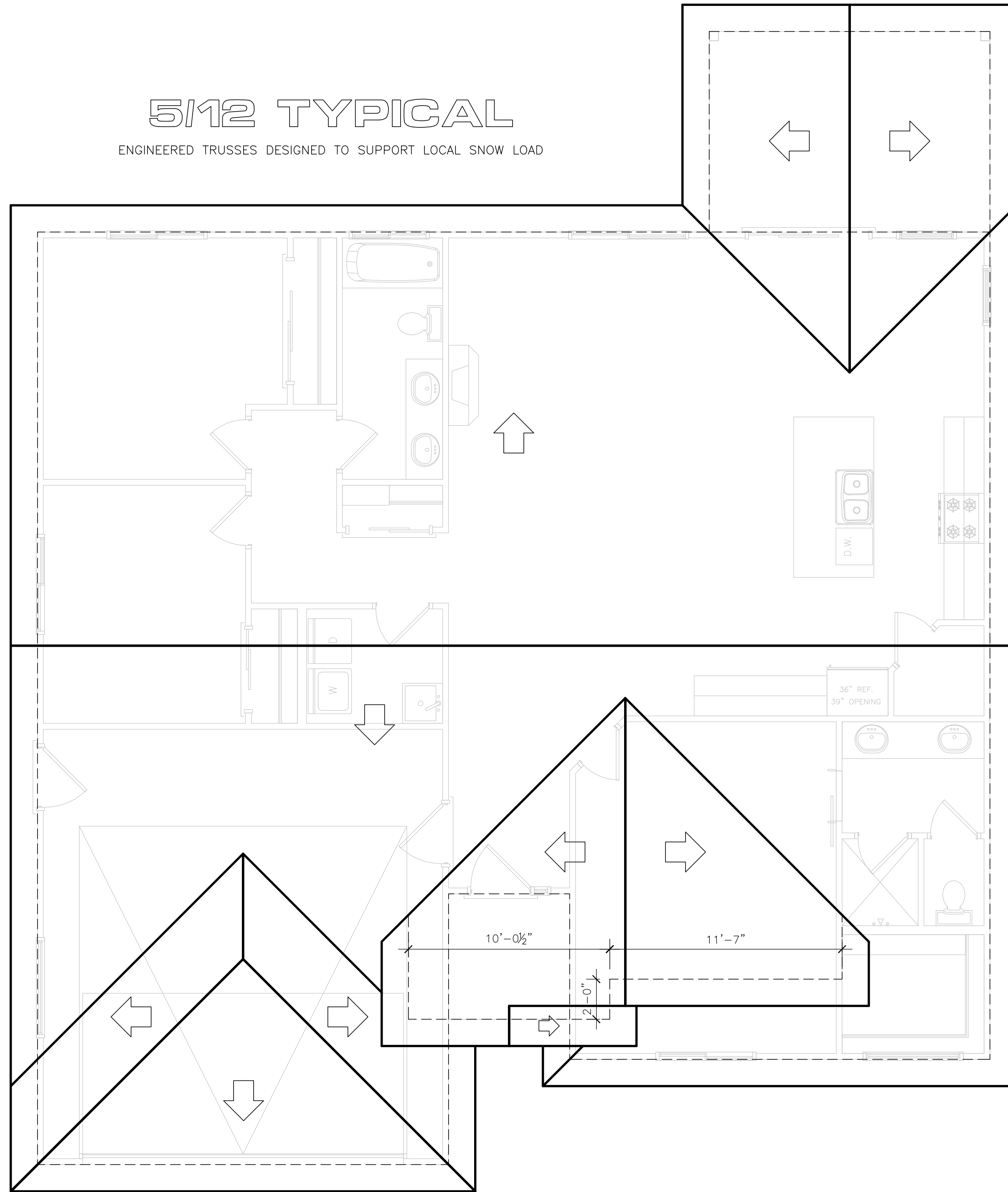
**VENTILATION AND LIGHTING NOTES:**  
 ALL ROOMS MUST MEET MINIMUM VENTILATION AND LIGHTING REQUIREMENTS.  
 VENTILATION - .04% PER SQUARE FOOT  
 LIGHTING - .08% PER SQUARE FOOT  
 EGRESS STANDARDS ALSO APPLY

**EXTERIOR WALL PLUMBING NOTES:**  
 NO P TRAPS, WATER OR HEAT LINES ALLOWED IN OUTSIDE WALLS, WALLS COMMON TO GARAGE OR CEILINGS UNLESS DEEP ENOUGH OR IF HEATED.  
 ATTIC SPACE IS CONSIDERED TO BE AN OUTSIDE WALL.

**GARAGE NOTES:**  
 NEED 12" GYP-BOARD ON GARAGE SIDE OF SEPARATION BETWEEN HOUSE AND GARAGE. EQUALLY PROTECT WALLS AND MEMBERS SUPPORTING SEPARATION. NEED  $\frac{5}{8}$ " TYPE "X" GYP-BOARD ON CEILINGS OF GARAGES WITH HABITABLE SPACE ABOVE. DOORS IN SEPARATION WALLS MUST BE 1- $\frac{3}{8}$ " SOLID WOOD OR STEEL.

**5/12 TYPICAL**

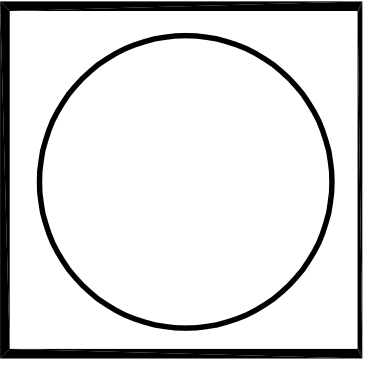
ENGINEERED TRUSSES DESIGNED TO SUPPORT LOCAL SNOW LOAD



**TYP. MONO SLAB SECTION**  
 SCALE: 1/2" = 1'-0"

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SCALE	1/4" = 1'-0"
SHEET	<b>A3</b>

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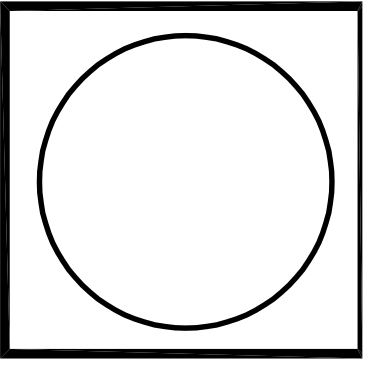
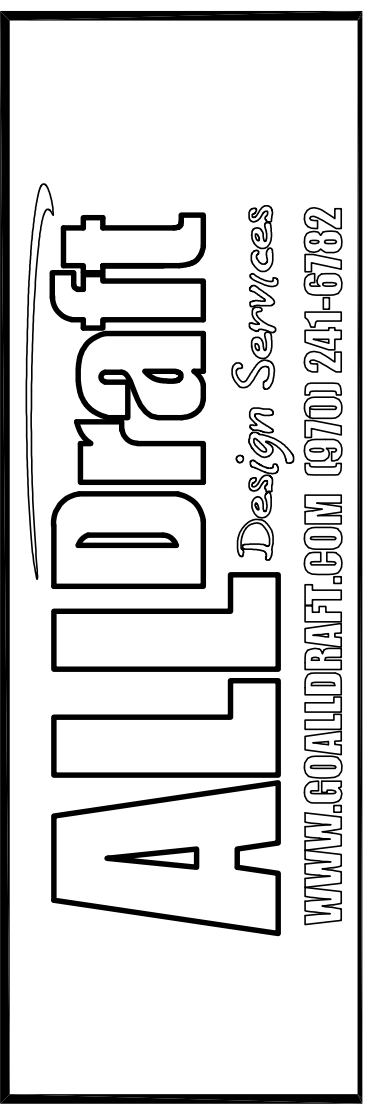
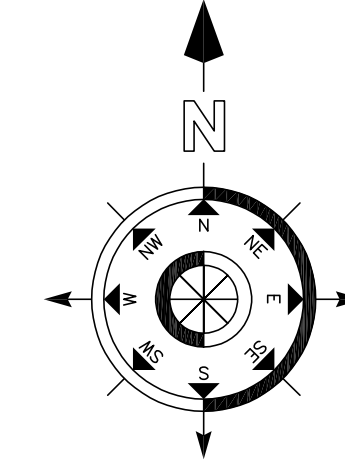
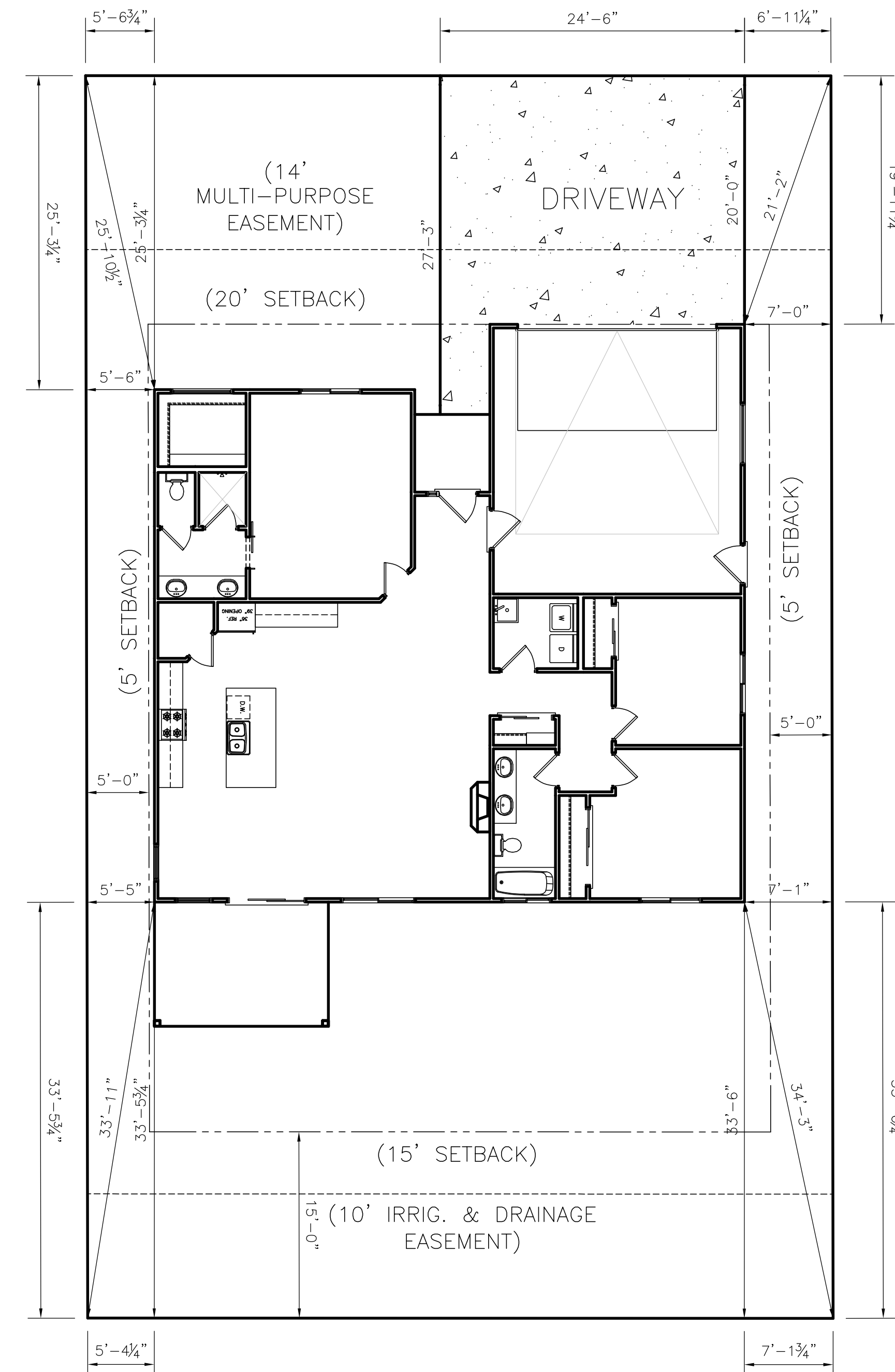
NOTE  
GRADE MUST SLOPE AWAY FROM HOUSE 6" OF FALL IN THE FIRST 10' OF DISTANCE PER LOCAL BUILDING CODE.

NOTE:  
BUILDER TO VERIFY ALL SETBACK AND EASEMENT ENCROACHMENTS PRIOR TO CONSTRUCTION

NOTE:  
DIMENSION LINES ARE PULLED FROM EDGE OF BRICK LEDGE. IF NO BRICK LEDGE EXISTS, DIMENSIONS WILL BE FROM EDGE OF FOUNDATION.

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ARABESQUE DRIVE



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DRAINAGE NOTE:  
FINISHED GRADE TO SLOPE AWAY FROM STRUCTURE TO BE A MINIMUM OF 6 INCHES WITHIN THE FIRST 10 FEET.

SCALE: 1/8" = 1'-0"

NOTICE:  
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2. USE OF THIS PLAN CONSTITUTES BUILDER AND OR HOME OWNERS ACCEPTANCE OF THESE TERMS.  
3. ALL DIMENSIONS ARE TO EDGE OF FOUNDATION UNLESS OTHER WISE NOTED.  
4. BUILDER AND OR OWNER TO VERIFY ALL SETBACKS AND EASEMENTS.  
5. THIS PLAN HAS NOT BEEN ENGINEERED BY AUTODRAFT. SEE SEPARATE DRAWINGS BY OTHERS FOR ENGINEERING DATA.

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DATE	6-26-2020
SCALE	1/8" = 1'-0"
SHEET	SITE

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**FLOORPLAN PLAN**  
 THIS FOUNDATION DESIGN WAS BASED UPON  
 A FLOOR PLAN GENERATED BY:  
 ALL DRAFT  
 DATED: 06-26-2020

THE BUILDER SHALL VERIFY THAT A FLOOR FRAMING PLAN HAS BEEN DESIGNED TO BE COMPATIBLE WITH THIS FOUNDATION PLAN.

**TRUSS PLAN**  
 THIS FOUNDATION PLAN IS BASED ON A TRUSS PLAN PROVIDED BY:

N/A - DATED: X/X/X

THE BUILDER SHALL VERIFY THAT A TRUSS PLAN HAS BEEN DESIGNED TO BE COMPATIBLE WITH THIS FOUNDATION PLAN.

**GENERAL**  
 CONTRACTOR TO VERIFY ALL DIMENSIONS AND DETAILS PRIOR TO CONSTRUCTION. CONTRACTOR SHALL NOTIFY ENGINEER OF ANY DISCREPANCIES PRIOR TO CONSTRUCTION.

ALL WORK WILL CONFORM TO IRC 2018 CODE OR CURRENT ADOPTED LOCAL CODE.

**CONCRETE**  
 28 DAY COMPRESSIVE STRENGTH OF 3000 PSI. MIN. TYPE II CEMENT

**REINFORCING STEEL**  
 NEW DEFORMED BILLET STEEL PER ASTM A-615, GRADE 60.  
 LAP ALL #5 REBAR 25"  
 LAP ALL #4 REBAR 20"  
 LAP ALL #3 REBAR 15"

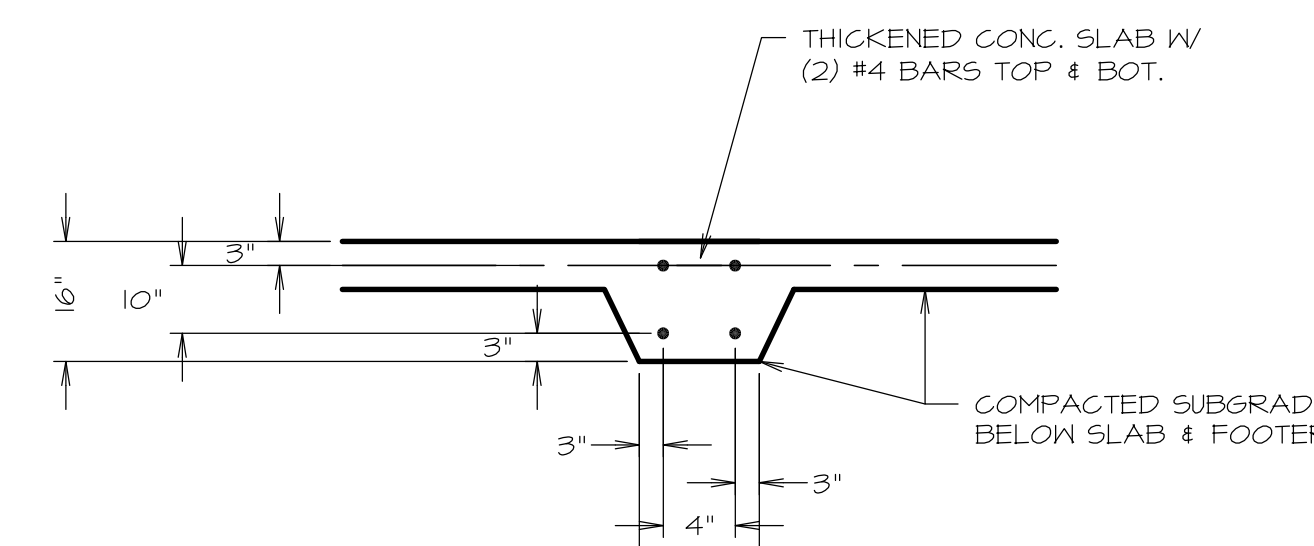
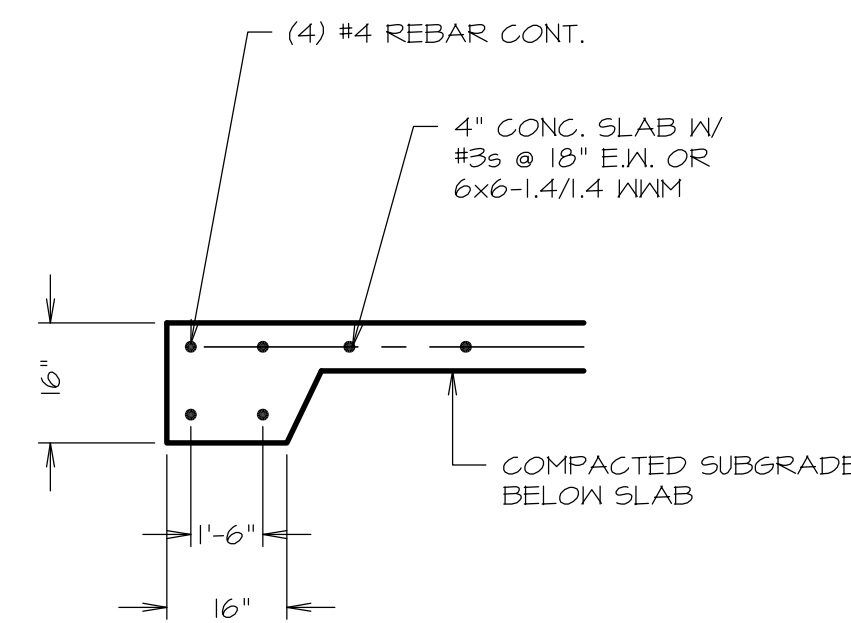
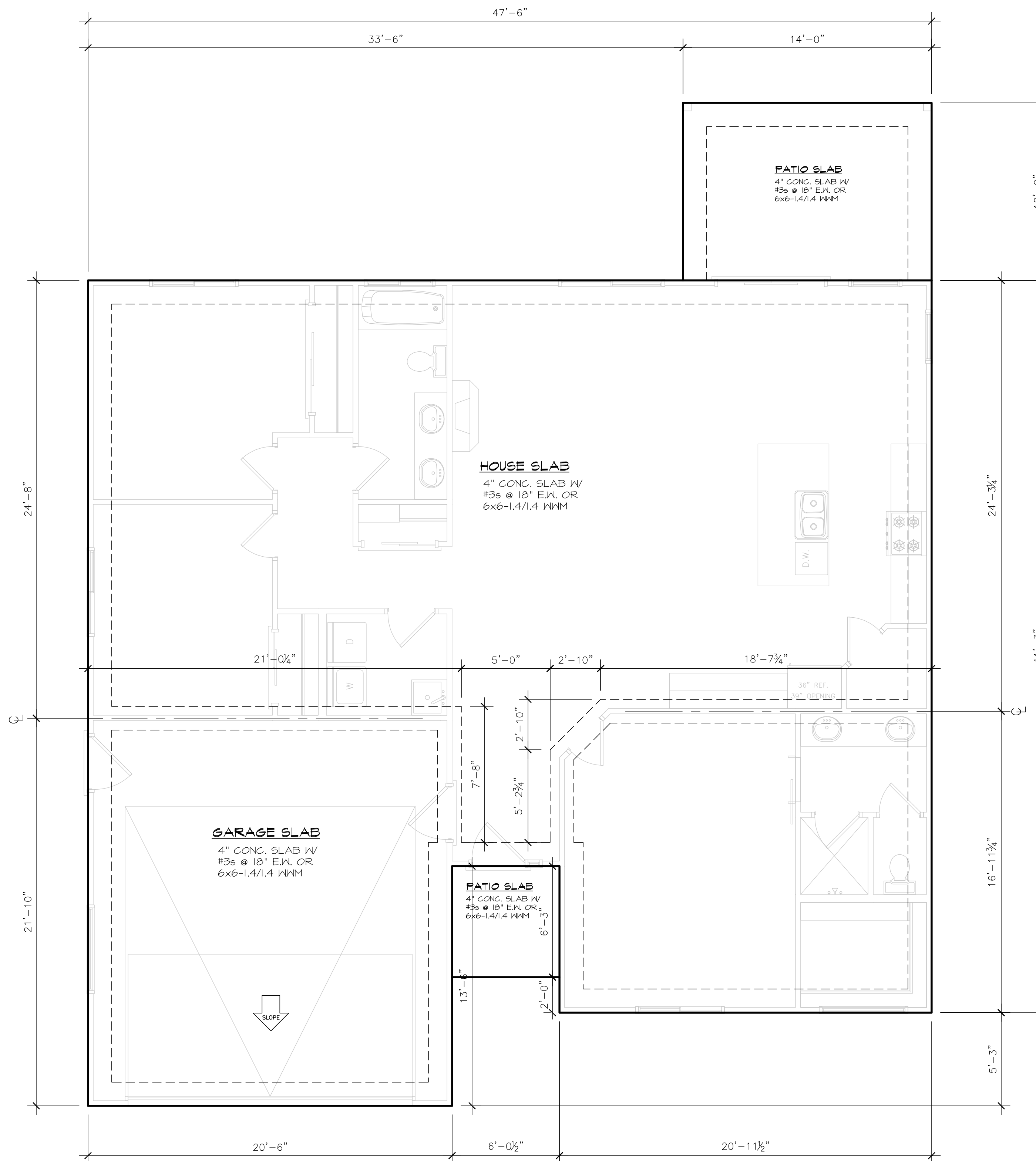
**FINISHING**  
 FLOAT & STEEL TROWEL  
 LIGHT BROOM FINISH - EXTERIOR

**JOINTING**  
 COMPLY W/ ACI-301-72.11.1 SAW CUTTING  
 FILL CUTS W/ EPOXY JOINT COMPOUND  
 PROVIDE TOOLED OR SAW CUTS @ 12' O.C. MAX. TO MINIMIZE CRACKING.

**CURING**  
 COMPLY W/ ACI-301-72  
 7 DAYS @ OPT. MOISTURE CONTENT

SLOPE EXTERIOR CONCRETE AWAY FROM STRUCTURE A MIN. OF 1/8" : 1'-0"

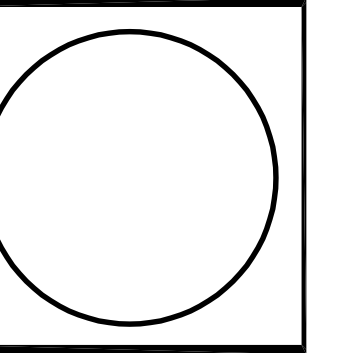
**SOIL PREPARATION**  
 BUILDER/OWNER IS RESPONSIBLE FOR PROPER SOILS PREPARATION AND SHALL VERIFY THAT SITE PREPARATION IS SUITABLE FOR CONSTRUCTION.



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SCALE	1/4" = 1'-0"
SHEET	S1