

1 PLUMBING PLAN

A-5 SCALE: 1/4" = 1'-0"

SHEET NO. **A-5**

MODEL **PALERMO**

DRAWING TITLE **PLUMBING PLAN**

OPTION DESCRIPTION

48

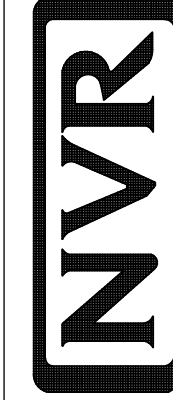
SET NO. **PAL00**

VERSION **03**

DRAWN BY

DATE:

OPTION



NVR, Inc.
Architectural Services
5285 Westchester, Suite 100
Frederick, MD 21703

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REV. NO. DATE

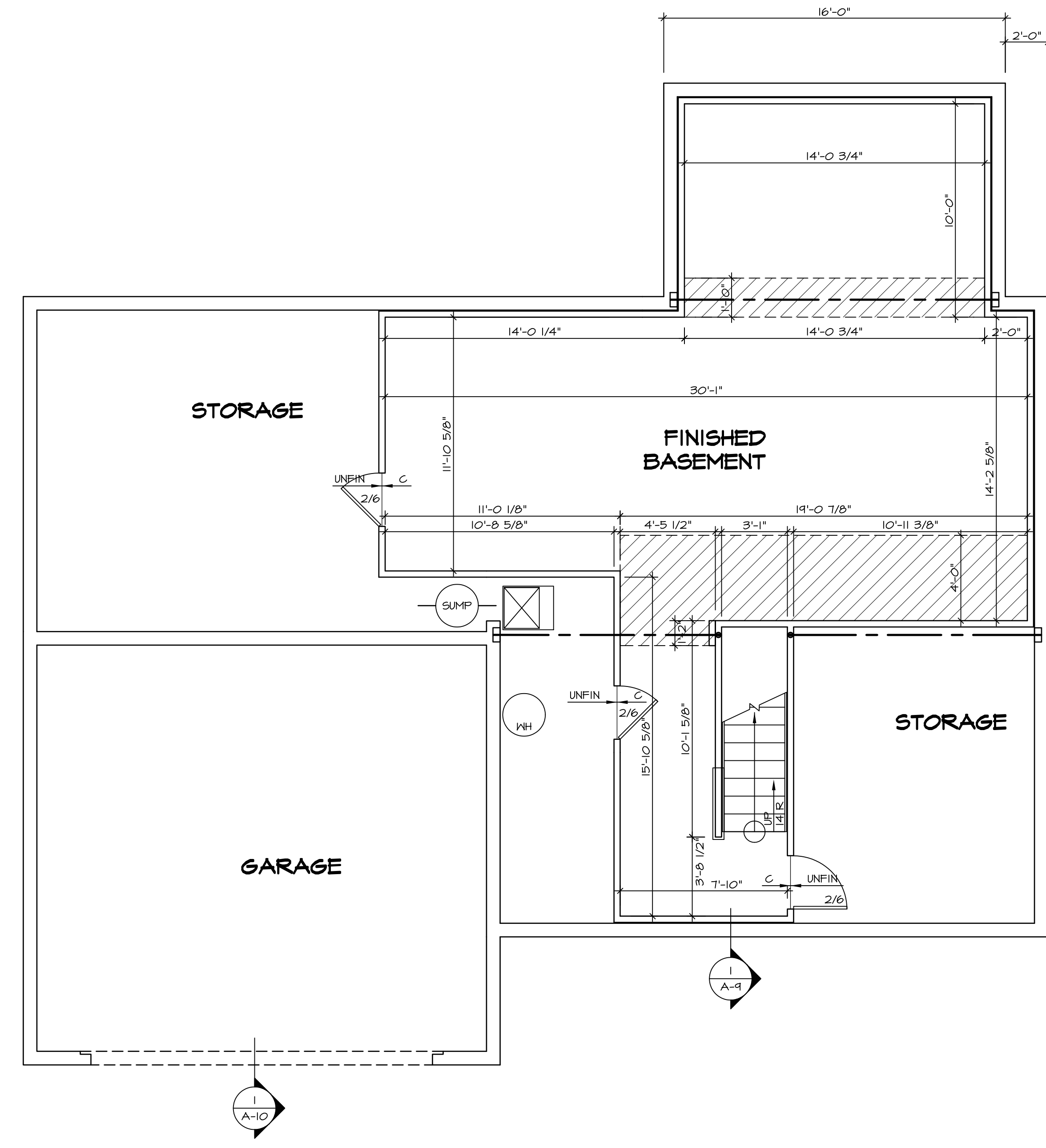
REMARKS

LEGEND	
	BEARING WALL
	NON BEARING WALL
	INDICATES BEARING FROM POINT-LOAD ABOVE
	JACKS
	BEAM/HEADER
	PAD FOOTING
	STEEL COLUMN
	PORTAL FRAME
	JOIST/TRUSS
	LVL
	ENGINEERING PAGE NUMBER

SEE FC DETAILS FOR FRAMING CONNECTORS

- FLOOR PLAN NOTES**
- ALL HEADERS ARE (2) 2x6 w/ 2x4 WALLS OR (3) 2x6 w/ 2x6 WALLS, UNLESS OTHERWISE NOTED.
 - ALL HEADERS TO HAVE (1) 2x4 OR 2x6 JACK EACH END, UNLESS OTHERWISE NOTED.
 - ALL EXTERIOR WALLS TO BE 4" AND ALL INTERIOR WALLS TO BE 3 1/2", UNLESS OTHERWISE NOTED.
 - HATCHED AREAS INDICATE DROPPED CEILINGS. ALL DROPPED CEILINGS ARE 12" UNLESS OTHERWISE NOTED.
 - SEE "BRACED WALL PANEL DETAIL SHEET" FOR SPECIAL WALL FRAMING LOCATIONS AND HEADER SIZES, IF APPLICABLE.
 - SEE STANDARD DETAIL CATEGORY "IT" SHEET(S) FOR INTERIOR TRIM DETAILS.
 - SEE ARCHITECTURAL DETAIL SHEET "AD" FOR HOUSE SPECIFIC INTERIOR TRIM OPTION TABLE.
 - ALL WINDOWS HAVE 7'-0 1/2" HEADER HEIGHT UNLESS OTHERWISE NOTED.
 - ALL CASED OPENINGS AT T-11, UNLESS OTHERWISE NOTED.

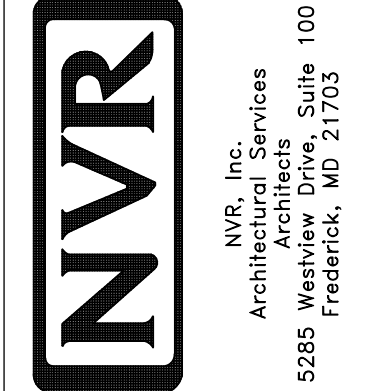
- GYPSUM NOTES**
- AT GARAGE:
GYPSUM BOARD AT COMMON WALLS, CEILINGS, BEAM WRAPS AND SUPPORTS PER STANDARD DETAIL FA-1(b) FIRE ASSEMBLIES OR AS REQUIRED BY LOCAL CODE.
- AT STAIRS:
1/2" GYPSUM BOARD AT UNDERSIDE OF STAIRS AND WALLS IN CLOSET



BASEMENT FLOOR PLAN
SCALE: 1/4" = 1'-0"

SHEET NO.	MODEL	SET NO.	DATE	REV.	NO.	DATE	REMARKS
A-6	PALERMO	03	08/05/16	1			
51							

MODEL: PALERMO
 DRAWING TITLE: BASEMENT FLOOR PLAN
 OPTION DESCRIPTION: OPTION
 SHEET NO.: A-6
 51



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FIRST FLOOR JACK SCHEDULE				
IDENTIFIER	DESCRIPTION	OPTIONS	ENG. NUM.	REMARKS
J101	JACK - (2) 2X4 SPF STUD GRADE		1072	
J102	JACK - (2) 2X4 SPF STUD GRADE		1072	
J106	JACK - (2) 2X4 SPF STUD GRADE		1072	
J107	JACK - (2) 2X4 SPF STUD GRADE		1072	
J108	JACK - (2) 2X4 SPF STUD GRADE		1072	
J104	JACK - (3) 2X4 SPF STUD GRADE	6CB	1046	
J110	JACK - (3) 2X4 SPF STUD GRADE	6CB	1046	
J120	JACK - (4) 2X6 SPF STUD GRADE	MAA	1014	
J121	JACK - (3) 2X6 SPF STUD GRADE	MAA	1014	FIELD INSTALLED
J122	JACK - (3) 2X4 SPF STUD GRADE	SRN	1040	
J124	JACK - (3) 2X4 SP#I	ELD	1021	
J164	JACK - (3) 2X4 SP#I	ELD		

LVL PLY TO PLY FASTENING SCHEDULE:

1.A - (2) FLY UP TO AND INCLUDING 11 7/8" TALL; FASTEN FLIES W/ (2) ROWS 16D NAILS AT 12" O.C.
 2.A - (2) FLY 14" TO AND INCLUDING 18" TALL (INCLUSIVE); FASTEN FLIES W/ (3) ROWS 16D NAILS AT 12" O.C.
 3.A - (2) FLY 20" TALL AND OVER; FASTEN FLIES W/ (4) ROWS 16D NAILS AT 12" O.C.
 4.A - (3) FLY UP TO AND INCLUDING 11 7/8" TALL; FASTEN FLIES W/ (2) ROWS 16D NAILS AT 12" O.C. FROM EACH SIDE
 5.A - (3) FLY 14" TO AND INCLUDING 18" TALL (INCLUSIVE); FASTEN FLIES W/ (3) ROWS 16D NAILS AT 12" O.C. FROM EACH SIDE
 6.A - (3) FLY 20" TALL AND OVER; FASTEN FLIES W/ (4) ROWS 16D NAILS AT 12" O.C. FROM EACH SIDE

FIRST FLOOR BEAM/HEADER SCHEDULE					
IDENTIFIER	DESCRIPTION	LENGTH	OPTIONS	ENG. NUM.	REMARKS
B101-3	LVL - 16	14'-4 1/2"	MAA	1014	5.A, FIELD INSTALL
B106-2	LVL - 16	17'-4"	ZSU	1044	2.A, FIELD INSTALL

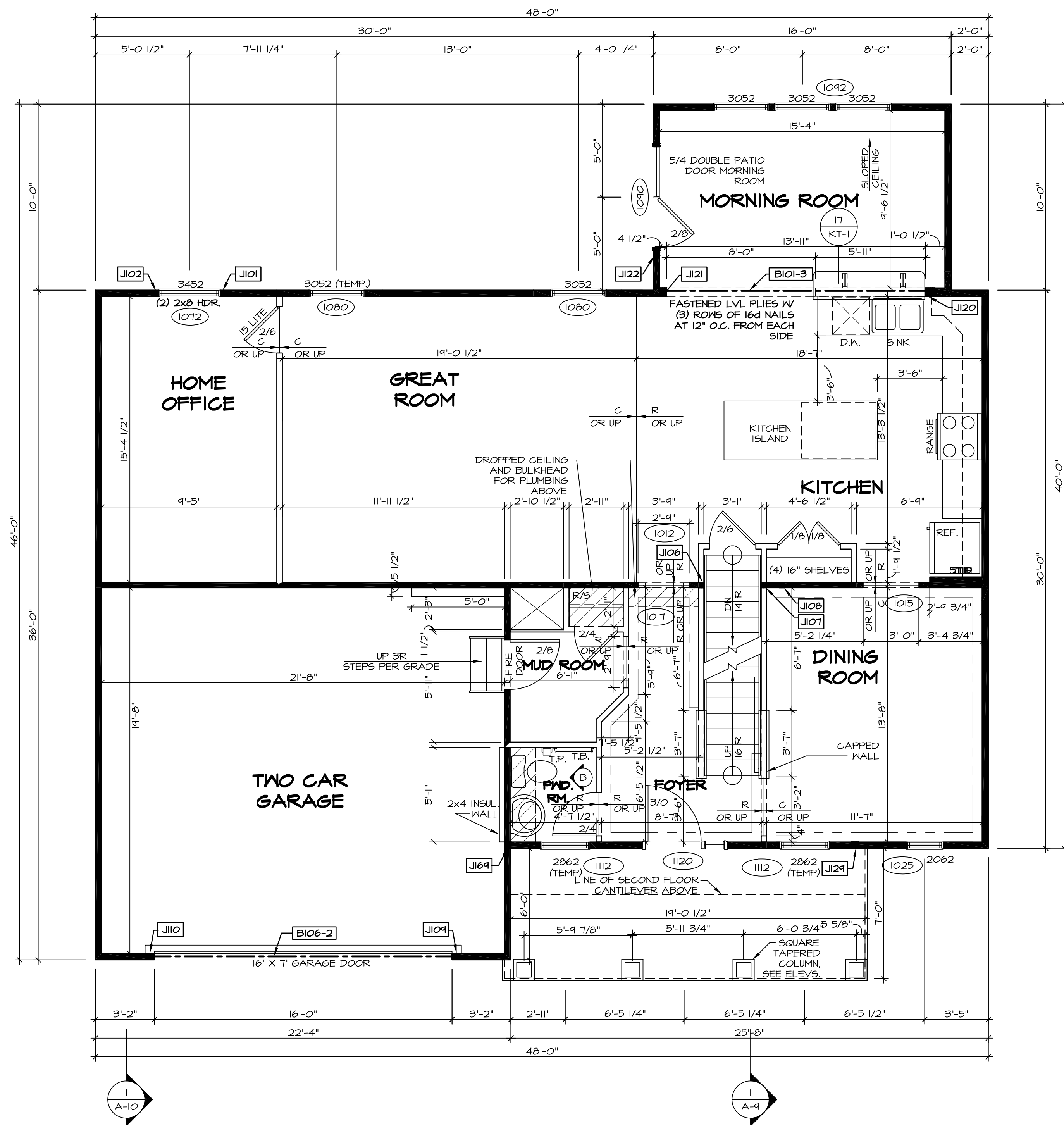
LEGEND	
	BEARING WALL
	NON BEARING WALL
	INDICATES BEARING FROM POINT-LOAD ABOVE
	JACKS
	BEAM/HEADER
	PAD FOOTING
	STEEL COLUMN
	PORTAL FRAME
	JOIST/TRUSS
	LVL
	ENGINEERING PAGE NUMBER

SEE FC DETAILS FOR FRAMING CONNECTORS

- FLOOR PLAN NOTES**
- ALL HEADERS ARE (2) 2x6 W/ 2x4 WALLS OR (3) 2x6 W/ 2x6 WALLS, UNLESS OTHERWISE NOTED.
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 - SEE STANDARD DETAIL CATEGORY "11" SHEET(S) FOR INTERIOR TRIM DETAILS.
 - SEE ARCHITECTURAL DETAIL SHEET "AD" FOR HOUSE SPECIFIC INTERIOR TRIM OPTION TABLE.
 - ALL WINDOWS HAVE 7'-0 1/2" HEADER HEIGHT UNLESS OTHERWISE NOTED.
 - ALL CASED OPENINGS AT 7'-11", UNLESS OTHERWISE NOTED.

- GYPSON NOTES**
- AT GARAGE:**
 GYPSUM BOARD AT COMMON WALLS, CEILINGS, BEAM WRAPS AND SUPPORTS PER STANDARD DETAIL FA-10b) FIRE ASSEMBLIES OR AS REQUIRED BY LOCAL CODE.
- AT STAIRS:**
 1/2" GYPSUM BOARD AT UNDERSIDE OF STAIRS AND WALLS IN CLOSET

STEEL COLUMN SCHEDULE					
IDENTIFIER	STYLE	HEIGHT	OPTIONS	ENG. NUM.	REMARKS



FIRST FLOOR PLAN
 SCALE: 1/4" = 1'-0"

REV. NO.	DATE	DESCRIPTION	REMARKS
1	08/04/16	TH - DRAWING ALIGNMENT	
2	07/27/17	SLS - T-PLY CONVERSION PROJECT	

SET NO. PALOO
 VERSION 03
 DRAWN BY
 DATE:
 OPTION

PALERMO
 DRAWING TITLE
 FIRST FLOOR PLAN
 OPTION DESCRIPTION

NVR
 NVR, Inc.
 Architectural Services
 5285 Washburn Circle
 Frederick, MD 21703

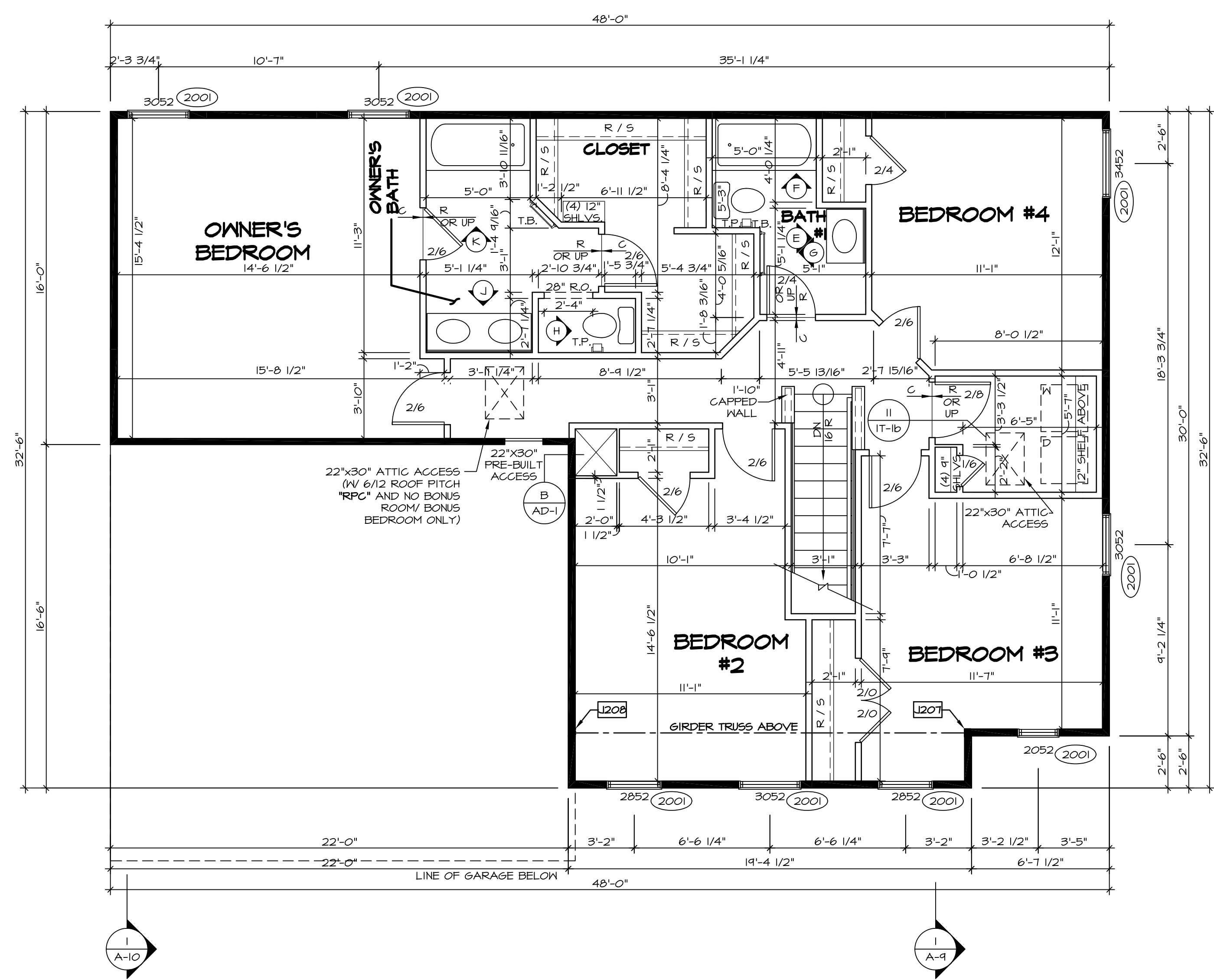
SHEET NO. **A-7**
 53

C:\NVR\Solves\PALERM0_PAL00_03\DCI-BI-003\A-7\151512\Sheets\Lot_Spec\16_53_A-7_Plan_L5.dwg 08/16/17 - 10:44 am

SECOND FLOOR JACK SCHEDULE				
IDENTIFIER	DESCRIPTION	OPTIONS	ENG. NUM.	REMARKS
J207	JACK - (3) 2x4 SP#1	ELD	2011	EXTEND JACKS THROUGH TOP PLATE
J208	JACK - (3) 2x4 SP#1	ELD	2011	EXTEND JACKS THROUGH TOP PLATE

LEGEND	
	BEARING WALL
	NON BEARING WALL
	INDICATES BEARING FROM POINT-LOAD ABOVE
	JACKS
	BEAM/HEADER
	PAD FOOTING
	STEEL COLUMN
	PORTAL FRAME
	JOIST/TRUSS
	LVL
	ENGINEERING PAGE NUMBER

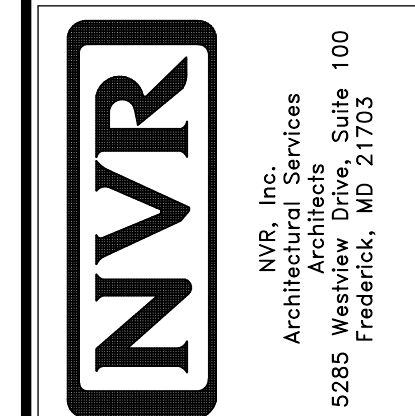
- FLOOR PLAN NOTES**
- ALL HEADERS ARE (2) 2x6 w/ 2x4 WALLS OR (3) 2x6 w/ 2x6 WALLS, UNLESS OTHERWISE NOTED.
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 - SEE ARCHITECTURAL DETAIL SHEET "AD" FOR HOUSE SPECIFIC INTERIOR TRIM OPTION TABLE.
 - ALL WINDOWS HAVE T-0 1/2" HEADER HEIGHT UNLESS OTHERWISE NOTED.
 - ALL CASED OPENINGS AT T-11", UNLESS OTHERWISE NOTED.



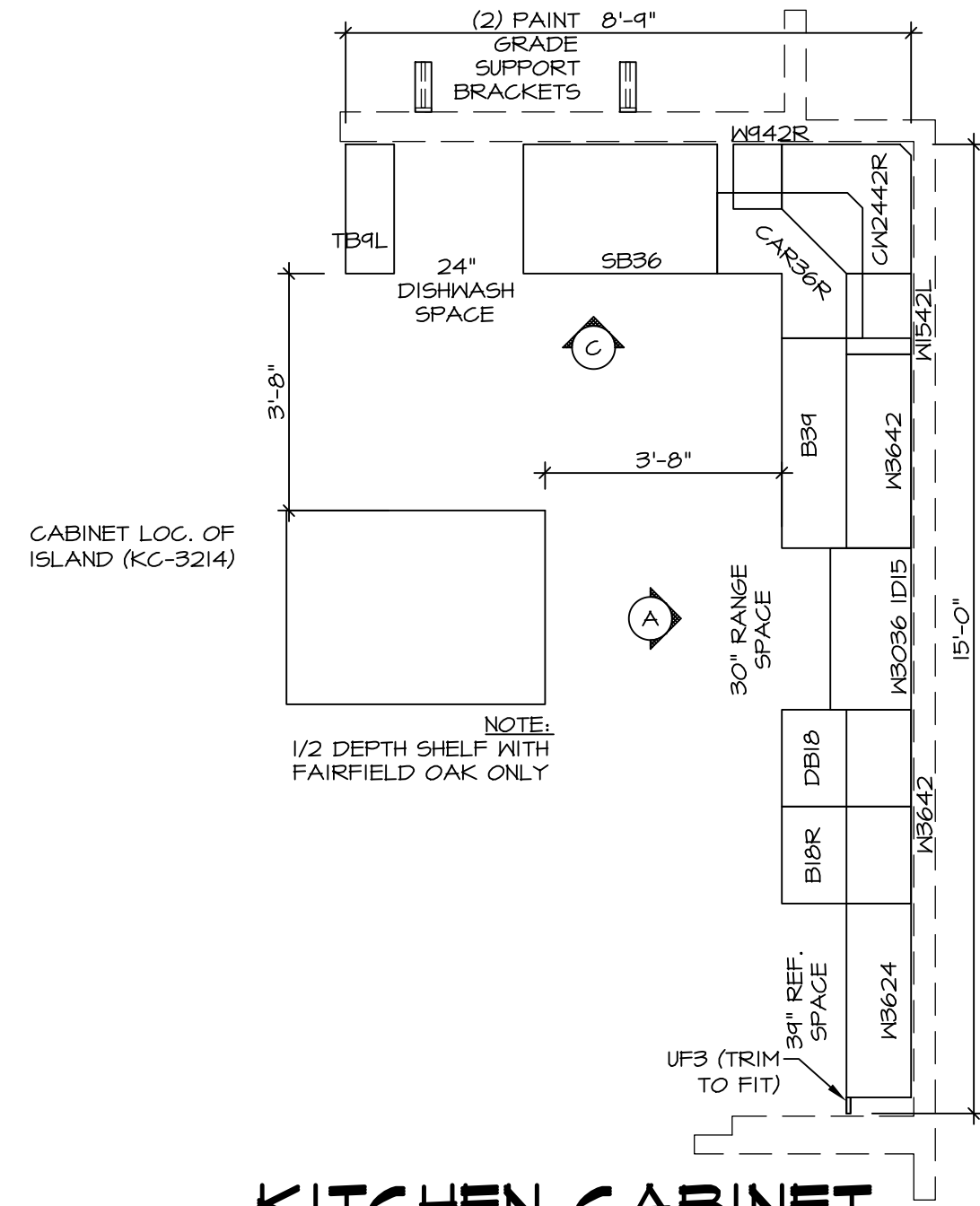
SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"

REV. NO.	DATE	REMARKS
1	08/04/16	TH - DRAWING ALIGNMENT
2	07/12/17	SLS - T-PLY CONVERSION PROJECT

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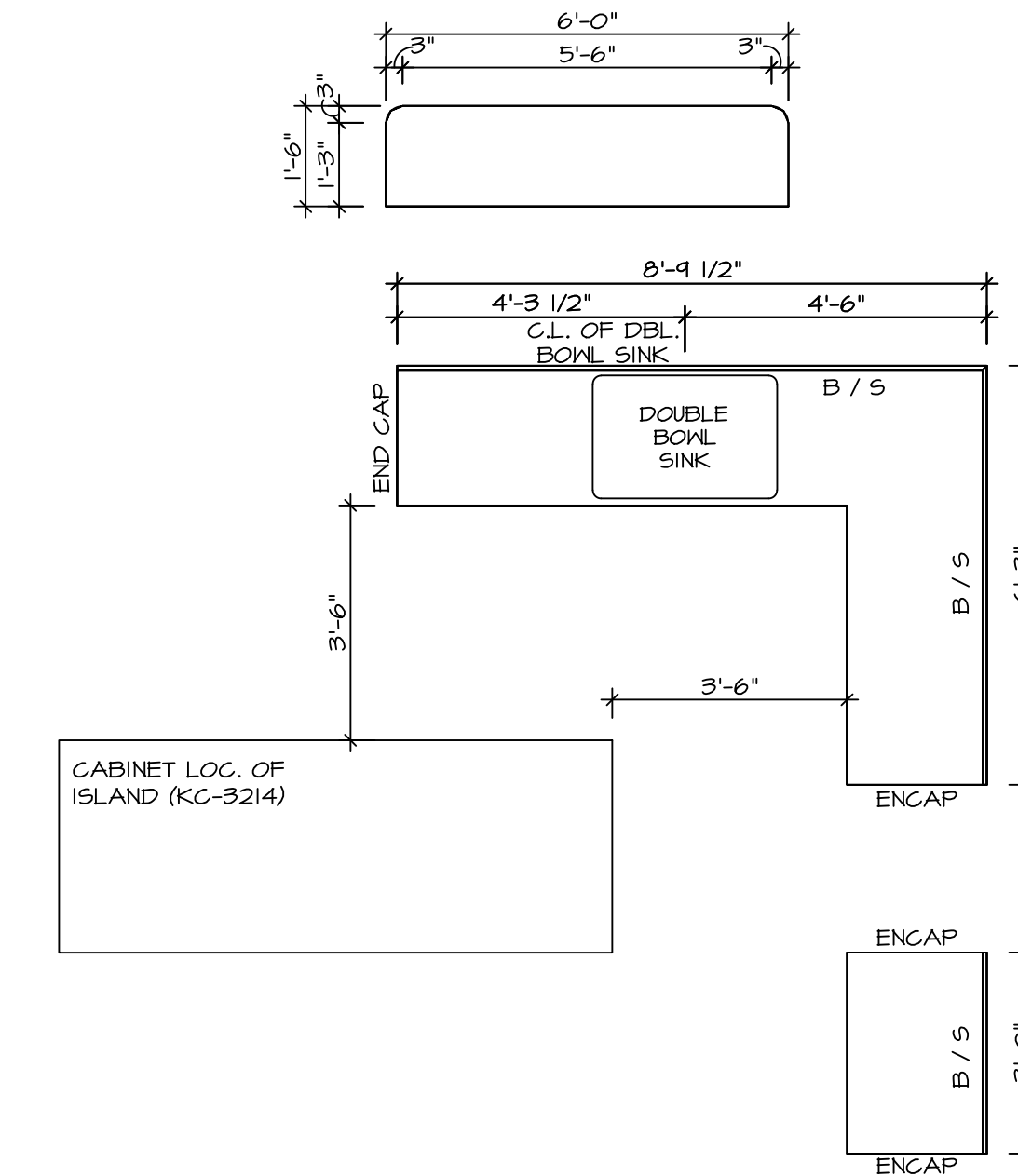


SHEET NO.	A-8
MODEL	PALERMO
VERSION	03
DRAWING TITLE	SECOND FLOOR PLAN
OPTION DESCRIPTION	
OPTION	60



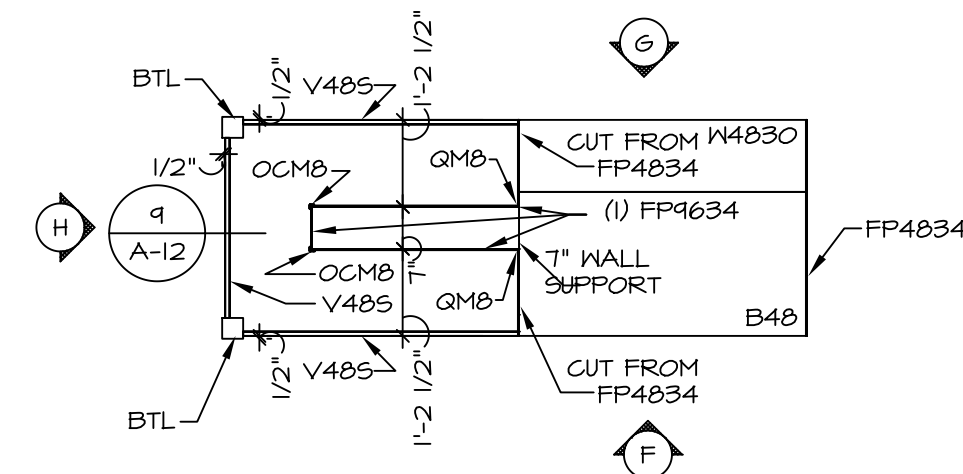
KITCHEN CABINET PLAN-KC-2862

STANDARD KITCHEN MORNING ROOM SCALE: 3/8" = 1'-0" A-12



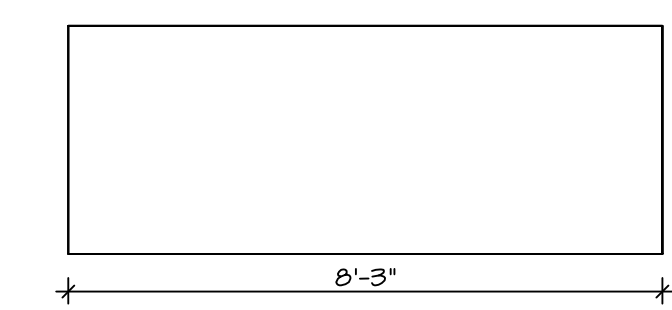
KITCHEN COUNTERTOP PLAN-KT-2862

STANDARD KITCHEN MORNING ROOM SCALE: 3/8" = 1'-0" A-12



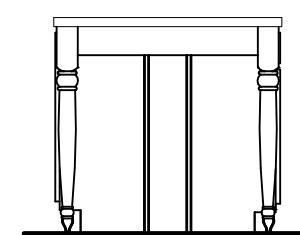
KITCHEN CABINET PLAN-KC-3214

GOURMET ISLAND SCALE: 3/8" = 1'-0" A-12

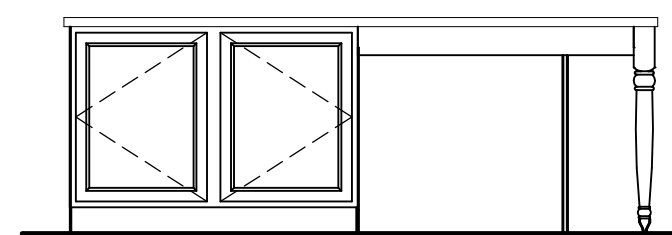


KITCHEN COUNTERTOP PLAN-KT-3214

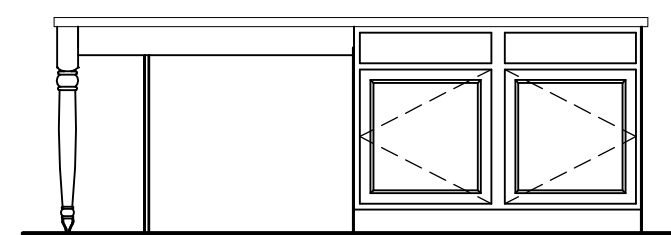
GOURMET ISLAND SCALE: 3/8" = 1'-0" A-12



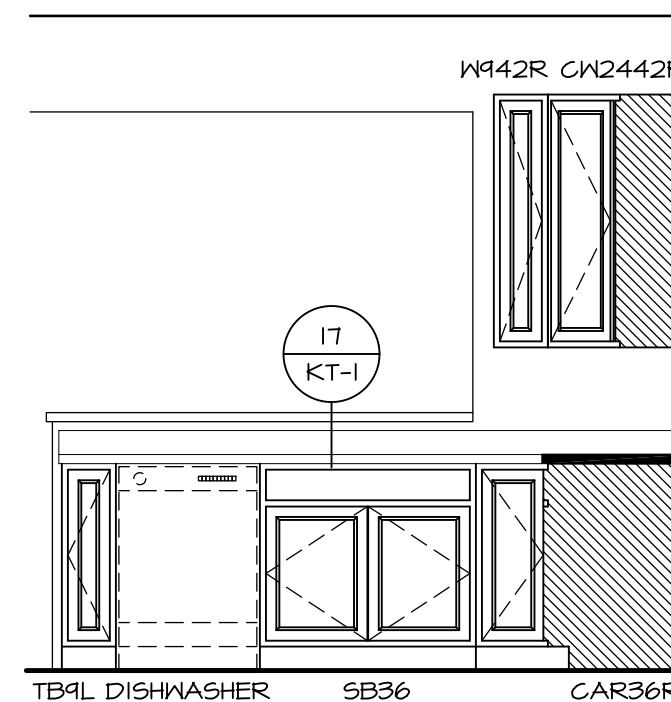
KITCHEN ELEVATION H
SCALE: 3/8" = 1'-0"



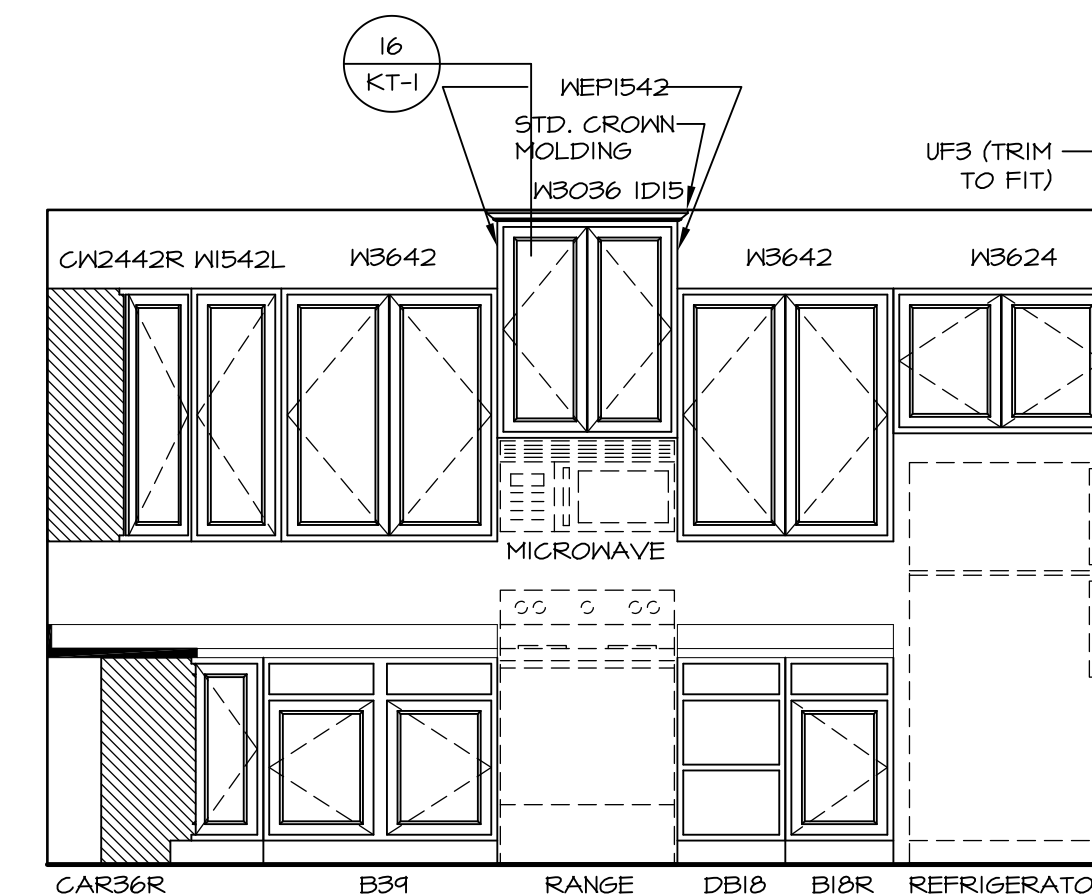
KITCHEN ELEVATION G
SCALE: 3/8" = 1'-0"



KITCHEN ELEVATION F
SCALE: 3/8" = 1'-0"



KITCHEN ELEVATION C
SCALE: 3/8" = 1'-0"



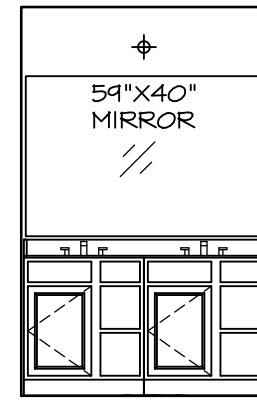
KITCHEN ELEVATION A
SCALE: 3/8" = 1'-0"

SET NO. PALOO	VERSION 03	DRAWN BY	DATE:	OPTION
MODEL PALERMO	DRAWING TITLE	OPTION DESCRIPTION		
SHEET NO. A-12	70			

NVR
NVR, Inc.
Architectural Services
5285 Westover Hills
Frederick, MD 21703

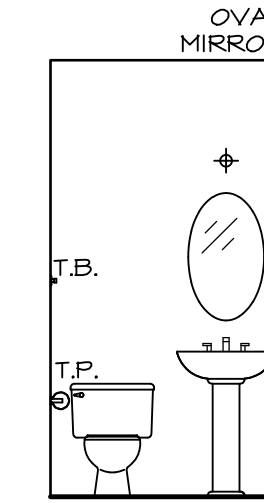
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REV. NO.	DATE	REMARKS



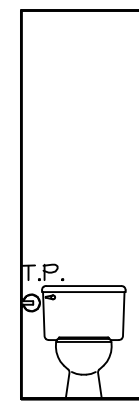
(2) V5DB3034H

J OWNER'S BATH
SCALE: 1/4" = 1'-0"

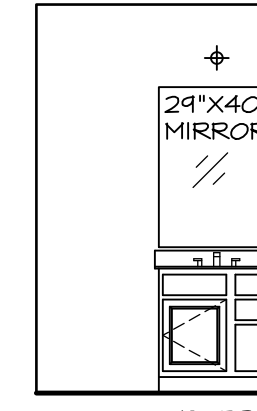


PEDESTAL SINK
(BY DIVISION)
WITH OVAL
MIRROR

B POWDER ROOM
SCALE: 1/4" = 1'-0"

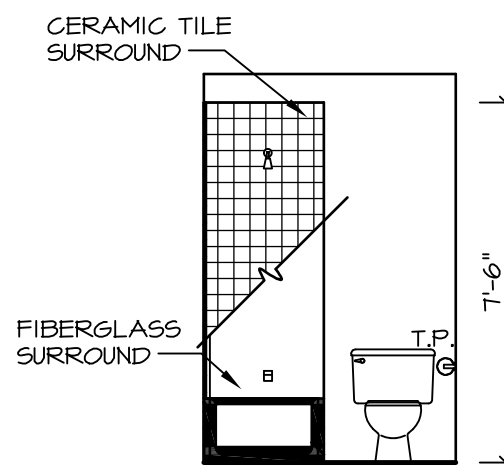


H OWNER'S BATH
SCALE: 1/4" = 1'-0"

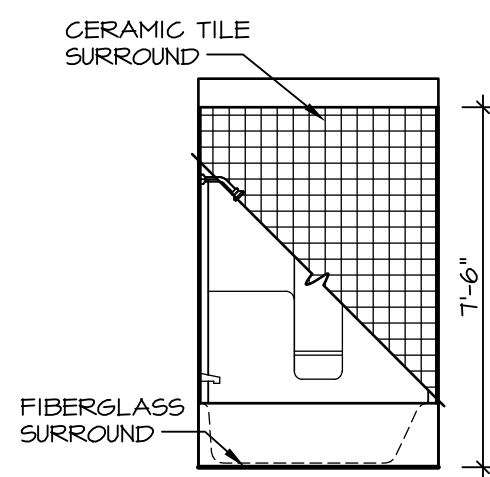


V5DB30

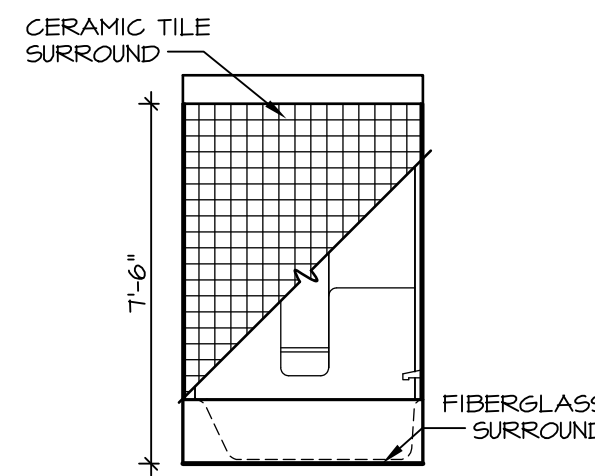
E BATH #1
SCALE: 1/4" = 1'-0"



G BATH #1
SCALE: 1/4" = 1'-0"



K OWNER'S BATH
SCALE: 1/4" = 1'-0"



F BATH #1
SCALE: 1/4" = 1'-0"

NOTES:

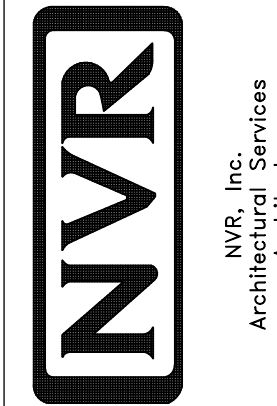
1. TEMPERED GLASS SHOWER ENCLOSURE WITH SWING DOOR OR OPTIONAL SLIDING DOOR BY DIVISION
2. TUB ACCESS PANELS PROVIDED AS NEEDED, ALL MATERIALS BY DIVISION
3. REFER TO SHEET IT-2 FOR TUB AND SHOWER DETAILS.
4. ALL V5DB24-42 DRAWERS TO BE SET ON RIGHT HAND.
5. BATH ELEVATIONS ARE SHOWN PER PLAN.

REMARKS

REV. NO. | DATE | DESCRIPTION

1 | 08/04/16 | TM - DRAWING ALIGNMENT

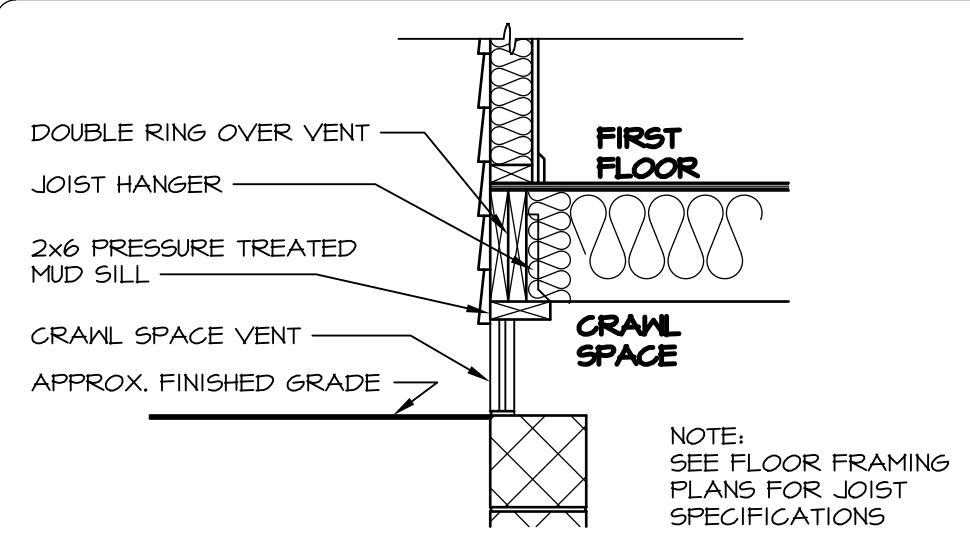
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SET NO. PALOO	VERSION 03
DRAWN BY	DATE:
OPTION	OPTION

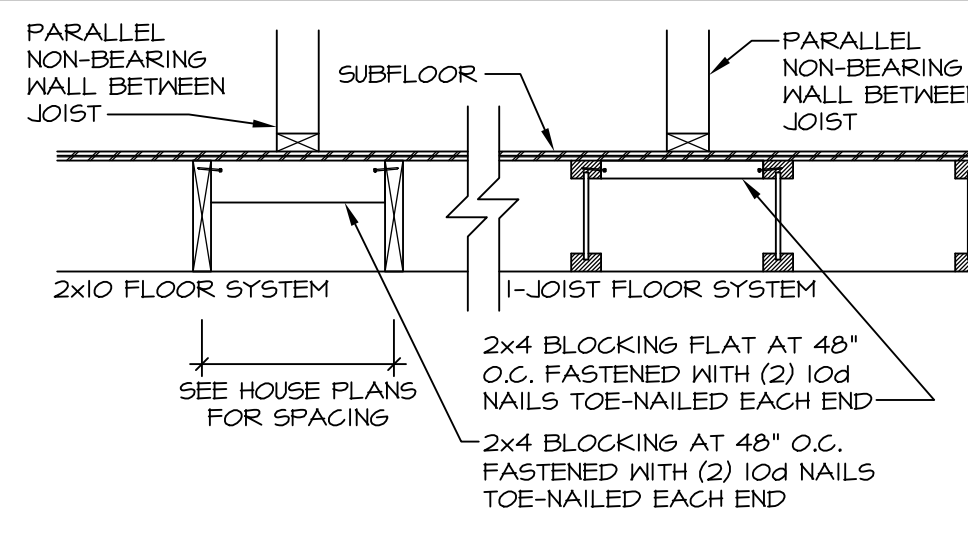
SHEET NO. MODEL DRAWING TITLE BATH ELEVATIONS OPTION DESCRIPTION

A-13 PALERMO 72



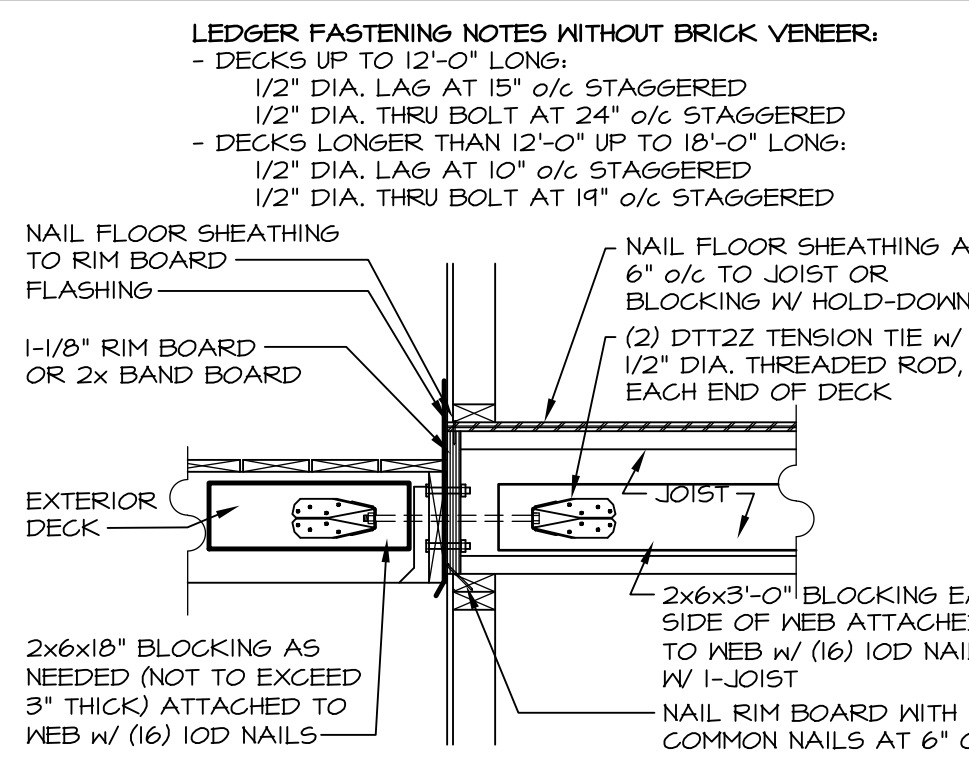
1 CRAWL SPACE VENT

SCALE: 3/4" = 1'-0"



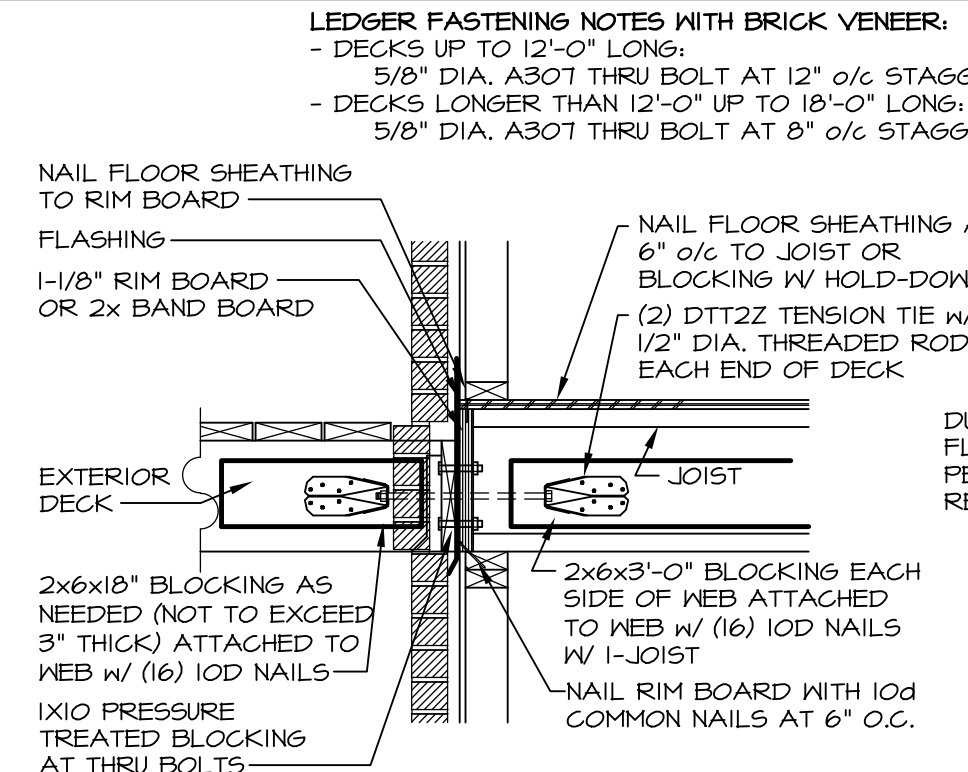
2 WALL PARALLEL TO JOIST

SCALE: 3/4" = 1'-0"



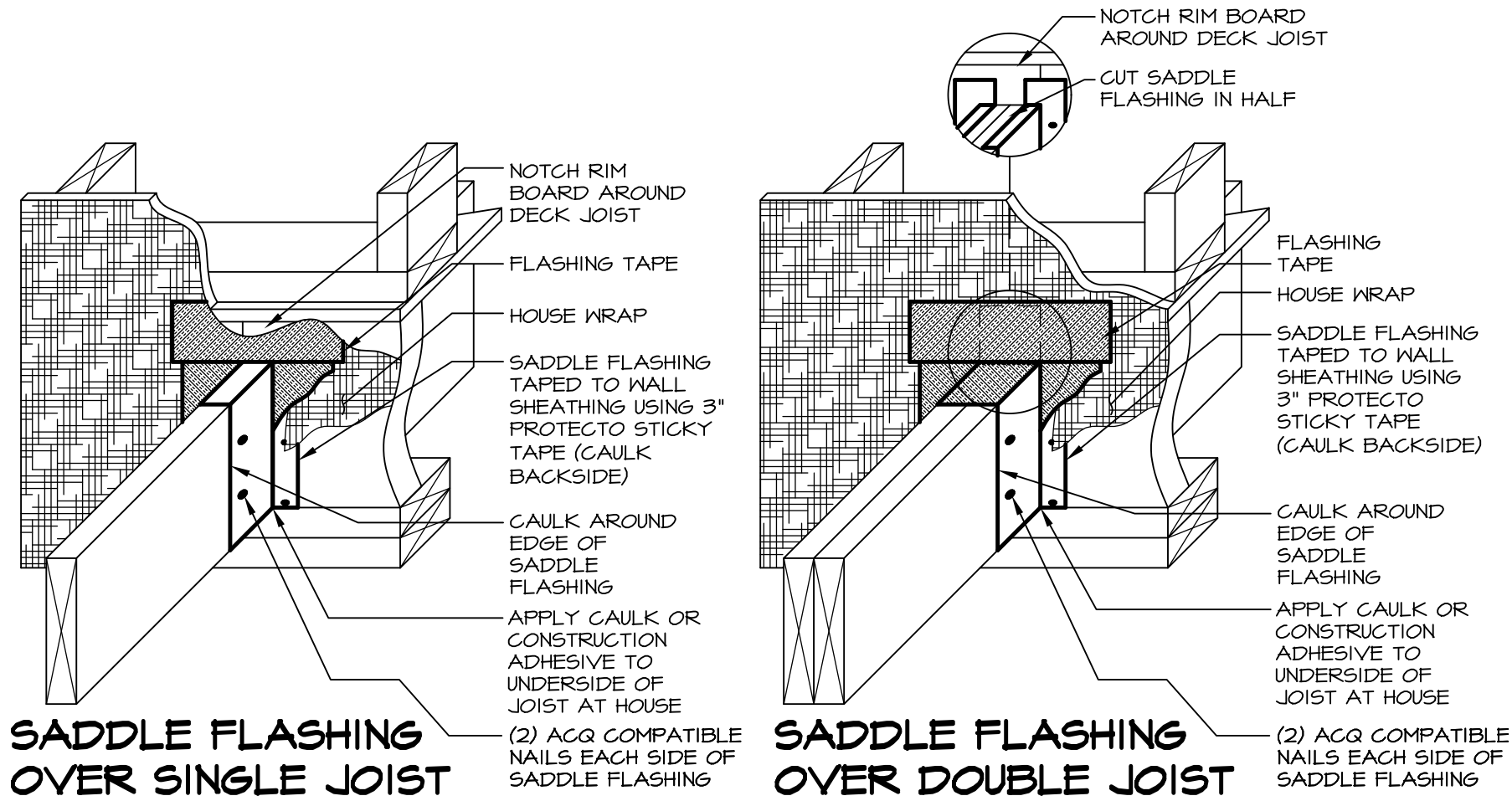
3 DECK ATTACHMENT DETAIL

SCALE: 3/4" = 1'-0"



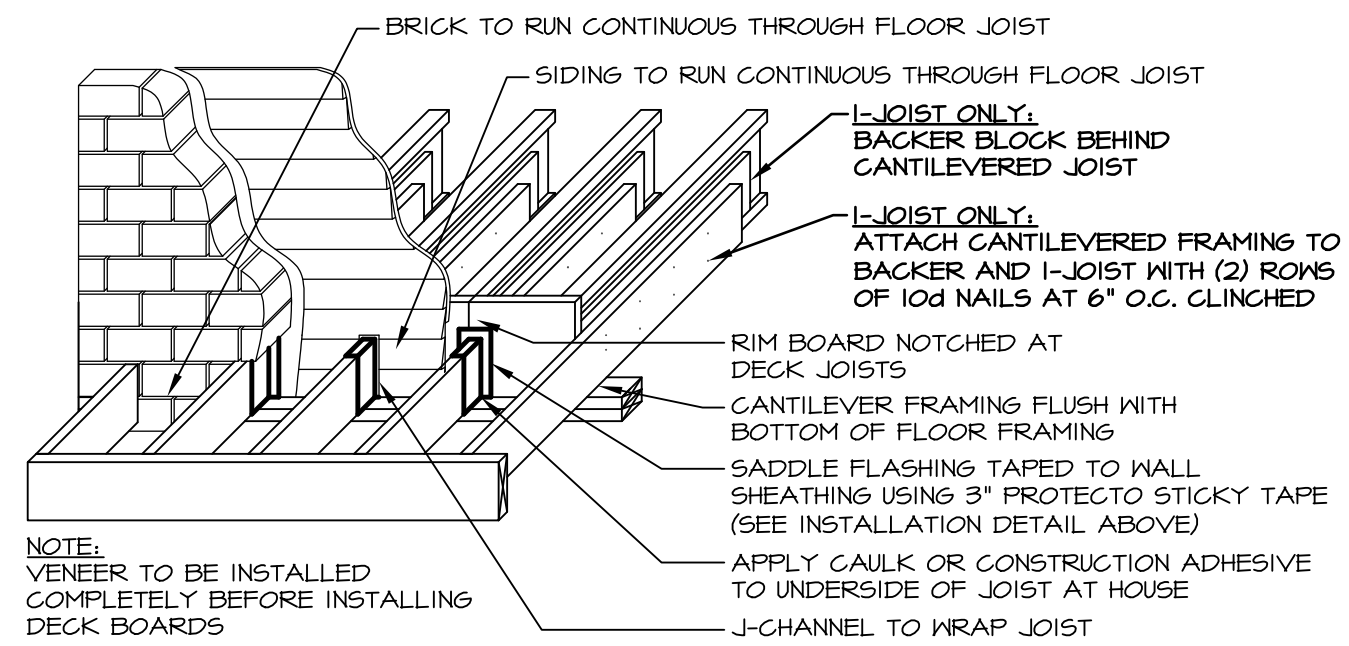
4 DECK ATTACHMENT DETAIL

SCALE: 3/4" = 1'-0"



SADDLE FLASHING OVER SINGLE JOIST

SADDLE FLASHING OVER DOUBLE JOIST



6 PORCH / BALCONY DETAIL

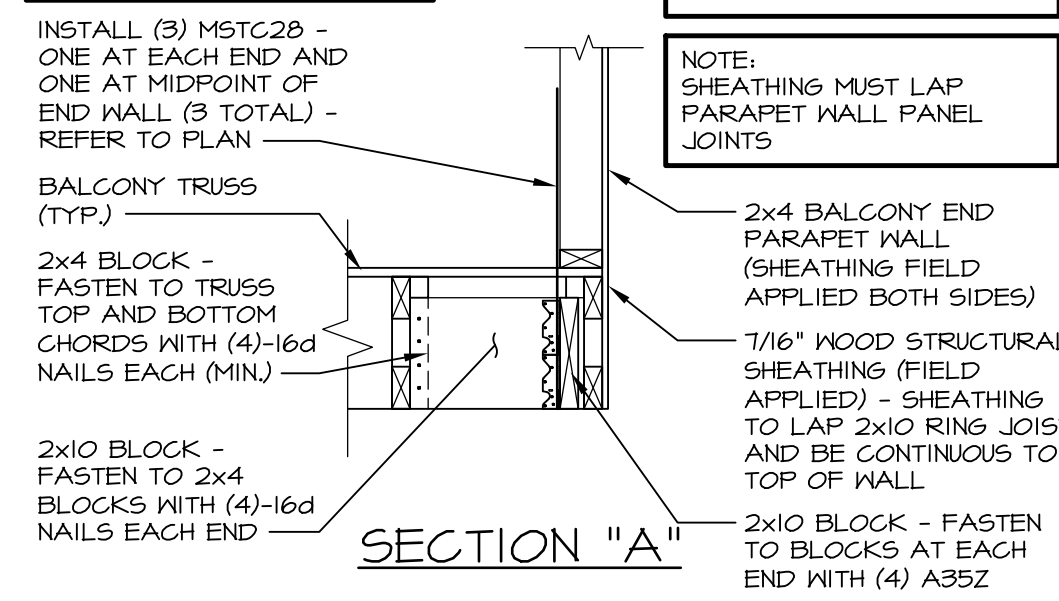
SCALE: 1/2" = 1'-0"

NOTE: 2x4 AND 2x10 BLOCKS TO EXTEND TO AND ALIGN WITH BOTTOM OF TRUSS BOTTOM CHORD

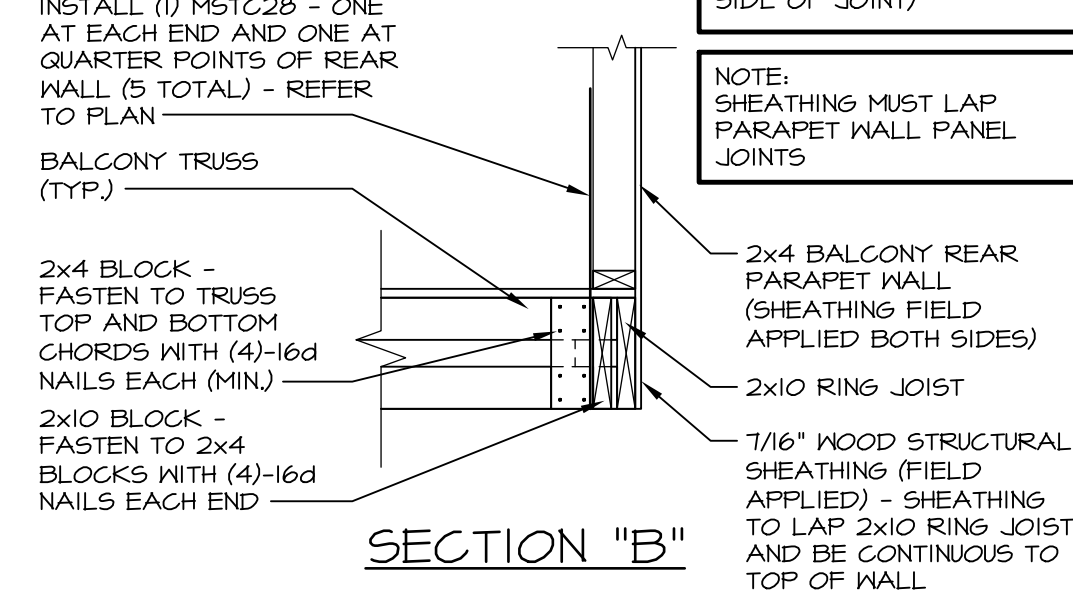
NOTE: (2) STRAPS ARE REQUIRED AT ALL PARAPET WALL PANEL JOINTS (ONE EACH SIDE OF JOINT)

NOTE: 2x4 AND 2x10 BLOCKS TO EXTEND TO AND ALIGN WITH BOTTOM OF TRUSS BOTTOM CHORD

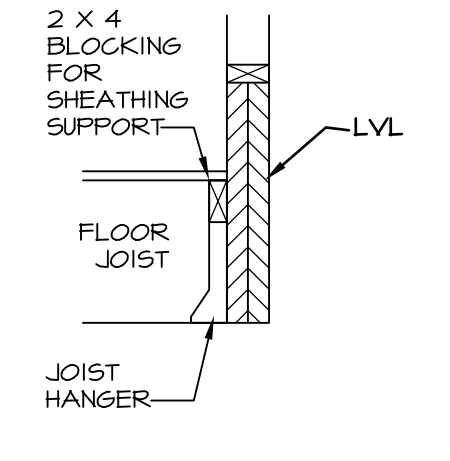
NOTE: (2) STRAPS ARE REQUIRED AT ALL PARAPET WALL PANEL JOINTS (ONE EACH SIDE OF JOINT)



SECTION "A"

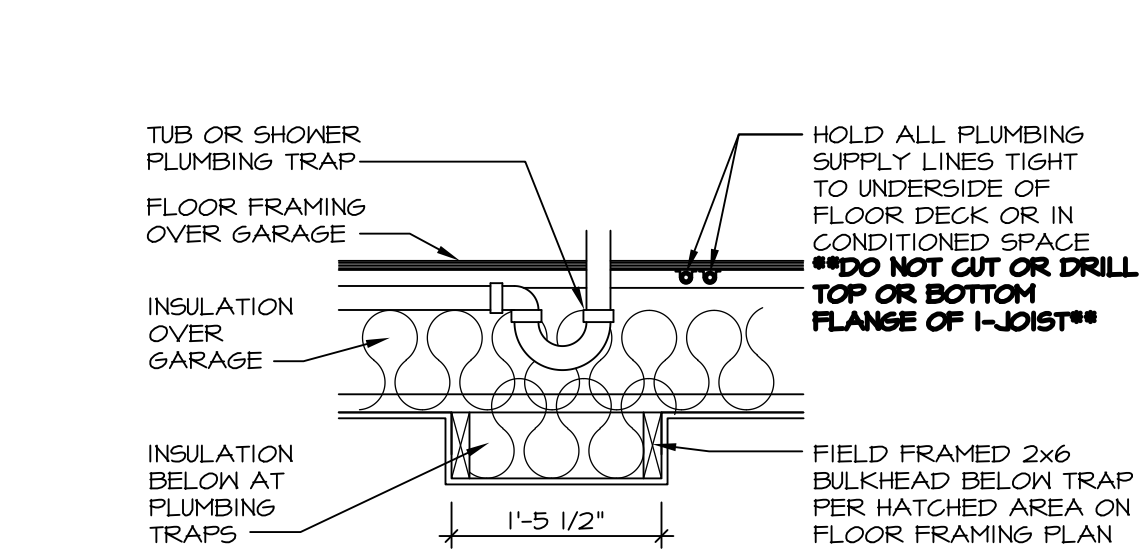


SECTION "B"



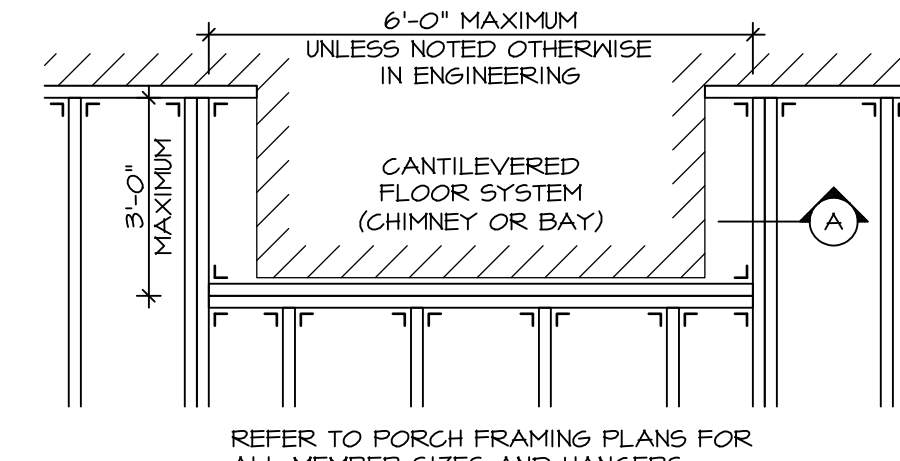
9 DETAIL AT LVL

SCALE: 3/4" = 1'-0"



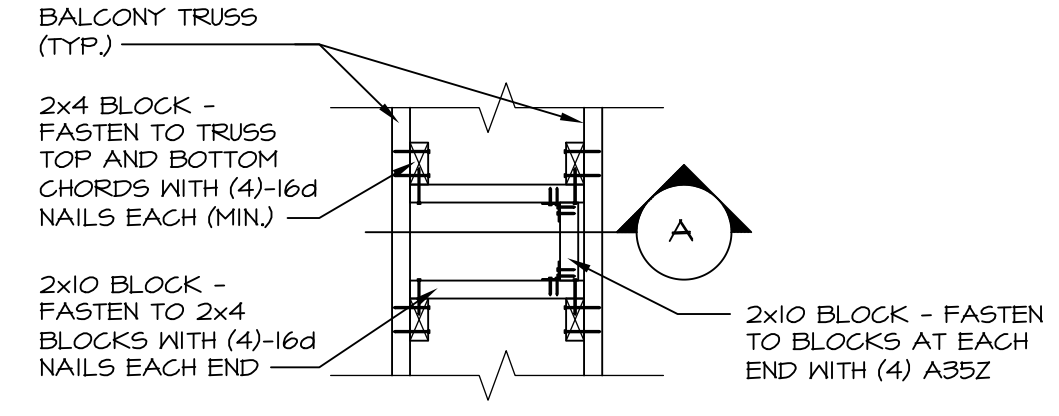
10 PLUMBING TRAP INSULATION

SCALE: 3/4" = 1'-0"



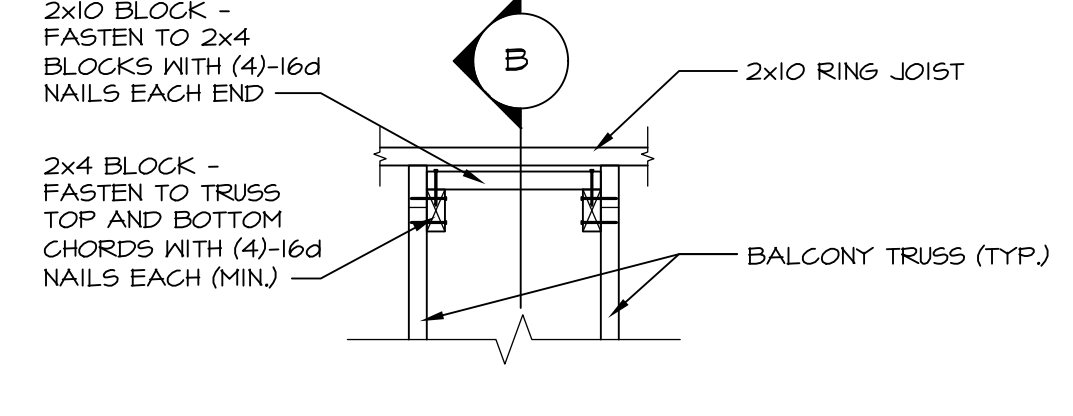
11 DECK LEDGER / HANGER DETAIL AT CANTILEVER

SCALE: 1/2" = 1'-0"



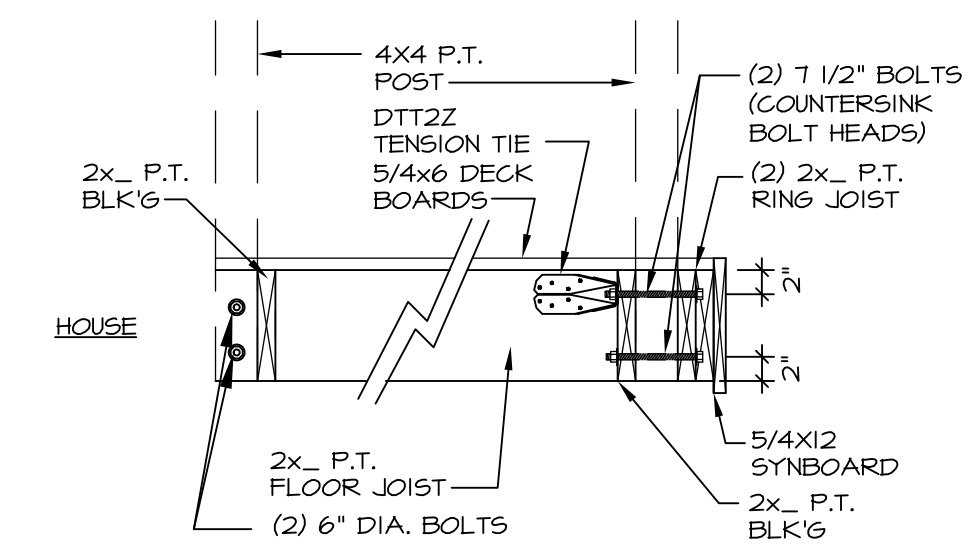
12 BALCONY END PARAPET WALL W/ PARALLEL TRUSS

SCALE: 3/4" = 1'-0"

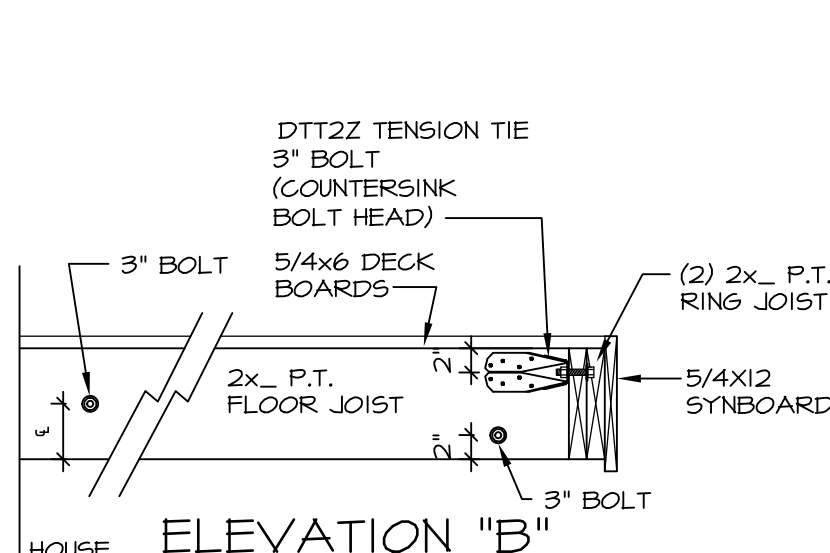


13 BALCONY REAR PARAPET WALL W/ PERPENDICULAR TRUSS

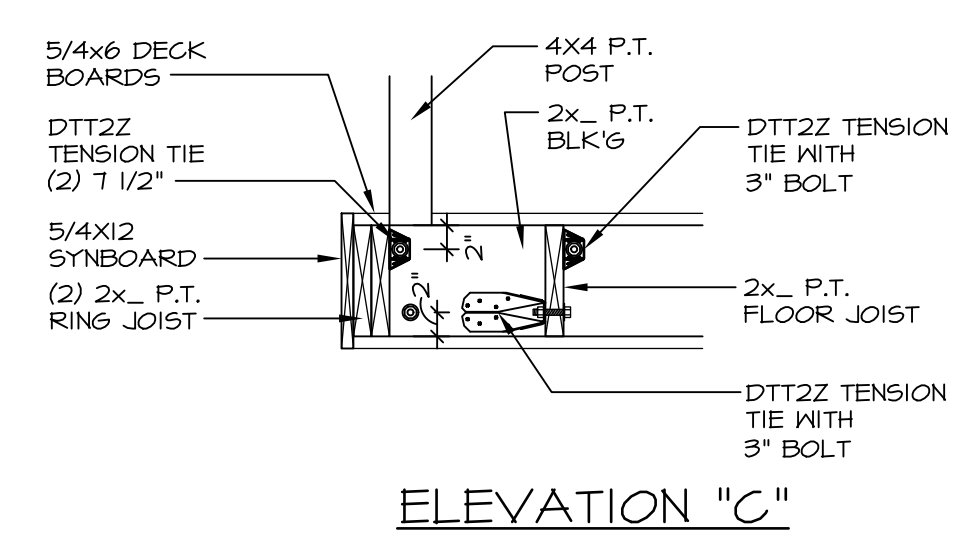
SCALE: 3/4" = 1'-0"



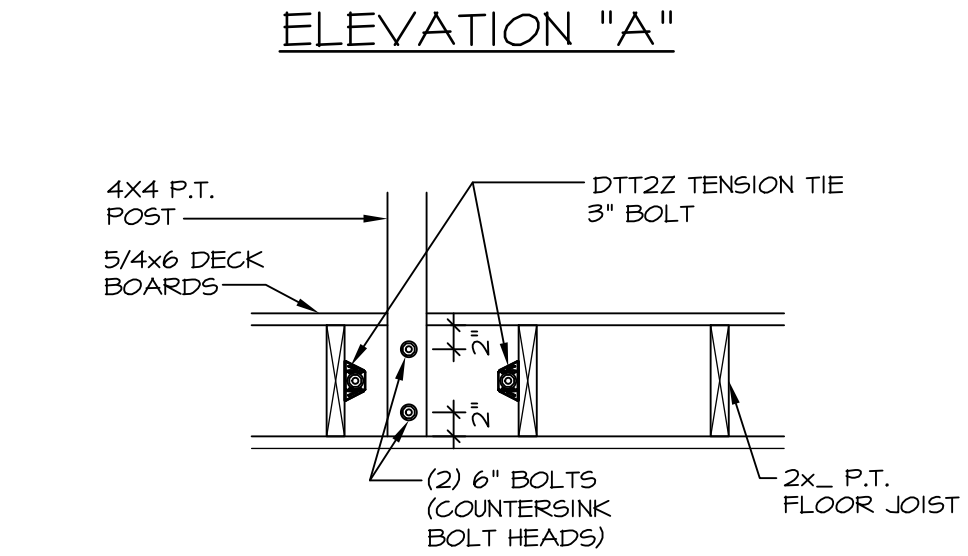
ELEVATION "A"



ELEVATION "B"



ELEVATION "C"



ELEVATION "D"

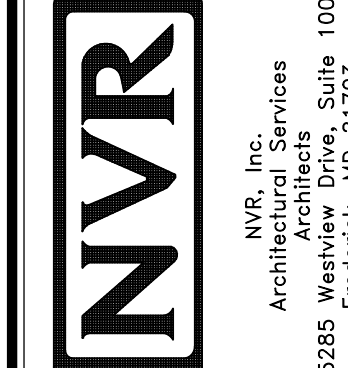
5 CANTILEVERED DECK ATTACHMENT DETAIL

SCALE: 3/4" = 1'-0"

NOTE: ALL BOLTS ARE 1/2" DIA. A307 GALVANIZED (HDG.)

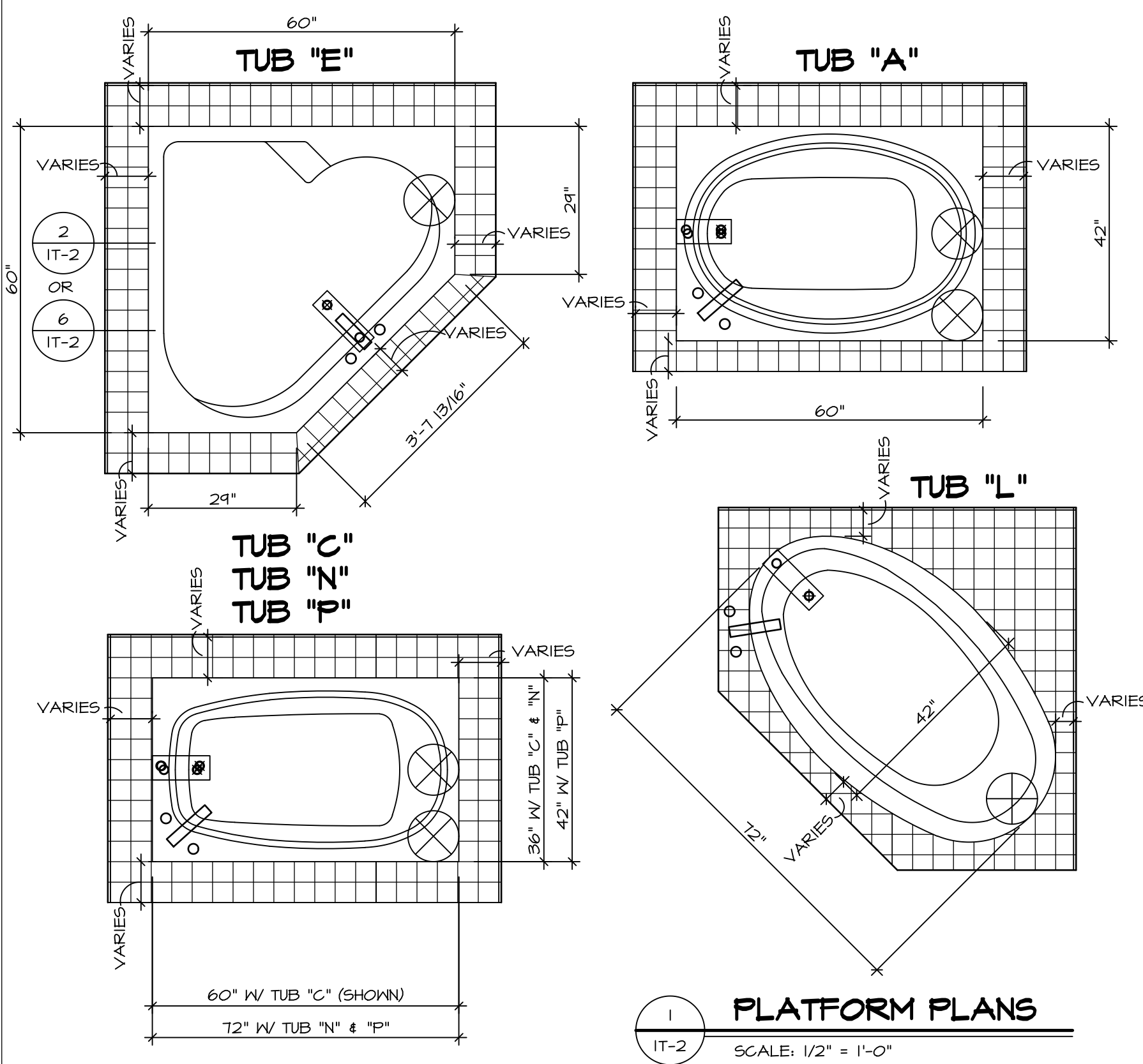
REV. NO.	DATE	REMARKS
1	12/26/16	ELH - UPDATED DETAIL & FOR MOISTURE MGT PROJECT
2	12/27/16	ELH - ADDED DETAIL 12/JT-1 (PER REQUEST #9544)
3	2/21/17	ZDM - ADDED DETAIL 12/JT-1 AND MOVED DETAIL 11 TO THAT PAGE
4	3/17/17	ZDM - ADDED DURADECK DETAIL AND CORBELLED BRICK (ISSUE #9931)
5	5/27/17	ZDM - STRETCHED THE FIELD FRAMED LUMBER FROM 2x4 TO 2x6 (ISSUE #4004)
6	6/21/17	ZDM - REVISED TEXT PER ISSUE #4021
7	6/26/17	ZDM - REVISED L-JOIST TO SAY L-JOIST (REQUEST #4064)

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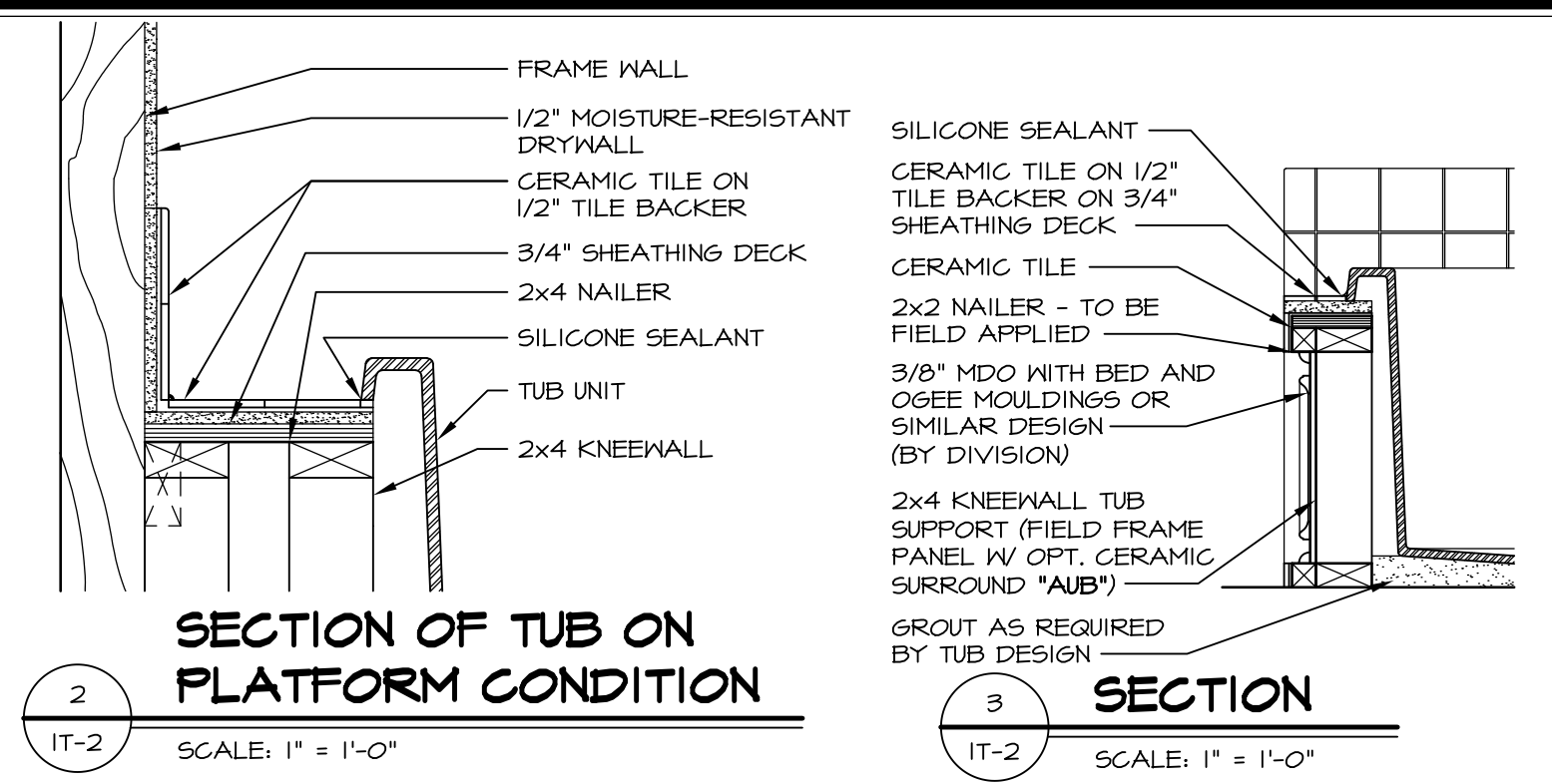
MODEL	SET NO.	NVR
STANDARD DETAILS	1	JT-1
DRAWING TITLE		
JOIST DETAILS		
GENERAL		
OPTION DESCRIPTION		

SHEET NO. JT-1

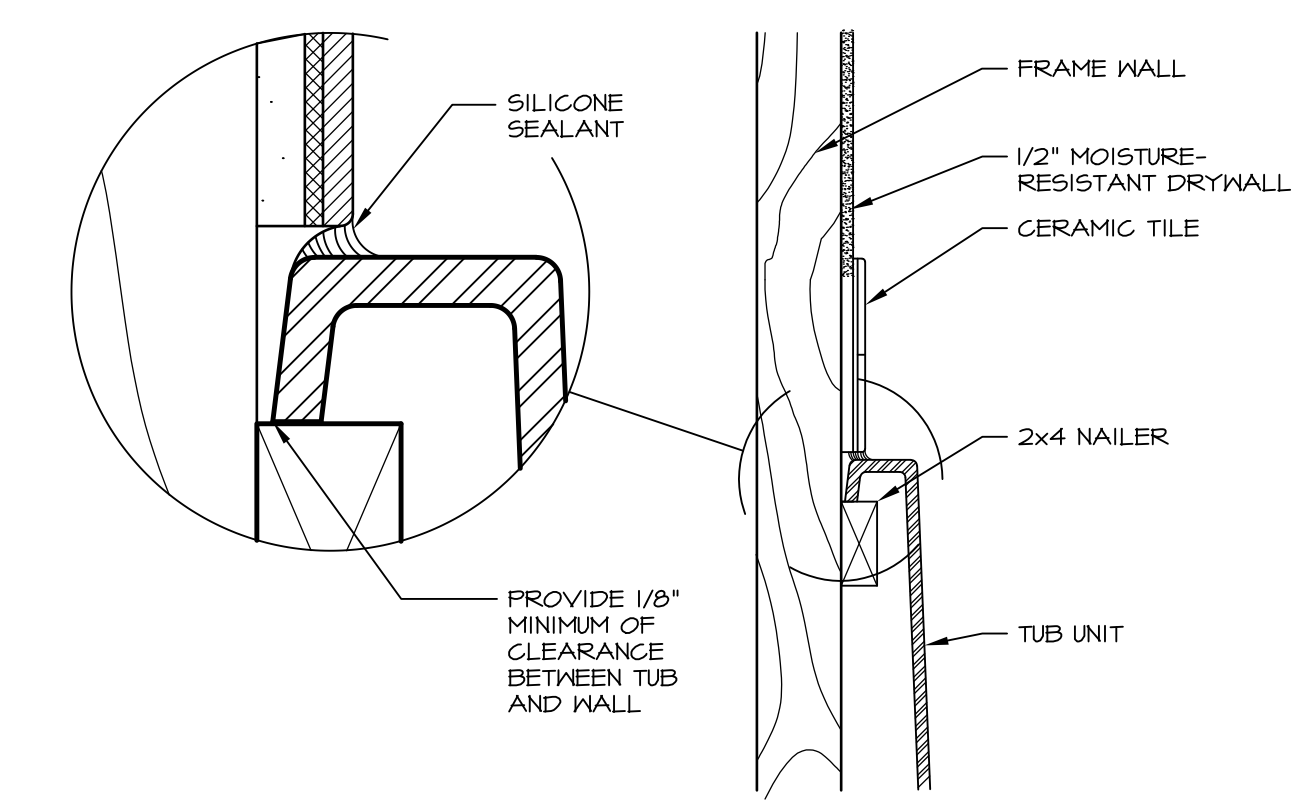


1 PLATFORM PLANS
SCALE: 1/2" = 1'-0"

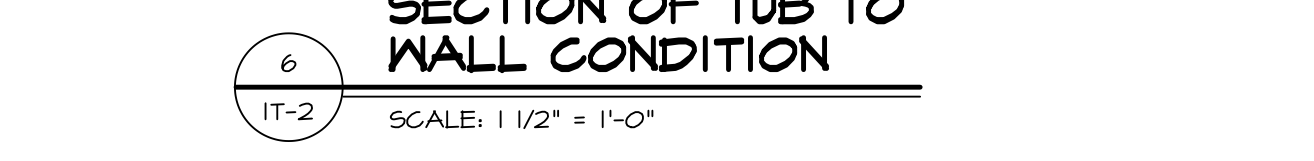
TUB	MANUF.	HEIGHT	WIDTH	LENGTH	TUB DECK PANEL HEIGHT
"A"	KOHLER/ STERLING	18 3/4"	42"	60"	17 1/8"
"C"	KOHLER/ STERLING	18 3/4"	36"	60"	17 1/8"
"E"	KOHLER/ STERLING	19 1/2"	60"	60"	17 7/8"
"L"	KOHLER/ STERLING	18 1/2"	42"	72"	16 7/8"
"N"	KOHLER/ STERLING	18 3/4"	36"	72"	17 1/8"
"P"	KOHLER/ STERLING	18 3/4"	42"	72"	17 1/8"



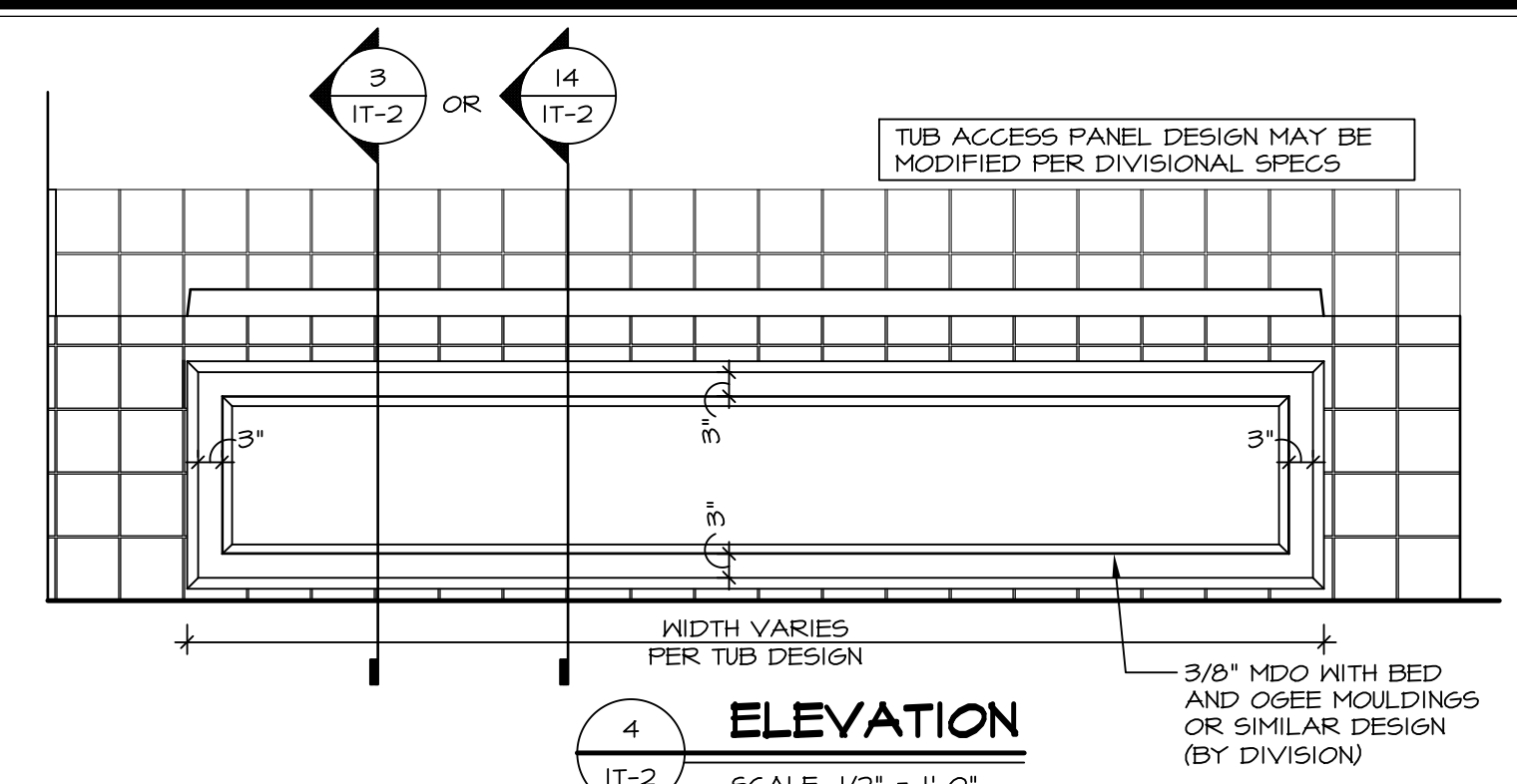
2 SECTION OF TUB ON PLATFORM CONDITION
SCALE: 1" = 1'-0"



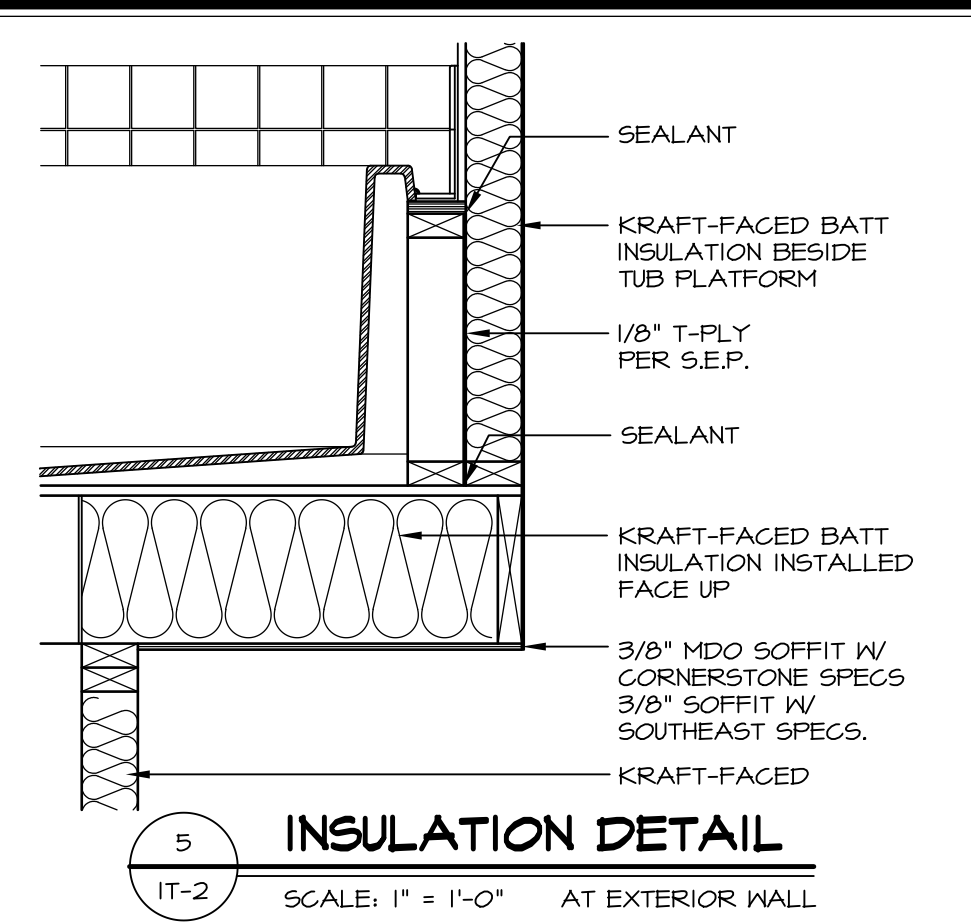
3 SECTION
SCALE: 1" = 1'-0"



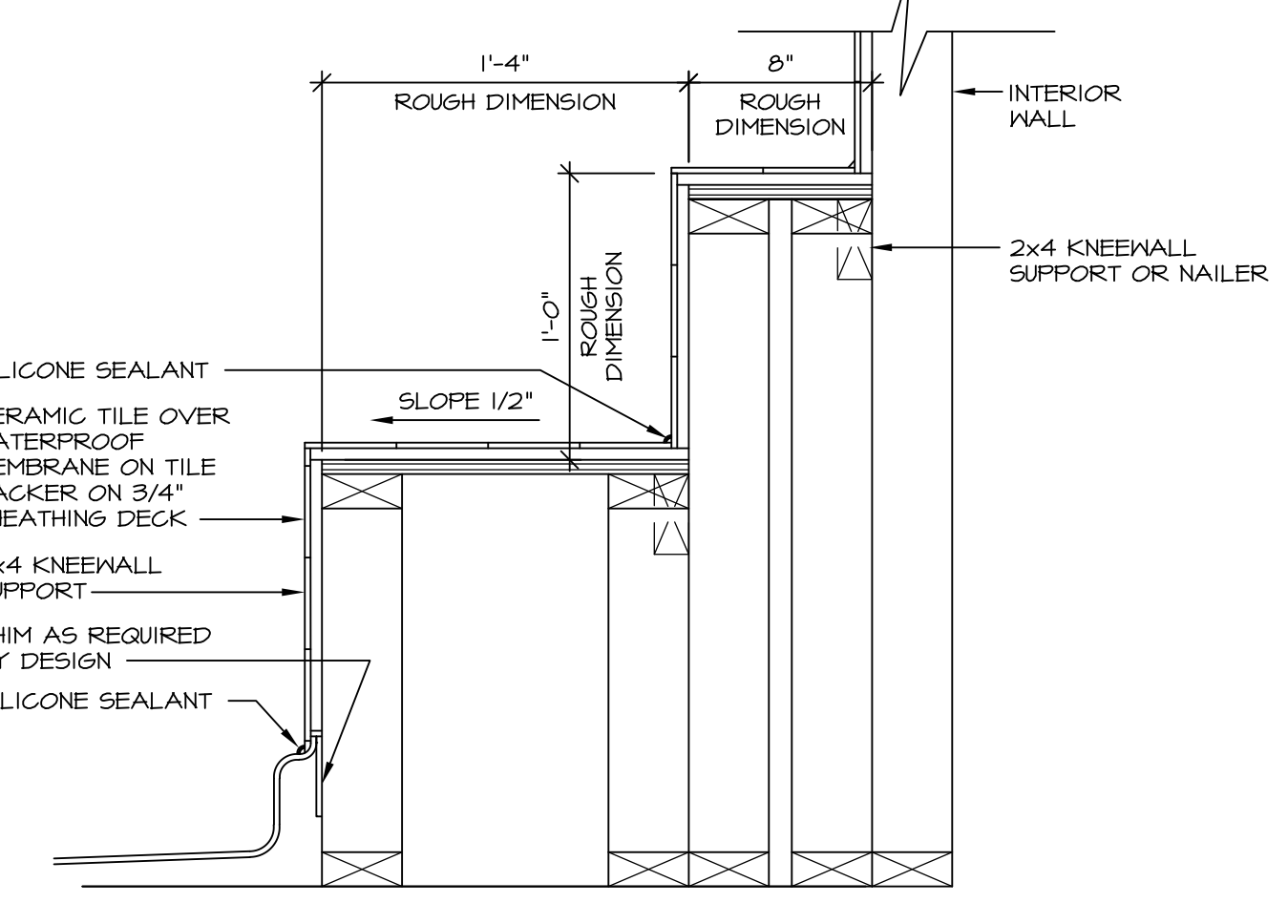
6 SECTION OF TUB TO WALL CONDITION
SCALE: 1 1/2" = 1'-0"



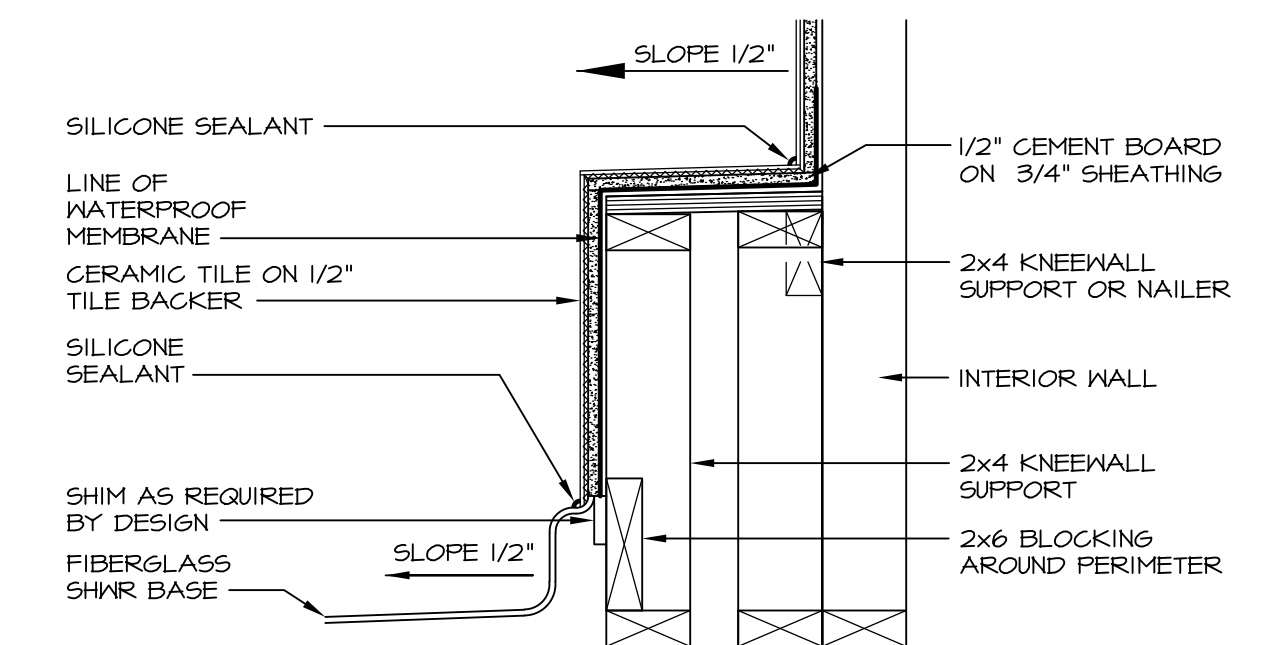
4 ELEVATION
SCALE: 1/2" = 1'-0"



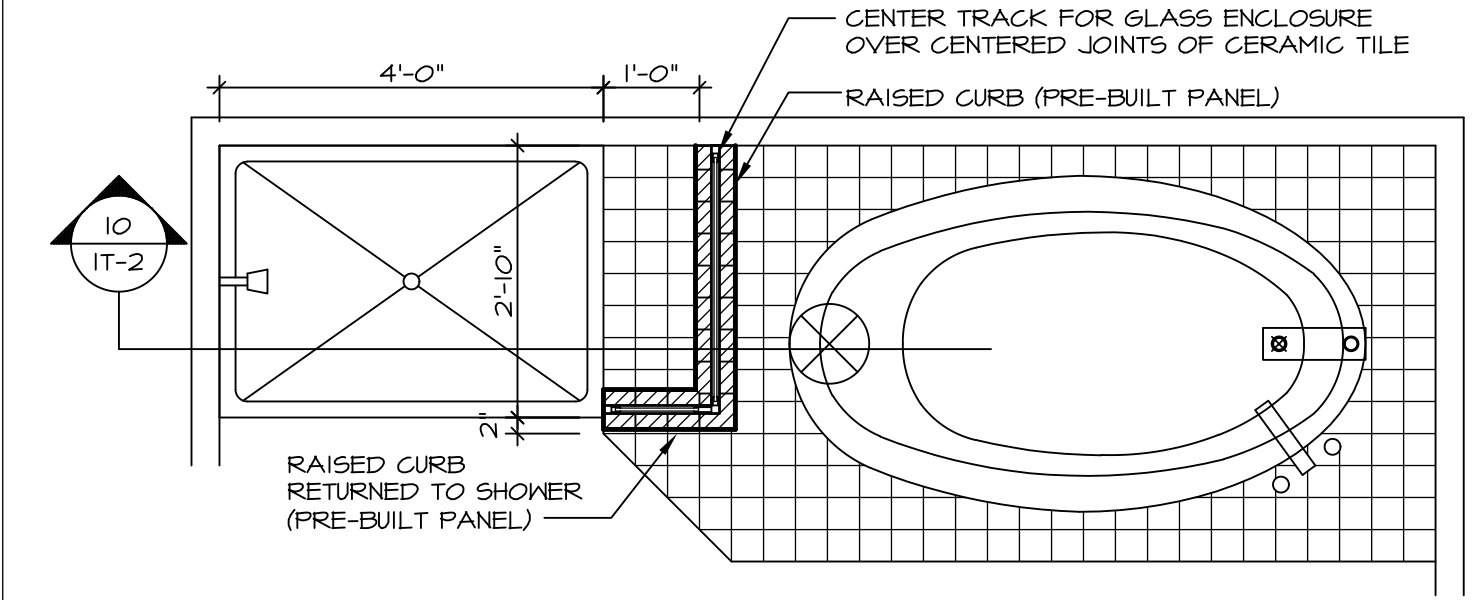
5 INSULATION DETAIL
SCALE: 1" = 1'-0" AT EXTERIOR WALL



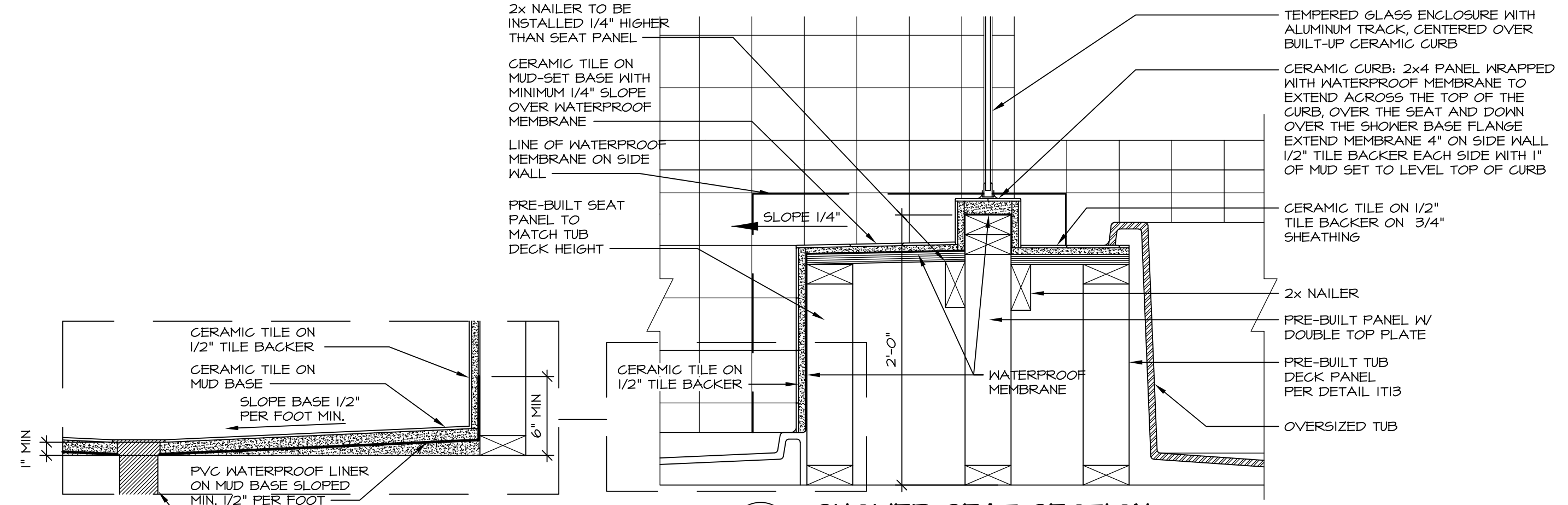
7 SECTION OF SHOWER SEAT AND SHELF
SCALE: 1 1/2" = 1'-0"



8 SECTION OF SHOWER SEAT
SCALE: 1-1/2" = 1'-0" FIBERGLASS SHOWER BASE



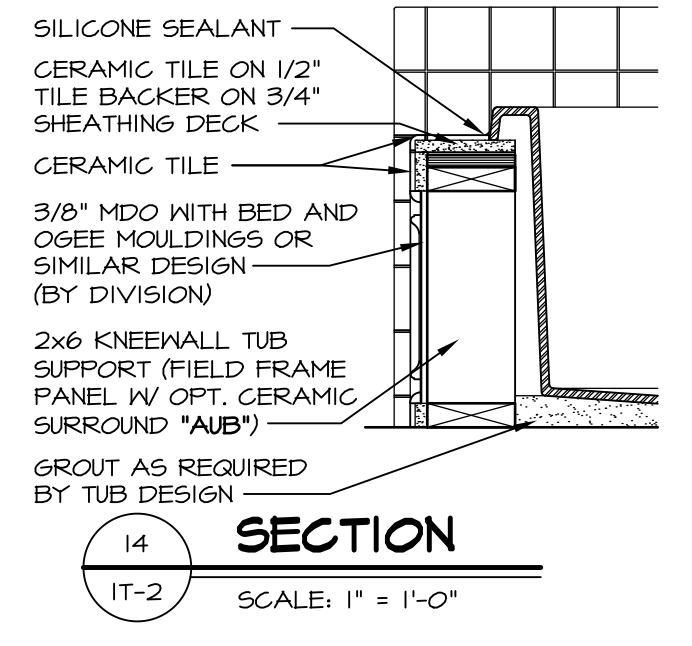
9 SHOWER SEAT PLAN / DETAIL
SCALE: 1/2" = 1'-0"



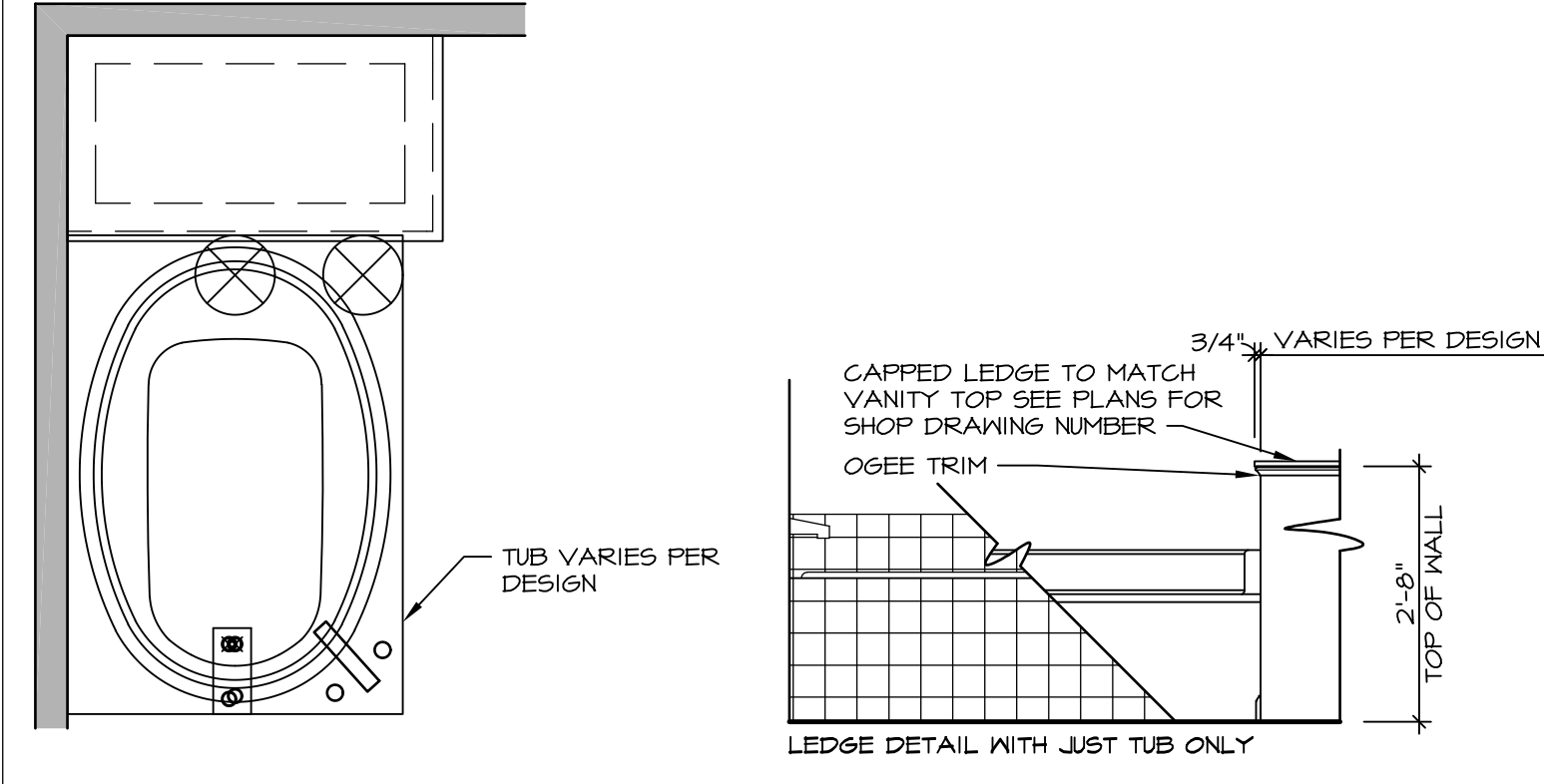
10 SHOWER SEAT SECTION
SCALE: 1-1/2" = 1'-0"



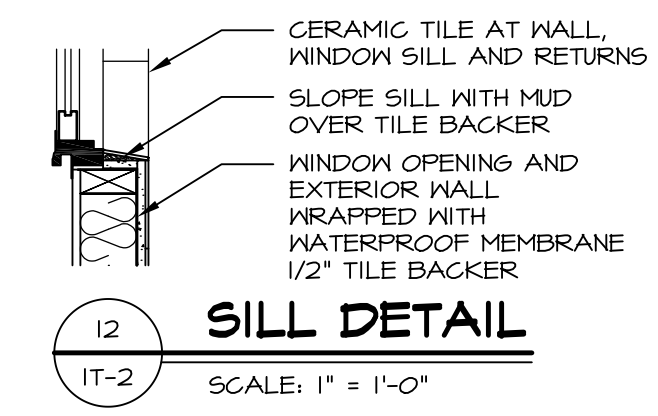
11 ALTERNATE SHOWER PAN DETAIL



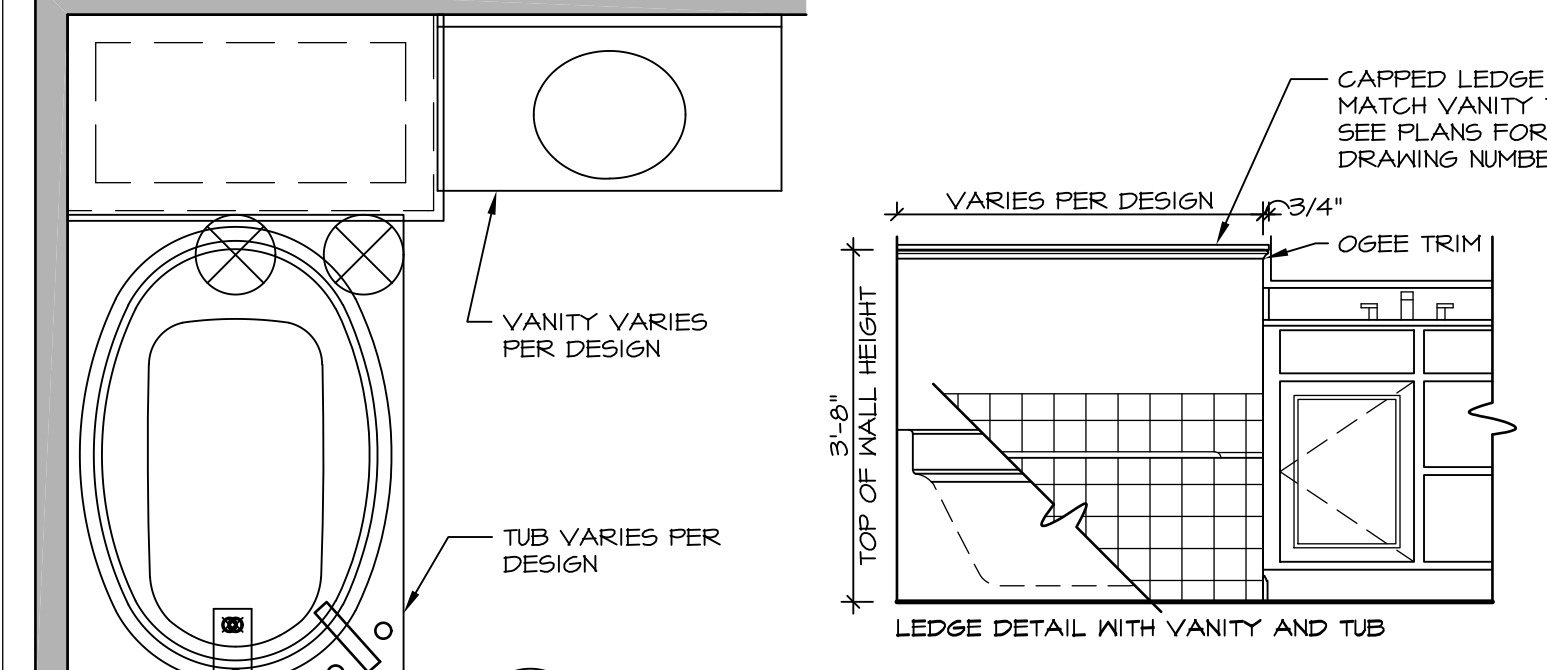
14 SECTION
SCALE: 1" = 1'-0"



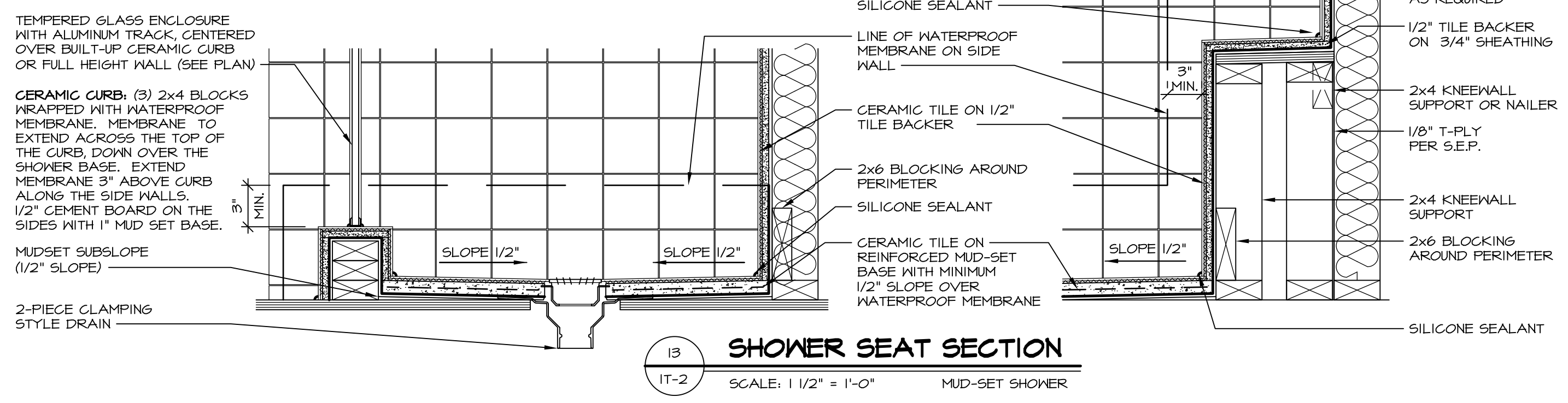
12 BATHROOM LEDGE DETAIL
SCALE: 1/2" = 1'-0"



13 SILL DETAIL
SCALE: 1" = 1'-0"



11 BATHROOM LEDGE DETAIL
SCALE: 1/2" = 1'-0"



13 SHOWER SEAT SECTION
SCALE: 1 1/2" = 1'-0" MUD-SET SHOWER

REV. NO. DATE
5/1/17
1

REMARKS
EPP - REVISED DETAIL 1 AND 11 TO REMOVE TUB ACCESS PANEL REF. (CBS #5 8414)

NVR
NVR, Inc.
Architectural Services
5285 Washburne Circle
Frederick, MD 21703

SET NO. NVR
VERSION
DRAWN BY
DATE:
OPTION

MODEL
STANDARD DETAILS
DRAWING TITLE
INTERIOR TRIM DETAILS
BATH DETAILS
OPTION DESCRIPTION

SHEET NO.
IT-2