

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

SHEET NO.	MODEL	SET NO.	VERSION	DRAWN BY	DATE:	OPTION
A-5	SORRENTO DRAWING TITLE PLUMBING PLAN	50R00	04			
15						

NVR
 NVR, Inc.
 Architectural Services
 Architects
 21 Park Plaza, A
 Frederick, MD 21702

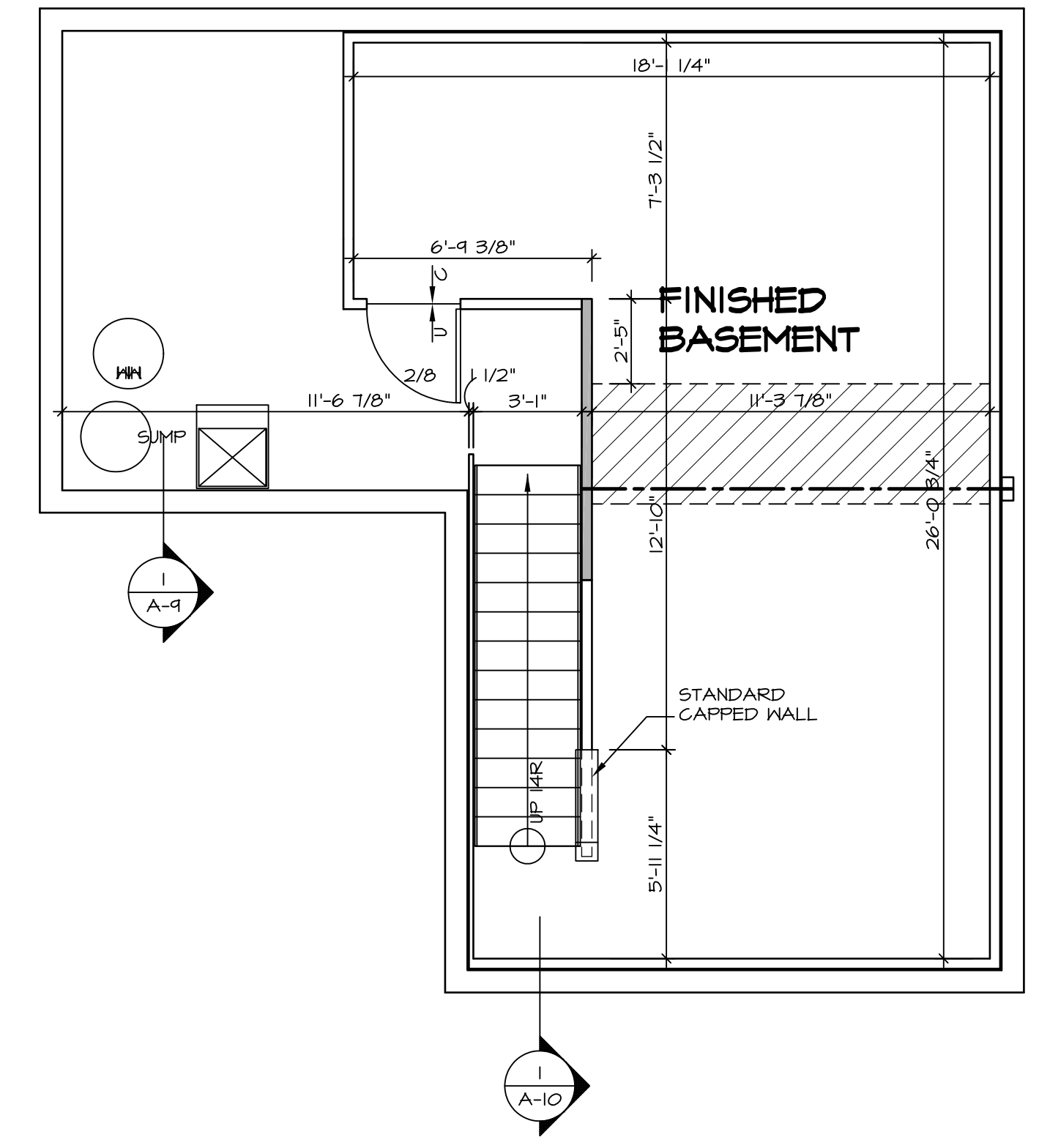
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REV. NO.	DATE	REMARKS

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

- 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

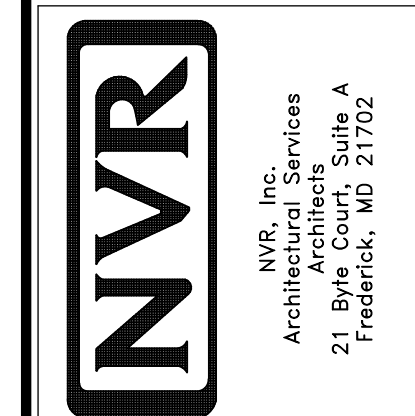


BASEMENT FLOOR PLAN
 SCALE: 1/4" = 1'-0"

SHEET NO.	MODEL	SET NO.	VERSION	DRAWING TITLE	OPTION DESCRIPTION	DATE	OPTION	REMARKS
A-6	SORRENTO	SOR000	04	BASEMENT FLOOR PLAN				
17								

17

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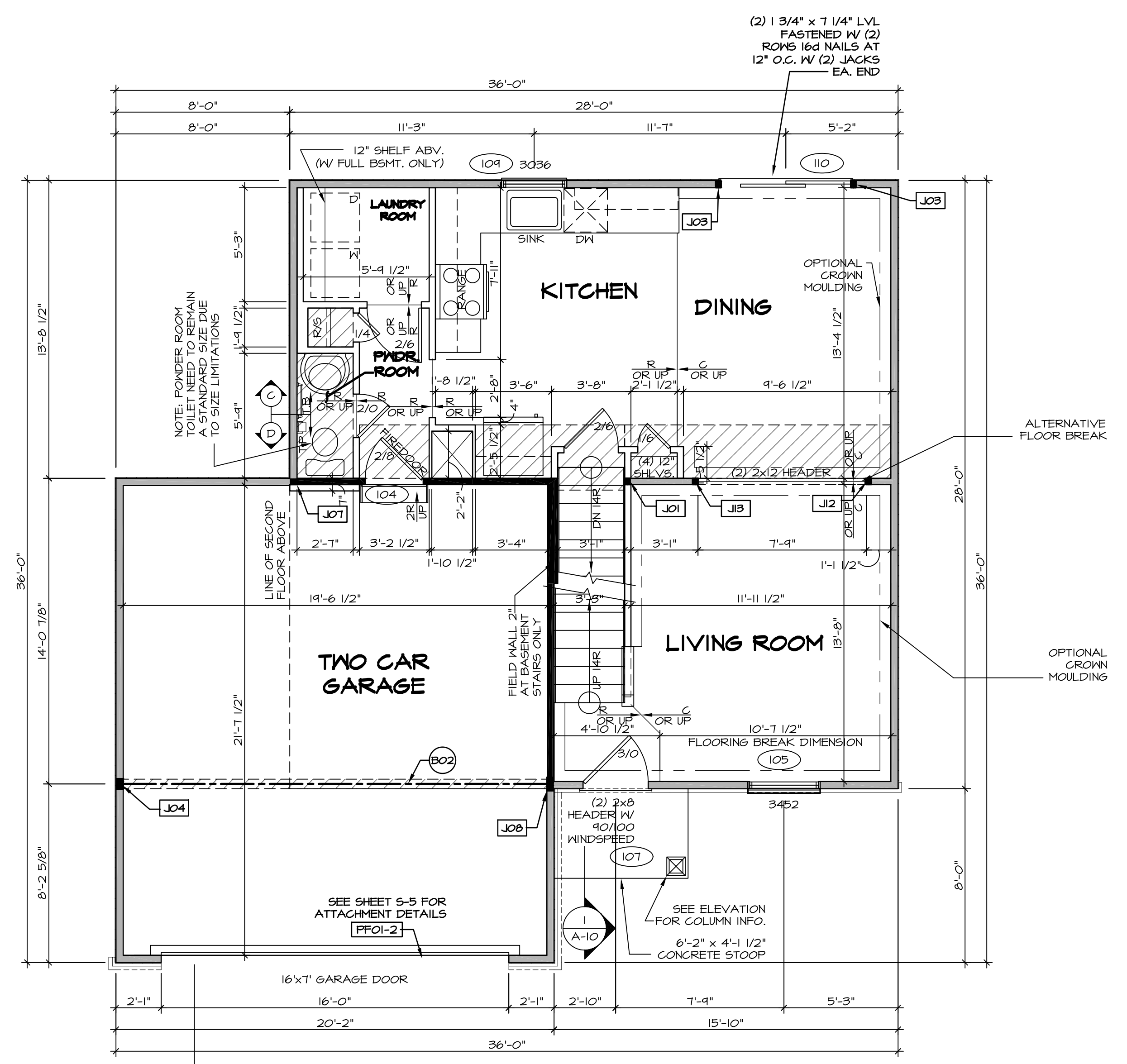
LEGEND

	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 AND KING STUD EACH END, UNLESS OTHERWISE NOTED.
 - ALL EXTERIOR WALLS TO BE 4" W/ OSB OR 3 1/2" W/ T-PLY, 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 "1T" SHEET(S) FOR INTERIOR TRIM DETAILS.
 - SEE ARCHITECTURAL DETAIL SHEET "AD" FOR HOUSE SPECIFIC INTERIOR TRIM OPTION TABLE.
 - ALL WINDOWS HAVE T-O 1/2" HEADER HEIGHT UNLESS OTHERWISE NOTED.
 - ALL HEADERS IN NON-BEARING WALLS SHALL BE A SINGLE FLAT 2X4 OR 2X6 ATTACHED TO GRIPPLIES ABOVE, 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



FIRST FLOOR JACK SCHEDULE

IDENTIFIER	DESCRIPTION	OPTIONS	ENG. NUM.	FIELD INSTALLED
JO1	JACK - (2) 2X4 SFF STUD GRADE		IO3	
JO3	JACK - (2) 2X4 SFF STUD GRADE	D&T	IO0	
JO4	JACK - (4) 2X4 SFF STUD GRADE		III	
JO7	JACK - (2) 2X4 SFF STUD GRADE	GCB		
JO8	JACK - (5) 2X4 SFF STUD GRADE		III	
JI2	JACK - (2) 2X4 SFF STUD GRADE		IO4	
JI3	JACK - (2) 2X4 SFF STUD GRADE		IO4	

LVL PLY TO PLY FASTENING SCHEDULE:

1A - (2) PLY UP TO AND INCLUDING 11 7/8" TALL; FASTEN PLYS W/ (2) ROWS 16D NAILS AT 12" O.C.

2A - (2) PLY 14" TO AND 18" TALL (INCLUSIVE); FASTEN PLYS W/ (3) ROWS 16D NAILS AT 12" O.C.

3A - (2) PLY 20" TALL AND OVER; FASTEN PLYS W/ (4) ROWS 16D NAILS AT 12" O.C.

4A - (3) PLY UP TO AND INCLUDING 11 7/8" TALL; FASTEN PLYS W/ (2) ROWS 16D NAILS AT 12" O.C. FROM EACH SIDE

5A - (3) PLY 14" TO AND 18" TALL (INCLUSIVE); FASTEN PLYS W/ (3) ROWS 16D NAILS AT 12" O.C. FROM EACH SIDE

6A - (3) PLY 20" TALL AND OVER; FASTEN PLYS W/ (4) ROWS 16D NAILS AT 12" O.C. FROM EACH SIDE

FIELD INSTALLED FIRST FLOOR BEAM/HEADER SCHEDULE

IDENTIFIER	DESCRIPTION	LENGTH	OPTIONS	ENG. NUM.	REMARKS
BO2	BEAM STEEL - M10X26	20'-0"	GCB	III	
PF01-2	LVL - 11-4	20'-0"	GCB	II2	2 PLY, 1A

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

REMARKS

REV. NO.	DATE	DESCRIPTION
1	08/05/16	N.L. - DRAWING ALIGNMENT
2	07/18/17	SLS - T-PLY CONVERSION PROJECT

SET NO. SOR000
VERSION 04
DRAWN BY
DATE:
OPTION

SORRENTO
DRAWING TITLE
FIRST FLOOR PLAN
OPTION DESCRIPTION

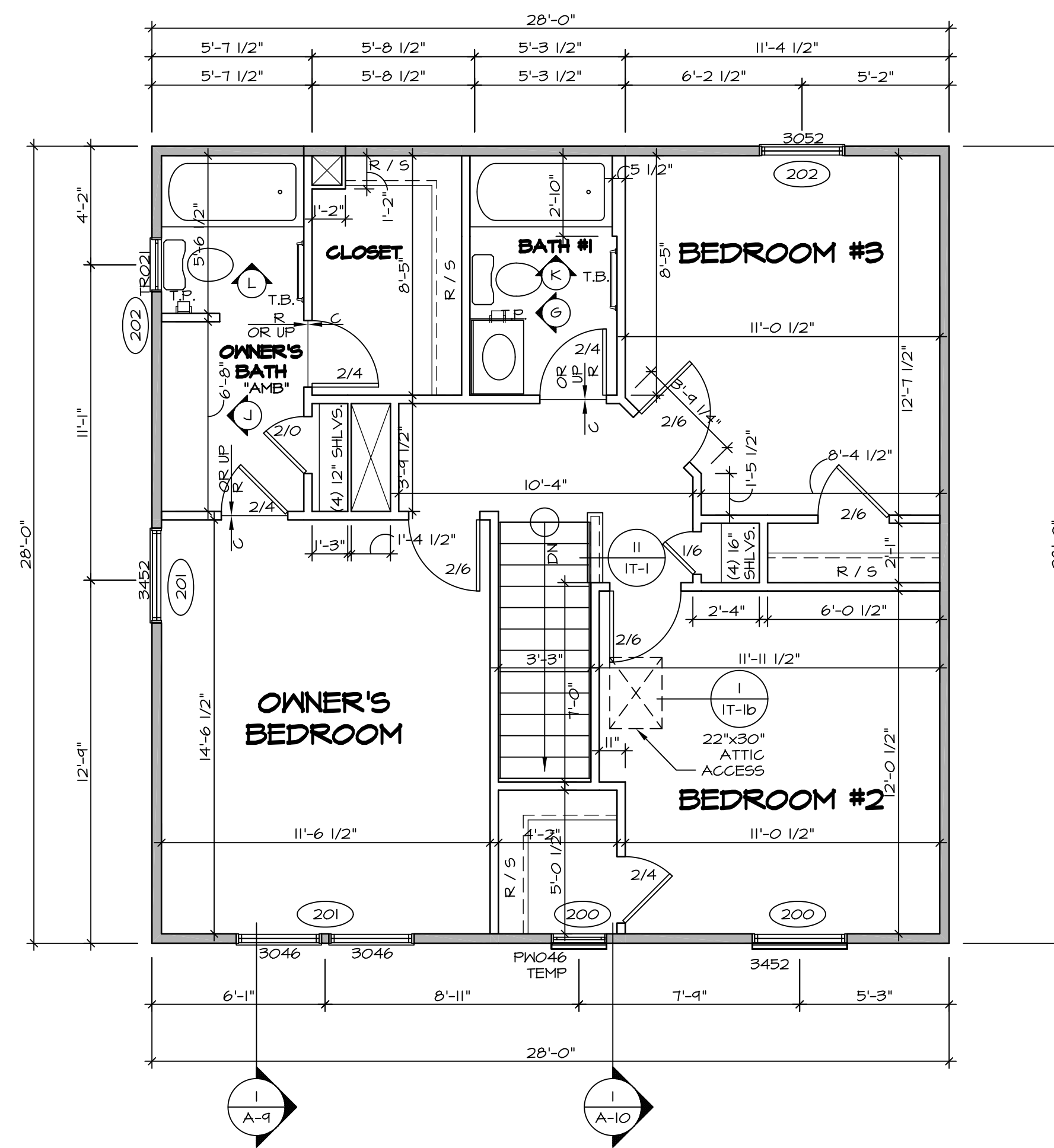
A-7

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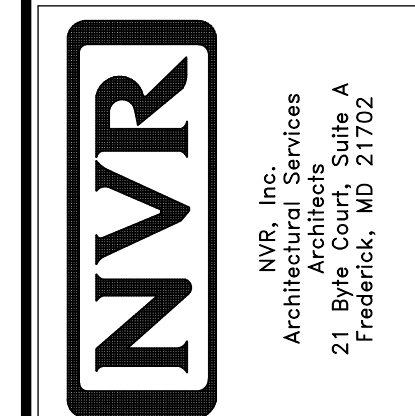
SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"

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 FG DETAILS FOR FRAMING CONNECTORS	

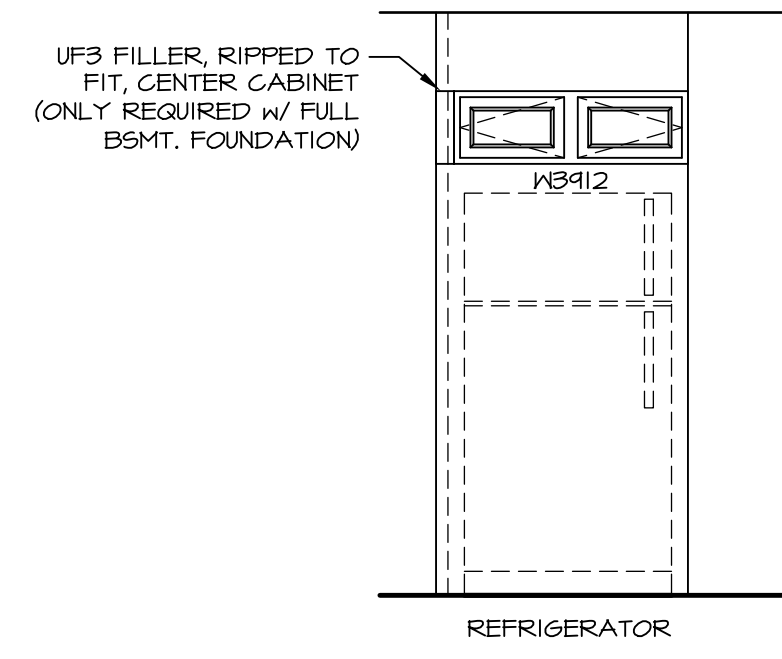
- FLOOR PLAN NOTES**
- ALL HEADERS ARE (2) 2x6 w/ 2x4 WALLS OR (3) 2x6 w/ 2x6 WALLS, UNLESS OTHERWISE NOTED.
 - ALL HEADERS TO HAVE (1) 2x4 OR 2x6 JACK AND KING STUD EACH END, UNLESS OTHERWISE NOTED.
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 - SEE STANDARD DETAIL CATEGORY "IT" SHEET(S) FOR 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 HEADERS IN NON-BEARING WALLS SHALL BE A SINGLE FLAT 2X4 OR 2X6 ATTACHED TO CRIPPLES ABOVE, UNLESS OTHERWISE NOTED.

REV. NO.	DATE	REMARKS
1	08/05/16	N.L. - DRAWING ALIGNMENT
2	07/18/17	SLS - T-PLY CONVERSION PROJECT

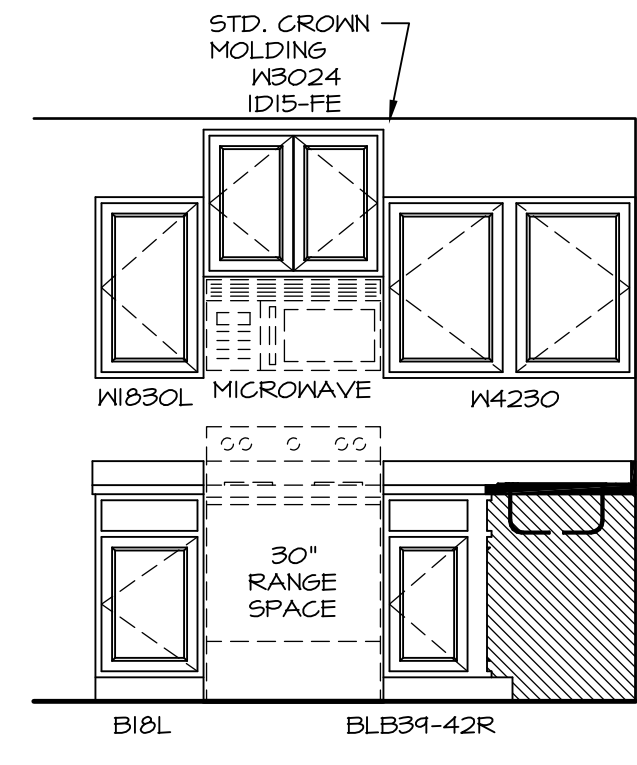
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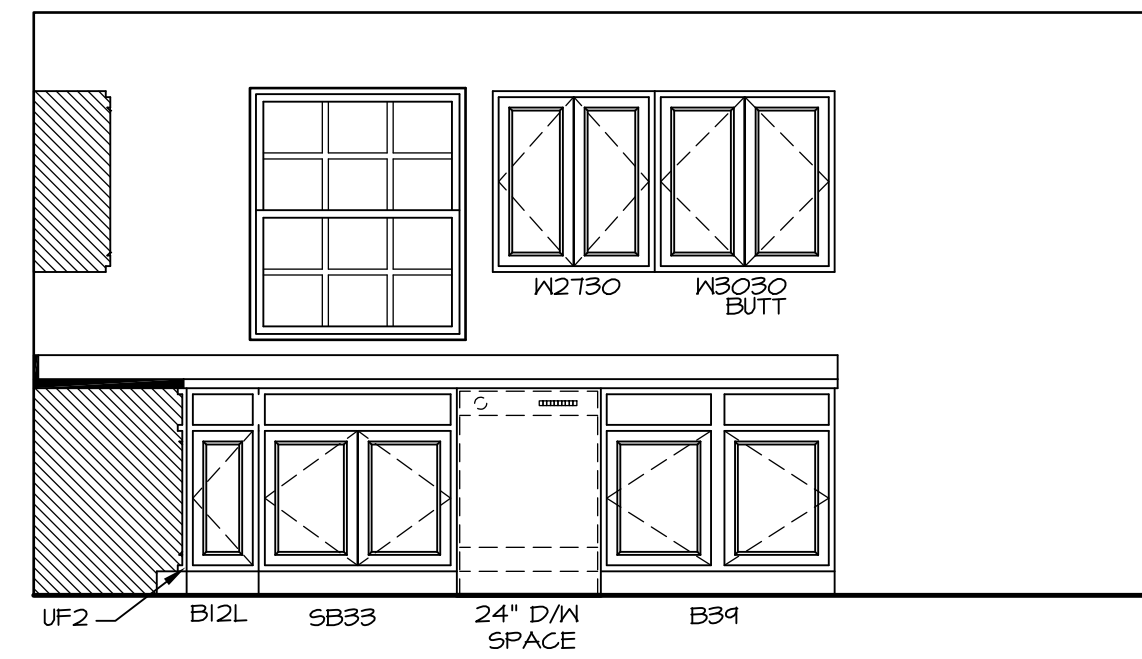
SHEET NO.	MODEL	SET NO.	VERSION	DRAWING TITLE	DATE:	OPTION
A-8	SORRENTO	04	04	SECOND FLOOR PLAN		
20						



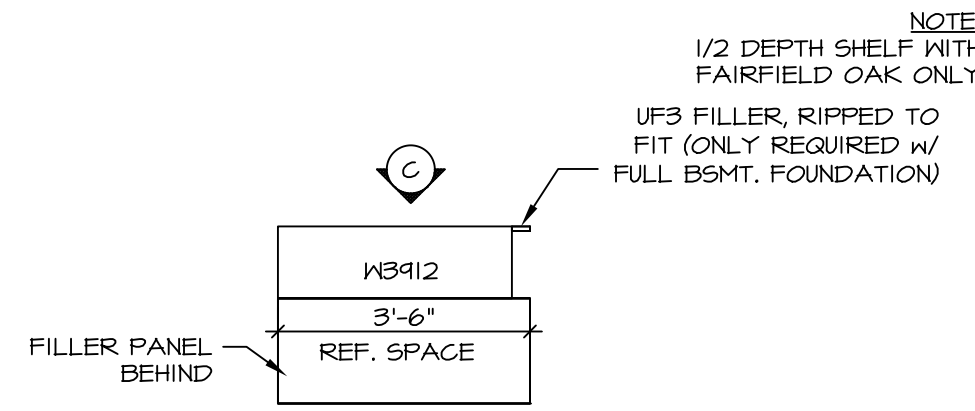
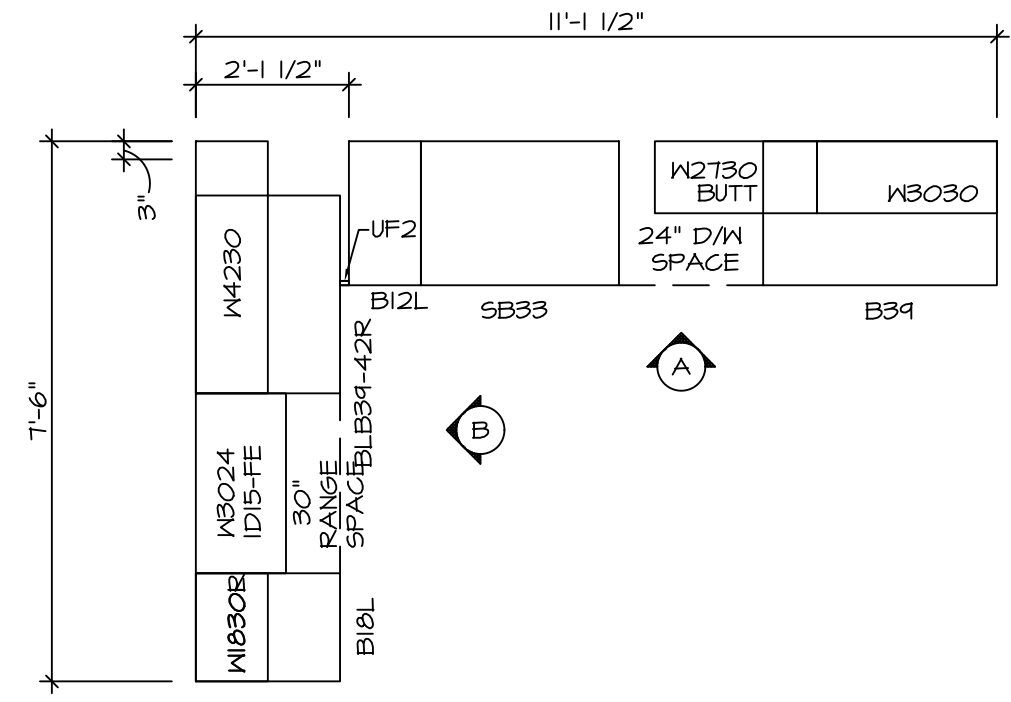
ELEVATION "C"
SCALE: 3/8" = 1'-0" (C) (A-12)



ELEVATION "B"
SCALE: 3/8" = 1'-0" (B) (A-12)

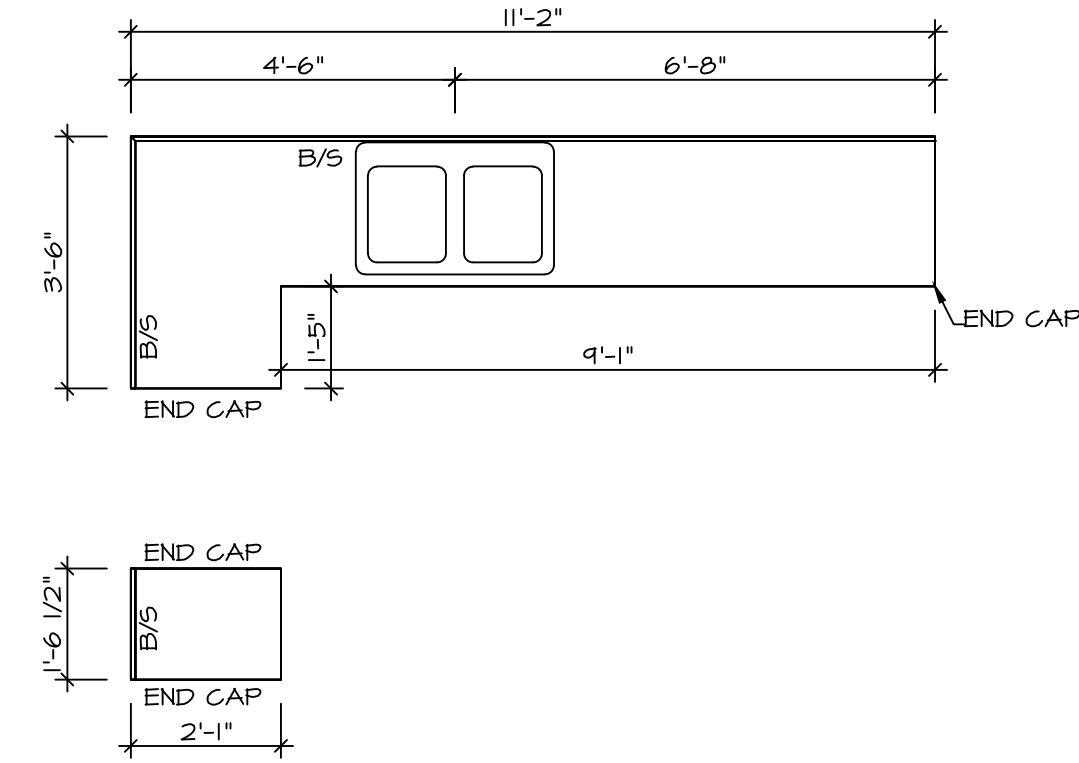


ELEVATION "A"
SCALE: 3/8" = 1'-0" (A) (A-12)



**KITCHEN CABINET
PLAN / KC - 1923**

SCALE: 3/8" = 1'-0" (1) (A-12)



**KITCHEN COUNTERTOP
PLAN / KT - 1923**

SCALE: 3/8" = 1'-0" (2) (A-12)

REMARKS

REV. NO. DATE

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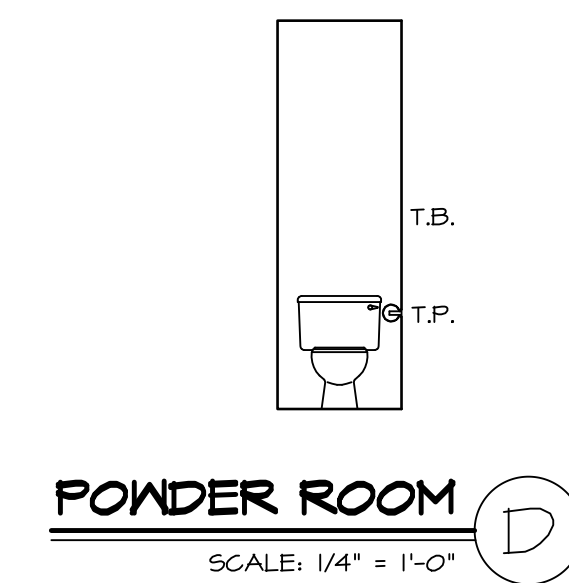
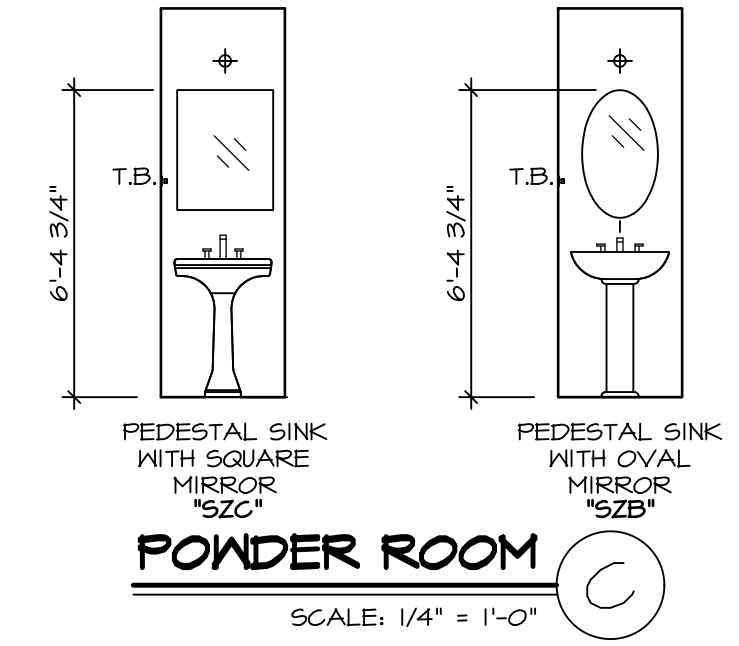
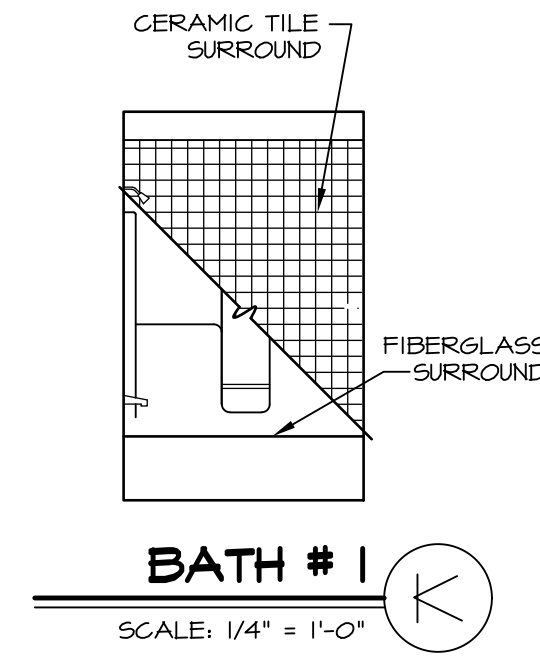
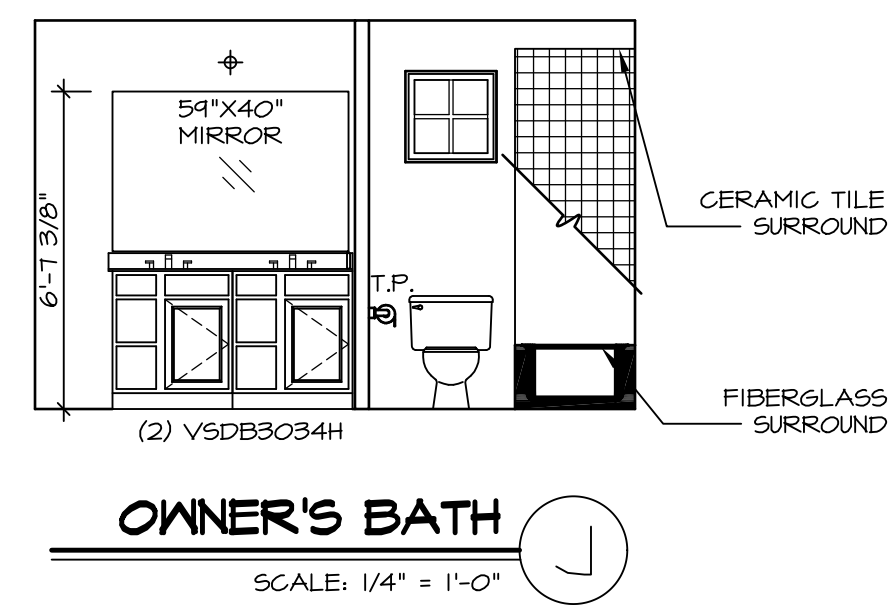
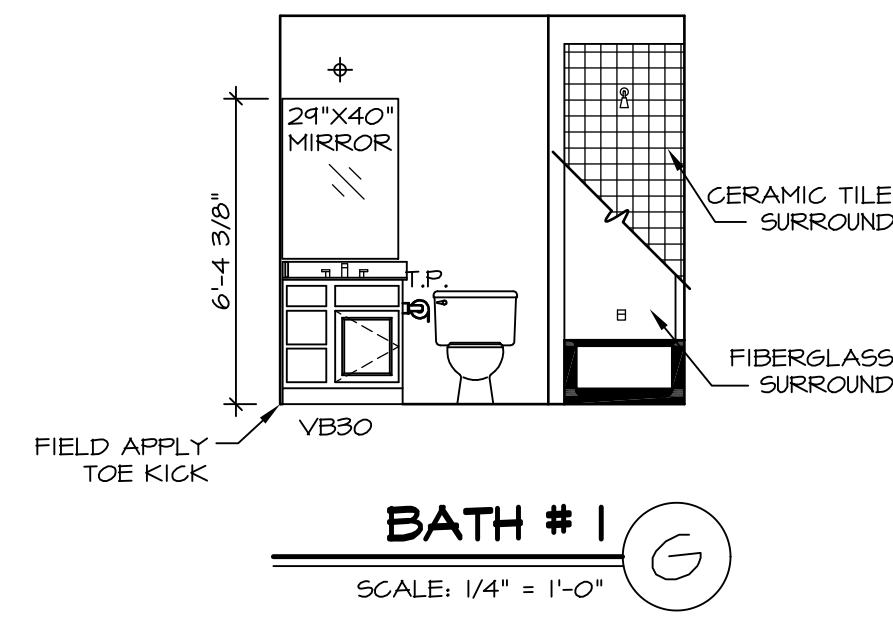
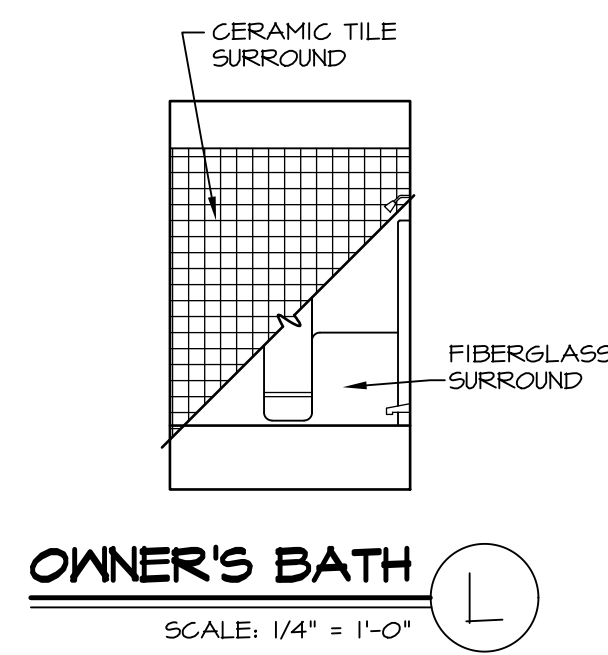


SET NO. SOR00
VERSION 04
DRAWN BY
DATE:
OPTION

MODEL
SORRENTO
DRAWING TITLE
KITCHENS
OPTION DESCRIPTION

SHEET NO.
A-12

25



NOTES:

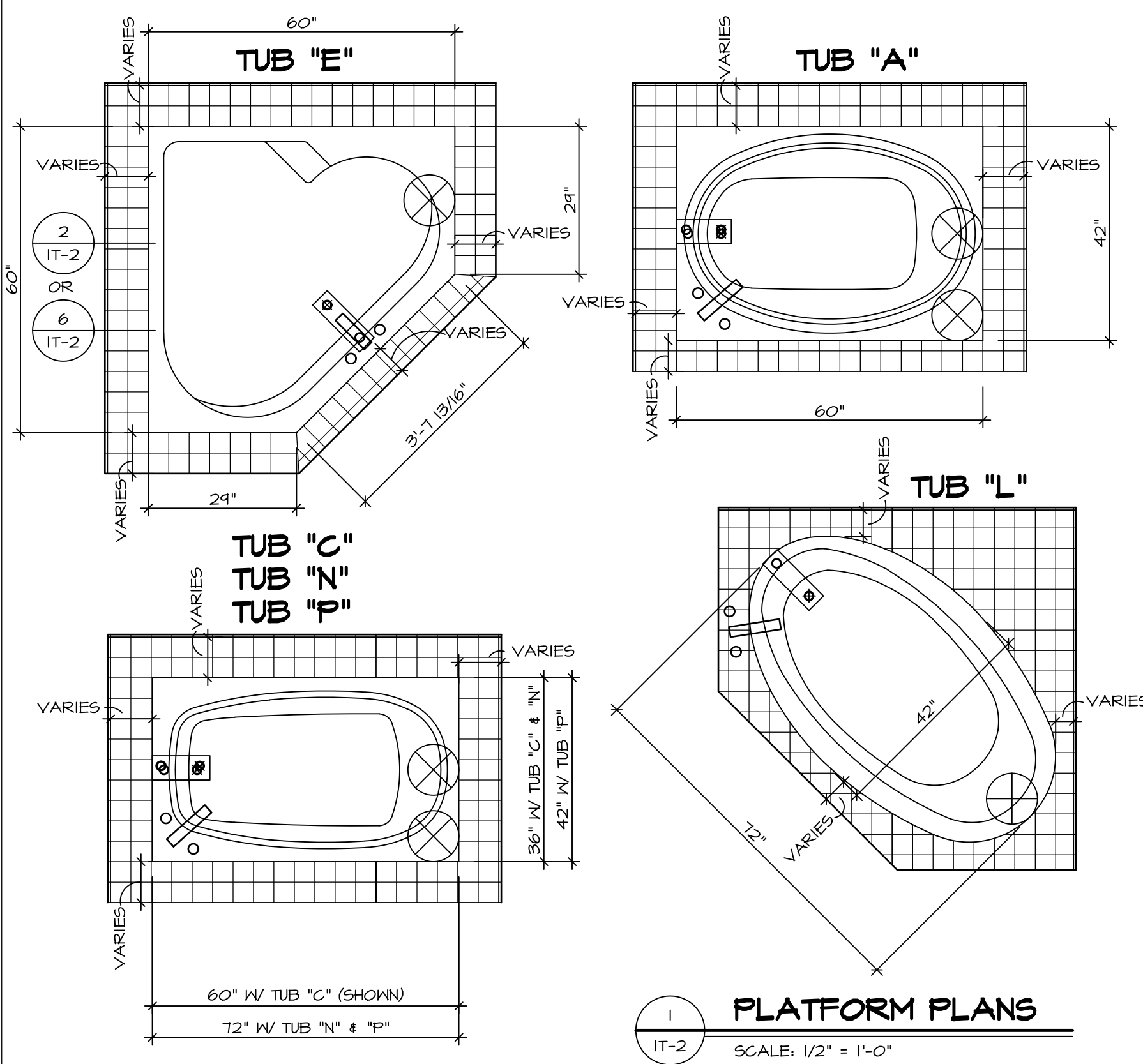
1. TEMPERED GLASS SHOWER ENCLOSURE WITH SWING DOOR OR OPTIONAL SLIDING DOOR BY DIVISION
2. TUB ACCESS PANELS PROVIDED AS NEEDED, ALL MATERIALS BY DIVISION REFER TO SHEET IT-2 FOR TUB AND SHOWER DETAILS.
3. ALL VSDB24-42 DRAWERS TO BE SET ON RIGHT HAND.
4. BATH ELEVATIONS ARE SHOWN PER PLAN.

REV. NO.	DATE	DESCRIPTION	REMARKS
1	08/05/16	N.L. - DRAWING ALIGNMENT	

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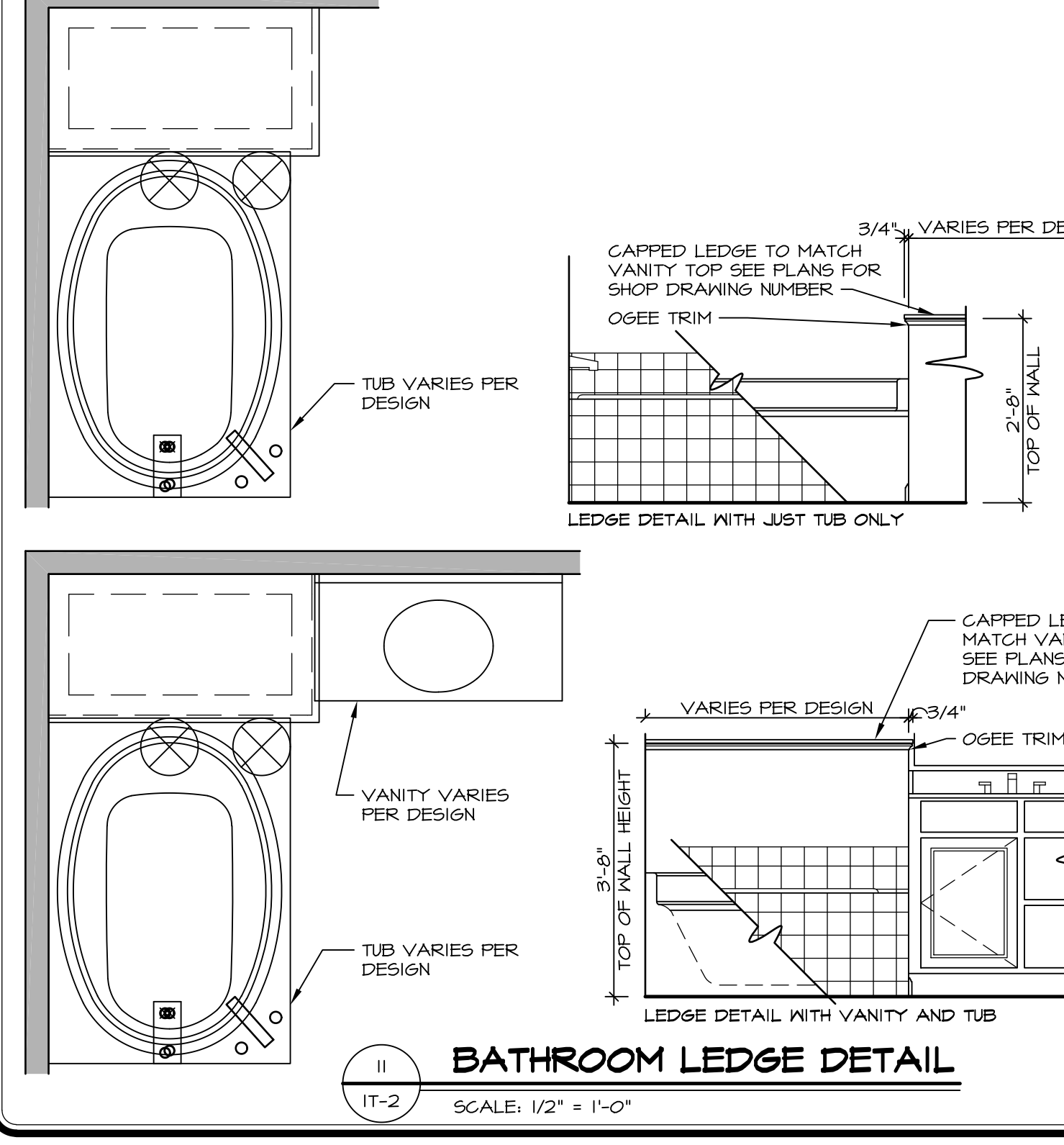
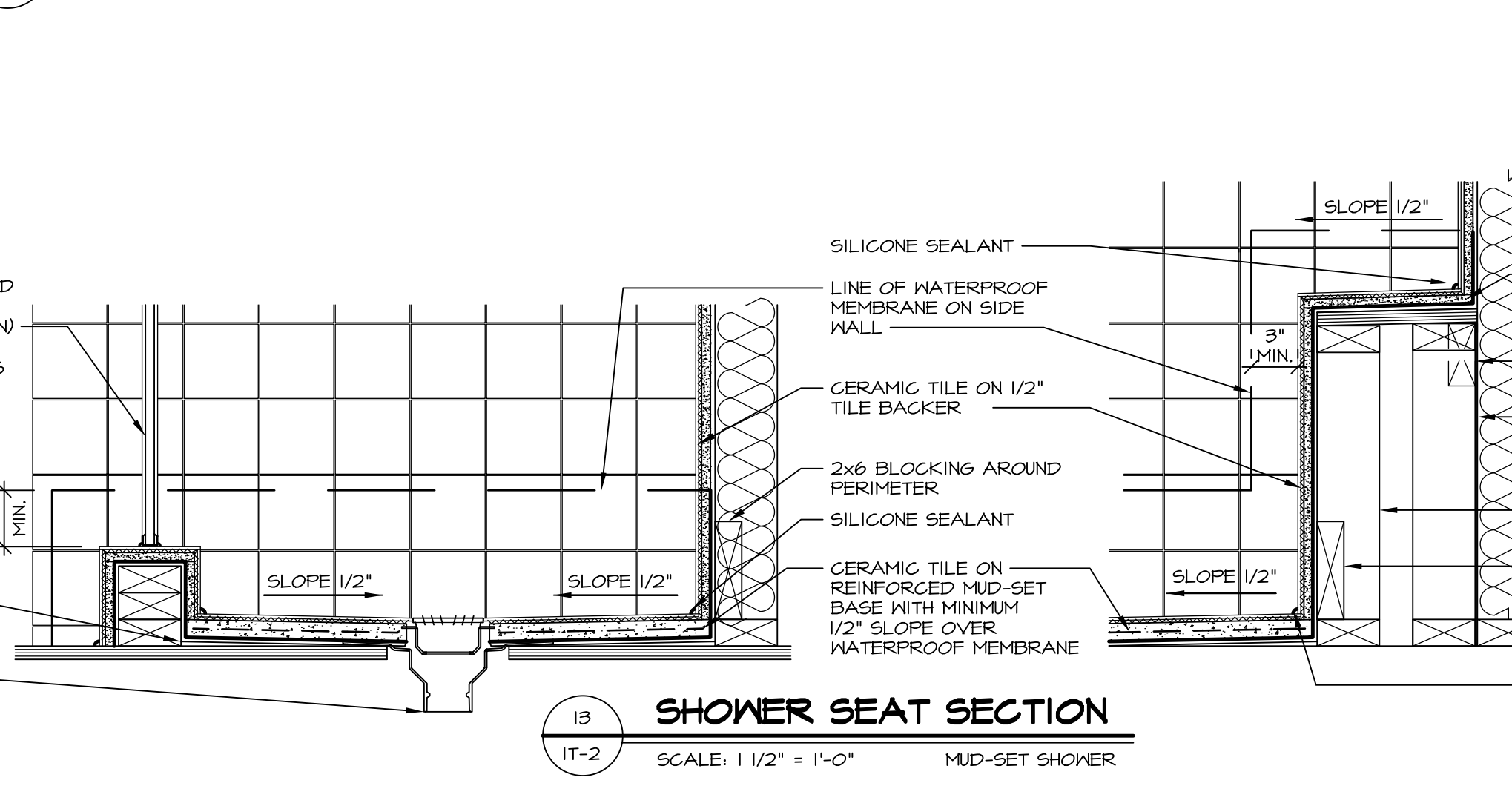
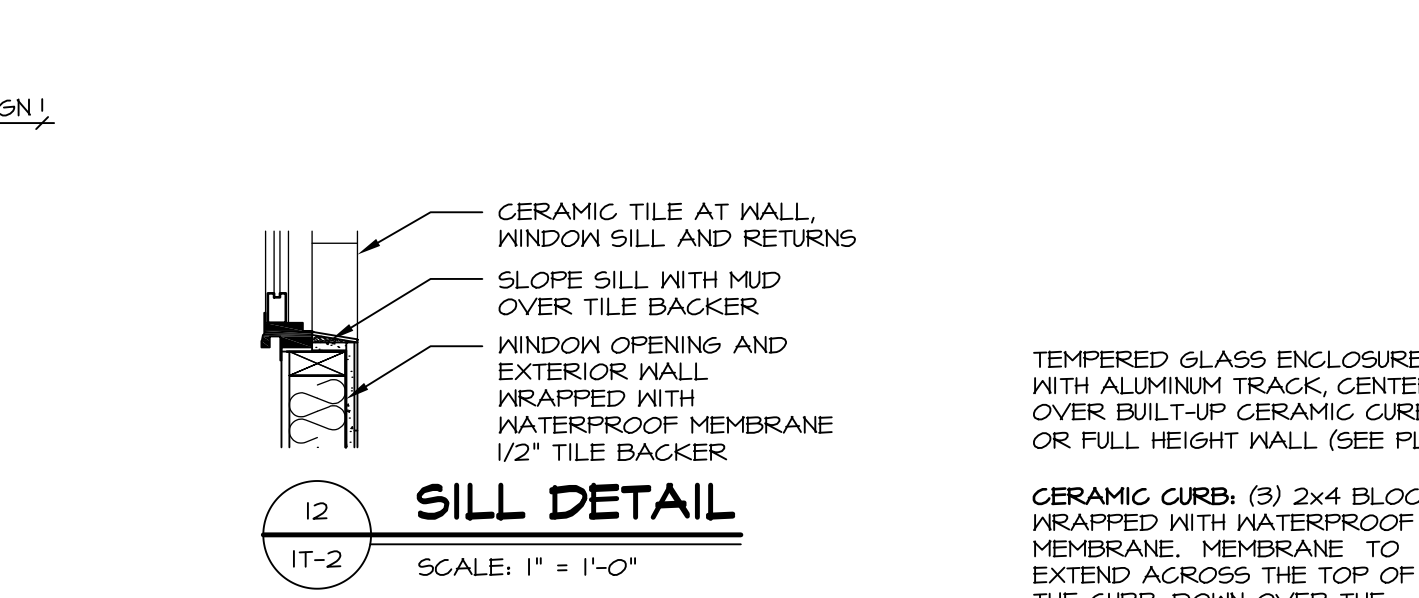
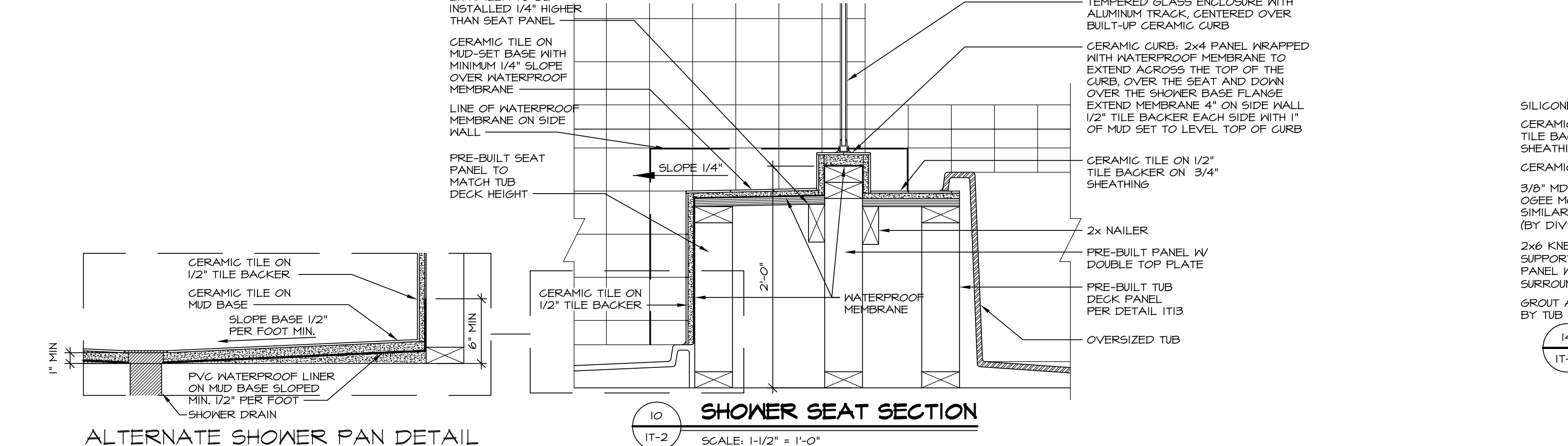
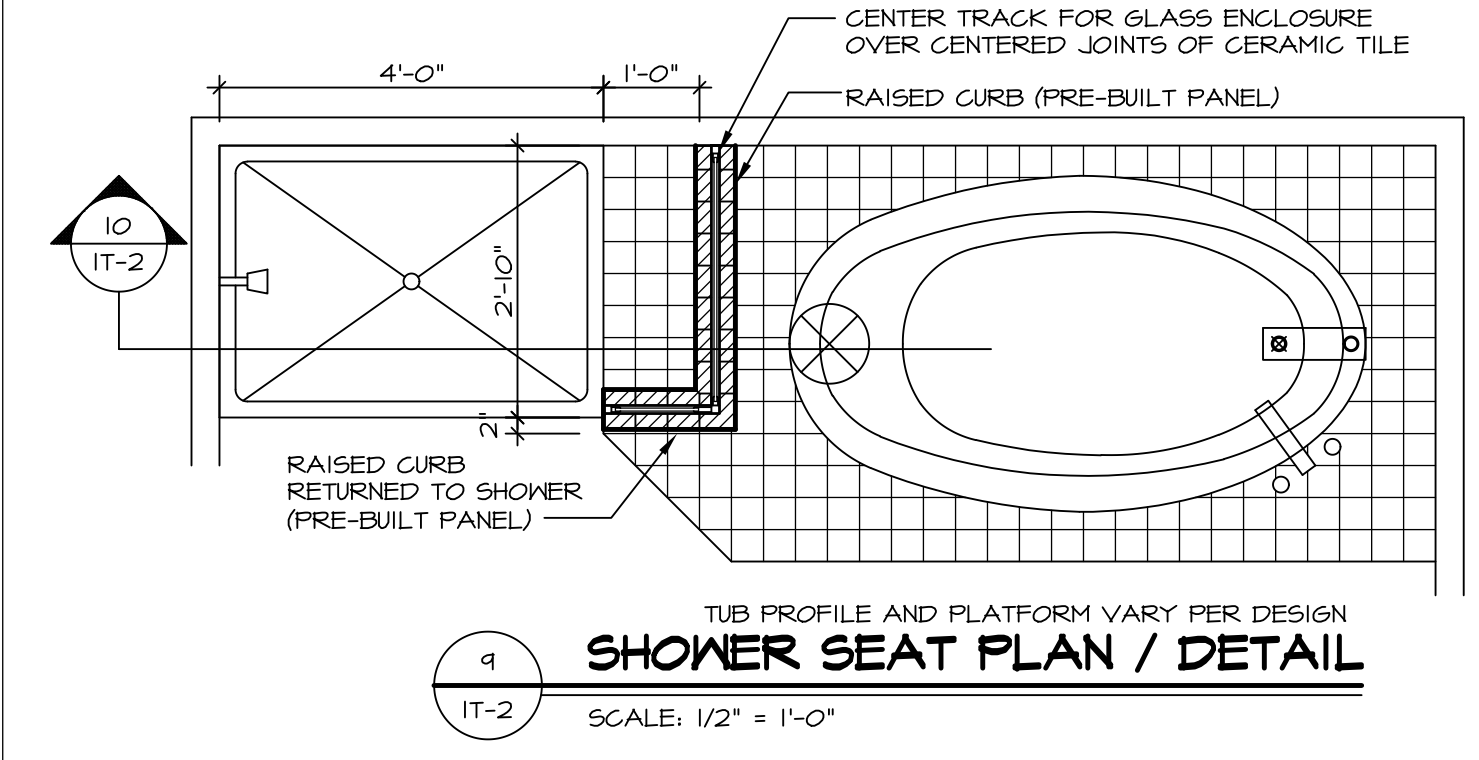
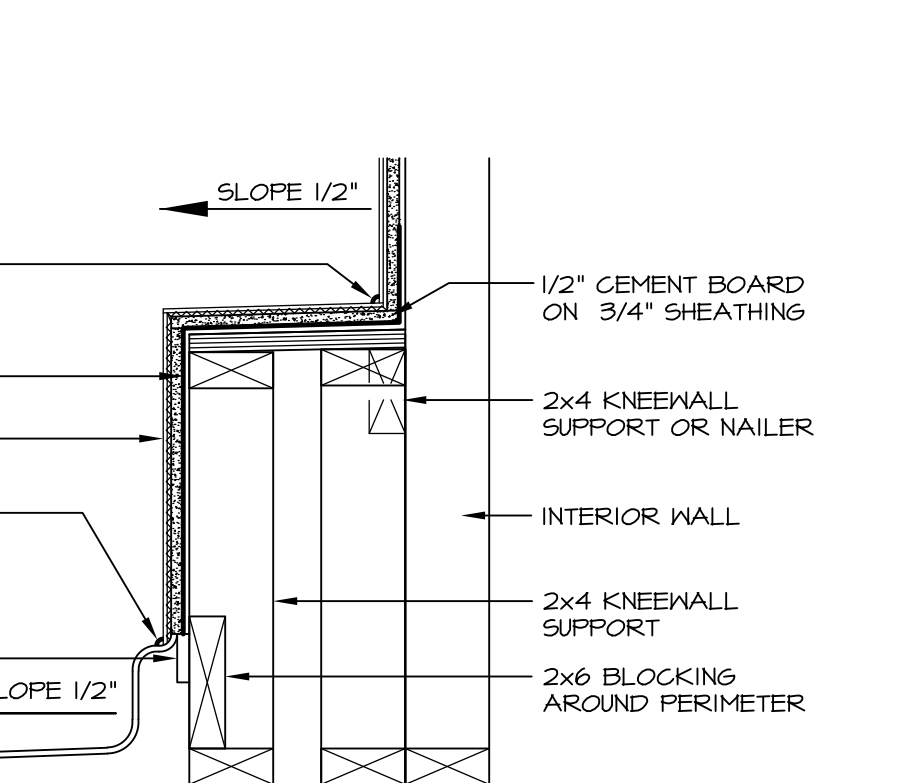
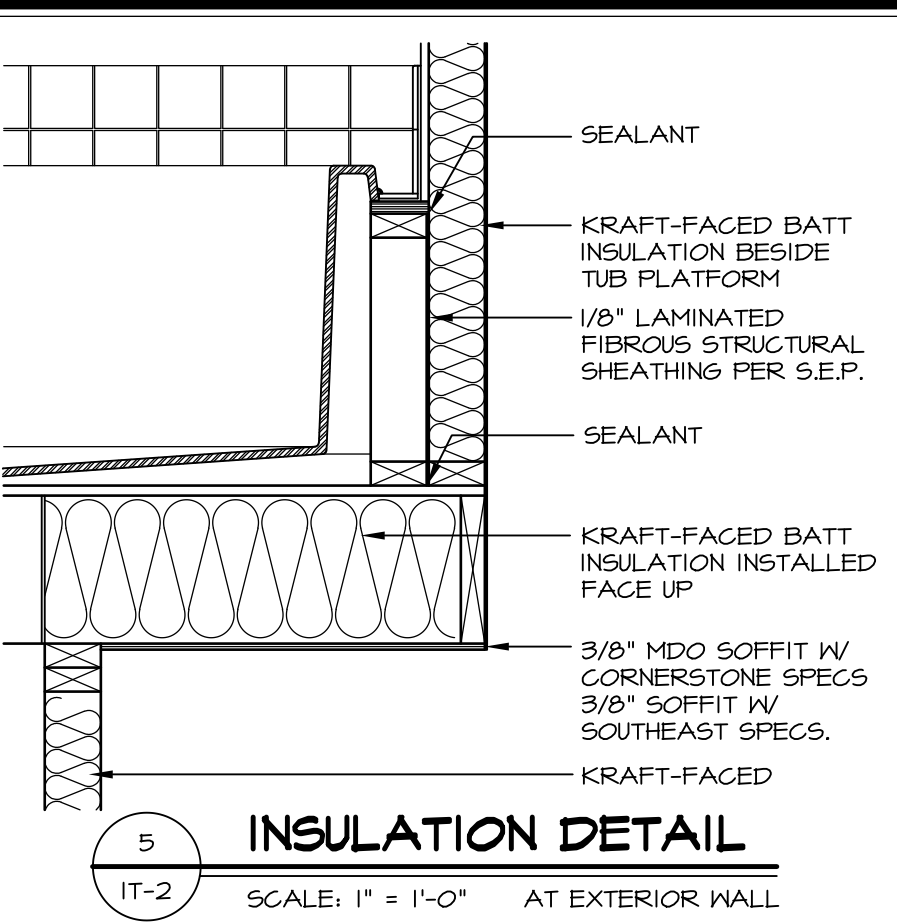
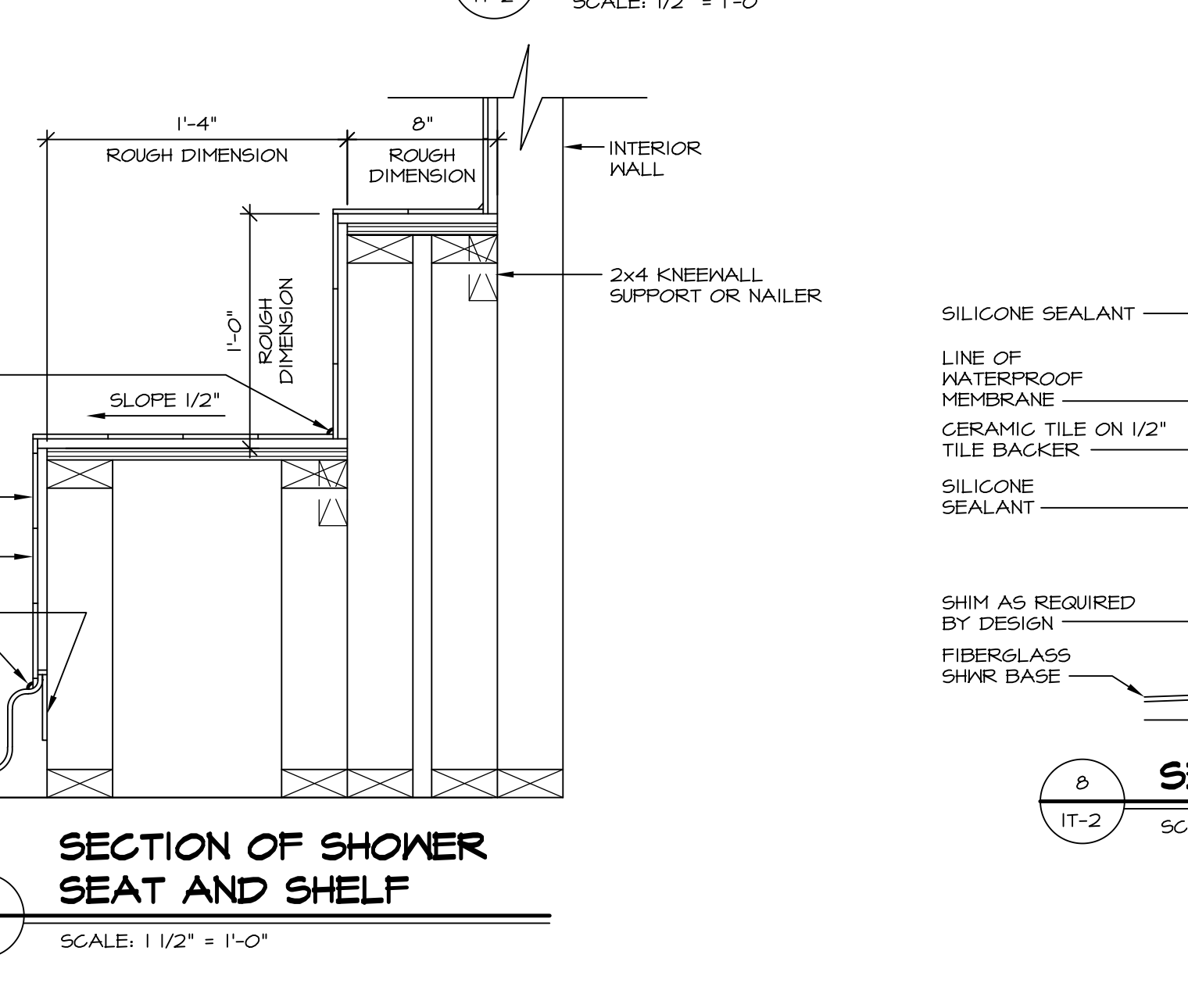
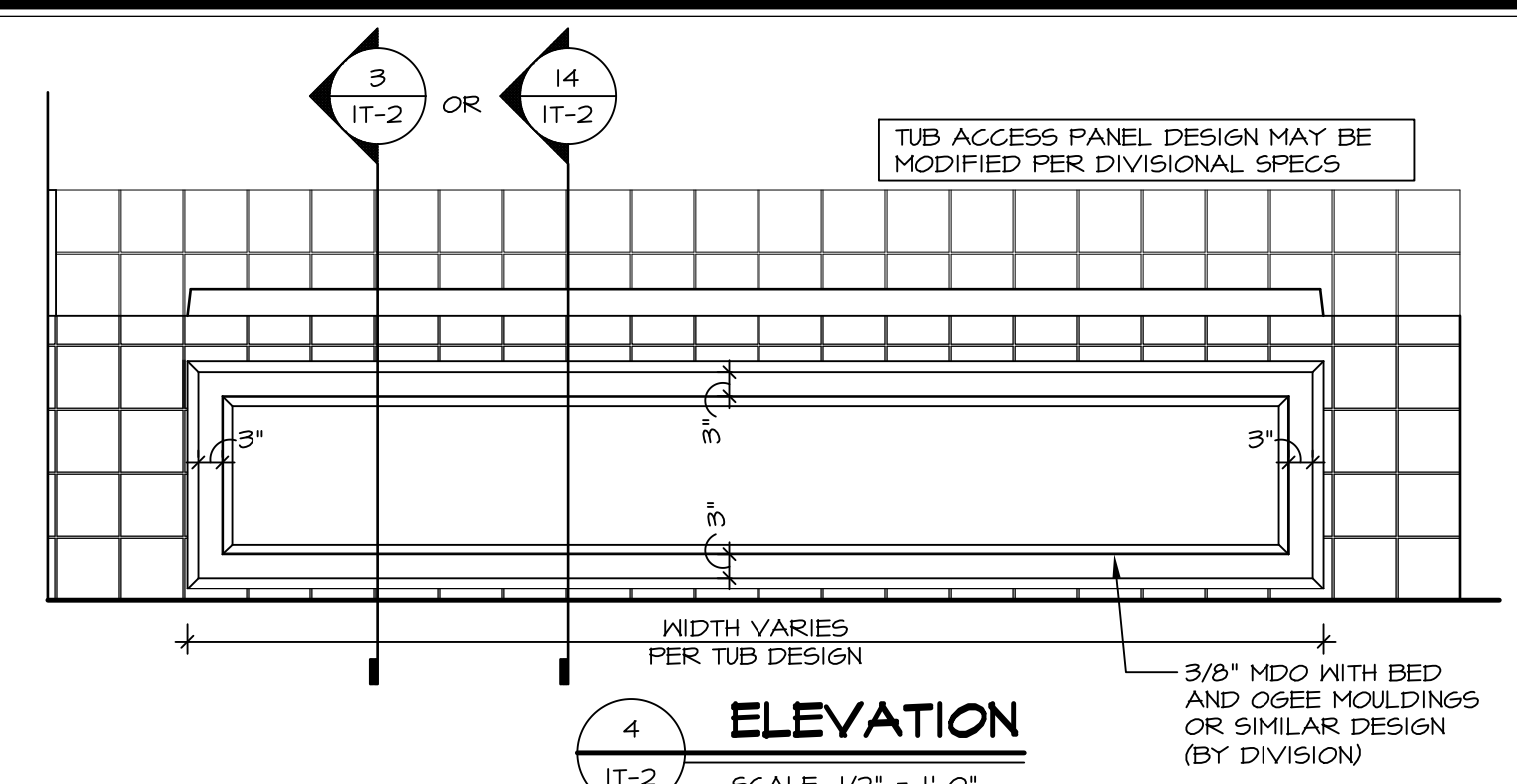
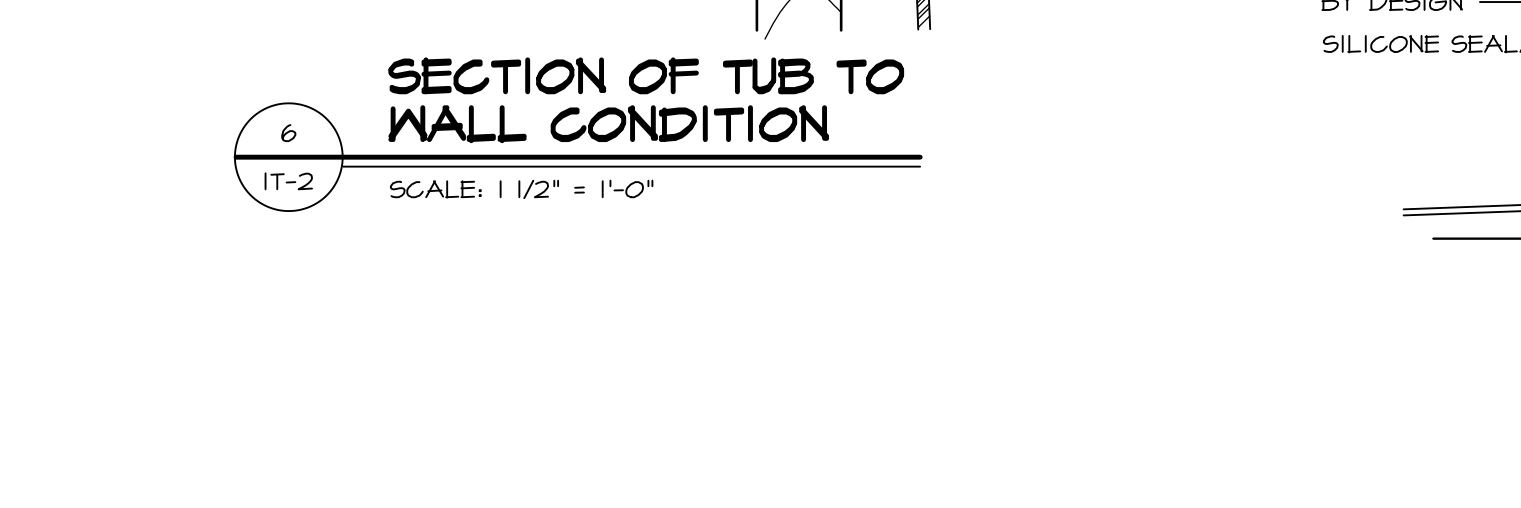
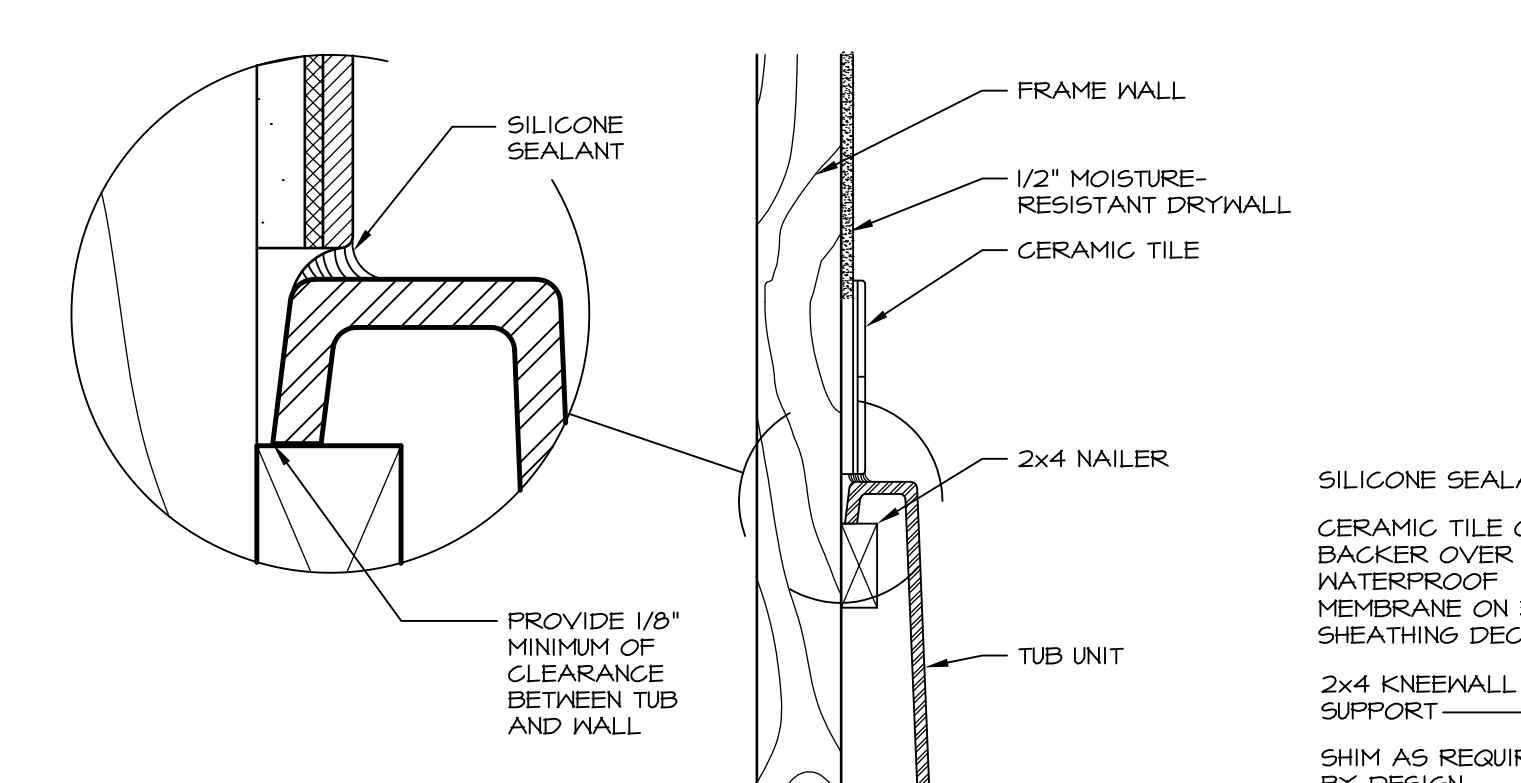
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SHEET NO.	MODEL	SET NO.	VERSION	DRAWN BY	DATE:	OPTION
A-13	SORRENTO BATH ELEVATIONS	04	04			
26						



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"



REVISIONS

REV. NO.	DATE	DESCRIPTION
1	5/11/17	EBP - REVISED DETAIL 1 AND 11 TO REMOVE TUB ACCESS PANEL REF. (095 #15 541/4)
2	9/21/17	EBP - REVISED T-FLY NOTE TO CALL OUT LFS
3	9/21/17	EBP - REVISED NOTE ON DETAIL #1 - REVISED ORDER OF MATERIAL PARA#493/4

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Architectural Services
5285 Westpark Drive
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

J:\Dwg\NVR\Interior Trim\IT2.dwg 09/27/17 - 9:20 am