

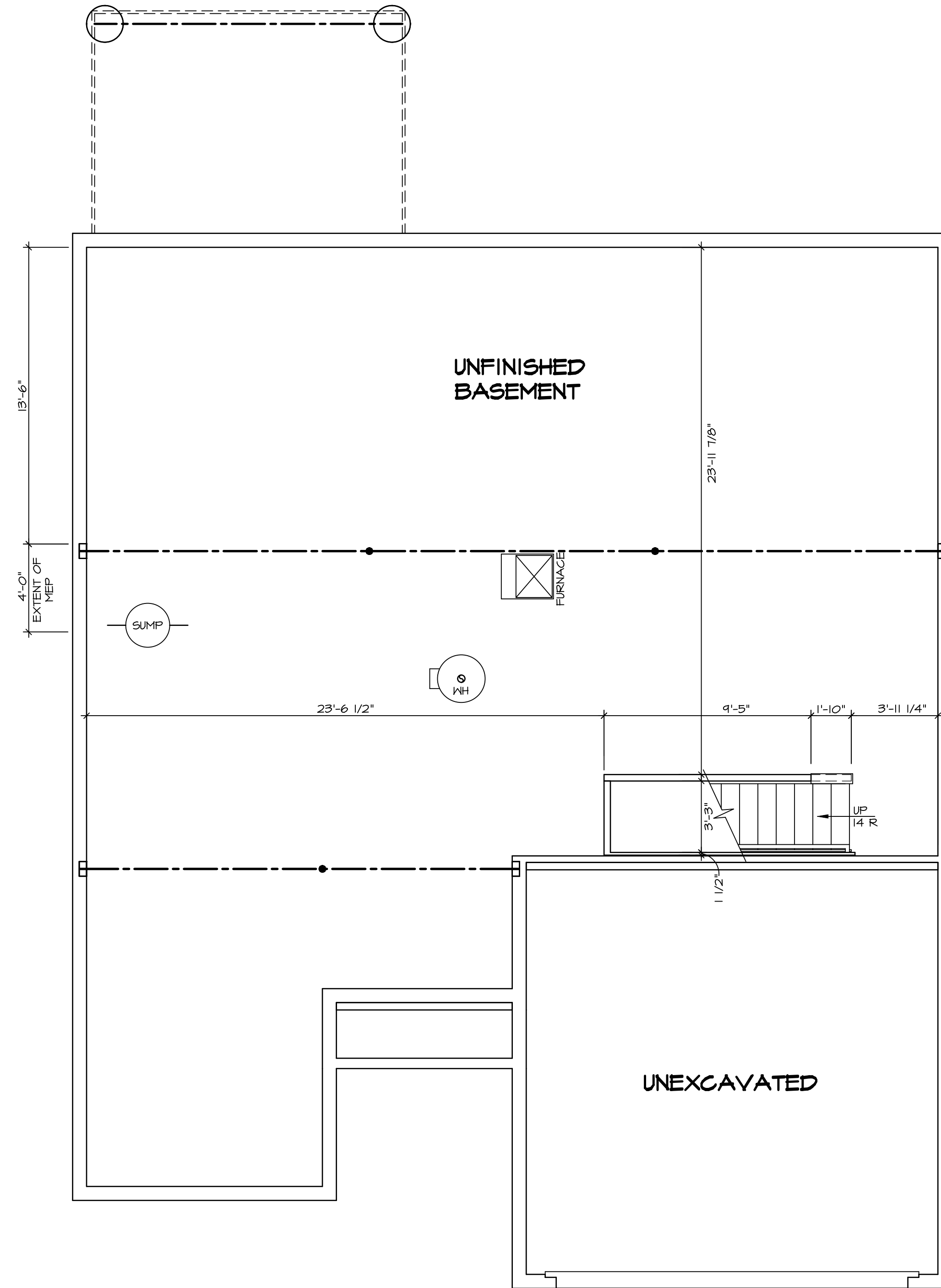
1  
A-5 **PLUMBING PLAN**  
SCALE: 1/4" = 1'-0"

SHEET NO. <b>A-5</b>	MODEL <b>GRAND BAHAMA</b>	SET NO. 6EH00	VERSION 01
	DRAWING TITLE <b>PLUMBING</b>	RELEASE NO. ----	
	OPTION DESCRIPTION	DRAWN BY	DATE:
10		OPTION	

**NVR**  
NVR, Inc., Suite 100  
Frederick, MD 21703

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DIV-COMM-LOT-UNIT <b>DCY-S3-0306</b>	
COMM-LOT	SAWYERS MILL - LIFESTYLE - 0306
STREET ADDRESS	6825 FIELDS WAY
CITY	MIDDLETOWN
STATE	OH
ZIP	45042



**LEGEND**

	BEARING WALL
	NON BEARING WALL
	INDICATES BEARING FROM POINT-LOAD ABOVE
	JACKS
	BEAM/HEADER
	PAD FOOTING
	STEEL COLUMN
	TRUSS TIE DOWN
	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. MULTI-OPENING HEADERS TO HAVE (2) JACKS AT INTERMEDIATE BEARING, UNLESS OTHERWISE NOTED. NO ADDITIONAL FLOOR SYSTEM BLOCKING OR CONTINUOUS LOAD PATH JACKS ARE REQUIRED UNLESS OTHERWISE NOTED.
  - ALL EXTERIOR WALLS TO BE 4" w/ OSB OR 3 1/2" w/ LAMINATED FIBROUS STRUCTURAL SHEATHING, 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 WRAPS AND SUPPORTS PER STANDARD DETAIL FA-1(b) FIRE ASSEMBLIES OR AS REQUIRED BY LOCAL CODE.
  - ALL HEADERS IN NON-BEARING WALLS SHALL BE A SINGLE FLAT 2x4 OR 2x6 ATTACHED TO CRIPPLES ABOVE, UNLESS OTHERWISE NOTED.
  - TANKED WATER HEATER SHOWN AS BASE CONDITION. OPTIONAL TANKLESS WATER HEATER IS AVAILABLE IN LIEU OF TANKED WATER HEATER.

**GYPSTUM 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

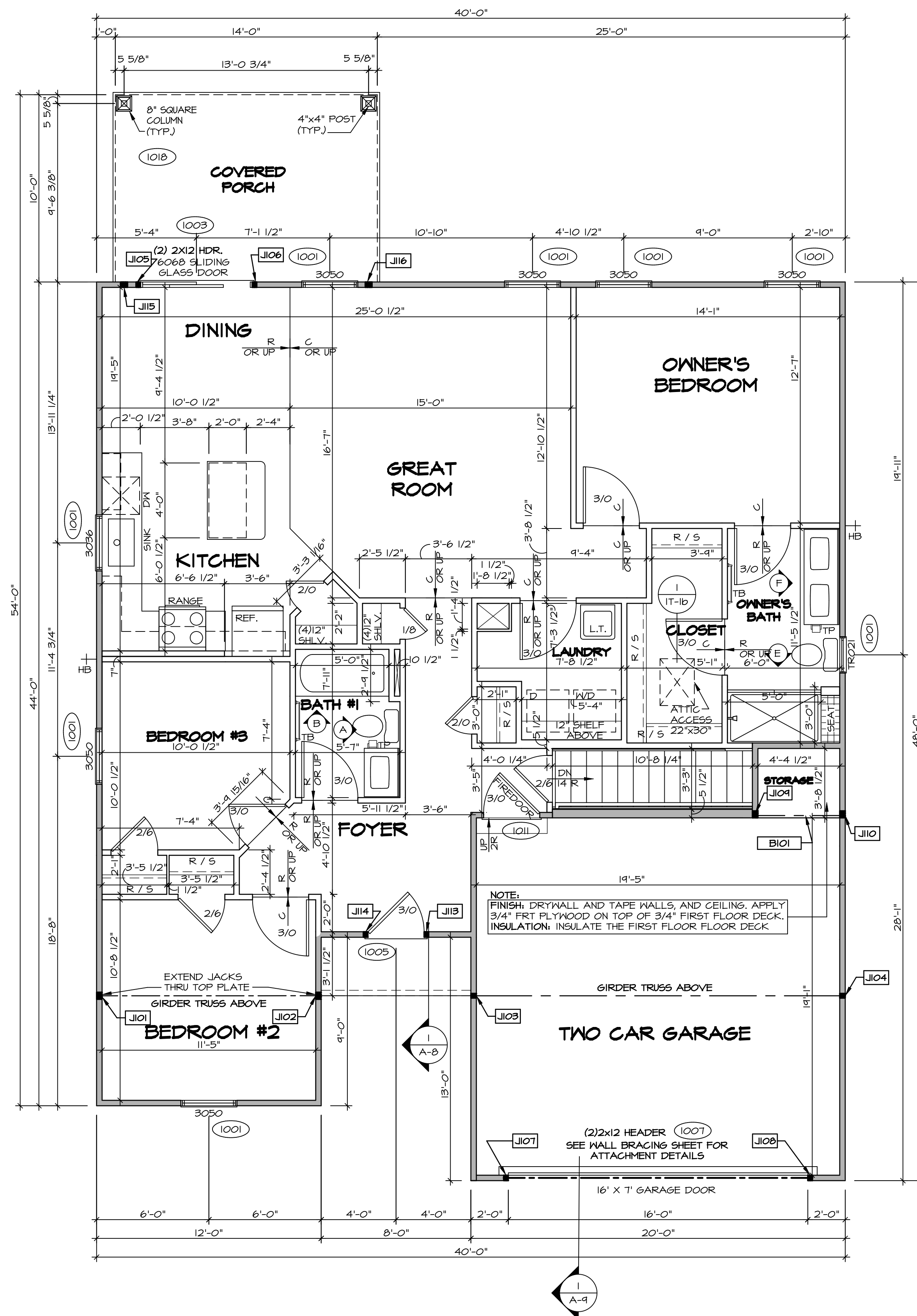
**BASEMENT FLOOR PLAN**  
SCALE: 1/4" = 1'-0"

SHEET NO. <b>A-6</b>	MODEL <b>GRAND BAHAMA</b>	DRAWING TITLE <b>BASEMENT FLOOR PLAN</b>	OPTION DESCRIPTION 
			SET NO. 6BHO0 VERSION 01 RELEASE NO. ---- DRAWN BY DATE: OPTION
DIV-COMM-LOT-UNIT <b>DCY-S3-0306</b>		COMM-LOT <b>SAWYERS MILL - LIFESTYLE - 0306</b>	
STREET ADDRESS <b>6825 FIELDS WAY</b>		CITY <b>MIDDLETOWN</b>	STATE <b>OH</b>
ZIP <b>45042</b>		APT. NO. ----	

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Frederick, MD 21703

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

FIRST FLOOR JACK SCHEDULE			
IDENTIFIER	DESCRIPTION	ENG. NUM.	REMARKS
J101	JACK - (3) 2X4 SP#1	1000	EXTEND THRU TOP PLATE
J102	JACK - (3) 2X4 SP#1	1000	EXTEND THRU TOP PLATE
J103	JACK - (2) 2X4 SP# STUD GRADE	1000	
J104	JACK - (2) 2X4 SP# STUD GRADE	1000	
J105	JACK - (2) 2X4 SP# STUD GRADE	1003	
J106	JACK - (2) 2X4 SP# STUD GRADE	1003	
J107	JACK - (2) 2X4 SP# STUD GRADE	1007	
J108	JACK - (2) 2X4 SP# STUD GRADE	1007	
J109	JACK - (3) 2X4 SP# STUD GRADE	1013	
J110	JACK - (3) 2X4 SP# STUD GRADE	1013	
J111	JACK - (2) 2X4 SP# STUD GRADE	1005	
J112	JACK - (2) 2X4 SP# STUD GRADE	1005	
J113	JACK - (2) 2X4 SP# STUD GRADE	1005	
J114	JACK - (2) 2X4 SP# STUD GRADE	1005	
J115	JACK - (3) 2X4 SP# STUD GRADE	1013	
J116	JACK - (3) 2X4 SP# STUD GRADE	1013	

**LVL PLY TO PLY FASTENING SCHEDULE:** (WHERE APPLICABLE BASED ON LVL USAGE)

1.A - (2) PLY UP TO AND INCLUDING 11 7/8" TALL; FASTEN PLYS W/ (2) ROWS 16D NAILS AT 12" O.C.  
 2.A - (2) PLY 14" TO AND 18" TALL (INCLUSIVE); FASTEN PLYS W/ (3) ROWS 16D NAILS AT 12" O.C.  
 3.A - (2) PLY 20" TALL AND OVER; FASTEN PLYS W/ (4) ROWS 16D NAILS AT 12" O.C.  
 4.A - (3) PLY UP TO AND INCLUDING 11 7/8" TALL; FASTEN PLYS W/ (2) ROWS 16D NAILS AT 12" O.C. FROM EACH SIDE  
 5.A - (3) PLY 14" TO AND 18" TALL (INCLUSIVE); FASTEN PLYS W/ (3) ROWS 16D NAILS AT 12" O.C. FROM EACH SIDE  
 6.A - (3) PLY 20" TALL AND OVER; FASTEN PLYS W/ (4) ROWS 16D NAILS AT 12" O.C. FROM EACH SIDE  
 7.A - (4) PLY (ALL SIZES); FASTEN PLYS W/ (2) ROWS 1/2" DIAMETER A307 BOLTS AT 24" O.C.  
 SEE SHOP DRAWING FOR ADDITIONAL INFORMATION.

FIELD INSTALLED FIRST FLOOR BEAM/HEADER SCHEDULE				
IDENTIFIER	DESCRIPTION	LENGTH	ENG. NUM.	REMARKS
B101	INT HEADER - 2X10 - 2 PLY	4'-11 1/2"	1013	

**LEGEND**

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

SEE FC DETAILS FOR FRAMING CONNECTORS

**FLOOR PLAN NOTES** RYAN

- 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. MULTI-OPENING HEADERS TO HAVE (2) JACKS AT INTERMEDIATE BEARING, UNLESS OTHERWISE NOTED. NO ADDITIONAL FLOOR SYSTEM BLOCKING OR CONTINUOUS LOAD PATH JACKS ARE REQUIRED UNLESS OTHERWISE NOTED.
- ALL EXTERIOR WALLS TO BE 4" w/ OSB OR 3 1/2" w/ LAMINATED FIBROUS STRUCTURAL SHEATHING, 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 HEADERS IN NON-BEARING WALLS SHALL BE A SINGLE FLAT 2X4 OR 2X6 ATTACHED TO CRIPPLES ABOVE, UNLESS OTHERWISE NOTED.
- TANKED WATER HEATER SHOWN AS BASE CONDITION. OPTIONAL TANKLESS WATER HEATER IS AVAILABLE IN LIEU OF TANKED WATER HEATER.

**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

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Fredricka, MD 21703  
5285 Washington Blvd  
Frederick, MD 21703

SET NO. 6EH00  
VERSION 01  
RELEASE NO. ----  
DRAWN BY  
DATE:  
OPTION

MODEL  
**GRAND BAHAMA**  
DRAWING TITLE  
FIRST FLOOR PLAN  
OPTION DESCRIPTION

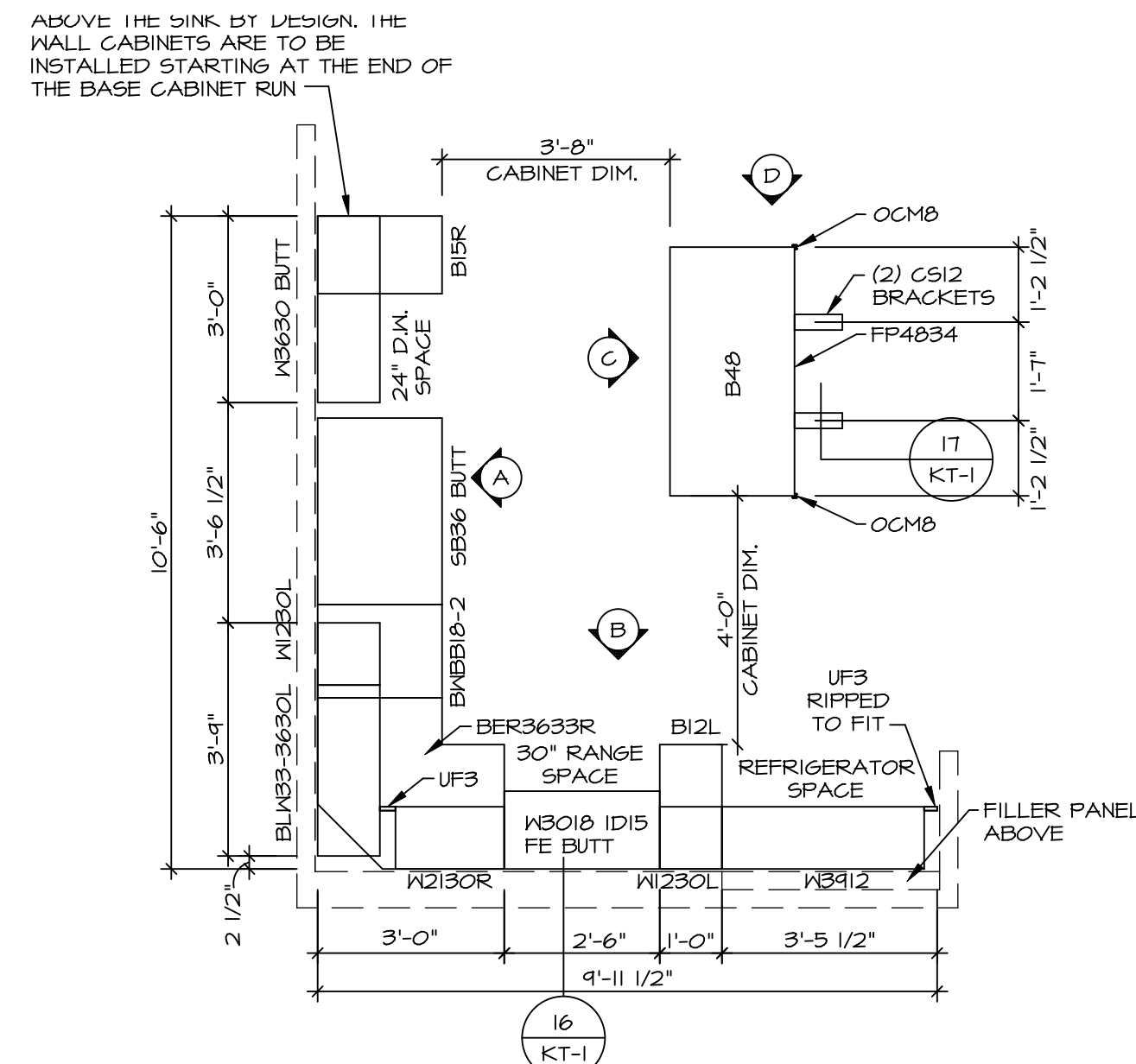
SHEET NO.  
**A-7**

12

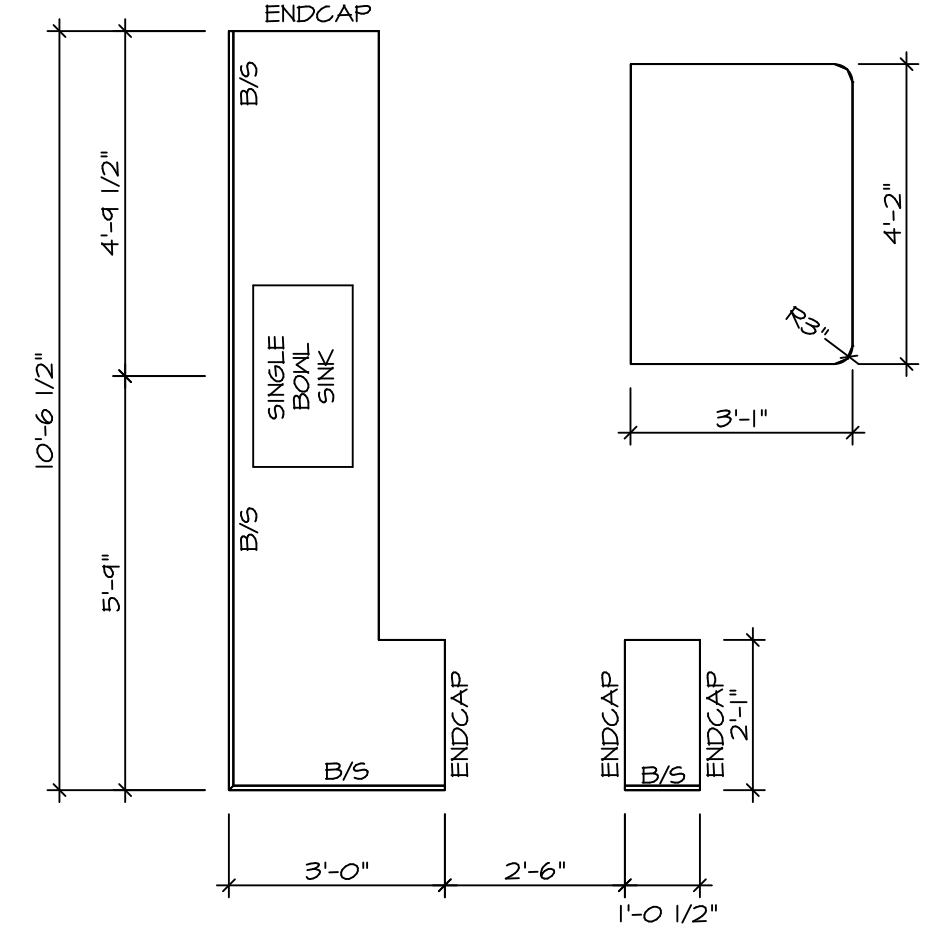
DIV-COMM-LOT-UNIT  
**DCY-S3-0306**  
COMM-LOT  
SAMMYERS MILL - LIFESTYLE - 0306  
STREET ADDRESS  
6825 FIELDSWAY WAY  
CITY  
MIDDLETOWN  
STATE  
OH  
ZIP  
45042

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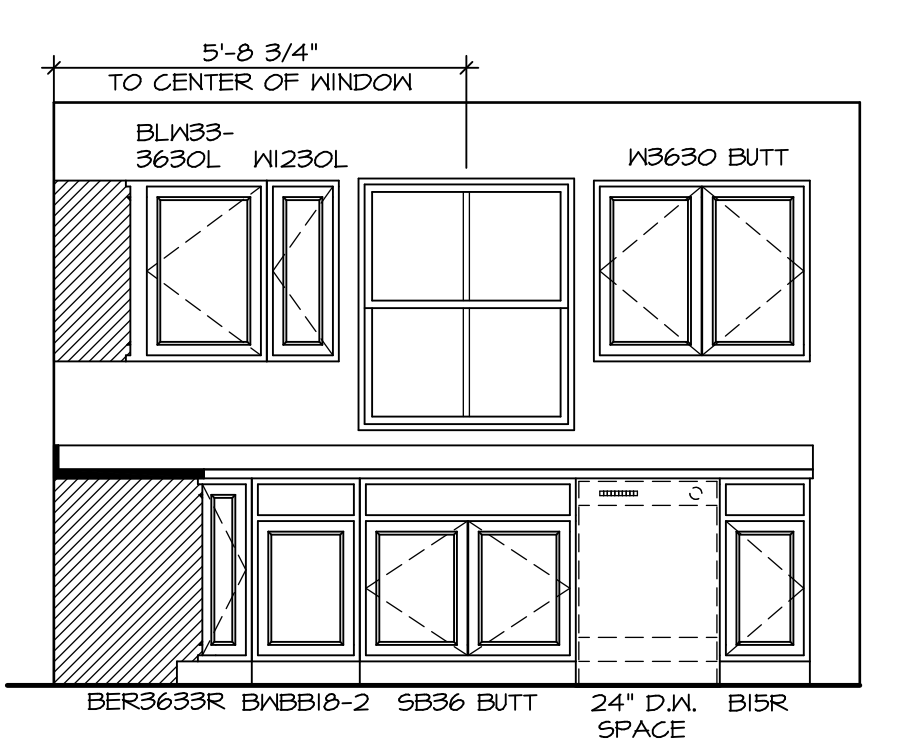
- NOTES:**
- CABINET LAYOUT (S) ARE BASED ON FINISHED DIMENSIONS TO DRYWALL.
  - IF KITCHEN PLANS/ELEVATIONS CALL-OUT STANDARD MOLDING, REFER TO STANDARD DETAIL (1)KT-1 FOR REPLACEMENT BASED ON CABINET STYLE.
  - ALL (UF) FILLERS ARE TO BE "TRIM TO FIT" UNLESS OTHERWISE NOTED.
  - CABINET MUST BE SET SHIMMED, LEVELED AND FLUSH BY ADJOINING BASE CABINETS.
  - SET PRE-FINISHED SCRIBE MOLDING AT CABINET BULKHEADS AND AT ENDS (WHERE CABINETS MEET DRYWALL.) PRE-FINISHED SCRIBE MOLDING SHALL BE USED TO PAD OUT CABINET SIDES AT STILE FOR RETURN PIECES OF THE FACE-MOUNTED CABINET CROWN MOLDING.
  - HARDWARE INSTALL NOTE: KNOBS GO ON OPERABLE DOORS AND DRAWERS FOR ALL KITCHEN AND BATH AREAS. DRAWER FRONTS AND DOORS GET (1) KNOB/PULL, NO HARDWARE ON FALSE DRAWER FRONTS.



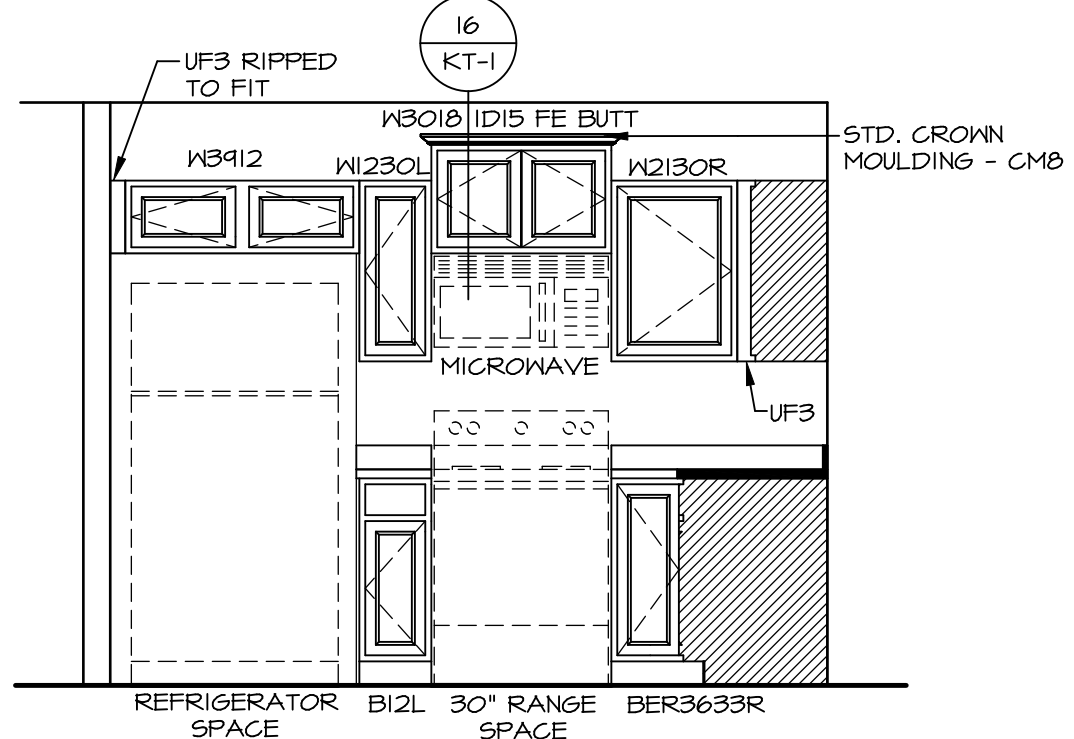
**1 KITCHEN CABINET PLAN / KC-3765**  
 SCALE: 3/8" = 1'-0"



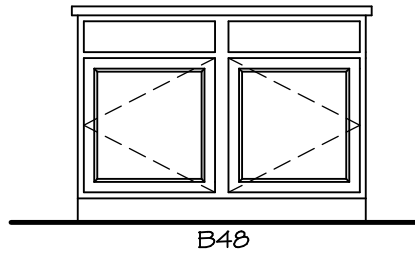
**2 KITCHEN COUNTERTOP PLAN KC-3765**  
 SCALE: 3/8" = 1'-0"



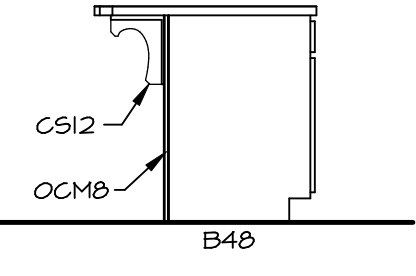
**A KITCHEN ELEVATION**  
 SCALE: 3/8" = 1'-0"



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



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



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

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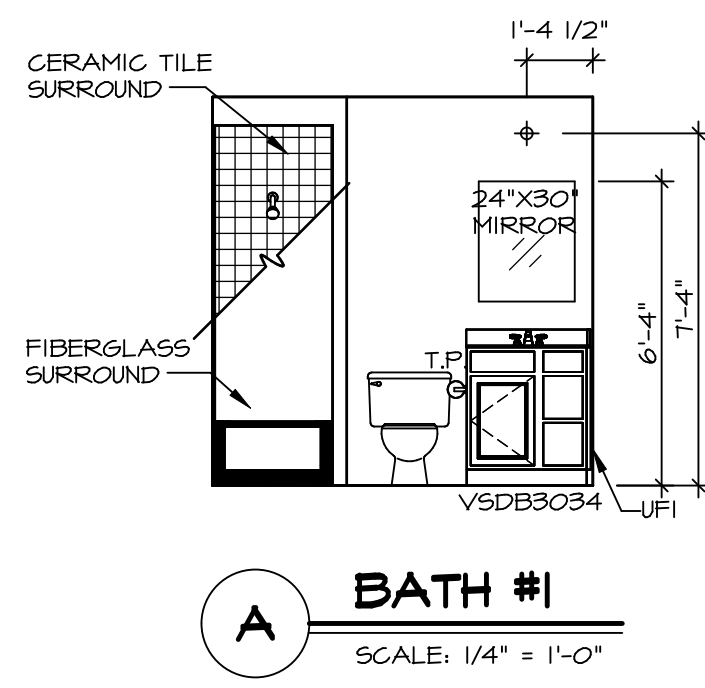


SET NO. 6BH00  
 VERSION 01  
 RELEASE NO. ----  
 DRAWN BY  
 DATE:  
 OPTION

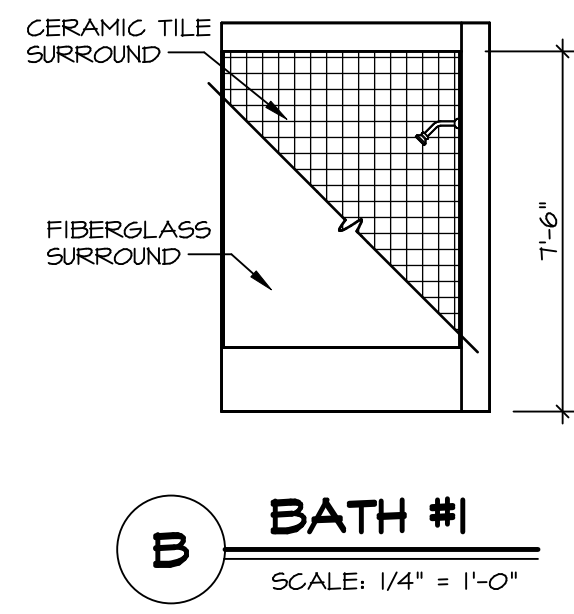
MODEL  
**GRAND BAHAMA**  
 DRAWING TITLE  
 KITCHENS  
 OPTION DESCRIPTION

SHEET NO.  
**A-11**  
 16

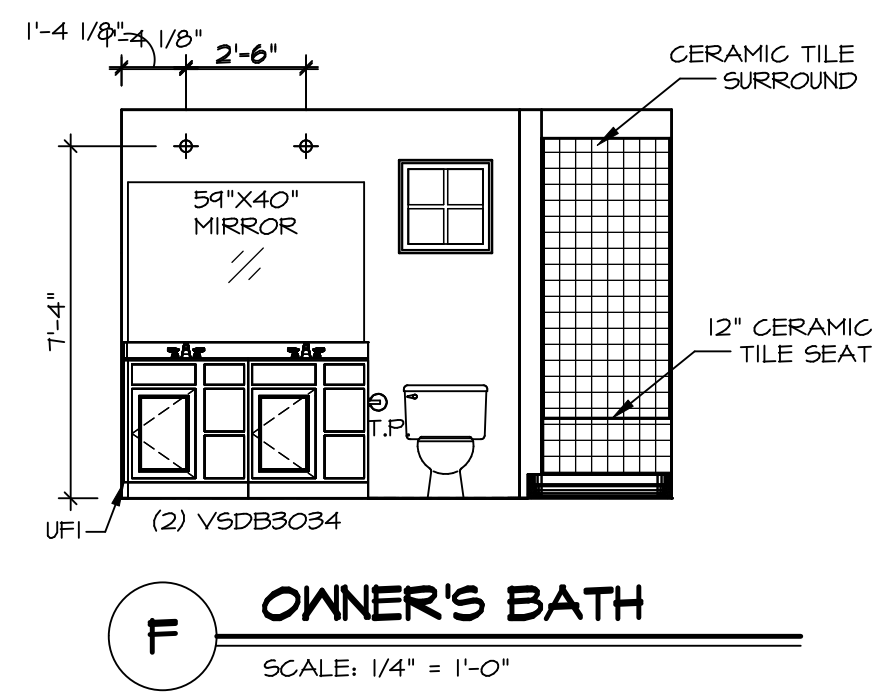
DIV-COMM-LOT-UNIT  
**DCY-S3-0306**  
 COMM-LOT  
 SAMYERS MILL - LIFESTYLE - 0306  
 STREET ADDRESS  
 6825 FIELDS WAY  
 CITY MIDDLETOWN STATE OH ZIP 45042



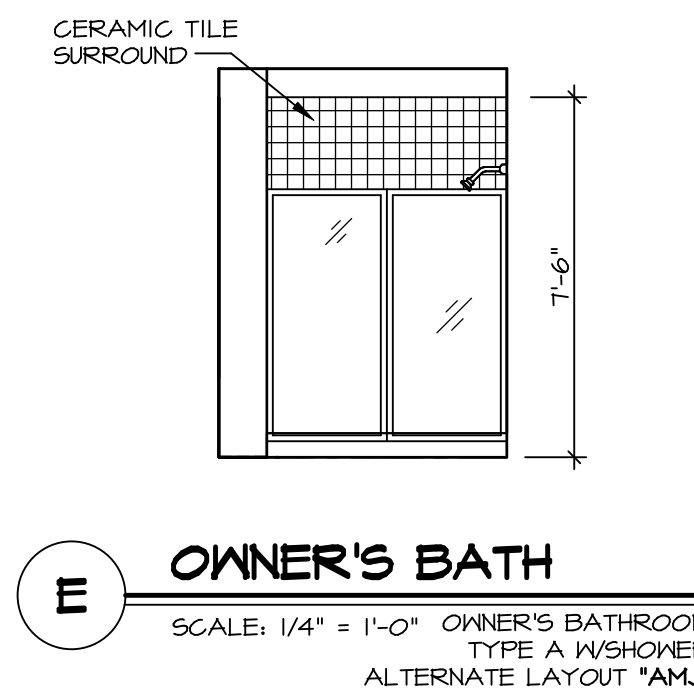
**A BATH #1**  
SCALE: 1/4" = 1'-0"



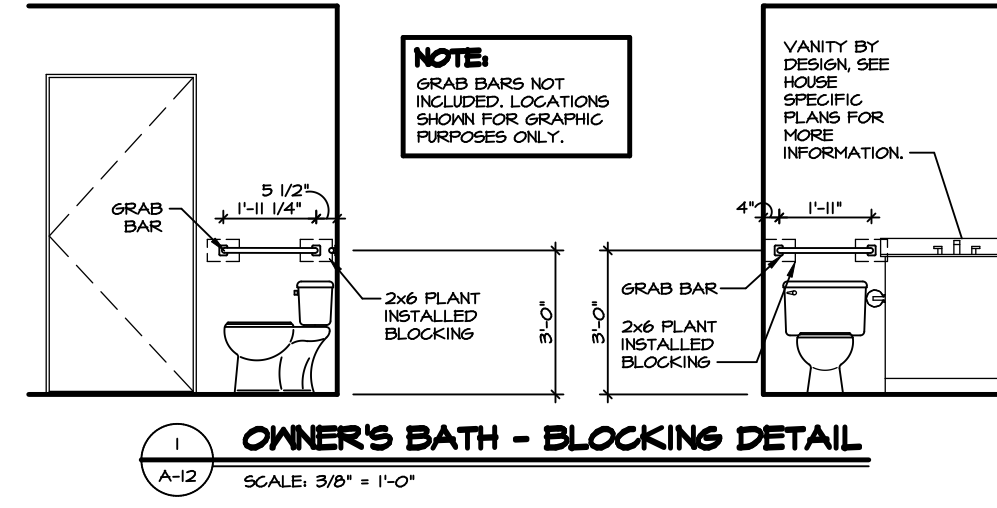
**B BATH #1**  
SCALE: 1/4" = 1'-0"



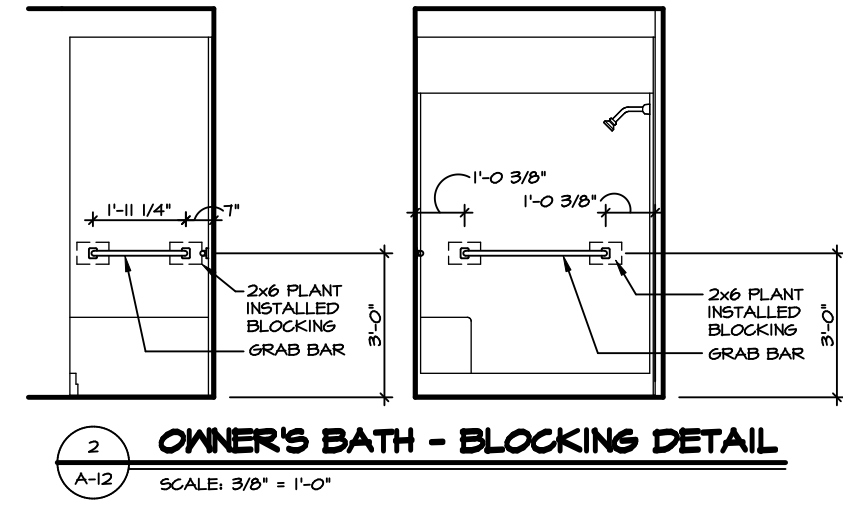
**F OWNER'S BATH**  
SCALE: 1/4" = 1'-0"



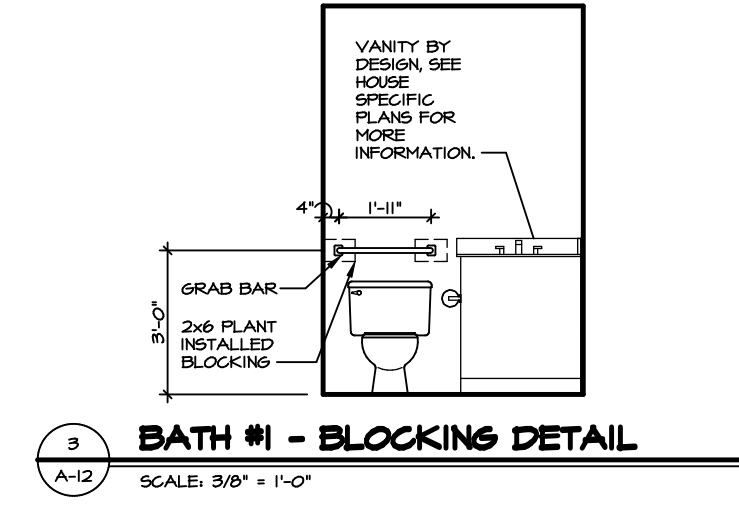
**E OWNER'S BATH**  
SCALE: 1/4" = 1'-0" OWNER'S BATHROOM TYPE A W/SHOWER ALTERNATE LAYOUT "AM1"



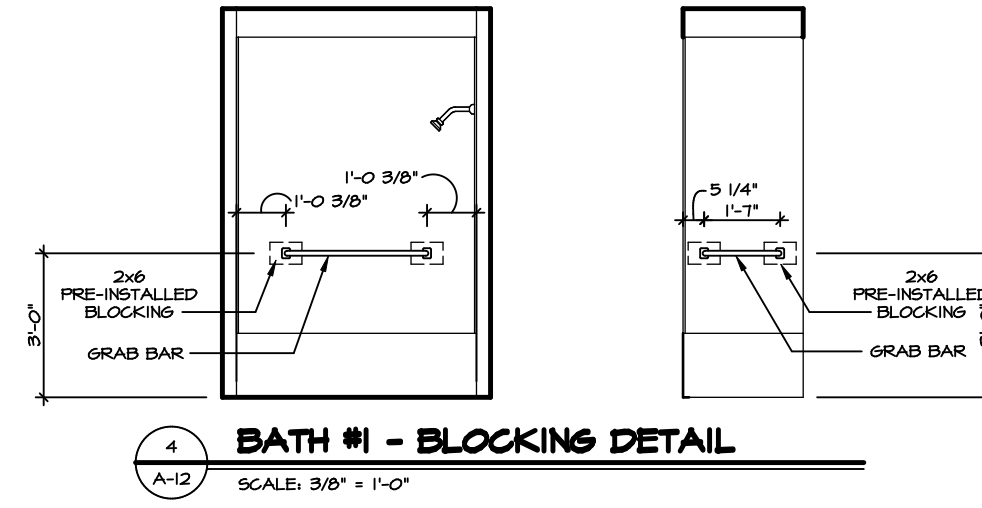
**1 OWNER'S BATH - BLOCKING DETAIL**  
SCALE: 3/8" = 1'-0"



**2 OWNER'S BATH - BLOCKING DETAIL**  
SCALE: 3/8" = 1'-0"



**3 BATH #1 - BLOCKING DETAIL**  
SCALE: 3/8" = 1'-0"



**4 BATH #1 - BLOCKING DETAIL**  
SCALE: 3/8" = 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. ALL BATH ELEVATIONS SHOWN PER PLAN.
4. ALL V5DB24-42 DRAWERS TO BE SET ON RIGHT HAND.

SHEET NO. **A-12**

MODEL **GRAND BAHAMA**  
DRAWING TITLE **BATH**  
OPTION DESCRIPTION

SET NO. **6EHO0**  
VERSION **01**  
RELEASE NO. **----**  
DRAWN BY  
DATE:  
OPTION

**NVR**  
NVR, Inc., Suite 100  
5285 Washburne, Frederick, MD 21703

DIV-COMM-LOT-UNIT  
**DCY-S3-0306**  
COMM-LOT  
SANTYERS MILL - LIFESTYLE - 0306  
STREET ADDRESS  
6825 FIELDS WAY  
CITY MIDDLETOWN STATE OH ZIP 45042

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