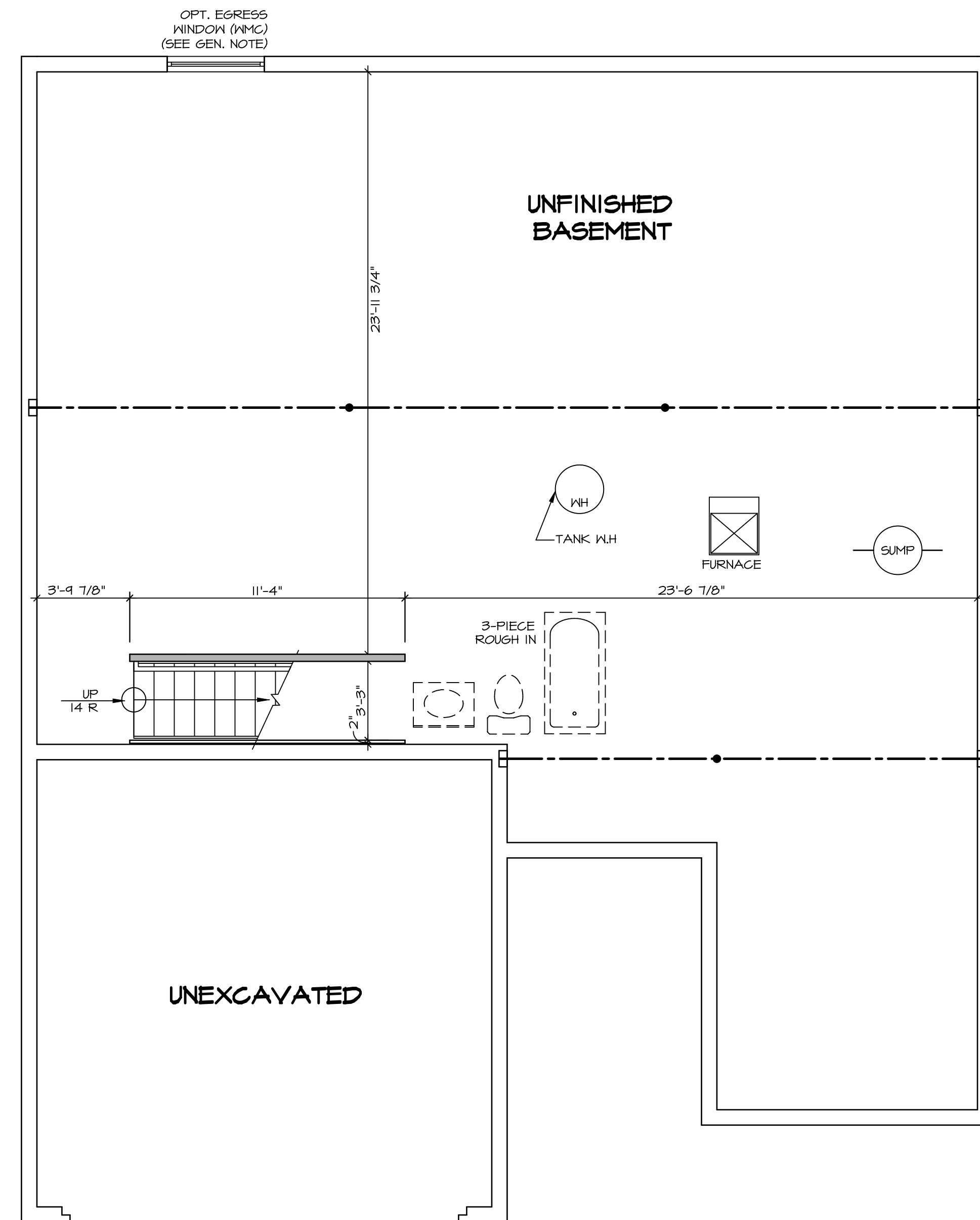


1
A-4 PLUMBING PLAN
SCALE: 1/4" = 1'-0"

SHEET NO. A-4	MODEL PLAN 1296	SET NO. P1296	REV. NO. 1	DATE 5/6/15	REMARKS
	DRAWING TITLE PLUMBING PLAN	VERSION 02	56A - PROTOTYPE MARKETING AND SPEC. REVISIONS		
OPTION DESCRIPTION	OPTION	DATE: 12/30/14			
13					

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5285 Washburne Rd.
Frederick, MD 21703

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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/ 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 WINDOWS HAVE 1'-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.
 - TANKED WATER HEATER SHOWN AS BASE CONDITION, OPTIONAL TANKLESS WATER HEATER IS AVAILABLE IN LIEU OF TANKED WATER HEATER.

GYPSUM NOTES

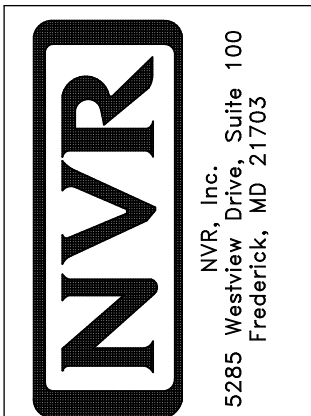
AT GARAGE:
GYPSUM BOARD AT COMMON WALLS, CEILING, BEAM WRAPS AND SUPPORTS PER STANDARD DETAIL FA-(b) FIRE ASSEMBLIES OR AS REQUIRED BY LOCAL CODE.

AT STAIRS:
1/2" GYPSUM BOARD AT UNDERSIDE OF STAIRS AND WALLS IN CLOSET

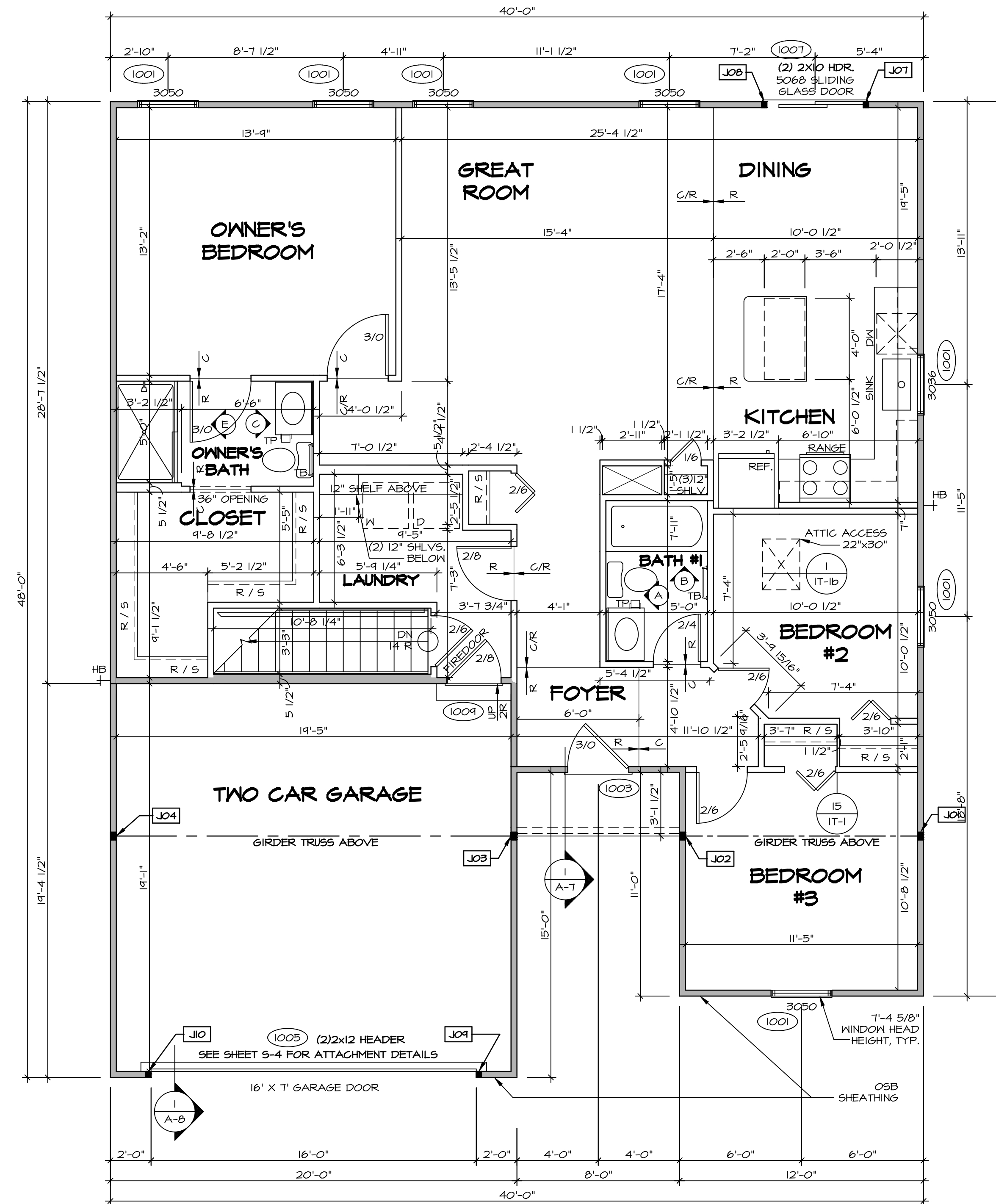
BASEMENT FLOOR PLAN
SCALE: 1/4" = 1'-0"

SHEET NO. A-5	MODEL PLAN 1296	DRAWING TITLE BASEMENT FLOOR PLAN	SET NO. P1296	VERSION 02	DRAWN BY SGA	DATE: 12/12/14	OPTION
			OPTION DESCRIPTION				
15							
REVISIONS							
REV. NO.	DATE	REMARKS					
1	5/6/15	SGA - PROTOTYPE MARKETING AND SPEC. REVISIONS					
2	9/14/17	RBP - UPDATED FLOOR PLAN NOTES					

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FIRST FLOOR JACK SCHEDULE				
IDENTIFIER	DESCRIPTION	OPTIONS	ENG. NUM.	FIELD INSTALLED
JO1	JACK - (3) 2X4 SFF STUD GRADE		1010	
JO2	JACK - (3) 2X4 SFF STUD GRADE		1010	
JO3	JACK - (3) 2X4 SFF STUD GRADE	FBA	1010	
JO4	JACK - (3) 2X4 SFF STUD GRADE	FBA	1010	
JO7	JACK - (2) 2X4 SFF STUD GRADE		1001	
JO8	JACK - (2) 2X4 SFF STUD GRADE		1001	
JO9	JACK - (2) 2X4 SFF STUD GRADE		1005	
JO10	JACK - (2) 2X4 SFF STUD GRADE		1005	



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

LEGEND

- BEARING WALL
- NON BEARING WALL
- JACKS
- BEAM/HEADER
- PAD FOOTING
- STEEL COLUMN
- 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.
 - ALL EXTERIOR WALLS TO BE 4" w/ OSB OR 3 1/2" w/ LAMINATED FIBROUS STRUCTURAL SHEATHINGS, ALL INTERIOR WALLS TO BE 5 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 T-0 1/2" HEADER HEIGHT UNLESS OTHERWISE NOTED.
 - ALL HEADERS IN NON-BEARING WALLS SHALL BE A SINGLE FLAT 2X4 OR 2X6 ATTACHED TO GRIPPLES 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, CEILING, 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

REMARKS

5/6/15 SGA - PROTOTYPE MARKETING AND SPEC. REVISIONS
8/7/17 BRN - UPDATED FLOOR PLAN NOTES
9/14/17 RPB - UPDATED FLOOR PLAN NOTES

REV. NO. DATE

1 5/6/15 SGA - PROTOTYPE MARKETING AND SPEC. REVISIONS
2 8/7/17 BRN - UPDATED FLOOR PLAN NOTES
3 9/14/17 RPB - UPDATED FLOOR PLAN NOTES

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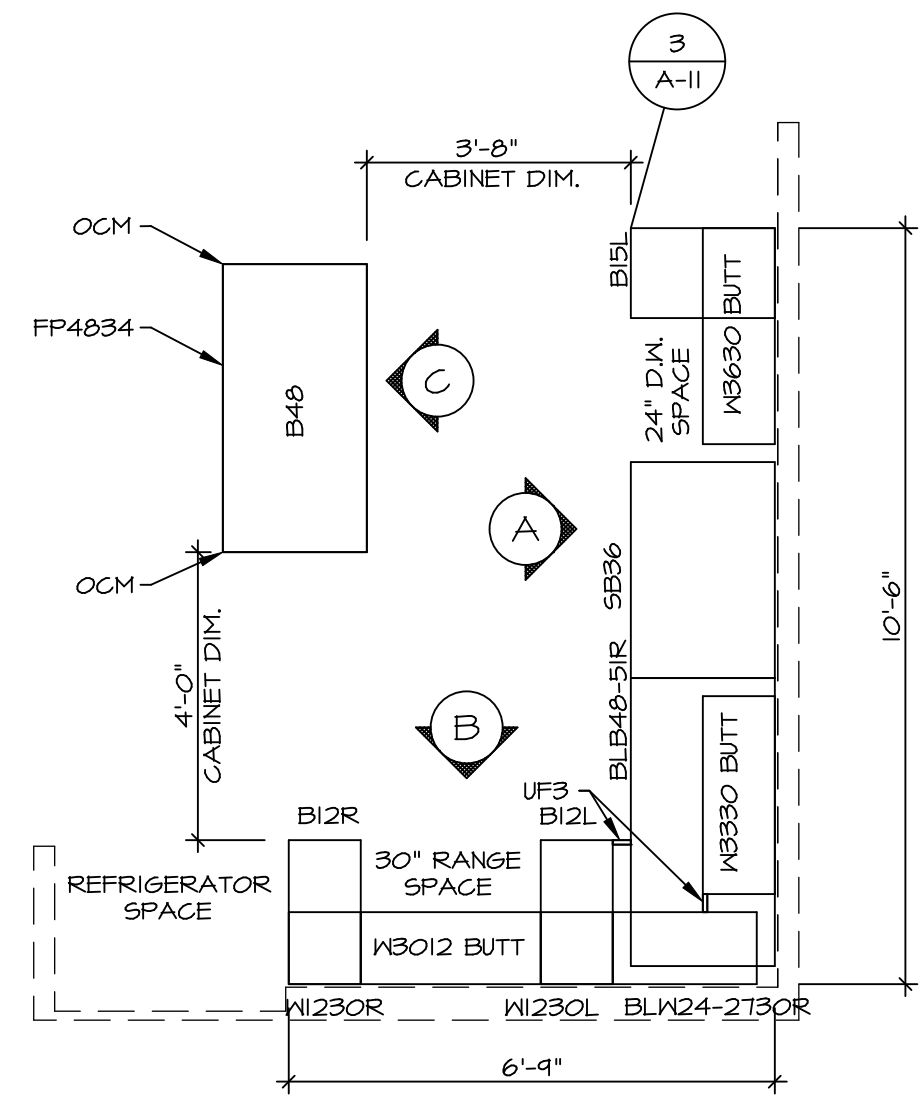
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SET NO. P1296
VERSION 02
DRAWN BY SGA
DATE: 12/14/14
OPTION

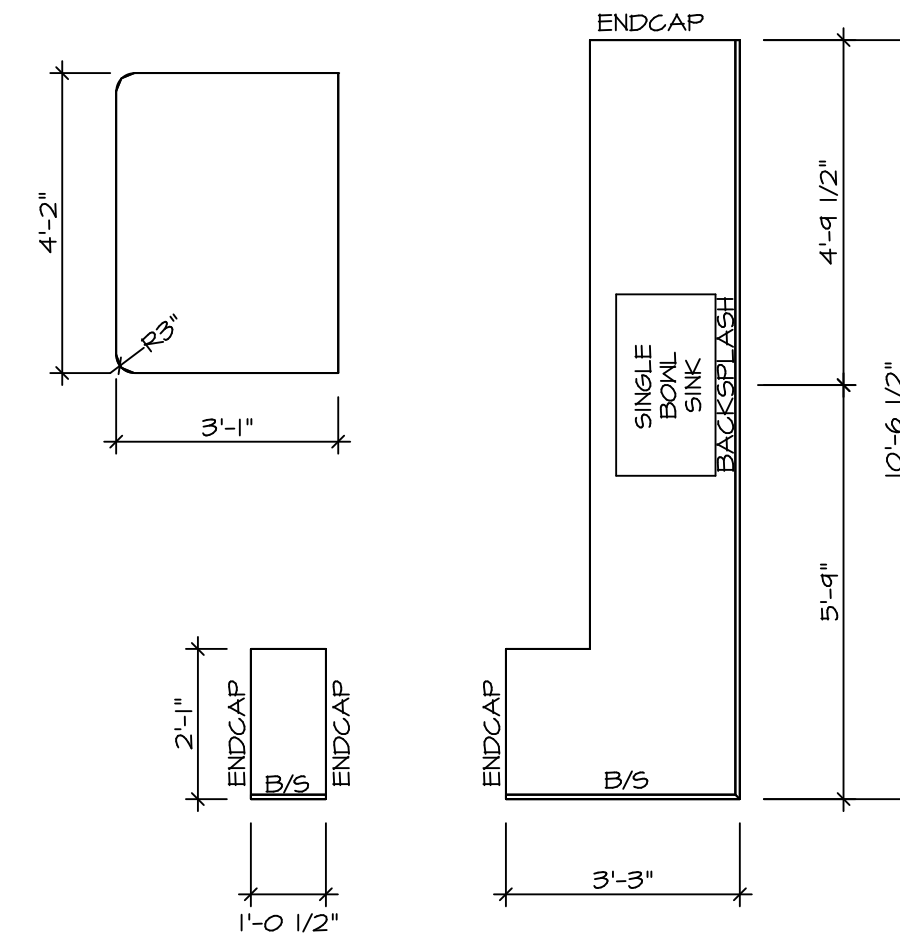
MODEL PLAN 1296
DRAWING TITLE FIRST FLOOR PLAN
OPTION DESCRIPTION

SHEET NO. A-6 16

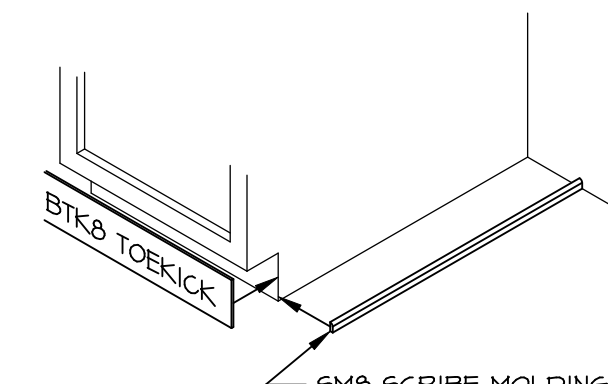
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KITCHEN CABINET PLAN / KC-3190
SCALE: 3/8" = 1'-0"
A-II

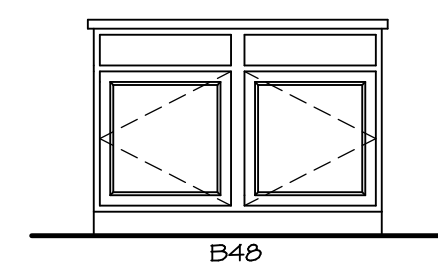


KITCHEN COUNTERTOP PLAN KT-3190
SCALE: 3/8" = 1'-0"
A-II

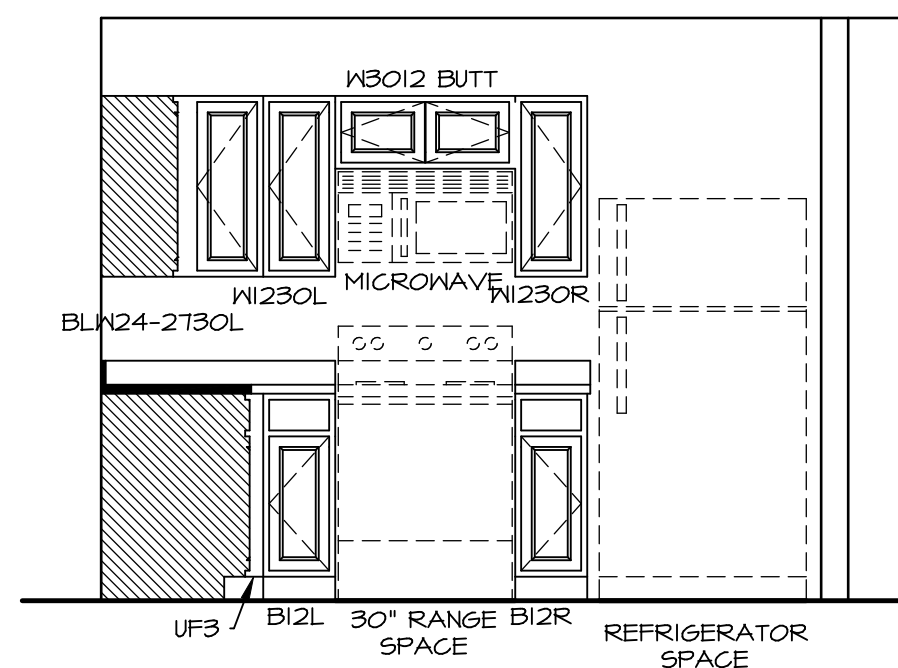


NOTE:
OMIT SMB SCRIBE
MOLDING AT
DISHWASHER SPACES

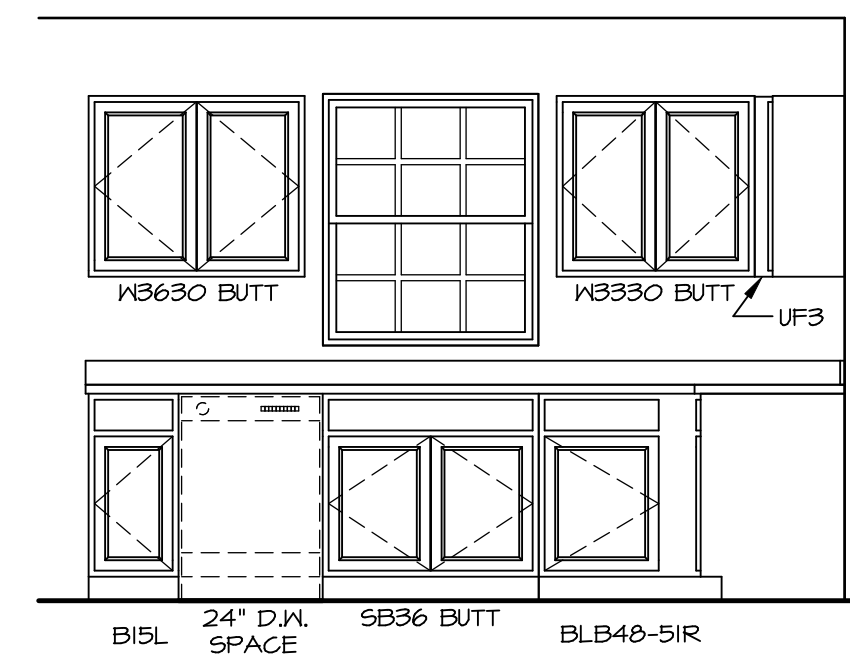
TOEKICK / SCRIBE DETAIL
SCALE: 3/4" = 1'-0"
A-II



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



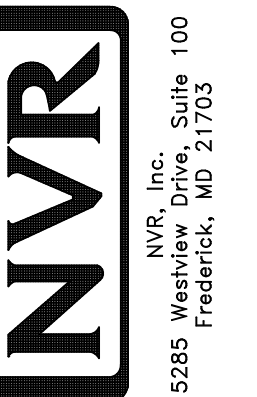
KITCHEN ELEVATION
SCALE: 3/8" = 1'-0"
A-II



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

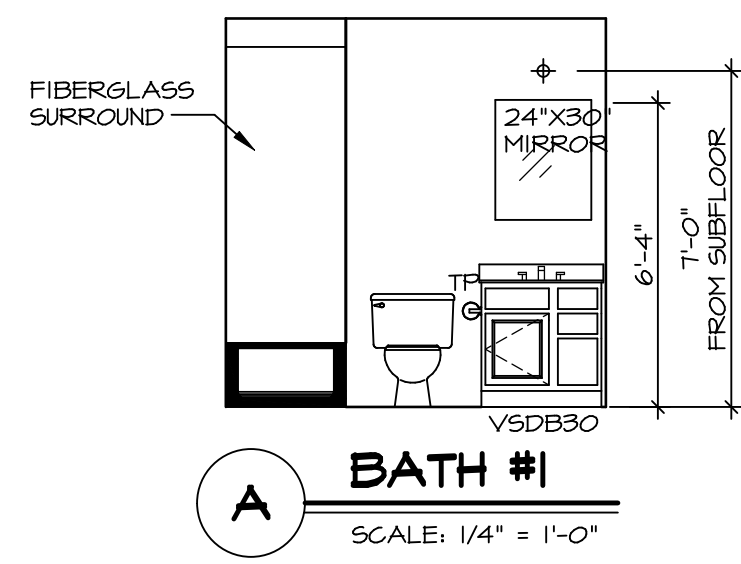
REV. NO.	DATE	REMARKS
1	5/6/15	56A - PROTOTYPE MARKETING AND SPEC. REVISIONS
2		

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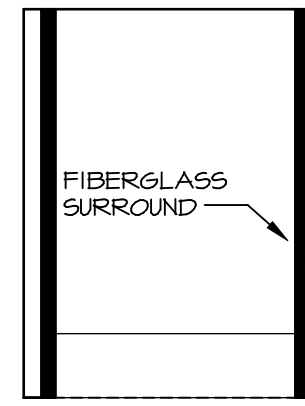


SET NO. P1296
VERSION 02
DRAWN BY RJC
DATE: 12/23/15
OPTION

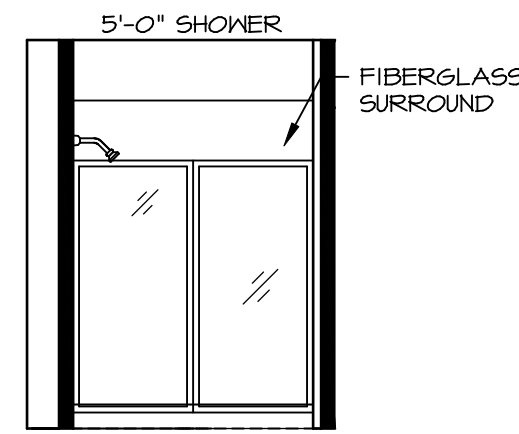
MODEL PLAN 1296
DRAWING TITLE KITCHENS
OPTION DESCRIPTION



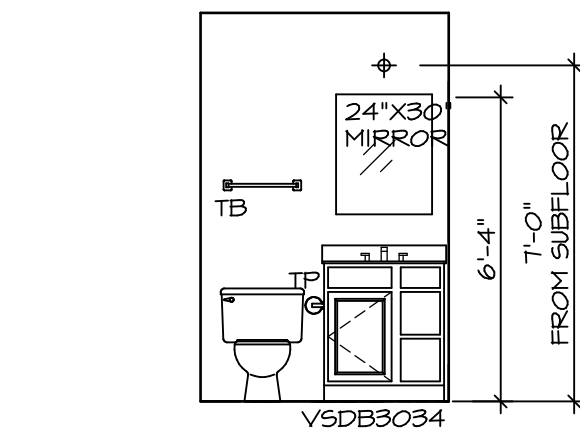
A BATH #1
SCALE: 1/4" = 1'-0"



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



E OWNER'S BATH
SCALE: 1/4" = 1'-0" OWNER'S BATHROOM SHOWER "AMA"

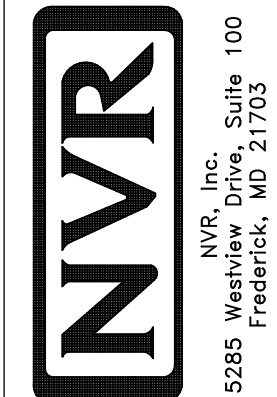


C OWNER'S BATH
SCALE: 1/4" = 1'-0"

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. ALL BATH ELEVATIONS ARE SHOWN PER PLAN.
4. ALL V5DB24-42 DRAWERS TO BE SET ON RIGHT HAND.

SHEET NO. A-12	MODEL PLAN 1296	SET NO. P1296	REV. NO. DATE	REMARKS
	DRAWING TITLE BATH ELEVATIONS	VERSION 02	1 5/6/15	
OPTION DESCRIPTION	OPTION	DRAWN BY SGA	5/6/15 SGA - PROTOTYPE MARKETING AND SPEC. REVISIONS	
		DATE: 12/19/14		
22				



SET NO. P1296
VERSION 02
DRAWN BY SGA
DATE: 12/19/14
OPTION

MODEL
PLAN 1296
DRAWING TITLE
BATH ELEVATIONS
OPTION DESCRIPTION
OPTION

SHEET NO.
A-12
22