

FOUNDATION NOTES - SLAB

1. FOUNDATION UNDER HABITABLE SPACE:
1.1. CONCRETE SLAB ON 6 MIL VAPOR BARRIER OVER SUB-BASE (SEE SPEC SHEET FOR SLAB NOTES)
2. FOUNDATION UNDER GARAGE:
2.1. UNEXCAVATED WITH CONCRETE SLAB ON VAPOR BARRIER OVER SUB-BASE (SEE SPEC SHEET FOR SLAB NOTES) OR
2.2. STRUCTURAL CONCRETE SLAB ON VAPOR BARRIER OVER SUB-BASE (SEE SPEC SHEET FOR SLAB NOTES)
3. SEE FOUNDATION HOLD DOWN SHEET FOR CONNECTION INFORMATION.
4. SLAB LEDGE LOCATIONS VARY W/ GRADE BEAM(S) ORIENTATION. SEE GS-1 FOR DETAILS.
5. THE DIRECTION OF THE ARROW IS THE DIRECTION OF REBAR, AS REQUIRED.
6. ALL FOOTINGS ARE PLAIN, UNREINFORCED CONCRETE UNLESS NOTES OTHERWISE.

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

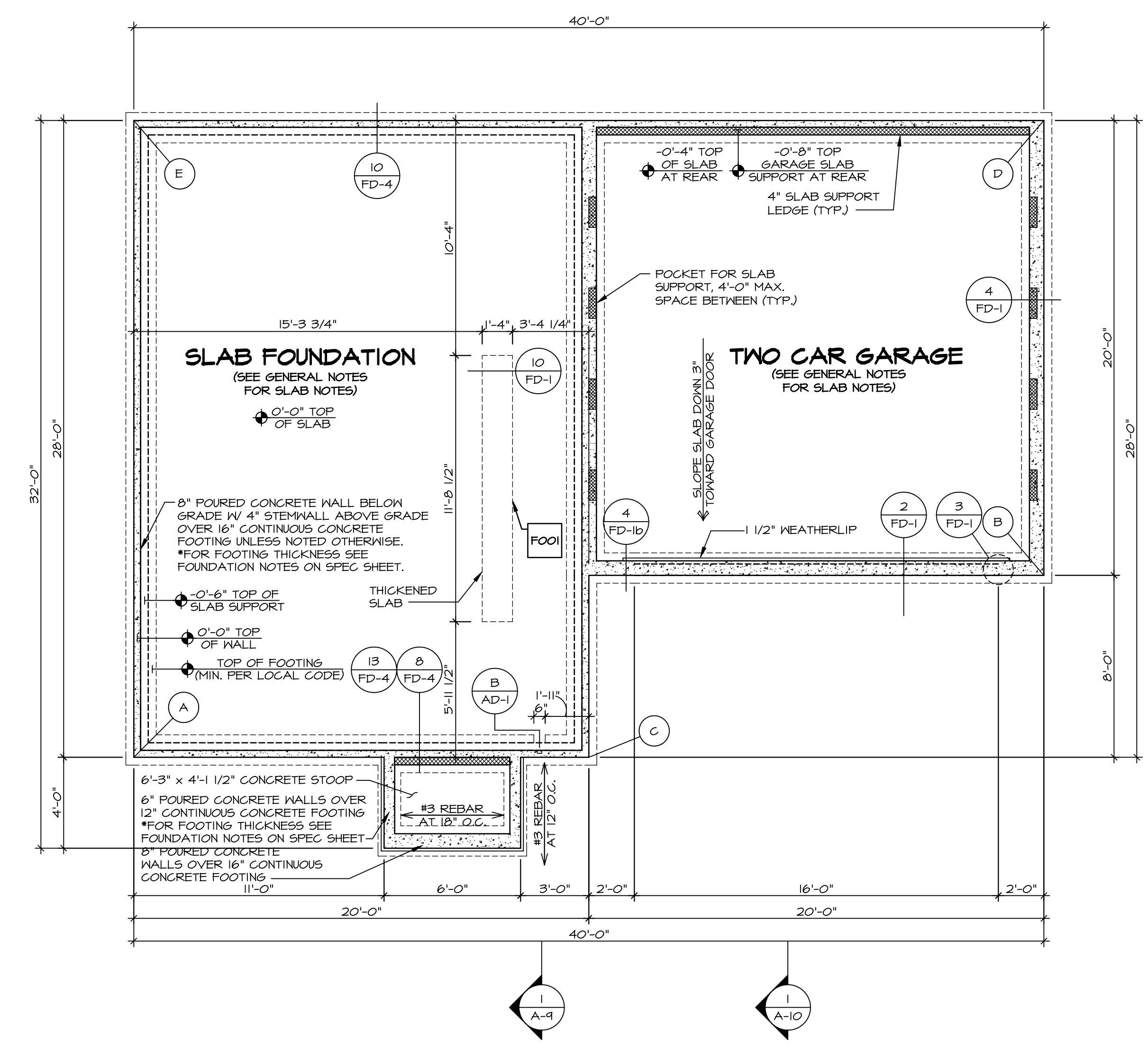
SEE FC DETAILS FOR FRAMING CONNECTORS

FOUNDATION DIAGONALS

A		B	
A	0"	A	40'-4 1/2"
B	40'-4 1/2"	B	0"
C	20'-0"	C	21'-6 1/2"
D	48'-4 24/32"	D	20'-0"
E	28'-0"	E	44'-8 21/32"

PAD FOOTING SCHEDULE

IDENTIFIER	LENGTH	WIDTH	HEIGHT	ENG. NUM.	REMARKS
FOOT	11'-8 1/2"	1'-4"	0'-8"	50001	



FOUNDATION PLAN
SCALE: 1/4" = 1'-0"

DCY-VC-5614

DIV-COMM-LOT-UNIT
COMM-LOT
STREET ADDRESS
CITY

MRIGHT LANDING - 5614
5020 MRIGHT PKY
DAYTON

APT. NO. ---
STATE OH
ZIP 45424

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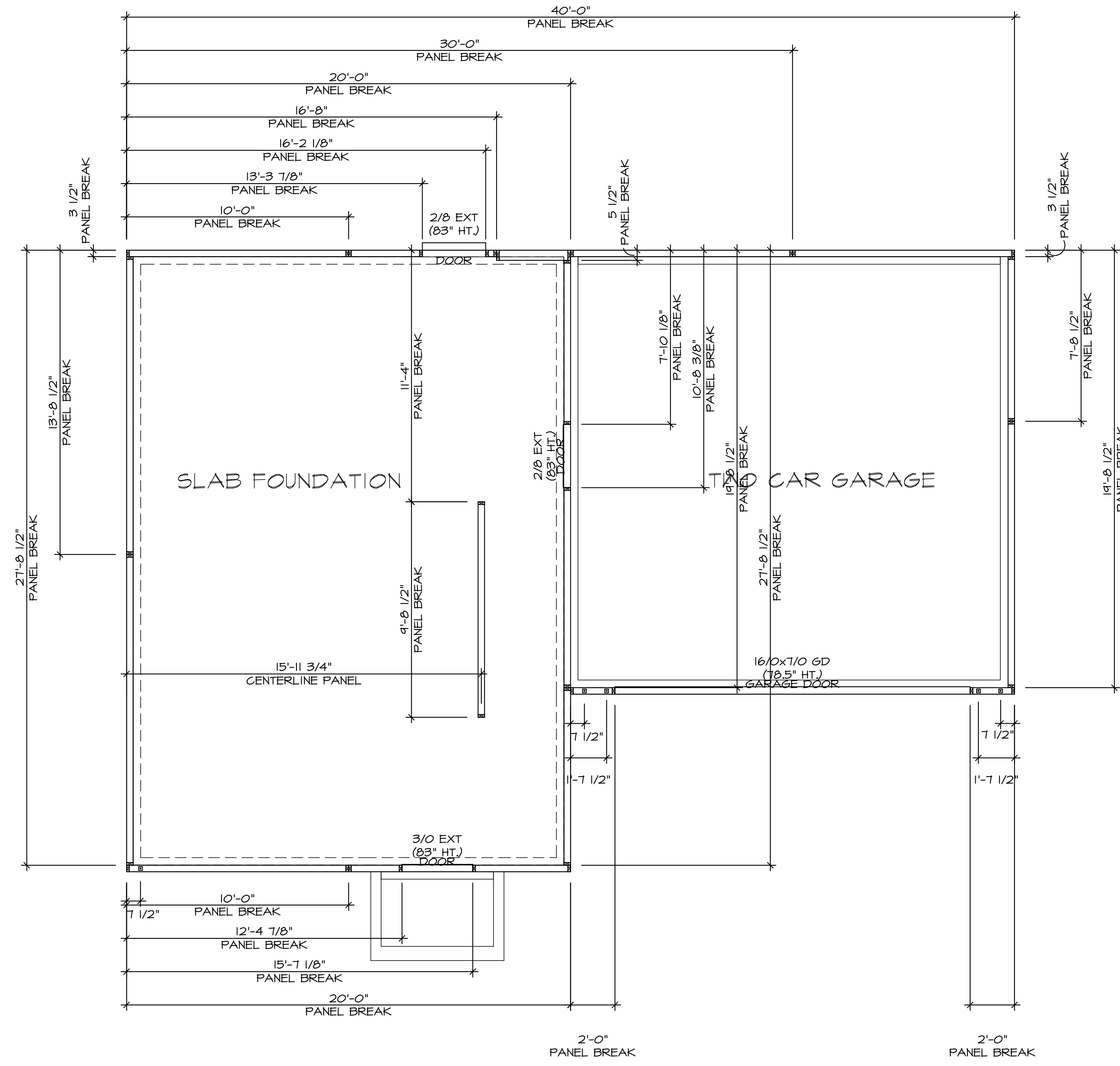
SET NO. ASP00
VERSION 01
DRAWN BY
DATE:
OPTION
FSA

MODEL
ASPEN
DRAWING TITLE
FOUNDATION PLAN
OPTION DESCRIPTION
SLAB FOUNDATION

SHEET NO.
A-3

5

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FOUNDATION HOLD DOWN DETAILS
 SCALE: 1/4" = 1'-0"

HOLD DOWN NOTES	
REFER TO DETAIL (H/FD-1) FOR HOLD DOWN OFFSET DIMENSIONS. REFER TO DETAIL (I2/FD-1) FOR HOLD DOWNS ON CMU BLOCK.	
	1. ALL PANELS GREATER THAN 24" SHALL HAVE AN ANCHOR WITHIN 12" OF THE PANEL BREAKS / ENDS. (SEE DETAIL SHEET FF-1 FOR MORE INFORMATION ON ANCHOR DETAILS)
STRAP 	1. STRAP: a. ON FOUNDATION USE (5THD14) b. ON FLOOR SYSTEM USE (5THD14R.L.) 2. ALL OTHER HOLD DOWN SEE DETAIL (MB-2) FOR MORE INFORMATION. 3. STRAP LOCATION ON PLANS SHOWN BY DASHED DIMENSION TO CENTER OF STUDS
OR	
BOLT 	1. 5/8"φ THREADED ROD 2. ALL OTHER HOLD DOWN SEE DETAIL (MB-2) FOR MORE INFORMATION. 3. BOLT LOCATION ON PLANS SHOWN BY SOLID DIMENSION TO CENTER OF BOLT

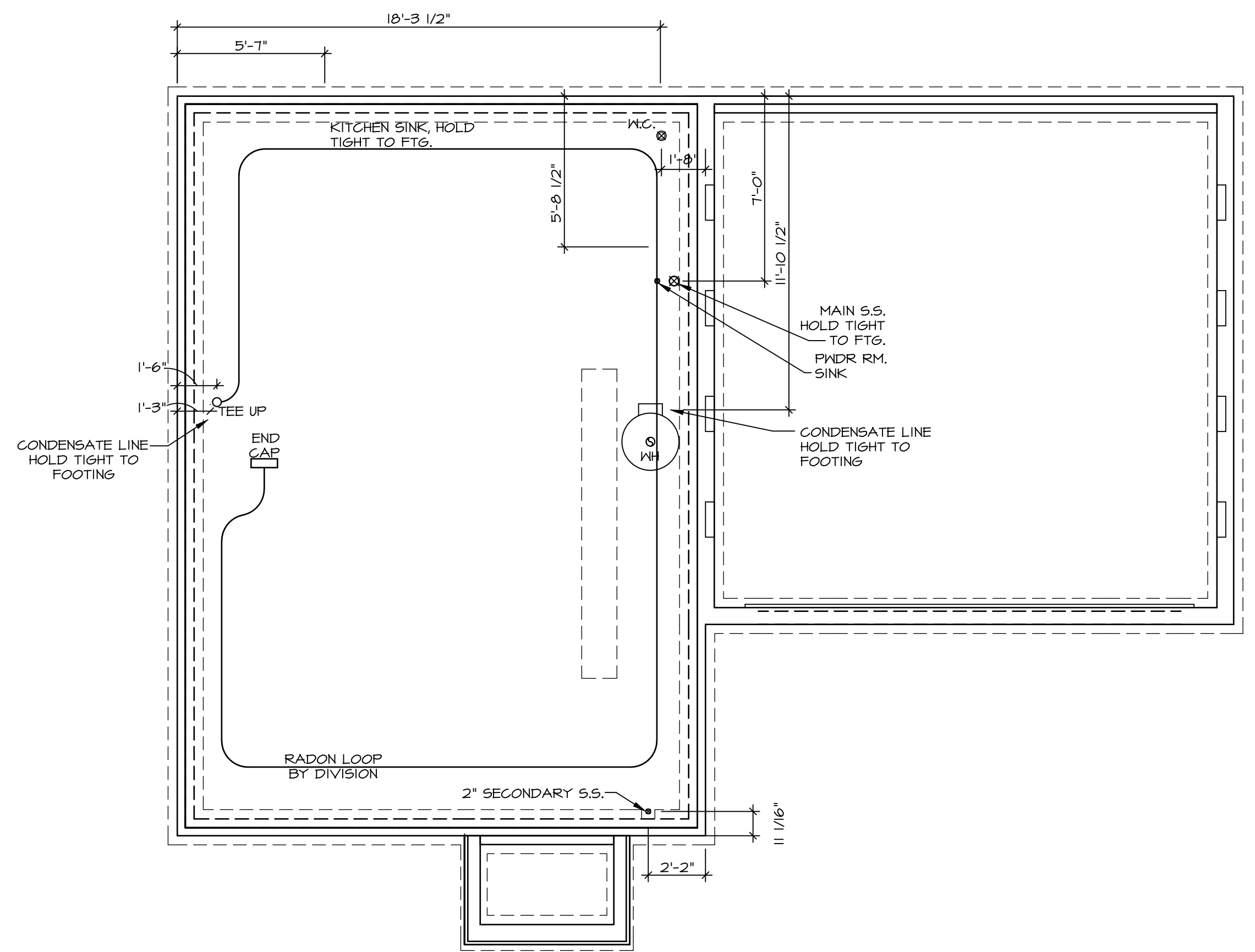
SHEET NO. A-4	MODEL ASPEN	SET NO. ASPOO VERSION 01 DRAWN BY DATE: OPTION	DIV-COMM-LOT-UNIT DCY-VC-5614 COMM-LOT WRIGHT LANDING - 5614 STREET ADDRESS 5020 WRIGHT AVE CITY DAYTON	STATE OH ZIP 45424	APT. NO. DRAWING NO. 6
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NOTE
 RADON REMEDIATION
 RADON LOOP:
 - (4") PERFORATED HDPE "LOOP"
 - MUST BE PLACED IN STONE BED SLIGHTLY HIGHER THAN ANY INTERIOR DRAINTILE
 - LOOP TO BE SEPARATE FROM ANY DRAINTILE ELEMENTS
 - TO BE CORRUGATED HDPE PIPE
 - SCREENS TO BE INSTALLED THROUGH LOOP AT TEE UP INTO STACK
 STACK REQUIREMENTS:
 - 3" PVC STACK (4" IF BASEMENT IS GREATER THAN 2200 SQFT.)
 - NO PART OF STACK IS TO BE HORIZONTAL (45° ELBOWS PERMITTED AS REQUIRED)
 - PIPE TO BE PHYSICALLY LABELED IN THE FIELD AS "RADON VENT" OR OTHER JURISDICTIONALLY REQUIRED LANGUAGE (ON EVERY LEVEL OF HOUSE)
 - ROOF TERMINATION TO BE IN TOP 1/3 OF ROOF
 - SCREEN OR VENT CAP INSTALLED TO KEEP PESTS OUT OF RADON VENT AT ROOF TERMINATION.



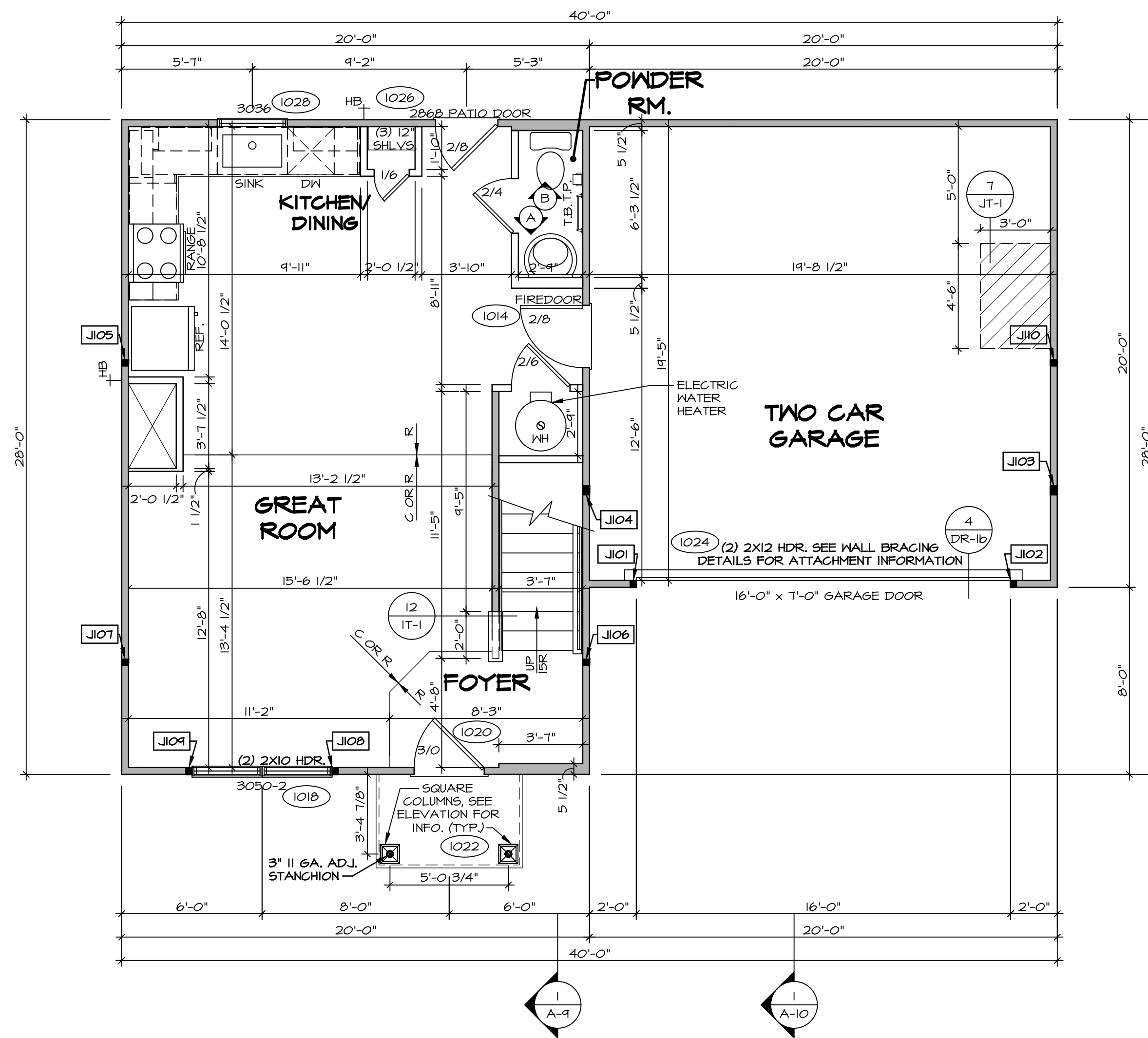
PLUMBING PLAN
 SCALE: 1/4" = 1'-0"

SHEET NO. A-5	MODEL ASPEN	SET NO. ASPOO	OPTION DESCRIPTION 7
	DRAWING TITLE PLUMBING PLAN	VERSION 01	
DIV-COMM-LOT-UNIT DCY-VC-5614		DRAWN BY _____	
COMM-LOT WRIGHT LANDING - 5614		DATE: _____	
STREET ADDRESS 5020 WRIGHT AVE		OPTION _____	
CITY DAYTON		STATE OH	
ZIP 45424		APPT. NO. ----	

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FIRST 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
	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 BEARINGS, 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 CEILING. ALL DROPPED CEILING 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 "11" 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-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	ENG. NUM.	REMARKS
J101	JACK - (2) 2X4 SFF STUD GRADE	1024	
J102	JACK - (2) 2X4 SFF STUD GRADE	1024	
J103	JACK - (3) 2X4 SFF#1	1016	
J104	JACK - (3) 2X4 SFF#1	1016	
J105	JACK - (2) 2X4 SFF STUD GRADE	1012	
J106	JACK - (2) 2X4 SFF STUD GRADE	1012	
J107	JACK - (2) 2X4 SFF STUD GRADE	1012	
J108	JACK - (2) 2X4 SFF STUD GRADE	1012	
J109	JACK - (2) 2X4 SFF STUD GRADE	1012	
J110	JACK - (2) 2X4 SFF STUD GRADE	1012	

DIV-COMM-LOT-UNIT
 COMM-LOT
 STREET ADDRESS
 CITY STATE OH
 DAYTON OH 45424

DCY-VC-5614

PROJECT LANDING - 5614

SHEET NO.
A-7
 OPTION DESCRIPTION
 9

MODEL: ASPEN
DRAWING TITLE: FIRST FLOOR PLAN
OPTION DESCRIPTION: 9

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SET NO. ASPOO
VERSION 01
DRAWN BY
DATE:
OPTION

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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

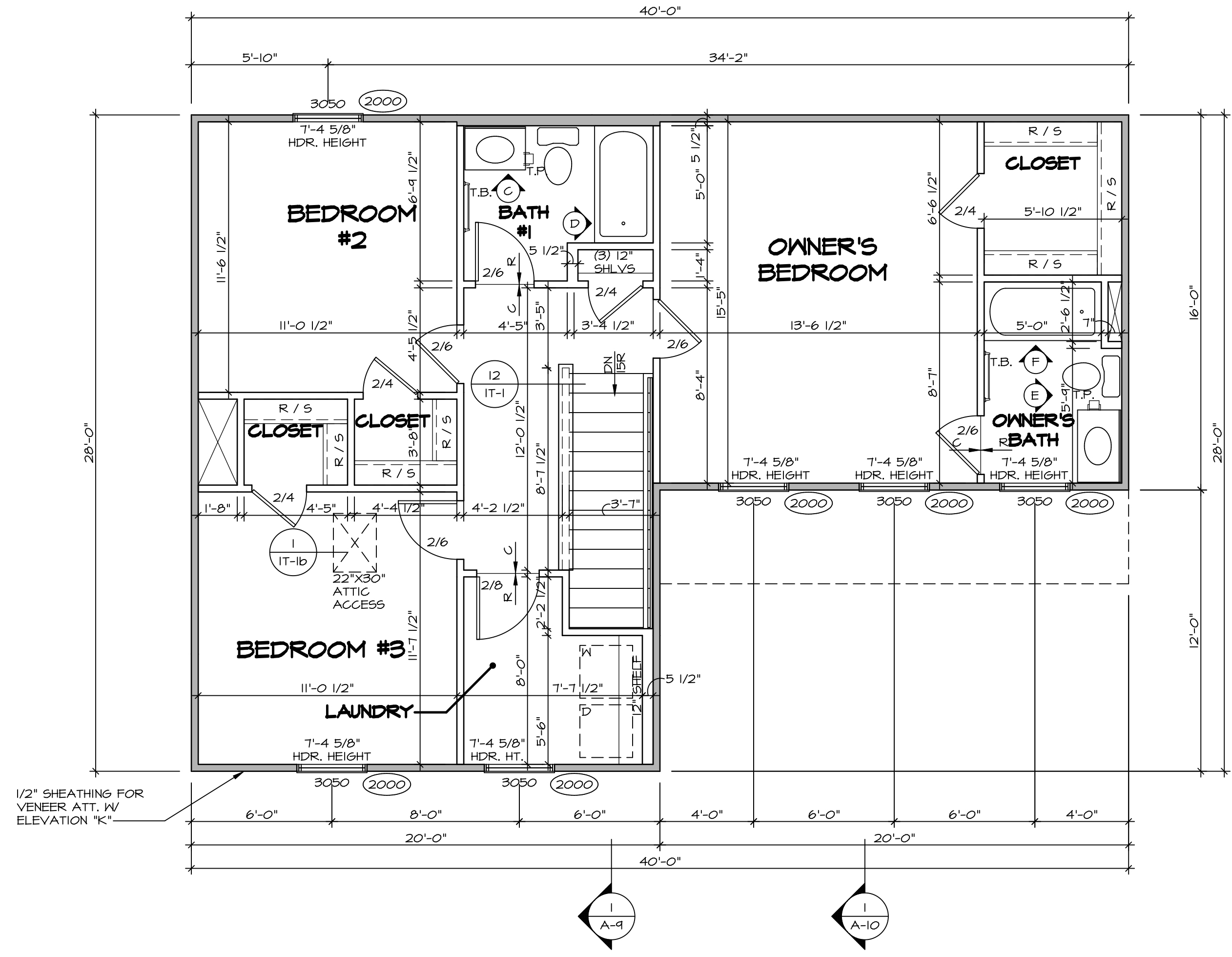
SEE FC DETAILS FOR FRAMING CONNECTORS

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 BEARINGS, 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 CEILING. ALL DROPPED CEILING 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 "11" 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 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-1(b) FIRE ASSEMBLIES OR AS REQUIRED BY LOCAL CODE.
- AT STAIRS:**
1/2" GYPSUM BOARD AT UNDERSIDE OF STAIRS AND WALLS IN CLOSET



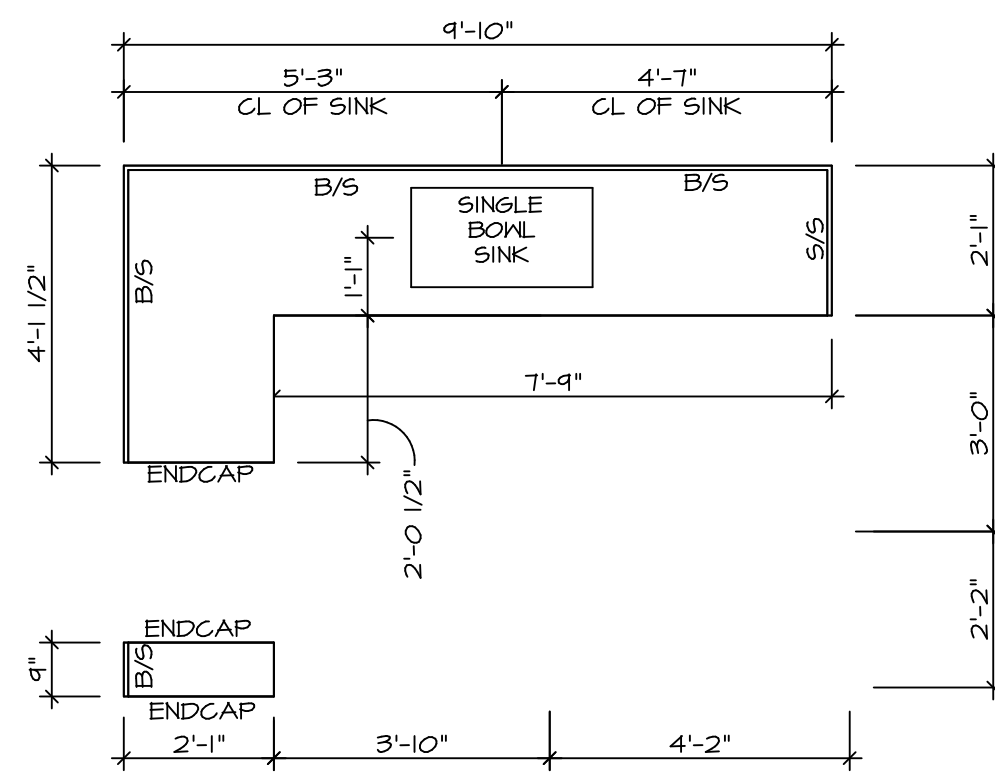
SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"

SHEET NO. A-8	MODEL ASPEN	SET NO. ASPOO	DIV-COMM-LOT-UNIT DCY-VC-5614
	DRAWING TITLE SECOND FLOOR PLAN	VERSION 01	
OPTION DESCRIPTION 10	DATE:	STREET ADDRESS 5020 WRIGHT PKY	CITY DAYTON
	OPTION	STATE OH	
DRAWN BY		APT. NO.	ZIP 45424

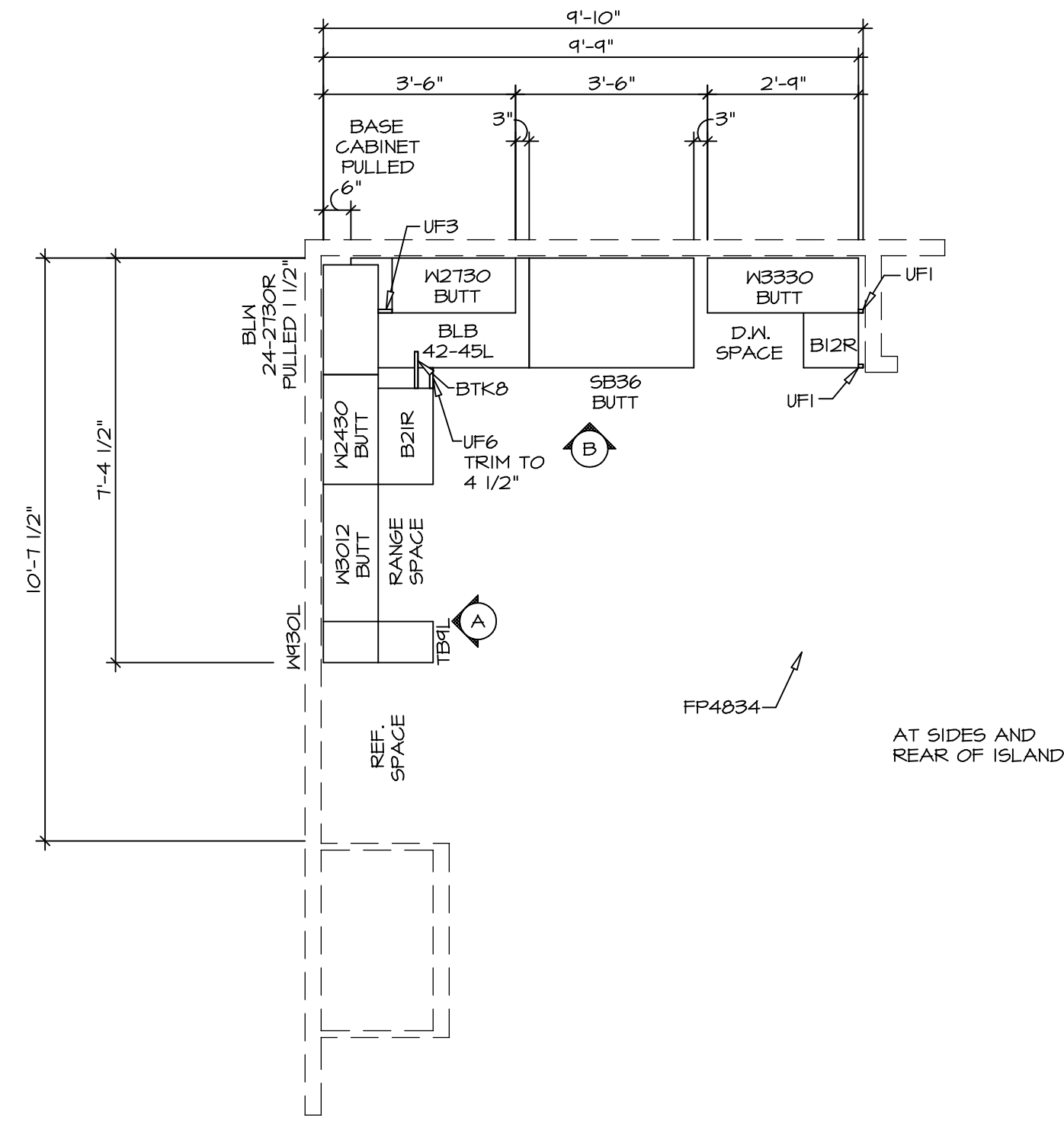
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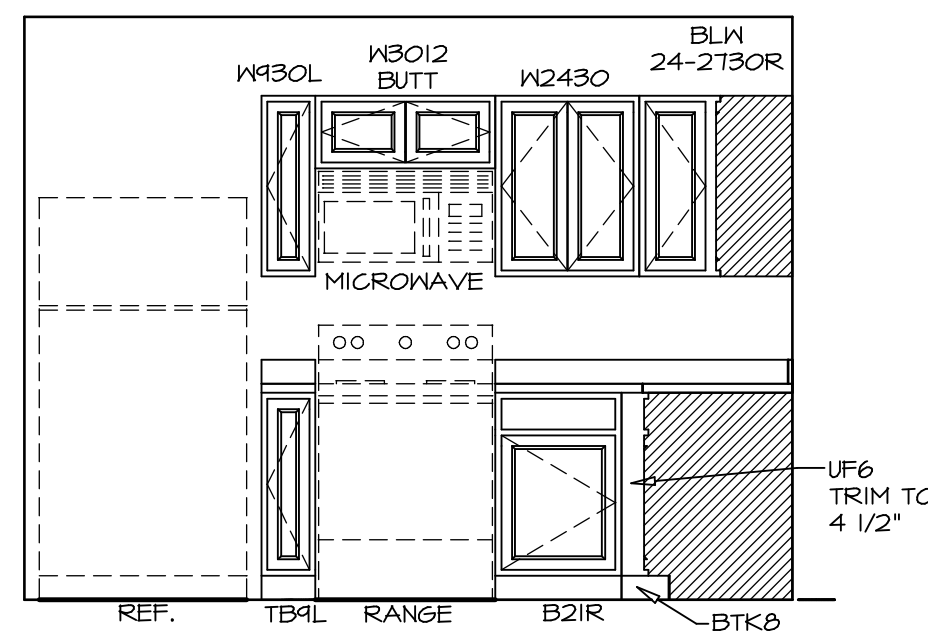
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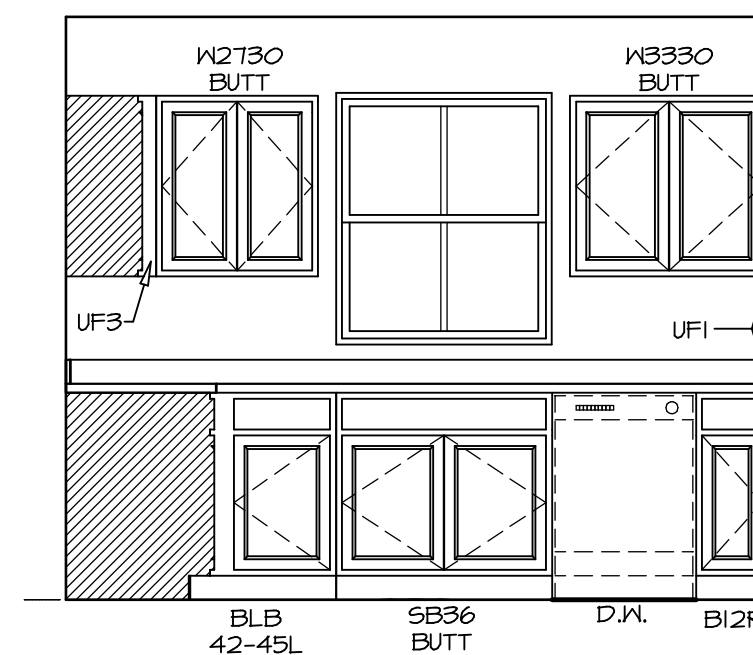
2 **KITCHEN COUNTERTOP PLAN KC - 3639**
 SCALE: 3/8" = 1'-0"



1 **KITCHEN CABINET PLAN KC - 3639**
 SCALE: 3/8" = 1'-0"



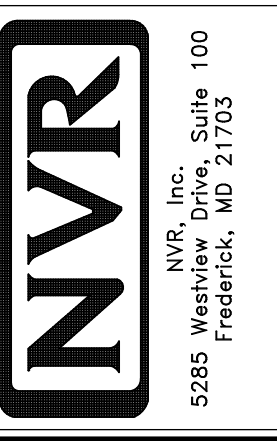
A **ELEVATION**
 SCALE: 3/8" = 1'-0"



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

NOTES:
 1. CABINET LAYOUT(S) ARE BASED ON FINISHED DIMENSIONS TO DRYWALL.
 2. IF KITCHEN PLANS/ELEVATIONS CALL-OUT STANDARD MOULDING, REFER TO STANDARD DETAIL (1/KT-1) FOR REPLACEMENT BASED ON CABINET STYLE.
 3. ALL (UF*) FILLERS ARE TO BE "TRIM TO FIT".

MODEL	ASPEN
DRAWING TITLE	KITCHEN PLAN
OPTION DESCRIPTION	



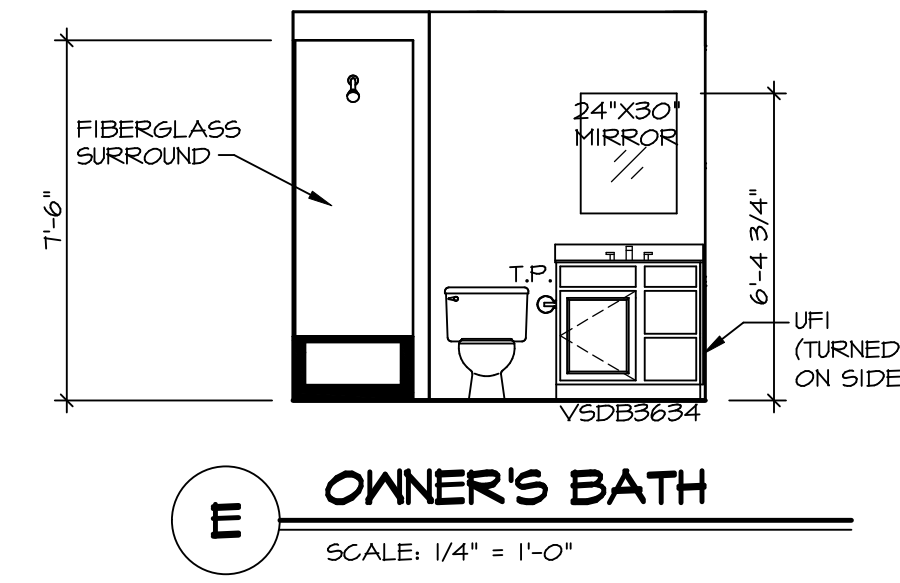
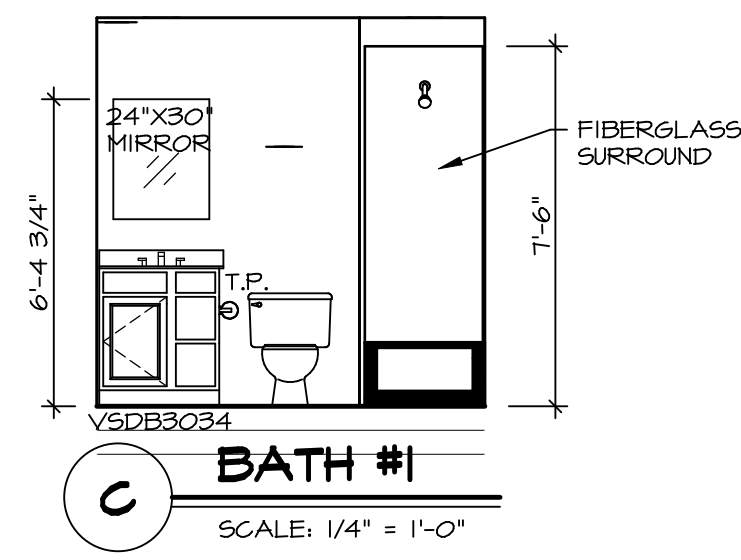
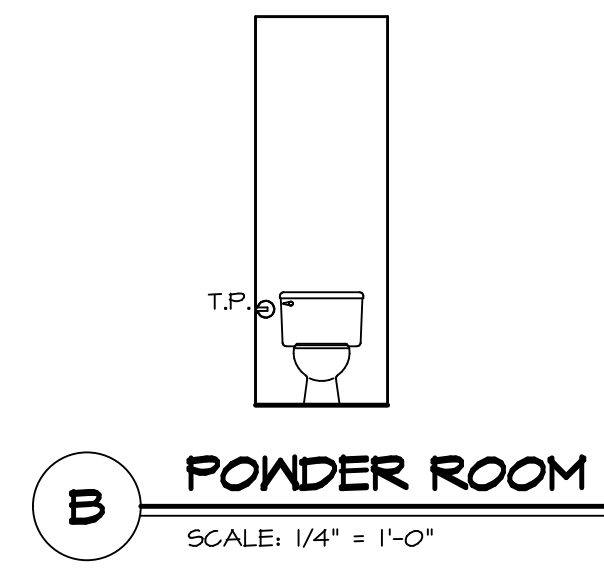
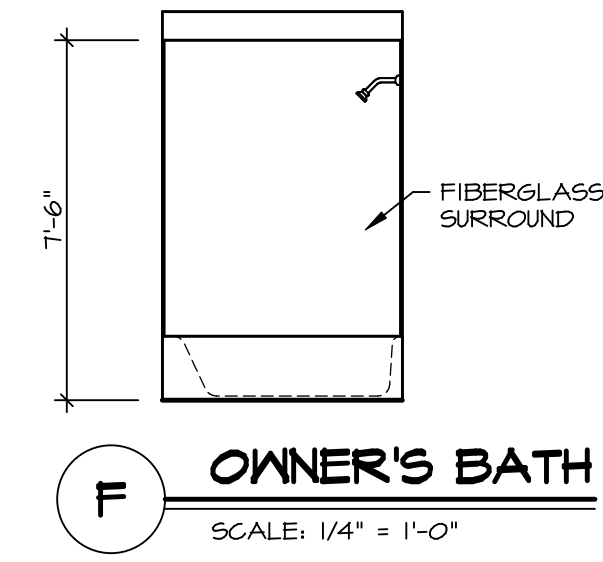
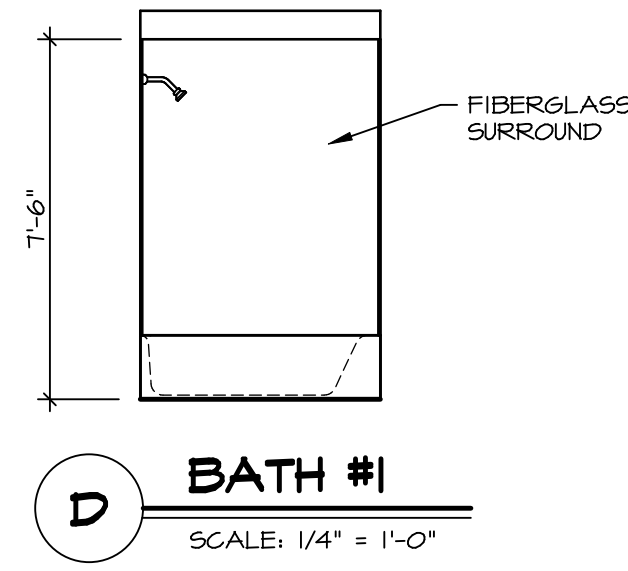
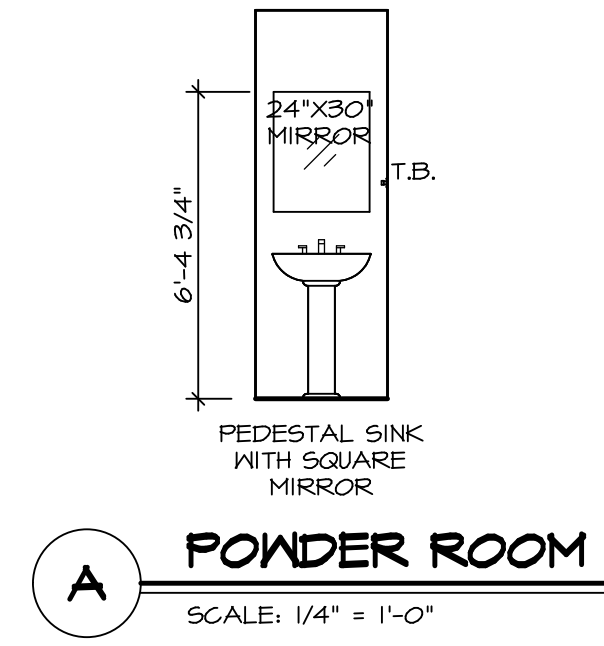
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DIV-COMM-LOT-UNIT	DCY-VC-5614
COMM-LOT	WRIGHT LANDING - 5614
STREET ADDRESS	5020 WRIGHT PKY
CITY	DAYTON
STATE	OH
ZIP	45424

SHEET NO.	A-12
DATE	
OPTION	

NOTES:

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



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MODEL	ASPEN
DRAWING TITLE	BATH ELEVATIONS
OPTION DESCRIPTION	

SHEET NO. **A-13**
15

SET NO. ASP00
VERSION 01
DRAWN BY
DATE:
OPTION

DIV-COMM-LOT-UNIT
DCY-VC-5614
COMM-LOT
MIRIGHT LANDING - 5614
STREET ADDRESS
5020 MRIGHT PKY
CITY DAYTON
STATE OH
ZIP 45424
APT. NO. -----