

VG 740

2121 LANCE CREEK CT
CENTERVILLE, OH 45458

2 Story Basement

Full bath basement

2 showers

2 tubs

WATER SOFTENER ROUGH-IN - HOSE BIB RAN SEPERATELY

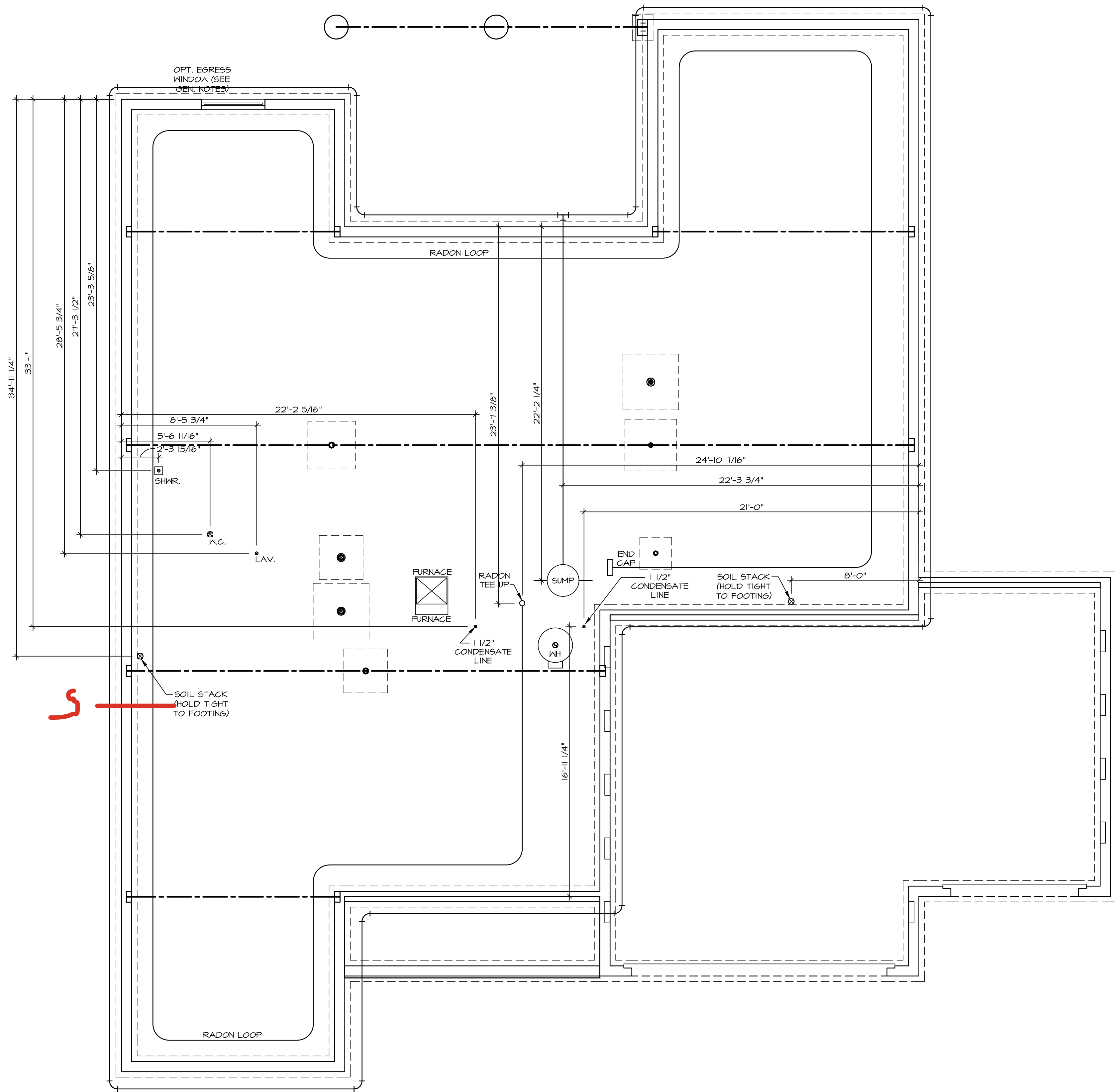
2 hose bibs - valves required

AA valve on kitchen sink

ice maker

50 Gal Electric - Mixing Valve

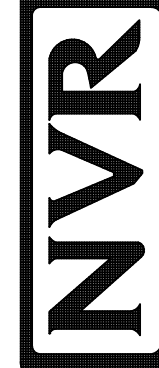
Gas Furnace



- PLUMBING NOTES:**
RADON REMEDIATION
RADON LOOP:
- (4") PERFORATED "LOOP"
 - MUST BE PLACED IN STONE BED SLIGHTLY HIGHER THAN ANY INTERIOR DRAINTILE
 - LOOP TO BE SEPARATE FROM ANY DRAINTILE ELEMENTS
 - TO BE CORRUGATED 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 SAVANNAH	SET NO. SVN00
	DRAWING TITLE PLUMBING	VERSION 02
10	OPTION DESCRIPTION	RELEASE NO. ----
		DRAWN BY
		DATE:
		OPTION

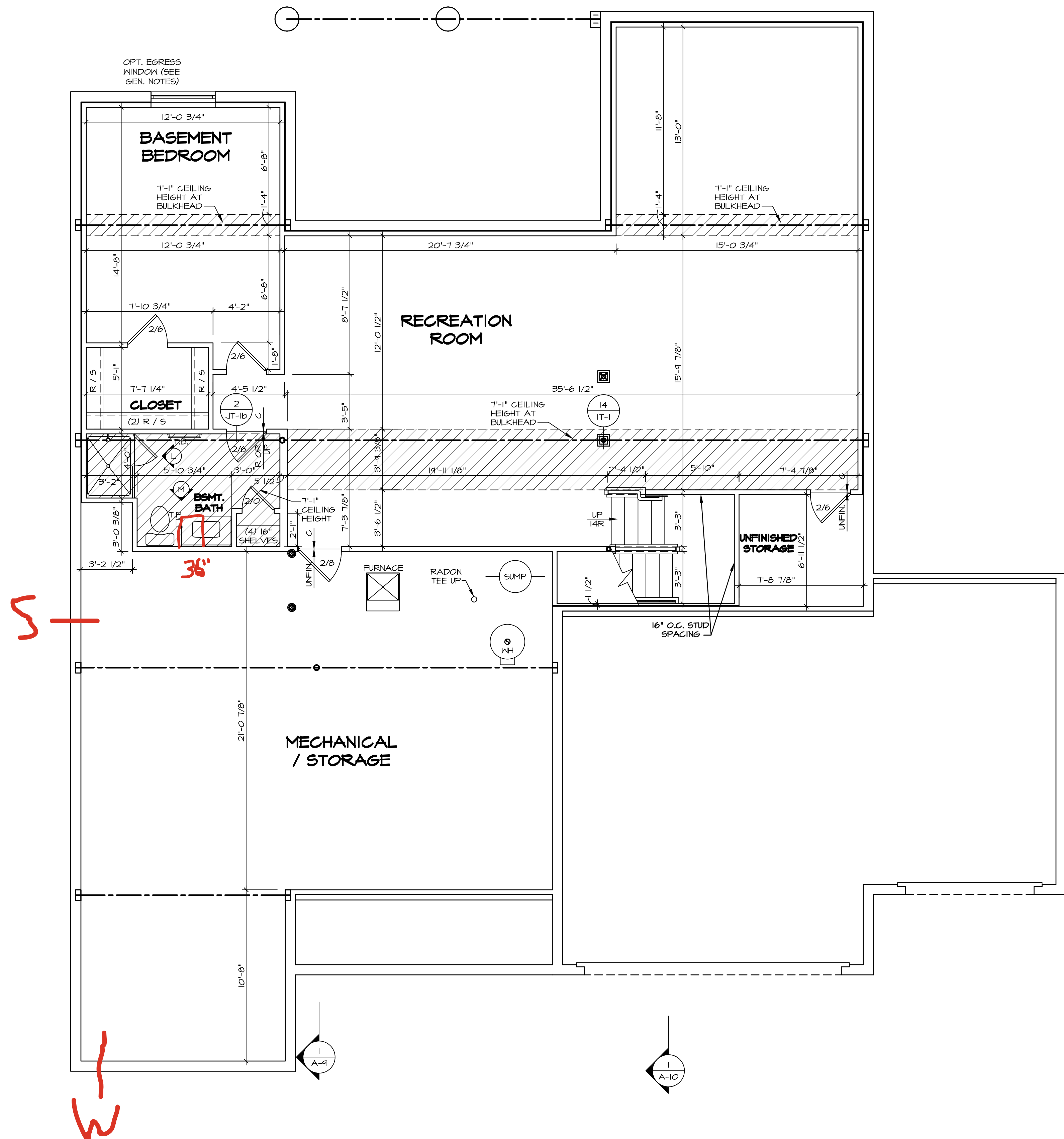


NVR, Inc.

5285 Westwood Blvd., Suite 100
Frederick, MD 21703

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DIV-COMM-LOT-UNIT DCY-VG-0740			
COMM-LOT	VLS5 OF KINNDING CREEK MARR CO - 0740		
STREET ADDRESS	2121 LANCE CREEK CT		
CITY	STATE	OH	ZIP
			45458



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:

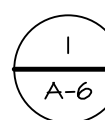
1/2" GYPSUM BOARD AT UNDERSIDE OF STAIRS AND WALLS IN CLOSET

LEGEND

- BEARING WALL
- NON BEARING WALL
- MASONRY WALL
- INDICATES BEARING FROM POINT-LOAD ABOVE JACKS
- BEAM/HEADER
- FOOTING/THICKENED SLAB
- STEEL COLUMN
- TRUSS TIE DOWN
- PORTAL FRAME
- JOIST/TRUSS
- LVL
- ENGINEERING PAGE NUMBER
- WINDOW/DOOR TAG
- PRECAST LINTEL TAG
- SEE FA DETAILS FOR FIRE ASSEMBLIES
- SEE FC DETAILS FOR FRAMING CONNECTORS AND MATERIAL USAGE

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" OR 6" 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 ARCHITECTURAL DETAIL 8/17-1B FOR 3/4" FIRE STOPPING AT BULKHEAD / CEILING PANELS.
- 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 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.
- INTERIOR HEADER HEIGHT FOR 8' CEILING WILL BE 6'-11", 9' CEILING WILL BE 7'-11", 10' CEILING WILL BE 8'-3", UNLESS OTHERWISE NOTED.
- BASEMENT FINISH DIMENSIONS ASSUME A 1/2" GAP BETWEEN FRAME WALL AND CONCRETE WALL.
- ALL INTERIOR BEARING WALLS SHALL HAVE GYPSUM APPLIED TO AT LEAST ONE SIDE OR HAVE MID-HEIGHT BLOCKING INSTALLED.
- NON-BEARING WALLS OVER CONCRETE TO BE HELD 1/2" SHORT OF FRAMING ABOVE.



BASEMENT FLOOR PLAN

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

DCY-VG-0740

DIV-COMM-LOT-UNIT

COM-LOT

VLSG OF MINIDING CREEK MARR CO - 0740

STREET ADDRESS

212 LANCE CREEK CT

CITY

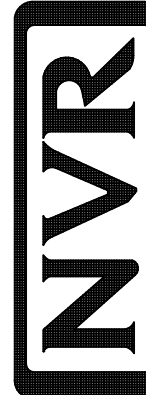
CENTERVILLE

OH

ZIP

45459

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Frederick, MD 21703

SET NO. SVND00

VERSION 02

RELEASE NO. ----

DRAWN BY

DATE:

OPTION

MODEL
SAVANNAH

DRAWING TITLE

BASEMENT FLOOR PLAN

OPTION DESCRIPTION

11

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 KINS STUD EACH END, UNLESS OTHERWISE NOTED.
- ALL EXTERIOR WALLS TO BE 4" OR 6" AND ALL INTERIOR WALLS TO BE 3 1/2", UNLESS OTHERWISE NOTED.
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- ALL INTERIOR BEARING WALLS SHALL HAVE GYPSUM APPLIED TO AT LEAST ONE SIDE OR HAVE MID-HEIGHT BLOCKING INSTALLED.
- NON-BEARING WALLS OVER CONCRETE TO BE HELD 1/2" SHORT OF FRAMING ABOVE.

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

NOTE:

EXTERIOR WALLS DRAWN TO FRAMING WIDTH. EXTERIOR SHEATHING IS NOT INCLUDED IN WALL THICKNESS.

ALL WINDOWS HAVE 7'-0" 1/2" HEADER HEIGHT UNLESS OTHERWISE NOTED

LEGEND

- BEARING WALL
- NON BEARING WALL
- MASONRY WALL
- INDICATES BEARING FROM POINT-LOAD ABOVE
- JACKS
- BEAM/HEADER
- FOOTING/THICKENED SLAB
- STEEL COLUMN
- TRUSS TIE DOWN
- PORTAL FRAME
- JOIST/TRUSS
- LVL
- ENGINEERING PAGE NUMBER
- WINDOW/DOOR TAG
- PRECAST LINTEL TAG
- SEE FA DETAILS FOR FIRE ASSEMBLIES
- SEE FC DETAILS FOR FRAMING CONNECTORS AND MATERIAL USAGE

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

- (2) PLY UP TO AND INCLUDING 11' 7/8" TALL; FASTEN PLYS W/ (3) ROWS 16D NAILS AT 12" O.C. OR ALT 1 1/2" WIDE LVL FASTEN PLYS W/ (3) ROWS 16D NAILS AT 12" O.C.
- (2) PLY 14" UP TO AND INCLUDING 18"; FASTEN PLYS W/ (3) ROWS 16D NAILS AT 12" O.C. OR ALT 1 1/2" WIDE LVL FASTEN PLYS W/ (4) ROWS 12D NAILS AT 12" O.C.
- (2) PLY 20" TALL AND OVER; FASTEN PLYS W/ (4) ROWS 16D NAILS AT 12" O.C. OR ALT 1 1/2" WIDE LVL FASTEN PLYS W/ (5) ROWS 12D NAILS AT 12" O.C.
- (3) PLY UP TO AND INCLUDING 11' 7/8" TALL; FASTEN PLYS W/ (2) ROWS 16D NAILS AT 12" O.C. FROM EACH SIDE OR ALT 1 1/2" WIDE LVL FASTEN PLYS W/ (3) ROWS 12D NAILS AT 12" O.C. FROM EACH SIDE.
- (3) PLY 14" UP TO AND INCLUDING 18"; FASTEN PLYS W/ (3) ROWS 16D NAILS AT 12" O.C. FROM EACH SIDE OR ALT 1 1/2" WIDE LVL FASTEN PLYS W/ (4) ROWS 12D NAILS AT 12" O.C. FROM EACH SIDE.
- (3) PLY 20" TALL AND OVER; FASTEN PLYS W/ (4) ROWS 16D NAILS AT 12" O.C. FROM EACH SIDE OR ALT 1 1/2" WIDE LVL FASTEN PLYS W/ (5) ROWS 12D NAILS AT 12" O.C. FROM EACH SIDE.
- (4) PLY (ALL SIZES); FASTEN PLYS WITH (3) ROWS OF SDX22634 STRUCTURAL WOOD SCREWS, OR EQUIVALENT, AT 16" O.C. STAGGERED. SEE SHOP DRAWING FOR ADDITIONAL INFORMATION.

FIRST FLOOR JACK SCHEDULE

IDENTIFIER	DESCRIPTION	ENG. NUM.	REMARKS
J103	JACK - (2) 2X4 SFF STUD GRADE	1010	
J104	JACK - (2) 2X4 SFF STUD GRADE	1012	
J105	JACK - (2) 2X4 SFF STUD GRADE	1012	
J112	JACK - (2) 2X4 SFF STUD GRADE	1026	
J113	JACK - (2) 2X4 SFF STUD GRADE	1026	
J117	JACK - (3) 2X4 SFF STUD GRADE	1038	
J121	JACK - (4) 2X4 SFF STUD GRADE	1038	
J122	JACK - (3) 2X4 SFF STUD GRADE	1038	
J123	JACK - (3) 2X4 SFF STUD GRADE	1038	
J124	JACK - (4) 2X4 SFF STUD GRADE	1038	
J125	JACK - (3) 2X4 SFF STUD GRADE	1010	
J126	JACK - (2) 2X4 SFF STUD GRADE	1030	
J127	JACK - (2) 2X4 SFF STUD GRADE	1030	
J131	JACK - (2) 2X4 SFF STUD GRADE	1006	
J132	JACK - (2) 2X4 SFF STUD GRADE	1006	
J133	JACK - (2) 2X4 SFF STUD GRADE	1041	
J134	JACK - (2) 2X4 SFF STUD GRADE	1041	
J135	JACK - (2) 2X4 SFF STUD GRADE	1041	
J137	JACK - (2) 2X4 SFF STUD GRADE	1032	
J138	JACK - (2) 2X4 SFF STUD GRADE	1058	
J139	JACK - (3) 2X4 SFF STUD GRADE	1058, 1060	
J140	JACK - (4) 2X4 SFF STUD GRADE	1062	
J141	JACK - (3) 2X6 SFF STUD GRADE	1062	
J142	JACK - (3) 2X6 SFF STUD GRADE	1065	
J146	JACK - (4) 2X6 SFF STUD GRADE	1072	
J147	JACK - (4) 2X4 SFF STUD GRADE	1072	9'-5"
J150	JACK - (3) 2X6 SFF STUD GRADE	1062	
J152	JACK - (2) 2X6 SFF STUD GRADE	1038	
J153	JACK - (3) 2X4 SFF STUD GRADE	1067	
J154	JACK - (2) 2X4 SFF STUD GRADE	1004	
J155	JACK - (2) 2X4 SFF STUD GRADE	1004	

FIELD INSTALLED FIRST FLOOR BEAM/HEADER SCHEDULE

IDENTIFIER	DESCRIPTION	LENGTH	ENG. NUM.	REMARKS
PF101-2	EXT HEADER - 2X12 - 2 PLY	19'-4"	1012	

STEEL COLUMN SCHEDULE

IDENTIFIER	STYLE	HEIGHT	ENG. NUM.	REMARKS
C102	STANCHION PORCH - 3 IN DIA	9'-4 1/8"	1010	
C103	STANCHION PORCH - 3 IN DIA	9'-4 1/8"	1010	

FIRST FLOOR PLAN

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

DCY-VG-0740

DIV-COMM-LOT-UNIT

COM-Lot

VLS6 OF MINING CREEK MARR CO - 0740

STREET ADDRESS

212 LANCE CREEK CT

CITY

CENTERVILLE

STATE

OH

ZIP

45458

APR. NO.

DATE

OPTION

DESCRIPTION

OPTION

DESCRIPTION

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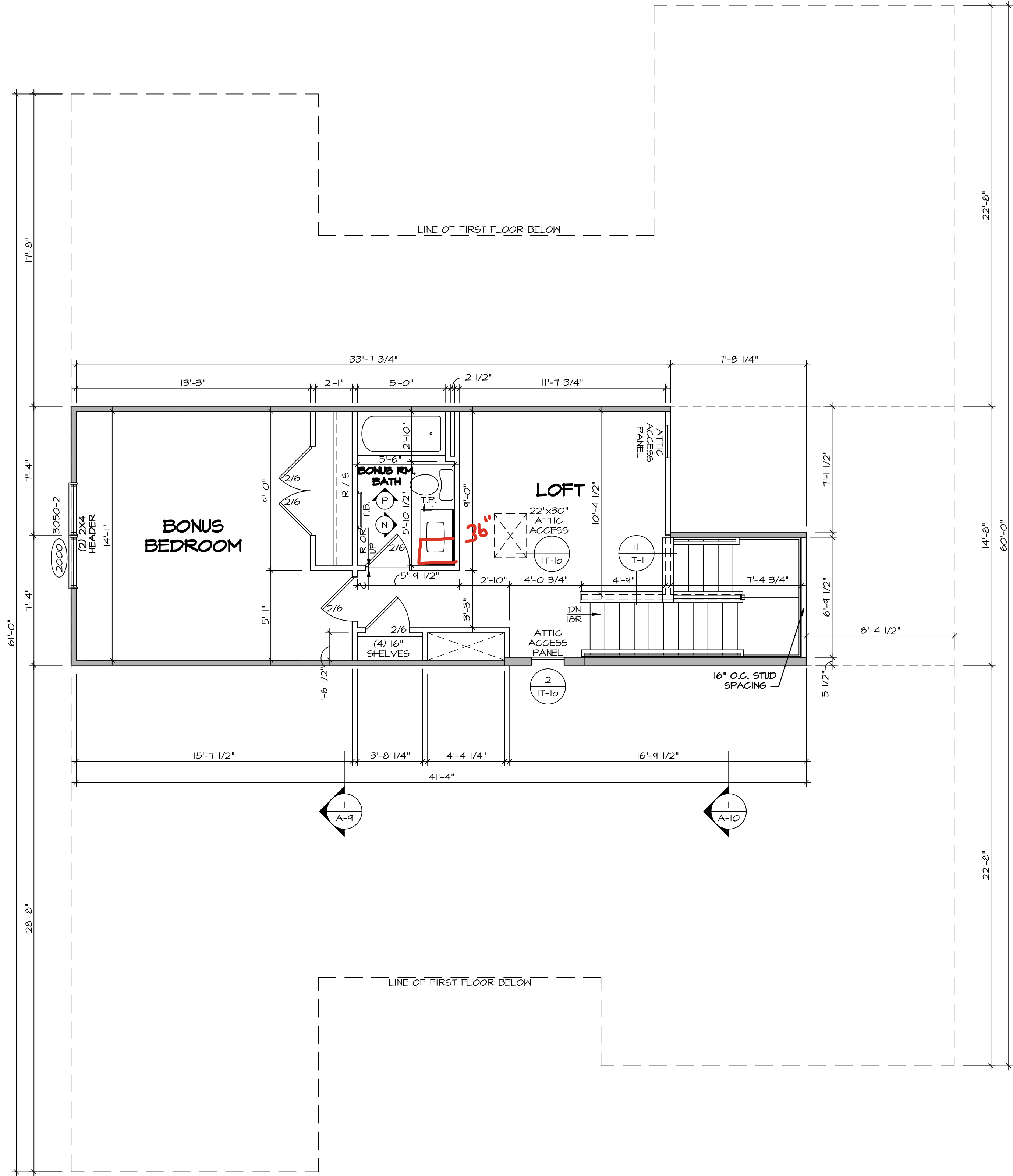
DESCRIPTION

OPTION

DESCRIPTION

OPTION

DESCRIPTION



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

LEGEND	
	BEARING WALL
	NON BEARING WALL
	MASONRY WALL
	INDICATES BEARING FROM POINT-LOAD ABOVE
	JACKS
	BEAM/HEADER
	FOOTING/THICKENED SLAB
	STEEL COLUMN
	TRUSS TIE DOWN
	PORTAL FRAME
	JOIST/TRUSS
	LVL
	ENGINEERING PAGE NUMBER
	WINDOW/DOOR TAG
	PRECAST LINTEL TAG
-SEE FA DETAILS FOR FIRE ASSEMBLIES -SEE FC DETAILS FOR FRAMING CONNECTORS AND MATERIAL USAGE	

NOTE:
EXTERIOR WALLS DRAWN TO FRAMING WIDTH, EXTERIOR SHEATHING IS NOT INCLUDED IN WALL THICKNESS.

ALL WINDOWS HAVE 7'-0 1/2" HEADER HEIGHT UNLESS OTHERWISE NOTED

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

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 - ALL EXTERIOR WALLS TO BE 4" OR 6" AND 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 ARCHITECTURAL DETAIL 8/11-1B FOR 3/4" FIRE STOPPING AT BULKHEAD / CEILING PANELS
 - 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.
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 - BASEMENT FINISH DIMENSIONS ASSUME A 1/2" GAP BETWEEN FRAME WALL AND CONCRETE WALL.
 - ALL INTERIOR BEARING WALLS SHALL HAVE GYPSUM APPLIED TO AT LEAST ONE SIDE OR HAVE MID-HEIGHT BLOCKING INSTALLED.
 - NON-BEARING WALLS OVER CONCRETE TO BE HELD 1/2" SHORT OF FRAMING ABOVE.

SHEET NO. A-8	MODEL SAVANNAH	DRAWING TITLE SECOND FLOOR PLAN	OPTION DESCRIPTION	13	DIV-COMM-LOT-UNIT DCY-VG-0740	COM-LOT VL65 OF KINDING CREEK MARR CO - 0740	APT. NO. ---	STATE OH	ZIP 45458
						STREET ADDRESS 212 LANCE CREEK CT	CITY CENTERVILLE		

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Frederick, MD 21703

SET NO. SVND00
VERSION 02
RELEASE NO. ----
DRAWN BY
DATE:
OPTION

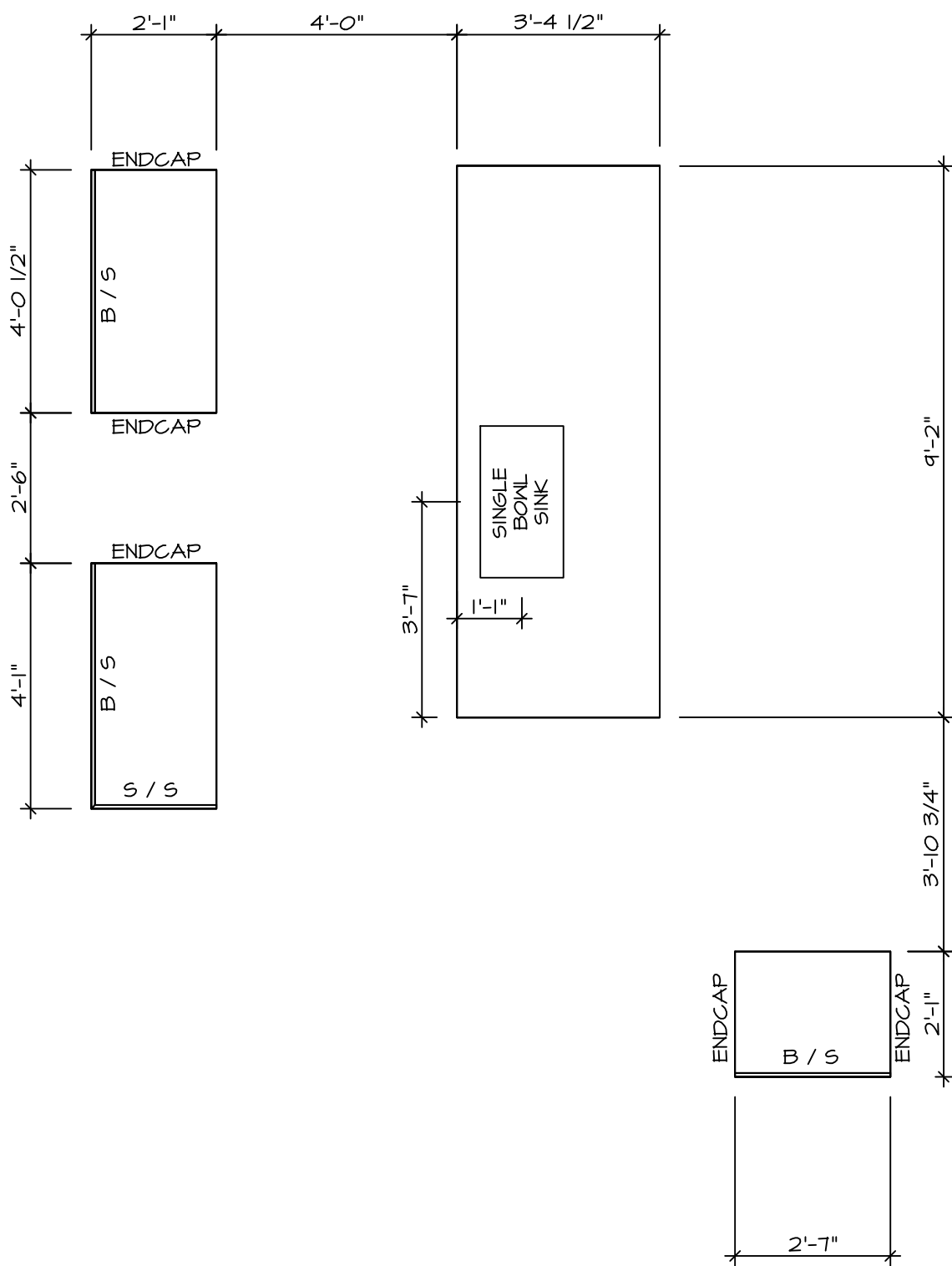
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KITCHEN NOTES:

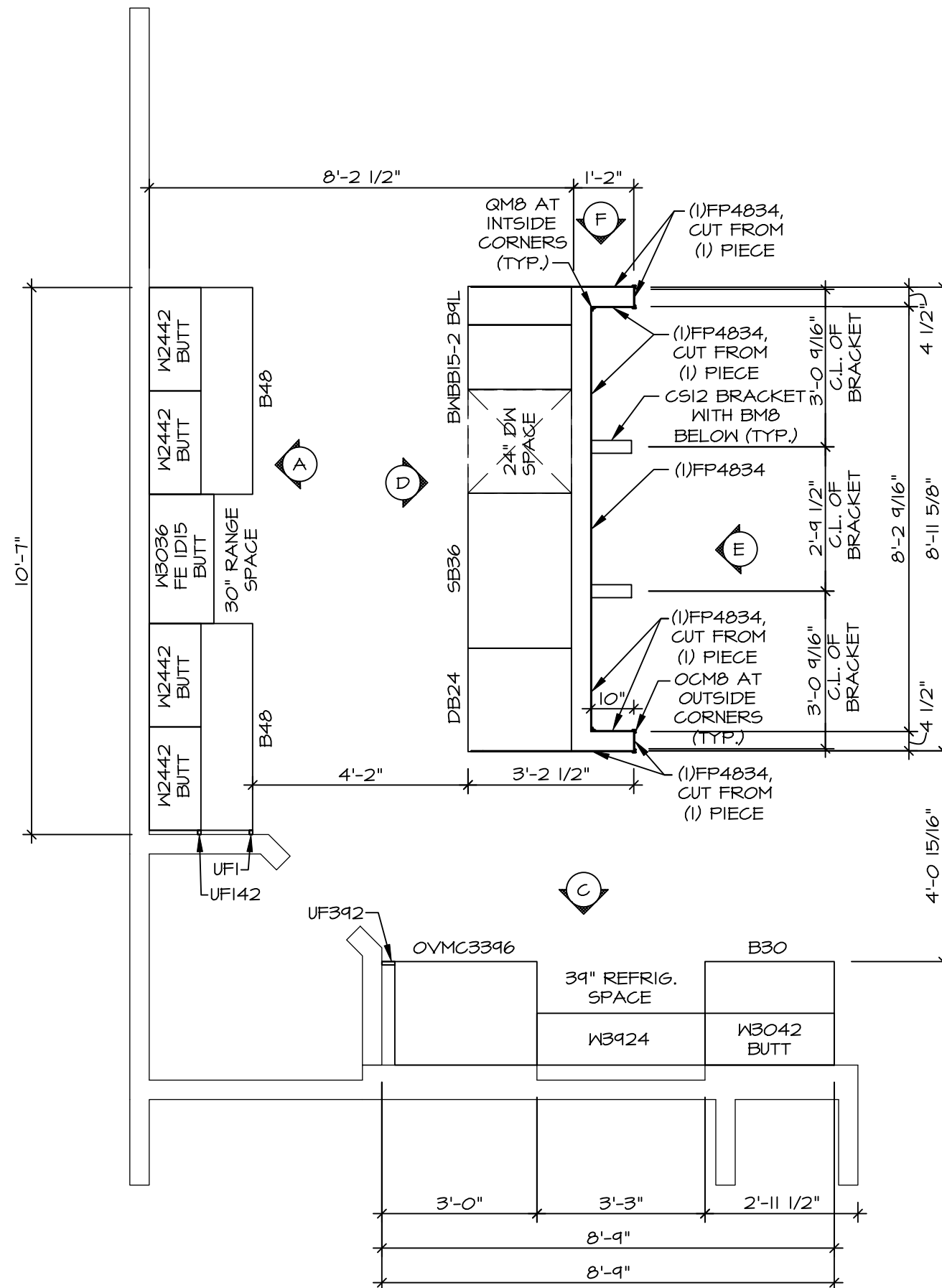
1. CABINET LAYOUT (S) ARE BASED ON FINISHED DIMENSIONS TO DRYWALL.
2. IF KITCHEN PLANS/ELEVATIONS CALL-OUT STANDARD MOLDING, REFER TO STANDARD DETAIL (UKTH) FOR REPLACEMENT BASED ON CABINET STYLE.
3. ALL (UF#) FILLERS ARE TO BE "TRIM TO FIT" UNLESS OTHERWISE NOTED.
4. CABINET MUST BE SET, SHIMMED, LEVELED AND FLUMB W/ ADJOINING BASE CABINETS.
5. 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.
6. 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. REFER TO STANDARD DETAIL 5/KT-1b

NOTES:

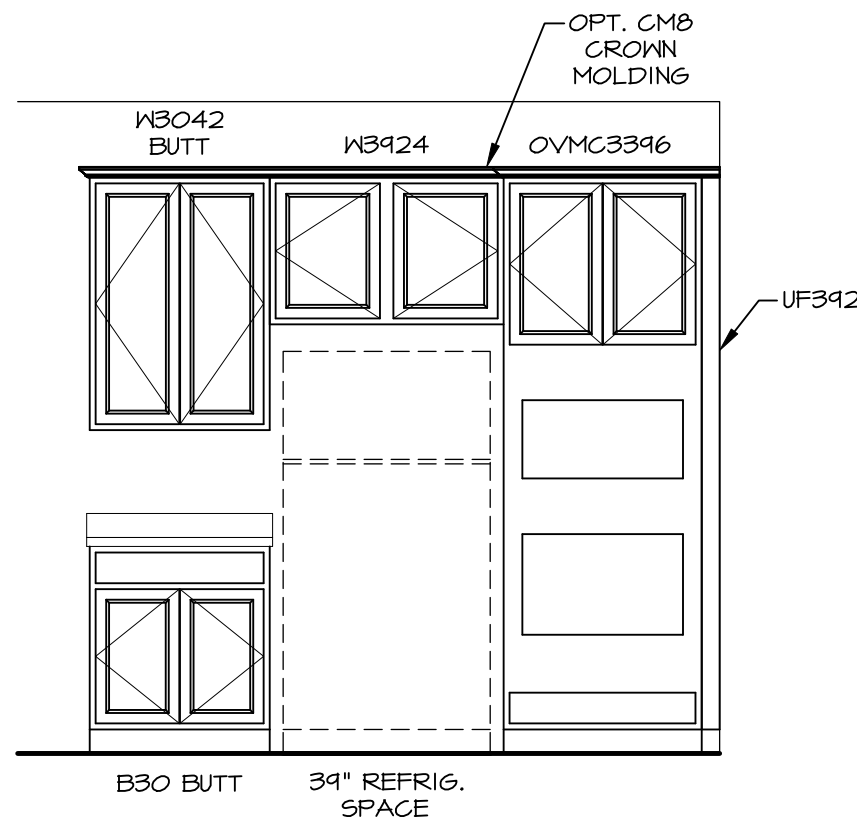
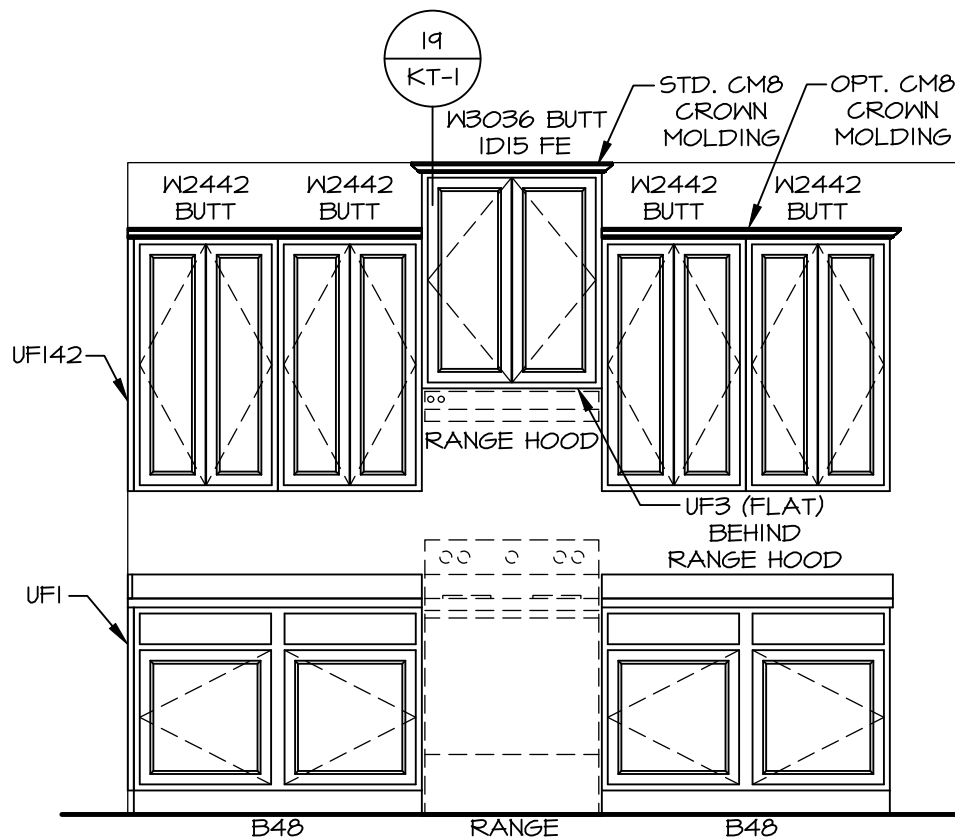
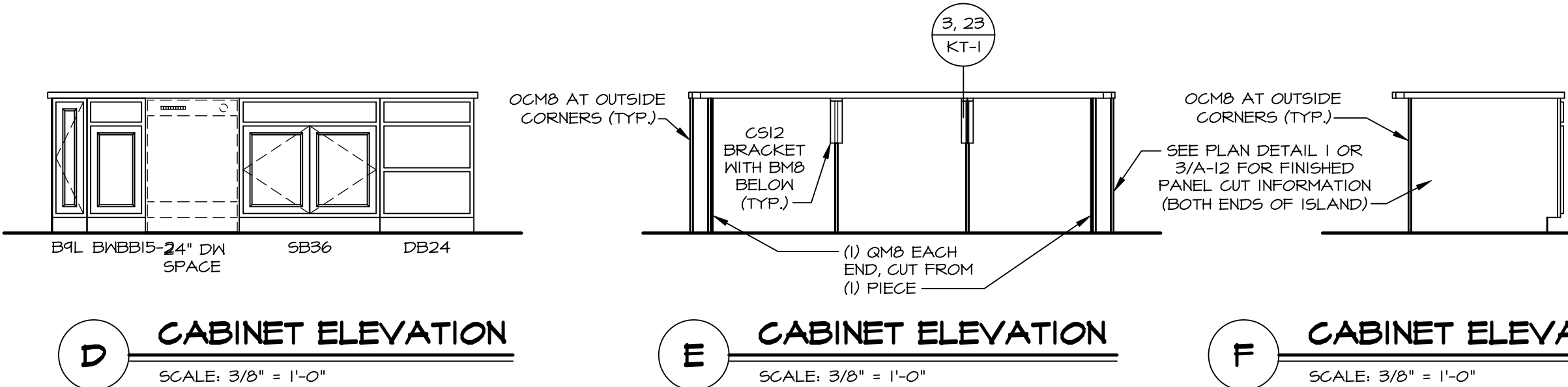
CABINETS ARE NOT REPRESENTATIVE OF ALL STYLES AND ARE MEANT AS A GENERAL DEPICTION OF THE INTENDED CABINET LAYOUT



2 KITCHEN COUNTERTOP LAYOUT KC-3558(TC)
SCALE: 3/8" = 1'-0" APPLIANCE LAYOUT W/ RANGE AND WALL OVEN (TC) "KAG"

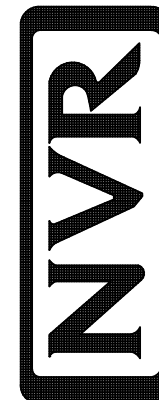


1 KITCHEN CABINET LAYOUT KC-3558(TC)
SCALE: 3/8" = 1'-0" APPLIANCE LAYOUT W/ RANGE AND WALL OVEN (TC) "KAG"



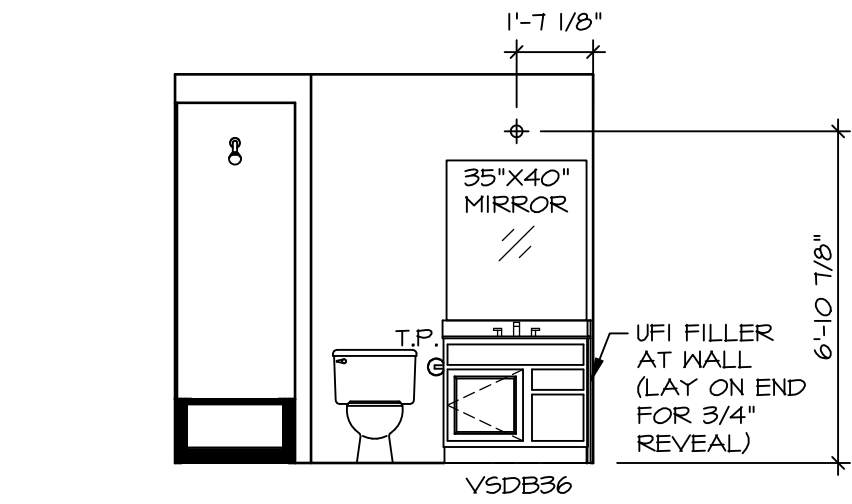
DIV-COMM-Lot-UNIT		DCY-VG-0740	
COMM-LOT	VL65 OF KINDING CREEK MARR CO - 0740	APT. NO.	----
STREET ADDRESS	2121 LANCE CREEK CT	CITY	CENTERVILLE
STATE	OH	ZIP	45458

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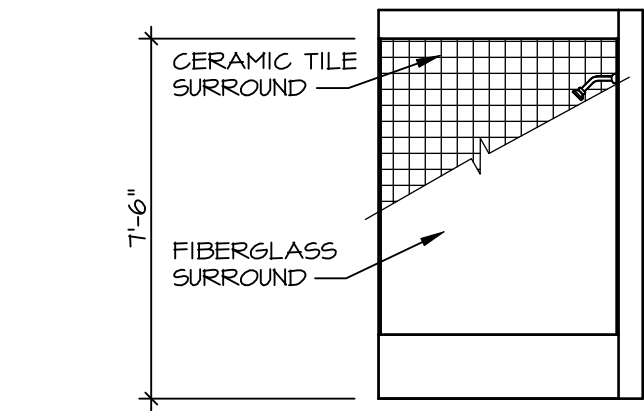


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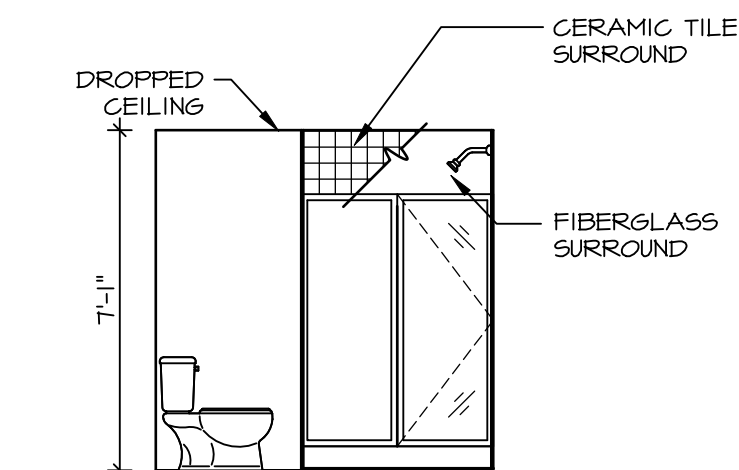
SHEET NO.	MODEL	SET NO. 5VND0
	SAYANNAH	VERSION 02
A-12	DRAWING TITLE	RELEASE NO. ----
	KITCHEN	DRAWN BY
	OPTION DESCRIPTION	DATE:
17		OPTION



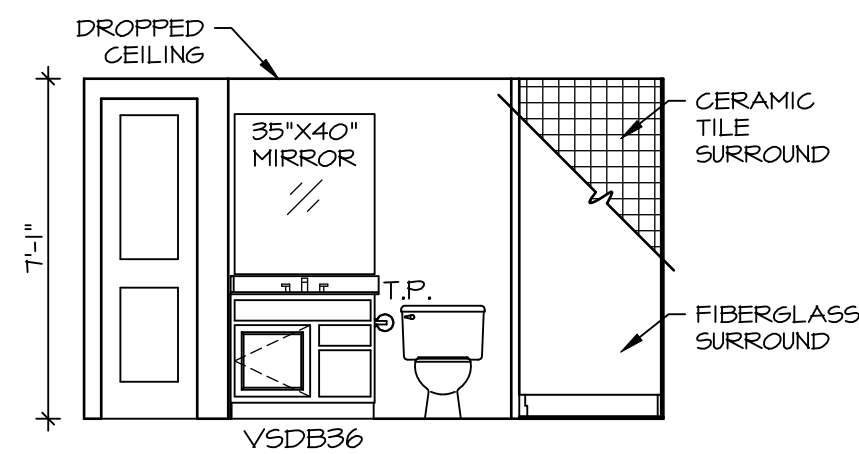
N BONUS ROOM BATH
SCALE: 1/4" = 1'-0"



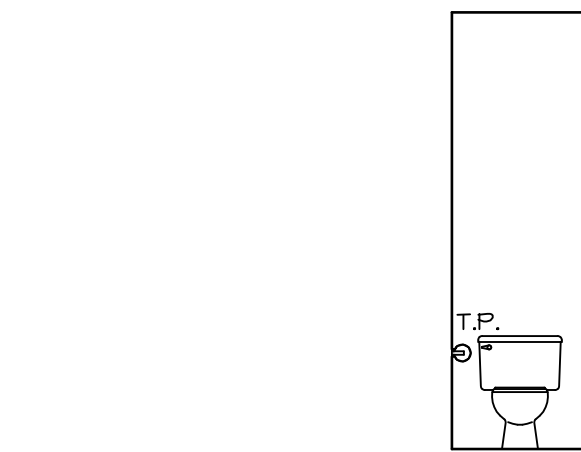
P BONUS ROOM BATH
SCALE: 1/4" = 1'-0"



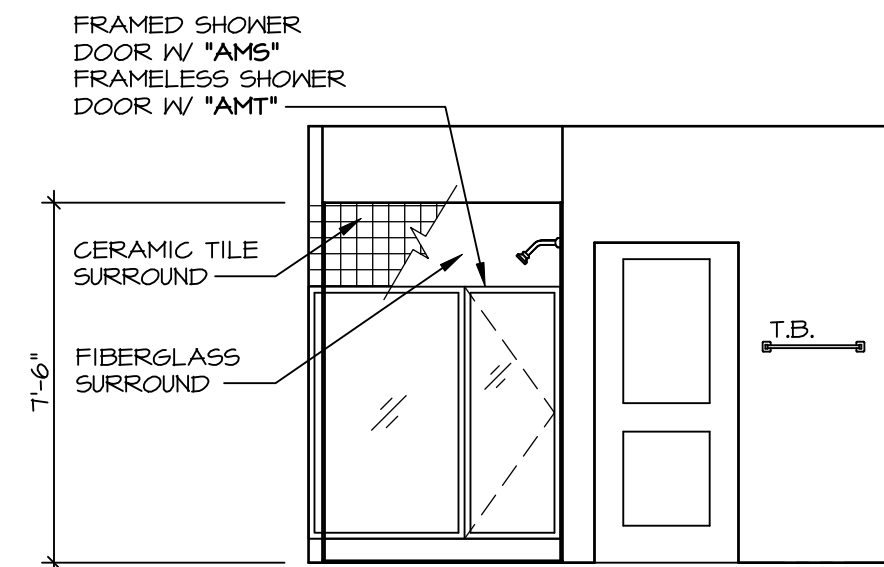
L BASEMENT BATH
SCALE: 1/4" = 1'-0" BSMT. BATHROOM "AEB"
OR
BSMT. BEDROOM "BAC"



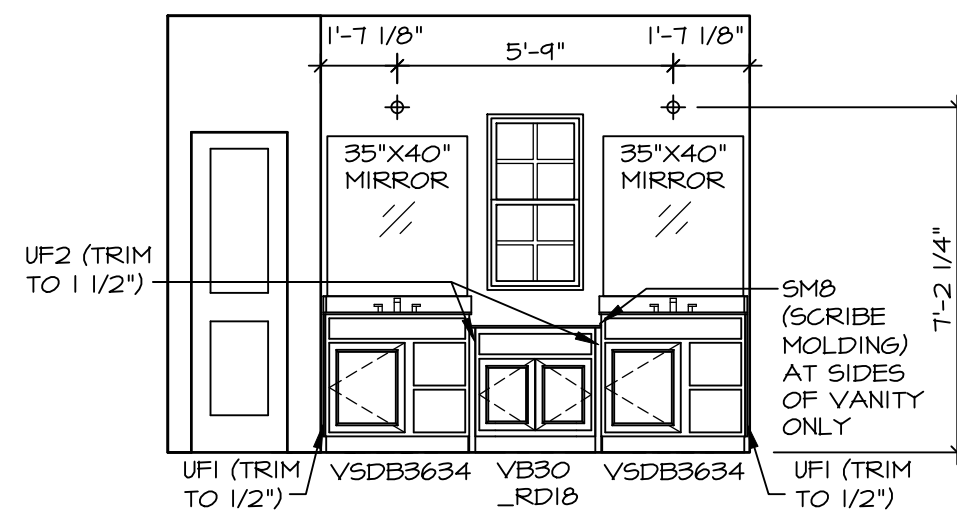
M BASEMENT BATH
SCALE: 1/4" = 1'-0" BSMT. BATHROOM "AEB"
OR
BSMT. BEDROOM "BAC"



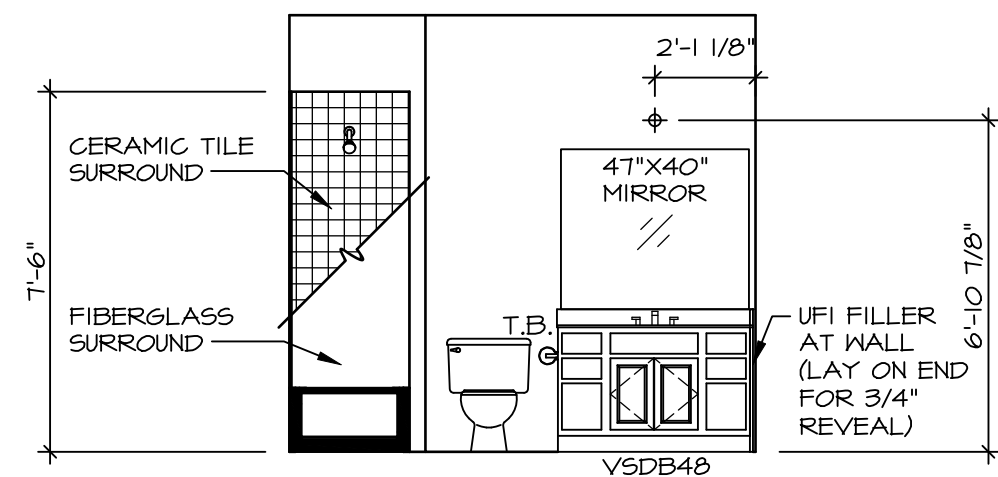
C OWNER'S BATH
SCALE: 1/4" = 1'-0" OWNER'S BATHROOM
SHOWER "AMA"



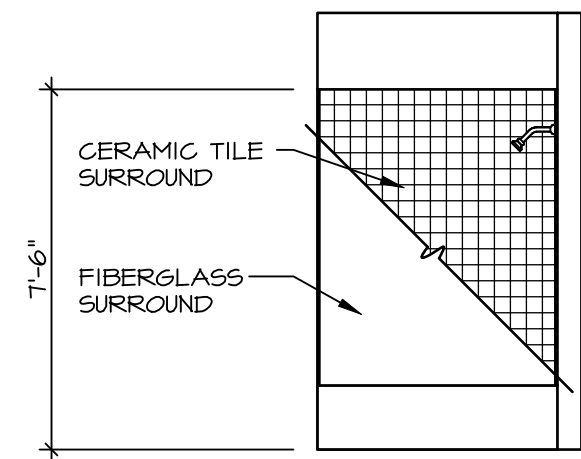
D OWNER'S BATH
SCALE: 1/4" = 1'-0" OWNER'S BATHROOM
SHOWER "AMA"



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



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



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

BATH 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 DETAILS IT- FOR TUB AND SHOWER.
3. ALL VANITIES WITH DRAWERS TO BE SET WITH DRAWERS ON RIGHT HAND SIDE.
4. BATH ELEVATIONS ARE SHOWN PER PLAN.
5. ALL DIMENSIONS SHOWN ON BATH ELEVATIONS ARE ROUGH FRAMING REFERENCES ONLY.

DIV-COMM-LOT-UNIT
DCY-VG-0740

COMM-LOT
VLS OF KINNING CREEK MARR CO - 0740

STREET ADDRESS
2121 LANCE CREEK CT

CITY
CENTERVILLE

STATE
OH

ZIP
45459

NVR
NVR, Inc., Suite 100
5285 Westwick, Frederick, MD 21703

SET NO. SVND00
VERSION 02
RELEASE NO. ----
DRAWN BY
DATE:
OPTION

MODEL
SAVANNAH
DRAWING TITLE
BATH ELEVATIONS

SHEET NO.
A-13

OPTION DESCRIPTION

13