

VG 767

9769 KNOLL CREEK CT

CENTERVILLE, OH 45458

2 Story Basement - finished bath

5 baths

3 showers

2 tubs

WATER SOFTENER ROUGH-IN - HOSE BIB RAN
SEPERATELY

2 hose bibs - valves required

AA valve on kitchen sink

ice maker

WATER HEATER ELECTRIC 50 GALLON Mixing valve

Gas Furnace and Range



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 RADONAL ELEMENTS
- TO BE CORRUGATED HDPE PIPE
- SCREWS TO BE INSTALLED THROUGH LOOP AT TEE UP INTO STACK

STACK REQUIREMENTS:

- PVC STACK (4" IF BASEMENT IS GREATER THAN 2200 SQFT.)
- NO PART OF STACK IS TO BE HORIZONTAL
- PIPE TO BE PHYSICALLY LABELED IN THE FIELD AS "RADON VENT" OR OTHER JURISDICTIONALLY REQUIRED LANGUAGE (ON EVERY LEVEL OF HOUSE)
- ROOF TO BE IN TOP 1/3 OF LOOP
- SCREEN INSTALLED TO KEEP PESTS OUT OF RADON VENT AT ROOF TERMINATION

DIV-COMM-LOT-UNIT

DCY-VG-0767

COMM-LOT

V66 OF WINDING CREEK WARR CO - 0767

STREET ADDRESS

9764 KNOLL CREEK CT

CITY

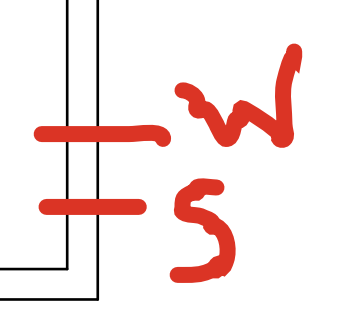
STATE

ZIP

CENTERVILLE

OH

4



BASEMENT FLOOR PLAN

LEGEND

	BEARING WALL
	NON BEARING 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

--SEE FA DETAILS FOR
FIRE ASSEMBLIES
--SEE EC DETAILS FOR
FRAMING CONNECTORS

FLOOR PLAN NOTES

1. ALL HEADERS ARE (2) 2x6 W/ 2x4 WALLS OR (3) 2x6 W/ 2x6 WALLS, UNLESS OTHERWISE NOTED.
2. ALL HEADERS TO HAVE (1) 2x4 OR 2x6 JACK AND KING STUD EACH END, UNLESS OTHERWISE NOTED.
3. ALL FRAMING ABOVE ALL HEADERS, 2" JACOBS AT INTERMEDIATE BEARING, UNLESS OTHERWISE NOTED. NO ADDITIONAL FLOOR SYSTEM BLOCKING OR CONTINUOUS LOAD PATH JACKS ARE REQUIRED UNLESS OTHERWISE NOTED.
4. ALL EXTERIOR WALLS TO BE 4" OR 6" AND ALL INTERIOR WALLS TO BE 3 1/2", UNLESS OTHERWISE NOTED.
5. HATCHED AREAS INDICATE DROPPED CEILINGS. ALL DROPPED CEILINGS ARE TO BE UNLESS OTHERWISE NOTED.
6. ALL ARCHITECT INDICATED FIRE RATING TO BE "1" FIRE STOPPING AT BULKHEAD / CEILING PANELS
7. SEE "BRACED WALL PANEL DETAIL SHEET" FOR SPECIAL WALL FRAMING LOCATIONS AND HEADER SIZES, IF APPLICABLE.
8. SEE STANDARD DETAIL CATEGORY "1" SHEET(S) FOR INTERIOR TRIM DETAILS.
9. SEE ARCHITECTURAL DETAIL SHEET "AD" FOR HOUSE SPECIAL INTERIORS.
10. ALL HEADERS IN NON-BEARING WALLS SHALL BE A SINGLE FLAT 2X4 OR 2X6 ATTACHED TO CRIPPLES ABOVE, UNLESS OTHERWISE NOTED.
11. TANKED WATER HEATER SHOWN AS BASE CONDITION. OPTIONAL TANKLESS WATER HEATER IS AVAILABLE IN LIEU OF TANKED WATER HEATER.
12. INTERIOR HEADER HEIGHT FOR 8' CEILING WILL BE 6'-4", 9' CEILING WILL BE 7'-10' CEILING WILL BE 8'-3". UNLESS OTHERWISE NOTED.
13. BASEMENT FINISH DIMENSIONS ASSUME A 1/2" GAP BETWEEN FRAMING WALL AND CONCRETE WALL.
14. ALL INTERIOR BEARING WALLS SHALL HAVE GYPSUM BOARD ON AT LEAST ONE SIDE OR HAVE MID-HEIGHT BLOCKING INSTALLED.

GYPSUM NOTES

AT GARAGE:
GYPSUM BOARD AT COMMON WALLS, CEILINGS, 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 JACK SCHEDULE				
IDENTIFIER	DESCRIPTION	OPTIONS	ENG. NUM.	REMARKS
J001	JACK - (2) 2X4 SPF STUD GRADE		B0009, B0015	
J002	JACK - (3) 2X4 SPF STUD GRADE		B0007	

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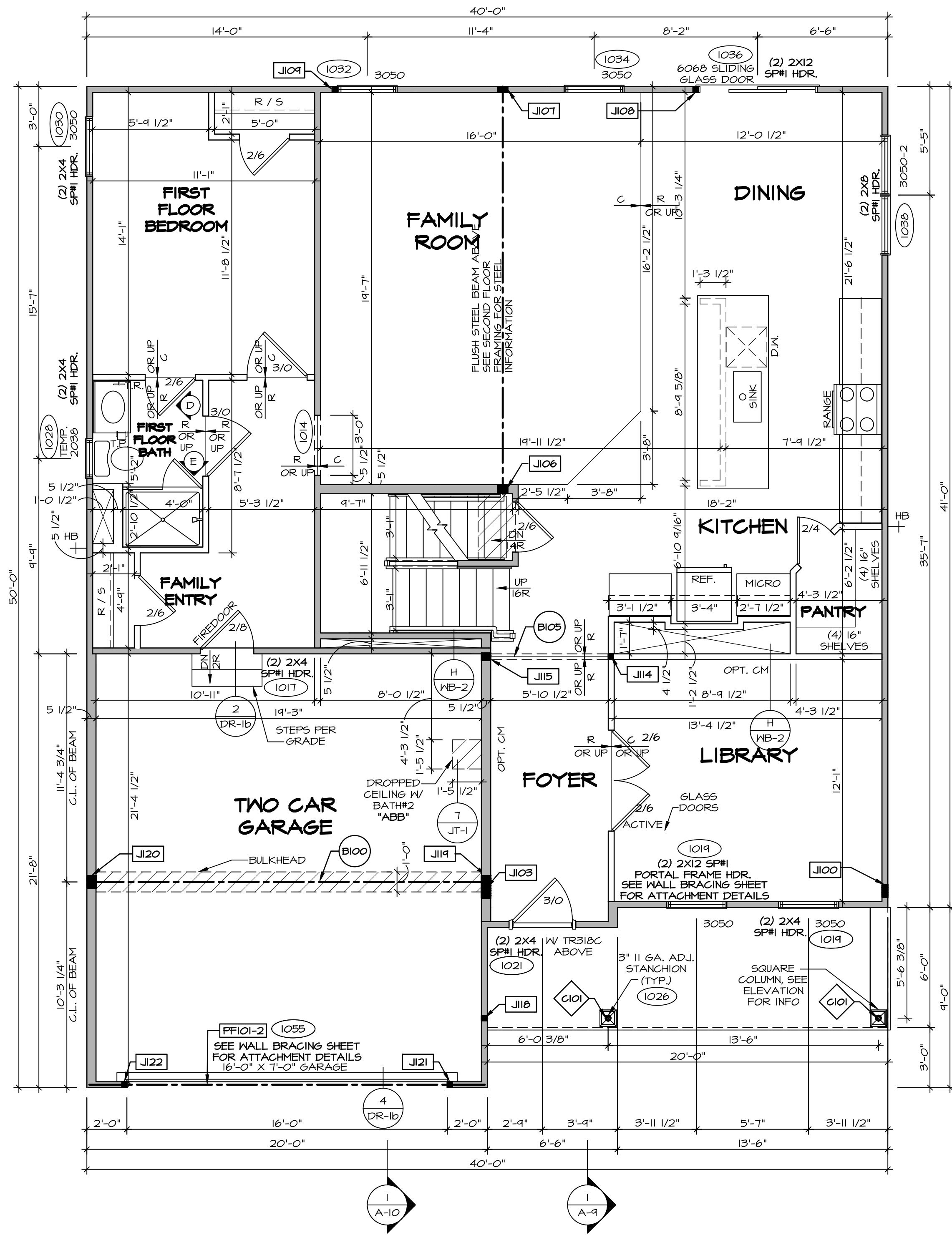
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5285 Westview Drive, Suite 100
Frederick MD 21703

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SHEET NO.	MODEL	SET NO.
A-6	DRAWING TITLE	VERSION
	BASEMENT FLOOR PLAN	RELEASE NO.
		DRAWN BY
	OPTION DESCRIPTION	DATE:

DATE:	OPTION
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OPTION DESCRIPTION



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

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" 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/IT-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 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.
- INTERIOR HEADER HEIGHT FOR 8' CEILINGS 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.

- LEGEND
- BEARING WALL
 - NON BEARING 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

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.
J100	JACK - (5) 2X4 SPS		2000
J103	JACK - (4) 2X6 SPS STUD GRADE	ELC	2000
J106	JACK - (4) 2X6 SPS STUD GRADE		1016
J107	JACK - (4) 2X4 SPS STUD GRADE		1016
J108	JACK - (2) 2X4 SPS STUD GRADE		1036
J109	JACK - (2) 2X4 SPS STUD GRADE		1032
J114	JACK - (2) 2X4 SPS STUD GRADE		1073
J115	JACK - (3) 2X6 SPS STUD GRADE		1073
J118	JACK - (2) 2X4 SPS STUD GRADE		1026
J119	JACK - (5) 2X6 SPS	SXC	1044, 1044
J120	JACK - (5) 2X6 SPS STUD GRADE	GCB, GCF	1044, 1044
J121	JACK - (2) 2X4 SPS STUD GRADE	GCB, GCF	1055
J122	JACK - (2) 2X4 SPS STUD GRADE	GCB, GCF	1055

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/ (2) ROWS 16D NAILS AT 12" O.C. OR ALT 1 1/2" WIDE LVL FASTEN PLYS W/ (3) ROWS 12D NAILS AT 12" O.C.
- (2) PLY 14" TO AND INCLUDING 18" TALL (INCLUSIVE); 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" TO AND INCLUDING 18" TALL (INCLUSIVE); 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.
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- (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	OPTIONS	ENG. NUM.	REMARKS
B100	BEAM STEEL - W12X35	20'-1 1/2"	SXC	1044, 1044	
B105	INT HEADER - 2X8 - 2 PLY	6'-1"		1073	
PF101-2	LVL 1.75 - 11'-04"	19'-9"	GCB, GCF	1055	2-PLY, 1A, PORTAL FRAME

STEEL COLUMN SCHEDULE					
IDENTIFIER	STYLE	HEIGHT	OPTIONS	ENG. NUM.	REMARKS
C101	STANCHION PORCH - 3 IN DIA 116A ADJ	8'-8 5/8"		1026	

DCY-VG-0767

DIV-COMM-LOT-UNIT
COM-LOT
STREET ADDRESS
CITY
STATE
ZIP

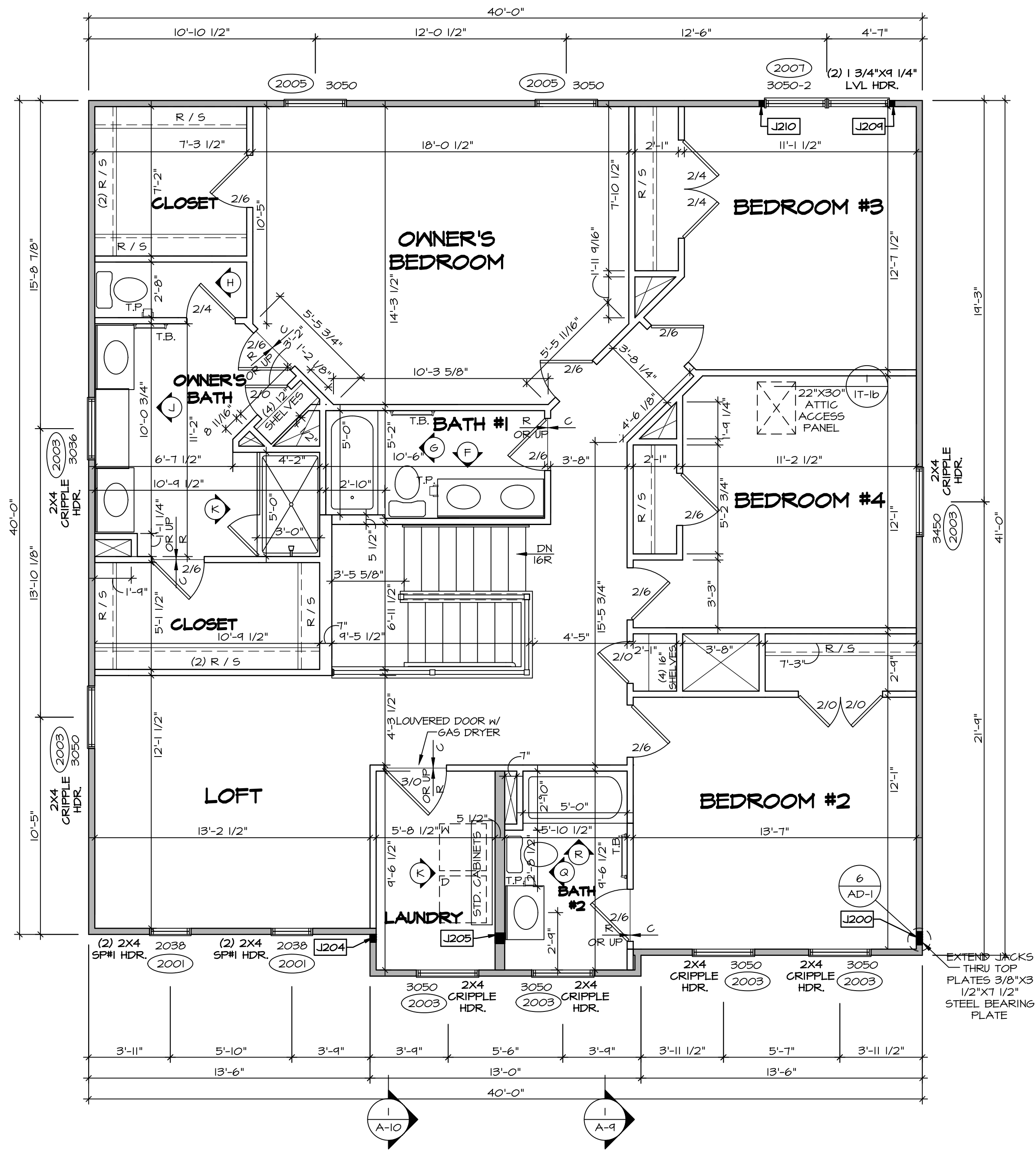
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SHEET NO.
MODEL
DRAWING TITLE
OPTION DESCRIPTION

A-7

12



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

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

FLOOR PLAN NOTES

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GYPSUM NOTES

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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

SECOND FLOOR JACK SCHEDULE				
IDENTIFIER	DESCRIPTION	OPTIONS	ENG. NUM.	REMARKS
J200	JACK - (5) 2X4 SP#1		2000	
J204	JACK - (3) 2X4 SP# STUD GRADE	ELC	2000	
J205	JACK - (4) 2X6 SP# STUD GRADE	ELC	2000	EXTEND THRU TOP PLATE
J209	JACK - (2) 2X4 SP# STUD GRADE		2007	
J210	JACK - (2) 2X4 SP# STUD GRADE		2007	

DIV-COMM-LOT-UNIT
DCY-VG-0767

COM-LOT
VLS5 OF KINNING CREEK MARR CO - 0767

STREET ADDRESS
9769 KNOLL CREEK CT

CITY
CENTERVILLE

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OH

ZIP
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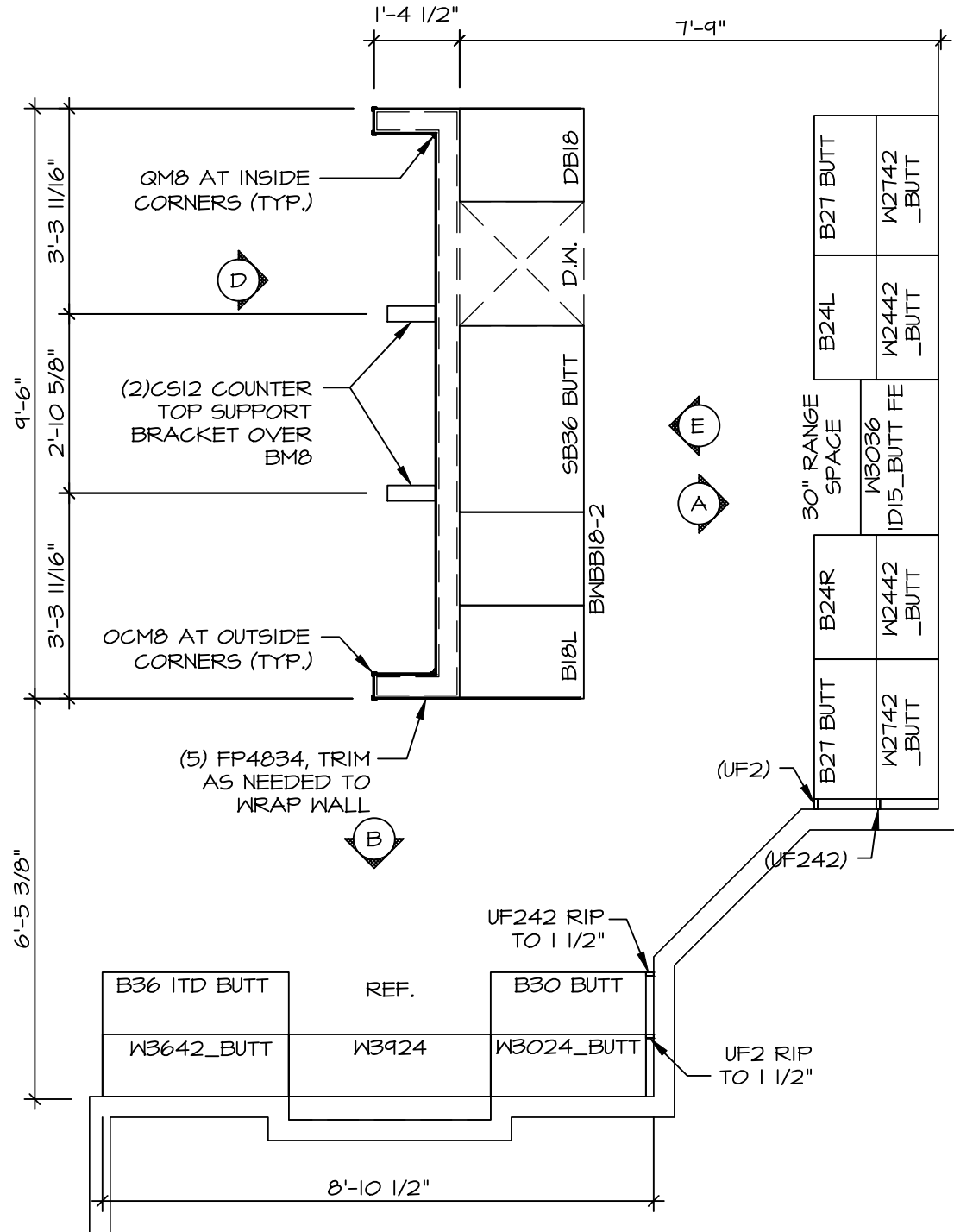
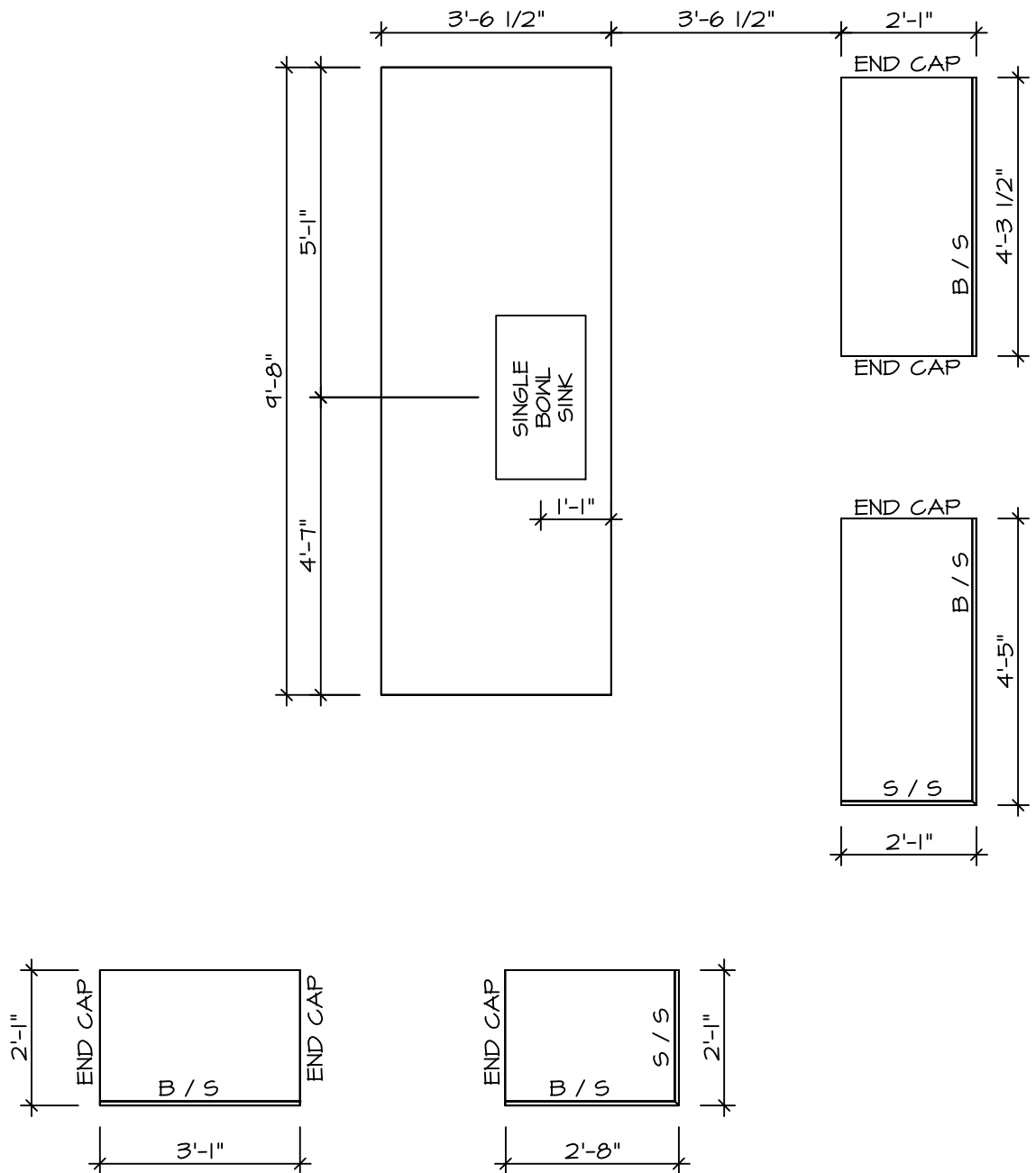
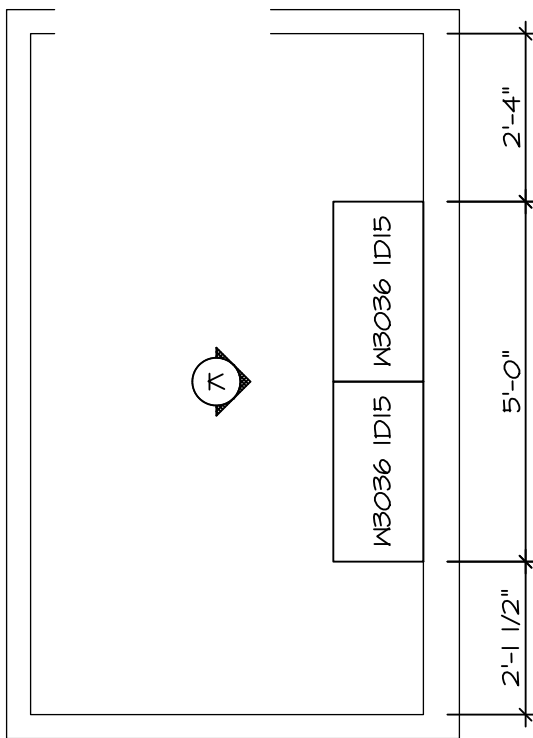
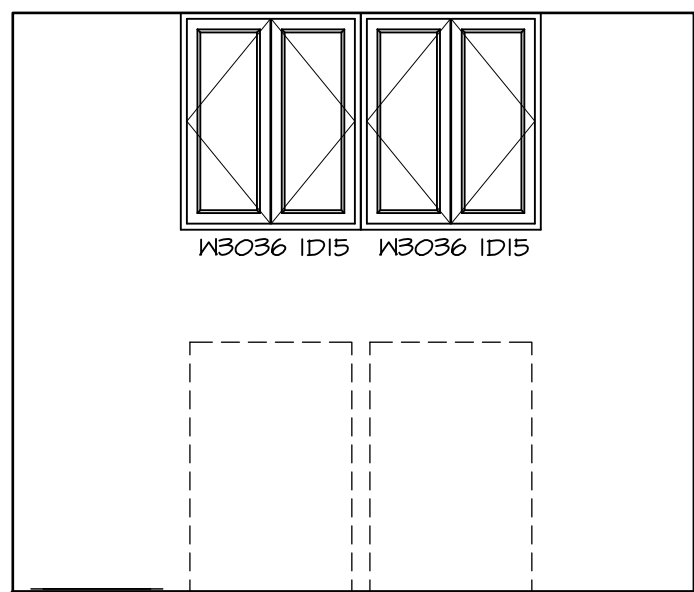
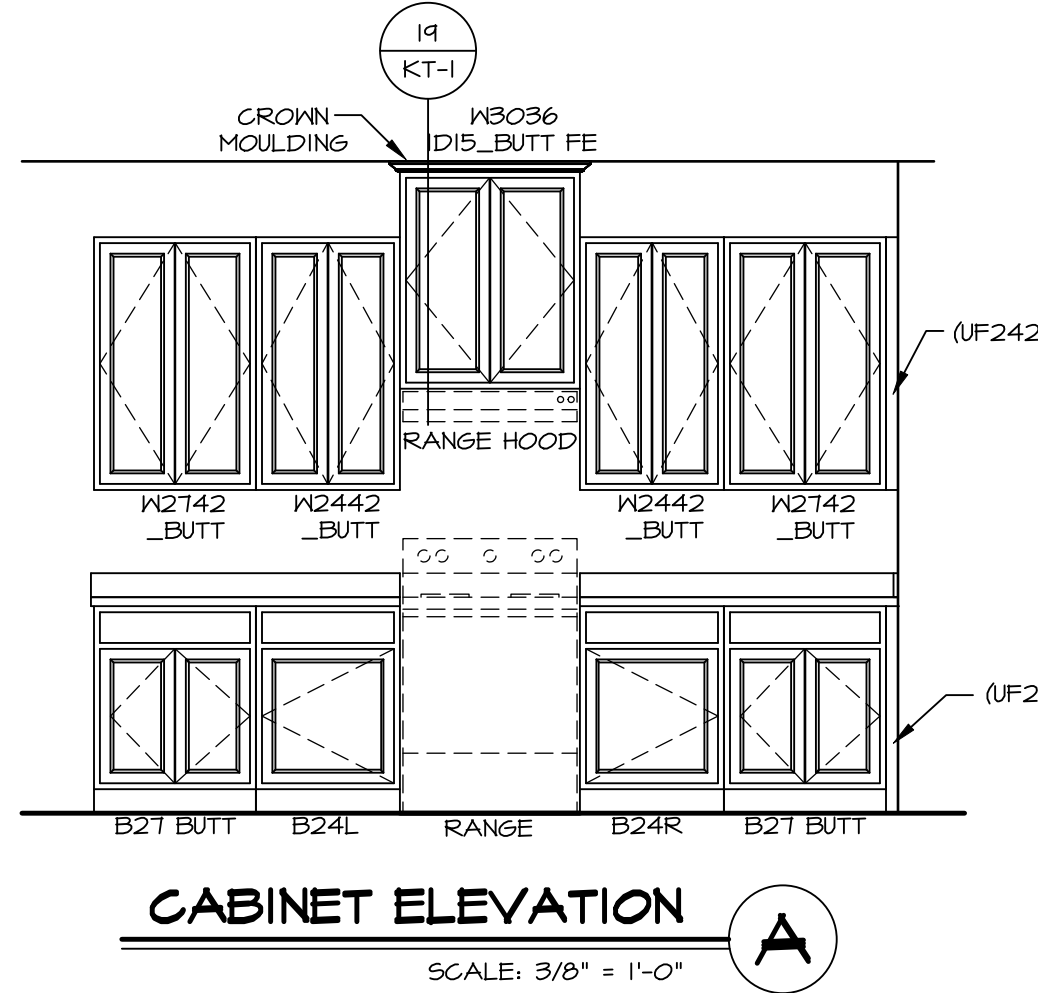
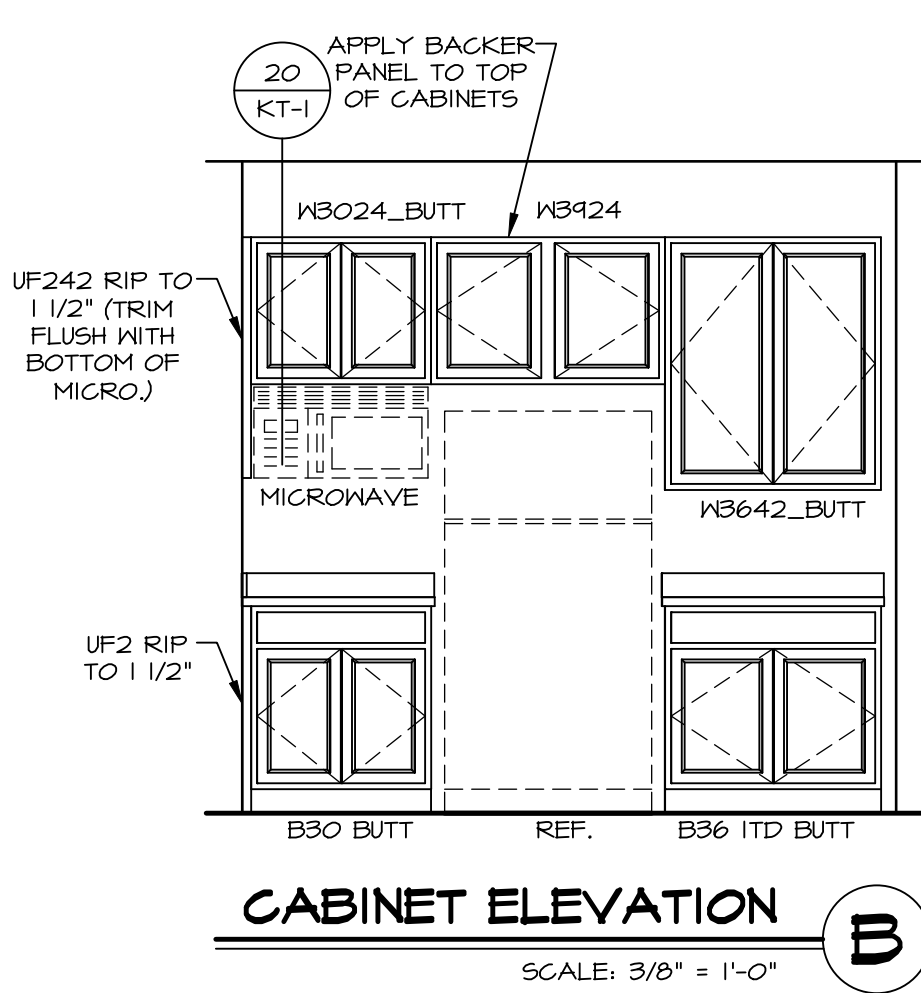
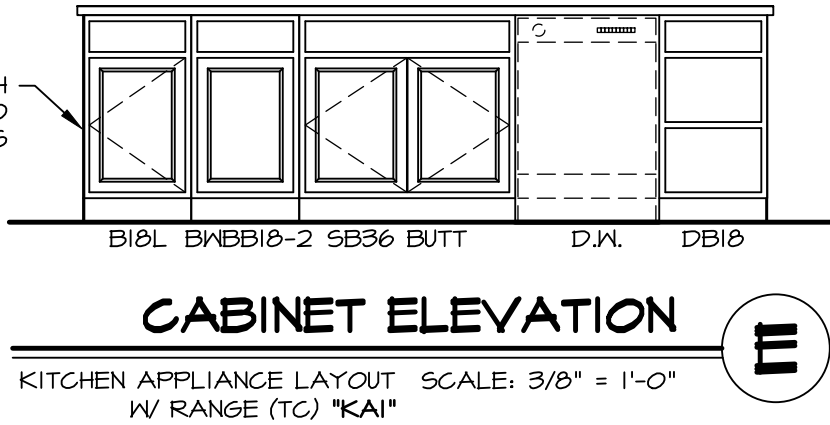
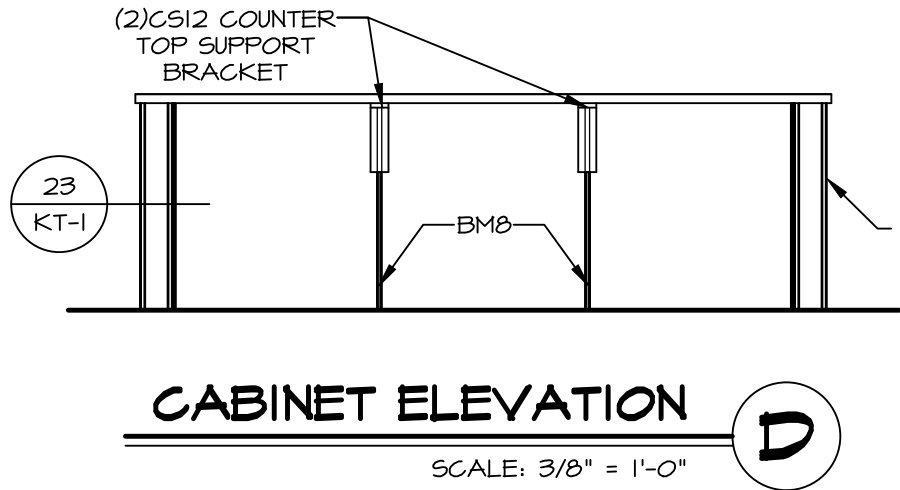
SET NO. LGH00
VERSION 01
RELEASE NO. ----
DRAWN BY
DATE:
OPTION

MODEL
LEHIGH
DRAWING TITLE
SECOND FLOOR PLAN

SHEET NO.
A-8

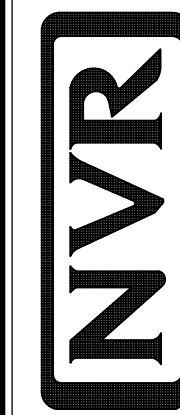
OPTION DESCRIPTION
13

- 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 (1/KT-1) 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 PLUMB 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



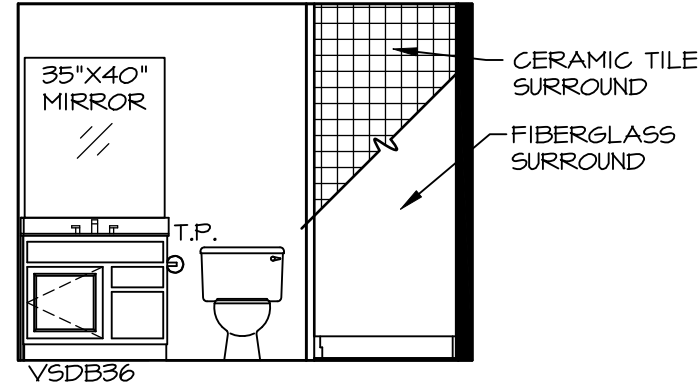
SHEET NO.	MODEL	LEHIGH	DRAWING TITLE	KITCHEN	OPTION DESCRIPTION	17	© NVR, Inc. The owner, expressly reserves its copyright and shall not permit the reproduction of this drawing or any part thereof in any form, by any means, without the written consent of NVR, Inc.	DIV-COMM-LOT-UNIT	
								DCY-VG-0767	
A-12							COMM-LOT		
							VLS5 OF WINDING CREEK MARR CO - 0767		
							STREET ADDRESS		
							4764 KNOLL CREEK CT		
							CITY		
							CENTERVILLE		
							STATE		
							OH		
							ZIP		
							45458		

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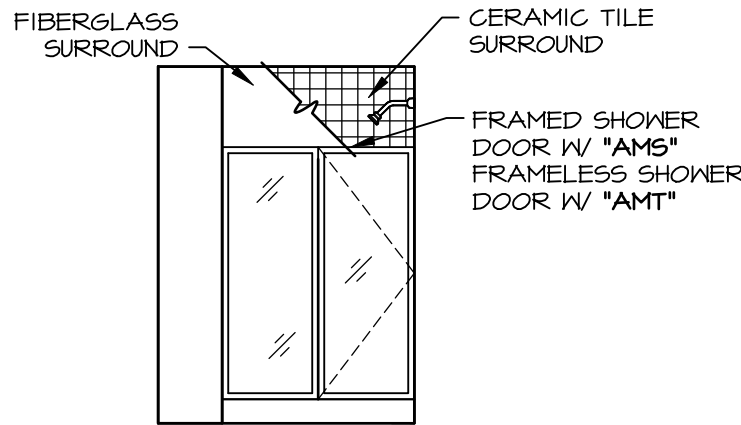


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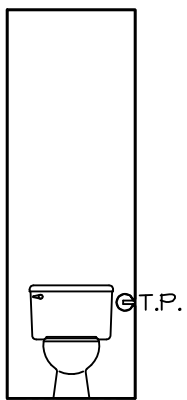
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A-12		
17		



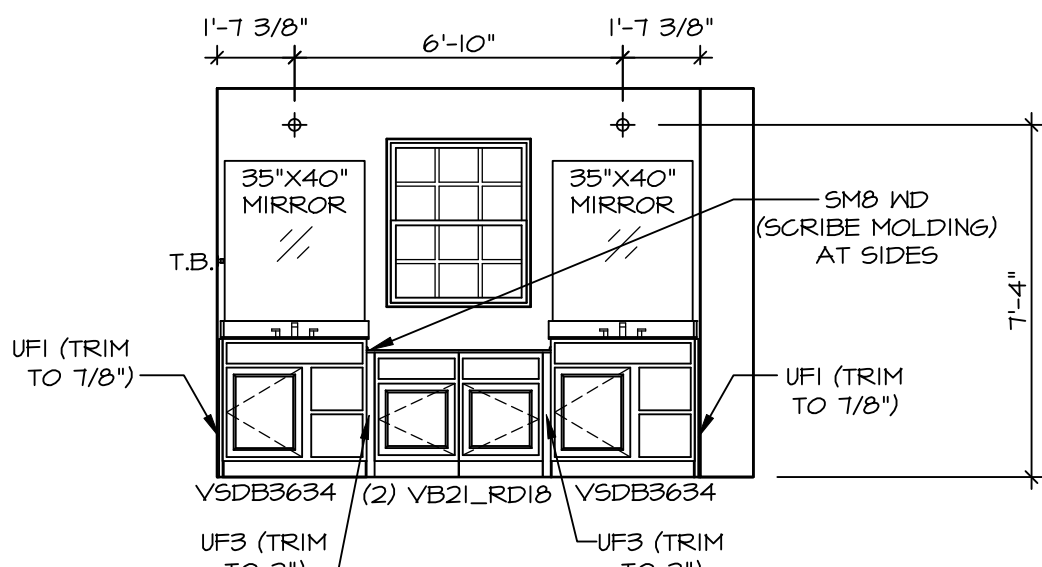
A BSMT BATH "AEB"
SCALE: 1/4" = 1'-0"



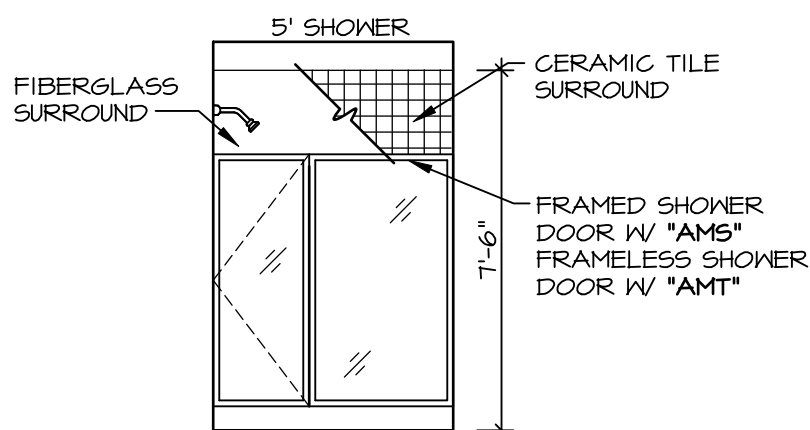
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SCALE: 1/4" = 1'-0"



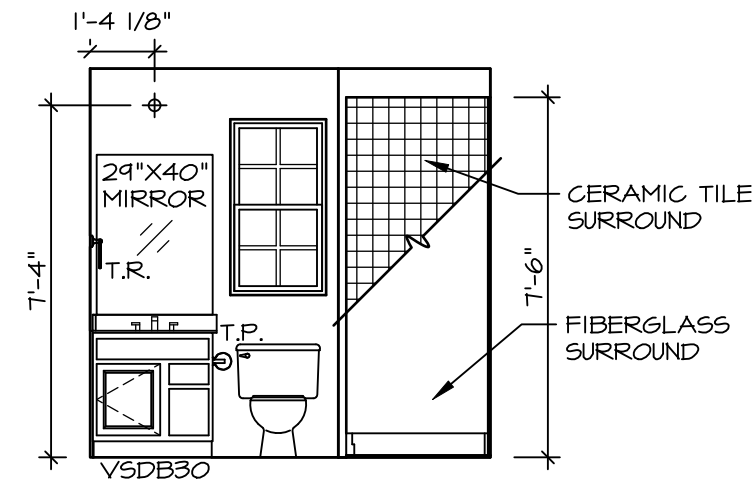
H OWNERS BATH
SCALE: 1/4" = 1'-0"



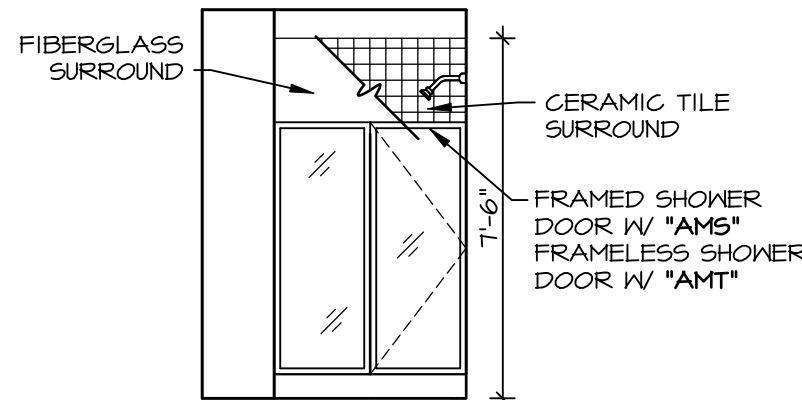
J OWNERS BATH
SCALE: 1/4" = 1'-0" OWNER'S BATHROOM SHOWER "AMA"



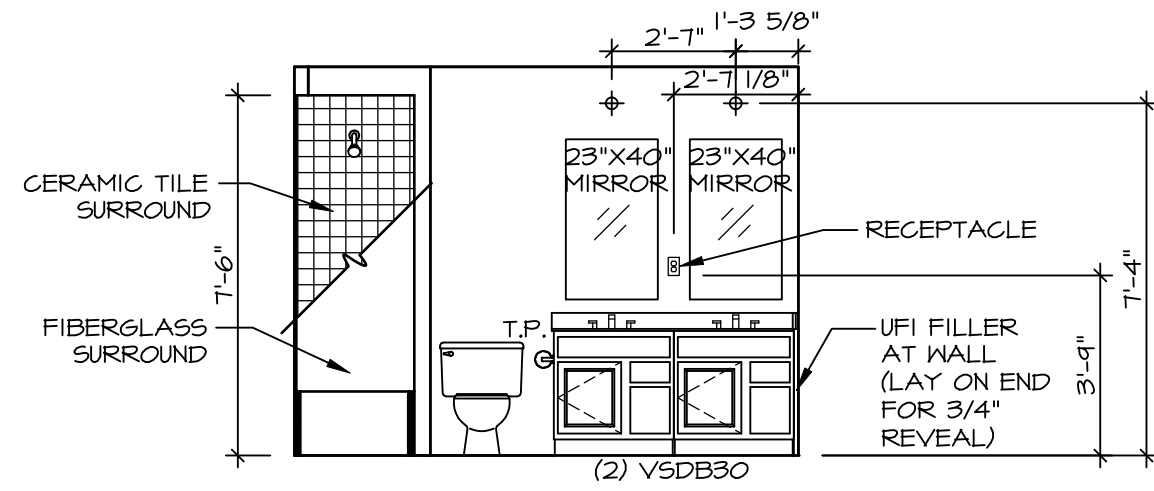
K OWNERS BATH
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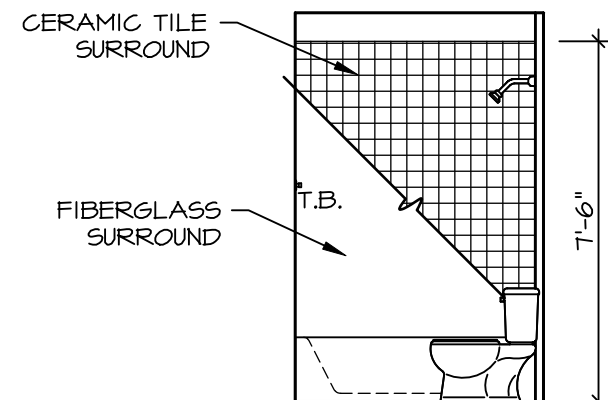
D FIRST FLOOR BATH
SCALE: 1/4" = 1'-0"



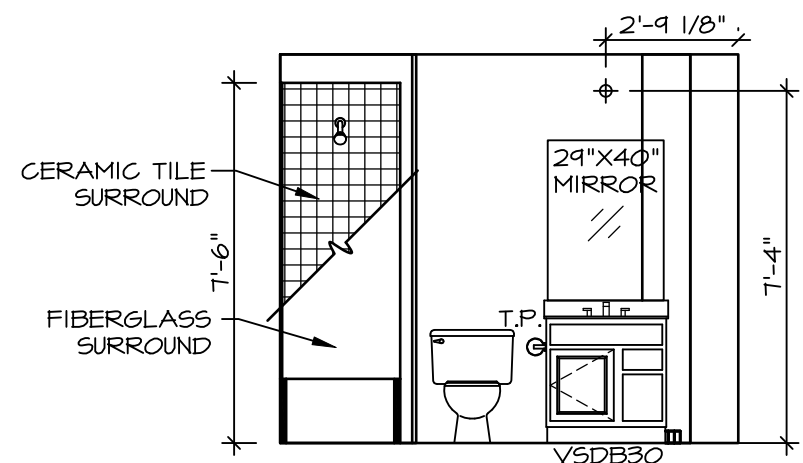
E FIRST FLOOR BATH
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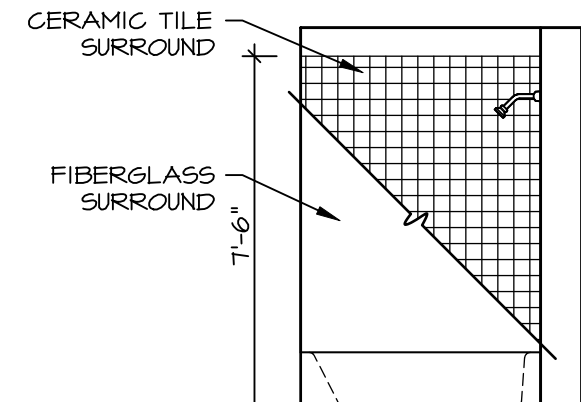
F BATH #1
SCALE: 1/4" = 1'-0" NEW LIGHT/MIRROR LAYOUT DBL VANITY "AFE"



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



Q BATH #2
SCALE: 1/4" = 1'-0"



R BATH #2
SCALE: 1/4" = 1'-0"

- NOTES:**
- TEMPERED GLASS SHOWER ENCLOSURE WITH SWING DOOR OR OPTIONAL SLIDING DOOR BY DIVISION
 - TUB ACCESS PANELS PROVIDED AS NEEDED, ALL MATERIALS BY DIVISION
 - REFER TO SHEET IT-2 FOR TUB AND SHOWER DETAILS.
 - ALL VANITIES WITH DRAWERS TO BE SET WITH DRAWERS ON RIGHT HAND SIDE.
 - BATH ELEVATIONS ARE SHOWN PER PLAN.
 - ALL DIMENSIONS SHOWN ON BATH ELEVATIONS ARE ROUGH FRAMING REFERENCES ONLY.

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