

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

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
- 3" PVC STACK (4" IF BASEMENT IS GREATER THAN 2200 SOFT)
- 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 TERMINATION TO BE IN TOP 1/3 OF ROOF
- SCREEN INSTALLED TO KEEP PESTS OUT OF RADON VENT AT ROOF TERMINATION

SHEET NO. A-5	MODEL POWELL	SET NO. PALOO	DIV-COMM-LOT-UNIT DCY-VR-5089
	DRAWING TITLE PLUMBING PLAN	VERSION 01	
OPTION DESCRIPTION 30	OPTION	DATE	STREET ADDRESS 11089 ELK CREEK DRIVE
			CITY CENTERVILLE
			STATE OH
			ZIP 45459
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<small>5285 West Lake, Suite 100 Frederick, MD 21703</small>		<small>08/17/20 - 2.06 gmt</small>	

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

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

- 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 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.

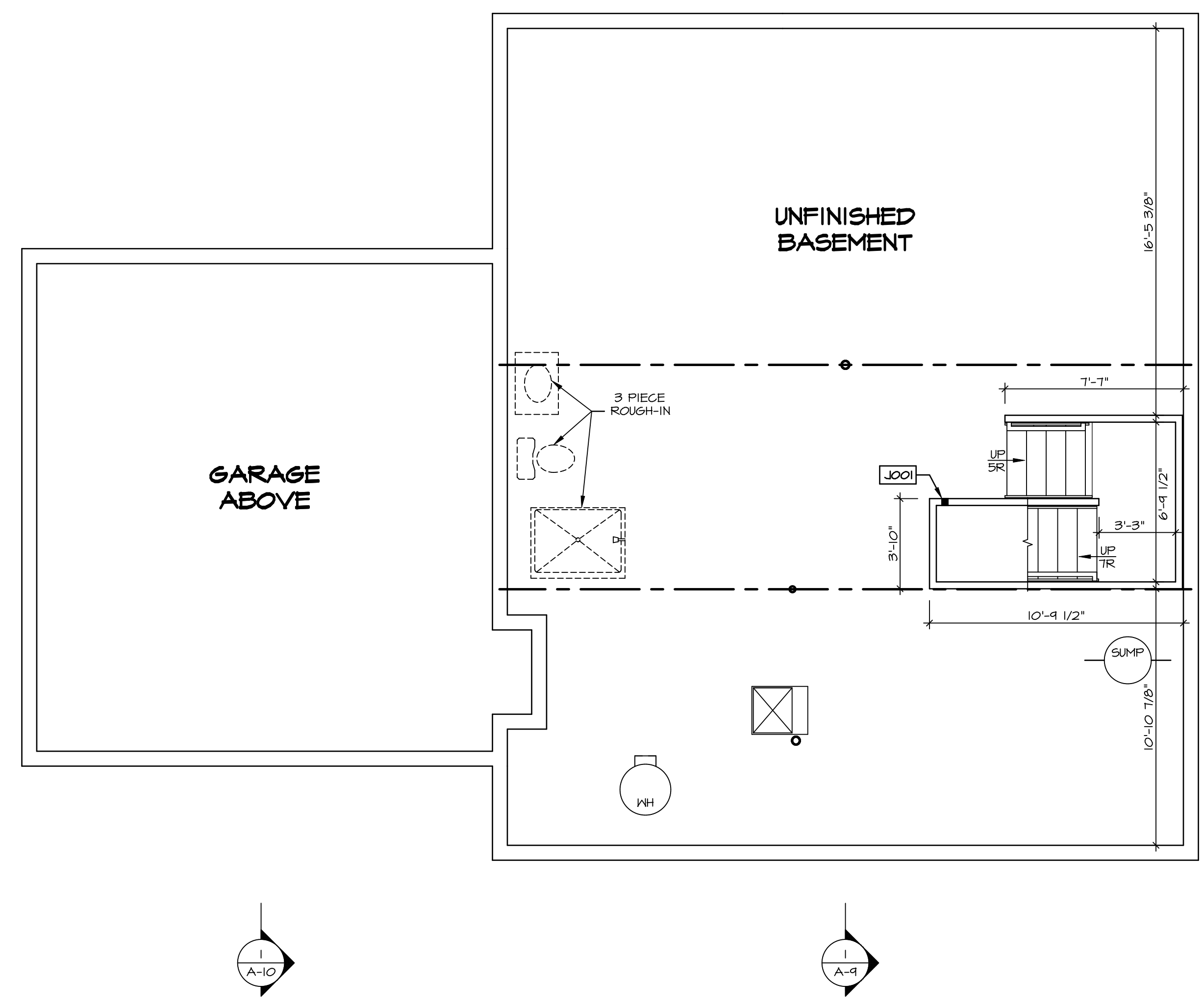
GYPSUM NOTES

AT GARAGE:
GYPSUM BOARD AT COMMON WALLS, 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

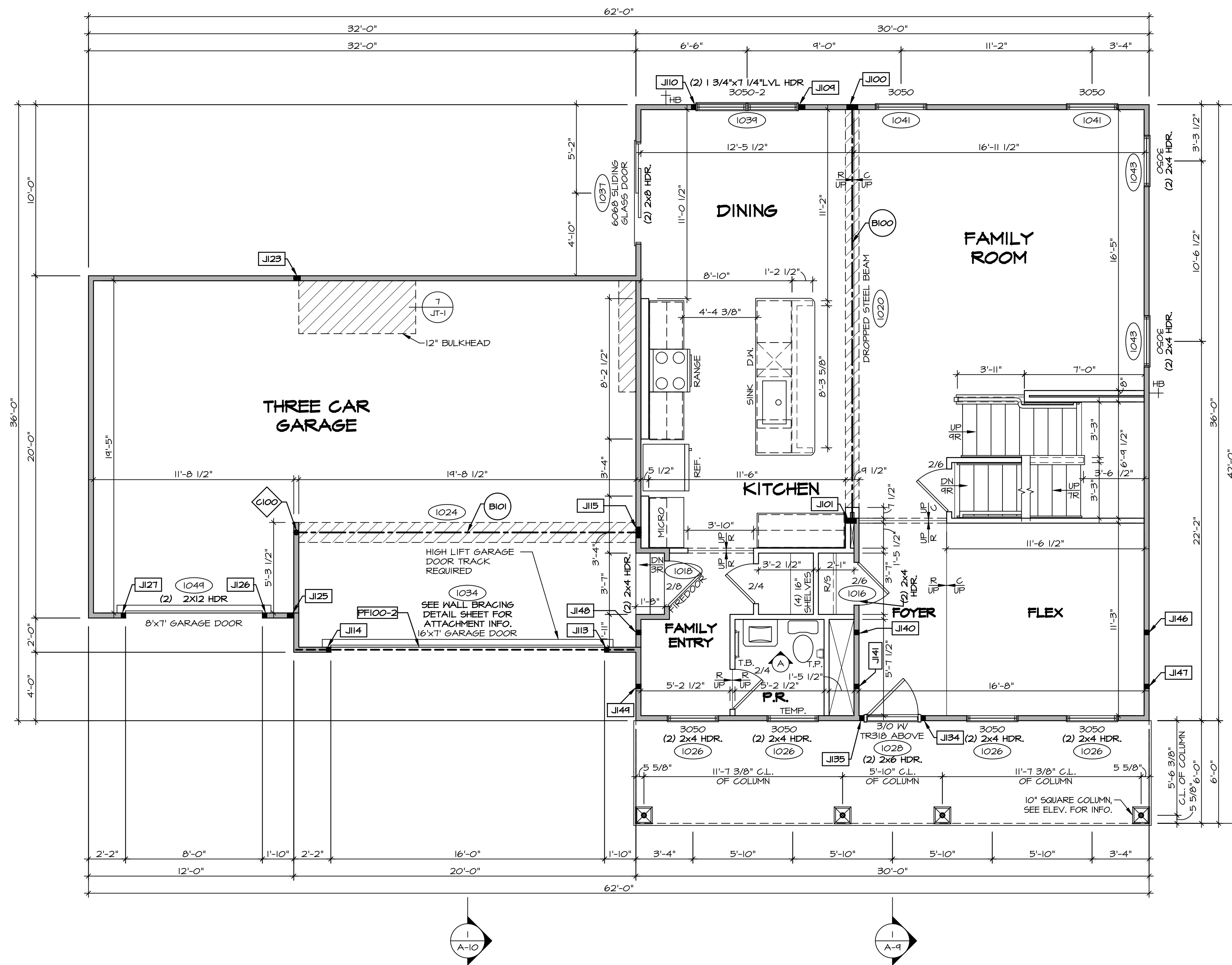
BASEMENT JACK SCHEDULE

IDENTIFIER	DESCRIPTION	OPTIONS	ENS. NUM.	REMARKS
J001	JACK - (2) 2X4 SFF STUD GRADE		B0013	



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

SHEET NO. A-6	MODEL POWELL	SET NO. PALOO	OPTION 33
	DRAWING TITLE BASEMENT FLOOR PLAN	VERSION 01	
	DRAWN BY JAB	DATE: 3/19/18	
	OPTION DESCRIPTION		
DIV-COMM-LOT-UNIT DCY-YR-5089 COMM-LOT VILGE OF WINDING CREEK MONT CO - 5089 STREET ADDRESS 11089 ELK CREEK DRIVE CITY CENTERVILLE STATE OH ZIP 45458			
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FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

LEGEND

- BEARING WALL
- NON BEARING WALL
- ⊗ INDICATES BEARING FROM POINT-LOAD ABOVE
- J JACKS
- B BEAM/HEADER
- P PAD FOOTING
- C STEEL COLUMN
- X PORTAL FRAME
- X JOIST/TRUSS
- L LVL
- X ENGINEERING PAGE NUMBER

SEE FG DETAILS FOR FRAMING CONNECTORS

NOTE:
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 - ALL HEADERS TO HAVE (1) 2x4 OR 2x6 JACK AND KING STUD EACH END, UNLESS OTHERWISE NOTED.
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 - HATCHED AREAS INDICATE DROPPED CEILING. ALL DROPPED CEILING ARE 12" UNLESS OTHERWISE NOTED.
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 - 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 7'-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

FIELD INSTALLED FIRST FLOOR BEAM/HEADER SCHEDULE

IDENTIFIER	DESCRIPTION	LENGTH	OPTIONS	ENG. NUM.	REMARKS
B100	BEAM STEEL - W12X35	24'-5 1/2"		1020	
B101	BEAM STEEL - W10X22	20'-3 1/2"	SXC	1024	
PF100-2	LVL: 175 - 11-04	19'-4"	GCB, GCF	1034	

STEEL COLUMN SCHEDULE

IDENTIFIER	STYLE	HEIGHT	OPTIONS	ENG. NUM.	REMARKS
C100	STANCHION - 3 IN SCHED 40	9'-2 1/2"	GCF, SXC	1024	

FIRST FLOOR JACK SCHEDULE

IDENTIFIER	DESCRIPTION	OPTIONS	ENG. NUM.	REMARKS
JI00	JACK - (5) 2X4 SFF STUD GRADE		1020	
JI01	JACK - (5) 2X4 SP#1		1020	
JI04	JACK - (3) 2X4 SFF STUD GRADE		1034	
JI10	JACK - (2) 2X4 SFF STUD GRADE		1034	
JI19	JACK - (2) 2X4 SFF STUD GRADE	LGF	1034	
JI14	JACK - (2) 2X4 SFF STUD GRADE	LGF	1034	
JI15	JACK - (5) 2X4 SP#1	SXC	1024	
JI23	JACK - (3) 2X4 SFF STUD GRADE	GCF	1022	
JI25	JACK - (3) 2X4 SFF STUD GRADE	GCF, EVB	1050	
JI26	JACK - (2) 2X4 SFF STUD GRADE	GCF	1044	
JI27	JACK - (2) 2X4 SFF STUD GRADE	GCF	1044	
JI34	JACK - (2) 2X4 SFF STUD GRADE	ELK	1028	
JI35	JACK - (2) 2X4 SFF STUD GRADE	ELK	1028	
JI40	JACK - (2) 2X4 SFF STUD GRADE		1012	
JI41	JACK - (2) 2X4 SFF STUD GRADE		1012	
JI46	JACK - (2) 2X4 SFF STUD GRADE		1012	
JI47	JACK - (2) 2X4 SFF STUD GRADE		1012	
JI48	JACK - (2) 2X4 SFF STUD GRADE		1012	
JI44	JACK - (2) 2X4 SFF STUD GRADE		1012	

DCY-YR-S089

BIV-COMM-LOT-UNIT
COMM-LOT
VILGE OF WINDING CREEK MONT CO - S089
STREET ADDRESS
11089 ELK CREEK DRIVE
CITY
CENTERVILLE
STATE
OH
ZIP
45450

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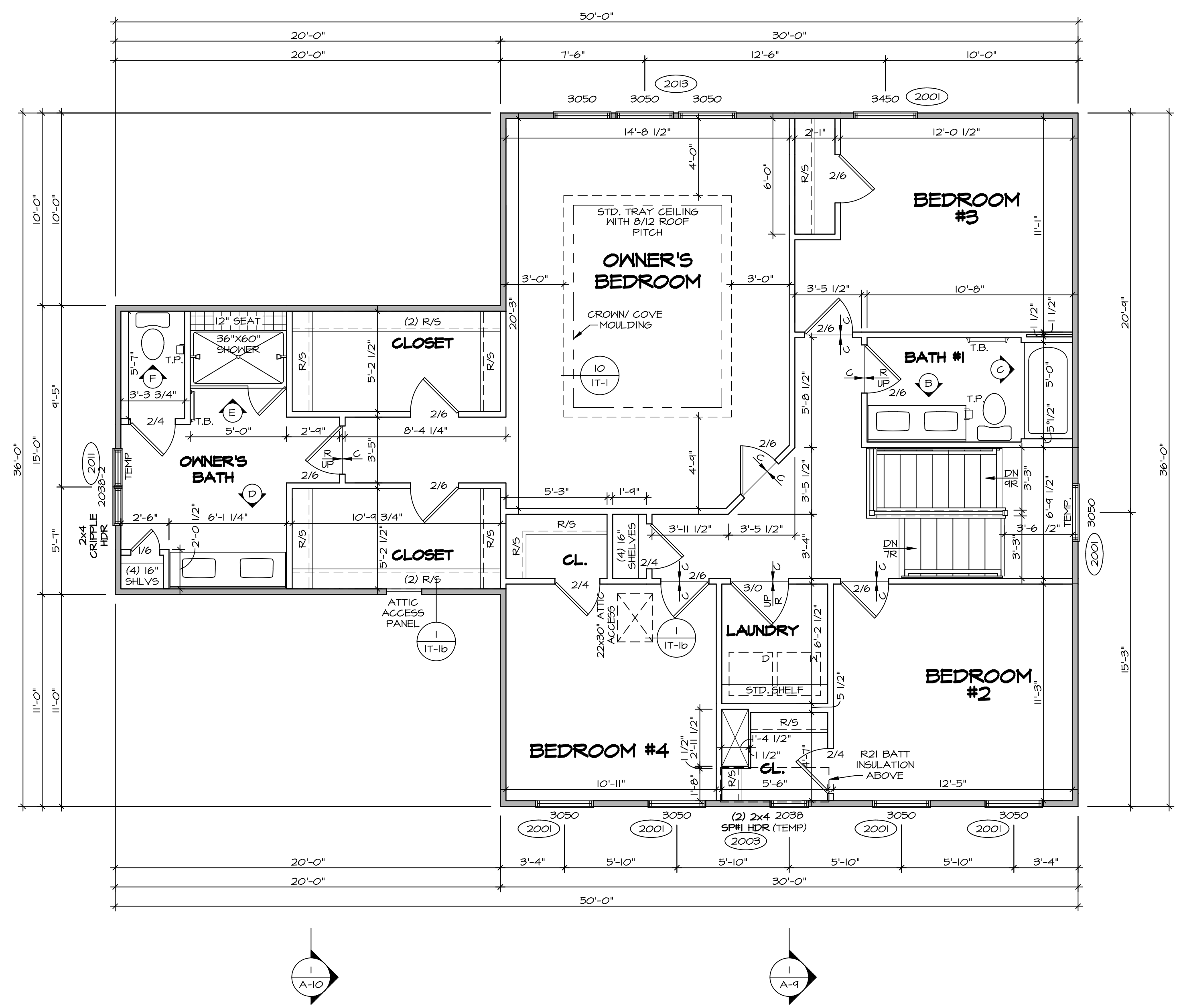
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5285 Washington Blvd.
Friedrichs, MD 21703

SET NO. PALOO
VERSION 01
DRAWN BY JAB
DATE: 3/19/18
OPTION

POWELL
DRAWING TITLE
FIRST FLOOR PLAN
OPTION DESCRIPTION

SHEET NO. **A-7**
35

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SECOND 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
- PORTAL FRAME
- JOIST/TRUSS
- LVL
- ENGINEERING PAGE NUMBER

SEE FG DETAILS FOR FRAMING CONNECTORS

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

- FLOOR PLAN NOTES**
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 - 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 "IT" SHEET(S) FOR INTERIOR TRIM DETAILS.
 - SEE ARCHITECTURAL DETAIL SHEET "AD" FOR HOUSE SPECIFIC INTERIOR TRIM OPTION TABLE.
 - ALL WINDOWS HAVE 1" 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 JACK SCHEDULE

IDENTIFIER	DESCRIPTION	OPTIONS	ENG. NUM.	REMARKS

MODEL
POWELL

DRAWING TITLE
SECOND FLOOR PLAN

OPTION DESCRIPTION
OPTION

SHEET NO.
A-8

39

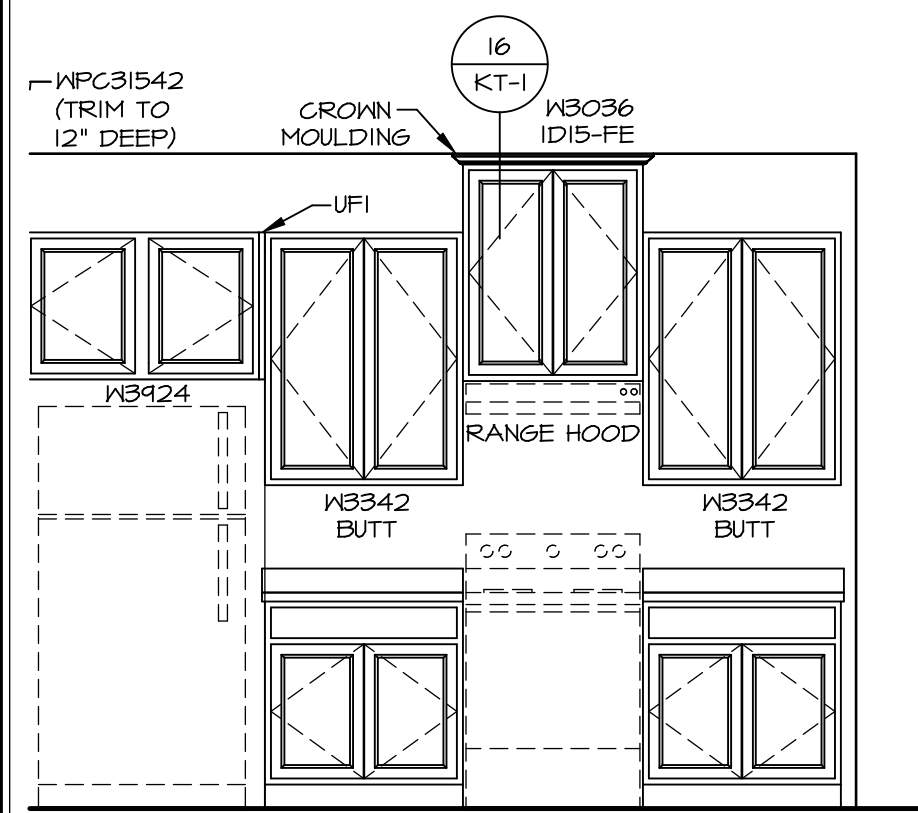
SET NO. PALOO
VERSION 01
DRAWN BY JAB
DATE: 3/19/18
OPTION

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5285 Westfield, MD 21703

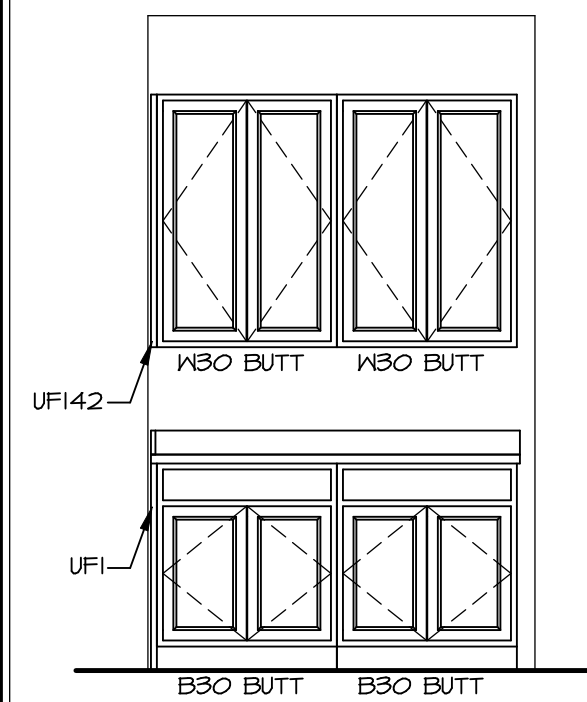
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DIV-COMM-LOT-UNIT
DCY-YR-5089
COMM-LOT
VILGS OF WINDING CREEK MONT CO - 5089
STREET ADDRESS
11089 ELK CREEK DRIVE
CITY STATE OH ZIP
CENTERVILLE OH 45458

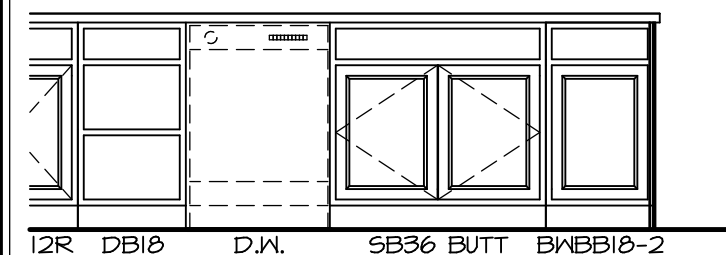
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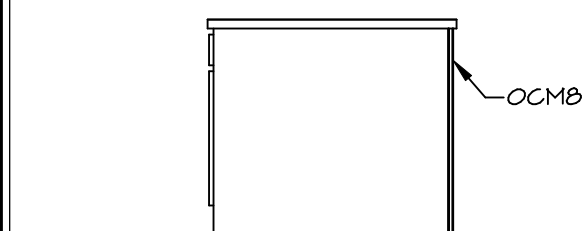
KITCHEN ELEVATION A
SCALE: 3/8" = 1'-0"



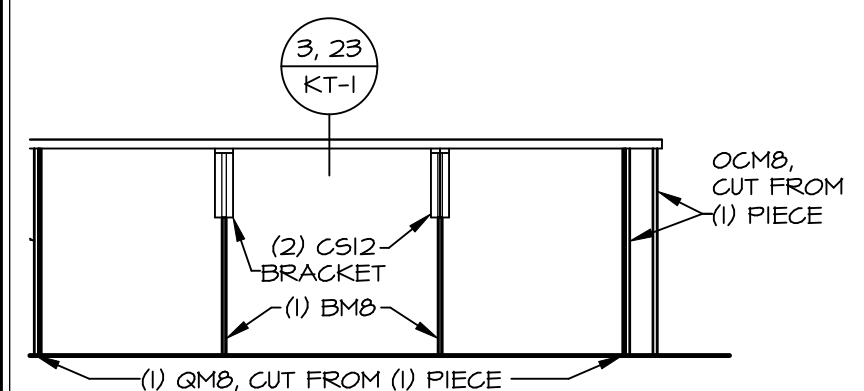
KITCHEN ELEVATION B
SCALE: 3/8" = 1'-0"



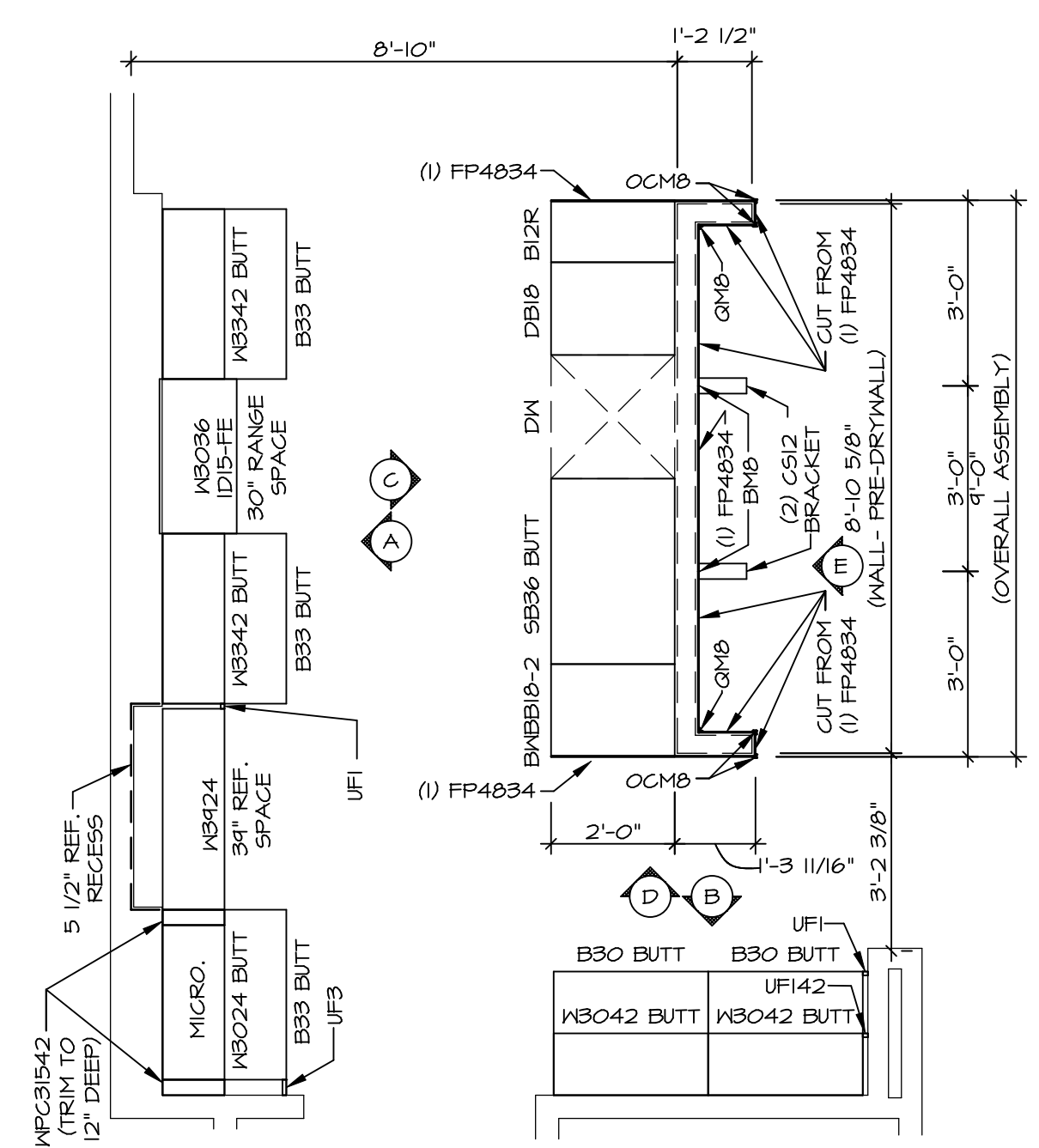
KITCHEN ELEVATION C
SCALE: 3/8" = 1'-0"



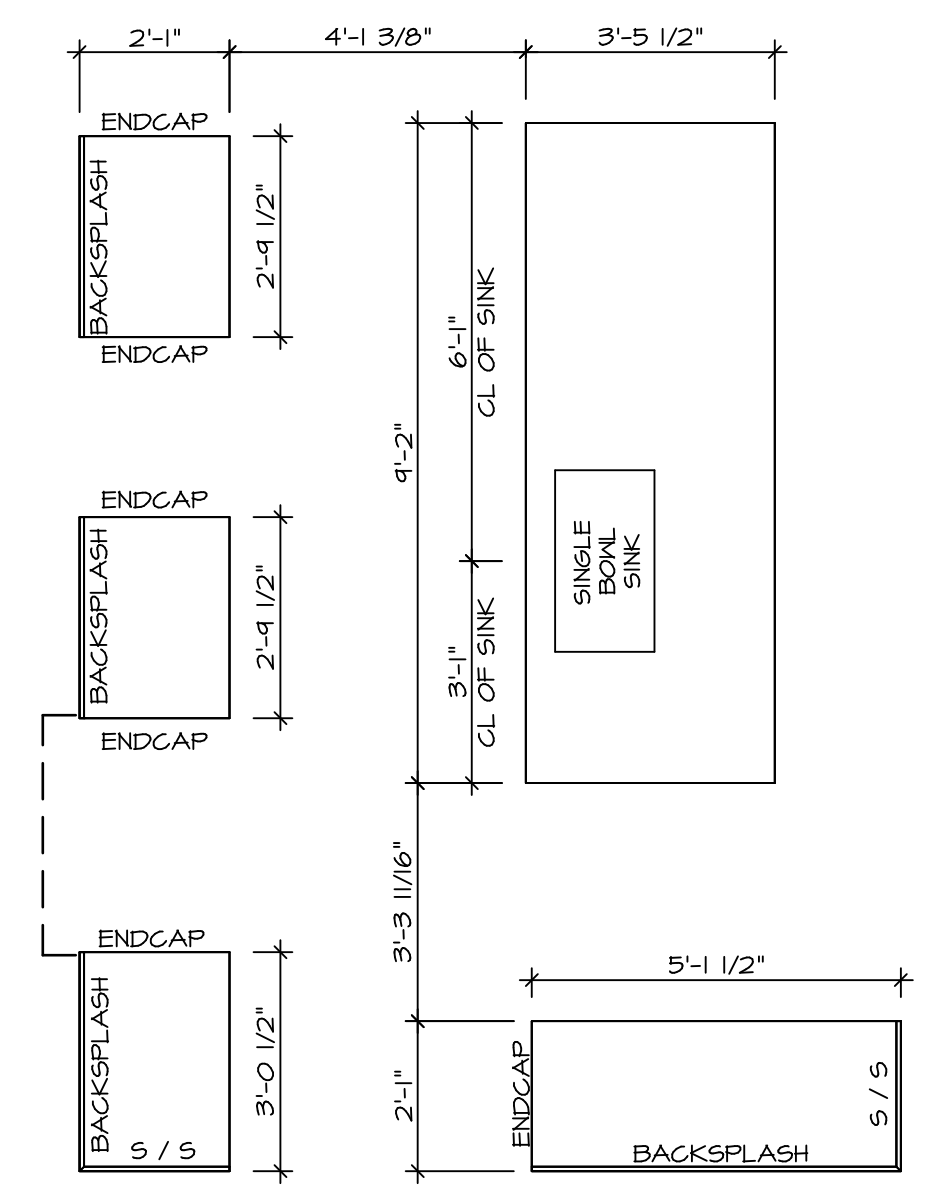
KITCHEN ELEVATION D
SCALE: 3/8" = 1'-0"



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



KITCHEN CABINET PLAN / KC - 3543TC
KITCHEN APPLIANCE LAYOUT W/ RANGE (TC) "KAI" SCALE: 3/8" = 1'-0"



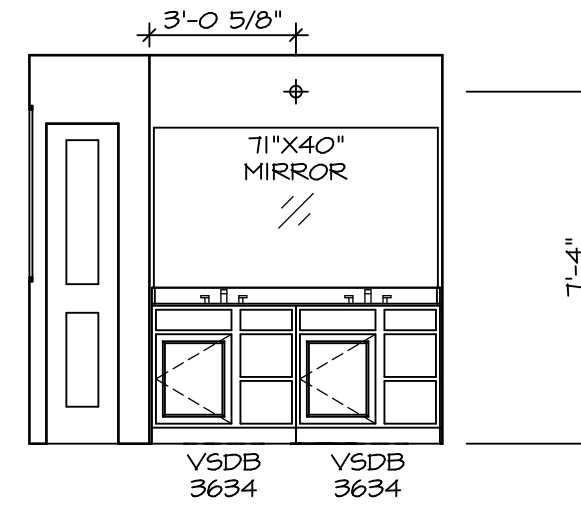
KITCHEN COUNTERTOP PLAN / KC - 3543TC
KITCHEN APPLIANCE LAYOUT W/ RANGE (TC) "KAI" SCALE: 3/8" = 1'-0"

- NOTES:**
- CABINET LAYOUT (S) ARE BASED ON FINISHED DIMENSIONS TO DRYWALL.
 - IF KITCHEN PLANS/ELEVATIONS CALL-OUT STANDARD MOLDING, REFER TO STANDARD DETAIL (1/1KT-1) FOR REPLACEMENT BASED ON CABINET STYLE.
 - ALL (F#) FILLERS ARE TO BE "TRIM TO FIT" UNLESS OTHERWISE NOTED.
 - CABINET MUST BE SET, SHIMMED, LEVELED AND PLUMB W/ 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/FILL NO HARDWARE ON FALSE DRAWER FRONTS.

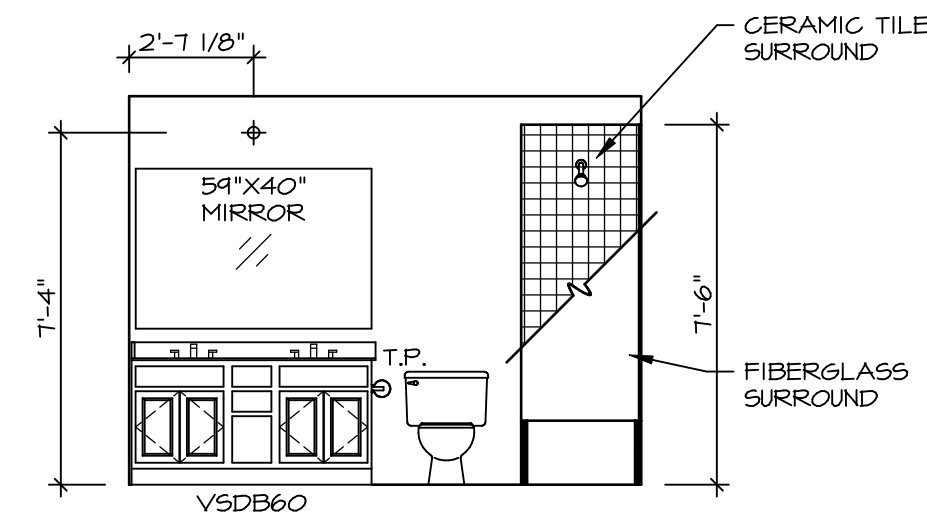
DIV-COMM-LOT-UNIT DCY-VR-5089	
COMM-LOT VILGS OF WINDING CREEK MONT CO - 5094	
STREET ADDRESS 11089 ELK CREEK DRIVE	
CITY CENTERVILLE	
STATE OH	
ZIP 45458	
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SET NO. PALOO VERSION 01	DRAWN BY SPW
DATE: 1/11/18	OPTION
MODEL POWELL	
DRAWING TITLE KITCHEN PLANS AND ELEVATIONS	
SHEET NO. A-12	OPTION DESCRIPTION
55	

NOTES:

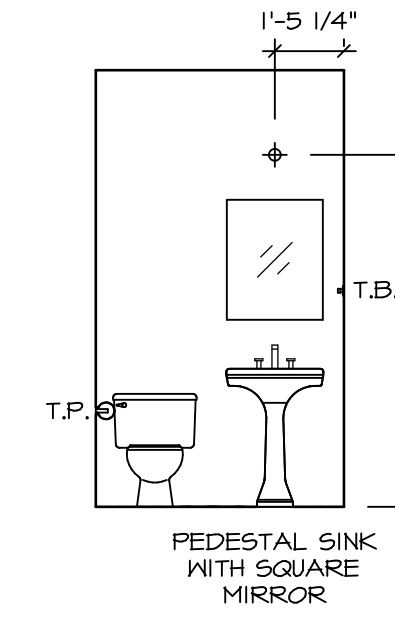
1. TEMPERED GLASS SHOWER ENCLOSURE WITH SLIDING DOOR OR OPTIONAL SLIDING DOOR BY DIVISION
2. TUB ACCESS PANELS PROVIDED AS NEEDED, ALL MATERIALS BY DIVISION
3. REFER TO SHEET D-11 FOR TUB AND SHOWER DETAILS.
4. ALL V5DB24-42 DRAWERS TO BE SET ON RIGHT HAND.
5. BATH ELEVATIONS ARE SHOWN PER PLAN.



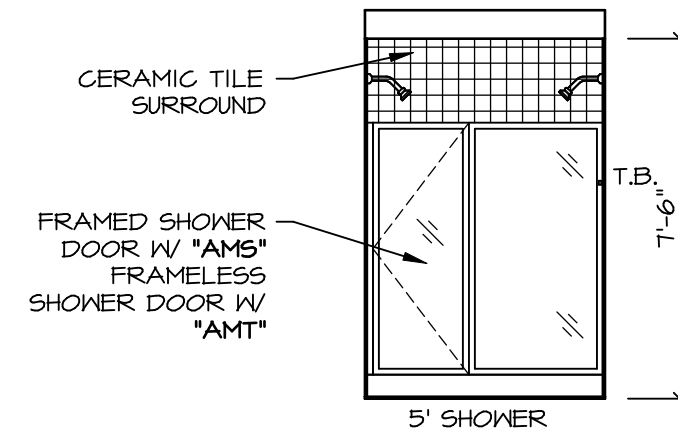
D OWNER'S BATH
SCALE: 1/4" = 1'-0" OWNER'S BATH ROMAN SHOWER "AM6"



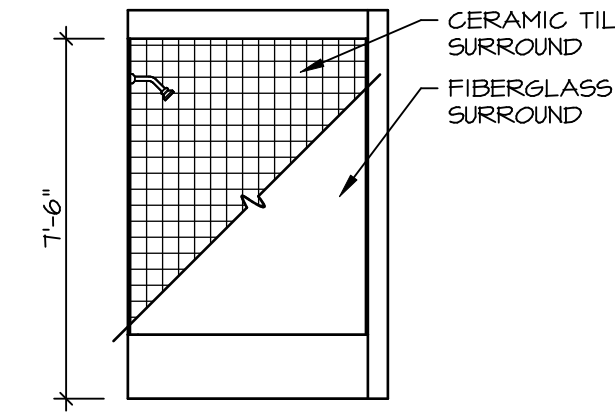
B BATH #1
SCALE: 1/4" = 1'-0"



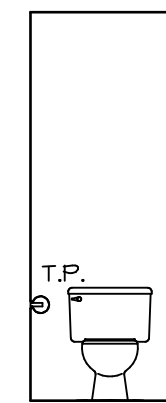
A POWDER ROOM
SCALE: 1/4" = 1'-0" WITH CRAFTSMAN SPECIFICATIONS "5CZ"



E OWNER'S BATH
SCALE: 1/4" = 1'-0" OWNER'S BATH ROMAN SHOWER "AM6"



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



F OWNER'S BATH
SCALE: 1/4" = 1'-0" OWNER'S BATH ROMAN SHOWER "AM6"

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SET NO. PALOO
VERSION 01
DRAWN BY
DATE:
OPTION

MODEL
POWELL
DRAWING TITLE
BATH ELEVATIONS
OPTION DESCRIPTION

SHEET NO.
A-13
56

DIV-COMM-LOT-UNIT
DCY-YR-5089
COMM-LOT
VILLES OF WINDING CREEK MONT CO - 5089
STREET ADDRESS
11089 ELK CREEK DRIVE
CITY STATE OH ZIP
CENTERVILLE OH 45458