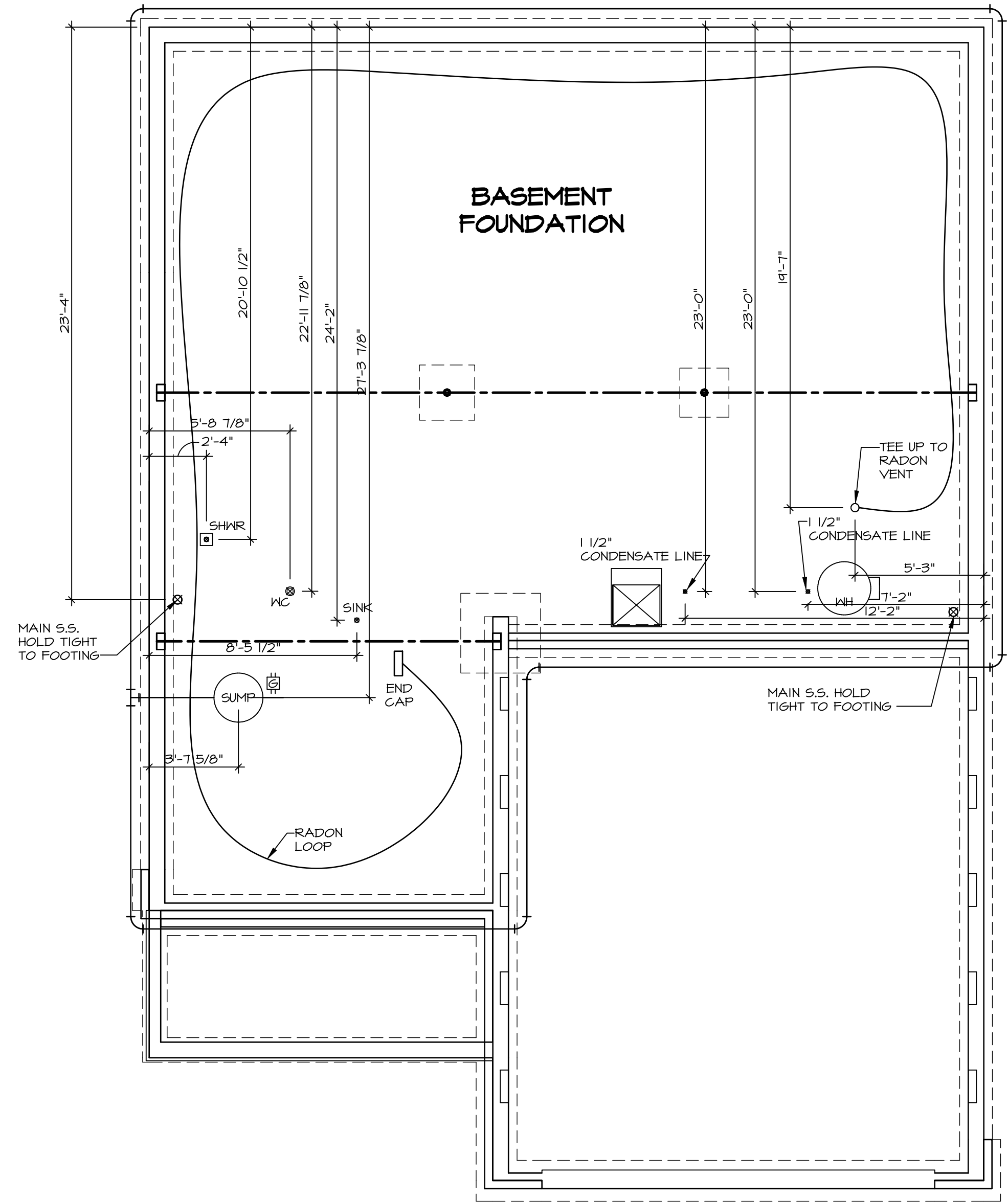


**NOTE**  
 RADON REMEDIATION  
 RADON LOOP

- (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
- 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



**PLUMBING PLAN**

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

SHEET NO. <b>A-5</b>	MODEL <b>BALLENGER</b>	SET NO. <b>BL600</b>	VERSION <b>01</b>
		DRAWN BY	DATE:
DRAWING TITLE <b>PLUMBING PLAN</b>	OPTION DESCRIPTION	OPTION	
		DATE:	
<b>23</b>			

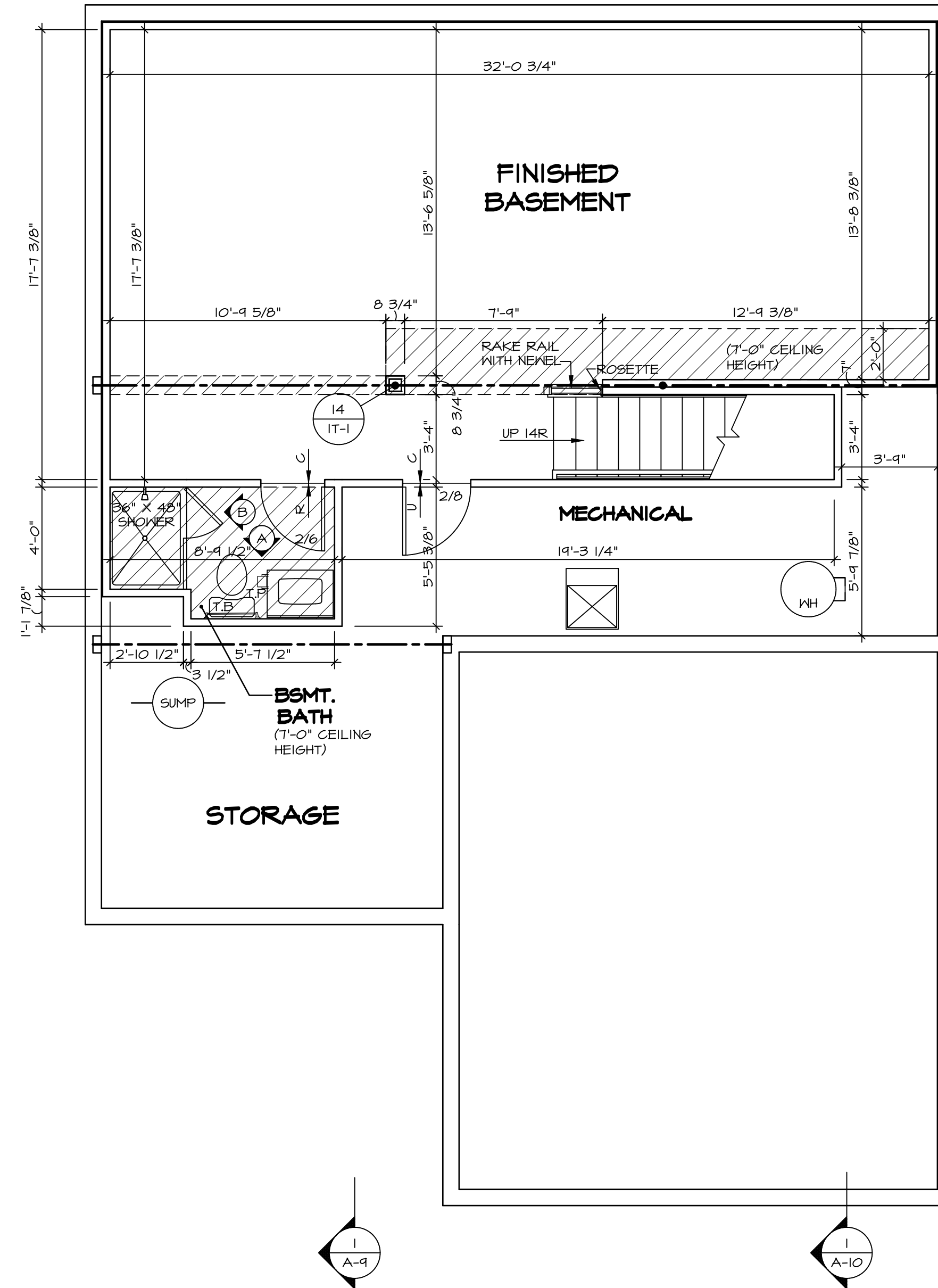
DIV-COMM-LOT-UNIT <b>DCY-WI-0203</b>			
COMM-LOT MILSON FARMS - 0203			
STREET ADDRESS 9046 MILSON FARMS BLVD			
CITY FRANKLIN	STATE OH	ZIP 45005	APT. NO. ----

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**BASEMENT 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 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/ T-PLY, 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 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, CEILINGS, BEAM WRAPS AND SUPPORTS PER STANDARD DETAIL FA-10) FIRE ASSEMBLIES OR AS REQUIRED BY LOCAL CODE.
- AT STAIRS:  
1/2" GYPSUM BOARD AT UNDERSIDE OF STAIRS AND WALLS IN CLOSET

SHEET NO. <b>A-6</b>	MODEL <b>BALLENGER</b>	SET NO. BL600	DIV-COMM-LOT-UNIT <b>DCY-WI-0203</b>
	DRAWING TITLE <b>BASEMENT FLOOR PLAN</b>	VERSION 01	
OPTION DESCRIPTION <b>27</b>	DATE:	DATE:	STREET ADDRESS 9046 MILSON FARMS BLVD
	OPTION	OPTION	CITY STATE ZIP FRANKLIN OH 45005

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5285 Westchase  
Frederick, MD 21703

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FIRST FLOOR JACK SCHEDULE				
IDENTIFIER	DESCRIPTION	OPTIONS	ENG. NUM.	REMARKS
J101	JACK - (2) 2X4 SFF STUD GRADE		1041	
J102	JACK - (2) 2X4 SFF STUD GRADE		1041	
J103	JACK - (3) 2X4 SFF STUD GRADE		1045	
J104	JACK - (3) 2X4 SFF STUD GRADE		1045	
J105	JACK - (2) 2X4 SFF STUD GRADE		1028	
J106	JACK - (2) 2X4 SFF STUD GRADE		1028	
J112	JACK - (3) 2X4 SFF STUD GRADE	ELL	1026	
J117	JACK - (5) 2X4 SFF	ELB, ELC, ELL, GCB	1014	
J118	JACK - (5) 2X4 SFF	ELB, ELC, ELL, GCB	1014	
J119	JACK - (4) 2X4 SFF STUD GRADE	ELB, ELC, ELL	1018	
J120	JACK - (4) 2X4 SFF STUD GRADE	ELB, ELC, ELL	1018	
J125	JACK - (4) 2X4 SFF STUD GRADE	ELB, ELC, ELL	1006	
J126	JACK - (4) 2X4 SFF STUD GRADE		1006	
J130	JACK - (2) 2X4 SFF STUD GRADE			
J131	JACK - (2) 2X4 SFF STUD GRADE			
J132	JACK - (4) 2X4 SFF STUD GRADE		1006	

STEEL COLUMN SCHEDULE					
IDENTIFIER	STYLE	HEIGHT	OPTIONS	ENG. NUM.	REMARKS
C101	STANCHION - 3 IN SCHED 40	7'-11 1/8"		1008	
C102	STANCHION - 3 IN SCHED 40	7'-11 1/8"		1008	
C103	STANCHION PORCH - 3 IN DIA ADJ	9'-4 7/8"			

FIELD INSTALLED FIRST FLOOR BEAM/HEADER SCHEDULE					
IDENTIFIER	DESCRIPTION	LENGTH	OPTIONS	ENG. NUM.	REMARKS
B101	BEAM STEEL - W12X35	24'-11"		1008	
B103	BEAM STEEL - W12X30	20'-0"	ELB, ELC, ELL, SXC	1014	
PF101-2	EXT HEADER - 2X12 - 2 FLY	14'-4"	GCB	1028	2-PLY, PORTAL FRAME

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

- 1.A - (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.A - (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.
- 3.A - (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.
- 4.A - (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.
- 5.A - (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.
- 6.A - (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.
- 7.A - (4) PLY (ALL SIZES); FASTEN PLYS W/ (2) ROWS 1/2" DIAMETER A307 BOLTS AT 24" O.C. SEE SHOP DRAWING FOR ADDITIONAL INFORMATION.

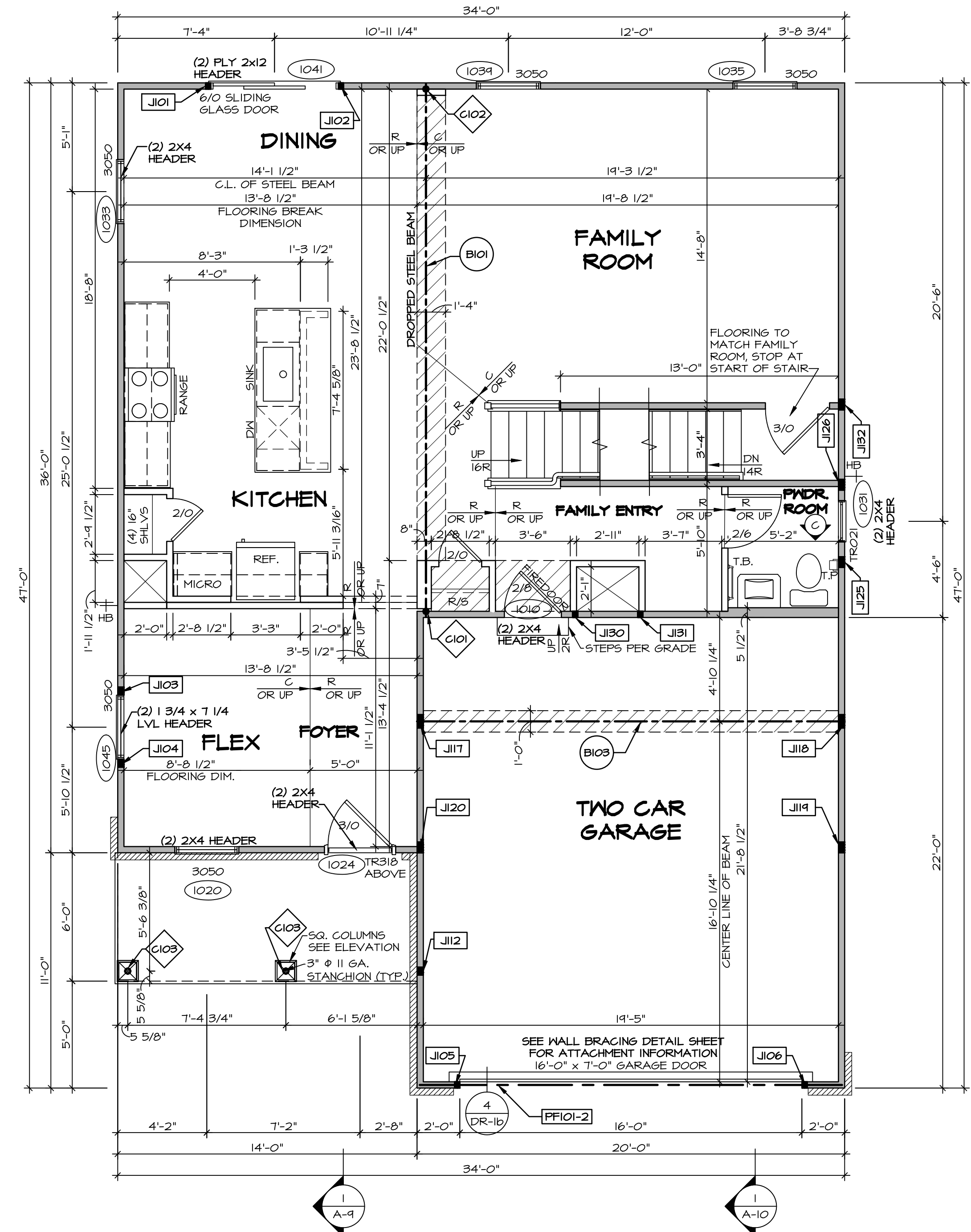
**LEGEND**

- 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**
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 EXTERIOR WALLS TO BE 4" W/ OSB OR 3 1/2" W/ T-PLY; ALL INTERIOR WALLS TO BE 3 1/2", UNLESS OTHERWISE NOTED.
  4. HATCHED AREAS INDICATE DROPPED CEILINGS. ALL DROPPED CEILINGS ARE 12" UNLESS OTHERWISE NOTED.
  5. SEE "BRACED WALL PANEL DETAIL SHEET" FOR SPECIAL WALL FRAMING LOCATIONS AND HEADER SIZES, IF APPLICABLE.
  6. SEE STANDARD DETAIL CATEGORY "IT" SHEET(S) FOR INTERIOR TRIM DETAILS.
  7. SEE ARCHITECTURAL DETAIL SHEET "AD" FOR HOUSE SPECIFIC INTERIOR TRIM OPTION TABLE.
  8. ALL WINDOWS HAVE 7'-0 1/2" HEADER HEIGHT UNLESS OTHERWISE NOTED.
  9. ALL HEADERS IN NON-BEARING WALLS SHALL BE A SINGLE FLAT 2X4 OR 2X6 ATTACHED TO CRIPPLES ABOVE, UNLESS OTHERWISE NOTED.
  10. 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 PLAN**  
SCALE: 1/4" = 1'-0"

DIV-COMM-LOT-UNIT: DCY-WI-0203  
COM-Lot: MILLSON FARMS - 0203  
STREET ADDRESS: 9846 MILLSON FARMS BLVD  
CITY: FRANKLIN STATE: OH ZIP: 45005

APR. NO. ---  
A-7

SET NO. BL600  
VERSION: 01  
DRAWN BY: BALLENGER  
DATE: ---  
OPTION: ---

SHEET NO. A-7  
OPTION DESCRIPTION: ---  
29

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NVR, Inc., Suite 100  
5285 Westrick, MD 21703  
12/14/22 - 2:37 PM

SECOND FLOOR JACK SCHEDULE				
IDENTIFIER	DESCRIPTION	OPTIONS	ENG. N.J.M.	REMARKS
J203	JACK - (4) 2X4 SP#1	ELB, ELG, ELL	2004	EXTEND THRU TOP PLATE
J204	JACK - (4) 2X4 SP#1	ELB, ELG, ELL	2004	EXTEND THRU TOP PLATE

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

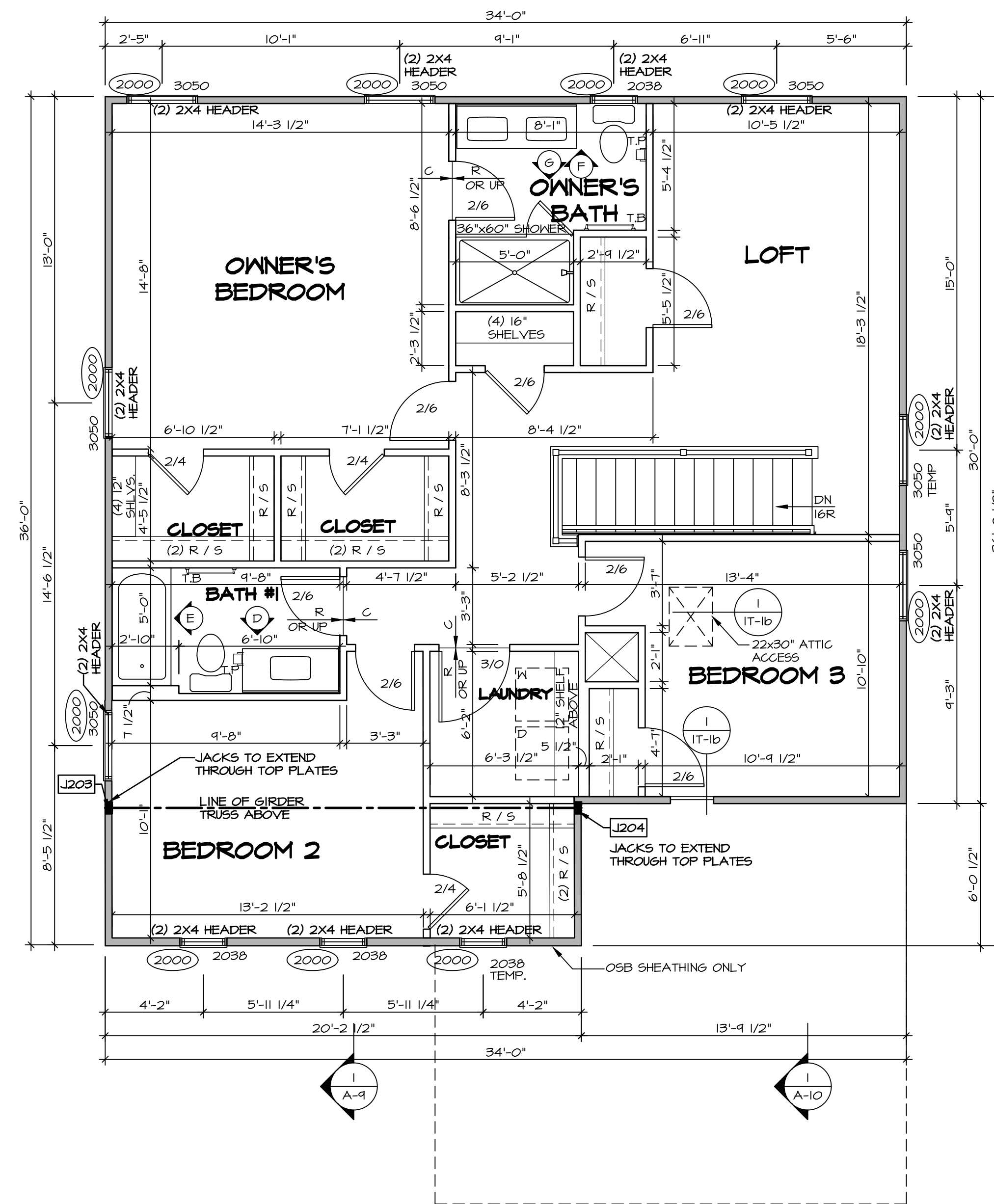
### FLOOR PLAN NOTES

- 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/ T-PLY, 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 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.

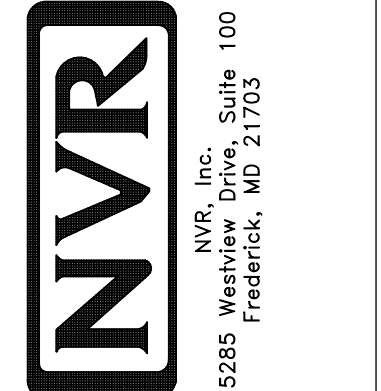
AT STAIRS:  
1/2" GYPSUM BOARD AT UNDERSIDE OF STAIRS AND WALLS IN CLOSET



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

DIV-COMM-LOT-UNIT  
**DCY-WI-0203**  
COM-LOT  
MILSON FARMS - 0203  
STREET ADDRESS  
9046 MILSON FARMS BLVD  
CITY STATE ZIP  
FRANKLIN OH 45005

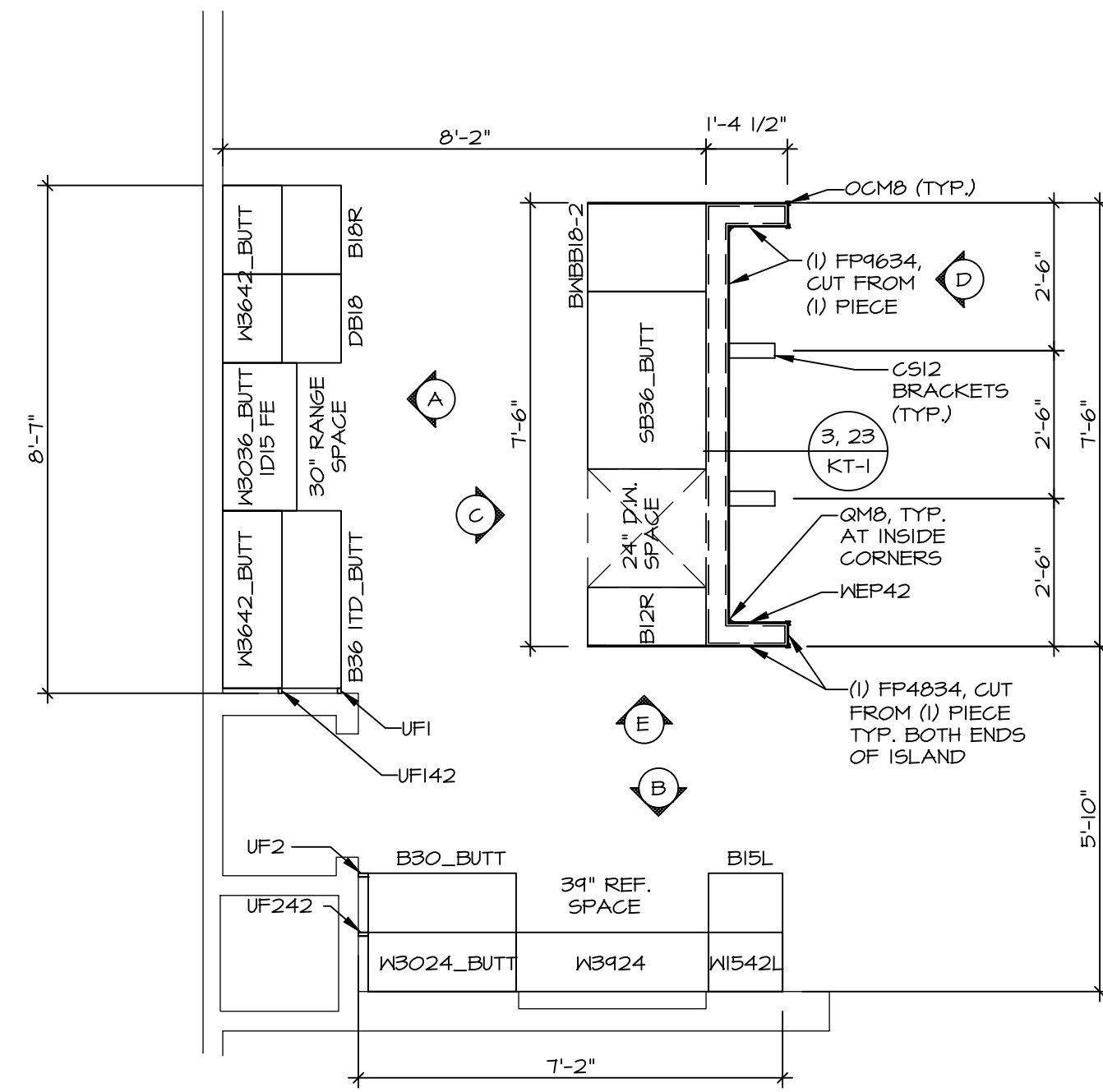
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SET NO. BL600  
VERSION 01  
DRAWN BY  
DATE:  
OPTION

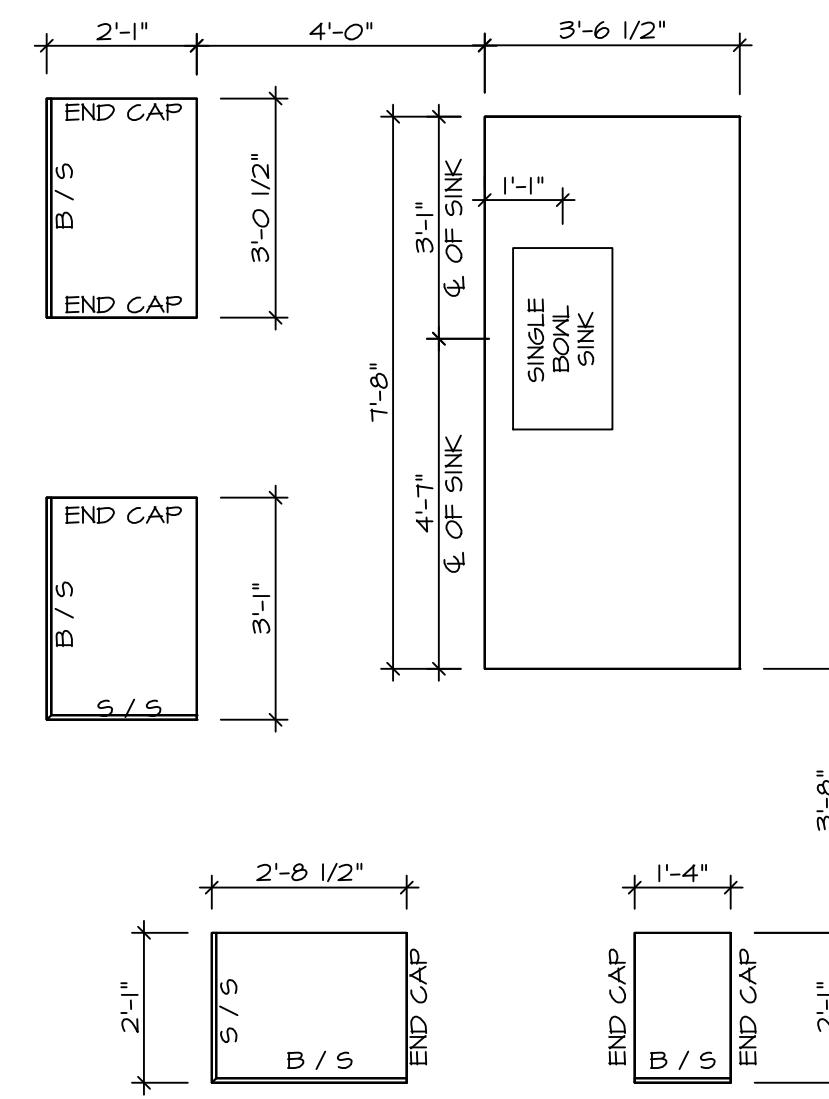
USER:  
**BALLENGER**  
DRAWING TITLE  
SECOND FLOOR PLAN  
OPTION DESCRIPTION

SHEET NO.  
**A-8**  
32



**KITCHEN CABINET  
PLAN KC - 3491(TC)**

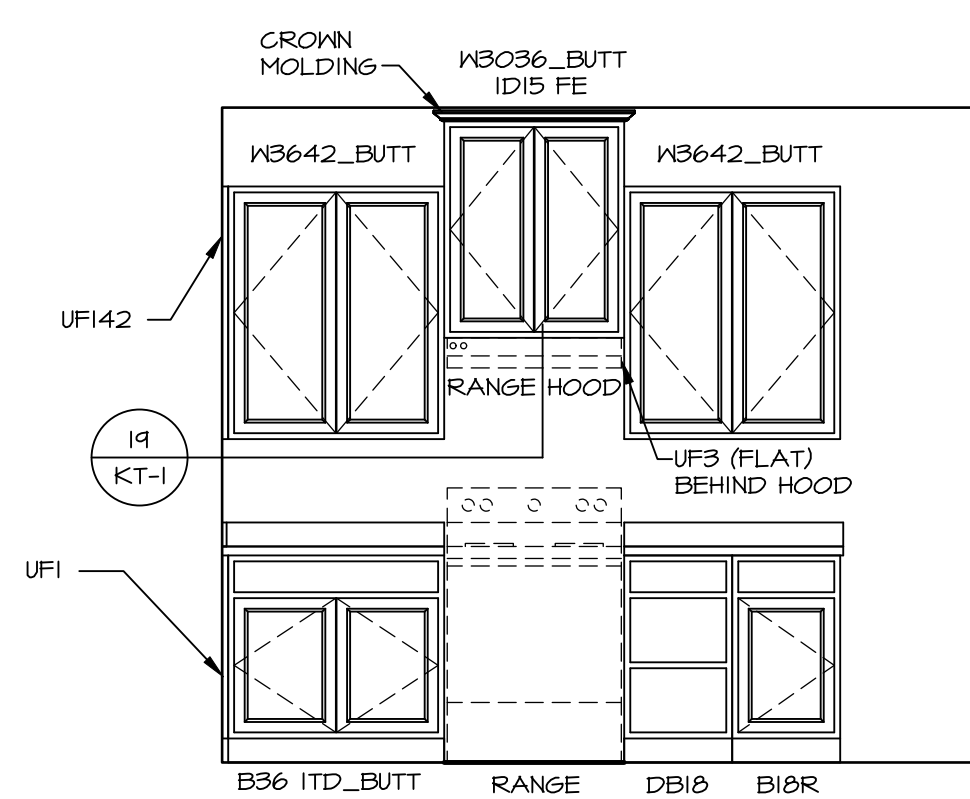
1  
A-12 SCALE: 3/8" = 1'-0" KITCHEN APPLIANCE LAYOUT  
W/ RANGE (TC) \*KAI\*



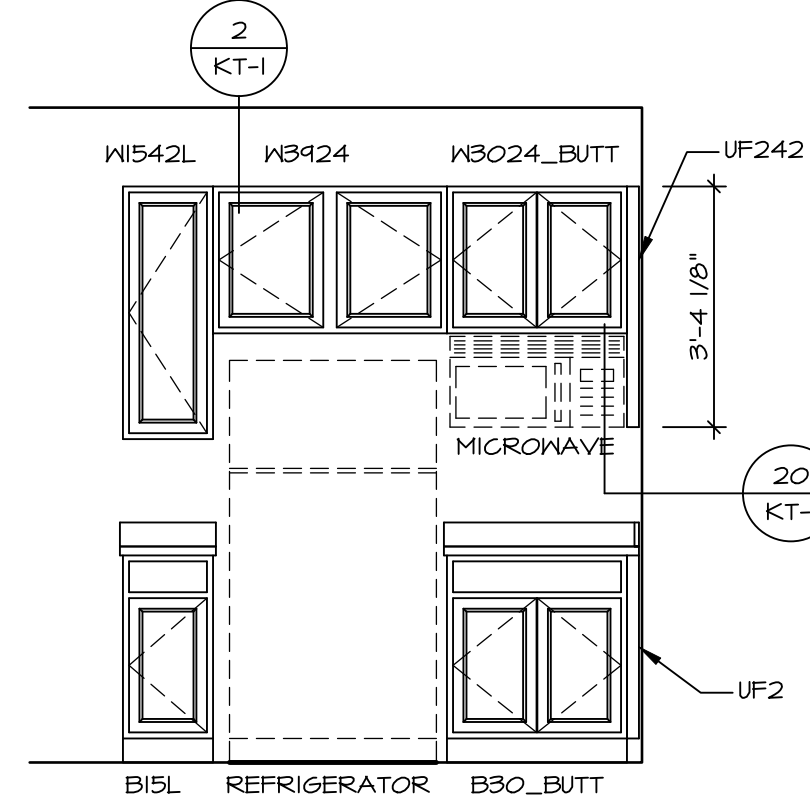
**KITCHEN COUNTERTOP  
PLAN KC - 3491(TC)**

2  
A-12 SCALE: 3/8" = 1'-0" KITCHEN APPLIANCE LAYOUT  
W/ RANGE (TC) \*KAI\*

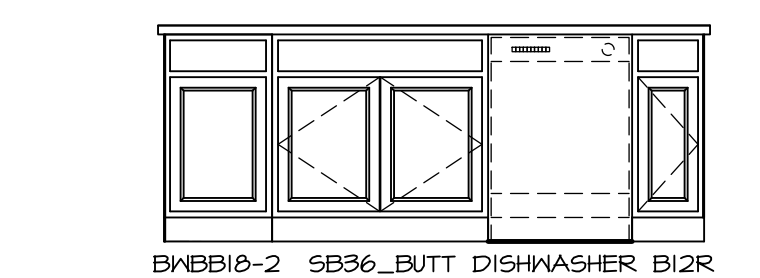
- NOTES:**
- CABINET LAYOUT (S) ARE BASED ON FINISHED DIMENSIONS TO DRYWALL.
  - IF KITCHEN PLANS/ELEVATIONS CALL-OUT STANDARD MOLDING, REFER TO STANDARD DETAIL (11/KT-1) FOR REPLACEMENT BASED ON CABINET STYLE.
  - ALL (UF) FILLERS ARE TO BE "TRIM TO FIT" UNLESS OTHERWISE NOTED.
  - CABINET MUST BE SET, 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/PULL. NO HARDWARE ON FALSE DRAWER FRONTS.



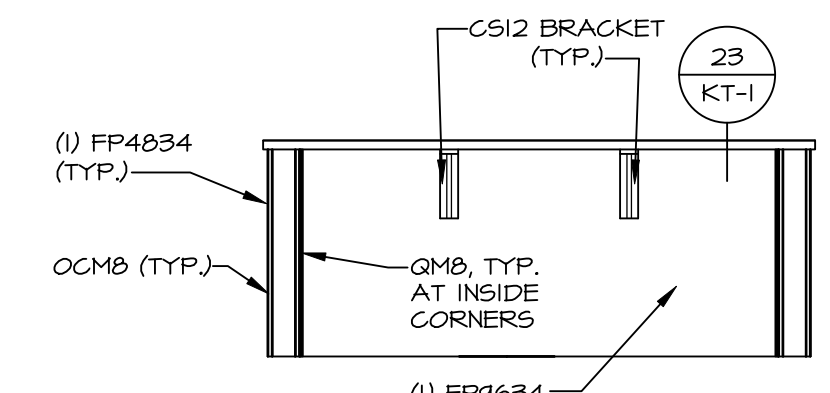
**ELEVATION "A"**  
SCALE: 3/8" = 1'-0" KITCHEN APPLIANCE LAYOUT  
W/ RANGE (TC) \*KAI\*



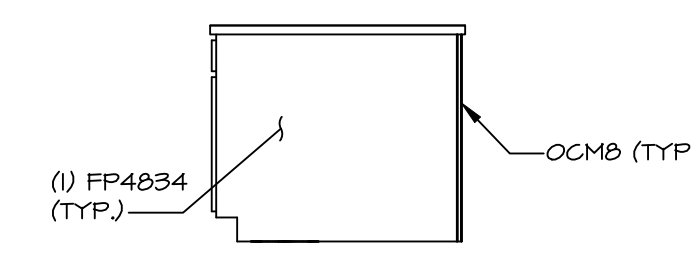
**ELEVATION "B"**  
SCALE: 3/8" = 1'-0" KITCHEN APPLIANCE LAYOUT  
W/ RANGE (TC) \*KAI\*



**ELEVATION "C"**  
SCALE: 3/8" = 1'-0" KITCHEN APPLIANCE LAYOUT  
W/ RANGE (TC) \*KAI\*



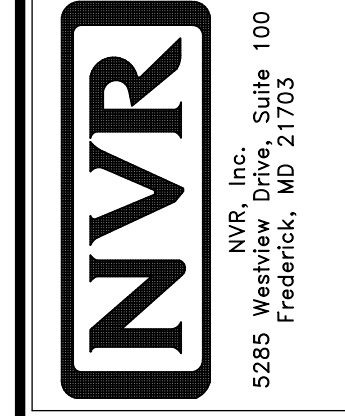
**ELEVATION "D"**  
SCALE: 3/8" = 1'-0"

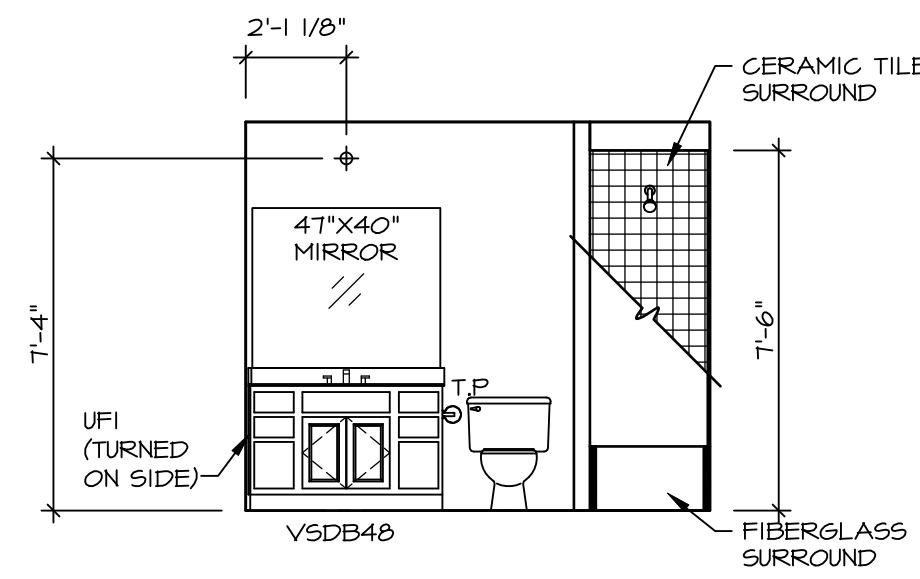


**ELEVATION "E"**  
SCALE: 3/8" = 1'-0"

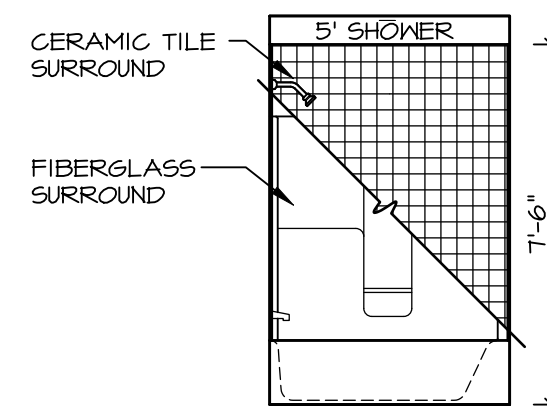
SHEET NO. <b>A-12</b>	USER <b>BALLENGER</b>	SET NO. BL600	VERSION 01
		DRAWING TITLE KITCHEN PLANS	DRAWN BY
47	OPTION DESCRIPTION	DATE:	OPTION
		C:\NVR\Solmes\BALLENGER_BL600_01\DCY-WI-0203\2713642_Sheets\Lot_Specific\47 A-12_KIT_LS.dwg 12/14/22 - 2:38 am	
DIV-COMM-LOT-UNIT <b>DCY-WI-0203</b>		COM-LOT MILSON FARMS - 0203	APT. NO. ----
STREET ADDRESS 9946 MILSON FARMS BLVD		CITY FRANKLIN	STATE OH
CITY		ZIP 45005	

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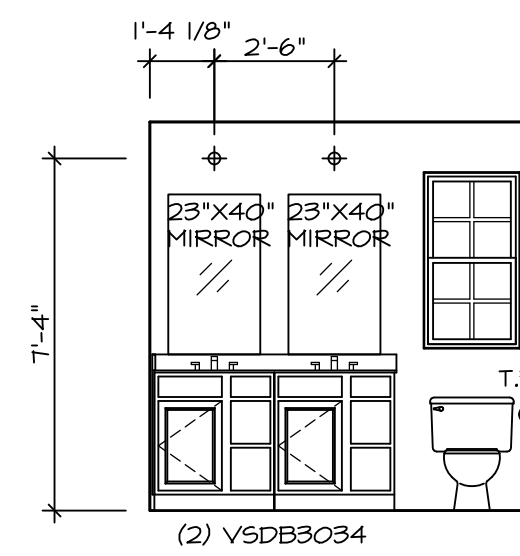




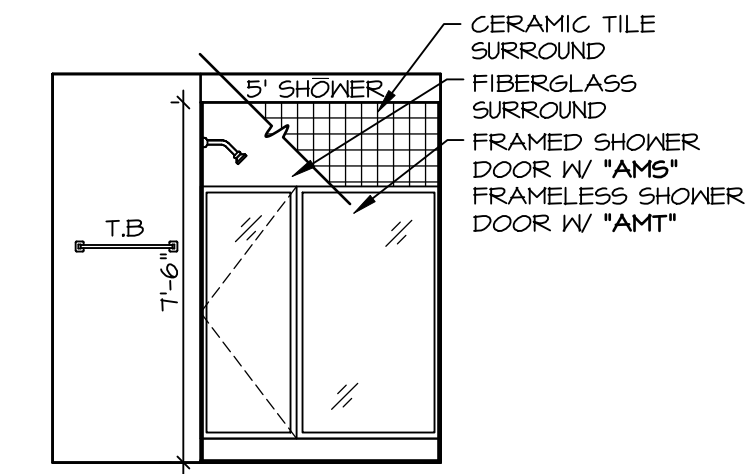
**D BATH #1**  
SCALE: 1/4" = 1'-0"



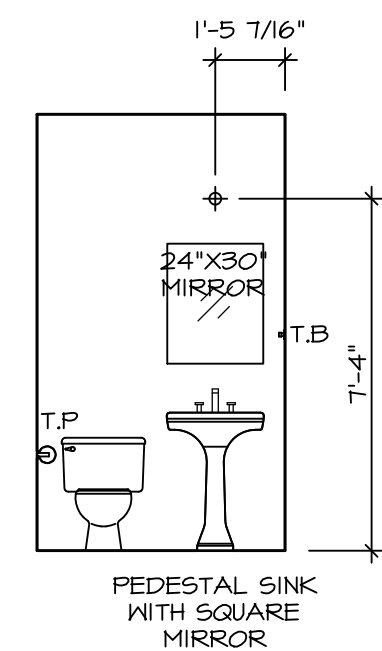
**E BATH #1**  
SCALE: 1/4" = 1'-0"



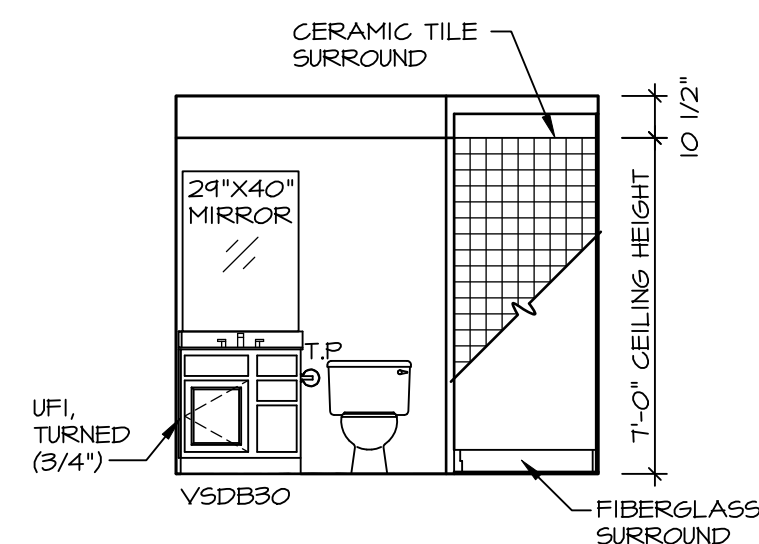
**F OWNER'S BATH**  
SCALE: 1/4" = 1'-0"



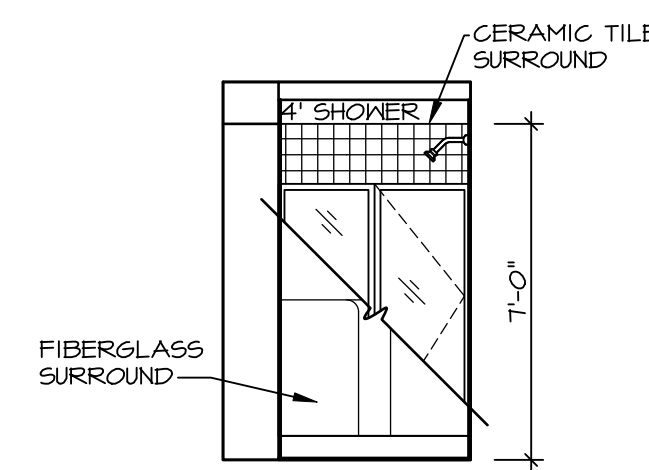
**G OWNER'S BATH**  
SCALE: 1/4" = 1'-0"



**C POWDER ROOM**  
SCALE: 1/4" = 1'-0"



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

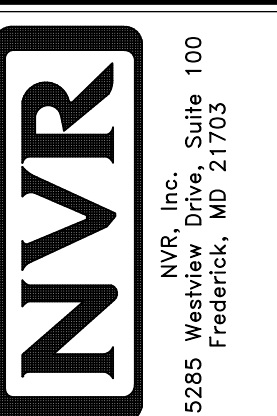


**B BASEMENT BATH**  
SCALE: 1/4" = 1'-0"

**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. REFER TO SHEET IT-2 FOR TUB AND SHOWER DETAILS.
4. ALL V5DB24-42 DRAWERS TO BE SET ON RIGHT HAND.
5. ALL BATH ELEVATIONS ARE SHOWN PER PLAN.

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SET NO.	BL600
VERSION	01
DRAWN BY	
DATE:	
OPTION	

SHEET NO.	<b>A-13</b>
USER	<b>BALLENGER</b>
DRAWING TITLE	<b>BATH ELEVATIONS</b>
OPTION DESCRIPTION	
	<b>49</b>

DIV-COMM-LOT-UNIT	<b>DCY-WI-0203</b>
COMM-LOT	<b>MILSON FARMS - 0203</b>
STREET ADDRESS	<b>9046 MILSON FARMS BLVD</b>
CITY	<b>FRANKLIN</b>
STATE	<b>OH</b>
ZIP	<b>45005</b>