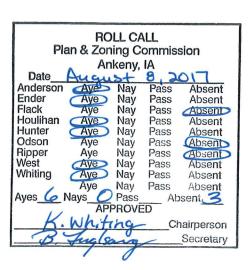




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EXTERIOR COLOR PACKAGE

- Royal White
- Graphite
- Slate
- Greystone





JACKSON

DJ	AD JUSTABLE
ML	AMARKS
TV.	BOTTON
SMT.	BASEMENT
TW.	BETWEEN
A	CASEMENT
ANT.	CANTILEVER
AB.	CABINET
	CENTER LINE
ĹĠ	CEILING
.0.	CASED OPERING
OL.	COLUMN
ONC.	CONCRETE
	DEVER

ELECTRIC SYMBOLS

₩	SINGLE POLE SWITCH
₹3	THREE WAY SWITCH
\$	DRAWER SAITCH
0	SENGLE RECEPTACLE OUTLET
=	DURI EX RECEPTACI E DUTI ET

243 VOLT RECEPTACLE PHONE OUTLET CABLE OUTLET EXHAUSTFAN

LIGHT WITH E. FAN SMOKEHEAT DETECTOR GARAGE DOOR OPENER BLECTRIC PANEL

CELLING MOUNTED LIGHT OFFICE PULL CHAIN LIGHT

RECESSED LIGHT CH WALLMONTED HOH (C)-1 W.M. MOTION DETECTOR LIGHT RLORESCENT LIGHT
B BAR LIGHT

MISC. SYMBOLS

#-	FROST PROOF HOSE BIB
	FLOOR LINE ABOVE
	STRUCTURAL BEAUMEADE OR GROER TRUSS

DRAWING LIST

A0	Cover Page
A.1	Elevations
A2	Elevations





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HESE PLANS HAVE NOT BEEN APPROVED FOR FINAL CONSTR PLEASE CALL OR SEE OWNER FOR UPDATED PLANS

NOT FOR CONSTRUCTION

GENERAL CONSTRUCTION NOTES

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- A LL CONSTRUCTION AND MATERIALS SHALL INEET OR EXCEED PC 20% LOCAL BINLING CODES MAY HAVE OPERFIEND RESCRICTATIONS AND REQUESIONISTS THAN WITH IS LISTED BY THE PECKY. THESE LOCAL RECOMPLICITIES WILL SUPERSHEET FOR 20% SEE THE LOCAL BILLING DEPARTMENT FOR CHAVEGE.

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- 2. DESCHICRITERA A BULDON AND STRUCTURES, AND ALL PARTS THEREOF, SHALL BE CONSTRUCTED TO SAFELY SUPPORT ALL LOADS, MATTERIORIE PART LOADS, LIVELOADS, ROOF LOADS, ROOD LOADS, SHOW LACOS, INVOICOUS, AND SESSAYCLOADS

B.	AS PRESCRIBED	BY THIS CO	DE (R3V1.1) UES BASED FROM THE CITY OF DE				-		
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C.	VESA	MUNEL	OADS, (R3)	1.5) IRC 2006					VELOADS/RM	1,6 <i>j</i> /RC 20		
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	ATTIC WITHOUT STORAGE DECKS					10 PSF	GRON	NO SHOW BY	9}		301	PSF
						40 PSF	FLAT	ROOF SNOW	(20)		241	PSF
		OR BALC	ONES			60 PSF						
			KANDRAL	S		200 PSF	THER	MAL CONDIT	NOE		a:	1,0

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Đ.I	DEAD LOADS ANY ADDITIONAL OR CHANGES TO	MATERIAL NEEDS TO	BE ADJUSTED TO THE BELOW CALCULATIONS.	
	FLOOR-TOP CHORD		ROOF-TOP CHORDS	
	CARPET AND PAD	1.5 PSF	ROOFING-SHINGLES(220 LBS), 2 LAYER	4.40 PSF
	38' CERAMIC TILEMA' BACKER BO.	10 PSF	301.BS. FB.T	0.30 PSF
	34" HARDWOOD FLOOR	4.0 PSF	1/2" OSB OR COM PLYWOOD	1,65 PSF
	SUBPLOOR-34F 0SB OR COMPLYCOD	2.0 PSF	1/2 ROOF TRUSS-2X4	1.10 PSF
	1/2 FLOOR TRUSSIL-JOIST SYSTEM	1.5 PSF	COPRECTION FOR SLOPE (12/12)	1.55 PSF
	TOTAL WITH CARPETIPAD	5.5 PSF	TOTAL	9.00 PSF
	TOTAL WITH TILEBACKER BO.	13,5 PSF		
	TOTAL WITH HARDWOOD FLOOR	7.5 PSF	ROOF-BOTTOM CHORDS	
			1/2 ROOF TRUSS-2X4	1.10 PSF
	FLOOR-BOTTOM CHORD		5/8" GYPBOARD	2.8 PSF
	1/2 FLOOR TRUSSI-JOIST SYSTEM	1,5 PSF	MENIAUM FOR MISC MECHANICAL/ELEC.	1.5 PSF
	58° GYPBOARD	2.8 PSF	16" BATT/ELGAN INSULATION	1,60 PSF

TOTAL

5 0 PSF

1. NOW REQUIREMENT
A. CELING HORST (RVA.1) HERTINGE ROOMS INVILIVAN'S CORRIDORS, RATHROOMS, TOLET ROOMLANDRY ROOMS,
AND RESEMBLY SAMEL HAVE A CELING HEIGHT OF NOTICES THAN'T FEET. THE REQUIRED HEIGHT IS MEASURED
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ENCYPTION IL RESEMBLY ADDRESS SEAVENING HEIGHT HAVE PROJECT HOT MORE THAN IS NICHES
BELOW THE REQUIRED CELING HAT.
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7.00 PSF

E. PROVIDE GLI DUTTERS, DONN SPOUTS, AND SPAUSH BLOCKS AS NECESSARY.

5. FOUNDATIONCOUNCRETE

A. PILARDAL INELLO THE DEPARANCE, COMPRESSELE, SHETTING OR OTHER UNKNOWN SOIL CHARACTERISTICS, THE BULLDING OFFICIAL SHALL DETERMINE WHETHER AS ON, TEST IS REVOKED, AND A 25 DAYS, CORRECTE SHALL PARKE AND UNIT SHE PROVIDED AND A 25 DAYS CORRECTE SHALL PARKE AND UNIT SHE PROVIDED ON THE PROVIDED BY A 25 DAYS CORRECTE SHALL PARKE AND HARDEN SHALL BE SADY HAT 20 DAYS, PORCHES CAN EXCENT SHALL BE ALKNOWN DEPART AND STORE OF THE PROVIDED BY A 27 DAYS AT 20 DAYS PARKE AND SHALL BE ALKNOWN DEPART AND SHALL BE ALKNOWN DEPART AND SHALL BE ALKNOWN PROVIDED THE AS CONTROLL.

C. ALL FOUNDS SHALL BE FALCED ON HOUSE AND SHALL BETTED A MANIAM OF P INTO CONCRETE. USE TWO BOLTS PER SLIL PLATE WHITHOUGH SHALL BY A MANIAM OF RET ON CONTROL BY A MANIAM OF P INTO CONCRETE. USE TWO BOLTS PER SLIL PLATE WHITHOUGH SHALL BY A MANIAM OF RET ON CONTROL BY A MANIAM OF OF DAYS OF THE ASSOCIATION OF THE ASSOCIATION OF THE PROVINCE BY A SHALL BY A MANIAM OF OF DAYS OF THE ASSOCIATION OF THE ASSOCIATION OF THE ASSOCIATION OF THE PROVINCE BY A SHALL BY A MANIAM OF OF DAYS OF THE ASSOCIATION OF THE ASSOCIATION OF THE ASSOCIATION OF THE PROVINCE BY A SHALL BY A MANIAM OF OF THE ORD AT A SHALL BY A MANIAM OF OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A SHALL BY A MANIAM OF THE ORD AT A SHALL BY A SHALL BY A SHALL BY A SHALL BY A SHALL BY

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IN TRUSSES SHALL BE CONNECTED TO WALL BY USE OF APPROVIDE CONNECTORS HAWNY A RESISTANCE TO URLET OF NOT LESS THAN ITS POUNDS AND PER THE MANFACTURE SPECHCATIONS.

R. PROTECTION FROM DECAY SHALL BE PROVIDED IN THE FOLLOWING LOCATION BY THE USE OF INITIALLY OURAGE. OR PRESENTANTE REATED LUSSED, (SIN1).

1. ALL MOCO PRANING THAT REST ON CONNECTE EXTENDER FOUNDATION WALLS AND RELESS THAN IF FROM THE POPOSED GROWING.
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Jackson B Villas @ 9 \Box

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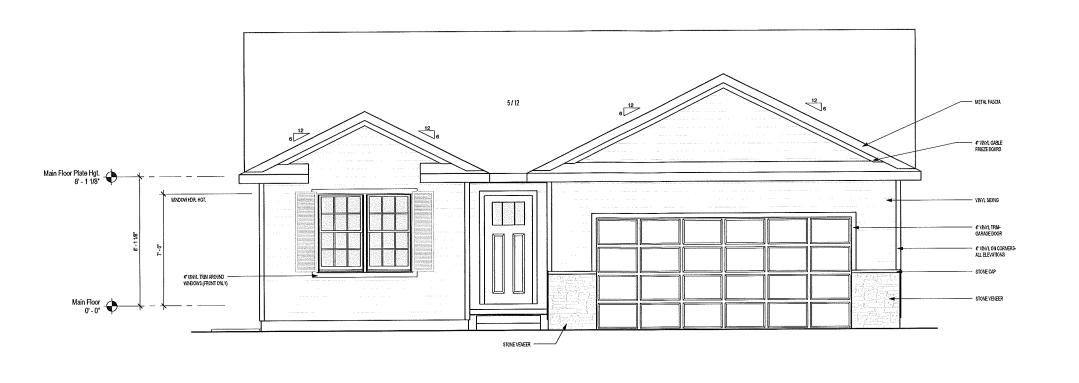
Base Plan-A Stone Haven

PROJECT ID: PDS 3005

ISSUE DATE: DATE: 05-06-15 11-13-15 DATE: DATE: DATE: REVISIONS: DATE:

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> > Cover Page As indicated





PLUM DESIGN SERVICES
1100 ALCES ROAD. WALKEE, KWA 50263-1100
TELEPHONE 515 978 6260 FAX 515 978 6261

PLUM DESIGN SERVEE, IR. ASSUMES NO RESPONSIBILITY FOR STRUCTURAL ON MEANING THE STRUCTURAL ON MEANING THE STRUCTURAL ON MEANING THE STRUCTURAL ON MEANING THE STRUCTURAL ON THE CONTRACTOR AND ON ONE STRUCTURAL THE CONTRACTOR AND ON OWNER SHALL NOTES, DETAILS, ELEVATIONS, SECTIONS, AND FOR PLOOR FLAND FROM SERVEY, INC. IMPEDIATELY IF ANY TERRORS ON OWNERS SHALL NOTEY PLUM DESIGN SERVEY, INC. IMPEDIATELY IF ANY TERRORS ON OWNESSION FOR POSSIBLE CORRECTION ARE IDENTIFIED PROOR TO STRATE OF CONSTRUCTION ON WARRANTIES EMPRESS OR IMPULED INCLUDING COMPLIANCE WITH THIS PLANDING STRUCTURAL SERVICE.

Classic Builders Jackson Base Plan-A Villas @ Stone Haven

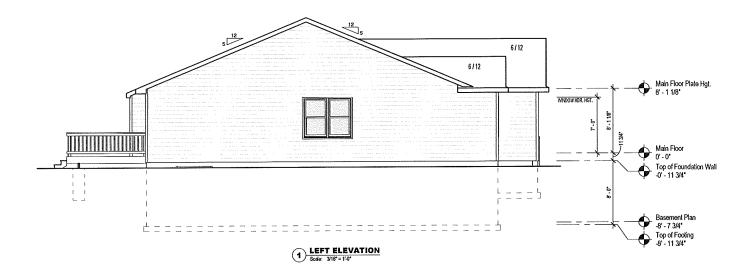
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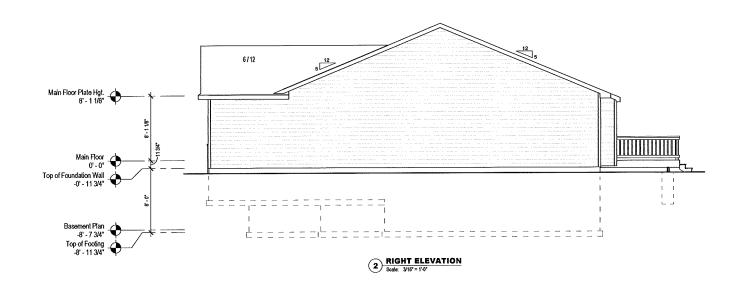
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Elevations 3/8" = 1'-0"









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Classic Builders Jackson Base Plan-A Villas @ Stone Haven

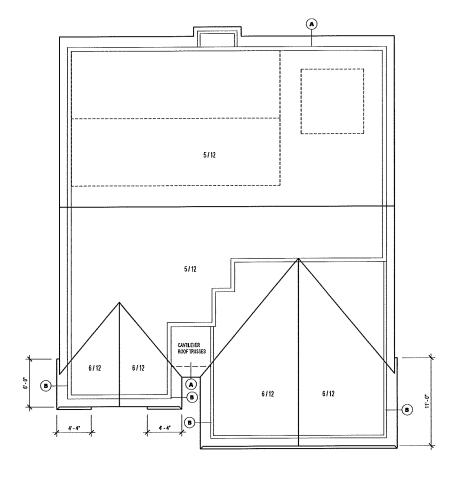
PROJECT ID: PDS 3005

ISSUE DATE: DATE: 05-06-15 11-13-15 DATE: DATE: DATE:

REVISIONS: DATE: DATE: DATE: DATE:

> Elevations As indicated

> > **A.2**



3 ROOF PLAN
Scale: 3/16" = 1'-0"

ESTIMATED ROOF SF SDJAE PARALES PASE TARA, PROVINCE STANDARAS STANDAR



Đ1	AD AUSTABLE
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SSMT.	BASEMENT
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ANT.	CANTILEVER
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ELECTRIC SYMBOLS

₩	SPAGLE POLE SYMTCH
₩	THREE WAY SWITCH
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0	SINGLE RECEPTACLE OUTLET
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24) VOLT RECEPTACLE
D DHAVE NITHET CABLE OUTLET EXHAUST FAN

LIGHT WITH E. FAN SMOKEMENT DETECTOR SANCEREAL DETECTION

GARAGE DOOR OPENER

BLECTRIC PANEL

CELLING WOUNTED LIGHT

 $\diamondsuit_{\mathsf{FC}}$ pollowinusht (E) RECESSED LIGHT CH MATT NO TWEED FIGHT W.M. MOTION DETECTOR LIGHT FLORESCENT LIGHT D BAR LIGHT

MISC. SYMBOLS

#	FROST PROOF HOSE BIB
	PLOOR LINE ABOVE
	STRUCTURAL BEAMAEADE OR GEOER TRUSS

DRAWING LIST

A.O	Cover Page
A.1	Elevations
A.2	Elevations
A.3	Foundation Pla

Main Floor Plan





PLUM DESIGN SERVICES

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GENERAL CONSTRUCTION NOTES

I, GENERAL A ALL CONSTRUCTION AND MATERIALS SHALL WEET OR EXCEED INC 2004, LOCAL BUILDING CODES MAY HAVE

2 DESIGNORITERA
A BULDRO AND STRUCTURES, AND ALL PARTS THEREOF, SHALL BE CONSTRUCTED TO SHELLY SUPPORT ALL LOADS,
INCLUDING DEDICADES, LIFELOADS, ROOFLOADS, ROOCOLOADS, SKINILACOS, KINDILADS, AND SEBINCIADS

AS PRESCRIBED BY THIS CODE (R391.1)

B. TABLE 331.2(1) IRC 2006, VALUES BASED FROM THE CITY OF DES MONES, KOWA.

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		DURATION OF LOAD-WIND	1,00
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TO BE DESIGNED WITH THE ABOVE DEFLECT	TION CRITERIA		
D. DEAD LOADS ANY ADDITIONAL OR CHANGES TO	MATERIAL NEEDS TO	BE ADJUSTED TO THE BELOW CALCULATIONS.	
FLOOR-TOP CHORD		ROOF-TOP CHORDS	
CARPET AND PAD	1.5 PSF	ROOFING-SHINGLES(220 LBS) 2 LAYER	
38" CERANGO TIL E/1/2" BACKER BD.	10 PSF	TOLBS: FELT	0.30 PSF
34" HARDWOOD FLOOR	4.0 PSF	1/2" OSB OR COM PLYWOOD	1,65 PSF
SUBFLOOR-34" OSB OR COM-FLY000	2.0 PSF	1/2 ROOF TRUSS-2X4	1.10 PSF
1/2 FLOOR TRUSSA-JOIST SYSTEM	1.5 PSF	CORRECTION FOR SLOPE (12/12)	1.55 PSF
TOTAL WITH CARPETIPAD	5.5 PSF	TOTAL	9,00 PSF
TOTAL WITH TILEBACKER BO.	13.5 PSF		
TOTAL WITH HARDWOOD FLOOR	7.5 PSF	ROOF-BOTTOM CHORDS	
		1/2 ROOF TRUSS-2X4	1.10 PSF
FLOOR-BOTTON CHORD		5/6" GYPBOAPD	2.8 PSF
1/2 FLOOR TRUSSA-XXIST SYSTEM	1,5 PSF	MANAMAN FOR MISC MECHANICAL/ELE	C. 1.5 PSF
58' GYPBOARD	2.8 PSF	16" BATT/BLOWN ENSULATION	1.60 PSF
MANAGE FOR MISC MECHANICAL/ELEC.	0.7 PSF		
TOTAL	5.0 PSF	TOTAL	7.00 PSF

3, ROCAI REQUERIORIS

A. CERRIGHERIORIS

B. CERRIGHERIORIS

A. CERRIGHERIORIS

C. CERRIGHERIORIS

A. CERRIGH

CLEAR NAM PROGROMING INDERSORY, THE WANDAU AREA OF ANY MERTIALE ROOM SHALL NOT BE LESS THAN 70 SQ.

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B. BURGENOT REAL-REW MOONING ROAD REPORT AND EACH REPORT AND AND THE AND AND THE AND AND THE AND AND THE AND AND AND AND THE AND THE AND AND THE AND AND THE AND THE AND AND THE AND AND THE AND AND THE AND THE AND AND THE AND THE AND AND AND THE AND THE AND AND AND THE AND AND THE AND THE AND THE AND AND AND THE AND THE AND AND THE AND THE AND THE AND AND AND THE AND THE AND THE AND AND THE AND THE AND AND THE AND THE AND THE AND THE AND AND THE AND T

GER AREA, LOORISTARE REQUERED FINEWELL IS OFER AT DEEP LOOFIES SHALL BE AUM OF IT WIDE.

BURDING REQUERIENTS

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THE ACCESS PRIST, PROMOE ACCESS TO ATTES SHACKWIN AN ACCESS DOOR AT LEAST ZET XXY IN SIZE. LOCATE

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AREA TO DEVENTALIES ATTIC VISTS ARE NOT SHOWN HOT REAL/REAVE,

C. SHACE ALARIST ACCESSED HALL EXPRISE AND ATTIC VISTOR AT LEAST TO ACCESS TO A THE ACCESS TO THE PROFEDENTIES SHACKWIN AND AT EACH LEAST,

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E. PROTUE GLOUTTERS DOWN SPATTS, AND SPALEN ELOSIS AS NECESSARY.

5. FOLKARTON CONCRETE:

A. PLAKESS LINET TO HAVE ELPANNAE. COMPRESSIBLE, SHETTING OR OTHER MENDION MISSAL CHARACTERISTICS, THE EMILDING OFFICUAL SHALL DETERMINE WHETHER A DOL. TEST IS REQUEED, RIPM 14, A DOC. CAPACITY OF EXO PAILS ASSIMED.

B. CONCRETE SHALL HAVE A MISSAL STEPS ELPANSED TO THE WASTINESS SHALL BE 1350 PAIL BE 1350.

AT 28 DIANS PROCESSE CAPACITY & MESS AND STEPS ELPANSED TO THE WASTINESS SHALL BE 1350 PAIL TO BE AND SHALL BE 1450.

C. ALL FOOTING SHALL BE FALKED ON THE MESS HAVE BE 1350 PAIL TO BE AND SHALL BE 1450.

SHALL PROTUED SHALL BE FALKED ON TRUBBEN SHALL BE 1450.

CONTRIBUTED SHALL BE FALKED ON THE MESS AND SHALL BE 1450.

ALL AND SHALL BE FALKED ON THE MESS HAVE BE 1450.

ALL AND SHALL BE FALKED ON THE MESS HAVE BE 1450.

FER SLIL PLATE WITH BOLTS SPACED ATA JUANNAM OF HET ON CONTRIBUTION OF ONE BOLT HAVE BE 1550.

THAN BURGES SHOUL HE BOD INT ALEAST IS NOWES SHOWN BOOK BE ALL RANGE WITH A TERROR SHALL BE 1550.

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M. TRUSSES SHALL BE CONNECTED TO WALL BY USE OF APPROVED CONNECTIONS HAVING A RESISTANCE TO URLET OF NOT LESS THAN ITS PACKODS AND FOR THE MANAFACTURE SPECIFICATIONS.

IF PROTECTION FROM DECAY WALL BE PROVIDED IN THE CITYLOWISE LOCATIONS! THE USE OF MATURALLY DURABLE OR PRESERVATIVE TREATED LIMBER. (R) 13.1

I. ALL NOOT PAYMORS THAT REST OF CONNECTE ENTEROOR POUNDATION WALLS AND ARE LESS THAN IF FROM THE

1. ALL THOO FOREIGN .

2. SLEAN OF SEPTISS ON A CONCRETE SUB THAT IS IN DIRECT CONTACT WITH THE GROUND UNLESS SEPARATED
PROVIDENCE SHOW AN IMPERATORS UNGSTRUE BAPPAIRS.

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THE SERVICE OF THE SERVICE SERVICE STRUCK SERVICE SERVICE STRUCK SERVICE SERVI

1. THE EMBS OF WOOD GROSTE INTERPINE EXTERIOR CONCRETE WILLS HANNING CLEARANCE OF LESS THAN 5 NOH ON TORS, USES AND DESS.

(WOOD SERVIC SHEATHERS AND WALL FRAMING ON THE EXTERIOR OF A BUILDING HANNING A CLEARANCE OF LESS THAN 18 NOTES FROM THE GROUND.

IN AN 18 NOTES FROM THE GROUND BEEDODED IN CONCRETE IN DIRECT CONTACT WITH THE GROUND OR BEISEODED IN CONCRETE BOTH OF THE THE ATHER STRAIN FEMALEMENT STRUCTURES (INTIM. 2).

O. ALIS MAY AND STAN SIST SEARCHS SETTED FOR OF THE FOLDWARD HANNING HANNING AND FRANCHS TO EXTERNING THE PRINCIPLED WITH THE SAME MATERIAL STRAIN STRAIN ALL DETERMINENTS AND MEDICAR PRINCIPLES THE PRINCIPLED WITH THAT ARE CALLED OF THE THE PRINCIPLA ALL DETERMINENTS AND MEDICAR PRINCIPLES THE STRAIN STRAIN

7. STRUCTURAL STEEL

A. ALL STRUCTURAL STEEL SHALL CONFORM WITH ASTN SPECIFICATION AREO GRADIE-50 OR EQUIAL AND SHALL HAVE BRIDGE OLPPING
AT 4 FEET ON CORTIES TO RESIST LATERAL DEFLECTION.

B. ALL FRANNO TO BE ATTACHED TO STRUCTURAL STEEL BY ACCORDANCE WITH GOVERNING CODES.

NOT FOR CONSTRUCTION

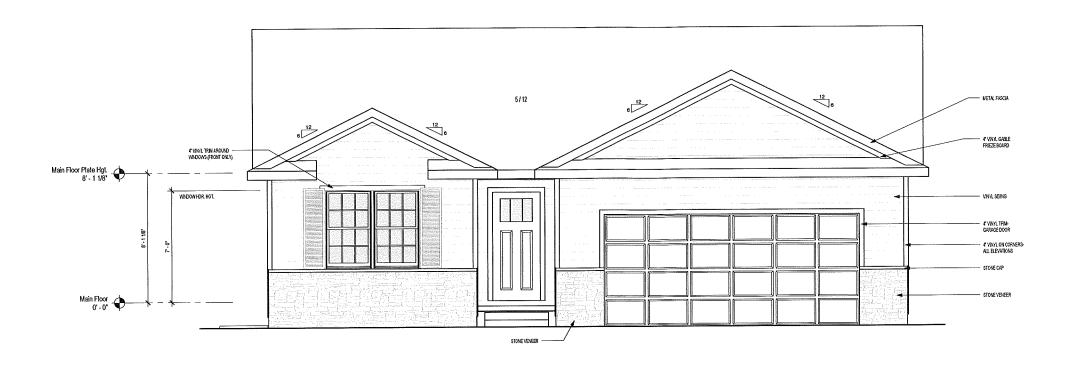
PROJECT ID: PDS 3005 ISSUE DATE: DATE: 05-07-15 11-13-15 DATE: DATE: DATE: REVISIONS: DATE: DATE: DATE-DATE:

: Builders Base Plan-B Stonehaven

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Jackson B Villas @ 9

Cover Page As indicated



1 FRONT ELEVATION
Scale: 3/8" = 1'-0"



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ESTIMATED WALL...

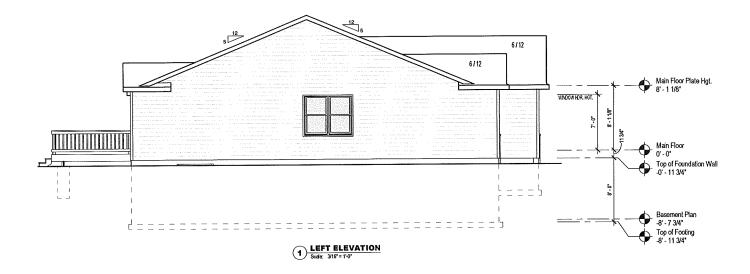
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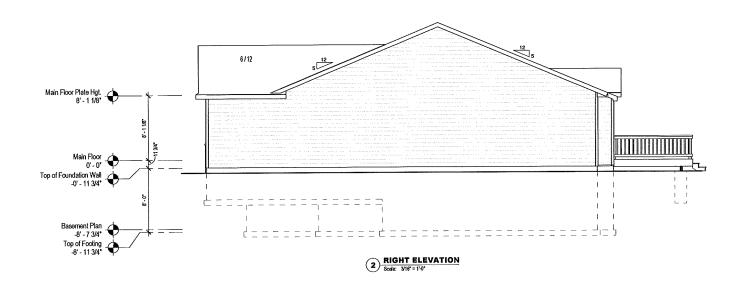
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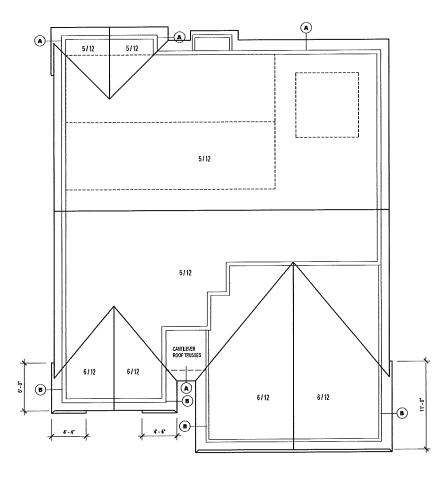
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Elevations 3/8" = 1'-0"









3 ROOF PLAN
Scale: 3/16" = 1'-0"







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Elevations As indicated

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COL.	COLUMN
CONC.	CONCRETE
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SINGLE HANG
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SOURCE FEET
SAMP PIT
STEEL
TYPICAL
TRANSOM
UNEXCAVATED
VANITY
WASHER

ELECTRIC SYMBOLS

	SINGLE POLE SWITCH
	THREE WAY SWITCH
1	DIMINUER SWITCH
	SINGLE RECEPTACLE OUTLET

241 VOLT RECEPTACLE PHONE OUTLET CABLE OUTLET EXHAUST FAN

LIGHT WITH E FAN SMOKEMENT DETECTOR GARAGE DOOR OPENER BLECTPIC PANEL

CELLING MOUNTED LIGHT

Oper PULCHANUSHT © RECESSED LIGHT

OH WALL MOUNTED LIGHT ☑4 W.M. MOLICH DELECTOR FICH. FOT B ORESCENTUGHT

MISC. SYMBOLS

#	FROST PROOF HOSE BIB
	FLOOR LINE ABOVE
	STRUCTURAL BEAMAGADE OR GEODER TRUSS

DRAWING LIST

A.0	Cover Page
A1	Elevations
A2	Berations
63	Foundation Place

Main Floor Plan





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NOT FOR CONSTRUCTION

GENERAL CONSTRUCTION NOTES

-	_

CORREL
A PAL CONSTRUCTION AND MATERIA'S SYALL WET OR EXCEED IPS 2XX3, LCCAL, BYILDING CODES MAY HAVE
PREFERENT SECRECATIONS AND REQUIREMENTS THAN WHAT IS LISTED IN THE RECXX, THESEL CCAL
RECARREDING WALL SPRESSED THE RECXX SET LECCAL BINDING PARAMENTED FIRST CHARGES.
B. CONTRACTOR TO CONFIRM THE SIZES, SYARDIN AND SPECIES OF LUMBER OF ALL STRUCTURAL AND FRANKING
RUBBERS, ANY STRUCTURAL AND REWINDIN QUARRED AND TOPACH AND THE SYARD FOR THE STRUCTURAL OF THE WASHING CONTRACTOR IS DESCONSED FOR RECYCLING FOR COMPANION AND THE WASHING AND THE SYARD FOR THE WASHING THAT THE OFF THE WASHING SER RECOMPOSITIONS.
E. ALL RECONSTRUCT, RUMBING, AND ELECTRICAL SYSTEMS APE TO BE DESCRIED BY OTHERS.

2. DESIGN CRITERIA
A BIADONS AND STRUCTURES, AND ALL PARTS THEREOF, SHALL BE CONSTRUCTED TO SHELLY SIFFORT ALL LOADS, INCLUDING DEPOLOADS, LIVE LOADS, ROCO LOADS, SNOW LACOS, WIND LOADS, AND SESSION LOADS

AS PRESCRIBED BY THIS CODE (R391.1)

B. TABLE 391.2(1) IRC 2926, VALUES BASED FROM THE CITY OF DES MORNES, KWA.

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		THD STOR			20 PSF		TRUSSLINE			201	PSF
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DECKS					40 PSF		ROOF SNOW			241	PSF
	OR RALC	OMES			60 PSE						
		HANDRAL	s		200 PSF	THER	MAL CONDITI	ION .		a:	1.0
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	MATERIAL NEEDS TO D	E ADJUSTED TO THE BELOW CALCULATIONS. ROOF-TOP CHORDS	
FLOOR-TOP CHORD CARPET AND PAD	1.5 PSF	ROOFING-SHINGLES/220 LBS; 2 LAYER	4 40 PSF
38' CERAVIC TILENZ' BACKER BD.	10 PSF	3018S.FH.T	0.30 PSF
34" HAROWOOD FLOOR	4.0 PSF	1/2" OSB OR COM PLYWOOD	1.65 PSF
SUBPLOOR-34F CSB OR COM-PLYCOD	2.0 PSF	17 ROOF TRUSS-2X4	1.10 PSF
1/2 PLOOR TRUSSI-JOIST SYSTEM	1.5 PSF	COPRECTION FOR SLOPE (12/12)	1.55 PSF
TOTAL WITH CARPETIPAD	5.5 PSF	TOTAL	9.00 PSF
TOTAL WITH TLEBACKER BD.	13.5 PSF		
TOTAL WITH HASOWOOD FLOOR	7.5 PSF	ROOF-BOTTOM CHORDS	
		1/2 ROOF TRUSS-2X4	1,10 PSF
FLOOR BOTTOM CHORD		54° GYPBOARD	2.8 PSF
1/2 FLOOR TRUSSIF-JOIST SYSTEM	1.5 PSF	URANUM FOR VISC VECHANICAL/ELEC.	1,5 PSF
55' GYPROARD	2.8 PSF	16" BATT/ELGVIN INSULATION	1.60 PSF
MANAGEMENT FOR MISC MECHANICAL/FLEC.	0.7 PSF		

1. ROCA REQUIREMENTS

A. CELINO RESIST (ROCAT) PARTIMETER ROCAL PALLINATS, CORRECAS, BUTHROCAS, TOLET ROCALLARARY ROCALS, AND RESISTENT ROCATION OF CHARGE AND PROCESS SAME PROCESS SAME PROCESS FROM THE SAME PROCESS FROM THE PROCESS FROM THE SAME PROCESS FROM THE PROVINCE FROM THE PROVI

E PROVIDE CLI, OTITISTA DOMIN SPOUTS, AND SPLASH BLOCKS AS NECESSARY.

FONDA THOUCADESTE

A PRICE SHEET OF THIS E PRIVATE, COURSESSELE, SHETHING OF OTHER LIVENOWN SIGL CHERCITERS THE BRILLING

CHERCITE SHLL WING A LINE SHEET AND ALL THE REQUESTED, JANG AS SIGL CHERCIT OF 200 PRI IS ASSAMED.

COURSETE SHLL WING A LINE SHILL SHEET AND ALL THE REQUESTED, JANG AS SIGL CHERCIT OF 200 PRI IS ASSAMED.

AT 20 LINES PROMESS, CLEROTT ALL SHALL SHEET SHOWS TO THE WESTERN SHALL BE 3.50 PA AT 20 DAG (RAPAZZ),
COURSETE SHLL BE ARE RIFERANDED WITH SHATE TOTAL ARE CONTENT.

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ALL ROOTHOUSE SHALL BE HAVE ON ID HOUSENLESSED AS OF CONTENT.

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ALL ROOTHOUSE SHALL BE HAVE ARE ARE ALL SHALL BE AND ALL SHALL BE AND ALL SHALL BE AND ALL SHALL BE AND ALL SHALL BE CONTENT.

ALL ROOTHOUSE SHALL BE HAVE ARE DRAFT ALL HAVE AND OF FEET OF CHEST WITH A MUSHAUL OF CORE CENT NOT HOME THAN THE SHALL BE ACCOUNTED THE AND ALL OF CORE CENT NOT HOME THAN THE SHALL BE ACCOUNTED THE AND ALL OF CORE CENT NOT HOME THAN THE SHALL BE ACCOUNTED TO HAVE BEEN AND ALL OFFICE AND ALL SHALL BE ACCOUNTED ALL SHALL BE ACCOUNTED TO HAVE BEEN AND ALL OFFICE AND ALL ON AND ALL OF THE OWNER DRAFT ALL SHALL BE CONSTRUCTED AS SET FORTH IN TAKE RAALLIS, REFER TO TYPECAL WALL SCHOOL IN 18 PARKET SECROPHICATION OF THE CONSTRUCTED AS SET FORTH IN TAKE RAALLIS, REFER TO TYPECAL WALL SCHOOL IN 18 PARKET SECROPHICATION.

MOO FRANCIS

A ROOF ROOR AND WALL SHEATHING
APARATED SHEATHING
B WALL STIDS:
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FOR STID ON BOOLDLES.
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WELL ALD NOT LESS SHALL NICES ON CONCERT.
H WOOD TRUSCESS SHALL BE DESCRIBED AND WARKFOLTERS IN ACCORDANCE WITH ASSISTANT, REFER TO THE
NOTIFIES STEED SHALL BEARDS OF ON RESERVING AND INVESTIGATE OF GROBESTS.
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N. TRUSSES SWALL BE COMECTED TO WALL BY USE OF APPROVED COMECTIONS HAVING A RESISTANCE TO URLEFT OF NOTLESS THAN IT PROMOSION OF PER THE MUNIFICITIES SECREPAIDNOS.

PROTECTION OF THE PROMOSION STATE OF REPORTING THE THE COMMOSIO COATIONS THE USE OF NATURALLY DURINGLE OF RESISTANTIES THAN THE THE DUNDED. (2013)

1. ALL NOOL OFFERMING THAT RESIST OF COMMOSITE CHETONOR FOUNDATION WALLS NO JOELESS THAN IT FROM THE

1. ALL WOOD FRAMEN THAT REST ON CONCRETE CITYPOR FOUNDATION WALLS AND ARELESS THAN 8" FROM THE EXPOSED GROWN ON A CONCRETE SLAD THAT IS IN NOBECT CONTINCT WITH THE GROWN OWN ALSAS SEPARATED FROM SICK SLAD SET AN INDEPENSION SENTING EXAMINE .

1. THE DISK OF MICHOG GROBER DITTERWIN EXTERNOR CONCRETE WALLS HAVING CLEARANCE OF LESS THAN IS INCH ON TOPS, SIDES AND DISK.

1. KICKOG SORNER, SECTIFIKING AND THALL FRAMING ON THE EXTERNOR OF A BUILDING HAVING A CLEARANCE OF LESS.

7. STANCINEAR STEEL

A. ALL STRUCTURAL STEEL SAVAL CONFORM WITH ASTN SPECIFICATION AST/CRAUDE-SO OR EXMALAD SAVAL HAVE BRIDGE CLEPPAYS
AT A FEET ON CENTER TO RESIST LATERAL DEFLICATION.
B. ALL FRAMING TO BE ATTACHED TO STRUCTURAL STEEL IN ACCORDANCE WITH GOVERNING CODES.

PROJECT ID: PDS 3005

: Builders Base Plan-C ? Stonehaven

Classic E Jackson B Villas @ 9

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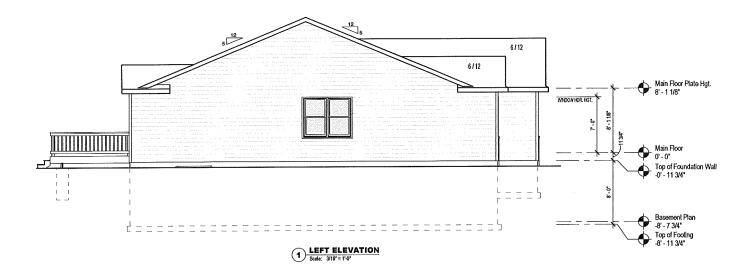
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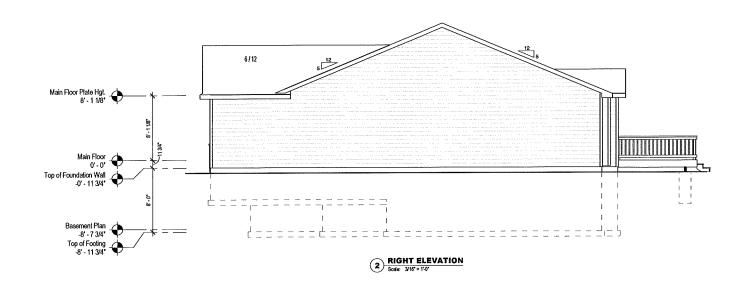
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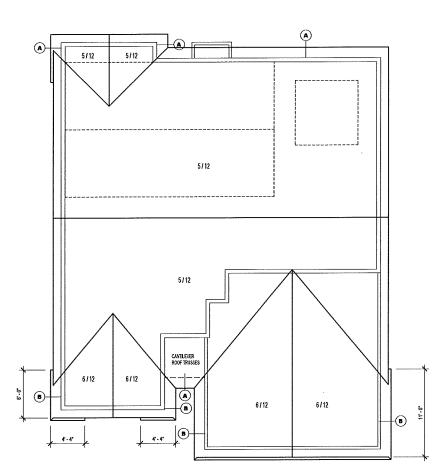
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Elevations 3/8" = 1'-0"









3 ROOF PLAN Scale: 3/16"= 1'-0"





PLUM DESIGN SERVICES 1100 AUXES ROAD. WALKEE, IOWA 50263-1100 TELEPHONE 515 978 6260 FAX 515 978 6261

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Classic Builders Jackson Base Plan-C Villas @ Stonehaven

PROJECT ID: PDS 3005

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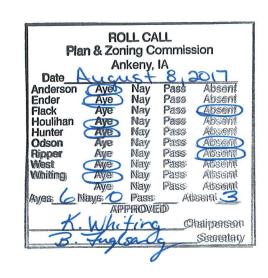
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Elevations As indicated





www.ClassicBuildersIowa.com



EXTERIOR COLOR PACKAGE

- Royal White
- Graphite
- Slate
- Greystone



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SINGLE HANG SHELF AND ROD SQUARE FEET SUMP PIT STEEL TYPICAL TRANSOM UNEXCAVATED VANTY WASHER

WITH WATER HEATER

ELECTRIC SYMBOLS

SINGLE POLE SYNTCH THREE WAY SMITCH DAMMER SWITCH SWILE RECEPTACLE OUTLE

DUPLEX RECEPTAGLE OWILET 24) VOLT RECEPTACLE PHONE OUTLET CABLE OUTLET ECHAUST FAN

LIGHT WITH E, FAN SMOKE/HEAT DETECTOR GARAGE DOOR OPENER CELLING MOUNTED LIGHT Opy PULL CHAIN LIGHT

RECESSED LIGHT ○H WALL MOUNTED LIGHT

○H WALL MOTION DETECTOR LIGHT RORESCEN PLORESCENT LIGHT

MISC. SYMBOLS

#-FROST PROOF HOSE BE ---- ROORUNE ABOVE STRUCTURAL BEAMHEADER
OR GEDER TRUSS

DRAWING LIST

Cover Page
Elevations
Elevations
Foundation Plan
Main Floor Plan
Building Sections
Detail
Electrical
Floor Covering



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GENERAL CONSTRUCTION NOTES

- GERRAL
 A. ALL CONSTRUCTION AND MATERIALS SHALL WEET OR EXCEED INC XX4. LOCAL BUILDING CODES MAY HAVE DIFFERENT SPECEPATIONS AND REQUIREDHENTS THAN WHAT IS LISTED IN THE RECOVAL THESE COCAL REQUIREDHENT MAY SPECIAL TO THE CONSTRUCTION OF THE COCAL BUILDING PROPERTY FOR COLANGES.

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E. ALL REMONDERS.

2. DESMICOSITIES.

3. DELLORG AD SITUCTURES, AD ALL PARTS THEREOF, SHALL BE CONSTRUCTED TO SHELLY SUPPORT ALL LOADS, INCLUDIOS ADD SITUCTURES, ROOS LOADS, ROOS LOADS,

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•		MIKLM				20 PSF	R00	FTRUSSLINE	FOYD/PI)		20	PSF
		TUCHTM				10 PSF	GRO	UPD SHOW P	i i			PSF
	DECKS			-		40 PSF	RAI	ROOF SNOW	(Pr)		24	PSF
		ORBALO	ONES			60 PSF						
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D. DEAD LOADS ANY ADDITIONAL OR CHANGES TO		F AN JUSTED TO THE BELOW CALCULATIONS.	
FLOOR-TOP CHORD		ROOF-TOP CHORDS	
CARPET AND PAD	1.5 PSF	ROOFING-SHINGLES(220 LBS) 2 LAYER	4.40 PSF
3/4" CERAMIC TILE/1/2" BACKER BD.	10 PSF	30 LBS, FBLT	0.30 PSF
34" HARDWOOD FLOOR	4.0 PSF	1/2" OSB OR COM PLYWOOD	1,65 PSF
SUBPLOOR-34" OSB OR COM-PLYCOD	20 PSF	1/2 ROOF TRUSS-2X4	1.10 PSF
1/2 FLOOR TRUSSA-JOIST SYSTEM	1.5 PSF	COPRECTION FOR SLOPE (12/12)	1,55 PSF
TOTAL WITH CARPETIPAD	5.5 PSF	TOTAL	9.00 PSF
TOTAL WITH TILEBACKER BO.	13.5 PSF		
TOTAL WITH HARDWOOD FLOOR	7.5 PSF	ROOF-BOTTOM CHORDS	
101121111111111111111111111111111111111		1/2 ROOF TRUSS-2X4	1.10 PSF
FLOOR-BOTTOM CHORD		54° GYPBOARD	2.8 PSF
1/2 FLOOR TRUSSA-JOIST SYSTEM	1.5 PSF	UNIVARIAN FOR MISC MECHANICAL/ELEC.	1.5 PSF
58° G(PRO4RD	2.8 PSF	16" BATT/BLOWN INSULATION	1.60 PSF
MANAGUM FOR MISC MECHANICAL/FLEC.	0.7 PSF		
TOTAL	5.0 PSF	TOTAL	7.00 PSF

1, ROOM REQUIREMENTS

A CELING RESERT FRAM, I WHETHARE BROWS, HALLINAYS, CORRIDORS, BATHROOMS, TOLET ROOMLANDER ROOMS, AND BASESURIES SHALL HAVE A CHE IN REPORT HOT THE RESERVED HEROTT IS VERYINGED.

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OLDR AREA. LUDGERS ARE REQUIRED IF THE WELL IS OVER 41" DEEP, LUDGERS SWALL BE A WINL OF 12" WIDE

PURLING RECOMMENTS.

A. ATTEX ACCESS (RIMS) PROVIDE ACCESS TO ATTIC SPACE WITH AN ACCESS DOOR AT LEAST 22" X.3" IN SIZE, LOCATE
THE ACCESS DOOR WHERE THERE IS AT LEAST 13" OF CLEAR REQUIRED. AS ACCESS THE ACCESS DOOR WHERE THERE IS AT LEAST 13" OF CLEAR REQUIRED. AS E., THE FOR EACH 150 S.F. OF ATTIC
AREA TO BE VENTLATED ANTEN VENTS OF HOT SHOWN ON THE FAMILIANTS LODGER TO BE PROCUPED IN ALL BERROOUS AT IT ALL PUBLISHED SIZE OF THE RESPONDED AND THE ACCESSION AND ATTEMPORT AND ATTEMPORT AND AND ATTEMPORT AND AND ATTEMPORT AND ATTEMPORT AND AND ATTEMPORT AND ATTEMPOR ATTEMPORT AND ATTEMPORT AND ATTEMPORT AND ATTEMPORT AND ATTEMPOR

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THE BLOW SECRETARIST SERML ON REGISTER WHILM AND INSTESS THAN 15 NOTES OF BEEARNO GIVINOOD OR
HETELA DAD NOT LESS THAN 15 NOTES ON CONCRETE, (1952-29).
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NOTION SHOT TO FRINK HOUSE BEESRAND HOU TRUSSES STRUCTURE, CONFORT LINEER CRUSSES, AND HOLES BORD HOT TRUSSES STRUCTURE, CONFORT LINEER CRUSSES, AND HOLES BORD HOT TRUSSES STRUCTURE, CONFORT LINEER CRUSSES, AND HOLES BORD HOT REASON. (1951) WHILE PRESENT HE PRESENTED HE THE MANUFACTURE STRUCKURED AND HOUSE AND HOUSE

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N. TRUSSES SHALL BE CONNECTED TO WALL BY USE OF APPROVED CONNECTIONS HAVING A RESISTANCE TO URLIFT OR HOT LESS THAN 175 PAUDOS AND PER THE JAMAFACTURE SPECIFICATIONS.

PROTECTION FROM DECAY SHALL BE FROM BOTH THE FOLLOWIST LOCATIONS IT THE USE OF MATURALLY DURINGLE OR PRESERVATION THE SHALL BULLEGE. (SITAL)

1. ALL MOOR PRANING THAT RESIST ON CONCERTE EXTERNOR FOUNDATION WALLS AND ARE LESS THAN IF FROM THE

1. ALL INCOLPRIAND THAT BEST ON CONCRETE ENTEROR FOUNDATION WALLS NO JURIES SET HAVE FROM THE
EPISOSED GROUP.

2. SLES AND SLEEPERS ON A CONCRETE BLAD THAT IS IN DESCRIPTION THAT HE GROUP AND MALES SEPARATED
FROM SCHOOL SLEEP AND PREMISSION SCHOLDE BLADGER.

3. THE DESIGN FOUND GROUPE RETIREMS CHEENER CONCRETE WALLS HAVING CLEARNING FOLLSS THAN 3 FINCH ON
TORS, SEEDS AND PERS.

4. KNOOL SEMAL SECURITY AND WALL PRAYING ON THE EXTERNOR OF A BUILDING HAVING A CLEARNING OF LESS
THAN SINCE SERVING HE GROUPE.

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9. ALL NAMED NOT PASTERING SHOULD COMPAY WITH THE RIC THAT IS ROUTED AND THE POSS OF THE THAT WE MEMBERS.

STRUCTURAL STEEL

A ALL STRUCTURAL STEEL SHALL CONFORM WITH ASTM SPECIFICATION APTZ GRADE-50 OR EQUAL AND SHALL HAVE BRIDGE CLEPTING

AT 4 FEET ON CENTER TO RESIST LATERAL DEFLECTION.

B. ALL FEARING TO BE ATTACHED TO STRUCTURAL STEEL IN ACCORDANCE WITH GOVERNING CODES.

NOT FOR CONSTRUCTION

THESE ARE PLANS APE CONCEPTIONAL PLANS AND HAVE NOT BEEN APPROVED AS A BID SET OR FOR CONSTRUCTION

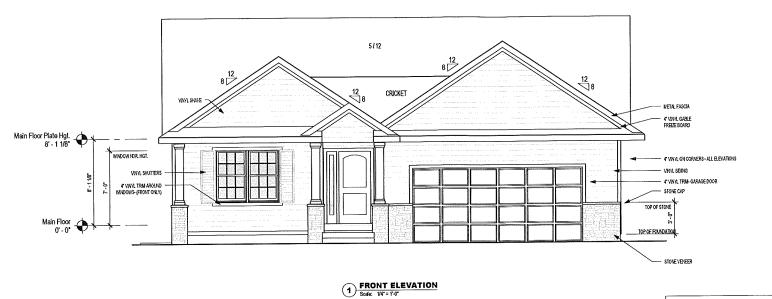
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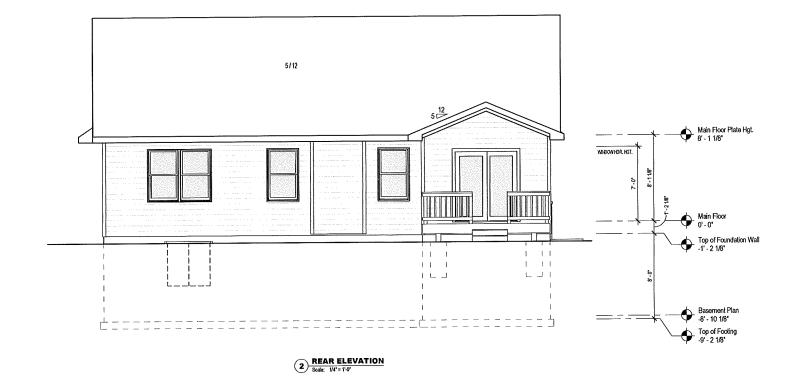
Builders
Base Plan
Stonehaven

Cover Page As indicated

A.O



ESTIMATED WALL CLADDING SF





PLUM DESIGN SERVICES
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TELEPHONE 515 978 6260 FAX 515 978 6261

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Classic Builders Madison Base Plan Villas at Stonehaven

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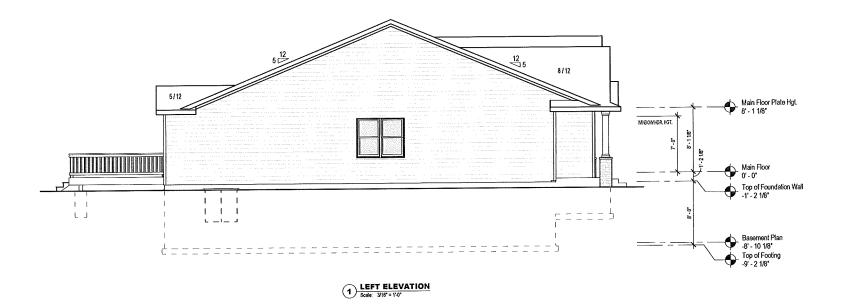
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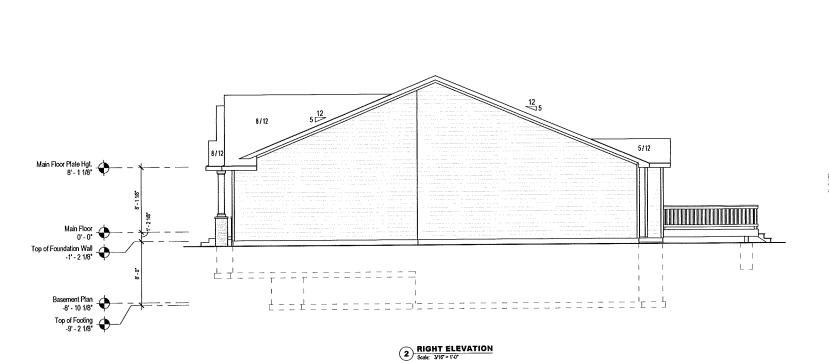
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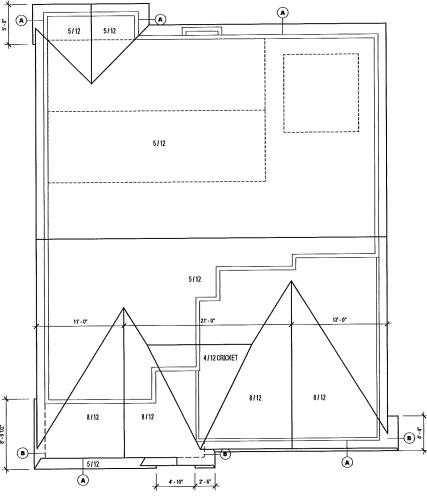


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Classic Builders Madison Base Plan Villas at Stonehaven

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Elevations
As indicated

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IO)	AD JUSTABLE
LINK.	ANNEWS
STM.	BOTTOM
BSMT.	Basement
BTW.	BETWEEN
CA	CASEMENT
CANT,	CANTILEVER
C48.	CARRIET
Ē	CENTER LINE
άG	CEILING
C.O.	CASED OPENEVG
COL.	COLUMN
CONC,	CONCRETE
D	DRITER
DIA.	CHAMETER
DN	DOWN

DOUBLE HANG
INSHMISSER
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ROUGH OPENIN ROOM SHEEF AND ROC SOLURE FEET STEEL TYPICAL TRANSON UNEXCAVATED VANTY WASHER WITH WATER HEATER

ELECTRIC SYMBOLS

∽	SENGLE POLE SWITCH
∽	THREE WAY SWITCH
₫	DIMNER SWITCH
0-	SANGLE RECEPTACLE OUTLET
\ominus	DUPLEX RECEPTACLE OUTLET
@ =	24) VOLT RECEPTACLE
⊳	PHONE OUTLET
▶	CABLE OUTLET
72	EXHAUST FAN
	LIGHT WITH E. FAN
Ø	SHOKEHEAT DETECTOR
❷	GARAGE DOOR OPENER
\leq	ELECTRIC PANEL

CELING WOUNTED LIGHT OFC PULCHANUGHT RECESSED LIGHT MAT NOTION DELECTOR FIGHT A.ORESCEN ALORESCENT LIGHT

MISC. SYMBOLS

#	FROST PROOF HOSE BIB
	FLOOR LINE ABOVE
	STRUCTURAL BEAMAEAD OR GROER TRUSS

DRAWING LIST

A.0	Cover Page
A.1	Elevations
A2	Elevations
A.3	Foundation Pla
A4	Main Floor Plan
A5	Building Section
A6	Detail
E.1	Electrical
F.1	Floor Covering



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GENERAL CONSTRUCTION NOTES

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 A LL CONSTRUCTION AND MATERIA'S SHALL WET OR EXCEED INC DAYA, LOCAL BILDING CODES MAY HAVE
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 B. CONTRACTION TO CONFINI THE SIZES, SALENGES AND SPECESS OF LUMBER OF ALL STRUCTURE, AND FRAMEN
 MEMBERS, ANY STRUCTURE AND FRAMEN DEMANDS INTO INCIDENT EACH DEPOSITION AND FOR MEMBERS.
 C. THE OWNERCONTRUCTOR IS RESPONSIBLE FOR PREVENTINE SELECTION FOR SELECTION FOR THE SALE OF A KINGE OF MICH.
 E. ALL MECHANICAL, PLUMENC, AND ELECTRICAL STITLING AND TO BE DESCRIBED BY OTHERS.

2. DESCRICKSTEPA.

BULLING AND STRUCTURES, AND ALL PARTS THEREOK, SIVILL BE CONSTRUCTED TO SAFELY SUPPORT ALL LOADS, MICHIGANG DEAD LOADS, LIFE LOADS, ROOF LOADS, ROOF LOADS, SKOWLADDS, WAD LOADS, AND SESSING LOADS AS PRESCREED BY THIS CODE (PART.)

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D. DEAD LOADS ANY ADDITIONAL OR CHANGES TO	MATERIAL NEEDS TO B	E ADJUSTED TO THE BELOW CALCULATIONS.	
FLOOR-TOP CHORD		ROOF-TOP CHORDS	
CARPET AND PAD	1.5 PSF	ROOFING-SHINGLES(220 LBS) 2 LAYER	4.40 PSF
36" CERAMIC TILEMIZ" BACKER BD.	10 PSF	301BS.FB.T	0.30 PSF
34" HARDWOOD FLOOR	40 PSF	1/2" OSB OR COM PLYWOOD	1,65 PSF
SUBPLOOR-3/F OSB OR COM-PLYCOD	2.0 PSF	1/2 ROOF TRUSS-2X4	1.10 PSF
1/2 PLOOR TRUSSA-JOIST SYSTEM	1.5 PSF	COFRECTION FOR SLOPE (12/12)	1.55 PSF
TOTAL WITH CARPETIPAD	5.5 PSF	TOTAL	9.00 PSF
TOTAL WITH TILEBACKER BO.	13.5 PSF		
TOTAL WITH HARDWOOD PLOOR	7.5 PSF	ROOF-BOTTOM CHORDS	
		1/2 ROOF TRUSS-2X4	1.10 PSF
FLOOR-BOTTOM CHORD		5/8" GYPBOARD	2.8 PSF
1/2 FLOOR TRUSS/LIGHST SYSTEM	1,5 PSF	UENIMANI FOR USSC NECHANICAL/ELEC.	1,5 PSF
5A' GYPROARD	2.8 PSF	16" BATTÆLOWN INSULATION	1.60 PSF
MINERAL FOR MISC MECHANICAL/ELEC.	0.7 PSF		
TOTAL	5.0 PSF	TOTAL	7.00 PSF

1. ROUI REQUESTIONS.

A CELING HEART (PIX.1) HIERTREE ROOMS, HULIWAYS, CORSIDORS, BATHROOMS, TOLET ROOMLANDAY (ROOMS, AND RESERVED IN SWILL HAVE A CELING HEBRIT OF HOT LESS TRAIN FEET. THE REQUEST HEBRIT IS MEASURED FROM THIS WEBSIER OF THE HEBRIT OF HOT LESS THAN FOR THE HEBRIT OF THE HEBRIT OF HEBRIT OF

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IL TRUSSES SHALL BE CONNECTED TO WALLBY USE OF APPROVED CONNECTORS HAVING A RESISTANCE TO UPLIFT OF NOT LESS THAN 115 POWDS AND PER THE WANFACTURE SPECIFICATIONS.

N. PROTECTION FROM DECAY SHALL BEPROVIDED IN THE FOLLOWING LOCATION BY THE USE OF NATURALLY DURBALE. OR PRESENVATIVE TREATED LUNGER. (R.11.1.1)

1. ALL WOOD FRANKS THAT REST ON CONCRETE EXTERIOR FOUNDATION WALLS AND ARE LESS THAN IF FROM THE PROSED REGIONAL

RETURNANCE OF A STANLAR SEED SHALL COMPONE WITH ASTED SPECIFICATION ASSECUTION SOFT EQUAL AND SHALL HAVE BRIDGE CLEPPING AT A FEET OWN COMPONENT OF DESIST LATERAL OPERACIONAL.

8. ALL FRANKING TO BE ATTACHED TO STRUCTURAL STEEL IN ACCORDANCE WITH GOVERNING CODES.

NOT FOR CONSTRUCTION

THESE ARE PLANS APE CONCEPTIONAL PLANS AND HAVE NOT BEEN APPROVED AS A BID SET OR FOR CONSTRUCTION

PROJECT ID: PDS 3006 ISSUE DATE: DATE: 05-12-15 DATE: 11-13-15 DATE: DATE REVISIONS: DATE: DATE: DATE DATE

: Builders n Base Plan-B : Stonehaven

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Cover Page As indicated





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Classic Builders Madison Base Plan-B Villas at Stonehaven

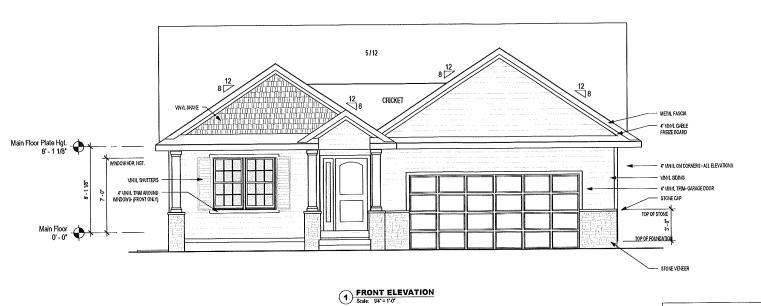
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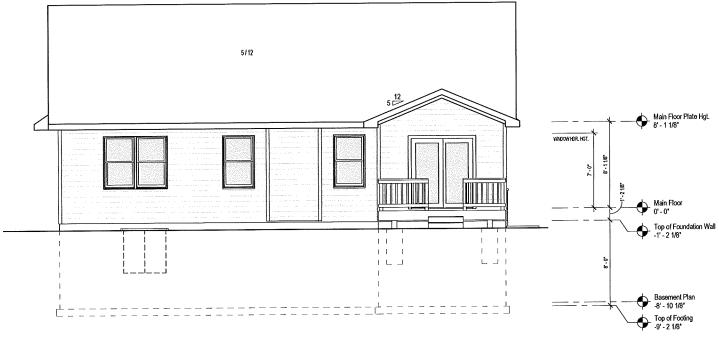
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Elevations 1/4" = 1'-0"

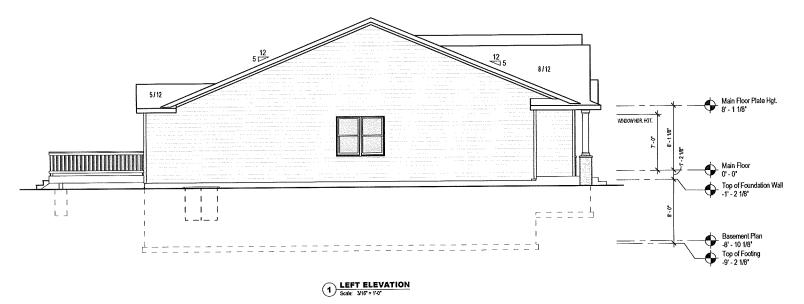
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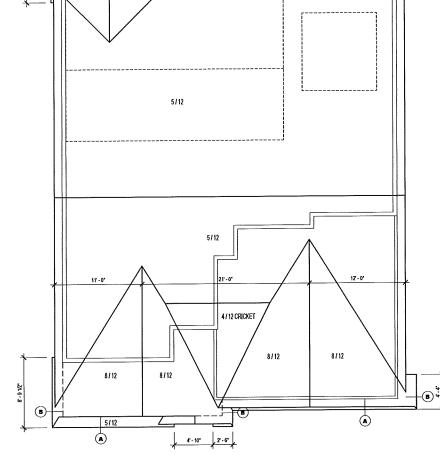




2 REAR ELEVATION
Scale: V4' = 1'-0'







(A)-

5/12

5/12

5/12 Main Floor Plate Hgt. 8' - 1 1/8" Main Floor 0' - 0' Top of Foundation Wall LJ Basement Plan -8' - 10 1/8" Top of Footing -9' - 2 1/8' 2 RIGHT ELEVATION
Scale: 3/16" = 1'-0"

3 ROOF PLAN
Scale: 3/16" = 1'-0"

ESTIMATED ROOF SF

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Classic Builders Madison Base Plan-B Villas at Stonehaven

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ISSUE DATE: DATE: 05-12-15 DATE: 11-13-15 DATE: REVISIONS: DATE: DATE:

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> Elevations As indicated

AD MISTAGE
ADMISTAGE
BOTTON
BOSTON
BO ROUGH OPENIN ROOM SWGLE HUNG SHELF AND ROO SQUARE FEET SUMP PIT STEEL TYPICAL TRANSOM

ELECTRIC SYMBOLS

THREE WAY SWITCH DMAJER SMTCH

DUPLEX RECEPTACLE OUTLET 243 VOLT RECEPTACLE

EXHAUST FAN UKSHT WITH E FAN SNOKEMENT DETECTOR GARAGE DOOR OPENER BLECTRIC PANEL

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CELLING MOUNTED LIGHT OFC PULL CHANGEST RECESSED LIGHT THORIGINUOULEW HC (C)-H W.M. MOTION DETECTOR LIGHT PLORESCENT LIGHT
BAR LIGHT

MISC. SYMBOLS

____ ROORLINE ABOVE STRUCTURAL BEAUAFEADER
OR GROER TRUSS

DRAWING LIST

Cover Page Bevefons Bevations Foundation Plan Main Floor Plan Building Sections Detail Electrical Floor Covering



PLUM DESIGN SERVICES

THE CONTRACTOR ANDOR OWNER TO VERIFY AND GRECK ALL DUTES, DEFIALS, ELEVATIONS, SECTIONS, AND FLOOR PLANS PRIOR TO CONSTRUCTION. THE CONTRACTOR ANDOR OWNER SHALL NOTHEY PLUM DESIGN SERVICE, RIC. INVECTOR THE AND THE PLAN WITH APPLICABLE BUILDING CODES REQUIREMENTS ARE MADE

GENERAL CONSTRUCTION NOTES

COMERAL
 A. ALL CONSTRUCTION AND MATERIALS SHALL MEET OR EXCEED BIG 2004, LOCAL BUILDING CODES MAY HAVE OPTERENT SECREPATIONS AND RECORDSHORTS THAN WHAT IS USITED IN THE RECORM, TRESELOCAL RECORDSHORTS MAY IS SUPERIOR OF THE COME MEDIATION OF THE RECORM, THE SECREPATION OF THE SECREPATION

2. DESIGN CRITERIA

A. BULDING AND STRUCTURES, AND ALL PARTS THEREOF, SHALL BE CONSTRUCTED TO SAFELY SUPPORT ALL LOADS,
INCLIDAYS DEAD LOADS, LIVELLOADS, ROCE LOADS, FLOCOLOADS, SKOWLADDS, WAD LOADS, AND SESSION LOADS

AS PRESCRIBED BY THIS CODE (R311.1)

B. TABLE 301.2(1) IRC 2018, VALUES BASED FROM THE CITY OF DES MONES, KWA.

	EFF	90	4	12-679	c	1605% E	MCG-1-E	41	•	15	1254	1233	41 F
С	WANTAN LIVE LOADS, (R301,5) (RC 2005					MENIULAN ROOF LIVE LOADS (R301.6) IRC 2005							
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ALL BEAMS SUPPORTING FLOOR OR ROOF LOADS ARE TO SE DESIGNED WITH THE ABOVE DEFLECTION CRITERIA

D. DEAD LOADS ANY ADDITIONAL OR CHANGES TO MATERIAL NEEDS T <u>ROOR TOP CHORD</u> CARPET AND PAD 1.5 PSF AD MISTED TO THE RELOW CALCULATIONS 1.5 PSF 10 PSF 4.0 PSF 2.0 PSF 1.5 PSF LAYCE MAD FAL JA' CERANG TILENZ' BACKER BD. JA' HARDWOOD FLOOR SUEFLOOR-JA' OSB OR COM-PLYOOD 1/2 FLOOR TRUSSA-JOIST SISTEM TOTAL WITH CARPETIPAD TOTAL WITH TILEBACKER BD. TOTAL WITH HARDINOOD FLOOR 9.00 PSF TOTAL 5.5 PSF 13.5 PSF 7.5 PSF 1.10 PSF 2.8 PSF 1.5 PSF 1.50 PSF FLOOR-BOTTON CHORD 1/2 FLOOR TRUSSIL-JOIST SYSTEM 1.5 PSF 2.8 PSF 0.7 PSF

TOTAL

5.0 PSF

3. ROCU REQUIREMENT

A CEIND PHEMF (PLYS.S) HABITARE ROOMS HALLWAYS, CORREDORS, BATHROOMS, TOLE FROOM JAUNDRY ROOMS,
AND RESIDENT SAVIL, HAVE, A CRUMS HERNIT OF HOT LESS THAN IT FEET. THE REQUIPED HERSITTS WESSIRED
FROM PHEMS HOOR TO THE CHORST PROPLECTION WITH THE CEILING.

EXCEPTION IL REALIS AND GROBES SPACED LESS THAN 4 FEET ON CHITER MAY PROJECT NOT MORE THAN 4 ROCHS.

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INCOOR FRANKS

A ROOF FROOR, AD WALL SHEATHING

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WALL BATTES

WARMAN SPECIAL OR BETTER

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II. TRUSSES SHALL BE CONNECTED TO WALL BY USE OF APPROVED CONNECTORS PAYING A RESISTANCE TO UPLIFT OF NOT LESS THAN THE POWNES AND FRET HE MANAGATURES SECRECATIONS.
IF PROTECTION FROM DECAY WALL BE FORWING TO THE FOLLOWING LOCATIONS IT THE USE OF NATURALLY DURAGE.
ICA PRESERVATION TRUST DURAGES.
(B) 11.1
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4.0000 SIDING SEATHERS AND KILL FRANKING ON THE ENTERIOR OF A BUILDING HAVING A CLEARANCE OF LESS.

4, WOOD SENCE, SEATHING AND WILL, FRUMPING ON THE EXTENSION OF ABBLINGH KINNING A CLEAVANCE OF LESS THANK BROKES FROM THE GROUND.

5, ALL LIMBERT NO CHINACT WITH THE GROWN, DIEBERDED IN CONCRETE IN DIRECT CONTACT WITH THE GROWN OR BEIGHDED IN CONCRETE EDVOSED IN THE MEATHER THAT IS SPECIALLED STRUCKED STRUCK THE GROWN OF ALL DISTRICT WITH A LIMBERT STRUCKED STRUCK THE GROWN OF ALL DISTRICT WITH A LIMBERT STRUCKED STRUCK THE GROWN OF ALL DISTRICT WITH THE SAME LIMBERT LIMBERT OF ALL DISTRICT WHILE THE REPORT WITH A LIMBERT STRUCK THE PROPERTY OF ALL DISTRICT WHICH THE SAME LIMBERT STRUCK THE REPORT WITH THE SAME LIMBERT STRUCK THE SAME LIMBERT SAME LIMBERT STRUCK THE SAME LIMBERT
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A LISTRUCTURAL STEEL

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ALL FREAD IN CONCENTE TO RESIST LATERAL DEFAULTION.

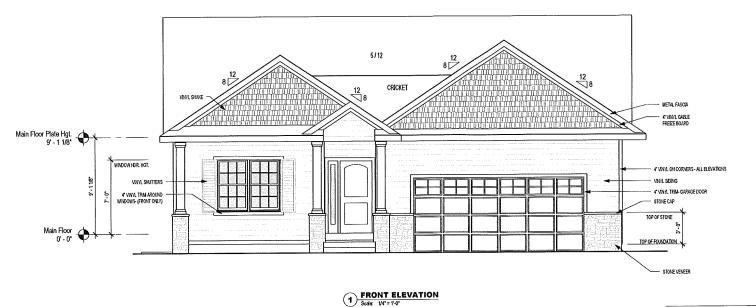
ALL FRANKING TO BE ATTAINED TO STRUCTURAL STEEL IN ACCORDANCE WITH GOVERNING CODES.

NOT FOR CONSTRUCTION

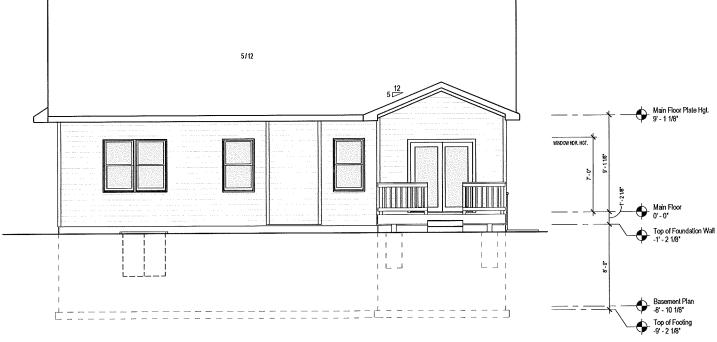
Madison F Villas at S PROJECT ID: PDS 1904 ISSUE DATE: DATE: 05-12-15 DATE: DATE: DATE REVISIONS: DATE: DATE: DATE: DATE

Classic Builders Addison Base Plan Villas at Stonehaven

Cover Page As indicated







2 REAR ELEVATION
Scale: V4"= 1'-0"



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Classic Builders Madison Base Plan Villas at Stonehaven

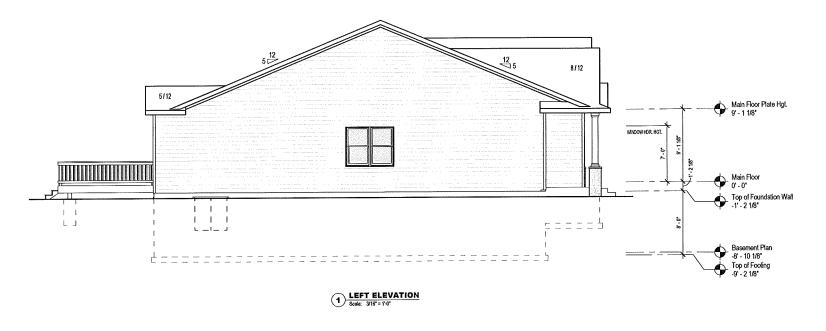
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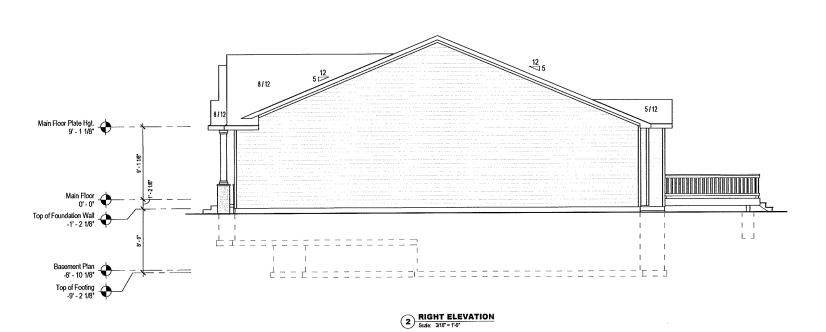
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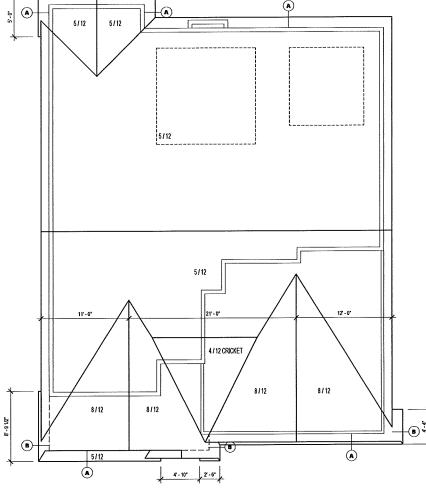
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> Elevations 1/4" = 1'-0"









3 ROOF PLAN Scde: \$16" = 1'0" ESTIMATED ROOF SF

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Classic Builders Madison Base Plan Villas at Stonehaven

PROJECT ID: PDS 1904

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CHAPTER 8 (ROOF-CEILING) SECTION RANZ 1/3 ZDESIGN WOOD TRUSSES SHALL BE DESIGNED IN ACCORDANCE WITH ACCEPTED ENGINEERING PRACTICE. THE DESIGN AND WAN,FACTURE OF HICH, A FAITED WOOD TRUSS SHALL COMEN, WITH MASTIFF, RANZ 1/3 BRANGAR, TRUSSES SHALL BE REPLETED TOR FROM AND PROVIDE LATERAL STARLITY, REFER TO THE MONDIVAL TRUSS DESIGN PRANDASS AND SEACH BEST GUIDE TO GOOD PRACTICE FOR HANDLING, INSTALLING AND BRACING OF METAL PLATE CONNECTED WOOD TRUSSES. RM2.11.1.1 TRUSS UPLIFT. TRUSSES SHALL BE ATTACHED TO SUPPORTING WALL ASSEMBLIES BY CONNECTION CAPABLE OF RESISTING FORCES SPECIFIED ON THE TRUSS DESIGN DRAWNOS, NOOF VERTILATION, ENGLOSED ATTICK AND ENGLOSED PAYTET SPACES FORMED WHERE CELLING ARE APPLIED DIRECTLY TO THE INDERSISE OF THE ROOK PRINTES SHALL HAVE CROSS VERTILATION FOR EACH SEPARATE SPACE BY INJURIATING OPPOINSS PROTECTED AGAINST THE BITTANCE OF RAIN OR SHOW, REQUIRED VERTILATION (OPPOINS SHALL BE ENVICEDED THIS TOTAGE ARE. WANGAULYST FACE, THE RUMBAUL HET FEEL VERTILATION SHALL ENVISIONED THIS TAY OF THE PROPERTY OF THE PROPE SECTION PART ATTO ACCESS, BUILDING WITH COMBUSTREE CELING OR ROOF CONSTRUCTION SHALL HAVE AN ATTO ACCESS CEPTING TO ATTIC AFEA THAI NEW A VERTICAL HEBSET OF 3V OR GENETIE. 1. THE ROUGH-PRIMED OPERIOR SHELL HOT BE LESS THAN 227-07. 2. SHALL BEL COLATED IN A HAULKIN' OR OTHER REALTY ACCESSEE ELOCATION. 1. MINIMAL INVESTIGATION FOR THE ORD THE ATTIC SHEVE CHALL BE SY MESURED VERTICALLY PROMISOTION OF CELING. CHAPTER 9 (ROOF ASSEMBLIES) GENERAL ROOF DECKS SMALL BE COVERED WITH THE APPROVED ROOF COVERING SECURED TO THE BUILDING OR STRUCTURE IN ACCORDANCE WITH THE PROVISION OF THIS CHAPTER, ROOF ASSEMBLES SMALL BE CESSIGED AND INTIALLED IN ACCORDANCE WITH THIS COVER AND THE APPROVED MANAFACTINESS INSTRUCTIONS. RAMENG RASHING SMALL BE INSTALLED IN MUNICIPAL THAT PREVIOUS MOST THE FROM THE FIRST THE WILL AND ROOF THROUGH ACRIS IN COPPIN, PROCEDULATIONS PERSONALE MUNICIPALS AND AT INTERSECTION WITH PRAYETT WILL SAN OTHER. PENETRATIONS THROUGH THE ROOF PLANE. R93.2.1 LOCATION, PLANNING SHALL BE INSTALLED AT WALL AND ROOF INTERSECTIONS, WHEREVER THERE IS A CHANGE IN ROOF OR DIRECTION. ROOF COVERING APPLICATION, ROOF COVERING SHALL BE APPLIED IN ACCORDANCE WITH THE MITH THE APPLICALE FROMSIONS OF THIS SECTION AND THE LIMITARY TURES INSTILLATION INSTITUCTIONS. 1. WIGHER AND THE UNIVERSALITIES INSTILLATION INSTITUCTIONS. 1. WIGHER AND THE UNIVERSALITIES INSTILLATION INSTITUCTIONS. ROLL ROOMING, SEAT AND SHATE THE SHAVELS, ROOM SHOULD AND THE PLAY ROOF SHAVELS, MINERAL SURFACED STANDING LISTED BY THIS CONFIDENCE SHAVELS, RECOVERED TO COMERY WITH ASTED 20, DE TIME, OF AND DE STAT SHALL BEAM ALORS INDICATION CONTINUED AND CONFIDENCE WITH THE REPORT LICINITY OF AN AND DESCRIPTION OF AN ADDITIONAL OF THE PLAY AND THE ARROWS THE PLAY AND THE ARROWS RSTALLATION. RSTAL **CHAPTER 10-43** REFER TO THE CHAPTERS IN THE IRC 2015 FOR THE DESIGN AND REQUIREMENTS OF THESE ITEMS. CHAPTER 10 CHIMNEYS AND FIREPLACE ENERGY EFFICIENCY MECHANICAL & GENERAL MECHANICAL SYSTEMS REQUIREMENTS HEATING AND COOL INSECULIABILITY AND APPLIANCES EXHAUST SYSTEM EVINOUS STATEMS DUCT STSTEMS COMESTION AN COMMENTS AND VENTS SPECIAL APPLIANCE, WATER HEATERS, HIDRONIC PIPING AND SPECIAL PIPING SOURT THERMAL DEBROY STSTEMS

FUEL GAS

ABBREVIATIONS DISHWASHE FLOOR DRAI FLOOR FEET PURNACE HEADER HARDINOOD INSULATION JOIST OVERHEAD DOOL
OPENING
PEDESTAL
NOT TO SCALE
REPRISERATOR
REQUIRED
ROUGH OPENING
ROOM
SINGLE HUNG
SINGLE HUNG
SURARE FEET
SUMP PIT
STEEL
TYPICAL
TRANSOM
UNEXCAVATED
VANITY

Houlihan

Hunter

Odson

Ripper

Whiting

West

ELECTRIC SYMBOLS SINGLE POLE SWITCH THREE WAY SWITCH DIMMER SWITCH SINGLE RECEPTACLE OUTLET DUPLEX RECEPTACLE OUTLET 240 VOLT RECEPTACLE PHONE OUTLET CABLE OUTLET EXHAUST FAN LIGHT WITH E. FAN SMOKENIFAT DETECTOR GARAGE DOOR OPENE ELECTRIC PANEL CEILING MOUNTED LIGHT OP PULL CHAINLIGHT RECESSED LIGHT CH WALL MOUNTED LIGHT W.M., MOTION DETECTOR LIGH FUORESCENTUGHT

MISC. SYMBOLS

H FROST PROOF HOSE BIB ____ FLOOR LINE ABOVE STRUCTURAL BEAMMEADER
OR GIRDER TRUSS LOAD BEARING WALL

SOLID BLOCKING FROM CONCENTRATED LOAD

CONCENTRATED LOAD FROM ABOVE, SOUID BLOCK TO FOUNDATION OR BEAM MEADER BELOW.

ROLL CALL Plan & Zoning Commission Ankeny, IA August 8, 2017 Pass Absent

Anderson Aye Nay Ender Aye Nay Flack Aye Nay Pass Absent Pass Absent Aye Nay **Pass** Absent Aye Nay **Pass** Absent Pass Absent Nav Ave Pass Absent Nay Ave Aye Nay Aye Nay Pass Pass Absent Absent Nay Pass Aye Ayes 6 Nays Pass Absent 5

APPROVED K. Whiting Chairperson B. Fuglsan Secretary

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ISSION FOR POSSIBLE CORRECTION ARE

OMISSION FOR POSSIBLE CORRECTION AND IDENTIFIED PRIOR TO START OF CONSTRUCTION. NO WARRANTIES EXPRESS OR IMPLIED INCLUDING COMPLIANCE WITH THIS PLAN WITH APPLICABLE BUILDING CODES REQUIREMENTS ARE MADE.

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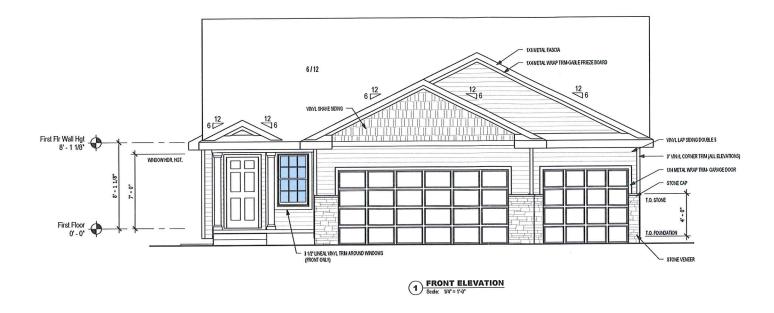
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Cover Page

As indicated





ESTIMATED AREA - WALL CLADDING						
MATERIAL TYPE	MATERIAL SF	MATERIAL %	MATERIAL			
Lap Siding - 6"	1966 SF	100.0%				
Lap Siding - 6"	109 SF	65.6%	Front			
Shake Material - Staggered	57 SF	34.4%	Front			

SOURCE FOR LOCAL GROUNG IS THE REPORT THE BROKED DUFFICE OF THE WILL THE MEMPINGLOSS SUFFICES BLOW DECOUNTIES THAT READOL. THE MEMPINGLOSS WE COME DOOR OF BY IS A



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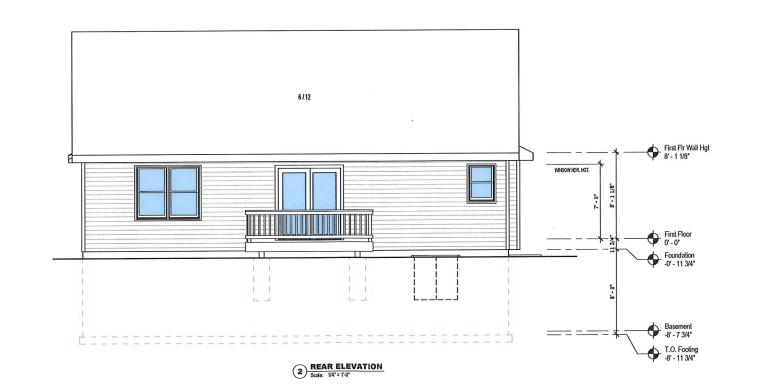
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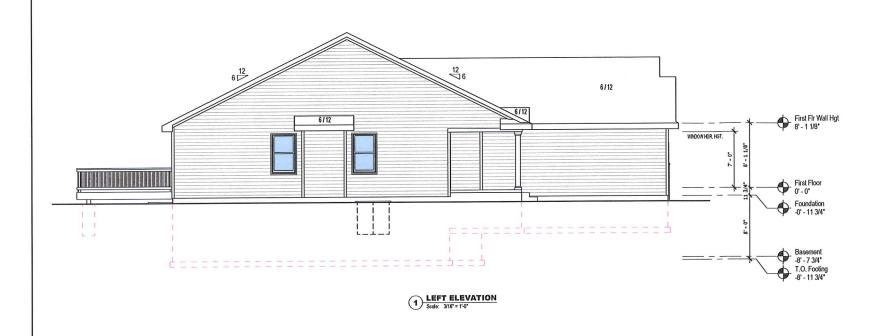
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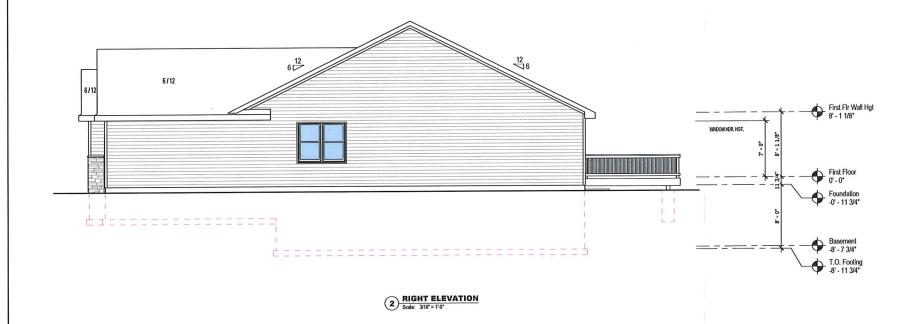
1/4" = 1'-0"

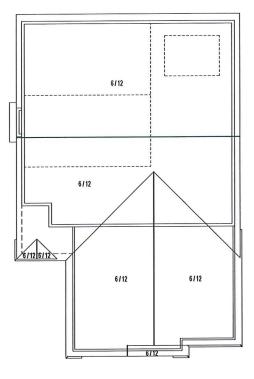
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3 ROOF PLAN Scale: 1/8" = 1'-0"





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SECTION 311

R311.7.1 STARWAY AS STARWAY ARE TO BE NOT LESS THAN 3" WIDE IN CLEAR WIDTH AT ALL POINTS ABOVE THE PERMITTED HANDRAL HIGH. HANDRALS SHOLLD PROJECT LINGS THAN 4 10" ON BITHER DIDE OF THE STARWAY.

R311.7.5 HENDROOM, THE HEDROOMS HID THE STARWAY SHALL BE NOT LESS THAN 4" MEASURED VERTICALLY FROM THE SLOPED LINE ADDRONG THE REPORT ONES HOT ROOM THE CONSTRUCT OF THE LANDRON BY THE PERSON DAYS OR THOM THE OWN PROPERTY OF THE LANDRONG THE HANDRALS SHALL BE ON NOT LESS THAN ONE SIDE OF EACH CONTINUES RAW OF TREADS GENERAL NOTES: ALL CONSTRUCTION AND MATERIALS SHALL MEET OR EXCEED IRC 2015, LOCAL BUILDING ALL CONSIDERATION FOR THE WIND STATE WELL THE EXCEPT BY ATTR. COLOR DUMBNO CODES MAN TIME DEPETEDED SECRETARIONS AND PERCENDENTS THAN WHAT IS LISTED IN THE RECEIVE THE RECOMBEDING STALL SUPPLIED IN THE WIN. SET THE LOCAL BUDDING DEPARTMENT FOR COLOR. CONTROCTOR TO CORRESPONDED THE SEES, SERVING AND SPECESS OF CHEMBER OF ALL STRONG AND FOR DEPARTMENT AND STRONG AND STATEMENT OF THE STATEMENT AND STATEMENT OF THE STATEMENT AND STA SECTION 314 SMOKE ALARMS, SMOKE ALARMS SHALL COMPLY WITH NFPA 72 AND UL 217 ALL PRODUCTS ARE TO BE INSTALLED PER THE MANUFACTURE'S RECOMMENDATIONS.
ALL MECHANICAL, PLUMBING, AND ELECTRICAL SYSTEMS ARE TO BE DESIGNED BY OTHERS.
ALL EXTERIOR STARS ARE SHOWN FOR CONCEPT, INVIL DESIGN DETERMINE ON SITE FOR RIVAL GRADE. 184 SIMILE PLANSA, SONCE PLANSAS, CONCENTRATION OF STATE DRAWN IN PROSECUTION OF LANNING)

CHAPTER 3 BUILDING PLANNING)

BUILDING NO STRICTURES, AD ALL PARTS THEREOF, SHALL BE CONSTRUCTED TO SAFELY SUPPORT ALL LOUG, NOLLOWODED LOUGH, LIFELONG, ROOF LOUGH, ROCOLLOUGH, SWANLOUGH, WAS LOUGH, AND SESSING LOUGH. INCLIDING DEAD LOADS, LIVE LOADS, ROOF LOADS, FLOOD LOADS, SNOW LOAD AS PRESCRIBED BY THIS CODE (RIVI.1) B. TABLE 3VI.2(1) IRC 2VIS, VALUES BASED FROM THE CITY OF DES MONES, IOWA. LIANCE IONIZATION SMOKE ALARMS WITH AN ALARM-SILENCING SWITCH SHALL NOT BE INSTALLED LESS THAN 10-0" HORIZONTALLY FROM A PERMANENTLY INSTALLED APPLIANCE PHOTOE EXTRACTED LESS THAN 6-4" HORIZONTAL FROM A PERMANENTLY INSTALLED COOKING APPLIANCE. SECTION BYS CARRON MONOXIDE ALARMS SHALL COMPLY WITH UL 2034, COMBINATION CARBON MONOXIDE AND SMOKE ALARMS SHALL BELISTED IN 8315 CARRONILOROUSE AUXINS SHALL COME. I INTO CO.
ACCORDINACE WITHIN LESS HOU LESS TO LINE SHARE EITHER OR BOTH OF THE FOLLOWING CONDITION EXIST:
1. CONTAINS A RELE-FRED PERVINCE
2. ATTACHED GRACE WITH AN OPENINS THAT COMMANCAITS WITH THE OWILLING C. IMMANUM LIVE LOADS, (R301.5) IRC 2015 UNHABITABLE ATTIC WITH LIMITED STORAGE 20 PSF 30 PSF 24 PSF ATTACHED GRADE WITH AN OPENING THAT COMMANCATES WITH THE WILLIAMS PROTECTION OF YOU ON DO MOD MOST PROVICTS AGAINST DECKY.

LOCATION REQUIRED. PROTECTION OF INCO AND WOOD AUSED PRODUCTS FOR DECKY SHALL BE PROVIDING IN THE FOLLOWING LOCATION REQUIRED. PROTECTION OF WOOD AND WOOD AND THAT IS PRESENTANTE-TIEATED IN ACCORDANCE WITH AWAR UT FOR THE SPECIES PRODUCT, PRESENTANTE AND BID USE.

WOOD LOST OR BOTHOM OF A PRIOD STREADING ARE CORD FROM IT O'R WOOD GRODERS WHEN ILLOSED AND THE SPECIES OF THE BUILDING LOCATION OF UNHABITABLE ATTIC WITHOUT STORAGE Habitable attic and served with fixed sta GROUND SNOW(Pg) FLAT ROOF SNOW (Pf) THERMAL CONDITION Ct = 1.0 IZ TO THE EPIDOED WANDOW IN CHOILE SYNCES WITH MEMORIAN PARENCIAL PROPRIATION WITH THE PROPRIATION WITH THE PROPRIATION WITH THE STORY CONCRETE OR MASONRY EXTERNOR POUNDATION WILLS AND ARE LESS THAN IS FROM EPIDOED GROUND.

SLLS AND QUEEPERS ON A CONCRETE OR MASONRY SLAD THAT IS IN DIRECT CONTACT WITH THE GROUND UNLESS UNBALANCED AND SNOW DRIFT LOADING ACCORDING TO ASCE/SEI 7-10 DEFLECTION CRITERIA FLOOR LIVE LOAD ROOR TOTAL LOAD SILES AND SLEEPERS OF A CHORACTE OF MISSANITE AND FINE THE PROBLEM CONTINUE THE THE PROSECULATION OF LESS AND THE DAY SHOWS A LIBBY AN IMPREPAYOUS DISSIDERE BERRER. THE EDGS OF A MICROS GROBE RETEXNIC CONCRETE WILLS HAWNING CLEARANCE OF LESS THAN 12' ON TORS, SIDES AND EDGS. MICROS SIDING, SHEARING AND WILL FRANCIO OTHE ECTERSON OF BUILDING MANNIGA CLEARANCE OF LESS THAN OF FROM THE GROUND OF LESS THAN OF MICROSCHOOL VERTICALLY FROM CONCRETE STEPS, PORCH SLASS, AND SIMLAR HORIZONTAL. ROOF LIVE LOAD ROOF TOTAL LOAD THE GROUND OR LESS THAN 7 MEASURED VERTICALLY FROM CONCRETE STEPS, PORCH SLABS, AND SIMLAR HORIZON SURFACES EXPOSED TO THE WEATHER. WOOD STRUCTURAL MEMBERS SUPPORTING MOISTURE-PERMEABLE FLOORS OR ROOFS THAT ARE EXPOSED TO THE TWO AND THE SUCK AS CONCRETE SUBS.

WOOD PLAYING STIPS OR OTHER MOOD FRAMING MEMBERS ATTACHED DIRECTLY TO THE INTERPOR OF EXTERIOR MASONAY
OR CONCRETE WILLS BE USED GOING GROVE EXCEPT WHERE AN APPROVED VAPOR RETIRADER IS APPLIED BETWEEN WILL AND
THE PLAYING STIPS. D. DEAD LOADS ADDITIONAL OR CHANGES TO MATERIAL NEEDS TO BE ADJUSTED TO THE BELOW CALCULATIONS FLOOR-TOP CHORD CARPET AND PAD THE PRING STRP.

ASTRONOS FIRE, THE PRESENTANTS TREATED WOOD, FASTENERS, INCLUDING MITS AND WASHERS, FOR PRESERVATIVE-TREATED WOOD SAVIL BE OF HOTOGRED, DISCOATED GULVANZED STEEL, STANLESS STEEL, SULVOINGRONDE OR COPPER COATING TYPES AND WEBGITS FOR CONNECTORS IN CONTACT WITH PRESENVATIVE-TREATED WOOD SAVIL BE ACCORDANCE WITH THE CONNECTOR MAMPHICUTERS RECOMBIDIATIONS. 34" CERAMIC TILE/ 1/2" BACKER BD. 34" HARDWOOD RLOOR UBFLOOR-3/4" OSB OR COM-PLYWOOD CHAPTER 4 (FOUNDATIONS) TOTAL WITH CARPETIPAD 5.5 PSF TOTAL 9,00 PSF SECTION 401.4 SOIL TEST: WHERE CHAMTIFIABLE DATA CREATED BY ACCEPTIBLE SOIL SCIENCE METHODOLOGIES INDICATE EXPANSIVE, COMPRESSIBLE, SHETING OR OTHER UNKNOWN SOIL CHARACTERISTICS, THE BUILDING OFFICIAL SHALL DETERMINE WHETHER A SOIL TEST IS REQUIRED. TOTAL WITH TILEBACKER BD. TOTAL WITH HARDWOOD FLOO ROOF-BOTTOM CHORDS 1/2 ROOF TRUSS-2X4 1.10 PSF 1/2 ROOF IRUS-5/2/4 1.70 PSF 5/0" GYPBOARD 28 PSF JUNUMUM FOR MISC MECHANICAL/ELEC. 1.5 PSF 15" BATT/BLOWN INSULATION 1.60 PSF FLOOR BOTTON CHORD 1/2 FLOOR TRUSSA-JOIST SYSTEM 1.5 PSF 2.8 PSF 0.7 PSF SILTY GRAVEL AND CLAYEY GRAVEL
CLAYEY, SANDY, SLIGHTY CLAY, CLAYEY SILT, 1500 POUNDS PER SO ET MINIMUM FOR MISC MECHANICAL/FLEC. 5 0 PSF TOTAL 7.00 PSF THIS DESIGN IS BASED ON 2,00 POUNDS PER SO FT, UNLESS NOTED OTHERWISE, IT IS THE BUILDER OR HOMEOWHER RESPONSIBLE TO LET PLUM DESIGN SERVICE INDIVINE THE CONDITION IN THE HELD ARE DIFFERENT. SECTION ROSS: LIGHT AND VENTLATION IN HIGHTALE ROOMS, PROVIDE INJURAL USHT AND VENTLATION WITH OPERALE WINDOWS INDOOR A JUNG SHALL NOTE LIES THAN IS OF THE FLOOR AREA OF EACH ROOM. 10 THE REQUIRED WINDOW AREA SHALLE OPERALE TO THE EXTENSIOR ROHMARY LIGHTLATION.

RIXLD BUTHROOMS MAY HAVE AN OPERALE NINDOW OF 3 S.F. IN AREA. RAV2.2 CONCRETE: FROM TABLE RAV2.2

-FOUNDATION CONCRETE WILLS SHALL HAVE A MIN. STRENGTH OF 300 PSI
-FOUNDATE, ONE OF SLARS SHALL BE 3,500 PSI
-FOUNDES, CLEPROFT SLASS AND STEPS EXPOSED TO THE WEATHER SHALL BE 3,500 psi AT 28 DAYS
-BASEMENT SLASS 2,500 PSI
(CONCRETE SHALL BE ARE PRITAMED WITH 94-7% TOTAL AR CONTENT). EPTION: Bathroom and water Closet May be ventilated with exhaust fans and artificial light. SECTION R304: THE MINIMUM AREA OF ANY HABITABLE ROOM SHALL NOT BE LESS THAN 70 SQ. FEET, EXCEPT NITCHEN. R3042: The minimum length or width of any habitable room shall not be less than 7-4" ALL FOOTING SHALL BE FLACED ON UNDISTURBED SOIL OR CONTROLLED COMPACTED FILL MINMANA FOOTING TO BE 15" WIDE X STIEEP FOR A 2 STORY BUILDING AND 20" WIDE X 5" DEEP FOR A 3 STORY BUILDING (TABLE 40).1) BOTH WITH IN YIDEX XYEEP FOR A 3 STORY PULDING AND 2Y YIDEX XY DEEP FOR A 3 STORY PULDING INACE, WILL PUT HITH IN CONTINUOUS HANDONIAL AN REBAR.
ALL ANCHOR BUT IS WALL BE A PROVED IN YIN MANUETER AND SHALL EATED A MANUAM OF PINTO CONCRETE. USE TWO BULTS FROM ITHE BUT IN SPACED AT ANAMAM OF FRET ON CONTROL WITH AN MANUAM OF ORE BUT IN OTHER OFFICE AND AND AND AND ANAMAM OF THE BUT ON CONTROL FOR THE BUT IS SHALL BE LOCATED IN THE MIDDLE THROUGH SECTION R3/5: CELING HEIGHT HABITABLE SPACE, HALLWAYS, AND FORTION OF THE BASEJEHT CONTAINING THESE SPACES SHALL HAVE A CELING HEIGHT OF NOTLESS THAN 7 FEET, BATHROOMS, TOLLER ROOM, AND LAUADRY ROOMS SHALL HAVE A CELING HOT OF DICEPTION.
FOR ROOMS WITH SLOFED CELING, THE REQUIRED R. OOR AREA OF THE ROOM SMALL HAVE A CELING HEIGHT OF HOT LESS
HAM 54" AND HOT LESS THAM 54% OF THE REQUIRED R. OOR AREA SMALL HAVE A CELING OF LESS THAM 54"

THE CELING ABOVE A BURROOM AND TOLET ROOM RITURES SMALL BE SUCH THAT THE RITURES IS CAPABLE OF BEING USED
FOR ITS MITDOD PROPOSE. A ROWNER OR THE RECUPPED WITH A SHOWENEDD SMALL HAVE A CELING HEIGHT OF HOT INE NOTINE THE NATE

ALTERNATE FORMATION STRAPS MAY BE USED, SPECIFICATION TO PROVIDE ECONOMENT ANCHOR TO A 10" DAMETER ANCHOR BOLTS.
CORRECTE FORMATION STRAPS MAY BE USED, SPECIFICATION TO PROVIDE ECONOMENT FOR TO THREA CONCRETE POLICIAIN MALES SHALL DE CURSITION DE SET PORTITION MELLE MALE SET DE MALES CENTRAL MEN SE SECONDA IN DES PROFESSOR SHALL DE CURSITION DE MALES CONTRAL MEN SECONDA MENTION MALES PROCEPTION DE MALES PROCEPTI, POLICIAIN MALES THAT DE PARA DE DICLOSED INTERDOR SYNCES AND DE CORDS ADOCE CONCRETE SHALL DE DAILYPROCEPTIO, FROM THE HONERS OF THE TOP OF THE FOOTING, TO THE FINSHED GRADE. FROM ITS INITIONED PROVIDED A SHOWN ON THE COMPANY WITH THE REPROSENCE OF THE THE PROVIDENCE.

1. BEAUS GROEGS DUCTS, OR OTHER COSTITUCIONS IN BASELIEFT CONTAINING WEITHALE SPACE SHALL BE FERMITTED TO PROPERTY TOWN THE OF THE FIRMS HOUSE.

1. PEAUS GROEGS TOWN THE OF THE FIRMS HOUSE SHOWN THE SHAME WHITH ALL SPACE SHALL BE FERMITTED TO PROPERTY OF EASIENT THAT DO NOT CONTAIN HARTHALE SPACE OR HALLWAYS SHALL HAVE A CELING HEIGHT OF NOT LESS THAN F-4' UNDER FLOOR SPACE
THE LUNDER FLOOR SPACE BETWEEN THE BOTTON OF THE JOIST AND THE EARTH MADER ANY BUILDING SHALL HAVE VEHTLATION OF DINN'S
THROUGH THE FOUNDATION WALLS OR EXTERIOR WALLS, WIN, NET AREA OF VEHTLATION SHALL NOT BE LESS THAN 1 SO FT FOR EACH 159 SQ
FT OF AREA MADER THE GLOOR.

ACCESS THROUGH THE GLOOR IS REQUIRED TO BE 11" X21" BEAMS, GIPDERS, DUCTS, OR OTHER OBSTRUCTIONS IN BASEMENT CONTAINING HABITABLE SPACE SHALL BE PERMITTED TO TOJECT TO WITHIN 6-4" OF THE FINISH FLOOR SECTION RANN, 1 TOLET, BATH AND SHOWER SPACES, FIXTURES SHALL BE SPACED IN ACCORDANCE WITH FIGURE RANN, 1. TOLET, WIN 19 FROM WALL OR TILD OR VANITY, ... INNY 10 LEARNAGE IN FRONT OF TOLET 2. VANITIAN IN 27 GLERANCE IN FRONT OF VANITY ROOF, PLOOR, AND WALL SHEATHING: APA RATED SHEATHING, (LEAVE I.M. SPACING AT PANEL ENDS AND EDGES) MINIMUM SPF STUD OR DOUGLAS FIR LARCH STUD.

MINIMUM SPF SY OR BETTER.

DOUGLAS FIR SY OR BETTER.

2650 Pay2 CE MINIMUM. WALL STUDS: WALL PLATES: GLAZING, EXCEPT AS INDICATED IN SECTION RIMA.1.1 EACH PANE OF GLAZING INSTALLED IN HAZARDOUS LOCATION DEFINED IN SECTION RIMA.4 SHALL BE PROVIDED WITH A MANUFACTURING'S DESIGNATION SPECIFYING WHO APPLIED DESIGNATION, DESIGNATING THE TYPE OF GLASS HEDDESS: 2939 M2/LE MINIMUM. LE L. JOIST UNDER PARALLEL BEARING PARTITIONS SHALL BE OF ADEQUATE SIZE TO SUPPORT THE LOAD, THE DIOS OF EXCH. JOIST, BEARL OR GROER SHALL HAVE HOT LESS THAN 1,5 MCHES OF BEARING ON WOOD OR AND THE SAFETY OLDING STANDARD.

REAL 2. Quarto projectif topones, almost an incondula fixed or operate parel, adulcent to a door small be considered to be a municipal colling inverse the edition project edge of the glazing is less than 67 above the rook or walling surface.

Aud letts the times of the Equit Linear Constitution. METAL AND NOT LESS THAN 3 INCHES ON CONCRETE.
NO CUTS, NOT CHES, AND HOLES DORBY MITO TRUSSES, STRUCTURAL COMPOSITE LUMBER, QLUE LAMINATED
MEMBERS, OR LONGT ARE PROHIBITED EXCEPT WHERE PERMITTED BY THE MANUFACTURER'S RECOMMEDIDATIO HE FOLLOWING CONDITIONS: E the Glazing is within 24 inches either side of the door in the plane of the door in a closed position. WHERE THE GLAZING IS ON THE WALL PERPENDICULAR TO THE PLANE OF THE DOOR IN A CLOSED POSITION AND WITHIN 24" OF MEMBERS, OR LOSS FARE PROMISTIDE LOCEPT WINDER PERMITTED BY THE MANUFACTURER'S RECOMMENDATION OR DESIGNED PROFESSIONAL.

WOOD TRUSSES SHALL BE CESSIGNED AND MANUFACTURED IN ACCORDANCE WITH ANSISTITI. REPERT TO THE INDIVIDUAL TRUSS DESIGNED DAMANES FOR WEB BRANCHS AND MAIL THOONECTION OF GRORESS. SOCI SHALLD BE REPERT TO FOR HANDLING INSTILLATION AND BRANCHS OF METER. ATLE TRUSSES.

SITEMON DECISIONECT (EDGER CONNECTION TO BUILD JOIN, DOCK LEGGER CONNECTION TO BAND JOINT SHALLD MAIL SECTION THE REPORT AND REPORT, LA NOT FROME SHALLD AND RESTALLED. THE HINGE SIDE OF AN IN-SWINGING DOOR. -EXCEPTION

1. DECORATIVE CLASS

2. WHERE PRESE IS AN INTERVISIONS WILL OR OTHER PERMANENT BARRIER BETWEEN DOOR AND THE CLAZING

3. WHERE PRESE IS AN INTERVISIONS WILL OR OTHER PERMANENT BARRIER BETWEEN DOOR AND THE CLAZING

3. WHERE ACCESS TROUGHT THE DOOR IS TO A CLOSET OR STORAGE AREA! THET OR LESS IN DEPTH

4. CLAZING THAT BOUGHT TO A TROE PRALE OF PAIN DOORS.

2. THE STORAGE ACCESS THE MINOROUGH FRED OR OFFERE PANEL THAT INVEST ALL OF THE FOLLOWING CONDITIONS.

1. THE EDTO SED AREA OF AMBRODIUM LA THIS LARGEST THAT SOURCE FEET

2. THE BOTTOM LIDGE OF THE CLAZING IS LESS THAM IN 2600/E THE R. COOR NECTION TO BAND JOIST SHALL BE IN ACCORDANCE WITH CHAPTER 6 (WALL CONSTRUCTION)

R8/2_1 SAWILLIMBER SAVINLUMBER SHALL BE DEITIFED BY A GRADE MARK OF AN ACCREDITED LUMBER GRADING OR INSPECTION AGENCY AND 1. SAMMLURBER SAMMLURBER SAMLE BE DEMINED BY A GROVE MAKE OF AN OCCUPANI DU MUSIC PROVINCION IN PAPER A MAN OF MAKE AND RESERVED BY A CORRESPONDING ON INSPECTION A MEDIA AND PROVINCIA PROVINCI . The dop edge of the galzing is more than 35° above the floor. And i. The top edge of the galzing is more than 35° above the floor. And i. One or more walking surface are within 35°, measured horizontally and in a straight line, of the galzing CORE ON MORE MUCHING WINDOWS PRIVED BY JUDGINGS INVESTIGATED FOR BY A STANDARD BURGE OF THE CONCENT OF LOCATION LICEOCONTRECASS.

JUMPE PROPERTIES A GAZINE IN INVESTIGATED STANDARD OR FEACES CONTAINING OR FACING HOT TILBS, SPAS, WHIREPOOL.

SIMILAS STANDARD BURGES AND REPORTED AT A PROPERTIES AND REPORT OF COLUMN HERE THE BOTTOM EXPOSED BIDGE OF GLAZING IS
SESTIMAN OF MEDIUS PRIVILLY AND REPORTED AND REPORT OF THE STANDARD OR WINDOWS STANDARD STANDARD BIDGE OF GLAZING IS
SESTIMAN OF MEDIUS AND REPORT OF STANDARD OR WINDOWS STANDARD STANDARD OR WINDOWS STANDARD S CHAPTER 7 (WALL COVERING) CHARLE COVERING)

GENERAL INTERPOR COERRIS OR WALL FINDRES SHALL BE INSTALED IN ACCORDANCE WITH THIS CHAFTER AND TABLE RYDL VIJ. TABLE BYDL VI -EXCEPTIONS 1, where railing is installed on the accessele side of the glazing 34° to 34° above walking surface SECTION R311, BURROBUCY ESCAPE AND RESCUE OPENINO, BUSINENT, MARTINALE ATTICS. AND EVERY OLEEPING ROOM SHALL HAVE AN BURROBUCY ESCAPE AND RESCUE OPENINO. SHOULD NOT BURROBUCH ESCAPE AND RESCUE OPENINO. SHOULD NOT BURROBUCH AND RESERVE OF THE APPLY TO A STATE OF THE STATE O TRIALIZE TIMEOW SEL RESIGN, INVENEZ HE PROMOVINE SPROVINGUE AS HE SERVICIONE SEMPLE AND PRISCOCE OPENING, II SINUL ANNE A SEL RESIGN.

REPORT OF THE PROMOVINGUE THE HE PROMOVINGUE SHALL NOT BE LESS THAN 9 SA, FT, WITH THE HORIZONTAL PROJECTION AND WITHOUT HEST SHALL ANY THE PROGRESS THE SHALL RESIGNED SHALL RESIGNED THE PROMOVINGUE SHALL RESIDNED THE PROMOVINGUE SHALL RESIDNED THE SHALL RESIDNED THE PROMOVINGUE SHALL RESIDNED THE IALLS. SUCH MATERIAL SHALL BE APPLIED HORIZONTALLY, WITH UPPER LAPPED OVER THE LOWER NOT LESS THAN 2" INCHES. WALLS SUPPLIANTING SAME BE APPLIED PORCIONALLY, WINTERPRECEDED OFFE HIS CONSTRUCT LOSS HAVE A FRANCE.

MONING HOCKES SHOW THE SHAN HAVE

MONING HOCKES
MONING HOCKE GPBED.
--CICETION
1. THE LUCIDER OR STEPS SHULL BE PERMITTED TO ENCROACH NOT MORE THAN 8'.
1. THE LUCIDER OR STEPS SHULL BE PERMITTED TO ENCROACH NOT MORE THAN 8'.
WINDOW WELLS WITH A VERTICAL STEP GREATER THAN 46' SHULL BE EQUIPPED WITH A PERMANENT LUCIDER NOT LESS THAN 12' WIDE

UNDER AND AT FINDS OF MASONRY WOOD OR METAL COPINGS AND SILLS.

URBEN RIOLAT BUSIS OF MASONET, MICHOLD WEILTH COMPINES AND SLESS.
CONTINUOUSLY, ADOPE ALL PROJECTIVES WOOD TERM
WHERE ELTERIOR PROFES, SECRIS OR STARS ATTACH TO A WALL OR FLOOR ASSEMBLY OF WOOD-FRAME CONSTRUCTION
AT YMALL AND FROOF INTERSECTION.

CHAPTER 8 (ROOF-CEILING) SECTION RAVA 1A 2 DESIGN. WOOD TRUSESS SHALL BEDESIGNED IN ACCOPTION OF WITH ACCEPTED ENGINEERING PRACTICE. THE DESIGN AND WANAFACTURE
OF HICKLA PLATED WOOD TRUSS SHALL COMINY WITH ANSIPH.
RAVA 1.3. BRACKOR, TRUSSES SHALL BERKED TO PREPRINT FOR ATTAIN AND PRACTICES. SHALL THE ROY TO THE MONORUML TRUSS DESIGN
DRAWNINGS AND SECAS BICS GUIDE TO GOOD PRACTICE FOR HANDLING, INSTALLING AND BRACKING OF HETAL PLATE CONNECTED WOOD TRUSSES,
RMO 11.1.1 TRUSSES SHALL BE ATTACHED TO SUPPORTING WALL ASSEMBLES BY CONNECTION CAPABLE OF RESISTING FORCES REVALLAL INVOSCRETA IN PROSECUENCE PROMOSO.

TON 1865

T SECTION PROF

ATTIC ACCESS, BULEINS WITH COMPUSTELE CELLING OR ROOF CONSTRUCTION SHALL HAVE AN ATTIC ACCESS OPENING TO ATTIC AFEA
THAI HAVE A NETRICAL HEBRIT OF SAY OR GREATER.

1. THE ROUSH-PAULE OPENING SHALL HOT SEE LESS THAN 227-37.
2. SHALL BE LOCATED HA HALLWAY OR OTHER READLY ACCESSIBLE LOCATION.
1. MIRAMAL MUSTORISTICTH HEAD ROOM IN THE ATTIS SEPTE CHALL BE SAY MESURED VERTICALLY FROM BOTTOM OF CELLING CHAPTER 9 (ROOF ASSEMBLIES) GOLERAL, ROCF DECKS SHALL BE COVERED WITH THE APPROVED ROOF COVERING SECURED TO THE BULLDING OR STRUCTURE IN ACCORDANCE WITH THE PROVISION OF THIS CHAPTER, ROOF ASSIBILIES SHALL BE DESIRED AND INSTALLED IN ACCORDANCE WITH THIS COCK AND THE PRAPRIOR DAMAGENEES SHISTICHOUSE. REASHING, RUSSHING SHALL BE THE SHALL DIE OND THROUGH AND THE SHALL DIE ON THE SHALL DIE ON THE WILL AND ROOF THROUGH AND SHALL BE ROOF AND AND THE SHALL DIE ON THE WILL AND ROOF THROUGH AND SHALL BE ROOM SHALL BE ROOM SHALL BE ROOM SHALL BE AND AND THE SHALL DIE ON THE WILL AND ROOF THROUGH AND SHALL BE ROOM SHALL BE AND THE SHALL BE ROOM WITH PRAPER THALL SHAD OTHER SHALL BE AND THE SHAD THE SHAP THE WILL AND ROOF THROUGH AND THE SHAP THE SHAP THE WILL SHAD OTHER SHAP THE SHAP THE WILL SHAD OTHER SHAP THE SHAP T PENETRATIONS THROUGH THE ROOF PLANE. Location, plashing small be installed at wall and roof intersections, wherever there is a change in roof or direction ROAS 1 ROOF COVERING APPLICATION ROOF COVERING SHALL BE APPLIED IN ACCORDANCE WITH THE WITH THE APPLICABLE PROVISIONS OF ROOF COLERNO APPLICATION ROOF COLERNO SHALL BE APPLED IN ACCORDANCE WITH THE WITH THE APPLICABLE PROVISIONS OF THIS SECTION AND THE MAINFACTURES INSTALLATION INSTITUTION. THE SECTION AND THE MAINFACTURES INSTALLATION INSTITUTION. ON CONSISTE TILL METAL ROOF SHINLES, WINDERLAND SHALL CORNER THE METAL ROOF SHINLES, WINDERLAND SHALL CORNER THE METAL ROOF SHINLES, WINDERLAND SHALL CORNER TO THE APPLICABLE STRUMED WITH THIS CHAPTER UNDERLAND SHIT METAL ROOF SHINLES OF THE METAL ROOF SHIP WITH A SHIP WILL CORNER THE METAL ROOF SHIP WITH A SHIP WILL CORNER THE METAL ROOF SHIP WITH A SHIP WILL CHAPTER WITH A SHIP WITH NSTALLATION.

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NS REFER TO THE CHAPTERS IN THE RC 2015 FOR THE DESIGN AND REQUIREMENTS OF THESE ITEMS.
CHAPTER 10 CHAMBER'S AND RESPLACE
CHAPTER 11 DIBBRY EFFICIENCY **CHAPTER 10-43** NETER OF THE CHAPTER OF THE PACKAGE OF THE DESIGN AND REQUIREMENTS OF CHAPTER (I) CHAPTER (I) CHAPTER (II) DEBAS (PERCIDIC) CHAPTER (III) DECHAPCIL & GOREPA MECHANICAL SYSTEMS REQUIREMENTS CHAPTER (III) MECHANICAL & GOREPA MECHANICAL SYSTEMS REQUIREMENTS CHAPTER (III) EXHAUST SYSTEMS COLORING EQUIPMENT AND APPLIANCES CHAPTER (II) EXHAUST SYSTEMS DOUT STREEM PRODUSTRON ARR
CHARGES AD VERTS
CHARGES AD VERTS
32 SPECIAL JPPLINCE, WATER HEATERS, KI'DRONG PPRIG AND SPECIAL PIPING
SOLAN FROM LOBERGY STREMS
I FILE CAS
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Elevations
Foundation Plan
Main Floor Plan
Building Sections THREE WAY SWITCH DIMMER SWITCH SINGLE RECEPTACLE OUTLE BETWEEN
CASEJIENT
CANTILEVER
CABINET
CENTER LINE
CELLING
CASED OPENING
COLUMN
CONCRETE
DRYFE
DOWN
DOUBLE HUNG
DOUB DUPLEX RECEPTACLE OUTLET 240 VOLT RECEPTACLE Flooring Plan PHONE OUTLET **MISC. SYMBOLS** LIGHT WITH E. FAN SMOKEMENT DETECTOR #--FROST PROOF HOSE BIB ELECTRIC PANEL ____ ROOR LINE ABOVE STRUCTURAL BEAMMEADER
OR GIRDER TRUSS PULL CHAIN LIGHT RECESSED LIGHT LOAD BEARING WALL WALL MOUNTED LIGHT W.M. MOTION DETECTOR LIGHT SOLID BLOCKING FROM CONCENTRATED LOAD FLUORESCENTLIGHT CONCENTRATED LOAD FROM ABOVE, SOLID BLOCK TO

Houlihan

Hunter

Odson

Ripper

Whiting

West

ROLL CALL

Plan & Zoning Commission

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Who ting Chairperson

ELECTRIC SYMBOLS

ABBREVIATIONS

STEEL TYPICAL TRANSON

DRAWING LIST

Absent

Absent

Absent

Absen

Absent

Absent

Absent

Absent

Absent

Secretary

Absent_3

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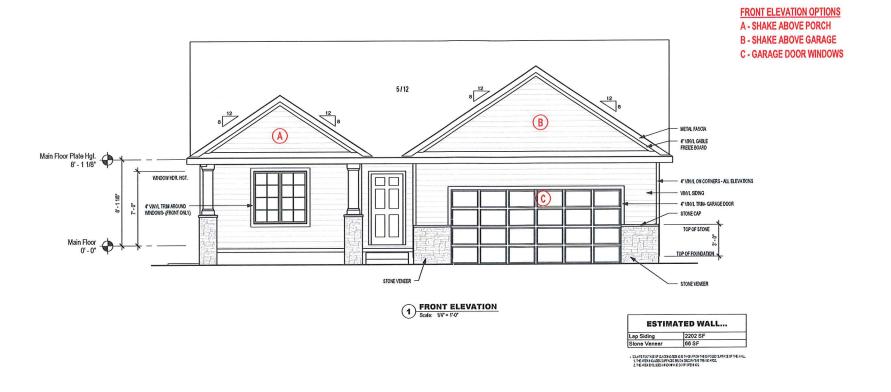
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NOT FOR CONSTRUCTION

THESE ARE PLANS ARE CONCEPTIONAL PLANS AND HAVE NOT BEEN APPROVED AS A RID SET OR FOR CONSTRUCTION







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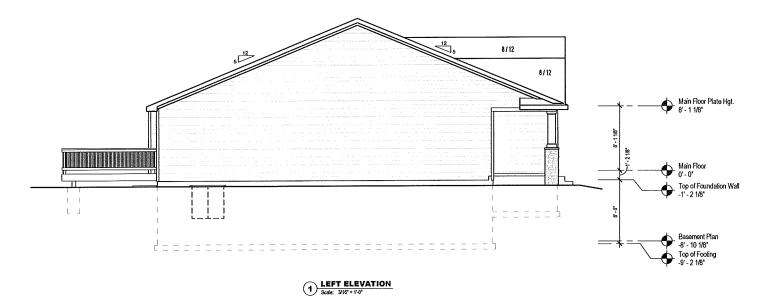
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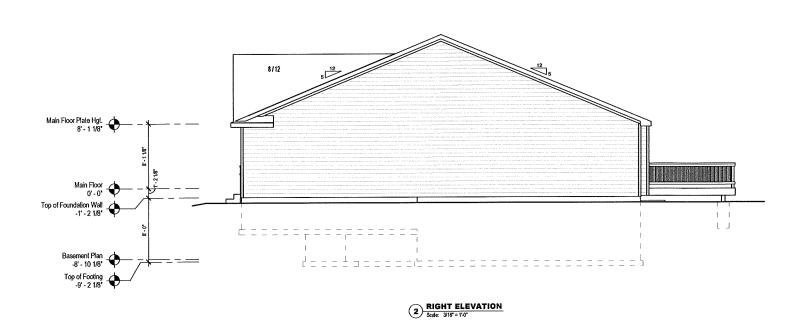
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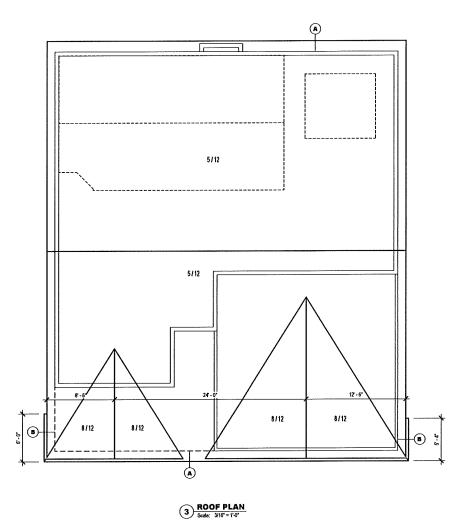
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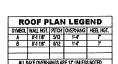
Elevations 1/4" = 1'-0"







ESTIMATED ROOF SF 2675 SF BLACKSTREAMSTRANGED STORES THERES.
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> Elevations As indicated