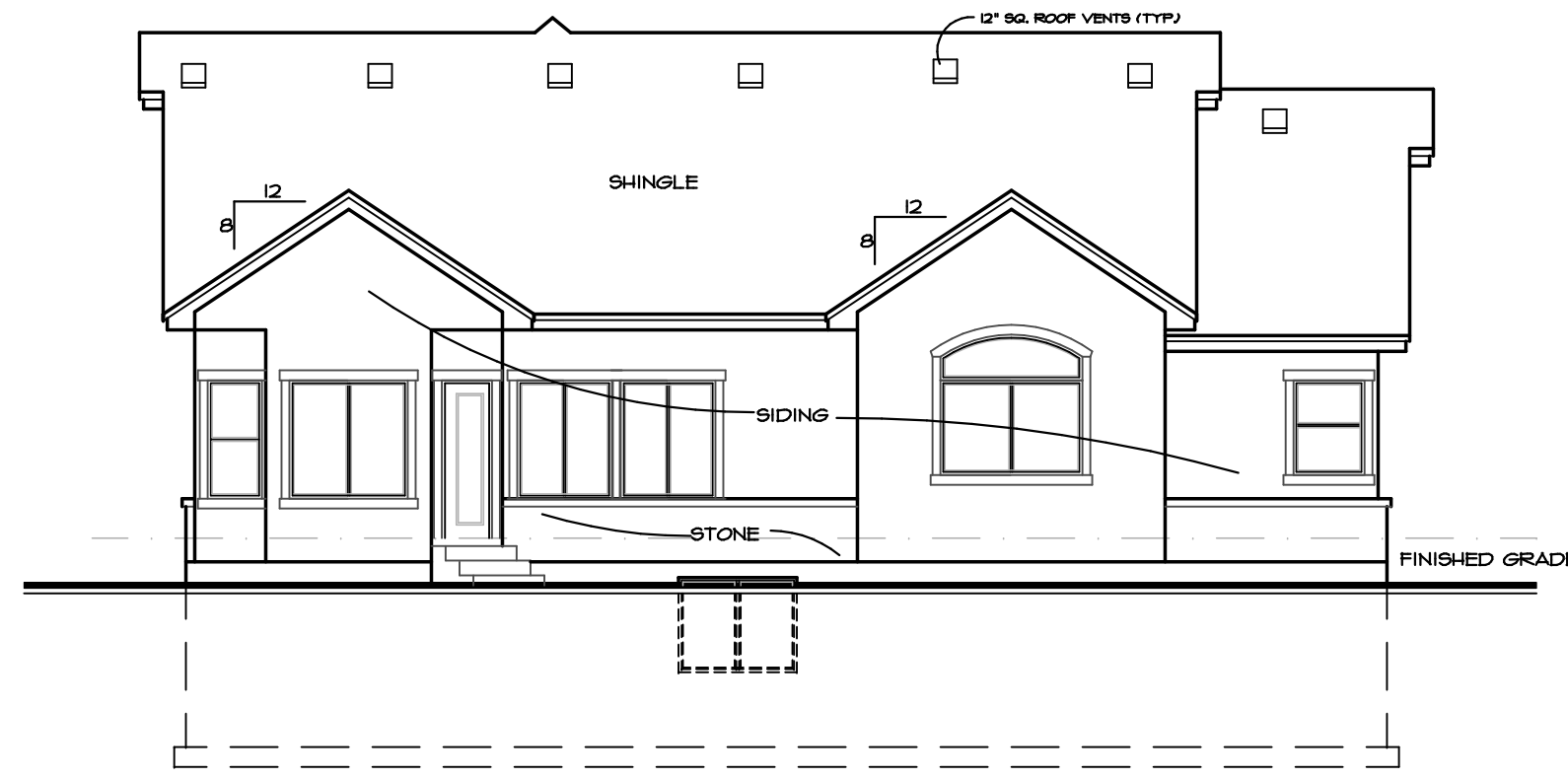


WINDOWS NOTES:

Bedroom windows to have a finished sill height max. of 44" from floor.
 Windows to have 20" min. clear width and 24" min. clear height.
 Bedroom windows to be a min. of 5.7 sq. ft.
 Windows to be sized at 1/10th for the sq. ft. for glass size and 1/20th of the sq. ft. for ventilation requirements.
 Windows within 18" of the floor to be of tempered glass.

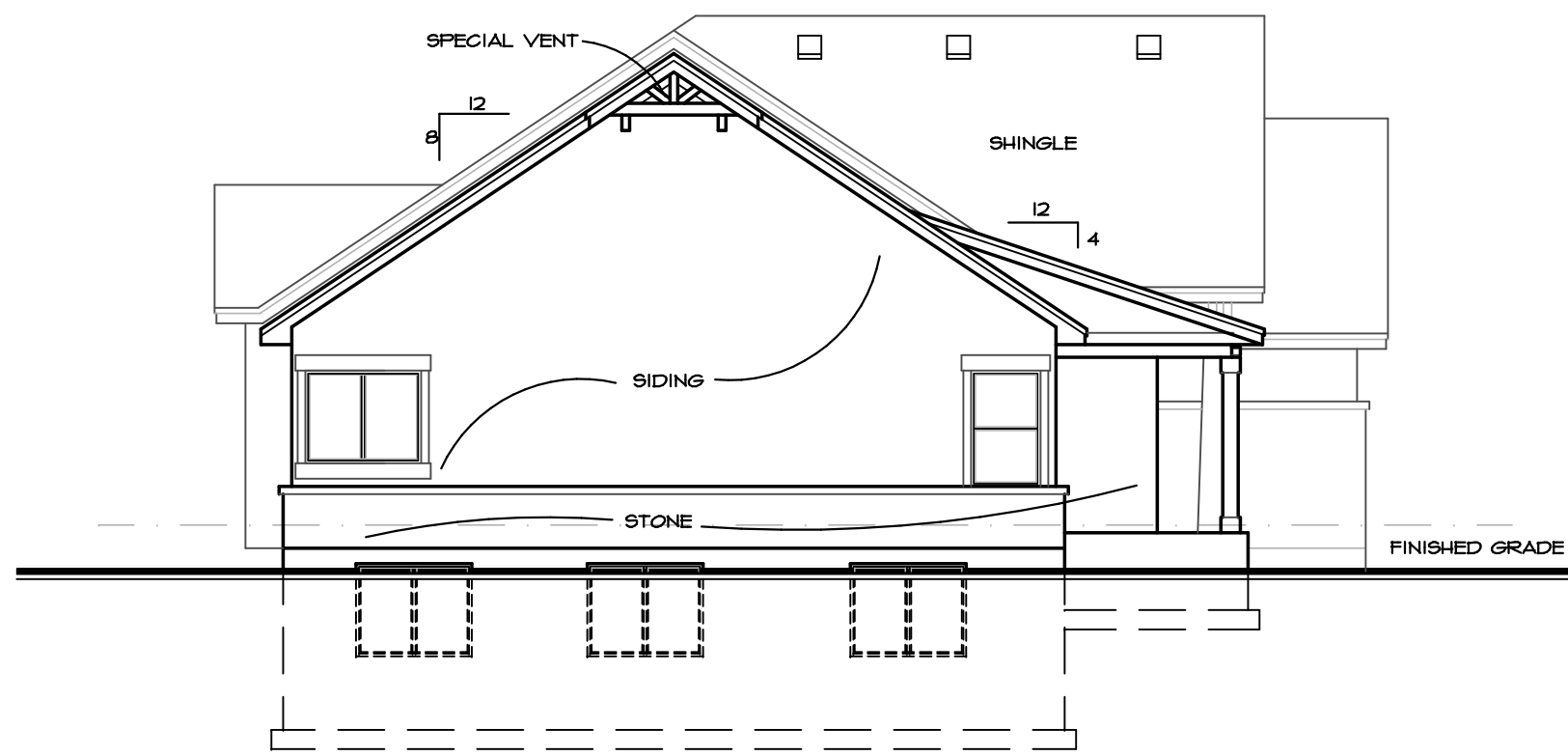
ATTIC VENTILATION NOTES:

The net free ventilation area shall not be less than 1/300th provided that at least 50% of the area is provided by ventilators located in the upper portion of the space to be ventilated, the other to be provided by vented soffit system.



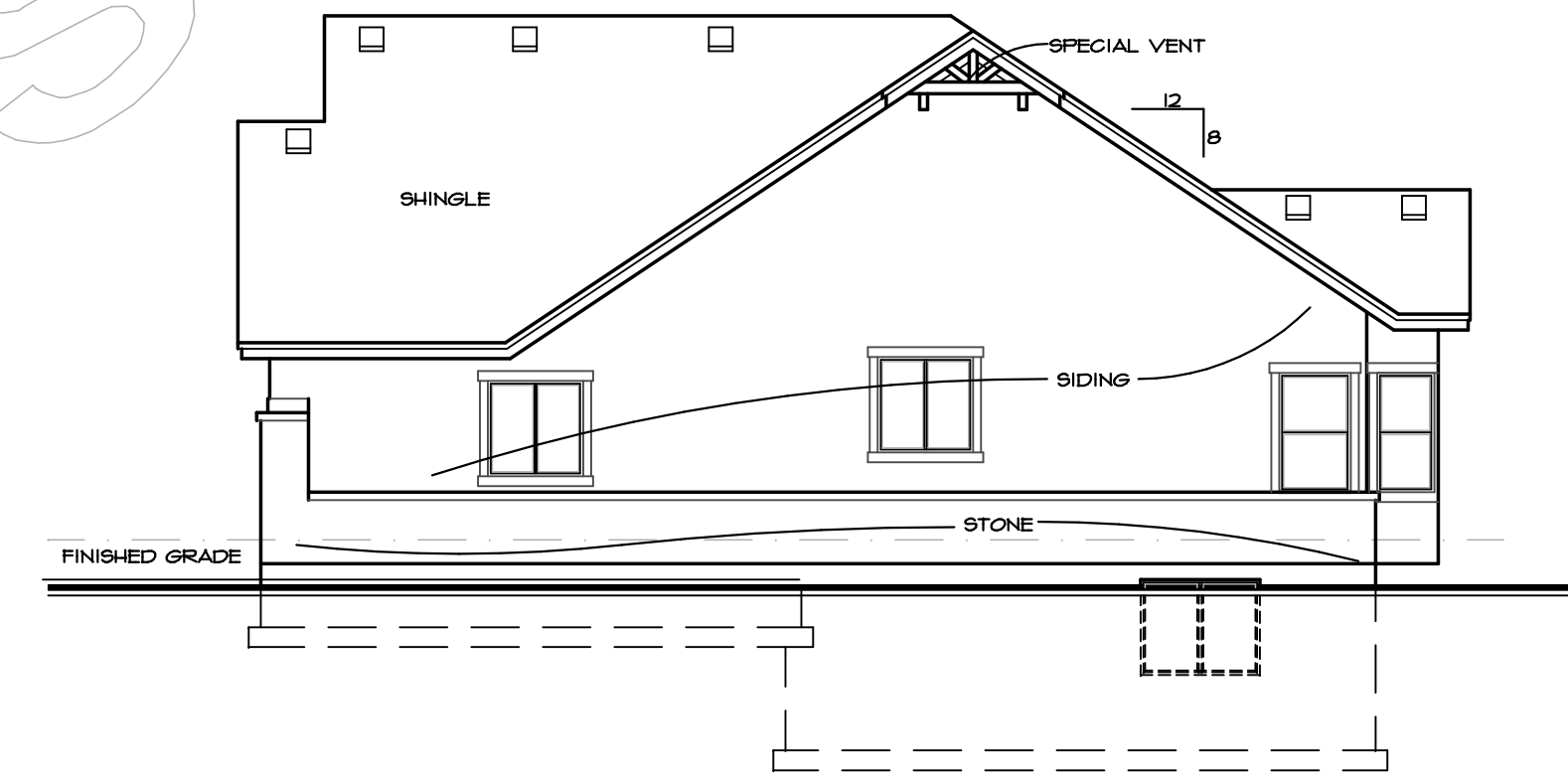
REAR ELEVATION

SCALE 1/8"



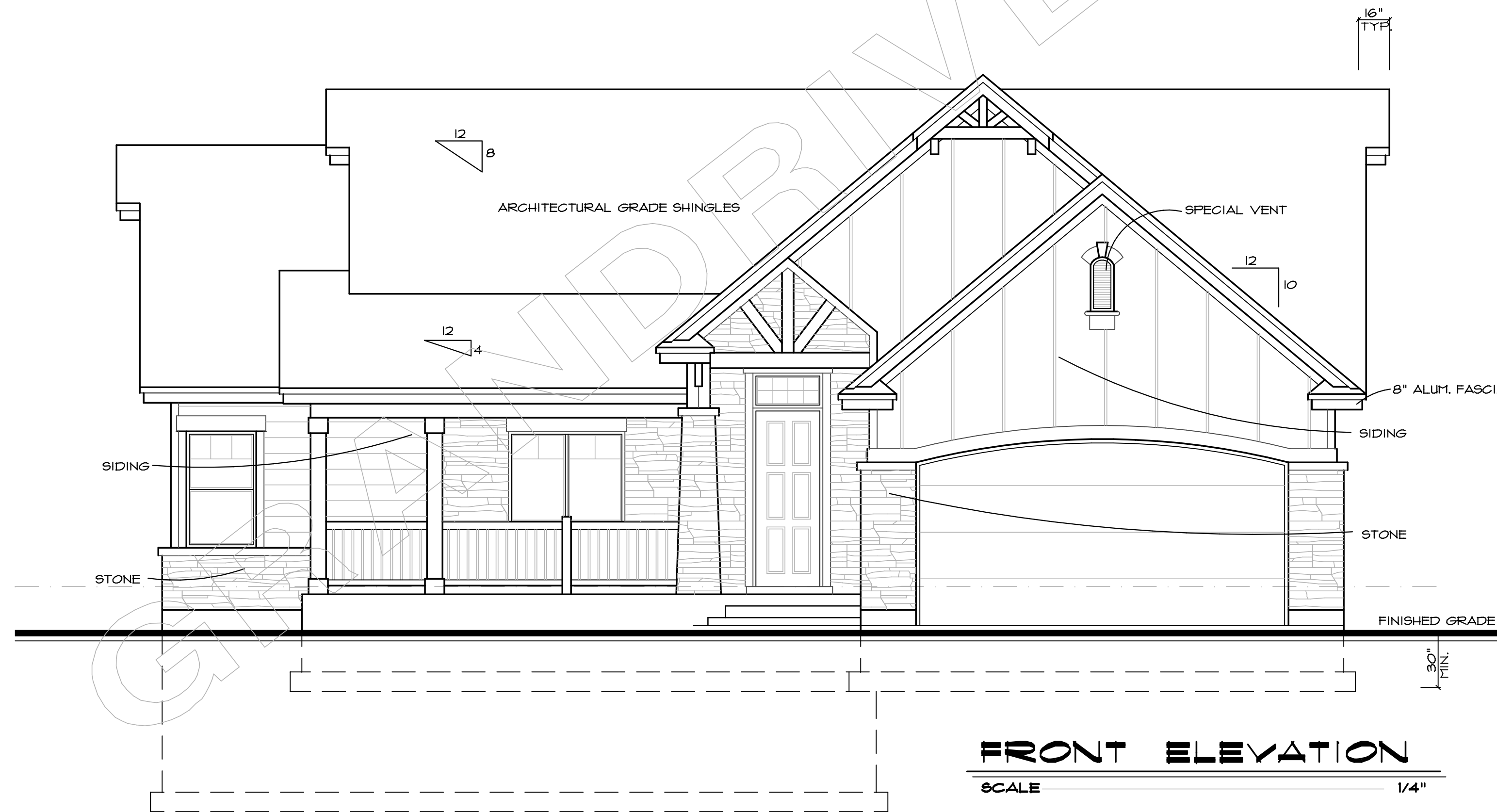
LEFT ELEVATION

SCALE 1/8"



RIGHT ELEVATION

SCALE 1/8"



FRONT ELEVATION

SCALE 1/4"

EXCAVATION NOTES:

All footings shall bear on natural undisturbed soil.
 Footings shall be excavated to a minimum depth so as to provide frost protection. (30" min.)
 Finish grading shall be done so as to provide positive drainage away from all building foundations, a minimum slope of 2% shall be maintained for first 10'-0" with 1% slope thereafter to approved drainage area.

GENERAL NOTES:

Compliance with codes and ordinances governing the work shall be made and enforced by the general contractor.
 General contractor shall verify all existing conditions and dimensions prior to construction.
 Note that all written dimensions take precedence over scale.
 Manufacturer's specifications for installation of materials shall be followed.
 Workmanship throughout shall be of the best quality of the trade involved and the general contractor shall coordinate the work of the various trades to expedite the job in a smooth and continuous process.

PLAN #
 LR-1575-05CE

Copyright 2010 Grand River Design
 This plan is the property of JB Litchfield / Grand River Design and shall not be duplicated or used as the basis for any new plans.
 The architect is not responsible for any conditions, structures and structural details of the building before construction.

THE RESIDENCE OF:

Grand River Design
 HOME DESIGN SERVICE
 Gellatin Missouri 64640
 (660) 605-3190

DATE:
 JUN 13, 05

SHEET:
 2

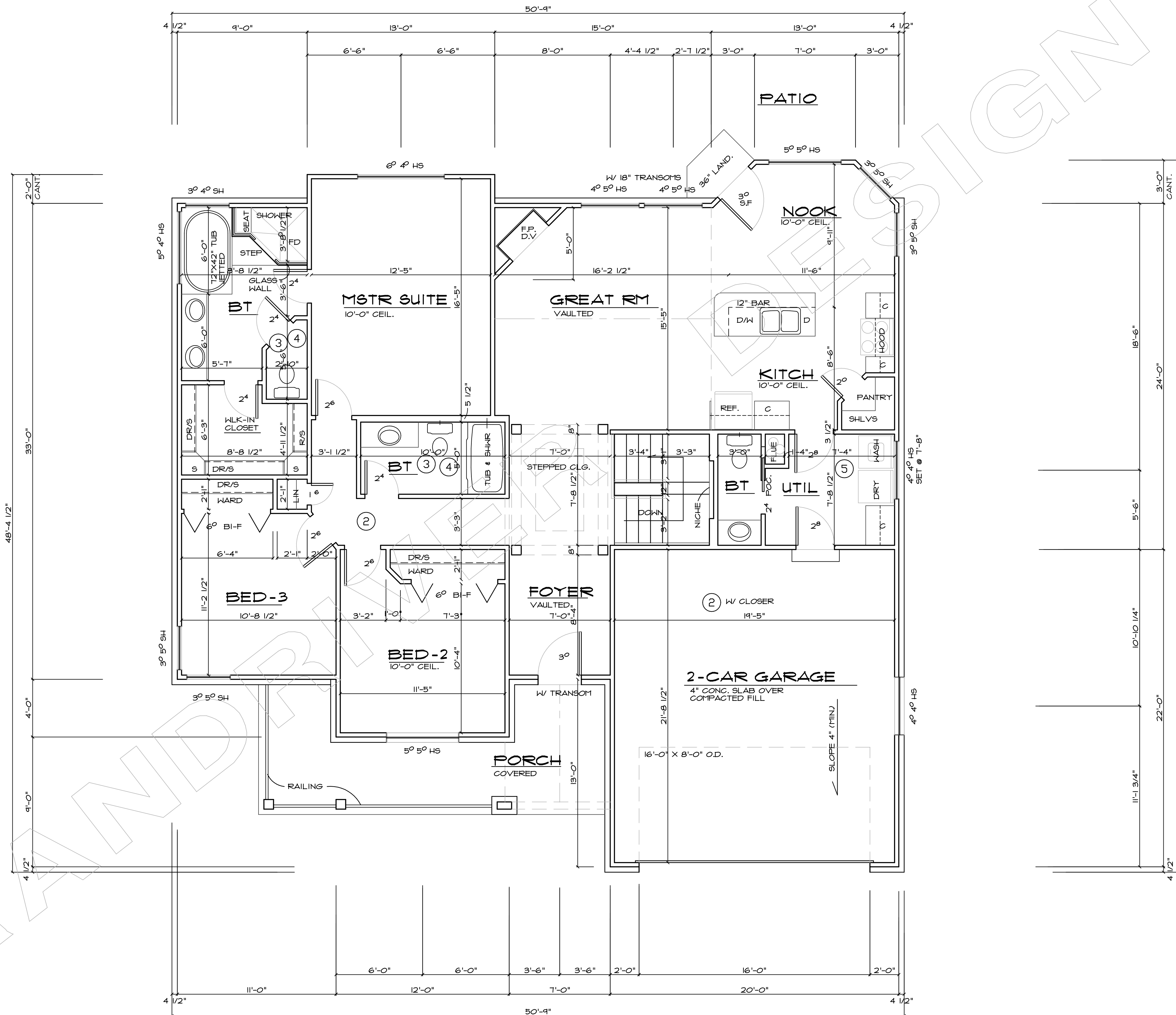
GENERAL BATHROOM NOTES:

Shower compartments shall have at least 900 sq. in. of floor area and be of sufficient size to inscribe a circle with a dia. not less than 30 in. Hinged shower doors shall open outward. The wall area above built-in tubs having installed shower heads and in-shower compartments shall be constructed as per Section R102.4. Such walls shall form a watertight joint with each other and with either the tub, receptor or shower floor. Bathrooms, water closet compartments, and other similar rooms shall be provided with aggregate glazing area in windows of not less than 3 sq. ft. or one half of which must be operable. If no windows, a mechanical ventilation system shall be req. The min. ventilation rates shall be 50 cfm. for continuous ventilation.

ALL exterior doors shall have a floor of landing on each side of the door. The floor on landing at a door shall not be more than 1/2 inches lower than the top of the threshold. If the door is not a req. exit door the landing shall not exceed 8" from top of threshold. All landings shall be not less than 36" wide, measured in the direction of travel.

FIRE PROTECTION:

Provide 5/8" type "x" ggp. brd. on all the walls and ceilings of garage, wall @ 6" o.c. All beams and structural members shall be protected with 5/8" ggp. brd. with self closer. Door between garage and house shall be solid core wood or 1 3/4" labeled door not less than 1 3/4" w/ self closer. Protect enclosed usable space under stairs with 5/8" ggp. brd. fire blocking at stud cavities that are greater than 6'-0".



GENERAL NOTES:

Compliance with codes and ordinances governing the work shall be made and enforced by the general contractor. General contractor shall verify all existing conditions and dimensions prior to construction. Note that all written dimensions take precedence over scale. Manufacturer's specifications for installation of materials shall be followed. Workmanship throughout shall be of the best quality of the trade involved and the general contractor shall coordinate the work of the various trades to expedite the job in a smooth and continuous process.

EXHAUST SYSTEM NOTES:

Dryer exhaust systems shall convey the moisture to the outdoors and shall terminate on the outside of the building. Screens shall not be installed at the duct terminal. Ducts shall have a back draft damper. The max. length of clothes dryer exhaust duct shall not exceed 25 feet from the dryer location to the wall or roof termination. The max. length of the ducts shall be reduced 2.5 feet for each 45 degree bend and 5 feet for each 90 degree bend.

on the discharge side a hose threaded outlet.

MAIN FLOOR PLAN

SCALE 1/4" = 1575 SQ. FT. MAIN LEVEL

FLOOR PLAN GENERAL NOTES:

1. Plumbing wall 2x6 @ 16" o.c.
2. Attic access 22" x 30" with a switched light in attic space.
3. Exhaust fan, 60 CFM run exhaust duct to the outside.
4. Provide 30" min. width for the water closet and 24" clear in front.
5. Vent dryer to outside with 4" metal ducting, termination cap.

PLAN # LR-1575-05CE

Copyright 2010 Grand River Design
This plan is the property of JB Litchfield / Grand River Design and shall not be duplicated or used as the basis for any new plans.
The architect assumes full responsibility to verify the conditions, dimensions and structural details of the building before construction.

Grand River Design
HOME DESIGN SERVICE
Galatin Missouri 64640
(660) 605-3190

DATE: JUN 16, 09

SHEET: 2