

**FLOOR PLAN NOTES**

1. ALL EXTERIOR DOORS SHALL BE WEATHER STRIPPED
2. WALL INSULATION SHALL BE R-13
3. ROOF INSULATION SHALL BE R-30
4. UNDER FLOOR INSULATION SHALL BE R-19
5. ALL RECEPTACLES IN KITCHEN/BATH AND GARAGE SHALL BE GFI.
6. LAMPS USED IN LUMINAIRES FOR GENERAL LIGHTING IN KITCHEN AND BATHROOM SHALL HAVE EFFICIENCY OF NOT LESS THAN 40 LUMENS PER WATT
7. ALL WINDOWS SHALL BE DUAL PANE
8. ALL WINDOWS SHALL BE WEATHER STRIPPED
9. PROVIDE 30"X22" ATTIC ACCESS SWITCH & LIGHT & RECP.
10. FANS SHALL HAVE 3 AIR CHANGES PER HOUR
11. CEMENT PLASTER OR EQUAL ON WALLS AROUND SWINGING DOOR TO DRAIN INLET ENCLOSURE TO BE SHATTERPROOF. SWINGING DOOR TO SWING OUT
12. CEILING IN MECHANICAL ROOMS SHOULD BE OF SAFETY GLAZING
13. CEILING IN MECHANICAL ROOMS SHOULD BE EXCEPTED:
  - a) WHERE THE BOTTOM EXPOSED EDGE OF THE WINDOW GLAZING IS LESS THAN 80 INCHES ABOVE A STANDING SURFACE AND DRAIN INLET OF TUBS AND SHOWERS.
14. SMOKE DETECTORS ARE REQUIRED IN EACH EXISTING ROOM USED FOR SLEEPING, CENTRALLY LOCATED IN THE WALL OR CEILING IN CORRIDORS PROVIDING ACCESS TO EACH SEPARATE SLEEPING STAIRWAY
15. THERE SHALL BE A LEVEL LANDING ON EITHER SIDE OF THE DOOR, WHEN THE DOOR SWINGS OVER THE LANDING, IS SHALL BE NOT MORE THAN 1/2" LOWER THAN THE THRESHOLD.
16. WHEN THE DOOR DOES NOT SWING OVER THE STEP THE THRESHOLD HEIGHT SHALL BE LIMITED TO 2.23 INCHES (SECTION 1006.12019 CBC)
17. PROVIDE WATER FOR SHOWER AND BATH WITH A MINIMUM OF 128 GPM PER FLUSH
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**SMOKE DETECTORS ARE REQUIRED:**

- ON THE CEILING OR WALL AT A POINT CENTRALLY LOCATED IN THE CORRIDOR OR AREA GIVING ACCESS TO ROOMS USED FOR SLEEPING PURPOSES.
- IN ROOM IF ROOM HEIGHT IS 24" OR HIGHER THAN THAT OF CORRIDOR
- ON THE CEILING DIRECTLY ABOVE THE STAIRWAY WHERE SLEEPING ROOMS ARE ON AN UPPER LEVEL.
- IN THE BASEMENT AND ON EACH STORY.
- IN EACH SLEEPING ROOM.

- IN NEW CONSTRUCTION SMOKE DETECTORS SHALL RECEIVE THEIR PRIMARY POWER FROM THE BATTERY BACK-UP. SMOKE DETECTORS FOR EXISTING MAY BE BATTERY OPERATED.

**NOTES:**

CLOTH BACKED DUCT TAPE IS NOT LONGER PERMITTED TO BE USED AS THE SOLE CONNECTION FOR MECHANICAL DUCTING. DUCT TAPE AS A MINIMUM, MEETING THE REQUIREMENTS OF UL181, 181A, OR 181B, SHALL BE USED OR ADDITIONAL DUCT ATTACHMENT DEVICES SUCH AS THE WRAPS OR MASTIC WILL BE REQUIRED FOR INSTALLING MECHANICAL DUCTING.

THE RETURN AIR PLenums SERVING THE MECHANICAL EQUIPMENT MUST BE FULLY DUCTED FROM THE EQUIPMENT TO THE CONDITIONED SPACE. DROP CEILING, WALL CAMPS AND EQUIPMENT PLATFORMS MAY NOT BE USED AS PLENUMS.

THE MANUFACTURED WINDOWS SHALL HAVE A LABEL ATTACHED CERTIFIED BY THE NATIONAL FIREPROOFING RATING COUNCIL (NFRC) AND SHOWING COMPLIANCE WITH THE ENERGY CALCULATIONS.

**NOTE:**

AT POINT OF CONNECTION OF THE FOURTH WATER CLOSET, THE BUILDING DRAIN SHALL BE 4 INCH DIAMETER DRAIN PIPING MINIMUM.

**NOTE:**

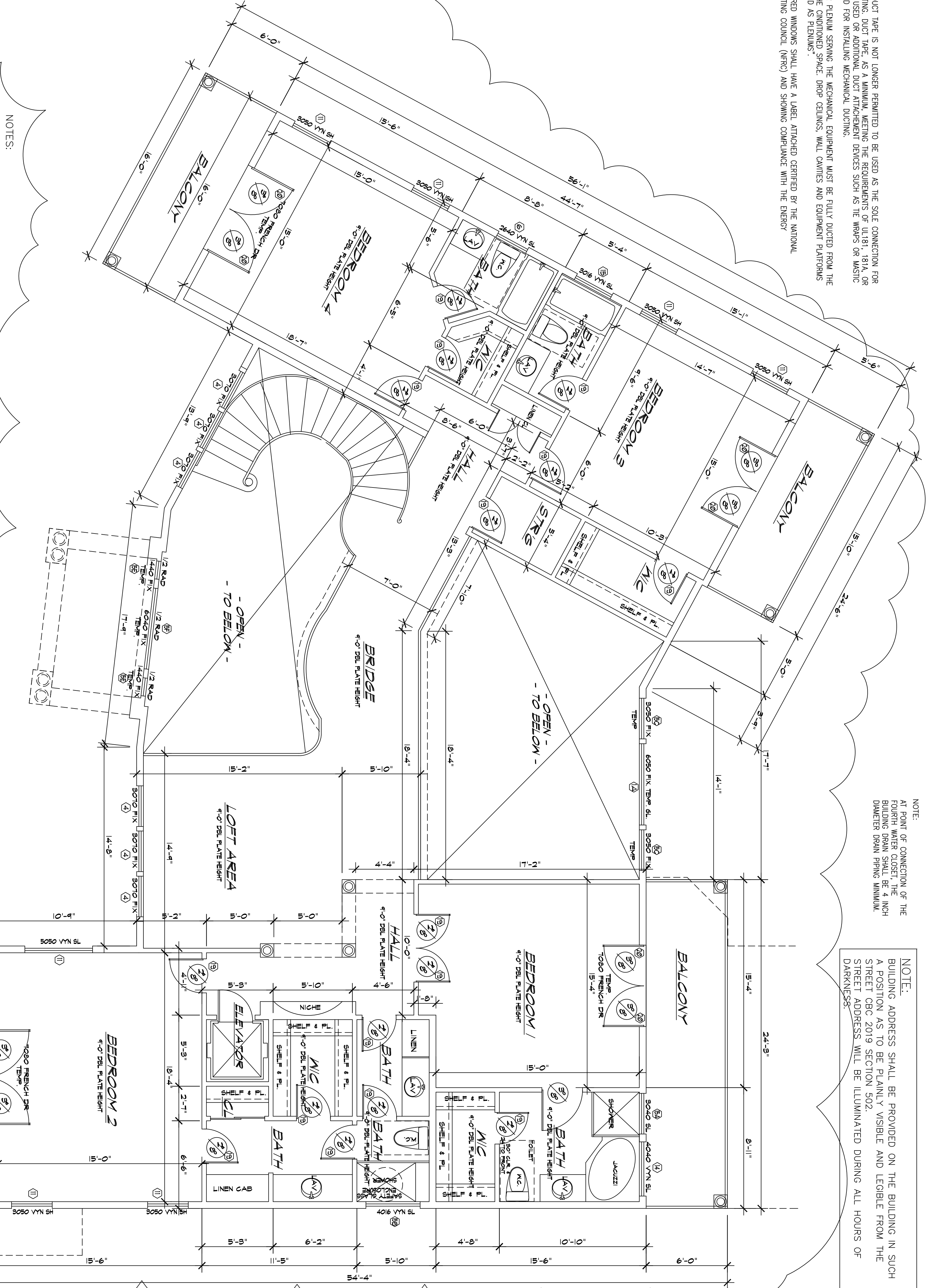
BUILDING ADDRESS SHALL BE PROVIDED ON THE BUILDING IN SUCH A POSITION AS TO BE PLAINLY VISIBLE AND LEGIBLE FROM THE STREET ADDRESS AS TO BE SECTION 502. STREET ADDRESS WILL BE ILLUMINATED DURING ALL HOURS OF DARKNESS.

WINDOW / DOOR		SCHEDULE		FINISH	STANDARD SIZE	MINIMUM CLEARANCE
TYPE	REMARKS	U-FACTOR	SCHED			
1	6080 DR	NEW	0340	TEMP	6'-0"X5'-0"	44
2	6080 SLID DR	NEW	0340	TEMP	6'-0"X8'-0"	43
3	3070 DR	NEW	0340	TEMP	3'-0"X7'-0"	42
4	3070 DR	NEW	0340	TEMP	3'-0"X7'-0"	42
5	5050 DR	NEW	0340	TEMP	5'-0"X5'-0"	42
6	1640 DR	NEW	0340	TEMP	1'-6"X4'-0"	42
7	4050 DR	NEW	0340	TEMP	4'-0"X5'-0"	42
8	4050 DR	NEW	0340	TEMP	4'-0"X5'-0"	42
9	2050 DR	NEW	0340	TEMP	2'-0"X3'-0"	42
10	3060 DR	NEW	0340	TEMP	3'-0"X6'-0"	42
11	3060 DR	NEW	0340	TEMP	3'-0"X5'-0"	42
12	2050 DR	NEW	0340	TEMP	2'-0"X5'-0"	42
13	2070 DR	NEW	0340	TEMP	2'-0"X7'-0"	42
14	4040 DR	NEW	0340	TEMP	4'-0"X4'-0"	42
15	3016 DR	NEW	0340	TEMP	3'-0"X1'-6"	42
16	3040 DR	NEW	0340	TEMP	3'-0"X4'-0"	42
17	4016 DR	NEW	0340	TEMP	4'-0"X1'-6"	42
18	3050 DR	NEW	0340	TEMP	3'-0"X5'-0"	42
19	4140 DR	NEW	0340	TEMP	4'-0"X1'-0"	42
20	4140 DR	NEW	0340	TEMP	4'-0"X1'-0"	42
21	6040 DR	NEW	0340	TEMP	6'-0"X4'-0"	42
A	8080 GARAGE DR	NEW			8'-0"X8'-0"	1/2 RAD ABO
B	16080 GARAGE DR	NEW			16'-0"X8'-0"	1/2 RAD ABO
16	3080 SOLID CORE	NEW	0350	SLD C.	3'-0"X8'-0"	
17	3080 SOLID CORE	NEW	0350	SLD C.	3'-0"X8'-0"	
18	3080 HOLLOW CORE	NEW	0350	HOLL. C.	3'-0"X8'-0"	SELF CL.G.
19	1680 HOLLOW CORE	NEW	0350	HOLL. C.	1'-6"X8'-0"	
20	3080 SOLID CORE	NEW	0340	TEMP.	3'-0"X8'-0"	
21	1880 SOLID CORE	NEW	0350	SLD C.	1'-8"X8'-0"	

UNDOORS TO BE TILGARD 9711E LINE GLAZED DUAL PANE 1/8" OVER 3/16" OR SIMILAR MANUFACTURER SPECIFICATIONS INDICATE OTC 21 91C 28.

NOTE: CONTRACTORS SHALL VERIFY ALL WINDOW OPENINGS ACCORDANCE WITH ASTM E 1308.

NOTE: THE LOAD RESISTANCE OF GLASS UNDER UNIFORM LOAD SHALL BE DETERMINED IN ACCORDANCE WITH ASTM E 1308.



- NOTES:**
1. NO SLIP JOINT CONNECTIONS
  2. USE COPPER FOR DRAINAGE, WASTE AND VENT PIPING
  3. ABS PIPE FOR DRAINAGE, WASTE AND VENT PIPING
  4. PROVIDE 2.50 IN. PER 1000 BU/H M OF BUILDING SERVER AND BUILDING DRAIN.
  5. MINIMUM FREE AREA OF RETURN AIR DUCTS OR OPENINGS
  6. CENTRAL PRESSURE BALANCE OR THERMOSTATIC VALVE TYPE

**MAX. FLUSH VOLUMES AND FLOW RATES**

WATER CLOSETS:	1.28 GALLONS PER FLUSH
URINALS:	1.0 GALLONS PER FLUSH
SHOWER HEADS:	1.8 GALLONS PER MINUTE @ 80 PSI
LAUNDRY FACETS:	1.2 GALLONS PER MINUTE @ 80 PSI
KITCHEN FACETS:	1.8 GALLONS PER MINUTE @ 80 PSI

**NOTE:**

LANDINGS AND FINISHED FLOORS AT EGRESS DOORS SHALL NOT BE MORE THAN 1-1/2" INCHES LOWER THAN THE TOP OF THRESHOLD. EXCEPT: EXTERIOR SIDE SHALL NOT BE MORE THAN 7-3/4" INCHES BELOW THE TOP OF THRESHOLD PROVIDED THE DOOR DOES NOT SWING OVER THE LANDING OR FLOOR. PLEASE NOTE AND DETAIL ON PLANS FOR ALL EXTERIOR DOORS INCLUDING GARAGE.

(2019 CBC R310.1.1 & R310.1.2)

**SECOND FLOOR PLAN**

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

**SECOND FLOOR PLAN**

Project/Client/Job Address  
**NEW RESIDENCE**  
 for  
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REV	DATE	DESCRIPTION
2	09/27/20	PLANNING CORRECTIONS
1	07/23/20	PLANNING CORRECTIONS
00	06/08/20	FIRST SUBMITTAL
B	05/29/20	OWNER'S REVISION
A	05/21/20	OWNER'S REVISION
000	05/14/20	SETBACKS REVISION
00	05/08/20	OWNER'S REVISION
00	05/02/20	FIRST ISSUE

DRAWN: G. HANNO  
 CHECKED: G. HANNO  
 DATE: 06/08/20  
 SCALE: AS NOTED  
 JOB NO.: 2020-05-01  
 SHEET: A-2