

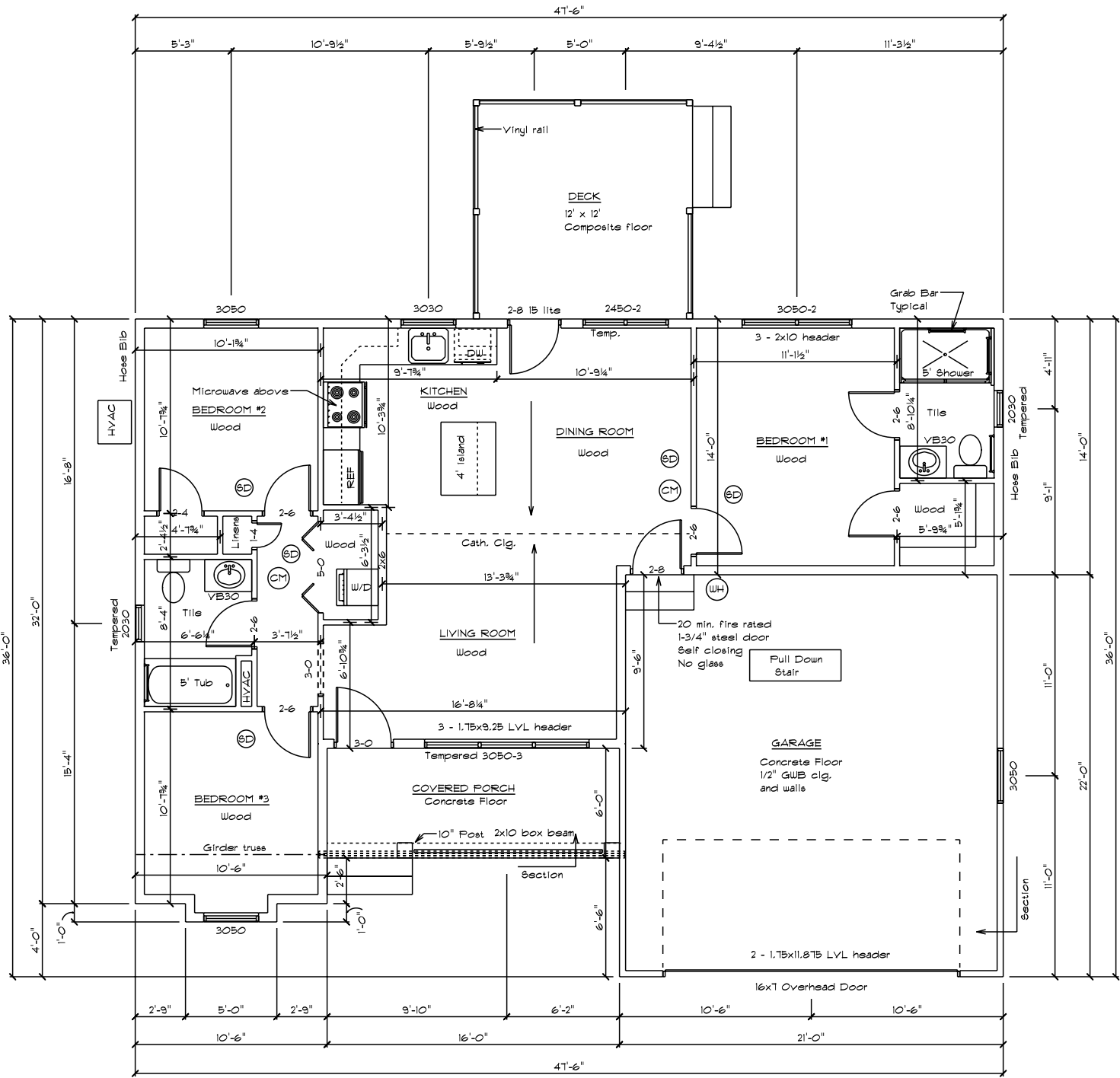
- General Notes:
1. Exterior walls are 2x6
  2. Ceiling height is 8' exc. where noted
  3. Windows are United 3900 single hung with low-e glass (.29 U factor)
  4. All smoke/CO detectors to be interconnected with battery backup
  5. Roof to be engineered trusses
  6. HVAC and kitchen design by others
  7. All joist hangers to be fastened with manufacturer approved nails and in accordance with manufacturer's instructions
  8. All lumber to be #2 Hem-Fir or better
  9. All window and door headers to be 2 - 2x10 unless noted otherwise
  10. All bedrooms to have egress with 5.7 SF, 20" wide and 24" high clear opening
  11. All interior passageways to be drywall (add 1" for R.O.)
  12. Crawlspace to be conditioned (1 CFM per 50 SF)
  13. All plumbing vents to rear of roof
  14. All hangers and fasteners in contact with treated lumber to be hot dipped galv.
  15. All bathrooms to have 50 CFM exhaust fan
  16. HVAC to be field located by mechanics
  17. All window and door openings to have non-corrosive flashing

Insulation Schedule  
Crawlspace Walls - R10  
House Walls - R23  
House Ceiling - R49  
Garage Walls - R13  
Garage Ceiling - R19

SF Calculations  
Living Space - 1016  
Garage - 462  
Front Porch - 96  
Deck - 144

OPENING SCHEDULE	
PRODUCT CODE	R.O. SIZE
2030	R.O. 2'-0" x 3'-0"
3050-3	R.O. 9'-0" x 5'-0"
3030	R.O. 3'-0" x 3'-0"
3050-2	R.O. 6'-0" x 5'-0"
3050	R.O. 3'-0" x 5'-0"
2450-2	R.O. 4'-8" x 5'-0"

Builder to verify rough openings  
before starting construction



Home Design Plus, Inc.

8048 Hidden Meadow Lane  
Greenwood, DE 19950 302-424-3998

Disclaimers

Owner/Contractor assumes responsibility of building to applicable codes  
Designer is not responsible for mistakes found after construction is begun  
Designer is not a licensed architect  
No warranty is expressed or implied

Contractor

Accessible Home Builders

Gromofsky

Floor Plan

Scale 1/4"=1'-0"

7/30/2019

Approved

Drawn By John Warfel

Revised

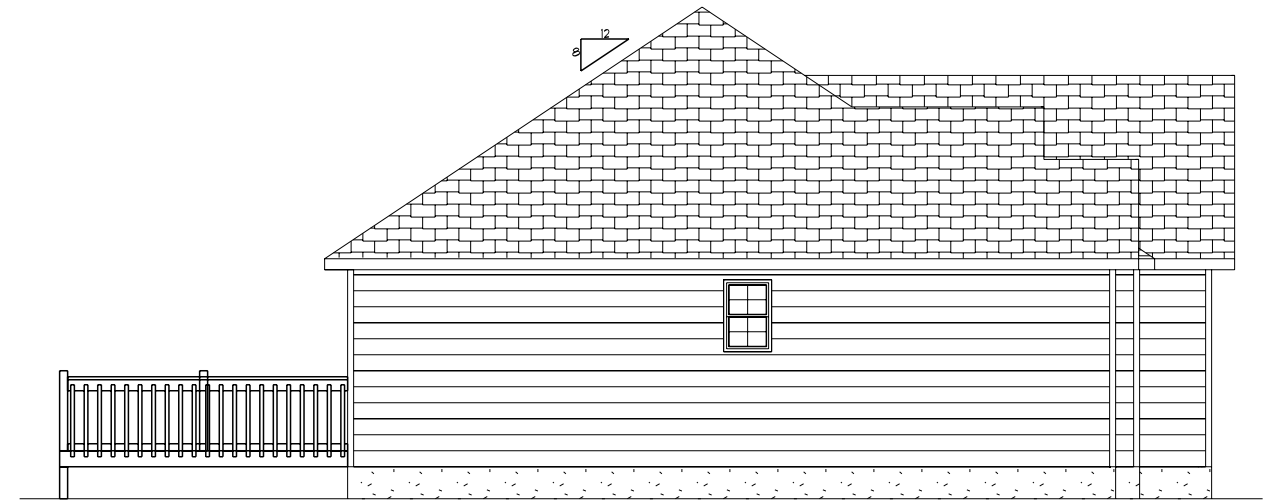
Drawing Number

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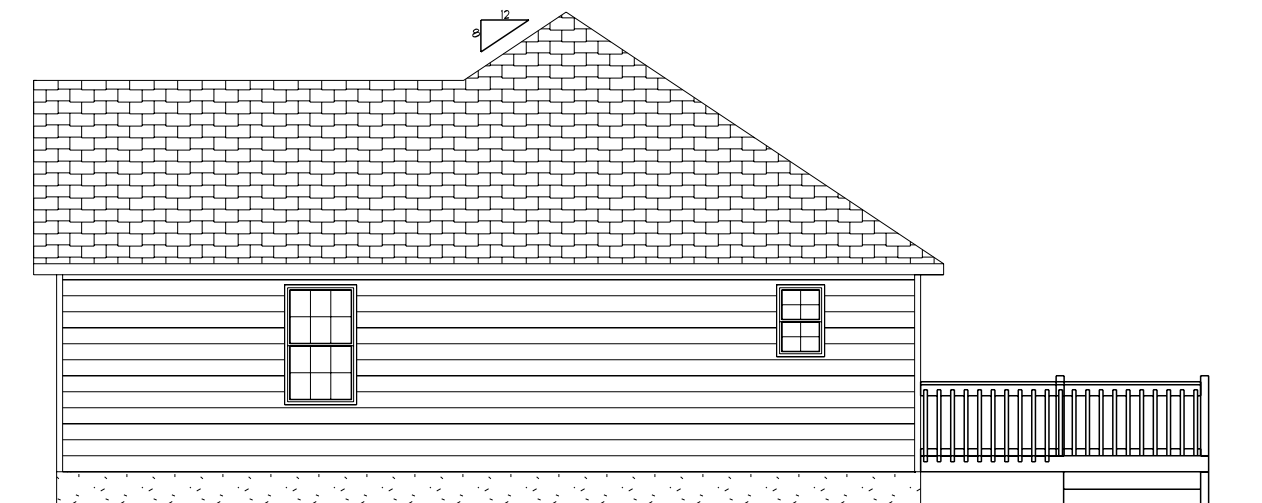
Front Elevation



Left Elevation



Rear Elevation



Right Elevation

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#### Contractor

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Elevations

Scale 1/4"=1'-0"

1/30/2019

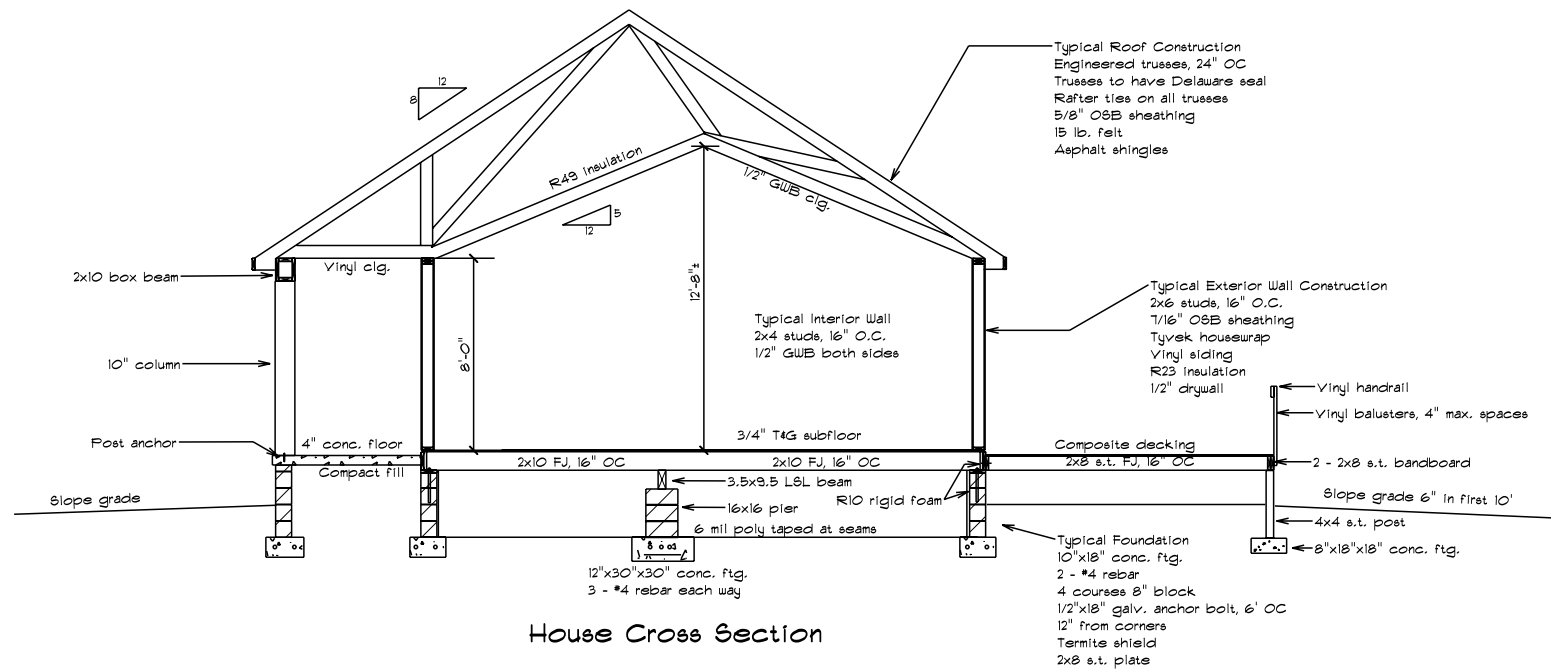
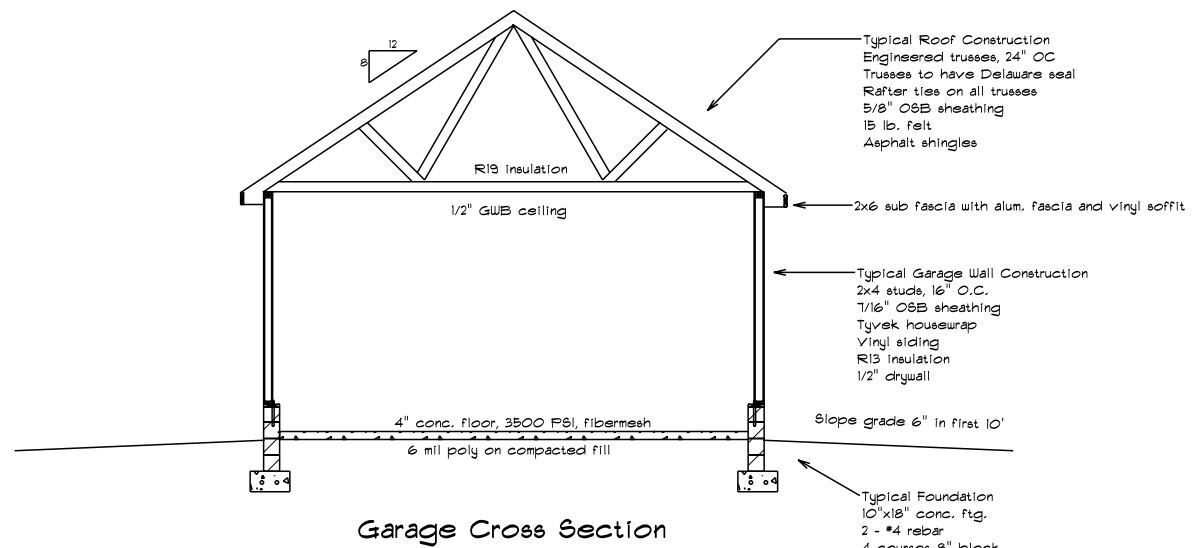
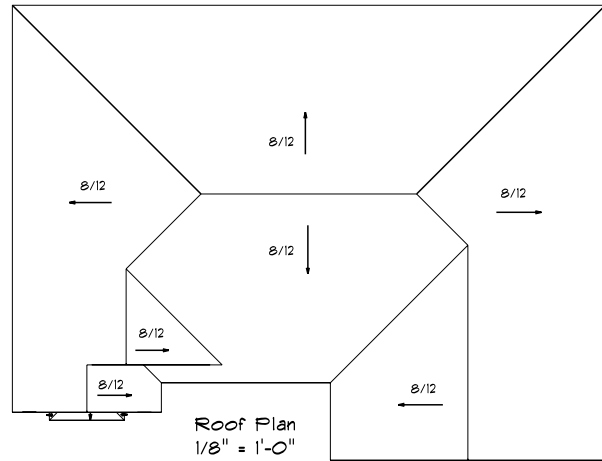
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### Contractor

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Cross Sections/Roof Plan

Scale 1/4"=1'-0"









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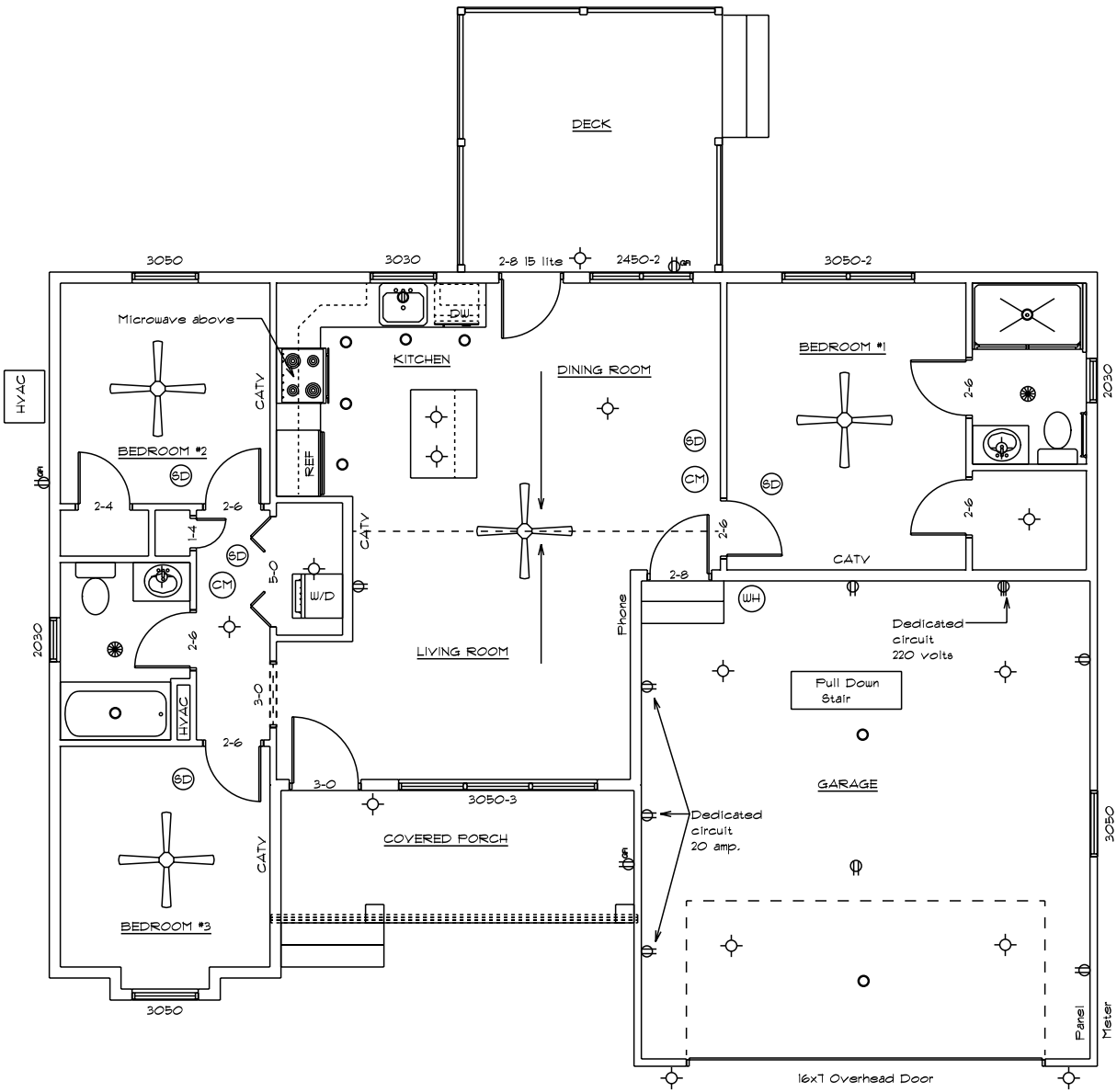
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ELECTRICAL LEGEND	
ELECTRICAL	SYMBOL
ceiling fan	
ceiling fan light	
recessed light	
Carbon Monoxide Detector	
Smoke	
light	
outlet	
outlet gfi	

All electrical work to be per NEC



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Contractor

Accessible Home Builders

Gromofsky

Electrical Plan

Scale 1/4"=1'-0"

1/30/2019

Approved

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