

## GFD ARCHITECTURAL DESIGN



FULL DETAILED PLAN PACKAGE SAMPLE  
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***Please note: These files are CAD Conversions and have NOT been reduced in size to allow you to see in them in full detail. In Adobe Reader you will need to zoom to 100% and then use the "Hand Tool" to slide the drawing around on your screen to see the true plan print quality details and read the notes.***

This package is our full detailed plan package. It has the electrical mechanical sheets as well as more project specific details. Be sure to check with you local building official to be sure of the Residential Plan Submittal requirements. It varies from State to State and in some States jurisdiction by jurisdiction.

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**FRONT ELEVATION**  
 SCALE: 1/4" = 1'-0"  
 NOTE: FOUNDATION WALLS AND SLOPE OF GRADE WILL BE DETERMINED BY BUILDER ON SITE AND NOT PER PLANS.

SAMPLE FULL PLAN SET NOT FOR CONSTRUCTION  
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<b>OWNER</b>	Full Plan Sample	000-000-0000
<b>BUILD ADDRESS</b>	Sample Street	Sample, GA 30000

AREA SCHEDULE	
AREA NAME	SQUARE FEET
BASEMENT	3,647.0 SQ. FT. PARTIAL FINISHED
MAIN FLOOR	3,647.0 HEATED SQ. FT.
GARAGE	1,249.0 SQ. FT.
REAR PORCH	240.0 SQ. FT.
<b>TOTAL UNDER ROOF</b>	<b>9,761.0 SQ. FT.</b>

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  - Refer to floor plans, exterior elevations, and window & exterior door schedule for types and sizes of windows and exterior doors.
  - General Contractor is to ensure that masonry and fireplace construction meets or exceeds all manufacturers specifications and applicable codes.
  - General Contractor to consult and coordinate with the owner for all built in items such as bookcases, shelving, party, closets, trim, etc.
  - Wind load required connections shall be taken into account during construction.

<b>RESIDENCE FOR:</b>	<b>FULL PLAN SAMPLE</b>	<b>REVISIONS FOR:</b>	<b>FRONT ELEVATION</b>
<b>SHEET NUMBER:</b>	A-1	<b>PLAN DATE:</b>	10-30-18
<b>DATE PRINTED:</b>	July 30, 2019	<b>JOB NUMBER:</b>	0588
<b>DATE:</b>	<b>C.O.#:</b>	<b>AUTHORIZED BY:</b>	<b>DESCRIPTION OF CHANGE:</b>
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**REAR ELEVATION**

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RESIDENCE FOR: <b>FULL PLAN SAMPLE</b>	REAR ELEVATION
	PLAN DATE: 10-30-18
SHEET NUMBER: <b>A-2</b>	DATE PRINTED: TUESDAY, JULY 30, 2019
JOB NUMBER: <b>0588</b>	
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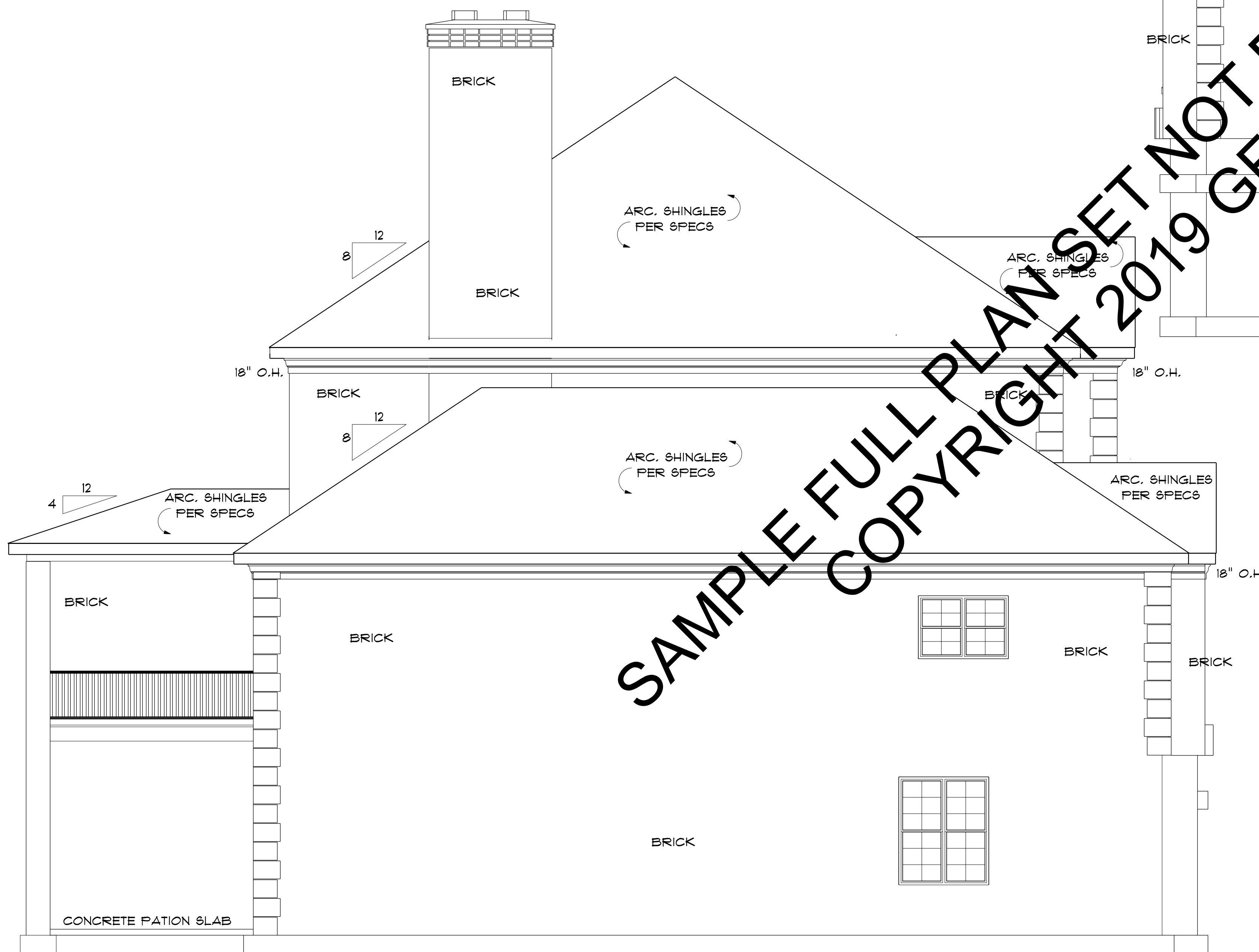
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FINISH SCHEDULE TO BE COMPLETED BY OWNER

ROOM FINISH SCHEDULE MAIN FLOOR							
ROOM NAME	FLOORING	CEILING FINISH	CEILING HEIGHT	WALLCOVERING	BASEBOARD	CHAIR RAIL	CROWN MOLD TRAY
LIVING ROOM			12'-0" AFF				
DINING		PAINT	OPEN TO ABOVE				
KITCHEN		PAINT	10'-0" AFF				
PRAYER ROOM			10'-0" AFF				
FOYER			OPEN TO ABOVE				
MASTER BEDROOM		PAINT	10'-0" AFF				YES
BED ROOM 2		PAINT	10'-0" AFF				
POWDER		PAINT	10'-0" AFF				
LAUNDRY		PAINT	10'-0" AFF				
PANTRY		PAINT	10'-0" AFF				

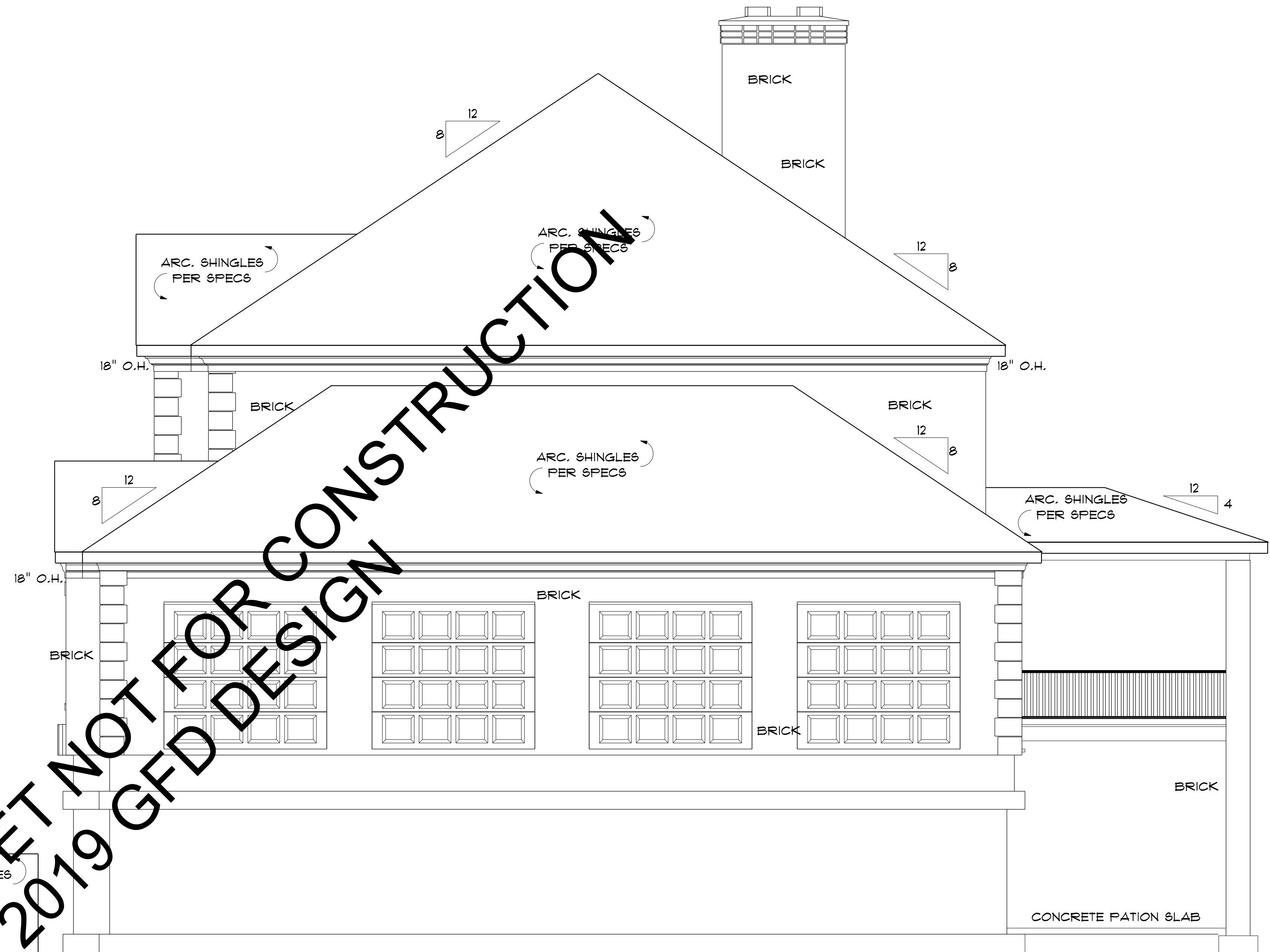
ROOM FINISH SCHEDULE SECOND FLOOR							
ROOM NAME	FLOORING	CEILING FINISH	CEILING HEIGHT	WALLCOVERING	BASEBOARD	CHAIR RAIL	CROWN MOLD TRAY
BED ROOM 3		PAINT	10'-0" AFF				
BR 3 BATH		PAINT	10'-0" AFF				
BEDROOM 4		PAINT	10'-0" AFF				
BR 4 BATH		PAINT	10'-0" AFF				
BALCONY / HALL		PAINT	10'-0" AFF				

ROOM FINISH SCHEDULE BASEMENT							
ROOM NAME	FLOORING	CEILING FINISH	CEILING HEIGHT	WALLCOVERING	BASEBOARD	CHAIR RAIL	CROWN MOLD TRAY
BEDROOM 4		PAINT	9'-8" AFF				
BR 4 BATH		PAINT	9'-8" AFF				
DEN		PAINT	9'-8" AFF				
FLEX		PAINT	9'-8" AFF				
KITCHEN		PAINT	9'-8" AFF				
THEATER		PAINT					



**LEFT ELEVATION**  
SCALE: 1/4" = 1'-0"

NOTE: FOUNDATION WALLS AND SLOPE OF GRADE WILL BE DETERMINED BY BUILDER ON SITE AND NOT PER PLANS.



**RIGHT ELEVATION**  
SCALE: 1/4" = 1'-0"

NOTE: FOUNDATION WALLS AND SLOPE OF GRADE WILL BE DETERMINED BY BUILDER ON SITE AND NOT PER PLANS.

**MOISTURE**  
PROTECT EXTERIOR OF BELOW GRADE FOUNDATIONS WITH 2 COATS ASPHALT PER LOCAL CODES AND REQUIREMENTS. PERIMETER DRAINS TO BE 4" PERFORATED PVC AND PLACED BELOW ELEV. OF INTERIOR SLABS AND SLOPED TO STORM DRAINS OR OTHER APPROVED DISBURSEMENT AREAS. PROVIDE APPROPRIATE CLEANOUTS. ROOF AND SITE RUNOFF TO BE DISBURSED VIA SEPARATE PVC SYSTEM SIZED TO PREVENT BACKUP. PROVIDE FLASHINGS OVER ALL EXPOSED WINDOWS AND DOORS. PROVIDE BUILT IN GUTTERS AND ADEQUATE DOWN SPOUTS SIZED AND SLOPED TO PREVENT POOLING OR BACKUP.

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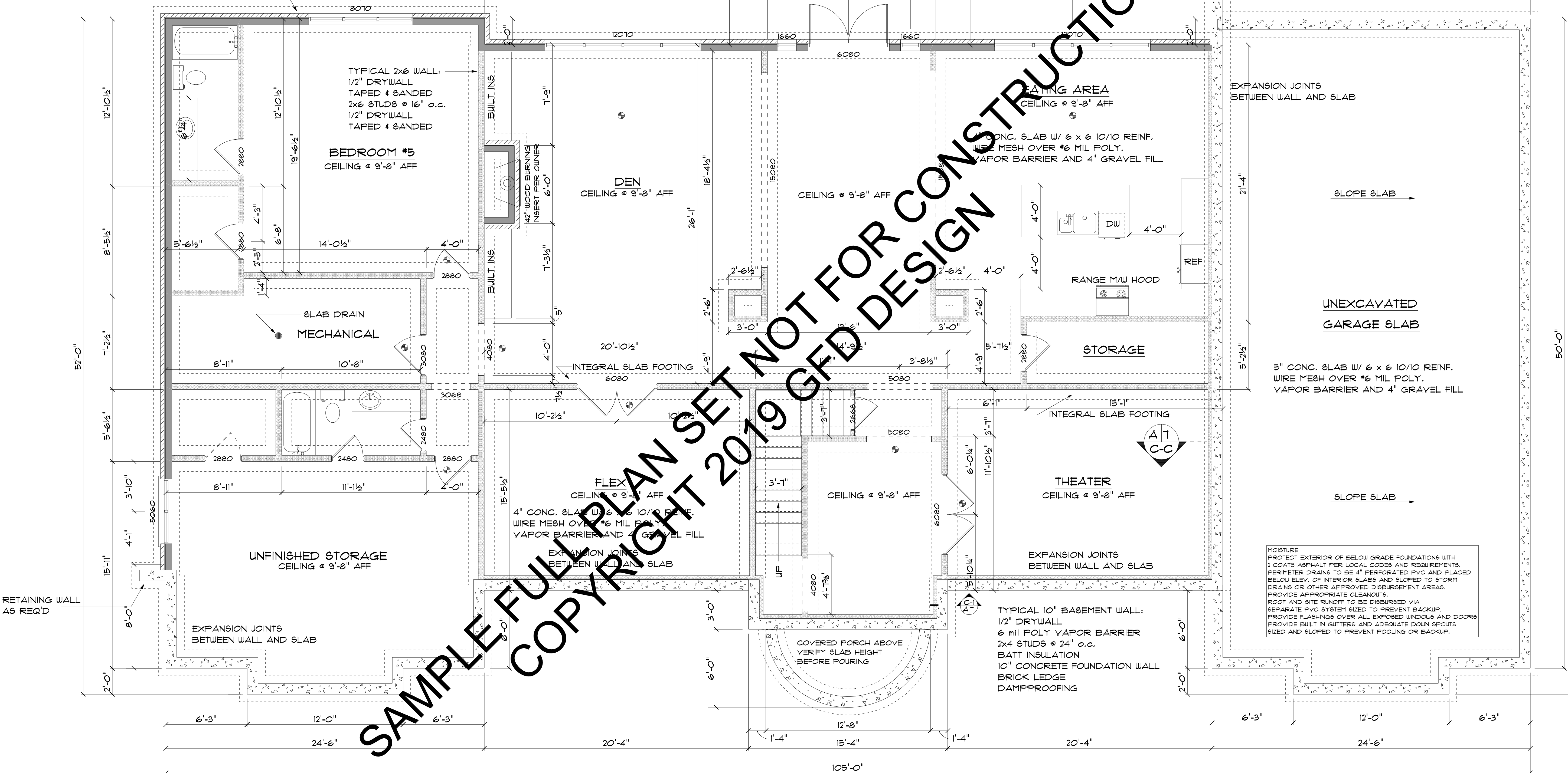
RESIDENCE FOR:  
**FULL PLAN SAMPLE**  
**RIGHT & LEFT ELEVATIONS**

PLAN DATE:  
10-30-18

SHEET NUMBER:  
**A-3**  
DATE PRINTED:  
TUESDAY, JULY 30, 2019

JOB NUMBER:  
**0588**

TYPICAL 2x6 BRICK EXTERIOR WALL:  
 FACE BRICK  
 7 GAUGE CORRUGATED  
 GALVANIZED METAL BRICK TIES,  
 1" AIR SPACE  
 7/16" PLYWOOD SHEATHING  
 2x6 STUDS @ 16" o.c.  
 R20 BATT INSULATION  
 TYVEC V.B.  
 1/2" DRYWALL  
 TAPED & SANDED



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ELECTRICAL	COUNT	SYMBOL
smoke co detector	9	(Symbol)

**BASEMENT FLOOR PLAN**  
 SCALE: 1/4" = 1'-0"  
 3,647.0 sq ft.

NOTE:  
 AT TIME OF PLANS COMPLETED NO SITE SPECIFIC GRADES WERE PROVIDED. CONTRACTOR TO SITE VERIFY AND ADJUST AS REQUIRED TO MEET CODES AND ACCEPTABLE PRACTICES.

All window sizes are noted on floor plans and are sized for a wood double hung style. Manufacturer is to be determined by owner/contractor. Contractor must verify all required rough framing openings. If selection changes to aluminum or vinyl, window sizes will change.

DESCRIPTION OF CHANGE:

AUTHORIZED BY:

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DATE:

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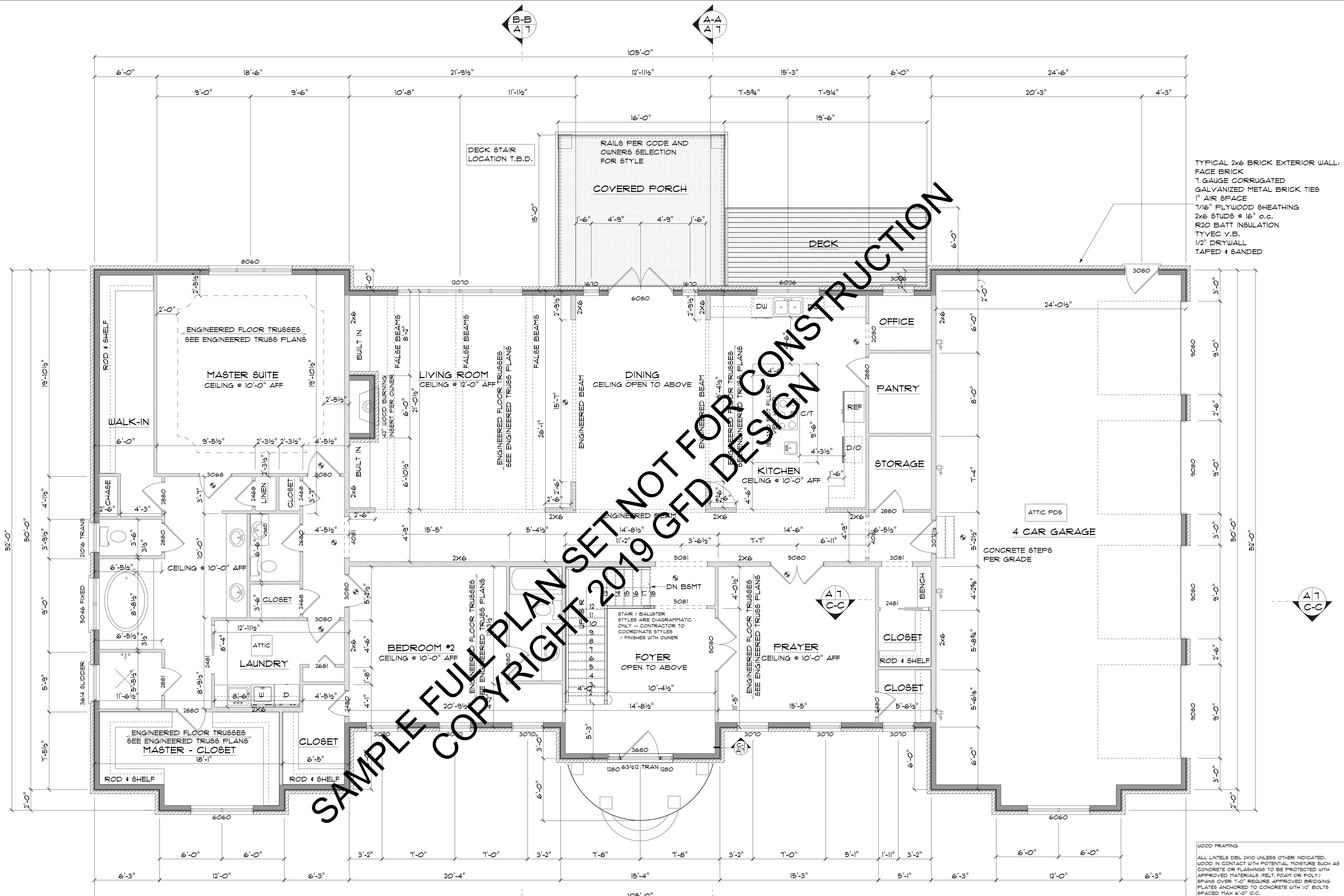
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RESIDENCE FOR:  
**FULL PLAN SAMPLE**  
**BASEMENT PLAN**

PLAN DATE:  
 10-30-18

SHEET NUMBER:  
**A-4**  
 DATE PRINTED:  
 JULY 30, 2019

JOB NUMBER:  
**0588**



TYPICAL 2x6 BRICK EXTERIOR WALL:  
 FACE BRICK  
 1 GAUGE CORRUGATED GALVANIZED METAL BRICK TIES  
 1" AIR SPACE  
 7/16" PLYWOOD SHEATHING  
 2x6 STUDS @ 16" o.c.  
 R20 BATT INSULATION  
 TYVEC V.B.  
 1/2" DRYWALL  
 TAPED & SANDED

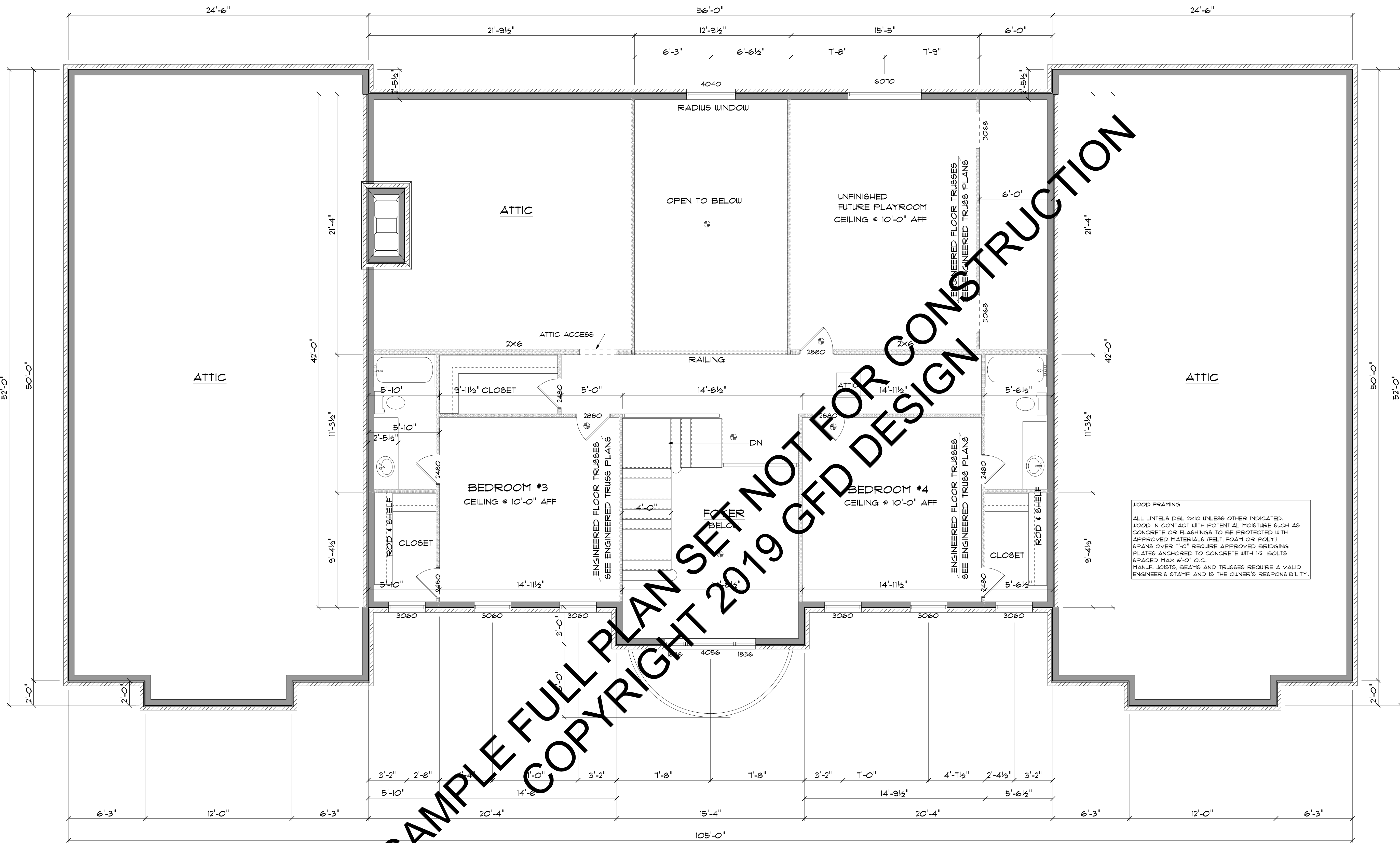
WOOD FRAMING  
 ALL LINTELS DBL 2X10 UNLESS OTHER INDICATED.  
 WOOD IN CONTACT WITH POTENTIAL MOISTURE SUCH AS CONCRETE OR FLASHINGS TO BE PROTECTED WITH APPROVED MATERIALS (FELT, FOAM OR POLY).  
 SPANS OVER 10' REQUIRE APPROVED BRIDGING PLATES ANCHORED TO CONCRETE WITH 1/2" BOLTS SPACED MAX 6'-0" O.C.  
 MANUF. JOISTS, BEAMS AND TRUSSES REQUIRE A VALID ENGINEER'S STAMP AND IS THE OWNER'S RESPONSIBILITY.

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**MAIN FLOOR PLAN** 3,641.0 sq. ft. HEATED  
 1,249.0 sq. ft. GARAGE  
 SCALE: 1/4" = 1'-0"

ELECTRICAL LEGEND		
ELECTRICAL SYMBOL	COUNT	SYMBOL
outlet gfi	4	(Symbol)
smoke co detector	10	(Symbol)

RESIDENCE FOR:	FULL PLAN SAMPLE	
SHEET NUMBER:	A-5	
DATE PRINTED:	10-30-18	
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**SECOND FLOOR PLAN**

SCALE: 1/4" = 1'-0"  
977.7 sq. ft. HEATED

All window sizes are noted on floor plans and are sized for a wood double hung style. Manufacturer is to be determined by owner/contractor. Contractor must verify all required rough framing openings. If selection changes to aluminum or vinyl, window sizes will change.

ELECTRICAL LEGEND		
ELECTRICAL	COUNT	SYMBOL
smoke co detector	6	☼

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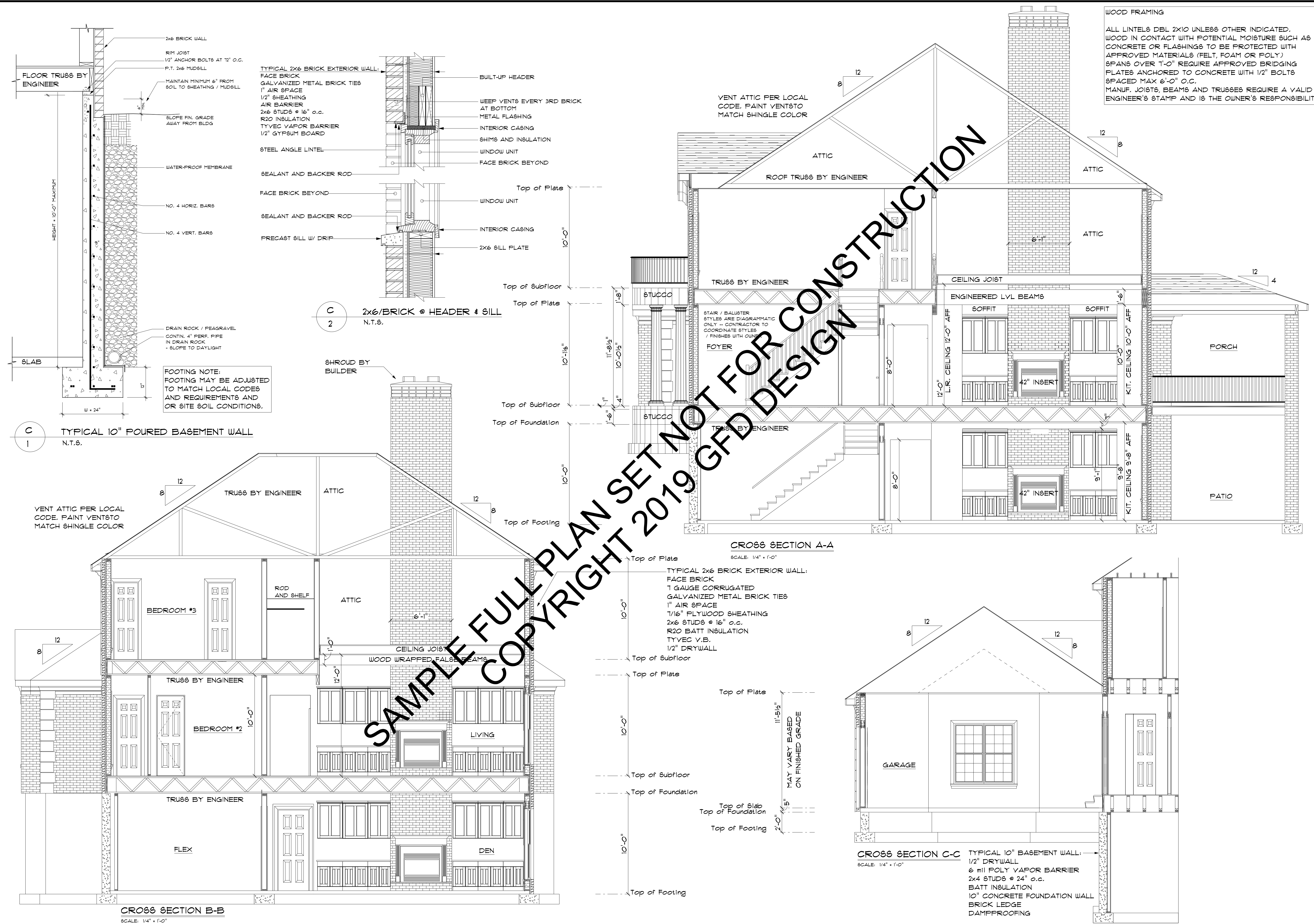
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RESIDENCE FOR:  
**FULL PLAN SAMPLE**  
**SECOND FLOOR PLAN**

PLAN DATE:  
10-30-18

SHEET NUMBER:  
**A-6**  
DATE PRINTED:  
TUESDAY, JULY 30, 2019

JOB NUMBER:  
0588



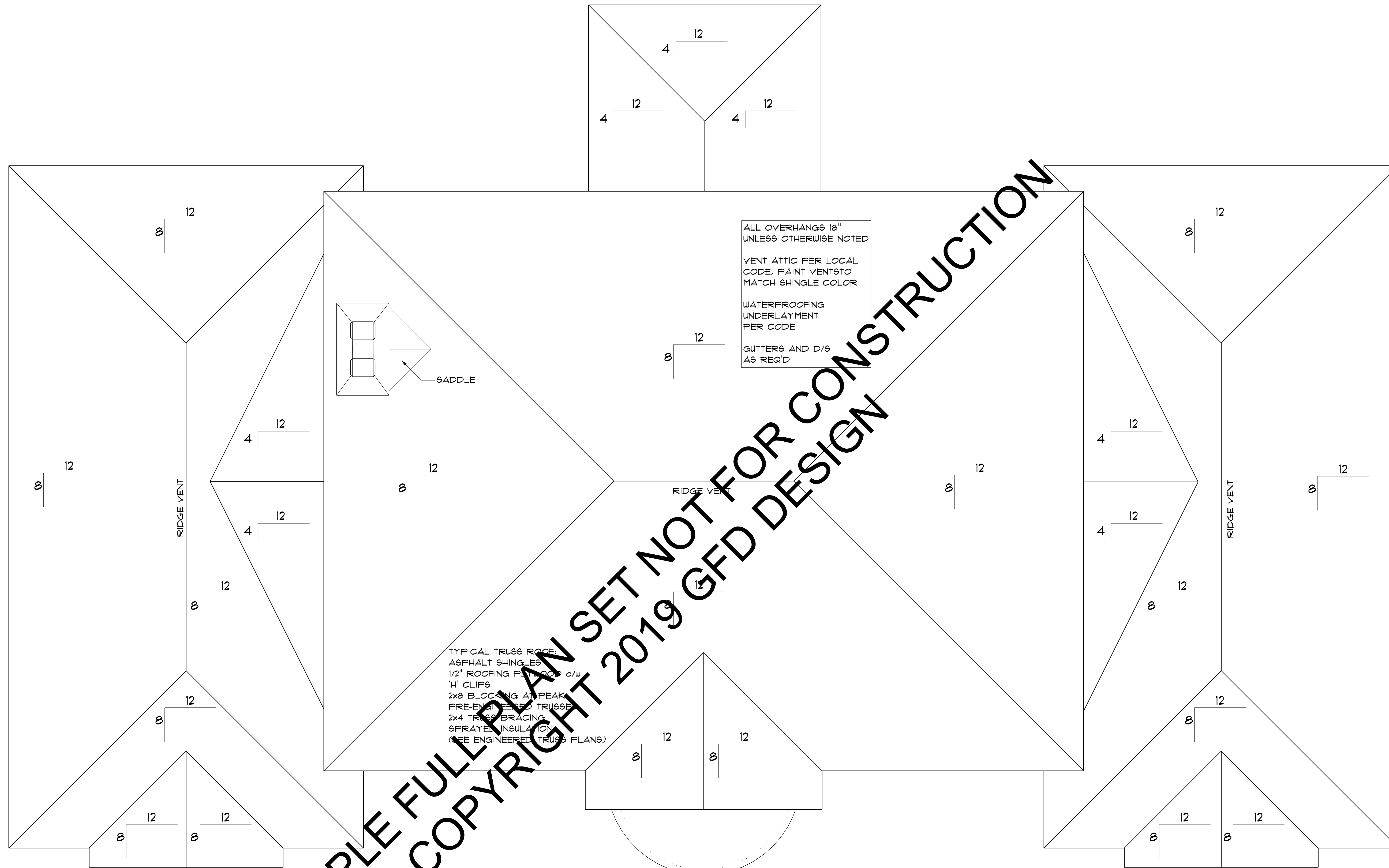
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2

RESIDENCE FOR:	DESCRIPTION OF CHANGE:
FULL PLAN SAMPLE FULL PLAN SAMPLE	
CONSTRUCTION DETAILS	
PLAN DATE: 10-30-18	
SHEET NUMBER: <b>A-7</b>	
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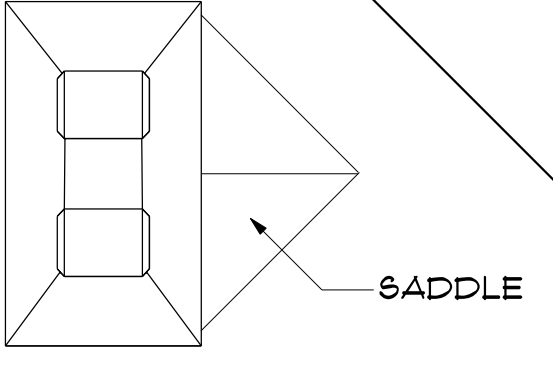


ALL OVERHANGS 18"  
UNLESS OTHERWISE NOTED

VENT ATTIC PER LOCAL  
CODE. PAINT VENTS TO  
MATCH SHINGLE COLOR

WATERPROOFING  
UNDERLAYMENT  
PER CODE

GUTTERS AND D/S  
AS REQ'D



TYPICAL TRUSS ROOF:  
ASPHALT SHINGLES  
1/2" ROOFING FELT c/w  
4' CLIPS  
2x8 BLOCKING AT PEAK  
PRE-ENGINEERED TRUSSES  
2x4 TRUSS BRACING  
SPRAYED INSULATION  
(SEE ENGINEERED TRUSS PLANS)

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

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**WOOD FRAMING**

ALL LINTELS DBL 2X10 UNLESS OTHER INDICATED.  
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CONCRETE OR FLASHINGS TO BE PROTECTED WITH  
APPROVED MATERIALS (FELT, FOAM OR POLY.)  
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PLATES ANCHORED TO CONCRETE WITH 1/2" BOLTS  
SPACED MAX 6'-0" O.C.  
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<b>SHEET NUMBER:</b>	A-8	<b>DATE PRINTED:</b> TUESDAY, JULY 30, 2019	<b>AUTHORIZED BY:</b>
<b>JOB NUMBER:</b>	0588	<b>ARCHITECTURAL DESIGN</b> 279 Corinth Church Rd. Cleveland, GA 30528 (706) 348-7020 - email: info@gfdiddesign.com	
<b>WOOD FRAMING</b>		<b>ARCHITECTURAL DESIGN</b>	

GENERAL CONSTRUCTIONS NOTES (MAY BE ADJUSTED TO MEET OR EXCEED LOCAL BUILDING CODES AND REQUIREMENTS)

GENERAL COMMENT

The notes, recommendation, and considerations included herein are offered in good faith for the Contractor's reference. These notes are not all-inclusive and do not, by any means, include all the information necessary to cover all aspects of the construction project. These notes are superseded by the Contractor's experience, best judgment, and local applicable building codes. The drawings, illustrations, and diagrams included this package are design of the building and improvements and are to be used in coordination of work. The Contractor is responsible for the integrity of all assemblies and all work is to conform to accepted residential construction standards.

CONCRETE

All material and workmanship shall conform to ACI 318. All detailing, fabrication, accessories, and placement of reinforcing shall conform to the ACI Manual of Standard Practice for Detailing Reinforced Concrete Structures. Concrete shall be normal weight gray concrete and develop a minimum compressive strength of 3000 PSI at 28 days. Basement and Foundation wall are to be constructed with poured in place steel reinforced concrete. All slabs on grade shall bear on 4" compacted granular fill with 6c6 - 1x1- welded wire mesh (WWM) conforming to ASTM A185. Overlap WWM minimum of 6" at all splices. Interior slabs shall have 6 mil. Polyethylene vapor barrier underneath. All 24"x24"x12" concrete pads to have four #4 rods each way. Foundations bolts must be anchored to sill plate with 1/2" bolts embedded 15" into concrete foundation wall. Anchor bolts to conform to ASTM A 307. Bolts spaced 6'-0" O.C. Lap all reinforcing bars a length of 30 bar diameters, minimum. Provide on corner bar, lapped 30 bar diameters each way, for each piece of continuous reinforcing. All construction joints are to be rough surface and cleaned before the next pour. No horizontal construction joints, permitted in foundation walls. Provide expansion joints where required by local codes and for requirements. Control joints in concrete slabs shall be located so that the maximum area within joints is 600SF or less, and the ratio of side dimensions is no more than 2:1.

STEEL

All material and workmanship shall conform to the AISC Specifications for the design, fabrication, and erection of structural steel. All structural steel for beams and plates shall comply with ASTM A 572 Grade 50. All structural steel columns shall comply with ASTM A 615 Grade 60. All welds shall be made with E70XX electrodes. All butt welds shall be full penetration. Minimum size of fillet welds shall conform to AISC Specifications.

WOOD FRAMING

All wood framing and materials shall comply with the National Design Specifications for Wood Construction published by the National Forest Products Association. Unless noted otherwise, all framing lumber to be Hem Fir #2, Southern Pine No.2, or equal. Lumber for 2x4 or 2x6 stud partitions shall be Stud grad Spruce-Pine-Fir or equal. All exterior stud walls are to be constructed of 2x4 or 2x6 studs at 16" O.C. All stud walls taller than 9'-0" are to be blocked solid twice at the third heights. All headers and beams are to be supported by build-up framing lumber or columns. Support is to be continuous to the foundation. All knee-wall construction to be diagonally braced at 4'-0" O.C. maximum. Any structural and/or framing members not indicated on the plan are to be sized by the Contractor. Consult with a licensed structural engineer where necessary. Lumber to be in contact with concrete or masonry shall be pressure-treated lumber. All exterior walls are dimensioned to outside of 1/2" plywood sheathing. All interior walls are dimensioned to face of studs. All exterior wall, including garage are to have 1/2" rigid insulation on exterior face. All trusses to be engineered and constructed by a TPI member truss manufacturer. Install temporary and permanent bridging per truss manufacturers recommendations. One row of 1x4 wood cross-bracing or solid blocking on all spans, over 16'-0". Collar ties are to be spaced at 4' O.C. All purlins and kickers are to be 2"x6" unless noted otherwise. Any hip or valley rafters of 28'-0" or greater span are to be Laminated Veneer Lumber (LVL).

DESIGN LOADS

Floor: 40 PSF Live Load Attic: 30 PSF in Storage Areas  
 15 PSF Dead Load 10 PSF where no storage  
 Roof: 45 PSF Snow Load Assumed Soil Bearing Capacity: 2000 PSF  
 15 PSF Dead Load Verify soil bearing capacity on site.

MISCELLANEOUS

The General Contractor shall obtain all necessary surveys needed to locate existing site utility services and shall coordinate with all utility companies regarding the disconnection of existing services and the reconnection of new systems. The Contractor shall obtain all necessary building permits prior to commencement of work. Noted dimensions take precedence over scaled dimensions. Foundation wall are not to be backfilled until house is completely framed and roof of structure is in place. Backfill shall be free of deleterious material and shall have a minimum of 90% Standard Proctor Density. Bottom of footings to be below frost depth. Provide termite protection as required by HUD minimum property standards. Prefabricated fireplaces and flues are to be U.L. approved and installed per manufacturer's recommendations. All materials, supplies and equipment are to be installed per manufacturer's specifications and as per local codes and requirements. 1/2" water-resistant drywall around shower and tubs. 1/2" drywall on interior walls and ceilings unless noted otherwise. 5/8" Type-X gypsum wallboard on garage walls and ceilings. The Contractor is responsible that all Mechanical and Electrical systems are designed and installed per applicable codes. All subcontractors shall be responsible to coordinate with the General Contractor as well as all other trades as necessary. The General Contractor will coordinate with the Owner, with regard to the location of fixtures and mechanical system components. The Contractor is responsible to verify all dimensions in the field. "V.I.F." - Verify In Field. Dimension may be variable or may be determined by related factors.

ELECTRICAL NOTES

ELECTRICAL RECEPTACLES SHALL BE NO MORE THAN 12 FT. APART INCLUDING ANY WALL 2 FT. OR WIDER (BATHROOMS AND UTILITY ROOMS EXCEPTED). ALL 120 VOLT, SINGLE PHASE, 15 AND 20 AMP HORIZONTALLY OF THE KITCHEN SINK, IN BATHROOMS, RECEPTACLES INSTALLED WITHIN 6 FT., MEASURED IN GARAGES, OUTDOORS OR IN LAUNDRY ROOMS SHALL HAVE GROUND FAULT CIRCUIT INTERRUPT PROTECTION. RECEPTACLES AT CONSTRUCTION POST, GARAGE AND BATHS TO BE G.F.I.C. ALL SLEEPING ROOMS SHALL BE PROVIDED WITH AT LEAST ONE BEDSIDE OUTLET CONTROLLED BY SWITCH. (IF SHOWN ON PLAN) BATHROOMS SHALL BE PROVIDED WITH SWITCHES CONTROLLING LIGHT FIXTURES AND MECHANICAL VENTILATION. EXTERIOR LIGHT FIXTURES SHALL BE PROVIDED AT ALL DOORS TO THE EXTERIOR. SWITCHES SHALL BE PROVIDED NEAR DOORS CONTROLLING OUTDOOR LIGHT FIXTURES. A BARE COPPER WIRE (20 FT. OF #2) SHALL BE WRAPPED AROUND THE LOWEST PIECE OF FOOTING REBAR AND SHALL TERMINATE WITH ENOUGH WIRE TO REACH THE ELECTRICAL SERVICE PANEL FOR USE AS A GROUND SOURCE.

PRE-WIRE FOR PHONE AND T.V. 200-400 AMP MAIN PANEL WITH CIRCUIT BREAKERS. MINIMUM 12 GAUGE WIRE THROUGHOUT. REINFORCE ALL CEILING MOUNTED LIGHTS, SWITCHES, AND/OR DEVICES. PROVIDE FRONT DOOR CHIME. OUTLETS, SWITCH BOXES AND DEVICES ON EXTERIOR WALLS SHALL BE INSTALLED WITH SEALANT, GASKETING AND FLASHINGS AS REQUIRED.

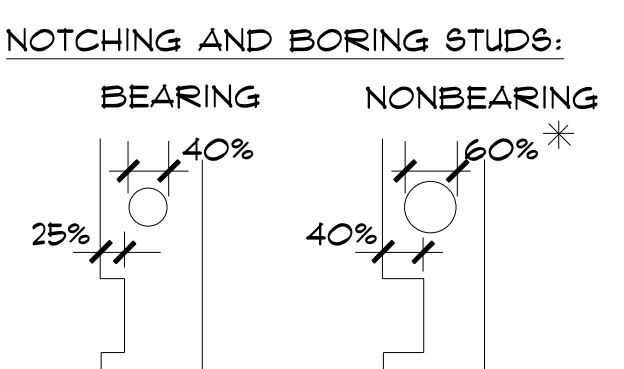
AT LEAST ONE LIGHTING OUTLET SHALL BE INSTALLED IN ATTIC UNDER FLOOR BEAMS IN UTILITY ROOMS, IN BASEMENT USED FOR STORAGE OR WHERE EQUIPMENT EXTERIOR EXITS. EQUIPMENT SERVICING IS LOCATED, AND AT BASEMENT RECEPTACLES ARE REQUIRED AT THE FRONT AND REAR OF THE HOME, AND THEY MUST BE WITHIN 6'-6" OF GRADE, AND WEATHERPROOF GFCI PROTECTED. EXHAUST FANS SHALL HAVE BACKDRAFT DAMPERS OR AUTOMATIC DAMPERS.

ELECTRICAL LIGHTING FIXTURES IN CLOTHES CLOSET SHALL BE INSTALLED WITH A MINIMUM OF 18 INCHES CLEARANCE TO COMBUSTIBLE MATERIALS. FIXTURES SHALL BE VERTICALLY CLEAR TO FLOOR OR RECESSED. INSTALLATION INSTRUCTIONS FOR ALL LISTED EQUIPMENT SHALL BE PROVIDED TO THE FIELD INSPECTOR AT TIME OF INSPECTION.

FIRE-WARNING SYSTEMS PROVIDE MINIMUM OF ONE SMOKE DETECTOR PER FLOOR. SMOKE DETECTORS TO BE PROVIDED ABOVE DOOR AT EACH SLEEPING ROOM. CONNECT SMOKE DETECTORS TO HOUSE POWER AND INSTALL INTERCONNECT SO THAT WHEN ANY ONE IS TRIPPED, ALL UNITS WILL SOUND.

PROVIDE BATTERY BACK-UP FOR ALL UNITS.

NOTCHING AND BORING STUDS:  
 BEARING 40%  
 NON-BEARING 60%\*



60% HOLE OK ON BEARING WALL IF THROUGH ONLY 2-DOUBLE SUCCESSIVE STUDS. ALL HOLES MUST BE MINIMUM 5/8 INCH FROM EDGE.

SOUND INSULATION PROVIDE SOUND INSULATION IN ALL WALLS BETWEEN BATHROOMS AND ADJACENT ROOMS.

CONTRACTOR TO LOCATE EXACTLY THE FOLLOWING AS REQ'D  
 1. BASEMENT WINDOWS  
 2. FOUNDATION DRAIN TILES  
 3. WATER & FURNACE  
 4. FLOOR DRAIN  
 5. SEPTIC OR SEWER LINE LOCATION  
 6. WELL OR CITY WATER LOCATION  
 7. HOLDING TANK & SUMP PIT

INSULATION

ALL EXPOSED INSULATION MATERIALS, INCLUDING FACINGS, SUCH AS VAPOR BARRIERS OR BREATHER PAPERS INSTALLED WITH IN FLOOR-CEILING ASSEMBLIES, ROOF-CEILING ASSEMBLIES, WALL ASSEMBLIES, CRAWL SPACES AND ATTICS SHALL HAVE A FLAME-SPREAD RATING NOT TO EXCEED 25 WITH A ACCOMPANYING SMOKE DEVELOPED FACTOR NOT TO EXCEED 450 WHEN TESTED IN ACCORDANCE ASTM E 84. EXCEPTION: WHEN SUCH MATERIALS ARE INSTALLED IN CONCEALED SPACES, THE FLAME-SPREAD AND SMOKE-DEVELOPMENT LIMITATIONS DO NOT APPLY TO THE FACINGS, PROVIDED THAT THE FACING IS INSTALLED IN SUBSTANTIAL CONTACT WITH THE UNEXPOSED SURFACE OF THE CEILING, FLOOR OR WALL FINISH.

PLUMBING NOTES

PLUMBING FIXTURES:  
 WATER CLOSET = 1.28 GALLONS PER FLUSH MAX.  
 SHOWERHEAD = 2.5 GPM MAX.  
 LAVATORY FAUCETS = 1.5 GPM MAX.  
 KITCHEN SINK FAUCETS = 2.0 GPM MAX.

WATER USAGE LABELS SHALL BE LEFT ON PLUMBING FIXTURES UNTIL FINAL INSPECTION HAS BEEN DONE SO THAT PROOF OF WATER USAGE COMPLIANCE CAN BE VERIFIED BY THE BUILDING DEPARTMENT.

SHOWERS AND TUB-SHOWER COMBINATIONS SHALL BE PROVIDED WITH INDIVIDUAL CONTROLS VALVES OF THE PRESSURE BALANCE OR THE THERMOSTATIC MIXING VALVE TYPE. HANDLE POSITION STOPS SHALL BE PROVIDED ON SUCH VALVES AND SHALL BE ADJUSTED PER MANUFACTURER'S INSTRUCTIONS TO DELIVER A MAXIMUM MIXED WATER SETTING OF 120 DEG. F. THE WATER HEATER THERMOSTAT SHALL NOT BE CONSIDERED A SUITABLE CONTROL FOR MEETING THIS PROVISION.

WATER HEATER SHALL BE PROVIDED WITH A TEMPERATURE AND PRESSURE RELIEF VALVE HAVING A FULL-SIZED DRAIN OF GALVANIZED STEEL OR HARD DRAWN COPPER TO THE OUTSIDE OF THE BUILDING WITH THE END OF THE PIPE NOT MORE THAN 2 FT. OR LESS THAN 6 IN. ABOVE THE GRADE, POINTING DOWNWARD.

PROVIDE COMBUSTION AIR VENTS (WITH SCREEN AND BACK DAMPER) FOR ANY APPLIANCE WITH OPEN FLAME PROVIDE INDIVIDUAL SHUT-OFF VALVE FOR AT MAXIMUM 3 FEET FROM EVERY GAS APPLIANCE

UNDERGROUND FERROUS GAS PIPING SHALL BE ELECTRICALLY ISOLATED FROM TO REST OF THE GAS SYSTEM WITH LISTED ISOLATION FITTINGS INSTALLED A MINIMUM OF 6 IN. ABOVE GRADE.

ALL EXTERIOR HOSE BIBS TO HAVE NON-REMOVABLE BACKFLOW PREVENTION DEVICES. PROVIDE AN ACCESS DOOR, 18" x 24" MINIMUM, WITHIN 20 FT. OF THE PLUMBING CLEANOUT.

ALL DISHWASHER WASTE LINES SHALL BE PROVIDED WITH AN APPROVED AIRGAP SEPARATION DEVICE. PROVIDE MIN. 30 INCH WIDE SPACE AT WATER CLOSET, EXTENDING AT LEAST 30 INCHES IN FRONT.

NO GAS PIPING SHALL BE INSTALLED IN OR ON THE GROUND, UNDER ANY BUILDING OR STRUCTURE. ALL EXPOSED GAS PIPING SHALL BE KEPT AT LEAST 6 IN. ABOVE GRADE OR STRUCTURE.

INSTALLATION INSTRUCTIONS FOR ALL LISTED EQUIPMENT SHALL BE PROVIDED TO THE FIELD INSPECTOR AT TIME OF INSPECTION.

DESCRIPTION OF CHANGE:

AUTHORIZED BY:

C.O.#:

DATE:

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RESIDENCE FOR: FULL PLAN SAMPLE CONSTRUCTION NOTES

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