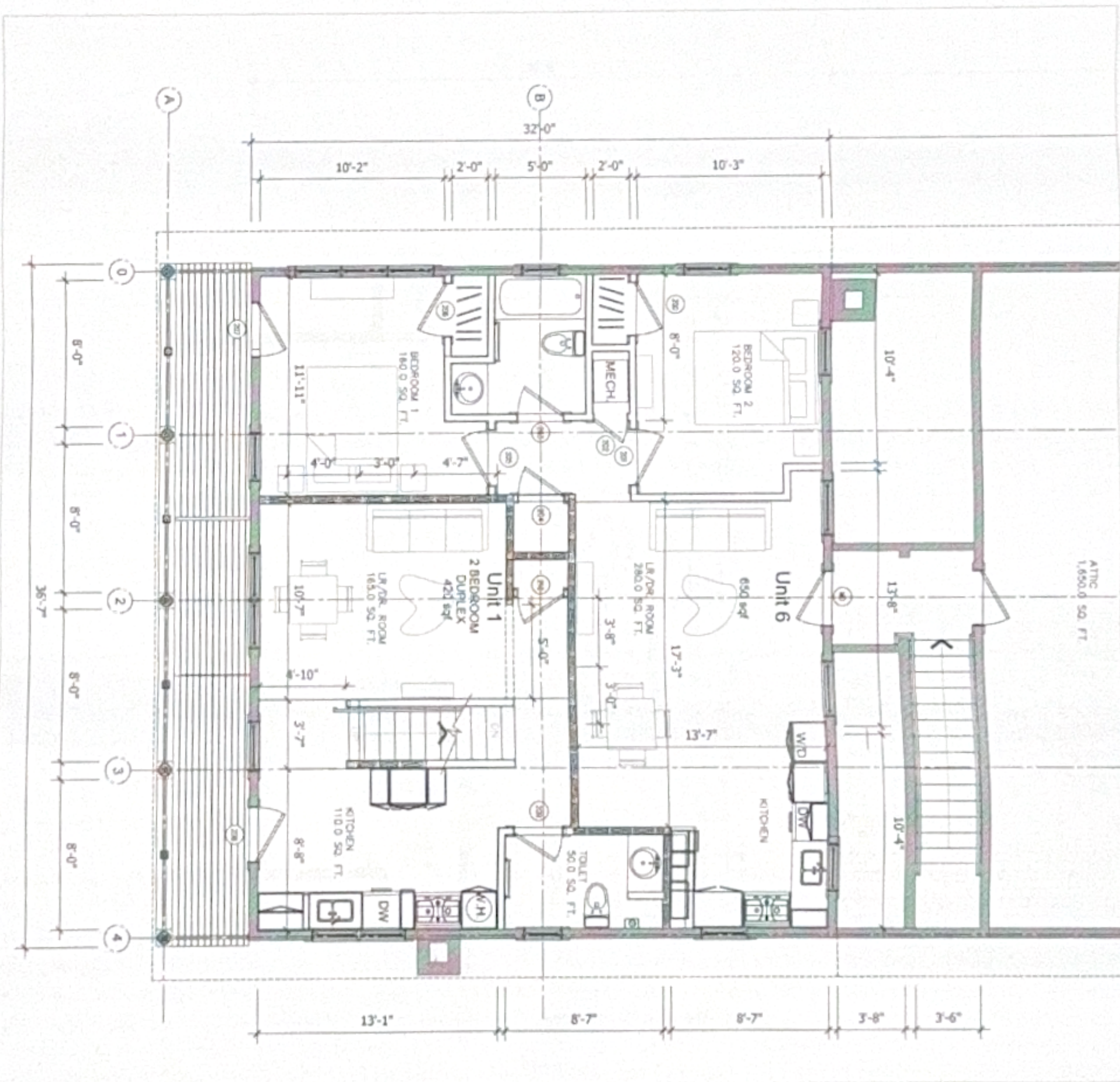
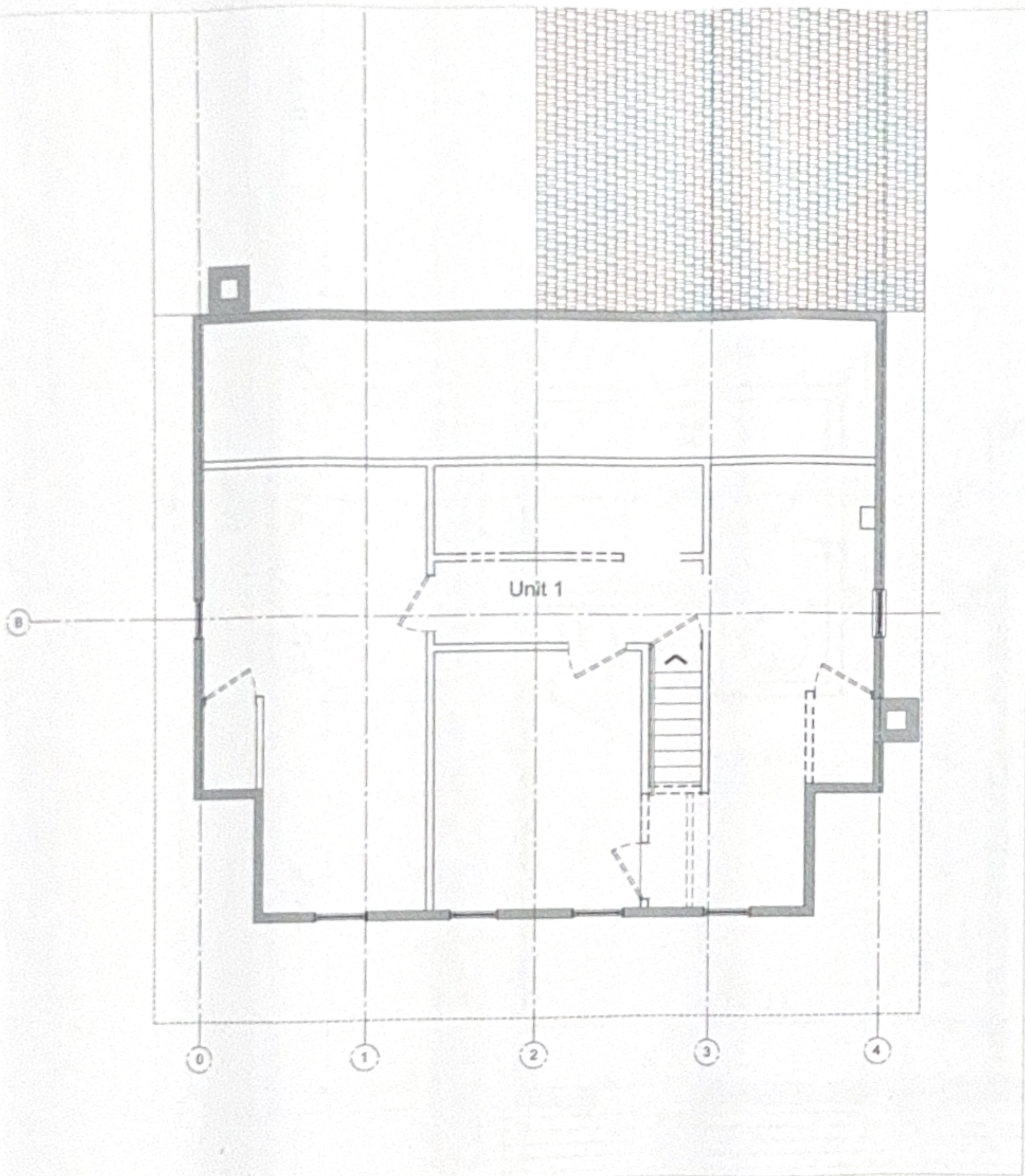


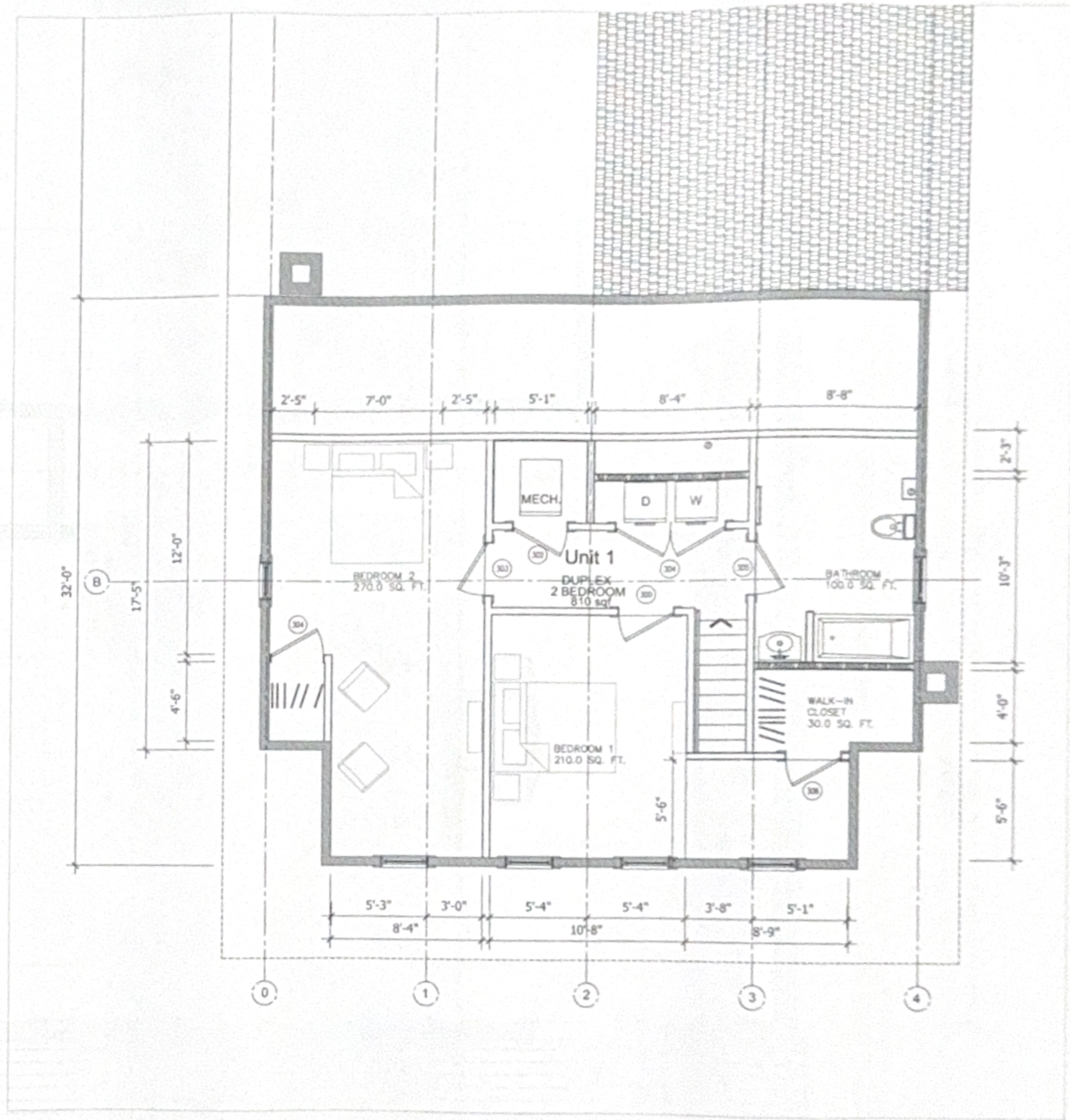
2 DEMO SECOND FLOOR PLAN
1/4" = 1'-0"



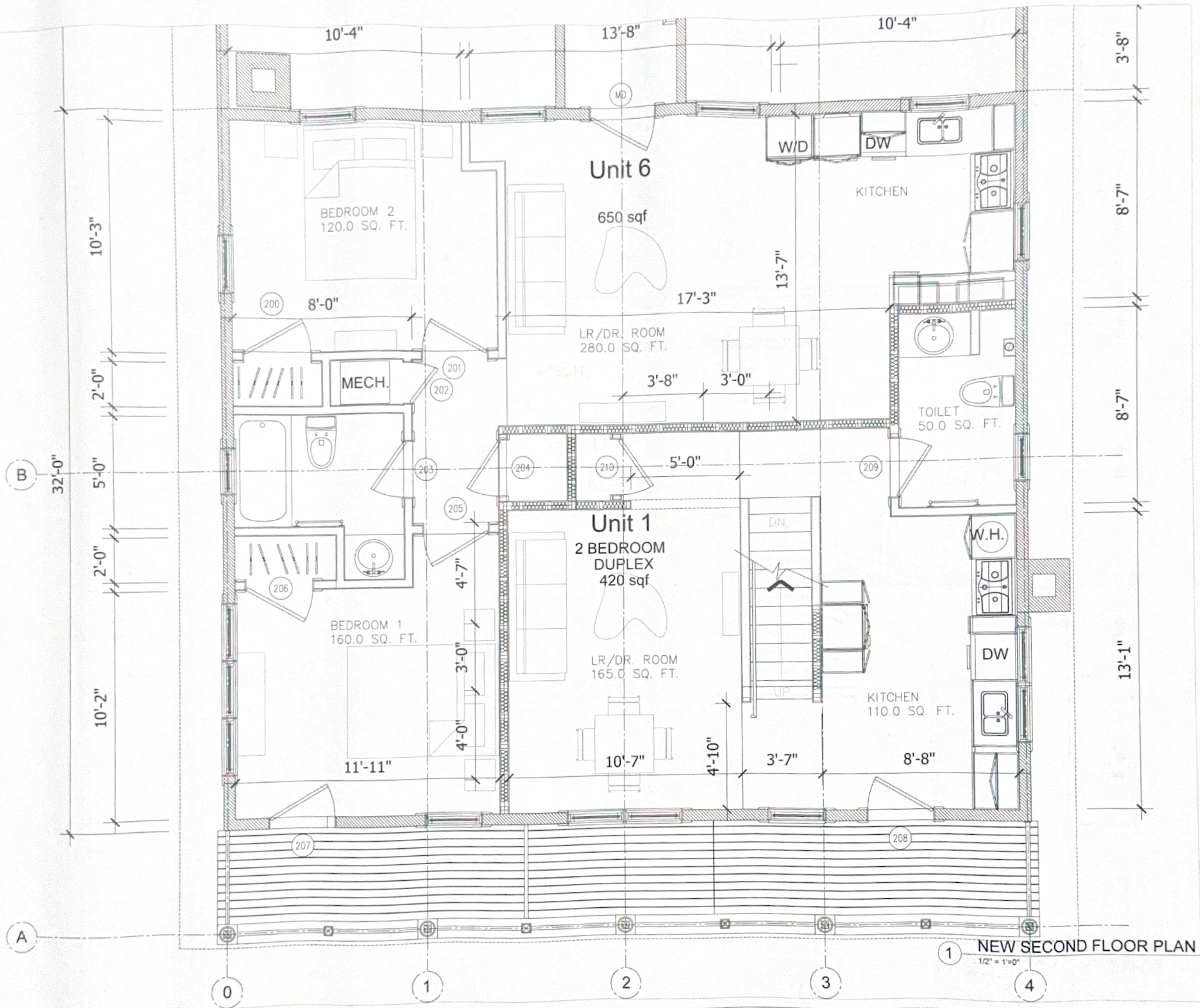
1 NEW SECOND FLOOR PLAN
1/4" = 1'-0"



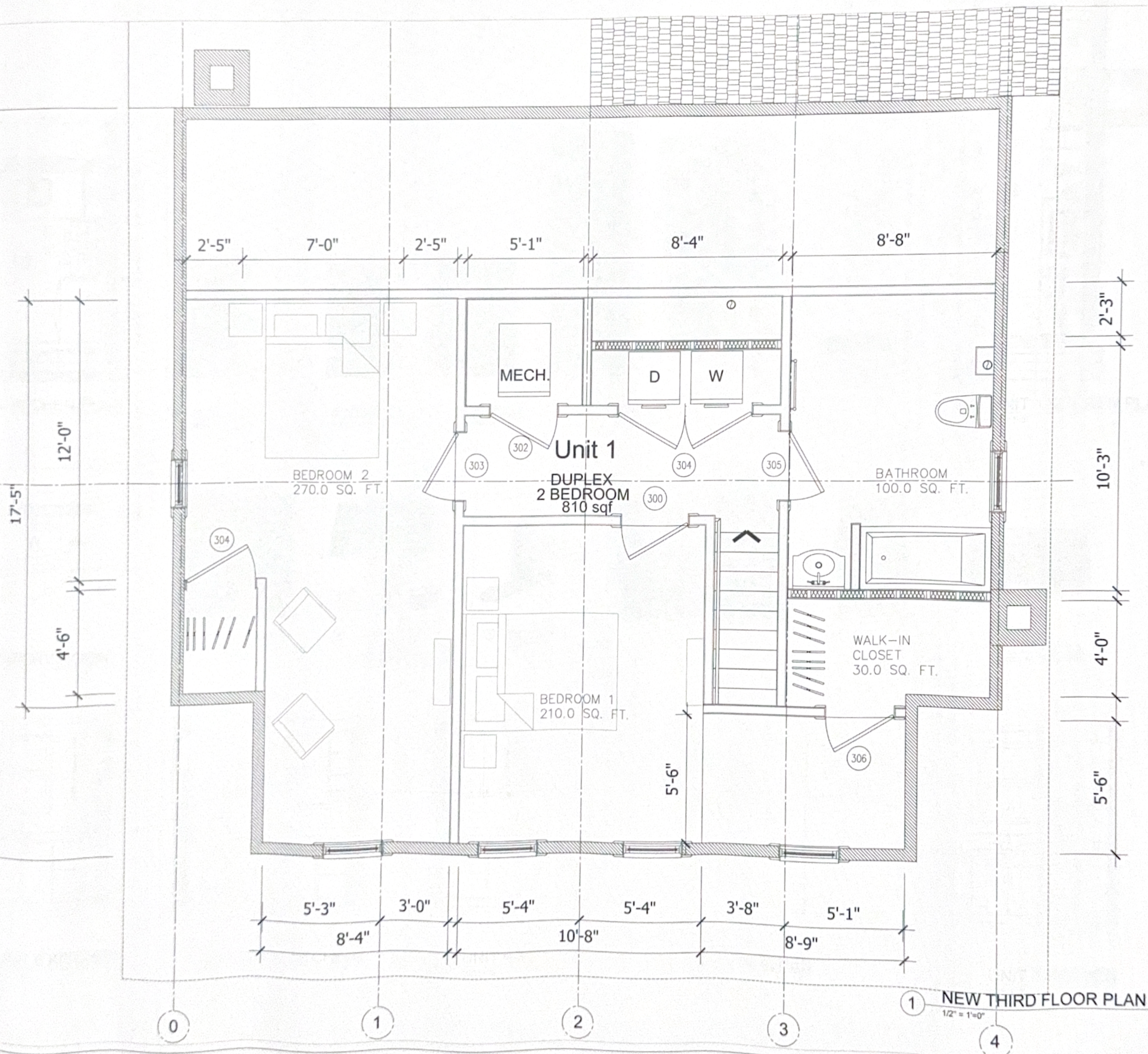
2 DEMO THIRD FLOOR PLAN
1/4" = 1'-0"



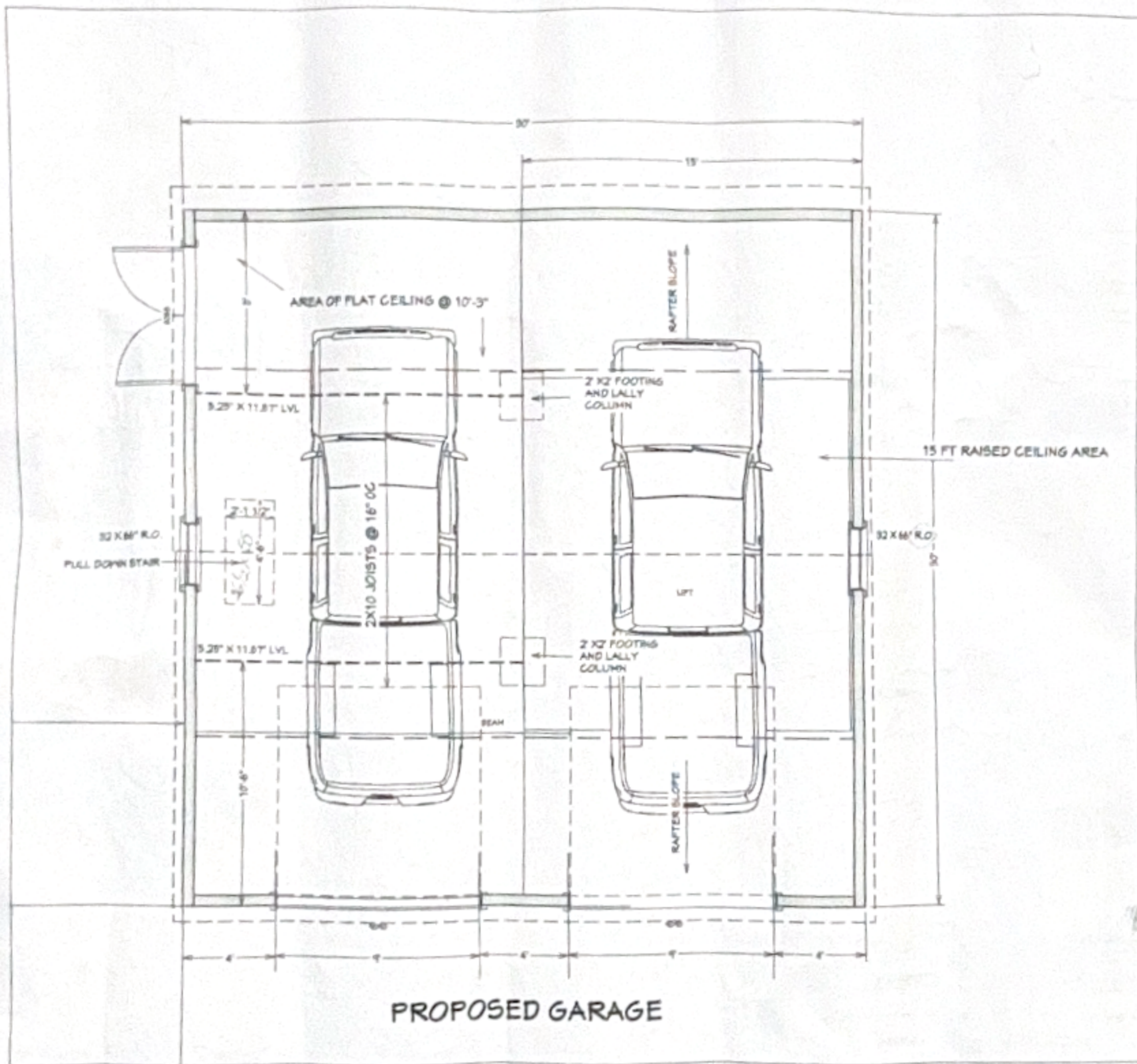
1 NEW THIRD FLOOR PLAN
1/4" = 1'-0"



1 NEW SECOND FLOOR PLAN
1/2" = 1'-0"



1 NEW THIRD FLOOR PLAN
 1/2" = 1'-0"



DATE: BY: MICHAEL BARRON/CLM, INC.

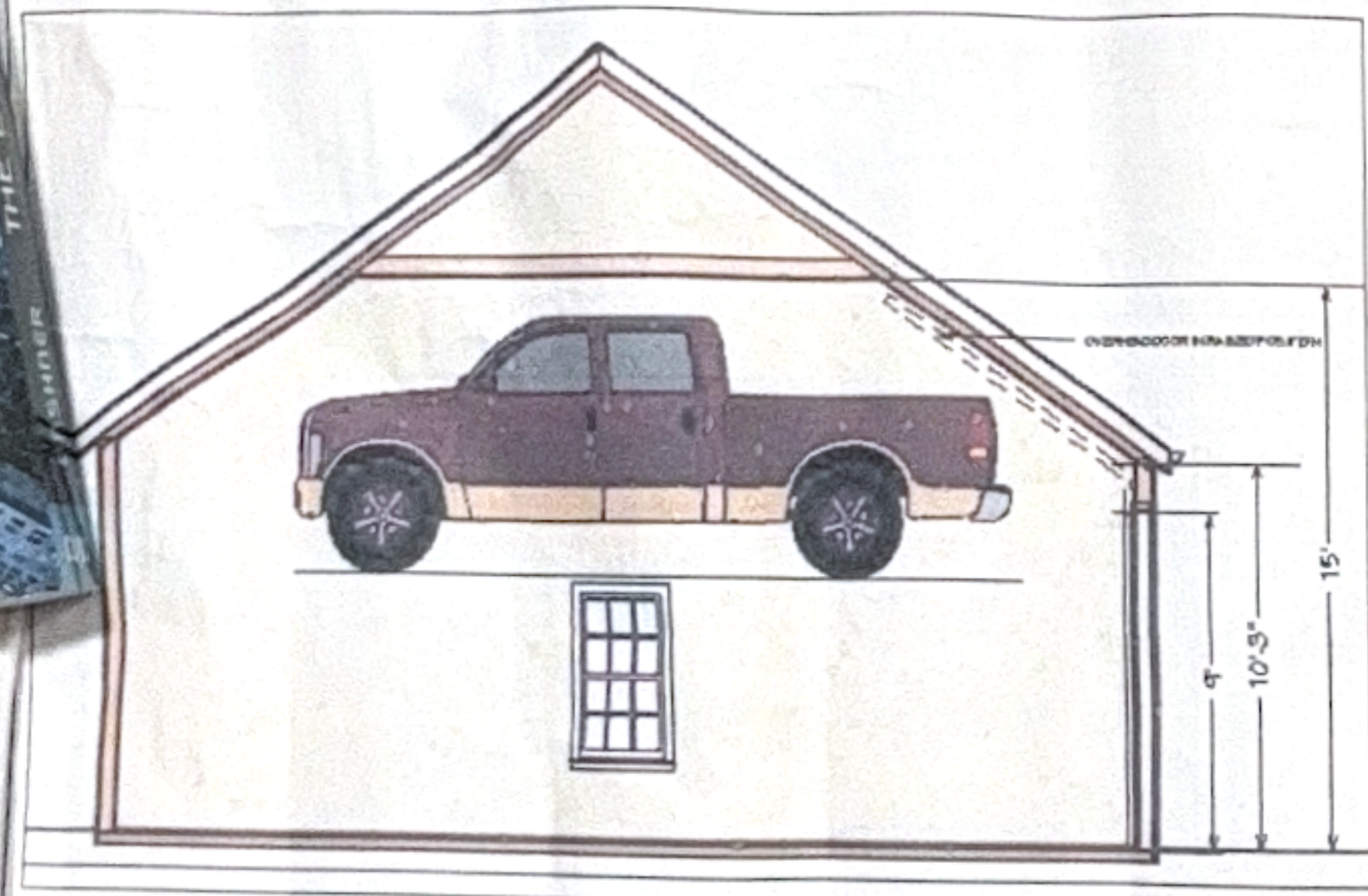
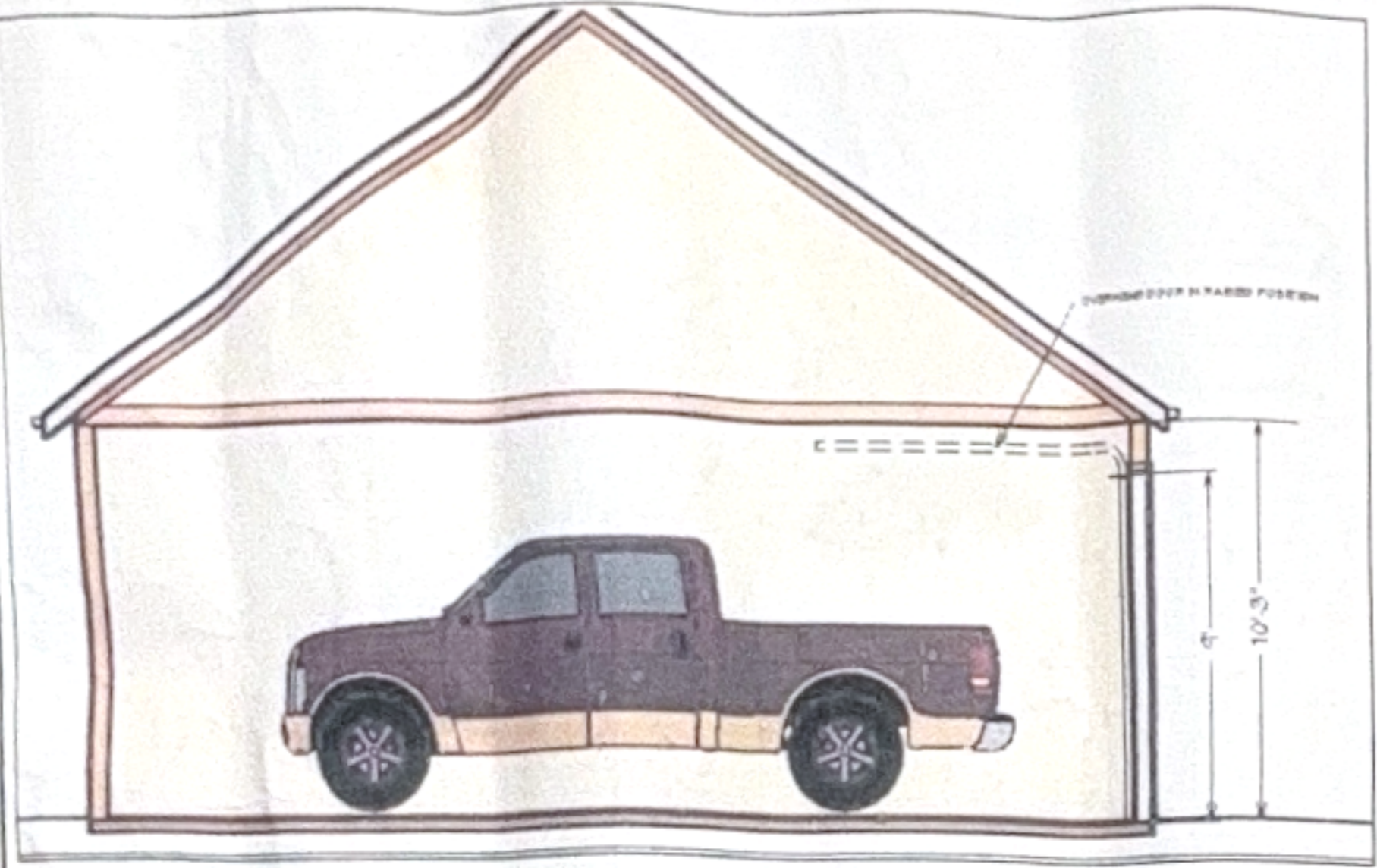
DATE: CHECK:

DATE: APPROVE:

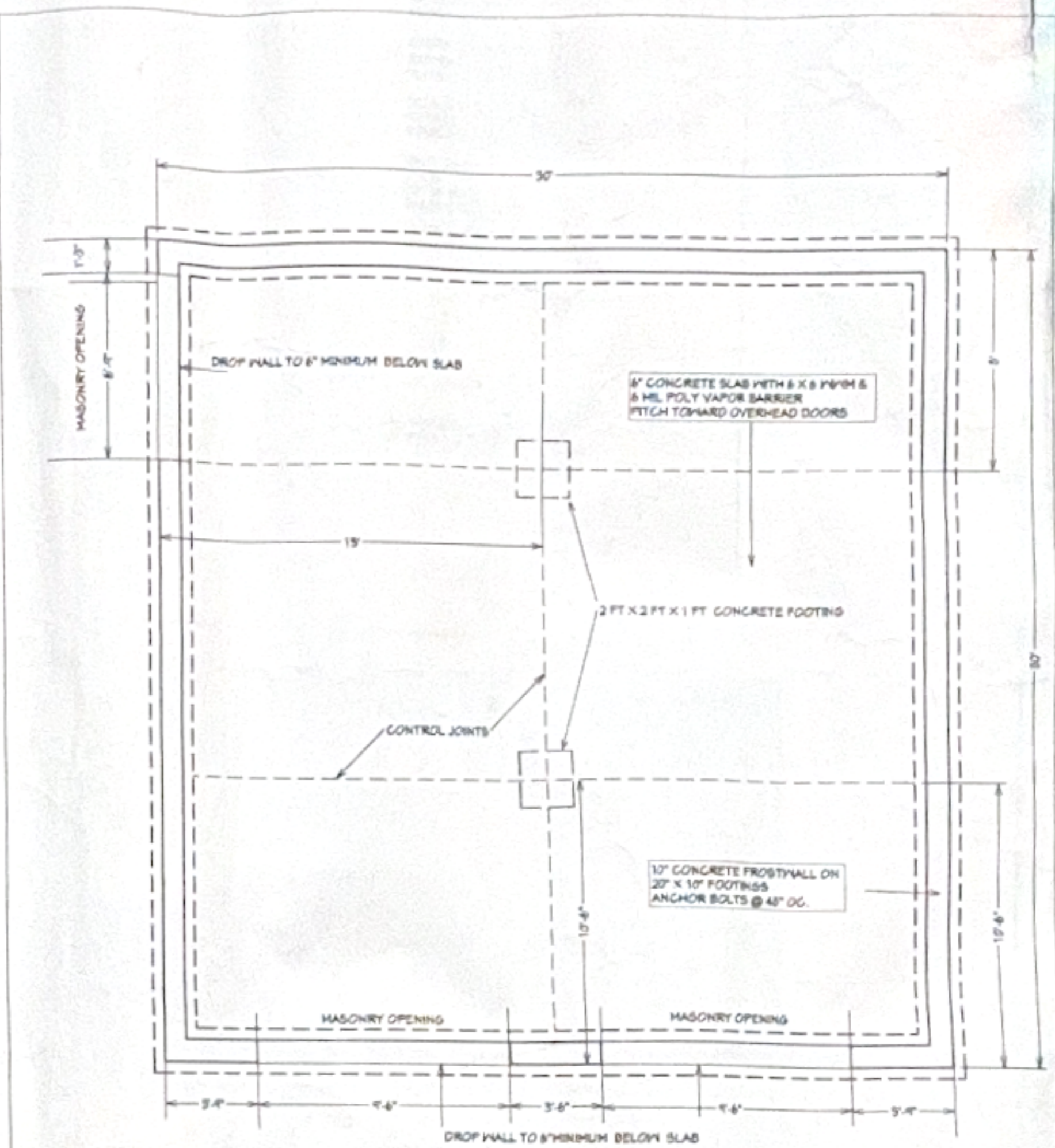
ISSUED FOR CONSTRUCTION

WALL LEGEND

- PROPOSED
- EXISTING
- REMOVED



SCHEMATIC VIEWS



FOUNDATION PLAN

DATE: _____ BY: BATHROOM REMODELING, INC.

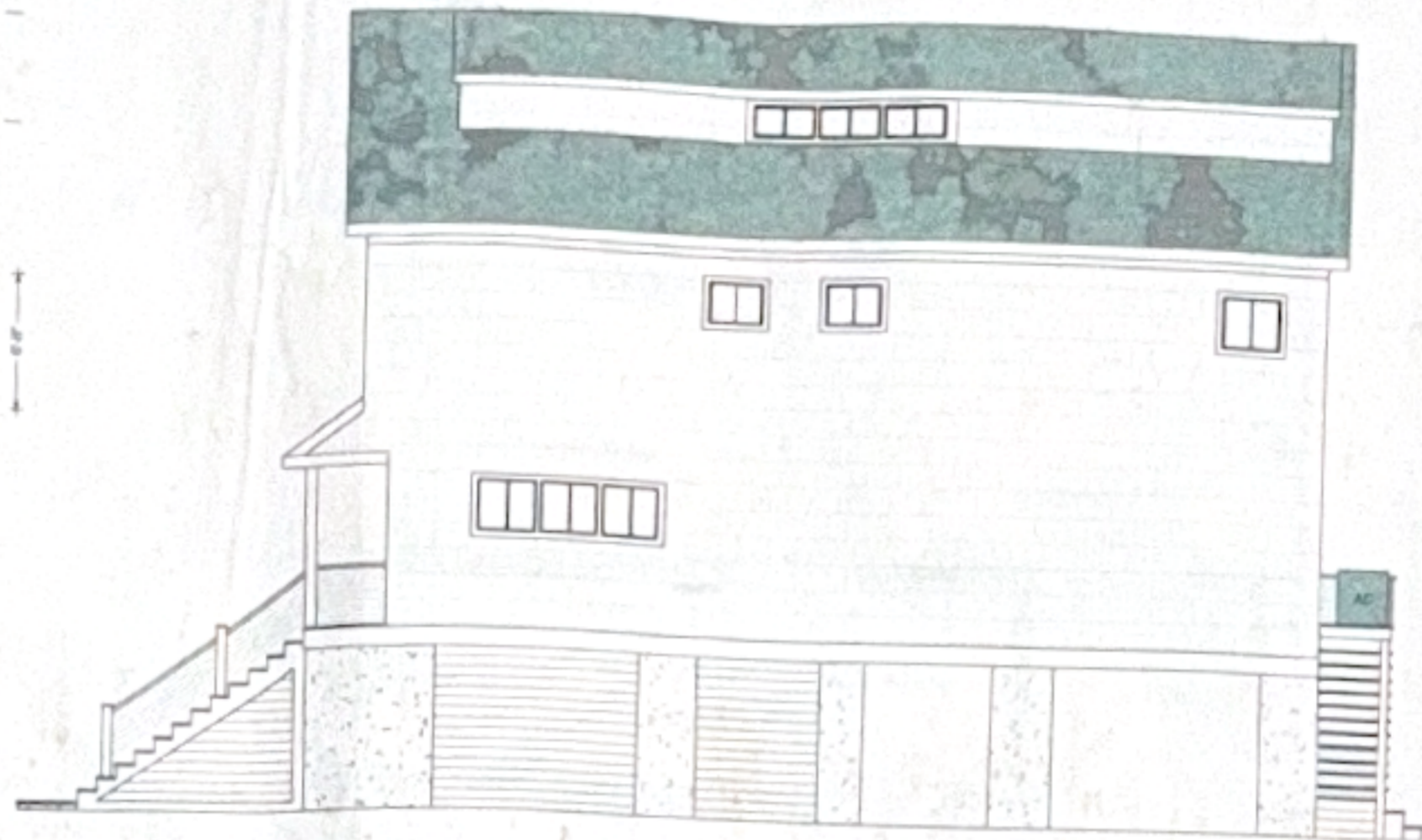
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DATE: _____ BY: OWNER

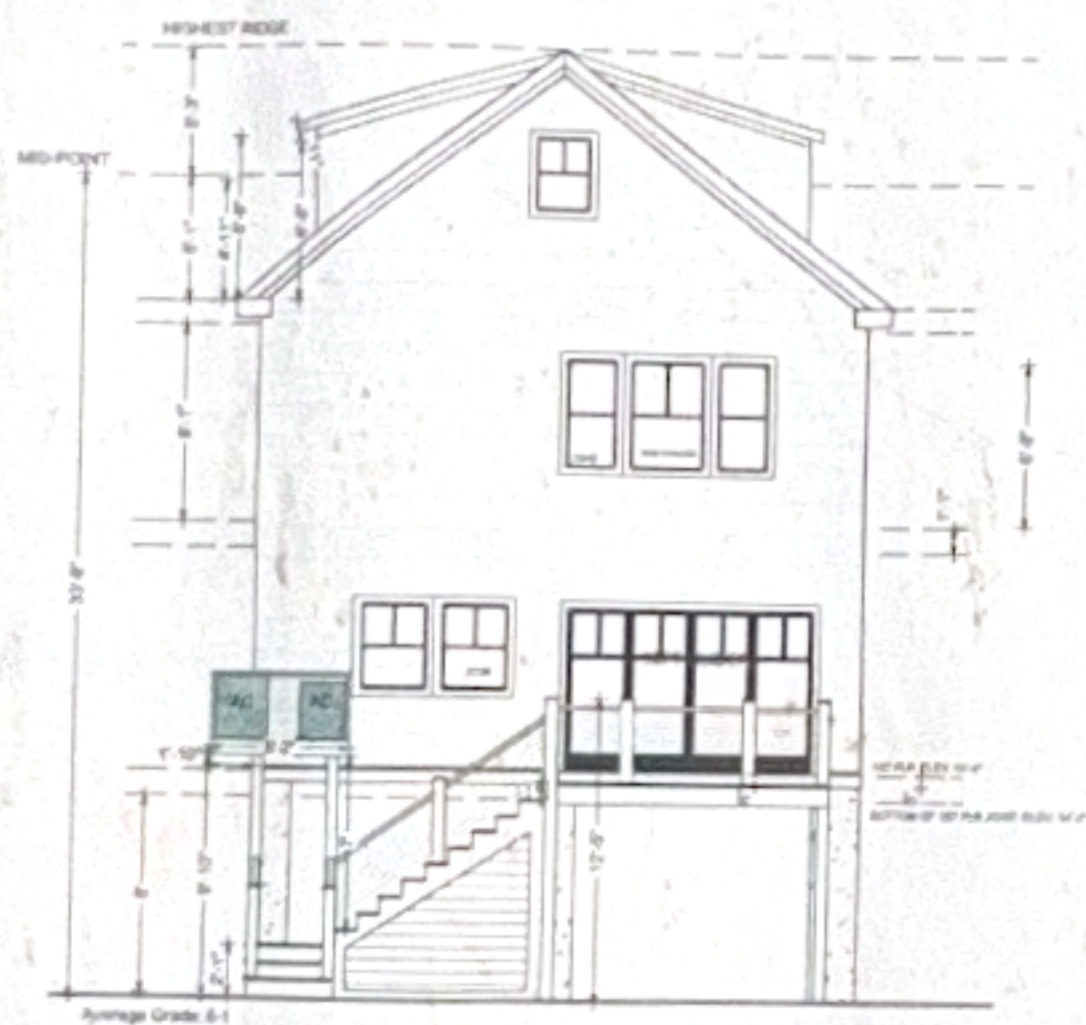
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FRONT ELEVATION



RIGHT/NORTH ELEVATION



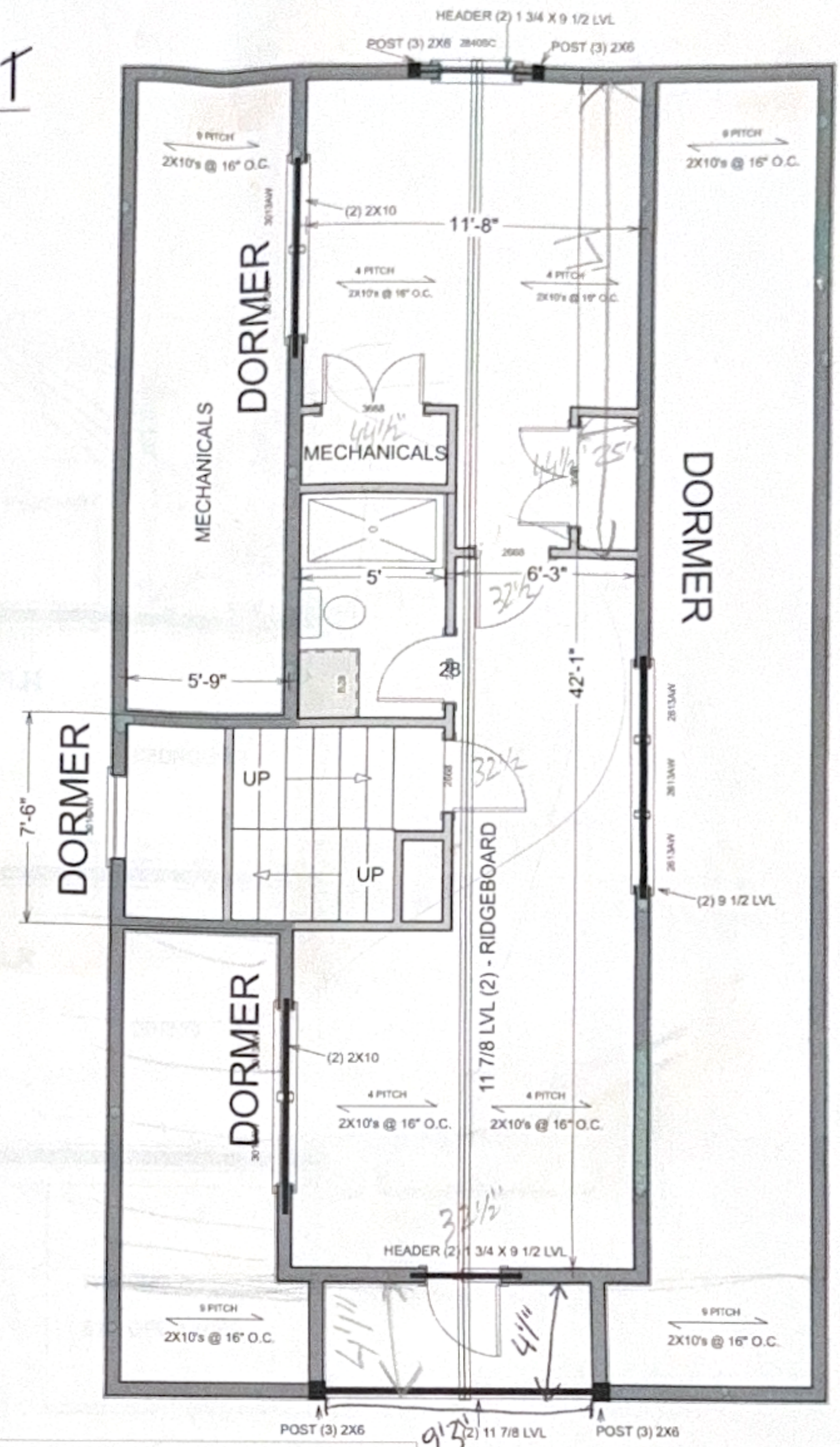
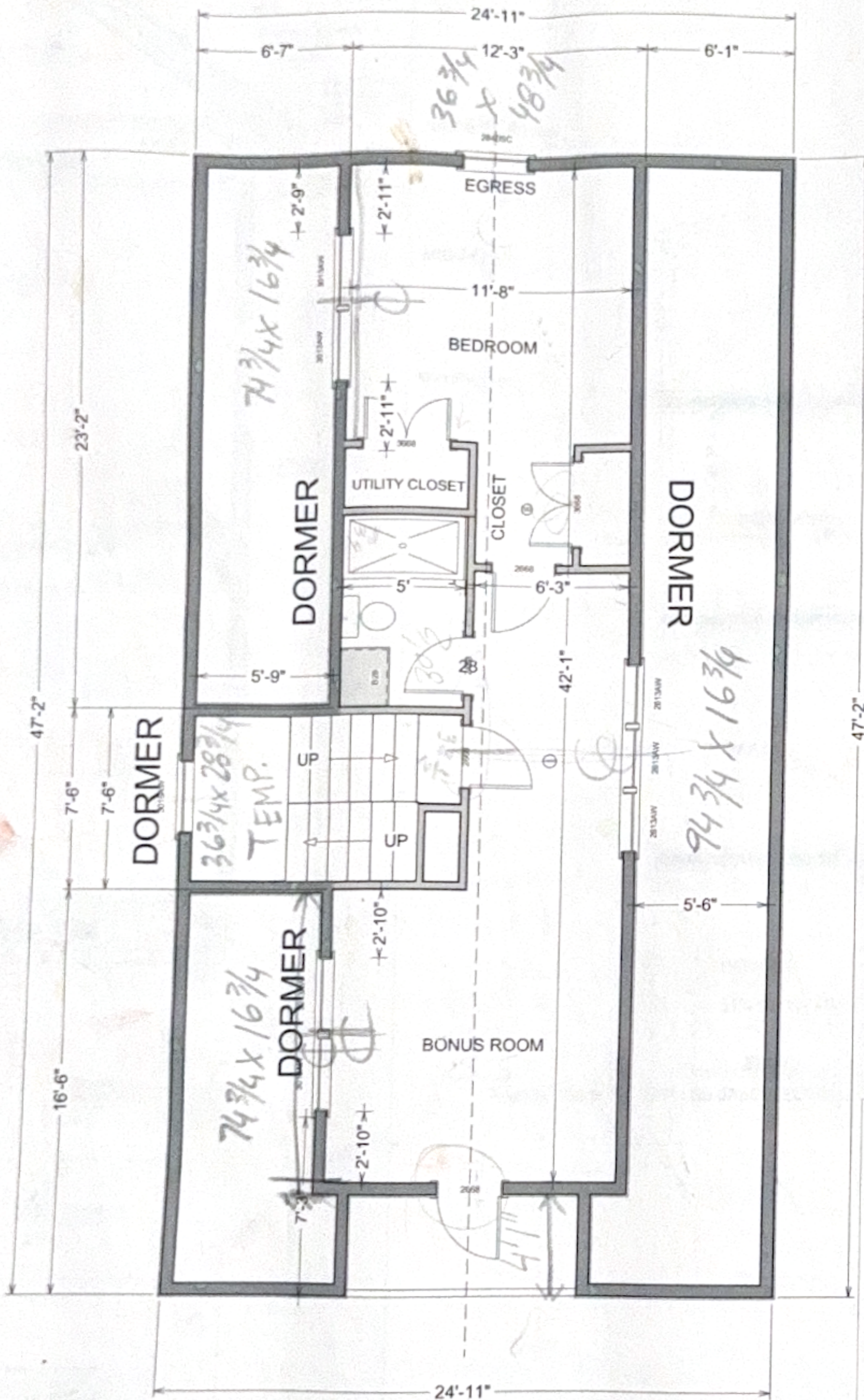
REAR ELEVATION



LEFT/SOUTH ELEVATION

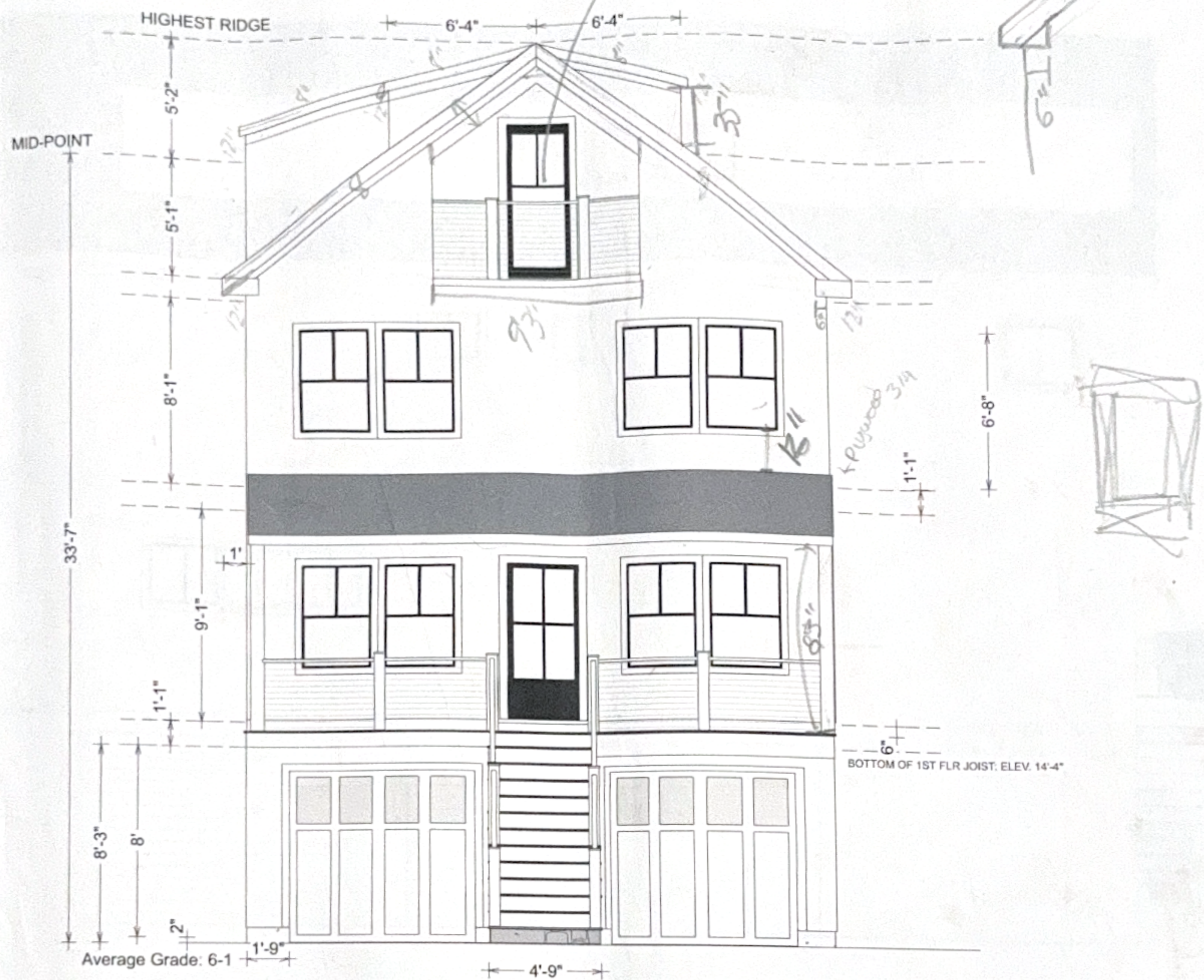
COVER PAGE
PROPOSED NEW CONSTRUCTION - 492 ROWLAND

ROWLAND - PROPOSED ATTIC & ROOF LAYOUT



1ST FLOOR	1170 SQ FT
2ND FLOOR	1180 SQ FT
ATTICE ABOVE 7FT PLANE LINE	582 SQ FT*
TOTAL ZONING SQUARE FOOTAGE	2432 SQ FT
WALL TO WALL SQUARE FOOTAGE*	2432 SQ FT
TOTAL ZONING SQ FT ALLOWED	3000 SQ FT
ATTIC FLOOR FOOTPRINT =	1180
ATTIC AT OR ABOVE 7FT PLAIN LINE =	582 SQ FT
582/1180 =	49.3%
*Heated attic space	582 SQ FT
TOTAL LOT =	1452 SQ FT
ALLOWABLE COVERAGE =	1500 SQ FT (30% OF LOT)

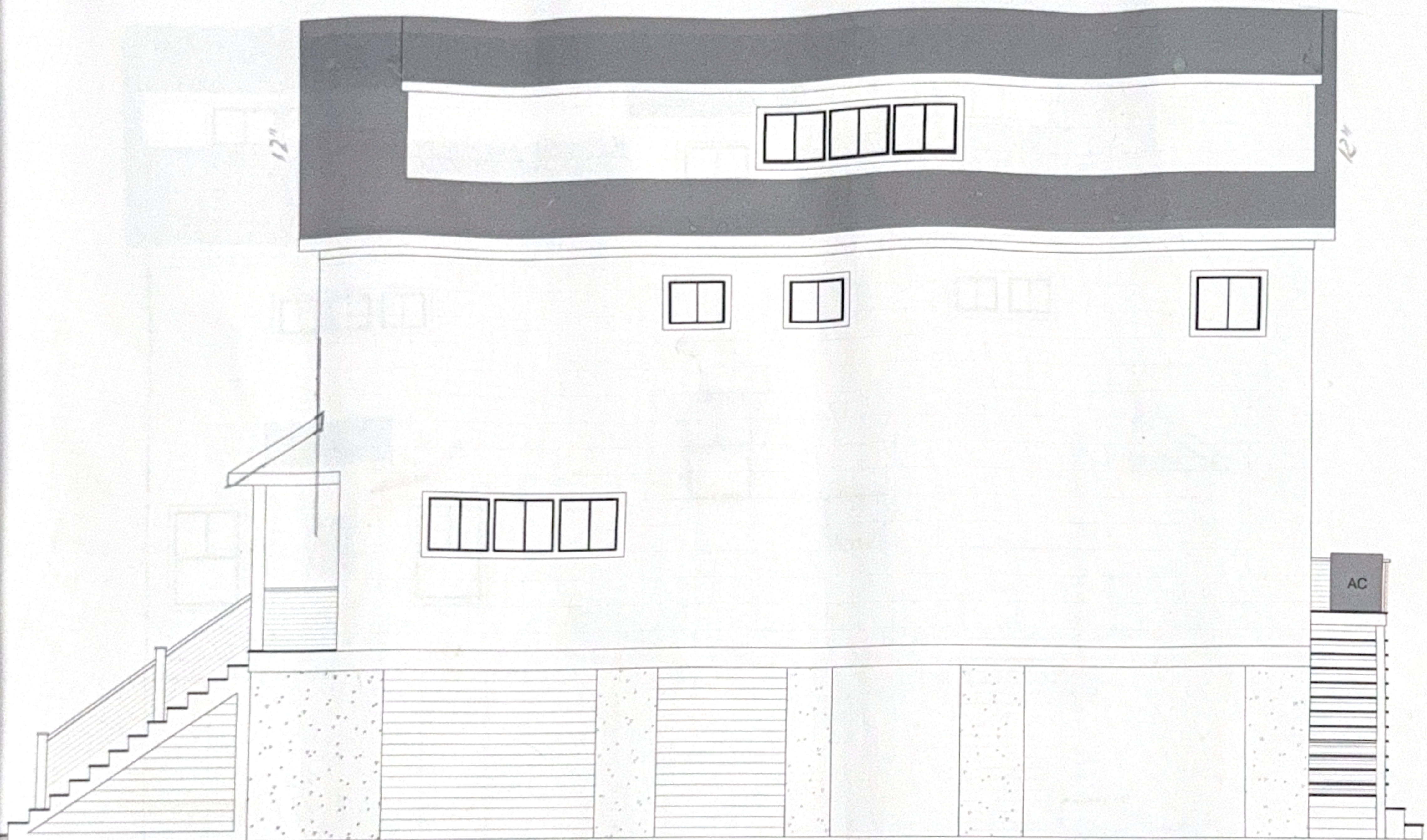
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FRONT ELEVATION

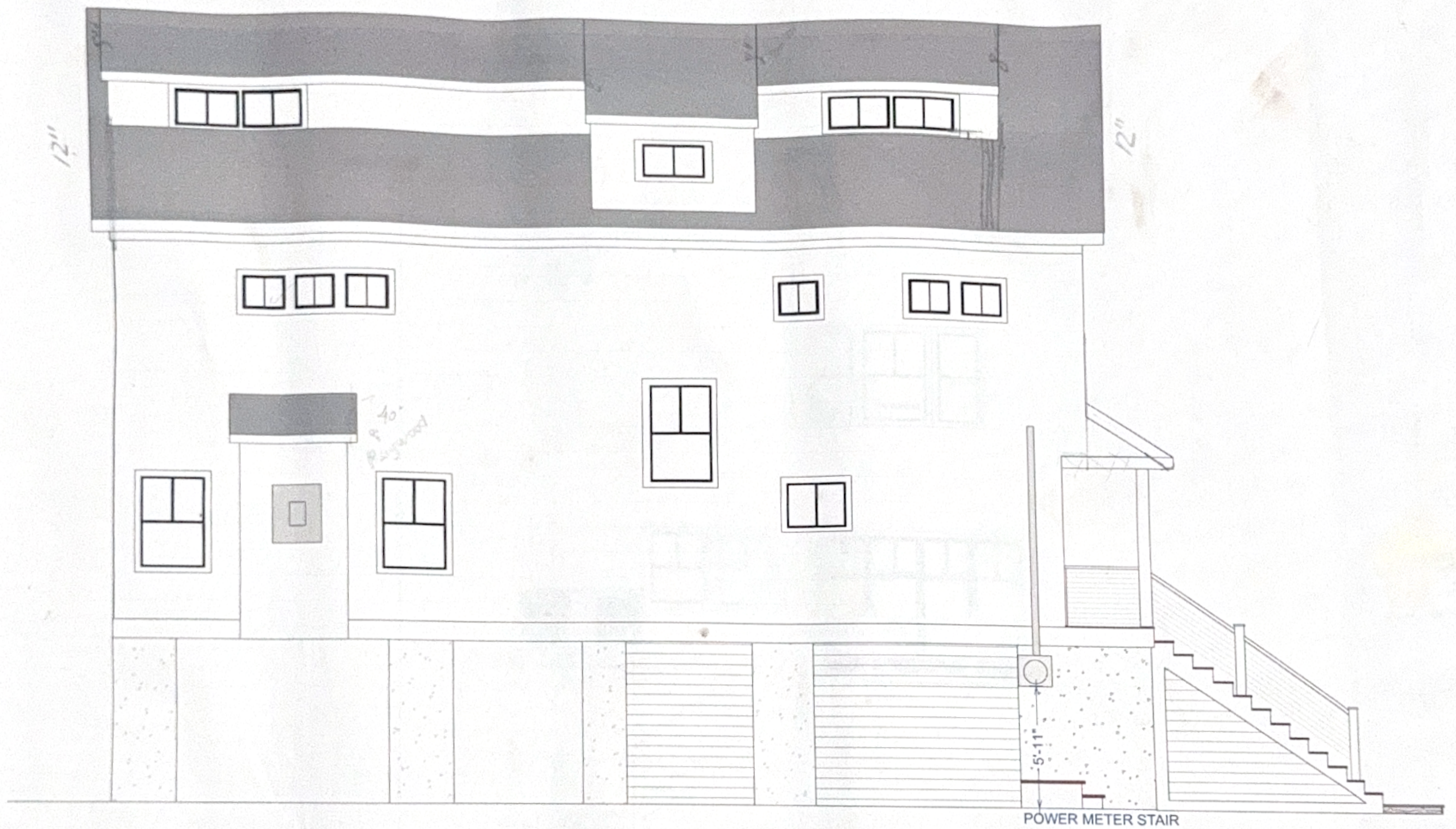
1st Floor

492 ROWLAND - PROPOSED FRONT / EAST ELEVATION



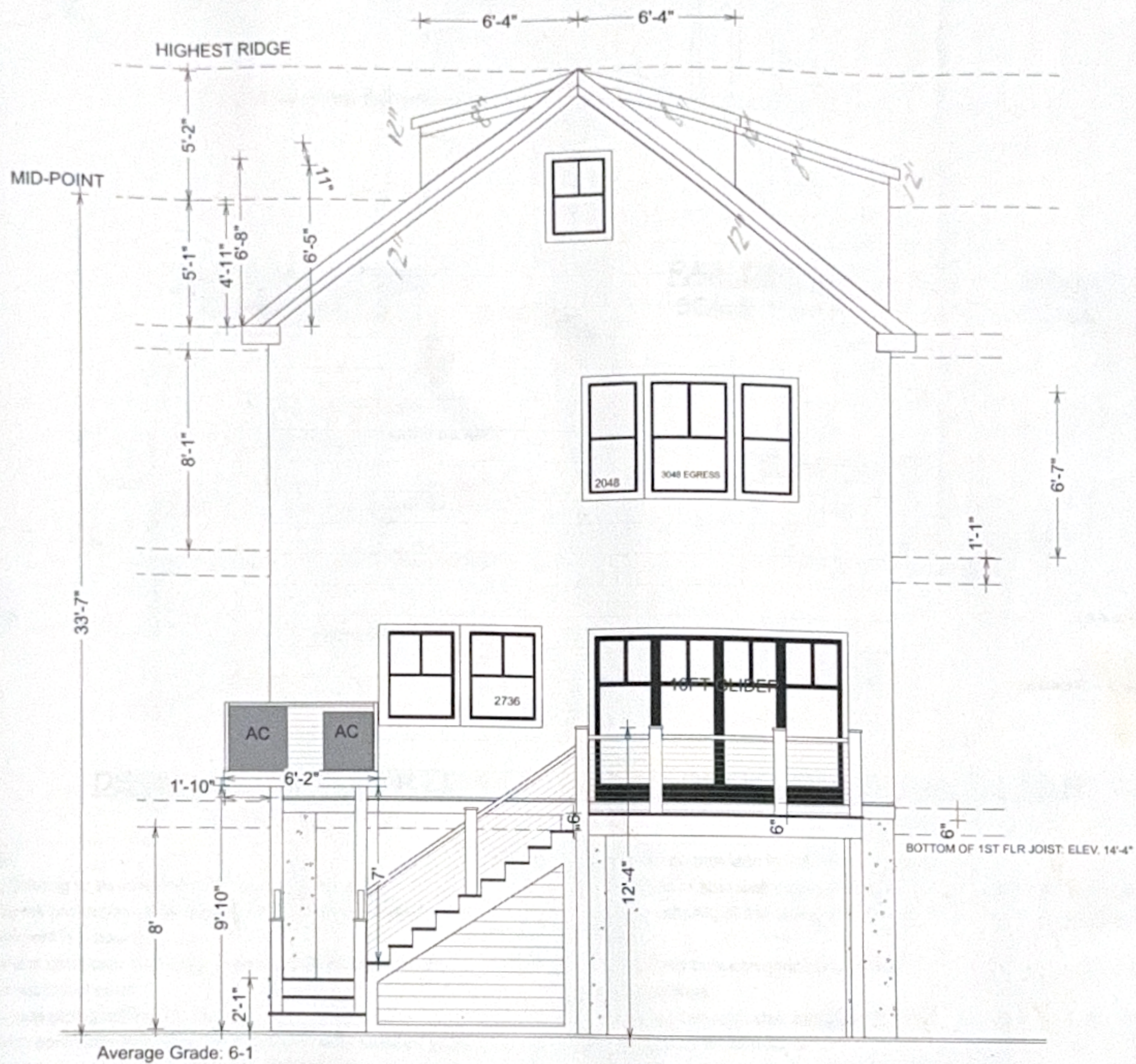
LEFT/RIGHT/NORTH ELEVATION

492 ROWLAND - PROPOSED NORTH ELEVATION



LEFT/SOUTH ELEVATION

492 ROWLAND - PROPOSED SOUTH ELEVATION



REAR ELEVATION

492 ROWLAND - PROPOSED REAR ELEVATION

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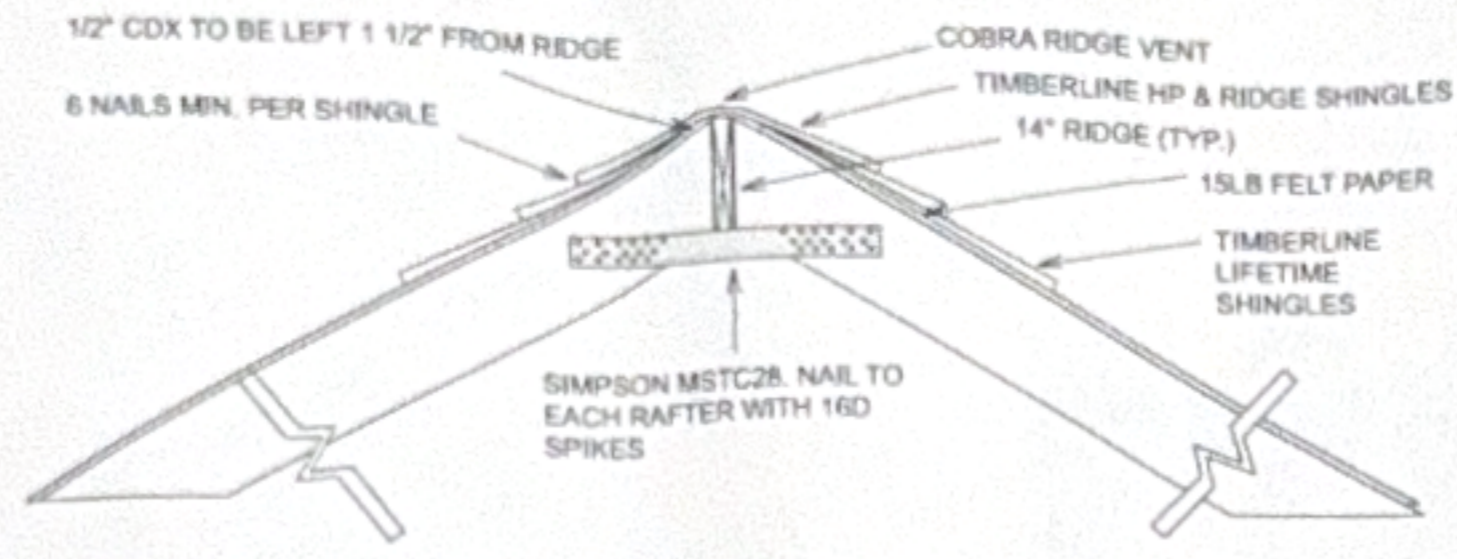
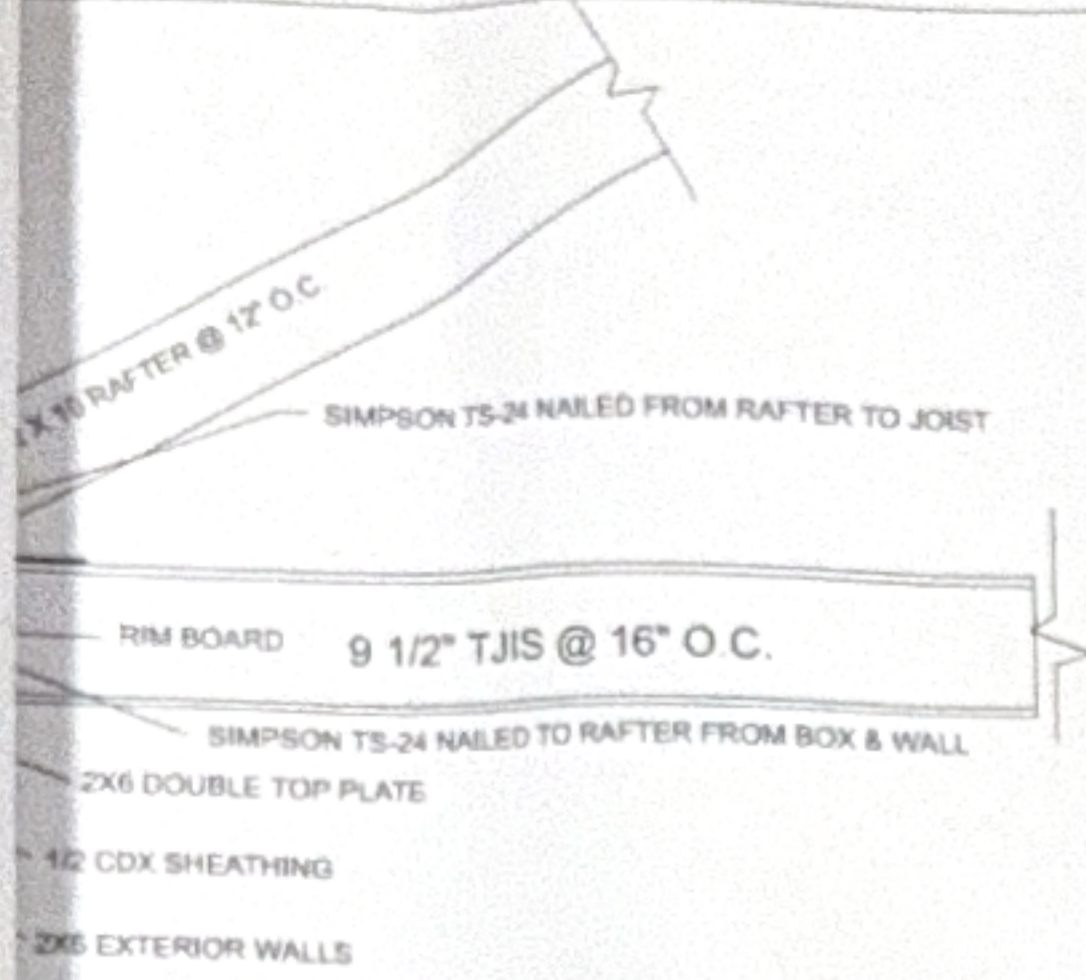
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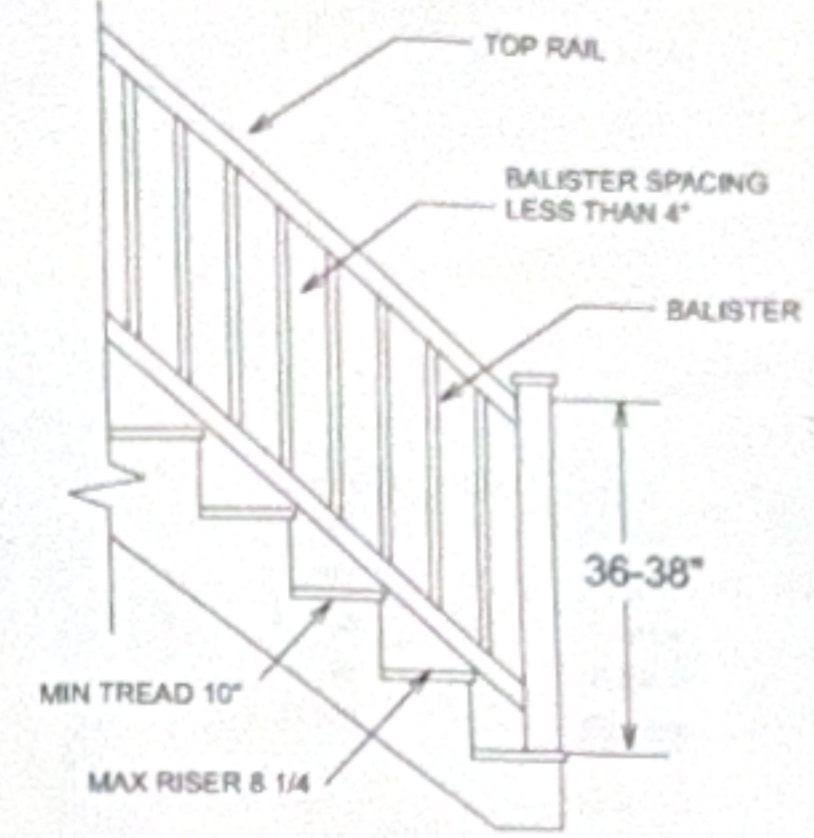
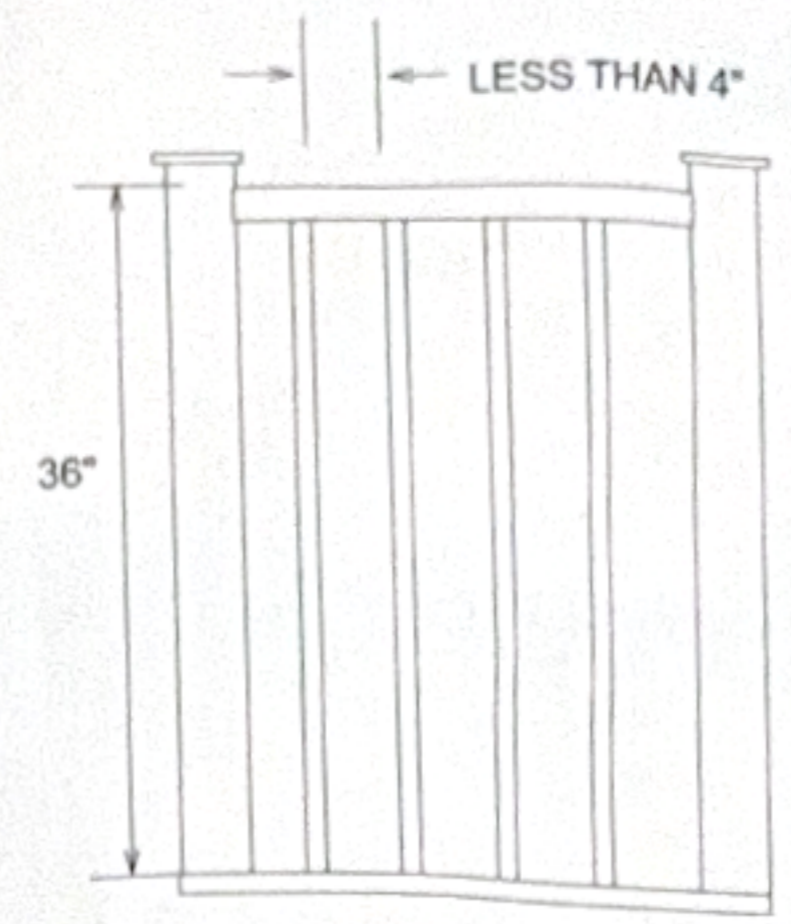
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Roof shingles in the 100 mile wind speez

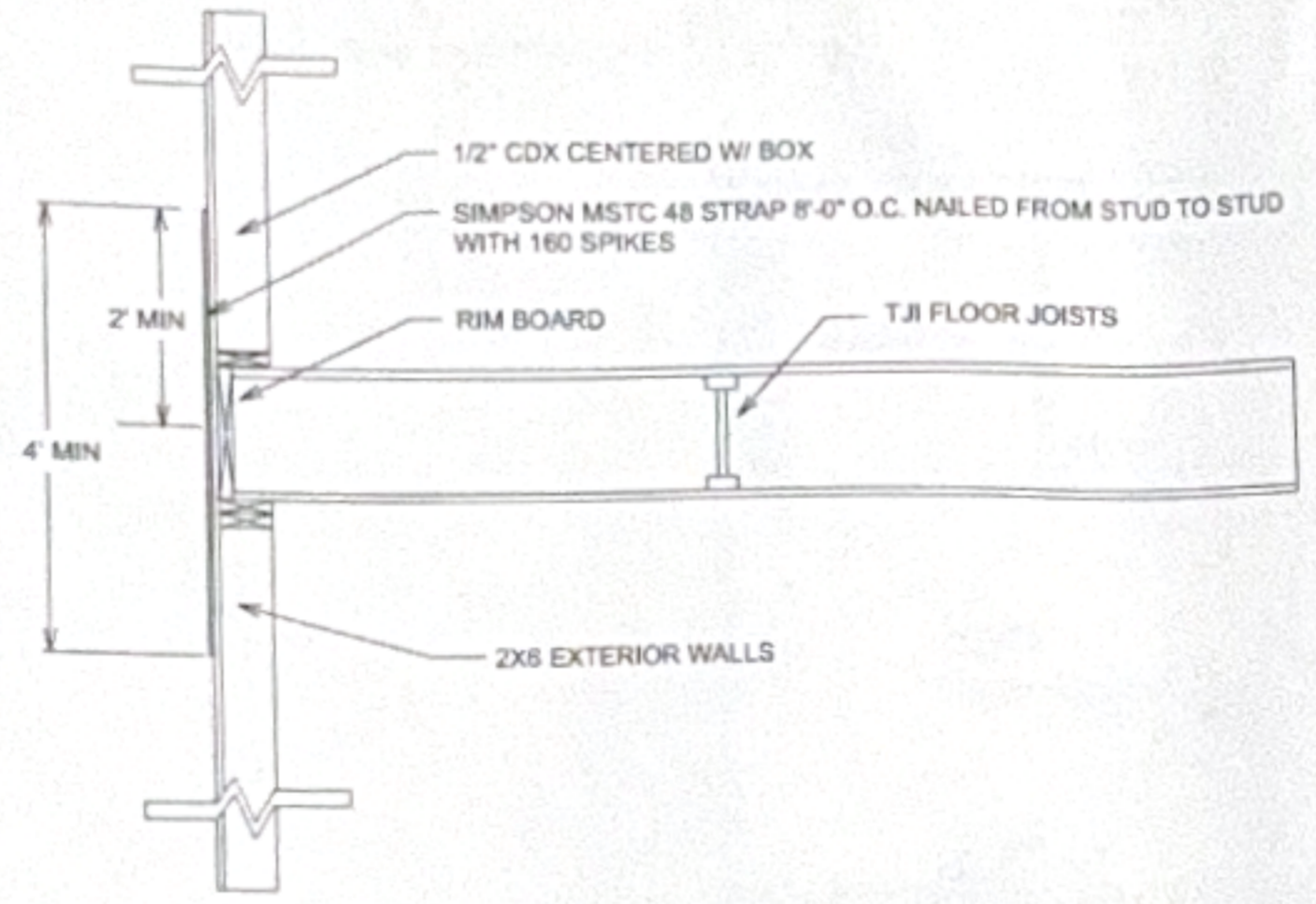
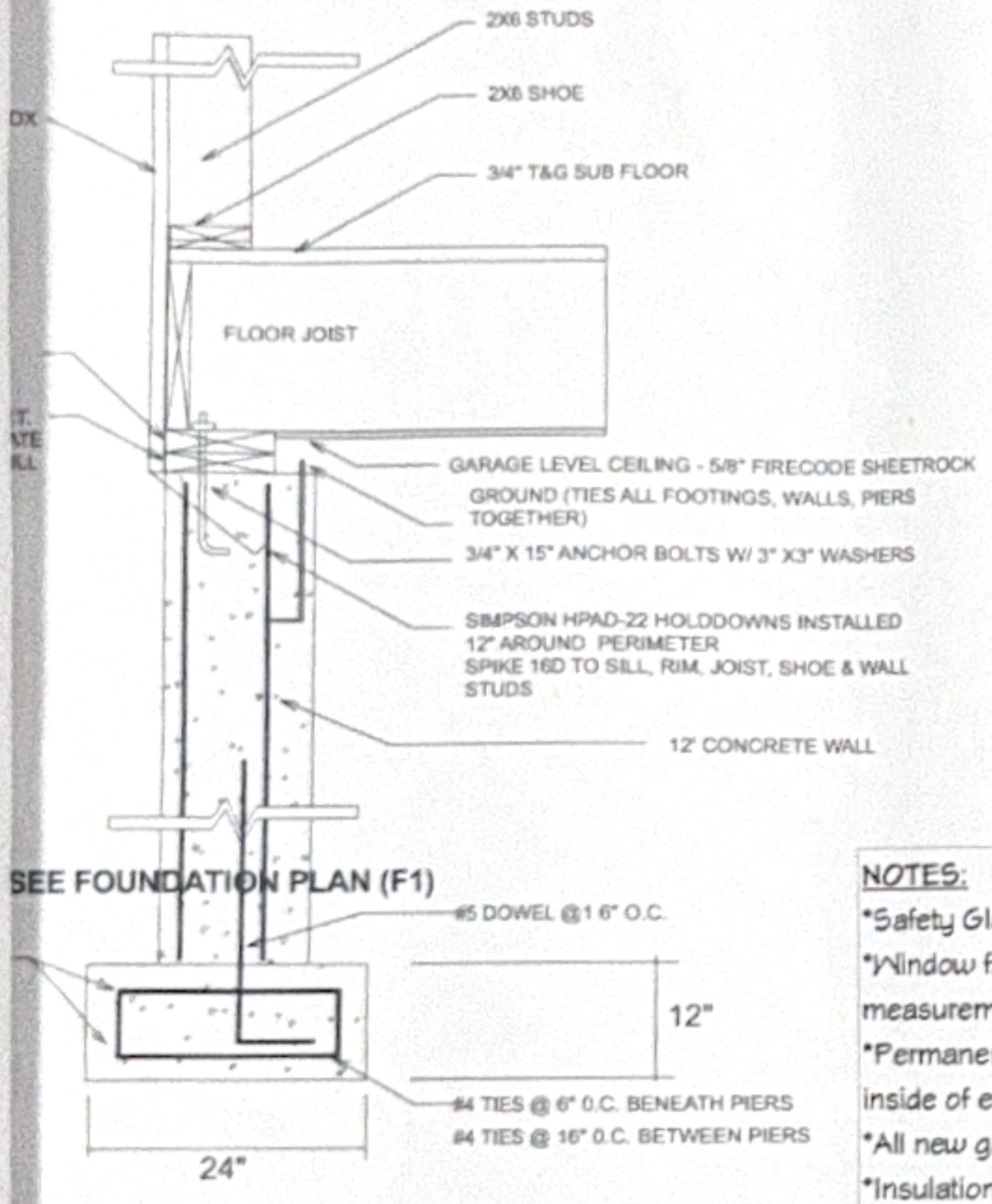


DETAIL AT EACH RAFTER END
SCALE: 1/2" = 1'0"

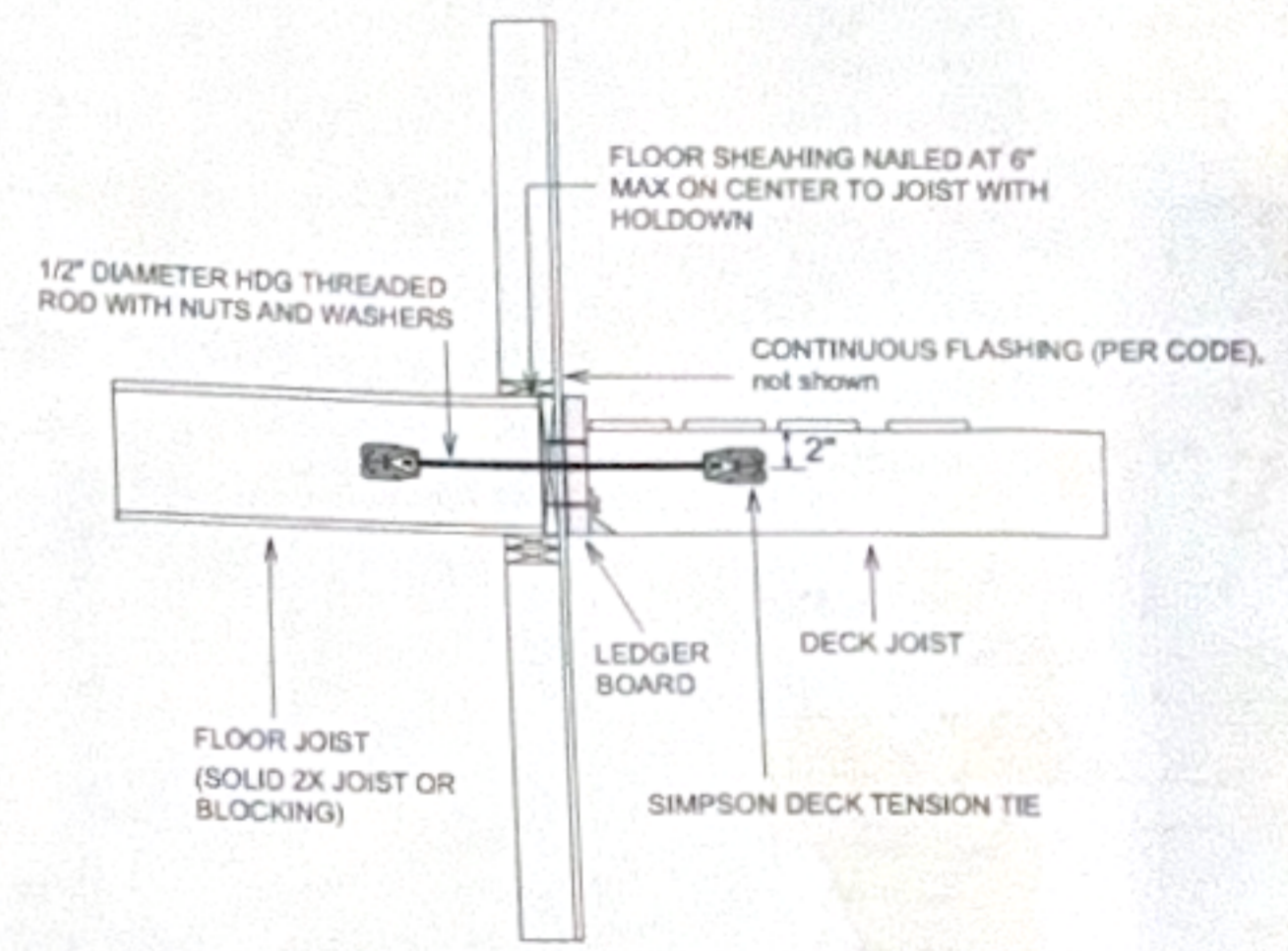
DETAIL AT RIDGE
SCALE: 1/2" = 1'0"

RAIL DETAIL
SCALE: 1" = 1'0"

STAIR DETAIL
SCALE: 1/2" = 1'0"



DETAIL AT 2ND FLOOR LEVEL
SCALE: 1/2" = 1'0"



DECK LATERAL LOAD CONNECTION DETAIL
SCALE: 1/2" = 1'0"

DETAIL AT FOUNDATION LEVEL (TYP.)
SCALE: 1" = 1'0"

NOTES:
 *Safety Glazing to be installed in all hazardous locations
 *Window fall protection to be provided where floor to window measurement is below 24"
 *Permanent certificate of energy efficiency to be installed on the inside of electrical panel
 *All new gas piping will be bonded
 *Insulation contractor to provide identification marks required by IRC
 *Combustible insulation clearance from all light fixtures must be a minimum of 3"

FIREBLOCKING shall be provided in the following locations:
 1. In concealed spaces of stud walls and partitions, including furred spaces and parallel rows of studs or staggered studs, vertically at the ceiling and floor levels and horizontally at intervals not exceeding 10 feet (3048 mm).
 2. At all interconnections between concealed vertical and horizontal spaces such as occur at soffits, drop ceilings and cove ceilings.
 3. In concealed spaces between stair stringers at the top and bottom of the run. Enclosed spaces under stairs shall comply with Section R302.7.
 4. At openings around vents, pipes, ducts, cables and wires at ceiling and floor level, with an approved material to resist the free passage of flame and products of combustion. The material filling this annular space shall not be required to meet the ASTM E 136 requirements.

492 ROWLAND - DETAILS

