CHAMBERED SEPTIC SYSTEM
PPBPS REPAIR OFFSITE
ON LOT 238A

LOT 237

LOT 244

LOT 243

LOT 239

826

824

820

816

818

47.48'

98.68'

S 50°54'16" W 240.98'

20' S.Y.

45.55'

44.22'

50' S.Y.

NO CLEAR AREA

15' SSLE AND EASEMENT INGRESS/EGRESS

59' INGRESS/EGRESS, LANDSCAPE & UTILITY EASEMENT

4' CONC. WALK

PORCH

TERRACE

PROPOSED RESIDENCE

MOTORCOURT

30.00'

28.00'

CONCRETE DRIVEWAY

N 49°17'51" E 240.00'

66.50'

30.00'

RECOMMENDED DRIVEWAY ACCESS

PRIVATE COMMON DRIVE

S 40°42'09" E 154.84'

N 40°42'09" W 85.04'

N 39°35'35" W 62.76'
R 2245.00'

50' MBL

BRAWLEY SCHOOL ROAD
90' PUBLIC ROAD

AREA DEDICATED TO RIGHT OF WAY

Acknowledgement
Plans Submittal ONLY!
Date 3/1/05
Date 3/1/05

CAROLINA DESIGN GROUP
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10602 Bailey Road Suite A, Cornelius NC 28031
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Lot 238
The Point

A New Residence By
David Dibble
Custom Homes, Inc.

SEAL

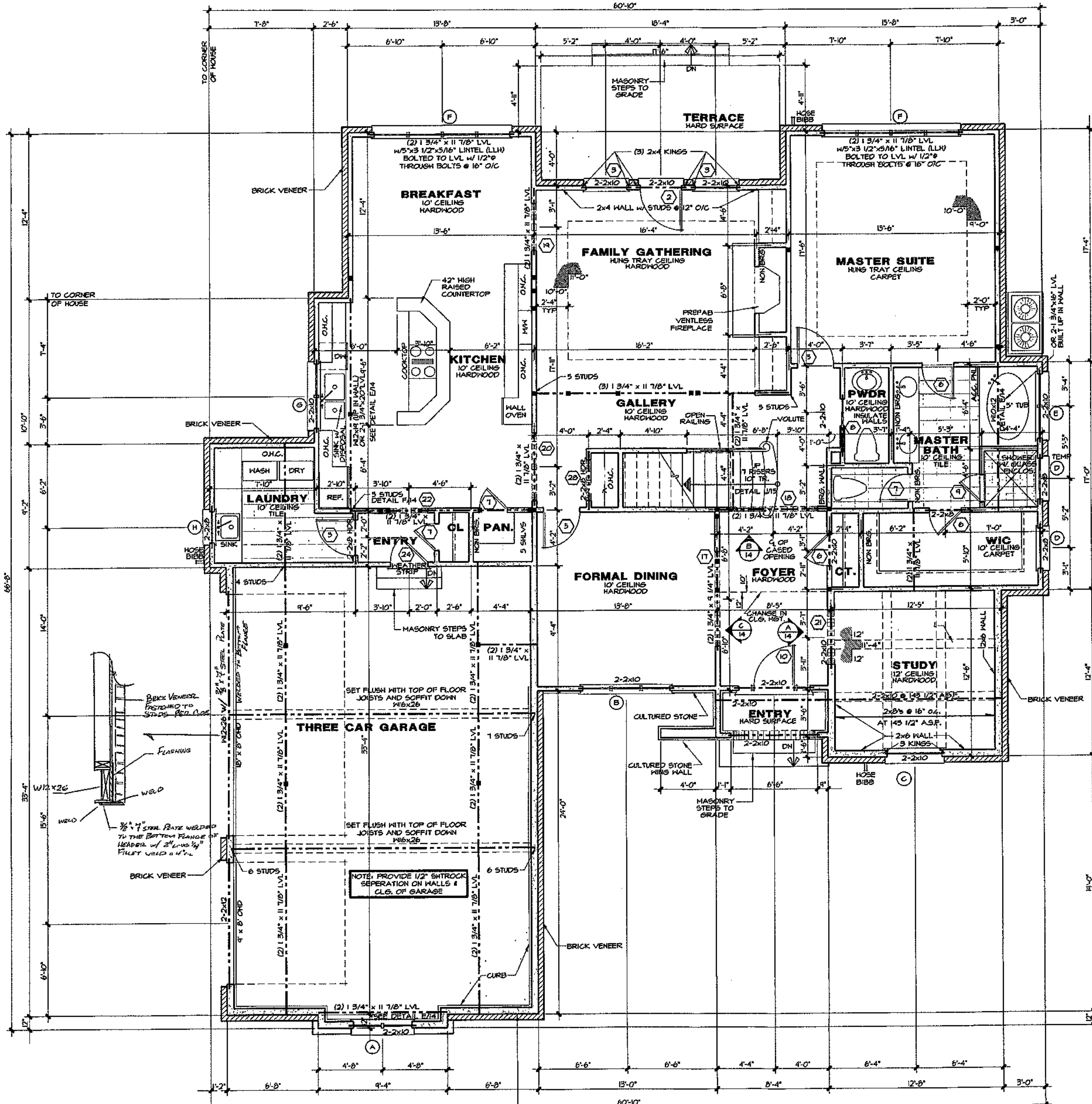
DRAWN BY	DATE
JFH/JR	Feb. 23, 2005

DRAWING TITLE:
SITE PLAN

SCALE : 1" = 10'

SHEET NO:
2
OF 17 SHEETS

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NOTE:
BUILDER MAY HAVE THE OPTION TO USE A 9" BRICK FOUNDATION @ GARAGE ONLY IF THERE ARE 2x4 STUDS ABOVE. IN THE CASE OF A 2x8 WALL ABOVE, BUILDER MUST USE FOUNDATION AS SHOWN

DOOR SCHEDULE

⬡	SIZE	DESCRIPTION
1	2-3⁰ x 8⁰	FRENCH
2	3⁰ x 8⁰	FRENCH
3	3⁰ x 8⁰	FRENCH FIXED
4	3⁰ x 8⁰	SCREEN
5	2⁸ x 8⁰	SOLID PANEL
6	2⁴ x 8⁰	SOLID PANEL
7	2⁰ x 8⁰	SOLID PANEL
8	2⁰ x 8⁰	POCKET
9	2⁰	TEMPERED GLASS
10	3⁰ x 6⁸	FRENCH w/12" SIDE LIGHTS EA. SIDE w/ 18" ARCHED TRANSOM ABOVE
11	2⁸ x 6⁸	SOLID PANEL
12	2-2⁶ x 6⁸	FRENCH
13	2⁴ x 6⁸	SOLID PANEL
14	2⁰ x 6⁸	SOLID PANEL
15	1⁶ x 6⁸	SOLID PANEL
16	2-2⁰ x 6⁸	SOLID PANEL
17	7⁰ x 9⁰	ARCHED OPENING
18	6⁸ x 9⁰	ARCHED OPENING
19	3⁶ x 8⁰	CASED OPENING
20	5⁰ x 8⁰	CASED OPENING
21	4⁰ x 9⁰	ARCHED OPENING
22	2⁸ x 8⁰	CASED OPENING
23	16⁰ x 8⁰	CASED OPENING
24	2⁸ x 8⁰	SOLID PANEL (ONE HOUR RATED)
25	3⁰ x 6⁸	CASED OPENING
26	2⁶ x 6⁸	CASED OPENING
27	2-2⁶ x 6⁸	SOLID PANEL
28	3⁰ x 8⁰	CASED OPENING

WINDOW SCHEDULE

○	SIZE	DESCRIPTION
A	2-2⁰ x 5⁰	CASEMENT
B	3-2⁰ x 5⁰	CASEMENT w/16" TRANSOM ABOVE
C	4⁰ x 8⁰	FIXED ARCH TOP (TEMPERED)
D	3⁰ x 1⁰	TRANSOM
E	2-2⁴ x 4⁶	DOUBLE HUNG (TEMPERED)
F	4-2⁴ x 6²	DOUBLE HUNG
G	2-2⁴ x 4⁶	DOUBLE HUNG
H	2⁴ x 4⁶	DOUBLE HUNG
J	2⁰ x 5⁰	ARCH TOP CASEMENT
K	2-2⁰ x 5⁶	ARCH TOP CASEMENT w/ EGRESS HDWR.
L	2⁰ x 3²	DOUBLE HUNG
M	2-2⁴ x 5²	DOUBLE HUNG
N	3⁰ x 5²	DOUBLE HUNG
O	3-2⁴ x 4⁶	CASEMENT
P	3-2⁴ x 5²	DOUBLE HUNG

Square Footage

02/22/05 JFH/JR

Main Level Heated	2,089	Sq.Ft.
Upper Level Heated	1,608	Sq.Ft.
Total Heated	3,697	Sq.Ft.
Three Car Garage	796	Sq.Ft.
Opt. Bonus Room	607	Sq.Ft.
Front Covered Porch	34	Sq.Ft.
Total Under Roof	5,134	Sq.Ft.

■ INDICATES BLOCKING FOR ABOVE CONCENTRATED LOADS AND ROOF BRACING POINT LOADS U.N.O.

NON. BRG. - NON BEARING WALL

CONTINUOUSLY SHEATH EXTERIOR WALL FRAMING w/ 15/32" PLYWOOD OR 7/16" O.S.B. BLOCK ALL EDGES AND NAIL w/ 6d NAILS @ 6" O/C @ PANEL EDGES AND 12" O/C IN FIELD.

EXTERIOR WALL HEIGHT (h)	STUD SIZE/ SPACING
h < 10'	2x4 @ 16" oc
10' < h < 11'	2x4 @ 12" oc
11' < h < 18'	2x6 @ 16" oc
h > 18'	CONSULT ENG.
GARAGE WALL TO BE 2x6 @ 16" O.C. IF EXCEEDING 10' IN HEIGHT	

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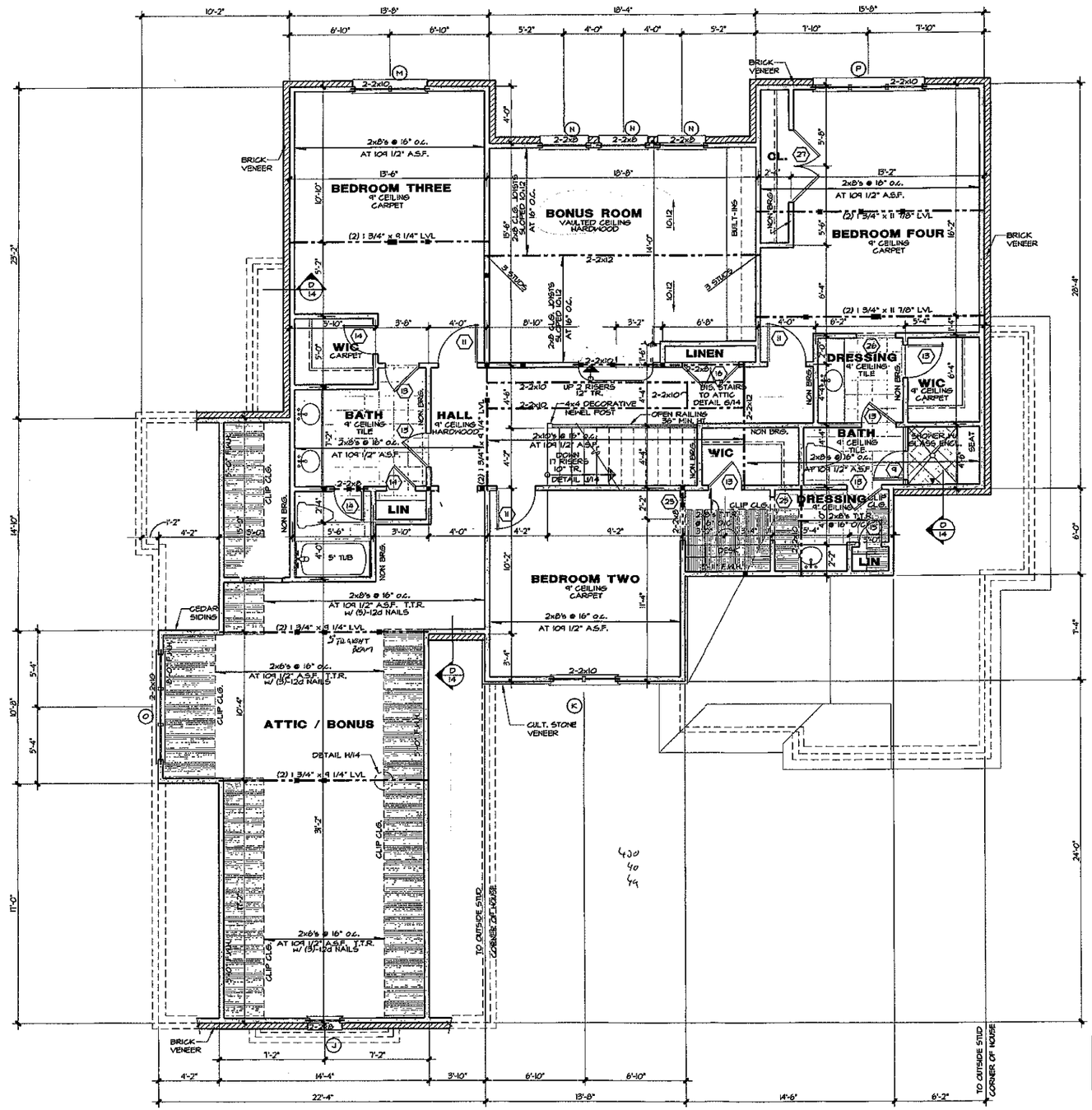
SEAL
NORTH CAROLINA PROFESSIONAL ENGINEER SEAL 27399 2/21/5 MICHAEL P. GERVAIS

Verna Engineering, P.C.
428 E. 4th St. Suite 300
Charlotte, NC 28202

DRAWN BY	DATE
JFH/JR	Feb. 23, 2005

DRAWING TITLE:
MAIN LEVEL PLAN
SCALE: 1/4" = 1'-0"

SHEET NO:
5
OF 17 SHEETS



DOOR SCHEDULE

	SIZE	DESCRIPTION
1	2-3⁰ x 8⁰	FRENCH
2	3⁰ x 8⁰	FRENCH
3	3⁰ x 8⁰	FRENCH FIXED
4	3⁰ x 8⁰	SCREEN
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L	2⁰ x 5²	DOUBLE HUNG
M	2-2⁴ x 5²	DOUBLE HUNG
N	3⁰ x 5²	DOUBLE HUNG
O	8-2⁴ x 4⁸	CASEMENT
P	8-2⁴ x 5²	DOUBLE HUNG

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02/22/05 JFH/JR

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DRAWN BY	DATE
JFH/JR	Feb. 23, 2005

DRAWING TITLE:
UPPER LEVEL PLAN

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

SHEET NO: 7 OF 17 SHEETS