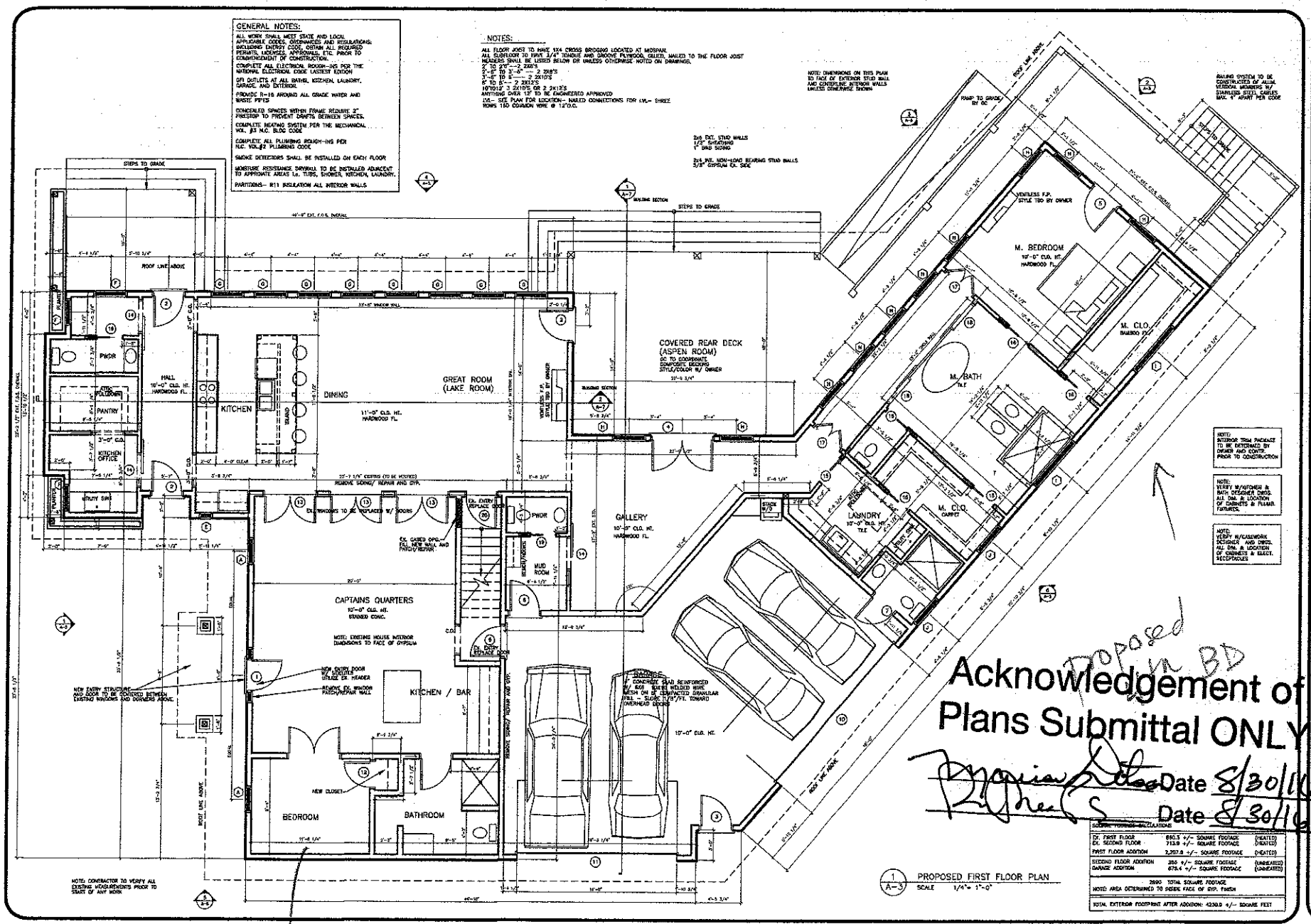
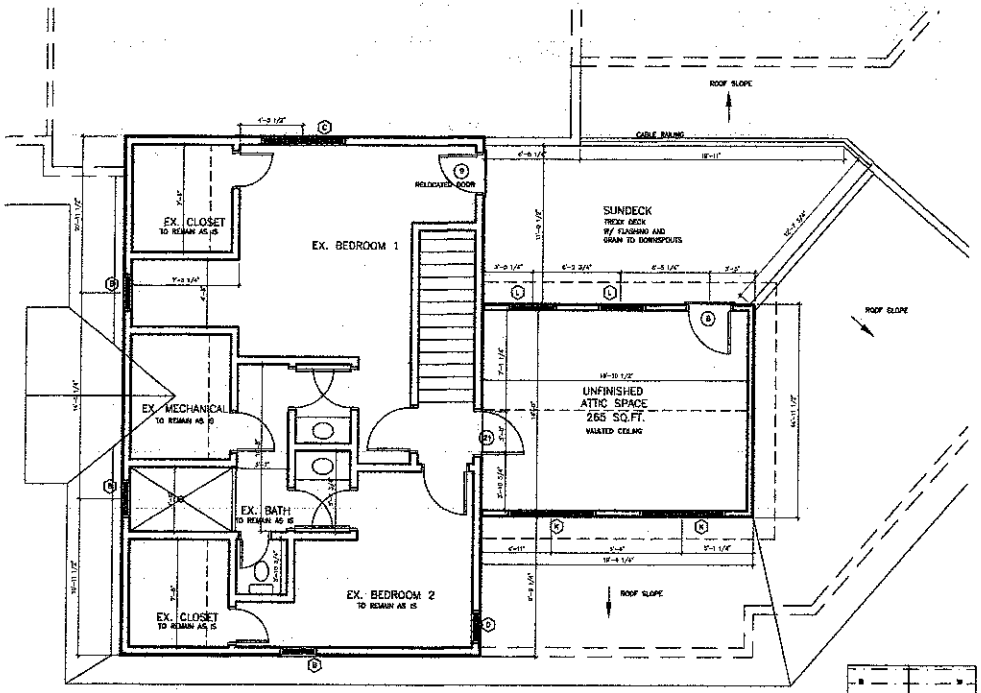

GENERAL NOTES:
ALL WORK SHALL MEET STATE AND LOCAL APPLICABLE CODES, ORDINANCES AND REGULATIONS INCLUDING ENERGY CODE. OBTAIN ALL REQUIRED PERMITS, LICENSES, APPROVALS, ETC. PRIOR TO COMMENCEMENT OF CONSTRUCTION.
COMPLETE ALL ELECTRICAL ROUGH-INS PER THE NATIONAL ELECTRICAL CODE LASTEST EDITION
GFI OUTLETS AT ALL BATHS, KITCHEN, LAUNDRY, GARAGE, AND EXTERIOR.
PROVIDE R-19 AROUND ALL GRADE WATER AND WASTE PIPES
CONCEALED SPACES WITHIN FRAME REQUIRE 2" FIRESTOP TO PREVENT DRAFTS BETWEEN SPACES.
COMPLETE HEATING SYSTEM PER THE MECHANICAL
COMPLETE ALL PLUMBING ROUGH-INS PER
SMOKE DETECTORS SHALL BE INSTALLED ON EACH FLOOR
MOISTURE RESISTANCE DRYWALL TO BE INSTALLED ADJACENT TO APPROVATE AREAS i.e. TUBS, SHOWER, KITCHEN, LAUNDRY.
PARTITIONS- R11 INSULATION ALL INTERIOR WALLS
NOTES:
ALL FLOOR JOIST TO HAVE 1X4 CROSS BRIDGING LOCATED AT MIDSPAN
ALL SUBFLOOR TO HAVE 3/4" TONGUE AND GROOVE PLYWOOD, GLUED, NAILED TO THE FLOOR JOIST
HEADERS SHALL BE LISTED BELOW OR UNLESS OTHERWISE NOTED ON DRAWINGS.
2" TO 3'6"— 2 2X8'S
3'-6" TO 5'-6" — 2 2X10'S
5' TO 8'— 2 2X12'S
10"TO12" 3 2X10'S OR 2 2X13'S
ANYTHING OVER 12' TO BE ENGINEERED APPROVED
LVL- SEE PLAN FOR LOCATION- NAILED CONNECTIONS FOR LVL- THREE ROWS 16D COMMON WIRE @ 12"O.C.
NOTE: DIMENSIONS ON THIS PLAN TO FACE OF EXTERIOR STUD WALL AND CENTERLINE INTERIOR WALLS UNLESS OTHERWISE SHOWN
2x6 EXT. STUD WALLS
1/2" SHEATHING
1" BAD SIDING
2x4 INT. NON-LOAD BEARING STUD WALLS
5/8" GYPSUM EA. SIDE
STEPS TO GRADE
ROOF LINE ABOVE
PWDR
HALL
10'-0" CLG. HT.
HARDWOOD FL.
PANTRY
KITCHEN
ISLAND
DINING
11'-0" CLG. HT.
HARDWOOD FL.
GREAT ROOM
(LAKE ROOM)
COVERED REAR DECK
(ASPEN ROOM)
DC TO COORDINATE
COMPOSITE DECKING
STYLE/COLOR W/ OWNER
KITCHEN
OFFICE
UTILITY SINK
GALLERY
10'-0" CLG. HT.
HARDWOOD FL.
MUD
ROOM
CAPTAINS QUARTERS
10'-0" CLG. HT.
STAINED CONC.
KITCHEN / BAR
BEDROOM
BATHROOM
LAUNDRY
10'-0" CLG. HT.
TILE
M. BEDROOM
10'-0" CLG. HT.
HARDWOOD FL.
M. CLO.
M. BATH
TILE
M. CLO.
CARPET
VENTLESS F.P.
STYLE TBD BY OWNER
RAILING SYSTEM TO BE CONSTRUCTED OF ALUM. VERTICAL MEMBERS W/ STAINLESS STEEL CABLES MAX. 4" APART PER CODE
NOTE: INTERIOR TRIM PACKAGE TO BE DETERMINED BY OWNER AND CONTR. PRIOR TO CONSTRUCTION
NOTE: VERIFY W/KITCHEN & BATH DESIGNER DRGS. ALL DIM. & LOCATION OF CABINETS & PLUMB. FIXTURES.
NOTE: VERIFY W/CASEWORK DESIGNER AND DRGS. ALL DIM. & LOCATION OF CABINETS & ELECT. RECEPTACLES
NOTE: CONTRACTOR TO VERIFY ALL EXISTING MEASUREMENTS PRIOR TO START OF ANY WORK
Proposed
Acknowledgement of
Plans Submittal ONLY!
Date 8/30/16
Date 8/30/16
SQUARE FOOTAGE CALCULATIONS
EX. FIRST FLOOR 860.3 +/- SQUARE FOOTAGE (HEATED)
EX. SECOND FLOOR 713.9 +/- SQUARE FOOTAGE (HEATED)
FIRST FLOOR ADDITION 2,257.8 +/- SQUARE FOOTAGE (HEATED)
SECOND FLOOR ADDITION 255 +/- SQUARE FOOTAGE (UNHEATED)
GARAGE ADDITION 673.4 +/- SQUARE FOOTAGE (UNHEATED)
3990 TOTAL SQUARE FOOTAGE
NOTE: AREA DETERMINED TO INSIDE FACE OF EXP. Finish
TOTAL EXTERIOR FOOTPRINT AFTER ADDITION: 4230.0 +/- SQUARE FEET
1 A-3 PROPOSED FIRST FLOOR PLAN
SCALE 1/4"= 1'-0"
REVISIONS DATE
OWNER REV. 7/18/16
PREPARED BY:
JENNIFER CALDWELL ASSOC. AIA
10694 SAPPHIRE TRAIL
DAVIDSON, NC 28036
PHONE 704-200-0568
RESIDENCE FOR:
DAVID & RUTHEA PAGE LAKE HOUSE
636 MCKENZIE ROAD
MOORESVILLE, NC 28117
PHONE 704-660-1614
PROPOSED FIRST FLOOR PLAN
PAGE LAKE HOUSE ADDITION
MOORESVILLE, NORTH CAROLINA
Date: SEPTEMBER 27, 2016
FOR CONSTRUCTION
Drawn: JC
Checked:
Job: C1622
Sheet
A-3
charging from office to bedroom

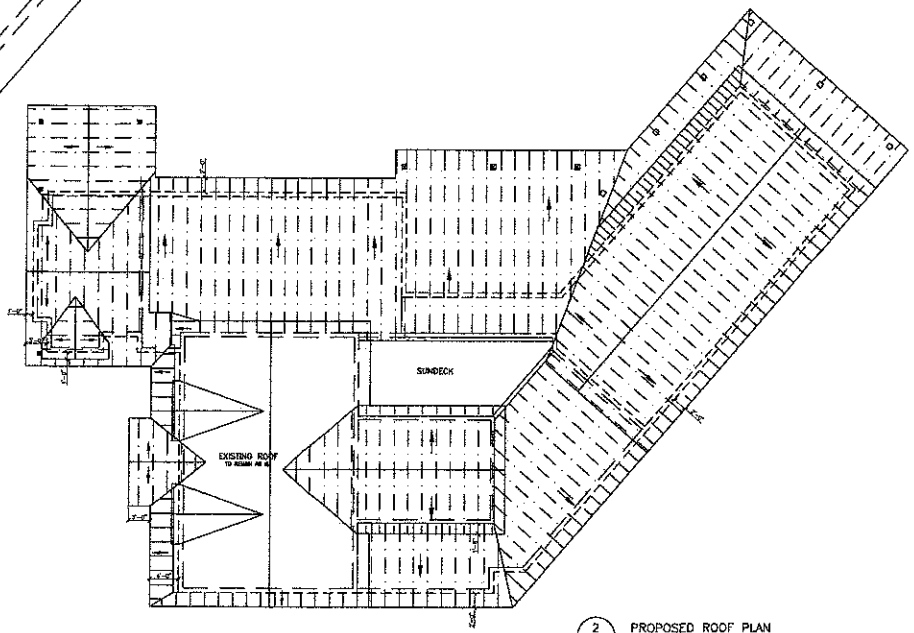


1 A-4 PROPOSED SECOND FLOOR PLAN
SCALE 1/4"= 1'-0"

Acknowledgement of Plans Submittal ONLY!

Date 8/30/16

Date 8/30/16



2 A-4 PROPOSED ROOF PLAN
SCALE 1/8"= 1'-0"

REVISIONS	DATE
CHANGES REV.	2/18/16

PREPARED BY:
JENNIFER CALDWELL, ASSOC. AIA
10694 SAPPHIRE TRAIL
DAVIDSON, NC 28036
PHONE - 704-200-0668

PREPARED FOR:
DAVID & RUTHEA PAGE LAKE HOUSE
686 MCCRIMMEE ROAD
MOORESVILLE, NC 28117
PHONE 704-660-1614

PROPOSED SECOND FLOOR PLAN

PAGE LAKE HOUSE ADDITION
MOORESVILLE, NORTH CAROLINA

Date: AUGUST 12, 2016
FOR CONSTRUCTION
Drawn:
Checked: JLC
Job: 0822
Sheet
A-4