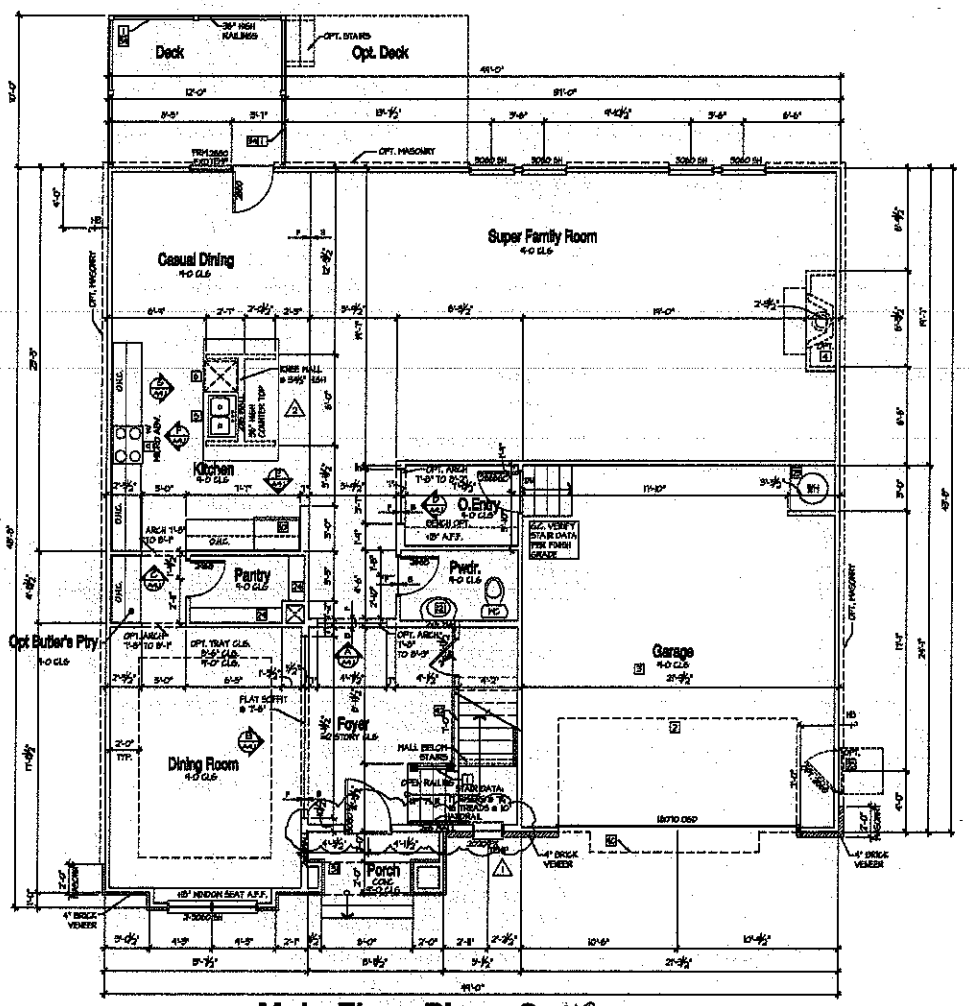
Acknowledgement of Plans Submittal ONLY!

Date 5-9-16

Date 5/19/16

10

49



TYPICAL CONSTRUCTION ASSEMBLIES:

A. TYPICAL ROOF CONSTRUCTION: ASPHALT ROOF SHINGLES

B. TYPICAL FRAME FLOOR CONSTRUCTION: FINISH FLOORING ON 3/4" T&G U.N.O. SHEATHING ON FLOOR TRUSSES OR FLOOR JOISTS AS NOTED ON STRUCTURAL DRAWINGS.

C. SLAB ON GRADE FLOOR CONSTRUCTION: 4" CONCRETE SLAB, EXCEPT AS SPECIFIED BY SOIL REPORT, AND STRUCTURAL ENGINEER. INCLUDE VAPOR BARRIER PER SECTION IV, C, 5, a.

D. WINDOWS:
- A. ALL WINDOWS SHALL COMPLY WITH MINIMUM STANDARDS OUTLINED IN APPLICABLE RES. CHECKS.
- B. WINDOW SUPPLIER TO VERIFY AT LEAST ONE WINDOW IN ALL BEDROOMS TO HAVE A CLEAR EGRESS OPENING OF 5.7 SQ. FT. WITH MIN. DIMENSION OF 24" IN HEIGHT AND 20" IN WIDTH. SILL HEIGHT NOT GREATER THAN 44" ABOVE FLOOR.
- C. TYPICAL WINDOW HEAD HEIGHT: 7'-0" A.F.F. @ 8'-1 1/8" PLATE HEIGHT (U.N.O.) 8'-0" A.F.F. @ 9'-1 1/8" PLATE HEIGHT (U.N.O.)

E. ELECTRICAL: ALL ELECTRICAL AND MECHANICAL EQUIPMENT & METERS ARE SUBJECT TO RELOCATION DUE TO FIELD CONDITIONS, CONTRACTOR TO VERIFY.

F. HVAC: PROVIDE RACE DRAFT DAMPERS @ DRYER VENT, HOOD VENT, & EXHAUST FANS.

G. STONE SILLS: INSTALL PER LOCAL CODE.

H. DIMENSIONS ARE TO THE FACE OF STUD, U.N.O.

I. ALL EXTERIOR DIMENSIONS ARE TO FACE OF STUDS UNLESS OTHERWISE NOTED.

M. ALL ANGLED PARTITIONS ARE 45 DEGREES UNLESS OTHERWISE NOTED

N. BRICK SILLS: INSTALL PER LOCAL CODE.

FLOOR PLAN NOTES:

(REFLECTED)

1. THE FOLLOWING KEYNOTES REFERENCE THE SYMBOLS AS SHOWN ON PLANS.
1. 9' RAILING / GUARDRAIL IS PROVIDED. ALL RAILING / GUARDRAIL BALUSTERS TO BE SPACED SUCH THAT A 4" SPHERE CANNOT PASS BETWEEN BALUSTERS. RAILING/HANDRAILS ARE TO BE AT A 34" MINIMUM TO 38" MAXIMUM HEIGHT A.F.F. FOR STAIRS AND 36" MINIMUM ON HORIZONTAL SURFACE GUARDS.
2. LINE OF OVERHEAD GARAGE DOOR IN OPEN POSITION.
3. SLOPE GARAGE FLOOR 1/8" PER FOOT TOWARD OVERHEAD GARAGE DOOR OPENING.
4. FIREPLACE, AS SPECIFIED BY BUILDER.
5. INSTALL PER MANUFACTURERS SPECIFICATIONS. ALL FACTORY BUILT FIREPLACES SHALL COMPLY WITH LOCAL CODES.
5. SINK W/ GARBAGE DISPOSAL
6. DISHWASHER
7. RANGE
8. COOK TOP
9. OVEN
10. REFRIGERATOR SPACE.
11. PANTRY
12. PEDESTAL SINK
13. SHOWER (SIZE AS NOTED)
14. W/A
15. 42" X 60" TUB
16. 60" X 60" CORNER TUB
17. N/A
18. 30" X 60" TUB/SHOWER
19. LINEN SHELVING PER BUILDER SPECS.)
20. MANGER SPACE
21. DRYER, VENT
22. OPTIONAL LAUNDRY SINK.
23. PROVIDE NON-COMBUSTIBLE PLATFORM ELEVATED 8" ABOVE GARAGE FLOOR FOR WATER HEATER.
24. 9 SHELVES
25. ROD AND SHELF PER BUILDER SPECS.
26. ATTIC ACCESS (22"x30" U.N.O.)
27. ATTIC ACCESS W/ STAIRS (25 1/2"x54 1/2").
28. SYTROM BOARD OPTIONS @ 8'-0" AT MAIN FLOOR & 7'-0" AT UPPER FLOOR U.N.O.
29. SYTROM BOARD ARCH @ 7'-1/2" TO 8'-0".
30. SYTROM BOARD LOW WALL, 36" A.F.F. (U.N.O.) W/ NOF CAP.
31. SOFFIT, REFER TO EXTERIOR ELEVATIONS FOR HEIGHTS & ARCHITECTURAL DETAILS FOR FINISH.
32. PLANT SHELF, SEE EXTERIOR ELEVATIONS.
33. HALF WALL W/ WOOD CAP OR OPTIONAL LOW WALL WITH RAILING ABOVE.
34. PORCH RAIL, SEE ELEVATION.
35. 36"x36" CONCRETE STOOP.
36. 8x8 BEAM.
37. OPTIONAL UPPER CABINETS.
38. OPTIONAL CABINETS.
39. OPTIONAL COFFERED CEILING @ 8'-6" PER BUILDER SPEC.
40. LINE OF FRAMING ABOVE.
41. LINE OF FRAMING WALL BELOW.
42. 2X4 LOW WALL 42" A.F.F.
43. 2X6 LOW WALL 42" A.F.F.
44. ART NICHE
45. HORIZONTAL LAUNDRY CHUTE
46. LOW WALL 34" A.F.F.
47. SYTROM BOARD ARCH @ 8'-0" TO 8'-8"
48. LOW WALL 30 1/2" A.F.P.

SQUARE FOOTAGES

D

MAIN FLOOR	1664
UPPER FLOOR	2001
SUBTOTAL	3,710
GARAGE	515
PORCH	81
DECK	155
TOTAL	4,460
OPT 3-CAR GARAGE	1,029
OPT EXTENDED DECK	120
OPT SUNROOM/PORCH	120

ISSUE DATE: 01/17/2014

REVISIONS

5400 Trinity Road
Suite 107
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North Carolina 27607
919-322-2285 Phone

Meritage Homes

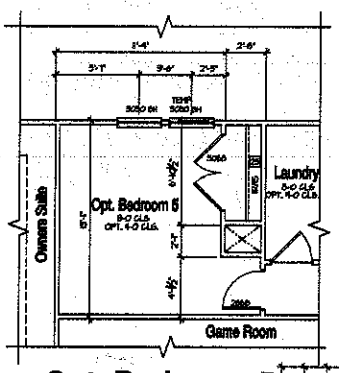
Meritage Homes

BSB DESIGN
www.bsbdesign.com
4521 Wadsworth Parkway, Suite 228
West Des Moines, Iowa 50266
515.279.2323

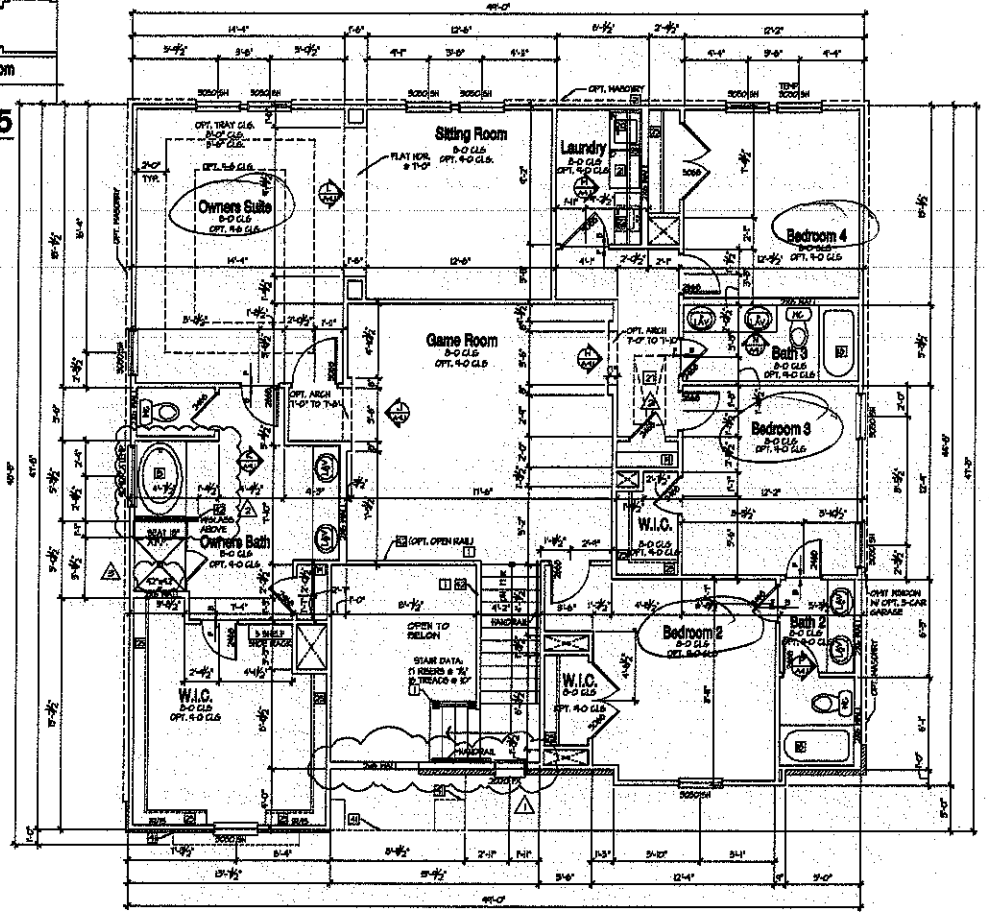
MAIN FLOOR PLAN - C

PLAN 249 - 3711

A2.1C



Opt. Bedroom 5



Upper Floor Plan - C

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Date 5-9-16

Date 5/19/16

TYPICAL CONSTRUCTION ASSEMBLIES:

A. TYPICAL ROOF CONSTRUCTION: ARMAFLY ROOF SHINGLES

B. TYPICAL FRAME FLOOR CONSTRUCTION: FINISH FLOORING ON 3/4" TONGUE & GROOVE FLOOR SHEATHING ON FLOOR TRUSSES OR FLOOR JOISTS AS NOTED ON STRUCTURAL DRAWINGS.

C. SLAB-ON-GRADE FLOOR CONSTRUCTION: 4" CONCRETE SLAB, EXCEPT AS SPECIFIED BY SOIL REPORT, AND STRUCTURAL DRAWINGS. 6MLLITE VAPOR BARRIER PER SECTION N.C. 5.5.5

D. WINDOWS:
- A. ALL WINDOWS SHALL COMPLY WITH MINIMUM STANDARDS OUTLINED IN APPLICABLE REG. CHECKS.
- B. WINDOW SUPPLIER TO VERIFY AT LEAST ONE WINDOW IN ALL BEDROOMS TO HAVE A CLEAR EGRESS OPENING OF 5.7 SQ. FT. WITH MIN. DIMENSION OF 24" IN HEIGHT AND 20" IN WIDTH, SILL HEIGHT NOT GREATER THAN 44" ABOVE FLOOR.
- C. TYPICAL WINDOW HEAD HEIGHTS: 7'-0" A.F.F. @ 8'-1 1/8" PLATE HEIGHT (UNO.) 8'-0" A.F.F. @ 9'-1 1/8" PLATE HEIGHT (UNO.)

E. ELECTRICAL: ALL ELECTRICAL AND MECHANICAL EQUIPMENT & METERS ARE SUBJECT TO RELOCATION DUE TO FIELD CONDITIONS, CONTRACTOR TO VERIFY.

F. VENTS: PROVIDE BACK DRAFT DAMPERS @ DRYER VENT, HOOD VENT, & EXHAUST FANS.

G. STORE SIGNS: INSTALL PER LOCAL CODE.

H. DIMENSIONS ARE TO THE FACE OF STUD, U.N.O.

I. ALL EXTERIOR DIMENSIONS ARE TO FACE OF STUDS UNLESS OTHERWISE NOTED.

M. ALL ANGLED PARTITIONS ARE 45 DEGREES UNLESS OTHERWISE NOTED.

N. SMOKE SIGNS: INSTALL PER LOCAL CODE.

FLOOR PLAN NOTES:

1 THE FOLLOWING KEYNOTES REFERENCE THE SYMBOLS AS SHOWN ON PLANS.

1. IF RAILING / GUARDRAIL IS PROVIDED, ALL RAILING / GUARDRAIL BALUSTERS TO BE SPACED SUCH THAT A 4" SPHERE CANNOT PASS BETWEEN BALUSTERS. RAILING/HANDRAILS ARE TO BE AT A 34" MINIMUM TO 38" MAXIMUM HEIGHT A.F.F. FOR STAIRS AND 36" MINIMUM ON HORIZONTAL SURFACE GUARDS.
2. LINE OF OVERHEAD GARAGE DOOR IN OPEN POSITION.
3. SLOPE GARAGE FLOOR 1/8" PER FOOT TOWARD OVERHEAD GARAGE DOOR OPENING.
4. FIREPLACE, AS SPECIFIED BY BUILDER. INSTALL PER MANUFACTURERS SPECIFICATIONS. ALL FACTORY BUILT FIREPLACES SHALL COMPLY WITH LOCAL CODES.
5. SINK W/ GARBAGE DISPOSAL
6. DISHWASHER
7. RANGE
8. COOK TOP
9. OVEN
10. REFRIGERATOR SPACE.
11. PANTRY
12. PEDESTAL SINK
13. W/DRYER (SIZE AS NOTED)
14. N/A
15. 42" X 60" TUB
16. 60" X 60" CORNER TUB
17. N/A
18. 30" X 60" TUB/SHOWER
19. LINEN SHELVING PER BUILDER SPECS.)
20. WASHER SPACE
21. DRYER, VENT
22. OPTIONAL LAUNDRY SINK
23. PROVIDE NON-COMBUSTIBLE FLATFORM ELEVATED 6" ABOVE GARAGE FLOOR FOR WATER HEATER.
24. 9" SHELVES
25. ROD AND SHELF PER BUILDER SPECS.
26. ATTIC ACCESS (22"x30" U.N.O.)
27. ATTIC ACCESS W/ STAIRS (25 1/2"x54 1/2").
28. GYPSUM BOARD OPENING @ 8'-0" AT MAIN FLOOR & 7'-0" AT UPPER FLOOR (UNO.
29. GYPSUM BOARD ARCH @ 7'-0" TO 8'-0".
30. GYPSUM BOARD LOW WALL, 36" A.F.F. (U.N.O.) W/ MDF CAP.
31. SOFFIT, REFER TO EXTERIOR ELEVATIONS FOR HEIGHTS & ARCHITECTURAL DETAILS FOR FINISH.
32. PLANT SHELF, SEE EXTERIOR ELEVATIONS.
33. HALF WALL W/ WOOD CAP OR OPTIONAL LOW WALL WITH RAILING ABOVE.
34. WORSH RAIL, SEE ELEVATION.
35. 36"x36" CONCRETE STOOP.
36. 6x8 BEAM.
37. OPTIONAL UPPER CABINETS.
38. OPTIONAL CABINETS.
39. OPTIONAL COFFERED CEILING @ 8'-0" PER BUILDER SPEC.
40. LINE OF FRAMING ABOVE.
41. LINE OF FRAMING WALL BELOW.
42. 2X4 LOW WALL 42" A.F.F.
43. 2X6 LOW WALL 42" A.F.F.
44. ART NICHE
45. HORIZONTAL LAUNDRY CHUTE
46. LOW WALL 42" A.F.F.
47. GYPSUM BOARD ARCH @ 8'-0" TO 8'-6"
48. LOW WALL 32½" A.F.F.

SQUARE FOOTAGES

MAIN FLOOR	1041
UPPER FLOOR	2031
HEATED SF	3072
GARAGE	525
PORCH	81
DECK	110
TOTAL	3360
OPT 3-CAR GARAGE	1229
OPT COVERED DECK	120
OPT SCREENED PORCH	180

ISSUE DATE: 01/17/2014
REVISIONS

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Meritage Homes

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515.223.2323

UPPER FLOOR PLAN - C

PLAN 249 - 3711

A2.2C