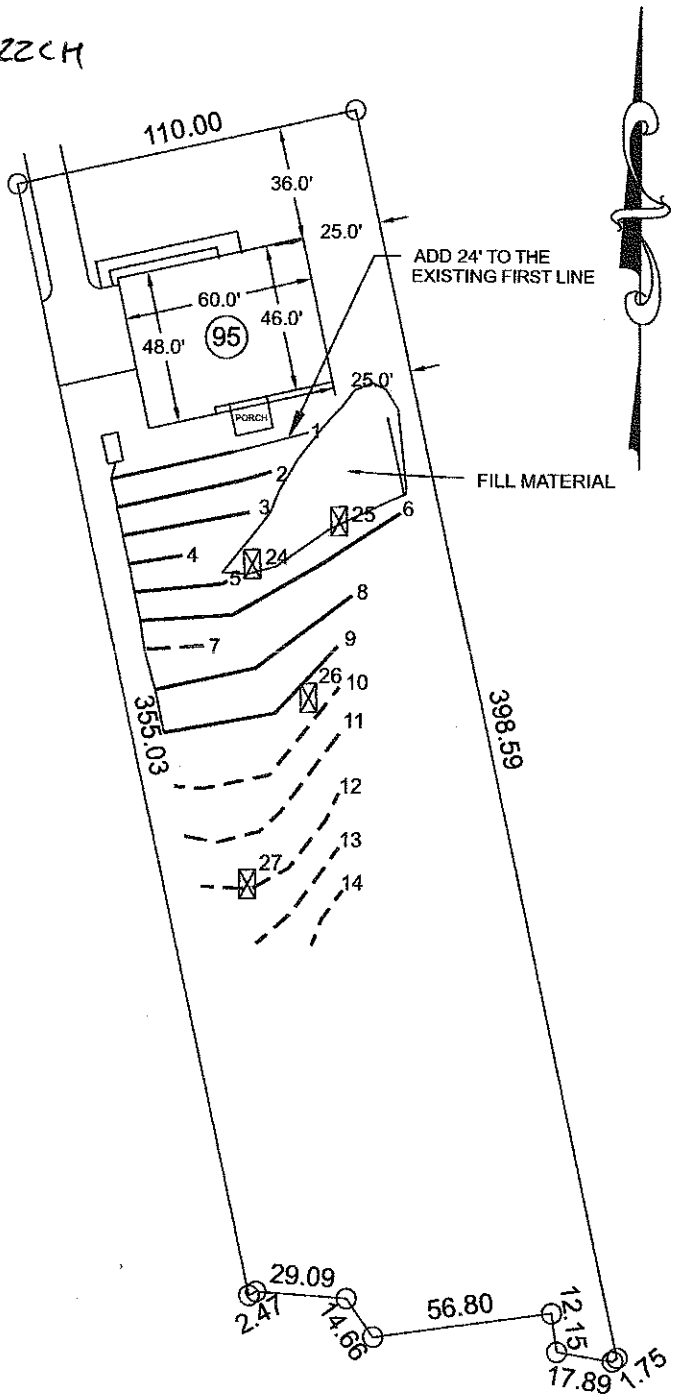
LINE SCHEDULE

LINE NUMBER	COLOR	FIELD ELEVATION	LENGTH (FT)
1	EXISTING	3.3	64
2	EXISTING	3.7	50
3	PINK	4.9	40
4	BLUE	5.5	17
5	ORANGE	6.7	29
6	WHITE	7.8	90, 22CH
7	ORANGE	8.7	18
8	BLUE	9.4	70
9	PINK	12.1	64
10	RED	14.3	66
11	ORANGE	16.5	62
12	BLUE	18.9	70
13	PINK	21.3	40
14	YELLOW	23.1	20



LOT 95 BELLS CROSSING

4-BEDROOM INNOVATIVE GRAVITY SYSTEM
WITH DROP BOXES 425' OF LINE
LINES 1-6 8-9
EZFLOW OR CHAMBER 25% REDUCTION
LTAR 0.3

4-BEDROOM LPP FED PANEL BLOCK REPAIR
LINES 7, 10-14 276' OF LINE
LTAR 0.3

FOR GENERAL USE NOT A SURVEY
PRELIMINARY NOT FOR CONSTRUCTION

NOTE:
SOIL EVALUATIONS WERE CONDUCTED BY JASON HALL
WITH CENTRAL CAROLINA SOIL CONSULTING PLLC

329 S. WHITE STREET
WAKE FOREST, NC 27588

0 30 60

SCALE:
1" = 60 f t.

Bateman Civil Survey Company
Engineers • Surveyors • Planners
200 N. Main Street, Holly Springs, NC 27540 Ph: 919.577.1080 Fax: 919.577.1081
www.batemancivilsurvey.com info@batemancivilsurvey.com
NCBELS Firm No. C-2378

Meritage Homes

LOT 95
BELLS CROSSING SUBDIVISION
MOORESVILLE, NC
IREDELL COUNTY

DATE: 08/8/14 DRAWN BY: TMB CHECKED BY: TMB

Paid $255.00 9-3-14

Paid $195.00 7-14-14 #152563

IREDELL COUNTY HEALTH DEPARTMENT

ENVIRONMENTAL HEALTH DIVISION

PAGE 1: *APPLICATION FORM*

Application For:

( ) Septic Improvement Permit ( ) New Well Permit (✓) Authorization to Construct ( ) Well Repair Permit ( ) Existing System Inspection ( ) Well Abandonment ( ) Septic System Repair

THE ABOVE PERMIT DOCUMENTS WILL BECOME INVALID IF INFORMATION PROVIDED ON THIS APPLICATION IS FALSIFIED OR CHANGED, OR IF THE SITE IS ALTERED. THE IMPROVEMENT PERMIT IS VALID FOR EITHER 60 MONTHS OR WITHOUT EXPIRATION DEPENDING UPON DOCUMENTATION SUBMITTED APPLICATION WITH SITE PLAN 60 MONTHS, APPLICATION WITH COMPLETE, SCALED PLAT WITHOUT EXPIRATION. SEE 15A NCAC 18A .1937(f) FOR DETAILS.

Page 2: *Site Plan Worksheet* form MUST accompany this application

The following optional attachments may also be submitted:

Place an (X) beside whichever is submitted if applicable

(✓) Survey Plat, scaled no more than 1 inch = 60 feet

(✓) Custom Site Plan, scaled no more than 1 inch = 60 feet

Applicant Information:

Applicant Name: Meritage Homes **Address:** 11605 N Community dr st 250 Charlotte NC 28217 **Phone:** 7043096577

Owner Name: " **Address:** " **Phone:**

Property Information:

Street Address: 129 Beltry Lp

Subdivision Name: Bells Crossing **Section/Phase:** 1 **Lot Number:** 95

Driving Directions:

Site Development Information: *(check or complete ALL that apply)*

(✓) New Single Family Residence
( ) New Multi-Family Residence
( ) Accessory Building
( ) Bedroom(s) Addition

Maximum Number of Bedrooms: 4
Maximum Number of Occupants: 8
( ) Swimming Pool
( ) Other Addition/Structure:

(✓) Crawl Space Foundation
( ) Concrete Slab Foundation
( ) Basement with Plumbing
( ) Basement without Plumbing

Non-Residential Site Development:

Type of Business:
Square Footage of Building:
Maximum Number of Employee:
Maximum Number of Seats/Beds/Other:

Water Supply:

( ) New Well ( ) Existing Well (✓) Community Well ( ) City Water ( ) Other Public Water

Desired Septic System Type: *(you may rank in order of preference)*

(✓) No Preference ( ) Alternative ( ) Conventional ( ) Innovative ( ) Modified Conventional ( ) Other:

Year existing system installed:

Please answer the following to the best of your ability:

( ) Yes (✓) No Does the site contain any jurisdictional wetlands?
( ) Yes (✓) No Is any non-domestic sewage (i.e. industrial) to be generated?
( ) Yes (✓) No Is the site subject to approval by any other public agency?

I have read this application and certify that the information provided herein is true, complete, and correct. Authorized county and state officials are granted right of entry to conduct necessary inspections to determine compliance with applicable laws and rules. I understand that I am solely responsible for the proper identification and labeling of all property lines and corners and making the site accessible so that a complete site evaluation can be performed.

Signature: [signature]
Property owner or owner's legal representative signature (SIGNATURE REQUIRED)

7-25-14
DATE

IREDELL COUNTY HEALTH DEPARTMENT

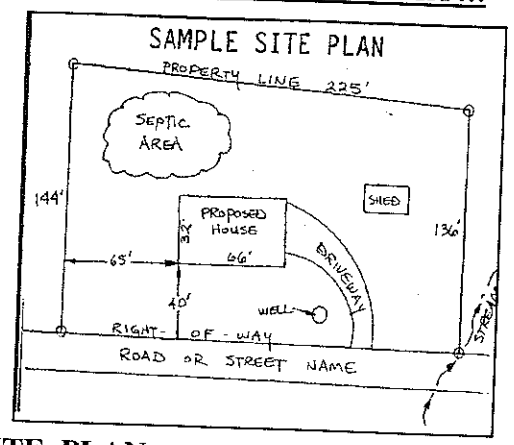
ENVIRONMENTAL HEALTH DIVISION

PAGE 2: *SITE PLAN WORKSHEET*

SEE THE "SAMPLE SITE PLAN" BELOW. *INCOMPLETE SITE PLANS WILL BE RETURNED TO YOU FOR COMPLETION AND MAY RESULT IN A DELAY IN THE ISSUANCE OF YOUR SEPTIC SYSTEM PERMIT!!!*

Place an (X) beside each item as you complete the site plan:

- (X) Property Line measurements are clearly identified
- (X) All proposed structures are indicated
- (X) Front and side setbacks from property line
- (X) Preferred driveway location and well location
- (X) Area you prefer your septic system to be placed
- (X) North arrow, or other sufficient indicator of direction



Circle N/A on the following if appropriate:

Location of septic systems and wells within 100' of your property N/A
Location of easements and rights of ways on your property N/A
Location of any designated wetlands on the property N/A

USE THIS SPACE TO DRAW YOUR SITE PLAN

Show: proposed house or business footprint, wells, water lines, patios, pools and decks, and any other item that will occupy space on the site

See Attached Revised Plan

Signature: _____

Property owner or owner's legal representative signature (SIGNATURE REQUIRED)

7-25-14

DATE

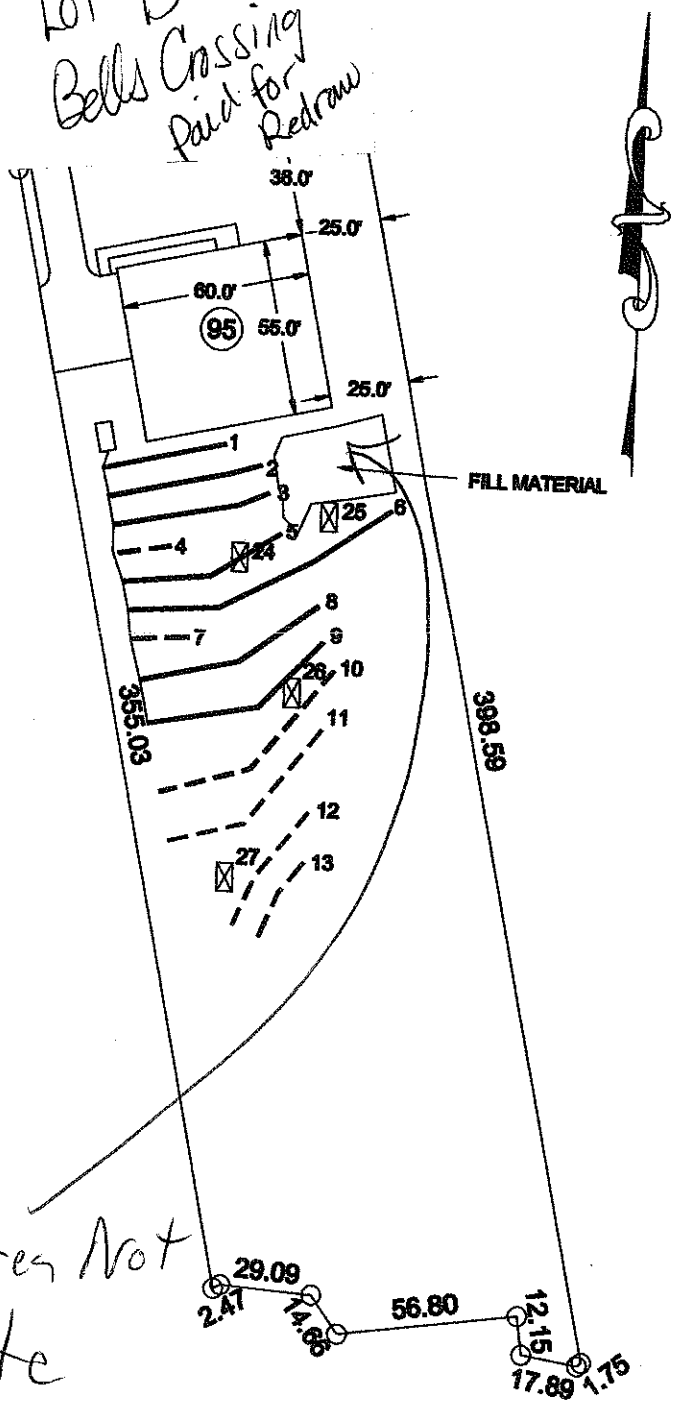
Paid $195.00 7-14-14

#152563

LINE SCHEDULE

LINE NUMBER	COLOR	FIELD ELEVATION	LENGTH (FT)
1	EXISTING	3.3	40
2	EXISTING	3.7	50
3	PINK	4.9	54
4	BLUE	5.5	17
5	ORANGE	6.7	54
6	WHITE	7.8	93
7	ORANGE	8.7	18
8	BLUE	9.4	63
9	PINK	12.1	60
10	RED	14.3	66
11	ORANGE	16.5	62
12	BLUE	18.9	70
13	PINK	21.3	40
14	YELLOW	23.1	20

Lot 95 (8-15-13)
Bells Crossing
Paid for Redraw



LOT 95 BELLS CROSSING

4-BEDROOM INNOVATIVE GRAVITY SYSTEM
WITH DROP BOXES 414' OF LINE
LINES 1-3 5-6 8-9
EZFLOW OR CHAMBER 25% REDUCTION
LTAR 0.3

4-BEDROOM LPP FED PANEL BLOCK REPAIR
LINES 4, 7, 10-13 293' OF LINE
LTAR 0.3

FOR GENERAL USE NOT A SURVEY
PRELIMINARY NOT FOR CONSTRUCTION

NOTE:
SOIL EVALUATIONS WERE CONDUCTED BY JASON HALL
WITH CENTRAL CAROLINA SOIL CONSULTING PLLC
329 S. WHITE STREET
WAKE FOREST, NC 27588

Fill Area Not Accurate

Charge Site Revisit Fee of $100 to go back to Site AZP

0 30 60
SCALE:
1" = 60 ft.

Bateman Civil Survey Company
Engineers • Surveyors • Planners
200 N. Main Street, Holly Springs, NC 27540 Ph: 919.577.1080 Fax: 919.577.1091
www.batemancivilsurvey.com info@batemancivilsurvey.com
NCBELS Firm No. C-2378

MeritageHomes

LOT 95
BELLS CROSSING SUBDIVISION
MOORESVILLE, NC
IREDELL COUNTY

DATE: 05/31/13 DRAWN BY: TMB CHECKED BY: TMB

Iredell County
Planning & Enforcement
349 N. Center St. PO Box 788
Statesville, NC 28687
704-878-3113

Zoning Permit

Permit Number: 152563ZO

Printed: 8/22/2013

Master #: 152563

Associated Permits:
152563ZO Zoning

Applicant

Name: Meritage Homes of North Carolina, Inc.
Address: 7761 Ballantyne Commons Pkwy ste 103
Charlotte, NC 28277
Phone:

Parcel

Parcel Number: 4639839966.000
Address: 129 BELFRY LOOP
MOORESVILLE, NC 28117
Subdivision: Bells Crossing
Zoning: RA
Township: 1700
Area: 0.95
Lot(s): 95
Directions to Parcel: PERTH RD, RT ON BELLS CROSSING, LFT ON BELFRY, LOT ON LFT

Owners

Name: Meritage Homes of NC, INC
Address: 7761 Ballantyne Commons Parkway Suite 1(
Charlotte, NC 28277
Phone: 704-944-8900
Fax: 704-944-8910

Contractors

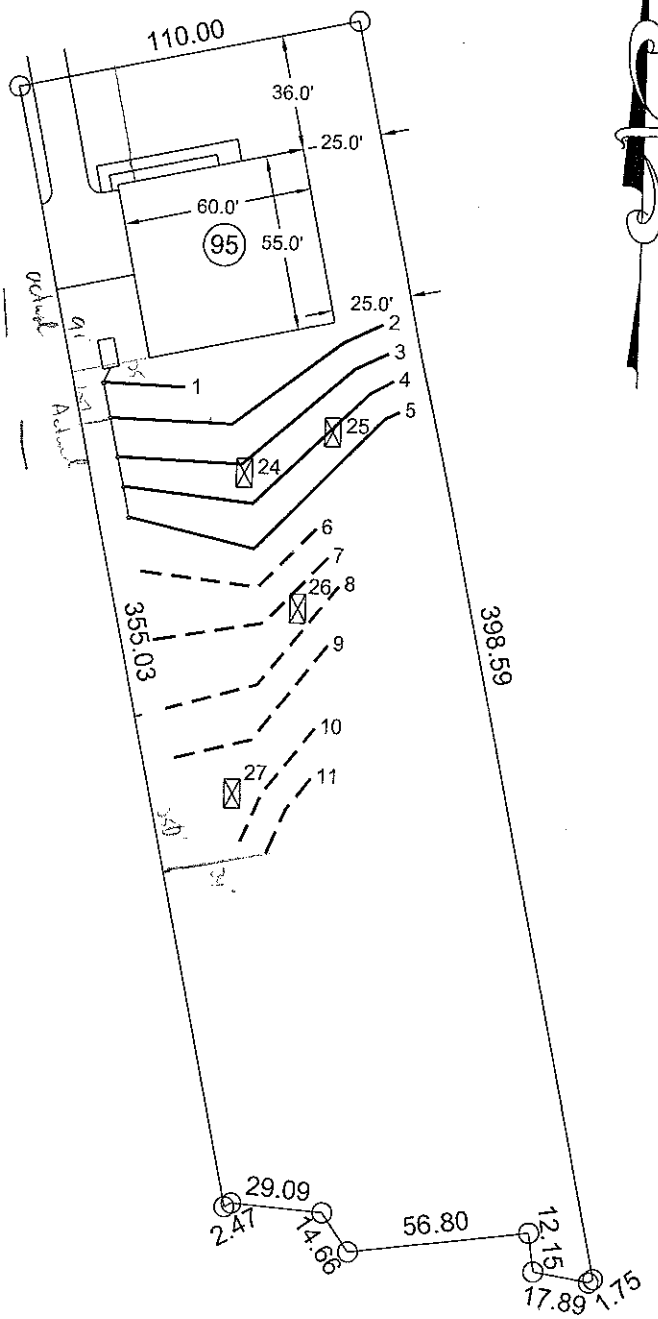
Contractor Type: Building
Name: Meritage Homes of North Carolina, Inc.
Address: 7761 Ballantyne Commons Pkwy ste 103
Charlotte, NC 28277

Fees and Receipts:

Number	Description	Amount
FEE-179296-07	Zoning - Permit / Inspection	~~$55.00~~
FEE-179297-07	Environmental Health - Type I or II Fast Track	~~$335.00~~
FEE-294600-07	Zoning - Permit Application	$75.00
FEE-294601-07	Technology Fee - Planning	$2.25

LINE SCHEDULE

LINE NUMBER	COLOR	FIELD ELEVATION	LENGTH (FT)
1	BLUE	3.3	20
2	PINK	3.7	95
3	RED	5.5	98
4	ORANGE	7.8	100
5	BLUE	9.4	100
6	PINK	12.1	60
7	RED	14.3	65
8	ORANGE	16.5	62
9	BLUE	18.9	70
10	PINK	21.3	40
11	YELLOW	23.1	20



LOT 95 BELLS CROSSING

4-BEDROOM INNOVATIVE GRAVITY SYSTEM
WITH DROP BOXES 413' OF LINE
LINES 1-5
EZFLOW OR CHAMBER 25% REDUCTION
LTAR 0.3

4-BEDROOM LPP FED PANEL BLOCK REPAIR
LINES 6-11 317' OF LINE
LTAR 0.3

FOR GENERAL USE NOT A SURVEY
PRELIMINARY NOT FOR CONSTRUCTION

NOTE:
SOIL EVALUATIONS WERE CONDUCTED BY JASON HALL
WITH CENTRAL CAROLINA SOIL CONSULTING PLLC
329 S. WHITE STREET
WAKE FOREST, NC 27588

0 30 60

SCALE:
1" = 60 ft.

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www.batemancivilsurvey.com info@batemancivilsurvey.com
NCBELS Firm No. C-2378

Meritage Homes

LOT 95
BELLS CROSSING SUBDIVISION
MOORESVILLE, NC
IREDELL COUNTY

DATE: 05/31/13 DRAWN BY: TMB CHECKED BY: TMB

Sheet:
Property ID:
Lot #:
File #:
AppID:

CCSC SOIL/SITE EVALUATION for ON-SITE WASTEWATER SYSTEM

Owner: Meritage Homes
Address:
Applicant:
Proposed Facility:
Date Evaluated:
Design Flow (.1949)
Location of Site: Bells Crossing Subdivision, Lot 95
Property Size:
Water Supply: [X] Public [ ] Individual [ ] Well [ ] Spring [ ] Other
Property Recorded:
Evaluation Method: [ ] Auger Boring [X] Pit [ ] Cut
Type of Wastewater: [X] Sewage [ ] Industrial Process [ ] Mixed

PROFILE #	.1940 Landscape Position/ Slope%	Horizon Depth (IN.)	SOIL MORPHOLOGY .1941 .1941 Structure/ Texture	.1941 Consistence Mineralogy	b PROFILE FACTORS .1942 Soil Wetness/ Color	.1943 Soil Depth (IN.)	.1956 Sapro Class	.1944 Restr Horiz	Profile Class & LTAR
Pit 24	R, 5%	Bt1, 0-29	SBK, Clay	FI, SS, SP	2.5 YR 4/8	PS			PS, 0.3
		Bt2, 29-57	SBK, Clay	FI, SS, SP	2.5 YR 4/8	S			S, 0.3
					7.5 YR 5/8, 10%				
Pit 25		Bt1, 0-43	SBK, Clay	FI, SS, SP	2.5 YR 4/8	PS			PS, 0.3
		Bt2, 43-51	SBK, Clay	FI, SS, SP	2.5 YR 4/8	S			S, 0.3
					7.5 YR 7/8, 15%				
Pit 26		Bt, 0-33	SBK, Clay	FI, SS, SP	2.5 YR 4/8	PS			PS. 0.3
		BC, 33-45	SBK, CL	FI, SS, SP	2.5 YR 5/8	PS			PS, 0.33
					7.5 YR 5/8, 15%				
Pit 27		Bt, 0-45	SBK, Clay	FI, SS, SP	2.5 YR 4/6	PS			PS, 0.3
					7.5 YR 5/8, 10%				

Description	Initial System	Repair System
Available Space (.1945)	Yes	Yes
System Type(s)	Accepted	Accepted or T%J
Site LTAR	.3	.3

Other Factors (.1946):
Soil Evaluation By: Jason Hall
Others Present:
Site Classification (.1948):
Site Evaluation By:

LICENSED SOIL SCIENTIST
JASON M. HALL
1248
STATE OF NORTH CAROLINA

IREDELL COUNTY HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH DIVISION
PAGE 1: *APPLICATION FORM*

Application For:

( ) Septic Improvement Permit ( ) New Well Permit (✓) Authorization to Construct ( ) Well Repair Permit ( ) Existing System Inspection ( ) Well Abandonment ( ) Septic System Repair

THE ABOVE PERMIT DOCUMENTS WILL BECOME INVALID IF INFORMATION PROVIDED ON THIS APPLICATION IS FALSIFIED OR CHANGED, OR IF THE SITE IS ALTERED. THE IMPROVEMENT PERMIT IS VALID FOR EITHER 60 MONTHS OR WITHOUT EXPIRATION DEPENDING UPON DOCUMENTATION SUBMITTED APPLICATION WITH SITE PLAN 60 MONTHS, APPLICATION WITH COMPLETE, SCALED PLAT WITHOUT EXPIRATION. SEE 15A NCAC 18A .1937(f) FOR DETAILS.

Page 2: *Site Plan Worksheet* form MUST accompany this application

The following optional attachments may also be submitted:

Place an (X) beside whichever is submitted if applicable

( ) Survey Plat, scaled no more than 1 inch = 60 feet

( ) Custom Site Plan, scaled no more than 1 inch = 60 feet

Applicant Information:

Applicant Name: Meritage Homes **Address:** 11605 N Community Pk ST250 Charlotte NC 28277 **Phone:** 7046076577

Owner Name: // **Address:** // **Phone:**

Property Information:

Street Address: 129 Belfry Loop

Subdivision Name: Bells Crossing **Section/Phase:** 1 **Lot Number:** 75

Driving Directions: //

Site Development Information: *(check or complete ALL that apply)*

(✓) New Single Family Residence
( ) New Multi-Family Residence
( ) Accessory Building
( ) Bedroom(s) Addition

Maximum Number of Bedrooms: 4
Maximum Number of Occupants: 8
( ) Swimming Pool
( ) Other Addition/Structure:

(✓) Crawl Space Foundation
( ) Concrete Slab Foundation
( ) Basement with Plumbing
( ) Basement without Plumbing

Non-Residential Site Development:

Type of Business:
Square Footage of Building:
Maximum Number of Employee:
Maximum Number of Seats/Beds/Other:

4061 A

Water Supply:

( ) New Well ( ) Existing Well (✓) Community Well ( ) City Water ( ) Other Public Water

Desired Septic System Type: *(you may rank in order of preference)*

( ) No Preference ( ) Alternative (✓) Conventional ( ) Innovative ( ) Modified Conventional ( ) Other:

Year existing system installed:

Please answer the following to the best of your ability:

( ) Yes (✓) No Does the site contain any jurisdictional wetlands?
( ) Yes (✓) No Is any non-domestic sewage (i.e. industrial) to be generated?
( ) Yes (✓) No Is the site subject to approval by any other public agency?

I have read this application and certify that the information provided herein is true, complete, and correct. Authorized county and state officials are granted right of entry to conduct necessary inspections to determine compliance with applicable laws and rules. I understand that I am solely responsible for the proper identification and labeling of all property lines and corners and making the site accessible so that a complete site evaluation can be performed.

Signature: [signature]
Property owner or owner's legal representative signature (SIGNATURE REQUIRED)

1-7-14
DATE

IREDELL COUNTY HEATLH DEPARTMENT
ENVIRONMENTAL HEALTH DIVISION
PAGE 2: *SITE PLAN WORKSHEET*

SEE THE "SAMPLE SITE PLAN" BELOW. *INCOMPLETE SITE PLANS WILL BE RETURNED TO YOU FOR COMPLETION AND MAY RESULT IN A DELAY IN THE ISSUANCE OF YOUR SEPTIC SYSTEM PERMIT!!!*

Place an (X) beside each item as you complete the site plan:

- X Property Line measurements are clearly identified...
- X All proposed structures are indicated...
  SHOW: proposed house or business footprint, wells, water lines, patios, pools and decks, and any other item that will occupy space on the site
- X Front and side setbacks from property line...
- X Preferred driveway location and configuration, preferred well location...
- X Area you prefer your septic system to be placed...
- X North arrow, or other sufficient indicator of direction...

Circle N/A on the following if appropriate:

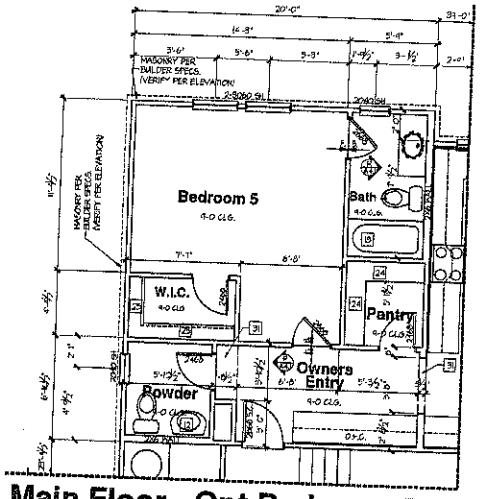
- ____ Location of septic systems and wells within 100' of your property... N/A
- ____ Location of easements and rights of ways on your property... N/A
- ____ Location of any designated wetlands on the property... N/A

Signature: [signature] 1-8-14

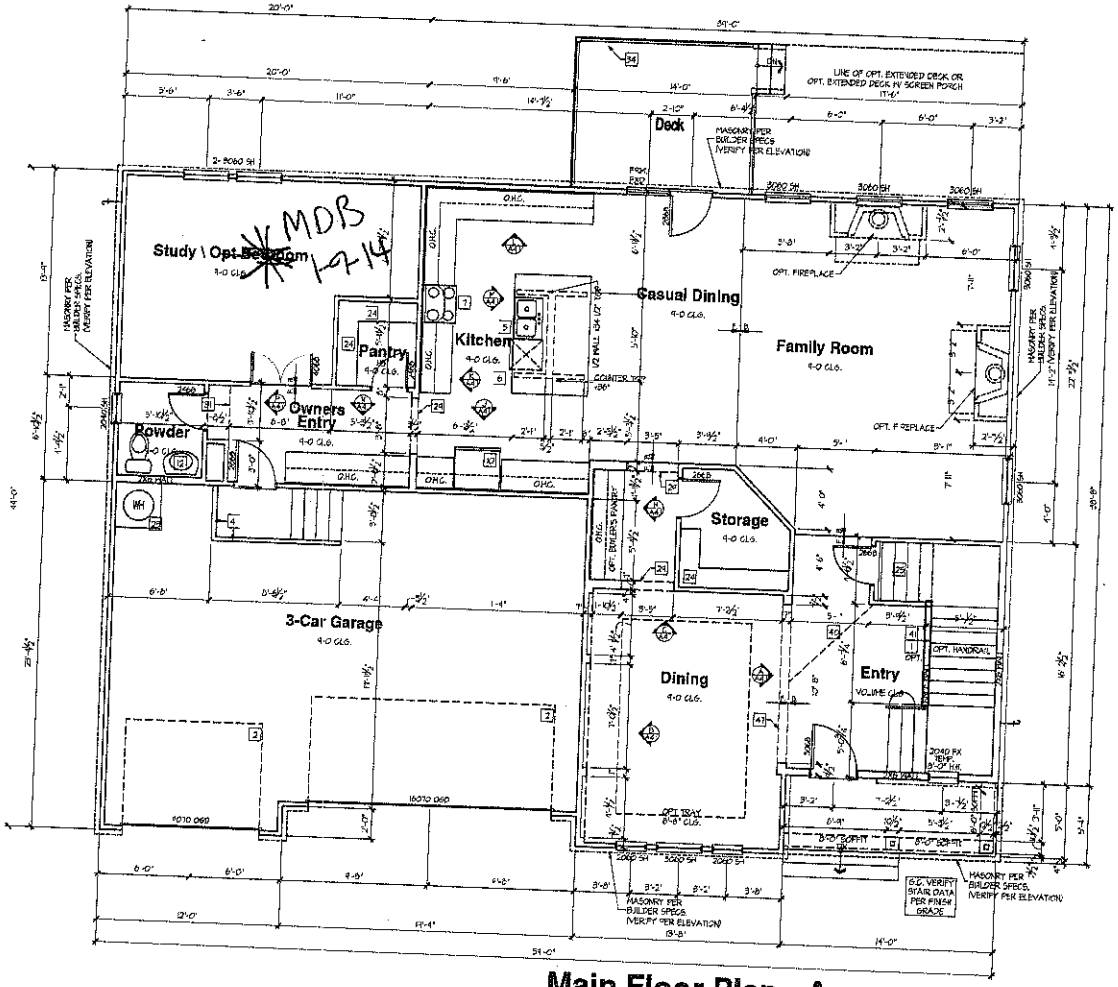
REQUIRED property owner or owner's legal representative signature. **DATE**

USE THIS SPACE TO DRAW YOUR SITE PLAN

See Attached



Main Floor - Opt Bedroom 5



Main Floor Plan - A

Acknowledgement Of Plans Submittal ONLY!

_____ Date 1-8-14

_____ Date 1-9-14

ALL EXTERIOR HOUSE WALLS MAY BE OPTIONAL 2X6 STUD WALLS - SEE STRUCTURAL PLANS FOR DETAILS.

SQUARE FOOTAGES	
MAIN FLOOR	1986
UPPER FLOOR	2473
SUBTOTAL	4459
GARAGE	1000
PORCH	70
TOTAL	4459

FLOOR PLAN NOTES:

(TYPICAL FLOOR)

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., AS MEASURE PER LOCAL CODE. RAIL 'S AT GUARDRAIL LOCATIONS TO BE AT 42" MINIMUM A.F.F. OPT. RAILING.
2. LINE OF OVERHEAD GARAGE DOOR IN OPEN POSITION.
3. SLOPE GARAGE FLOOR .10" 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. 42" X 42" SHOWER
14. 42" X 60" SHOWER
15. 42" X 60" TUB
16. 60" X 60" CORNER TUB
17. 30" X 60" TUB/SHOWER
18. 60" X 60" TUB/SHOWER
19. LINEN SHELVING PER BUILDER SPECS.)
20. WASHER SPACE
21. DRYER VENT
22. OPTIONAL LAUNDRY SINK.
23. PROVIDE NON-COMBUSTIBLE PLATFORM ELEVATED 18" ABOVE GARAGE FLOOR FOR WATER HEATER.
24. 5 SHELVES PER BUILDER SPECS.
25. ROD AND SHELF PER BUILDER SPECS.
26. ATTIC ACCESS (22"x30" MIN.).
27. ATTIC ACCESS W/ STAIRS (22 1/2"x54" U.N.O.).
28. GYPSUM BOARD OPENING @ 8'-0" AT MAIN FLOOR & 7'-0" AT UPPER FLOOR U.N.O.
29. GYPSUM BOARD ARCH @ 1'-3" TO 8'-0".
30. GYPSUM BOARD LOW WALL, 36" A.F.F. (U.N.O.) W/ HDPE CAP.
31. SOFFIT, REFER TO EXTERIOR ELEVATIONS FOR HEIGHTS & ARCHITECTURAL DETAILS FOR FINISH.
32. PLANT SHELF, SEE EXTERIOR ELEVATIONS.
33. HALF WALL W/ HDPE CAP OR OPTIONAL LOW WALL W/ RAILING ABOVE.
34. PORCH RAIL, SEE ELEVATION.
35. 36"x36" CONCRETE STOOP.
36. 6x6 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 +24" A.F.F.
47. GYPSUM BOARD ARCH @ 8'-0" TO 8'-6"
48. LOW WALL 9.3" A.F.F.

TYPICAL CONSTRUCTION ASSEMBLIES:

A. TYPICAL ROOF CONSTRUCTION:
ASPHALT 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 ENGINEER. INCLUDE VAPOR BARRIER PER SECTION R, C, 3, 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 5.1 SQ. FT. WITH MIN. DIMENSION OF 24" IN HEIGHT AND 20" IN WIDTH & I.L. HEIGHT NOT GREATER THAN 44" ABOVE FLOOR.
C. TYP. CAL 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 BACK 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. BRACE SQ.'ING:
INSTALL PER LOCAL CODE

ISSUE DATE: 1-8-2013

Revisions	
CHANGE MASTER	1-28-2013
CHANGE MASTER	5-22-2013
FRAME HOUSE	

5400 Trinity Road
Suite 107
Raleigh,
North Carolina 27607
919-322-2265 Phone

Meritage Homes

Meritage Homes

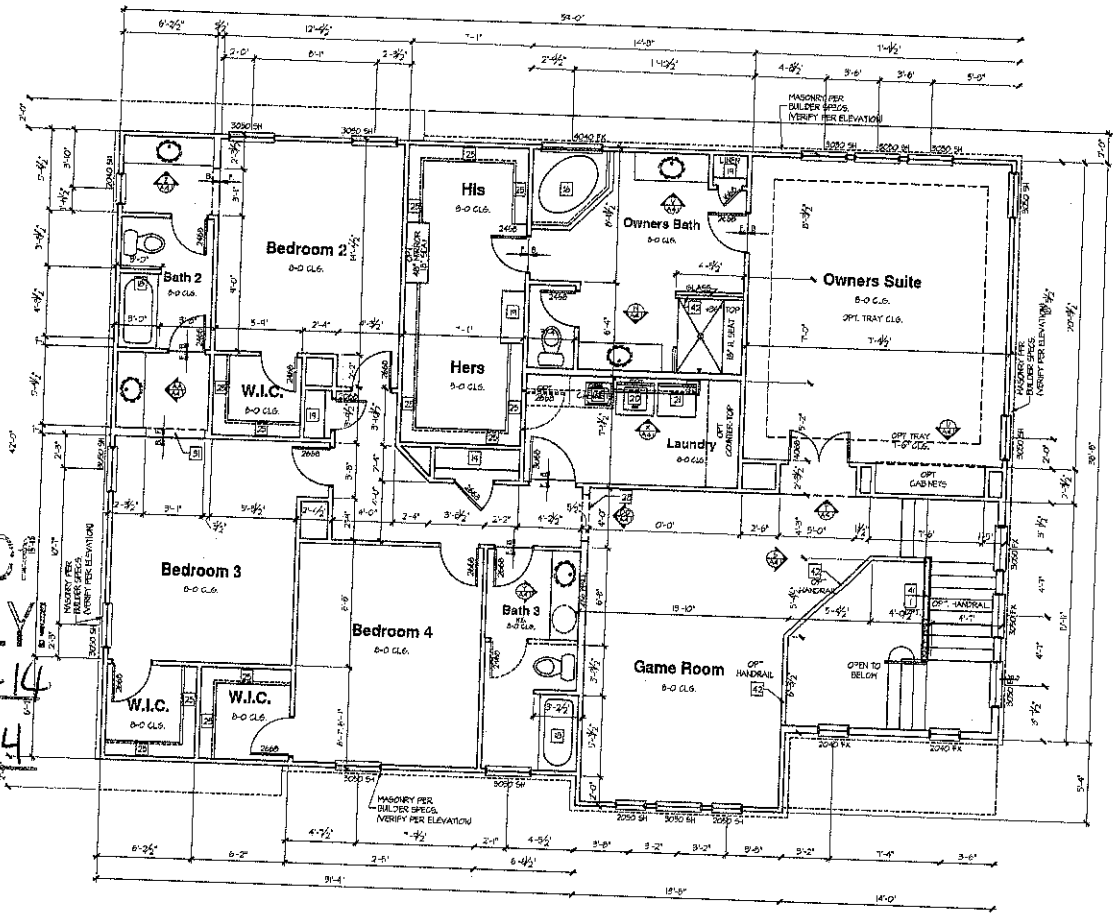
BSB DESIGN
rhm@bsbdesign.com
8917 Windsor Parkway, Suite 200
West Des Moines, Iowa 50266
515-273-3622

JOB NO. 259-4061
DRAWING # A2.1A
PROJ MGR: CHECKED:

MAIN FLOOR PLAN - A

259-4061

A2.1A



Upper Floor Plan - A

0 2' 4' 8'

ALL EXTERIOR HOUSE WALLS MAY BE OPTIONAL 2X6 STUD WALLS - SEE STRUCTURAL PLANS FOR DETAILS.

Acknowledgement Of Plans Submittal ONLY!

Date 1-8-14

Date 1-9-14

FLOOR PLAN NOTES:

(TYP. THIS FLOOR)

4 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., WITH RETURNS PER LOCAL CODES. RAILING AT GUARDRAIL LOCATIONS TO BE AT 42" MINIMUM A.F.F. OPT. RAILING.
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. 42" X 42" SHOWER.
14. 42" X 60" SHOWER.
15. 42" X 60" TUB.
16. 60" X 60" CORNER TUB.
17. 30" X 60" TUB/SHOWER.
18. 32" X 60" TUB/SHOWER.
19. LINEN SHELVING PER BUILDER SPECS.)
20. WASHER SPACE.
21. DRYER, VENT.
22. OPTIONAL LAUNDRY SINK.
23. PROVIDE NON-COMBUSTIBLE PLATFORM ELEVATED 18" ABOVE GARAGE FLOOR FOR WATER HEATER.
24. 3 SHELVES PER BUILDER SPECS.
25. ROD AND SHELF PER BUILDER SPECS.
26. ATTIC ACCESS (22"x30" U.N.O.).
27. ATTIC ACCESS W/ STAIRS (22 1/2"x54" U.N.O.).
28. GYPSUM BOARD OPENING @ 8'-0" AT MAIN FLOOR & 7'-0" AT UPPER FLOOR U.N.O.
29. GYPSUM BOARD ARCH @ 7'-2" 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. PORCH RAIL SEE ELEVATION.
35. 36"x36" CONCRETE STOOP.
36. 6x6 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 124" A.F.F.
47. GYPSUM BOARD ARCH @ 8'-0" TO 8'-8"
48. LOW WALL 32" A.F.F.

TYPICAL CONSTRUCTION ASSEMBLIES:

A. TYPICAL ROOF CONSTRUCTION: ASPHALT ROOF SHINGLES
B. TYPICAL FRAME FLOOR CONSTRUCTION: PINISH FLOORING ON 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 ENGINEER, INCLUDE VAPOR BARRIER PER SECTION IV, C, 3, 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 & 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.) 6'-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 BACK 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.
L. 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.

ISSUE DATE: 1-1-2013

REVISIONS	
OWNERS BATH	1-23-2013
MASTER BEDROOM	2-22-2013
POWDER WALL	2-22-2013

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JOB NO.	PROJECT#
DRAWN BY	CHECKED

UPPER FLOOR PLAN - A

259-4061

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