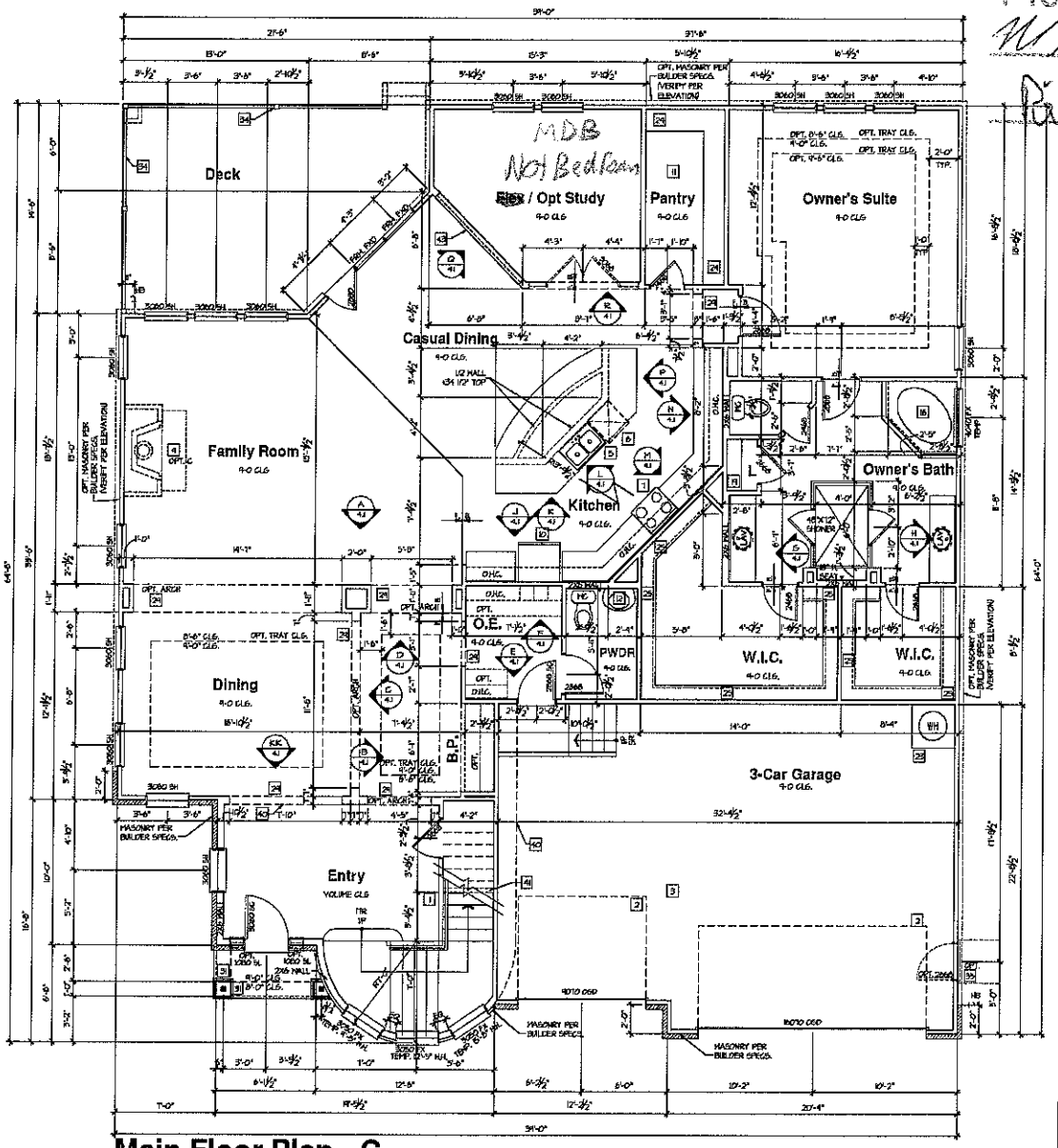
Acknowledgement Of Plans Submittal ONLY!

11-18-14

Date

MDB Not Bedroom



Main Floor Plan - C

0 2' 4' 8'

FLOOR PLAN NOTES:

NOTE: [illegible]

1. ALL DIMENSIONS REFERENCE THE STUDS AS SHOWN ON PLANS.
2. RAILING / GUARDRAIL IS PROVIDED ALL RAILING / BALCONY BALUSTERS TO BE SPACED SUCH THAT A 4" SPHERE CANNOT PASS BETWEEN BALUSTERS.
3. RAILING HEIGHTS ARE 10-1/2" AT A 34" MINIMUM TO 36" MAXIMUM HEIGHT A.F.F. FOR STAIRWAY AND MINIMUM OR HORIZONTAL GUARDRAIL SURFACE.
4. LINE OF OVERHEAD GARAGE DOOR IN OPEN POSITION.
5. SLOPE GARAGE FLOOR 1/8" PER FOOT TOWARD OVERHEAD GARAGE DOOR OPENING.
6. FIREPLACE, AS SPECIFIED BY BUILDER. INSTALL PER MANUFACTURERS SPECIFICATIONS. ALL FACTORY BUILT FIREPLACES SHALL COMPLY WITH LOCAL CODES.
7. SINK W/ GARBAGE DISPOSAL
8. DISHWASHER
9. RANGE
10. COOK TOP
11. OVEN
12. REFRIGERATOR SPACE.
13. PANTRY
14. PEDESTAL SINK
15. 42" X 42" SHOWER
16. 42" X 60" SHOWER
17. 48" X 60" TUB 22" TO TOP OF DECKING
18. 60"X 60" CORNER TUB
19. 30" X 60" SHOWER
20. 32" X 60" TUB/SHOWER
21. LINEN SHELVING PER BUILDER SPECS.)
22. WASHER SPACE
23. DRYER VENT
24. OPTIONAL LAUNDRY SINK.
25. PROVIDE NON-COMBUSTIBLE PLATFORM ELEVATED 6" ABOVE GARAGE FLOOR FOR WATER HEATER.
26. 5 SHELVES PER BUILDER SPECS.
27. 42"H. WALL PER BUILDER SPECS.
28. ATTIC ACCESS (22 1/2"x30" MIN.).
29. ATTIC ACCESS W/ STAIRS (25 1/2"x54 1/2").
30. GYPSUM BOARD CEILING @ 7'-0" AT THIRD FLOOR & 7'-10" AT UPPER FLOOR (U.N.O.
31. GYPSUM BOARD ARCH @ 7'-0" TO 8'-0".
32. GYPSUM BOARD LOW WALL, 36" A.F.F. (U.N.O. W/ HDF CAP.
33. SOFFIT, REFER TO EXTERIOR ELEVATIONS FOR HEIGHTS & ARCHITECTURAL DETAILS FOR FINISH.
34. PLANT SHELF, SEE EXTERIOR ELEVATIONS.
35. HALF WALL W/ WOOD CAP OR OPTIONAL LOW WALL WITH RAILING ABOVE.
36. PORCH RAIL SEE ELEVATION.
37. 36"x36" CONCRETE STOOP.
38. 6x8 BEAM.
39. OPTIONAL UPPER CABINETS.
40. OPTIONAL CABINETS.
41. OPTIONAL COFFERED CEILING @ 8'-0" PER BUILDER SPEC.
42. LINE OF FRAMING ABOVE.
43. LINE OF FRAMING WALL BELOW.
44. 2x6 LOW WALL 42" A.F.F.
45. 2X6 LOW WALL 42" A.F.F.
46. ANTI NOISE
47. HORIZONTAL LAUNDRY CHUTE
48. LOW WALL 10'4" A.F.F.
49. GYPSUM BOARD ARCH @ 8'-0" TO 8'-8"
50. LOW WALL 32'8" A.F.F.
51. NO HARD LATCH OR LOCKING KNOB

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 M, G, R, a.

D. WINDOWS:
- A. ALL WINDOWS SHALL COMPLY WITH MINIMUM STANDARDS OUTLINED IN APPLICABLE RES. CODES.
- 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.) 6'-8" 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. BRICK SILLS: INSTALL PER LOCAL CODE.

SQUARE FOOTAGES	
MAIN FLOOR	2804
UPPER FLOOR	1747
SUBTOTAL	4551
GARAGE	720
PORCH	80
PATIO	216
OPT. BALCONY	216
TOTAL	5669

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

ISSUE DATE: 01/17/2014
REVISIONS

5400 Trinity Road
Suite 107
Raleigh,
North Carolina 27607
919-322-2288 Phone

Meritage Homes

Meritage Homes

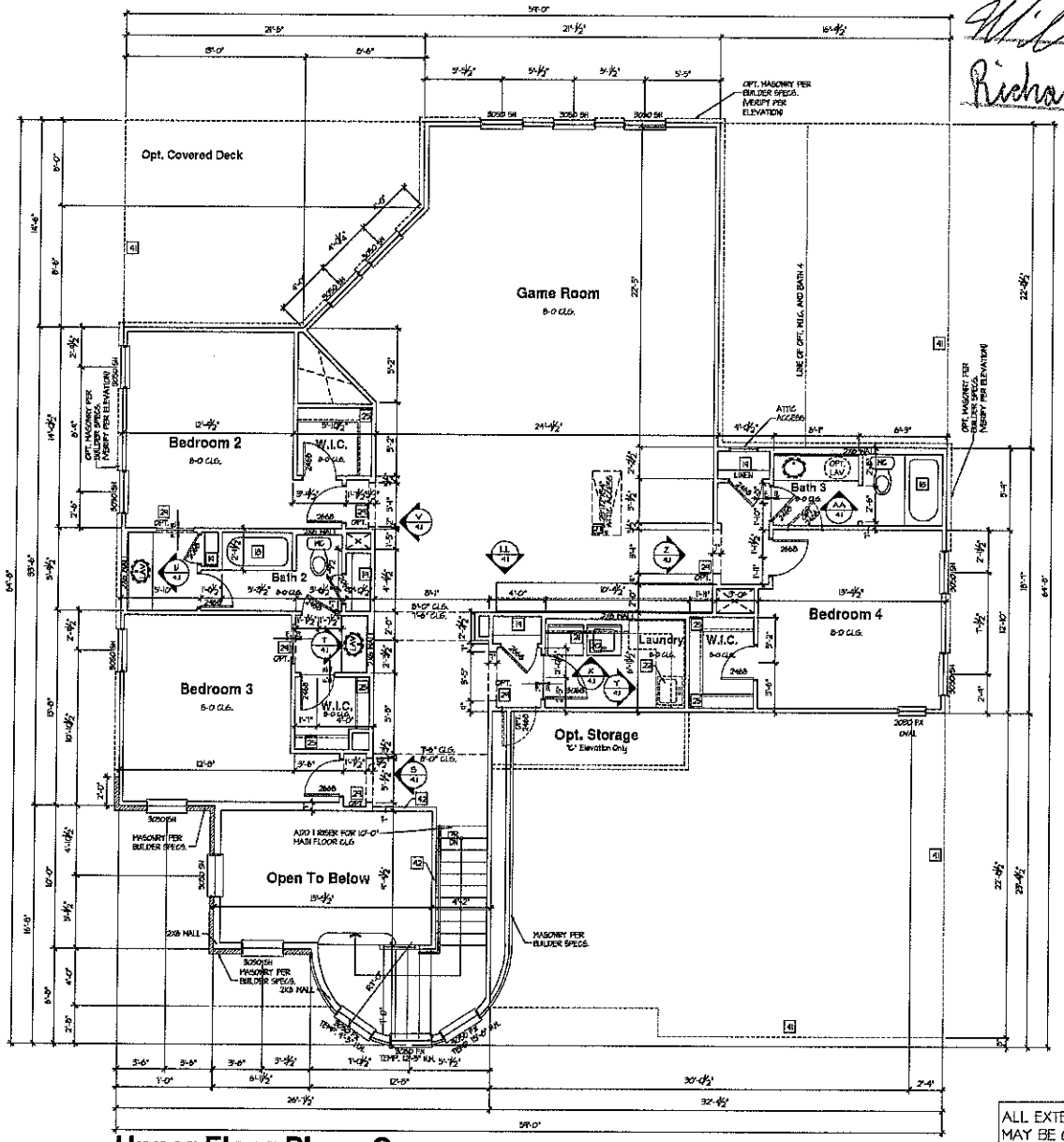
BSB DESIGN
www.bsbdesign.com
1100 Jessamon Parkway, Suite 240
West Des Moines, Iowa 50266
515.273.2525

JOB NO. 5/14/2014 REVISIONS #
DRAWN JF CHECKED JF

MAIN FLOOR PLAN - C

Plan 4551
A2.1C

Acknowledgement Of Plans Submittal ONLY!
Richard Farria 11/18/14
11-18-14



Upper Floor Plan - C

0 2' 4' 8'

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

FLOOR PLAN NOTES:

SOME NOTES MAY NOT APPLY TO THIS PLAN

1. THE FOLLOWING KEYNOTES REFERENCE THE SYMBOLS AS SHOWN ON PLANS.
2. IF RAILING / GUARDRAIL IS PROVIDED, ALL RAILING / GUARDRAIL BALUSTERS TO BE SPACED SUCH THAT A 4" SPHERE CANNOT PASS BETWEEN BALUSTERS. RAILING/GUARDRAILS ARE TO BE AT A 34" MINIMUM TO 36" MAXIMUM HEIGHT ABOVE STAIRS AND 36" MINIMUM ON HORIZONTAL SURFACE GUARDS.
3. LINE OF OVERHEAD GARAGE DOOR IN OPEN POSITION.
4. SLOPE GARAGE FLOOR 1/8" PER FOOT TOWARD OVERHEAD GARAGE DOOR OPENING.
5. FIREPLACE, AS SPECIFIED BY BUILDER. INSTALL PER MANUFACTURERS SPECIFICATIONS. ALL FACTORY BUILT FIREPLACES SHALL COMPLY WITH LOCAL CODES
6. 50HP 1/2 GARBAGE DISPOSAL
7. DISHWASHER
8. RANGE
9. COOK TOP
10. OVEN
11. REFRIGERATOR SPACE.
12. PANTRY
13. PEDESTAL SINK
14. 42" X 42" SHOWER
15. 60" X 60" SHOWER
16. 42" X 60" TUB (48" TO TOP OF DECKING)
17. 60" X 60" SHOWER W/ SEAT
18. 30" X 60" TUB/SHOWER
19. 32" X 60" TUB/SHOWER
20. LINEN (SHELVES PER BUILDER SPECS.)
21. WASHER SPACE
22. DRYER, VENT
23. OPTIONAL LAUNDRY SINK.
24. PROVIDE NON-COMBUSTIBLE PLATFORM ELEVATED 8" ABOVE GARAGE FLOOR FOR WATER HEATER.
25. 5 SHELVES PER BUILDER SPECS.
26. 60" R. AND SHELF PER BUILDER SPECS.
27. ATTIC ACCESS (22 1/2"x30" U.N.O.)
28. ATTIC ACCESS W/ STAIRS (25 1/2"x54 1/2".)
29. GYPSUM BOARD CEILING @ 9'-0" AT FIRST FLOOR & 11'-0" AT UPPER FLOOR U.N.O.
30. GYPSUM BOARD ARCH @ 7'-0" TO 8'-0".
31. GYPSUM BOARD LOW WALL, 36" A.F.F. (U.N.O.) W/ MDF CAP.
32. SOFFIT, REFER TO EXTERIOR ELEVATIONS FOR HEIGHTS & ARCHITECTURAL DETAILS FOR FINISH.
33. PLANT SHELF, SEE EXTERIOR ELEVATIONS.
34. HALF WALL W/ WOOD CAP OR OPTIONAL LOW WALL WITH RAILING ABOVE.
35. PORCH RAIL, SEE ELEVATION.
36. 36"x36" CONCRETE STOOP.
37. 8x8 BEAM.
38. OPTIONAL UPPER CABINETS.
39. OPTIONAL CABINETS.
40. OPTIONAL COFFERED CEILING @ 8'-6" PER BUILDER SPEC.
41. LINE OF FRAMING ABOVE.
42. LINE OF FRAMING WALL BELOW.
43. 2X4 LOW WALL 42" A.F.F.
44. 2X6 LOW WALL 42" A.F.F.
45. ART NICHE
46. HORIZONTAL LAUNDRY CHUTE
47. LOW WALL 42" A.F.F.
48. GYPSUM BOARD ARCH @ 8'-0" TO 8'-8"
49. LOW WALL 32" A.F.F.
50. NO HARD LATCH OR LOCKING KNOB

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 IV, C, 3, a.

D. WINDOWS:
A. ALL WINDOWS SHALL COMPLY WITH MINIMUM STANDARDS OUTLINED IN APPLICABLE RES. CODES.
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. @ 9'-1 1/8" PLATE HEIGHT (U.N.O.)
8'-0" A.F.F. @ 10'-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.

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

N. BRICK SILLS:
INSTALL PER LOCAL CODE.

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Suite 107
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Meritage Homes

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BSB DESIGN
www.bsbdesign.com
1100 Weaver Cove Parkway, Suite 240
Wake Forest, North Carolina 27587
919.373.2300

JOB NO. 13-0XXX PROJ MGR. JF
DRAWN JF CHECKED JF
UPPER FLOOR PLAN - C

Plan 4551
A2.2C