

APPROVED: \_\_\_\_\_ DATE \_\_\_\_\_  
 STAFF APPROVAL

APPROVED: \_\_\_\_\_ DATE \_\_\_\_\_  
 ENGINEERING DEPT. APPROVAL

APPROVED: \_\_\_\_\_ DATE \_\_\_\_\_  
 LANDSCAPE ARCHITECT APPROVAL

BUILDER: PULTE HOMES OF OHIO, LLC.  
 ADDRESS: 387 MEDINA ROAD SUITE 1700, MEDINA, OHIO 44256  
 PHONE: 330-239-1587

CURVE	LENGTH	RADIUS	TANGENT	CHORD	BEARING	DELTA
C1	209.44'	100.00'	107.18'	207.06'	S15°26'29"E	30°00'00"
C2	70.92'	370.00'	35.57'	70.81'	S24°57'01"E	10°58'56"

INITIAL SITE BENCHMARK:  
 SUMMIT COUNTY GEODETIC MONUMENT HU 118  
 STATE PLAN COORDINATE  
 N 572,743.649  
 E 2,250,912.641  
 ELEVATION = 1006.912 NAVD 1988

NOTES:  
 DOWNSPOUTS TO BE CONNECTED TO  
 STORM SEWER CONNECTION  
 SUMP PUMP REQUIRED FOR FOOTER DRAINS

NOTE:  
 PURCHASER TO INSTALL  
 MINIMUM OF 3 TREES  
 PER MUNICIPAL REQUIREMENTS

NOTE:  
 PURCHASER TO INSTALL LANDSCAPING PER CITY  
 OF HUDSON LANDSCAPING REQUIREMENTS.

NOTE:  
 PER ARB, EGRESS WINDOW WELLS SHOULD BE NO  
 MORE THAN 6" ABOVE FINISHED GRADE

# GRAPHIC SCALE



( IN FEET ) 1 inch = 20 ft.

DATE OF SURVEY:  
 OCTOBER 24TH, 2017

PERCENTAGE OF  
 LOT COVERAGE = 23.2%

HOUSE COVERAGE = 2,324 SQ.FT.  
 DRIVEWAY COVERAGE = 1,811 SQ.FT.  
 WALKWAY COVERAGE = 176 SQ.FT.  
 TOTAL COVERAGE = 4,311 SQ.FT.

TYPE OF HOUSE:  
 PLAN# CRAWFORD  
 ELEVATION: 1  
 GAR: 3 CAR SIDE LEFT W/9" GRDN BSMT,  
 SHRM, FP, DRIVE EXT & 4" CRT RM EXT

- ① = PROP 1" NAT CONN
- ② = PROP 6" PVC SAS CONN @ 1.0% MIN 10% MAX
- ③ = PROP 6" PVC SIS CONN @ 1.0% MIN 10% MAX

- LEGEND:
- = PROPOSED TREE
  - = PROP MONUMENT
  - = EX CURB INLET
  - ⊙ = EX SANITARY MANHOLE
  - ⊙ = IRON PIN SET 5/8"x30" REBAR CAPPED "AZTECH #3249"
  - = EXISTING GRADE
  - - - = PROPOSED GRADE
  - = SILT FENCE
  - ⊙ = EX HYDRANT
  - ⊙ = EX WATER VALVE
  - ⊙ = SUMP PUMP
  - ⊙ = EX STORM MANHOLE
  - = SWALE
  - = FLOW ARROW
  - ⊙ = ELECTRIC STUB
  - ⊙ = CABLE PEDESTAL
  - ⊙ = TELEPHONE PEDESTAL
  - ⊙ = TRANSFORMER BOX
  - ⊙ = AIR CONDITIONER
  - E = ELECTRIC CONNECTION
  - G = GAS CONNECTION
  - ▽ = OFFSET HUB
  - ☆ = LIGHT POST
  - ⊙ = GAS VALVE

\*\*PRIMARY BENCHMARK\*\*  
 TOC/BOC ELEV @ P/L  
 IN FRONT OF SUBLOTS 64/65  
 ELEV = 1010.23

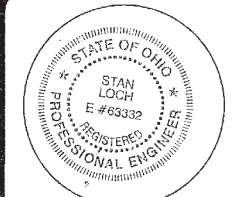
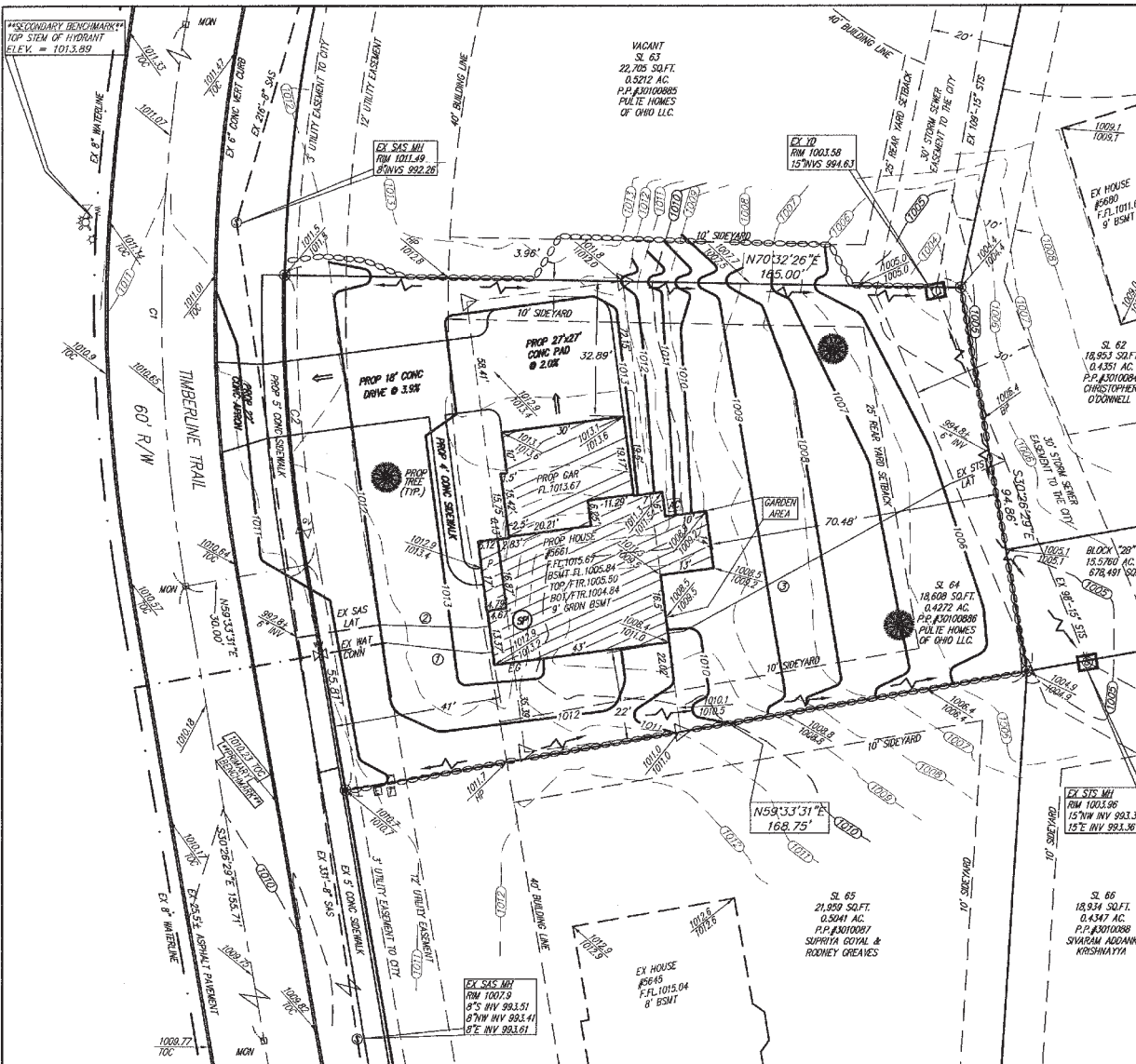
\*\*SECONDARY BENCHMARK\*\*  
 TOP STEM OF HYDRANT  
 IN FRONT OF SUBLOTS 95/96  
 ELEV = 1013.89

\*\*THE CONTRACTOR MUST CHECK THE  
 BENCHMARK WITH THE CURB GRADES  
 PRIOR TO DIGGING THE FOUNDATION.\*\*

OWNER: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_  
 PHONE: \_\_\_\_\_

NOTE:  
 ALL PROPOSED FOOTERS WILL REQUIRE SURVEY  
 CERTIFICATION ONCE SET AND PRIOR TO THE  
 COMPLETION OF HOME CONSTRUCTION

NOTE:  
 FINAL LOCATION OF (3) TREES  
 TO BE DETERMINED AND INSTALLED  
 BY PURCHASER IN COMPLIANCE  
 WITH CITY OF HUDSON LAND  
 DEVELOPMENT CODE (1207.04J).



I CERTIFY THAT THIS PLAN WAS  
 PREPARED BY ME AND IS CORRECT TO  
 THE BEST OF MY KNOWLEDGE AND  
 BELIEF.

STAN R. LOCH P.E. #63332 DATE 11-12-17

5425 WARNER ROAD - SUITE 12  
 VALLEY VIEW, OHIO 44125  
 440-602-9071



ENGINEERING and SURVEYING  
 Civil Engineering · Land Surveying

## SHEET CONTENT

SITE PLAN  
 FOR  
 PULTE HOMES  
 SUBLLOT 64  
 5661 TIMBERLINE TRAIL  
 IN THE  
 RESERVE AT RIVER  
 OAKS SUBDIVISION PH.2  
 SITUATED IN THE  
 CITY OF HUDSON  
 COUNTY OF SUMMIT  
 STATE OF OHIO

REVISIONS			
NO.	DATE	DESCRIPTION	BY

HORIZ. SCALE	VERT. SCALE
1" = 20'	1" = 20'
DRAWN BY KEC	DATE 11-13-2017
CHECKED BY SRL	DRAWING NO. River Oaks 2
JOB NO 20142977-2	SHEET 1 OF 1





**Cleveland Division**  
387 Medina Rd. Suite 1700  
Medina, OH 44256



### Full Basement Foundation Plan

[illegible]

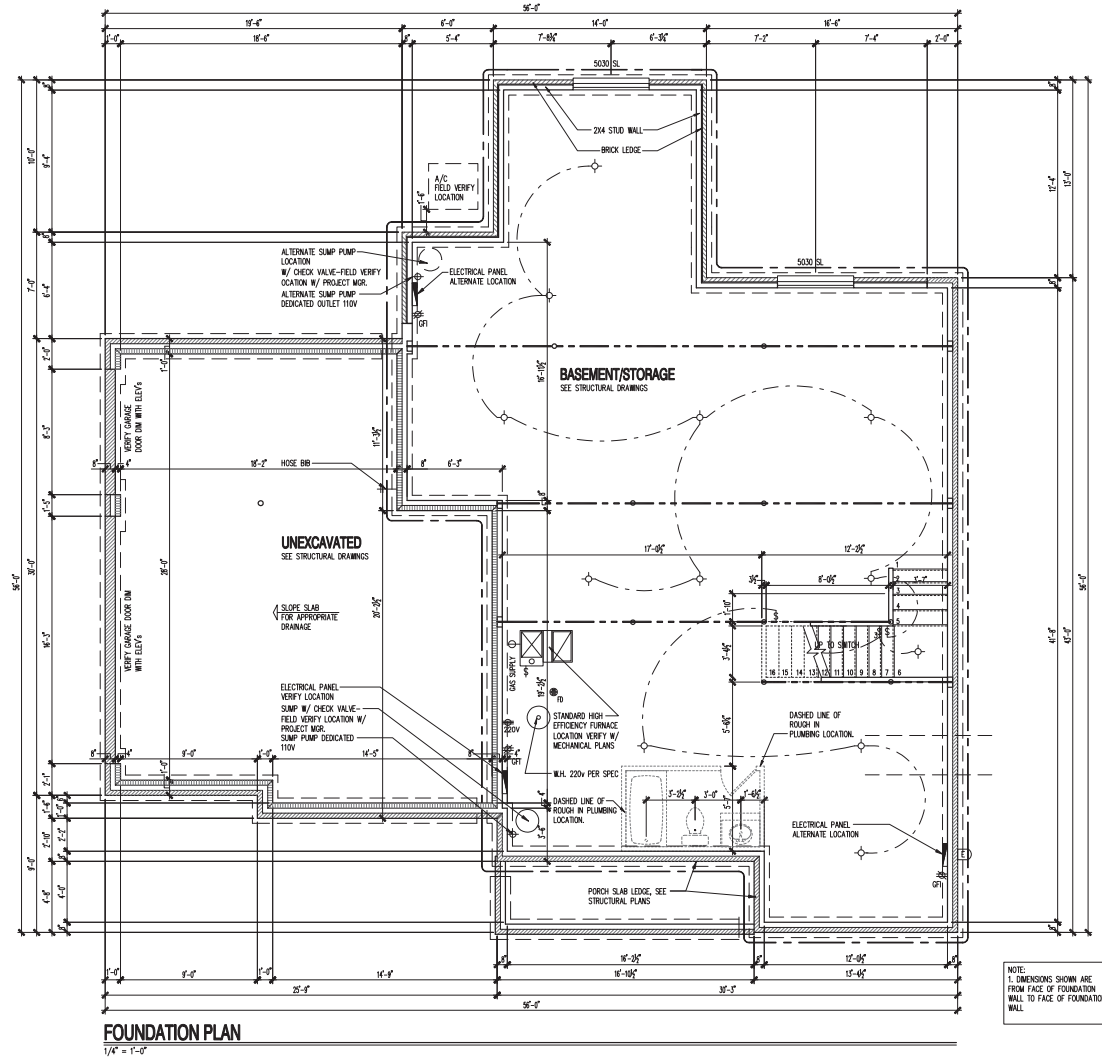
PROJECT TYPE  
**SINGLE FAMILY**

GARAGE HANGING  
**GARAGE LEFT**

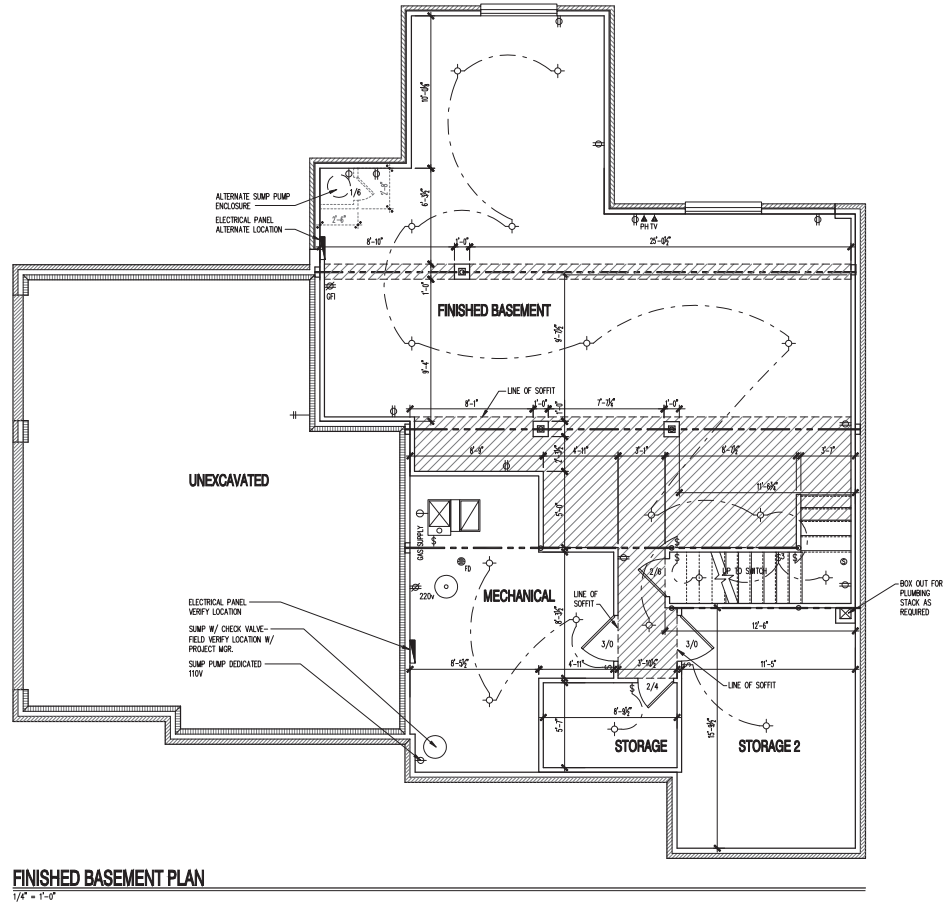
SPECIFICATION LEVEL
TBD

PLAN NAME	CRAWFORD
WPC PLAN NUMBER	TBD
LAWSON PLAN ID	_____
LEGACY PLAN NUMBER / NAME	PLAN 2843

SHEET  
1.30a







ENGINEER OF RECORD: BULLOCK & KULP ENGINEERING  
ARCHITECT OF RECORD: GORDON DESIGN - ARCHITECTS  
NOTE: SCALES NOTED ON DRAWINGS RELATE TO FULL SIZE PLOTS ON 22x34 SHEETS - 11x17 SHEETS REPRESENT 1/2 SCALE PLOTS

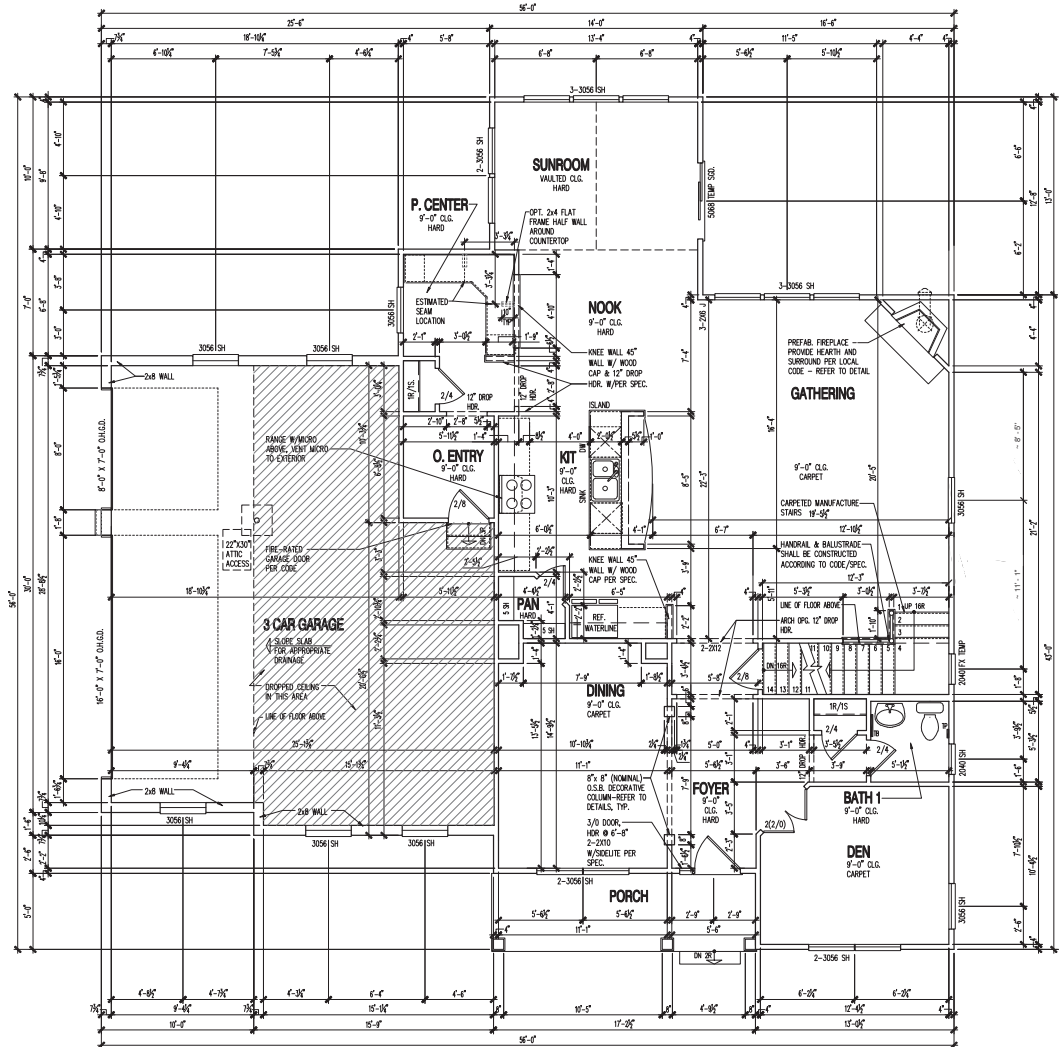
Cleveland Division  
387 Medina Rd. Suite 1700  
Medina, OH 44256



Finished Basement Plan

PRODUCTION MANAGER	John J. Johnson
REVISION DATE	10/17/2017
REVISION DESCRIPTION	
1	
2	
3	
4	
5	
6	
7	
8	
9	
10	

PROJECT TYPE	SINGLE FAMILY
COMMUNITY NAME	RIVER OAKS LOT 64
LABOR COMMUNITY ID	
CHANGE HAVING	GARAGE LEFT
SPECIFICATION LEVEL	TBD
PLAN NAME	CRAWFORD
PLAN NUMBER	TBD
LABOR PLAN ID	
LEGACY PLAN NUMBER / NAME	PLAN 2843
SHEET	2.00



FIRST FLOOR PLAN  
1/4" = 1'-0"

ENGINEER OF RECORD: BULLOCK & KULP ENGINEERING  
ARCHITECT OF RECORD: GORDON DESIGN - ARCHITECTS

PROJECT TYPE: SINGLE FAMILY

PROPERTY NAME: RIVER OAKS LOT 64

OWNER: LARSON COMMUNITY D

CHANGE HISTORY: GARAGE LEFT

SPECIFICATION LEVEL: TBD

PLAN NAME: CRAWFORD

PLAN NUMBER: TRD

LARSON PLAN ID: PLAN 2843

SHEET: 2.10a

NOTE: SCALES NOTED ON DRAWINGS RELATE TO FULL SIZE PLOTS ON 22x34 SHEETS - 11x17 SHEETS REPRESENT 1/2 SCALE PLOTS

PRODUCTION MANAGER: [Signature]

DATE: 10/17/2017

REVISIONS: [Table with 2 columns: REVISION, DATE]

REVISIONS: [Table with 2 columns: REVISION, DATE]

REVISIONS: [Table with 2 columns: REVISION, DATE]

REVISIONS: [Table with 2 columns: REVISION, DATE]

REVISIONS: [Table with 2 columns: REVISION, DATE]

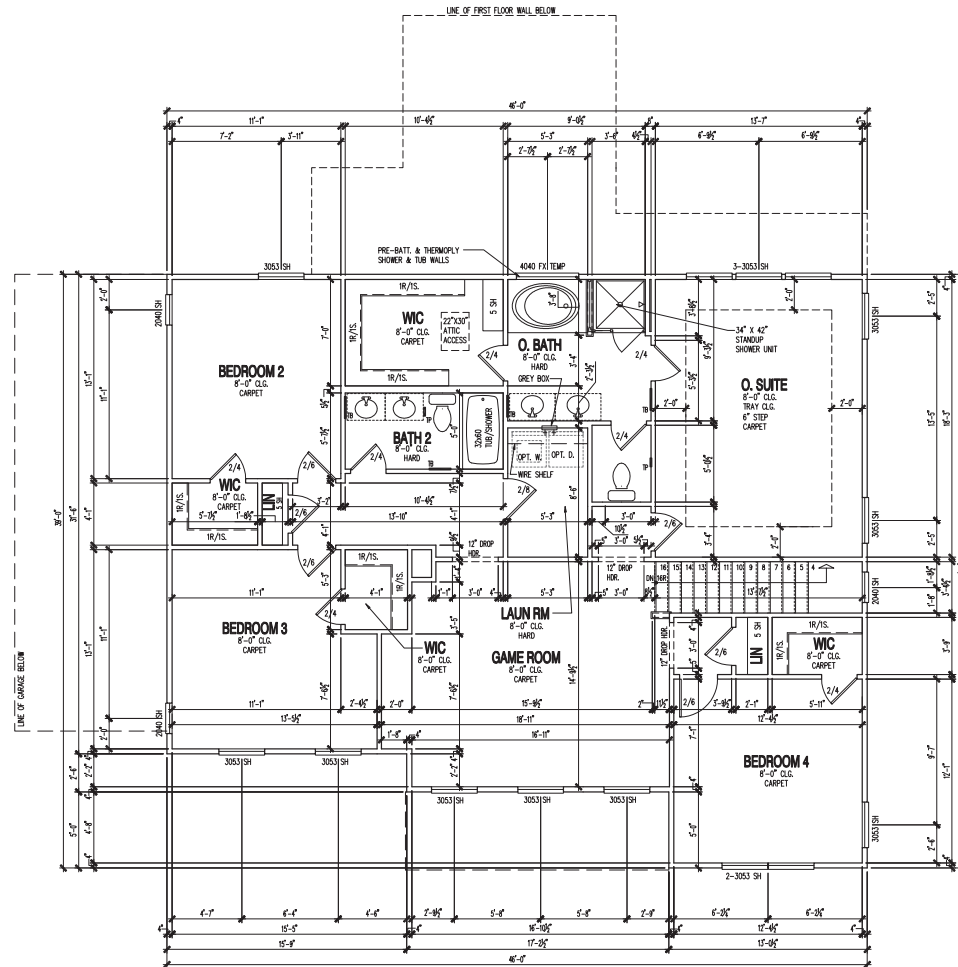
REVISIONS: [Table with 2 columns: REVISION, DATE]

REVISIONS: [Table with 2 columns: REVISION, DATE]

(c) Copyright Bulluck & Kulp, Inc. - 2017

**Cleveland Division**  
387 Medina Rd. Suite 1700  
Medina, OH 44256

**First Floor Plan**

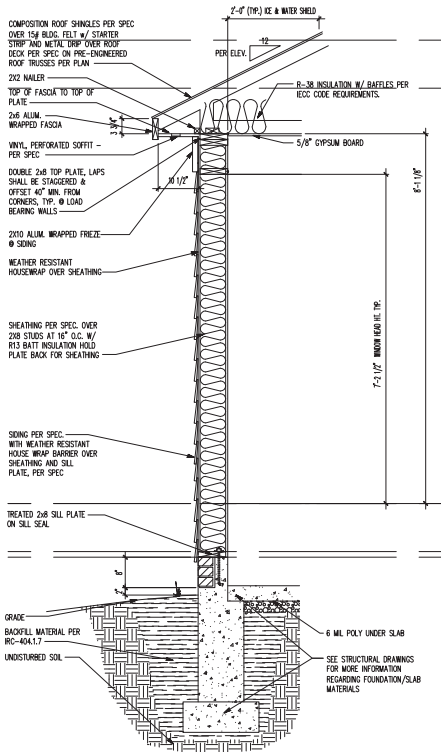


## SECOND FLOOR PLAN

$$\overline{1/4^*} = 1^* - 0^*$$



PLOTTER: October 17, 2017 / 1:40:00 PM / 1:40:00 PM / 1:40:00 PM



TYPICAL WALL SECTION - garage  
 SCALE: 1/2" = 1'-0"

(c) Copyright PulteGroup, Inc. - 2011

Cleveland Division  
 387 Medina Rd, Suite 1700  
 Medina, OH 44256



Typical Wall Sections

PRODUCTION MANAGER	John J. Johnson
DESIGNER	John J. Johnson
REVIEW DATE	10/17/2017
REVISIONS	
1	
2	
3	
4	
5	
6	
7	
8	
9	
10	
11	
12	
13	
14	
15	
16	
17	
18	
19	
20	
21	
22	
23	
24	
25	
26	
27	
28	
29	
30	
31	
32	
33	
34	
35	
36	
37	
38	
39	
40	
41	
42	
43	
44	
45	
46	
47	
48	
49	
50	
51	
52	
53	
54	
55	
56	
57	
58	
59	
60	
61	
62	
63	
64	
65	
66	
67	
68	
69	
70	
71	
72	
73	
74	
75	
76	
77	
78	
79	
80	
81	
82	
83	
84	
85	
86	
87	
88	
89	
90	
91	
92	
93	
94	
95	
96	
97	
98	
99	
100	

ENGINEER OF RECORD: BULLOCK & KULP ENGINEERING  
 ARCHITECT OF RECORD: BULLOCK & KULP ARCHITECTS

PROJECT TYPE	SINGLE FAMILY
COMMUNITY NAME	RIVER OAKS
LOT	LOT 64
LARSON COMMUNITY ID	
CHANGE HANDING	GARAGE LEFT
SPECIFICATION LEVEL	TBD
PLAN NAME	CRAWFORD
PLAN NUMBER	TBD
LARSON PLAN ID	
LEGACY PLAN NUMBER / NAME	PLAN 2843
SHEET	3.31b



(c) Copyright PullerGroup, Inc. - 2011

**Cleveland Division**  
387 Medina Rd., Suite 1700  
Medina, OH 44256



### Typical Garden and Walkout Basement Details

[illegible]

PROJECT TYPE  
**SINGLE FAMILY**

COMMUNITY NAME  
**RIVER OAKS  
LOT 64**

LARSON COMMUNITY ID  
\_\_\_\_\_

GARAGE HANDING  
**GARAGE LEFT**

SPECIFICATION LEVEL  
**TBD**

PLAN NAME  
**CRAWFORD**

NPC PLAN NUMBER  
**TBD**

LARSON PLAN ID  
\_\_\_\_\_

LEGACY PLAN NUMBER / NAME  
**PLAN 2843**

SHEET  
**9.30**



# OHIO DIVISION -LOT 64

River Oaks

## CRAWFORD

### 1 - GENERAL BUILDING & DESIGN REQUIREMENTS

- THE ATTACHED PLANS & SPECIFICATIONS ARE THE SOLE PROPERTY OF PULTE HOMES INC. ANY UNAUTHORIZED USE OF THESE PLANS WITHOUT PRIOR WRITTEN CONSENT OF PULTE HOMES INC. IS STRICTLY PROHIBITED.
- PULTE HOMES INC. RESERVES A PATENT PENDING AS SET FORTH BY THE FORMAT AND PROVISIONS OF THE RESIDENTIAL CODE OF OHIO (RCO), AND THE NATIONAL ELECTRIC CODE (NEC), ANY NON-CONFORMING DOCUMENTS DISCOVERED BY THE CONTRACTOR OR HIS AGENTS SHALL BE CALLED TO THE IMMEDIATE ATTENTION OF PULTE HOMES INC. BY CALLING (601) 452-5200.
- THESE PLANS ARE SUBJECT TO MODIFICATIONS TO MEET CODE REQUIREMENTS AND/OR TO FACILITATE MECHANICAL, ELECTRICAL/PLUMBING INSTALLATION AND/OR TO IMPLEMENT DESIGN IMPROVEMENTS. ANY INTENTION TO MODIFY THESE PLANS MUST BE APPROVED IN WRITING BY PULTE HOMES INC.
- CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL DIMENSIONS AFFECTING CONTRACTOR'S PRODUCTS, INSTALLATIONS, OR FABRICATIONS IN THE FIELD PRIOR TO COMMENCING THE CONSTRUCTION OF SUCH WORK. FIELD VERIFY ALL DIMENSIONS - DO NOT SCALE DRAWINGS! CONTRACTOR IS RESPONSIBLE FOR SURVEYING THE PROJECT AND BECOMING FAMILIAR WITH THE EXISTING CONDITIONS AND SCOPE OF WORK INCLUDING BUT NOT LIMITED TO SITE AND SOIL BEARING CONDITIONS.
- ERRORS AND OMISSIONS WHICH MAY OCCUR IN THE CONTRACT DOCUMENTS SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT, IN WRITING, AND WRITTEN INSTRUCTION SHALL BE OBTAINED PRIOR TO PROCEEDING WITH CONSTRUCTION. THE CONTRACTOR SHALL BE HELD RESPONSIBLE FOR ANY ERRORS, DISCREPANCIES, OR OMISSIONS FOR WHICH THE CONTRACTOR FAILED TO NOTIFY THE ARCHITECT PRIOR TO CONSTRUCTION AND/OR FABRICATION OF THE WORK.

### 2 - SITE CONSTRUCTION

- SOIL BEARING CALCULATIONS BASED ON 2500 PSF WIN.
- BACK FILL SHALL BE FREE FROM VEGETATION AND CONSTRUCTION DEBRIS.
- BACK FILL SHALL BE PLACED IN LIFTS AND COMPACTED IN SUCH A MANNER AS BACKFILL TO NOT DAMAGE THE FOUNDATION WALLS OR ANY WATERPROOFING/ DAMPPROOFING MATERIALS.

### 3 - CONCRETE

- ALL CONCRETE EXPOSED TO EXTERIOR ELEMENTS SHOULD BE AIR ENTRAINED 4-8%.
- SLOPE ON DRIVE SHALE BE NO LESS THAN 2% OR 1/4" PER FOOT- PREFERABLY 4% OR 1/2" PER FOOT. THE FRONT STOP SHALL HAVE SLOPE EQUAL TO 1" PER FOOT. THE BASED WALK IN GARAGE SHALL HAVE A 1/2" PER FOOT SLOPE AND DRIVE SHALE SHALL BE SLOPED MIN. 1/4" PER FOOT.
- SOME COLUMN DIMENSIONS ARE FROM CENTER OF COLUMN TO EXTERIOR FACE OF BASEMENT WALL.
- BACK FILL SHALL BE FREE FROM VEGETATION AND CONSTRUCTION DEBRIS.
- BACK FILL SHALL BE PLACED IN LIFTS AND COMPACTED IN SUCH A MANNER AS TO NOT DAMAGE THE FOUNDATION WALLS OR WATERPROOFING/ DAMPPROOFING MATERIALS.
- MUD SILLS SHALL BE TREATED MEMBERS AND SECURED BY ANCHOR BOLTS AND/OR STRAPS AS SPECIFIED IN THE DRAWINGS, DETAILS, AND SPECIFICATIONS.
- CALCULATIONS FOR COLUMN PADS BASED ON 2500 PSF SOIL BEARING.

### 4 - MASONRY

- ALL EXTERIOR BRICK MUST MEET ASTM C-216 FOR "SM" CONDITIONS
- MASONRY VENER SHALL BE ATTACHED TO SUPPORTING WALLS w/ 22GA x 7" CORRUGATED METAL TIES AT 24" O.C.
- FLASHING BEHIND MASONRY SHALL BE 1/4" BUILDING PAPER OR FELT OR APPROVED EQUAL ATTACHED TO THE SWEOLING TO PREVENT MOISTURE PENETRATION.
- WEEDPILLS SHALL BE PROVIDED ALONG THE OUTSIDE WYTHE OF EXTERIOR MASONRY WALLS AT 33" O.C. MAX. SHALL BE A MIN. OF 3/4" IN DIAMETER, AND LOCATED IMMEDIATELY ABOVE THE FLASHING

### 5 - METALS

### 6 - WOOD AND PLASTICS

### 7 - THERMAL & MOISTURE PROTECTION

- INSTALL FIRE STOPPING AND/ OR DRAFT STOPPING AS REQUIRED.
- AIR/VE VENTILATION SHALL BE PROVIDED AT 1/1000 OF THE AREA OF THE SPACE VENTILATED. CROSS VENTILATION WITH HALF OF THE VENTILATED AREA SHALL BE PROVIDED BY ROOF OR GABLE VENTS AND THE OTHER HALF BY EAVE OR CORNICE VENTS. VENTS SHALL BE PLACED SO AS TO NOT ALLOW INFILTRATION OF RAIN OR SNOW.
- PROVIDE APPROVED THE BACKER BOARD FOR ALL SHOWER AND BATH SPACE.
- PROVIDE ICE-SHIELD PER CODE.
- ROOF VENTING TO BE PROVIDED AS SHOWN. SCOTT, ROOF, AND OTHER ROOF VENTS TO BE INSTALLED AS NOTED ON THE DRAWINGS & AS PER MANUFACTURER'S RECOMMENDATIONS.
- HOUSE WRAP & FLASHING TO BE INSTALLED PER PULTE BEST PRACTICES.

### 8 - DOORS AND WINDOWS

- WINDOW CALL OUT PER WINDOW SCHEDULE. VERIFY WINDOW MANUFACTURER WITH PROJECT MANAGER.
- REVIEW ALL WINDOW RISE HEIGHTS FOR PLATE HT. AND VERIFY W/ ELEVATIONS AND CORNICE DETAILS.
- TEMPERED GLASS SHALL BE USED IN ALL HAZARDOUS AREAS.
- FRONT DOOR WIDTH AS REQUIRED BY CODE.
- FIRE RATED GARAGE DOOR AS REQUIRED BY CODE.
- EMERGENCY - SLEEPING ROOMS SHALL HAVE AT LEAST ONE EGRESS OPENING OF NOT LESS THAN 5.7 SQ' AND A CLEAR OPENING OF NOT LESS THAN 20" WIDE X 24" HIGH AND SHALL NOT BE MORE THAN 44" ABOVE THE FLOOR.

### 15 - MECHANICALS

- FACTORY BUILT CHIMNEYS AND PREPLACES SHALL BE INSTALLED PER MANUFACTURER'S INSTRUCTIONS, AND ARE SUBJECT TO MECHANICAL INSPECTION.
- PROVIDE EXHAUST AIR INTAKE FOR COMBUSTION AIR.

### 16 - ELECTRICAL

- ALL ELECTRICAL INSTALLATION SHALL MEET THE REQUIREMENTS OF THE NATIONAL ELECTRIC CODE (NEC). ALL MATERIAL AND EQUIPMENT SHALL BEAR THE LABEL OF APPROVAL OF THE UNDERWRITERS LABORATORIES, INC.
- ELECTRICAL CONTRACTOR SHALL VERIFY SPACE REQUIRED FOR METER INSTALLATION BEFORE CONSTRUCTION AND SHALL NOTIFY GENERAL CONTRACTOR OF ANY DISCREPANCIES.
- VERIFY LOCATION OF ALL RECEPTABLES WITH MANUFACTURER SPECIFICATIONS.
- GROUND FAULT INTERRUPTERS SHALL BE LOCATED PER THE NEC.
- ALL SWITCHES SHALL BE INSTALLED AT 5'-2" ABOVE FINISHED FLOOR TO CENTERLINE OF SWITCH UNLESS NOTED OTHERWISE.
- ALL CONVENIENCE OUTLETS SHALL BE INSTALLED W/ CENTERLINE OF OUTLET LOCATED 1'-5" ABOVE FINISHED FLOOR UNLESS NOTED OTHERWISE.
- ALL CONVENIENCE OUTLETS WITH SWITCHES TO BE SWITCH AT TOP ONLY.
- ALL EXTERIOR WALL BRACKET FEATURES SHALL BE INSTALLED AT 5'-6" ABOVE ADJACENT DOOR SILL HEIGHT TO CENTERLINE OF FEATURE.
- APPROVED SMOKE DETECTORS SHALL BE LOCATED ON EVERY STORY OF THE DWELLING UNIT AS PER CODE (SEE SHEET 6.00X FOR LOCATIONS). WHERE MORE THAN ONE DETECTOR IS REQUIRED THEY SHALL BE INTERCONNECTED. POWER SOURCE SHALL BE BUILDING POWER W/ BATTERY BACKUP.

### GENERAL FRAMING SPECS AND CONSTRUCTION NOTES STAIRS:

- THE MAXIMUM RISER HEIGHT SHALL BE 7 3/4 INCHES (210 MM) AND THE MINIMUM TREAD DEPTH SHALL BE 10 INCHES (229 MM).
- HANDRAILS HAVING MINIMUM AND MAXIMUM HEIGHTS OF 34 INCHES AND 38 INCHES SHALL BE PROVIDED ON AT LEAST ONE SIDE OF STAIRWAYS.
- HANDRAIL AND BALUSTRADE (WHERE PRESENT) SHALL BE CONSTRUCTED PER CODE.
- ALL REQUIRED HAND RAILS SHALL BE CONTIGUOUS THE FULL LENGTH OF THE STAIRS W/ 2 OR MORE RISERS FROM A POINT ABOVE THE TOP RISE OF A FLIGHT TO A POINT ABOVE THE LOWEST RISE OF THE FLIGHT. ENDS SHALL BE RETURNED OR SHALL TERMINATE AT NIEL POSTS OR SAFETY TERMINALS. HANDRAILS ADJACENT TO A WALL SHALL HAVE A SPACE OF NOT LESS THAN 1.5" BETWEEN THE WALL AND HAND RAIL.

### WALLS:

- ALL STUDS TO BE 2x4 SPP OR EQUAL UNLESS NOTED OTHERWISE.
- USE ORL TOP PLATES 16" OC ON BOTH FIRST AND SECOND FLOOR AT ALL EXTERIOR AND LOAD BEARING CONDITIONS. ALL OTHER PARTITION WALLS USE SINGLE TOP PLATE 2x4S.

### FLOORS:

- STRUCTURAL FLOOR MEMBERS SHALL NOT BE CUT, BORED, OR NOTCHED IN EXCESS OF THE LIMITATIONS SPECIFIED PER CODE.
- THE ENDS OF EACH JOIST, BEAM, OR GIRDER SHALL HAVE NOT LESS THAN 1.5 INCHES (38MM) OF BEARING ON WOOD OR METAL AND NOT LESS THAN 3 INCHES (76MM) ON MASONRY OR CONCRETE OR AS OTHERWISE SPECIFIED PER CODE.
- ANY CONVENTIONAL FLOOR JOISTS SHOWN DOUBLED ON PLANS TO BE GLUED AT INSTALLATION AND NAILED W/ 3-INCH NAILS @ 16" O.C. MULTIPLE PILES OF ENGINEERED LUMBER TO BE ASSEMBLED PER MANUF. RECOMM.
- SHOP DRAWINGS FOR ANY AND ALL ENGINEERED FLOOR SYSTEMS TO BE SUBMITTED TO ARCHITECT TO REVIEW IN CONFORMANCE WITH THESE CONSTRUCTION DOCUMENTS. WHERE THE CONSTRUCTION DOCUMENTS DO NOT ADDRESS METHODOLOGY, CONTRACTOR TO BE BOUND TO PERFORM IN STRICT COMPLIANCE WITH MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS.

### FRAMING:

- ALL FRAMING DIMENSIONS TO FACE OF MEMBER/SHEATH.
- ALL BEARING HEADERS TO BE 2 X 8 SPP #2 OR EQUAL UNLESS NOTED OTHERWISE.
- ALL 2X10 & 2X12 HEADERS TO BE SPP #2 UNLESS NOTED OTHERWISE.
- ALL 2X6 HEADERS SPP #2 UNLESS NOTED OTHERWISE.
- PROVIDE 1/4" BLOODING UNDER ALL EXTERIOR SLUING DOORS.
- ALL BEAMS & HEADERS SHALL HAVE A MINIMUM OF (1) 2x4 JACK STUD & (1) 2x KING STUD. THE NUMBER OF STUDS LABELED ON PLANS INDICATES THE NUMBER OF JACK STUDS ONLY (UNLESS NOTED OTHERWISE).
- TRIPPLY CONVENTIONAL BEAMS TO BE FACE-NAILED W/ 2 RINGS 164 COMMON NAILS STAGGERED 16" O.C. UNLESS NOTED OTHERWISE. THREE-PLY CONVENTIONAL BEAMS TO BE NAILED AS ABOVE FROM EACH SIDE. MULTIPLE PILES OF LUMBER TO BE ASSEMBLED PER MANUF. RECOMM.
- JOIST HANGERS, WHERE REQUIRED, SHALL BE USED WITHOUT ANGLES.
- INSTALL FIRE STOPPING AND/ OR DRAFT STOPPING AS REQUIRED.

### ROOF:

- HIP AND VALLEY RAFTERS SHALL BE SUPPORTED AT RIDGE DOWN TO BEARING PARTITION. CUT ENDS OF RAFTERS SHALL BE FULLY SUPPORTED WALL AND RIDGE.
- SHOP DRAWINGS FOR ANY AND ALL ENGINEERED ROOF TRUSS SYSTEMS TO BE SUBMITTED TO ARCHITECT TO REVIEW IN CONFORMANCE WITH THESE CONSTRUCTION DOCUMENTS. WHERE THE CONSTRUCTION DOCUMENTS DO NOT ADDRESS METHODOLOGY, CONTRACTOR TO BE BOUND TO PERFORM IN STRICT COMPLIANCE WITH MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS.

### WINDOW DATA:

SIMONTON WINDOWS PERFORMANCE DATA				
	WINDOWS			
	R VALUE	U FACTOR	SHGC	VT
ARGON WITHOUT GRIDS				
3/4" LOW-E 270/CLEAR	3.13	0.32	0.28	0.54
ARGON WITH GRIDS				
3/4" LOW-E 270/CLEAR	3.03	0.33	0.28	0.48
SLIDING GLASS DOORS				
ARGON WITHOUT GRIDS				
3/4" LOW-E 270/CLEAR	3.45	0.29	0.29	0.57
ARGON WITH GRIDS				
3/4" LOW-E 270/CLEAR	3.23	0.31	0.28	0.50

### LIGHT & VENT CALCULATIONS:

ROOM	SQ. FT.	LIGHT REQ'D	LIGHT SUPPLY	REQ'D VENT SUPPLY	NOTES
PLANNING CENTER	66	5.28	12.40	2.64	5.30
KITCHEN/NOCK	319	25.52	65.94	12.76	31.62
GATHERING	270	21.60	49.60	10.80	21.20
POWDER ROOM	27	N/A	N/A	29.7	50.00
DEN	124	9.92	37.20	4.96	15.90
DINING ROOM	180	12.80	24.80	6.40	10.60
OWNER'S SUITE	248	19.84	45.50	9.92	18.90
OWNER'S BATHROOM	85	N/A	12.40	93.5	100.00
TOILET ENCLOSURE	18	N/A	N/A	19.8	50.00
GARAGE ROOM	280	20.80	35.10	10.40	14.70
BEDROOM 2	145	11.60	16.90	5.80	7.00
BEDROOM 3	163	13.04	29.60	6.52	11.90
BEDROOM 4	150	12	28.60	6.00	11.90
BATH 2	52	N/A	N/A	57.20	100

### APPLICABLE CODES:

- 2006 RESIDENTIAL CODE OF OHIO
- 2006 INTERNATIONAL PLUMBING CODE
- 2006 INTERNATIONAL MECHANICAL CODE
- 2006 NATIONAL ELECTRIC CODE
- 2006 INTERNATIONAL FIRE CODE
- 2006 INTERNATIONAL ENERGY CONSERVATION CODE

### PLAN SHEET INDEX

SHT.	DESCRIPTION
0.00	COVER SHEET
1.00a	FULL BASEMENT FOUNDATION PLAN
2.00	FINISHED BASEMENT PLAN
2.10a	FIRST FLOOR PLAN
2.17a	PLAN DETAILS
2.17b	PLAN DETAILS
2.17c	PLAN DETAILS
2.20a	SECOND FLOOR PLAN
2.17c	TYPICAL BUILDING SECTIONS
3.30a	TYPICAL WALL SECTIONS
3.37a	TYPICAL WALL SECTIONS
40 3.7	FIRST FLOOR ELECTRICAL PLAN
6.10	SECOND FLOOR ELECTRICAL PLAN
6.11	
7.01a1	ELEVATION "T" - FRONT AND REAR ELEVATIONS
7.01a2	ELEVATION "T" - SIDE ELEVATIONS & ROOF PLAN
8.30	TYPICAL GARAGE BASEMENT DETAILS
S-1.0	1ST FLOOR FRAMING PLAN
S-1.1	1ST FLOOR FRAMING PLAN
S-1.2	1ST FLOOR FRAMING PLAN
S-1.3	1ST FLOOR FRAMING PLAN
S-1.4	1ST FLOOR FRAMING PLAN
S-1.5	1ST FLOOR FRAMING PLAN
S-1.6	1ST FLOOR FRAMING PLAN
S-2.0	2ND FLOOR FRAMING PLAN
S-2.1	2ND FLOOR FRAMING PLAN
S-2.2	2ND FLOOR FRAMING PLAN
S-2.3	2ND FLOOR FRAMING PLAN
S-3.0	ROOF FRAMING PLAN
S-3.1	ROOF FRAMING PLAN
S-3.2	ROOF FRAMING PLAN
S-3.3	ROOF FRAMING PLAN
S-4.0	WALL BRACING DETAILS
SD.01	TYPICAL FOUNDATION DETAILS
SD.02	TYPICAL FOUNDATION DETAILS
SD.03	TYPICAL FOUNDATION DETAILS

(c) Copyright PulteGroup, Inc. - 2011

Cleveland Division  
387 Medina Rd, Suite 1700  
Medina, OH 44256



COVER SHEET  
Specifications & General Notes

PRODUCTION MANAGER  
Jenny Hesterman  
REVISED DATE: 10/17/2017  
REVISIONS  
1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31  
32  
33  
34  
35  
36  
37  
38  
39  
40  
41  
42  
43  
44  
45  
46  
47  
48  
49  
50  
51  
52  
53  
54  
55  
56  
57  
58  
59  
60  
61  
62  
63  
64  
65  
66  
67  
68  
69  
70  
71  
72  
73  
74  
75  
76  
77  
78  
79  
80  
81  
82  
83  
84  
85  
86  
87  
88  
89  
90  
91  
92  
93  
94  
95  
96  
97  
98  
99  
100  
101  
102  
103  
104  
105  
106  
107  
108  
109  
110  
111  
112  
113  
114  
115  
116  
117  
118  
119  
120  
121  
122  
123  
124  
125  
126  
127  
128  
129  
130  
131  
132  
133  
134  
135  
136  
137  
138  
139  
140  
141  
142  
143  
144  
145  
146  
147  
148  
149  
150  
151  
152  
153  
154  
155  
156  
157  
158  
159  
160  
161  
162  
163  
164  
165  
166  
167  
168  
169  
170  
171  
172  
173  
174  
175  
176  
177  
178  
179  
180  
181  
182  
183  
184  
185  
186  
187  
188  
189  
190  
191  
192  
193  
194  
195  
196  
197  
198  
199  
200  
201  
202  
203  
204  
205  
206  
207  
208  
209  
210  
211  
212  
213  
214  
215  
216  
217  
218  
219  
220  
221  
222  
223  
224  
225  
226  
227  
228  
229  
230  
231  
232  
233  
234  
235  
236  
237  
238  
239  
240  
241  
242  
243  
244  
245  
246  
247  
248  
249  
250  
251  
252  
253  
254  
255  
256  
257  
258  
259  
260  
261  
262  
263  
264  
265  
266  
267  
268  
269  
270  
271  
272  
273  
274  
275  
276  
277  
278  
279  
280  
281  
282  
283  
284  
285  
286  
287  
288  
289  
290  
291  
292  
293  
294  
295  
296  
297  
298  
299  
300  
301  
302  
303  
304  
305  
306  
307  
308  
309  
310  
311  
312  
313  
314  
315  
316  
317  
318  
319  
320  
321  
322  
323  
324  
325  
326  
327  
328  
329  
330  
331  
332  
333  
334  
335  
336  
337  
338  
339  
340  
341  
342  
343  
344  
345  
346  
347  
348  
349  
350  
351  
352  
353  
354  
355  
356  
357  
358  
359  
360  
361  
362  
363  
364  
365  
366  
367  
368  
369  
370  
371  
372  
373  
374  
375  
376  
377  
378  
379  
380  
381  
382  
383  
384  
385  
386  
387  
388  
389  
390  
391  
392  
393  
394  
395  
396  
397  
398  
399  
400  
401  
402  
403  
404  
405  
406  
407  
408  
409  
410  
411  
412  
413  
414  
415  
416  
417  
418  
419  
420  
421  
422  
423  
424  
425  
426  
427  
428  
429  
430  
431  
432  
433  
434  
435  
436  
437  
438  
439  
440  
441  
442  
443  
444  
445  
446  
447  
448  
449  
450  
451  
452  
453  
454  
455  
456  
457  
458  
459  
460  
461  
462  
463  
464  
465  
466  
467  
468  
469  
470  
471  
472  
473  
474  
475  
476  
477  
478  
479  
480  
481  
482  
483  
484  
485  
486  
487  
488  
489  
490  
491  
492  
493  
494  
495  
496  
497  
498  
499  
500  
501  
502  
503  
504  
505  
506  
507  
508  
509  
510  
511  
512  
513  
514  
515  
516  
517  
518  
519  
520  
521  
522  
523  
524  
525  
526  
527  
528  
529  
530  
531  
532  
533  
534  
535  
536  
537  
538  
539  
540  
541  
542  
543  
544  
545  
546  
547  
548  
549  
550  
551  
552  
553  
554  
555  
556  
557  
558  
559  
560  
561  
562  
563  
564  
565  
566  
567  
568  
569  
570  
571  
572  
573  
574  
575  
576  
577  
578  
579  
580  
581  
582  
583  
584  
585  
586  
587  
588  
589  
590  
591  
592  
593  
594  
595  
596  
597  
598  
599  
600  
601  
602  
603  
604  
605  
606  
607  
608  
609  
610  
611  
612  
613  
614  
615  
616  
617  
618  
619  
620  
621  
622  
623  
624  
625  
626  
627  
628  
629  
630  
631  
632  
633  
634  
635  
636  
637  
638  
639  
640  
641  
642  
643  
644  
645  
646  
647  
648  
649  
650  
651  
652  
653  
654  
655  
656  
657  
658  
659  
660  
661  
662  
663  
664  
665  
666  
667  
668  
669  
670  
671  
672  
673  
674  
675  
676  
677  
678  
679  
680  
681  
682  
683  
684  
685  
686  
687  
688  
689  
690  
691  
692  
693  
694  
695  
696  
697  
698  
699  
700  
701  
702  
703  
704  
705  
706  
707  
708  
709  
710  
711  
712  
713  
714  
715  
716  
717  
718  
719  
720  
721  
722  
723  
724  
725  
726  
727  
728  
729  
730  
731  
732  
733  
734  
735  
736  
737  
738  
739  
740  
741  
742  
743  
744  
745  
746  
747  
748  
749  
750  
751  
752  
753  
754  
755  
756  
757  
758  
759  
760  
761  
762  
763  
764  
765  
766  
767  
768  
769  
770  
771  
772  
773  
774  
775  
776  
777  
778  
779  
780  
781  
782  
783  
784  
785  
786  
787  
788  
789  
790  
791  
792  
793  
794  
795  
796  
797  
798  
799  
800  
801  
802  
803  
804  
805  
806  
807  
808  
809  
810  
811  
812  
813  
814  
815  
816  
817  
818  
819  
820  
821  
822  
823  
824  
825  
826  
827  
828  
829  
830  
831  
832  
833  
834  
835  
836  
837  
838  
839  
840  
841  
842  
843  
844  
845  
846  
847  
848  
849  
850  
851  
852  
853  
854  
855  
856  
857  
858  
859  
860  
861  
862  
863  
864  
865  
866  
867  
868  
869  
870  
871  
872  
873  
874  
875  
876  
877  
878  
879  
880  
881  
882  
883  
884  
885  
886  
887  
888  
889  
890  
891  
892  
893  
894  
895  
896  
897  
898  
899  
900  
901  
902  
903  
904  
905  
906  
907  
908  
909  
910  
911  
912  
913  
914  
915  
916  
917  
918  
919  
920  
921  
922  
923  
924  
925  
926  
927  
928  
929  
930  
931  
932  
933  
934  
935  
936  
937  
938  
939  
940  
941  
942  
943  
944  
945  
946  
947  
948  
949  
950  
951  
952  
953  
954  
955  
956  
957  
958  
959  
960  
961  
962  
963  
964  
965  
966  
967  
968  
969  
970  
971  
972  
973  
974  
975  
976  
977  
978  
979  
980  
981  
982  
983  
984  
985  
986  
987  
988  
989  
990  
991  
992  
993  
994  
995  
996  
997  
998  
999  
1000

ENGINEER OF RECORD: BUILDING & MECHANICAL ENGINEERING  
ARCHITECT OF RECORD: BUILDING DESIGN - ARCHITECTS

PROJECT TYPE  
SINGLE FAMILY  
COMMUNITY NAME  
RIVER OAKS  
LOT 64  
LAWN COMMUNITY ID

CHANCE HANDS  
GARAGE LEFT  
SPECIFICATION LEVEL  
TBD

PLAN NAME  
CRAWFORD  
SHEET PLAN NUMBER  
TBD  
LAWN PLAN ID  
LAWSON PLAN NUMBER  
PLAN 2843

SHEET  
0.00







RD 96 Built







R095 Built



R094 Vacant







R093 Built





R070 Built





R065- Built



R064- Lot in Question





R058 Vacant



R059 - Vacant



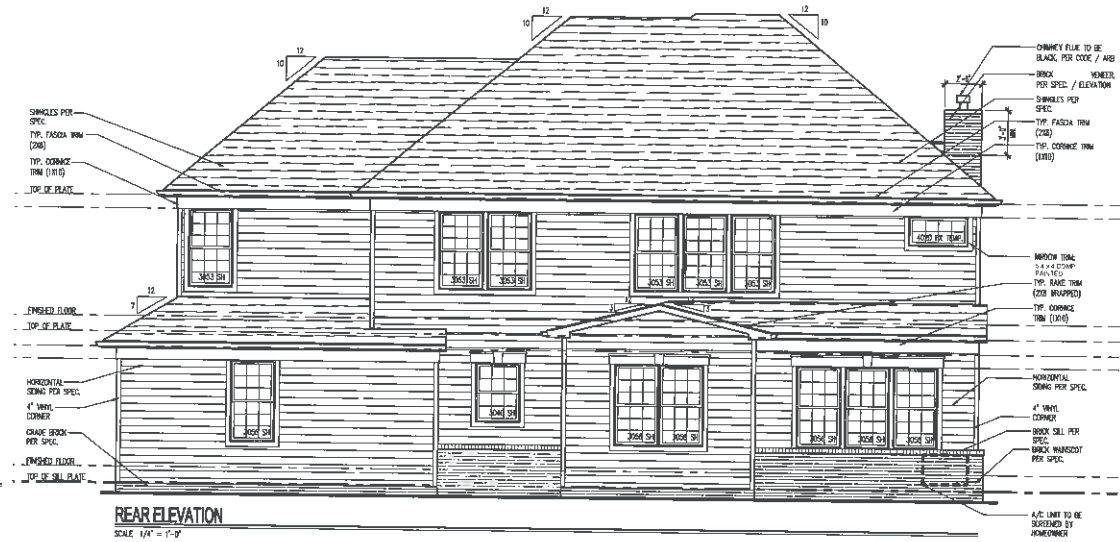
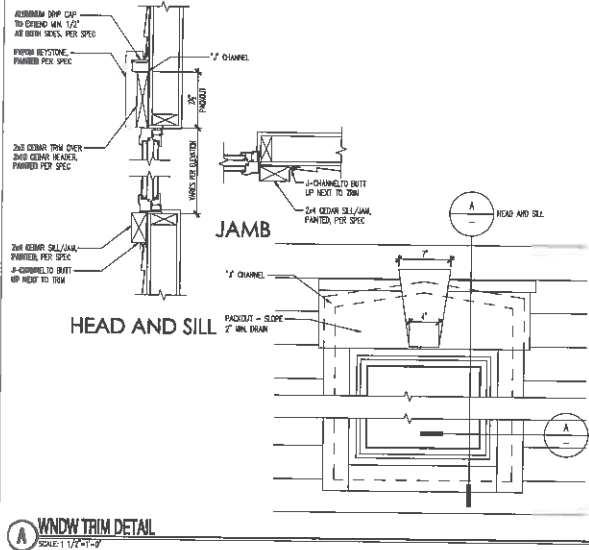


R063- vacant





RD69 in process



**Cleveland Division**  
387 Medina Rd. Suite 1700  
Medina, OH 44256

**Pulte Homes**

**Elevation - 4**  
Front and Rear Elevations

PROJECT NUMBER: 0000000000  
OWNER: PULTE HOMES, INC.  
REV. A DATE: 05/04/2017  
REV. B DATE: 05/04/2017

NO.	DATE	DESCRIPTION
1		
2		
3		
4		
5		
6		
7		
8		
9		
10		

PROJECT TYPE: SINGLE FAMILY  
COMMITMENT NAME: RIVER OAKS LOT 69  
LOT: 69  
GARAGE: GARAGE RIGHT  
SECTION: LEVEL T80  
NEW NAME: DRSDEN  
NEW PLAN: 3627  
PLAN 3627

7.04a2