

Garage Overview

STRUCTURAL

Engineered roof trusses: General Contractor to provide drawings sealed by the registered design professional responsible for their preparation to the residential building official for approval prior to the framing inspection.

FRAMING

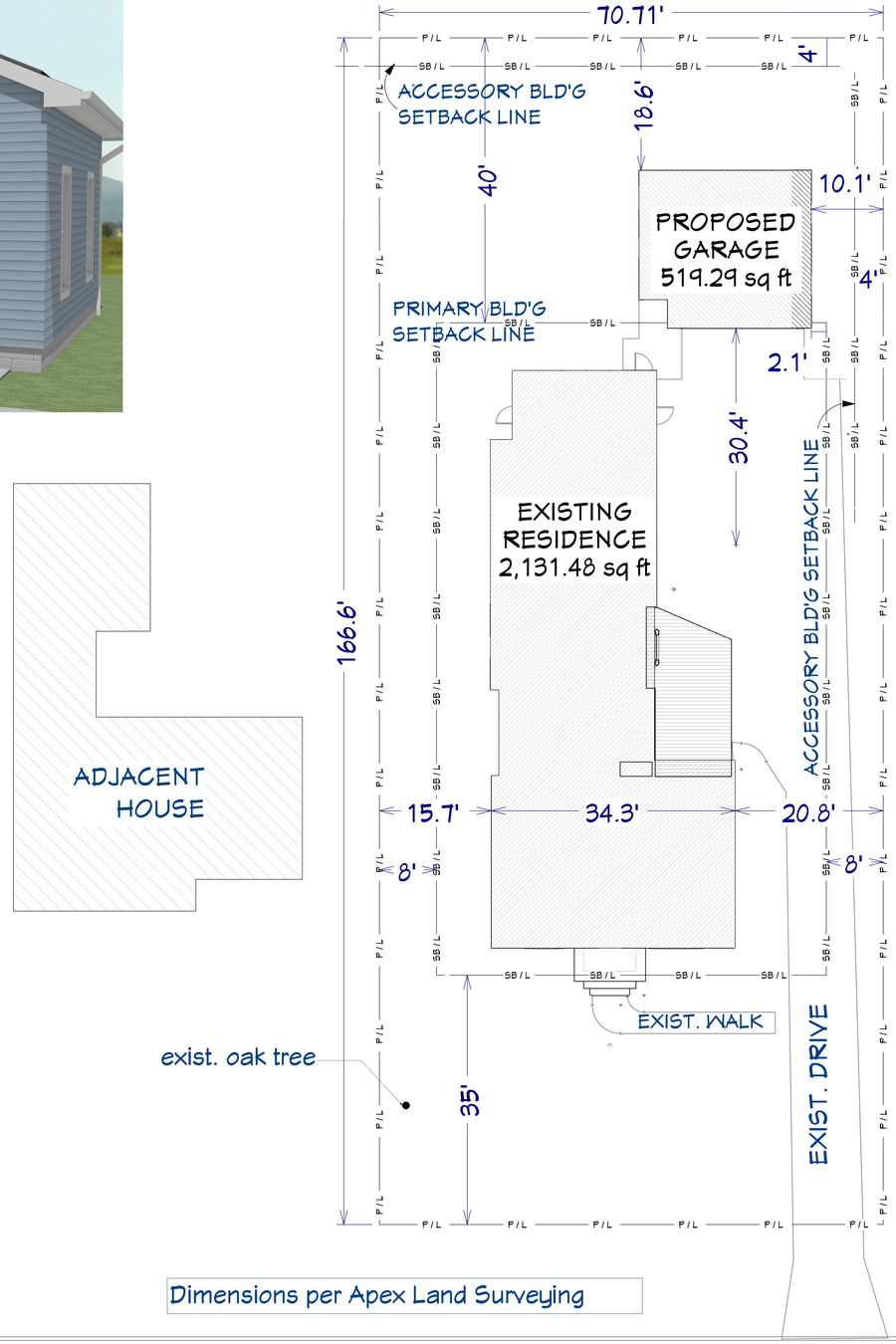
- Framing to be SPF #2 unless otherwise indicated.
- Framing layout shows position of members (joists, studs, etc.) for illustration purposes only and does not reflect the actual placement of each framing member. Framing crews should follow requirements of the Residential Code of Ohio and industry standards for high performance homes.

ENERGY USE

- This addition is designed for Cold Climate, Zone 5.
- Addition is designed to meet or exceed the requirements of Sections 1102.1 (Prescriptive Path) of the 2019 Residential Code of Ohio for zone 5. See wall section for typical R-values and window & door schedule for U-values.
- Per Section 1101.14 of the 2019 RCO: A permanent certificate shall be completed by the owner or the owner's representative and posted on a wall in the space where the furnace is located, a utility room or an approved location inside the building. Where located on an electrical panel, the certificate shall not cover or obstruct the visibility of the circuit directory label, service disconnect label or other required labels. The certificate shall indicate the predominant R-values of insulation installed in or on ceilings, roofs, walls, foundation components such as slabs, basement walls, crawl space walls and floors, and ducts outside conditioned spaces; U-factors of fenestration and the solar heat gain coefficient (SHGC) of fenestration, and the results from any required duct system and building envelope air leakage testing performed on the building. Where there is more than one value for each component, the certificate shall indicate the value covering the largest area. The certificate shall indicate the types and efficiencies of heating, cooling and service water heating equipment. Where a gas-fired unvented room heater, electric furnace, or baseboard electric heater is installed in the residence, the certificate shall indicate "gas-fired unvented room heater," "electric furnace" or "baseboard electric heater," as appropriate. An efficiency shall not be indicated for gas-fired unvented room heaters, electric furnaces and electric baseboard heaters.
- Per Section 1101.10 of the Residential Code of Ohio, Identify R-values for all insulation:
  - Where manufacturer's information does not provide on product, installer shall provide a certification to both building official and homeowner indicating the type, manufacturer, and R-value of insulation installed.
  - Blown-in or sprayed roof and ceiling insulation shall have thickness of insulation written in inches, with numbers not less than 1" in height, on markers installed no less than every 300 s.f., with markers affixed to the trusses or joists and facing the attic access opening.

MECHANICAL & PLUMBING

- HVAC fuel type: Electrical. Great Room heating to be provided by mini split system. Refer to mechanical submission for details.
- Plumbing and Mechanical drawings to be provided by others. Limited electrical information is provided in the attached electrical drawings; circuit diagrams and calculations and other electrical details by others.
- **HVAC Equipment System Design** 1401.3 Equipment and appliance sizing. Heating and cooling equipment and appliances shall be sized in accordance with ACCA Manual S or other approved sizing methodologies based on building loads calculated in accordance with ACCA Manual J or other approved heating and cooling calculation methodologies. Exception: Heating and cooling equipment and appliance sizing shall not be limited to the capacities determined in accordance with Manual S where either of the following conditions applies: 1. The specified equipment or appliance utilizes multi- stage technology or variable refrigerant flow technology and the loads calculated in accordance with the approved heating and cooling calculation methodology are within the range of the manufacturer's published capacities for that equipment or appliance. 2. The specified equipment or appliance manufacturer's published capacities cannot satisfy both the total and sensible heat gains calculated in accordance with the approved heating and cooling calculation methodology and the next larger standard size unit is specified.



DRAWING INDEX		
Label	Title	Add'l Content
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Building Areas

Renovated Lower Level:	453 sf
New Garage:	512 sf

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Hallie M. Bowie, License #9767
Expires 12/31/2025

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REVISION TABLE

NUMBER	DATE	REVISED BY	DESCRIPTION

Blechman Renovation & Garage Addition
33 Roslyn St., Hudson, OH 44236

New Leaf Home Design
(330)324-6401
www.NewLeafHomeDesign.com

Site Plan
Project Notes

DATE:
3/4/2026

Permit Set

Sheet 1 of 8:

A-1

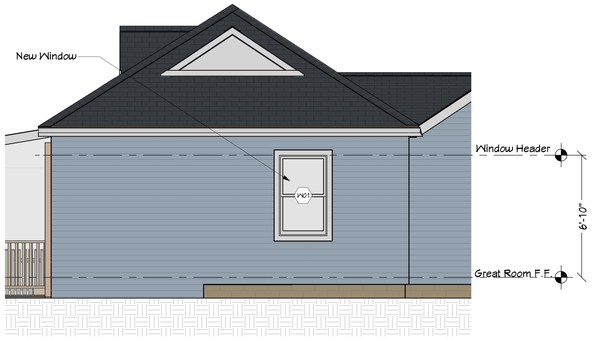
Window Schedule

WINDOW SCHEDULE							
NUMBER	ROOM NAME	LABEL	QTY	FLOOR	WIDTH	HEIGHT	EGRESS	DESCRIPTION
W01	GREAT ROOM	2846DH	3	1	32"	54"		DOUBLE HUNG
W02	GREAT ROOM/SCREENED PORCH	4040DC	1	1	48"	48"		DOUBLE CASEMENT-LHL/RHR
W03	GARAGE	2846DH	3	1	32"	54"		DOUBLE HUNG

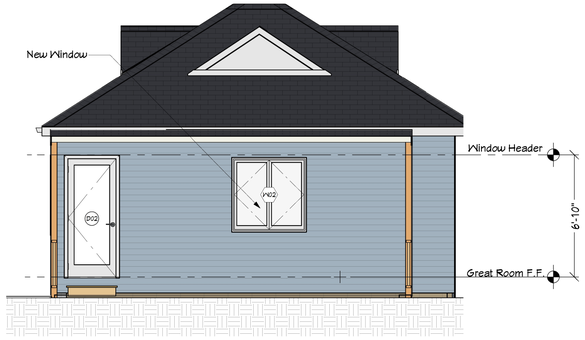
Maximum U-Factor: .30

Door Schedule

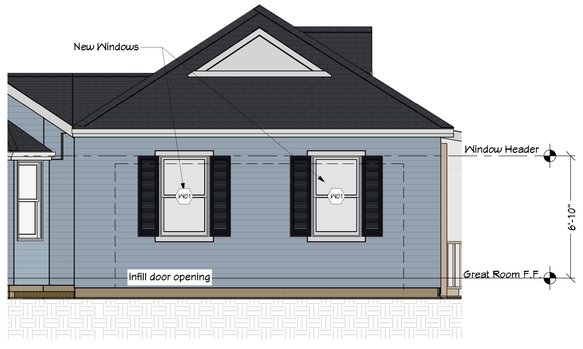
DOOR SCHEDULE						
NUMBER	QTY	FLOOR	SIZE	WIDTH	HEIGHT	DESCRIPTION
D01	1	1	2668 R	30"	80"	2 DR. BIFOLD-PANEL
D02	1	1	2868 R EX	32"	80"	EXT. HINGED-DOOR F01
D03	1	1	2668 L EX	30"	80"	EXT. HINGED-GLASS PANEL
D04	1	1	2868 L EX	32"	80"	EXT. HINGED-DOOR P09
D05	1	1	3068 L EX	36"	80"	EXT. HINGED-DOOR P09
D06	1	1	16070	192"	84"	GARAGE DOOR



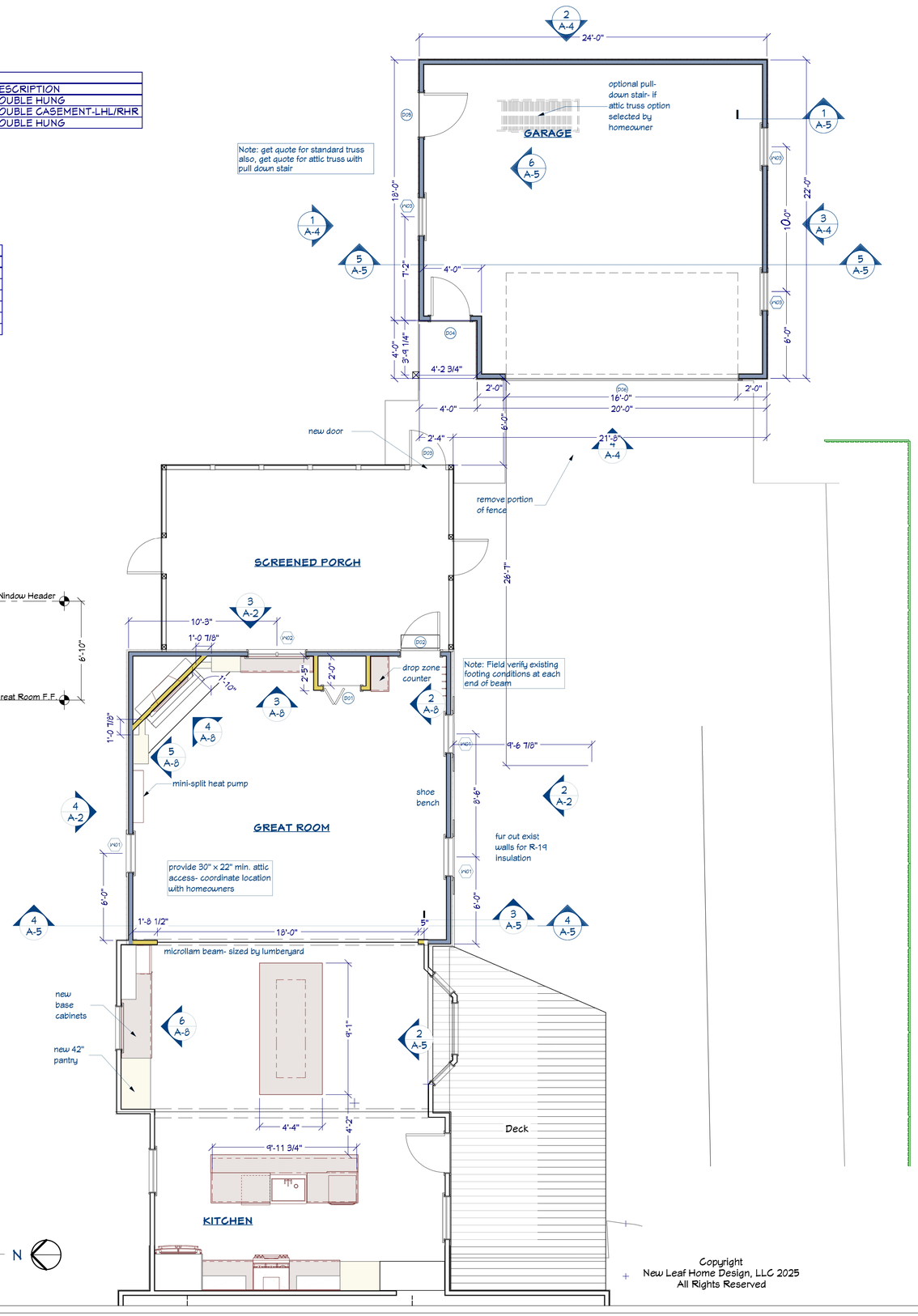
4 A-2 Great Room North Elevation
1/4 in = 1 ft



3 A-2 Great Room East Elevation - inside Screened Porch
1/4 in = 1 ft



2 A-2 Great Room South Elevation
1/4 in = 1 ft



1 A-2 1st Floor Plan
1/4 in = 1 ft

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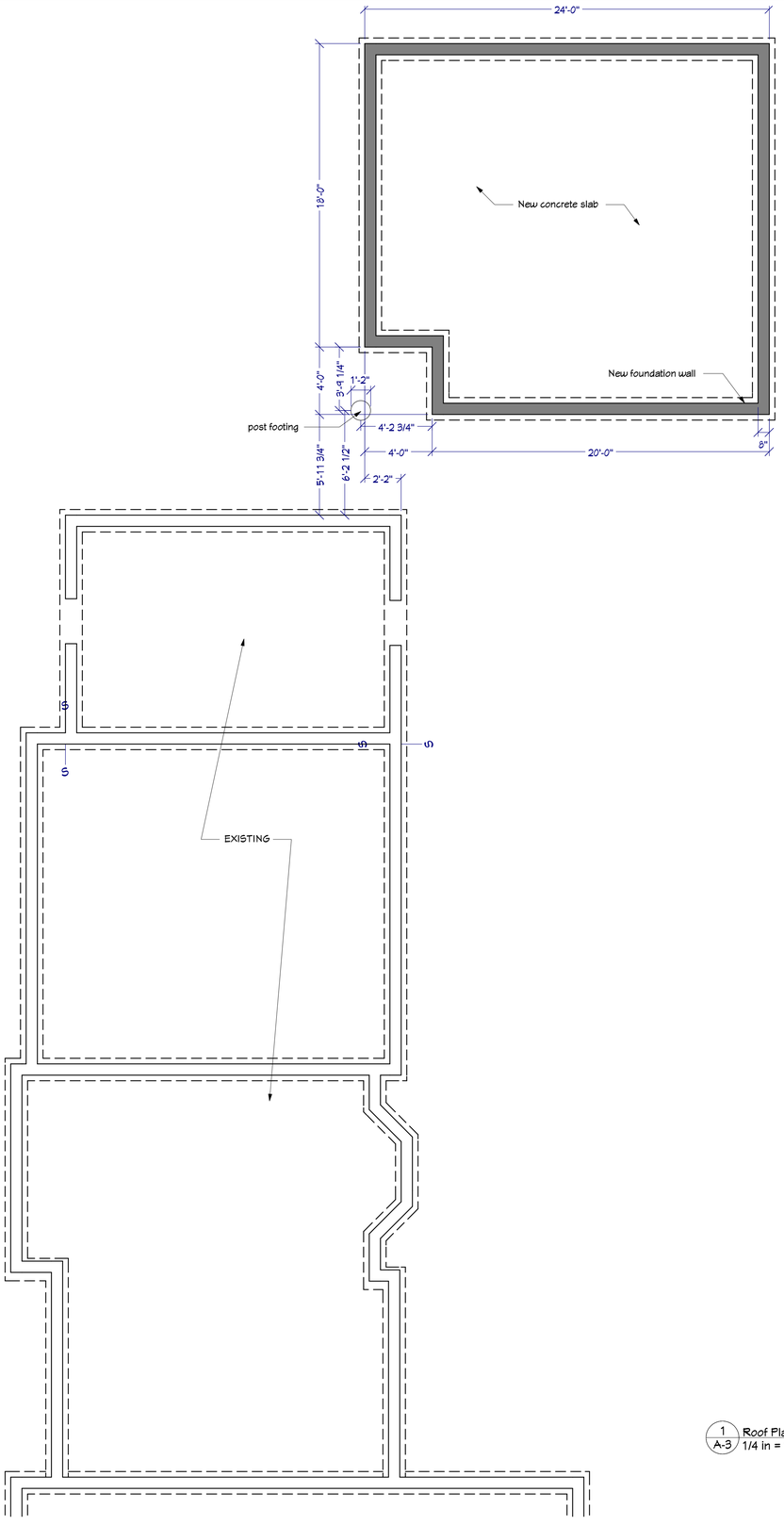
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1st Floor Plan
Great Rm Ext. Elevations

DATE:
3/4/2026

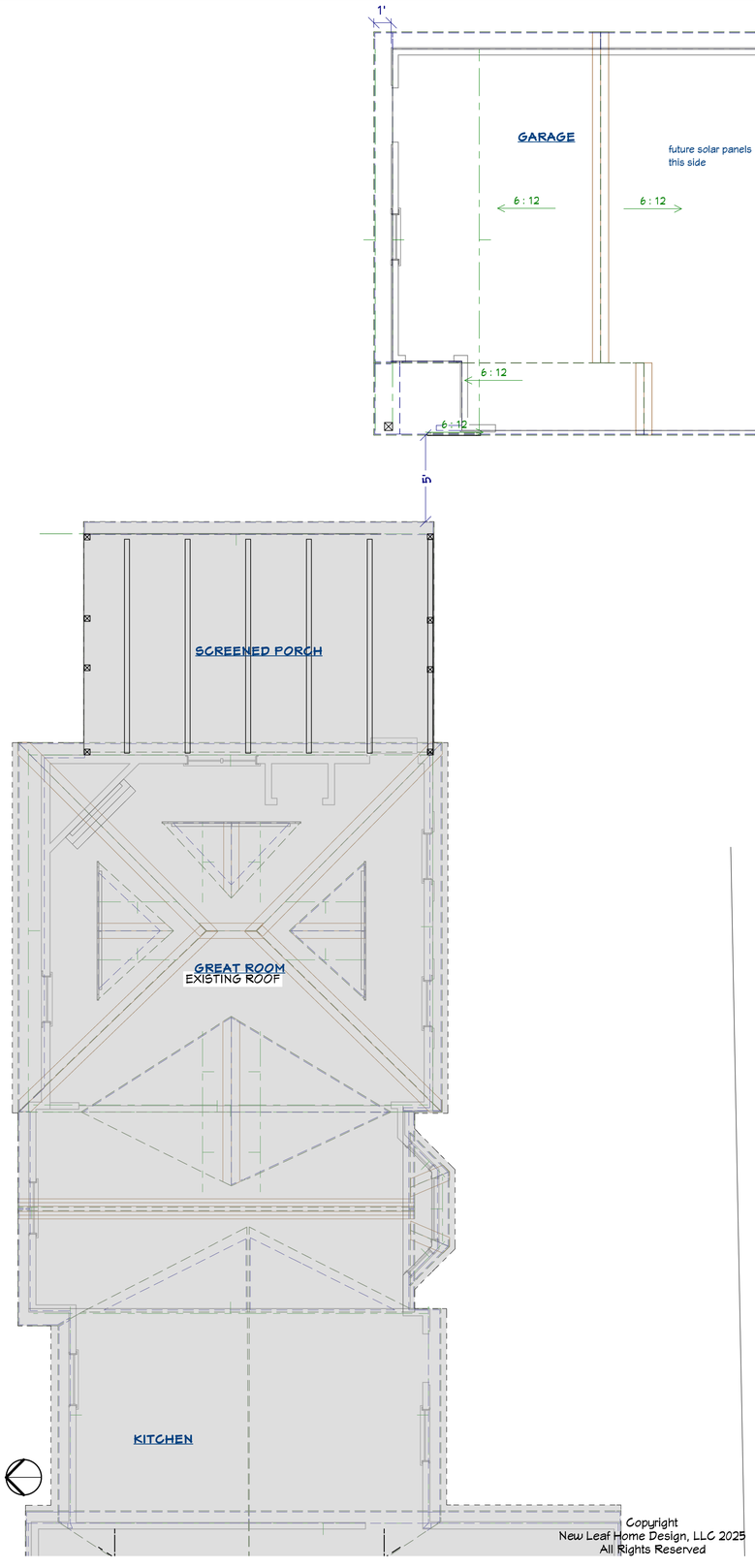
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A-2



2 A-3 Foundation Plan
1/4 in = 1 ft

N



1 A-3 Roof Plan
1/4 in = 1 ft

N

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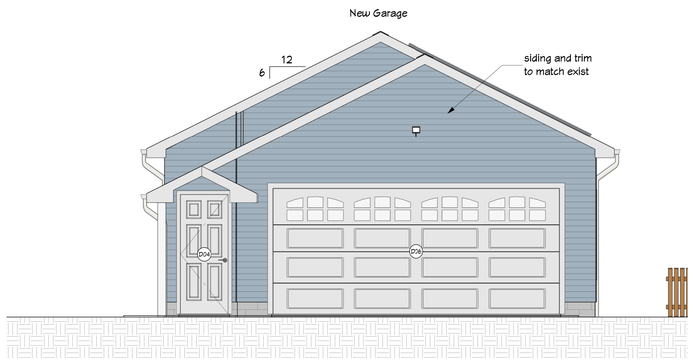
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Roof & Foundation Plans

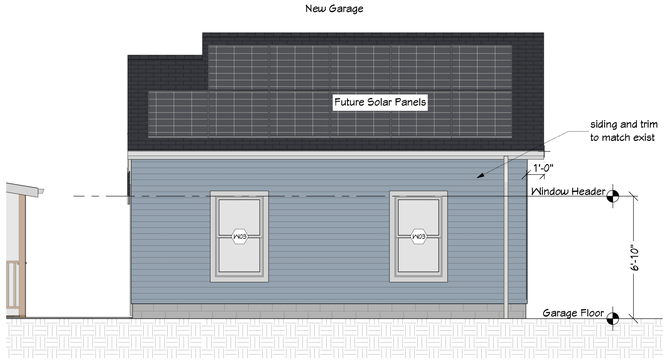
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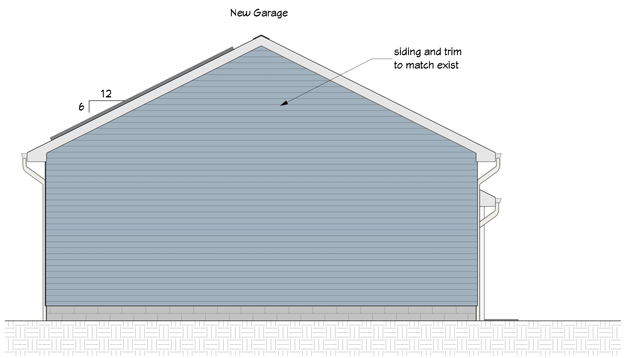
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A-3



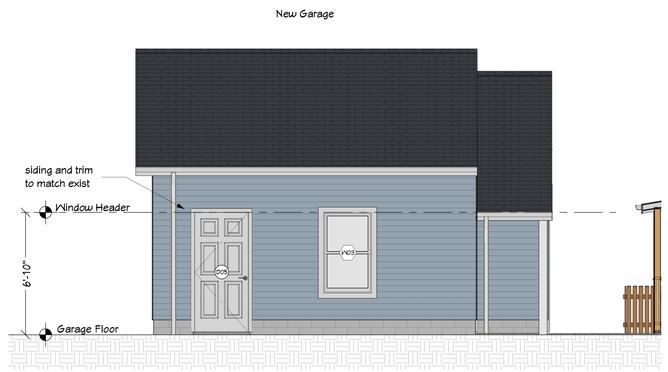
4 A-4 Garage West Elevation
1/4 in = 1 ft



3 A-4 Garage South Elevation
1/4 in = 1 ft



2 A-4 Garage East Elevation
1/4 in = 1 ft



1 A-4 Garage North Elevation
1/4 in = 1 ft

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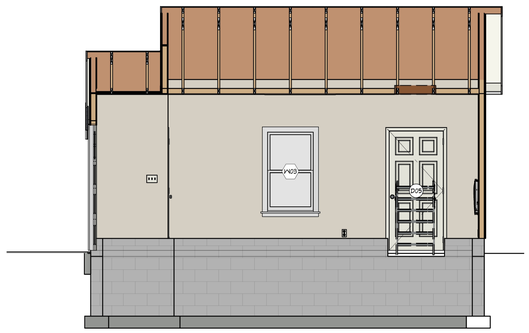
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Garage Ext. Elevations

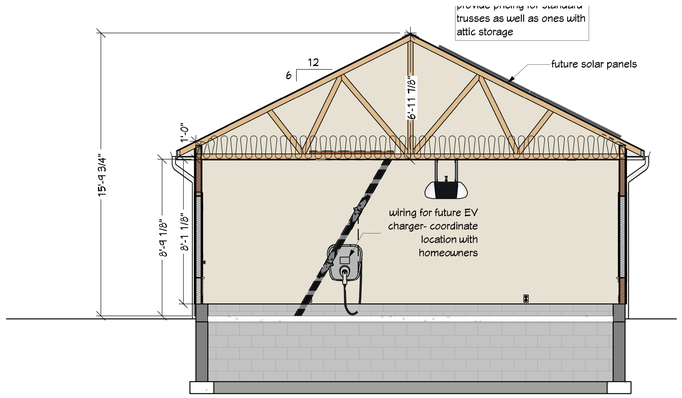
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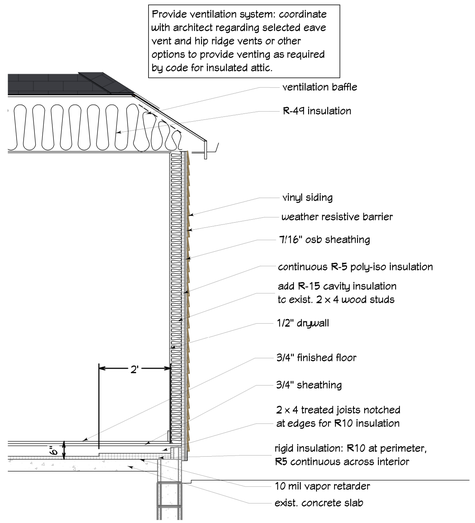
6 A-5 Garage Section 2
1/4 in = 1 ft



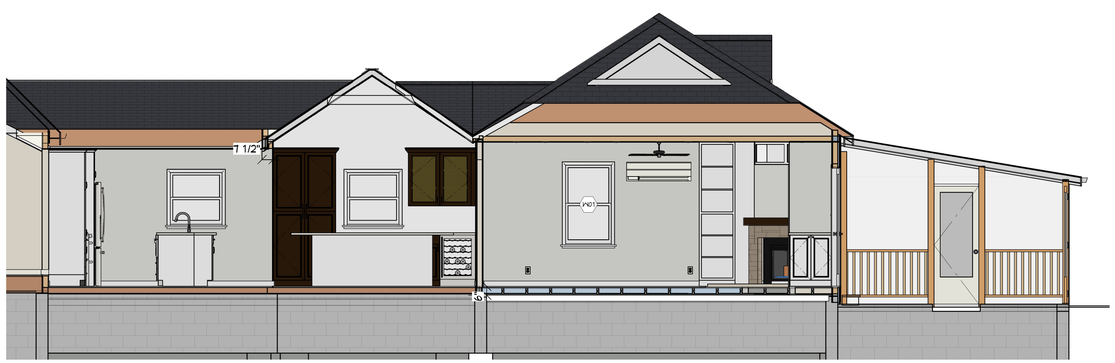
5 A-5 Garage Section 1
1/4 in = 1 ft



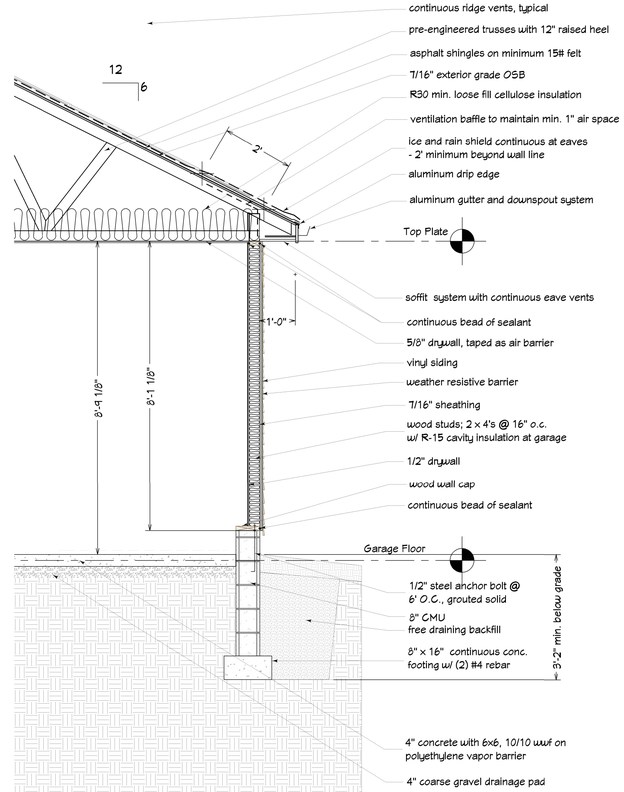
4 A-5 Section through Great Room 2
1/4 in = 1 ft



3 A-5 Wall Section - Great Room
1/2 in = 1 ft



2 A-5 Section through Great Room 1
1/4 in = 1 ft



1 A-5 Wall Section - Garage
1/2 in = 1 ft

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Wall Section & Building Sections

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A-5

Electrical Schedule

ELECTRICAL SCHEDULE				
NUMBER	QTY	FLOOR	ATTACHED TO	DESCRIPTION
E01	20	1	CEILING	RECESSED DOWN LIGHT 4
E02	1	1	CEILING	CLASSIC CEILING FAN
E03	2	1	CEILING	MEDIUM RECESSED TUBE LIGHT [48W6D]
E04	1	1	WALL	FLOOD LIGHT
E05	8	1	WALL	3-WAY SWITCH
E06	2	1	WALL	SINGLE POLE
E07	4	1	WALL	DUPLEX
E08	5	1	WALL	GFCI
E09	1	1		EV CHARGING STATION 1
E10	1	1	CEILING	RECESSED VAPOR LIGHT

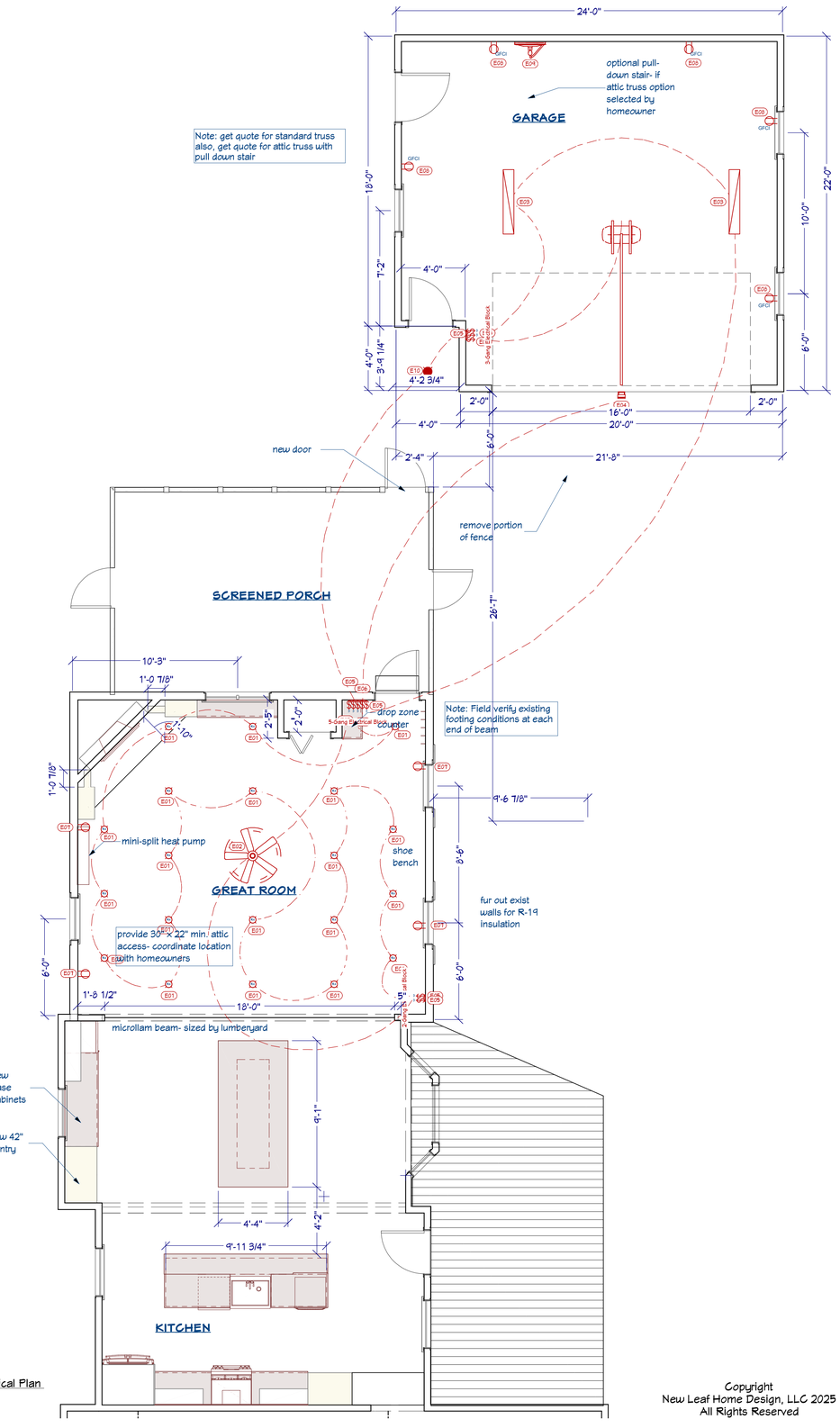
ELECTRICAL

- Limited electrical information is provided in the attached electrical drawings; circuit diagrams and calculations and other electrical details by others.
- Lighting: 90% of lamps (bulbs) in permanently installed fixtures shall be high efficacy (LED, T-8 linear fluorescent, or CFL's).
- Alarms:
  - New smoke alarms shall obtain power from the building's electrical system and have battery back-up, with the exception of new alarms in existing spaces where renovations do not require the removal of wall or ceiling finishes and other access for hard wiring is not available.
  - Provide Smoke alarms utilizing photoelectric and ionization technologies on each level. Smoke alarms located outside sleeping areas shall include photoelectric technology. Where practical, interconnect alarms so actuation of one alarm will activate other alarms.
  - Refer to Floor Plans for alarm locations.
  - 315.3 Carbon monoxide alarms in dwelling units shall be installed outside of each separate sleeping area in the immediate vicinity of the bedrooms.
  - 315.4 Combination alarms. Combination carbon monoxide and smoke alarms shall be permitted to be used in lieu of carbon monoxide alarms.
- All new and replacement electrical outlets to be arc fault protected and tamper resistant; all in baths, kitchens to be GFCI
- Circuits for new receptacle outlets in bathrooms shall be on a circuit which either (a) serves only bathroom receptacle outlets, or (b) serves only that bathroom. In this alternative the circuit may serve that bathroom's light fixtures and exhaust fan. [2023 NEC 210.11(C)(3)]
- Recessed vapor lights at tubs and showers to be marked for damp or wet locations. Coordinate with shower head selection and provide fixture for wet location if handheld sprayer selected.
- EV Charging: Coordinate with homeowners regarding electric vehicle charging system and charger location.
  - 220 wiring for electric vehicle charging
- Solar PV system: If solar system to be installed at the time of construction, coordinate solar system requirements with solar installer. Otherwise, provide the following for future system:
  - Install 1" metal conduit for the DC wire run from a designated array location to a designated inverter location.
  - Install a 1" metal conduit from the designated inverter location to the electrical service panel. Cap and label both ends.
  - Install and label a 4' x 4' plywood panel area for mounting an inverter and balance of system components- OR- provide blocking for inverter mounting and clearly label blocking location.
  - Install and label a 70-amp dual pole circuit breaker in the electrical service panel for use by the PV system, or provide a labeled slot for a double-pole breaker in the electrical service.

PV Checklist Recommendations

Provide the following in order to facilitate installation of solar PV panels:

- 1" metal conduit for the DC wire run from the designated array location to the designated inverter location. Cap and label both ends.
- 1" metal conduit from designated inverter location to electrical service panel. Cap and label both ends.
- Install and label a 4' x 4' plywood panel area for mounting an inverter and balance of system components, or provide blocking and clear labeling of designated area.
- Install and label a 70-amp dual pole circuit breaker in the electrical service panel for use by the PV system, or provide a labeled slot for a double-pole breaker.



1 / A-6 1st Floor Electrical Plan
1/4 in = 1 ft

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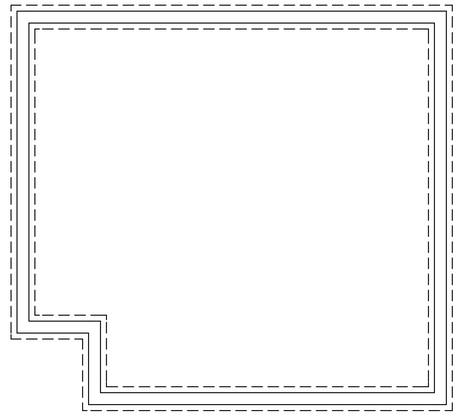
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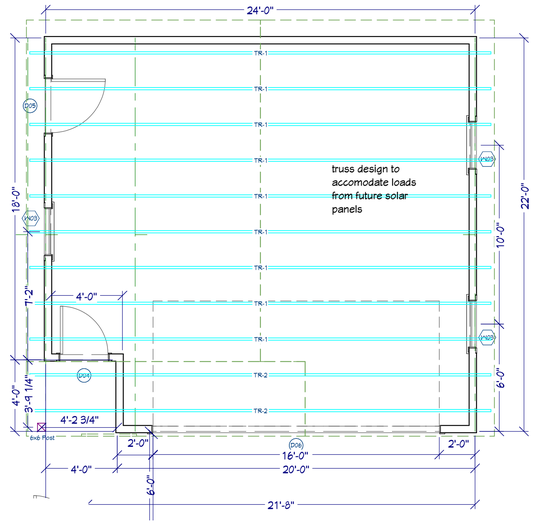
Electrical Plan

DATE:
3/4/2026

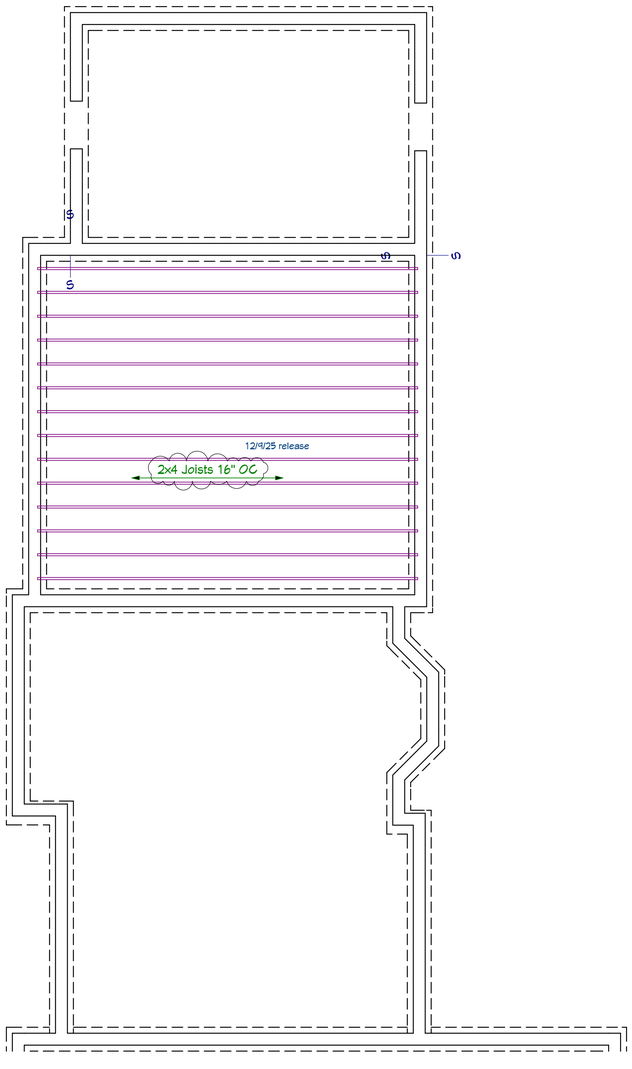
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Sheet 6 of 8:
A-6





3 / A-7 Garage - Roof Framing Plan
1/4 in = 1 ft



1 / A-7 1st Floor Framing Plan
1/4 in = 1 ft

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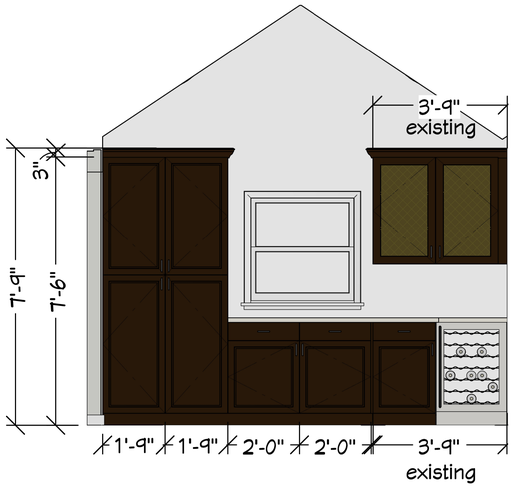
Roof Framing Plan & Floor Framing Plan

DATE:
3/4/2026

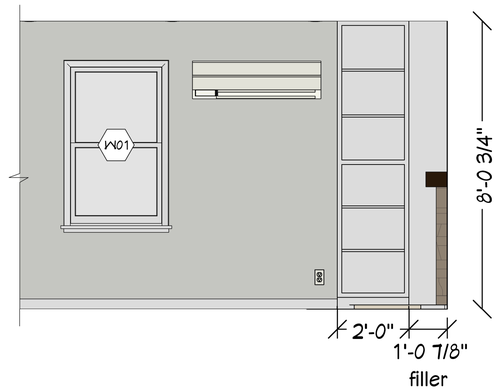
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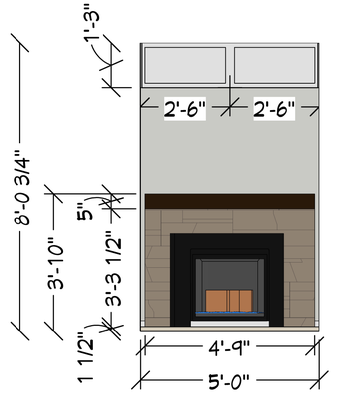
A-7



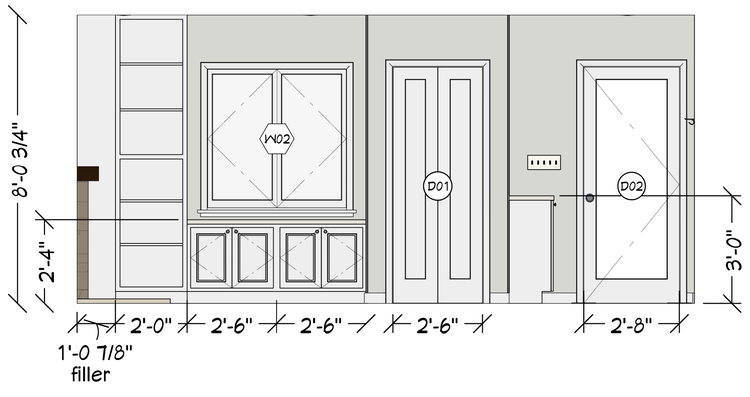
6 A-8 Greatroom - North Interior Elevation - Pantry & Wet Bar
1/2 in = 1 ft



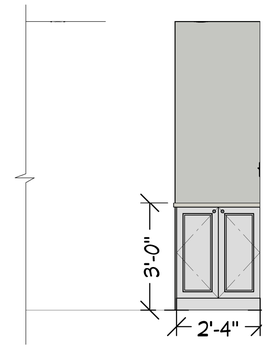
5 A-8 Greatroom - North Interior Elevation
1/2 in = 1 ft



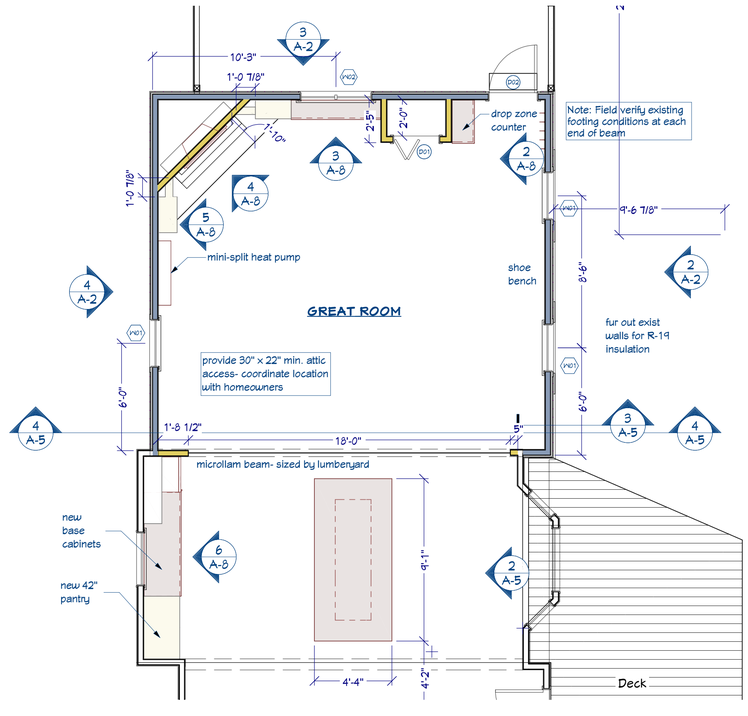
4 A-8 Greatroom - North/East Interior Elevation - Fireplace
1/2 in = 1 ft



3 A-8 Greatroom - East Interior Elevation
1/2 in = 1 ft



2 A-8 Greatroom - Interior Elevation - Drop Zone
1/2 in = 1 ft



1 A-8 Great Room Plan
1/4 in = 1 ft

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Interior Elevations

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