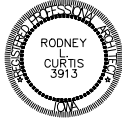


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**CONSTRUCTION OBSERVATION CLAUSE:**  
RODNEY L. CURTIS CURRENTLY OF CURTIS ARCHITECTURE & DESIGN P.C. IS THE ARCHITECT OF RECORD. IN THE EVENT THAT CURTIS ARCHITECTURE & DESIGN P.C. IS NOT INVOLVED IN THE JOB OBSERVATION PHASE OF THIS PROJECT, AND A CHANGE OR ALTERATION FROM THESE DRAWINGS OCCURS DURING CONSTRUCTION, THE OWNER AND CONTRACTOR(S) AGREE TO HOLD HARMLESS AND INDEMNIFY THE ARCHITECT AND CURTIS ARCHITECTURE & DESIGN P.C. FROM ANY AND ALL CLAIMS, INCLUDING ATTORNEY'S FEES ARISING OUT OF OR RESULTING FROM SUCH CHANGES. BY STARTING CONSTRUCTION, OWNER AND CONTRACTOR(S) AGREE TO THIS CONDITION.

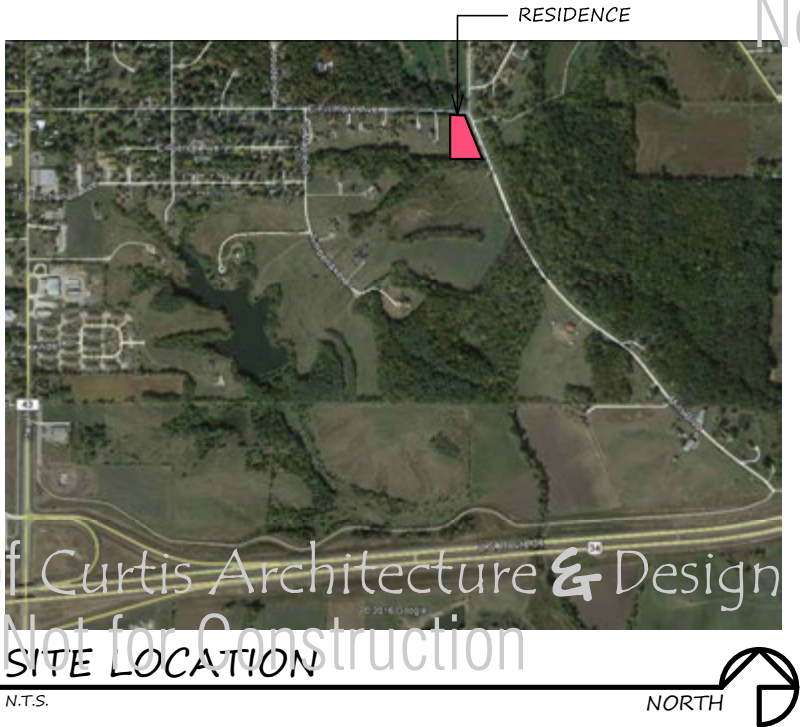
**SUPPLEMENTARY NOTES:**  
VERIFY ALL DIMENSIONS AND CONDITIONS PRIOR TO STARTING WORK. NOTIFY THE ARCHITECT OF ANY DISCREPANCIES OR INCONSISTENCIES PRIOR TO STARTING WORK. VERIFY IN FIELD ALL EXISTING CONDITIONS SHOWN ON DRAWINGS. RE-FRESH AND/OR RE-SET ALL OPENINGS AND INSERTS FOR MECHANICAL, ELECTRICAL AND PLUMBING WITH APPROPRIATE TRADES. PROVIDE ALL NECESSARY BRACING, SHORING, GUYING OR OTHER MEANS TO AVOID EXCESSIVE STRESSES AND TO HOLD STRUCTURAL ELEMENTS IN PLACE DURING CONSTRUCTION. ANY ENGINEERING DESIGN PROVIDED BY OTHERS AND SUBMITTED FOR REVIEW SHALL BEAR THE STAMP OF AN ENGINEER REGISTERED IN THE STATE OF IOWA. DETAILS ON THE DRAWINGS ARE TYPICAL. VERIFY ALL DIMENSIONS WITH THE DESIGN DRAWINGS. NO MATERIAL SUBSTITUTIONS OR DESIGN CHANGES SHALL BE MADE TO THESE CONSTRUCTION DOCUMENTS WITHOUT WRITTEN PERMISSION OF THE OWNER.

**SOILS INDEMNIFICATION:**  
BY USING THESE DRAWINGS AND CONSTRUCTING THE PROPOSED BUILDING YOU AGREE TO THIS CLAUSE. SOILS IN THE OTTUMWA AREA ARE VERY EXPANSIVE. THIS MEANS THAT IN HEAVY RAIN SEASONS THE SOIL WILL EXPAND AND IN DRY SEASONS THE SOIL WILL RETRACT. THE FORCE OF EITHER CONDITION IS ENOUGH TO MOVE THE FOUNDATION AND ENTIRE BUILDING. CRACKING AND/OR STRUCTURAL FAILURE CAN OCCUR AS A RESULT. BECAUSE SOIL TESTING FOR LOAD BEARING PURPOSES WAS NOT PROVIDED ON THIS PROJECT, THE OWNER, CONTRACTORS, AND OWNER'S TENANTS SHALL INDEMNIFY AND HOLD HARMLESS CURTIS ARCHITECTURE & DESIGN P.C. AND ALL OF ITS PERSONNEL FROM AND AGAINST ANY AND ALL CLAIMS, DAMAGES, LOSSES, AND EXPENSES (INCLUDING REASONABLE ATTORNEY'S FEES) ARISING OUT OF OR RESULTING FROM THE EXPANSIVE SOILS.

	I HEREBY CERTIFY THAT THE PORTION OF THE TECHNICAL SUPERVISION DESCRIBED BELOW WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND RESPONSIBLE CHARGE. I AM A DULY REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF IOWA.	
	RODNEY L. CURTIS	REG. NO. 3913
	EXPIRATION DATE	DATE ISSUED
	PAGES OR SHEETS COVERED BY THIS SEAL	

**INDEX OF DRAWINGS:**

ARCHITECTURAL DRAWINGS:	
C1	COVER PAGE
SP1	SITE PLAN
A1	MAIN LEVEL FLOOR PLAN / NOTES
A2	SCHEDULES / MASTER SHOWER FLOOR PLAN / GREAT ROOM - GARAGE UPPER AREA FLOOR PLANS
A3	EXTERIOR ELEVATIONS
A4	EXTERIOR ELEVATION / HOUSE - WALL SECTIONS
A5	HOUSE - WALL SECTIONS
A6	WALL SECTIONS
A7	INTERIOR ELEVATIONS
A8	INTERIOR ELEVATIONS / EXTERIOR ELEVATION / SECTIONS / DETAILS
A9	FINISH PLAN / NOTES
A10/E1	LOWER LEVEL POWER & REFLECTED CEILING
A11/E2	MAIN LEVEL POWER & REFLECTED CEILING



\* RENDERINGS ARE A REPRESENTATION OF THE BUILDING TO SHOW GENERAL DESIGN INTENT. NOT TO BE USED TO BUILD FROM.



\* RENDERINGS ARE A REPRESENTATION OF THE BUILDING TO SHOW GENERAL DESIGN INTENT. NOT TO BE USED TO BUILD FROM.



\* RENDERINGS ARE A REPRESENTATION OF THE BUILDING TO SHOW GENERAL DESIGN INTENT. NOT TO BE USED TO BUILD FROM.

CUSTOM SAMPLE



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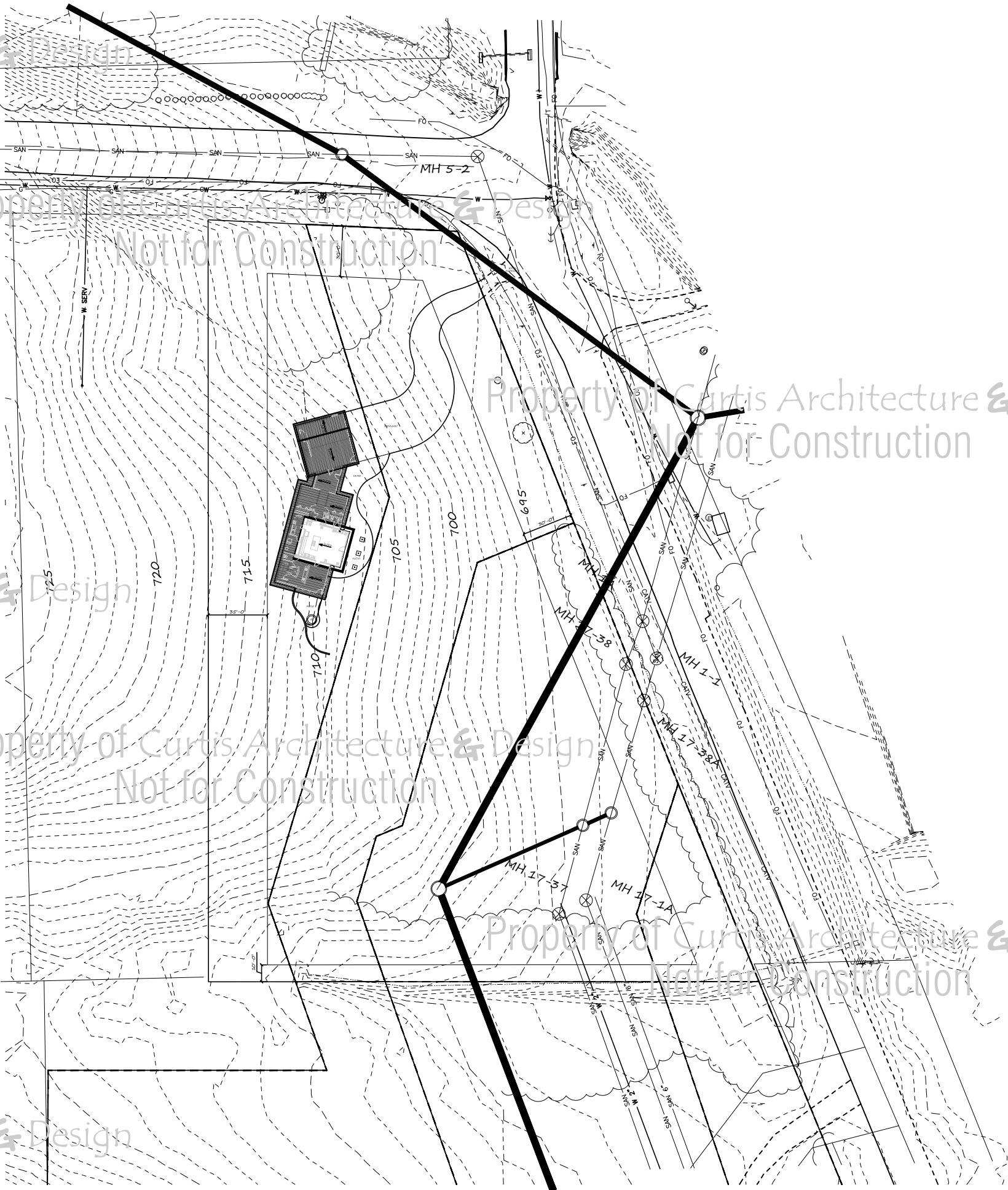
CUSTOM SAMPLE  
SAMPLE, IOWA

SITE PLAN :  
1/32" = 1'-0"  
JOB NUMBER :  
0000  
DATE :  
000.00.0000  
REVISIONS :  
PDF

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OTTUMWA, IA 52501  
641 814-1500  
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SHEET #

SP1



SITE PLAN

1/32" = 1'-0"







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SAMPLE, IOWA

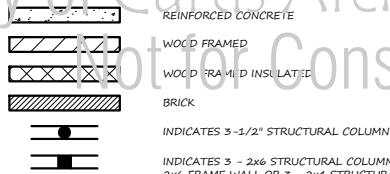
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FLOOR PLAN :  
1/4" = 1'-0"  
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DATE :  
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REVISIONS :  
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A1

## GENERAL NOTES:



- "PROVIDE" MEANS "FURNISH AND INSTALL". "INSTALL" UNLESS OTHERWISE NOTED MEANS "FURNISH AND INSTALL".
- GARAGE WALLS SHALL BE 2x6 WOOD STUDS W/ R-21 INSULATION, 1/2" OSB SHEATHING, AND "TYVEK" BUILDING WRAP, TYP.
- PROVIDE A 4" CONC. SLAB WITH #4 BARS @ 24" O.C. EACH WAY OVER 6 MIL. VAPOR BARRIER & 4" COMPACTED GRANULAR FILL THROUGHOUT, TYP.
- SLOPE GARAGE FLOOR TOWARDS OVERHEAD DOORS
- SLOPE MECHANICAL ROOM CONCRETE FLOORS TOWARDS FLOOR DRAIN, DRAIN TO DAYLIGHT
- CONTRACTOR TO STEP CONCRETE FOUNDATION WALL TO 14" THICK AT ALL LOCATIONS WITH EXTERIOR BRICK. 10" CONC. FOUNDATION WALLS OTHERWISE. REFER TO FLOOR PLAN FOR BRICK LOCATIONS, TYP.
- GARAGE FLOOR MATCHES MAIN FLOOR (NO STEP)
- ALL EXPOSED CONCRETE SHALL BE THE SAME RECIPE TO MAINTAIN CONSISTENT COLOR. PROVIDE RECIPE TO OWNER FOR FUTURE POURS AND COLOR MATCHING.
- EXTERIOR WALLS SHALL BE 2x6 WOOD STUDS WITH R-21 INSULATION, 1/2" OSB SHEATHING, AND "TYVEK" BUILDING WRAP, TYP.
- ALL INTERIOR WALL FRAMING TO BE 2x4 STUDS AT 16" O.C. UNLESS NOTED OTHERWISE PROVIDE FINISHES PER FINISH PLAN, TYP.
- ALL INTERIOR FOUNDATION WALLS IN FINISHED AREAS SHALL HAVE 2x4 STUD, 4 MIL. VAPOR BARRIER, AND 5/8" GYP. BD. WITH FINISHES PER FINISH PLAN, TYP.
- 2x12 HEADERS AT ALL EXTERIOR STRUCTURAL OPENINGS UNLESS NOTED OTHERWISE. ALL HEADER LUMBER SHALL BE CLEAR OF SPLITS AND CHECKS TO ATTAIN THE DESIGN VALUES USED IN DETERMINING ALLOWABLE HORIZONTAL SHEAR.
- 2x12 HEADERS AT ALL INTERIOR STRUCTURAL OPENINGS UNLESS NOTED OTHERWISE. ALL HEADER LUMBER SHALL BE CLEAR OF SPLITS AND CHECKS TO ATTAIN THE DESIGN VALUES USED IN DETERMINING ALLOWABLE HORIZONTAL SHEAR.

- ALL BEAMS SHALL BE SIZED BY OTHERS UNLESS OTHERWISE NOTED, TYP.
- VERIFY ALL ROUGH OPENINGS FOR WINDOWS AND DOORS.
- REFER TO WINDOW SCHEDULE FOR WINDOWS, PROVIDE CUT SHEETS, TYP.
- VERIFY OPENING SIZES WITH MANUFACTURER.
- PROVIDE 2" O/E HEAD GARAGE DOORS, REFER TO OPENING SCHEDULE.
- ROOF TRUSS PLACEMENT BY ARCHITECT IS GENERAL. TRUSS MANUFACTURER SHALL ENGINEER AND LOCATE TRUSS ACCORDINGLY. VERIFY WITH ARCHITECT AS NEEDED.
- ROOF SYSTEM SHALL BE 5/8" CDX MIN. SHEATHING NAILED TO ROOF FRAMING WITH 30# FELT PAPER AND METAL SEAM ROOFING.
- PROVIDE GRACE ICE SHIELD (OR EQUAL) AT ALL VALLEYS AND ALL OVERHANGS, TYP.
- PROVIDE R-49 SPRAY FOAM INSULATION AT CEILING / ATTIC SPACE, TYP.
- PROVIDE LP VENTED SMARTSIDE SOFFIT, COLOR PER FINISH PLAN, TYP.
- PAINT ALL ROOF VENTS TO MATCH SHINGLES
- ALL DOORS UNLESS NOTED OTHERWISE ARE TO BE 5" OFF WALL ON HINGE SIDE TO ALLOW COMPACT 1 1/4" CASE/SEVEN TRIM, TYP.
- GUTTERS SHALL BE 5" BOX STYLE WITH 4" DOWNPOUT, COLOR TBD, ON HOUSE AND GARAGE, TYP.

## ALTERNATE BID ITEMS:

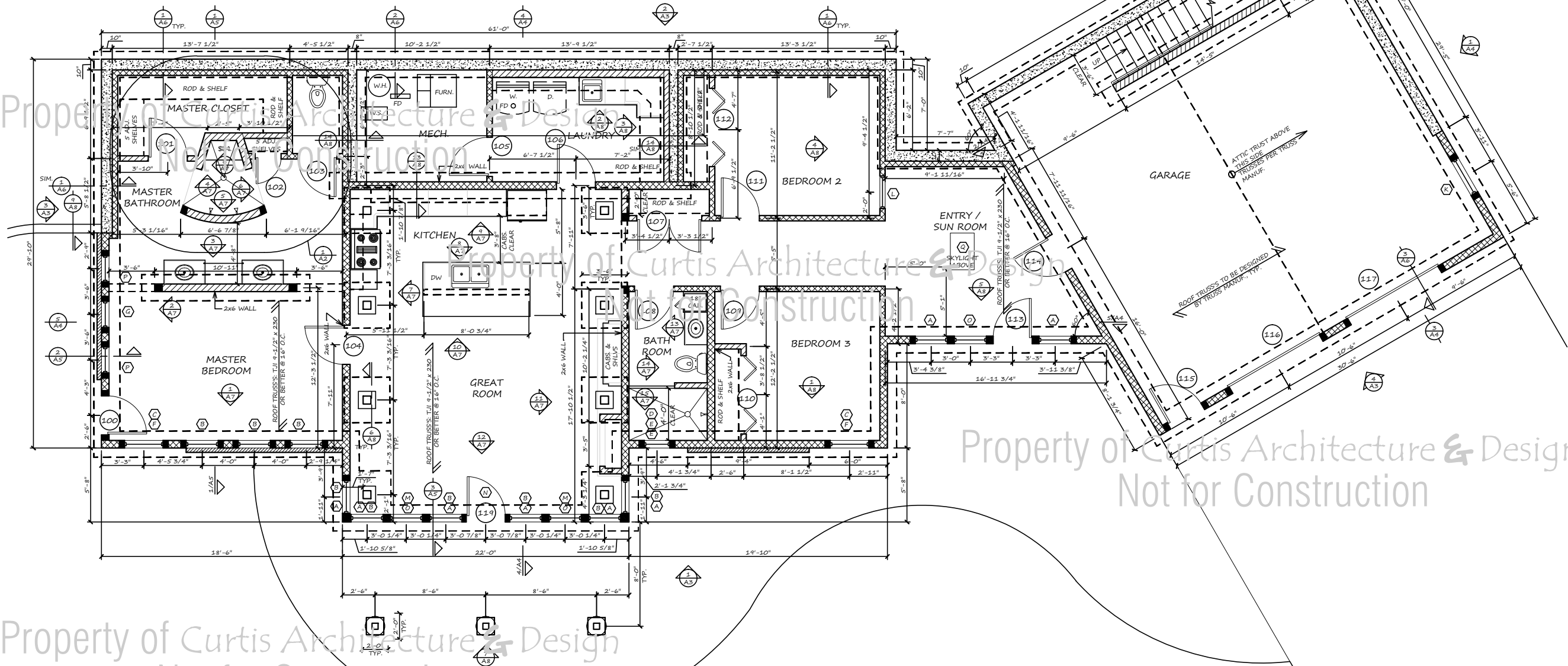
- ALT. #1 - PROVIDE GAS FURNACE 96% EFFICIENT FURNACE AND 16 SEER CENTRAL AIR UNIT.
- ALT. #2 - PROVIDE RADIANT FLOOR HEATING
- ALT. #3 - PROVIDE A 3'-0" WIDE x 5'-0" LONG SKY LIGHT IN LIEU OF SHOWER DORMER
- ALT. #4 - PROVIDE LP CEDAR SHAKE SIDING, STAGGERED PROFILE, COLOR TBD.
- ALT. #5 - PROVIDE VINYL PERGOLA AND COLUMNS IN LIEU OF WOLMINATED WOOD, COLOR TBD.

## HVAC NOTES

- HEATING CONTRACTOR TO PROVIDE HONEYWELL FOCUSPRO 6000 THERMOSTAT.
- LOCATE AC COMPRESSOR ON THE NORTHWEST SIDE. (VERIFY LOCATION WITH OWNER)
- HVAC CONTRACTOR SHALL BE RESPONSIBLE FOR FINAL DESIGN AND CODE COMPLIANCE.
- HVAC CONTRACTOR SHALL PROVIDE AND INSTALL RIGID PIPING FROM THE BATH FANS AND KITCHEN VENT HOOD TO THE EXTERIOR.
- HVAC CONTRACTOR SHALL CHANGE ALL FILTERS ONCE INSTALLED BI-WEEKLY AND AT FINAL COMPLETION.
- HVAC CONTRACTOR SHALL PROVIDE, DESIGN, AND INSTALL EXPOSED DUCTWORK WITH A GALVANIZED DIFFUSER.
- HVAC CONTRACTOR SHALL PROVIDE AND INSTALL RIGID PIPING FROM THE BATH FANS AND KITCHEN VENT HOOD TO THE EXTERIOR.
- HVAC CONTRACTOR SHALL PROVIDE GEO-THERMAL HEAT-EXCHANGER.

## PLUMBING NOTES

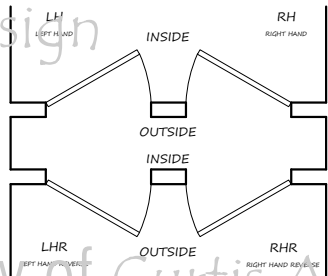
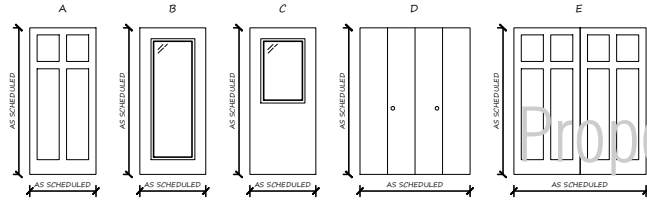
- PLUMBING CONTRACTOR SHALL PROVIDE KOHLER OR EQUAL WATER CLOSETS (WHITE) AND FIXTURES, TYP. VERIFY WITH OWNER.
- PLUMBING CONTRACTOR SHALL PROVIDE AND INSTALL A MEDIUM RANGE GARBAGE DISPOSAL IN KITCHEN. PROVIDE AND INSTALL INSINKERATOR SINGLE OUTLET SINKTOP SWITCH KIT WITH A MOCHA BRONZE SWITCH. INSTALL PER MANUF. SPECS. AND COORDINATE WITH ELECTRICIAN FOR OUTLET LOCATION.
- PROVIDE WATER SUPPLY LINE TO REFRIGERATOR LOCATION.
- PLUMBING CONTRACTOR SHALL BE RESPONSIBLE FOR FINAL DESIGN AND CODE COMPLIANCE.
- PLUMBING CONTRACTOR SHALL PROVIDE ONE 65 GALLON ELECTRIC HOT WATER HEATER.
- PROVIDE ONE NEW WATER MAIN & METER.
- PLUMBING CONTRACTOR SHALL INSTALL ALL DISHWASHERS & PROVIDE ALL NEEDED LINES. DISHWASHER PROVIDED BY CONTRACTOR.
- PLUMBING CONTRACTOR TO REFER TO FINISH PLAN FOR FIXTURES.
- PLUMBING CONTRACTOR SHALL CONNECT TO CITY SEWER MAIN.
- PLUMBING CONTRACTOR TO DETERMINE PLUMBING STACK VENTILATION THRU ROOF.
- PLUMBING CONTRACTOR SHALL PROVIDE & INSTALL A WATER SOFTENER. SIZE AND BRAND PER PLUMBING CONTRACTOR.
- PLUMBING CONTRACTOR SHALL PROVIDE & INSTALL REVERSE OSMOSIS SYSTEM. RO SYSTEM SHALL BE WATERTECH RO PUREMAX II WITH TRADITIONAL OIL RUBBED BRONZE FAUCET FINISH.



FLOOR PLAN

1/4" = 1'-0"

NORTH



DOOR NOTES

- DOOR # IS ON FLOOR PLAN SHEET TAKE
- VERIFY BEFORE ORDERING
- ALL WOOD DOORS TO BE JELD-WEN SOLID CORE STAINED TO MATCH BAMBOO FLOORING.
- METAL CLAD DOORS SHALL BE R-5 INSULATION VALUE. METAL CLAD DOORS SHALL BE PAINTED TBD.
- VERIFY W/ OWNER FOR DOOR TYPE, CORE, FRAME, & FINISH.
- ALL DOOR HANDLES SHALL HAVE A LEVER STYLE HANDLE WITH OIL RUBBED BRONZE FINISH.
- ALL DEADBOLTS SHALL HAVE OIL RUBBED BRONZE FINISH.
- ALL HINGES SHALL BE 5 KNUCKLE WITH OIL RUBBED BRONZE FINISH.
- VERIFY SLIDER DIRECTION W/ OWNER.

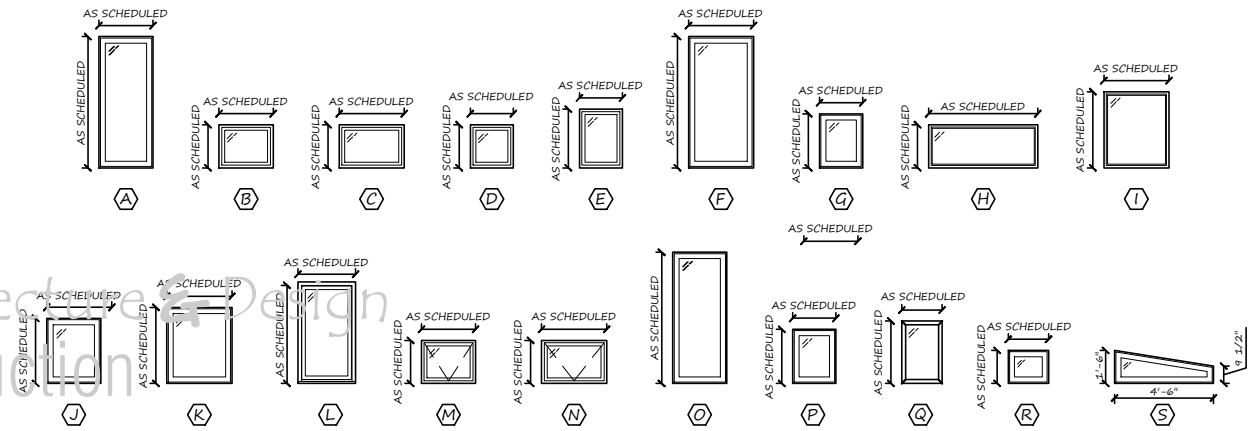
HARDWARE NOTES

- ENTRY - KEYED ENTRY W/ DEADBOLT - PRIVACY LOCK (PRIVACY/BED/BATH)
- PASSAGE - NO LOCKS (PASSAGE/HALL/CLOSET)
- DOOR KNOBS TO BE \_ W/ LEVER/KNOB STYLE
- ALL LOCKS TO BE VERIFIED BY OWNER.

REMARKS

1. OVERHEAD GARAGE DOORS TO BE CLOPAY OR EQUIV. FACTORY FINISH COLOR ULTRA-GRAIN CLASSIC VALNUT.
2. BIFOLD KNOBS TO BE OIL RUBBED BRONZE FINISH.
3. DOOR HANDLE SHALL HAVE A KEYED CYLINDER.

OPENING SCHEDULE									
MARK	DOOR					FINISH HARDWARE		REMARKS	
	SIZE	SWG.	MTL.	TYPE	FINISH	LOCKSET	KNOB / HANDLE		
MAIN LEVEL									
100	3'-0" x 7'-0" x 1 3/8"	RH	MTL CLAD	B	PAINT	ENTRY	LEVER		
101	3'-0" x 6'-8" x 1 3/8"	LH	WOOD	A	STAIN	PASSAGE	LEVER		
102	2'-0" x 6'-8" x 1 3/8"	RLH	WOOD	A	STAIN	PASSAGE	LEVER		
103	2'-2" x 6'-8" x 1 3/8"	RRH	WOOD	A	STAIN	PRIVACY	LEVER		
104	3'-0" x 6'-8" x 1 3/8"	RH	WOOD	A	STAIN	PRIVACY	LEVER		
105	3'-0" x 6'-8" x 1 3/8"	LH	WOOD	A	STAIN	PASSAGE	LEVER		
106	3'-0" x 6'-8" x 1 3/8"	LH	WOOD	A	STAIN	PASSAGE	LEVER		
107	5'-0" x 6'-8" x 1 3/8"	--	WOOD	E	STAIN	PASSAGE	LEVER		
108	3'-0" x 6'-8" x 1 3/8"	RH	WOOD	A	STAIN	PRIVACY	LEVER		
109	3'-0" x 6'-8" x 1 3/8"	RH	WOOD	A	STAIN	PRIVACY	LEVER		
110	6'-0" x 6'-8" x 1 3/8"	--	WOOD	D	STAIN	PASSAGE		2	
111	3'-0" x 6'-8" x 1 3/8"	LH	WOOD	A	STAIN	PRIVACY	LEVER		
112	6'-0" x 6'-8" x 1 3/8"	--	WOOD	D	STAIN	PASSAGE		2	
113	3'-0" x 7'-0" x 1 3/8"	RH	MTL CLAD	B	PAINT	ENTRY	LEVER		
114	3'-0" x 6'-8" x 1 3/8"	RH	WOOD	A	STAIN	PRIVACY	LEVER	3	
115	3'-0" x 6'-8" x 1 3/8"	LH	MTL CLAD	C	PAINT	ENTRY	LEVER		
116	8'-0" x 8'-0" x 1 3/8"	--			PAINT			1	
117	8'-0" x 8'-0" x 1 3/8"	--			PAINT			1	
118	2'-6" x 6'-8" x 1 3/8"	LH	WOOD	A	STAIN	PASSAGE	LEVER		
119	3'-0" x 7'-0" x 1 3/8"	LH	MTL CLAD	B	PAINT	ENTRY	LEVER		



WINDOW SCHEDULE				
MARK	UNIT SIZE (W x H)	STYLE	MATERIAL	REMARKS
A	2'-6" x 6'-0"	CASEMENT	ALUM. CLAD	1
B	2'-6" x 2'-0"	FIXED	ALUM. CLAD	1
C	3'-0" x 2'-0"	FIXED	ALUM. CLAD	1
D	2'-0" x 2'-0"	FIXED	VINYL	2
E	2'-0" x 2'-0"	FIXED	VINYL	2
F	3'-0" x 6'-0"	CASEMENT	ALUM. CLAD	1
G	2'-0" x 2'-6"	CASEMENT	ALUM. CLAD	1
H	5'-0" x 2'-0"	FIXED	ALUM. CLAD	1
I	3'-0" x 3'-6"	FIXED	ALUM. CLAD	1
J	2'-6" x 3'-0"	CASEMENT	ALUM. CLAD	1
K	3'-0" x 3'-6"	CASEMENT	ALUM. CLAD	1
L	2'-6" x 4'-6"	CASEMENT	WOOD	3
M	2'-6" x 2'-0"	AWNING	ALUM. CLAD	1
N	3'-0" x 2'-0"	AWNING	ALUM. CLAD	1
O	2'-6" x 6'-0"	FIXED	ALUM. CLAD	1
P	2'-0" x 2'-6"	FIXED	ALUM. CLAD	1
Q	1'-10" x 2'-10"	FIXED	ALUM. CLAD	4
R	1'-10" x 2'-10"	FIXED	VINYL	5
S	4'-6" x 3'-10"	FIXED	VINYL	5

WINDOW NOTES

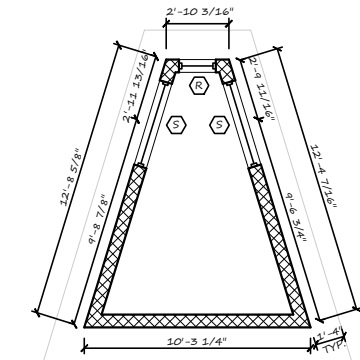
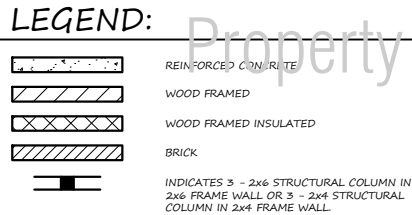
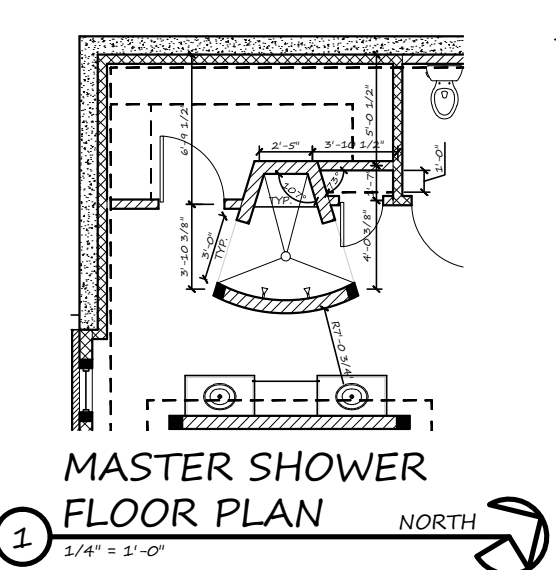
- VERIFY ALL WINDOWS AND OPENINGS.
- VERIFY ALL WINDOWS AND FINISHES W/ EXISTING AND ARCHITECT.

REMARKS

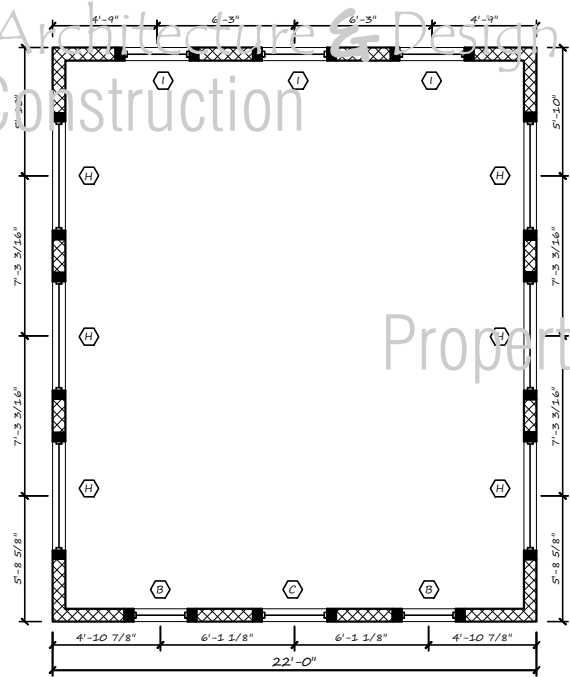
1. PELLA 450 SERIES, ALUM. CLAD, PINE, LOW-E, INTERIOR FINISH TBD, EXTERIOR FINISH TBD, OIL RUBBED BRONZE HARDWARE FINISH.
2. PELLA 350 SERIES, VINYL, LOW-E, TRANSLUCENT GLASS, INTERIOR FINISH TBD, EXTERIOR FINISH TBD, OIL RUBBED BRONZE HARDWARE FINISH.
3. PELLA ARCHITECT SERIES, PINE, UNFINISHED INTERIOR & EXTERIOR, CLEAR GLASS, OIL RUBBED BRONZE HARDWARE FINISH, NO SCREEN. STAIN INTERIOR AND EXTERIOR OF WINDOW, MATCH TRIM FINISH.
4. VELUX SKYLIGHT, FIXED, CURB MOUNTED (FCM), 2234. VERIFY SKYLIGHT PLACEMENT WITH TRUSS MANUF.
5. PELLA ENCOMPASS, VINYL, LOW-E, INTERIOR FINISH TBD, EXTERIOR FINISH TBD.

OPENING SCHEDULE

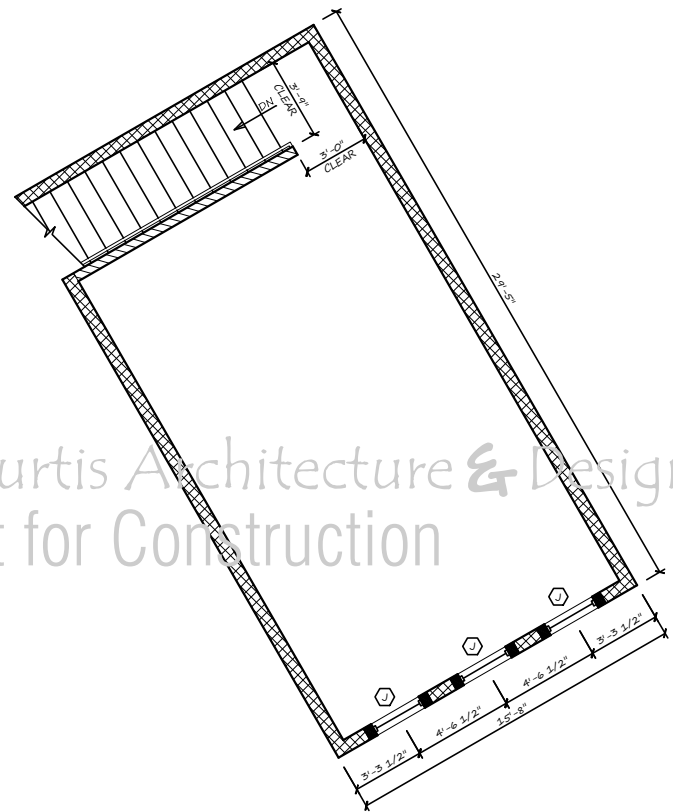
WINDOW SCHEDULE



UPPER LEVEL MASTER SHOWER FLOOR PLAN



UPPER LEVEL GREAT ROOM FLOOR PLAN



UPPER LEVEL GARAGE FLOOR PLAN

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SAMPLE, IOWA

FLOOR PLAN / SCHEDULES :  
1/4" = 1'-0"  
JOB NUMBER :  
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DATE :  
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PDF



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SAMPLE, IOWA

EXTERIOR  
ELEVATIONS :  
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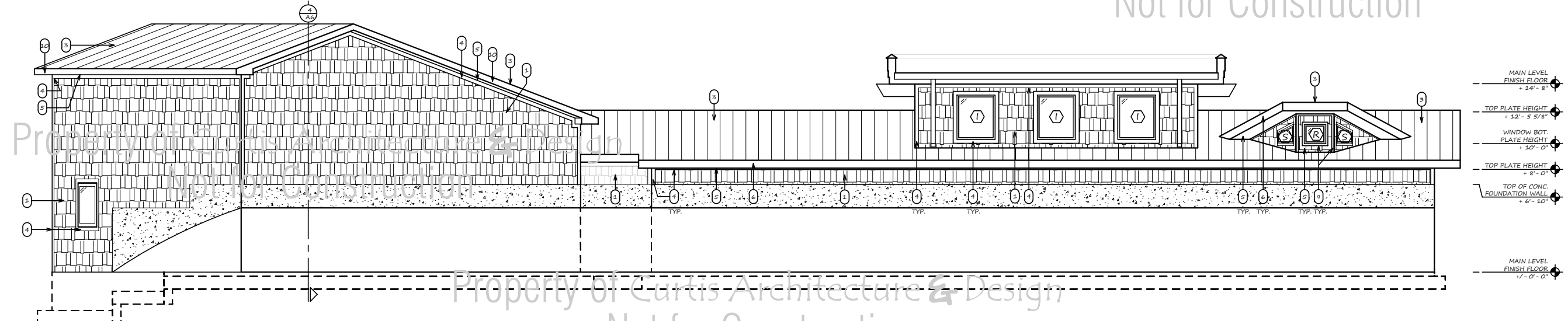
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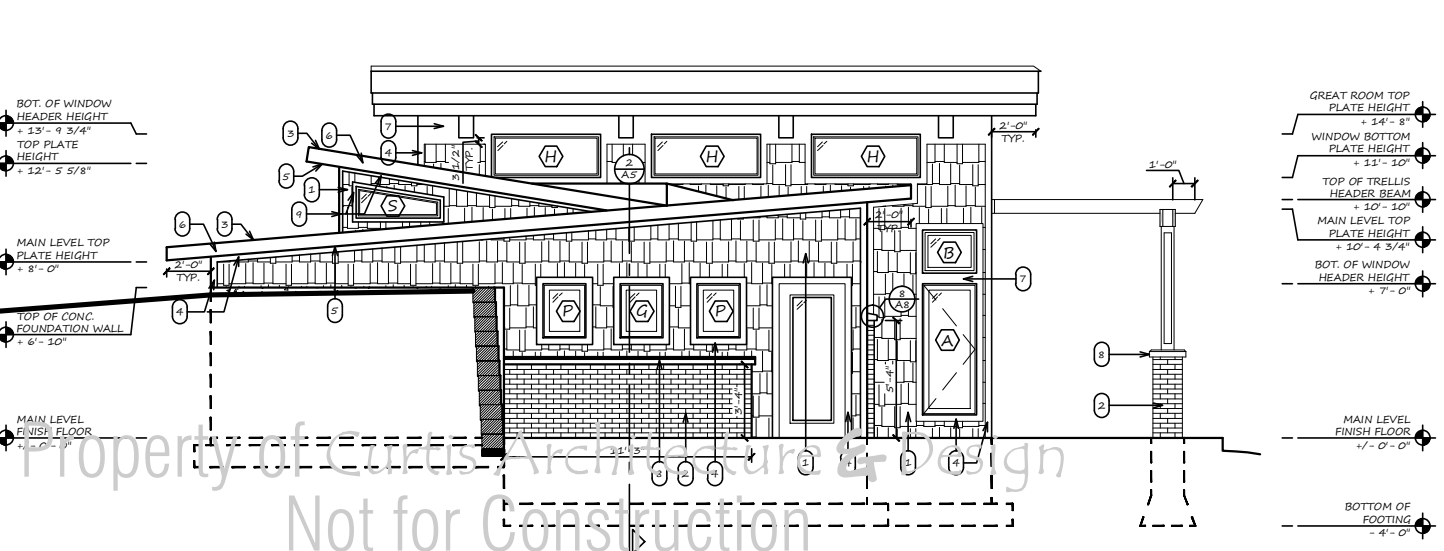
A3

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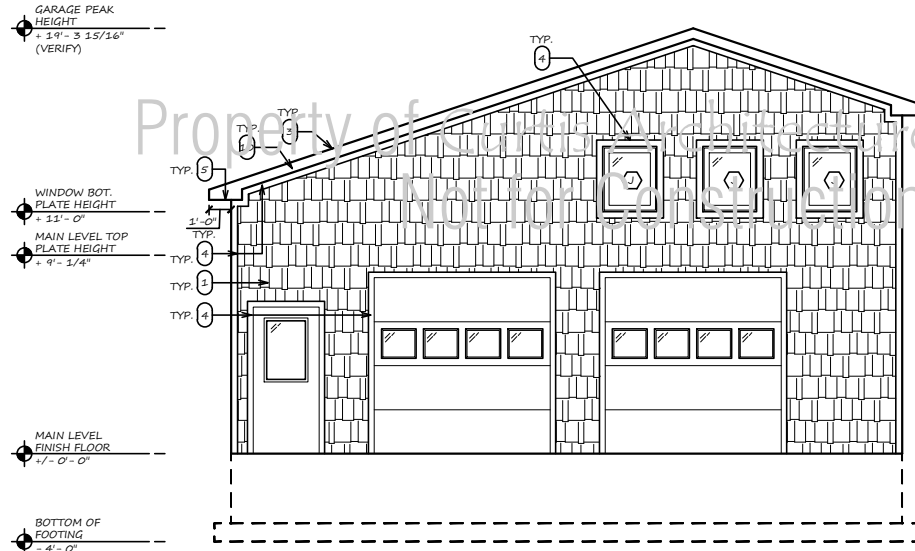
1 EXTERIOR ELEVATION  
1/4" = 1'-0"



2 EXTERIOR ELEVATION  
1/4" = 1'-0"



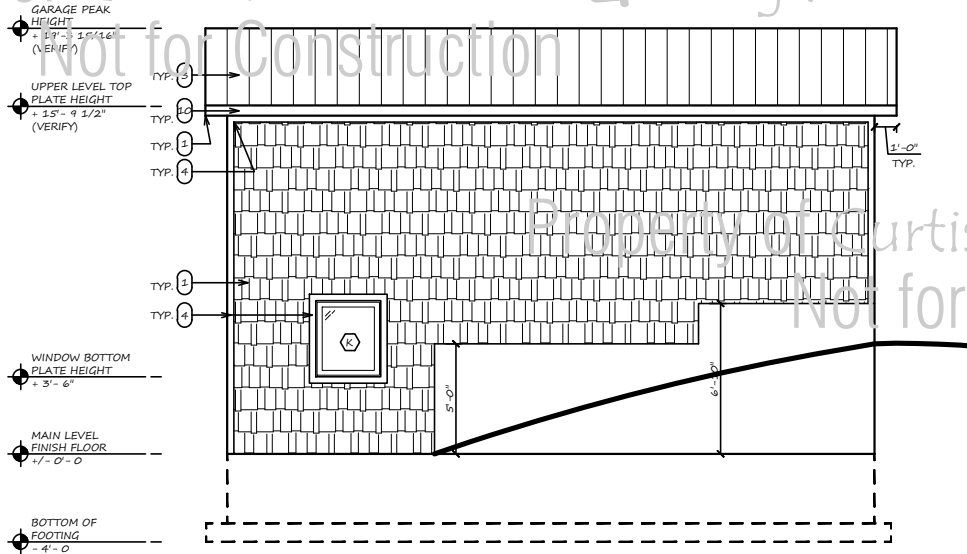
3 EXTERIOR ELEVATION  
1/4" = 1'-0"



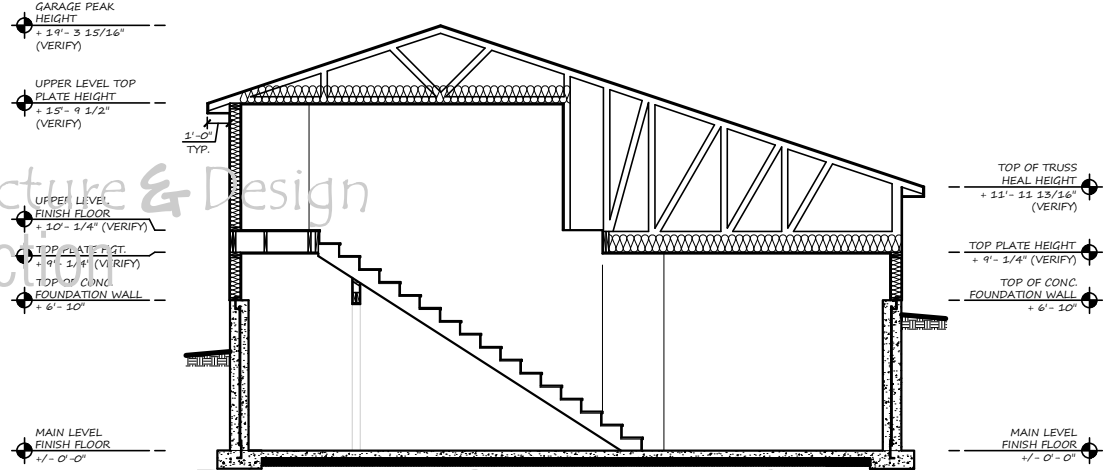
4 EXTERIOR ELEVATION  
1/4" = 1'-0"

LEGEND:

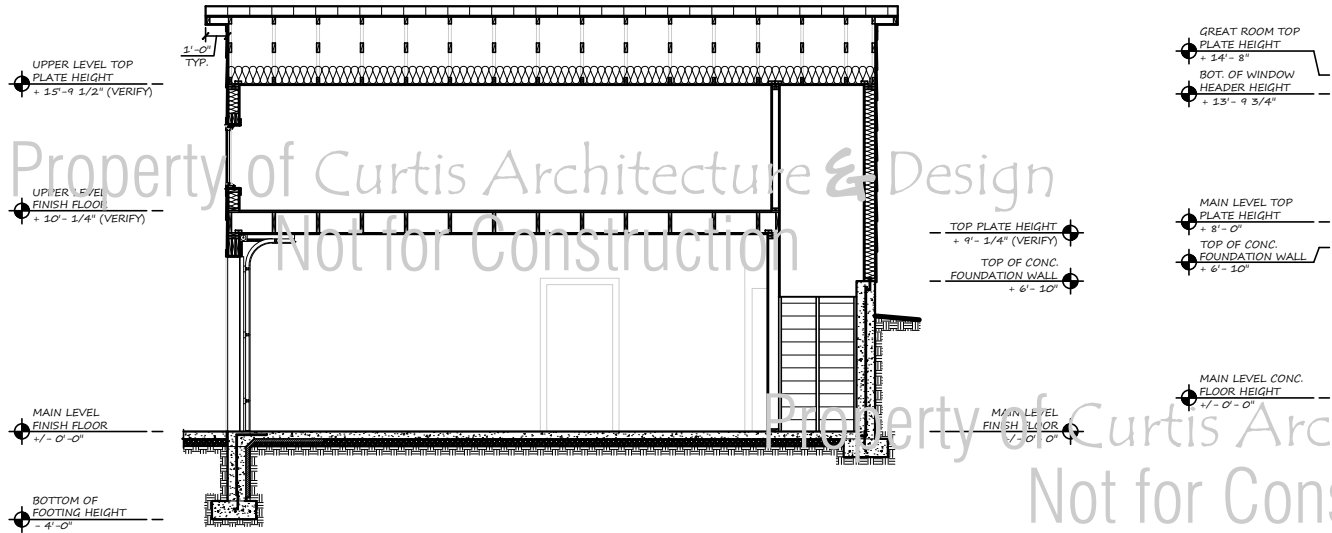
- 1 WOOD CEDAR SHAKE SIDING
- 2 GLEN CERY BRICK, STYLE & COLOR TBD
- 3 METAL SEAM ROOFING, COLOR TBD
- 4 1x8 TRIM BD, PRIME PAINT COLOR TBD
- 5 LP VENTED SOFFIT, COLOR TBD
- 6 1x8 FASCIA BD, PRIME PAINT COLOR TBD
- 7 1x TRIM BD, PRIME PAINT COLOR TBD
- 8 4" CAST STONE SILL
- 9 1x3 TRIM BD, PRIME PAINT COLOR TBD



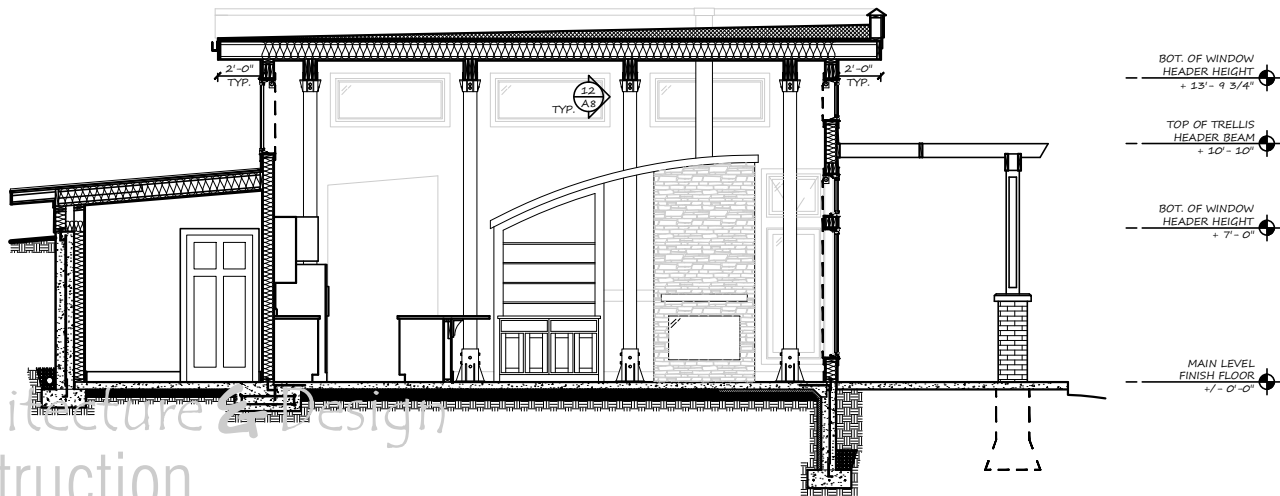
1 EXTERIOR ELEVATION  
1/4" = 1'-0"



2 GARAGE SECTION  
1/4" = 1'-0"



3 GARAGE SECTION  
1/4" = 1'-0"

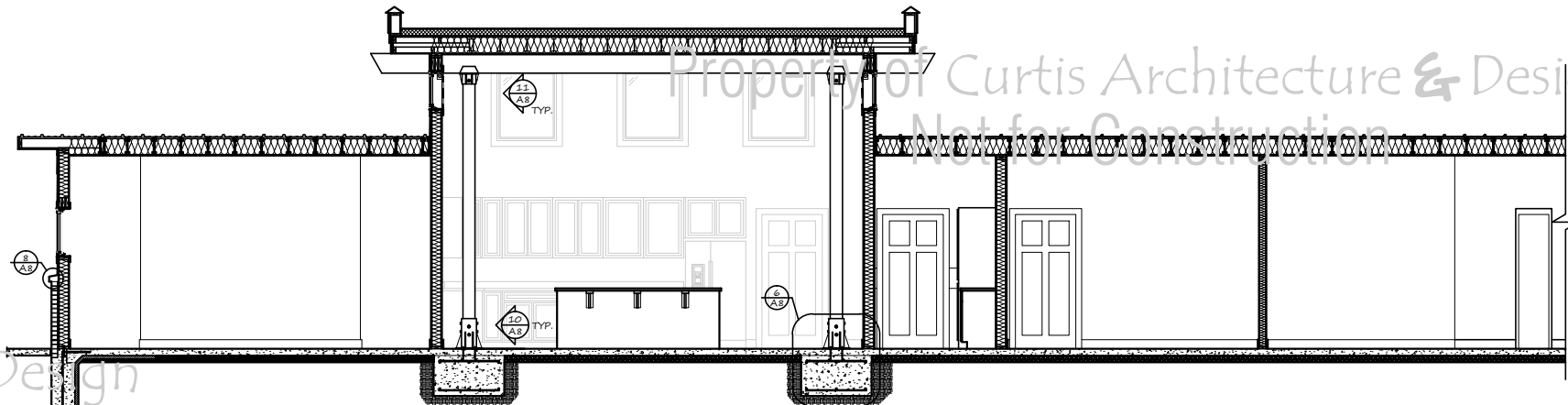


4 HOUSE SECTION  
1/4" = 1'-0"

LEGEND:

- 1 WOOD CEDAR SHAKE SIDING
- 2 GLEN GERY BRICK, STYLE & COLOR TBD.
- 3 METAL SEAM ROOFING, COLOR TBD.
- 4 1x4 TRIM BD, PRIME, PAINT COLOR TBD.
- 5 LP VENTED SOFFIT, COLOR TBD.
- 6 1x8 FASCIA BD, PRIME, PAINT COLOR TBD.
- 7 1x TRIM BD, PRIME, PAINT COLOR TBD.
- 8 4" CAST STONE SILL
- 9 1x3 TRIM BD, PRIME, PAINT COLOR TBD.

- 10 GREAT ROOM TOP PLATE HEIGHT  
+ 14'-0" (VERIFY)
- 11 WINDOW BOTTOM PLATE HEIGHT  
+ 13'-0 3/4" (VERIFY)
- 12 BOTTOM OF WINDOW HEADER  
+ 7'-0" (VERIFY)
- 13 BOT. OF CAST STONE SILL  
+ 3'-0" (VERIFY)
- 14 MAIN LEVEL FINISH FLOOR  
+ 0'-0" (VERIFY)
- 15 BOT. OF FOOTING  
- 4'-0" (VERIFY)

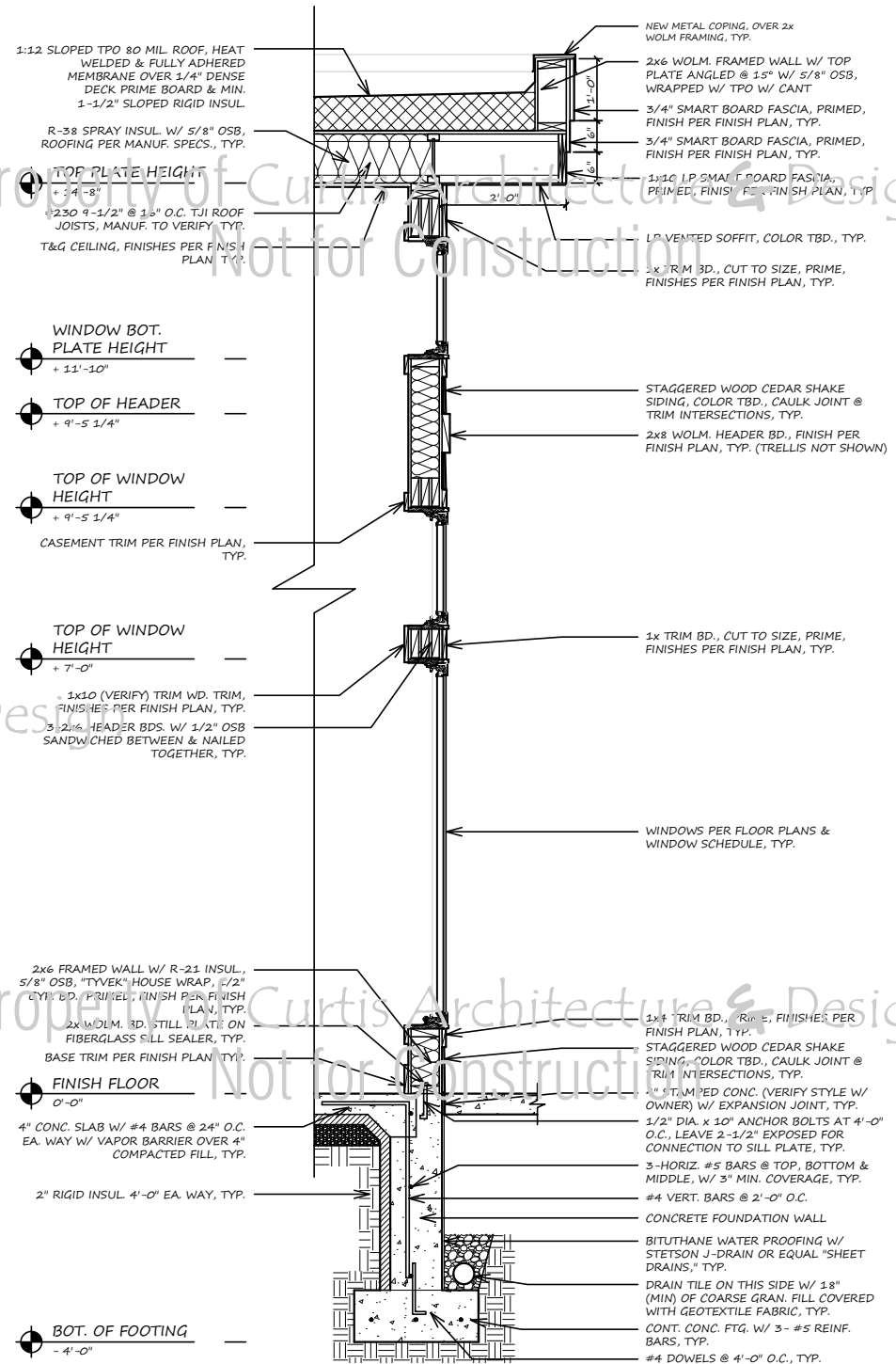


5 HOUSE SECTION  
1/4" = 1'-0"

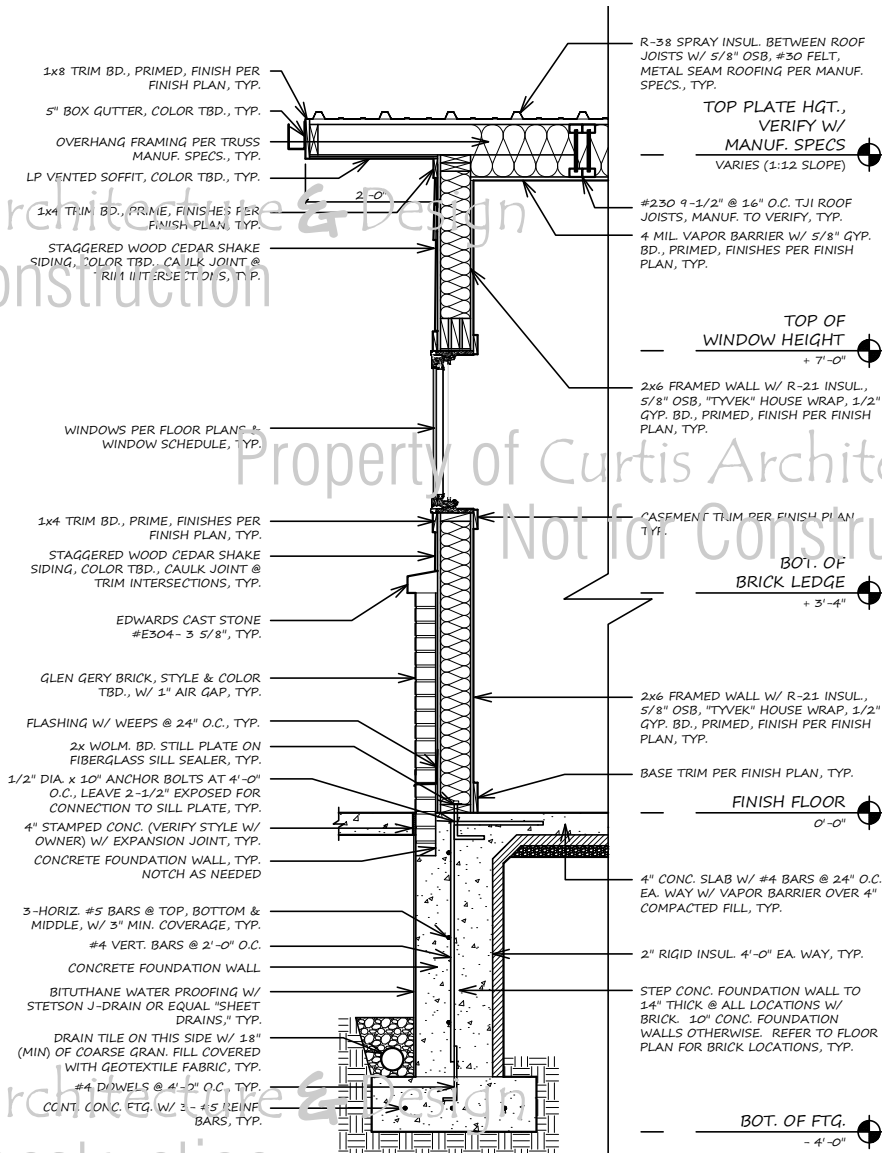
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80T OF WINDOW  
HEADER HEIGHT  
= 0'-0"



3 WALL SECTION  
3/4" = 1'-0"



2 WALL SECTION  
3/4" = 1'-0"



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PLUM'S RESIDENCE  
TIMBERLINE ESTATES LOT #1 FAIRFIELD, IOWA

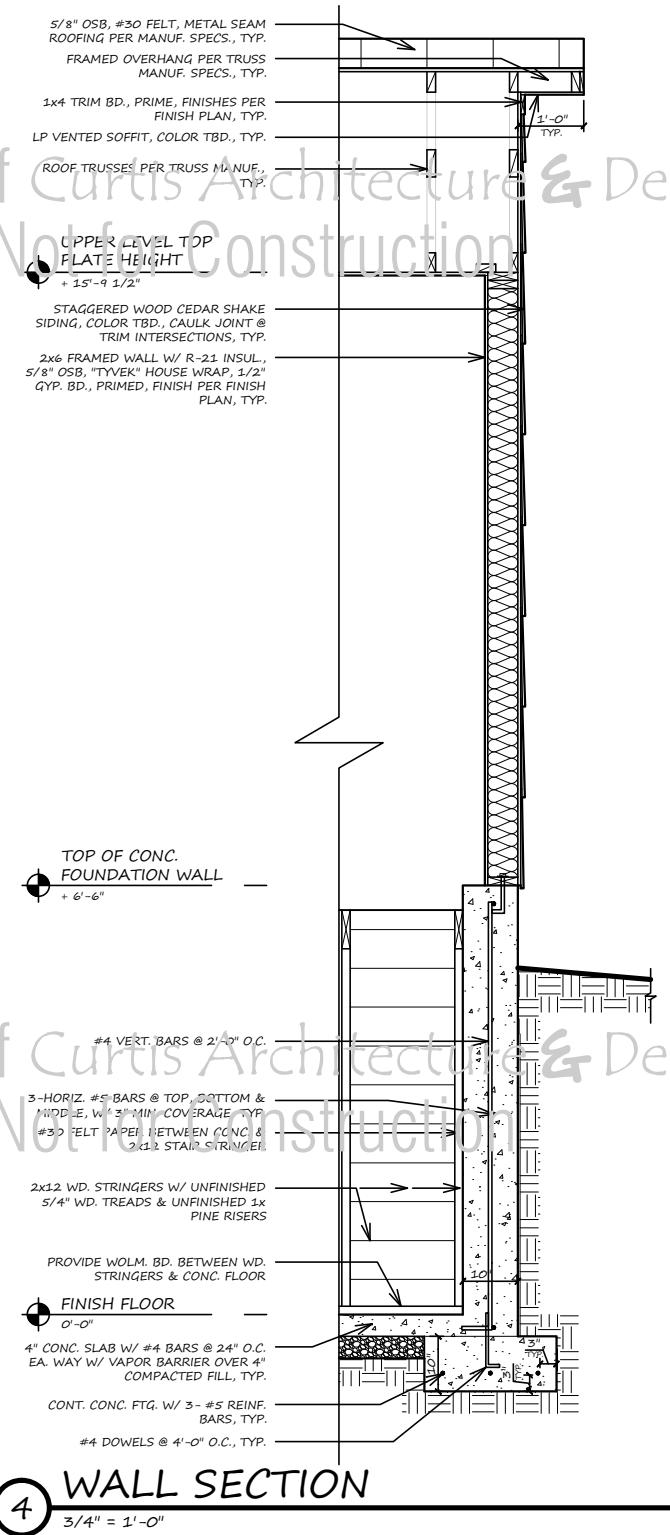
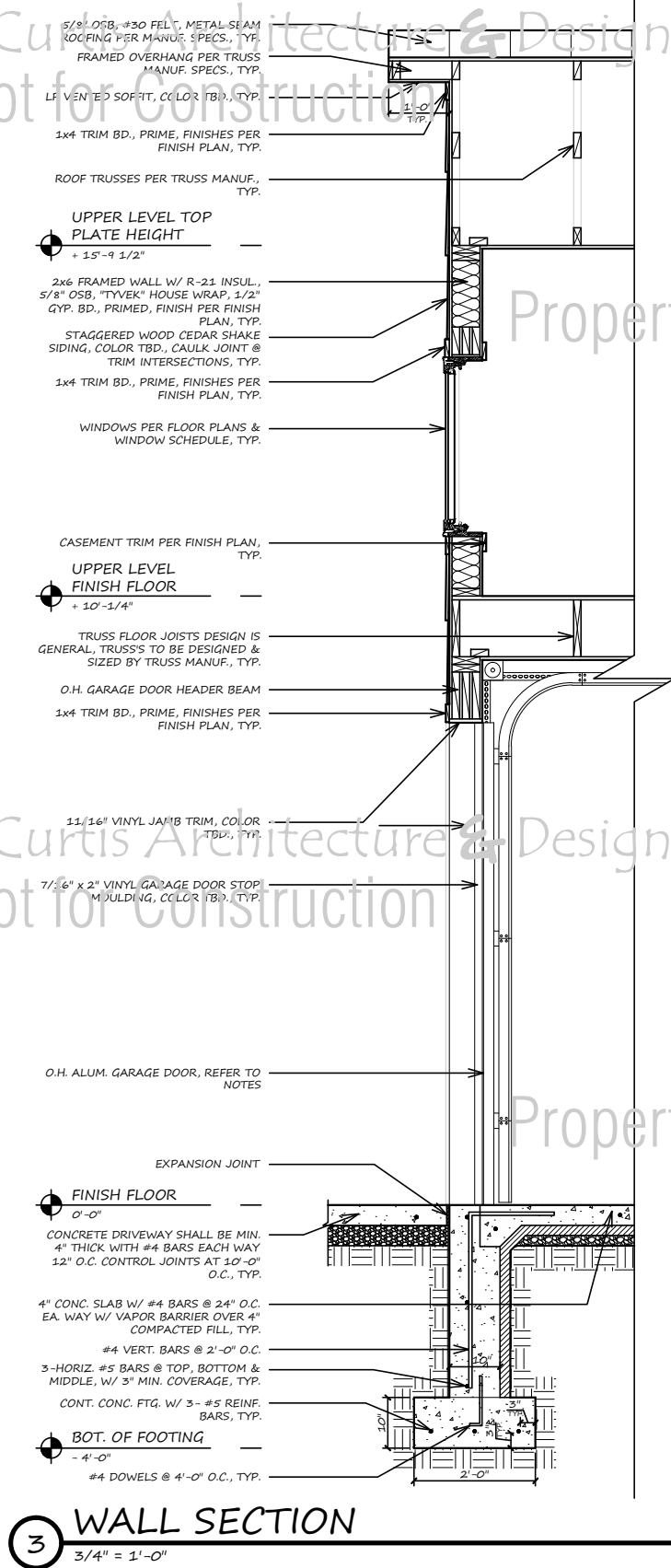
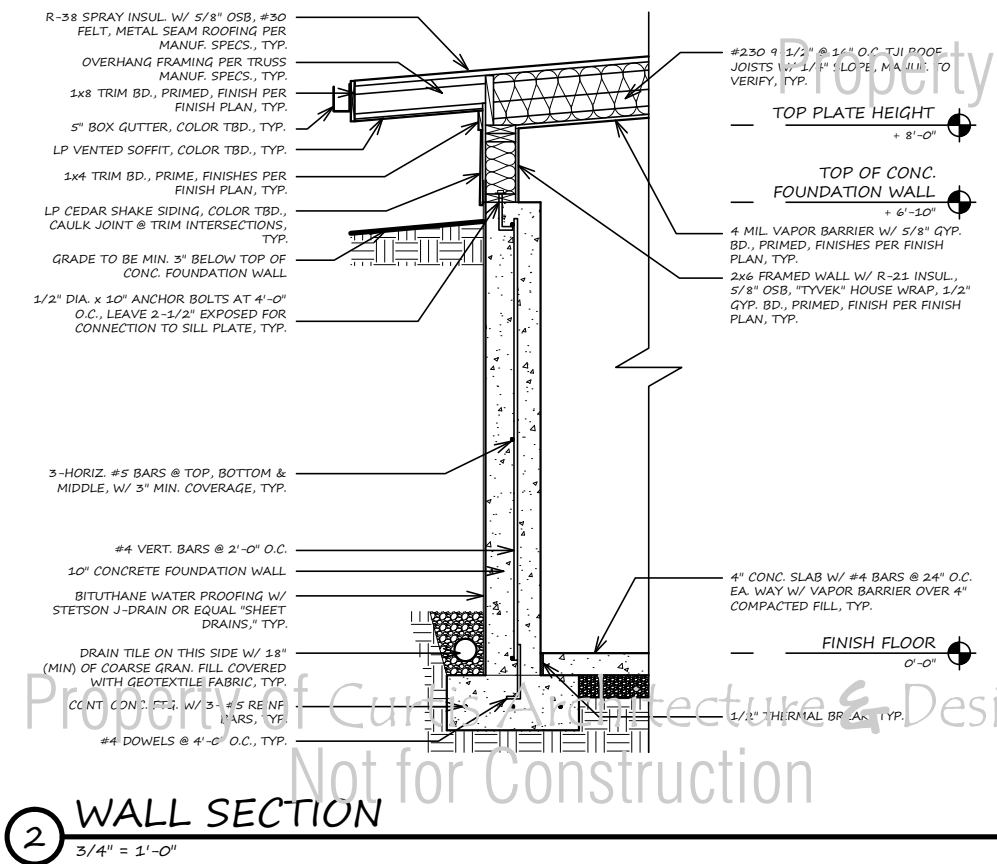
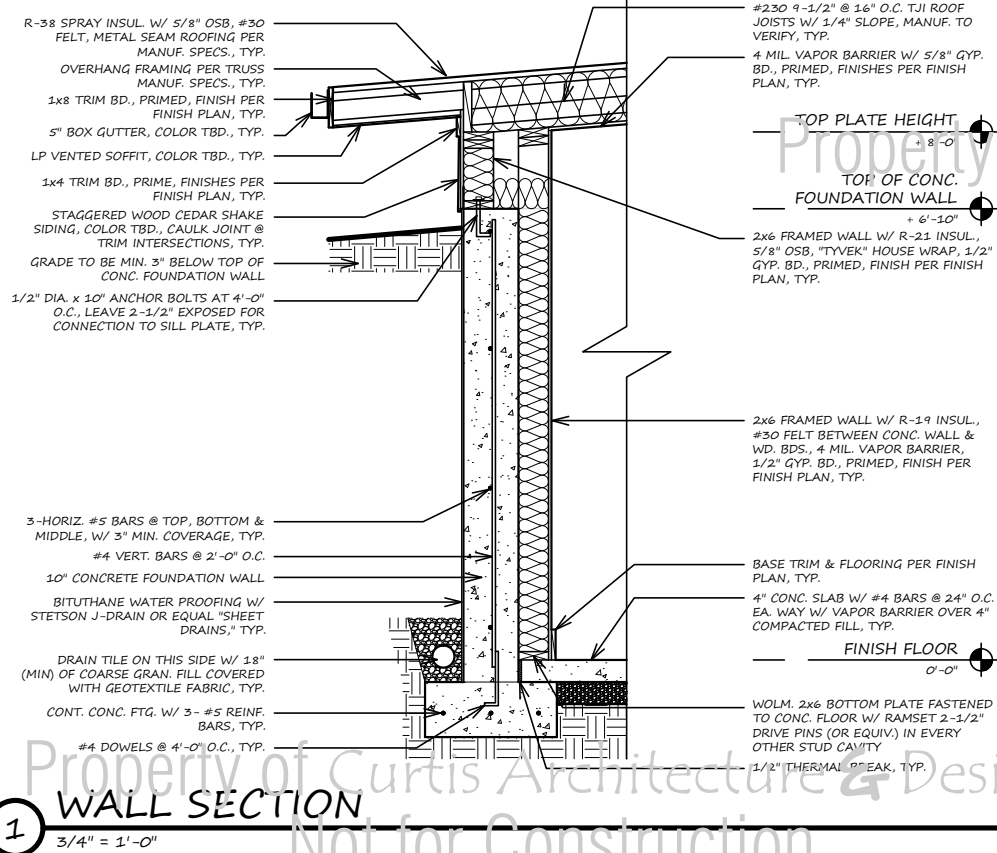
WALL  
SECTIONS :  
3/4" = 1'-0"  
JOB NUMBER :  
0000  
DATE :  
000.00.0000  
REVISIONS :  
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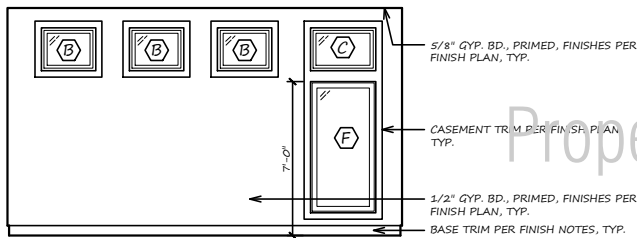
SHEET #

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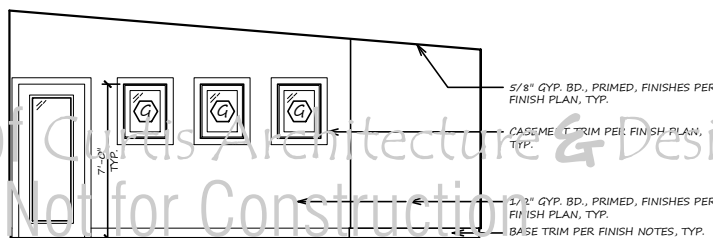
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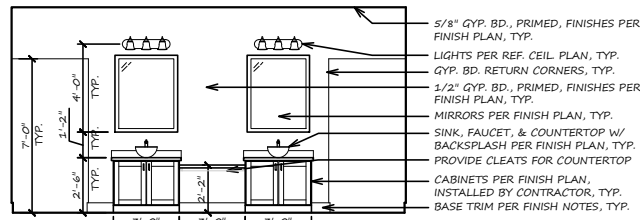




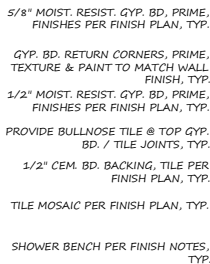
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1/4" = 1'-0"



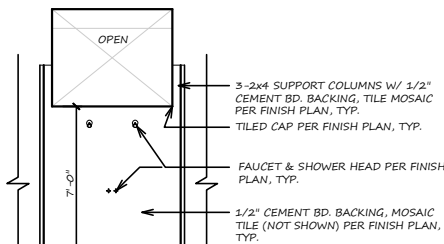
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1/4" = 1'-0"



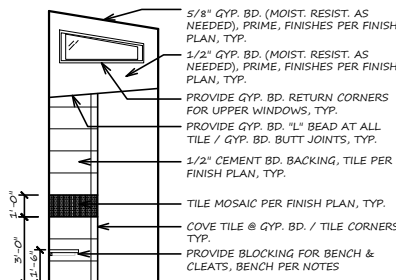
3 INT. ELEVATION  
1/4" = 1'-0"



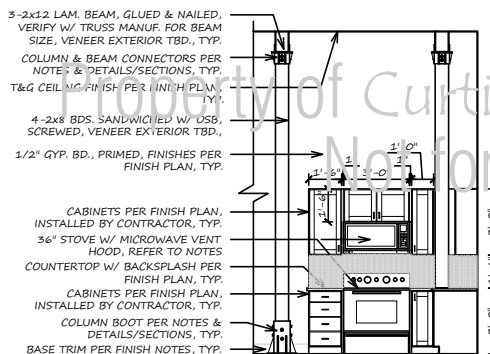
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1/4" = 1'-0"



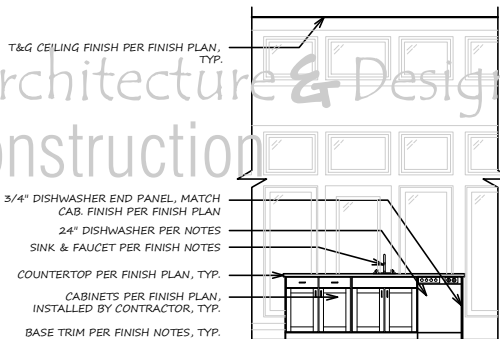
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1/4" = 1'-0"



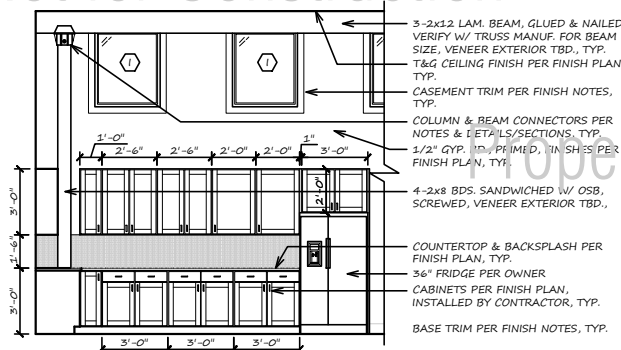
6 INT. ELEVATION  
1/4" = 1'-0"



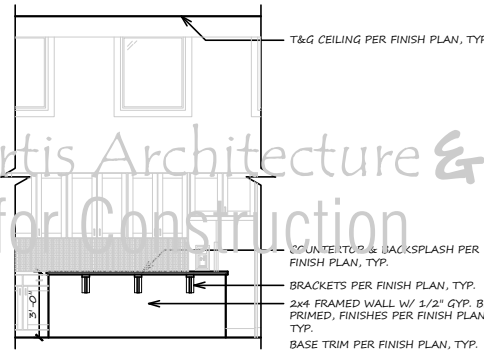
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1/4" = 1'-0"



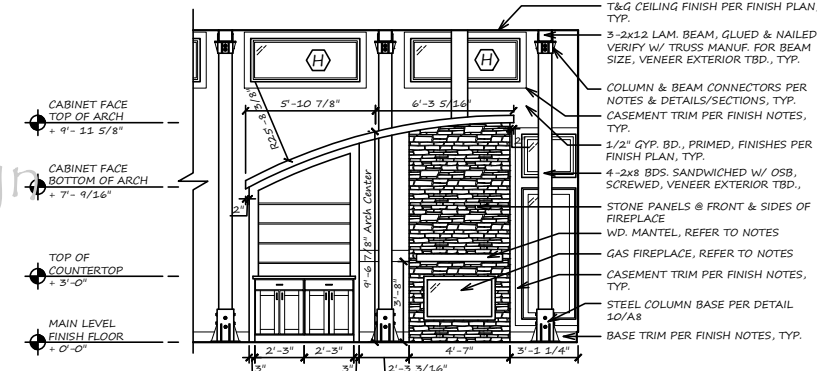
8 INT. ELEVATION  
1/4" = 1'-0"



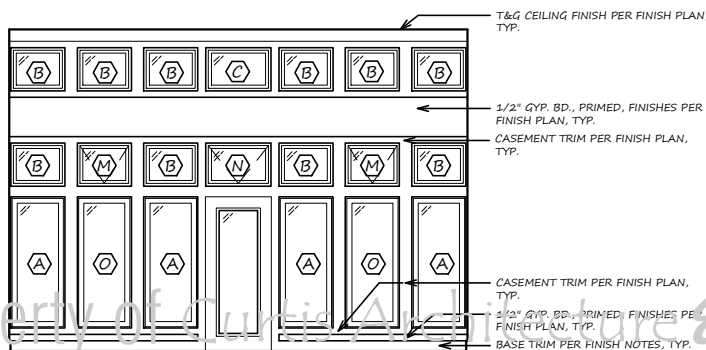
9 INT. ELEVATION  
1/4" = 1'-0"



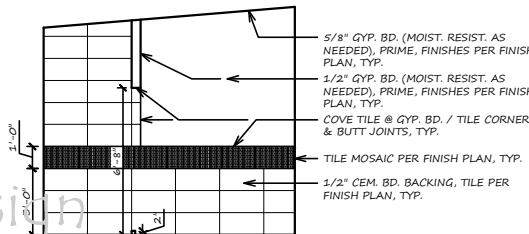
10 INT. ELEVATION  
1/4" = 1'-0"



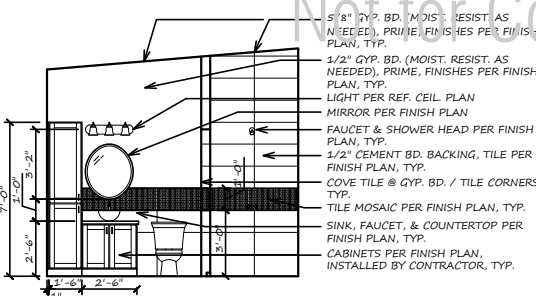
11 INT. ELEVATION  
1/4" = 1'-0"



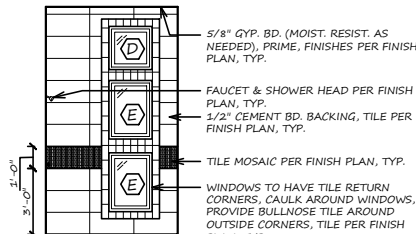
12 INT. ELEVATION  
1/4" = 1'-0"



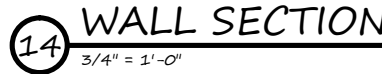
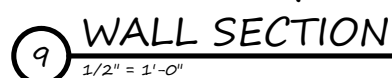
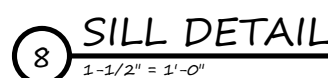
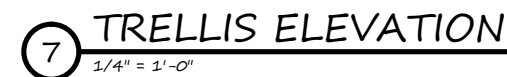
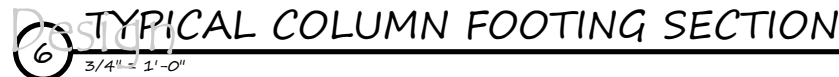
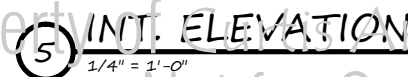
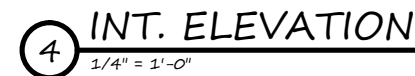
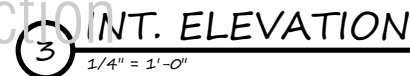
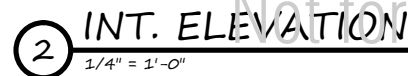
13 INT. ELEVATION  
1/4" = 1'-0"



14 INT. ELEVATION  
1/4" = 1'-0"



15 INT. ELEVATION  
1/4" = 1'-0"





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CUSTOM SAMPLE  
SAMPLE, IOWA

FINISH  
FLOOR PLAN :  
1/4" = 1'-0"  
JOB NUMBER :  
0000  
DATE :  
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A9

## FINISH SPECIFICATIONS

- FLOOR:**
- 1 - 3/4" x 3/4" WOOD FLOORING  
BRAND: CALI BAMBOO  
STYLE: SOLID HARBORWOOD  
FINISH: ANTIQUE JAVA
  - 2 - 6" x 24" PORCELAIN TILE  
BRAND: MARAZZI  
STYLE: KNOXWOOD  
FINISH: NUTMEG  
GROUT: BOSTIK - LATTE-H192
  - 3 - 2" x 2" MOSAIC PORCELAIN TILE  
BRAND: VITROMEK  
STYLE: RAVELLO  
FINISH: CHAMPAGNE  
GROUT: BOSTIK - LATTE-H192
  - 4 - STAINED CONCRETE  
BRAND: SHERWIN WILLIAMS  
FINISH: RUSTED FENCE HC 401
  - 5 - CONCRETE FLOOR  
TROWELED FINISHED

- WALLS:**
- 1 - 12" x 24" PORCELAIN TILE  
BRAND: VITROMEK  
STYLE: RAVELLO  
FINISH: CHAMPAGNE  
GROUT: BOSTIK - LATTE-H192
  - 2 - RANDOM MOSAIC TILE  
BRAND: MOHAWK  
STYLE: STONE TREASURES  
FINISH: BROWN TOFFEE  
GROUT: BOSTIK - LATTE-H192
  - 3 - PAINT CHOSEN BY OWNER

- WALLS TILE:**
- 1 - 3" x 6" WALL TILE  
BRAND: INTERCERAMIC  
STYLE: IC BOLD  
FINISH: COCOA  
PA TERN: BRICK  
GROUT COLOR: BOSTIK - ALABASTER-H189
  - 2 - MOSAIC WALL TILE  
BRAND: MOHAWK  
STYLE: STONE TREASURES  
FINISH: BROWN TOFFEE  
GROUT COLOR: BOSTIK - ALABASTER-H189

- TRIM:**
- 1 - 3/4" x 1/4" PINE BASE / E.D. TRIM
  - 2 - 9/16" x 3 1/2" PINE CASEMENT TRIM  
PINE BASE & CASMENT TRIM STAINED TO MATCH BAMBOO FLOORING
  - 3 - PROVIDE 3/4" x 3/4" QUARTERROUND  
SURROUNDING ALL BATHROOM VANITIES, STAIN TO MATCH BATHROOM VANITY COLOR.

- CEILING (SEE RCP FOR LAYOUT):**
- 1 - 5/8" GYP. BD., PRIMED, LIGHT KNOCKDOWN  
TEXTURE, FLAT FINISH, SHERWIN WILLIAMS  
COLOR PER OWNER.
  - 2 - 1x6 PINE TONGUE & GROOVE CEILING,  
STAINED TO MATCH KITCHEN CABINETS.

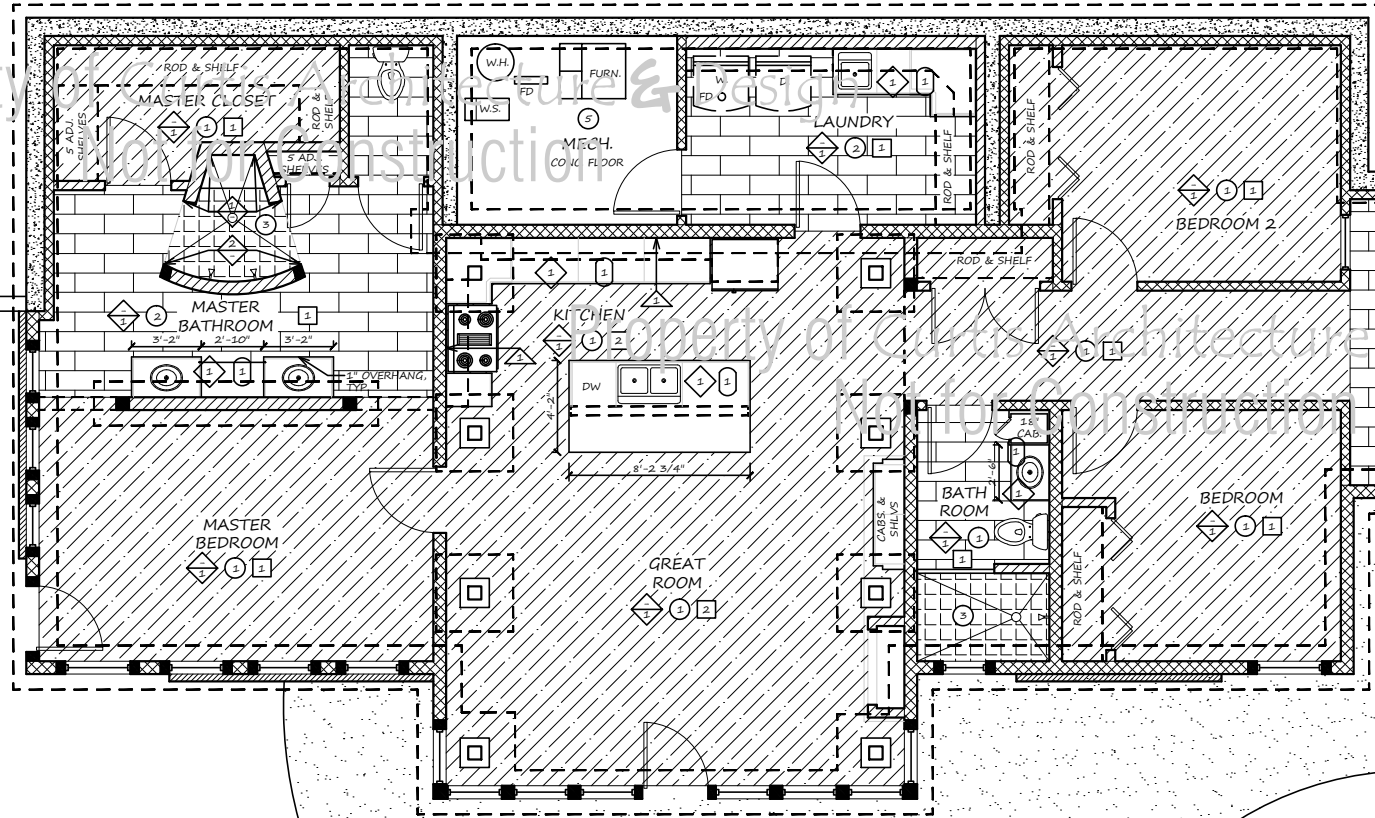
- COUNTERTOPS:**
- 1 - QUARTZ COUNTERTOP  
EDGE EASED  
BRAND: KLONDIKE  
COLOR: DAWSON

- CABINETS:**
- 1 - KRAFTMAID CABINETS (OR EQUIV.)  
STYLE: PUTNUM  
WOOD: RUSTIC ALDER  
FINISH: GINGER SUEDE  
CONSTRUCTION: ALL WOOD  
HARDWARE: SOFT-CLOSE

- CABINET HARDWARE:**
- HANDLE: HAPLE DECORATIVE CRESCENT 5"
  - CABINET PULL
  - COLOR: OIL RUBBED BRONZE

## GENERAL NOTES:

- ALL CLOSETS, MECHANICAL ROOMS, AND LAUNDRY ROOMS TO HAVE SAME PAINT COLOR AS REST OF HOME UNLESS NOTED.
- ALL CLOSET SHELVES TO HAVE SAME FINISH AS INTERIOR DOORS.
- ALL WALL GYP. BD. TO HAVE SMOOTH TEXTURE THROUGHOUT WITH A LEVEL 5 FINISH, TYP.
- ALL CEILING GYP. BD. TO HAVE LIGHT KNOCKDOWN TEXTURE THROUGHOUT, TYP.
- PROVIDE 4" BACKSLASH ON LAUNDRY ROOM AND BATHROOMS COUNTERTOPS.
- CABINETS TO HAVE 4" TOE KICK W/ FINISH TO MATCH CABINETS.
- PROVIDE SCHULTER EDGING TRIM BETWEEN KITCHEN WALL TILE AND GYP. BD.
- VERIFY ALL PURCHASES WITH OWNER PRIOR TO ORDERING.
- PROVIDE VIGO V601027 AMBER SUNSET 14" BATHROOM ROUND TEMPERED GLASS VESSEL SINK W/ ANTIQUE RUBBED DRAIN ASSEMBLY BRONZE IN BOTH MASTER AND GUEST BATHROOM.
- PROVIDE VIGO V605024#RB2 ANTIQUE RUBBED BRONZE 10 1/2" BRASS STYLE VESSEL BATHROOM VESSEL SINK FAUCET IN MASTER AND GUEST BATHROOM.
- PROVIDE BLANCO 440182 CAFE BROWN DIAMOND DOUBLE BASIN SILGRANIT II KITCHEN SINK 32" x 19 1/4" KITCHEN SINK.
- PROVIDE MOEN 77550R1 OIL RUBBED BRONZE SINGLE HANDLE KITCHEN FAUCET FROM THE BAINTRORD COLLECTION IN KITCHEN.
- PROVIDE DELTA T17294-R1-VEI ETAL1 BRONZE LINDEN MONITOR 17 SERIES DUAL FUNCTION PRESSURE BALANCED SHOWER TRIM PACKAGE WITH INTUITION SHOWER HEAD/HAND SHOWER AND INTEGRATED VOLUME CONTROL IN MASTER AND GUEST BATH.
- PROVIDE SWANSTONE SSUS2000.010 WHITE 17 1/4" SINGLE BASIN DROP-IN UTILITY SINK IN THE LAUNDRY ROOM.
- PROVIDE ELKAY LK24770R CHROME EVERYDAY HIGH-ARC BAR FAUCET IN THE LAUNDRY ROOM.
- TRANSITION STRIPS BY CALI BAMBOO TO MATCH BAMBOO FLOORING COLOR.
- ALL BATHROOM ACCESSORIES TO BE DETERMINED BY OWNER.
- BRACKETS UNDER KITCHEN ISLAND Ekena MILLWORK NEVIO 10" x 1.5" x 7.5" COUNTERTOP SUPPORT BRACKET.



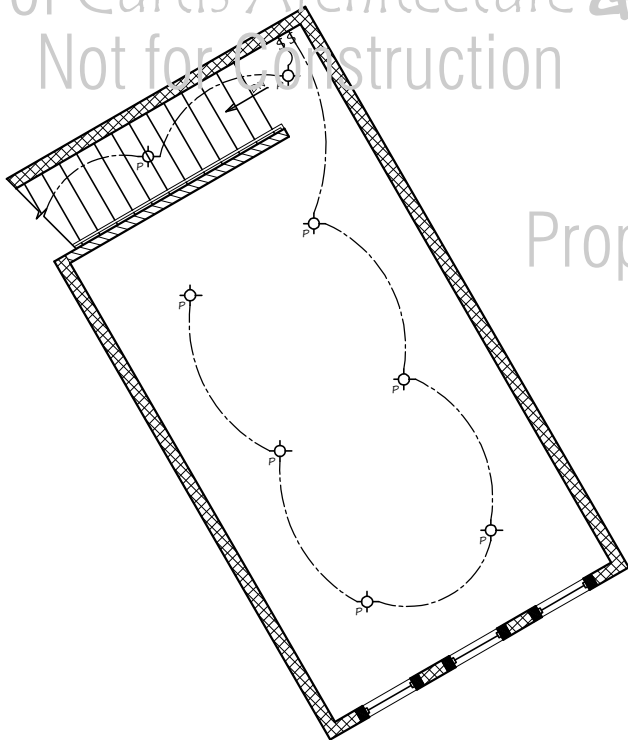
FINISH FLOOR PLAN

1/4" = 1'-0"

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ELECTRICAL  
FIXTURE SCHEDULE

- CEILING FAN / LIGHT COMBINATION
- CEILING FIXTURE - SURFACE MOUNTED
- CEILING FIXTURE - PORCELAIN
- EXHAUST FAN & LIGHT
- WALL SCONCE
- CEILING FIXTURE - PENDANT SMALL
- CEILING FIXTURE - PENDANT LARGE
- 6" RECESSED CAN
- WATERPROOF CAN LIGHTS
- DUAL SENSOR SMOKE ALARM W/ CO DETECTOR
- SWITCH
- 3-WAY SWITCH
- UNDER CABINET LIGHTING SWITCH
- GARBAGE DISPOSAL SWITCH
- WIRELESS ACCESS POINT
- GARAGE DOOR OPENER W/ LIGHT

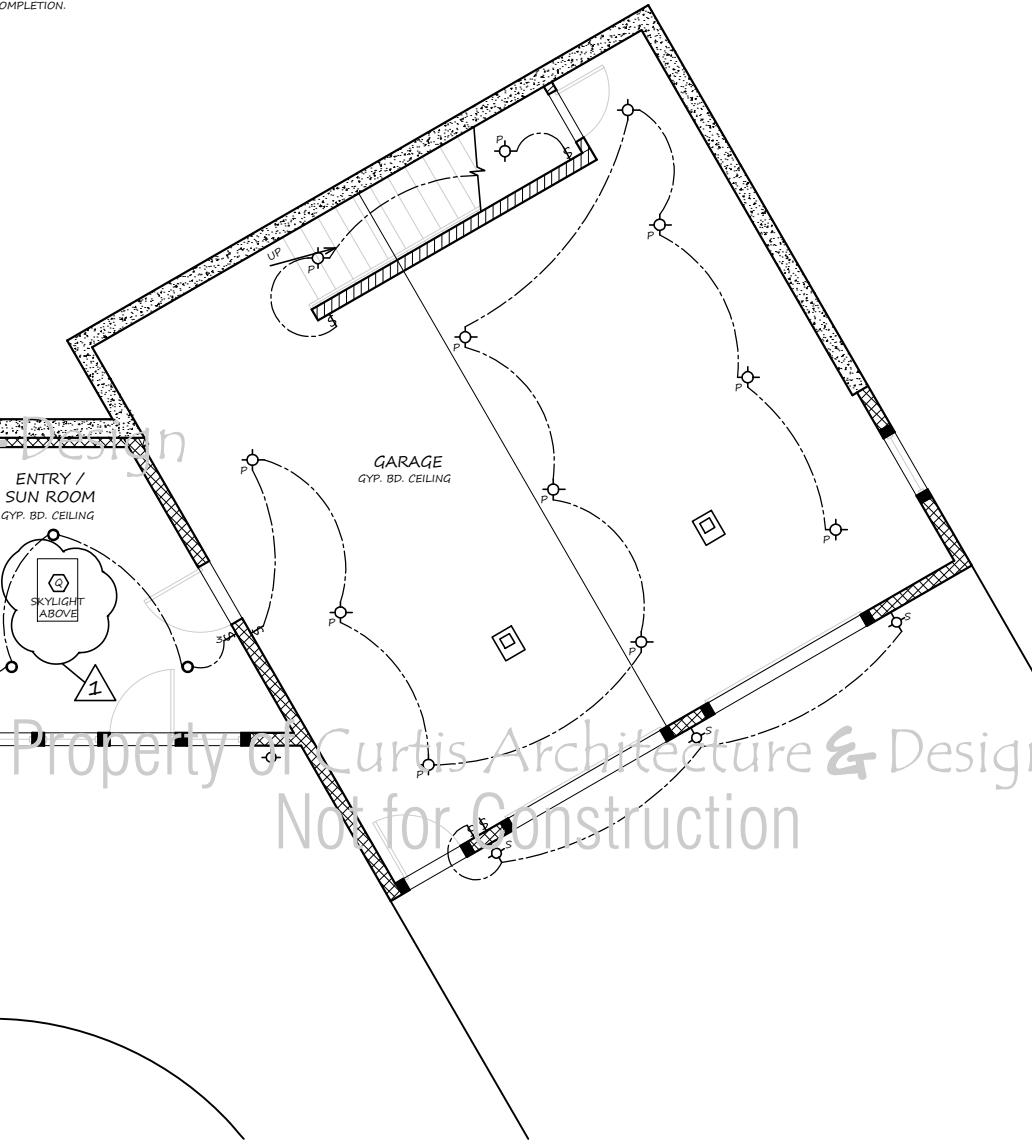
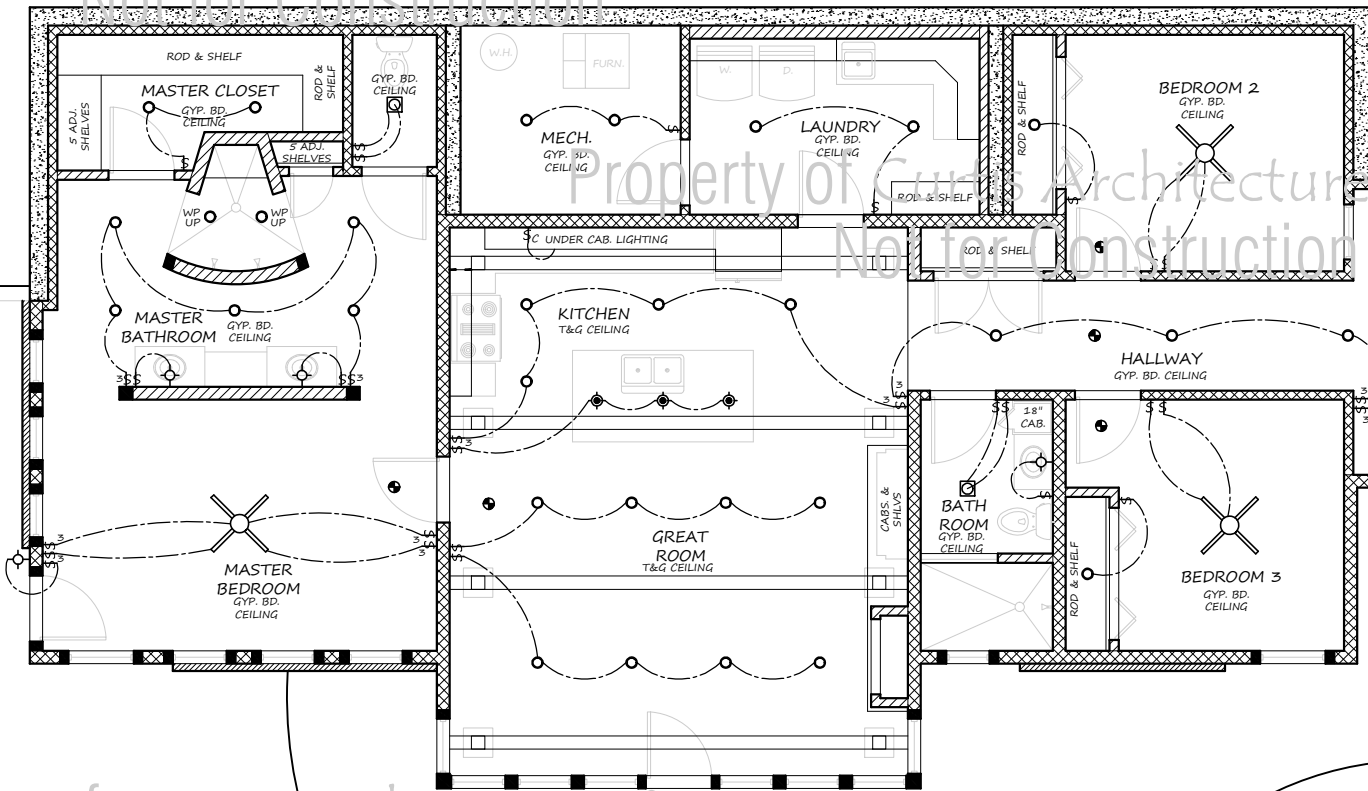
ELECTRICAL NOTES

- PROVIDE ALLOWANCE OF \$4,000 FOR SPECIALTY LIGHTING. SPECIALTY LIGHTING CONSISTS OF CEILING FANS, PENDANTS, WALL MOUNTED FIXTURES, AND TRACK LIGHTING CHOSEN BY OWNER. ALL OTHER LIGHTING SHALL BE PROVIDED BY ELECTRICAL CONTRACTOR.
- ELECTRICAL CONTRACTOR TO PROVIDE AND INSTALL ALL FAN / LIGHT COMBINATIONS IN BATHROOMS.
- ELECTRICAL CONTRACTOR TO PROVIDE ALL RECESSED CANS WITH A REFLECTANCE BATTLE (SILVER) AND WHITE TRIM.
- ELECTRICAL CONTRACTOR TO PROVIDE ALL PORCELAIN LIGHT FIXTURES.
- ELECTRICAL CONTRACTOR TO PROVIDE LIGHT ALMOND "DECORATOR" STYLE SWITCHES, OUTLETS AND PLATE COVERS.
- ELECTRICAL CONTRACTOR TO PROVIDE A NEW 300 AMP SERVICE MINIMUM.
- ELECTRICAL CONTRACTOR SHALL INSTALL GARBAGE DISPOSAL IN THE KITCHEN, PROVIDE WIRING AND SWITCH. COORDINATE WITH PLUMBING CONTRACTOR.
- ELECTRICAL CONTRACTOR SHALL PROVIDE "CAT 5" CABLE FOR ALL TELEPHONE AND DATA OUTLETS.
- ELECTRICAL CONTRACTOR SHALL INSTALL HEADS ON ALL CABLE, TELEPHONE AND DATA OUTLETS.
- THE MAIN HUB FOR ALL "CAT 5" CABLE SHALL BE LOCATED IN THE MECHANICAL ROOM.
- ELECTRICAL CONTRACTOR TO DETERMINE PANEL SIZE, MIN. 120 AMP.
- ELECTRICAL CONTRACTOR TO RUN ALL DATA AND TELEPHONE LINES.
- ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR FINAL DESIGN AND CODE COMPLIANCE.
- LABEL PANEL "CLEARLY" WRITTEN.
- ELECTRICAL CONTRACTOR TO REFER TO FINISH PLAN FOR FINISHES.
- PROVIDE 15 AMP SLOTTED BREAKERS FOR ALL CIRCUITS.
- ELECTRICAL CONTRACTOR TO PROVIDE ALL CABLE & DATA FROM EACH UNIT TO EACH DEMARCATION POINT FOR THE UPPER LEVEL.
- ELECTRICAL CONTRACTOR TO PROVIDE & INSTALL ELECTRICAL & DATA OUTLETS AT ALL WIRELESS ACCESS POINT (W.A.P.) LOCATIONS.
- ELECTRICAL CONTRACTOR SHALL VERIFY THE REQUIRED POWER SOURCE FOR THE KITCHEN VENT HOOD & MICROWAVE COMED (HARDWIRE OR PLUG-IN).
- ELECTRICAL CONTRACTOR TO PROVIDE ALL BULBS DURING AND UP TO FINAL COMPLETION.

GARAGE UPPER LEVEL  
REFLECTED CEILING PLAN

1/4" = 1'-0"

NORTH



CUSTOM SAMPLE

SAMPLE, IOWA

REFLECTED  
CEILING  
PLAN / NOTES :  
1/4" = 1'-0"  
JOB NUMBER :  
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DATE :  
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REFLECTED CEILING PLAN

1/4" = 1'-0"

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A10/E1





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CUSTOM SAMPLE  
SAMPLE, IOWA

POWER PLAN :  
1/4" = 1'-0"  
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A11/E2

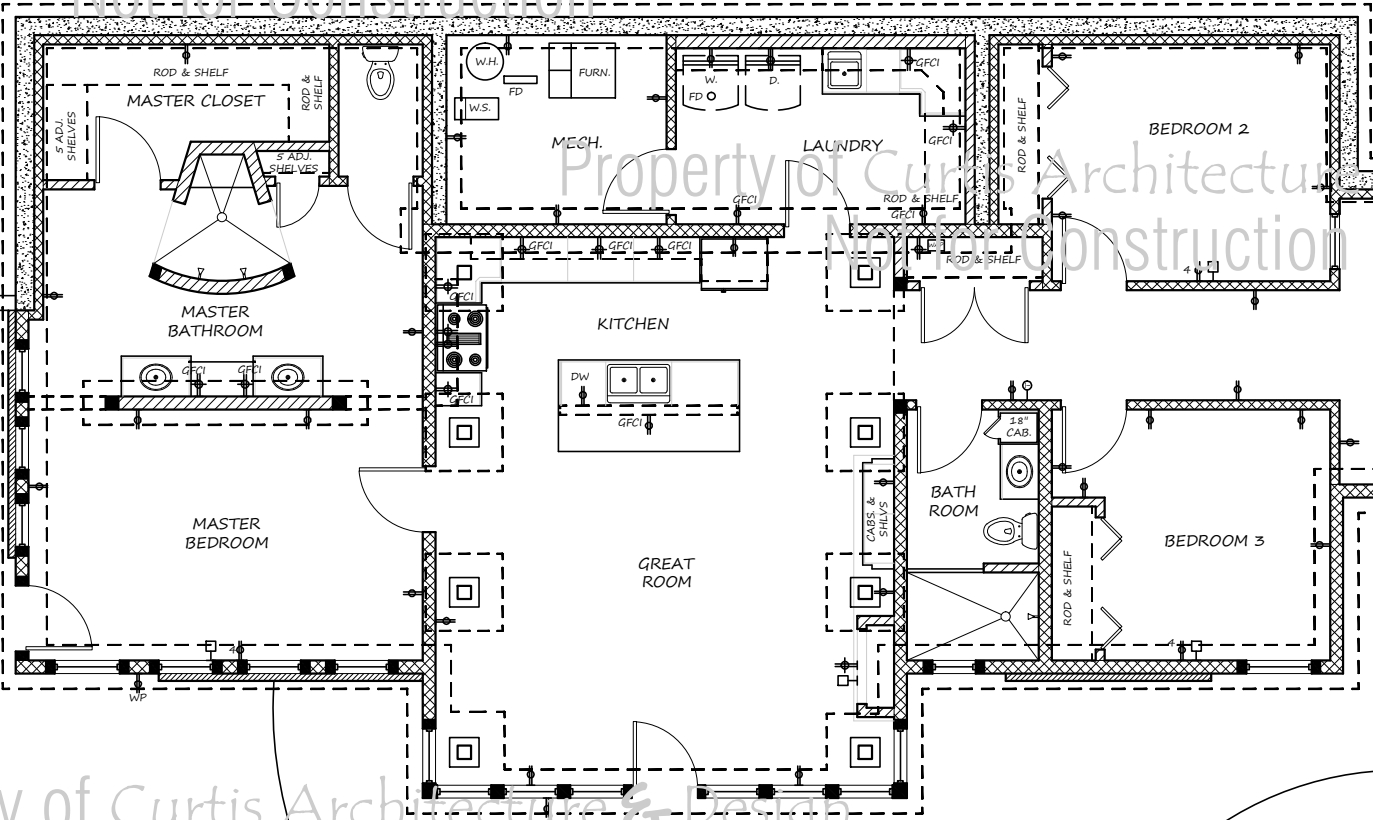
ELECTRICAL  
POWER SCHEDULE

- 120V DUPLEX CONVENIENCE OUTLET
- FOURPLEX CONVENIENCE OUTLET
- GROUND FAULT CIRCUIT INTERRUPTER
- WATERPROOF DUPLEX OUTLET
- ABOVE COUNTER OUTLET
- ABOVE COUNTER GROUND FAULT CIRCUIT INTERRUPTER OUTLET
- GARBAGE DISPOSAL OUTLET
- 220 OUTLET
- TELEVISION AND CAT 5 (DATA)
- THERMOSTAT
- ELECTRICAL PANEL
- DUPLEX AT CEILING HEIGHT
- TELEPHONE & DATA

GARAGE UPPER LEVEL  
POWER PLAN

1/4" = 1'-0"

NORTH



POWER PLAN

1/4" = 1'-0"

NORTH