

LEGACY HOUSE 81

LOT 81 EVANS FARM
LEWIS CENTER, OHIO



FINAL REVIEW
26 FEB. 2018

LEGACY HOUSE 81 - FINAL REVIEW

STRUCTURAL ENGINEER:

TBD

BUILDER:

GREENTECH CONSTRUCTION

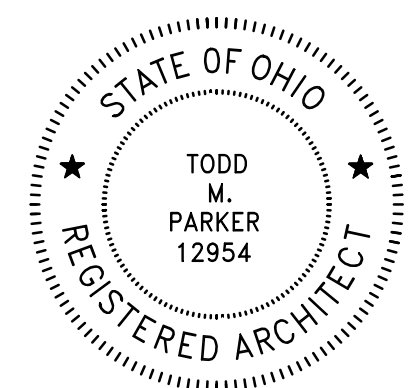
614.989.1122

ARCHITECT:

F5

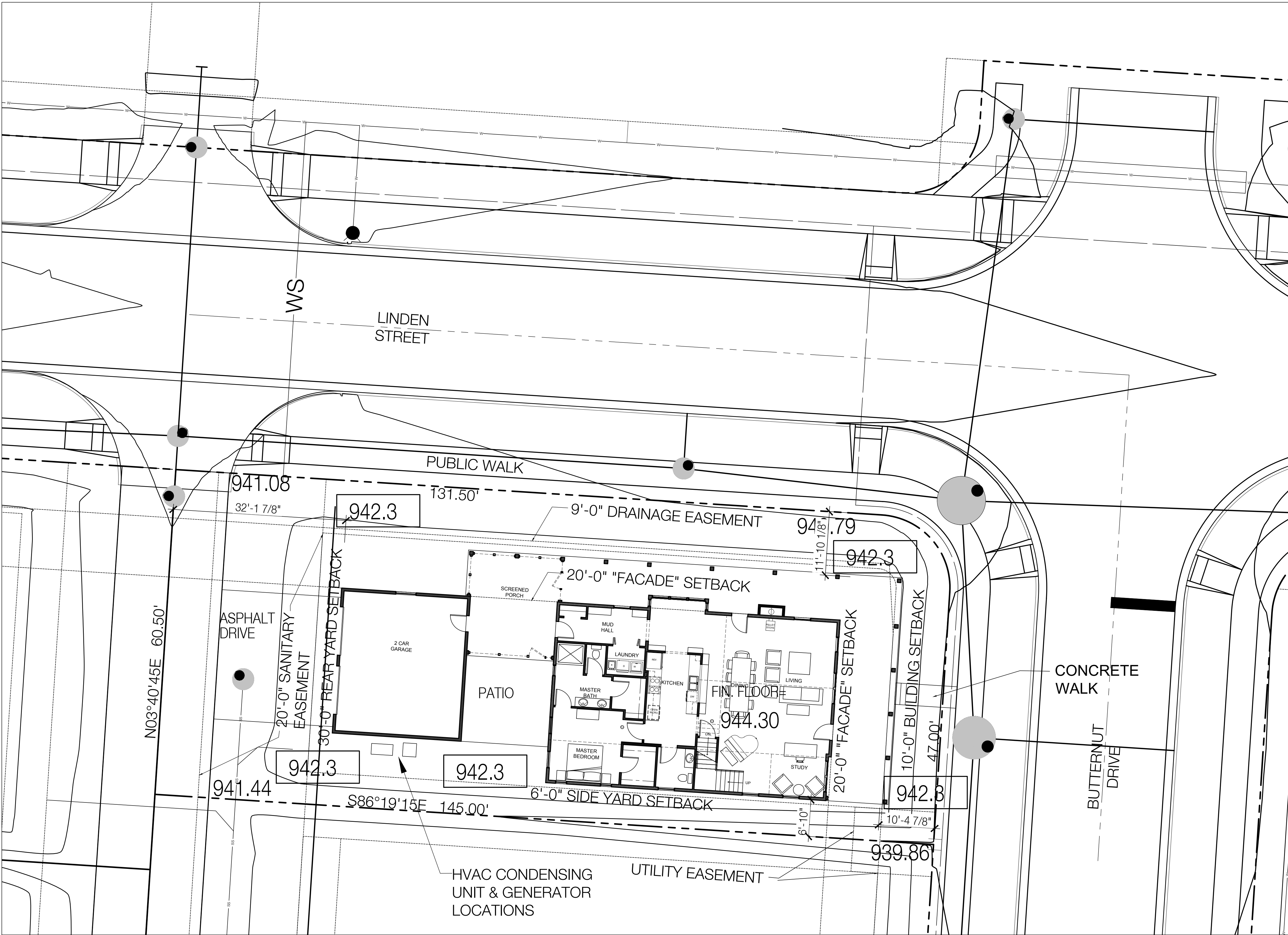
**F5 DESIGN/ARCHITECTURE INC.
PO BOX 86
NEW ALBANY, OHIO 43054**

**WWW.F5DESIGN.COM
F5MAIL@F5DESIGN.COM
TEL (614) 224-4946**



DRAWING LIST:

- A000 COVER SHEET
- A000 SITE PLAN
- L100 LANDSCAPE PLAN
- A100 LOWER LEVEL PLAN
- A200 FIRST FLOOR PLAN
- SECOND FLOOR PLAN
- A300 ROOF PLAN
- A400 EXTERIOR ELEVATIONS
- A401 EXTERIOR ELEVATIONS
- A500 BUILDING SECTIONS
- A501 WALL SECTIONS AND DETAILS
- A502 WALL SECTIONS AND DETAILS



1 SITE PLAN
SCALE: 1/10" = 1'-0"

G.C. TO BE RESPONSIBLE FOR ESTABLISHING POSITIVE DRAINAGE AWAY FROM HOUSE AND NEIGHBORING PROPERTY WHERE NECESSARY. EXISTING CONDITIONS THAT ARE NOT PROVIDING ADEQUATE POSITIVE DRAINAGE SHALL BE MODIFIED.

GENERAL SITE NOTES

- THIS SITE PLAN HAS BEEN PREPARED AS A SCHEMATIC AIDE TO ESTABLISH GENERAL LOCATIONS FOR THE RESIDENCE, ITS DRIVE, WALKS, TERRACES, AND OTHER APPLICABLE SITE ELEMENTS. THE PLAN DOES NOT COORDINATE ALL PERTINENT INFORMATION REGARDING THE SITE DEVELOPMENT. IT IS THE RESPONSIBILITY OF THE BUILDER AND/OR LANDSCAPE CONSULTANT TO NOTIFY THE ARCHITECT OF ANY SIGNIFICANT CHANGES/DISCREPANCIES FROM THOSE PROPOSED ON THE PLAN.
- IT IS THE RESPONSIBILITY OF THE BUILDER TO VERIFY ACTUAL PLATS, GRADING AND UTILITY PLANS, AND RECORDED DEEDS FOR PERTINENT RESTRICTIONS RELATIVE TO THE DESCRIBED PROPERTY. EXISTING CONDITIONS MAY VARY FROM WHAT IS DESCRIBED ON THIS PLAN. IT IS THE RESPONSIBILITY OF THE BUILDER TO INSURE THAT FINAL GRADING OF THE SITE PROVIDES ADEQUATE DRAINAGE AWAY FROM THE RESIDENCE AND MEETS REQUIREMENTS OF THE SUBDIVISION MASTER GRADING PLAN.
- THE BUILDER SHALL REVIEW THE PROPOSED FINISHED FLOOR ELEVATION WITH THE ARCHITECT AND OWNER ON SITE PRIOR TO THE START OF EXCAVATION.
- PATIO DESIGNS ARE SCHEMATIC IN NATURE. IT IS THE CONTRACTORS RESPONSIBILITY TO COORDINATE THE EXACT DESIGN WITH THE OWNER AND TO FAMILIARIZE THEMSELVES WITH THE REQUIREMENTS OF THE DESIGN STANDARDS/CITY CODES. CHANGES TO THESE DRAWINGS SHALL BE SUBMITTED FOR REVIEW BY THE EVANS FARM TOWN ARCHITECT.
- IT IS THE RESPONSIBILITY OF THE BUILDER TO FIELD VERIFY THE LOCATION OF ALL EXISTING TREES ON THE SITE. THE BUILDER SHALL TAKE APPROPRIATE MEASURES TO PROTECT ALL EXISTING TREES THAT ARE TO REMAIN.

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DESIGN REVIEW

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Builder

GREENTECH
CONSTRUCTION

SCALE: AS NOTED

PROJECT NO. 16028

SITE PLAN

FEB. 6, 2018

A000

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GREENTECH
CONSTRUCTION

SCALE: 1/4" = 1'-0"

PROJECT NO. 16028

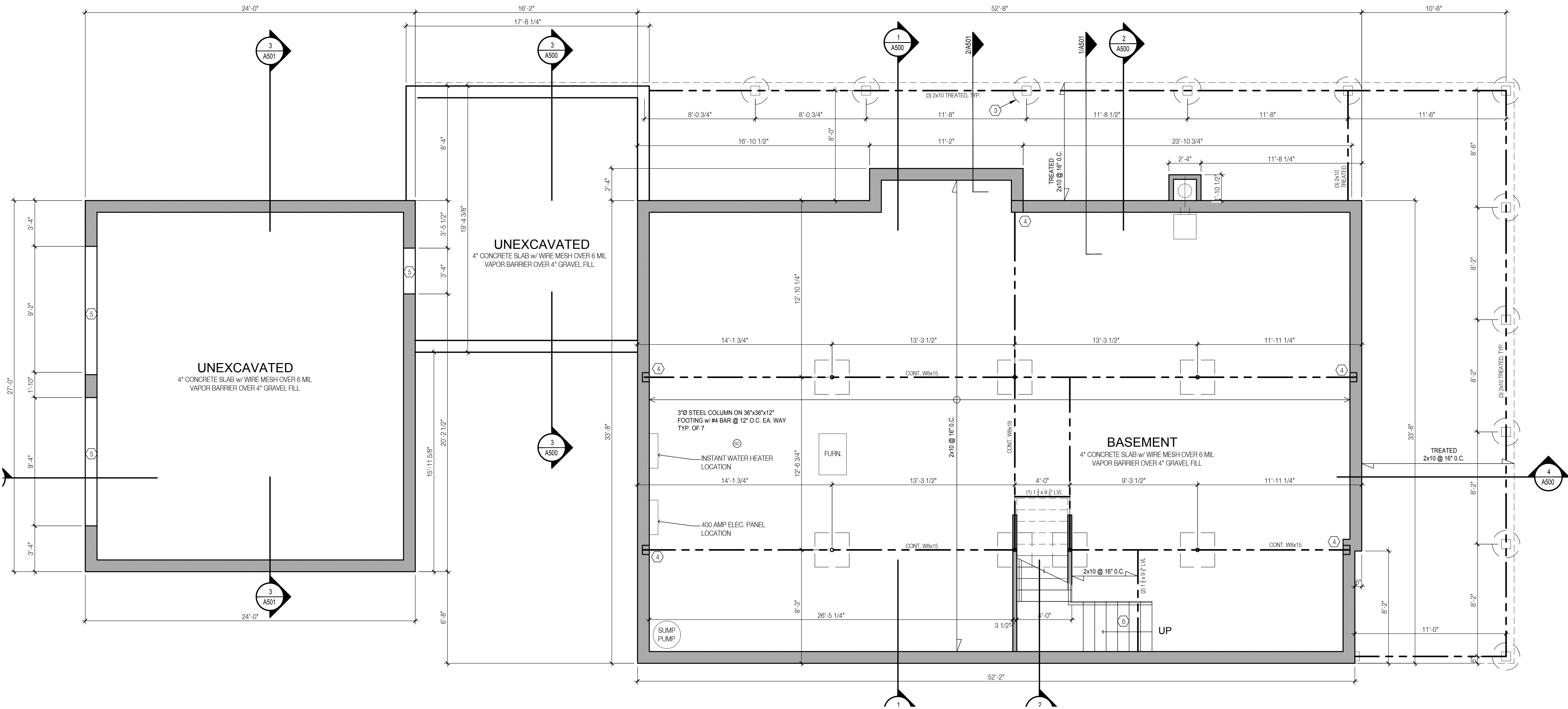
FOUNDATION PLAN

FEB. 6, 2018

A100

FOUNDATION PLAN CODED NOTES

1. BASEMENT EXTERIOR WALLS TO BE 10-1/4" WIDE x 9'-0" TALL PRECAST SUPERIOR WALL SYSTEM ON COMPACTED GRAVEL BASE, TYP. SEE ENGINEERED DRAWINGS FOR PANEL LAYOUT
2. 8" WIDE POURED CONCRETE GARAGE/PORCH FOUNDATION WALL ON CONT. 16" WIDE x 8" DEEP FOOTING
3. 24"10 x 48" DEEP CONCRETE PIER (TYP OF 11) - SEE SECTIONS FOR DETAILS
4. BEAM POCKET LOCATION
5. HOLD DOWN FOUNDATION & EXTEND GARAGE SLAB FOR OVERHEAD DOORS
6. HARDWOOD STAIR TREADS w/ 36" TALL HANDRAIL



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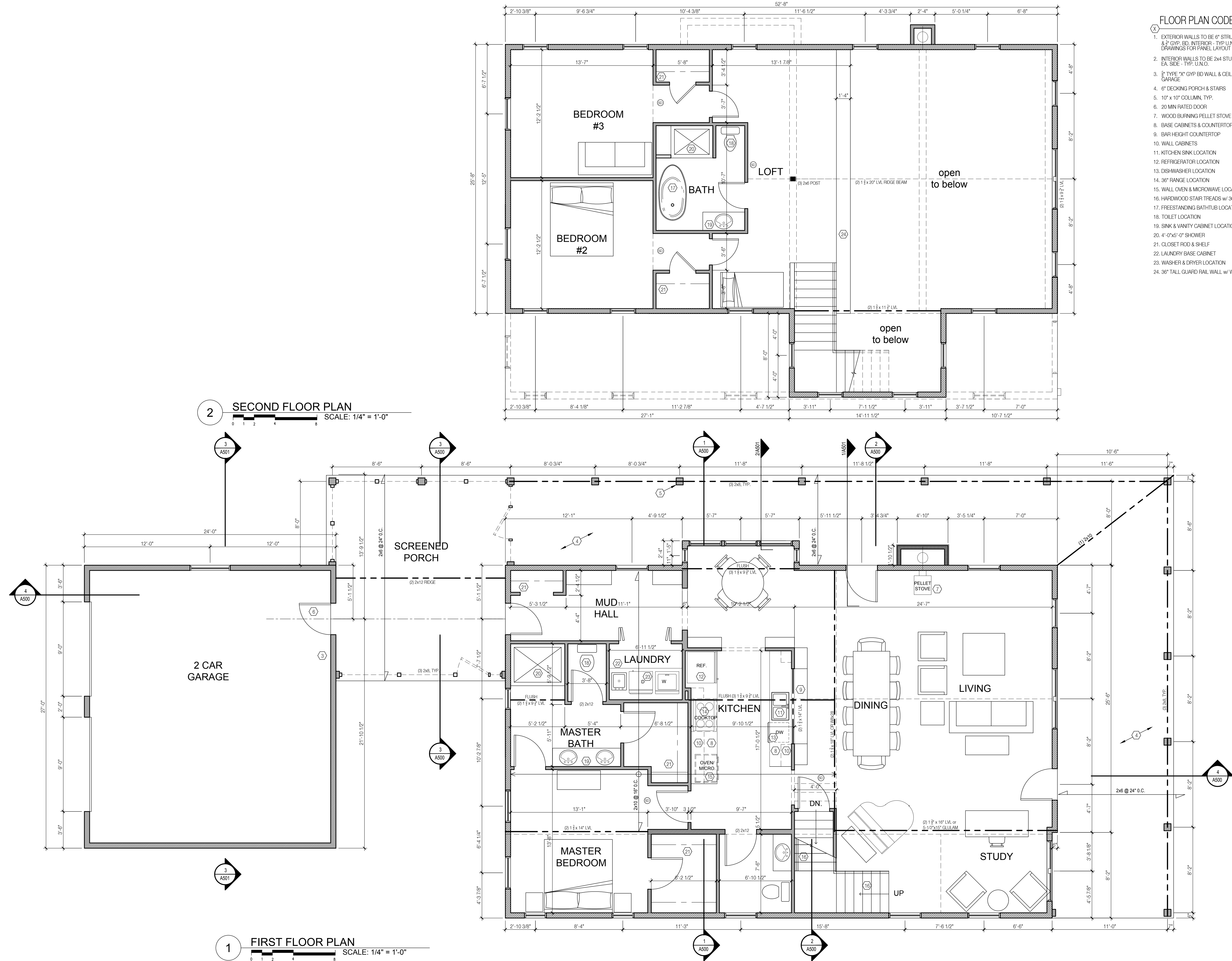
GREENTECH
CONSTRUCTION

SCALE: 1/4"=1'-0"

PROJECT NO. 16028

FIRST FLOOR PLAN
SECOND FLOOR PLAN

FEB. 6, 2018



FLOOR PLAN CODED NOTES

1. EXTERIOR WALLS TO BE 6" STRUCTURAL INSULATED PANEL & 2" GYP. BD. INTERIOR - TYP. U.N.O. SEE ENGINEERED DRAWINGS FOR PANEL LAYOUT
2. INTERIOR WALLS TO BE 2x4 STUDS @ 16" O.C. w/ 2" GYP. BD. EA. SIDE - TYP. U.N.O.
3. 1" TYPE "X" GYP. BD. WALL & CEILING BETWEEN HOUSE & GARAGE
4. 6" DECKING PORCH & STAIRS
5. 10" x 10" COLUMN, TYP.
6. 20 MIN. RATED DOOR
7. WOOD BURNING PELLET STOVE w/ FLUSH STONE HEARTH
8. BASE CABINETS & COUNTERTOP
9. BAR HEIGHT COUNTERTOP
10. WALL CABINETS
11. KITCHEN SINK LOCATION
12. REFRIGERATOR LOCATION
13. DISHWASHER LOCATION
14. 36" RANGE LOCATION
15. WALL OVEN & MICROWAVE LOCATION
16. HARDWOOD STAIR TREADS w/ 36" TALL HANDRAIL
17. FREESTANDING BATHTUB LOCATION
18. TOILET LOCATION
19. SINK & VANITY CABINET LOCATION
20. 4'-0"x5'-0" SHOWER
21. CLOSET ROD & SHELF
22. LAUNDRY BASE CABINET
23. WASHER & DRYER LOCATION
24. 36" TALL GUARD RAIL WALL w/ WOOD CAP

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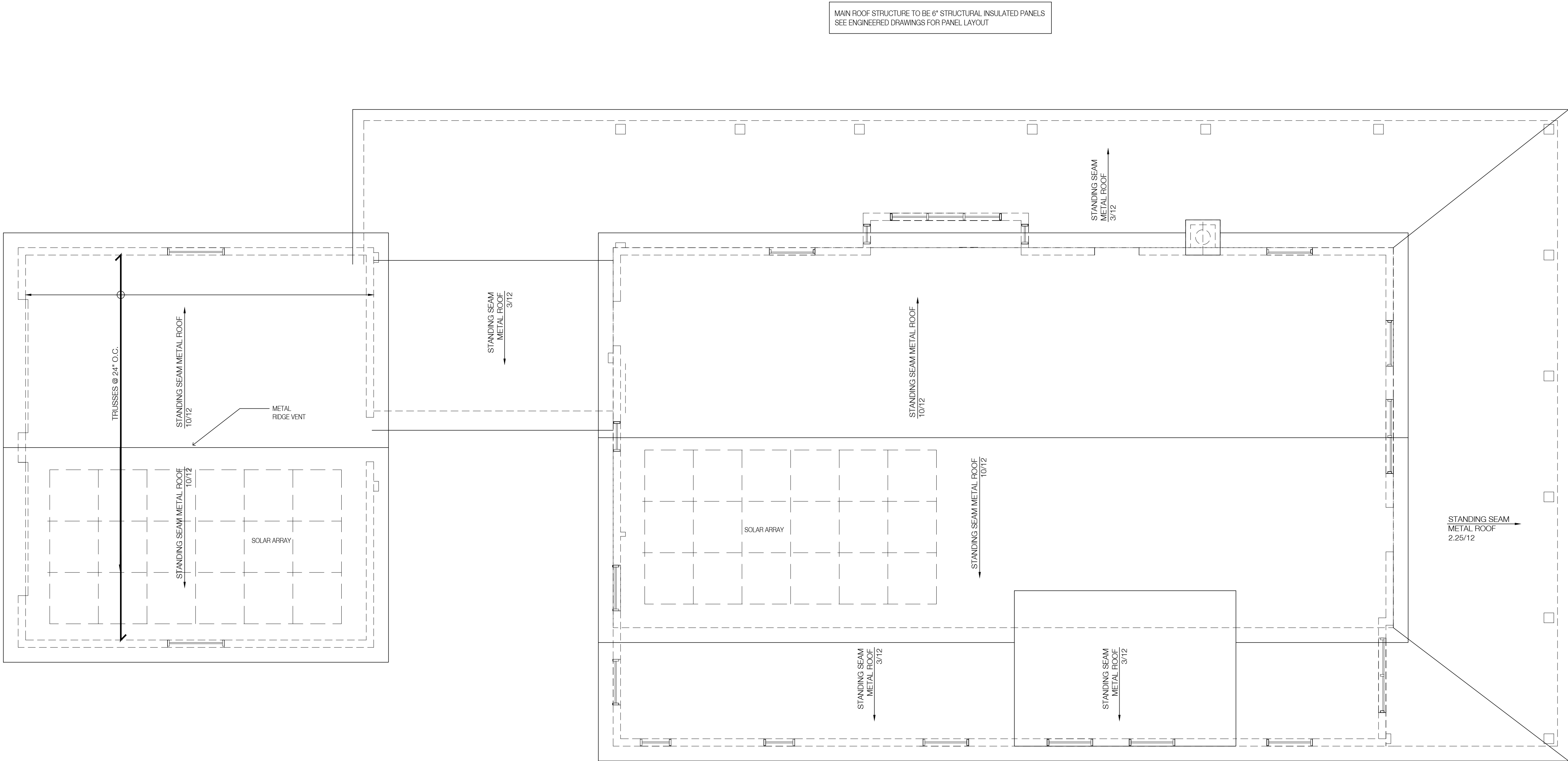
SCALE: 1/4"=1'-0"

PROJECT NO. 16028

ROOF PLAN

FEB. 5, 2018

A300



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GREENTECH
CONSTRUCTION

SCALE: 1/4"=1'-0"

PROJECT NO. 16028

ELEVATIONS

FEB 6, 2018

Window Schedule											
Window #	Model #	Quantity	Type	Jamp Depth	R.O. Width	R.O. Height	R.O. Head	Tempered	Egress	Hinge (Exterior)	Remarks
1	CUCA3264E	4	CASEMENT	6-9/16"	2' 9"	5' 3-5/8"	SEE SECT.	N	Y		
2	CUCA3664E	7	CASEMENT	6-9/16"	3' 1"	5' 3-5/8"	SEE SECT.	N	Y		
3	CUCA3656E	7	CASEMENT	6-9/16"	3' 1"	4' 7-5/8"	SEE SECT.	N	Y		
4	CUCA2860E	2	CASEMENT	6-9/16"	2' 5"	4' 11-5/8"	SEE SECT.	Y	Y		
5	3080	4	INSWING DOOR	6-9/16"	3' 2"	8' 1"	SEE SECT.	Y	Y		
6	CUCA1656E	2	CASEMENT	6-9/16"	1' 5"	4' 7-5/8"	SEE SECT.	N	N		
7	CUCA2656	1	CASEMENT	6-9/16"	2' 3"	4' 7-5/8"	SEE SECT.	Y	N		
8	CUCA3256E	4	CASEMENT	6-9/16"	2' 9"	4' 7-5/8"	SEE SECT.	N	Y		
9	CUAWN2836	15	AWNING	6-9/16"	2' 5"	2' 11-5/8"	SEE SECT.	Y	N		

Window Specifications	
Manufacturer	MARVIN
Window Series	CLAD ULTIMATE
Glass type	Tripane w/ Krypton (U .20)
Mullion Type	SDL w/ SPACER BAR
Exterior Finish	SASH TO BE GUNMETAL FRAME/CASING- WHITE
Interior Finish	WOOD PRIMED
Hardware Finish	WHITE
Screen Type	CHARCOAL FIBERGLASS

ELEVATION CODED NOTES

- SOLAR PANEL LOCATION.
- STANDING SEAM METAL ROOF - CHARCOAL GRAY, KYNAR FINISH.
- BOARD AND BATTEN SIDING - 12" O.C. BATTENS (PAINTED FINISH)
- HORIZONTAL LAP SIDING (6" EXPOSURE).
- 1X6 CORNER BOARDS, TYP UNLESS NOTED.
- PAINTED WHITE BRICK VENEER. COLOR: BENJAMIN MOORE #958, DUNE WHITE.
- BUILT UP 10" SQUARE COLUMN W/ EASED EDGES, TYP.
- OVERHEAD DOOR
- 1x10 BAND TRIM
- RECESSED PANEL - SEE DETAIL.
- GABLE TRIM DETAIL - SEE DETAIL.
- TYPICAL WINDOW TRIM - 1X6 HEAD W/ CAP FLASHING + 1X4 CASING AND 2" SUBSILL.
- BUILT UP SCREEN PANEL SYSTEM - SEE DETAILS.
- POWDER COATED STEEL CANOPY SYSTEM. SEE DETAIL.
- TYPICAL 6" HALF ROUND GUTTER W/ 4" ROUND DOWNSPOUTS. TO BE WHITE ALUMINUM.
- CLAY CHIMNEY POT - SUPERIOR CLAY 'PEERLESS' MODEL. COORDINATE SIZE W/ PELLET STOVE FLUE SIZE.
- SCREEN PANEL W/ LATTICE OVERLAY.



3 EAST ELEVATION @ GARAGE
SCALE: 1/4" = 1'-0"



2 EAST ELEVATION
SCALE: 1/4" = 1'-0"



1 NORTH ELEVATION
SCALE: 1/4" = 1'-0"

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- SOLAR PANEL LOCATION.
- STANDING SEAM METAL ROOF - CHARCOAL GRAY, KYNAR FINISH.
- BOARD AND BATTEN SIDING - 12" O.C. BATTENS (PAINTED FINISH)
- HORIZONTAL LAP SIDING (6" EXPOSURE).
- 1X6 CORNER BOARDS, TYP UNLESS NOTED.
- PAINTED WHITE BRICK VENEER. COLOR: BENJAMIN MOORE #655, DUNE WHITE.
- BUILT UP 10" SQUARE COLUMN W/ EASED EDGES, TYP.
- OVERHEAD DOOR
- 1x10 BAND TRIM
- RECESSED PANEL - SEE DETAIL.
- GABLE TRIM DETAIL - SEE DETAIL.
- TYPICAL WINDOW TRIM - 1X6 HEAD W/ CAP FLASHING + 1X4 CASING AND 2" SUBSILL.
- BUILT UP SCREEN PANEL SYSTEM - SEE DETAILS.
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- SCREEN PANEL W/ LATTICE OVERLAY.



3 WEST ELEVATION - GARAGE
SCALE: 1/4" = 1'-0"



2 WEST ELEVATION - MAIN HOUSE
SCALE: 1/4" = 1'-0"



1 SOUTH ELEVATION
SCALE: 1/4" = 1'-0"

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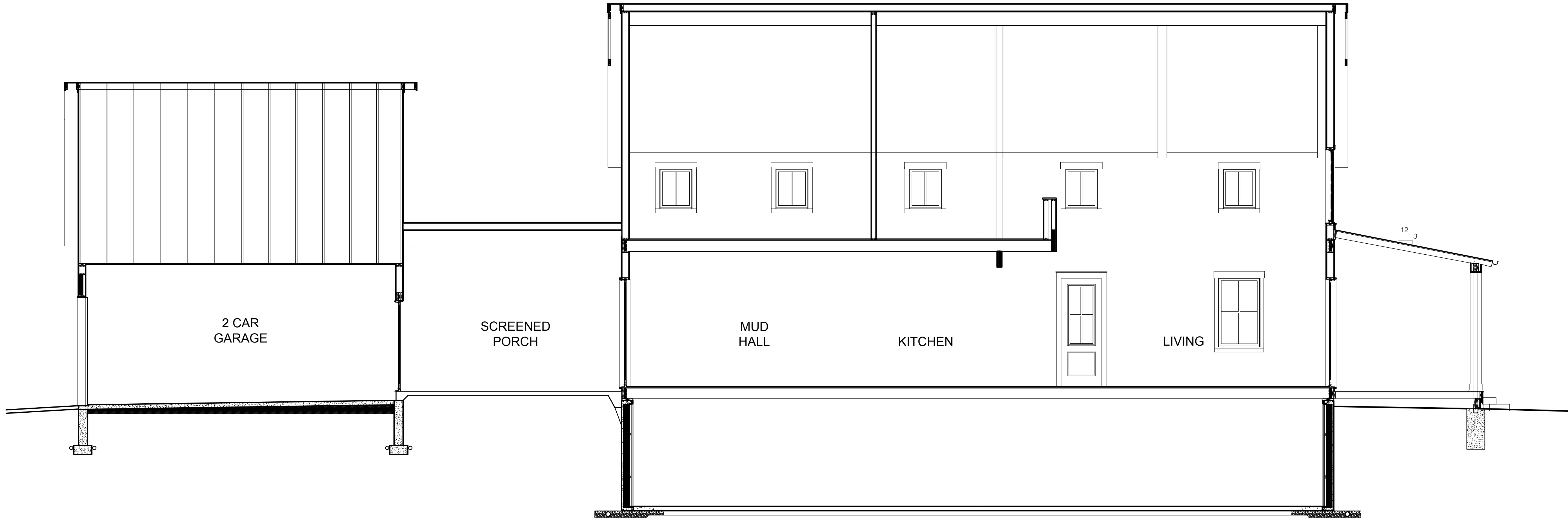
GREENTECH
CONSTRUCTION

SCALE: 1/4"=1'-0"

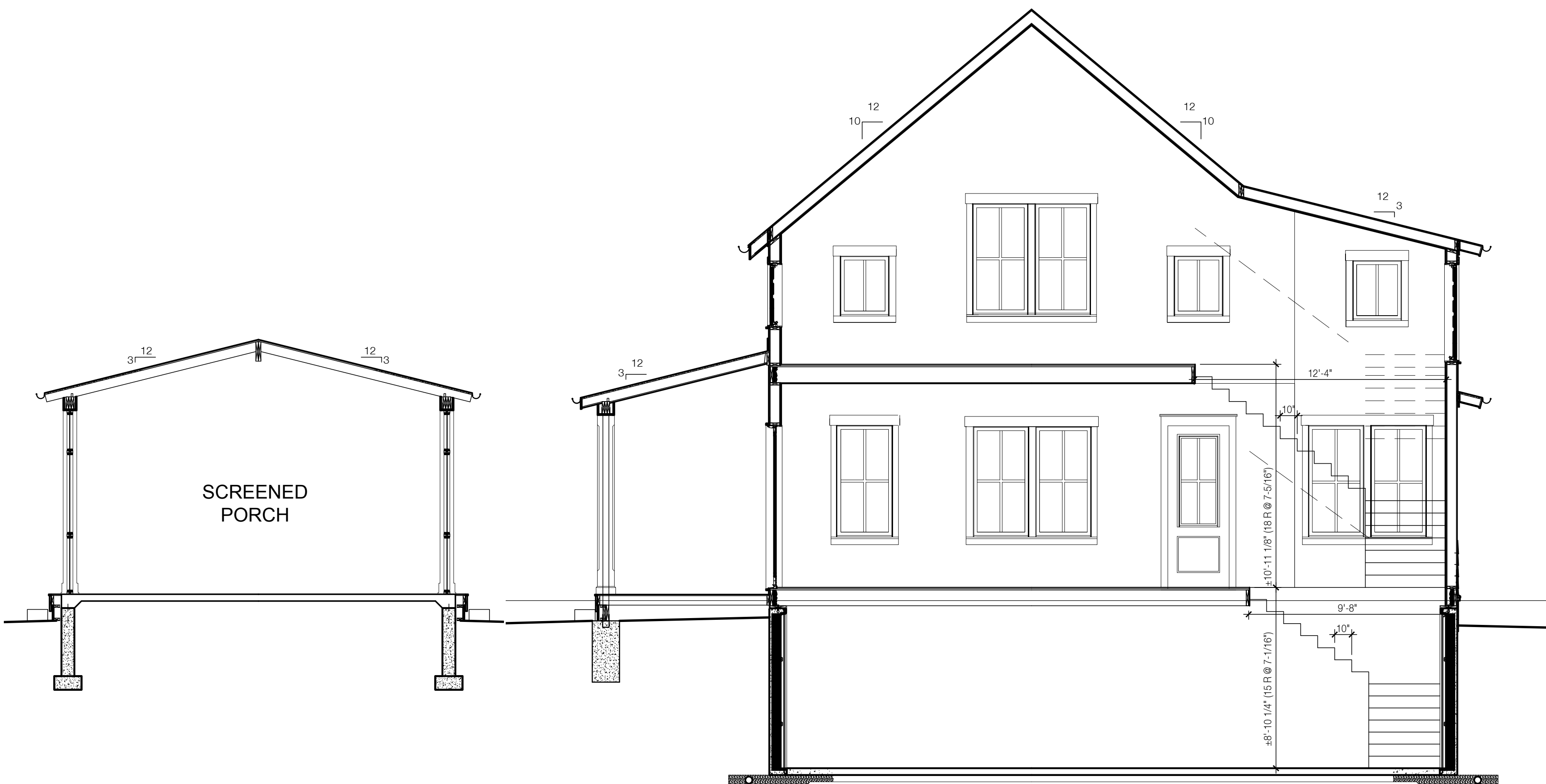
PROJECT NO. 16028

SECTIONS

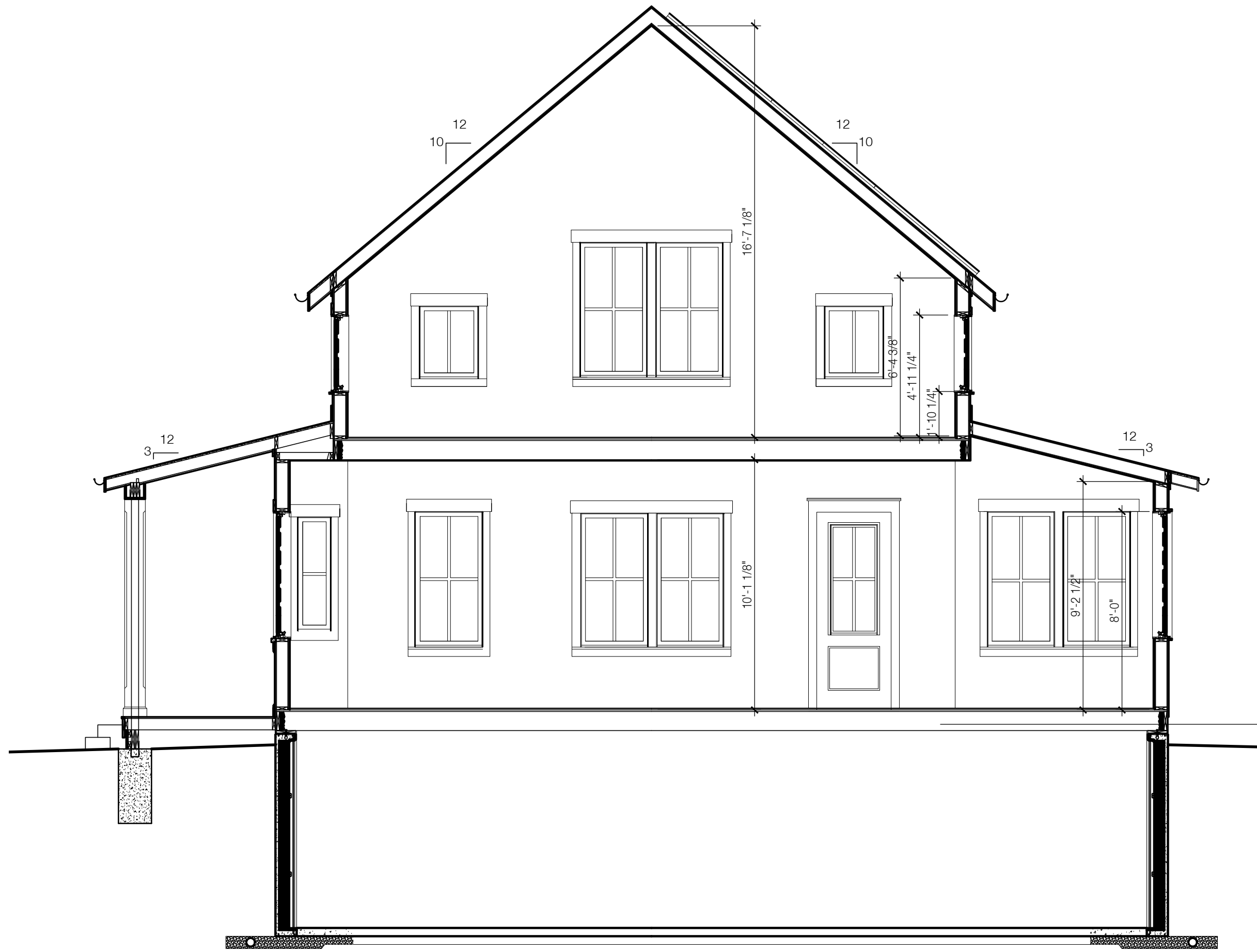
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3 BUILDING SECTION
SCALE: 1/4" = 1'-0"



2 BUILDING SECTION
SCALE: 1/4" = 1'-0"



1 BUILDING SECTION
SCALE: 1/4" = 1'-0"

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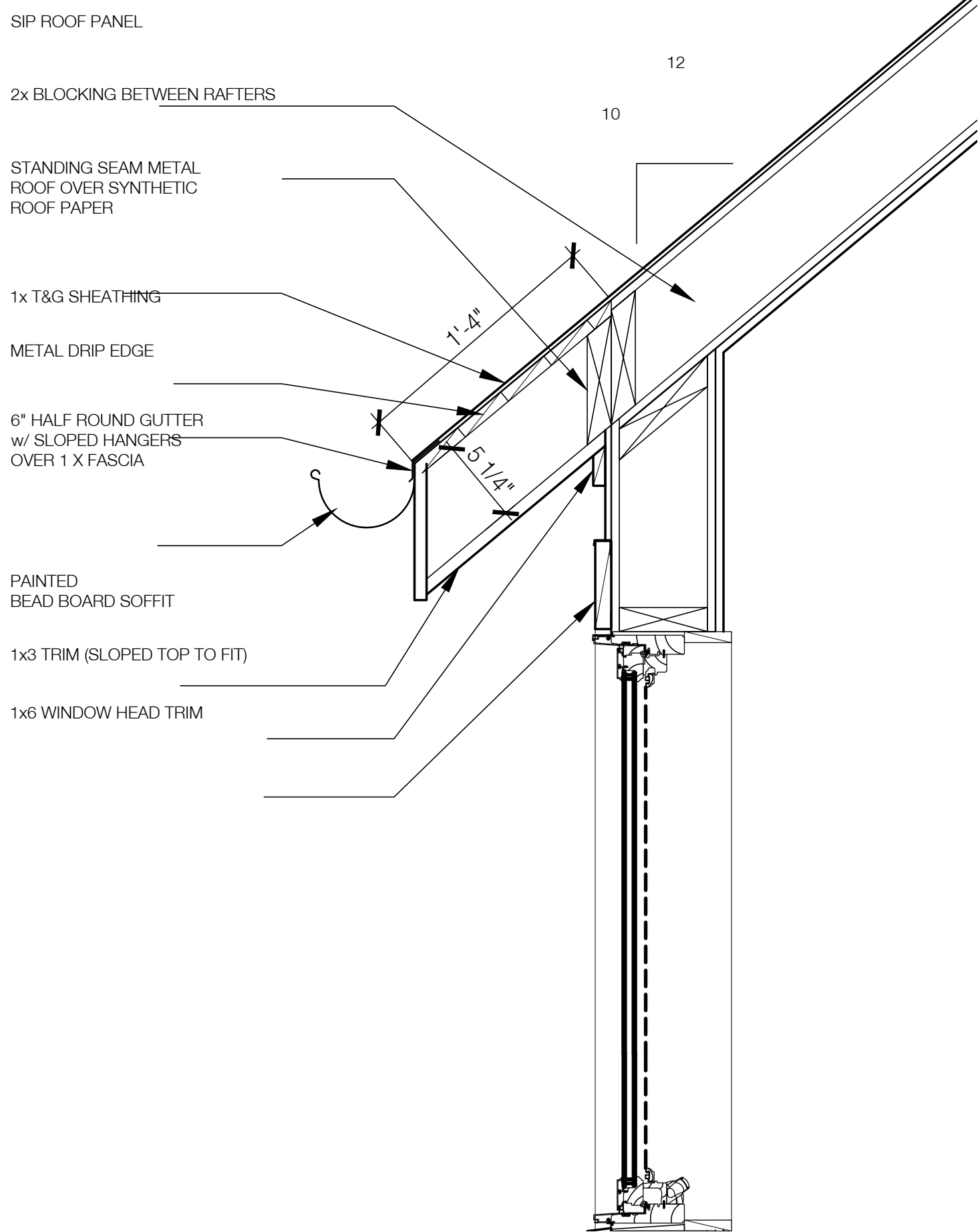
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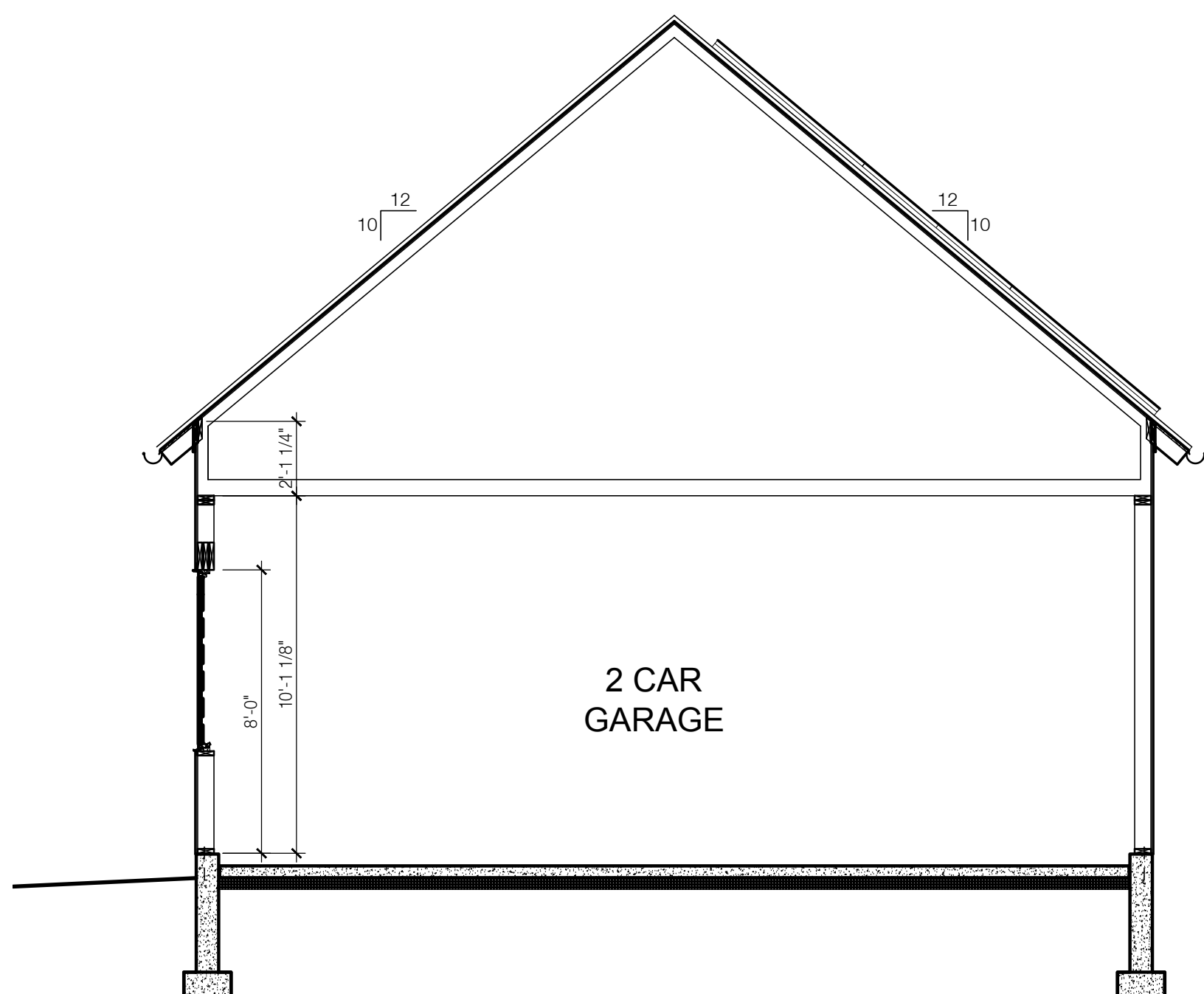
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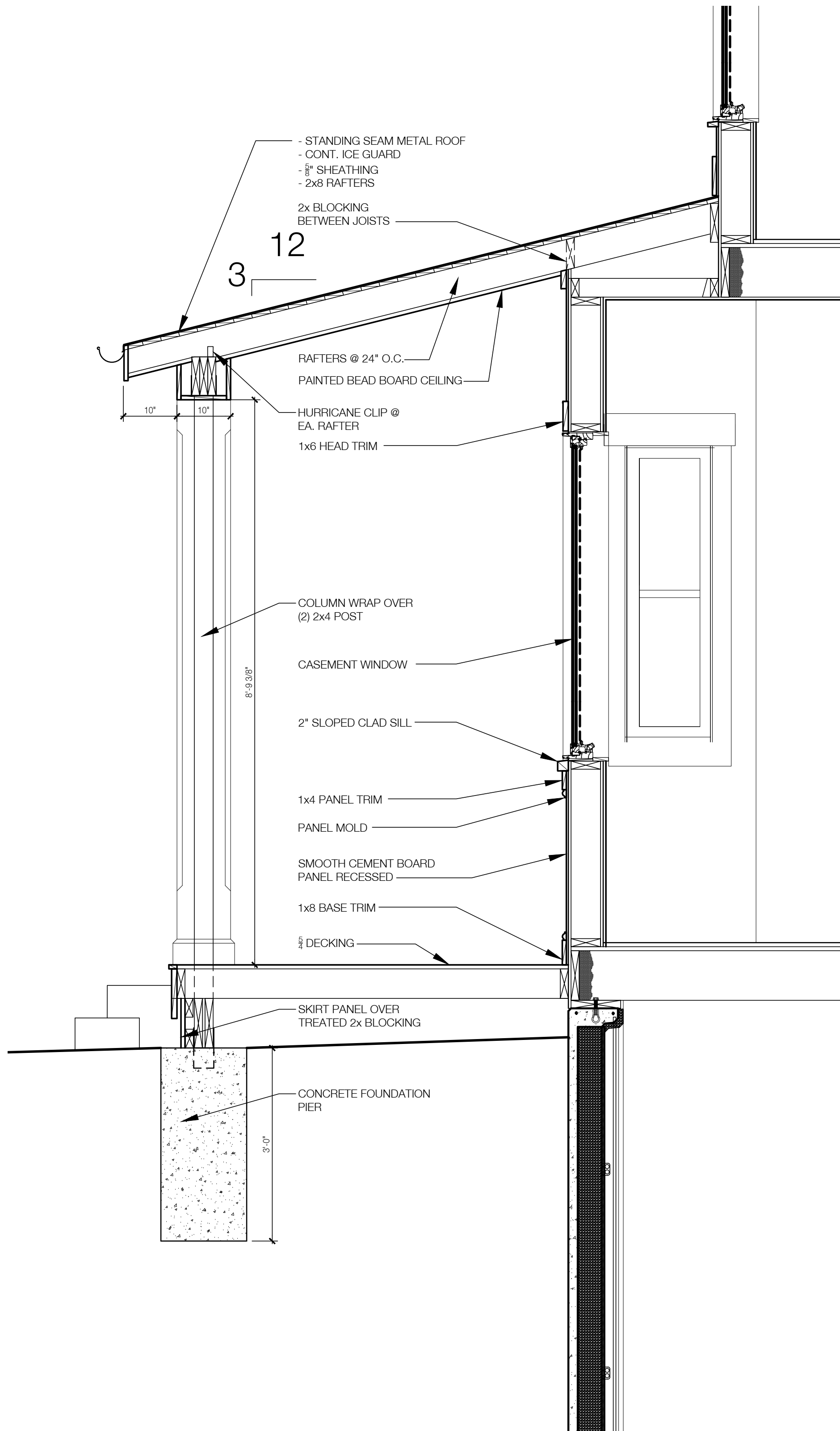
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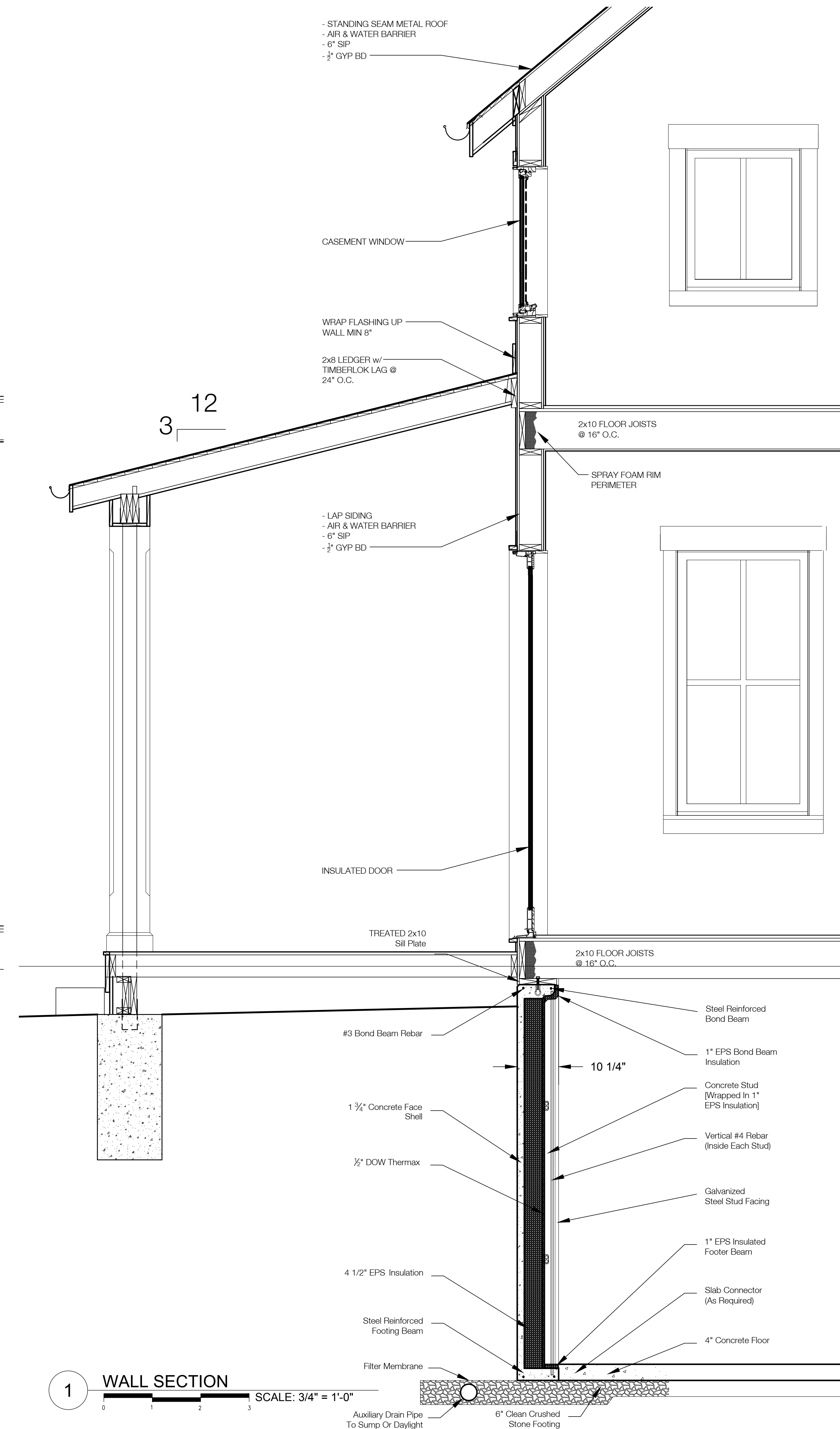
4 TYPICAL EAVE DETAIL
SCALE: 1-1/2" = 1'-0"



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



2 WALL SECTION @ BAY
SCALE: 3/4" = 1'-0"



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

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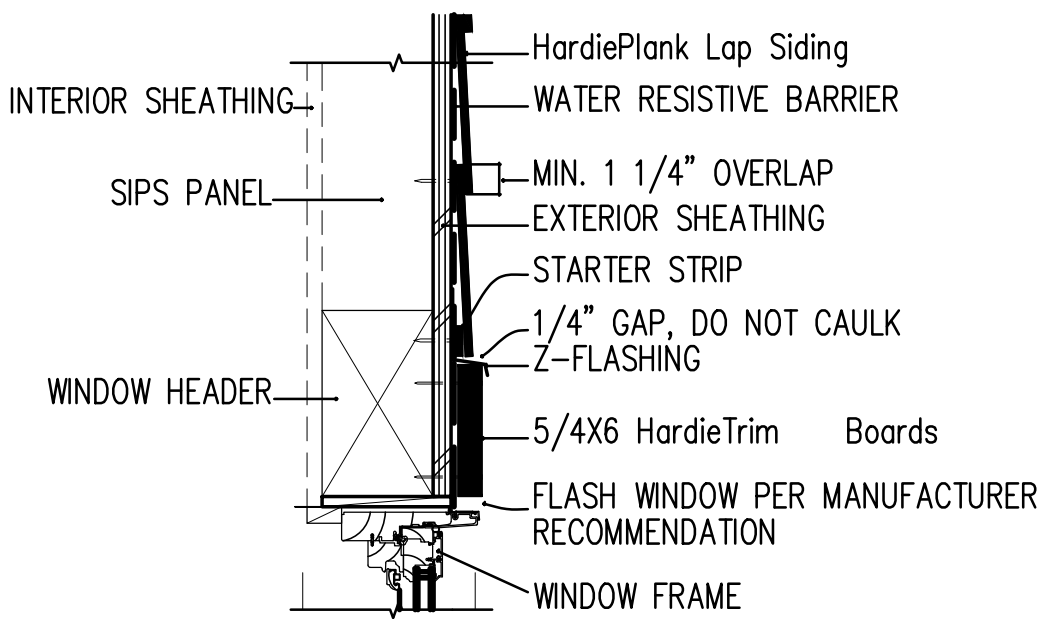
SCALE: AS NOTED

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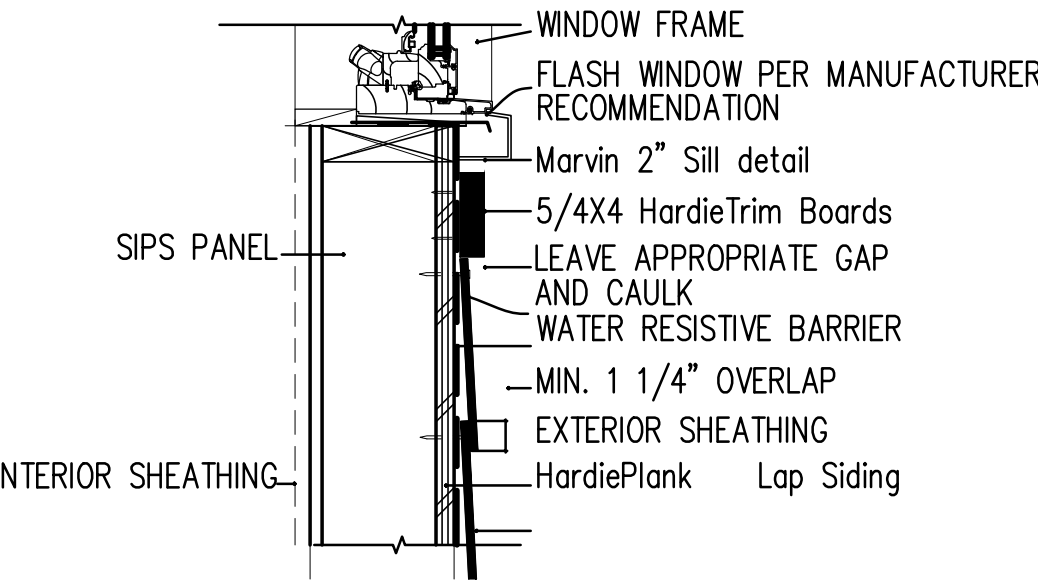
SECTIONS AND DETAIL

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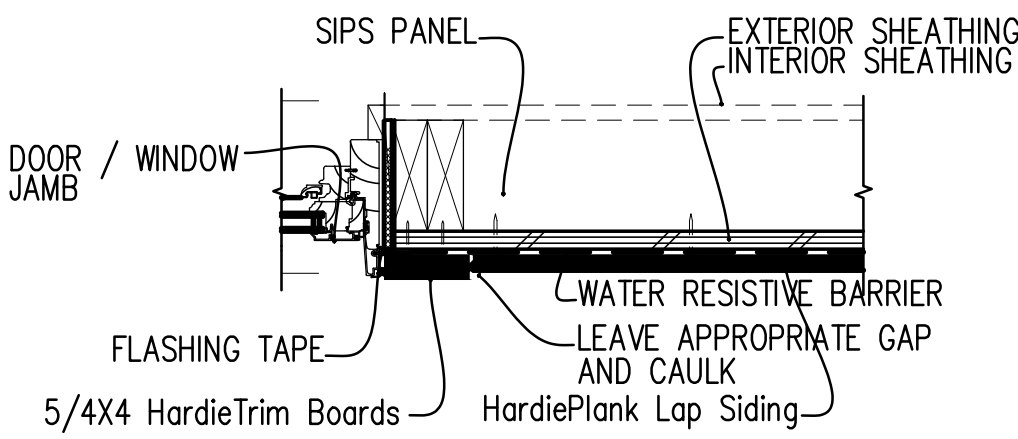
A502



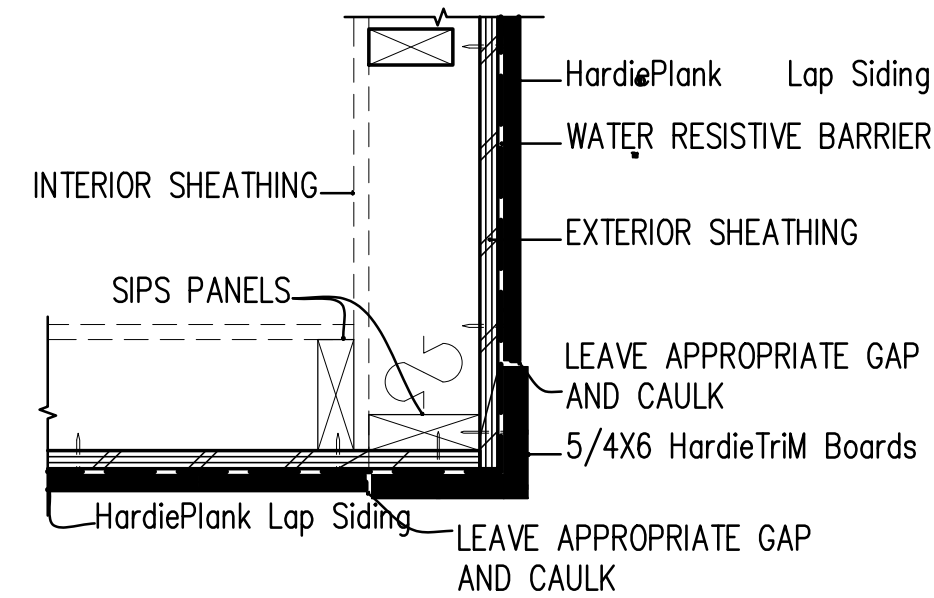
7 DETAIL AT WINDOW/DOOR HEAD
SCALE: 1-1/2" = 1'-0"



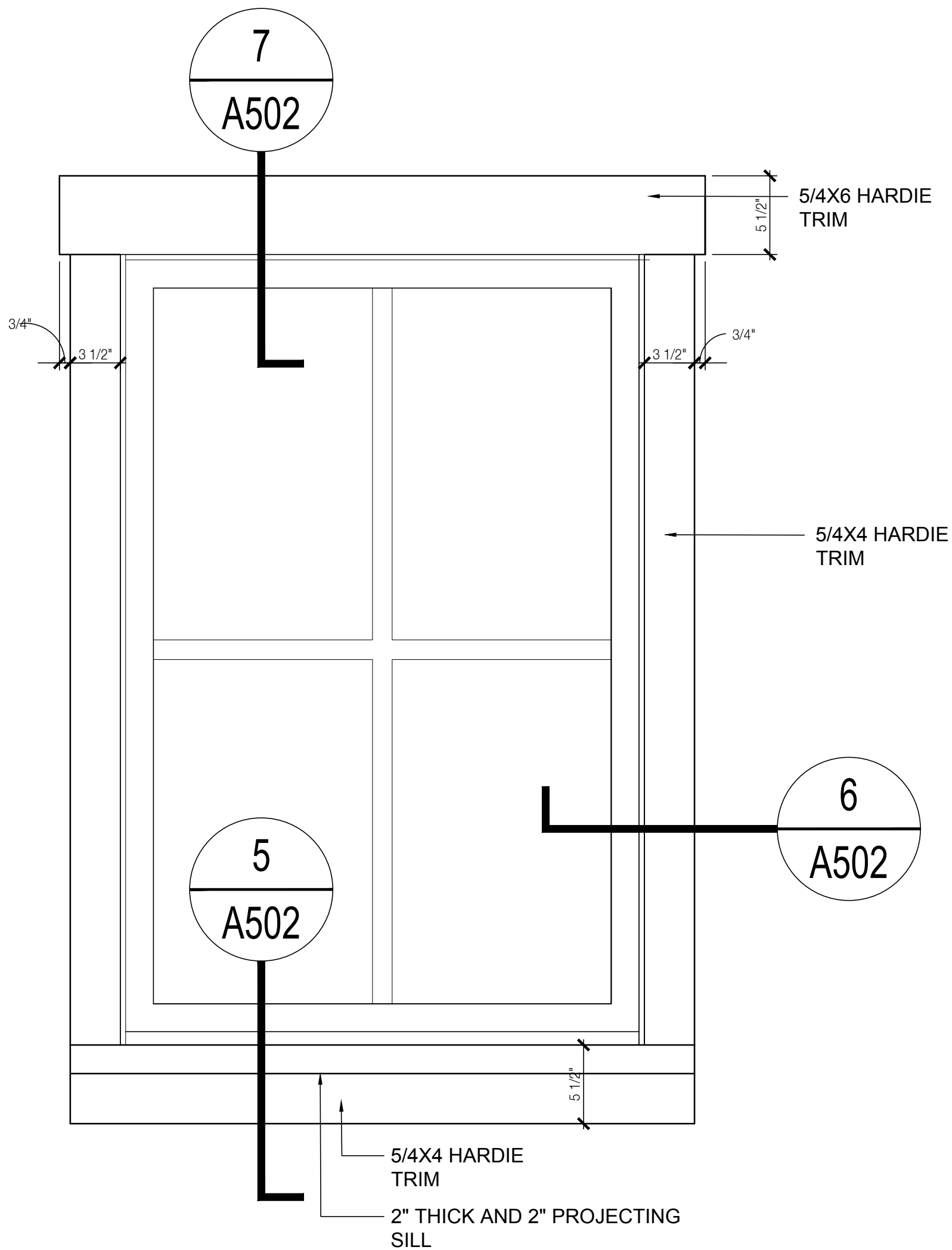
5 WINDOW SILL DETAIL
SCALE: 1-1/2" = 1'-0"



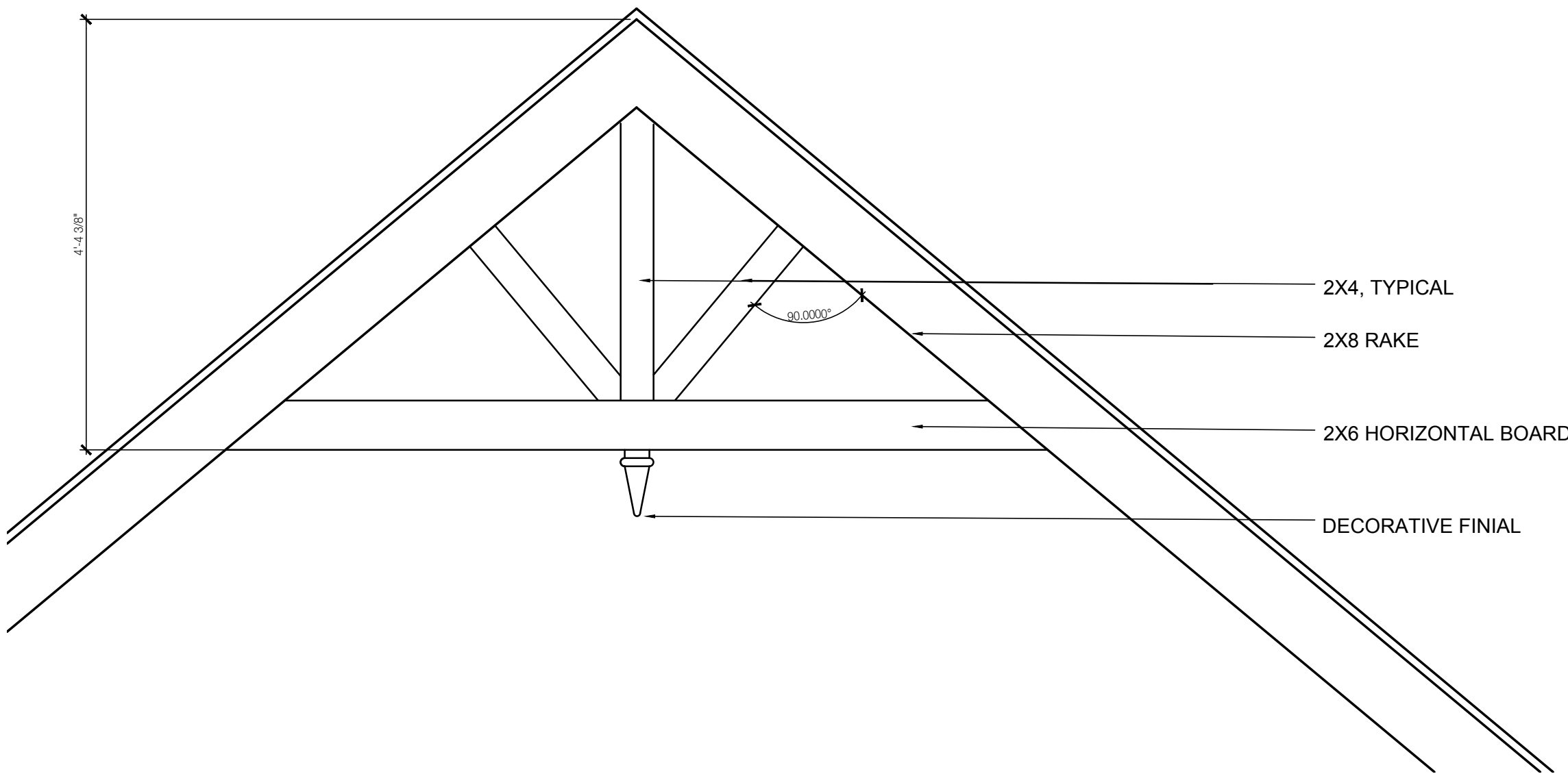
6 DETAIL AT WINDOW/DOOR JAMB
SCALE: 1-1/2" = 1'-0"



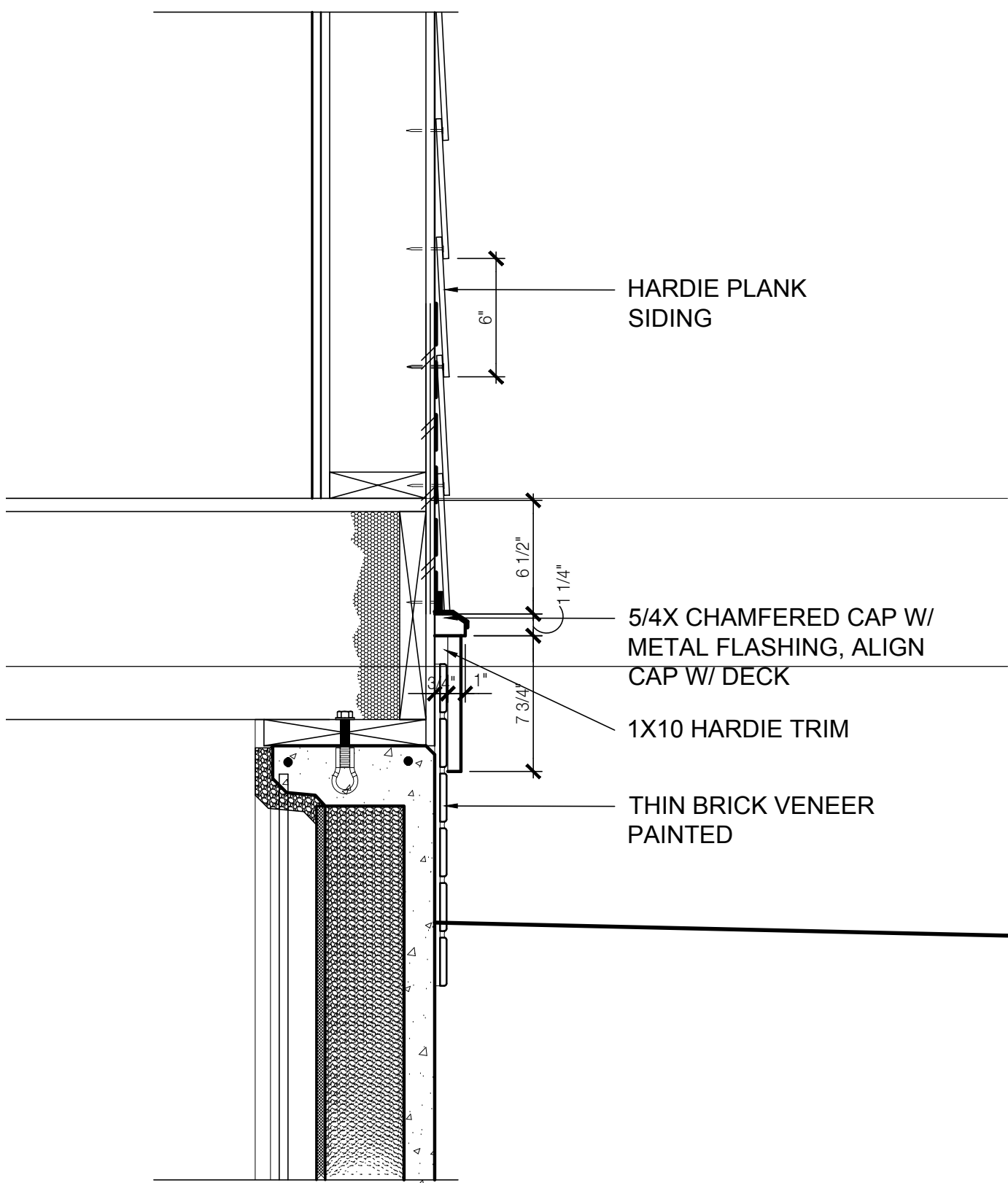
4 DETAIL AT CORNER BOARDS
SCALE: 1-1/2" = 1'-0"



2 TYPICAL WINDOW/DOOR TRIM DETAIL
SCALE: 1-1/2" = 1'-0"



3 GABLE DETAIL
SCALE: 3/4" = 1'-0"



1 DETAIL AT BRICK/SIDING INTERSECTION
SCALE: 1-1/2" = 1'-0"