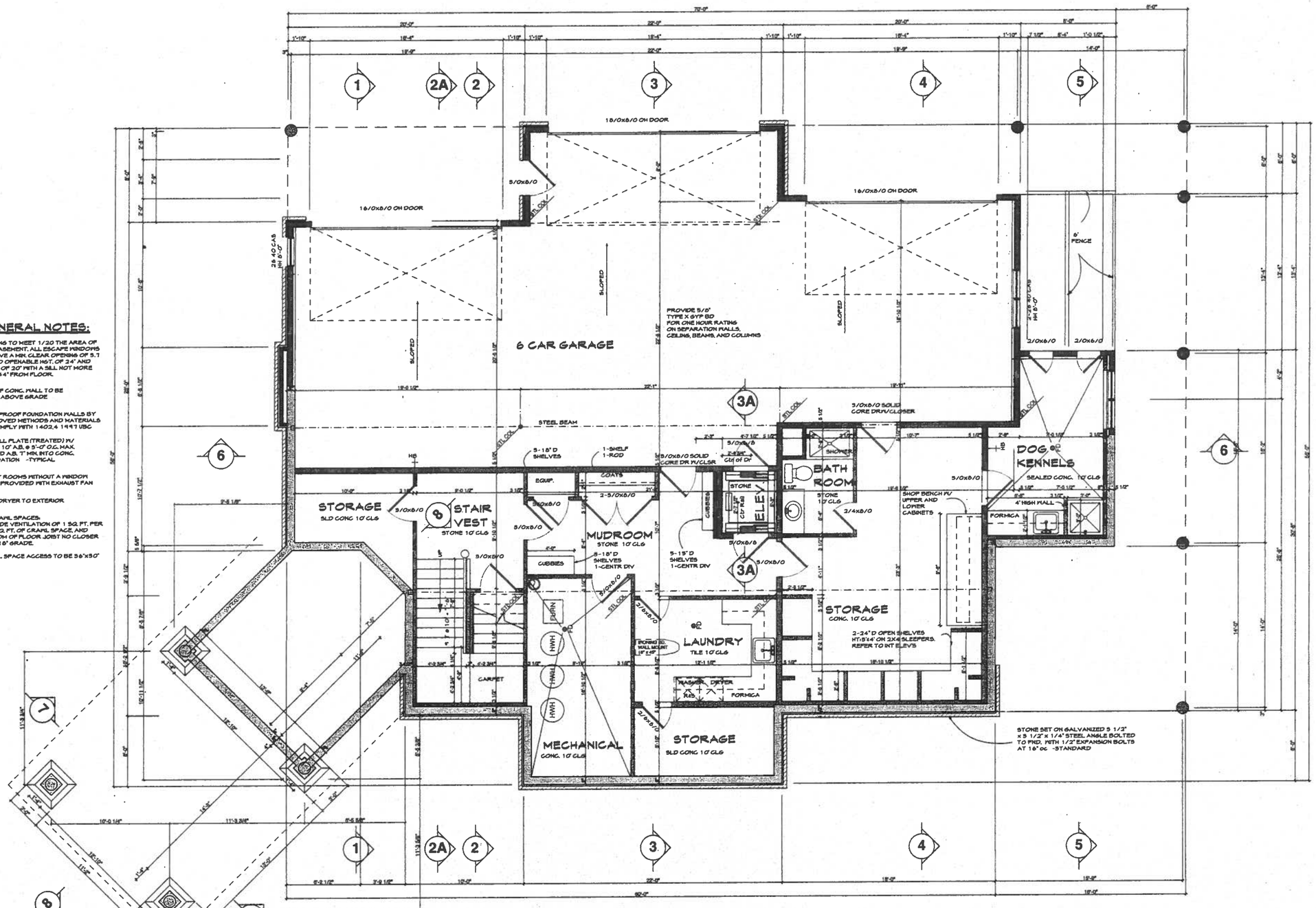

GENERAL NOTES:

GLAZING TO MEET 1/20 THE AREA OF THE BASEMENT. ALL ESCAPE WINDOWS TO HAVE A MIN. CLEAR OPENING OF 5.7 SF AND OPENABLE HGT. OF 24" AND WIDTH OF 20" WITH A SILL NOT MORE THAN 44" FROM FLOOR.

TOP OF CONC. WALL TO BE MIN. 8" ABOVE GRADE

DAMPPROOF FOUNDATION WALLS BY APPROVED METHODS AND MATERIALS TO COMPLY WITH 1402.4 1997 UBC

2x6 SILL PLATE (TREATED) W/ 1/2" x 10" A.B. @ 5'-0" O.C. MAX. EXTEND A.B. 7" MIN. INTO CONC. FOUNDATION -TYPICAL

UTILITY ROOMS WITHOUT A WINDOW TO BE PROVIDED WITH EXHAUST FAN

VENT DRYER TO EXTERIOR

AT CRAWL SPACES: PROVIDE VENTILATION OF 1 SQ. FT. PER 150 SQ. FT. OF CRAWL SPACE, AND BOTTOM OF FLOOR JOIST NO CLOSER THAN 18" GRADE.

CRAWL SPACE ACCESS TO BE 36"x50"

LOWER LEVEL FLOOR PLAN

790.88 SQ. FT. UNFINISHED INCLUDING KENNEL AND SHOP AND STORAGE 1/4"=1'-0"
606.85 SQ.FT. FINISHED INCL.STAIR, LAUNDRY, BATH, AND MUD ROOM.
GARAGE SQ. FT. = 1438.57

NOTICE: DUTY OF COOPERATION

Release of these plans constitutes further cooperation among the owner, their contractors, and the designer. Courage and constructible are complex. Although the designer and his consultants have performed field services with due care and diligence, they cannot guarantee perfection. Communication is important, and every contingency cannot be anticipated. Any work done or elements specified by the owner or his contractors disapproved by the designer, shall be corrected at expense of the owner. Contractors are required to notify the designer immediately of misunderstanding and between construction crews. A failure or neglect to give a simple notice to the designer shall relieve the designer from responsibility for all consequences. Changes made from the plans without the consent of the designer are unauthorized, and shall relieve the designer of responsibility for all consequences arising out of such changes.

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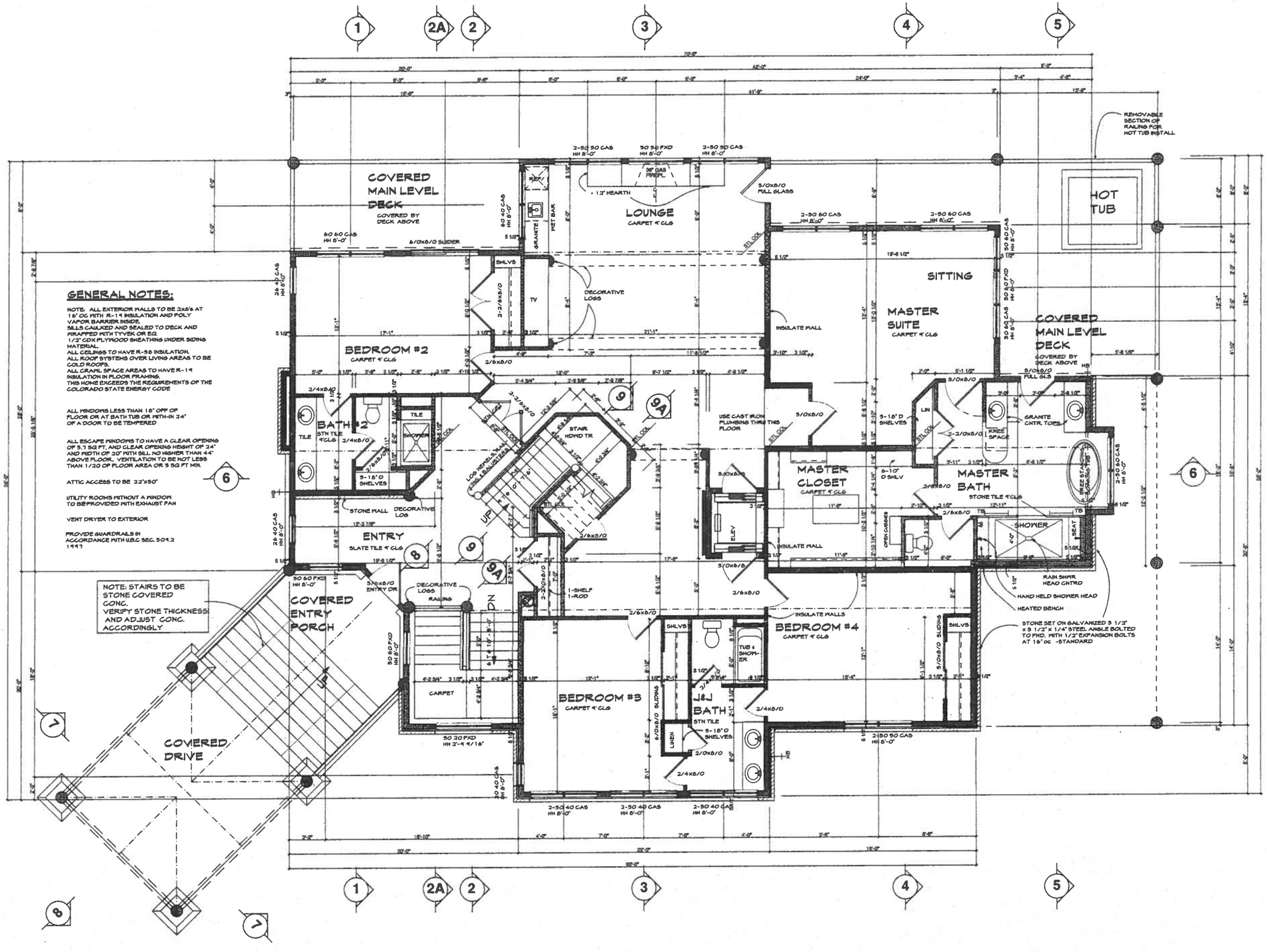
ROUNDTREE RESIDENCE

LOT 24, BIG VALLEY RANCH
FILING 2A, ROUTT COUNTY, COLORADO

DSDA INC RESIDENTIAL
720-858-0660

REVISIONS
10-23-01
12-07-01

PROJECT
SHEET



GENERAL NOTES:

NOTE: ALL EXTERIOR WALLS TO BE 2x6's AT 16" OC WITH R-19 INSULATION AND POLY VAPOR BARRIER INSIDE.
SILLS CAULKED AND SEALED TO DECK AND WRAPPED WITH TYVEK OR EQ.
1/2" CDX PLYWOOD SHEATHING UNDER SIDING MATERIAL.
ALL CEILINGS TO HAVE R-38 INSULATION.
ALL ROOF SYSTEMS OVER LIVING AREAS TO BE COLD ROOFS.
ALL CRAWL SPACE AREAS TO HAVE R-19 INSULATION IN FLOOR FRAMING.
THIS HOME EXCEEDS THE REQUIREMENTS OF THE COLORADO STATE ENERGY CODE

ALL WINDOWS LESS THAN 18" OFF OF FLOOR OR AT BATH TUB OR WITH-IN 24" OF A DOOR TO BE TEMPERED

ALL ESCAPE WINDOWS TO HAVE A CLEAR OPENING OF 5.7 SQ FT. AND CLEAR OPENING HEIGHT OF 24" AND WIDTH OF 20" WITH SILL NO HIGHER THAN 44" ABOVE FLOOR. VENTILATION TO BE NOT LESS THAN 1/20 OF FLOOR AREA OR 5 SQ FT MIN.

ATTIC ACCESS TO BE 22"x30"

UTILITY ROOMS WITHOUT A WINDOW TO BE PROVIDED WITH EXHAUST FAN

VENT DRYER TO EXTERIOR

PROVIDE GUARDRAILS IN ACCORDANCE WITH U.B.C SEC. 509.2 1997

MAIN LEVEL FLOOR PLAN

2751.67 SQ. FT. 1/4"=1'-0"

NOTICE: DUTY OF COOPERATION
Release of these plans contemplates further cooperation among the owner, both contractor, and the designer. Design and construction are complex. Although the designer and his consultants have performed their services with care, caps and diligence, they cannot guarantee perfection. Constructability is intuitive, and every contingency cannot be anticipated. And ambiguity or discrepancy discovered by the use of these plans shall be reported immediately to the designer. Failure to do so will be a violation of generally accepted practice of the common construction trade. A failure to cooperate by a simple notice to the designer shall relieve the designer from responsibility for all consequences. Changes made from the plans without the consent of the designer are unauthorized, and shall relieve the designer of responsibility for all consequences arising out of such changes.

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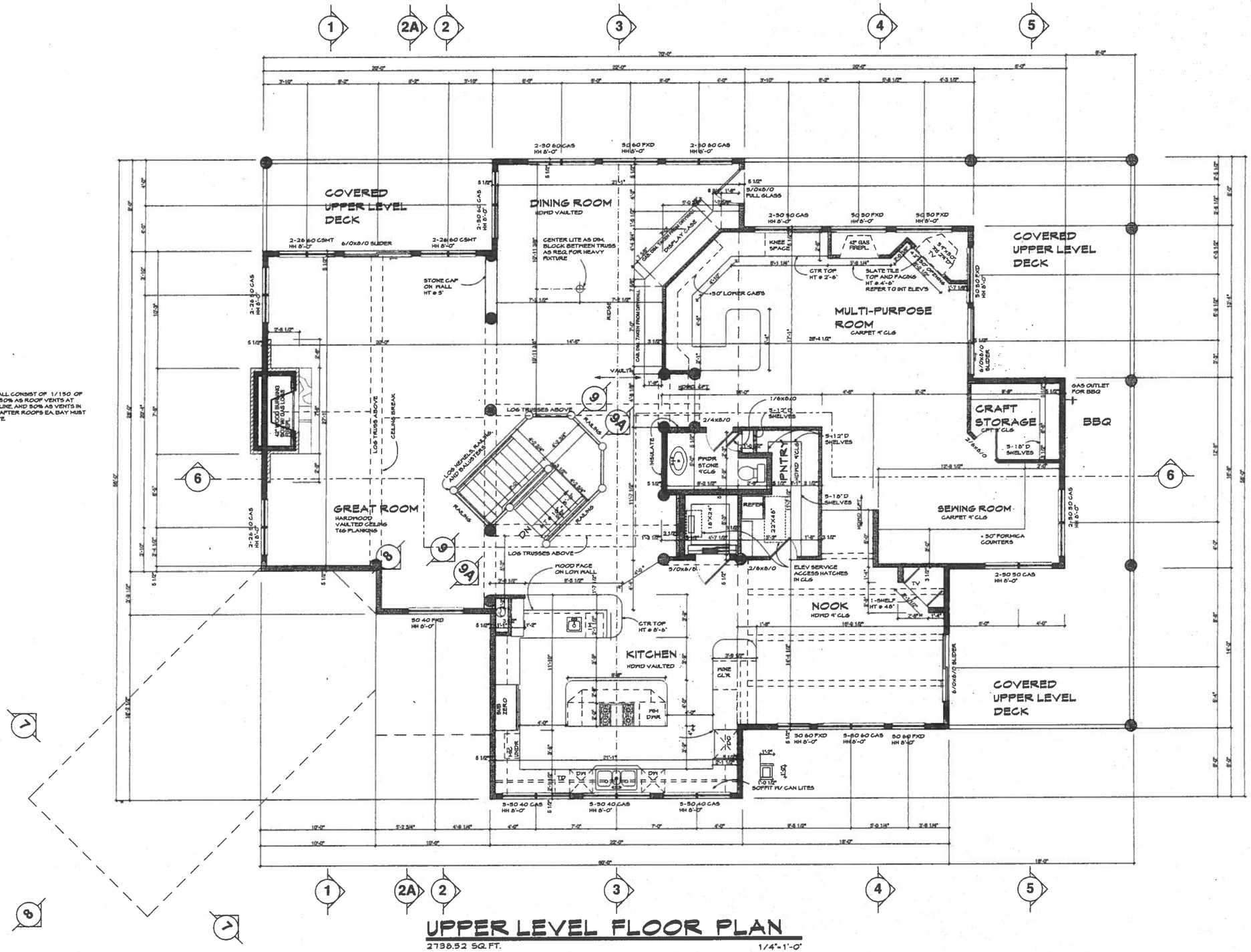
ROOF VENTILATION SHALL CONSIST OF 1/150 OF THE ATTIC SPACE WITH 50% AS ROOF VENTS AT LEAST 5' ABOVE EAVE LINE, AND 50% AS VENTS IN THE SOFFITS. IN 2x12 RAFTER ROOFS EA BAY MUST BE VENTED AT THE EAVE.

ASPHALT SHINGLES ON 15# FELT ON 5/8" CDX PLYWOOD WITH 40-20 SPAN RATING



UPPER LEVEL FLOOR PLAN

2738.52 SQ. FT. 1/4"=1'-0"

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