

ps

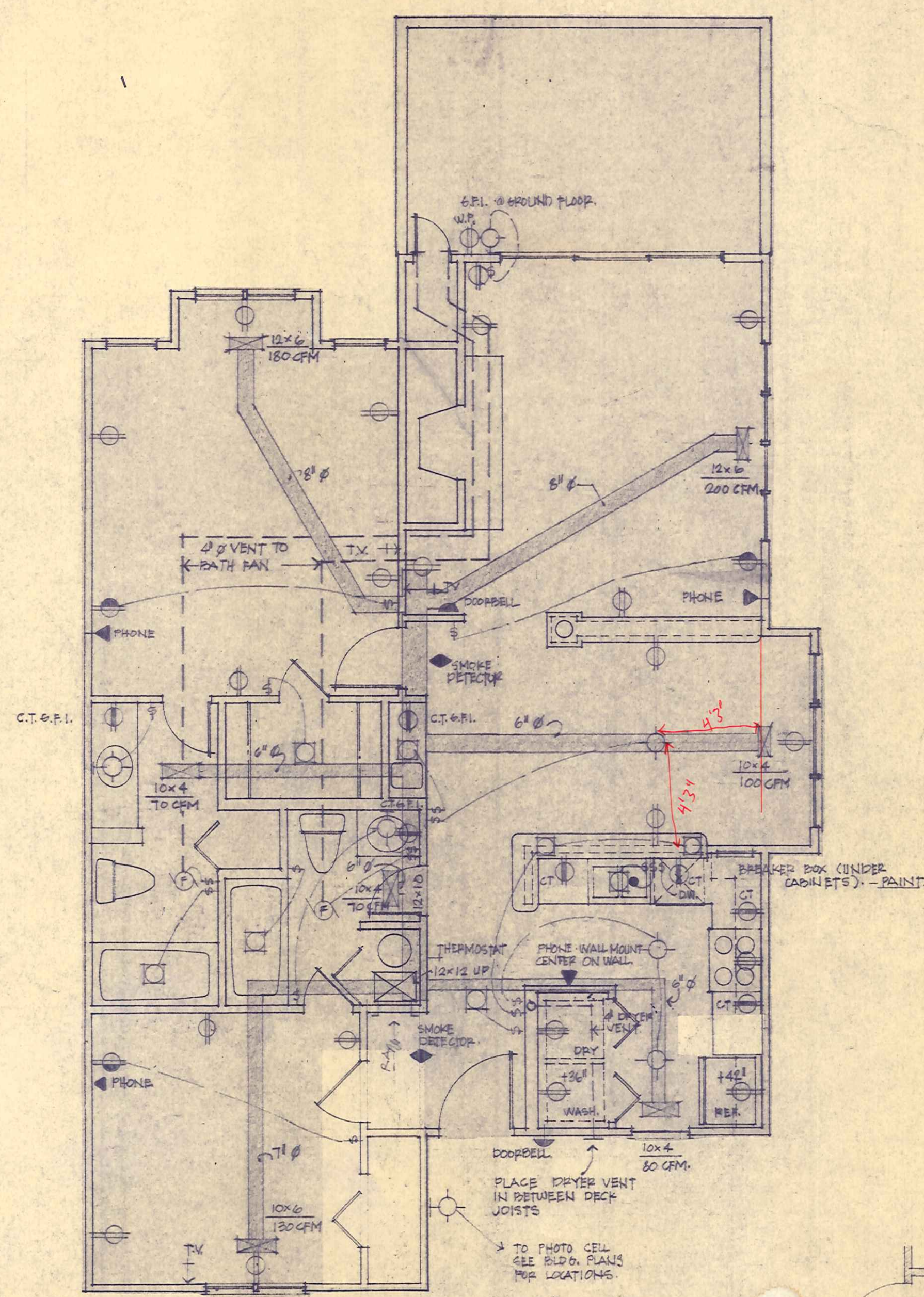


FOR CONSTRUCTION

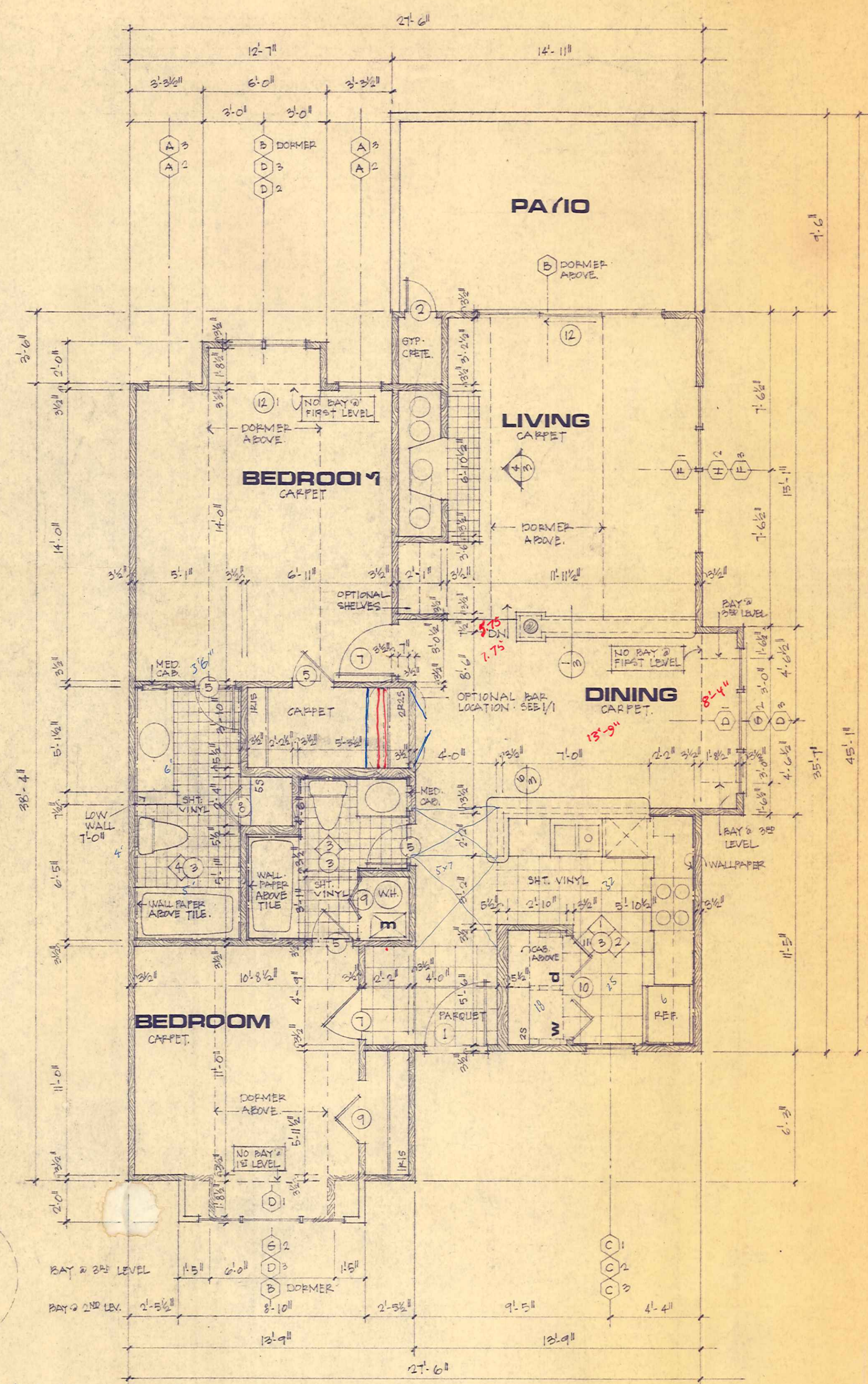
APPROVED _____

DATE _____

2 Portside



ELECTRICAL & HVAC



FLOOR PLAN **1020 SF**

- ## NOTES:
- ALL TRUSSES 24" O.C.
 - TRUSS MANUFACTURER SHALL VERIFY ALL DIMENSIONS AND PROVIDE STRUCTURAL DESIGN.
 - THESE FRAMING PLANS ARE FOR INTENT ONLY - ACTUAL TRUSS LAYOUT BY MANUF.
 - IF TRUSS MANUF. CAN ACCOMPLISH INTENT OF THESE PLANS THROUGH EITHER METHOD, TRUSS - LIGN
 - TYPICAL PAN FLOOR FRAMING - LIGN
24" O.C. @ 16' O.C. INTO FLOOR TRUSSES, BACK SPAN 5'-0". DOUBLE JOISTS AT SIDES.
 - TRUSS MANUFACTURER TO COORDINATE TRUSS LAYOUT AND DESIGN W/ HVAC LAYOUT.
 - ENGINEERED SHOP DRAWINGS TO BE SUBMITTED TO CHARLOTTE MECKLENBURG BUILDING STANDARDS DEPT. PRIOR TO PLACEMENT OF ANY TRUSS.



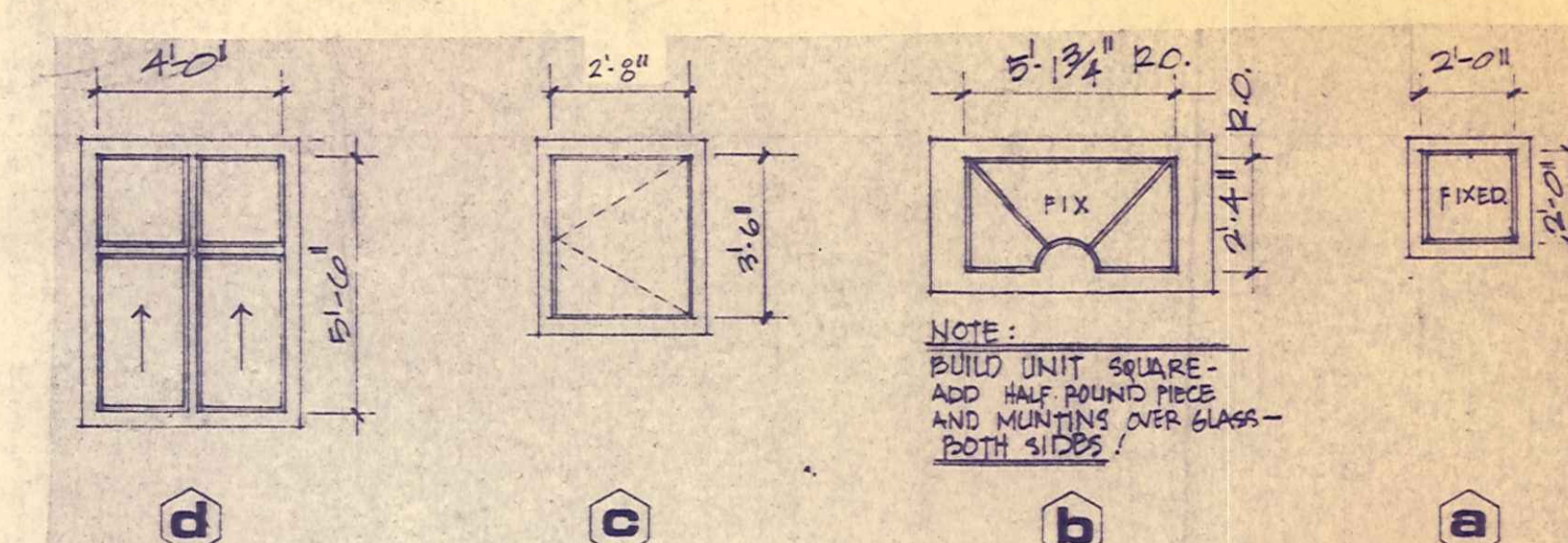
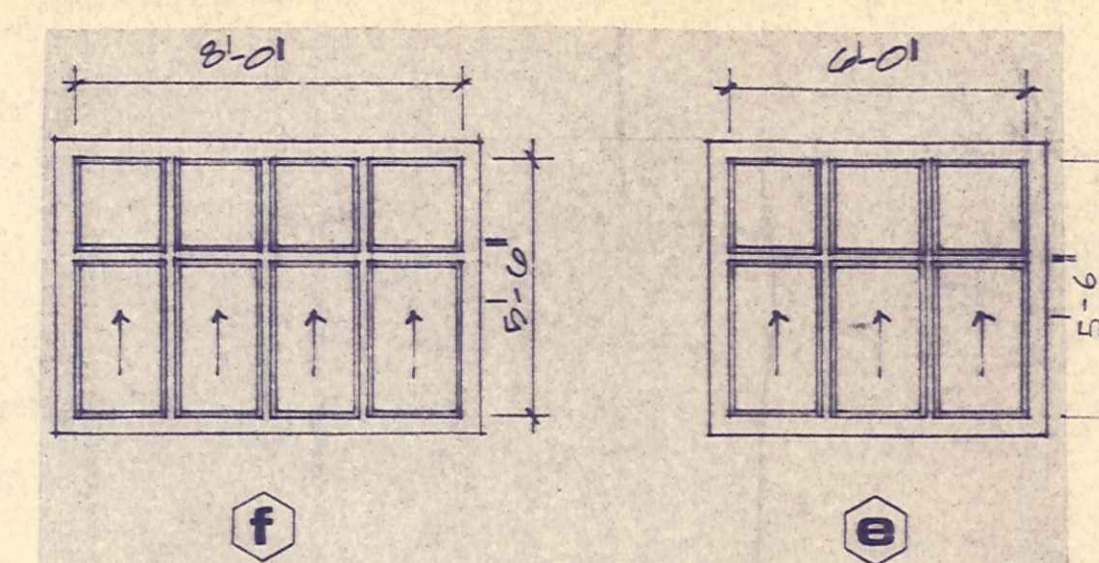
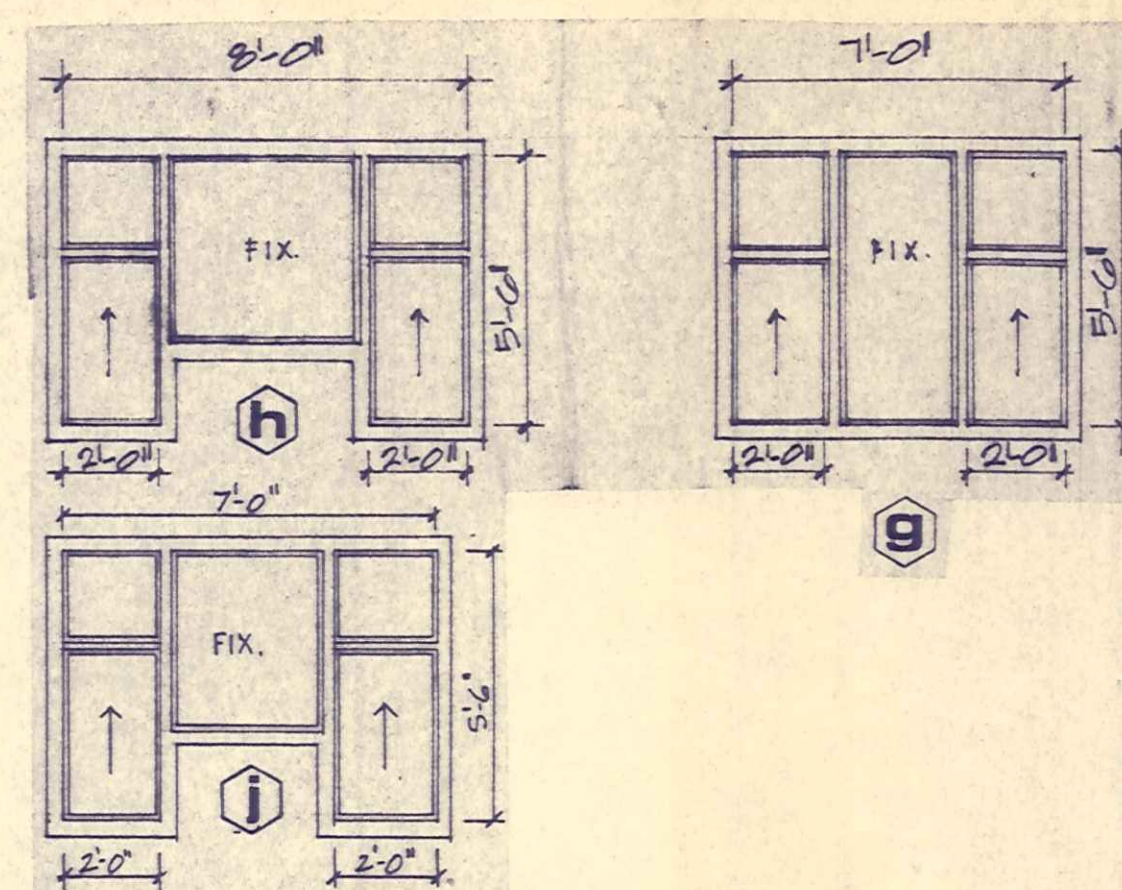
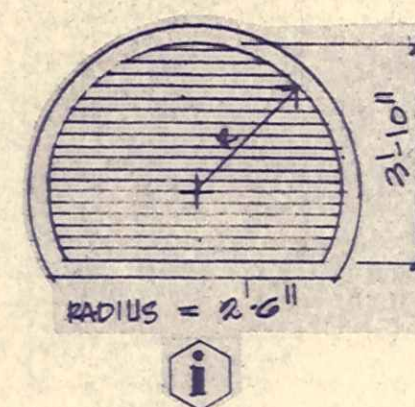
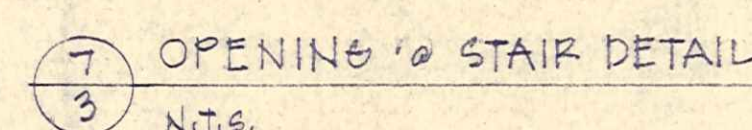
NOTES:

- ## ELECTRICAL & HVAC

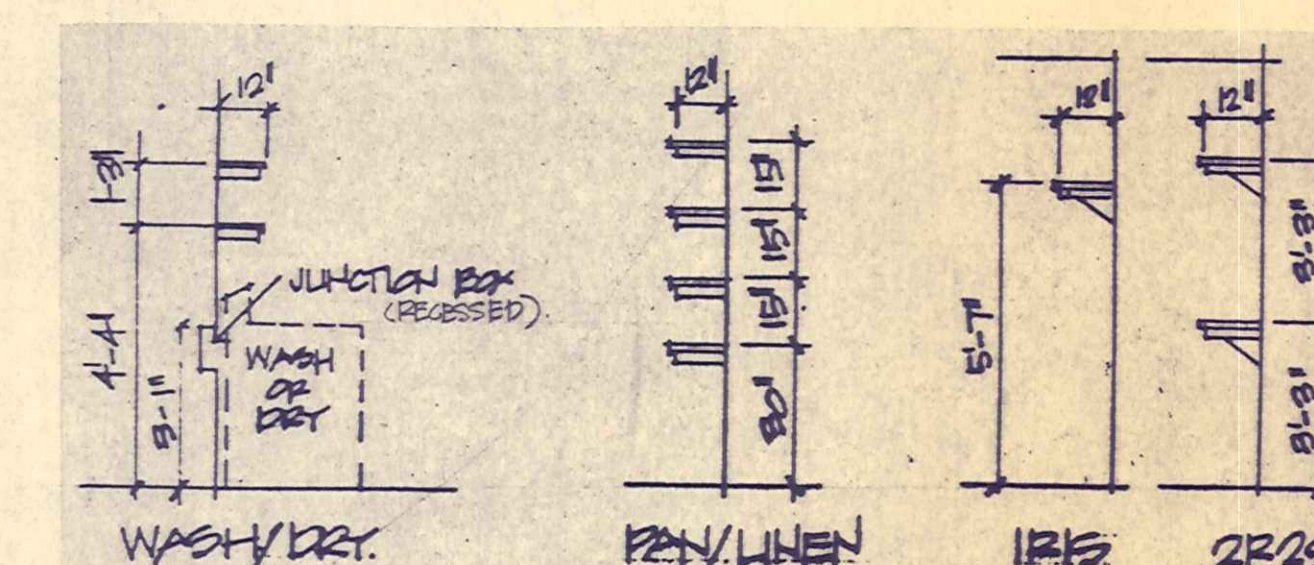
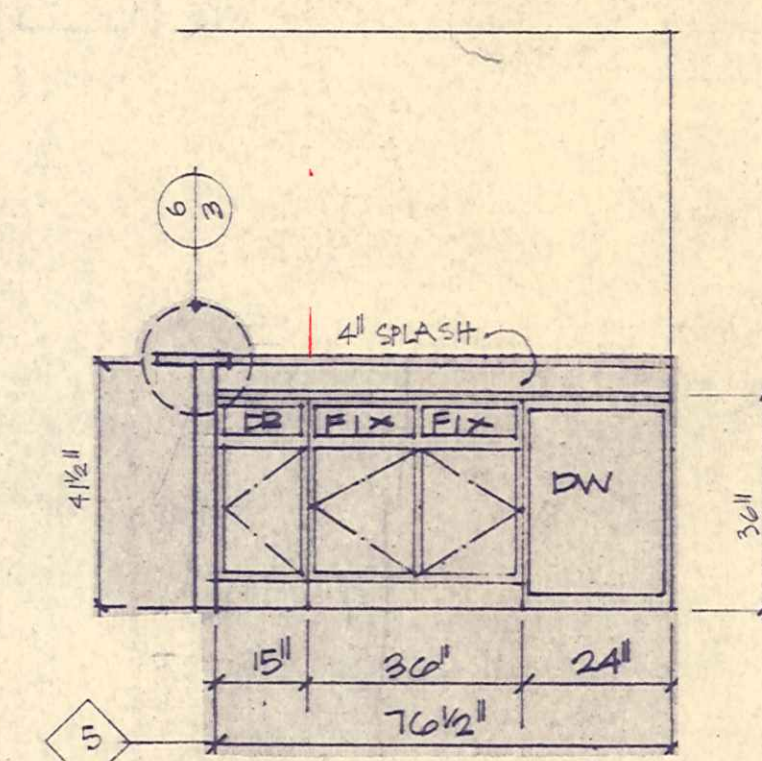
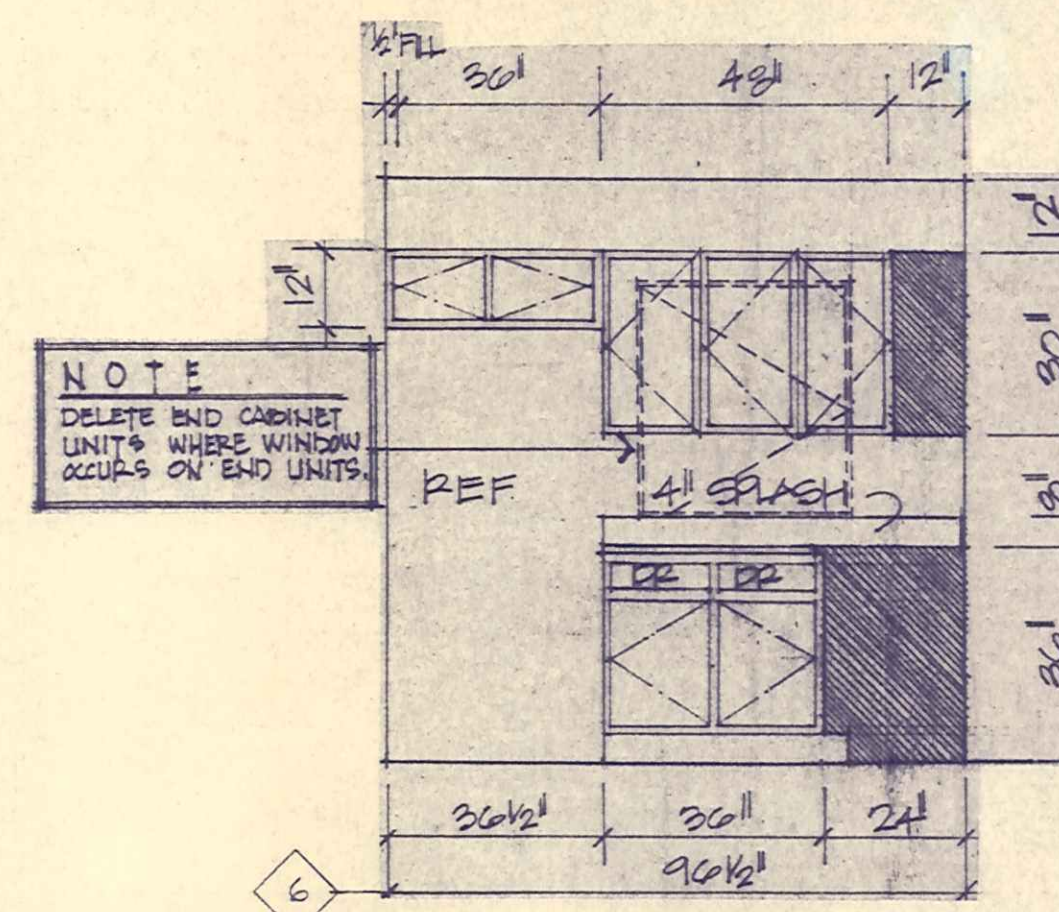
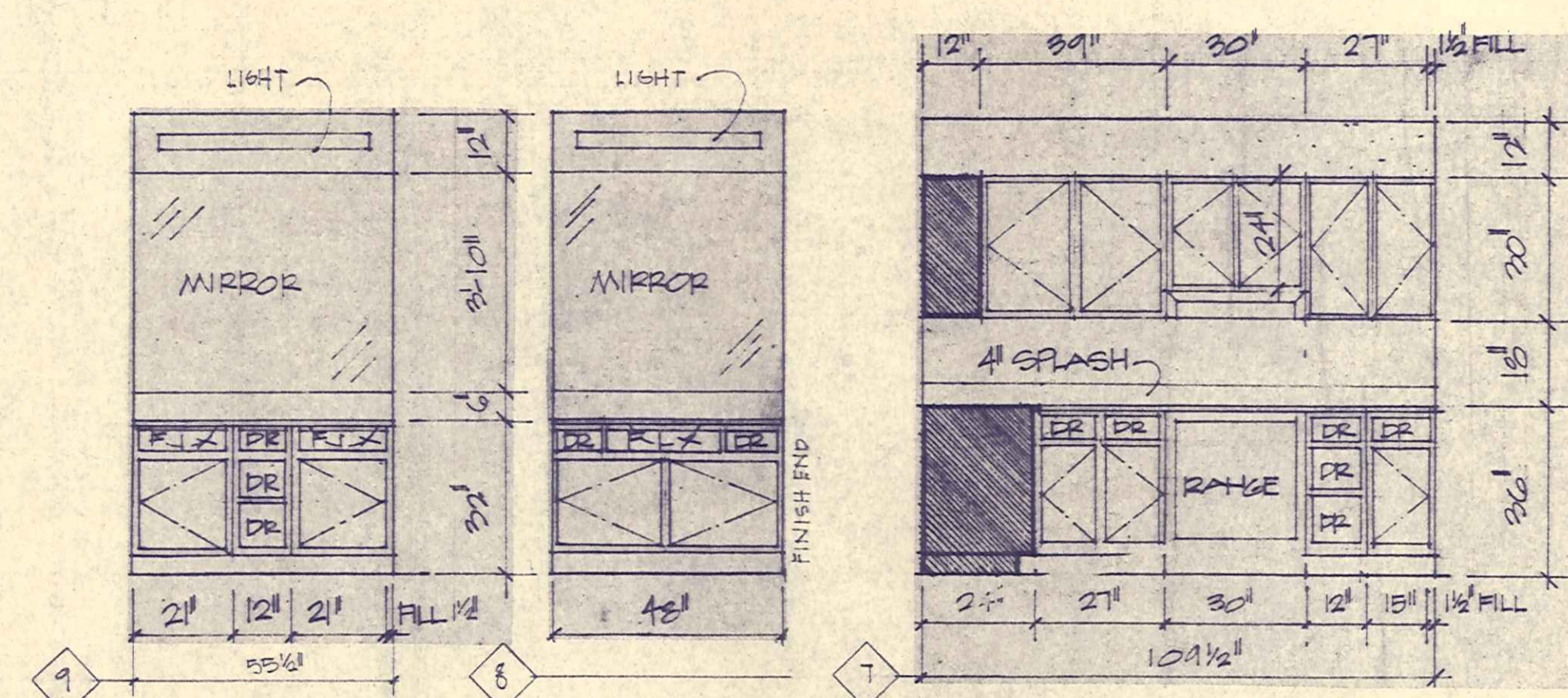
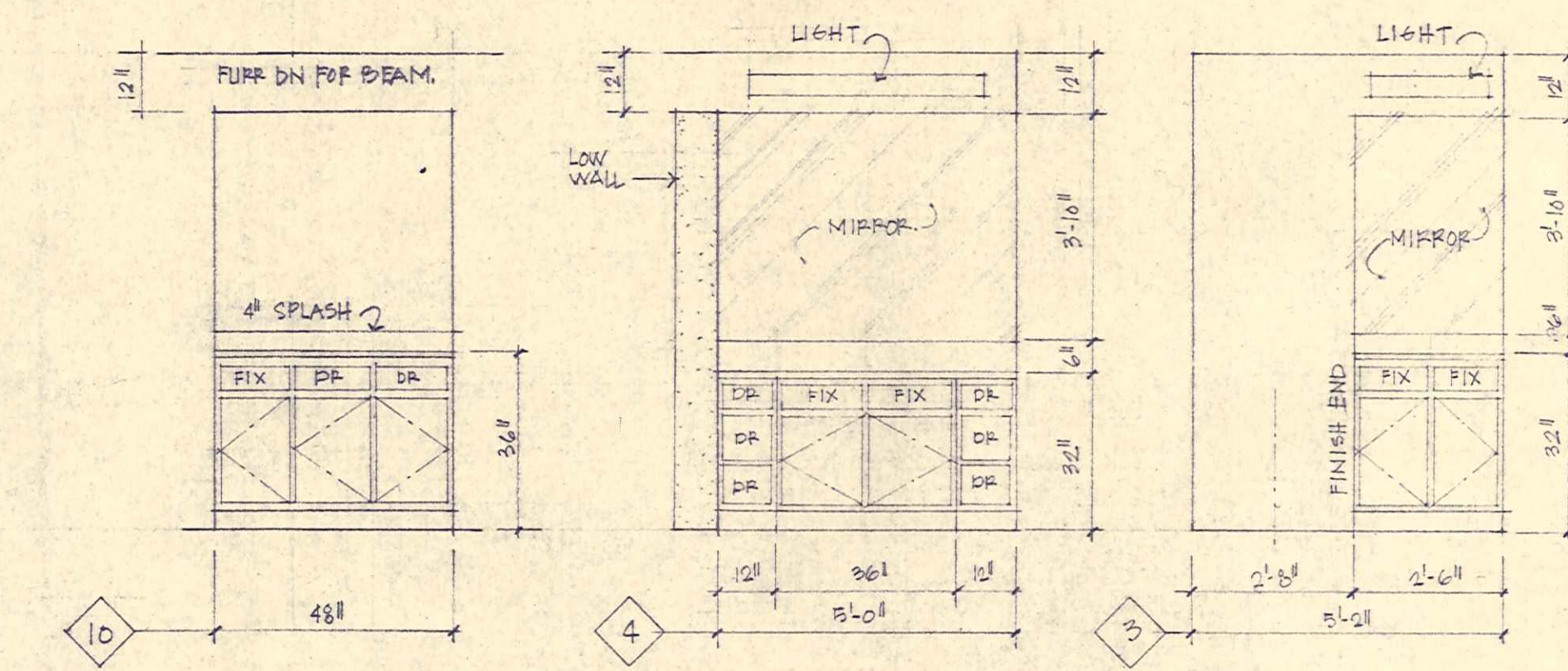
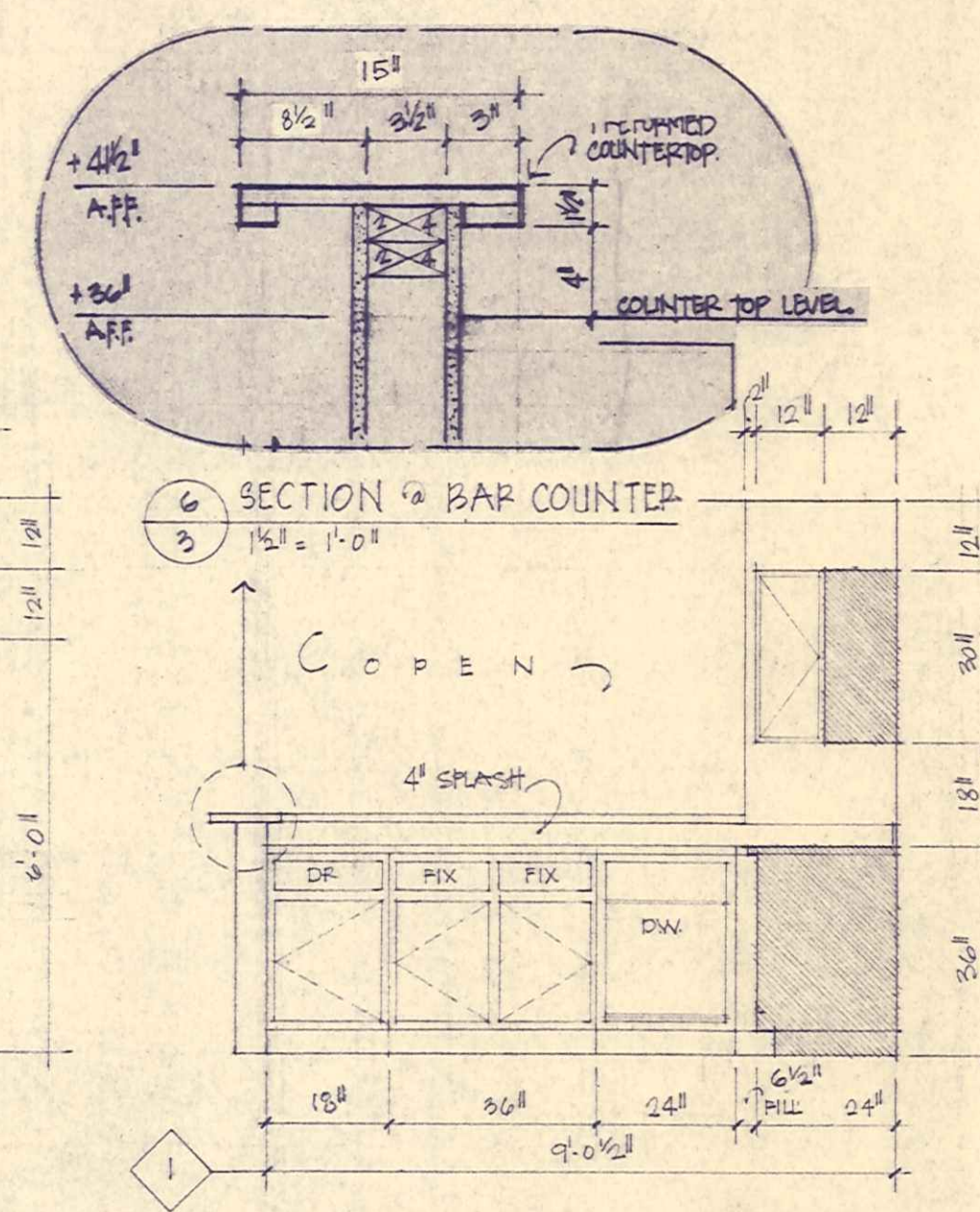
-
- This is a hand-drawn floor plan for a 3-bedroom house. The overall dimensions are 30'-0" wide by 44'-0" deep. The layout includes three bedrooms, a living room, a dining room, a kitchen, a bathroom, and a patio. The plan is annotated with numerous dimensions, room labels, and notes.
- Rooms and Dimensions:**
- Bedroom (Top Left):** 11'-0" x 11'-0". Labeled "BEDROOM CARPET" and "CORNER ABOVE".
 - Bedroom (Bottom Left):** 13'-0" x 13'-0". Labeled "BEDROOM CARPET".
 - Bedroom (Bottom Right):** 10'-0" x 10'-0". Labeled "BEDROOM CARPET".
 - Living Room:** 15'-6" x 15'-6". Labeled "LIVING CARPET".
 - Dining Room:** 11'-5" x 11'-5". Labeled "DINING CARPET".
 - Kitchen:** 10'-0" x 10'-0". Labeled "KITCHEN".
 - Bathroom:** 5'-0" x 5'-0". Labeled "BATH".
 - Patio:** 10'-0" x 10'-0". Labeled "PATIO".
- Annotations and Notes:**
- "NOTE: BAR PLAN IS OPTIONAL." in the dining area.
 - "OPTIONAL SHELVES" in the living area.
 - "60x42 TUB w/o STEP" in the bathroom.
 - "M.D. CAB." for medicine cabinet.
 - "WALLPAPER" in the living and dining areas.
 - "SHR. VINYL" in the bedrooms.
 - "PARQUET" in the living and dining areas.
 - "CERAMIC TILE" in the kitchen.
 - "DORMER ABOVE" in the living and bedroom areas.
- Dimensions:**
- Overall width: 30'-0"
 - Overall depth: 44'-0"
 - Room dimensions: 11'-0" x 11'-0", 13'-0" x 13'-0", 10'-0" x 10'-0", 15'-6" x 15'-6", 11'-5" x 11'-5", 10'-0" x 10'-0", 5'-0" x 5'-0", 10'-0" x 10'-0".

1440 SF

$$1/4 = 1 - 0$$

 $\frac{1}{4} = 1 -$

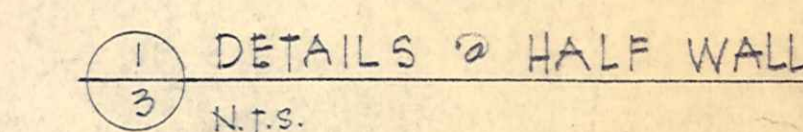
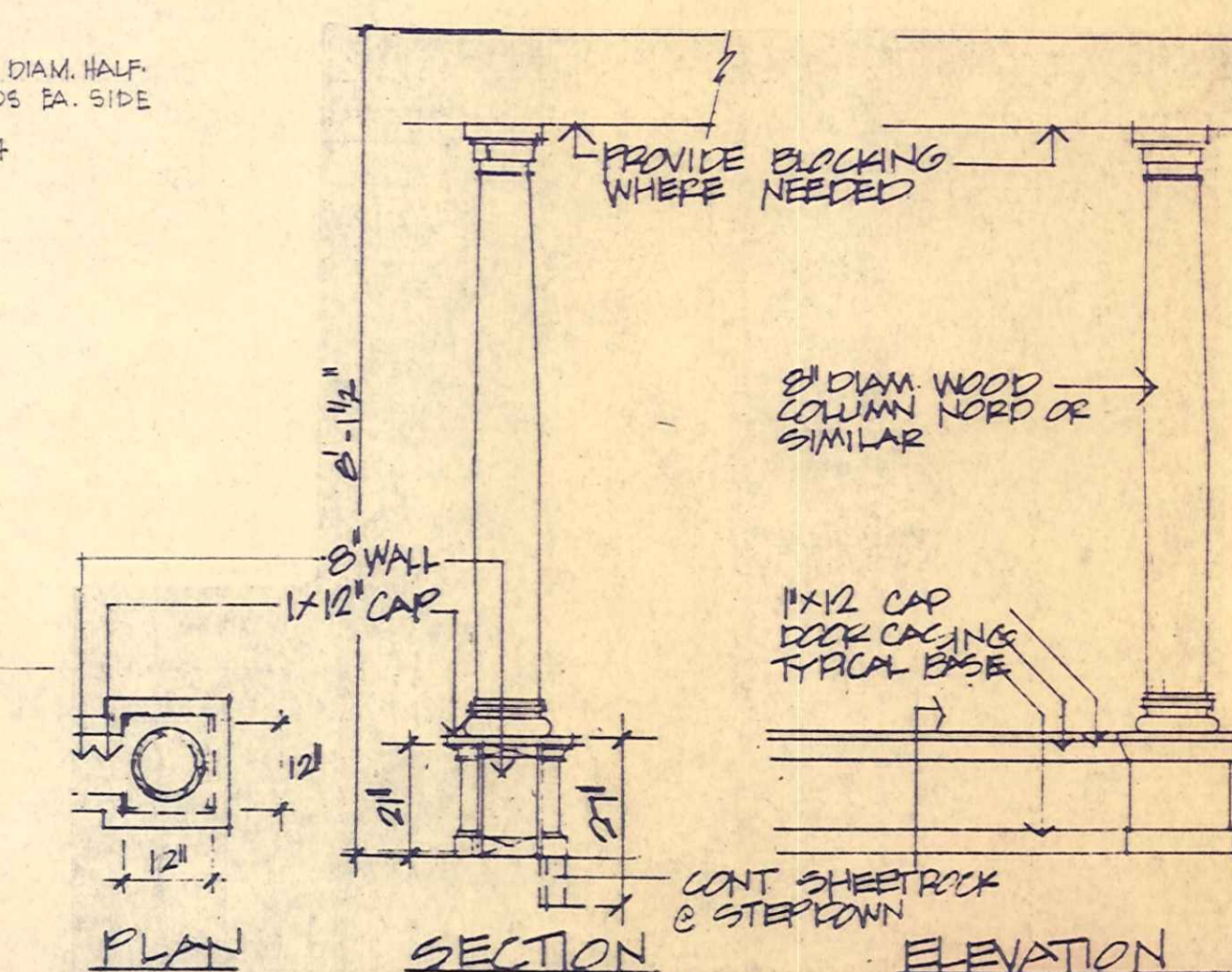
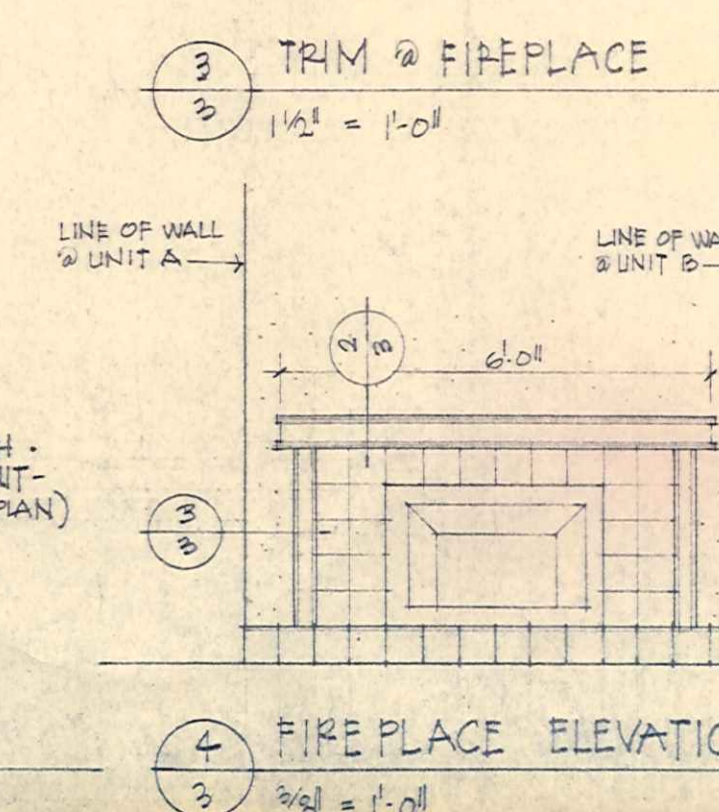
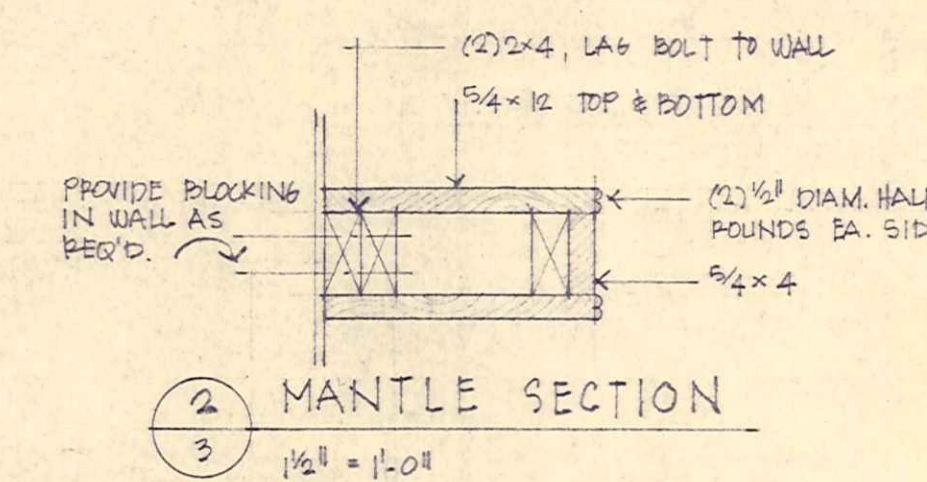
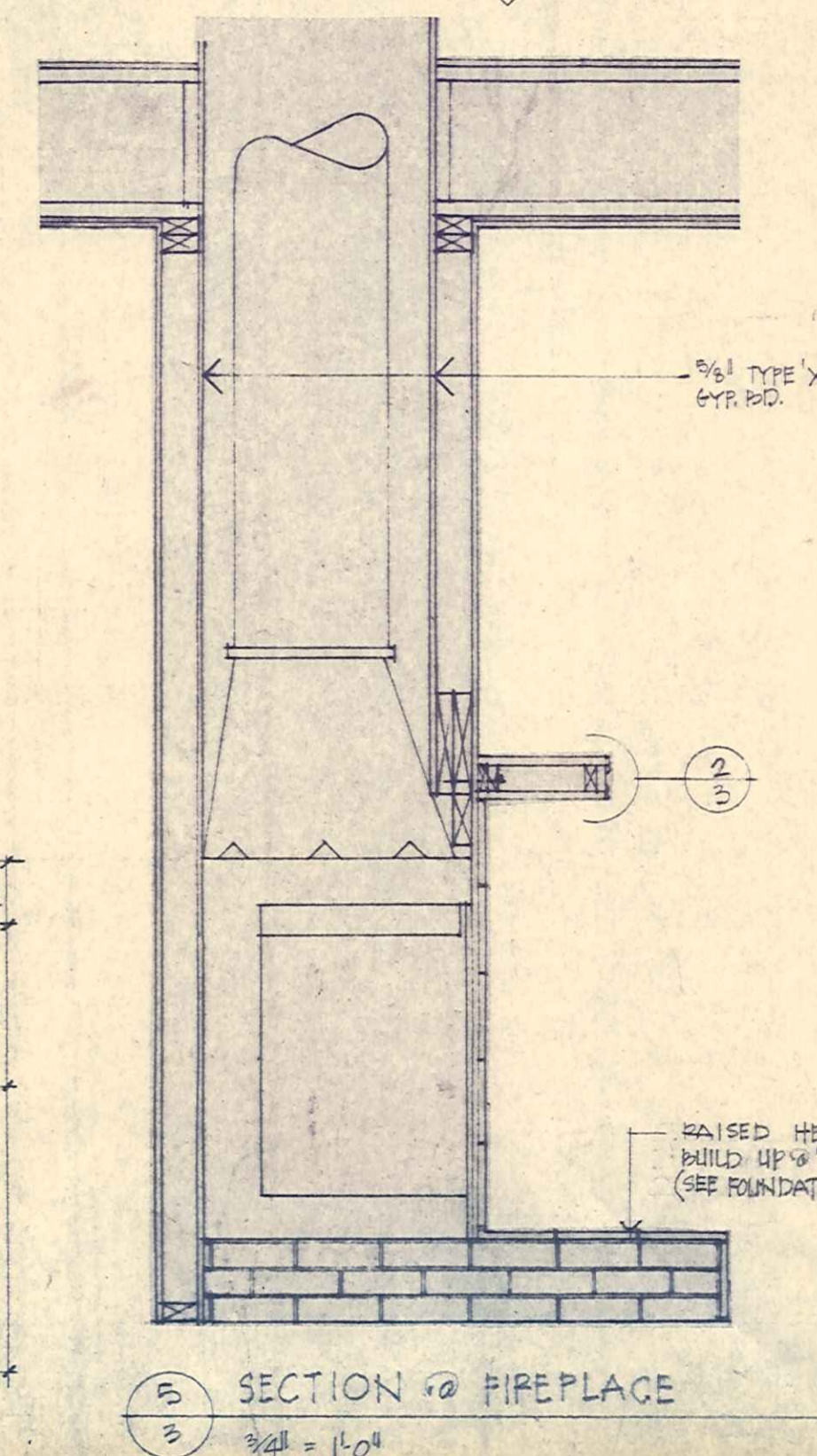
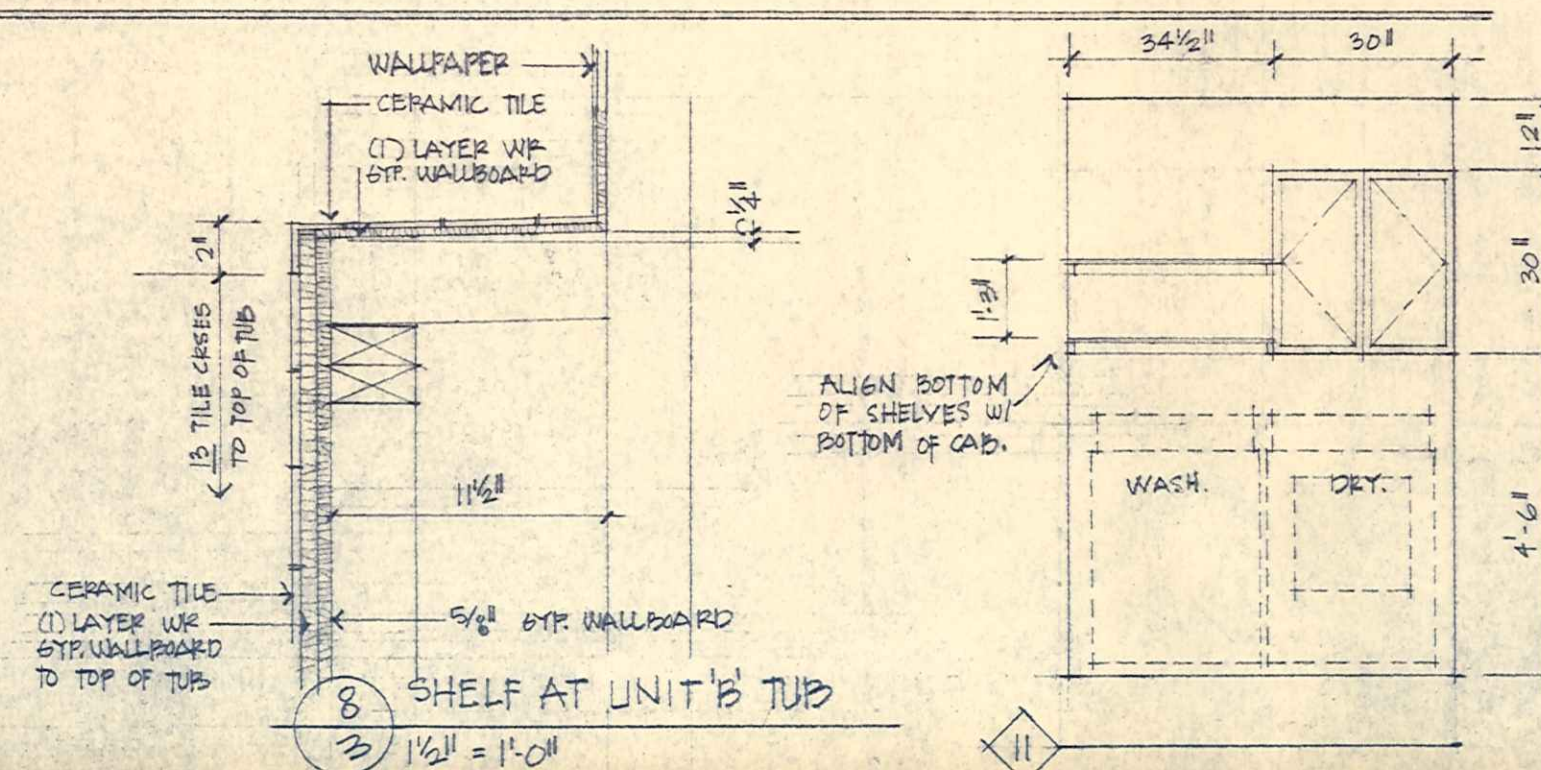
NOTE: ALL INTERIOR PASSAGE DOORS ARE 6-PANEL "ELITE".

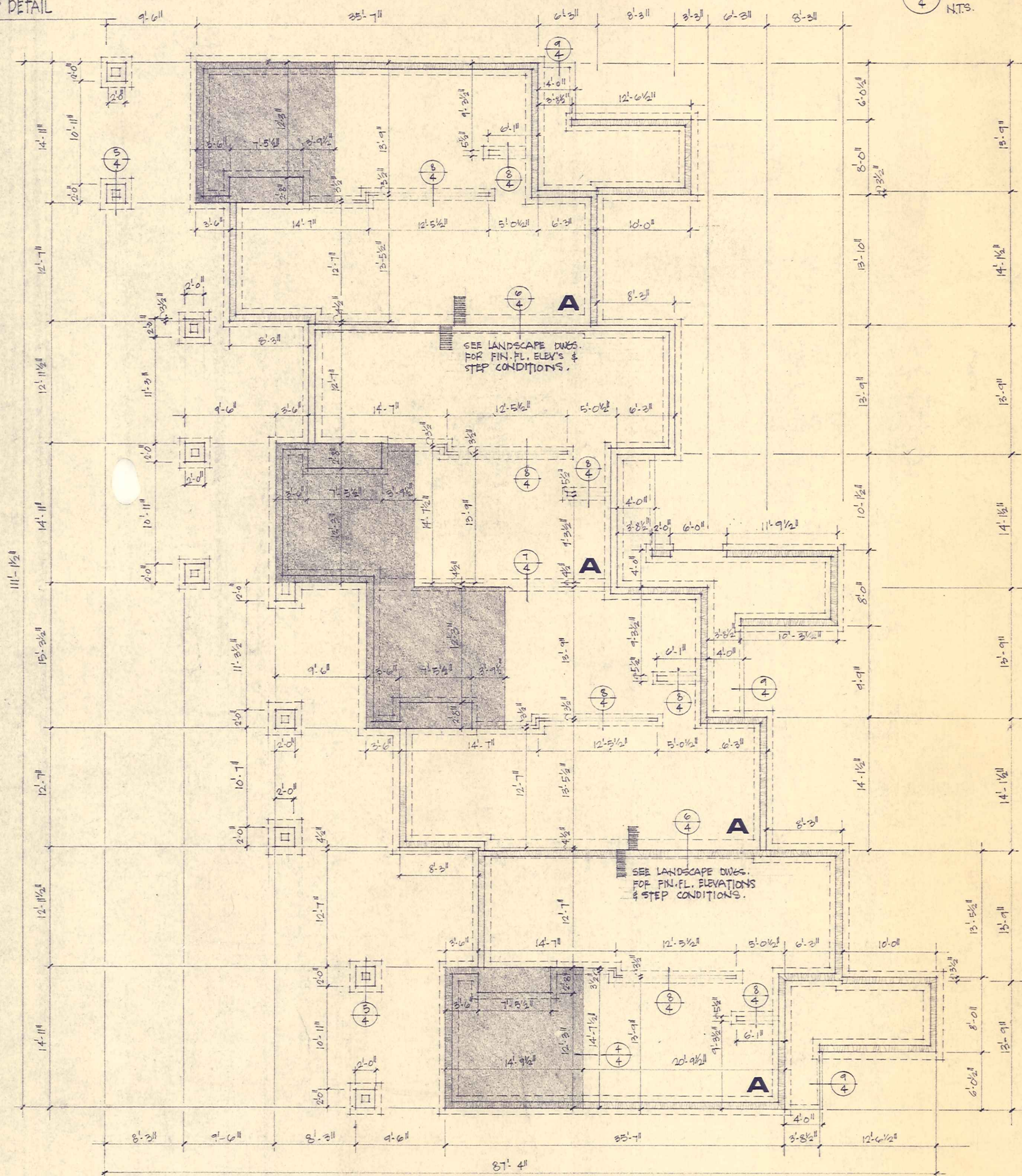
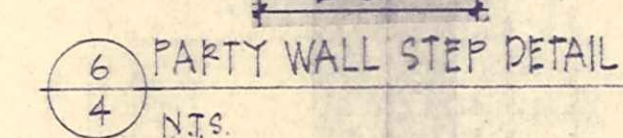
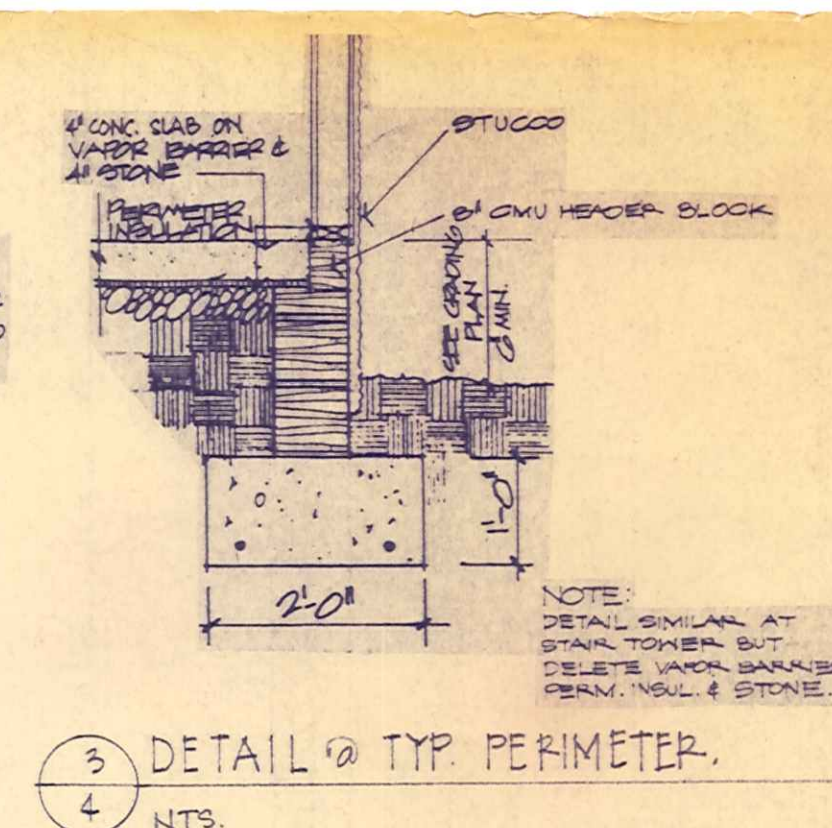


N.T.S.



WIRE SIZE		WIRE SIZE	
#6 GCR ALUM L	30/2 30/2	RANGE	#14 ROMEX 15/1 GEN LITS + RECEPT
#10 ROMEX CU	30/2 30/2	WATER HTR	#12 20/1 SMALL APPLIANCES
#8 GCR ALUM	30/2 30/2	DRYER	#12 20/1 WASHER DRYER WASHER
#10 ROMEX CU	30/2 30/2	HEAT STRIPS	#12 20/1 GEN LITS + RECEPT
#14 ROMEX	15/1	DIPSWITCH	#14 15/1
#12 ROMEX	20/2	A/C UNIT (PROVIDE SEPARATE CUT-OFF)	#14 15/1





NOTE: SHADED AREA INDICATES STEP DOWN.

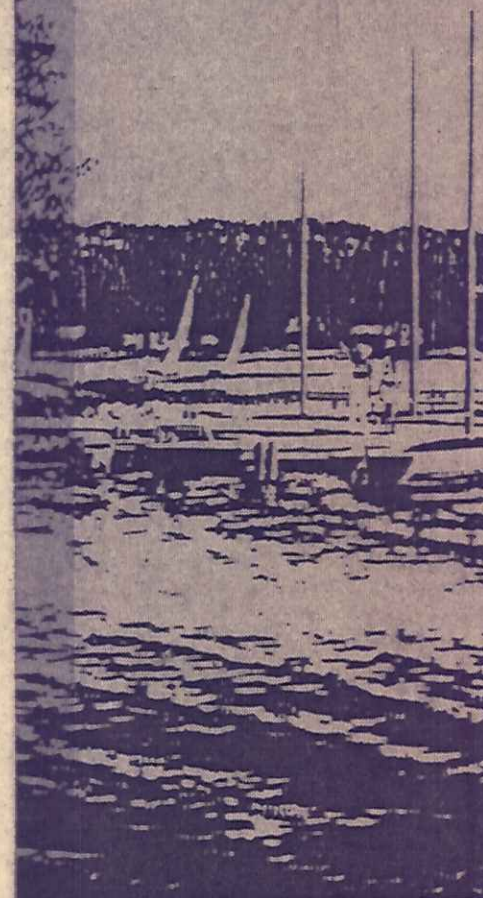
FOUNDATION PLAN

NOTE: SHADED AREA INDICATES STEP DOWN.

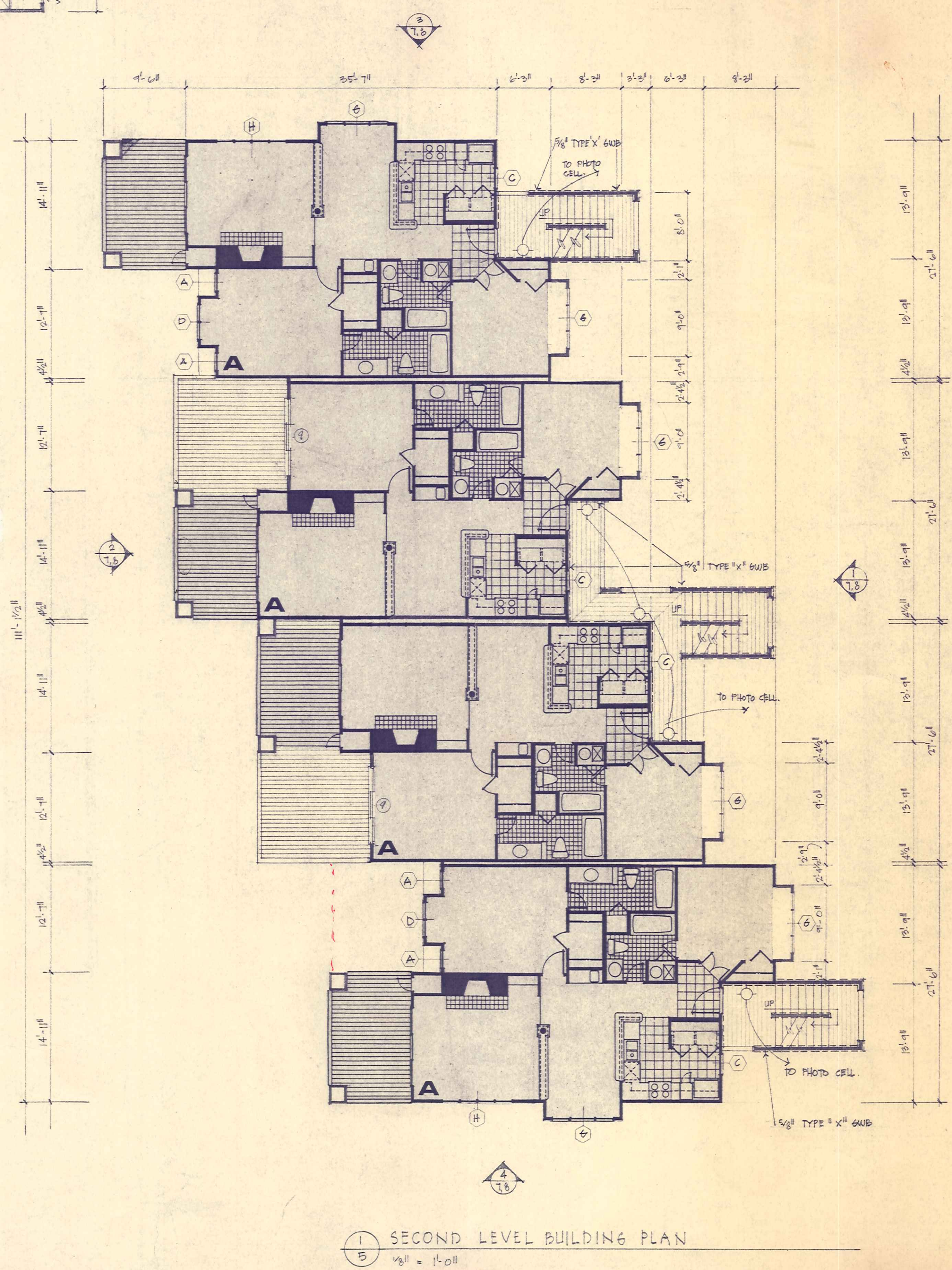
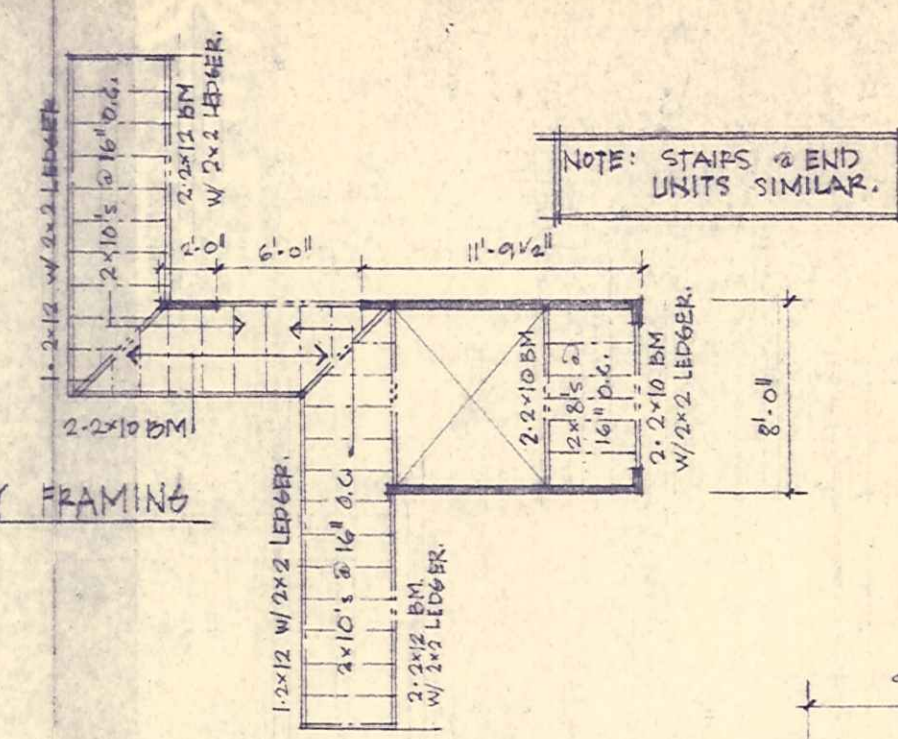
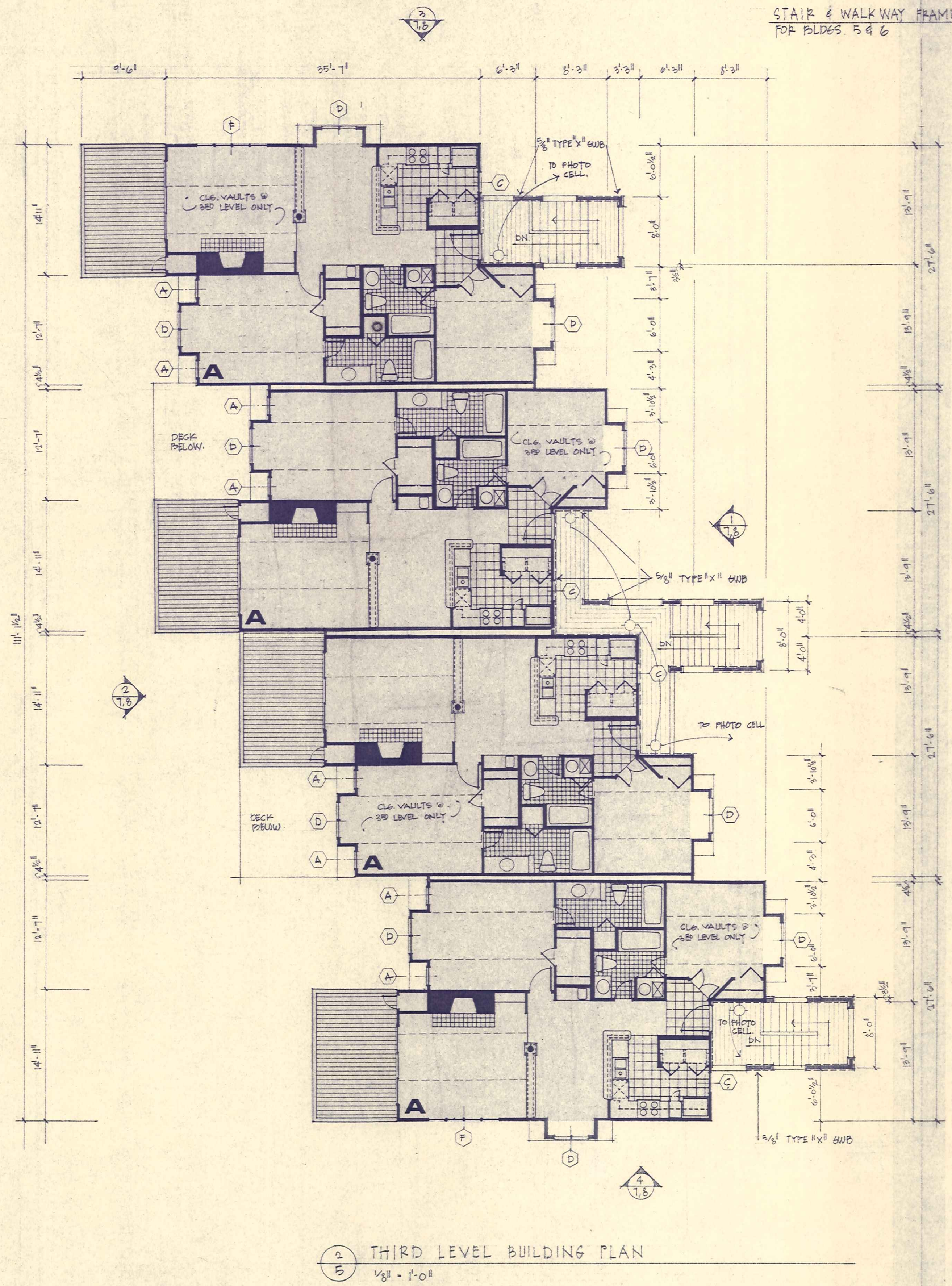


**david
furman**
architecture

Portside 2



BLDG. 5, 6



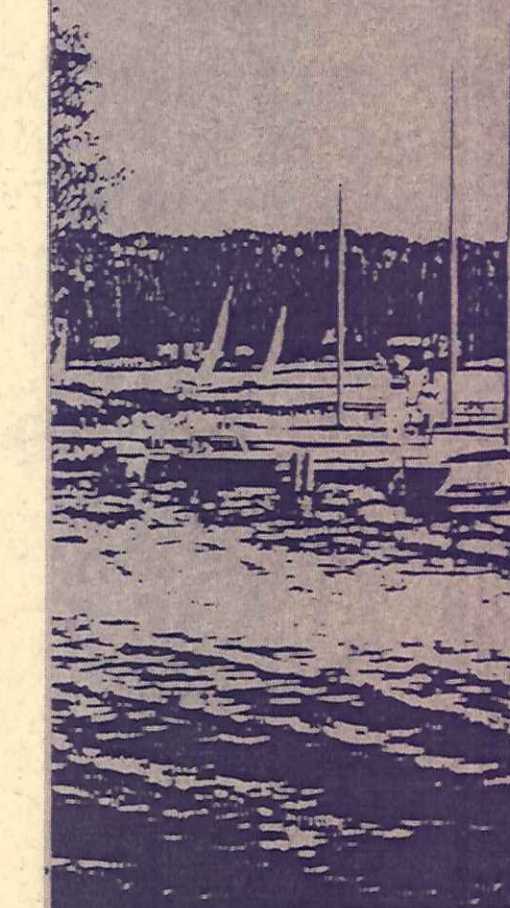
1 SECOND LEVEL BUILDING PLAN
1/8" = 1'-0"



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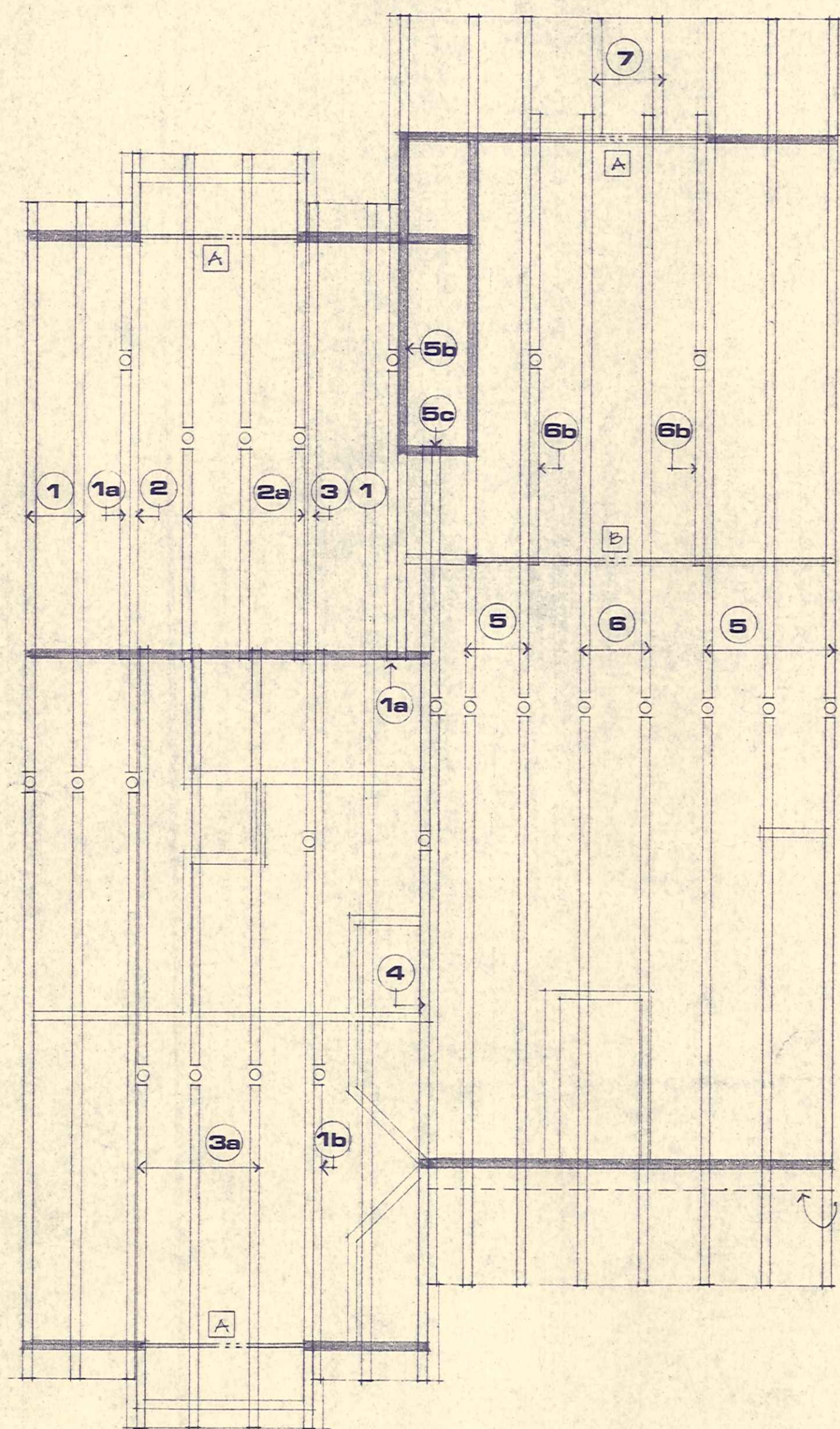
architecture

Portside 2

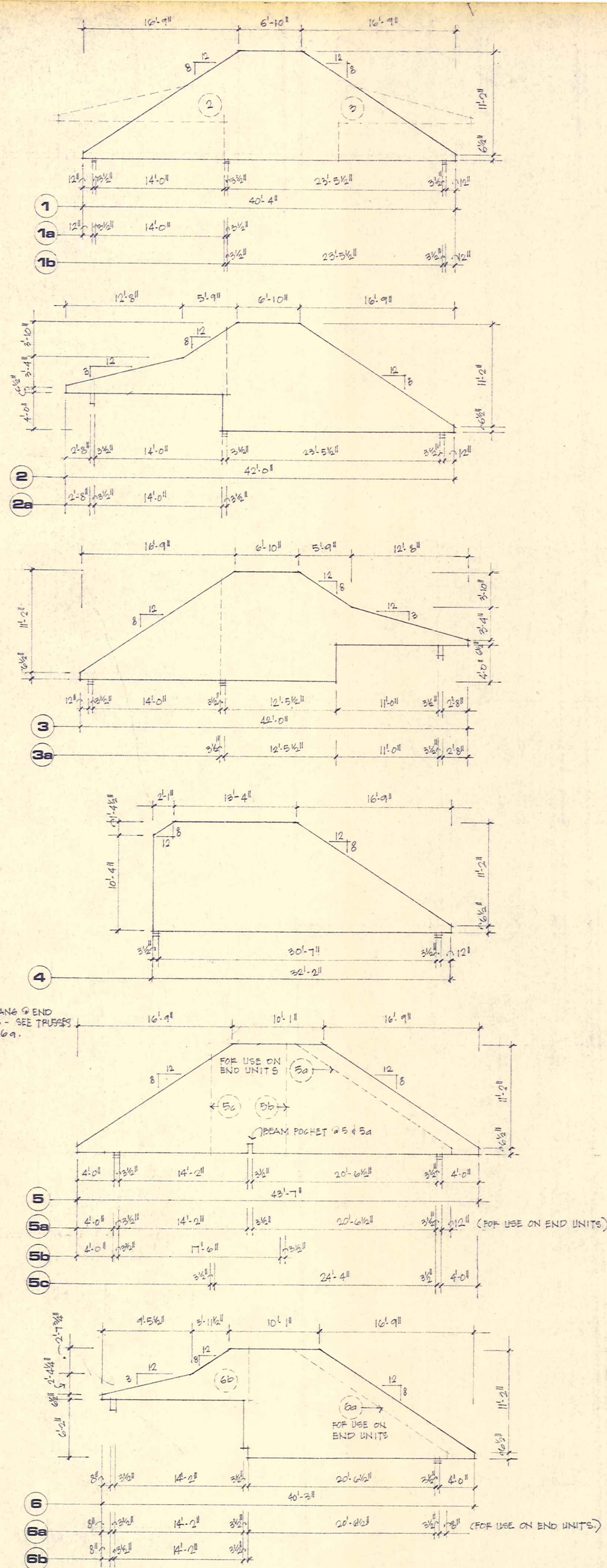


BLDG. 5, 6

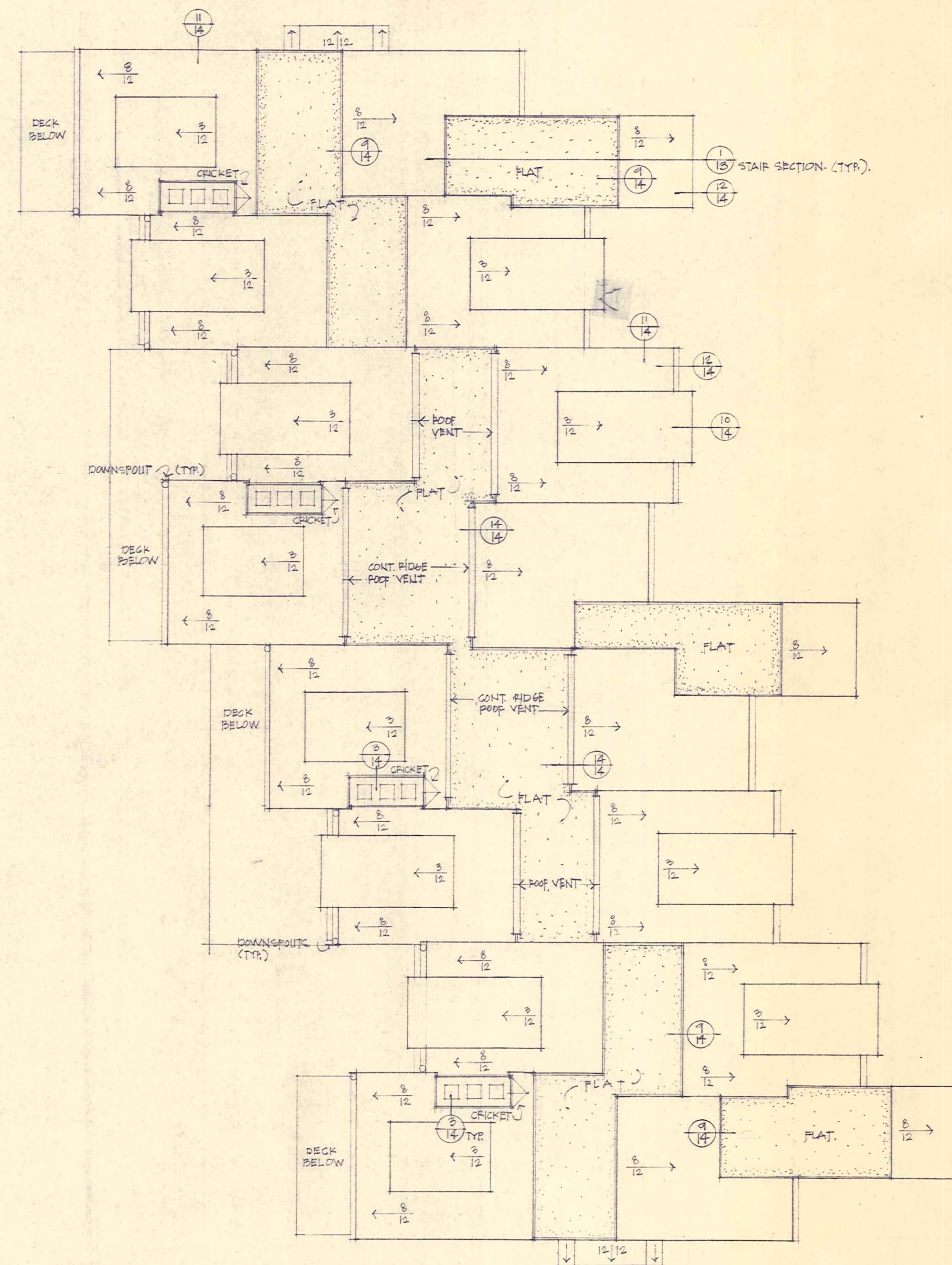
6



② UNIT "A" ROOF FRAMING.
⑥ 1/4" = 1'-0"



ROOF TRUSSES



① ROOF PLAN
⑥ 1/8" = 1'-0"

Notations
see elevs.



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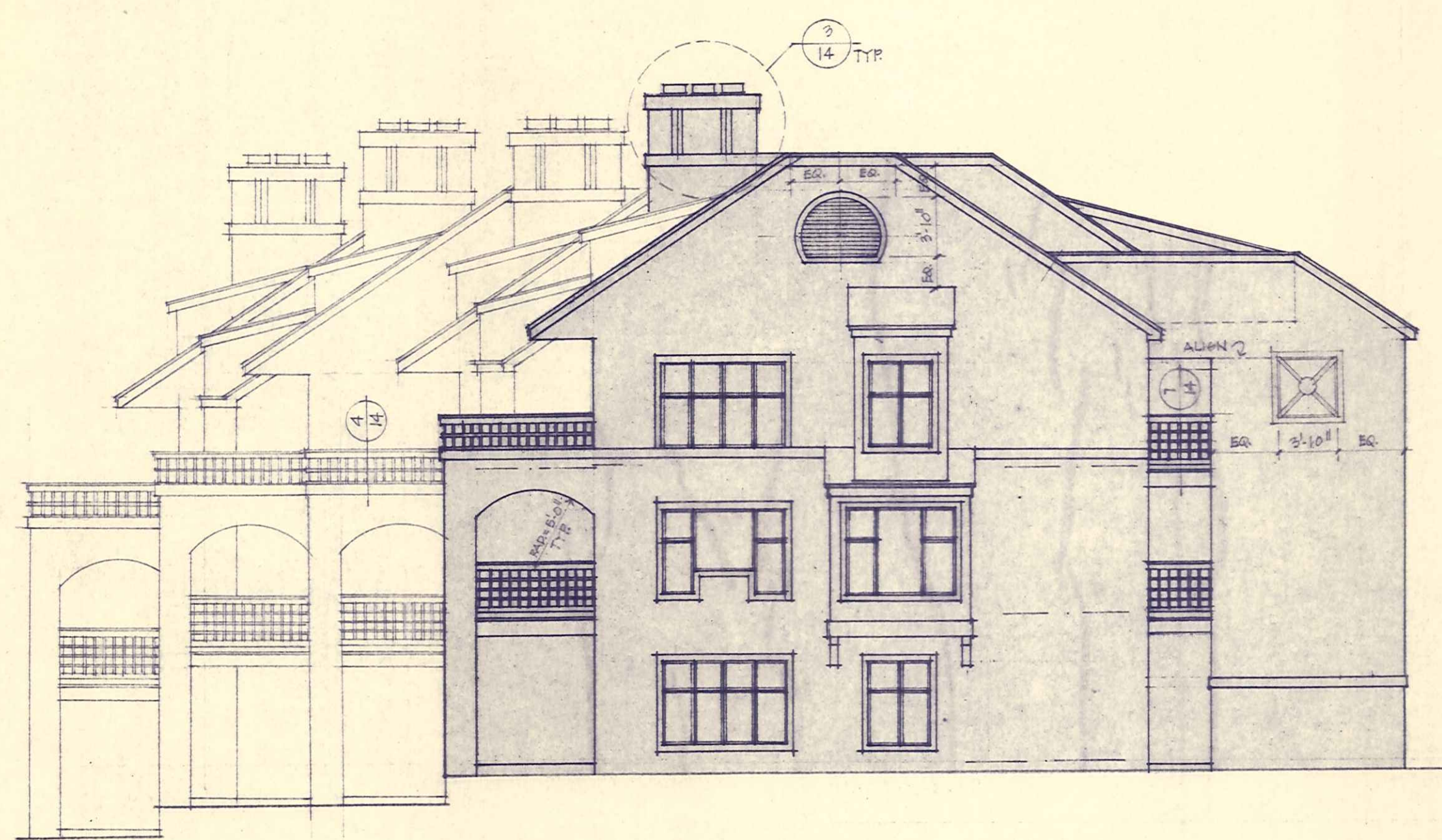
architecture

Portside 2

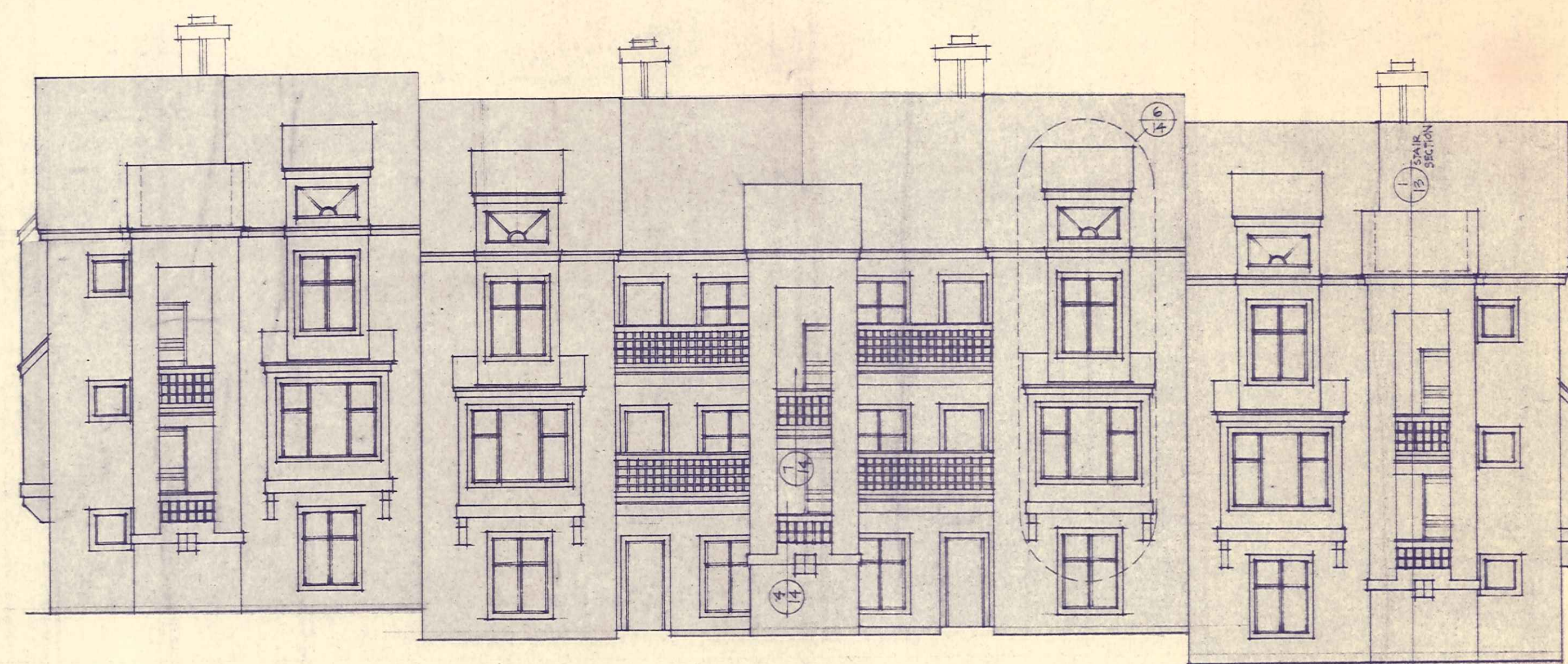


BLDG. 5

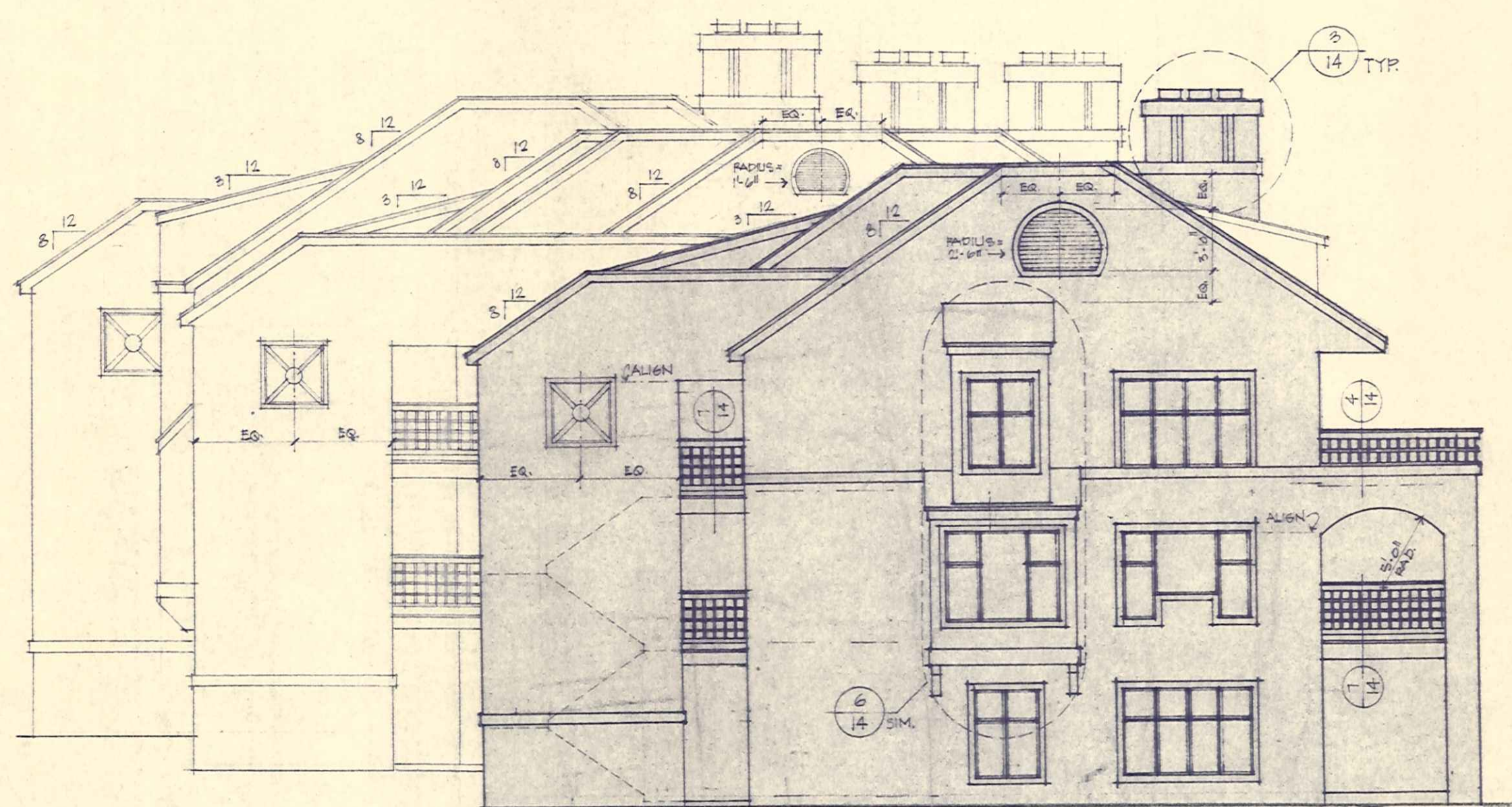
7



3 SIDE ELEVATION
1/8" = 1'-0"



1 ELEVATION FROM PARKING
1/8" = 1'-0"



4 SIDE ELEVATION
1/8" = 1'-0"



2 ELEVATION FROM LAKE
1/8" = 1'-0"



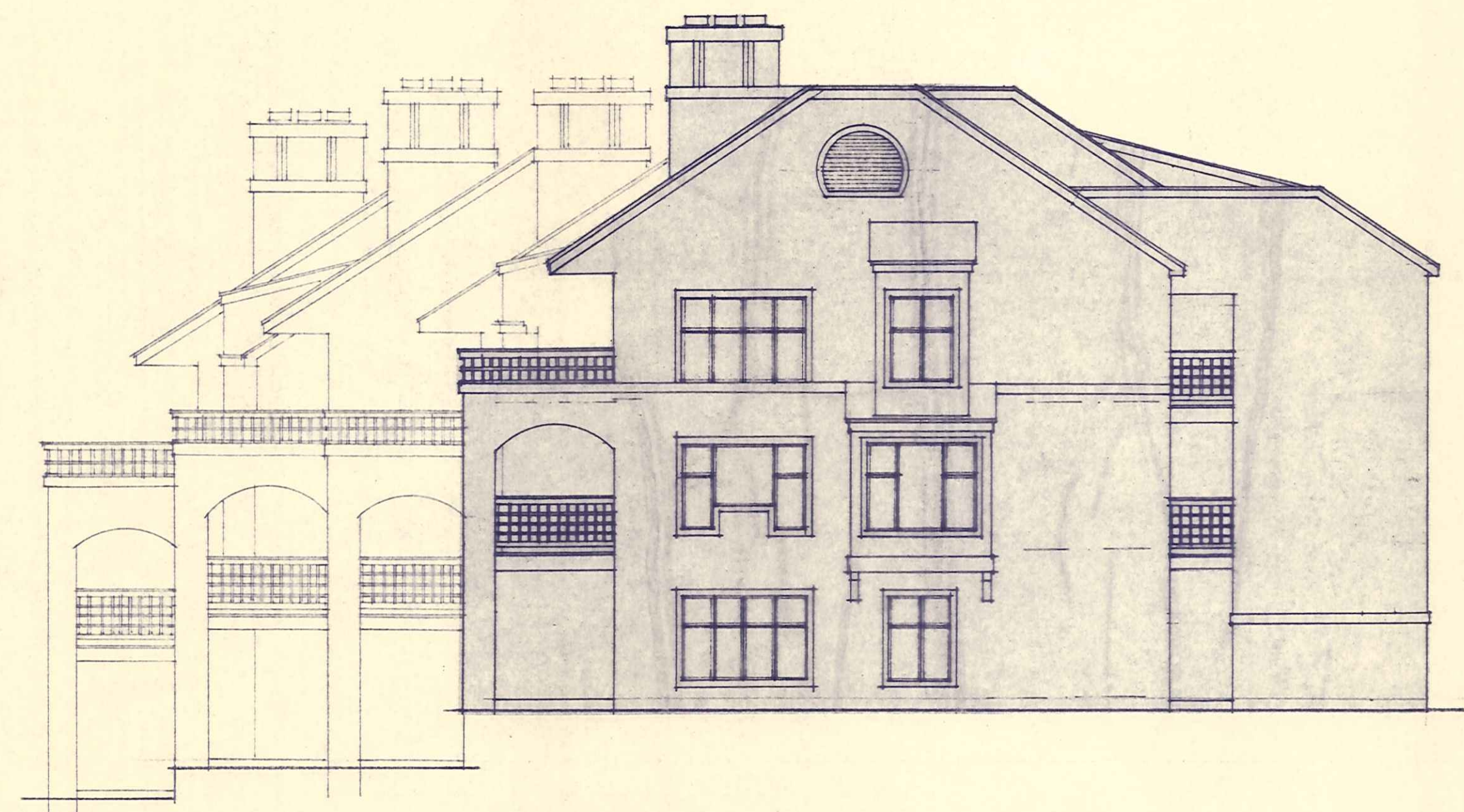
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Portside 2



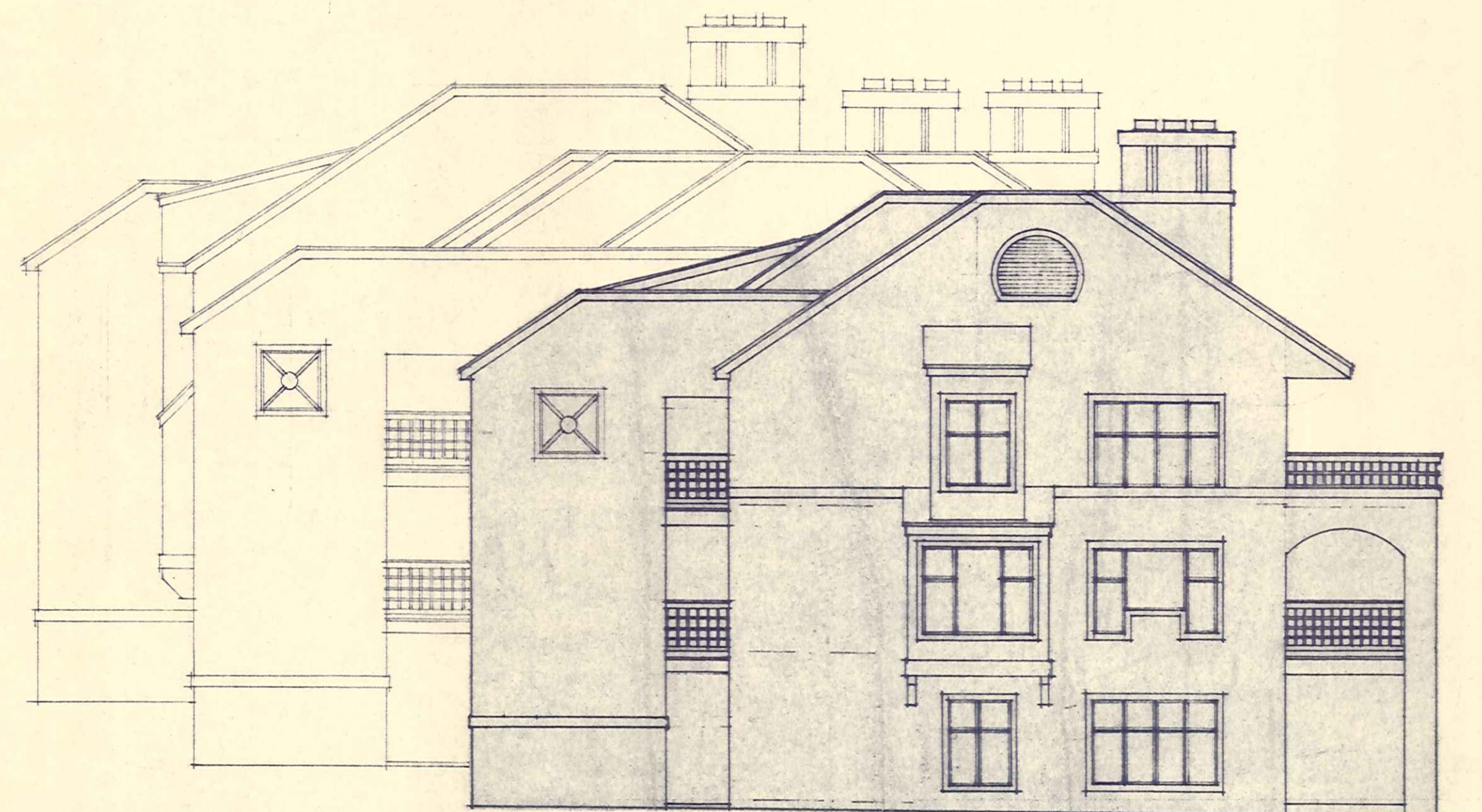
BLDG. 6



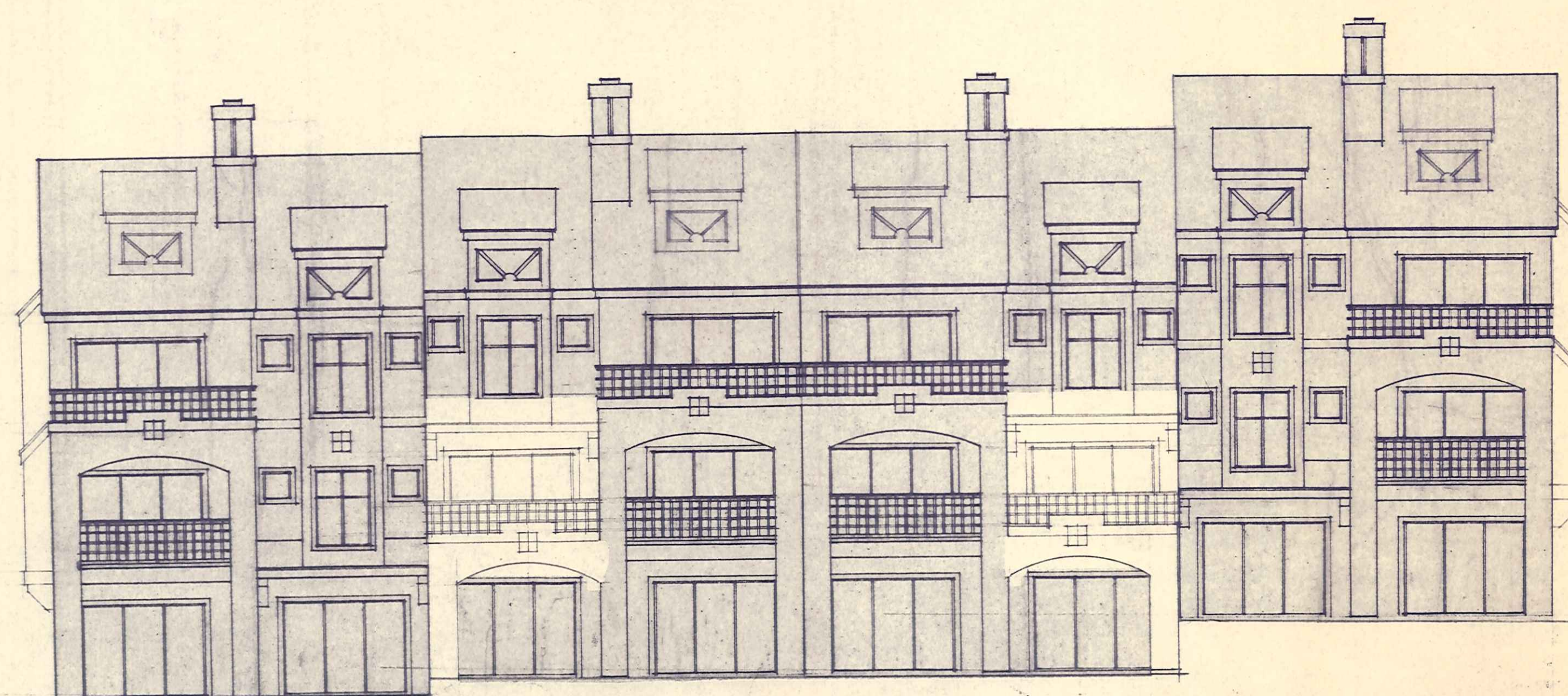
3
8 SIDE ELEVATION
1/8" = 1'-0"



1
8 ELEVATION FROM PARKING
1/8" = 1'-0"



4
8 SIDE ELEVATION
1/8" = 1'-0"



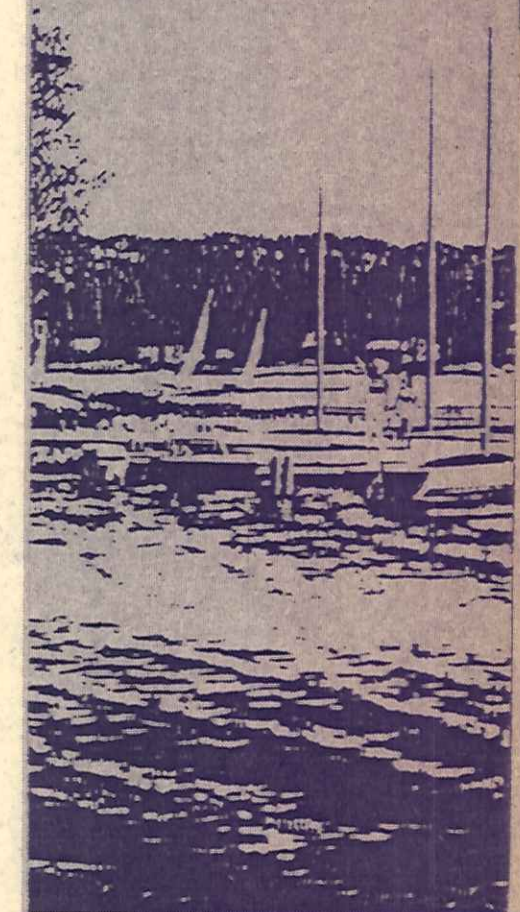
2
8 ELEVATION FROM LAKE
1/8" = 1'-0"



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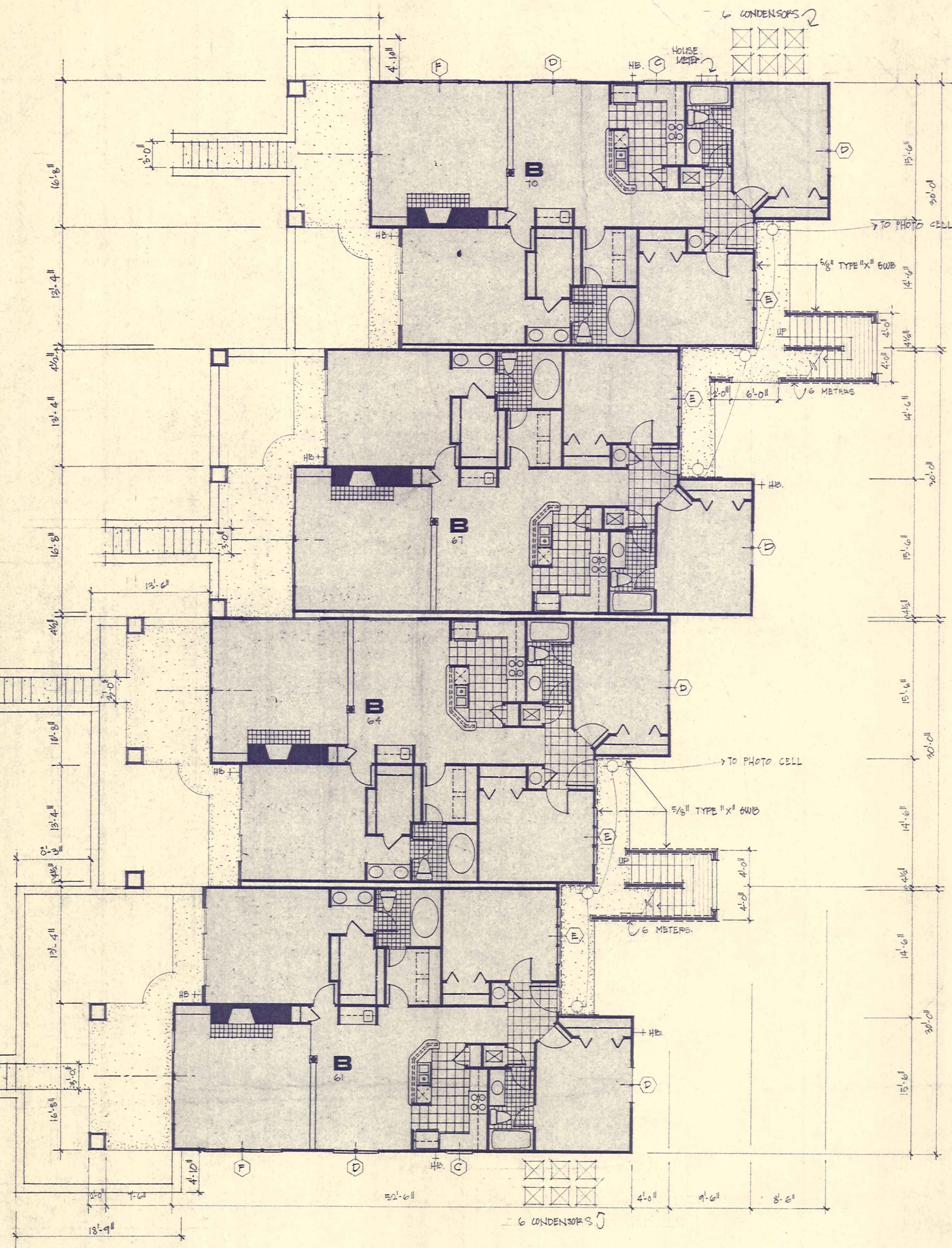
architecture

Portside 2

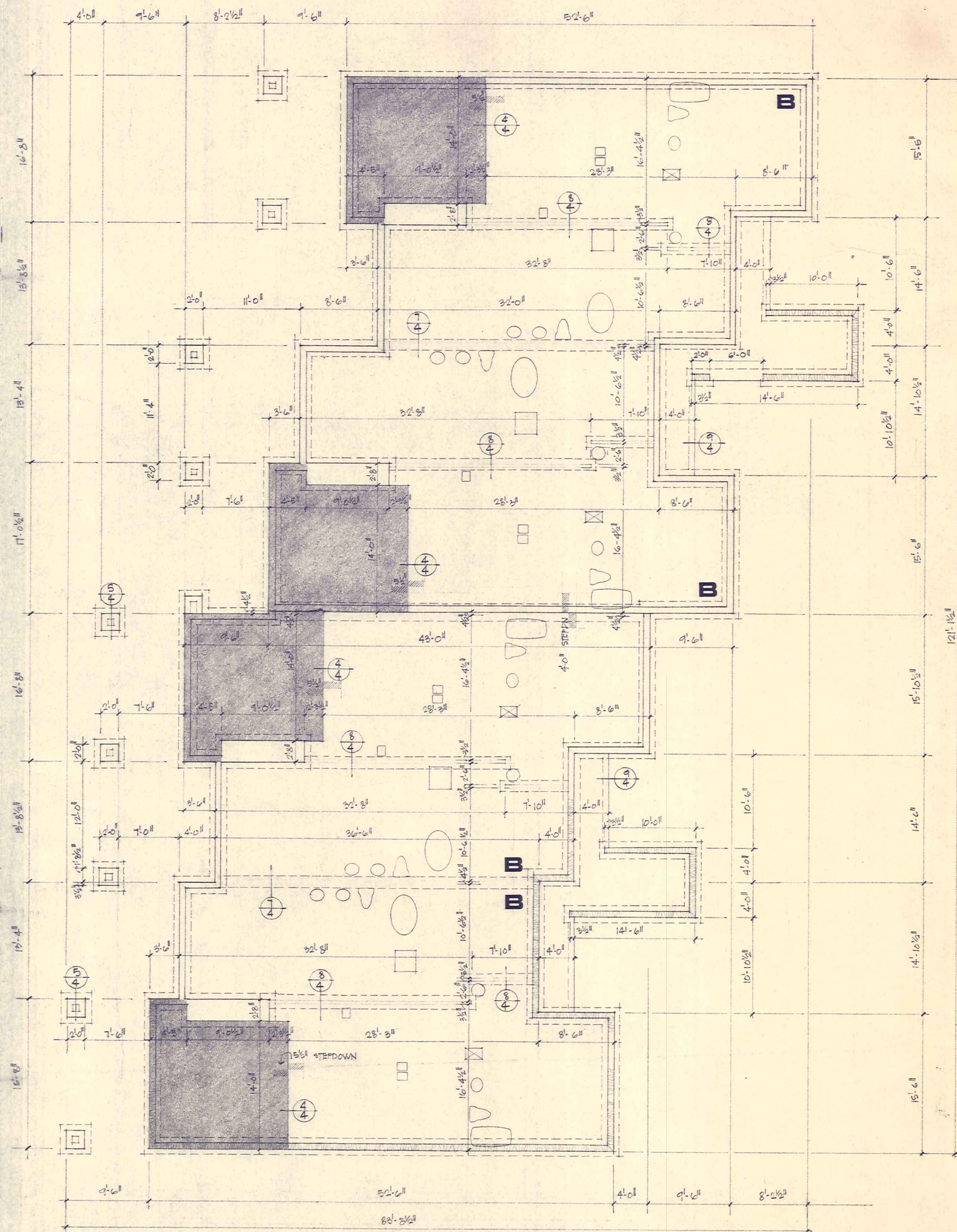


BLDG. 7

9

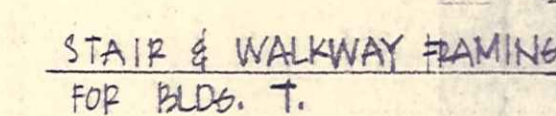
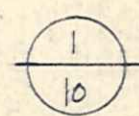


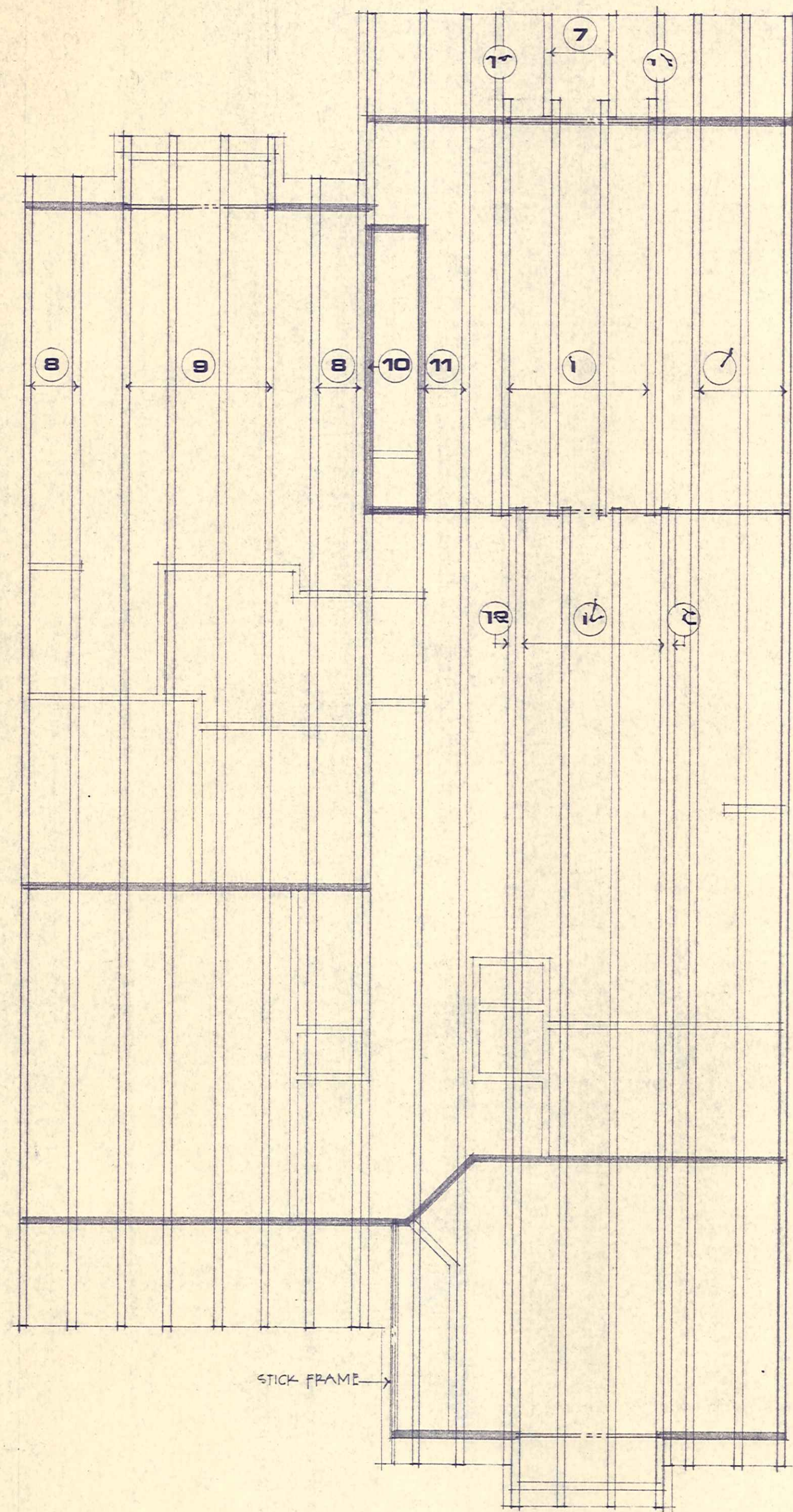
2 FIRST LEVEL BUILDING PLAN.
1/8" = 1'-0"



1 FOUNDATION PLAN
1/8" = 1'-0"

architecture

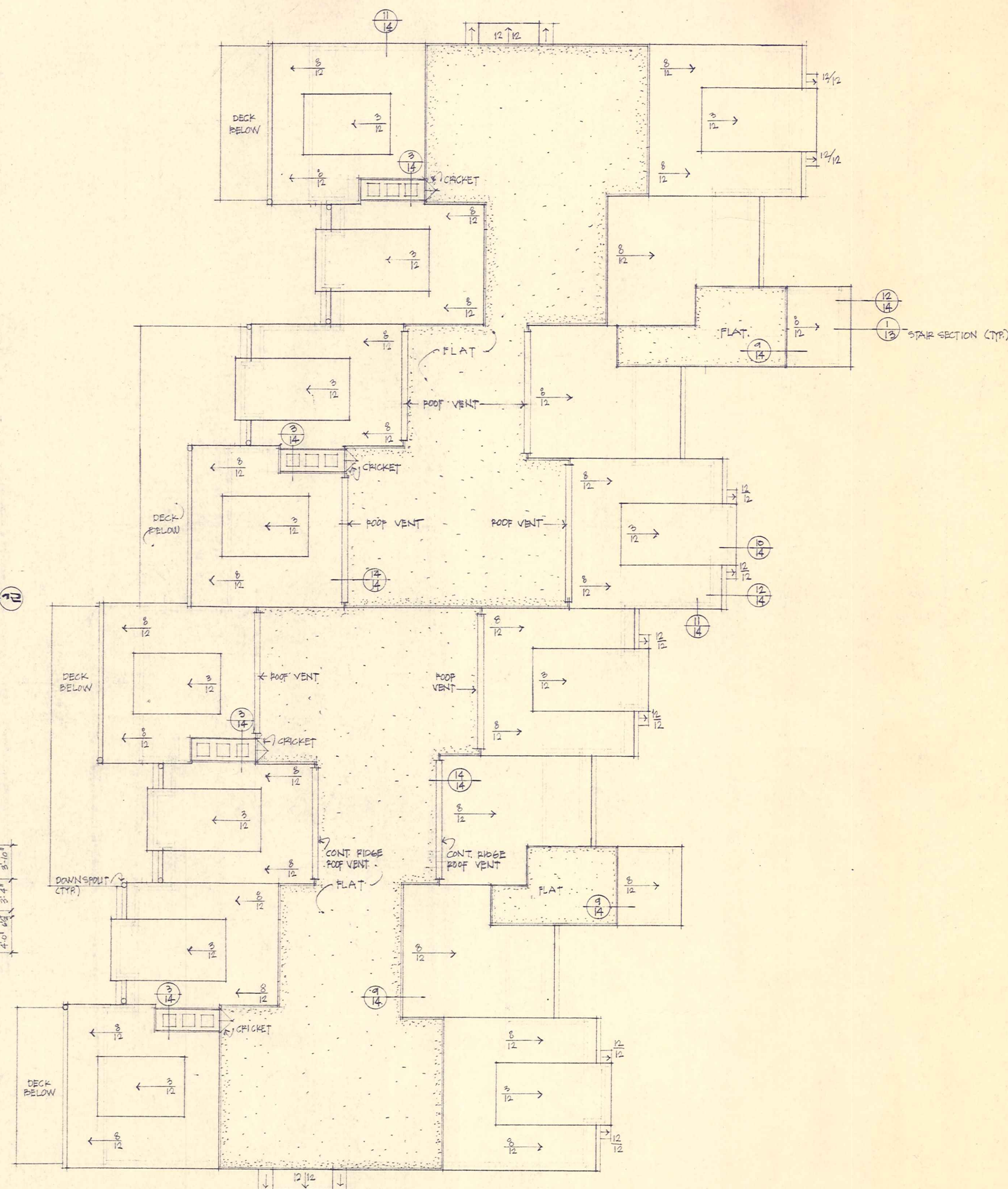
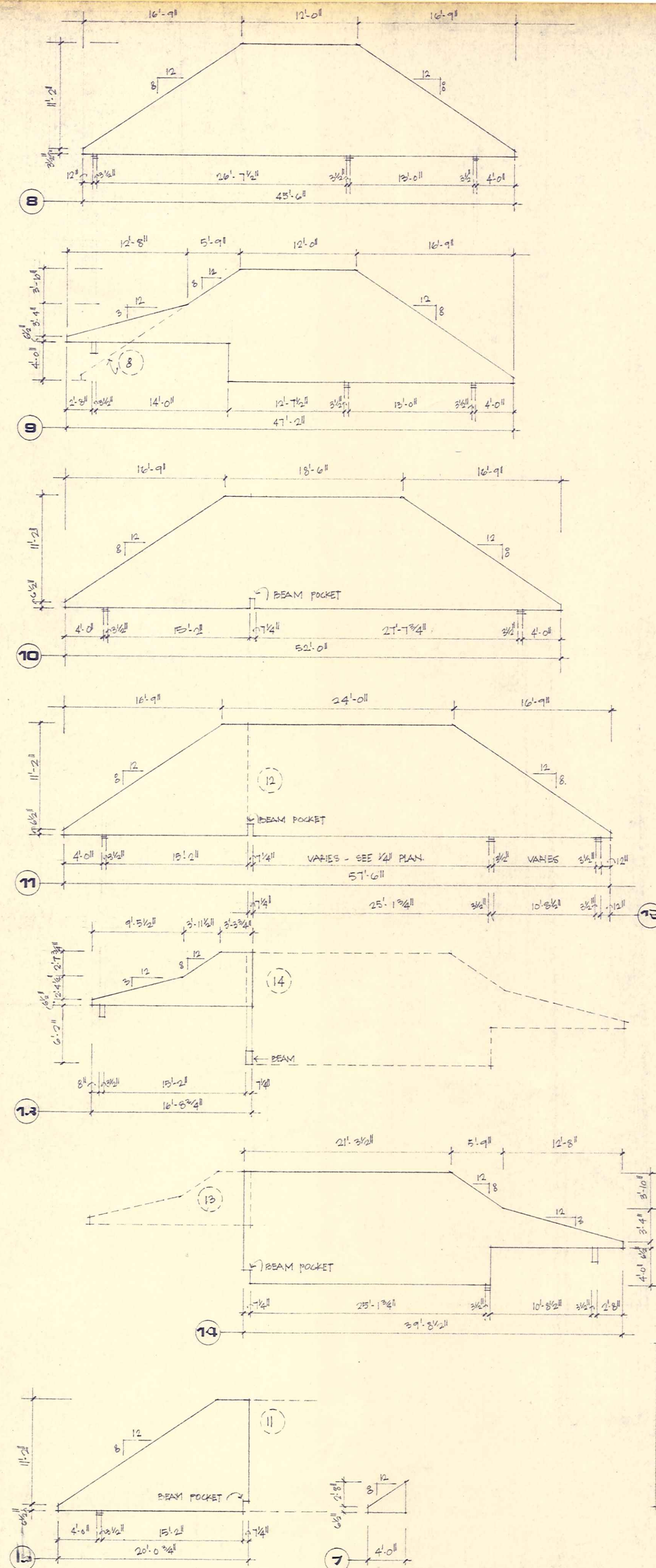

$$\frac{2}{10}$$




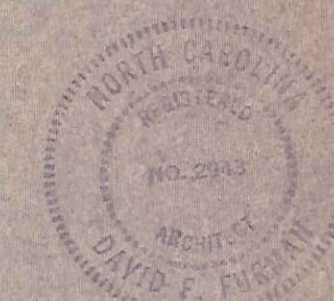
UNIT "B" ROOF FRAMING
1/4" = 1'-0"

NOTES:

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- IF TRUSS MANUF. CAN ACCOMPLISH INTENT OF THESE PLANS THROUGH ANOTHER METHOD - WE'LL LISTEN
- ENGINEERED SHOP DRAWINGS TO BE SUBMITTED TO CHARLOTTE, MICHLENBURG BUILDING STANDARDS DEPT. PRIOR TO PLACEMENT OF ANY TRUSSES.



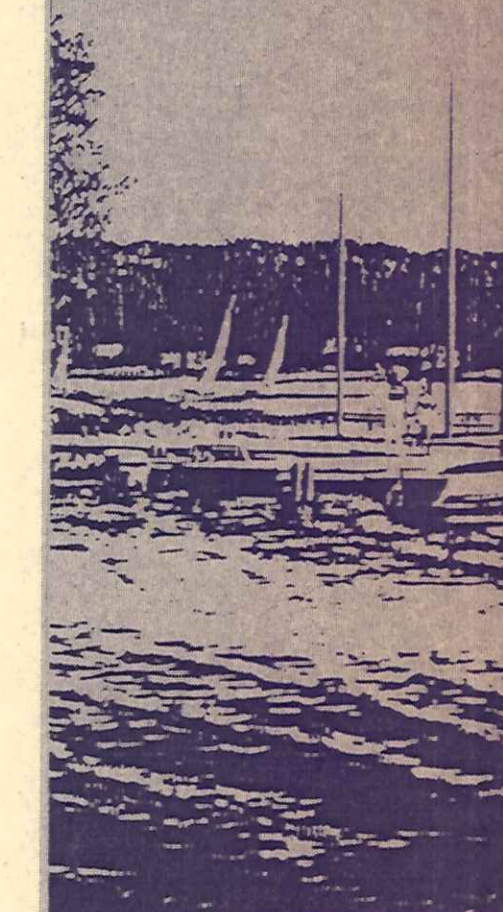
ROOF PLAN
1/8" = 1'-0"



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Portside 2

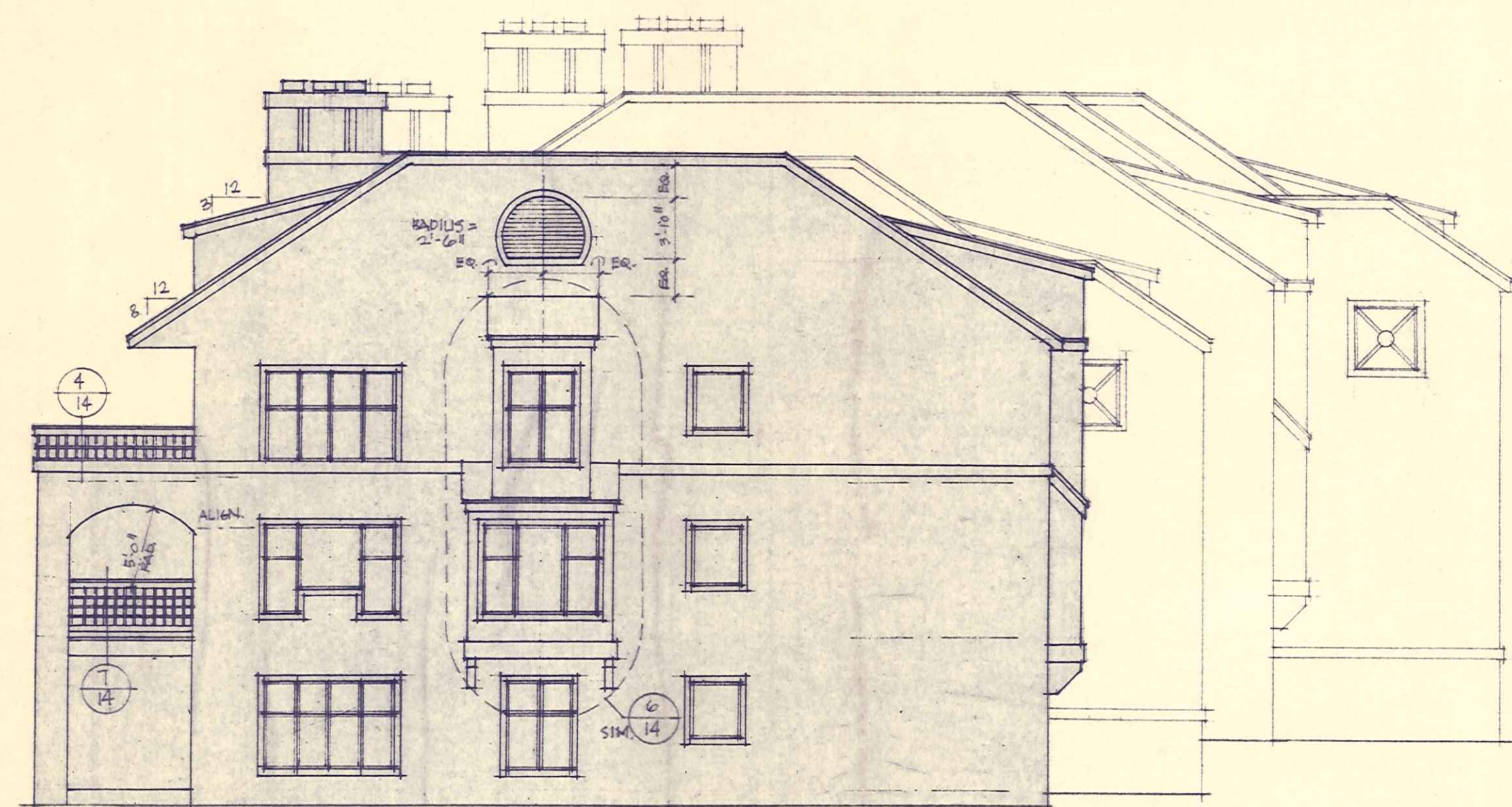
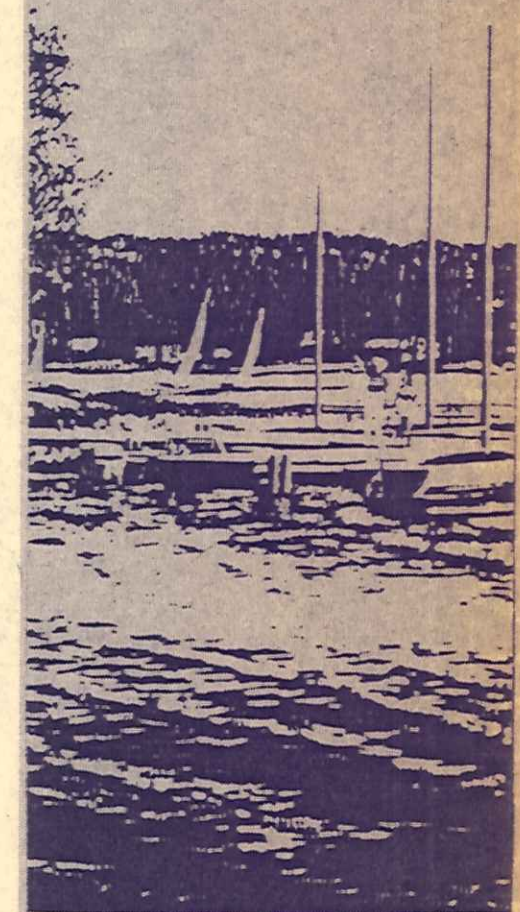




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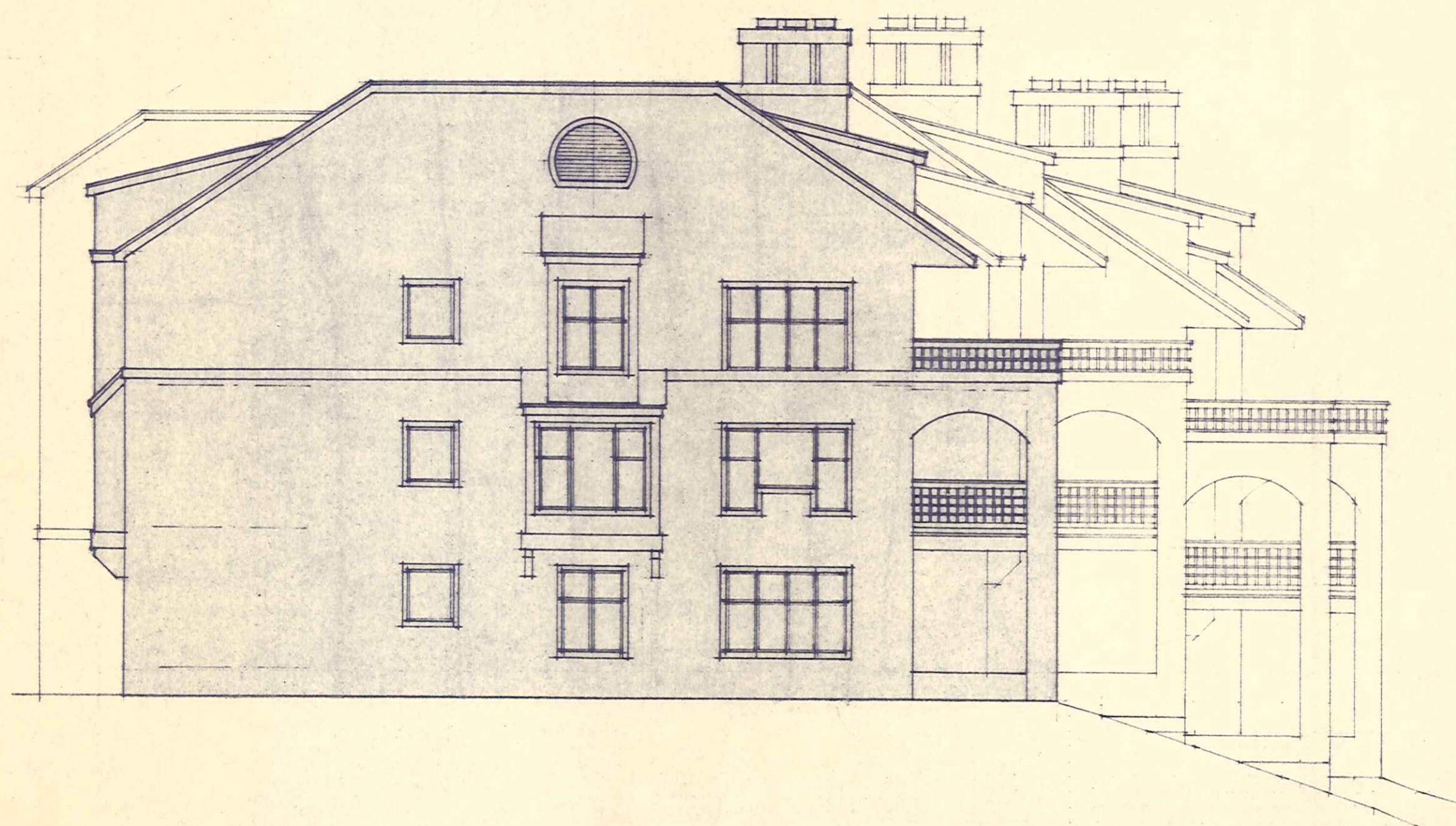
Portside 2



3 SIDE ELEVATION.
 $\frac{1}{8}'' = 1'-0''$



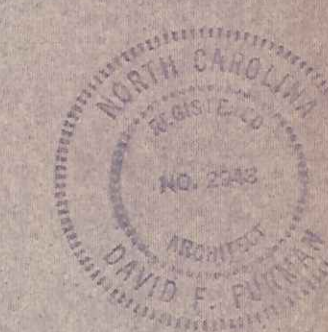
1 ELEVATION FROM PARKING
 $\frac{1}{8}'' = 1'-0''$



4 SIDE ELEVATION
 $\frac{1}{8}'' = 1'-0''$



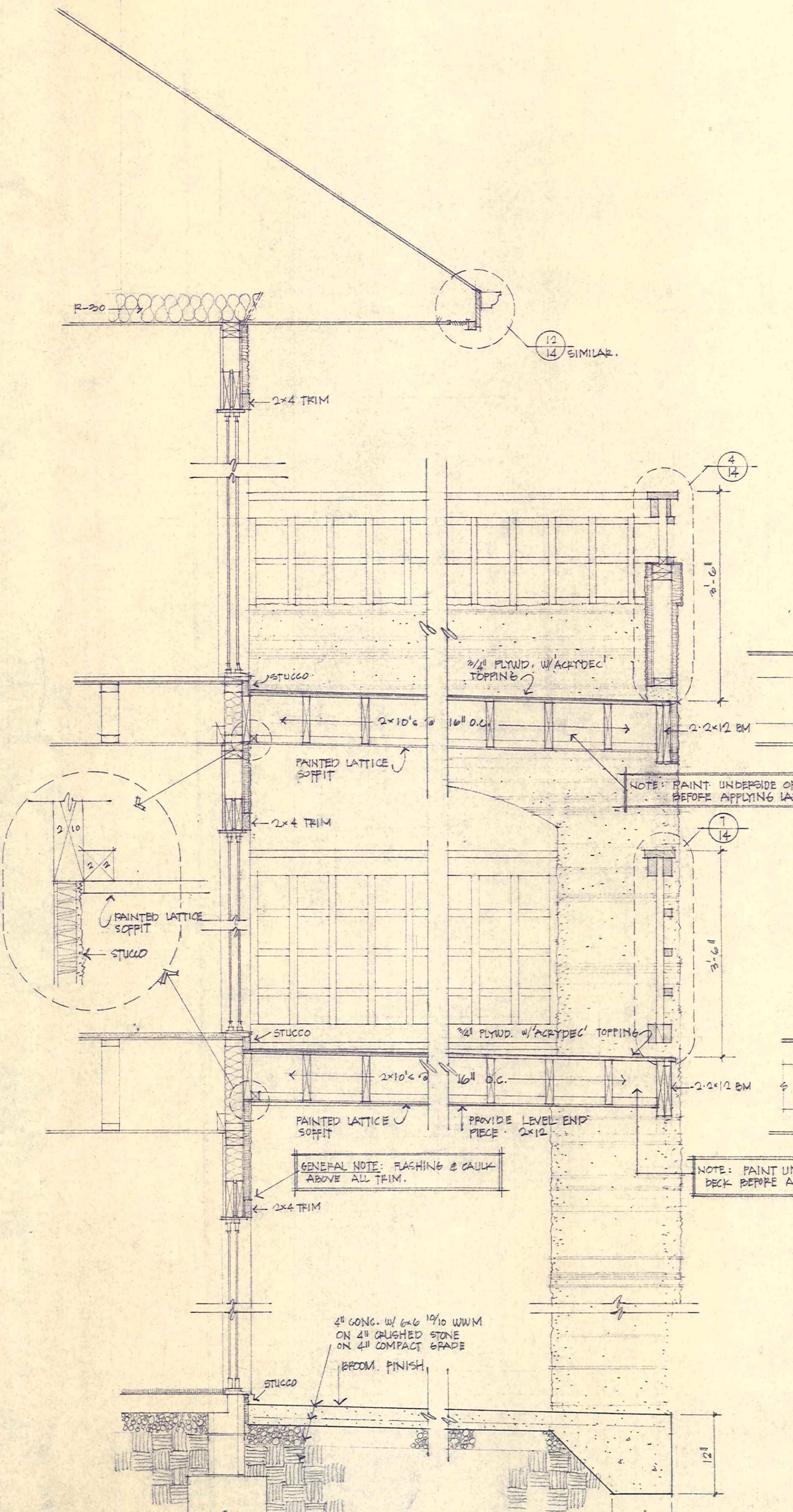
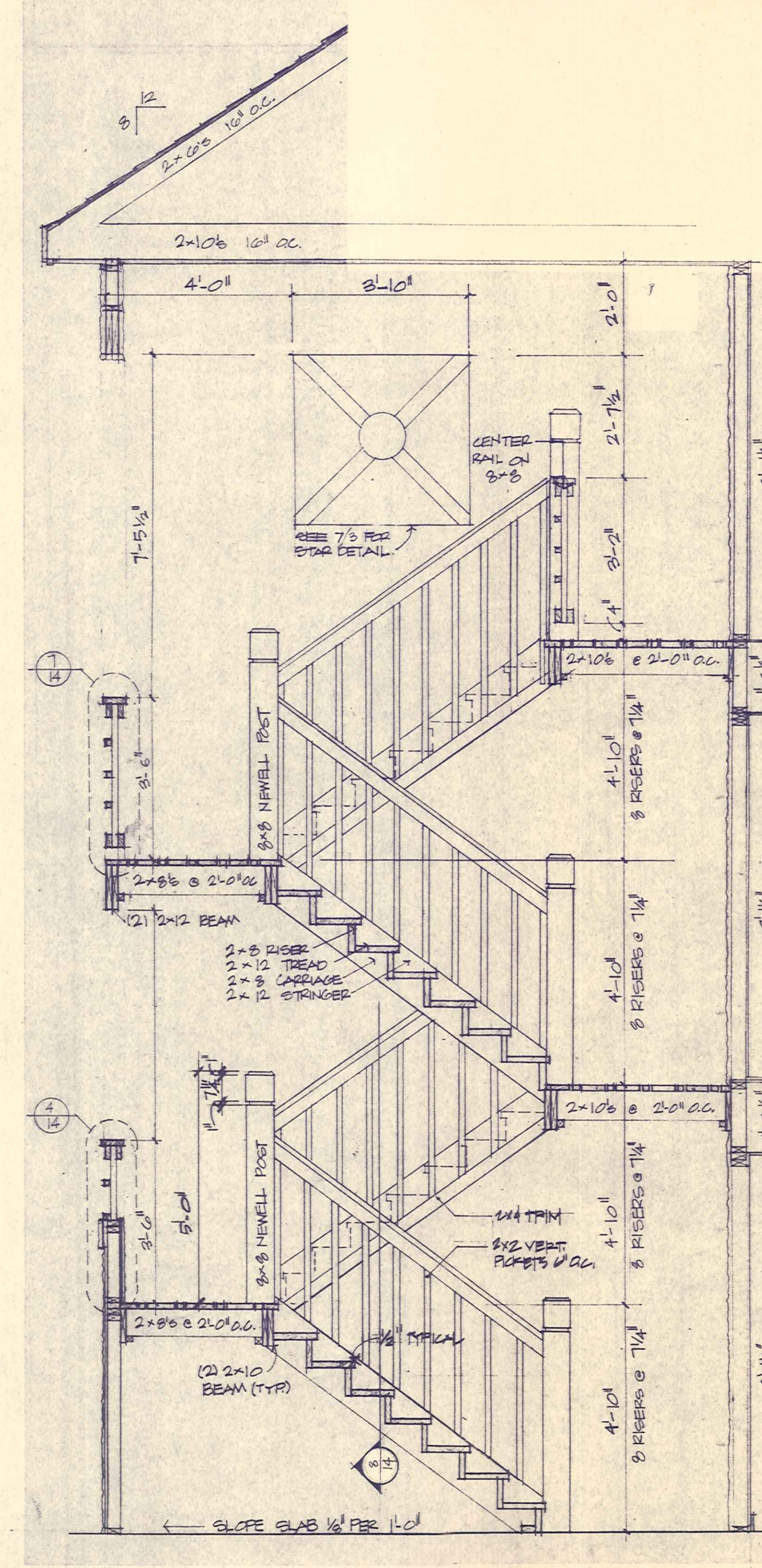
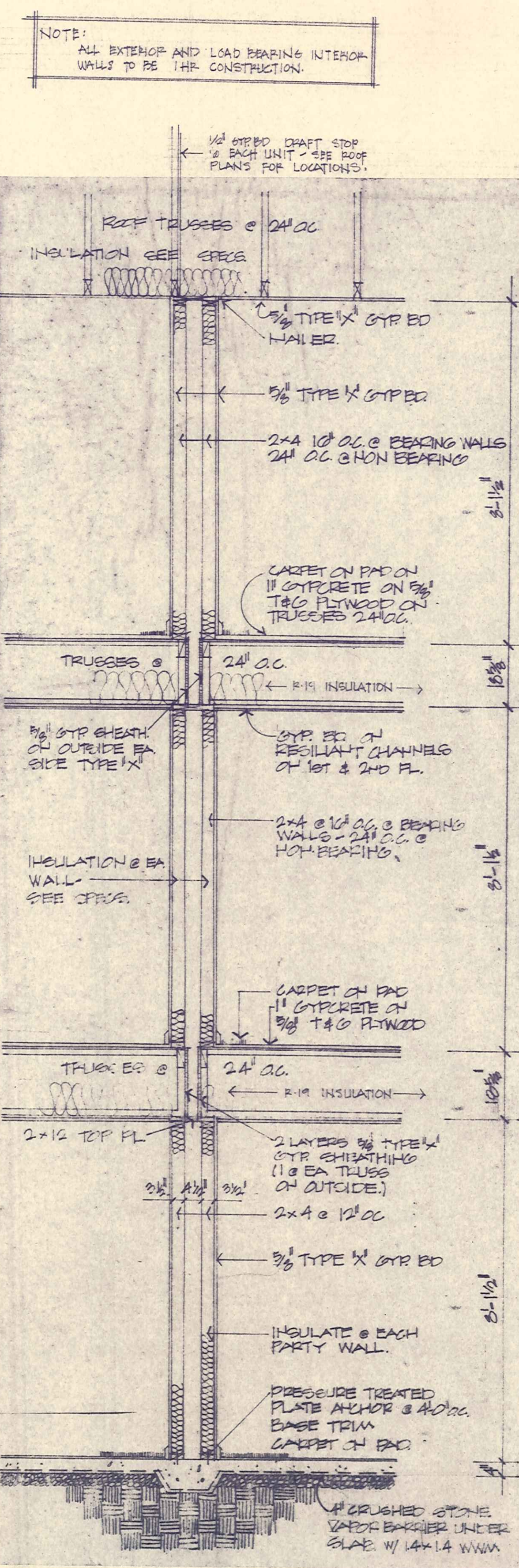
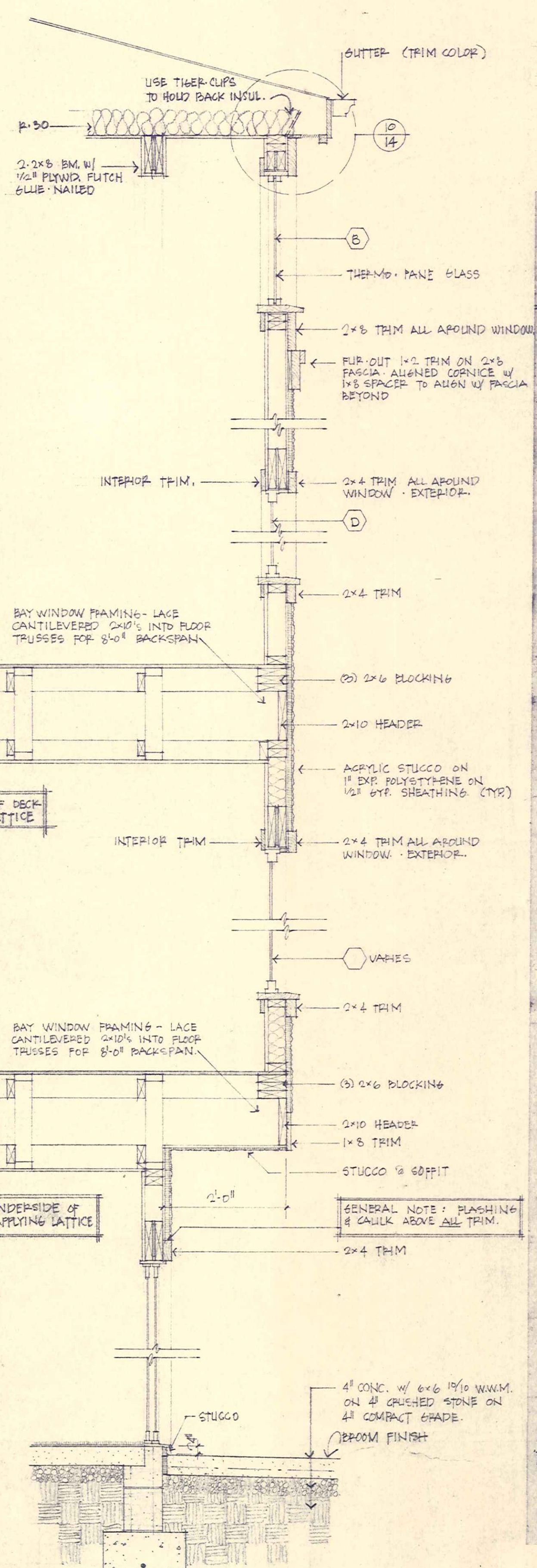
2 ELEVATION FROM LAKE
 $\frac{1}{8}'' = 1'-0''$

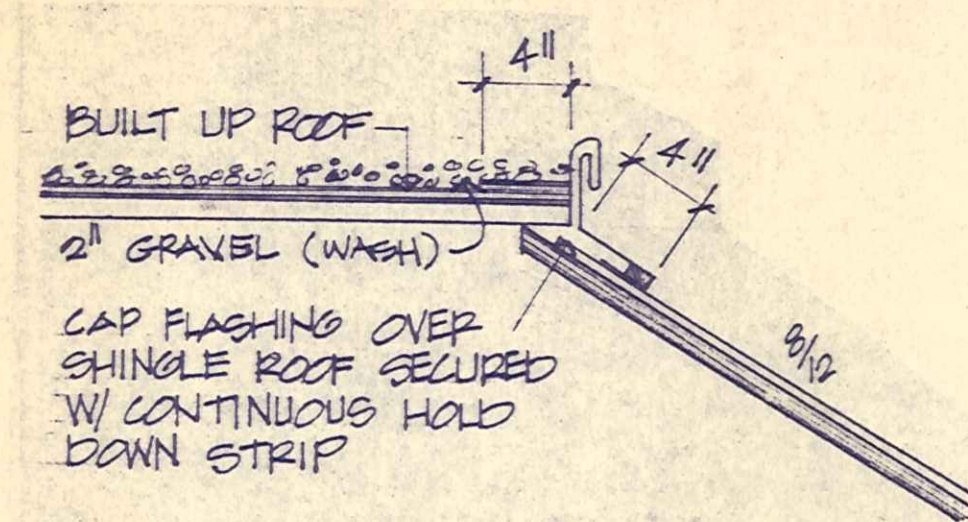


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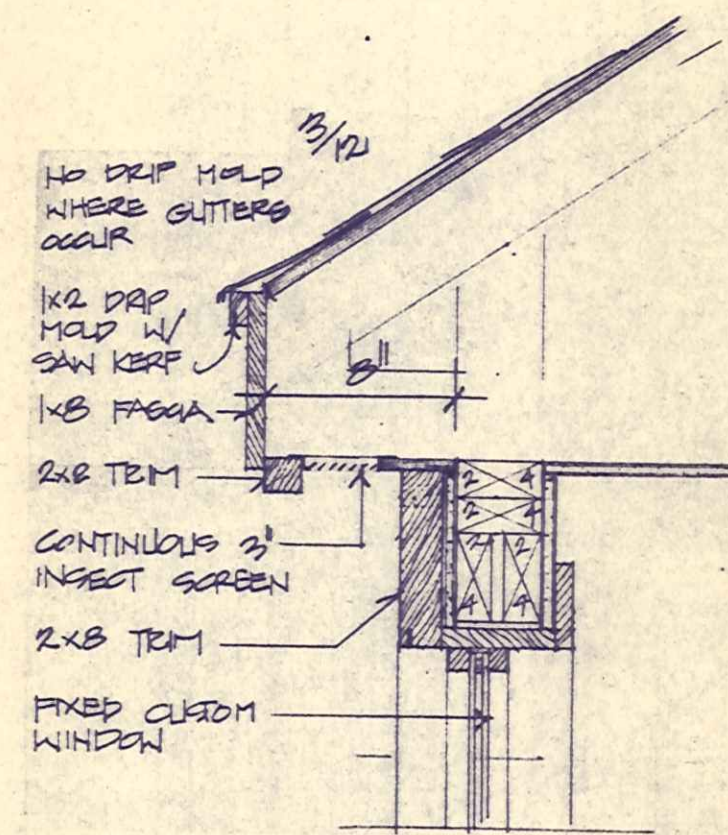
architecture

Portside 2

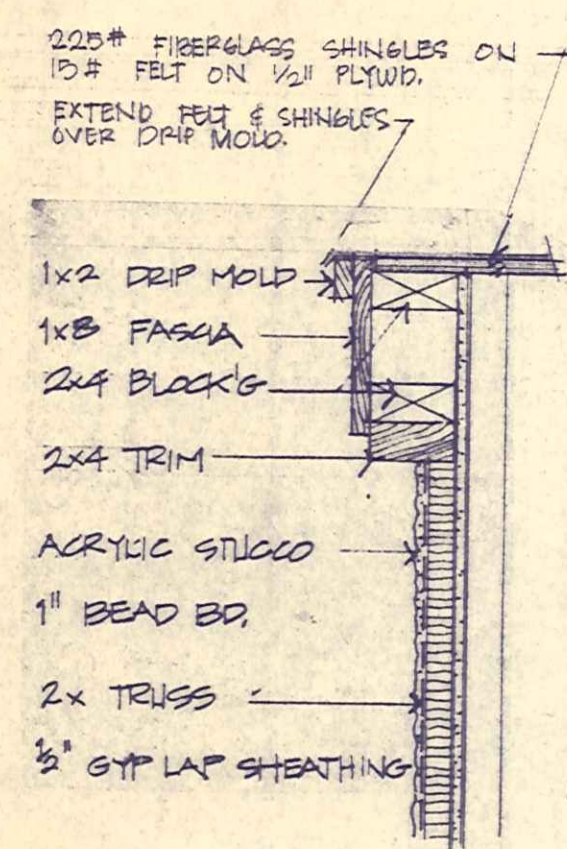




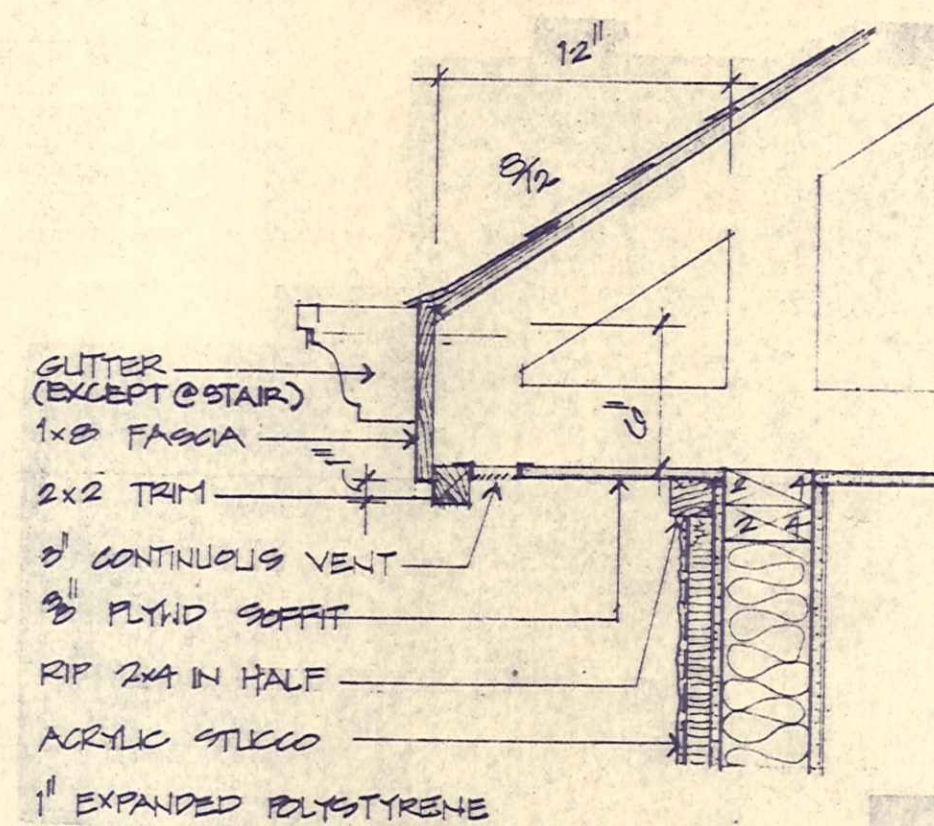
9 DETAIL @ BUILT-UP ROOF
14 N.T.S.



10 DETAIL - FASCIA @ BAY.
14 $1\frac{1}{2}'' = 1'-0''$



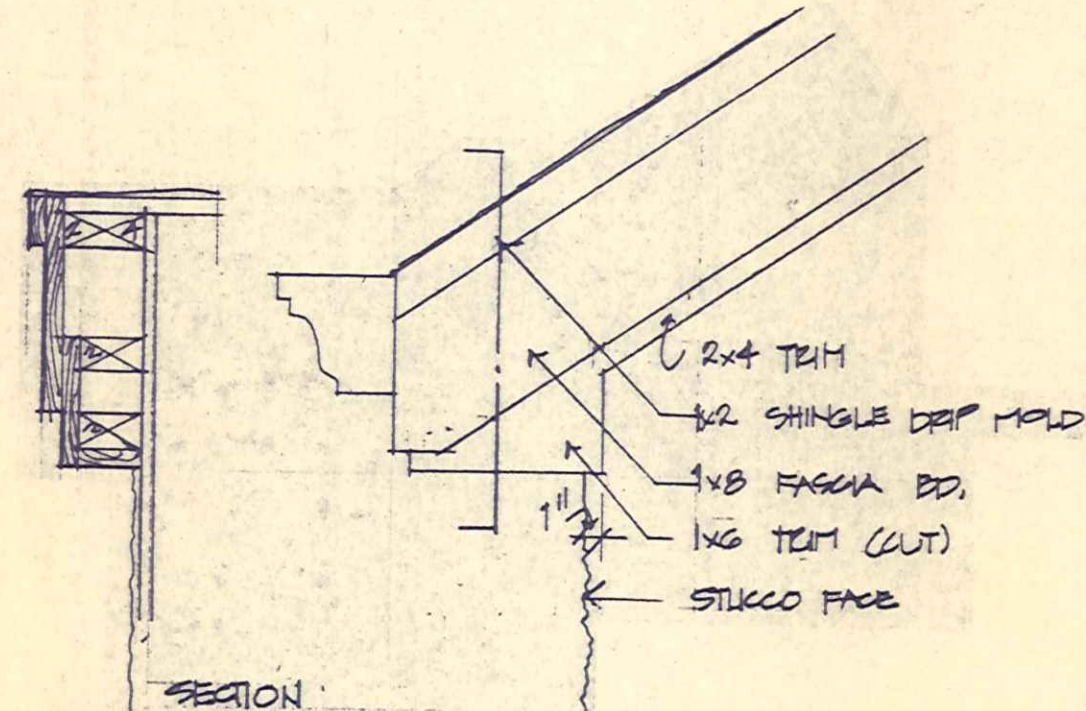
11 DETAIL @ RAKE
14 1/2" = 1'-0"



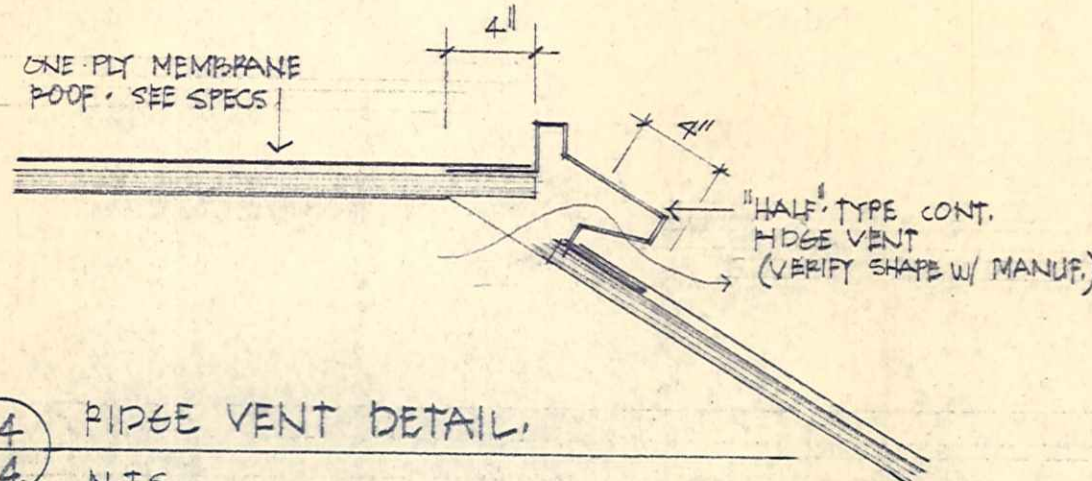
12
14

DETAIL @ TYP. FASCIA

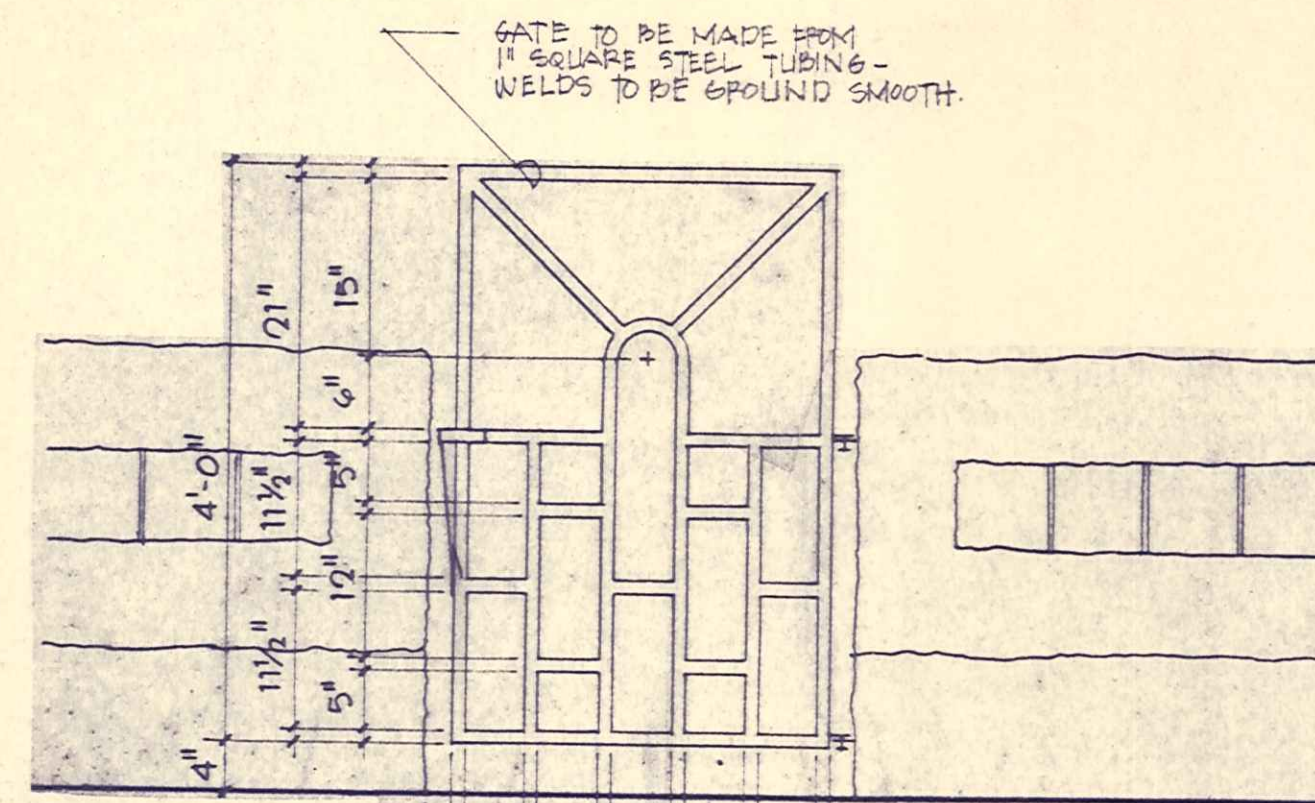
$1\frac{1}{2}'' = 1'-0''$



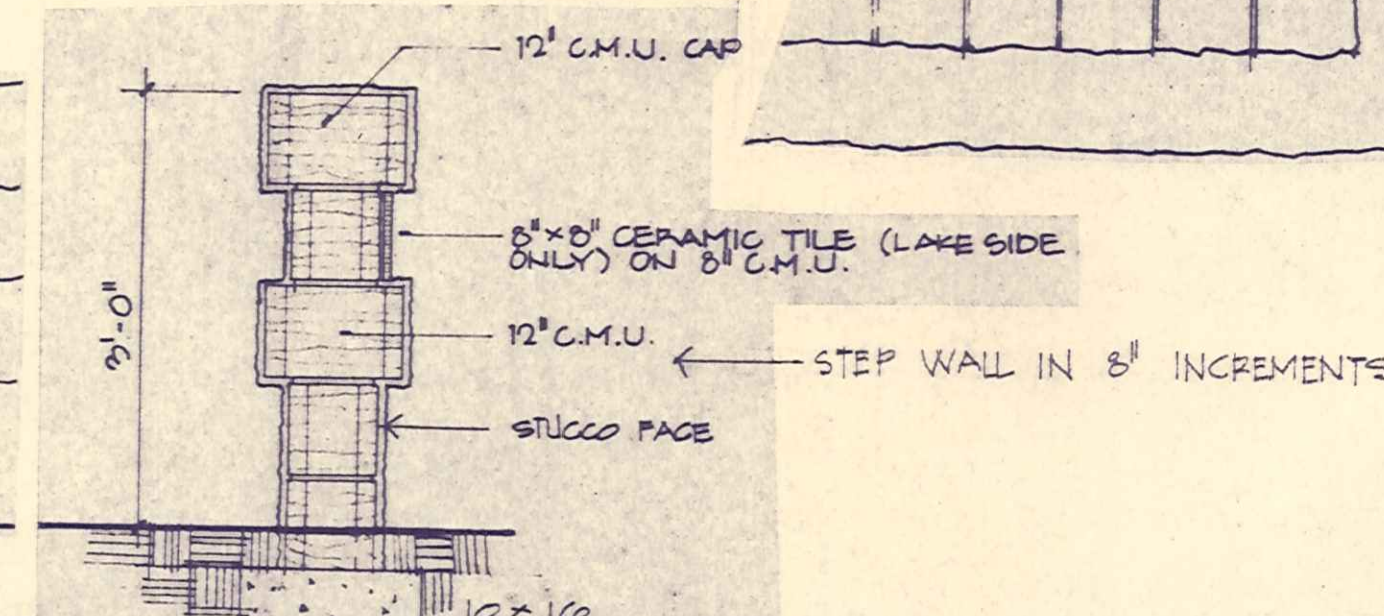
13 DETAIL @ END OF FASCIA.
14 $1\frac{1}{2}'' = 1'-0''$



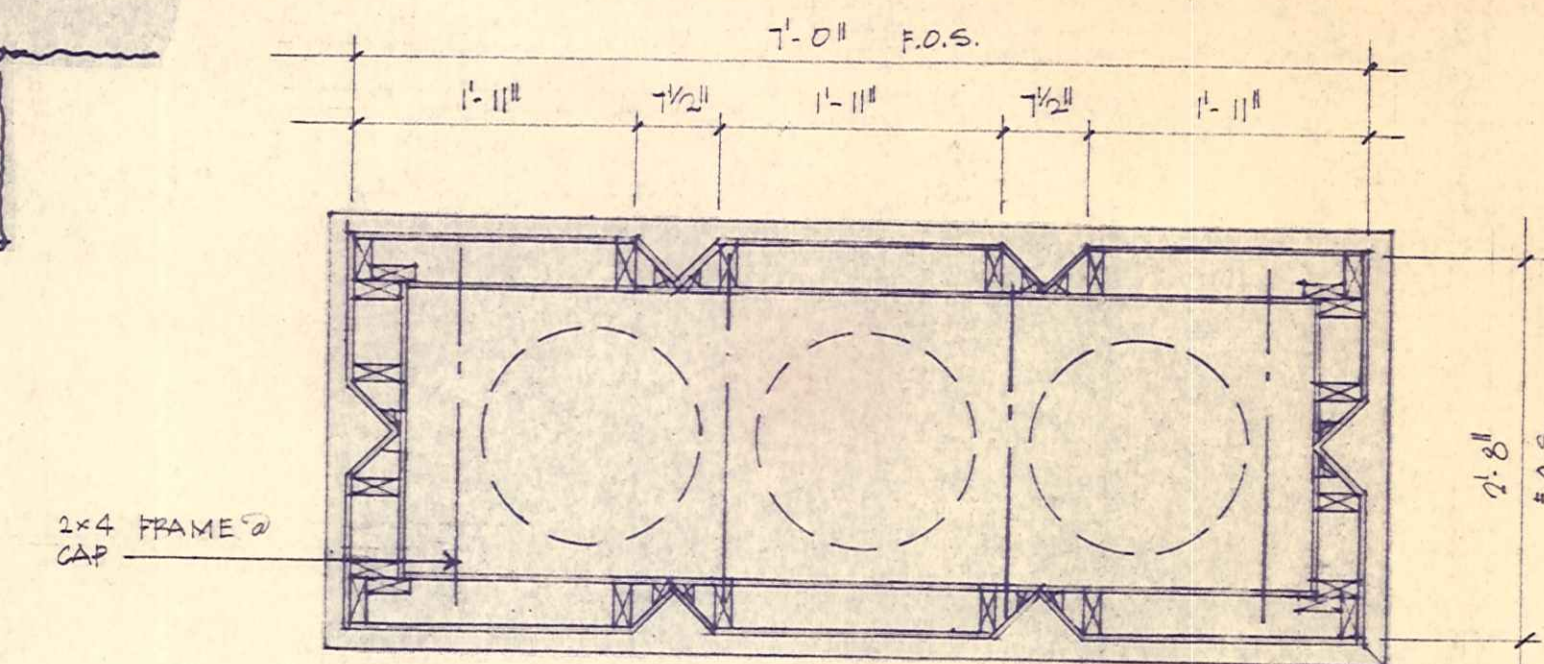
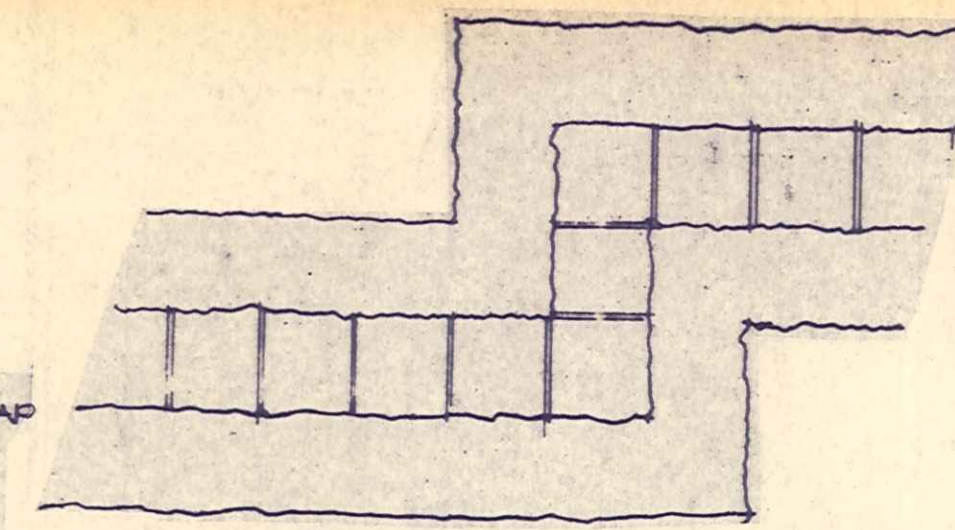
14 RIDGE VENT DETAIL.
14 N.T.S.



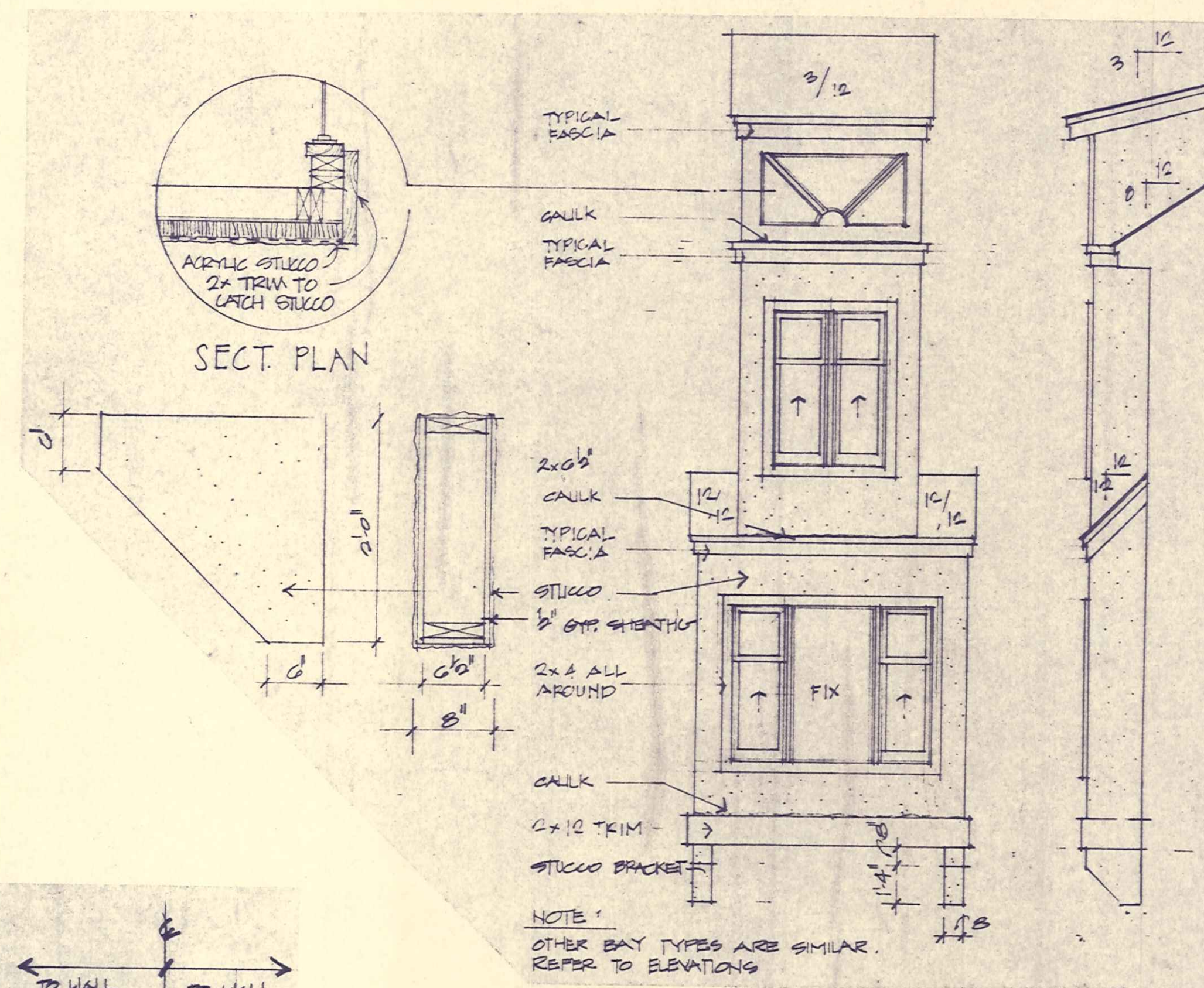
5
14



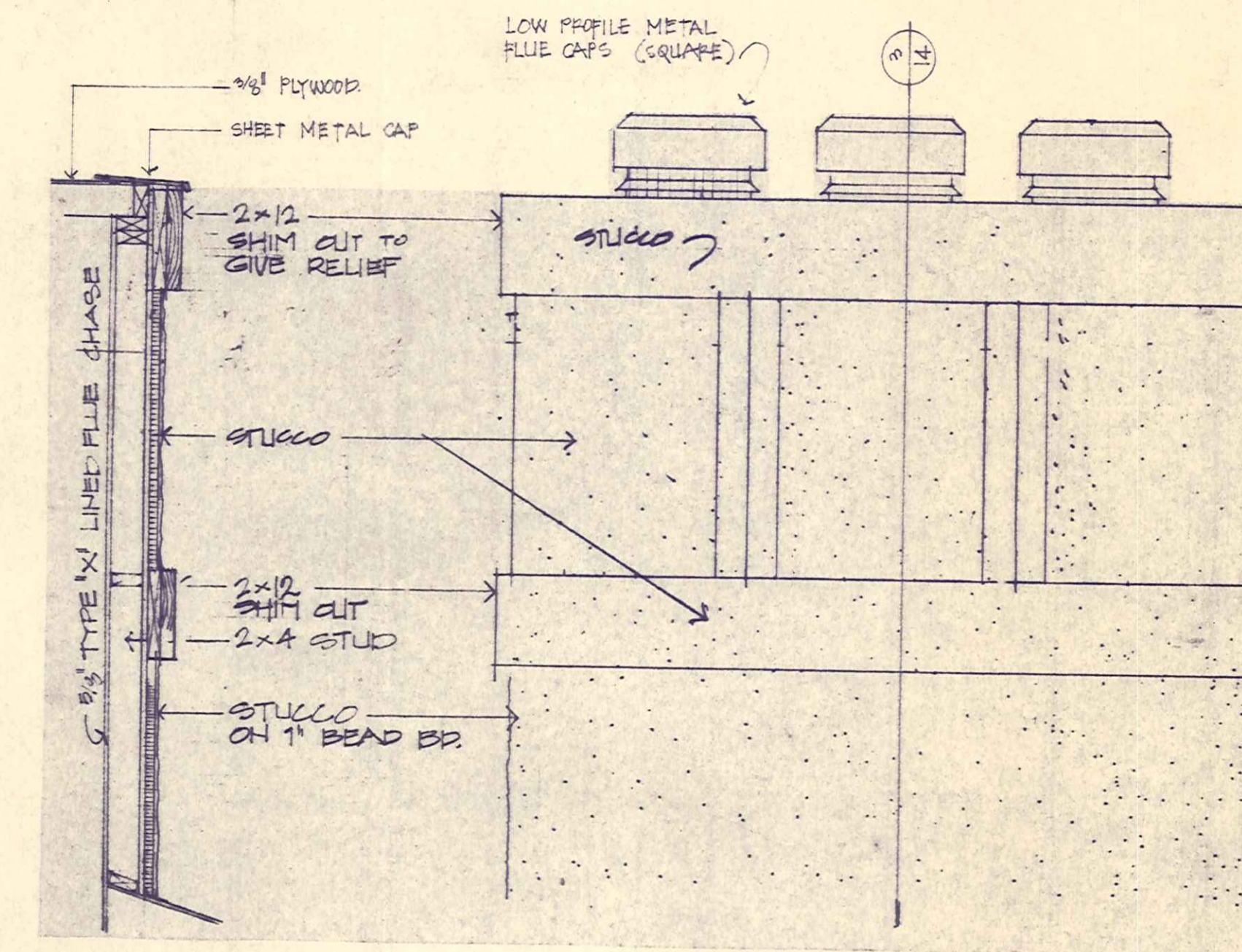
DETAILS @ COURTYARD WALL & GATE



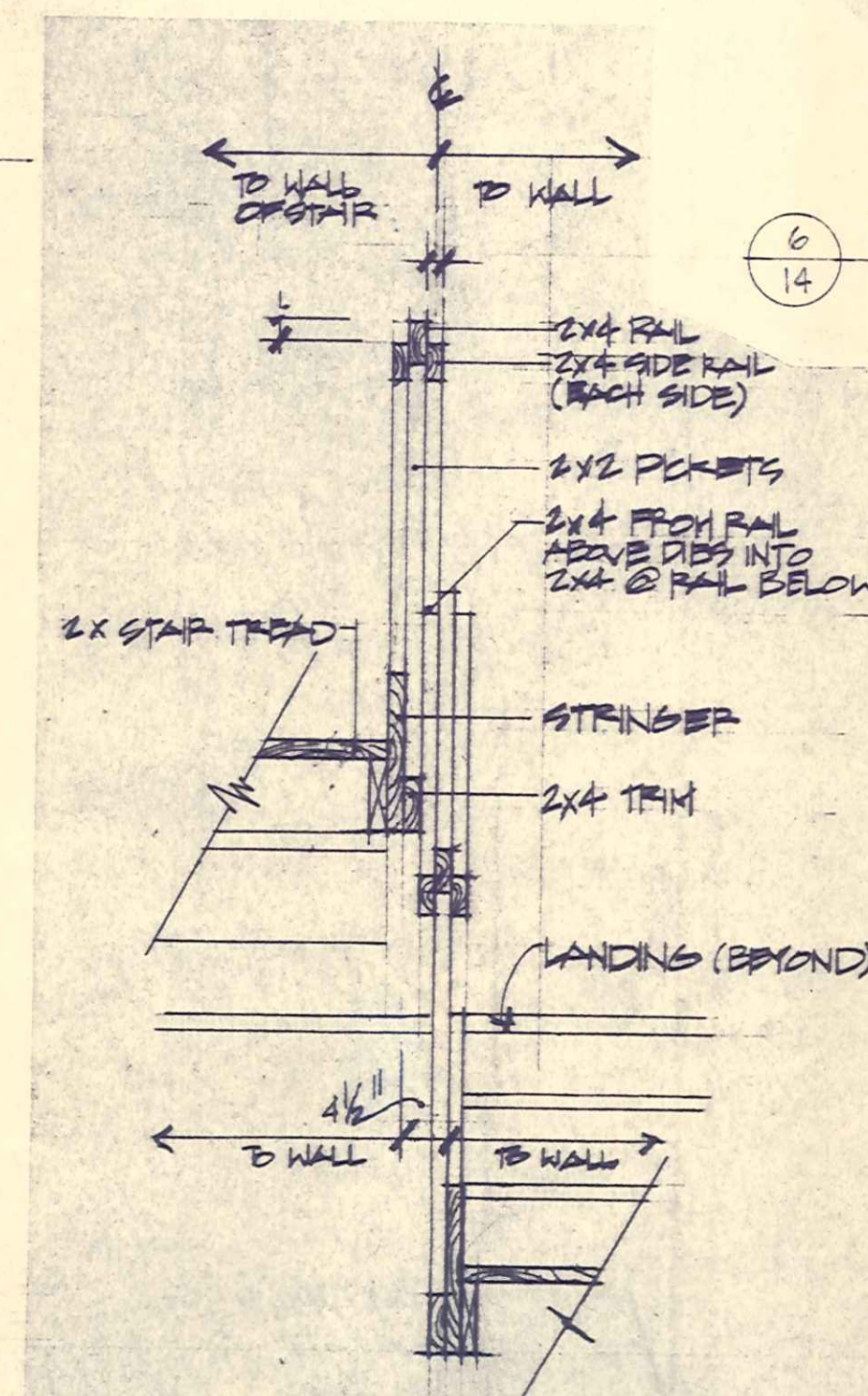
CHIMNEY PLAN SECTION



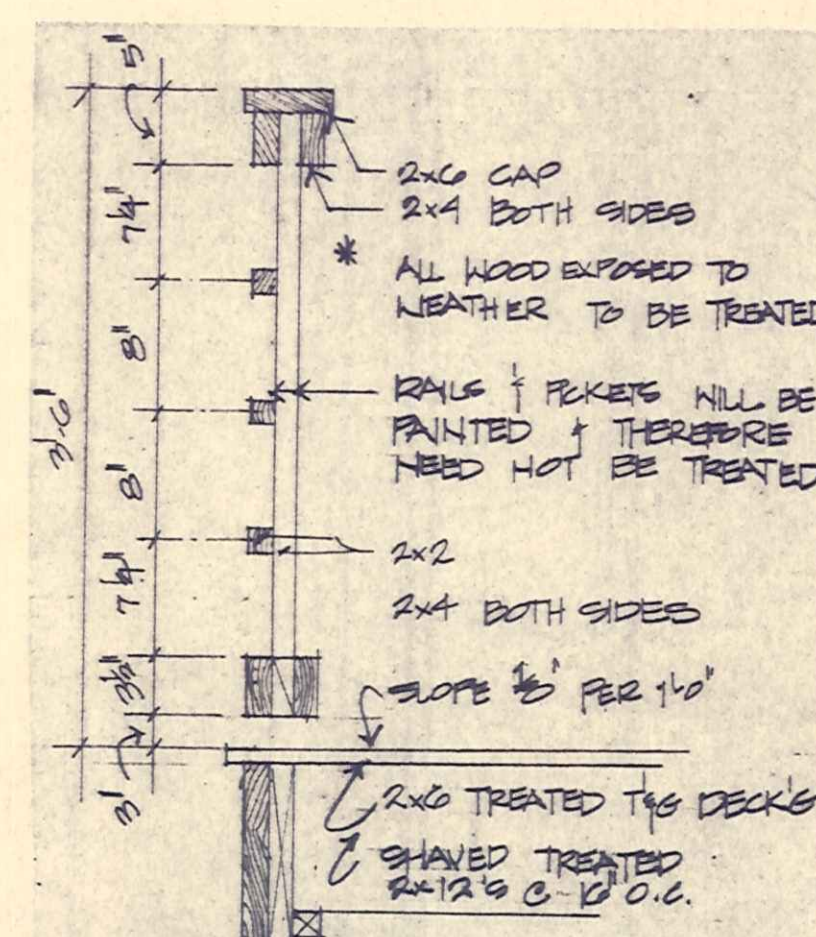
6 TYPICAL BAY ELEVATION & DETAILS
14 $\frac{1}{4} = 1.011$



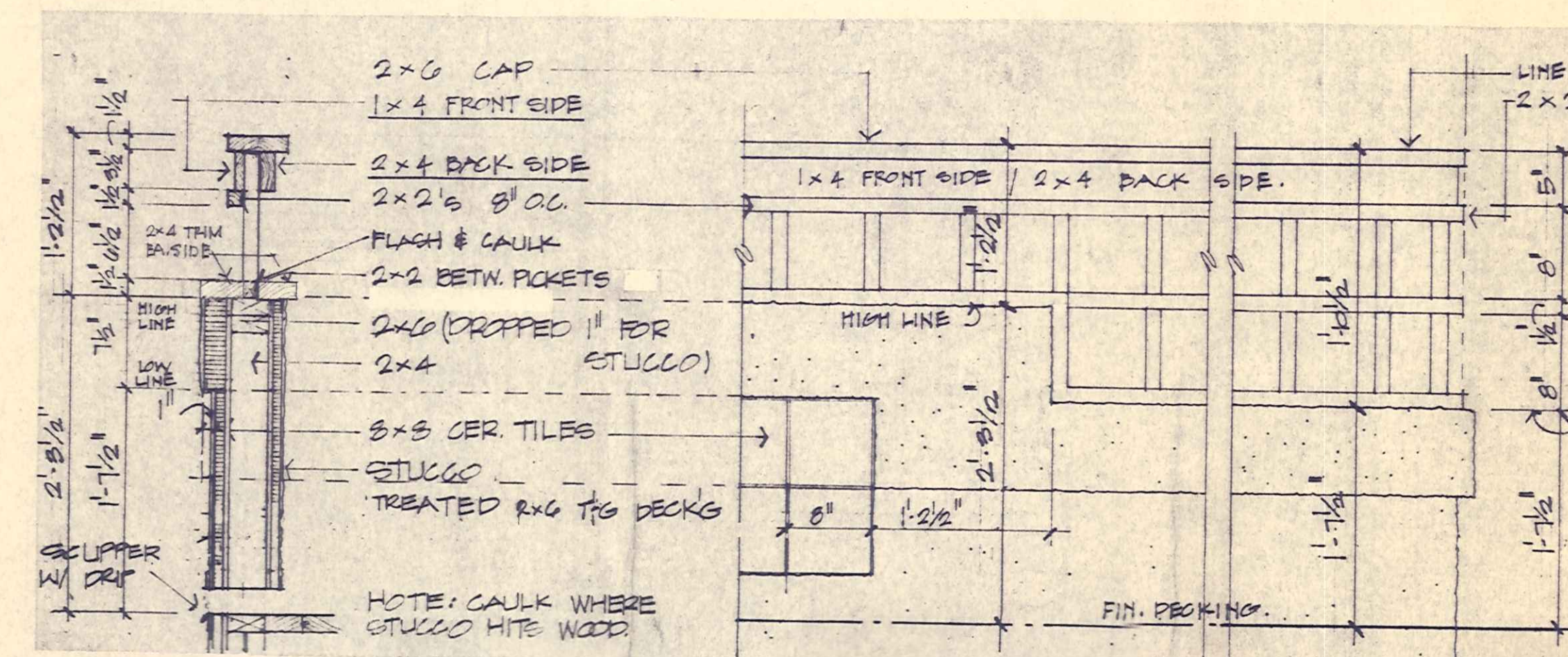
(3) CHIMNEY SECTION (2) CHIMNEY ELEVATION
 14 3/4" = 1'-0" 14 3/4" = 1'-0"



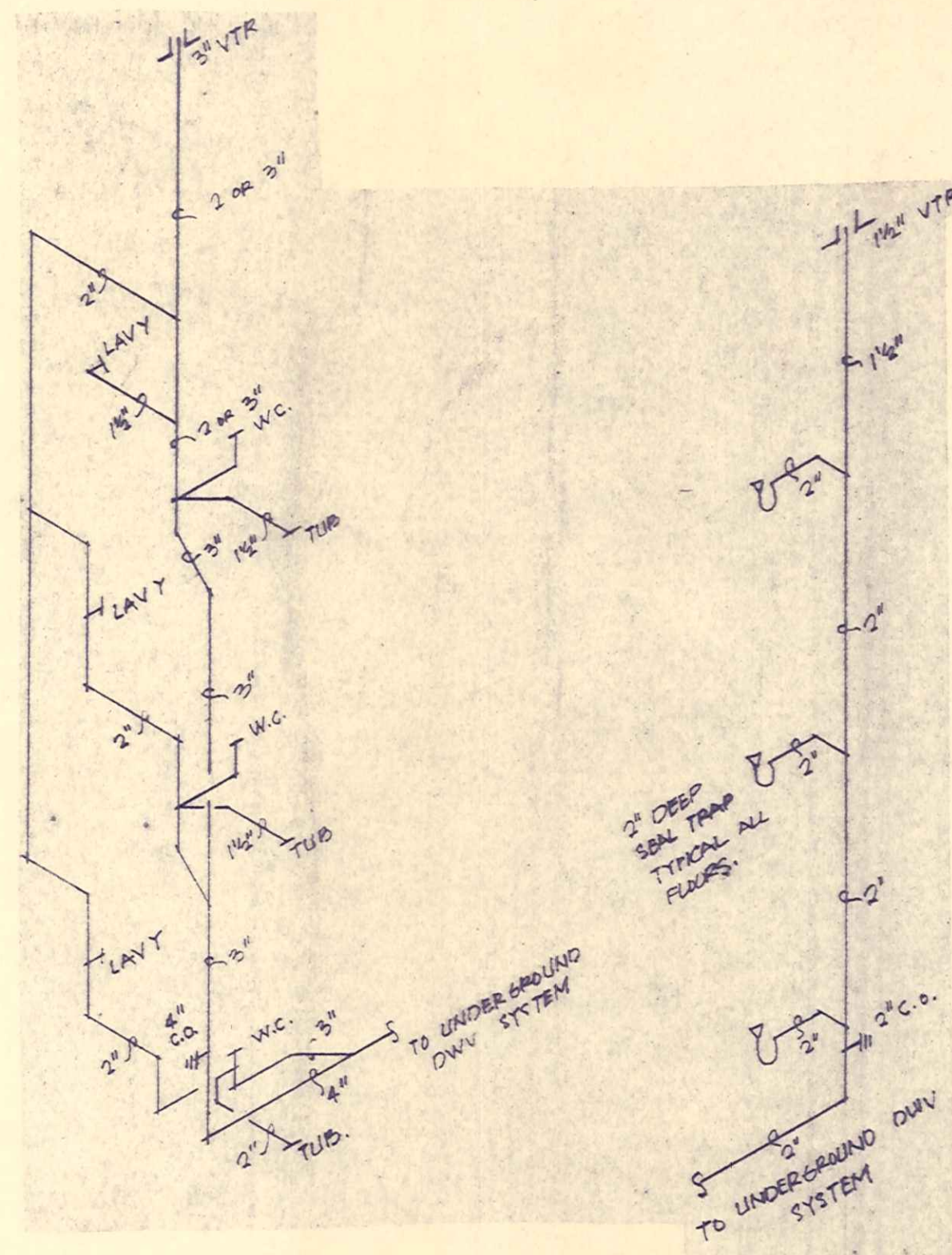
8 STAIR RAIL & TRANSITION
14 $\frac{3}{4}'' = 1.0''$



7 RAIL DETAIL 4% STUCCO
14 11 = 1' 0"

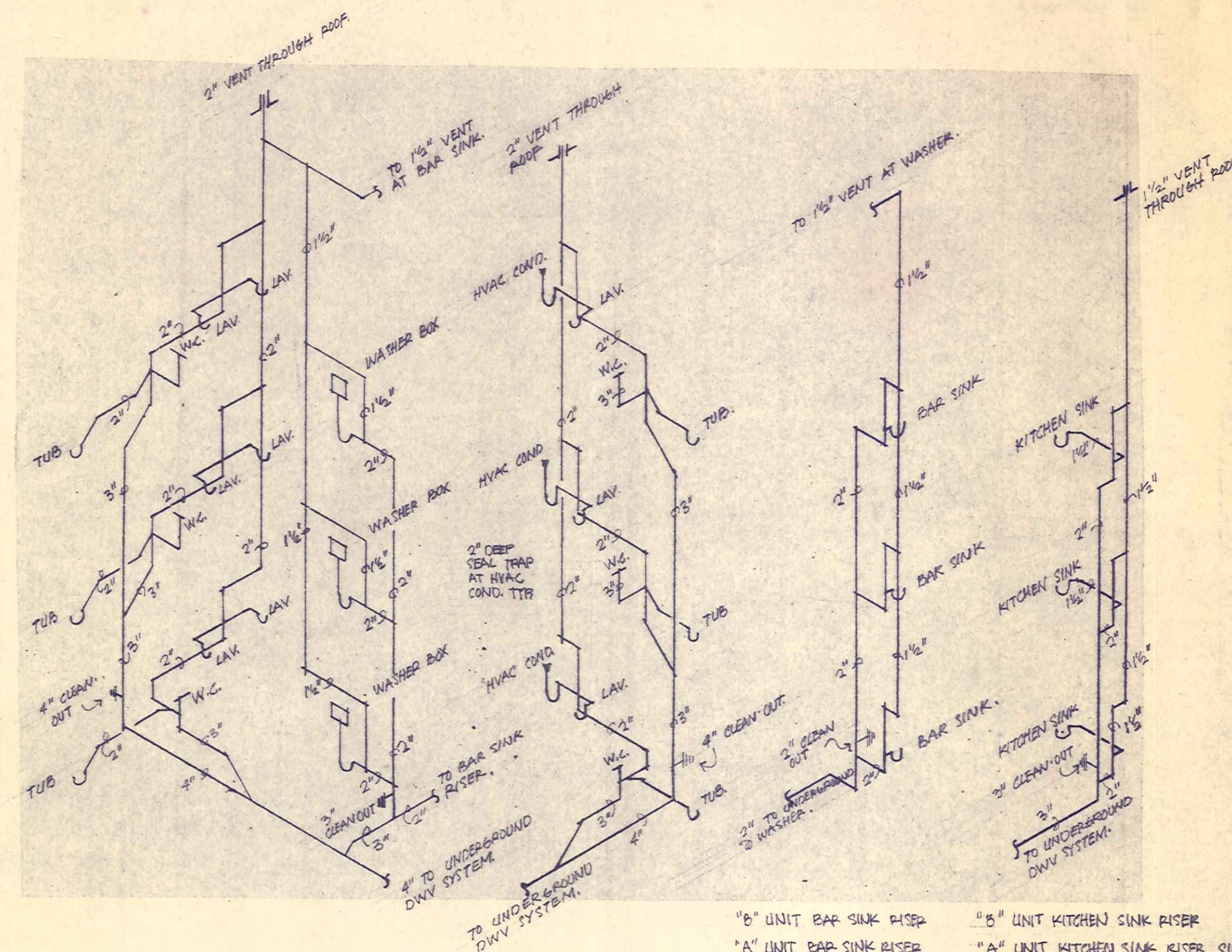


4 RAIL DETAIL @ STUCCO



"A" UNIT MASTER BATH RISER
"A" UNIT HALL BATH SIMILAR.

"A" UNIT HVAC & HWH
POP-OFF RISER



"B" UNIT MASTER BATH AND
WASHER BOX RISER.
"A" UNIT WASHER BOX RISER
SIMILAR.

"B" UNIT HALL BATH AND
HVAC COND. RISER.

"B" UNIT BAR SINK RISER
"A" UNIT BAR SINK RISER
SIMILAR.

"B" UNIT KITCHEN SINK RISER
"A" UNIT KITCHEN SINK RISER SIMILAR.



david
furman

architecture

Portside 2

