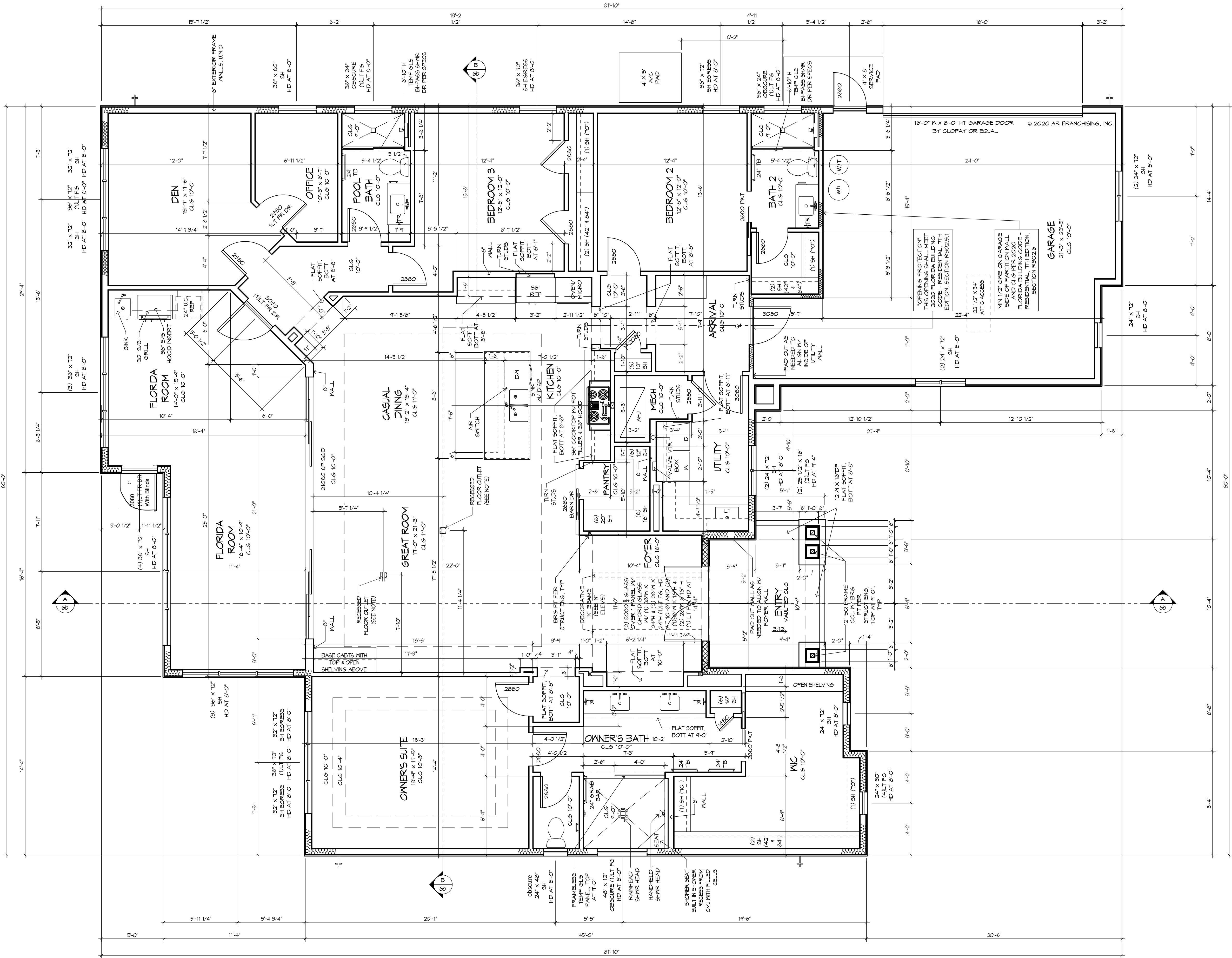




FLOOR PLAN
1/4" = 1'-0"

FLOOR OUTLET NOTE:
RECESSED FLOOR OUTLET (FULLY
CONCEAL BELOW FLOOR LEVEL)
#68-P IN COVER PLATE BY:
THOMAS & BETTS, INC. OR EQUAL

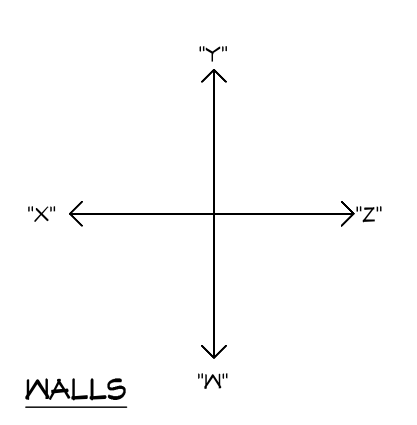
TOP PLATE HEIGHT SCHEDULE

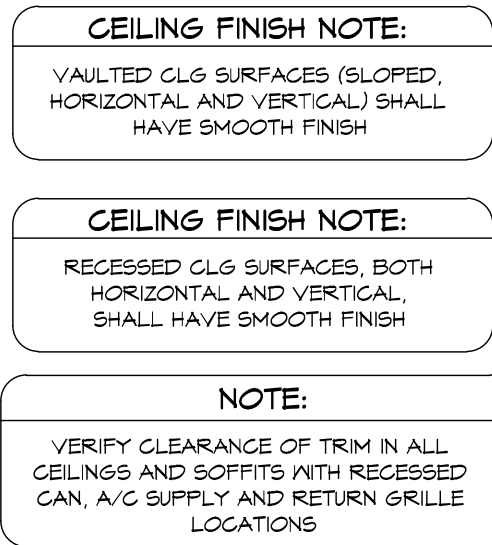
HEIGHTS FROM FIN. FLR. 0'-0"
10'-0"
16'-0"

GENERAL NOTES:
DIMENSIONS ARE FROM FACE OF
EXT. PLYWOOD TO EDGE OF STUD
MALL, UNLESS OTHERWISE NOTED.
VERIFY ALL WINDOW AND DOOR
ROUGH OPENINGS WITH
MANUFACTURER SPECS. SEE PLAN
FOR WINDOW HEADER HEIGHTS.
VERIFY DEPTH AND WIDTH OF SLAB
RECESS AT ALL DOORS TO
ACCOMMODATE PROPER ALIGNMENT
WITH THRESHOLDS AND DOOR
TRACKS WITH MANUFACTURER
REQUIREMENTS IN RELATION TO
FINISH FLOOR MATERIALS.
RECESSED CEILING SURFACES, BOTH
HORIZONTAL AND VERTICAL, SHALL
HAVE SMOOTH FINISH.
PROVIDE SOLID FILLED CONCRETE
BLOCK AT ALL SHOWER SEATS.
SEE SHEET 6 FOR SPECIFIC
ELEVATION DETAILS.
SEE SHEET 10 FOR OPTIONAL
OUTDOOR LIVING PACKAGE AND
DETAILS.

SQUARE FOOTAGES

Living	2998
Garage	565
Entry	105
Total	3668

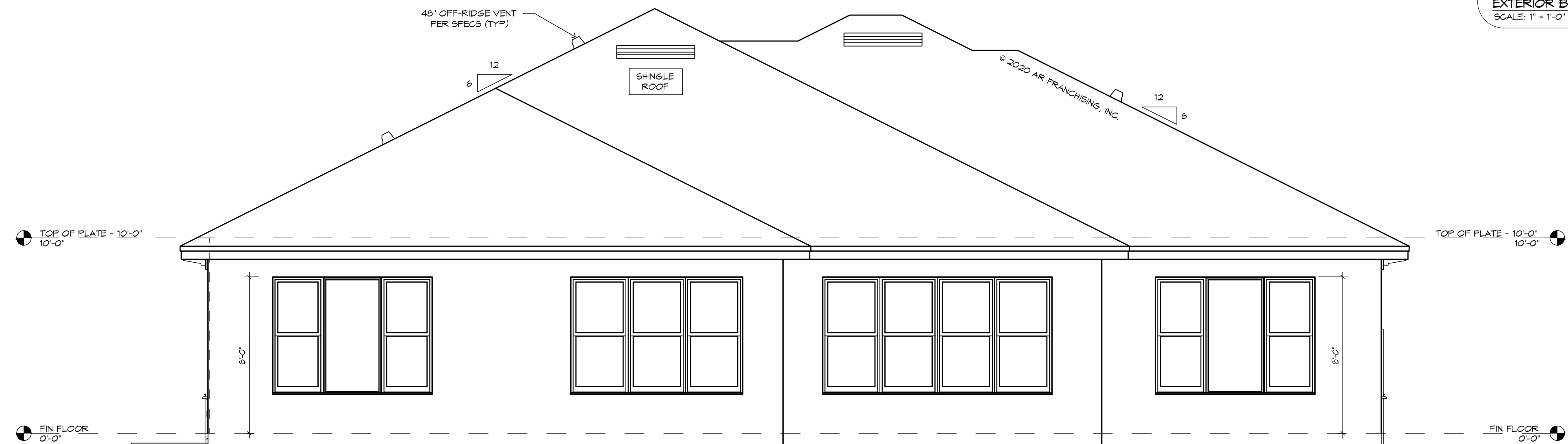
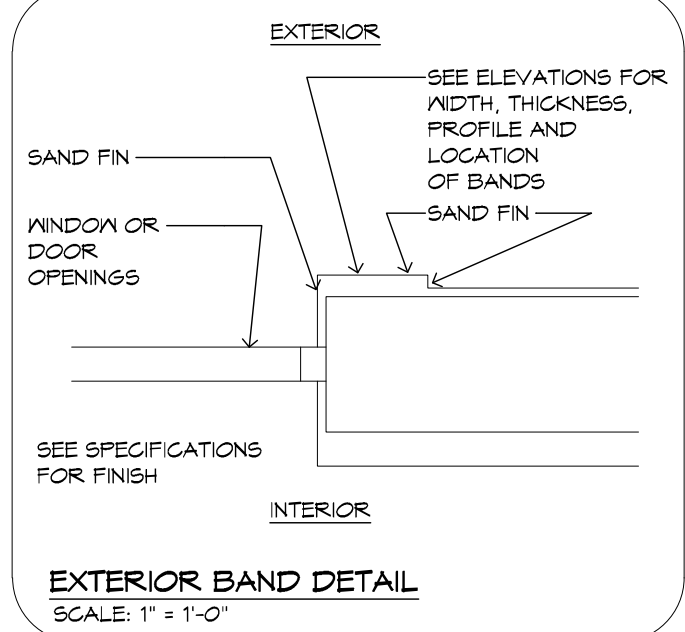




REFLECTED CEILING PLAN
1/4" = 1'-0"



NOTE: IT IS THE RESPONSIBILITY OF THE BUILDER TO COORDINATE THE INSTALLATION OF ALL WATER PROOFING METHODS NECESSARY TO PROVIDE A WATER TIGHT BUILDING ENVELOPE. REFER TO MFR INSTALLATION RECOMMENDATION FOR ALL SELECTED WATERPROOFING MATERIALS, FLASHING, SEALERS AND AD-MIX COMPONENTS



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



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

- USE EPS FILLER ON ALL BANDS 2" AND THICKER.
- FLAT SOFFIT AT PERIMETER OF HOUSE UNLESS NOTED OTHERWISE.
- VERIFY ALL WINDOW AND DOOR ROUGH OPENINGS W/MFR SPECS.
- LOCATE ALL PLUMBING STACKS BEYOND THE FRONT ELEV ROOF RIDGES, IF ALLOWABLE PER CODE.
- ROOF VENTS SHOWN FOR LOCATION PURPOSES ONLY.
- NUMBER OF ROOF VENTS TO BE DETERMINED BY BUILDER.
- WHERE EPS CORNICE OCCURS, PROVIDE 1/2" PNT GRADE PLYWOOD SOFFIT, UNO.

EPS SHALL BE 2 LB CU/FT W/APPROVED
CEMENTITIOUS FINISH

REFER TO DRAWINGS FOR FINISH TEXTURE

ARHOMES

PLAN DISCLAIMER

AS FRANCHISING, INC., THE DESIGNER, IS RESPONSIBLE FOR THE AESTHETIC DESIGN ONLY AS REPRESENTED IN THESE DRAWINGS (PLANS). NOT FOR ANY TECHNICAL INFORMATION INCLUDED OR OMITTED. THE BUILDER IS RESPONSIBLE FOR THE TECHNICAL ASPECTS OF THE PROJECT, INCLUDING BUT NOT LIMITED TO THE FOLLOWING: EGRESS, FIRE SAFETY, TECHNICAL CODES, FLOOD ZONE CRITERIA, HURRICANE CODES, PREENGINEERED BUILDINGS, TRAINING MEMBERS, FLASHING, AND MOISTURE PROTECTION. AS FRANCHISING, INC. IS NOT RESPONSIBLE FOR ANY REVISIONS MADE TO THESE DRAWINGS BY OTHER DESIGNERS OR DRAFTSMAN USED BY BUILDER OR OWNER. BY USE OF THESE DRAWINGS, THE OWNER, BUILDER, AND SUBCONTRACTORS ACKNOWLEDGE AND AGREE TO THE PLAN DISCLAIMER.

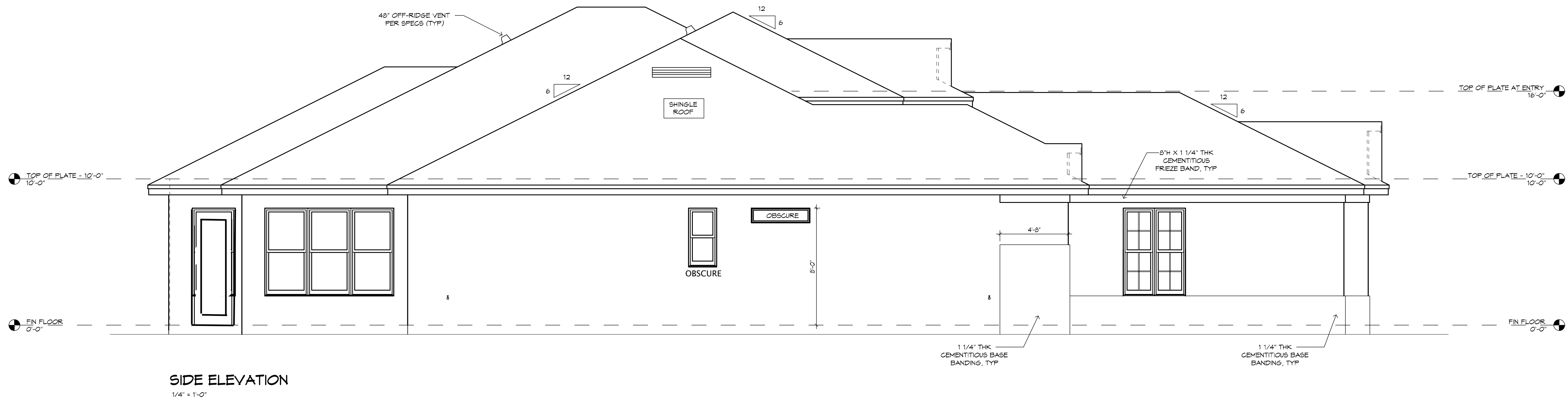
01/15/21 PM

03/13/22 BSG - A2

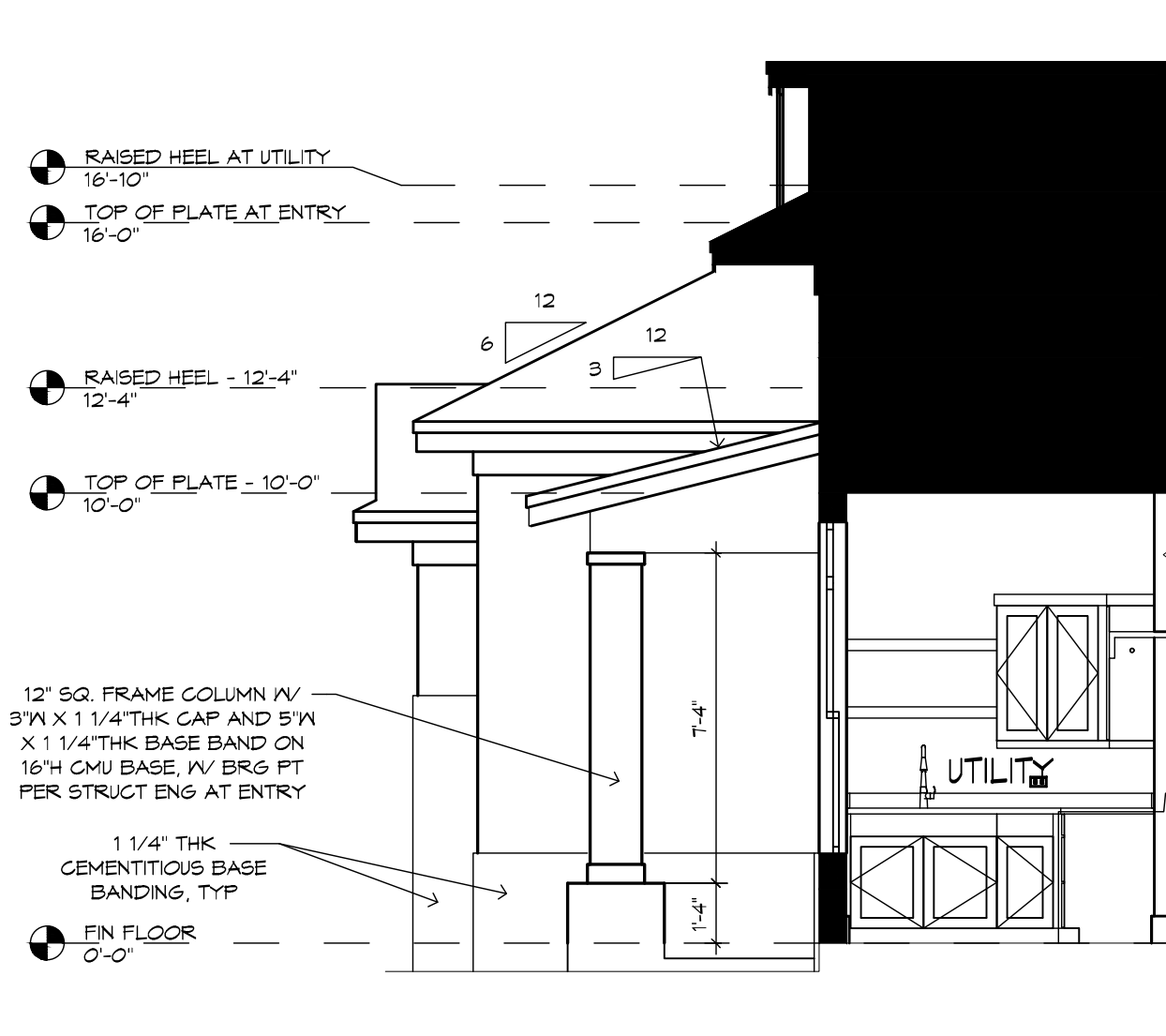
THE PASADENA 1748F - R
THE PARNELL RESIDENCE

PLAN 146-34-01-B* JOB # 86-2121 - A2 *WEST INDIES*	FRONT & REAR ELEVATIONS 24x36: 1/4"-1/2"=0" 12x18: 1/8"-1/2"=0"
BUILDER: BRYAN ZECHER HOMES, INC. LAKE CITY, FLORIDA AN INDEPENDENTLY OWNED AND OPERATED FRANCHISE	

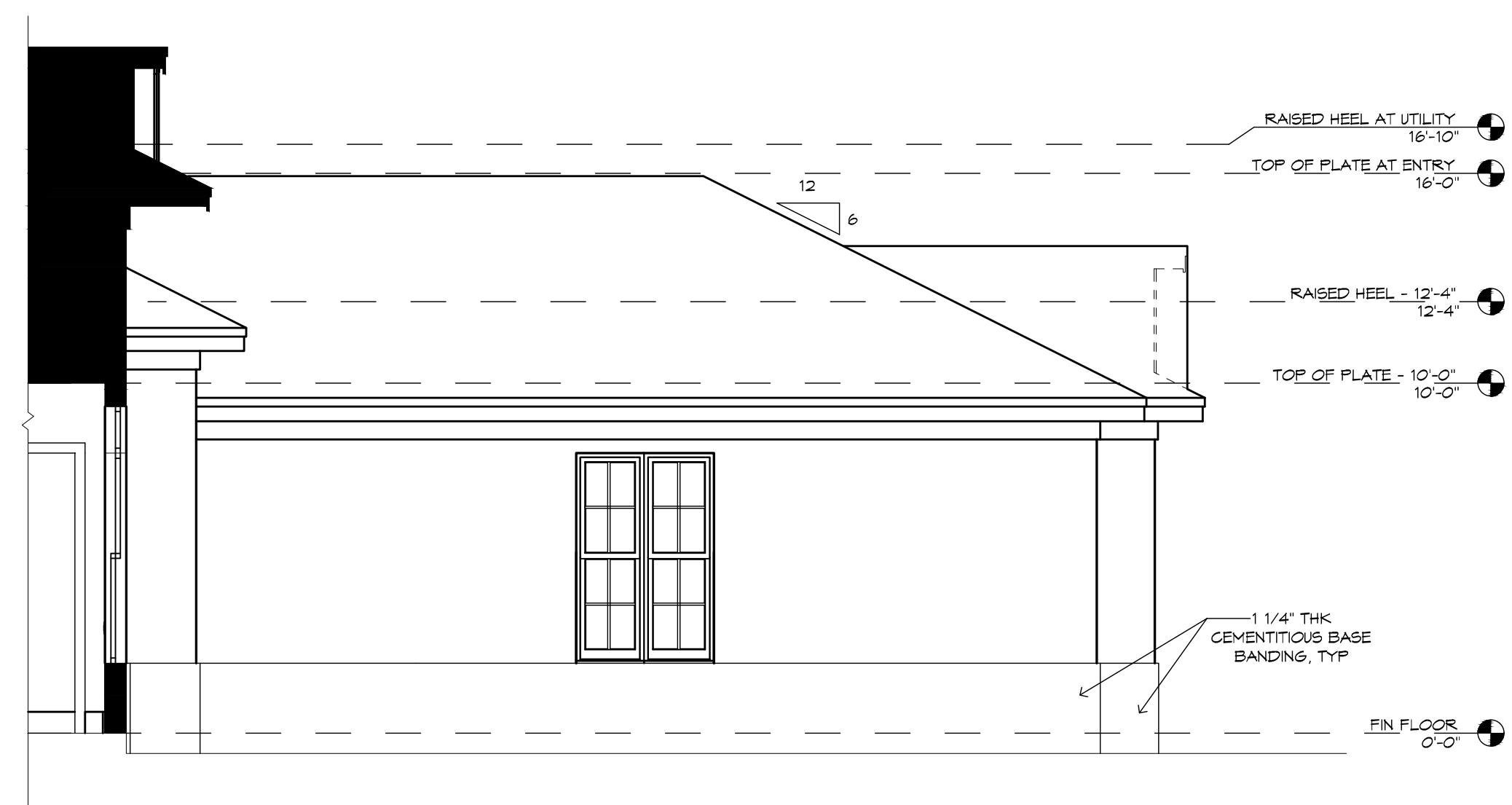
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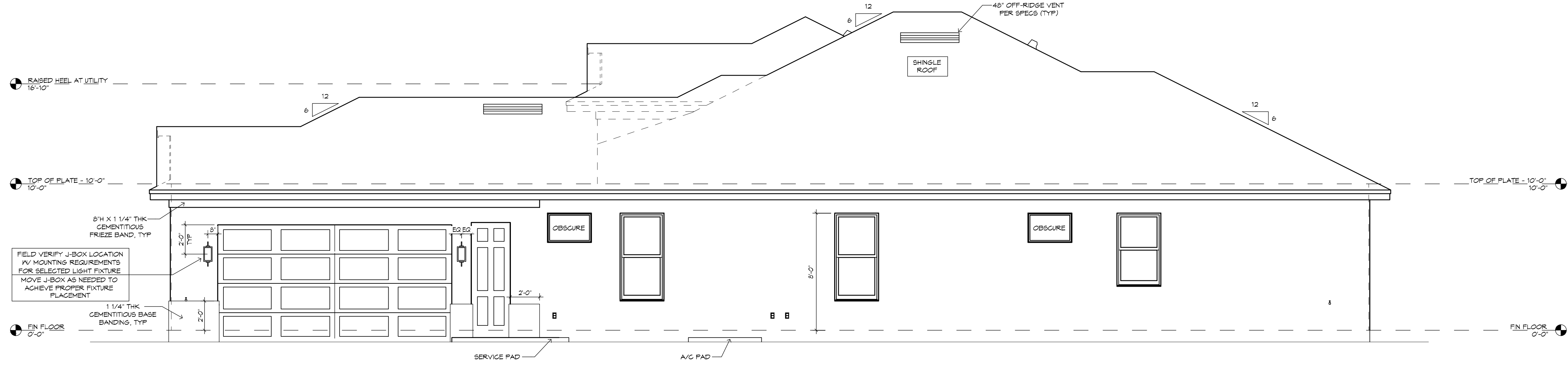
SIDE ELEVATION
1/4" = 1'-0"



PARTIAL ELEV AT ENTRY
1/4" = 1'-0"



PARTIAL ELEV AT GARAGE
1/4" = 1'-0"



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

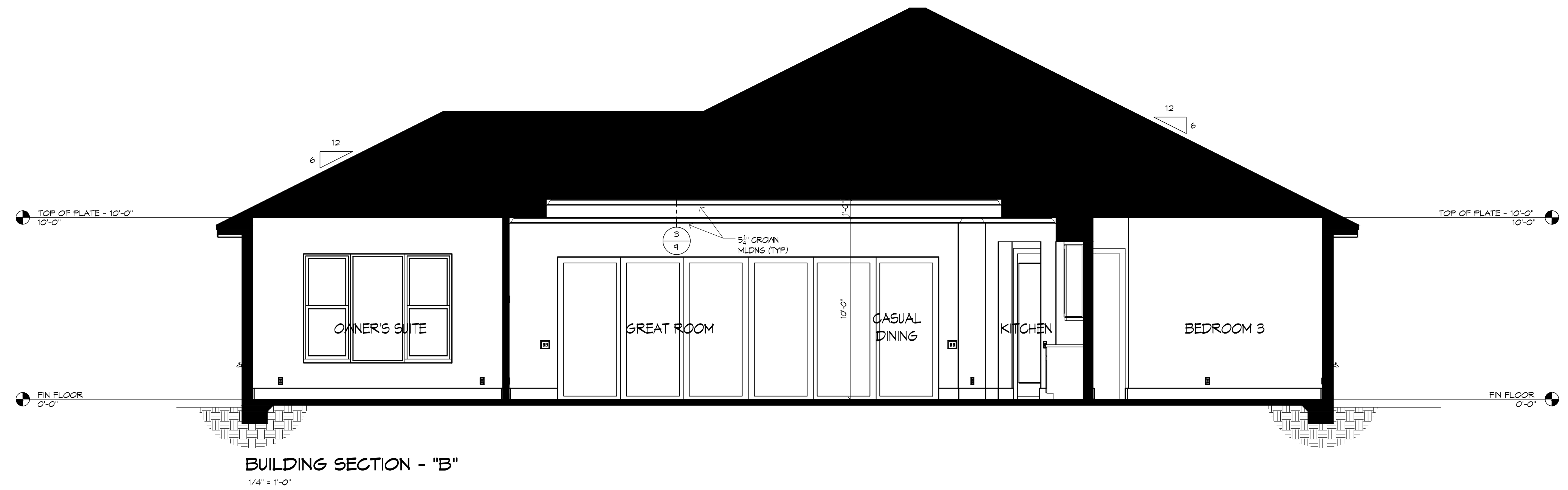
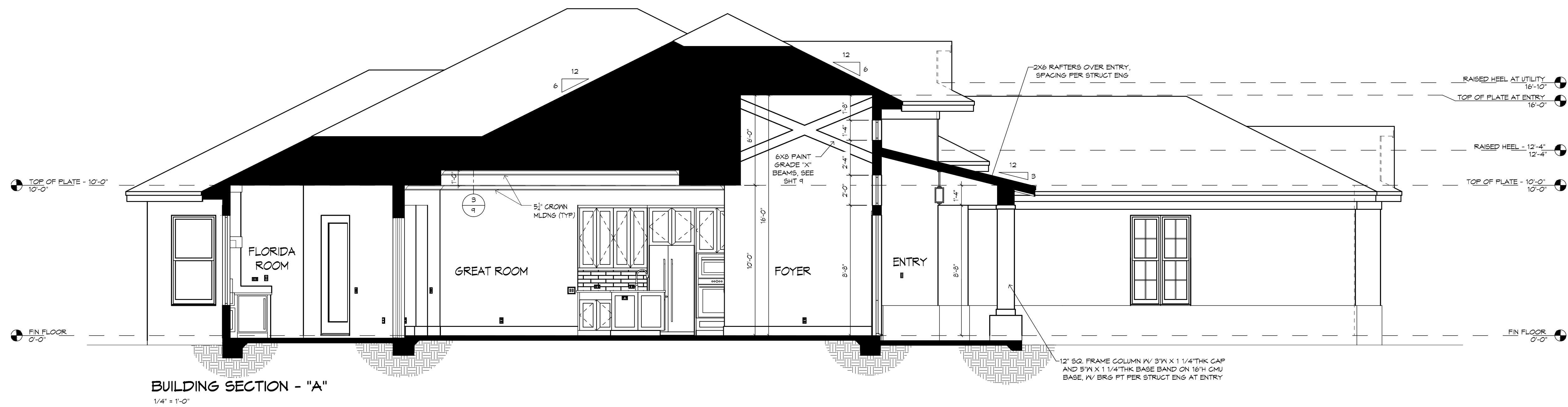
!! ATTENTION !!
NOTE: IT IS THE RESPONSIBILITY OF THE BUILDER TO COORDINATE THE INSTALLATION OF ALL WATER PROOFING METHODS NECESSARY TO PROVIDE A WATER TIGHT BUILDING ENVELOPE. REFER TO MFR INSTALLATION RECOMMENDATION FOR ALL SELECTED WATERPROOFING MATERIALS, FLASHING, SEALERS AND AD-MIX COMPONENTS.

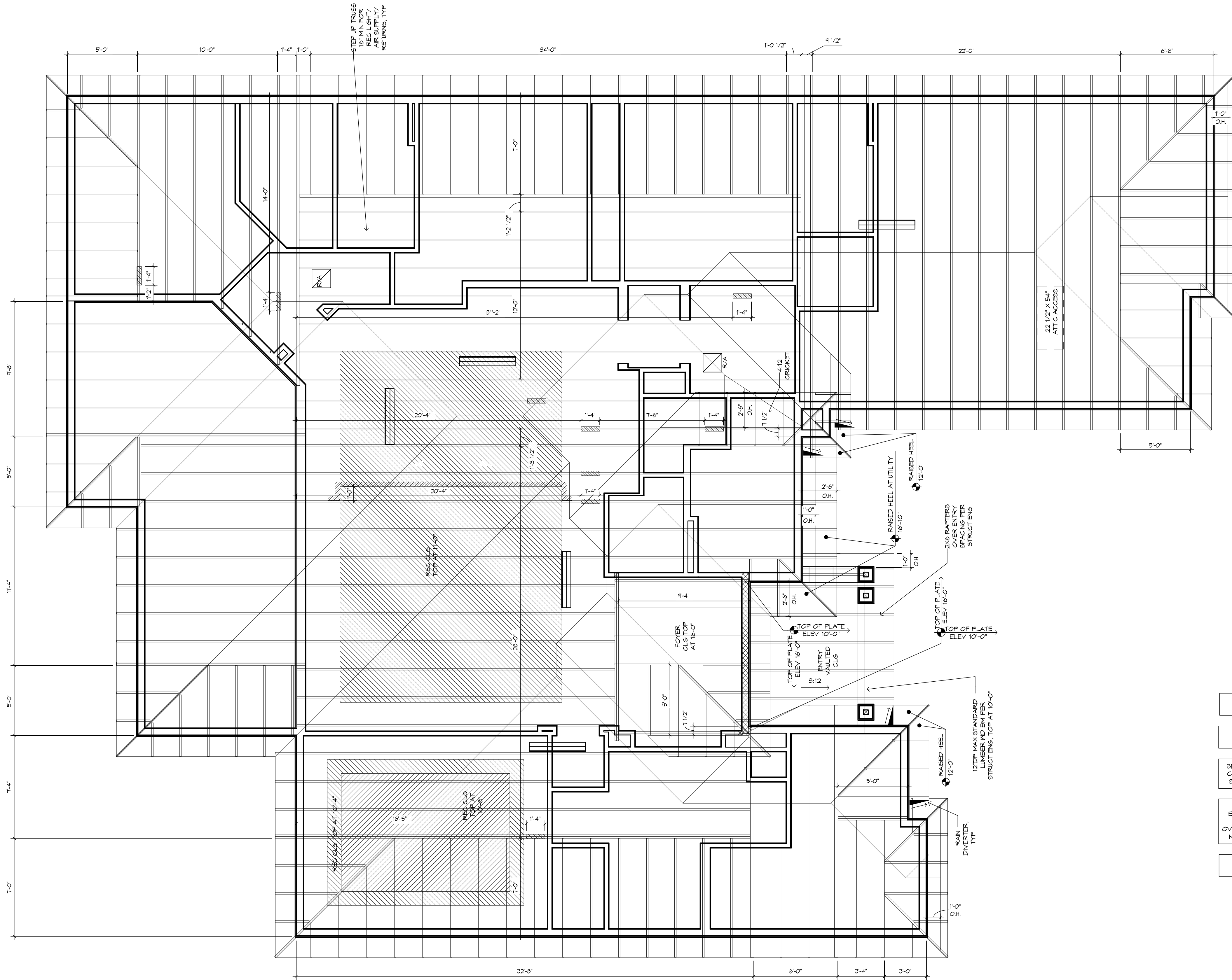
RHOMES

PLAN DISCLAIMER

AR FRANCHISING, INC. THE DESIGNER, IS RESPONSIBLE FOR THE ARCHITECTIC DESIGN ONLY AS REPRESENTED IN THESE DRAWINGS (PLANS), BUT NOT FOR ANY STRUCTURAL INFORMATION INCLUDED OR OMITTED. THE APPLICABLE BUILDING CODES, LOCAL ORDINANCES, AND ANY OTHER APPLICABLE REGULATIONS SHALL BE THE RESPONSIBILITY OF THE OWNER. THE DESIGNER SHALL NOT BE RESPONSIBLE FOR CONFORMING THESE PLANS AND CONSTRUCTING THE RESIDENCE TO ALL APPLICABLE BUILDING CODES, LOCAL ORDINANCES, AND ANY OTHER APPLICABLE REGULATIONS. THE DESIGNER SHALL NOT BE RESPONSIBLE FOR THE FOLLOWING: FIRE SAFETY TECHNIQUES, FLOOD ZONE CRITERIA, HURRICANE CODES, PRE-ENGINEERED FOUNDATIONS, FRAMING MEMBERS, FLASHING, AND MOISTURE PROTECTION. AS FRANCHISING, INC. IS NOT ENGINEERED FOR REVISIONS MADE TO THESE DRAWINGS BY OTHER DESIGNERS OR DRAFTSMAN USED BY BUILDER OR OWNER. BY USE OF THESE DRAWINGS, THE OWNER, BUILDER, AND SUBCONTRACTORS ACKNOWLEDGE AND AGREE TO THIS DISCLAIMER.

PLAN 1458-3M-0118"	24x36: 12x18:	1/4"=1'-0" 1/8"=1'-0"
JOB # 88-2121-A2	BUILDER: BRYAN ZECHER HOMES, INC.	LAKE CITY, FLORIDA
"WEST INDIES"	AN INDEPENDENTLY OWNED AND OPERATED FRANCHISE	





TRUSS AND ROOF PLAN
1/4" = 1'-0"

MECHANICAL DISCLAIMER

ANY DUCT ROUTING AND HVAC EQUIPMENT SHOWN ON THESE DRAWINGS ARE DIAGRAMMATIC ONLY. THE BUILDER IS SOLELY RESPONSIBLE FOR COORDINATING ALL ASPECTS OF MECHANICAL INSTALLATION WITH ALL TRADES. THE BUILDER SHALL COORDINATE BETWEEN THE FIRE ENGINEERED TRUSS MFR AND/OR FRAMING REQUIREMENTS WITH THE MECHANICAL CONTRACTOR TO ENSURE ADEQUATE SPACE FOR DUCT ROUTING AND EQUIPMENT PLACEMENT AND SUPPORT. HVAC INSTALLATION SHALL BE INSTALLED ACCORDING TO ALL CURRENT STATE AND LOCAL MECHANICAL CODES.

!! ATTENTION !!

NOTE: IT IS THE RESPONSIBILITY OF THE BUILDER TO COORDINATE THE INSTALLATION OF ALL WATER PROOFING METHODS NECESSARY TO PROVIDE A WATER TIGHT BUILDING ENVELOPE. REFER TO MFR INSTALLATION RECOMMENDATION FOR ALL SELECTED WATERPROOFING MATERIALS, FLASHING, SEALERS AND AD-MIX COMPONENTS

TOP PLATE HEIGHT SCHEDULE

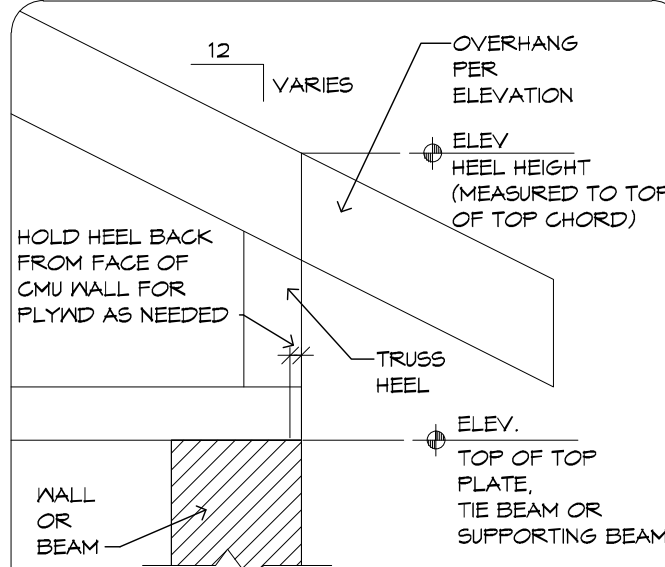
HEIGHTS FROM FIN. FLR. 0'-0"

10'-0"

16'-0"

FRAMING PLAN DISCLAIMER

THE FRAMING PLANS REPRESENTED IN THESE DRAWINGS ARE INTENDED TO ESTABLISH PROPOSED FRAMING MEMBER LOCATIONS, FRAMING MEMBER DEPTH, POTENTIAL BEARING LOCATIONS AND ELEVATIONS, AND IS IN NO WAY INTENDED TO BE INTERPRETED AS STRUCTURAL ENGINEERED DRAWINGS. THE CONTRACTOR (BUILDER) SHALL ENSURE THAT THE STRUCTURE CONFORMS TO THOSE STANDARDS IN ALL RESPECTS INCLUDING STRENGTH, STRESSES, STRAINS, LOADS, CONNECTIONS, AND STABILITY. REFER TO PLAN DISCLAIMER LOCATED ON THIS SHEET FOR ADDITIONAL STIPULATIONS AND REQUIREMENTS.



TYP RAISED HEEL DETAIL
1" = 1'-0"

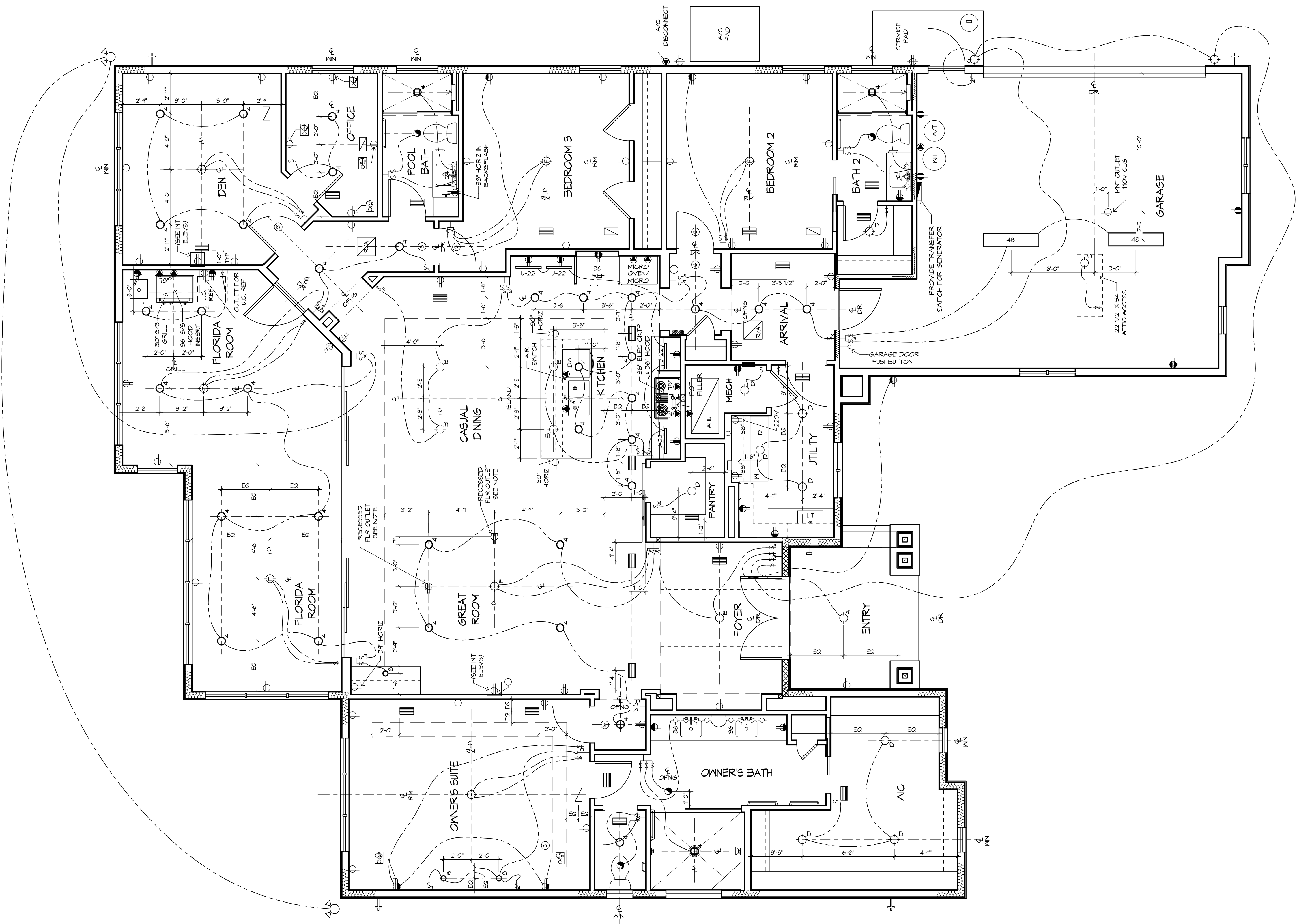
SHINGLE ROOF

ALL OVERHANGS TO BE 1'-6" UNO

SEE SHEETS S & S 1 FOR CLG HEIGHTS, REC CLG SIZES AND LOCATIONS

PROVIDE SOLID BLOCKING BELOW ALL KNEEWALLS AND OVERFRAMING PER TRUSS MFR AND STRUCT ENG

ROOF PITCH 6:12 UNO



ELECTRICAL PLAN
1/4" = 1'-0"

MECHANICAL DISCLAIMER

ANY DUCT ROUTING AND HVAC EQUIPMENT SHOWN ON THESE DRAWINGS ARE DIAGRAMMATIC ONLY. THE BUILDER IS SOLELY RESPONSIBLE FOR COORDINATING ALL ASPECTS OF MECHANICAL INSTALLATION WITH ALL TRADES. THE BUILDER SHALL COORDINATE BETWEEN THE PRE-ENGINEERED TRUSS MFR AND/OR FRAMING REQUIREMENTS WITH THE MECHANICAL CONTRACTOR TO ENSURE ADEQUATE SPACE FOR DUCT ROUTING AND EQUIPMENT PLACEMENT AND SUPPORT. HVAC INSTALLATION SHALL BE INSTALLED ACCORDING TO ALL CURRENT STATE AND LOCAL MECHANICAL CODES.

KITCHEN
MOUNTING HTS
FOR OUTLET
AND SW

EDGE OF
OUTLET AND
CAB FACE TO
ALIGN

3'-3"

BATH
MOUNTING HTS
FOR OUTLET
AND SW

MEDICINE CAB
SEE SHEET 8
FOR MOUNTING
DETAILS

CL OF
MC

9'-1"

LCD
DISPLAY
ALIGNED W/
EDGE OF SW

4 1/2"
ROUGH

1'-4"

* SWITCHES
DOOR JAMB
OR WALL
CORNER

DUPLEX
OUTLET

5'-0"

THE ITEMS BELOW ARE SHOWN FOR LOCATION PURPOSES ONLY. PLEASE REFER TO LOCAL SPECS TO DETERMINE WHETHER OR NOT THE FOLLOWING ITEMS ARE INCLUDED:

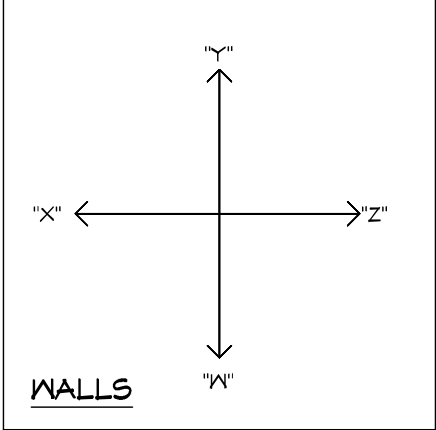
- LIGHTING OR ELECTRONICS (LCD DISPLAY OR LIGHTING AUTOMATION PUSH BUTTON CONTROLLER)
- VOLUME CONTROL KNOB

* USE MAX OF 6 GANG BOXES FOR GANG BOXES OF 3 OR MORE THAT ARE LOCATED ON BLOCK WALL. CHIP OUT THE BLOCK TO ACCOMMODATE DEEPER BOX.

NOTE: ALL DIMENSIONS ARE FOR ROUGH FRAMING

ELECTRICAL DETAILS
SCALE: 1/2"=1'-0" UPDATED 10/14/16

!! NOTE !!
UNDER CABINET LIGHTING & SWITCHES SHOWN FOR LOCATION PURPOSES ONLY. PLEASE REFER TO BUILDING COMPANY STANDARDS.



FLOOR OUTLET NOTE:
RECESSED FLOOR OUTLET (FULLY CONCEALED BELOW FLOOR LEVEL)
#68-P W/COVER PLATE BY: THOMAS & BETTS, INC. OR EQUAL

WATER HEATER NOTE:
INSTALL WATER HEATER PER MANUFACTURERS INSTALLATION INSTRUCTIONS AND CURRENT APPLICABLE CODES

LOW VOLTAGE NOTE:
BUILDING COMPANY TO COORDINATE ALL TV AND CABLE OUTLETS W/LOW VOLTAGE CONTRACTOR

LED LIGHTING NOTE:
ALL LED LIGHTING, INCLUDING RECESSED CAN BULBS, LED TAPE LIGHT, UNDER CABINET LIGHTING AND ACCENT LIGHTING SHALL BE 3000K.

NOTE:
VERIFY CLEARANCE OF TRIM IN ALL CEILINGS AND SOFFITS WITH RECESSED CAN, A/C SUPPLY AND RETURN GRILLE LOCATIONS

- ELECTRICAL LEGEND**
- DUPLEX OUTLET (110V AT 12" OR AS NTD)
 - DUPLEX OUTLET (110V AT 36") *
 - DUPLEX OUTLET (110V AT 48") *
 - DUPLEX OUTLET (110V AT 48") *
 - SPLIT DPLX OUTLET (110V AT 12") TOP IS HOT
 - WEATHERPROOF DPLX OUTLET (110V AT 12")
 - WEATHERPROOF DPLX OUTLET (110V AT 12") TOP PLUS IS HOT
 - 220V OUTLET
 - RECESS FLOOR OUTLET
 - SPECIAL PURPOSE CONN
 - STRUCTURED WIRE COMBO OUTLET
 - USB PORT FOR OUTLETS (110V AT 12" OR AS NTD)
 - SW SEE ELEC DTL
 - 3-WAY SW SEE ELEC DTL
 - 4-WAY SW SEE ELEC DTL
 - 1-GANG COMBINATION FAN / LIGHT SWITCH
 - OCCUPANCY/MOTION DETECTOR SWITCH
 - PUSH-BUTTON FOR GARAGE DOOR AT 60"
 - DIMMER SW AT 36"
 - PUSH-BUTTON DOORBELL
 - CLG MNT LST FIXTURE
 - CLG MNT PREWIRE - FIXTURE BY OWNER
 - SURFACE MNT FIXTURE
 - T SURFACE MNT 3000K, 1000 LUMEN, LED FIXTURE
 - MALL MNT FIXTURE
 - 6" ROUND RECESS 3000K LED RETROFIT TRIM W/OPEN BAFFLE
 - 4" MINI ROUND RECESS 3000K LED RETROFIT TRIM W/OPEN BAFFLE
 - 4" MINI ROUND RECESS 3000K LED EYEBALL TRIM
 - 6" ROUND SLOPE CLG RECESS WITH 3000K LED BULB (INTERIOR SLOPED CLG)
 - 2 1/2" MINI ROUND LED 3000K
 - CLG FAN/LIGHT PREWIRE AND SWITCHES
 - SMOKE DETECTOR OR COMBO SMOKE & CARBON MONOXIDE DETECTOR, PER CODE
 - 4"-4" UNDER CENT LED 4"
 - 4"-14" UNDER CENT LED 14"
 - 4"-22" UNDER CENT LED 22"
 - 4"-30" UNDER CENT LED 30"
 - 48" CLG MNT 3000K, LED FIXTURE
 - 24" VANITY LIGHTING (SEE SPECS)
 - 36" VANITY LIGHTING (SEE SPECS)
 - EXHAUST FAN / LIGHT FIXTURE COMBO
 - EXHAUST FAN
 - SOFFIT MNT FLOOD LIGHT
 - CLG MNT SPEAKER
 - CHIMES
 - ELEC PANEL
 - STRUCTURED WIRING PANEL
 - CLG RETURN AIR
 - A/C REGISTER
 - THERMOSTAT
 - SECURITY PAD

* NOTE: ALL OUTLETS ABOVE COUNTERS SHALL BE MOUNTED HORIZONTALLY.
* NOTE: ALL 120V, 15 AND 20 AMP OUTLETS TO BE TAMPER-RESISTANT IN AREAS SPECIFIED BY NEC 2014 406.12.
* NOTE: ALL EXTERIOR OUTLETS, OUTLETS IN GARAGE, WALL OUTLETS IN KITCHENS AND BATHROOMS AND ALL OUTLETS WITHIN 6'-0" OF A WATER SOURCE SHALL BE GFI. ALL NON-GFI OR 220V OUTLETS ARE PROTECTED BY AN ARC-FAULT CIRCUIT INTERRUPTER. ALL HEIGHTS TO CENTERLINE AFF.
* NOTE: LIGHTS, FANS, SMOKE DETECTORS, A/C SUPPLIES AND RETURN AIRS TO BE PLACED ON CENTERLINES OF DOORS, KNOBS AND HALLWAYS, TYP. UNLESS NOTED OTHERWISE.
* NOTE: COMBINATION SMOKE & CARBON MONOXIDE DETECTORS SHALL BE INSTALLED PER NFPA72 CHAPTER 24 AND FBC-14, 7TH EDITION, SECTION R314.4.3.15.
* NOTE: COORDINATE LOCATION OF ALL REG ELECTRICAL, CABLE, AUDIO/VIDEO & DATA RECEPTACLES W/ MOUNTING HARDWARE & MFR INSTALLATION REQ FOR ALL FLAT PANEL DISPLAYS.

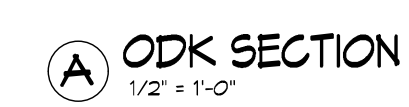
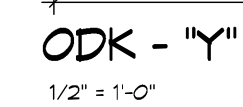
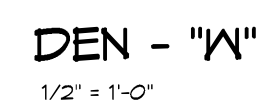


CABINET ELEVATIONS AND LIGHTING ARE GRAPHIC REPRESENTATIONS ONLY. REFERENCE SHOULD BE MADE TO THE ELECTRICAL SHEET, CABINET MFR DRAWINGS AND SPECS FOR FURTHER INFORMATION.

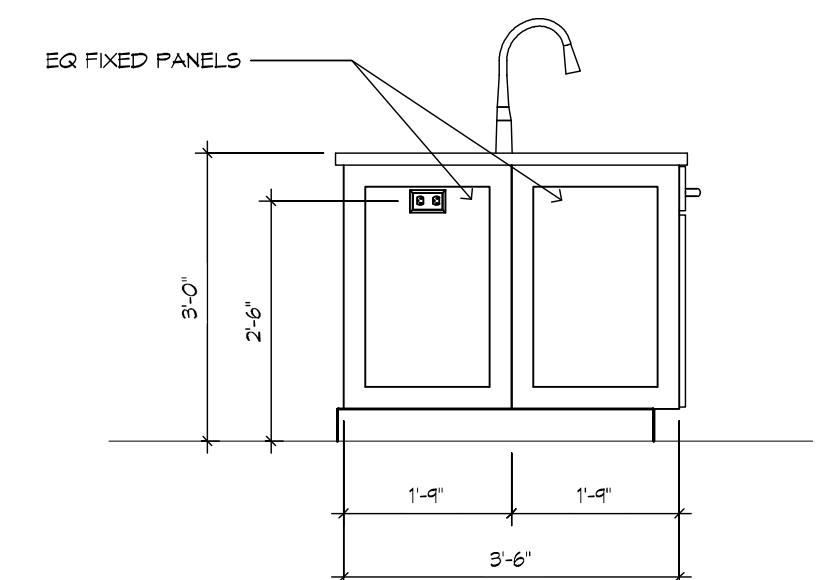
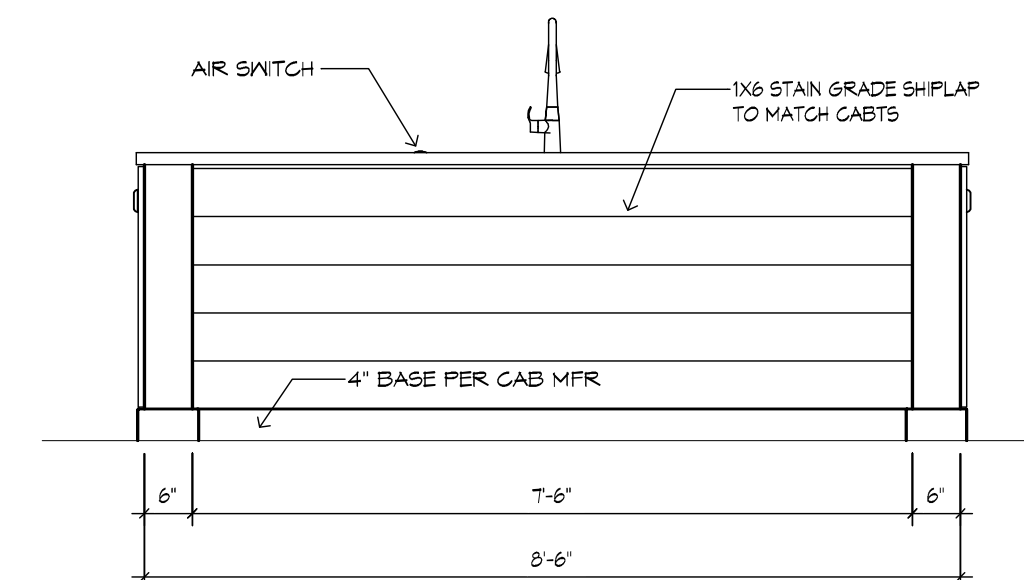
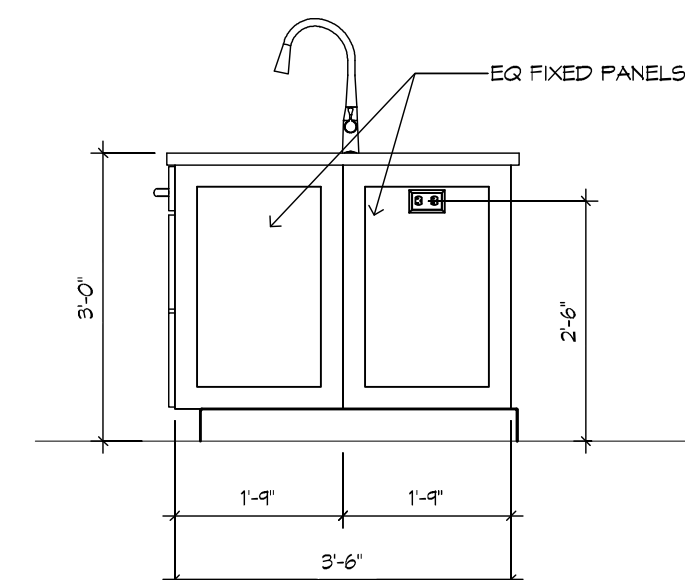
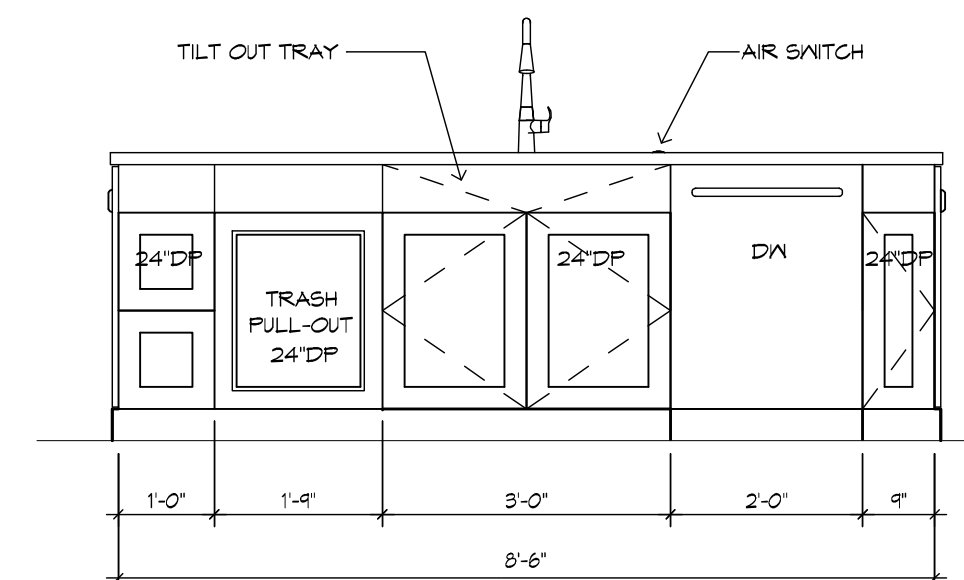
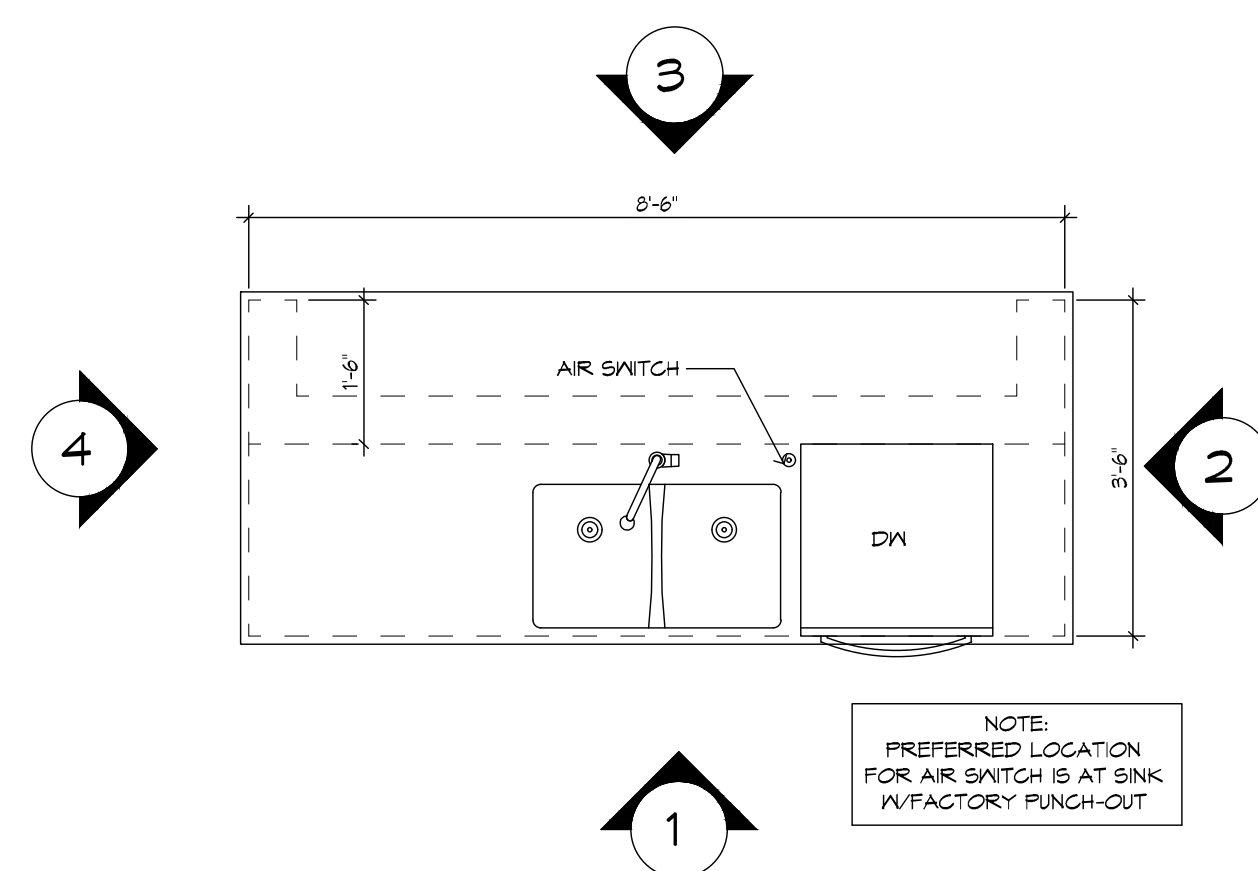
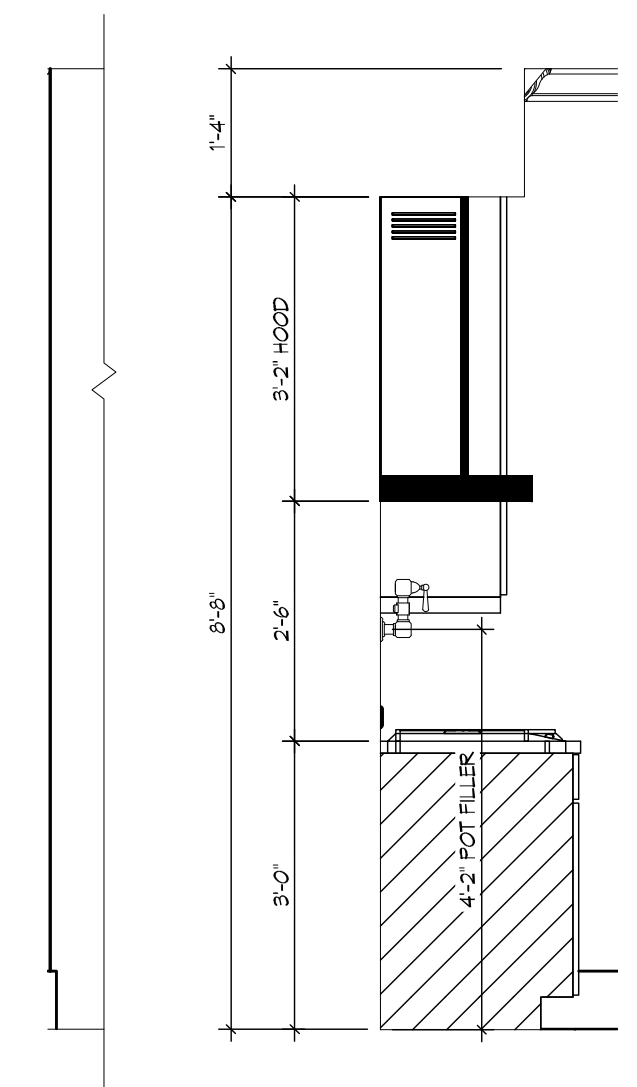
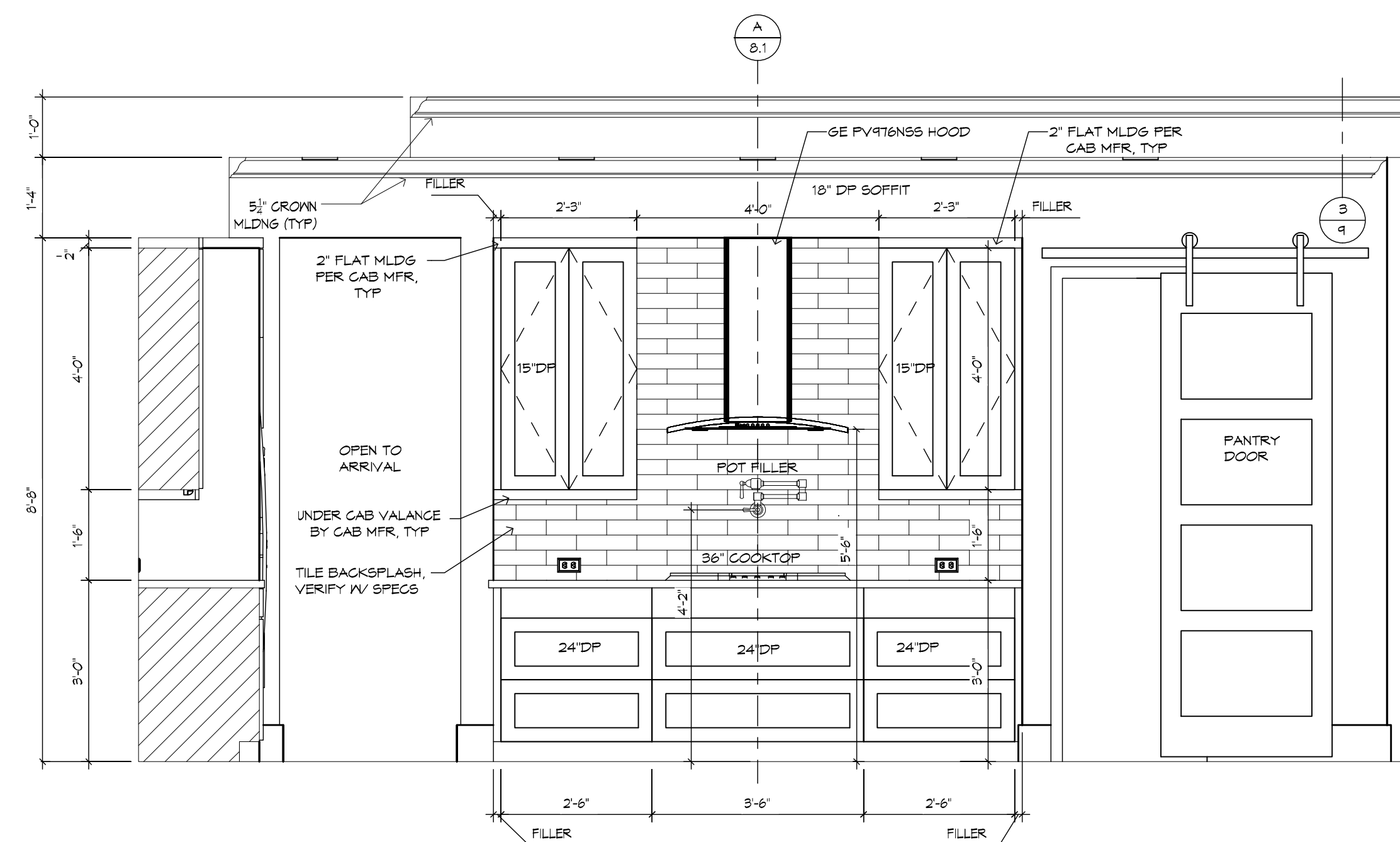
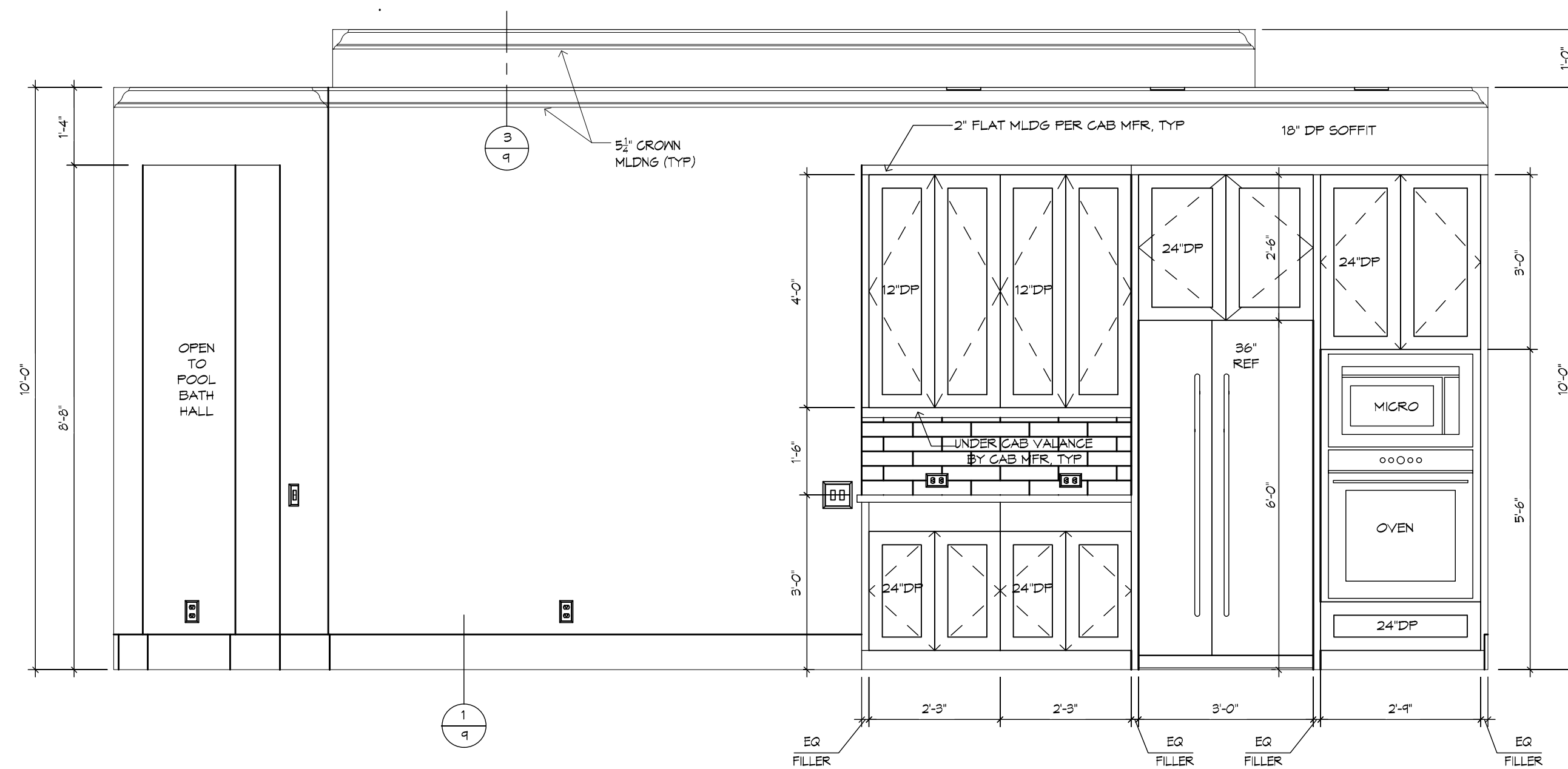
REFER TO CABINET SHOP DRAWINGS FOR CABINET & VANITY TOP DIMENSIONS.

THE TOE KICK IS 4".

PLUMBING, TILE, BASE MLDS, DOOR CASING & DECORATIVE LIGHTING & DECORATIVE MIRRORS ARE ILLUSTRATED FOR LOCATION PURPOSES ONLY. PLEASE REFER TO COMMUNITY STANDARDS FOR SIZES & SPECS.



NON COMBUSTIBLE FRAMING
FOR ODK PER MFR SPECS



GENERAL NOTES:

CABINET ELEVATIONS AND LIGHTING ARE GRAPHIC REPRESENTATIONS ONLY. REFERENCE SHOULD BE MADE TO THE ELECTRICAL SHEET, CABINET MFR DRAWINGS AND SPECS FOR FURTHER INFORMATION.

REFER TO CABINET SHOP DRAWINGS FOR CABINET &
VANITY TOP DIMENSIONS.

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DECORATIVE LIGHTING & DECORATIVE MIRRORS ARE
ILLUSTRATED FOR LOCATION PURPOSES ONLY.
PLEASE REFER TO COMMUNITY STANDARDS FOR
SIZES & SPECS.

PLANET DISCCLAIMER

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THE PASADENA 1748F - R

THE PARNELL RESIDENCE

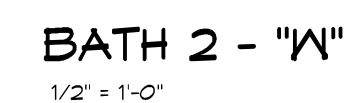
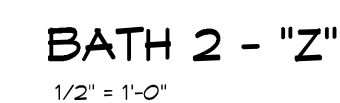
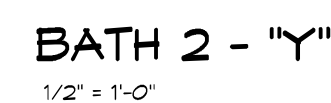
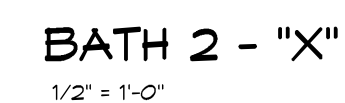
BUILDER: BRYAN ZECHER HOMES, INC.
LAKE CITY, FLORIDA
AN INDEPENDENTLY OWNED AND OPERATED FRANCHISE

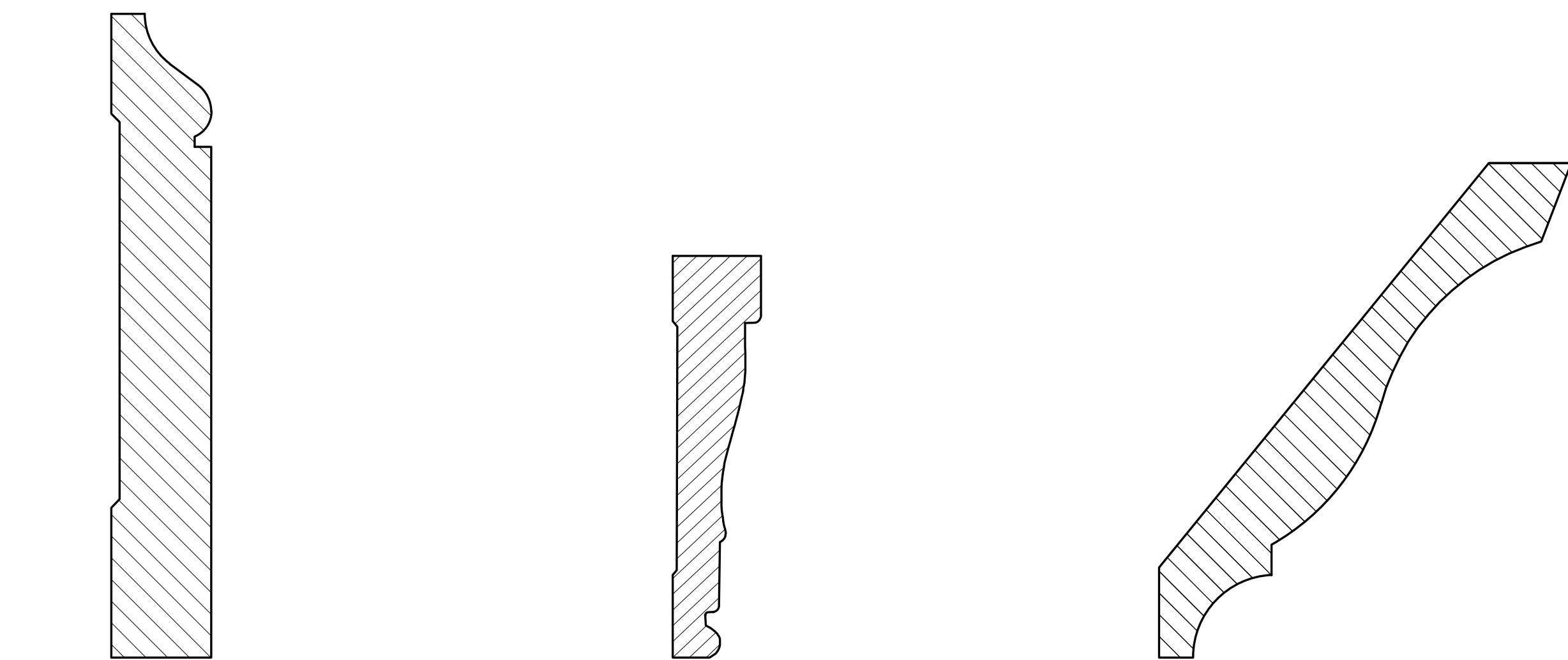
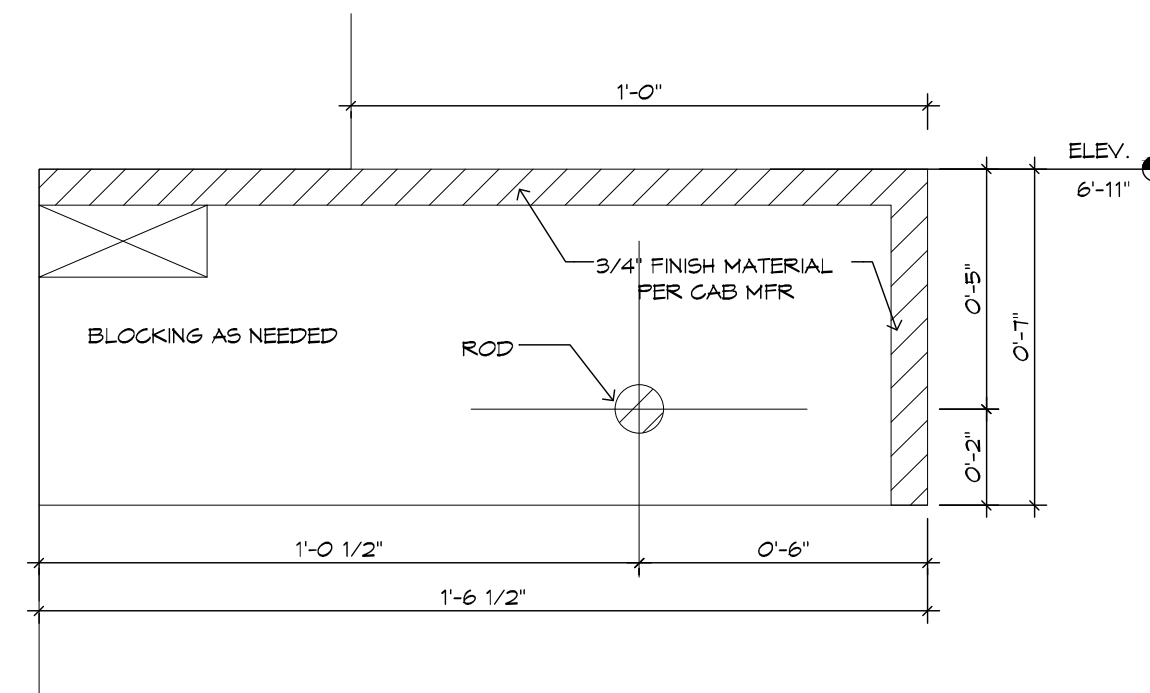
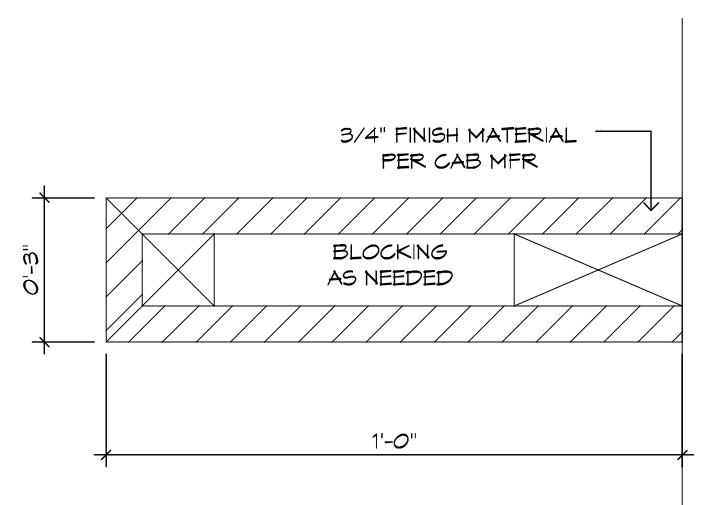
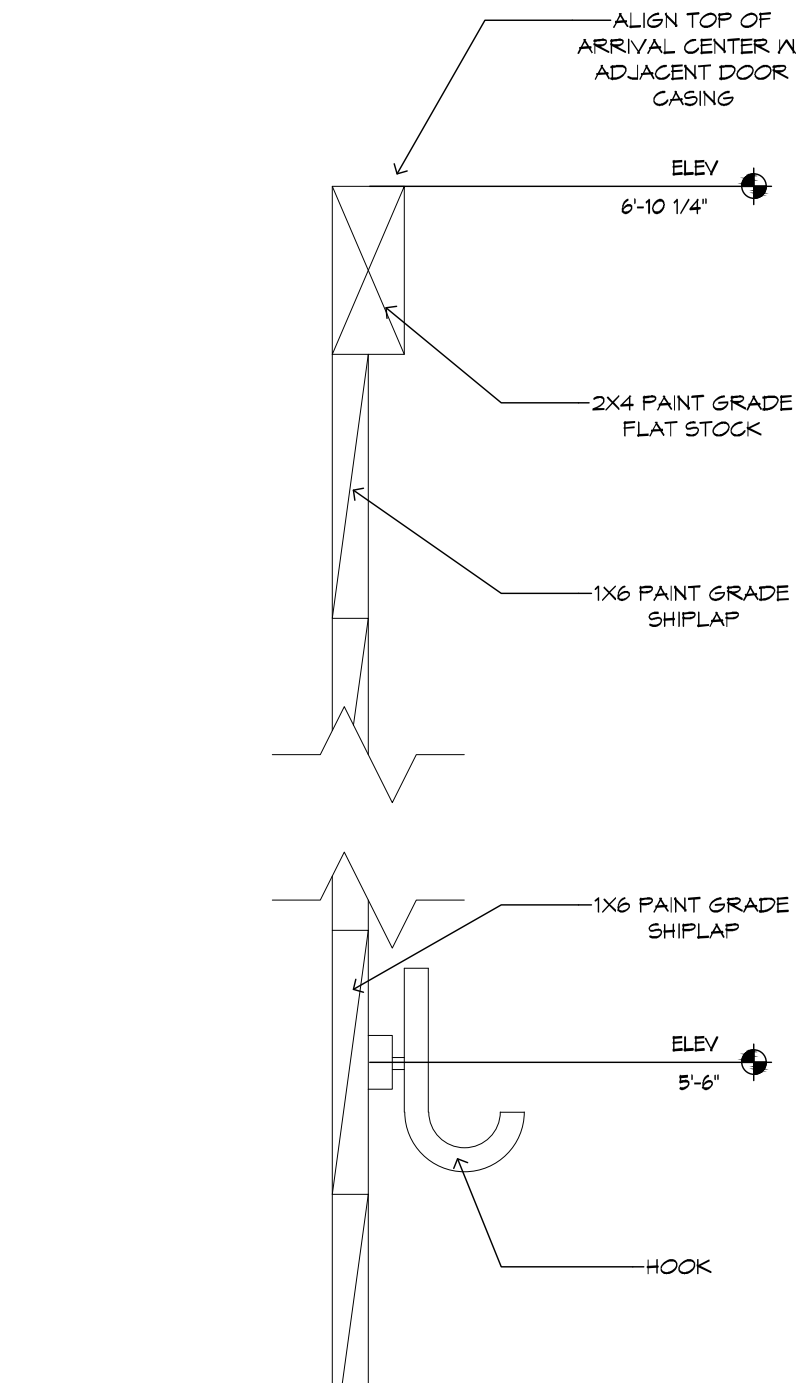
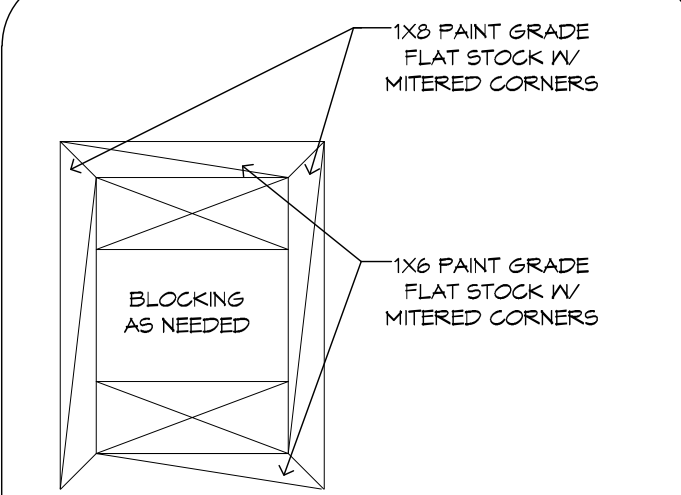
KITCHEN
PLAN 1748F-3M-O1-B*
JOB # 88-2121 - A2

8.1



8.2



[illegible]