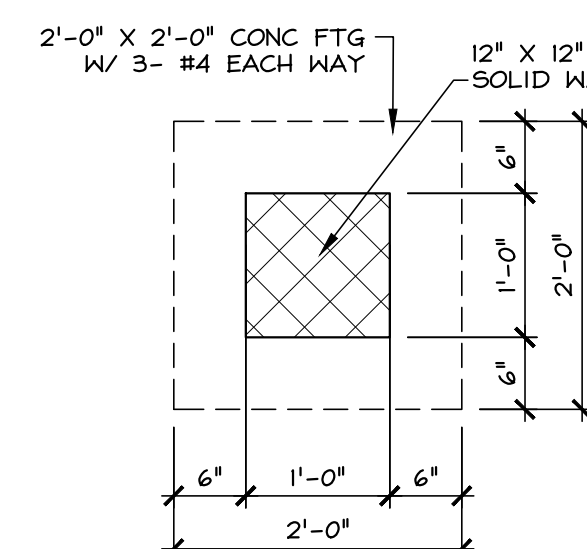
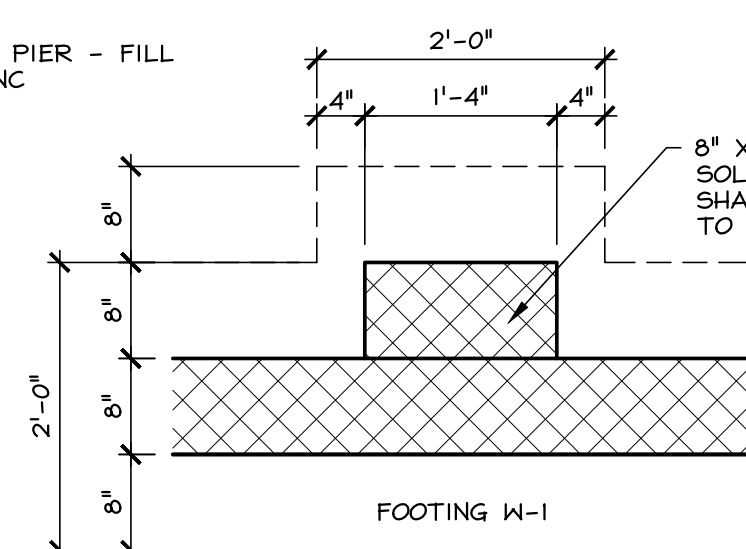


FOUNDATION PLAN

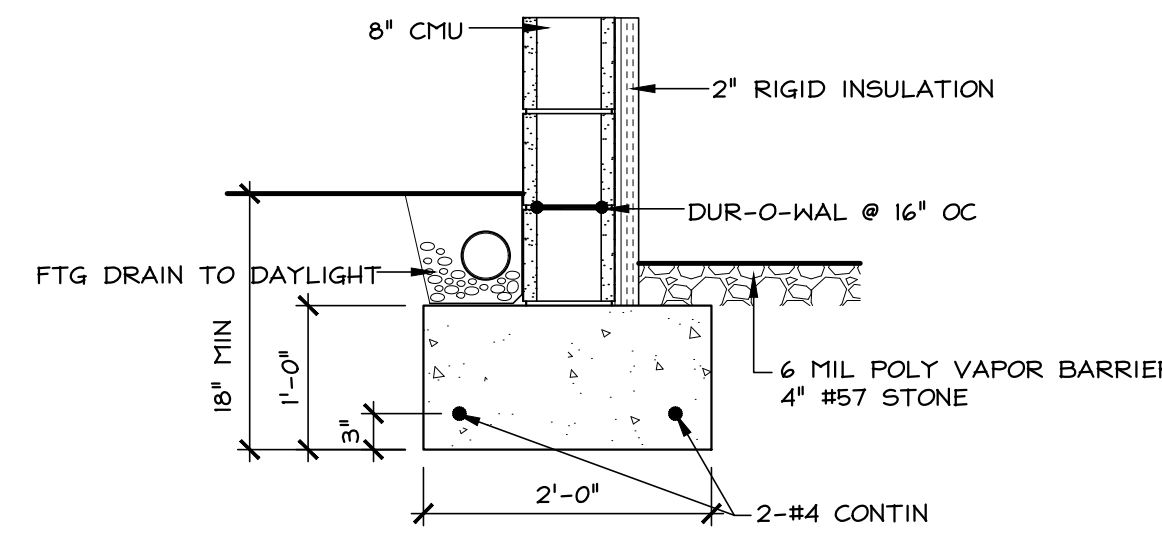
SCALE: 1/4" = 1'-0"



PIER P - 1
SCALE: 3/4" = 1'-0"



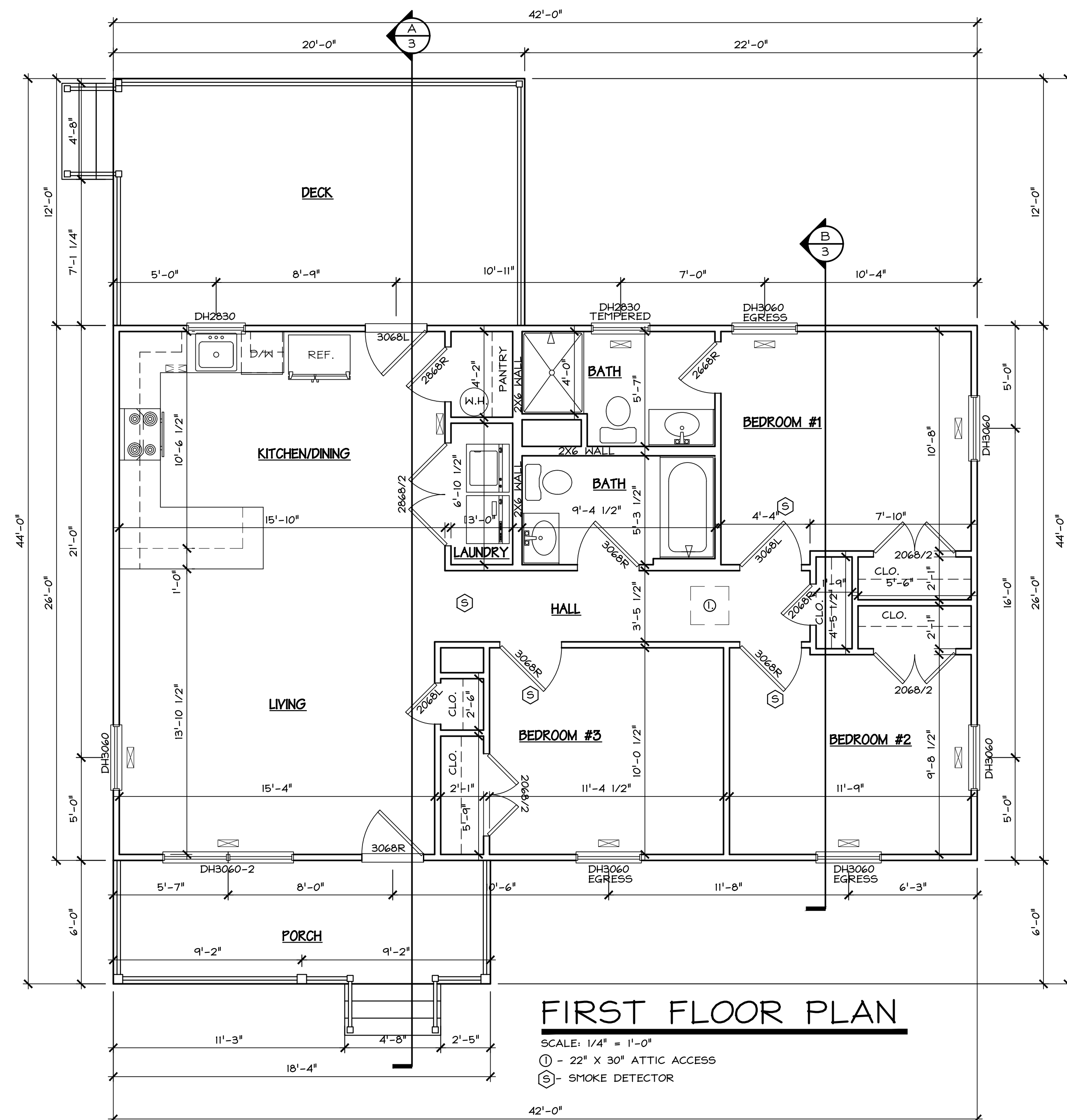
PIER P - 2
SCALE: 3/4" = 1'-0"



FTG W-1
SCALE: 3/4" = 1'-0"

FOUNDATION NOTES:

1. CONCRETE: Fc = 3000# FOOTINGS AND WALLS.
2. STEEL: Fy = 60 KSI.
3. ANCHOR BOLTS SHALL BE ASTM A36 STEEL.
4. ALL MASONRY CORES WITH ANCHOR BOLTS SHALL BE FILLED WITH CONCRETE.
5. ALL RE-STEEL SHALL BE LAPPED A MIN. OF 40 BAR DIA'S.
6. ACCURATELY POSITION, SUPPORT, & SECURE IN PLACE ALL STEEL REINFORCING & WIRE FABRIC USING CHAIRS, BOLSTERS, BAR SUPPORTS, & SPACERS SIZED AND SHAPED FOR ADEQUATE SUPPORT OF REINFORCING DURING CONCRETE PLACEMENT.
MIN COVERAGE @ FOOTINGS: 3"
MIN COVERAGE @ SLABS / WALLS: 1 1/2"
7. SOIL BEARING CAPACITY: 2000 PSF NET (ASSUMED).
8. CURING COMPOUND AND SEALER SHALL BE BASF MASTERKURE CC 180 HB. CURING COMPOUND SHALL BE APPLIED IMMEDIATELY FOLLOWING CONCRETE FINISHING, AND IN ACCORDANCE WITH THE MANUFACTURER'S WRITTEN SPECIFICATIONS.
9. GRANULAR FILL: #57 STONE THICKNESS: 4"
10. VAPOR BARRIER: 1 LAYER 6 MIL POLY, LAP JOINTS 6" AND TAPE.
11. ALL MASONRY PIERS SHALL BE FULLY BONDED.
12. ALL MASONRY WALLS SHALL HAVE DUR-O-WAL HORZ TRUSS REINFORCING 16".
13. ALL MASONRY BELOW GRADE & OTHER INTER MASONRY SHALL BE STANDARD UNITS, ASTM C 90, TYPE I, NORMAL WEIGHT, NOMINAL 8"x16"x8" UNLESS NOTED OTHERWISE ON THE DRAWINGS.
14. MORTAR SHALL BE IN ACCORDANCE WITH ASTM C 270, TYPE M FOR BELOW GRADE APPLICATIONS, AND TYPE S FOR ALL OTHER MASONRY.
15. STRIKE EXPOSED JOINTS FOR MASONRY CONCAVE. STRIKE ALL UNEXPOSED JOINTS FLUSH.
16. THE BOTTOM OF ALL FOOTINGS SHALL BE A MINIMUM OF 18" BELOW FINISHED GRADE.
17. ALL CONCRETE WORK SHALL BE PERFORMED IN ACCORDANCE WITH ACI 318, LATEST EDITION.
18. BOTTOM OF FOOTING SHALL BEAR ON ORIGINAL EARTH. FILL COMPACTED TO 95% PROCTOR OR FLOWABLE FILL.
19. CRAWL SPACE SHALL BE FREE OF ORGANIC MATERIAL, GRADED SMOOTH AND COVERED WITH VAPOR BARRIER.
20. IN AREAS WHERE THE THE EXTERIOR GRADE EXCEEDS THE GRADE OF THE CRAWL SPACE, THE FOUNDATION WALL (BELOW EXTERIOR GRADE) SHALL BE WATERPROOFED WITH A SELF ADHEARING EPDM MEMBRANE.
21. MINIMUM CLEARANCE TO GRADE; JOISTS - 28", BEAMS - 20".
22. FOUNDATION DRAINS SHALL BE 4" PVC PERF DRAINS SET IN GRAVEL BED W/ FILTER FABRIC COVER, RUN DRAIN TO NATURAL OUTFALL.



FIRST FLOOR PLAN

SCALE: 1/4" = 1'-0"
 ① - 22" X 30" ATTIC ACCESS
 (S) - SMOKE DETECTOR

NOTES:

1. ALL DIMENSIONS ARE TO FACE OF STUD.
2. ALL WINDOWS SHALL BE DOUBLE HUNG VINYL WINDOWS, TO BE SELECTED BY OWNER. SEE PLAN FOR WINDOW SIZE.
3. EXTERIOR DOORS SHALL BE THERMA-TRU 3'-0" X 6'-8". STYLE TO BE SELECTED BY OWNER.
4. ALL INTERIOR DOORS ARE TO BE 6'-8" HEIGHT, HOLLOW CORE PAINT GRADE, STYLE TO BE SELECTED BY OWNER.
5. INTERIOR TRIM TO BE PAINT GRADE PINE, SIZE AND STYLE TO BE SELECTED BY THE OWNER.
6. STUDS: EXTERIOR WALLS, 2X4 @ 16" OC, INTERIOR WALLS, 2X4 @ 16" OC UNLESS OTHERWISE NOTED ON PLAN.
7. SMOKE ALARMS SHALL BE INSTALLED IN EACH SLEEPING ROOM AND OUTSIDE EACH SEPARATE SLEEPING AREA IN THE IMMEDIATE VICINITY OF THE BEDROOMS. ALARMS SHALL BE HARD WIRED WITH BATTERY BACKUP.
8. CARBON MONOXIDE ALARMS SHALL BE INSTALLED OUTSIDE EACH SEPARATE SLEEPING AREA. ALARMS SHALL BE SINGLE STATION, HARD WIRE, PLUG-IN OR BATTERY TYPE AND SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S WRITTEN INSTALLATION INSTRUCTIONS.
9. VERIFY SIZE AND LOCATION OF DUCT CHASES WITH MECHANICAL CONTRACTOR.

BUILDING LOADS

WIND LOAD V _{ult}	115 mph	EXPOSURE B
1st FLOOR LIVE LOAD:	40 psf	
ROOF LIVE LOAD:	20 psf	
ROOF (GROUND) SNOW LOAD:	20 psf	

CODE COMPLIANCE:

- ALL WORK SHALL COMPLY WITH THE FOLLOWING:
- VIRGINIA UNIFORM STATE BUILDING CODE, LATEST EDITION.
 - VIRGINIA RESIDENTIAL CODE, 2018 EDITION
 - NORTHUMBERLAND COUNTY REGULATIONS
 - ZONING ORDINANCE / CHESAPEAKE BAY ACT
 - EROSION AND SEDIMENT CONTROL ORDINANCE

BUILDING PLANS:

- 1 FOUNDATION & FLOOR PLAN
- 2 ELEVATIONS
- 3 SECTIONS & DETAILS
- 4 FRAMING PLANS

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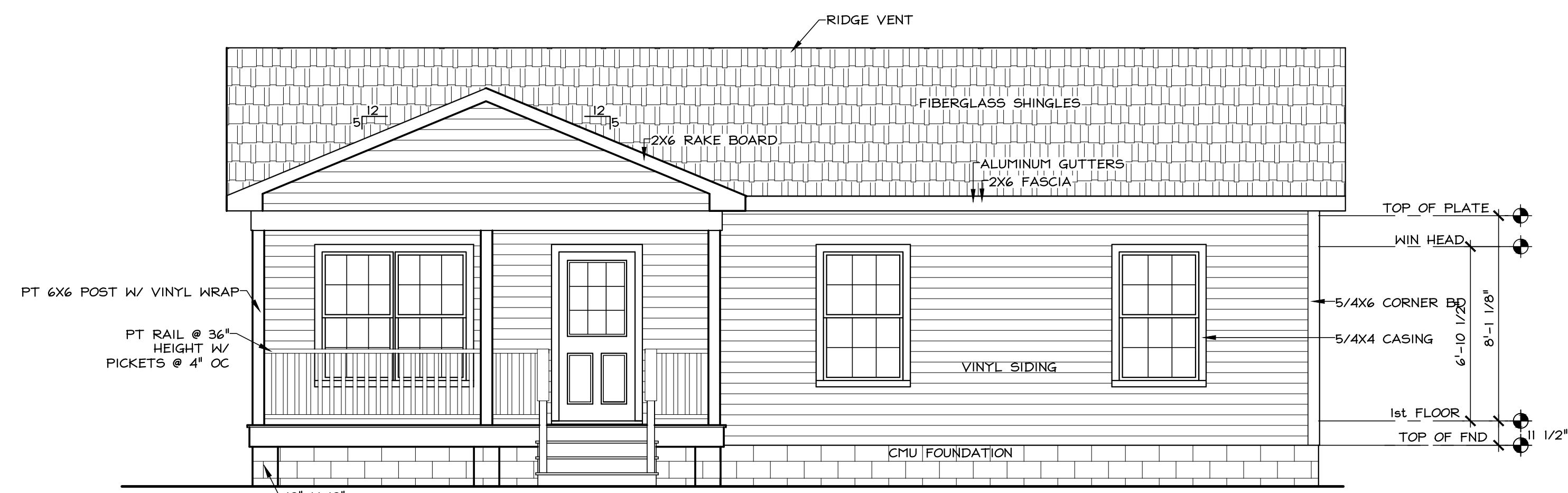
ENGINEERING DESIGN ASSOCIATES

5625 LABURNUM AVENUE
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 FAX: 804-236-0194

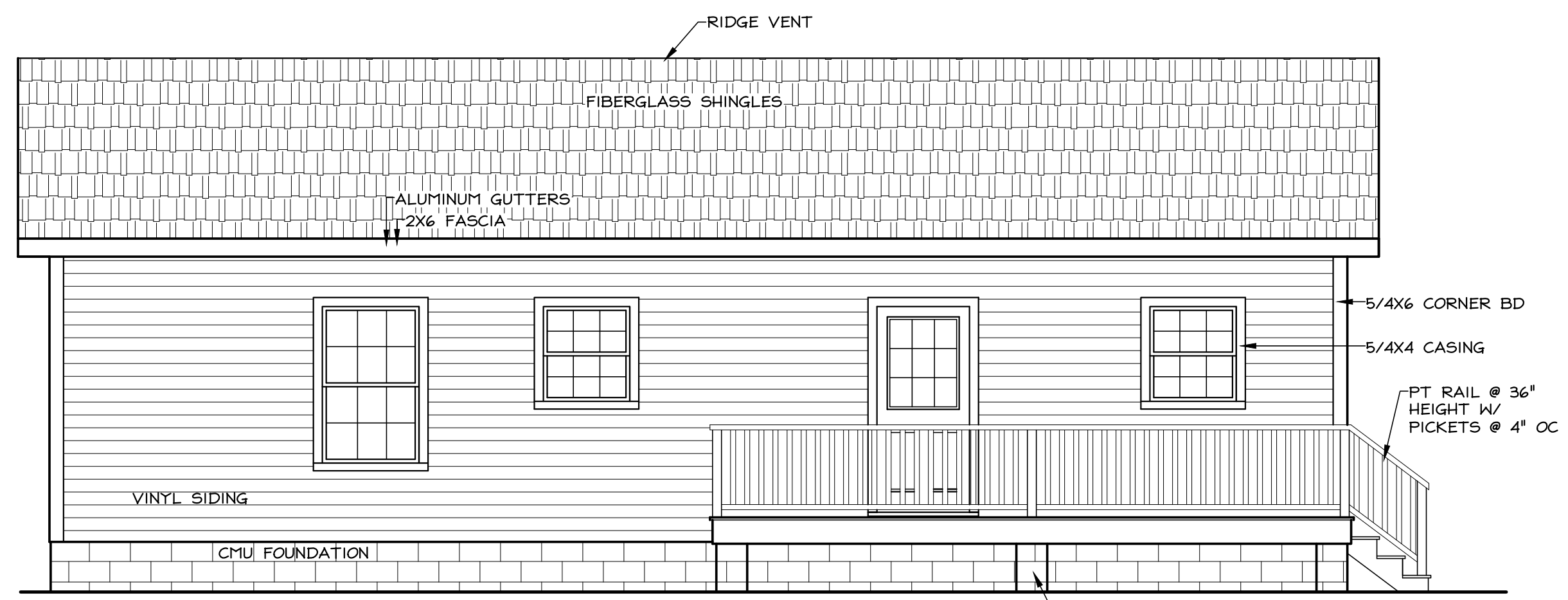
PO BOX 515
 WICOMICO CHURCH 22579
 PHONE: 804-580-2227
 FAX: 804-580-3334

REVISION NO.	DATE	DESCRIPTION

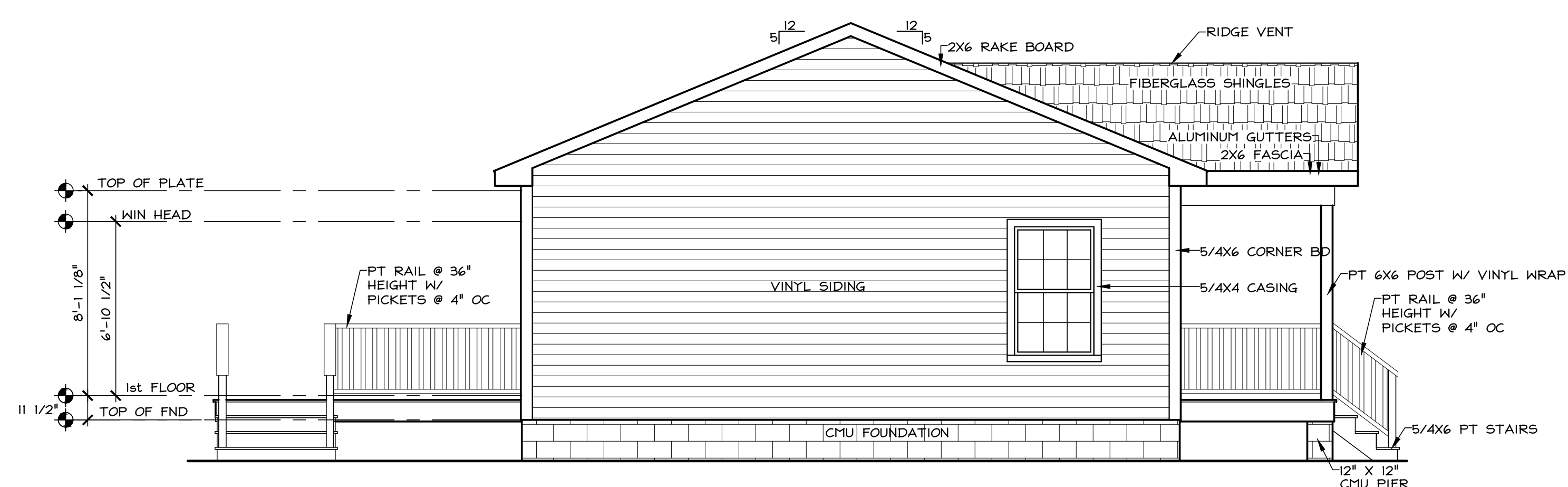
**3 BEDROOM HOUSE FOR:
 HABITAT FOR HUMANITY**
 BULD 22, SWANN HARBOR, NORTHUMBERLAND COUNTY, VIRGINIA
FOUNDATION & FIRST FLOOR PLAN
 DRAWN BY: BF
 CHECKED BY:
 SCALE: 1/4" = 1'-0"
 DATE: JUNE 7, 2023
 PROJECT NO: 2022475



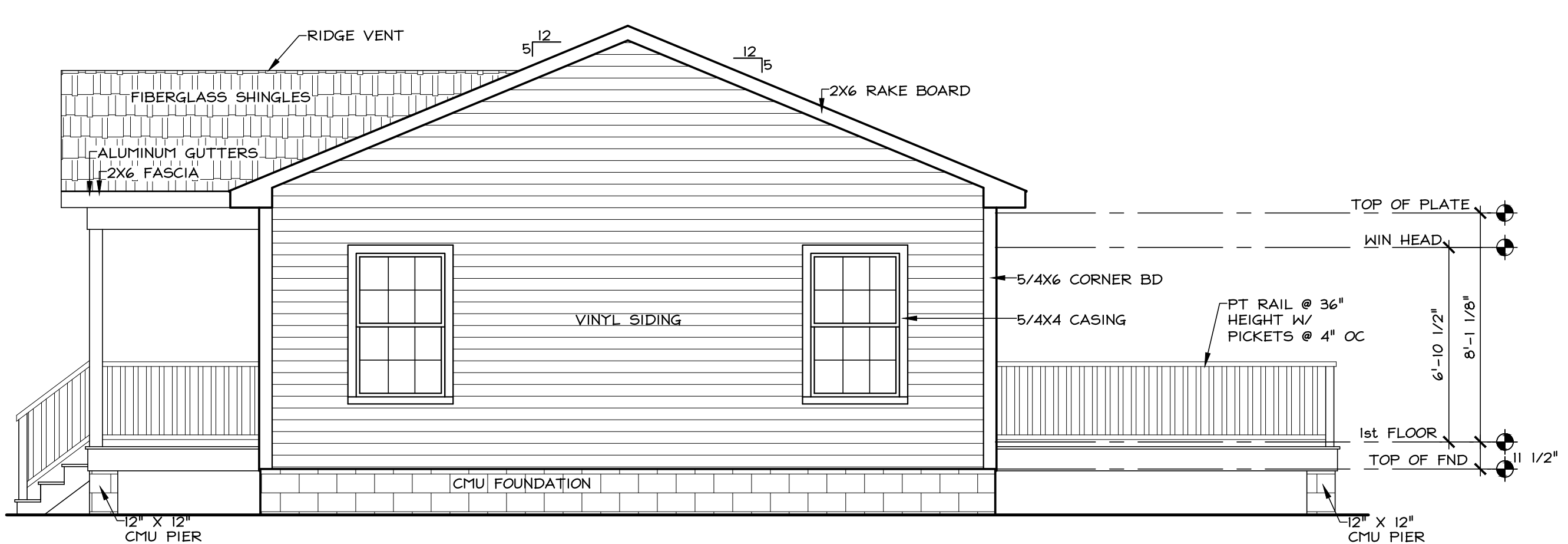
FRONT ELEVATION
SCALE: 1/4" = 1'-0"



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



LEFT SIDE ELEVATION
SCALE: 1/4" = 1'-0"



RIGHT SIDE ELEVATION
SCALE: 1/4" = 1'-0"

EXTERIOR FINISH NOTES

1. ROOFING:
30 YEAR FIBERGLASS SHINGLES
COLOR: TO BE SELECTED BY OWNER
2. FOUNDATION:
CMU WALLS
3. SIDING:
VINYL SIDING
COLOR: TO BE SELECTED BY OWNER
4. SOFFIT:
FULLY VENTED VINYL SOFFIT
COLOR: TO BE SELECTED BY OWNER
5. TRIM:
PINE WRAPPED W/ VINYL COATED ALUMINUM
FASCIA - 2X6
RAKE - 2X6
CASING - 5/4X4
CORNER BOARDS - 5/4 X 6
6. PORCH FLOORS & STEPS:
5/4 X 6 PT DECKING
7. RAILS:
PT RAILS AT 36" HT W/ PICKETS @ 4" OC
8. COLUMNS:
PT 6X6 W/ VINYL WRAP
9. GUTTERS:
SEAMLESS ALUMINUM GUTTERS
COLOR: TO BE SELECTED BY OWNER

NOTES:
1. DECK/ PORCH RAILINGS:
36" HEIGHT W/ PICKETS @ 4" O.C. MAX.
ONLY REQUIRED WHEN DECKING IS MORE 30"
ABOVE FINISHED GRADE.
2. EXTERIOR STAIR RAILINGS:
REQUIRED WITH 4 OR MORE RISERS.

EDA
ENGINEERING DESIGN ASSOCIATES

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**3 BEDROOM HOUSE FOR:
HABITAT FOR HUMANITY**
BULD 22, SWANN HARBOR, NORTHUMBERLAND COUNTY, VIRGINIA

ELEVATIONS

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DO NOT SCALE DRAWING FOR DIMENSIONS

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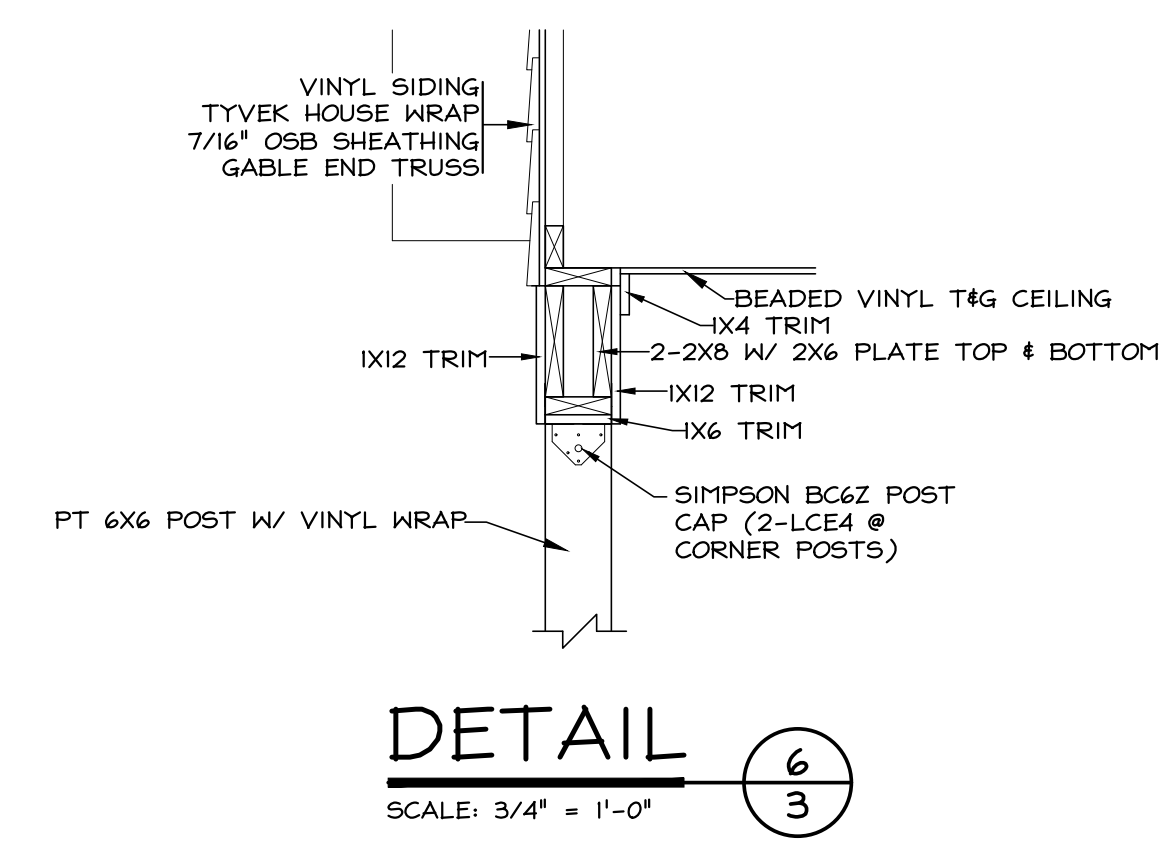
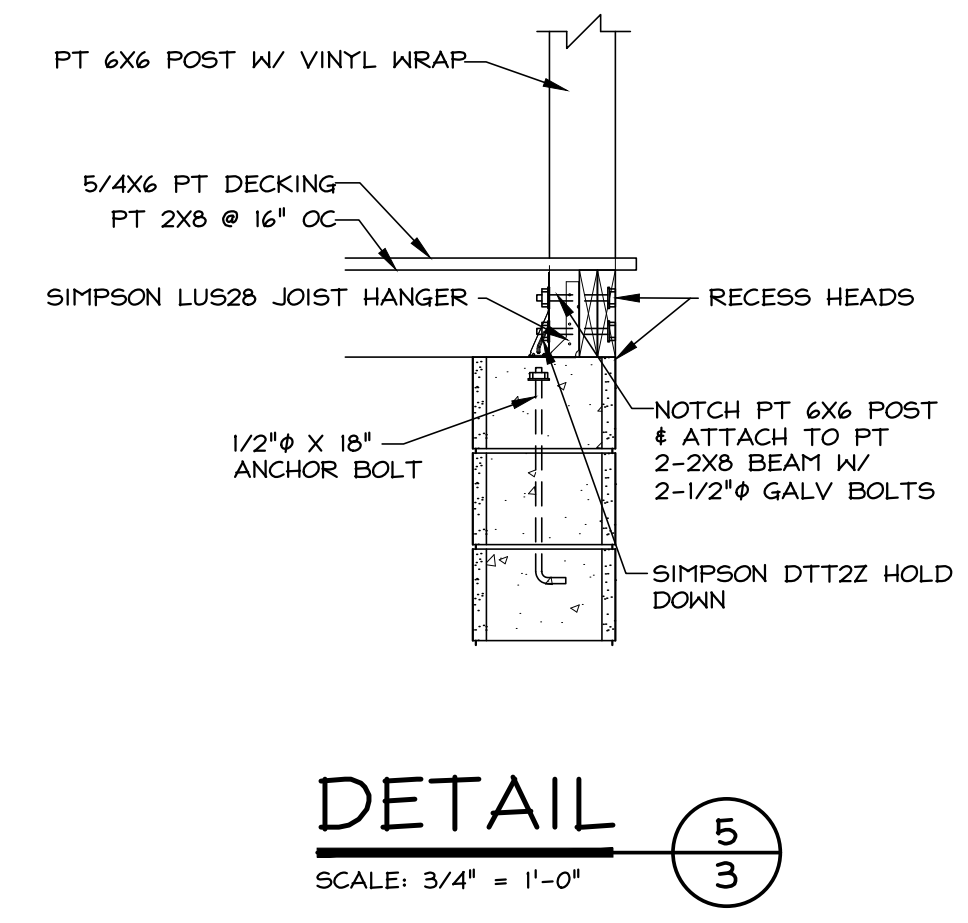
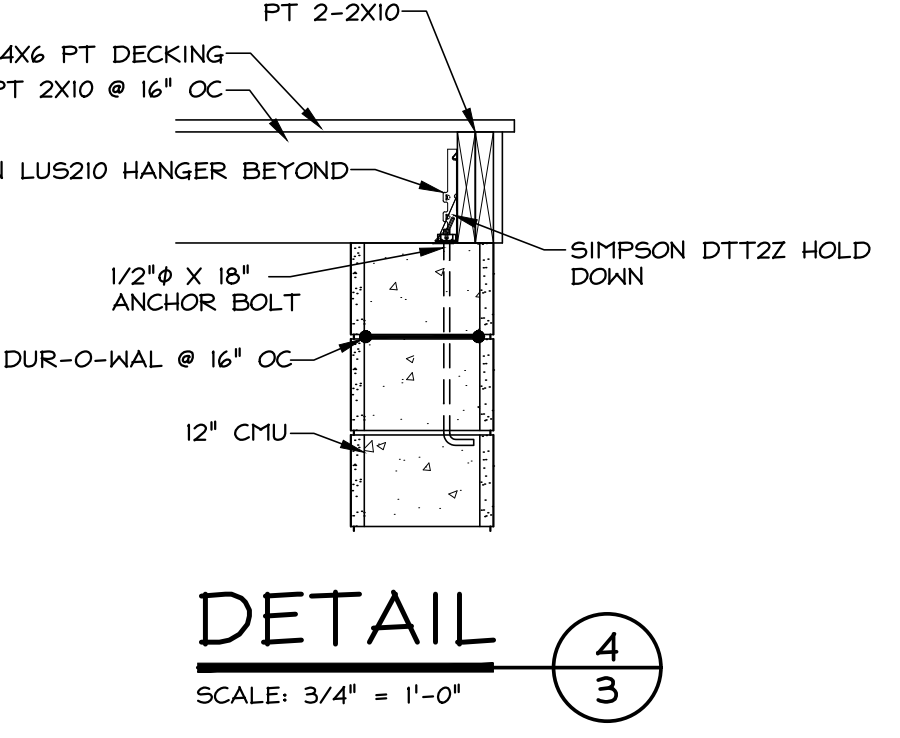
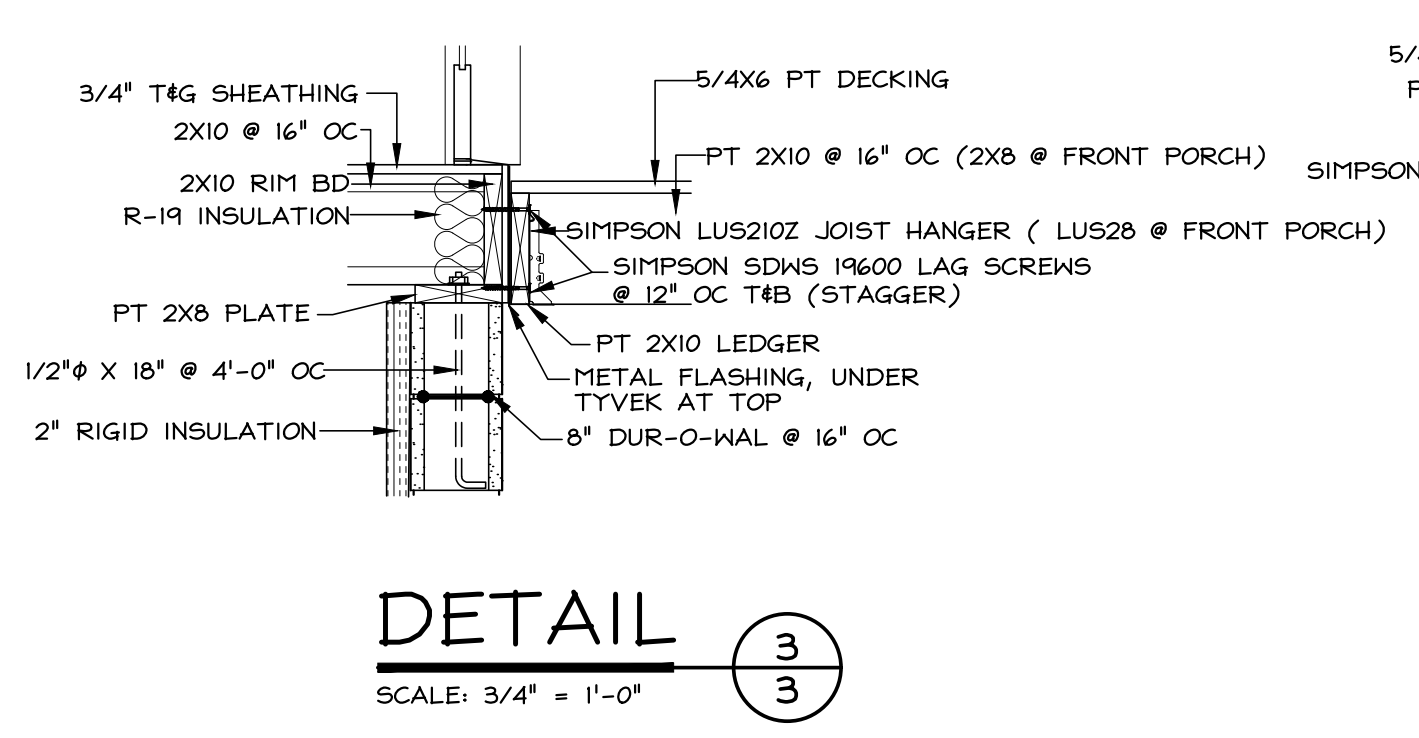
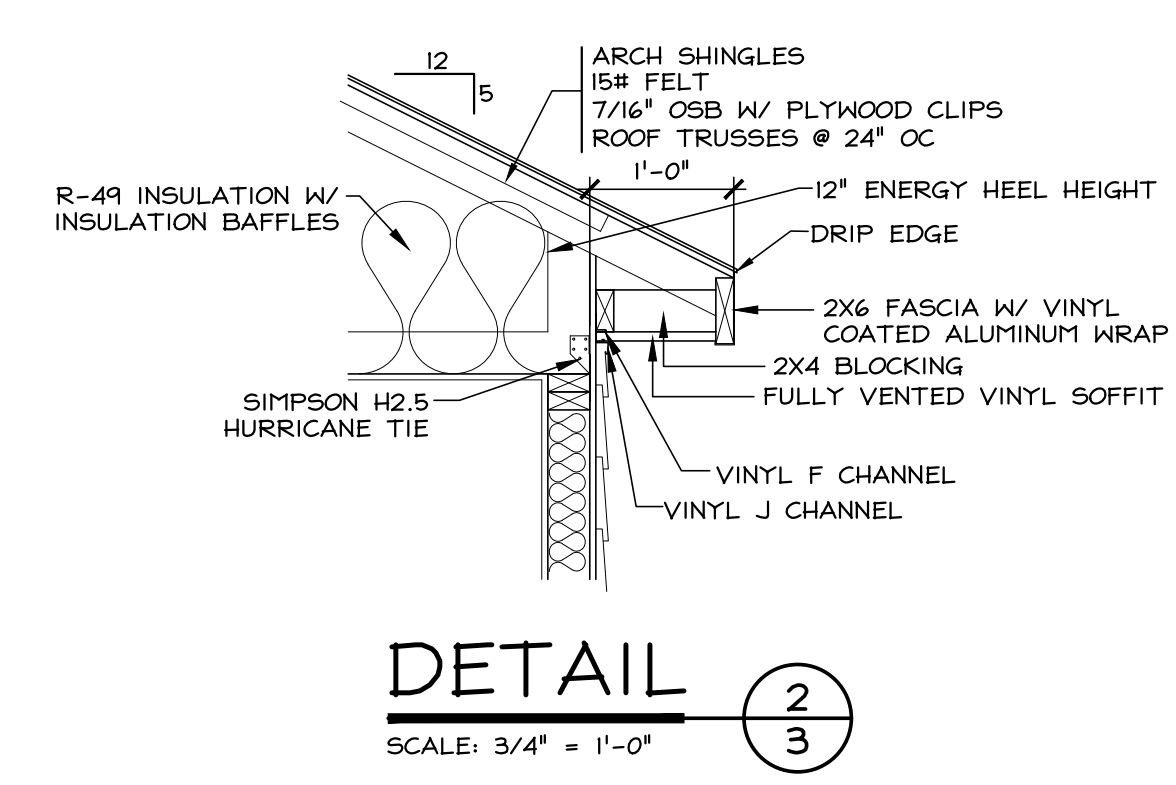
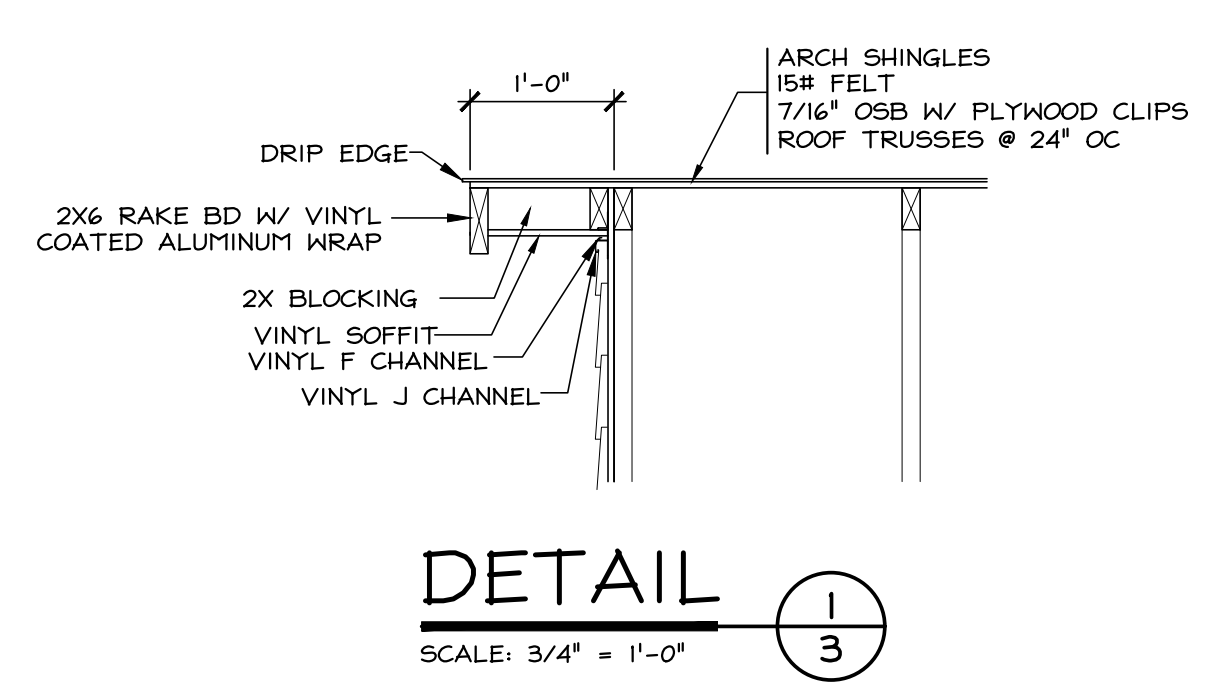
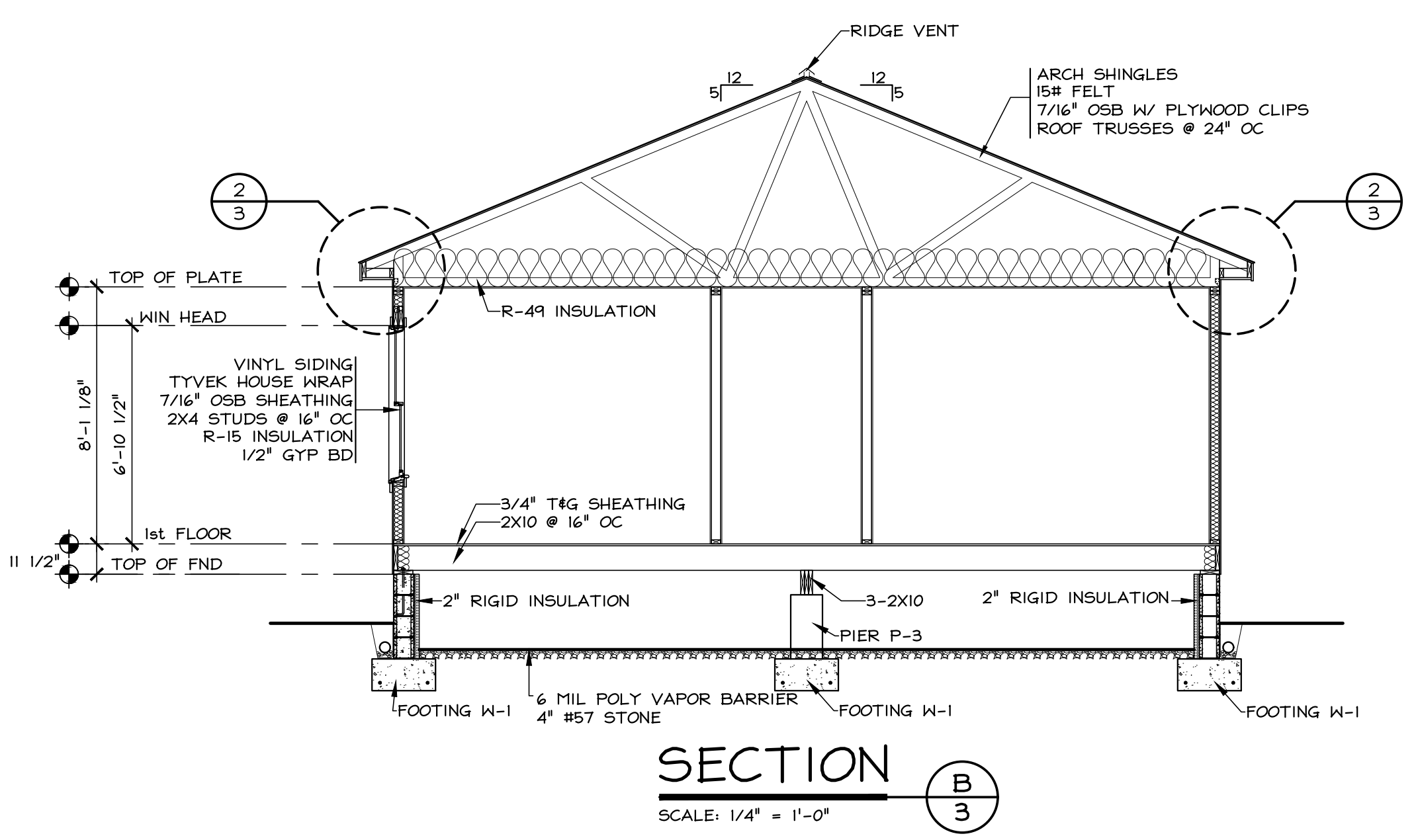
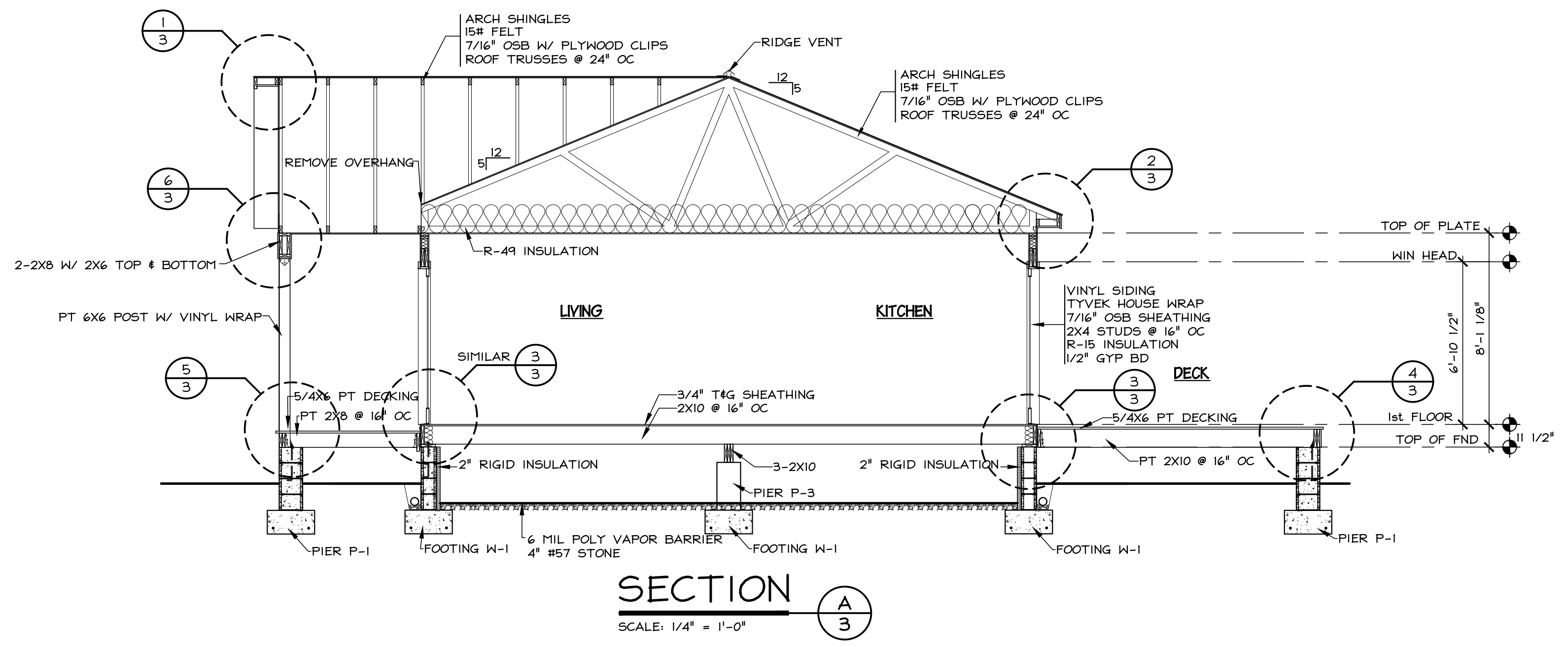
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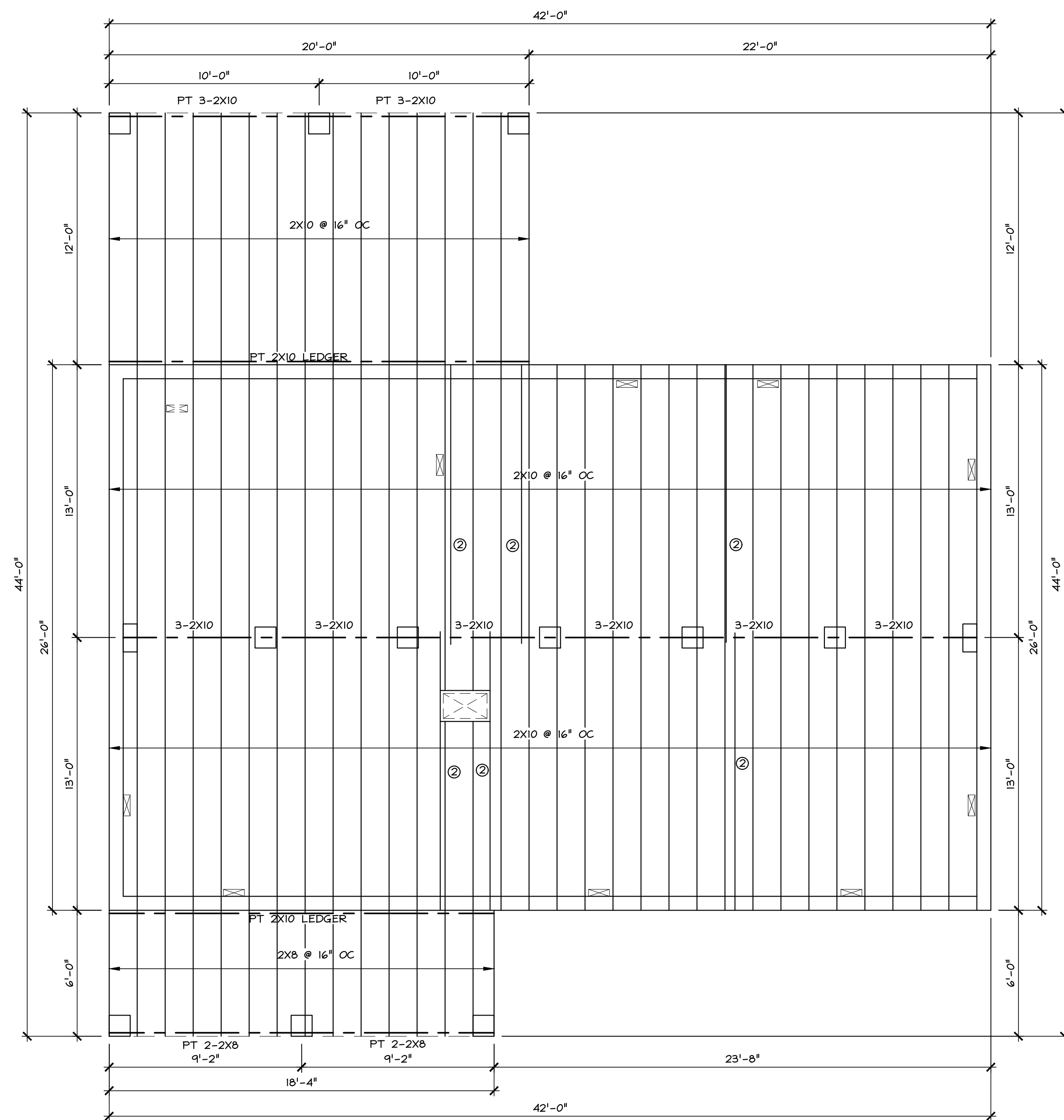
BUILD 22, SWANN HARBOR, NORTHUMBERLAND COUNTY, VIRGINIA

SECTIONS & DETAILS

DRAWN BY: BF
 CHECKED BY:
 DATE: JUNE 7, 2023
 PROJECT NO: 2022475
 SCALE: 1/4" = 1'-0"



DO NOT SCALE DRAWING FOR DIMENSIONS



FIRST FLOOR FRAMING PLAN

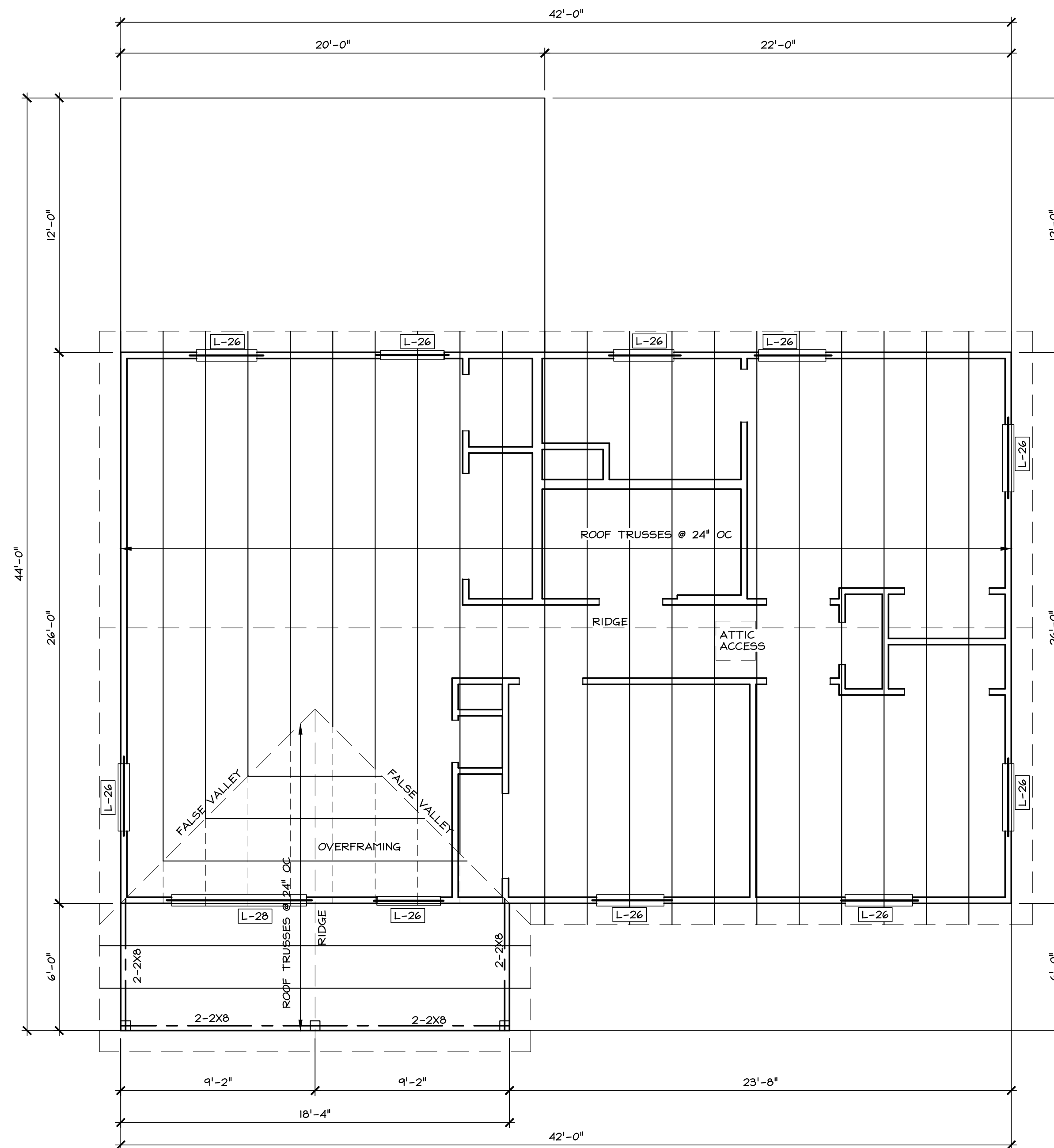
SCALE: 1/4" = 1'-0"

⊙ - ADD JOIST UNDER WALL ABOVE

LINTEL SCHEDULE

- L-24: 2 - 2 X 4
- L-34: 3 - 2 X 4
- L-26: 2 - 2 X 6
- L-36: 3 - 2 X 6
- L-28: 2 - 2 X 8
- L-38: 3 - 2 X 8
- L-210: 2 - 2 X 10
- L-310: 3 - 2 X 10
- L-212: 2 - 2 X 12
- L-312: 3 - 2 X 12

NON BEARING STUD WALL LINTEL:
(2) 2x4 BEAR ON JACK STUDS.



ROOF FRAMING PLAN

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

EDA

ENGINEERING DESIGN ASSOCIATES

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 BULD 22, SWANN HARBOR, NORTHUMBERLAND COUNTY, VIRGINIA
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