



HEALTH

Building Permit Application

Howard County Maryland
Department of Inspections, Licenses and Permits
3430 Court House Drive
Permits: 410-313-2455
www.howardcountymd.gov

Date Received: 4/25/17

Permit No.: B17001621

Building Address: 5035 Cape Myrtle Ct.
City: Ellicott City State: MD Zip Code: 21042
Suite/Apt. # SDP/WP/BA #: GP 17-049
Census Tract: Subdivision: Walnut Creek
Section: Area: Lot: 143
Tax Map: 24 Parcel: 49 Grid:
Zoning: R1-D10 Map Coordinates: Lot Size:

Existing Use: Vacant lot
Proposed Use: Single Family House
Estimated Construction Cost: \$ 250,000
Description of Work: New 2 story "CLIPTRAD Packer II"
with 3 car garage, morning room, sitting area,
1st floor suite, covered porch and finished lower level
(Rec room, office, media rm, exercise rm, bath, wet bar,
storage rm)
Occupant or Tenant:
Was tenant space previously occupied? Yes No
Contact Name:
Address:
City: State: Zip Code:
Phone: Fax:
Email:

Property Owner's Name: NVR, Inc
Address: 9720 Patuxent Woods Drive
City: Columbia State: MD Zip Code: 21046
Phone: 410-379-5956 Fax:
Email:

Applicant's Name & Mailing Address, (if other than stated herein)
Applicant's Name: Decatur Building Services
Address: PO Box 552
City: Woodbine State: MD Zip Code: 21797
Phone: 413-309-7792 Fax:
Email: Jim@DecaturBuildingServices.com

Contractor Company: NV Homes
Contact Person: Taylor Paris
Address: 9720 Patuxent Woods Drive
City: Columbia State: MD Zip Code: 21046
License No.: 56
Phone: 410-379-5956 Fax:
Email: TParis@NVR,Inc.com

Engineer/Architect Company:
Responsible Design Prof.:
Address:
City: State: Zip Code:
Phone: Fax:
Email:

Table with 2 columns: Commercial Building Characteristics and Residential Building Characteristics. Includes fields for Height, No. of stories, Gross area, Area of construction, Use group, Construction type, etc.

Table with 2 columns: Utilities and other building details. Includes sections for Water Supply, Sewage Disposal, Heating System, and Sprinkler System.

THE UNDERSIGNED HEREBY CERTIFIES AND AGREES AS FOLLOWS: (1) THAT HE/SHE IS AUTHORIZED TO MAKE THIS APPLICATION; (2) THAT THE INFORMATION IS CORRECT; (3) THAT HE/SHE WILL COMPLY WITH ALL REGULATIONS OF HOWARD COUNTY WHICH ARE APPLICABLE THERETO; (4) THAT HE/SHE WILL PERFORM NO WORK ON THE ABOVE REFERENCED PROPERTY NOT SPECIFICALLY DESCRIBED IN THIS APPLICATION; (5) THAT HE/SHE GRANTS COUNTY OFFICIALS THE RIGHT TO ENTER ONTO THIS PROPERTY FOR THE PURPOSE OF INSPECTING THE WORK PERMITTED AND POSTING NOTICES.

Applicant's Signature: Jim Kern
Email Address: Jim@DecaturBuildingServices.com
Title/Company: AGENT

Print Name: Jim Kerwin
Date: 4/25/2017
RECEIVED APR 25 2017
LICENSES & PERMITS DIVISION

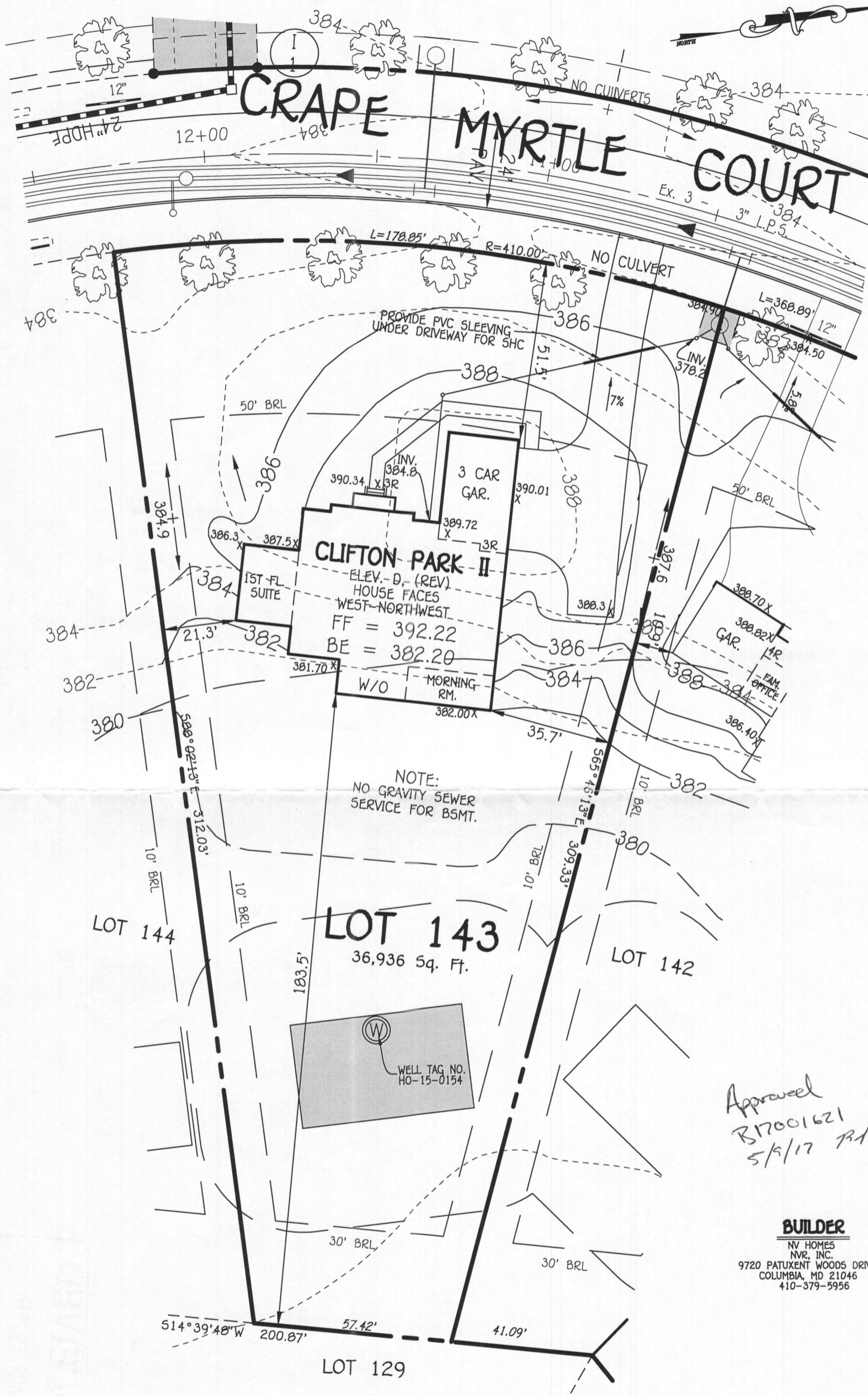
Checks Payable to: DIRECTOR OF FINANCE OF HOWARD COUNTY
PLEASE WRITE NEATLY & LEGIBLY
FOR OFFICE USE ONLY

Table for Agency Approvals with columns: AGENCY, DATE, SIGNATURE OF APPROVAL. Includes State Highways, Building Officials, PSZA (Zoning), PSZA (Engineering), and Health.

Table for DPZ Setback Information with fields: Front, Rear, Side, Side St., All minimum setbacks met?, Is Entrance Permit Required?, Historic District?, Lot Coverage for New Town Zone, SDP/Red-line approval date.

Table for Fees with fields: Filling Fee, Permit Fee, Tech Fee, Excise Tax, PSFS, Guaranty Fund, Add'l per Fee, Total Fees, Sub-Total Paid, Balance Due, Check #989358.

Is Sediment Control approval required for issuance? Yes No
CONTINGENCY CONSTRUCTION START



Approved
 B17001621
 5/9/17 RJE

BUILDER
 NV HOMES
 NVR, INC.
 9720 PATUXENT WOODS DRIVE
 COLUMBIA, MD 21046
 410-379-5956

WELL CERTIFICATION:
 THE EXISTING WELL, TAG NO. HO-15-0154, HAS BEEN FIELD LOCATED AND IS ACCURATELY SHOWN.

PLAN
 SCALE: 1"=30'

PERMIT SITE PLAN
 LOT 143
 5035 CRAPE MYRTLE COURT
WALNUT CREEK

FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
 ELLICOTT CITY, MARYLAND 21042
 (410) 461-2855

OWNER
 BV BUSINESS TRUST
 P.O. BOX 482
 LISBON, MARYLAND 21765-0482

ZONED: RC-DEO
 TAX MAP NO.: 28 PARCEL NO. 49 GRID NO.: 17 & 18
 FIFTH ELECTION DISTRICT HOWARD COUNTY, MARYLAND
 SCALE: 1" = 30' DATE: APRIL 20, 2017



Bureau of Environmental Health

8930 Stanford Boulevard, Columbia, MD 21045

Main: 410-313-2640 | Fax: 410-313-2648

TDD 410-313-2323 | Toll Free 1-866-313-6300

www.hchealth.org

Facebook: www.facebook.com/hocohealth

Twitter: [HowardCoHealthDep](https://twitter.com/HowardCoHealthDep)

Maura J. Rossman, M.D., Health Officer

MEMORANDUM

TO: Taylor Faris
NV Homes
9720 Patuxent Woods Drive
Columbia, MD 21046

FROM: Robert Freemon *RF*
Well & Septic Program

RE: Walnut Creek Lot 143
5035 Crape Myrtle Ct.
Ellicott City, MD 21042
"Potential Basement Bedroom"

DATE: 5/9/2017

I have reviewed the floor plans in support of Building Permit **B17001621** for a new home at **5035 Crape Myrtle** and noted that there is a rough-in for a full bathroom in the unfinished basement. Please note that this makes it very likely for one or more rooms to be considered bedrooms upon conversion of the basement to finished living space. As this lot is connected to the shared sewage system with a five bedroom per lot limitation, any future building permit for converting all or a portion of the basement into finished living space may be denied by the Health Department if the total number of proposed bedrooms in the dwelling is above five.

For reference, the following is the bedroom definition in Howard County Code Section 3.801(b):

- (1) Except as provided in paragraph (2) of this subsection, a bedroom is any space in the conditioned are of a dwelling unit or accessory structure that:
 - (i) Is 90 square feet or greater in size;
 - (ii) May be used as a private sleeping area; and
 - (iii) Has at least one window and one interior door.
- (2) If a home office, library, or similar room is proposed, it may not be a bedroom if there is no closet; and
 - (i) The room contains permanently built-in bookcases around the perimeter of the room, desks, and other features that encumber the room;
 - (ii) A minimum 4 foot-wide opening, without doors, into another room;
 - (iii) A half wall (4 foot maximum height) between the room and another room; or
 - (iv) The room is a first floor room or basement area that does not have direct access to full bathrooms or "roughed in" plumbing that would provide direct access to future full bathroom facilities

Freemon, Robert

From: Faris, Taylor <tfaris@nvrinc.com>
Sent: Tuesday, May 09, 2017 1:32 PM
To: Freemon, Robert; jim@decaturbuildingservices.com
Subject: RE: 5035 Crape Myrtle Ct.

Robert,

I understand the memo and we do not need to alter the floor plans. Please let me know when the building permit is approved.

Thank you

Taylor Faris
Construction Cost Manager
Maryland East Division



P: 410-379-5956
C: 443-864-3479
F: 410-379-2430

9720 Patuxent Woods Drive
Columbia, MD 21046

tfaris@nvrinc.com
www.nvhomes.com
Follow us on [Facebook](#)

From: Freemon, Robert [mailto:rfreemon@howardcountymd.gov]
Sent: Tuesday, May 09, 2017 9:16 AM
To: Faris, Taylor <tfaris@nvrinc.com>; jim@decaturbuildingservices.com
Subject: RE: 5035 Crape Myrtle Ct.

Taylor,

I have attached a memo regarding the rough in for a full bath in the unfinished basement. If you wish to keep the floor plans as is shoot me an email confirming you understand the memo and I can approve the building permit. If you wish to change the floor plans let me know as well.

Robert Freemon

Cc: Faris, Taylor <tfaris@nvrinc.com>

Subject: 5035 Crape Myrtle Ct.

Hi,

I am reviewing building permit B17001621 for 5035 Crape Myrtle. The 5th bedroom on the 2nd floor shows the bathroom, closet, door and wall to be removed making it no longer a bedroom. What is this room to be used as and is there going to be any rough in plumbing to this room? Let me know.

Robert Freemon

Howard County Health Department

8930 Stanford Blvd. Columbia, MD 21045

Well and Septic Program

Bureau of Environmental Health

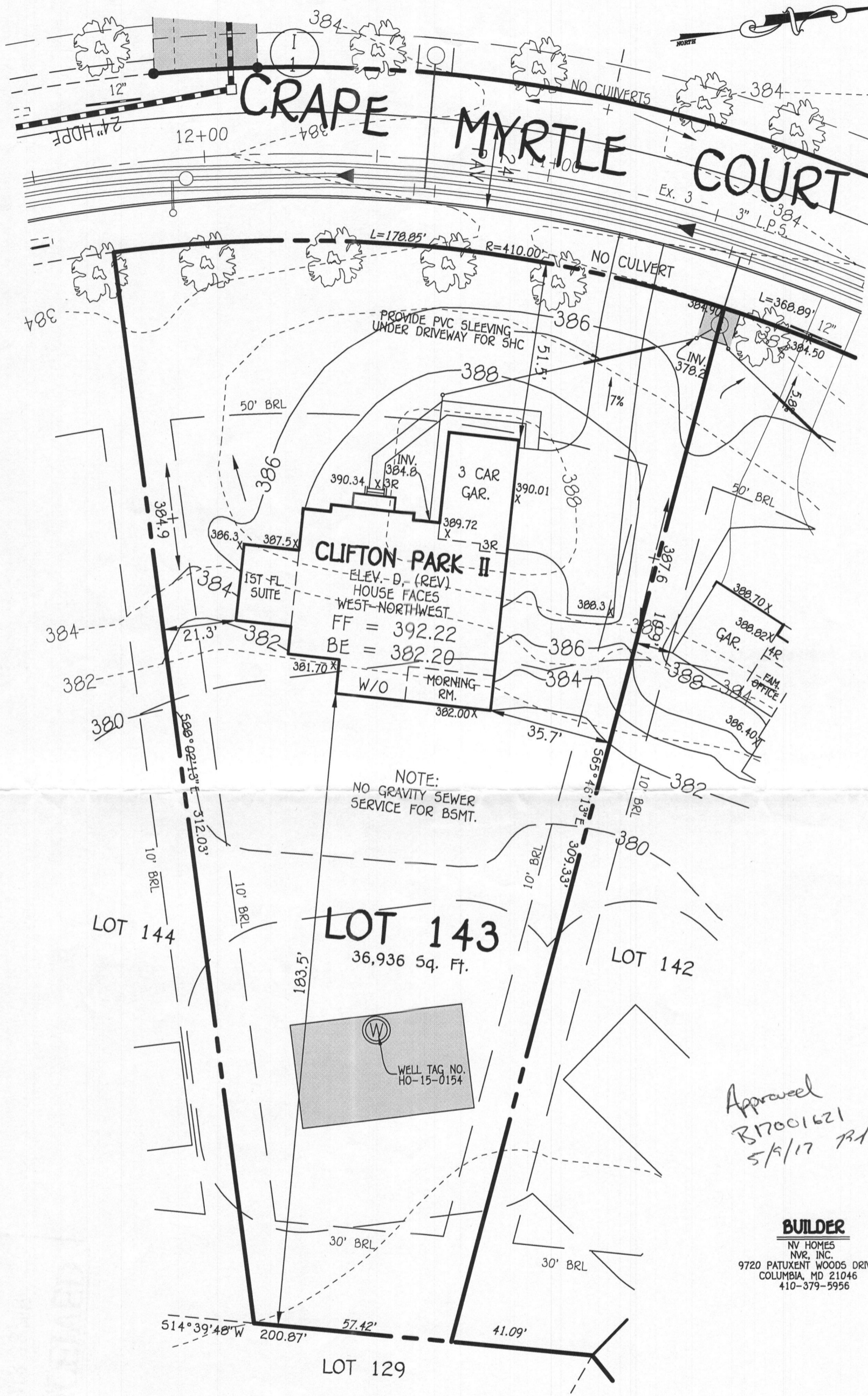
Phone: 410-313-6357

Email: rfreemon@howardcountymd.gov

<https://www.howardcountymd.gov/Departments/Health/Environmental-Health/Well-and-Septic>

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Approved
 B17001621
 5/9/17 RJE

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 TAX MAP NO.: 28 PARCEL NO. 49 GRID NO.: 17 & 18
 FIFTH ELECTION DISTRICT HOWARD COUNTY, MARYLAND
 SCALE: 1" = 30' DATE: APRIL 20, 2017

HEALTH DEPT

CLIFTON PARK II

LOT 143
5 Bedrooms

B17001621

Approved 5/9/17
R/E "5BRs"



NVR, Inc.
Architectural Services
Architects
21 Byte Court, Suite A
Frederick, MD 21702

	FULL BASEMENT							CRAWL SPACE							ATTACHED GARAGES		OPTIONAL ROOMS				DETAILS STANDARD	
	STD. DWGS.	ELEV. "A"	ELEV. "B"	ELEV. "C"	ELEV. "D"	ELEV. "K"	ELEV. "L"	STD. DWGS.	ELEV. "A"	ELEV. "B"	ELEV. "C"	ELEV. "D"	ELEV. "K"	ELEV. "L"	THREE CAR SIDE ENTRY	TWO CAR SIDE ATTACHED	CONSERVATORY	SUITE FIRST FLOOR	MORNING ROOM	BONUS ROOM		
NOTE SHEET	2							2													D-1	
FRONT ELEVATIONS - SIDING		3							3												D-2	
FRONT ELEVATIONS - BRICK		4		7	8				4		7	8									D-3	
FRONT ELEVATIONS - SIDING/STONE		5	6		9	10.1	10.2		5	6		9	10.1	10.2							D-4	
RIGHT SIDE ELEVATIONS - SIDING OR SIDING/STONE		11	13	14	16	18.1	18.2		11	13	14	16	18.1	18.2							D-5	
RIGHT SIDE ELEVATIONS - BRICK		12		15	17				12		15	17									D-5a	
LEFT SIDE ELEVATIONS - SIDING OR SIDING/STONE		14	21	22	24	26.1	26.2		14	21	22	24	26.1	26.2							D-6	
LEFT SIDE ELEVATIONS - BRICK		20		23	25				20		23	25									D-7	
REAR ELEVATIONS - SIDING		27	29	30	32	34.1	34.2		27	29	30	32	34.1	34.2							D-8c	
REAR ELEVATIONS - BRICK		28		31	33				28		31	33									D-11	
FOUNDATION		33	36	37.1	37.2	37.1	41.2		34	40	40	41.1	41.1	41.2	38	38	38	38	38	38	D-12	
HOLD DOWN DETAILS		43							43												D-12b	
PLUMBING GROUND WORKS		44							45												D-12c	
BASEMENT PLAN		46.1	46.1	46.1	46.2	46.2	46.3	46.3		47	48	48	49.1	49.1	49.2							D-13
FIRST FLOOR PLAN		47		48	48	49.1	49.1	49.2		50	50							51	51	52		D-14
FIRST FLOOR PLAN PARTIALS		50								50	53										D-15	
SECOND FLOOR PLAN		54		56	56	56	56	56		54	56	56	56	56	56					55		D-15a
SECOND FLOOR PLAN PARTIALS		57								57											D-16	
BUILDING SECTION AT FOYER		58								58						61			59		D-16a	
BUILDING SECTION AT GARAGE		60								60									60		D-17	
STAIR SECTION (FRONT STAIR) - STANDARD		62								62											D-17a	
STAIR SECTION (FRONT STAIR) - UPGRADE		64								64											D-18c	
STAIR SECTION (FRONT STAIR) - UPGRADE w/ METAL		66, 67.1								66, 67.1											D-20	
STAIR SECTION (FRONT STAIR) - UPGRADE w/ CRAFTSMAN		67.2, 67.3								67.2, 67.3											D-21	
STAIR SECTION (REAR STAIR) - STANDARD		68								68											D-22	
STAIR SECTION (REAR STAIR) - UPGRADE		69.1								69.1											D-22a	
STAIR SECTION (REAR STAIR) - UPGRADE w/ CRAFTSMAN		69.2								69.2											D-27	
KITCHEN PLANS - CABINET HOOD "B"		70								70									71		D-28	
KITCHEN PLANS - CABINET HOOD "C"		72								72									73		D-28a	
KITCHEN PLANS - GOURMET		74								74									75		D-29	
KITCHEN PLANS - ISLANDS		76								76											D-30	
NET BAR, LAUNDRY, CHARGING CENTER		77								77											D-34	
INTERIOR DETAILS - BATH ELEVATIONS		78								78											D-35	
INTERIOR DETAILS - COLUMNS / BULKHEAD		79								79											D-36	
INTERIOR DETAILS - FOYER AND FAMILY ROOM WINDOWS		80	80	80	80	80	81			80	80	80	80	80	81							D-37
INTERIOR DETAILS - FIREPLACE DETAILS		82								82											D-40	
INTERIOR DETAILS - FIREPLACE DETAILS w/ BONUS RM.		83								83											D-40a	
INTERIOR MISC. DETAILS		84								84											D-44	
EXTERIOR ELEVATION DETAILS				85	85	86.1	86.2					85	85	86.1	86.2							D-45
EXTERIOR MISC. DETAILS		87								87											WB-1	
BASEMENT ELECTRICAL		88.1	88.1	88.2	88.2	88.3	88.3			89	90	90	91.1	91.1	91.2							WB-2
FIRST FLOOR ELECTRICAL		89		90	90	91.1	91.1	91.2		92	95						93	93	94		F-1	
FIRST FLOOR ELECTRICAL PARTIALS		92								92												
SECOND FLOOR ELECTRICAL		96		98	98	98	98			96	98	98	98	98						97		
SECOND FLOOR ELECTRICAL PARTIALS		99								99												
FIRST FLOOR JOIST LAYOUT		100		101	101	102	102	102		103	104	104	105	105	105			100	100	100	100	SP-1
SECOND FLOOR JOIST LAYOUT		106		108	108	109	109	109		106	108	108	109	109	109			100	100	100	100	SP-2
ROOF FRAMING		110	110	111	112	113	114.1	114.2		110	111	112	113	114.1	114.2	115	116	116	116			
TRUSS BRACING		119						120.2		119					120.2							SEP-1
BRACED WALL		121								121												SEP-2
ROOF VENTILATION		123	124	125	126	127.1	127.2			123	124	125	126	127.1	127.2							SEP-3
BASEMENT HVAC PLAN		128.1								129												SEP-4
CRAWL SPACE HVAC PLAN		128.2								129												
FIRST FLOOR HVAC PLAN		130								131												
SECOND FLOOR HVAC PLAN		131								132												

BASE SQUARE FOOTAGE

FIRST FLOOR	GROSS SQ. FT.	2480
SECOND FLOOR	GROSS SQ. FT.	1987
HOUSE TOTAL	GROSS SQ. FT.	4467

ELEVATIONS SQ. FT.

ELEVATION "A"	GROSS SQ. FT.	+0
ELEVATION "B"	GROSS SQ. FT.	+20
ELEVATION "C"	GROSS SQ. FT.	+120
ELEVATION "D"	GROSS SQ. FT.	+219
ELEVATION "K"	GROSS SQ. FT.	+32
ELEVATION "L"	GROSS SQ. FT.	-146

ADDITIONAL SQ. FT.

MORNING ROOM	GROSS SQ. FT.	+160
CONSERVATORY OR SUITE FIRST FLOOR	GROSS SQ. FT.	+352
SIDE ATTACHED GARAGE	GROSS SQ. FT.	+137
SIDE ATTACHED GARAGE w/ FAMILY OFFICE	GROSS SQ. FT.	+233
5TH BEDROOM LAYOUT	GROSS SQ. FT.	+352
SITTING AREA	GROSS SQ. FT.	+165
BONUS ROOM / BEDROOM	GROSS SQ. FT.	+398
2ND FLOOR LAUNDRY		
- ELEVATION "A"	GROSS SQ. FT.	+105
- ELEVATION "B"	GROSS SQ. FT.	+125
- ELEVATION "C"	GROSS SQ. FT.	+123
- ELEVATION "D"	GROSS SQ. FT.	+141
- ELEVATION "K"	GROSS SQ. FT.	+82
- ELEVATION "L"	GROSS SQ. FT.	+82

MAXIMUM FINISHED SQ. FT.

HOUSE TOTAL	GROSS SQ. FT.	6344
**MAXIMUM SQ. FT. DOES NOT INCLUDE BASEMENT		

FINISHED BASEMENT SQ. FT.

RECREATION ROOM	GROSS SQ. FT.	+1244
MEDIA ROOM	GROSS SQ. FT.	+317
HOME OFFICE	GROSS SQ. FT.	+233
BASEMENT BATH	GROSS SQ. FT.	+60
BASEMENT CLOSET	GROSS SQ. FT.	+44
EXERCISE ROOM	GROSS SQ. FT.	+219

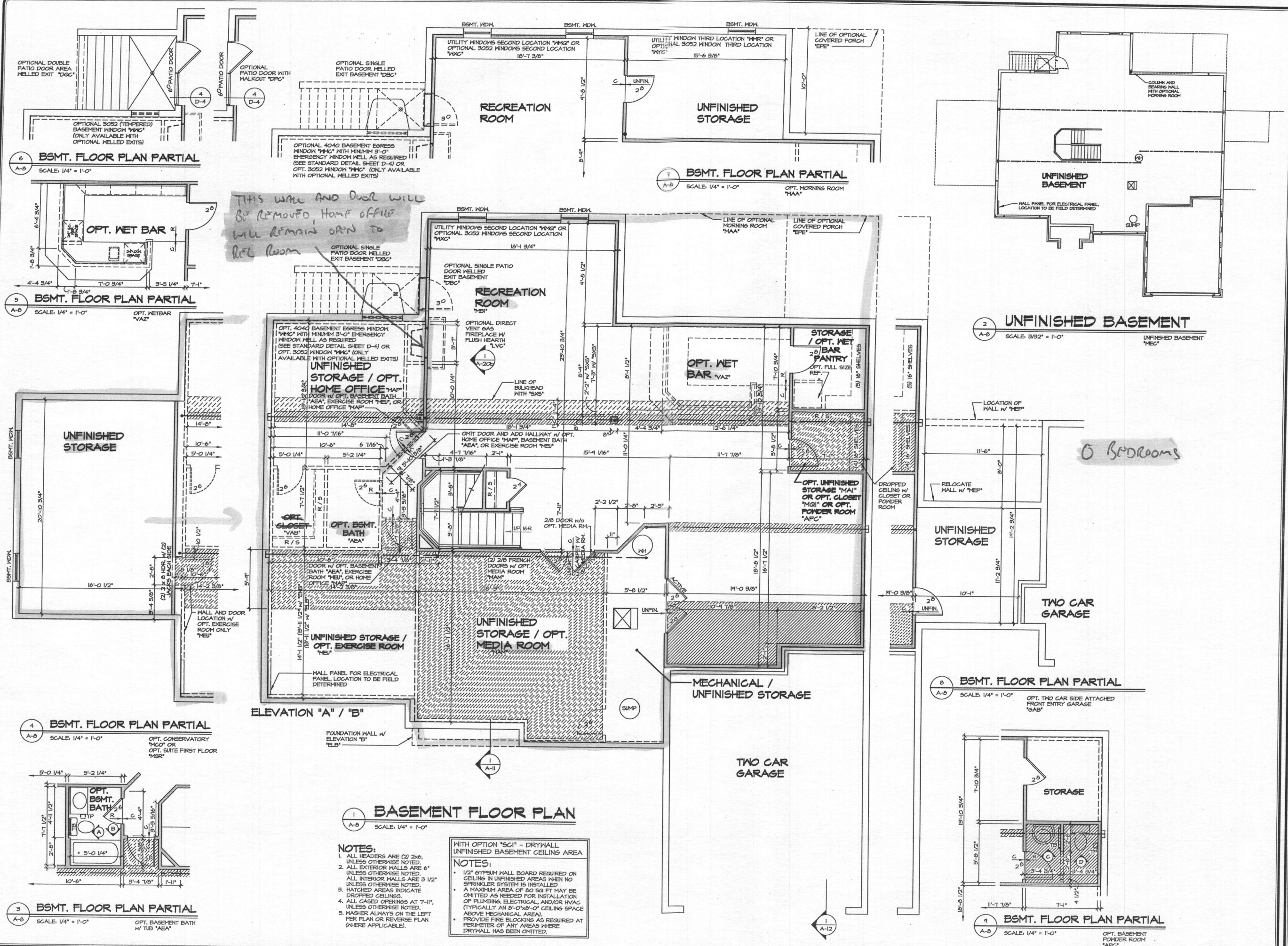
FOOTPRINT

BASE HOUSE:	
WIDTH:	60'-4"
DEPTH:	68'-4"
MAXIMUM:	
WIDTH:	110'-8"
DEPTH:	78'-8"

SET - VERSION

10300-01

CS-1



THIS WALL AND DOOR WILL BE REMOVED HOME OFFICE WILL REMAIN OPEN TO REC ROOM

0 Bedrooms

- NOTES:**
1. ALL HEADERS ARE (2) 2x6, UNLESS OTHERWISE NOTED.
 2. ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED. ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
 3. HATCHED AREAS INDICATE DROPPED CEILINGS.
 4. ALL CASED OPENINGS AT 7'-11", UNLESS OTHERWISE NOTED.
 5. WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

- WITH OPTION *SG1* - DRYWALL UNFINISHED BASEMENT CEILING AREA**
- NOTES:**
- 1/2" GYPSUM HALL BOARD REQUIRED ON CEILING IN UNFINISHED AREAS WHEN NO SPRINKLER SYSTEM IS INSTALLED
 - A MAXIMUM AREA OF 80 SQ FT MAY BE OMITTED AS NEEDED FOR INSTALLATION OF PLUMBING, ELECTRICAL, AND/OR HVAC (TYPICALLY AN 8'-0" x 8'-0" CEILING SPACE ABOVE MECHANICAL AREA).
 - PROVIDE FIRE BLOCKING AS REQUIRED AT PERIMETER OF ANY AREAS WHERE DRYWALL HAS BEEN OMITTED.

REV. NO.	DATE	REMARKS
10/21/14	CEL - REVISED GRAPHICAL ERROR	
11/12/14	156A - ADIT REVISIONS	
12/20/14	156K - ADDED THE HALLS OR TO (B) OPTIONS AT POWDER ROOM PAR 2486A	
1/27/15	156L - ADIT R.V. 2X-001	
4/29/14	156M - ADDED 'SC1' NOTE	
5/29/14	156N - ADDED 'SC2' BULKHEAD	
6/29/14	156O - REPLACED (1) LRS AT MORNING ROOM BY COLUMN (PAR 2486A)	
8/29/14	156P - TURNED ON LANTERS THAT SHOW DOOR SIZE AND DIMENSIONS	

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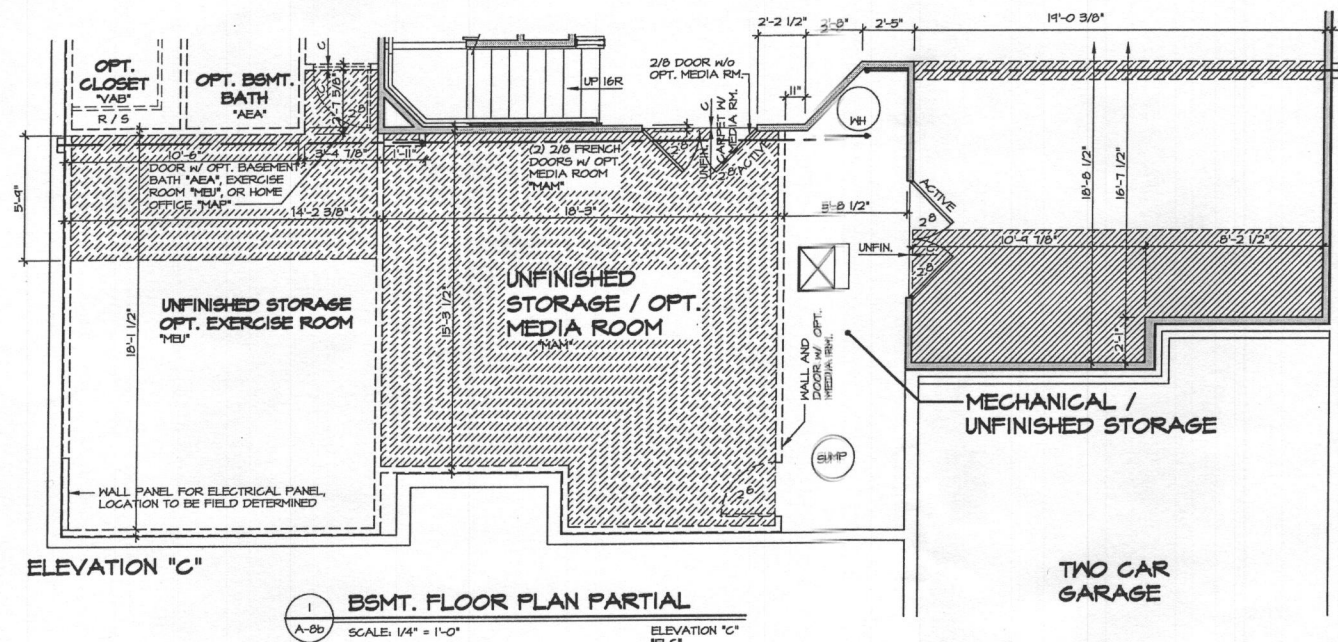
NVR
 NVR, Inc.
 Architects
 21 Byre Court, Suite A
 Frederick, MD 21702

SET NO. 10300
 VERSION 01
 DRAWN BY AJH
 DATE: 1/10/15
 OPTION: FBA

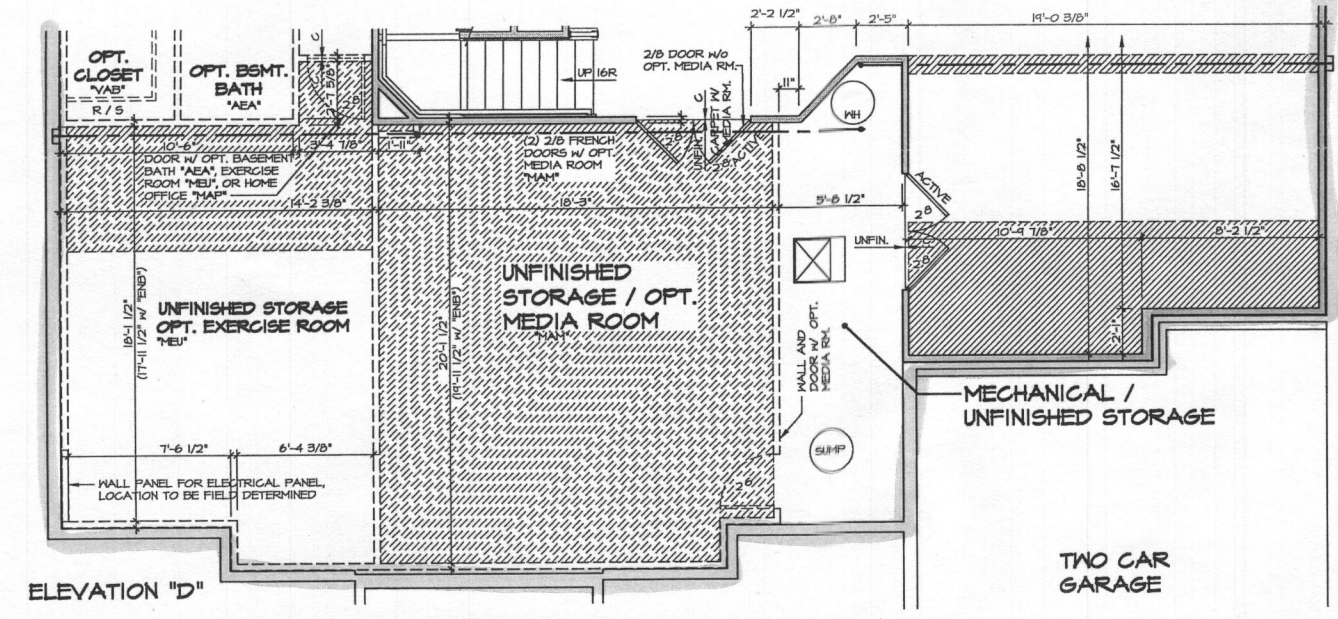
MODEL: CLIFTON PARK II
 DRAWING TITLE: BASEMENT PLAN
 OPTION DESCRIPTION: FULL BASEMENT

SHEET NO. A-8
 46.1

J:\DWGDATA\BATCHED\CLIFTON PARK II\10300_01\BSMT.dwg 01/15/15 - 10:33 AM



1 BSMT. FLOOR PLAN PARTIAL
 SCALE: 1/4" = 1'-0"
 ELEVATION 'C' 'ELC'



2 BSMT. FLOOR PLAN PARTIAL
 SCALE: 1/4" = 1'-0"
 ELEVATION 'D' 'ELD'

NOTE:
 FOR ADDITIONAL BASEMENT INFORMATION AND AVAILABLE OPTIONS, SEE SHEET A-B

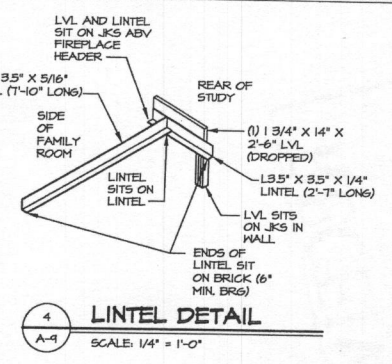
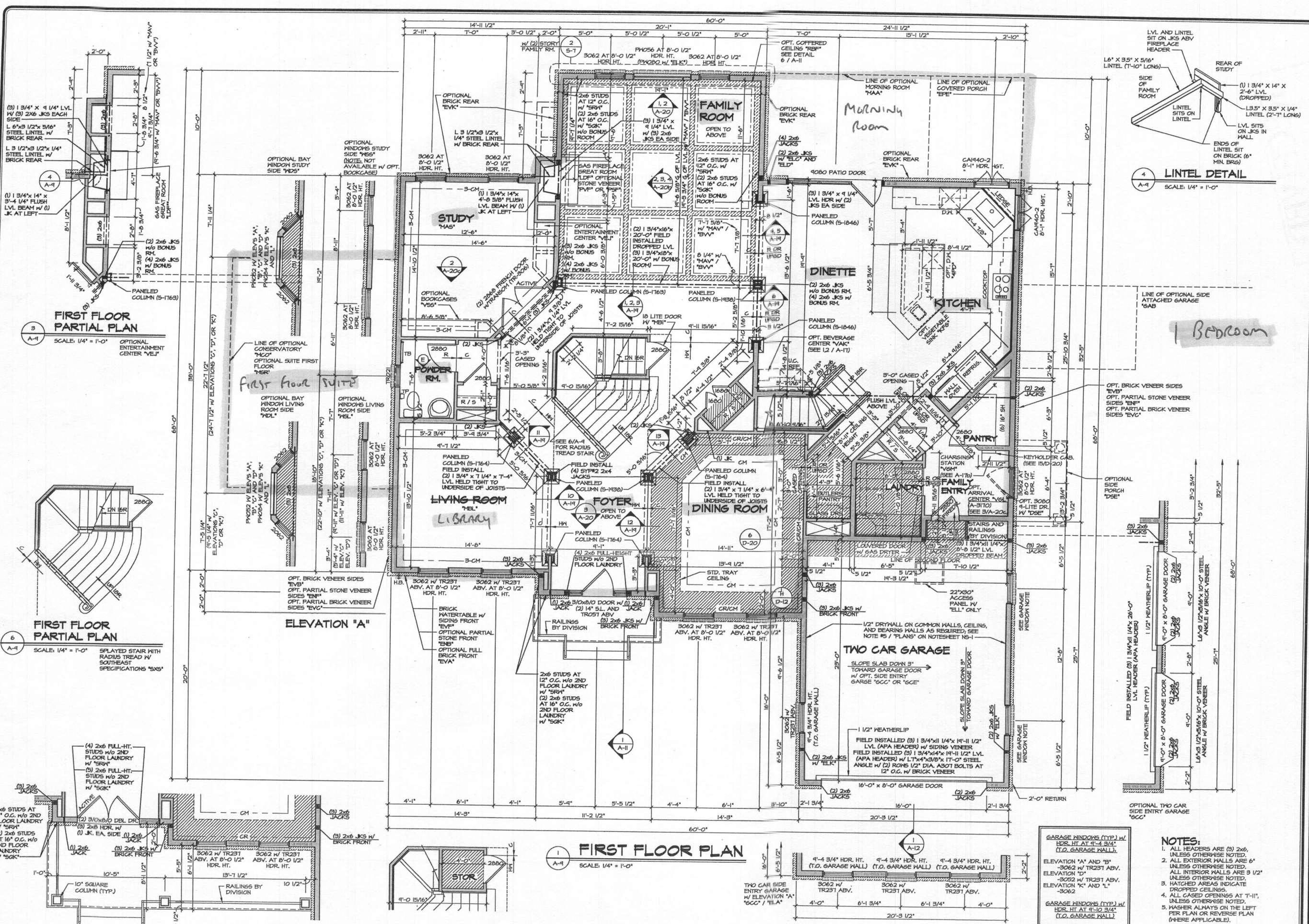
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 - ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
 - HATCHED AREAS INDICATE DROPPED CEILING.
 - ALL CASED OPENINGS AT T-11, UNLESS OTHERWISE NOTED.
 - 5. WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

WITH OPTION "SCI" - DRYWALL UNFINISHED BASEMENT CEILING AREA

NOTES:

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SHEET NO. A-8b	MODEL CLIFTON PARK II	SET NO. 10300	DATE: 4/7/14
		VERSION 01	OPTION FBA
		DRAWN BY A.J.H.	ELC
DRAWING TITLE BASEMENT PARTIAL PLANS		OPTION DESCRIPTION FULL BASEMENT ELEVATION 'C' ELEVATION 'D'	DATE: 4/7/14
PROJECT NO. 46.2		DRAWING NO. 12/17/14 - 11:40 AM	
<p>REMARKS</p> <p>1. DRA - ADDED 'SCI' NOTE</p> <p>2. 5/8/14 JES - MOVED 'ELC' TO NEXT PAGE</p> <p>3. 11/29/14 JES - ADIT REVISIONS</p>			
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<p>NVR</p> <p>NVR, Inc. Architectural Services 21 Parkview South, A Frederick, MD 21702</p>			



REV. NO.	DATE	REMARKS
20	7/16/05	AKS - MOVED RIGHT REAR HOSE BIB TO SIDE (S-244)
21	8/14/05	CLS - REVISED FIREDOOR INTO GARAGE TO A 200 (PAR ID 3-928)
22	8/16/05	AKS - REVISED CHASE BRING BUTTERFLY PANTY TO BE 3" DEEPER (M-999)
23	8/16/05	SPN - REVISED ELEV. 'A' W/ 'EPB' FOR COLUINS TO SQUARE PER DSR #102
24	12/15/05	LSB - ADDED JACKS FOR ELK GARAGE (PAR #1603)
25	12/16/05	LSB - PANS MOUNT - REVISED JACKS TO BE CENTERED ON COFFERED CEILING
26	2/10/07	KAD - ADJUST WALL LOCATION AT KITCHEN SIDE
27	6/19/05	LSB - PLANT BILL AVAIL. CENTER PROJECT

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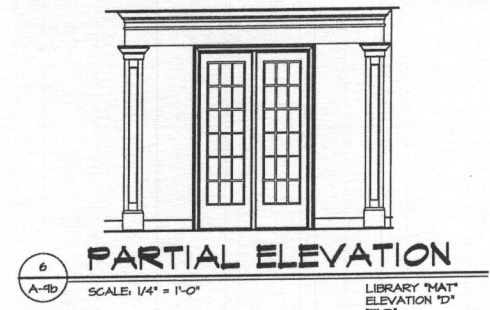
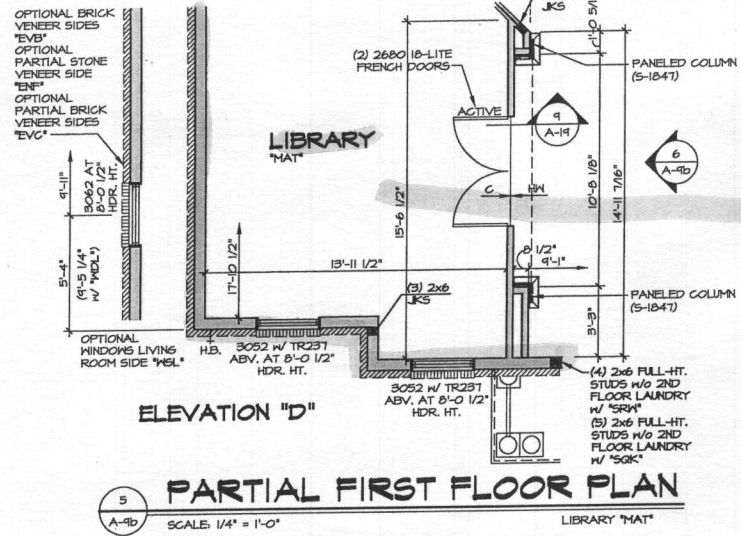
SET NO. 10300
VERSION 01
DRAWN BY A.H
DATE: 12/7/12
OPTION

MODEL: CLIFTON PARK II
DRAWING TITLE: FIRST FLOOR PLAN
OPTION DESCRIPTION

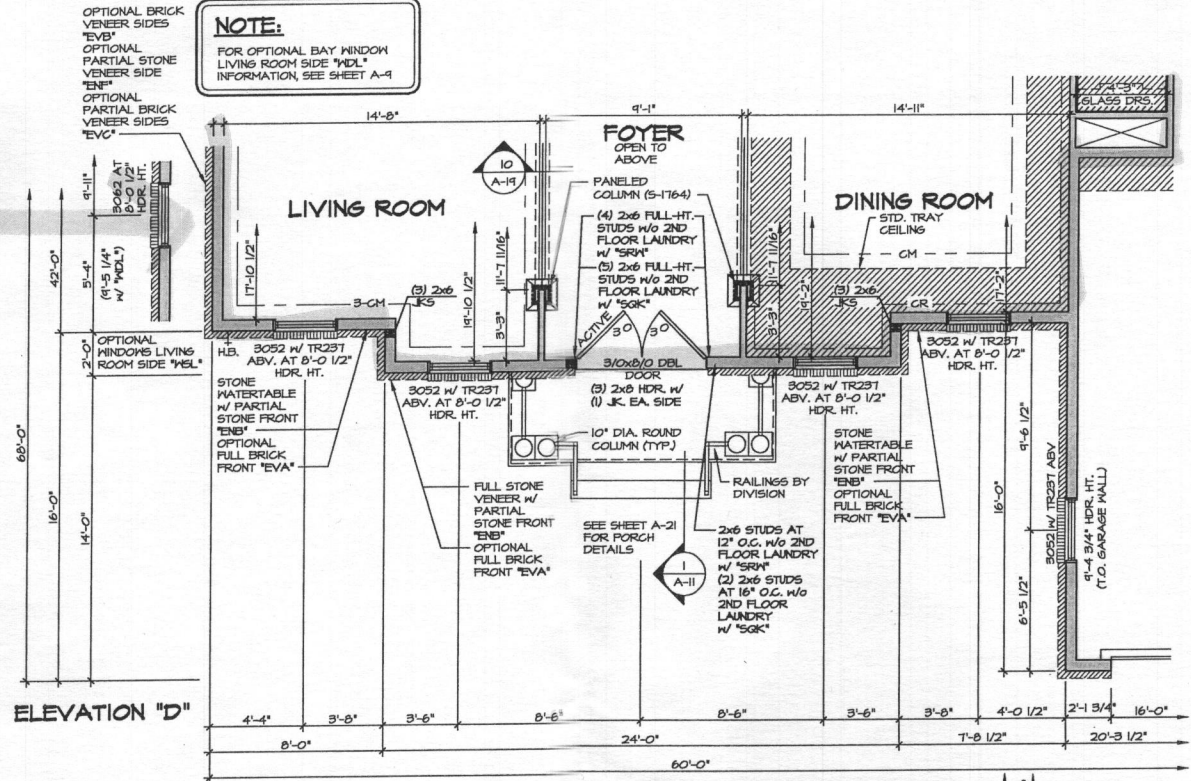
SHEET NO. A-9
47

J:\DWG\VA\DETACHED\CLIFTON PARK II\10300-01\PLN\4RW_02/14/17 - 1201.dwg

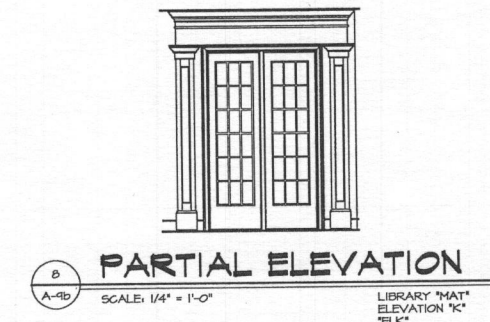
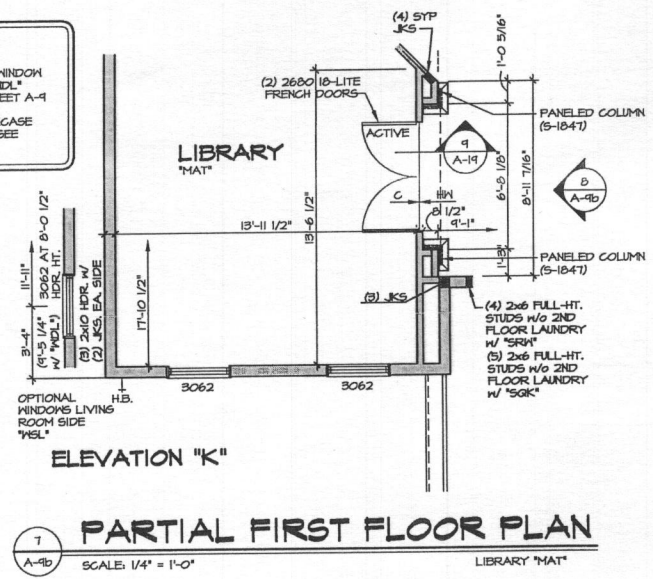
NOTE:
FOR OPTIONAL BAY WINDOW LIVING ROOM SIDE "MEL" INFORMATION, SEE SHEET A-4
FOR OPTIONAL BOOKCASE "YST" INFORMATION, SEE SHEET A-4C



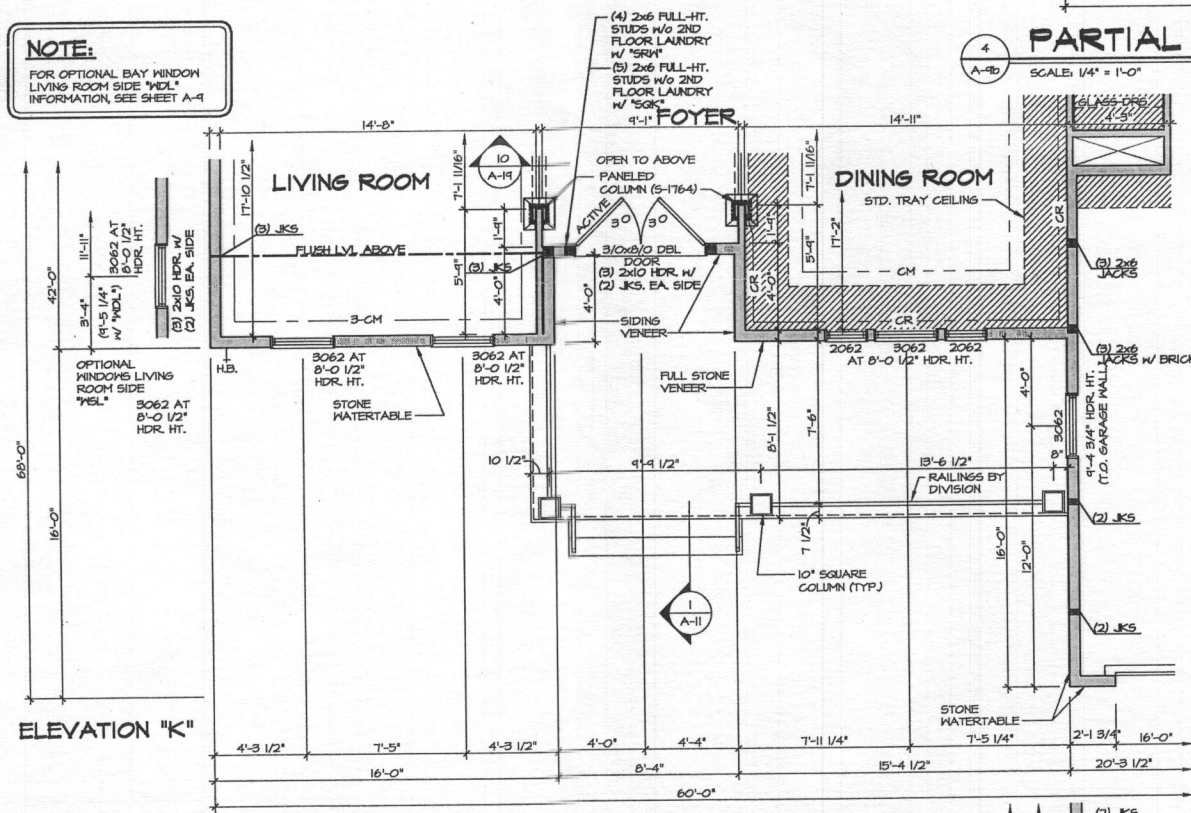
NOTE:
FOR OPTIONAL BAY WINDOW LIVING ROOM SIDE "MEL" INFORMATION, SEE SHEET A-4



NOTE:
FOR OPTIONAL BAY WINDOW LIVING ROOM SIDE "MEL" INFORMATION, SEE SHEET A-4
FOR OPTIONAL BOOKCASE "YST" INFORMATION, SEE SHEET A-4C



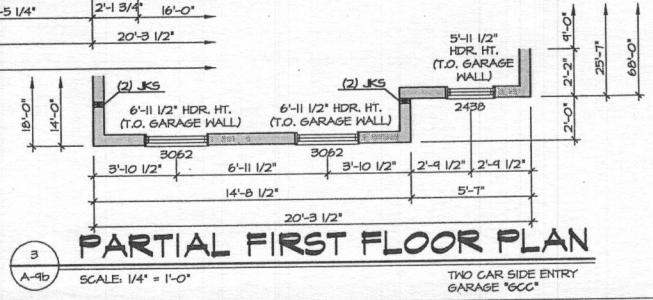
NOTE:
FOR OPTIONAL BAY WINDOW LIVING ROOM SIDE "MEL" INFORMATION, SEE SHEET A-4



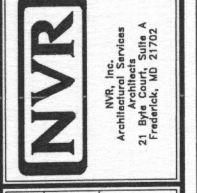
NOTE:
FOR ADDITIONAL GARAGE AND FIRST FLOOR INFORMATION, SEE SHEET A-4

- NOTES:**
- (1) 2x6 JK OR (2) 2x6 JKs W/ BRICK FRONT
 - ALL HEADERS ARE (3) 2x6, UNLESS OTHERWISE NOTED.
 - ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED.
 - ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
 - HATCHED AREAS INDICATE DROPPED CEILING.
 - ALL CASED OPENINGS AT T-11, UNLESS OTHERWISE NOTED.
 - WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

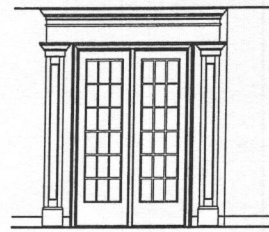
NOTE:
SEE SHEET S-6 FOR BRACED WALL PANEL LOCATIONS



REV. NO.	DATE	REMARKS
1	12/7/15	585 - PAR #46384 - REVISED GARAGE SLAB HEIGHT
2	1/26/16	365 - ADDED VENEER NOTES TO ELK (PAR #5193)
3	6/28/16	365 - ADDED JACKS FOR ELK GARAGE SIDERS (PAR #4629)
4	6/28/16	JLR - REVISED ELEVATION "D" PORCH
5	10/21/14	CEL - ADDED JACKS AT ELK PORCH BEAM
6	1/17/15	SLK - REVISED WINDOW LOCATION FOR "ELD" LEFT SIDE WINDOW "MEL" (PAR. 3022)
7	3/7/15	SMH - ADDED ACTIVE TO LEFT FRONT DOOR ELEVATION B PAR 32954
8	8/6/15	ANS - REVISED CHASE BEHIND BUILDERS PANTRY TO BE 9" DEEPER (PAR 32953)
9	5/16/15	CSB - FIELD AUDIT REVISIONS

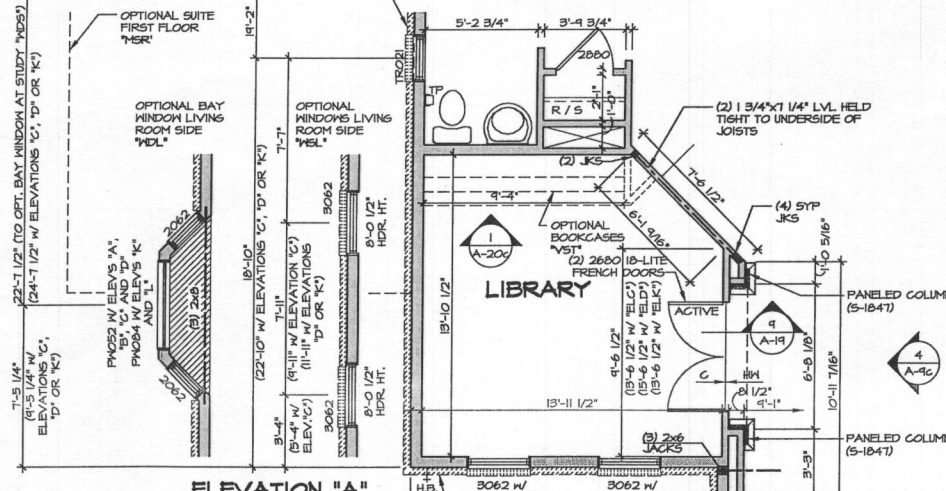


SHEET NO.	MODEL	SET NO.	DATE
A-9b	CLIFTON PARK II	10500	12/21/12
DRAWING TITLE	DRAWN BY	DATE	DATE
FIRST FLOOR PARTIAL PLANS	A-JH	12/21/12	12/21/12
OPTION DESCRIPTION	DATE	DATE	DATE
ELEVATION "D"	ELD	ELD	ELD
ELEVATION "K"	ELK	ELK	ELK
49.1			



4 PARTIAL ELEVATION
SCALE: 1/4" = 1'-0"
LIBRARY "MAT"

OPT. BRICK VENEER SIDES "EVB"
OPT. PARTIAL STONE VENEER SIDES "EN"
OPT. PARTIAL BRICK VENEER SIDES "EVC"

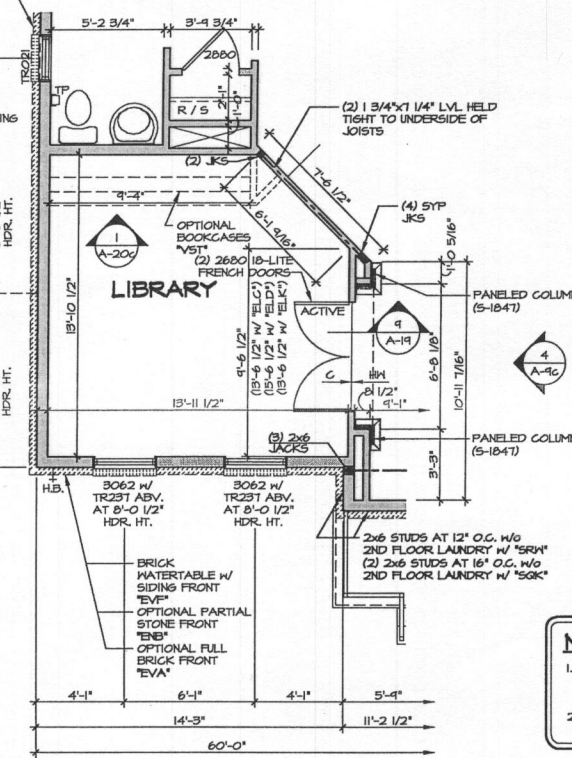


ELEVATION "A"

- NOTES:**
1. ALL HEADERS ARE (3) 2x6, UNLESS OTHERWISE NOTED.
 2. ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED. ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
 3. HATCHED AREAS INDICATE DROPPED CEILING.
 4. ALL CASED OPENINGS AT "T-II", UNLESS OTHERWISE NOTED.
 5. WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

NOTE:
SEE SHEET S-6 FOR BRACED WALL PANEL LOCATIONS

1 PARTIAL FLOOR PLAN
SCALE: 1/4" = 1'-0"
LIBRARY "MAT"
NOTE: N/A W/ OPT. CONSERVATORY "MCO"

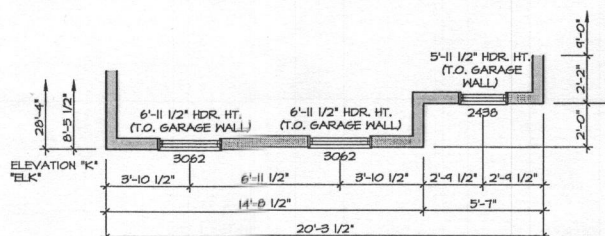


NOTE:

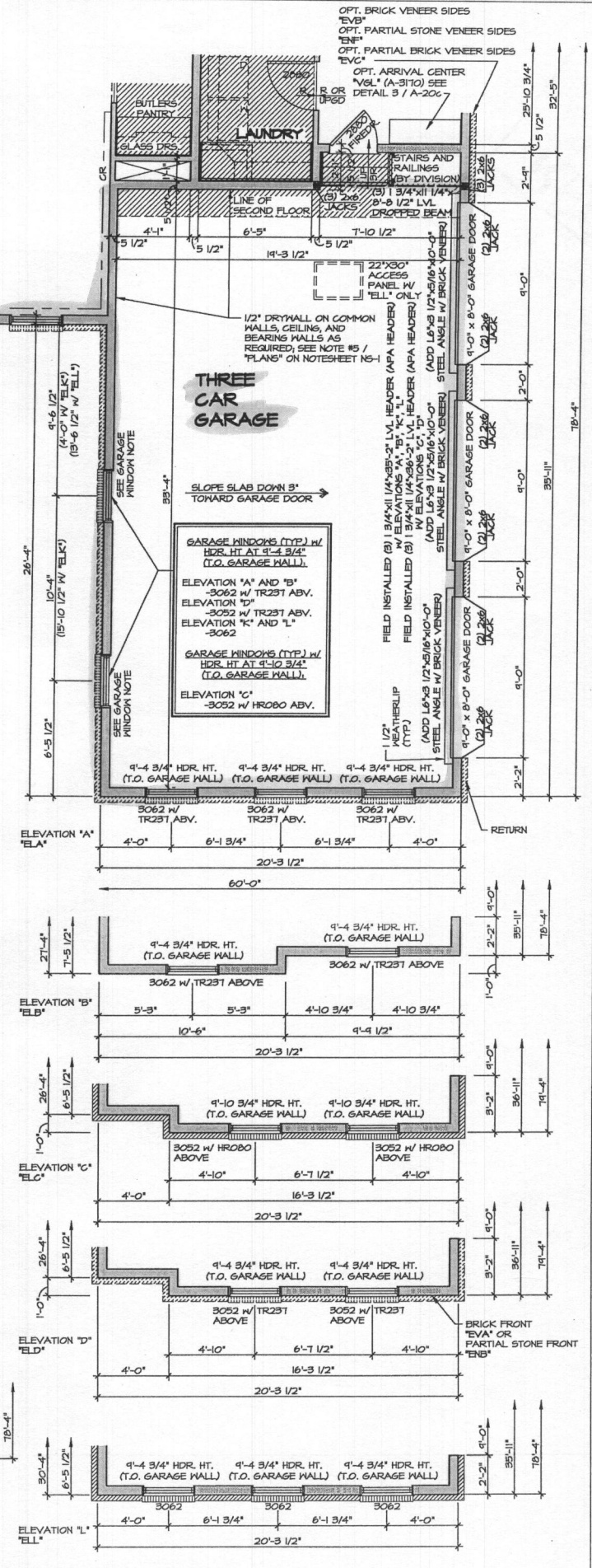
1. PARTIAL PLANS SHOWN W/ ELEVATION "A". SEE SHEET A-4 AND A-9b FOR ADDITIONAL INFORMATION.
2. MATCH VENEER ACCORDING TO SELECTED ELEVATION.

ELEVATION "A"

2 PARTIAL FLOOR PLAN
SCALE: 1/4" = 1'-0"
BEDROOM FIRST FLOOR "BAR"
NOTE: N/A W/ OPT. SUITE FIRST FLOOR "MSR"



3 PARTIAL FLOOR PLAN
SCALE: 1/4" = 1'-0"
THREE CAR GARAGE SIDE ENTRY "GCE"



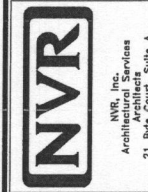
THREE CAR GARAGE

GARAGE WINDOWS (TYP) W/ HDR. HT. AT 9'-4 3/4" (T.O. GARAGE WALL).
ELEVATION "A" AND "B"
ELEVATION "D"
ELEVATION "K" AND "L"
ELEVATION "C"
-3052 W/ HROBBO ABV.

REVISIONS

REV. NO.	DATE	REMARKS
1	10/27/14	ELB - REVISED SHOWER WIDTH IN BEDROOM FIRST FLOOR BATH (PAR 28059)
2	11/25/14	155A - PAIR 152416 - AUDIT REVISIONS
3	12/29/15	155B - PAIR 152416 - RETAINED JACKS IN POWER COLUMNS & REVISED TO FIELD INSTALLED
4	6/10/15	155C - SHIFTED DOOR INTO FIRST FLOOR BEDROOM FOR CASING (PAIR ID 35954)
5	6/10/15	155D - PLANT BUILT ARRIVAL CENTER PROJECT
6	6/10/15	155E - REVISED FIREDOOR INTO GARAGE TO A 2800 (PAIR ID 34928)
7	12/15/15	155F - 2013 VA CODE UPDATE
8	12/15/15	155G - PAR 1559416 - REVISED GARAGE SLAB HEIGHT
9	2/27/17	155H - PROJE 11959 - ADDED COUNTERTOP LAYOUTS FOR OWNERS BATH

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MODEL: CLIFTON PARK II

SET NO.	VERSION	DATE	OPTION
10500	01	1/2/15	MAT
			BAR
			GCE

DRAWING TITLE: FIRST FLOOR PARTIAL PLANS

DRAWN BY: A.H.

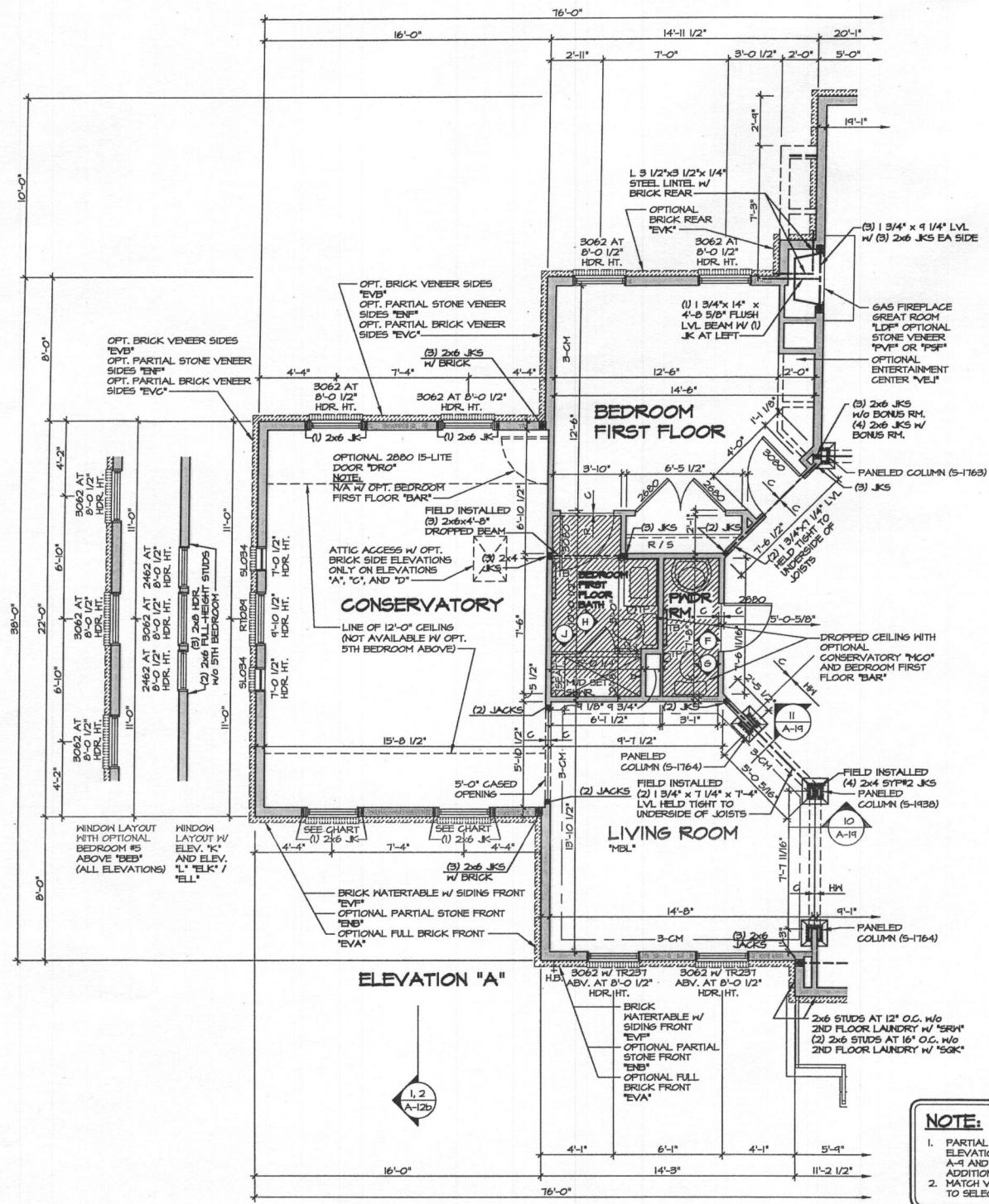
DATE: 1/2/15

OPTION DESCRIPTION: LIBRARY, BEDROOM FIRST FLOOR, THREE CAR SIDE ENTRY GARAGE

SHEET NO. **A-9c**

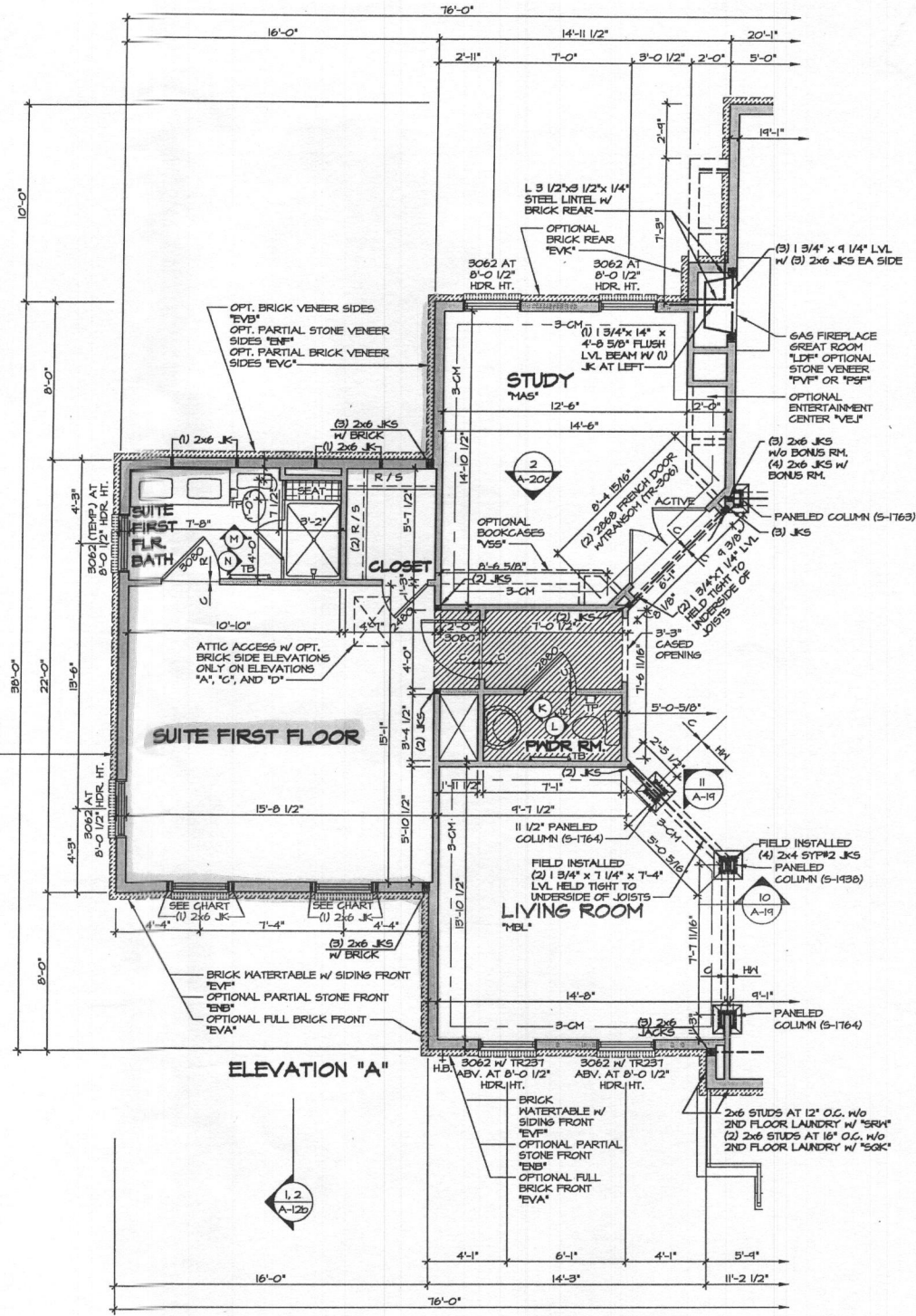
50

10500-01-PLN1-MAT-BAR-GCE 02/17/17 - 438-B.M



1 PARTIAL FLOOR PLAN
SCALE: 1/4" = 1'-0"

FRONT WINDOWS OF CONSERVATORY OR SUITE FIRST FLOOR (TYP.) W/ STANDARD FOUR BEDROOM PLAN AT 7'-0 1/2" HDR. HT.	FRONT WINDOWS OF SUITE FIRST FLOOR (TYP.) W/ OPTIONAL FIVE BEDROOM PLAN AT 8'-0 1/2" HDR. HT.
ELEVATION "A" AND "B" -3062	ELEVATION "A" AND "B" -3062 W/ TR231 ABV.
ELEVATION "C", "D", "K", AND "L" -3052	ELEVATION "C", "K" AND "L" -3062
	ELEVATION "D" -3052 W/ TR231 ABV.



2 PARTIAL FLOOR PLAN
SCALE: 1/4" = 1'-0"

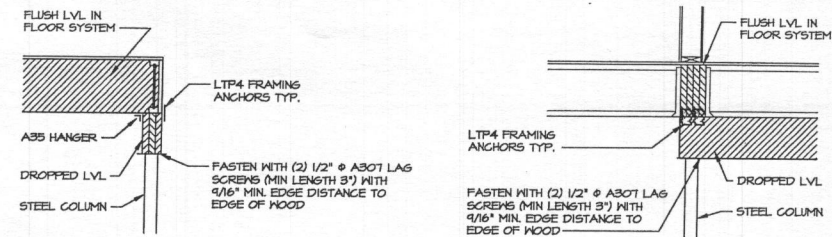
- NOTES:**
- ALL HEADERS ARE (3) 2x6, UNLESS OTHERWISE NOTED.
 - ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED.
 - ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
 - HATCHED AREAS INDICATE DROPPED CEILINGS.
 - ALL CASED OPENINGS AT 7'-11", UNLESS OTHERWISE NOTED.
 - WASHER ALTHAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

NOTE:
SEE SHEET 5-6 FOR BRACED WALL PANEL LOCATIONS

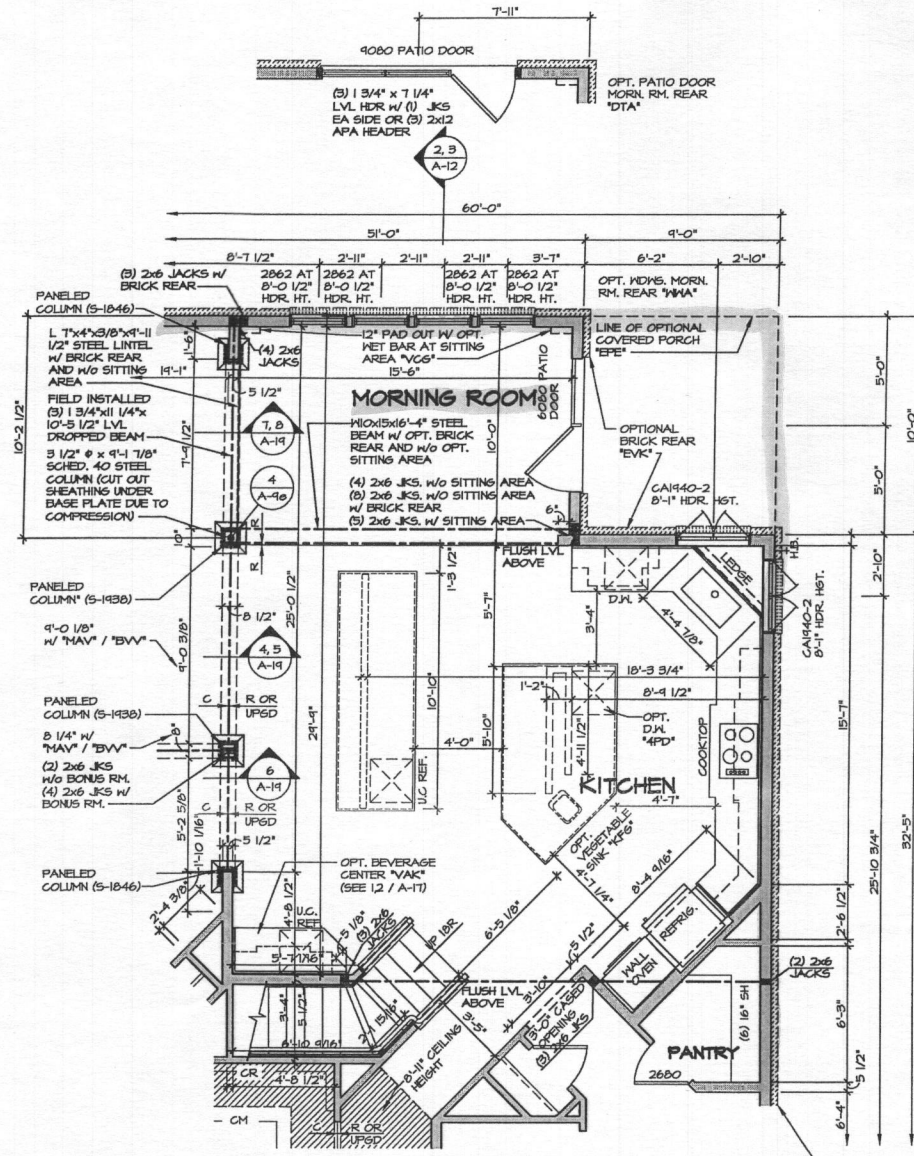
REV. NO.	DATE	REMARKS
1	1/14/15	BK - SHIFTED WINDOWS FOR SUITE FIRST FLOOR "MSR" 3" PAR. B027
2	4/29/15	955 - PAR. B027B - ROTATED JACKS IN FOTER COLUMNS & REVISED TO FIELD INSTALLED
3	10/29/15	955 - PAR. B027B - 2012 VA. CODE UPDATE
4	12/29/15	955 - PAR. B027B - GREATER PARTIAL PAR. BAR / REVISED JOIST LAYOUT 4.5" FOR BAR
5	1/21/17	1405 - PRO. BCT. 1895 - ADDED COUNTERTOP LAYOUTS FOR OWNERS BATH
6	4/24/14	1515 - ADJUSTED WALLS AT STUDY BOOKCASE AREA
7	5/14/14	A.J.H. - PAR. L. 2954S (ADDED ATTIC ACCESS)
8	5/14/14	A.J.H. - ADDED ELEVATION "L" TO SET
9	8/19/14	L.E. - REVISED FULL COLUMN FROM 5'-10 1/2" TO 5'-10 1/2" (PAR. B2657)

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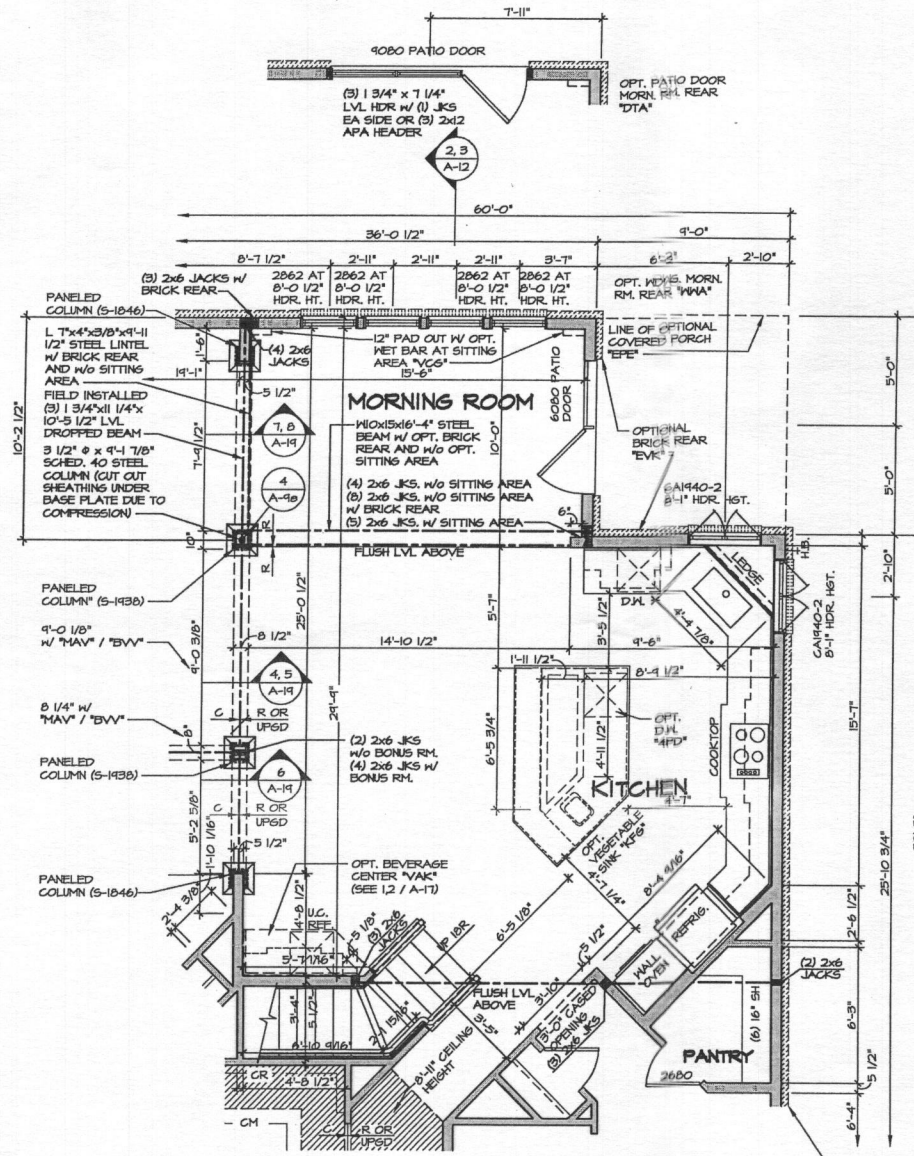
SHEET NO.	MODEL	CLIFTON PARK II
VERSION	DRAWING TITLE	FIRST FLOOR PARTIAL PLANS
DRAWN BY	DATE	1/2/15
OPTION	DATE	MCO
OPTION DESCRIPTION	DATE	MSR
SHEET NO.	OPTION	CONSERVATORY
A-9d	OPTION	SUITE FIRST FLOOR
51		



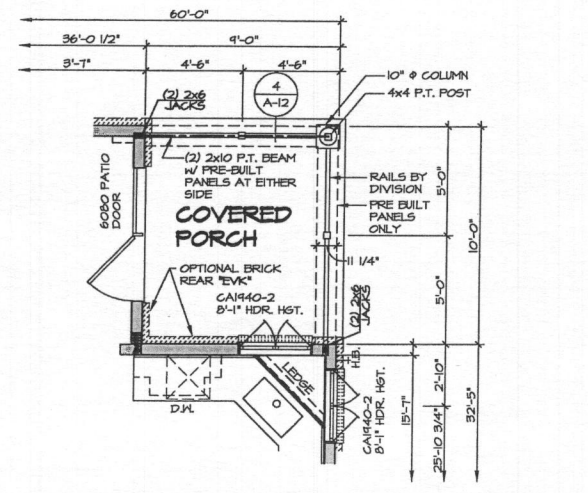
ATTACHMENT DETAIL
SCALE: 1/2" = 1'-0"



PARTIAL FLOOR PLAN
SCALE: 1/4" = 1'-0"
MORNING ROOM W/ GOURMET ISLAND
"MAA" / "KFF"



PARTIAL FLOOR PLAN
SCALE: 1/4" = 1'-0"
MORNING ROOM
"MAA"



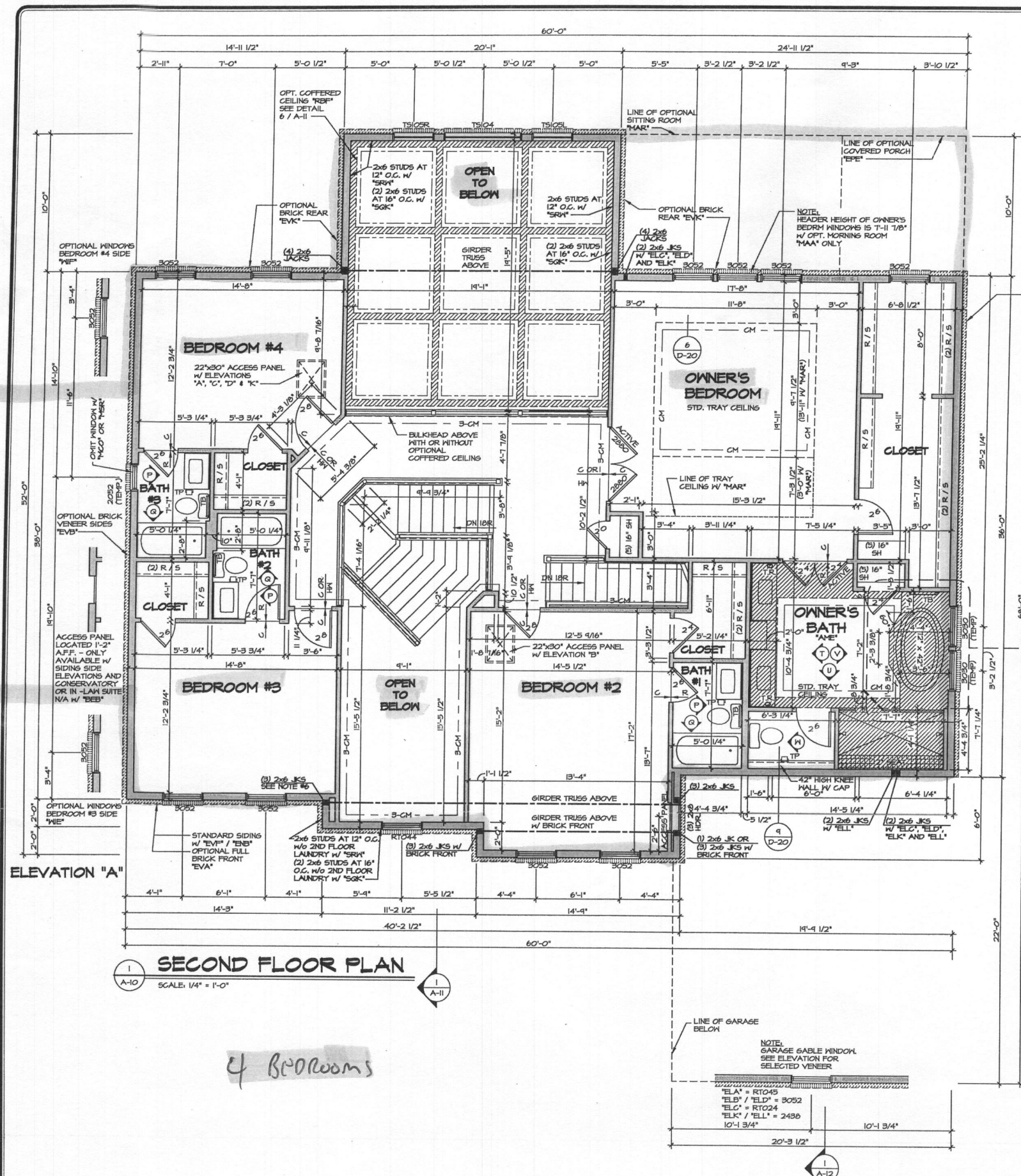
PARTIAL FLOOR PLAN
SCALE: 1/4" = 1'-0"
COVERED PORCH
NOTE: ONLY AVAILABLE W/ "MAA"

NOTE:
1. PARTIAL PLANS SHOWN W/ ELEVATION "A". SEE SHEET A-1 AND A-2b FOR ADDITIONAL INFORMATION.
2. MATCH VENEER ACCORDING TO SELECTED ELEVATION.

NOTES:
1. ALL HEADERS ARE (3) 2x6, UNLESS OTHERWISE NOTED.
2. ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED. ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
3. HATCHED AREAS INDICATE DROPPED CEILING.
4. ALL CASED OPENINGS AT 7'-11", UNLESS OTHERWISE NOTED.
5. WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

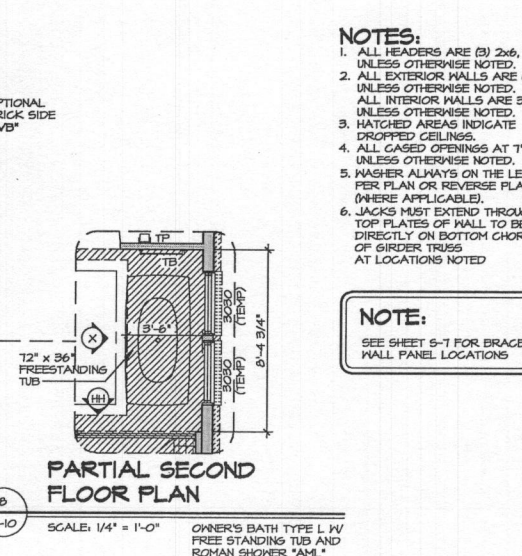
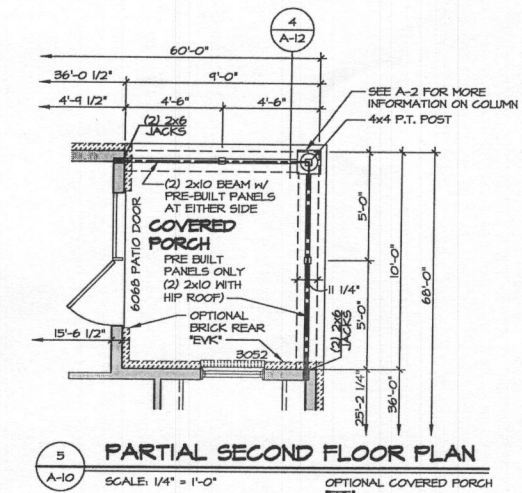
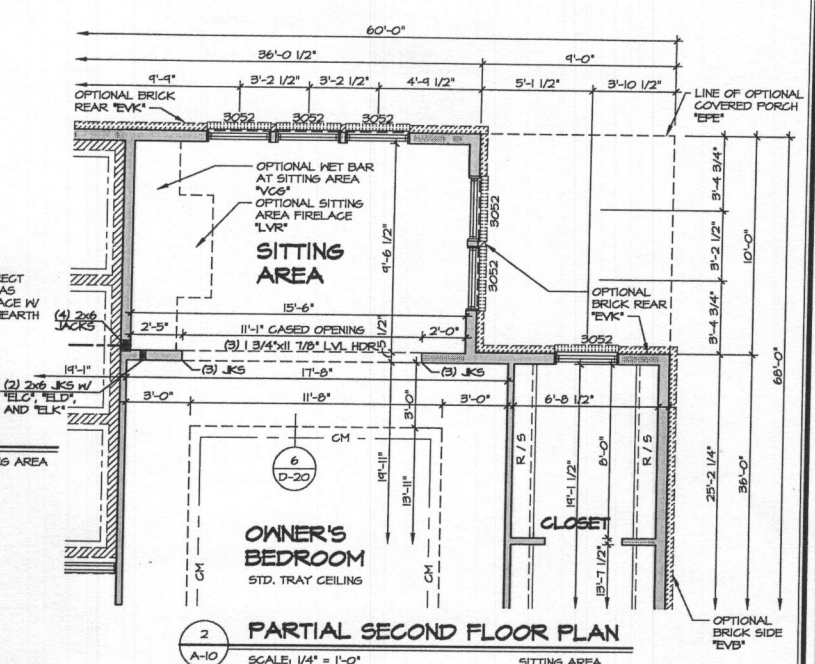
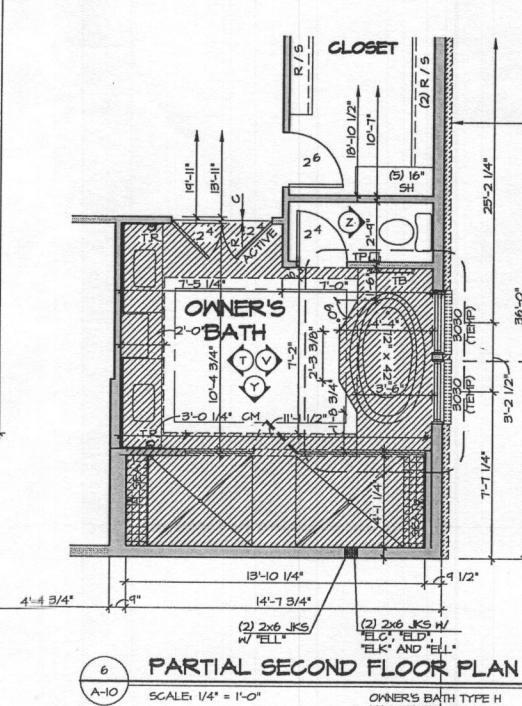
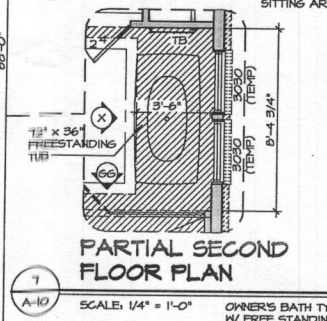
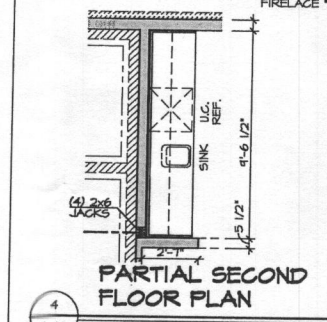
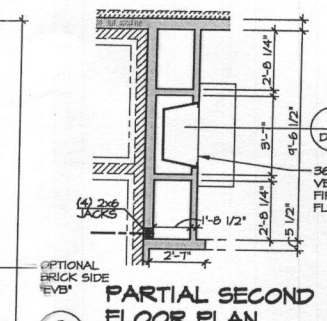
NOTE:
SEE SHEET 5-6 FOR BRACED WALL PANEL LOCATIONS

SHEET NO. A-90	MODEL CLIFTON PARK II	DRAWING TITLE FIRST FLOOR PARTIAL PLANS	DATE: 1/4/13	OPTION: MAA
			OPTION DESCRIPTION MORNING ROOM	
SHEET NO. 52	MODEL CLIFTON PARK II	DRAWING TITLE FIRST FLOOR PARTIAL PLANS	DATE: 1/4/13	OPTION: MAA
			OPTION DESCRIPTION MORNING ROOM	
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NVR, Inc. Architects 21 Byrd Court Farmingdale, NY 11735				
SET NO. 10300 VERSION 01 DRAWN BY: AJH DATE: 1/4/13 OPTION: MAA DRAWING TITLE: FIRST FLOOR PARTIAL PLANS OPTION DESCRIPTION: MORNING ROOM SHEET NO.: 52 MODEL: CLIFTON PARK II DRAWING TITLE: FIRST FLOOR PARTIAL PLANS OPTION DESCRIPTION: MORNING ROOM				



ELEVATION "A"

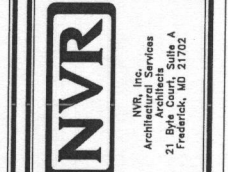
4 Bedrooms



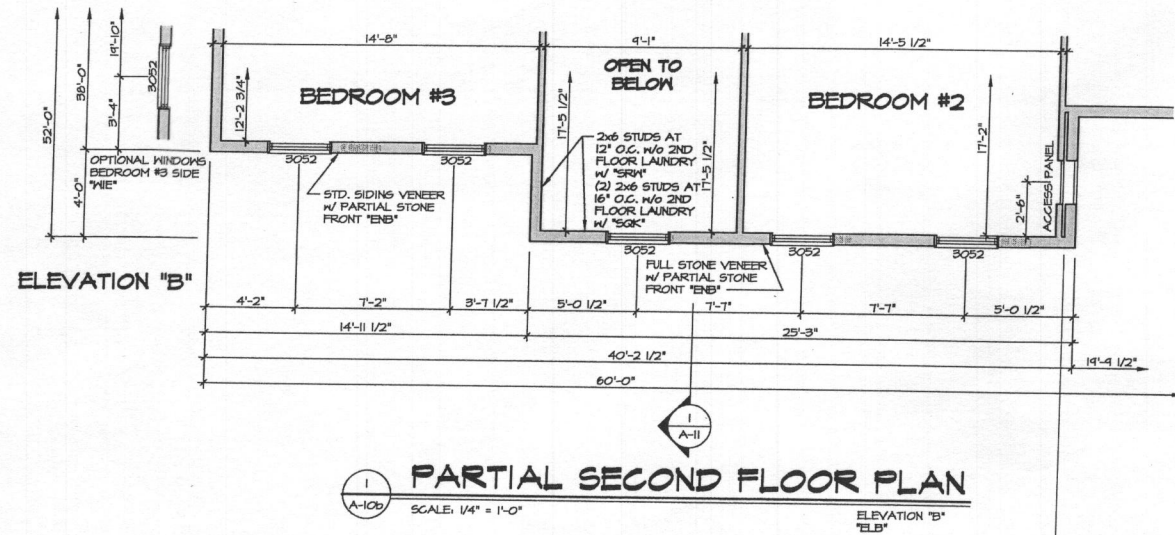
- NOTES:**
1. ALL HEADERS ARE (2) 2x6, UNLESS OTHERWISE NOTED.
 2. ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED.
 3. ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
 4. HATCHED AREAS INDICATE DROPPED CEILINGS.
 5. ALL CASED OPENINGS AT 'T-11', UNLESS OTHERWISE NOTED.
 6. WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).
 7. JACKS MUST EXTEND THROUGH TOP PLATES OF WALL TO BEAR DIRECTLY ON BOTTOM CHORD OF GIRDER TRUSS AT LOCATIONS NOTED.

NOTE:
SEE SHEET 5-1 FOR BRACED WALL PANEL LOCATIONS

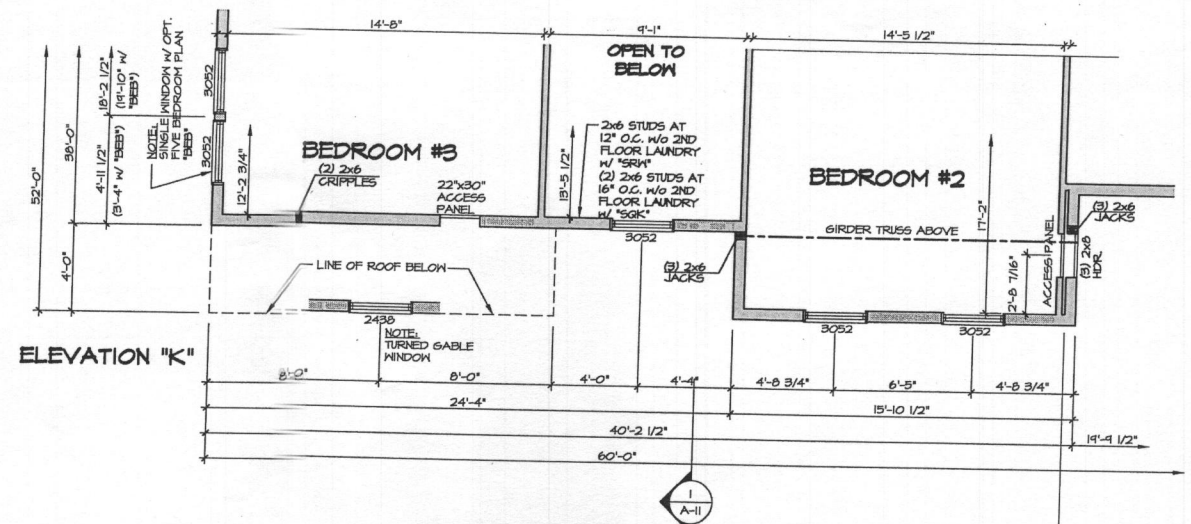
REV. NO.	DATE	REMARKS
1	10/24/14	KAD - PROJECT MISC. - ADDED CONCEPT LAYOUTS FOR OWNERS BATH
2	10/24/14	CLS - REVISED TRAY CEILING W/ 'HAR' TO MATCH ROOF DRAWING (PAR ID 2021)
3	11/20/14	SEA - ADDED REVISIONS
4	12/01/14	JLR - REVISED HANDRAIL IN REAR STAIR (PAR 2016)
5	02/02/15	JLR - ADDED BULKHEAD NOTE AT OVERLOOK INTO FAMILY ROOM (PAR 190470)
6	02/02/15	HBT - REVISED REAR PORCH COLUMN NOTES
7	02/02/15	CLS - REV. STAIR RISER PLATFORM TO UNDER TO ACCOMMODATE (PAR 19020)
8	02/02/15	CLS - ADDED TOWER BESS OWNERS BATH VANITY (PAR 31474)
9	02/02/15	REB - MODIFIED HEADER HEIGHT OF OWNERS BEDROOM WINDOWS (PAR 41710)



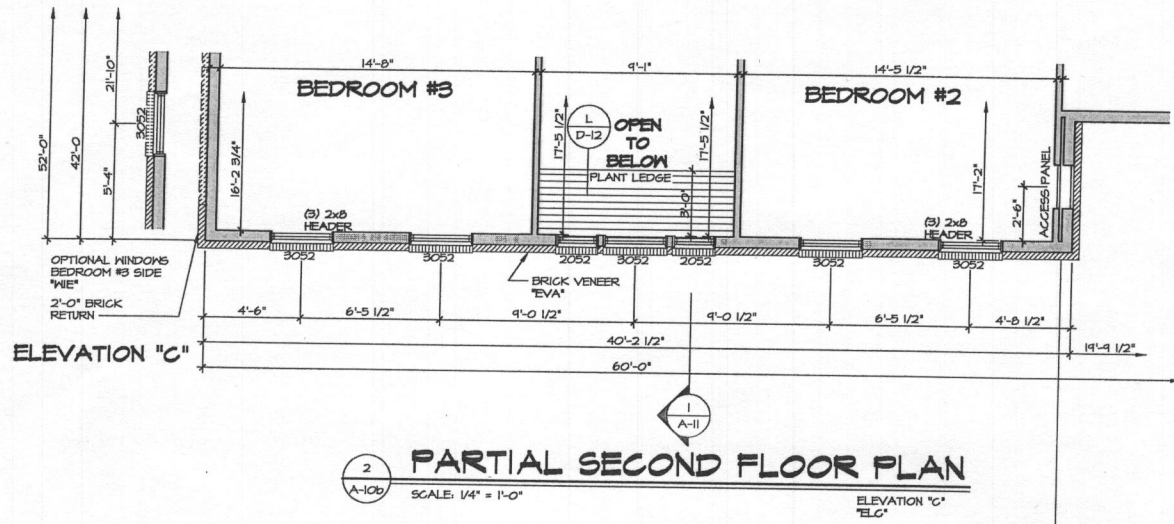
SHEET NO.	MODEL	CLIFTON PARK II
VERSION	DRAWING TITLE	SECOND FLOOR PLAN
DRAWN BY	DATE	OPTION
12/21/12		
SET NO. 10500		
OPTION		
A-10		
54		



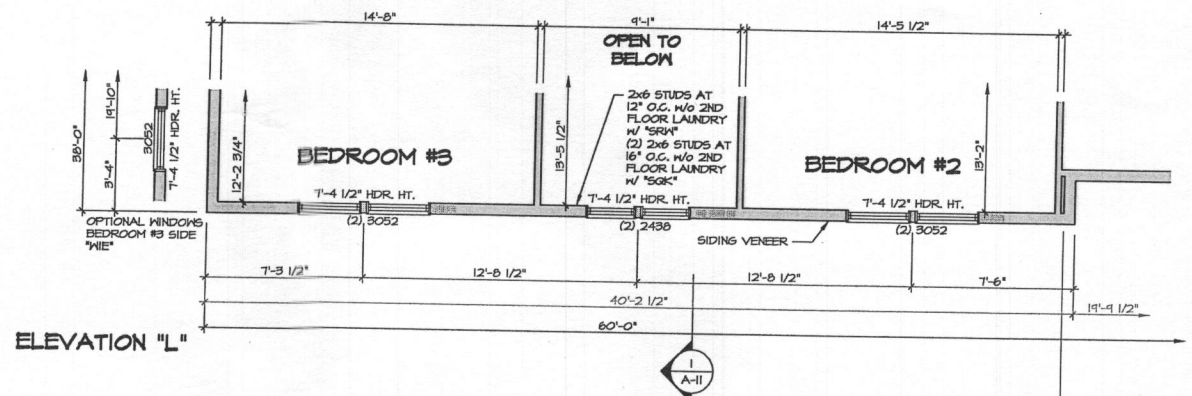
1 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"
ELEVATION "B"
"ELB"



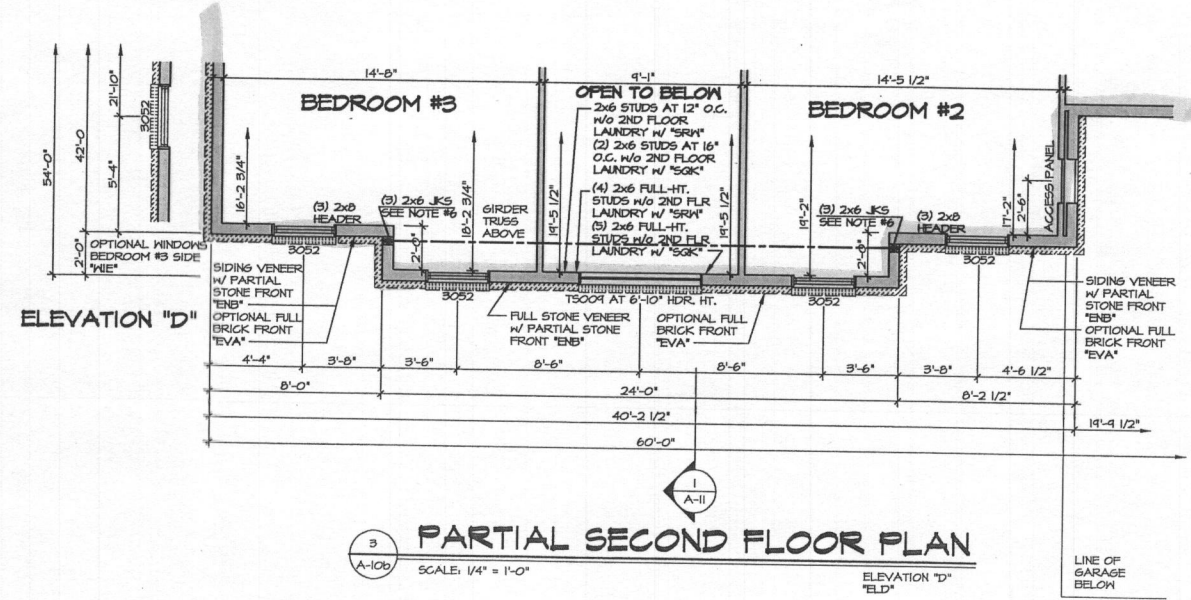
4 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"
ELEVATION "K"
"ELK"



2 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"
ELEVATION "C"
"ELC"



5 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"
ELEVATION "L"
"ELL"



3 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"
ELEVATION "D"
"ELD"

- NOTES:**
1. ALL HEADERS ARE (3) 2x6, UNLESS OTHERWISE NOTED.
 2. ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED.
 3. ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
 4. ALL CASED GREENINGS AT T-11, UNLESS OTHERWISE NOTED.
 5. WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).
 6. JACKS MUST EXTEND THROUGH TOP PLATES OF WALL TO BEAR DIRECTLY ON BOTTOM CHORD OF GIRDER TRUSS AT LOCATIONS NOTED.

NOTE:
FOR GARAGE GABLE WINDOW AND ADDITIONAL INFORMATION, SEE SHEET A-10

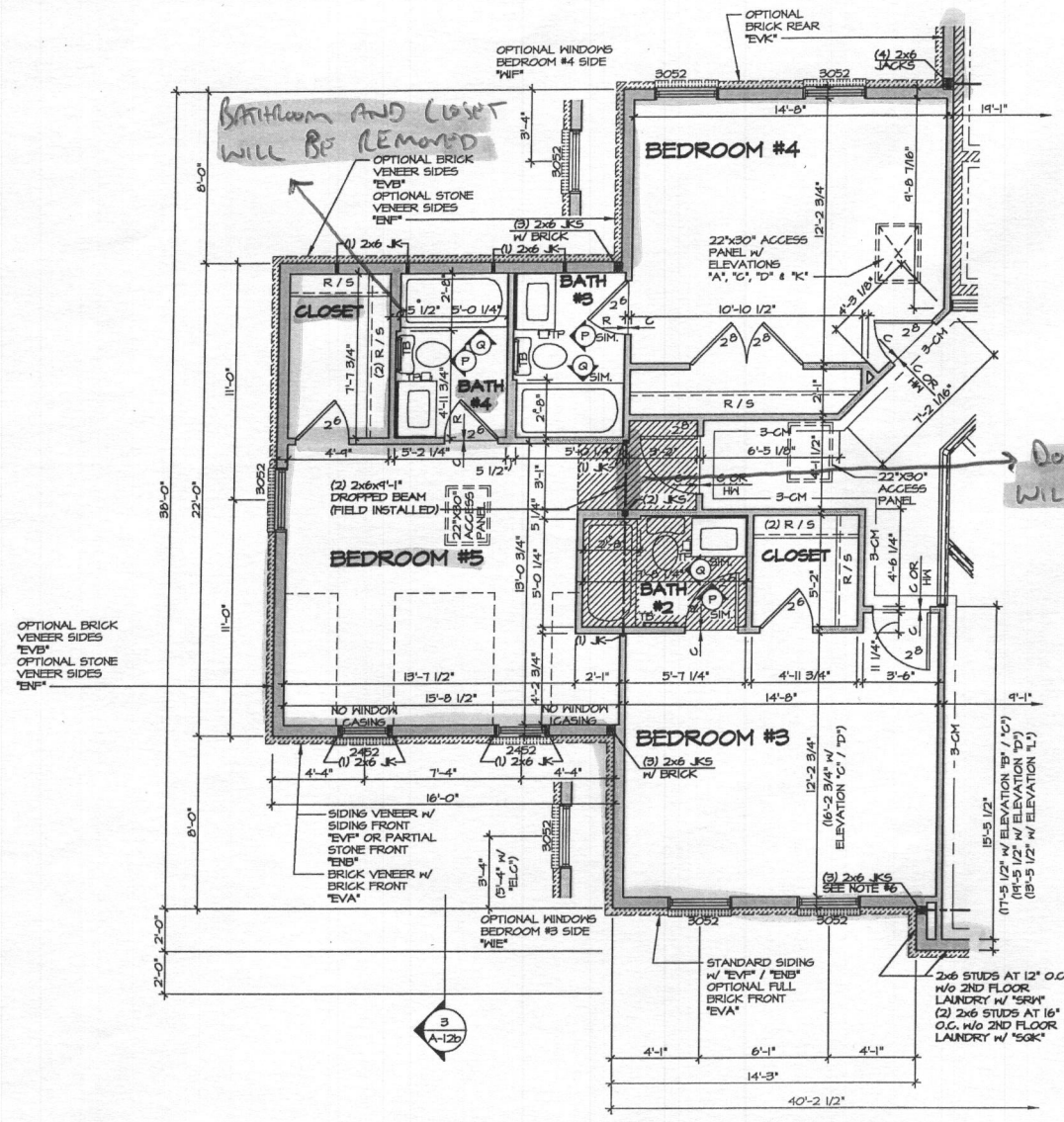
NOTE:
SEE SHEET S-7 FOR BRACED WALL PANEL LOCATIONS

<p>17/7/19 BVA - ADDED PLANT LEDGE DETAIL</p> <p>5/9/14 A.J.H. - ADDED ELEVATION "L", ADDED ATTIC ACCESS PANEL</p> <p>10/23/14 L.E.L. - REVISED GRAPHICAL ERROR WITH SIDE WINDOW</p> <p>1/29/15 L.A.S. - REVISED ATTIC ACCESS TO FRONT HALL OF BEDROOM WITH T-11</p> <p>1/29/15 B.L.K. - REVISED WINDOW LOCATION FOR "ELD", LEFT SIDE WINDOW "EVA", (PANEL 3019)</p>		
REV. NO.	DATE	REMARKS
1	1/27/19	BVA - ADDED PLANT LEDGE DETAIL
2	5/9/14	A.J.H. - ADDED ELEVATION "L", ADDED ATTIC ACCESS PANEL
3	10/23/14	L.E.L. - REVISED GRAPHICAL ERROR WITH SIDE WINDOW
4	1/29/15	L.A.S. - REVISED ATTIC ACCESS TO FRONT HALL OF BEDROOM WITH T-11
5	1/29/15	B.L.K. - REVISED WINDOW LOCATION FOR "ELD", LEFT SIDE WINDOW "EVA", (PANEL 3019)

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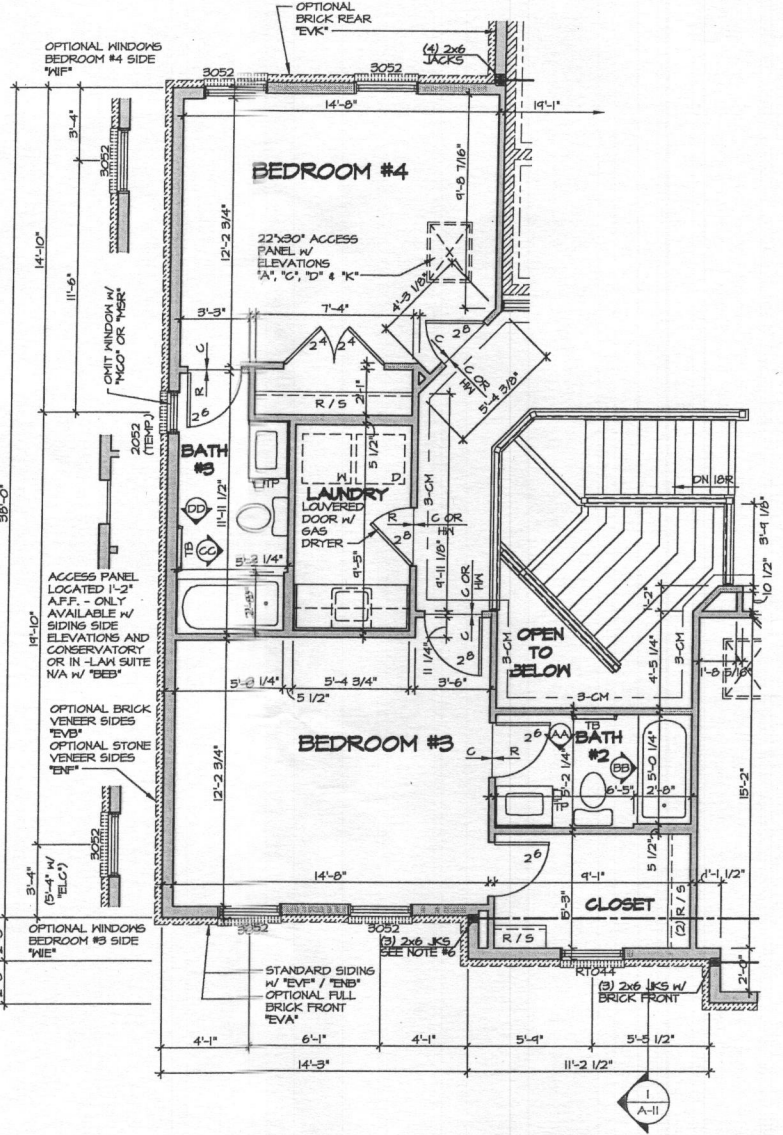
SET NO. 10300
VERSION 01
DRAWN BY A.J.H.
DATE: 12/27/12
OPTION: ELB, ELC, ELD, ELL

MODEL: CLIFTON PARK II
DRAWING TITLE: SECOND FLOOR PARTIAL PLANS
OPTION DESCRIPTION: ELEVATION "B", ELEVATION "C", ELEVATION "D", ELEVATION "K", ELEVATION "L"
SHEET NO. A-10b
56



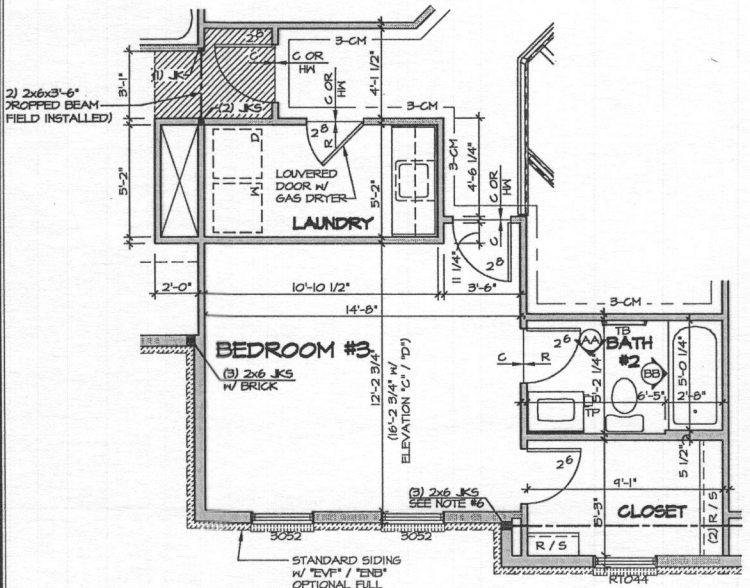
1 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"

FIVE BEDROOM "BBB"
NOTE:
ONLY AVAILABLE W/
"160" OR "180"



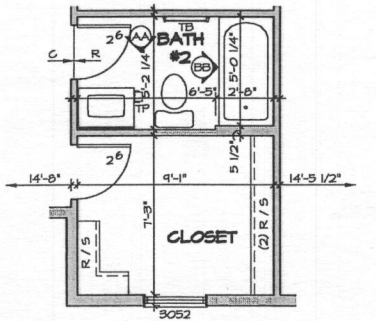
2 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"

SECOND FLOOR LAUNDRY
"VAN"

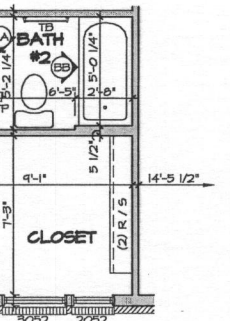


3 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"

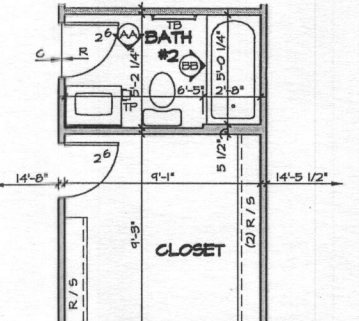
FIVE BEDROOM "BBB"
W/ SECOND FLOOR
LAUNDRY "VAN"



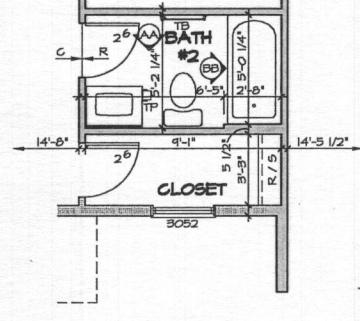
4 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"



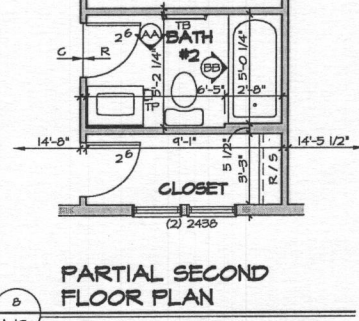
5 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"



6 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"



7 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"



8 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"

- NOTES:
- ALL HEADERS ARE (2) 2x6, UNLESS OTHERWISE NOTED.
 - ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED.
 - ALL INTERIOR WALLS ARE 5 1/2" UNLESS OTHERWISE NOTED.
 - HATCHED AREAS INDICATE DROPPED CEILINGS.
 - ALL CASED OPENINGS AT T-11, UNLESS OTHERWISE NOTED.
 - WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).
 - JACKS MUST EXTEND THROUGH TOP PLATES OF WALL TO BEAR DIRECTLY ON BOTTOM CHORD OF GIRDER TRUSS AT LOCATIONS NOTED.

NOTE:
1. PARTIAL PLANS SHOWN W/ ELEVATION "A". SEE SHEET A-10 AND A-10C FOR ADDITIONAL INFORMATION.
2. MATCH VENEER ACCORDING TO SELECTED ELEVATION.

NOTE:
SEE SHEET 5-7 FOR BRACED WALL PANEL LOCATIONS.

REV. NO.	DATE	REMARKS
1	6/21/15	DLR - REV. STAIR RISER PLATFORM TO KINDER TO ACCOMMODATE PARK BENCH
2	7/21/15	KAD - PROJECT #1859 - ADDED COUNTERTOP LAYOUTS FOR OWNERS BATH
3	5/1/14	A-JH - PAR 1 28548 ADDED NOTE FOR WINDOW AT BATH #3 / ACCESS PANEL
4	5/1/14	A-JH - ADDED ELEVATION "L" TO SET
5	5/1/14	A-JH - TUB/SHOWER PROJECT
6	6/21/14	CLB - ADDED TEMP. TO THE TROOP ROOM (RED) PER PAR # 24675
7	6/21/14	ELB - RELOCATED TONEL BATH #3 (PARKING)
8	10/21/14	CLB - ADD NOTE. NO WINDOW CASING CORNER WINDOWS BEDROOM #5 (PAR 28516)
9	11/26/14	155A - AUDIT REVISIONS

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SHEET NO.	MODEL	SET NO.	VERSION	DATE	OPTION
A-10c	CLIFTON PARK II	10300	G1	12/21/12	5TH BEDROOM SECOND FLOOR LAUNDRY
	DRAWING TITLE				
	DRAWN BY				
	DATE				
	BY				
	VAN				
	OPTION DESCRIPTION				
	5TH BEDROOM SECOND FLOOR LAUNDRY				
	57				

HEALTH DEPT

CLIFTON PARK II

LOT 143
5 Bedrooms

B17001621

Approved 5/9/17
R/E "5BRs"



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Architects
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	FULL BASEMENT							CRAWL SPACE							ATTACHED GARAGES		OPTIONAL ROOMS				DETAILS STANDARD
	STD. DWGS.	ELEV. "A"	ELEV. "B"	ELEV. "C"	ELEV. "D"	ELEV. "K"	ELEV. "L"	STD. DWGS.	ELEV. "A"	ELEV. "B"	ELEV. "C"	ELEV. "D"	ELEV. "K"	ELEV. "L"	THREE CAR SIDE ENTRY	TWO CAR SIDE ATTACHED	CONSERVATORY	SUITE FIRST FLOOR	MORNING ROOM	BONUS ROOM	
NOTE SHEET	2							2													
FRONT ELEVATIONS - SIDING	3							3													D-1
FRONT ELEVATIONS - BRICK	4			7	8			4			7	8									D-2
FRONT ELEVATIONS - SIDING/STONE	5	6		4	10.1	10.2		5	6		4	10.1	10.2							D-3	
RIGHT SIDE ELEVATIONS - SIDING OR SIDING/STONE	11	13	14	16	18.1	18.2		11	13	14	16	18.1	18.2							D-4	
RIGHT SIDE ELEVATIONS - BRICK	12		15	17				12		15	17									D-5	
LEFT SIDE ELEVATIONS - SIDING OR SIDING/STONE	14	21	22	24	26.1	26.2		14	21	22	24	26.1	26.2							D-5a	
LEFT SIDE ELEVATIONS - BRICK	20		23	25				20		23	25									D-6	
REAR ELEVATIONS - SIDING	27	24	30	32	34.1	34.2		27	24	30	32	34.1	34.2							D-7	
REAR ELEVATIONS - BRICK	28		31	33				28		31	33									D-8c	
FOUNDATION	35	36	37.1	37.2	37.1	41.2		35	36	37.1	37.2	37.1	41.2							D-11	
HOLD DOWN DETAILS	43							43								38	38	38	42		D-12
PLUMBING GROUND WORKS	44							44													
BASEMENT PLAN	46.1	46.1	46.1	46.2	46.2	46.3	46.3	46.1	46.1	46.2	46.2	46.3	46.3							D-12a	
FIRST FLOOR PLAN	47		48	48	44.1	44.1	44.2	47		48	48	44.1	44.1	44.2							D-13
FIRST FLOOR PLAN PARTIALS	50							50						50	58						
SECOND FLOOR PLAN	54		56	56	56	56	56	54		56	56	56	56							D-14	
SECOND FLOOR PLAN PARTIALS	57							57											55		
BUILDING SECTION AT FOYER	58							58												D-15a	
BUILDING SECTION AT GARAGE	60							60						60	61				61		
STAIR SECTION (FRONT STAIR) - STANDARD	62							62											60		
STAIR SECTION (FRONT STAIR) - UPGRADE	64							64												D-17a	
STAIR SECTION (FRONT STAIR) - UPGRADE w/ METAL	66, 67.1							66, 67.1												D-18c	
STAIR SECTION (FRONT STAIR) - UPGRADE w/ CRAFTSMAN	67.2, 67.3							67.2, 67.3												D-20	
STAIR SECTION (REAR STAIR) - STANDARD	68							68												D-21	
STAIR SECTION (REAR STAIR) - UPGRADE	69.1							69.1												D-22	
STAIR SECTION (REAR STAIR) - UPGRADE w/ CRAFTSMAN	69.2							69.2												D-22a	
KITCHEN PLANS - CABINET HOOD "B"	70							70												D-27	
KITCHEN PLANS - CABINET HOOD "C"	72							72												D-28	
KITCHEN PLANS - GOURMET	74							74												D-28a	
KITCHEN PLANS - ISLANDS	76							76												D-29	
WET BAR, LAUNDRY, CHARGING CENTER	77							77												D-30	
INTERIOR DETAILS - BATH ELEVATIONS	78							78												D-34	
INTERIOR DETAILS - COLUMNS / BULKHEAD	79							79												D-35	
INTERIOR DETAILS - FOYER AND FAMILY ROOM WINDOWS	80	80	80	80	80	81		80	80	80	80	80	81							D-36	
INTERIOR DETAILS - FIREPLACE DETAILS	82							82												D-37	
INTERIOR DETAILS - FIREPLACE DETAILS w/ BONUS RM.	83							83												D-40	
INTERIOR MISC. DETAILS	84							84												D-40a	
EXTERIOR ELEVATION DETAILS			85	85	86.1	86.2				85	85	86.1	86.2							D-44	
EXTERIOR MISC. DETAILS	87							87												D-45	
BASEMENT ELECTRICAL	88.1	88.1	88.2	88.2	88.3	88.3		88.1	88.1	88.2	88.2	88.3	88.3							WB-1	
FIRST FLOOR ELECTRICAL	89	90	90	91.1	91.1	91.2		89	90	90	91.1	91.1	91.2							WB-2	
FIRST FLOOR ELECTRICAL PARTIALS	92							92													
SECOND FLOOR ELECTRICAL	96	98	98	98	98	98		96	98	98	98	98	98								
SECOND FLOOR ELECTRICAL PARTIALS	99							99													
FIRST FLOOR JOIST LAYOUT	100	101	101	102	102	102		100	104	104	105	105	105							SP-1	
SECOND FLOOR JOIST LAYOUT	106	108	108	104	104	104		106	108	108	104	104	104							SP-2	
ROOF FRAMING	110	111	112	113	114.1	114.2		110	111	112	113	114.1	114.2								
TRUSS BRACING	118	120						118	120												
BRACED WALL	121							121													
ROOF VENTILATION	123	124	125	126	127.1	127.2		123	124	125	126	127.1	127.2							SEP-1	
BASEMENT HVAC PLAN	128.1	128.2						128.1	128.2											SEP-2	
CRAWL SPACE HVAC PLAN								129												SEP-3	
FIRST FLOOR HVAC PLAN	130							131												SEP-4	
SECOND FLOOR HVAC PLAN	131							132													

BASE SQUARE FOOTAGE		
FIRST FLOOR	GROSS SQ. FT.	2480
SECOND FLOOR	GROSS SQ. FT.	1987
HOUSE TOTAL	GROSS SQ. FT.	4467

ELEVATIONS SQ. FT.		
ELEVATION "A"	GROSS SQ. FT.	+0
ELEVATION "B"	GROSS SQ. FT.	+20
ELEVATION "C"	GROSS SQ. FT.	+120
ELEVATION "D"	GROSS SQ. FT.	+214
ELEVATION "K"	GROSS SQ. FT.	+32
ELEVATION "L"	GROSS SQ. FT.	-146

ADDITIONAL SQ. FT.		
MORNING ROOM	GROSS SQ. FT.	+160
CONSERVATORY OR SUITE FIRST FLOOR	GROSS SQ. FT.	+352
SIDE ATTACHED GARAGE	GROSS SQ. FT.	+137
SIDE ATTACHED GARAGE w/ FAMILY OFFICE	GROSS SQ. FT.	+233
5TH BEDROOM LAYOUT	GROSS SQ. FT.	+352
SITTING AREA	GROSS SQ. FT.	+165
BONUS ROOM / BEDROOM	GROSS SQ. FT.	+348
2ND FLOOR LAUNDRY		
- ELEVATION "A"	GROSS SQ. FT.	+105
- ELEVATION "B"	GROSS SQ. FT.	+125
- ELEVATION "C"	GROSS SQ. FT.	+123
- ELEVATION "D"	GROSS SQ. FT.	+141
- ELEVATION "K"	GROSS SQ. FT.	+82
- ELEVATION "L"	GROSS SQ. FT.	+82

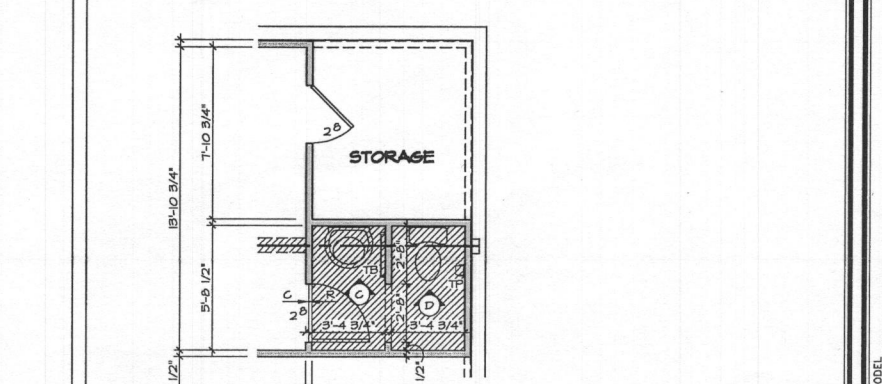
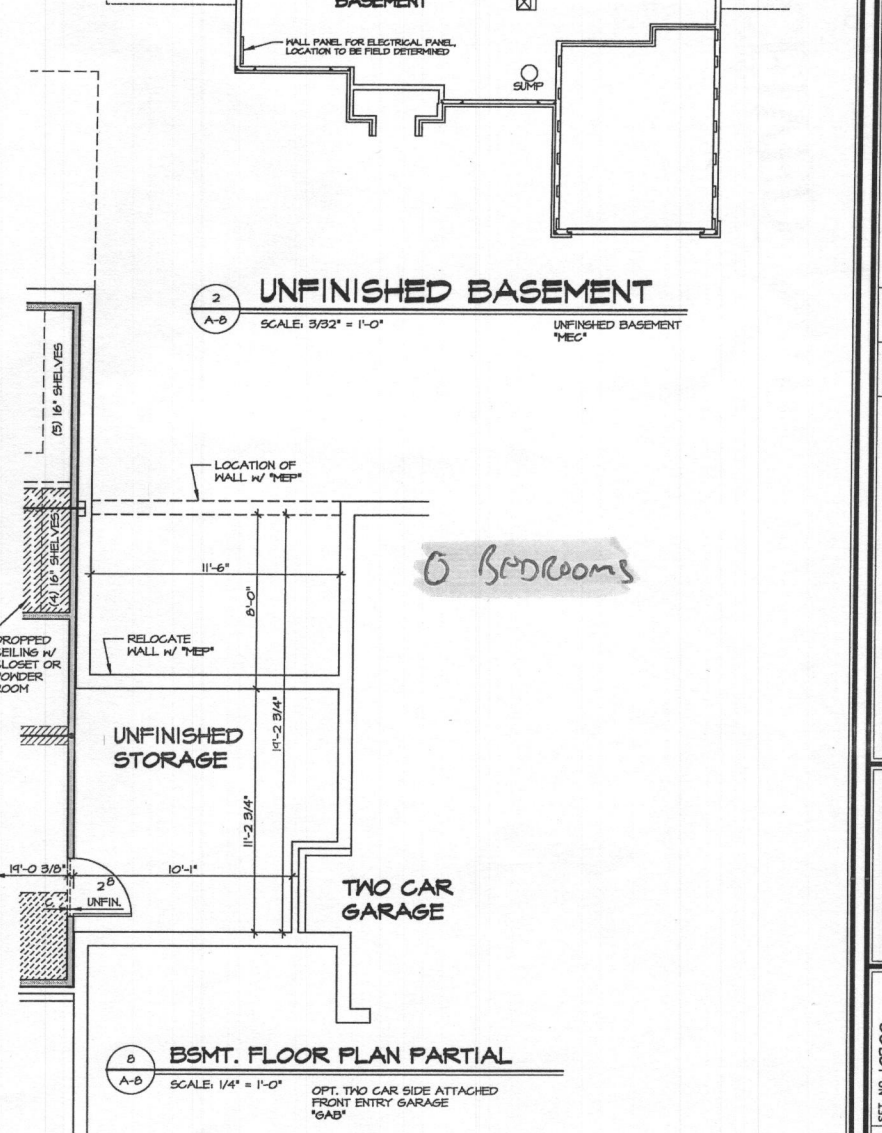
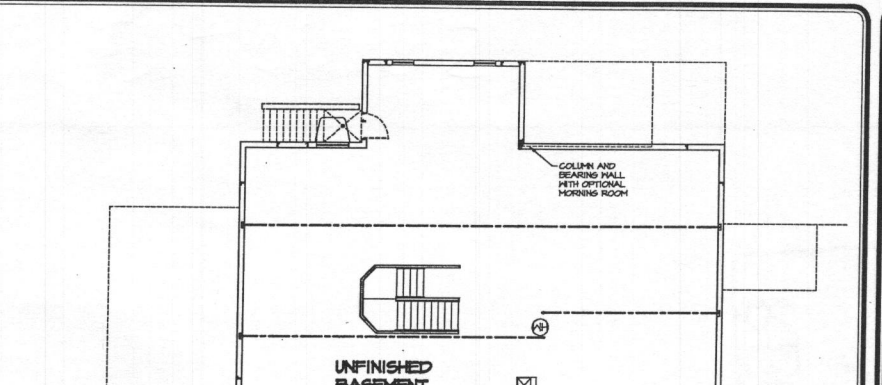
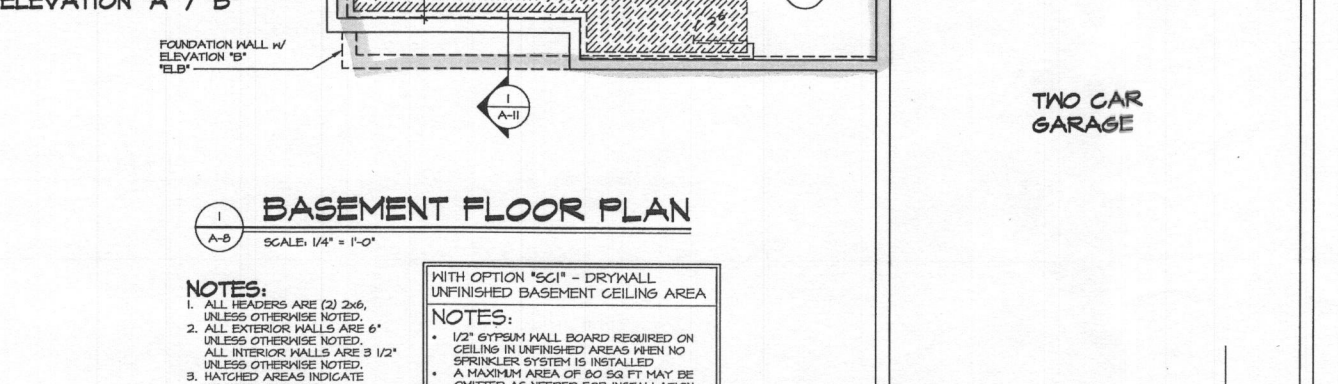
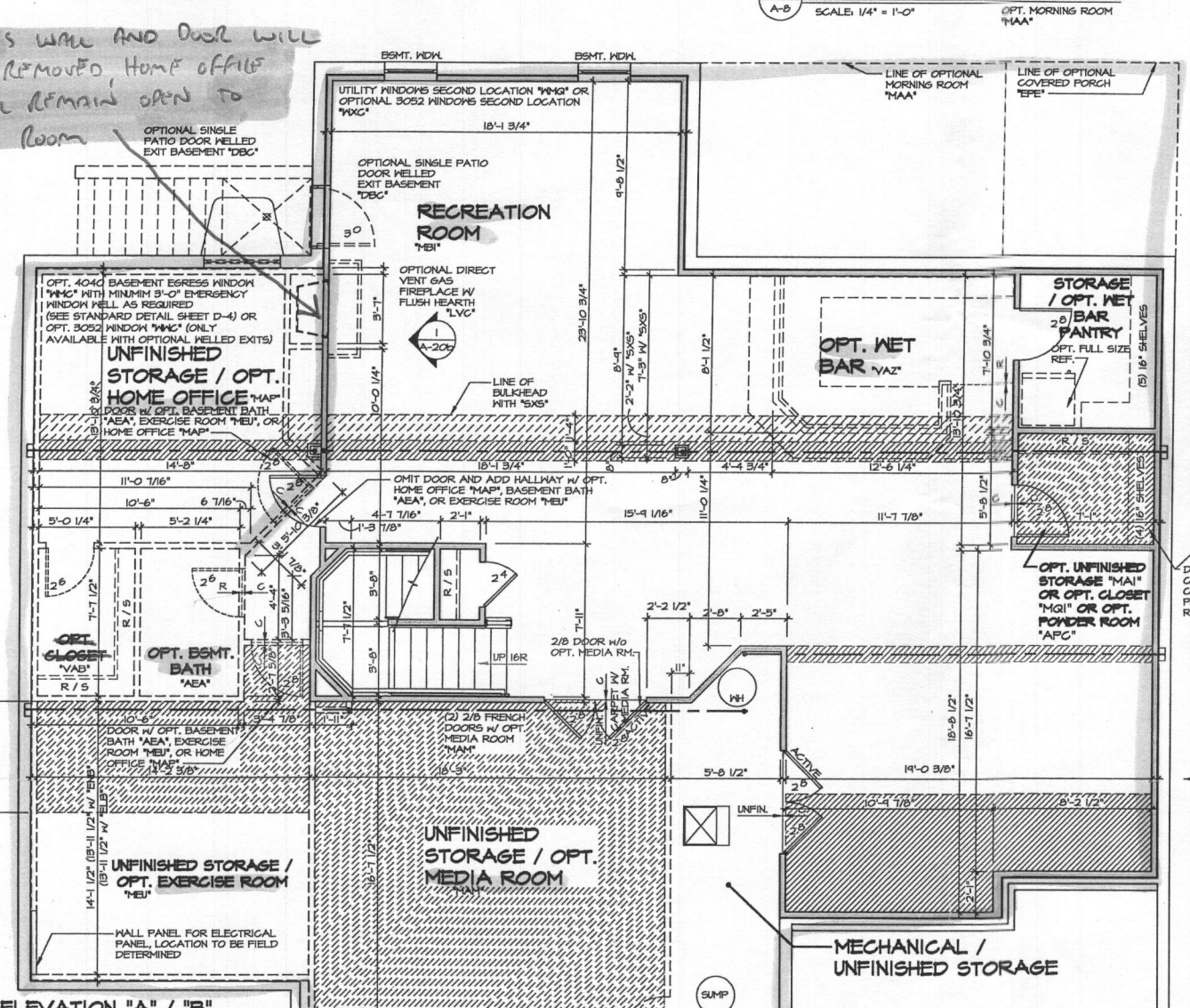
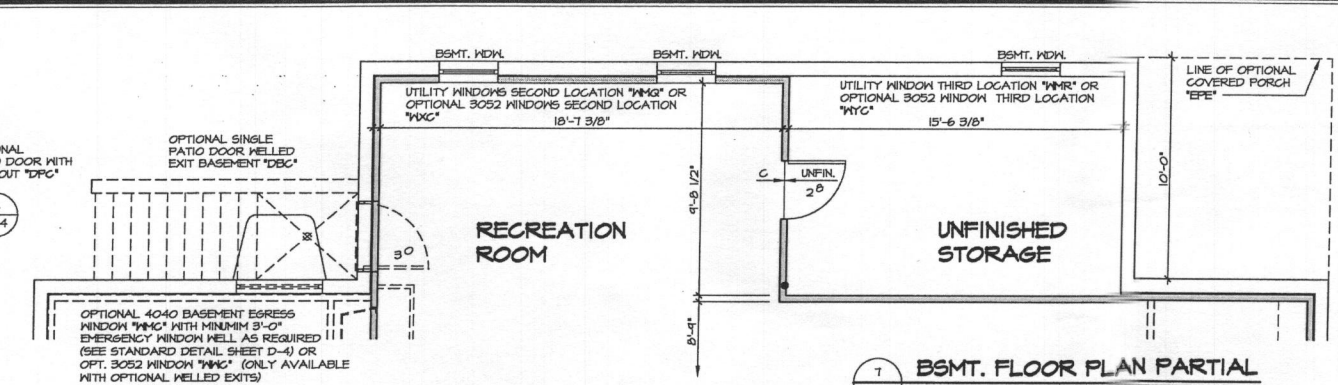
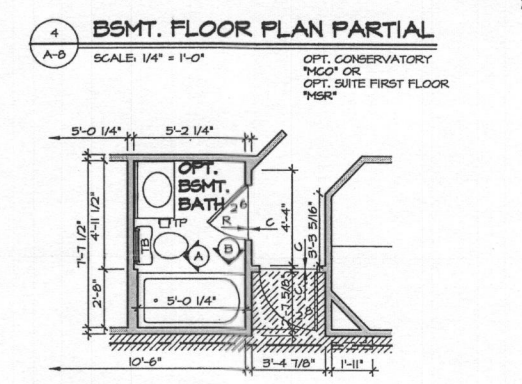
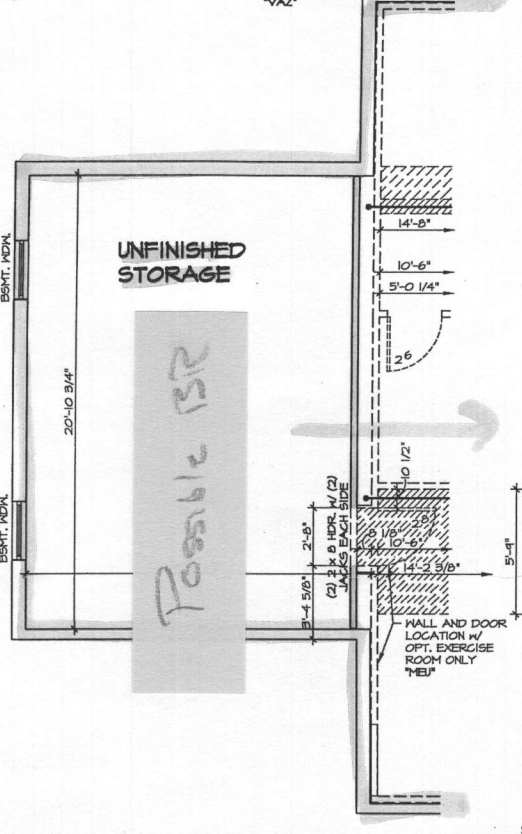
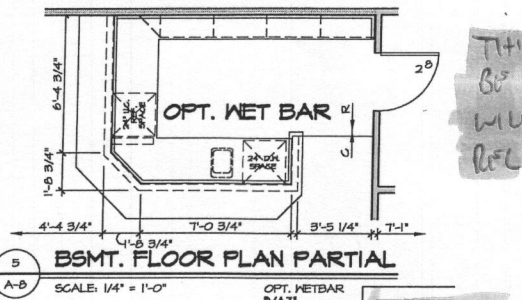
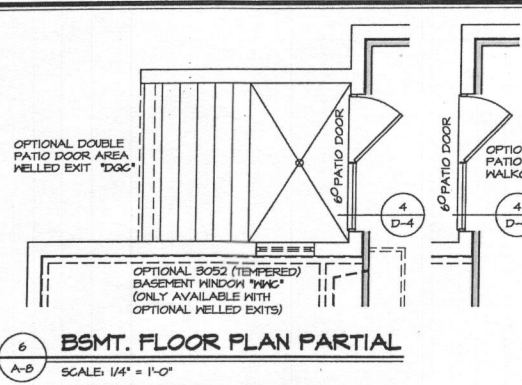
MAXIMUM FINISHED SQ. FT.		
HOUSE TOTAL	GROSS SQ. FT.	6344
**MAXIMUM SQ. FT. DOES NOT INCLUDE BASEMENT		

FINISHED BASEMENT SQ. FT.		
RECREATION ROOM	GROSS SQ. FT.	+1244
MEDIA ROOM	GROSS SQ. FT.	+317
HOME OFFICE	GROSS SQ. FT.	+233
BASEMENT BATH	GROSS SQ. FT.	+68
BASEMENT CLOSET	GROSS SQ. FT.	+44
EXERCISE ROOM	GROSS SQ. FT.	+214

FOOTPRINT		
BASE HOUSE:		
WIDTH:	60'-4"	
DEPTH:	68'-4"	
MAXIMUM:		
WIDTH:	110'-8"	
DEPTH:	78'-8"	

SET - VERSION
10300-01 CS-1

J:\A Dwg\NVR\DETACHED\CLIFTON PARK II\10300_01\CS1.DWG 12/28/14 - 8:36 am



THIS WALL AND DOOR WILL BE REMOVED, HOME OFFICE WILL REMAIN OPEN TO RECL ROOM

Possible BR

0 Bedrooms

NOTES:

- ALL HEADERS ARE (2) 2x6, UNLESS OTHERWISE NOTED.
- ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED.
- ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
- HATCHED AREAS INDICATE DROPPED CEILINGS.
- ALL CASED OPENINGS AT T-11, UNLESS OTHERWISE NOTED.
- WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

WITH OPTION 'SG1' - DRYWALL UNFINISHED BASEMENT CEILING AREA

NOTES:

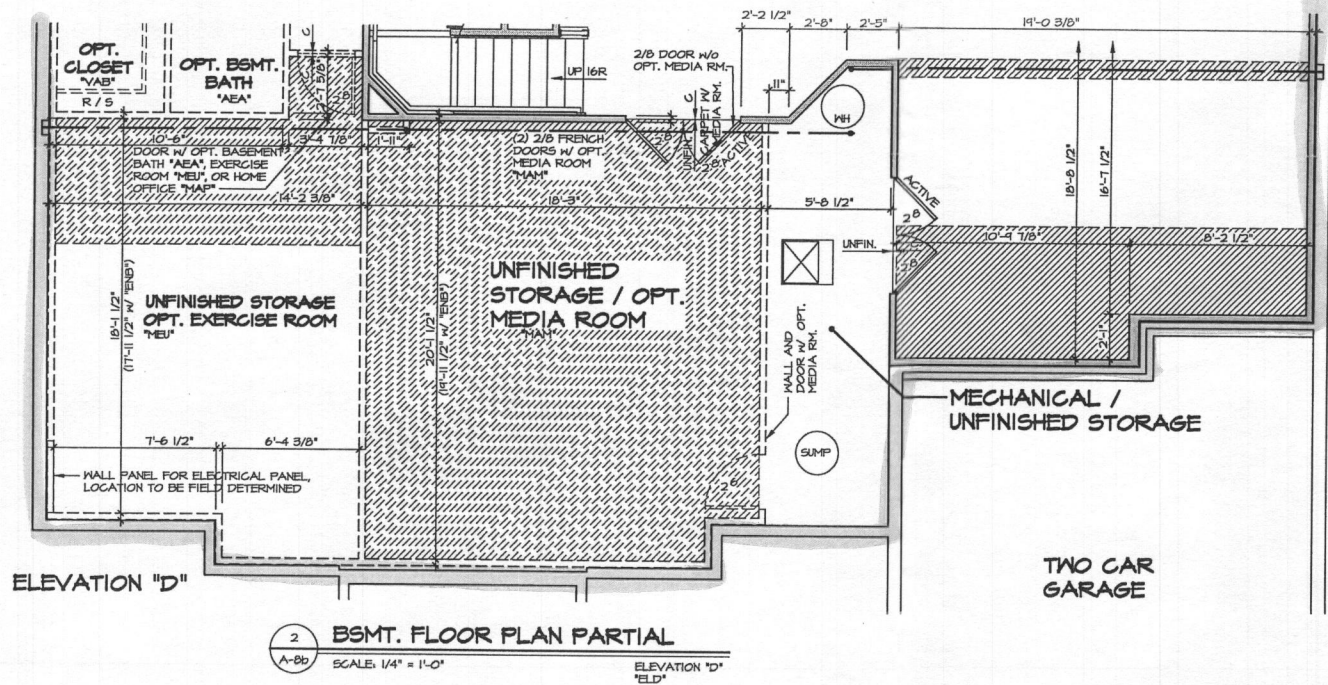
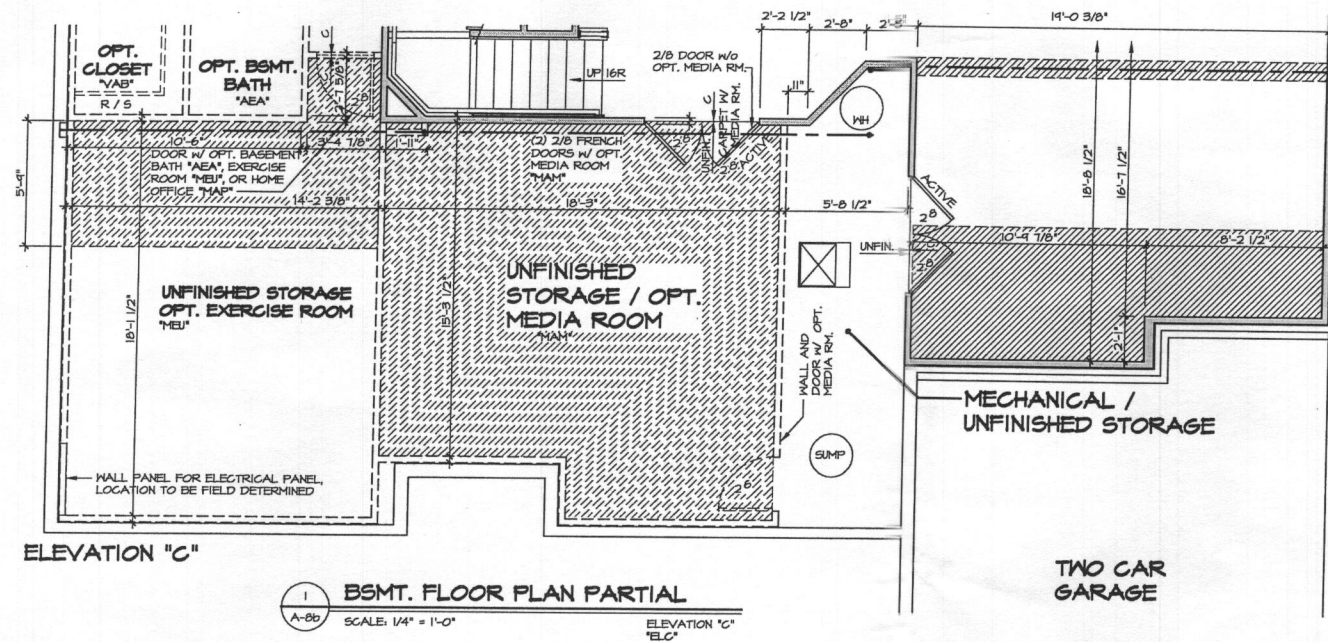
- 1/2" SYSTEM WALL BOARD REQUIRED ON CEILING IN UNFINISHED AREAS WHEN NO SPRINKLER SYSTEM IS INSTALLED.
- A MAXIMUM AREA OF 80 SQ FT MAY BE OMITTED AS NEEDED FOR INSTALLATION OF PLUMBING, ELECTRICAL, AND/OR HVAC (TYPICALLY AN 8'-0" x 8'-0" CEILING SPACE ABOVE MECHANICAL AREA).
- PROVIDE FIRE BLOCKING AS REQUIRED AT PERIMETER OF ANY AREAS WHERE DRYWALL HAS BEEN OMITTED.

SHEET NO. A-8	MODEL CLIFTON PARK II	SET NO. 10300	REV. NO.	DATE	REMARKS
	DRAWING TITLE BASEMENT PLAN	VERSION 01	10	1/25/14	CEL - REVISED GRAPHICAL ERROR
OPTION DESCRIPTION FULL BASEMENT	DRAWN BY A-JH		11	1/25/14	BSA - ADDIT REVISIONS
46.1	DATE 1/10/13		12	2/20/14	BSA - ADDIT THE KNOBS OR TO (B) OPTIONS AT POWDER ROOM PAR. 2R1956
	OPTION FBA		13	2/20/14	BSB - ADDIT RNY-8X-001
			14	2/20/14	DSB - TUB CONVERSION
			15	2/20/14	DSA - ADDED 'SG' NOTE
			16	2/20/14	DSE - ADDED 'SG' BULGEHEAD
			17	2/20/14	LEK - REPLACED (7) JKS AT MORNING ROOM W/ COLUMN (PAR. #24934)
			18	2/20/14	EXB - TURNED ON LAYERS THAT SHOW DOOR SIZE AND DIMENSIONS

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Frederick, MD 21702

14: DWG NVA DETACHED CLIFTON PARK II 10300_01A BSMT.dwg 01/15/16 10:33 AM



NOTE:
FOR ADDITIONAL BASEMENT INFORMATION AND AVAILABLE OPTIONS, SEE SHEET A-8

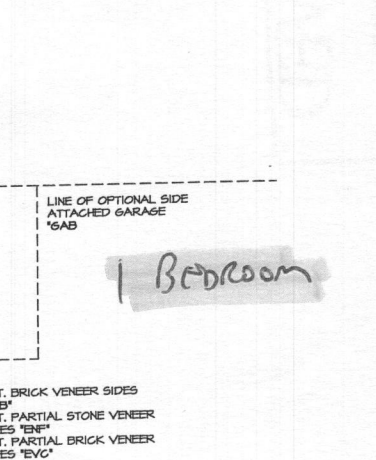
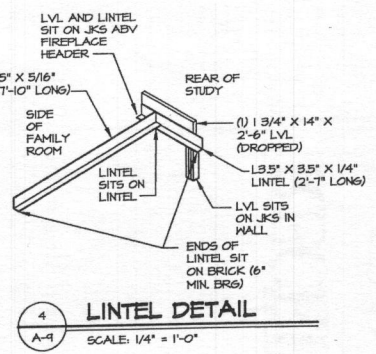
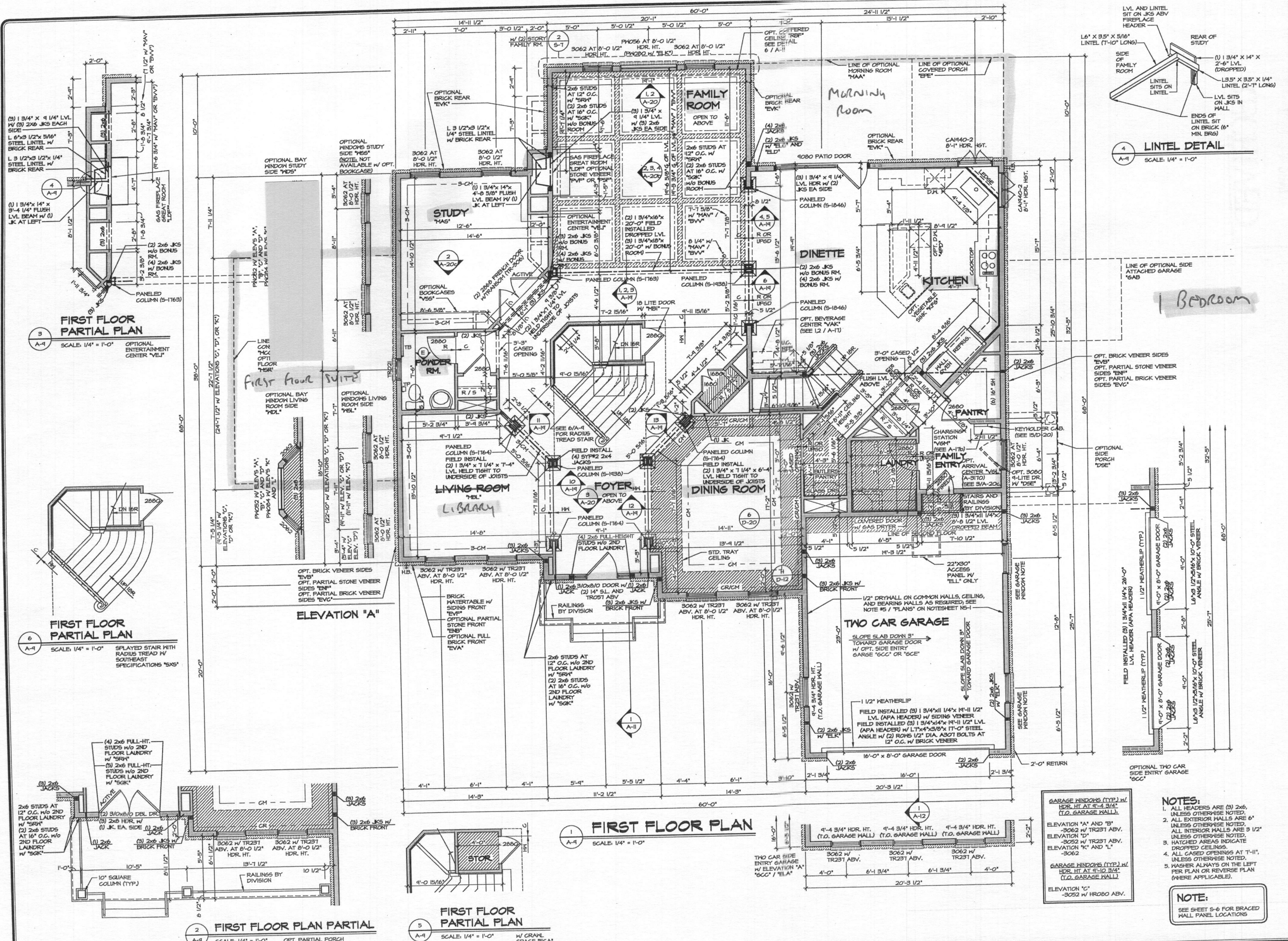
NOTES:
ALL HEADERS ARE (2) 2x6, UNLESS OTHERWISE NOTED.
ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED.
ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
HATCHED AREAS INDICATE DROPPED CEILING.
ALL GASED OPENINGS AT 1'-11", UNLESS OTHERWISE NOTED.
5. WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

WITH OPTION "SC1" - DRYWALL UNFINISHED BASEMENT CEILING AREA

NOTES:

- 1/2" GYPSUM WALL BOARD REQUIRED ON CEILING IN UNFINISHED AREAS WHEN NO SPRINKLER SYSTEM IS INSTALLED
- A MAXIMUM AREA OF 80 SQ FT MAY BE OMITTED AS NEEDED FOR INSTALLATION OF PLUMBING, ELECTRICAL, AND/OR HVAC (TYPICALLY AN 8'-0" X 8'-0" CEILING SPACE ABOVE MECHANICAL AREA).
- PROVIDE FIRE BLOCKING AS REQUIRED AT PERIMETER OF ANY AREAS WHERE DRYWALL HAS BEEN OMITTED.

SHEET NO. A-8b		MODEL CLIFTON PARK II													
DRAWING TITLE BASEMENT PARTIAL PLANS		VERSION 01													
OPTION DESCRIPTION FULL BASEMENT ELEVATION "C" ELEVATION "D"		DRAWN BY A-JH													
46.2		DATE: 4/7/14													
		OPTION FBA ELC ELD													
<p>REVISIONS</p> <table border="1"> <tr> <th>REV. NO.</th> <th>DATE</th> <th>DESCRIPTION</th> </tr> <tr> <td>1</td> <td>4/29/14</td> <td>LSBA - ADDED "SC1" NOTE</td> </tr> <tr> <td>2</td> <td>5/9/14</td> <td>LSBA - MOVED "ELC" TO NEB PAGE</td> </tr> <tr> <td>3</td> <td>11/26/14</td> <td>LSBA - ADDED REVISIONS</td> </tr> </table>				REV. NO.	DATE	DESCRIPTION	1	4/29/14	LSBA - ADDED "SC1" NOTE	2	5/9/14	LSBA - MOVED "ELC" TO NEB PAGE	3	11/26/14	LSBA - ADDED REVISIONS
REV. NO.	DATE	DESCRIPTION													
1	4/29/14	LSBA - ADDED "SC1" NOTE													
2	5/9/14	LSBA - MOVED "ELC" TO NEB PAGE													
3	11/26/14	LSBA - ADDED REVISIONS													
<p>REMARKS</p>															
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<p>NVR Architectural Services 21 Bay View Frederick, MD 21702</p>															
<p>SET NO. 10800</p> <p>OPTION DESCRIPTION</p> <p>DATE: 4/7/14</p> <p>FBA ELC ELD</p>															
<p>J:\DWG\DWG\DETACHED\CLIFTON PARK II\10800_01_BSMT_CD.dwg 12/17/14 - 11:40 am</p>															



FIRST FLOOR PARTIAL PLAN
SCALE: 1/4" = 1'-0"

FIRST FLOOR PARTIAL PLAN
SCALE: 1/4" = 1'-0"

FIRST FLOOR PLAN PARTIAL
SCALE: 1/4" = 1'-0"

FIRST FLOOR PARTIAL PLAN
SCALE: 1/4" = 1'-0"

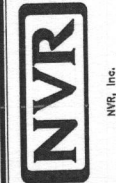
FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

NOTES:

- ALL HEADERS ARE (3) 2x6, UNLESS OTHERWISE NOTED.
- ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED. ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED. DROPPED CEILING.
- ALL CASED OPENINGS AT "1"-11", UNLESS OTHERWISE NOTED.
- HASHERS ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

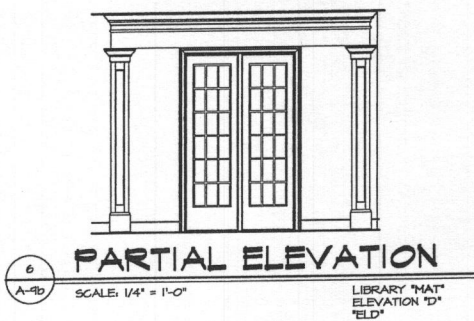
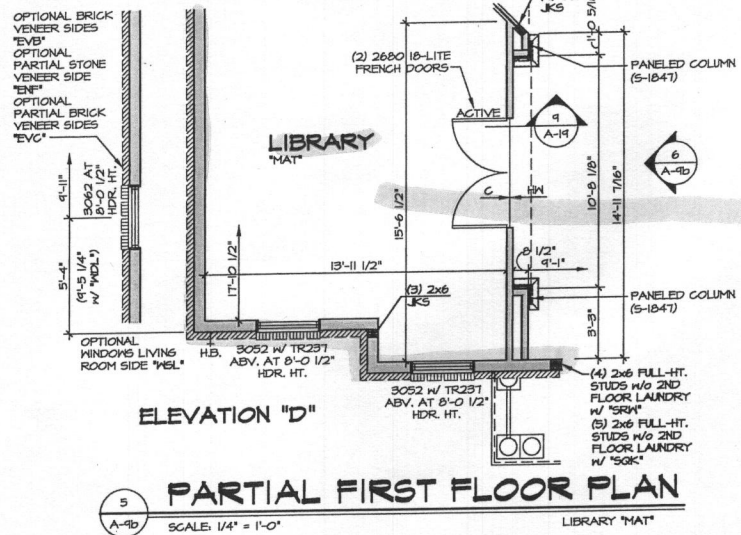
NOTE:
SEE SHEET 5-6 FOR BRACED WALL PANEL LOCATIONS

REV.	NO.	DATE	DESCRIPTION
1	1	12/7/12	ISSUED FOR PERMITS
2	1	12/7/12	ISSUED FOR PERMITS
3	1	12/7/12	ISSUED FOR PERMITS
4	1	12/7/12	ISSUED FOR PERMITS
5	1	12/7/12	ISSUED FOR PERMITS
6	1	12/7/12	ISSUED FOR PERMITS
7	1	12/7/12	ISSUED FOR PERMITS
8	1	12/7/12	ISSUED FOR PERMITS
9	1	12/7/12	ISSUED FOR PERMITS
10	1	12/7/12	ISSUED FOR PERMITS
11	1	12/7/12	ISSUED FOR PERMITS
12	1	12/7/12	ISSUED FOR PERMITS
13	1	12/7/12	ISSUED FOR PERMITS
14	1	12/7/12	ISSUED FOR PERMITS
15	1	12/7/12	ISSUED FOR PERMITS
16	1	12/7/12	ISSUED FOR PERMITS
17	1	12/7/12	ISSUED FOR PERMITS
18	1	12/7/12	ISSUED FOR PERMITS
19	1	12/7/12	ISSUED FOR PERMITS
20	1	12/7/12	ISSUED FOR PERMITS
21	1	12/7/12	ISSUED FOR PERMITS
22	1	12/7/12	ISSUED FOR PERMITS
23	1	12/7/12	ISSUED FOR PERMITS
24	1	12/7/12	ISSUED FOR PERMITS
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26	1	12/7/12	ISSUED FOR PERMITS
27	1	12/7/12	ISSUED FOR PERMITS

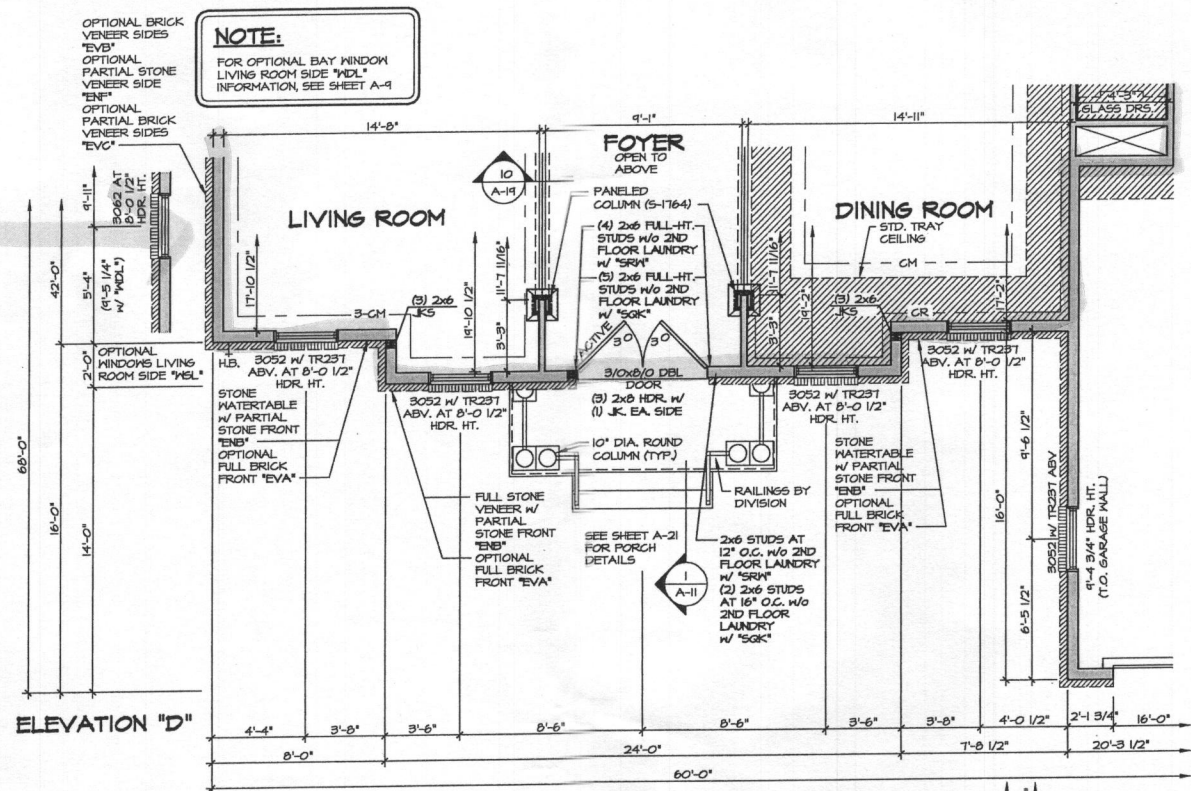


MODEL: CLIFTON PARK II
DRAWING TITLE: FIRST FLOOR PLAN
DRAWN BY: AJH
DATE: 12/7/12
OPTION DESCRIPTION: OPTION
SHEET NO: A-9
47

NOTE:
FOR OPTIONAL BAY WINDOW LIVING ROOM SIDE "MDL" INFORMATION, SEE SHEET A-4
FOR OPTIONAL BOOKCASE "YST" INFORMATION, SEE SHEET A-4C

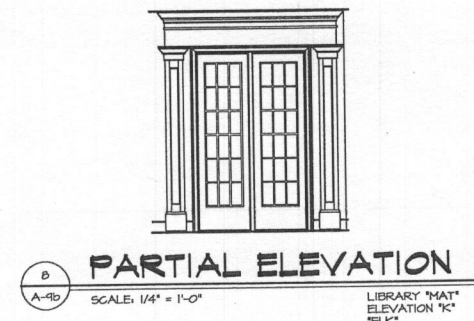
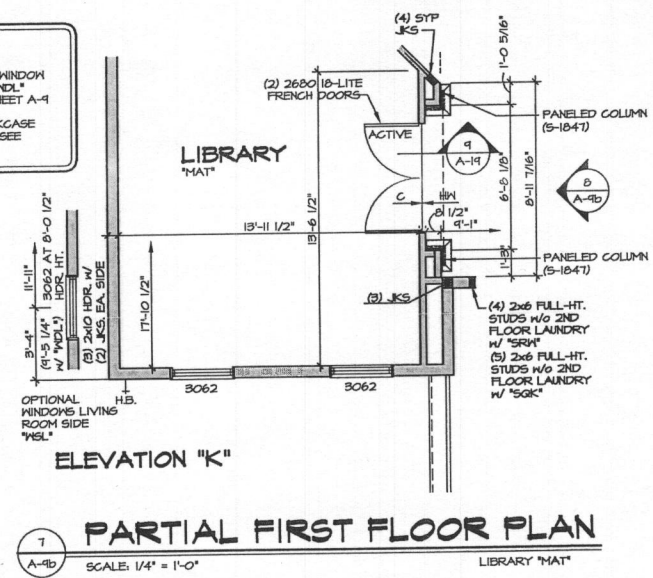


NOTE:
FOR OPTIONAL BAY WINDOW LIVING ROOM SIDE "MDL" INFORMATION, SEE SHEET A-4

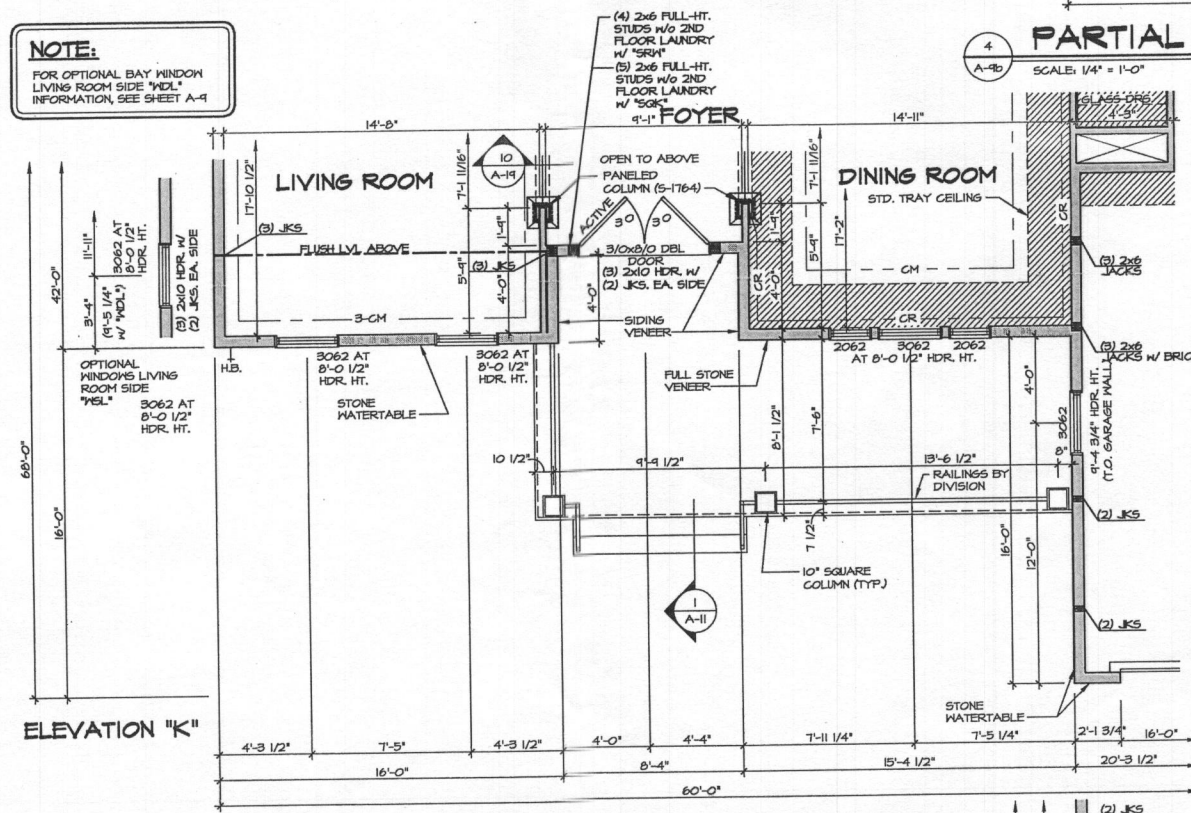


PARTIAL FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

NOTE:
FOR OPTIONAL BAY WINDOW LIVING ROOM SIDE "MDL" INFORMATION, SEE SHEET A-4
FOR OPTIONAL BOOKCASE "YST" INFORMATION, SEE SHEET A-4C



NOTE:
FOR OPTIONAL BAY WINDOW LIVING ROOM SIDE "MDL" INFORMATION, SEE SHEET A-4



PARTIAL FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

PARTIAL FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

PARTIAL FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

PARTIAL FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0"

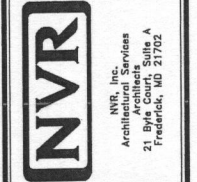
NOTE:
FOR ADDITIONAL GARAGE AND FIRST FLOOR INFORMATION, SEE SHEET A-4

- NOTES:**
- ALL HEADERS ARE (3) 2x6, UNLESS OTHERWISE NOTED.
 - ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED.
 - ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
 - HATCHED AREAS INDICATE DROPPED CEILING.
 - ALL CASED OPENINGS AT 7'-11", UNLESS OTHERWISE NOTED.
 - WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

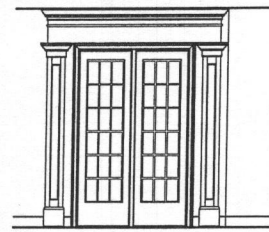
NOTE:
SEE SHEET 5-6 FOR BRACED WALL PANEL LOCATIONS

REV. NO.	DATE	REVISIONS
10	12/7/15	ISSUE - PAR 88284 - REVISED GARAGE SLAB HEIGHT
11	12/16/15	ADDED VENEER NOTES TO ELK (PAR 87893)
12	4/19/16	ADDED JACKS FOR BLK GARAGE SIDINGS (PAR #1602)
4	6/26/14	J.L.R. - REVISED ELEVATION "D" PORCH
5	10/21/14	J.L.R. - ADDED JACKS AT ELK PORCH BEAM
6	1/15/15	BLK - REVISED WINDOW LOCATION FOR "ELD" LEFT SIDE WINDOW "YSL" (PAR. 30128)
7	3/1/15	BLK - ADDED ACTIVE TO LEFT FRONT DOOR ELEVATION B PAR 32254
8	8/6/15	ARS - REVISED CHASE BEHIND BUTLERS PANTRY TO BE 9" DEEPER (P24893)
9	9/16/15	CSB - FIELD AUDIT REVISIONS

DATE: 12/2/12
DRAWN BY: AJH
OPTION: ELD
ELEVATION: "D"
ELEVATION: "K"
SHEET NO.: A-9b
49.1



MODEL: CLIFTON PARK II
DRAWING TITLE: FIRST FLOOR PARTIAL PLANS
OPTION: ELD
ELEVATION: "D"
ELEVATION: "K"



PARTIAL ELEVATION

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

4
A-9c

OPT. BRICK VENEER SIDES "EV8"
OPT. PARTIAL STONE VENEER SIDES "EN8"
OPT. PARTIAL BRICK VENEER SIDES "EV7"

OPTIONAL SUITE FIRST FLOOR "MSR"

OPTIONAL BAY WINDOW LIVING ROOM SIDE "WDL"

OPTIONAL BAY WINDOW LIVING ROOM SIDE "WDL"

OPTIONAL BAY WINDOW LIVING ROOM SIDE "WDL"

OPTIONAL BAY WINDOW LIVING ROOM SIDE "WDL"

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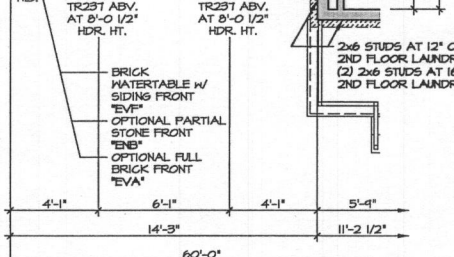
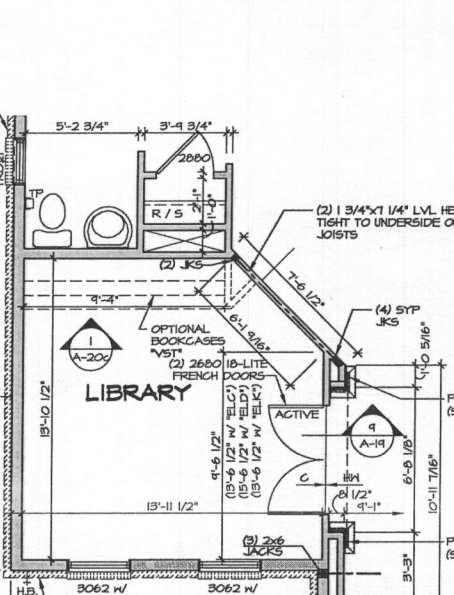
OPTIONAL BAY WINDOW LIVING ROOM SIDE "WDL"

OPTIONAL BAY WINDOW LIVING ROOM SIDE "WDL"

OPTIONAL BAY WINDOW LIVING ROOM SIDE "WDL"

OPTIONAL BAY WINDOW LIVING ROOM SIDE "WDL"

OPTIONAL BAY WINDOW LIVING ROOM SIDE "WDL"



ELEVATION "A"

- NOTES:**
1. ALL HEADERS ARE (3) 2x6, UNLESS OTHERWISE NOTED.
 2. ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED. ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
 3. HATCHED AREAS INDICATE DROPPED CEILINGS.
 4. ALL CASED OPENINGS AT T-11, UNLESS OTHERWISE NOTED.
 5. HATCHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

NOTE: SEE SHEET 5-6 FOR BRACED WALL PANEL LOCATIONS

PARTIAL FLOOR PLAN

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

LIBRARY "MAT"
NOTE: N/A W/ OPT. CONSERVATORY "MCO"

LIBRARY "MAT"
NOTE: N/A W/ OPT. CONSERVATORY "MCO"

LIBRARY "MAT"
NOTE: N/A W/ OPT. CONSERVATORY "MCO"

LIBRARY "MAT"
NOTE: N/A W/ OPT. CONSERVATORY "MCO"

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NOTE: N/A W/ OPT. CONSERVATORY "MCO"

LIBRARY "MAT"
NOTE: N/A W/ OPT. CONSERVATORY "MCO"

LIBRARY "MAT"
NOTE: N/A W/ OPT. CONSERVATORY "MCO"

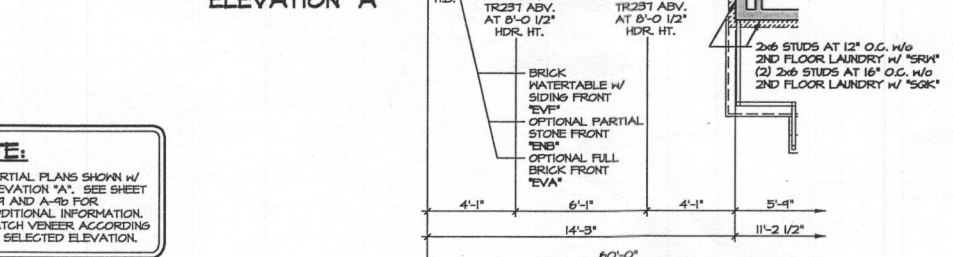
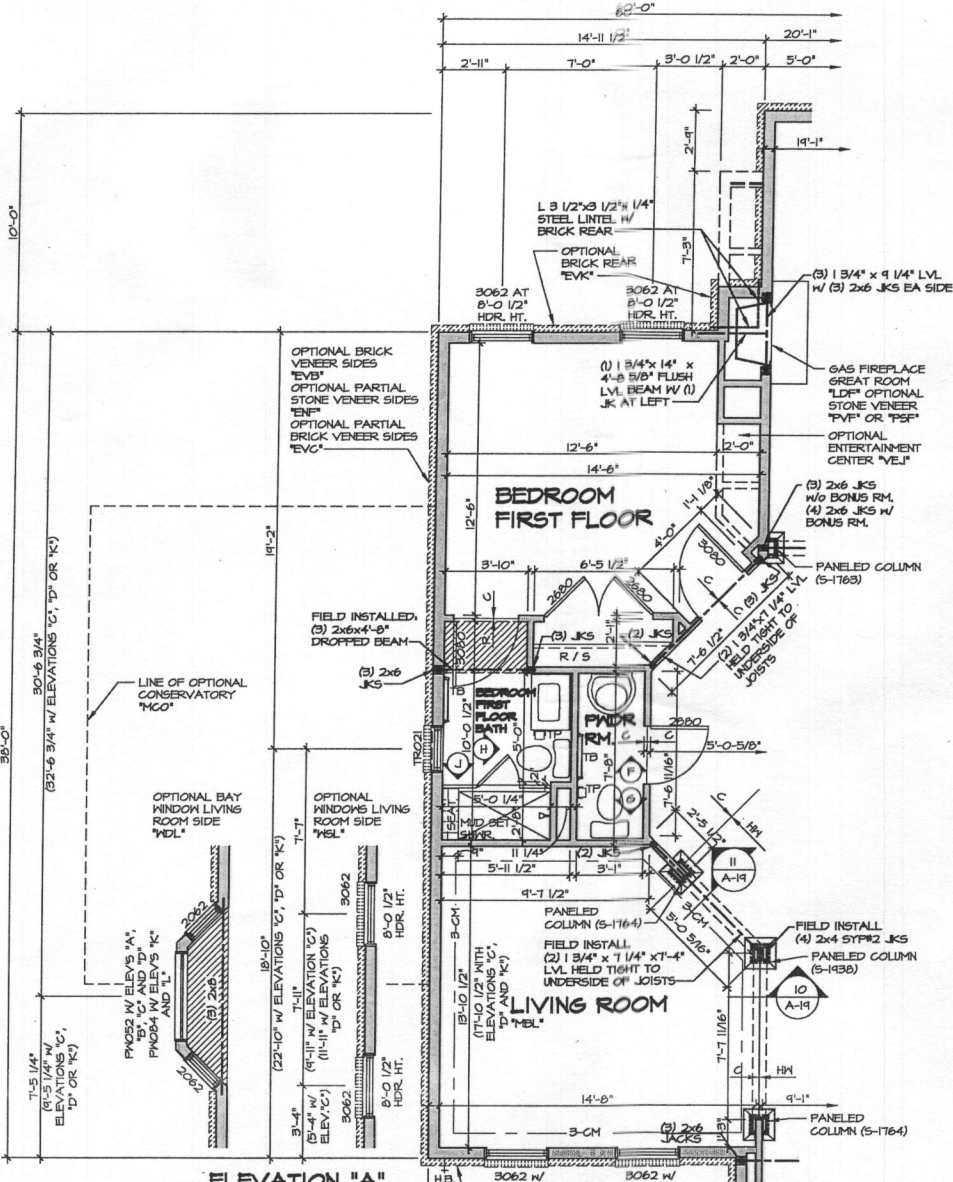
LIBRARY "MAT"
NOTE: N/A W/ OPT. CONSERVATORY "MCO"

LIBRARY "MAT"
NOTE: N/A W/ OPT. CONSERVATORY "MCO"

LIBRARY "MAT"
NOTE: N/A W/ OPT. CONSERVATORY "MCO"

LIBRARY "MAT"
NOTE: N/A W/ OPT. CONSERVATORY "MCO"

- NOTE:**
1. PARTIAL PLANS SHOWN W/ ELEVATION "A". SEE SHEET A-4 AND A-9c FOR ADDITIONAL INFORMATION.
 2. MATCH VENEER ACCORDING TO SELECTED ELEVATION.



ELEVATION "A"

PARTIAL FLOOR PLAN

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

BEDROOM FIRST FLOOR "BAH"
NOTE: N/A W/ OPT. SUITE FIRST FLOOR "MSR"

BEDROOM FIRST FLOOR "BAH"
NOTE: N/A W/ OPT. SUITE FIRST FLOOR "MSR"

BEDROOM FIRST FLOOR "BAH"
NOTE: N/A W/ OPT. SUITE FIRST FLOOR "MSR"

BEDROOM FIRST FLOOR "BAH"
NOTE: N/A W/ OPT. SUITE FIRST FLOOR "MSR"

BEDROOM FIRST FLOOR "BAH"
NOTE: N/A W/ OPT. SUITE FIRST FLOOR "MSR"

BEDROOM FIRST FLOOR "BAH"
NOTE: N/A W/ OPT. SUITE FIRST FLOOR "MSR"

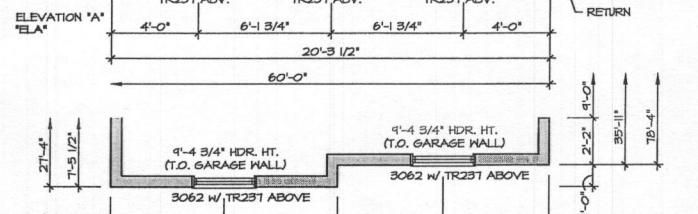
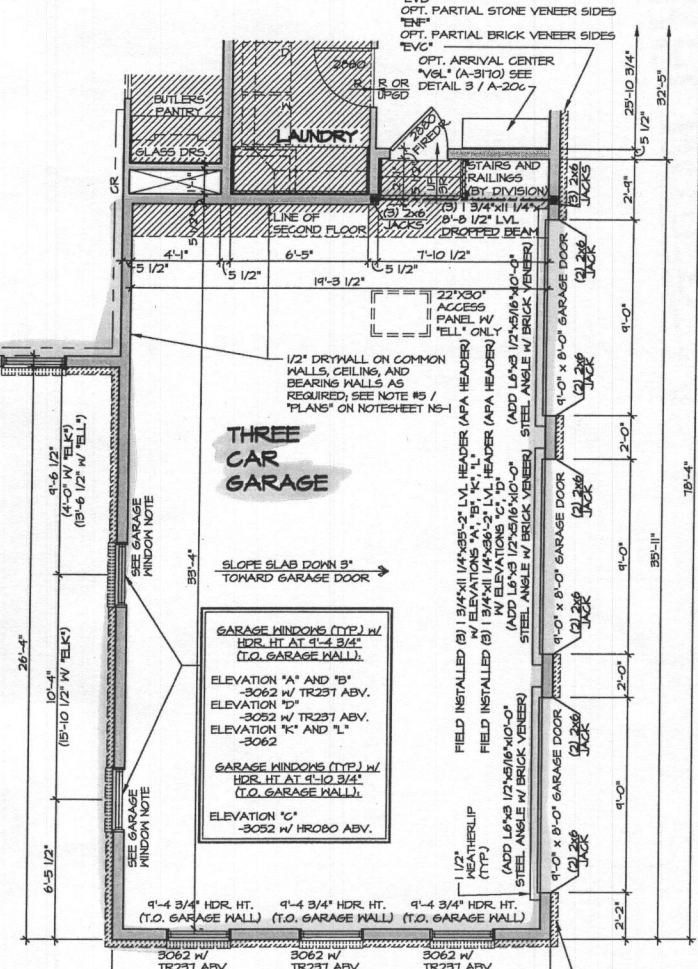
BEDROOM FIRST FLOOR "BAH"
NOTE: N/A W/ OPT. SUITE FIRST FLOOR "MSR"

BEDROOM FIRST FLOOR "BAH"
NOTE: N/A W/ OPT. SUITE FIRST FLOOR "MSR"

BEDROOM FIRST FLOOR "BAH"
NOTE: N/A W/ OPT. SUITE FIRST FLOOR "MSR"

BEDROOM FIRST FLOOR "BAH"
NOTE: N/A W/ OPT. SUITE FIRST FLOOR "MSR"

BEDROOM FIRST FLOOR "BAH"
NOTE: N/A W/ OPT. SUITE FIRST FLOOR "MSR"



ELEVATION "A"

ELEVATION "B"

ELEVATION "C"

ELEVATION "D"

ELEVATION "E"

ELEVATION "F"

ELEVATION "G"

ELEVATION "H"

ELEVATION "I"

ELEVATION "J"

ELEVATION "K"

ELEVATION "L"

ELEVATION "M"

ELEVATION "N"

ELEVATION "O"

ELEVATION "P"

ELEVATION "Q"

ELEVATION "R"

ELEVATION "S"

ELEVATION "T"

OPT. BRICK VENEER SIDES "EV8"
OPT. PARTIAL STONE VENEER SIDES "EN8"
OPT. PARTIAL BRICK VENEER SIDES "EV7"
OPT. ARRIVAL CENTER "VBL" (A-310) SEE DETAIL 3 / A-20c

1/2" DRYHALL ON COMMON WALLS, CEILING, AND BEARING WALLS AS REQUIRED; SEE NOTE #5 "PLANS" ON NOTESHEET N5-1

SLOPE SLAB DOWN 3" TOWARD GARAGE DOOR

GARAGE WINDOWS (TYP.) W/ HDR. HT. AT 9'-4 3/4" (T.O. GARAGE WALL)

ELEVATION "A" AND "B" 3062 W/ TR231 ABV.

ELEVATION "D" 3052 W/ TR231 ABV.

ELEVATION "K" AND "L" 3062

GARAGE WINDOWS (TYP.) W/ HDR. HT. AT 9'-10 3/4" (T.O. GARAGE WALL)

ELEVATION "C" 3052 W/ HROB0 ABV.

ELEVATION "A" 3062 W/ TR231 ABV.

ELEVATION "B" 3062 W/ TR231 ABV.

ELEVATION "C" 3052 W/ HROB0 ABV.

ELEVATION "D" 3052 W/ TR231 ABV.

ELEVATION "E" 3052 W/ TR231 ABV.

ELEVATION "F" 3052 W/ TR231 ABV.

ELEVATION "G" 3052 W/ TR231 ABV.

ELEVATION "H" 3052 W/ TR231 ABV.

ELEVATION "I" 3052 W/ TR231 ABV.

ELEVATION "J" 3052 W/ TR231 ABV.

ELEVATION "K" 3052 W/ TR231 ABV.

ELEVATION "L" 3052 W/ TR231 ABV.

ELEVATION "M" 3052 W/ TR231 ABV.

ELEVATION "N" 3052 W/ TR231 ABV.

ELEVATION "O" 3052 W/ TR231 ABV.

ELEVATION "P" 3052 W/ TR231 ABV.

FIELD INSTALL (3) 1 3/4" x 1 1/4" x 4'-8" 3/8" FLUSH LVL. BEAM W/ (1) JK AT LEFT

GAS FIREPLACE GREAT ROOM "LFT" OPTIONAL STONE VENEER "PVF" OR "PSE"

OPTIONAL ENTERTAINMENT CENTER "VLP"

3062 AT 8'-0 1/2" HDR. HT.

3062 AT 8'-0 1/2" HDR. HT.

3062 AT 8'-0 1/2" HDR. HT.

3062 AT 8'-0 1/2" HDR. HT.

3062 AT 8'-0 1/2" HDR. HT.

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3062 AT 8'-0 1/2" HDR. HT.

3062 AT 8'-0 1/2" HDR. HT.

3062 AT 8'-0 1/2" HDR. HT.

3062 AT 8'-0 1/2" HDR. HT.

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3062 AT 8'-0 1/2" HDR. HT.

3062 AT 8'-0 1/2" HDR. HT.

3062 AT 8'-0 1/2" HDR. HT.

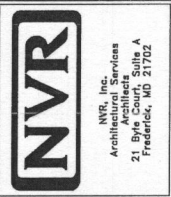
3062 AT 8'-0 1/2" HDR. HT.

3062 AT 8'-0 1/2" HDR. HT.

3062 AT 8'-0 1/2" HDR. HT.

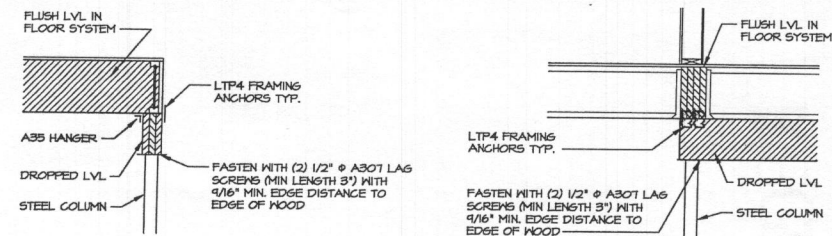
3062 AT 8'-0 1/2" HDR. HT.

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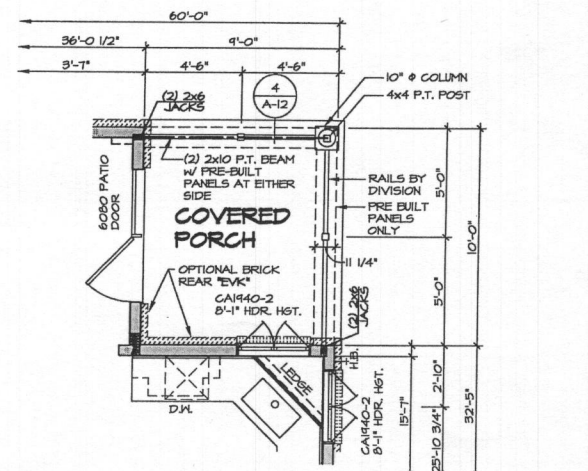


SET NO.	10300
VERSION	01
DRAWN BY	AJH
DATE	1/2/15
PROJECT	MAT
BAR	BAR
6CE	6CE

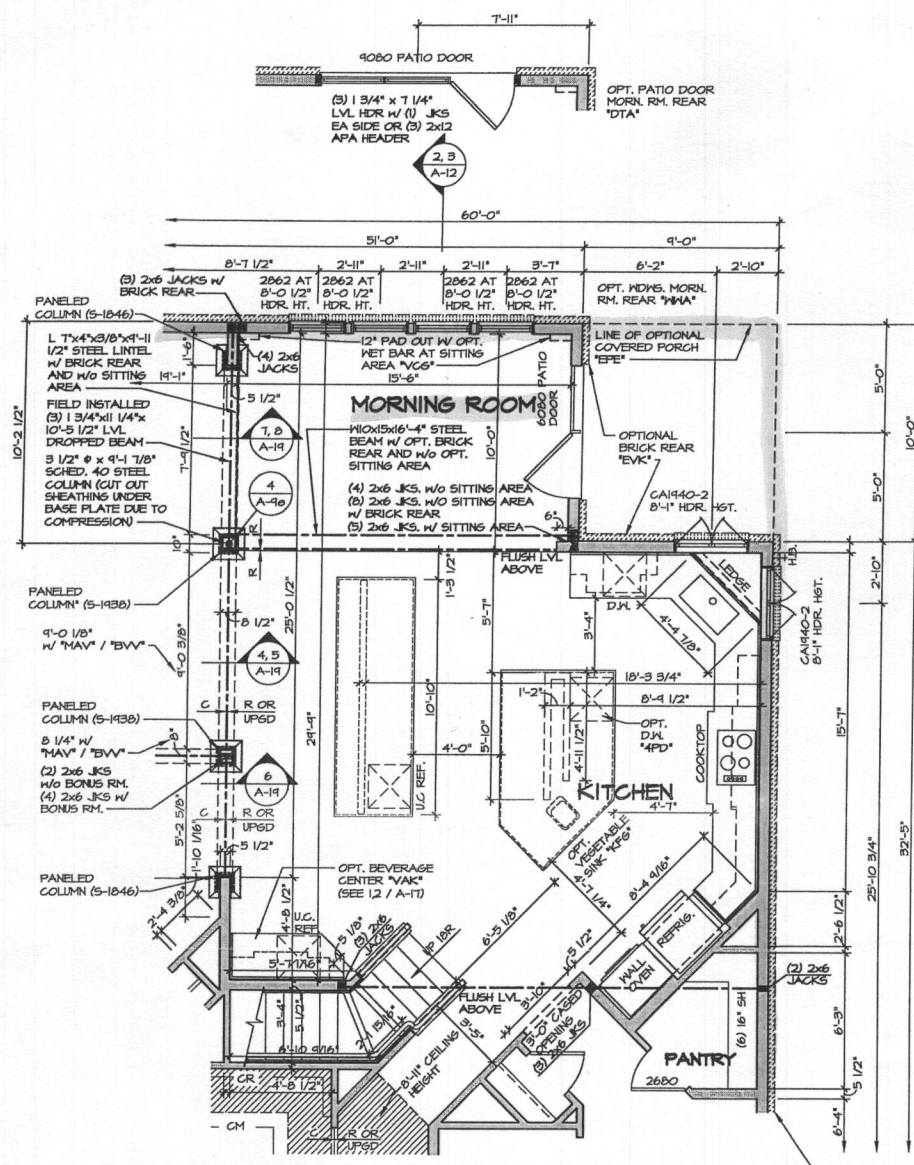
SHEET NO.	A-9c
MODEL	CLIFTON PARK II
DRAWING TITLE	FIRST FLOOR PARTIAL PLANS
OPTION DESCRIPTION	LIBRARY BEDROOM FIRST FLOOR THREE CAR SIDE ENTRY GARAGE
50	



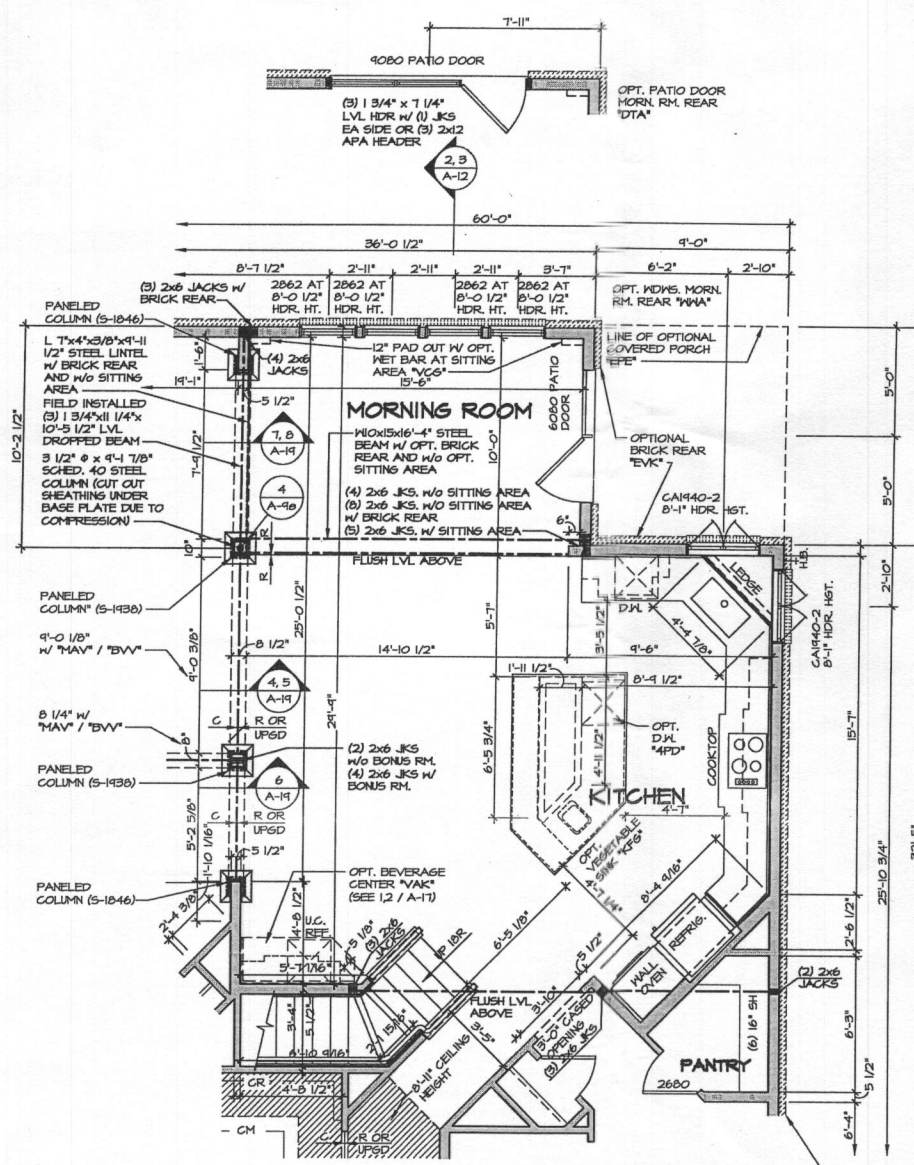
4 ATTACHMENT DETAIL
SCALE: 1/2" = 1'-0"



3 PARTIAL FLOOR PLAN
SCALE: 1/4" = 1'-0"



2 PARTIAL FLOOR PLAN
SCALE: 1/4" = 1'-0"



1 PARTIAL FLOOR PLAN
SCALE: 1/4" = 1'-0"

NOTE:
1. PARTIAL PLANS SHOWN W/ ELEVATION "A". SEE SHEET A-1 AND A-2 FOR ADDITIONAL INFORMATION.
2. MATCH VENEER ACCORDING TO SELECTED ELEVATION.

NOTES:
1. ALL HEADERS ARE (3) 2x6, UNLESS OTHERWISE NOTED.
2. ALL EXTERIOR WALLS ARE 6\"/>

NOTE:
SEE SHEET 5-6 FOR BRACED WALL PANEL LOCATIONS

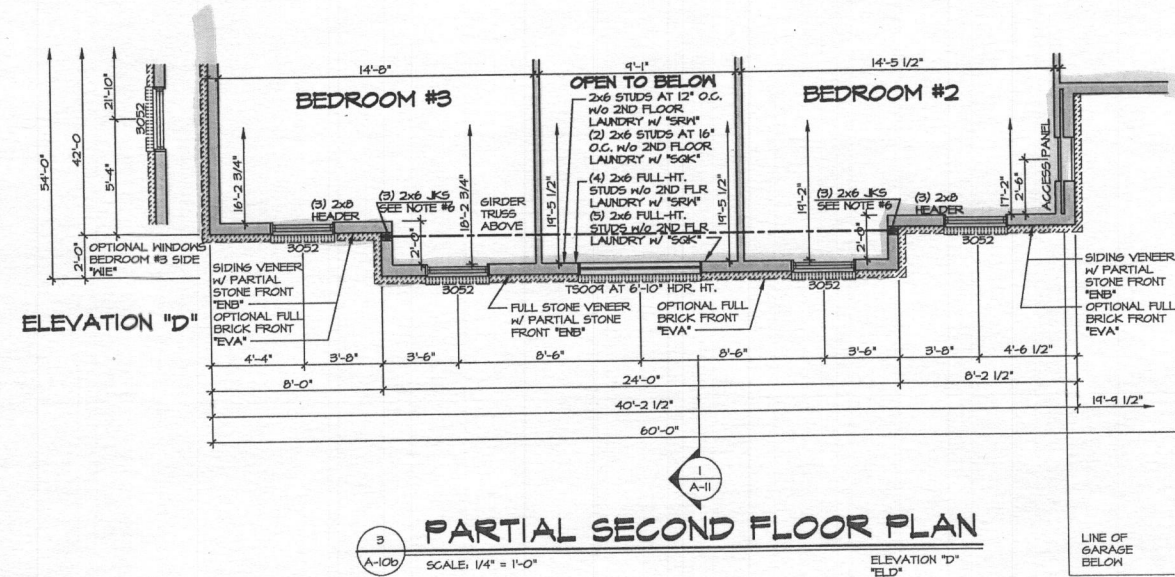
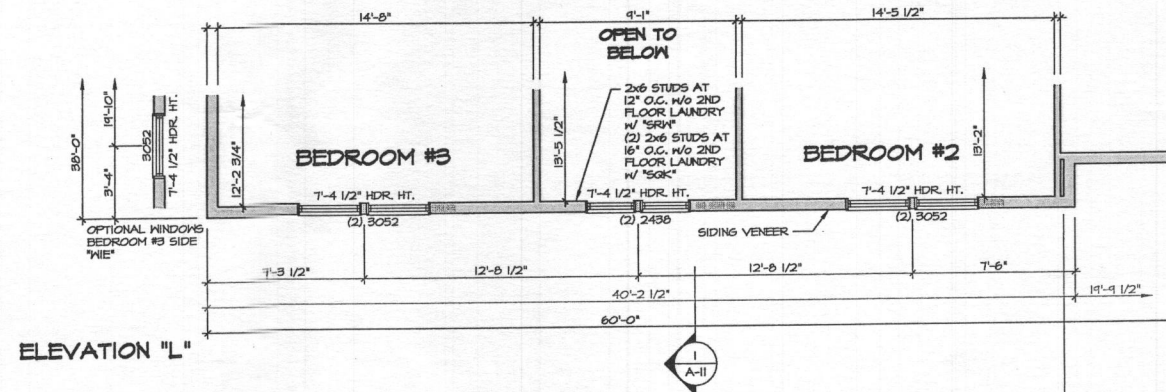
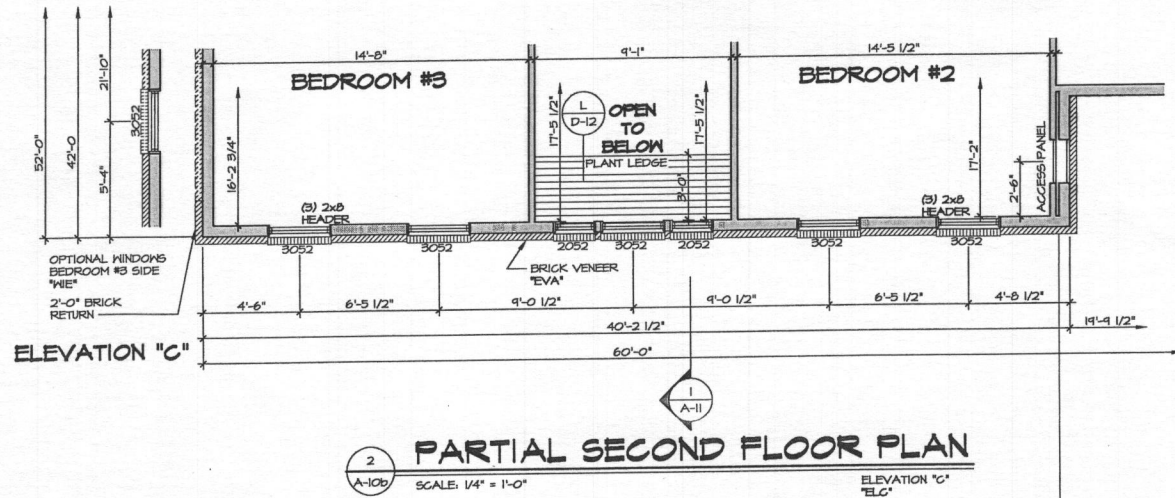
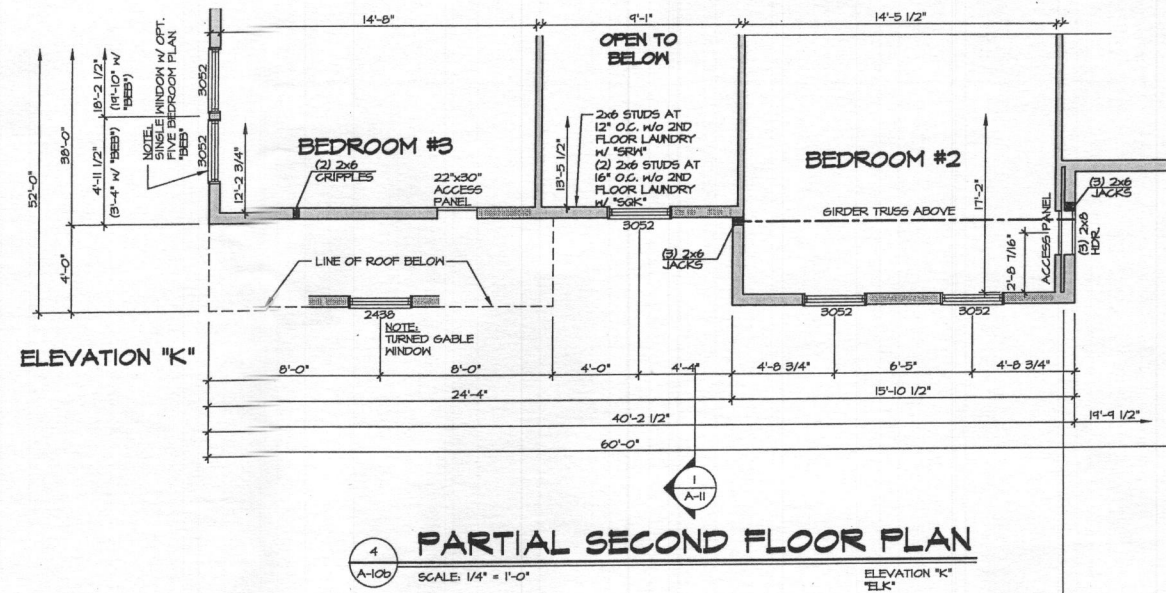
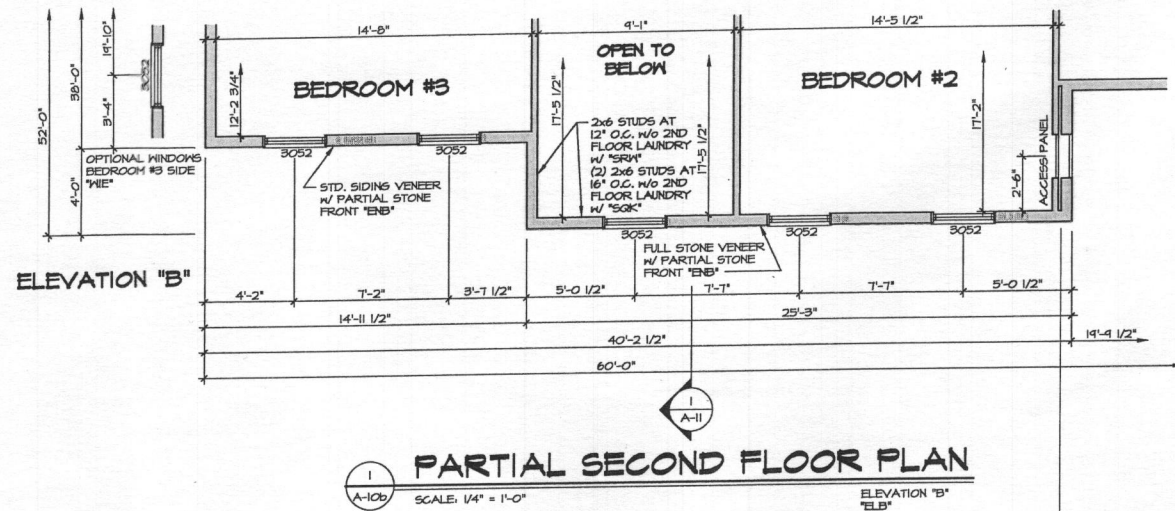
REV. NO.	DATE	REMARKS
1	10/21/14	CEL - ADDED DIMENSION FOR 90x0 PATIO DOOR
2	11/24/14	C1.5 - ADDED ATTACHMENT DETAIL W/ A-12 (PAGE ID 26939)
3	11/25/14	SEA - ANGLE REVISIONS
4	1/6/15	SEA - REVISIONS IN REAR STAIR (PAR 24699)
5	3/9/15	SEA - REVISIONS IN REAR STAIR CABINET LAYOUT AND ADDED 6\"/>
6	7/16/15	SEA - COVERED RIGHT REAR ROSE BIG TO SIDE (B4044)
7	4/6/15	SEA - FIELD ADJUST REVISIONS
8	3/30/17	KAD - ADJUST WALL LOCATION AT KITCHEN SINK LEDGE
9	10/26/14	C1.5 - REVISIONS REAR HEIGHT OF GAR40-2 KITCHEN WINDOWS (PAR ID 26912)

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NVR
NVR, Inc.
Architectural Services
21 Bay Architects, Suite A
Frederick, MD 21702

SHEET NO.	MODEL	SET NO.
A-90	CLIFTON PARK II	10300
	DRAWING TITLE	VERSION 01
	FIRST FLOOR PARTIAL PLANS	
	OPTION DESCRIPTION	DATE: 1/4/15
	MORNING ROOM	OPTION MAA

SHEET NO.	52
DATE	02/14/17
PROJECT	CLIFTON PARK II - 10300 - 01A PLAN - MAA.DWG

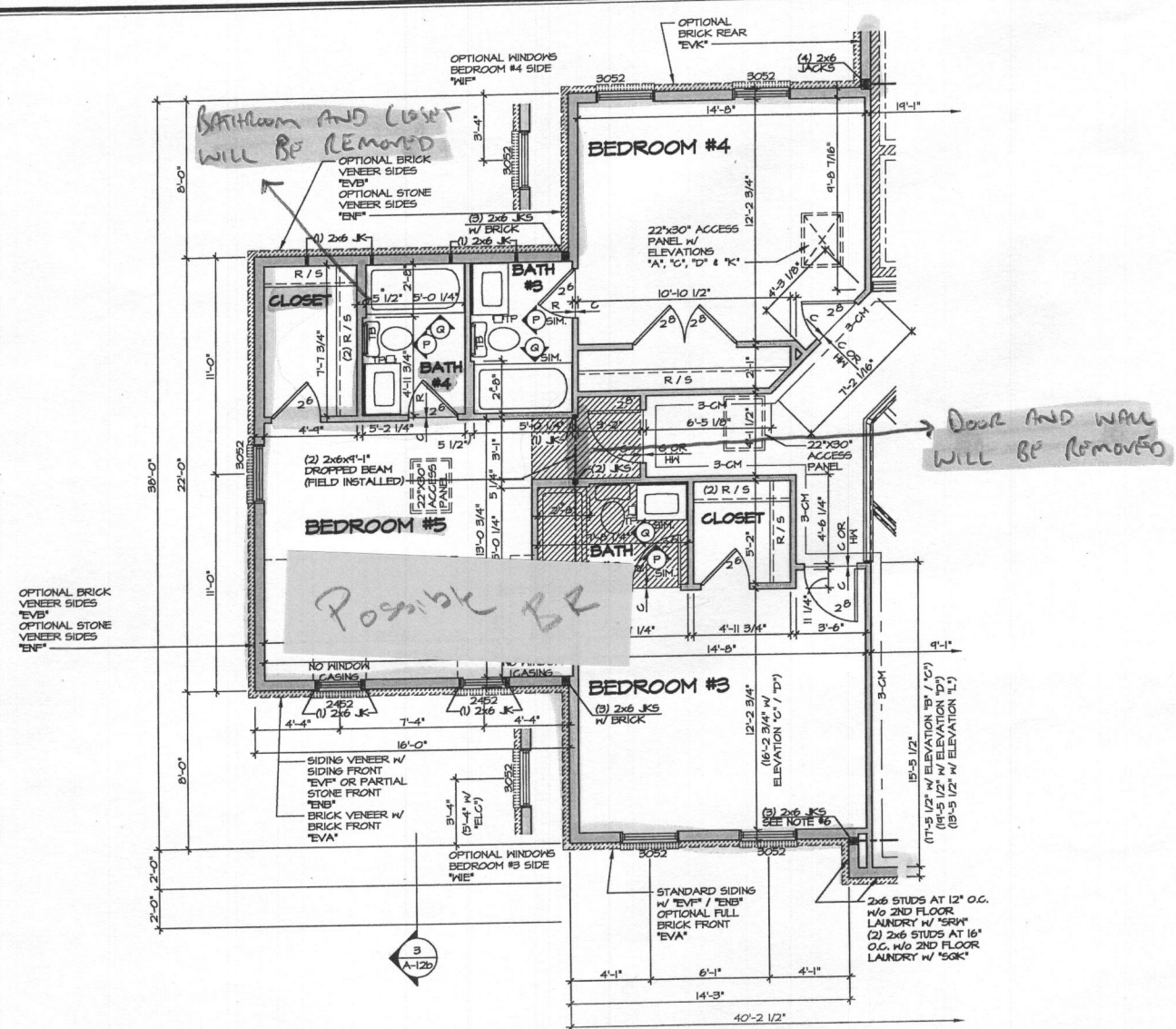


- NOTES:**
- ALL HEADERS ARE (2) 2x6, UNLESS OTHERWISE NOTED.
 - ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED.
 - ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
 - HATCHED AREAS INDICATE DROPPED CEILINGS.
 - ALL CASSED OPENINGS AT T-11, UNLESS OTHERWISE NOTED.
 - WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).
 - JACKS MUST EXTEND THROUGH TOP PLATES OF WALL TO BEAR DIRECTLY ON BOTTOM CHORD OF GIRDER TRUSS AT LOCATIONS NOTED.

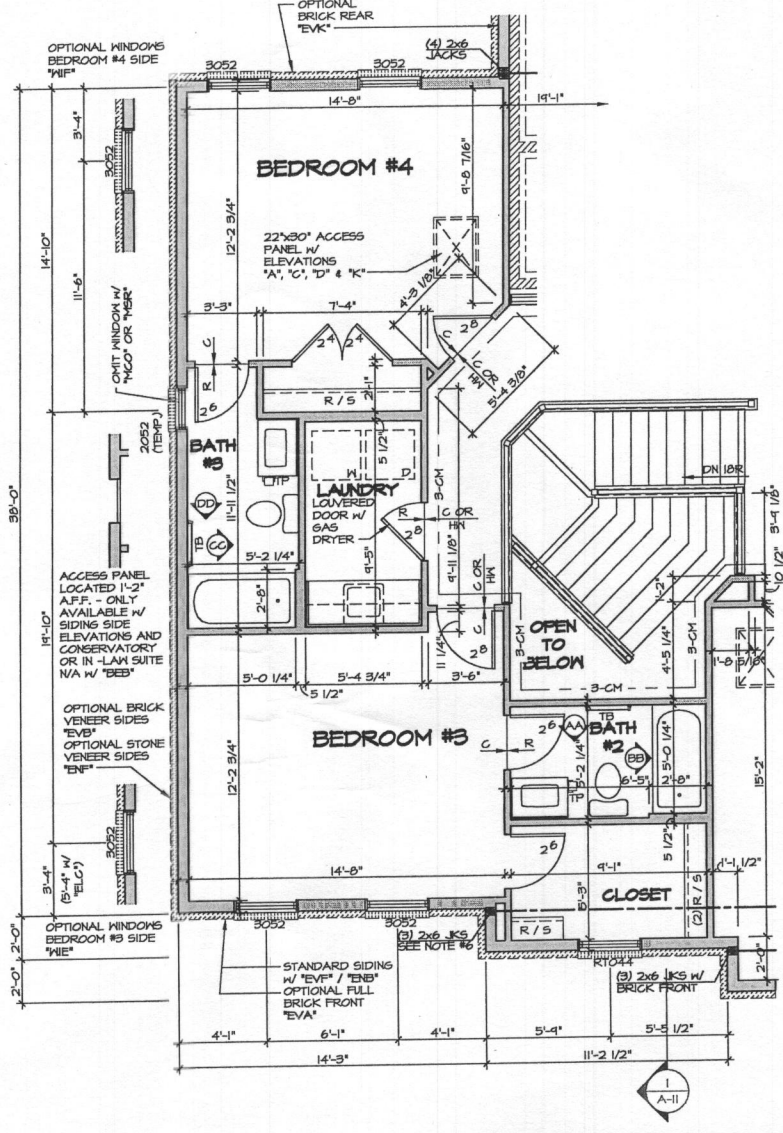
NOTE: FOR GARAGE GABLE WINDOW AND ADDITIONAL INFORMATION, SEE SHEET A-10

NOTE: SEE SHEET S-7 FOR BRACED WALL PANEL LOCATIONS

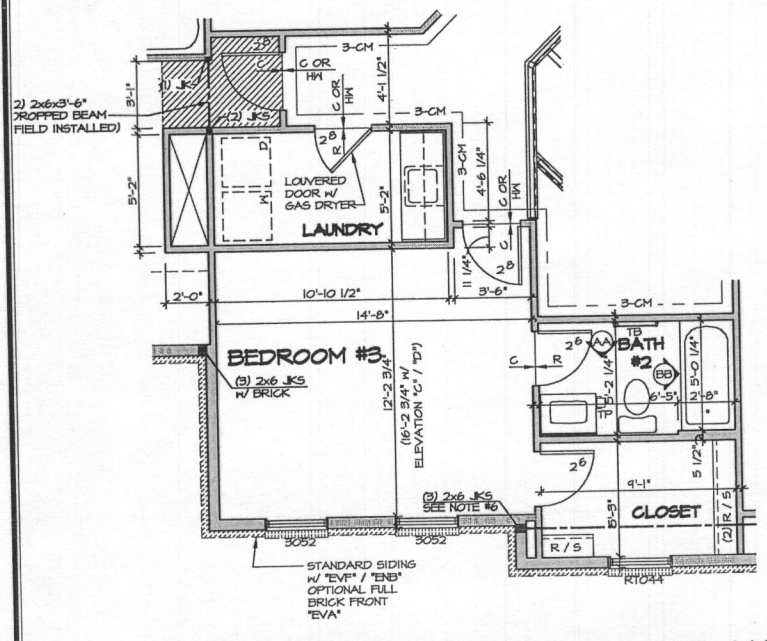
SHEET NO. A-106	MODEL CLIFTON PARK II	SET NO. 10800	DATE 12/27/12	REVISIONS
	DRAWING TITLE SECOND FLOOR PARTIAL PLANS	VERSION 01	DRAWN BY AJH	1 9/9/14 - ADDED PLANT LEDGE DETAIL
	OPTION DESCRIPTION ELEVATION "B", ELEVATION "C", ELEVATION "D", ELEVATION "K", ELEVATION "L"	DATE 12/27/12	DATE 5/9/14	2 5/9/14 - ADDED ELEVATION "L", ADDED ATTIC ACCESS PANEL
			DATE 10/29/14	3 10/29/14 - REVISED GRAPHICAL ERROR WITH SIDING
			DATE 1/5/15	4 1/5/15 - ADDED ATTIC ACCESS TO FRONT MALL OF BEDRM#3 WITH TEL# (624242)
			5 1/5/15 - REVISED WINDOW LOCATION FOR "ELD" LEFT SIDE WINDOW "WIE" (PARL. 90242)	



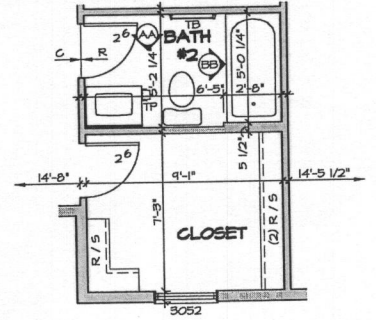
1 PARTIAL SECOND FLOOR PLAN
 SCALE: 1/4" = 1'-0"
 FIVE BEDROOM "BEB" SITE ONLY AVAILABLE W/ "MCO" OR "TBR"



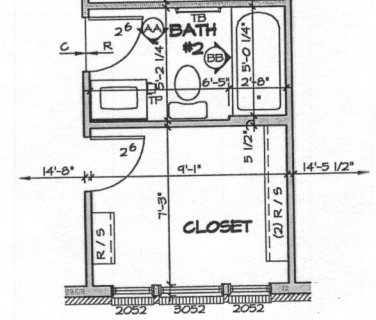
2 PARTIAL SECOND FLOOR PLAN
 SCALE: 1/4" = 1'-0"
 SECOND FLOOR LAUNDRY VAN



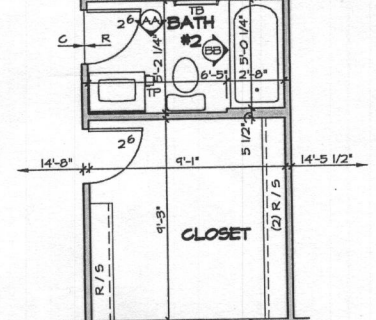
3 PARTIAL SECOND FLOOR PLAN
 SCALE: 1/4" = 1'-0"
 FIVE BEDROOM "BEB" W/ SECOND FLOOR LAUNDRY VAN



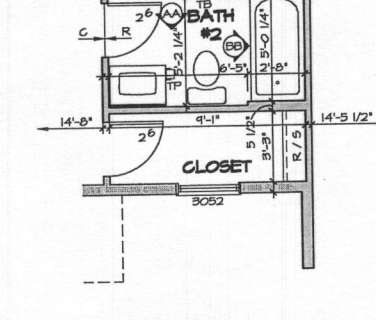
4 PARTIAL SECOND FLOOR PLAN
 SCALE: 1/4" = 1'-0"
 ELEVATION "B" W/ OPT. SECOND FLOOR LAUNDRY "ELB" / VAN



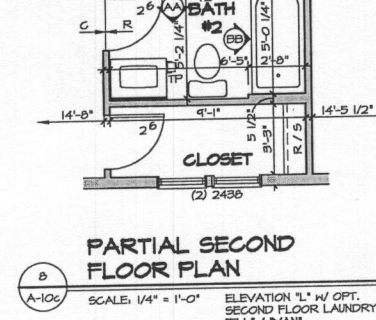
5 PARTIAL SECOND FLOOR PLAN
 SCALE: 1/4" = 1'-0"
 ELEVATION "C" W/ OPT. SECOND FLOOR LAUNDRY "ELC" / VAN



6 PARTIAL SECOND FLOOR PLAN
 SCALE: 1/4" = 1'-0"
 ELEVATION "D" W/ OPT. SECOND FLOOR LAUNDRY "ELD" / VAN



7 PARTIAL SECOND FLOOR PLAN
 SCALE: 1/4" = 1'-0"
 ELEVATION "E" W/ OPT. SECOND FLOOR LAUNDRY "ELE" / VAN



8 PARTIAL SECOND FLOOR PLAN
 SCALE: 1/4" = 1'-0"
 ELEVATION "F" W/ OPT. SECOND FLOOR LAUNDRY "ELF" / VAN

- NOTES:**
- ALL HEADERS ARE (3) 2x6 UNLESS OTHERWISE NOTED.
 - ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED.
 - ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
 - HATCHED AREAS INDICATE DROPPED CEILING.
 - ALL CASED OPENINGS AT 7'-11", UNLESS OTHERWISE NOTED.
 - MASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).
 - JACKS MUST EXTEND THROUGH TOP PLATES OF WALL TO BEAR DIRECTLY ON BOTTOM CHORD OF GIRDER TRUSS AT LOCATIONS NOTED.

- NOTE:**
- PARTIAL PLANS SHOWN W/ ELEVATION "A". SEE SHEET A-10 AND A-10B FOR ADDITIONAL INFORMATION.
 - MATCH VENEER ACCORDING TO SELECTED ELEVATION.
- NOTE:**
- SEE SHEET S-1 FOR BRACED WALL PANEL LOCATIONS

REV. NO.	DATE	REMARKS
1	6/2/05	DLR - REV. STAIR RISER PLATFORM TO RINDER TO ACCOMMODATE (PAR 23009)
2	2/2/07	LAD - PAR # 23009 - ADDED COUNTERTOP LAYOUTS FOR ONNESS BATH
3	5/1/04	A.H. - PAR # 23048 (ADDED NOTE FOR WINDOW AT BATH #3 / ACCESS PANEL)
4	5/1/04	A.H. - ADDED ELEVATION "A" TO SET
5	5/1/04	BRH - TYPED PROJECT
6	6/27/04	CLB - ADDED TRAP TO THE TOILET WINDOW (ELD) PER PAR # 24675
7	6/27/04	CLB - RELOCATED TONEL BAR BATH (3) (PAR 25020)
8	10/27/04	CLB - ADDED NOTE, NO WINDOW CASING FOR BATH WINDOW BEDROOM #5 (PAR 25016)
9	11/28/04	ISA - ADET REVISIONS

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SHEET NO. 10500	MODEL CLIFTON PARK II
VERSION 01	DRAWING TITLE SECOND FLOOR PARTIAL PLANS
DRAWN BY A.H.	OPTION BEEB
DATE: 12/2/12	OPTION VAN
5TH BEDROOM	
SECOND FLOOR LAUNDRY	
57	