



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: 8/1/18

Permit No.: B18002761

Building Address: 13614 Curtis Vista Way
 City: Clarksville State: MD Zip Code: 21029
 Suite/Apt. # _____ SDP/WP/BA #: _____
 Census Tract: _____ Subdivision: Brighton Mill
 Section: _____ Area: _____ Lot: 9
 Tax Map: _____ Parcel: _____ Grid: _____
 Zoning: _____ Map Coordinates: _____ Lot Size: _____

Existing Use: vacant lot
 Proposed Use: Single family house
 Estimated Construction Cost: \$ 250,000
 Description of Work: New 2 story "Clifton Park II" with 2 car garage, morning RM, Conservatory, sitting area and unfinished lower level
 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: 443-309-7792 Fax: _____
 Email: Jim@DecaturbuildingServices.com

Contractor Company: NV Homes
 Contact Person: Clat Cagle
 Address: 9720 Patuxent Woods Drive
 City: Columbia State: MD Zip Code: 21046
 License No.: 56
 Phone: 410-379-5956 Fax: _____
 Email: CCagle@NVRInc.com

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

Commercial Building Characteristics	Residential Building Characteristics
Height:	<input checked="" type="checkbox"/> SF Dwelling <input type="checkbox"/> SF Townhouse
No. of stories:	Depth Width
Gross area, sq. ft./floor:	1 st floor: <u>76 x 95</u>
Area of construction (sq. ft.):	2 nd floor: <u>52 x 60</u>
Use group:	Basement: <u>76 x 60</u>
<u>Construction type:</u>	<input type="checkbox"/> Finished Basement
<input type="checkbox"/> Reinforced Concrete	<input checked="" type="checkbox"/> Unfinished Basement
<input type="checkbox"/> Structural Steel	<input type="checkbox"/> Crawl Space
<input type="checkbox"/> Masonry	<input type="checkbox"/> Slab on Grade
<input type="checkbox"/> Wood Frame	No. of Bedrooms: <u>4</u>
<input type="checkbox"/> State Certified Modular	<u>Multi-family Dwelling</u>
<input checked="" type="checkbox"/> Roadside Tree Project Permit	No. of efficiency units:
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	No. of 1 BR units:
Roadside Tree Project Permit # _____	No. of 2 BR units:
	No. of 3 BR units:
	Other Structure:
	Dimensions:
	Footings:
	Roof:
	<input type="checkbox"/> State Certified Modular
	<input type="checkbox"/> Manufactured Home

Utilities	
<u>Water Supply</u>	
<input type="checkbox"/> Public	
<input checked="" type="checkbox"/> Private	
<u>Sewage Disposal</u>	
<input type="checkbox"/> Public	
<input checked="" type="checkbox"/> Private	
Electric: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Gas: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
<u>Heating System</u>	
<input checked="" type="checkbox"/> Electric <input type="checkbox"/> Oil	
<input type="checkbox"/> Natural Gas <input type="checkbox"/> Propane Gas	
<input type="checkbox"/> Other:	
<u>Sprinkler System:</u>	
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Grading Permit Number: <u>618000196</u>	
Building Shell Permit Number: _____	

RECEIVED
AUG 01 2018
LICENSES & PERMITS
DIVISION

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.

Jim Kerwin
 Applicant's Signature
Jim@DecaturbuildingServices.com
 Email Address
AGENT NV Homes
 Title/Company

Jim Kerwin
 Print Name
7/31/2018
 Date

Checks Payable to: DIRECTOR OF FINANCE OF HOWARD COUNTY

PLEASE WRITE NEATLY & LEGIBLY
-FOR OFFICE USE ONLY-

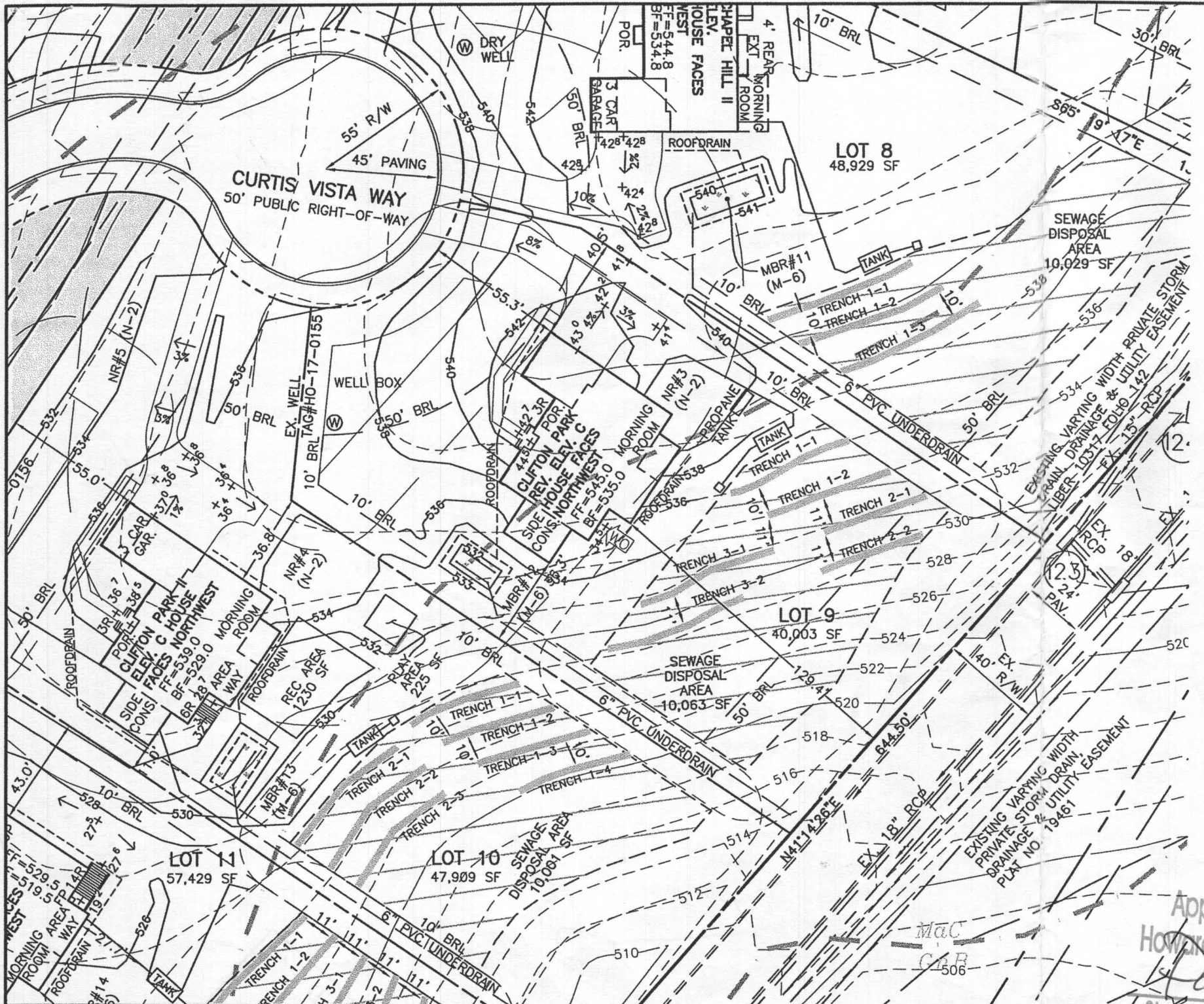
AGENCY	DATE	SIGNATURE OF APPROVAL
State Highways		
Building Officials		
PSZA (Zoning)		
PSZA (Engineering)		
Health		<u>SP-18 Bernard</u>

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

DPZ SETBACK INFORMATION
Front: _____
Rear: _____
Side: _____
Side St.: _____
All minimum setbacks met? <input type="checkbox"/> Yes <input type="checkbox"/> No
Is Entrance Permit Required? <input type="checkbox"/> Yes <input type="checkbox"/> No
Historic District? <input type="checkbox"/> Yes <input type="checkbox"/> No
Lot Coverage for New Town Zone: _____
SDP/Red-line approval date: _____

Filing Fee	\$ <u>100</u>
Permit Fee	\$
Tech Fee	\$
Excise Tax	\$
PSFS	\$
Guaranty Fund	\$ <u>50</u>
Add'l per Fee	\$
Total Fees	\$
Sub-Total Paid	\$
Balance Due	\$
Check	# <u>177381</u>

Distribution of Copies: White: Building Officials Green: PSZA,Zoning Yellow: PSZA,Engineering Pink: Health Gold: SHA



LEGEND

SOILS CLASSIFICATION *GgC*

SOILS DELINEATION

PROPOSED CONTOURS

EXISTING CONTOURS

LIMIT OF WETLANDS

EXISTING WOODS LINE

PROPOSED WOODS LINE

EXISTING STRUCTURE

EXISTING WELL

EXISTING WELL BOX

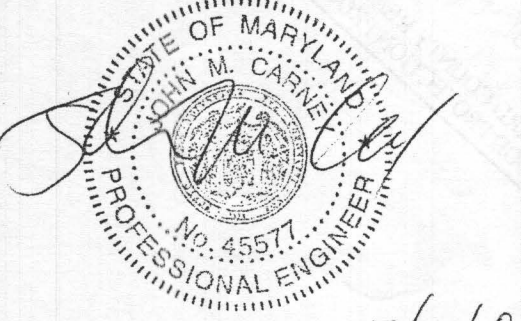
EXISTING SEWAGE DISPOSAL AREA

EXISTING PRIVATE PIPE LINE EASEMENT AREA

- ### ONSITE SEWAGE DISPOSAL PLAN NOTES:
1. THE LOT SHOWN HEREON WAS RECORDED ON THE PLAT FOR BRIGHTON MILL II, PLAT Nos. 24469-24474. REFER TO THE PLATS FOR LOT DIMENSIONS, LOT AREAS, ALL EASEMENTS AND CONDITIONS.
 2. SEDIMENT AND EROSION CONTROLS WERE APPROVED BY HOWARD SOIL CONSERVATION
 3. TOPOGRAPHY SHOWN HEREON IS TAKEN FROM THE APPROVED ROAD CONSTRUCTION PLANS AND TOPOGRAPHIC INFORMATION PROVIDED BY F-17-054, ON OR ABOUT MAY, 2017.
 4. ALL SEDIMENT AND EROSION CONTROL FEATURES USED ON THIS SITE SHALL COMPLY WITH THE 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.
 5. ALL DRAINAGE AND STORMWATER MANAGEMENT FEATURES USED ON THIS SITE MUST COMPLY WITH THE APPROVED ROAD CONSTRUCTION PLANS EXCEPT AS WAIVED.
 6. THE EXISTING WELL SHOWN ON THIS PLAN, HO-17-0155, HAS BEEN FIELD LOCATED BY BENCHMARK ENGINEERING, INC., AND IS ACCURATELY SHOWN.
 7. THERE ARE NO EXISTING WELLS OR SEPTIC SYSTEMS WITHIN 100' OF THIS PROJECT'S BOUNDARY EXCEPT AS NOTED.
 8. ANY CHANGES TO A PRIVATE SEWAGE DISPOSAL AREA OR WELL BOX SHALL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.
 9. STORMWATER MANAGEMENT FOR THIS LOT WAS DESIGNED AND PROVIDED BY TWO NON-ROOFTOP DISCONNECTIONS AND ONE MICRO-BIORETENTION FACILITY. MICRO-BIORETENTION SHALL HAVE EITHER A 4" OR 6" ROOF LEADER DEPENDING ON ROOF-TOP AREA.
 10. THE SEPTIC TANK WILL HAVE A 2000 GALLON 2 COMPARTMENT TANK.
 11. FOR DEVELOPMENT LANDSCAPING SEE ROAD CONSTRUCTION PLAN F-17-054.

TRENCH DATA - LOT 9					
INITIAL SYSTEM		FIRST REPLACEMENT		SECOND REPLACEMENT	
TRENCH 1-1		TRENCH 2-1		TRENCH 3-1	
LENGTH	52.1 ft	LENGTH	43.5 ft	LENGTH	57.9 ft
GROUND ELEVATION	536.0	GROUND ELEVATION	531.7	GROUND ELEVATION	531.7
INVERT ELEVATION	533.0	INVERT ELEVATION	529.7	INVERT ELEVATION	528.7
MAX BOTTOM ELEVATION	530.0	MAX BOTTOM ELEVATION	525.7	MAX BOTTOM ELEVATION	525.7
TRENCH 1-2		TRENCH 2-2		TRENCH 3-2	
LENGTH	52.1 ft	LENGTH	43.5 ft	LENGTH	57.9 ft
GROUND ELEVATION	534.0	GROUND ELEVATION	529.0	GROUND ELEVATION	529.0
INVERT ELEVATION	531.0	INVERT ELEVATION	527.0	INVERT ELEVATION	526.0
MAX BOTTOM ELEVATION	528.0	MAX BOTTOM ELEVATION	523.0	MAX BOTTOM ELEVATION	523.0

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 45577, Expiration Date: 06-08-2020.



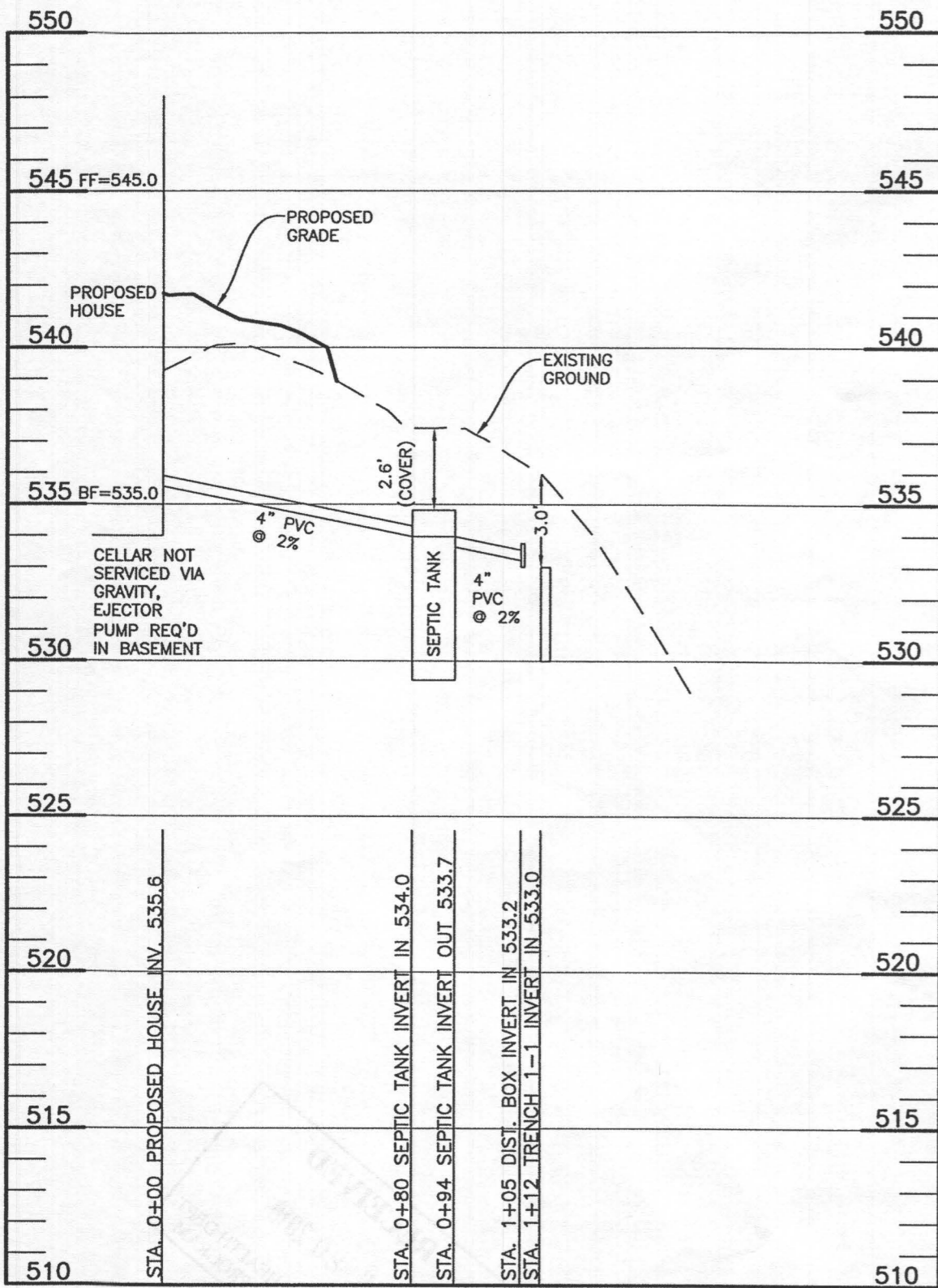
7/19/18



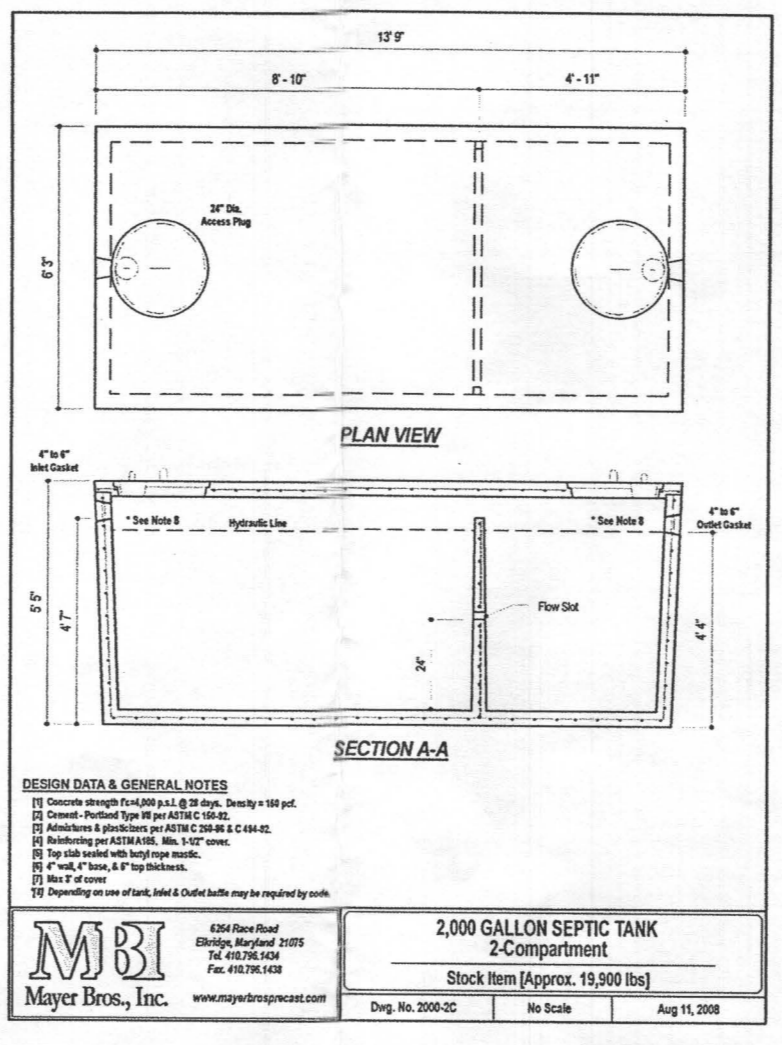
PLAN VIEW
1" = 50'

Approved Septic System Plan
Howard County Health Department
Dana Beard 8-8-18
Signature Date
B18002761

BUILDER: NV HOMES, INC. 9720 PATUXENT WOODS DRIVE SUITE 100 COLUMBIA, MD 21046 410-379-5956	OWNER: HIGHLAND DEVELOPMENT CORP P.O. BOX 228 CLARKSVILLE, MARYLAND 21029 410-365-0414	BENCHMARK ENGINEERS & LAND SURVEYORS & PLANNERS ENGINEERING, INC. 8480 BALTIMORE NATIONAL PIKE SUITE 315 ELLCOTT CITY, MARYLAND 21043 (P) 410-465-6105 (F) 410-465-6644 WWW.BEI-CMENGINEERING.COM	PROJECT: BRIGHTON MILL II LOT 9 LOCATION: TAX MAP: 34, GRID: 2, PARCEL: 16 ZONED: RR-DEO 13614 CURTIS VISTA WAY CLARKSVILLE, MD 21029 FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD, TAX ID #05-600590 TITLE: ONSITE SEWAGE DISPOSAL SYSTEM DESIGN PLAN HOUSE TYPE: CLIFTON PARK - ELEVATION C DATE: JUNE, 2018 PROJECT NO. 2627 SCALE: AS SHOWN DRAWING 1 OF 2
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Lot 9 Septic Profile
SCALE: 1"=50' HORIZ., 1"=5' VERT.



2,000 GALLON SEPTIC TANK
2-Compartment
Stock Item [Approx. 19,900 lbs]

Dwg. No. 2000-2C No Scale Aug 11, 2008

MBI
Mayer Bros., Inc. www.mayerbrosprecast.com

HEALTH DEPARTMENT SPEC SHEET INFORMATION - LOT 9

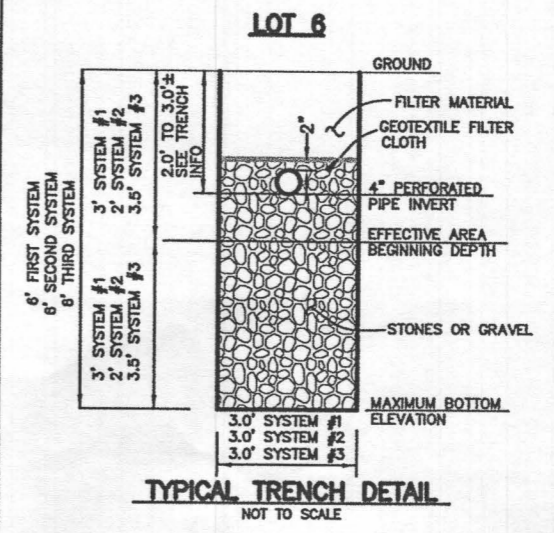
System	Application Rate	Effective Depth	Bottom Depth
Initial	1.2	3.0	6.0
1st Replacement	1.2	2.0	6.0
2nd Replacement	1.2	3.5	6.0

SEPTIC INVERT CHART - LOT 9

INV @ HOUSE	535.6
GROUND @ HOUSE	541.7
INV IN TANK	534.0
INV OUT TANK	533.7
TOP OF TANK	534.8
GROUND OVER TANK	537.4
INV IN DIST BOX	533.2
INV OUT DIST BOX	533.1
GROUND AT DIST BOX	536.3

BUILDER:
NV HOMES, INC.
9720 PATUXENT WOODS DR.
SUITE 100
COLUMBIA, MD 21046
410-379-5956

OWNER:
HIGHLAND DEVELOPMENT CORP
P.O. BOX 228
CLARKSVILLE, MARYLAND 21029
410-365-0414



2nd REPLACEMENT SYSTEM

Number of Bedrooms	5	
Application Rate	1.2	gpd/sf
Effective Area Beginning Depth	3.5	ft
Bottom Max Depth	6.0	ft
Design Flow	750	gpd
Drainage Field square footage	625	sf
Sidewall Reduction Credit	0.56	
Trench width	3	ft
Effective Area Depth	2.5	ft
Trench Spacing	10	ft
Linear Length of trench Required	116	lf

SEE MANUFACTURERS SPECIFICATIONS FOR DETAILS. WWW.MAYERPRECAST.COM EQUIVALENT FROM OTHER MANUFACTURERS CAN BE SUBSTITUTED.

SIGNATURE AND SEAL ARE FOR SEPTIC PROFILE AND CALCULATIONS ONLY, TANK AND DETAILS WERE NOT DESIGNED OR REVIEWED BY THE ENGINEER:

INITIAL SYSTEM - LOT 9

Number of Bedrooms	5	
Application Rate	1.2	gpd/sf
Effective Area Beginning Depth	3.0	ft
Bottom Max Depth	6.0	ft
Design Flow	750	gpd
Drainage Field square footage	625	sf
Sidewall Reduction Credit	0.50	
Trench width	3	ft
Effective Area Depth	3	ft
Trench Spacing	10	ft
Linear Length of trench Required	104	lf

1st REPLACEMENT SYSTEM

Number of Bedrooms	5	
Application Rate	1.2	gpd/sf
Effective Area Beginning Depth	2.0	ft
Bottom Max Depth	6.0	ft
Design Flow	750	gpd
Drainage Field square footage	625	sf
Sidewall Reduction Credit	0.42	
Trench width	3	ft
Effective Area Depth	4	ft
Trench Spacing	11	ft
Linear Length of trench Required	87	lf

THIS PLAN IS FOR SEPTIC DESIGN ONLY

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 45577, Expiration Date: 06-08-2020.



BENCHMARK
ENGINEERS ▲ LAND SURVEYORS ▲ PLANNERS

ENGINEERING, INC.
8480 BALTIMORE NATIONAL PIKE ▲ SUITE 315
ELLICOTT CITY, MARYLAND 21043
(P) 410-465-6105 ▲ (F) 410-465-6644
WWW.BEI-CVLENGINEERING.COM

PROJECT: **BRIGHTON MILL II LOT 9**

LOCATION: TAX MAP: 34, GRID: 2, PARCEL: 16 ZONED: RR-DEO
13614 CURTIS VISTA WAY
CLARKSVILLE, MD 21029
FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD, TAX ID #05-600590

TITLE: **ONSITE SEWAGE DISPOSAL SYSTEM DESIGN PLAN**

HOUSE TYPE: **CLIFTON PARK - ELEVATION C**

DATE: JUNE, 2018 PROJECT NO. 2627

SCALE: AS SHOWN DRAWING 2 OF 2



Heath

Building Permit Application

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

DL P 2018 AUG 31 PM 1:34
Date Received: _____

Permit No.: B18003134

Building Address: 13614 CURTIS VISTA WAY
City: CLARKSVILLE State: MD Zip Code: 21029
Suite/Apt. #: _____ SDP/WP/BA #: _____
Census Tract: _____ Subdivision: BRIGHTON MILL I
Section: _____ Area: _____ Lot: 9
Tax Map: _____ Parcel: _____ Grid: _____
Zoning: _____ Map Coordinates: _____ Lot Size: 40003

Property Owner's Name: NVR INC
Address: 9720 PATUXENT WOODS DRIVE
City: COLUMBIA State: MD Zip Code: 21046
Phone: _____ Fax: _____
Email: _____

Applicant's Name & Mailing Address, (If other than stated herein)
Applicant's Name: MICHELLE CLANCY
Address: PO BOX 310
City: PERRY HALL State: MD Zip Code: 21128
Phone: 443-610-7514 Fax: _____
Email: MICHELLE@APPLIEDANDAPPROVED.COM

Contractor Company: TECH AIR
Contact Person: DENNIS FEAGA
Address: 1560 A-D CATON CENTER DRIVE
City: BALTIMORE State: MD Zip Code: 21227
License No.: 81215
Phone: 410-984-5681 Fax: _____
Email: _____

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

Existing Use: SFD
Proposed Use: SFD W/PROPANE TANK
Estimated Construction Cost: \$ 4,000
Description of Work: INSTALL 1000 GAL UNDERGROUND PROPANE TANK
Occupant/Tenant Name: OWNER
Was tenant space previously occupied? Yes No
Contact Name: _____
Address: _____
City: _____ State: _____ Zip Code: _____
Phone: _____ Fax: _____
Email: _____

Commercial Building Characteristics	Residential Building Characteristics
Height:	<input checked="" type="checkbox"/> SF Dwelling <input type="checkbox"/> SF Townhouse
No. of stories:	Depth: _____ Width: _____
Gross area, sq. ft./floor:	1 st floor: _____ 2 nd floor: _____
Area of construction (sq. ft.):	Basement: _____ <input type="checkbox"/> Finished Basement
Use group:	<input type="checkbox"/> Unfinished Basement <input type="checkbox"/> Crawl Space
Construction type:	<input type="checkbox"/> Slab on Grade
<input type="checkbox"/> Reinforced Concrete	No. of Bedrooms: _____
<input type="checkbox"/> Structural Steel	Multi-family Dwelling
<input type="checkbox"/> Masonry	No. of efficiency units: _____
<input type="checkbox"/> Wood Frame	No. of 1 BR units: _____
<input type="checkbox"/> State Certified Modular	No. of 2 BR units: _____
	No. of 3 BR units: _____
	Other Structure: _____
	Dimensions: _____
<input checked="" type="checkbox"/> Roadside Tree Project Permit	Footings: _____
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Roof: _____
<input type="checkbox"/> Roadside Tree Project Permit	<input type="checkbox"/> State Certified Modular
	<input type="checkbox"/> Manufactured Home

Utilities	
Electric: <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
Gas: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Water Supply	
<input type="checkbox"/> Public	
<input checked="" type="checkbox"/> Private	
Sewage Disposal	
<input type="checkbox"/> Public	
<input checked="" type="checkbox"/> Private	
Heating System	
<input type="checkbox"/> Electric <input type="checkbox"/> Oil	
<input type="checkbox"/> Natural Gas <input type="checkbox"/> Propane Gas	
<input type="checkbox"/> Other:	
Sprinkler System:	
<input type="checkbox"/> Yes <input type="checkbox"/> No	
Grading Permit Number:	
Building Shell Permit Number:	

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.

RECEIVED

MICHELLE CLANCY
Applicant's Signature

MICHELLE CLANCY
Print Name

MICHELLE@APPLIEDANDAPPROVED.COM
Email Address

8/31/18
Date

AUG 31 2018

PERMITS
Title/Company

LICENSES & PERMITS
DIVISION

Checks Payable to: DIRECTOR OF FINANCE OF HOWARD COUNTY

PLEASE WRITE NEATLY & LEGIBLY
-FOR OFFICE USE ONLY-

AGENCY	DATE	SIGNATURE OF APPROVAL
State Highways		
Building Officials		
PSZA (Zoning)		
PSZA (Engineering)		
Health	<u>9/14/18</u>	<u>R. K. [Signature]</u>

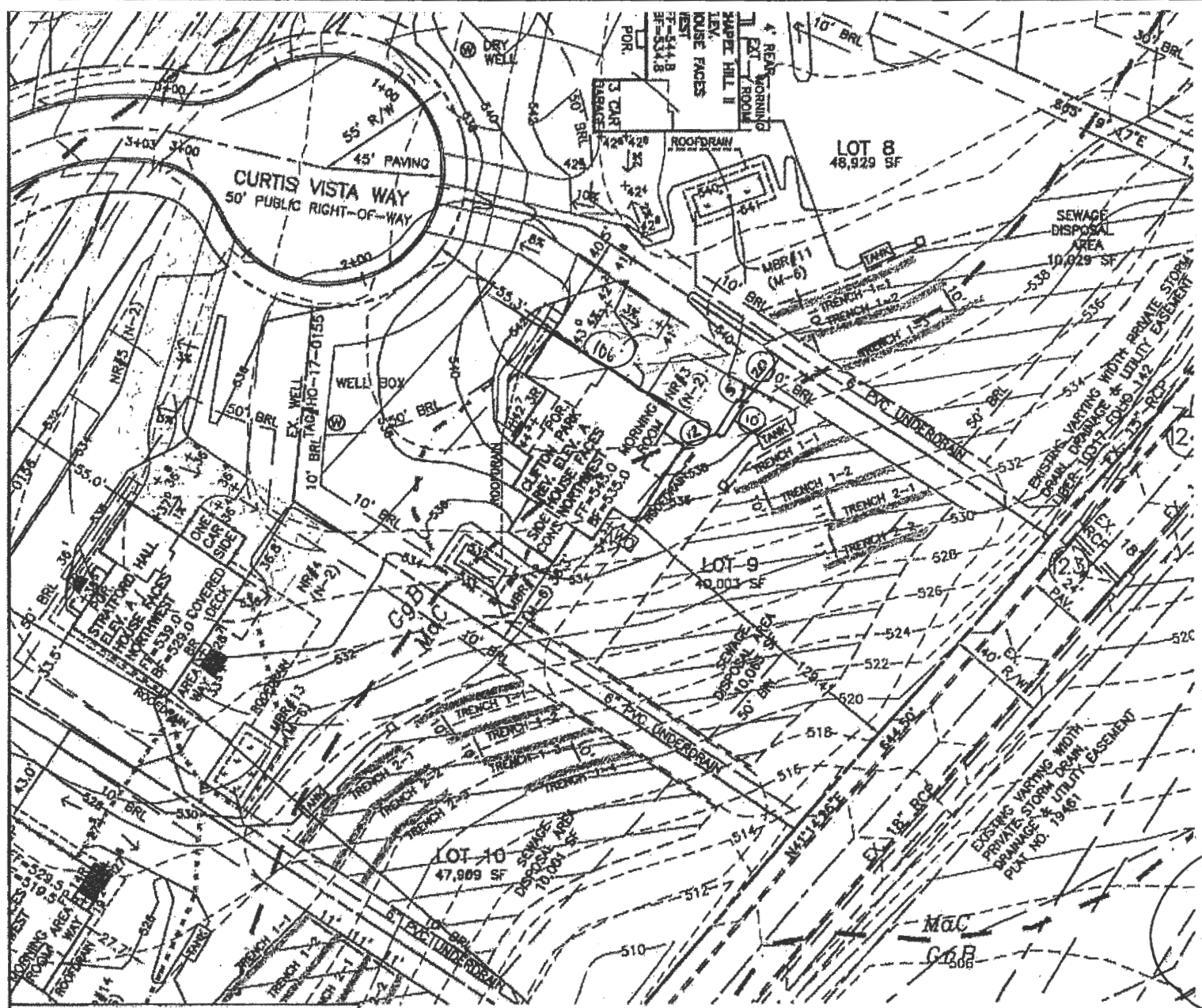
DPZ SETBACK INFORMATION
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Rear: _____
Side: _____
Side St.: _____
All minimum setbacks met? <input type="checkbox"/> Yes <input type="checkbox"/> No
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Historic District? <input type="checkbox"/> Yes <input type="checkbox"/> No
Lot Coverage for New Town Zone: _____
SDP/Red-line approval date: _____

Filing Fee	\$	
Permit Fee	\$	<u>100</u>
Tech Fee	\$	<u>10</u>
Excise Tax	\$	
PSFS	\$	
Guaranty Fund	\$	
Add'l per Fee	\$	
Total Fees	\$	<u>110.00</u>
Sub- Total Paid	\$	
Balance Due	\$	
Check	#	<u>6282</u>

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

Distribution of Copies: White: Building Officials Green: PSZA,Zoning Yellow: PSZA,Engineering Pink: Health Gold: SHA

AKH



LEGEND

- SOILS CLASSIFICATION GgC
- SOILS DELINEATION — 480 —
- PROPOSED CONTOURS — 478 —
- EXISTING CONTOURS — 480 —
- LIMIT OF WETLANDS — 478 —
- EXISTING WOODS LINE [Symbol]
- PROPOSED WOODS LINE [Symbol]
- EXISTING STRUCTURE [Symbol]
- EXISTING WELL [Symbol]
- EXISTING WELL BOX [Symbol]
- EXISTING SEWAGE DISPOSAL AREA [Symbol]
- EXISTING PRIVATE PIPE LINE EASEMENT AREA [Symbol]
- SWM DRAINAGE AREA [Symbol]

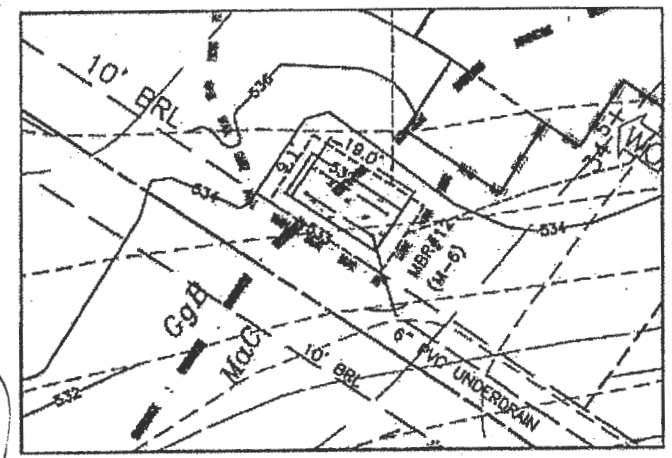
BUILDING PERMIT PLAN NOTES:

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10. THE SEPTIC TANK WILL HAVE A 2000 GALLON 2 COMPARTMENT TANK.
11. FOR DEVELOPMENT LANDSCAPING SEE ROAD CONSTRUCTION PLAN F-17-054.



PLAN VIEW
1" = 60'

Approved for VPT
B18003134
Ank 9/14/18



MBR-12 (M-6) DETAIL
1" = 30'

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 45577, Expiration Date: 06-06-2020.



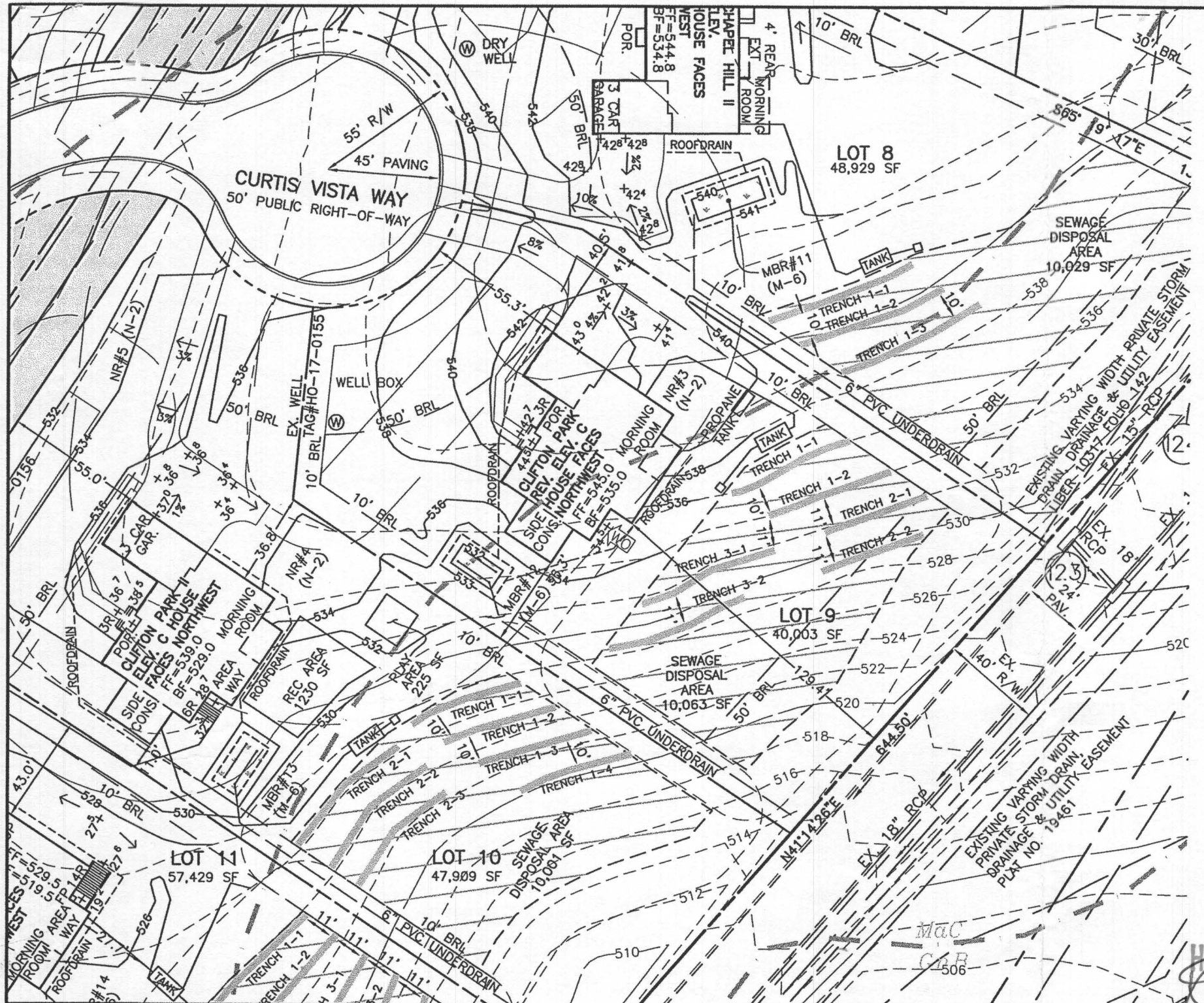
* 5' From Septic Line

Permit B 1800276

BUILDER: NV HOMES, INC. 9720 PATUXENT WOODS DRIVE SUITE 100 COLUMBIA, MD 21046	OWNER: HIGHLAND DEVELOPMENT CORP P.O. BOX 228 CLARKSVILLE, MARYLAND 21029 410-365-0414
---	---

BENCHMARK
ENGINEERS & LAND SURVEYORS & PLANNERS
ENGINEERING, INC.
8480 BALTIMORE NATIONAL PIKE & SUITE 315
ELLCOTT CITY, MARYLAND 21043
(301) 250-8888

PROJECT: BRIGHTON MILL II LOT 9	
LOCATION: TAX MAP: 34, GRID: 2, PARCEL: 16 ZONED: RR-DEO. 13614 CURTIS VISTA WAY CLARKSVILLE, MD 21029 FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD, TAX ID #05-800590	
TITLE: BUILDING PERMIT PLAN	
HOUSE TYPE: CLIFTON PARK - ELEVATION A	
DATE: JUNE, 2018	PROJECT NO.: 2627



LEGEND

SOILS CLASSIFICATION *GgC*

SOILS DELINEATION

PROPOSED CONTOURS

EXISTING CONTOURS

LIMIT OF WETLANDS

EXISTING WOODS LINE

PROPOSED WOODS LINE

EXISTING STRUCTURE

EXISTING WELL

EXISTING WELL BOX

EXISTING SEWAGE DISPOSAL AREA

EXISTING PRIVATE PIPE LINE EASEMENT AREA

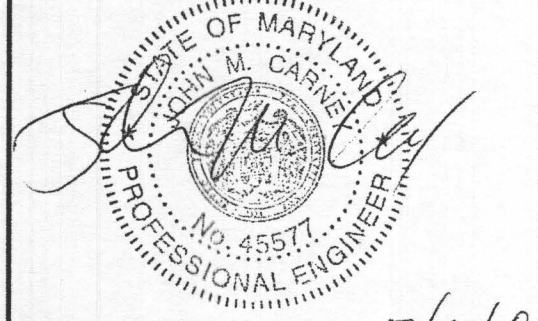
- ONSITE SEWAGE DISPOSAL PLAN NOTES:**
1. THE LOT SHOWN HEREON WAS RECORDED ON THE PLAT FOR BRIGHTON MILL II, PLAT Nos. 24469-24474. REFER TO THE PLATS FOR LOT DIMENSIONS, LOT AREAS, ALL EASEMENTS AND CONDITIONS.
 2. SEDIMENT AND EROSION CONTROLS WERE APPROVED BY HOWARD SOIL CONSERVATION
 3. TOPOGRAPHY SHOWN HEREON IS TAKEN FROM THE APPROVED ROAD CONSTRUCTION PLANS AND TOPOGRAPHIC INFORMATION PROVIDED BY F-17-054, ON OR ABOUT MAY, 2017.
 4. ALL SEDIMENT AND EROSION CONTROL FEATURES USED ON THIS SITE SHALL COMPLY WITH THE 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.
 5. ALL DRAINAGE AND STORMWATER MANAGEMENT FEATURES USED ON THIS SITE MUST COMPLY WITH THE APPROVED ROAD CONSTRUCTION PLANS EXCEPT AS WAIVED.
 6. THE EXISTING WELL SHOWN ON THIS PLAN, HO-17-0155, HAS BEEN FIELD LOCATED BY BENCHMARK ENGINEERING, INC., AND IS ACCURATELY SHOWN.
 7. THERE ARE NO EXISTING WELLS OR SEPTIC SYSTEMS WITHIN 100' OF THIS PROJECT'S BOUNDARY EXCEPT AS NOTED.
 8. ANY CHANGES TO A PRIVATE SEWAGE DISPOSAL AREA OR WELL BOX SHALL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.
 9. STORMWATER MANAGEMENT FOR THIS LOT WAS DESIGNED AND PROVIDED BY TWO NON-ROOFTOP DISCONNECTIONS AND ONE MICRO-BIORETENTION FACILITY. MICRO-BIORETENTION SHALL HAVE EITHER A 4" OR 6" ROOF LEADER DEPENDING ON ROOF-TOP AREA.
 10. THE SEPTIC TANK WILL HAVE A 2000 GALLON 2 COMPARTMENT TANK.
 11. FOR DEVELOPMENT LANDSCAPING SEE ROAD CONSTRUCTION PLAN F-17-054.

TRENCH DATA - LOT 9

INITIAL SYSTEM	FIRST REPLACEMENT	SECOND REPLACEMENT
TRENCH 1-1	TRENCH 2-1	TRENCH 3-1
LENGTH 52.1 ft	LENGTH 43.5 ft	LENGTH 57.9 ft
GROUND ELEVATION 536.0	GROUND ELEVATION 531.7	GROUND ELEVATION 531.7
INVERT ELEVATION 533.0	INVERT ELEVATION 529.7	INVERT ELEVATION 528.7
MAX BOTTOM ELEVATION 530.0	MAX BOTTOM ELEVATION 525.7	MAX BOTTOM ELEVATION 525.7
TRENCH 1-2	TRENCH 2-2	TRENCH 3-2
LENGTH 52.1 ft	LENGTH 43.5 ft	LENGTH 57.9 ft
GROUND ELEVATION 534.0	GROUND ELEVATION 529.0	GROUND ELEVATION 529.0
INVERT ELEVATION 531.0	INVERT ELEVATION 527.0	INVERT ELEVATION 526.0
MAX BOTTOM ELEVATION 528.0	MAX BOTTOM ELEVATION 523.0	MAX BOTTOM ELEVATION 523.0

Approved Septic System Plan
 Howard County Health Department
Rance Burd 8-8-18
 Signature

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 45577, Expiration Date: 06-08-2020.



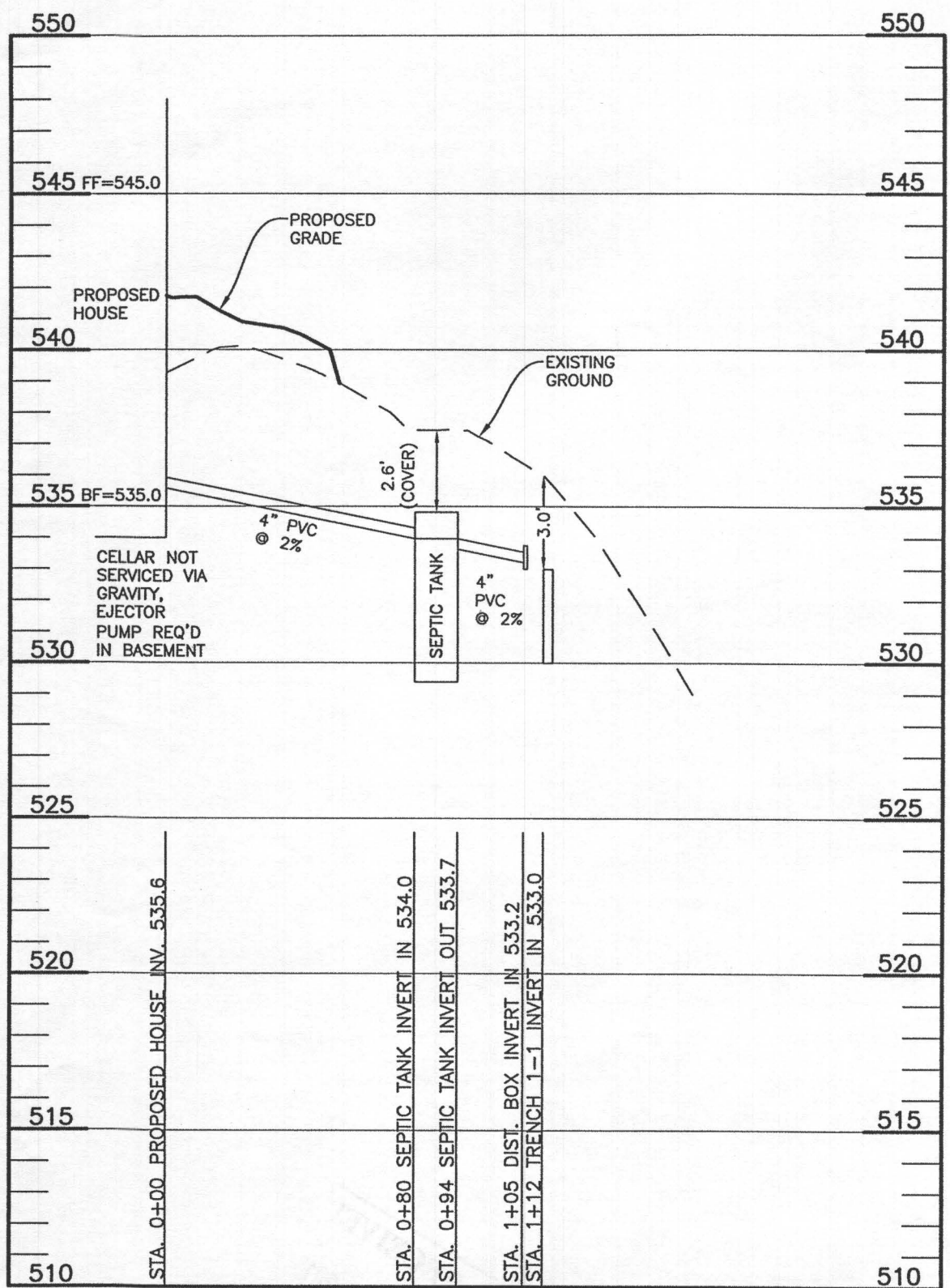
7/19/18



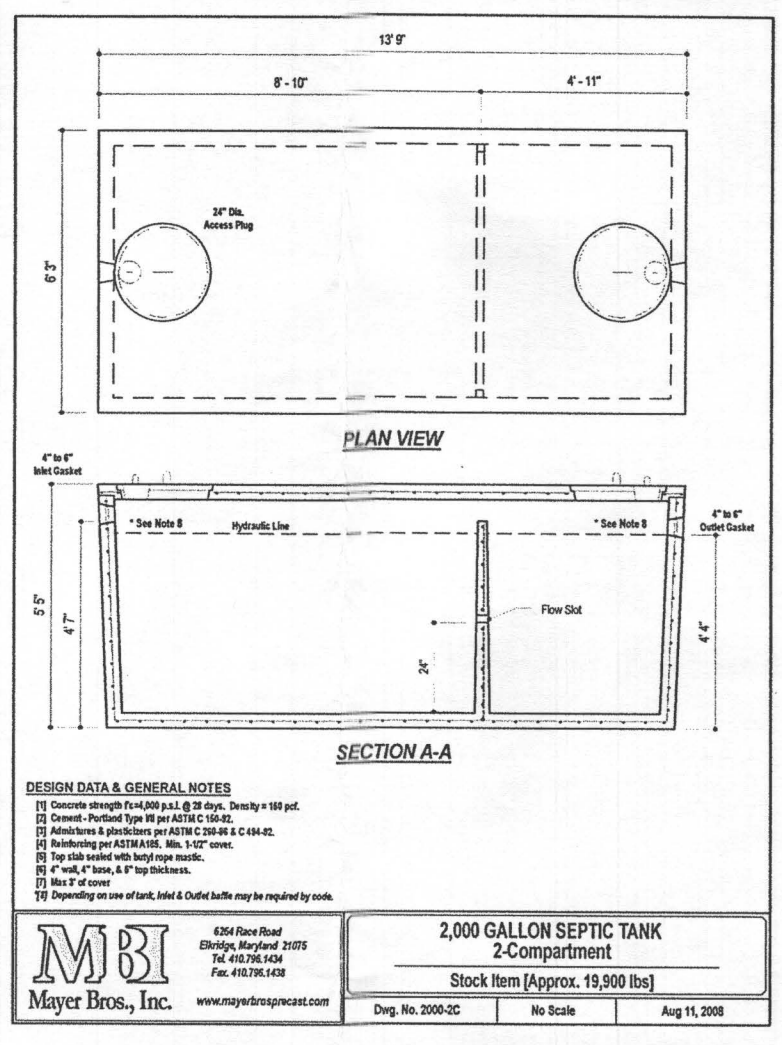
PLAN VIEW
 1" = 50'

BUILDER: NV HOMES, INC. 9720 PATUXENT WOODS DRIVE SUITE 100 COLUMBIA, MD 21046 410-379-5956	OWNER: HIGHLAND DEVELOPMENT CORP P.O. BOX 228 CLARKSVILLE, MARYLAND 21029 410-365-0414	BENCHMARK ENGINEERS • LAND SURVEYORS • PLANNERS ENGINEERING, INC. 8480 BALTIMORE NATIONAL PIKE SUITE 315 ELLCOTT CITY, MARYLAND 21043 (P) 410-465-6105 • (F) 410-465-6644 WWW.BEI-CMLENGINEERING.COM
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PROJECT:	BRIGHTON MILL II LOT 9		
LOCATION:	TAX MAP: 34, GRID: 2, PARCEL: 16 ZONED: RR-DEO 13614 CURTIS VISTA WAY CLARKSVILLE, MD 21029 FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD, TAX ID #05-600590		
TITLE:	ONSITE SEWAGE DISPOSAL SYSTEM DESIGN PLAN		
HOUSE TYPE:	CLIFTON PARK - ELEVATION C		
DATE:	JUNE, 2018	PROJECT NO.	2627
SCALE:	AS SHOWN	DRAWING	1 OF 2



Lot 9 Septic Profile
SCALE: 1"=50' HORIZ., 1"=5' VERT.



DESIGN DATA & GENERAL NOTES
 [1] Concrete strength Fc=4,000 p.s.i. @ 28 days. Density = 150 pcf.
 [2] Cement - Portland Type III per ASTM C 150-82.
 [3] Admixtures & plasticizers per ASTM C 200-98 & C 494-02.
 [4] Reinforcing per ASTM A195, Min. 1-1/2" cover.
 [5] Top slab sealed with butyl rope mastic.
 [6] 4" wall, 4" base, & 8" top thickness.
 [7] Max T of cover.
 [8] Depending on use of tank, Inlet & Outlet baffles may be required by code.

MBI Mayer Bros., Inc. 6264 Race Road, Elkridge, Maryland 21075. Tel: 410.795.1434 Fax: 410.795.1438 www.mayerbrosprecast.com

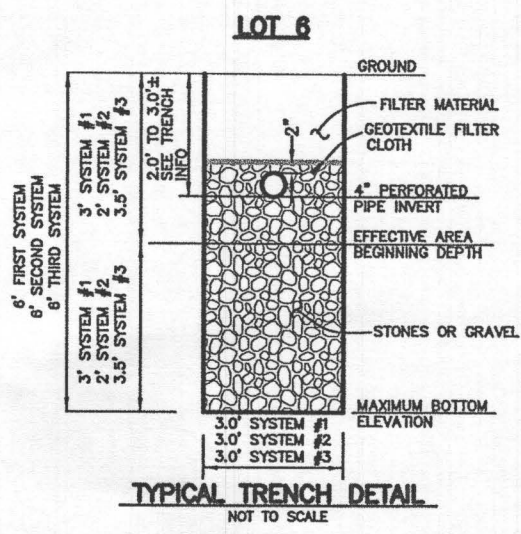
2,000 GALLON SEPTIC TANK 2-Compartment
Stock Item [Approx. 19,900 lbs]
Dwg. No. 2000-2C No Scale Aug 11, 2008

HEALTH DEPARTMENT SPEC SHEET INFORMATION - LOT 9			
System	Application Rate	Effective Depth	Bottom Depth
Initial	1.2	3.0	6.0
1st Replacement	1.2	2.0	6.0
2nd Replacement	1.2	3.5	6.0

SEPTIC INVERT CHART - LOT 9	
INV @ HOUSE	535.6
GROUND @ HOUSE	541.7
INV IN TANK	534.0
INV OUT TANK	533.7
TOP OF TANK	534.8
GROUND OVER TANK	537.4
INV IN DIST BOX	533.2
INV OUT DIST BOX	533.1
GROUND AT DIST BOX	536.3

BUILDER:
 NV HOMES, INC.
 9720 PATUXENT WOODS DR.
 SUITE 100
 COLUMBIA, MD 21046
 410-379-5956

OWNER:
 HIGHLAND DEVELOPMENT CORP
 P.O. BOX 228
 CLARKSVILLE, MARYLAND 21029
 410-365-0414



2nd REPLACEMENT SYSTEM		
Number of Bedrooms	5	
Application Rate	1.2	gpd/sf
Effective Area Beginning Depth	3.5	ft
Bottom Max Depth	6.0	ft
Design Flow	750	gpd
Drainage Field square footage	625	sf
Sidewall Reduction Credit	0.56	
Trench width	3	ft
Effective Area Depth	2.5	ft
Trench Spacing	10	ft
Linear Length of trench Required	116	lf

SEE MANUFACTURERS SPECIFICATIONS FOR DETAILS. WWW.MAYERPRECAST.COM EQUIVALENT FROM OTHER MANUFACTURERS CAN BE SUBSTITUTED.

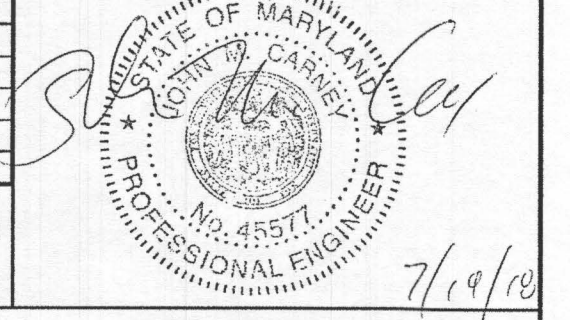
SIGNATURE AND SEAL ARE FOR SEPTIC PROFILE AND CALCULATIONS ONLY, TANK AND DETAILS WERE NOT DESIGNED OR REVIEWED BY THE ENGINEER:

INITIAL SYSTEM - LOT 9		
Number of Bedrooms	5	
Application Rate	1.2	gpd/sf
Effective Area Beginning Depth	3.0	ft
Bottom Max Depth	6.0	ft
Design Flow	750	gpd
Drainage Field square footage	625	sf
Sidewall Reduction Credit	0.50	
Trench width	3	ft
Effective Area Depth	3	ft
Trench Spacing	10	ft
Linear Length of trench Required	104	lf

1st REPLACEMENT SYSTEM		
Number of Bedrooms	5	
Application Rate	1.2	gpd/sf
Effective Area Beginning Depth	2.0	ft
Bottom Max Depth	6.0	ft
Design Flow	750	gpd
Drainage Field square footage	625	sf
Sidewall Reduction Credit	0.42	
Trench width	3	ft
Effective Area Depth	4	ft
Trench Spacing	11	ft
Linear Length of trench Required	87	lf

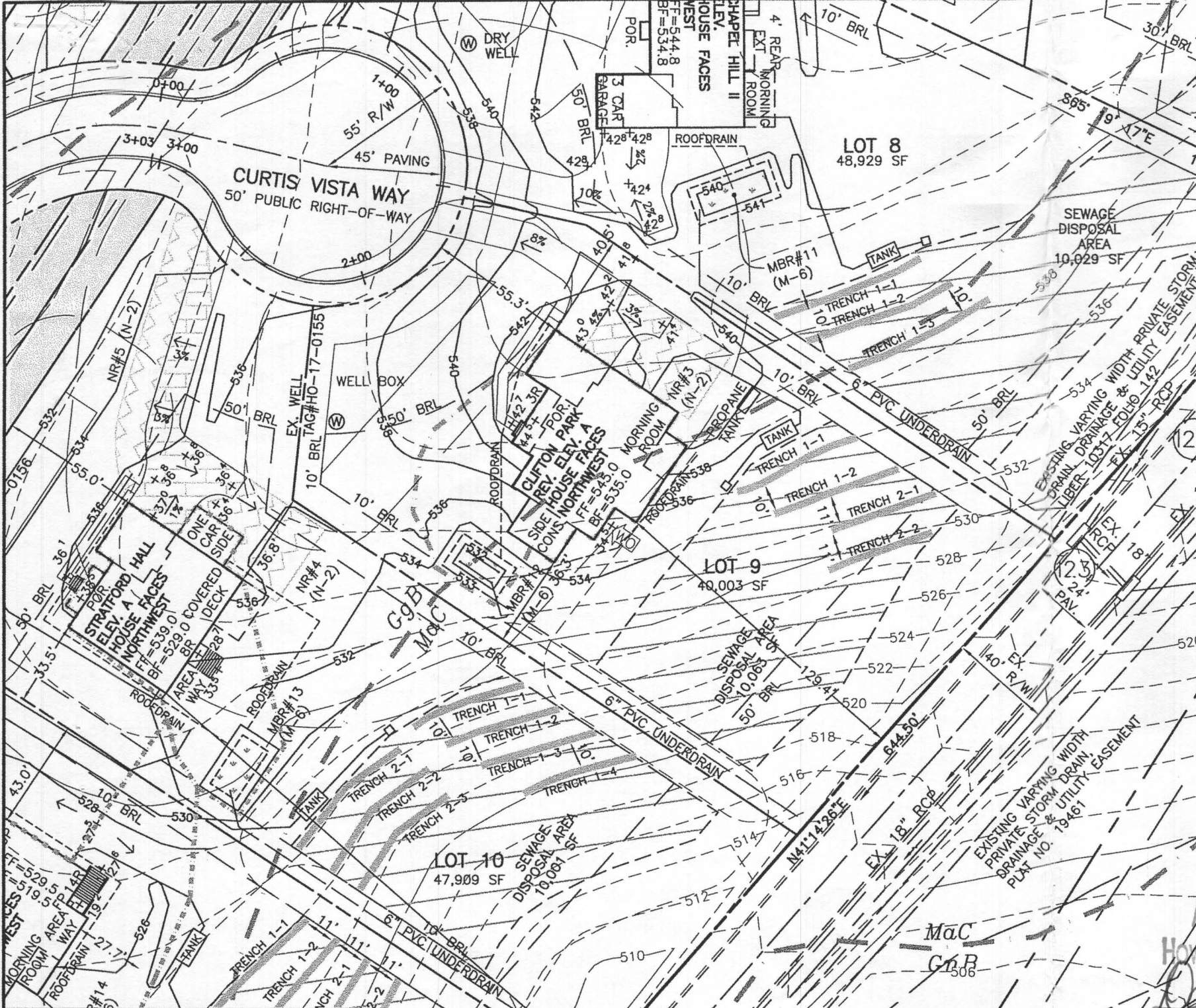
THIS PLAN IS FOR SEPTIC DESIGN ONLY

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 45577, Expiration Date: 06-08-2020.



BENCHMARK ENGINEERING, INC.
 ENGINEERS ▲ LAND SURVEYORS ▲ PLANNERS
 8480 BALTIMORE NATIONAL PIKE ▲ SUITE 315
 ELLICOTT CITY, MARYLAND 21043
 (P) 410-465-6105 ▲ (F) 410-465-6644
 WWW.BEI-CMLENGINEERING.COM

PROJECT:	BRIGHTON MILL II LOT 9	
LOCATION:	TAX MAP: 34, GRID: 2, PARCEL: 16 ZONED: RR-DEO 13614 CURTIS VISTA WAY CLARKSVILLE, MD 21029 FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD, TAX ID #05-600590	
TITLE:	ONSITE SEWAGE DISPOSAL SYSTEM DESIGN PLAN	
HOUSE TYPE:	CLIFTON PARK - ELEVATION C	
DATE:	JUNE, 2018	PROJECT NO. 2627
SCALE:	AS SHOWN	DRAWING 2 OF 2



LEGEND

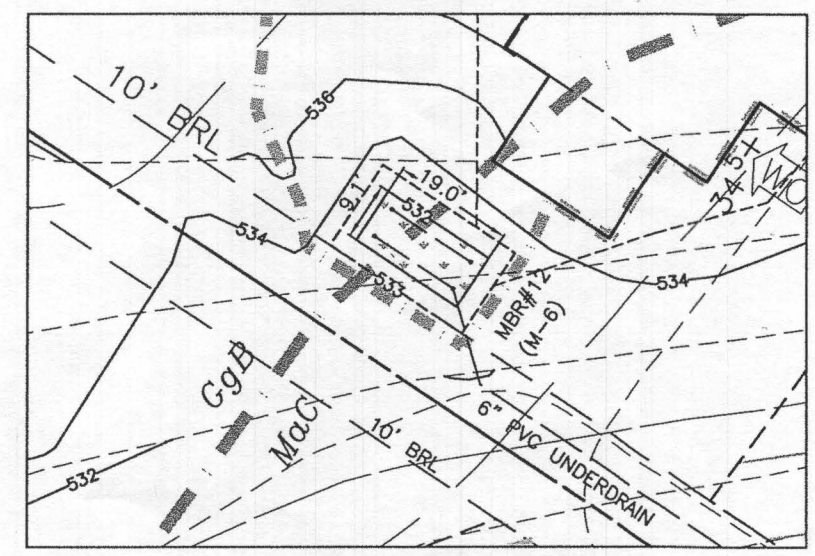
- SOILS CLASSIFICATION *GgC*
- SOILS DELINEATION
- PROPOSED CONTOURS
- EXISTING CONTOURS
- LIMIT OF WETLANDS
- EXISTING WOODS LINE
- PROPOSED WOODS LINE
- EXISTING STRUCTURE
- EXISTING WELL
- EXISTING WELL BOX
- EXISTING SEWAGE DISPOSAL AREA
- EXISTING PRIVATE PIPE LINE EASEMENT AREA
- SWM DRAINAGE AREA

BUILDING PERMIT PLAN NOTES:

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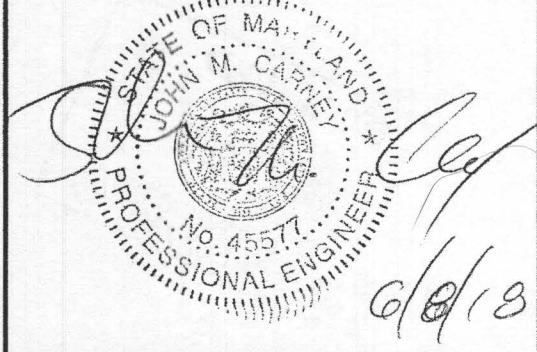
PLAN VIEW
1" = 50'



Approved Septic System Plan
Howard County Health Department
Dana Bernard 8-8-18
Signature Date

B18002761

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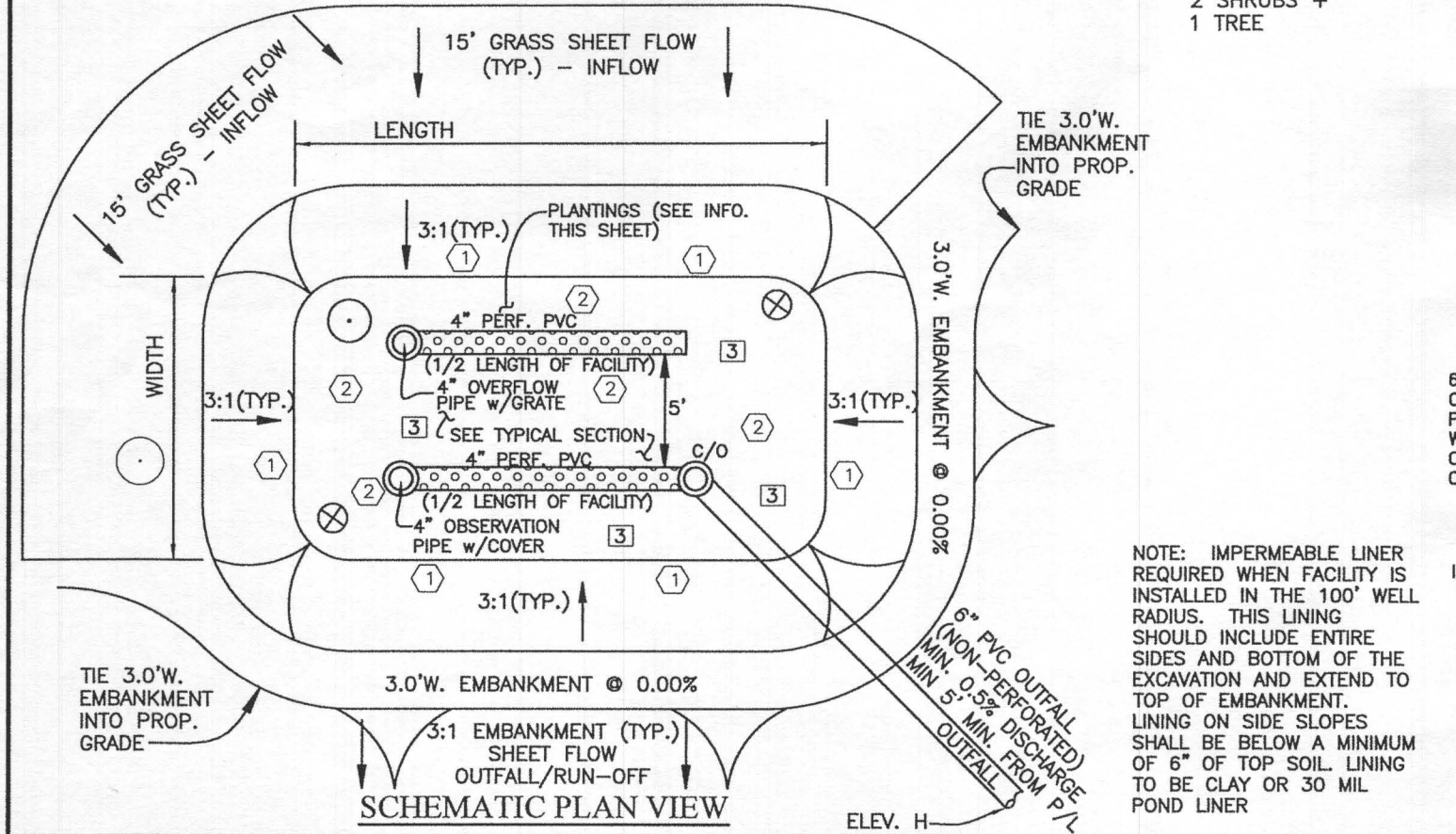


BUILDER: NV HOMES, INC. 9720 PATUXENT WOODS DRIVE SUITE 100 COLUMBIA, MD 21046 410-379-5956		OWNER: HIGHLAND DEVELOPMENT CORP P.O. BOX 228 CLARKSVILLE, MARYLAND 21029 410-365-0414		BENCHMARK ENGINEERS • LAND SURVEYORS • PLANNERS ENGINEERING, INC. 8480 BALTIMORE NATIONAL PIKE & SUITE 315 ELLICOTT CITY, MARYLAND 21043 (P) 410-465-6105 (F) 410-465-6644 WWW.BEI-CMLENGINEERING.COM		PROJECT: BRIGHTON MILL II LOT 9	
LOCATION: TAX MAP: 34, GRID: 2, PARCEL: 16 ZONED: RR-DEO 13614 CURTIS VISTA WAY CLARKSVILLE, MD 21029 FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD, TAX ID #05-600590		TITLE: BUILDING PERMIT PLAN					
HOUSE TYPE: CLIFTON PARK - ELEVATION A		DATE: JUNE, 2018		PROJECT NO.: 2627			
SCALE: AS SHOWN		DRAWING 1 OF 2					

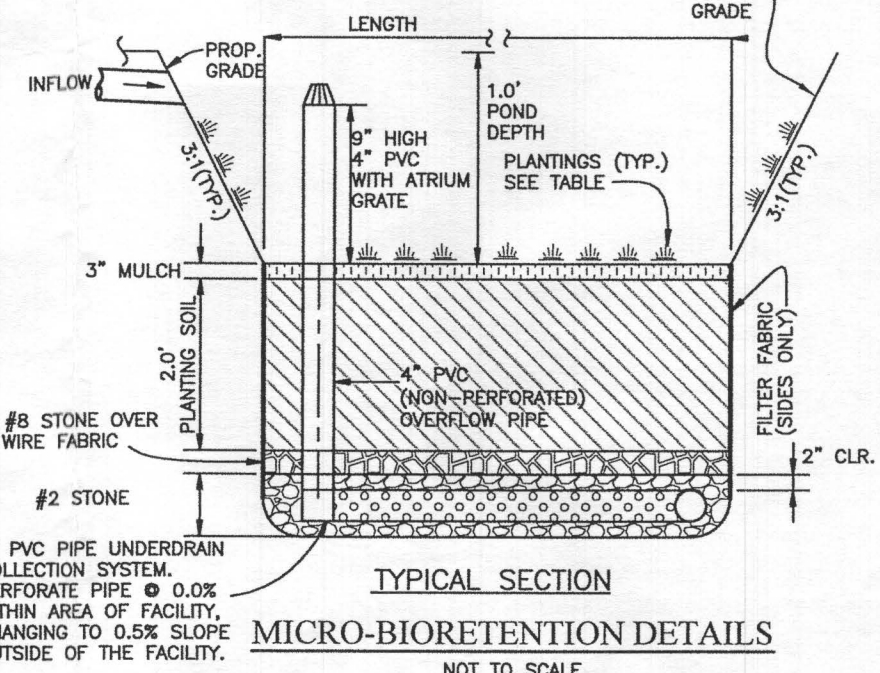
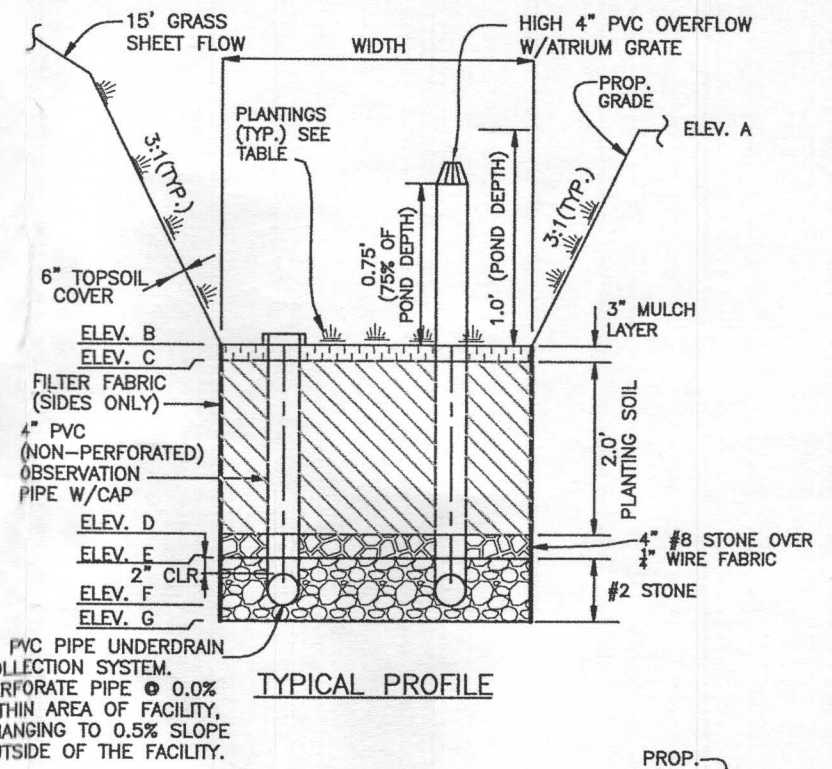
ON-LOT BIORETENTION DIMENSIONS

FACILITY	A	B	C	D	E	F	G	H	LENGTH	WIDTH	FILTER (Af)	PLANTINGS			LINER
												1	2	3	
MBR-12	533.00	532.00	531.75	529.75	529.25	528.75	527.35	513.90	19.0	9.1	173	38	38	19	YES

ADDITIONAL
2 SHRUBS +
1 TREE



NOTE: IMPERMEABLE LINER REQUIRED WHEN FACILITY IS INSTALLED IN THE 100' WELL RADIUS. THIS LINING SHOULD INCLUDE ENTIRE SIDES AND BOTTOM OF THE EXCAVATION AND EXTEND TO TOP OF EMBANKMENT. LINING ON SIDE SLOPES SHALL BE BELOW A MINIMUM OF 6" OF TOP SOIL. LINING TO BE CLAY OR 30 MIL POND LINER



MICRO-BIORETENTION DETAILS
NOT TO SCALE

MICROBIORETENTION PLANTING SCHEDULE

- (PLANTING SPECIES AND DENSITY CAN BE CHANGED OR SUBSTITUTED BY A LANDSCAPE ARCHITECT OR QUALIFIED DESIGNER)
- 1 IRIS FULVA (COPPER IRIS)
 - 2 LOBELIA CARDINALIS (CARDINAL FLOWER)
 - 3 RUDBECKIA SUBTOMENTOSA (SWEET CONEFLOWER)
 - ⊗ CALLUNA VULGARIS (HEATHER) (1 PER FACILITY)
 - ACER GINNALA (ARMUR MAPLE) (1 PER FACILITY)

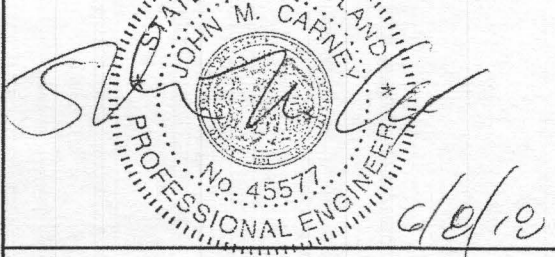
MICROBIORETENTION PLANTING DATA

1. PLANTINGS WITHIN THE PONDING AREA OF THE FACILITY ARE TO BE OF A MEDIUM TO HIGH WATER TOLERANCE
2. PLANTINGS ALONG THE PERIMETER (BERM) AREA OF THE FACILITY ARE TO BE OF A LOW TO MEDIUM WATER TOLERANCE
3. AVOID PLANTINGS WITH EXCESSIVE ROOT MASS IN POND AREA OF THE RAIN GARDEN NEAR O.B. PIPE AND UNDERDRAIN.

OPERATION AND MAINTENANCE SCHEDULE FOR MICRO-BIORETENTION (M-6)

FOR THE OPERATION AND MAINTENANCE OBLIGATIONS AND SCHEDULE, REFER TO THE DECLARATION OF COVENANTS RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY MARYLAND FOR THIS LOT.

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 45571, Expiration Date: 06-08-2020.



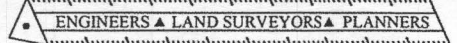
BUILDER:

NV HOMES, INC.
9720 PATUXENT WOODS DRIVE
SUITE 100
COLUMBIA, MD 21046
410-379-5956

OWNER:

HIGHLAND DEVELOPMENT CORP
P.O. BOX 228
CLARKSVILLE, MARYLAND 21029
410-365-0414

BENCHMARK



ENGINEERING, INC.

8480 BALTIMORE NATIONAL PIKE SUITE 315
ELLCOTT CITY, MARYLAND 21043
(P) 410-465-6105 (F) 410-465-6644
WWW.BEI-CMLENGINEERING.COM

MATERIALS & SPECIFICATIONS FOR MICRO-BIORETENTION

MATERIAL	SPECIFICATION	SIZE	NOTES:
PLANTINGS	SEE APPENDIX A; TABLE A.4	N/A	PLANTINGS ARE SITE SPECIFIC
PLANTING SOIL (2.0' TO 4.0' DEEP)	LOAMY SAND 60-65% COMPOST 35-40% OR SANDY LOAM 30% COARSE SAND 30% & COMPOST 40%	N/A	USDA SOIL TYPES: LOAMY SAND OR SANDY LOAM; CLAY CONTENT <5%
ORGANIC CONTENT	MIN 10% BY DRY WEIGHT ASTM D 2974		
MULCH	SHREDDED HARDWOOD	N/A	AGED 6 MONTHS, MINIMUM, NO PINE OR WOOD CHIPS
GEOTEXTILE (CLASS "C")		N/A	PE TYPE 1 NONWOVEN
GEOTEXTILE (1/4" WIRE MESH)		1/4" WIRE MESH	1/4" WIRE MESH
UNDERDRAIN GRAVEL	AASHTO M-43	NO. 57 OR NO. 6 0.375" TO 0.750"	
UNDERDRAIN PIPING	F758, TYPE PS28 OR AASHTO M-278	4" TO 6" RIGID SCH.40 PVC, SDR35 OR HDPE	3/8" PERF. @ 6" O/C, 4 HOLES PER ROW; MINIMUM OF 3" OF GRAVEL OVER PIPES, NOT NECESSARY UNDERNEATH PIPES. PIPE SHALL BE WRAPPED WITH 1/4-INCH GALVANIZED HARDWARE CLOTH
IMPERVIOUS LINER	ASTM-D-4833 (THICKNESS) ASTM-D-412 (TENSILE STRENGTH 1,100 LB., ELONGATION 200%) ASTM-D-624 (TEAR RESISTANCE - 150 LB./IN) ASTM-D-471 (WATER ADSORPTION: +8 TO -2% MASS)	30 MIL. THICK	LINER TO BE ULTRAVIOLET RESISTANT. A GEOTEXTILE FABRIC SHOULD BE USED TO PROTECT THE LINER FROM PUNCTURE.
GEOTEXTILE (BELOW IMPERV. LINER)	ASTM-D-4833 (PUNCTURE STRENGTH 125LB) ASTM-D-4632 (TENSILE STRENGTH 300 LB.)		

PROJECT:	BRIGHTON MILL II LOT 9	
LOCATION:	TAX MAP: 34, GRID: 2, PARCEL: 16 ZONED: RR-DEO 13614 CURTIS VISTA WAY CLARKSVILLE, MD 21029 FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD, TAX ID #05-600590	
TITLE:	BUILDING PERMIT PLAN	
HOUSE TYPE:	CLIFTON PARK - ELEVATION A	
DATE:	JUNE, 2018	PROJECT NO. 2627
SCALE:	AS SHOWN	DRAWING 2 OF 2

Brighton Mill II
 Lot 9
 13614 Curtis Vista way

CLIFTON PARK II

Health Dept.
 HEALTH DEPT

B18002701



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		19	21	22	24	26,1	26,2			19	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-8
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												D-12
PLUMBING GROUND WORKS	44								44												D-12b
BASEMENT PLAN	46,1	46,1	46,1	46,2	46,2	46,3	46,3														D-12c
FIRST FLOOR PLAN	47	48	48	48	49,1	49,1	49,2			47	48	48	49,1	49,1	49,2						D-13
FIRST FLOOR PLAN PARTIALS	50									50											D-14
SECOND FLOOR PLAN	54	56	56	56	56	56	56														D-15
SECOND FLOOR PLAN PARTIALS	57									57								55			D-15a
BUILDING SECTION AT FOYER	58									58											D-16
BUILDING SECTION AT GARAGE	60									60											D-16a
STAIR SECTION (FRONT STAIR) - STANDARD	62									60								60			D-17
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								71			D-28
KITCHEN PLANS - GOURMET	74									74								73			D-28a
KITCHEN PLANS - ISLANDS	76									76								75			D-29
NET BAR, LAUNDRY, CHARGING CENTER	77,1									77,1											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-40b
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														
FIRST FLOOR ELECTRICAL	89	90	90	91,1	91,1	91,2				89	90	90	91,1	91,1	91,2						
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	101	101	102	102	102						
SECOND FLOOR JOIST LAYOUT	106	108	108	109	109	109				106	108	108	109	109	109						
ROOF FRAMING		110	111	112	113	114,1	114,2				110	111	112	113	114,1	114,2					
TRUSS BRACING	114									114											
BRACED WALL	120									120											
ROOF VENTILATION	122									122											
BASEMENT HVAC PLAN	128,1	128,2								128,1	128,2										
CRAWL SPACE HVAC PLAN										129											
FIRST FLOOR HVAC PLAN	130									130											
SECOND FLOOR HVAC PLAN	131									131											

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.	+187
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

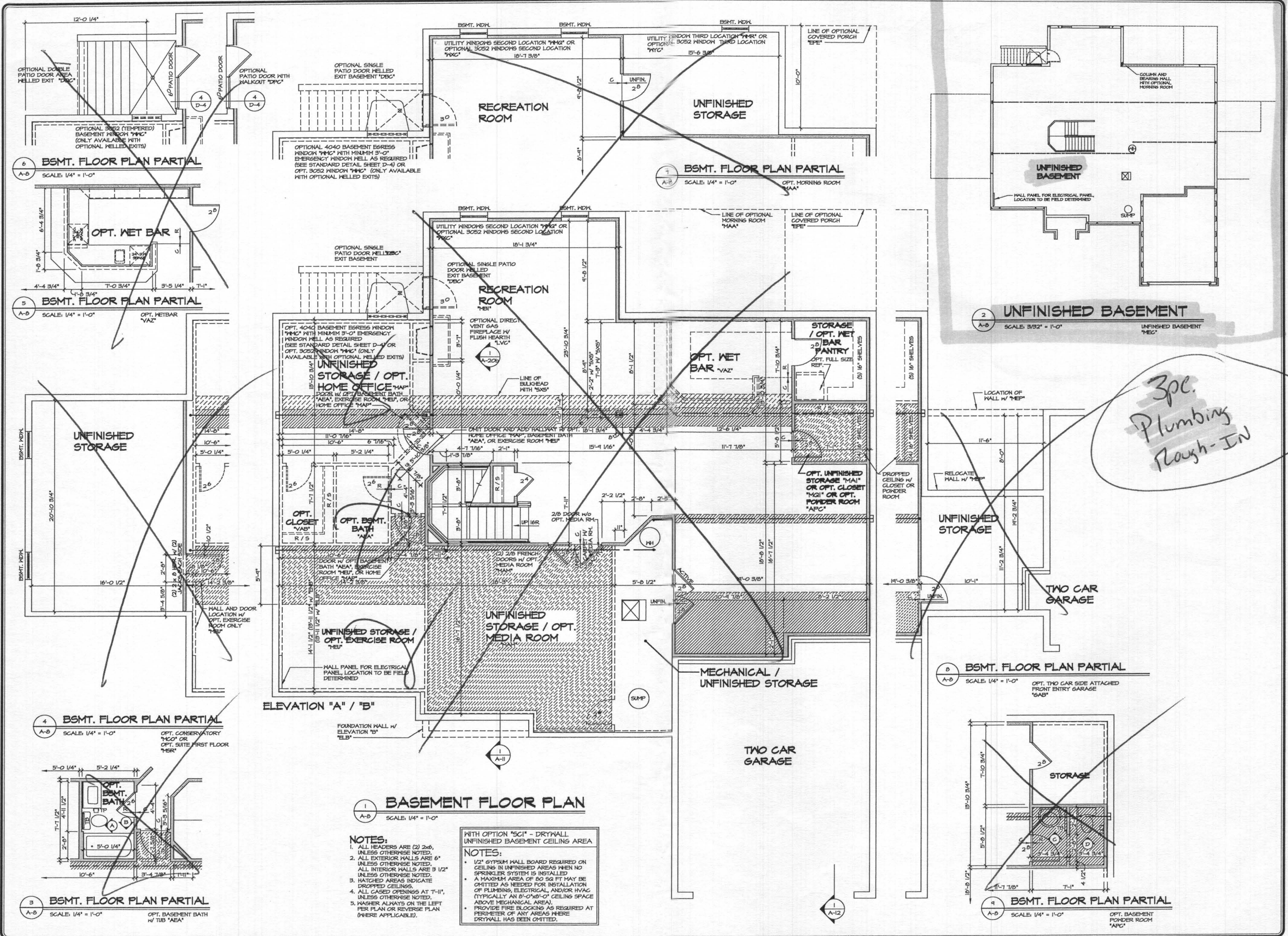
MAXIMUM FINISHED SQ. FT.		
HOUSE TOTAL	GROSS SQ. FT.	6344
**MAXIMUM SQ. FT. DOES NOT INCLUDE BASEMENT		

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.	+60
BASEMENT CLOSET	GROSS SQ. FT.	+44
EXERCISE ROOM	GROSS SQ. FT.	+219

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

SET - VERSION
10300-01 CS-1

J:\DWG\DETACHED\CLIFTON PARK II\10300_01\CS1.DWG 10/23/17 - 2:17 PM



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

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

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

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

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

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

2 UNFINISHED BASEMENT
SCALE: 3/32" = 1'-0"

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

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

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

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 CEILING.
5. ALL GATED OPENINGS AT T-11, UNLESS OTHERWISE NOTED.
6. WASHERS ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

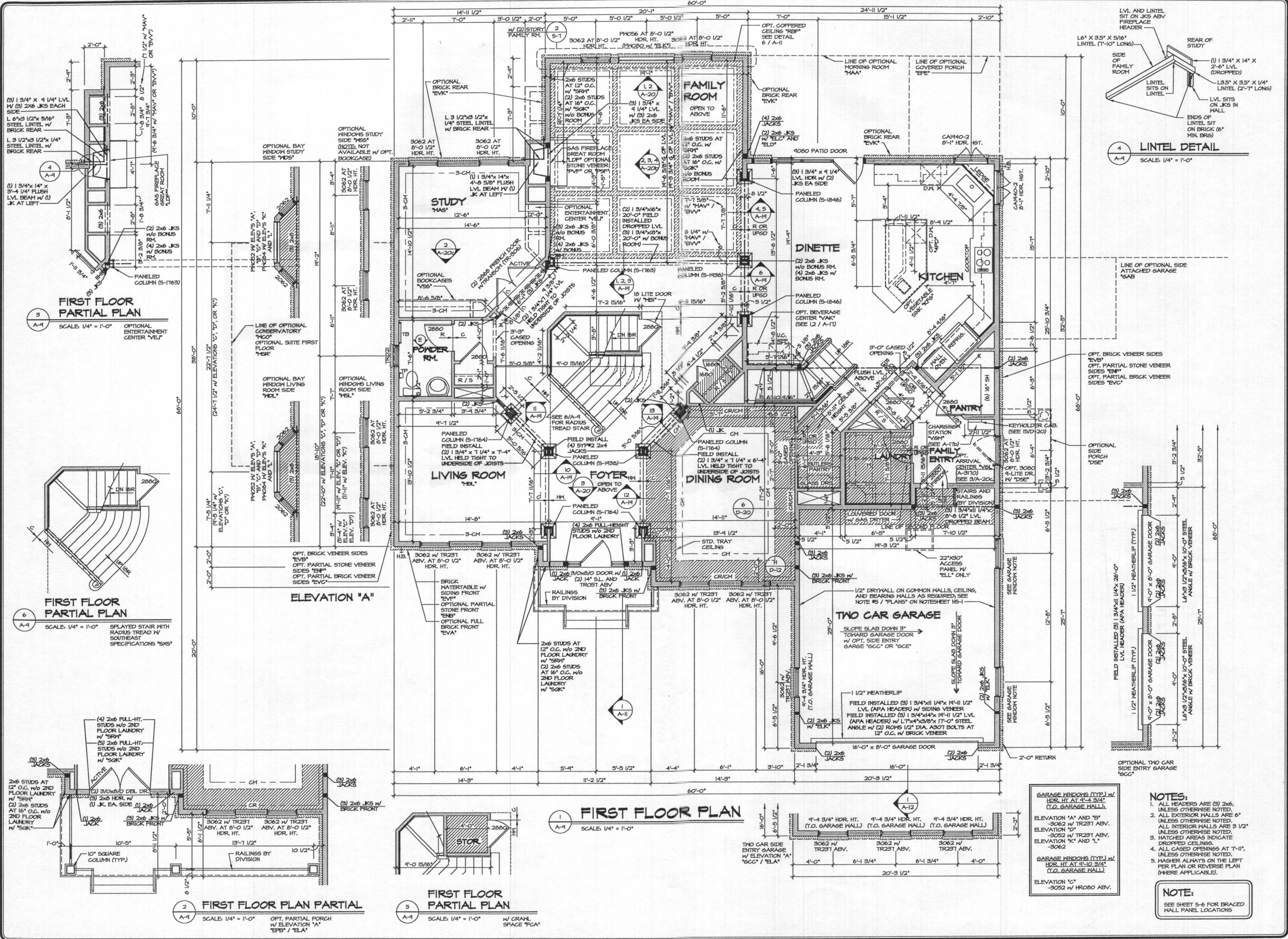
WITH OPTION "SG1" - DRYWALL UNFINISHED BASEMENT CEILING AREA

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"X8'-0" CEILING SPACE ABOVE MECHANICAL AREA).
- PROVIDE FIRE BLOCKING AS REQUIRED AT PERIMETER OF ANY AREAS WHERE DRYWALL HAS BEEN OMITTED.

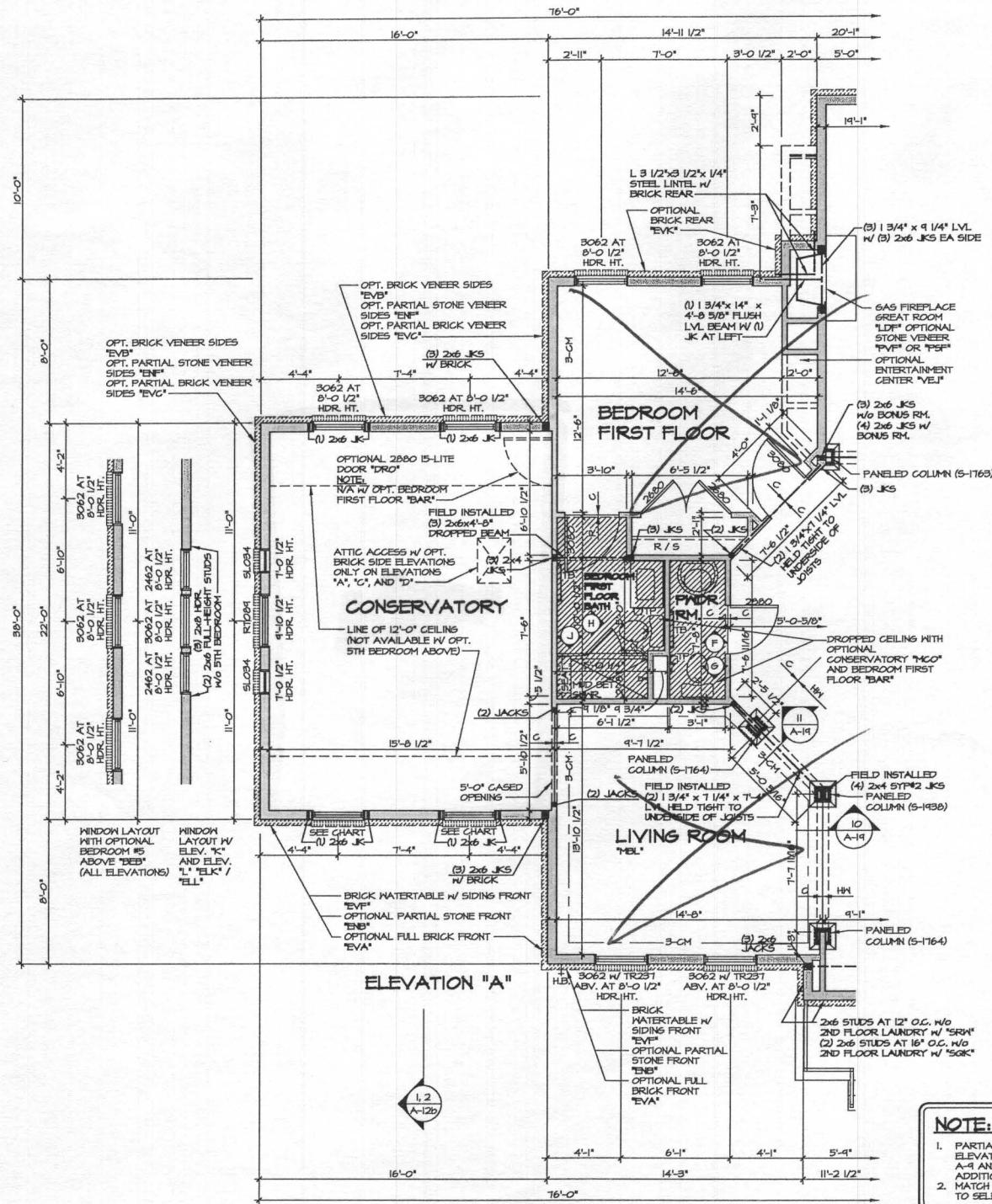
3pc. Plumbing Rough-In

SHEET NO. A-8	MODEL CLIFTON PARK II	DRAWING TITLE BASEMENT PLAN	OPTION DESCRIPTION FULL BASEMENT	46.1	DATE	1/10/13	REV. NO.	1	DATE	1/22/14	REMARKS
					VERSION 01	DRAWN BY	A.J.H.	2	DATE	1/22/14	CEL - REVISED GRAPHICAL ERROR
					DATE	1/10/13	3	DATE	1/22/14	SG1 - ADJUST DIMENSIONS	
					OPTION	FBA	4	DATE	1/22/14	SG1 - ADDED DIM TO THE CENTERLINE OF OPT. 3052 WIND IN DETAIL 9 (PPAR 44883)	
<p>1. This drawing is prepared by NVR, Inc. It is to be used for the construction of the project and for other purposes only. It is not to be used for any other purpose without the written consent of NVR, Inc.</p> <p>2. All dimensions are in feet and inches. Dimensions are rounded to the nearest 1/8".</p> <p>3. All dimensions are in feet and inches. Dimensions are rounded to the nearest 1/8".</p> <p>4. All dimensions are in feet and inches. Dimensions are rounded to the nearest 1/8".</p> <p>5. All dimensions are in feet and inches. Dimensions are rounded to the nearest 1/8".</p> <p>6. All dimensions are in feet and inches. Dimensions are rounded to the nearest 1/8".</p> <p>7. All dimensions are in feet and inches. Dimensions are rounded to the nearest 1/8".</p> <p>8. All dimensions are in feet and inches. Dimensions are rounded to the nearest 1/8".</p> <p>9. All dimensions are in feet and inches. Dimensions are rounded to the nearest 1/8".</p> <p>10. All dimensions are in feet and inches. Dimensions are rounded to the nearest 1/8".</p>											



MODEL	CLIFTON PARK II
DRAWING TITLE	FIRST FLOOR PLAN
OPTION DESCRIPTION	
SET NO. 10300	
VERSION 01	
DRAWN BY A.J.H.	
DATE: 12/7/12	
OPTION	
SHEET NO. A-9	
47	

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

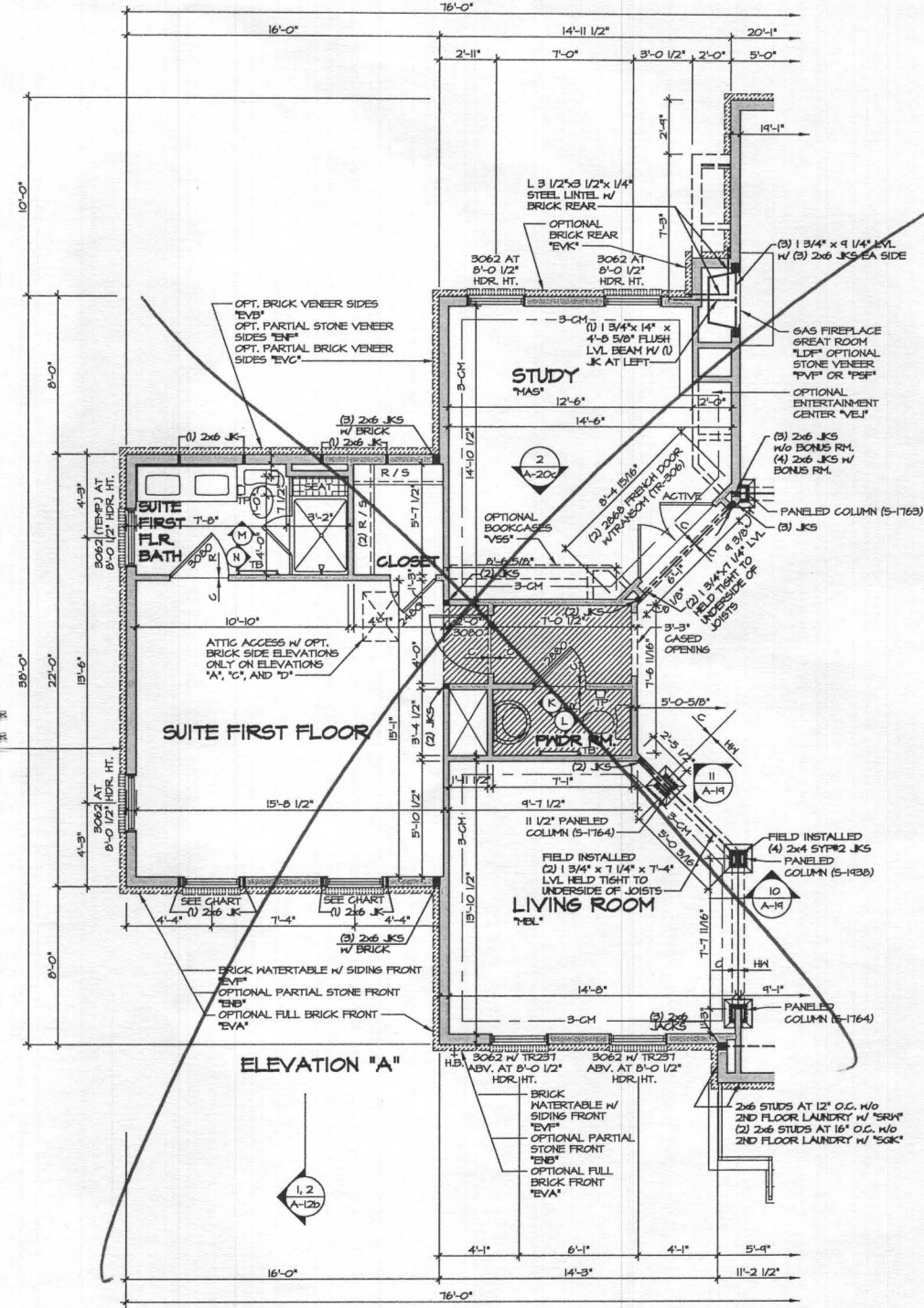


1 PARTIAL FLOOR PLAN
SCALE: 1/4" = 1'-0"

CONSERVATORY "MCO"
SHOWN WITH FIRST FLOOR BEDROOM "BAR"
NOTE:
CONSERVATORY "NA" W/ OPT. LIBRARY "HAT"

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

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



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

SUITE FIRST FLOOR "MSR"
NOTE: N/A W/ BEDROOM FIRST FLOOR "BAR"

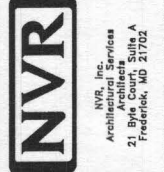
NOTES:
1. ALL HEADERS ARE (3) 2x6, UNLESS OTHERWISE NOTED.
2. ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED.
3. ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
4. ALL CASED OPENINGS AT 1'-11", UNLESS OTHERWISE NOTED.
5. HATCHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

NOTE:
SEE SHEET 9-6 FOR BRACED WALL PANEL LOCATIONS

REMARKS

REV. NO.	DATE	DESCRIPTION
1	1/14/15	904 - SHIFTED WINDOWS FOR SUITE FIRST FLOOR "MSR" 3" PAR 3012
2	4/29/15	985 - PAR 45249 - SEPARATED JACKS IN POTTER COLUMNS 1 REVISED TO FIELD INSTALLED
3	10/29/15	987 - PAR 45249 - SEPARATED JACKS IN POTTER COLUMNS 1 REVISED TO FIELD INSTALLED
4	12/29/15	988 - PAR 45249 - SEPARATED JACKS IN POTTER COLUMNS 1 REVISED TO FIELD INSTALLED
5	12/29/15	989 - PAR 45249 - SEPARATED JACKS IN POTTER COLUMNS 1 REVISED TO FIELD INSTALLED
6	12/29/15	990 - PAR 45249 - SEPARATED JACKS IN POTTER COLUMNS 1 REVISED TO FIELD INSTALLED
7	12/29/15	991 - PAR 45249 - SEPARATED JACKS IN POTTER COLUMNS 1 REVISED TO FIELD INSTALLED
8	12/29/15	992 - PAR 45249 - SEPARATED JACKS IN POTTER COLUMNS 1 REVISED TO FIELD INSTALLED
9	12/29/15	993 - PAR 45249 - SEPARATED JACKS IN POTTER COLUMNS 1 REVISED TO FIELD INSTALLED
10	12/29/15	994 - PAR 45249 - SEPARATED JACKS IN POTTER COLUMNS 1 REVISED TO FIELD INSTALLED

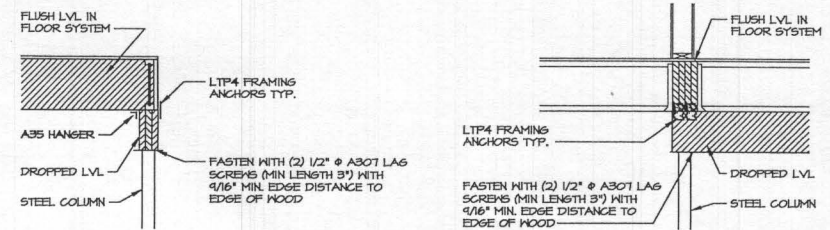
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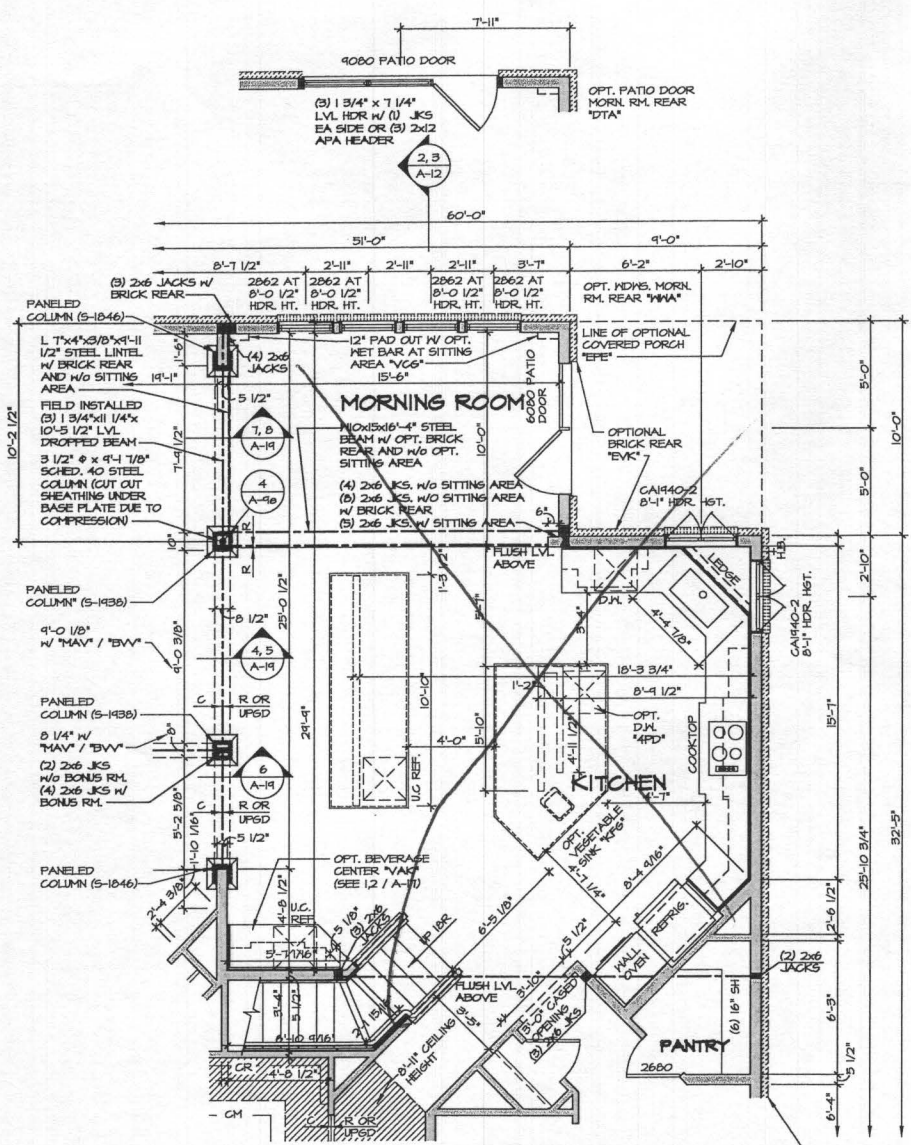
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Architectural Services
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Frederick, MD 21702

SET NO. 10500	VERSION 01
DRAWN BY A-JH	DATE: 1/2/15
OPTION MCO	OPTION MSR

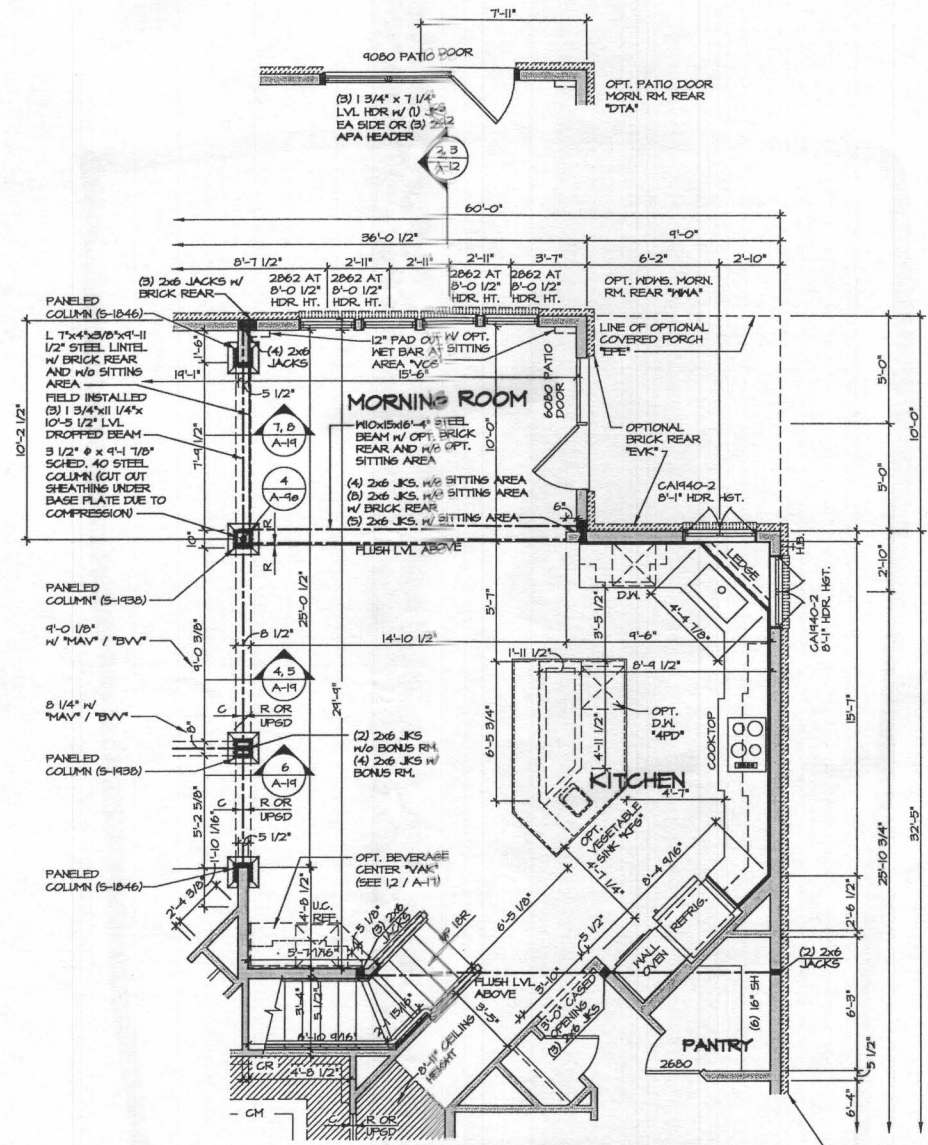
SHEET NO. A-9d	MODEL CLIFTON PARK II
DRAWING TITLE FIRST FLOOR PARTIAL PLANS	OPTION DESCRIPTION CONSERVATORY SUITE FIRST FLOOR
51	



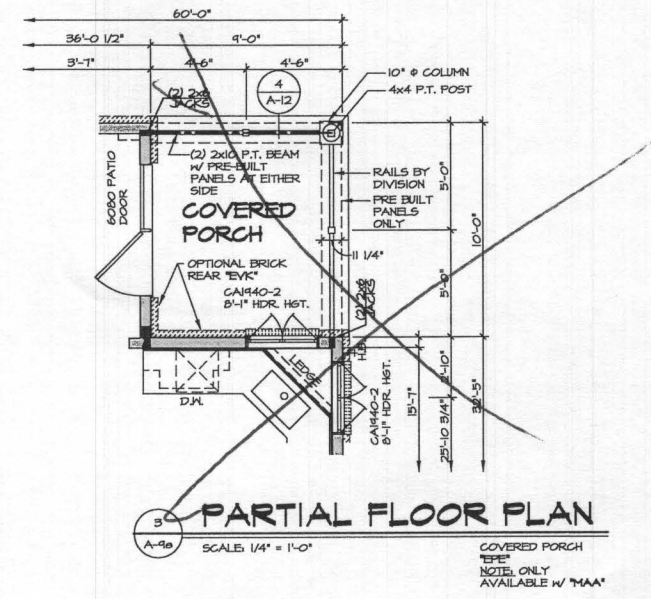
4 ATTACHMENT DETAIL
SCALE: 1/2" = 1'-0"



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



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



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

NOTE:
1. PARTIAL PLANS SHOWN W/ ELEVATION "A". SEE SHEET A-4 AND A-6 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.
3. ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
4. HATCHED AREAS INDICATE DROPPED CEILING.
5. ALL CASED OPENINGS AT 7'-11", UNLESS OTHERWISE NOTED.
6. HANGER 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	10/27/14	CEL - ADDED DIMENSION FOR 6080 PATIO DOOR
2	11/24/14	CEL - ADDED ATTACHMENT DETAIL, 4'-6" (PAR ID 20586)
3	11/25/14	SEA - ADOT REVISIONS
4	12/01/14	SEA - REVISED WOODSAIL IN REAR BRK. RM. (2488)
5	01/09/15	SEA - REVISED HALL CABINET LAYOUT AND ADDED 6" TO HALL FOR CABINETS
6	01/09/15	SEA - REVISED HALL CABINET LAYOUT AND ADDED 6" TO HALL FOR CABINETS
7	01/09/15	SEA - REVISED HALL CABINET LAYOUT AND ADDED 6" TO HALL FOR CABINETS
8	01/09/15	SEA - REVISED HALL CABINET LAYOUT AND ADDED 6" TO HALL FOR CABINETS
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99	01/09/15	SEA - REVISED HALL CABINET LAYOUT AND ADDED 6" TO HALL FOR CABINETS
100	01/09/15	SEA - REVISED HALL CABINET LAYOUT AND ADDED 6" TO HALL FOR CABINETS

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Architectural Services
21 Byrds Court, Suite A
Frederick, MD 21702

SET NO. 10500	VERSION 01
DRAWN BY A-JH	DATE: 1/4/15
OPTION MAA	

SHEET NO. A-90	MODEL CLIFTON PARK II	DRAWING TITLE FIRST FLOOR PARTIAL PLANS
OPTION DESCRIPTION MORNING ROOM		
52		

Brighton Mill II
 Lot 9
 13614 Curtis Vista way

CLIFTON PARK II

Health Dept.

B18002701



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		19	21	22	24	26.1	26.2		19	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-8
FOUNDATION		35	36	37.1	37.2	37.1	41.2		39	40	40	41.1	41.1	41.2	38	38	38	42				D-11
HOLD DOWN DETAILS		43							43													D-12b
PLUMBING GROUND WORKS		44							45													D-12c
BASEMENT PLAN		46.1	46.1	46.2	46.2	46.3	46.3															D-13
FIRST FLOOR PLAN		47	48	48	44.1	44.1	44.2		47	48	48	44.1	44.1	44.2								D-14
FIRST FLOOR PLAN PARTIALS		50							50						50	53		51	51	52		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		61	61	59		D-16a
BUILDING SECTION AT GARAGE		60							60										60			D-17
STAIR SECTION (FRONT STAIR) - STANDARD		62	63						62	63												D-17a
STAIR SECTION (FRONT STAIR) - UPGRADE		64	65						64	65												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
WET BAR, LAUNDRY, CHARGING CENTER		77.1							77.1													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													
BASEMENT ELECTRICAL		88.1	88.1	88.2	88.2	88.3	88.3															
FIRST FLOOR ELECTRICAL		89	90	90	91.1	91.1	91.2		89	90	90	91.1	91.1	91.2								
FIRST FLOOR ELECTRICAL PARTIALS		92							92						92	95		93	93	94		WB-1
SECOND FLOOR ELECTRICAL		96	98	98	98	98	98		96	98	98	98	98	98							97	WB-2
SECOND FLOOR ELECTRICAL PARTIALS		99							99													F-1
FIRST FLOOR JOIST LAYOUT		100	101	101	102	102	102		103	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								SP-3
TRUSS BRACING		115	120						115	120					115	116	117.2					SEP-1
BRACED WALL		121	122						121	122												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	128.2																			SEP-4
CRAWL SPACE HVAC PLAN		129							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.	1487
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.	+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.	6349
**MAXIMUM SQ. FT. DOES NOT INCLUDE BASEMENT		

FINISHED BASEMENT SQ. FT.

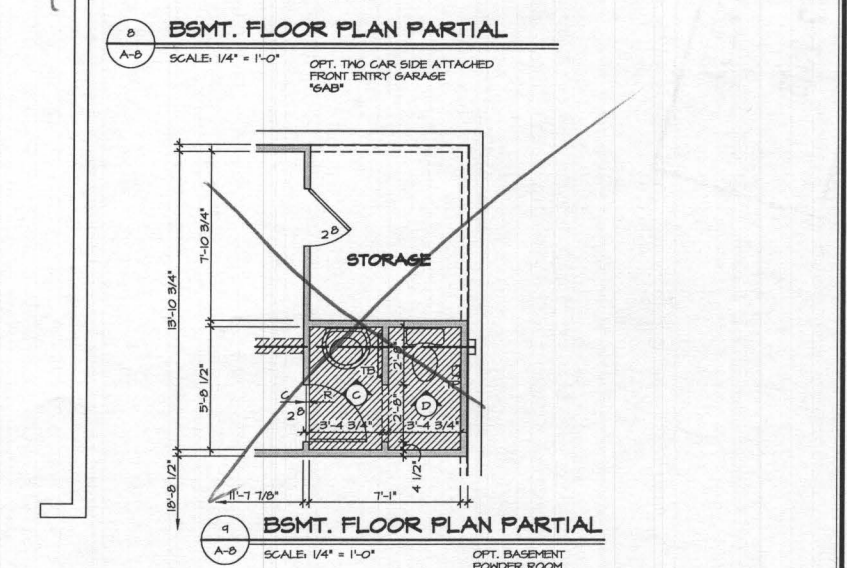
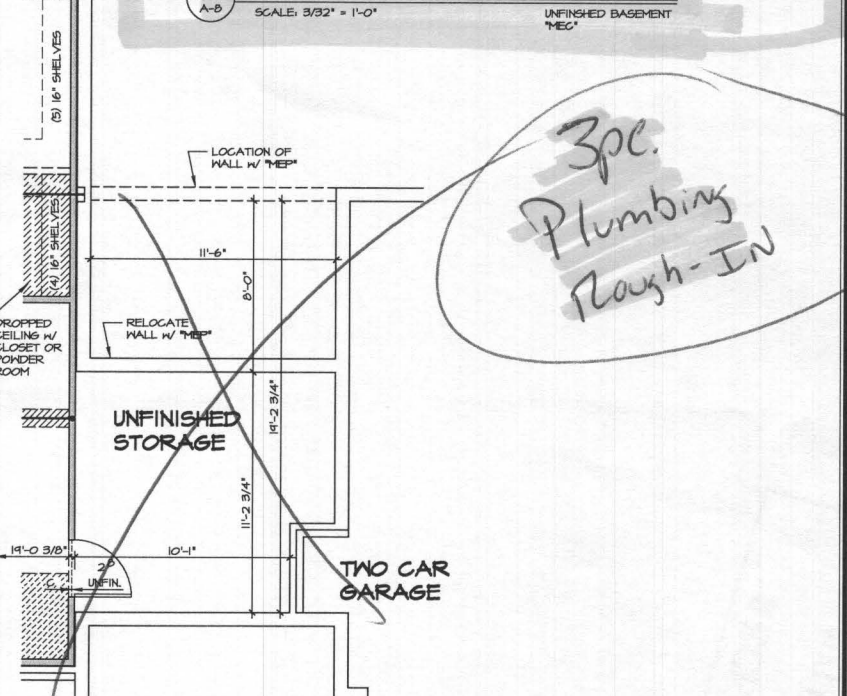
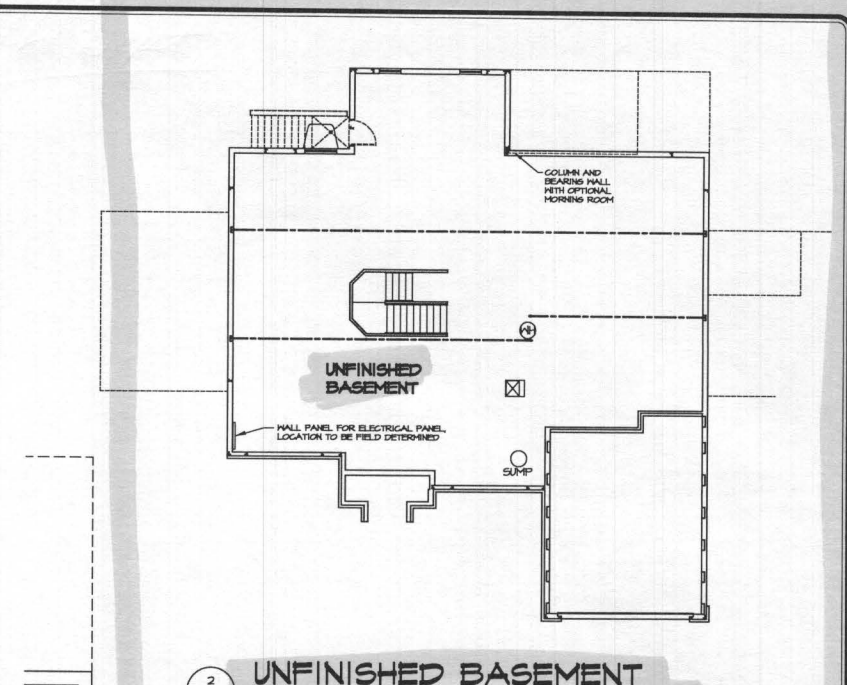
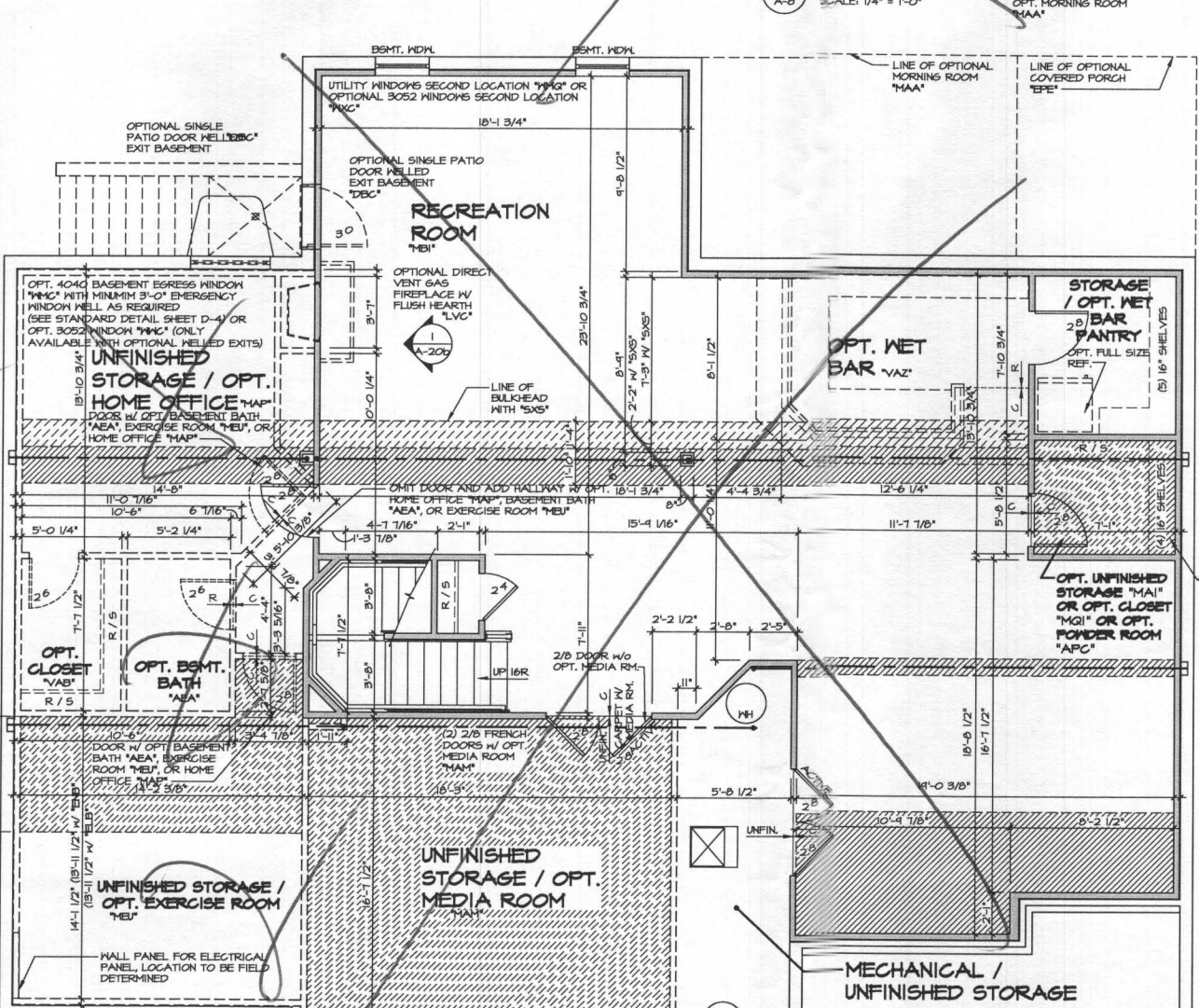
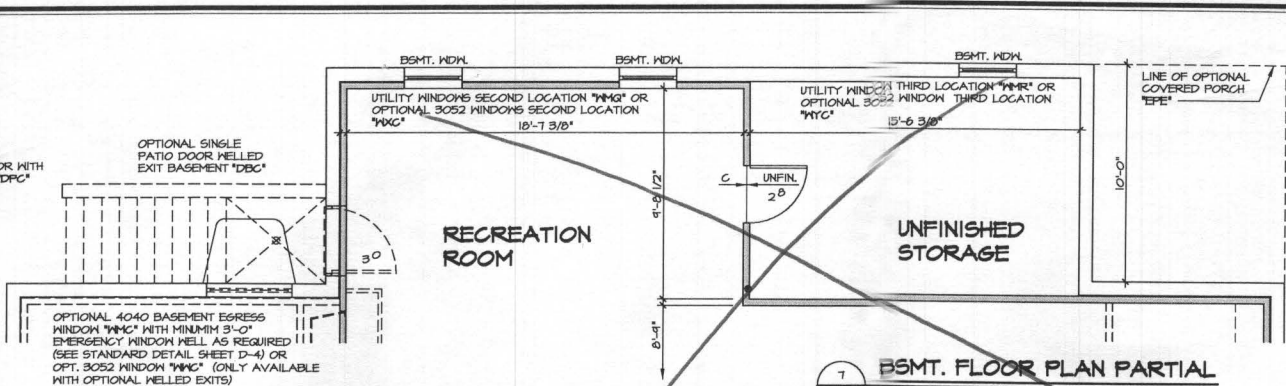
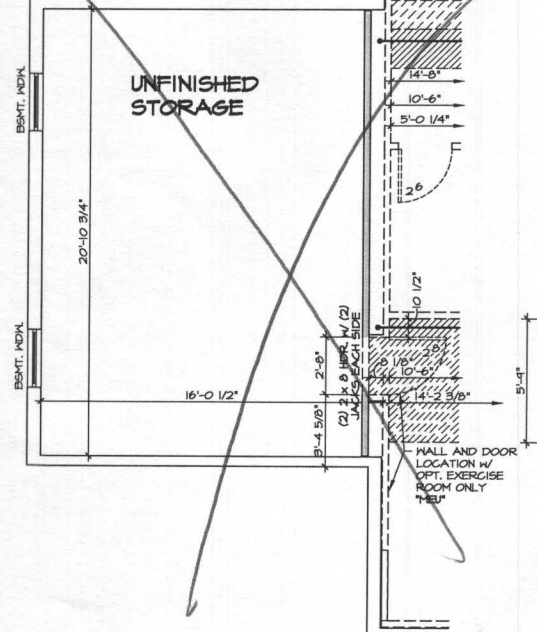
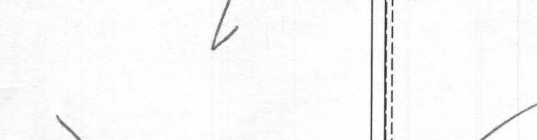
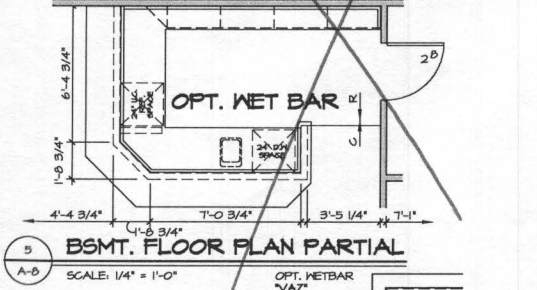
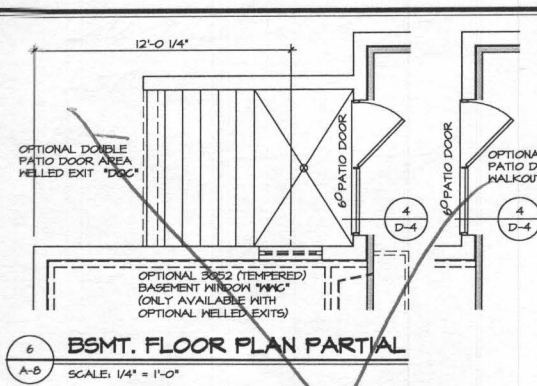
RECREATION ROOM	GROSS SQ. FT.	+1244
MEDIA ROOM	GROSS SQ. FT.	+317
HOME OFFICE	GROSS SQ. FT.	+233
BASEMENT BATH	GROSS SQ. FT.	+68
BASEMENT CLOSET	GROSS SQ. FT.	+44
EXERCISE ROOM	GROSS SQ. FT.	+219

FOOTPRINT

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

SET - VERSION
10300-01 **CS-1**

J:\DWG\10300-01\CLIFTON PARK II\10300-01\CS1.DWG 10/23/17 - 2:17 PM



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 1'-11", UNLESS OTHERWISE NOTED.
- WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

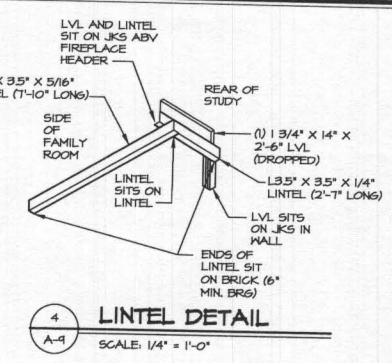
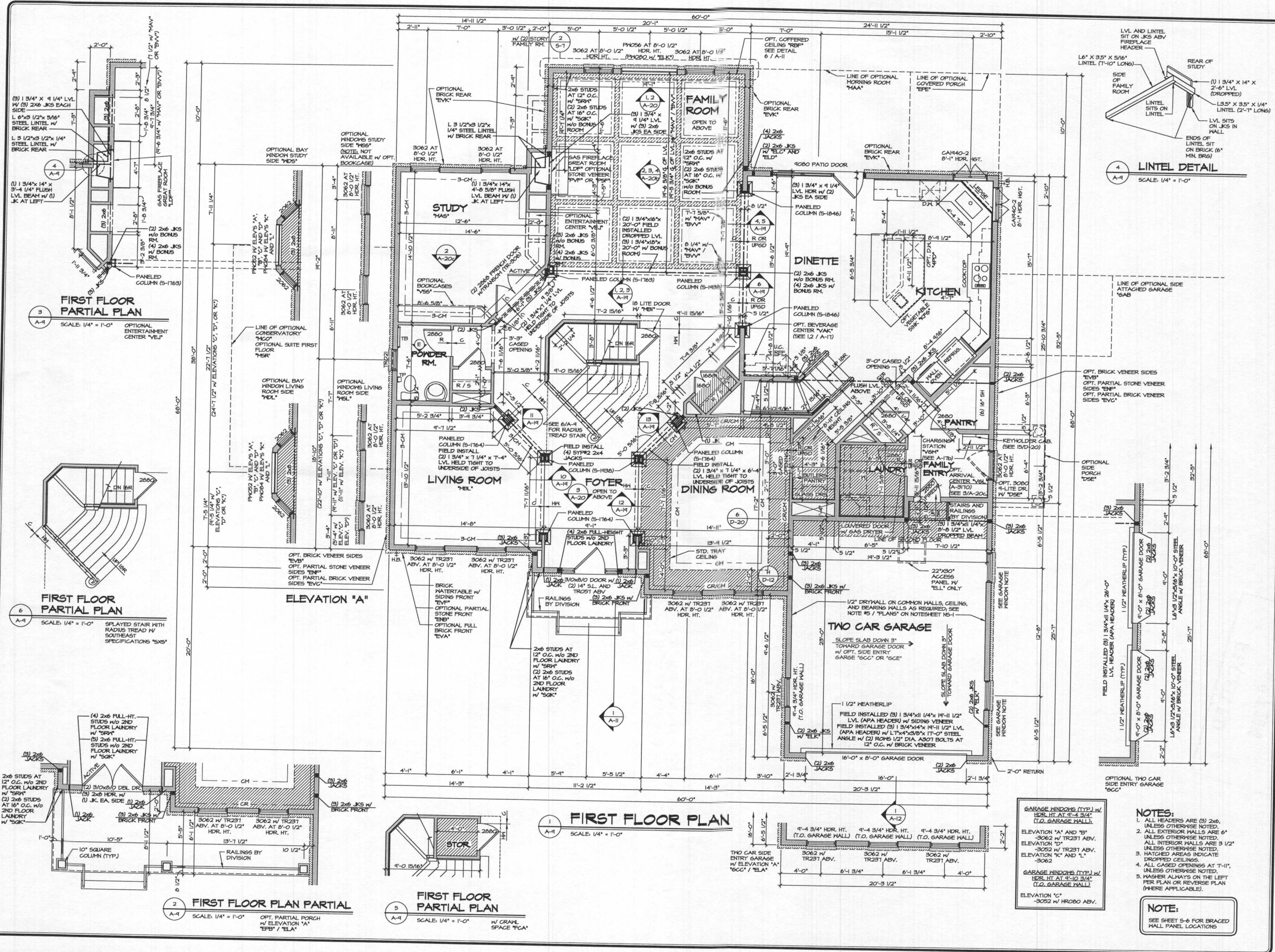
WITH OPTION "SCI" - DRYWALL UNFINISHED BASEMENT CEILING AREA

NOTES:

- 1/2" GYPSUM WALL BOARD REQUIRED ON CEILING IN UNFINISHED AREAS WHEN NO SPRINKLER SYSTEM IS INSTALLED.
- A MAXIMUM AREA OF 50 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.

3pc. Plumbing Rough-In

MODEL CLIFTON PARK II	SET NO. 10300	DATE: 1/10/13	OPTION FBA
DRAWING TITLE BASEMENT PLAN	VERSION 01	DRAWN BY A-JH	OPTION FULL BASEMENT
SHEET NO. A-8	DATE 10/27/14	REV. NO. 10	DATE 10/27/14
46.1	REVISIONS	11	11/28/14
	12	12/29/14	12/29/14
	13	10/27/17	10/27/17
	14	4/28/14	4/28/14
	15	4/28/14	4/28/14
	16	4/28/14	4/28/14
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	18	4/28/14	4/28/14
	19	4/28/14	4/28/14
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	22	4/28/14	4/28/14
	23	4/28/14	4/28/14
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	100	4/28/14	4/28/14

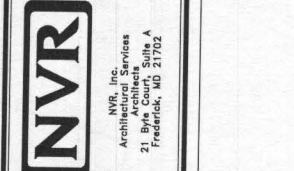


NOTES:

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

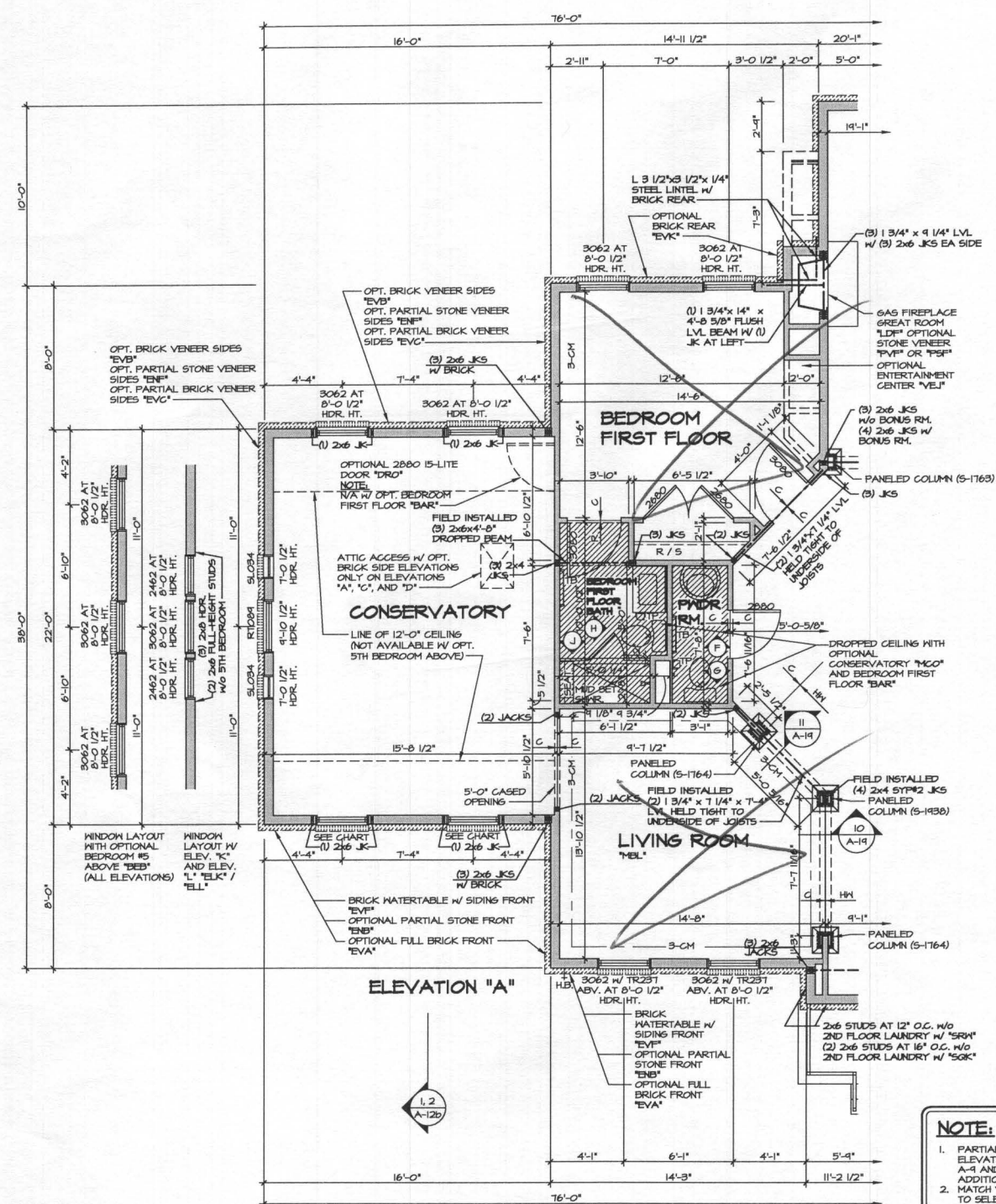
NOTE:
SEE SHEET S-6 FOR BRACED WALL PANEL LOCATIONS

MODEL: CLIFTON PARK II		SET NO. 10300	DATE: 12/7/12
DRAWING TITLE: FIRST FLOOR PLAN		VERSION 01	OPTION
DRAWN BY: A-JH		DATE: 12/7/12	OPTION
SHEET NO. A-9		DATE: 12/7/12	OPTION
PROJECT DESCRIPTION: FIRST FLOOR PLAN		DATE: 12/7/12	OPTION
PROJECT LOCATION: 10300 01A PLANT DR		DATE: 12/7/12	OPTION
PROJECT NO. 47		DATE: 12/7/12	OPTION



REVISIONS:

REV. NO.	DATE	DESCRIPTION
1	7/16/15	ASB - MOVED RIGHT REAR HOSE BIE TO SIDE (R4404)
2	8/16/15	GLE - REVISED FIREDOOR INTO GARAGE TO A 2000 (PAR ID 34829)
3	8/16/15	ASB - REVISED CHASE BEHIND BUTLERS PANTRY TO BE BY DEEPER (R4498)
4	8/16/15	SPH - REVISED ELEC. W/ TRIP FORCH COLUMNS TO SQUARE PER DWR #102
5	9/16/15	SPH - REVISED GARAGE SLAB HEIGHT
6	12/16/15	SPH - ADDED JACKS FOR BLK GARAGE SIDERS (PAR #41623)
7	12/16/15	SPH - REVISED FIREPLACES TO BE CENTERED ON COFFERED CEILING
8	2/10/17	KAD - ADJUST HALL LOCATION AT KITCHEN SINK LEDGE
9	2/28/16	ASJ - MOVED REAR WALL OF LAUNDRY ROOM TO EXTEND BY 1/2\"/>

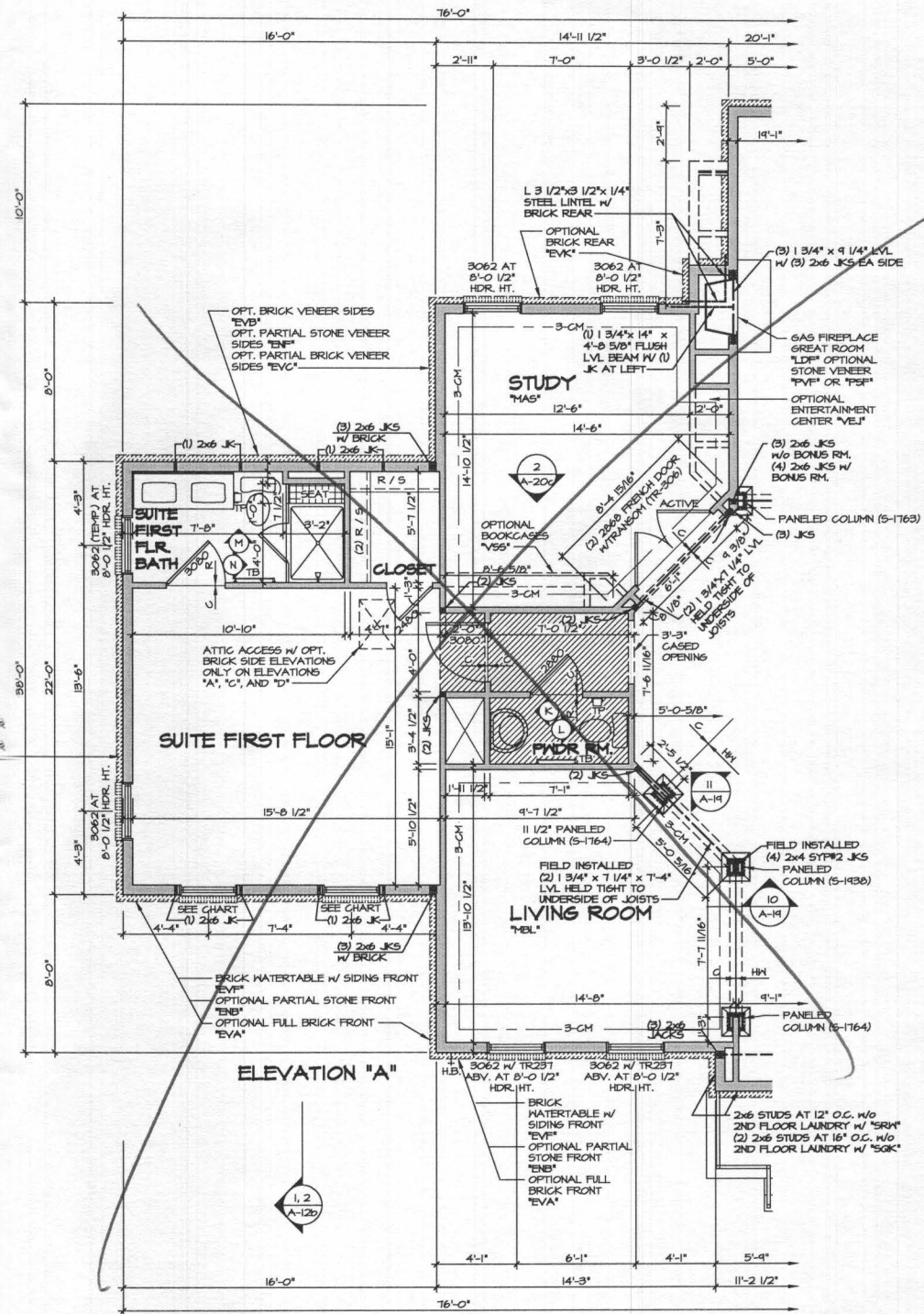


1 PARTIAL FLOOR PLAN
SCALE: 1/4" = 1'-0"

CONSERVATORY
"MCO"
SHOWN WITH FIRST
FLOOR BEDROOM
"BAR"
NOTE:
CONSERVATORY
N/A W/ OPT.
LIBRARY "MAT"

FRONT WINDOWS OF CONSERVATORY OR SUITE FIRST FLOOR (TYP.) W/ STANDARD FOUR BEDROOM PLAN AT T-0 1/2" HDR. HT.	FRONT WINDOWS OF CONSERVATORY OR SUITE FIRST FLOOR (TYP.) W/ OPTIONAL FIVE BEDROOM PLAN AT 0'-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'	ELEVATION 'D'
	-3052 W/ TR231 ABV.

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.



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

SUITE FIRST FLOOR
"MSR"
NOTE: N/A W/ BEDROOM
FIRST FLOOR "BAR"

- 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 T-11", UNLESS OTHERWISE NOTED.
 - MASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

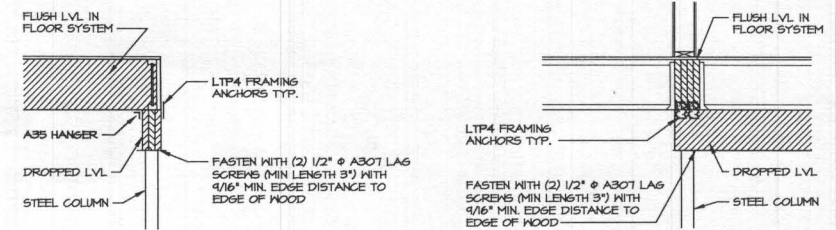
NOTE:
SEE SHEET S-6 FOR BRACED HALL PANEL LOCATIONS

REV. NO.	DATE	REMARKS
10	10/17/05	1998 - SHIFTED WINDOWS FOR SUITE FIRST FLOOR, "MSR". PAR 3027
11	4/20/05	1998 - PAR 82426 - ROTATED JACKS IN FLOOR COLUMNS & REVISED TO FIELD INSTALLED
12	10/25/05	1998 - PAR 82426 - 2002 V.A. CODE UPDATE
13	10/25/05	1998 - PAR 82426 - 2002 V.A. CODE UPDATE
14	12/21/05	1998 - PAR 82426 - 2002 V.A. CODE UPDATE
15	4/24/04	1998 - ADJUSTED HALLS AT STUDY BOOKCASE AREA
16	5/10/04	1998 - PAR 82426 (ASPECT ATTIC ACCESS)
17	5/10/04	1998 - PAR 82426 (ASPECT ATTIC ACCESS)
18	5/10/04	1998 - PAR 82426 (ASPECT ATTIC ACCESS)
19	8/19/04	1998 - REVISED FULL COLUMN FROM 5-11/2" TO 5-9/8" PAR 82426

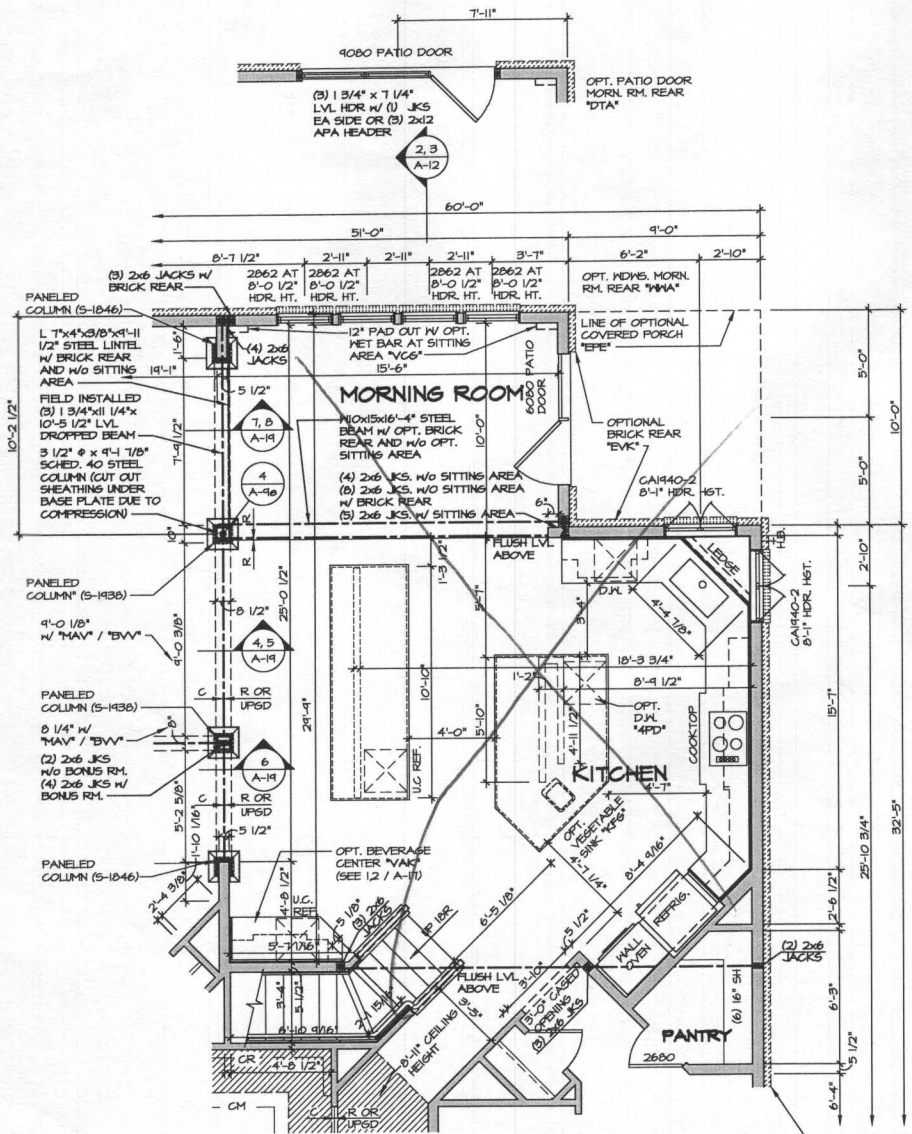
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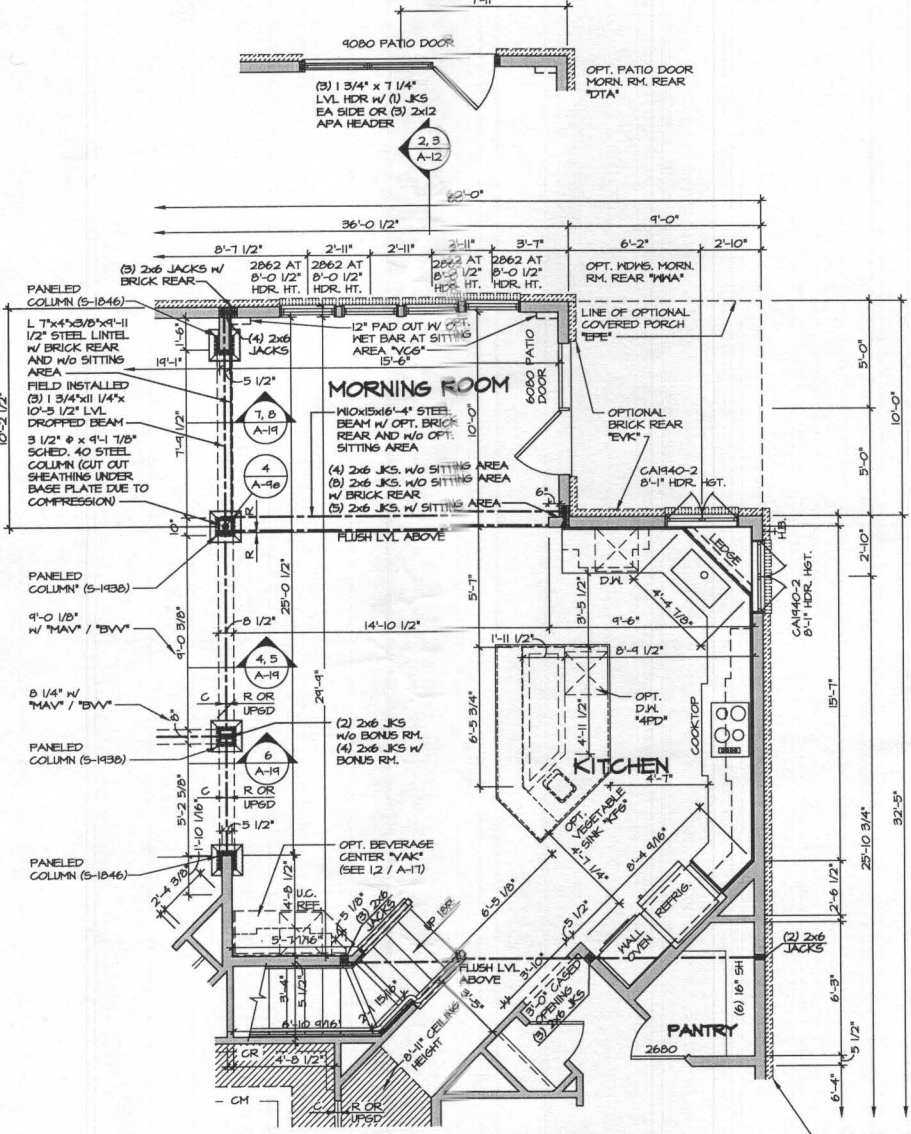
SHEET NO.	MODEL	SET NO.	DATE
A-9d	CLIFTON PARK II	10500	1/2/13
DRAWING TITLE	OPTION DESCRIPTION	DRAWN BY	DATE
FIRST FLOOR PARTIAL PLANS	CONSERVATORY	AJH	1/2/13
	SUITE FIRST FLOOR	MCO	
		MSR	



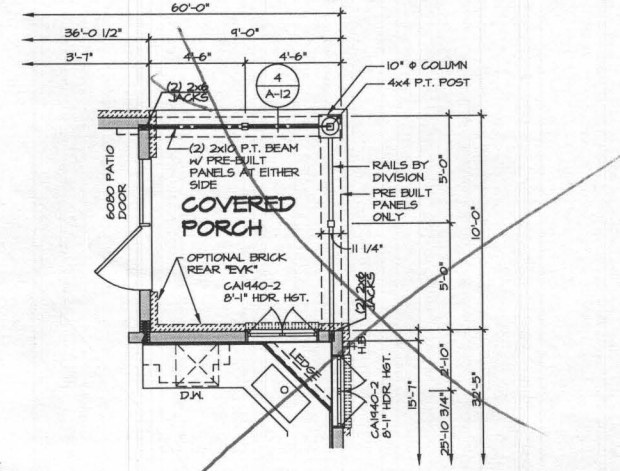
4 ATTACHMENT DETAIL
SCALE: 1/2" = 1'-0"



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



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



3 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-4 AND A-9b 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 CEILINGS.
4. ALL CASED OPENINGS AT 7'-11", UNLESS OTHERWISE NOTED.
5. WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

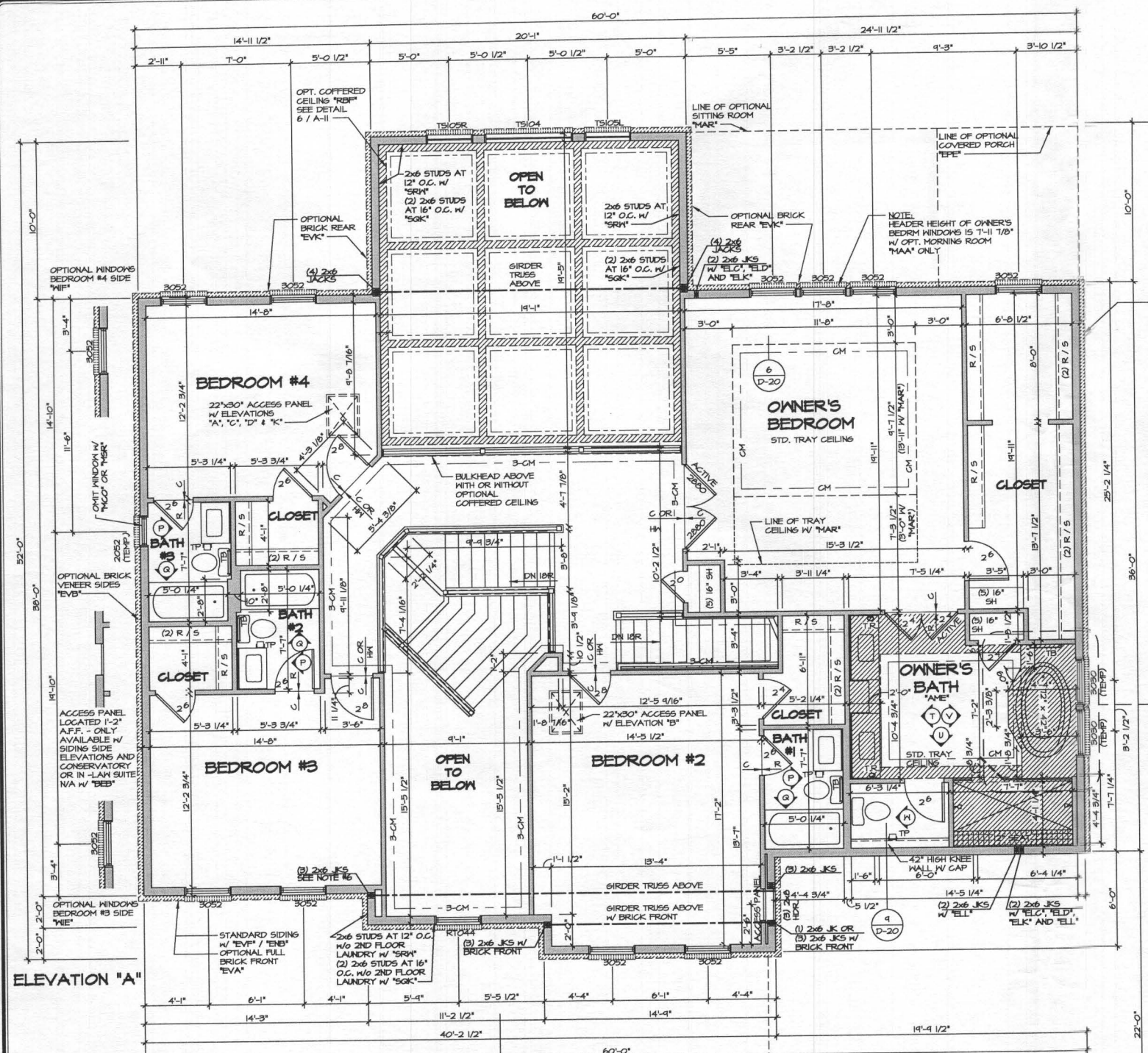
NOTE:
SEE SHEET S-6 FOR BRACED WALL PANEL LOCATIONS

REVISIONS	DATE	BY	DESCRIPTION
1	10/27/14	CEL	ADDED DIMENSION FOR 9080 PATIO DOOR
2	10/27/14	GLS	ADDED ATTACHMENT DETAIL 4-A-16 (PAR ID 28256)
3	10/27/14	SEA	ADOT REVISIONS
4	10/27/14	SEA	ADOT REVISIONS
5	10/27/14	SEA	REVISOR: REVISED HORIZONTAL LINE BEHIND STAIR (PAR 28189)
6	10/27/14	SEA	REVISOR: REVISED HALL CROWN MOULDING AND ADDED 6" TO HALL FOR CABINETS
7	10/27/14	SEA	REVISOR: REVISED RIGHT REAR DOOR TO BE TO SIDE (R2044)
8	10/27/14	SEA	REVISOR: REVISED HALL LOCATION AT KITCHEN SINK LEGGE
9	10/27/14	SEA	REVISOR: REVISED HALL LOCATION AT KITCHEN SINK LEGGE
10	10/27/14	SEA	REVISOR: REVISED HALL LOCATION AT KITCHEN SINK LEGGE
11	10/27/14	SEA	REVISOR: REVISED HALL LOCATION AT KITCHEN SINK LEGGE
12	10/27/14	SEA	REVISOR: REVISED HALL LOCATION AT KITCHEN SINK LEGGE
13	10/27/14	SEA	REVISOR: REVISED HALL LOCATION AT KITCHEN SINK LEGGE
14	10/27/14	SEA	REVISOR: REVISED HALL LOCATION AT KITCHEN SINK LEGGE
15	10/27/14	SEA	REVISOR: REVISED HALL LOCATION AT KITCHEN SINK LEGGE
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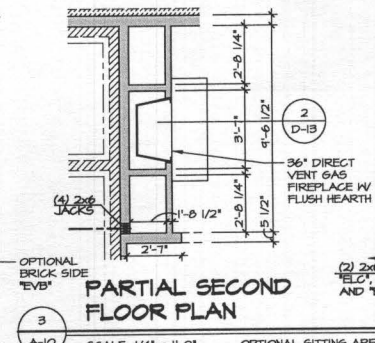


SET NO. 10300	CLIFTON PARK II
VERSION 01	FIRST FLOOR PARTIAL PLANS
DRAWN BY A-JH	MORNING ROOM
DATE: 1/4/15	
OPTION: MAA	
SHEET NO. A-9b	
52	

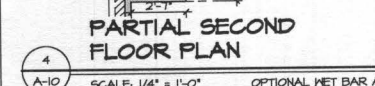
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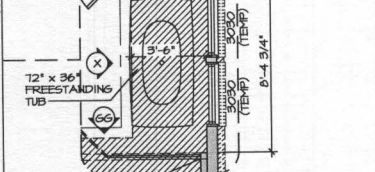
1 SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"



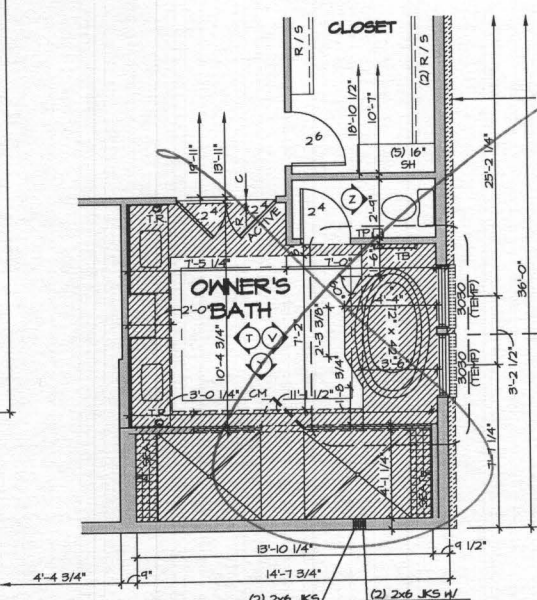
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SCALE: 1/4" = 1'-0"



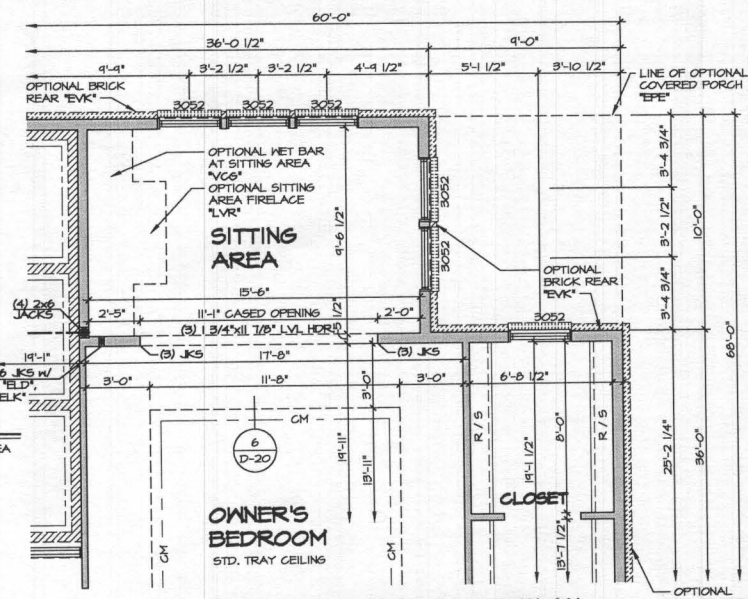
4 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"



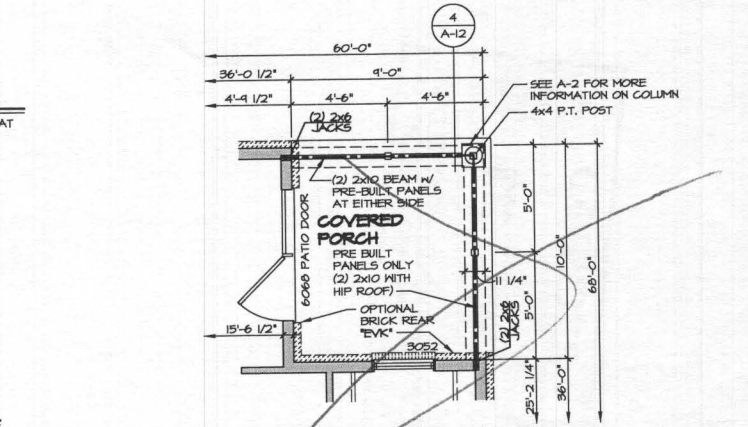
7 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"



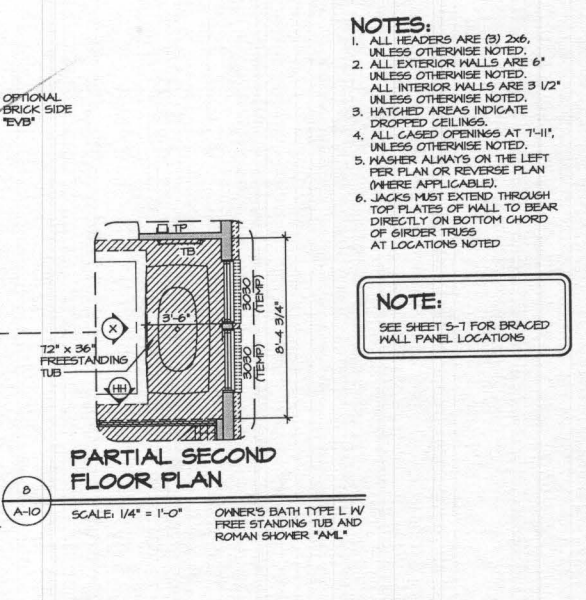
6 PARTIAL SECOND FLOOR PLAN
SCALE: 1/4" = 1'-0"



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



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



8 PARTIAL SECOND 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 CEILING.
 - ALL CASED OPENINGS AT 7'-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:
SEE SHEET 5-7 FOR BRACED WALL PANEL LOCATIONS

REV. NO.	DATE	REMARKS
1	10/14/14	KAD - PROJECT MIBS - ADDED COUNTERTOP LAYOUTS FOR OWNERS BATH
2	10/14/14	CL5 - REVISED TRAY CEILING W/ MARK TO MATCH ROOF DRAWING (PAR ID 2021)
3	10/29/14	SEA - ADIT REVISIONS
4	10/29/14	SEA - ADIT REVISIONS
5	11/19/14	SEA - ADIT REVISIONS
6	11/19/14	SEA - ADIT REVISIONS
7	11/19/14	SEA - ADIT REVISIONS
8	11/19/14	SEA - ADIT REVISIONS
9	11/19/14	SEA - ADIT REVISIONS
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14	11/19/14	SEA - ADIT REVISIONS
15	11/19/14	SEA - ADIT REVISIONS
16	11/19/14	SEA - ADIT REVISIONS
17	11/19/14	SEA - ADIT REVISIONS
18	11/19/14	SEA - ADIT REVISIONS
19	11/19/14	SEA - ADIT REVISIONS

NVR, Inc. hereby certifies that the information contained herein is true and correct to the best of our knowledge and belief, and that the same has been prepared by or under the direct supervision of a duly licensed professional engineer, architect, or other qualified person, and that the same has not been altered, modified, or otherwise changed in any material respect since the date of its preparation, and that the same is a true and correct copy of the original as prepared and submitted to the appropriate authority.



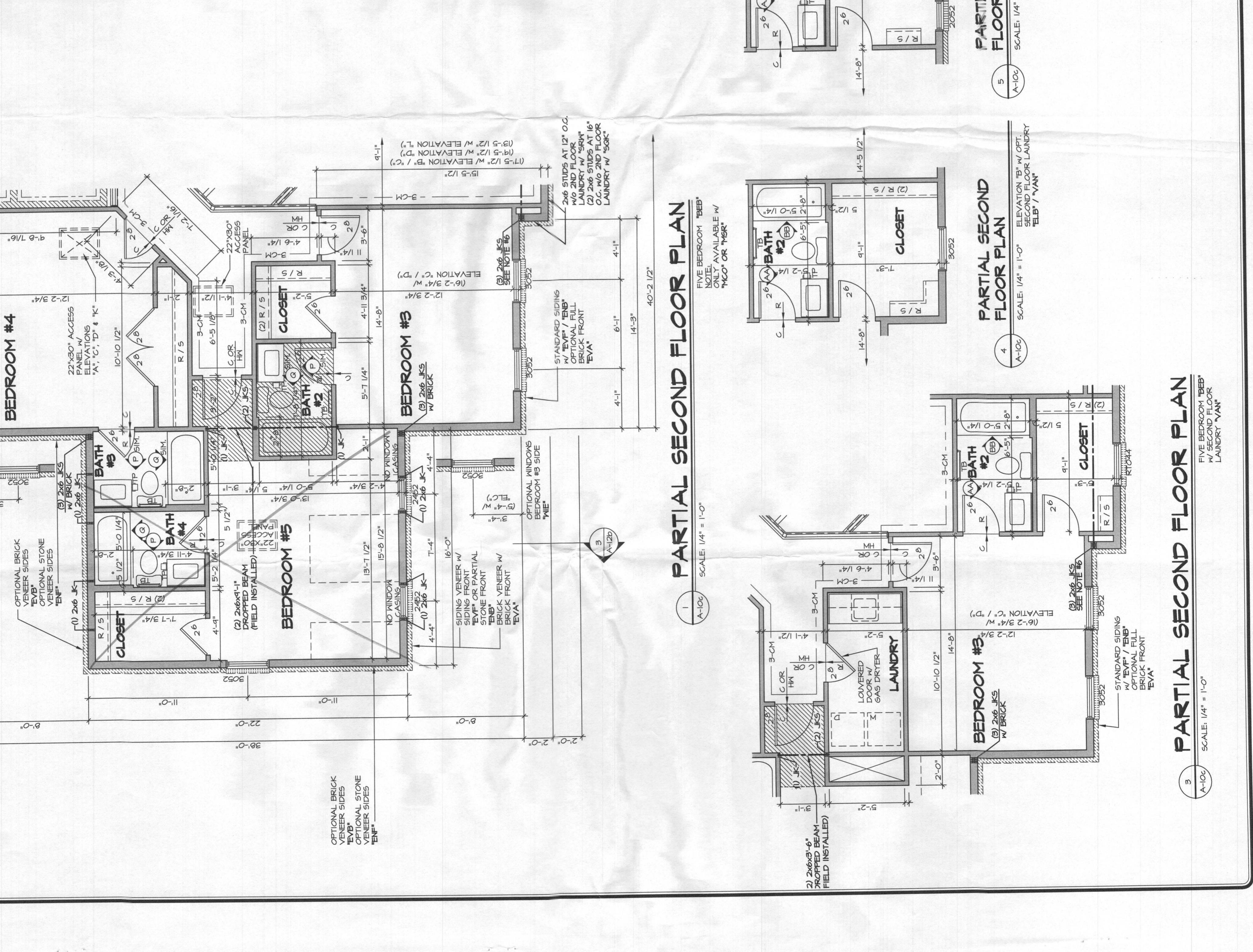
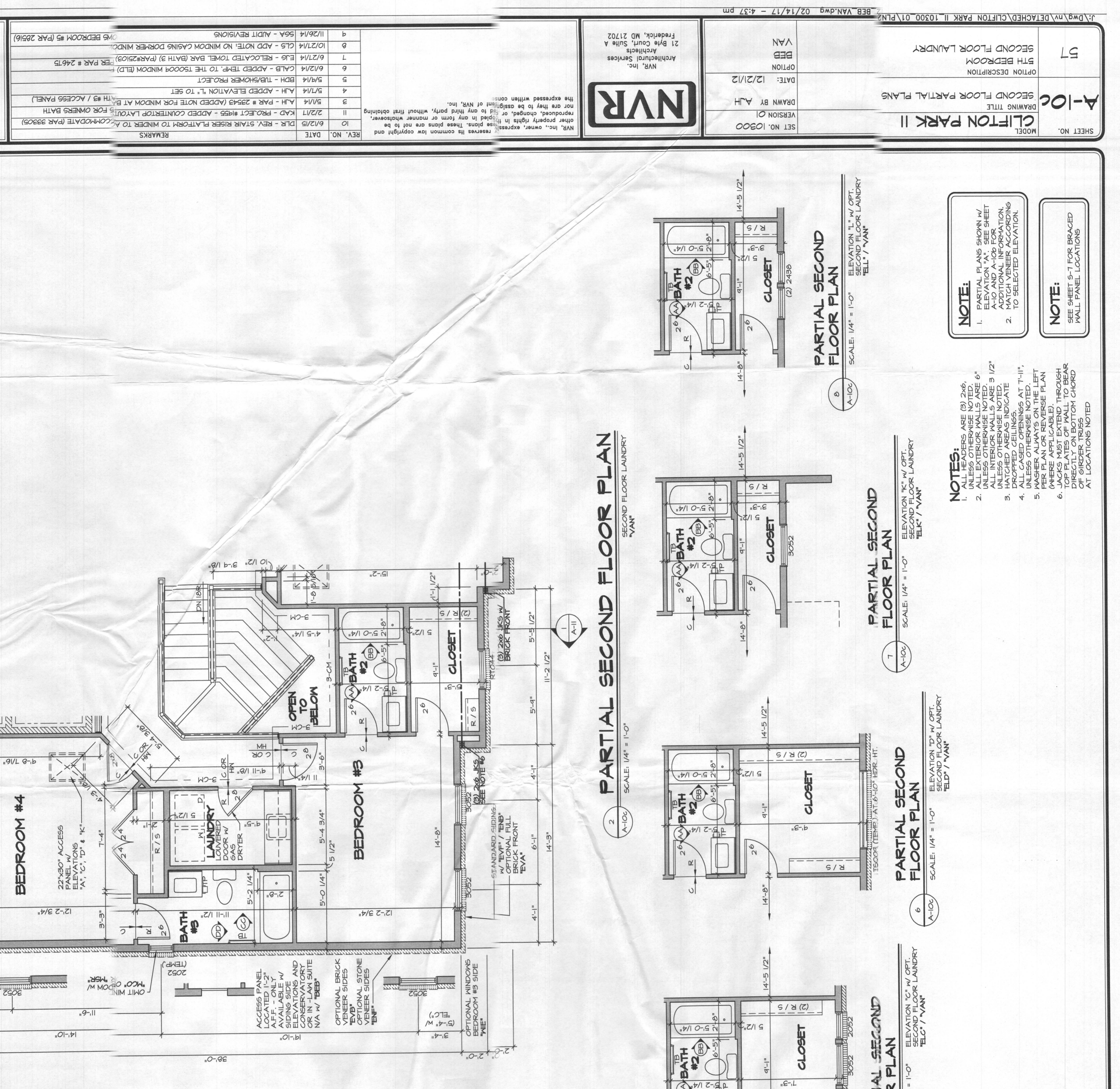
SET NO. 10500
VERSION 0
DRAWN BY AJH
DATE: 12/21/12
OPTION

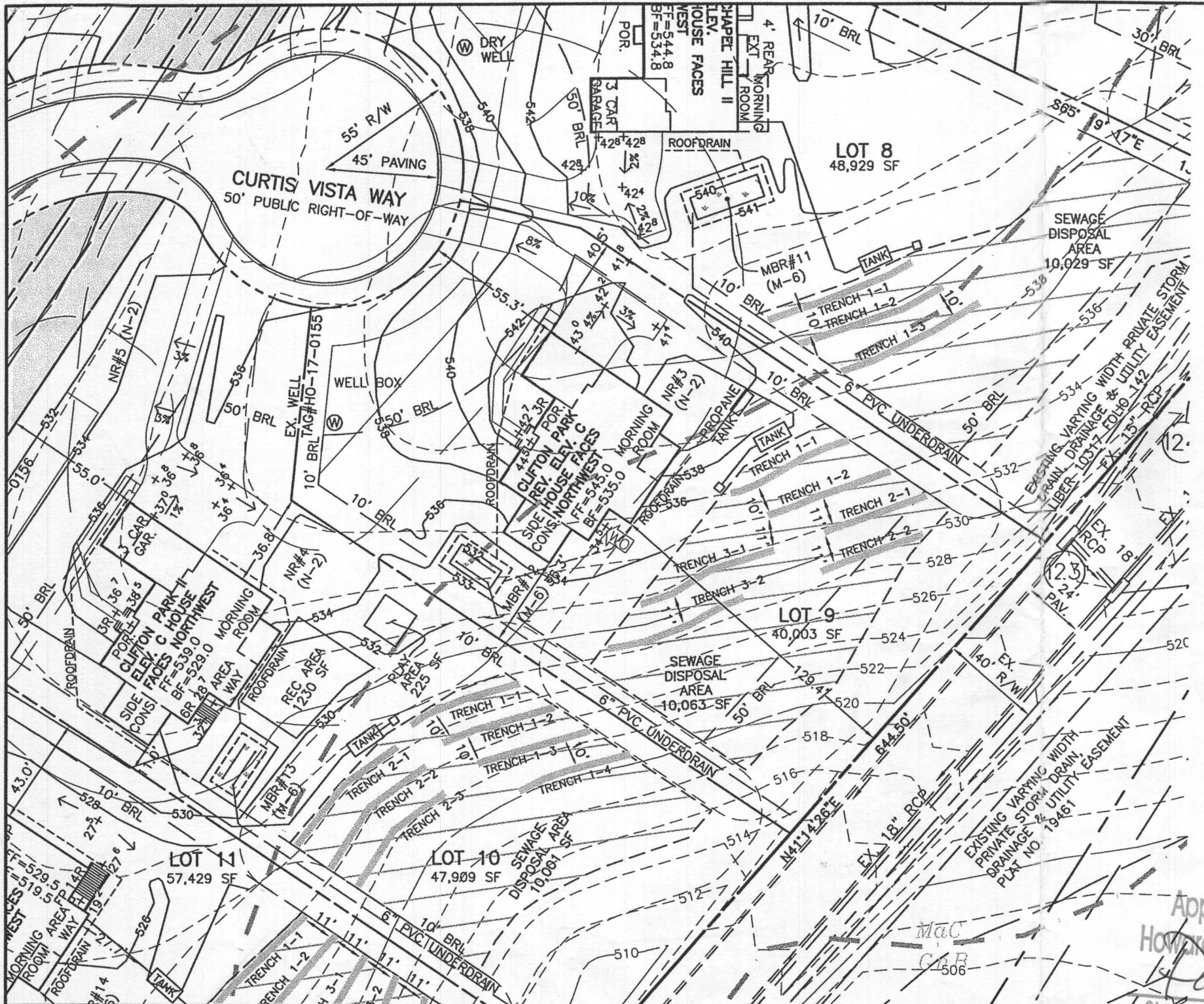
MODEL CLIFTON PARK II
DRAWING TITLE SECOND FLOOR PLAN
OPTION DESCRIPTION
SHEET NO. A-10
54

REVISIONS
 REV. NO. DATE
 10 6/12/15 DLR - REV. STAIR RISER PLATFORM TO MINIMUM TO ACCOMMODATE PARK 3302S FOR OWNERS BATH
 11 2/21/17 KAD - PROTECT #1955 - ADDED CENTER LAYOUT FOR OWNERS BATH
 12 5/1/14 AJH - ADDED ELEVATION L TO SET
 13 5/1/14 BDI - TUB/SHOWER PROJECT
 14 6/12/14 CALB - ADDED TUB, TO THE 150000 WINDOM (ELD) PER PAR # 2467S
 15 6/27/14 ELS - RELOCATED TOWEL BAR (BATH 3) (PAR#25103)
 16 10/26/14 SGA - ADPT REVISIONS
 17 11/26/14 SGA - ADPT REVISIONS

REMARKS
 1. ALL HEADERS ARE (3) 2x6, UNLESS OTHERWISE NOTED.
 2. ALL EXTERIOR WALLS ARE 6" UNLESS OTHERWISE NOTED.
 3. ALL INTERIOR WALLS ARE 5 1/2" UNLESS OTHERWISE NOTED.
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 5. WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN.
 6. JACKS MUST EXTEND THROUGH TOP PLATE OF MALL TO BEAR DIRECTLY ON BOTTOM CHORD AT LOCATIONS NOTED.

NOTE:
 1. PARTIAL PLANS SHOWN W/ ELEVATION 'A', SEE SHEET A-10 AND A-10B FOR MATCH VENEER ACCORDING TO SELECTED ELEVATION.
 2. SEE SHEET S-7 FOR BRACED MALL PANEL LOCATIONS





LEGEND

SOILS CLASSIFICATION *GgC*

SOILS DELINEATION

PROPOSED CONTOURS

EXISTING CONTOURS

LIMIT OF WETLANDS

EXISTING WOODS LINE

PROPOSED WOODS LINE

EXISTING STRUCTURE

EXISTING WELL

EXISTING WELL BOX

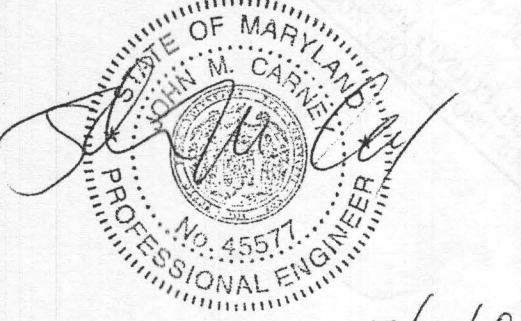
EXISTING SEWAGE DISPOSAL AREA

EXISTING PRIVATE PIPE LINE EASEMENT AREA

- ### ONSITE SEWAGE DISPOSAL PLAN NOTES:
1. THE LOT SHOWN HEREON WAS RECORDED ON THE PLAT FOR BRIGHTON MILL II, PLAT Nos. 24469-24474. REFER TO THE PLATS FOR LOT DIMENSIONS, LOT AREAS, ALL EASEMENTS AND CONDITIONS.
 2. SEDIMENT AND EROSION CONTROLS WERE APPROVED BY HOWARD SOIL CONSERVATION
 3. TOPOGRAPHY SHOWN HEREON IS TAKEN FROM THE APPROVED ROAD CONSTRUCTION PLANS AND TOPOGRAPHIC INFORMATION PROVIDED BY F-17-054, ON OR ABOUT MAY, 2017.
 4. ALL SEDIMENT AND EROSION CONTROL FEATURES USED ON THIS SITE SHALL COMPLY WITH THE 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.
 5. ALL DRAINAGE AND STORMWATER MANAGEMENT FEATURES USED ON THIS SITE MUST COMPLY WITH THE APPROVED ROAD CONSTRUCTION PLANS EXCEPT AS WAIVED.
 6. THE EXISTING WELL SHOWN ON THIS PLAN, HO-17-0155, HAS BEEN FIELD LOCATED BY BENCHMARK ENGINEERING, INC., AND IS ACCURATELY SHOWN.
 7. THERE ARE NO EXISTING WELLS OR SEPTIC SYSTEMS WITHIN 100' OF THIS PROJECT'S BOUNDARY EXCEPT AS NOTED.
 8. ANY CHANGES TO A PRIVATE SEWAGE DISPOSAL AREA OR WELL BOX SHALL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.
 9. STORMWATER MANAGEMENT FOR THIS LOT WAS DESIGNED AND PROVIDED BY TWO NON-ROOFTOP DISCONNECTIONS AND ONE MICRO-BIORETENTION FACILITY. MICRO-BIORETENTION SHALL HAVE EITHER A 4" OR 6" ROOF LEADER DEPENDING ON ROOF-TOP AREA.
 10. THE SEPTIC TANK WILL HAVE A 2000 GALLON 2 COMPARTMENT TANK.
 11. FOR DEVELOPMENT LANDSCAPING SEE ROAD CONSTRUCTION PLAN F-17-054.

TRENCH DATA - LOT 9					
INITIAL SYSTEM		FIRST REPLACEMENT		SECOND REPLACEMENT	
TRENCH 1-1		TRENCH 2-1		TRENCH 3-1	
LENGTH	52.1 ft	LENGTH	43.5 ft	LENGTH	57.9 ft
GROUND ELEVATION	536.0	GROUND ELEVATION	531.7	GROUND ELEVATION	531.7
INVERT ELEVATION	533.0	INVERT ELEVATION	529.7	INVERT ELEVATION	528.7
MAX BOTTOM ELEVATION	530.0	MAX BOTTOM ELEVATION	525.7	MAX BOTTOM ELEVATION	525.7
TRENCH 1-2		TRENCH 2-2		TRENCH 3-2	
LENGTH	52.1 ft	LENGTH	43.5 ft	LENGTH	57.9 ft
GROUND ELEVATION	534.0	GROUND ELEVATION	529.0	GROUND ELEVATION	529.0
INVERT ELEVATION	531.0	INVERT ELEVATION	527.0	INVERT ELEVATION	526.0
MAX BOTTOM ELEVATION	528.0	MAX BOTTOM ELEVATION	523.0	MAX BOTTOM ELEVATION	523.0

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 45577, Expiration Date: 06-08-2020.



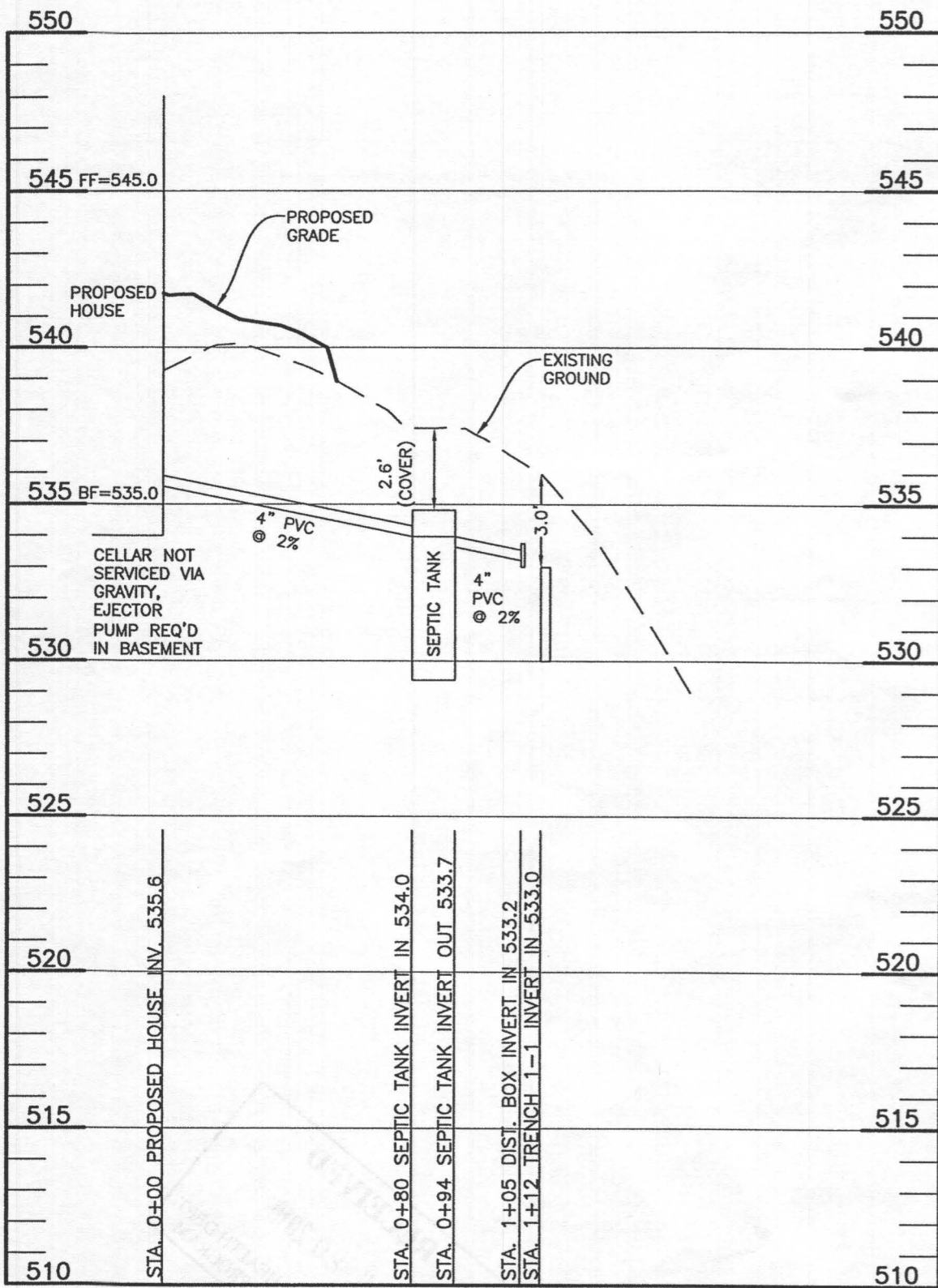
7/19/18



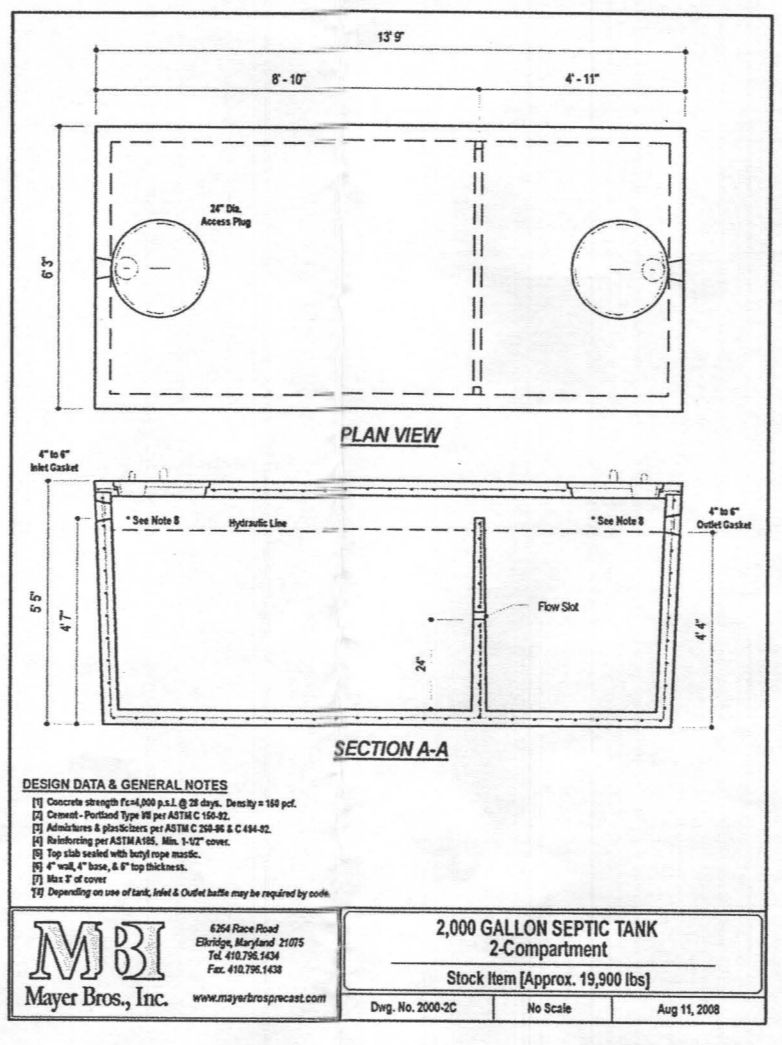
PLAN VIEW
1" = 50'

Approved Septic System Plan
Howard County Health Department
Dana Beard 8-8-18
Signature Date
B18002761

BUILDER: NV HOMES, INC. 9720 PATUXENT WOODS DRIVE SUITE 100 COLUMBIA, MD 21046 410-379-5956	OWNER: HIGHLAND DEVELOPMENT CORP P.O. BOX 228 CLARKSVILLE, MARYLAND 21029 410-365-0414	BENCHMARK ENGINEERS & LAND SURVEYORS & PLANNERS ENGINEERING, INC. 8480 BALTIMORE NATIONAL PIKE SUITE 315 ELLCOTT CITY, MARYLAND 21043 (P) 410-465-6105 (F) 410-465-6644 WWW.BEI-CMENGINEERING.COM	PROJECT: BRIGHTON MILL II LOT 9 LOCATION: TAX MAP: 34, GRID: 2, PARCEL: 16 ZONED: RR-DEO 13614 CURTIS VISTA WAY CLARKSVILLE, MD 21029 FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD, TAX ID #05-600590 TITLE: ONSITE SEWAGE DISPOSAL SYSTEM DESIGN PLAN HOUSE TYPE: CLIFTON PARK - ELEVATION C DATE: JUNE, 2018 PROJECT NO. 2627 SCALE: AS SHOWN DRAWING 1 OF 2
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Lot 9 Septic Profile
SCALE: 1"=50' HORIZ., 1"=5' VERT.



DESIGN DATA & GENERAL NOTES

- Concrete strength Fc=4,000 p.s.i. @ 28 days. Density = 150 pcf.
- Cement - Portland Type III per ASTM C 150-92.
- Admixtures & plasticizers per ASTM C 260-96 & C 494-02.
- Reinforcing per ASTM A618, Min. 1/2" cover.
- Top slab sealed with butyl rope mastic.
- 4" wall, 4" base, & 6" top thickness.
- Max 2" of cover.
- Depending on use of tank, Inlet & Outlet baffles may be required by code.

2,000 GALLON SEPTIC TANK
2-Compartment
Stock Item [Approx. 19,900 lbs]

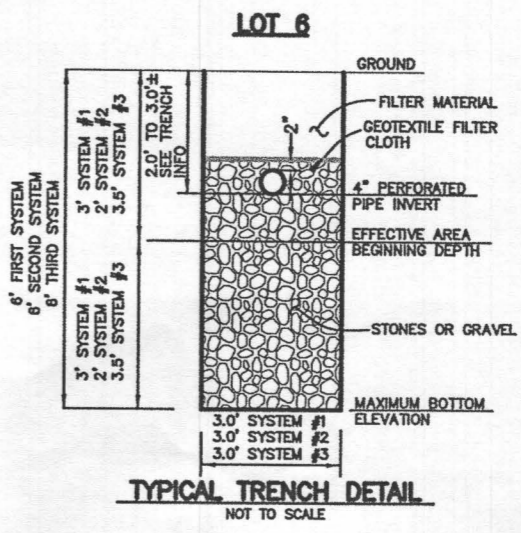
Dwg. No. 2000-2C No Scale Aug 11, 2008

HEALTH DEPARTMENT SPEC SHEET INFORMATION - LOT 9			
System	Application Rate	Effective Depth	Bottom Depth
Initial	1.2	3.0	6.0
1st Replacement	1.2	2.0	6.0
2nd Replacement	1.2	3.5	6.0

SEPTIC INVERT CHART - LOT 9	
INV @ HOUSE	535.6
GROUND @ HOUSE	541.7
INV IN TANK	534.0
INV OUT TANK	533.7
TOP OF TANK	534.8
GROUND OVER TANK	537.4
INV IN DIST BOX	533.2
INV OUT DIST BOX	533.1
GROUND AT DIST BOX	536.3

BUILDER:
NV HOMES, INC.
9720 PATUXENT WOODS DR.
SUITE 100
COLUMBIA, MD 21046
410-379-5956

OWNER:
HIGHLAND DEVELOPMENT CORP
P.O. BOX 228
CLARKSVILLE, MARYLAND 21029
410-365-0414



2nd REPLACEMENT SYSTEM		
Number of Bedrooms	5	
Application Rate	1.2	gpd/sf
Effective Area Beginning Depth	3.5	ft
Bottom Max Depth	6.0	ft
Design Flow	750	gpd
Drainage Field square footage	625	sf
Sidewall Reduction Credit	0.56	
Trench width	3	ft
Effective Area Depth	2.5	ft
Trench Spacing	10	ft
Linear Length of trench Required	116	lf

SEE MANUFACTURERS SPECIFICATIONS FOR DETAILS. WWW.MAYERPRECAST.COM EQUIVALENT FROM OTHER MANUFACTURERS CAN BE SUBSTITUTED.

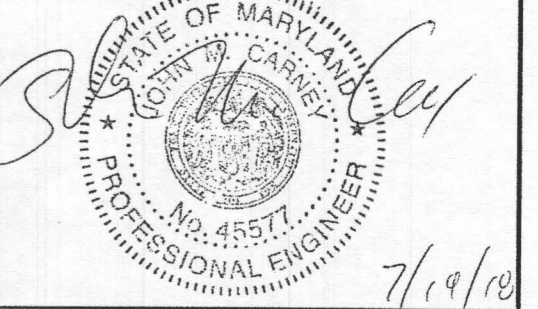
SIGNATURE AND SEAL ARE FOR SEPTIC PROFILE AND CALCULATIONS ONLY, TANK AND DETAILS WERE NOT DESIGNED OR REVIEWED BY THE ENGINEER:

INITIAL SYSTEM - LOT 9		
Number of Bedrooms	5	
Application Rate	1.2	gpd/sf
Effective Area Beginning Depth	3.0	ft
Bottom Max Depth	6.0	ft
Design Flow	750	gpd
Drainage Field square footage	625	sf
Sidewall Reduction Credit	0.50	
Trench width	3	ft
Effective Area Depth	3	ft
Trench Spacing	10	ft
Linear Length of trench Required	104	lf

1st REPLACEMENT SYSTEM		
Number of Bedrooms	5	
Application Rate	1.2	gpd/sf
Effective Area Beginning Depth	2.0	ft
Bottom Max Depth	6.0	ft
Design Flow	750	gpd
Drainage Field square footage	625	sf
Sidewall Reduction Credit	0.42	
Trench width	3	ft
Effective Area Depth	4	ft
Trench Spacing	11	ft
Linear Length of trench Required	87	lf

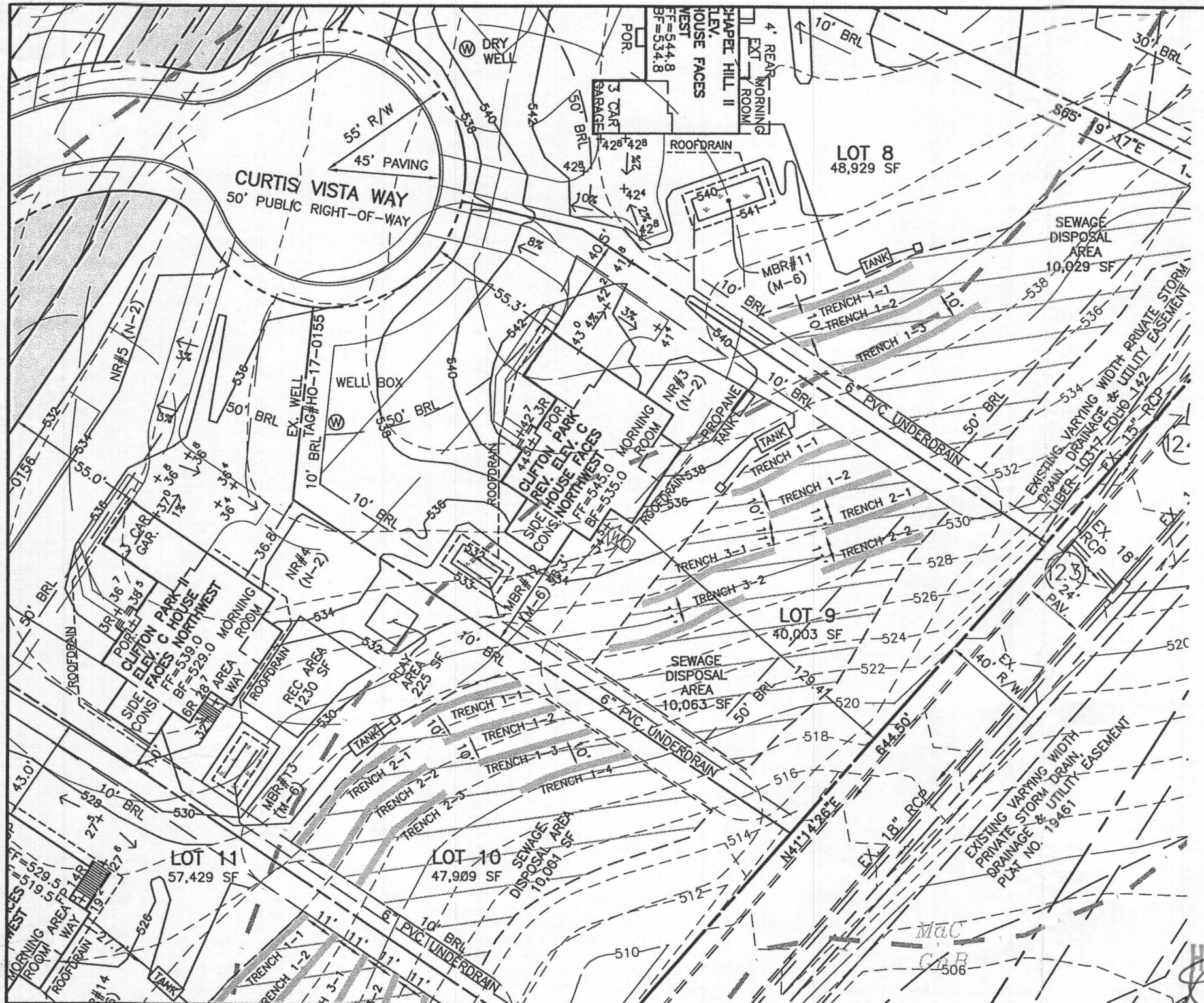
THIS PLAN IS FOR SEPTIC DESIGN ONLY

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 45577, Expiration Date: 06-08-2020.



BENCHMARK ENGINEERING, INC.
ENGINEERS ▲ LAND SURVEYORS ▲ PLANNERS
8480 BALTIMORE NATIONAL PIKE ▲ SUITE 315
ELLICOTT CITY, MARYLAND 21043
(P) 410-465-6105 ▲ (F) 410-465-6644
WWW.BEI-CVLENGINEERING.COM

PROJECT:	BRIGHTON MILL II LOT 9	
LOCATION:	TAX MAP: 34, GRID: 2, PARCEL: 16 ZONED: RR-DEO 13614 CURTIS VISTA WAY CLARKSVILLE, MD 21029 FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD, TAX ID #05-600590	
TITLE:	ONSITE SEWAGE DISPOSAL SYSTEM DESIGN PLAN	
HOUSE TYPE:	CLIFTON PARK - ELEVATION C	
DATE:	JUNE, 2018	PROJECT NO. 2627
SCALE:	AS SHOWN	DRAWING 2 OF 2



LEGEND

SOILS CLASSIFICATION: GgC

SOILS DELINEATION: [Symbol]

PROPOSED CONTOURS: 480, 478

EXISTING CONTOURS: 480, 478

LIMIT OF WETLANDS: [Symbol]

EXISTING WOODS LINE: [Symbol]

PROPOSED WOODS LINE: [Symbol]

EXISTING STRUCTURE: [Symbol]

EXISTING WELL: [Symbol]

EXISTING WELL BOX: [Symbol]

EXISTING SEWAGE DISPOSAL AREA: [Symbol]

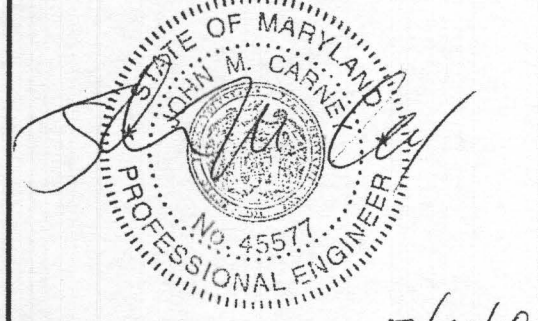
EXISTING PRIVATE PIPE LINE EASEMENT AREA: [Symbol]

- ONSITE SEWAGE DISPOSAL PLAN NOTES:**
1. THE LOT SHOWN HEREON WAS RECORDED ON THE PLAT FOR BRIGHTON MILL II, PLAT Nos. 24469-24474. REFER TO THE PLATS FOR LOT DIMENSIONS, LOT AREAS, ALL EASEMENTS AND CONDITIONS.
 2. SEDIMENT AND EROSION CONTROLS WERE APPROVED BY HOWARD SOIL CONSERVATION
 3. TOPOGRAPHY SHOWN HEREON IS TAKEN FROM THE APPROVED ROAD CONSTRUCTION PLANS AND TOPOGRAPHIC INFORMATION PROVIDED BY F-17-054, ON OR ABOUT MAY, 2017.
 4. ALL SEDIMENT AND EROSION CONTROL FEATURES USED ON THIS SITE SHALL COMPLY WITH THE 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.
 5. ALL DRAINAGE AND STORMWATER MANAGEMENT FEATURES USED ON THIS SITE MUST COMPLY WITH THE APPROVED ROAD CONSTRUCTION PLANS EXCEPT AS WAIVED.
 6. THE EXISTING WELL SHOWN ON THIS PLAN, HO-17-0155, HAS BEEN FIELD LOCATED BY BENCHMARK ENGINEERING, INC., AND IS ACCURATELY SHOWN.
 7. THERE ARE NO EXISTING WELLS OR SEPTIC SYSTEMS WITHIN 100' OF THIS PROJECT'S BOUNDARY EXCEPT AS NOTED.
 8. ANY CHANGES TO A PRIVATE SEWAGE DISPOSAL AREA OR WELL BOX SHALL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.
 9. STORMWATER MANAGEMENT FOR THIS LOT WAS DESIGNED AND PROVIDED BY TWO NON-ROOFTOP DISCONNECTIONS AND ONE MICRO-BIORETENTION FACILITY. MICRO-BIORETENTION SHALL HAVE EITHER A 4" OR 6" ROOF LEADER DEPENDING ON ROOF-TOP AREA.
 10. THE SEPTIC TANK WILL HAVE A 2000 GALLON 2 COMPARTMENT TANK.
 11. FOR DEVELOPMENT LANDSCAPING SEE ROAD CONSTRUCTION PLAN F-17-054.

TRENCH DATA - LOT 9

INITIAL SYSTEM	FIRST REPLACEMENT	SECOND REPLACEMENT
TRENCH 1-1	TRENCH 2-1	TRENCH 3-1
LENGTH 52.1 ft	LENGTH 43.5 ft	LENGTH 57.9 ft
GROUND ELEVATION 536.0	GROUND ELEVATION 531.7	GROUND ELEVATION 531.7
INVERT ELEVATION 533.0	INVERT ELEVATION 529.7	INVERT ELEVATION 528.7
MAX BOTTOM ELEVATION 530.0	MAX BOTTOM ELEVATION 525.7	MAX BOTTOM ELEVATION 525.7
TRENCH 1-2	TRENCH 2-2	TRENCH 3-2
LENGTH 52.1 ft	LENGTH 43.5 ft	LENGTH 57.9 ft
GROUND ELEVATION 534.0	GROUND ELEVATION 529.0	GROUND ELEVATION 529.0
INVERT ELEVATION 531.0	INVERT ELEVATION 527.0	INVERT ELEVATION 526.0
MAX BOTTOM ELEVATION 528.0	MAX BOTTOM ELEVATION 523.0	MAX BOTTOM ELEVATION 523.0

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 45577, Expiration Date: 06-08-2020.



7/19/18

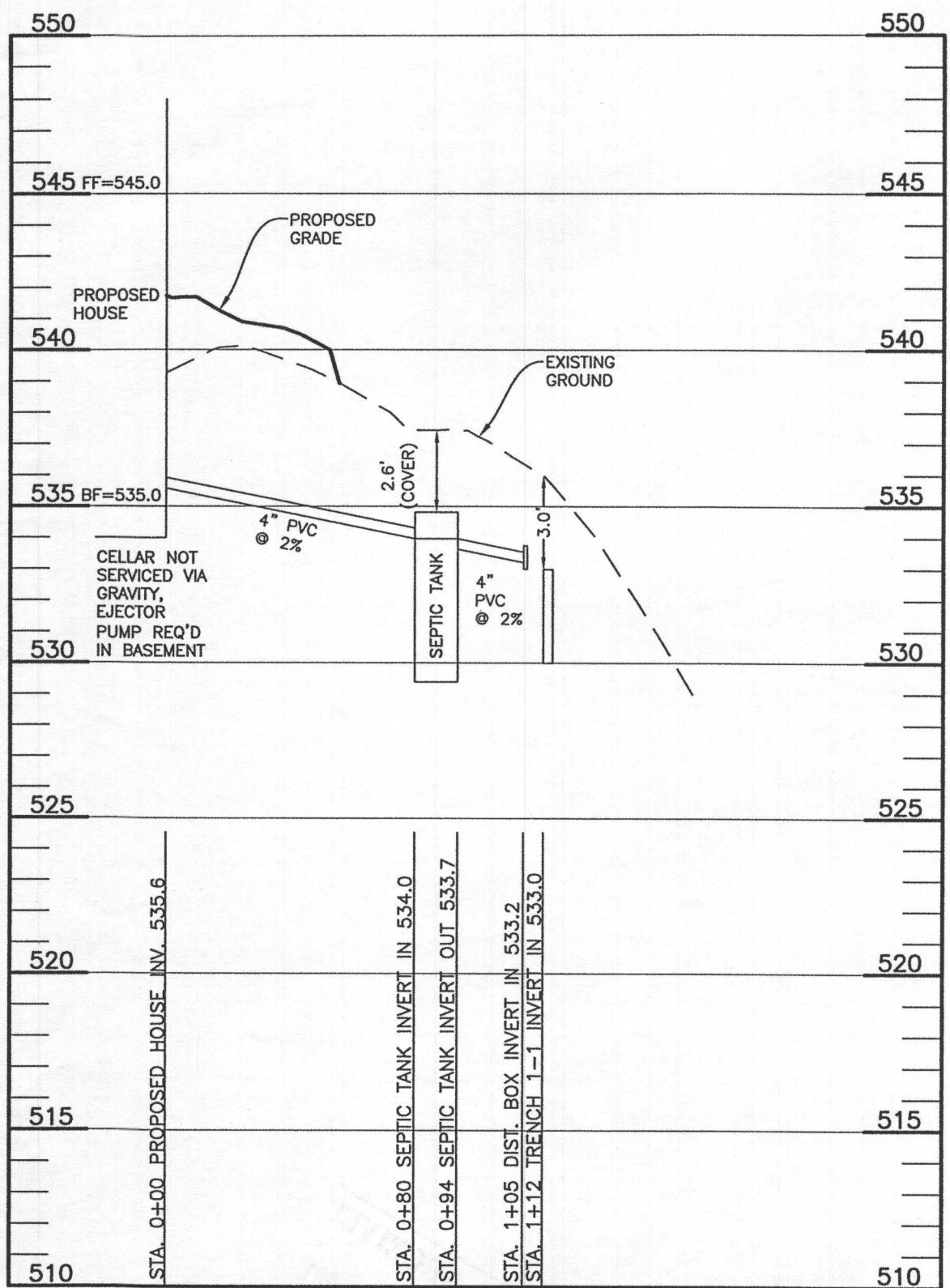


PLAN VIEW
1" = 50'

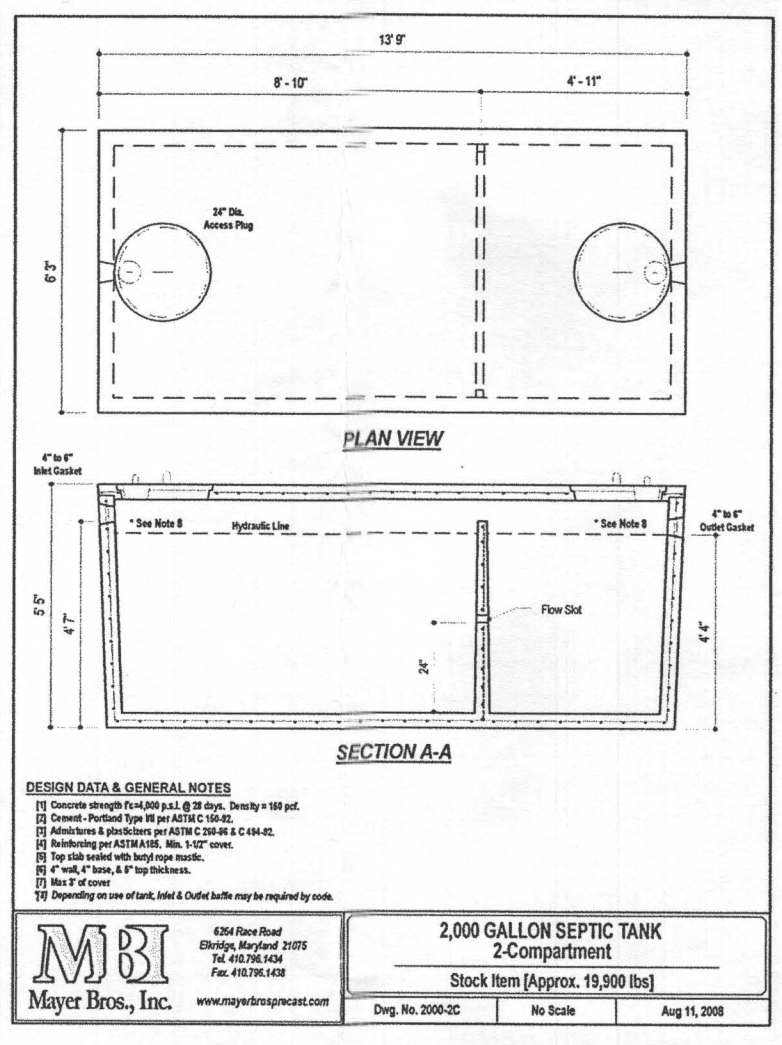
Approved Septic System Plan
Howard County Health Department
Rance Burd 8-8-18
Signature
B/S/00210

BUILDER: NV HOMES, INC. 9720 PATUXENT WOODS DRIVE SUITE 100 COLUMBIA, MD 21046 410-379-5956	OWNER: HIGHLAND DEVELOPMENT CORP P.O. BOX 228 CLARKSVILLE, MARYLAND 21029 410-365-0414	BENCHMARK ENGINEERS • LAND SURVEYORS • PLANNERS ENGINEERING, INC. 8480 BALTIMORE NATIONAL PIKE SUITE 315 ELLCOTT CITY, MARYLAND 21043 (P) 410-465-6105 • (F) 410-465-6644 WWW.BEI-CMLENGINEERING.COM
---	---	--

PROJECT:	BRIGHTON MILL II LOT 9		
LOCATION:	TAX MAP: 34, GRID: 2, PARCEL: 16 ZONED: RR-DEO 13614 CURTIS VISTA WAY CLARKSVILLE, MD 21029 FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD, TAX ID #05-600590		
TITLE:	ONSITE SEWAGE DISPOSAL SYSTEM DESIGN PLAN		
HOUSE TYPE:	CLIFTON PARK - ELEVATION C		
DATE:	JUNE, 2018	PROJECT NO.	2627
SCALE:	AS SHOWN	DRAWING	1 OF 2



Lot 9 Septic Profile
SCALE: 1"=50' HORIZ., 1"=5' VERT.



DESIGN DATA & GENERAL NOTES
 [1] Concrete strength Fc=4,000 p.s.i. @ 28 days. Density = 150 pcf.
 [2] Cement - Portland Type III per ASTM C 150-82.
 [3] Admixtures & plasticizers per ASTM C 200-98 & C 494-02.
 [4] Reinforcing per ASTM A195, Min. 1-1/2" cover.
 [5] Top slab sealed with butyl rope mastic.
 [6] 4" wall, 4" base, & 8" top thickness.
 [7] Max T of cover.
 [8] Depending on use of tank, Inlet & Outlet baffles may be required by code.

MBI Mayer Bros., Inc. 6264 Race Road, Elkridge, Maryland 21075
 Tel. 410.795.1434 Fax. 410.795.1438 www.mayerbrosprecast.com

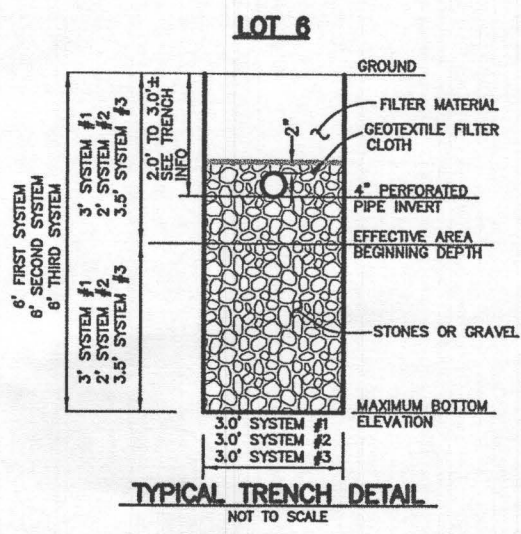
2,000 GALLON SEPTIC TANK 2-Compartment
 Stock Item [Approx. 19,900 lbs]
 Dwg. No. 2000-2C No Scale Aug 11, 2008

HEALTH DEPARTMENT SPEC SHEET INFORMATION - LOT 9			
System	Application Rate	Effective Depth	Bottom Depth
Initial	1.2	3.0	6.0
1st Replacement	1.2	2.0	6.0
2nd Replacement	1.2	3.5	6.0

SEPTIC INVERT CHART - LOT 9	
INV @ HOUSE	535.6
GROUND @ HOUSE	541.7
INV IN TANK	534.0
INV OUT TANK	533.7
TOP OF TANK	534.8
GROUND OVER TANK	537.4
INV IN DIST BOX	533.2
INV OUT DIST BOX	533.1
GROUND AT DIST BOX	536.3

BUILDER:
 NV HOMES, INC.
 9720 PATUXENT WOODS DR.
 SUITE 100
 COLUMBIA, MD 21046
 410-379-5956

OWNER:
 HIGHLAND DEVELOPMENT CORP
 P.O. BOX 228
 CLARKSVILLE, MARYLAND 21029
 410-365-0414



2nd REPLACEMENT SYSTEM		
Number of Bedrooms	5	
Application Rate	1.2	gpd/sf
Effective Area Beginning Depth	3.5	ft
Bottom Max Depth	6.0	ft
Design Flow	750	gpd
Drainage Field square footage	625	sf
Sidewall Reduction Credit	0.56	
Trench width	3	ft
Effective Area Depth	2.5	ft
Trench Spacing	10	ft
Linear Length of trench Required	116	lf

SEE MANUFACTURERS SPECIFICATIONS FOR DETAILS. WWW.MAYERPRECAST.COM EQUIVALENT FROM OTHER MANUFACTURERS CAN BE SUBSTITUTED.

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Bottom Max Depth	6.0	ft
Design Flow	750	gpd
Drainage Field square footage	625	sf
Sidewall Reduction Credit	0.50	
Trench width	3	ft
Effective Area Depth	3	ft
Trench Spacing	10	ft
Linear Length of trench Required	104	lf

1st REPLACEMENT SYSTEM		
Number of Bedrooms	5	
Application Rate	1.2	gpd/sf
Effective Area Beginning Depth	2.0	ft
Bottom Max Depth	6.0	ft
Design Flow	750	gpd
Drainage Field square footage	625	sf
Sidewall Reduction Credit	0.42	
Trench width	3	ft
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Linear Length of trench Required	87	lf

THIS PLAN IS FOR SEPTIC DESIGN ONLY

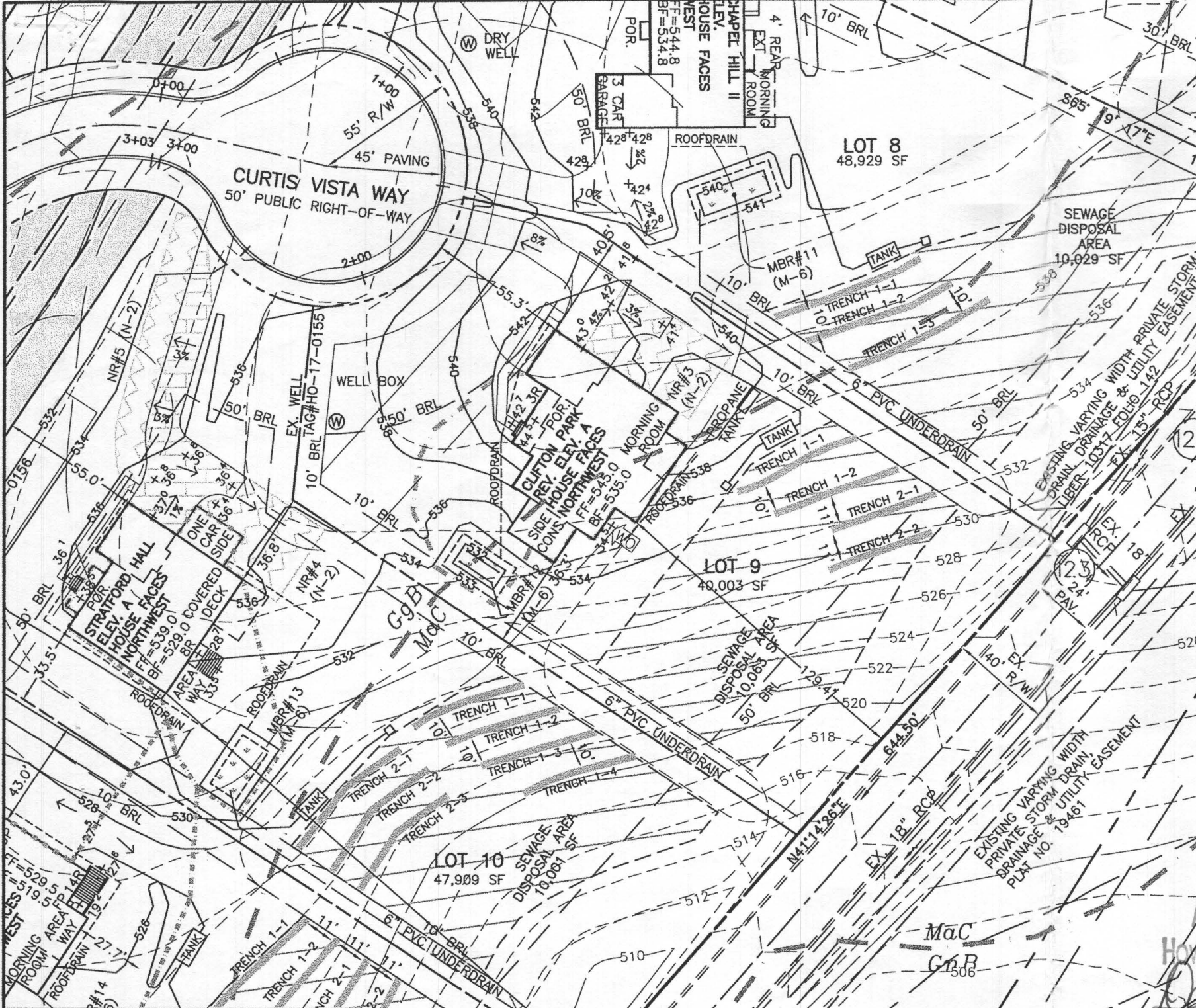
Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 45577, Expiration Date: 06-08-2020.



BENCHMARK
 ENGINEERS ▲ LAND SURVEYORS ▲ PLANNERS

ENGINEERING, INC.
 8480 BALTIMORE NATIONAL PIKE ▲ SUITE 315
 ELLICOTT CITY, MARYLAND 21043
 (P) 410-465-6105 ▲ (F) 410-465-6644
 WWW.BEI-CMLENGINEERING.COM

PROJECT:	BRIGHTON MILL II LOT 9	
LOCATION:	TAX MAP: 34, GRID: 2, PARCEL: 16 ZONED: RR-DEO 13614 CURTIS VISTA WAY CLARKSVILLE, MD 21029 FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD, TAX ID #05-600590	
TITLE:	ONSITE SEWAGE DISPOSAL SYSTEM DESIGN PLAN	
HOUSE TYPE:	CLIFTON PARK - ELEVATION C	
DATE:	JUNE, 2018	PROJECT NO. 2627
SCALE:	AS SHOWN	DRAWING 2 OF 2

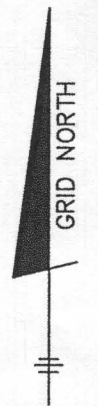


LEGEND

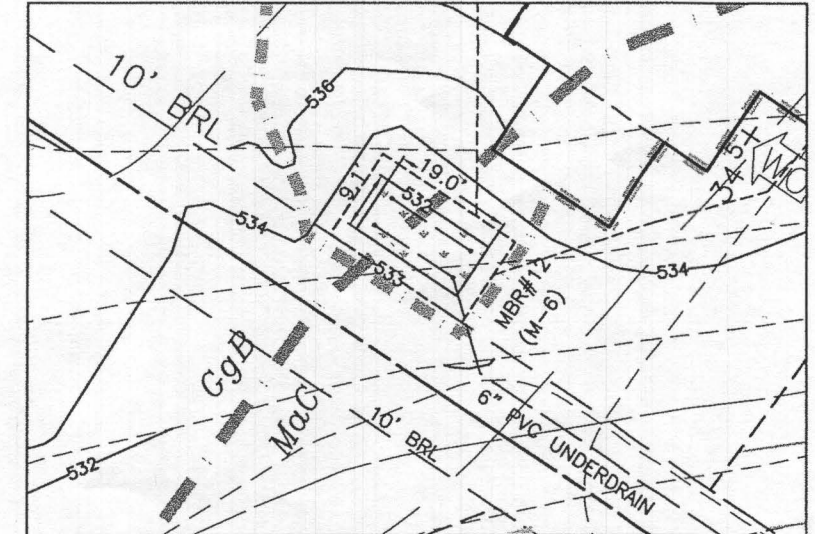
- SOILS CLASSIFICATION *GgC*
- SOILS DELINEATION
- PROPOSED CONTOURS
- EXISTING CONTOURS
- LIMIT OF WETLANDS
- EXISTING WOODS LINE
- PROPOSED WOODS LINE
- EXISTING STRUCTURE
- EXISTING WELL
- EXISTING WELL BOX
- EXISTING SEWAGE DISPOSAL AREA
- EXISTING PRIVATE PIPE LINE EASEMENT AREA
- SWM DRAINAGE AREA

BUILDING PERMIT PLAN NOTES:

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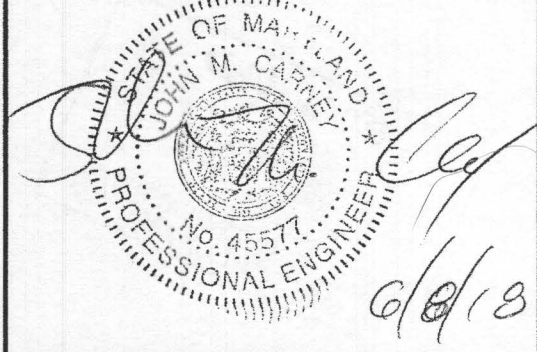


PLAN VIEW
1" = 50'



Approved Septic System Plan
Howard County Health Department
Dana Bernard 8-8-18
Signature Date

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 45577, Expiration Date: 06-08-2020.

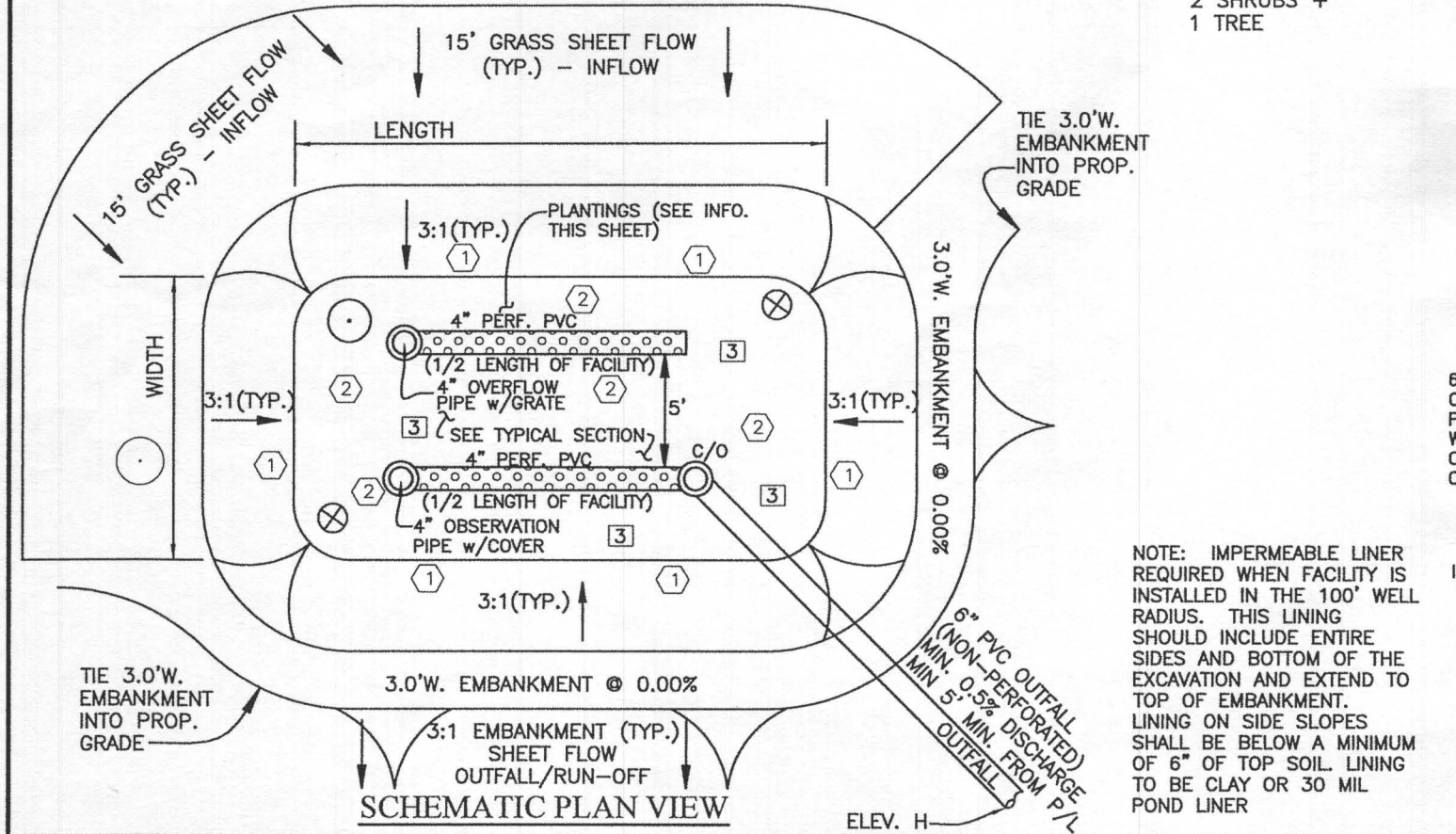


BUILDER: NV HOMES, INC. 9720 PATUXENT WOODS DRIVE SUITE 100 COLUMBIA, MD 21046 410-379-5956		OWNER: HIGHLAND DEVELOPMENT CORP P.O. BOX 228 CLARKSVILLE, MARYLAND 21029 410-365-0414		BENCHMARK ENGINEERS ▲ LAND SURVEYORS ▲ PLANNERS ENGINEERING, INC. 8480 BALTIMORE NATIONAL PIKE & SUITE 315 ELLICOTT CITY, MARYLAND 21043 (P) 410-465-6105 ▲ (F) 410-465-6644 WWW.BEI-CMLENGINEERING.COM		PROJECT: BRIGHTON MILL II LOT 9	
LOCATION: TAX MAP: 34, GRID: 2, PARCEL: 16 ZONED: RR-DEO 13614 CURTIS VISTA WAY CLARKSVILLE, MD 21029 FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD, TAX ID #05-600590		TITLE: BUILDING PERMIT PLAN					
HOUSE TYPE: CLIFTON PARK - ELEVATION A		DATE: JUNE, 2018		PROJECT NO.: 2627			
SCALE: AS SHOWN		DRAWING 1 OF 2					

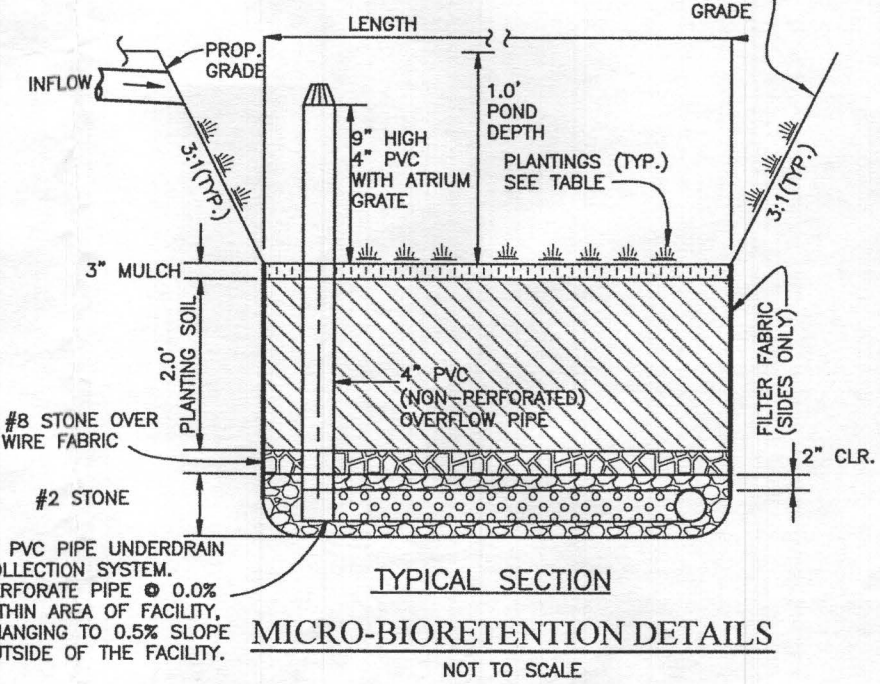
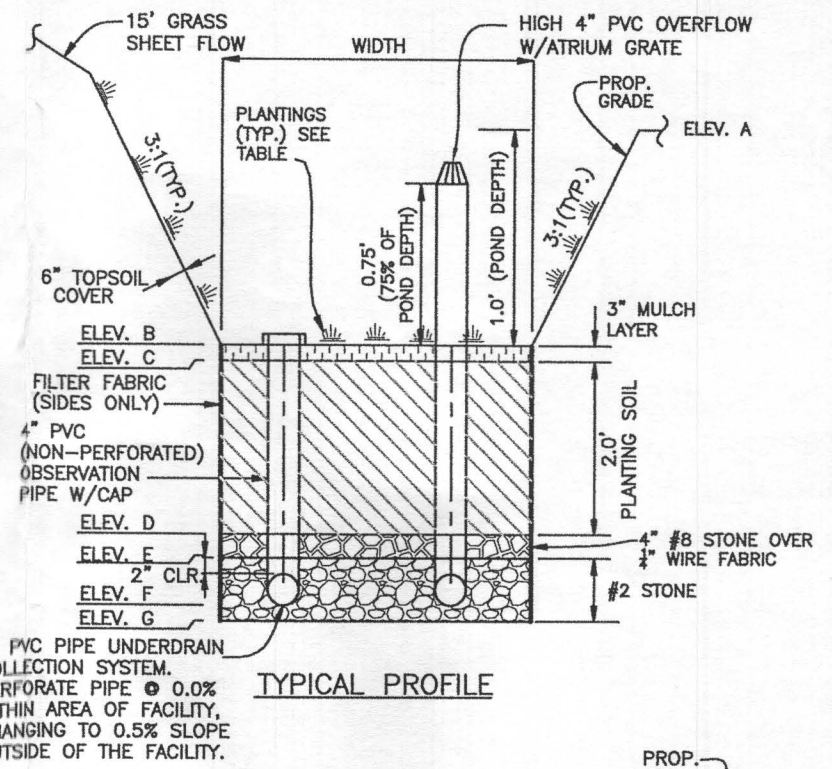
ON-LOT BIORETENTION DIMENSIONS

FACILITY	A	B	C	D	E	F	G	H	LENGTH	WIDTH	FILTER (Af)	PLANTINGS			LINER
												①	②	③	
MBR-12	533.00	532.00	531.75	529.75	529.25	528.75	527.35	513.90	19.0	9.1	173	38	38	19	YES

ADDITIONAL
2 SHRUBS +
1 TREE



NOTE: IMPERMEABLE LINER REQUIRED WHEN FACILITY IS INSTALLED IN THE 100' WELL RADIUS. THIS LINING SHOULD INCLUDE ENTIRE SIDES AND BOTTOM OF THE EXCAVATION AND EXTEND TO TOP OF EMBANKMENT. LINING ON SIDE SLOPES SHALL BE BELOW A MINIMUM OF 6" OF TOP SOIL. LINING TO BE CLAY OR 30 MIL POND LINER



MICROBIORETENTION PLANTING SCHEDULE

- (PLANTING SPECIES AND DENSITY CAN BE CHANGED OR SUBSTITUTED BY A LANDSCAPE ARCHITECT OR QUALIFIED DESIGNER)
- ① IRIS FULVA (COPPER IRIS)
 - ② LOBELIA CARDINALIS (CARDINAL FLOWER)
 - ③ RUDBECKIA SUBTOMENTOSA (SWEET CONEFLOWER)
 - ⊗ CALLUNA VULGARIS (HEATHER) (1 PER FACILITY)
 - ACER GINNALA (ARMUR MAPLE) (1 PER FACILITY)

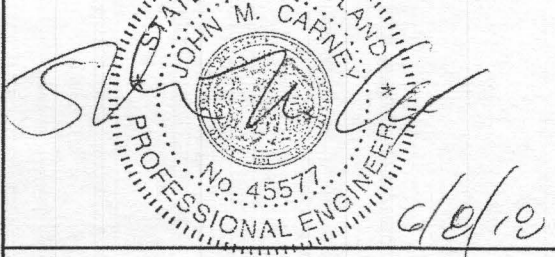
MICROBIORETENTION PLANTING DATA

1. PLANTINGS WITHIN THE PONDING AREA OF THE FACILITY ARE TO BE OF A MEDIUM TO HIGH WATER TOLERANCE
2. PLANTINGS ALONG THE PERIMETER (BERM) AREA OF THE FACILITY ARE TO BE OF A LOW TO MEDIUM WATER TOLERANCE
3. AVOID PLANTINGS WITH EXCESSIVE ROOT MASS IN POND AREA OF THE RAIN GARDEN NEAR O.B. PIPE AND UNDERDRAIN.

OPERATION AND MAINTENANCE SCHEDULE FOR MICRO-BIORETENTION (M-6)

FOR THE OPERATION AND MAINTENANCE OBLIGATIONS AND SCHEDULE, REFER TO THE DECLARATION OF COVENANTS RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY MARYLAND FOR THIS LOT.

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 45571, Expiration Date: 06-08-2020.



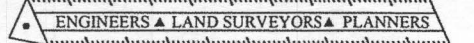
BUILDER:

NV HOMES, INC.
9720 PATUXENT WOODS DRIVE
SUITE 100
COLUMBIA, MD 21046
410-379-5956

OWNER:

HIGHLAND DEVELOPMENT CORP
P.O. BOX 228
CLARKSVILLE, MARYLAND 21029
410-365-0414

BENCHMARK



ENGINEERING, INC.

8480 BALTIMORE NATIONAL PIKE SUITE 315
ELLCOTT CITY, MARYLAND 21043
(P) 410-465-6105 (F) 410-465-6644
WWW.BEI-CMLENGINEERING.COM

MATERIALS & SPECIFICATIONS FOR MICRO-BIORETENTION

MATERIAL	SPECIFICATION	SIZE	NOTES:
PLANTINGS	SEE APPENDIX A; TABLE A.4	N/A	PLANTINGS ARE SITE SPECIFIC
PLANTING SOIL (2.0' TO 4.0' DEEP)	LOAMY SAND 60-65% COMPOST 35-40% OR SANDY LOAM 30% COARSE SAND 30% & COMPOST 40%	N/A	USDA SOIL TYPES; LOAMY SAND OR SANDY LOAM; CLAY CONTENT <5%
ORGANIC CONTENT	MIN 10% BY DRY WEIGHT ASTM D 2974		
MULCH	SHREDDED HARDWOOD	N/A	AGED 6 MONTHS, MINIMUM, NO PINE OR WOOD CHIPS
GEOTEXTILE (CLASS "C")		N/A	PE TYPE 1 NONWOVEN
GEOTEXTILE (1/4" WIRE MESH)		1/4" WIRE MESH	1/4" WIRE MESH
UNDERDRAIN GRAVEL	AASHTO M-43	NO. 57 OR NO. 6 0.375" TO 0.750"	
UNDERDRAIN PIPING	F758, TYPE PS28 OR AASHTO M-278	4" TO 6" RIGID SCH.40 PVC, SDR35 OR HDPE	3/8" PERF. @ 6" O/C, 4 HOLES PER ROW; MINIMUM OF 3" OF GRAVEL OVER PIPES, NOT NECESSARY UNDERNEATH PIPES. PIPE SHALL BE WRAPPED WITH 1/4-INCH GALVANIZED HARDWARE CLOTH
IMPERVIOUS LINER	ASTM-D-4833 (THICKNESS) ASTM-D-412 (TENSILE STRENGTH 1,100 LB., ELONGATION 200%) ASTM-D-624 (TEAR RESISTANCE - 150 LB./IN) ASTM-D-471 (WATER ADSORPTION: +8 TO -2% MASS)	30 MIL. THICK	LINER TO BE ULTRAVIOLET RESISTANT. A GEOTEXTILE FABRIC SHOULD BE USED TO PROTECT THE LINER FROM PUNCTURE.
GEOTEXTILE (BELOW IMPERV. LINER)	ASTM-D-4833 (PUNCTURE STRENGTH 125LB) ASTM-D-4632 (TENSILE STRENGTH 300 LB.)		

PROJECT:	BRIGHTON MILL II LOT 9	
LOCATION:	TAX MAP: 34, GRID: 2, PARCEL: 16 ZONED: RR-DEO 13614 CURTIS VISTA WAY CLARKSVILLE, MD 21029 FIFTH ELECTION DISTRICT, HOWARD COUNTY, MD, TAX ID #05-600590	
TITLE:	BUILDING PERMIT PLAN	
HOUSE TYPE:	CLIFTON PARK - ELEVATION A	
DATE:	JUNE, 2018	PROJECT NO. 2627
SCALE:	AS SHOWN	DRAWING 2 OF 2

Brighton Mill II
 Lot 9
 13614 Curtis Vista way

CLIFTON PARK II

Health Dept.
 HEALTH DEPT

B18002701



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		19	21	22	24	26,1	26,2			19	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		35	36	37,1	37,2	37,1	41,2			35	36	37,1	37,2	37,1	41,2						D-12	
HOLD DOWN DETAILS	43									43											D-12b	
PLUMBING GROUND WORKS	44									44											D-12c	
BASEMENT PLAN	46,1	46,1	46,1	46,2	46,2	46,3	46,3			46,1	46,1	46,1	46,2	46,2	46,3	46,3					D-13	
FIRST FLOOR PLAN	47		48	48	49,1	49,1	49,2			47		48	48	49,1	49,1	49,2					D-14	
FIRST FLOOR PLAN PARTIALS	50									50											D-15	
SECOND FLOOR PLAN	54		56	56	56	56	56			54		56	56	56	56						D-15a	
SECOND FLOOR PLAN PARTIALS	57									57								55			D-16	
BUILDING SECTION AT FOYER	58									58											D-16a	
BUILDING SECTION AT GARAGE	60									60											D-17	
STAIR SECTION (FRONT STAIR) - STANDARD	62									62								60			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											D-28	
KITCHEN PLANS - CABINET HOOD 'C'	72									72								71			D-28a	
KITCHEN PLANS - GOURMET	74									74								73			D-29	
KITCHEN PLANS - ISLANDS	76									76								75			D-30	
NET BAR, LAUNDRY, CHARGING CENTER	77,1									77,1											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												
BASEMENT ELECTRICAL		88,1	88,1	88,2	88,2	88,3	88,3															
FIRST FLOOR ELECTRICAL	89		90	90	91,1	91,1	91,2			89		90	90	91,1	91,1	91,2						
FIRST FLOOR ELECTRICAL PARTIALS	92									92												
SECOND FLOOR ELECTRICAL	96		98	98	98	98	98			96		98	98	98	98							
SECOND FLOOR ELECTRICAL PARTIALS	99									99												
FIRST FLOOR JOIST LAYOUT	100		101	101	102	102	102			100		101	101	102	102							
SECOND FLOOR JOIST LAYOUT	106		108	108	109	109	109			106		108	108	109	109							
ROOF FRAMING		110	111	112	113	114,1	114,2			110	111	112	113	114,1	114,2							
TRUSS BRACING	114						120,2			114												
BRACED WALL	121									121												
ROOF VENTILATION		123	124	125	126	127,1	127,2					123	124	125	126	127,1	127,2					
BASEMENT HVAC PLAN	128,1		128,2							128,1		128,2										
CRAWL SPACE HVAC PLAN										129												
FIRST FLOOR HVAC PLAN	130									130												
SECOND FLOOR HVAC PLAN	131									131												

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.	+187
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

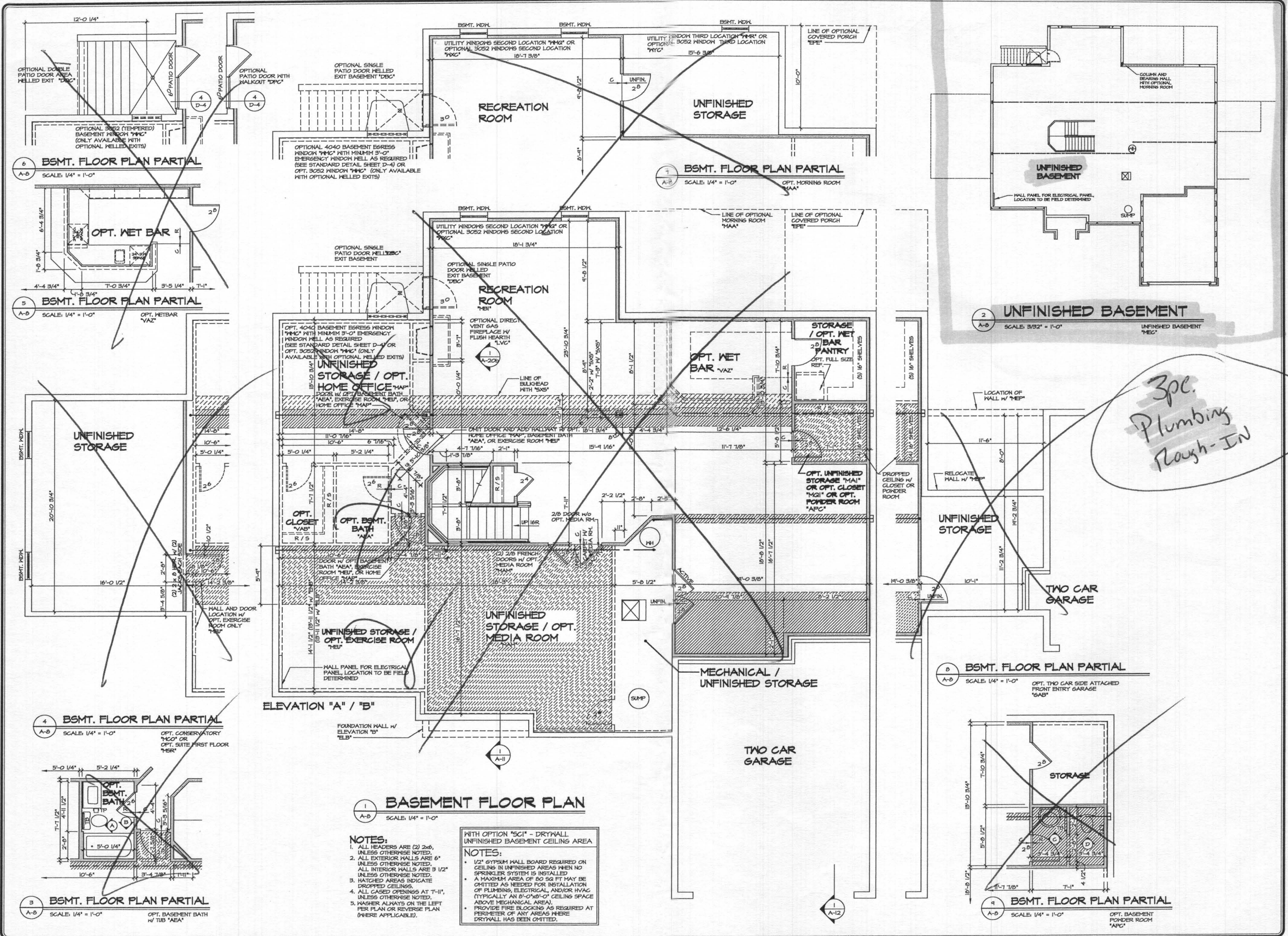
MAXIMUM FINISHED SQ. FT.		
HOUSE TOTAL	GROSS SQ. FT.	6344
**MAXIMUM SQ. FT. DOES NOT INCLUDE BASEMENT		

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.	+60
BASEMENT CLOSET	GROSS SQ. FT.	+44
EXERCISE ROOM	GROSS SQ. FT.	+219

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

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

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

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

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

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

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

2 UNFINISHED BASEMENT
SCALE: 3/32" = 1'-0"

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

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

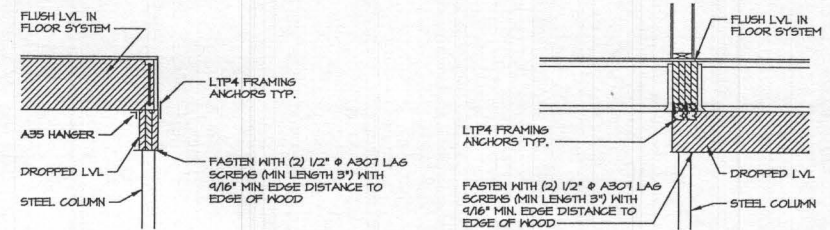
1 BASEMENT FLOOR PLAN
SCALE: 1/4" = 1'-0"

- 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 CEILING.
 5. ALL GATED OPENINGS AT T-11, UNLESS OTHERWISE NOTED.
 6. WASHERS ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

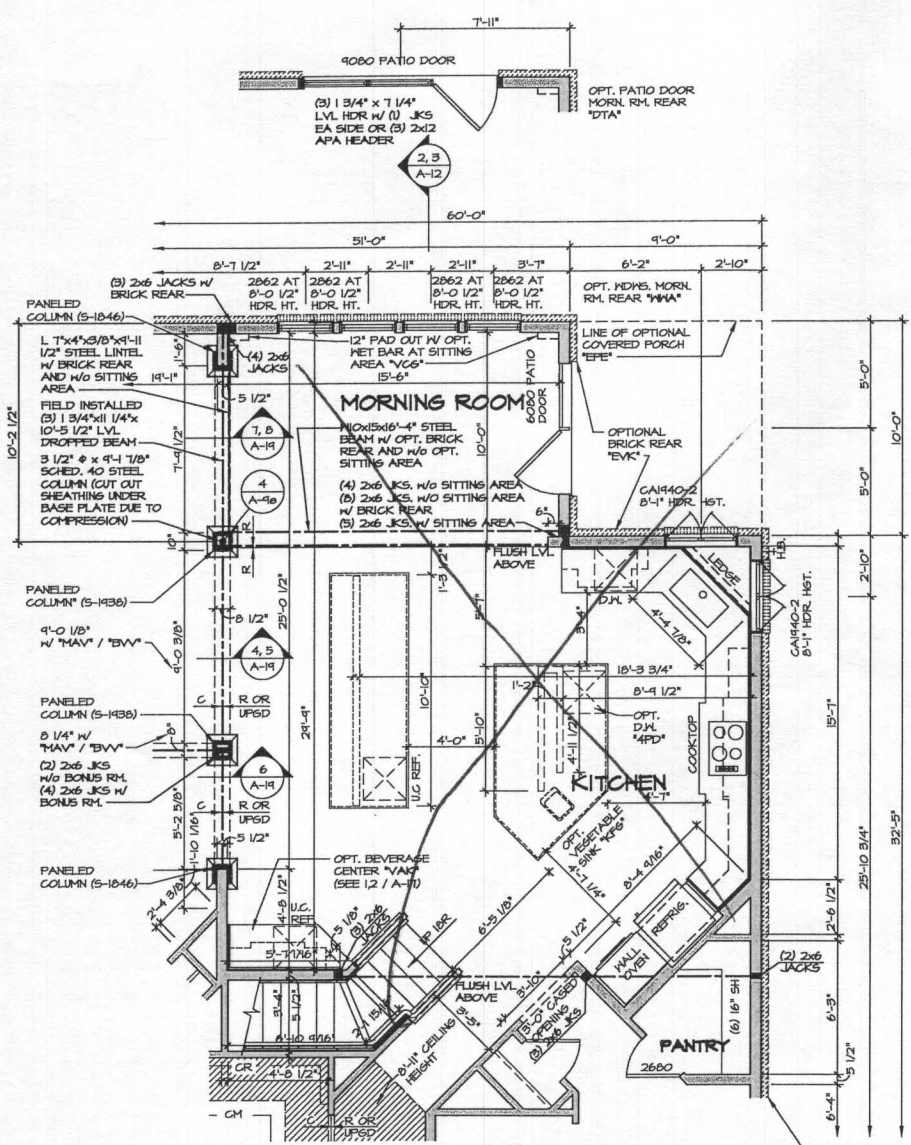
- WITH OPTION "SG1" - DRYWALL UNFINISHED BASEMENT CEILING AREA
- NOTES:
- 1/2" GYPSUM WALL BOARD REQUIRED ON CEILING IN UNFINISHED AREAS WHEN NO SPRINKLER SYSTEM IS INSTALLED.
 - A MAXIMUM AREA OF 80 SQ FT MAY BE OMITTED AS NEEDED FOR INSTALLATION OF PLUMBING, ELECTRICAL, AND/OR HVAC (TYPICALLY AN 8'-0"X8'-0" CEILING SPACE ABOVE MECHANICAL AREA).
 - PROVIDE FIRE BLOCKING AS REQUIRED AT PERIMETER OF ANY AREAS WHERE DRYWALL HAS BEEN OMITTED.

3pc. Plumbing Rough-IN

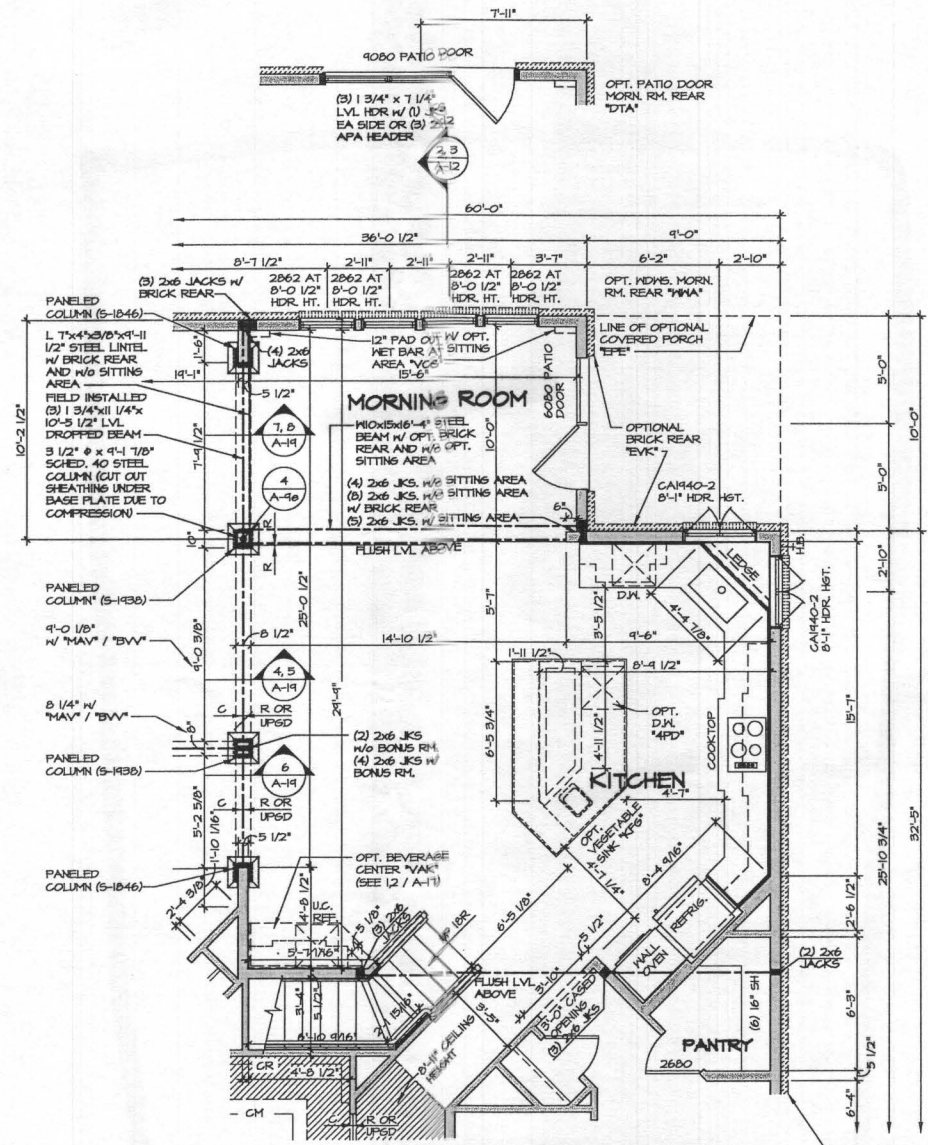
SHEET NO. A-8	MODEL CLIFTON PARK II	DRAWING TITLE BASEMENT PLAN	OPTION DESCRIPTION FULL BASEMENT	DATE 1/10/13	DRAWN BY A.J.H.	REV. NO.	DATE	REMARKS
						1	1/22/14	CEL - REVISED GRAPHICAL ERROR
						2	1/22/14	56A - ADJUST DIMENSIONS
						3	1/22/14	56A - ADJUST DIMENSIONS
46.1	OPTION DESCRIPTION FULL BASEMENT	DRAWN BY A.J.H.	DATE 1/10/13	DRAWN BY A.J.H.	DATE 1/10/13	4	1/22/14	56A - ADJUST DIMENSIONS
						5	1/22/14	56A - ADJUST DIMENSIONS
						6	1/22/14	56A - ADJUST DIMENSIONS
						7	1/22/14	56A - ADJUST DIMENSIONS
<p>REVISIONS:</p> <p>1. 1/22/14 56A - ADJUST DIMENSIONS</p> <p>2. 1/22/14 56A - ADJUST DIMENSIONS</p> <p>3. 1/22/14 56A - ADJUST DIMENSIONS</p> <p>4. 1/22/14 56A - ADJUST DIMENSIONS</p> <p>5. 1/22/14 56A - ADJUST DIMENSIONS</p> <p>6. 1/22/14 56A - ADJUST DIMENSIONS</p> <p>7. 1/22/14 56A - ADJUST DIMENSIONS</p> <p>8. 1/22/14 56A - ADJUST DIMENSIONS</p> <p>9. 1/22/14 56A - ADJUST DIMENSIONS</p>								



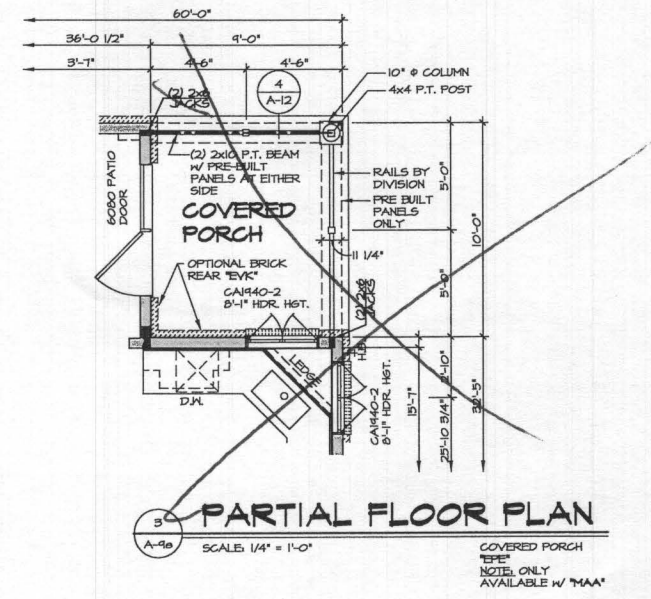
4 ATTACHMENT DETAIL
SCALE: 1/2" = 1'-0"



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



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



3 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-4 AND A-6 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.
3. ALL INTERIOR WALLS ARE 3/2"
UNLESS OTHERWISE NOTED.
4. HATCHED AREAS INDICATE
DROPPED CEILING.
5. ALL CASED OPENINGS AT 1'-11",
UNLESS OTHERWISE NOTED.
6. HANGER 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	10/27/14	CEL - ADDED DIMENSION FOR 6080 PATIO DOOR
2	11/24/14	CEL - ADDED ATTACHMENT DETAIL, 4'-6" (PAR ID 20586)
3	11/25/14	SEA - ADOT REVISIONS
4	12/15/14	SEA - ADOT REVISIONS
5	01/09/15	SEA - REVISED WOODSAIL IN REAR BRK. RM. (2488)
6	01/09/15	SEA - REVISED HALL CABINET LAYOUT AND ADDED 6" TO HALL FOR CABINETS
7	01/09/15	SEA - REVISED RIGHT REAR HSE BIB TO SIDE (2404)
8	01/09/15	SEA - FIELD ADOT REVISIONS
9	01/09/15	SEA - ADJUST HALL LOCATION AT KITCHEN SINK LEDGE
10	02/05/15	SEA - REVISED HEADR HEIGHT OF CAN440-2 KITCHEN WINDOWS (PAR ID 20572)

NVR
Architectural Services
21 Byrds Court, Suite A
Frederick, MD 21702

SET NO. 10500	VERSION 01
DRAWN BY A-JH	DATE: 1/4/15
OPTION MAA	

SHEET NO. A-90	MODEL CLIFTON PARK II	DRAWING TITLE FIRST FLOOR PARTIAL PLANS
OPTION DESCRIPTION MORNING ROOM		
52		

Brighton Mill II
 Lot 9
 13614 Curtis Vista Way

CLIFTON PARK II

Health Dept.

B18002701



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		19	21	22	24	26.1	26.2		19	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-8
FOUNDATION		35	36	37.1	37.2	37.1	41.2		39	40	40	41.1	41.1	41.2	38	38	38	42					D-11
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																D-13
FIRST FLOOR PLAN	47	48	48	44.1	44.1	44.2			47	48	48	44.1	44.1	44.2									D-14
FIRST FLOOR PLAN PARTIALS	50								50						50	53		51	51	52			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		61	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														D-28
KITCHEN PLANS - CABINET HOOD 'C'	72								72														D-28a
KITCHEN PLANS - GOURMET	74								74														D-29
KITCHEN PLANS - ISLANDS	76								76														D-30
WET BAR, LAUNDRY, CHARGING CENTER	77.1								77.1														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	80	81		80	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														
BASEMENT ELECTRICAL	88.1	88.1	88.2	88.2	88.3	88.3																	
FIRST FLOOR ELECTRICAL	89	90	90	91.1	91.1	91.2			89	90	90	91.1	91.1	91.2									
FIRST FLOOR ELECTRICAL PARTIALS	92								92						92	95							WB-1
SECOND FLOOR ELECTRICAL	96	98	98	98	98	98			96	98	98	98	98	98									WB-2
SECOND FLOOR ELECTRICAL PARTIALS	99								99														F-1
FIRST FLOOR JOIST LAYOUT	100	101	101	102	102	102			103	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	115	116	116	118	118	118			SP-3
TRUSS BRACING	119	120				120.2			119	120					115	116	116						SEP-1
BRACED WALL	121	122							121	122													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	128.2																					SEP-4
CRAWL SPACE HVAC PLAN	129								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.	1487
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.	+346
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

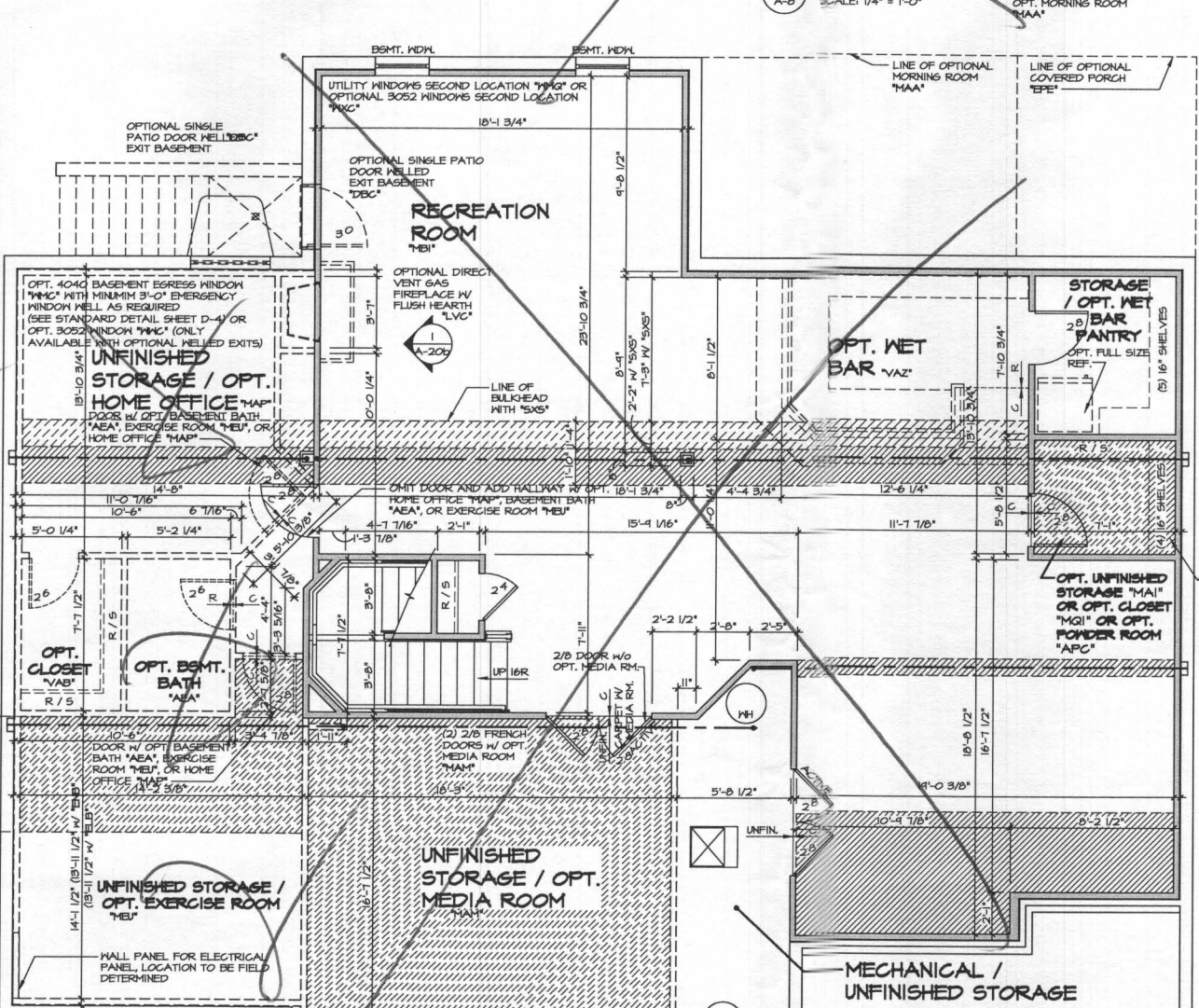
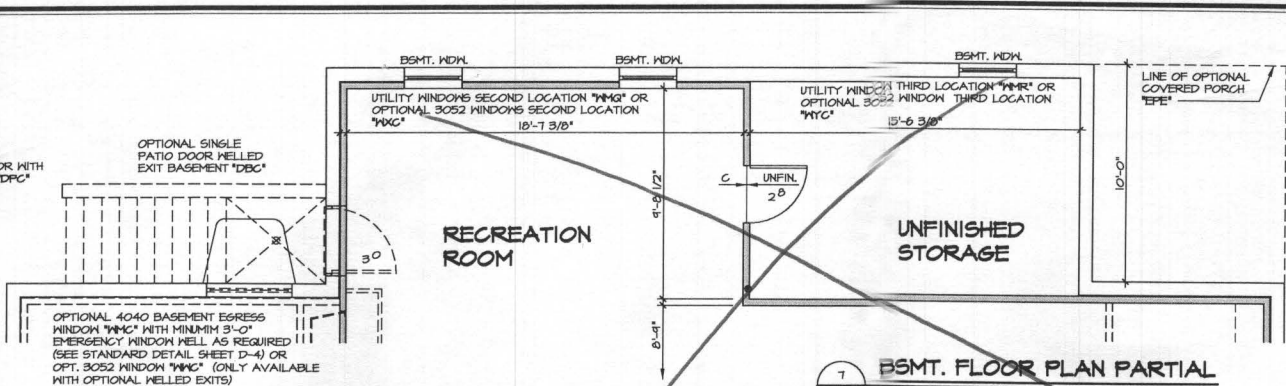
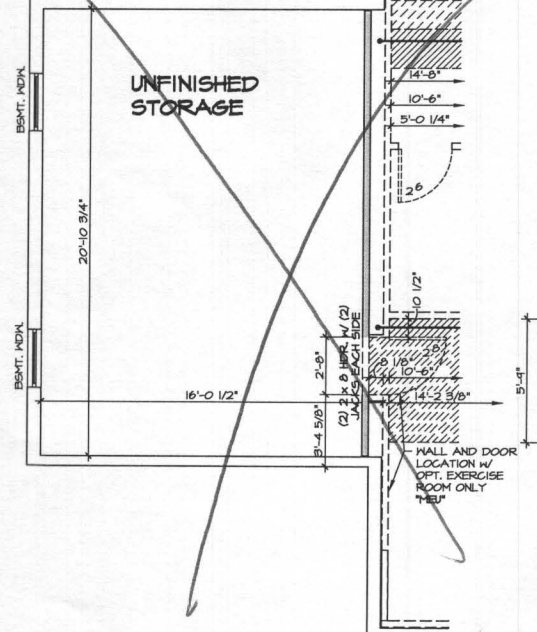
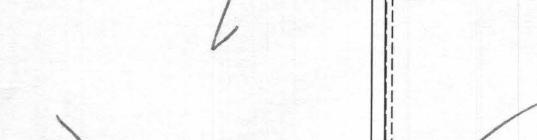
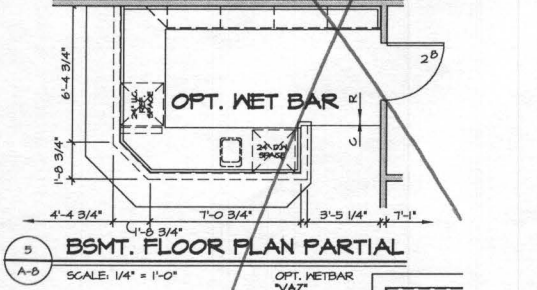
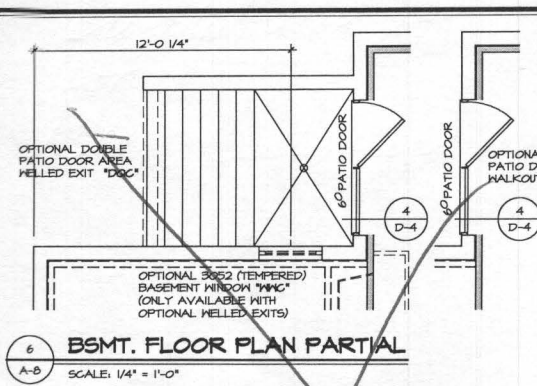
MAXIMUM FINISHED SQ. FT.		
HOUSE TOTAL	GROSS SQ. FT.	6349
**MAXIMUM SQ. FT. DOES NOT INCLUDE BASEMENT		

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.	+219

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

SET - VERSION
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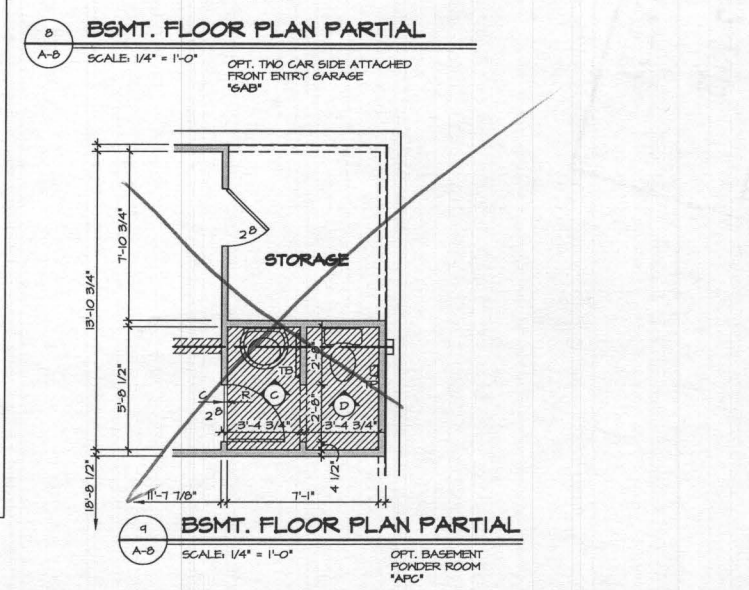
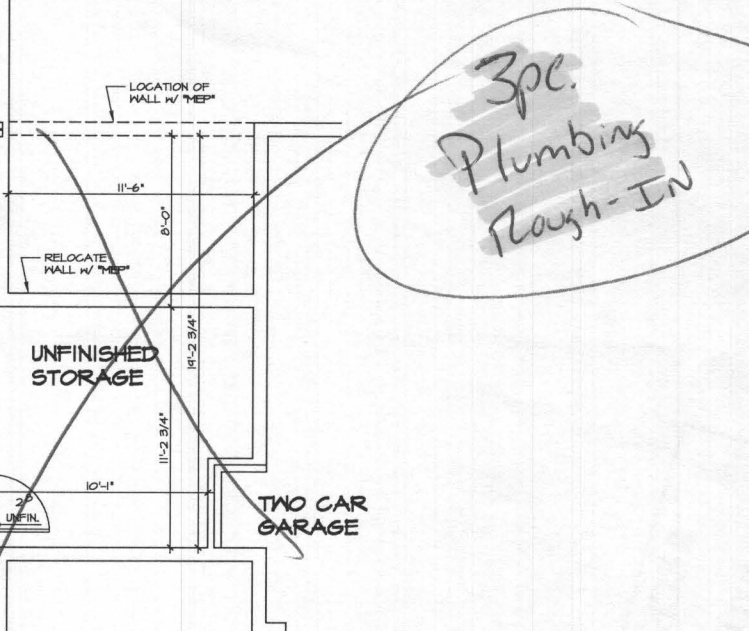
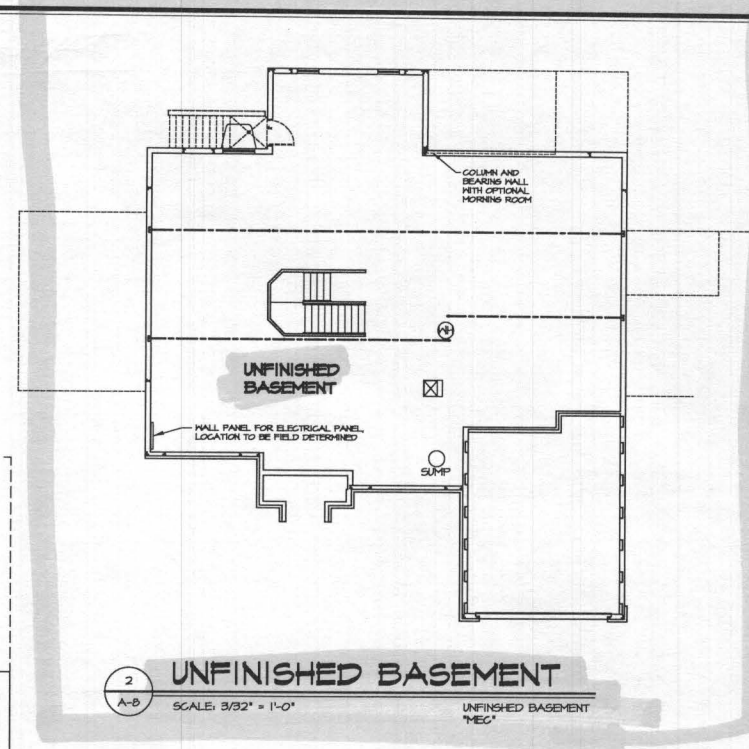
NOTES:

- 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 1'-11", UNLESS OTHERWISE NOTED.
- WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

WITH OPTION "SCI" - 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 50 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.



3pc. Plumbing Rough-In

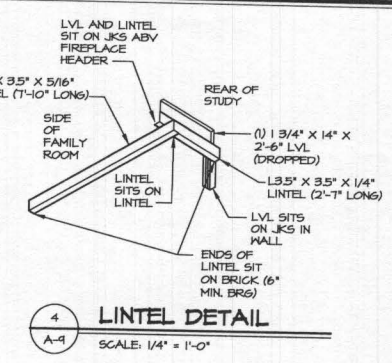
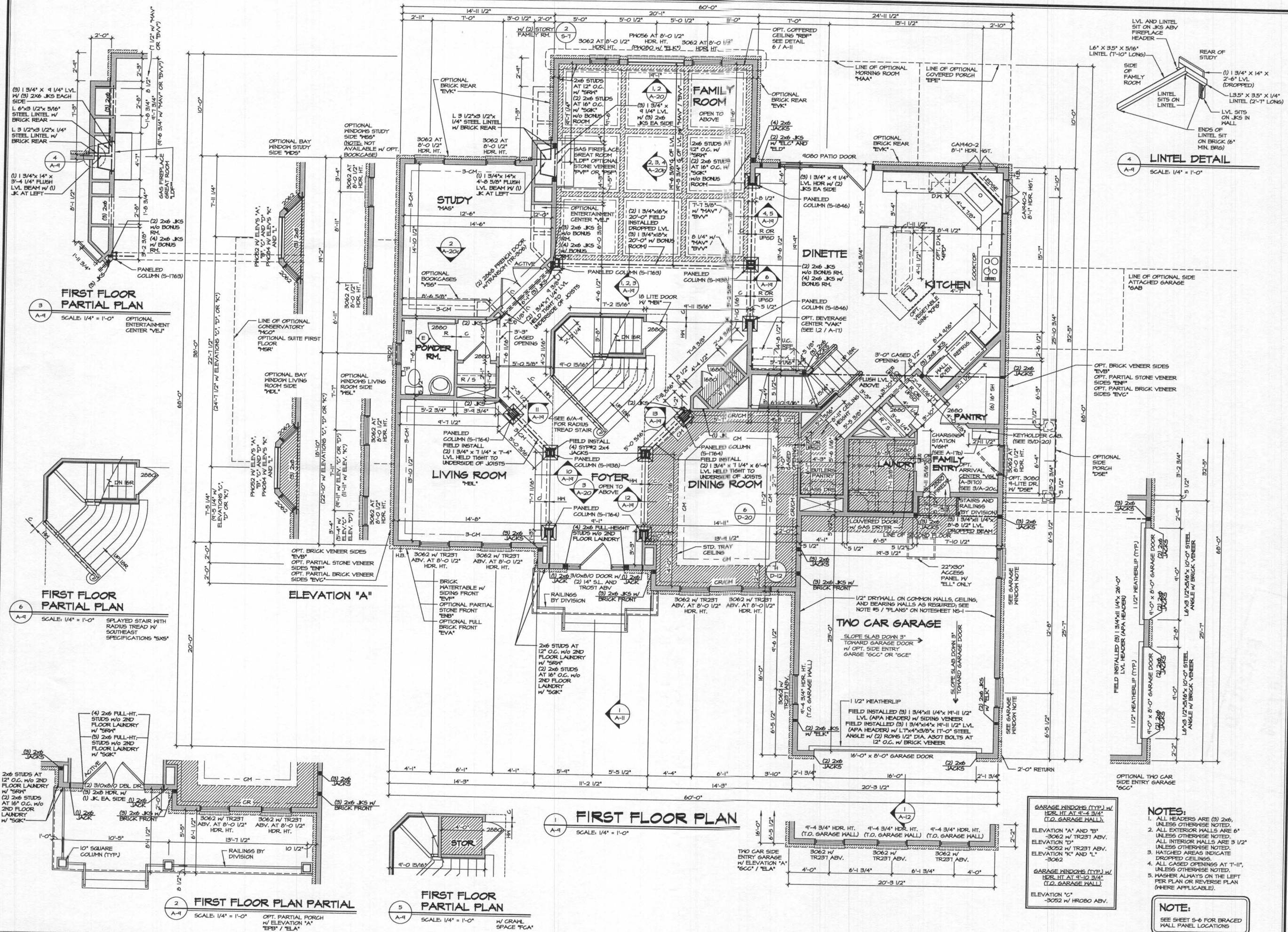
MODEL	CLIFTON PARK II	SET NO.	10300
DRAWING TITLE	BASEMENT PLAN	VERSION	01
OPTION DESCRIPTION	FULL BASEMENT	DRAWN BY	AJH
SHEET NO.	A-8	DATE	1/10/13
	46.1	OPTION	FBA

REV. NO.	DATE	REMARKS
10	10/21/14	CEL - REVISED GRAPHICAL ERROR
11	11/26/14	ISA - AUDIT REVISIONS
12	12/29/14	BPA - ADDED THE HOURS OR TO (D) OPTIONS AT POWDER ROOM PAR 24966
13	10/27/15	ASJ - ADDED DIM. TO THE CENTERLINE OF OPT. 3052 WIND IN DETAIL 6 (PAR 44818)
14	4/29/14	DAS - TUB CONVERSION
15	4/29/14	DPA - ADDED "SCI" NOTE
16	5/27/14	APB - ADDED "WAS" BULKHEAD
17	6/27/14	ALR - REPLACED (7) JKS AT MORNING ROOM W/ COLUMN (PAR 42489A)
18	8/14/14	CVB - TURNED ON LAYERS THAT SHOW DOOR SIZE AND DIMENSIONS

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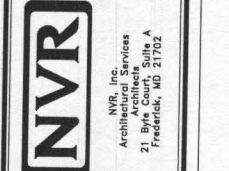


NOTES:

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. HATCHED AREAS INDICATE DROPPED CEILING.
5. ALL CASED OPENINGS AT T-11, UNLESS OTHERWISE NOTED.
6. HATCHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

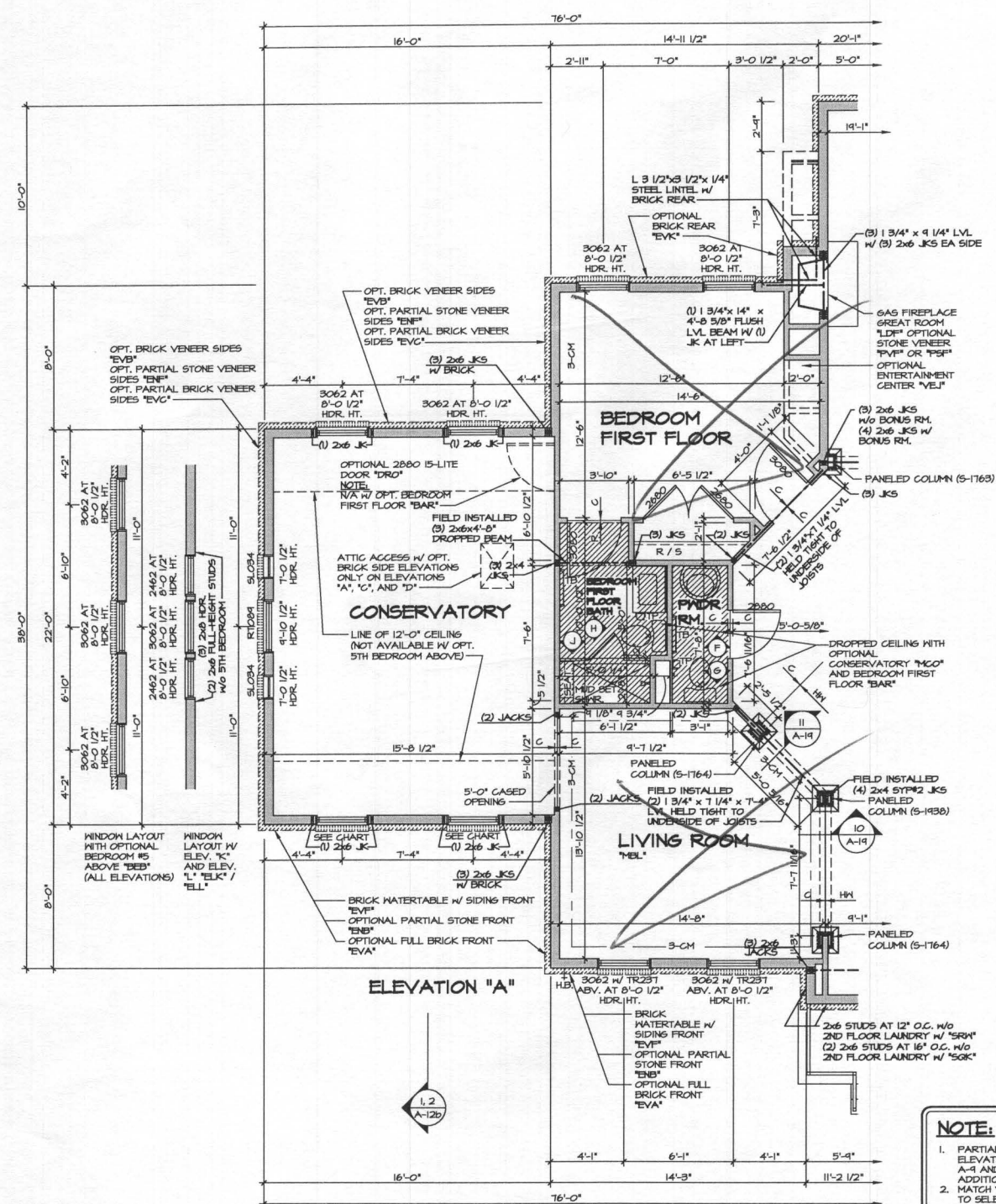
NOTE:
SEE SHEET S-6 FOR BRACED WALL PANEL LOCATIONS

REV. NO.	DATE	REMARKS
1	7/16/15	ASB - MOVED RIGHT REAR HOSE BIE TO SIDE (R424-4)
2	8/16/15	GLS - REVISED FIREDOOR INTO GARAGE TO A 2000 (PAR ID 34829)
3	8/16/15	ASB - REVISED CHASE BEHIND BUTLERS PANTRY TO BE BY DEEPER (R4293)
4	8/16/15	SPH - REVISED ELEV. W/ TYP. PORCH COLUMNS TO SQUARE PER DWR #102
5	9/16/15	SPH - REVISED GARAGE SLAB HEIGHT
6	12/16/15	SPH - ADDED JACKS FOR BLK GARAGE SIDERS (PAR #41623)
7	12/16/15	SPH - REVISED FIREPLACES TO BE CENTERED ON COFFERED CEILING
8	2/10/17	ASB - ADJUST HALL LOCATION AT KITCHEN SINK LEDGE
9	2/28/16	ASB - MOVED REAR WALL OF LAUNDRY ROOM TO EXTEND BY 1/2" (PAR #52958)



MODEL	CLIFTON PARK II
SHEET NO.	A-9
SET NO.	10300
VERSION	01
DRAWN BY	A-JH
DATE	12/7/12
OPTION	
DRAWING TITLE	FIRST FLOOR PLAN
OPTION DESCRIPTION	
SHEET NO.	47

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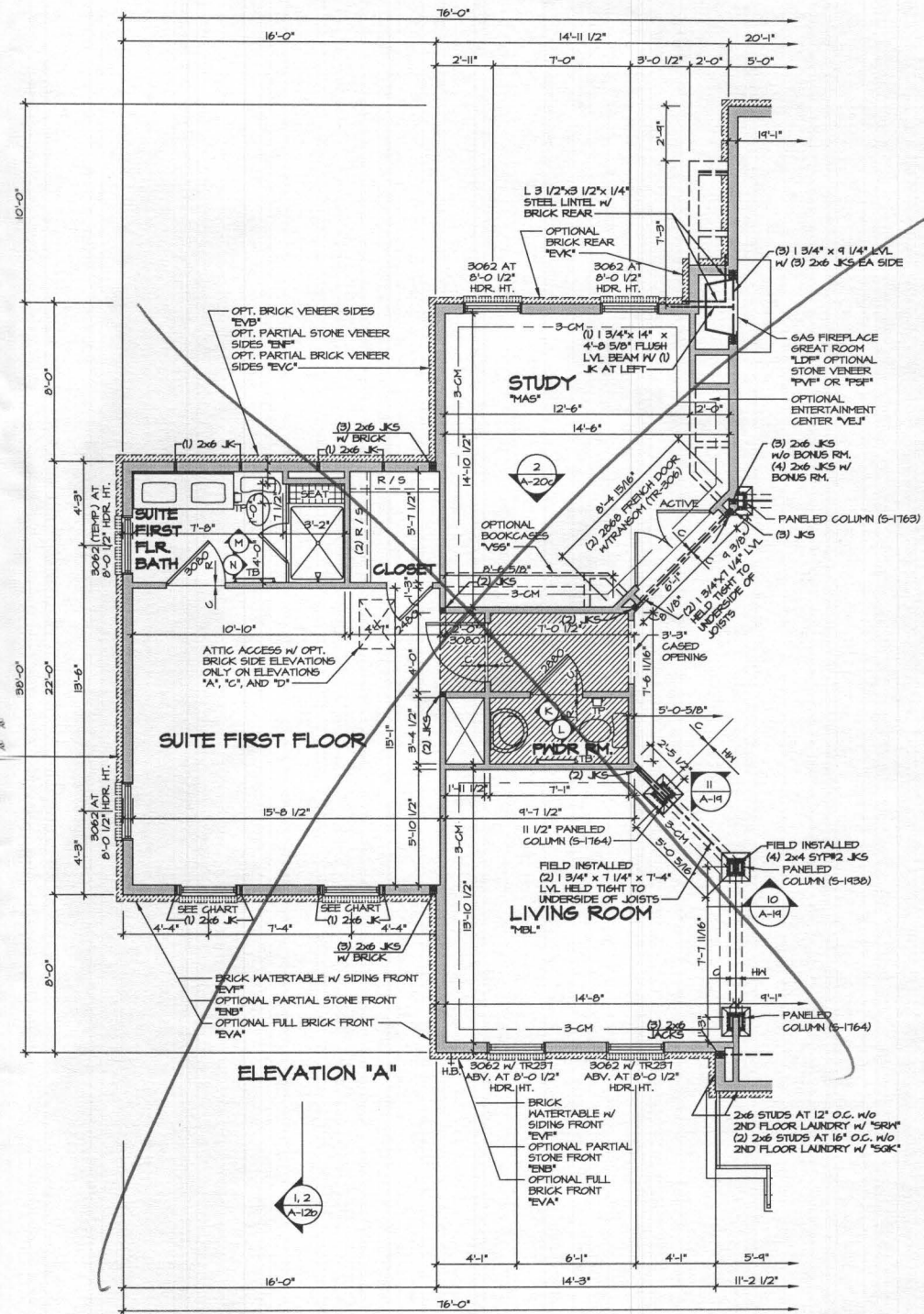


1 PARTIAL FLOOR PLAN
SCALE: 1/4" = 1'-0"

CONSERVATORY
"MCO"
SHOWN WITH FIRST
FLOOR BEDROOM
"BAR"
NOTE:
CONSERVATORY
N/A W/ OPT.
LIBRARY "MAT"

FRONT WINDOWS OF CONSERVATORY OR SUITE FIRST FLOOR (TYP.) W/ STANDARD FOUR BEDROOM PLAN AT T-0 1/2" HDR. HT.	FRONT WINDOWS OF CONSERVATORY OR 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'	ELEVATION 'D'
	-3052 W/ TR231 ABV.

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.



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

SUITE FIRST FLOOR
"MSR"
NOTE: N/A W/ BEDROOM
FIRST FLOOR "BAR"

- 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 T-11", UNLESS OTHERWISE NOTED.
 - MASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

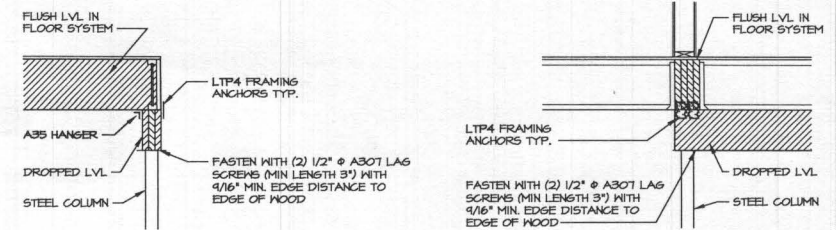
NOTE:
SEE SHEET S-6 FOR BRACED
HALL PANEL LOCATIONS

REV. NO.	DATE	REMARKS
10	10/17/05	1998 - SHIFTED WINDOWS FOR SUITE FIRST FLOOR, "MSR". 2" PAR. 3027
11	4/20/05	1998 - PAR. 82426 - ROTATED JACKS IN FOTER COLUMNS & REVISED TO FIELD INSTALLED
12	10/25/05	1998 - 2012 V.A. CODE UPDATE
13	12/24/06	1998 - PAR. 84205 - CREATED PARTIAL FOR BAR / REVISED GIRT LAYOUT 4x61 FOR BAR
14	2/21/07	1998 - PROJECT #189 - ADDED COUNTERTOP LAYOUT FOR OWNERS BATH
15	4/24/14	1915 - ADJUSTED HALLS AT STUDY BOOKCASE AREA
16	5/10/14	1914 - PAR. 8 29948 (ASPECT ATTIC ACCESS)
17	5/10/14	1914 - ADDED ELEVATION "L" TO SET
18	8/19/14	1914 - REVISED FULL COLUMN FROM 5-11/2 TO 5-9/8 (PAR. 82426)

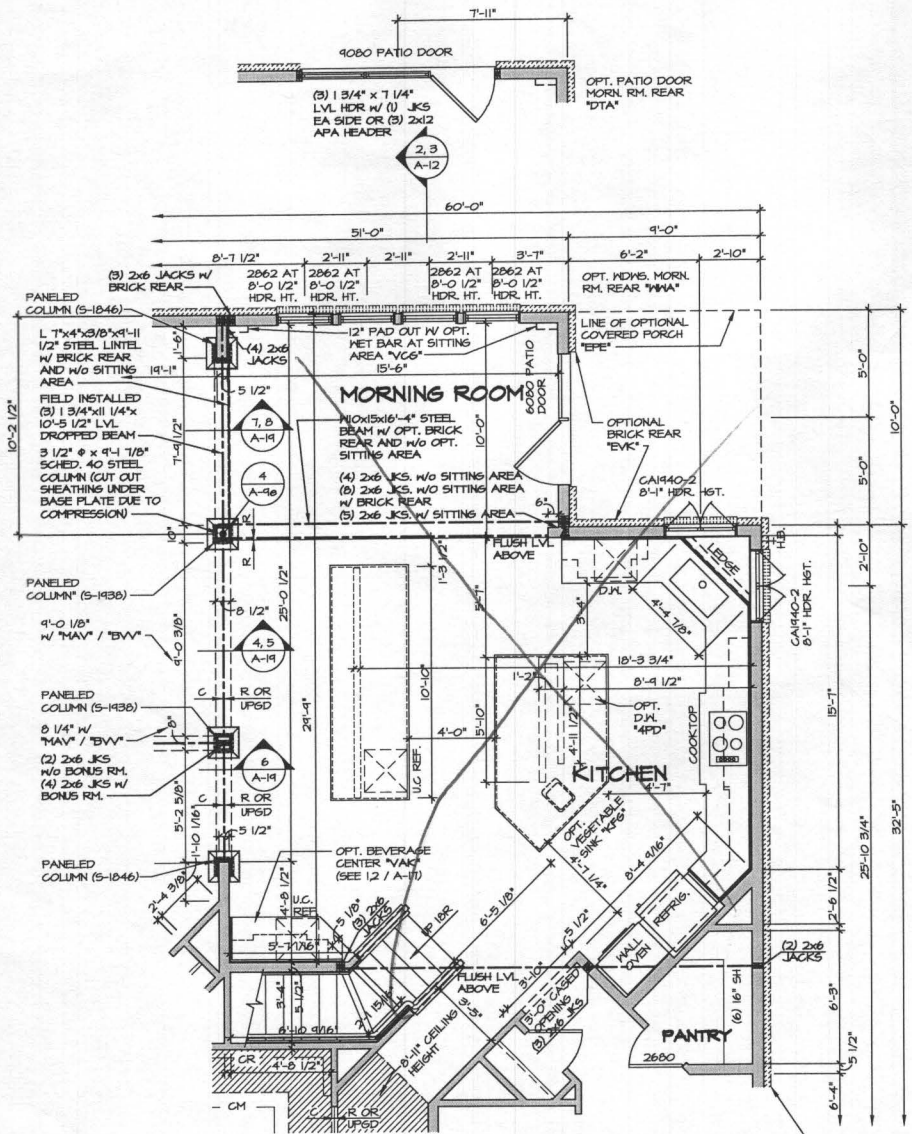
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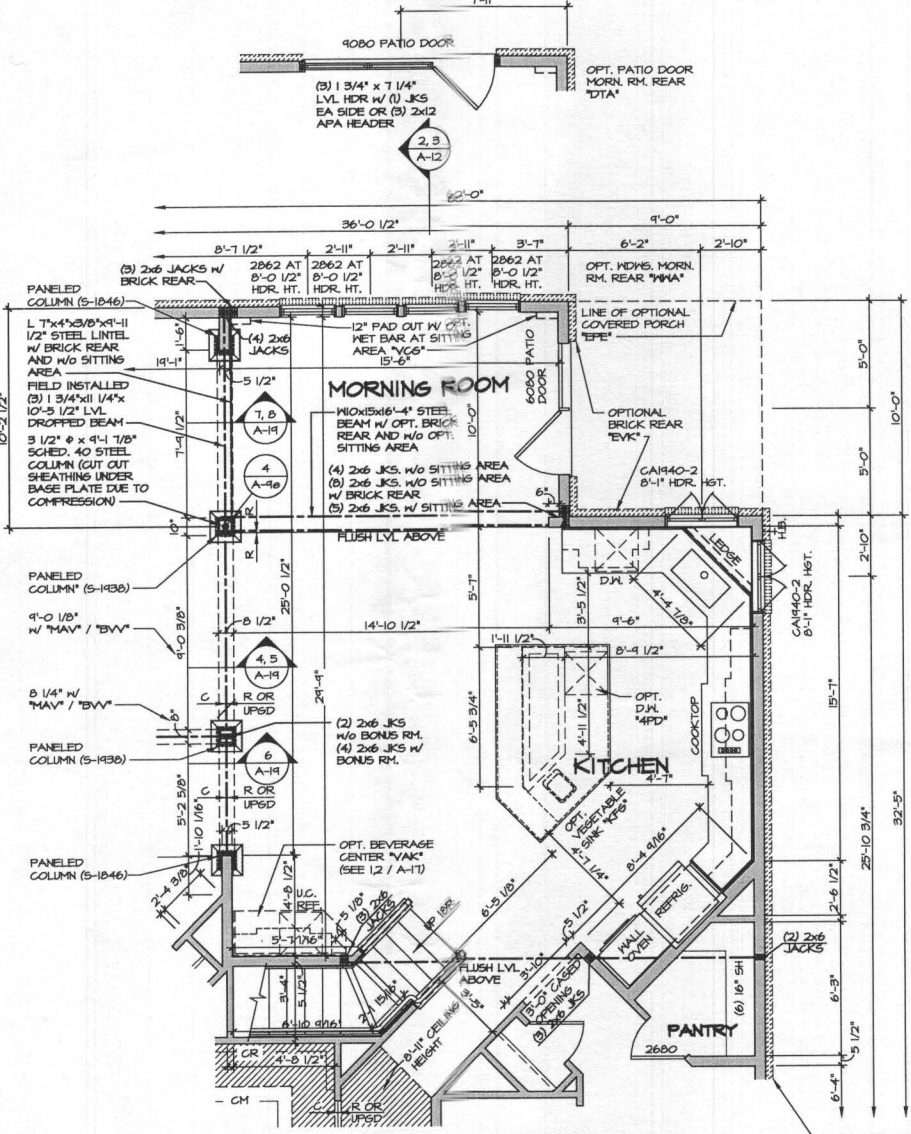
SHEET NO.	MODEL	SET NO.	DATE
A-9d	CLIFTON PARK II	10500	1/2/13
DRAWING TITLE	OPTION DESCRIPTION	DRAWN BY	DATE
FIRST FLOOR PARTIAL PLANS	CONSERVATORY	AJH	1/2/13
	SUITE FIRST FLOOR	MCO	
		MSR	



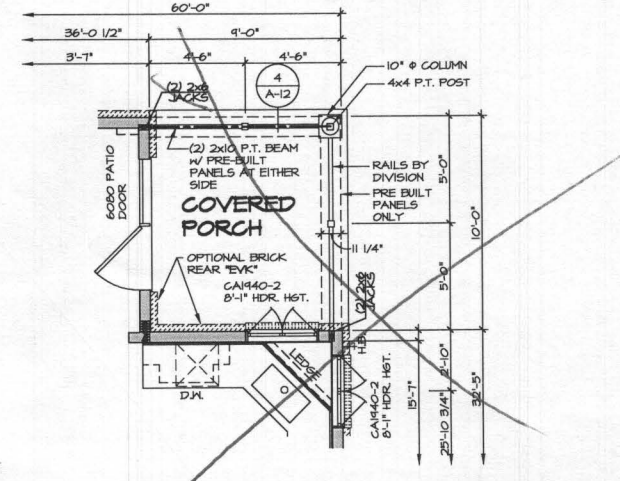
4 ATTACHMENT DETAIL
SCALE: 1/2" = 1'-0"



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



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



3 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-4 AND A-9b FOR ADDITIONAL INFORMATION.
2. MATCH VENEER ACCORDING TO SELECTED ELEVATION.

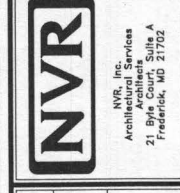
NOTES:
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3. HATCHED AREAS INDICATE DROPPED CEILINGS.
4. ALL CASED OPENINGS AT 7'-11", UNLESS OTHERWISE NOTED.
5. WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

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

REV. NO.	DATE	DESCRIPTION
1	10/27/14	CEL - ADDED DIMENSION FOR 9080 PATIO DOOR
2	10/27/14	GLS - ADDED ATTACHMENT DETAIL 4-A-16 (PAR ID 28256)
3	10/27/14	SEA - ADOT REVISIONS
4	10/27/14	SEA - REVISED HORIZONTAL LINE BEHIND STAIR (PAR 24189)
5	10/27/14	SEA - REVISED WALL LABEL LAYOUT AND ADDED 6" TO HALL FOR CABINETS
6	10/27/14	SEA - MOVED RIGHT REAR DOOR TO SIDE (PAR 24044)
7	10/27/14	SEA - FIELD ADOT REVISIONS
8	10/27/14	SEA - ADJUST WALL LOCATION AT KITCHEN SINK LEGGE
9	10/27/14	SEA - REVISED HEADER HEIGHT OF GARAGE-2 KITCHEN WINDOWS (PAR ID 28252)

REV. NO.	DATE	DESCRIPTION
10	10/27/14	CEL - ADDED DIMENSION FOR 9080 PATIO DOOR
11	10/27/14	GLS - ADDED ATTACHMENT DETAIL 4-A-16 (PAR ID 28256)
12	10/27/14	SEA - ADOT REVISIONS
13	10/27/14	SEA - REVISED HORIZONTAL LINE BEHIND STAIR (PAR 24189)
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18	10/27/14	SEA - REVISED HEADER HEIGHT OF GARAGE-2 KITCHEN WINDOWS (PAR ID 28252)

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SET NO. 10300	VERSION 01	DRAWN BY A-JH	DATE: 1/4/15
SHEET NO. A-9b	CLIFTON PARK II FIRST FLOOR PARTIAL PLANS		OPTION MAA
DRAWING TITLE			DESCRIPTION MORNING ROOM
PROJECT TITLE			10300_01.PLT - MAA.dwg - 02/11/17 - 1201.plt
SHEET NO. A-9b			52

CLIFTON PARK II



NVR, Inc.
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 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		19	21	22	24	26.1	26.2		19	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		35 36	36	37.1	37.2	37.1	41.2		39	40	40	41.1	41.1	41.2	38 42	38 42	38 42	38 42			D-12
HOLD DOWN DETAILS		43							43												D-12b
PLUMBING GROUND WORKS		44							45												D-12c
BASEMENT PLAN		46.1	46.1	46.2	46.2	46.3	46.3		47												D-13
FIRST FLOOR PLAN		47	48	48	49.1	49.1	49.2		47	48	48	49.1	49.1	49.2							D-14
FIRST FLOOR PLAN PARTIALS		50							50						50	53					D-15
SECOND FLOOR PLAN		54	56	56	56	56	56		54	56	56	56	56	56			51	51	52		D-15a
SECOND FLOOR PLAN PARTIALS		57							57										55		D-16
BUILDING SECTION AT FOYER		58							58												D-16a
BUILDING SECTION AT GARAGE		60							60						60				60		D-17
STAIR SECTION (FRONT STAIR) - STANDARD		62 63							62 63												D-17a
STAIR SECTION (FRONT STAIR) -UPGRADE		64 65							64 65												D-17b
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-22b
KITCHEN PLANS - CABINET HOOD "B"		70							70										71		D-23
KITCHEN PLANS - CABINET HOOD "C"		72							72										73		D-23a
KITCHEN PLANS - GOURMET		74							74										75		D-23b
KITCHEN PLANS - ISLANDS		76							76												D-24
WET BAR, LAUNDRY, CHARGING CENTER		77 78							77 78												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-40b
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														
FIRST FLOOR ELECTRICAL		89	90	90	91.1	91.1	91.2		89	90	90	91.1	91.1	91.2							
FIRST FLOOR ELECTRICAL PARTIALS		92							92												
SECOND FLOOR ELECTRICAL		96	98	98	98	98	98		96	98	98	98	98	98			93	93	94		WB-1
SECOND FLOOR ELECTRICAL PARTIALS		99							99											47	WB-2
FIRST FLOOR JOIST LAYOUT		100	101	101	102	102	102		103	104	104	105	105	105			100 103	100 103	100 103		F-1
SECOND FLOOR JOIST LAYOUT		106	108	108	109	109	109		106	108	108	109	109	109						107	SP-1
ROOF FRAMING		110	111	112	113	114.1	114.2		110	111	112	113	114.1	114.2	115 117	116 117.2					SP-2
TRUSS BRACING		119 120					120.2		119 120					120.2							SP-3
BRACED WALL		121 122							121 122												SEP-1
ROOF VENTILATION		123	124	125	126	127.1	127.2		123	124	125	126	127.1	127.2							SEP-2
BASEMENT HVAC PLAN		128.1 128.2																			SEP-3
CRAWL SPACE HVAC PLAN		129							129												SEP-4
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.	6349
-------------	---------------	------

**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.	+219

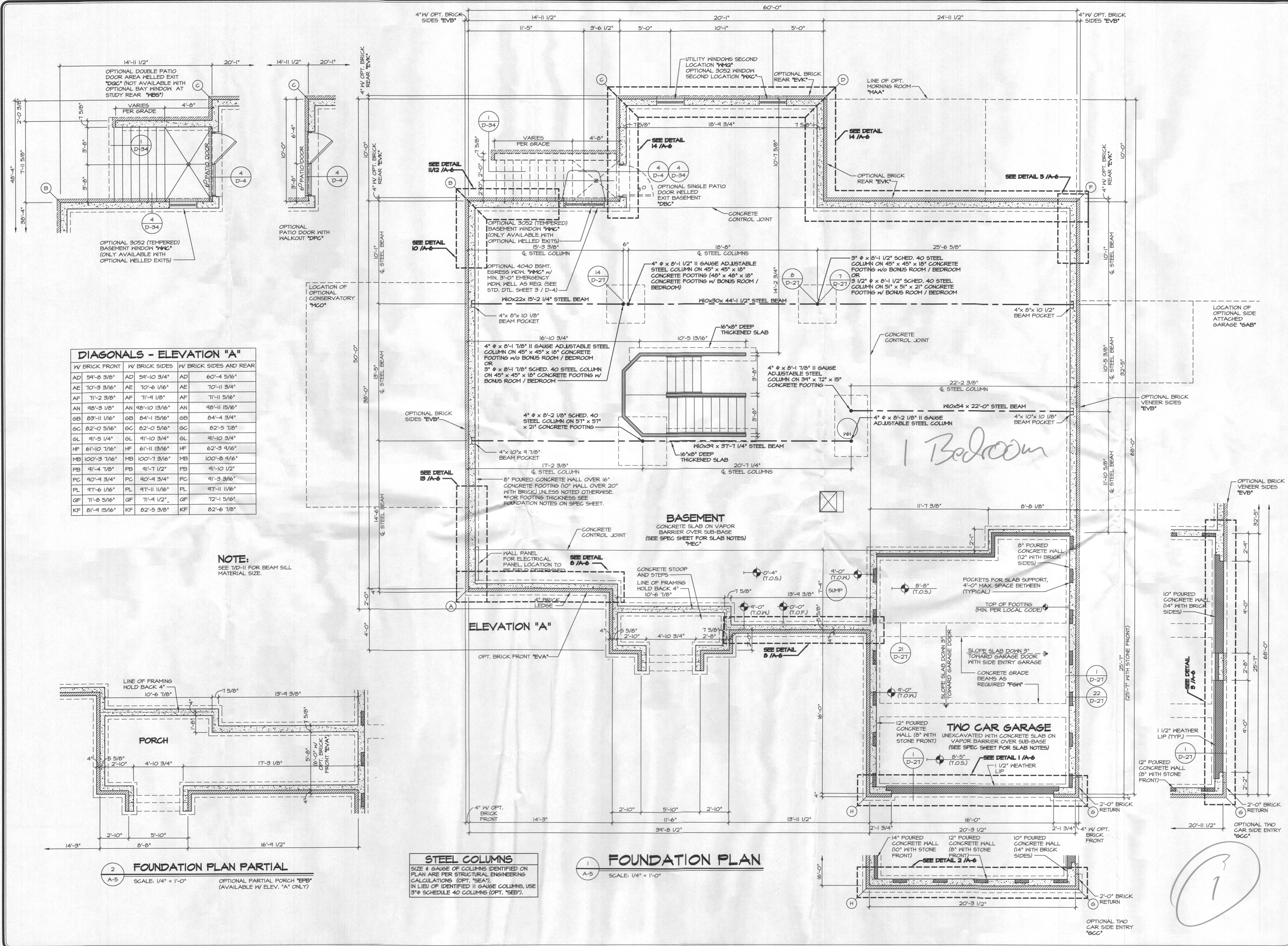
FOOTPRINT

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

SET - VERSION
10300-01

CS-1

*Brighton Mill
 Lot 9
 5 bedrooms*



DIAGONALS - ELEVATION "A"

W/ BRICK FRONT	W/ BRICK SIDES	W/ BRICK SIDES AND REAR
AD 5'-8 3/8"	AD 5'-10 3/4"	AD 6'-0 5/16"
AE 7'-0 3/16"	AE 7'-0 6 1/16"	AE 7'-0 11 3/4"
AF 7'-1 2 3/8"	AF 7'-1 9 1/8"	AF 7'-1 11 5/16"
AN 9'-8 3 1/8"	AN 9'-8 10 13/16"	AN 9'-8 11 15/16"
OB 8'-3 1/16"	OB 8'-4 1 15/16"	OB 8'-4 4 3/4"
OC 8'-2 0 5/16"	OC 8'-2 0 5/16"	OC 8'-2 5 7/8"
OL 9'-1 5 1/4"	OL 9'-1 10 3/4"	OL 9'-1 10 3/4"
OF 6'-1 10 7/16"	OF 6'-1 11 13/16"	OF 6'-2 3 9/16"
OG 10'-3 7/16"	OG 10'-0 7 3/16"	OG 10'-0 8 9/16"
PH 9'-1 4 7/8"	PH 9'-1 7 1/2"	PH 9'-1 10 1/2"
PI 9'-0 4 3/4"	PI 9'-0 4 3/4"	PI 9'-1 3 3/16"
PL 9'-7 6 1/16"	PL 9'-7 11 11/16"	PL 9'-7 11 11/16"
QF 7'-1 8 5/16"	QF 7'-1 9 1/2"	QF 7'-2 1 5/16"
KF 8'-1 4 15/16"	KF 8'-2 5 3/8"	KF 8'-2 6 7/8"

NOTE:
SEE T/D-II FOR BEAM SILL MATERIAL SIZE.

FOUNDATION PLAN PARTIAL
SCALE: 1/4" = 1'-0"
OPTIONAL PARTIAL PORCH "EPB" (AVAILABLE W/ ELEV. "A" ONLY)

STEEL COLUMNS
SIZE 4 GAUGE OF COLUMNS IDENTIFIED ON PLAN ARE PER STRUCTURAL ENGINEERING CALCULATIONS (OPT. "SEA"). IN LIEU OF IDENTIFIED 11 GAUGE COLUMNS, USE 3" SCHEDULE 40 COLUMNS (OPT. "SEB").

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

REVISIONS

REV. NO.	DATE	REMARKS
1	12/7/15	955 - PAR #56394 - REVISED GARAGE SLAB HEIGHT
2	12/12/15	155 - UPDATED INH. LOCATION TO MATCH PLANS (PAR #20964)
3	1/9/14	155 - PORCH DIMENSION REVISIONS
4	8/2/14	CVB - FIXED WINDOW OPTION THAT WAS CALLED OUT PREVIOUS
5	10/21/14	CEL - REVISED STANCHIONS AND BEAM POCKETS TO STANDARDS
6	10/24/14	EL6 - REMOVED TAPEED NOTE FORM PLANS (PAR#2502)
7	11/25/14	56A - AUDIT REVISIONS
8	11/25/14	56A - AUDIT REVISIONS
9	11/25/14	56A - AUDIT REVISIONS
10	9/15/15	56A - FIELD AUDIT REVISIONS

MODEL CLIFTON PARK II
DRAWING TITLE FOUNDATION PLAN
DATE 1/8/13
OPTION FBA
FOUNDATION DESCRIPTION FULL BASEMENT FOUNDATION

SCALE 1/4" = 1'-0"

DATE 12/08/15

PROJECT CLIFTON PARK II 10300_011_FDN.FB.dwg

