

CLIFTON PARK II



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

	FULL BASEMENT							CRAWL SPACE							ATTACHED GARAGES				OPTIONAL ROOMS				DETAILS STANDARD
	STD. DIMS.	ELEV. "A"	ELEV. "B"	ELEV. "C"	ELEV. "D"	ELEV. "K"	ELEV. "L"	STD. DIMS.	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		
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FRONT ELEVATIONS - BRICK		4		7	8				4		7	8									D-3		
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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		
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BASEMENT ELECTRICAL		88.1	88.1	88.2	88.2	88.3	88.3																
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FIRST FLOOR ELECTRICAL PARTIALS	92							92							92	95							
SECOND FLOOR ELECTRICAL	96	98	98	98	98	98		96	98	98	98	98	98										
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FIRST FLOOR JOIST LAYOUT	100	101	101	102	102	102		100	103														
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ROOF FRAMING	110	111	112	113	114.1	114.2		110	111	112	113	114.1	114.2	115	117	116	117.2						
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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.	+348
2ND FLOOR LAUNDRY		
- ELEVATION "A"	GROSS SQ. FT.	+105
- ELEVATION "B"	GROSS SQ. FT.	+125
- ELEVATION "C"	GROSS SQ. FT.	+129
- 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

Brighton Mill II - Lot 5
 13619 Curtis Vista Way
 Clifton Park ELEV. A
 Morning room + 3 Car Garage

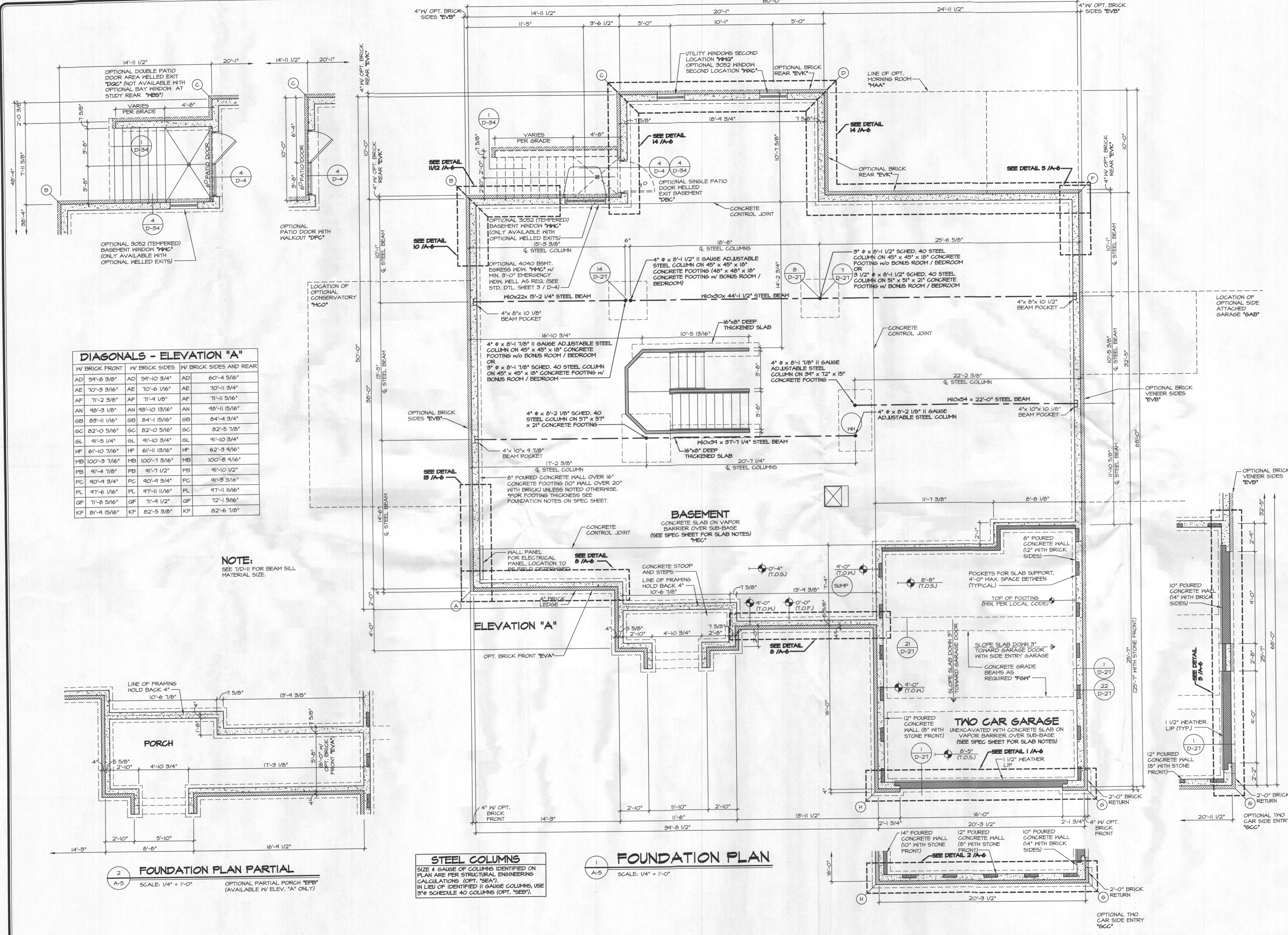
FOOTPRINT

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

SET - VERSION
 10300-01

CS-11

6 BEDROOMS TOTAL



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 4 5/16"
AE 7'-0 3 3/16"	AE 7'-0 6 1/16"	AE 7'-0 11 3/4"
AF 7'-1 2 3/8"	AF 7'-1 4 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"
GB 8'-3 11 1/16"	GB 8'-4 1 15/16"	GB 8'-4 4 3/4"
GC 8'-2 0 5/16"	GC 8'-2 0 5/16"	GC 8'-2 5 7/8"
GL 9'-1 5 1/4"	GL 9'-1 10 3/4"	GL 9'-1 10 3/4"
HF 6'-1 10 7/16"	HF 6'-1 11 13/16"	HF 6'-2 3 9/16"
MB 10'-3 7/16"	MB 10'-7 3/16"	MB 10'-8 4/16"
PB 9'-4 7/8"	PB 9'-1 1/2"	PB 9'-1 10 1/2"
PC 9'-0 4 3/4"	PC 9'-0 4 3/4"	PC 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 4 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 7/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 & GAUGE OF COLUMNS IDENTIFIED ON PLAN ARE PER STRUCTURAL ENGINEERING CALCULATIONS (OPT. "SEA").
IN LIEU OF IDENTIFIED II GAUGE COLUMNS, USE 3" SCHEDULE 40 COLUMNS (OPT. "SEB").

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

REMARKS

12/7/15 585 - PAR 892894 - REVISED GARAGE SLAB HEIGHT
12/7/15 585 - UPDATED ALL DIMENSION REVISIONS TO MATCH PLANS (PAR 820896)
1/14/14 565 - REVISION DIMENSION REVISIONS
8/21/14 619 - FIXED WINDOW OPTION THAT WAS CALLED OUT WRONG
10/21/14 619 - REVISED STANCHIONS AND BEAM POCKETS TO STANDARDS
11/25/14 566 - AUDIT REVISIONS
1/9/15 585 - REVISED 2'-0" BRICK RETURN AT FRONT LEFT SIDE (PAR. 30219)
4/29/15 698 - FIELD AUDIT REVISIONS

REV. NO. **DATE**

1 12/7/15
2 12/7/15
3 1/14/14
4 8/21/14
5 10/21/14
6 11/25/14
7 1/9/15
8 4/29/15

REVISIONS

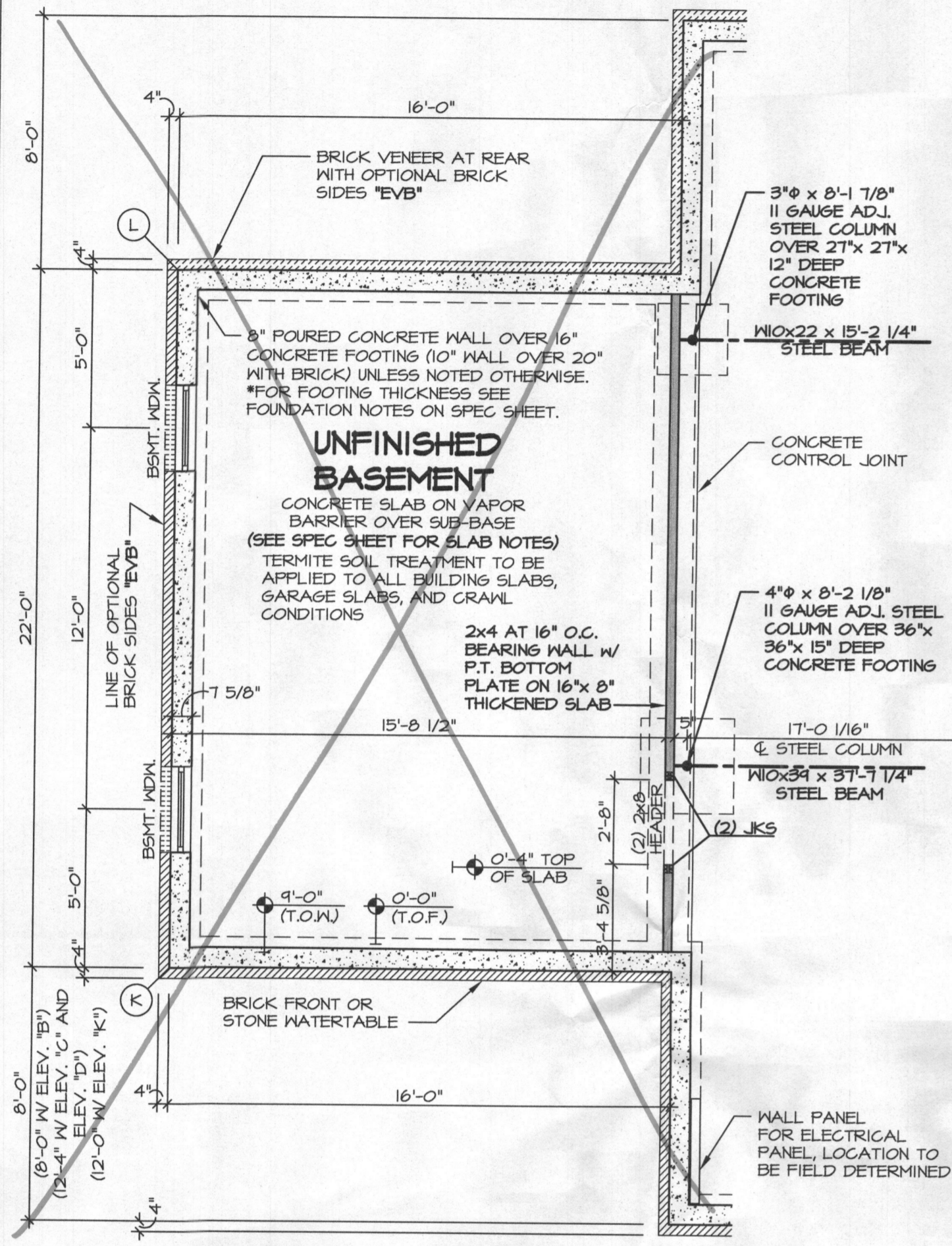
1 12/7/15 585 - PAR 892894 - REVISED GARAGE SLAB HEIGHT
2 12/7/15 585 - UPDATED ALL DIMENSION REVISIONS TO MATCH PLANS (PAR 820896)
3 1/14/14 565 - REVISION DIMENSION REVISIONS
4 8/21/14 619 - FIXED WINDOW OPTION THAT WAS CALLED OUT WRONG
5 10/21/14 619 - REVISED STANCHIONS AND BEAM POCKETS TO STANDARDS
6 11/25/14 566 - AUDIT REVISIONS
7 1/9/15 585 - REVISED 2'-0" BRICK RETURN AT FRONT LEFT SIDE (PAR. 30219)
8 4/29/15 698 - FIELD AUDIT REVISIONS

MODEL CLIFTON PARK II
DRAWING TITLE FOUNDATION PLAN
OPTION FULL BASEMENT FOUNDATION

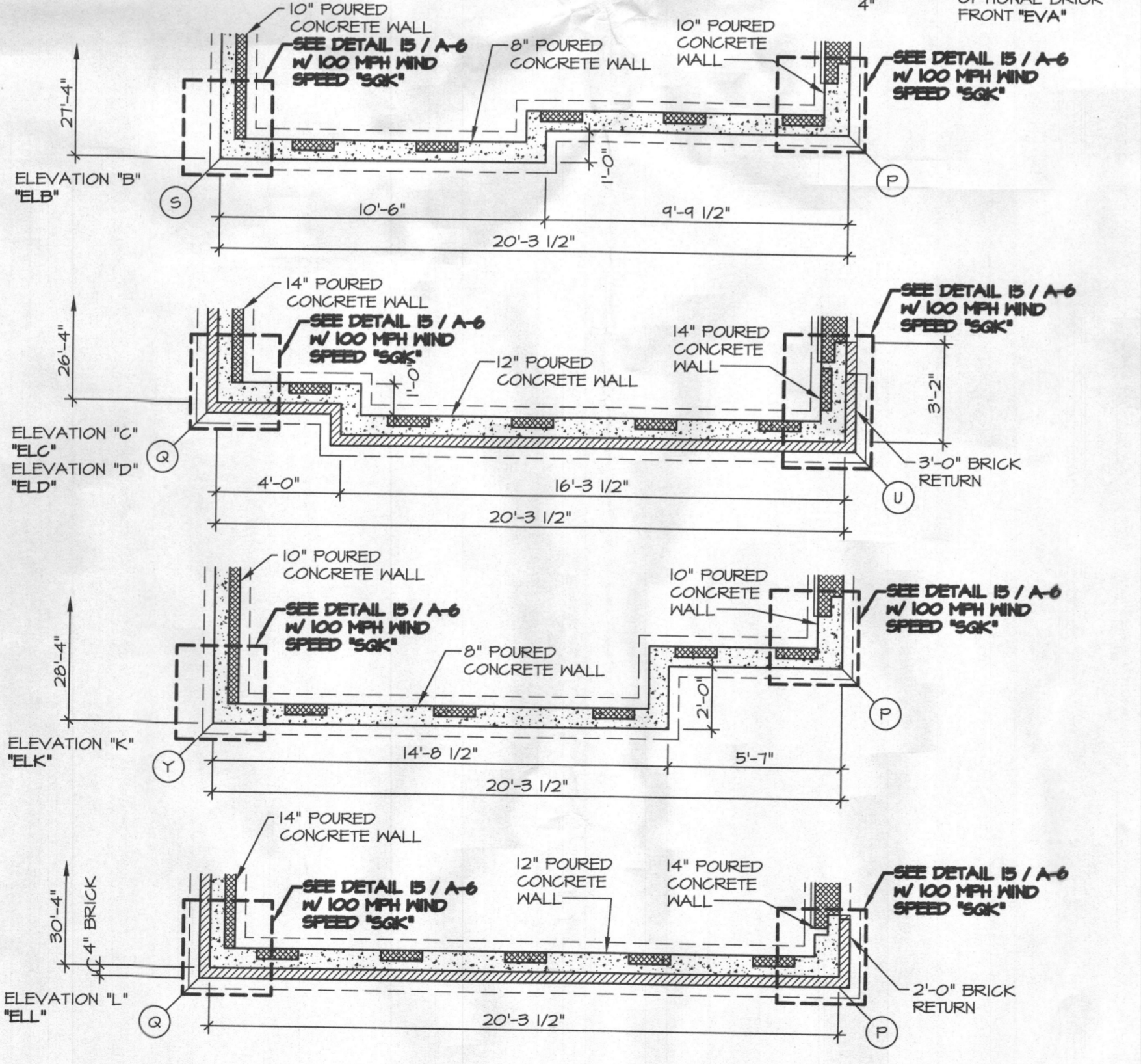
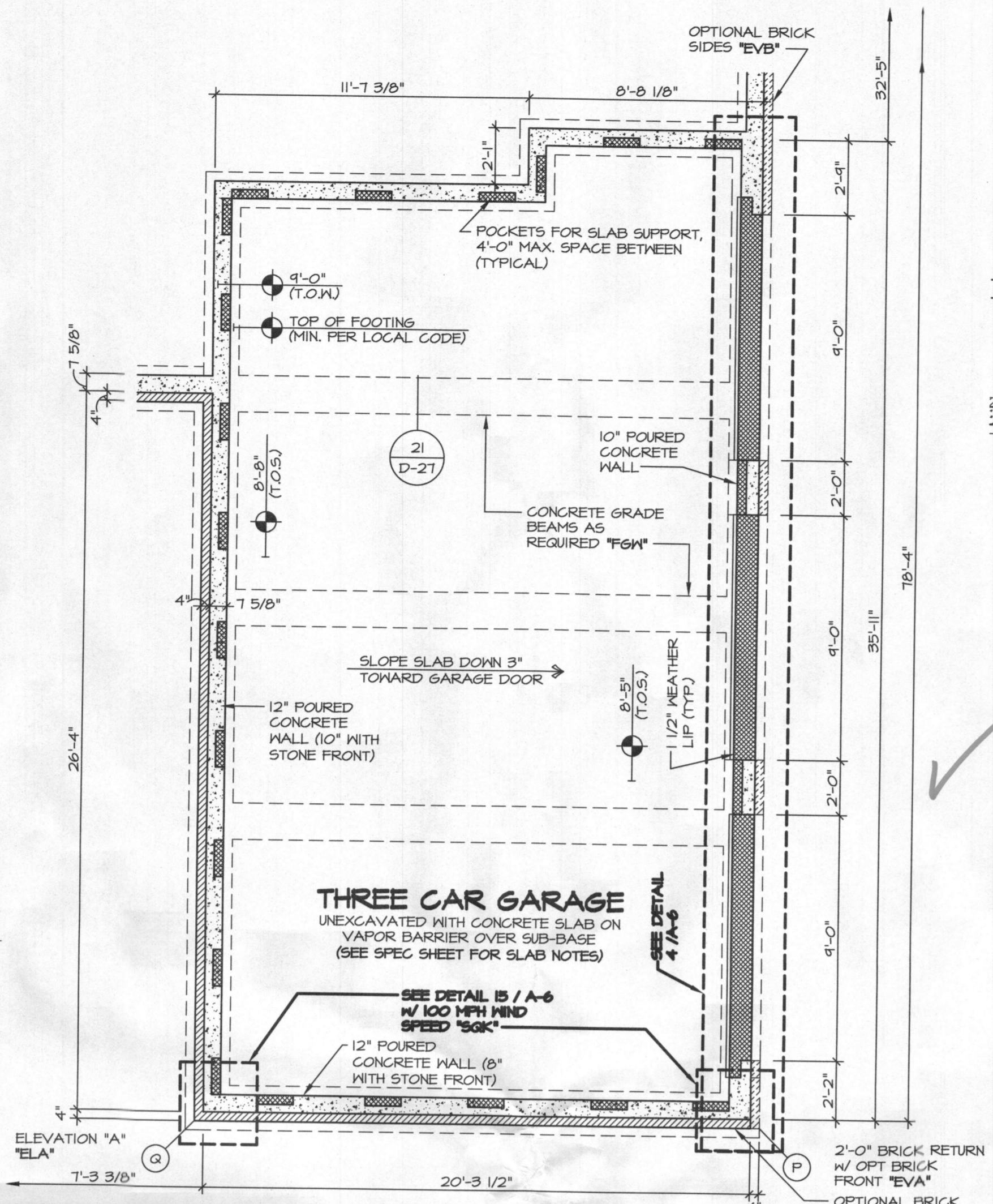
SHEET NO. A-5
DATE 1/8/15
OPTION FDA
SCALE 3/5

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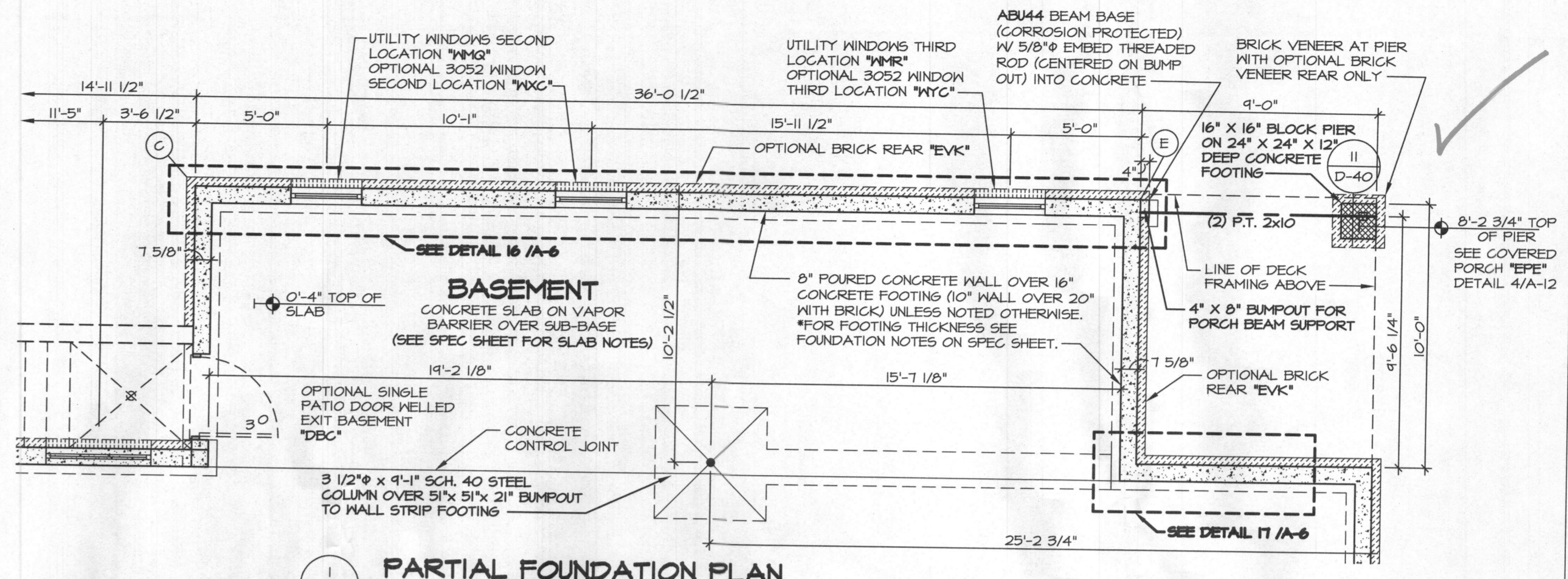
J:\Dwg\DWG\DETACHED\CLIFTON PARK II\10300_01\FDNFB.dwg 12/09/15 - 3:08 pm



4 FOUNDATION PLAN PARTIAL
 SCALE: 1/4" = 1'-0"
 CONSERVATORY "MCO"
 SUITE FIRST FLOOR "MSR"

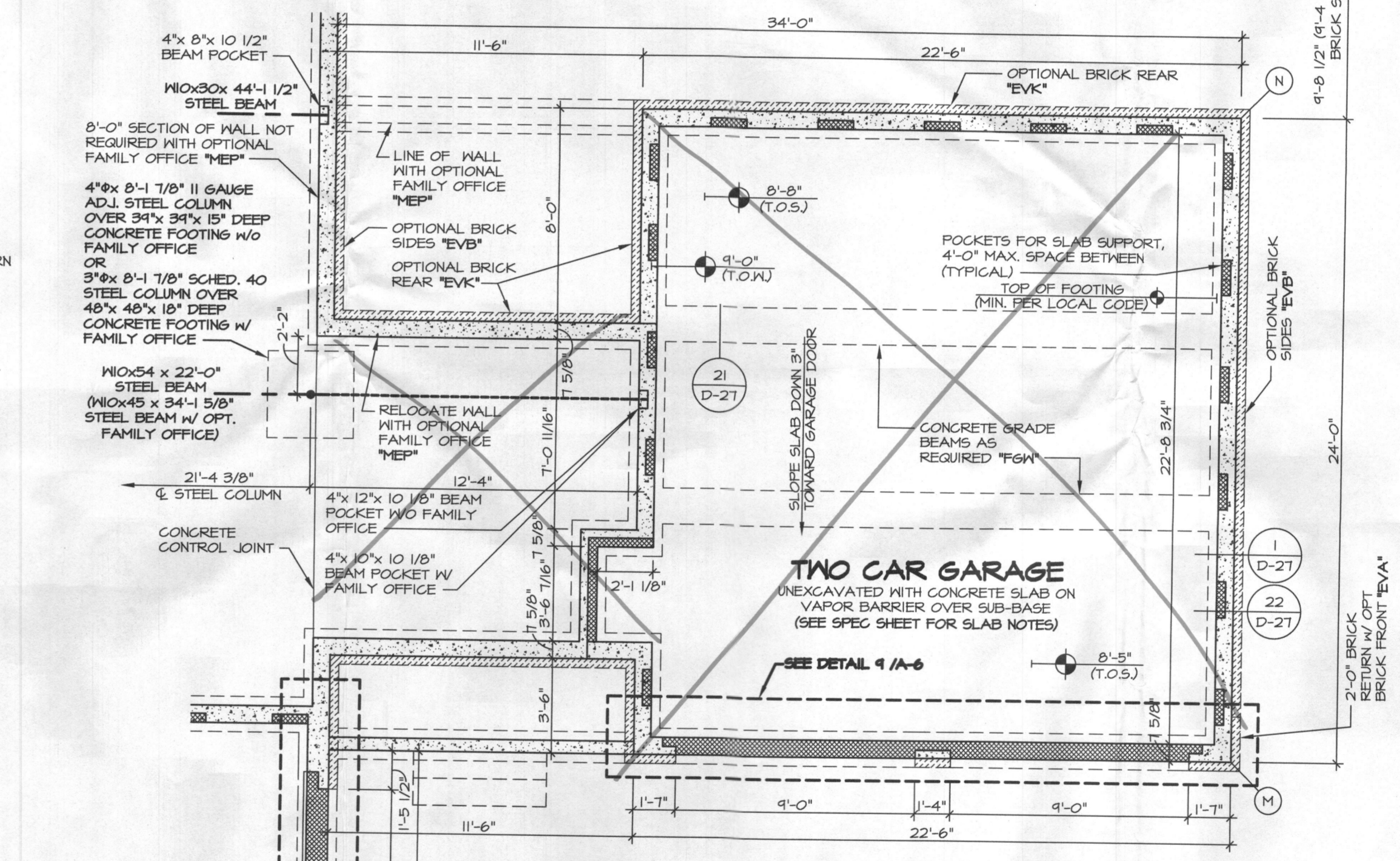


3 FOUNDATION PLAN PARTIAL
 SCALE: 1/4" = 1'-0"
 THREE-CAR SIDE ENTRY GARAGE "GCE"

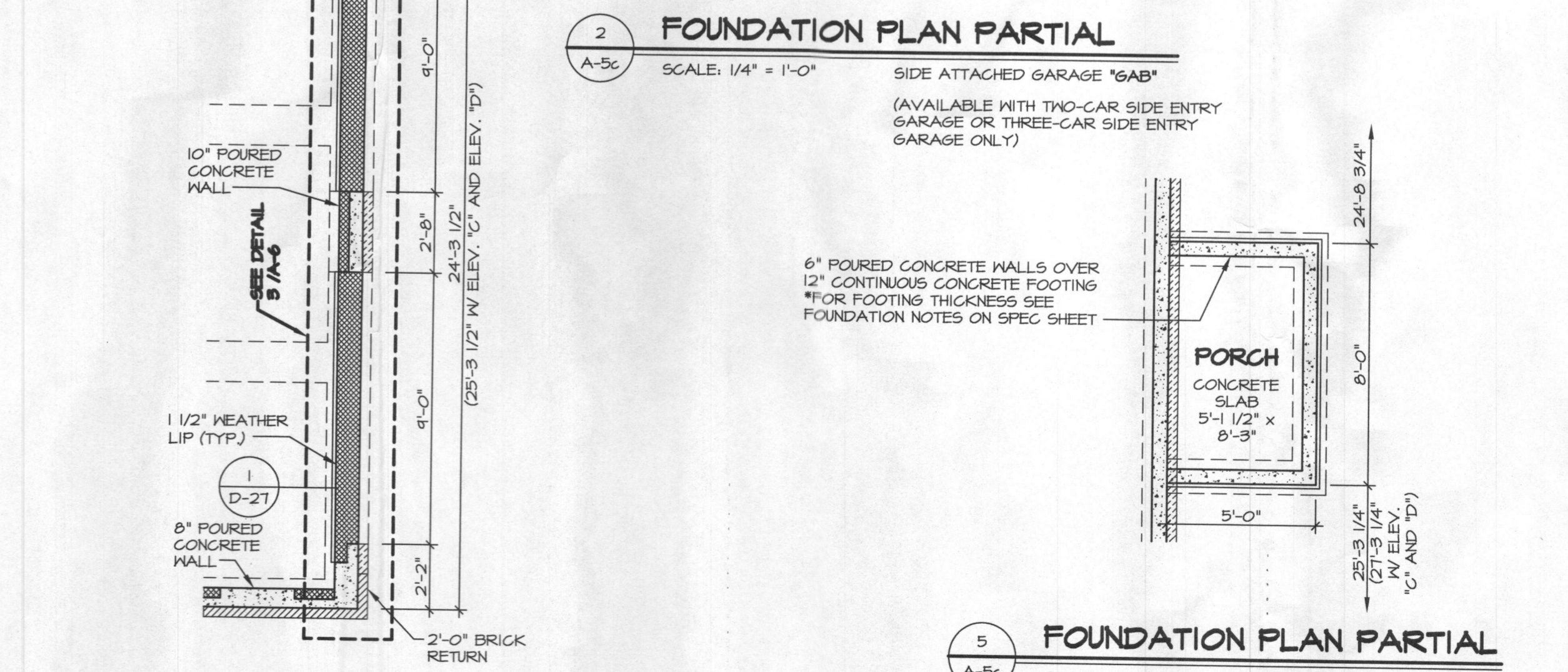


1 PARTIAL FOUNDATION PLAN
 SCALE: 1/4" = 1'-0"
 MORNING ROOM "MAA"
 OPTIONAL COVERED PORCH "EPE"

NOTE:
 SEE 7/D-II FOR BEAM SILL MATERIAL SIZE.



2 FOUNDATION PLAN PARTIAL
 SCALE: 1/4" = 1'-0"
 SIDE ATTACHED GARAGE "GAB"
 (AVAILABLE WITH TWO-CAR SIDE ENTRY GARAGE OR THREE-CAR SIDE ENTRY GARAGE ONLY)



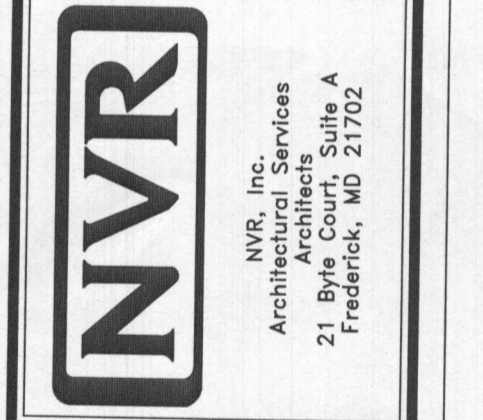
5 FOUNDATION PLAN PARTIAL
 SCALE: 1/4" = 1'-0"
 OPTIONAL SIDE PORCH "DSE"
 (NOT AVAILABLE WITH SIDE ATTACHED GARAGE "GAB")

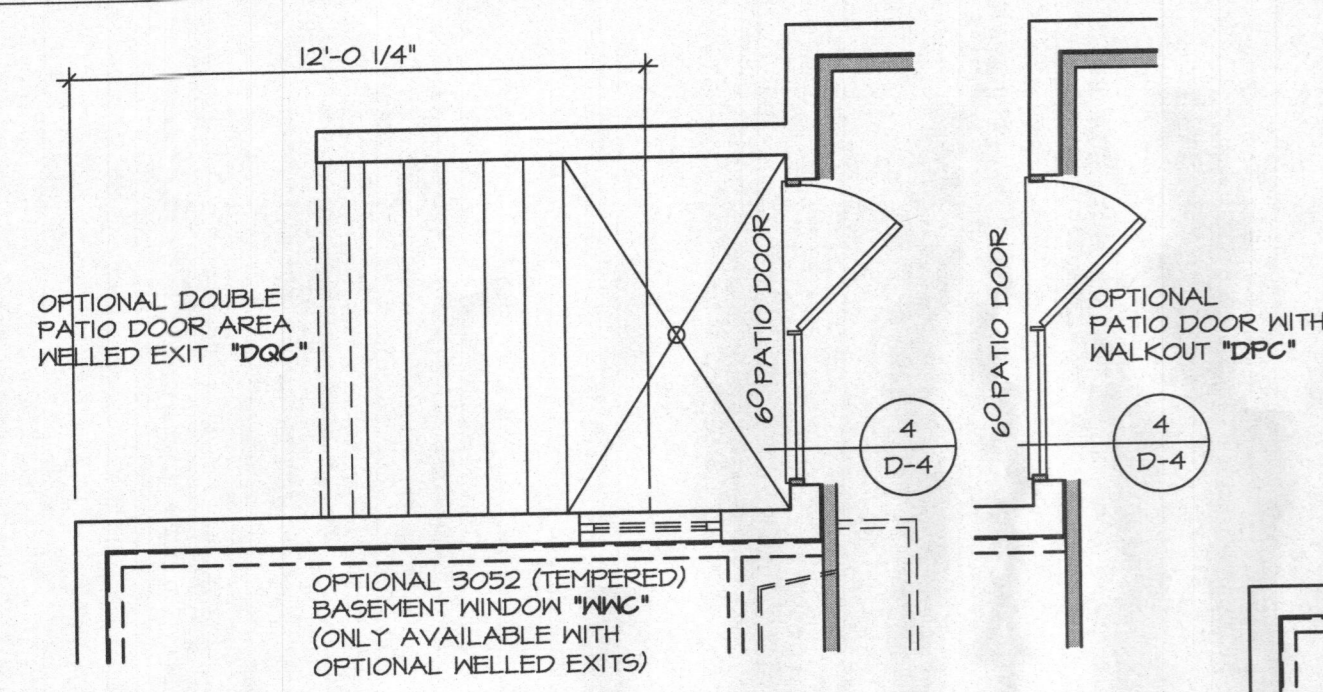
REV. NO.	DATE	REMARKS
10	10/21/14	CEL - REVISED STATIONS AND BEAM POCKETS TO STANDARDS
11	11/14/14	589A - ADDED ELEVATION MARKER AT PORCH PIER PAR 2802
12	11/25/14	589A - ADPT REVISIONS
13	12/17/15	589B - PAR #66691 - REVISED GARAGE SLAB HEIGHT
14	6/26/17	ASLI - ADDED NOTE FOR CONECT. AT TOP RIGHT CORNER OF FOUND. (PAR #46500)
15	10/27/17	DRSH - BRICK RETURN NOTE CLARIFIED AT ELEV. C/D (PAR # 49471)
16	5/8/18	ALJ - ADDED ELEVATION 'L' TO SET
17	6/29/18	JLR - REPLACED (7) JKS AT MORNING ROOM W/ COLUMN (PAR #24934)
18	10/21/18	1899A - REVISED OVERALL DIM. AT 3-CAR SIDE ENTRY GARAGE PAR 27662

SET NO.	10500
VERSION 01	
DRAWN BY	JGS
DATE:	1/8/18
OPTION	FBA / DSE / MAA / MCO / MSR / SCE / GAB

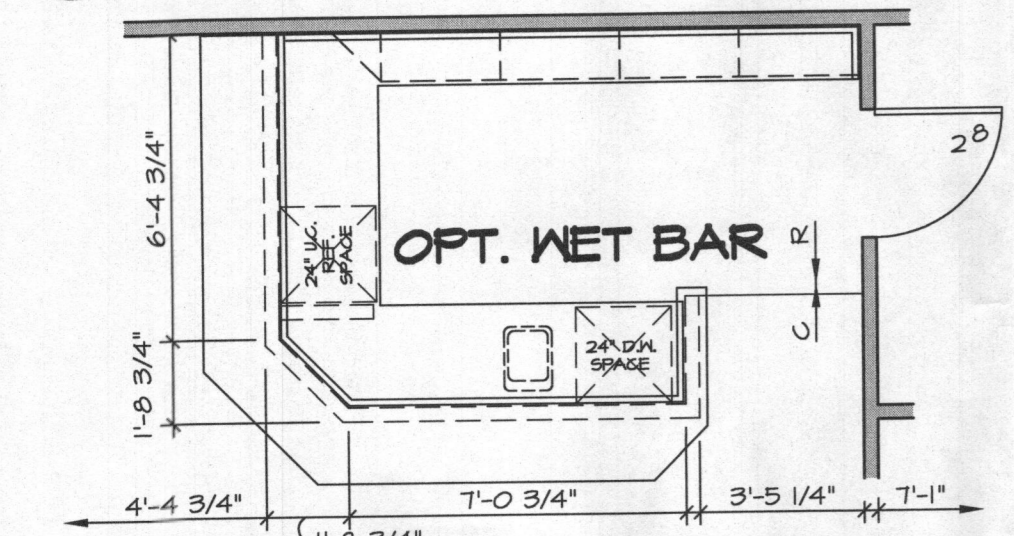
SHEET NO.	MODEL	DRAWING TITLE	OPTION DESCRIPTION
A-5c	CLIFTON PARK II	FOUNDATION PLAN - OPTIONS	FULL BASEMENT FOUNDATION / SIDE PORCH MORNING RM / CONSERVATORY / SUITE FIRST FLR 3-CAR SIDE ENTRY GARAGE / SIDE ATT. GARAGE

38

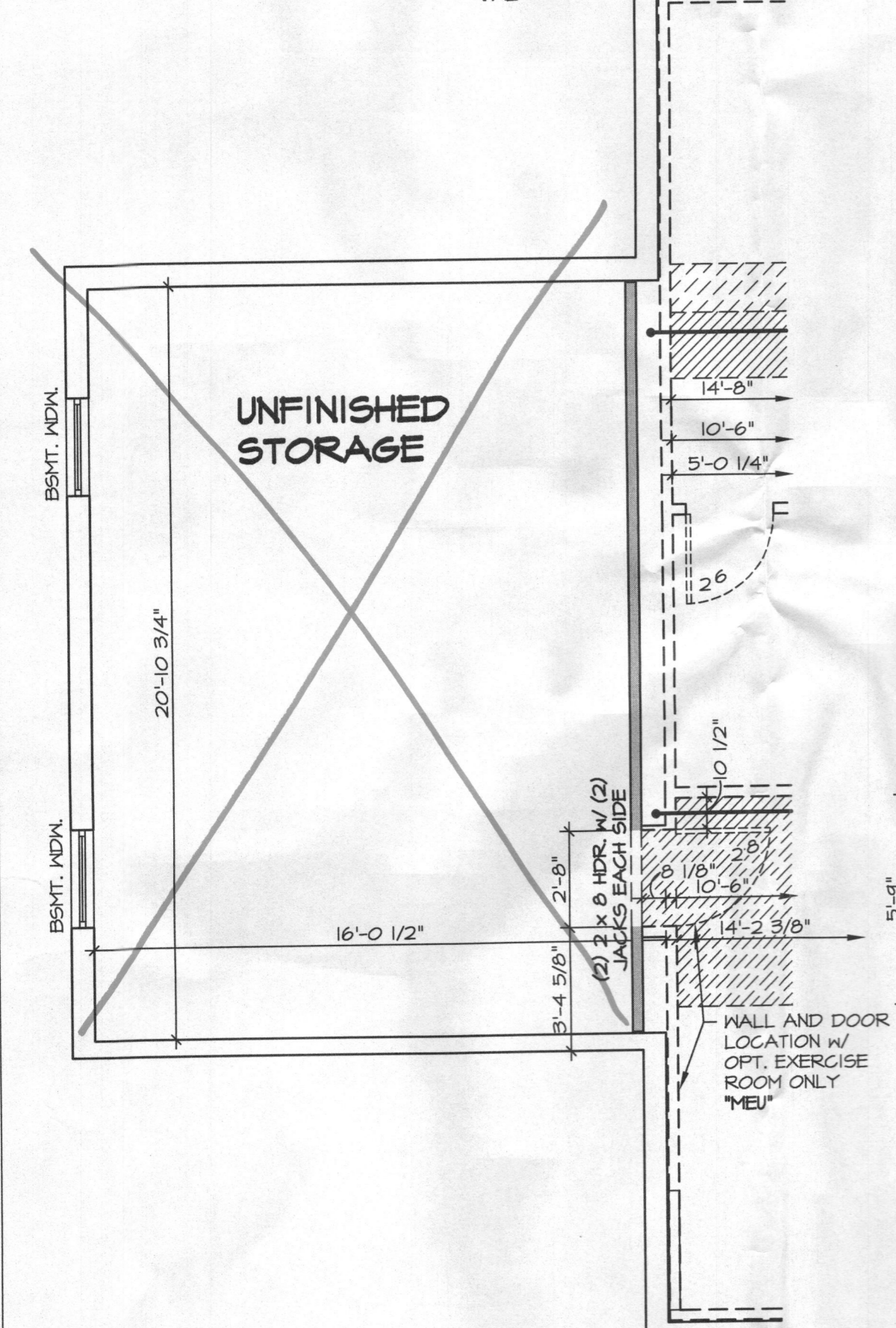




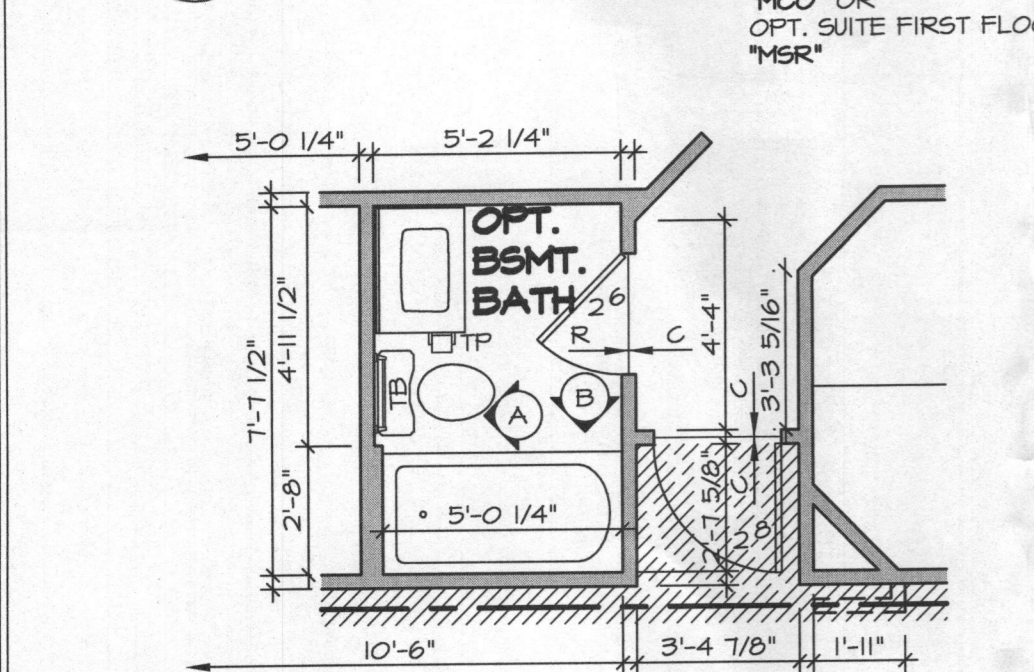
6 BSMT. FLOOR PLAN PARTIAL
SCALE: 1/4" = 1'-0"



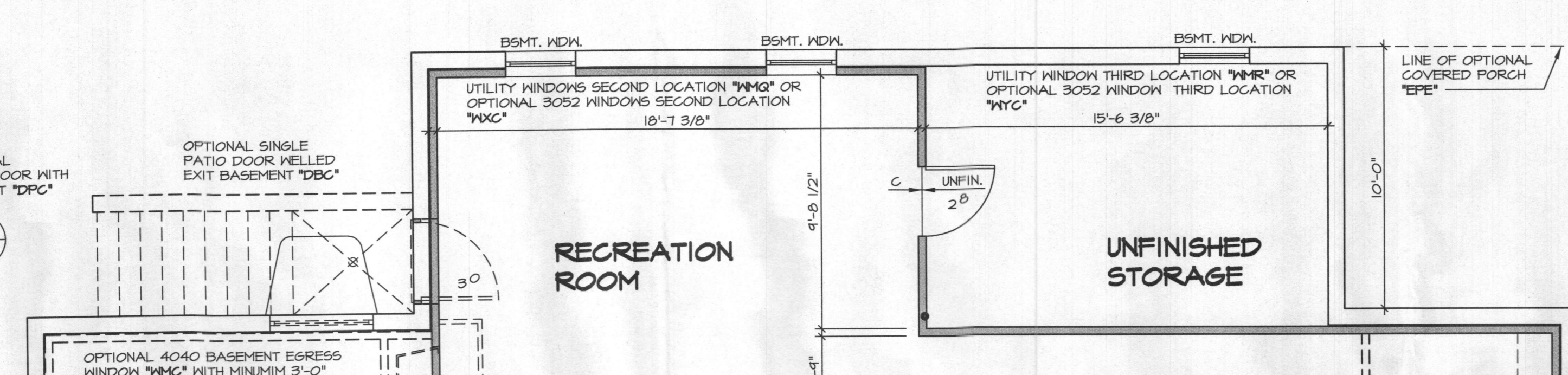
5 BSMT. FLOOR PLAN PARTIAL
SCALE: 1/4" = 1'-0"



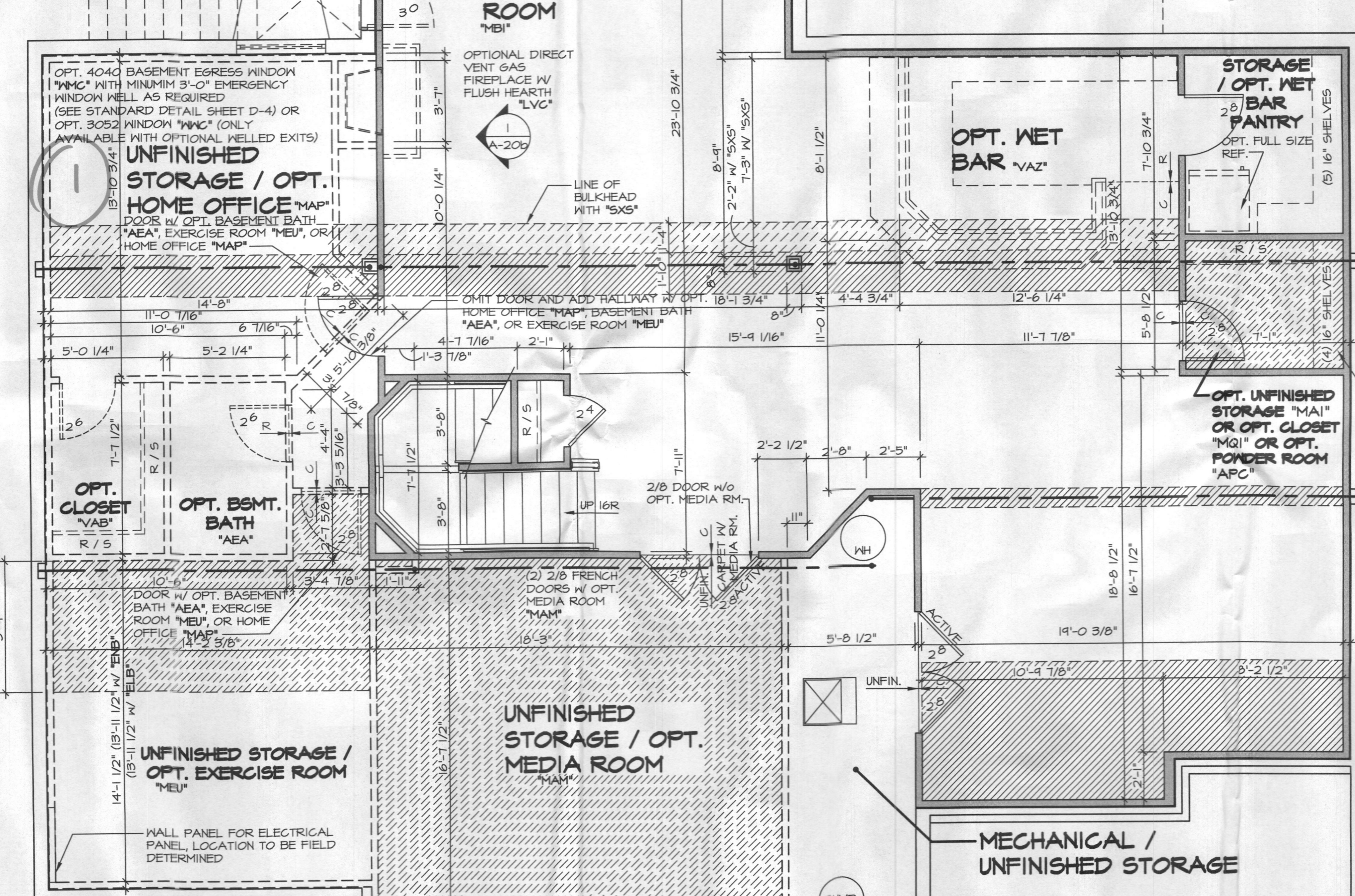
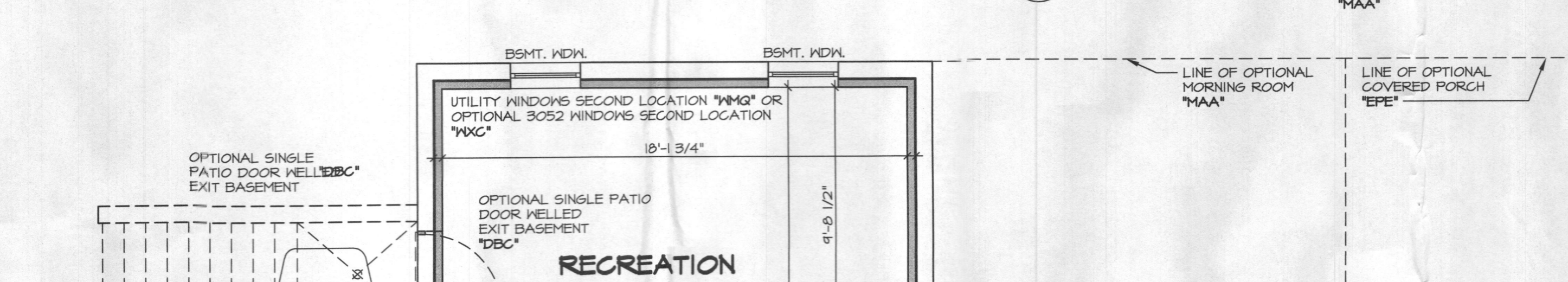
4 BSMT. FLOOR PLAN PARTIAL
SCALE: 1/4" = 1'-0"



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



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



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

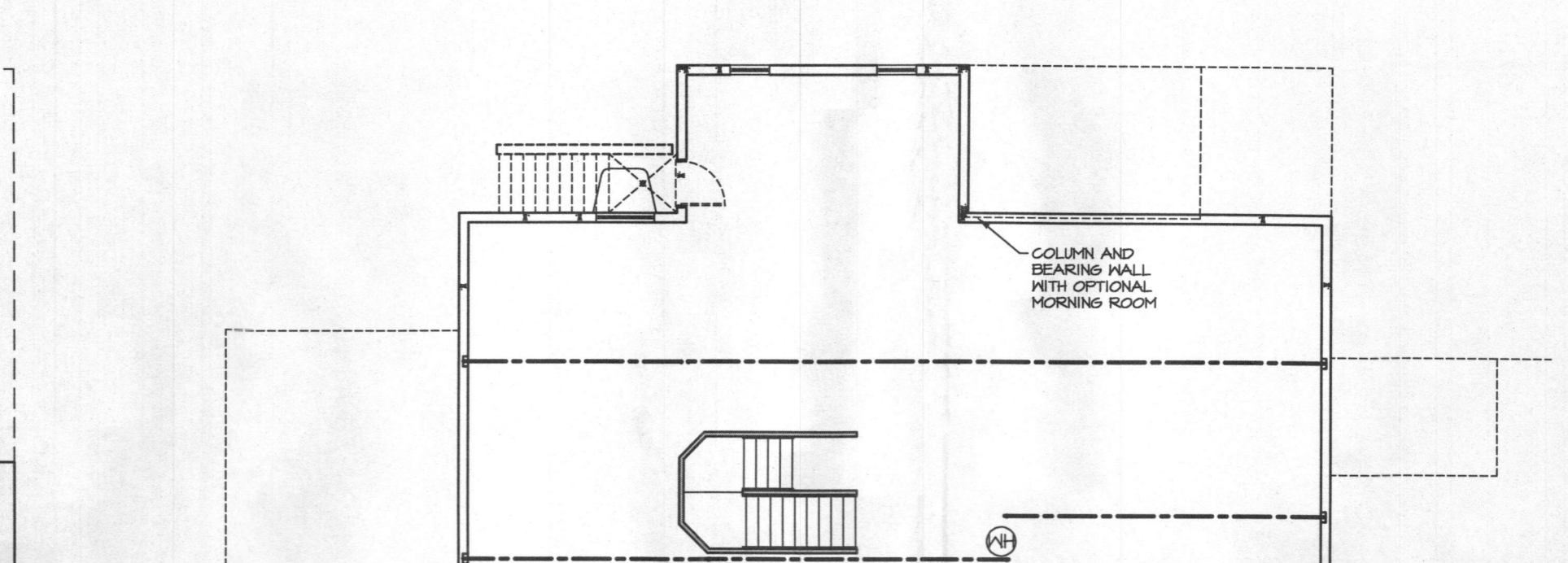
NOTES:

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

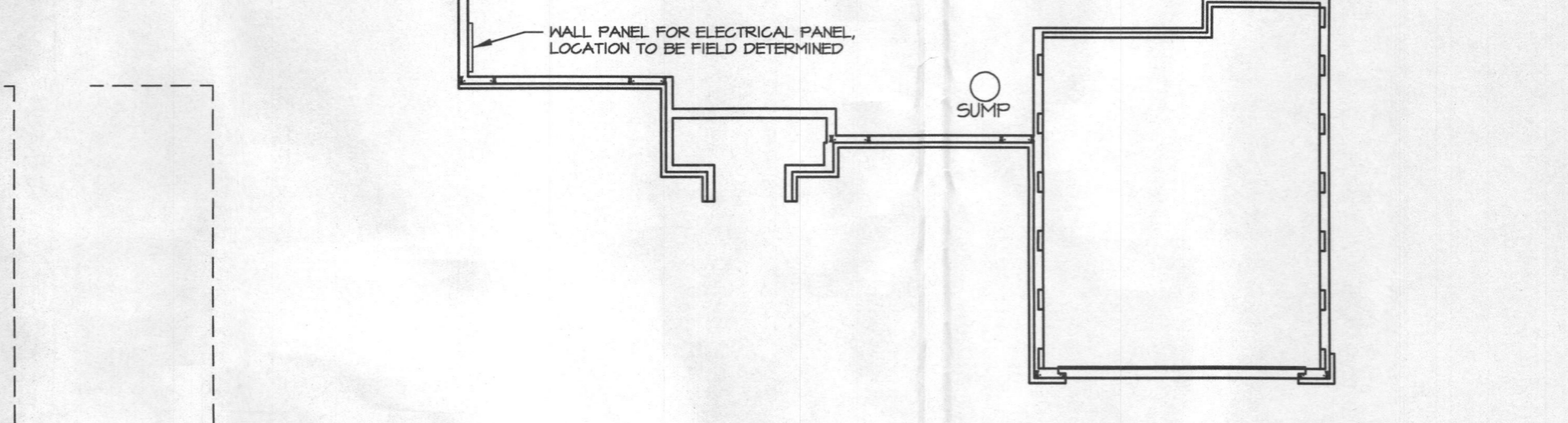
WITH OPTION 'SC1' - DRYWALL UNFINISHED BASEMENT CEILING AREA

NOTES:

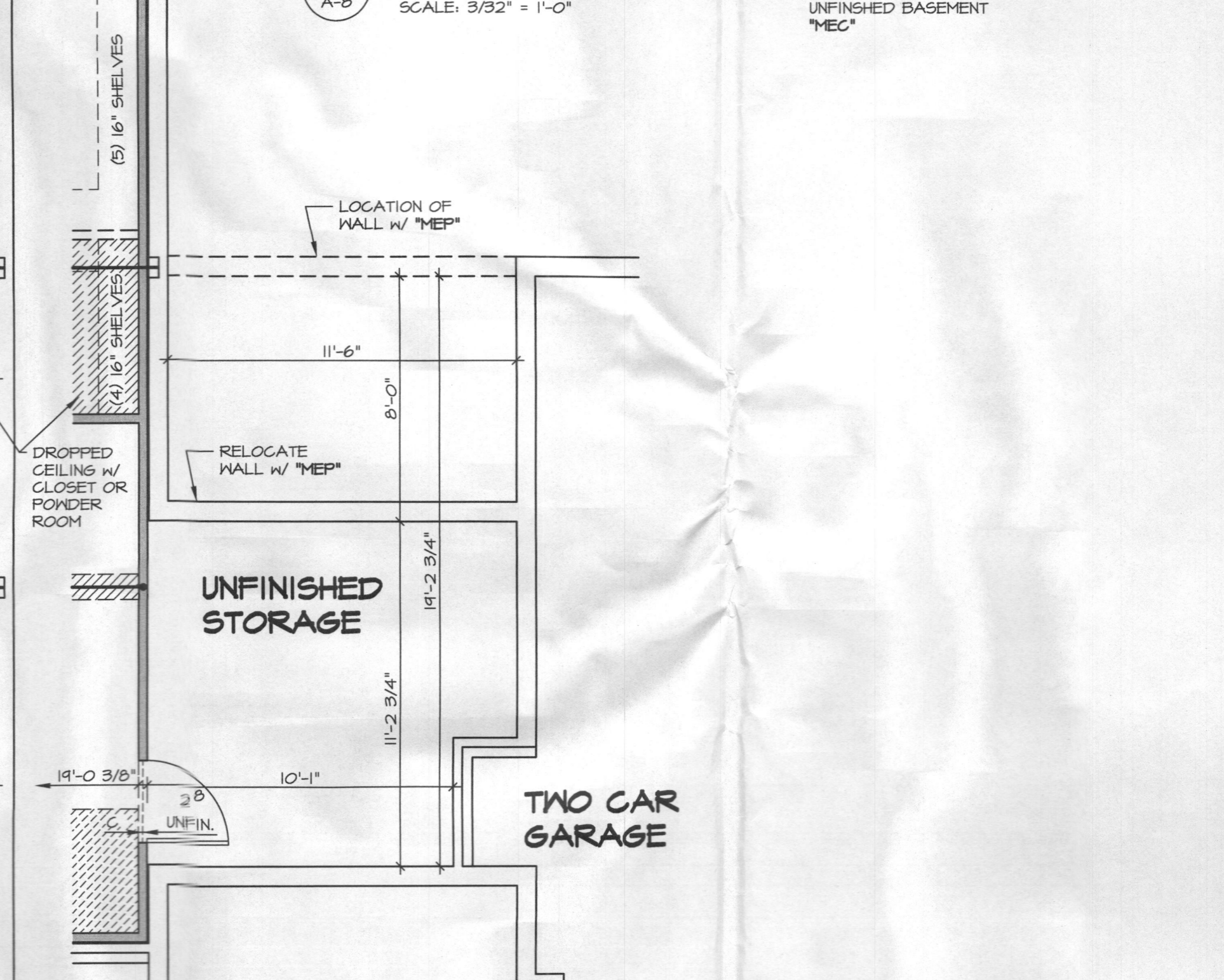
- 1/2" GYPSUM WALL BOARD REQUIRED ON CEILING IN UNFINISHED AREAS WHEN NO SPRINKLER SYSTEM IS INSTALLED.
- A MAXIMUM AREA OF 80 SQ FT MAY BE OMITTED AS NEEDED FOR INSTALLATION OF PLUMBING, ELECTRICAL, AND/OR HVAC (TYPICALLY AN 8'-0" x 8'-0" CEILING SPACE ABOVE MECHANICAL AREA).
- PROVIDE FIRE BLOCKING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



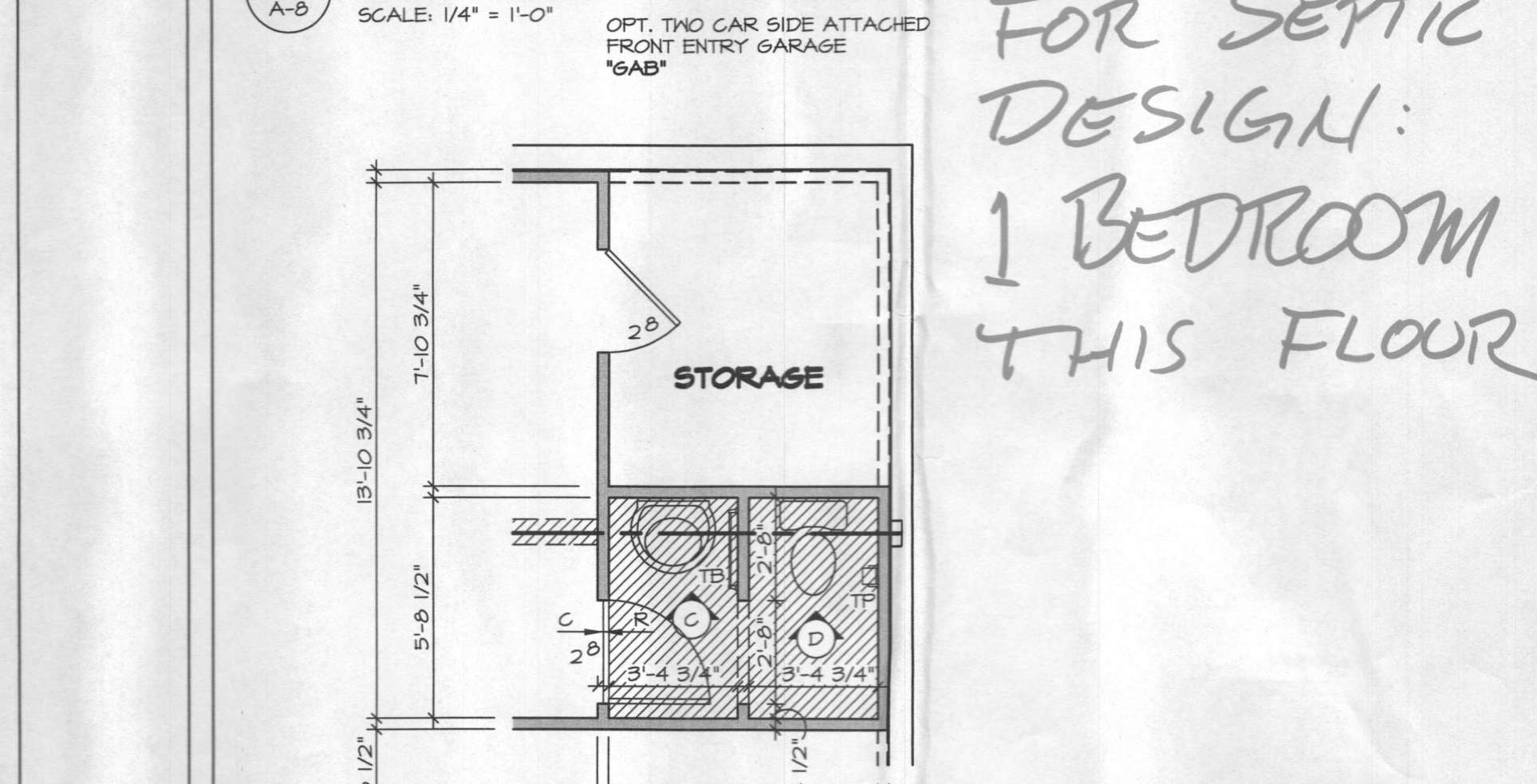
2 UNFINISHED BASEMENT
SCALE: 3/32" = 1'-0"



1 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"

FOR SEPTIC DESIGN:
1 BEDROOM
THIS FLOOR

REV. NO.	DATE	REMARKS
10	10/21/14	CEL - REVISED GRAPHICAL ERROR
11	11/25/14	56A - AUDIT REVISIONS
12	12/29/14	56A - ADDED THE WORDS OR TO (9) OPTIONS AT POWDER ROOM PAR 24886
13	10/27/17	ASJ - ADDED DIM TO THE CENTERLINE OF OPT 3052 WDM IN DETAIL 6 (PAR #4689)
14	4/25/14	DA5 - TUB CONVERSION
15	4/25/14	DA5 - ADDED 'SC1' NOTE
16	5/25/14	JLR - REPLACED (7) JKS AT MORNING ROOM W COLUMN (PAR #24834)
17	6/25/14	JLR - TURNED ON LAYERS THAT SHOW DOOR SIZE AND DIMENSIONS

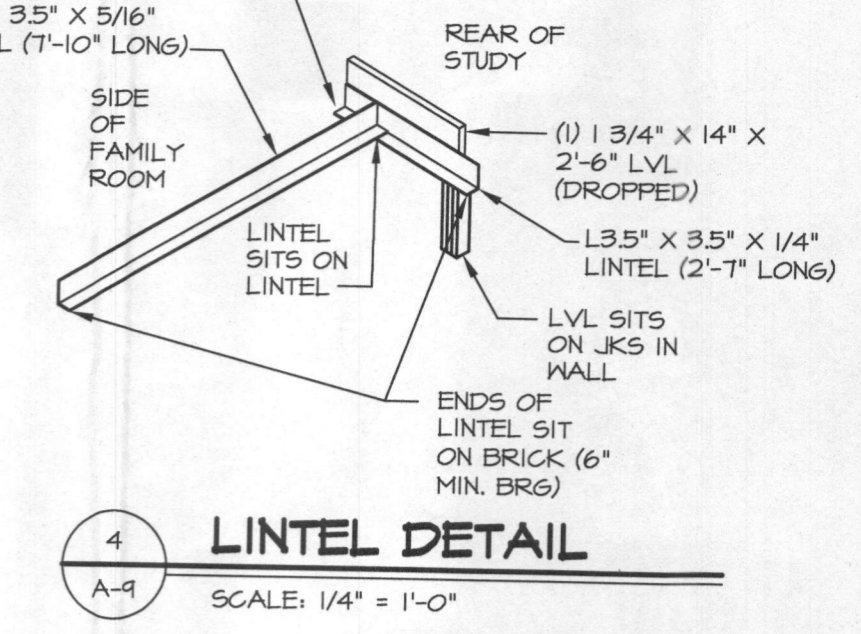
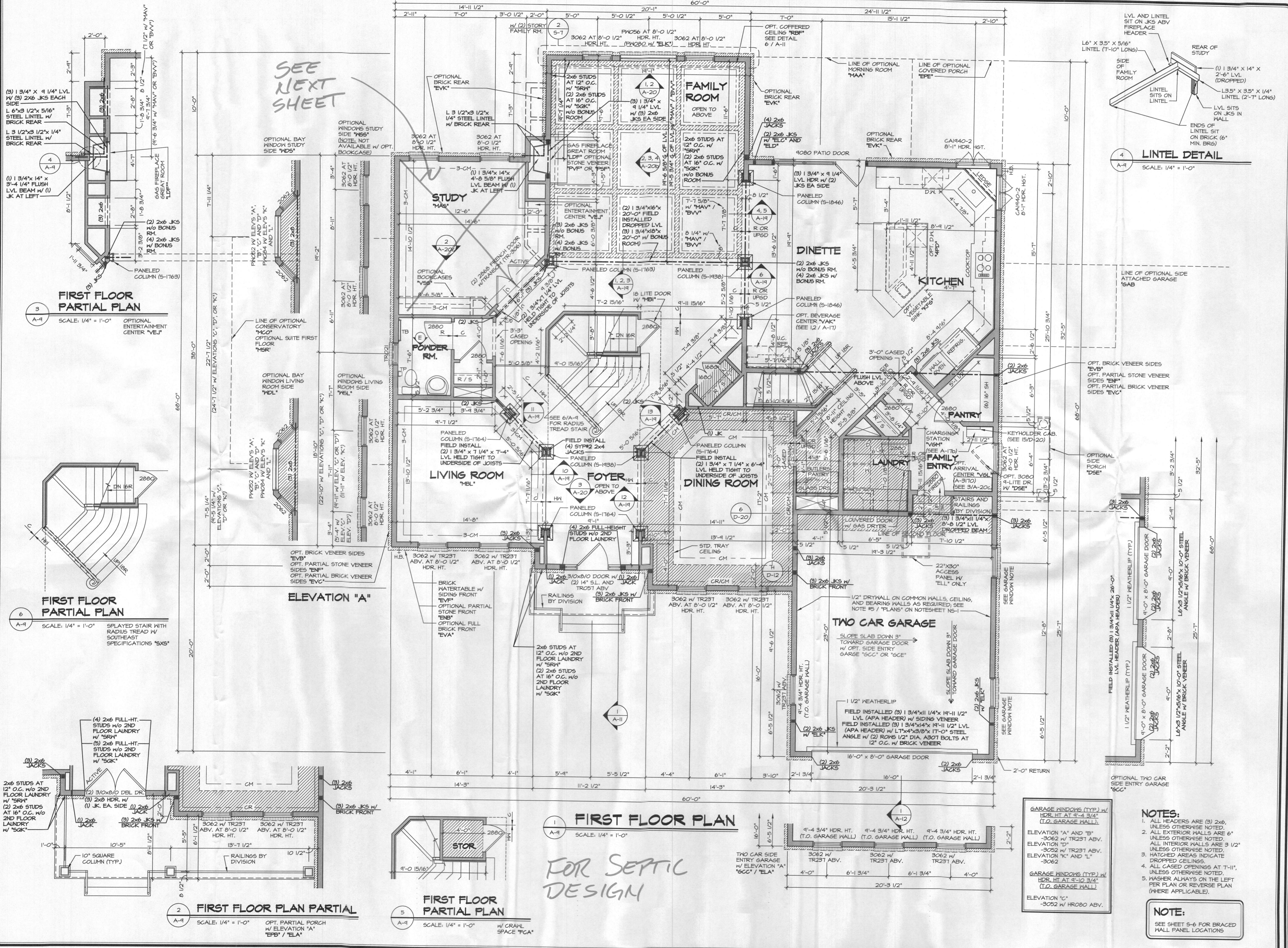
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SHEET NO. **A-8**
MODEL **CLIFTON PARK II**
DRAWING TITLE **BASEMENT PLAN**
DATE: **1/10/13**
OPTION DESCRIPTION **FBA**
OPTION NUMBER **46.1**

SET NO. 10300
VERSION 01
DRAWN BY AJH
DATE: 1/10/13
OPTION FBA

14.Dwg (NVR DETACHED) CLIFTON PARK II 10300_01_BSM1.dwg 10/27/17 - 4:14 pm



GARAGE WINDOWS (TYP.) W/ HDR HT AT 9'-4 3/4" (T.O. GARAGE WALL)
 ELEVATION "A" AND "B" -3062 W/ TR231 ABV.
 ELEVATION "D" -3052 W/ TR231 ABV.
 ELEVATION "K" AND "L" -3062

GARAGE WINDOWS (TYP.) W/ HDR HT AT 9'-10 3/4" (T.O. GARAGE WALL)
 ELEVATION "C" -3052 W/ HR080 ABV.

- 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 CEILINGS.
 5. ALL CASED OPENINGS AT T-11", UNLESS OTHERWISE NOTED.
 6. WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).
- NOTE:**
 SEE SHEET 5-6 FOR BRACED WALL PANEL LOCATIONS

MODEL: CLIFTON PARK II		SET NO. 10300	DATE: 12/7/12
DRAWING TITLE: FIRST FLOOR PLAN		VERSION C1	OPTION
DRAWN BY: A-JH		DATE: 12/7/12	OPTION
SHEET NO. A-9		OPTION DESCRIPTION	
47		OPTION DESCRIPTION	

REMARKS

1. 7/16/15 ARS - MOVED RIGHT REAR HOSE BIE TO SIDE (R4044)
2. 8/14/15 CLS - REVISED FIREDOOR INTO GARAGE TO A 2880 (PAR ID 34293)
3. 8/16/15 ARS - REVISED CHASE BEHIND BUTLER PANTRY TO BE 3" DEEPER (R5495)
4. 8/16/15 ARS - REVISED BLE "A" W/ TR231 PORCH COLUMNS TO SQUARE PER DMR #102
5. 9/13/16 ARS - ADDED JACKS FOR ELK GARAGE SIDERS (PAR #4603)
6. 12/17/16 ARS - REVISED FIREPLACES TO BE CENTERED ON COFFERED CEILING
7. 12/17/16 ARS - PAR #4286 - REVISED FIREPLACES TO BE CENTERED ON COFFERED CEILING
8. 12/17/16 ARS - PAR #4286 - REVISED FIREPLACES TO BE CENTERED ON COFFERED CEILING
9. 6/14/15 KAD - ADJUST BUILT WALL LOCATION AT KITCHEN SINK LEDGE
10. 6/14/15 KAD - ADJUST BUILT WALL ARRIVAL CENTER POINT

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