

PERMIT NUMBER: B

2200183

DATE ACCEPTED:

DL P 2022 MAY 2 PM 1:00



RESIDENTIAL BUILDING PERMIT APPLICATION

HOWARD COUNTY DEPARTMENT OF INSPECTIONS, LICENSES, AND PERMITS

3430 COURT HOUSE DRIVE, ELLICOTT CITY, MD 21043 - PHONE: (410) 313-2455 OPTION #4
www.howardcountymd.gov

BUILDING SITE ADDRESS REQUIRED

Street Address: 12009 MISTY RISE CT Unit: _____
 City: CLARKSVILLE State: MD Zip Code: 21029
 Subdivision/Village/Complex Name: _____ SDP/WP/BA #: _____
 Lot: 56 Tax Map: _____ Parcel: 1405414245 Grading Permit #: _____

DESCRIPTION OF WORK REQUIRED

Existing Use: SFD Proposed Use: SFD/construct 1-story detached pool house Estimated Cost: \$ 30,000
 Trade Work to Be Completed (Separate Permits Required): Mechanical (HVACR) Electrical Plumbing None
 SFD/construct 1-story 30'x40' detached pool house with swim spa inside. Swim spa dimensions are 227" x 92" x 56". Structure to have few rooms. spa room (963.28 SF), closet (60.63 SF), utility room (29.71 SF) and half-bath (49.61 SF). Swim spa to be placed on concrete patio.

PROPERTY OWNER INFORMATION REQUIRED

Owner(s) Name(s) (As it appears on tax records): TEJ TENMATTAM Primary Residence: Yes No
 Owner's Street Address: 12009 MISTY RISE CT
 City: CLARKSVILLE State: MD Zip Code: 21029
 Phone: 410-206-9596 Email: tejten@gmail.com

APPLICANT NAME REQUIRED - INDIVIDUAL WHO SIGNS THIS APPLICATION

Business Name: N/A Contact Name: TEJ TENMATTAM
 Street Address: 12009 MISTY RISE CT
 City: CLARKSVILLE State: MD Zip Code: 21029
 Phone: 410-206-9596 Email: tejten@gmail.com

CONTRACTOR INFORMATION REQUIRED

Business Name: OWNER TO ACT AS A CONTRACTOR
 Licensee's Name: _____ License #: _____
 Street Address: _____
 City: _____ State: _____ Zip Code: _____
 Phone: _____ Email: _____

ARCHITECT/ENGINEER INFORMATION INDIVIDUAL WHO SIGNED PLANS, IF APPLICABLE

Business Name: GAG ARCHITECTS Name: PAVLO MI
 Street Address: _____
 City: LVIV State: UKRAINE Zip Code: _____
 Phone: 738 066 866 2015 Email: gagarch@gmail.com

BUILDING CHARACTERISTICS REQUIRED

Primary Structure: SF Dwelling SF Townhouse SF Duplex Mobile Home Multi-Family Dwelling (MF*) Condo: Yes No
 Utilities: Electric Gas Water Supply: Public Private (Well) Sewage Disposal: Public Private (Septic)
 Heating System: Electric Natural Gas Propane Other: _____ Roadside Tree Project: No Yes: # _____
 Sprinkler System: NFPA 13 NFPA 13R NFPA 13D None Fire Alarm System: Yes No Voice Evac

ADDITIONAL RESIDENTIAL INFORMATION (PLEASE SELECT/COMPLETE ALL THAT APPLY)

Model Name & Options: _____
 # of Bedrooms (SF): 0 # of efficiency units (MF*): 0 # of 1 BR (MF*): 0 # of 2 BR (MF*): 0 # of 3 BR (MF*): 0
 # Rooms: 4 # Full Baths: 0 # Half Baths: 1 # Fireplaces: 0
 Garage/Carport Info: Attached Garage Detached Garage Integral Garage Carport None
 Basement/Foundation Info: Slab on Grade Post & Pier Unfinished Basement Finished Basement: Full or Partial
 1st Fl Width: 30' 1st Fl Depth: 40' 2nd Fl Width: _____ 2nd Fl Depth: _____ Bsmt Width: _____ Bsmt Depth: _____
 Energy Method: Prescriptive Performance UA Alternative ERI Gross Area: 1200 sq ft Occupiable Area: 1103.23 sq ft

AGREEMENT/DISCLAIMER REQUIRED

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

APPLICANT'S ORIGINAL SIGNATURE: Tej T DATE SIGNED: 04/29/2022

FOR OFFICE USE ONLY CHECKS PAYABLE TO: DIRECTOR OF FINANCE OF HOWARD COUNTY

AGENCIES REQUIRED/APPROVALS: Approved. 5/8 5/25/22

PR DPZ DED Health SHA CID

SUBMITTAL FEES: \$25.00 PAYMENT: *WILL PAY ONLINE ACCEPTED BY: AKH

GENERAL NOTES

DESIGN CODE:

- 2018 MARYLAND RESIDENTIAL CODE.

DESIGN LOADS:

- GROUND SNOW LOAD: 25 PSF
- ROOF LIVE LOAD: 20 PSF
- ROOF DEAD LOAD: 10 PSF

WIND DESIGN CRITERIA:

- BASIC DESIGN WIND SPEED: 90 MPH
- ULTIMATE (UI) DESIGN WIND SPEED: 115 MPH

GENERAL NOTES:

1. ALL CONSTRUCTION SHALL COMPLY WITH ALL LOCAL CODES AND ORDINANCES. IF THE DRAWINGS AND/OR THE SPECIFICATIONS ARE AT VARIANCE THEREWITH, THE CONTRACTOR SHALL SO NOTIFY THE ENGINEER IMMEDIATELY.

2. DURING CONSTRUCTION, REPORT ALL DISCREPANCIES AND/OR CONFLICTS IN THE DRAWINGS TO THE ARCHITECT IMMEDIATELY.

3. VERTICAL AND HORIZONTAL FIRE BLOCKING SHALL CONFORM TO IRC R602.2.

4. THE CONTRACTOR SHALL FURNISH AND INSTALL ALL MATERIALS AND LABOR REQUIRED TO COMPLETE THE WORK. EXCLUSION OF AN ITEM OR ITEMS DOES NOT IMPLY OMISSION. THE CONTRACTOR'S RESPONSIBILITY IS TO NOTIFY THE ENGINEER A OWNER OF THESE OMISSIONS PRIOR TO THE SUBMISSION OF BIDS. THE CONTRACTOR SHALL COMPLY WITH THE SPIRIT AND INTENT OF THESE DOCUMENTS AND SHALL COMPLETE THE WORK SATISFACTORILY AND IN A MANNER ACCEPTABLE TO THE OWNER. THESE DOCUMENTS ILLUSTRATE THE MINIMUM STANDARDS OF CONSTRUCTION AND THE CONTRACTOR SHALL MEET OR EXCEED NORMAL CONSTRUCTION TECHNIQUES AND STANDARDS FOR A BUILDING OF THIS TYPE.

5. NEITHER THE ARCHITECT, THE ENGINEER, OR THE OWNER SHALL BE RESPONSIBLE FOR THE CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR PRECAUTIONS OF THE CONTRACTOR. SAFETY PRECAUTIONS AND PROGRAMS OF CONTRACTOR, THE ACTS OR OMISSIONS OF THE CONTRACTOR, OR THE FAILURE OF THE CONTRACTOR TO CARRY OUT THE WORK IN ACCORDANCE WITH THE DRAWINGS OR SPECIFICATIONS.

6. VERIFY DIMENSIONS, GRADES, ELEVATIONS AND CRITICAL LOCATIONS, SUCH AS STRUCTURAL SUPPORTS, BEFORE COMMENCING WORK AFFECTED BY THEM. THE CONTRACTOR SHALL REPORT ANY DISCREPANCIES TO THE ENGINEER.

7. THE CONTRACTOR SHALL THOROUGHLY REVIEW THE DRAWINGS, SPECIFICATIONS AND EXISTING SITE CONDITIONS AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES, ERRORS OR OMISSIONS PRIOR TO CONSTRUCTION.

8. MANUFACTURED MATERIALS, EQUIPMENT, ETC., SHALL BE INSTALLED PER MANUFACTURERS RECOMMENDATIONS, INSTRUCTIONS AND APPLICABLE ICBO REPORTS UNLESS OTHERWISE NOTED OR INSTRUCTED.

9. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE BEST PRACTICES OF THE VARIOUS TRADES INVOLVED.

10. SUBSTITUTIONS, REVISIONS OR CHANGES MUST HAVE PRIOR WRITTEN APPROVAL BY THE ENGINEER.

11. NO WORK DEFECTIVE IN CONSTRUCTION OR QUALITY OR DEFICIENT IN ANY REQUIREMENT OF THE DRAWINGS OR NOTES WILL BE ACCEPTABLE AS A CONSEQUENCE OF THE ENGINEER FAILURE TO DISCOVER OR POINT OUT DEFECTS OR DEFICIENCIES DURING CONSTRUCTION. DEFECTIVE WORK REVEALED WITHIN THE TIME REQUIRED BY WARRANTIES SHALL BE REPLACED BY WORK CONFORMING WITH THE INTENT OF THE CONTRACT DOCUMENTS. NO PAYMENT, EITHER PARTIAL OR FINAL, SHALL BE CONSTRUED AS AN ACCEPTANCE OF DEFECTIVE WORK OR IMPROPER MATERIALS.

12. IN THE EVENT CERTAIN FEATURES OF CONSTRUCTION ARE NOT FULLY SHOWN ON THE DRAWINGS OR CALLED FOR IN THE NOTES OR SPECIFICATIONS, THEN THE CONSTRUCTION SHALL BE SIMILAR AND OF THE SAME CHARACTER AS SIMILAR CONDITIONS THAT ARE SHOWN OR CALLED FOR.

13. THE CONTRACTOR SHALL DO ALL WORK IN ACCORDANCE WITH THE DRAWINGS AND SPECIFICATIONS APPROVED BY THE BUILDING OFFICIAL. THE APPROVED DRAWINGS AND SPECIFICATIONS SHALL NOT BE CHANGED OR MODIFIED WITHOUT THE APPROVAL OF THE BUILDING OFFICIAL.

14. ALL WORK AND MATERIAL SHALL BE NEW AND UNUSED AND OF THE HIGHEST QUALITY IN EVERY RESPECT UNLESS OTHERWISE AUTHORIZED BY THE ENGINEER.

MATERIAL AND CONSTRUCTION SPECIFICATION

1. LUMBER SHALL BE PRESERVATIVE

2. CONCRETE IN FOOTINGS SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 3,000 PSI.

3. NAILS SHALL BE THREADED, RING-SHANKED OR ANNULAR GROOVED. A 1/8" PILOT HOLE SHALL BE USED AT TOE - NAILING LOCATIONS.

4. ALL CONNECTORS, ANCHORS, AND FASTENERS SHALL BE SIMPSON STRONG-TIE OR ZMAX, HOT-DIP GALVANIZED STEEL.

5. PLACEMENT AND ATTACHMENT OF PLASTIC COMPOSITES DECKING SHALL BE PER MANUFACTURERS INSTRUCTIONS.

6. WHERE BLOCKING BETWEEN JOISTS IS REQUIRED, ATTACH BLOCKING USING JOIST HANGERS AT EACH END OR BY TOE - NAILING BLOCKING TO JOISTS AT EACH END, TOP AND BOTTOM WITH 10D NAILS.

7. MECHANICAL CONNECTORS OR HURRICANE CLIPS SHALL HAVE A MINIMUM CAPACITY OF 100 POUNDS IN BOTH UPLIFT AND LATERAL DIRECTIONS. INSTALLATION SHALL BE PER MANUFACTURERS INSTRUCTIONS.

8. FOOTINGS SHALL BEAR ON SOLID GROUND 30 INCHES BELOW GRADE. FOOTINGS SHALL BE DEEPER IF SOILD GROUND IS NOT FOUND. BEARING CONDITIONS MUST BE VERIFIED BY COUNTY INSPECTORS PRIOR TO PLACEMENT OF CONCRETE.

9. WHEN THE EDGE OF A DECK FOOTING IS CLOSER THAN 5 FEET TO AN EXISTING EXTERIOR HOUSE WALL, THE FOOTING MUST BEAR AT THE SAME ELEVATION AS THE EXISTING HOUSE FOOTINGS

10. CUT ENDS OF POSTS SHALL BE FIELD TREATED WITH A WOOD PRESERVATIVE CONTAINING COPPER NAPHTHENATE.

11. GUARD POSTS SHALL BE ATTACHED TO THE DECK AND PORCH STRUCTURE IN ACCORDANCE WITH DETAIL.

12. HANDRAIL AND CONNECTING HARDWARE MATERIAL SHALL BE DECAY AND CORROSION RESISTANT. HANDRAILS SHALL HAVE A SMOOTH SURFACE WITH NO SHARP CORNERS AND SHALL BE GRASPABLE.

NOTES:

1. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL DIMENSIONS AND CONDITIONS AT THE SITE AND TO CROSS-CHECK DETAILS AND DIMENSIONS SHOWN ON THE STRUCTURAL DRAWINGS WITH RELATED DRAWINGS. FLOOR AND WALL OPENINGS, SLEEVES, VARIATIONS IN THE STRUCTURAL SLAB ELEVATIONS, AND OTHER ARCHITECTURAL, MECHANICAL, AND ELECTRICAL REQUIREMENTS MUST BE COORDINATED BEFORE THE CONTRACTOR PROCEEDS WITH CONSTRUCTION.

2. THE CONTRACT STRUCTURAL DRAWINGS AND SPECIFICATIONS REPRESENT THE FINISHED STRUCTURE. THEY DO NOT INDICATE THE METHODS OF CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE ALL MEASURES NECESSARY TO PROTECT THE STRUCTURE AND SAFETY OF WORKMEN DURING CONSTRUCTION. SUCH MEASURES SHALL INCLUDE BUT NOT BE LIMITED TO BRACING OR SHORING FOR CONSTRUCTION LOADS OF FRAMING MEMBERS OR CANTILEVER MEMBERS OR EQUIPMENT, ETC. OBSERVATION VISITS TO THE SITE BY THE ARCHITECT OR STRUCTURAL ENGINEER DO NOT INCLUDE INSPECTION OF THESE ITEMS AND DOES NOT IN ANY WAY RELIEVE THE CONTRACTOR OF HIS RESPONSIBILITIES FOR THE PERFORMANCE OF THE WORK.

3. THE ARCHITECT WILL INTERPRET THE INTENT OF THE DOCUMENTS IN CASE OF POSSIBLE CONFLICT OR DISCREPANCY.

4. DETAILS NOTED AS TYPICAL ON STRUCTURAL SHEETS SHALL APPLY IN ALL CASES UNLESS SPECIFICALLY SHOWN OR NOTED OTHERWISE.

5. WHERE NO SPECIFIC DETAIL IS SHOWN, THE FRAMING OR CONSTRUCTION SHALL BE IDENTICAL OR SIMILAR TO THAT INDICATED FOR LIKE CASES OF CONSTRUCTION ON THIS PROJECT.

6. THE DEPTH, EXTENT, AND LOCATION OF ALL FLOOR DEPRESSIONS, ELEVATED AREAS, OR OTHER IRREGULARITIES SHALL BE COORDINATED WITH THE ARCHITECTURAL OR APPLICABLE DRAWINGS. THE STRUCTURAL DRAWINGS DO NOT NECESSARILY INDICATE ALL OF THESE ITEMS.

7. STRUCTURAL PLANS INDICATE ONLY THE APPROXIMATE LOCATION OF MECHANICAL, ELECTRICAL AND OTHER EQUIPMENT. AS WELL AS RELATED AUXILIARY FRAMING NECESSARY TO SUPPORT SUCH GEAR. THE FINAL POSITIONING OF THESE ITEMS IS DEPENDENT UPON THE EQUIPMENT SELECTED. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING WORK BETWEEN SUBCONTRACTORS AND CRAFTS IN THIS REGARD, AND PROVIDING NECESSARY DIMENSIONS IN A TIMELY MANNER TO ALL PARTIES AND DETAILERS INVOLVED.

8. WORKMANSHIP AND MATERIALS SHALL CONFORM TO THE REQUIREMENTS OF THE 2018 MARYLAND BUILDING CODE AS AMENDED BY THE CITY OF JURISDICTION.

9. (E) INDICATES EXISTING, OTHER STRUCTURAL MEMBERS WITHOUT ANY PRECEDING NOTATION OR SHOWN AS (N) INDICATES A NEW MEMBER.

10. MINIMUM MANDATORY FIRE PROTECTION REQUIREMENT FOR STRUCTURAL FIELD WELDINGS: PROVIDE PORTABLE FIRE EXTINGUISHER AT POINT OF WELDING WORK. KEEP EXTINGUISHER IN READY CONDITION AT ALL TIMES DURING WELDING ACTIVITY.

11. PLAN AND DETAILS SHALL NOT BE SCALED. DIMENSIONS AND LOCATION OF STRUCTURAL MEMBERS AND ELEMENTS SHALL BE OBTAINED FROM OR COORDINATED WITH ARCHITECTURAL DRAWINGS, OR AS NOTED ON PLAN AND DETAILS.

12. THE ENGINEER'S PROFESSIONAL RESPONSIBILITY WITH RESPECT TO THE PROJECT IS LIMITED TO THE WORK DESCRIBED ON THESE DRAWINGS. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE BUILDING, AS WELL AS FOR INSPECTIONS AND SHOP DRAWINGS TO ASSURE CONSTRUCTION OF THE WORK IS IN COMPLIANCE WITH THESE DRAWINGS AND SPECIFICATION. CONTRACTOR SHALL DEFEND, INDEMNIFY AND HOLD ENGINEER HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THIS PROJECT EXCEPT FOR LIABILITY ARISING FROM SOLE NEGLIGENCE OF THE ENGINEER.

13. CONTRACTORS RESPONSIBLE FOR THE CONSTRUCTION OF A WIND OR SEISMIC FORCE RESISTING SYSTEM COMPONENT LISTED IN THE STATEMENT OF SPECIAL INSPECTION SHALL SUBMIT A WRITTEN STATEMENT OF RESPONSIBILITY TO THE CITY DEPARTMENT OF BUILDING AND SAFETY INSPECTORS AND THE OWNER PRIOR TO THE COMMENCEMENT OF WORK ON SUCH SYSTEM OR COMPONENT PER SEC. 1706.1

14. STRUCTURAL OBSERVATIONS AND/OR INSPECTIONS BY OUR ENGINEERS ARE STRICTLY FOR GENERAL CONFORMANCE OF THE STRUCTURAL INFORMATION CONTAINED ON OUR STRUCTURAL DRAWINGS. OTHER INFORMATION SHOWN ON THE STRUCTURAL DRAWINGS AS ARCHITECTURAL, MECHANICAL, CIVIL, SURVEYING, AND ANY OTHER OBTAINED FROM OTHER CONSULTANTS SHALL BE CHECKED BY THE RESPECTIVE CONSULTANT. OUR FIELD OBSERVATIONS DO NOT INCLUDE INSPECTION OF DIMENSIONAL ARCHITECTURAL INFORMATION (LOCATION, LENGTH, THICKNESS, DEPRESSION, AND ELEVATION) OF WALLS, FLOORS, AND BUILDING STRUCTURE.

15. STRUCTURAL DETAILS AND NOTES PART OF THESE DRAWINGS DO NOT INCLUDE ANY ROOFING OR WATERPROOFING SPECIFICATIONS. ROOFING AND WATERPROOFING REQUIREMENTS ARE NOT PART OF THE SCOPE OF THIS WORK. ROOFING AND WATERPROOFING SPECIFICATIONS SHALL BE OBTAINED FROM ARCHITECTURAL DWGS, MECHANICAL DWGS, AND/OR WATERPROOFING CONSULTANT IF NECESSARY.

16. ALL THE INFORMATION INCLUDED ON THESE DRAWINGS IS OF STRUCTURAL ENGINEERING NATURE IN ACCORDANCE WITH THE STANDARD OF CARE IN THE COMMUNITY. NO ENGINEERING SERVICES OR INFORMATION SUCH AS ARCHITECTURAL, GEOTECHNICAL, CIVIL, WATERMOISTURE PROOFING, MECHANICAL, AND ELECTRICAL OR FIRE PROTECTION IS INCLUDED ON THIS DRAWINGS. IF SUCH SERVICES ARE REQUIRED, A QUALIFIED LICENSED ENGINEER IN ANY OF THESE FIELDS, OTHER THAN STRUCTURAL, OR LICENSED ARCHITECT SHALL BE RETAINED.

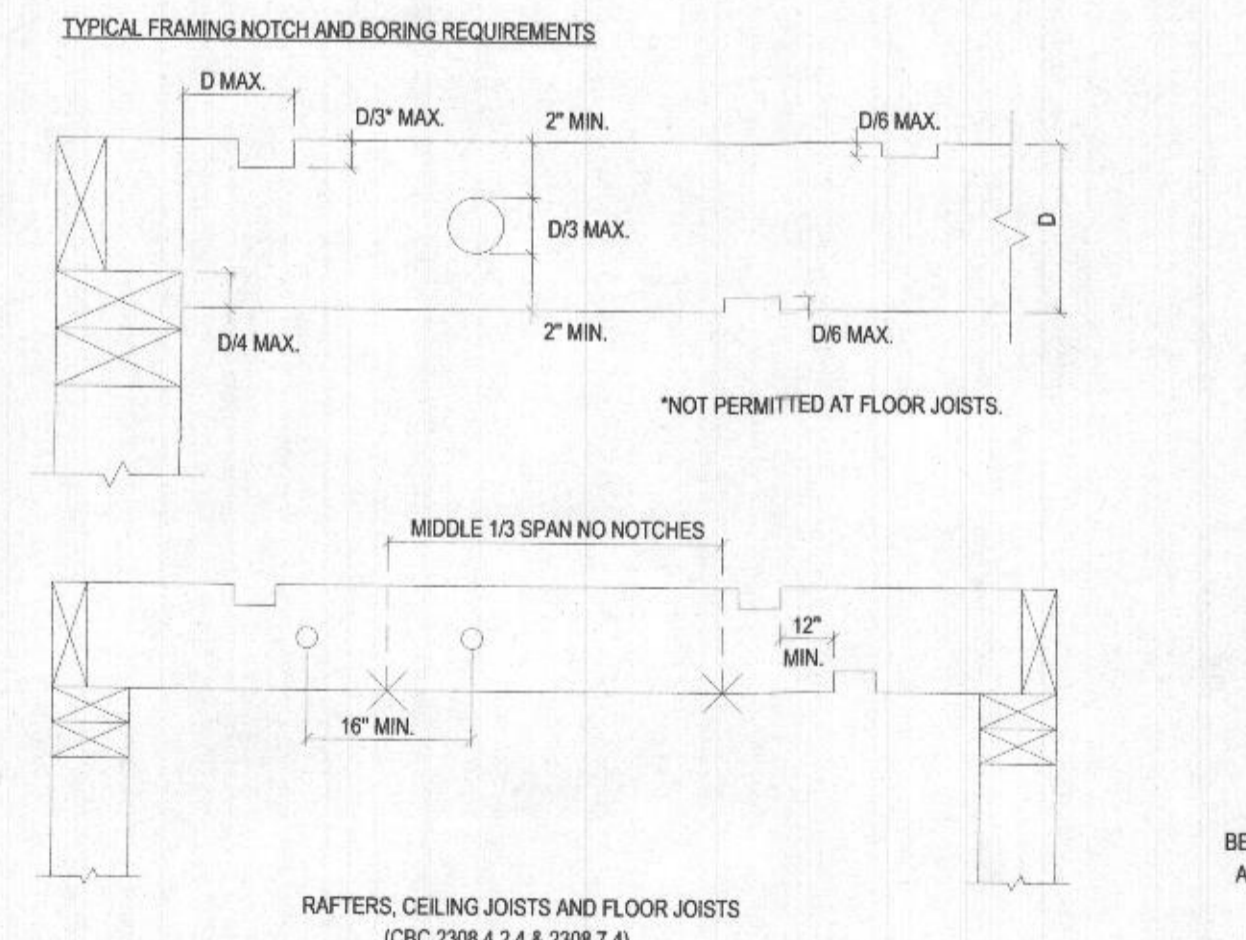
17. ALL SYMBOLS AND ABBREVIATIONS USED ON THE DRAWINGS ARE CONSIDERED TO BE CONSTRUCTION STANDARDS. IF CLARIFICATION IS REQUIRED, THE CONTRACTOR SHALL NOTIFY ENGINEER PRIOR TO PROCEEDING WITH THE WORK.

18. ROOF FLOOR TRUSSES, FREE STANDING BLOCK WALLS, POOL, ELEVATOR, AND SOLAR PANELS AND SITE PREP ARE UNDER SEPARATE PERMITS.

19. THE DESIGN OF THIS STRUCTURE AND ITS FOUNDATION ELEMENTS HAS BEEN BASED ON THE RECOMMENDATIONS OF THE GEOTECHNICAL ENGINEER OF RECORD, OR STANDARD ENGINEERING PRACTICE. THE STRUCTURE AND ITS ELEMENTS MAY EXPERIENCE DIFFERENTIAL SETTLEMENT, VERTICAL AND/OR HORIZONTAL DISPLACEMENT DUE TO VERTICAL LOAD AND/OR SOIL PRESSURE. THE STRUCTURAL DESIGN OF THIS STRUCTURE IS INTENDED TO MINIMIZE THE AFOREMENTIONED LONG TERM DISPLACEMENTS. BUT NOT TO ELIMINATE THEM. THE ABOVEMENTIONED DISPLACEMENTS MAY CAUSE VISIBLE CRACKS OR DAMAGE ON SOME OF THE ELEMENTS AND MATERIALS OF THE BUILDING OR STRUCTURE.

20. STRUCTURAL DRAWINGS AND DETAILS ARE SUBJECT TO CHANGE DURING CITY AGENCIES REVIEW. PURCHASING OF MATERIALS AND/OR CONSTRUCTION BEFORE CITY APPROVED DOCUMENTS ARE OBTAINED ARE AT THE GENERAL CONTRACTOR'S OWN RISK. GENERAL CONTRACTOR SHALL REVIEW ALL PLANS AND DETAILS BEFORE BEGINNING CONSTRUCTION FOR CLARITY OF STRUCTURAL DRAWINGS INTENT. GENERAL CONTRACTOR SHALL CONTACT STRUCTURAL ENGINEER AFTER REVIEW OF DRAWINGS IN A TIMELY MANNER FOR PROPOSED REVISIONS OR SUBSTITUTIONS BEFORE PURCHASING OF MATERIALS OR INITIATING CONSTRUCTION. STRUCTURAL DETAILS MAY BE REVISED DURING CONSTRUCTION TO FACILITATE MEMBERS CONNECTIONS PER EXISTING FIELD CONDITIONS, AND/OR AS SUGGESTED PER GENERAL CONTRACTOR AFTER INITIAL AFOREMENTIONED REVIEW OF CONSTRUCTION DOCUMENTS. A MINIMUM 10% ALLOWANCE OF CONSTRUCTION COST SHALL BE SET FOR POSSIBLE REVISIONS TO STRUCTURAL DETAILS AFTER GENERAL CONTRACTOR'S DRAWINGS REVIEW.

MINIMUM NAILING REQUIREMENTS		
CONNECTION	FASTENING	LOCATION
1. JOIST TO WALL OR GIRDER	3-8d COMMON	TOENAIL
2. BRIDGING TO JOIST	2-8d COMMON	TOENAIL EA. END
3. 1"x4" SUBFLOOR OR LESS TO EACH JOIST	2-8d COMMON	FACE NAIL
4. WIDER THAN 1"x4" SUBFLOOR TO EA. JOIST	3-8d COMMON	FACE NAIL
5. 2" SUBFLOOR TO JOIST OR GIRDER	2-16d COMMON	BLIND AND FACE NAIL
6. SOLE PLATE TO JOIST OR BLOCKING	16d @16" O.C.	TYPICAL FACE NAIL
SOLE PLATE TO JOIST OR BLOCKING AT BRACED WALL PANEL	16d @16"	BRACED WALL PANELS
7. TOP PLATE TO STUD	2-16d COMMON	END NAIL
8. STUD TO SOLE PLATE	4-8d COMMON	TOENAIL
	2-8d COMMON	END NAIL
9. DOUBLE STUDS	16d @24" O.C.	FACE NAIL
10. DOUBLE TOP PLATES	16d @16" O.C.	TYPICAL FACE NAIL
DOUBLE TOP PLATES	8-16d COMMON	LAP SPLICE
11. BLOCKING BETWEEN JOIST OR RAFTERS TO TOP PLATE	3-8d COMMON	TOENAIL
12. RIM JOIST TO TOP PLATE	8d @8" O.C.	TOENAIL
13. TOP PLATES, LAPS AND INTERSECTION	2-16d COMMON	FACE NAIL
14. CONTINUOUS HEADER, TWO PIECES	16d COMMON	16" O.C. ALONG EDGE
15. CEILING JOISTS TO PLATE	3-8d COMMON	TOENAIL
16. CONTINUOUS HEADER TO STUD	4-8d COMMON	TOENAIL
17. CEILING JOISTS, LAPS OVER PARTITIONS	3-16d COMMON	FACE NAIL
18. CEILING JOISTS TO PARALLEL RAFTERS	3-16d COMMON	FACE NAIL
19. RAFTER TO PLATE	3-8d COMMON	TOENAIL
20. 1" DIAGONAL BRACE TO EACH STUD AN PLATE	2-8d COMMON	FACE NAIL
21. 1"x4" SHEATHING TO EACH BEARING	3-8d COMMON	FACE NAIL
22. WIDER THAN 1"x4" SHEATHING TO EACH BEARING	3-8d COMMON	FACE NAIL
23. BUILT-UP CORNER STUDS	16d COMMON	24" O.C.
24. BUILT-UP GIRDER AND BEAMS	20d COMMON	FACE NAIL AT TOP AND BOTTOM STAGGERED ON OPPOSITE SIDES
	2-20d COMMON	FACE NAIL AT ENDS AND AT EACH SPLICE
25. 2" PLANKS	16d COMMON	AT EACH BEARING
26. COLLAR TIE TO RAFTER	3-10d COMMON	FACE NAIL
27. JACK RAFTER TO HIP	3-10d COMMON	TOENAIL
	2-16d COMMON	FACE NAIL
28. ROOF RAFTER TO 2-BY RIDGE BEAM	2-16d COMMON	TOENAIL
	2-16d COMMON	FACE NAIL
29. JOIST TO BAND JOIST	3-16d COMMON	FACE NAIL



CONCRETE NOTES:

- CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH AT 28 DAYS PER DETAIL 5/8 - 1-2
- LOCATION OF ALL CONSTRUCTION JOINTS SHALL BE APPROVED BY ARCHITECT OR STRUCTURAL ENGINEER.
- NO PIPES OR DUCTS SHALL BE PLACED ON STRUCTURAL CONCRETE UNLESS SPECIFICALLY DETAILED SEE MECHANICAL AND/OR ELECTRICAL DRAWINGS FOR LOCATION OF SLEEVES THROUGH WALLS AND FLOORS.
- ALL REINFORCING STEEL BOWELS, ANCHOR BOLTS, HOLD-DOWNS, AND OTHER INSERTS SHALL BE SECURED IN POSITION PRIOR TO POURING CONCRETE.
- ALL CONCRETE SHALL BE ROCK CONCRETE CONFORMING TO A.S.T.M. C33, EXCEPT LIGHTWEIGHT CONCRETE, AS NOTED ON THE DRAWINGS, SHALL CONFORM TO A.S.T.M. C330. CEMENT SHALL BE TYPE V CONFORMING TO A.S.T.M. C150.
- CONTINUOUS INSPECTION SHALL BE REQUIRED DURING PLACING OF ALL CONCRETE SPECIFIED.
- PROVIDE A MIX DESIGN PREPARED BY AN APPROVED TESTING AGENCY BASED UPON STRENGTH OF THE APPROVED MATERIALS, AND MEETING THE REQUIREMENTS STATED IN THE DRAWINGS.
- EXISTING CONCRETE SURFACES RECEIVING CONCRETE SHALL BE HEAVY SANDBLASTED/BRUSHED CHIPPED SOUND SURFACE AND TO A 1/4" AMPLITUDE ROUGHNESS.
- FLOOR SHALL BE MONITORED BY TRANSIT LEVEL OR LASER DURING CONCRETE PLACEMENT TO MAINTAIN LEVEL FLOOR TO WITHIN 1/4" APPROXIMATELY.
- THE QUANTITIES OF MATERIALS SHALL BE CERTIFIED BY A LICENSED WEIGHTMASTER AND SUBMIT COPY OF WEIGHTMASTER CERTIFICATE.
- REFER TO ARCHITECTS DETAIL DRAWINGS FOR SPECIAL FINISHES, AND ALL MOUNDS, GROOVES, REVEALS, CHAMFERES, CLIPS, GROUNDS, ORNAMENTS, AND OTHER INSERT TO BE CAST IN CONCRETE.
- NON-SHRINK GROUT SHALL BE RAPID SET CEMENT ALL NON-SHRINK GROUT BY CTS CEMENT MANUFACTURING CO. OR STRUCTURAL EQUAL, LARR #24654.

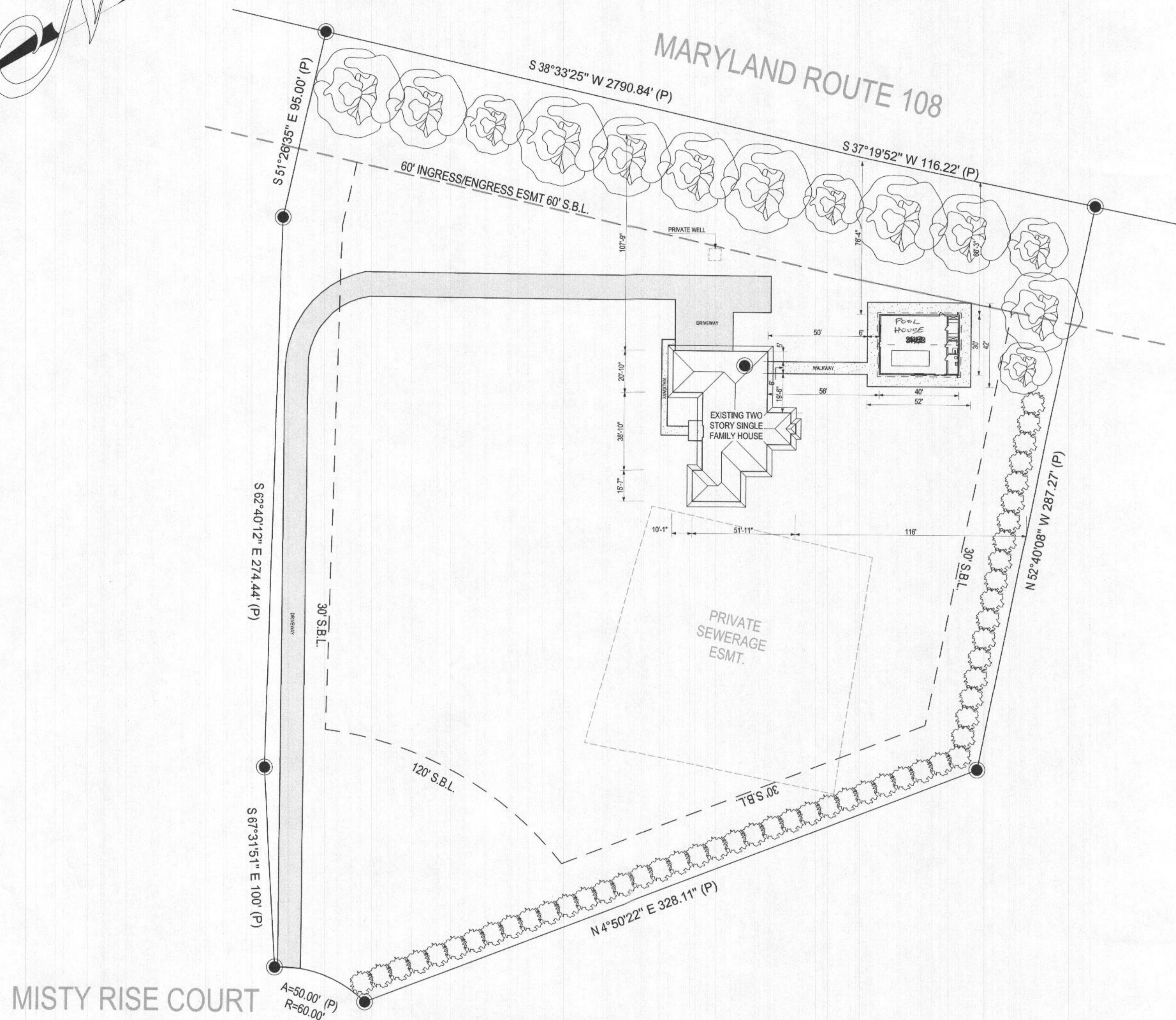
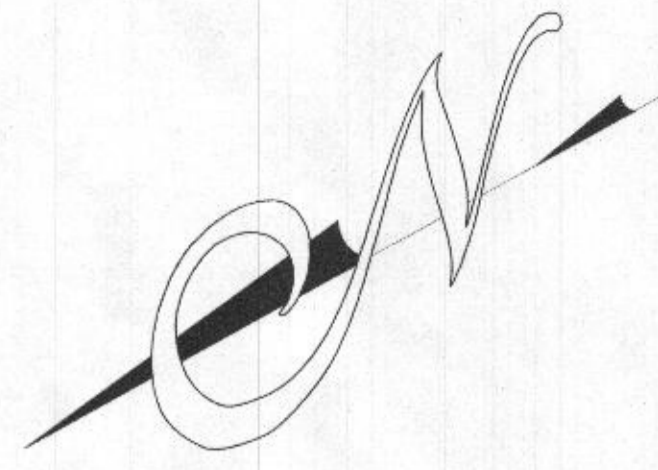
NOTCH/BORING % OF STUD	2 x 4	2 x 6
25%	7/8" x 1 3/8"	
40%	1 3/8" x 2 1/8"	
60%	2" x 3 1/4"	

WOOD:

- ALL LUMBER USED FOR STRUCTURAL PURPOSES SHALL BE SOUTHERN PINE. ALL MEMBERS, 2" TO LESS THAN 3" THICK SHALL BE "NO. 2" GRADE OR BETTER. ALL MEMBERS 3 1/2" OR GREATER SHALL BE NO. 1 GRADE STRUCTURAL. STUD FRAMING SHALL BE "NO. 2" GRADE OR BETTER.
- ALL PLYWOOD USED FOR STRUCTURAL PURPOSES SHALL CONFORM TO PRODUCT STANDARD PS-45 "SHEATHING & SINGLE FLOOR," EXPOSURE 1. PLYWOOD MAY BE SUBSTITUTED WITH OSB OF SAME OR GREATER GRADE.
- ALL RAFTERS GREATER THAN 8" IN DEPTH SHALL HAVE 2x3 CROSSBRIDGING, 2x SOLID BLOCKING, OR EQUIVALENT METAL CROSSBRIDGING PLACED BETWEEN THEM IN A CONTINUOUS LINE. THE DISTANCE BETWEEN LINES OF BRIDGING OR BETWEEN BRACING AND END BEARING SHALL NOT EXCEED 10'-0".
- BOLT HOLES IN WOOD SHALL BE 1/16" LARGER IN DIAMETER THAN NOMINAL BOLT SIZE. MEMBERS REQUIRING LAG BOLTS SHALL BE PREDRILLED WITH HOLES EQUAL TO APPROXIMATELY 70% OF THE BOLT SHANK DIAMETER. REFER TO DETAIL 10S-1.1 FOR LAG BOLT INSTALLATION.
- CUT WASHERS SHALL BE USED UNDER THE HEADS OF ALL BOLTS AND WASHERS BEARING ON WOOD.
- INDIVIDUAL PLYWOOD SHEETS SHALL NOT BE LESS THAN 2'-0" IN THE LEAST DIMENSION NOR LESS THAN 8 SQUARE FEET IN AREA. USE FULL SHEETS WHEREVER POSSIBLE.
- HORIZONTAL FRAMING MEMBERS SHALL NOT BE NOTCHED OR DIPPED IN ANY MANNER UNLESS SPECIFICALLY DETAILED, OR AS APPROVED BY THE ARCHITECT/ENGINEER.
- ALL WOOD FRAMING CONNECTORS SHALL BE "STRONGTIE" SERIES AS MANUFACTURED BY THE SIMPSON CO. OR EQUAL. MANUFACTURERS BROCHURES OR CATALOGS, INDICATING EACH TYPE OF CONNECTOR AND ITS ALLOWABLE WORKING LOAD VALUE SHALL BE SUBMITTED TO THE ARCHITECT/ENGINEER FOR REVIEW PRIOR TO INSTALLATION. EACH TYPE OF CONNECTOR AND ITS LOAD VALUE SHALL HAVE AN APPROVAL BY THE INTERNATIONAL CONFERENCE OF BUILDING OFFICIALS. (CITY OF LOS ANGELES RRR: 25711, 25712, 25713, 25714, 25716, 25718, 25719, 25720, 25725, 25726, 25800, 25801, 25802, 25803, 25804, 25806, 25807, 25814, 25818, 25827, 25828, 25851).
- ALL NAILS SHALL BE COMMON WIRE NAILS, UNLESS NOTED OTHERWISE. FOR MINIMUM NAILING, SEE SCHEDULE 6/8-1.2, AND TABLE 23 -11-B-1 OF THE UNIFORM BUILDING CODE.
- PREBORE HOLES FOR NAILS WHERE MEMBERS TEND TO SPLIT.
- RIGHTEN SILL BOLT NUTS BEFORE CLOSING IN STUD WALLS.
- WHEREVER BOLTS ARE SPECIFIED, THERE SHALL BE A MINIMUM OF TWO (2) BOLTS EACH PIECE WITH ONE (1) BOLT LOCATED WITHIN 12" OF END OF EACH PIECE.
- SILLS RESTING ON CONCRETE WHICH ARE 1/8" OR LESS ABOVE THE GROUND SHALL BE PRESSURE TREATED DOUGLAS FIR, OR FOUNDATION GRADE REDWOOD.
- ALL STUDS AND HEADERS SHALL BE GRADE MARKED.
- ALL EXPOSED BOLTS, PROTRUDING THROUGH THE NUT OVER 1/4" SHALL BE CUT BACK TO FACE OF NUT AND GROUND OR FILED SMOOTH.
- EXPOSED WOOD SCREWS SHALL BE FLAT HEAD AND COUNTERSUNK.
- PLACE SOLID BLOCKING BETWEEN JOISTS OR RAFTERS AT ALL SUPPORTS. BLOCKING TO BE IN ONE PIECE AND SAME SIZE AS JOIST OR RAFTERS, UNLESS NOTED OTHERWISE ON THESE DRAWINGS.
- ALL PARTITION WALLS PARALLEL TO JOISTS SHALL BE SUPPORTED BY DOUBLE FLOOR JOIST. ALL PARTITION WALL PERPENDICULAR TO FLOOR JOISTS SHALL BE SUPPORTED OVER 4x4 BLOCKING WITH 2" CUP EACH END.
- ALL PARALLEL STRAND LUMBER (PSL) SHALL BE 2.0E, 2000F BY TRUS JOIST MACMILLAN (ICC #1387, LARR # 25202). ALL MICROLAM LAMINATED VENEER LUMBER (LVL) SHALL BE 1.9E, 2800F BY TRUS JOIST MACMILLAN (ICC #1384, COLA R# 25202). ALL TJI FLOOR JOISTS SHALL BE BY TRUS JOIST MACMILLAN (ICC #1153, COLA R# 25338).
- PROVIDE FIRE BLOCKING IN CONCEALED SPACES OF STUD WALLS AND PARTITIONS, AT 10" INTERVALS BOTH VERTICAL AND HORIZONTAL, AND IN OPENINGS AROUND VENTS, PIPES, DUCTS, CHIMNEYS, BETWEEN ATTIC AND CHIMNEY CHASE.
- BEARING WALLS STUDS CANNOT BE NOTCHED MORE THAN 25% OF THEIR WIDTH. BORED HOLES CANNOT HAVE A DIAMETER GREATER THAN 40% OF THE STUD WIDTH.
- ROOF DIAPHRAGM NAILING TO BE INSPECTED BEFORE COVERING. FACE GRAIN OF PLYWOOD SHALL BE PERPENDICULAR TO SUPPORTS. FLOOR SHALL HAVE TONGUE AND GROOVE OR BLOCKED PANEL EDGES. PLYWOOD SPANS SHALL CONFORM WITH TABLE 2304.7.
- ALL DIAPHRAGM AND SHEAR WALL NAILING SHALL UTILIZE COMMON NAILS WITH FULL HEADS.
- ALL BOLTS HOLES SHALL BE DRILLED 1/32" TO 1/16" OVERSIZED.
- GLUE LAM BEAMS MUST BE FABRICATED IN A LABS LICENSED SHOP, AND SHALL BE OF DIF No.1 LAMINATION AND GRADE PER PLAN. ALL GLUE LAM BEAMS SHALL BE 24F-V8.

ABBREVIATION SCHEDULE

ABBREVIATION	DESCRIPTION	ABBREVIATION	DESCRIPTION
ACI	AMERICAN CONCRETE INSTITUTE	F-F	FACE TO FACE FABRICATION FINISHED FLOOR LEVEL
ADDD	ADDITIONAL ADJACENT	F.F.	FAR FACE
AESS	ARCHITECTURALLY EXPOSED STRUCTURAL STEEL	FIG	FIGURE
AISC	AMERICAN INSTITUTE OF STEEL CONSTRUCTION	FIN DIM	FINISH DIMENSION
ALT	ALTERNATE	FIN FLR	FINISH FLOOR
&	AND	FIN GR	FINISH GRADE
APPROX	APPROXIMATE	FLNG	FLANGE
ARCH	ARCHITECTURAL	FND FT	FOUNDATION FOOT
ASTM	AMERICAN SOCIETY OF TESTING MATERIALS	FTG	FOOTING
AUX	AUXILIARY	>	GREATER THAN GAUGE
AVG	AVERAGE	GALV	GALVANIZED
@	AT	GND	GROUND
B/	BOTTOM OF BUILDING	GT	GROUT
BLDG	BUILDING	HGR	HANGER
BOS	BOTTOM OF SLAB	HGT	HEIGHT
BTM	BOTTOM	HORIZ	HORIZONTAL
B.S.	BOTH SIDES	HP	HIGH POINT
B.W.	BOTH WAYS	HSS	HOLLOW STRUCTURAL SECTION
C	CHANNEL	ID	INSIDE DIAMETER
C-C	CENTRE TO CENTRE	IN	INCH, INCHES
C-F	CENTRE TO FACE CALCULATIONS	INSUL	INSULATION
CALC	CALCULATIONS	INT	INTERIOR
CEM	CEMENT	ISO	ISOMETRIC
CHAN	CHANNEL	JT	JOINT
CHRD	CHORD	JST	JOIST
CIR	CIRCULAR	KIPF	KIPS PER LINEAR FOOT
CL	CENTERLINE	KSF	KIPS PER SQUARE FOOT
CLG	CEILING	<	LESS THAN
CLR	CLEAR	LB	POUND
CMU	CONCRETE MASONRY UNIT	LENG	LENGTH
COL	COLUMN	LH	LEFT HAND
COMP	COMPOSITE CONCRETE CONSTRUCTION JOINT	LL	LIVE LOAD
CONC	CONCRETE	LLBB	LONG LEG BACK TO BACK
CONST	CONSTRUCTION	LLH	LONG LEG HORIZONTAL
C.J.	CONSTRUCTION JOINT	LLV	LONG LEG VERTICAL
CONFIG	CONFIGURATION	LOC	LOCATION
CORP	CORPORATION	LPD	LOW POINT
CORP	COLD ROLLED COLUMN STRIP	LRT	LOAD RESISTANCE FACTOR DESIGN
C.S.	CUBIC	LWTW	LIGHTWEIGHT
D	DEPTH	MAX	MAXIMUM
DBL	DOUBLE	MECH	MECHANICAL
DEG	DEGREE	MEZZ	MEZZANINE
DIAM	DIAMETER	MFR	MANUFACTURER
DIAG	DIAGONAL	MIN	MINIMUM
DIST	DISTANCE	MISC	MISCELLANEOUS
DL	DEAD LOAD	N/A	NOT APPLICABLE
DP	DRIP PANEL	NET WT	NET WEIGHT
DPG	DRY PACK GROUT	N.F.	NEAR FACE
DWG	DRAWING	N.I.C.	NOT IN CONTRACT
(E)	EXISTING	NHW	NORMAL WEIGHT
EA	EACH	N	NUMBER
E.F.	EACH FACE	NO	NOMINAL
ELEC	ELECTRICAL	N-S	NORTH-SOUTH
EL	ELEVATION	NTS	NOT TO SCALE
EQ	EQUAL	OC	ON CENTER
EQMT	EQUIPMENT	OD	OUTSIDE DIAMETER
ESS	EXPOSED STRUCTURAL STEEL	OPNG	OPENING
EOS	EDGE OF SLAB	OPP	OPPOSITE
EW	EAST/WEST		
E.W.	EACH WAY		
EXIST	EXISTING		
EXP	EXPANSION		
EXP JT	EXPANSION JOINT		
EXT	EXTERIOR		
P	PIPE		
PART	PARTITION		
PCT, %	PERCENT		
PC	PRECAST CONCRETE		
PERP	PERPENDICULAR		
PL	PLATE		
PLBG	PLUMBING		
PSF	POUNDS PER SQUARE FOOT		
PSI	POUNDS PER SQUARE INCH		
PT	POINT	</	



PROPOSED SITE PLAN

1/32" = 1'- 0"

GAG - Architects,
Lviv, Ukraine

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'Draft for approval' approx work 'submit' but 'present'

12009 MISTY RISE COURT
CLARKSVILLE, MARYLAND

COMMENTS:

CLIENT:	TEJ TENMATTAM
L.G.A.:	MARYLAND
PURPOSE:	BUILDING PERMISSION
TITLE DESCRIPTION:	147 720 SF
DRN/CHK:	PK/PM
DATE:	03/24/22
SHEET TITLE:	

PROPOSED SITE PLAN

SCALE: As indicated

DRAWING SHEET NO:

A003

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'Draft for approval' aggress work 'subtle' but 'present'

12009 MISTY RISE COURT
CLARKSVILLE, MARYLAND

COMMENTS:

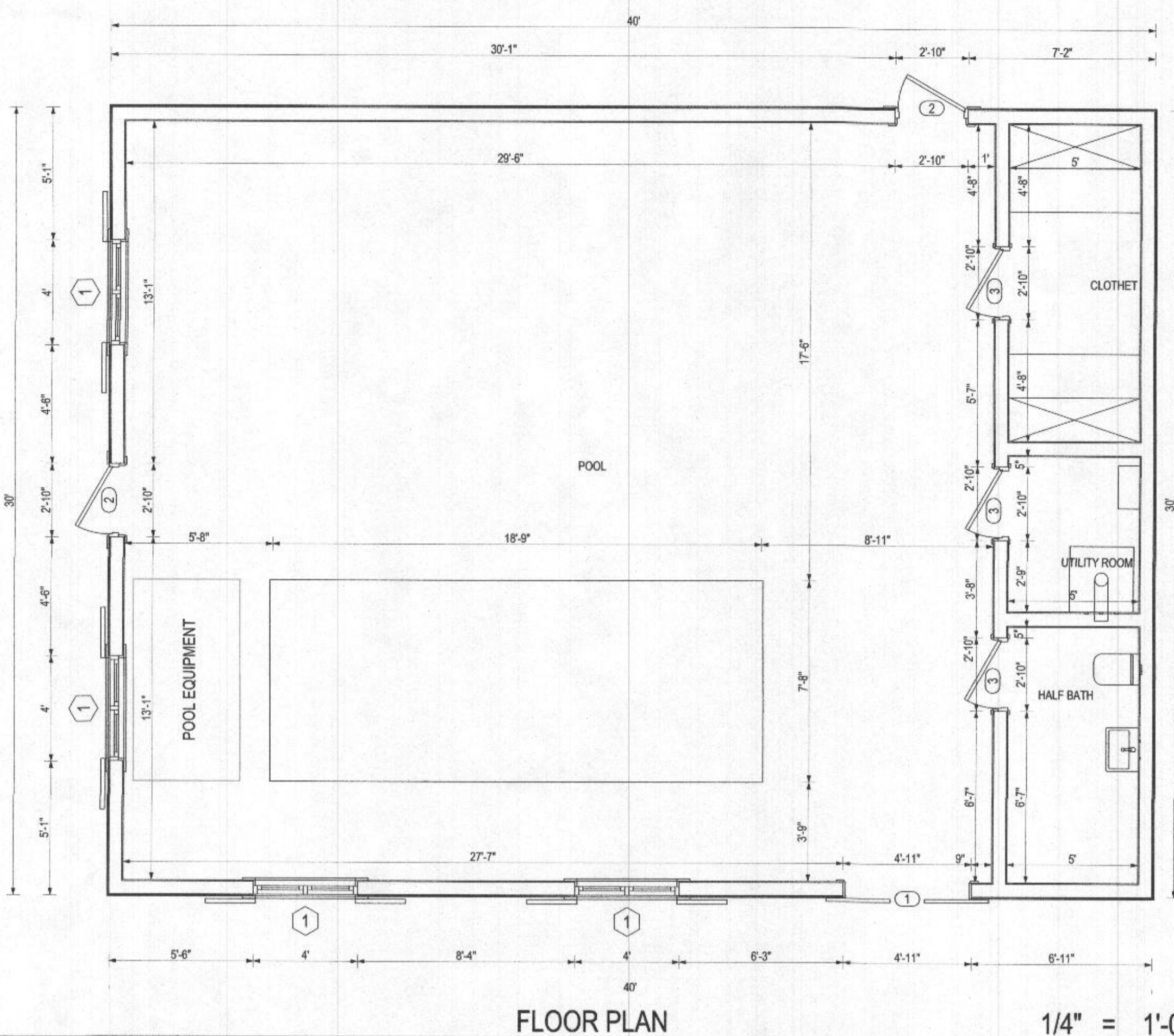
CLIENT: TEJ TENMATTAM
L.G.A.: MARYLAND
PURPOSE: BUILDING PERMISSION
TITLE DESCRIPTION: 147 720 SF
DRNCHK: PK/PM
DATE: 03/24/22
SHEET TITLE:

FLOOR PLAN

SCALE: As indicated

DRAWING SHEET NO:

A004



ROOM SCHEDULE		
NUMBER	ROOM NAME	AREA
1	POOL	963,28 SF
2	CLOTHET	60,63 SF
3	UTILITY ROOM	29,71 SF
4	HALF BATH	49,61 SF
		1 103,23 SF

WINDOW SCHEDULE												
MARK	MANUFACTURED	MATERIAL	LOCATION	TYPE	HEAD HEIGHT	HEIGHT	WIDTH	AREA	U-VALUE	SHGC	COUNT	REMARK
1	PER OWNER	WOOD	NORTH, EAST ADDITION	CASEMENT	7' - 0"	4' - 0"	4' - 0"	16.0 SF	0.3	0.37	4	
2	PER OWNER	WOOD	NORTH ADDITION	CASEMENT	12' - 10"	1' - 6"	16' - 0"	24.0 SF	0.3	0.37	1	

DOOR SCHEDULE												
MARK	MANUFACTURED	MATERIAL	LOCATION	TYPE	THICKNESS	HEIGHT	WIDTH	AREA	U-VALUE	SHGC	COUNT	REMARK
1	PER OWNER	WOOD	EXTERIOR	SLIDING DOOR	0' - 1 31/32"	7' - 0"	4' - 11"	34.45 SF	0.3	0.37	1	
2	PER OWNER	WOOD	EXTERIOR	HINGED DOOR	0' - 1 31/32"	7' - 0"	2' - 10"	19.6 SF	0.3	0.37	2	
3	PER OWNER	WOOD	INTERIOR	HINGED DOOR	0' - 1 31/32"	7' - 0"	2' - 10"	19.6 SF	0.3	0.37	3	

