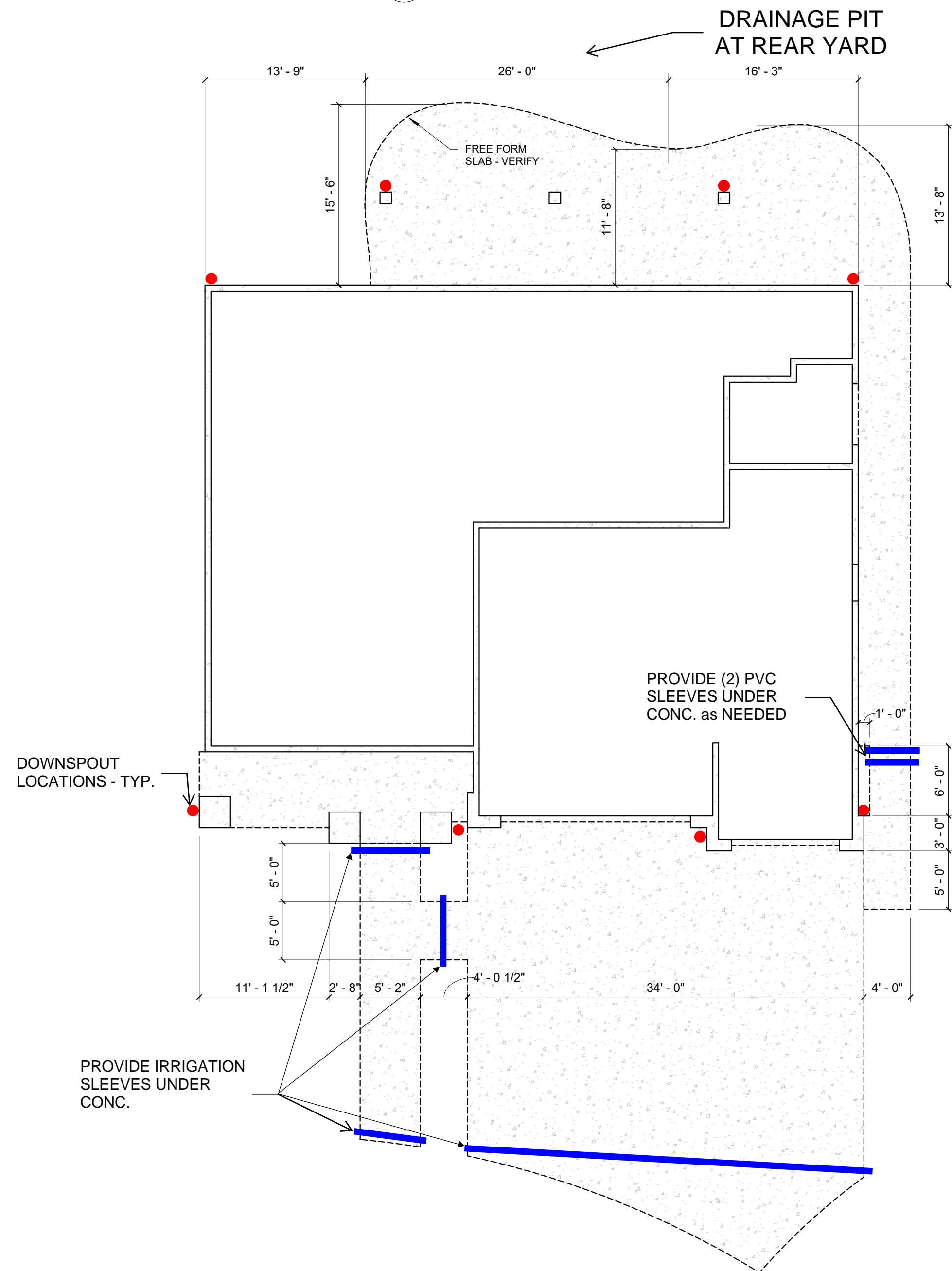


1 VICINITY MAP



2 FLATWORK PLAN

1/8" = 1'-0"

| TABLE N1102.1.2 | | | | | | | | | | |
|---|-----------------------|-------------------|--------------------------|-----------------|-------------------------|-------------------|-----------------|-----------------------|-------------------------------------|--------------------------|
| INSULATION AND FENESTRATION REQUIREMENT BY COMPONENT ^a | | | | | | | | | | |
| CLIMATE ZONE | FENESTRATION U-FACTOR | SKYLIGHT U-FACTOR | GLAZED FENESTRATION SHGC | CEILING R-VALUE | WOOD FRAME WALL R-VALUE | MASS WALL R-VALUE | FLOOR R-VALUE | BASEMENT WALL R-VALUE | SLAB ^b R-VALUE AND DEPTH | CRAWL SPACE WALL R-VALUE |
| 5 AND MARINE 4 | 0.32 | 0.55 | NR | 38 | 20 OR 13+5 ^h | 13 / 17 | 30 ^f | 15 / 19 | 10.2 FT | 15 / 19 |

ENERGY CODE COMPLIANCE

SEE THE COMPLIANCE OPTIONS BELOW. PLANS MUST BE SUBMITTED DEMONSTRATING EITHER THE PRESCRIPTIVE APPROACH OR THE TOTAL UA ALTERNATIVE APPROACH FOR ENERGY CODE COMPLIANCE.

- OPTION 1: TOTAL UA ALTERNATIVE APPROACH**
A COPY OF THE RESCHECK COMPLIANCE REPORT IS ATTACHED TO THE PLANS. (THIS INCLUDES BOTH THE COVER SHEET AND THE INSPECTION CHECKLIST)
- OPTION 2: PRESCRIPTIVE COMPONENT APPROACH**
 - R-VALUES ARE MINIMUM. U-FACTORS AND SOLAR HEAT GAIN COEFFICIENT (SHGC) ARE MAXIMUMS. R-19 BATTS COMPRESSED INTO NOMINAL 2X6 FRAMING CAVITY SUCH THAT THE R-VALUE IS REDUCED BY R-1 OR MORE SHALL BE MARKED WITH THE COMPRESSED BATT R-VALUE IN ADDITION TO THE FULL THICKNESS R-VALUE.
 - THE FENESTRATION U-FACTOR COLUMN EXCLUDES SKYLIGHTS. THE SOLAR HEAT GAIN COEFFICIENT (SHGC) COLUMN APPLIES TO ALL GLAZED FENESTRATION.
 - THE FIRST R-VALUE APPLIED TO CONTINUOUS INSULATION, THE SECOND TO FRAMING CAVITY INSULATION; EITHER INSULATION MEETS THE REQUIREMENTS.
 - R-5 SHALL BE ADDED TO THE REQUIRED SLAB EDGE R-VALUES FOR HEATED SLAB.
 - INSULATION SUFFICIENT TO FILL THE FRAMING CAVITY, R-19 MINIMUM.
 - "13+5" MEANS R-13 CAVITY INSULATION PLUS R-5 INSULATED SHEATHING. IF STRUCTURAL SHEATHING COVERS 25% OR LESS OF THE EXTERIOR, R-5 SHEATHING IS NOT REQUIRED WHERE STRUCTURAL SHEATHING IS USED. IF STRUCTURAL SHEATHING COVERS MORE THAN 25% OF EXTERIOR, STRUCTURAL SHEATHING SHALL BE SUPPLEMENTED WITH INSULATED SHEATHING OF AT LEAST R-2.
 - THE SECOND R-VALUE APPLIES WHEN MORE THAN HALF THE INSULATION IS ON THE INTERIOR.

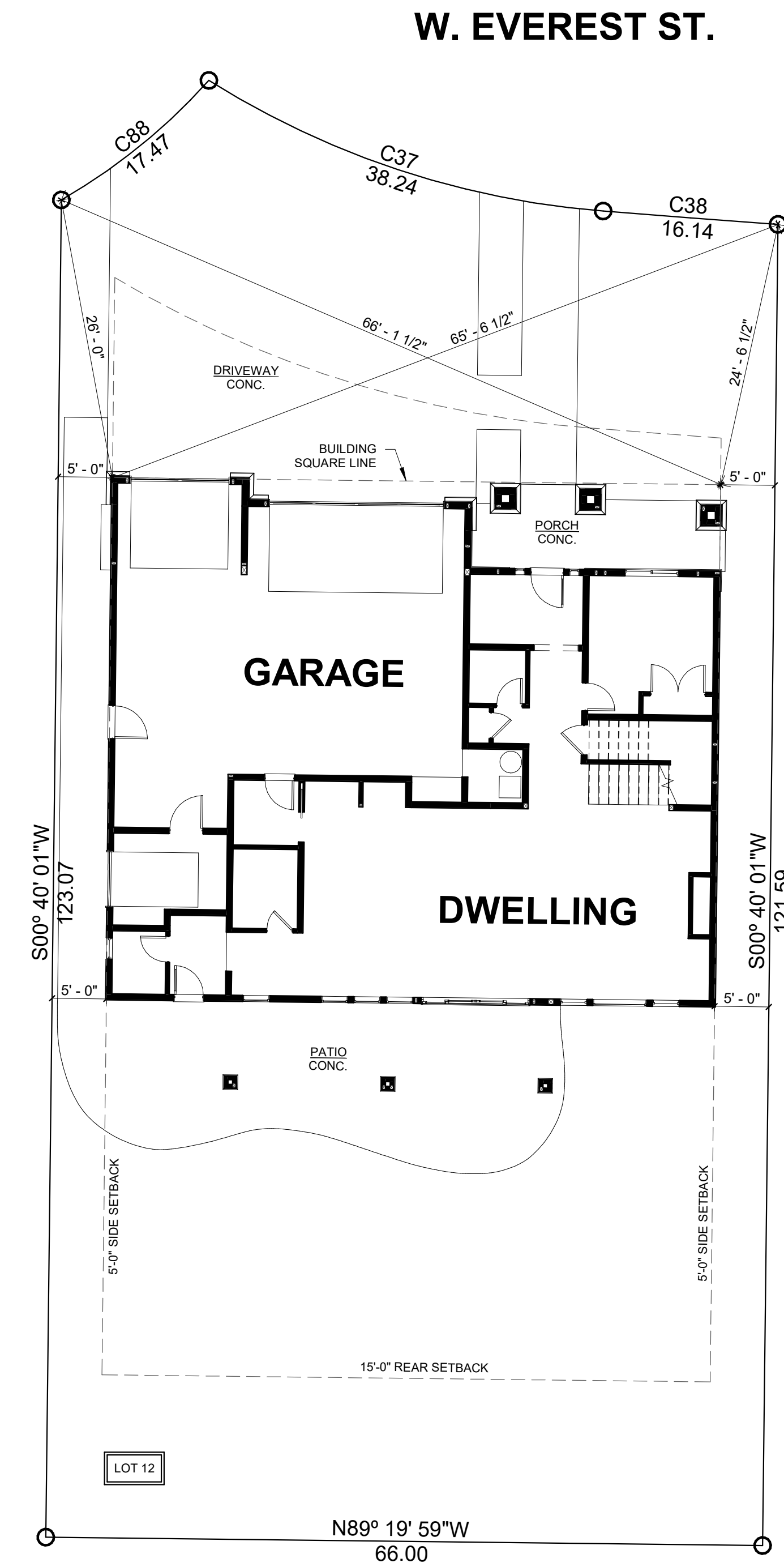
GENERAL NOTES

- ALL SETBACKS AND EASEMENTS ARE TO BE LOCATED AND VERIFIED PRIOR TO CONSTRUCTION.
- FINISH GRADE SHALL SLOPE AWAY FROM THE FOUNDATION 5% FOR THE FIRST 10-FT. AND 2% THEREAFTER.
- UNLESS NOTED OTHERWISE, ALIGN DRIVEWAY FLATWORK W/ FOUNDATION. REFER TO FOUNDATION PLAN FOR PORCH, PATIO, AND OTHER EXTERIOR STOOPS AND WALKWAYS NOT DIMENSIONED ON SITE PLAN.
- TYPICAL FLATWORK ELEVATIONS FOR GARAGE / DRIVEWAY:
STANDARD DEPTH GARAGE -
T.O. SLAB 2" BELOW T.O. FOUNDATION AT REAR.
T.O. SLAB 4" BELOW T.O. FOUNDATION AT FRONT.
TANDEM / EXTENDED DEPTH GARAGE -
T.O. SLAB 2" BELOW T.O. FOUNDATION AT REAR.
T.O. SLAB 5" BELOW T.O. FOUNDATION AT FRONT.

CURVE TABLE

| CURVE | LENGTH | RADIUS | CHORD | BEARING | DELTA |
|-------|--------|---------|-------|-------------|-----------|
| C37 | 38.62 | 80.00 | 38.24 | S71°40'46"E | 27°39'27" |
| C38 | 16.14 | 3426.50 | 16.14 | S85°38'35"E | 0°16'12" |
| C88 | 17.55 | 55.00 | 17.47 | N50°59'31"E | 18°16'50" |

| DESIGN CRITERIA | |
|---|---|
| CODES: 2012 INTERNATIONAL RESIDENTIAL CODE 2012 INTERNATIONAL ENERGY CONSERVATION CODE 2014 NATIONAL ELECTRICAL CODE 2013 INTERNATIONAL MECHANICAL CODE 2009 IDAHO STATE PLUMBING CODE | |
| FROST DEPTH: | 24 INCHES |
| SEISMIC ZONE: | C |
| CLIMATE ZONE: | 5 |
| BASIC WIND SPEED: | 90 MPH |
| SOIL BEARING CAPACITY: | 1500 PSF |
| ROOF LOADS: | 25 PSF LIVE (SNOW) 17 PSF DEAD 40 PSF LIVE 12 PSF DEAD |
| FLOOR LOADS: | |



SITE PLAN

1" = 10'-0"

HUDSON MODEL

| | |
|---------------------|-----------|
| MAIN LEVEL | 1459 S.F. |
| UPPER LEVEL | 1748 S.F. |
| TOTAL | 3207 S.F. |
| EXT. COVERED GARAGE | 391 S.F. |
| | 1004 S.F. |

LOT 12 BLOCK 23
BANBRIDGE

ALL WORK TO BE PERFORMED BY LICENSED CONTRACTORS CONSISTENT WITH THE BEST PRACTICES OF TRADE INVOLVED. CONTRACTOR TO VERIFY ALL DIMENSIONS AND CONDITIONS BEFORE STARTING CONSTRUCTION. ALL PLANS, DRAWINGS, AND DESIGNS ARE THE PROPERTY OF ALTURAS HOMES AND SHALL NOT BE REPRODUCED OR COPIED WITHOUT WRITTEN CONSENT OF ALTURAS HOMES.

ALTURAS HOMES

JDE

SCALE: As indicated
JDE JOB #: 181003

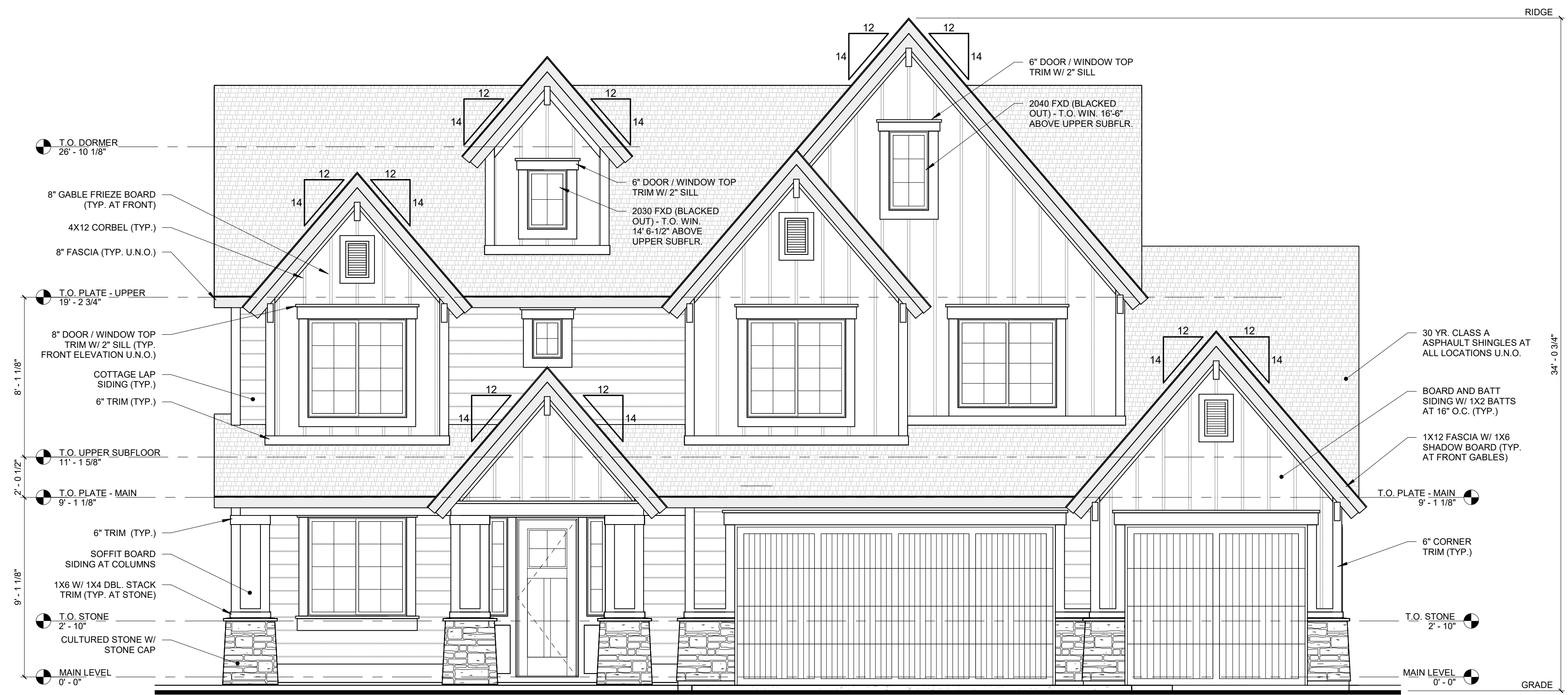
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10/9/2018 8:16:34 AM

SITE / FLATWORK PLAN

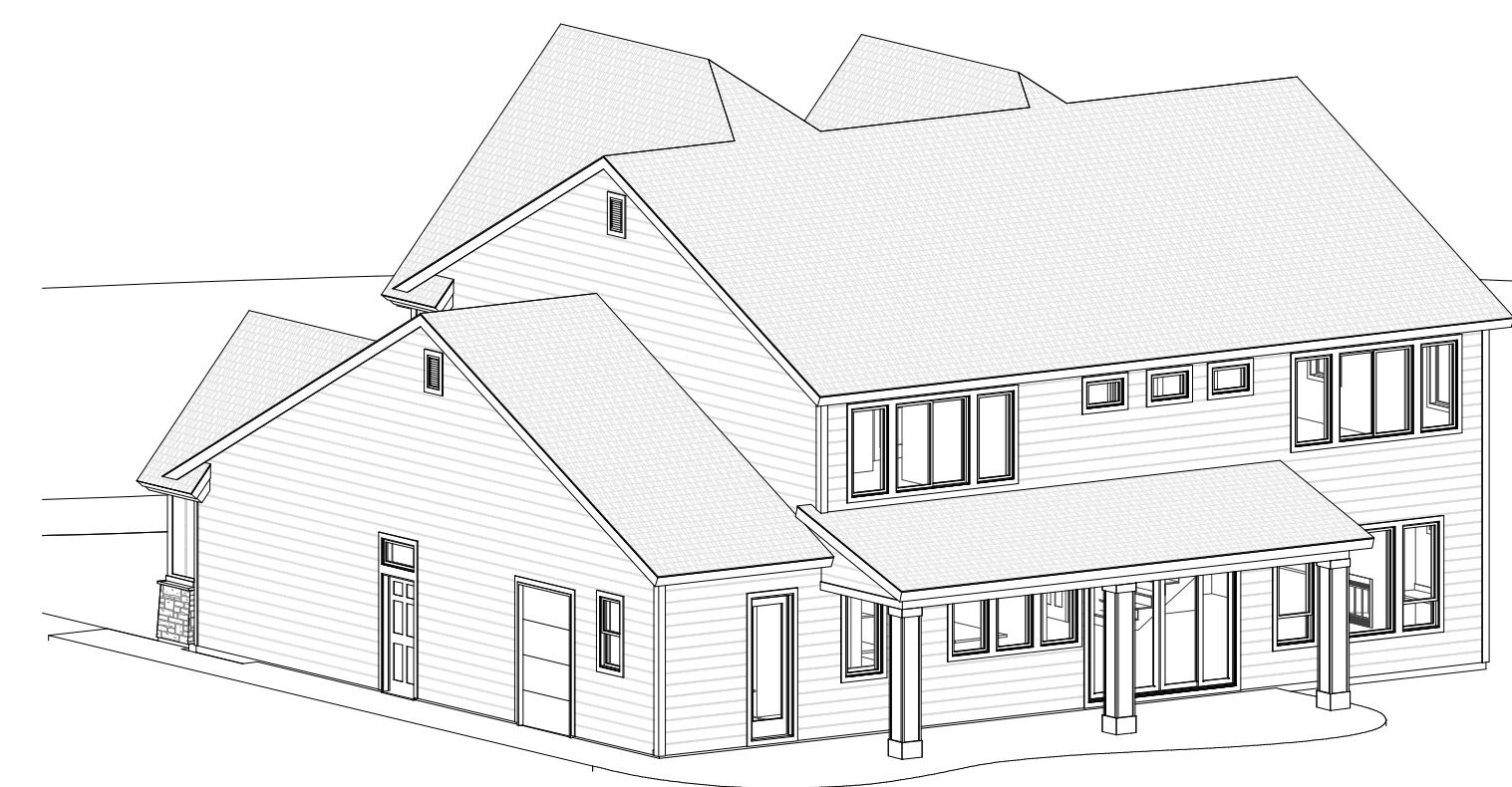
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ROOF VENT CALCULATIONS

ATTIC SPACE SIZE: 2854 SQ. FEET
 REQUIRED VENTING: 1/300 OF 2854 = 9.5 SQ. FEET = **1368 SQ. INCHES**
 (19) ROOF VENTS (38 SQ. INCHES) = 722 SQ. INCHES
 (65) LINEAL FT. OF LP SMART SOFFIT (10 SQ. INCHES / L.F.) = 650 SQ. INCHES
 SOFFIT VENTS TO BE DISTRIBUTED EVENLY ON EACH SIDE OF HOUSE. LOCATE ALL ROOF VENTS WITHIN 3 FEET OF RIDGE.



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



2 REAR ELEVATION
 1/4" = 1'-0"

HUDSON MODEL

| | |
|---------------------|-----------|
| MAIN LEVEL | 1459 S.F. |
| UPPER LEVEL | 1748 S.F. |
| TOTAL | 3207 S.F. |
| EXT. COVERED GARAGE | 391 S.F. |
| | 1004 S.F. |

LOT 12 BLOCK 23
 BANBRIDGE

ALL WORK TO BE PERFORMED BY LICENSED CONTRACTORS CONSISTENT WITH THE BEST PRACTICES OF TRADE INVOLVED. CONTRACTOR TO VERIFY ALL DIMENSIONS AND CONDITIONS BEFORE STARTING CONSTRUCTION. ALL PLANS, DRAWINGS, AND DESIGNS ARE THE PROPERTY OF ALTURAS HOMES AND SHALL NOT BE REPRODUCED OR COPIED WITHOUT WRITTEN CONSENT OF ALTURAS HOMES.

ALTURAS HOMES

JDE
 1817 N. LAKES PL. STE. 100, MERIDIAN, ID 83642 (208) 998-1045

SCALE: 1/4" = 1'-0"
 JDE JOB #: 181003

PLOT DATE:
 10/9/2018 8:16:37 AM

ELEVATIONS

1.0

HUDSON MODEL

| | |
|---------------------|-----------|
| MAIN LEVEL | 1459 S.F. |
| UPPER LEVEL | 1748 S.F. |
| TOTAL | 3207 S.F. |
| EXT. COVERED GARAGE | 391 S.F. |
| GARAGE | 1004 S.F. |

LOT 12 BLOCK 23
BAINBRIDGE

ALL WORK TO BE PERFORMED BY LICENSED CONTRACTORS CONSISTENT WITH THE BEST PRACTICES OF TRADE INVOLVED. CONTRACTOR TO VERIFY ALL DIMENSIONS AND CONDITIONS BEFORE STARTING CONSTRUCTION. ALL PLANS, DRAWINGS, AND DESIGNS ARE THE PROPERTY OF ALTURAS HOMES AND SHALL NOT BE REPRODUCED OR COPIED WITHOUT WRITTEN CONSENT OF ALTURAS HOMES.



1 RIGHT ELEVATION
1/4" = 1'-0"



2 LEFT ELEVATION
1/4" = 1'-0"

ALTURAS
HOMES

JDE
1817 N. LANES PALM STE. 100, MERIDIAN, ID 83642 (208) 998-1045

SCALE: 1/4" = 1'-0"
JDE JOB #: 181003

PLOT DATE:
10/9/2018 8:16:39 AM

ELEVATIONS
1.1

- NOTES:**
- ALL EXTERIOR WALLS 2X DF No. 2 STUDS AT 16" O.C. U.N.O.
 - ALL INTERIOR WALLS 2X DF No. 2 STUDS AT 16" O.C. U.N.O.
 - ALL WINDOWS NOT DIMENSIONED SHALL BE CENTERED WITHIN THE ROOM.
 - ALL T.O. WINDOWS = 8'-0" ABOVE SUBFLOOR U.N.O.
 - CENTER ALL SINKS 17" FROM FACE OF WALL WHEN SHOWN OFFSET - OTHERWISE CENTER SINK IN VANITY.
 - FRAMER TO VERIFY ALL CABINET LAYOUTS W/ CONTRACTOR.
 - USE 5/8" TYPE X DRYWALL ON ALL INTERIOR GARAGE WALLS AND CEILING.

MAIN LEVEL PLATE HEIGHTS

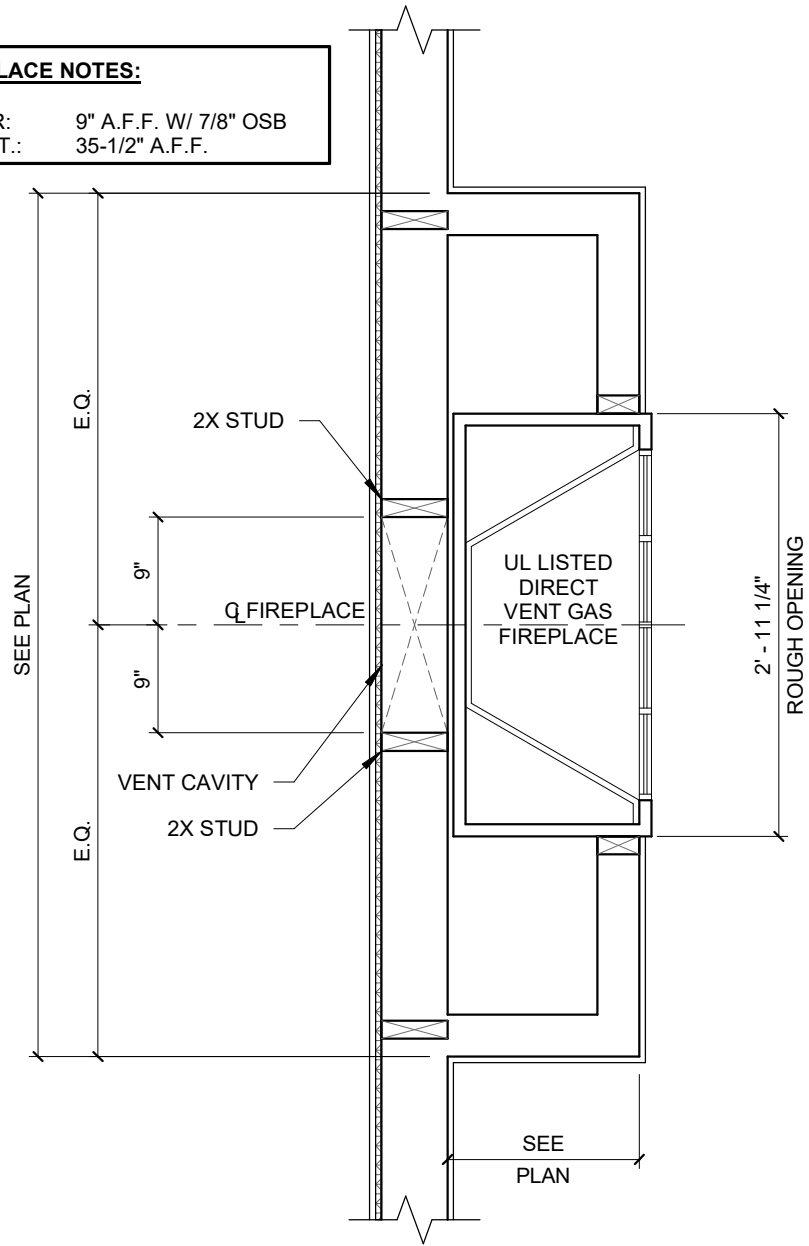
| | |
|--|---|
| | T.O.P. = 9'-1 1/8" ABOVE MAIN LEVEL SUBFLOOR |
| | T.O.P. = 10'-1" ABOVE MAIN LEVEL SUBFLOOR |
| | T.O.P. = 19'-2 3/4" ABOVE MAIN LEVEL SUBFLOOR |

DOOR FRAMING SCHEDULE

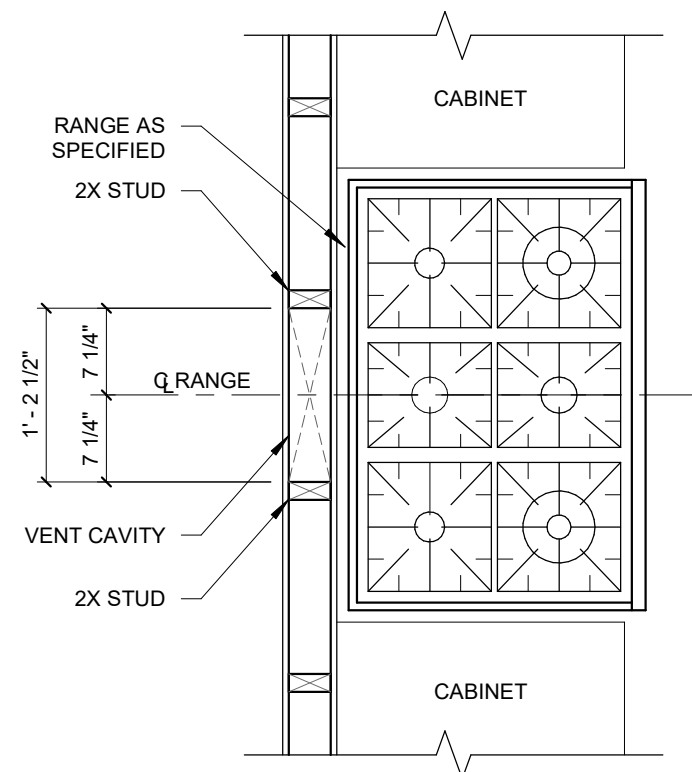
| DOOR TYPE | WIDTH | HEIGHT | FLOOR BUILD-UP |
|---------------------------|------------------|------------------|----------------|
| EXTERIOR DOORS | CALL-OUT +2" | CALL-OUT +3" | 7/16" OSB |
| GARAGE FIRE DOORS | CALL-OUT +2" | CALL-OUT +3-1/2" | 7/16" OSB |
| INTERIOR SINGLE DOORS | CALL-OUT +2" | CALL-OUT +3" | NONE |
| INT. DBL BALL-CATCH DOORS | CALL-OUT +2" | CALL-OUT +3" | NONE |
| INT. DBL BI-PASS DOORS | CALL-OUT +1" | CALL-OUT +3" | NONE |
| CASED OPENINGS | CALL-OUT +2" | CALL-OUT +3" | NONE |
| SINGLE 6'-8" POCKET DOORS | DBL CALL-OUT +2" | 85" | NONE |
| SINGLE 8'-0" POCKET DOORS | DBL CALL-OUT +2" | 101" | NONE |
| DOUBLE 6'-8" POCKET DOORS | DBL CALL-OUT +2" | 85" | NONE |
| DOUBLE 8'-0" POCKET DOORS | DBL CALL-OUT +2" | 101" | NONE |
| SINGLE BARN DOOR | CALL-OUT +0" | CALL-OUT +0" | NONE |
| DOUBLE BARN DOOR | CALL-OUT +0" | CALL-OUT +0" | NONE |

FIREPLACE NOTES:

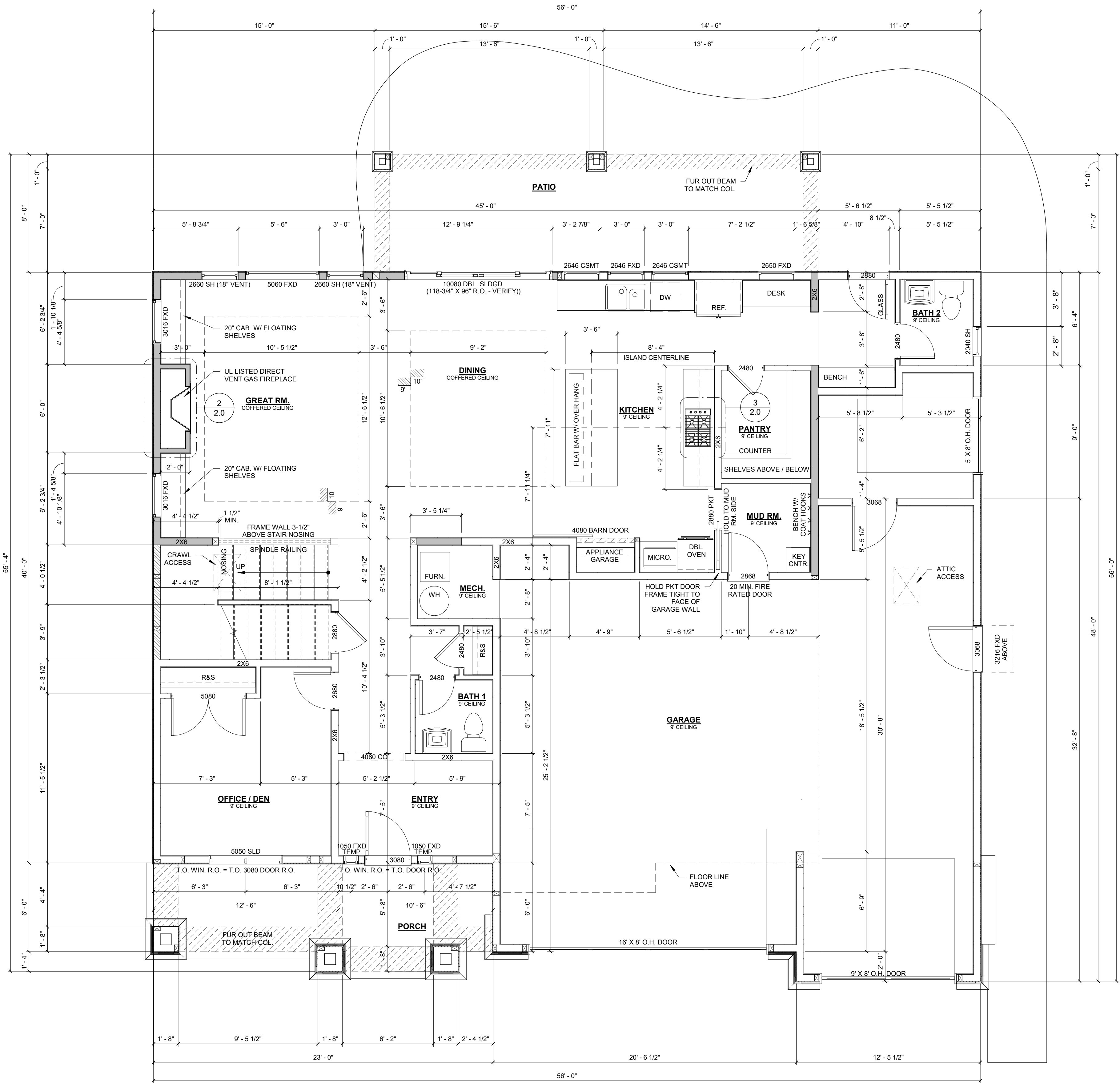
FLOOR: 9" A.F.F. W/ 7/8" OSB
R.O. HT.: 35-1/2" A.F.F.



2 TYP. FIREPLACE
3/4" = 1'-0"



3 RANGE DETAIL
3/4" = 1'-0"



1 FLOOR PLAN - MAIN LEVEL
1/4" = 1'-0"

HUDSON MODEL

| | |
|---------------------|-----------|
| MAIN LEVEL | 1459 S.F. |
| UPPER LEVEL | 1748 S.F. |
| TOTAL | 3207 S.F. |
| EXT. COVERED GARAGE | 391 S.F. |
| | 1004 S.F. |

LOT 12 BLOCK 23
BANBRIDGE

ALL WORK TO BE PERFORMED BY LICENSED CONTRACTORS CONSISTENT WITH THE BEST PRACTICES OF TRADE INVOLVED. CONTRACTOR TO VERIFY ALL DIMENSIONS AND CONDITIONS BEFORE STARTING CONSTRUCTION. ALL PLANS, DRAWINGS, AND DESIGNS ARE THE PROPERTY OF ALTURAS HOMES AND SHALL NOT BE REPRODUCED OR COPIED WITHOUT WRITTEN CONSENT OF ALTURAS HOMES.

ALTURAS
HOMES

JDE

SCALE: As indicated
JDE JOB #: 181003

PLOT DATE:
10/9/2018 8:16:42 AM

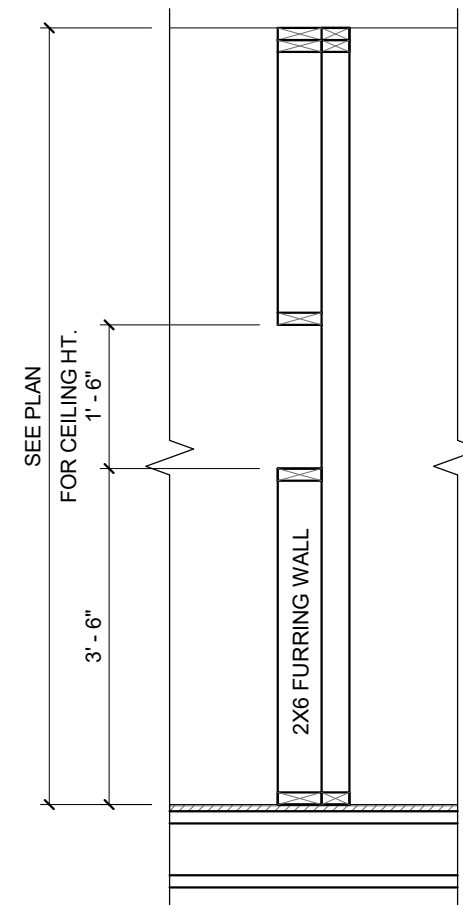
MAIN FLOOR PLAN

2.0

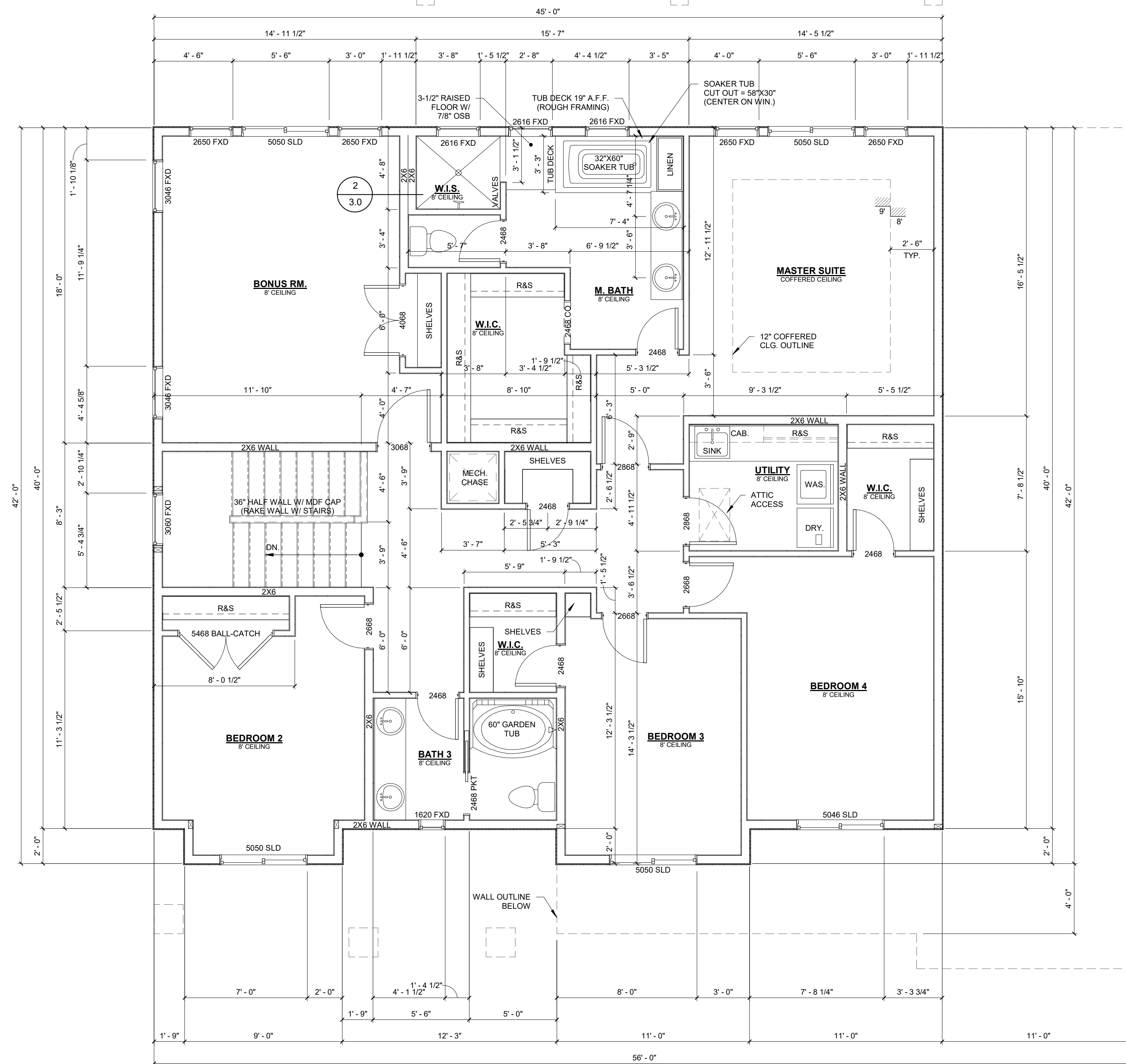
- NOTES:**
1. ALL EXTERIOR WALLS 2X6 DF No. 2 STUDS AT 16" O.C. U.N.O.
 2. ALL INTERIOR WALLS 2X4 DF No. 2 STUDS AT 16" O.C. U.N.O.
 3. ALL WINDOWS NOT DIMENSIONED SHALL BE CENTERED WITHIN THE ROOM.
 4. ALL T.O. WINDOWS = 7'-0" ABOVE SUBFLOOR.
 5. CENTER ALL SINKS 17" FROM FACE OF WALL WHEN SHOWN OFFSET - OTHERWISE CENTER SINK IN VANITY.
- UPPER LEVEL PLATE HEIGHTS**
- T.O.P. = 8'-1 1/8" ABOVE UPPER LEVEL SUBFLOOR

DOOR FRAMING SCHEDULE

| DOOR TYPE | WIDTH | HEIGHT | FLOOR BUILD-UP |
|---------------------------|------------------|------------------|----------------|
| EXTERIOR DOORS | CALL-OUT +2" | CALL-OUT +3" | 7/16" OSB |
| GARAGE FIRE DOORS | CALL-OUT +2" | CALL-OUT +3-1/2" | 7/16" OSB |
| INTERIOR SINGLE DOORS | CALL-OUT +2" | CALL-OUT +3" | NONE |
| INT. DBL BALL-CATCH DOORS | CALL-OUT +2" | CALL-OUT +3" | NONE |
| INT. DBL BI-PASS DOORS | CALL-OUT +1" | CALL-OUT +3" | NONE |
| CASED OPENINGS | CALL-OUT +2" | CALL-OUT +3" | NONE |
| SINGLE 6'-8" POCKET DOORS | DBL CALL-OUT +2" | 85" | NONE |
| SINGLE 8'-0" POCKET DOORS | DBL CALL-OUT +2" | 101" | NONE |
| DOUBLE 6'-8" POCKET DOORS | DBL CALL-OUT +2" | 85" | NONE |
| DOUBLE 8'-0" POCKET DOORS | DBL CALL-OUT +2" | 101" | NONE |
| SINGLE BARN DOOR | CALL-OUT +0" | CALL-OUT +0" | NONE |
| DOUBLE BARN DOOR | CALL-OUT +0" | CALL-OUT +0" | NONE |



2 SHOWER WALL
1/2" = 1'-0"



1 FLOOR PLAN - UPPER LEVEL
1/4" = 1'-0"

HUDSON MODEL

| | |
|---------------------|-----------------------|
| MAIN LEVEL | 1459 S.F. |
| UPPER LEVEL | 1748 S.F. |
| TOTAL | 3207 S.F. |
| EXT. COVERED GARAGE | 391 S.F. 1004 S.F. |

LOT 12 BLOCK 23
BANBRIDGE

ALL WORK TO BE PERFORMED BY LICENSED CONTRACTORS CONSISTENT WITH THE BEST PRACTICES OF TRADE INVOLVED. CONTRACTOR TO VERIFY ALL DIMENSIONS AND CONDITIONS BEFORE STARTING CONSTRUCTION. ALL PLANS, DRAWINGS, AND DESIGNS ARE THE PROPERTY OF ALTURAS HOMES AND SHALL NOT BE REPRODUCED OR COPIED WITHOUT WRITTEN CONSENT OF ALTURAS HOMES.

ALTURAS
HOMES

JDE

SCALE: As indicated
JDE JOB #: 181003

PLOT DATE:
10/9/2018 8:16:42 AM

SECOND FLOOR PLAN

3.0