

GENERAL NOTES:

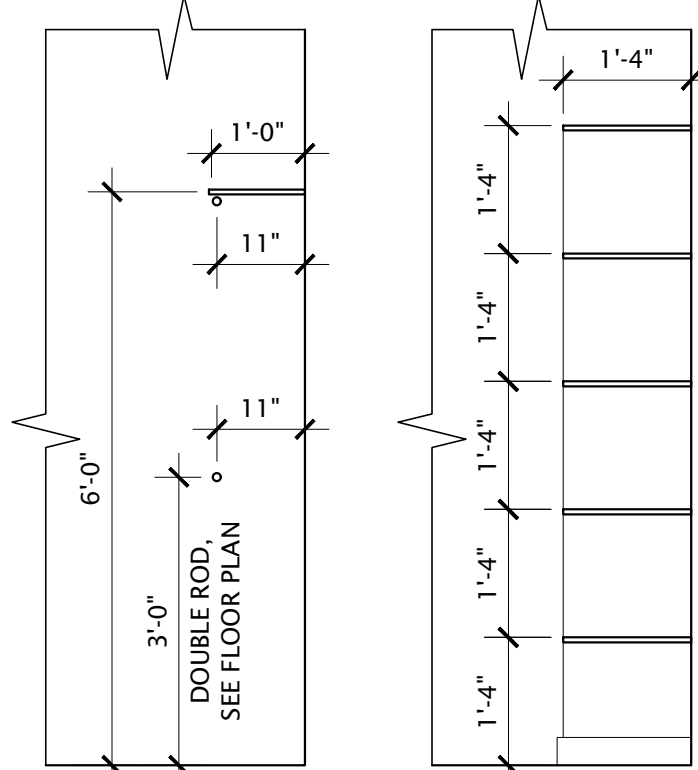
- ALL WINDOWS AND DOOR SHALL HAVE A HEAD HEIGHT OF 6'-8", U.N.O..
- FIREBLOCKING SHALL BE PROVIDED:
 - IN CONCEALED SPACES OF STUD WALLS AND PARTITIONS VERTICALLY AT CEILING & FLOOR LEVELS AND HORIZONTALLY AT 10'-0" MAX.
 - AT ALL INTERCONNECTIONS BETWEEN CONCEALED VERTICAL AND HORIZONTAL SPACES SUCH AS SOFFITS AND DROPPED CEILINGS.
 - AT OPENINGS AROUND VENTS, PIPES, DUCTS, WIRES, ETC. AT CEILING AND FLOOR LEVELS.
- ALL EGRESS WINDOWS SHALL HAVE A MAX. FINISHED SILL HEIGHT WITHIN 44" OF FLOOR, A MIN. NET CLEAR OPENING AREA OF 5.7 SQ. FT., A MIN. NET CLEAR OPENABLE WIDTH OF 20" & A MIN. NET CLEAR OPENABLE HEIGHT OF 24".
- A FLOOR LANDING MUST BE PROVIDED ON EACH SIDE OF EACH EXTERIOR DOOR WITH A MIN. DIMENSION OF 36" IN DIRECTION OF TRAVEL FOR THE REQUIRED EXIT DOOR. - R311.4
- FRAMELESS GLASS DOORS, GLAZING IN DOORS, GLAZING WITHIN 24" ARCH OF DOORS, GLAZING LESS THAN 60" ABOVE A WALKING SURFACE THAT IS WITHIN 5' OF STAIRS AND GLAZING WITHIN 5' OF SPAS OR POOLS, CURTAIN FIXED GLASS PANELS AND SIMILAR GLAZED OPENING SUBJECT TO HUMAN IMPACT SHALL BE SAFETY GLAZING, TEMPERED OR LAMINATED GLASS, PROPERLY IDENTIFIED. (R308.4)
- APPLIANCES LOCATED IN GARAGE SHALL BE PROTECTED FROM IMPACT AND HAVE THEIR SOURCE OF IGNITION A MINIMUM OF 18" ABOVE THE FLOOR.
- ALL UNDER FLOOR WALLS SHALL HAVE PERSONNEL OPENING WITH MINIMUM DIMENSIONS OF 24" IN WIDTH BY 30" IN HEIGHT AS MEASURED FROM THE FOOTING TO BOTTOM OF HEADER.
- THE FIRST 5 FEET OF PIPING TO STORAGE WATER HEATERS SHALL BE INSULATED.
- PROVIDE DRAIN PAN, PRESSURE RELIEF VALVE, AND SEISMIC STRAPPING AT WATER HEATER.
- PROVIDE 18"x24" MIN. CRAWL SPACE ACCESS PER R408.4.
- PROVIDE 22"x30" MIN. ATTIC ACCESS PER R807.

UNDER-FLOOR SPACE VENTILATION

UNDER-FLOOR AREA: 2,530 SQ. FT.
 UNVENTED CRAWLSPACE OPTION - PER IRC R408.3
 CRAWLSPACE PERIMETER WALLS TO BE INSULATED IN ACCORDANCE WITH 2015 IRC SECTION N1102.2.11.
 PROVIDE CONDITIONED AIR SUPPLY SIZED TO DELIVER 51 CFM MINIMUM, INCLUDING A RETURN AIR TRANSFER GRILLE TO COMMON AREA PER IRC SECTION 408.3-2.2.

TYPICAL CLOSET ROD/SHELF PROFILE AND 5 STACK SHELF PROFILE

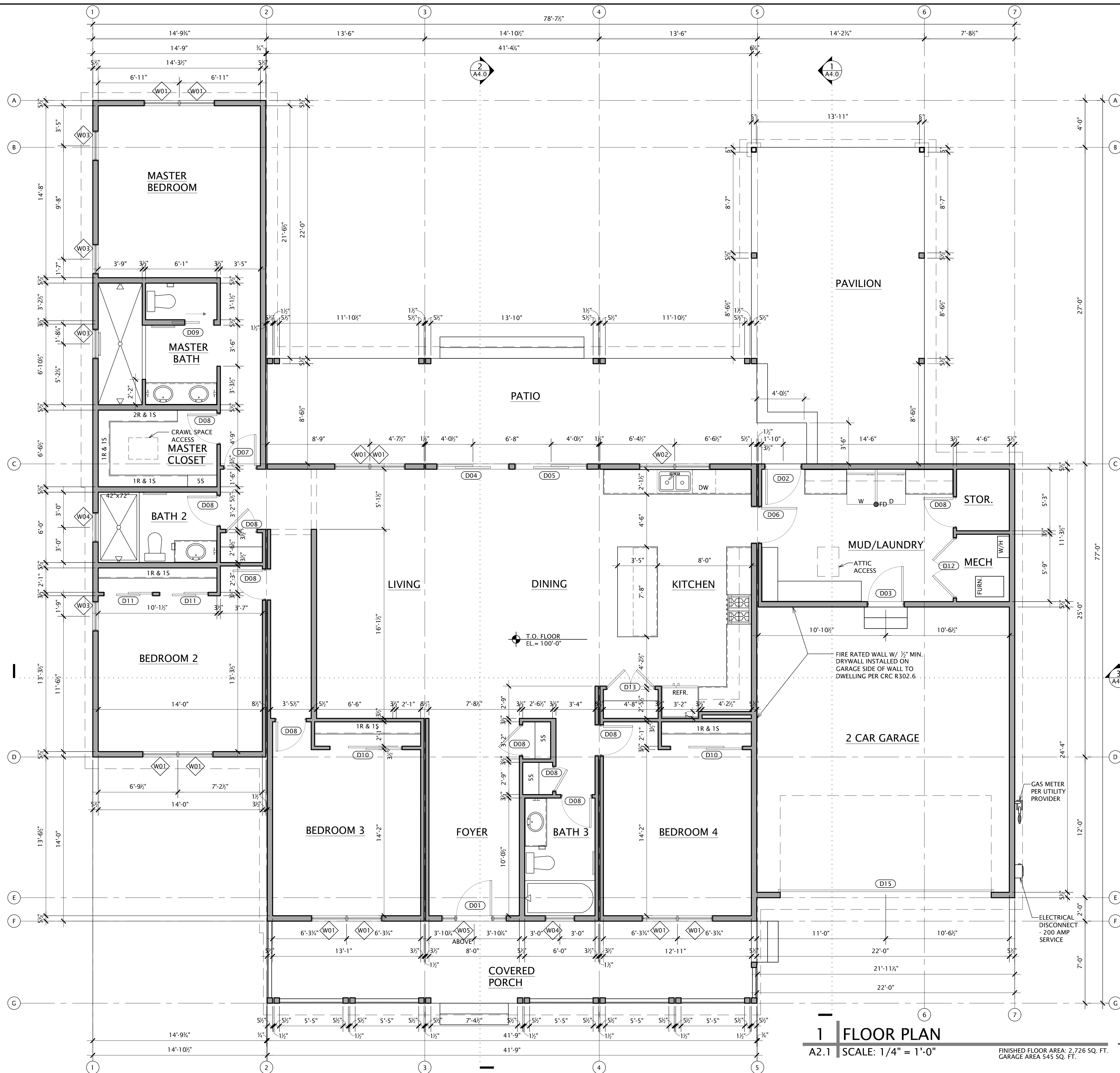
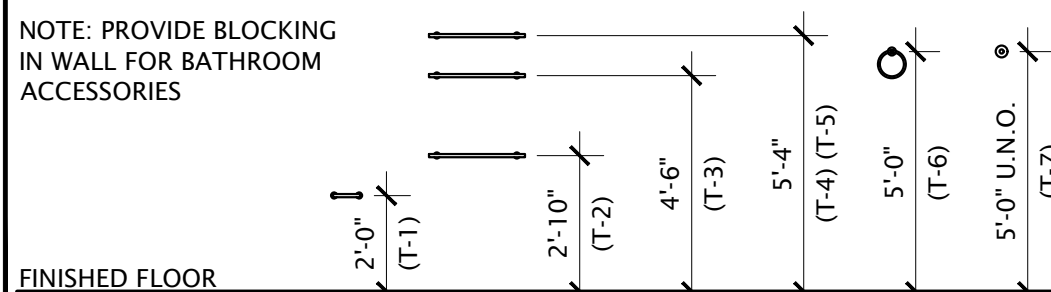
- N.T.S.
- NOTES:
 1. ALL SHELVING MATERIAL TO BE PAINTED PARTICLE BOARD.
 2. 12" SHELF DEPTH @ ALL CLOSETS WITH A DEPTH OF 2'-2" OR LESS.
 3. CLOSETS WITH A DEPTH OF 2'-2" OR LESS WILL NOT HAVE A TOP SHELF.
 4. BASE TRIM TO BE INSTALLED AROUND BOTTOM OF VERTICAL SUPPORT.



STANDARD BATHROOM MOUNTING HEIGHTS

N.T.S.

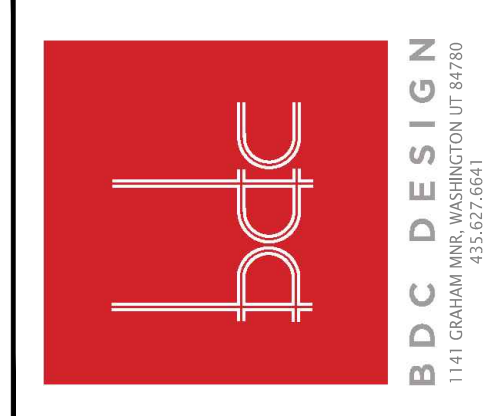
TYPE	DESCRIPTION	QUANTITY
T-1	TOILET PAPER HOLDER	3
T-2	DOUBLE TOWEL BAR (BOTTOM)	3
T-3	SINGLE TOWEL BAR	3
T-4	DOUBLE TOWEL BAR (TOP)	3
T-5	TOWEL BAR ABOVE TUB OR TOILET	4
T-6	TOWEL RING	4
T-7	TOWEL HOOK	4



1 FLOOR PLAN

A2.1 SCALE: 1/4" = 1'-0"

FINISHED FLOOR AREA: 2,726 SQ. FT.
 GARAGE AREA 545 SQ. FT.



5A - HACKER PROJECT
 6853 EAGLE WING
 CIRCLE SPARKS, NV
 89436

DATES

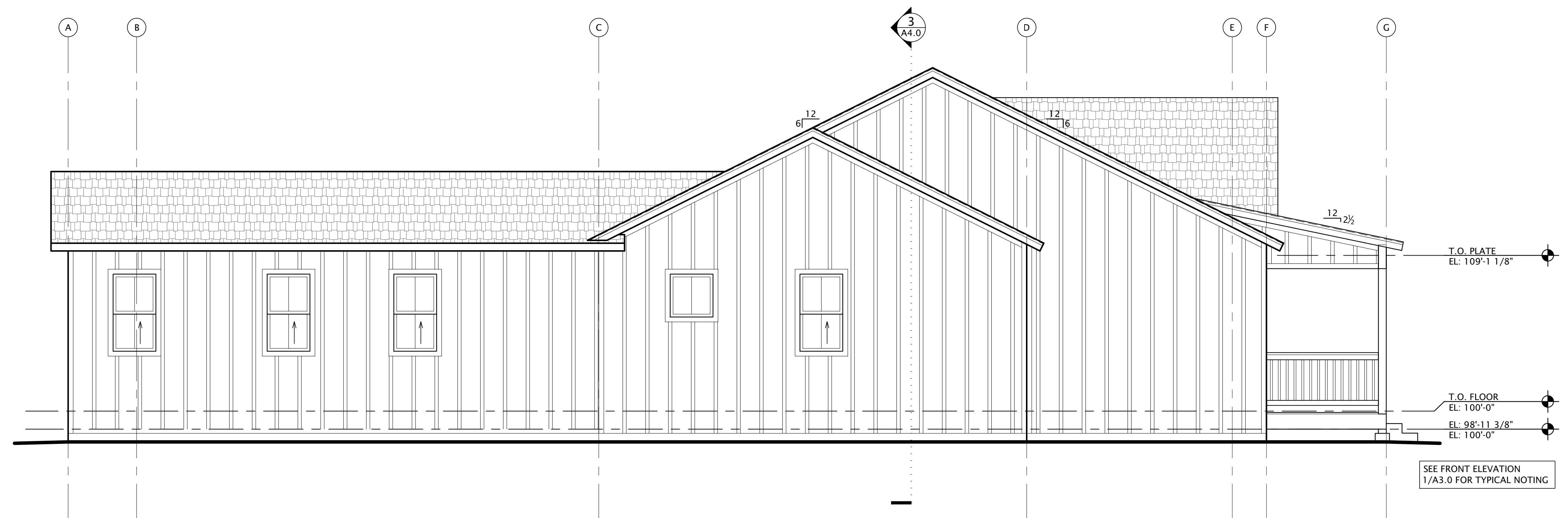
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FLOOR PLAN

A2.1



1 FRONT ELEVATION
 A3.0 SCALE: 1/4" = 1'-0"



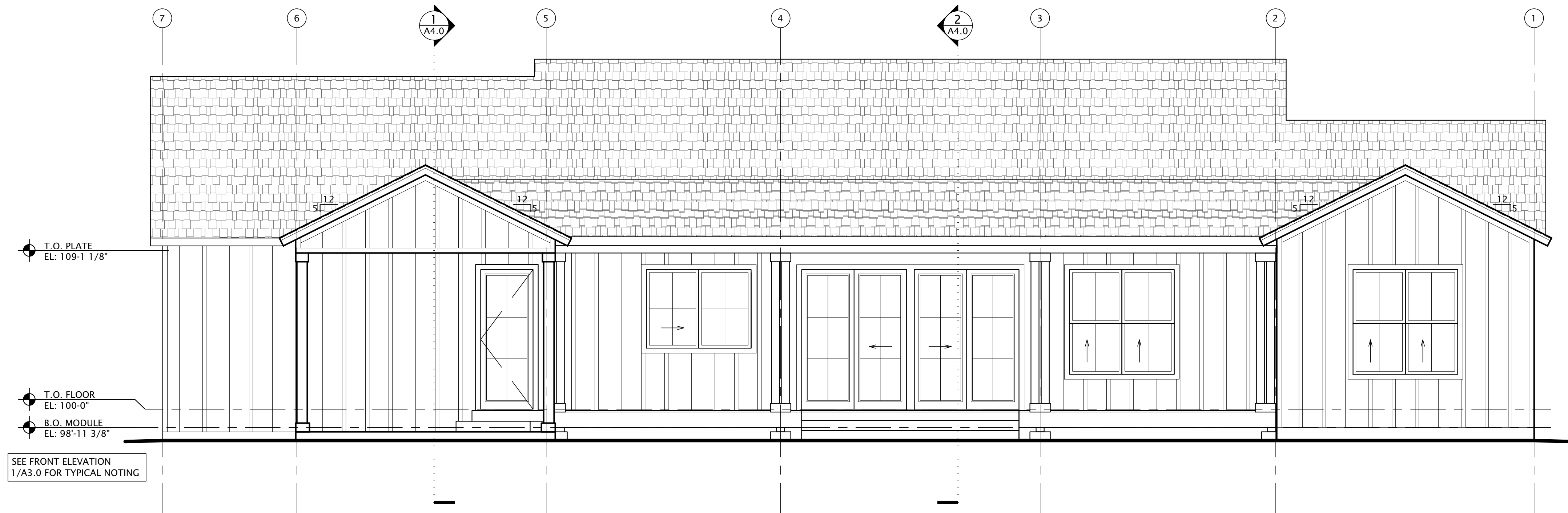
2 LEFT SIDE ELEVATION
 A3.0 SCALE: 1/4" = 1'-0"

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 6853 EAGLE WING
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 89436

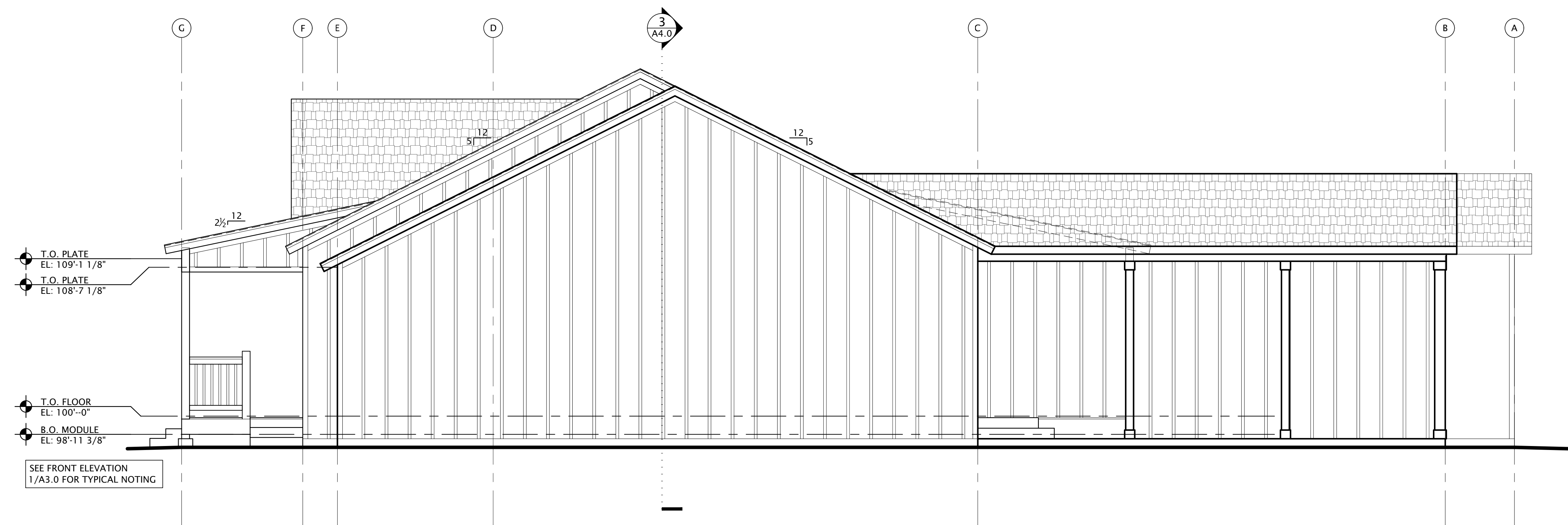
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BUILDING ELEVATIONS

A3.0



1 REAR ELEVATION
A3.1 SCALE: 1/4" = 1'-0"



2 RIGHT SIDE ELEVATION
A3.1 SCALE: 1/4" = 1'-0"

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PROJECT**

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**BUILDING
ELEVATIONS**