



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: 1/13/15

Permit No.: B15000122

Building Address: 14700 Leaver Ct.
 City: Groton State: MD Zip Code: 21737
 Suite/Apt. # _____ SDP/WP/BA #: _____
 Census Tract: _____ Subdivision: THE WOODFIELDS
 Section: _____ Area: _____ Lot: 32
 Tax Map: 27 Parcel: 114 Grid: 5
 Zoning: _____ Map Coordinates: _____ Lot Size: 12000

Existing Use: SFD
 Proposed Use: SFD w/ proposed porch
 Estimated Construction Cost: \$ 8000
 Description of Work:
Install concrete porch and post

Occupant or Tenant:
 Was tenant space previously occupied? Yes No
 Contact Name: _____
 Address: _____
 City: _____ State: _____ Zip Code: _____
 Phone: _____ Fax: _____
 Email: _____

Property Owner's Name: Ten Oaks Properties
 Address: PO Box 30
 City: Groton State: MD Zip Code: 21737
 Phone: _____ Fax: _____
 Email: _____

Applicant's Name & Mailing Address, (if other than stated herein)
 Applicant's Name: Jerome Clancy
 Address: PO Box 1253
 City: Frederick State: MD Zip Code: 21784
 Phone: (410) 740-1227 Fax: _____
 Email: Jerome.Clancy@tenoaksproperties.com

Contractor Company: TCC
 Contact Person: John Kerner
 Address: 1560 A-D Center Lane Dr
 City: Boothwyn State: MD Zip Code: 21027
 License No.: 6081201
 Phone: 410-545-4413 Fax: _____
 Email: _____

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

Commercial Building Characteristics	Residential Building Characteristics	
Height:	<input 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 type="checkbox"/> No	Roof:	
Roadside Tree Project Permit #	<input type="checkbox"/> State Certified Modular	
	<input type="checkbox"/> Manufactured Home	

Utilities	
Water Supply	
<input type="checkbox"/> Public	
<input type="checkbox"/> Private	
Sewage Disposal	
<input type="checkbox"/> Public	
<input checked="" type="checkbox"/> Private	
Electric: <input type="checkbox"/> Yes <input type="checkbox"/> No	
Gas: <input type="checkbox"/> Yes <input type="checkbox"/> No	
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.

Applicant's Signature: _____
 Email Address: _____
 Title/Company: _____

Print Name: _____
 Date: 1/12/15

Checks Payable to: DIRECTOR OF FINANCE OF HOWARD COUNTY

PLEASE WRITE NEATLY & LEGIBLY

-FOR OFFICE USE ONLY-

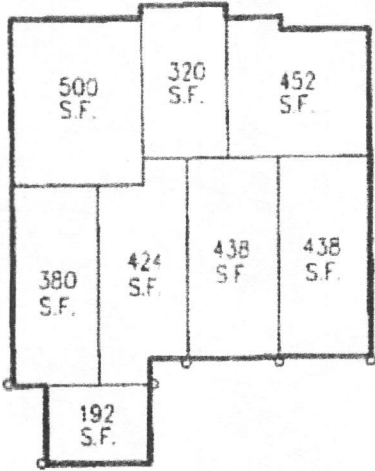
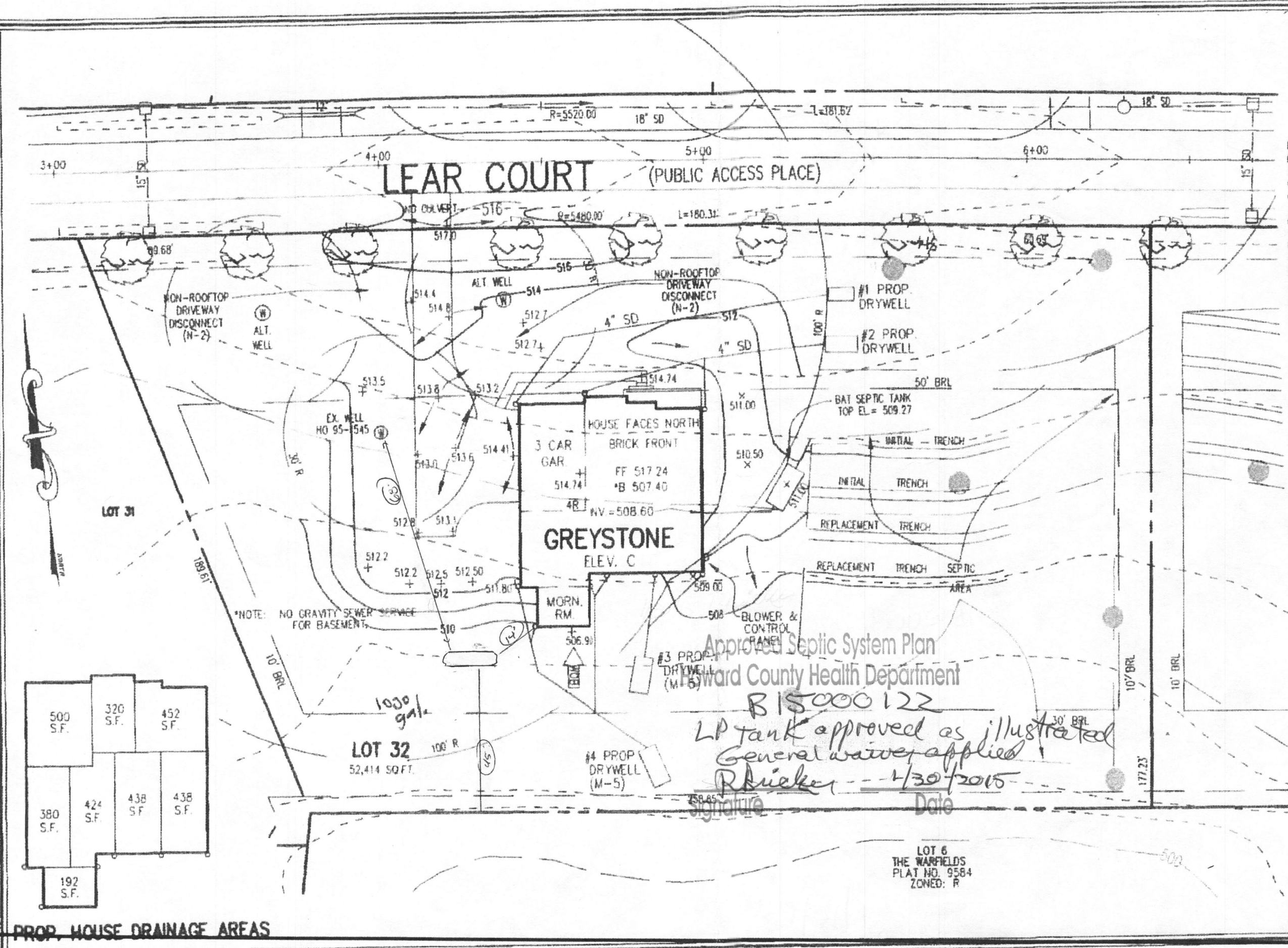
AGENCY	DATE	SIGNATURE OF APPROVAL
State Highways		
Building Officials		
PSZA (Zoning)		
PSZA (Engineering)		
Health	<u>1/30/15</u>	<u>R. Buckler</u>

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	\$
Permit Fee	\$ <u>1100.00</u>
Tech Fee	\$ <u>10.00</u>
Excise Tax	\$
PSFS	\$
Guaranty Fund	\$
Add'l per Fee	\$
Total Fees	\$ <u>1110.00</u>
Sub-Total Paid	\$
Balance Due	\$
Check	# <u>42700</u>

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



PROP. HOUSE DRAINAGE AREAS

LOT 32
52,414 SQFT.

Approved Septic System Plan
 Howard County Health Department
 B15000122
 LP tank approved as illustrated
 General waiver applied
 R. Tucker 4/30/2015
 Signature Date

LOT 6
THE WARFIELDS
PLAT NO. 9584
ZONED: R

14706 LEAR COURT
THE WARFIELDS II
 LOT 32
 SECTION TWO

ZONED: RC-DEO

TAX MAP NO.: 21 GRID NO.: 23 PARCEL NO.: 55
 5TH ELECTION DISTRICT HOWARD COUNTY, MARYLAND
 DATE: DEC. 3, 2014
 SCALE: 1" = 30'

*NOTE: NO GRAVITY SEWER SERVICE FOR BASEMENT.

NOTE

THE EXISTING WELL SHOWN ON THIS PLAN, TAG NO. HO 95-1545 HAS BEEN FIELD LOCATED BY FISHER, COLLINS & CARTER, INC., PROFESSIONAL LAND SURVEYORS AND IS ACCURATELY SHOWN.

FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
 ELICOTT CITY, MARYLAND 21042
 (410) 461-2855



HEALTH

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: 12/4/14

Permit No.: B14004413

Building Address: 14706 Lear Court
 City: Glenelg State: MD Zip Code: 21737
 Suite/Apt. #: _____ SDP/WP/BA #: GP 10-90
 Census Tract: _____ Subdivision: Warfield Estates
 Section: _____ Area: _____ Lot: 32
 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 "Greystone" with 3 car garage, morning room front porch 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: Jim Kerwin
 Address: PO Box 552
 City: Wedgeline State: MD Zip Code: 21797
 Phone: 443-309-7792 Fax: _____
 Email: Jim@DecaturBuildingServices.com

Contractor Company: NV Homes
 Contact Person: Ryan Johnson
 Address: 9720 Patuxent Woods Drive
 City: Columbia State: MD Zip Code: 21046
 License No.: SL
 Phone: 410-379-5956 Fax: _____
 Email: _____

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:	<u>Depth</u>	<u>Width</u>
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 checked="" 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: <u>4</u>	
<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:	
Roadside Tree Project Permit #	<input type="checkbox"/> State Certified Modular	
	<input type="checkbox"/> Manufactured Home	

Utilities	
Water Supply	
<input type="checkbox"/> Public	
<input checked="" type="checkbox"/> Private	
Sewage Disposal	
<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	
Heating System	
<input checked="" type="checkbox"/> Electric <input type="checkbox"/> Oil	
<input type="checkbox"/> Natural Gas <input checked="" type="checkbox"/> Propane Gas	
<input type="checkbox"/> Other:	
Sprinkler System:	
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Grading Permit Number: <u>G-14000237</u>	
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.

Jim Kerwin
 Applicant's Signature
Jim@DecaturBuildingServices.com
 Email Address
AGENT
 Title/Company

Jim KERWIN
 Print Name
12/1/2014
 Date

RECEIVED
 DEC 04 2014
 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
<input checked="" type="checkbox"/> State Highways		
<input checked="" type="checkbox"/> Building Officials		
<input checked="" type="checkbox"/> PSZA (Zoning)		
<input checked="" type="checkbox"/> PSZA (Engineering)		
<input checked="" type="checkbox"/> Health	<u>1/20/2015</u>	<u>RB Golek</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>100.00</u>
Permit Fee	\$
Tech Fee	\$
Excise Tax	\$
PSFS	\$
Guaranty Fund	\$ <u>50.00</u>
Add'l per Fee	\$
Total Fees	\$
Sub-Total Paid	\$
Balance Due	\$
Check	# <u>820580</u>

RESIDENTIAL BUILDING PERMIT PERMIT FEE AND EXCISE TAX WORKSHEET

PERMIT NUMBER 014604413

OWNER NV Home ADDRESS Grey Stone of Monocacy 3022 of

CONSTRUCTION PHASE: New Addition Alteration Temporary Porch

IRC USE GROUP: R-3 DESCRIPTION OF WORK: _____

2 story full bath, 10R, 3 FB, 1 HB, Porch of 3022 GMAA05 (432)

PRESCRIPTIVE METHOD _____ UA ALTERNATIVE PERFORMANCE METHOD _____

BUILDING	FRONT	DEPTH	HEIGHT	AREA	AREA
1	56	66	10	3232	2970
2	36	32	10	930	930
B	56	66	10	1942	1942
				GSF = <u>6104</u>	OGSF = <u>5842</u>

Footings	Foundation	Walls	Roof	Other
<u>16" x 8"</u>	<u>8" Concrete</u>	<u>10 FR 15V E SCONE</u>	<u>AP GASIE</u>	

Residential Fee Calculations:

Residential - A building which contains one or more dwelling unit, including boarding houses but not including transient accommodations such as hotels, country inns or bed and breakfast inns. Residential includes uses accessory to building units such as attached garages or home occupations, but does not include non-residential uses in mixed use structures.

BPF = $\frac{6104}{\text{GSF}} \times \$18 = \$109872$ Permit Fee $\times 10\%$ (Tech Fee) = 10987
 ET = $\frac{5842}{\text{OGSF}} \times \$1.15 = \$6718.30$ Excise Tax PSFS = $\frac{5842}{\text{OGSF}} \times \$1.25 = \$7302.50$

BPF = Building Permit Fee OGSF = Occupiable Gross Square Feet GSF = Gross Square Feet ET = Excise Tax PSFS = Public School Facilities Surcharge
 Note: OGSF calculations may differ from GSF calculations when computing excise tax.

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PERMIT FEE, TECHNOLOGY FEE, SCHOOL SURCHARGE AND EXCISE TAX TOTAL: \$ _____

References: Chapter 285, Acts of the Maryland General Assembly of 1992; Howard County Code Sections 20.503; County Council Resolution 58-2008; 2004 Legislation House Bill 1445; 2006 International Residential Code for One and Two Family Dwellings

BY: [Signature] DATE: 12/23/2014 CHECKED BY: _____ DATE: _____
 T:\PRSEC\PR internal forms\res-fee-worksheet-fy15.doc Rev. 07/01/2011

W7-8032

B14004413

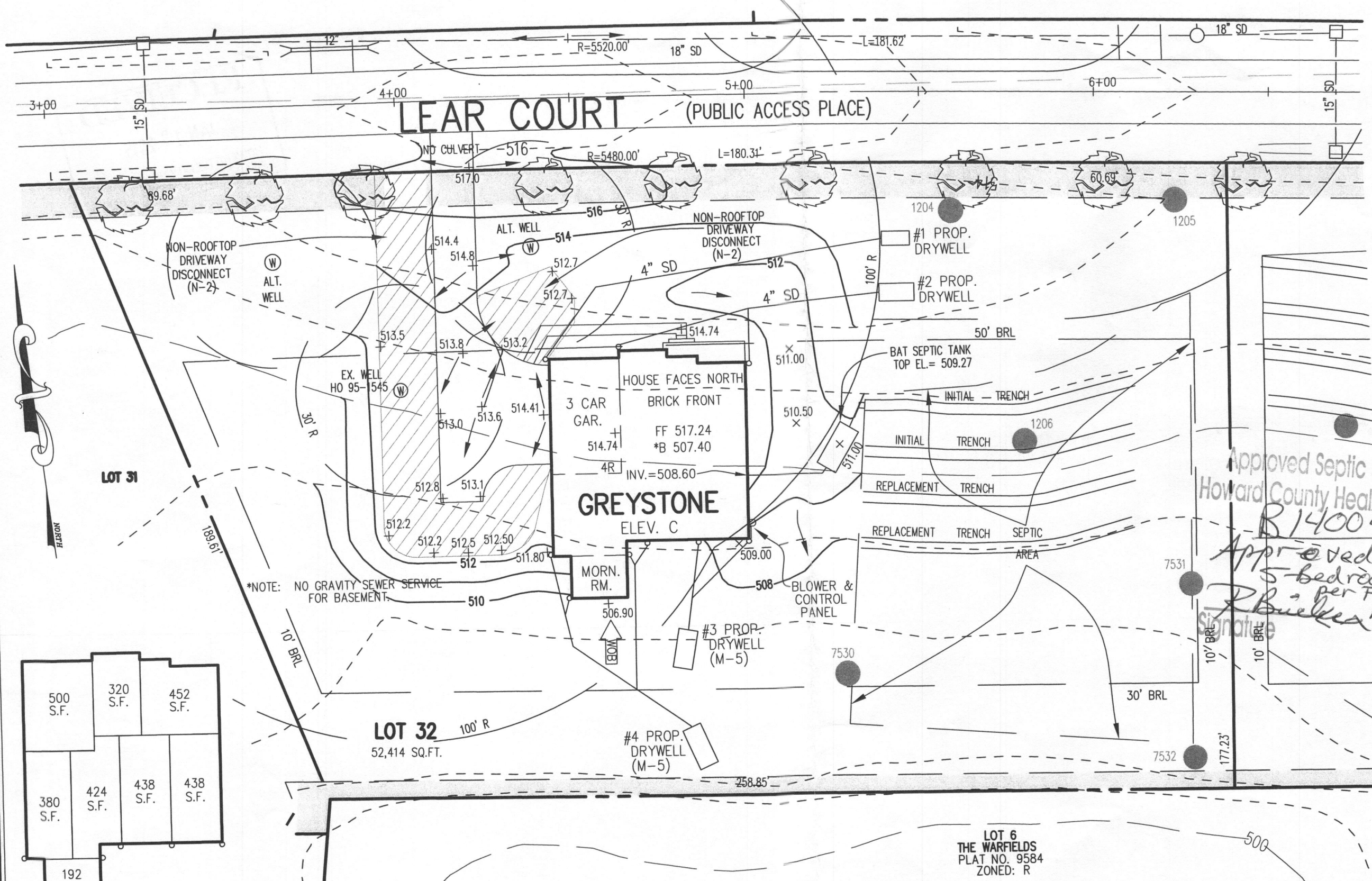


GREYSTONE

	FULL BASEMENT							CRAWL SPACE FOUNDATION							MISCELLANEOUS ROOMS			STANDARD DETAILS			
	STD. DWGS.	ELEV. 'A'	ELEV. 'B'	ELEV. 'C'	ELEV. 'D'	ELEV. 'E'	3-CAR SIDE ENTRY GARAGE	STD. DWGS.	ELEV. 'A'	ELEV. 'B'	ELEV. 'C'	ELEV. 'D'	ELEV. 'E'	ELEV. 'K'	ELEV. 'L'	ELEV. 'M'	3-CAR SIDE ENTRY GARAGE		SITTING AREA	MORNING ROOM	BONUS ROOM / BONUS BEDROOM
NOTE SHEET	2							2												D-1	
ELEVATIONS - SIDING		3	5	7	9	11	12		3	5	7	9	11	12	13	14	15	34	35		D-2
ELEVATIONS - BRICK		4	6	8	10				4	6	8	10								D-3	
FOUNDATION	16		17	17	18	18	19	20		21	21	22	22	23	23	23	24	34	35		D-4
FOUNDATION HOLD DOWN DETAILS	25							26									26	27	26	D-5a	
PLUMBING GROUNDWORKS	26							26									26	27	26	D-6	
BASEMENT PLAN	28							25									34	35		D-7	
FIRST FLOOR PLAN	24	30	31	31	32	32		24	30	31	31	32	32	33	33	33				D-8a	
SECOND FLOOR PLAN	36		37	37	38	38		36		37	37	38	38	39	39	39				D-11	
BUILDING SECTION - FOYER	40							40												D-12	
BUILDING SECTION - HOUSE	41							41												D-14	
BUILDING SECTION - GARAGE	42						44	43								45				D-15	
STAIR PLANS AND SECTION - STANDARD	46							46												D-15a	
STAIR PLANS AND SECTION - UPGRADE	47							47												D-16	
STAIR PLANS AND SECTION - METAL BALUSTERS	48							48												D-16a	
KITCHEN PLANS AND ELEVATIONS - CABINET HOOD A	44							44									50			D-17	
KITCHEN PLANS AND ELEVATIONS - CABINET HOOD B	51							51									52			D-17a	
WET BAR PLANS AND ELEVATIONS	53							54												D-18a	
BATH ELEVATIONS	54							55												D-20	
INTERIOR DETAILS	55							55												D-21	
EXTERIOR DETAILS		56	57	58	59	60	61		56	57	58	59	60	61	62	63	63				D-22
BASEMENT ELECTRICAL	64							65	66	67	67	68	68				34	35		D-27	
FIRST FLOOR ELECTRICAL	65	66	67	67	68	68		65	66	67	67	68	68							D-24	
SECOND FLOOR ELECTRICAL	69	70	70	71	71			69	70	70	71	71								D-30	
FIRST FLOOR JOIST LAYOUT	72	73	73					76	77	77				78	78		34	35		D-31	
SECOND FLOOR JOIST LAYOUT	79	80	80					79	80	80				81	81					D-34	
ROOF FRAMING		82	83	84	85	86	90		82	83	84	85	86	87	88	89	90	34	35	40	D-36
TRUSS BRACING DETAILS	91							91												D-37	
WALL SHEATHING PLAN - WIND LOAD 90 MPH	92							92									42	42	42	D-38	
WALL SHEATHING PLAN - WIND LOAD 110 MPH	94							94												D-38a	
ROOF VENTILATION		95.2	95.3	95.4	95.5	95.6			95.2	95.3	95.4	95.5	95.6	95.7	95.8	95.9				D-44	
HVAC LAYOUT - BASEMENT / CRAWL SPACE	96							97												F-1	
HVAC LAYOUT - FIRST FLOOR	98							99												SP-1	
HVAC LAYOUT - SECOND FLOOR	100	100.1	100.2					100	100.1	100.2										SP-2	

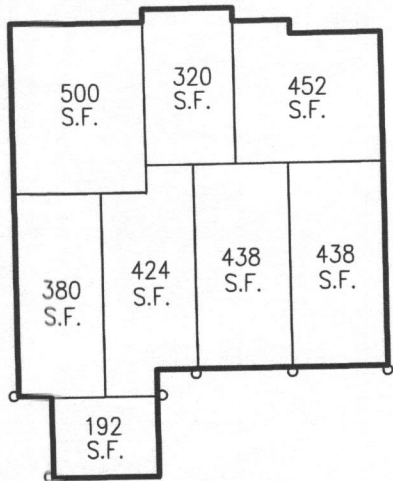
NVR, Inc. Architectural Services Architects 21 Byte Court, Suite A Frederick, MD 21702	BASE SQUARE FOOTAGE		ELEVATIONS SQ. FT.			FINISHED BASEMENT SQ. FT.			ADDITIONAL SQ. FT.			FOOTPRINT	
	FIRST FLOOR	GROSS SQ. FT.	2274	ELEVATION "B"	GROSS SQ. FT.	+42	RECREATION ROOM	GROSS SQ. FT.	+487	MORNING ROOM	GROSS SQ. FT.	+142	BASE HOUSE:
SECOND FLOOR	GROSS SQ. FT.	1011	ELEVATION "C"	GROSS SQ. FT.	+72	w/ SITTING AREA	GROSS SQ. FT.	+165	SITTING AREA	GROSS SQ. FT.	+165	WIDTH:	56'-4"
HOUSE TOTAL	GROSS SQ. FT.	3285	ELEVATION "D"	GROSS SQ. FT.	+0	HOME OFFICE	GROSS SQ. FT.	+446	BONUS ROOM / BONUS BEDROOM	GROSS SQ. FT.	+404	DEPTH:	54'-4"
			ELEVATION "E"	GROSS SQ. FT.	+0	w/ MORNING ROOM	GROSS SQ. FT.	+142				MAXIMUM:	
			ELEVATION "K"	GROSS SQ. FT.	+0	w/ BASEMENT BATH	GROSS SQ. FT.	-54				WIDTH:	56'-8"
			ELEVATION "L"	GROSS SQ. FT.	+88	w/ BASEMENT CLOSET	GROSS SQ. FT.	-56				DEPTH:	58'-4"
			ELEVATION "M"	GROSS SQ. FT.	+158	MEDIA ROOM	GROSS SQ. FT.	+245				SET - VERSION	
												08000-18	CS-1
												**MAXIMUM SQ. FT. DOES NOT INCLUDE BASEMENT	

J:\Dwg\NVA\DETACHED\GREYSTONE_08000_18.CS1.DWG 04/04/14 3:35 pm



14706 LEAR COURT
THE WARFIELDS II
 LOT 32
 SECTION TWO
 ZONED: RC-DEO

TAX MAP NO.: 21 GRID NO.: 23 PARCEL NO.: 55
 5TH ELECTION DISTRICT HOWARD COUNTY, MARYLAND
 DATE: JAN. 12, 2015
 SCALE: 1" = 30'



PROP. HOUSE DRAINAGE AREAS

Approved Septic System Plan
 Howard County Health Department
 R14004413
 Approved as
 5-bedroom SFD
 per Floor Plan
 Signature

*NOTE: NO GRAVITY SEWER SERVICE FOR BASEMENT.

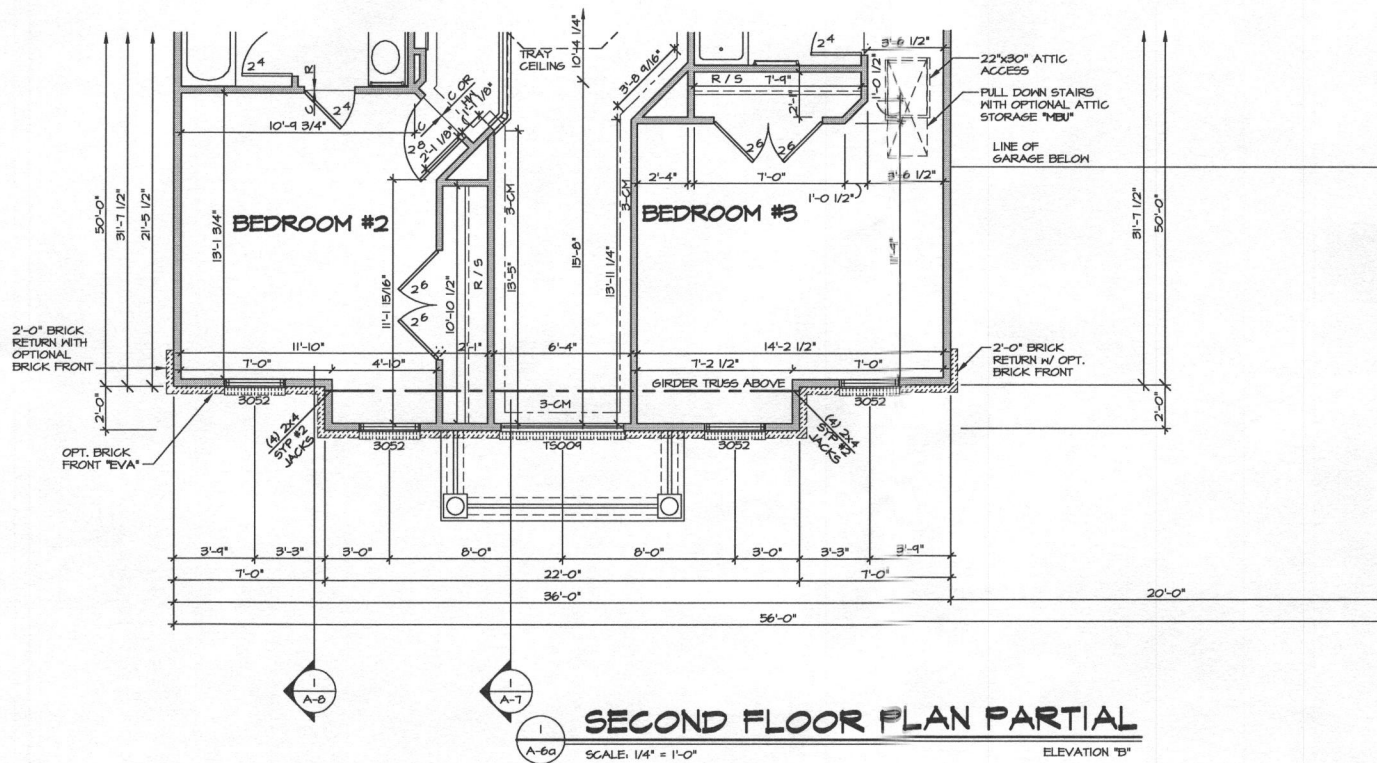
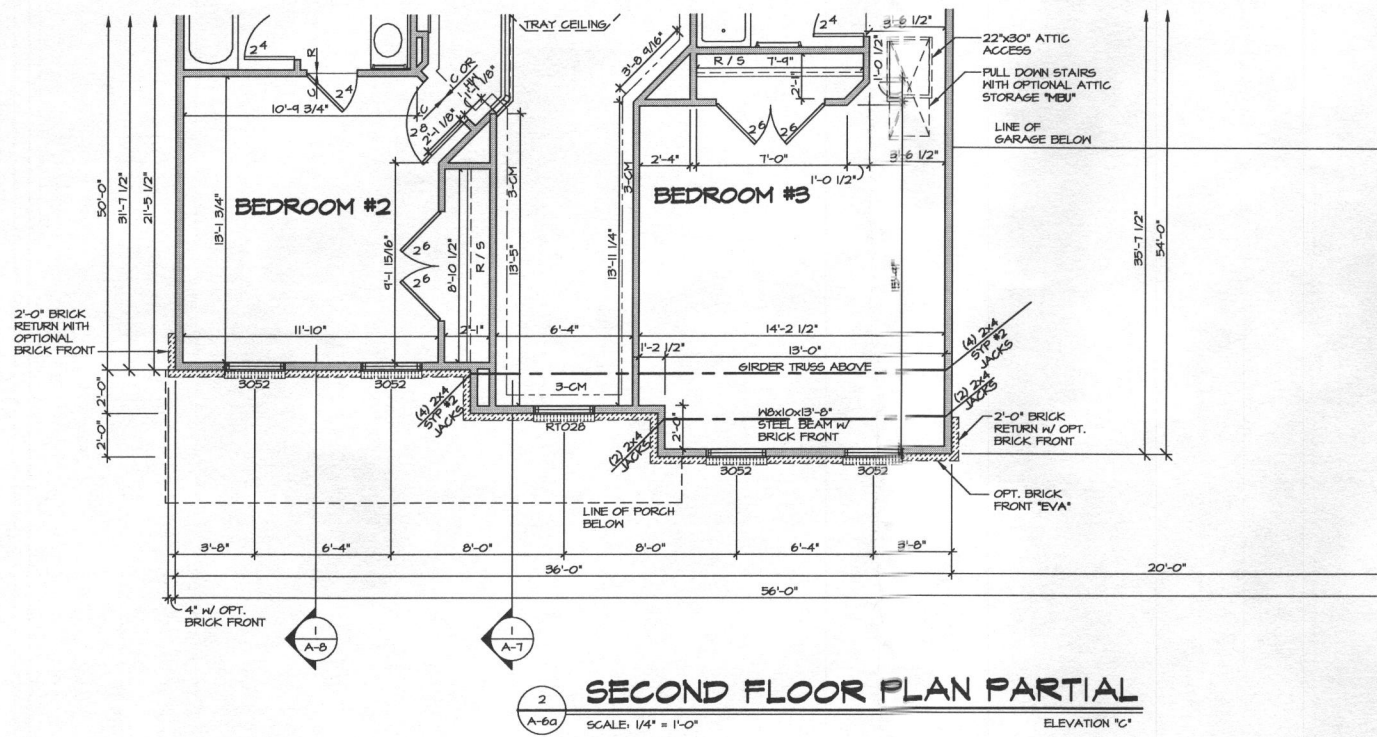
*NOTE: NO GRAVITY SEWER SERVICE FOR BASEMENT.

NOTE

THE EXISTING WELL SHOWN ON THIS PLAN, TAG NO. HO 95-1545 HAS BEEN FIELD LOCATED BY FISHER, COLLINS & CARTER, INC., PROFESSIONAL LAND SURVEYORS AND IS ACCURATELY SHOWN.

FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 CENTENNIAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
 ELLICOTT CITY, MARYLAND 21042
 (410) 461 - 2855

LOT 6
 THE WARFIELDS
 PLAT NO. 9584
 ZONED: R

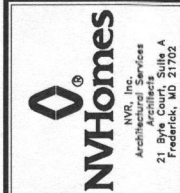


- NOTES:**
1. ALL HEADERS ARE (2) 2x6, UNLESS OTHERWISE NOTED.
 2. ALL EXTERIOR WALLS ARE 4" UNLESS OTHERWISE NOTED. ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
 3. HATCHED AREAS INDICATE DROPPED CEILING.
 4. ALL CASED OPENINGS AT T-11", UNLESS OTHERWISE NOTED.
 5. WASHES ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN.

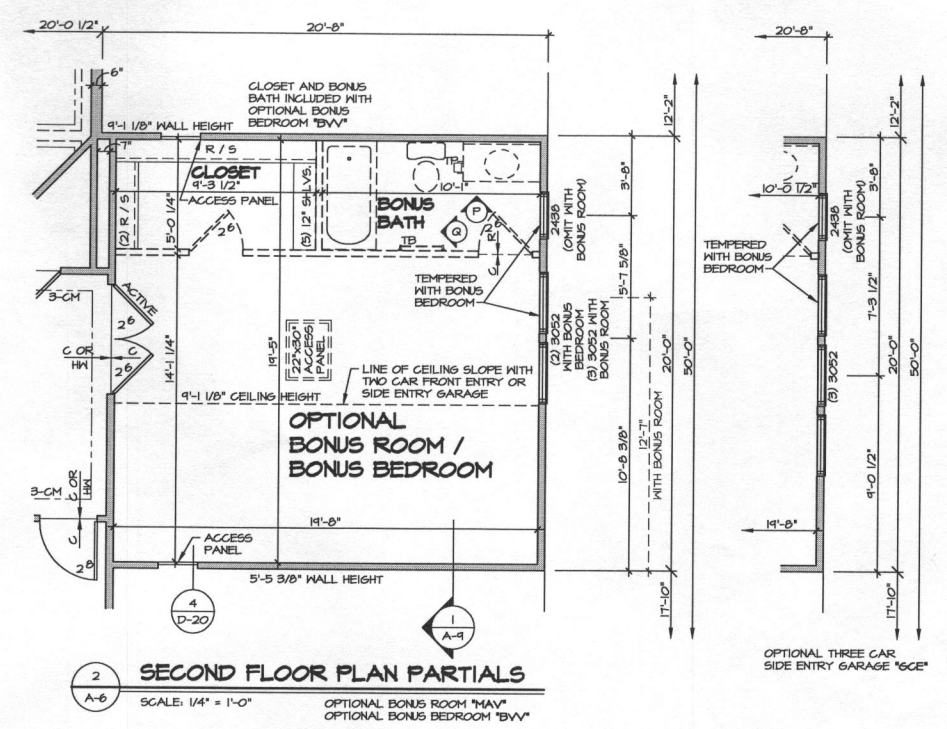
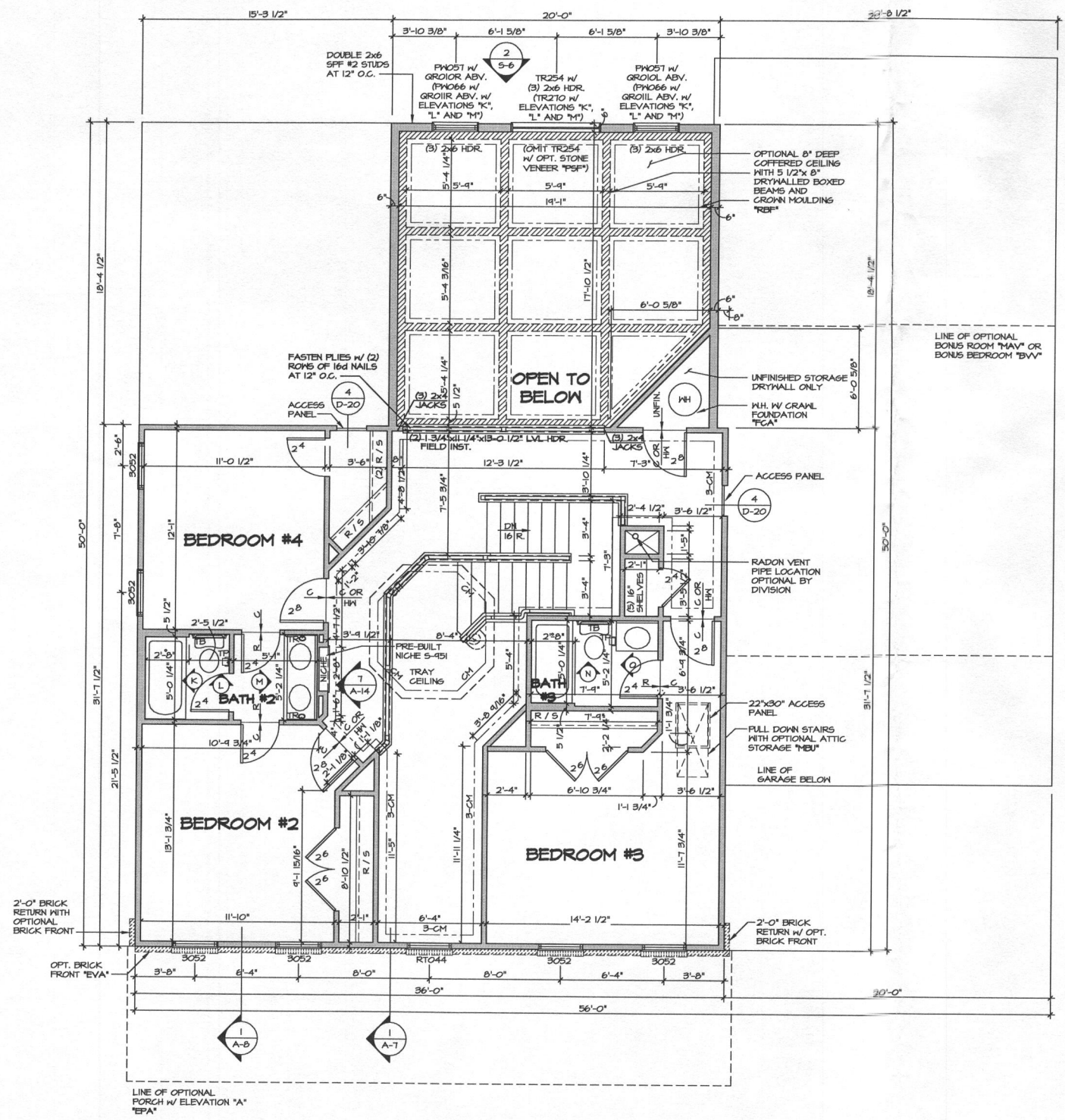
NOTE:
 SEE SHEET 3-6 FOR BRACED WALL PANEL LOCATIONS

REV. NO.	DATE	REMARKS
1	1/18/04	SWF - CREATED VERSION 'B'
2	2/27/07	LD5 - REVISED PER AFA
3	6/22/07	KLD - CREATED VERSION 'B'
4	8/16/07	LD6A - CREATED VERSION 'B'
5	2/28/11	LD6 - ADDED PORCH FLOOR WALL 2ND FLOOR
6	4/19/11	LD6 - REVISED BATH PLAN

NVA, Inc. hereby expressly warrants its contracts for architect and other property rights in these plans. These plans are not to be reproduced, changed, or copied in any form or manner whatsoever, without the written consent of NVA, Inc.



SHEET NO.	MODEL	SET NO.	VERSION 'B'
A-6a	GREYSTONE	08000	08000
	DRAWING TITLE	DRAWN BY	JAM
	SECOND FLOOR PLAN PARTIALS	DATE:	7/22/05
	OPTION DESCRIPTION	OPTION	ELB
	ELEVATION 'B'	ELC	
	ELEVATION 'C'		
37			

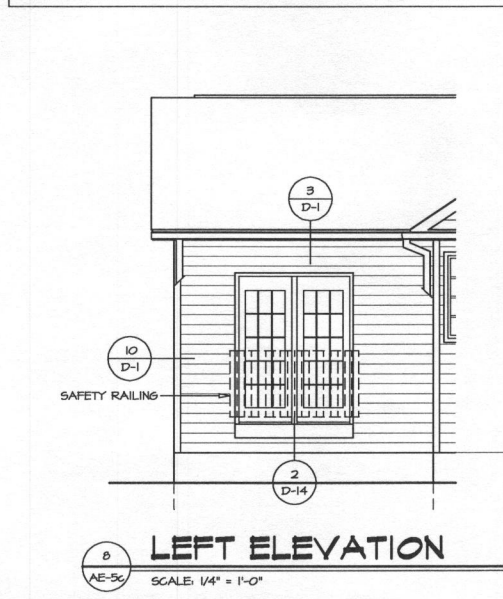
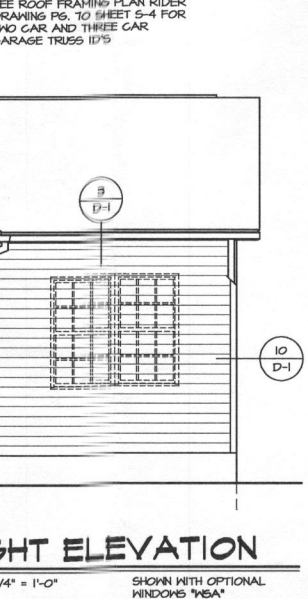
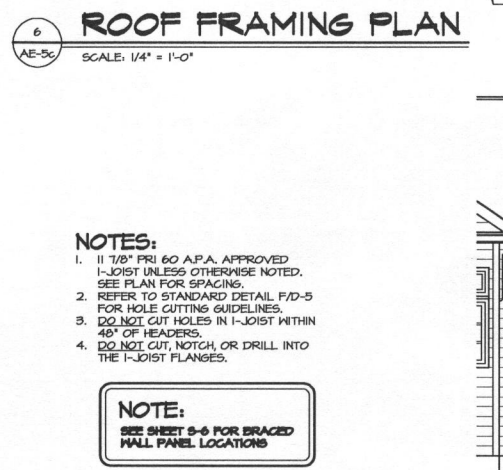
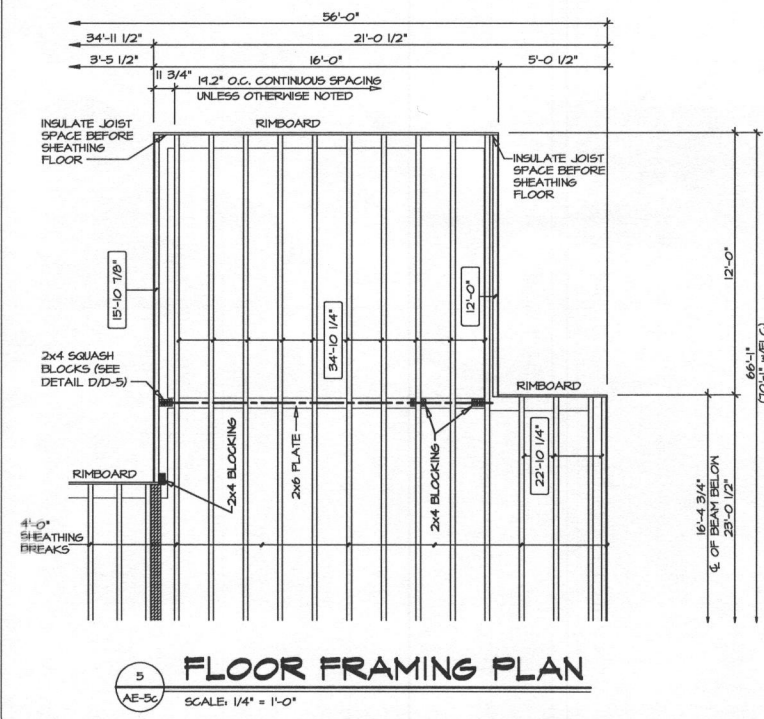
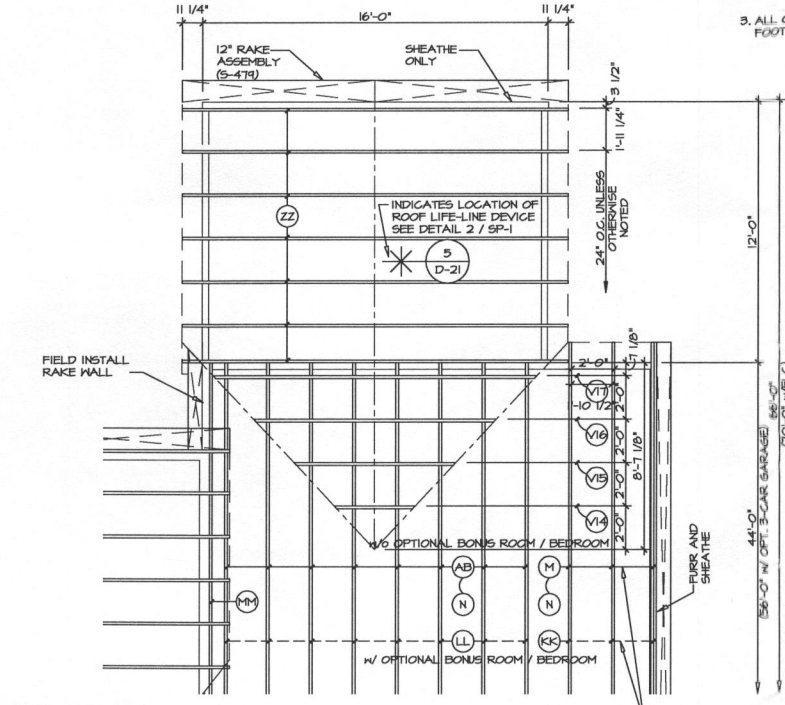
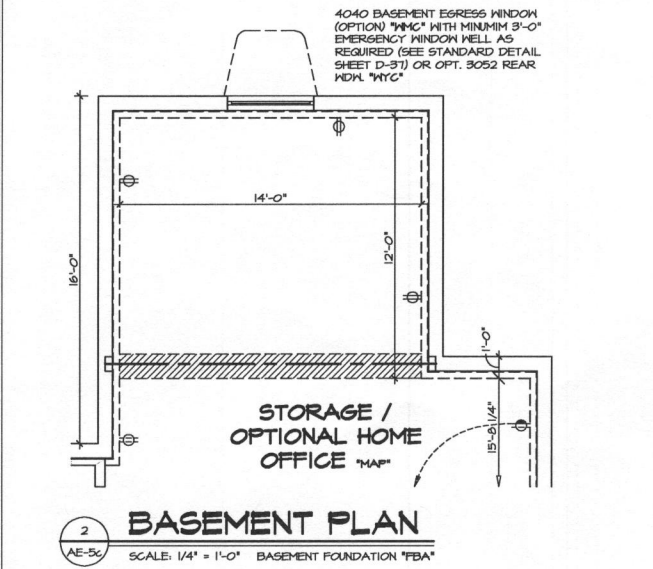
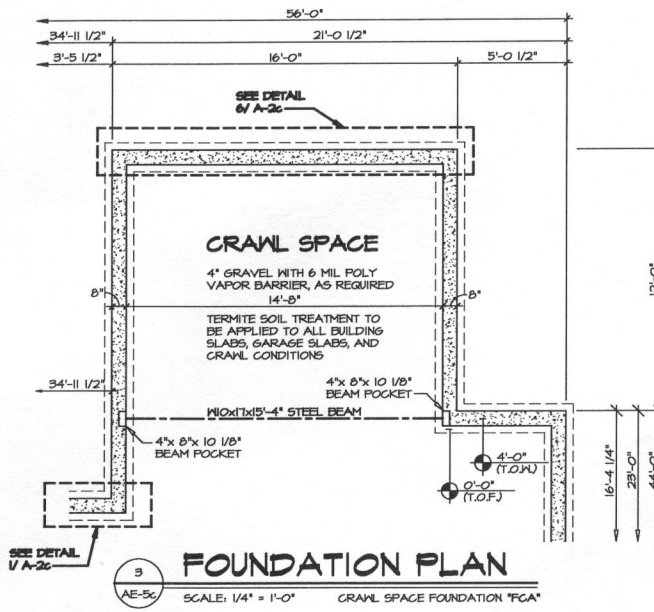
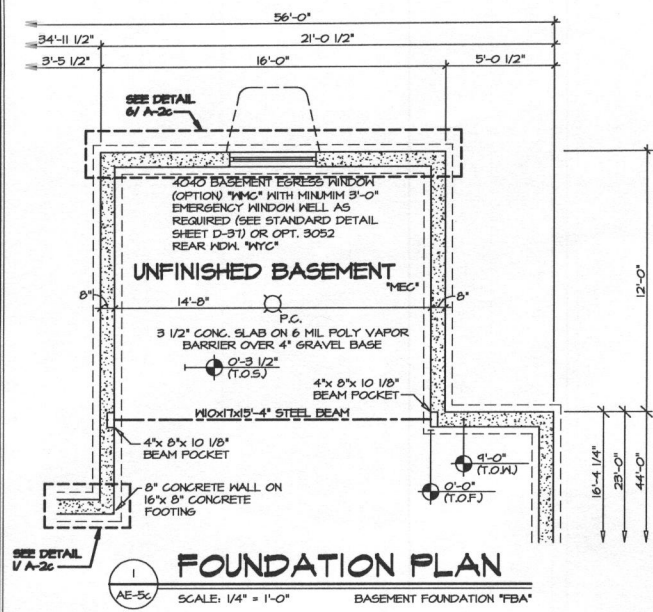


- NOTES:**
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 - ALL EXTERIOR WALLS ARE 4" UNLESS OTHERWISE NOTED. ALL INTERIOR WALLS ARE 3/2" UNLESS OTHERWISE NOTED.
 - HATCHED AREAS INDICATE DROPPED CEILING.
 - ALL CASING OPENINGS AT 1'-11", UNLESS OTHERWISE NOTED.
 - WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

SECOND FLOOR BATH ELEV.
SEE BATH SHEET (A-13) FOR BATH ELEVATIONS

MODEL	GREYSTONE	DATE	7/5/05																											
DRAWING TITLE	SECOND FLOOR PLAN	OPTION																												
SHEET NO.	A-6		36																											
REVISIONS	<table border="1"> <thead> <tr> <th>REV. NO.</th> <th>DATE</th> <th>REMARKS</th> </tr> </thead> <tbody> <tr> <td>10</td> <td>2/8/01</td> <td>1566 - ADDED UPGRADE FLOOR HALL 2ND FLOOR</td> </tr> <tr> <td>11</td> <td>4/1/02</td> <td>1566 - REVISED NICHE</td> </tr> <tr> <td>12</td> <td>9/2/02</td> <td>JDS - ADDED ACCESS PANEL</td> </tr> <tr> <td>13</td> <td>4/16/04</td> <td>SLK - PRANSIS TUB CONVERSION</td> </tr> <tr> <td>14</td> <td>4/16/04</td> <td>DLC - ADDED B-VENT AND RADON VENT PIPE LOCATIONS</td> </tr> <tr> <td>15</td> <td>12/10/08</td> <td>SAH - REVISED DETAIL BUBBLE</td> </tr> <tr> <td>16</td> <td>5/10/10</td> <td>DRA - CREATED VERSION 1.0</td> </tr> <tr> <td>17</td> <td>5/21/10</td> <td>JLK - REMOVED FIRE DOOR NOTE</td> </tr> </tbody> </table>			REV. NO.	DATE	REMARKS	10	2/8/01	1566 - ADDED UPGRADE FLOOR HALL 2ND FLOOR	11	4/1/02	1566 - REVISED NICHE	12	9/2/02	JDS - ADDED ACCESS PANEL	13	4/16/04	SLK - PRANSIS TUB CONVERSION	14	4/16/04	DLC - ADDED B-VENT AND RADON VENT PIPE LOCATIONS	15	12/10/08	SAH - REVISED DETAIL BUBBLE	16	5/10/10	DRA - CREATED VERSION 1.0	17	5/21/10	JLK - REMOVED FIRE DOOR NOTE
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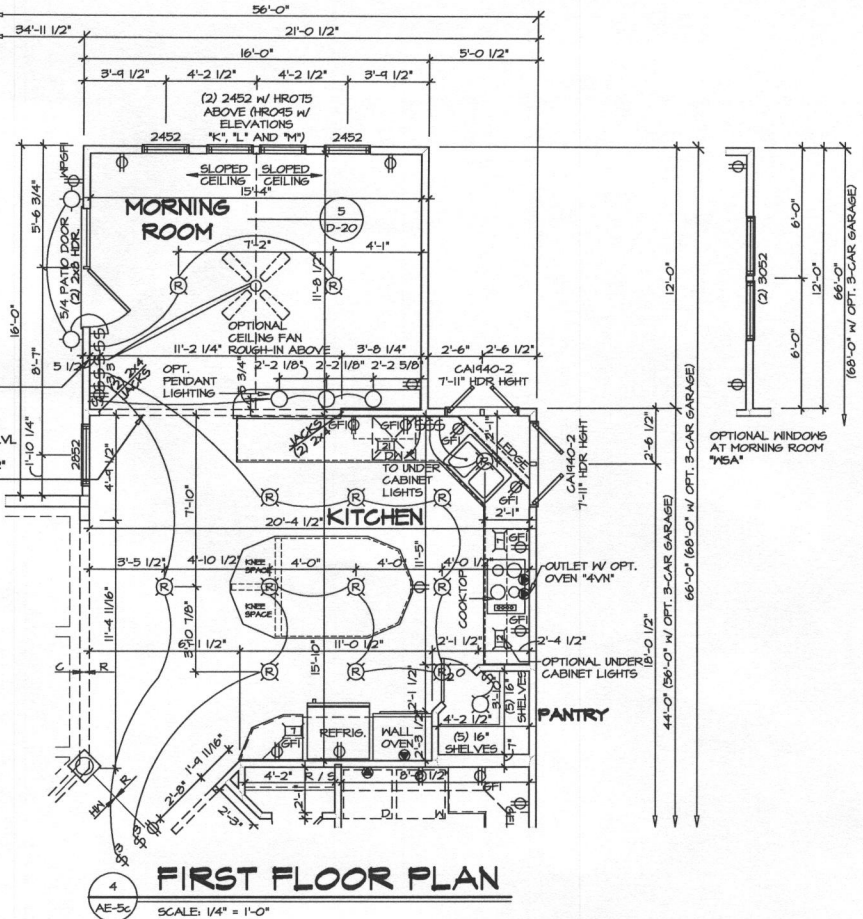
TRUSS SCHEDULE

SP-1234	43'-11"	7.5/12	SPECIAL
CO-057	12'-0"	7.5/12	PIGGYBACK
MO-087	16'-2"	7.5/12	MONO (MORNING ROOM)
MO-107	16'-1/2"	7.5/12	MONO
MO-088	22'-4 1/2"	7.5/12	MONO (MORNING ROOM)
SC-189	15'-11"	8/12	SCISSOR
SP-1388	43'-11 1/2"	7.5/12	SPECIAL (MORNING ROOM)

TRUSS SCHEDULE

VT-427T0	3'-9"	8-7.5/12	VALLEY
VT-427T1	7'-6"	8-7.5/12	VALLEY
VT-427T2	11'-3"	8-7.5/12	VALLEY
VT-427T3	15'-0"	8-7.5/12	VALLEY

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 3. ALL INTERIOR WALLS ARE 3 1/2" UNLESS OTHERWISE NOTED.
 4. ALL CEILING OPENINGS AT 7'-11" UNLESS OTHERWISE NOTED.
 5. WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN.



ELECTRICAL LEGEND

⊕	SINGLE POLE SWITCH	⊕	DOOR CHIME
⊕	THREE WAY SWITCH	⊕	LIGHT FIXTURE - WALL MOUNTED
⊕	FOUR WAY SWITCH	⊕	LIGHT FIXTURE - CEILING MOUNTED
⊕	DUPLEX RECEPTACLE	⊕	LIGHT FIXTURE - RECESSED
⊕	DUPLEX RECEPTACLE - BOTTOM HALF SWITCHED	⊕	LIGHT FIXTURE - RECESSED WEATHER PROOF
⊕	DUPLEX RECEPTACLE - FLOOR MOUNTED	⊕	LIGHT FIXTURE - HANGING
⊕	DUPLEX RECEPTACLE - 220V	⊕	LIGHT FIXTURE - FLUORESCENT
⊕	DUPLEX RECEPTACLE - GROUND FAULT INTERRUPT	⊕	LIGHT FIXTURE - UNDER CABINET LIGHT
⊕	DUPLEX RECEPTACLE - WEATHER PROOF AND GROUND FAULT INTERRUPT	⊕	PULLCHAIN LAMPHOLDER
⊕	SMOKE DETECTOR - WIRED IN SERIES	⊕	KEYLESS LAMPHOLDER
⊕	EXHAUST FAN MOTOR	⊕	TELEVISION RECEPTACLE
⊕	EXHAUST FAN MOTOR WITH LIGHT	⊕	TELEPHONE RECEPTACLE

NOTE:
ALL ELECTRICAL PLANS ARE SCHEMATIC ONLY AND NOT INTENDED AS ENGINEERED DRAWINGS. THESE PLANS REPRESENT THE DESIGN INTENT FOR SWITCH AND RECEPTACLE LOCATIONS. ADDITIONAL INFORMATION, IF REQUIRED, SHALL BE PROVIDED BY A LICENSED ELECTRICAL SUBCONTRACTOR OR ENGINEER.

NOTE:
APPROVED SMOKE DETECTORS SHALL BE LOCATED IN EACH SLEEPING ROOM, OUTSIDE OF EACH SEPARATE SLEEPING AREA IN THE IMMEDIATE VICINITY OF THE BEDROOMS AND ON EVERY STORY OF THE DWELLING UNIT, INCLUDING BASEMENTS, WHERE MORE THAN ONE SMOKE DETECTOR IS REQUIRED. ALL SHALL BE WIRED IN SUCH A MANNER SO THAT WHEN ONE IS ACTUATED, ALL WILL BE ACTUATED AND ALL SMOKE DETECTORS SHALL INCLUDE A BATTERY BACKUP AS REQUIRED. SMOKE DETECTORS INSTALLED IN SLEEPING ROOMS SHOULD BE LOCATED IN THE VICINITY OF THE ROOM ENTRANCE, AND 3' FROM FORCED AIR SUPPLY REGISTERS OR THE DOOR TO A BATHROOM CONTAINING A TUB OR SHOWER.

NOTE:
1. ELECTRICAL PLAN FOR ELECTRICAL DATA ONLY
2. LOCATION OF ELECTRICAL FEATURES ARE APPROXIMATE
3. INCLUDE ADDITIONAL OUTLET AT PANEL BOX LOCATION AS REQUIRED

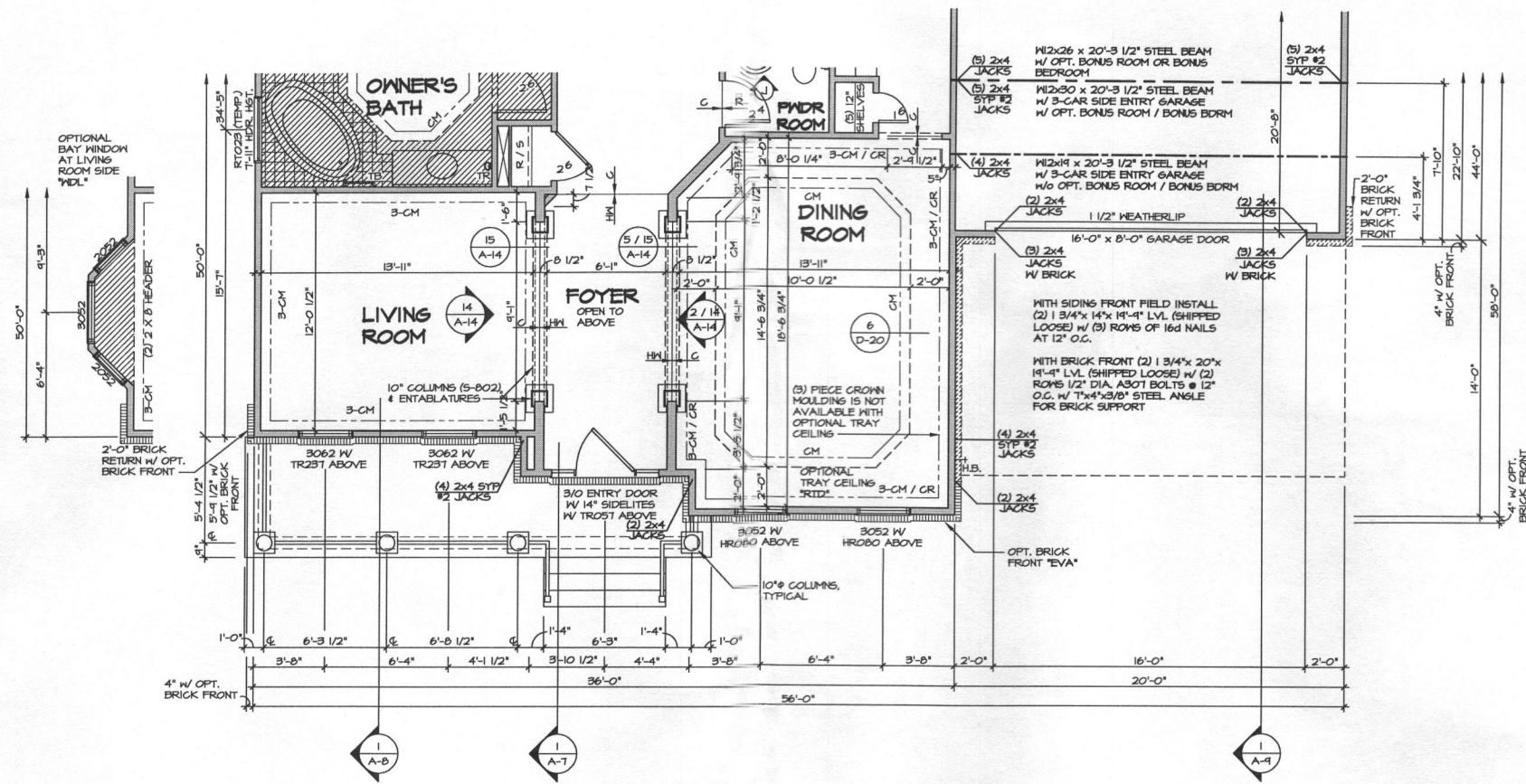
REVISIONS

REV. NO.	DATE	DESCRIPTION
10	2/14/08	D.L.C. - DELETED BY DIVISION FROM UNDERCABINET LIGHT NOTE
11	4/17/08	1585 - STEEL BEAM CONVERSION
12	4/29/08	1442 - REVISED BASEMENT CONVERSION
13	6/29/08	1453 - ADDED ELEVATIONS "K", "L", AND "M"
14	9/10/08	1454 - ADDED ELEVATION "P"
15	6/29/08	1455 - REVISED PER STEEL BEAM PROJECT
16	10/21/08	1456 - REVISED FOUNDATION HOLD DOWN DETAILS
17	3/9/09	1541 - ADDED OUTLET IN OPT. OVEN BELOW COOKTOP
18	1/26/09	1542 - DELETED 1-DUST BLOCKING, REVISED PERIMETER FRAMING

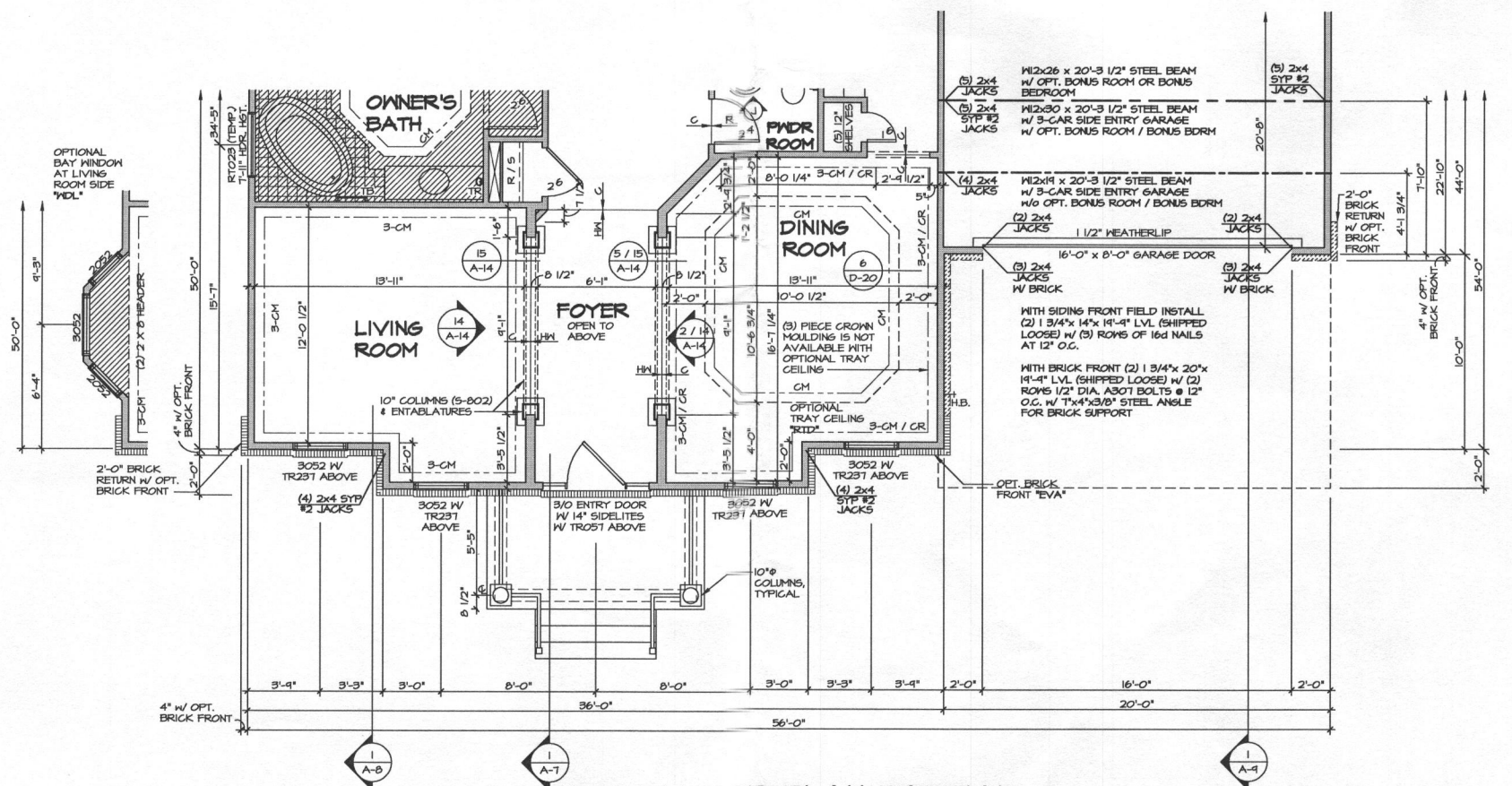
NHomes
Architectural Services
21 Bye Court, Suite A
Frederick, MD 21702

MODEL GREYSTONE
AE-5C
DRAWING TITLE: FLOOR PLANS AND FRAMING
OPTION: MORNING ROOM

SHEET NO. 35



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



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

- NOTES:**
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 4. ALL CASED OPENINGS AT T-11, UNLESS OTHERWISE NOTED.
 5. WASHER ALWAYS ON THE LEFT PER PLAN OR REVERSE PLAN (WHERE APPLICABLE).

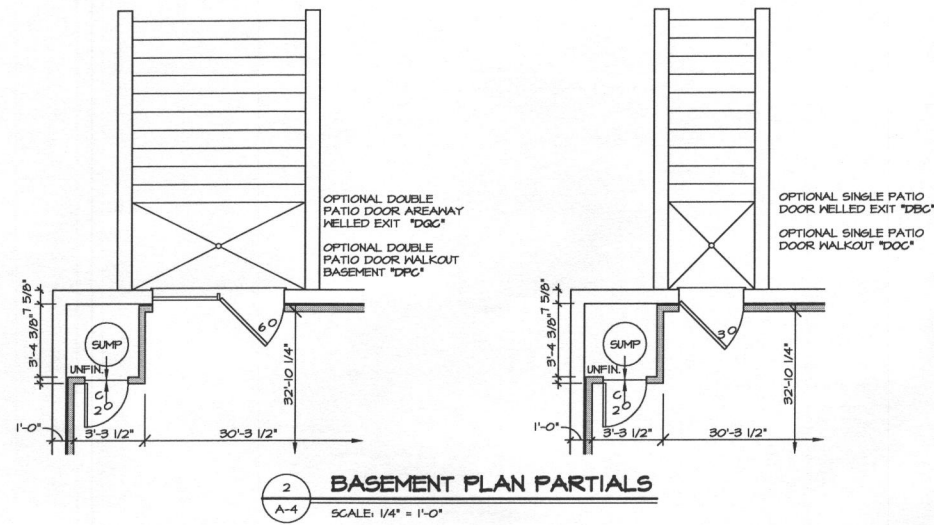
NOTE:
SEE SHEET S-7 FOR BRACED WALL PANEL LOCATIONS

REV. NO.	DATE	REMARKS
1	10/20/04	JDS - REVISED CLOSET DOOR SWING
2	12/22/04	BAE - ADDED OPTIONAL COLUMNS AND ENTABLATURES
3	3/20/05	DCA - CREATED VERSION 1B
4	4/19/04	BLC - PROXIS JOB CONVERSION
5	4/19/04	BAE - ADDED LOSE EBB
6	5/27/07	JALD - CREATED VERSION 1C
7	4/20/08	JDS - REVISED GARAGE DOOR BRICK LINTEL SIZE
8	10/22/08	JDS - REVISED SHEET NUMBER
9	12/22/08	BAW - REVISED GARAGE HEADER SIZE



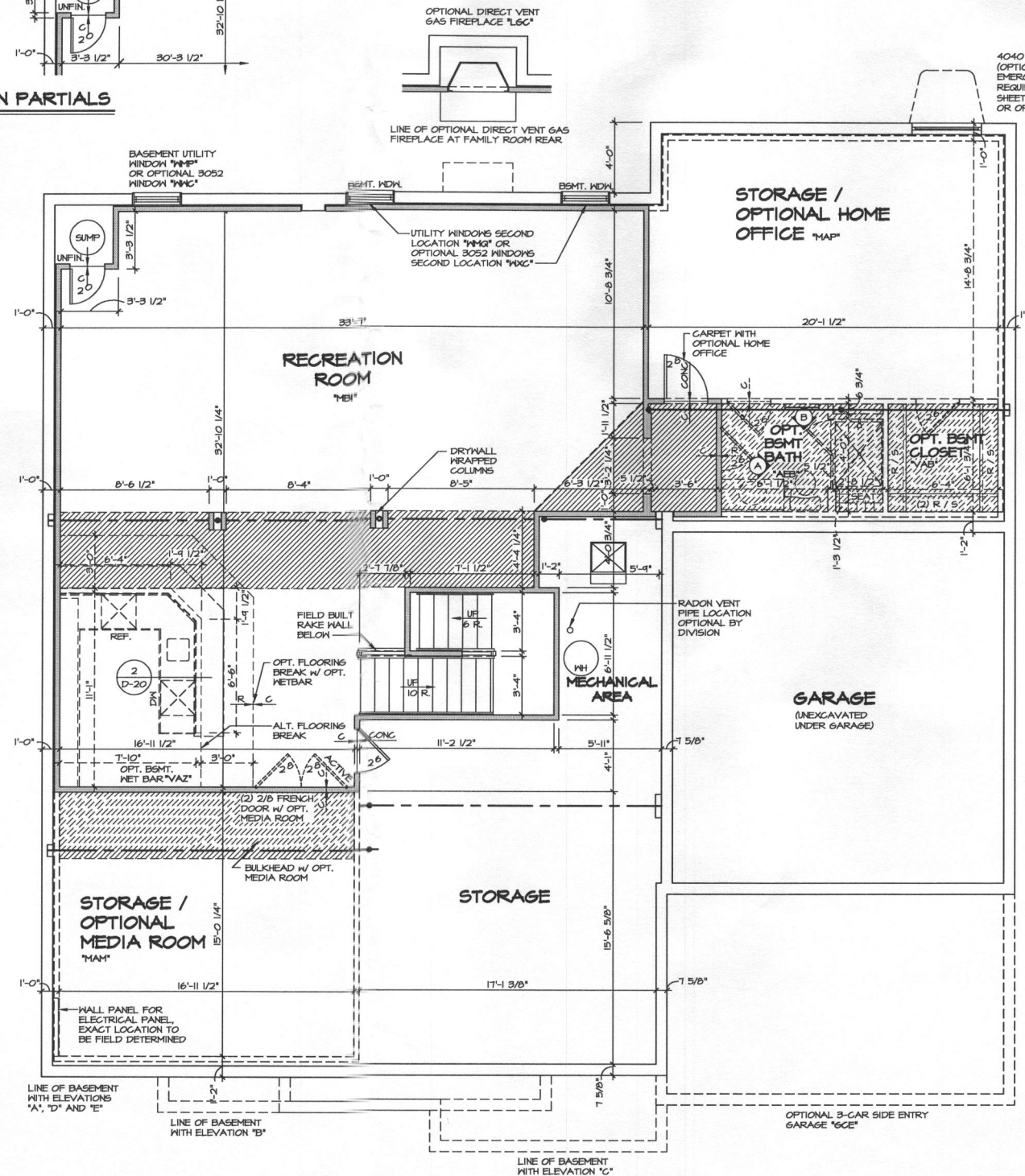
SET NO. 08000	VERSION 1B
DRAWN BY JAM	DATE: 7/21/05
OPTION ELB	ELC

SHEET NO. A-5D	MODEL GREYSTONE
DRAWING TITLE FIRST FLOOR PLAN PARTIALS	OPTION DESCRIPTION ELEVATION 'B' ELEVATION 'C'
31	



2 **BASEMENT PLAN PARTIALS**
SCALE: 1/4" = 1'-0"

UNFINISHED BASEMENT

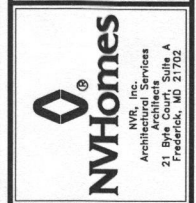


1 **BASEMENT PLAN**
SCALE: 1/4" = 1'-0"

4040 BASEMENT EGRESS WINDOW (OPTION 'M1G' WITH MINIMUM 3'-0" EMERGENCY WINDOW WELL AS REQUIRED) (SEE STANDARD DETAIL SHEET D-4) OR OPT. 3052 WINDOW REAR 'M1G'

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SET NO. 08000	VERSION 1B
DRAWN BY JAM	DATE: 7/11/05
OPTION FBA	OPTION

MODEL GREYSTONE	DRAWING TITLE BASEMENT FLOOR PLAN
SHEET NO. A-4	OPTION DESCRIPTION BASEMENT FOUNDATION
28	

REV. NO.	DATE	REMARKS
1	9/20/00	DCA - CREATED VERSION 1B
2	4/1/01	SNM - 2001 CONCRETE PROJECT
3	12/21/01	KMP - UPDATE FURNACE WATER HEATER BLOCKS
4	12/21/01	AJM - METBAR UPDATE
5	4/17/04	SLK - PRAXIS TUB CONVERSION
6	4/29/05	KLD - REVISED WINDOWS
7	8/10/05	DLC - ADDED SUMP CLOSET TO RECREATION ROOM 'M1'
8	11/21/05	DLC - ADDED B-VENT AND RADON VENT PIPE LOCATIONS
9	1/20/06	BEB - CHANGED OPTION 'M2A' TO 'M2B'