

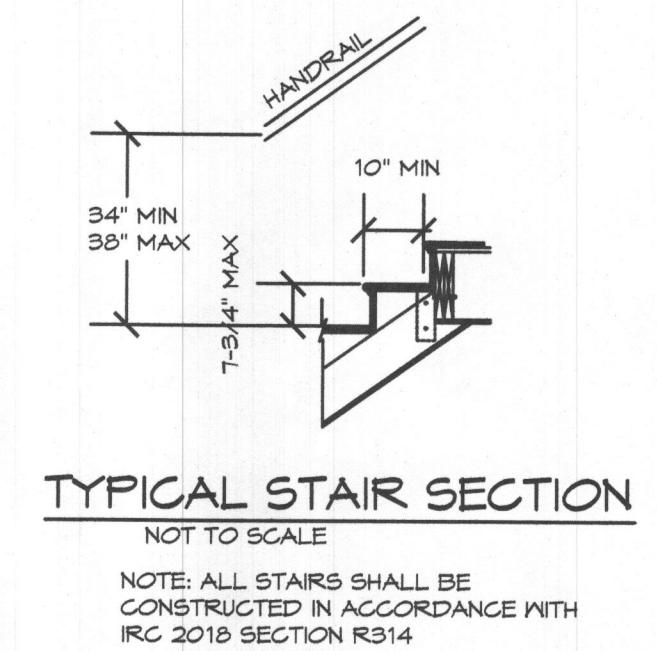
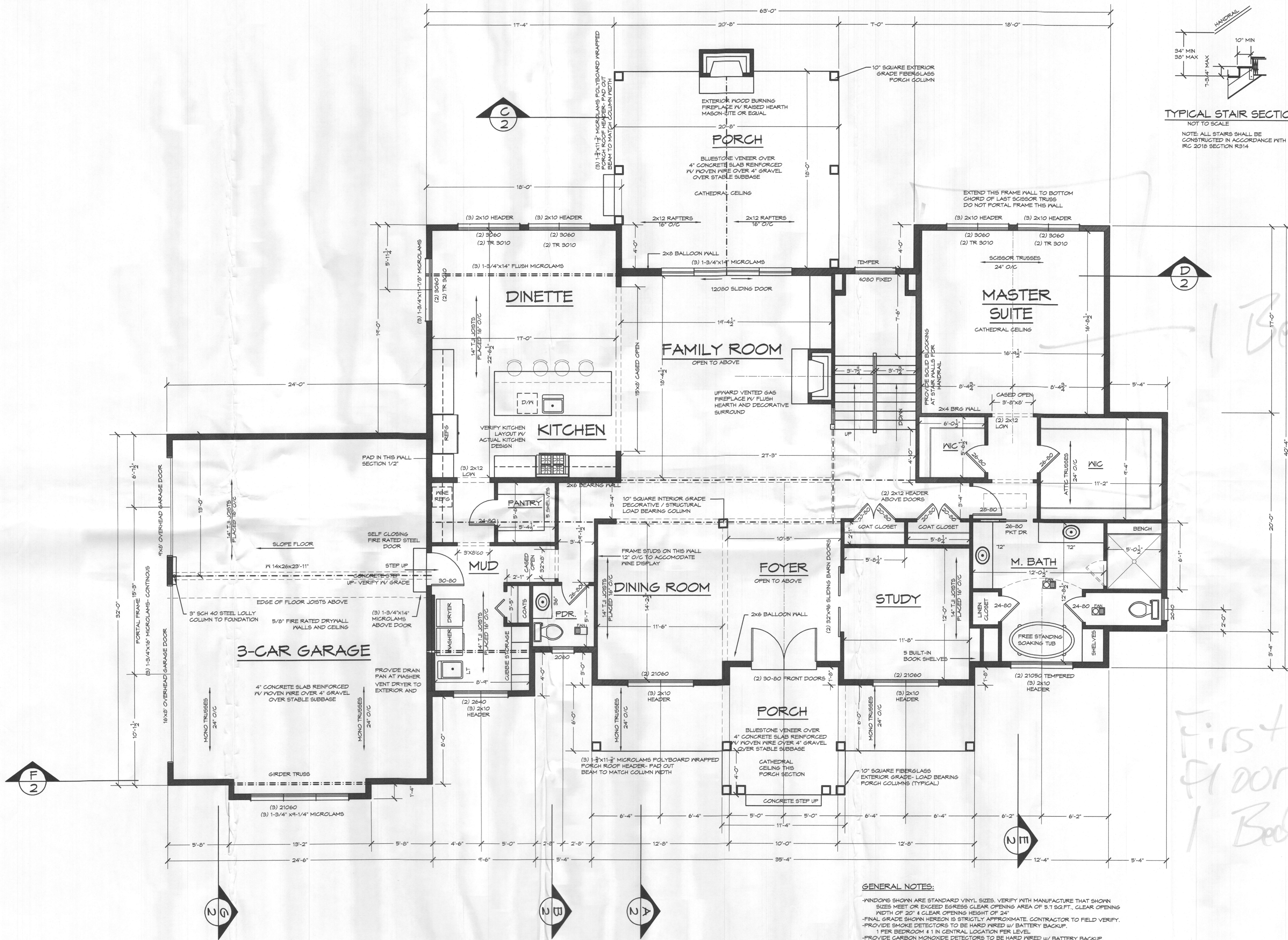
FINISHED BASEMENT PLAN - 1495 FINISHED SQ FT  
SCALE: 1/4" = 1'-0"

NOTE: FIELD VERIFY THE EXACT LOCATIONS OF ALL UTILITIES, STEEL COLUMNS, STEEL BEAMS, WINDOWS, & EXTERIOR DOORS.

SCALE: 1/4" = 1'-0"  
DATE: 3/2022  
SHEET NO.:

GBL CUSTOM HOME  
DESIGN INC.  
PO BOX 237 FINKSBURG, MD 21048  
PHONE 410-833-8320

THE BERADUCCI RESIDENCE



*1 Bedroom*

*First Floor = 1 Bedroom*

FIRST FLOOR FRAMING PLAN- 2584 SQ FT

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

- GENERAL NOTES:**
- \*WINDOWS SHOWN ARE STANDARD VINYL SIZES. VERIFY WITH MANUFACTURE THAT SHOWN SIZES MEET OR EXCEED EGRESS CLEAR OPENING AREA OF 5.7 SQ.FT., CLEAR OPENING WIDTH OF 20" & CLEAR OPENING HEIGHT OF 24"
  - \*FINAL GRADE SHOWN HEREON IS STRICTLY APPROXIMATE. CONTRACTOR TO FIELD VERIFY.
  - \*PROVIDE SMOKE DETECTORS TO BE HARD WIRED w/ BATTERY BACKUP.
  - \*1 PER BEDROOM & 1 IN CENTRAL LOCATION PER LEVEL.
  - \*PROVIDE CARBON MONOXIDE DETECTORS TO BE HARD WIRED w/ BATTERY BACKUP.
  - \*1 IN CENTRAL LOCATION PER LEVEL.
  - \*THIS HOME IS TO BE FULLY SPRINKLED PER COUNTY CODE

ALL EXTERIOR STEPS TO BE FIELD VERIFIED  
PROVIDE HANDRAILS AS GRADE REQUIRES

10' FIRST FLOOR CEILING HEIGHT  
FLOOR JOIST- DATA: LP BRAND OR EQUAL- W/ 80 SERIES L/480

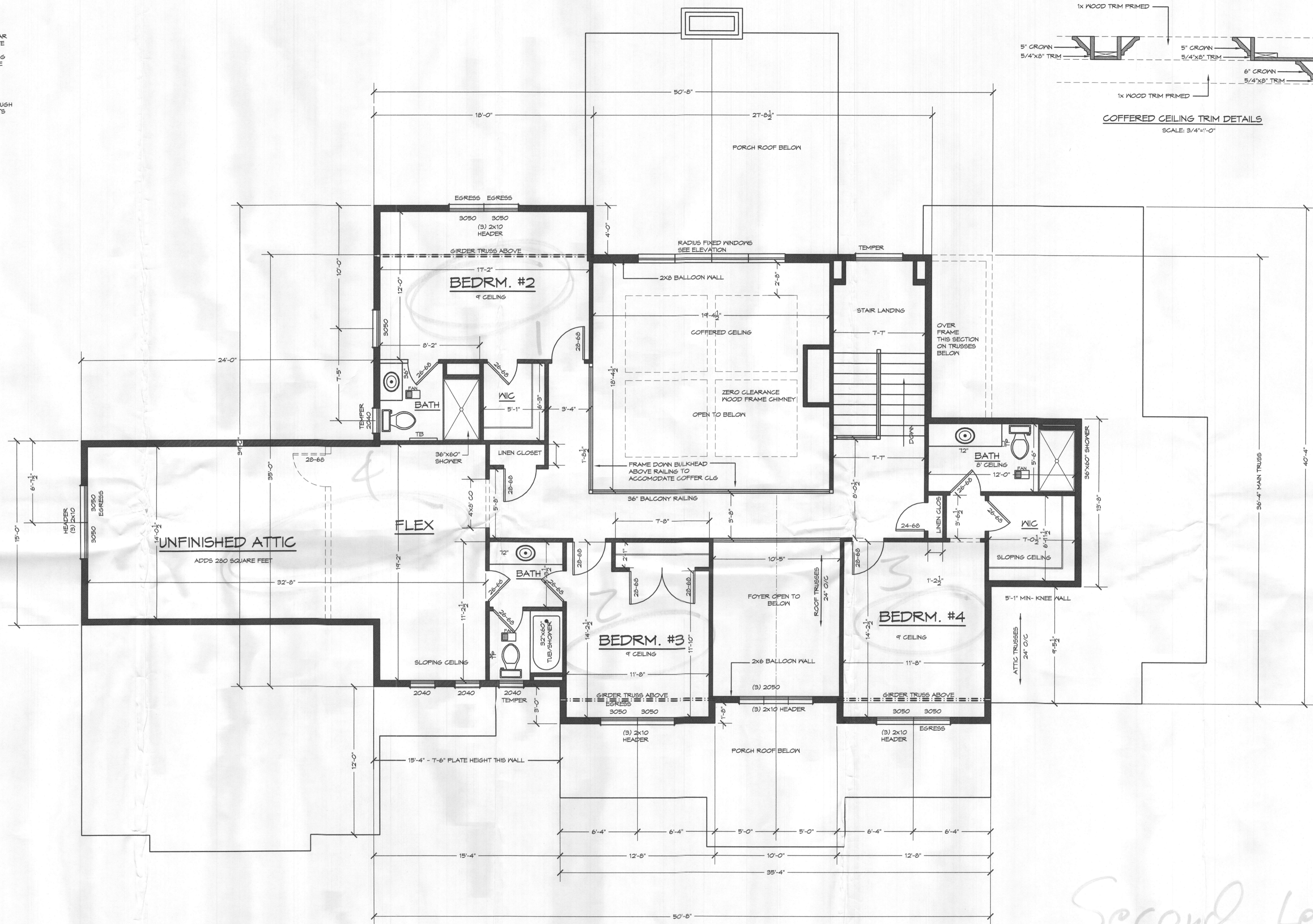
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R619.2 WINDOW SILLS  
 ALL WINDOWS WHERE THE OPERABLE  
 OPENING IS LOCATED MORE THAN 12"  
 ABOVE FINISHED GRADE OR SURFACE  
 BELOW, THE LOWEST PART OF THE CLEAR  
 OPENING SHALL BE A MIN. OF 24" ABOVE  
 THE FINISHED FLOOR OR THE ROOM IN  
 WHICH THE WINDOW IS LOCATED. GLAZING  
 BETWEEN THE FLOOR AND 24" SHALL BE  
 FIXED OR HAVE OPENINGS THROUGH  
 WHICH A 4" DIA. SPHERE CANNOT PASS.

EXCEPTIONS:  
 1. WINDOWS WHOSE OPENINGS WILL NOT  
 ALLOW A 4" DIA. SPHERE TO PASS THROUGH  
 THE OPENING WHEN THE OPENING IS IN ITS  
 LARGEST OPENED POSITION.  
 2. OPENINGS THAT ARE PROVIDED WITH  
 WINDOW GUARDS THAT COMPLY WITH  
 ASTM F 2009 OF F 2090



SECOND FLOOR FRAMING PLAN- 1486 SQ. FT.

SCALE: 1/4"=1'-0"  
 9 SECOND FLOOR CEILING HEIGHT

THE BERADUCCI RESIDENCE

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