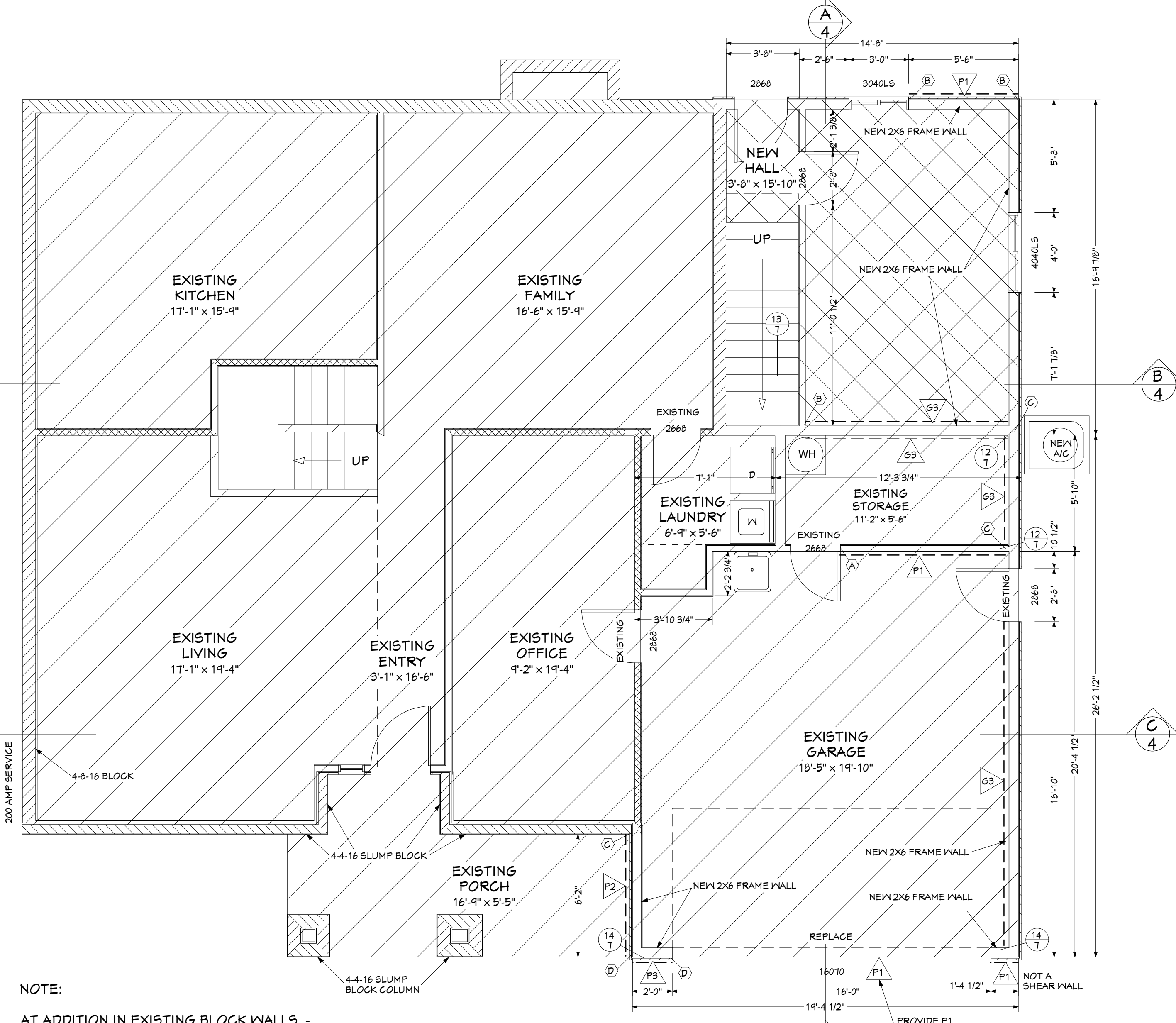


SECOND FLOOR PLAN
SCALE 1/4" = 1'-0"

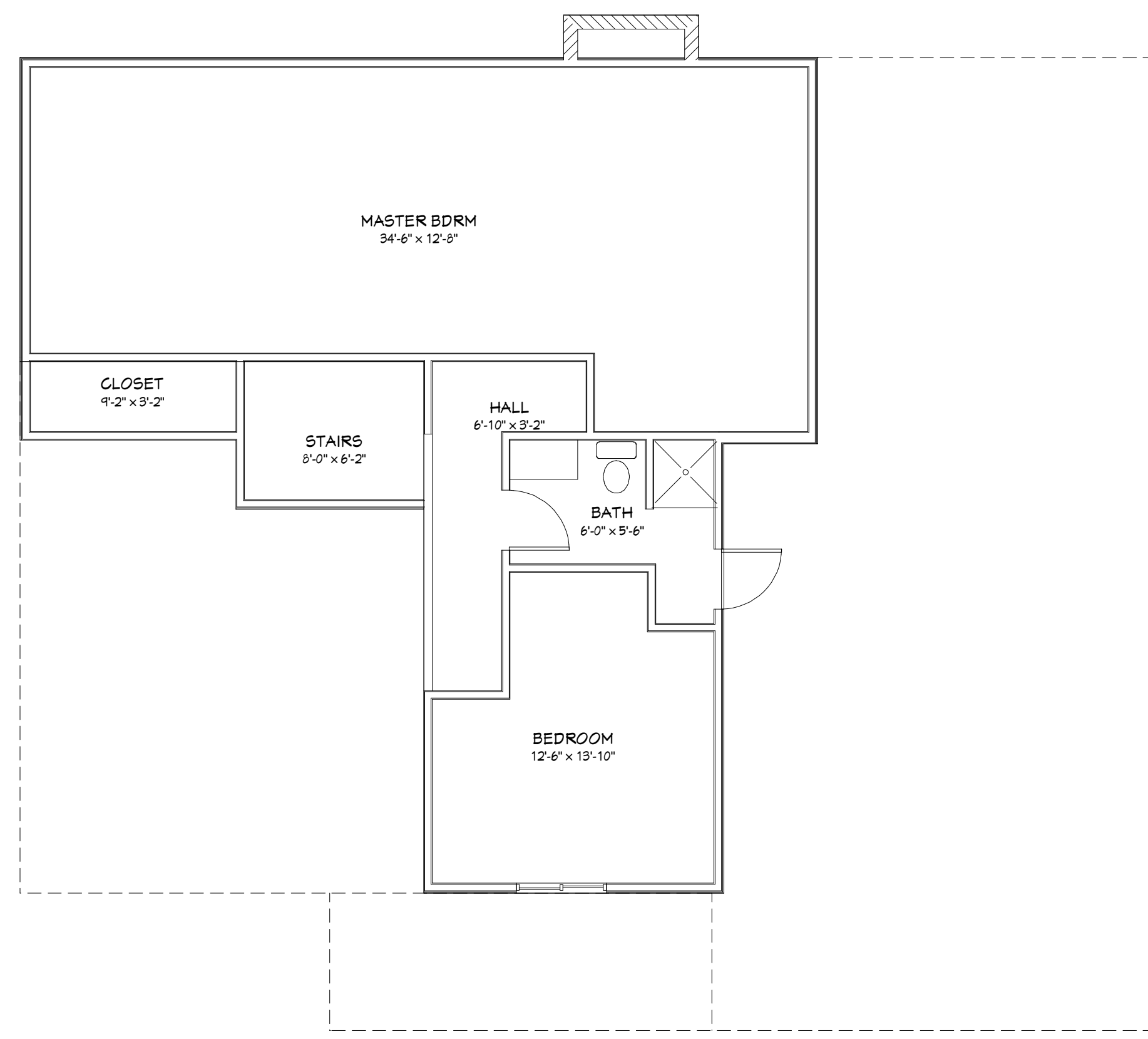


MAIN FLOOR PLAN
SCALE 1/4" = 1'-0"

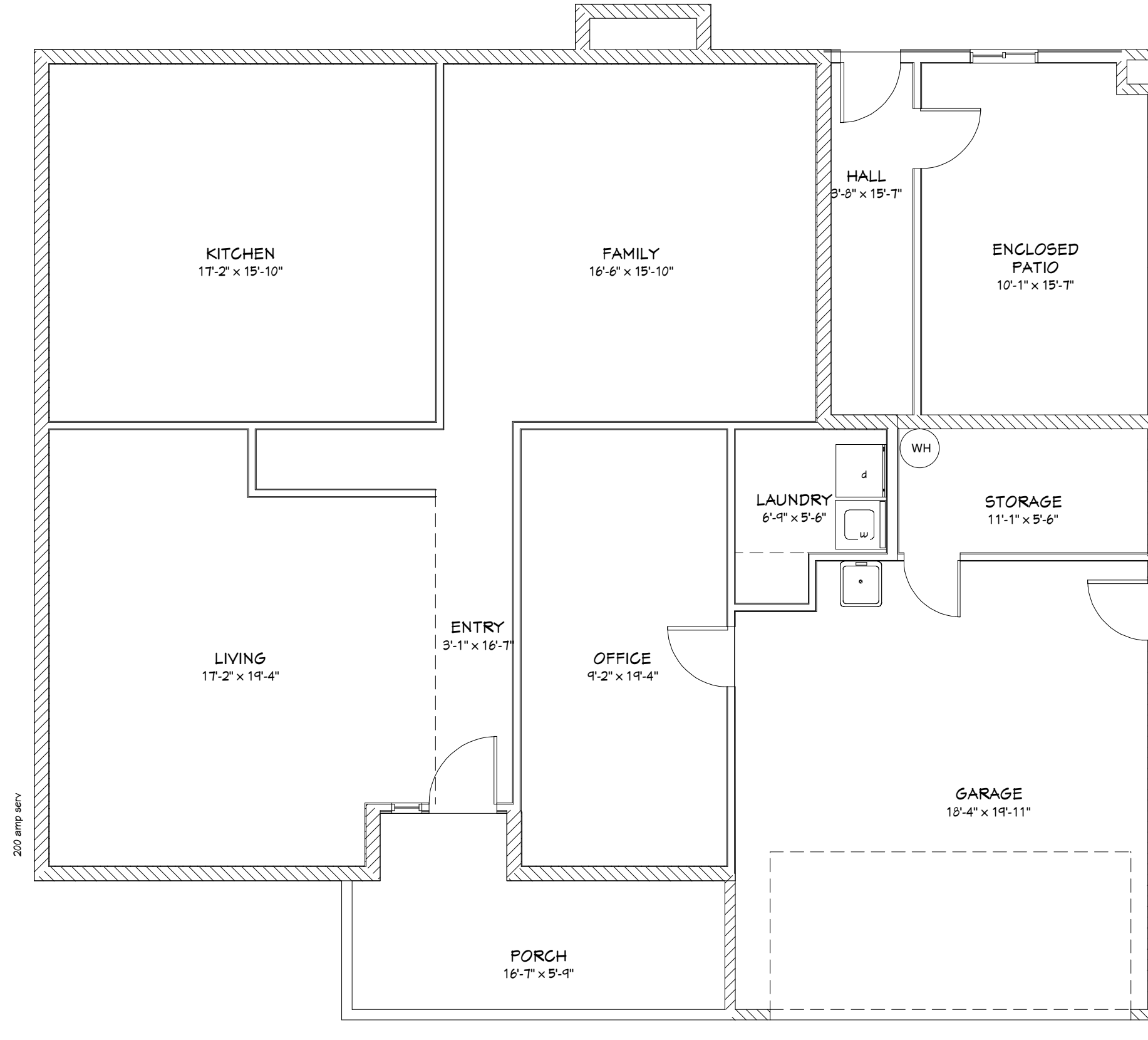
NOTE:
AT ADDITION IN EXISTING BLOCK WALLS -
MIN. VERTICAL REBAR TO BE #4'S @ 48" O.C.
W/ (2) #4 BARS IN BOND BEAM

DEMOLITION NOTES

- USE MEANS NECESSARY TO PREVENT DUST FROM BECOMING A NUISANCE TO THE OWNER. PROTECT/COVER POOL.
- EXAMINE THE AREAS AND CONDITIONS UNDER WHICH DEMOLITION WILL BE PERFORMED. CORRECT CONDITIONS DETRIMENTAL TO TIMELY AND PROPER COMPLETION OF WORK. DO NOT PROCEED UNTIL UNSATISFACTORY CONDITIONS ARE CORRECTED.
- USE ADEQUATE NUMBERS OF SKILLED WORKMEN WHO ARE THOROUGHLY TRAINED AND EXPERIENCED IN THE NECESSARY CRAFTS AND WHO ARE COMPLETELY FAMILIAR WITH THE SPECIFIED REQUIREMENTS AND THE METHODS NEEDED FOR PROPER PERFORMANCE OF THE WORK OF THE DEMOLITION.
- USING ONLY THE MEANS AND EQUIPMENT APPROVED FOR THIS PURPOSE BY THE ENVIRONMENTAL AGENCIES HAVING JURISDICTION, DEMOLISH AND COMPLETELY REMOVE FROM THE JOB SITE THE EXISTING CONSTRUCTION DESIGNATED TO BE REMOVED UNLESS NOTED OTHERWISE.
- DEMOLISHED MATERIAL SHALL BE CONSIDERED TO BE THE PROPERTY OF THE DEMOLITION SUBCONTRACTOR (UNLESS OTHERWISE NOTED) AND SHALL BE REMOVED COMPLETELY FROM THE JOB SITE IN A RESPONSIBLE MANNER.
- FOR ALL OTHER DEMOLITION WORK - MECHANICAL, PLUMBING AND ELECTRICAL, SEE MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS.
- USE MEANS NECESSARY TO PROTECT ALL DOORS, WINDOWS AND KITCHEN CABINETS DURING DEMOLITION. ALL REMOVED KITCHEN CABINETS, DOORS, DOOR HARDWARE, AND WINDOW HARDWARE ARE TO BE THE PROPERTY OF THE OWNERS.
- VERIFY EXISTING CONDITIONS AND NOTIFY ARCHITECT IN WRITING OF ANY DISCREPANCIES PRIOR TO PROCEEDING WITH ANY WORK.
- ERECT AND MAINTAIN TEMPORARY PERDITIONS AS REQ'D. TO PREVENT SPREAD OF DUST, DEBRIS, ODORS, AND NOISE.
- PREVENT MOVEMENT OF STRUCTURE: PROVIDE BRACING AND SHORING.
- CEASE OPERATIONS IF STRUCTURE APPEARS TO BE IN DANGER, NOTIFY THE ARCHITECT, AND DO NOT RESUME OPERATIONS UNTIL DIRECTED.
- DISCONNECT, REMOVE, CAP AND IDENTIFY DESIGNATED UTILITIES WITHIN DEMOLITION AREA.
- ALL LOCATIONS OF UTILITY WATER, GAS, AND SEWER LINES SHALL BE VERIFIED IN FIELD PRIOR TO EXCAVATION.
- START OF WORK WILL SIGNIFY GENERAL CONTRACTOR HAS ACCEPTED ALL EXISTING CONDITIONS OF THAT PORTION OF THE WORK.
- GENERAL CONTRACTOR IS RESPONSIBLE FOR APPLICATION FOR AND ADHERENCE TO ALL DEMOLITION PERMITS, IF ANY.



SECOND FLOOR AS-BUILT
SCALE 3/16" = 1'-0"



MAIN FLOOR AS-BUILT
SCALE 3/16" = 1'-0"

- SHEAR NOTES:**
- SHEATH ALL EXTERIOR WALLS W/ 3/8" CDIG PLYWOOD/OSB SHEATHING WITH 5d NAILS @ 6" O.C. EDGES (BLOCKED) & 5d NAILS @ 12" O.C. FIELD, UNLESS NOTED OTHERWISE.
 - SEE FLOOR PLAN FOR ADDITIONAL BRACING & HOLD-DOWNS.

HOLD-DOWN SCHEDULE

MARK	HOLD-DOWN	END POST	ATTACH TO POST	SILL/STEEL ATTACH
A	HTT16	(2) 2X STUDS	(1)-16d X 2 1/2 Nails	SEE NOTE 4 BELOW
B	LTT208	(2) 2X STUDS	(1)-10d X 1 1/2 Nails	1/2" DIA. SIMPSON TITEN HD W/ 3x4" EMBED
C	STHD10	(2) 2X STUDS	(2)-16d Sinker Nails	NET SET STRAP
D	STHD14	(2) 2X STUDS	(3)-16d Sinker Nails	NET SET STRAP
E	PHD-SDS3	4x6 POST	(1) SIMPSON SDS1/4x3 Wood Soreus	SSTB20
F	CS16 STRAP	(2) 2X STUDS	(13) 5d Nails abv & (13) 5d Nails below	PRAP AROUND BEAM OR HANGER BELOW (WHERE OCCURS)

SHEARWALL SCHEDULE

MARK	MATERIAL & ATTACHMENT	BLOCK?	SILL PLATE ATTACH
G1	1/2" CDIG Sheathing w/ 5d Cooler Nails @ 7" o.c. Edges & Field	NO	1/2" Dia. Anchor Bolts @ 48" o.c. or (4) 0.131"x3" nuts per 16"
G3	1/2" CDIG Sheathing w/ 5d Cooler Nails @ 4" o.c. Edges & Field	NO	1/2" Dia. Anchor Bolts @ 48" o.c. or (4) 0.131"x3" nuts per 16"
P1	3/8" CDIG Plywood/OSB Sheathing w/ 5d Nails @ 6" o.c. Edges & 12" o.c. Field	YES	1/2" Dia. Anchor Bolts @ 32" o.c. or (4) 0.131"x3" nuts per 16"
P2	3/8" CDIG Plywood/OSB Sheathing w/ 5d Nails @ 4" o.c. Edges & 12" o.c. Field	YES	1/2" Dia. Anchor Bolts @ 18" o.c. or (4) 0.131"x3" nuts per 16"
P3	3/8" CDIG Plywood/OSB Sheathing w/ 5d Nails @ 3" o.c. Edges & 12" o.c. Field	YES	(2) 1/2" Dia. Anchor Bolts or (4) 0.131"x3" nuts per 16"

LIGHT, VENTILATION AND HEATING NOTES

R303.1 HABITABLE ROOMS. ALL HABITABLE ROOMS SHALL BE PROVIDED WITH AGGRATE GLAZING AREA NOT LESS THAN 8 PERCENT OF THE FLOOR AREA OF SUCH ROOMS. NATURAL VENTILATION SHALL BE THROUGH WINDOWS, DOORS, LOUVERS OR OTHER APPROVED OPENINGS TO THE OUTDOOR AIR. SUCH OPENINGS SHALL BE PROVIDED WITH READY ACCESS OR SHALL OTHERWISE BE READILY CONTROLLABLE BY THE BUILDING OCCUPANTS. THE MINIMUM OPERABLE AREA TO THE OUTDOORS SHALL BE 4 PERCENT OF THE FLOOR AREA BEING VENTILATED.

1. THE GLAZED AREAS NEED NOT BE ABLE WHERE THE OPENING IS NOT REQUIRED BE SECTION R310 AND AN APPROVED MECHANICAL VENTILATION SYSTEM IS PROVIDED CAPABLE OF PRODUCING 0.35 AIR CHANGE PER HOUR IN THE ROOM OR A WHOLE HOUSE MECHANICAL VENTILATION SYSTEM IS INSTALLED CAPABLE OF SUPPLYING OUTDOOR VENTILATION AIR OF 16 CUBIC FEET PER MINUTE (CFM) PER OCCUPANT COMPUTED ON THE BASIS OF TWO OCCUPANTS FOR THE FIRST BEDROOM AND ONE OCCUPANT FOR EACH ADDITIONAL BEDROOM.

2. THE GLAZED AREAS NEED NOT BE PROVIDED IN ROOMS WHERE EXCEPTION 1 ABOVE IS SATISFIED AND ARTIFICIAL IS PROVIDED CAPABLE OF PRODUCING AN AVERAGE ILLUMINATION OF 8 FOOT-CANDLES OVER THE FLOOR AREA OF THE ROOM AT A HEIGHT OF 30 INCHES ABOVE THE FLOOR LEVEL. ROOM OPENING ROOMS. FOR THE PURPOSE OF DETERMINING LIGHT AND VENTILATION REQUIREMENTS, ANY ROOM SHALL BE CONSIDERED AS A PORTION OF AN ADJOINING ROOM WHEN AT LEAST ONE-HALF OF THE AREA OF THE COMMON WALL IS OPEN AND UNOBSTRUCTED AND PROVIDES AN OPENING OF NOT LESS THAN ONE-TENTH OF THE FLOOR AREA OF THE ROOM BUT NOT LESS THAN 25 FEET.

EXCEPTION: OPENINGS REQUIRED FOR LIGHT AND/OR VENTILATION SHALL BE PERMITTED TO OPEN INTO A THERMALLY ISOLATED SUNROOM ADDITION OR PATIO COVER OF NOT LESS THAN ONE-TENTH OF THE FLOOR AREA OF THE INTERIOR ROOM BUT NOT LESS THAN 20 SQUARE FEET. THE MINIMUM OPERABLE AREA TO THE OUTDOORS SHALL BE BASED UPON THE TOTAL FLOOR AREA BEING VENTILATED.

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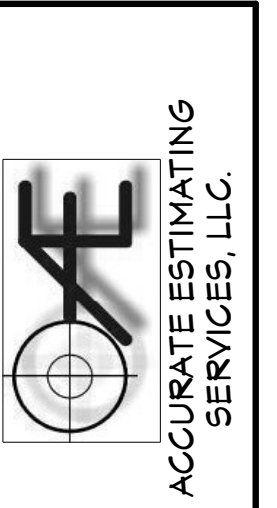
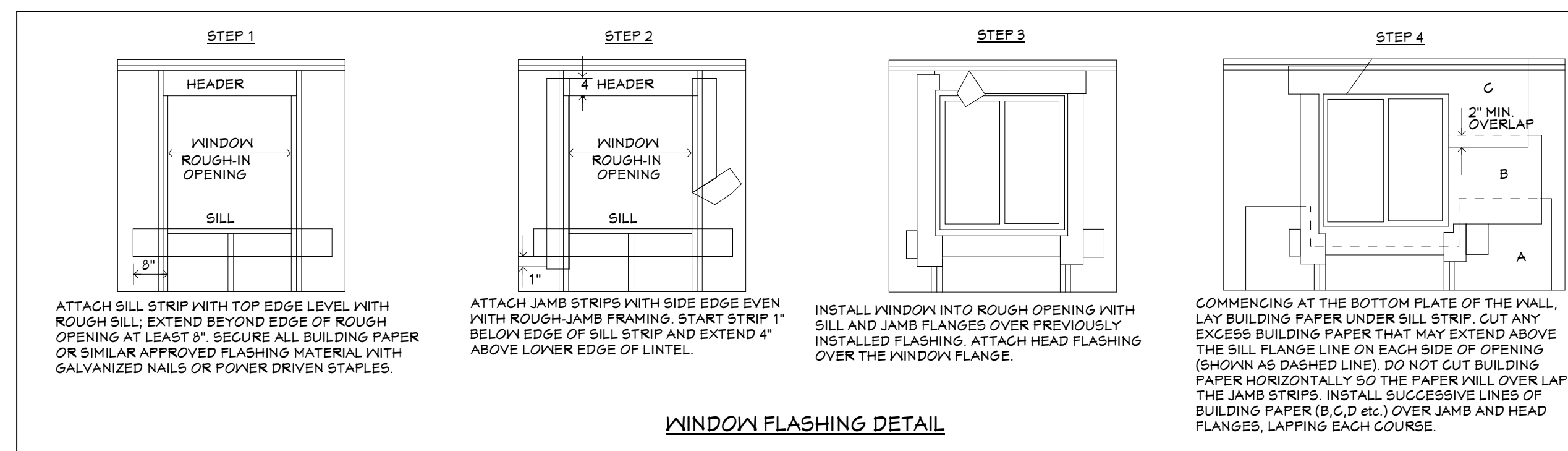
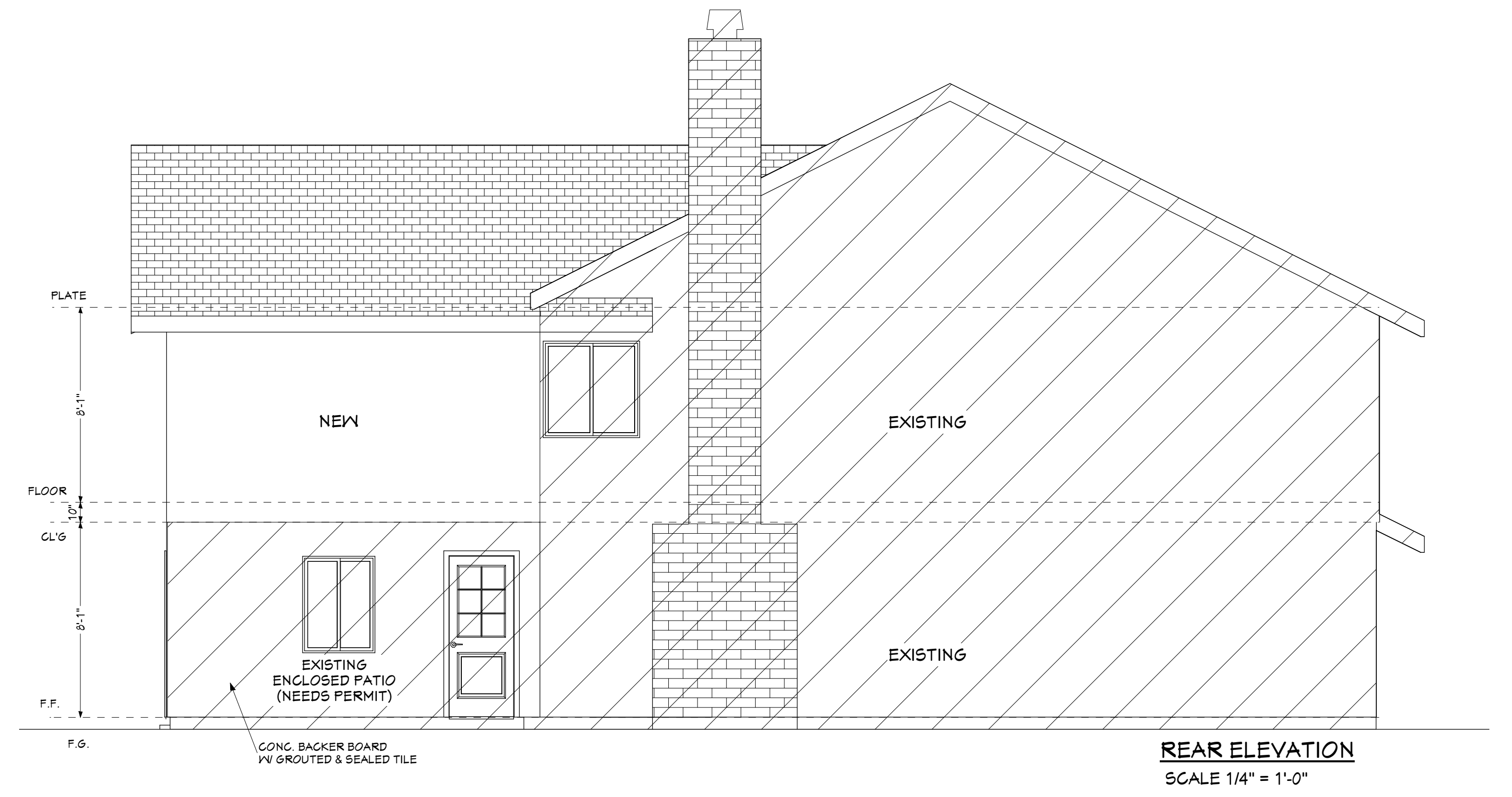
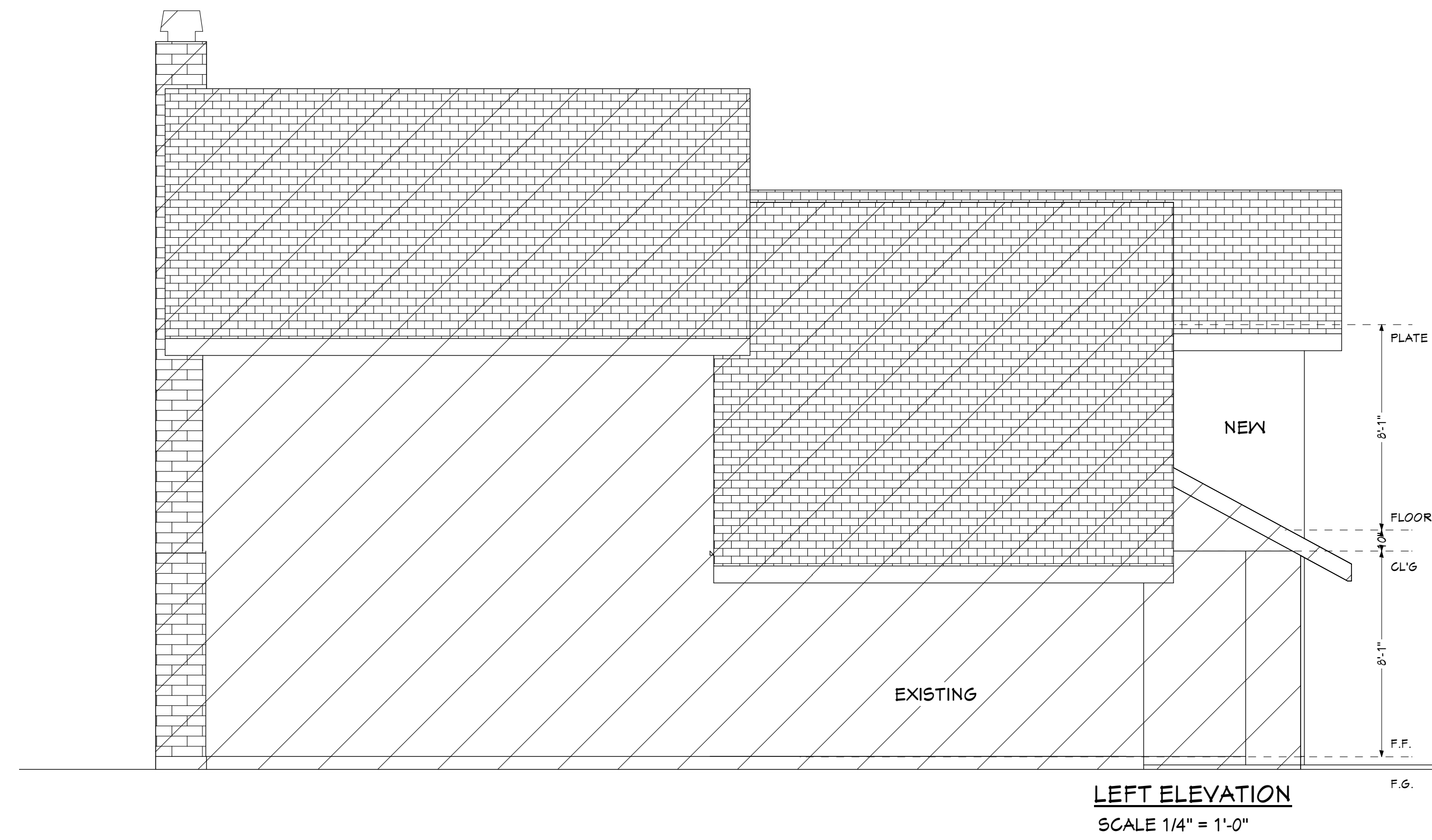
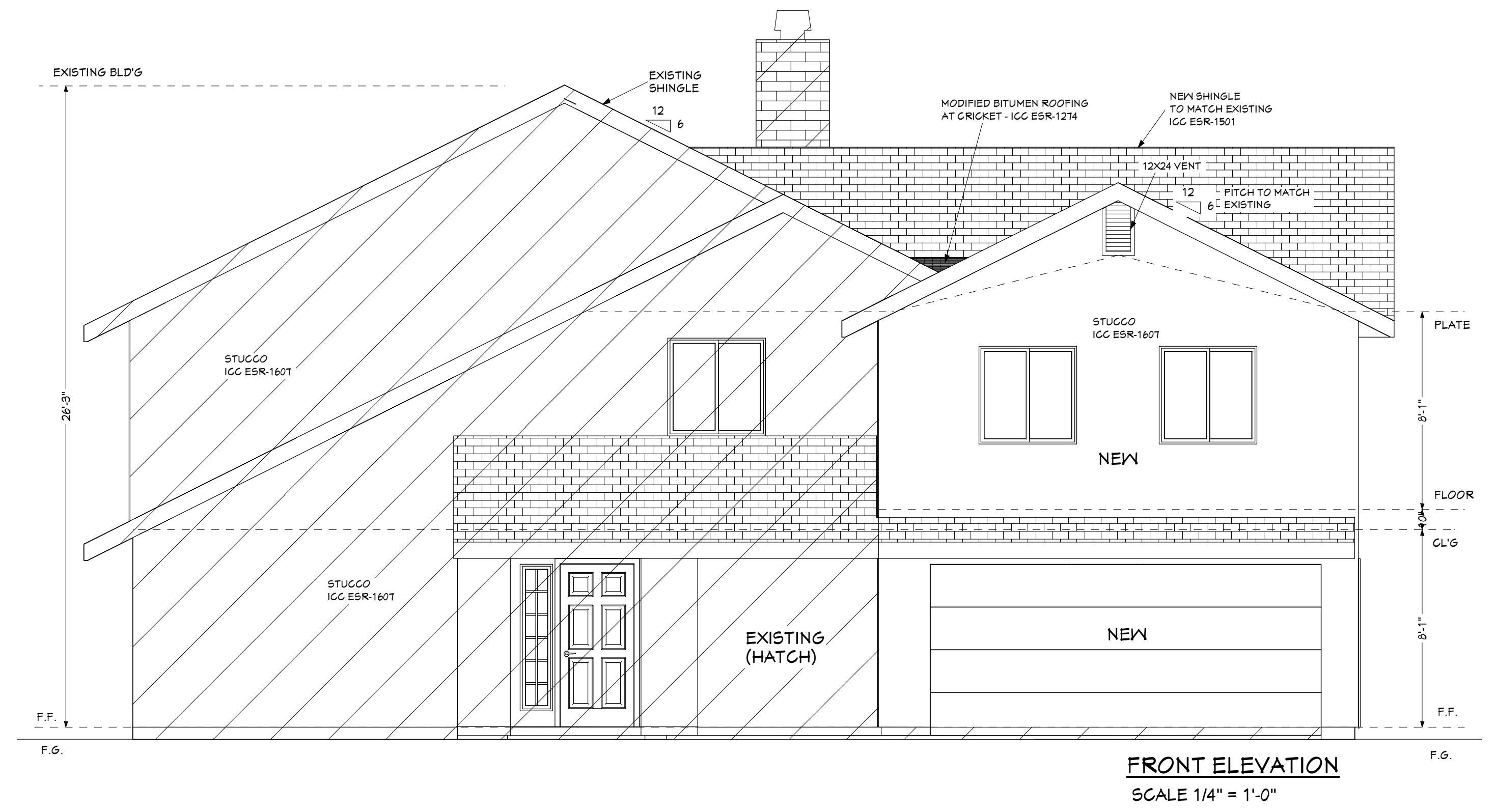
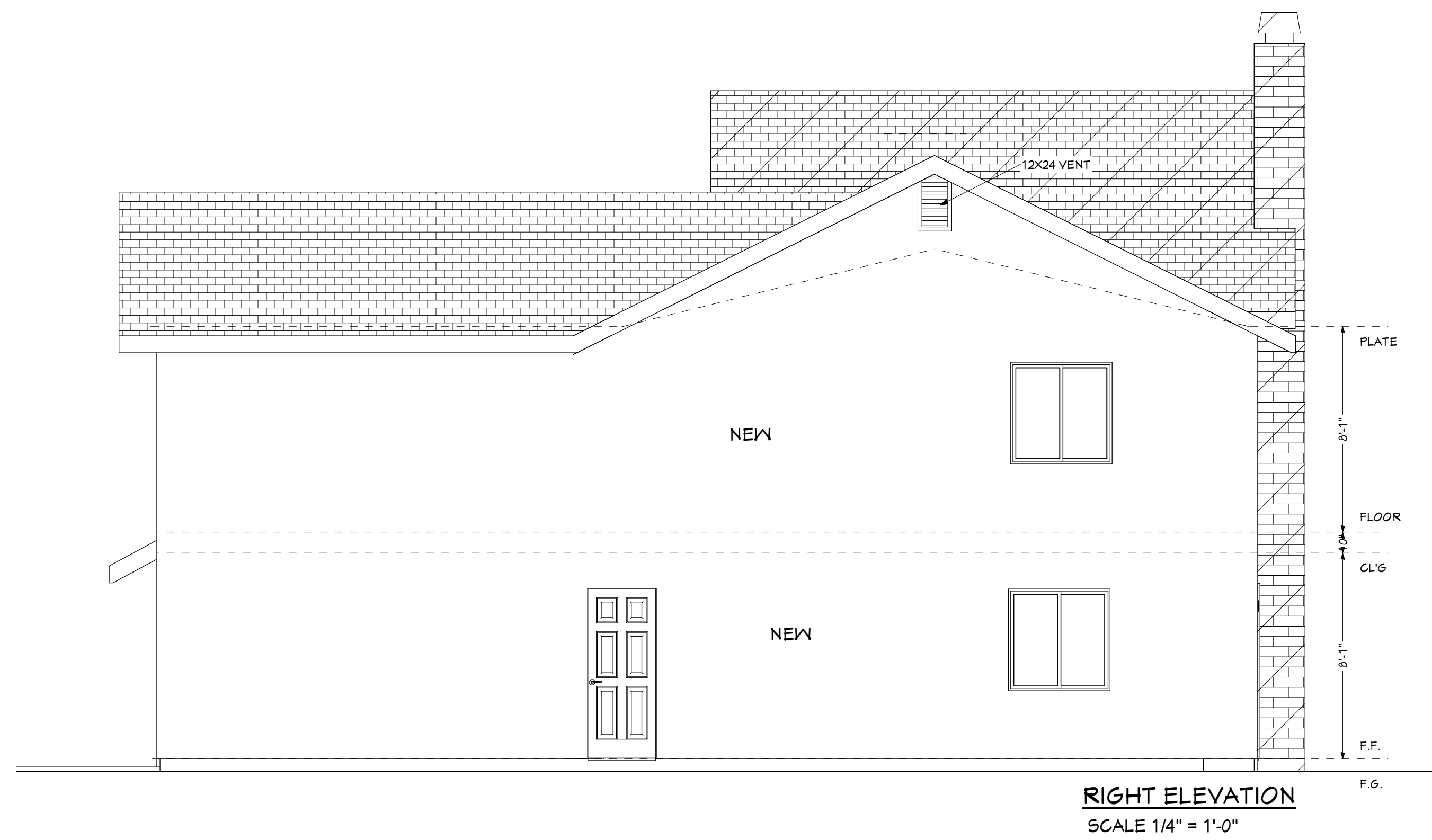
DESIGNER: MICHAEL GILSON
DESIGN DRAFTER: [Name]

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