



Building Permit Application

Howard County Maryland
Department of Inspections, Licenses and Permits
3430 Court House Drive
Permits: 410-313-2455
www.howardcountymd.gov

DILP 2017 JAN 25 PM 4:03

Date Received: _____

Permit No.: B17000893

Building Address: 13471 T. ...
City: ... State: MD Zip Code: 21789
Suite/Apt. # _____ SDP/WP/BA #: _____
Census Tract: _____ Subdivision: _____
Section: _____ Area: _____ Lot: _____
Tax Map: _____ Parcel: _____ Grid: _____
Zoning: _____ Map Coordinates: _____ Lot Size: _____

Existing Use: ...
Proposed Use: ...
Estimated Construction Cost: \$...
Description of Work: ...

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

Commercial Building Characteristics	Residential Building Characteristics
Height: _____	☐ SF Dwelling ☐ 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: _____
	☐ Finished Basement
Use group: _____	☐ Unfinished Basement
	☐ Crawl Space
<u>Construction type:</u>	☐ Slab on Grade
☐ Reinforced Concrete	No. of Bedrooms: _____
☐ Structural Steel	<u>Multi-family Dwelling</u>
☐ Masonry	No. of efficiency units: _____
☐ Wood Frame	No. of 1 BR units: _____
☐ State Certified Modular	No. of 2 BR units: _____
	No. of 3 BR units: _____
	Other Structure: _____
	Dimensions: _____
☒ Roadside Tree Project Permit	Footings: _____
☐ Yes ☐ No	Roof: _____
Roadside Tree Project Permit # _____	☐ State Certified Modular
	☐ Manufactured Home

Property Owner's Name: _____
Address: _____
City: _____ State: _____ Zip Code: _____
Phone: _____ Fax: _____
Email: _____

Applicant's Name & Mailing Address, (If other than stated herein)
Applicant's Name: _____
Address: _____
City: _____ State: _____ Zip Code: _____
Phone: _____ Fax: _____
Email: _____

Contractor Company: _____
Contact Person: _____
Address: _____
City: _____ State: _____ Zip Code: _____
License No.: _____
Phone: _____ Fax: _____
Email: _____

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

Utilities	
Electric: ☐ Yes ☐ No	
Gas: ☐ Yes ☐ No	
<u>Water Supply</u>	
☐ Public	
☐ Private	
<u>Sewage Disposal</u>	
☐ Public	
☐ Private	
<u>Heating System</u>	
☐ Electric ☐ Oil	
☐ Natural Gas ☐ Propane Gas	
☐ Other: _____	
<u>Sprinkler System:</u>	
☐ Yes ☐ No	
<u>Grading Permit Number:</u>	
<u>Building Shell Permit Number:</u>	

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 _____ Print Name _____
Email Address _____ Date _____
Title/Company: _____

Checks Payable to: DIRECTOR OF FINANCE OF HOWARD COUNTY

PLEASE WRITE NEATLY & LEGIBLY

-FOR OFFICE USE ONLY-

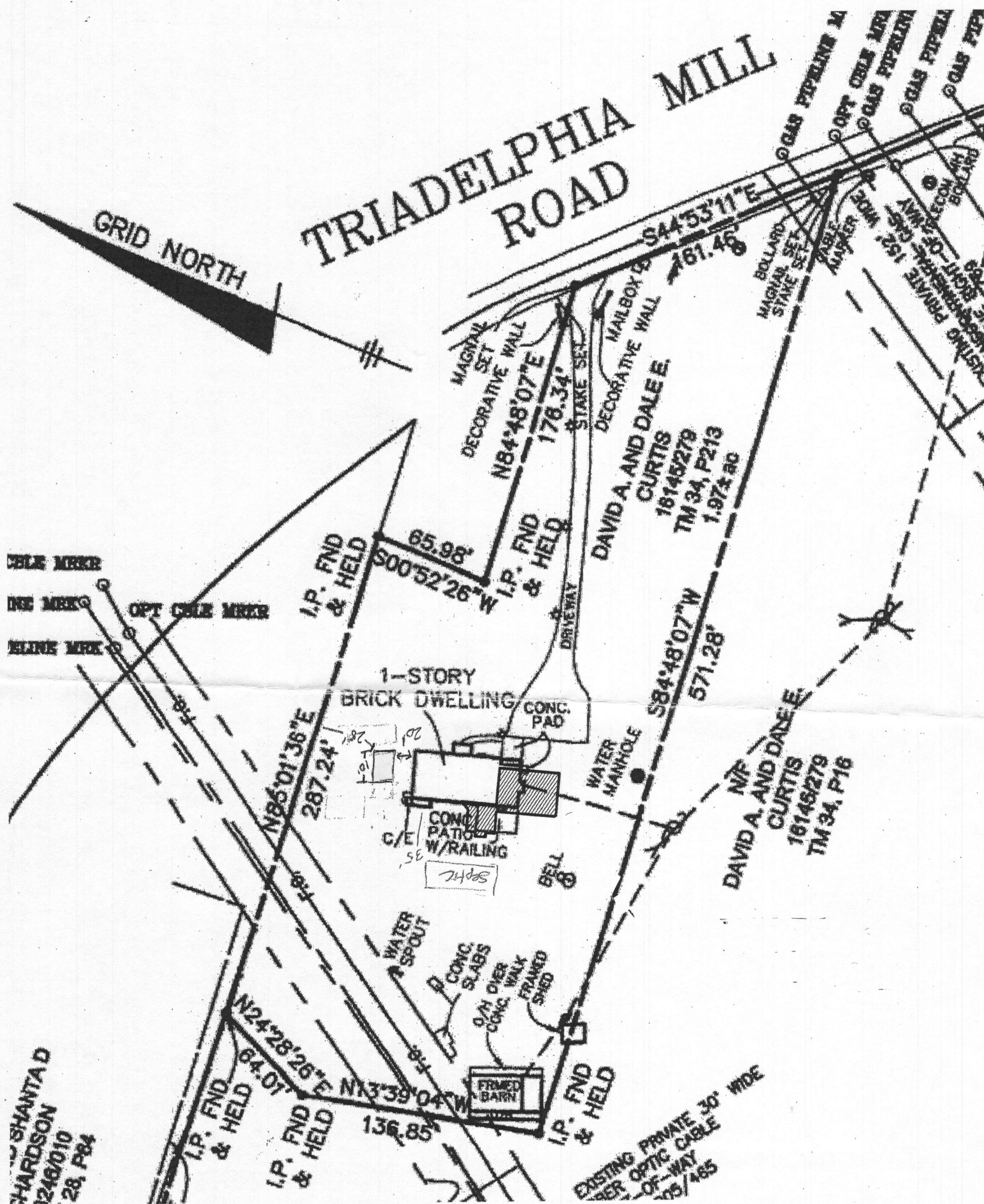
AGENCY	DATE	SIGNATURE OF APPROVAL
State Highways		
Building Officials		
PSZA (Zoning)		
PSZA (Engineering)		
Health	2/6/17	H. Os...

Is Sediment Control approval required for issuance? ☐ Yes ☐ No
☐ CONTINGENCY CONSTRUCTION START

DPZ SETBACK INFORMATION
Front: _____
Rear: _____
Side: _____
Side St.: _____
All minimum setbacks met? ☐ Yes ☐ No
Is Entrance Permit Required? ☐ Yes ☐ No
Historic District? ☐ Yes ☐ No
Lot Coverage for New Town Zone: _____
SDP/Red-line approval date: _____

Filing Fee	\$
Permit Fee	\$
Tech Fee	\$
Excise Tax	\$
PSFS	\$
Guaranty Fund	\$
Add'l per Fee	\$
Total Fees	\$
Sub- Total Paid	\$
Balance Due	\$
Check	#

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



SITE PLAN

SCALE - 1" = 60'

216112 - Site plan approved
as shown for B17000292
(500 gal 455) - H.O.

Oswald, Hank

From: Oswald, Hank
Sent: Thursday, December 15, 2016 3:15 PM
To: 'riley fenlon' (rfenlon0@gmail.com)
Subject: Floor Plan Request_B16005153

Hello Riley:

I am receipt of a building permit for a second floor, garage and sunroom addition. Please forward a copy of the existing floor plans plus proposed changes directly to the Health Department.

Should you have any questions, please don't hesitate to ask.

Respectfully,

Hank

Hank Oswald, L.E.H.S.
Howard County Health Department
Bureau of Environmental Health
Well & Septic Program
8930 Stanford Boulevard
Columbia, MD 21045
410.313.1786 (Office)
410.313.2648 (Fax)



Building Permit Application

Howard County Maryland
Department of Inspections, Licenses and Permits
3430 Court House Drive
Permits: 410-313-2455
www.howardcountymd.gov

DILP 2016 DEC 1 PM2:17

Date Received: _____

Permit No.: B16005153

Building Address: 13471 Triadelphia Mill Rd.
City: Clarksville State: MD Zip Code: 21029
Suite/Apt. #: _____ SDP/WP/BA #: _____
Census Tract: 605101 Subdivision: _____
Section: _____ Area: _____ Lot: _____
Tax Map: 34 Parcel: _____ Grid: 34-2
Zoning: RR-DEO Map Coordinates: _____ Lot Size: 1.98

Existing Use: SFH
Proposed Use: SFH

Estimated Construction Cost: \$ 250,000
Description of Work: Add second floor, Add garage, Add sunroom.
12x18 (2182 sq ft)

Occupant or Tenant: Occupant

Was tenant space previously occupied? ☒ Yes ☐ No

Contact Name: Owner

Address: _____

City: _____ State: _____ Zip Code: _____

Phone: _____ Fax: _____

Email: _____

Commercial Building Characteristics	Residential Building Characteristics
Height:	☒ SF Dwelling ☐ SF Townhouse
No. of stories:	Depth Width
Gross area, sq. ft./floor:	1 st floor: <u>26' x 56'</u>
Area of construction (sq. ft.):	2 nd floor: <u>26' x 48'</u>
Use group:	Basement: <u>26' x 48'</u>
Construction type:	☐ Finished Basement
☐ Reinforced Concrete	☒ Unfinished Basement
☐ Structural Steel	☒ Crawl Space
☐ Masonry	☐ Slab on Grade
☒ Wood Frame	No. of Bedrooms: <u>5</u>
☐ State Certified Modular	<u>Multi-family Dwelling</u>
	No. of efficiency units:
	No. of 1 BR units:
	No. of 2 BR units:
	No. of 3 BR units:
	Other Structure:
	Dimensions:
	Footings:
	Roof:
	☐ State Certified Modular
	☐ Manufactured Home

Property Owner's Name: Riley Fenlon
Address: 13471 Triadelphia Mill Rd
City: Clarksville State: MD Zip Code: 21029
Phone: 240-417-3772 Fax: _____
Email: R.Fenlon@gmail.com

Applicant's Name & Mailing Address, (If other than stated herein)
Applicant's Name: Riley Fenlon
Address: 1300 S. Highland Ave
City: Balt State: MD Zip Code: 21224
Phone: 240-417-3772 Fax: _____
Email: R.Fenlon@gmail.com

Contractor Company: Insulators Home Ext
Contact Person: Bob Chase
Address: 15430 Old Columbia Pike, Ste D
City: Burtonsville State: MD Zip Code: 20866
License No.: #7890
Phone: 301-476-8488 Fax: _____
Email: _____

Engineer/Architect Company: _____

Responsible Design Prof.: _____

Address: _____

City: _____ State: _____ Zip Code: _____

Phone: _____ Fax: _____

Email: _____

Utilities
<u>Water Supply</u>
☐ Public
☒ Private
<u>Sewage Disposal</u>
☐ Public
☒ Private
Electric: ☒ Yes ☐ No
Gas: <u>LP</u> ☒ Yes ☐ No
<u>Heating System</u>
☐ Electric ☐ Oil
☐ Natural Gas ☒ Propane Gas
☐ Other:
<u>Sprinkler System:</u>
☐ Yes ☐ 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: Riley Fenlon
Email Address: r.fenlon@gmail.com

Print Name: Riley Fenlon
Date: 11/29/16

Title/Company: _____

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>12/14/16</u>	<u>H. Oswald</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? ☐ Yes ☐ No
Is Entrance Permit Required? ☐ Yes ☐ No
Historic District? ☐ Yes ☐ No
Lot Coverage for New Town Zone:
SDP/Red-line approval date:

Filing Fee	\$ <u>25.00</u>
Permit Fee	\$
Tech Fee	\$
Excise Tax	\$
PSFS	\$
Guaranty Fund	\$
Add'l per Fee	\$
Total Fees	\$
Sub-Total Paid	\$
Balance Due	\$ <u>66.82</u>
Check	#

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

Oswald, Hank

From: Oswald, Hank
Sent: Monday, December 19, 2016 9:43 AM
To: 'riley fenlon'
Subject: RE: Floor Plan Request_B16005153

Riley:

Please note that if the basement has a full bathroom rough-in, this makes it very likely for one or more rooms to be considered bedrooms upon conversion of the basement to finished living space. With that, any future building permit for a finished basement may be placed on hold until the system (currently sized for 5 bedrooms) is upgraded to accommodate the proposed number of bedrooms.

Building permit # B16005153 has been approved by the Health Department.

Respectfully,

Hank

From: riley fenlon [<mailto:rflenlon0@gmail.com>]
Sent: Monday, December 19, 2016 9:16 AM
To: Oswald, Hank
Subject: Re: Floor Plan Request_B16005153

Hank,

The basement will not be finished. The home will have 5 total bedrooms (1 on first floor and 4 on second floor).

Thanks!

Riley

On Mon, Dec 19, 2016 at 9:02 AM Oswald, Hank <hoswald@howardcountymd.gov> wrote:

Hi Riley:

Thanks for the floor plans. Is the basement unfinished? Is there a full bathroom in the basement?

Hank

From: riley fenlon [<mailto:rflenlon0@gmail.com>]
Sent: Friday, December 16, 2016 8:55 AM

To: Oswald, Hank
Subject: Re: Floor Plan Request_B16005153

Hey Hank,

I've attached the drawings for you to review. We recently worked together to install a new septic system on the property so please let me know if anything is out of line with our documents at the health department. Thanks!

-Riley

On Thu, Dec 15, 2016 at 3:17 PM riley fenlon <rflenlon0@gmail.com> wrote:

Hank, are digital copies sufficient? If so, I can provide the drawing package via PDF.

On Thu, Dec 15, 2016 at 3:15 PM Oswald, Hank <hoswald@howardcountymd.gov> wrote:

Hello Riley:

I am receipt of a building permit for a second floor, garage and sunroom addition. Please forward a copy of the existing floor plans plus proposed changes directly to the Health Department.

Should you have any questions, please don't hesitate to ask.

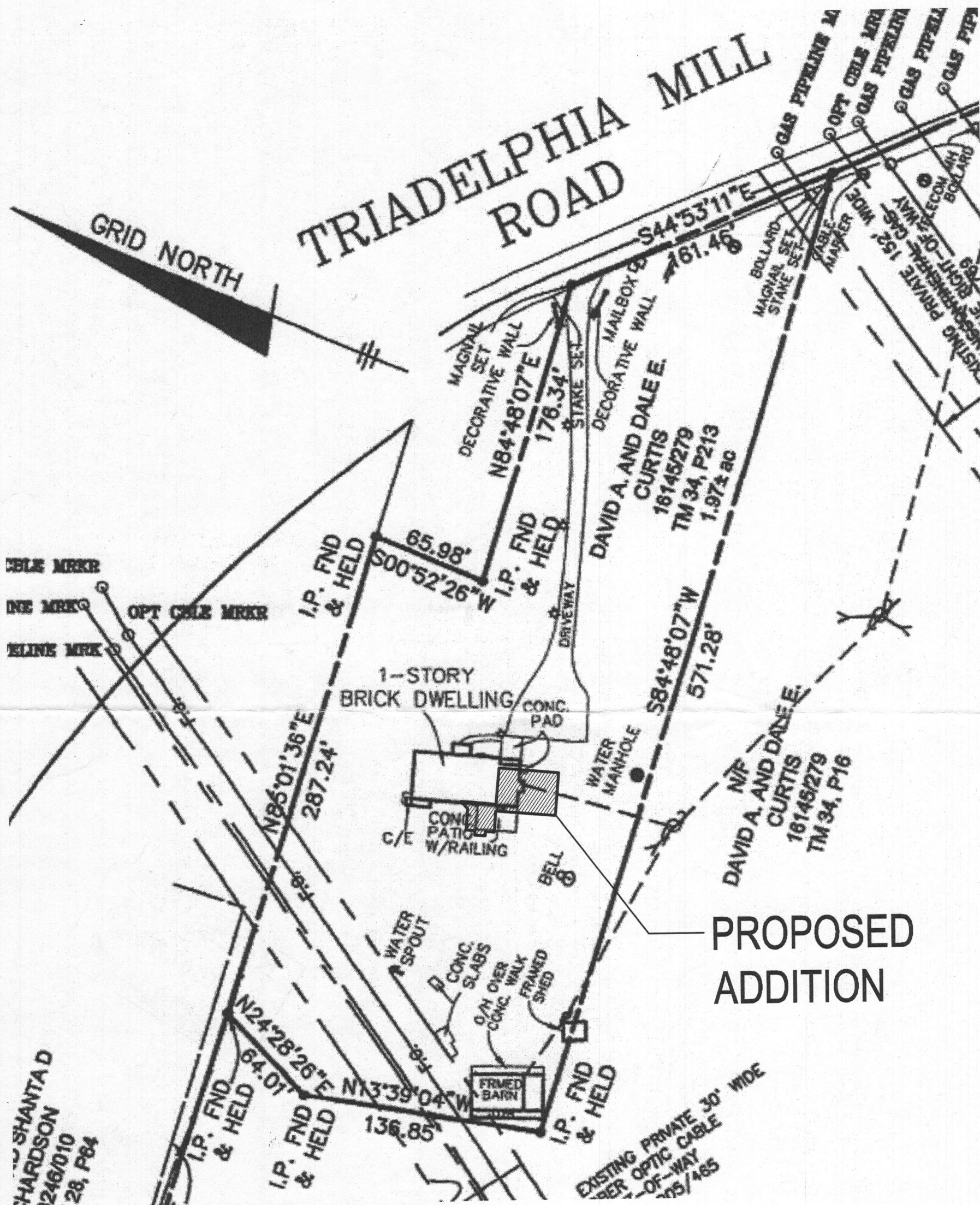
Respectfully,

Hank

Hank Oswald, L.E.H.S.

Howard County Health Department

Bureau of Environmental Health



SITE PLAN
SCALE - 1" = 60'



FENLON HOUSE
ALTERATIONS AND ADDITION
13471 TRIADDELPHIA MILL ROAD
HOWARD COUNTY, MARYLAND

AREA SUMMARY

- * EXISTING HOUSE -
BASEMENT - 1,310 SF
PORCH - 32 SF
FIRST FLOOR - 1,591 SF
TOTAL EXISTING HOUSE - 2,933 SF
- * PROPOSED HOUSE
PROPOSED GARAGE - 596 SF
PROPOSED MUD ROOM - 220 SF
PROPOSED 2ND FLOOR - 1,366 SF
PROPOSED FAMILY ROOM - 278 SF
TOTAL PROPOSED AREA - 2,460 SF

GENERAL REQUIREMENTS

All Work shall comply with all applicable codes, regulations and local amendments, and interpretations.

All construction means, methods, sequences, procedures, and safety precautions are the responsibility of the Contractor and Builder. Verification of all site and actual conditions and dimensions shall be the responsibility of the Contractor and Builder.

The general notes and typical conditions shall apply for all Work unless noted otherwise. Contractor or Builder shall provide similar quality of Work where conditions are not specifically detailed. Contractor or Builder shall study, compare, and understand all drawings and shall be responsible for coordinating work between all consultants, trades, sub-contractors and employees.

SITE WORK

EXCAVATION, FILL AND BACKFILL

- Excavation for all work below grade. Excavate between existing surface elevations and elevation indicated.
- Remove debris and unsuitable material from the premises, save best quality earth for backfilling.

SLAB ON GRADE

Slab on grade shall be 4" thick concrete reinforced with 6x6 W4X4 W4F lap mesh 8" in each direction. Concrete over 6mil polyethylene vapor barrier with joints lapped min 6" between the concrete floor and 4" min. of approved gravel as per Geo-tech Engineer, over undisturbed or compacted earth as per Soils engineer.

WOOD

Pipes in Stud Bearing Walls or Shear Walls

- Notches or bored holes in studs of bearing walls or partitions shall both be more than one-third the depth of the stud. When stud is cut or bored in excess of the above it shall be not more than one-third depth.

Fire Stopping

- Fire stopping shall be provided to cut off all concealed draft openings (both vertical and horizontal) in the following locations:
 - In all stud walls and partitions including furred spaces at floor and ceiling levels and not more than 10'-0" apart.
 - Between stair stringers at top and bottom and between studs in line with stair run.
- Firestop, when of wood, shall be 2" nominal thickness and may be made of gypsum board, cement asbestos, mineral wool or other non-combustible material.
- Spaces between chimneys and wood framing shall be filled with loose noncombustible material, (2" minimum thickness).

FRAME CHIMNEYS

Frame Chimneys shall be constructed of min. 2 SFF studs, 16" o.c. max. Use 2x4 if chimney extends less than 8'-0" above roof, for greater than 8'-0" use 2x6 16" o.c. Provide 1/2" APA rated sheathing continuous across plates and joists. Glue and nail with 8d nails 6" o.c. secure to roof structure.

WOOD STAIRS AND RAILS

Individual Stair Treads shall be designed for uniformly distributed live load, or a concentrated load of 300lbs over an area of 4 square inches, whichever is greater. Guardrails and handrails shall withstand a concentrated load applied in any direction of 200lbs.

HANDRAILS

Handrails shall be provided on at least one side of each continuous run of treads with four or more risers. Handrail height, measured vertically from the sloped plane adjoining the tread nosing, or finish surface of ramp slope, shall not be less than 34" and not more than 38". Handrails with a circular cross section shall have an outside diameter of at least 1-1/4" and not greater than 2". If the handrail is not circular it shall have a perimeter dimension of at least 4" and not greater than 6-1/4" with a maximum cross section of dimension of 2-1/4".

GUARDRAILS

Porches, balconies, ramps or raised floor surfaces located more than 30" above the floor or grade below shall have guards not less than 36" in height. Open sides of stairs with a total rise of more than 30" above the floor or grade below shall have guards not less than 34" in height measured vertically from the nosing of the treads. Porches and decks which are enclosed with insect screening shall be equipped with guards where the walking surface is located more than 30" above the floor or grade below.

FIRE RATED ASSEMBLIES

The Contractor and Builder and their sub-contractors shall construct all fire-rated assemblies to completely comply with all the requirements of listed and approved assemblies, test reports, local jurisdiction amendments and interpretations. All fire-rated assemblies must be continuous. Mechanical, Plumbing, Electrical and other penetrations must be checked for compliance by the contractor with the requirements of the approved assembly prior to commencing any Work.

THERMAL AND MOISTURE PROTECTION:

- All slabs on grade in habitable spaces shall be insulated with minimum R10 rigid insulation from top of slab downward to 24" below slab or inward 48" from exterior face of slab at all slab perimeters areas in habitable areas.
- Waterproof all exterior foundation walls below grade enclosing habitable spaces as specified by code at exterior face of wall.
- Damproof all exterior foundation walls enclosing basements with damproofing as specified by code at exterior of wall.
- Flashing: Code approved corrosion resistant flashing shall be provided at top and sides of all exterior window and door openings in such manner as to be leakproof. Similar flashings shall be installed at the intersection of chimneys or other masonry construction with frame or stucco walls, with projecting lips on both sides under stucco copings. Under and at the ends of masonry, wood or metal copings and sills continuously above all projecting wood trim at wall of roof intersections. Built in gutters at junctions of chimneys and roofs and in all roof valleys and around all roof openings.
- Building Papers: When veneer of brick, clay tile, concrete, or natural or artificial stone are used, 14 pound felt or paper shall be attached to the sheathing with flashing wherever necessary to prevent moisture penetration behind the veneer.

- Shall seal: 1/2"x3 1/2" compressible fiberglass beneath all exterior sill plates.

INSULATION

COMPLIANCE AS REQUIRED BY LOCAL JURISDICTION

EXTERIOR FRAME WALL INSULATION:
2X4 STUD WALLS - COMPRESSED R-15 KRAFT FACED BATT INSULATION
R-4 CONTINUOUS INSULATION ON THE OUTSIDE ABOVE CONCRETE WALL TO

2X6 STUD WALL - R-15 KRAFT FACED BATT INSULATION

ATTIC INSULATION:
R-38 ON THE PERIMETER (LOW HEEL); R-49 - REST OF THE ATTIC

BASEMENT WALL INSULATION:
COMPRESSED R-15 KRAFT FACED BATT INSULATION,

FLOOR INSULATION OVER UNCONDITIONED SPACE:
R-15 BATT INSULATION FACE DOWN

WINDOW U-VALUE / SHGC:
0.34 (U-VALUE)
0.29 (SHGC)

SLAB ON GRADE FLOORS LESS THAN 12" BELOW GRADE:
R-10 RIGID FOAM BOARD UNDER SLAB EXTENDING EITHER 2'-0" HORIZONTALLY OR 2'-0" VERTICALLY.

AIR BARRIER AND INSULATION INSTALLATION TO COMPLY WITH ECC 2012 TABLE R402.4.11

ATTIC ACCESS: ACCESS DOOR FROM CONDITIONED SPACE TO BE WEATHER STRIPPED AND INSULATED PER IECC 2012 SECTION R402.4.

VENTILATION

Provide adequate cross ventilation, min. as required by code, for all concealed attic, rafter and crawl spaces.

GRADE SEPARATION

All wood shall be min. 8" above finish grade or pressure treated. All siding shall be min. 6" above finish grade.

DUELLING/ GARAGE PENETRATIONS

Opening and penetrations through the garage walls and ceiling into the dwelling unit shall be protected as per code section R302.5.

ROOFING

Min. 235° Asphalt or Fiberglass shingles on 15° roofing felt installed as per manufacturer' recommendations.

On slopes 2/12 to 4/12 apply double layer of shingles and felt. No slope shall be less than 2/12 pitch.

All roofing, with thermal moisture protection installed as per manuf. recommendations

Flashing

- All flashing, counter flashing, and coping when of metal shall be of not less than No. 26 U.S. gauge corrosion-resistant metal.
- Flash all exterior openings and all building corners with approved waterproof building paper to extend at least 4" behind wall covering.
- Flash and counter flash at all roof to wall conditions. Flash and caulk wood beams and other projections through exterior walls or roof surfaces.

CAULKING AND SEALANTS

Apply at all areas as recommended by building component manuf. Sealants, caulking shall be compatible with adjacent materials. Match color with adjoining materials.

VINYL SIDING

SEE ARCHITECT'S MATERIAL SCHEDULE FOR MANUF./STYLE/COLOR. All siding, with thermal moisture protection installed as per manuf. recommendations

FIRESTOPPING & DRAFTSTOPPING

Provide draftstopping as required by code. Provide firestopping at all penetrations of fire rated assemblies as per applicable code and manuf. recommendations. Fire rating to equal that of assembly.

WINDOWS

All windows shall have insulating glass, or single glass with storm windows or equal. Sizes indicated on plans are nominal only. Builder to consult with window manufacturer to determine exact sizes, rough openings, etc. At least one window from each bedroom area shall have a net clear opening area of 5.7sf, with a net clear height of 22 and a net clear opening of 20", and a sill height of 44 or less above the floor for egress purposes. Glazing in doors and fixed glazed panels greater than 9sf within 12" of doors or within 18" of the floor, which may be subject to frequent and recurrent accidental human impact shall be tempered as per local building code ordinances. Install with all necessary components for thermal, moisture, draftstopping and fire protection (where required). Provide all weatherstripping, caulking, gaskets etc. as necessary for operation and weather proofing as per manuf. Windows shall have an air infiltration rate of or less than 0.3cfm.

As per local building code ordinances, where the opening of an operable window is located more than 72 inches above the finished grade or surface below, the lowest part of the clear opening of the window shall be a minimum of 24 inches above the finished floor of the room in which the window is located. Glazing between the floor and 24 inches shall be fixed or have openings such that a 4 inch diameter sphere cannot pass through.

Exceptions:

- Windows whose openings will not allow a 4 inch diameter sphere to pass through the opening when the opening is in its largest open position.
- Openings that are provided with guards or fall prevention device that comply with ASTM F2090.
- Windows equipped with a self-acting window opening limiting device (will not allow more than a 4" sphere to pass), window stop (integral or site installed).

DOORS

Install with all necessary components for thermal, moisture, draftstopping and fire protection (where required). Provide all weatherstripping, caulking, gaskets etc. as necessary for operation and weather proofing as per manuf.

ROOF VENT

'Alcoa Vent-A-Ridge' or eq.

GUTTER AND DOWNSPOUT

'CGEE 3 3/4"x5" aluminum gutter with 2x4 downspouts.

FINISHES

GYPSON WALLBOARD

- All gypsum wallboard shall be installed in accordance with provisions of the IRC code, latest edition, state and local codes, and manuf. recommendations.
- Gypsum wallboard shall not be installed until weather protection for the installation is provided.
- All edges and ends of gypsum wallboard shall occur on the framing members except those edges which are perpendicular to the framing members. All edges of gypsum wallboard shall be in moderate contact except in concealed spaces where fire resistive construction is not required.
- The sizes and spacing of fasteners shall comply with IRC code, latest edition, and all state and local codes.
- Provide moisture resistant gypsum wallboard at bathroom.
- Typical interior application to receive 1/2" board taped and finished. Provide 5/8" type X board as per drawings.

MECHANICAL

- Mechanical subcontractor to submit shop drawings indicating duct layouts, condenser location, duct sizes, etc., to Builder prior to installation. Mechanical subcontractor to review architectural/structural drawings and notify the architect of any mechanical and structural conflicts prior to construction.
- All work shall be in full accordance with all codes, rules, and regulations of the governing agencies.
- Mechanical unit's location and weight, along with any other equipment supported by the structure shall be coordinated the Builder with the Floor/Roof Truss Manufacturer prior to fabrication and installation.

ELECTRICAL

- All work shall be in full accordance with all codes, rules and regulations of governing agencies and shall comply with the requirements of serving power and telephone companies.
- Contractor to obtain all permits, have the Work inspected by all applicable agencies.

PLUMBING

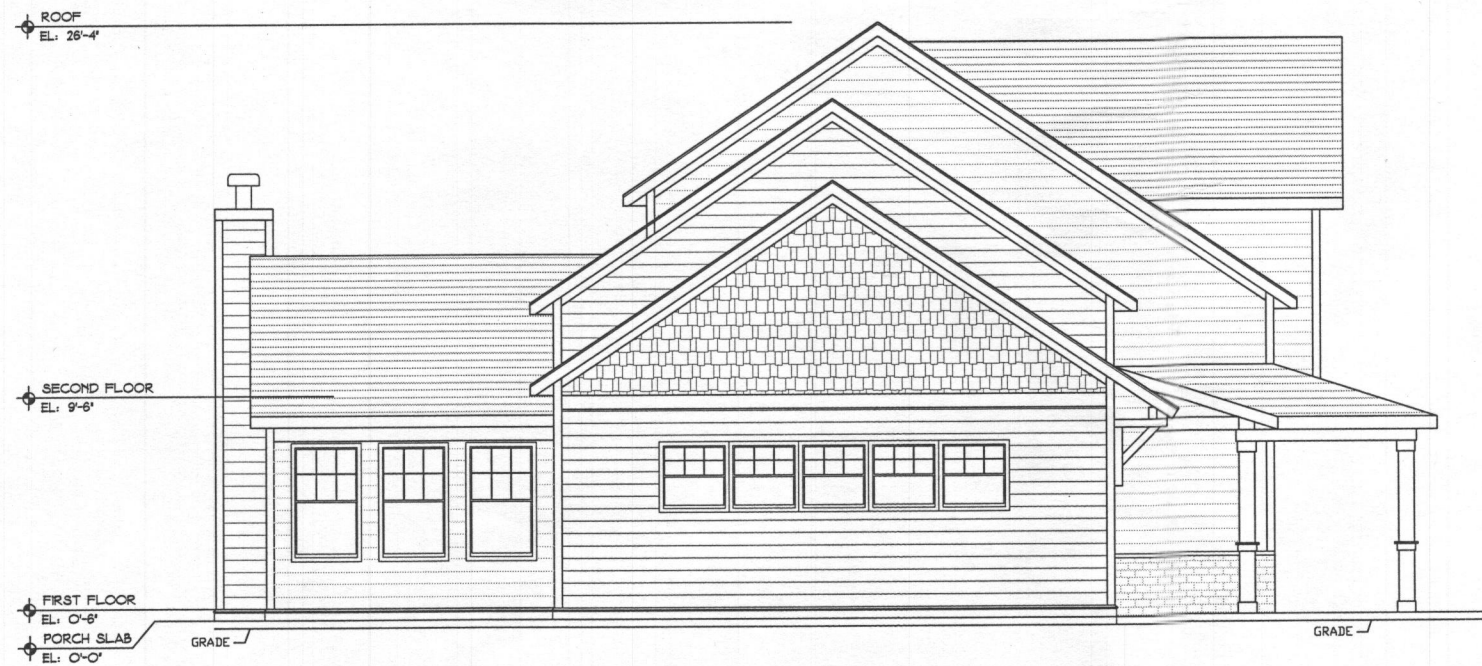
All sanitary, hot and cold water and gas piping shall conform to all applicable requirements. Provide min. 2" walking space in front of all bathroom plumbing fixtures. Provide 14x30 access panel at whirlpool tub connections shall be a min. of 15" from wall to centerline of fixture.

LIST OF DRAWINGS

CS-1	COVER SHEET
A-1	FIRST FLOOR PLAN
A-2	2ND FLOOR PLAN, SITE PLAN AND EX. FLOOR PLAN
A-3	BASEMENT PLAN
A-4	ELEVATIONS
A-5	ELEVATIONS
A-6	SECTIONS
A-7	SECTIONS
A-8	SECTIONS
A-9	SECTIONS
A-10	SECTIONS
A-11	FRAMING PLANS
A-12	FRAMING PLANS
S-1	STRUCTURAL
S-2	STRUCTURAL



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



3 LEFT SIDE ELEVATION
1/4" = 1'-0"

ALTERATIONS AND ADDITION

13471 TRIADDELPHIA MILL ROAD
HOWARD COUNTY, MARYLAND

A.



① FRONT ELEVATION
1/4" = 1'-0"



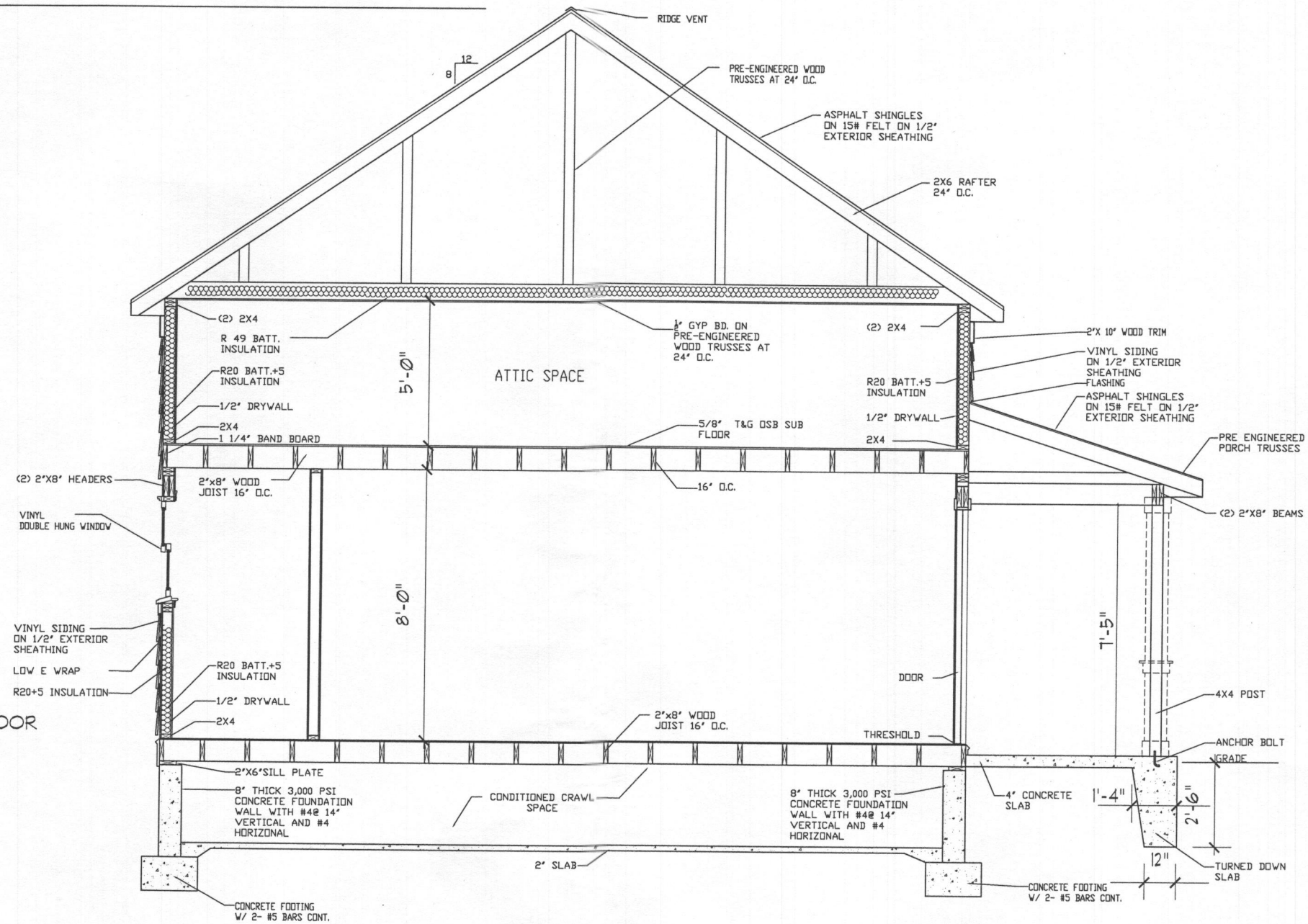
④ REAR ELEVATION
1/4" = 1'-0"

ALTERATIONS AND ADDITION
13471 TRIADELPHIA MILL ROAD
HOWARD COUNTY, MARYLAND

A-

ROOF
EL: 22'-1"

FIRST FLOOR
EL: 0'-6"



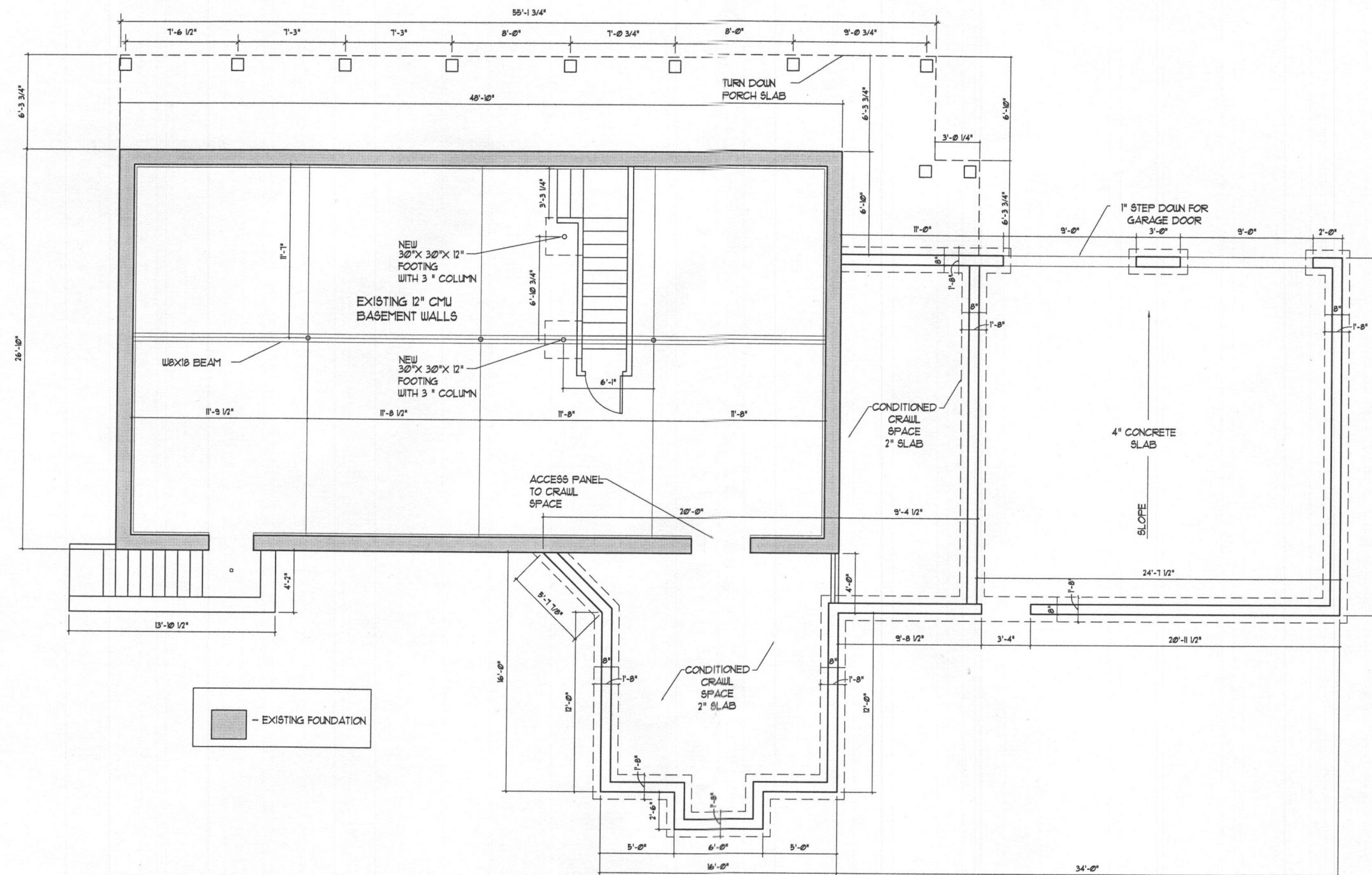
2 SECTION @ MUD ROOM
1/2" = 1'-0"

ALTERATIONS AND ADDITION

13471 TRIADDELPHIA MILL ROAD

HOWARD COUNTY, MARYLAND

A.

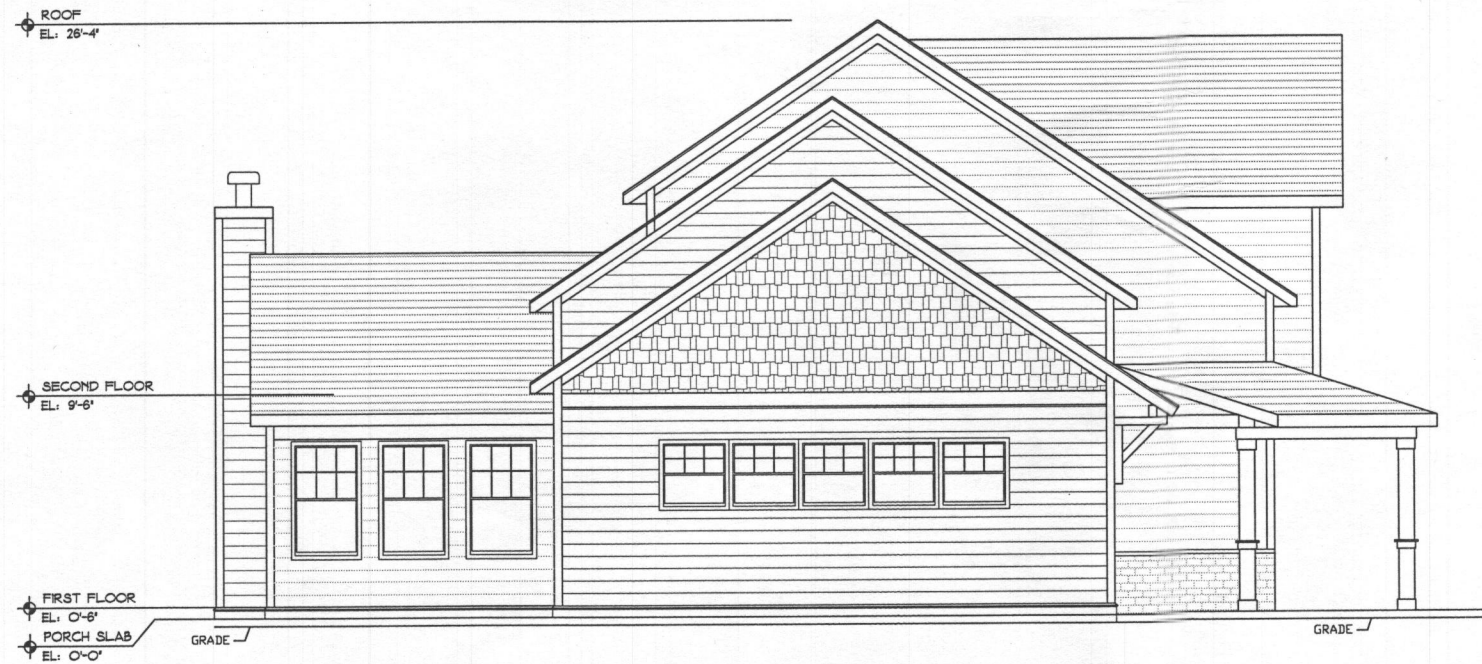


ALTERATIONS AND ADDITION
13471 TRIADELPHIA MILL ROAD
 HOLLAND COUNTY, MISSOURI

A-



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

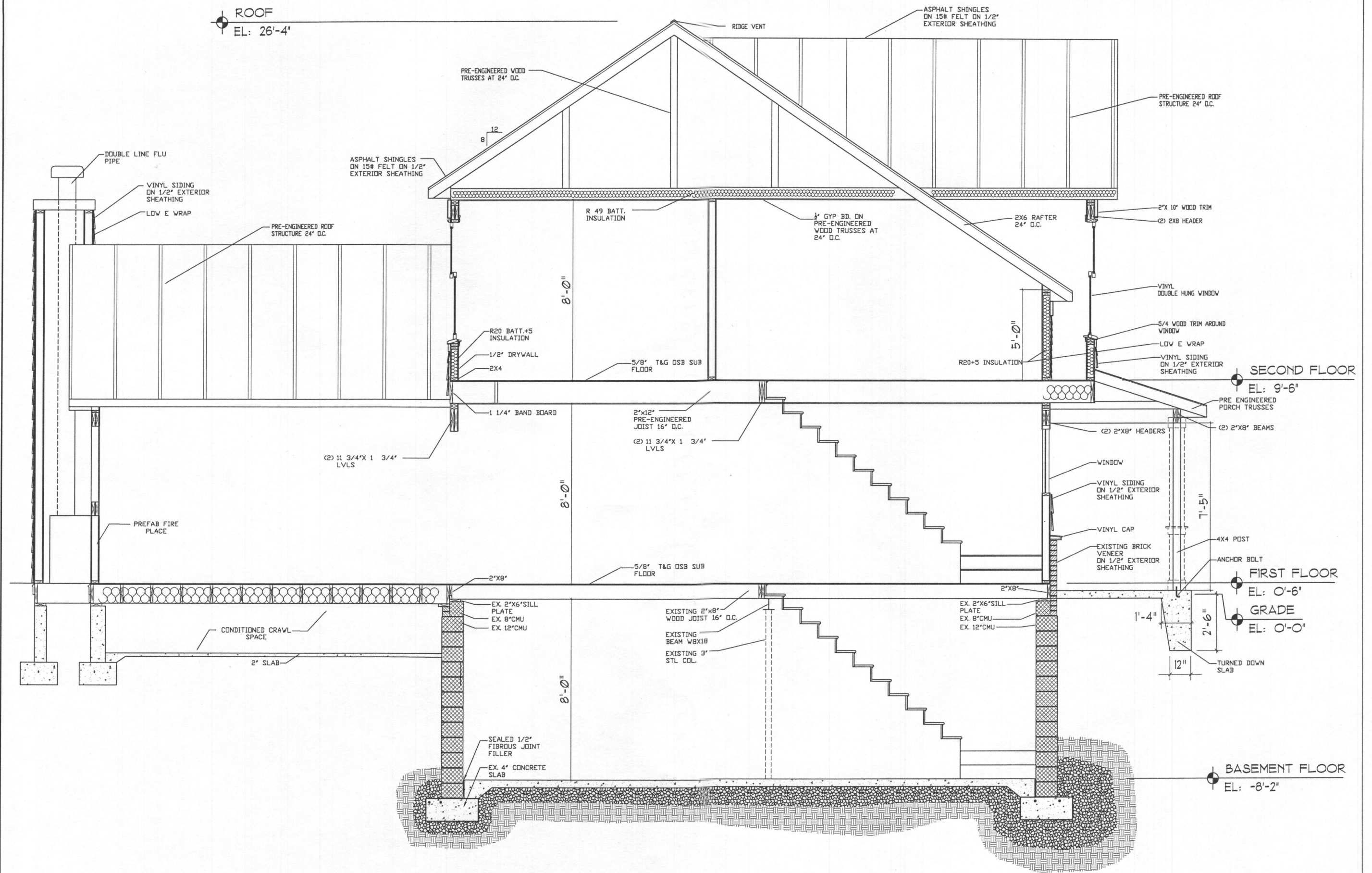


3 LEFT SIDE ELEVATION
1/4" = 1'-0"

ALTERATIONS AND ADDITION

13471 TRIADDELPHIA MILL ROAD
HOWARD COUNTY, MARYLAND

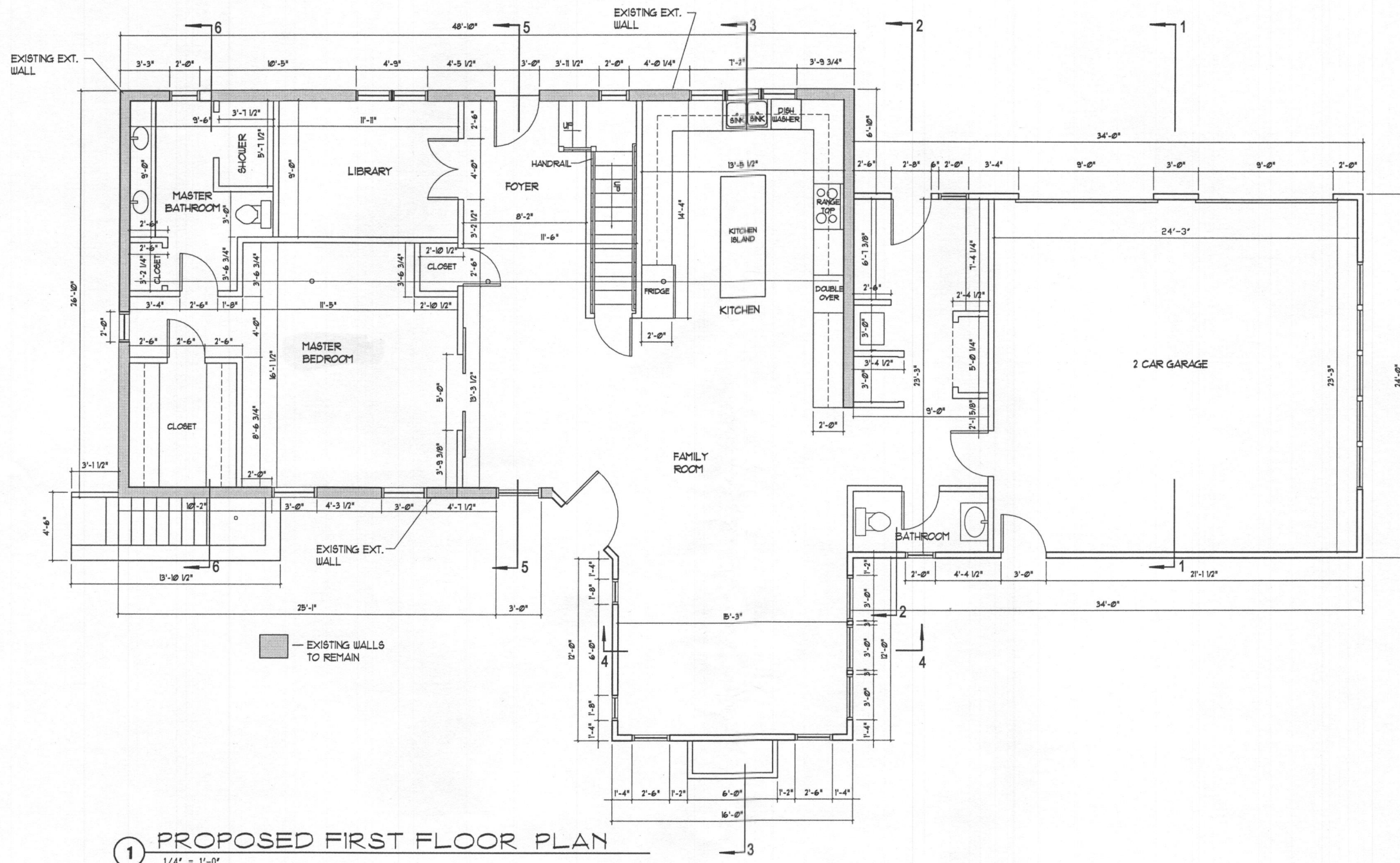
A.



3 SECTION MAIN HOUSE
1/2" = 1'-0"

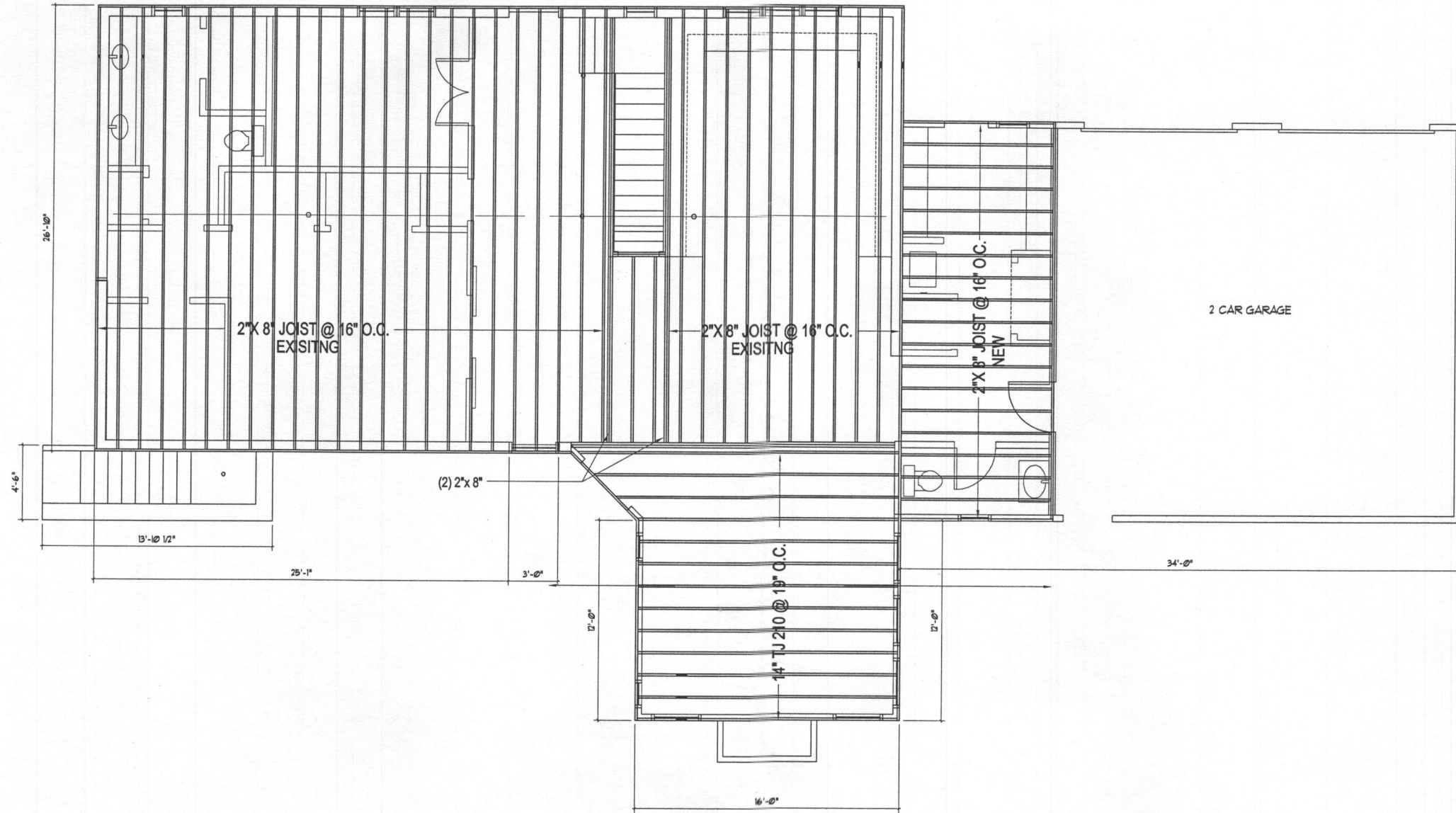
ALTERATIONS AND ADDITION
13471 TRIADELPHIA MILL ROAD
HOWARD COUNTY, MARYLAND

A.



ALTERATIONS AND ADDITION
 13471 TRIADELPHIA MILL ROAD
 HUNTER COUNTY, MARYLAND

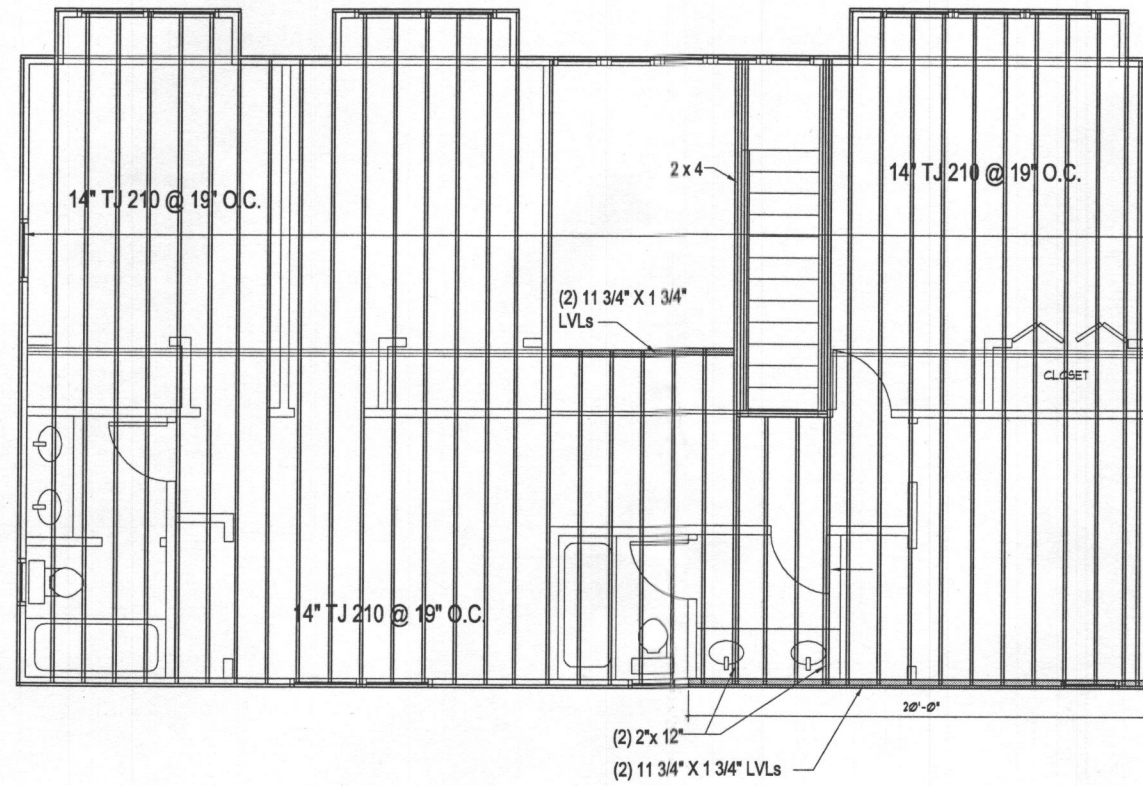
A-



1 PROPOSED FIRST FLOOR FRAMING PLAN
1/4" = 1'-0"

ALTERATIONS AND ADDITION
13471 TRIADELPHIA MILL ROAD
LOWMYER COUNTY MADRID ARIZ

A-



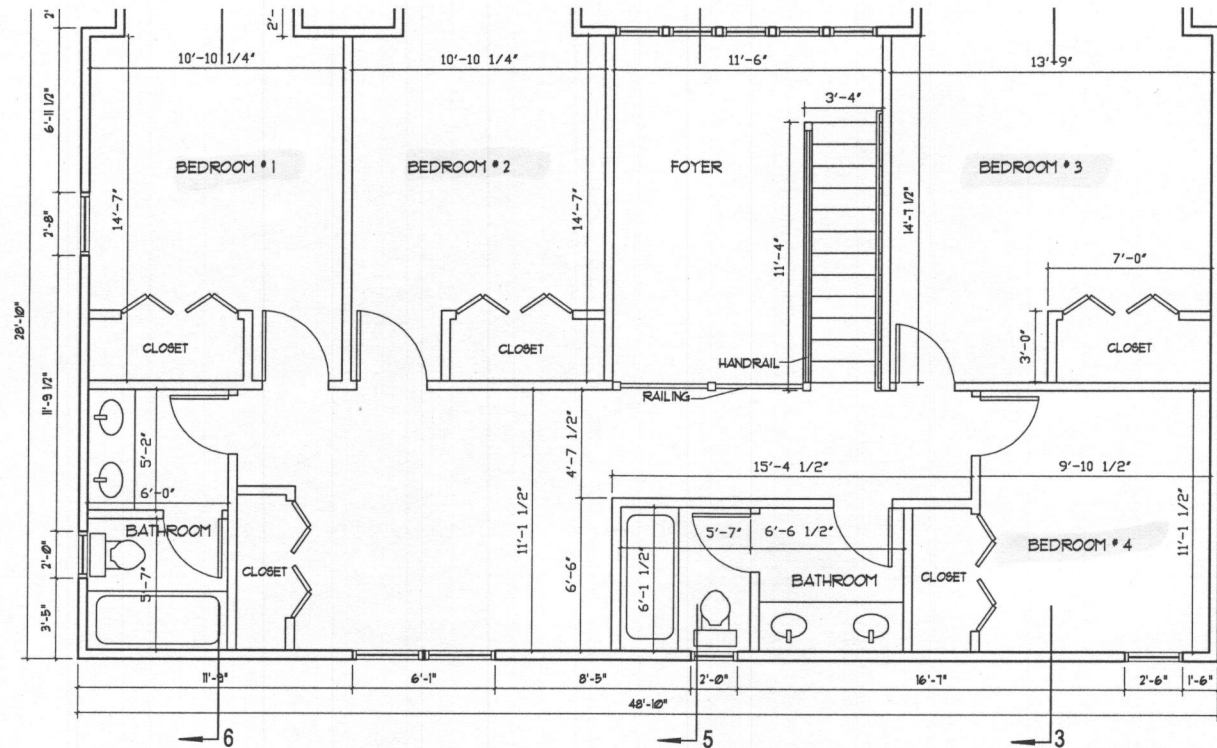
① PROPOSED SECOND FLOOR FRAMING PLAN
 1/4" = 1'-0" (PRE-ENGINEERED)

ALTERATIONS AND ADDITION

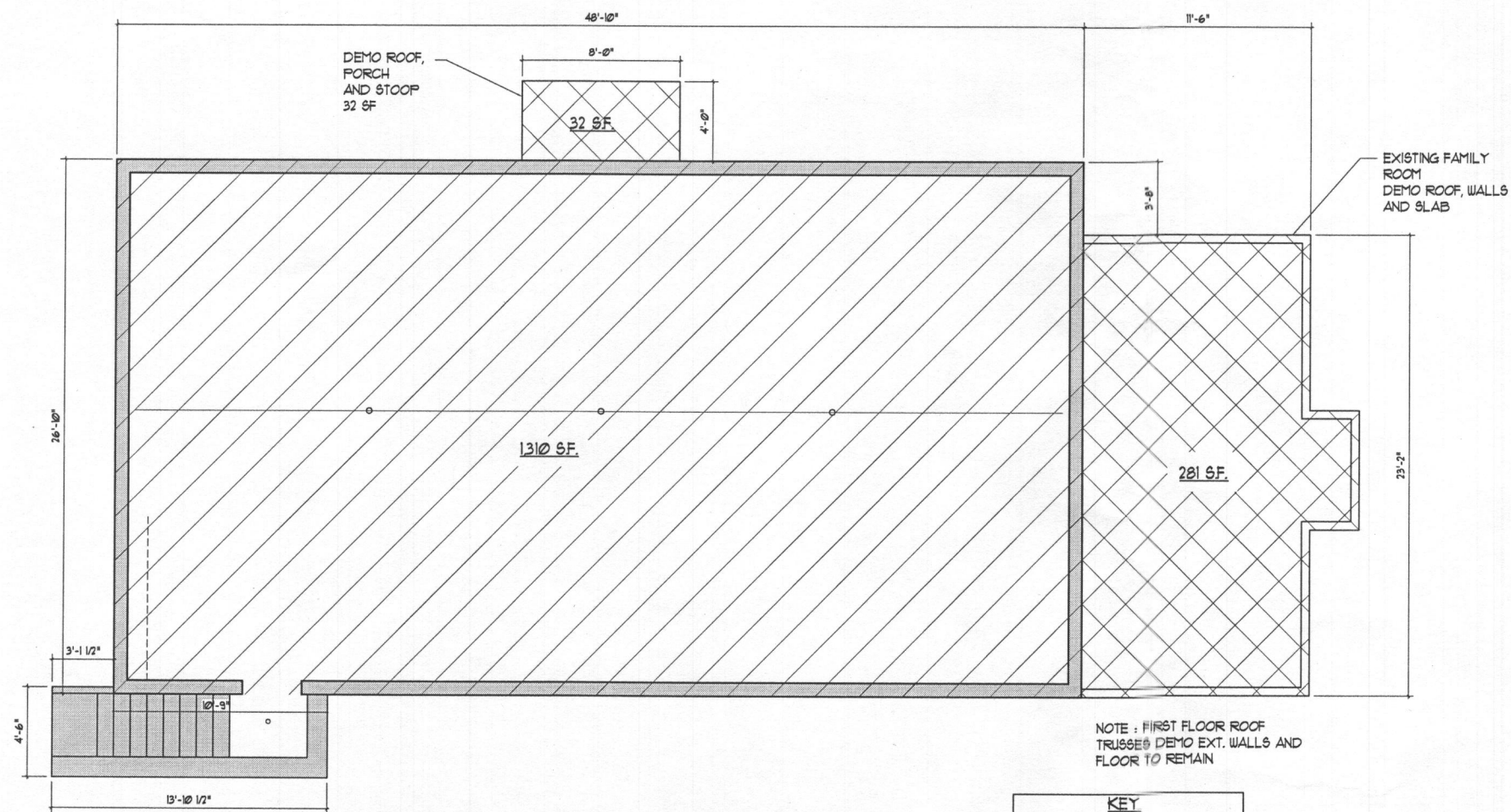
13471 TRIADELPHIA MILL ROAD

HOWARD COUNTY, MARYLAND

A-



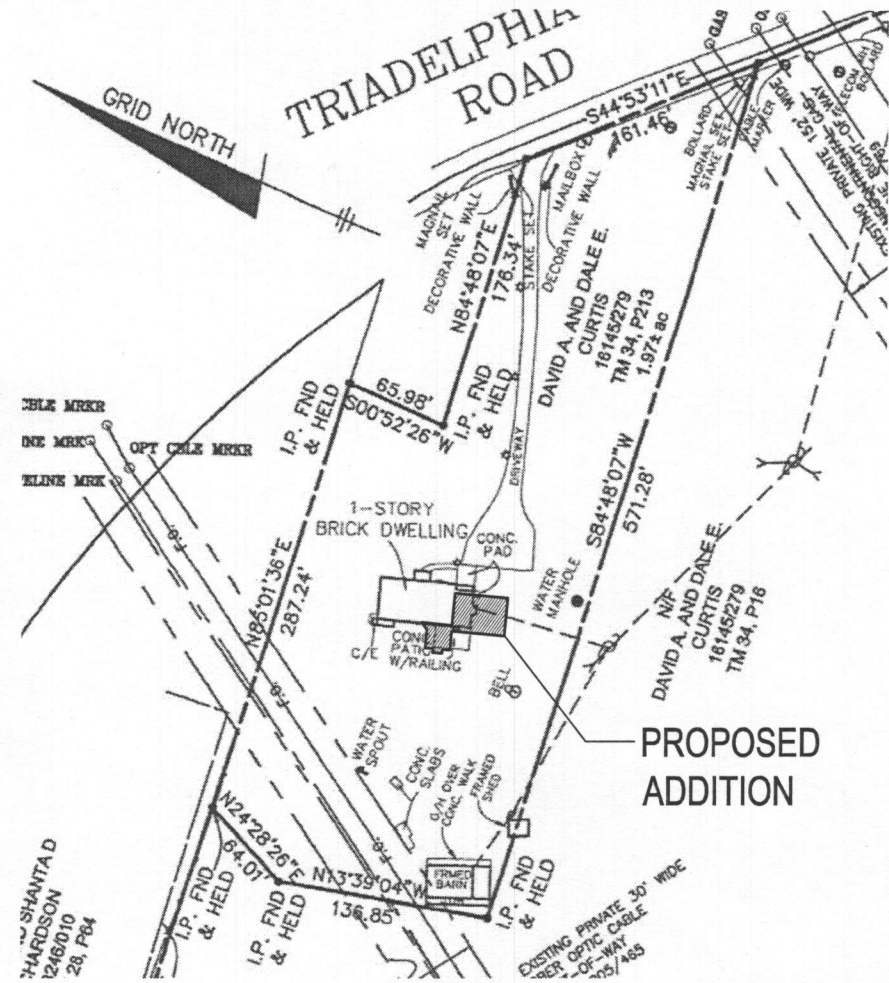
2 PROPOSED SECOND FLOOR PLAN
1/4" = 1'-0"



1 EXISTING FIRST FLOOR PLAN
1/4" = 1'-0"

KEY

	ROOF TRUSSES DEMO
	COMPLETE STRUCTURE DEMO



SITE PLAN
SCALE - 1" = 60'

ALTERATIONS AND ADDITION
13471 TRIADELPHIA MILL ROAD
HOWARD COUNTY, MARYLAND

A.

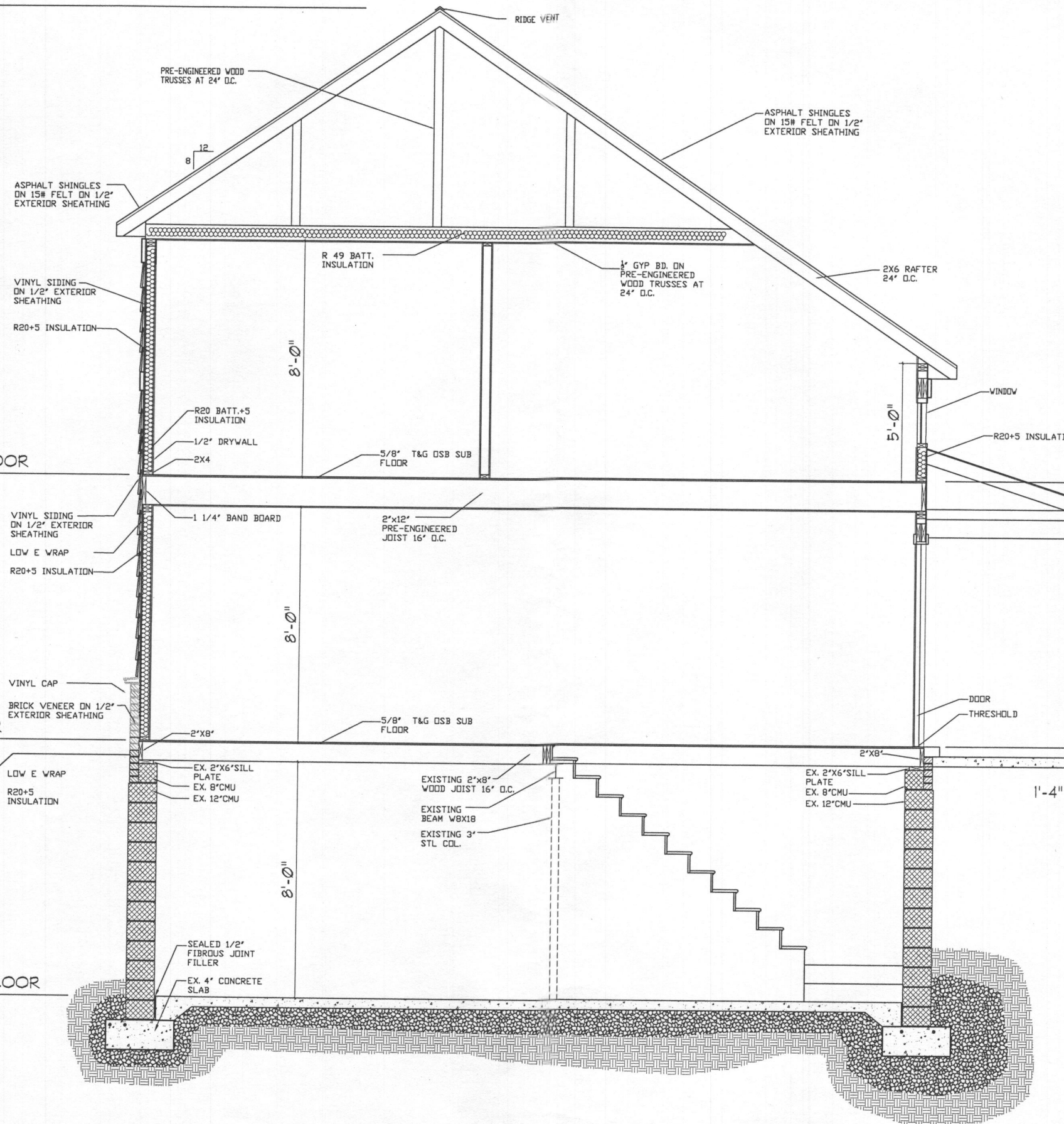
ROOF
EL: 26'-4"

SECOND FLOOR
EL: 9'-6"

FIRST FLOOR
EL: 0'-6"

GRADE
EL: 0'-0"

BASEMENT FLOOR
EL: -8'-2"



5 SECTION MAIN HOUSE
1/2" = 1'-0"

ALTERATIONS AND ADDITION
13471 TRIADELPHIA MILL ROAD
HOWARD COUNTY, MARYLAND

A-



ALTERATIONS AND ADDITION
13471 TRIADELPHIA MILL ROAD
LOUISIANA COUNTY, MISSISSIPPI 39324

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