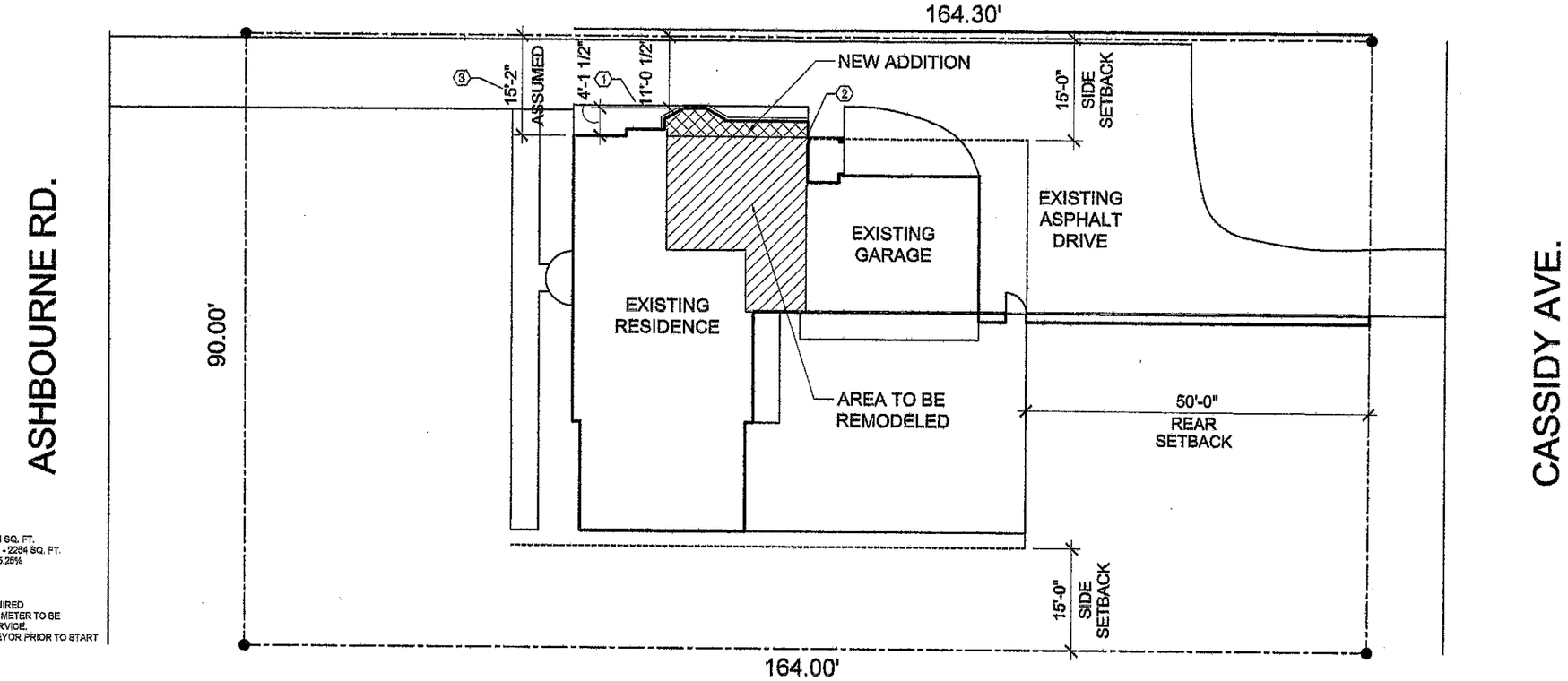
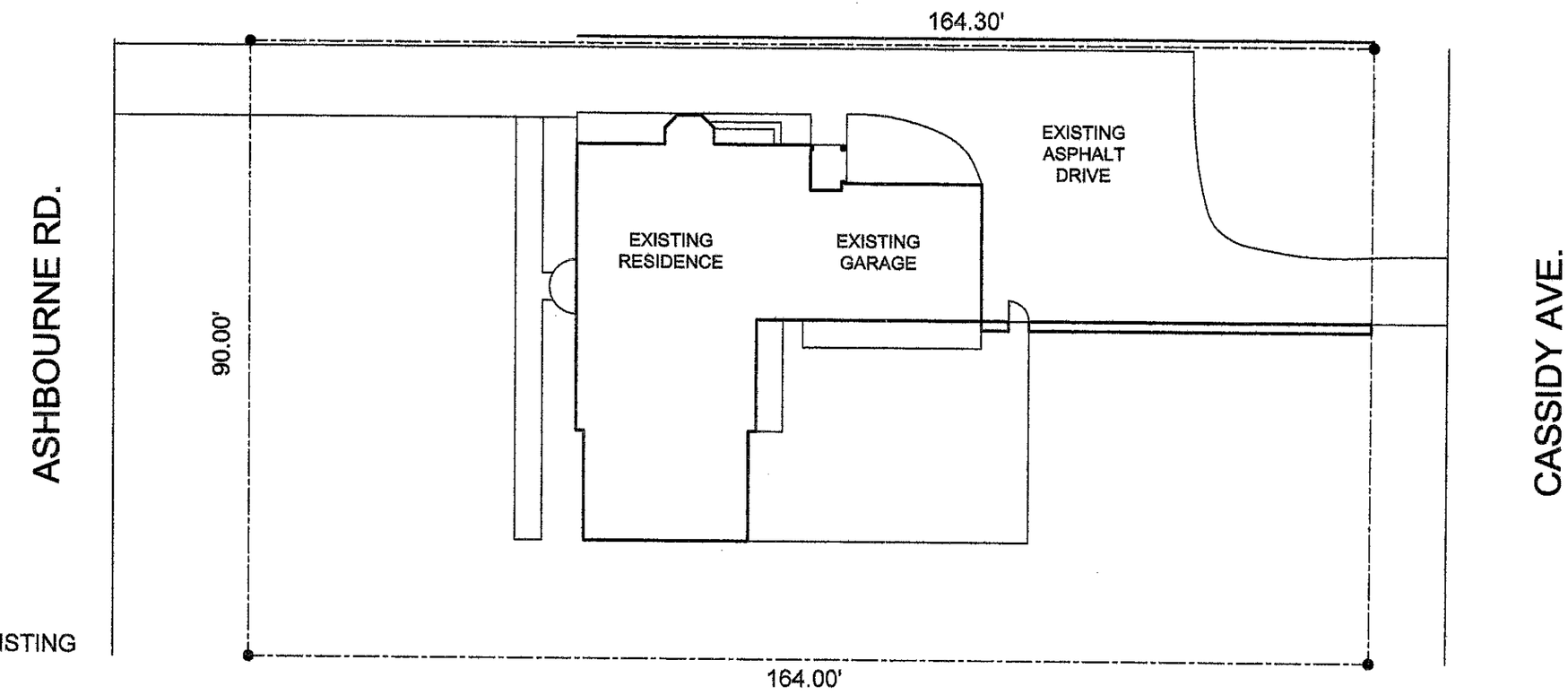


SITE PLAN

SCALE: 1" = 20'-0"

ZONING: SINGLE FAMILY RESIDENTIAL
R-3 MEDIUM DENSITY
LOT AREA - 14774 SQ. FT.
AREA OF EXISTING RESIDENCE - 2194 SQ. FT.
AREA OF RESIDENCE WITH ADDITION - 2234 SQ. FT.
PERCENTAGE OF LOT COVERAGE - 15.26%

SITE PLAN NOTES
1. PATCH EXISTING DRIVEWAY AS REQUIRED
2. EXISTING ELECTRICAL SERVICE AND METER TO BE RELOCATED. BURRY ELECTRICAL SERVICE.
3. DISTANCE TO BE VERIFIED BY SURVEYOR PRIOR TO START OF CONSTRUCTION.



SITE PLAN - EXISTING

SCALE: 1" = 20'-0"

ADDITION & REMODELING
THE BISPING RESIDENCE
76 ASHBOURNE RD.

STATE OF OHIO
GARY J. ALEXANDER #6806
REGISTERED ARCHITECT

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PRICING: 03-15-13
DESIGN REVIEW: 03-21-13

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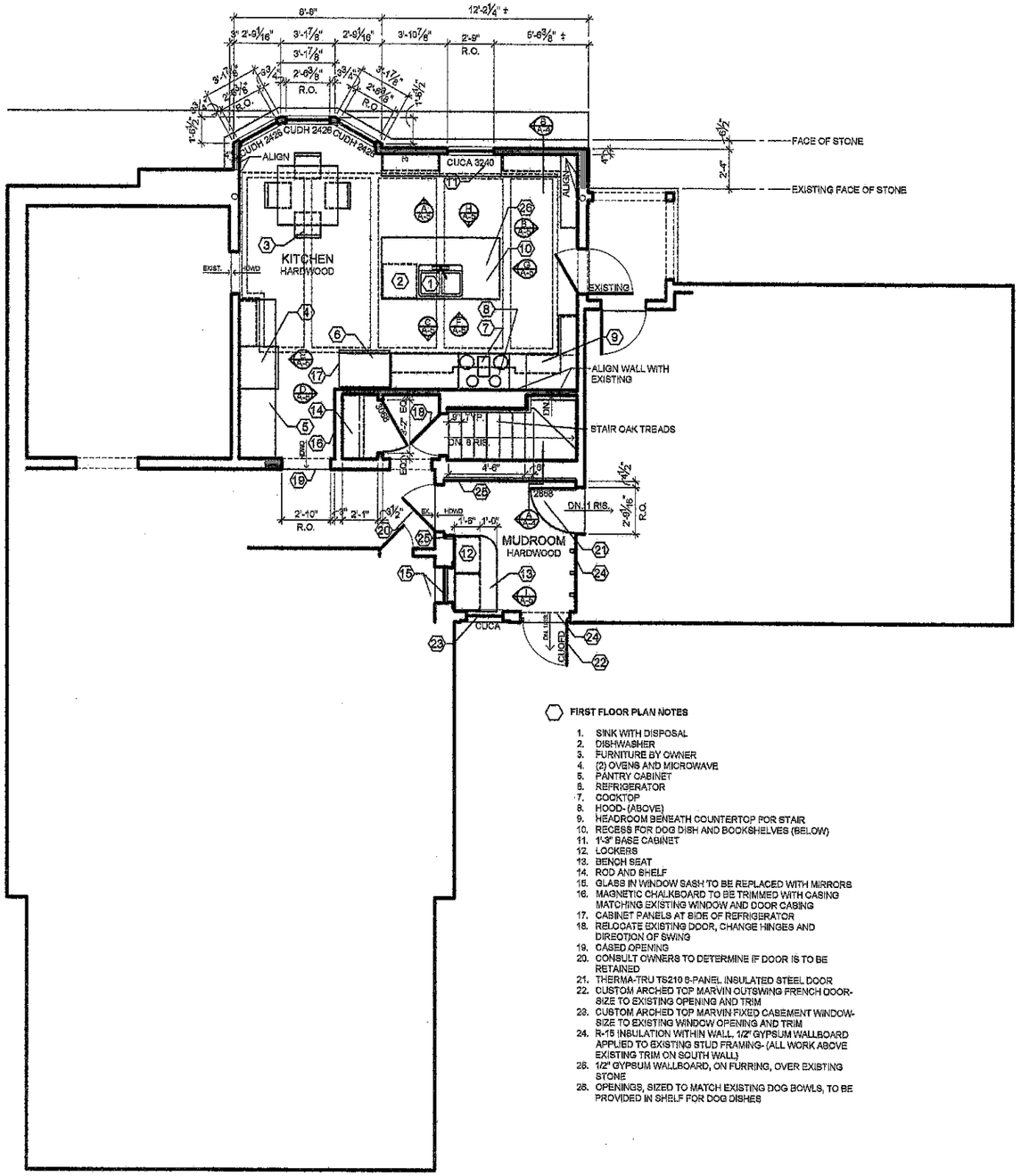
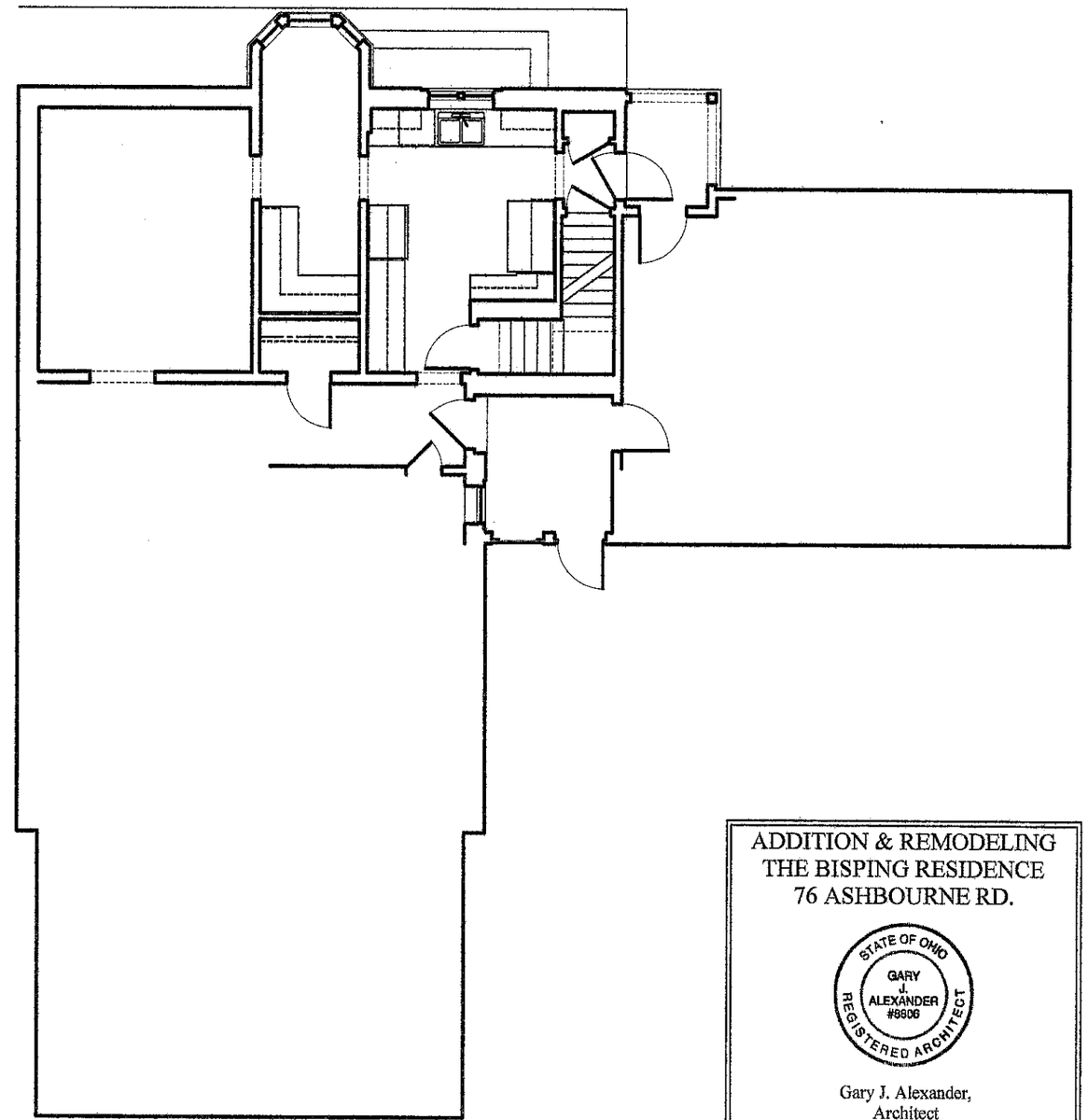


FIRST FLOOR PLAN NOTES

1. SINK WITH DISPOSAL
2. DISHWASHER
3. FURNITURE BY OWNER
4. (2) OVENS AND MICROWAVE
5. PANTRY CABINET
6. REFRIGERATOR
7. COOKTOP
8. HOOD- (ABOVE)
9. HEADROOM BENEATH COUNTERTOP FOR STAIR
10. RECESS FOR DOG DISH AND BOOKSHELVES (BELOW)
11. 1'-3" BASE CABINET
12. LOCKERS
13. BENCH SEAT
14. ROD AND SHELF
15. GLASS IN WINDOW SASH TO BE REPLACED WITH MIRRORS
16. MAGNETIC CHALKBOARD TO BE TRIMMED WITH CASING MATCHING EXISTING WINDOW AND DOOR CASING
17. CABINET PANELS AT SIDE OF REFRIGERATOR
18. RELOCATE EXISTING DOOR, CHANGE HINGES AND DIRECTION OF SWING
19. CASED OPENING
20. CONSULT OWNERS TO DETERMINE IF DOOR IS TO BE RETAINED
21. THERMA-TRU TS210 6-PANEL INSULATED STEEL DOOR
22. CUSTOM ARCHED TOP MARVIN OUTSWING FRENCH DOOR- SIZE TO EXISTING OPENING AND TRIM
23. CUSTOM ARCHED TOP MARVIN FIXED CASEMENT WINDOW- SIZE TO EXISTING WINDOW OPENING AND TRIM
24. R-15 INSULATION WITHIN WALL, 1/2" GYPSUM WALLBOARD APPLIED TO EXISTING STUD FRAMING- (ALL WORK ABOVE EXISTING TRIM ON SOUTH WALL)
25. 1/2" GYPSUM WALLBOARD, ON FURRING, OVER EXISTING STONE
26. OPENINGS, SIZED TO MATCH EXISTING DOG BOWLS, TO BE PROVIDED IN SHELF FOR DOG DISHES

FIRST FLOOR PLAN

SCALE: 3/8" = 1'-0"



FIRST FLOOR PLAN - EXISTING

SCALE: 3/8" = 1'-0"

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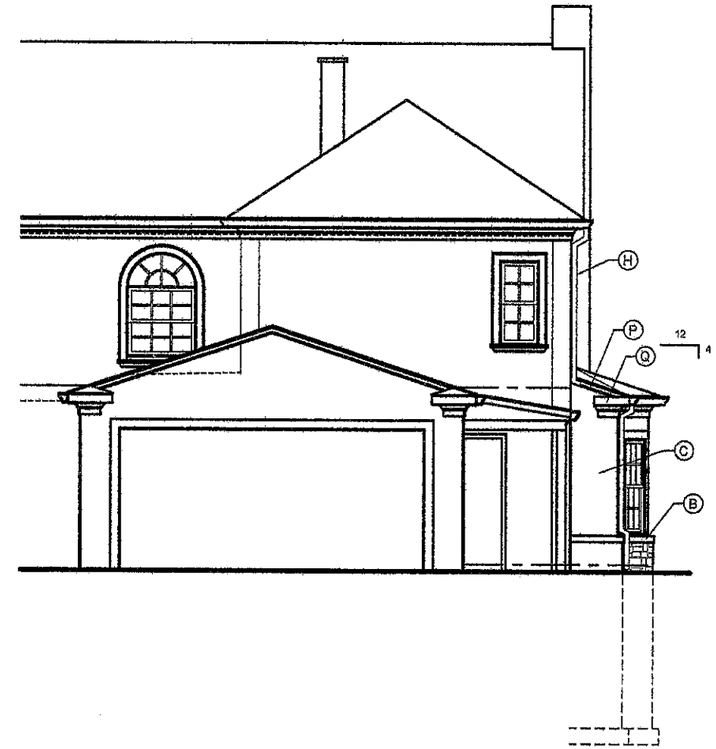
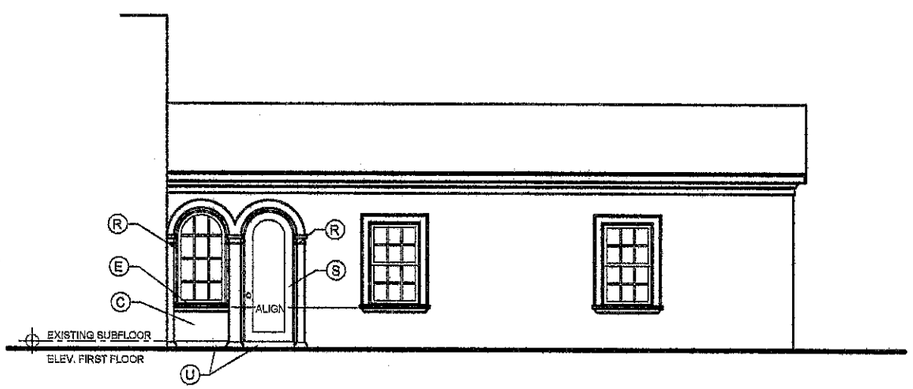
SIDE (NORTH) ELEVATION

SCALE: $\frac{3}{8}$" = 1'-0"



REAR (EAST) ELEVATION

SCALE: $\frac{3}{8}$" = 1'-0"



SIDE (SOUTH) ELEVATION

SCALE: $\frac{3}{8}$" = 1'-0"

ELEVATION MATERIALS LIST

-ALL EXTERIOR WOOD TRIM TO BE REDWOOD OR SMOOTH FINISH CEDAR, UNLESS NOTED OTHERWISE. ALL SURFACES OF TRIM TO BE PRIMED PRIOR TO INSTALLATION. SAW CUTS AND NAIL HOLES TO BE PRIMED.

-ALL GUTTERS AND DOWNSPOUTS TO CONNECT UNDERGROUND TO DRAIN TILE AND DRAIN TILE TO BE ROUTED TO CURB AT STREET. IF EXISTING DRAIN TILE ARE TO BE USED, CONTRACTOR TO VERIFY THAT EXISTING DRAIN TILE ARE OPERATING PROPERLY PRIOR TO CONNECTING NEW DOWNSPOUTS

A. STONE TO MATCH EXISTING
B. 4" TALL LIMESTONE CAP, SLOPED TO DRAIN
C. STUCCO TO MATCH EXISTING
D. WINDOW HEAD AND JAMB CASING TO MATCH EXISTING AT GARAGE
E. WOOD SILL TO MATCH SILL AND TRIM AT WINDOW IN GARAGE
F. GUTTER TO MATCH EXISTING
G. DOWNSPOUT TO MATCH EXISTING
H. EXISTING DOWNSPOUT TO BE REPLACED
I. DOWNSPOUT BOOT
J. STANDING SEAM COPPER ROOF
K. COPPER WALL FLASHING
L. FASCIA TO MATCH EXISTING
M. CROWN AND FRIEZE TRIM TO MATCH EXISTING
N. WOOD SILL
O. PICTURE FRAME BACKBAND OF TRIM AROUND ALL FRAME OPENINGS
P. MATCH RAKE TRIM AT GARAGE
Q. MATCH RETURN OF TRIM AT GARAGE
R. PAINTED WOOD TRIM 1½" WIDE
S. CUSTOM ARCHED TOP MARVIN OUTSWING FRENCH DOOR- SIZE TO EXISTING OPENING AND TRIM
T. CUSTOM ARCHED TOP MARVIN FIXED CASEMENT WINDOW- SIZE TO EXISTING WINDOW OPENING AND TRIM
U. WOOD KICK PLATE

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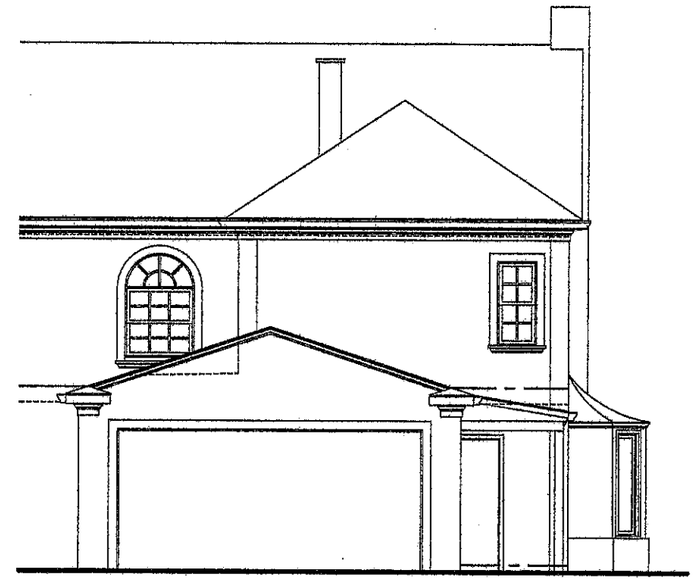
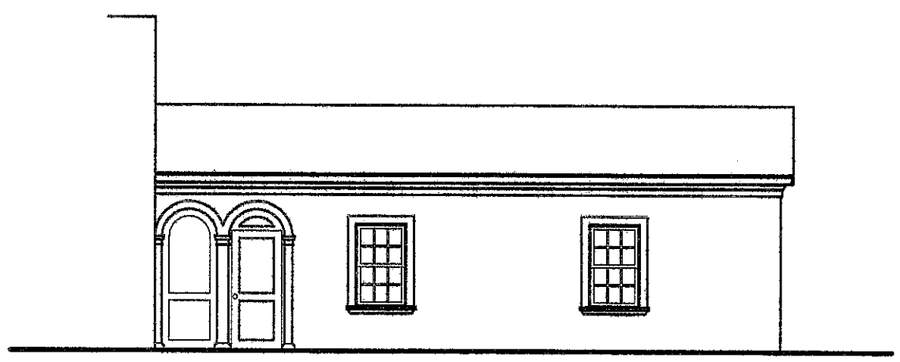
SIDE (NORTH) ELEVATION - EXISTING

SCALE: $\frac{1}{8}$" = 1'-0"



REAR (EAST) ELEVATION - EXISTING

SCALE: $\frac{1}{8}$" = 1'-0"



SIDE (SOUTH) ELEVATION - EXISTING

SCALE: $\frac{1}{8}$" = 1'-0"

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