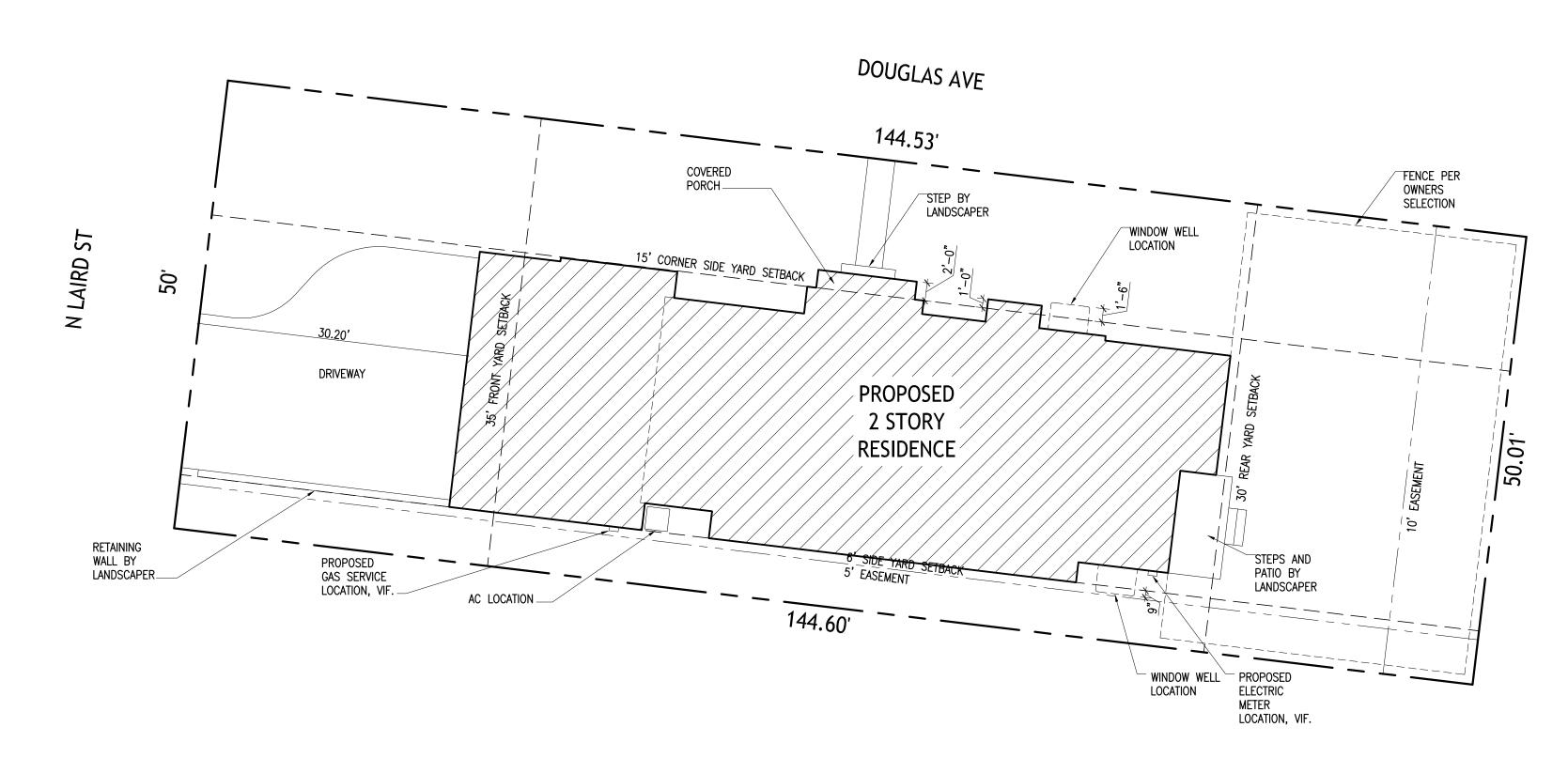
THE NEW PAVLIS KOLLINTZAS RESIDENCE

SAM PAVLIS & CHRISTINA KOLLINTZAS 730 DOUGLAS AVE NAPERVILLE, IL 60540





GENERAL NOTES:

- CONTRACTOR SHALL ADHERE TO ALL CITY OF NAPERVILLE SITE SAFETY & WORK REQUIREMENTS PER LOCAL ORDINANCES
- 2. PROPERLY DISCONNECT EXIST UTILITIES AS REQUIRED
- 3. COMPLETELY REMOVE EXIST STRUCTURES, WALKS, DRIVES, ETC, INCLUDING MECH & ELEC ITEMS, FOUNDATIONS, FOOTINGS & SLABS AS REQUIRED
- 4. PROPERLY DISPOSE OF ALL DEMOLISHED ITEMS OFF SITE
- COMPLY WITH CITY OF NAPERVILLE REQUIREMENTS, PREPARE SITE & PROVIDE ENGINEERED FILL AS TO ACCOMMODATE THE NEW CONST AS INDICATED.
- 6. FOR FURTHER DETAILED SITE INFORMATION SEE CIVIL DWGS PROVIDED BY CIVIL & ENVIRONMENTAL CONSULTANTS INC, PLOT PLAN DATED 01/22/2024

BUILDING DESIGN CRITERIA (PER 2018 IRC CITY OF NAPERVILLE R301.2(1))

			•				, , ,			
GROUND SNOW LOAD	WIND SPEED	SEISMIC DESIGN CATEGORY	WEATHERING	FROST LINE DEPTH	TERMITE	WINTER DESIGN TEMP.	ICE BARRIER UNDERLAYMENT REQD	FLOOD HAZARDS	AIR FREEZING INDEX	MEAN ANNUAL TEMP.
30 PSF	115 MPH 3 SEC. GUST	A	SEVERE	42"	MODERATE TO HEAVY	-4 F	YES	REFER TO LOCAL ORDINACES	1635	48.7 F

LOCATION PLAN

BUILDING HEIGHT TABLE

_ F - 2ND FLR

DESCRIPTION

ELEV. #1 (USED ABOVE AT FRONT YARD SETBACK)

ELEV. #2 (USED ABOVE AT FRONT YARD SETBACK)

DATUM POINT TO BASEMENT CEIL.

HEIGHT OF FOUNDATION

DATUM POINT TO 1ST STORY FINISHED FLR

HEIGHT OF KNEE WALL ABOVE FOUNDATION

FOOTPRINT OF PRINCIPAL STRUCTURE

BUILDING COVERAGE = (1 + 2)/3

GROSS SQUARE FOOTAGE OF BASEMENT

GROSS SQUARE FOOTAGE OF 1ST FLOOR

GROSS SQUARE FOOTAGE OF 2ND FLOOR

GROSS SQUARE FOOTAGE OF UNFINISHED BASEMENT

GROSS SQUARE FOOTAGE OF ATTIC W/ OVER 7' CEIL HT

GROSS SQUARE FOOTAGE OF FINISHED BASEMENT

FOOTPRINT OF ATTACHED GARAGE

TOTAL LOT AREA

HEIGHT OF 1ST STORY (T/ FLR JOIST TO T/ CEIL JOIST)

HEIGHT OF 2ND STORY (T/ FLR. JOIST TO T/ CEIL JOIST)

DATUM POINT (AVG. ELEV. OF BOTH P.L.'S AT FRONT YARD SETBACK

HEIGHT OF ROOF (B/ CEIL JOIST OR T/ PLATE TO TALLEST PEAK)

704.6

704.4

28'-8" 2'-21"

3'-21"

11'-1"

9'-7"

1,592 SF

7,229 SF

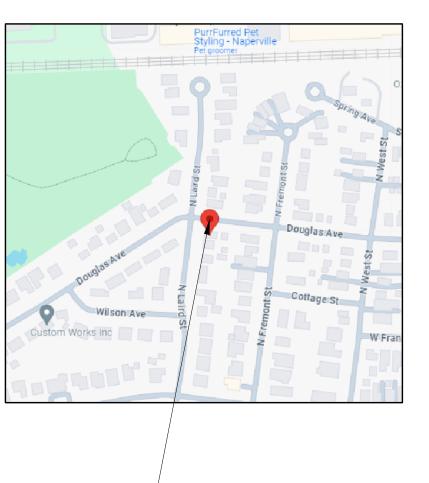
1,199 SF

1,199 SF

1,592 SF

1,642 SF

0 SF



PROJECT LOCATION

BUILDING CODE SUMMARY

ALL CONSTRUCTION AND MATERIALS USED SHALL BE IN CONFORMANCE WITH THE REQUIREMENTS OF THE ADOPTED EDITIONS AS NOTED OF THE FOLLOWING APPLICABLE CODES:

2018 INTERNATIONAL RESIDENTIAL CODE 2021 INTERNATIONAL ENERGY CONSERVATION CODE, CURRENT EDITION (IECC) VIA REMRATE 2018 INTERNATIONAL FUEL GAS CODE 2018 INTERNATIONAL MECHANICAL CODE

2018 INTERNATIONAL PLUMBING CODE 2006 INTERNATIONAL ELECTRICAL CODE (ADMINISTRATIVE SECTION ONLY) 2017 NATIONAL ELECTRIC CODE (NFPA 70) ILLINOIS STATE PLUMBING CODE, CURRENT EDITION LOCAL AMENDMENTS PER NAPERVILLE MUNICIPAL CODE (TITLE V) 2018 LIFE SAFETY CODE (NFPA 101)

JURISDICTION: CITY OF NAPERVILLE, IL R1B ZONING: WOOD FRAME

SOIL CLASSIFICATION: GROUP II, ML CL, 3,000 PSF ASSUMED. VERIFY AS REQUIRED

7,250 SF

LOT LEGAL DESCRIPTION: LOT 35 IN LAIRD'S ADDITION TO NAPERVILLE, A SUBDIVISION IN THE WEST HALF OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN,

ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 10, 1928 AS DOCUMENT 267356, IN DUPAGE COUNTY, ILLINOIS.

CERTIFICATION

TYPE OF CONSTRUCTION:

SITE AREA:

TORCH ARCHITECTURE, INC.

I HAVE PREPARED, OR CAUSED TO BE PREPARED UNDER MY DIRECT SUPERVISION, THE ATTACHED PLANS DATED FEBRUARY 12, 2024 FOR THE CONSTRUCTION OF THE NEW PAVLIS KOLLINTZAS RESIDENCE AT 730 DOUGLAS AVENUE, NAPERVILLE IN DUPAGE COUNTY AND STATE THAT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THEY ARE IN COMPLIANCE WITH THE 2018 INTERNATIONAL RESIDENTIAL CODE (IRC), ILLINOIS ACCESSIBILITY CODE AND CITY OF NAPERVILLE AMENDMENTS. DOCUMENTS FOR WHICH SEAL APPLIES ARE LISTED IN DRAWING INDEX BELOW:



TORIN M. HANNAN

LICENSE NUMBER: 001-017455 LICENSE EXPIRES: 11/30/2024

LICENSE EXPIRES: 4/30/2025

DRAWING INDEX

TORCH ARCHITECTURE, INC. ILLINOIS REGISTERED PROFESSIONAL DESIGN FIRM LICENSE NUMBER: 184005777

DATE: FEBRUARY 12, 2024

SHEET	SHEET DESCRIPTION	ISS	ISSUE DESCRIP			TION / DATE	
		12/07/2023 PRELIMINARY BID SET	01/12/2024 BANK SET	02/12/2024 ISSUE FOR PERMIT			
T101	CERTIFICATION, INDEX, CODE SUMMARY, GENERAL NOTES & INFORMATION						
G101	GENERAL NOTES, SCHEDULES & DETAILS						
G102	SPECIFICATIONS, WALL BRACING, RADON DETAIL						
A101	FRONT & LEFT ELEVATION						
A102	RIGHT & REAR ELEVATION						
A201	FOUNDATION PLAN						
A202	FIRST FLOOR PLAN						L
A203	SECOND FLOOR PLAN						L
A204	ROOF PLAN & DETAILS						
A205	FINISHED BASEMENT PLAN						
A301	SECTIONS & DETAILS						
A302	SECTIONS & DETAILS						
E101	FIRST & SECOND FLOOR ELECTRICAL PLAN						
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INDICATES DRAWINGS IN SET FOR REFERENCE ONLY



SAM PAVLIS & CHRISTINA KOLLINTZAS 730 DOUGLAS AVE NAPERVILLE, IL 60540 M HOUSE DEVELOPMENT

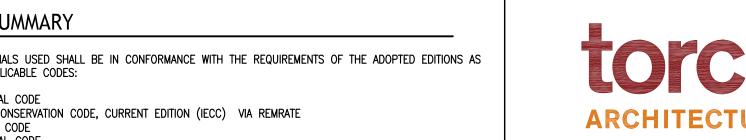
PROJECT NUMBER | 923104

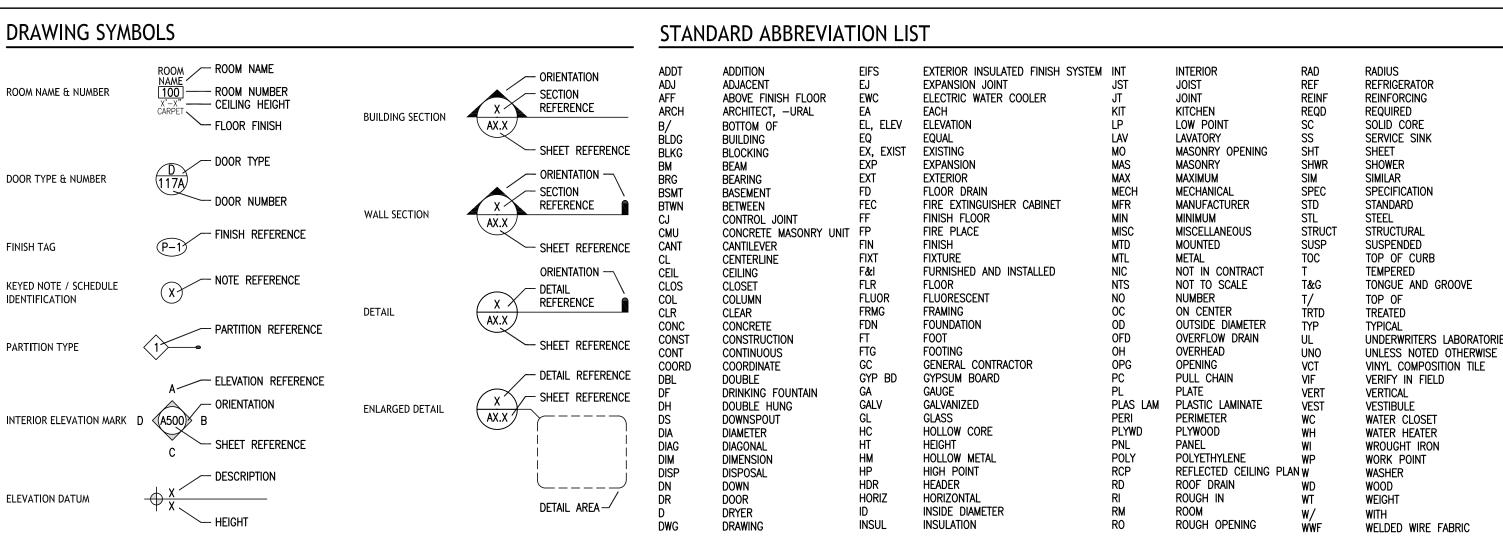
02/12/2024 ISSUE FOR PERMIT

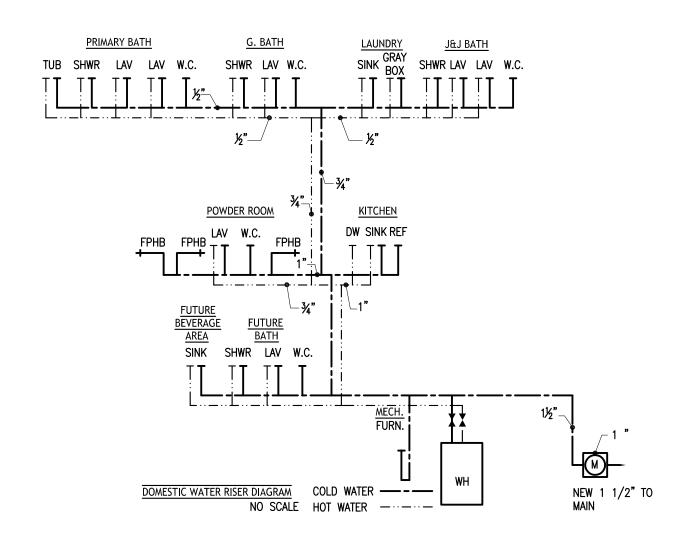
RE-ISSUE

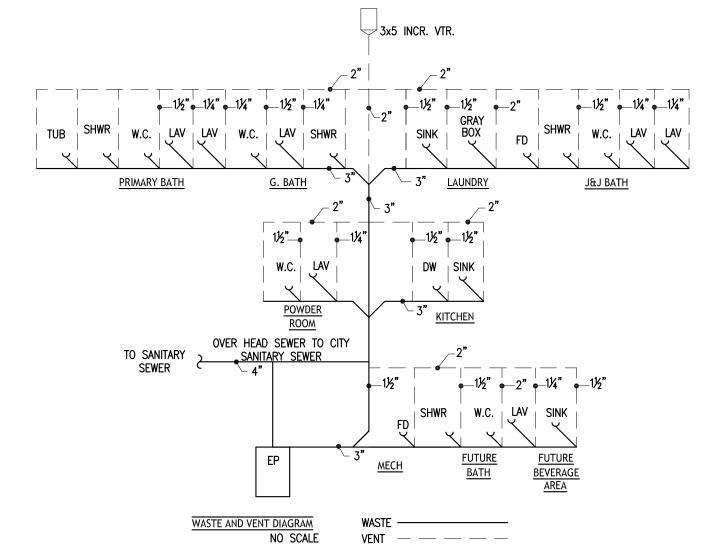
DESCRIPTION

CERTIFICATION, INDEX, CODE SUMMARY, GENERAL NOTES & INFORMATION









3/4" MIN, 1 1/4" MAX -

1" = 1'-0"

TYPICAL STAIR DETAIL

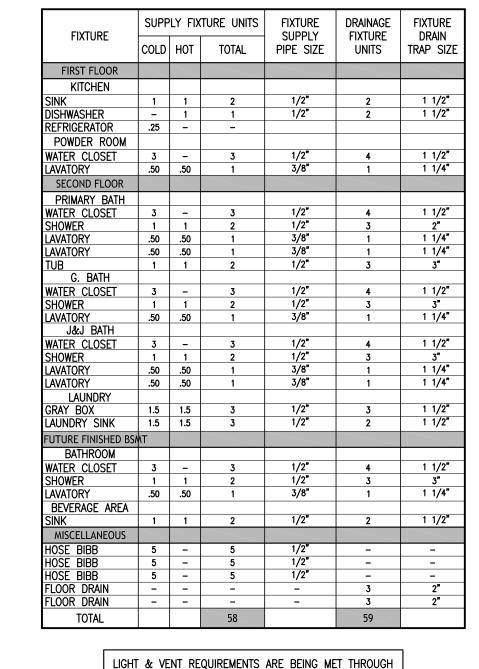
PROVIDE 1/2" GYP BD @

UNDERSIDE OF STAIR

- WD STRINGER

STAIR NOTES

- PROVIDE WOOD INTERIOR STAIRS AS SHOWN. SPECIES OF EXPOSED WOOD, FINISH, COLORS, & PROFILES, OF NEWELS & BALUSTERS SHALL BE AS SELECTED BY THE OWNER. PROVIDE STAIR SHOP DRAWINGS FOR OWNER APPROVAL PRIOR TO FABRICATION.
- STAIRS SHALL BE DESIGNED TO ACCOMMODATE 40PSF LIVE LOAD OR A 300LB CONCENTRATED LOAD OVER A 4 SQ IN AREA, WHICHEVER PRODUCES GREATER STRESSES.
- RISERS SHALL BE EQUAL @ EACH STAIR RUN W/ 7
- 3/4" MAX HEIGHT. TREADS SHALL BE EQUAL @ EACH FLIGHT W/ 10" MIN
- PROVIDE 6'-8" MIN CLEAR HEADROOM @ STAIRS.
- PROVIDE CONTINUOUS TYPE I OR II HANDRAILS @ 2'-10"
- ABOVE NOSING WHERE INDICATED, TYP.
- HANDRAILS SHALL BE DESIGNED TO RESIST A 200LB CONCENTRATED LOAD ACTING IN ANY DIRECTION AT ANY POINT ALONG THE TOP.
- SEE FLOOR PLANS FOR ADDITIONAL STAIR INFORMATION & TYPICAL STAIR DETAIL THIS SHEET



WHOLE HOUSE MECHANICAL VENTILATION AND ARTIFICIAL

LIGHTING PER 2018 IRC R303.1 EXCEPTIONS 1 AND 2.

NAPERVILLE NOTES

- NMC # 320.2 VISITABILITY WALL "REINFORCEMENT: PROVIDE WOOD BLOCKING WITH IN THE WALL FRAMING IN ONE FIRST FLOOR BATH. BLOCKING MUST BE LOCATED 33 INCH TO 36 INCH ABOVE THE FINISHED FLOOR IN AL WALLS ADJACENT TO TOILET, SHOWER STALL OR
- NMC # 320.2 VISITABLITY
- INTERIOR DOORS: ALL ACCESSIBLE FIRST FLOOR DOORWAYS SHALL PROVIDE A MINIMUM CLEAR OPENING OF 32" WITH THE DOOR OPEN NINETY DEGREES, MEASURED BETWEEN THE FACE OF THE DOOR AND THE OPPOSITE STOP.
- R613.1 WINDOW INSTALLATION INSTRUCTIONS INSTRUCTIONS MUST BE ON SITE FOR INSPECTION. LEAVE WINDOW STICKERS ON UNTIL U.A. VALUE IS VALIDATED BY INSPECTOR AND APPROVED ON ENERGY CERTIFICATE.
- WALL SWITCHES ON THE FIRST FLOOR SHALL BE LOCATED AT A HEIGHT NOT TO EXCEED 48 INCHES ABOVE THE FINISHED FLOOR. MEASURED FROM THE FLOOR TO THE CENTER OF THE SWITCH
- NMC # 320.2 VISITABLITY RECEPTACLES ON THE FIRST FLOOR SHALL BE LOCATED AT A HEIGHT OF NOT LESS THAN 15" ABOVE THE FINISHED FLOOR. MEASURE FROM THE FLOOR TO CENTER OF THE RECEPTACLE.
- 6. All NEW PLUMBING FIXTURES & IRRIGATION CONTROLLERS SHALL BEAR THE WATERSENSE LABEL WHEN SUCH FIXTURES ARE
- METER MUST HAVE 2 FEET SIDE CLEARANCE FROM ANY WINDOW WELLS, AC UNITS, FIREPLACES, OR OTHER PERMANENT
- ALL OTHER UNDERGROUND UTILITIES LOCATED BENEATH DPU-E'S ELECTRIC FACILITIES SHALL BE INSTALLED PRIOR TO THE
- INSTALLATION OF THE UNDERGROUND SERVICE. CONTRACTOR MUST COORDINATE INSTALLATION OF UTILITY WORK ACCORDINGLY. WORK AREA WHERE ELECTRIC SERVICE IS TO BE INSTALLED MUST BE CLEAR OF ANY OBSTRUCTION PRIOR TO SCHEDULING THE FLECTRIC SERVICE INSTALLATION.
- 10. NO ENCROACHMENTS, INCLUDING WINDOW WELLS, ARE PERMITTED IN 5 FEET SIDE AND 10 FEET REAR EASEMENTS

GENERAL NOTES

- CALL J.U.L.I.E PRIOR COMMENCING ANY DIGGING OPERATIONS
- ALL WORK SHALL BE OF SOUND AND QUALITY CONSTRUCTION.
 - CONTRACTORS SHALL BE SOLELY RESPONSIBLE FOR THE MEANS AND METHODS FOR WHICH CONSTRUCTION IS EXECUTED AND FOR PAYMENT TO THEIR MEN AND SUPPLIERS.
 - 4. THE OWNER & ARCHITECT SHALL BE HELD HARMLESS THROUGHOUT THE ENTIRE COURSE OF THE WORK.
- 5. ALL GRADES TO SLOPE UNIFORMLY DOWN AND AWAY FROM BUILDING
- FIELD VERIFY ALL ITEMS, DIMENSIONS, & CONDITIONS. IF ANY DISCREPANCIES, OR UNFORESEEN CONDITIONS ARE FOUND TO EXIST, CONTRACTOR SHALL NOTIFY THE OWNER & ARCHITECT IMMEDIATELY BEFORE PROCEEDING WITH THE WORK.
- PROVIDE ALL DEMOLITION REQUIRED TO ACCOMMODATE THE WORK
- PATCH ALL SURFACES AFFECTED BY THE WORK TO MATCH EXISTING ADJACENT SURFACES
- NOTIFY ARCHITECT IMMEDIATELY WHERE CONFLICTS MAY ARISE BETWEEN ARCHITECTS DOCUMENTS AND CONSULTANTS DOCUMENTS.
- UNDERWRITERS LABORATORIES 10. ALL CONSTRUCTION IS TO BE COORDINATED WITH OTHER RELATED BUILDING COMPONENTS IN ORDER TO PROVIDE A COMPLETE AND CONTINUOUS ENCLOSURE.
 - WHERE SPECIFIC DIMENSIONS, DETAILS OR DESIGN INTENT CANNOT BE DETERMINED, CONSULT THE ARCHITECT BEFORE PROCEEDING WITH WORK.
 - 12. PARTITIONS ARE DIMENSIONED TO THE FINISHED FACE UNLESS NOTED OTHERWISE.
 - 13. ALL NOTED DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALE.

EQUIPMENT AND VALVES BEING INSTALLED

GYPSUM BD OR UNFACED FIBERGLASS BATT INSUL.

- PROVIDE MUNICIPALITY APPROVED EXTERIOR ADDRESS NUMBERS PLAINLY VISIBLE AND LEGIBLE FROM THE STREET OR ROAD FRONTING THE PROPERTY
- 15. ALL PIPING, DUCTS, ETC., THAT PENETRATE WALLS SHALL BE INSTALLED IN A MANNER THAT WILL PRESERVE THE FIRE RESISTIVE AND STRUCTURAL INTEGRITY OF THE BUILDING.
- PROVIDE ACCESS PANELS AS REQUIRED BY APPLICABLE CODES AS REQUIRED FOR MECHANICAL EQUIPMENT AND 7. PLUMBING VALVES. ALL ACCESS PANEL LOCATIONS SHALL BE REVIEWED WITH THE OWNER PRIOR TO THE
- PROVIDE FIRE BLOCKING TO CUT OFF ALL CONCEALED DRAFT OPENINGS (BOTH VERTICAL AND HORIZONTAL) AND TO FORM AN EFFECTIVE FIRE BARRIER BETWEEN STORIES, AND BETWEEN A TOP STORY AND THE ROOF SPACE IN THE FOLLOWING LOCATIONS.
- A. IN CONCEALED SPACES OF STUD WALLS AND PARTITIONS, INCLUDING FURRED SPACES AND PARALLEL ROWS OF STUDS OR STAGGERED STUDS; VERTICALLY AT THE CEILING AND FLOOR LEVELS & HORIZONTALLY AT INTERVALS NOT EXCEEDING 10'.
- B. AT ALL INTERCONNECTIONS BETWEEN CONCEALED VERTICAL AND HORIZONTAL SPACES SUCH AS OCCUR AT SOFFITS, DROP CEILINGS AND COVE CEILINGS.
- C. IN CONCEALED SPACES BETWEEN STAIR STRINGERS AT THE TOP AND BOTTOM OF THE RUN. D. AT OPENINGS AROUND VENTS, PIPES, DUCTS, CABLES AND WIRES AT CEILING AND FLOOR LEVEL, WITH
- AN APPROVED MATERIAL TO RESIST THE FREE PASSAGE OF FLAME AND PRODUCTS OF COMBUSTION. FIRE BLOCKING MATERIALS SHALL BE 2" NOMINAL LUMBER, 2 LAYERS OF 1" NOMINAL LUMBER, 3/4" PLYWD,
- WHEN THERE IS USABLE SPACE BOTH ABOVE AND BELOW THE CONCEALED SPACE OF A FLOOR/CEILING ASSEMBLY, DRAFTSTOPS SHALL BE INSTALLED SO THAT THE AREA OF THE CONCEALED SPACE DOES NOT exceed 1,000 square feet draftstopping shall divide the concealed space into approximately EQUAL AREAS. WHERE THE ASSEMBLY IS ENCLOSED BY A FLOOR MEMBRANE ABOVE AND A CEILING MEMBRANE BELOW DRAFTSTOPPING SHALL BE PROVIDED IN FLOOR/CEILING ASSEMBLIES WHERE CEILING IS SUSPENDED UNDER THE FLOOR FRAMING.
- 20. DRAFTSTOPPING MATERIALS SHALL BE LESS 1/2" GYP BD, OR OTHER APPROVED MATERIALS ADEQUATELY SUPPORTED, DRAFTSTOPPING SHALL BE INSTALLED PARALLEL TO THE FLOOR FRAMING MEMBERS UNLESS OTHERWISE APPROVED BY THE BUILDING OFFICIAL. THE INTEGRITY OF ALL DRAFTSTOPS SHALL BE MAINTAINED.
- 21. THE CONTRACTOR SHALL NOTIFY THE OWNER AND GAIN APPROVAL PRIOR TO CREATING SHAFTS, CHASES, OR SOFFITS TO ACCOMMODATE DUCTWORK AND/OR PIPING INSTALLATION.
- 22. ALL GLASS TO BE TEMPERED AT HAZARDOUS LOCATIONS PER THE INTERNATIONAL RESIDENTIAL CODE. PORCHES, BALCONIES OR RAISED FLOOR SURFACES LOCATED MORE THAN 30 INCHES ABOVE THE FLOOR OR
- GRADE BELOW SHALL HAVE GUARDS NOT LESS THAN 34 INCHES IN HEIGHT PER THE INTERNATIONAL ALL REQUIRED HANDRAILS SHALL BE CONTINUOUS THE FULL LENGTH OF THE STAIRS WITH TWO OR MORE
- RISERS FROM A POINT DIRECTLY ABOVE THE TOP RISER OF A FLIGHT TO A POINT DIRECTLY ABOVE THE LOWEST RISER OF THE FLIGHT PER INTERNATIONAL RESIDENTIAL CODE. THE ELECTRIC, HVAC, AND PLUMBING CONTRACTORS SHALL BE RESPONSIBLE FOR INSTALLATION AND DESIGN

OF THEIR SYSTEMS. ALL WORK SHALL BE IN COMPLIANCE WITH ALL LOCAL CODES AND REGULATIONS AND

PROVIDE FINISH HARDWARE, INCLUDING HINGES & OPERATING HARDWARE AT ALL DOORS & LOCKS AS DIRECTED

FINISH & EQUIPMENT NOTES

ORDINANCES FOR THE CITY OF NAPERVILLE, DUPAGE COUNTY, ILLINOIS

- BY THE OWNER. DOOR HARDWARE TO BE SELECTED BY THE OWNER, INSTALLED BY CONTRACTOR. CONTRACTOR SHALL FURNISH & INSTALL INTERIOR WOOD TRIM, INCLUDING DOORS, DOOR & WINDOW CASINGS, BASE BOARD, SHOE, MOLDINGS, AT ALL FINISHED SPACES, CONFIRM EXACT REQUIREMENTS WITH THE OWNER, WOOD TRIM SHALL BE GLUED AND HAND NAILED. SPECIES, COLOR & STYLE OF ALL ITEMS TO BE SELECTED
- PROVIDE WD RAILING, NEWEL, AND BALUSTERS AT NEW STAIRS. FINISH WITH STAIN AND TWO COATS OF
- TRANSPARENT SEALER. SPECIES, COLOR & STYLE TO BE SELECTED BY THE OWNER. DRAWINGS INDICATE GENERAL LAYOUT OF CABINETRY & COUNTERTOPS. CONTRACTOR TO COORDINATE SELECTION OF ACTUAL CABINETRY WITH OWNER & SUPPLIER. CABINETRY & COUNTERTOPS TO BE INSTALLED
- 5. SHOWERS SHALL RECEIVE CLEAR FRAMELESS TEMP ¾" GLASS DOORS & PANELS, TYP UNO.
- 6. FLOOR & WALL TILE TO BE SELECTED BY THE OWNER, INSTALLED BY THE CONTRACTOR.
- VERIFY LOCATIONS OF FLOOR & WALL TILE W/ OWNER, PROVIDE CEMENT BACKER BD UNDER TILE & INSTALL IN ACCORDANCE W/ TILE & SUBSTRATE MFRS WRITTEN RECOMMENDATIONS.
- WOOD FLOORING TO BE SELECTED BY THE OWNER, INSTALLED BY THE CONTRACTOR IN ACCORDANCE W/ FLOORING MFR'S WRITTEN RECOMMENDATIONS.
- CARPET TO BE SELECTED BY THE OWNER, INSTALLED BY THE CONTRACTOR.
- PROVIDE MOISTURE RESISTANT GYPSUM BOARD AT WALLS & CEILINGS OF BATHROOMS NOT RECEIVING CEMENT BOARD. ALL NEW GYPSUM WALL & CEILING SURFACES A SHALL BE FINISHED WITH ONE COAT OF LATEX PRIMER AND TWO COATS OF LATEX FINISH PAINT. COLOR & FINISH AS SELECTED BY THE OWNER, UNLESS OTHERWISE DIRECTED BY THE OWNER.
- 11. ALL INTERIOR WOOD TRIM SHALL BE PRIMED & PAINTED. UNLESS OTHERWISE DIRECTED BY THE OWNER
- 12. PLUMBING FIXTURES SHALL BE SELECTED BY THE OWNER, INSTALLED BY THE CONTRACTOR.
- 13. LIGHTING FIXTURES TO BE SELECTED BY THE OWNER, INSTALLED BY CONTRACTOR.
- 14. APPLIANCES SHALL BE SELECTED BY THE OWNER. CONTRACTOR SHALL COORDINATE INSTALLATION & PROVIDE FINAL CONNECTIONS.

PLUMBING NOTES

- PLUMBING ITEMS SHOWN ARE SCHEMATIC IN NATURE & INDICATE GENERAL DESIGN INTENT. PLUMBING SYSTEM SHALL BE EXTENDED FROM THE EXISTING SYSTEM. THE PLUMBING CONTRACTOR SHALL PROVIDE DESIGN, LABOR AND MATERIALS FOR A COMPLETE PLUMBING SYSTEM SERVING ALL NEW FIXTURES.
- THE NEW PLUMBING WORK EXTENDED FROM THE PLUMBING SYSTEM SHALL BE PROPERLY DESIGNED BY A QUALIFIED ILLINOIS LICENSED PLUMBING CONTRACTOR TO COMPLY WITH APPLICABLE BUILDING CODES, ENERGY CODES. AND LOCAL ORDINANCES.
- CONTRACTOR SHALL PROVIDE START UP AND TESTING OF THE NEWLY INSTALLED SYSTEM, AND INSTRUCTIONS TO THE OWNER FOR OPERATION AND MAINTENANCE OF THE SYSTEM.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ADDITIONAL SUBMITTALS TO THE MUNICIPALITY AS REQUIRED TO OBTAIN REQUIRED PERMITS
- PROVIDE WATER, SANITARY AND STORM CONNECTIONS FROM THE NEW HOUSE TO THE EXISTING MUNICIPAL SYSTEMS IN COMPLIANCE WITH ALL LOCAL CODES, AMENDMENTS AND ORDINANCES. SEE DETAILED GRADING PLAN PREPARED BY OWNER'S SEPARATE CIVIL ENGINEER FOR FURTHER DETAILED INFORMATION.
- WATER SUPPLY AND DISTRIBUTION LINES SHALL BE INSTALLED IN ACCORDANCE WITH THE PROVISIONS OF ILLINOIS PLUMBING CODE.
- WATER SUPPLY PIPING SHALL BE COPPER. UNDERGROUND SANITARY PIPING SHALL BE CAST IRON OR PVC.
- 8. PROVIDE 12" AIR HAMMER @ ALL FIXTURES & TOPS OF ALL RISERS. 9. COORDINATE ALL FIXTURE CONNECTIONS WITH MFR RECOMMENDATIONS FOR ACTUAL FIXTURES BEING PROVIDED.
- PROVIDE INTAKE & EXHAUST AT HIGH EFFICIENCY WATER HEATERS PER MFR WRITTEN RECOMMENDATIONS & CODE REQUIREMENTS.
- ALL APPLICABLE PLUMBING FIXTURES (INCLUDING WATER CLOSETS, SHOWER HEADS, LAVATORY FAUCETS, ETC) SHALL BE WATER SENSE COMPLIANT.

PLUMBING NOTES (CONTINUED)

- 12. ALL SHOWER COMPARTMENTS AND SHOWER-BATH COMBINATIONS SHALL BE PROVIDED WITH AN AUTOMATIC SAFETY WATER MIXING DEVICE PER ILPC (MAX SETTING OF 115°F).
- 13. DEAD END IN WATER SERVICE OR WATER DISTRIBUTION PIPING ARE PROHIBITED. ILLINOIS PLUMBING CODE 890.1200(C)

ENERGY CODE NOTES

- CONTRACTOR SHALL COMPLY WITH ALL REQUIREMENTS OF THE 2021 IECC, INCLUDING BUT NOT LIMITED TO THE FOLLOWING:
- CONTRACTOR SHALL POST A PERMANENT CERTIFICATE (ON CITY PROVIDED FORM) ON THE ELECTRICAL DISTRIBUTION PANEL. THE CERTIFICATE SHALL INDICATE THE R-VALUES OF THE INSULATION INSTALLED, THE U-FACTORS, AND THE TYPES AND EFFICIENCIES OF HEATING, COOLING AND SERVICE WATER
- CONTRACTOR SHALL DEMONSTRATE COMPLIANCE WITH BUILDING ENVELOPE AIR LEAKAGE REQUIREMENTS BY ARRANGING FOR VISUAL INSPECTIONS OF ALL ITEMS LISTED IN TABLE 402.4.1.1 OR BY PROVIDING A THIRD PARTY CONDUCTED BLOWER DOOR TEST IN ACCORDANCE WITH SECTION 402.4.1.2.
- 4. ALL PERMANENTLY INSTALLED LIGHT FIXTURES, EXCLUDING KITCHEN APPLIANCE FIXTURES, SHALL UTILIZE HIGH-EFFICACY LIGHTING SOURCES.
- HVAC ITEMS SHOWN ARE SCHEMATIC IN NATURE & INDICATE GENERAL DESIGN INTENT. HVAC SYSTEM SHALL BE A COMPLETE DESIGN—BUILD 'CLOSED DUCT' SYSTEM. CONTRACTOR SHALL PROVIDE DESIGN, LABOR AND MATERIALS FOR A COMPLETE HVAC SYSTEM SERVING ALL SPACES IN THE BUILDING.
- THE COMPLETE HEATING AND COOLING SYSTEM SHALL BE PROPERLY DESIGNED BY A QUALIFIED ILLINOIS LICENSED MECHANICAL CONTRACTOR TO COMPLY WITH APPLICABLE BUILDING CODES, ENERGY CODES, AND LOCAL ORDINANCES. HEATING AND COOLING EQUIPMENT SHALL BE SIZED BASED ON BUILDING LOADS CALCULATED IN ACCORDANCE WITH ACAA MANUAL J OR OTHER APPROVED HEATING AND COOLING CALCULATION METHODOLOGIES AVAILABLE FROM THE HEATING AND AIR CONDITIONING CONTRACTOR.
- 3. CONTRACTOR SHALL BE RESPONSIBLE FOR ADDITIONAL SUBMITTALS TO THE MUNICIPALITY AS REQUIRED TO OBTAIN REQUIRED PERMITS.
- HOT AND COLD AIR RETURNS/SUPPLIES SHALL BE IN ACCORDANCE W/ MUNICIPALITY REQ.
- 5. ALL EXHAUST FANS & VENTS, INCLUDING BUT NOT LIMITED TO FURNACE, WATER HEATER, RANGE HOOD, DRYER SHALL BE VENTED TO ATMOSPHERE.
- COMBUSTION AIR REQUIREMENTS: BTU'S OF WATER HEATER IS 76,000 BTU'S. COMBUSTION AIR TRANSFER WILL BE THROUGH MECH ROOM WALL TO BALANCE OF OPEN BASEMENT AT ONE SQUARE INCH PER THOUSAND BTU FOR MIN TOTAL 76 SQ. INCHES. PROVIDE MIN. (2) 4"X10" GRILLS, HIGH & LOW. FURNACES ARE DIRECT VENT. G2407.1 VERIFY W/ HVAC CONTRACTOR CALCULATIONS.
- THE CONTRACTOR SHALL NOTIFY THE OWNER AND GAIN APPROVAL PRIOR TO CREATING SHAFTS, CHASES, OR SOFFITS TO ACCOMMODATE DUCTWORK AND/OR PIPING INSTALLATION
- HEATING EQUIPMENT SHALL BE CAPABLE OF MAINTAINING MINIMUM ROOM TEMPERATURE OF 68' 3' ABOVE THE FLOOR AND 2' FROM EXTERIOR WALLS IN ALL HABITABLE ROOMS AT THE DESIGN TEMPERATURE.
- DUCT SYSTEMS SERVING HEATING, COOLING AND VENTILATION EQUIPMENT SHALL BE FABRICATED IN ACCORDANCE WITH THE PROVISIONS OF THE INTERNATIONAL RESIDENTIAL CODE.
- EXHAUST SYSTEMS SHALL BE INSTALLED PER MANUFACTURER'S REQUIREMENTS AND IN ACCORDANCE WITH THE PROVISIONS OF THE INTERNATIONAL
- CONTRACTOR SHALL PROVIDE START UP AND TESTING OF THE NEWLY INSTALLED SYSTEM, AND INSTRUCTIONS TO THE OWNER FOR OPERATION AND MAINTENANCE OF THE SYSTEM.
- 12. ONE PROGRAMMABLE THERMOSTAT SHALL BE PROVIDED TO CONTROL EACH INSTALLED FURNACE UNIT.
- CONTRACTOR SHALL PROVIDE CODE REQUIRED DUCT TIGHTNESS TESTS FOR ALL DUCTS THAT ARE NOT LOCATED WITHIN CONDITIONED SPACES.
- SUPPLY AND RETURN DUCTS IN ATTICS SHALL BE INSULATED TO A MINIMUM OF R-8 WHERE 3 INCHES (76 MM) IN DIAMETER AND GREATER AND R-6 WHERE LESS THAN 3 INCHES (76 MM) IN DIAMETER. SUPPLY AND RETURN DUCTS IN OTHER PORTIONS OF THE BUILDING SHALL BE INSULATED TO A MINIMUM OF R-6 WHERE 3 INCHES (76 MM) IN DIAMETER OR GREATER AND R-4.2 WHERE LESS THAN 3 INCHES (76 MM) IN DIAMETER.
- PROVIDE ADDITIONAL MAKE UP AIR FOR HOOD VIA ELECTRONIC DAMPER TO OUTSIDE WALL.
- WHOLE HOUSE VENTILATION SYSTEM WILL BE PROVIDED BY A HONEYWELL EXHAUST FAN Y8150 OF 100 CFM. CALCULATION AND SPECS PROVIDED BY
- 17. REQUIRED MVR AND MEANS OF MEETING IT ARE TO BE PROVIDED HVAC CONTRACTOR.

ELECTRICAL NOTES

- ELECTRICAL ITEMS SHOWN ARE SCHEMATIC IN NATURE & INDICATE GENERAL DESIGN INTENT. ELECTRICAL SYSTEM SHALL BE A COMPLETE DESIGN-BUILD SYSTEM. THE ELECTRICAL CONTRACTOR SHALL PROVIDE DESIGN, LABOR AND MATERIALS FOR A COMPLETE ELECTRICAL SYSTEM SERVING ALL NEW AND EXISTING SPACES IN THE BUILDING.
- THE COMPLETE ELECTRICAL POWER DISTRIBUTION SYSTEM, INCLUDING NEW WORK AND MODIFICATIONS TO ANY EXISTING SYSTEM SHALL BE PROPERLY DESIGNED BY A QUALIFIED LICENSED ELECTRICAL CONTRACTOR TO COMPLY WITH THE APPLICABLE NATIONAL ELECTRIC CODE, BUILDING CODES, ENERGY CODES, AND LOCAL ORDINANCES.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ADDITIONAL SUBMITTALS TO THE MUNICIPALITY AS REQUIRED TO OBTAIN AN ELECTRICAL PERMIT.
- 4. ALL ELECTRICAL WIRING SHALL BE INSTALLED IN METAL CONDUIT, UNO. PROVIDE 110 V ELECTRIC SMOKE DETECTORS W/ BATTERY BACK UP WIRED IN SERIES FOR SIMULTANEOUS ACTIVATION, ONE ON EACH LEVEL
- INCLUDING BASEMENTS, AND ONE IN EACH SLEEPING RM. PROVIDE 110 V CARBON MONOXIDE DETECTORS W/ BATTERY BACK UP WIRED IN SERIES FOR SIMULTANEOUS ACTIVATION, ONE ON EACH LEVEL
- INCLUDING BASEMENTS AND WITHIN 15 FEET OF EACH SLEEPING RM.
- VERIFY LOCATION, NUMBER, & SWITCHING OF ALL FLOOR OUTLETS W/ OWNER.
- LIGHTING IN ALL CABINETS TO BE COORD. W/ CABINET SUPPLIER & OWNER. 9. ALL SWITCHES TO BE MIN. 5'-0" FROM ANY TUB
- 10. ALL ATTIC ACCESS LOCATIONS TO HAVE LIGHT & SWITCH. ALL ATTIC FIXTURES TO BE SPACED MAX 20'-0" APART.
- 11. G.C. TO COORD. FINAL LOCATION OF ALL LOW VOLTAGE WIRING WITH OWNER PRIOR TO INSTALLATION
- 12. ALL 125V, SINGLE PHASE, 15 & 20 AMP RECEPTACLES, ELECT. EQUIPMENT, LIGHT FIXTURES, FANS, ETC. INSTALLED IN BATHROOMS & BELOW GRADE TO BE INSTALLED WITH G.F.C.I. PROTECTION
- ALL BRANCH CIRCUITS THAT SUPPLY 120-VOLT, SINGLE-PHASE, 15 AND 20 AMP OUTLETS INSTALLED IN BEDROOMS SHALL BE PROTECTED BY A COMBINATION TYPE OR BRANCH/FEEDER TYPE ARC-FAULT CIRCUIT INTERRUPTER INSTALLED TO PROVIDE PROTECTION OF THE ENTIRE BRANCH
- 14. ALL FIRST FLOOR WALL SWITCHES CONTROLLING LIGHT FIXTURES AND FANS, SHALL BE LOCATED AT A HEIGHT NOT TO EXCEED 48" ABOVE THE FINISHED FLOOR. HEIGHT SHALL BE DETERMINED BY MEASURING FROM THE FINISHED FLOOR TO THE CENTER OF THE SWITCH.
- 15. ALL GFCI OUTLETS TO BE LED TYPE
- 16. SPACING OF ELECTRICAL OUTLETS GENERAL: OUTLETS SHALL BE INSTALLED SO THAT NO POINT ALONG THE FLOOR LINE IN ANY WALL SPACE IS MORE THAN 6 FEET FROM AN OUTLET IN THAT SPACE, INCLUDING ANY WALL SPACE 2 FEET MORE IN WIDTH.
- 17. SPACING OF ELECTRICAL OUTLETS KITCHEN COUNTERTOPS: RECEPTACLE OUTLETS SHALL BE INSTALLED AT EACH COUNTER SPACE 12" OR WIDER. RECEPTACLES SHALL BE INSTALLED SO THAT NO POINT ALONG THE WALL LINE IS MORE THAN 24" FROM A RECEPTACLE OUTLET IN THAT SPACE. ISLAND AND PENINSULA COUNTER TOPS 12" OR WIDER SHALL HAVE AT LEAST ONE RECEPTACLE FOR EACH FOUR FEET OF COUNTER TOP. COUNTERTOP SPACES SEPARATED BY RANGE TOPS, REFRIGERATORS, OR SINKS SHALL BE CONSIDERED AS SEPARATE COUNTERTOP SPACES.
- CLOSET SURFACE MOUNTED INCANDESCENT FIXTURES TO BE MOUNTED A MIN. OF 12" FROM NEAREST POINT OF STORAGE. CLOSET RECESSED INCANDESCENT, RECESSED FLUORESCENT AND SURFACE MOUNTED FLUORESCENT FIXTURES TO BE MOUNTED A MIN. OF 6" FROM NEAREST POINT OF STORAGE.
- 19. COMBUSTIBLE INSULATION SHALL MAINTAIN A 3" CLEARANCE FROM RECESSED LIGHTING FIXTURES UNLESS DEVICES ARE LISTED FOR LESSER
- 20. ALL ELECTRICAL FIXTURES INSTALLED 8'-0" OR LESS ABOVE A TUB OR SHOWER SHALL BE DESIGNATED FOR WET LOCATION
- ALL 25V 15 & 20 AMP OUTLETS IN GARAGES & UNFINISHED BASEMENTS SHALL BE GFI PROTECTED ALL 25V 15 & 20 AMP OUTLETS LOCATED WITHIN 6'-0" OR LESS OF SINKS, EXCEPT IN KITCHENS, SHALL BE GFI PROTECTED
- 23. ALL FOYERS GREATER 60 SQ.FT. NOT PART OF A HALLWAY, ANY WALL SPACE OF 36" OR MORE REQ'S AN OUTLET.
- ELECTRIC METER SHALL BE LOCATED WITH A 2-FOOT SIDE CLEARANCE FROM ANY WINDOW WELLS, AC UNITS, FIREPLACES, OR OTHER

PROJEC₁

THE NEW PAVLIS KOLLINTZAS RESIDENCE SAM PAVLIS & CHRISTINA KOLLINTZAS 730 DOUGLAS AVE NAPERVILLE, IL 60540

> M HOUSE DEVELOPMENT PROJECT NUMBER | 923104

ISSUE

02/12/2024 ISSUE FOR PERMIT

RE-ISSUE

DESCRIPTION

& DETAILS

GENERAL NOTES, SCHEDULES

TORCH ARCHITECTURE INC 300 E 5TH AVE STE 102 NAPERVILLE IL 60563

P 630 420 1900 TORCHARCHITECTURE.COM

STRUCTURAL LEGEND LOAD BEARING WALL STEEL BEAM ENGINEERED LUMBER BEAM LOAD BEARING WALL ABOVE DIMENSIONAL LUMBER BEAM 2x XX @16" OC FRAMING MEMBER SIZE, WOOD POST (ALL POST'S ARE (2) 2x4 IN 5" WALLS OR (2) SPACING & SPAN DIRECTION 2x6 IN 7" WALLS UON) STEEL COLUMN POST ABOVE STRUCTURAL NOTES

- FOUNDATION DESIGN IS BASED ON SOIL BEARING CAPACITY OF 3,000 PSF. CONTRACTOR SHALL ENLIST THE SERVICES OF AN AN ILLINOIS LICENSED GEOTECHNICAL ENGINEER TO PERFORM A GEOTECHNICAL EVALUATION AND REPORT OF EXISTING BEARING CONDITIONS. A COPY OF THE REPORT SHALL BE SUBMITTED TO THE CITY OF NAPERVILLE. NOTIFY ARCHITECT IMMEDIATELY IF BEARING CAPACITY IS DISCOVERED TO BE LESS THAN THE DESIGN CAPACITY INDICATED.
- DESIGN LOADS SHALL BE AS FOLLOWS, PER IRC R301.5:

MINIMUM UNIFORMLY DISTRIBUTED LIVE LOADS	(PPSF)
ATTIC WITH LIMITED STORAGE ATTIC WITHOUT STORAGE ATTIC HABITABLE DECKS EXTERIOR BALCONIES GUARDRAILS AND HANDRAILS ROOMS OTHER THAN SLEEPING SLEEPING ROOMS STAIRS	20 10 30 40 60 200 40 30 40

- PSL PROPERTIES SHALL BE Fb = 2.9 KSI; E = 2,000 KSI. LVL PROPERTIES SHALL BE Fb = 2.8KSI, E = 1,900 KSI
- ENGINEERED LUMBER SHALL NOT BE CUT, DRILLED, OR NOTCHED UNLESS SPECIFIED & PERFORMED IN ACCORDANCE W/ MFR'S WRITTEN RECOMMENDATIONS.
- FRAMING LUMBER SHALL BE HEM-FIR #2 OR BETTER
- PROVIDE DOUBLE FLOOR JOISTS UNDER ALL PARALLEL PARTITIONS & BATHTUBS & WHERE INDICATED.
- ADHERE TO 2018 INTERNATIONAL RESIDENTIAL CODE REQUIREMENTS FOR NOTCHING AND DRILLING OF STRUCTURAL MEMBERS. HOLES BORED IN JOISTS SHALL NOT BE WITHIN 2" OF THE TOP OR BOTTOM OF JOISTS. THE DIAMETER OF ANY HOLE SHALL NOT EXCEED 1/3 THE DEPTH OF THE JOIST.
- PROVIDE CROSS BRIDGING @ CEILING & FLOOR JOISTS 8'-0" OC MAX. JOISTS FRAMING INTO THE SIDE OF GIRDERS OR OTHER WOOD FRAMING MEMBERS SHALL BE SUPPORTED BY SIMPSON JOIST HANGERS INSTALLED IN ACCORDANCE W/ MFR'S WRITTEN RECOMMENDATIONS.
- ROOF RAFTERS SHALL BE ATTACHED TO THEIR WALL ASSEMBLIES USING SIMPSON H2.5 CONNECTORS INSTALLED IN
- ACCORDANCE W/ MFR'S WRITTEN RECOMMENDATIONS. CONTRACTOR HAS SOLE RESPONSIBILITY FOR THE MEANS, METHODS, TECHNIQUES, SEQUENCES AND PROCEDURES OF
- CONTRACTOR HAS SOLE RESPONSIBILITY FOR THE DESIGN, ADEQUACY AND SAFETY OF ERECTION BRACING, SHORING, TEMPORARY SUPPORTS, ETC

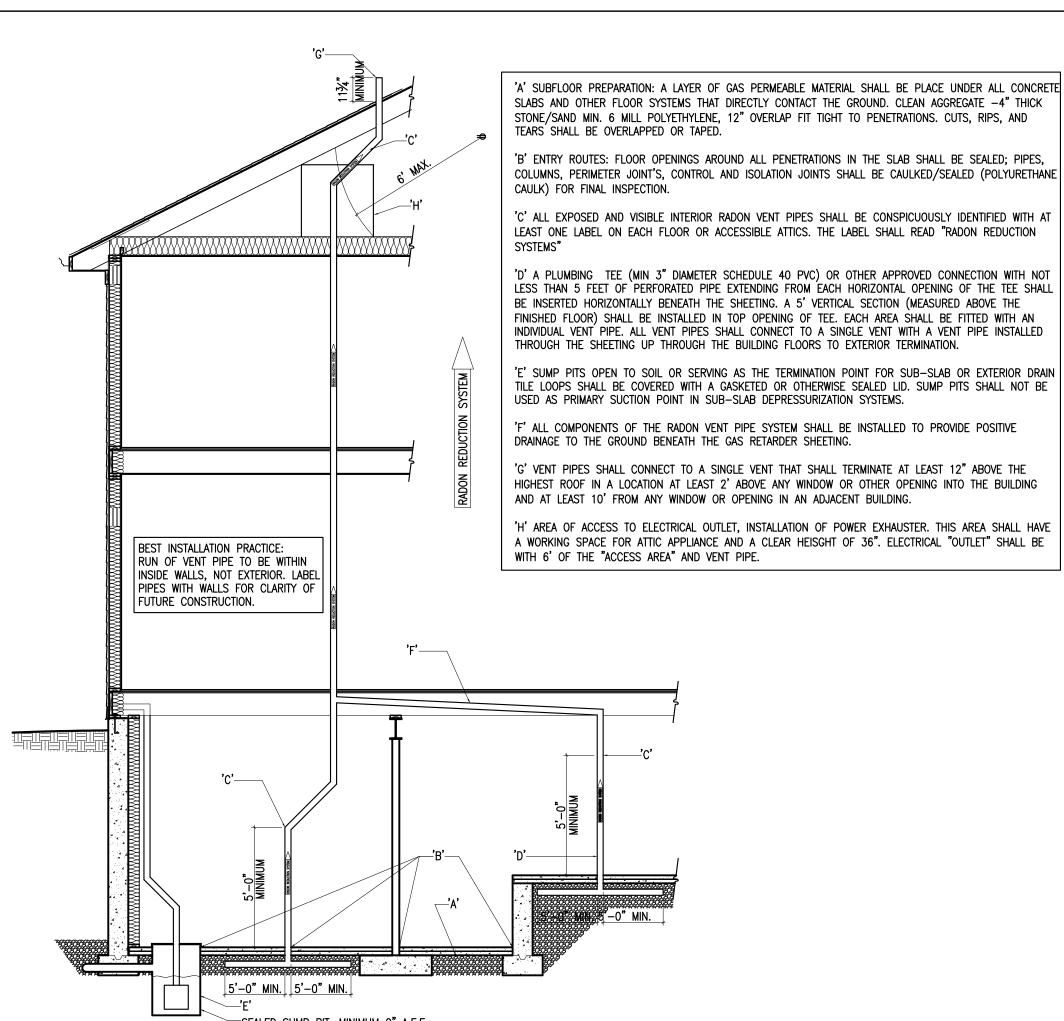
JOIST & SPACING L/360 DEFLECTION	MAXIMUM SPAN LL = 40 # DL = 10 #
2X8 @ 12" OC	13'-2"
2X8 @ 16" OC	12'-0"
2X10 @ 12" OC	16'-10"
2X10 @ 16" OC	15'-2"
2X12 @ 12" OC	20'-4"
2X12 @ 16" OC	17'-7"
1. PROVIDE DBLE FLOOR JOISTS BELOW ALL FLOOR JOISTS SHALL BE DOMESTIC HI 3. PROVIDE CROSS BRIDGING MAX 8'-0" OC CEILING JOIST SCHEDULE	EM-FIR #2 OR BETTER
JOIST & SPACING	MAXIMUM SPAN
L/240 DEFLECTION	LL = 20 # DL = 10 #
2X4 @ 16" OC	8'-4" 12'-8"
2X6 @ 16" OC 2X8 @ 12" OC	12 -8
2X8 @ 16" OC	16'-0"
2X10 @ 12" OC	22'-7"
2X10 @ 16" OC	19'-7"
1. ALL CEILING JOISTS SHALL BE MINIMUM SI 2. ALL FLOOR JOISTS SHALL BE DOMESTIC HI ROOF RAFTER SCHEDULE JOIST & SPACING L/180 DEFLECTION	EM-FIR #2 OR BETTER 2018 IRC R802.4.1(3) MAXIMUM SPAN
2. ALL FLOOR JOISTS SHALL BE DOMESTIC HI ROOF RAFTER SCHEDULE JOIST & SPACING L/180 DEFLECTION 2X6 @ 16" OC	EM-FIR #2 OR BETTER 2018 IRC R802.4.1(3) MAXIMUM SPAN LL = 30 # DL = 10 # 11'-9"
2. ALL FLOOR JOISTS SHALL BE DOMESTIC HI ROOF RAFTER SCHEDULE JOIST & SPACING L/180 DEFLECTION 2X6 @ 16" OC 2X8 @ 12" OC	EM-FIR #2 OR BETTER 2018 IRC R802.4.1(3) MAXIMUM SPAN LL = 30 # DL = 10 # 11'-9" 17'-2"
2. ALL FLOOR JOISTS SHALL BE DOMESTIC HI ROOF RAFTER SCHEDULE JOIST & SPACING L/180 DEFLECTION 2X6 @ 16" OC 2X8 @ 12" OC 2X8 @ 16" OC	EM-FIR #2 OR BETTER 2018 IRC R802.4.1(3) MAXIMUM SPAN LL = 30 # DL = 10 # 11'-9" 17'-2" 14'-11"
2. ALL FLOOR JOISTS SHALL BE DOMESTIC HI ROOF RAFTER SCHEDULE JOIST & SPACING L/180 DEFLECTION 2X6 @ 16" OC 2X8 @ 12" OC 2X8 @ 16" OC 2X10 @ 12" OC	EM-FIR #2 OR BETTER 2018 IRC R802.4.1(3) MAXIMUM SPAN LL = 30 # DL = 10 # 11'-9" 17'-2" 14'-11" 21'-0"
2. ALL FLOOR JOISTS SHALL BE DOMESTIC HI ROOF RAFTER SCHEDULE JOIST & SPACING L/180 DEFLECTION 2X6 @ 16" OC 2X8 @ 12" OC 2X8 @ 16" OC 2X10 @ 12" OC 2X10 @ 16" OC	EM-FIR #2 OR BETTER 2018 IRC R802.4.1(3) MAXIMUM SPAN LL = 30 # DL = 10 # 11'-9" 17'-2" 14'-11" 21'-0" 18'-2"
2. ALL FLOOR JOISTS SHALL BE DOMESTIC HI ROOF RAFTER SCHEDULE JOIST & SPACING L/180 DEFLECTION 2X6 @ 16" OC 2X8 @ 12" OC 2X10 @ 12" OC 2X10 @ 16" OC 2X110 @ 16" OC 2X12 @ 12" OC	EM-FIR #2 OR BETTER 2018 IRC R802.4.1(3) MAXIMUM SPAN L = 30 # DL = 10 # 11'-9" 17'-2" 14'-11" 21'-0" 18'-2" 24'-4"
2. ALL FLOOR JOISTS SHALL BE DOMESTIC HI ROOF RAFTER SCHEDULE JOIST & SPACING	EM-FIR #2 OR BETTER 2018 IRC R802.4.1(3) MAXIMUM SPAN LL = 30 # DL = 10 # 11'-9" 17'-2" 14'-11" 21'-0" 18'-2"

CONTINUOUS WHOLE—HOUSE MECHANICAL VENTILATION SYSTEM AIRFLOW RATE REQUIREMENTS								
DWELLING UNIT		NUMBER OF BEDROOMS						
FLOOR AREA	0 - 1	2 - 3	4 - 5	6 - 7	> 7			
(SQUARE FEET)	AIRFLOW IN CFM							
< 1,500	30	45	60	75	90			
1,501 - 3,000	45	60	75	90	105			
3,001 - 4,500	60	75	90	105	105			
4,501 - 6,000	75	90	105	120	135			
6,001 - 7,500	90	105	120	135	150			
> 7,500	105	120	135	150	165			

FOR SI: 1 SQUARE FOOT = 0.0929 M2, 1 CUBIC FOOT PER MINUTE = 0.0004719 M3/S.

TABLE R403.5.6(2) INTERMITTENT WHOLE—HOUSE MECHANICAL VENTILATION RATE FACTORS ^{a,b}						
RUN-TIME PERCENTAGE IN EACH 4-HR SEGMENT	25%	33%	50%	66%	75%	100%
FACTOR ^a	4	3	2	1.5	1.3	1

- FOR VENTILATION SYSTEM RUN TIME VALUES BETWEEN THOSE GIVEN, THE FACTORS ARE PERMITTED TO BE DETERMINED BY INTERPOLATION.
- B EXTRAPOLATION BEYOND THE TABLE IS PROHIBITED.



—SEALED SUMP PIT. MINIMUM 2" A.F.F. PASSIVE SUB-SLAB DEPRESSURIZATION (SSD) SYSTEM 1/4" = 1'-0"

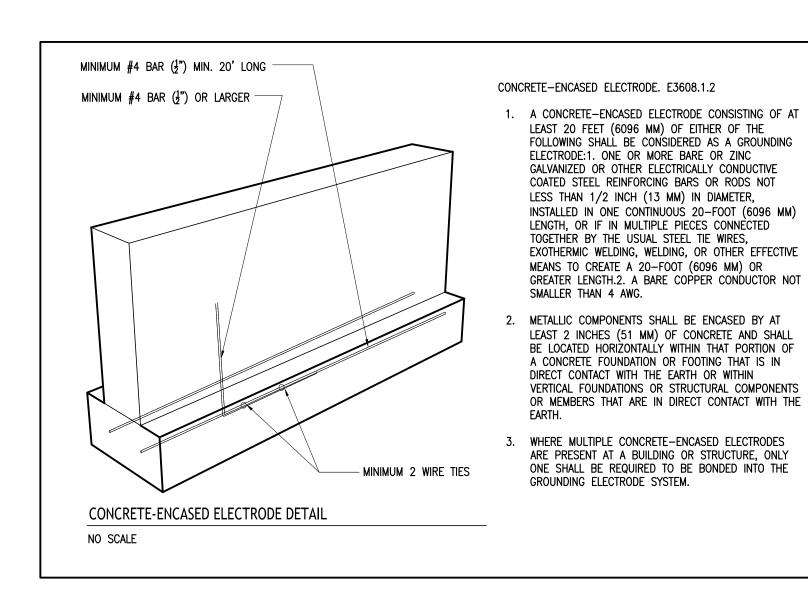
TABLE NO. R703.8.3.1

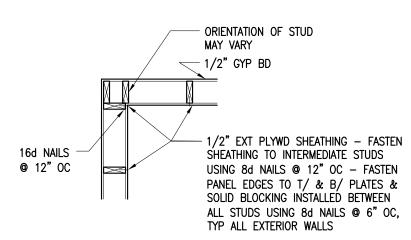
ALLOWABLE SPANS FOR LINTELS SUPPORTING MASONRY VENEER

SIZE OF STEEL ANGLE	0 STORIES ABOVE	1 STORY ABOVE	2 STORIES ABOVE	NO. OF 1/2" OR EQUAL REINFORCING BARS
3 X 3 X 1/4	6'-0"	4'-6"	3'-0"	1
4 X 3 X 1/4	8'-0"	6'-0"	4'-6"	1
6 X 3 1/2 X 5/16	14'-0"	9'-6"	7'-0"	2
2-6 X 3 1/2 X 5/16	20'-0"	12'-0"	9'-6"	4

- LONG LEG OF ANGLE TO BE IN VERTICAL POSITION

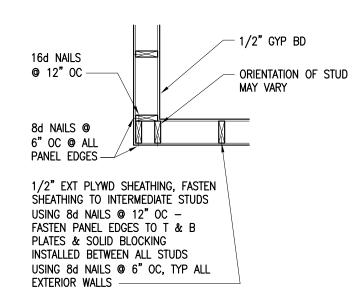
- DEPTH OF REINFORCED LINTELS SHALL NOT BE LESS THAN 8" AND ALL CELLS OF HOLLOW MASONRY LINTELS TO BE GROUTED SOLID.
- REINFORCING BARS SHALL EXTEND NOT LESS THAN 8 INCHES INTO THE SUPPORT.
- STEEL MEMBERS INDICATED ARE ADEQUATE TYPICAL EXAMPLES OTHER STEEL MEMBERS MEETING STRUCTURAL DESIGN REQUIREMENTS MAY BE USED.





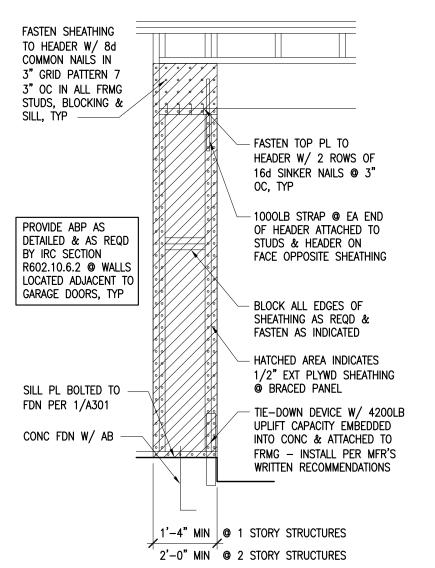
TYPICAL INSIDE CORNER DETAIL

1/2" = 1'-0"



TYPICAL OUTSIDE CORNER DETAIL

1/2" = 1'-0"



PORTAL FRAME GARAGE DR OPG DIAGRAM (PFG) R602.10.6.3

PROJECT THE NEW PAVLIS KOLLINTZAS RESIDENCE SAM PAVLIS & CHRISTINA KOLLINTZAS 730 DOUGLAS AVE NAPERVILLE, IL 60540

M HOUSE DEVELOPMENT

PROJECT NUMBER | 923104

02/12/2024 ISSUE FOR PERMIT

ISSUE

RE-ISSUE

DESCRIPTION

SPECIFICATIONS, WALL BRACING & RADON DETAIL





PROJECT
THE NEW PAVLIS KOLLINTZAS RESIDENCE
SAM PAVLIS & CHRISTINA KOLLINTZAS
730 DOUGLAS AVE

M HOUSE DEVELOPMENT

PROJECT NUMBER | 923104

NAPERVILLE, IL 60540

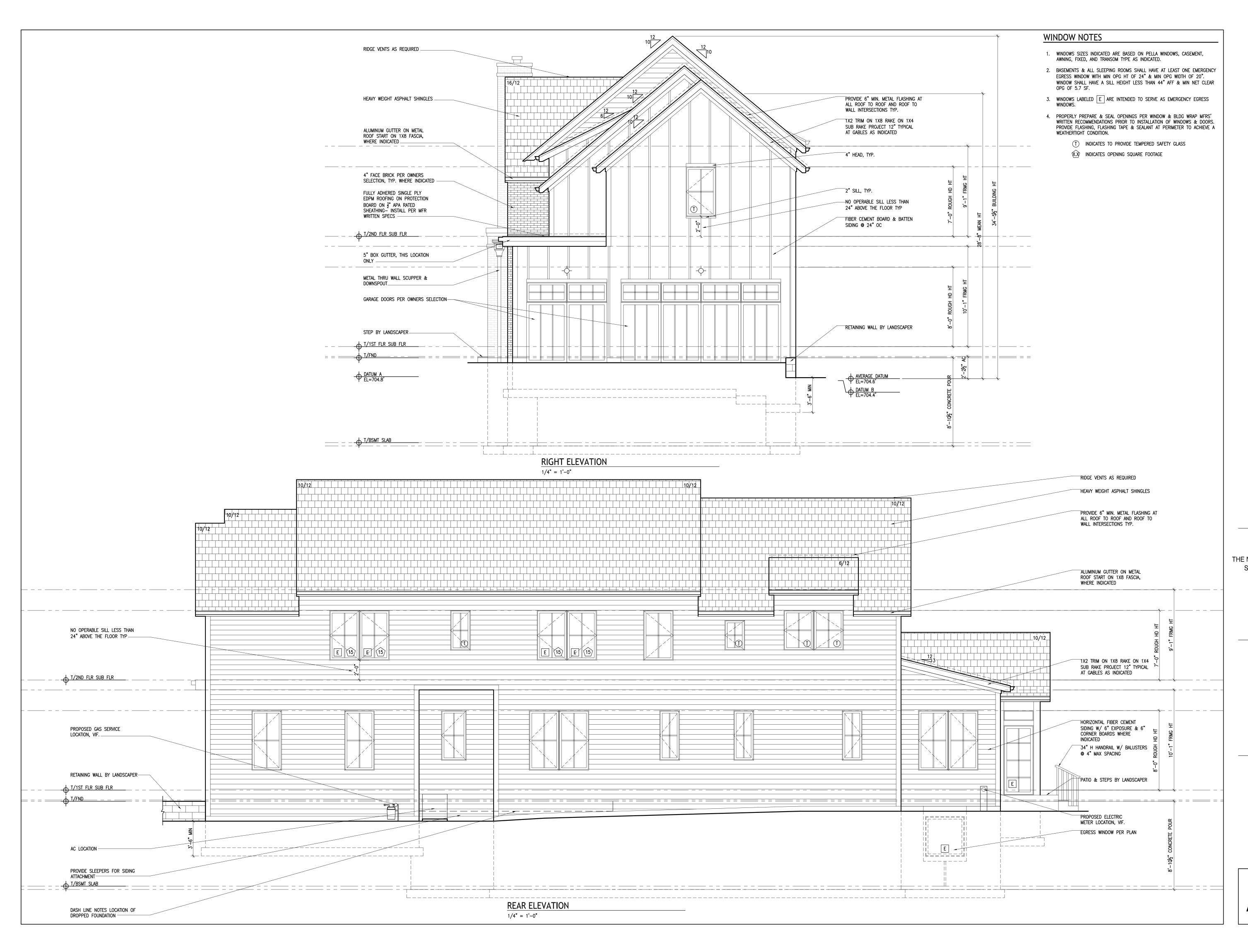
ISSUE 02/12/2024 ISSUE FOR PERMIT

RE-ISSUE

DESCRIPTION FRONT & LEFT ELEVATION

TORCH ARCHITECTURE INC 300 E 5TH AVE STE 102 NAPERVILLE IL 60563 P 630 420 1900 TORCHARCHITECTURE.COM

A1 01





PROJECT
THE NEW PAVLIS KOLLINTZAS RESIDENCE
SAM PAVLIS & CHRISTINA KOLLINTZAS
730 DOUGLAS AVE

M HOUSE DEVELOPMENT

PROJECT NUMBER | 923104

NAPERVILLE, IL 60540

ISSUE 02/12/2024 ISSUE FOR PERMIT

RE-ISSUE

DESCRIPTION RIGHT & REAR ELEVATION

TORCH ARCHITECTURE INC 300 E 5TH AVE STE 102 NAPERVILLE IL 60563 P 630 420 1900 TORCHARCHITECTURE.COM

A1 02

FOUNDATION PLAN GENERAL NOTES

- AT ALL ESCAPE WINDOWS PROVIDE A MINIMUM NET CLEAR AREA OF 9 SF @ WELLS W/ A MINIMUM HORIZONTAL PROJECTION AND WIDTH OF 36" TYPICAL. PROVIDE PERMANENT LADDER MOUNTED TO THE SIDE OF THE WINDOW WELL IF WELL IS GREATER THAN 44"

- TYPICAL CONCRETE POUR AT BASEMENT 8'-10 1/2" W/ 1 1/2" SILL PLATE UNLESS OTHERWISE NOTED

- TYPICAL FROST WALL @ GARAGES, PORCHES, WING WALLS AND ALL UNEXCAVATED AREAS TO HAVE FOOTINGS AT MINIMUM OF 42" BELOW GRADE PER 2018 IRC R403.1.42003 AND IRC R403.1.4.1

- PROVIDE COMBUSTION AIR VENTS PER LOCAL CODE. ONE 12" VENT NEAR CEILING AND ONE 12" VENT NEAR FLOOR FOR FURNACE/ WATER HEATER PER 2018 IRC. VERIFY LOCATION OF EQUIPMENT IN FIELD W/ HVAC CONTRACTOR.

- 2% LIGHT AND VENT REQUIREMENT.

STRUCTURAL LEGEND

POST ABOVE

LOAD BEARING WALL ———— STEEL BEAM LOAD BEARING WALL ABOVE _____ ======= DIMENSIONAL LUMBER BEAM

WOOD POST (ALL POST'S ARE (2) 2x4 IN 5" WALLS OR (2) 2x6 STEEL COLUMNS TO BE PIPE 3 IN 7" WALLS UON) X-STRONG (ASTM A53 GR.B) U.N.O. STEEL COLUMN

INSTALL BLOCKING AT MID-HEIGHT OF

WOOD POSTS, TYP.

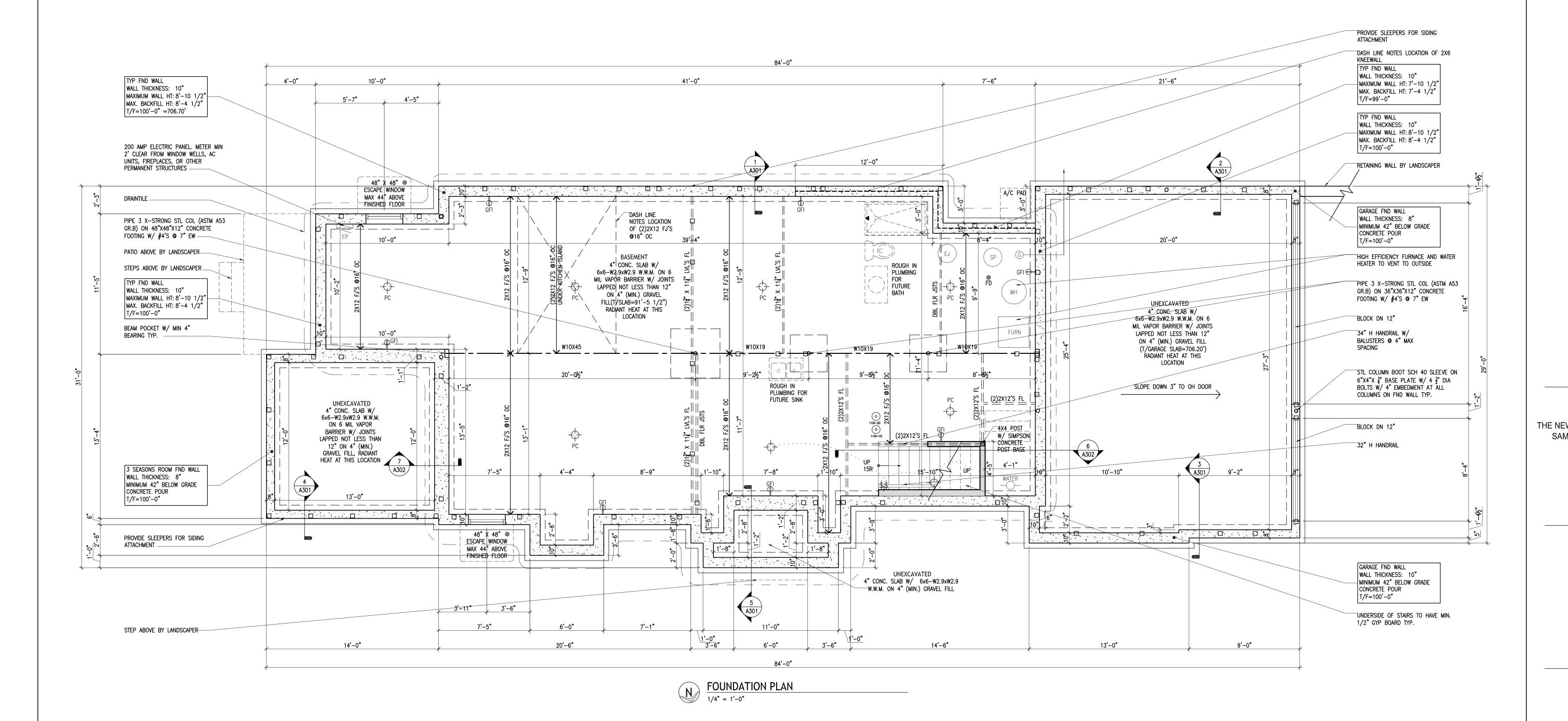
CONCRETE WALL REINFORCING 9'-0" H FOUNDATION WALL

HORIZONTAL IRC 2018 TABLE R404.1.2(1) ONE NO. 4 BAR WITHIN 12"S OF THE TOP OF THE WALL STORY AND ONE NO. 4 BAR NEAR THIRD POINTS OF THE WALL

PER 2018 IRC

A MINIMUM OF #6 BARS @ 30" O.C. ARE REQUIRED FOR VERTICAL REINFORCEMENT—





PROJECT THE NEW PAVLIS KOLLINTZAS RESIDENCE

SAM PAVLIS & CHRISTINA KOLLINTZAS 730 DOUGLAS AVE NAPERVILLE, IL 60540

M HOUSE DEVELOPMENT

PROJECT NUMBER | 923104

ISSUE 02/12/2024 ISSUE FOR PERMIT

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DESCRIPTION FOUNDATION PLAN

FIRST FLOOR PLAN GENERAL NOTES

- STANDARD EXTERIOR WALL HEIGHT AT 10'-1" UNLESS NOTED OTHERWISE
- ALL INTERIOR AND EXTERIOR DOORS TO BE 8'-0" HIGH UNLESS NOTED OTHERWISE
- ALL HEADERS TO BE SET AT 8'-0" UNLESS NOTED OTHERWISE
- ALL EXTERIOR WALL STUDS TO BE 2X4 TYP UNO. 2X6 STUDS TYP @ ALL PLUMBING WALLS
- -SEE G101 FOR STAIR INFORMATION:

STRUCTURAL LEGEND

STEEL BEAM

STEEL BEAM

ENGINEERED LUMBER BEAM

DIMENSIONAL LUMBER BEAM

LOAD BEARING WALL

LOAD BEARING WALL ABOVE

WOOD POST

(ALL POST'S ARE (2) 2x4

IN 5" WALLS OR (2) 2x6

FRAMING MEMBER SIZE, SPACING & SPAN DIRECTION

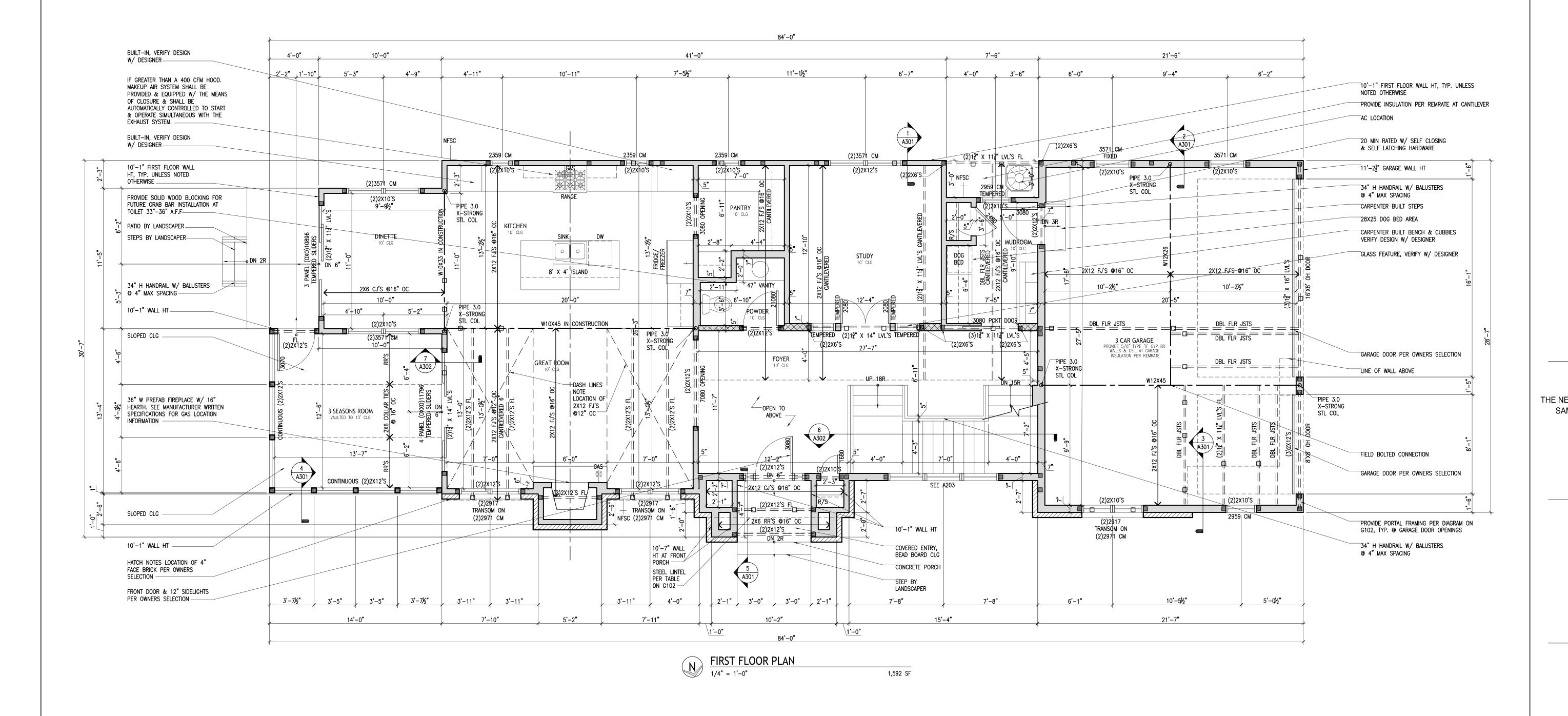
STEEL COLUMNS TO BE PIPE 3

IN 7" WALLS UON)

STEEL COLUMNS TO BE PIPE 3

X-STRONG (ASTM A53 GR.B) U.N.O.

INSTALL BLOCKING AT MID-HEIGHT OF WOOD POSTS, TYP.





PROJECT
THE NEW PAVLIS KOLLINTZAS RESIDENCE

SAM PAVLIS & CHRISTINA KOLLINTZAS
730 DOUGLAS AVE
NAPERVILLE, IL 60540
FOR
M HOUSE DEVELOPMENT

PROJECT NUMBER | 923104

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DESCRIPTION FIRST FLOOR PLAN

TORCH ARCHITECTURE INC 300 E 5TH AVE STE 102 NAPERVILLE IL 60563 P 630 420 1900 TORCHARCHITECTURE.COM

A2 02

SECOND FLOOR PLAN GENERAL NOTES

- STANDARD EXTERIOR WALL HEIGHT AT 9'-1" UNLESS NOTED OTHERWISE
- ALL INTERIOR AND EXTERIOR DOORS TO BE 6'-8" HIGH UNLESS NOTED OTHERWISE
- ALL HEADERS TO BE SET AT 7'-0" UNLESS NOTED OTHERWISE
- ALL EXTERIOR WALL STUDS TO BE 2X4 TYP UNO. 2X6 STUDS TYP @ ALL PLUMBING WALLS

- SEE G101 FOR STAIR INFORMATION:

STRUCTURAL LEGEND

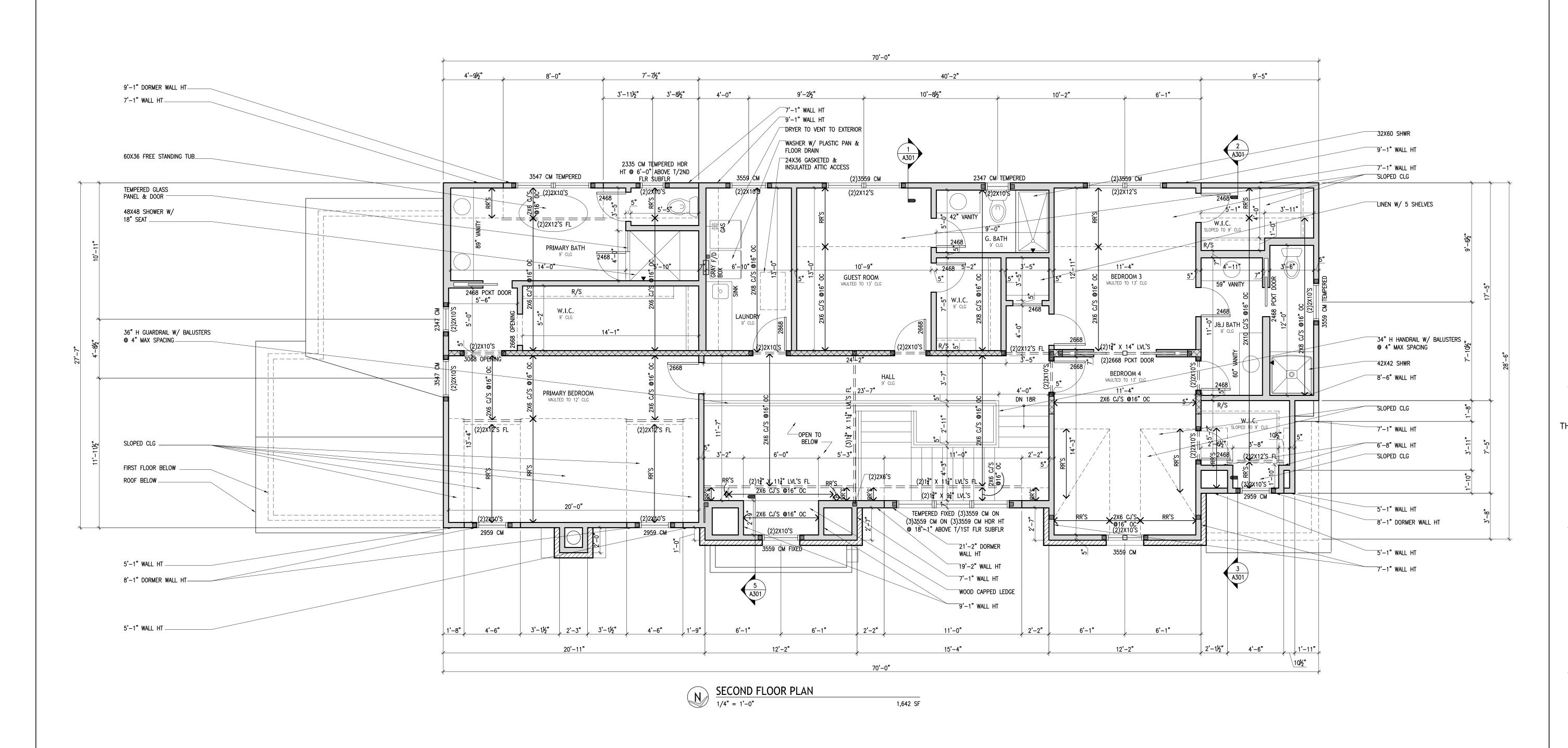
——— STEEL BEAM ===== = ENGINEERED LUMBER BEAM ======== dimensional lumber beam LOAD BEARING WALL LOAD BEARING WALL ABOVE

WOOD POST (ALL POST'S ARE (2) 2x4 IN 5" WALLS OR (2) 2x6 IN 7" WALLS UON)

STEEL COLUMN

INSTALL BLOCKING AT MID-HEIGHT OF WOOD POSTS, TYP.

POST ABOVE





PROJECT THE NEW PAVLIS KOLLINTZAS RESIDENCE

> 730 DOUGLAS AVE NAPERVILLE, IL 60540 M HOUSE DEVELOPMENT

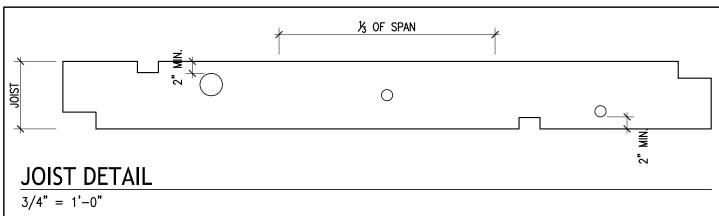
SAM PAVLIS & CHRISTINA KOLLINTZAS

PROJECT NUMBER | 923104

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DESCRIPTION SECOND FLOOR PLAN



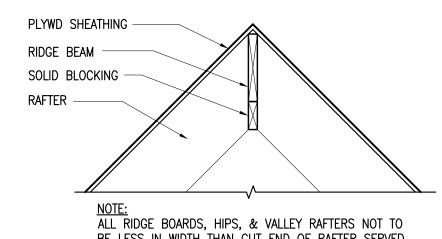
JOIST & STUD NOTES:

SECTION R502.8

NOTCHES IN THE TOP OR BOTTOM OF JOIST SHALL NOT EXCEED ONE—SIXTH THE DEPTH OF THE JOIST AND SHALL NOT BE LOCATED IN THE MIDDLE THIRD OF THE SPAN. WHERE JOISTS ARE NOTCHED ON THE ENDS FOR A LEDGER, THE NOTCH SHALL NOT EXCEED ONE-FOURTH THE JOISTS DEPTH. CANTILEVERED JOISTS SHALL NOT BE NOTCHED UNLESS THE REDUCED SECTION PROPERTIES AND LUMBER DEFECTS ARE CONSIDERED IN THE DESIGN.

HOLES DRILLED OR BORED IN JOISTS SHALL NOT BE WITHIN 2 INCHES OF THE TOP OR BOTTOM OF THE JOISTS AND THEIR DIAMETER SHALL NOT EXCEED ONE—THIRD THE DEPTH OF THE JOIST.

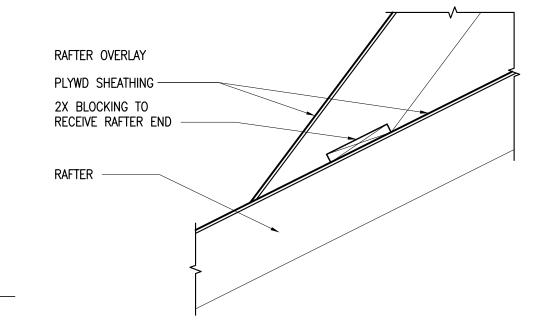
SECTION R602.6
ANY STUD IN AN EXTERIOR WALL OR BEARING PARTITION MAY BE CUT OR NOTCHED TO A DEPTH NOT EXCEEDING 25% OF ITS WIDTH. STUDS IN NON-BEARING PARTITIONS MAY BE NOTCHED TO A DEPTH NO TO EXCEED 40% OF A SINGLE STUD WIDTH. ANY STUD MAY BE BORED OR DRILLED, PROVIDED THAT THE DIAMETER OF THE RESULTING HOLE IS NO MORE THAN 60 PERCENT OF THE STUD WIDTH, THE EDGE OF THE HOLE IS NO MORE THAN 5/8 INCH TO THE EDGE OF THE STUD AND THE HOLE IS NOT LOCATED IN THE SAME SECTION AS A CUT OR NOTCH. STUDS LOCATED IN EXTERIOR WALLS OR BEARING PARTITIONS DRILLED OVER 40 PERCENT AND UP TO 60 PERCENT SHALL ALSO BE DOUBLED WITH NO MORE THAN TWO SUCCESSIVE DOUBLED STUDS BORED



BE LESS IN WIDTH THAN CUT END OF RAFTER SERVED

RIDGE DETAIL

3/4" = 1'-0"



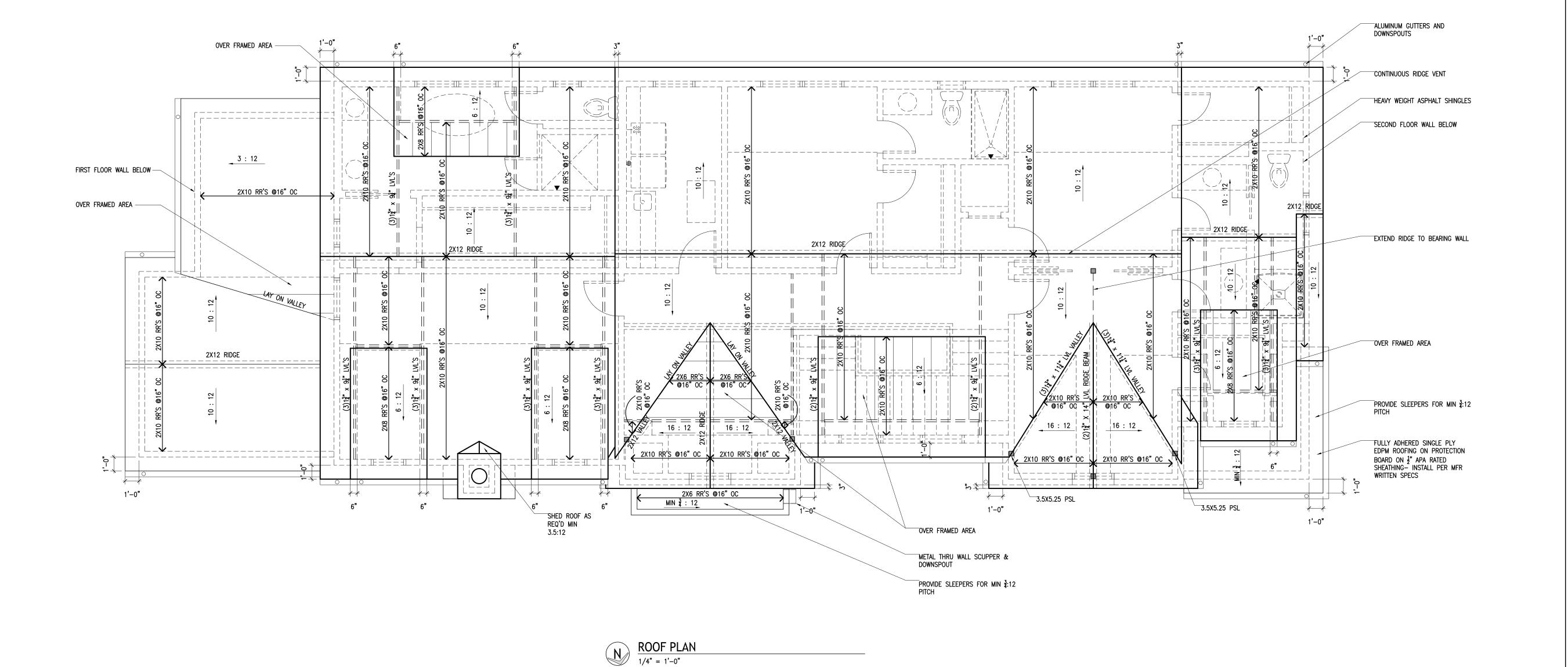


STRUCTURAL LEGEND

	STEEL BEAM		LOAD BEARING WALL
==	ENGINEERED LUMBER BEAM		LOAD BEARING WALL ABOVE
=======	DIMENSIONAL LUMBER BEAM		EO/ID DE WINTO WILLE / DOTE
00	WOOD POST (ALL POST'S ARE (2) 2x4 IN 5" WALLS OR (2) 2x6 IN 7" WALLS UON)	< 2x XX @16" OC →	FRAMING MEMBER SIZE, SPACING & SPAN DIRECTION
0	STEEL COLUMN		USE 2X4 TIES AT RAFTERS PERPENDICULAR TO CEILING JOISTS. EXTEND ACROSS A
	POST ABOVE		MINIMUM OF 6 CEILING JOISTS.

PROVIDE CONT. 2" SCREENED SOFFIT VENT

GENERAL ROOF NOTES: PROVIDE ICE & WATER SHIELD MIN 3'-0" EACH SIDE ALL VALLEYS & FROM EDGE OF EAVE TO MIN 2'-0" BEYOND INTERIOR FACE OF EXTERIOR WALLS PROVIDE 5" ALUM GUTTERS W/ 3" X 4" ALUM DOWNSPOUTS TO PVC BUBBLER DRAIN MIN 5'-0" BEYOND FOUNDATION, TYP TYPICAL OVERHANG = VARIES PER PLAN ROOF VENTILATION: VENT AREA: VENT REQUIRED: 1/300 SF = 6.67 SF 50% VENT THROUGH ROOF = 3.33 SF PROVIDE CONTINUOUS RIDGE VENTS FOR MIN OF 3.33 SF 50% VENT THROUGH EAVES = 3.33 SF



PROJECT

THE NEW PAVLIS KOLLINTZAS RESIDENCE SAM PAVLIS & CHRISTINA KOLLINTZAS 730 DOUGLAS AVE NAPERVILLE, IL 60540

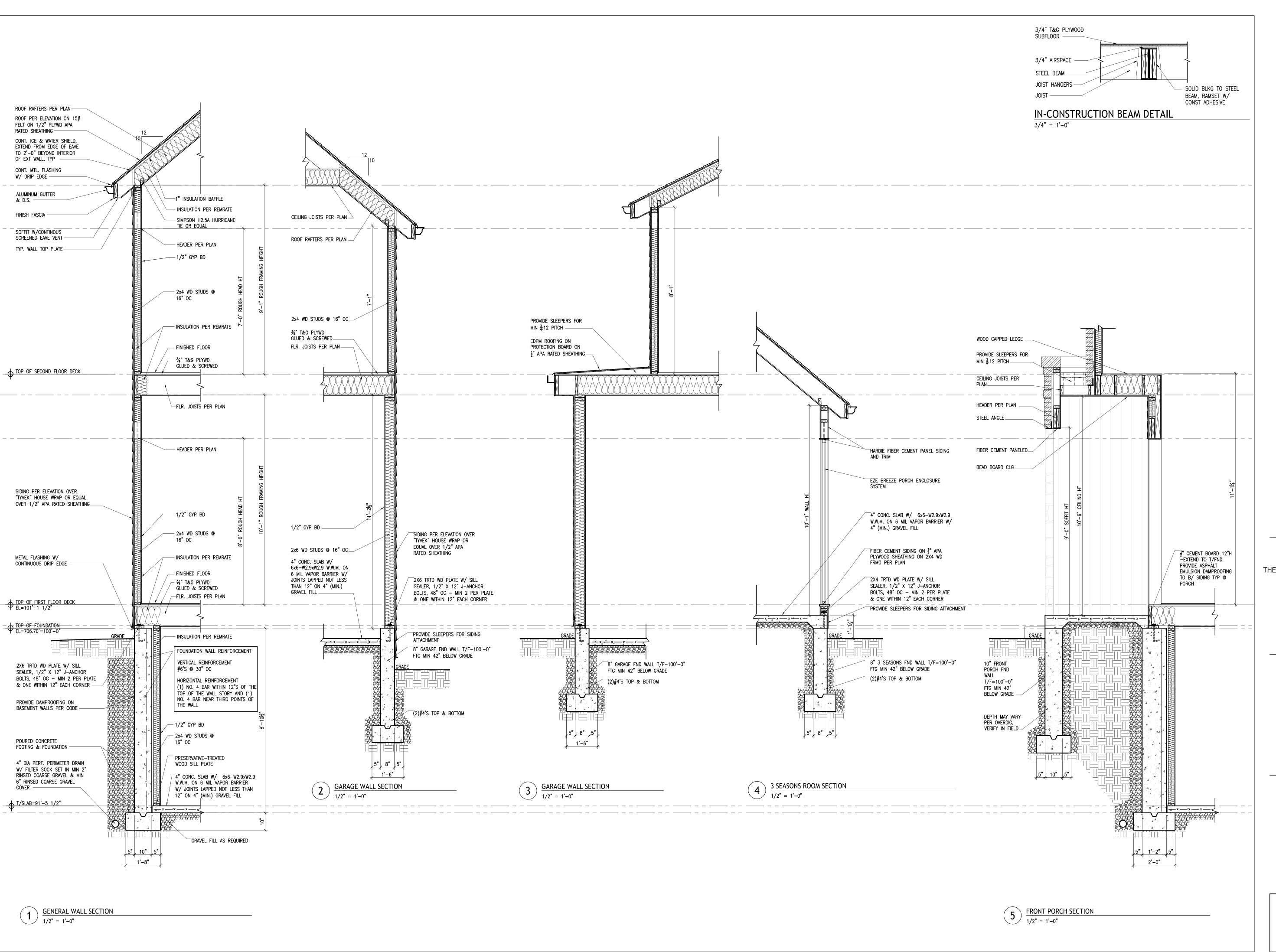
PROJECT NUMBER | 923104

M HOUSE DEVELOPMENT

ISSUE 02/12/2024 ISSUE FOR PERMIT

RE-ISSUE

DESCRIPTION ROOF PLAN & DETAILS





PROJECT
THE NEW PAVLIS KOLLINTZAS RESIDENCE
SAM PAVLIS & CHRISTINA KOLLINTZAS
730 DOUGLAS AVE
NAPERVILLE, IL 60540

M HOUSE DEVELOPMENT

PROJECT NUMBER | 923104

ISSUE 02/12/2024 ISSUE FOR PERMIT

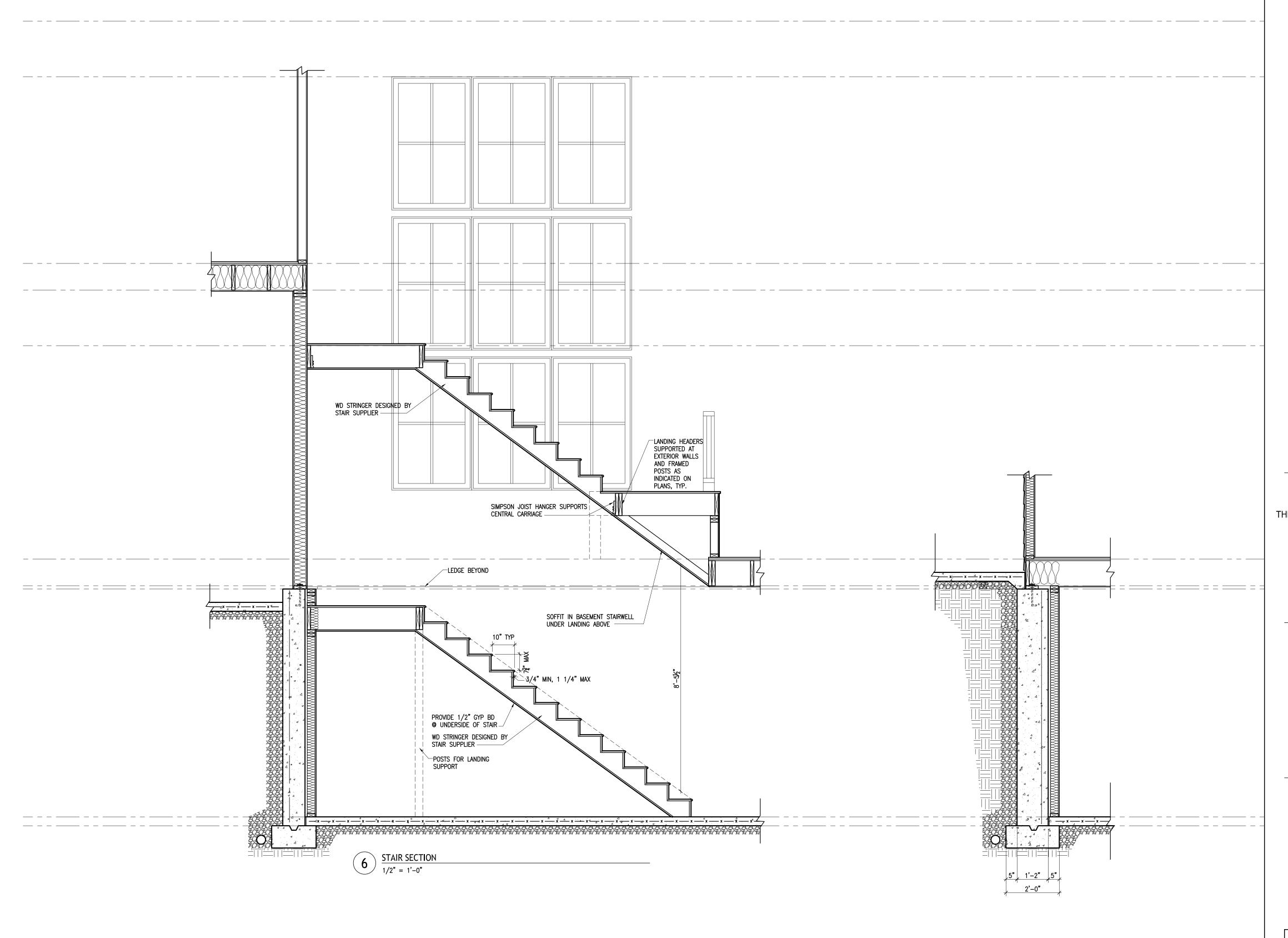
RE-ISSUE

DESCRIPTION SECTIONS & DETAILS

TORCH ARCHITECTURE INC 300 E 5TH AVE STE 102 NAPERVILLE IL 60563 P 630 420 1900 TORCHARCHITECTURE.COM

A3 01





 $7 \frac{3 \text{ SEASONS ROOM SECTION}}{1/2" = 1'-0"}$

FOR FURTHER DETAILED NOTES & DIMENSIONS SEE 1&5/A301

PROJECT

THE NEW PAVLIS KOLLINTZAS RESIDENCE SAM PAVLIS & CHRISTINA KOLLINTZAS 730 DOUGLAS AVE NAPERVILLE, IL 60540 FOR

PROJECT NUMBER | 923104

M HOUSE DEVELOPMENT

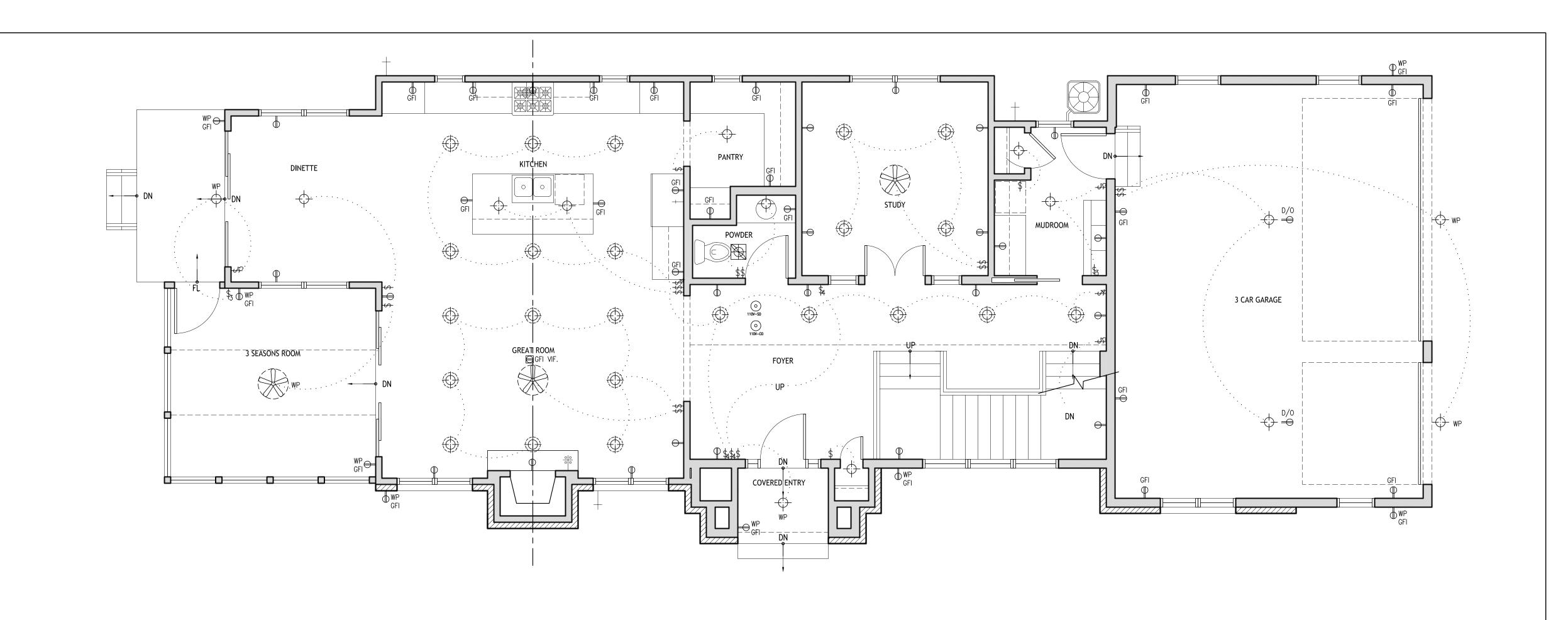
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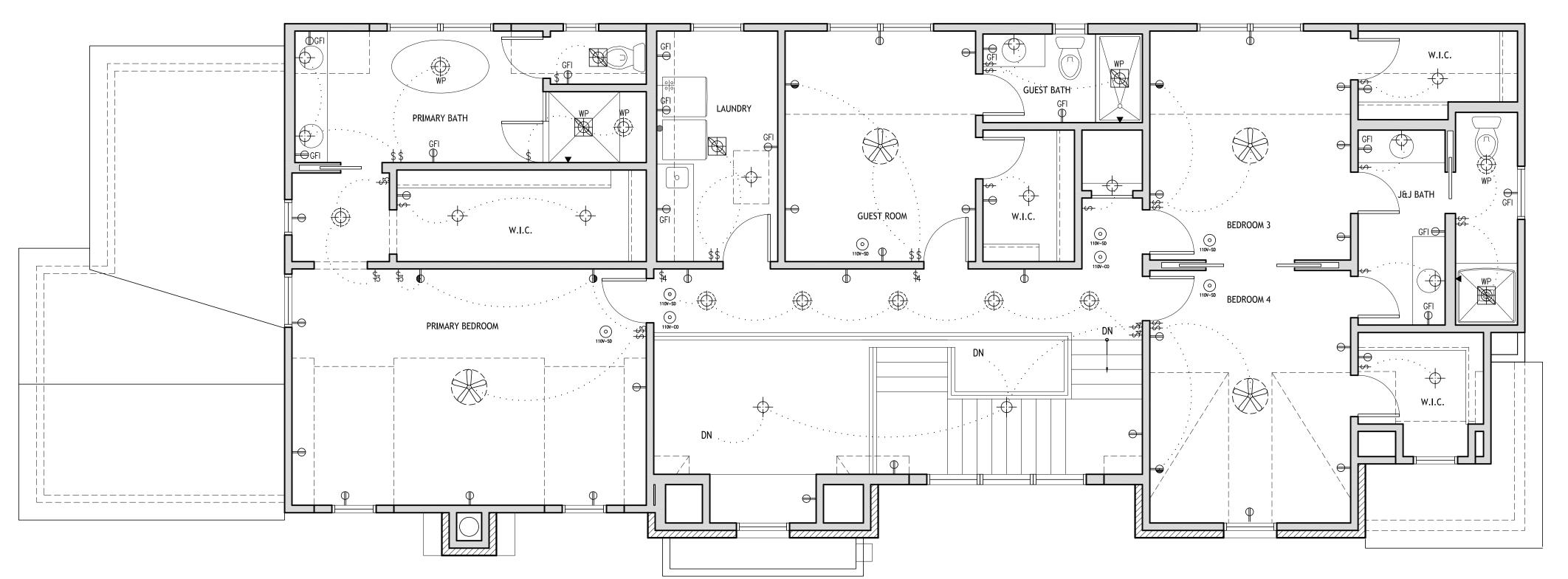
DESCRIPTION SECTIONS & DETAILS

TORCH ARCHITECTURE INC 300 E 5TH AVE STE 102 NAPERVILLE IL 60563 P 630 420 1900 TORCHARCHITECTURE.COM

A3 02



FIRST FLOOR ELECTRICAL PLAN



PROJECT

730 DOUGLAS AVE NAPERVILLE, IL 60540

ARCHITECTURE

CEILING FAN

CARBON MONO DIRECT WIRE

DOOR BELL

CH DOOR CHIME

TELEPHONE

ELECTRICAL LEGEND

PULL CHAIN PORCELAIN LIGHT FIXTURE

RECESSED EYEBALL

RECESSED DOWNLIGHT IN CEILING/SOFFIT DROPPED BEZEL

WALL MOUNTED LIGHT FIXTURE 5'-6" ABOVE FINISH FLOOR

LOW VOLTAGE LIGHT (VERIFY)

GROUND FAULT INTERRUPT DUPLEX

CEILING MOUNTED DUPLEX

GROUND FAULT INTERRUPT WATER

SWITCHED DUPLEX ONE IS LIVE ONE

SWITCHED CEILING MOUNTED DUPLEX RECEPTACLE

 \oplus_{PL} HALOGEN PUCK LIGHT (VERIFY)

PROOF DUPLEX

→ DUPLEX RECEPTACLE

IS SWITCHED

RECEPTACLE

→ DEDICATED RECEPTACLE QUAD RECEPTACLE

3-WAY SWITCH

4-WAY SWITCH

DIMMER SWITCH

EXHAUST FAN VENT TO EXTERIOR

FAN/CAN VENT TO EXTERIOR

LIGHT & FAN VENT TO EXTERIOR

SMOKE DETECTOR DIRECT WIRE

CARBON MONOXIDE DETECTOR

☐GFI FLOOR OUTLET

CEILING ELECTRICAL BOX FOR LIGHT

THERMOSTAT

FLUORESCENT FIXTURE WWX LAMPS

TRACK LIGHTING FIXTURE

UNDER CABINET OUTLET STRIP

ELECTRICAL GENERAL NOTES: PLEASE REFER TO G101 OF THE DRAWINGS FOR ADDITIONAL ELECTRICAL NOTES REQUIRED PER LOCAL CODES.

110 VOLT INTER-CONNECTED SMOKE AND CARBON MONOXIDE DETECTORS REQUIRED ON ALL LEVELS AND IN THE VICINITY OF ALL BEDROOMS MUST BE HARDWIRED PER R313.5.1

ALL PERMANENTLY INSTALLED LIGHTING FIXTURES, EXCLUDING KITCHEN APPLIANCE FIXTURES, SHALL CONTAIN ONLY HIGH-EFFICACY LIGHTING SOURCES.

PERMANENTLY INSTALLED LIGHTING FIXTURES SHALL BE CONTROLLED WITH EITHER A DIMMER, AN OCCUPANT SENSOR CONTROL OR OTHER CONTROL THAT IS INSTALLED OR BUILT IN TO THE

ARC-FAULT CIRCUIT INTERRUPTER REQUIRED AT ALL DWELLING UNIT BEDROOMS, TYPICAL



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RE-ISSUE

DESCRIPTION FIRST & SECOND FLOOR ELECTRICAL PLAN

TORCH ARCHITECTURE INC 300 E 5TH AVE STE 102 NAPERVILLE IL 60563 P 630 420 1900 TORCHARCHITECTURE.COM

SECOND FLOOR ELECTRICAL PLAN