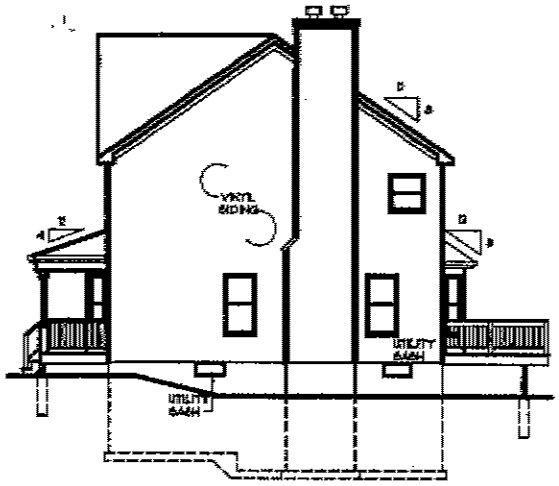
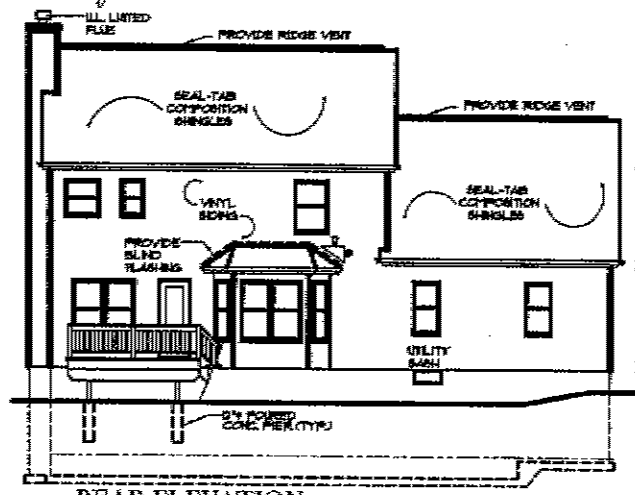
SF 2400 The Foxwood Prem $549,900



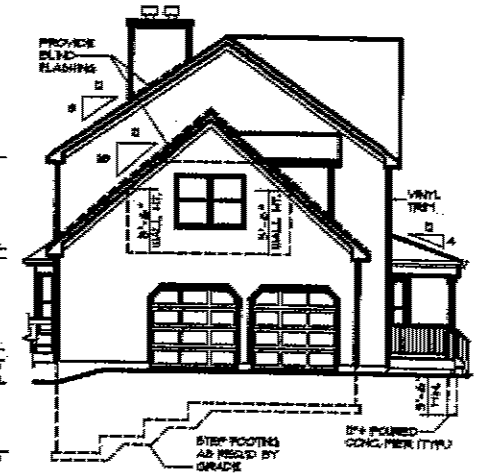
RIGHT SIDE ELEVATION

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



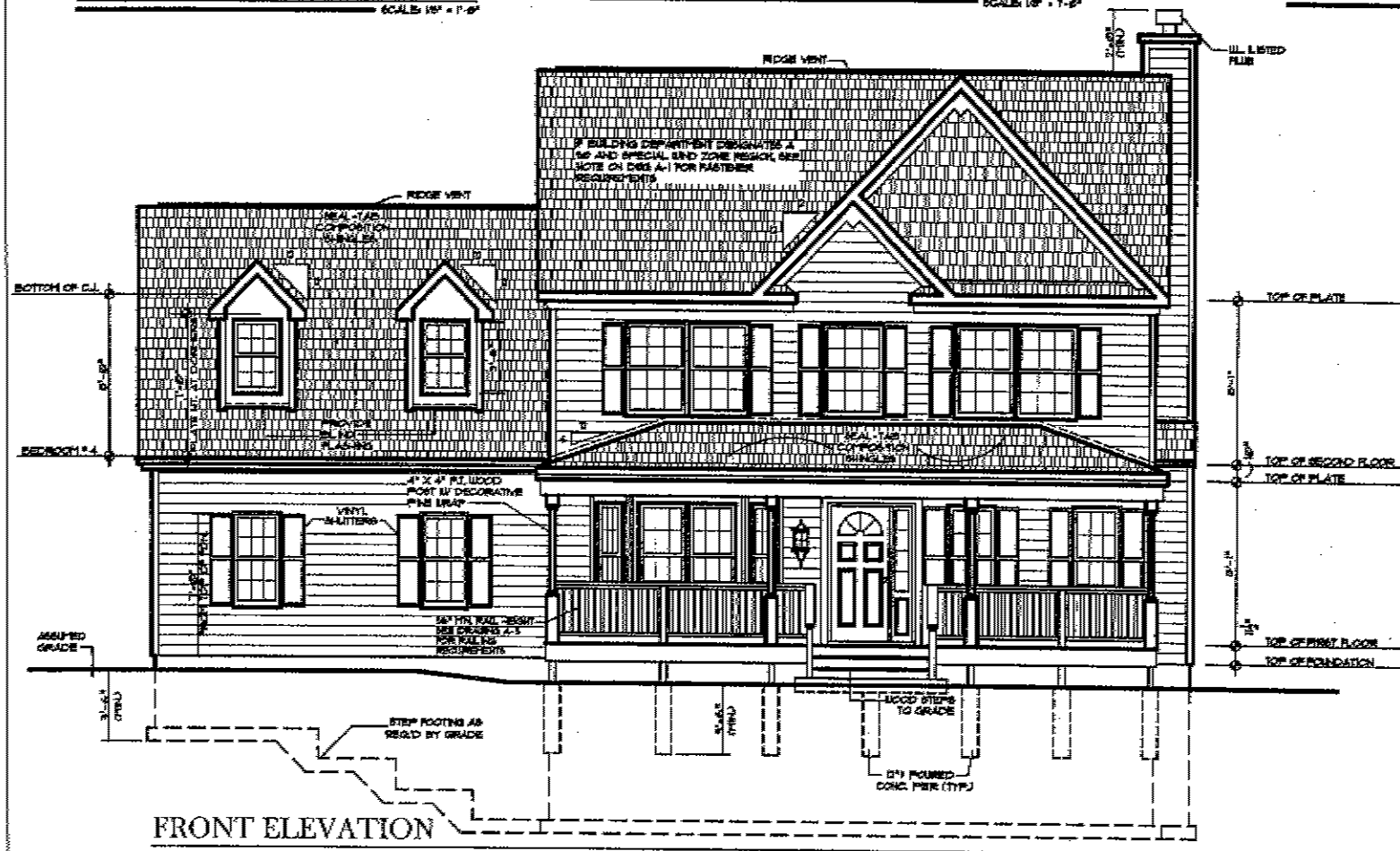
REAR ELEVATION

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



LEFT SIDE ELEVATION

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



FRONT ELEVATION

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

Drago Architects

Design & Planning Consultants

[illegible] HOWARD STREET SUITE J
MONTGOMERY, N.Y. 12549
(845) 457-0702

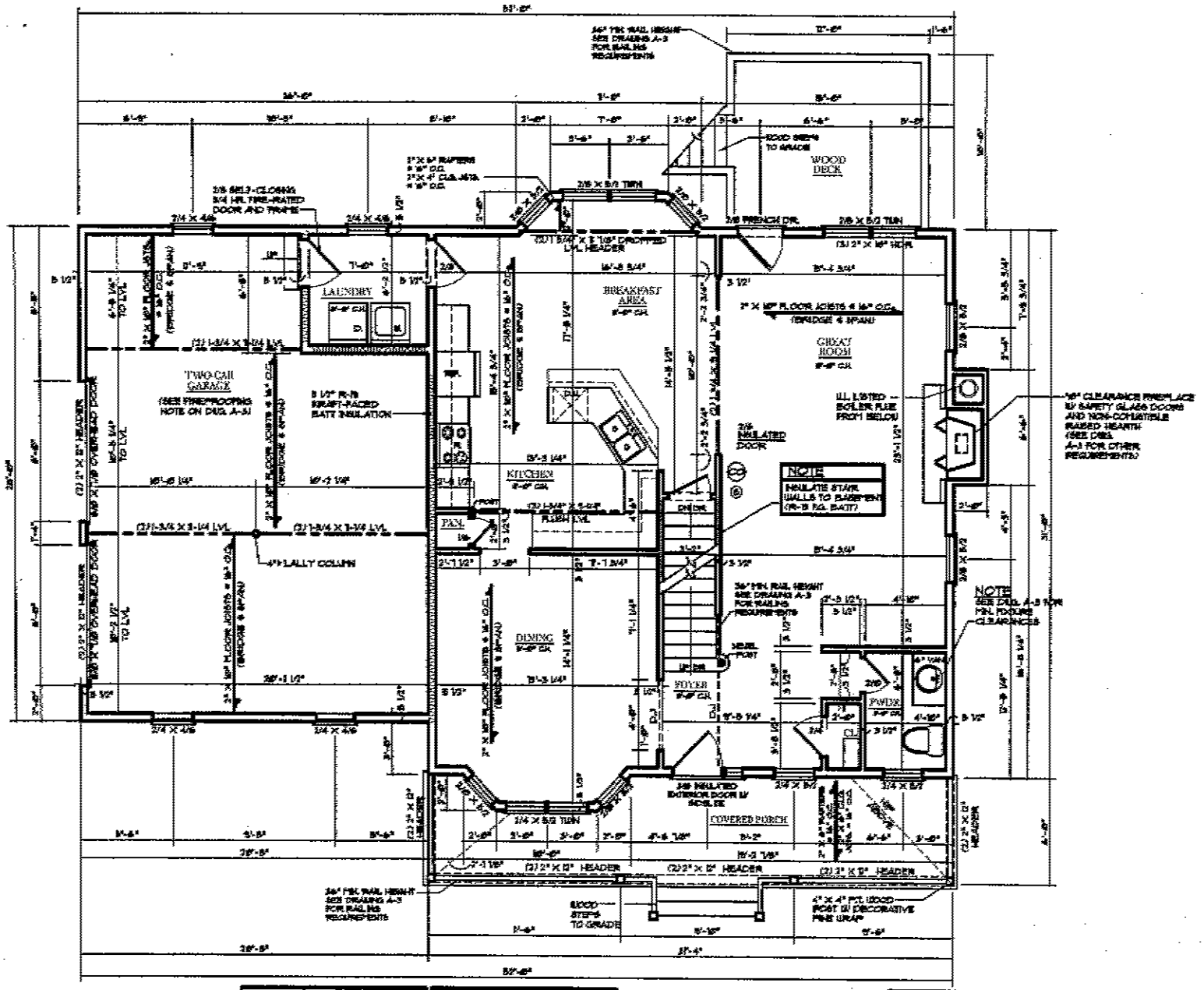
BUILDER:
HEADER CONSTRUCTION

MODEL:
THE FOXWOOD

JOB LOCATION:
LOT # 1 U.L. LARGE SUBDIVISION
T/O CHESTER
ORANGE COUNTY, NY

JOB #	901-01
DATE	OCTOBER 2008
SCALE	AS SHOWN
DWN BY	RD/JP

SHEET NO:
A-7
OF



NOTE Ⓢ : SMOKE DETECTOR

ALL SMOKE DETECTORS TO BE HARD WIRED AND INTER-CONNECTED AND HAVE BATTERY BACKUP

SINGLE FAMILY - TWO STORY SQUARE FOOTAGE	
FIRST FLOOR	= 1058 SQ. FT.
SECOND FLOOR	= 1098 SQ. FT.
TOTAL	= 2156 SQ. FT.
GARAGE	= 506 SQ. FT.

NOTE - DRYER VENTS

DUCT VENTS FROM CLOTHES DRYERS SHALL BE VENTED TO THE EXTERIOR IN ACCORDANCE WITH THE DRYER MANUFACTURER'S INSTRUCTIONS. TERMINATE VENT ON EXTERIOR OF BUILDING EQUIPPED WITH A BACKDRAFT DAMPER. EXHAUST DUCTS SHALL BE CONSTRUCTED OF MINIMUM 0.016-INCH-THICK (0.406 mm) RIGID METAL DUCTS. THE MAXIMUM LENGTH OF A CLOTHES DRYER EXHAUST DUCT (STRAIGHT LINE RUN) SHALL NOT EXCEED 35 FEET. IF LENGTH EXCEEDS 25', A BOOSTER FAN SHALL BE PROVIDED, INSTALLED AS PER MANUFR SPECS.

FIRST FLOOR PLAN

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

NOTE : WINDOW SIZES & EGRESS ARE BASED UPON USING CAPITOL VINYL 9555 SERIES WINDOWS INSTALL AND FLASH AS PER MFGR'

REVISION	DATE

EMERGENCY EGRESS NOTE:

1. ALL GROUND FLOOR SLEEPING AREAS AND BASEMENTS THAT ARE FINISHED AS HABITABLE SPACE SHALL HAVE AN EMERGENCY ESCAPE & RESCUE OPENING W/ A MINIMUM NET CLEAR OPENING OF 5 SQUARE FT.
2. ALL SECOND FLOOR SLEEPING AREAS SHALL HAVE AN EMERGENCY ESCAPE & RESCUE OPENING W/ A MINIMUM NET CLEAR OPENING OF 5.7 SQ. FT.
3. ALL EMERGENCY ESCAPE & RESCUE OPENINGS IN U.S. ABOVE SHALL HAVE MINIMUM NET CLEAR OPENING HEIGHT OF 24", A MINIMUM NET CLEAR WIDTH OF 20" & A SILL HEIGHT OF NO MORE THAN 44" ABOVE THE FLR
4. THE CONTRACTOR SHALL VERIFY THAT ALL WINDOWS USED MEET THESE REQUIREMENTS.

ENERGY NOTE :

SEE MECHECK COMPLIANCE REPORT INCLUDED WITH PLAN SUBMISSION FOR MINIMUM U-FACTOR REQUIREMENTS FOR WINDOWS AND DOORS, AND MINIMUM AFUE RATING FOR BOILER/FURNACE RESIDENTIAL JOBS ONLY.

BUILDING INSPECTOR NOTE :

THESE PLANS ARE NOT VALID FOR A BUILDING PERMIT UNLESS ORIGINALLY SIGNED AND SEALED BY ARCHITECT. BLUEPRINTS OR PHOTO COPIES OF SEAL AND SIGNATURE ARE INVALID. THESE PLANS ARE FOR THE CONSTRUCTION OF ONE BUILDING ONLY BY THE PERSONS WHOSE NAME APPEARS IN THE PLANS.

ALL RIGHTS RESERVED
ANY USE OR REPRODUCTION, IN WHOLE OR IN PART, WITHOUT WRITTEN AUTHORIZATION FROM RONALD DRAGO IS STRICTLY PROHIBITED.

Drago Architects
Design & Planning Consultants
301 WARD STREET SUITE J
MONTGOMERY, NY. 12549
845 457-0332

BUILDER: HEADER CONSTRUCTION

MODEL: THE FOXWOOD

JOB LOCATION: LOT # 1 KIL LARGE SUBDIVISION T/O CHESTER ORANGE COUNTY, NY

JOB # 10143

DATE OCTOBER 2008

SCALE AS SHOWN

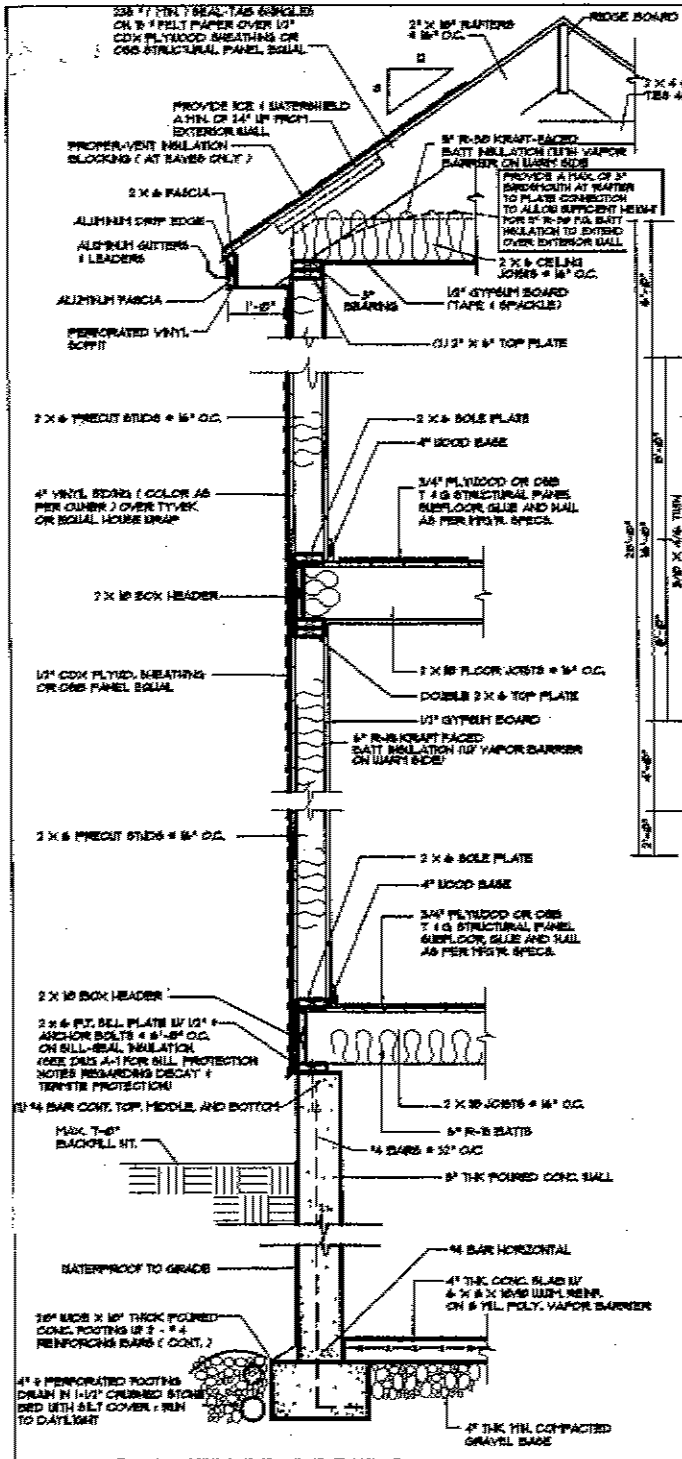
DWN BY RDGP

SHEET NO: A-5 OF 7

ARC REALTY

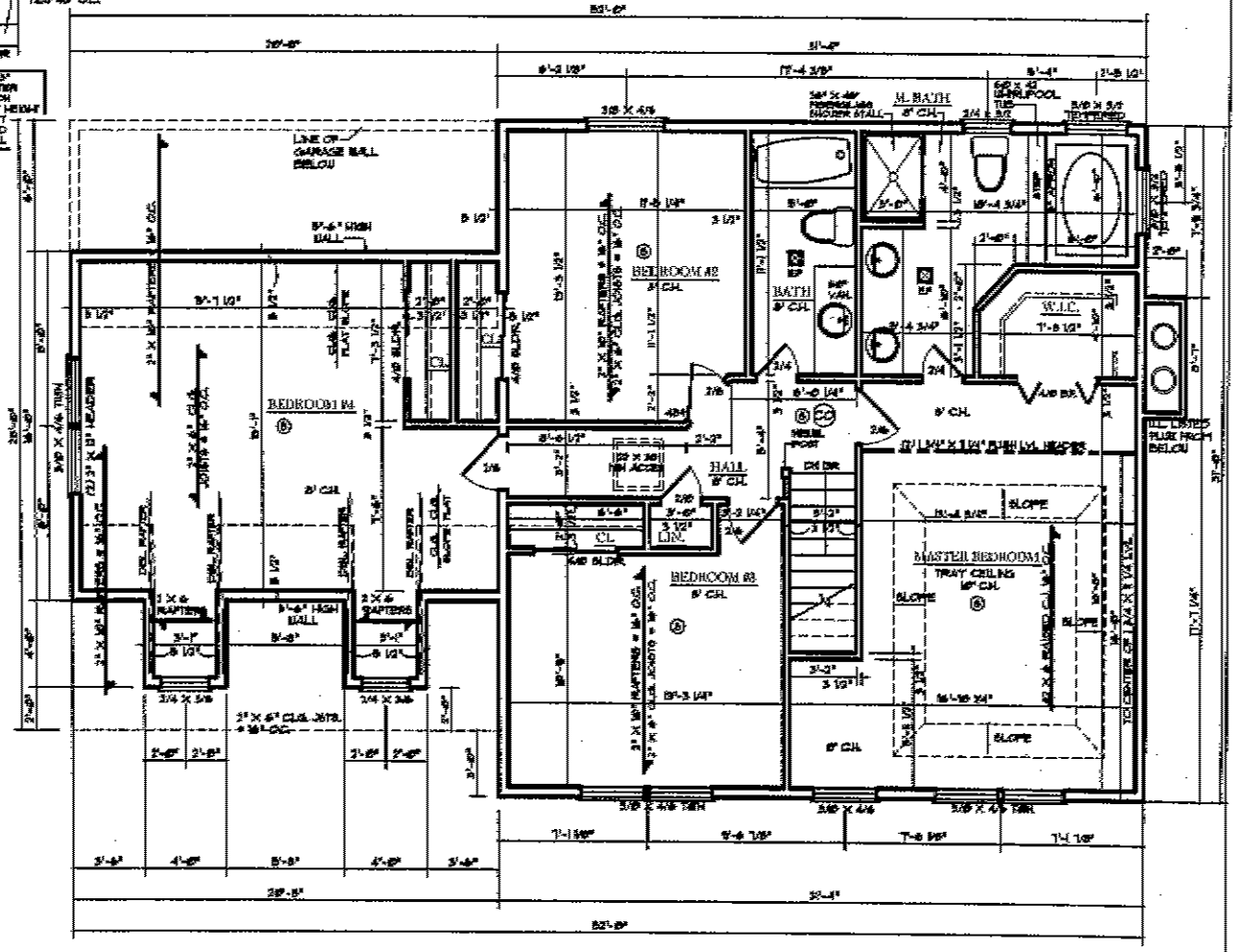
8457836960

04/30/2009 15:44



TYPICAL WALL SECTION

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



NOTE ⊗ : SMOKE DETECTOR

ALL SMOKE DETECTORS TO BE HARD WIRED AND INTER-CONNECTED AND HAVE BATTERY BACKUP

NOTE CO : CARBON MONOXIDE ALARM

INSTALL AS PER MFGRS. INSTALLATION INSTRUCTIONS

SECOND FLOOR PLAN

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

NOTE : WINDOW SIZES & EGRESS ARE BASED UPON USING CAPITOL VINYL 4255 SERIES WINDOWS INSTALL AND FLASH AS PER MFGR.

NOTE - BATHROOMS/LAVS

ALL BATHROOMS & LAVS. NOT HAVING OPERABLE WINDOWS OR HAVING LESS THAN 1.5 SQ. FT. OF WINDOW VENT SPACE SHALL BE MECHANICALLY VENTED TO THE EXTERIOR AND TERMINATE USING A WEATHER PROOF BAFFLE DEVICE.

INTERMITTANT VENTILATION REQUIRES A 210 CFM OR 50cfm (23.6 L/s) WHILE CONTINUOUS VENTILATION REQUIRES 20 cfm(9.4 L/s)

BUILDER:	HEADER CONSTRUCTION
MODEL:	THE FOXWOOD
JOB LOCATION:	LOT # 1 KIL LARGE SUBDIVISION T/O CHESTER ORANGE COUNTY, NY

Drago Architects
Design & Planning Consultants
204 YAND STREET SUITE J
MONTGOMERY, N.Y. 12549
(845) 457-5732

JOB #	99-18
DATE	OCTOBER 2004
SCALE	AS SHOWN
DRAN BY	RV/JP
SHEET NO :	A-8
	OF 7