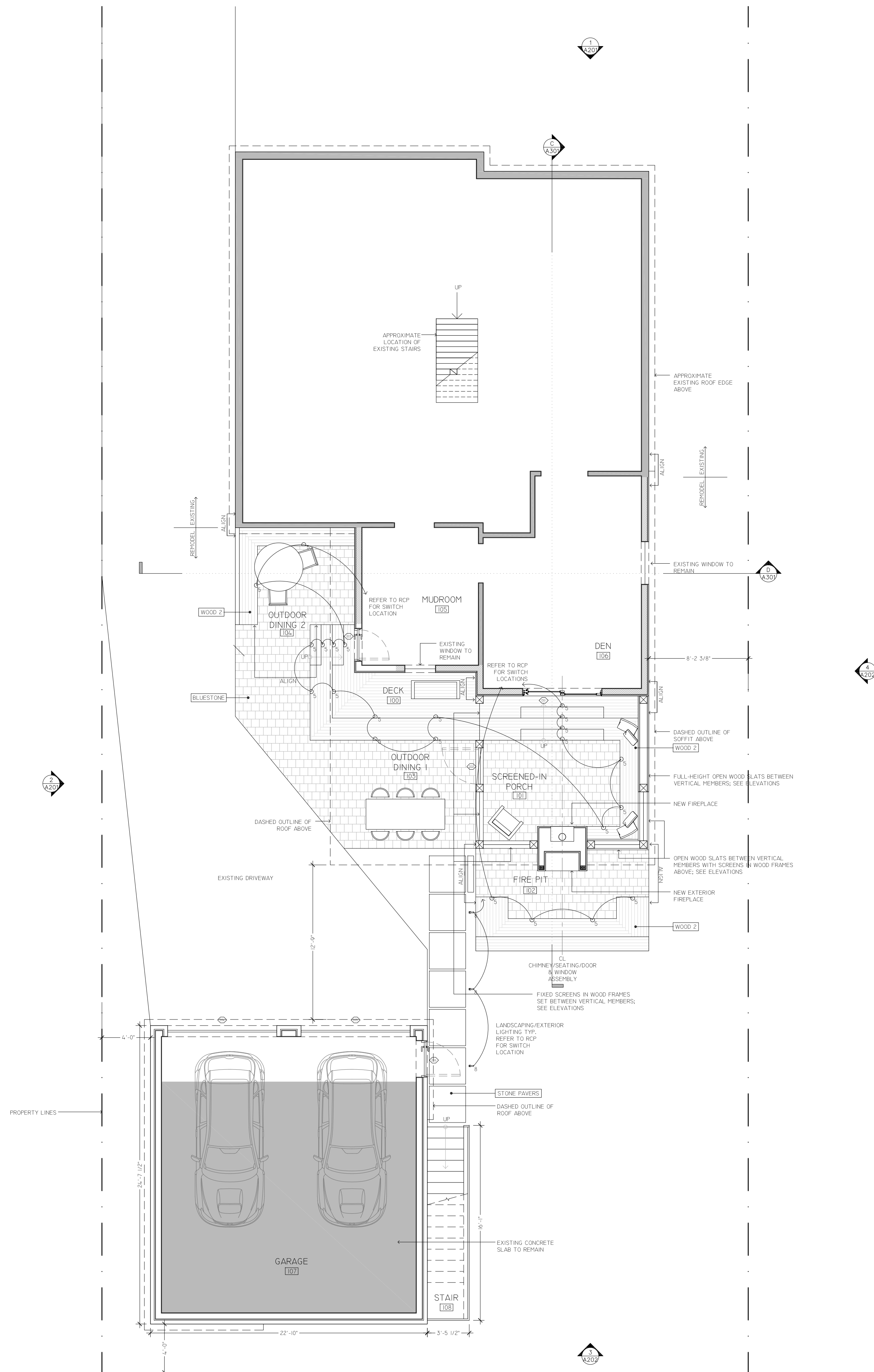


MATERIAL SPECIFICATIONS:

EXTERIOR:
WOOD 1: VERTICAL, TONGUE AND GROOVE, 1/4" CEDAR WITH OPAQUE STAIN
WOOD 2: HORIZONTAL, 1/2" JPE
WOOD 3: HORIZONTAL, TONGUE AND GROOVE, 1/4" CEDAR WITH OPAQUE STAIN
BRICK 1: SALVAGED BRICK FROM GARAGE DEMOLITION
VIRCC 1: BLACK VIRCC PANELS
ALTERNATE OPTION WOOD 1
BLUESTONE: 8"X8" PATIO PAVERS, HONED OR GAUGED FINISH
STONE PAVERS: 36"X36" BLUESTONE, HONED OR GAUGED FINISH
METAL 1: CONTINUOUS FLASHING WITH NO HORIZONTAL JOINTS
SHINGLES 1: TO MATCH EXISTING SHINGLES ON ROSE
SOFFIT: 1/4" CEDAR STAINED WITH SIKENS, COLOR TBD
DOORS: ALUMINUM CLAD, FINISH TBD
WINDOWS: ALUMINUM CLAD, FINISH TBD
ROOFING: 60 MIL SINGLE-PLY EPDM BY FIRESTONE OR APPROVED EQUAL
FIREPLACE INSERT: STOV 90-29

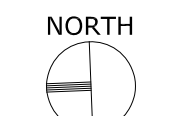
INTERIOR:
FLOOR FINISH 1: T&E T&E
FLOOR FINISH 2: 1/4" SELECT GRADE WHITE OAK, LINED OIL FINISH
DRYWALL 1
WALLS: SMOOTH LEVEL 4 FINISH ON 1/2" DRYWALL
CEILINGS: SMOOTH LEVEL 4 FINISH ON 5/8" GWB
BATHROOMS: 1/2" DUROCK ON WALLS, 5/8" MOISTURE ROCK ON CEILING AND SUBSOCK ON AREAS TO BE TILED
NOTE: DRYWALL RETURNS ON ALL WINDOWS
WALL TILE: TILE TBD
COUNTERTOPS: SQUARE EDGE STONE
GLASS PANELS/SHOWER DOORS: TIPPED GLASS WITH BEVELED EDGES
MILLWORK: REFER TO INTERIOR ELEVATIONS FOR DIMENSIONS
INTERIOR TRIM: 1/2" SQUARE EDGE POPLAR
DOORS: PAINTED FLUSH BIRCH VENEER, SOLID CORE 1 3/4", HUNG ON CLEAR PINE JAMBS
PAINT: GWB SHALL BE PRIMED AND PAINTED WITH TWO COATS OF TOP COAT, SHERWIN WILLIAMS OR APPROVED EQUAL.
HVAC: WALL MOUNTED SPLIT SYSTEM UNIT IN STUDIO (R# #208), DUCTED SPLIT SYSTEM UNIT IN CLOSET 1 (R# #204)



- LEGEND:
- EXISTING TO REMAIN
 - EXISTING FRAMING, NEW CLADDING
 - NEW WALLS
 - NEW PAVERS
 - NEW WOOD BENCH/DECK/STEPS

NOTE: DOORS AND WINDOWS WITH TAGS ARE NEW U.N.O. ALL OTHERS ARE EXISTING.

**PRELIMINARY
NOT FOR CONSTRUCTION
FOR BIDDING PURPOSES ONLY**



SCALE
3/16" = 1'-0"

DATE
04.02.2021

PROJECT NUMBER
096_BEXLEY HOUSE

DRAWING TITLE
PLAN - 1ST FLOOR

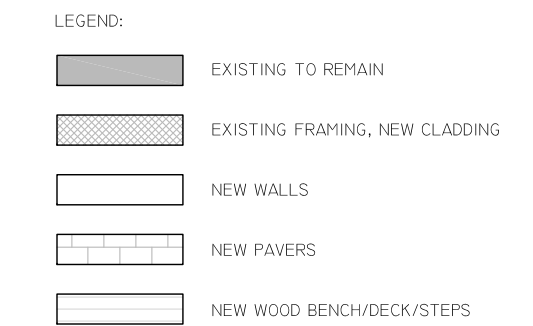
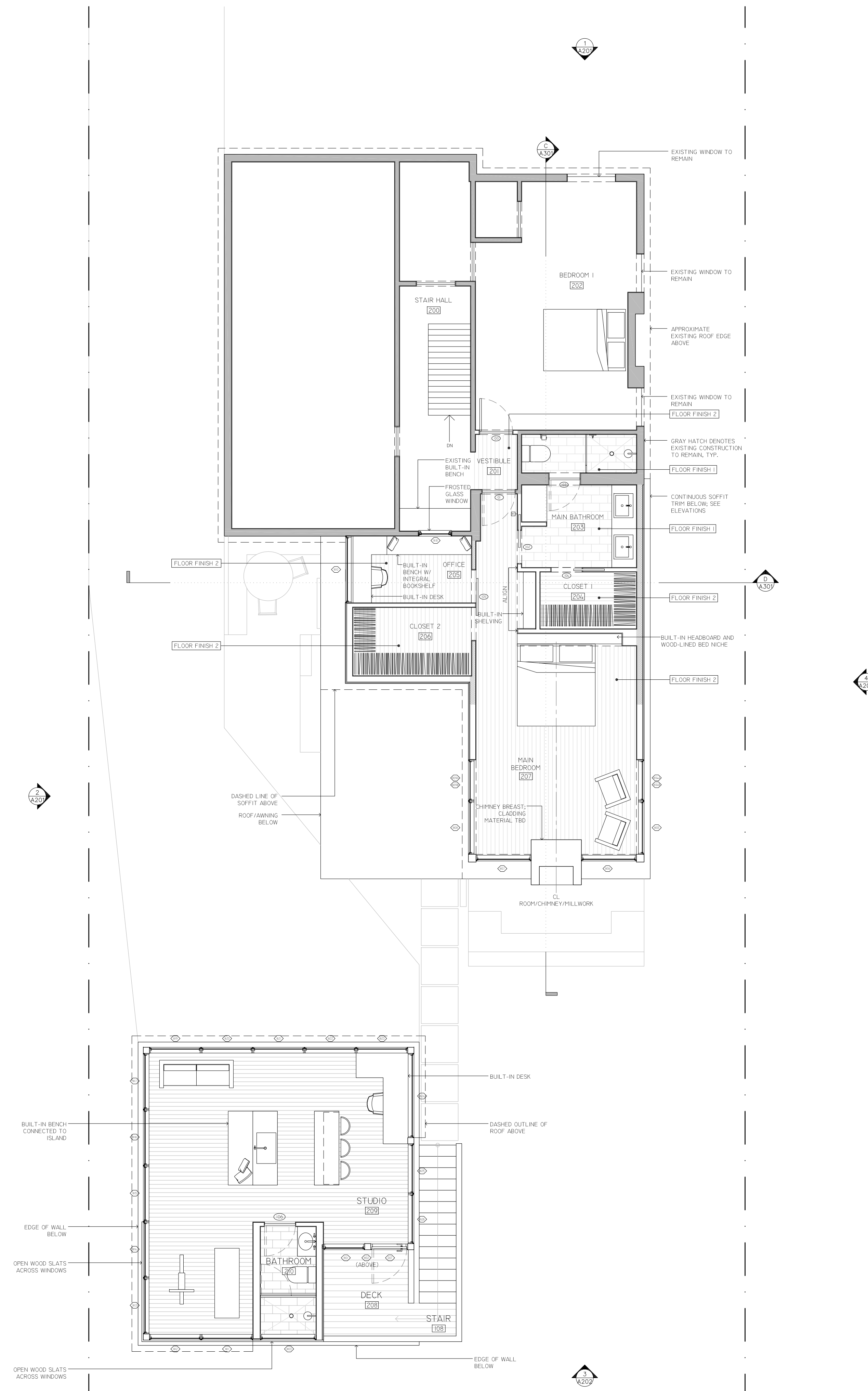
DRAWING NUMBER

A101

MATERIAL SPECIFICATIONS:

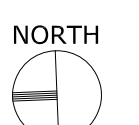
EXTERIOR:
WOOD 1: VERTICAL, TONGUE AND GROOVE, 1/4" CEDAR WITH OPAQUE STAIN
WOOD 2: HORIZONTAL, 1/2" IPE
WOOD 3: HORIZONTAL, TONGUE AND GROOVE, 1/4" CEDAR WITH OPAQUE STAIN
BRICK 1: SALVAGED BRICK FROM GARAGE DEMOLITION
VIRCC 1: BLACK VITRO PANELS
ALTERNATE OPTION WOOD 1
BLESTONE: 8"X8" PATIO PAVERS, HONED OR GAUGED FINISH
STONE PAVERS: 36"X36" BLESTONE, HONED OR GAUGED FINISH
METAL 1: CONTINUOUS FLASHING WITH NO HORIZONTAL JOINTS
SHINGLES 1: TO MATCH EXISTING SHINGLES ON ROOF
SOFFIT: 1/4" CEDAR STAINED WITH SIKENS, COLOR TBD
DOORS: ALUMINUM CLAD, FINISH TBD
WINDOWS: ALUMINUM CLAD, FINISH TBD
ROOFING: 60 MIL SINGLE-PLY EPDM BY FIRESTONE OR APPROVED EQUAL
FINISH: INSERT, STOV 90-29

INTERIOR:
FLOOR FINISH 1: TILE TBD
FLOOR FINISH 2: 1/2" SELECT GRADE WHITE OAK, LINED OIL FINISH
DRYWALL 1
WALLS: SMOOTH LEVEL 4 FINISH ON 1/2" DRYWALL
CEILING: SMOOTH LEVEL 4 FINISH ON 5/8" GWB
BATHROOMS: 1/2" DUROCK ON WALLS, 5/8" POISTURE ROCK ON CEILING AND SUBSOCK ON AREAS TO BE TILED
NOTE: DRYWALL RETURNS ON ALL WINDOWS
WALL TILE: TILE TBD
COUNTERTOPS: SQUARE EDGE STONE
GLASS PANELS/SHOWER DOORS: TIPPED GLASS WITH BEVELED EDGES
MILLWORK: REFER TO INTERIOR ELEVATIONS FOR DIMENSIONS
INTERIOR TRIM: 1/4" SQUARE EDGE POPLAR
DOORS: PAINTED FLUSH BIRCH VENEER, SOLID CORE 1 3/4", HUNG ON CLEAR PINE JAMBS
PAINT: GWB SHALL BE PRIMED AND PAINTED WITH TWO COATS OF TOP COAT, SHERWIN WILLIAMS OR APPROVED EQUAL
HVAC: WALL-MOUNTED SPLIT SYSTEM UNIT IN STUDIO (RM #208), DUCTED SPLIT SYSTEM UNIT IN CLOSET 1 (RM #204)



NOTE: DOORS AND WINDOWS WITH TAGS ARE NEW U.N.O. ALL OTHERS ARE EXISTING.

**PRELIMINARY
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SCALE

3/16" = 1'-0"

DATE

04.02.2021

PROJECT NUMBER

096_BEXLEY HOUSE

DRAWING TITLE

PLAN - 2ND FLOOR

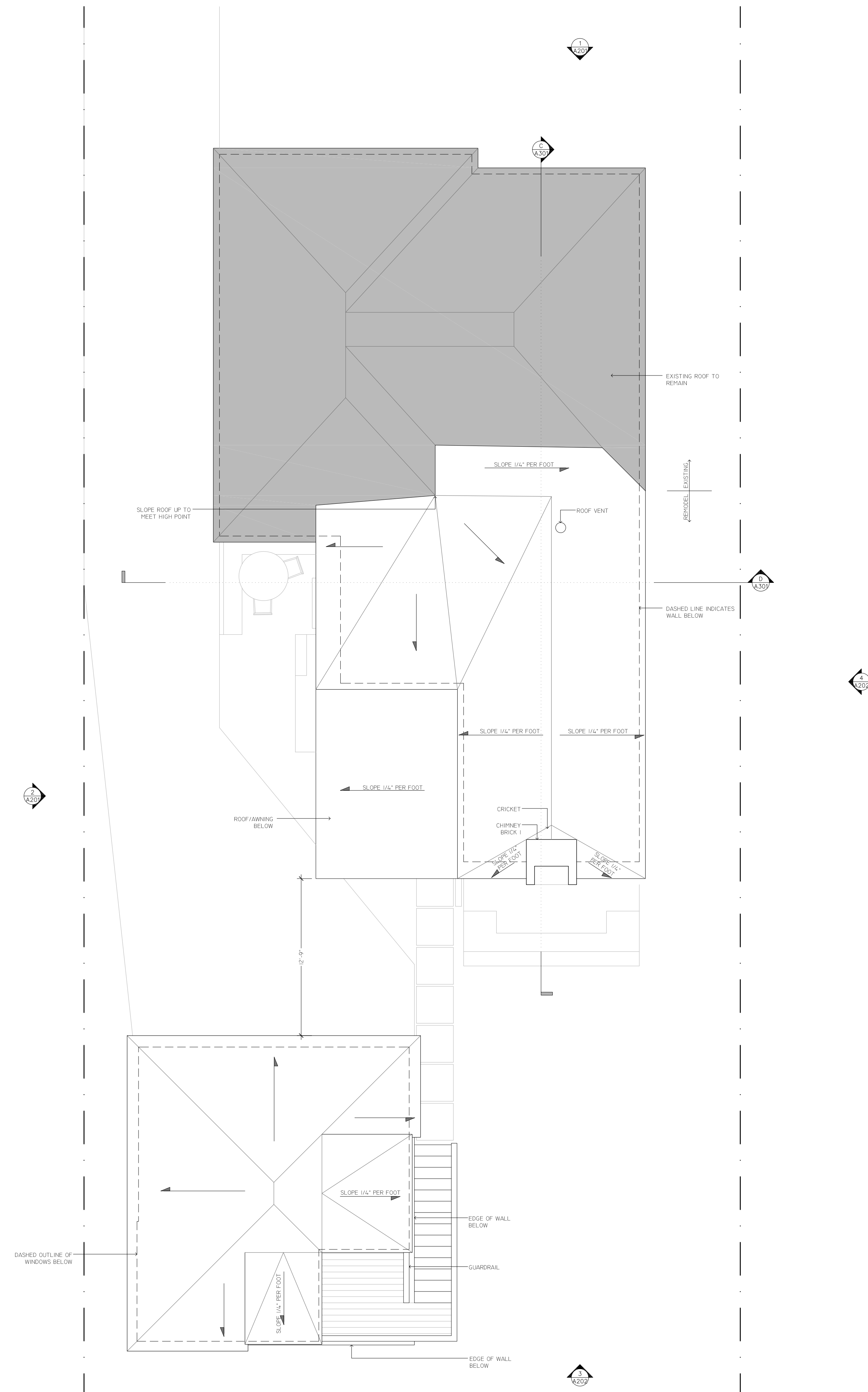
DRAWING NUMBER

A102

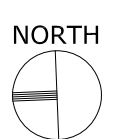
MATERIAL SPECIFICATIONS:

EXTERIOR:
WOOD 1: VERTICAL, TONGUE AND GROOVE, 1/4" CEDAR WITH OPAQUE STAIN
WOOD 2: HORIZONTAL, 1/2" IPE
WOOD 3: HORIZONTAL, TONGUE AND GROOVE, 1/4" CEDAR WITH OPAQUE STAIN
BRICK 1: SALVAGED BRICK FROM GARAGE DEMOLITION
VIRCC 1: BLACK VIRCC PANELS
ALTERNATE OPTION WOOD 1
BLUESTONE: 8"x8" PAVING, HONED OR GAUGED FINISH
STONE PAVERS: 36"x36" BLUESTONE, HONED OR GAUGED FINISH
METAL 1: CONTINUOUS FLASHING WITH NO HORIZONTAL JOINTS
SHINGLES 1: TO MATCH EXISTING SHINGLES ON HOUSE
SOFFIT: 1/4" CEDAR STAINED WITH SIKRENS, COLOR TBD
DOORS: ALUMINUM CLAD, FINISH TBD
WINDOWS: ALUMINUM CLAD, FINISH TBD
ROOFING: 60 MIL SINGLE PLY EPDM BY FIRESTONE OR APPROVED EQUAL
FINISH: INSERT: STOV 90-29

INTERIOR:
FLOOR FINISH 1: T&E T&E
FLOOR FINISH 2: 1/4" SELECT GRADE WHITE OAK, LINSEED OIL FINISH
DRYWALL 1
WALLS: SMOOTH LEVEL 4 FINISH ON 1/2" DRYWALL
CEILING: SMOOTH LEVEL 4 FINISH ON 5/8" GWB
BATHROOMS: 1/2" DUROCK ON WALLS, 5/8" POISTURE ROCK ON CEILING AND SUBSOCK ON AREAS TO BE TILED
NOTE: DRYWALL RETURNS ON ALL WINDOWS
WALL TILE: TILE TBD
COUNTERTOPS: SQUARE EDGE STONE
GLASS PANELS/SHOWER DOORS: TIPPED GLASS WITH BEVELED EDGES
MILLWORK: REFER TO INTERIOR ELEVATIONS FOR DIMENSIONS
INTERIOR TRIM: 1/4" SQUARE EDGE POPLAR
DOORS: PAINTED FLUSH BIRCH VENEER, SOLID CORE 1 3/4", HUNG ON CLEAR PINE JAMBS
PAINT: GWB SHALL BE PRIMED AND PAINTED WITH TWO COATS OF TOP COAT, SHERWIN WILLIAMS OR APPROVED EQUAL.
HVAC: WALL MOUNTED SPLIT SYSTEM UNIT IN STUDIO (R# 4208), DUCTED SPLIT SYSTEM UNIT IN CLOSET 1 (R# 4204)



**PRELIMINARY
NOT FOR CONSTRUCTION
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SCALE
3/16" = 1'-0"

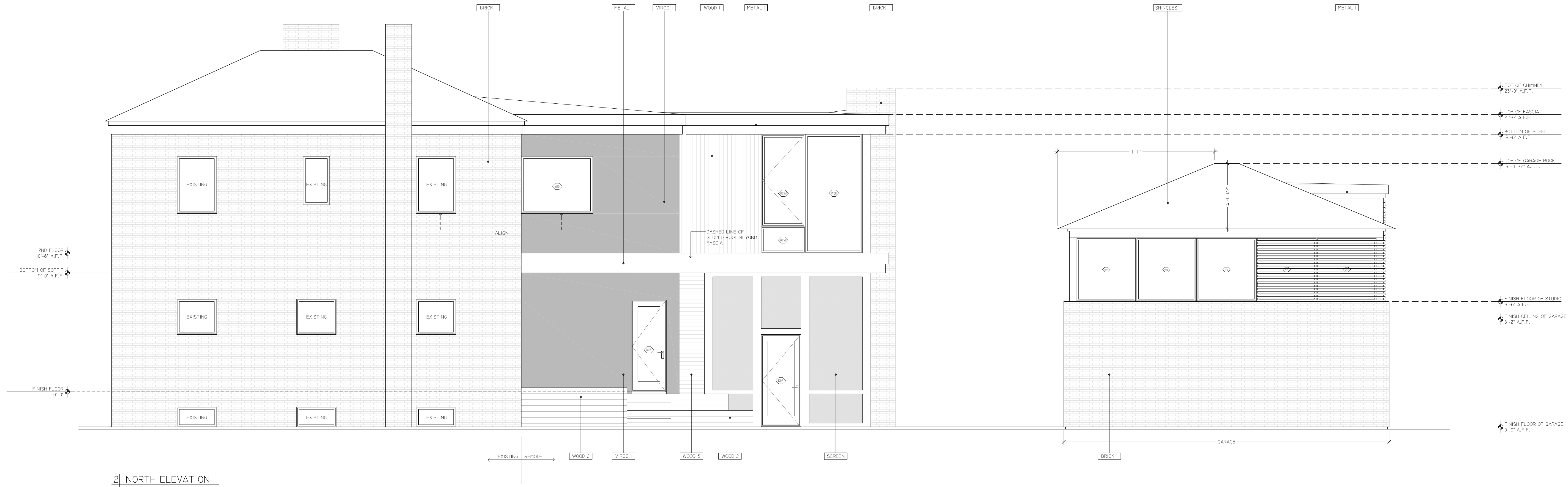
DATE
04.02.2021

PROJECT NUMBER
096_BEXLEY HOUSE

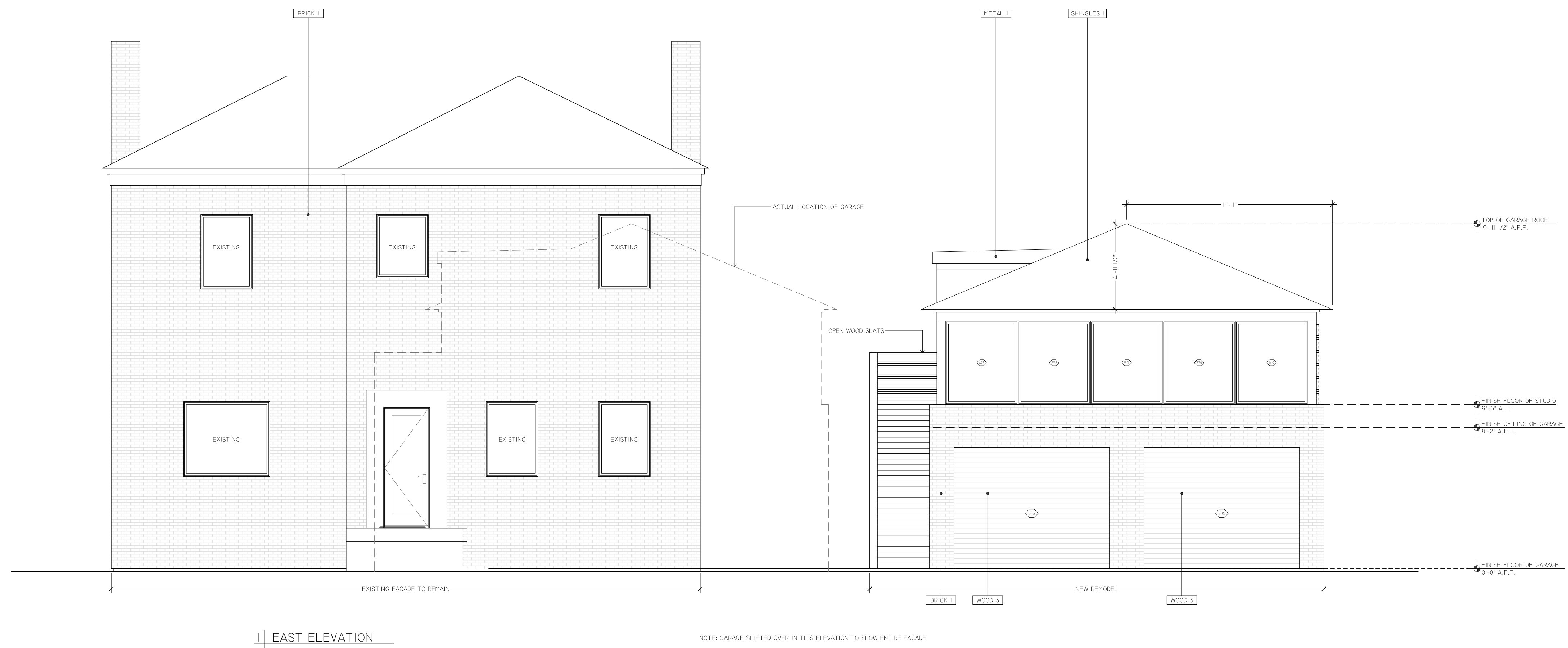
DRAWING TITLE
ROOF PLAN

DRAWING NUMBER

A103



2 | NORTH ELEVATION



1 | EAST ELEVATION

NOTE: GARAGE SHIFTED OVER IN THIS ELEVATION TO SHOW ENTIRE FACADE

PRELIMINARY
NOT FOR CONSTRUCTION
FOR BIDDING PURPOSES ONLY

SCALE

1/4" = 1'-0"

DATE

04.02.2021

PROJECT NUMBER

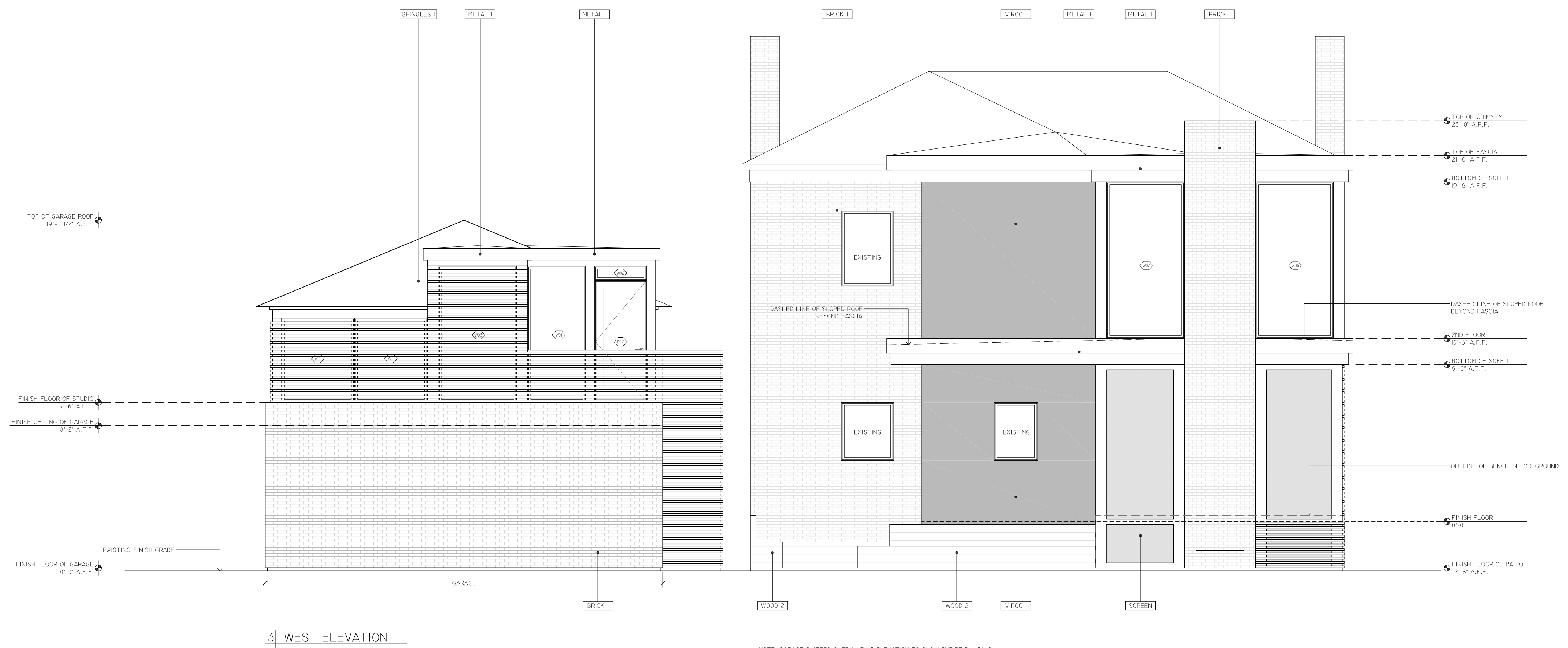
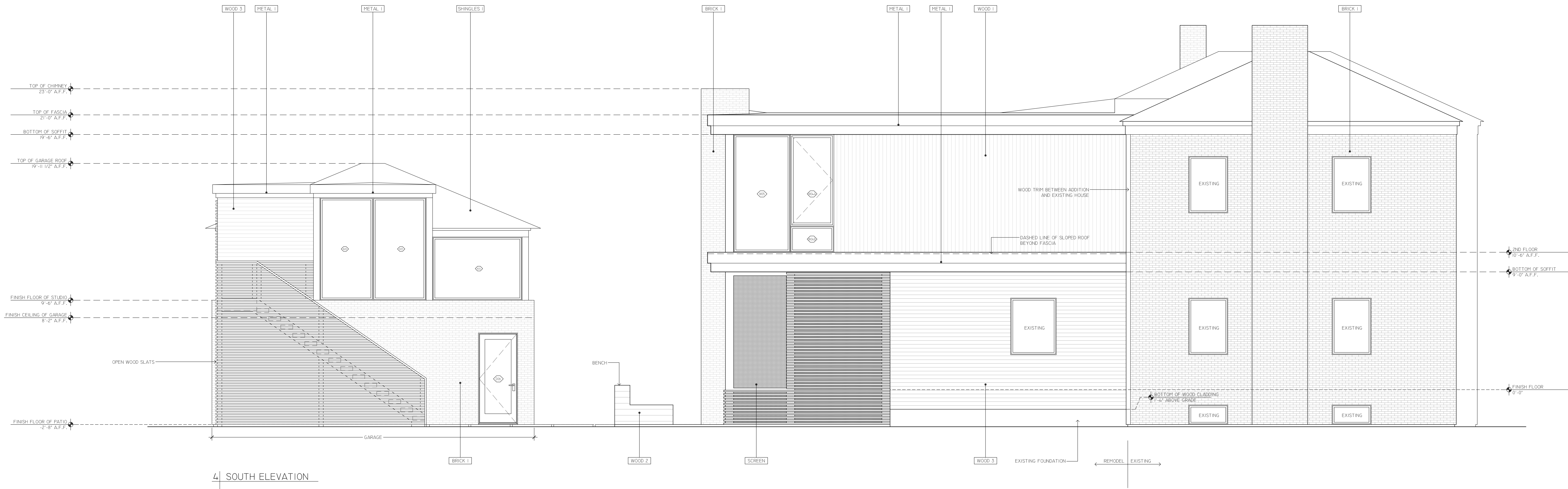
096_BEXLEY HOUSE

DRAWING TITLE

ELEVATIONS

DRAWING NUMBER

A201



**PRELIMINARY
NOT FOR CONSTRUCTION
FOR BIDDING PURPOSES ONLY**

SCALE
1/4" = 1'-0"

DATE
04.02.2021

PROJECT NUMBER
096_BEXLEY HOUSE

DRAWING TITLE
ELEVATIONS

DRAWING NUMBER
A202