

**SITE PLAN**  
1"=20'-0"

Project for:  
JANE PEDEN  
342 REMINGTON ROAD FRANKLIN COUNTY  
BEXLEY, OHIO 43209

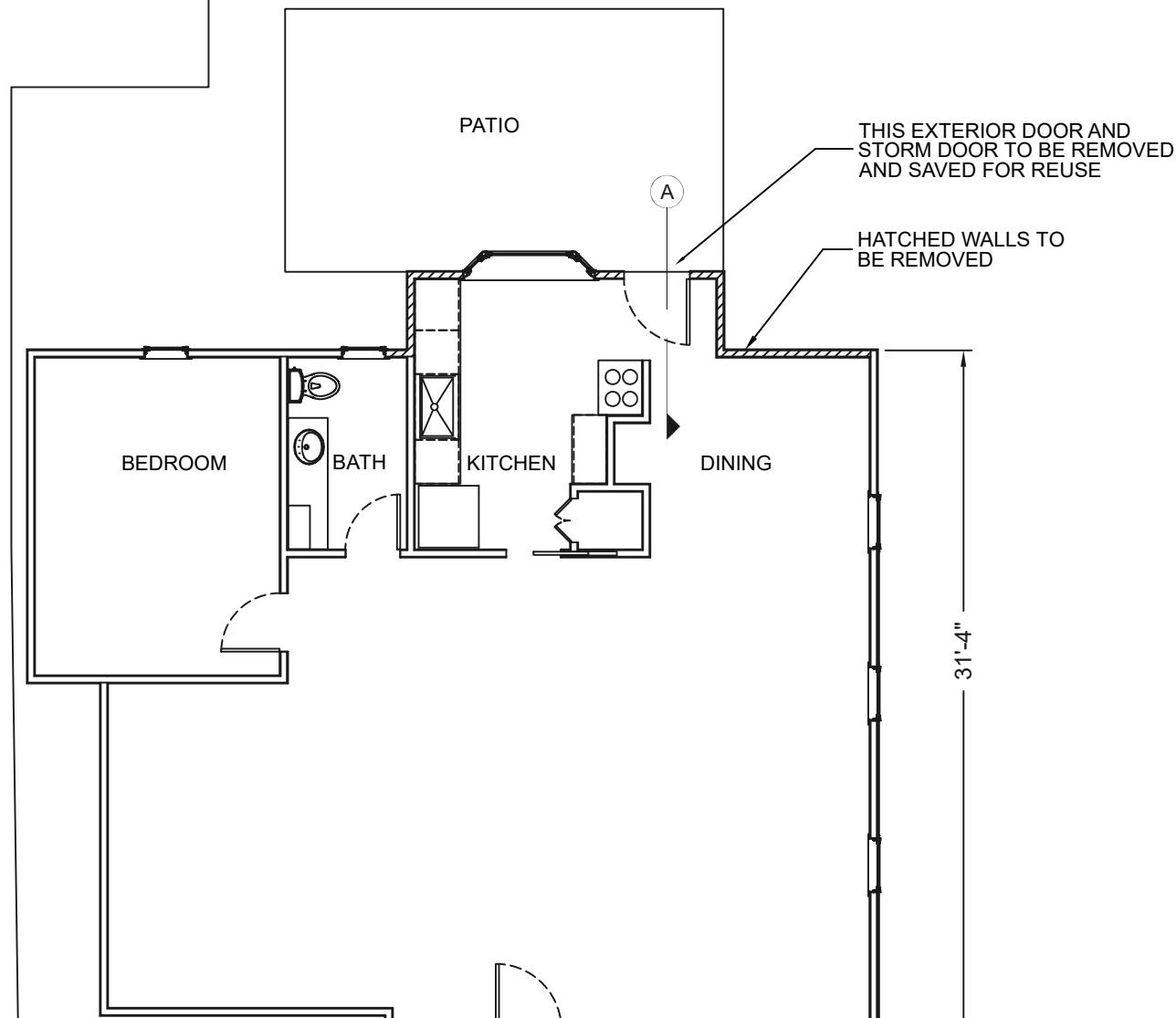
Description:  
**SITE PLAN**

Contractor:  
D'ANDREA BUILDERS  
WESTERVILLE, OHIO  
614-519-5853

Drawn By:  
Donald Rapp  
Date: 10/07/25  
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**SITE 1**

**NORTH REMINGTON ROAD**



FIRST FLOOR PLAN **N** 

$\frac{1}{8}'' = 1'-0''$

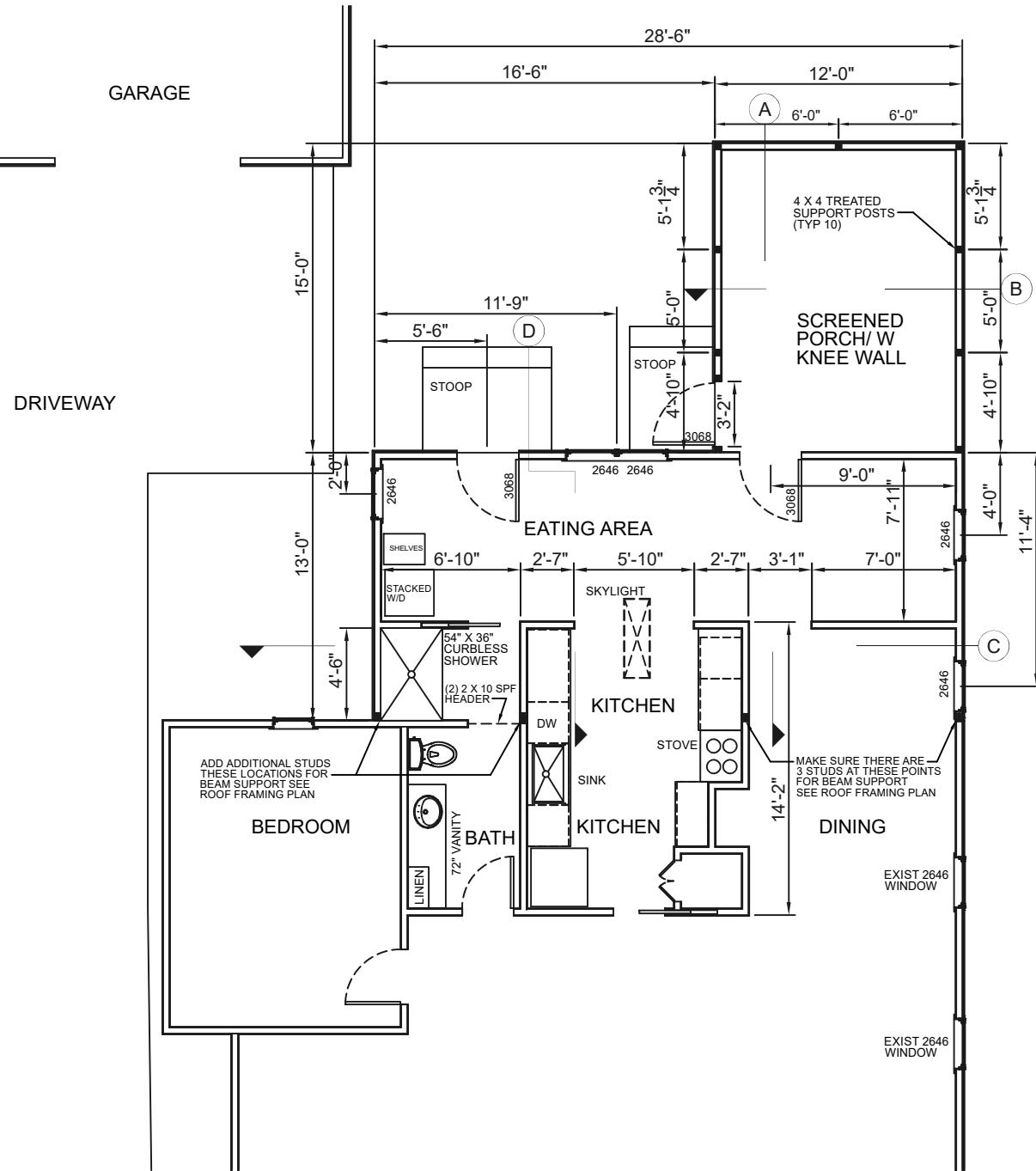
Project for:  
JANE PEDEN  
342 REMINGTON ROAD, FRANKLIN COUNTY  
COLUMBUS, OHIO 43209

Description:  
**EXISTING FIRST FLOOR PLAN**

Contractor:  
D'ANDREA BUILDERS  
WESTERVILLE, OHIO  
43082  
(614)-519-5853

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FLR 1-EX



## CONSTRUCTION NOTES:

1. ALL DOORS AND WINDOWS TO HAVE (2) 2 X 8 SPF HEADERS
2. INTERIOR DIMENSIONS ARE FROM FACE OF STUDS

### FIELD ADJUSTMENT NOTES:

1. GABLE ROOF SOFFIT:  
THE EXACT WALL HEIGHT FROM TOP OF BLOCK FOUNDATION TO TOP OF DOUBLE PLATE WILL BE DETERMINED BY EXPOSING THE EXISTING OUTSIDE REAR WALL FRAMING AND MEASURING IT. THE TRUSS BOTTOM CHORD WOULD REST ON TOP OF WALL. THIS WILL ENSURE THAT THE SOFFIT HEIGHTS WILL MATCH EXISTING.
2. INTERIOR CEILING HEIGHT:  
THE TRUSS BOTTOM CHORD WOULD BE RETROFITTED/SHIMMED TO MATCH THE EXISTING CEILING HEIGHT.
3. LEAN-TO-SHED ROOF SOFFIT HEIGHT:  
THE EXISTING SHED ROOF GUTTER IS ABOVE THE HOUSE GUTTER ON THE NORTH SIDE OF THE HOUSE. THE NEW ROOM ADDITION WILL EXTEND 13' (FEET) OUT FROM THE REAR EXTERIOR WALL AND WILL LOWER THE FINAL HEIGHT. THE SOFFIT HEIGHT WILL BE FIELD ADJUSTED TO FIND THE BEST POSSIBLE HEIGHT BEFORE SECURING.

## FIRST FLOOR PLAN

$$\frac{1}{8}'' = 1'-0''$$



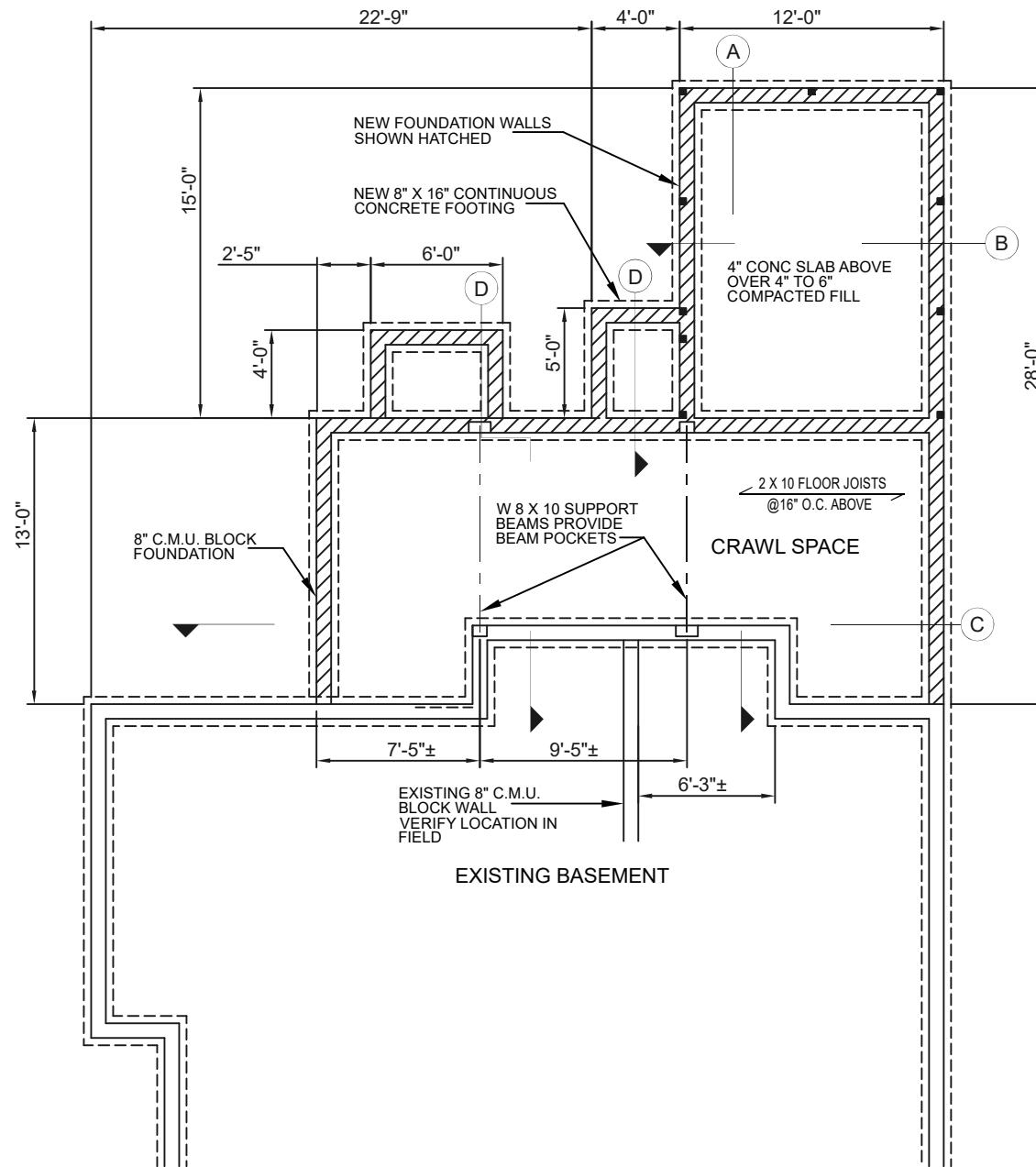
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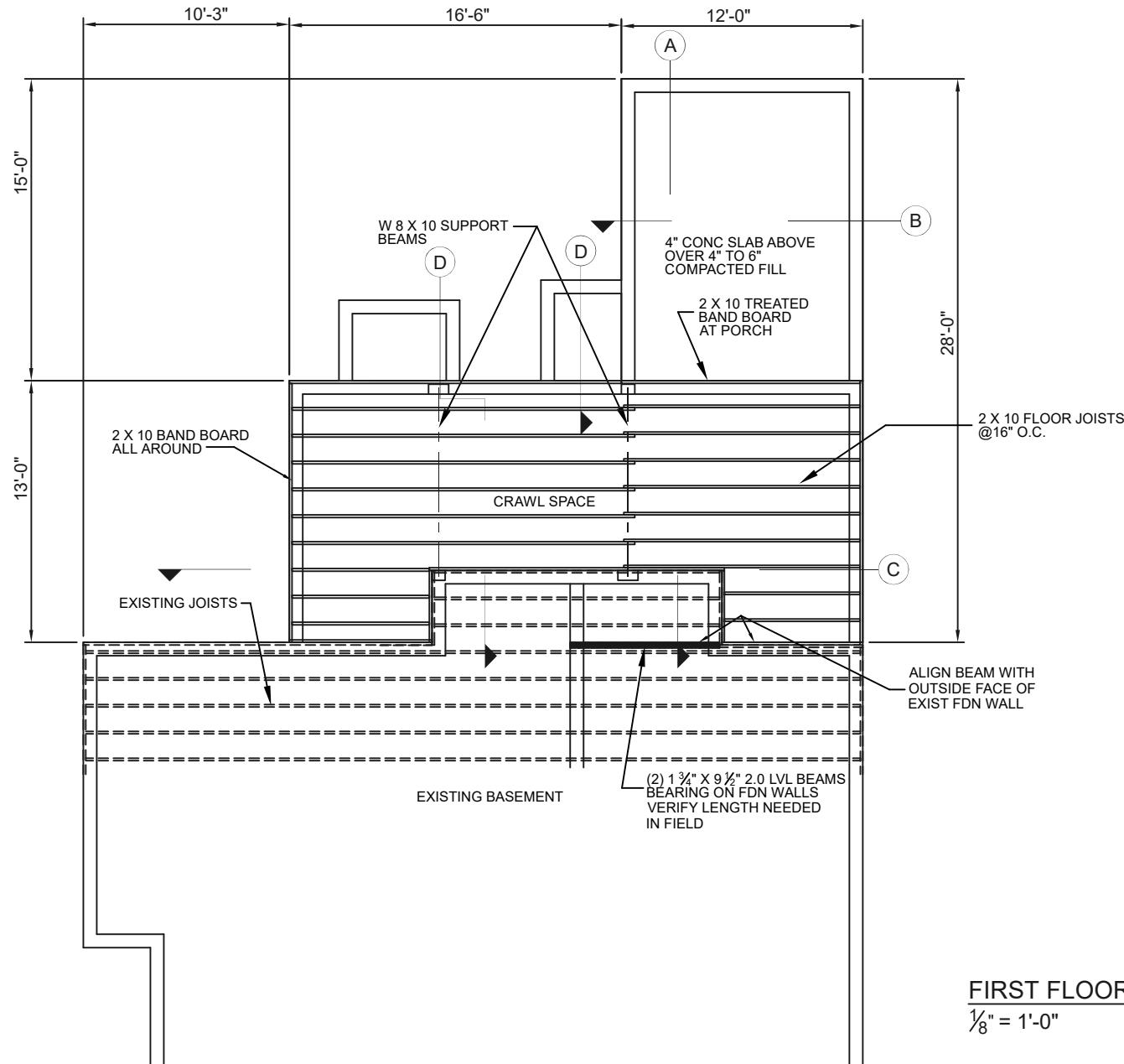
Description:  
**PROPOSED FIRST FLOOR PLAN**

**Contractor:**  
D'ANDREA BUILDERS  
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43082  
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FIRST FLOOR FRAMING PLAN **N**



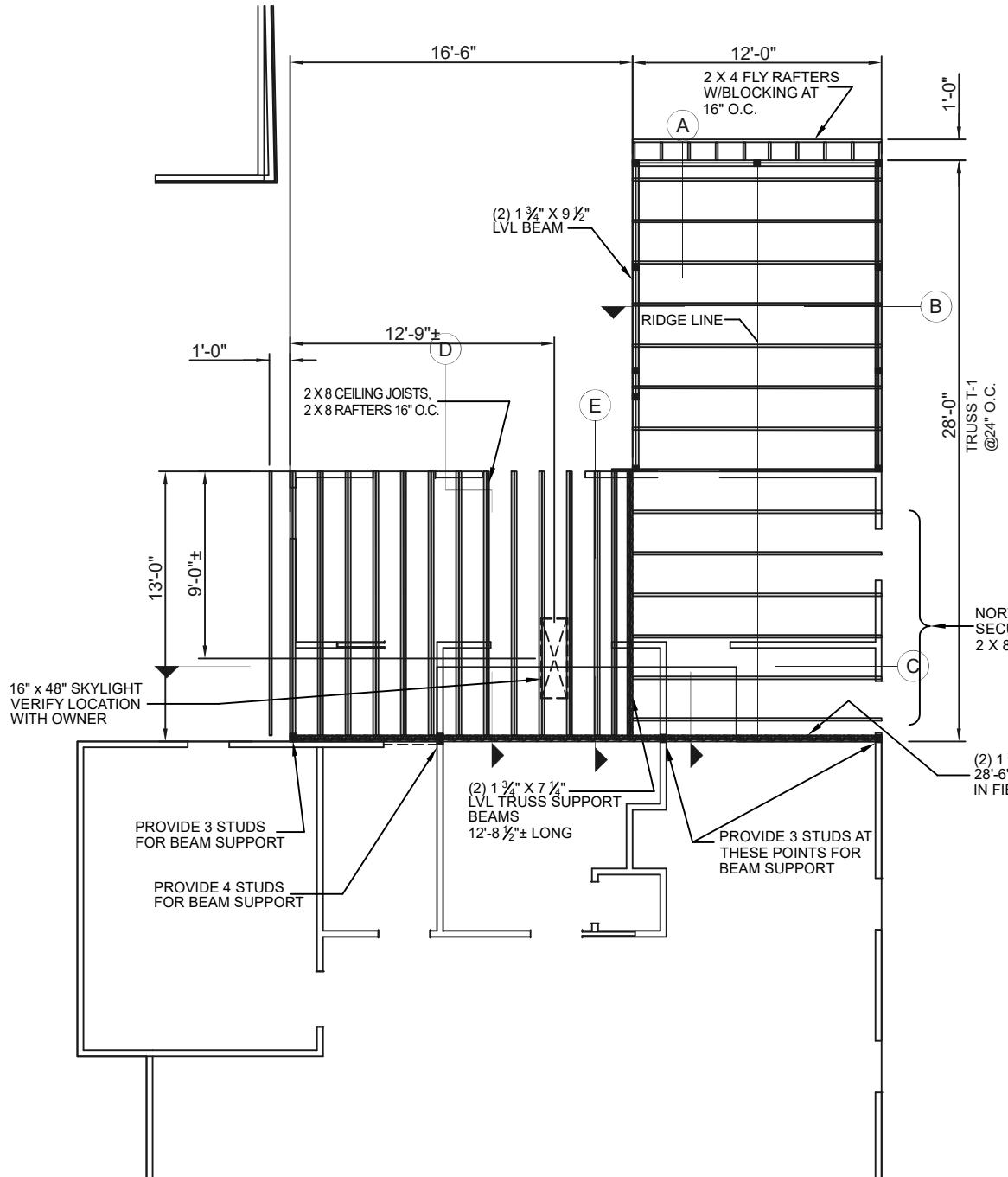
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 COLUMBUS, OHIO 43209

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**FIRST FLOOR FRAMING PLAN**

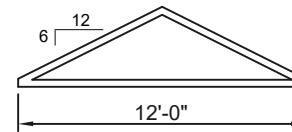
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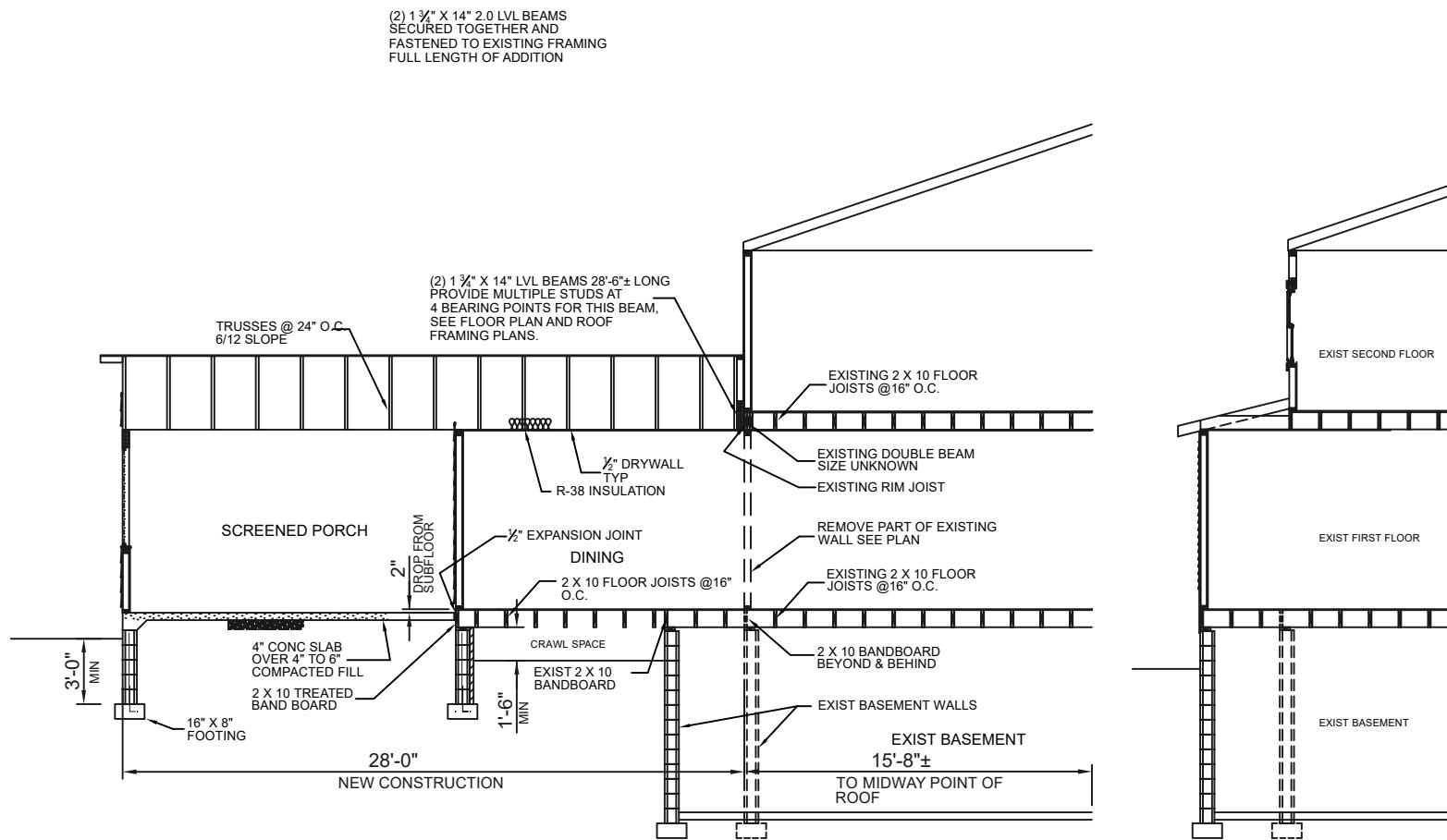
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**FRM 1**



ROOF FRAMING PLAN  
 $\frac{1}{8}'' = 1'-0''$





SECTION A

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

SECTION A

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

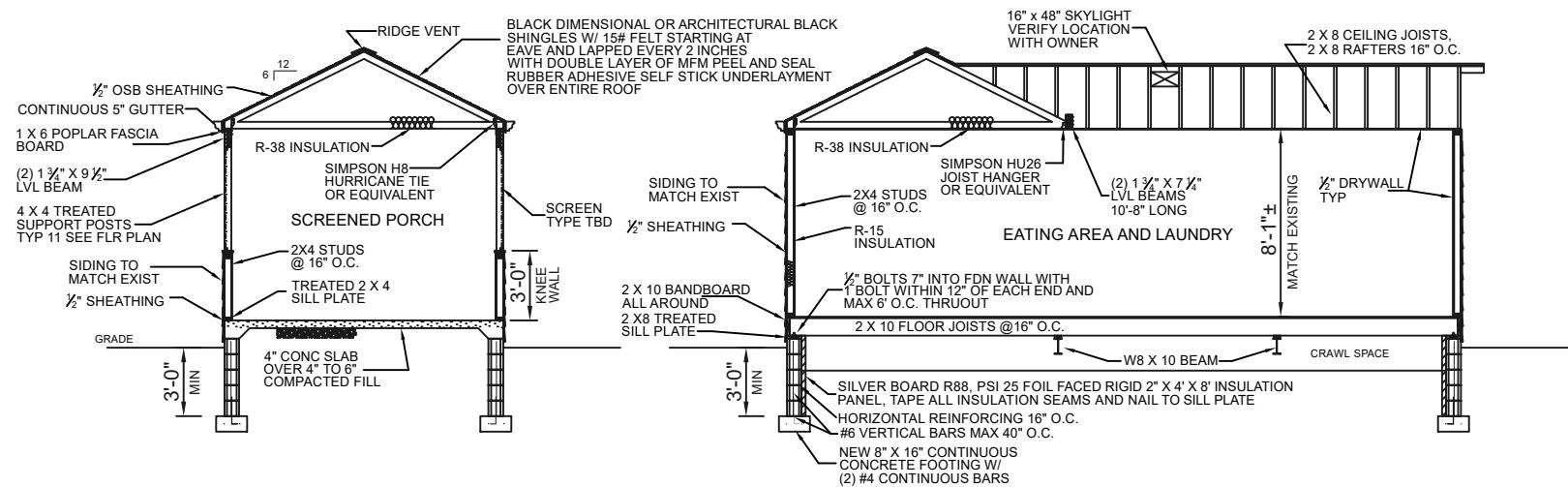
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SECTION A

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SECT A



SECTION B

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

SECTION C

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

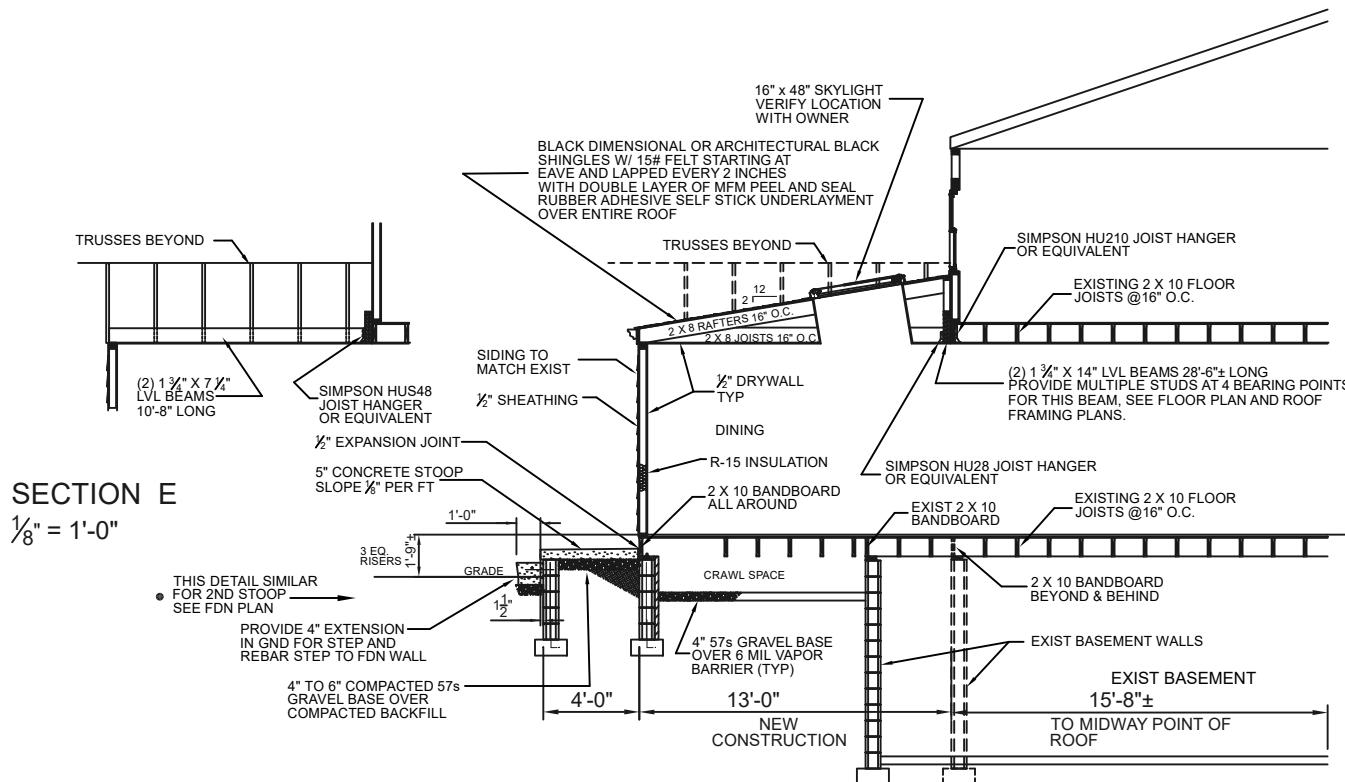
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Description:  
SECTIONS B & C

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SECT B-C



**SECTION D**  
 $\frac{1}{8}$ " = 1'-0"

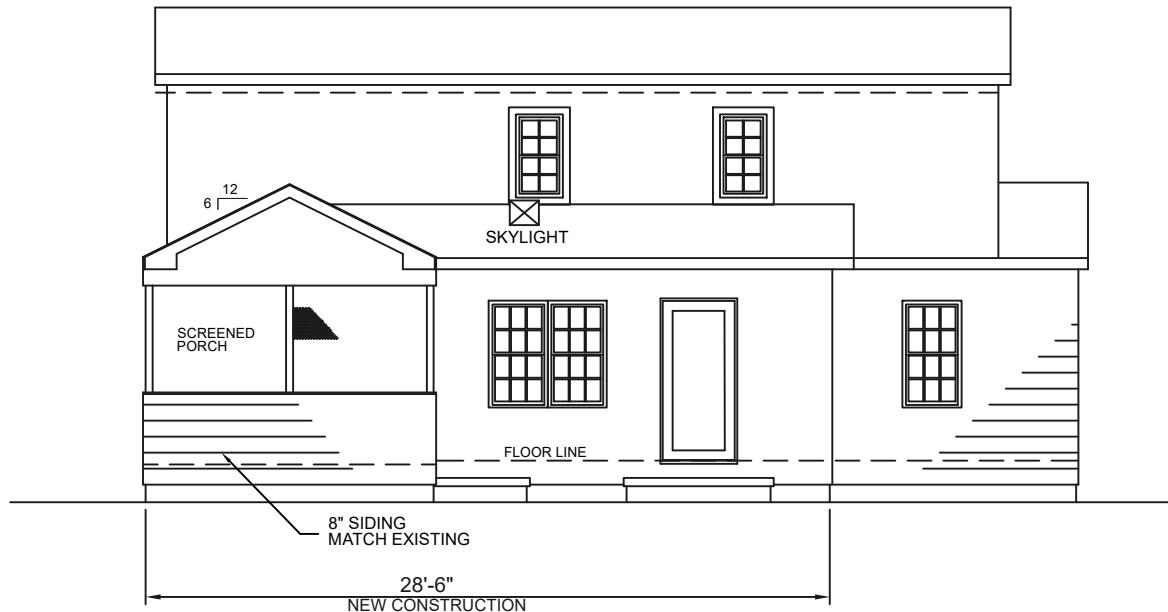
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Description:  
**SECTIONS D & E**

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SECT D-E



EAST ELEVATION  
 $\frac{1}{8}$ " = 1'-0"

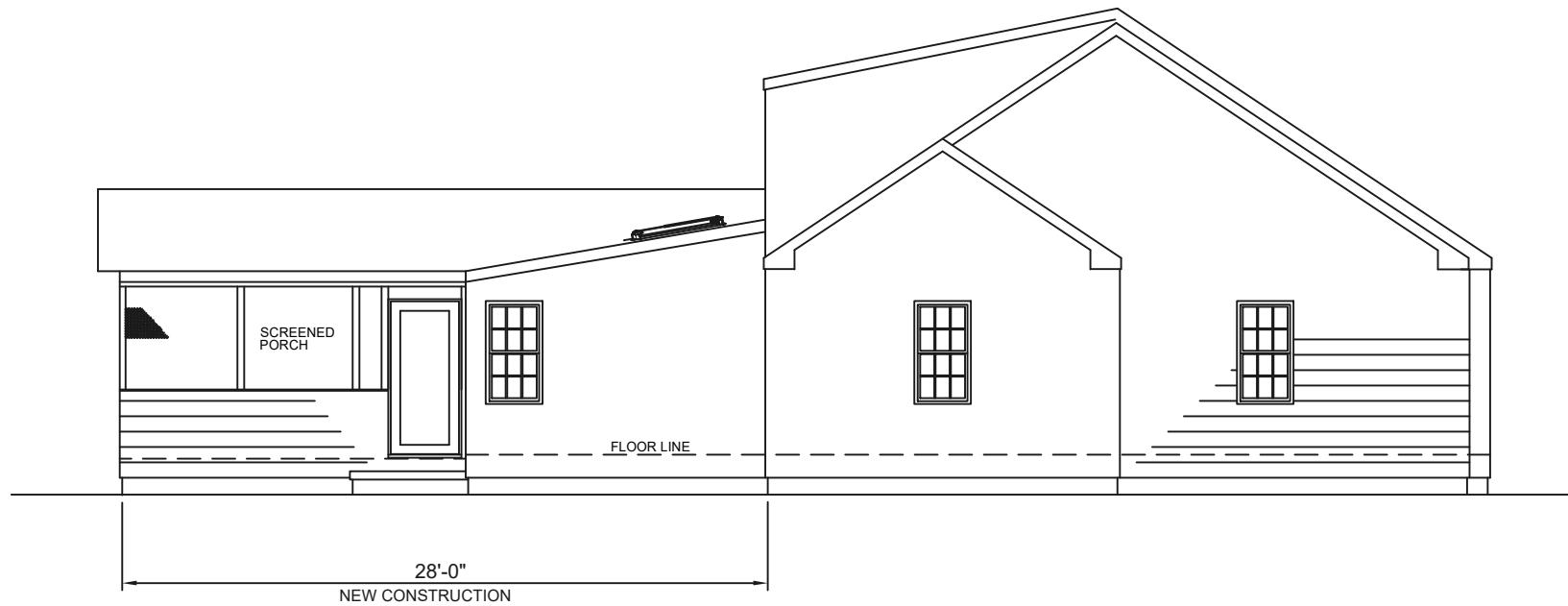
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EAST ELEVATION

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EAST EL



NORTH ELEVATION  
 $\frac{1}{8}$ " = 1'-0"

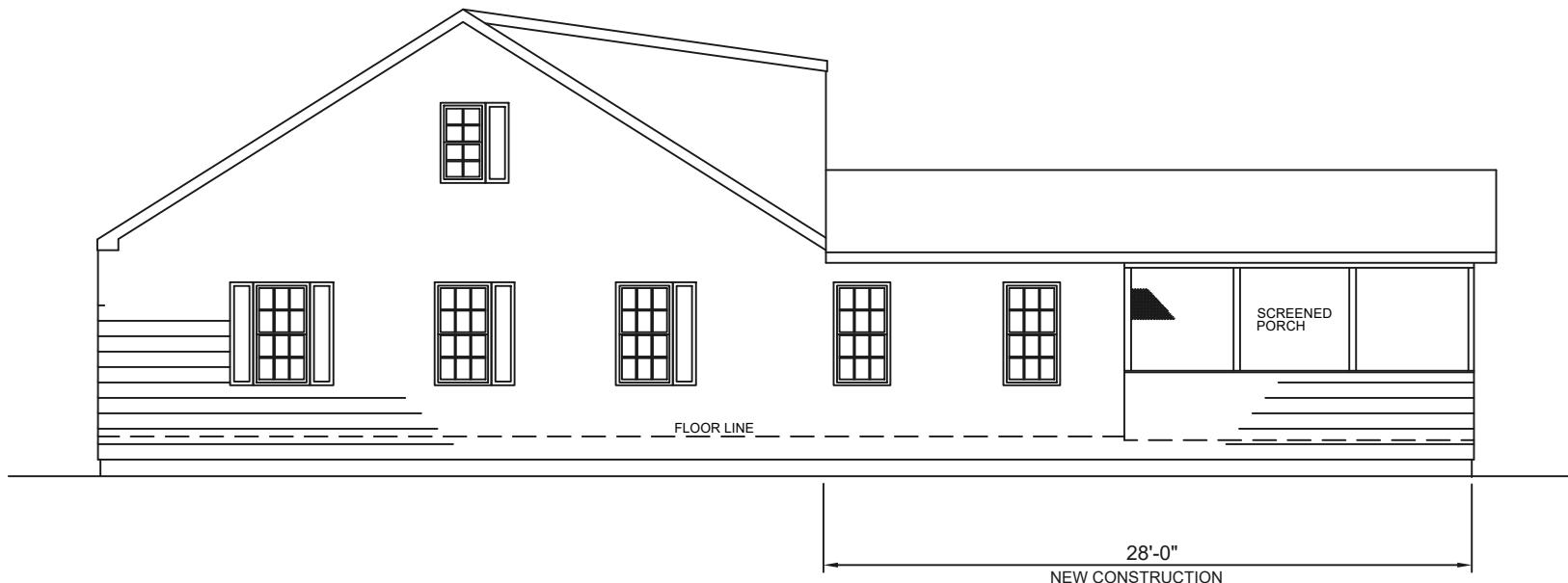
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NORTH ELEVATION

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NORTH EL



SOUTH ELEVATION  
 $\frac{1}{8}$ " = 1'-0"

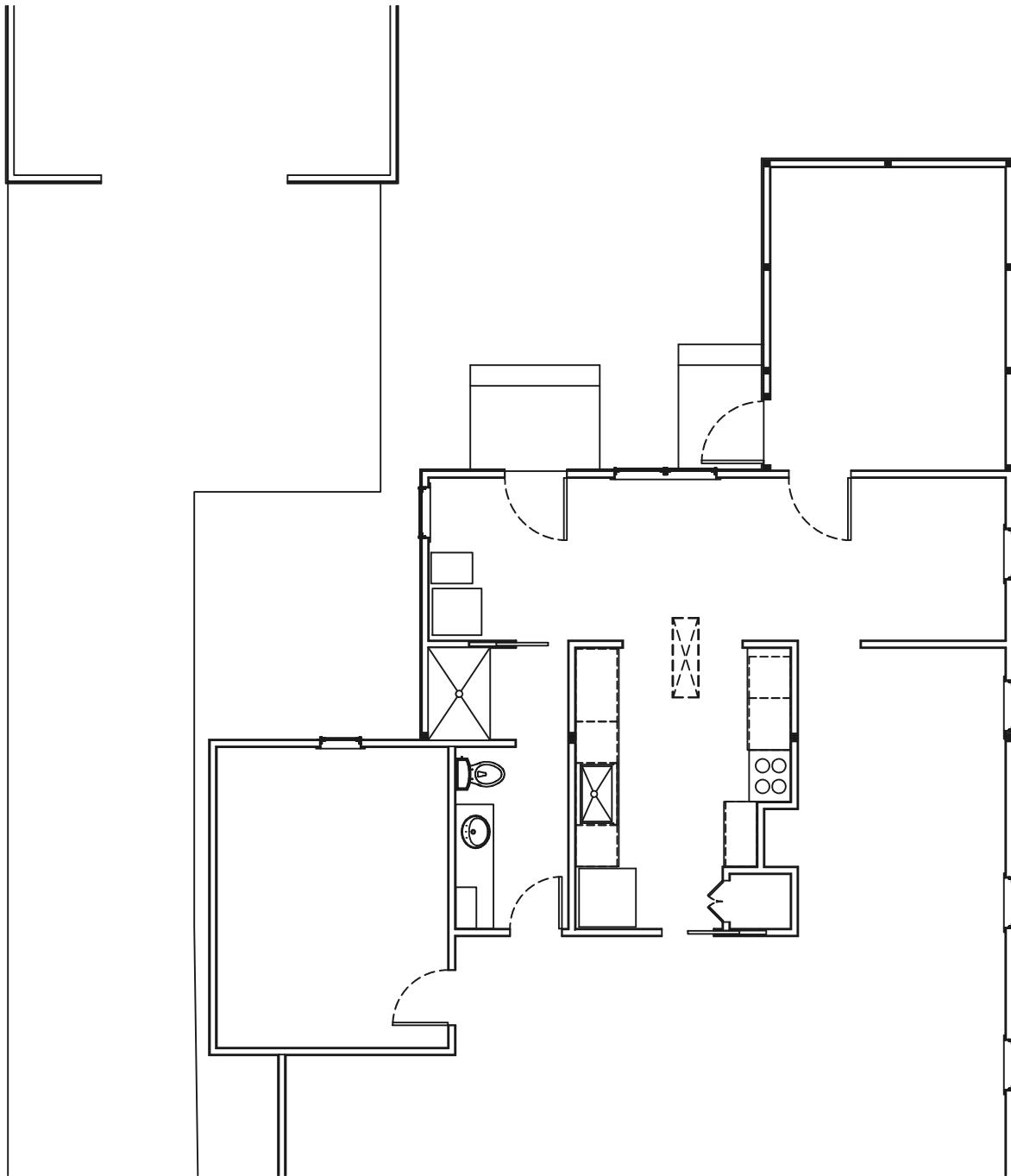
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SOUTH ELEVATION

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SOUTH EL



FIRST FLOOR ELECTRICAL PLAN

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



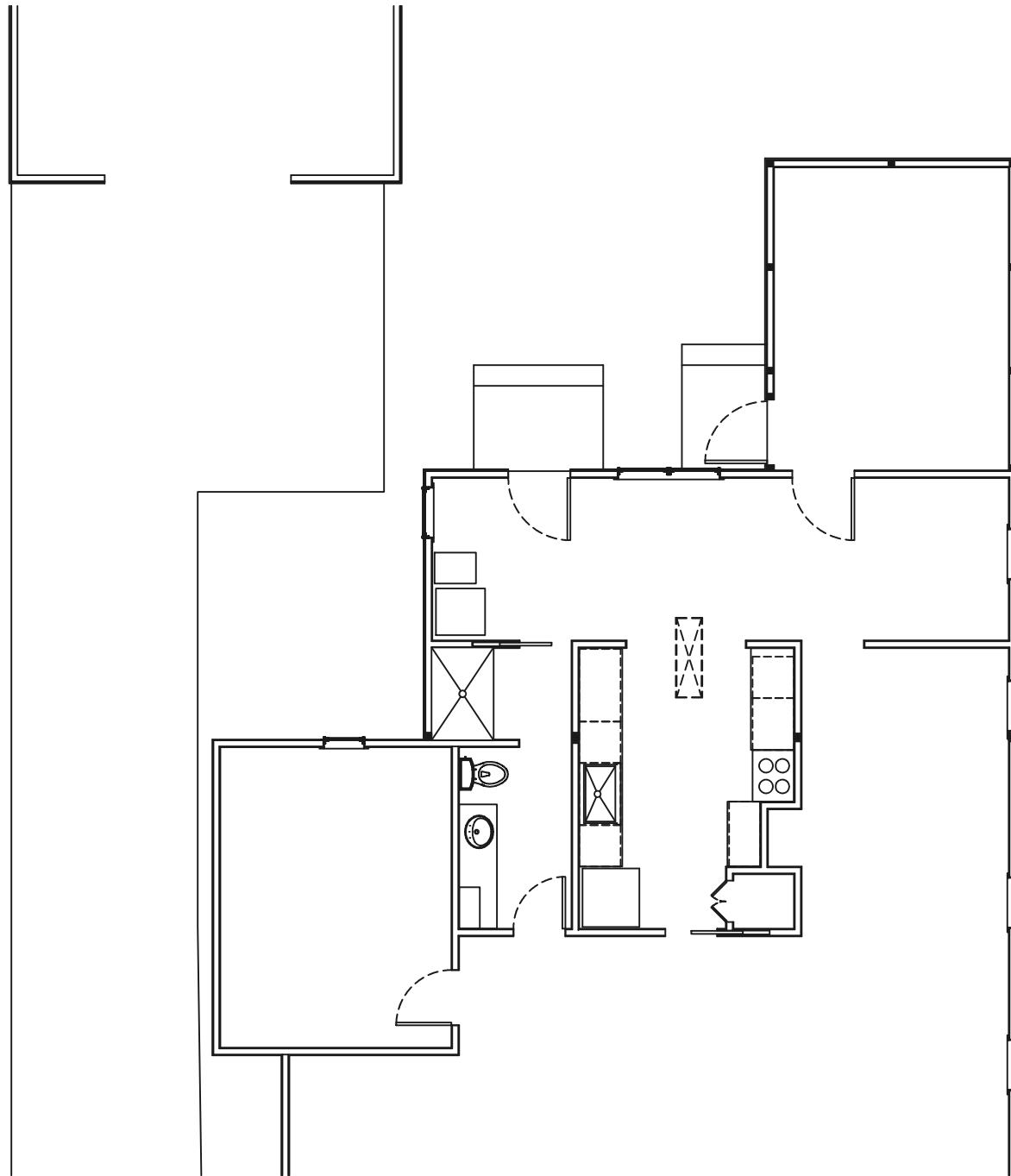
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FIRST FLOOR ELECTRICAL PLAN

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ELEC 1



FIRST FLOOR HVAC PLAN  
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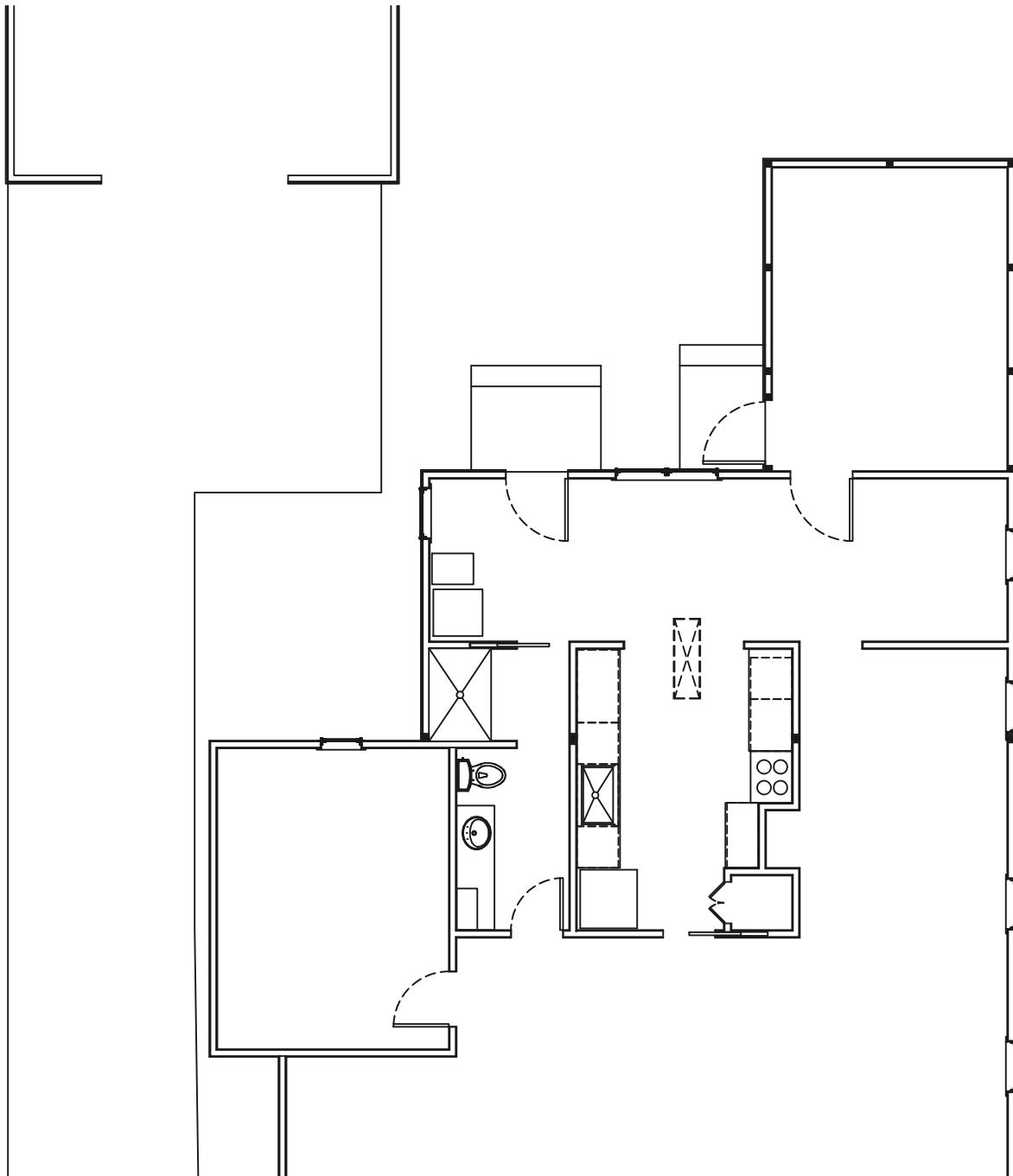
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**FIRST FLOOR HVAC PLAN**

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**PLUMB 1**



FIRST FLOOR PLUMBING PLAN  
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FIRST FLOOR PLUMBING PLAN

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PLUMB 1