
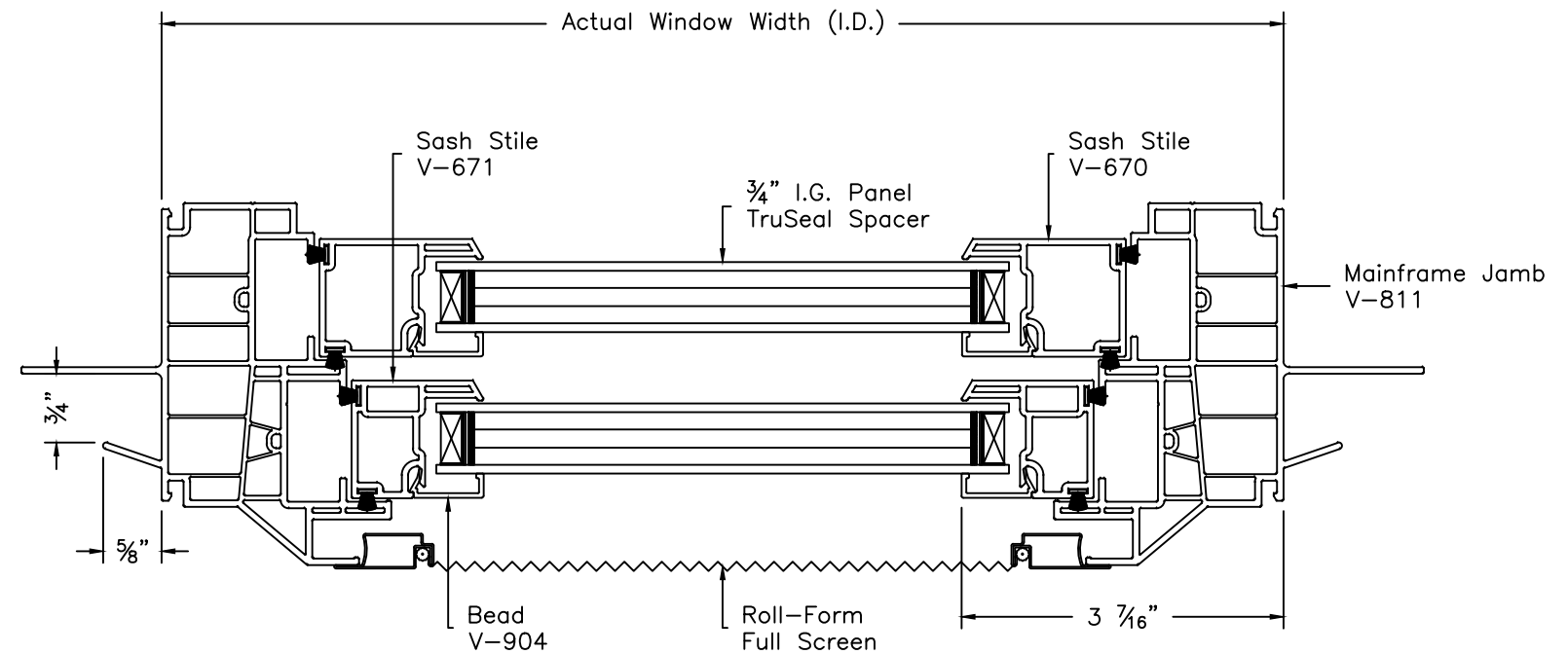
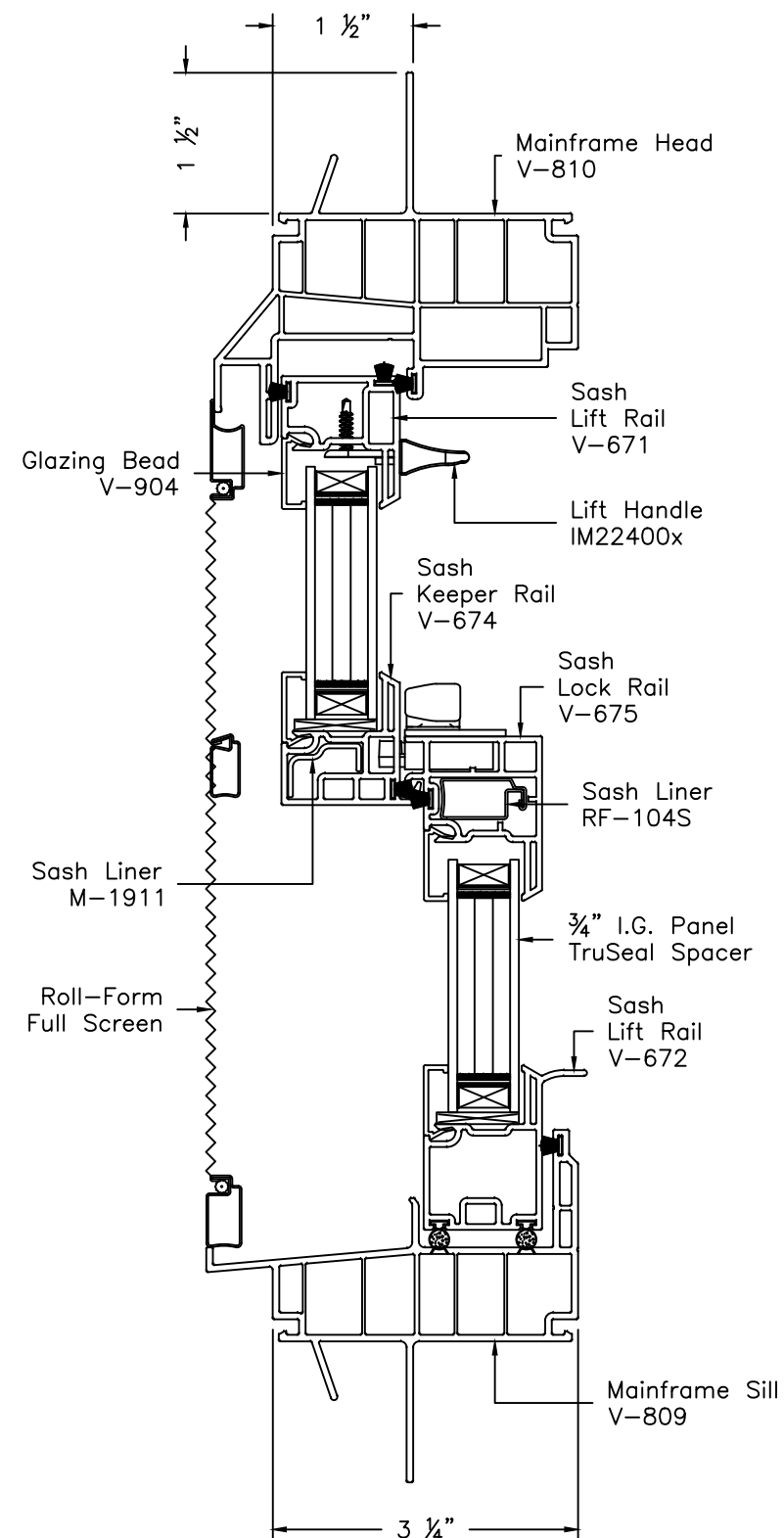

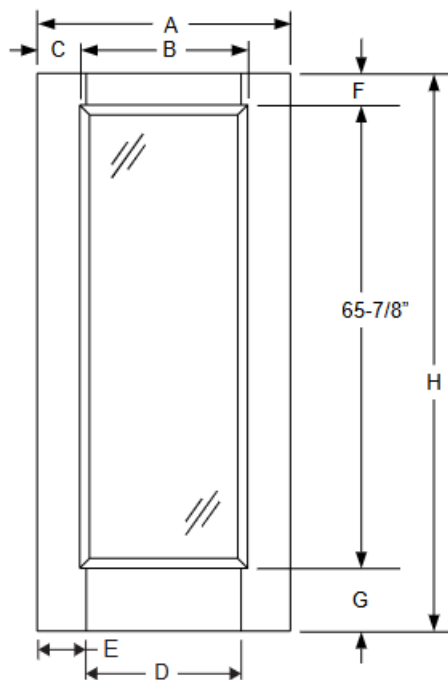


					MATERIAL:	 MI WINDOWS AND DOORS, LLC. 650 WEST MARKET STREET GRATZ, PA 17030-0370	DESCRIPTION: 1556 Series Double Hung with Mounting Fin Mainframe			
					FINISH:		UNSPECIFIED WALL:	PRODUCT: 1556 DATE: 04/22/16		
					AREA:		BREAK ALL CORNERS R.015, UNLESS OTHERWISE SPECIFIED			
					WEIGHT:					
					PERIMETER:					
		Updated title block.	10/19/16	BRS	The information, design or data shown on this document or electronic media is the exclusive property of MI Windows and Doors, LLC. It is considered confidential and proprietary and is made available for limited use only. Its use or reproduction without the expressed written consent of MI Windows and Doors, LLC., is prohibited.		SCALE: 1:2		PART NUMBER:	
LTR	ECN #	REVISIONS	DATE	BY			DFTM: BRS		DRAWING NUMBER: CS-000382	



					MATERIAL:		 MI WINDOWS AND DOORS, LLC. 650 WEST MARKET STREET GRATZ, PA 17030-0370	DESCRIPTION: 1556 Series Double Hung with J-Channel Mainframe	
					FINISH:	UNSPECIFIED WALL:		PRODUCT: 1556 DATE: 04/22/16	
					AREA:	BREAK ALL CORNERS R.015, UNLESS OTHERWISE SPECIFIED			
					WEIGHT:				
					PERIMETER:				
		Updated title block.	10/19/16	BRS	The information, design or data shown on this document or electronic media is the exclusive property of MI Windows and Doors, LLC. It is considered confidential and proprietary and is made available for limited use only. Its use or reproduction without the expressed written consent of MI Windows and Doors, LLC., is prohibited.			SCALE: 1:2	PART NUMBER:
LTR	ECN #	REVISIONS	DATE	BY				DFTM: BRS	DRAWING NUMBER: CS-000381



Full Lite w/ Stile Lines

Daylight Opening:

2064	18-29/32" x 62-29/32"	(1189 sq.in.)
2064 Impact	18-13/16" x 62-13/16"	(1181 sq.in.)
2264	20-15/16" x 62-15/16"	(1317 sq.in.)
2264 Impact	20-13/16" x 62-13/16"	(1307 sq.in.)

Notes:

For Optional Grille Locations, See Arch 1.
Impact Options Available.

Available in:

Fiber-Classic Oak
Fiber-Classic Mahogany
Smooth-Star

Fiber-Classic/
Smooth-Star/
Steel Panel
Dimensions

Width	Glass	A	B	C	D	E
2/6	2064	29-13/16"	21-29/32"	3-31/32"	21"	4-13/32"
2/8N	2064	31-13/16"	21-29/32"	4-31/32"	21"	5-13/32"
2/8	2264	31-13/16"	23-7/8"	3-31/32"	23-1/8"	4-11/32"
2/10	2264	33-13/16"	23-7/8"	4-31/32"	23-1/8"	5-11/32"
3/0	2264	35-13/16"	23-7/8"	5-31/32"	23-1/8"	6-11/32"

Height	F	G	H
6/6	4-5/32"	6-15/32"	76-11/16"
6/8	4-5/32"	9-1/32"	79-3/64"
6/8 Elevated	3-1/32"	10-5/32"	79-3/64"
7/0*	7-1/32"	10-5/32"	83-3/64"

*Only available in Fiber-Classic Oak and Smooth-Star.

Total Unit Count:	6
Sub Total:	\$2,854.50
Freight:	\$0.00
Labor:	\$0.00
Sales Tax:	\$0.00
Total Order Price:	\$2,854.50

Accepted By: _____ Please Print Name _____

Signature: _____

Date: _____

For Information regarding MI's Product Handling Recommendations, please visit miwindows.com/handling



Milgard Manufacturing, LLC is a subsidiary of MI Windows and Doors, LLC

MASTER BILL OF LADING

Page 1 of 1

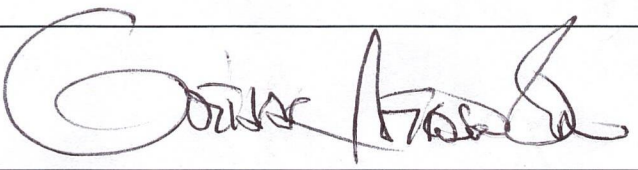


RECEIVED, subject to individually determined rates or contracts that have been agreed upon in writing between the carrier and shipper, if applicable, otherwise to (i) the rates and classifications that have been established by the carrier and are available to the shipper, on request, (ii) the terms and conditions described on the back of this Bill of Lading and (iii) all applicable state and federal regulations. Where the rate is dependent on value, shippers are required to state specifically in writing the agreed or declared value of the property as follows: "The agreed or declared value of the property is specifically stated by the shipper to be not exceeding _____ per _____."

REPRINT Non-Negotiable

BILL OF LADING NUMBER: 10422035		DELIVERY NUMBER: 0500423917
SHIPPER: TRENTON BREWERY 2525 WAYNE MADISON RD TRENTON OH US 45067-9768 Contact Number:	SHIP TO: 0000472010 PREMIUM DISTRIBUTORS OF VIRGINIA 15001 NORTHRIDGE DR CHANTILLY VA US 20151 Contact Number:	CARRIER NAME: HJBT J B HUNT TRANSPORT INC CHICAGO IL US Contact Number: 800-643-3622 Shipping Date/Time:
LOADED BY CONSIGNOR, TO BE UNLOADED BY CONSIGNEE		Load Date/Time: 05/14/2019 03:37:10 EST

SHIPPING UNIT INFORMATION				
No. OF ITEMS		CONTAINER		WEIGHT
24.00		General Pallet		42,333.00
		BULKHEAD,SPACER,PLASTIC,48X36X16 (Qty: 5.00)		143.00
		SEPARATOR,PLASTIC,75X32X2,TRUCK (Qty: 4.00)		70.00
		PALLET,PLASTIC,40X32 (Qty: 24.00)		1,080.00
TOTAL PKG	24.00	Master Bill of Lading with attached underlying Sub Bill of Lading		TOTAL WEIGHT (LB)
				43,626.00

CONTAINER SUMMARY	
TRAILER/CAR: 664428 SEAL: 1164891	
FREIGHT CHARGES BILL TO: MillerCoors LLC MillerCoors Accounts Payable PO Box 3103, Milwaukee, WI 53201-3103	5-16-19

SHIPPER:

This is to certify that above named materials are properly classified, described packaged marked and labeled and are in proper condition for transportation according to the applicable regulations of the U.S. DOT.

MillerCoors LLC

Date:

DRIVER NAME:

Carrier acknowledges as receipt of package and required placards. Carrier certifies emergency response information was made available and/or carrier has the U.S. DOT emergency guidebook or equivalent documentation in the vehicle. Property described above is received in good order, except as noted.

SIGNATURE

Date:

SUBJECT TO SECTION 7 OF CONDITIONS OF APPLICABLE BILL OF LADING. IF THIS SHIPMENT IS TO BE DELIVERED TO THE CONSIGNEE WITHOUT RECOURSE ON THE CONSIGNOR, THEN CONSIGNOR SHALL SIGN THE FOLLOWING STATEMENT: THE CARRIER SHALL NOT MAKE THE DELIVERY OF THIS SHIPMENT WITHOUT PAYMENT OF FREIGHT AND ALL OTHER LAWFUL CHARGES. SIGNED: MillerCoors LLC, SHIPPER PERMANENT ADDRESS: Golden, CO 80401

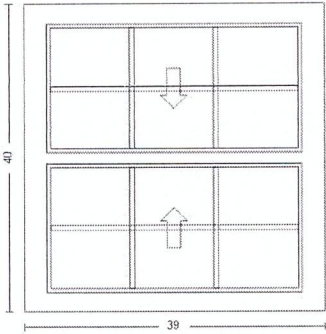
Line Item: 300-1

Quantity: 1

RO Size: 39.5" X 40.5"

Unit Size: 39" X 40"

None Assigned



*** PRODUCT ***
Row 1 1556 Double Hung - Vent - 1 Units - 39W x 40H
*** DIMENSIONS ***
39W x 40H
*** FRAME ***
East, Vinyl, Frame Type - Fin, Exterior Color - White
*** GLASS ***
Glazing Type - Insulated, Dual, Glass Tint - Clear, Low-E, Argon Gas,
Glass Strength - SSB
*** GRILLES ***
Grille Type - GBG, Grille Thickness/Style - 5/8" Flat, Grille Pattern - Colonial
Bottom Glass: Grille Division Type - Custom, Number Wide - 3, Number High - 2
Top Glass: Grille Division Type - Custom, Number Wide - 3, Number High - 2
*** SCREEN ***
Screen - Full Flexscreen, Screen Mesh Type - Clarity, Screens Packed Separately - Yes
*** HARDWARE ***
Nitelocks
*** WRAPPING ***
Extension Jambs - None, Frame Trim - None, J-Channel - None
*** NFRC ***
Series 1556::DoubleHung, U-Factor::0.28, SHGC::0.23, VT::0.45
*** Performance ***
Series 1556::DoubleHung, Calculated Positive DP Rating::30.08, Calculated Negative DP Rating::30.08, DP Rule ID::1556 DH, Rating Type::DesignPressure, Performance Grade::R-PG30*, Water Rating::4.59, FL ID::N/A, STC Rating::28, OITC Data::23

Unit Price:

\$389.17

1556 Double Hung - Vent - CustomCustom

Units are viewed from the Exterior

Extended Price:

\$389.17

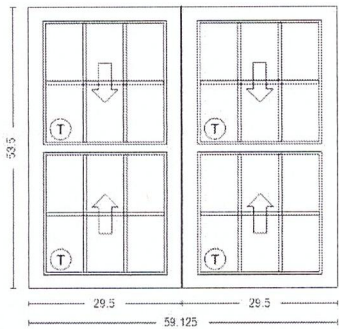
ITEM & SIZES

LOCATION / TAG

PRODUCT DESCRIPTION

UNIT PRICE / EXTENDED PRICE

Line Item: 200-1 None Assigned
Quantity: 1
RO Size: 59.625" X 54"
Unit Size: 59.125" X 53.5"



*** PRODUCT ***
Row 1 1556 Double Hung - Vent / Vent - 2 Units - 59.125W x 53.5H
*** DIMENSIONS ***
29.5W x 53.5H
*** FRAME ***
East, Vinyl, Frame Type - Fin, Exterior Color - White
*** GLASS ***
Glazing Type - Insulated, Dual, Glass Tint - Clear, Low-E, Argon Gas, Tempered Location - Full, Glass Strength - DSB
*** GRILLES ***
Grille Type - GBG, Grille Thickness/Style - 5/8" Flat, Grille Pattern - Colonial
Bottom Glass: Grille Division Type - Custom, Number Wide - 3, Number High - 2
Top Glass: Grille Division Type - Custom, Number Wide - 3, Number High - 2
*** SCREEN ***
Screen - Full Flexscreen, Screen Mesh Type - Clarity, Screens Packed Separately - Yes
*** HARDWARE ***
Nitelocks
*** WRAPPING ***
Wrapping Group 1 Extension Jambs - None, Frame Trim - None, J-Channel - NoneWrapping Group 0
*** MULLS ***
Vertical CommonFrame 0.125" thick, 53.5" in length
*** NFRC ***
Series 1556::DoubleHung, U-Factor::0.28, SHGC::0.23, VT::0.45
*** Performance ***
Series 1556::DoubleHung, Calculated Positive DP Rating::50.13, Calculated Negative DP Rating::50.13, DP Rule ID::1556 DH, Rating Type::DesignPressure, Performance Grade::R-PG30*, Water Rating::4.60, FL ID::N/A, STC Rating::30, OITC Data::25

Unit Price: \$1,009.61

1556 Double Hung - Vent - 2646

Extended Price: \$1,009.61

Units are viewed from the Exterior



Customer Name:

Address:

Phone:

Fax:

Customer Information:

Project Name: Misc

Quote Name: Bob

Quote Number: 5866753

Order Date: Quote Not Ordered

PO Number:

Comments:

ITEM & SIZES	LOCATION / TAG	PRODUCT DESCRIPTION	UNIT PRICE / EXTENDED PRICE
--------------	----------------	---------------------	-----------------------------

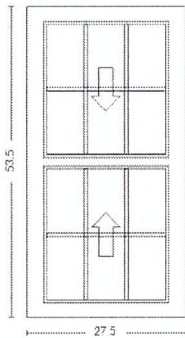
Line Item: 100-1

None Assigned

Quantity: 4

RO Size: 28" X 54"

Unit Size: 27.5" X 53.5"



*** PRODUCT ***

Row 1 1556 Double Hung - Vent - 1 Units - 27.5W x 53.5H

*** DIMENSIONS ***

27.5W x 53.5H

*** FRAME ***

East, Vinyl, Frame Type - Fin, Exterior Color - White

*** GLASS ***

Glazing Type - Insulated, Dual, Glass Tint - Clear, Low-E, Argon Gas, Glass Strength - SSB

*** GRILLES ***

Grille Type - GBG, Grille Thickness/Style - 5/8" Flat, Grille Pattern - Colonial

Bottom Glass: Grille Division Type - Custom, Number Wide - 3, Number High - 2

Top Glass: Grille Division Type - Custom, Number Wide - 3, Number High - 2

*** SCREEN ***

Screen - Full Flexscreen, Screen Mesh Type - Clarity, Screens Packed Separately - Yes

*** HARDWARE ***

Nitelocks

*** WRAPPING ***

Extension Jamb - None, Frame Trim - None, J-Channel - None

*** NFRC ***

Series 1556::DoubleHung, U-Factor::0.28, SHGC::0.23, VT::0.45

*** Performance ***

Series 1556::DoubleHung, Calculated Positive DP Rating::50.13,

Calculated Negative DP Rating::50.13, DP Rule ID::1556 DH, Rating

Type::DesignPressure, Performance Grade::R-PG30*, Water

Rating::4.60, FL ID::N/A, STC Rating::28, OITC Data::23

Unit Price: \$363.93

1556 Double Hung - Vent - 2446

Extended Price: \$1,455.72

Units are viewed from the Exterior

CertainTeed's Landmark® UL 2218 Class 3 Impact Resistant shingles are a popular choice for homeowners seeking a durable and aesthetically pleasing roofing option. These shingles are engineered with a dual-layer design, featuring a tough fiberglass base and a protective outer layer, providing superior protection against the elements. Landmark shingles come with an Underwriters Laboratories Class A fire resistance rating, ensuring that they are a safe and reliable option for homeowners looking for added protection against fire hazards. Additionally, these shingles feature StreakFighter® algae resistance, where available, protecting against unsightly black streaks caused by algae growth. These shingles come in a variety of colors, ensuring that homeowners can find the perfect match for their home's aesthetic. Additionally, the shingles' dual-layer design provides superior protection against the weather, helping to ensure that the roof remains in good...[See More](#)

Quick Links

We're here to help with handy tools and resources that make your project easier.

Image

Visualize Your Home

Features & Benefits

Performance

Designer shingles are typically heavier than strip shingles and have improved warranty protection.

Protection

UL Class A fire resistance UL 2218 Class 3 impact resistance

Warranty

Lifetime limited transferable warranty 25-year StreakFighter® algae-resistance warranty NailTrak® extra-wide nailing area for accurate installation 10-year SureStart™ protection 15-year 110 mph wind-resistance warranty Wind warranty upgrade to 130 mph available. CertainTeed starter and CertainTeed hip and ridge required

Architectural Review Board Application Checklist

EXTERIOR CHANGES, **ADDITIONS** or NEW DETACHED STRUCTURES:

Site Plans– need the following:

- ✓ Drawn to are recognizable scale like ¼" = 1'-0" AND with significant dimensions
- ✓ Showing footprint(s) of all existing and proposed structures
- ✓ Setback of all structures from the property lines
- ✓ Onsite parking and drives (and if any changes to the footprint
- ✓ Location of structures on adjacent lots:

<https://maps.app.goo.gl/ouqgjBg8dqhQsWZv7>

Elevations of all sides, differentiating existing from proposed:

- ✓ Scaled and with dimensions

Photographs of all sides of current existing structure:

Sectional details with dimensions of structural members and materials from foundation to roof assembly: **Provided in blueprint packet.**

Floor Plans to scale: **Provided in blueprint packet.**

All exterior materials and colors: Exterior house wall (sides and rear) material will be traditional steel or vinyl siding panels (8"). There are no changes to the front of the house. Color white.

Trade-off worksheet– for New Dwellings only: **N/A**

Landscape plan (if applicable): **N/A**

Tree preservation plan (if required by ARB): **There are no trees that need to be removed in the construction structure area.**

Quote Number:

Date: 7/11/2025

Customer Information

Name: Address: Phone 1: Phone 2: Fax: Contact:

(Images are viewed from exterior where applicable)

Item Description	Qty	Price	Extended
Exterior Door Items			
3' 0" x 6' 8" S108-GBGFWLE Smooth-Star Fiberglass Door - Internal Grille Low E - White Flat - Left Hand Inswing (Tru-Guard Composite Edge); 2-3/4" Backset - Double Bore (2-1/8" Dia. Bore w/Standard 5-1/2" Spacing) w/Faceplate Lockset Latch Prep w/Standard Strike Prep w/Deadbolt 9206 Kwikset/Schlage J Series - Standard 1" x 2-1/4" Strike Prep; Set of Standard - Brushed Nickel Hinges ; Primed Dura-Frame - 4-9/16" Jamb w/Dura-Frame Brickmould Exterior Trim (Applied) w/(1)Brushed Nickel Adjustable Security Strike Plate (for Lockset only); Bronze Compression Weatherstrip; Tru-Defense Composite Adj. w/Dark Cap - Mill Finish Sill ; Protective Sill Cover; R.O. = 38-1/4" x 82"	1	784.21	\$784.21

Order Sub Total: \$784.21

Tax: \$62.74

Order Total: \$846.95

THERMA TRU
DOORS

Version #: 1.48-O

Version Date: 4/28/2025

7/11/2025

**5695 WESTBOURNE AVENUE, COLUMBUS, OHIO 43213**

PHN 614-861-7077 FAX 614-861-7087

SEMCO® ROTO® WEATHERSHIELD® SILVERLINE® PEACHTREE® VELUX® ODL® THERMA TRU® CAPITOL®

S O L D	ATTNL Bob D	S H I P	(ADDRESS NEEDED FOR DELIVERY)
------------------	-------------	------------------	-------------------------------

QTY	SIZE	DESCRIPTION	UNIT	EXTENDED
1	Windows	MIWD Please see attached MIWD Quote# 5866753	2854.50	2,854.50
1	Doors	Palmer Please see attached Palmer Donavin Quote	784.21	784.21
1) Materials only, installation by others 2) Please verify sizing with installer				

TERMS OF SALE

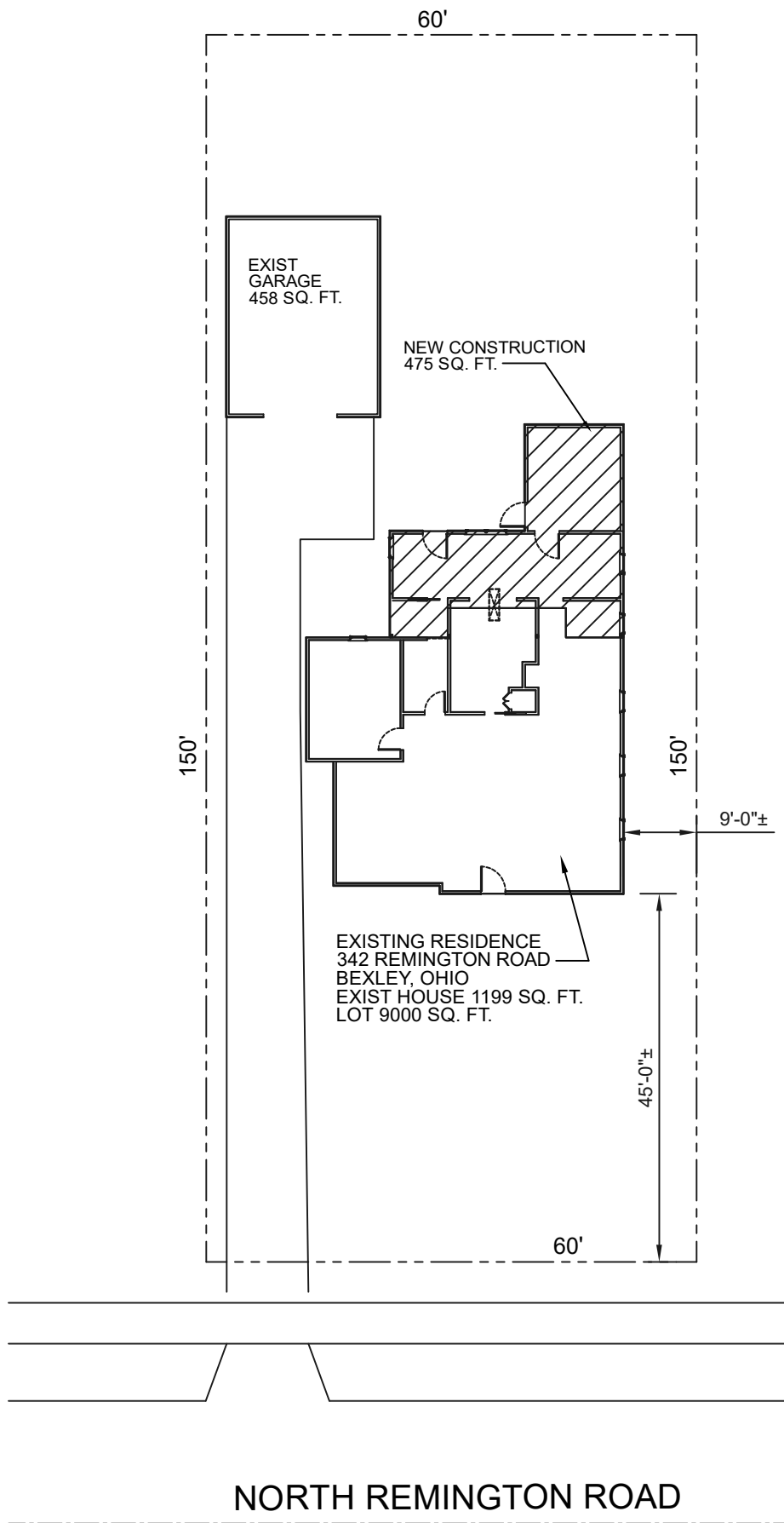
- ♦ ORDERS ARE CHECK/CASH ON DELIVERY
- ♦ 50% DEPOSIT REQUIRED FOR ORDER
- ♦
- ♦
- ♦

FRANKLIN CTY 7.5%

SUBTOTAL	3638.71
SALES TAX	291.10
TOTAL	3929.81

ACCEPTED BY

DATE



SITE PLAN
1"=20'-0"

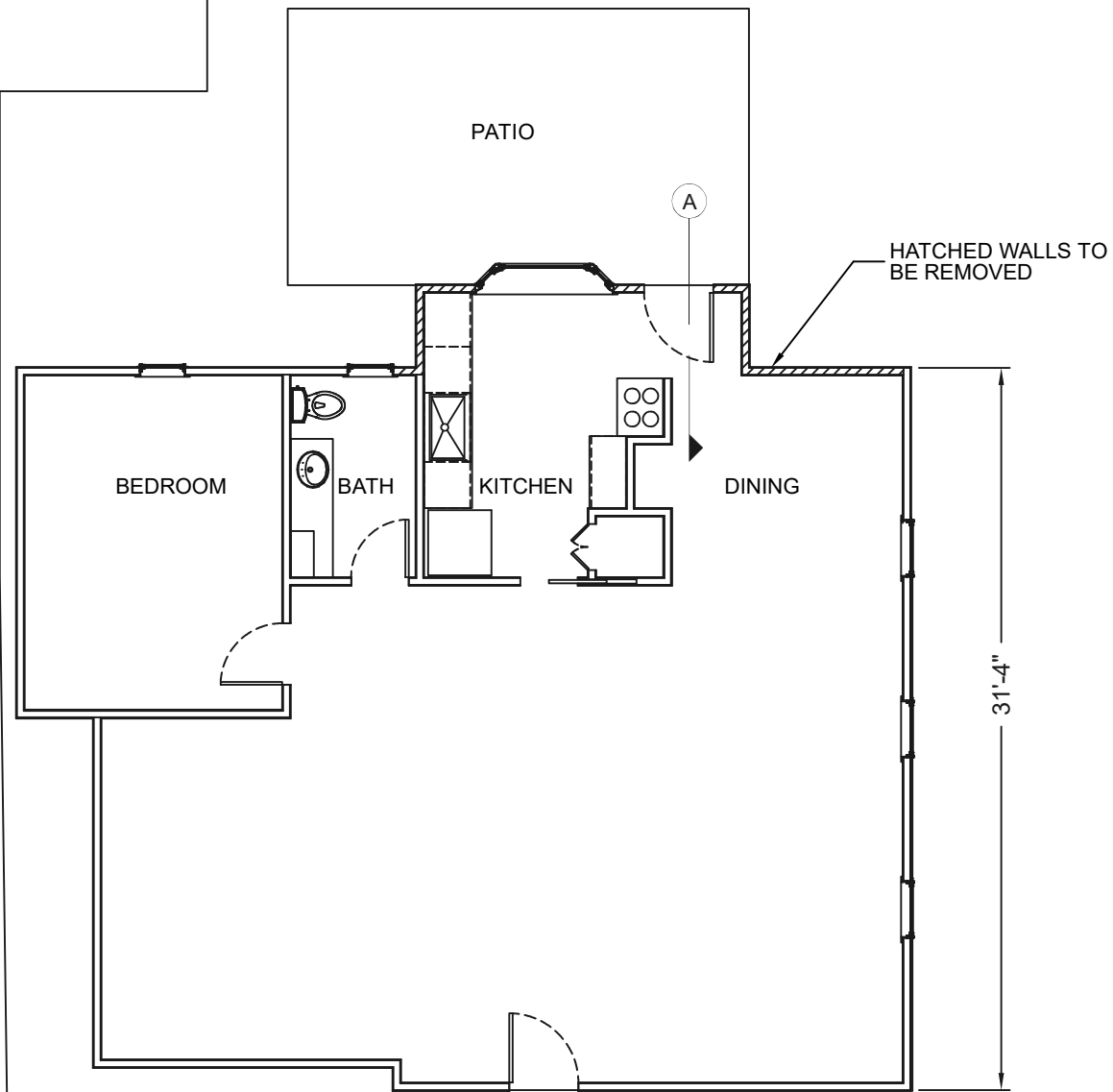
Scale: NOTED
Sheet No: SITE 1

Drawn By: Donald Rapp
Date: 08/17/25
File:

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

Description:
SITE PLAN

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



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



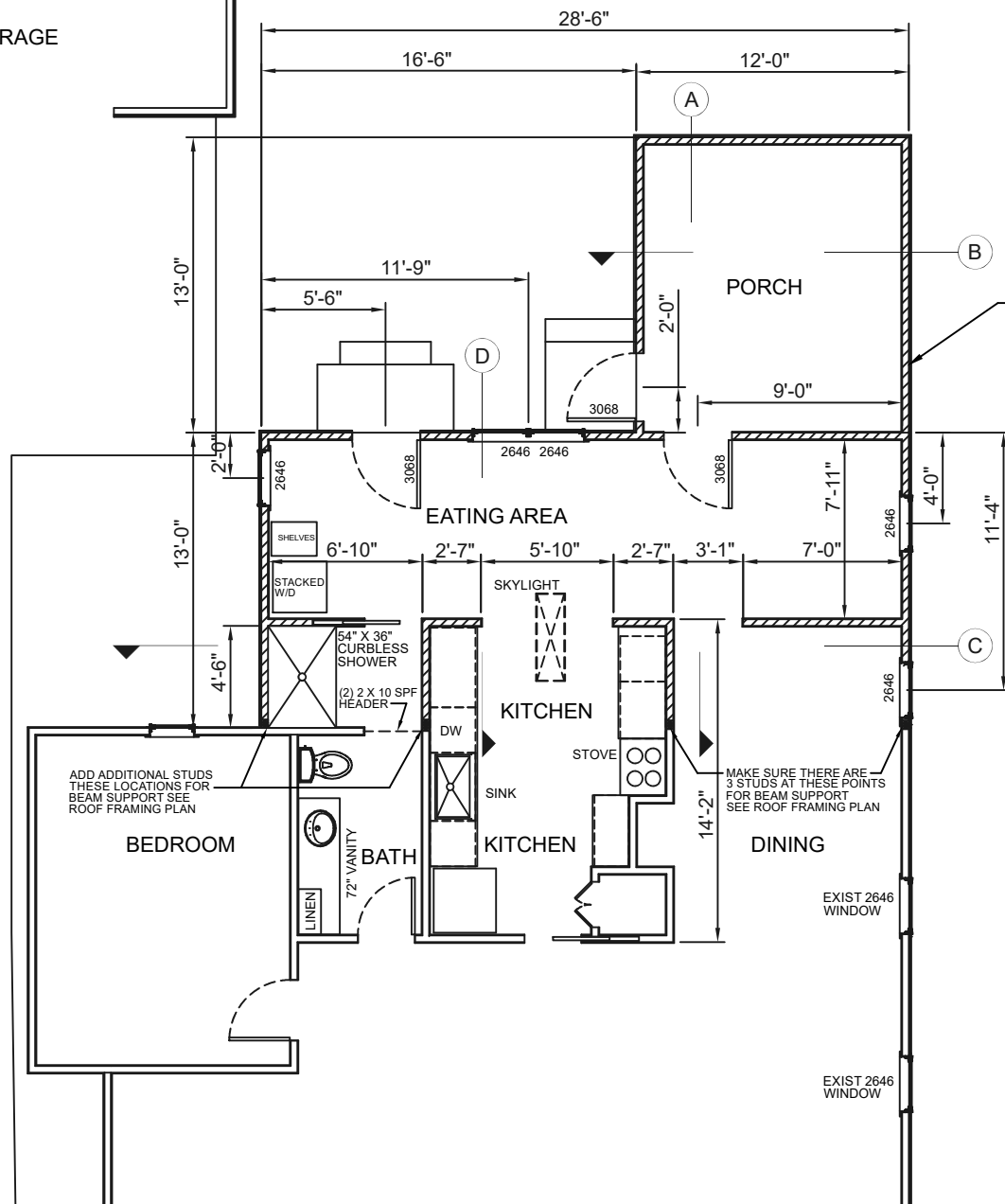
Project for:
 JANE PEDEN
 342 REMINGTON ROAD FRANKLIN COUNTY
 COLUMBUS, OHIO 43209

Description:
 EXISTING FIRST FLOOR PLAN

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

Drawn By:
 Donald Rapp
 Date: 08/17/25
 File:

Scale: NOTED
 Sheet No: FLR 1-EX



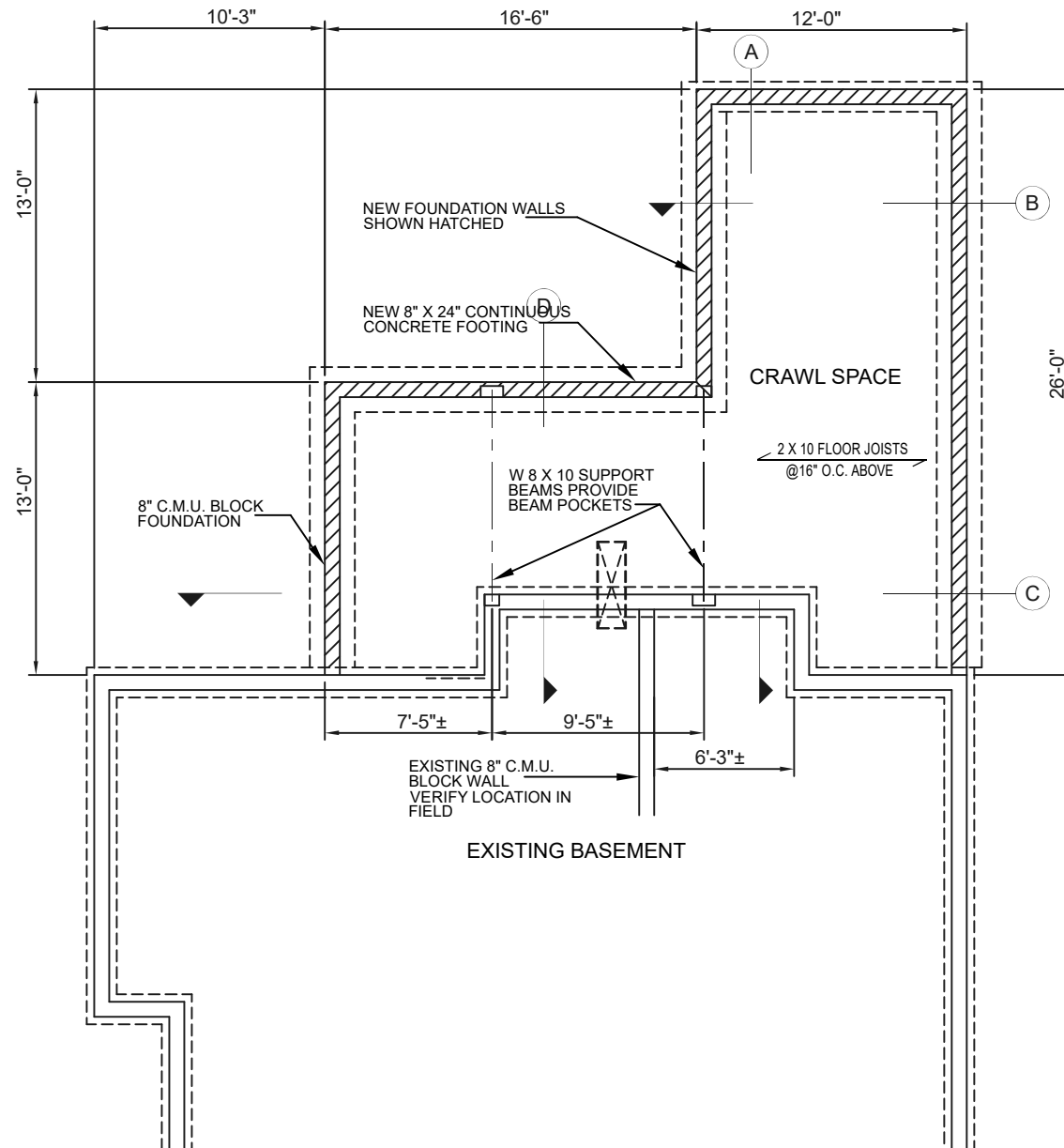
CONSTRUCTION NOTES:

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

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


Scale: NOTED

Sheet No: FLR 1



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



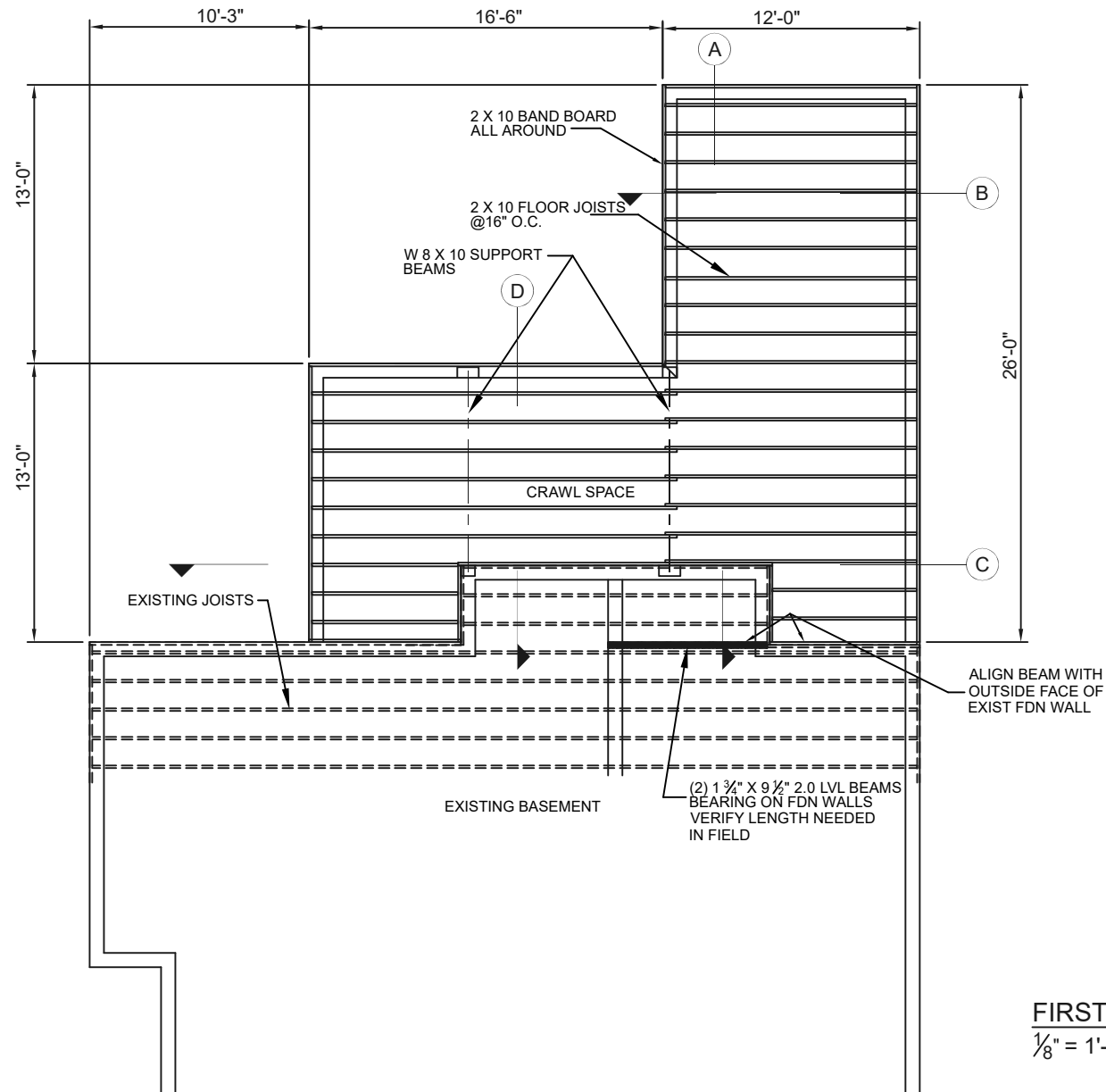
Project for:
JANE PEDEN
 342 REMINGTON ROAD FRANKLIN COUNTY
 COLUMBUS, OHIO 43209

Description:
FOUNDATION PLAN

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

Drawn By:
 Donald Rapp
 Date: **08/17/25**
 File:

Scale: **NOTED**
 Sheet No:
FDN 1



FIRST FLOOR FRAMING PLAN **N** 

1/8" = 1'-0"

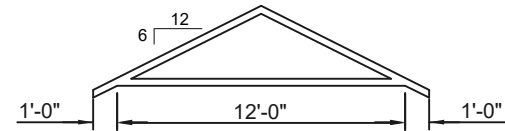
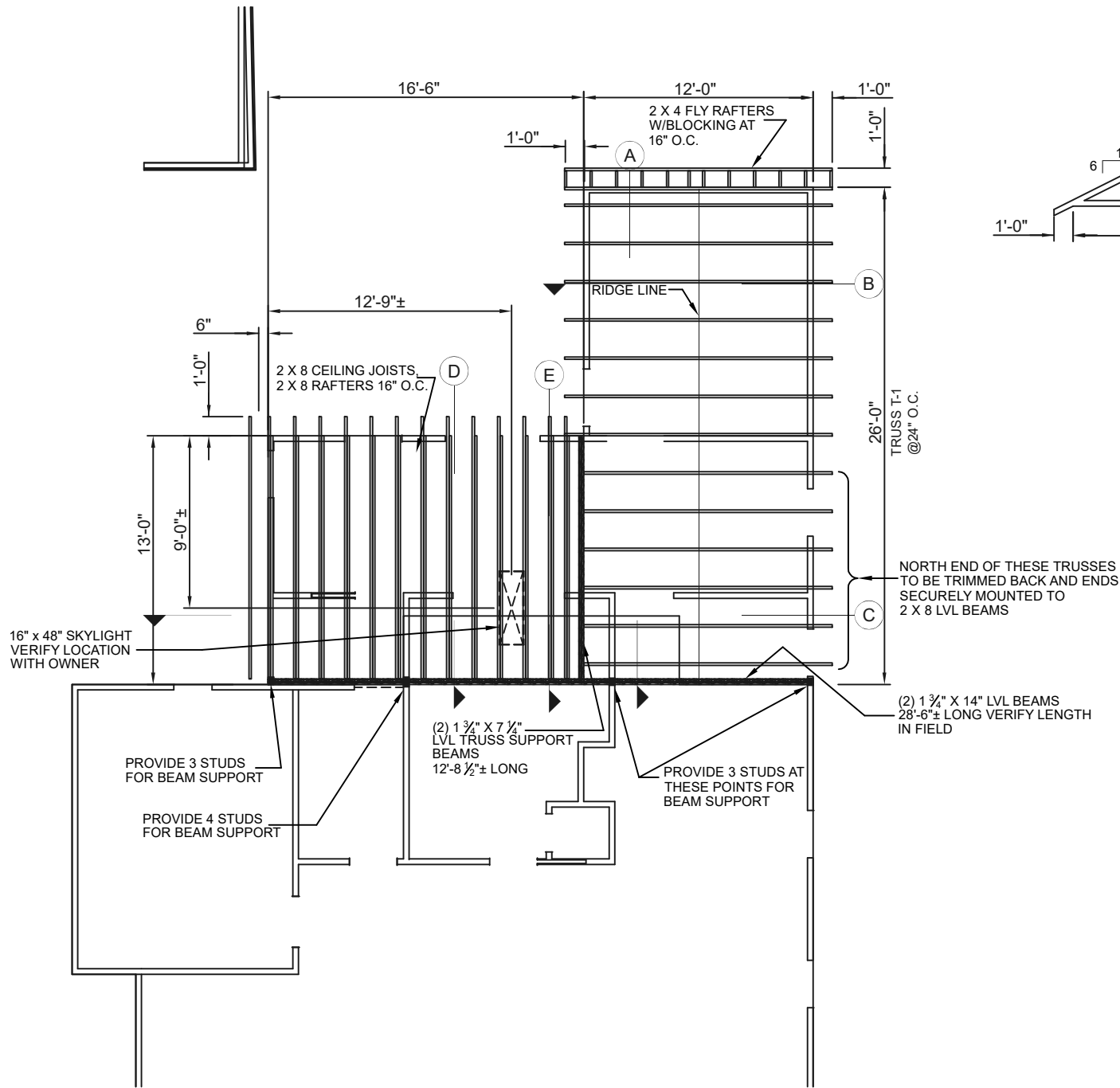
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
FIRST FLOOR FRAMING PLAN

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

Drawn By:
Donald Rapp
Date: 08/17/25
File:

Scale: NOTED
Sheet No: FRM 1



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



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

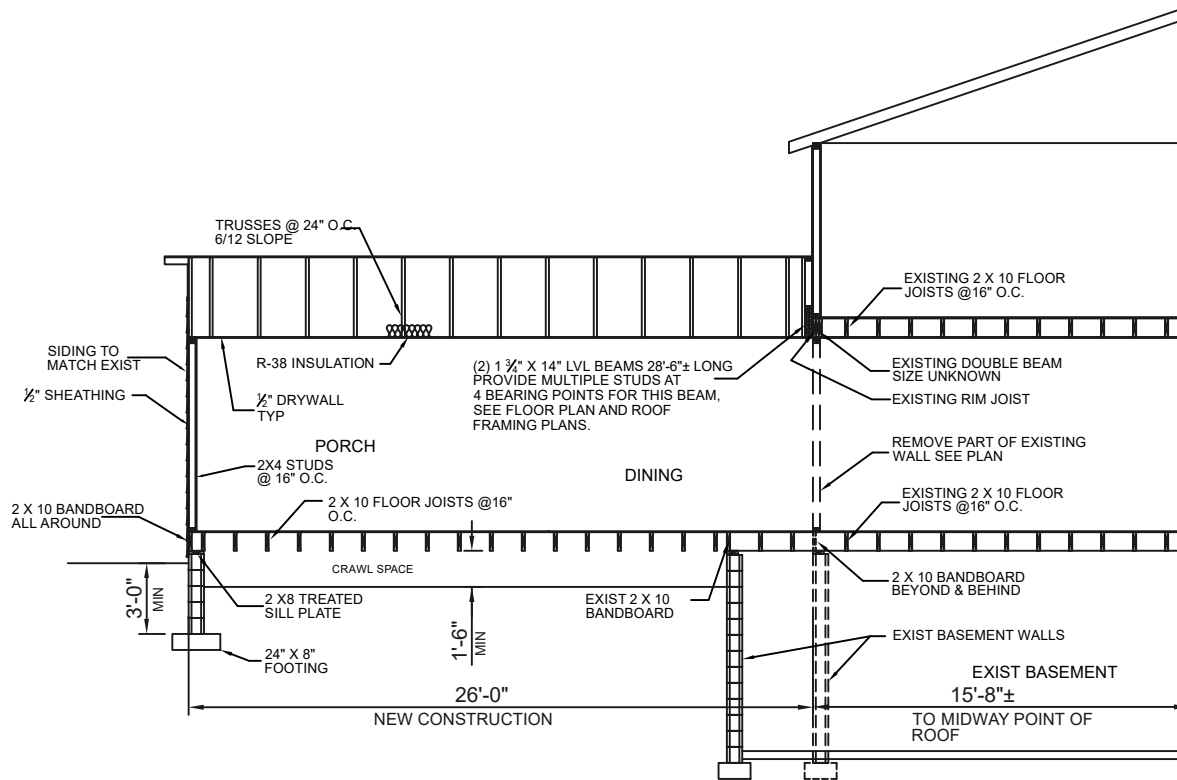
Description:
ROOF FRAMING PLAN

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

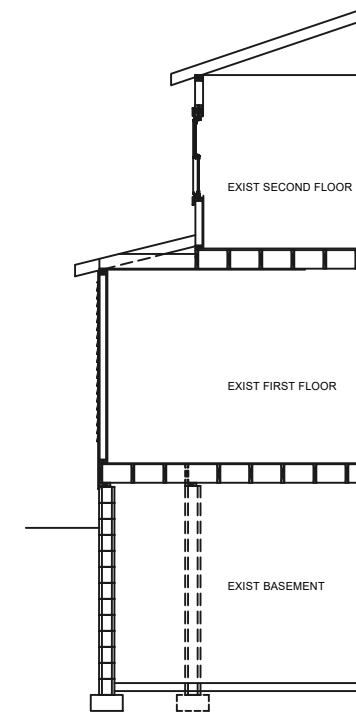
Drawn By:
 Donald Rapp
 Date: **08/17/25**
 File:

Scale: **NOTED**
 Sheet No:
ROOF FRM

(2) 1 3/4" X 14" 2.0 LVL BEAMS
SECURED TOGETHER AND
FASTENED TO EXISTING FRAMING
FULL LENGTH OF ADDITION



SECTION A
1/8" = 1'-0"



SECTION A
EXISTING
1/8" = 1'-0"

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

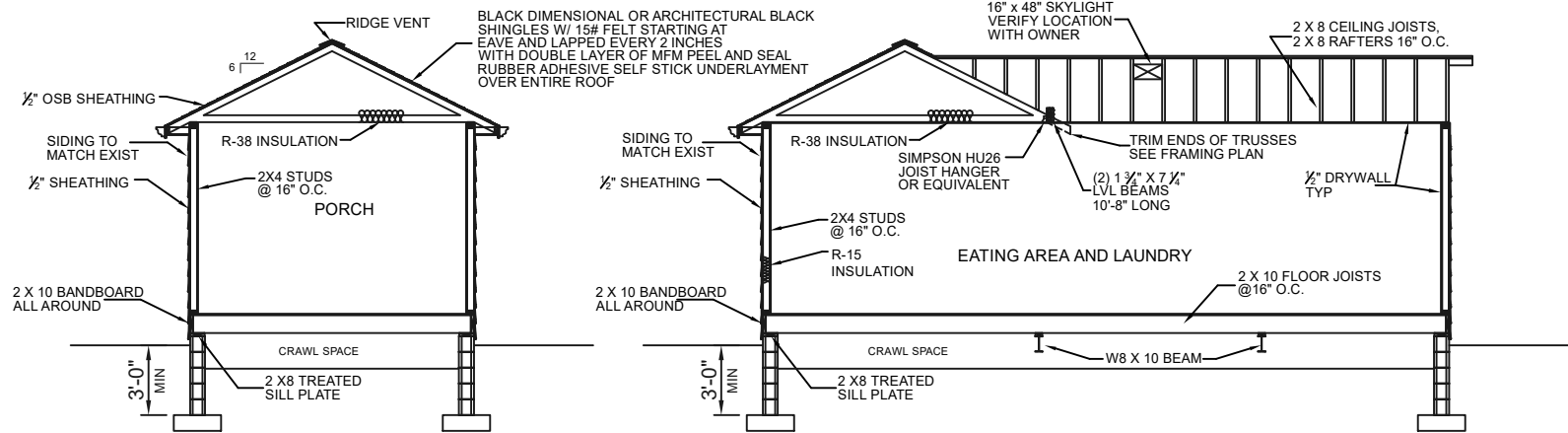
Description:
SECTION A

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

Drawn By:
Donald Rapp
Date:
08/17/25
File:

Scale:
NOTED
Sheet No:
SECT A

SHINGLES W/ 15# FELT STARTING AT
EAVE AND LAPPED EVERY 2 INCHES
OVER ENTIRE ROOF



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

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

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

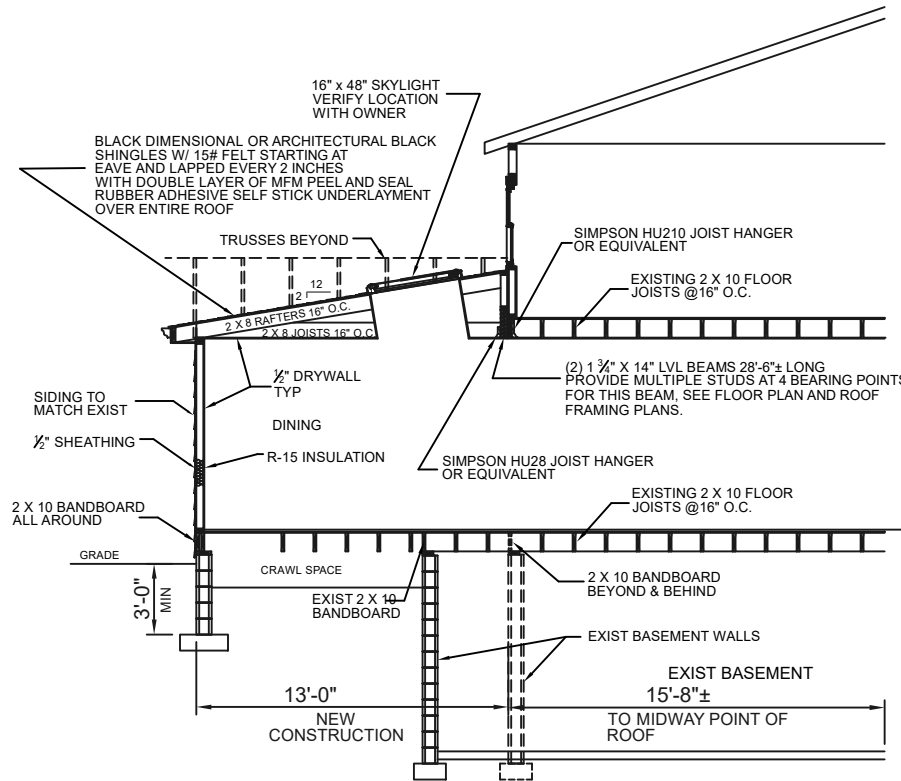
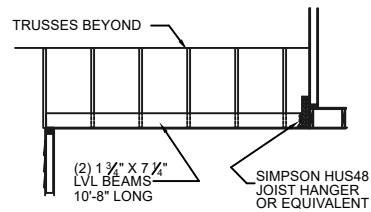
Description:
SECTIONS B & C

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

Drawn By:
Donald Rapp
Date:
08/17/25
File:

Scale:
NOTED
Sheet No:
SECT B-C

SECTION E
1/8" = 1'-0"



SECTION D
1/8" = 1'-0"

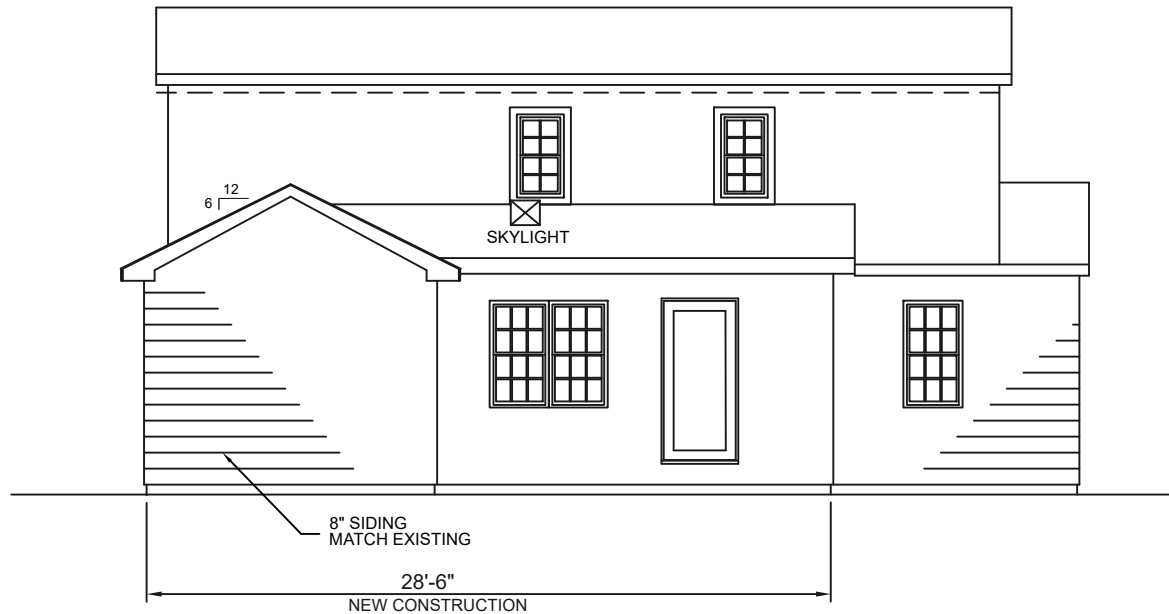
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
SECTIONS D & E

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

Drawn By:
Donald Rapp
Date:
08/17/25
File:

Scale:
NOTED
Sheet No:
SECT D-E



EAST ELEVATION

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

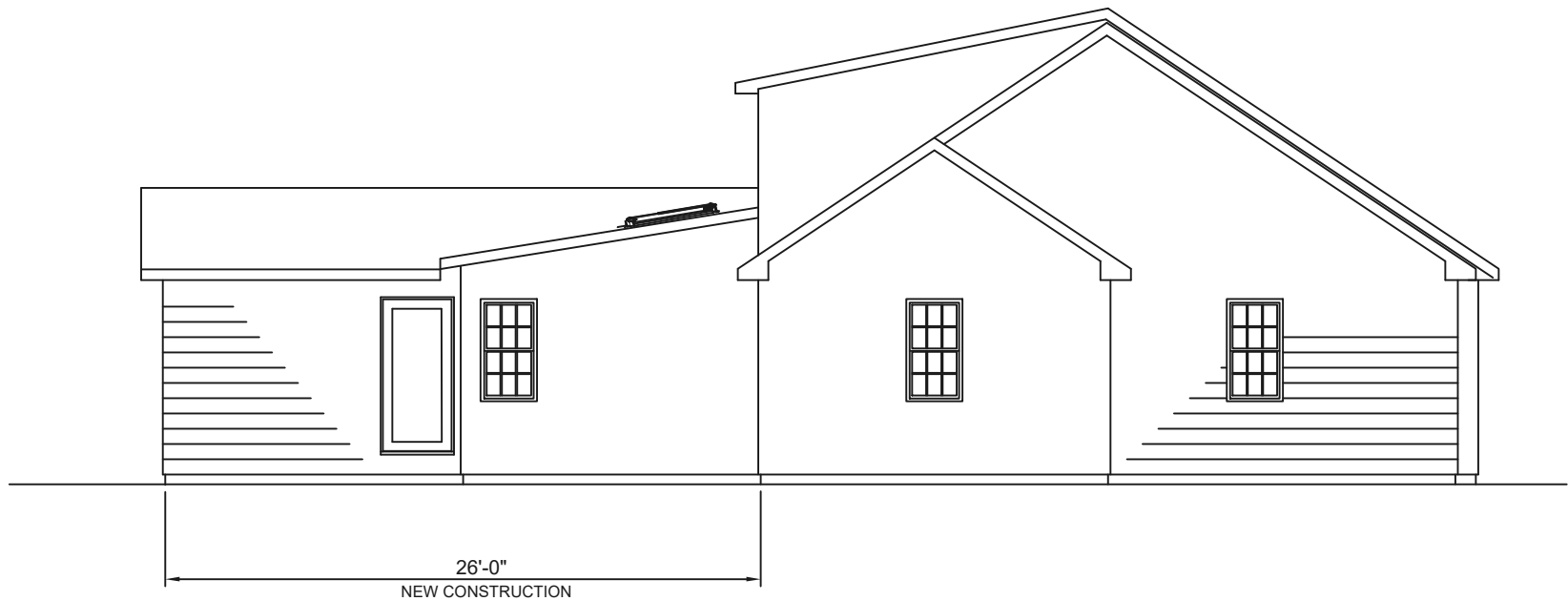
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
EAST ELEVATION

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

Drawn By:
Donald Rapp
Date: 08/17/25
File:

Scale: NOTED
Sheet No: EAST EL



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

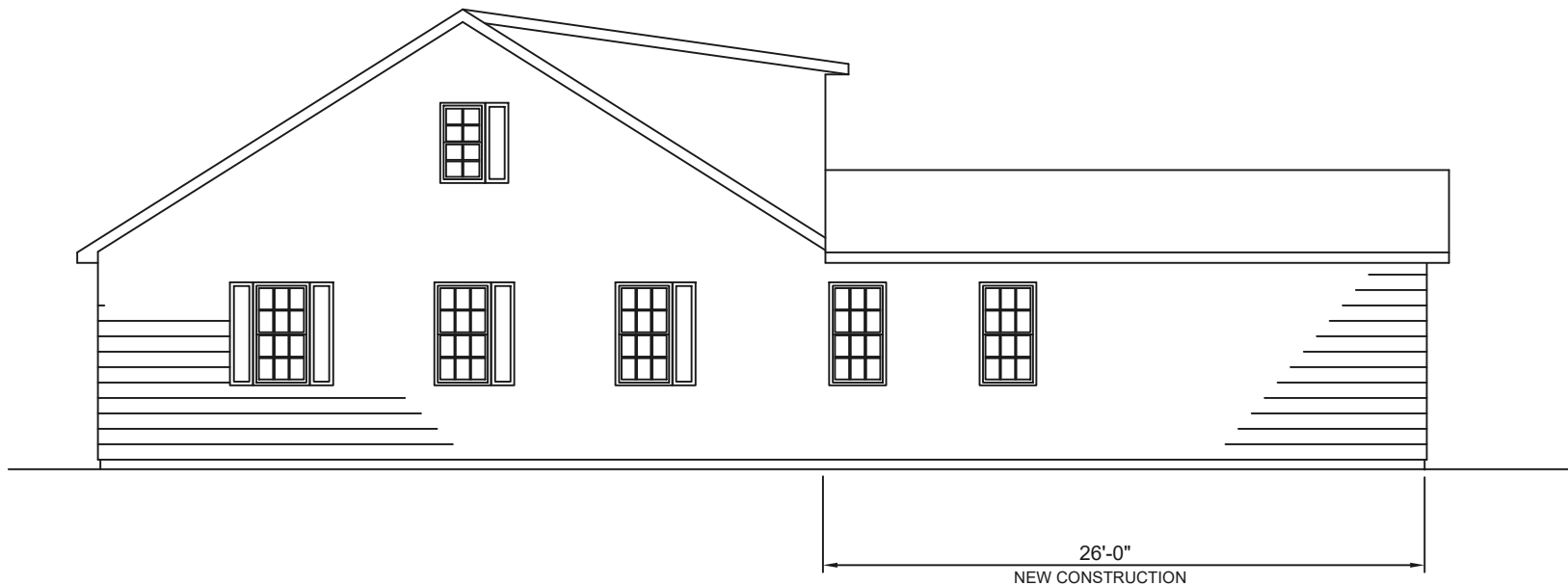
Project for:
 JANE PEDEN
 342 REMINGTON ROAD FRANKLIN COUNTY
 COLUMBUS, OHIO 43209

Description:
 NORTH ELEVATION

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

Drawn By:
 Donald Rapp
 Date: 08/17/25
 File:

Scale: NOTED
 Sheet No: NORTH EL



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

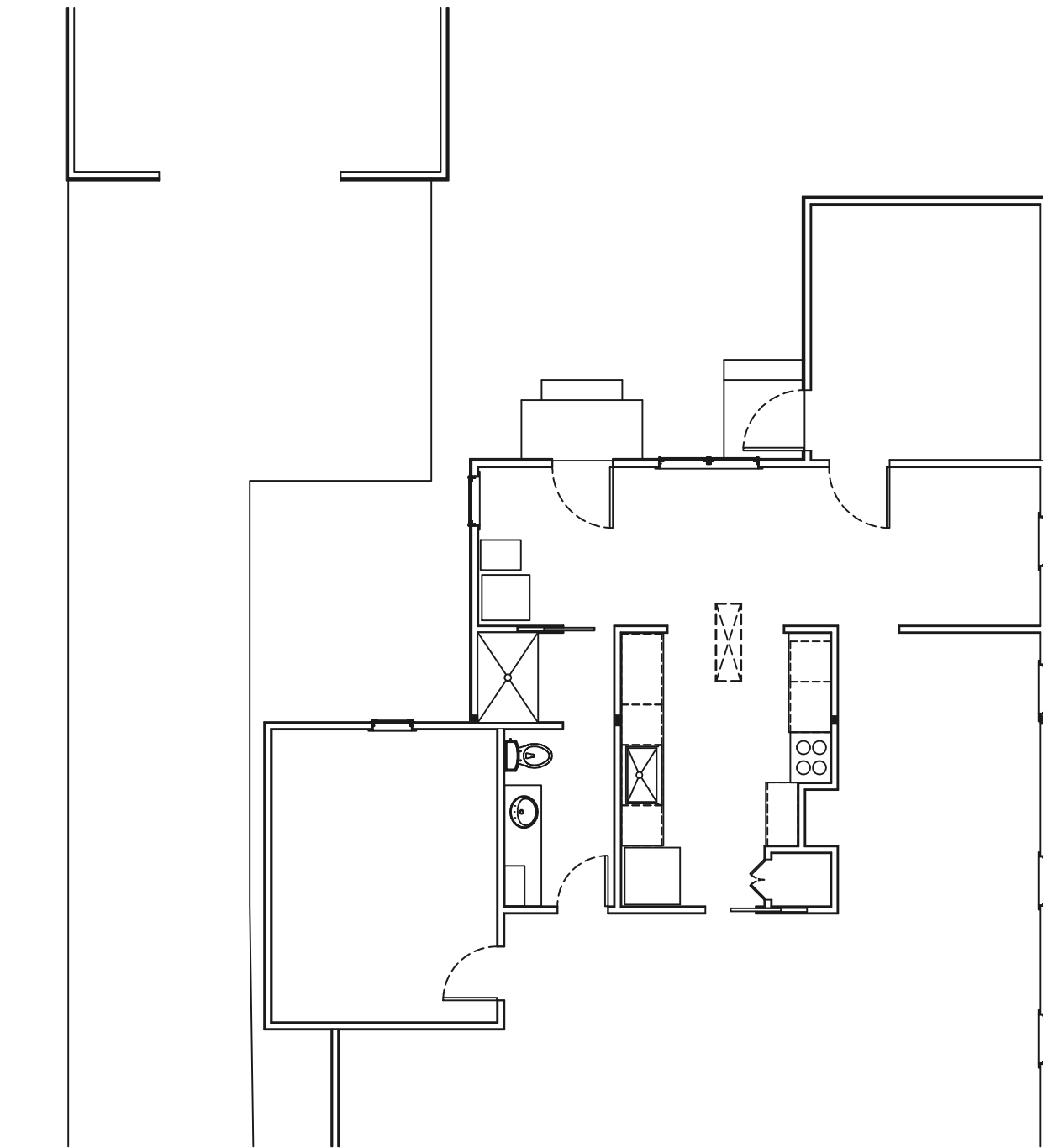
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
SOUTH ELEVATION

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

Drawn By:
Donald Rapp
Date: 08/17/25
File:

Scale: NOTED
Sheet No: SOUTH EL



FIRST FLOOR ELECTRICAL PLAN
 $\frac{1}{8}" = 1'-0"$



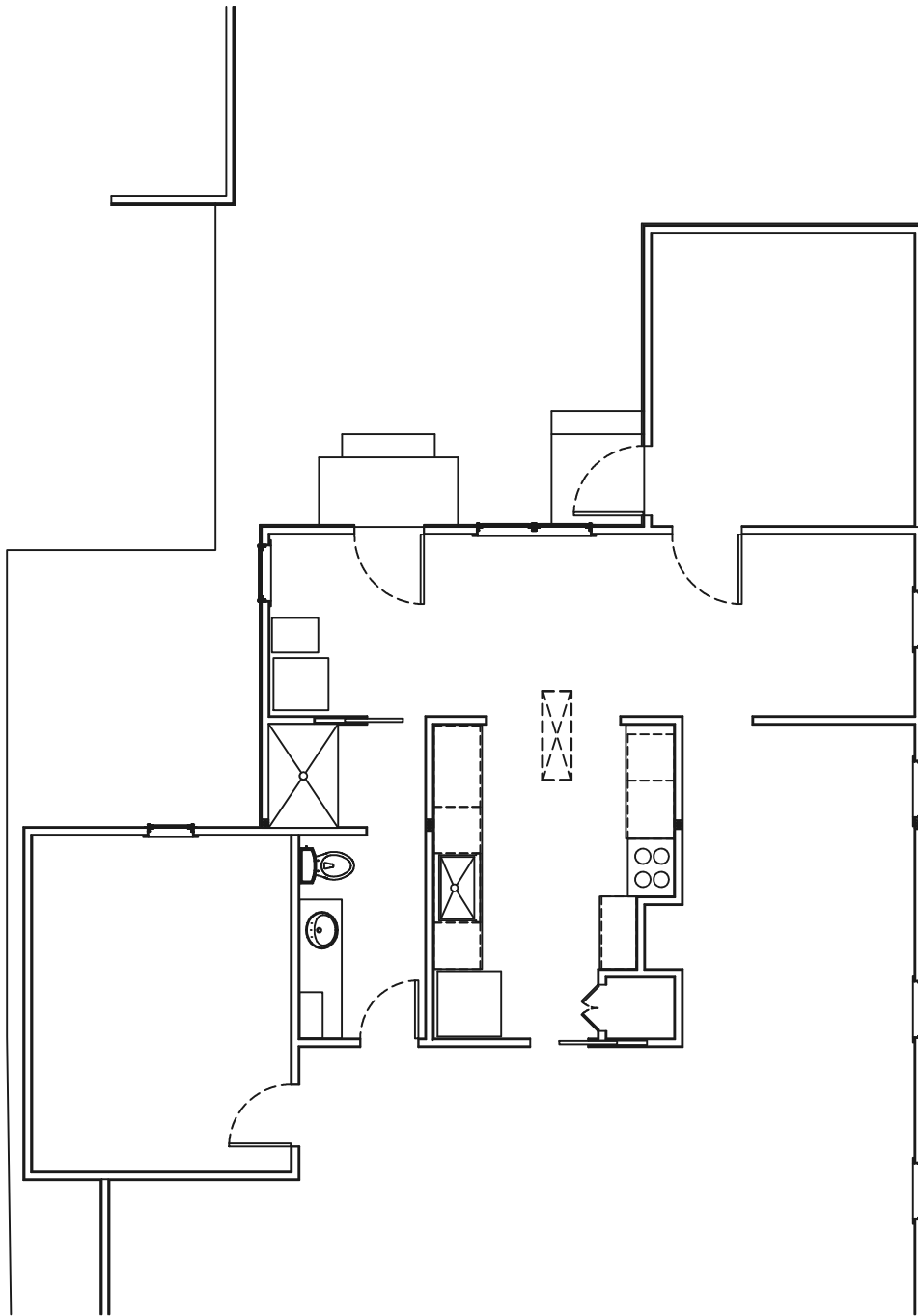
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
FIRST FLOOR ELECTRICAL PLAN

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

Drawn By:
Donald Rapp
Date: 08/17/25
File:

Scale: NOTED
Sheet No: ELEC 1



FIRST FLOOR HVAC PLAN
 $\frac{1}{8}" = 1'-0"$



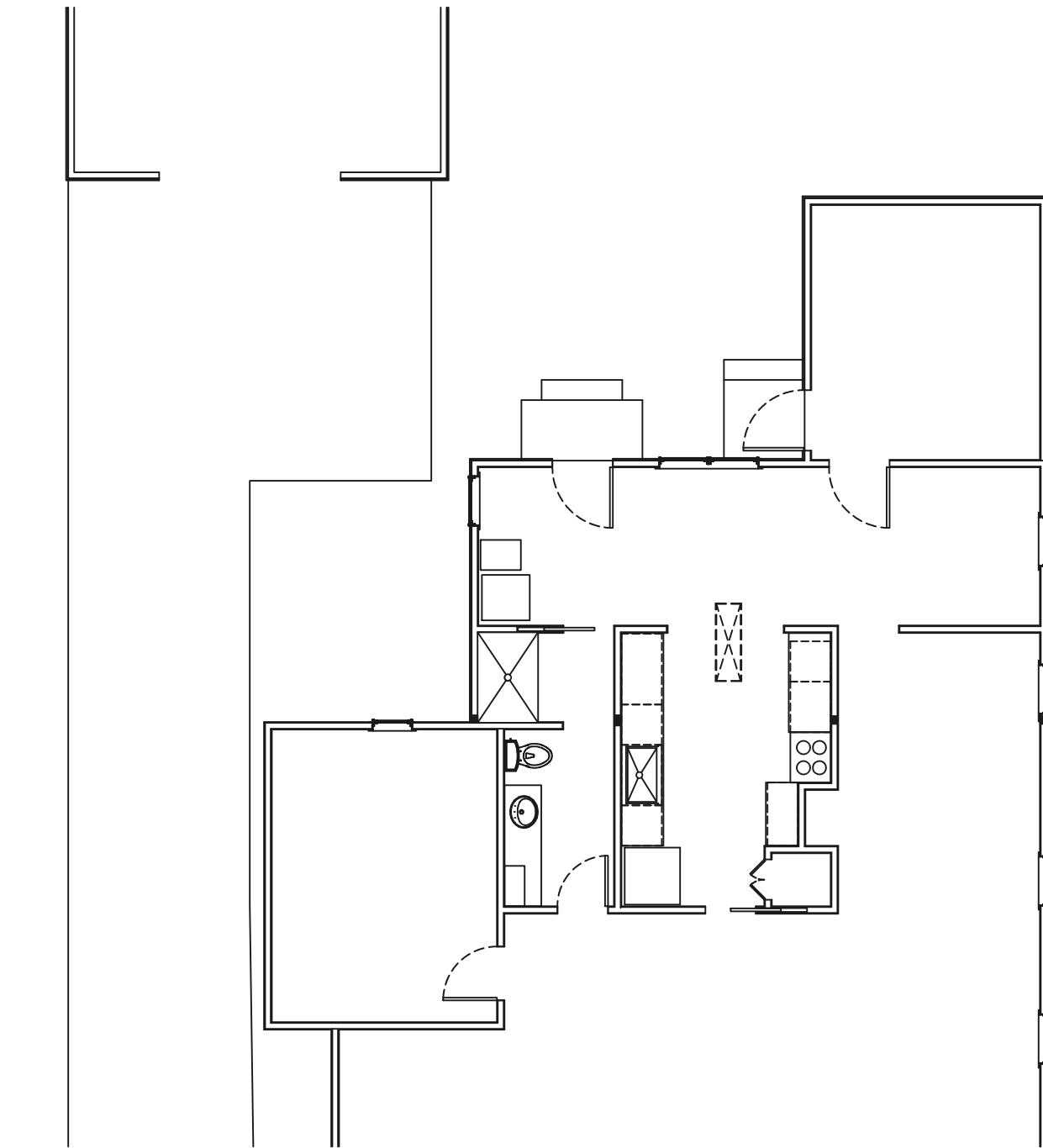
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
FIRST FLOOR HVAC PLAN

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

Drawn By:
Donald Rapp
Date: **08/17/25**
File:

Scale: **NOTED**
Sheet No:
PLUMB 1



FIRST FLOOR PLUMBING PLAN
 $\frac{1}{8}" = 1'-0"$



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

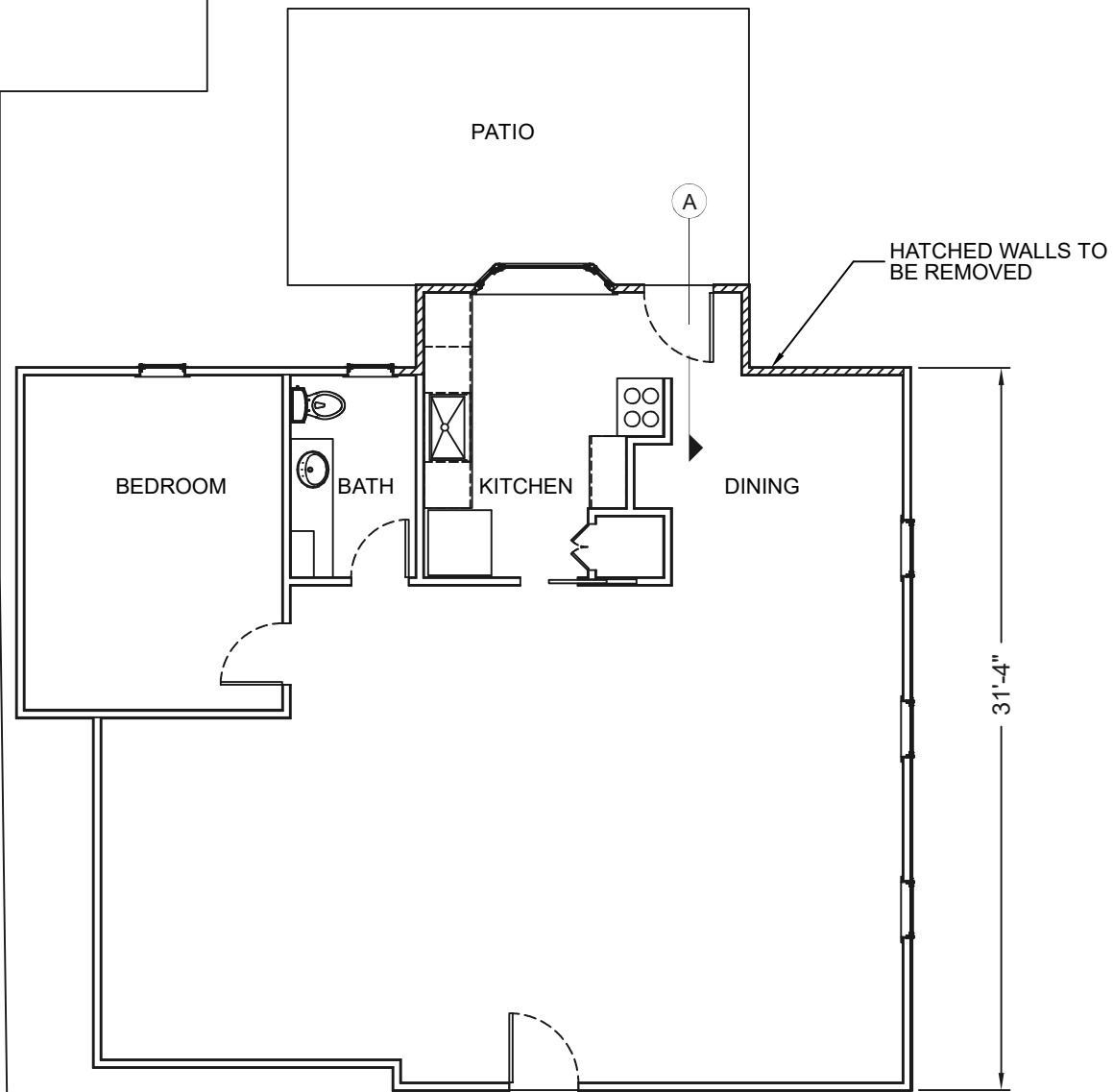
Description:
FIRST FLOOR PLUMBING PLAN

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

Drawn By:
Donald Rapp
Date: 08/17/25
File:

Scale: NOTED
Sheet No: PLUMB 1





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



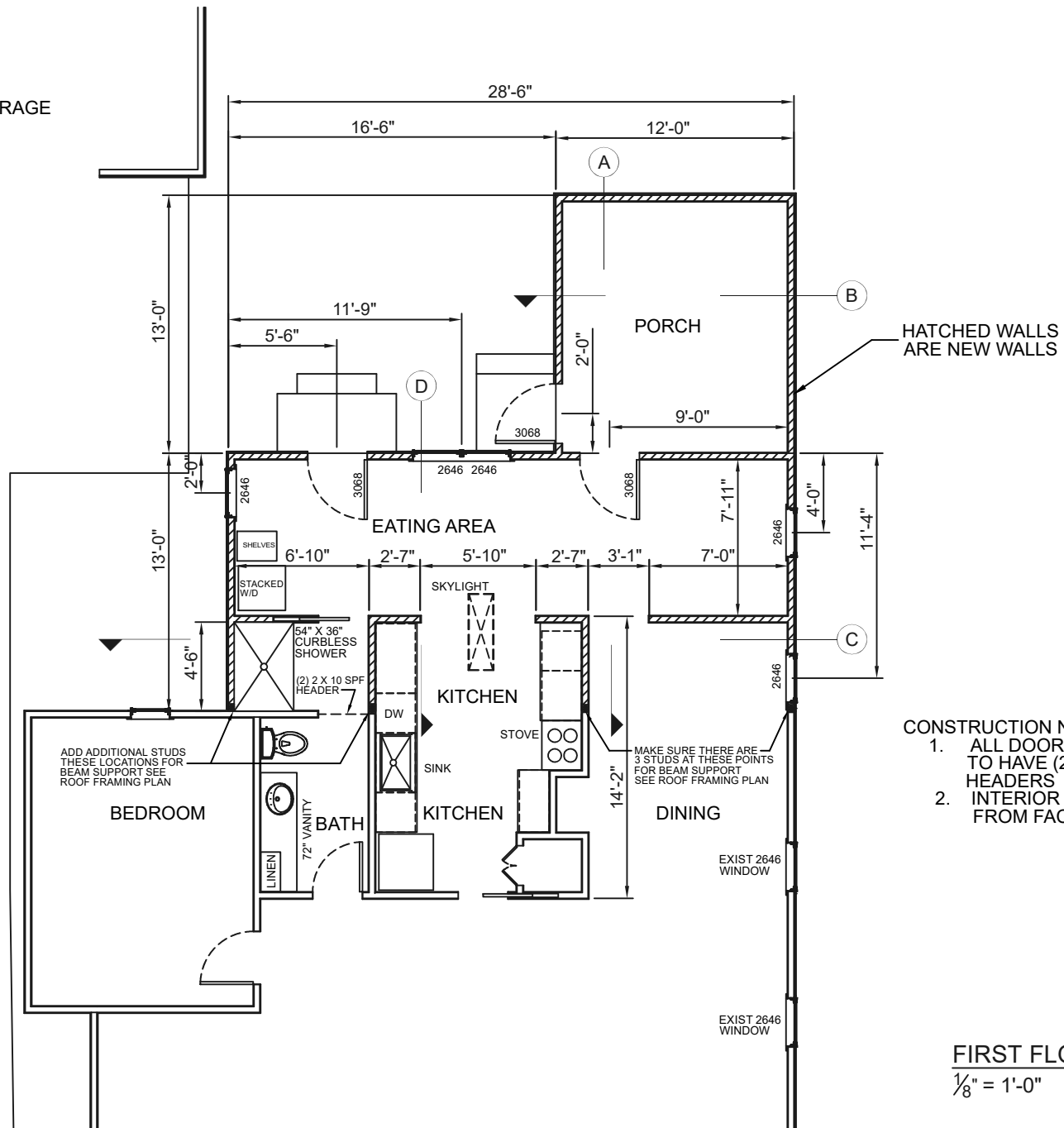
Project for:
JANE PEDEN
 342 REMINGTON ROAD FRANKLIN COUNTY
 COLUMBUS, OHIO 43209

Description:
EXISTING FIRST FLOOR PLAN

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

Drawn By:
 Donald Rapp
 Date: **08/17/25**
 File:

Scale: **NOTED**
 Sheet No: **FLR 1-EX**



HATCHED WALLS ARE NEW WALLS

CONSTRUCTION NOTES:

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

FIRST FLOOR PLAN
1/8" = 1'-0"



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

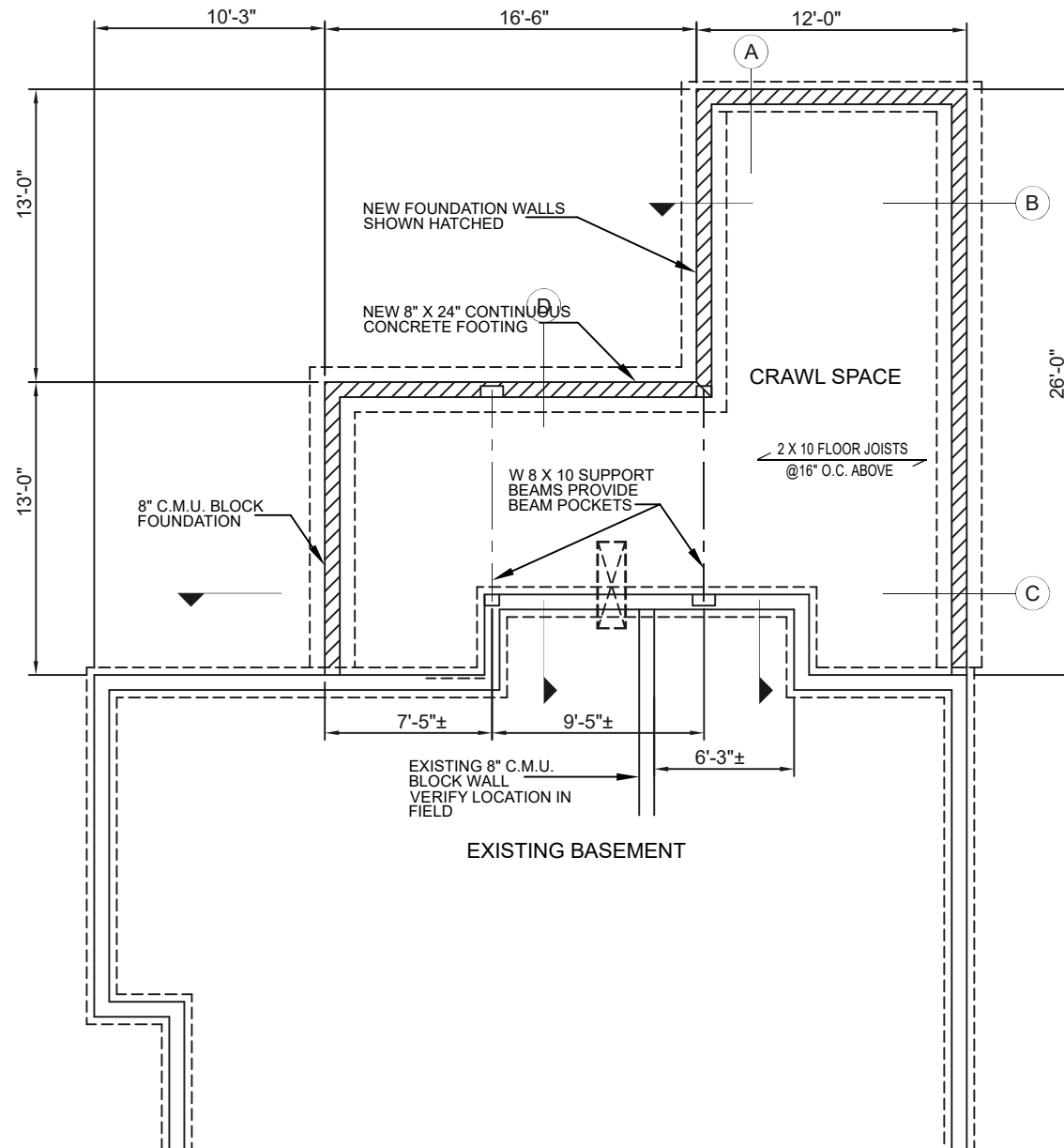
Description:

PROPOSED FIRST FLOOR PLAN

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

Drawn By:	Donald Rapp
Date:	08/17/25
File:	

Scale:	NOTED
Sheet No:	FLR 1



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



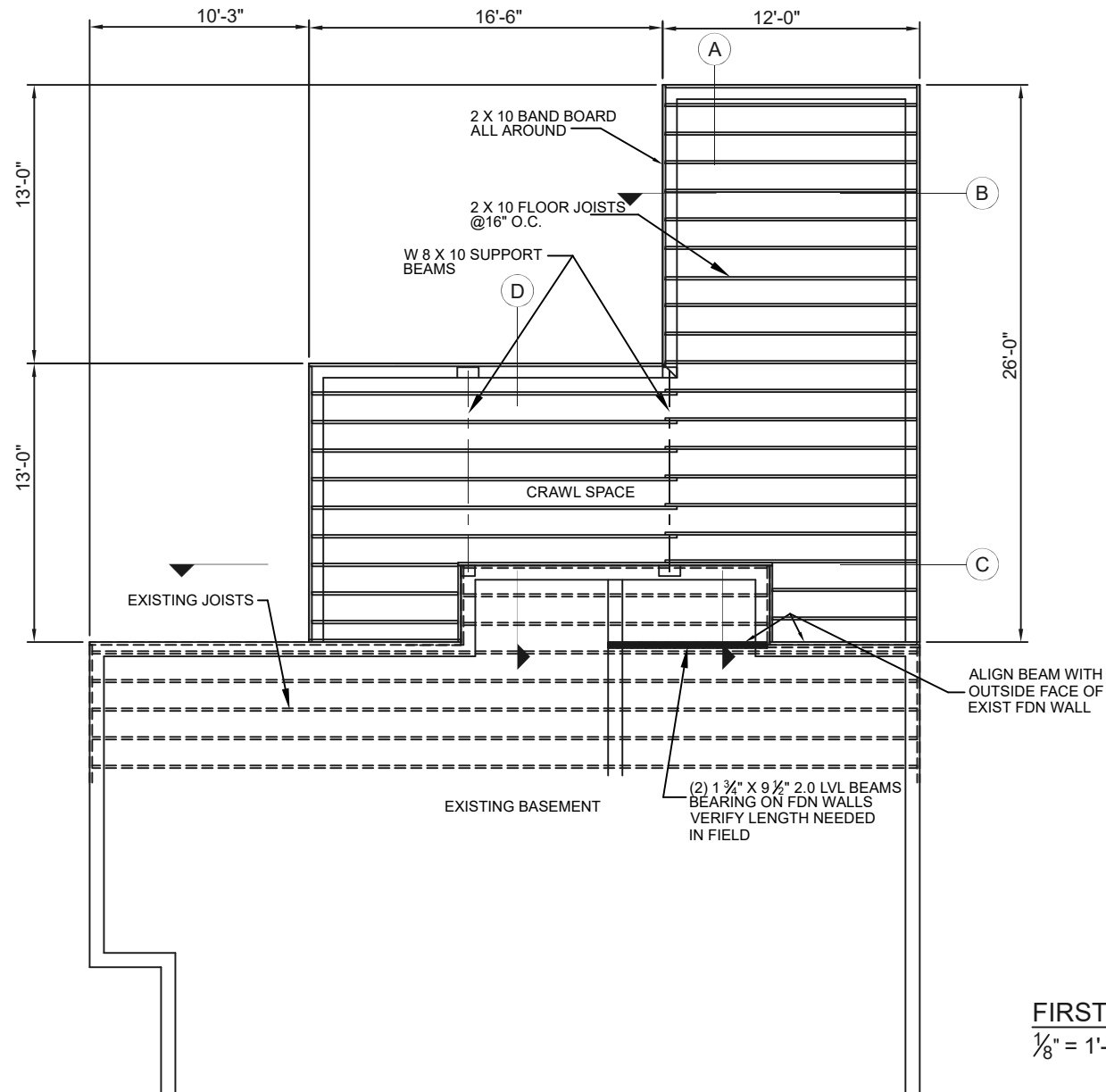
Project for:
 JANE PEDEN
 342 REMINGTON ROAD FRANKLIN COUNTY
 COLUMBUS, OHIO 43209


Description:
 FOUNDATION PLAN

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

Drawn By:
 Donald Rapp
 Date: 08/17/25
 File:

Scale: NOTED
 Sheet No: FDN 1



FIRST FLOOR FRAMING PLAN **N** 

1/8" = 1'-0"

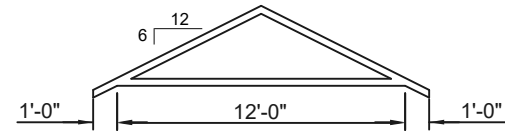
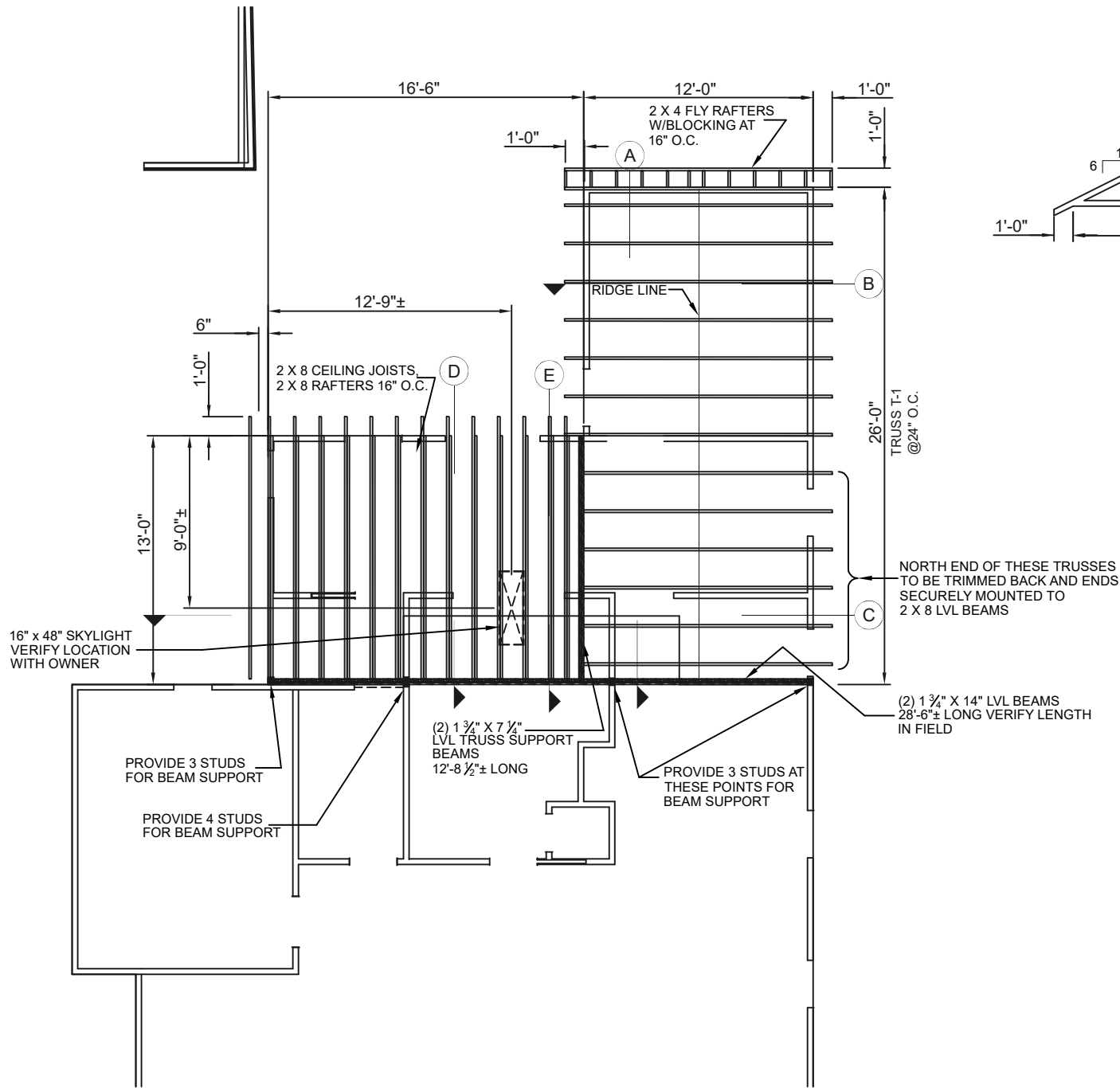
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
FIRST FLOOR FRAMING PLAN

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

Drawn By:
Donald Rapp
Date: 08/17/25
File:

Scale: NOTED
Sheet No: FRM 1



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



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

Description:
ROOF FRAMING PLAN

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

Drawn By:
 Donald Rapp
 Date: **08/17/25**
 File:

Scale:
NOTED
 Sheet No:
ROOF FRM

Architectural cross-section drawing showing the relationship between new construction and existing structure.

NEW CONSTRUCTION:

- TRUSSES @ 24" O.C. 6/12 SLOPE
- R-38 INSULATION
- 1/2" DRYWALL TYP
- (2) 1 3/4" X 14" LVL BEAMS 28'-6"± LONG PROVIDE MULTIPLE STUDS AT 4 BEARING POINTS FOR THIS BEAM, SEE FLOOR PLAN AND ROOF FRAMING PLANS.
- PORCH
- 2X4 STUDS @ 16" O.C.
- 2 X 10 FLOOR JOISTS @ 16" O.C.
- CRAWL SPACE
- 2 X 8 TREATED SILL PLATE
- 24" X 8" FOOTING
- 26'-0" (Overall width of new construction)
- 3'-0" MIN (Clearance from footing to sill plate)
- 1'-6" MIN (Clearance from sill plate to joists)
- 2 X 10 BANDBOARD ALL AROUND
- SIDING TO MATCH EXIST
- 1/2" SHEATHING

EXISTING STRUCTURE:

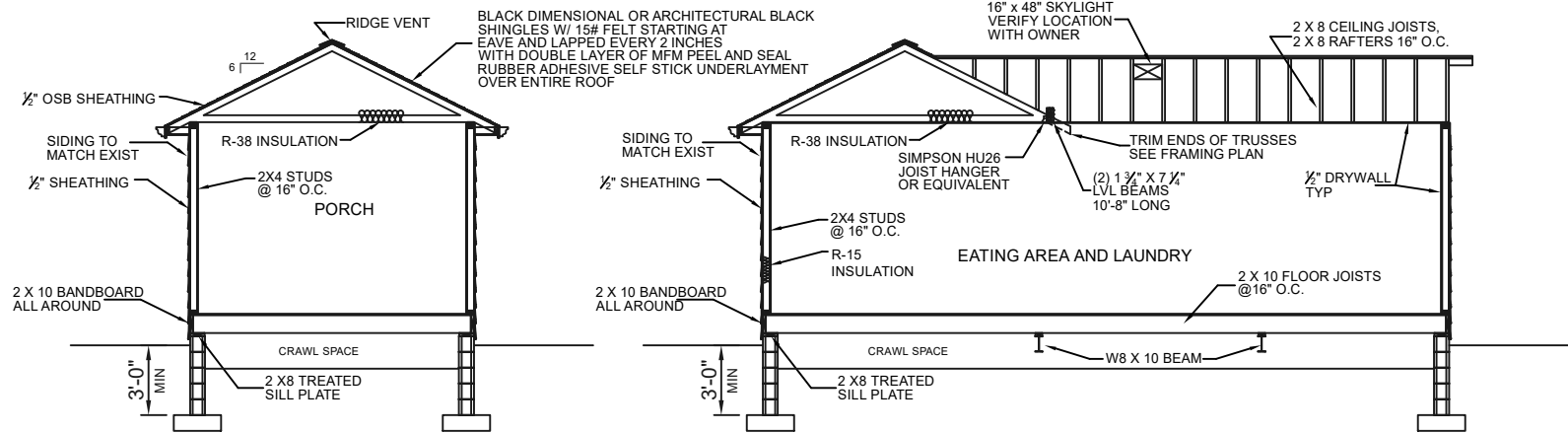
- EXISTING 2 X 10 FLOOR JOISTS @ 16" O.C.
- EXISTING DOUBLE BEAM SIZE UNKNOWN
- EXISTING RIM JOIST
- REMOVE PART OF EXISTING WALL SEE PLAN
- EXISTING 2 X 10 FLOOR JOISTS @ 16" O.C.
- 2 X 10 BANDBOARD BEYOND & BEHIND
- EXIST BASEMENT WALLS
- EXIST BASEMENT 15'-8"±
- TO MIDWAY POINT OF ROOF
- EXIST 2 X 10 BANDBOARD

SECTION A
EXISTING
1/8" = 1'-0"

Scale: NOTED

Sheet No: SECT A

SHINGLES W/ 15# FELT STARTING AT
EAVE AND LAPPED EVERY 2 INCHES
OVER ENTIRE ROOF



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

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

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

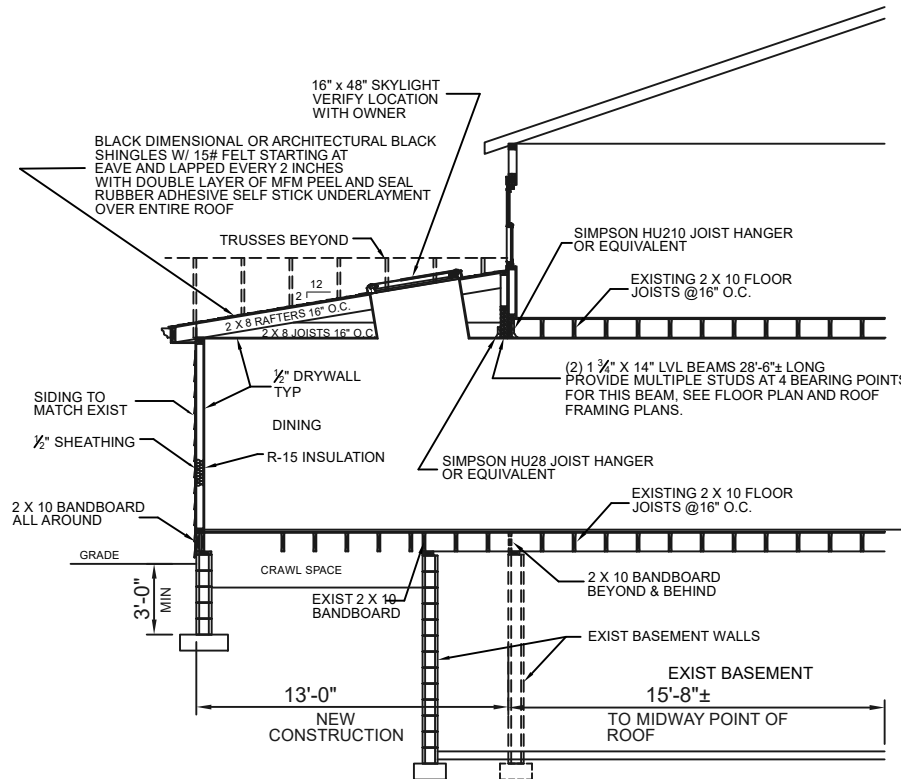
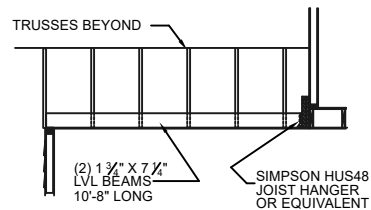
Description:
SECTIONS B & C

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

Drawn By:
Donald Rapp
Date:
08/17/25
File:

Scale:
NOTED
Sheet No:
SECT B-C

SECTION E
1/8" = 1'-0"



SECTION D
1/8" = 1'-0"

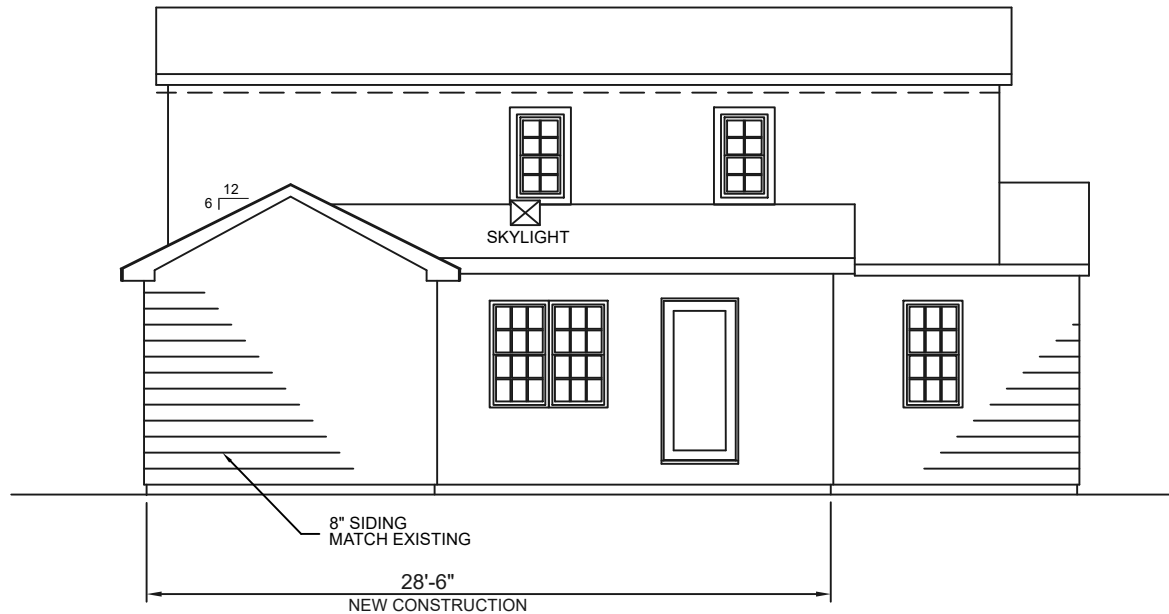
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
SECTIONS D & E

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

Drawn By:
Donald Rapp
Date:
08/17/25
File:

Scale:
NOTED
Sheet No:
SECT D-E



EAST ELEVATION

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

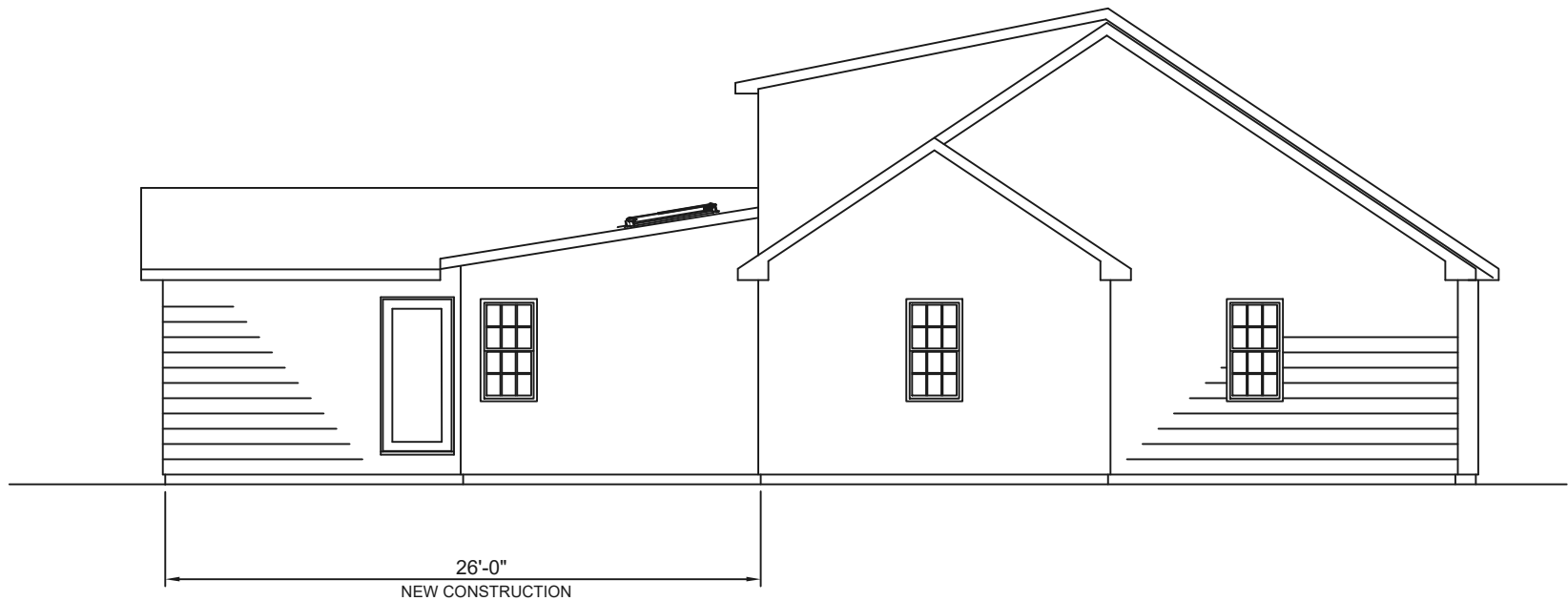
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
EAST ELEVATION

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

Drawn By:
Donald Rapp
Date: 08/17/25
File:

Scale: NOTED
Sheet No: EAST EL



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

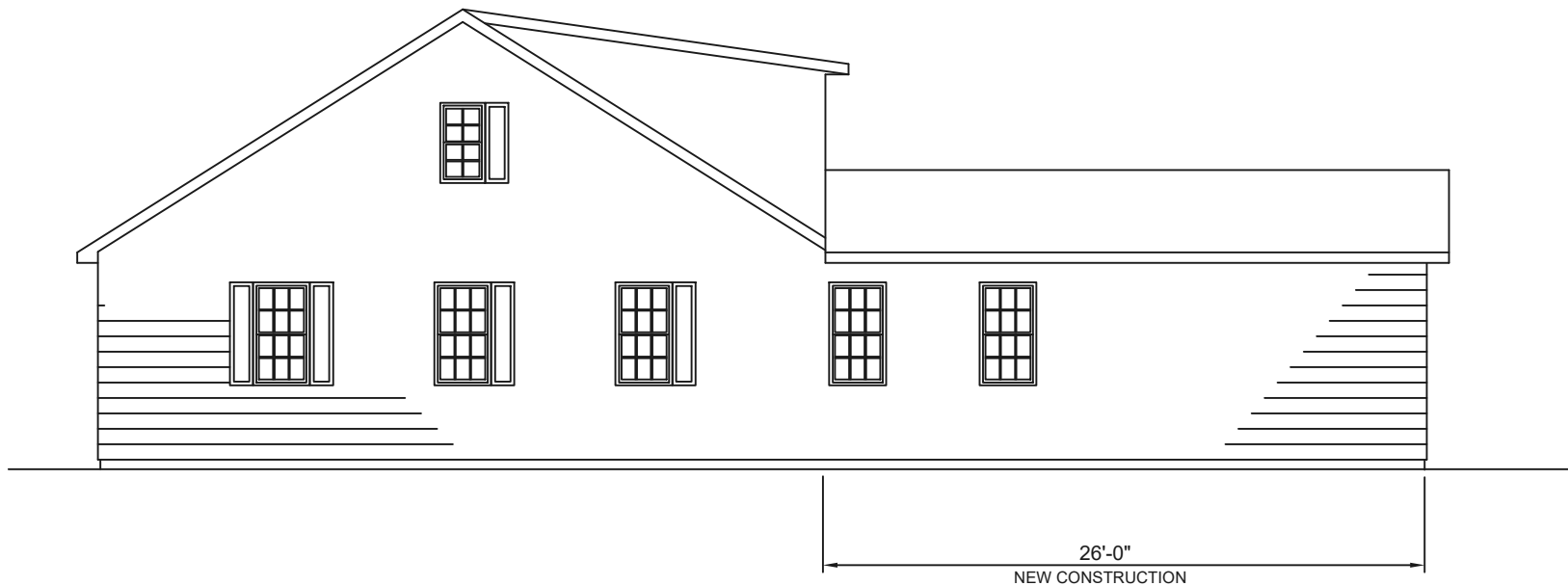
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
NORTH ELEVATION

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

Drawn By:
Donald Rapp
Date: 08/17/25
File:

Scale: NOTED
Sheet No: NORTH EL



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

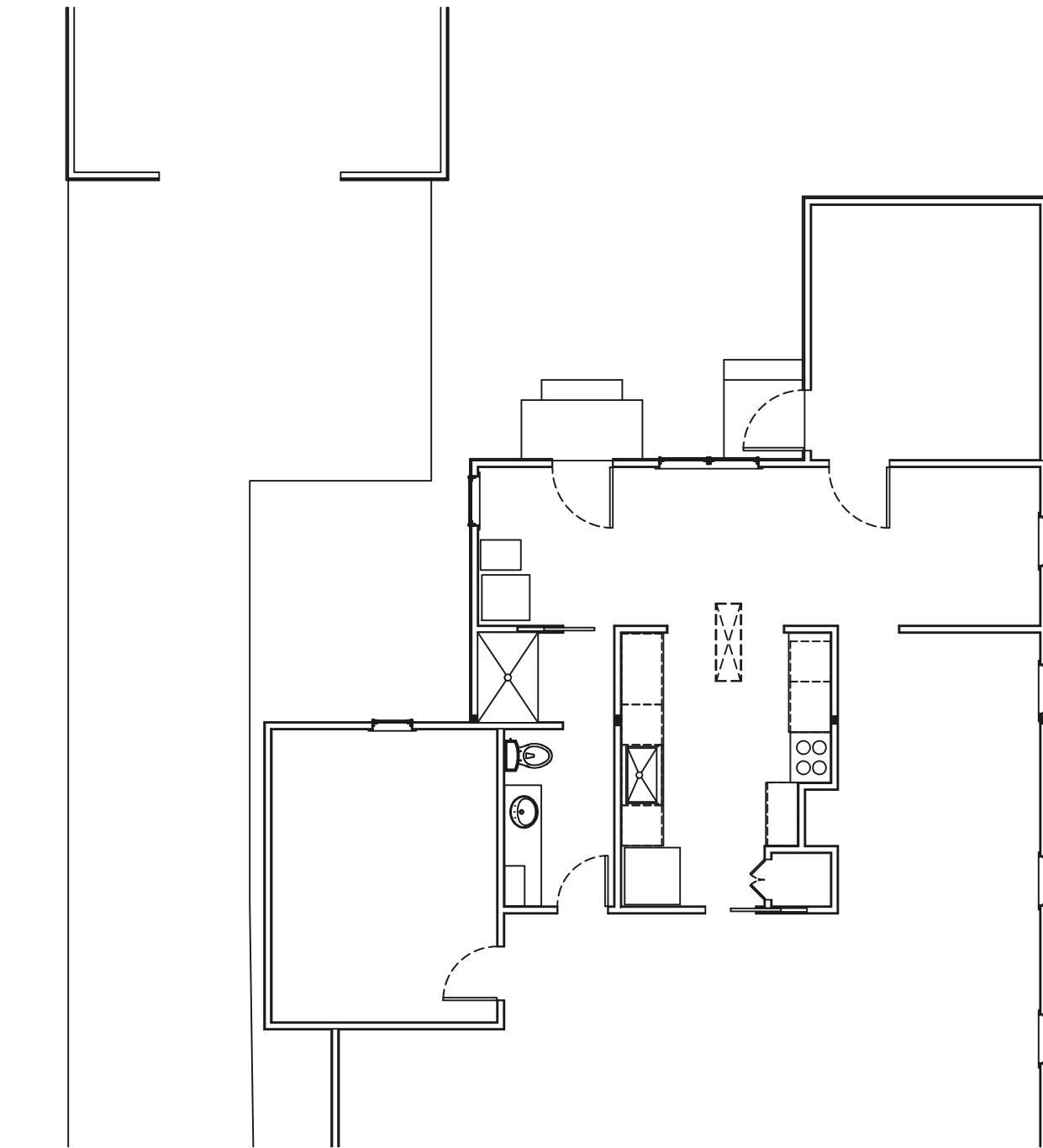
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
SOUTH ELEVATION

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

Drawn By:
Donald Rapp
Date: 08/17/25
File:

Scale: NOTED
Sheet No: SOUTH EL



FIRST FLOOR ELECTRICAL PLAN **N** 
 $\frac{1}{8}" = 1'-0"$

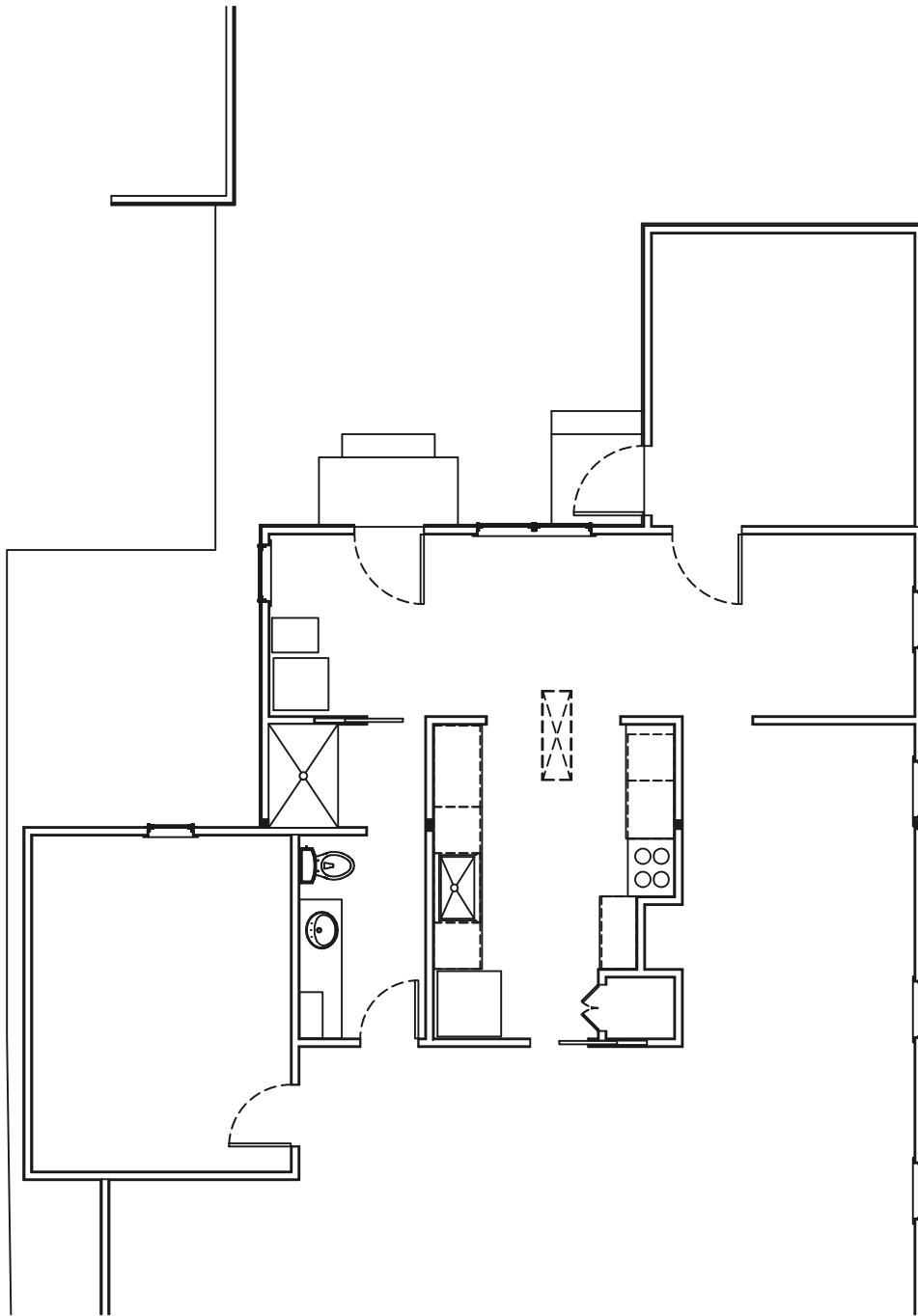
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
FIRST FLOOR ELECTRICAL PLAN

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

Drawn By:
Donald Rapp
Date: 08/17/25
File:

Scale: NOTED
Sheet No: ELEC 1



FIRST FLOOR HVAC PLAN
 $\frac{1}{8}" = 1'-0"$



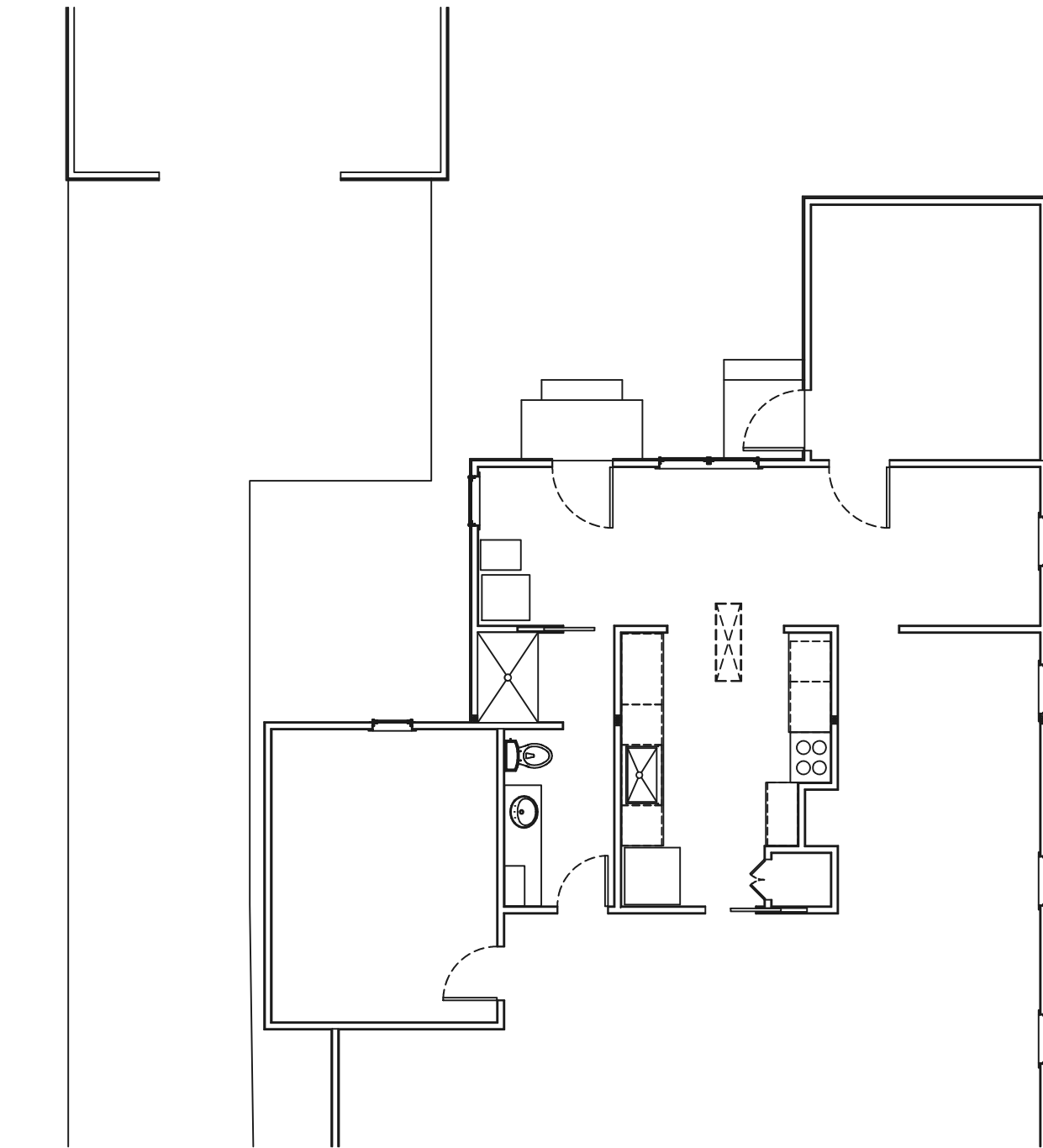
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
FIRST FLOOR HVAC PLAN

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

Drawn By:
Donald Rapp
Date: **08/17/25**
File:

Scale: **NOTED**
Sheet No: **PLUMB 1**



FIRST FLOOR PLUMBING PLAN
 $\frac{1}{8}" = 1'-0"$



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

Description:
FIRST FLOOR PLUMBING PLAN

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

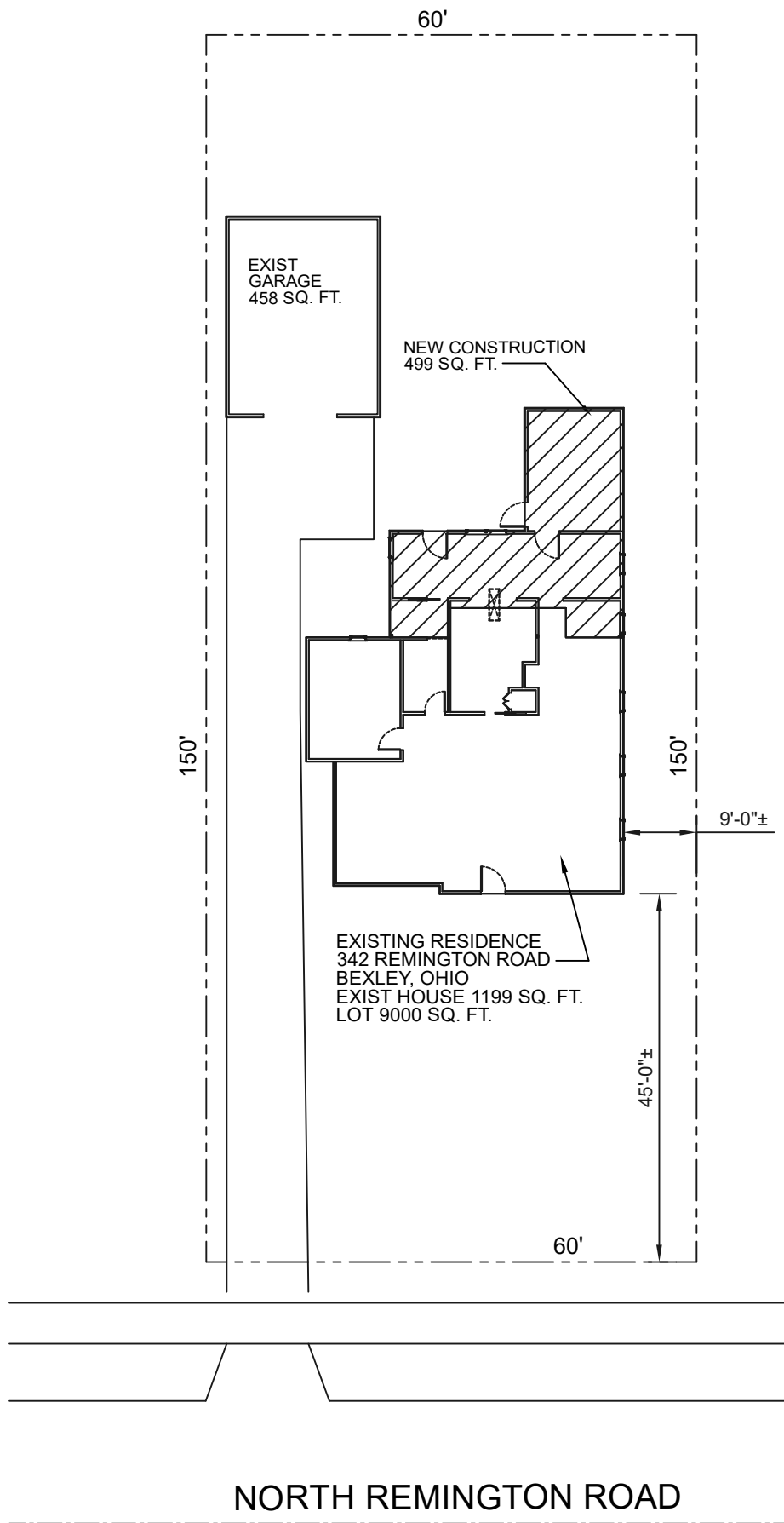
Drawn By:
Donald Rapp
Date: 08/17/25
File:

Scale: NOTED
Sheet No: PLUMB 1



Dear Lady Inn

342



SITE PLAN
1"=20'-0"

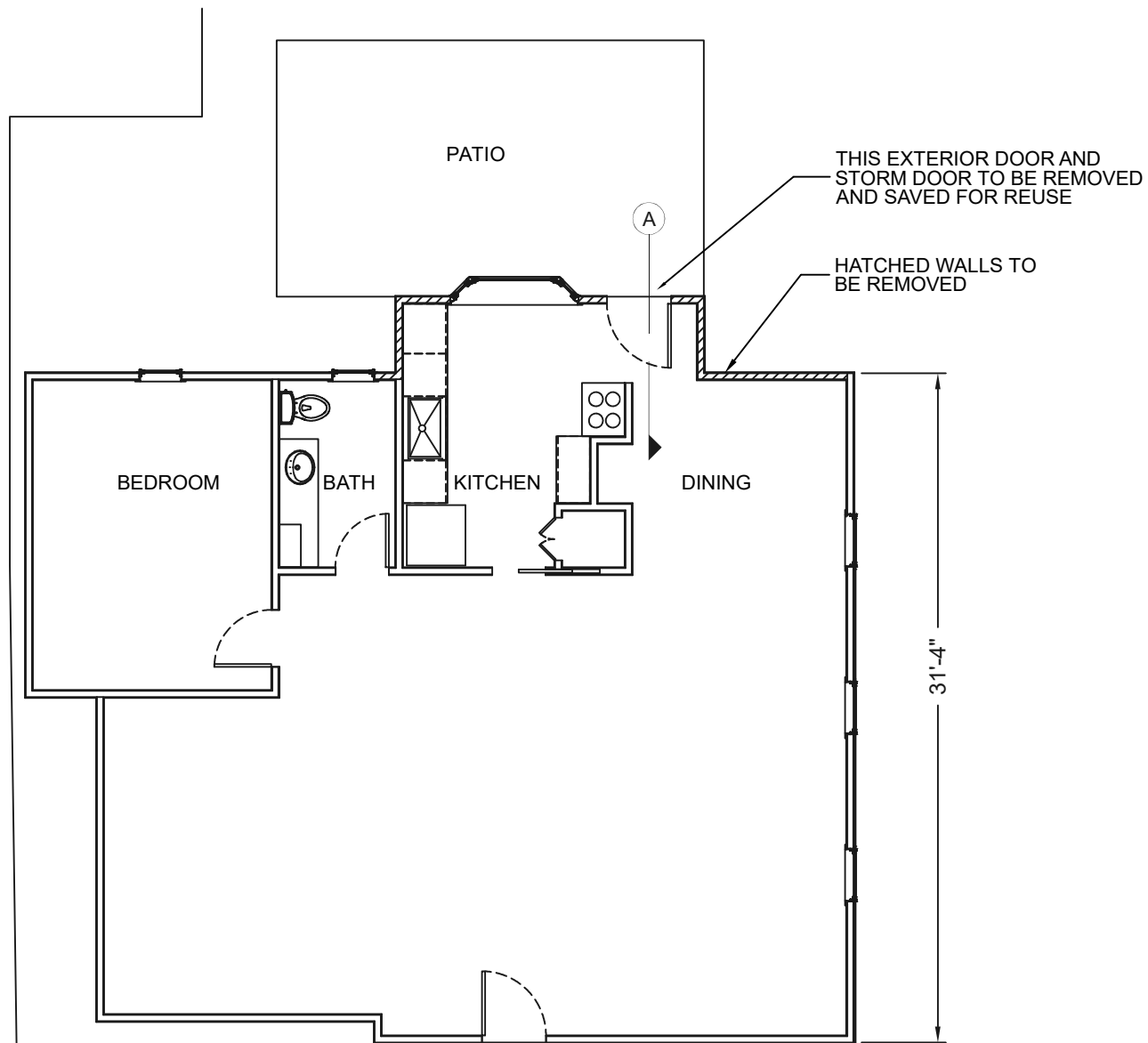
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
BEXLEY, OHIO 43209

Description:
SITE PLAN

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

Drawn By:
Donald Rapp
Date: **09/09/25**
File:

Scale: **NOTED**
Sheet No: **SITE 1**



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



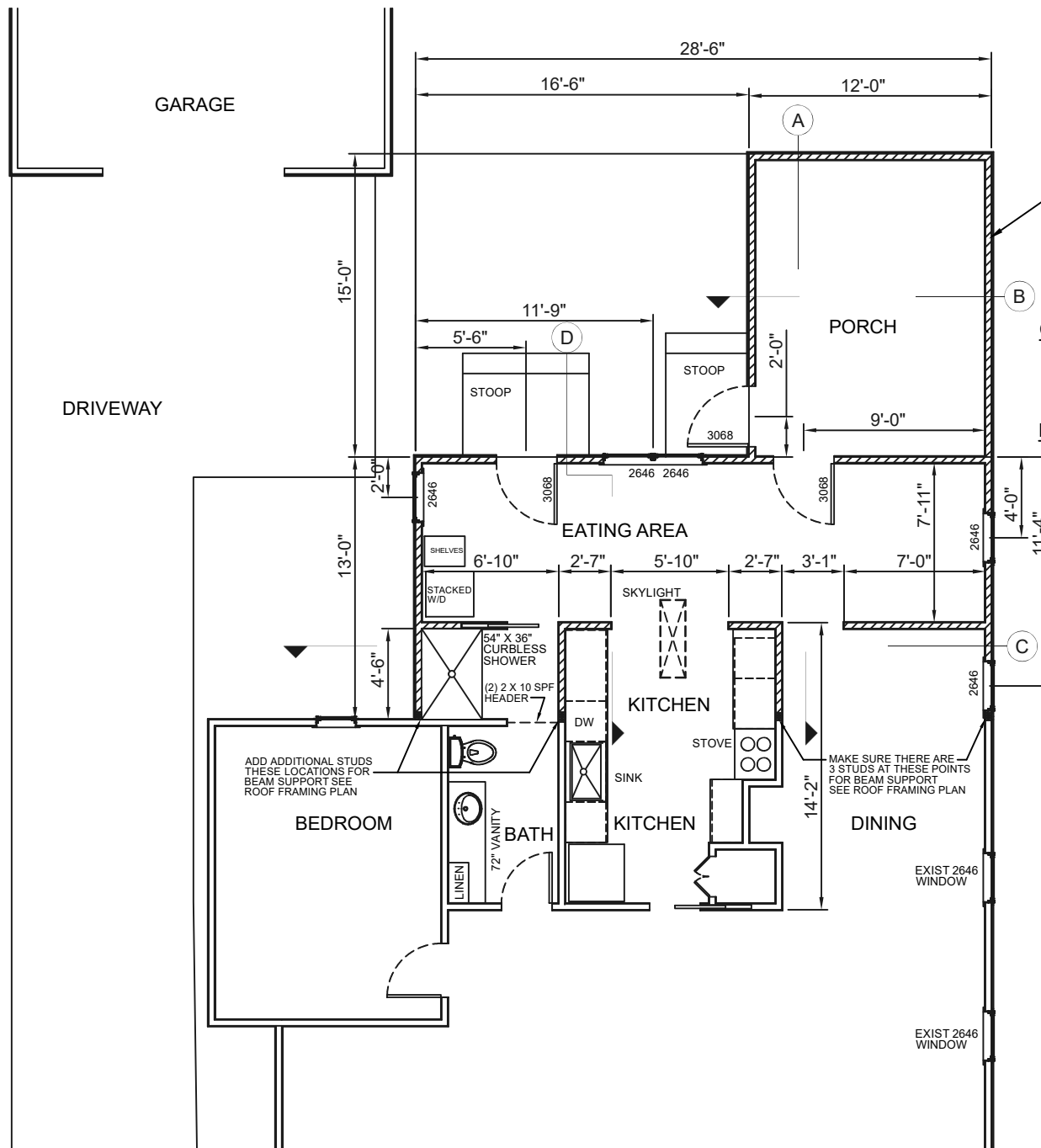
Project for:
 JANE PEDEN
 342 REMINGTON ROAD FRANKLIN COUNTY
 COLUMBUS, OHIO 43209

Description:
 EXISTING FIRST FLOOR PLAN

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

Drawn By:
 Donald Rapp
 Date: 09/09/25
 File:

Scale: NOTED
 Sheet No: 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

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



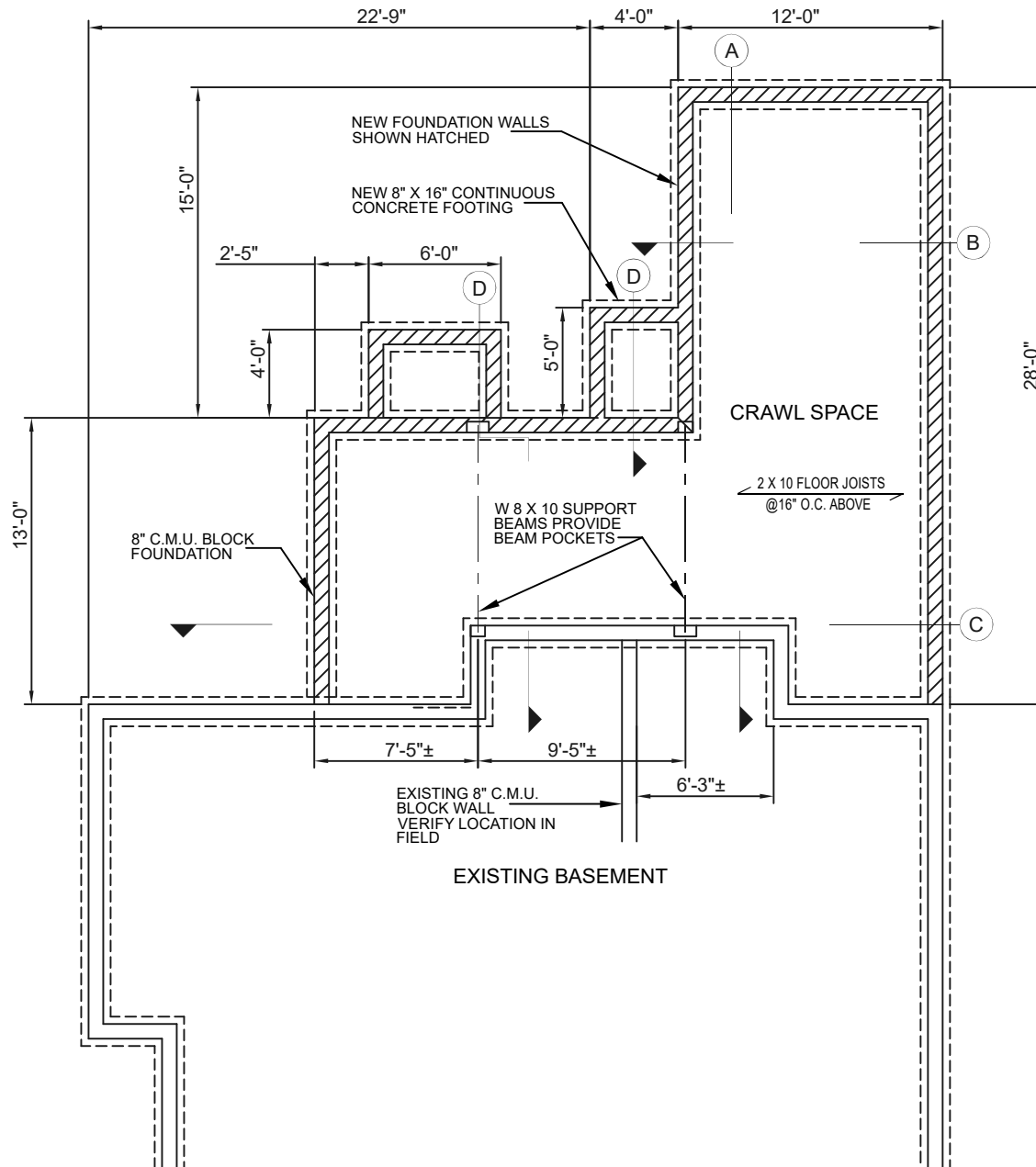
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
PROPOSED FIRST FLOOR PLAN

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

Drawn By:
Donald Rapp
Date: **09/09/25**
File:

Scale:
NOTED
Sheet No:
FLR 1



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



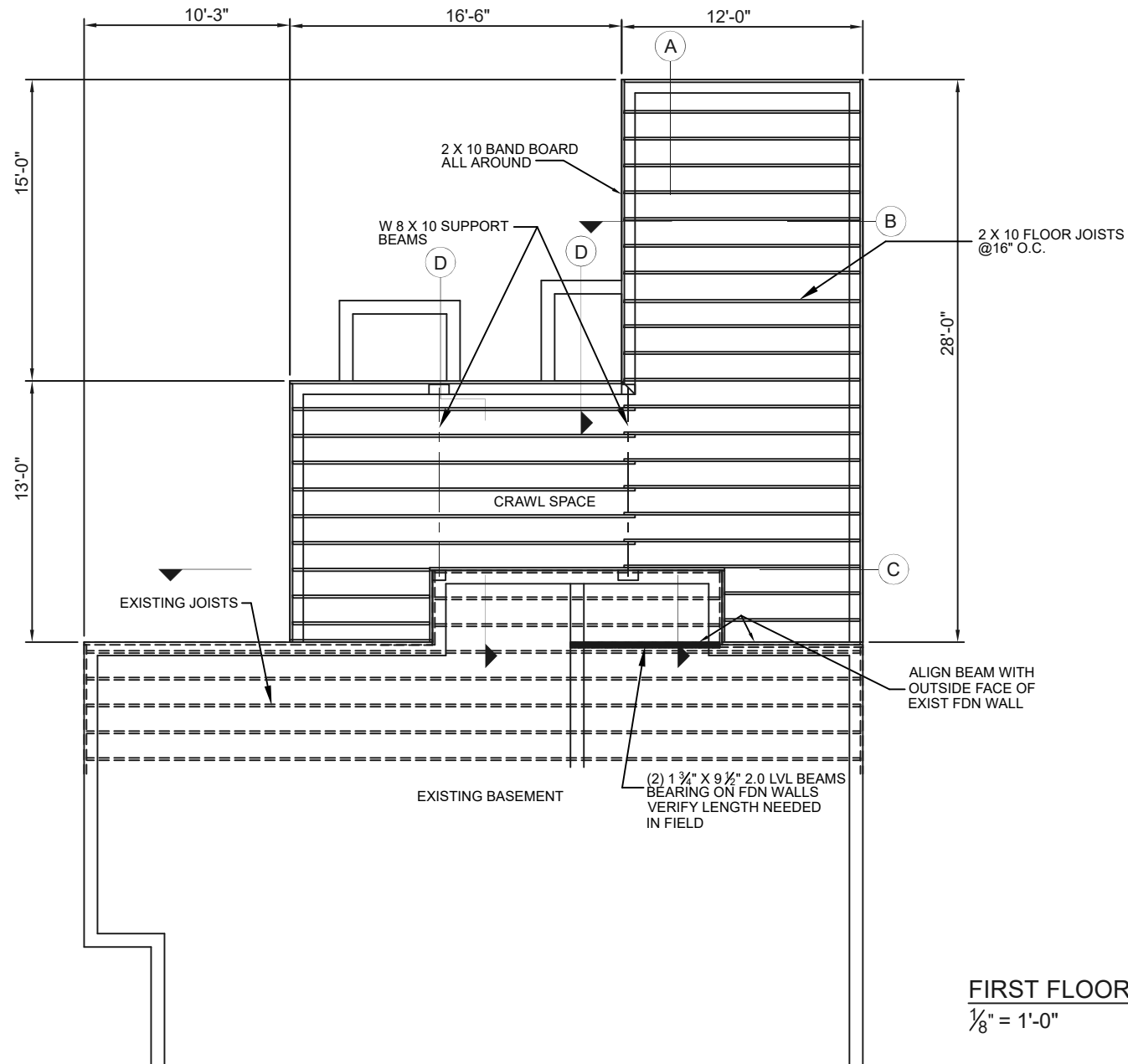
Project for:
 JANE PEDEN
 342 REMINGTON ROAD FRANKLIN COUNTY
 COLUMBUS, OHIO 43209

Description:
 FOUNDATION PLAN

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

Drawn By:
 Donald Rapp
 Date: 09/09/25
 File:

Scale: NOTED
 Sheet No: FDN 1



FIRST FLOOR FRAMING PLAN **N** 

1/8" = 1'-0"

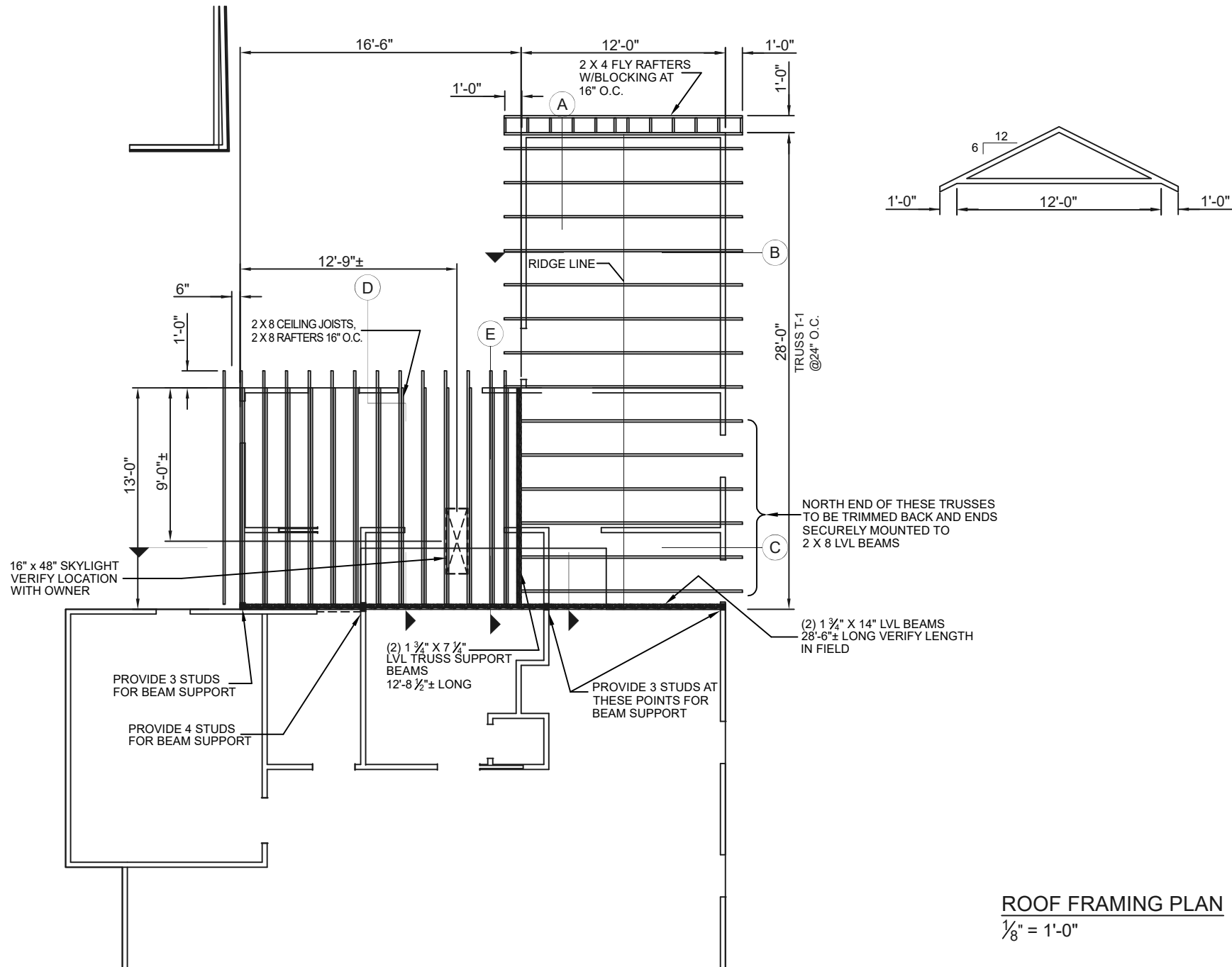
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
FIRST FLOOR FRAMING PLAN

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

Drawn By:
Donald Rapp
Date: 09/09/25
File:

Scale: NOTED
Sheet No: FRM 1



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



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

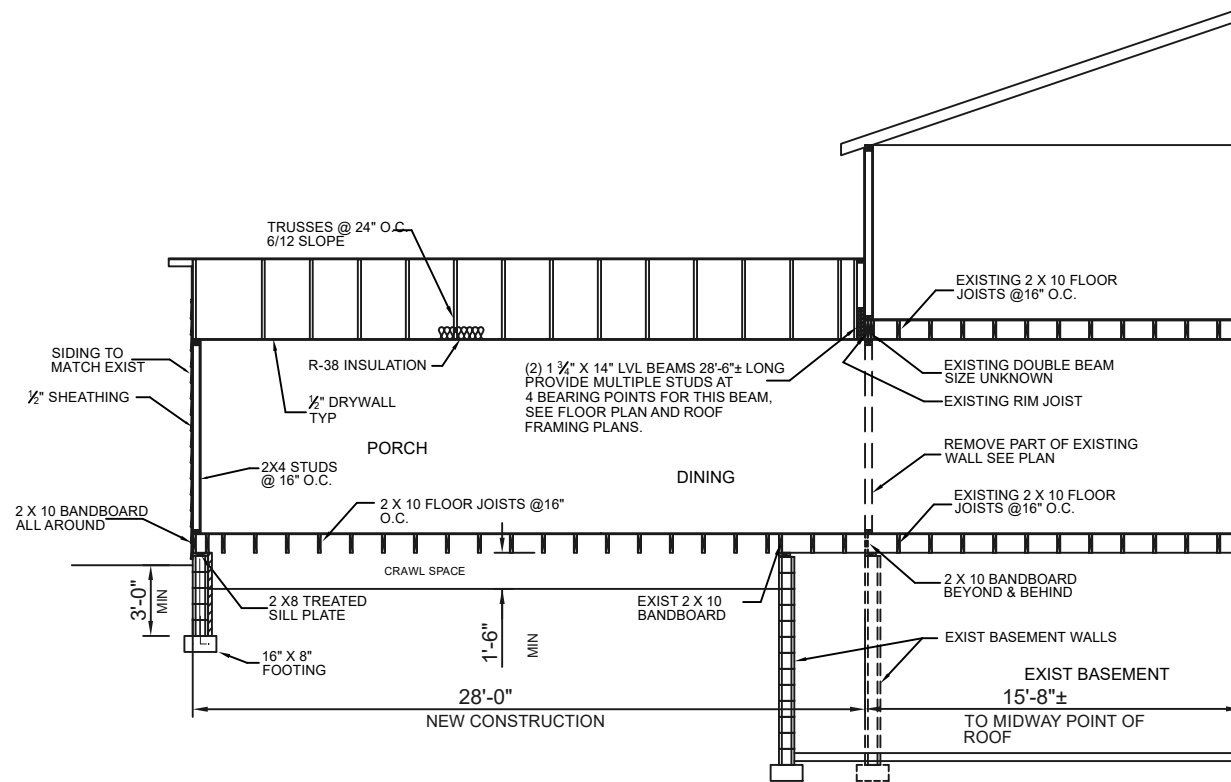
Description:
ROOF FRAMING PLAN

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

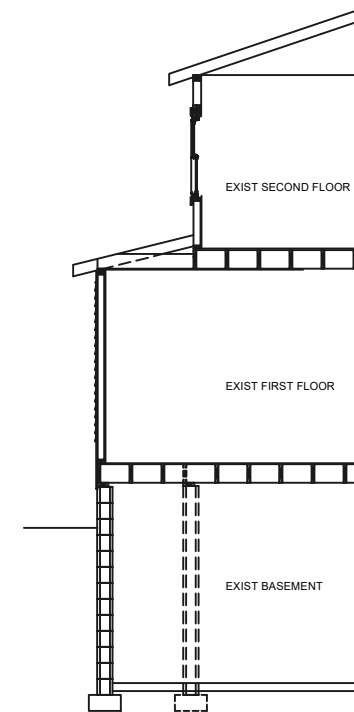
Drawn By:
 Donald Rapp
 Date: **09/09/25**
 File:

Scale:
NOTED
 Sheet No:
ROOF FRM

(2) 1 3/4" X 14" 2.0 LVL BEAMS
SECURED TOGETHER AND
FASTENED TO EXISTING FRAMING
FULL LENGTH OF ADDITION



SECTION A
1/8" = 1'-0"



SECTION A
EXISTING
1/8" = 1'-0"

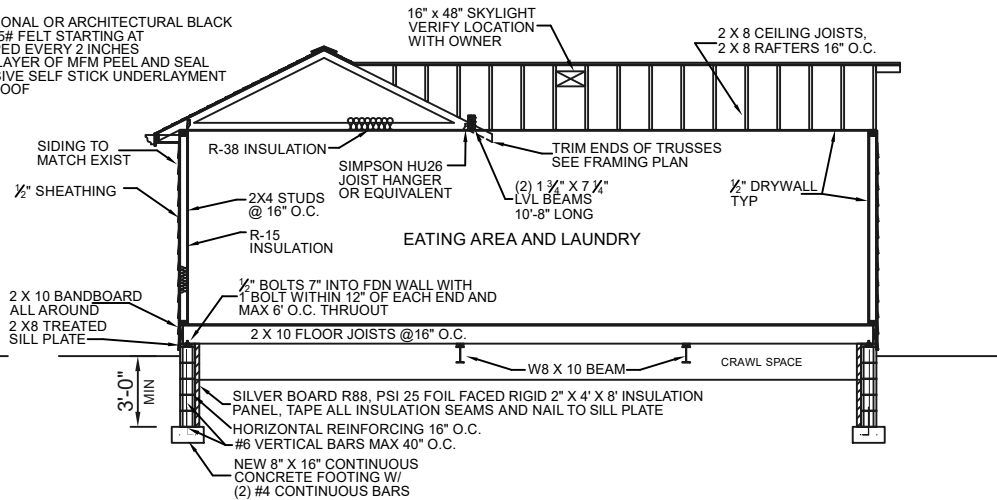
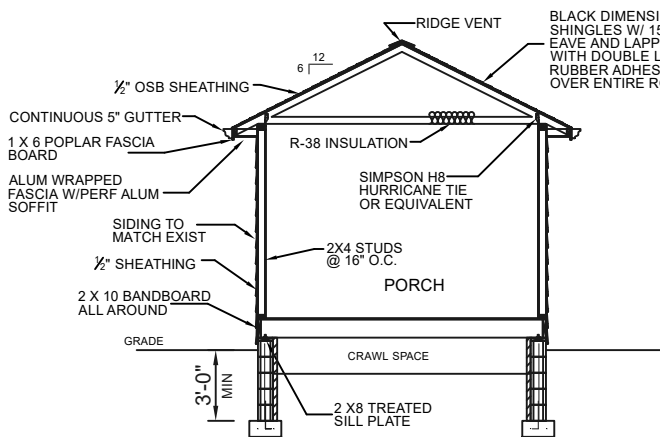
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
SECTION A

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

Drawn By:
Donald Rapp
Date:
09/09/25
File:

Scale:
NOTED
Sheet No:
SECT A



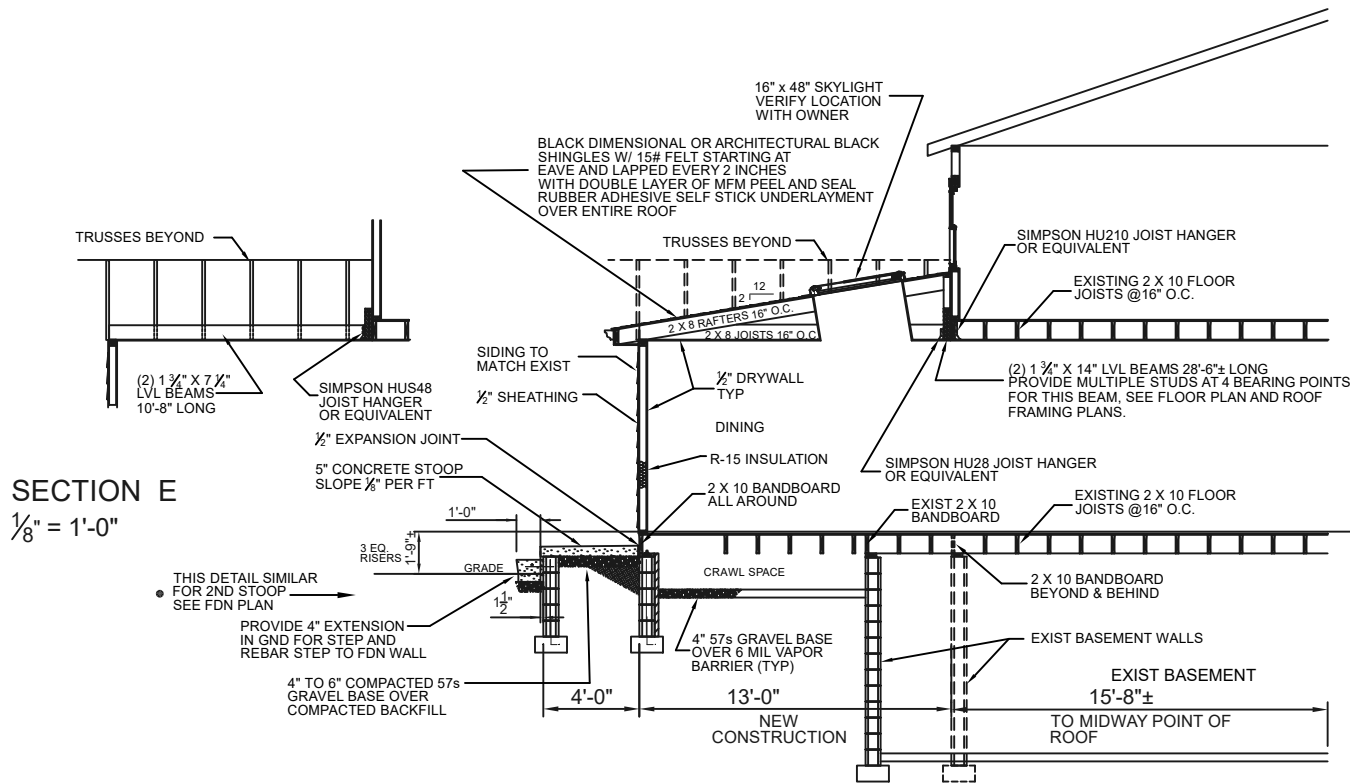
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
SECTIONS B & C

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

Drawn By:
Donald Rapp
Date:
09/09/25
File:

Scale:
NOTED
Sheet No:
SECT B-C



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

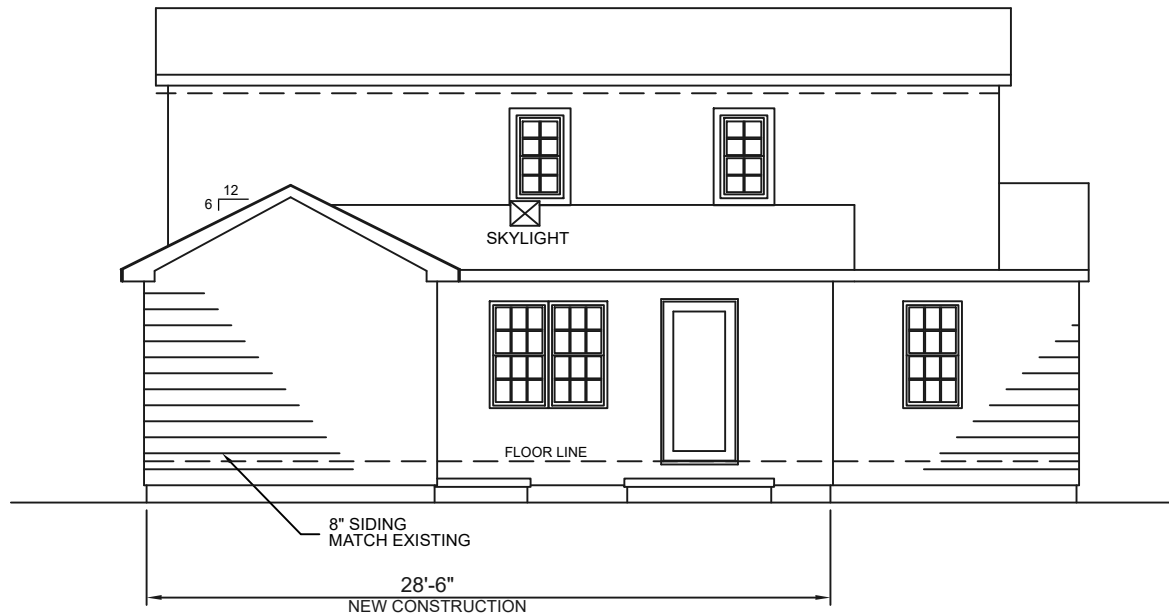
Project for:
JANE PEDEN
 342 REMINGTON ROAD FRANKLIN COUNTY
 COLUMBUS, OHIO 43209

Description:
SECTIONS D & E

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

Drawn By:
 Donald Rapp
 Date: **09/09/25**
 File:

Scale: **NOTED**
 Sheet No: **SECT D-E**



EAST ELEVATION

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

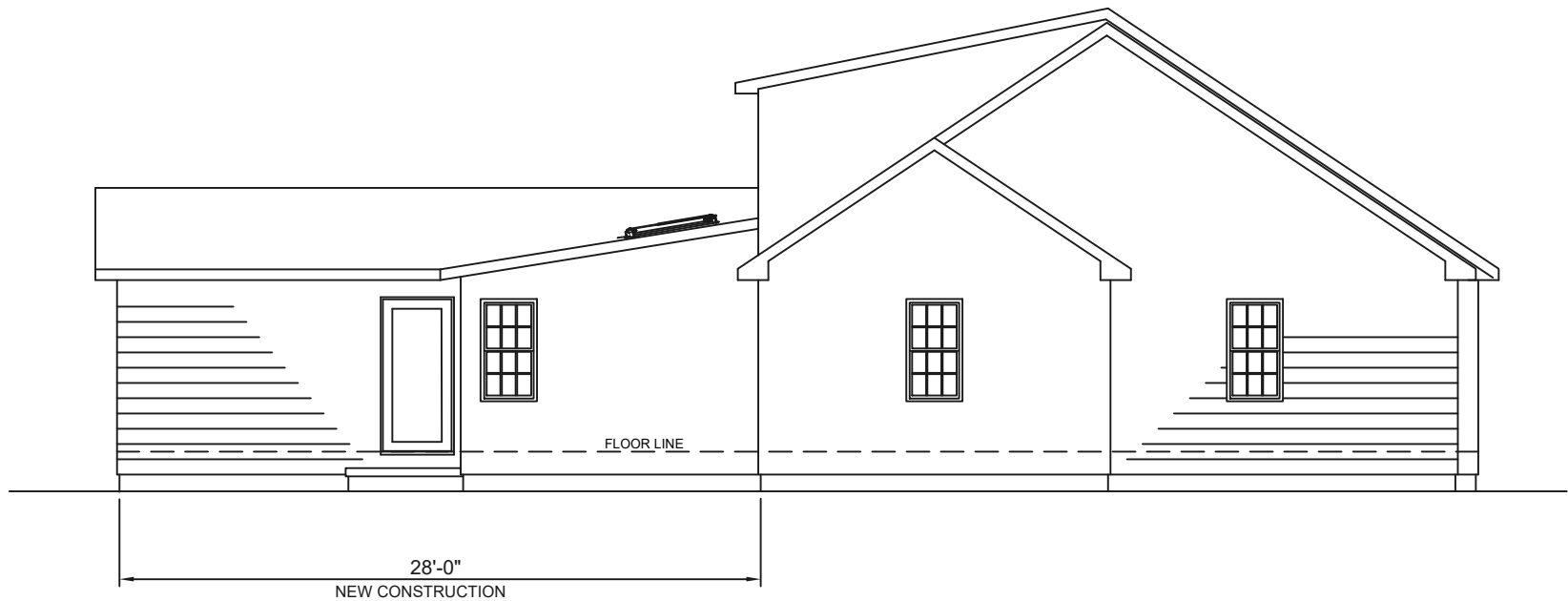
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
EAST ELEVATION

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

Drawn By:
Donald Rapp
Date: 09/09/25
File:

Scale: NOTED
Sheet No: EAST EL



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

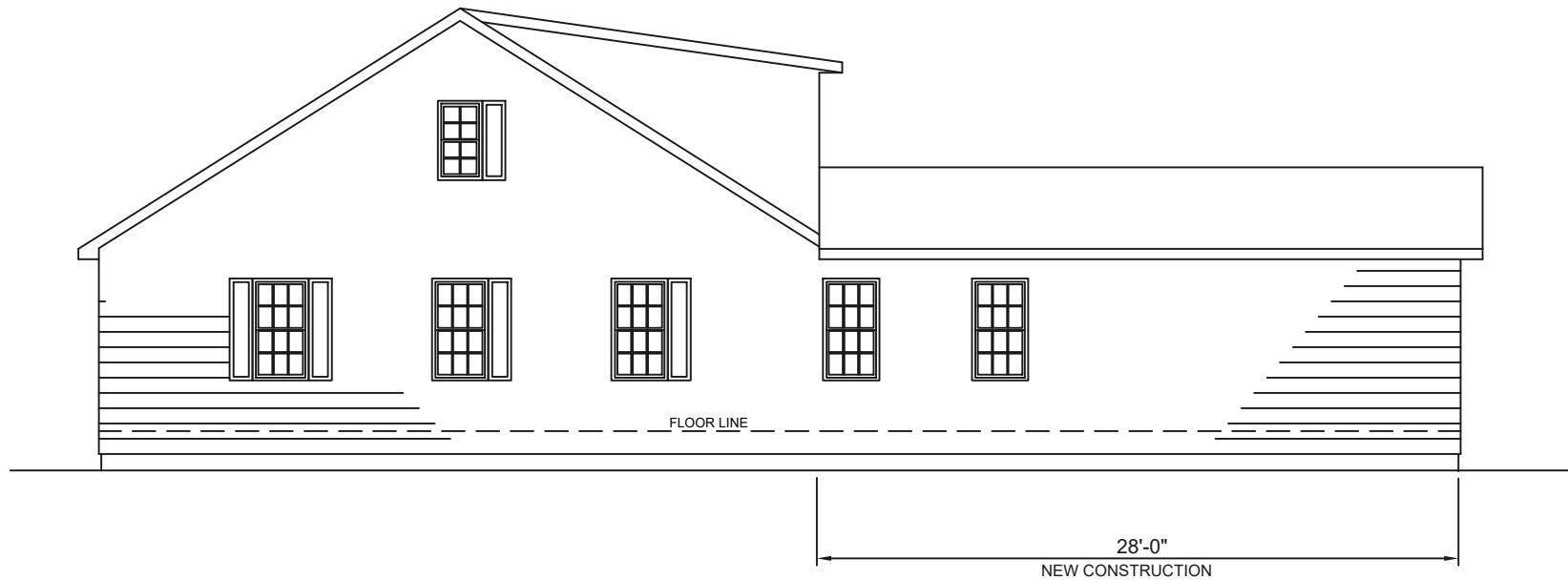
Project for:
 JANE PEDEN
 342 REMINGTON ROAD FRANKLIN COUNTY
 COLUMBUS, OHIO 43209

Description:
 NORTH ELEVATION

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

Drawn By:
 Donald Rapp
 Date: 09/09/25
 File:

Scale: NOTED
 Sheet No: NORTH EL



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

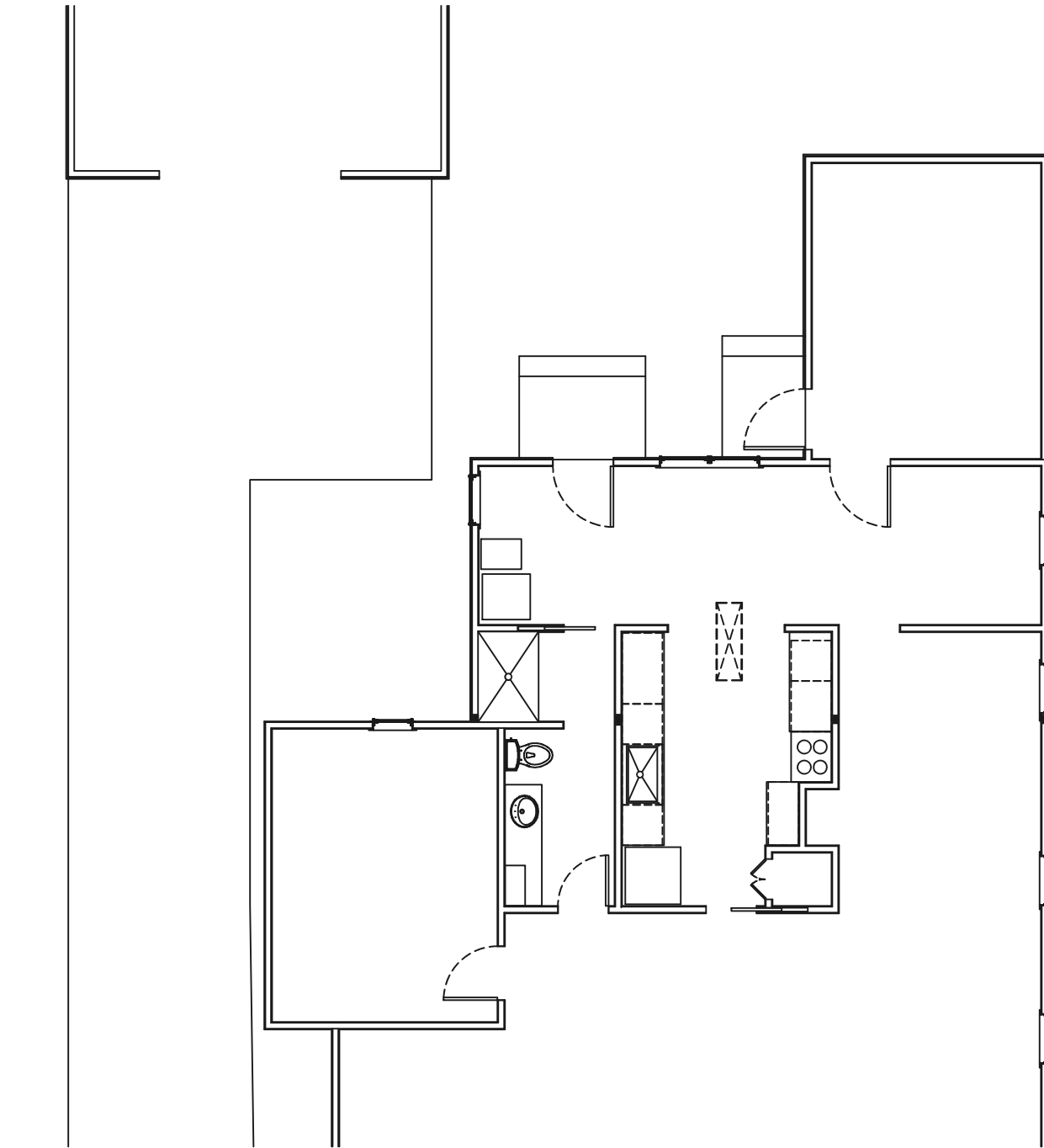
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
SOUTH ELEVATION

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

Drawn By:
Donald Rapp
Date: 09/09/25
File:

Scale: NOTED
Sheet No: SOUTH EL



FIRST FLOOR ELECTRICAL PLAN
 $\frac{1}{8}" = 1'-0"$



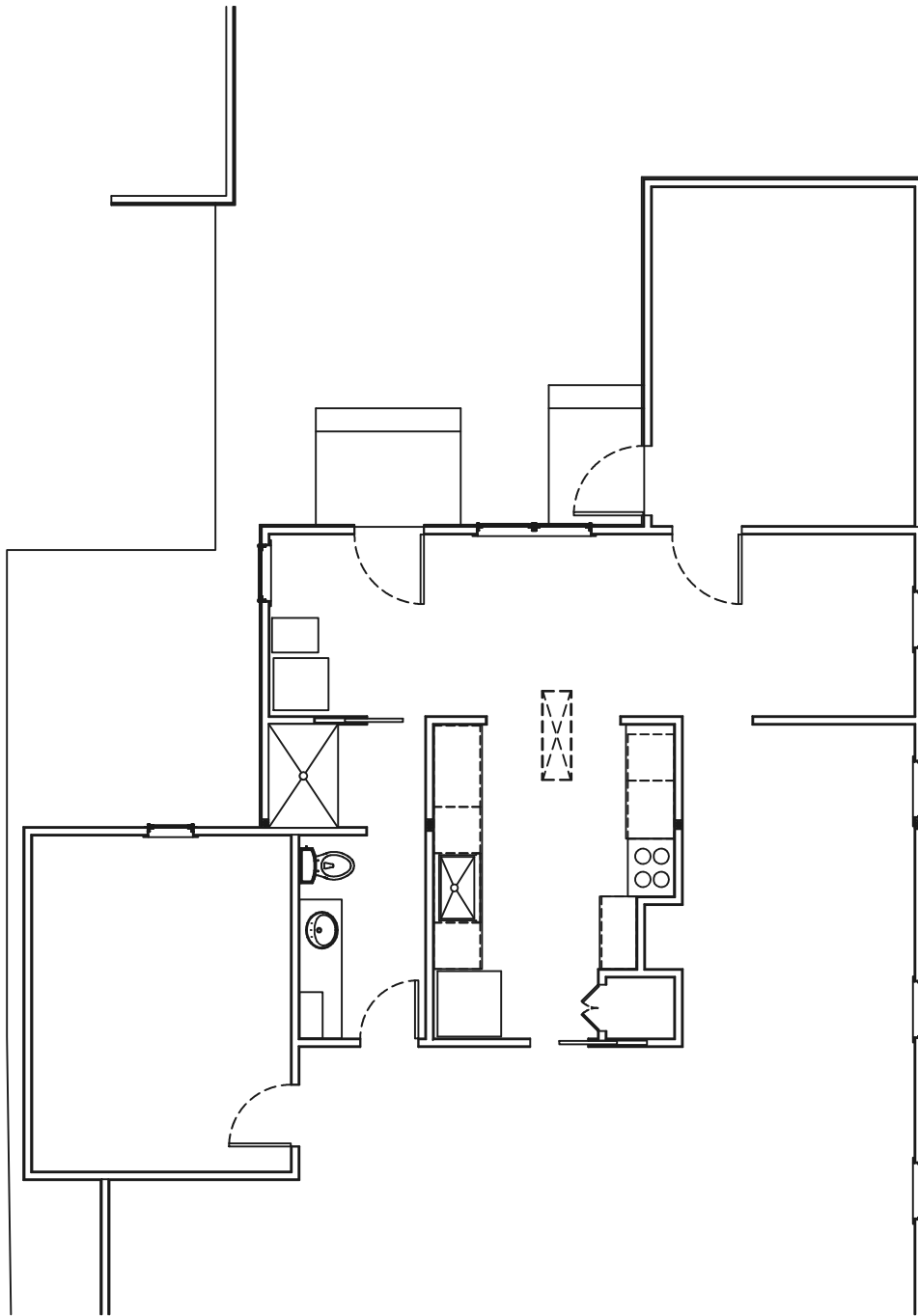
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
FIRST FLOOR ELECTRICAL PLAN

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

Drawn By:
Donald Rapp
Date: 09/09/25
File:

Scale: NOTED
Sheet No: ELEC 1



FIRST FLOOR HVAC PLAN
 $\frac{1}{8}" = 1'-0"$



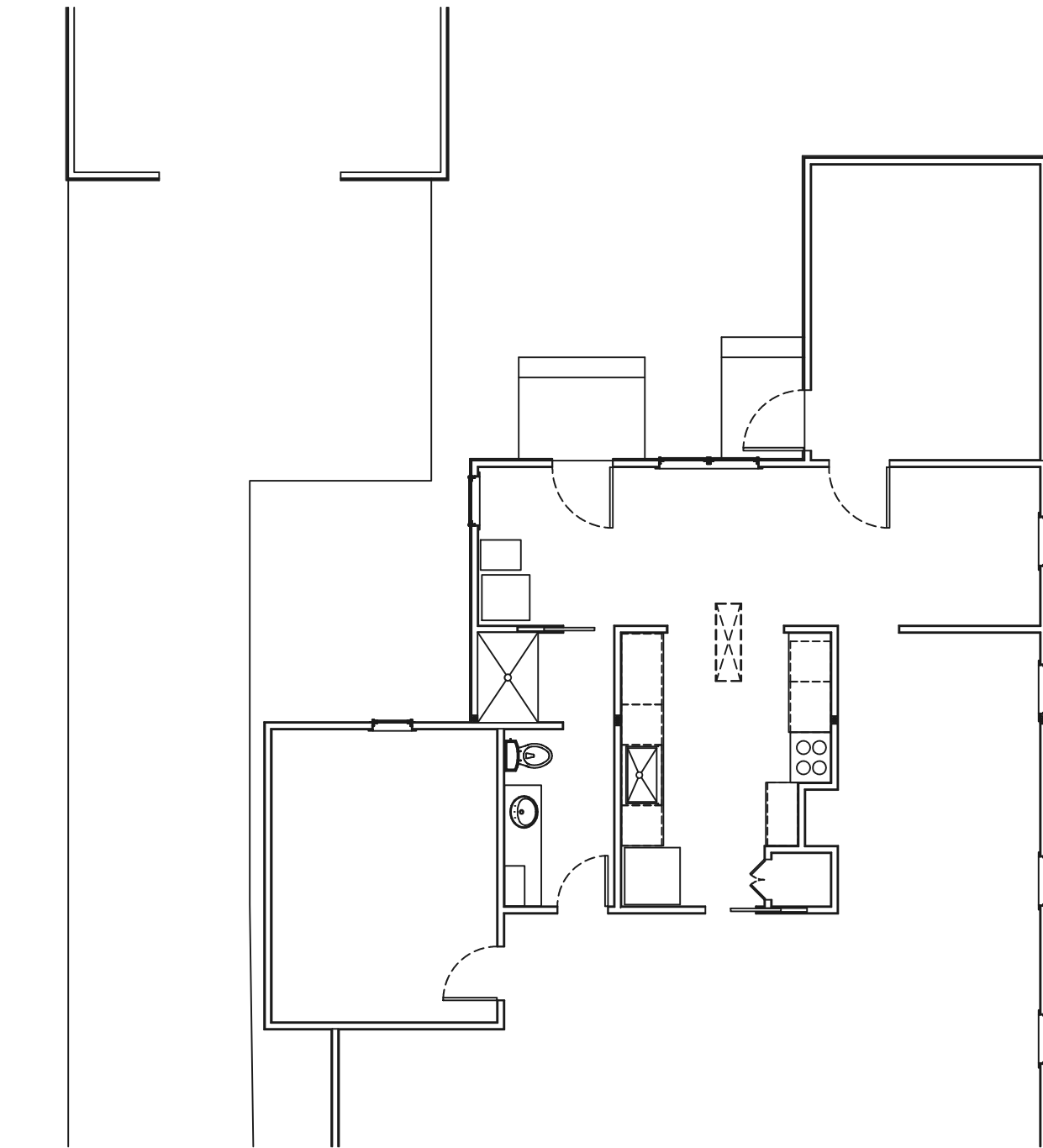
Project for:
JANE PEDEN
342 REMINGTON ROAD FRANKLIN COUNTY
COLUMBUS, OHIO 43209

Description:
FIRST FLOOR HVAC PLAN

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

Drawn By:
Donald Rapp
Date: **09/09/25**
File:

Scale: **NOTED**
Sheet No: **PLUMB 1**



FIRST FLOOR PLUMBING PLAN
 $\frac{1}{8}" = 1'-0"$



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

Description:
FIRST FLOOR PLUMBING PLAN

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

Drawn By:
Donald Rapp
Date: 09/09/25
File:

Scale: NOTED
Sheet No: PLUMB 1



Three Forty Two

342



