





First Floor Plan



Scale: 1"=10'

Total 1st floor square footage: 1216.3 sq. Ft.
Main Dwelling Unit square footage: 685.7 sq ft.
Accessory Dwelling Unit Square footage: 530.6 sq. ft.

- Door size & type; see **Door Schedule**
- $\stackrel{\smile}{\mathbb{A}}$ Window size, type, R.O.; see <u>Window Schedule</u>

Interior Walls: 2x4 25 ga steel studs @16" O.C. with one layer ½" sheetrock each side

Wet Walls: 2x6 25 ga steel studs @ 16" O.C. with one layer ½" sheetrock each side

<u>Interior Sound Walls:</u> Two 2x4 walls, steels studs, 1/2" sheetrock one side each, fiberglass batts <u>Interior Load-Bearing Walls:</u> None

NFPA 13-D sprinkler system: Refer to plan designed by Dean & Allyn, Inc. (To be submitted with sprinkler permit application)

Insulation Levels:

<u>Exterior walls:</u> 3.5" of EPS Structural Insulated panels (SIPs) (R: <u>13.3</u>) plus a layer of Insulated Radiant Barrier (R: <u>9.5</u>) for a <u>total R-Value of 22.8</u>

<u>Roof:</u> 3.5" of EPS in SIPs (R:13.3) plus 8" of compacted cellulose (R:30.4), plus a layer of insulated Radiant Barrier (R-9.5) for a **total R-Value of 52.2**

<u>Foundation:</u> Interior walls covered with 2" EPS, strapping and sheetrock, R-7.8

<u>First floor framework:</u> Uninsulated, as cellar floor will be a radiant slab, intended to heat the structure by convective heat rise. The first floor structure will also be a radiant (low-mass) heat source.

Revisions

Date	Description
5.28.14	Added Egress Window notes per R310, added front porch attachment note per R502.2