GENERAL NOTES:

Contractor shall verify all dimensions and notify DesignWorks Solutions, Inc. of any discrepancies, ambiguities or inconsistencies prior to proceeding with the work.

Window sizes shown are based on Marvin Integrity Wood-Ultrex Series windows (U = .30). Contractor shall verify sizes prior to ordering. Rough openings for windows and exterior doors shall be provided by supplier.

Windows must meet the following criteria:
- Glazing closer than 18" to the floor or landing, exceeding six (6) square feet in area in a door, or within 24" of a door must be tempered.

Dimensioning standards are as follows (UNO):
A) Exterior dimensions at building corners represent an outside face of stud / face of concrete dimension
B) Exterior / Interior dimensioning at windows, cased openings, and doors represent the center opening or face of stud (or F.O. jamb).
C) Interior dimensioning at stud walls represents a dimension to face of the stud (UNO)

See Structural Drawings & Building Sections for additional information

All work shall meet federal, state and local codes / requirements.

All wall angles are at 90 or 45 degrees unless dimensioned or noted otherwise

Stairways and landings shall be in compliance w/ all 780CMR sections relating to handrails & guardrails. Wood stairs shown w/ 10-1/2" treads w/ 1" nosing, unless noted otherwise.

Provide for matching door hardware and doors, primed and painted (verify w/ owner); all trim to be painted (confirm w/ owner). Match existing door & window & cased opening trim. Typical openings are cased.

Finish flooring to be determined by owner w/ assistance from the Contractor

Carbon Monoxide detectors to be installed in compliance w/ "Nicole's Law" (Co)

Smoke detectors hardwired per code (SD) are photoelectric type
Provide Smoke Detectors as indicated (S)

Provide Heat Detectors in garage (H)

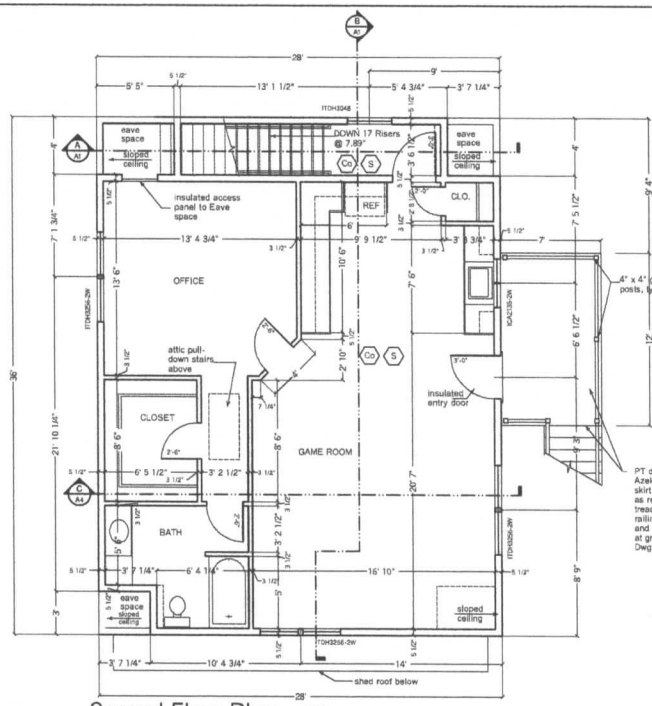
All coat closets to receive vinyl coated wire shelving / pole system. Linen closets to receive four (4) fixed melamine shelves.

Provide fire stopping at all wall cavity penetrations w/ non-combustible material, both vertical and horizontal penetrations.

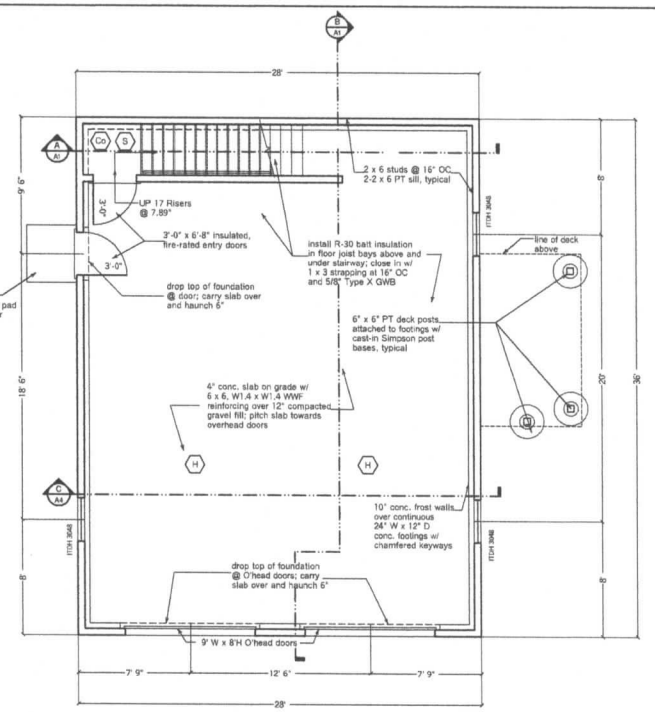
Provide firestopping & fire blocking of concealed spaces between floor levels.

This structure meets (or exceeds) the IECC 2015 Table 402.1.2 Insulation and Fenestration Requirements by Component

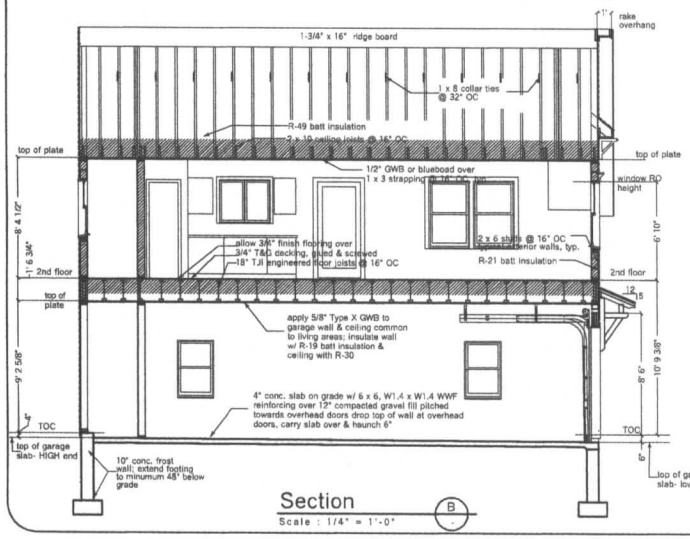
ALL FRAMING SHALL MEET OR EXCEED ALL REQUIREMENTS OF THE AWC GUIDE TO WOOD CONSTRUCTION IN HIGH WIND AREAS: 110 MPH WIND ZONE (780CMR 5301.2.1.1)



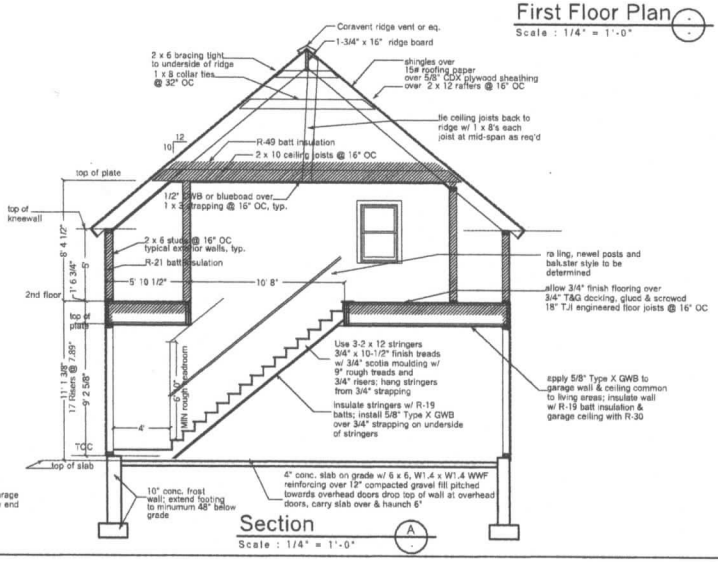
Second Floor Plan
Scale : 1/4" = 1'-0"



First Floor Plan
Scale : 1/4" = 1'-0"



Section
Scale : 1/4" = 1'-0"



Section
Scale : 1/4" = 1'-0"

1. It is the intention of these drawings to indicate general relationships of materials and equipment. It is the responsibility of the Contractor to construct the work in the best industry acceptable methods and materials.
2. All work shall be completed in strict compliance with the 9th Edition of the Massachusetts State Building Code, and all other applicable codes and regulations.
3. It is the responsibility of the Contractor to ensure that all construction and associated systems (HVAC, electrical and plumbing) are designed, performed, installed and compliant with the Mass. State Building Code, 9th Edition, and all applicable industry acceptable standards of practice.
4. It is the responsibility of the Contractor to examine and make note of any errors and omissions related to the Structural integrity of the building, on these construction drawings, prior to beginning construction and notify DesignWorks Solutions, Inc.
5. All dimensions shown are approximate. The Contractor shall field verify all dimensions prior to beginning demolition and/or construction.
6. Any conditions that have not been addressed in these notes or on the plans should be brought to the attention of DesignWorks Solutions, Inc. for resolution prior to beginning of the work.
7. The Contractor is responsible for obtaining all necessary permits for construction of the work.
8. The Contractor shall coordinate any trades not indicated on the plans with Sub-contractors performing the work indicated on the plans.

General Notes

© 2022 THESE DESIGNS AND DRAWINGS ARE PROTECTED BY THE FEDERAL COPYRIGHT LAWS. THEY MAY BE USED ONLY FOR THE PROPOSED PROJECT LOCATED AT THE ADDRESS BELOW AND MAY NOT BE COPIED, REPRODUCED, MODIFIED, DISTRIBUTED OR USED IN ANY OTHER WAY WITHOUT SPECIFIC WRITTEN CONSENT FROM MARY E. MURPHY OR DESIGNWORKS SOLUTIONS, INC.

REV No	REVISION / ISSUE	DATE

DesignWorks Solutions, Inc.
110 Cherry Street
Middleboro, MA 02346
DesignWorksSolutionsInc@gmail.com

Project Name
Detached Garage for
Debra & Chester Rusinoski
11 Weaver Street
West Wareham, MA 02576

VIEW	Floor Plans
Date	30 Aug 2022
Scale	As Noted
Sheet	A1