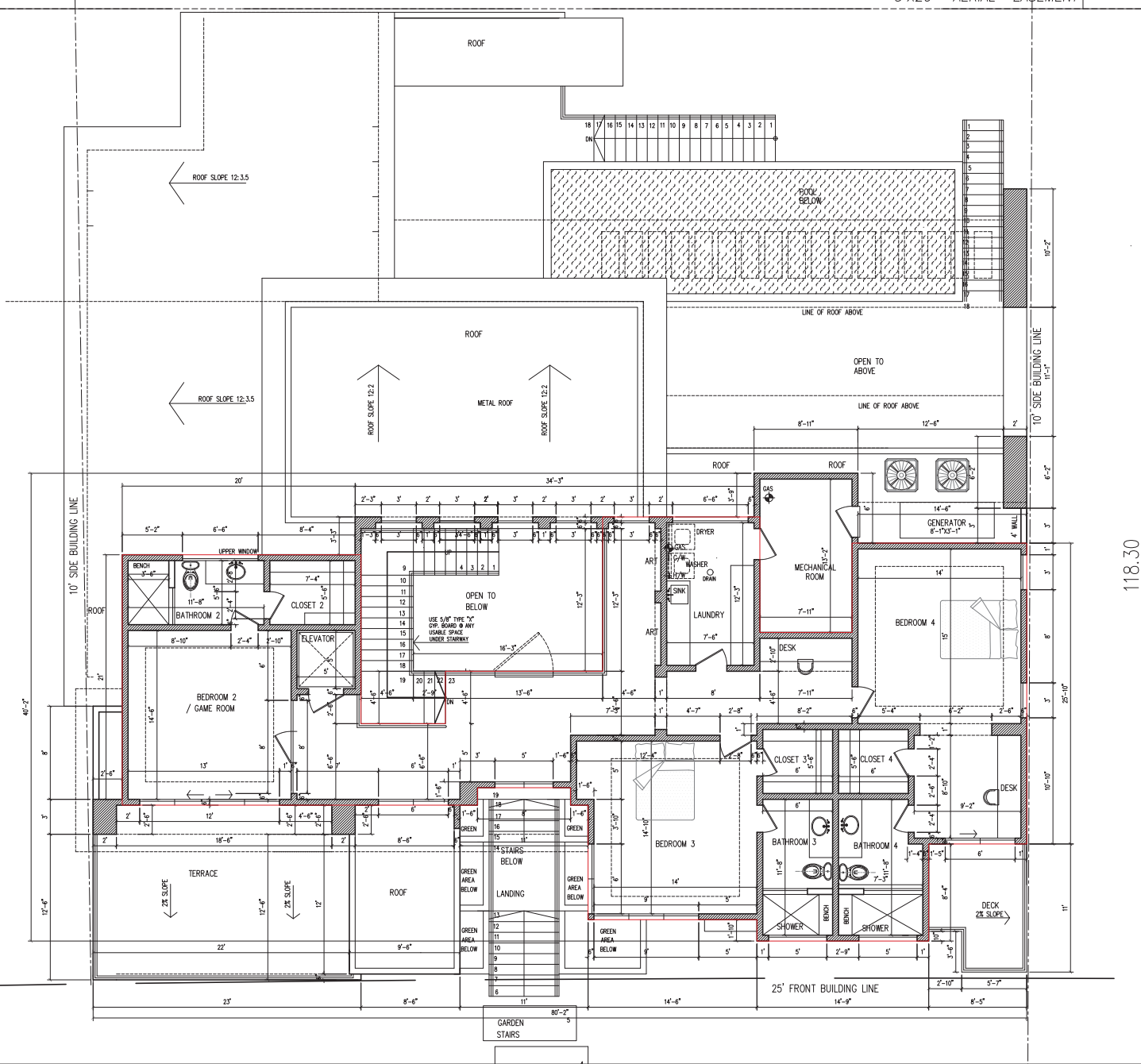


- GENERAL NOTES / REFER TO IRC 2021 AND CITY OF HOUSTON, TX, CODE OF ORDINANCES:
1. DO NOT SCALE DRAWINGS. WRITTEN DIMENSIONS TAKE PRECEDENCE. CONTRACTOR TO VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS AND CONDITIONS ON THE JOB.
 2. ALL WRITTEN NOTES ON THESE DRAWINGS SHALL TAKE PRECEDENCE OVER THE MINIMUM STANDARD NOTES DETAILED ON THE LAST SHEET OF THESE DRAWINGS.
 3. BUILDER TO APPROVE LOCATION OF HOUSE ON LOT, AND TO VERIFY ALL UTILITY LOCATIONS, ALL EASEMENTS, BUILDING AND SETBACK LINES, AND TO OBSERVE ALL DEED RESTRICTIONS PRIOR TO CONSTRUCTION.
 4. ALL BEDROOM WINDOW SILLS TO BE A MINIMUM OF 44" ABOVE FINISHED FLOOR. MINIMUM OPENINGS ARE 24" HIGH, 20" WIDE AND MINIMUM OF 5.7 SQ. FT. OF NET CLEAR.
 5. ALL PRE-FAB FIREPLACES TO BE BUILT AND INSTALLED PER 2021 IRC BCT 3102 AND BE UL AND I.C.E.O. APPROVED.
 6. A COPY OF THE MANUFACTURER INSTALLATION MANUAL WILL BE AVAILABLE N SITE FOR INSPECTOR REVIEW.
 7. STAIRWAYS SHALL COMPLY WITH 2021 IRC MINIMUM WIDTH BETWEEN HANDRAILS SHALL BE 30".
 8. HANDRAILS TO BE 34" TO 38" ABOVE FINISH OF TREADS.
 9. GUARDRAILS TO BE 42" ABOVE FINISHED FLOOR WITH BALUSTERS AT 4" O.C. MAX. NAIL POST SHALL NOT BE LOCATED ABOVE FIRST TREAD.
 10. HANDDROPPING PORTION OF HANDRAIL SHALL NOT BE LESS THAN 1 1/4" HIGH MORE THAN 2" IN CROSS SECTION.
 11. PROVIDE UNDERSIDE OF ALL STAIRWELLS WITH 5/8" TYPE "X" FIRE RATED CYPSUM WHEN UNDERSIDE CAN BE CLOSED OFF.
 12. SMOKE DETECTORS REQUIRE 110 VOLT CONNECTION TO HOUSE WIRING WITH BATTERY BACKUP.
 13. ALL FLOOR DRAINS TO HAVE OVERFLOW PAN WITH RELIEF LINE TO OUTSIDE OR STORM SEWER (NOT SANITARY SEWER LINE).
 14. PROVIDE PLUMBING ACCESS PANEL AT ALL TUBS BY PLUMBING CODE CHAPTER 4 SECTIONS 405, 405.6.
 15. ALL GLASS AT TUBS AND SHOWERS SHALL BE TEMPERED SAFETY GLASS.
 16. PROVIDE VENTILATION AT ALL BATHS AND UTILITY ROOMS THROUGH NATURAL OR MECHANICAL MEANS.
 17. ATTIC ACCESS IS PROVIDED ON PLANS TO SERVICE MECHANICAL EQUIPMENT AND LIMITED LIGHT STORAGE BUT IN NO CASE SHALL THE COMBINED DECKED ATTIC AREAS EXCEED 500 SQ. FT.
 18. LOCATE WATER HEATERS IN ATTIC ABOVE LOAD-BEARING PARTITION IN A PAN, WITH RELIEF DRAIN LINE TO OUTSIDE OR STORM SEWER LINE.
 19. CHIMNEYS TO BE MINIMUM 24" ABOVE ANY ROOF LINE.

118.90'

N 17°10'27" W

118.90'

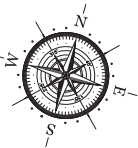




ILA
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Design & Consulting
Tel: (832) 404-0441
DESIGN & CONSTRUCTION
4543 POST OAK PLACE DRIVE, SUITE # 219,
HOUSTON, TX. 77027
lisa@architectilamail.com

THE CONTRACTOR IS TO VERIFY ALL DIMENSIONS ON SITE BEFORE BUILDING AND REPORT ANY ERRORS, OMISSIONS, OR DISCREPANCIES TO THE ARCHITECT. DRAWINGS ARE INSTRUMENTS OF SERVICE AND REMAIN THE PROPERTY OF THE ARCHITECT. COPYRIGHT OF THE DRAWINGS AND THE WORK EXECUTED THEREFORE ARE RESERVED BY THE ARCHITECT. DRAWINGS ARE NOT TO BE SCALED. DRAWINGS ARE NOT FOR CONSTRUCTION UNLESS SIGNED BY THE ARCHITECT.

CONSULTANTS



PERMIT SET FOR NEW HOUSE AT

5006 HEATHERGLEN DRIVE
HOUSTON, TX.
77096

FIRST FLOOR :
SECOND FLOOR:
THIRD FLOOR:
TOTAL A/C:
GARAGES:
OUTDOOR LIVING:
POOL:
TOTAL SLAB:
TOTAL FRAME:

MARK	DATE	DESCRIPTION
PROJECT NO. #	SCALE:	1"=0'-0"
CAD DWG FILE:	5006 HEATHERGLEN DR - R22.DWG	
DRAWN BY: ISAC	DATE:	06.26.2023
CHK'D BY: HHH		
COPYRIGHT:		
SHEET TITLE		
THIRD FLOOR PLAN		
A2.2		