

***When you need to know,
knowing is our business.***

CLARIFICATIONS ON THE
DIMENSIONS OF THE PAVED
SURFACES ARE SHOWN

DEC. 19, 2023
7509 W EMORY RD
DISNEY JOINT VENTURE
SEE PLS FILE 8D922

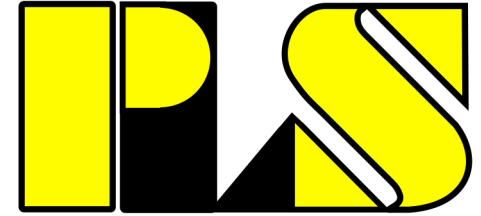
SEE ALSO:

1-R-23-RZ
1-A-24-UR
ADDITIONAL AREA DETAIL SHEET

1' = 40' ON 11x17 SHEET

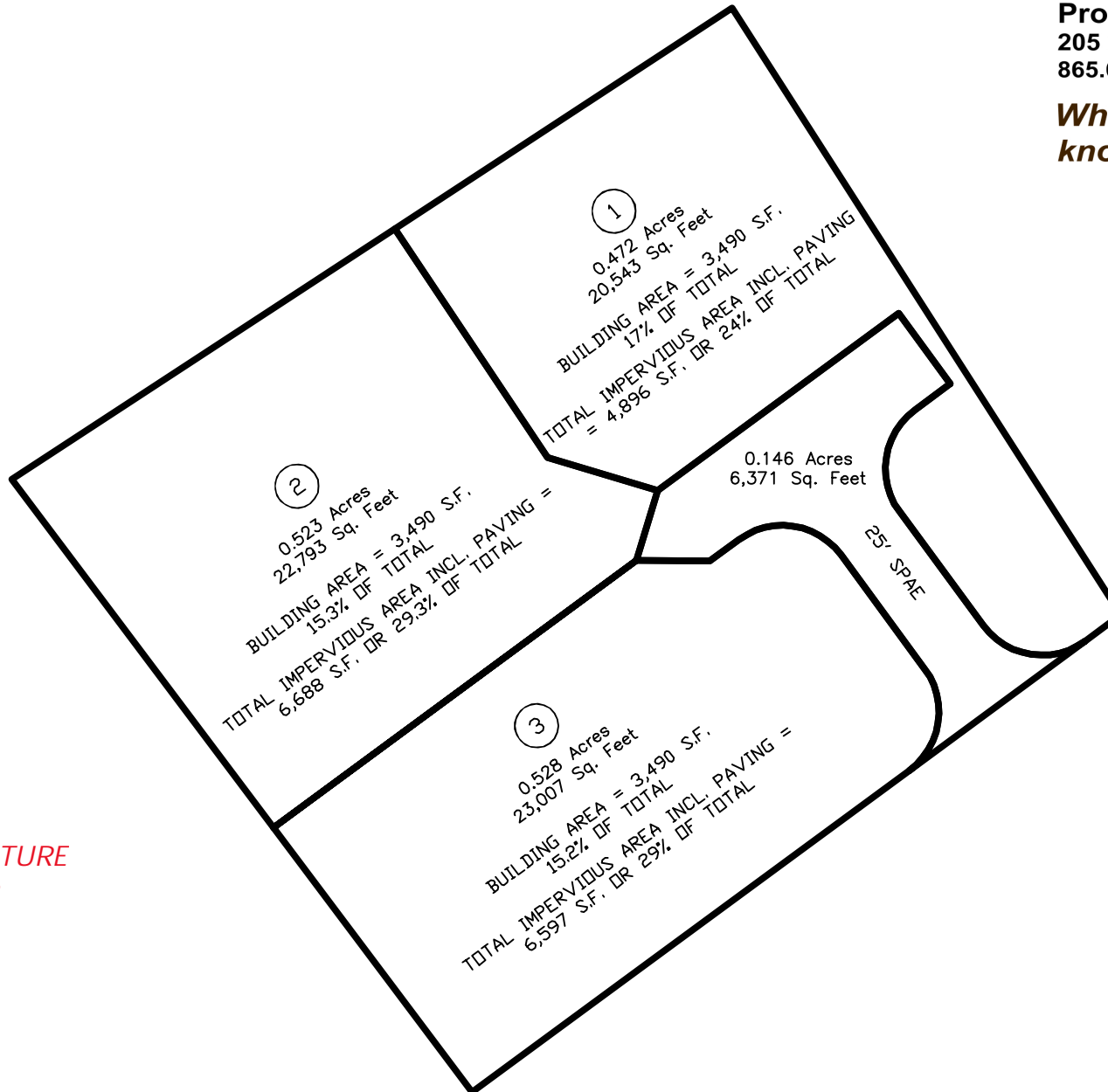
51
COPPERF
N-

LOT AREA DETAILS



Professional Land Systems
205 Lamar Ave Clinton TN 37716
865.689.6169 www.PLSurvey.com

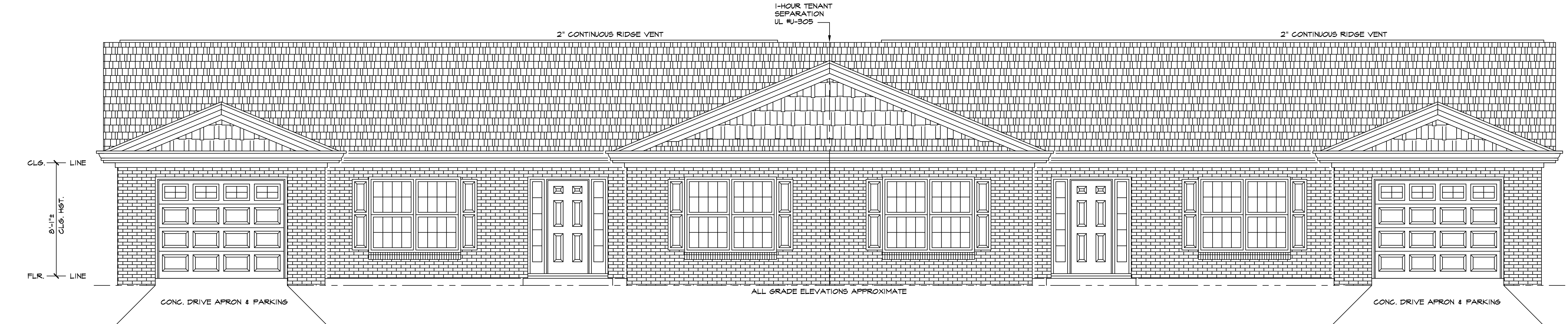
***When you need to know,
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DEC. 18, 2023
7509 W EMORY RD
DISNEY JOINT VENTURE
SEE PLS FILE 8D922

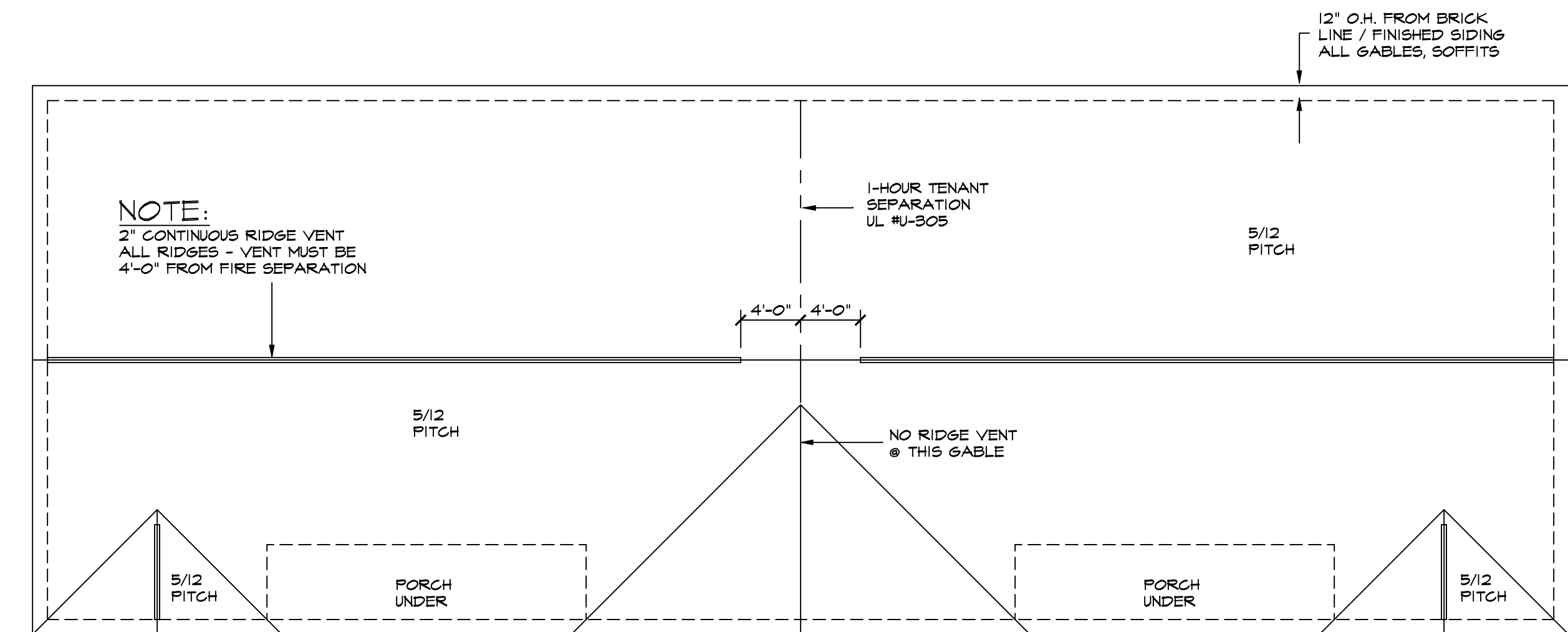
SEE ALSO

1-R-23-RZ
1-A-24-UR



FRONT ELEVATION - UNIT ONE
SCALE: 1/4" = 1'-0"

FRONT ELEVATION - UNIT TWO
SCALE: 1/4" = 1'-0"

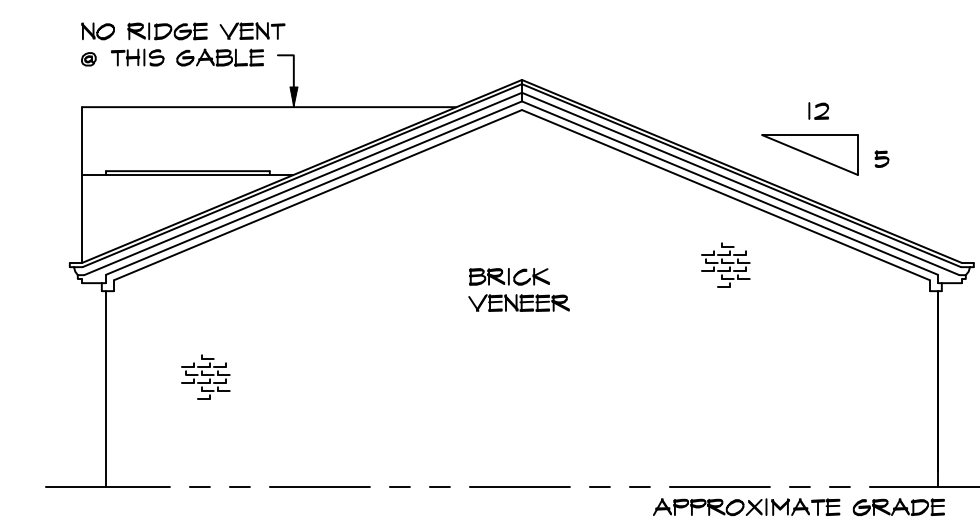


UNIT ONE

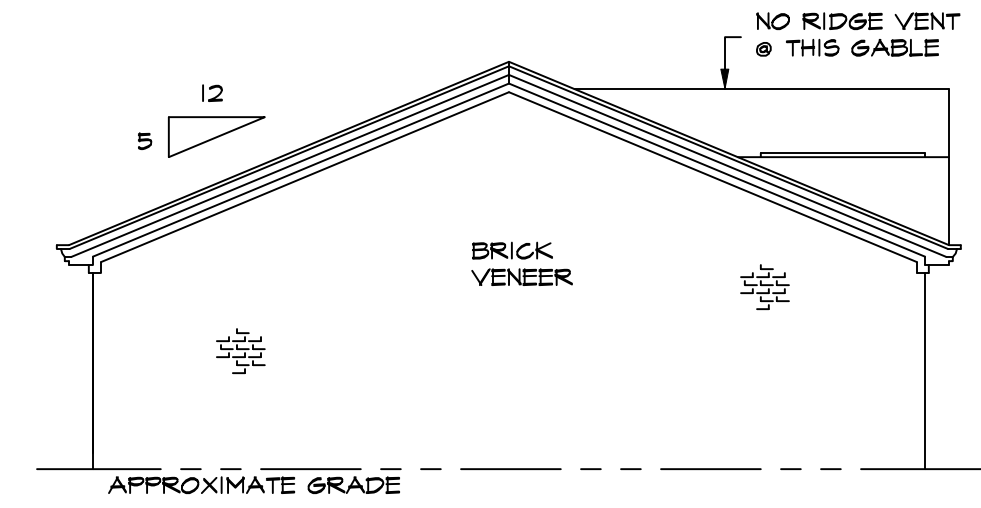
ROOF LAYOUT PLAN
SCALE: 1/8" = 1'-0"

UNIT TWO

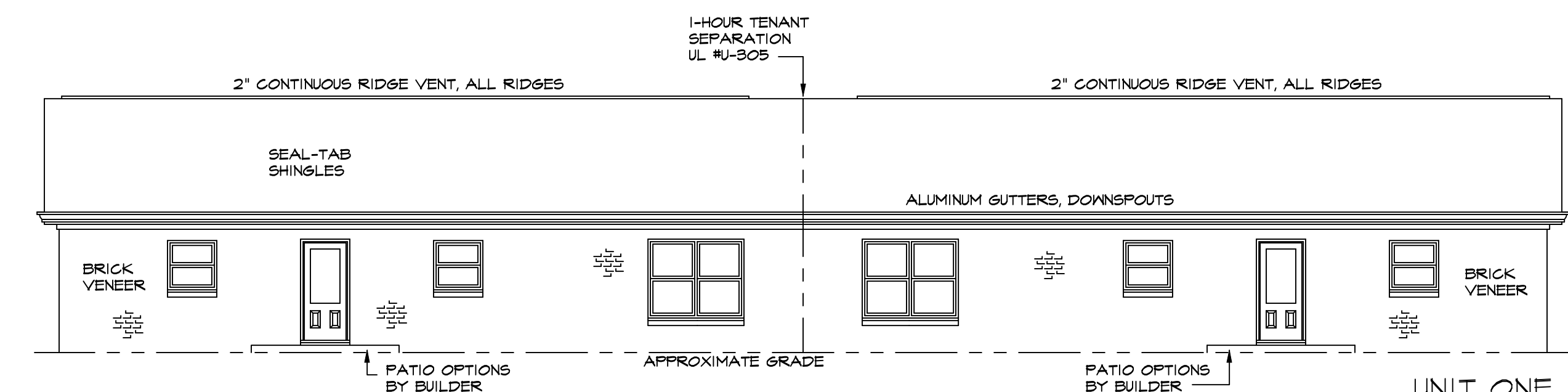
NOTE:
ALL WINDOW, DOOR, ACCESSORY & TRIM STYLES ARE INDICATED FOR ILLUSTRATION ONLY AND ARE SUBJECT TO APPROVAL/CHANGE BY GENERAL CONTRACTOR - ALL SUCH CHANGES SHALL CONFORM TO APPLICABLE LOCAL / STATE / NATIONAL BUILDING CODES



RIGHT ELEVATION
SCALE: 1/8" = 1'-0"



LEFT ELEVATION
SCALE: 1/8" = 1'-0"



UNIT TWO

REAR ELEVATION
SCALE: 1/8" = 1'-0"

UNIT ONE

1-A-24-UR
11/27/2023

NOTICE

THE DESIGNER OFFERS NO WARRANTY AS TO THE SUITABILITY OF THE DESIGN FOR ANY BUILDING SITE, NOR FOR THE ACCURACY OF DIMENSIONS OR SQUARE FOOTAGE CALCULATIONS AS CONSTRUCTED. ALL STRUCTURAL SPAN & LOAD CAPACITIES OF ENGINEERED AND PRE-MFD. COMPONENTS IS EXCLUDED. THE PLANS ARE DIAGRAMMATIC ONLY AND ARE DESIGNED STRICTLY AS A GENERAL GUIDE TO CONSTRUCTION. THE DRAWING EXHIBITS DO NOT GUARANTEE THE STRUCTURAL INTEGRITY OF FRAMING METHODS USED ONSITE. THE USER IS RESPONSIBLE IN TOTAL FOR ALL PHASES OF THE CONSTRUCTION PROJECT. LOCAL/REVISED BUILDING CODES AND AMENDMENTS SHALL SUPERCEDE.

Designed To 2012 IRC

1

Dominion Drafting

JERRY L. DUNSMORE ~ (865) 389-7291
Knoxville, TN ~ Matthew 6: 33

LICENSED TO:

FOR PROJECT:

Disney Construction

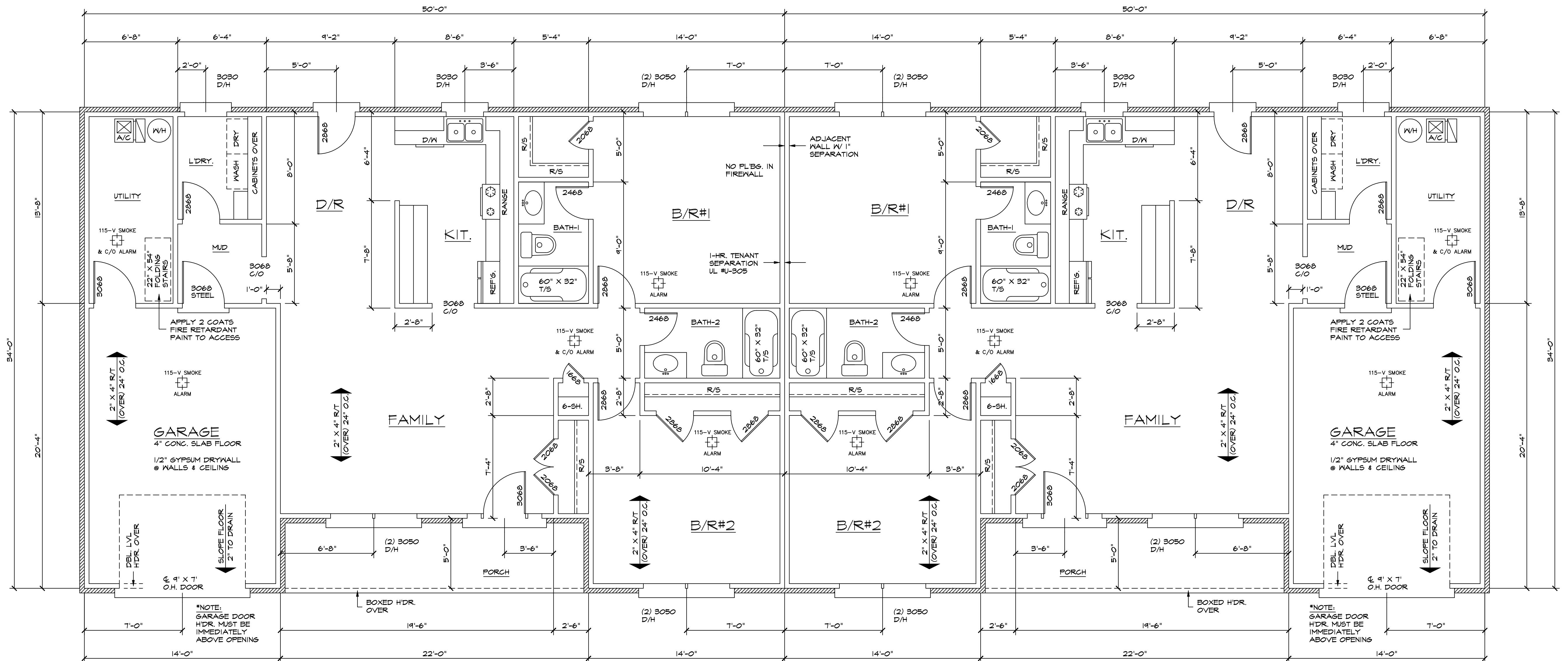
Taryn's Nest Duplex

PLAN NO.

17-0315

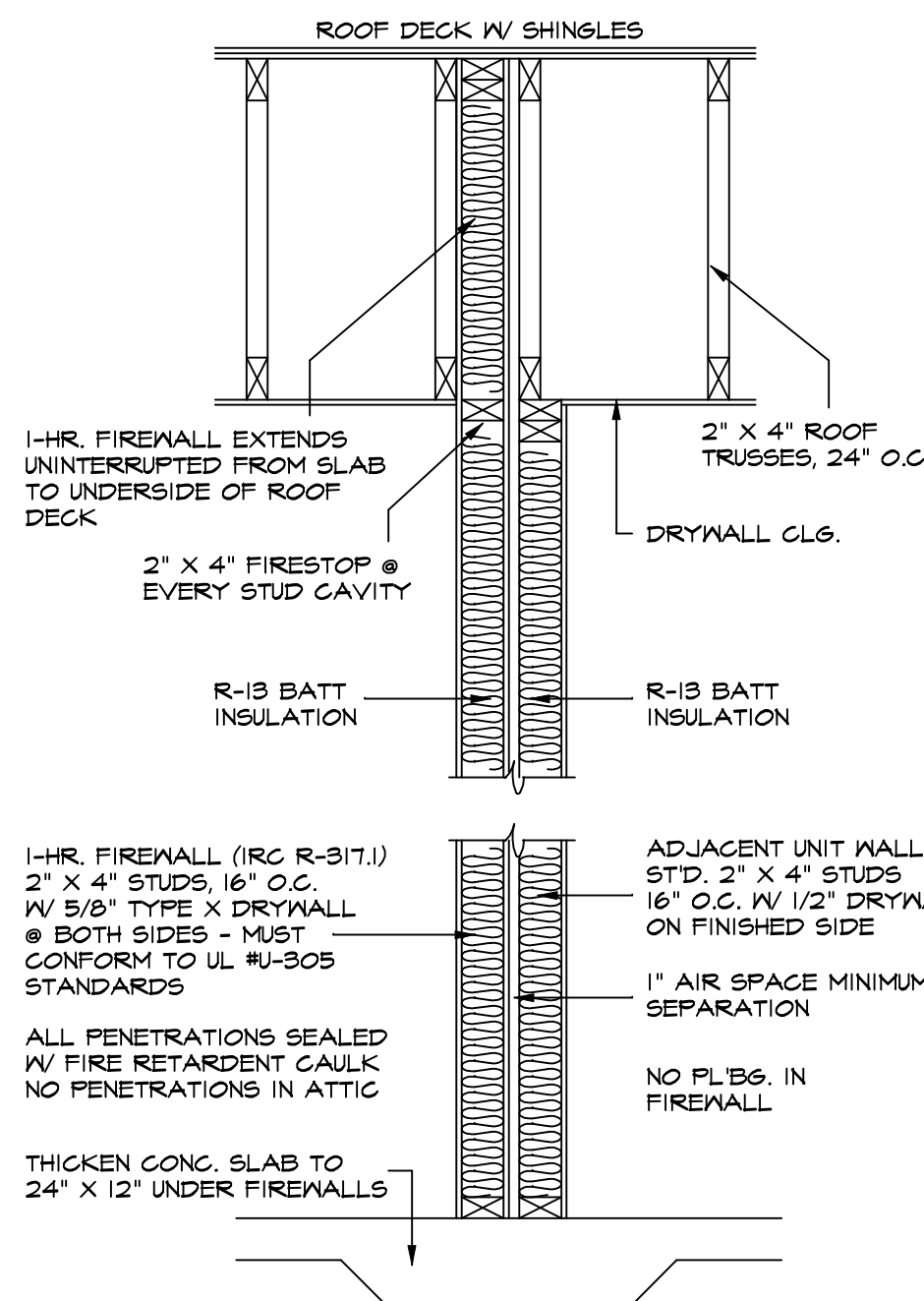
DATE: 03/31/2017

BY: JLD



UNIT ONE

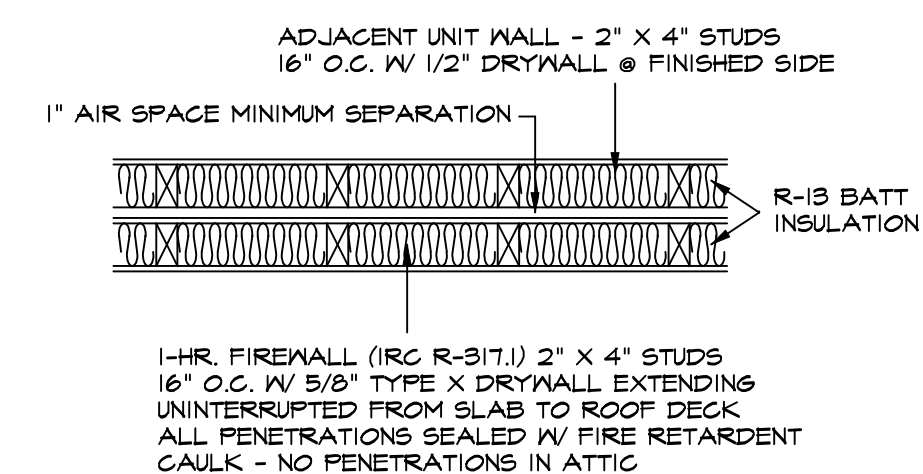
UNIT TWO



WALL SECTION @ 1-HR. FIREWALL
UL STANDARD #U-305 OR LATEST REVISION (IRC R-317.1)

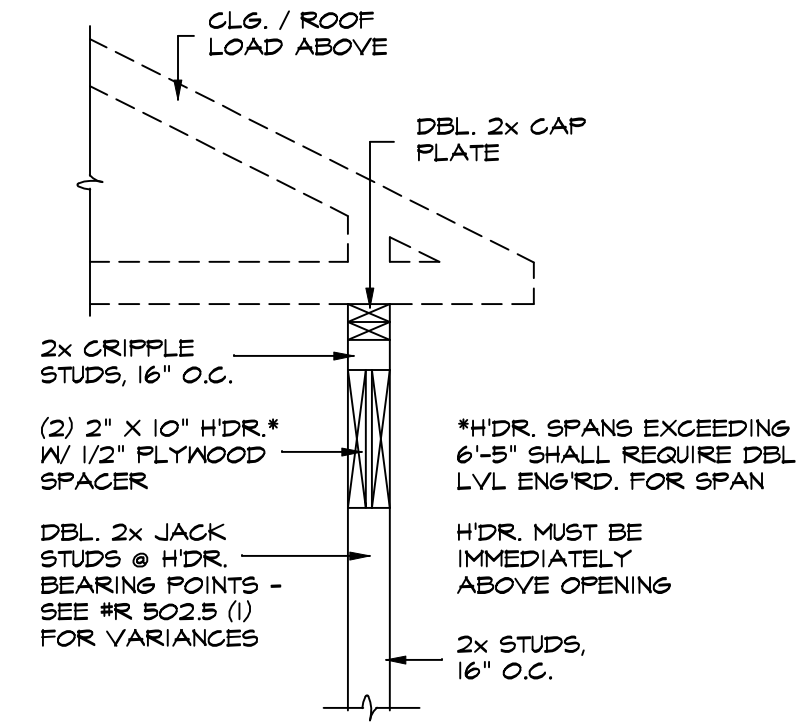
DUPLEX FLOOR PLAN
SCALE: 1/4" = 1'-0"
8'-1"± FINISHED CEILING HEIGHT
1212 SQ. FT. LIVING AREA EACH UNIT
280 SQ. FT. GARAGE AREA
110 SQ. FT. COVERED FRONT PORCH AREA
98 SQ. FT. STORAGE AREA

NOTE:
AREA CALCULATIONS ARE MEASURED FROM OUTSIDE FRAMING LINES (EXCLUSIVE OF BRICK OR STUCCO VENEER) VERIFY ONSITE BY ACTUAL CONSTRUCTION DIMENSIONS



PLAN SECTION - 1-HR. FIRE WALL
UL STANDARD #U-305 OR LATEST REVISION

1-A-24-UR
11/27/2023



WINDOW & DOOR HEADERS
SCALE: 3/4" = 1'-0" (IRC #R 502.5 (1))

EGRESS WINDOWS:

BEDROOMS MUST HAVE (1) WINDOW RATED FOR EMERGENCY EGRESS WHICH PROVIDES A CLEAR OPENING OF 5.0 SQ. FT. (31 SQ. FT. @ SECOND FLOOR) & 44" MAX. SILL HGT. - MIN. NET CLEAR OPENING SHALL BE 20" WIDE - MIN. HGT. 24"

NOTE:
WINDOWS LOCATED IN STAIRS, LANDINGS, BATHS & FOOT TRAFFIC AREAS WHERE THE SILL IS LESS THAN 18" FROM FINISHED FLOOR & WITH A SASH SIZE GREATER THAN 9.0 SQ.FT. SHALL REQUIRE USE OF TEMPERED GLASS

NOTE:
WINDOW & DOOR SIZES NOTED ON FLOOR PLANS ARE GENERIC & ARE TO BE READ AS FEET & INCHES WIDTH BY FEET & INCHES HGT. (EX. 3030 D/H = 3'-0" WIDE X 5'-0" HIGH - D/H = DOUBLE HUNG)

NOTICE

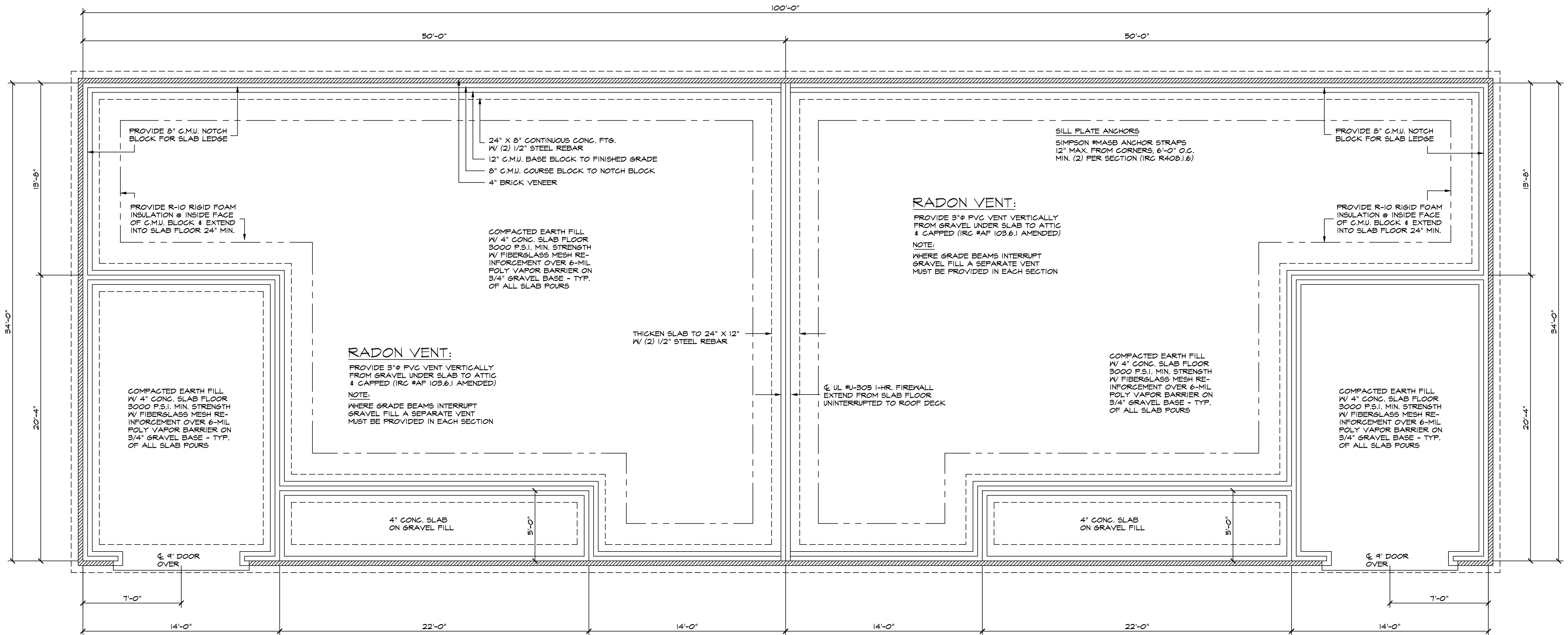
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FRAMING DIMENSIONS:

WALL & PARTITION FRAMING DIMENSIONS ARE MEASURED FROM OUTSIDE FRAMING LINE TO FACE OF INTERIOR STUDWALLS UNLESS SHOWN OTHERWISE - PLEASE OBSERVE DIMENSION LEADER-LINES VERY CAREFULLY

Designed To 2012 IRC

<div>2</div>	PLAN NO.	17-0315
	DATE	03/31/2017
	BY	JLD
	PLATE	UNIT FLOOR PLANS
LICENSED TO:		Disney Construction
FOR PROJECT:		Taryn's Nest Duplex
JERRY L. DUNSMORE ~ (865) 389-7291 Knoxville, TN ~ Matthew 6: 33		



***NOTE:**

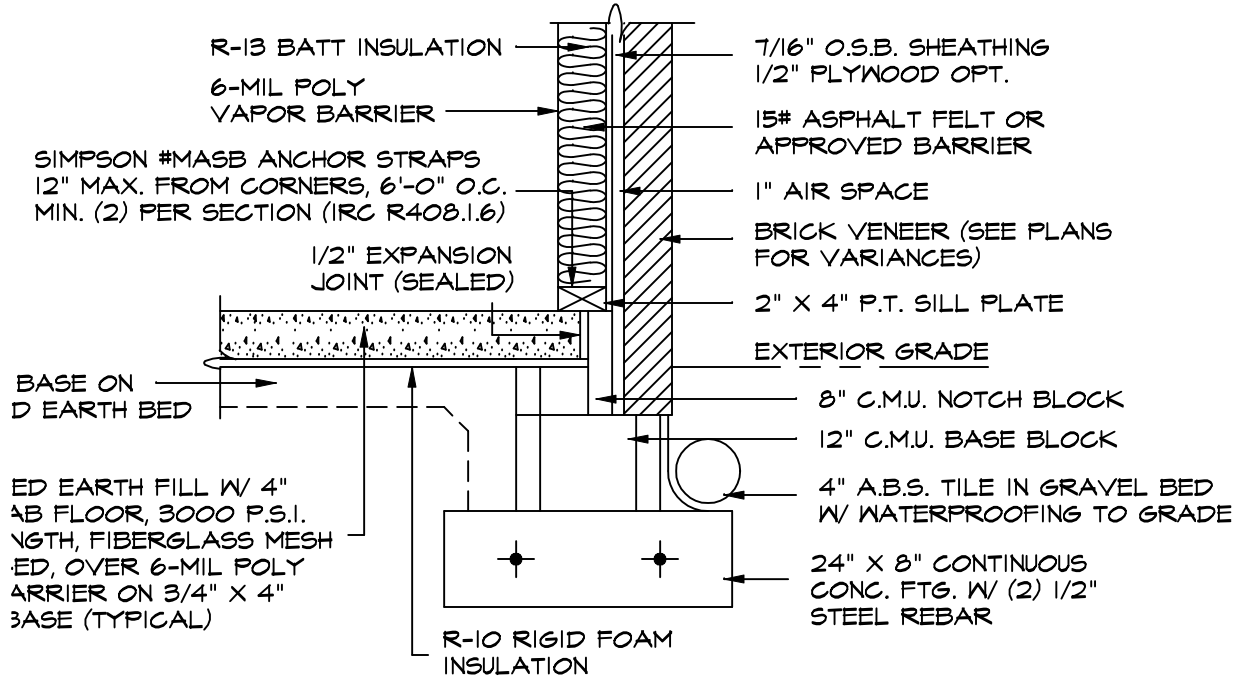
EXTERIOR FOUNDATION WALLS W/ EXPOSURE ABOVE GRADE OF 4'-0" OR GREATER SHALL HAVE SOLID-FILLED CELLS W/ #4 STEEL REBAR FROM FTG. UP THROUGH WALL & INTO SLAB 4'-0" MINIMUM - SPACED 4'-0" O.C.

FTG. DIMENSIONS

ALL FOUNDATION DIMENSIONS ARE MEASURED FROM OUTSIDE EDGE OF SILL PLATES TO CL OF GIRDERS, WALLS, VENTS & OPENINGS UNLESS SHOWN OTHERWISE - PLEASE OBSERVE DIMENSION LEADER - LINES CAREFULLY

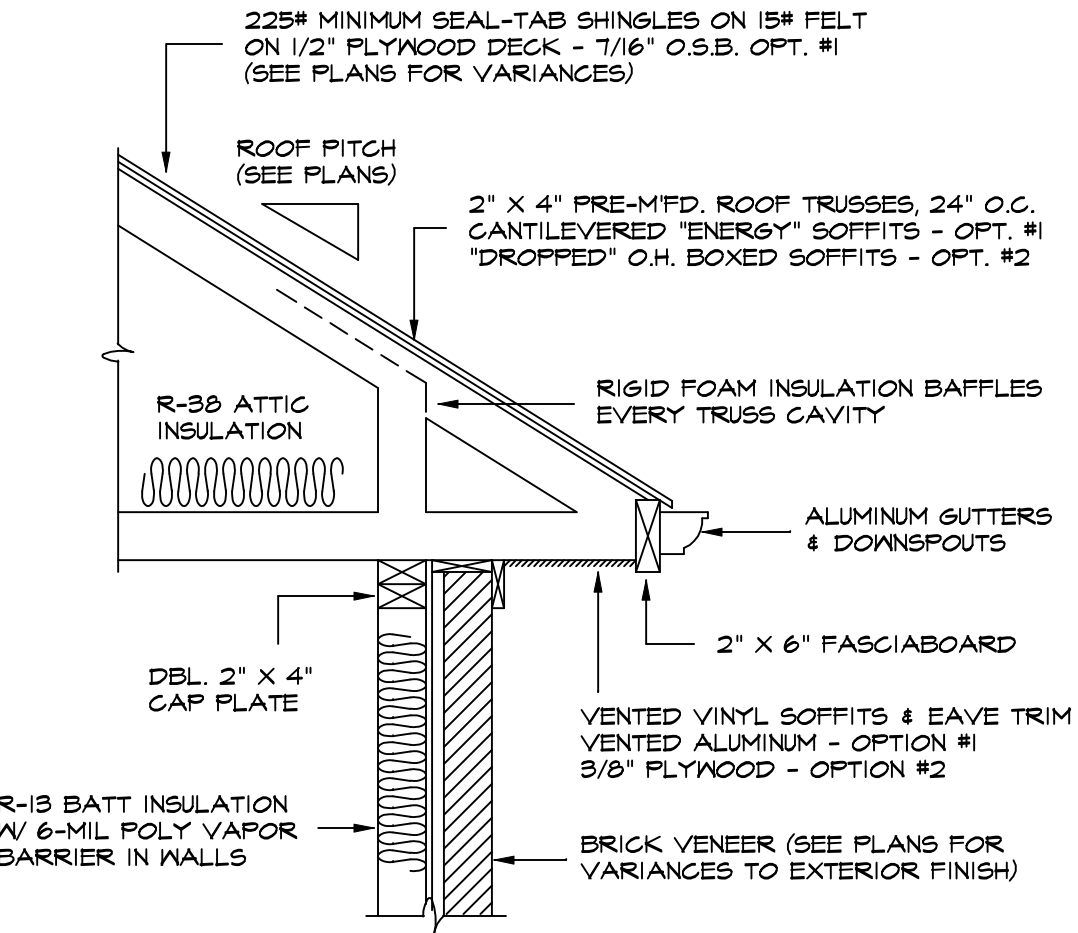
CONC. SLAB FTG. PLAN

SCALE: 1/4" = 1'-0"



TYPICAL WALL SECTION

SCALE: 3/4" = 1'-0"



TYPICAL ROOF SECTION

SCALE: 3/4" = 1'-0"

NOTES ON PRE-MF'D. TRUSSES

PRE-MFD. ROOF TRUSSES SHALL BE DESIGNED AND FABRICATED TO ACCOMMODATE ACTUAL ON-SITE MEASUREMENTS

THE TRUSS MANUFACTURER SHALL DESIGN AND MODIFY THE TRUSS SYSTEM AS NECESSARY AND SHALL PROVIDE THE GENERAL CONTRACTOR WITH APPROPRIATE CONSTRUCTION DOCUMENTS FOR INSTALLATION

IN ALL COMPONENT SYSTEMS THE MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS SHALL SUPERCEDE THE GENERAL EXHIBITS INCLUDED IN THESE DRAWINGS

NOTES ON M'FD. COMPONENTS

ALL PRE-MFD. STRUCTURAL COMPONENTS SHALL BE DESIGNED AND/OR FABRICATED TO ACCOMMODATE ACTUAL ON-SITE MEASUREMENTS

THE MANUFACTURER SHALL DESIGN AND MODIFY ENGINEERED COMPONENT SYSTEMS AS NECESSARY AND SHALL PROVIDE THE GENERAL CONTRACTOR WITH APPROPRIATE CONSTRUCTION DOCUMENTS FOR INSTALLATION

IN ALL COMPONENT SYSTEMS THE MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS SHALL SUPERCEDE THE GENERAL EXHIBITS INCLUDED IN THESE DRAWINGS

1-A-24-UR
11/27/2023

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PAGE NO.

3

PLAN NO.

17-0315

PLATE: FOUNDATION PLAN

BY: JLD

DATE: 03/31/2027

Dominion Drafting

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Knoxville, TN ~ Matthew 6: 33

LICENSED TO: **Disney Construction**

FOR PROJECT: **Taryn's Nest Duplex**