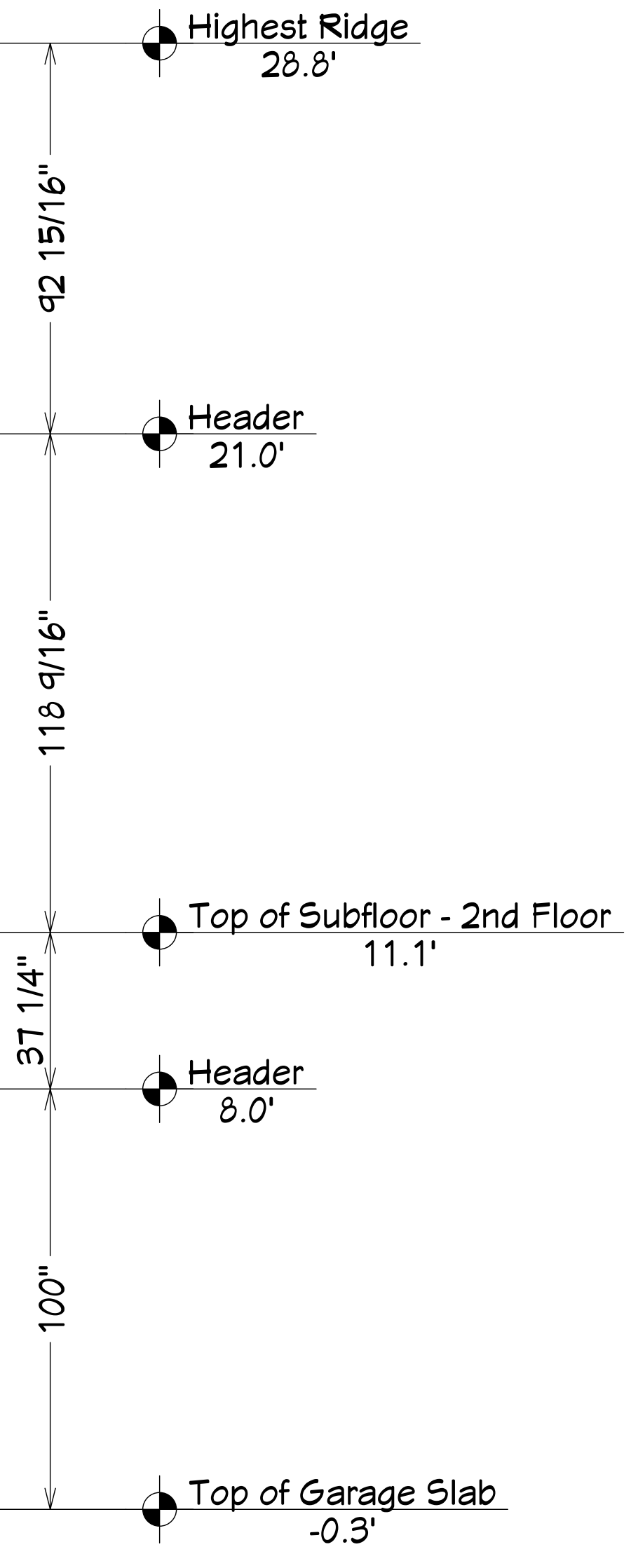




Exterior Elevation Front



**FRONT ELEVATION**

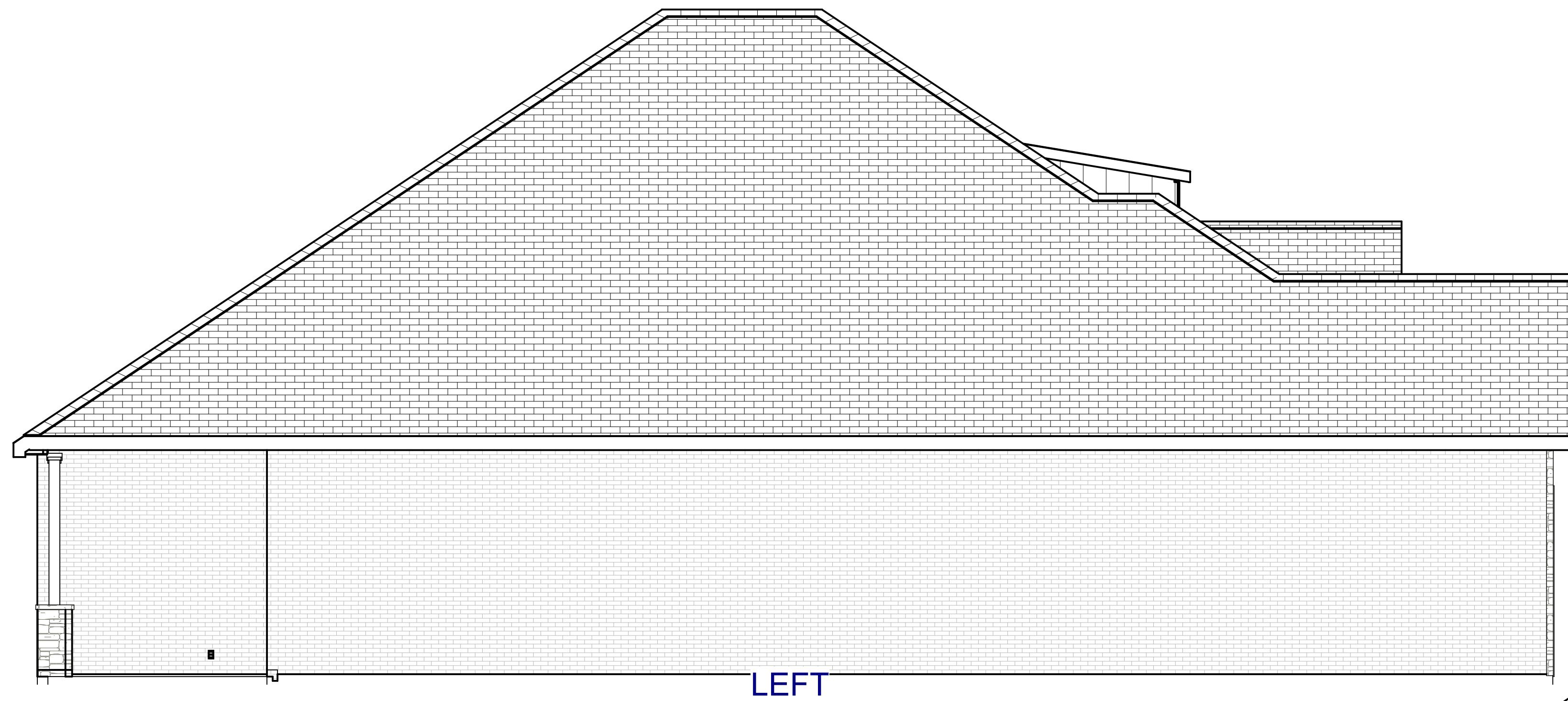
PROJECT DESCRIPTION:  
12391 Pebble View Drive  
Conroe TX, 77304  
Lot 74 Pebble Clay



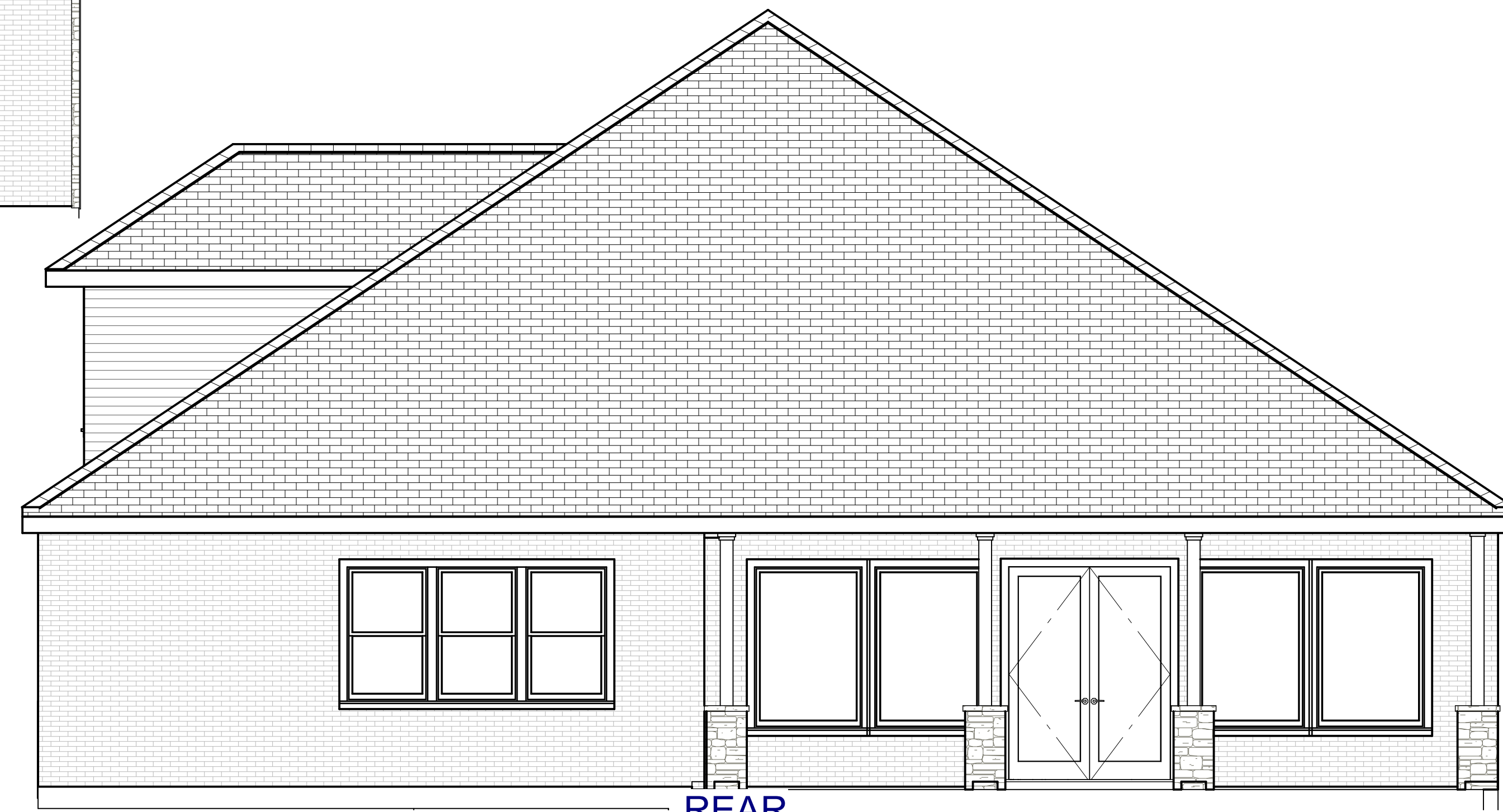
DATE: 5/19/2020

SCALE: 1/2"=1'-0"

SHEET: 2.0



LEFT



REAR



RIGHT

**SIDES AND REAR ELEV.**

PROJECT DESCRIPTION:

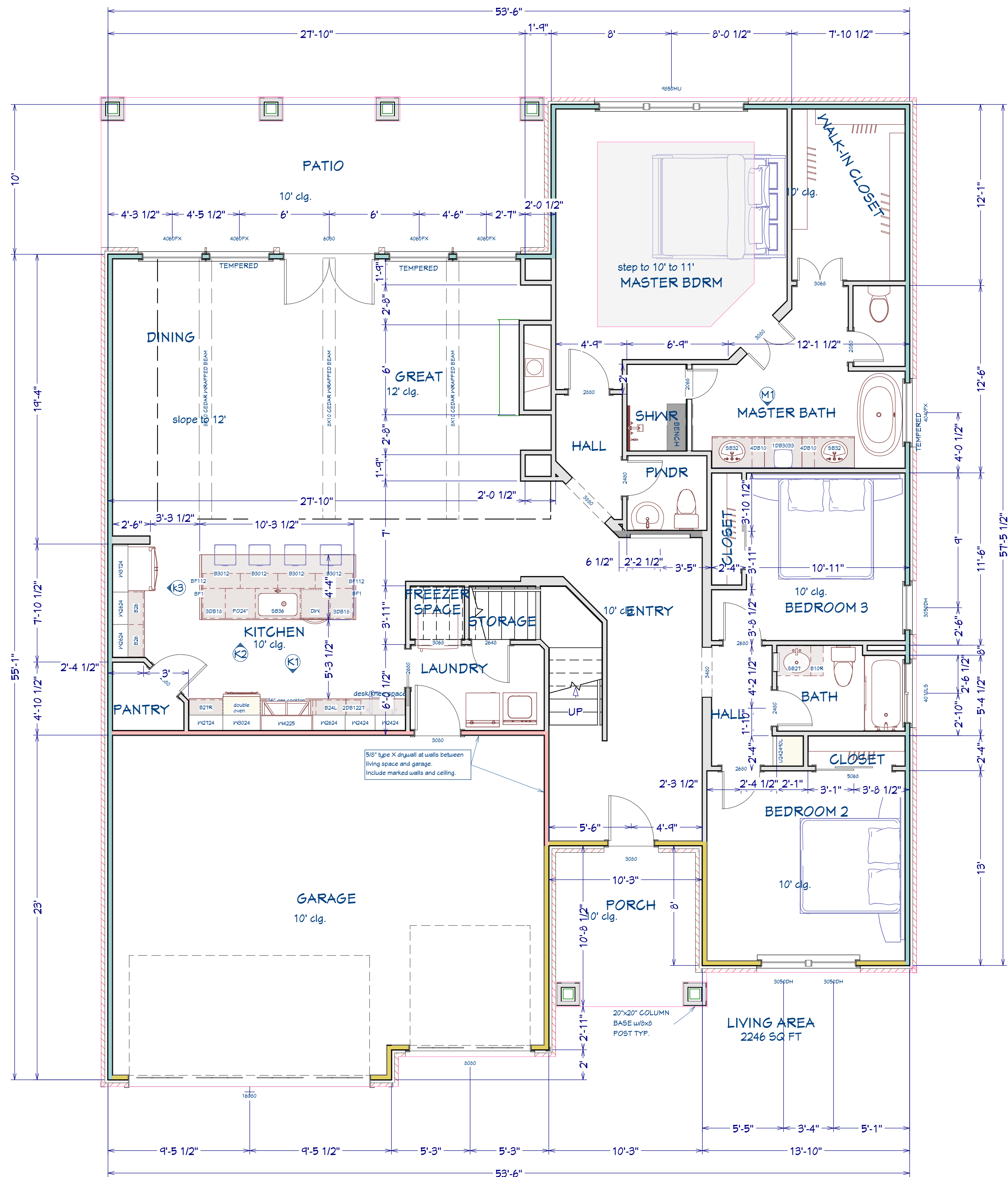
12391 Pebble View Drive  
Conroe TX, 77304  
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DATE: 5/19/2020

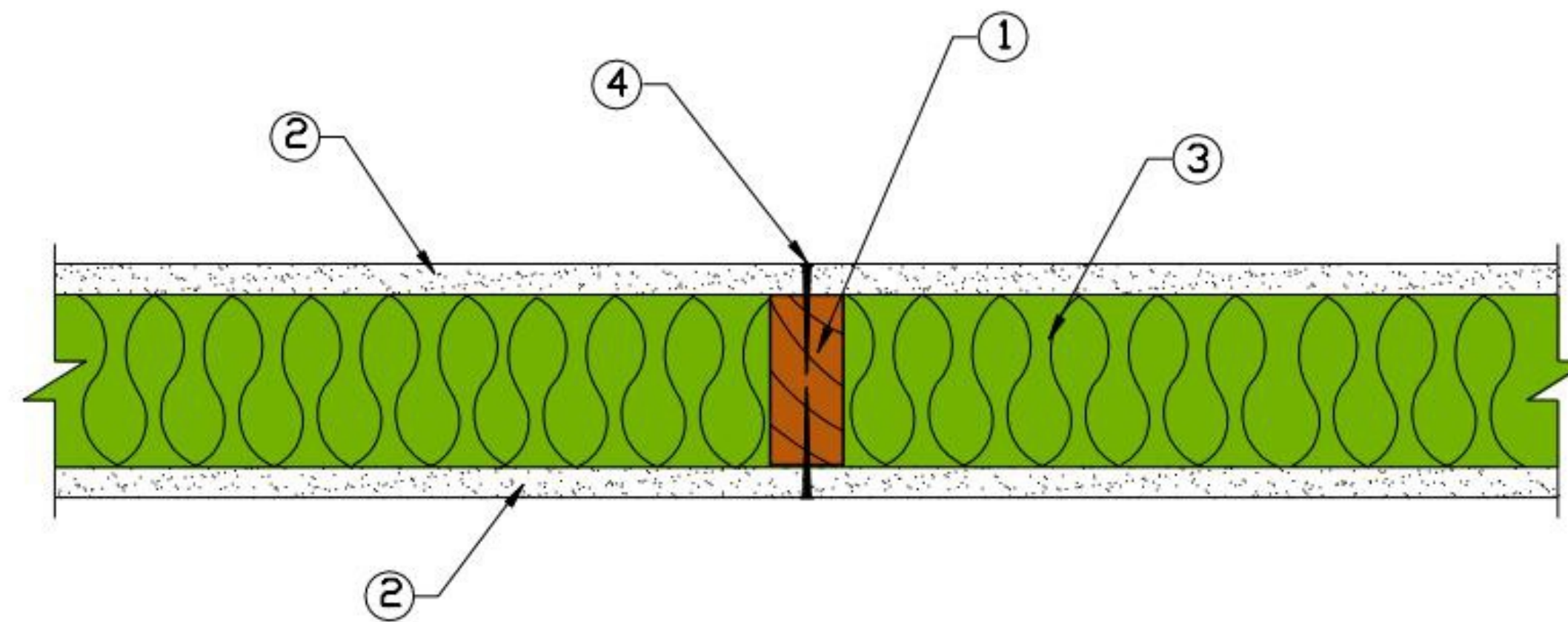
SCALE: NTS

SHEET: 2.1



Plan View

**WS4-1.1 One Hour Fire-Resistance-Rated Wood-Frame Wall Assembly**  
 2x4 Wood Stud Wall - 100% Design Load - ASTM E 119/NFPA 251

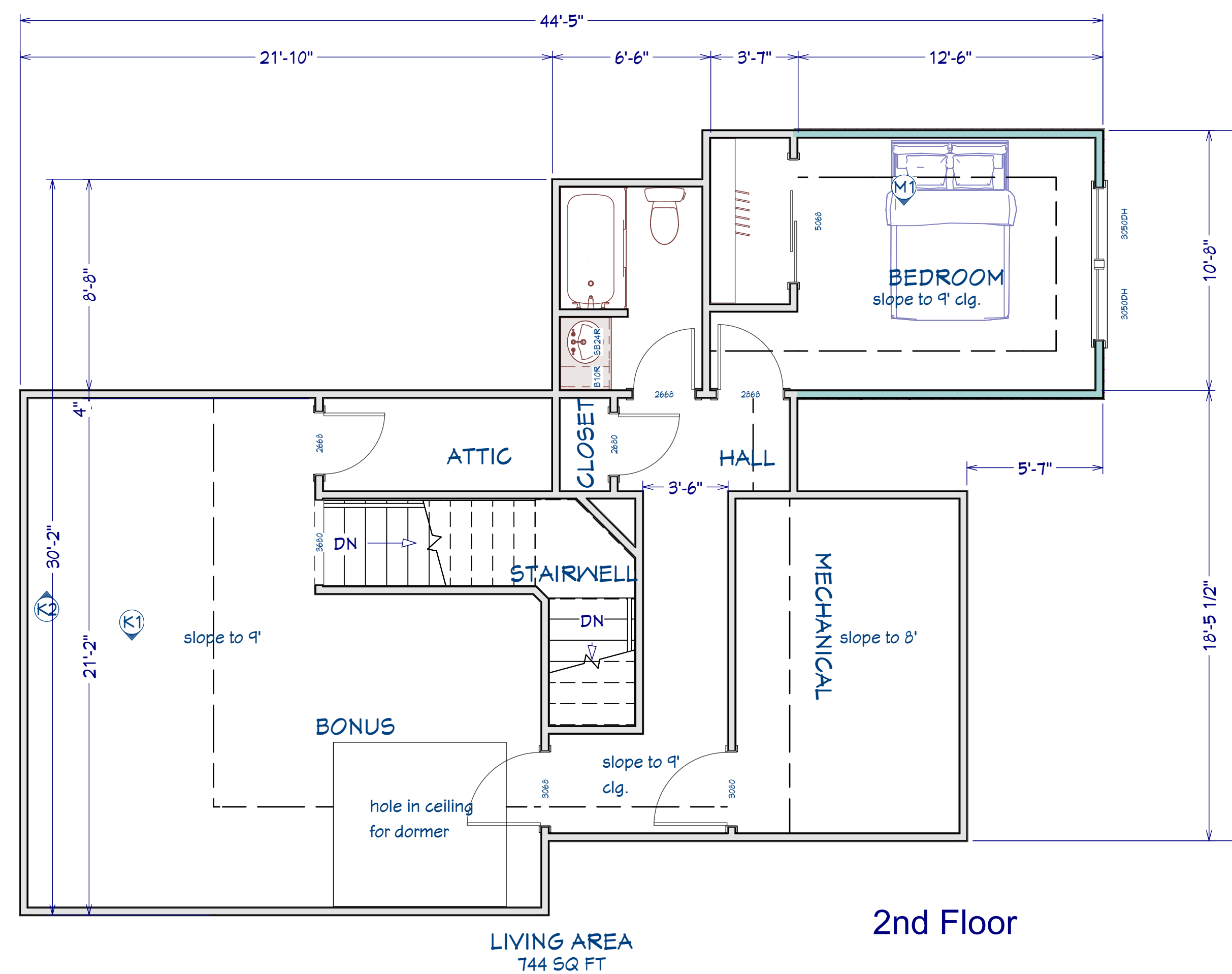


1. Framing - Nominal 2x4 wood studs, spaced 16 in. o.c., double top plates, single bottom plate
2. Sheathing - 5/8 in. Type X gypsum wallboard, 4 ft. wide, applied horizontally. Horizontal joints are unblocked. Horizontal application of wallboard represents the direction of least fire resistance as opposed to vertical application.
3. Insulation - 3-1/2-inch-thick mineral wool insulation (2.5 pcf, nominal)
4. Fasteners - 2-1/4 in. #6 Type S drywall screws, spaced 12 in. o.c.
5. Joints and Fastener Heads - Wallboard joints covered with paper tape and joint compound, fastener heads covered with joint compound

Tests conducted at the Fire Test Laboratory of National Gypsum Research Center  
 Test No: WP-1248 (Fire Endurance) March 29, 2000  
 WP-1246 (Hose Stream) March 09, 2000

Third Party Witness: Intertek Testing Services  
 Report J20-06170.1

This assembly was tested at 100% design load, calculated in accordance with the 2005 *National Design Specification® for Wood Construction*. The authority having jurisdiction should be consulted to assure acceptance of this report.



2nd Floor

PLANS BY JOHN SCHNERINGER  
 936-520-7622  
 LISPD123@GMAIL.COM

**FIRST AND SECOND FLOOR PLAN**

PROJECT DESCRIPTION:  
 12391 Pebble View Drive  
 Conroe TX, 77304  
 Lot 74 Pebble Clay



DATE: 5/19/2020

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

SHEET: 2.2

AREAS (TOTAL FOR BOTH UNITS)	
FIRST FLOOR LIVING SPACE	2246 SQUARE FEET
SECOND FLOOR LIVING SPACE	744 SQUARE FEET
TOTAL LIVING AREA	2990 SQUARE FEET
MECHANICAL	136 SQUARE FEET
FRONT PORCH	113 SQUARE FEET
GARAGE	653 SQUARE FEET
PATIO	297 SQUARE FEET
TOTAL COVERED AREA	4187 SQUARE FEET

**1ST AND 2ND FLOOR  
 ELECTRICAL**

PROJECT DESCRIPTION:  
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DATE: 5/19/2020

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

SHEET: 2.3

ELECTRICAL - DATA - AUDIO LEGEND	
SYMBOL	DESCRIPTION
	Ceiling Fan
	Ventilation Fans: Ceiling Mounted, Wall Mounted
	Ceiling Mounted Light Fixtures: Surface/Pendant, Recessed, Heat Lamp, Low Voltage
	Wall Mounted Light Fixtures: Flush Mounted, Wall Sconce
	Chandelier Light Fixture
	Fluorescent Light Fixture
	240V Receptacle
	110V Receptacles: Duplex, Weather Proof, GFCI
	Switches: Single Pole, Weather Proof, 3-Way, 4-Way
	Switches: Dimmer, Timer
	Audio Video: Control Panel, Switch
	Speakers: Ceiling Mounted, Wall Mounted
	Wall Jacks: CAT5, CAT5 + TV, TV/Cable
	Telephone Jack
	Intercom
	Thermostat
	Door Chime, Door Bell Button
	Smoke Detectors: Ceiling Mounted, Wall Mounted
	CO2/Smoke Detectors: Ceiling Mounted
	Electrical Breaker Panel

**ELECTRICAL, DATA & AUDIO NOTES:**  
 HOME OWNER SHALL DO A WALK-THRU WITH RELEVANT INSTALLERS TO VERIFY THE EXACT LOCATION FOR OUTLETS, LIGHTS, SWITCHES, CABLE, DATA, PHONE, AUDIO, ETC.

**ELECTRICAL NOTES:**

1. ELECTRICAL RECEPTACLES IN BATHROOMS, KITCHENS AND GARAGES SHALL BE G.F.I. ORG.F.I.C. PER NATIONAL ELECTRICAL CODE REQUIREMENTS.
2. PROVIDE ONE SMOKE DETECTOR IN EACH ROOM AND ONE IN EACH CORRIDOR ACCESSING BEDROOMS. CONNECT SMOKE DETECTORS TO HOUSE POWER AND INTER-CONNECT SMOKE DETECTORS SO THAT WHEN ANY ONE IS TRIPPED, THEY ALL WILL SOUND. PROVIDE BATTERY BACKUP FOR ALL UNITS.
3. CIRCUITS SHALL BE VERIFIED WITH HOME OWNER PRIOR TO WIRE INSTALLATION.
4. FINAL SWITCHES FOR TIMERS AND DIMMERS SHALL BE VERIFIED WITH HOME OWNER.
5. FIXTURES TO BE SELECTED BY HOME OWNER.

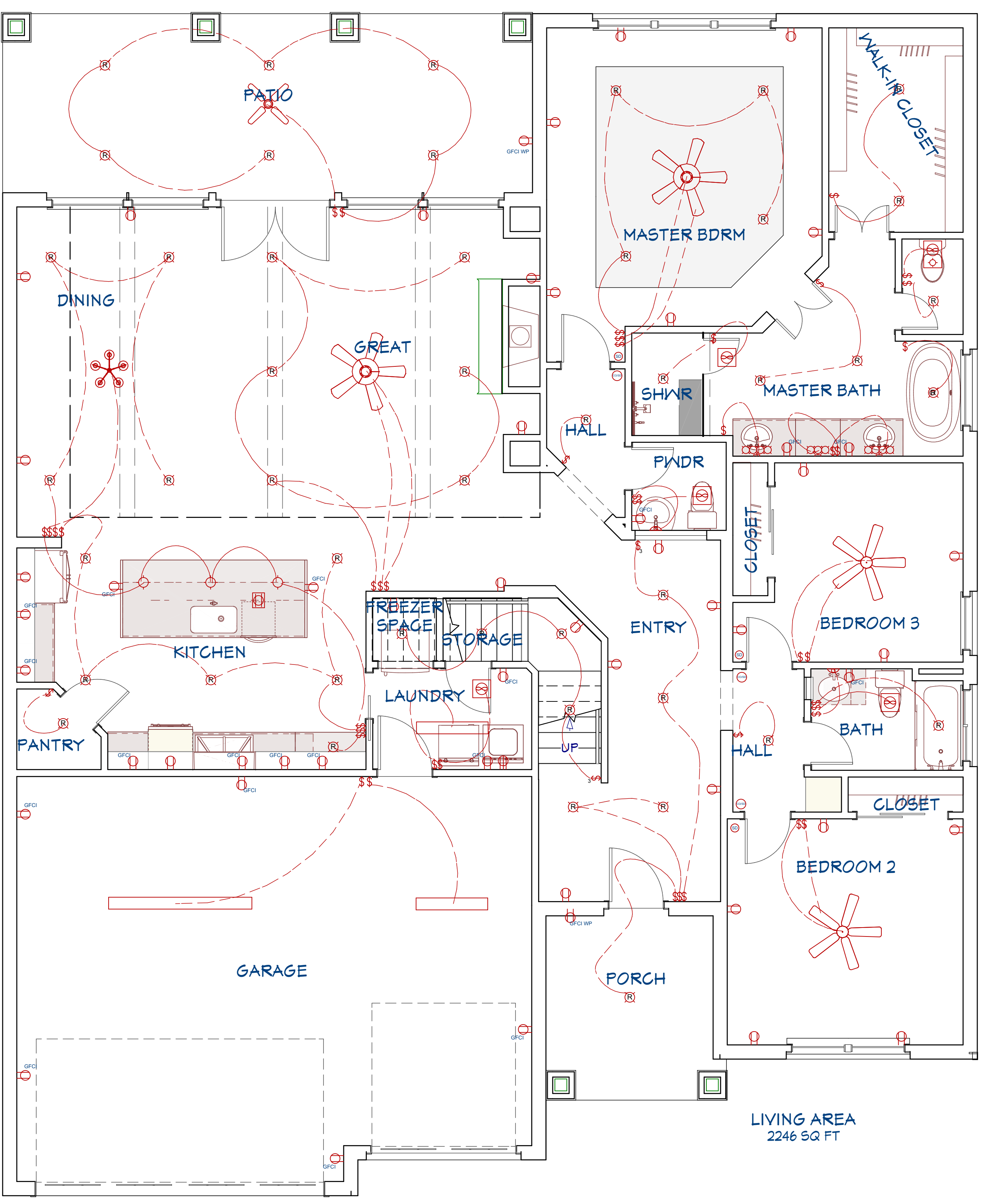
**AUDIO:**

1. LOCATE SPEAKERS AND AUDIO CONTROLS AS INDICATED IN THE PLAN; RUN CIRCUIT OF SPEAKER WIRING TO AUDIO HOME PANEL SPECIFIED BY FLOOR;
2. AUDIO SPEAKERS TO BE APPROVED BY HOME OWNER;
3. LOCATE JACKS AS INDICATED IN THE PLAN; INSTALL DATA / CABLE PANEL SIMILAR TO "ON Q". SYSTEM TO BE APPROVED BY HOME OWNER.

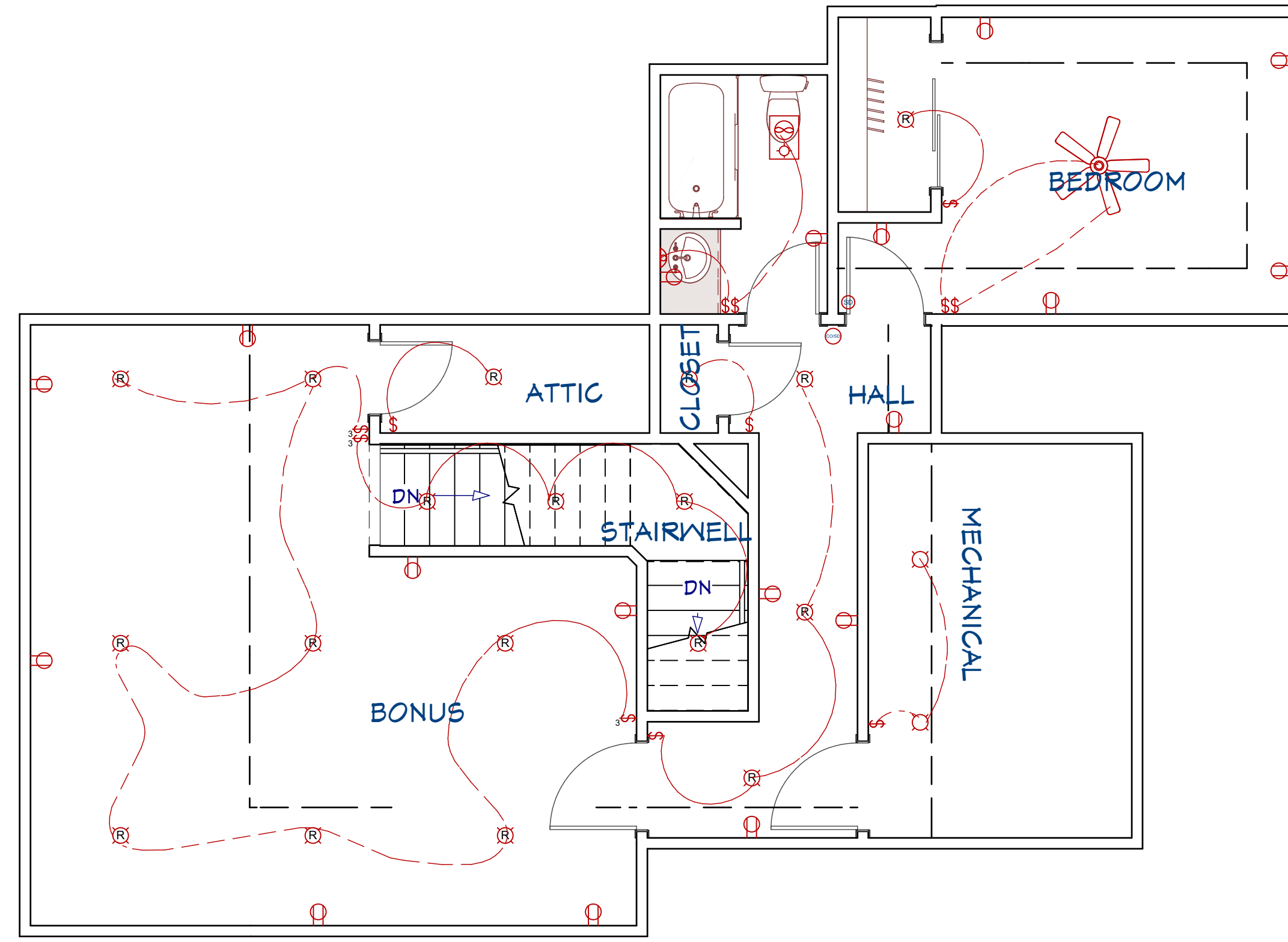
**DATA / CABLE:**  
 LOCATE SECURITY PANELS AS INDICATED IN THE PLAN; SYSTEM TO BE APPROVED BY HOME OWNER.

**electrical plans - unless noted otherwise**

- E1-1 All work performed shall be in accordance with all applicable local codes, regulations, ordinances, and authorities having jurisdiction.
- E1-2 Electrical layout is generally diagrammatic. Location of outlet, lights and equipment is approximate. Exact route of wiring, locations of outlets are to be governed by structural conditions and obstructions. Wiring for equipment requiring maintenance shall be readily accessible.
- E1-3 Bottom of all duplex outlet boxes shall be 12" above finish floor. Bottom of switch box height shall be 50" above finish floor. Bottom of switches at cabinetry shall be 6" above adjacent finished counter top.
- E1-4 Smoke detectors shall have 120 v connection to house wiring and battery back-up.
- E1-5 Provide ground-fault-circuit-interruption (GFCI) as required.
- E1-6 Verify number of air conditioning units with builder or owner. Provide water proof disconnects and 120 volt outlets at each compressor location.
- E1-7 Verify overhead sectional garage door opener locations with manufacturer's specifications.



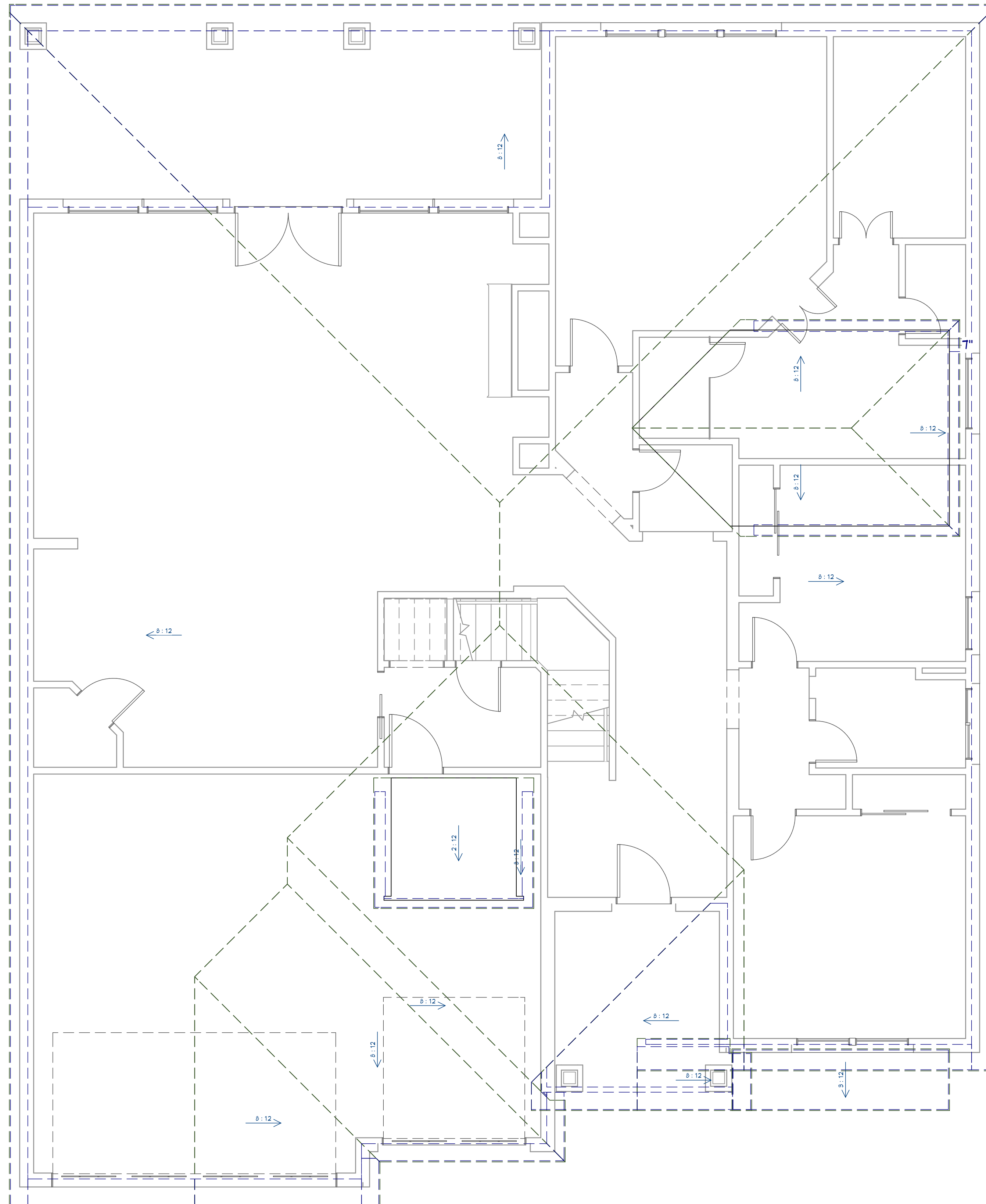
First Floor



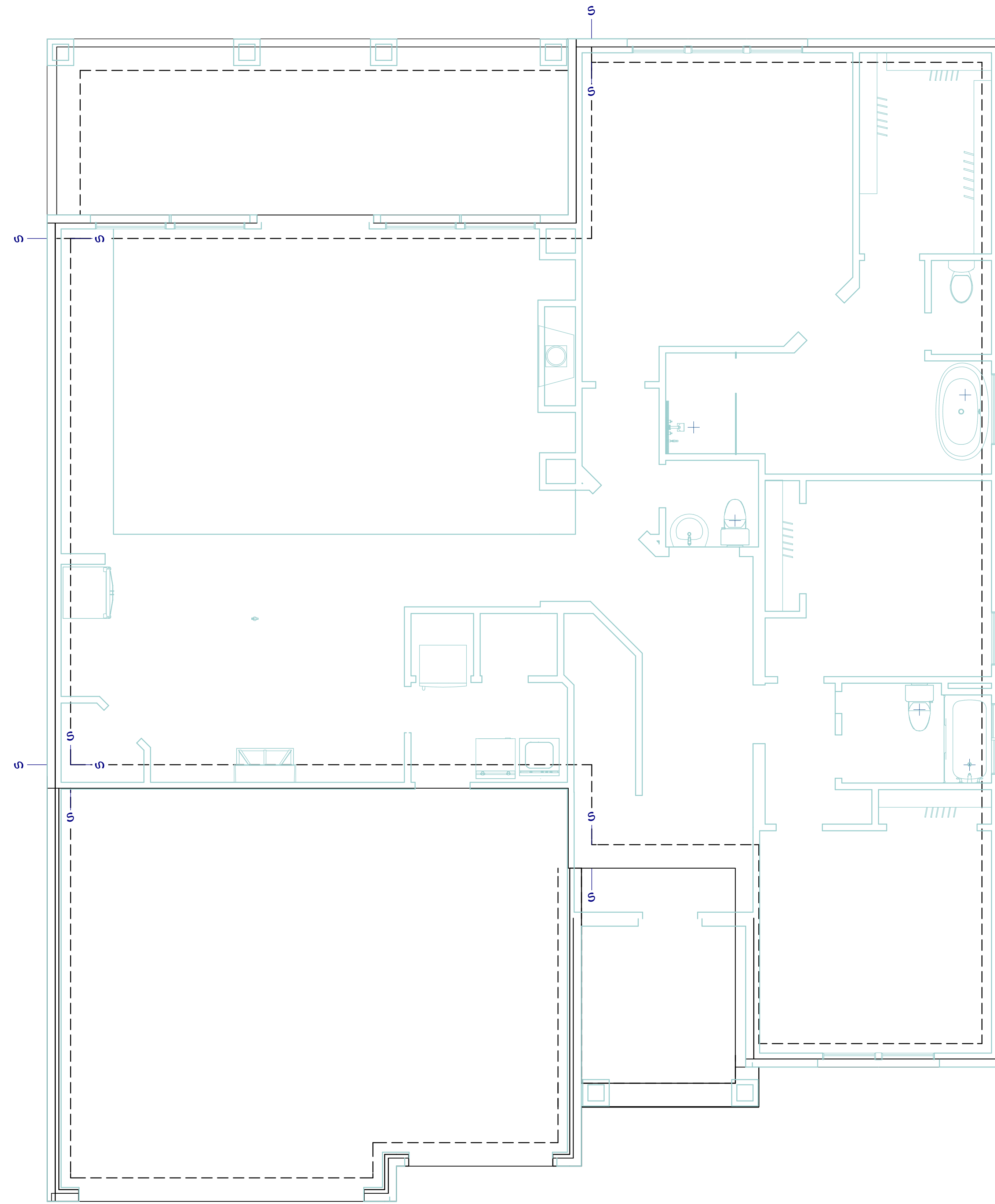
LIVING AREA 744 SQ FT

2nd Floor

LIVING AREA 2246 SQ FT



Roof Plan View



PLUMBING PLAN

**PLUMBING AND ROOF PLAN**

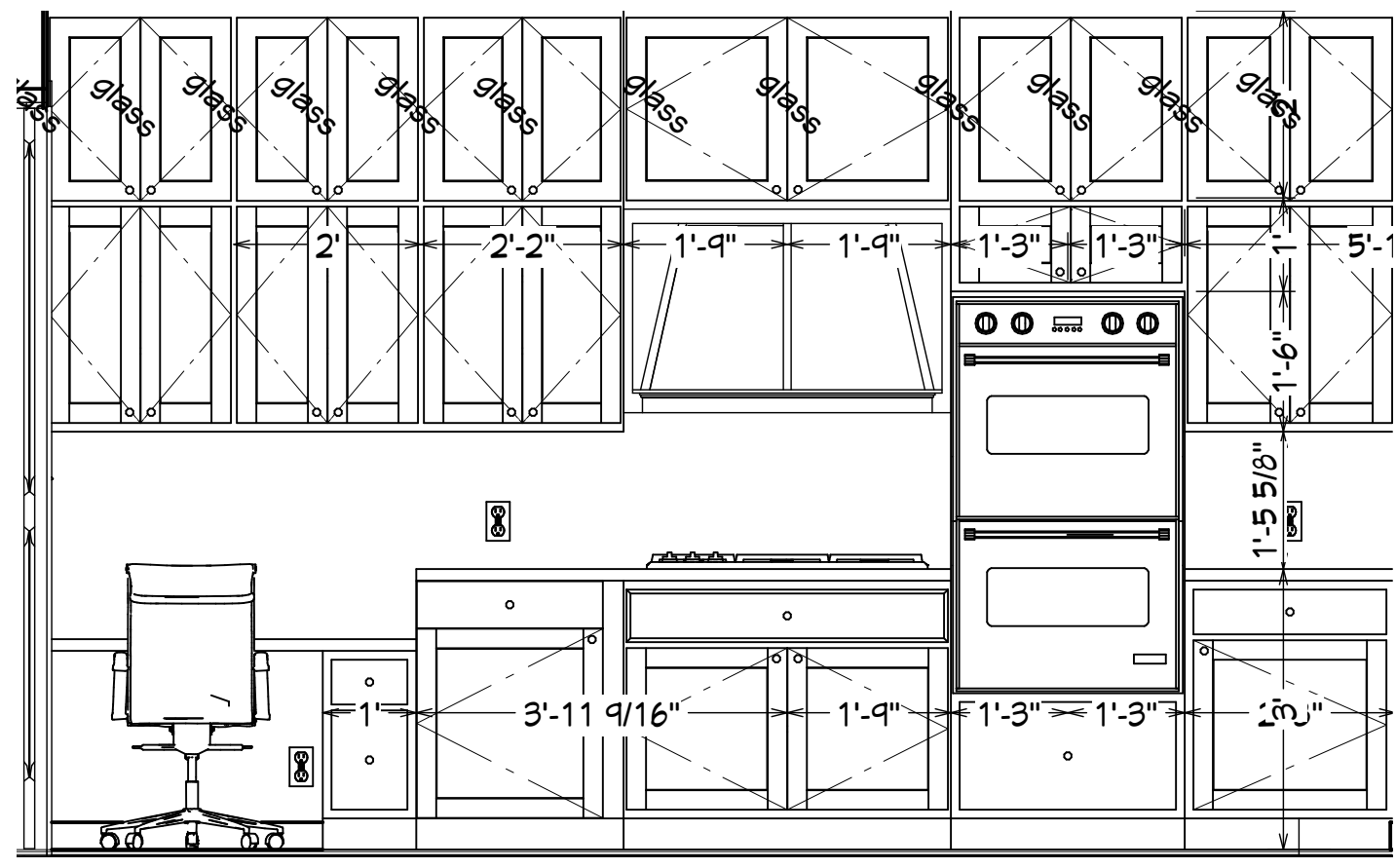
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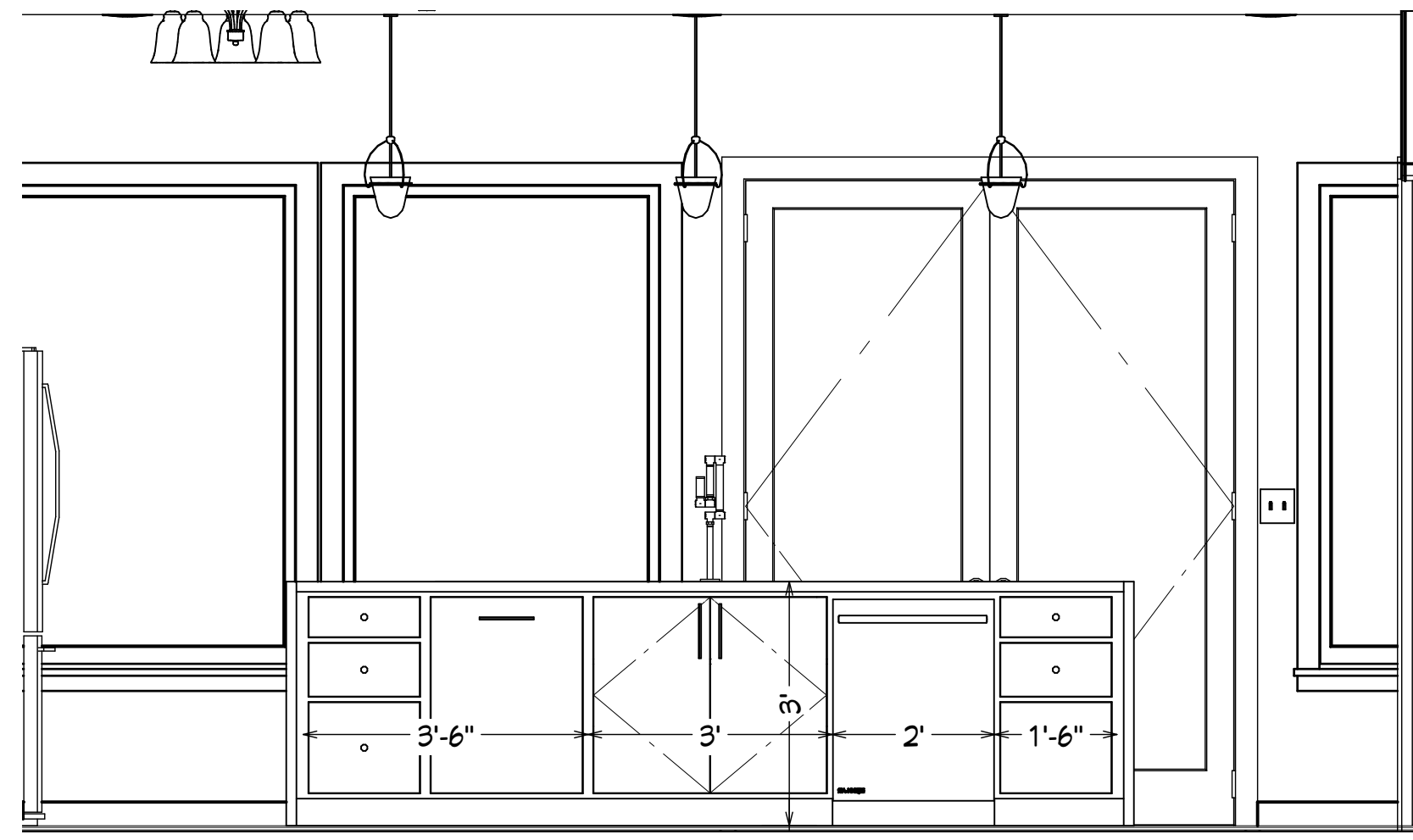
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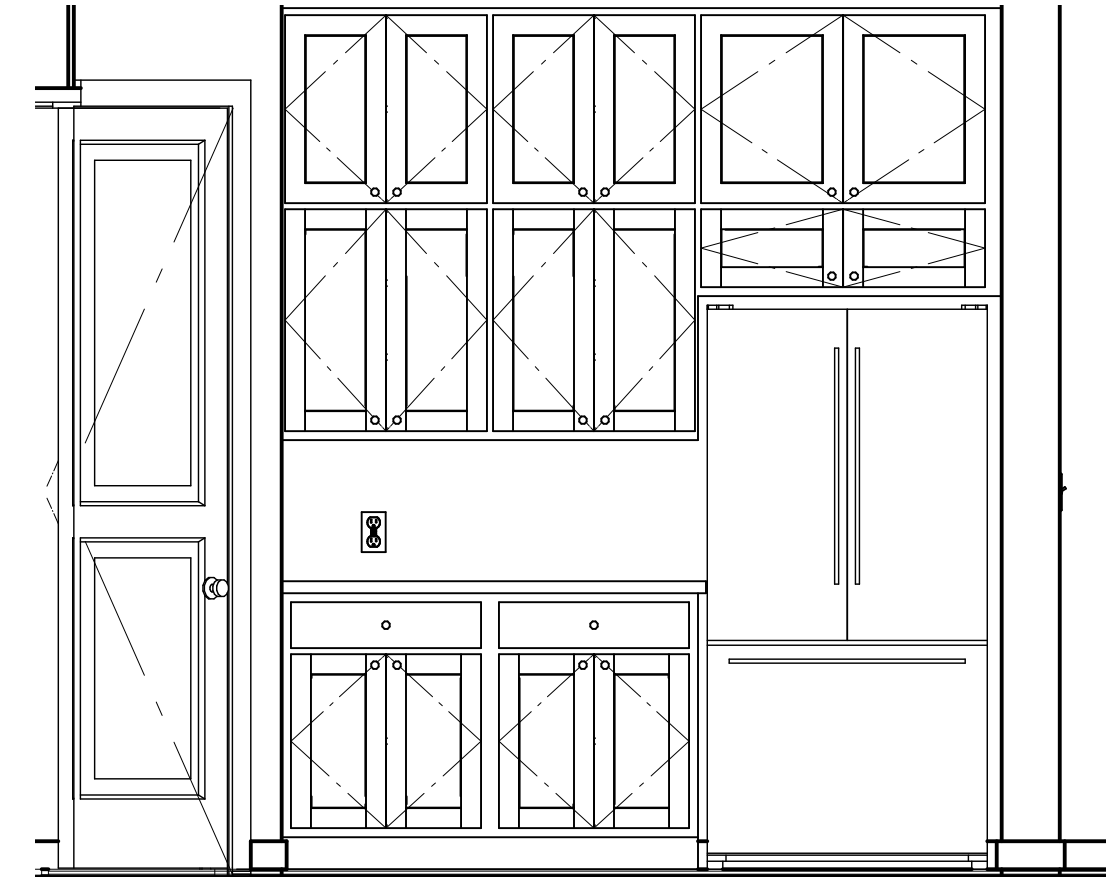
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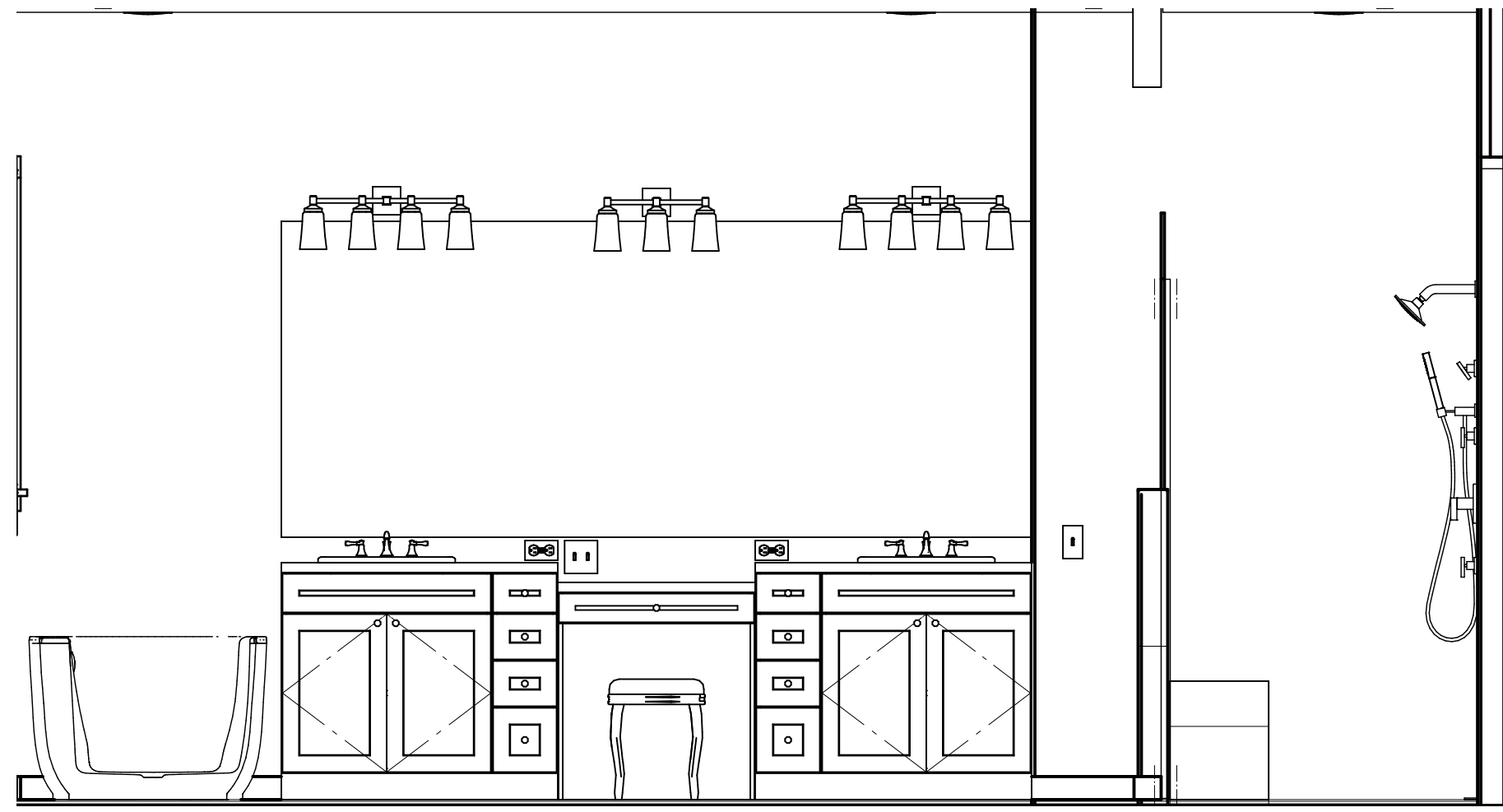
K1



K2



K3



M1

INTERIOR ELEVATIONS

PROJECT DESCRIPTION:  
 12391 Pebble View Drive  
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 Lot 74 Pebble Clay



DATE:	5/19/2020
SCALE:	
SHEET:	IE-1