

# VILLAS AT BOLIVAR

**GENERAL NOTES:**

THE BUILDER SHALL VERIFY THAT SITE CONDITIONS ARE CONSISTENT WITH THESE PLANS BEFORE STARTING WORK. WORK NOT SPECIFICALLY DETAILED SHALL BE CONSTRUCTED TO THE SAME QUALITY AS SIMILAR WORK THAT IS DETAILED. ALL WORK SHALL BE DONE IN ACCORDANCE WITH INTERNATIONAL BUILDING CODES AND LOCAL CODES.

WRITTEN DIMENSIONS AND SPECIFIC NOTES SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS AND GENERAL NOTES. THE ENGINEER/DESIGNER SHALL BE CONSULTED FOR CLARIFICATION IF SITE CONDITIONS ARE ENCOUNTERED THAT ARE DIFFERENT THAN SHOWN, IF DISCREPANCIES ARE FOUND IN THE PLANS OR NOTES, OR IF A QUESTION ARISES OVER THE INTENT OF THE PLANS OR NOTES. CONTRACTOR SHALL VERIFY AND IS RESPONSIBLE FOR ALL DIMENSIONS (INCLUDING ROUGH OPENINGS).

PLEASE SEE ADDITIONAL NOTES CALLED OUT ON OTHER SHEETS.

**BUILDING PERFORMANCE:**

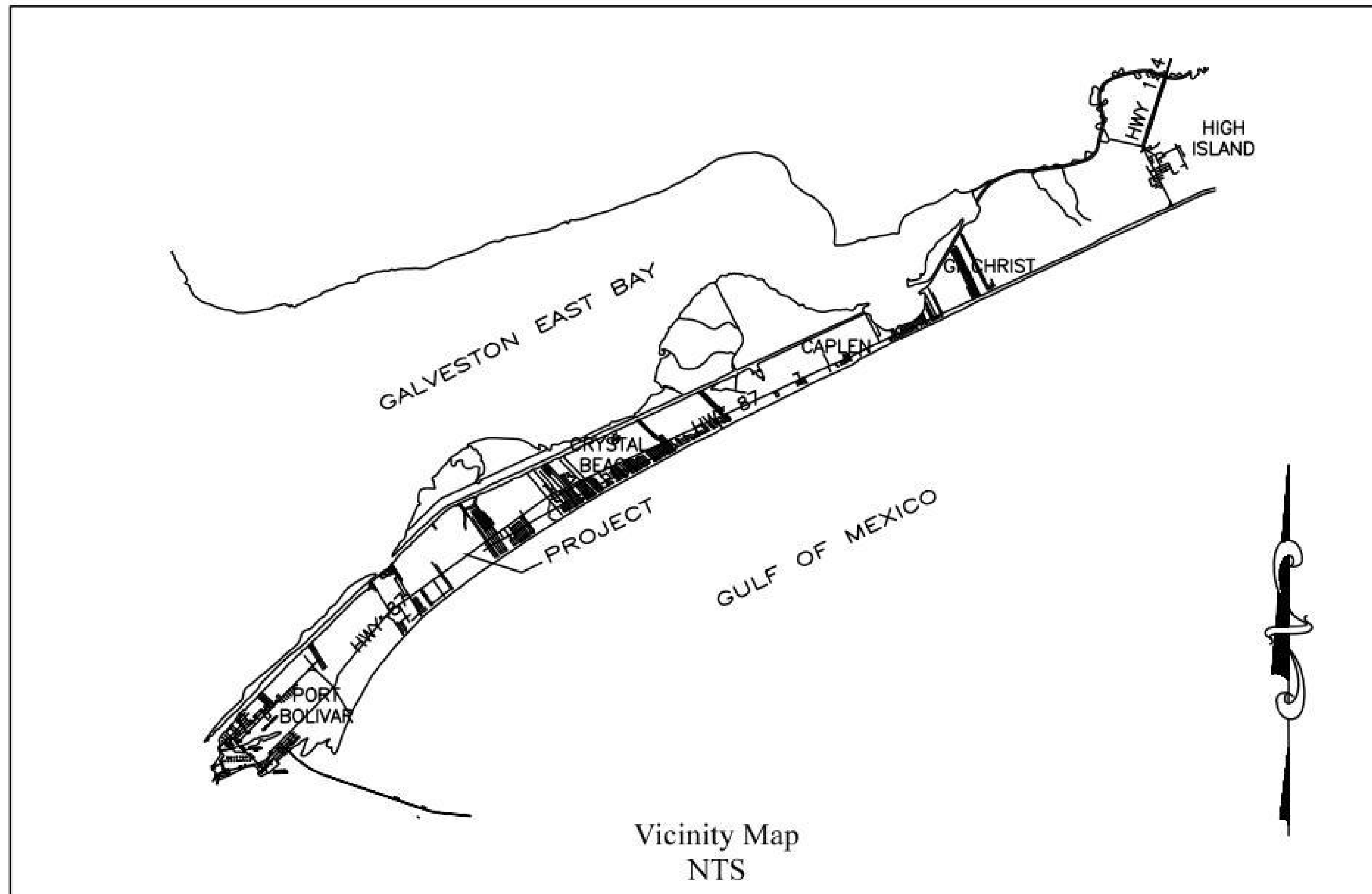
HEAT LOSS CALCULATIONS SHALL COMPLY WITH THE REQUIREMENTS OF REGIONAL AND LOCAL CODES. SEE CALCULATIONS. PORCHES, DECKS, FOUNDATION, FIREPLACE ENCLOSURES, AND GARAGE AREAS NOT INCLUDED IN LIVING AREA. ALL EXHAUST FANS TO BE VENTED DIRECTLY TO THE EXTERIOR. ALL PENETRATIONS OF THE BUILDING ENVELOPE SHALL BE SEALED WITH CAULK OR FOAM.

Residential Building Code: 2012  
 Mechanical Code: 2012  
 Plumbing Code: 2012  
 Electrical Code: 2011-2014  
 Energy Code: 2012

**STRUCTURAL ENGINEER:** Victor Fredericksen PE. Engineers

**DESIGNER:** David Hill / DH Designs

**BUILDER:** TRI CONTRACTING



NUMBER	DATE	REVISION	DESCRIPTION

Project Overview

VILLAS AT BOLIVAR  
 2 BEDROOM VILLA

DRAWINGS PROVIDED BY:  
 DH DESIGNS  
 19610 E. Paloma Lago Ct.  
 Cypress, Tx. 77433

DATE:

3/6/23

SCALE:

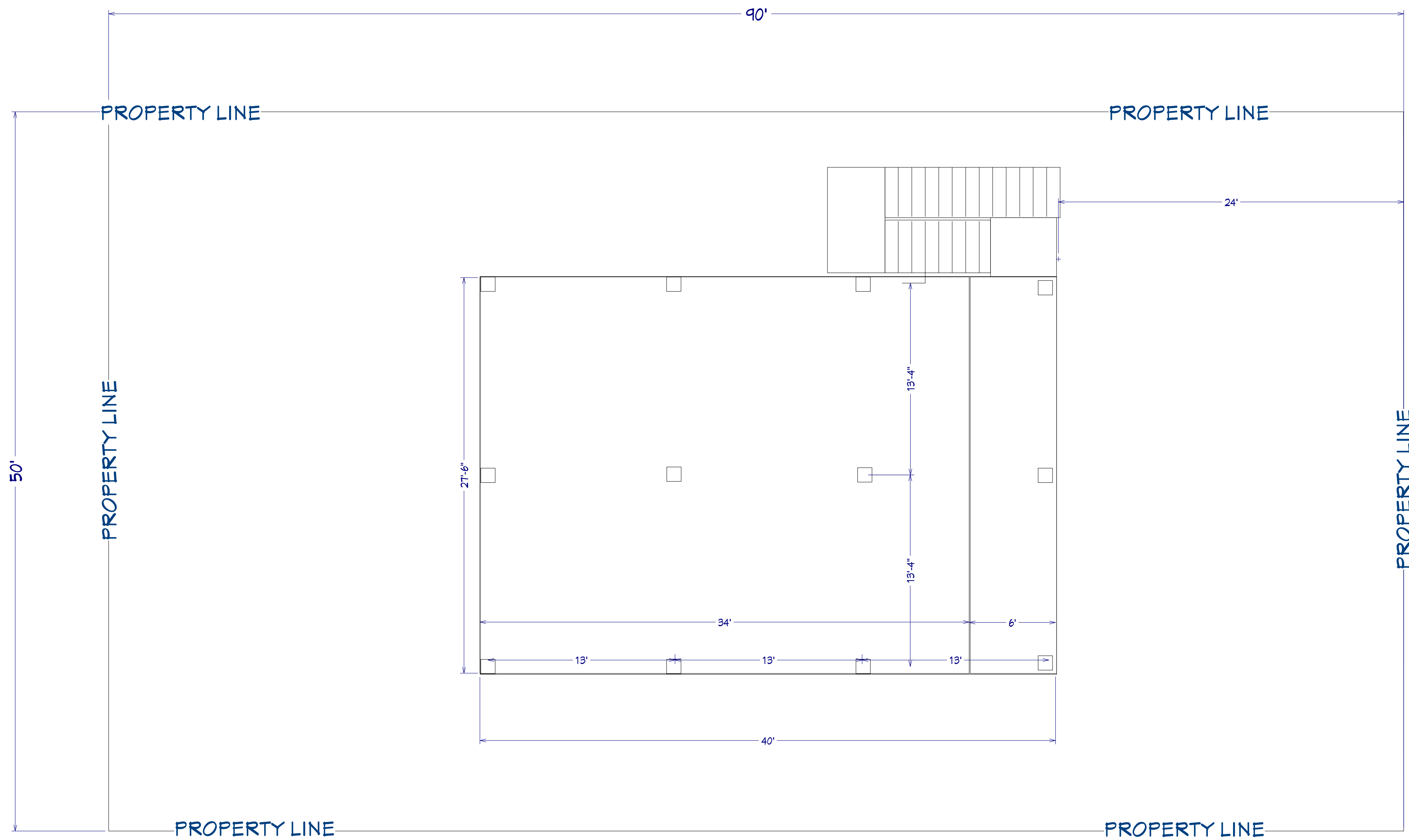
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SHEET:

COVER

**LIVING AREA**

FIRST FLOOR	935 SF
<b>TOTAL LIVING SPACE</b>	<b>935 SF</b>
BALCONY/COVERED FOUNDATION	165 SF 1,100 SF



ALL LOTS MAY VARY IN DEPTH FROM 75'-90'  
 ALL LOT SETBACKS MAY VARY FROM 18'-21'

NUMBER	DATE	REVISION TABLE	REVISOR	DESCRIPTION

Property Layout and Filings

Plot Plan  
 VILLAS AT BOLIVAR  
 2 BEDROOM VILLA

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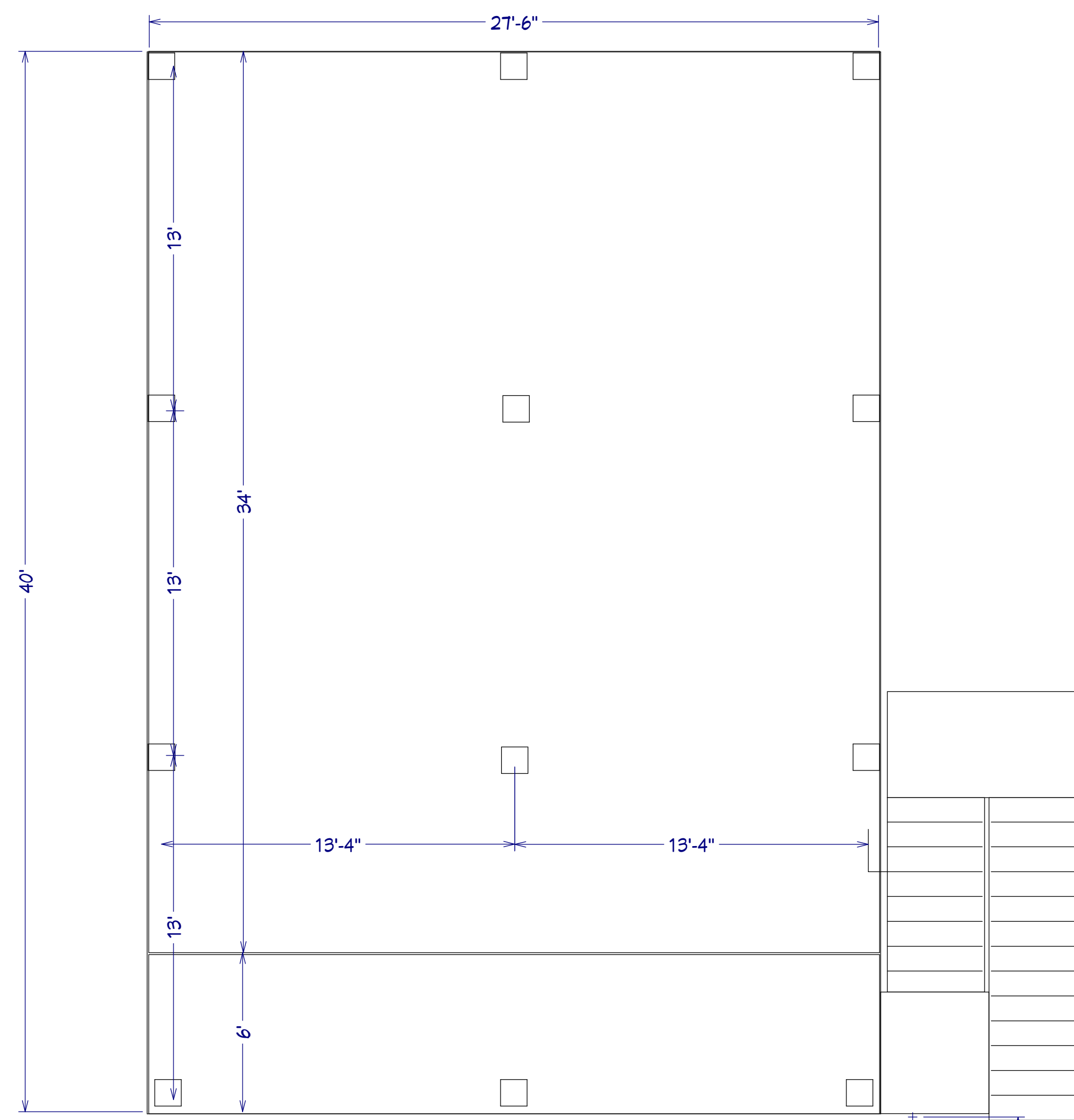
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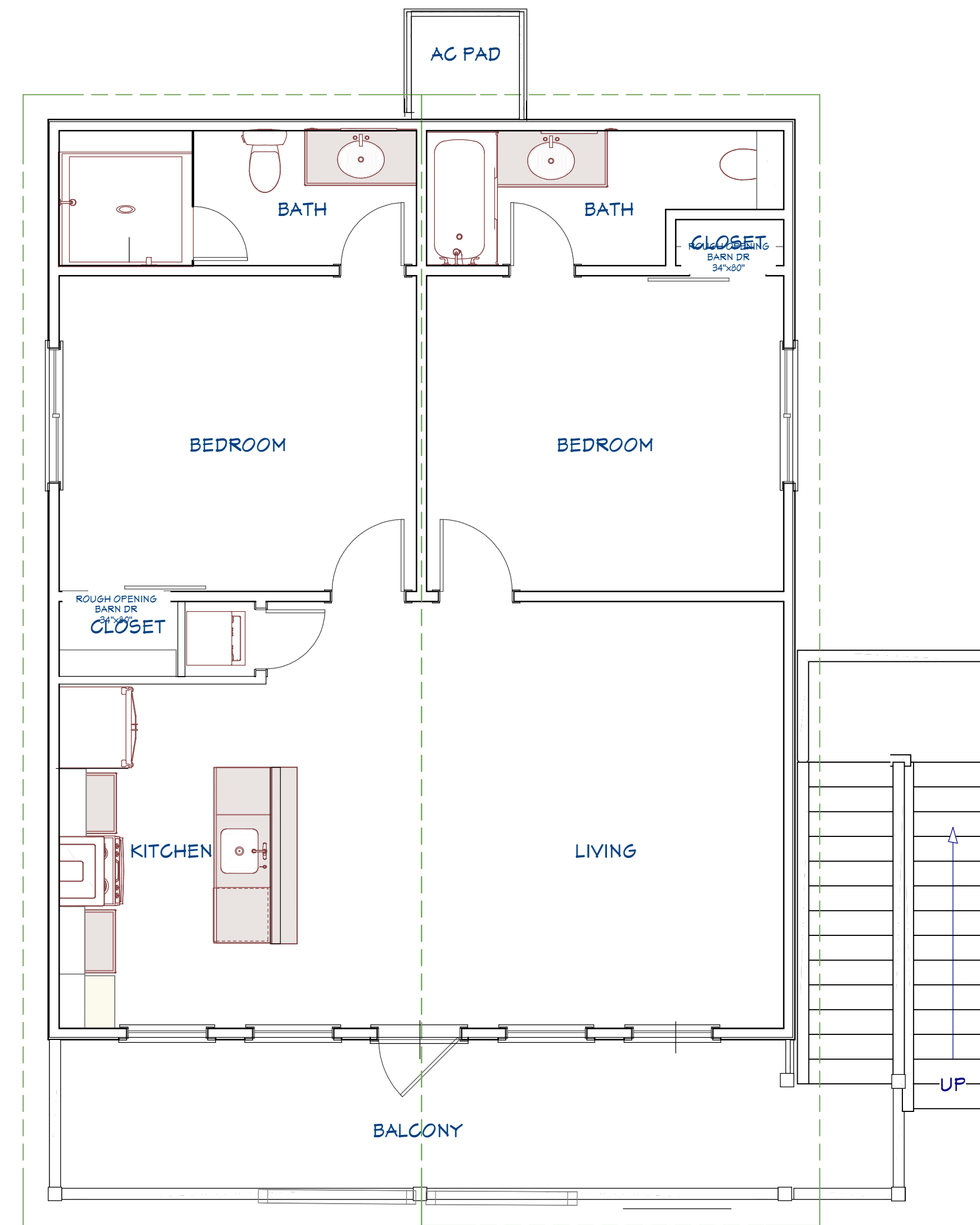
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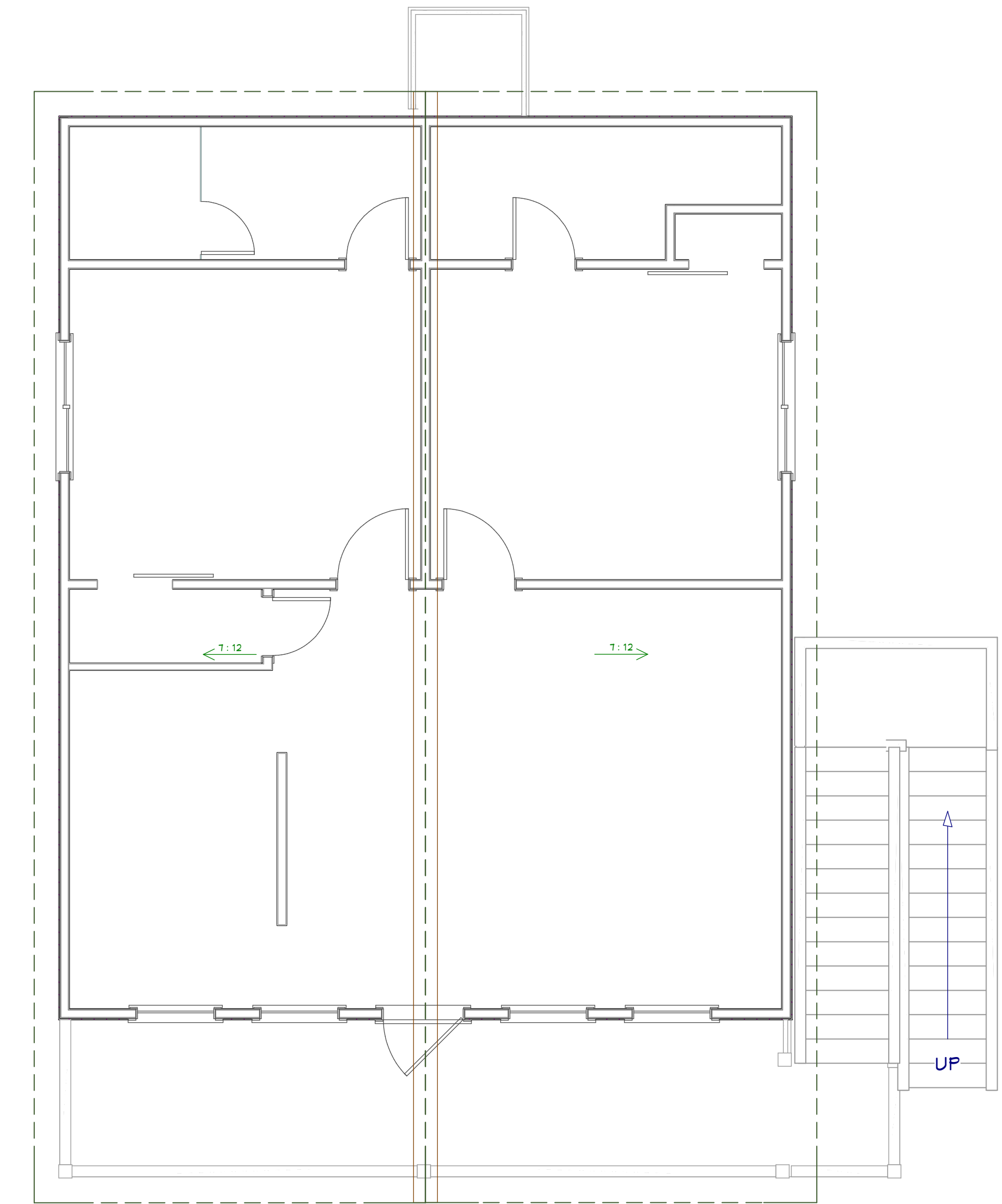
P-2



Ground Floor



1st Floor



1st Floor Roof - 1' Overhang

REVISION TABLE	
NUMBER	DATE

Ground Floor and 1st Floor Plan with Roof

Floor Plan Overview  
VILLAS AT BOLIVAR  
2 BEDROOM VILLA

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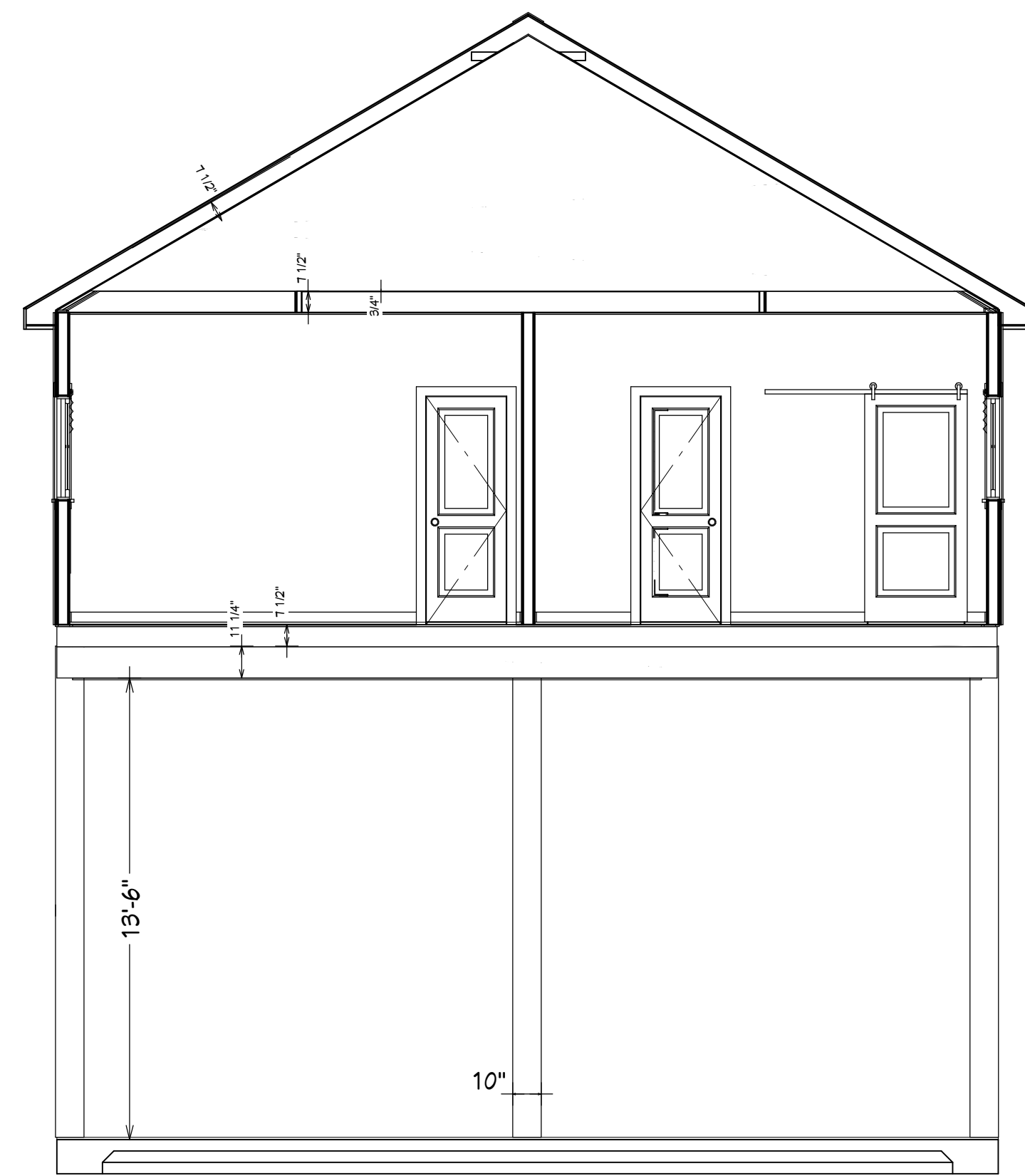
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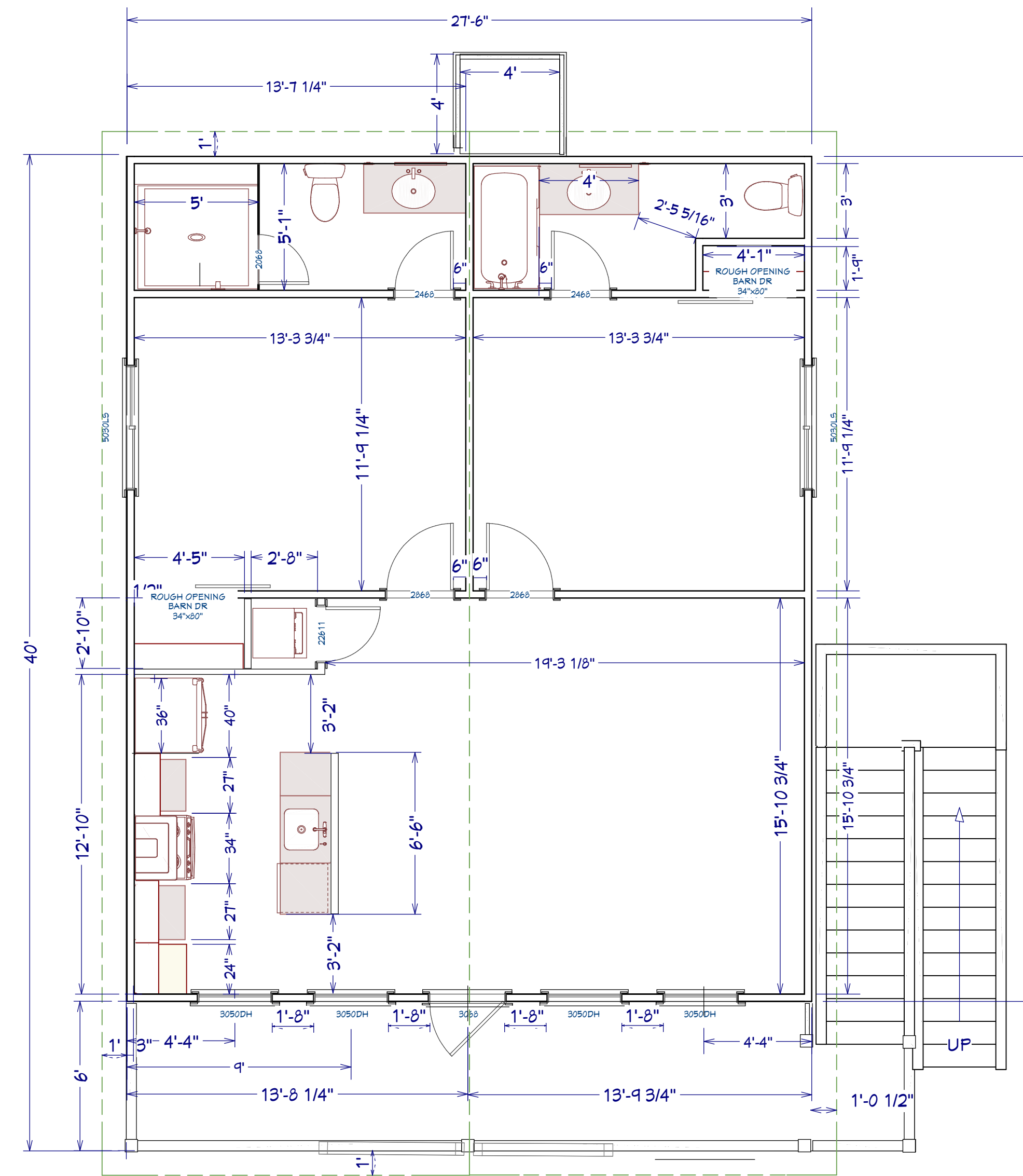
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SHEET:

A-1



Wood Frame Dimensions



1st Floor

NUMBER	DATE	REVISION TABLE	REVISOR	DESCRIPTION

Framing Plans for 1st Floor with Frame Dimensions

1st Floor Plan and Loft VILLAS AT BOLIVAR 2 BEDROOM VILLA

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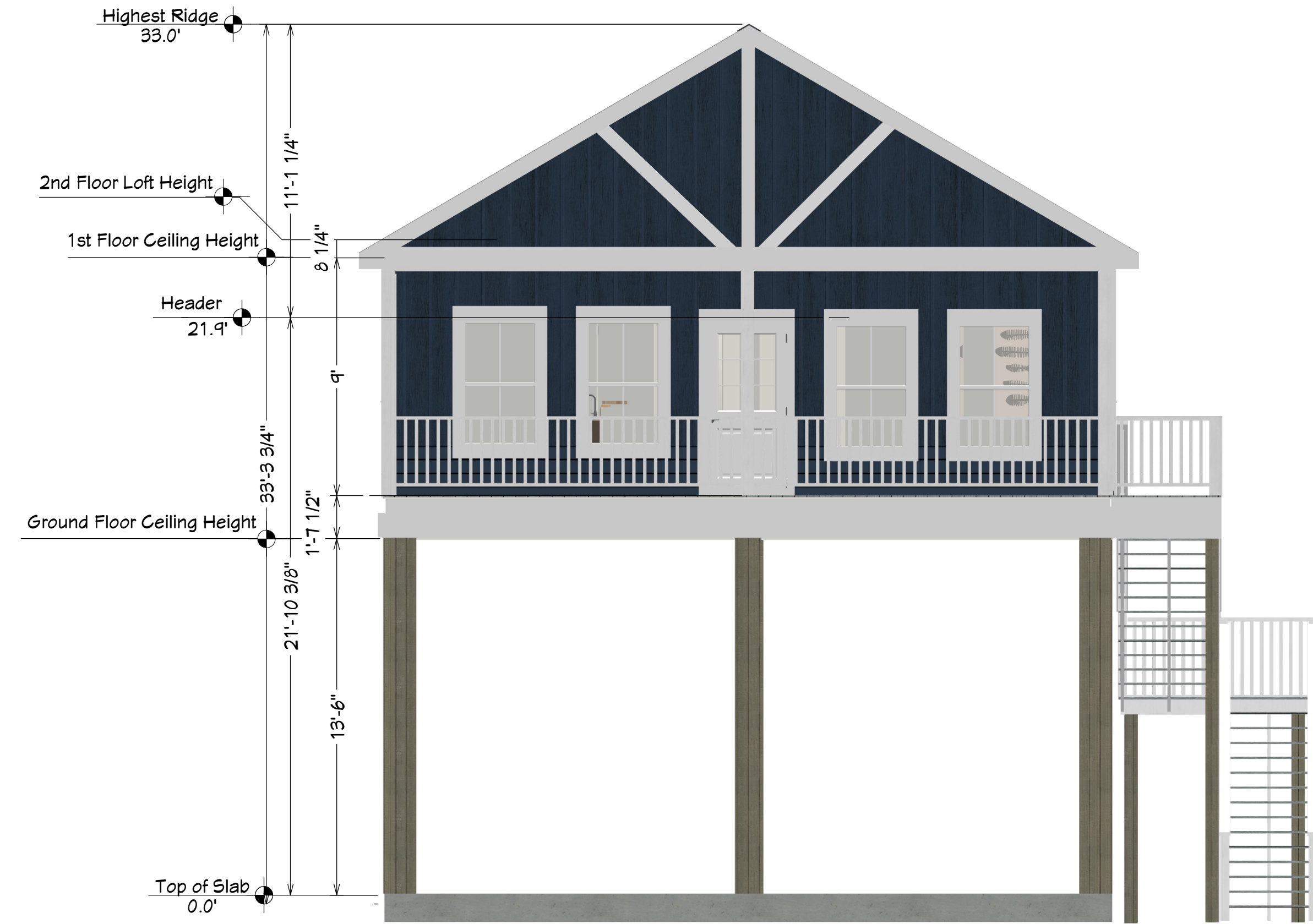
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3/6/23

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A-2



Exterior Elevation Left



Exterior Elevation Front



Exterior Elevation Back



Exterior Elevation Right

REVISION TABLE	
NUMBER	DATE

Elevations

Elevations  
VILLAS AT BOLIVAR  
2 BEDROOM VILLA

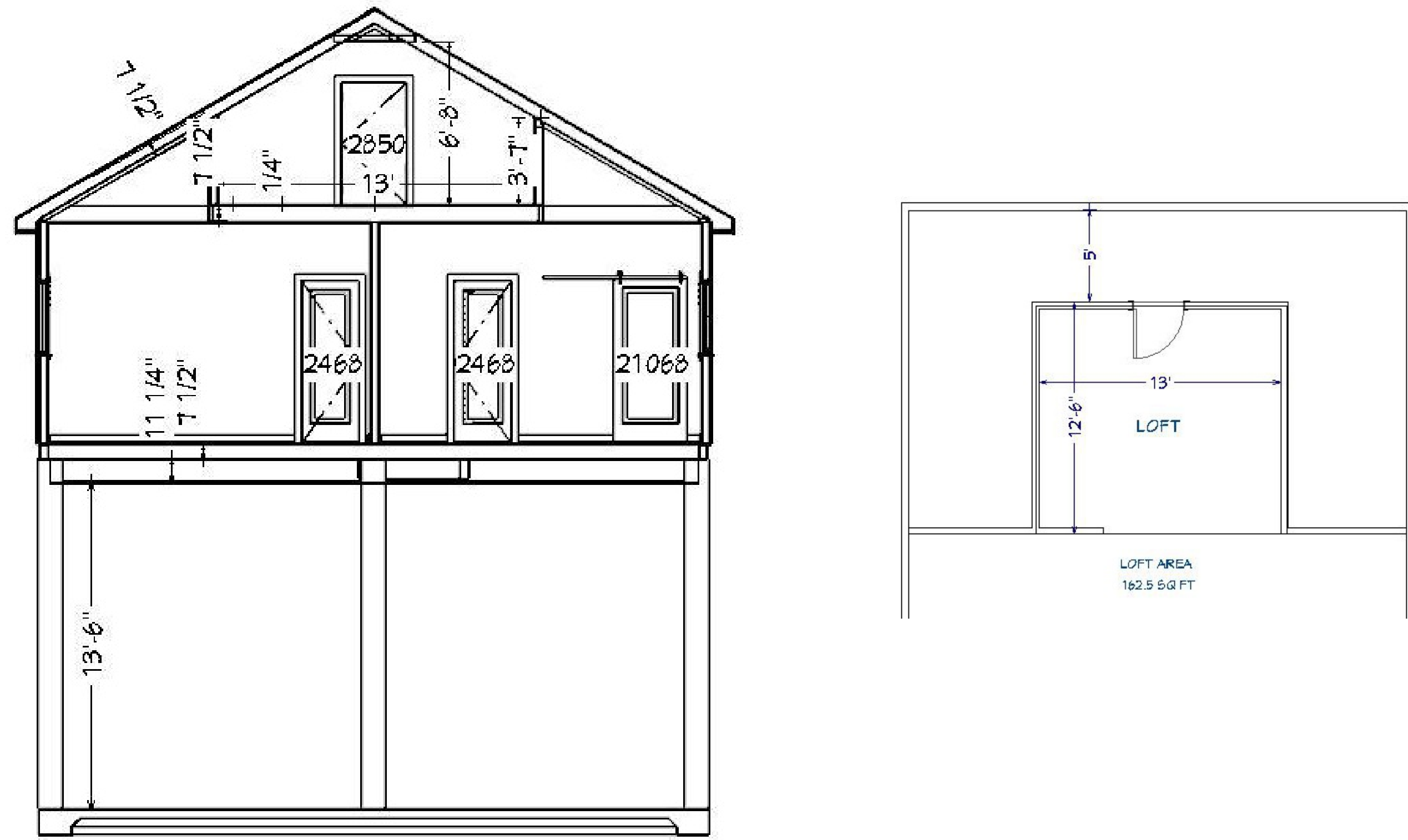
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DH DESIGNS  
19610 E. Paloma Lago Ct.  
Cypress, Tx. 77433

DATE:  
3/6/23

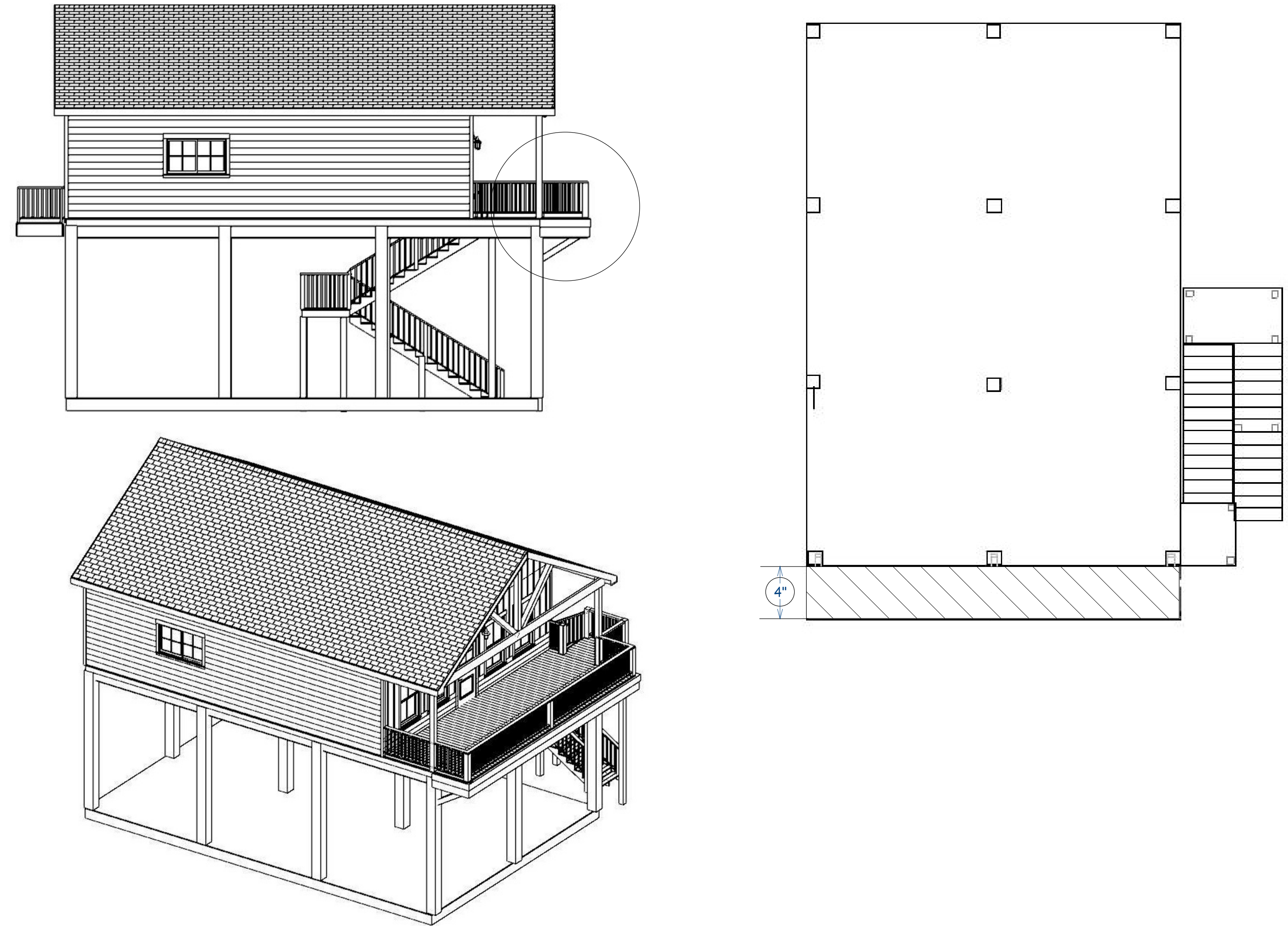
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A-3

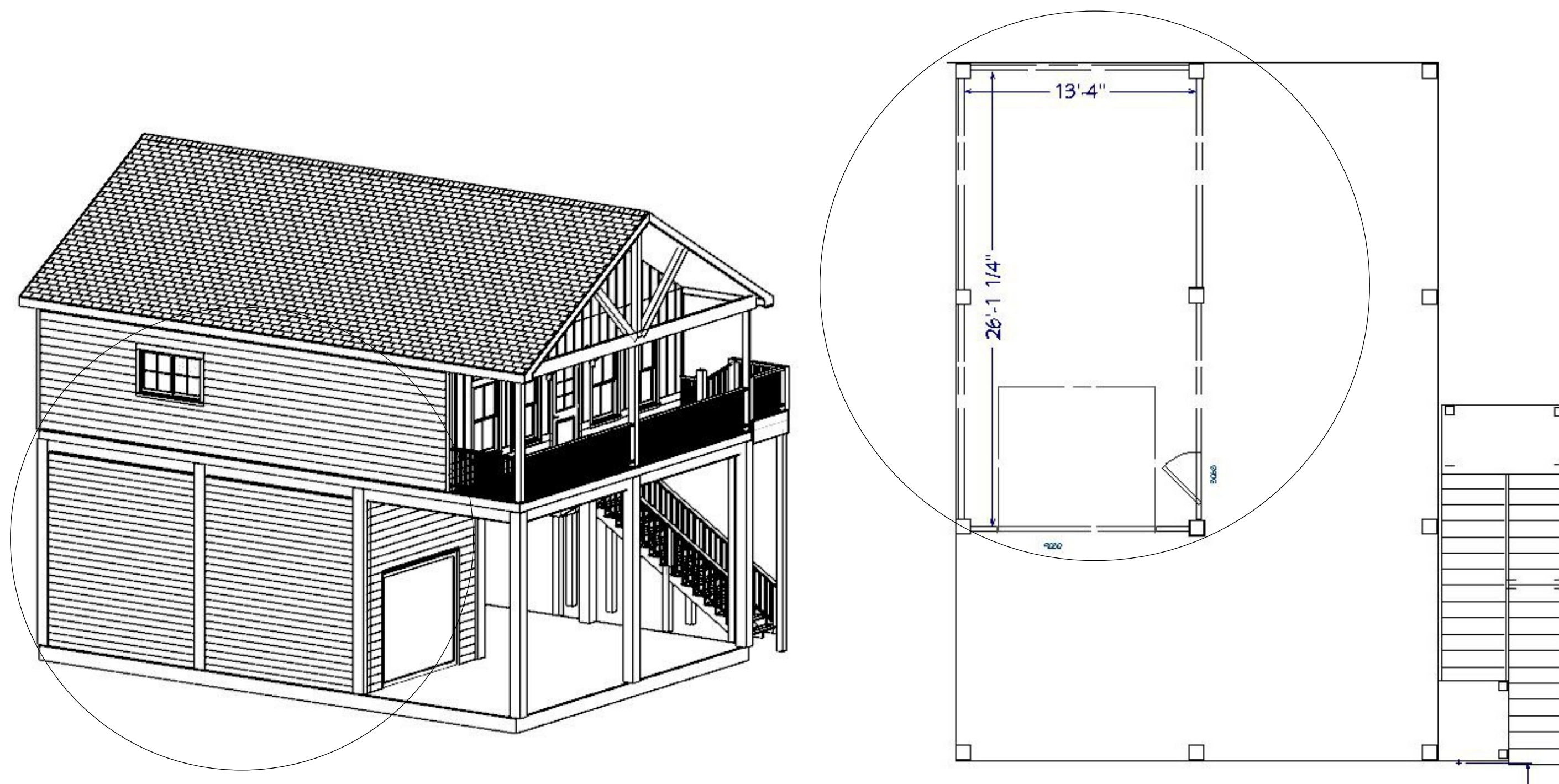
Optional Upgrade Loft Floor Plan



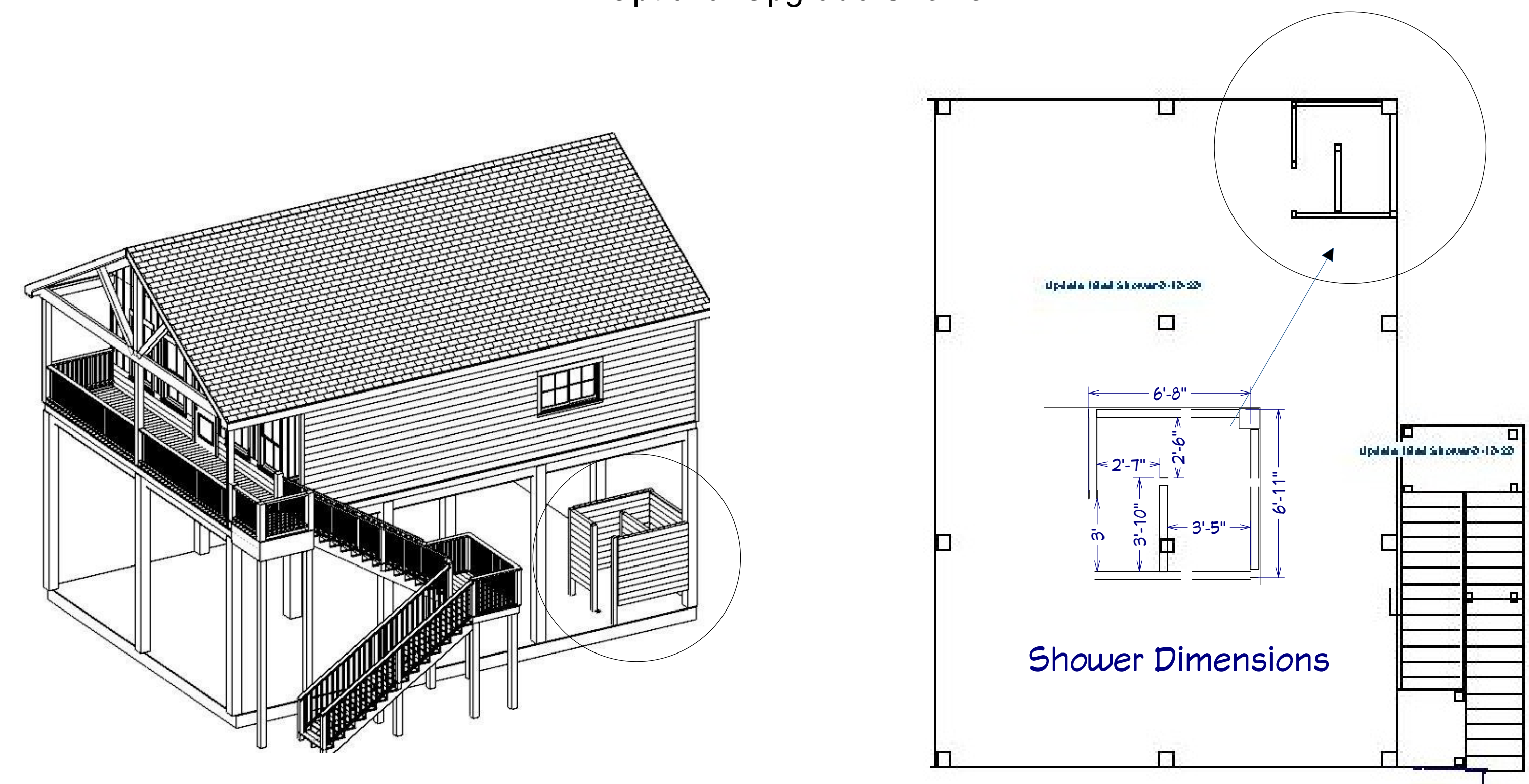
Optional Upgrade Deck Extension



Optional Upgrade Garage



Optional Upgrade Shower



NUMBER	DATE	REVISION	DESCRIPTION

Optional Upgrade Deck Extension  
 Optional Upgrade Loft  
 Optional Upgrade Garage  
 Optional Upgrade Shower

Optional Upgrades  
 VILLAS AT BOLIVAR  
 2 BEDROOM VILLA

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DATE:  
 3/6/23

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

SHEET:  
 Options