



1 3D View 1

JURISDICTION: CITY OF RALEIGH

SQUARE FOOTAGE

Heated Square Footage

First Floor	1144 SF
Second Floor	1130 SF
Third Floor	318 SF
Grand total: 3	2591 SF

UnHeated Square Footage

Rear Covered Deck	186 SF
Front Porch	68 SF
Attic Storage / HVAC	485 SF
Grand total: 3	740 SF

GENERAL NOTES

- THESE DRAWINGS INDICATE IN GENERAL THE PROJECT IN TERMS OF ARCHITECTURAL DESIGN INTENT, THE DIMENSIONS OF THE BUILDING, THE MAJOR ARCHITECTURAL ELEMENTS AND TYPE OF STRUCTURAL, MECHANICAL AND ELECTRICAL SYSTEMS. THE DRAWINGS DO NOT NECESSARILY INDICATE OR DESCRIBE ALL WORK REQUIRED FOR FULL PERFORMANCE AND COMPLETION OF THE REQUIREMENTS OF THE CONTRACT DOCUMENTS. AS INDICATED OR DESCRIBED, THE CONTRACTOR SHALL FURNISH ALL ITEMS REQUIRED FOR THE PROPER EXECUTION AND COMPLETION OF THE WORK.
- THE CONTRACTOR SHALL COORDINATE ALL MECHANICAL, PLUMBING, FIRE PROTECTION, ELECTRICAL ELEMENTS WITH STRUCTURAL AND ARCHITECTURAL DRAWINGS. DISCREPANCIES, IF ANY, ARE TO BE BROUGHT TO NOTICE OF THE ARCHITECT AND ENGINEER PRIOR TO EXECUTION OF WORK.
- STRUCTURAL ELEMENTS SHOWN ARE FOR REPRESENTATIONAL PURPOSES ONLY. SEE SIGNED AND SEALED STRUCTURAL DRAWINGS FOR ACTUAL SIZES AND ADDITIONAL INFORMATION.
- ALL CONSTRUCTION TO CONFORM TO 2018 NC RESIDENTIAL BUILDING CODE (NCR).
- CONSTRUCTION MEANS AND METHODS NOT OUTLINED IN THESE DOCUMENTS ARE THE SOLE RESPONSIBILITY OF THE GENERAL CONTRACTOR.
- FLOOR PLAN DIMENSIONS ARE TO WOOD STUD UNLESS OTHERWISE NOTED.
- FOUNDATION DIMENSIONS ARE TO FACE OF BLOCK UNLESS OTHERWISE NOTED.
- ALL EXTERIOR WALLS TO BE 2X6 WOOD STUD UNLESS OTHERWISE NOTED.
- ALL INTERIOR WALLS TO BE 2X4 WOOD STUD UNLESS OTHERWISE NOTED.
- WINDOW HEIGHT ON 1ST FLOOR IS 8'-0" AFF UNLESS OTHERWISE NOTED.
- WINDOW HEIGHT ON 2ND FLOOR IS 7'-6" AFF UNLESS OTHERWISE NOTED.
- ALL DOORS TO BE SET 6" FROM ADJACENT PERPENDICULAR WALL UNLESS OTHERWISE NOTED.
- INSTALL MOLD AND MILDEW RESISTANT GYPSUM WALLBOARD ON WALLS AND CEILINGS IN ALL BATHROOMS AND TOILET ROOMS.

CRAWL SPACE

- CRAWL SPACE SHALL BE SEALED AND CONDITIONED IN ACCORDANCE WITH NCR SECTION R409.
- PROVIDE ACCESS TO CRAWL SPACE PER NCR SECTION R409.1.2.
- THE FLOOR OF THE CRAWL SPACE SHALL BE GRADED SO THAT IT DRAINS TO ONE OR MORE LOW SPOTS. INSTALL A DRAIN TO DAYLIGHT OR SUMP PUMP AT EACH LOW SPOT. CRAWL SPACE DRAINS SHALL BE KEPT SEPARATE FROM ROOF GUTTER DRAIN SYSTEMS AND FOUNDATION PERIMETER DRAINS.

EGRESS

- PROVIDE MINIMUM OF (1) WINDOW PER BEDROOM THAT MEETS EGRESS REQUIREMENTS PER NCR SECTION 310.1.
- CONSULT WINDOW MANUFACTURER'S SPECIFICATIONS FOR EGRESS REQUIREMENTS, PRESSURE RATINGS, AND ROUGH OPENINGS.

FIRE-RESISTANT CONSTRUCTION

- PROVIDE FIREBLOCKING AND DRAFTSTOPPING WHERE APPLICABLE IN ACCORDANCE WITH R302.
- ALL SOFFITS TO BE NON-COMBUSTIBLE FIBER CEMENT MATERIAL AND HAVE A FIRE-RESISTANCE RATING IN ACCORDANCE WITH TABLE R302.1.

STAIRWAY

- STAIRWAYS SHALL BE CONSTRUCTED IN ACCORDANCE WITH NCR SECTION R311.7:
  - INTERIOR STAIR WIDTH: MINIMUM OF 36" ABOVE HANDRAIL. MINIMUM OF 31.5" BELOW HANDRAIL WHERE HANDRAIL IS INSTALLED ON ONE SIDE AND MINIMUM OF 27" WHEN HANDRAIL IS INSTALLED ON BOTH SIDES.
  - RISER HEIGHT: MAXIMUM RISER HEIGHT OF 8 1/4". THE GREATEST RISER HEIGHT SHALL NOT EXCEED THE SMALLEST BY MORE THAN 3/8". THE TOP AND BOTTOM RISER OF INTERIOR STAIRS SHALL NOT EXCEED THE SMALLEST RISER BY MORE THAN 3/4".
  - TREAD DEPTH: MINIMUM TREAD DEPTH OF 11". THE GREATEST TREAD DEPTH SHALL NOT EXCEED THE SMALLEST BY MORE THAN 3/8".

GLAZING

- PROVIDE TEMPERED GLAZING IN HAZARDOUS LOCATIONS AS DEFINED IN NCR SECTION 308.4.

R-VALUES

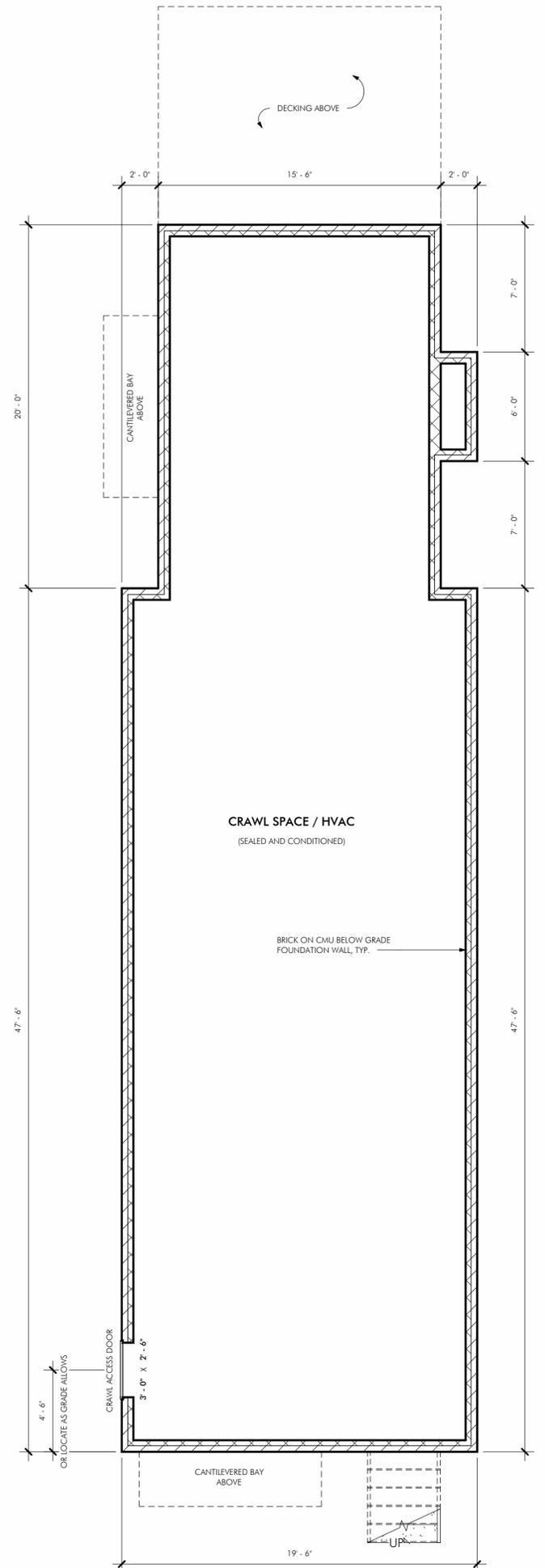
- PRESCRIPTIVE R-VALUES AS REQUIRED BY 2018 NCR:
  - FLOORS: R-19
  - GARAGE CEILINGS: R-19
  - EXTERIOR WALLS: R-15
  - ROOFS: R-38

CITY OF RALEIGH  
PLANS AUTHORIZED FOR CONSTRUCTION

Plans for the proposed use have been reviewed for general compliance with applicable codes. This limited review, and authorization for construction is not to be considered to represent total compliance with all legal requirements for development and construction. The property owner, design consultants, and contractors are each responsible for compliance with all applicable City, State and Federal laws. This specific authorization below is not a permit, nor shall it be construed to permit any violation of City, State or Federal Law. All construction must be in accordance with all Local, State and Federal Rules and Regulations.

**Electronic Approval:** This approval is being issued electronically. This approval is valid only upon the signature of a City of Raleigh Review Officer below. The City will retain a copy of the approved plans. Any work authorized by this approval must proceed in accordance with the plans kept on file with the City. This electronic approval may not be edited once issued. Any modification to this approval once issued will invalidate this approval.

City of Raleigh Development Approval: Justin Greenwood  
City of Raleigh Review Officer



2 Foundation  
3/16" = 1'-0"

MAD

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336.312.7199  
lane@millerarchdesign.com



09-30-24

1332 Duplin Rd  
Raleigh, NC 27607

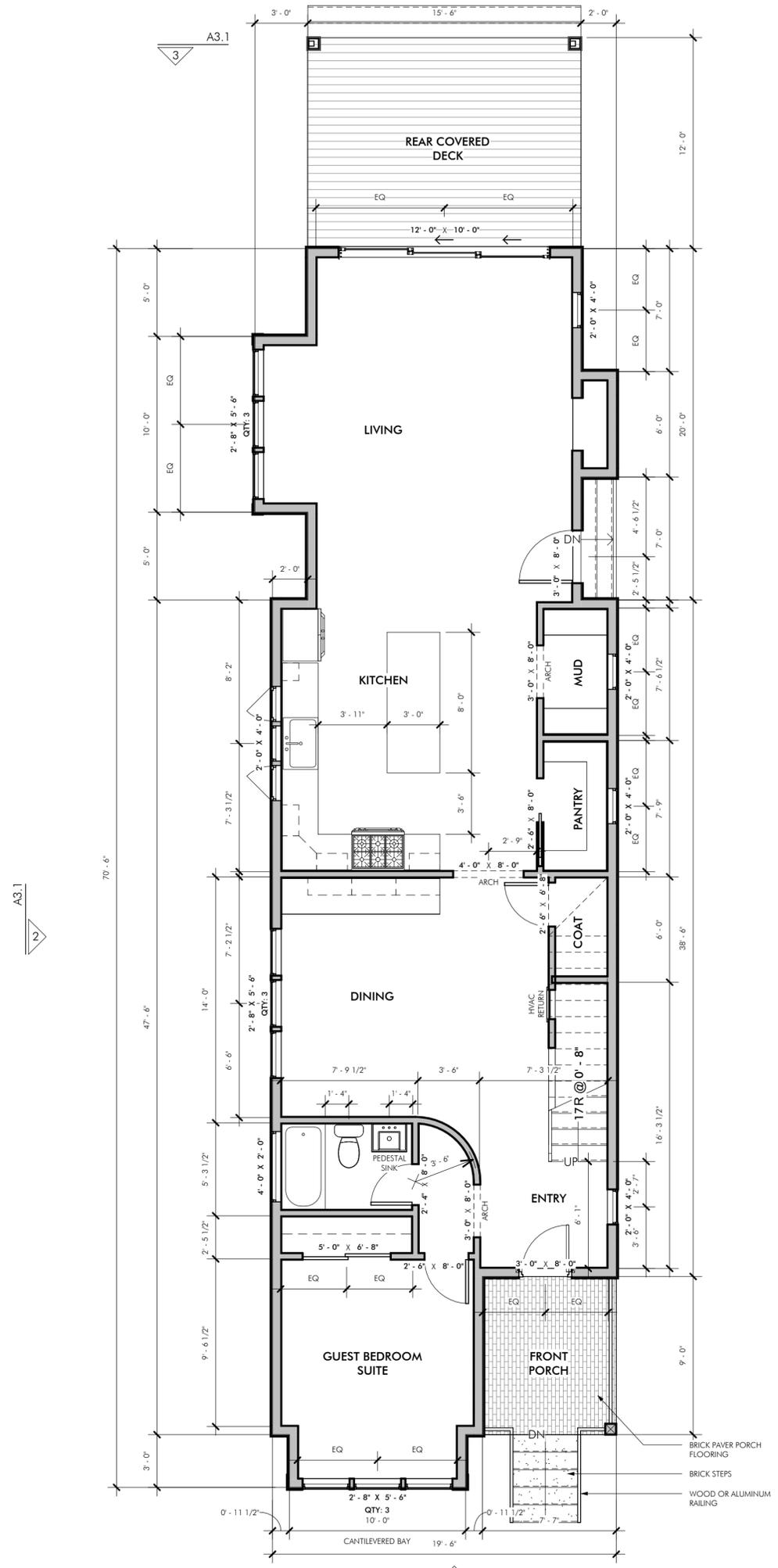
PROJECT:  
**The Ashton**  
FOR:  
**A Squared, LLC**

PROJECT NUMBER: 24-007  
DATE: 08-29-24  
PHASE: 100% Construction Documents  
SCALE: 3/16" = 1'-0"

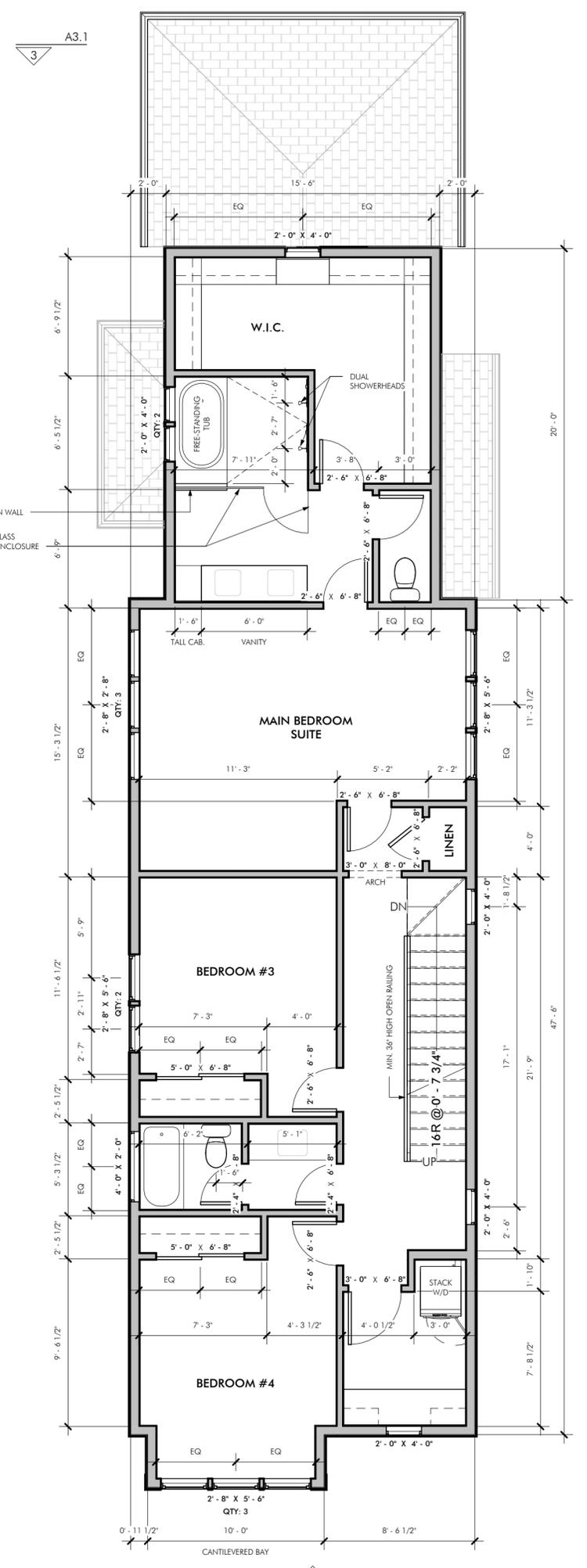
REVISIONS:  
NO. ISSUE DATE  
1 Revision 1 09-30-24

General Notes +  
Foundation Plan

A1.0



1 First Floor  
3/16" = 1'-0"



2 Second Floor  
3/16" = 1'-0"

