

DAMMON
ENGINEERING, INC.

CHIEF ENGINEER
EMMETT
DAMMON, P.E.
CHIEF ARCHITECT
ROBERT
WILTSE

1095 FLORIDA AVENUE
SUDELL, LA. 70458
OFFICE: 985-649-5832
FAX: 985-641-5950

WEBSITE:
WWW.DAMMONENGINEERING.COM
EMAIL:
DAMMONING@BLSOUTH.NET

ARCHITECTURE
ENGINEERING
STUDIES
PLANNING
INVESTIGATION
EXPERT WITNESS

DOUGLAS DEGAN
314 LANDON DR.
SUDELL, LA
70458

NEW
FLOOR PLAN
& SCHEDULES

REV:

SCALE: 1/4" = 1'

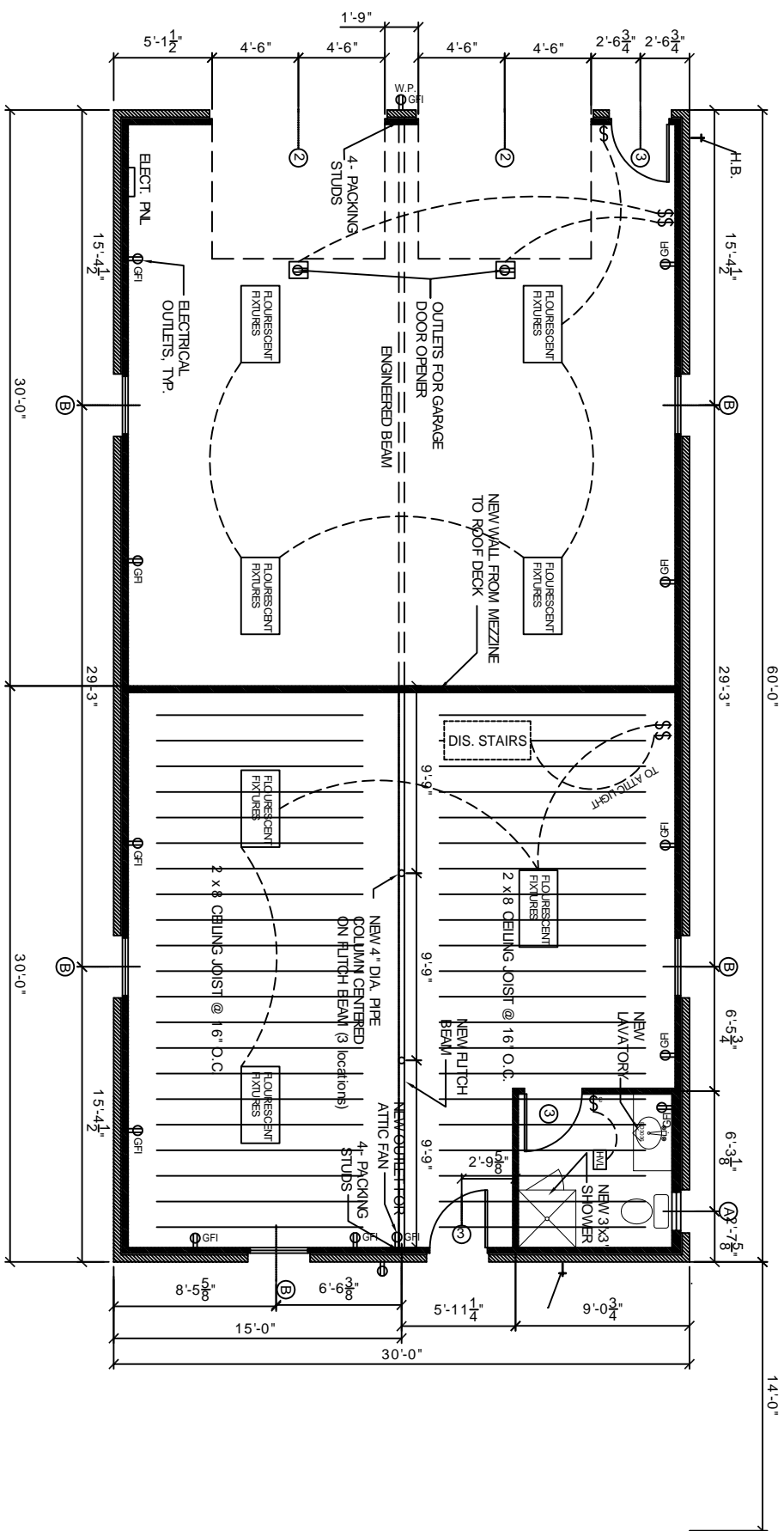
JOB#: 0000

DATE: 4/28/09

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FLOOR PLAN NOTES:

- DO NOT SCALE DRAWINGS. USE ONLY DIMENSIONS SHOWN ON DRAWINGS. IF DIMENSIONS ARE IN QUESTION, THE BUILDER SHALL BE RESPONSIBLE FOR OBTAINING CLARIFICATION BEFORE CONTINUING WITH CONSTRUCTION. BUILDER SHALL VERIFY ALL DIMENSIONS AND CONDITIONS AT JOB SITE.
- BUILDER SHALL ESTABLISH FINISH FLOOR ELEVATIONS AS SHOWN IN DRAWINGS. BUILDER SHALL TAKE INTO ACCOUNT DESIGN INTENT, INCLUDING NUMBER OF STEPS, WATER TABLE MASONRY, ETC. BUILDER SHALL ALSO ASSURE THAT THERE IS ADEQUATE CLEARANCE BETWEEN FINISH GRADE AND ANY WOOD CONSTRUCTION.
- WINDOW SIZES INDICATED ON PLANS ARE GENERIC SASH SIZES. OWNER WILL SELECT MANUFACTURER AND SIZES OF WINDOWS.
- WALLS, CEILINGS, AND FLOORS OF ANCILLARY SPACES SUCH AS CLOSETS AND STORAGE AREAS SHALL MATCH THE ROOMS THEY SERVE UNLESS NOTED OTHERWISE.
- COORDINATE LOCATIONS OF UTILITY METERS ON PLANS TO BE AWAY FROM PUBLIC VIEW AND MINIMIZE VISUAL IMPACT FROM ANY OTHER AREAS OF THE SITE. HOLD METERS AS LOW AS POSSIBLE TO ALLOW MORE EFFECTIVE SCREENING.
- SHRINKLE POWDERED BORIC ACID INTO BOTTOM TRACK AT A RATE OF 1/4 CUP PER 2' OR FLATE IN WALLS ADJACENT TO KITCHEN, BATH, OR OTHER WET OR FOOD STORAGE AREAS. BORIC ACID SHALL BE INSTALLED IMMEDIATELY BEFORE INSTALLATION OF INSULATION IN INSULATED WALLS OR IMMEDIATELY BEFORE INSTALLATION OF SHEETROCK ON UN-INSULATED WALLS.
- MOISTURE RESISTANT GYPSUM BOARD SHALL BE USED THROUGHOUT RESTROOMS.
- BUILDER SHALL COORDINATE ALL SHELVING AND STORAGE REQUIREMENTS WITH OWNER.
- CENTER PLUMBING FIXTURES IN SPACE PROVIDED UNLESS OTHERWISE NOTED. PROVIDE NOT LESS THAN THE FOLLOWING CLEARANCES FROM FINISHED WALL TO FIXTURES ON EITHER SIDE: LAVATORY = 15"; TOILET = 18".

DOOR & HARDWARE SCHEDULE

MARK#	DESCRIPTION	TYPE	FRAME	HINGE	LOOK	ACCESSORIES	REMARKS
1	NA	SOLID WOOD					ALL DOORS TO BE SELECTED BY OWNER
2	9.0'x7.0	HOLLOW METAL					
3	3.0'x6.8	OVERHEAD					

FINISH SCHEDULE

NAME	FLOOR	BASE	WALLS	CEILING	REMARKS
GARAGE	CARPET	CONCRETE	GYPSUM BOARD	2'x2' LAY-IN PANELS	
BATHROOM	CONCRETE	WOOD BASE	EXPOSED PANELS	GYPSUM BOARD	
	VCT	NONE		EXPOSED METAL	
	CERAMIC TILE	RUBBER WALL BASE		BLDC INSUL	
	CERAMIC TILE	WOOD BASE		CEILING HGT VARIES	
	NONE	NONE		CEILING HT. 8'	

PROVIDE MOISTURE RESISTANT TYPE GYP. BD. IN ALL DAMP AREAS INCLUDING BATHROOMS.

NEW GARAGE FLOOR PLAN
SCALE: 1/4" = 1'



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