

VERMILION SHORES CONDOMINIUMS II - PHASE 1

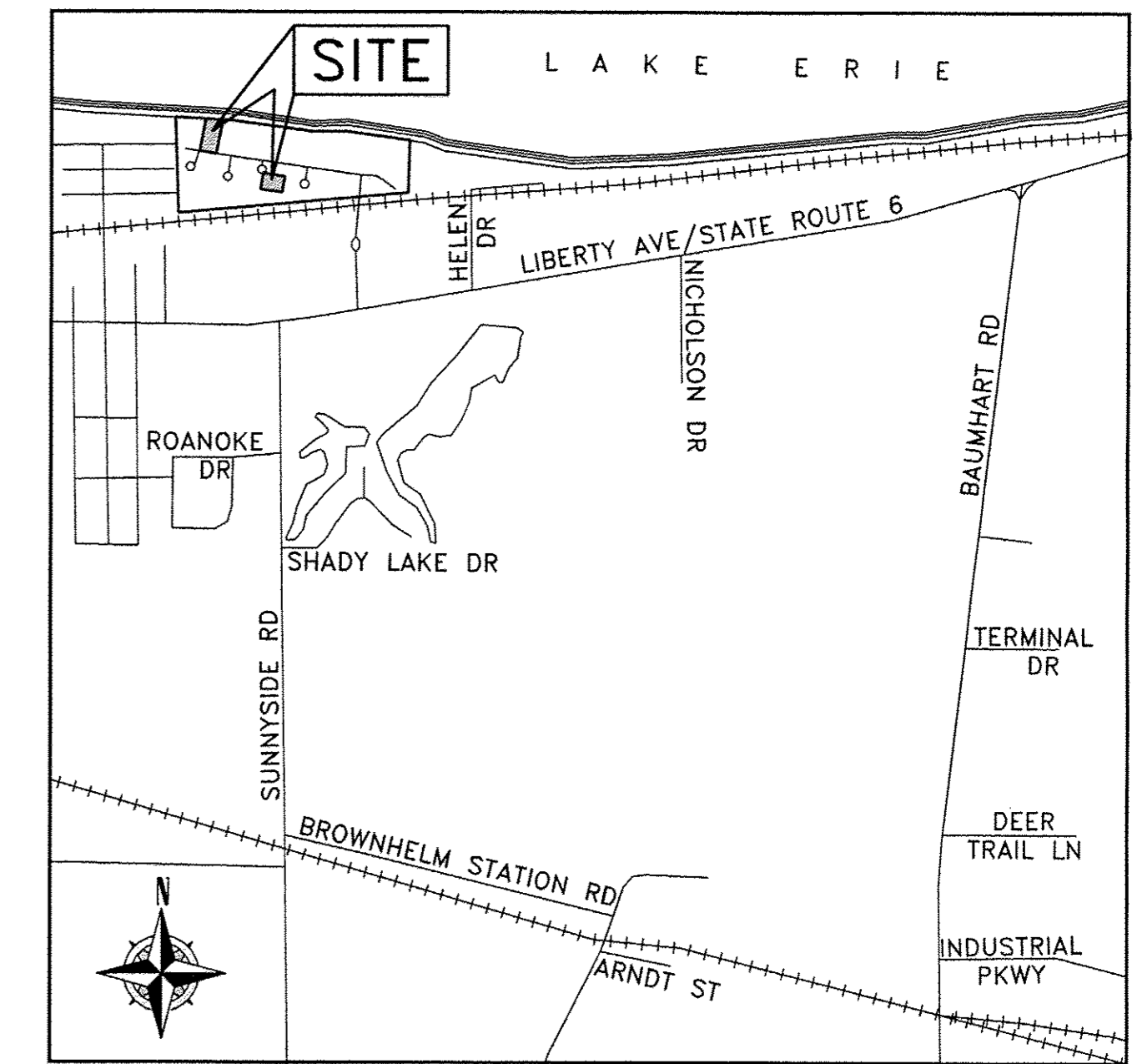
SITUATED IN THE CITY OF VERMILION, COUNTY OF LORAIN,
STATE OF OHIO, AND KNOWN AS BEING PART OF ORIGINAL
BROWNHILM TOWNSHIP LOT NUMBERS 04 & 05.

ACREAGE BREAKDOWN

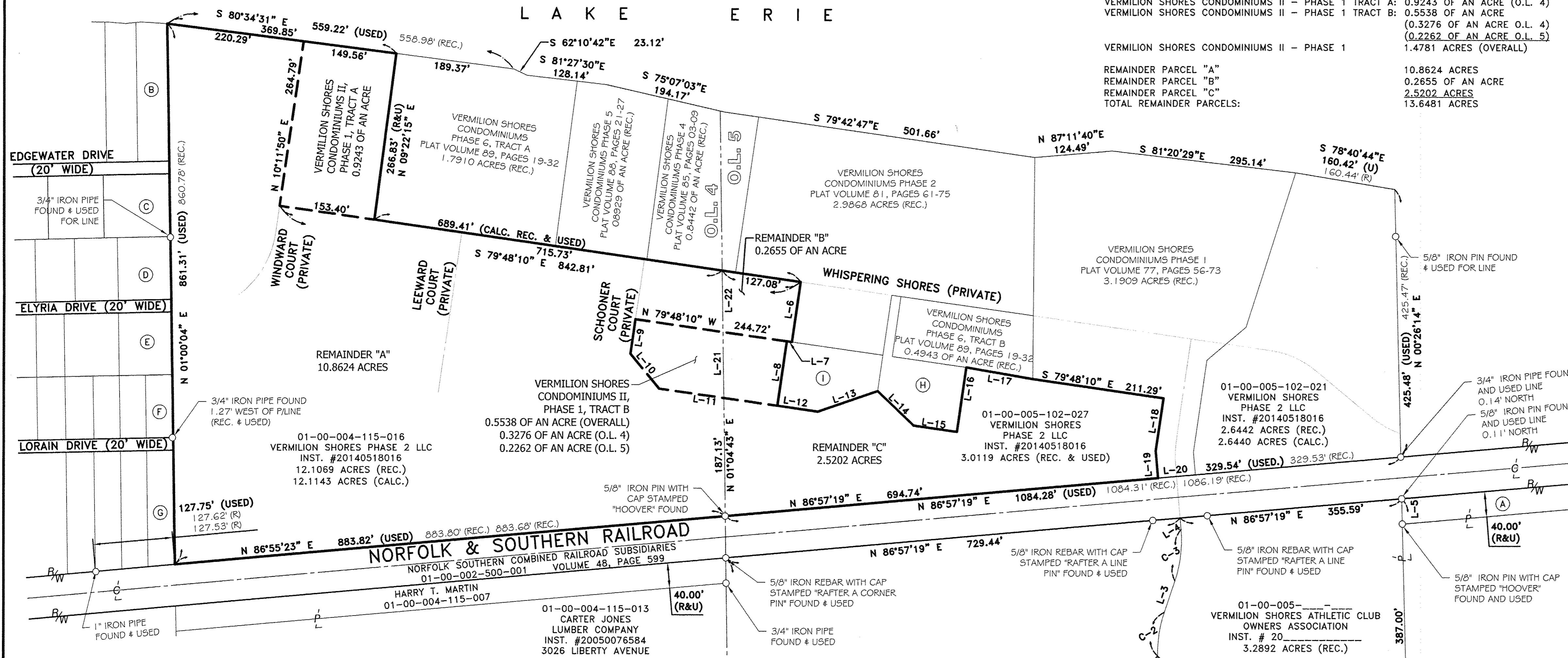
AUDITORS P.P.N: 01-00-005-102-027
AUDITORS P.P.N: 01-00-004-115-016
OVERALL PROJECT ACREAGE: 3.0119 ACRES
12.1143 ACRES
15.1262 ACRES

VERMILION SHORES CONDOMINIUMS II - PHASE 1 TRACT A: 0.9243 OF AN ACRE (O.L. 4)
VERMILION SHORES CONDOMINIUMS II - PHASE 1 TRACT B: 0.5538 OF AN ACRE
(0.3276 OF AN ACRE O.L. 4)
(0.2262 OF AN ACRE O.L. 5)
1.4781 ACRES (OVERALL)

VERMILION SHORES CONDOMINIUMS II - PHASE 1
REMAINDER PARCEL "A" 10.8624 ACRES
REMAINDER PARCEL "B" 0.2655 OF AN ACRE
REMAINDER PARCEL "C" 2.5202 ACRES
TOTAL REMAINDER PARCELS: 13.6481 ACRES



VICINITY MAP
-NOT TO SCALE-



LINE REFERENCE TABLE

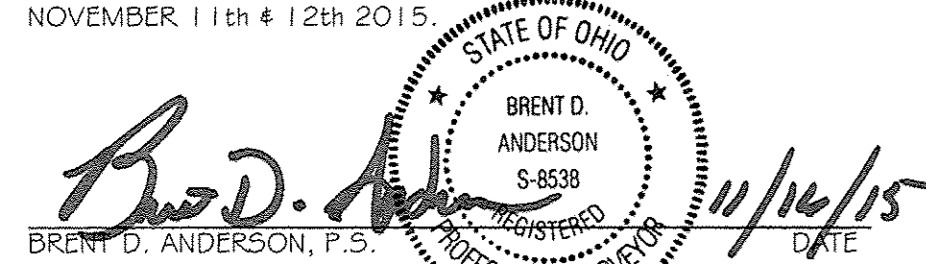
L-1	174.51' (R&U)	N 08°25'40" W	L-9	55.73'	N 10°11'50" E	L-17	107.83' (R&U)	S 78°06'52" E
L-2	147.65'	N 00°26'00" E	L-10	72.07'	S 37°43'22" E	L-18	84.35' (R&U)	N 10°11'50" E
L-3	52.78' (R&U)	N 20°34'12" E	L-11	191.23'	S 79°56'09" E	L-19	43.15' (R&U)	S 03°03'30" E
L-4	18.34'	N 03°03'42" W	L-12	65.60' (R&U)	N 79°45'03" W	L-20	60.00' (R&U)	N 86°57'19" E
L-5	40.07' (R&U)	N 00°26'14" E	L-13	100.77' (R&U)	N 73°05'26" E	L-21	105.11'	N 01°04'43" E
L-6	96.94' (R&U)	N 10°11'50" E	L-14	79.41' (R&U)	S 44°46'26" E	L-22	98.18'	N 01°04'43" E
L-7	8.18' (R&U)	S 79°49'36" E	L-15	70.00' (R&U)	S 79°50'03" E			
L-8	103.58' (R&U)	N 10°11'50" E	L-16	103.39' (R&U)	N 10°09'57" E			

CURVE REFERENCE TABLE

ARC LENGTH	RADIUS	CHORD	BEARING	DELTA	TANGENT	
C-1	54.13' (R&U)	350.00' (R&U)	54.08' (R&U)	N 03°59'50" W	08°51'43"	27.12'
C-2	70.29' (R&U)	200.00' (R&U)	69.93' (R&U)	N 10°03'06" E	20°08'12"	35.51'
C-3	82.49' (R&U)	200.00' (R&U)	81.91' (R&U)	N 08°45'15" E	23°37'54"	41.84'

CERTIFICATION

THIS IS TO CERTIFY THAT THE ATTACHED DRAWINGS CORRECTLY REPRESENT THE BUILDINGS CURRENTLY UNDER CONSTRUCTION OR COMPLETED AS OBSERVED BY RAFTER A, LTD ON NOVEMBER 11th & 12th 2015.



TRANSFERRED

IN COMPLIANCE WITH SEC. 319.202
OHIO REV. CODE

DEC 03 2015

J. CRAIG SNODGRASS, CPA, CGFM
LORAIN COUNTY AUDITOR

01-00-004-115-002
TERRY A. PENA
INST. # 20140522723
3000 LIBERTY AVENUE

Doc ID: 019074800001 Type: OFF
Kind: PLAT
Recorded: 12/03/2015 at 11:29:08 AM
Fee Amt: \$777.60 Page 1 of 1
Lorain County, Ohio
Judith H. Newlick County Recorder
File # 2015-0568004

FIDELITY NATIONAL TITLE - SANDUSKY
5340 MEADOW LAND CT
SHEFFIELD VILLAGE, OH 44035
Plat vol. 101
Pages 67-75

LEGEND:

- IRON PIN/PIPE FOUND AS NOTED
- MONUMENT BOX FOUND WITH IRON PIN/PIPE FOUND AS NOTED

SHEET LIST

- OVERALL VIEW.....1
- ENLARGED VIEW & BUILDING DETAIL.....2
- BUILDING 11 ARCHITECTURAL PLANS.....3-7
- BUILDING 25 ARCHITECTURAL PLANS.....8-9

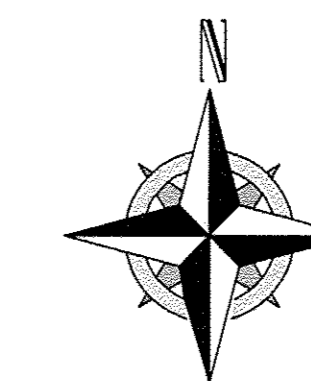
REFERENCES USED

- SUBJECT & ADJACENT PARCEL RECORDINGS AS LISTED HEREON
- LORAIN COUNTY TAX MAPS
- ALTA/ACSM SURVEY PREPARED BY DAVID L. ELWELL, P.S. G333 OF KS ASSOCIATES FOR VERMILION SHORES DEVELOPMENT CO., LLC ON FEBRUARY 6, 2002.
- PLAT OF SURVEY PREPARED BY MICHAEL G. HURA, P.S. 4712 OF MICHAEL G. HURA & ASSOCIATES FOR THE CARTER-JONES LUMBER CO., INC. ON AUGUST 13, 1982.
- PLAT OF SURVEY PREPARED BY MICHAEL G. HURA, P.S. 4712 OF MICHAEL G. HURA & ASSOCIATES FOR LORAIN COUNTY TITLE COMPANY IN MAY OF 2005.
- STATE HIGHWAY PLANS LOR-G-0-00-1.75 PAGES 20-22.
- ZONING ORDINANCE 94-28 INCLUDING MAP OF CHANGE PREPARED BY MICHAEL G. HURA, P.S. 4712 OF MICHAEL G. HURA & ASSOCIATES PREPARED FOR J. HERRICK IN NOVEMBER OF 1993.
- VERMILION SHORES CONDOMINIUMS PHASE 1 AS RECORDED IN VOLUME 77, PAGES 56-73 OF THE LORAIN COUNTY PLAT RECORDS.
- VERMILION SHORES CONDOMINIUMS PHASE 2 AS RECORDED IN VOLUME 81, PAGES 61-75 OF THE LORAIN COUNTY PLAT RECORDS.
- VERMILION SHORES CONDOMINIUMS PHASE 3 AS RECORDED IN VOLUME 84, PAGES 17-21 OF THE LORAIN COUNTY PLAT RECORDS.
- VERMILION SHORES CONDOMINIUMS PHASE 4 AS RECORDED IN VOLUME 85, PAGES 03-09 OF THE LORAIN COUNTY PLAT RECORDS.
- VERMILION SHORES CONDOMINIUMS PHASE 5 AS RECORDED IN VOLUME 88, PAGES 21-27 OF THE LORAIN COUNTY PLAT RECORDS.
- VERMILION SHORES CONDOMINIUMS PHASE 6 AS RECORDED IN VOLUME 89, PAGES 19-32 OF THE LORAIN COUNTY PLAT RECORDS.
- VERMILION SHORES CONDOMINIUMS PHASE 7 AS RECORDED IN VOLUME 90, PAGES 10-13 OF THE LORAIN COUNTY PLAT RECORDS.

SURVEY NOTE & BASIS OF BEARINGS

BASIS OF BEARING IS A PORTION OF THE WESTERLY LINE OF ORIGINAL BROWNHILM LOT NUMBER 5 WHICH IS ASSUMED TO BE N 01°04' 43" W. BEARINGS ARE ASSUMED AND ARE FOR THE PURPOSES OF DESCRIBING ANGLES ONLY.

THIS PLAN IS BASED UPON A FIELD SURVEY PERFORMED BY RAFTER A., LTD IN NOVEMBER OF 2015 AND AN ALTA/ACSM LAND TITLED SURVEY, PERFORMED BY KS ASSOCIATES IN ELYRIA OHIO SIGNED FEBRUARY 06, 2002.



GRAPHIC SCALE
0 50 100 200
(IN FEET)
SCALE: 1" = 100'

(A)	01-00-005-102-011 MIDWAY HOLDING COMPANY, LTD INST. # 2005053526 INSU.(PARCEL 1)
(B)	01-00-004-102-016 MICHAEL R. GETTENS INST. # 20040998038
(C)	01-00-004-104-038 CARL JASKIEWICZ INST. # 20130468327
(D)	01-00-004-104-035 LARRY JAMES JR. WHITE O.R. VOLUME 1385, PAGE 422
(E)	01-00-004-106-014 MICHAEL R. & KATHY BERCHIN O.R. VOLUME 525, PAGE 788
(F)	01-00-004-106-027 SCHWINGER PROPERTIES, LLC INST. # 20130477562
(G)	01-00-004-108-023 GEORGE H. SCHNEIDER O.R. VOLUME 588, PAGE 287
(H)	VERMILION SHORES CONDOMINIUMS PHASE 3 PLAT VOLUME 84, PAGES 17-21 0.3198 OF AN ACRE (REC.)
(I)	VERMILION SHORES CONDOMINIUMS PHASE 7 PLAT VOLUME 90, PAGES 10-13 0.3223 OF AN ACRE (REC.)

VERMILION SHORES
CONDOMINIUMS II - PHASE 1
OVERALL VIEW
SITUATED IN THE CITY OF VERMILION, COUNTY OF LORAIN, STATE
OF OHIO AND KNOWN AS BEING PART OF ORIGINAL BROWNHILM
TOWNSHIP LOT NUMBERS 04 & 05.
VERMILION SHORES PHASE 2, LLC
4835 MUNSON STREET NW
CANTON, OHIO 44718

RAFTER A, LTD
LAND SURVEYING & ENGINEERING
Office: 440-458-6294 10980 LaGrange Road
Fax: 440-458-4483 Elyria, Ohio 44035
www.RafterA.com

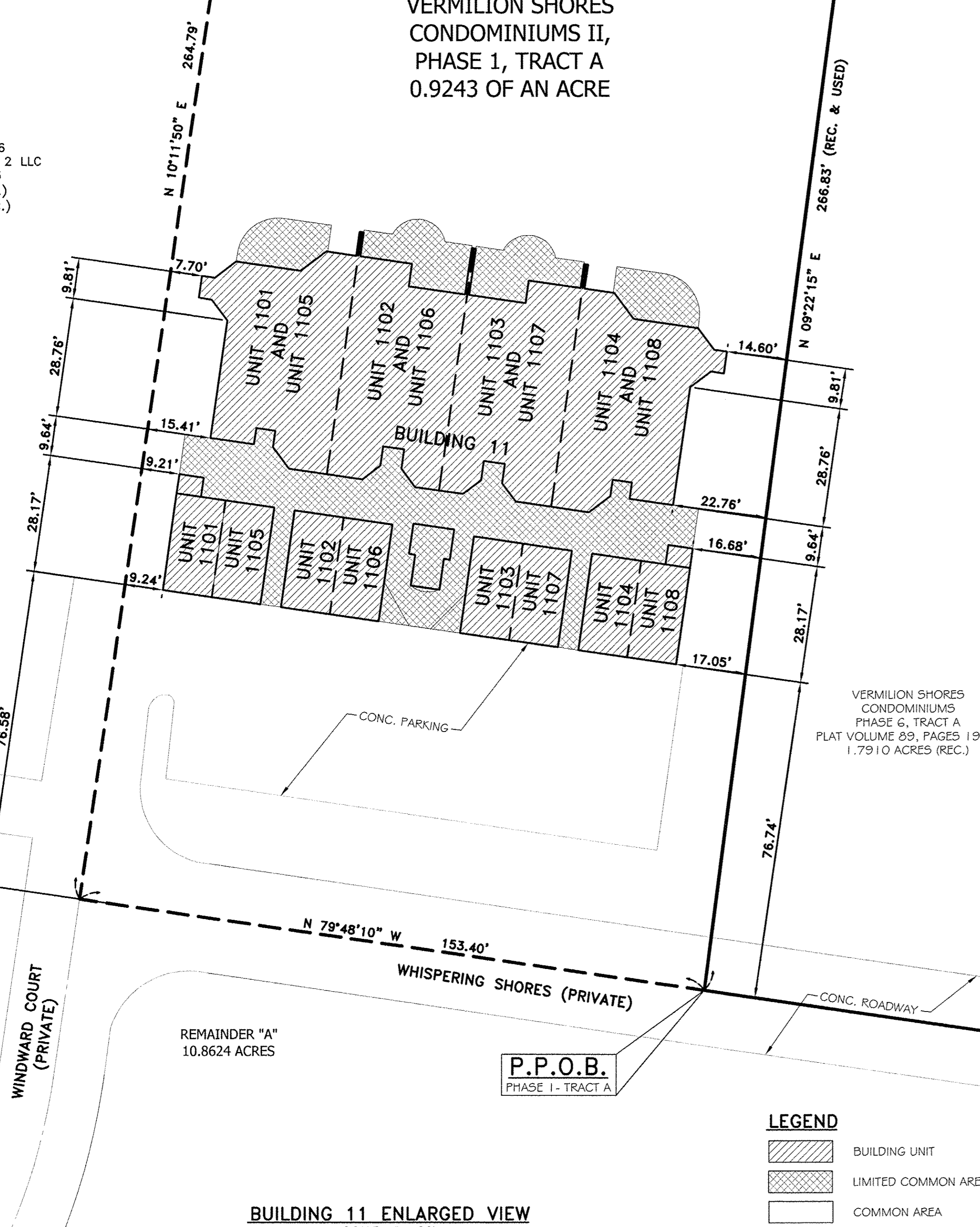
DRAWN BY: BDA CHECKED BY: RAF
JOB NO: 1236C-15 SHEET 1 of 9

REV.	BY	DATE	DESCRIPTION
1	BDA	11-16-2015	ISSUE TO CLIENT

L A K E E R I E

VERMILION SHORES
CONDOMINIUMS II,
PHASE 1, TRACT A
0.9243 OF AN ACRE

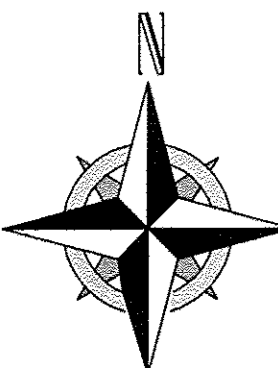
01-00-004-115-016
VERMILION SHORES PHASE 2 LLC
INST. #20140518016
12.1069 ACRES (REC.)
12.1143 ACRES (CALC.)



BUILDING 11 ENLARGED VIEW
SCALE: 1" = 20'

LEGEND

- BUILDING UNIT
- LIMITED COMMON AREA
- COMMON AREA

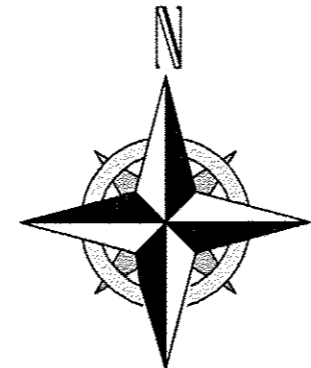


CERTIFICATION
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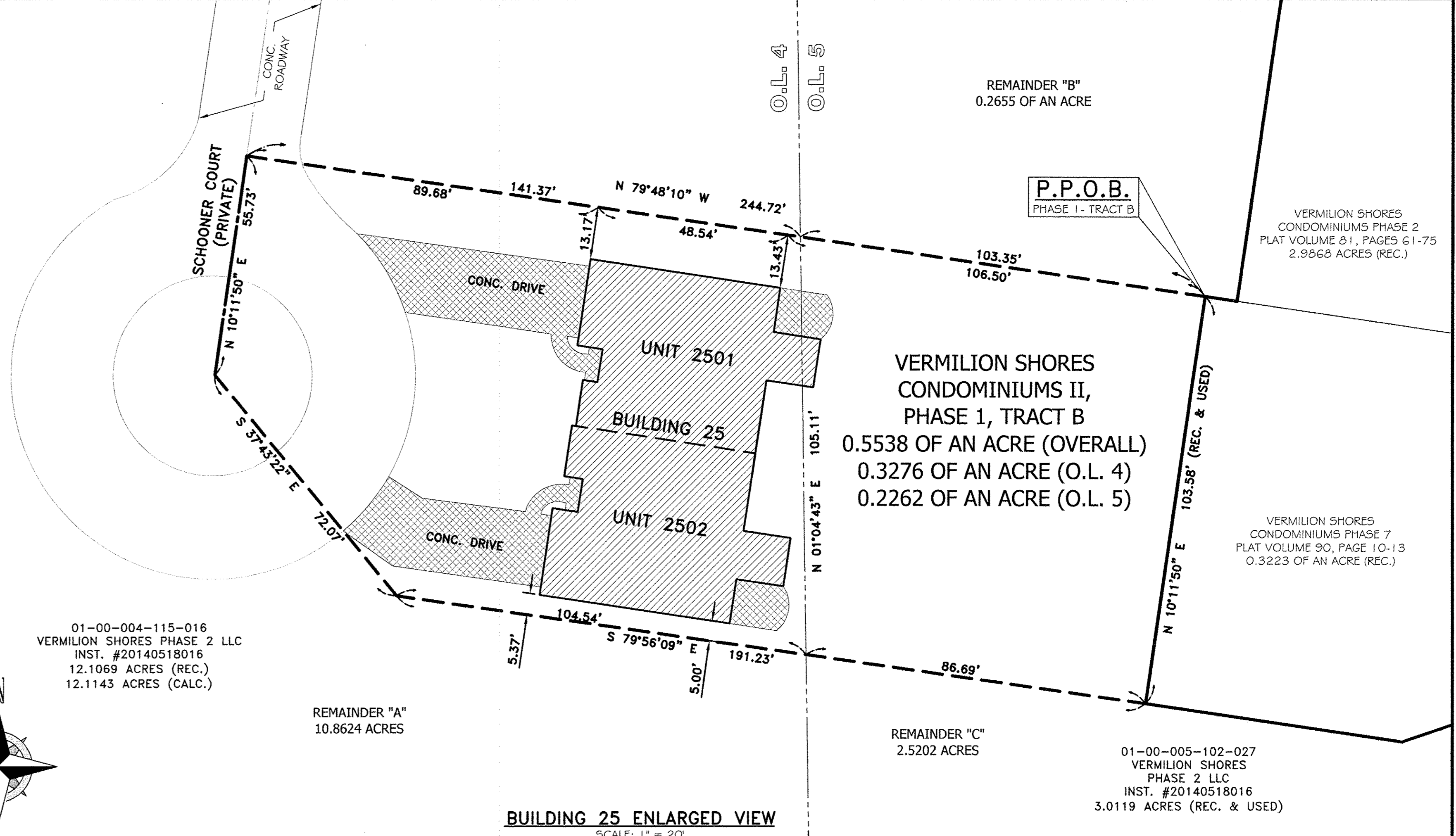
Brent D. Anderson
BRENT D. ANDERSON, P.E.
REGISTERED PROFESSIONAL SURVEYOR
NOV 11/2015

- NOTES**
- ALL BUILDING ANGLES ARE 90° OR 45° UNLESS NOTED OTHERWISE
 - COMMON AREA AND LIMITED COMMON AREAS ARE AS DEFINED IN EXHIBIT "B" OF THE DECLARATION.
 - DURING FIELD OBSERVATION BY RAFTER A, LTD. ON NOVEMBER 11TH & 12TH, 2015, BUILDING 11 APPEARED TO BE UNDER CONSTRUCTION & BUILDING 25 APPEAR TO BE COMPLETED.
 - DIMENSIONS SHOWN ARE FROM THE BUILDING PERPENDICULAR TO THE BOUNDARY LINES UNLESS NOTED OTHERWISE.

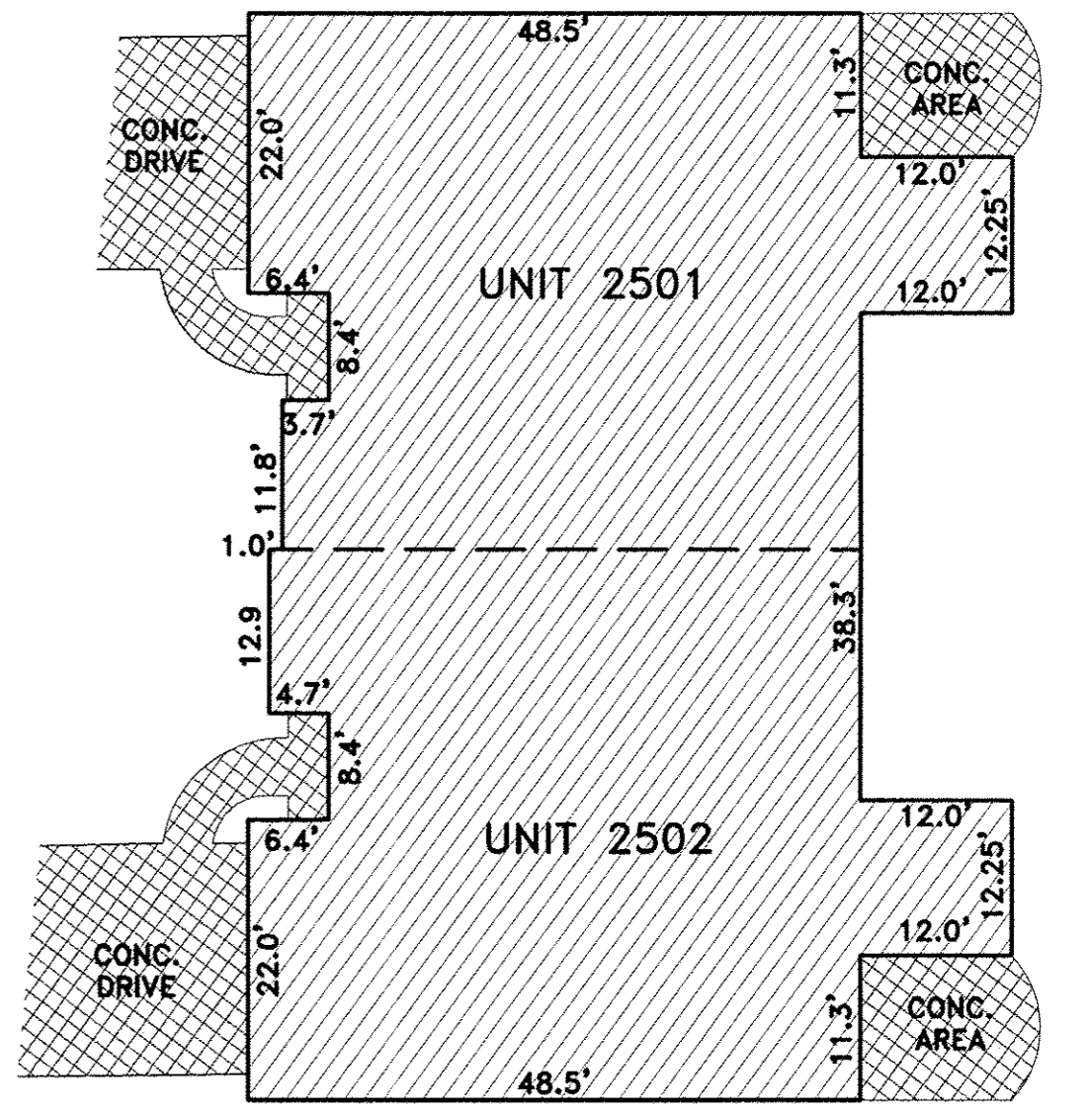
REV.	BY	DATE	DESCRIPTION
1	BDA	11-16-2015	ISSUE TO CLIENT
2	BDA	11-25-2015	REVISED TO ADD ADDITIONAL PROPERTY TIE IN DIMENSIONS FOR UNIT 25



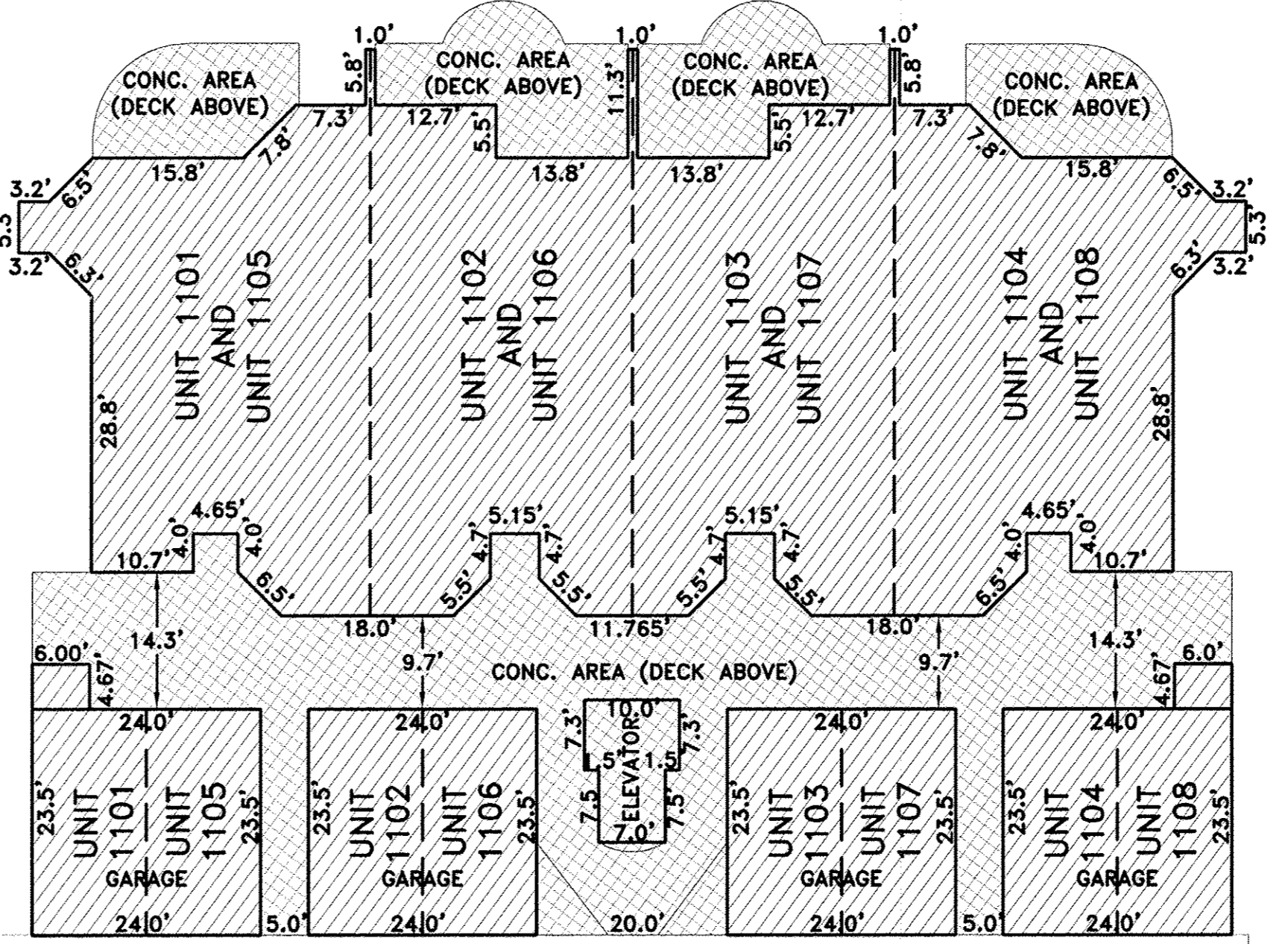
01-00-004-115-016
VERMILION SHORES PHASE 2 LLC
INST. #20140518016
12.1069 ACRES (REC.)
12.1143 ACRES (CALC.)



BUILDING 25 ENLARGED VIEW
SCALE: 1" = 20'



BUILDING 25 DETAILS
SCALE: 1" = 15'



BUILDING 11 DETAILS
SCALE: 1" = 15'

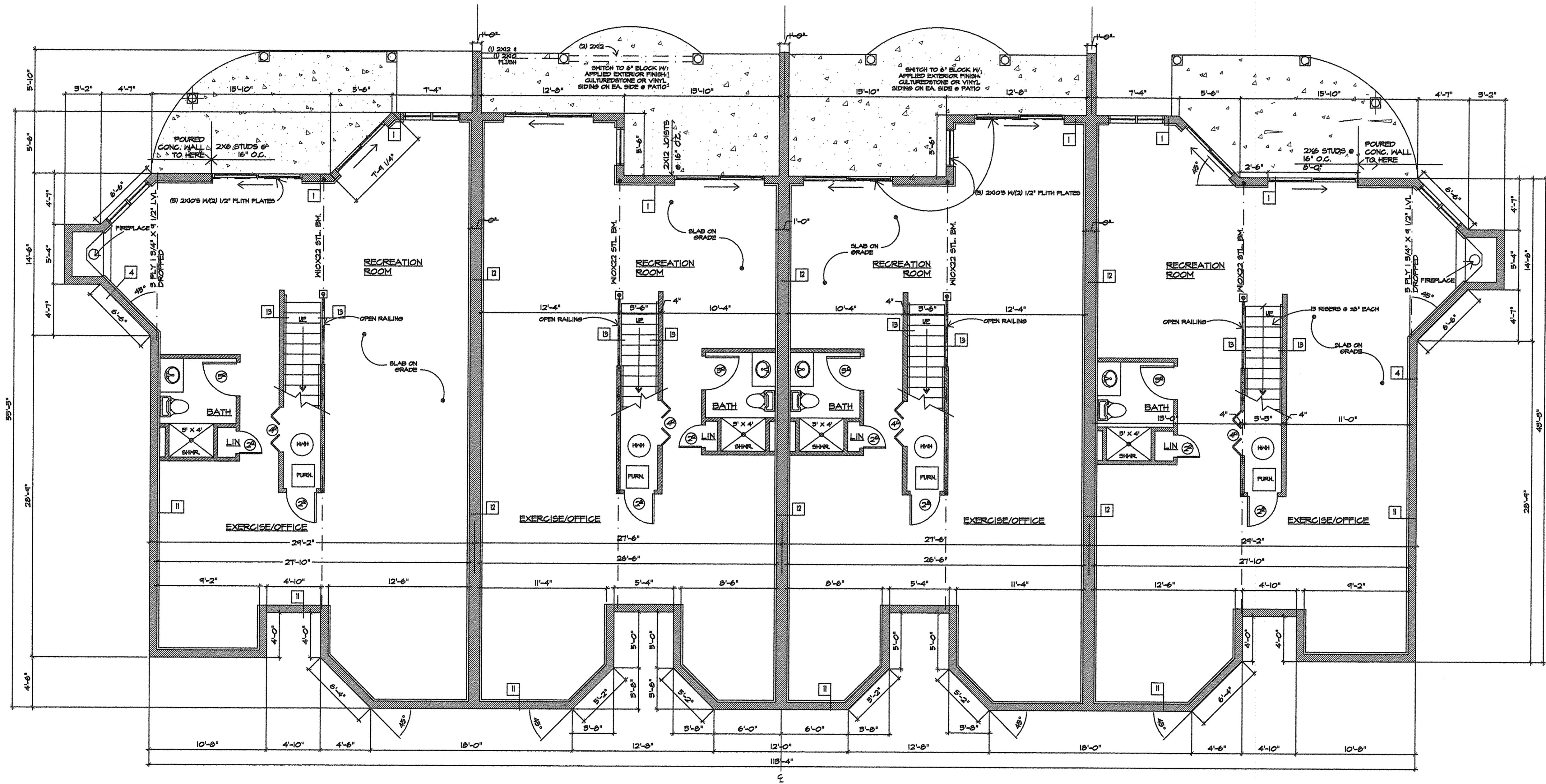
VERMILION SHORES
CONDOMINIUMS II - PHASE 1
ENLARGED VIEW & BUILDING DETAIL
SITUATED IN THE CITY OF VERMILION, COUNTY OF LORAIN, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL BROWNHELM TOWNSHIP LOT NUMBERS 04 & 05.
VERMILION SHORES PHASE 2, LLC
4835 MUNSON STREET NW
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10980 LaGrange Road
Elyria, Ohio 44035

DRAWN BY: BDA
JOB NO: 1236C-15

CHECKED BY: RAF
SHEET 2 of 9



BUILDING NUMBER 11
UNITS 1101 THRU 1104

BASEMENT PLAN
SCALE: 3/16" = 1'-0"

I CERTIFY THAT WITH THE EXCEPTION OF MINOR ARCHITECTURAL MODIFICATIONS MADE DURING CONSTRUCTION, THE DRAWINGS REPRESENT THE STRUCTURES AS BUILT.

Mark W. Ruby
Mark W. Ruby, Architect #9199

- WALL TYPES:**
- 1 2 X 6 WOOD STUDS @ 16" O.C. W/ R21 FIBERGLASS INSULATION, 5/8" GYP. BD. @ INT. 5/8" PLYWOOD W/ JUMBO TEX WRAP @ EXTERIOR. EXTERIOR FINISH AS NOTED. SEE WALL SECTIONS AND EXTERIOR ELEVATIONS.
 - 2 2X4 WOOD STUDS AT 16" O.C. W/ 1 LAYER 5/8" GYP. BD. EA. SIDE
 - 3 PLUMBING WALL, 2X6 WOOD STUDS AT 16" O.C. W/ 1 LAYER 5/8" MOISTURE RETARDANT GYP. BD. @ UET SIDE OF WALL, 1 LAYER 5/8" GYP. BD. @ OTHER SIDE.
 - 4 8" REINFORCED POURED CONC. WITH EXT. SUBSTRATE AND EXTERIOR FINISH. SEE BUILDING SECTION AND EXT. ELEVATION.
 - 5 U.L. Design No. U3E1. Two layers 5/8" class X gypsum board; applied vertically. Inner layer attached to studs with 6d nails spaced 6 in. O.C. Outer layer attached to studs over inner layer with 6d nails spaced 8 in. O.C. All joints in inner layers staggered with the joints in outer layers and from joints on opposite side. Extend full height to roof deck. Seal with fire resistant sealant. Insulation- Sound batts 1 1/2" in thick, min 2.5 pcf unfaced mineral fiber insulation, pressure fit in the wall cavity between studs and plates. Bearing Plates: Nom. 2X10's.
 - 6 2x4 WOOD STUDS WITH 5/8" GYP BD EACH SIDE TO 3'-6" ABOVE FLOOR.
 - 7 2x4 WOOD STUDS WITH 3/4" PLYWOOD AND EXTERIOR FINISH BO. SIDES. SEE EXT. ELEV.
 - 8 2x4 WOOD STUDS WITH 3/4" PLYWOOD AND EXTERIOR FINISH. SEE EXT. ELEV. AND 5/8" DRYWALL @ INTERIOR.
 - 9 2x4 WOOD STUDS WITH 3/4" PLYWOOD AND EXTERIOR FINISH TO MATCH GARAGE. SEE EXT. ELEV. FULL BATT INSULATION IN WALLS AND ROOF.
 - 10 8" CMU.
 - 11 8" REINFORCED POURED CONCRETE.
 - 12 12" REINFORCED POURED CONCRETE.
 - 13 2x6 WOOD STUDS W/ 1/2" GYP. BD. EA. SIDE.

NOTE:

1. All floors are to have sound insulation: a 70mil. (min) SAM3- self-adhering sound deadening sheet membrane applied between the floor joist and plywood.
2. Add 2x rurring and 1/2" gyp. bd. to poured concrete walls.

REVISIONS	BY

MARK W. RUBY
ARCHITECT

199 NORTH LEAVITT ROAD, SUITE 201
AMHERST, OH, 44001
(440) 966-2091

TITLE

BUILDING #11
VERMILION SHORES CONDOMINIUMS II - PHASE I
WHISPERING SHORES DR.
VERMILION, OHIO

STATE OF OHIO
REGISTERED ARCHITECT
MARK W. RUBY
9199

DATE 11/16/15
PROJ. 1438
SHEET

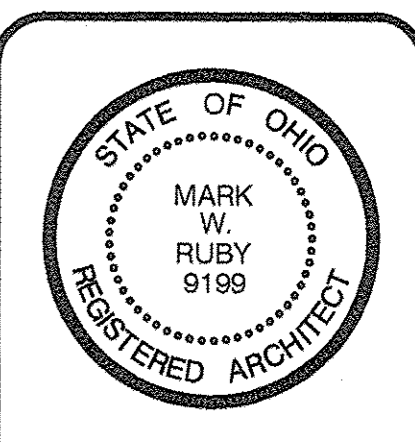
3 OF 9

REVISIONS	BY

MARK W. RUBY
ARCHITECT

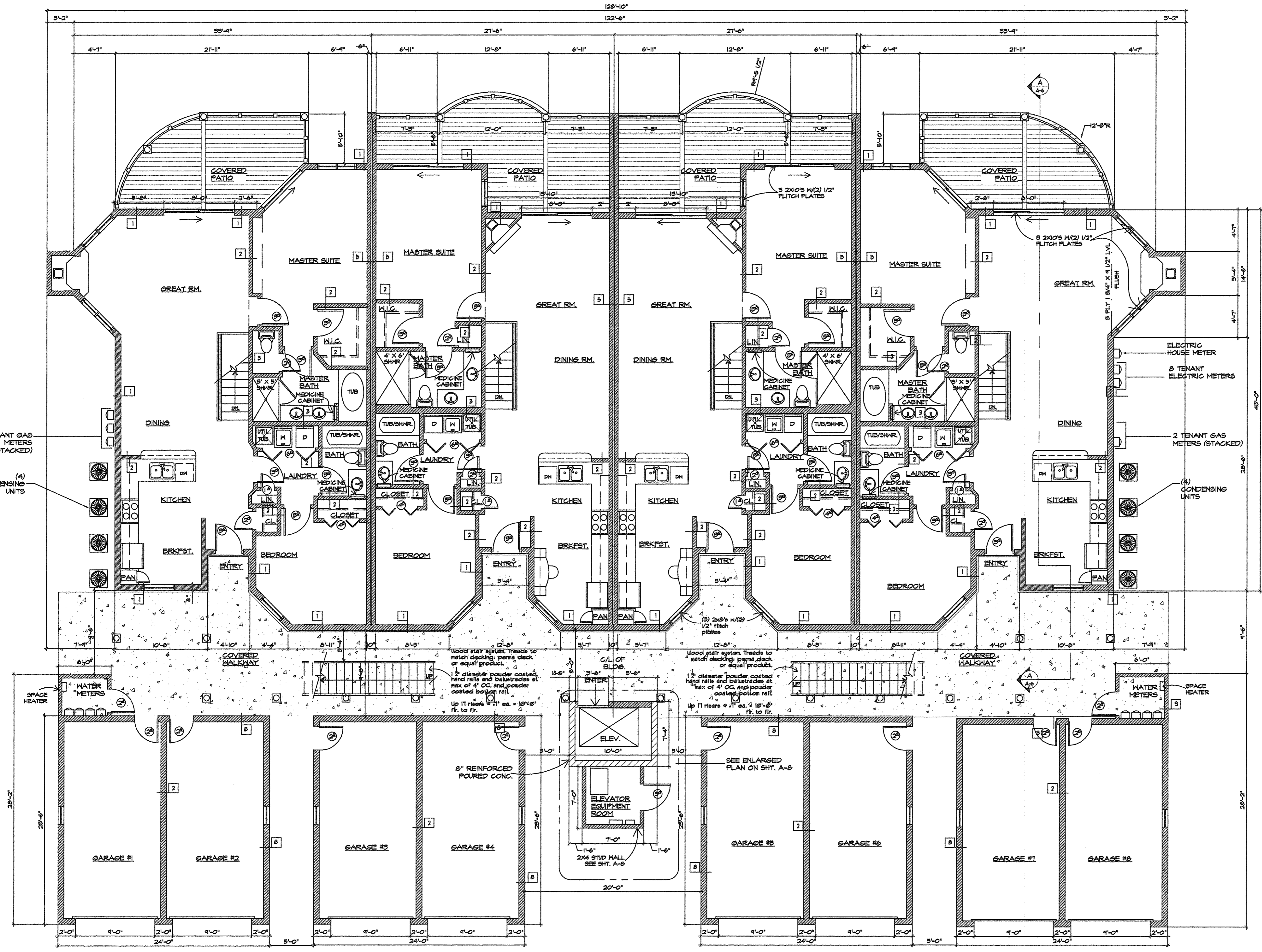
198 NORTH LEAVITT ROAD, SUITE 201
AMHERST, OH 44001
(440) 986-2091

BUILDING # 11
VERMILION SHORES CONDOMINIUMS II - PHASE I
WHISPERING SHORES DR.
VERMILION, OHIO



DATE 11/16/15
PROJ. 1436
SHEET

4 OF 9



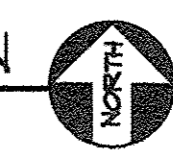
- WALL TYPES:**
- 1 2 X 6 WOOD STUDS @ 16" O.C. W/ R21 FIBERGLASS INSULATION. 1/2" GYP. BD. @ INT. 1/16" O.S.B. BOARD W/ JUMBO TEX WRAP @ EXTERIOR. EXTERIOR FINISH AS NOTED. SEE WALL SECTIONS AND EXTERIOR ELEVATIONS.
 - 2 2X4 WOOD STUDS AT 16" O.C. W/ 1 LAYER 1/2" GYP. BD. EA. SIDE - WET AREAS TO HAVE MR BOARD.
 - 3 FLOORING WALL: 2X6 WOOD STUDS AT 16" O.C. W/ 1 LAYER 1/2" MOISTURE RETARDANT GYP. BD. @ WET SIDE OF WALL. 1 LAYER 1/2" GYP. BD. @ OTHER SIDE.
 - 4 CMU WITH SUBSTRATE AND EXTERIOR FINISH. SEE BUILDING SECTION AND EXT. ELEVATION.
 - 5 UL Design No. U281. Two layers 5/8" class X gypsum board applied vertically. Inner layer attached to studs with 6d nails spaced 6 in. O.C. Outer layer attached to studs over inner layer with 6d nails spaced 8 in. O.C. All joints in inner layers staggered with the joints in outer layers and from joints on opposite side. Extend full height to roof deck. Seal with fire resistant caulk. Insulation - Sound batts 1 in thick, min 2.5pcf unfaced mineral fiber insulation, pressure fit in the wall cavity between studs and plates. Bearing Plates: Nom. 2X10's.
 - 6 2x4 WOOD STUDS WITH 1/2" GYP BD EACH SIDE TO 3'-6" ABOVE FLOOR.
 - 7 2x4 WOOD STUDS WITH 1/16" O.S.B. BOARD AND EXTERIOR FINISH BO. SIDES. SEE EXTELEV.
 - 8 2x4 WOOD STUDS WITH 1/16" O.S.B. BOARD AND EXTERIOR FINISH TO MATCH GARAGE. SEE EXT. ELEV. FULL BATT INSULATION IN WALLS AND ROOF.
 - 9 ADD 1/2" MR BOARD TO TENANT SEPARATION WALL.
- NOTE:**
1. All floors are to have sound insulation: a 1/2" layer of Homecrete (1/2" backboard under ceramic floor tile.)
 2. Laundry bi-fold doors to be 6'-0"

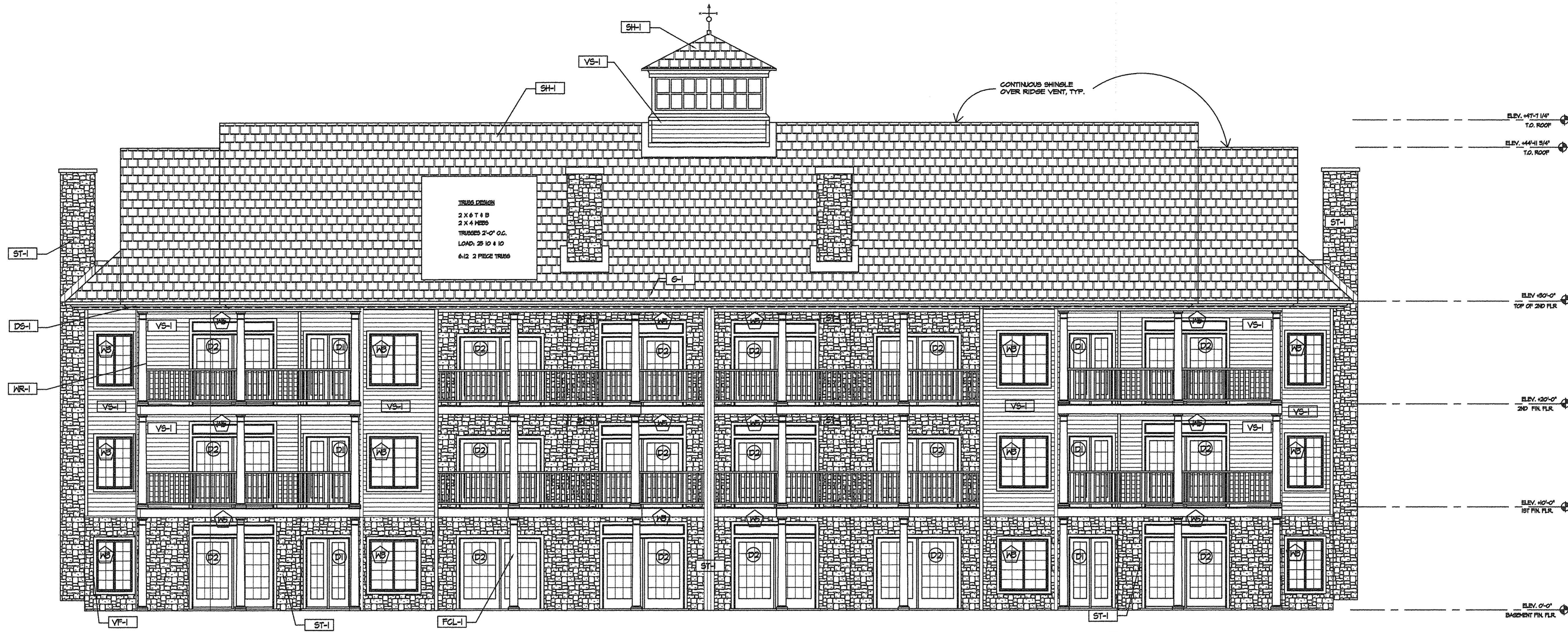
BUILDING NUMBER 11
UNITS 1101 THRU 1104

I CERTIFY THAT WITH THE EXCEPTION OF MINOR ARCHITECTURAL MODIFICATIONS MADE DURING CONSTRUCTION, THE DRAWINGS REPRESENT THE STRUCTURES AS BUILT.

Mark W. Ruby
Mark W. Ruby, Architect #9199

FIRST FLOOR PLAN
SCALE: 3/16" = 1'-0"





TRUSS DESIGN
 2 X 6 T & B
 2 X 4 MEMS
 TRUSSES 2'-0" O.C.
 LOADS: 20 10 & 10
 6/12 2 PIECE TRUSSES

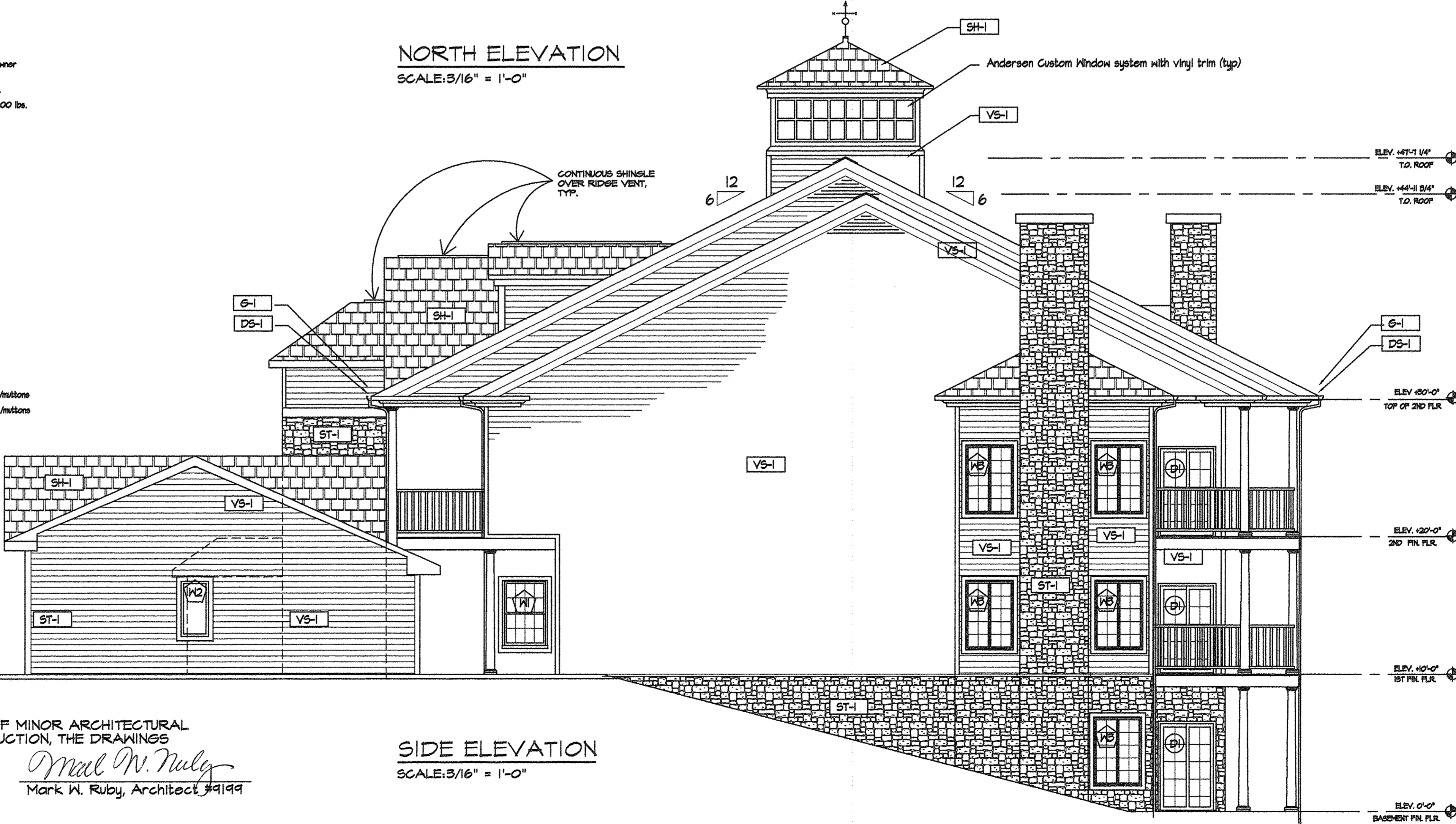
CONTINUOUS SHINGLE
 OVER RIDGE VENT, TYP.

ELEV. 44'-1 1/4" T.O. ROOF
 ELEV. 44'-4 5/8" T.O. ROOF
 ELEV. 40'-0" TOP OF 2ND FLR.
 ELEV. 32'-0" 2ND FIN. FLR.
 ELEV. 10'-0" 1ST FIN. FLR.
 ELEV. 0'-0" BASEMENT FIN. FLR.

EXTERIOR FINISH MATERIAL SCHEDULE					
CODE	MATERIAL	MANUFACTURER	PRODUCT NO.	COLOR	REMARKS/FINISH
SH-1	SHINGLES	CERTANTEED	INDEPENDENCE SHINGLE	DRIFTHOOD	All: colonial beige, 33% organic gray, medium tan wood, final selection by owner
ST-1	CULTURED STONE	OWENS CORNING	CULTURED STONE	COBELEFIELD-OHIO CSV-2026	final selection by owner
VS-1	VINYL SIDING	CERTANTEED - CEDAR IMPRESSIONS	RANDOM HAND SPLIT SHAKES	DESERT TAN	All: Prairie Sand Approve by owner
MR-1	POWDER COATED ALUMINUM RAILING	TO BE DETERMINED	TO BE DETERMINED	WHITE	8'-0" high, must support a force of 200 lbs. at any point and in any direction.
CL-1	6" AL. BOX HUMP OVER AND TRIM, NO. 202		PERMACAST FIBERGLASS COLUMN	WHITE	
VF-1	VINYL TRIM	CERTANTEED	3 1/2" Beaded Super Corner	Sandstone beige	All: colonial white final selection by owner
D-1	PLASTIC LUMBER DECK		5/4"		Final selection by owner
G-1	ALUMINUM GUTTERS				match adjacent finish colors
DS-1	ALUMINUM DOWNSPOUT				match adjacent finish colors

DOOR AND WINDOW SCHEDULE					
CODE	ROUGH OPENING	MANUFACTURER	PRODUCT NO.	COLOR	REMARKS/FINISH
W1	5'-4" x 9'-0"	ANDERSEN	2440HB40	white	Double hang w/ trim kit /m/stone
W2	2'-0" x 4'-0"	ANDERSEN	2440HB40	white	Double hang w/ trim kit /m/stone
W3	4'-4" x 5'-0 1/2"	ANDERSEN	CHCLR	white	Casement w/ trim kit /m/stone
W4	5'-0 1/2" x 5'-0 1/2"	ANDERSEN	PS050	white	FIXED w/ trim kit /m/stone
W5	1' x	ANDERSEN	CUSTOM TRANSOM	white	
W6	NOMINAL	ANDERSEN	CUSTOM ROUND	white	
W7	NOMINAL	ANDERSEN	CUSTOM	white	
W8	NOMINAL	ANDERSEN	CUSTOM	white	
D1	6'-0" x 6'-11"	ANDERSEN	FN660611 L/R	white	Frenchwood gliding patio doors /m/stone
D2	6'-0" x 6'-11"	ANDERSEN	FN660611 SASL/SAGR	white	Frenchwood gliding patio doors /m/stone
D3	5'-0" x 6'-8"	Therma-Tru	210	white	Embossed Steel Door
D4	5'-0" x 6'-8"	Therma-Tru	210	white	Embossed Steel Door
D5	4'-0" x 7'-0"	Wayne-dalton	insulated steel	white	Embossed Steel Door

NORTH ELEVATION
 SCALE: 3/16" = 1'-0"



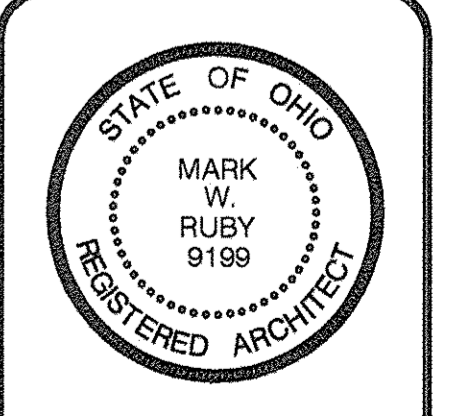
SIDE ELEVATION
 SCALE: 3/16" = 1'-0"

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Mark W. Ruby
 Mark W. Ruby, Architect #9199

REVISIONS	BY

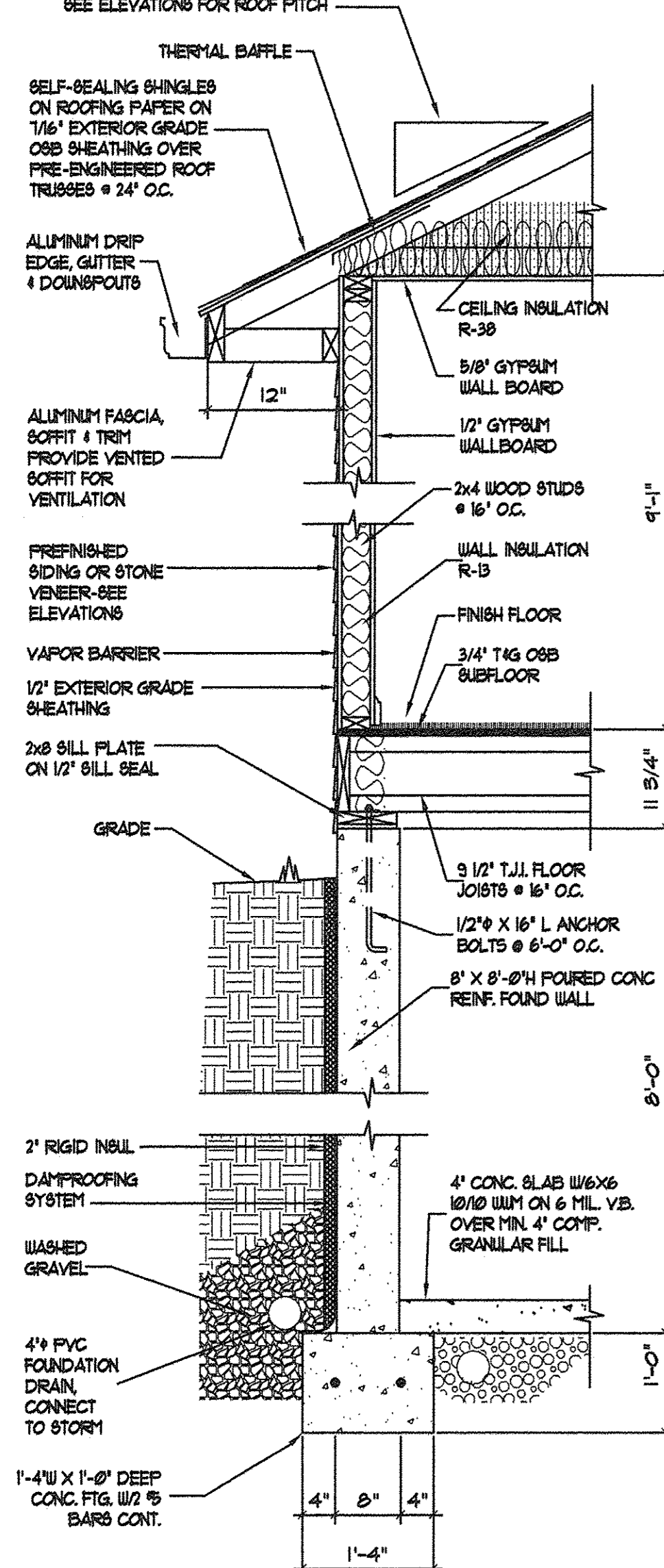
MARK W. RUBY
 ARCHITECT
 199 NORTH LEAVITT ROAD, SUITE 201
 AMHERST, OH, 44001
 (440) 966-2091

TITLE
 BUILDING # 11
 VERMILION SHORES CONDOMINIUMS II - PHASE I
 WHISPERING SHORES DR.
 VERMILION, OHIO

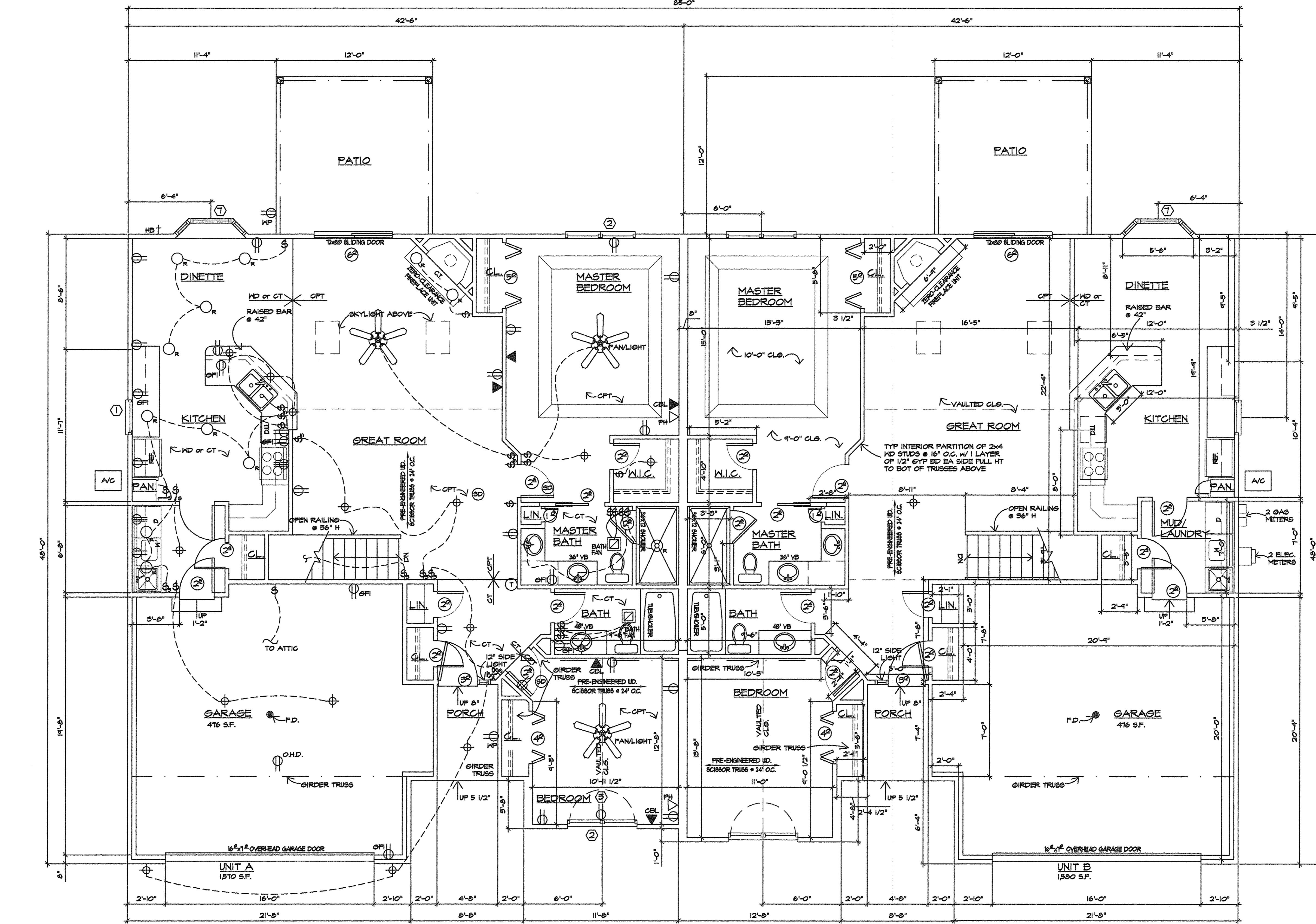


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NOTE:
INSTALL ICE GUARD AT ALL
GUTTER LINES AND VALLEYS
SEE ELEVATIONS FOR ROOF PITCH



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



WINDOW SCHEDULE						
MARK	DESCRIPTION	ROUGH OPENING (MIN)	CLEAR AREA REQUIRED	CLEAR AREA PROVIDED	CLEAR OPENING REQUIRED	CLEAR OPENING PROVIDED
1	28210 NARRROWLINE DOUBLE HUNG	3'-2 1/8" x 3'-1 1/4"	5.0 SQ. FT.	5.24 SQ. FT.	28" x 24"	30 1/16" x 24 3/16"
2	2846-2 TURN NARRROWLINE DOUBLE HUNG	5'-7 13/16" x 4'-9 1/4"				
3	CTN-1 NARRROWLINE CIRCLE TOP	5'-7 13/16" x 3'-0 1/2"				
4	2846-3 TRIPLE NARRROWLINE DOUBLE HUNG	8'-5 1/2" x 4'-9 1/4"				
5	CTN28 NARRROWLINE CIRCLE TOP	2'-10 1/8" x 1'-3 3/4"				
6	2846 NARRROWLINE DOUBLE HUNG	2'-10 1/8" x 4'-9 1/4"				
7	30-G149-20 ANDERSEN CASEMENT 50" BAY	5'-10" x 4'-6 13/16"				

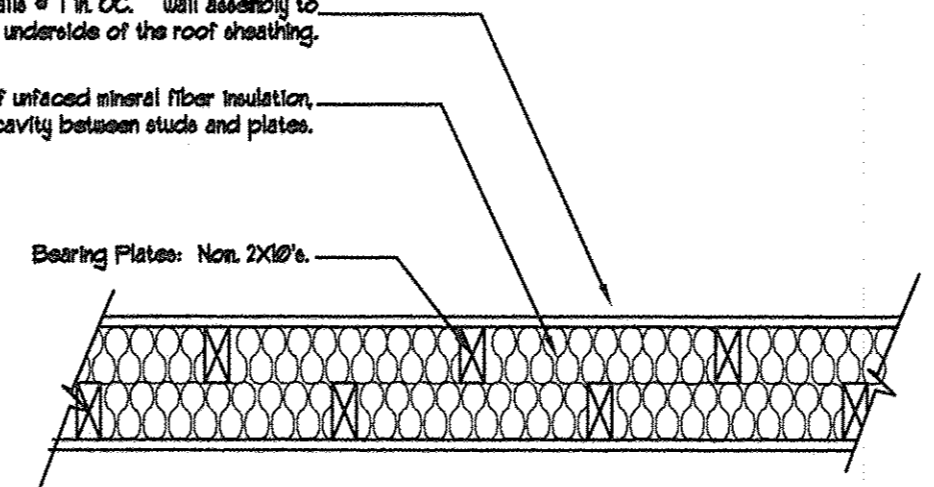
NOTES:
1. 44" MAX SILL HEIGHT
2. AT SUN ROOM

I CERTIFY THAT WITH THE EXCEPTION OF MINOR ARCHITECTURAL MODIFICATIONS MADE DURING CONSTRUCTION, THE DRAWINGS REPRESENT THE STRUCTURES AS BUILT.

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U.S. Design No. 10225. One layer 5/8" class X gypsum board applied vertically to 2x4 studs @ 16" O.C. attached to studs with 6d nails @ 12" O.C. Wall assembly to extend from top of conc. wall to the underside of the roof sheathing.

Insulation- Bound batts 1 1/2" in thick, min 23 pcf unfaced mineral fiber insulation, pressure fit in the wall cavity between studs and plates.



TENANT SEPARATION WALL
SCALE: 1/2" = 1'-0"

NOTES

- Dimensions are rough frame dimensions.
3 1/2" interior walls
4" exterior walls
(unless noted otherwise)
- All points of egress shall be equipped with stairways, handrails and guardrails (if required) which meet requirements of OBOA Residential Building Code Sections 314 and 315.
- All interior headers shall be (2) 2x4's unless noted otherwise on the plans. All exterior headers shall be (2) 2x2's unless noted otherwise on the plans.
- All exhaust fans shall be vented to the exterior.
- All smoke detectors shall be electric with battery backup and shall be interconnected with one another per OBOA Residential Building Code Section 316.

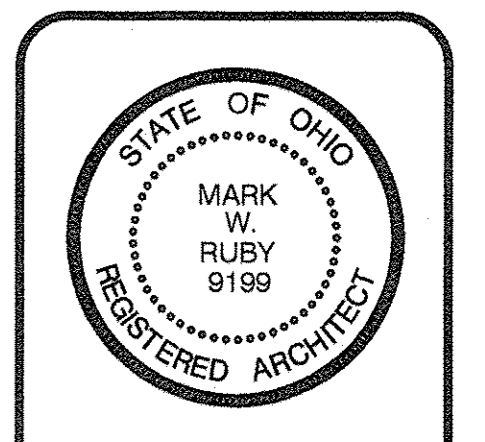
FLOOR PLAN
SCALE: 1/4" = 1'-0"

BUILDING NUMBER 25
UNITS 2501 & 2502

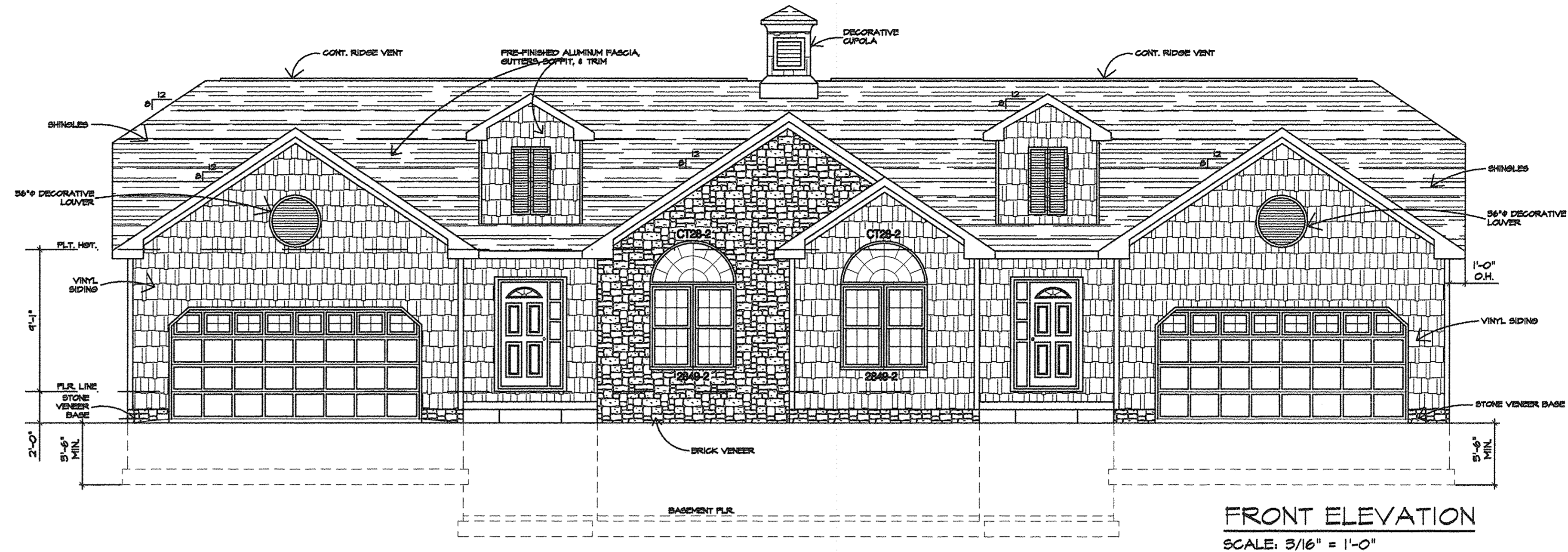
REVISIONS	BY

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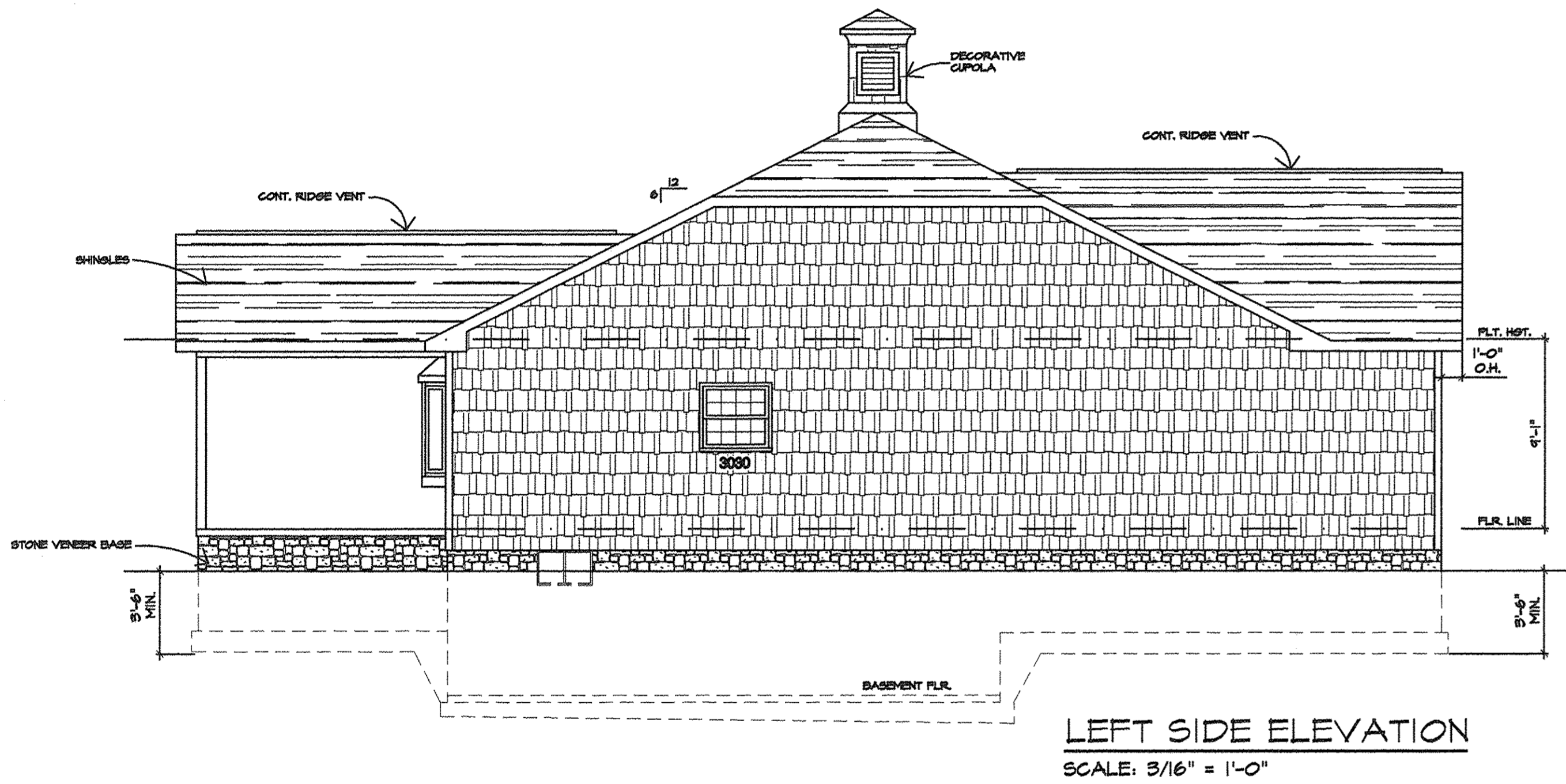
BUILDING 25
LAKESIDE VILLAS
201/203 SCHOONER COURT
VERMILION, OHIO



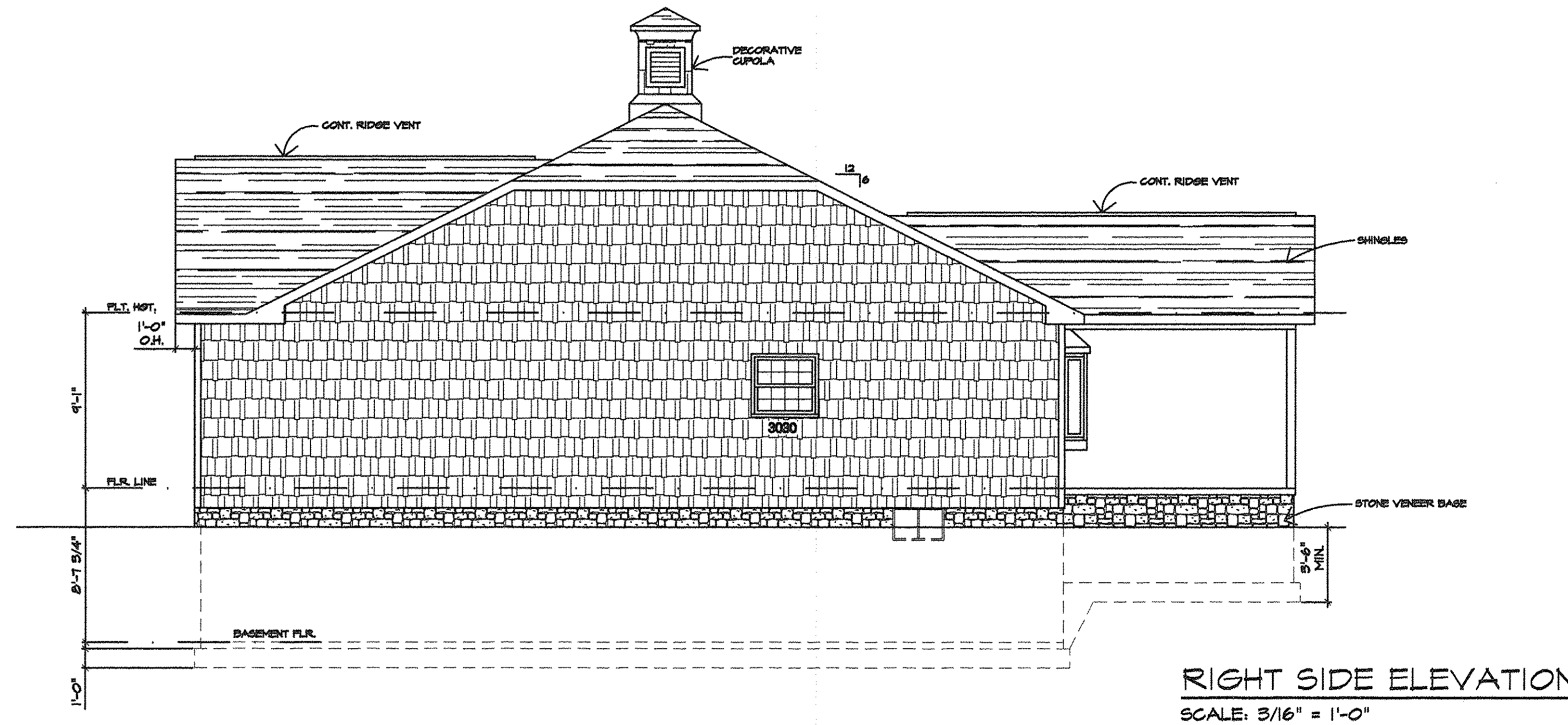
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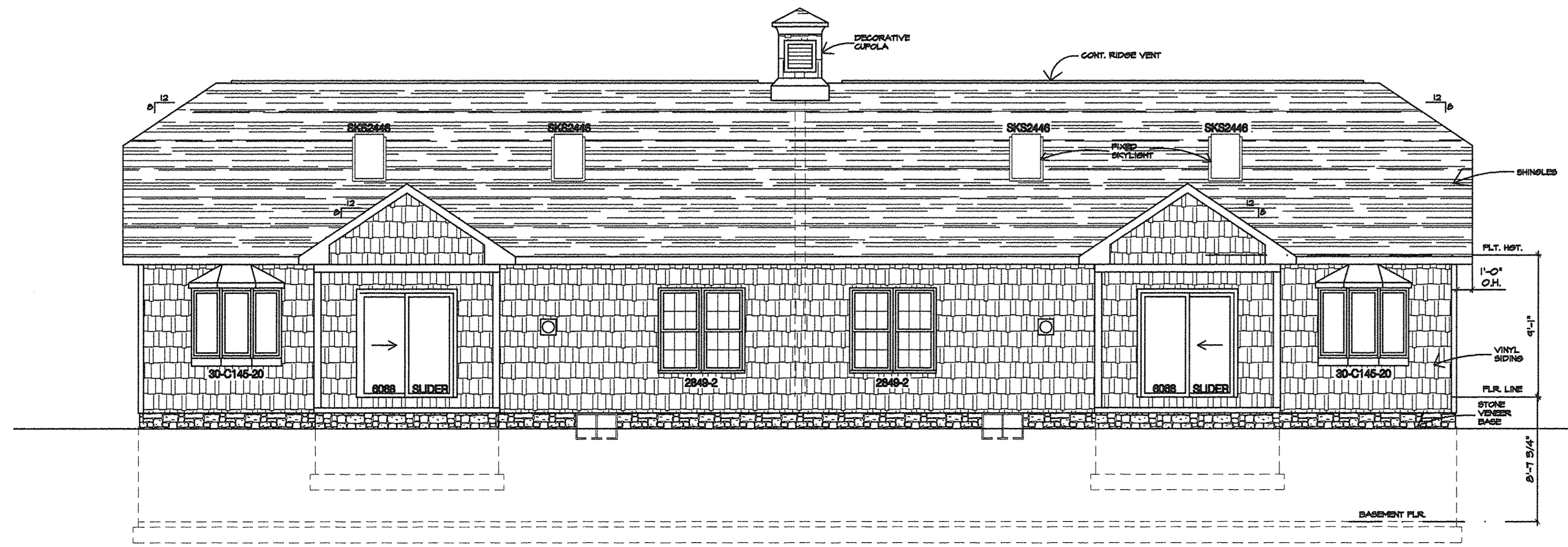
FRONT ELEVATION
SCALE: 3/16" = 1'-0"



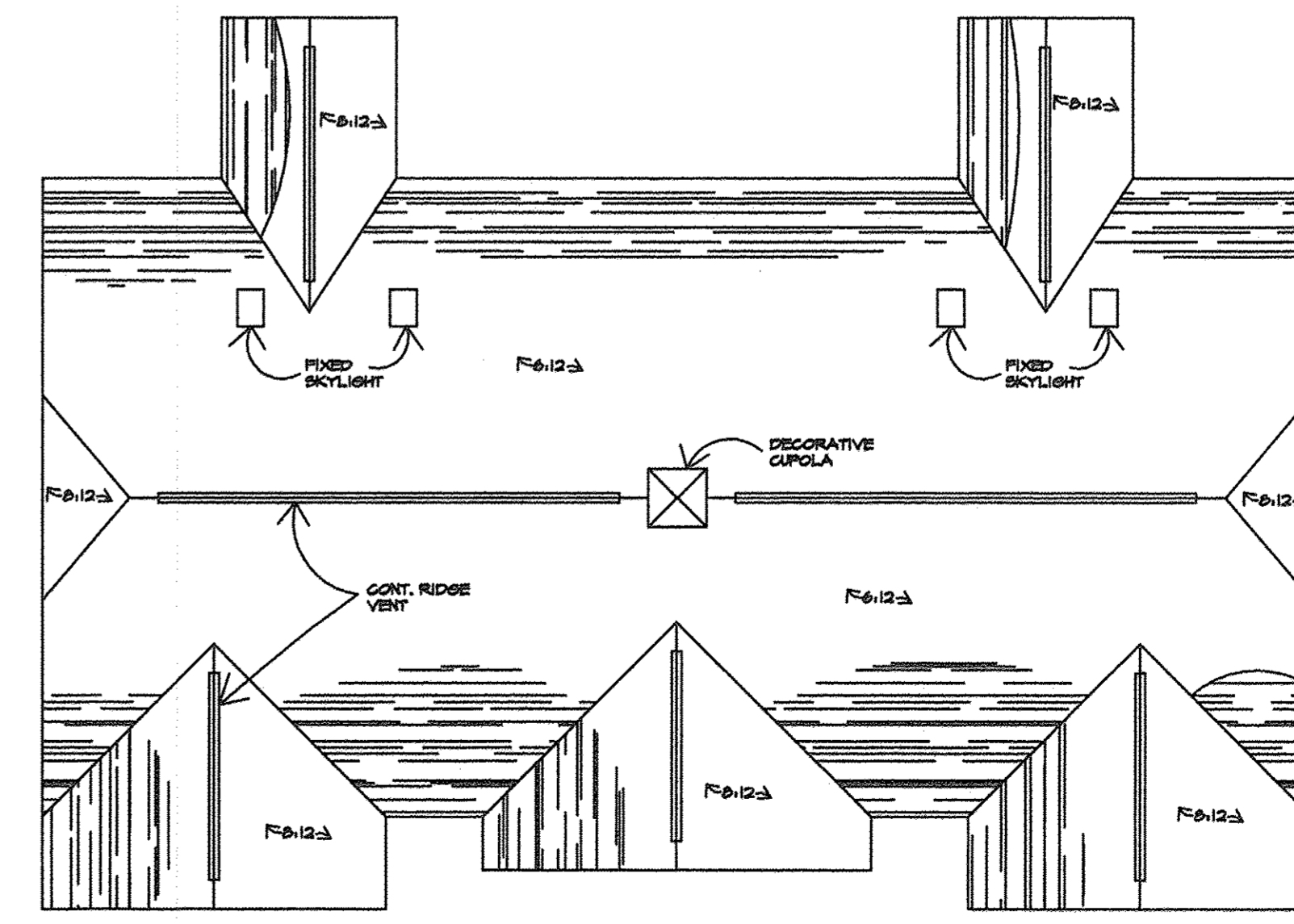
LEFT SIDE ELEVATION
SCALE: 3/16" = 1'-0"



RIGHT SIDE ELEVATION
SCALE: 3/16" = 1'-0"



REAR ELEVATION
SCALE: 3/16" = 1'-0"



ROOF PLAN
SCALE: N.T.S.

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REVISIONS	BY

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BUILDING 25
LAKESIDE VILLAS
201/203 SCHOONER COURT
VERMILION, OHIO

TITLE

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PROJ. 1437
SHEET

9 OF 9