

OBREGON RESIDENCE

1000 DONNA RD. (MAIER SUBDIVISION LOT 2)
PALMVIEW, TEXAS 78572

TREVINO



DRAFT DESIGNS
Residential ■ Commercial

711 W. NOLANA AVE. STE. 206-G
MCALLEN, TX. 78504
956.573.9557

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REVISIONS	DATE



CONSTRUCTION NOTES:

- ALL MILLWORK, APPLIANCES AND EQUIPMENT SIZES TO BE MEASURED ON SITE BEFORE ORDERING.
- ALL FUR-OUT WALLS TO BE FRAMED BY 2X4 STUDS.
- SOME PLUMBING WALLS TO BE FRAMED WITH 2X6 STUDS.
- WINDOWS IN BATHROOMS WILL HAVE OBSCURED GLASS.
- ALL DIMENSIONS TO BE FIELD VERIFIED.
- ALL WORK WILL BE INSPECTED PRIOR TO COVER.
- ALL MATERIAL SHALL BE NEW AND OF THE GOOD QUALITY.
- PROVIDE WATER RESIST GYP. BOARD AT SHOWER WALLS.
- ALL INTERIOR WALLS TO BE 2X4 AT 16" O.C. W/1-PLY 5/8" GYP. BOARD AT EACH SIDE UNLESS NOTED OTHERWISE.
- ALL EXTERIOR WALL TO BE 2X4 AT 16" O.C. OR TO FOLLOW FEDERAL, STATE, COUNTY AND/ OR CITY ORDINANCES AND BUILDING CODES.
- PROVIDE EXTERIOR HOSE BIBS. REFER TO SITE PLAN FOR LOCATIONS
- FINISH FLOOR ELEVATIONS SHALL BE 18" ABOVE EXISTING CONCRETE CURB. OR TO FOLLOW FEDERAL, STATE, COUNTY AND/ OR CITY ORDINANCES AND BUILDING CODES.



SYMBOL LEGEND

- DRAWING TITLE **1** FLOOR PLAN
SCALE: 1/4"=1'-0"
- ELEVATION SYMBOL 2 / D-3.1
- NORTH ARROW
- ELEVATION MARKER ELEVATION
- SECTION LABEL
- PROPERTY SYMBOLS
- SLOPE SYMBOLS
- ROOF DRAIN SYMBOL R.D.
- STEP DOWN SYMBOL

DRAWING INDEX

CS	COVER SHEET
D-1.0	SITE PLAN
D-2.0	FLOOR PLAN
D-3.0	FOUNDATION PLAN
D-3.1	FOUNDATION DETAILS
D-4.0	ROOF PLAN
D-5.0	ELEVATIONS
D-5.1	ELEVATIONS
D-6.0	ELECTRICAL PLAN

AREAS	
LIVING	2,693 S.F.
GARAGE	381 S.F.
PORCH	50 S.F.
COVERED PATIO	150 S.F.
TOTAL	3,274 S.F.

ABBREVIATIONS

A/C	AIR CONDITIONING
AFF	ABOVE FINISH FLOOR
CB	CIRCUIT BREAKER
CMU	CONCRETE MASONRY UNIT
SD	SMOKE DETECTOR
W/H	WATER HEATER
TBD	TO BE DETERMINED
PD	POCKET DOOR

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1000 DONNA RD.
PALMVIEW, TEXAS 78572

SHEET CONTENT:

COVER PAGE

PROJECT No.:

2021.28.04

DATE:

4-28-2021

DRAWN BY:

TREVINO DRAFT DESIGNS

CHECKED BY:

TREVINO DRAFT DESIGNS

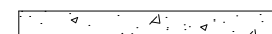
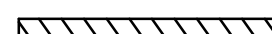
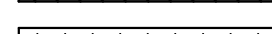
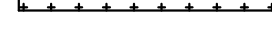

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CS

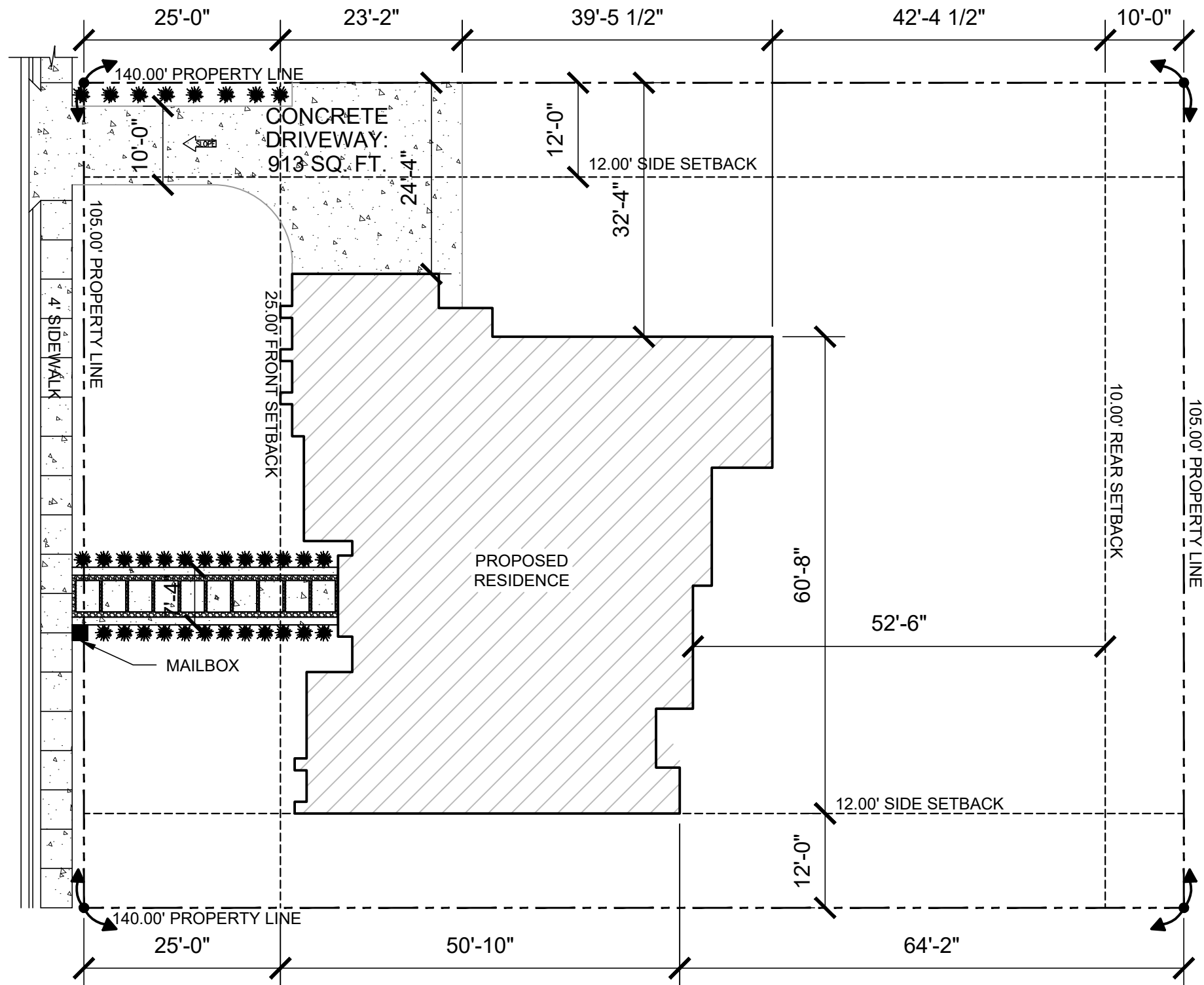
311 SQ. FT.-CANTERA
 260 SQ. FT. - SIDEWALK
 368 SQ. FT. -CITY SIDEWALK

QUOTE: FOAM INSULATION
 WALLS + ROOF

SITE LEGEND:

-  CONCRETE
-  AREA OF BUILDING
-  AREA OF GRASS
-  PROPERTY LINE
-  SETBACK LINE

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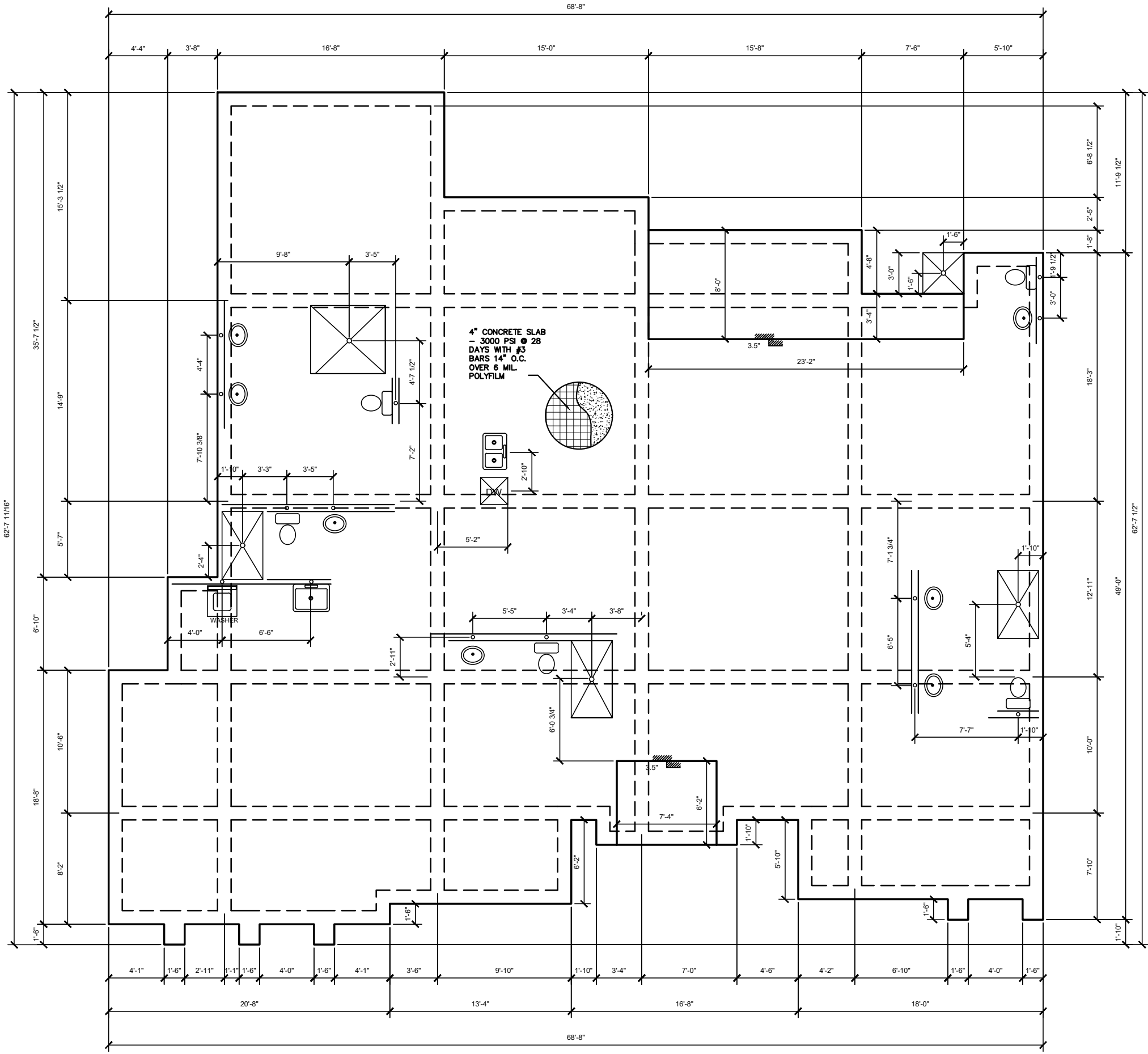


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SHEET CONTENT:
SITE PLAN
PROJECT No.:
2021.28.04
DATE:
4-28-2021
DRAWN BY:
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TREVINO DRAFT DESIGNS
SHEET No.:

D-1.0

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1000 DONNA RD.
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SHEET CONTENT:	FOUNDATION PLAN
PROJECT No.:	2021.28.04
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SHEET No.:	D-3.0





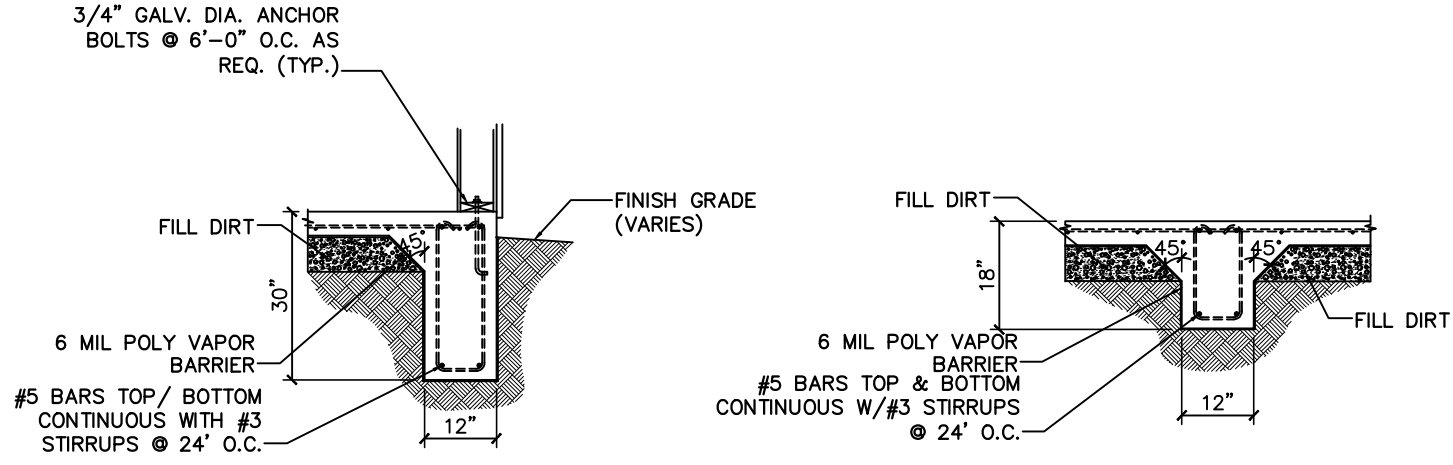
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FOUNDATION NOTES

4" THICK SLAB 3000 PSI ON GRADE W/ $\frac{3}{8}$ " REBAR @16" C.C. B.W. AT MID-DEPTH ON SLAB OVER 6 MIL POLY FILM OVER APPROVED COMPACTED FILL.

EXTERIOR BEAMS TO BE 12"X30" WITH 4 #5 CONT. TOP & BOTTOM WITH #3 STIRRUPS AT 24" O.C. AND A MINIMUM OF 6" IN DEPTH TO UNDISTURBED SOIL.

INTERIOR BEAMS TO BE 12"X18" WITH 4 #5 CONT. TOP & BOTTOM WITH #3 STIRRUPS AT 24" O.C.

CORNER BARS: 2'X2' - #5

APPLY 6X6 #8 WIRE MESH AT SIDEWALKS.

USE ONLY COMPACTED SELECTED FILL DIRT.

FINISH FLOOR TO BE 18" FROM TOP OF CURB.

THIS FOUNDATION DESIGN IS ONLY A RECOMMEND DESIGN, FINAL FOUNDATION DESIGNS AND SPECTS. TO BE DETERMINE BY THE CONTRACTOR.

SHEET CONTENT:	FOUNDATION DETAILS
PROJECT No.:	2021.28.04
DATE:	4-28-2021
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SHEET No.:	D-3.1

REVISIONS	DATE



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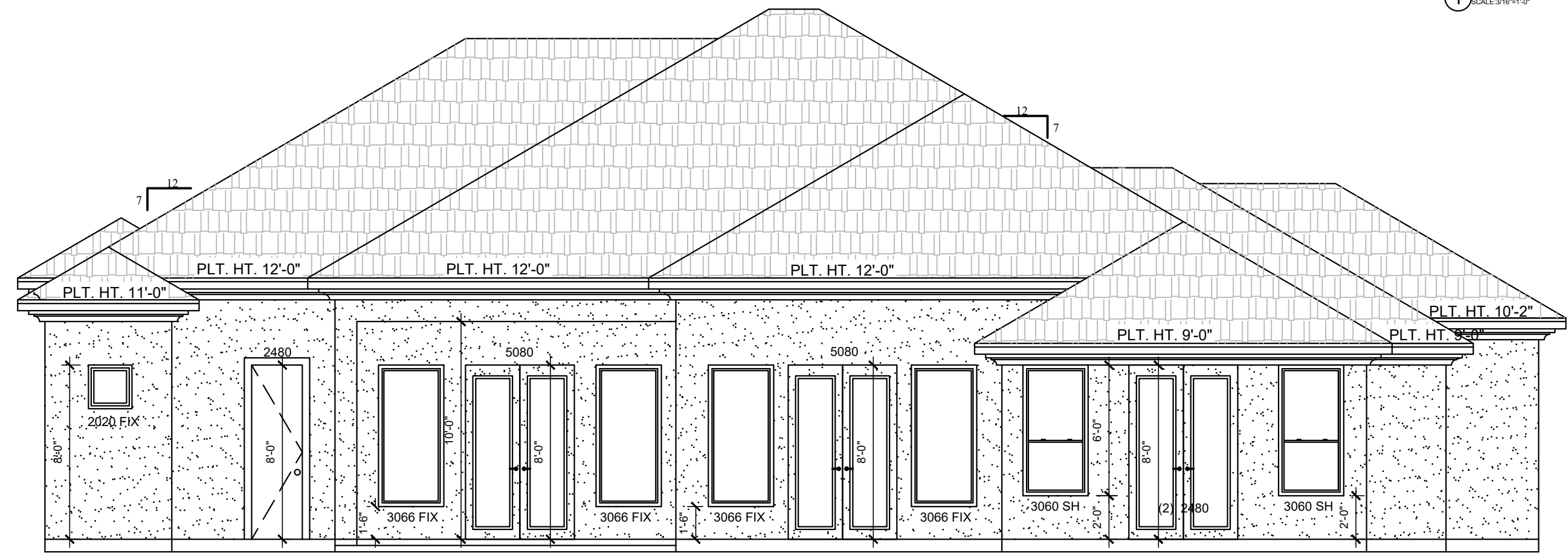
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SHEET CONTENT:
ELEVATIONS
PROJECT No.:
2021.28.04
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D-5.0



① FRONT ELEVATION
 SCALE: 3/16"=1'-0"



② REAR ELEVATION
 SCALE: 1/8"=1'-0"



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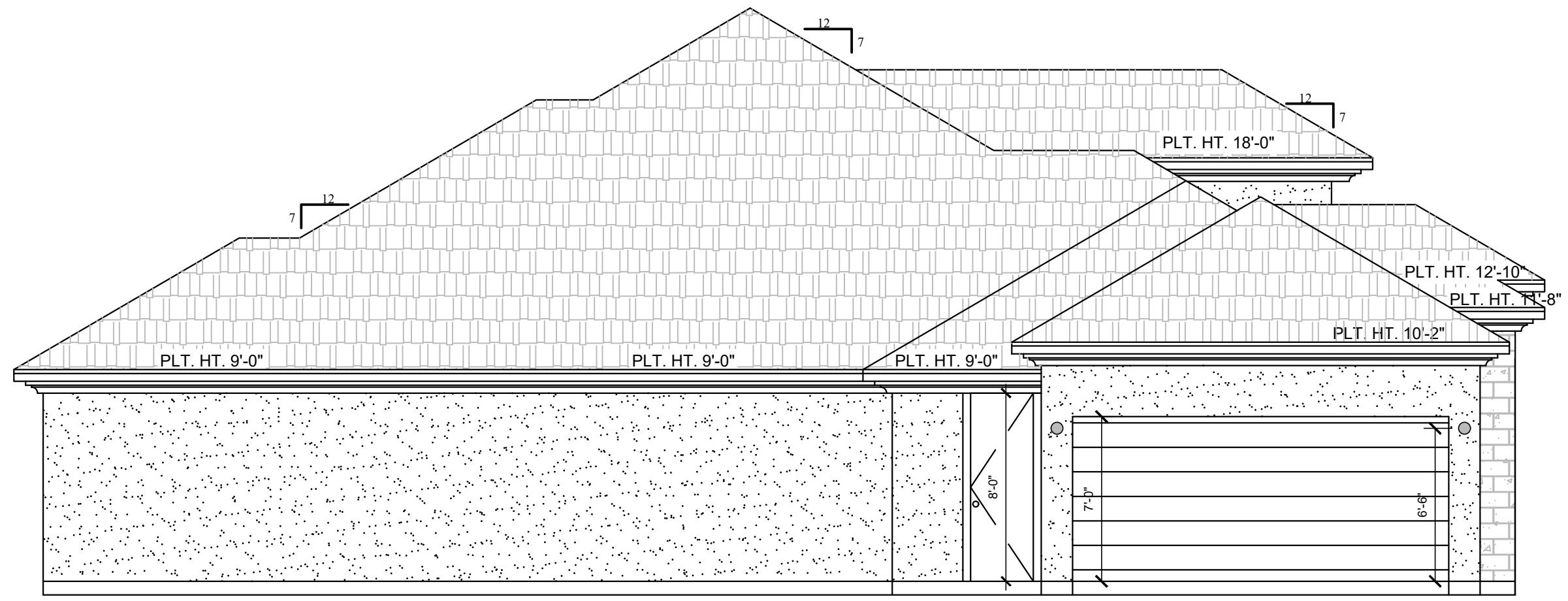


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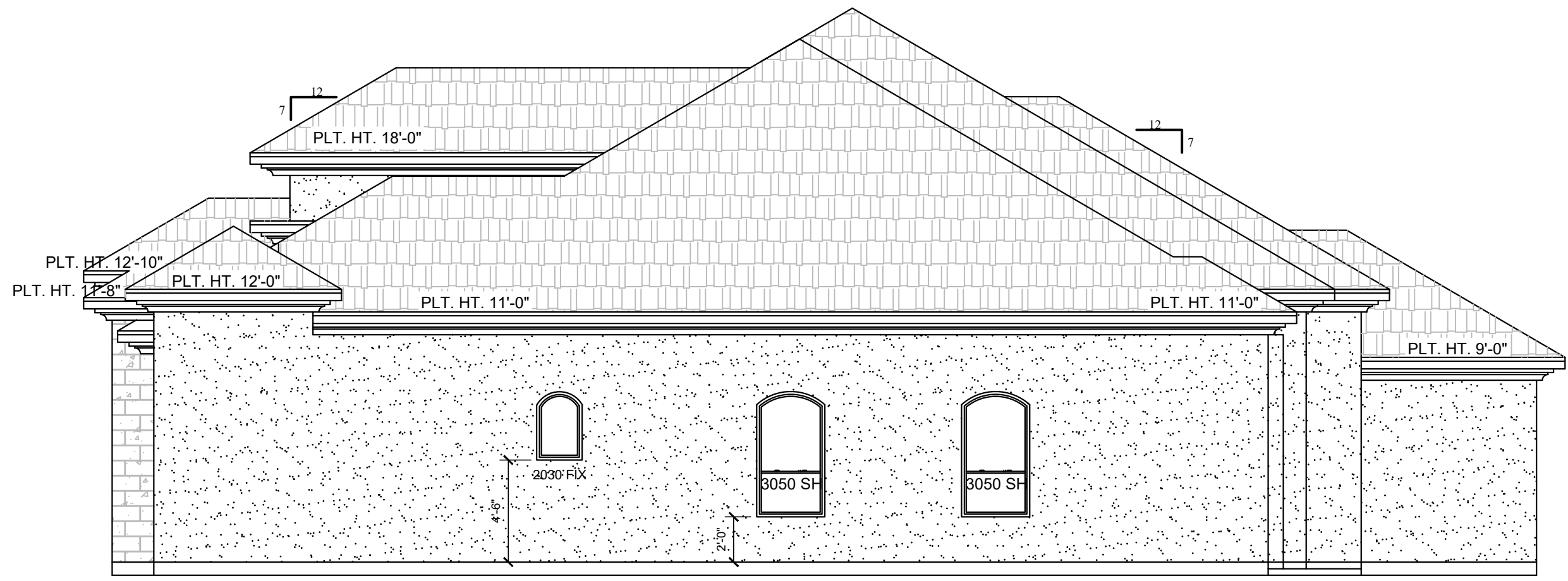
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








D-5.1





1 LEFT ELEVATION
SCALE: 1/8"=1'-0"








2 RIGHT ELEVATION
SCALE: 1/8"=1'-0"



- GARAGE DOOR OPENER 
- DOOR BELL 
- CHIME 
- CIRCUIT-BREAKER PANEL 
- EXHAUST FAN 
- DUPLEX CONVENIENCE OUTLET 
- WEATHER PROOF OUTLET W/GFI 
- GROUND-FAULT-INTERRUPTER 
- RANGE OUTLET 
- 220 VOLT OUTLET 



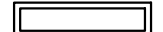
- CEILING FAN 

- CHANDALIER 
- FLOOD LIGHTS W/TIMER 

- RECESSED FIXTURE 
- SURFACE MOUNT FIXTURE 
- SINGLE-POLE SWITCH 

- CABLE T.V. OUTLET 
- WALL MOUNTED LIGHT 

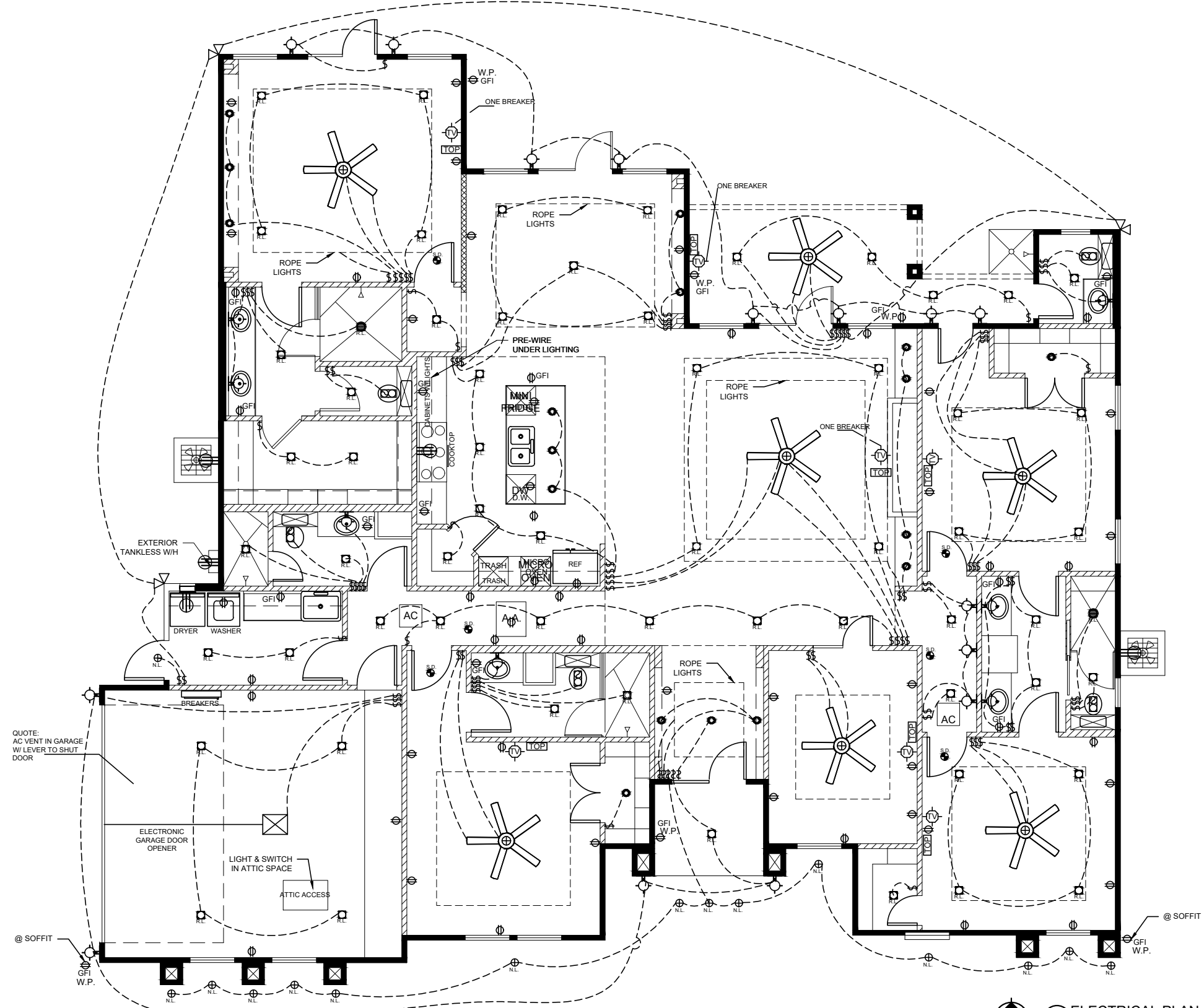
- CEILING MOUNTED SMOKE DETECTOR 
- PHONE 

- CARBON MONOXIDE DETECTOR 
- XENON LIGHT 2.5" 
- 1'X4' FLORESCENT LIGHT 

- HANGING LIGHT 

NOTE: ALL TV OUTLETS AT 6'-0" ABOVE FINISH FLOOR, OR PER OWNERS REQUEST.

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



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