

RIVERHOUSE AT  
Odette's

274 SOUTH RIVER ROAD  
NEW HOPE, PA 18938

OWNER/ OPERATOR:  
GATEWAY TO NEW HOPE, LLC  
274 South River Road  
New Hope, PA 18938

ARCHITECT:  
STOKES ARCHITECTURE  
1700 Sansom Street  
Philadelphia, PA 19103  
tel: (215) 523-9190

INTERIOR DESIGNER  
BALONGUE DESIGN INC  
707 Matsonford Road  
Villanova, PA 19085  
tel: (610) 525-7593  
fax: (610) 525-7594

CIVIL ENGINEER:  
VAN CLEEF ENGINEERING  
ASSOCIATES, LLC  
501 North Main Street  
Doylestown, PA 18901  
tel: (215) 345-1876  
fax: (215) 345-1730

STRUCTURAL ENGINEER:  
O'DONNELL & NACCARATO  
111 S. Independence Mall East Suite 950  
Philadelphia, PA 19106  
tel: (215) 925-3788

MEP ENGINEER:  
WICK FISHER WHITE  
111 S. Independence Mall East Suite 400  
Philadelphia, PA 19106  
tel: (215) 627-0200  
fax: (215) 627-4840

LIGHTING DESIGNER  
BRIAN ORTER LIGHTING DESIGN LLC  
227 W. 29th St 8th Floor  
New York, NY 10001  
tel: (646) 502-7568

STOKES.  
ARCHITECTURE + DESIGN  
STOKESARCH.COM

SEAL

| MARK | REVISIONS         | DATE       |
|------|-------------------|------------|
| 1    | GENERAL REVISIONS | 2019-02-29 |
| 0    | ISSUE FOR PERMIT  | 2019-02-28 |

ALL DIMENSIONS AND RELATIONSHIPS MUST BE VERIFIED BY CONTRACTOR. THE ARCHITECT IS TO BE NOTIFIED OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE CONSTRUCTION. DO NOT SCALE FROM DRAWINGS.

PROJECT #:  
1351  
FILENAME:  
Odettes.v2017.current.rvt  
DRAWN:  
C  
CHECKED:  
RS  
DATE:  
2019-02-28

PERMIT SET

FIRST FLOOR PLAN

DRAWING

A101

SPECIFICATION LEGEND

Item Description  
06 15 35 Modular Wood Patio Decking  
07 53 23 EPDM  
07 62 00 Sheet Metal Flashing & Trim

PLAN - GENERAL NOTES:

1. ALL WORK SHALL COMPLY WITH CURRENT FEDERAL, STATE, AND LOCAL BUILDING CODES AND REGULATIONS, TRADE STANDARDS, AND MANUFACTURER'S INSTRUCTIONS REFERENCED IN THE CONTRACT DOCUMENTS.
2. NOTIFY ARCHITECT/DESIGNER OF ANY CONFLICTS BETWEEN SITE CONDITIONS AND DRAWINGS BEFORE PROCEEDING WITH CORRECTIVE MEASURES.
3. ALL DRAWINGS SHALL BE FULLY COORDINATED BY CONTRACTOR TO VERIFY ALL DIMENSIONS, DERESSED SLABS, SLOPES, DRAINS, OUTLETS, RECESSES, REGLETS, BOLT SETTINGS, SLEEVES, ETC.
4. ALL STRUCTURAL DRAWINGS SHALL BE USED IN CONJUNCTION WITH THE ARCHITECTURAL, MECHANICAL, ELECTRICAL, SHOP DRAWINGS AND SPECIFICATIONS. DETAILS AND SECTIONS ON THE DRAWINGS ARE SHOWN AT SPECIFIC LOCATIONS. DETAILS NOTED "TYPICAL" OR "TYP" OR "SIM" IMPLY ALL CONDITIONS TREATED SIMILARLY; MODIFICATIONS TO BE MADE BY CONTRACTOR TO ACCOMMODATE MINOR VARIATION.
5. ALL DIMENSIONS ARE TO FINISHED FACE OF WALL UNLESS NOTED OTHERWISE.
6. DRAWINGS ARE NOT TO BE SCALED; VERIFY ANY MISSING OR CONFLICTING WRITTEN DIMENSIONS WITH THE ARCHITECT/DESIGNER PRIOR TO CONSTRUCTION.
7. SEE SHEET A606 FOR PARTITION TYPES
8. REVIEW LAYOUTS FOR PARTITIONS IN FIELD WITH THE OWNER AND ARCHITECT/DESIGNER PRIOR TO START OF CONSTRUCTION.
9. COORDINATE BLOCKING REQUIREMENTS AND LOCATIONS WITH ELEVATIONS AND DETAILS. ALL BLOCKING TO BE FIRE RETARDANT.
10. WINDOW M.O. & R.O. DIMENSIONS ARE BASED ON MARVIN WINDOWS. REFER TO A 604 FOR ADDITIONAL INFORMATION REGARDING SERIES AND MODEL COORDINATION OF MNFR. REQUIRED WINDOW DIMENSIONS AS A RESULT OF SUBSTITUTION SHALL BE THE SOLE RESPONSIBILITY OF THE GC. SEE A604 FOR ADDITIONAL INFORMATION.

PLAN KENOTES

1. PROVIDE MISC. METAL SUPPORTS AND BRACKETS AS REQUIRED FOR NANWALL SUPPORT. SEE MNFR. SPECIFIC DRAWINGS FOR ADDITIONAL INFORMATION

