



**GENERAL SITE NOTES**

1. THESE DRAWINGS ARE INTENDED TO OUTLINE THE GENERAL SCOPE OF THE WORK. CONTRACTORS SHALL FIELD VERIFY ALL EXISTING CONDITIONS AND DIMENSIONS BEFORE STARTING ANY WORK. CONTRACTORS SHALL ALSO BE RESPONSIBLE FOR ADHERING TO ALL APPLICABLE CODES AND GENERALLY ACCEPTED TRADE PRACTICES.
2. ALL CONSTRUCTION ACTIVITY ON THIS SITE TO BE PERFORMED IN COMPLIANCE WITH THE CURRENT VERSION OF THE CITY OF INDIANAPOLIS STORM WATER DESIGN & CONSTRUCTION SPECIFICATIONS MANUAL.
3. NO SURVEY HAS BEEN PROVIDED FOR THIS SITE. SITE FEATURES AND TOPOGRAPHIC DATA HAVE BEEN DERIVED FROM AERIAL PHOTOGRAPHY, CURSORY SITE INVESTIGATION, FIELD VERIFICATION AND OTHER RELIABLE MEANS OF INVESTIGATION. ALL EXISTING FEATURES INCLUDING GRADE ELEVATIONS, DRAINAGE PATHS, PAVING CONTINUITY AND CONDITION, ETC. SHALL BE FIELD VERIFIED.
4. ALL SITE UTILITIES ARE PRESUMED TO BE EXISTING, UNLESS NOTED OTHERWISE. COORDINATE SITE UTILITIES WITH MECHANICAL, ELECTRICAL AND PLUMBING SUB-CONTRACTORS AND LOCAL UTILITY COMPANIES AS REQUIRED TO PROVIDE SERVICES INCLUDING BUT NOT LIMITED TO WATER SUPPLY, SANITARY SEWER & WASTE DISCHARGE, ELECTRICAL SERVICE, NATURAL GAS SERVICE, AND TELECOMMUNICATIONS.
5. THIS SCOPE OF WORK IS DESIGN-BUILD IN NATURE. NOT ALL CONDITIONS, CONNECTIONS NOR TRANSITIONS MAY BE SHOWN. CONTRACTORS SHALL DETERMINE THE BEST MEANS FOR ACHIEVING THE INDICATED DESIGN INTENT. DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER'S REPRESENTATIVE PRIOR TO COMMENCEMENT OF WORK, SUCH THAT ALL UNFORESEEN CHALLENGES CAN BE RESOLVED BY MINIMALLY IMPACTING THE CONSTRUCTION SCHEDULE AND BUDGET. RIVERA GROUP LLC SHALL BEAR NO FINANCIAL RESPONSIBILITY FOR THE CONSTRUCTABILITY OF THIS PROJECT.

**SITE PLAN KEYNOTES:** (X) →

- ① PROPOSED HOUSE ADDITION
- ② PROVIDE CONCRETE WASH-OUT
- ③ PROVIDE SILT FENCE FOR EROSION CONTROL
- ④ ACCESS TO CONSTRUCTION SITE. REMOVE SOIL AND DEBRIS FROM CONSTRUCTION SITE.

**SITE DATA**

**LOT AREA (D3) - METRO**

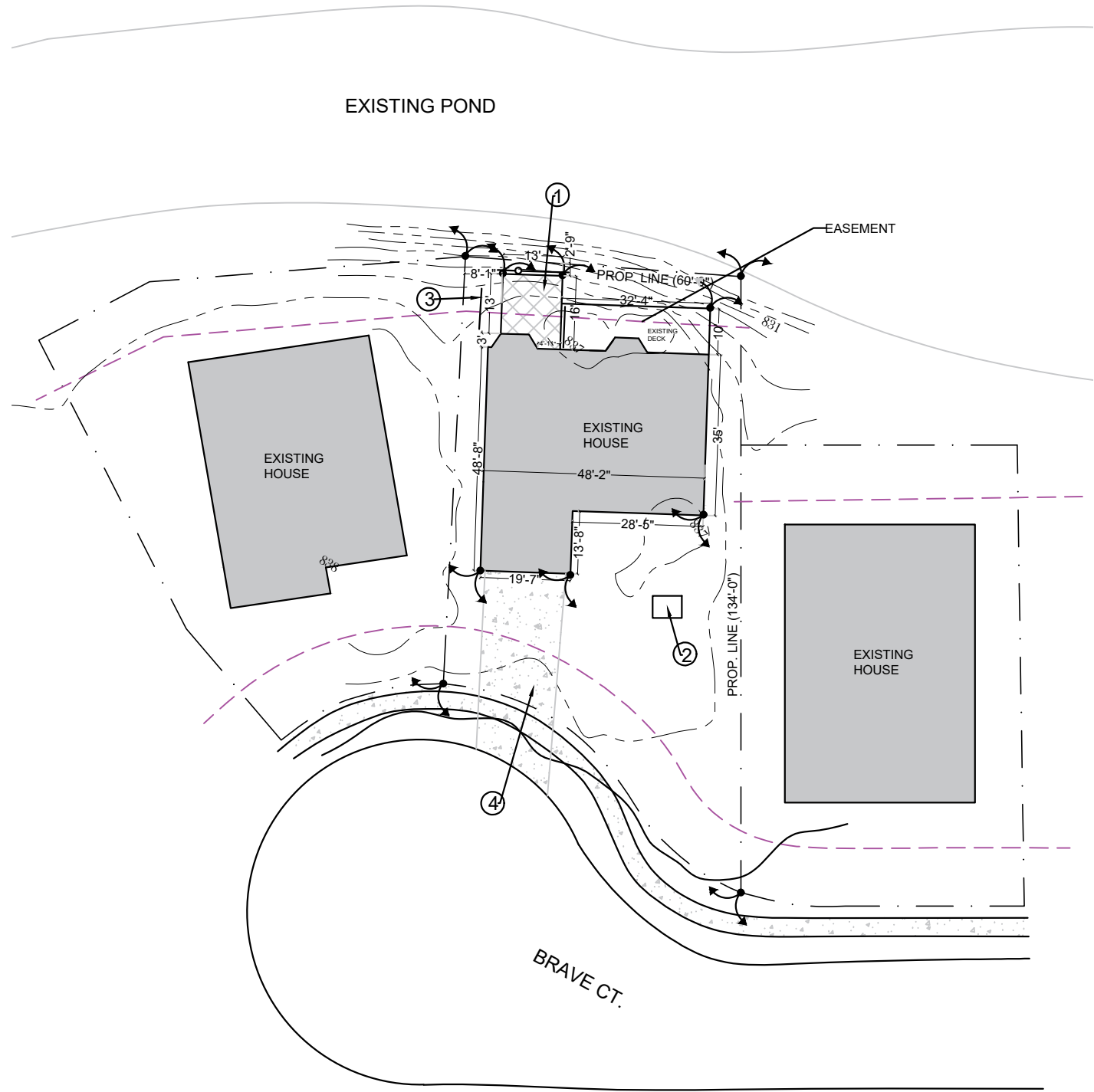
PARCEL SIZE (134' x 60') 6,966 S.F.

**TOTAL BLDG AREA**

EXISTING FOOTPRINT AREA 2,621 SQ. FT.  
EXISTING CONCRETE PATH 722 SQ. FT.

PROPOSED ADDITION HOUSE AREA 190 SQ. FT.

OPEN SPACE PERCENTAGE 59%



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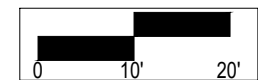
DATE

**JAN,06,2025**

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Proposed

**Site Plan**

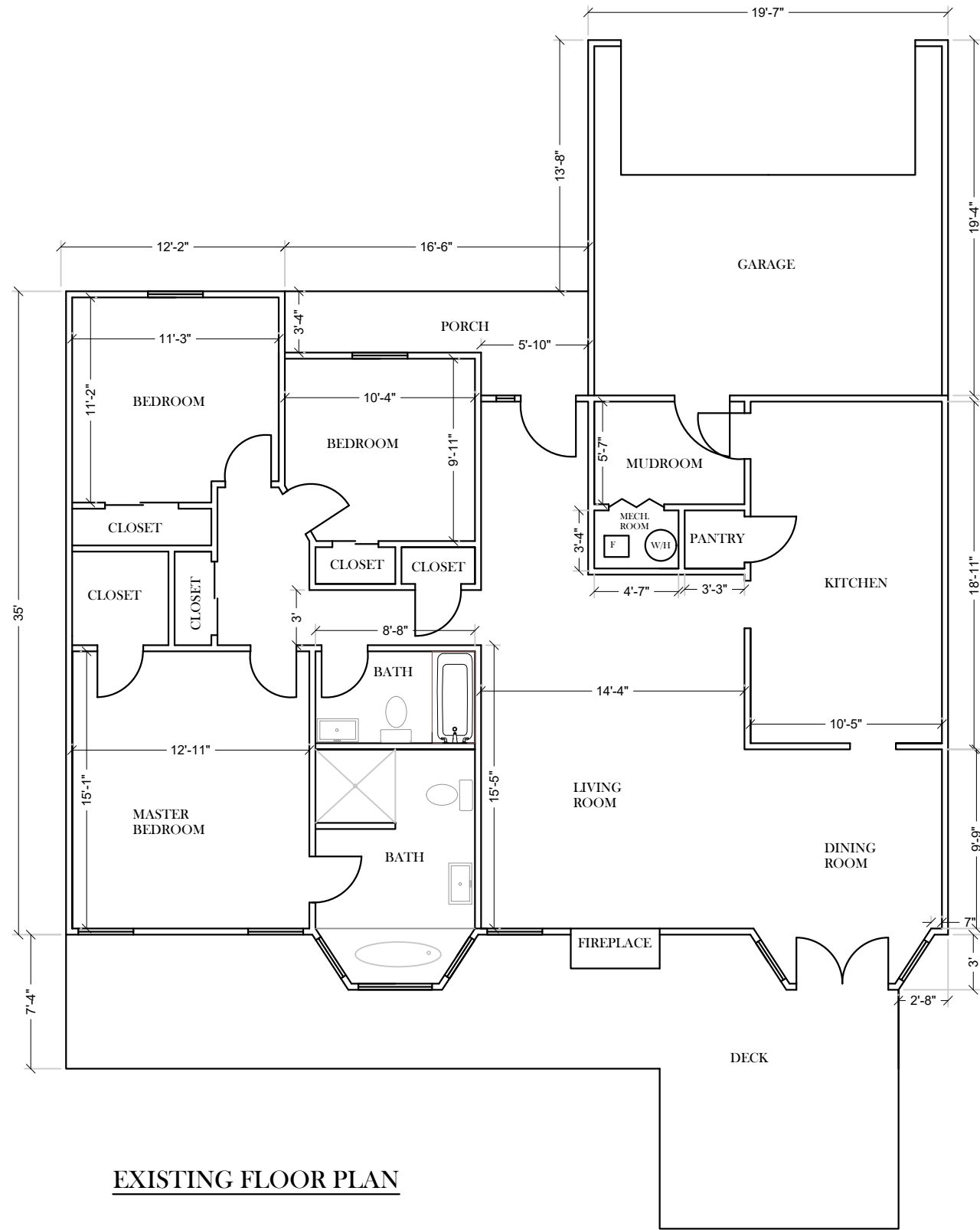
SCALE: 1" = 32'

**C2**



**RIVERA**  
GROUP, LLC

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EXISTING FLOOR PLAN

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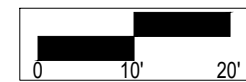
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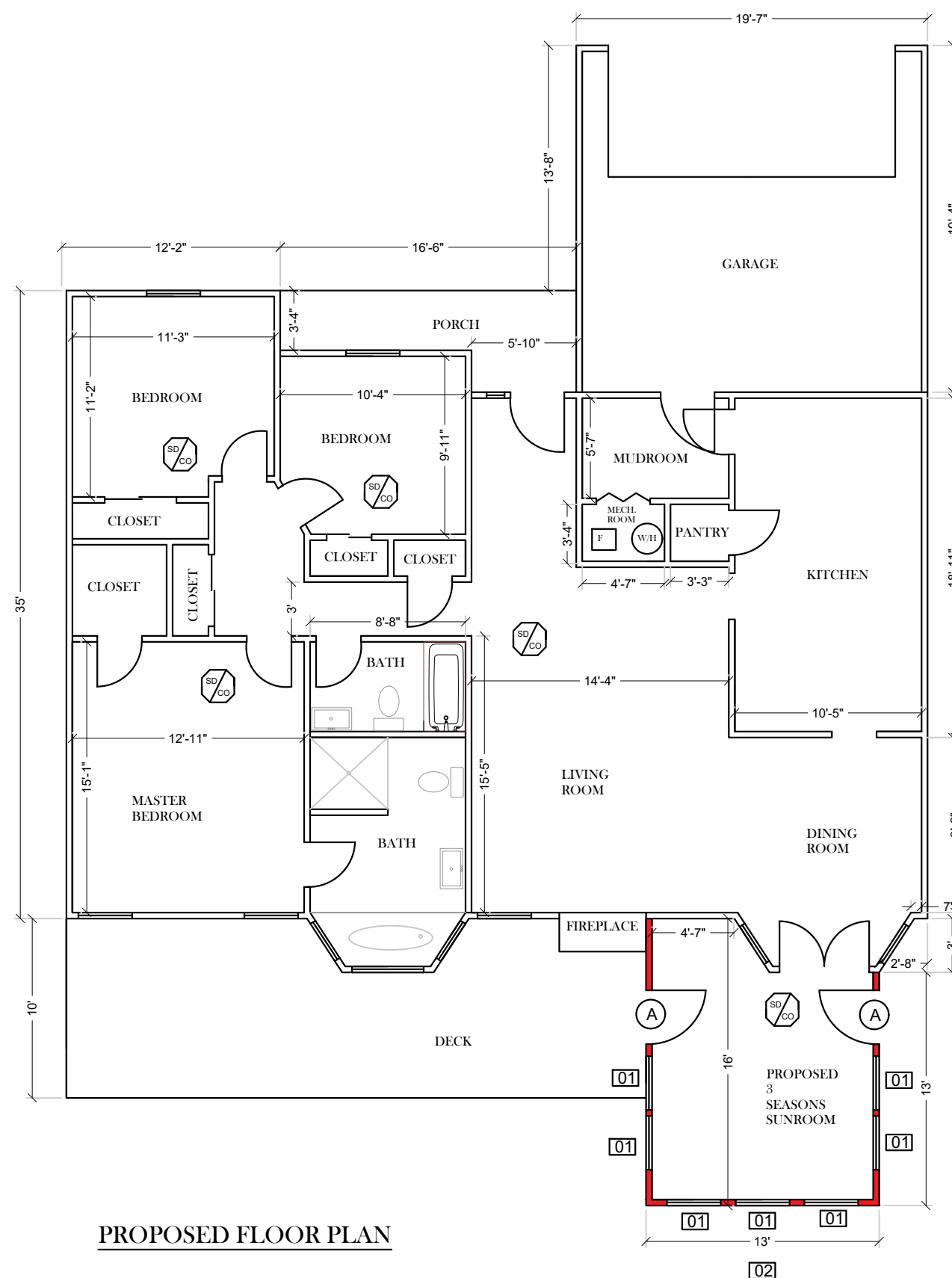
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Existing  
**Floor Plan**  
SCALE: 1" = 8'

**A1**



**PROPOSED FLOOR PLAN**

**LEGEND**

SMOKE DETECTORS W/ CARBON MONOXIDE DETECTOR

NEW WALL - FRAMING

**LEGEND**

NEW DOORS

MARK	COUNT	WIDTH	HEIGHT	NOTES
A	2	3'-0"	6'-8"	

**NOTES**

Egress Window.  
 Window size: 3'0"x5'0"  
 Openings Area: 33"X28.5"  
 Net Openings Area: 2.75x2.375=6.53

**NEW WINDOW SCHEDULE**

MARK	COUNT	WIDTH	HEIGHT	NOTES
01	7	3'-0"	5'-8"	
02	1	3'-0"	3'-0"	PANEL

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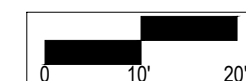
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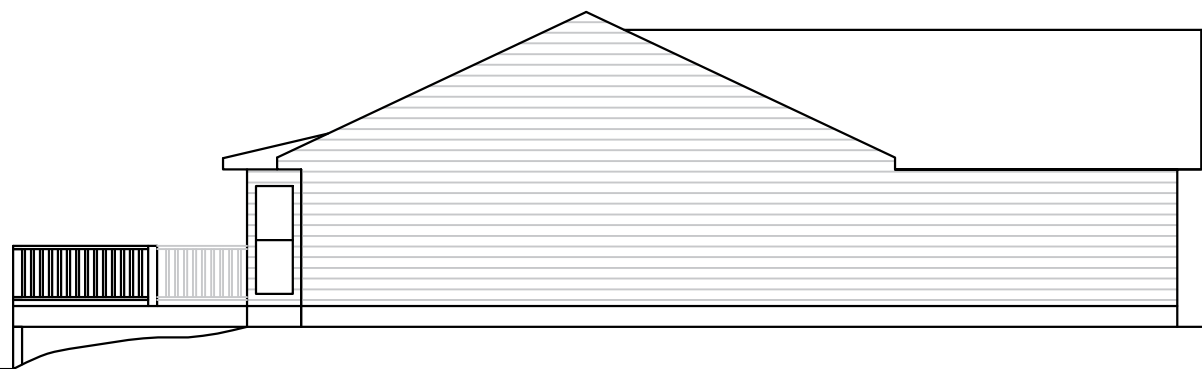


Proposed  
**Floor Plan**  
 SCALE: 1" = 8'

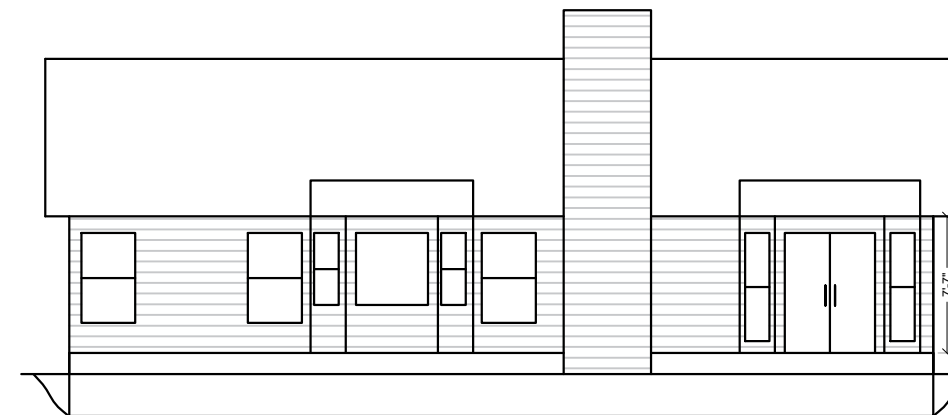
**A2**

16'-0"  
 PEAK

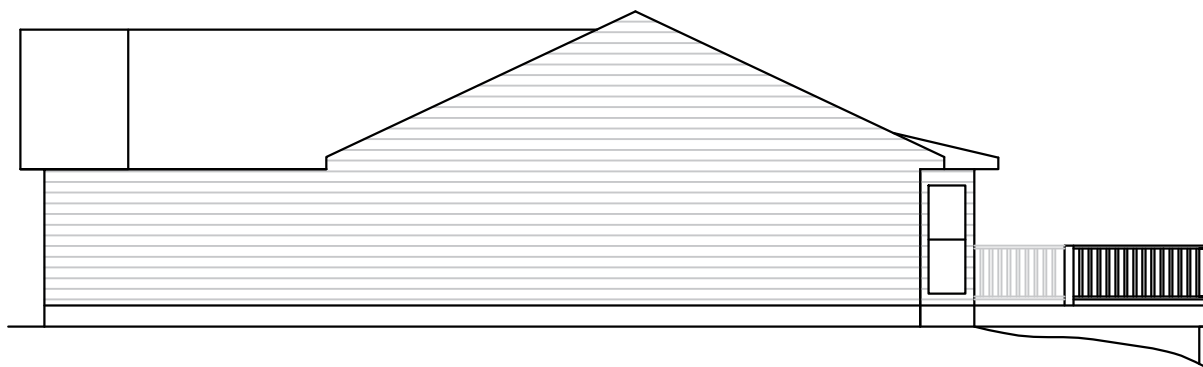
2'-4"  
 ELEVATION  
 0'-0"  
 FLOOR



EXISTING WEST ELEVATION



EXISTING NORTH ELEVATION



EXISTING EAST ELEVATION

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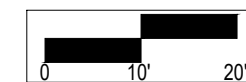
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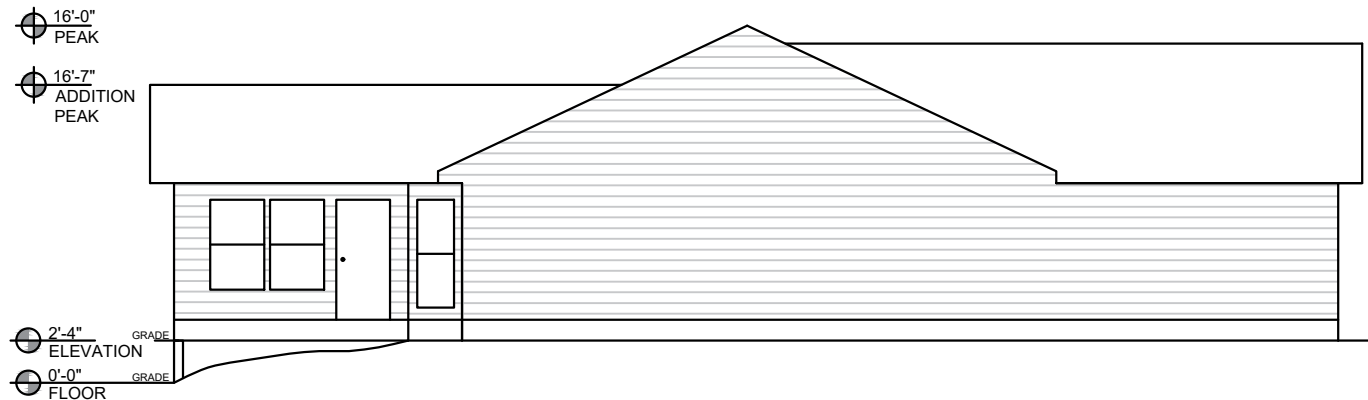
Existing  
**Elevations**  
 SCALE: 3" = 32'

**A3**



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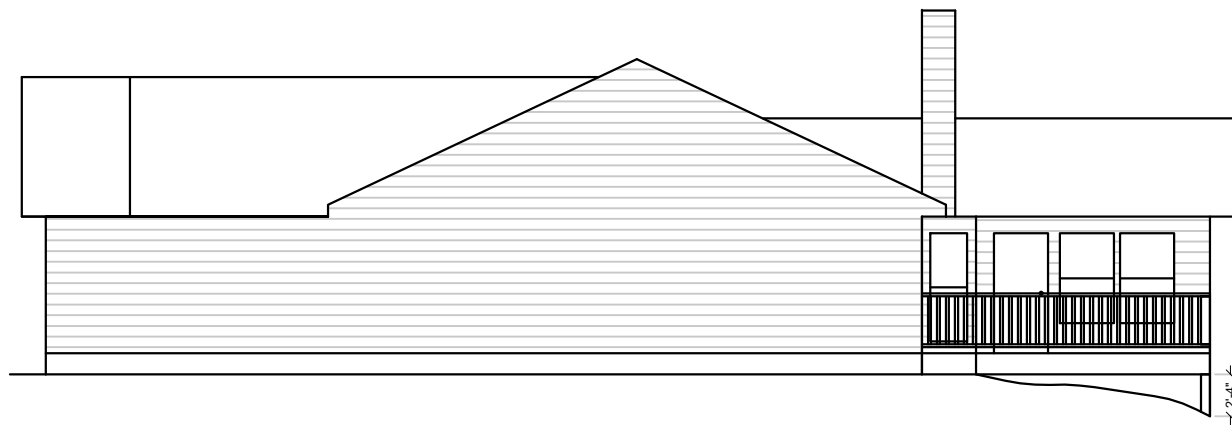
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PROPOSED WEST ELEVATION



PROPOSED NORTH ELEVATION



PROPOSED EAST ELEVATION

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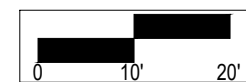
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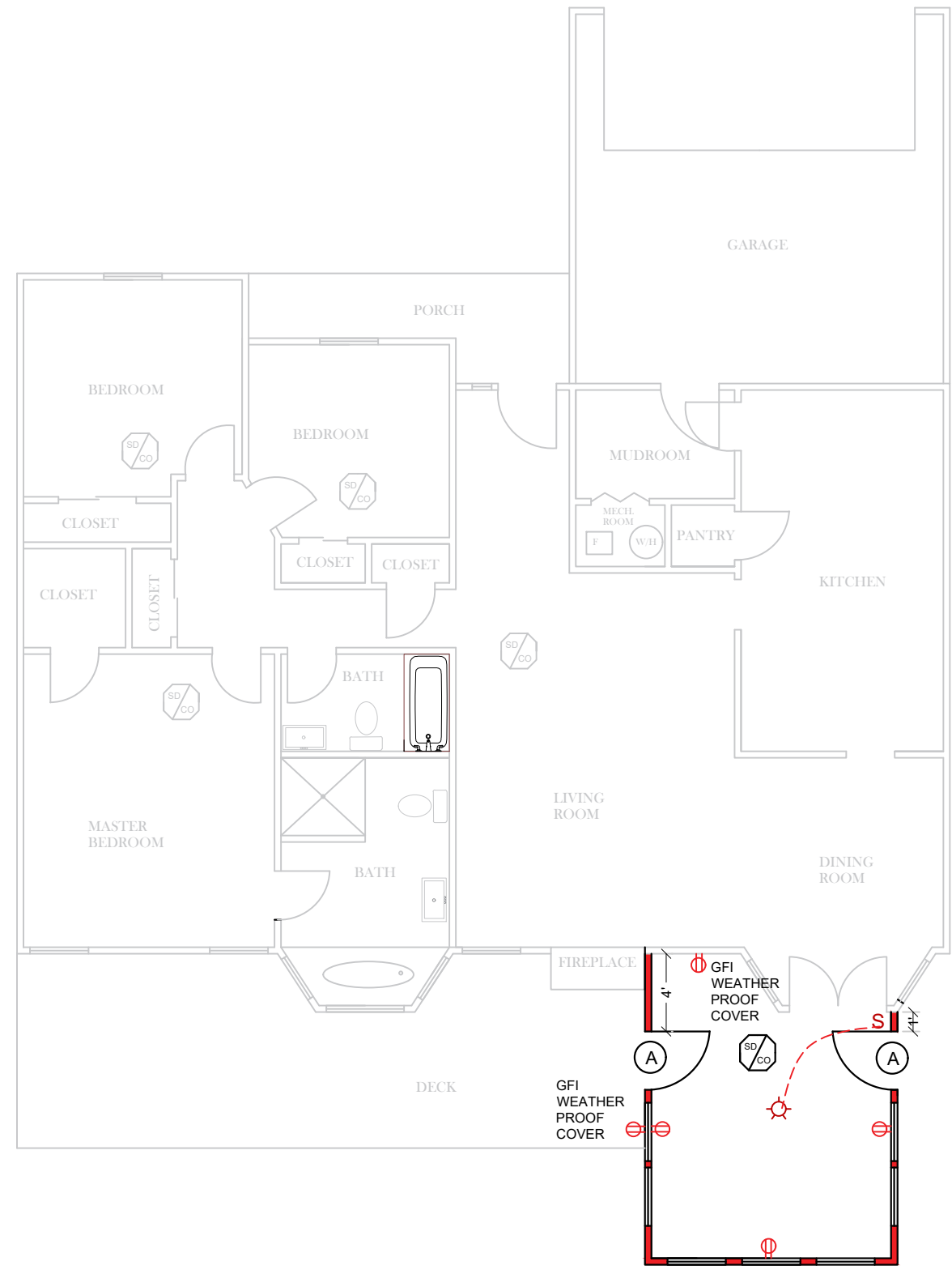


Proposed

**Elevations**

SCALE: 3" = 32'

**A4**



PROPOSED ELECTRICAL PLAN

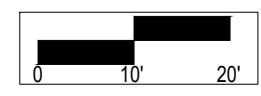
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Electrical  
**Details**  
 SCALE: 1" = 8'

**E1**



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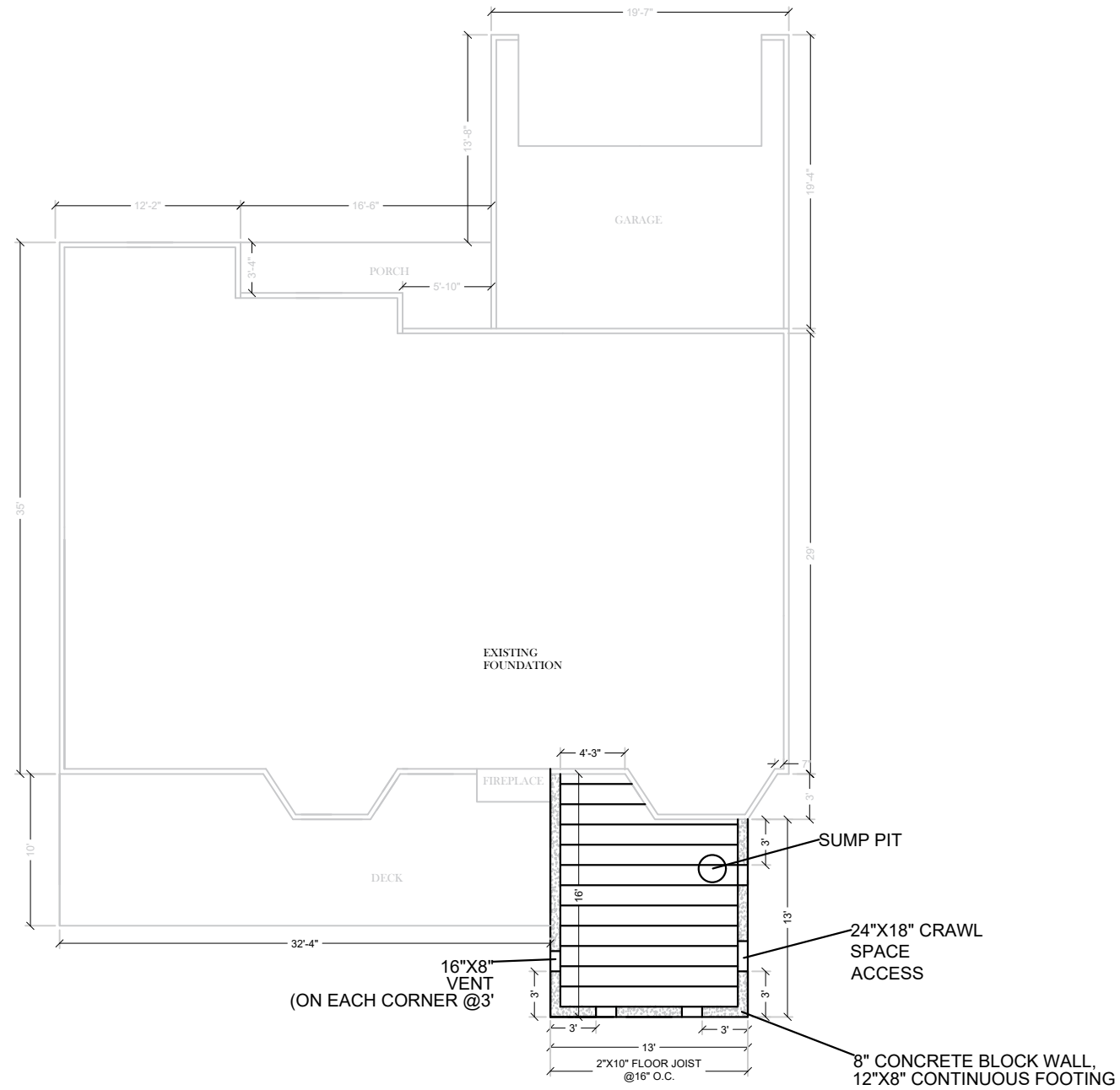
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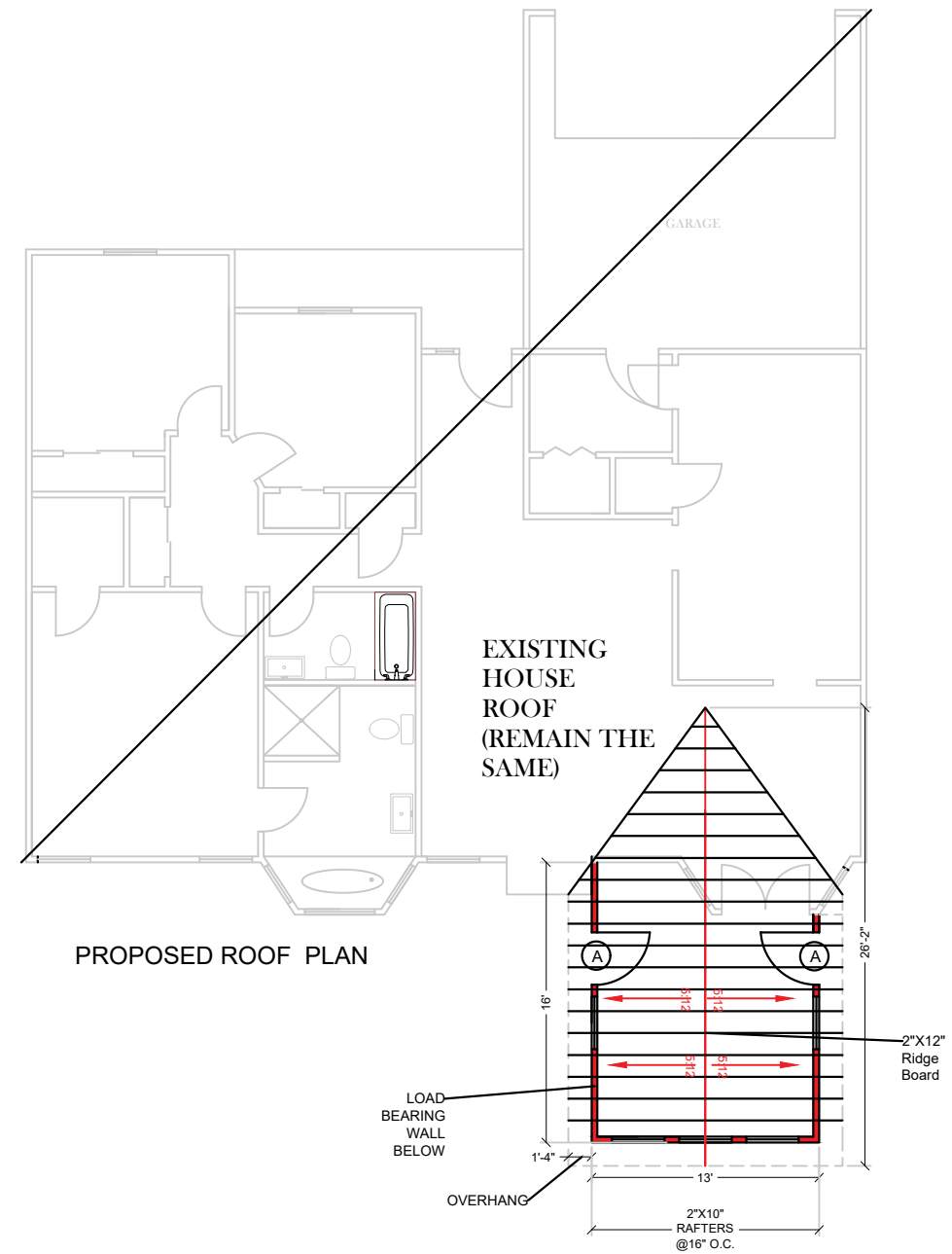
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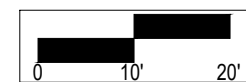
**S1**



PROPOSED FOUNDATION PLAN



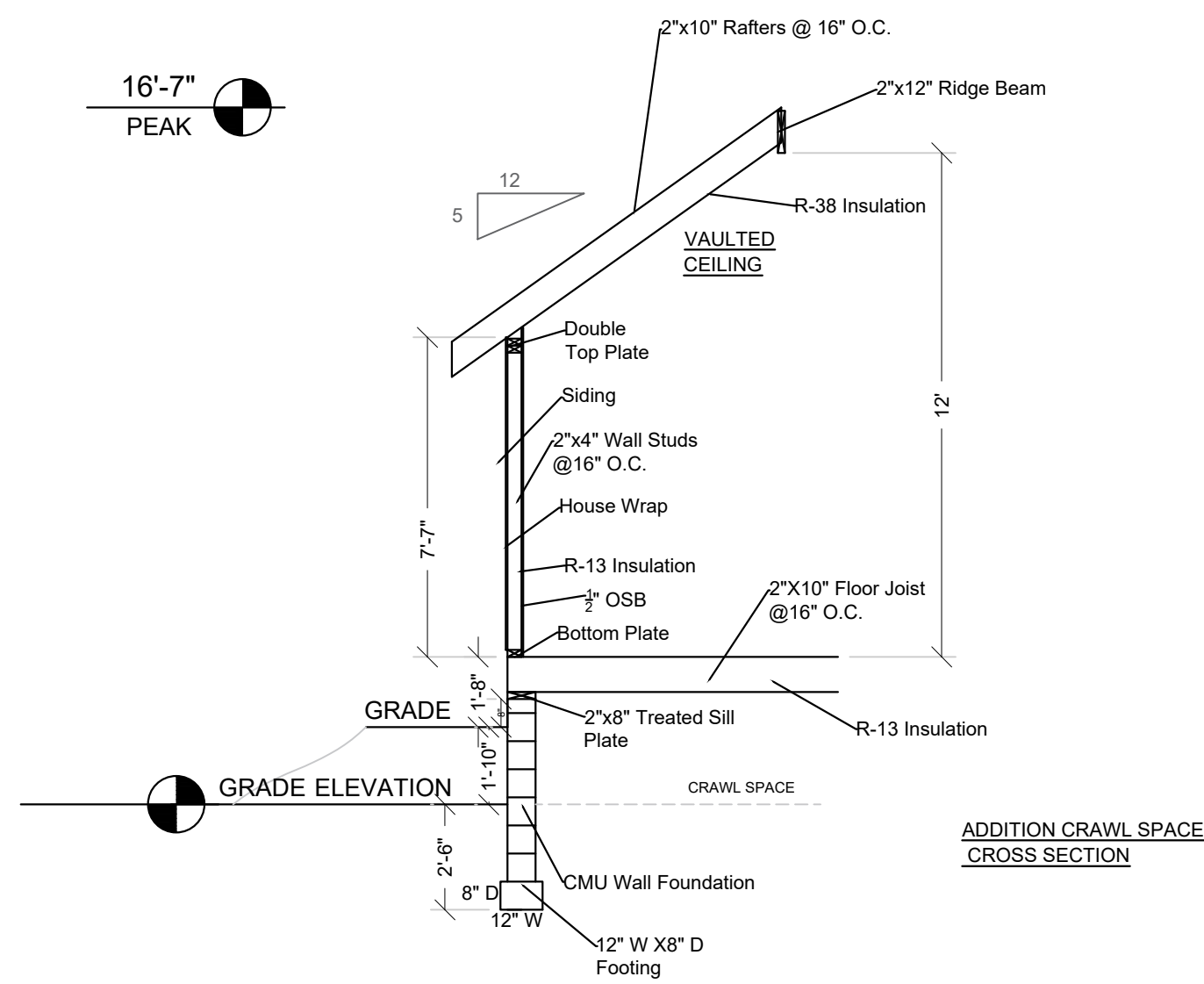
PROPOSED ROOF PLAN



Foundation-Roof

**Details**

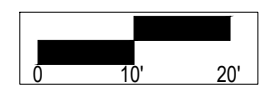
SCALE: 3" = 32'



ADDITION CRAWL SPACE  
CROSS SECTION

16'-7"  
 PEAK

GRADE ELEVATION



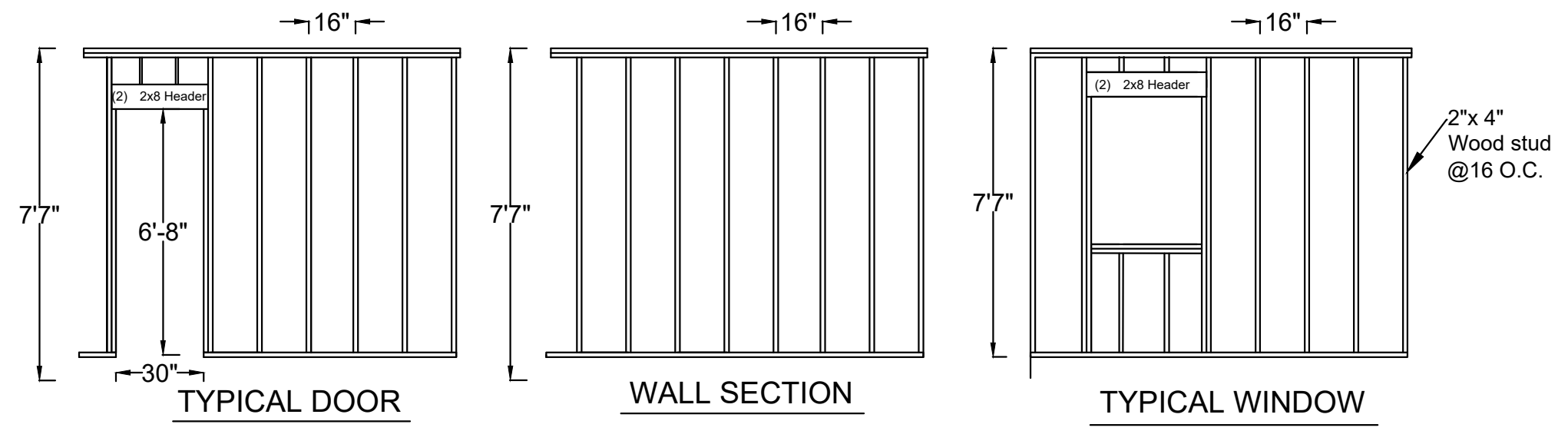
Cross Section  
**Details**  
 SCALE: 1" = 4'

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**S2**



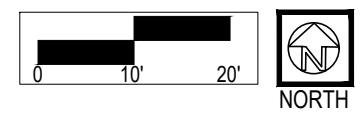
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Typical  
**Framing**  
 SCALE: 1" = 4'

**S3**