

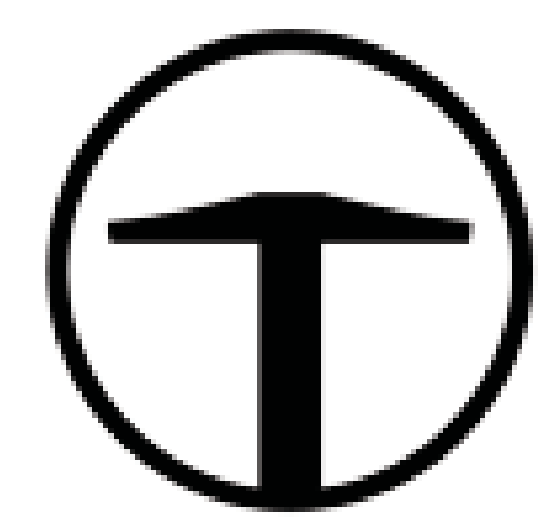
Vicinity Map  
N.T.S.

**LEGEND**

	ELECTRICAL BOX
	COMMUNICATION BOX
	IRRIGATION VALVE
	SEWER MANHOLE
	CENTERLINE MONUMENT
	REBAR AND CAP
	SEWER LINE
	WATER LINE
	UNDERGROUND ELECTRIC
	COMMUNICATION LINE
	PROPERTY LINE
	EASEMENT
	ADJACENT LOT LINE



**LOT 143R, SUMMIT EDEN PHASE 1C**  
**EXISTING CONDITIONS SURVEY**  
 PART OF THE NE 1/4 SECTION 8, T.7N., R.2E., SLM&B

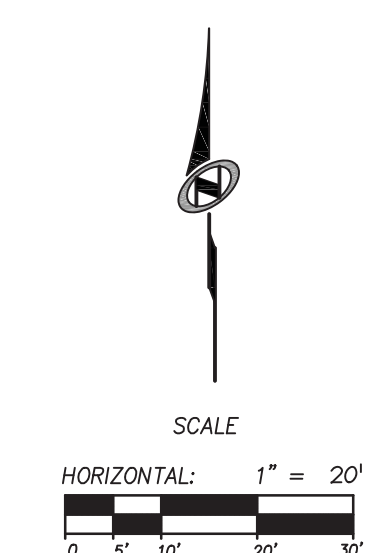


**POWDER MOUNTAIN HOUSE**

**OWNER:**  
**TOM BUTTGENBACH**  
 8645 EAST COPPER CREST  
 EDEN, UT 84310

<b>ARCHITECT:</b> <b>TOM WISCOMBE ARCHITECTURE</b> <small>2404 WILSHIRE BLVD., SUITE 48        LOS ANGELES, CA 90057        (213) 674-7238        WWW.TOMWISCOMBE.COM</small>	<b>STRUCTURAL ENGINEER:</b> <b>NOUS</b> <small>5217 7TH STREET        LOS ANGELES, CA 90014        (213) 627-6687        WWW.NOUSENGINEERING.COM</small>	<b>CIVIL ENGINEER:</b> <b>TALISMAN</b> <small>5217 SOUTH STATE STREET        MURRAY, UT 84107        (801) 743-1300        WWW.TALISMANCIVIL.COM</small>	<b>MECHANICAL / PLUMBING:</b> <b>SHAMIM</b> <small>5530 CORBIN AVE., SUITE 300        TARZANA, CA 91356        (818) 788-6778        WWW.SHAMIMENGINEERING.COM</small>	<b>ELECTRICAL:</b> <b>ABRARI ENGINEERING</b> <small>GLENDALE, CA        (123) 456-7894        WWW.ABRARI.COM</small>	<b>NGBS CONSULTING:</b> <b>ARGENTO/GRAHAM</b> <small>811 WEST 7TH STREET, 10TH FLOOR        LOS ANGELES, CA 90017        (213) 536-2578        WWW.ARGENTOGRAHAM.COM</small>	<b>GEO TECHNICAL:</b> <b>IGES</b> <small>2702 SOUTH 1030 WEST SUITE 10        SALT LAKE CITY, UT 84020        (801) 270-9400        WWW.IGESINC.COM</small>	<b>LANDSCAPE ARCHITECT:</b> <b>LDG</b> <small>328 W 200 S SUITE 102        SALT LAKE CITY, UT 84101        (801) 583-1295</small>	<b>LIGHTING DESIGNER:</b> <b>KGM</b> <small>328 W 200 S SUITE 102        SALT LAKE CITY, UT 84101        (801) 583-1295        WWW.KGMLIGHTING.COM</small>
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TCC PROJECT NUMBER: 18-009



**EXISTING CONDITIONS**

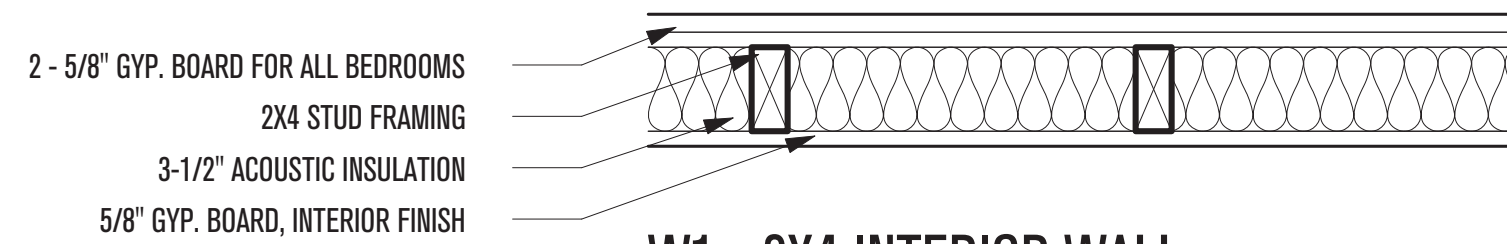
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1 PLAN CHECK SUBMISSION	TWA	06/04/18	02/15/2019
2 PLAN CHECK REVISIONS	TWA	07/06/18	SCALE: 1"=20'
3 PLAN CHECK RESUBMISSION	TWA	02/15/19	DRAWN: NC
			SHEET: <b>ET 01</b>



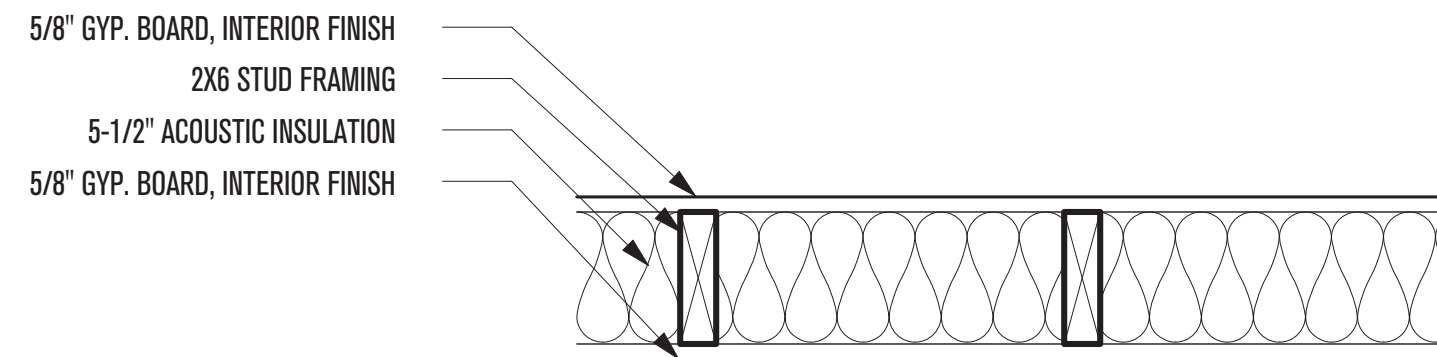




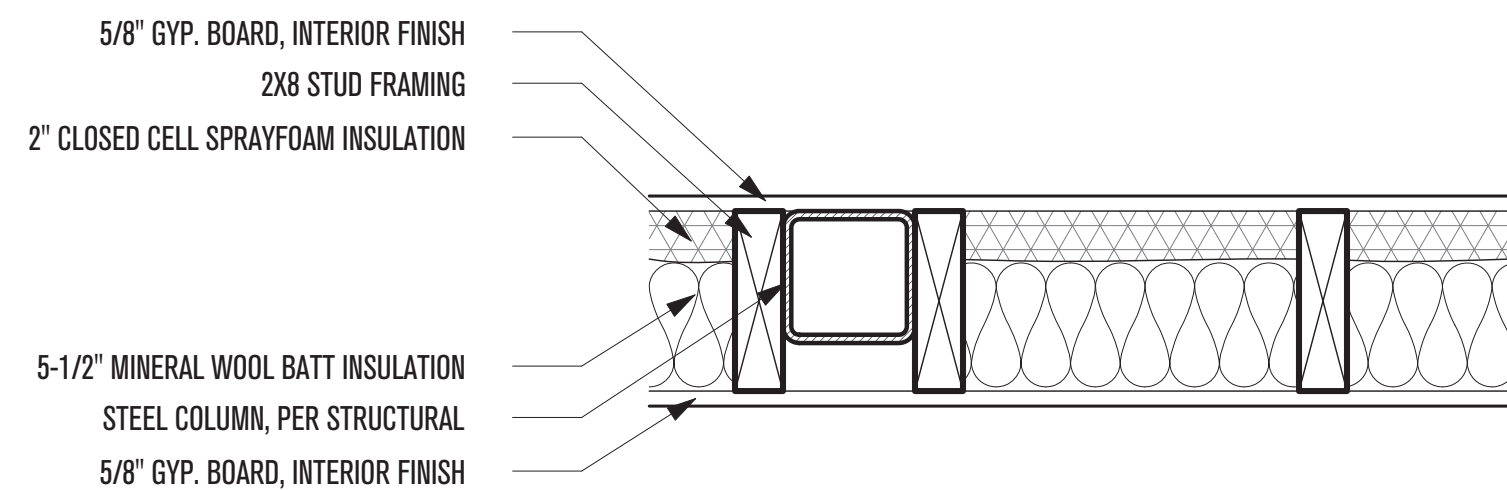
**WALL TYPES**  
SCALE: 1-1/2"=1'-0"



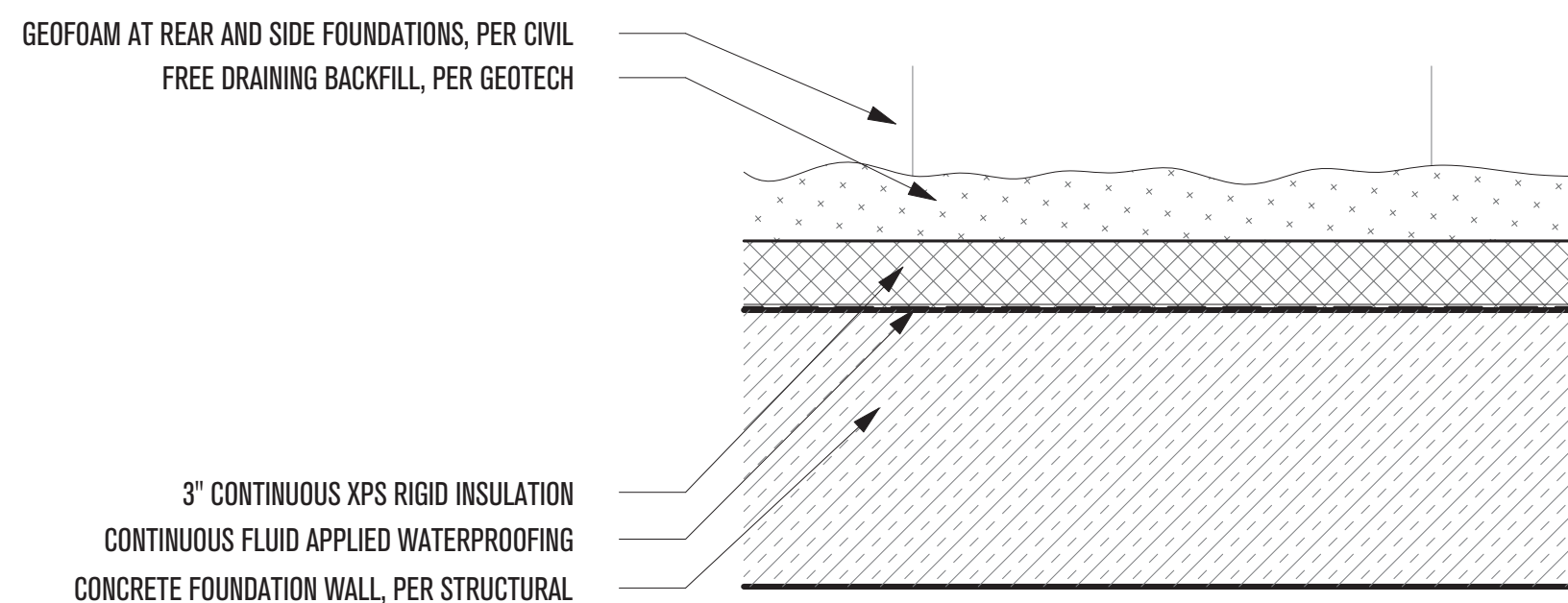
**W1 - 2X4 INTERIOR WALL**



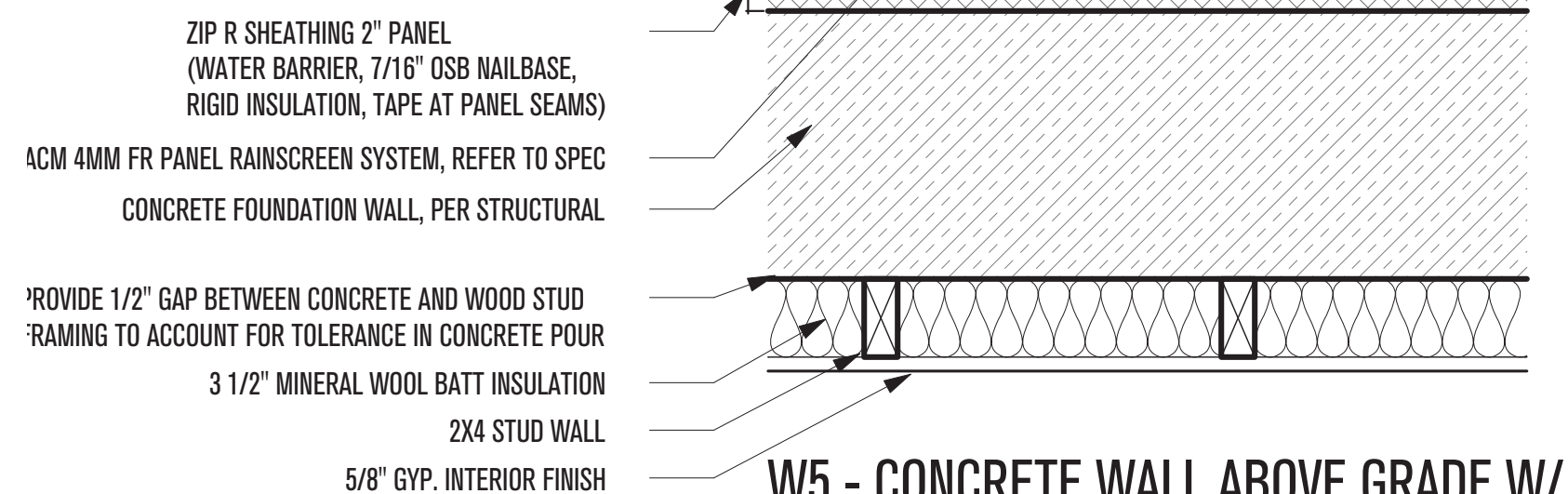
**W2 - 2X6 INTERIOR WALL**



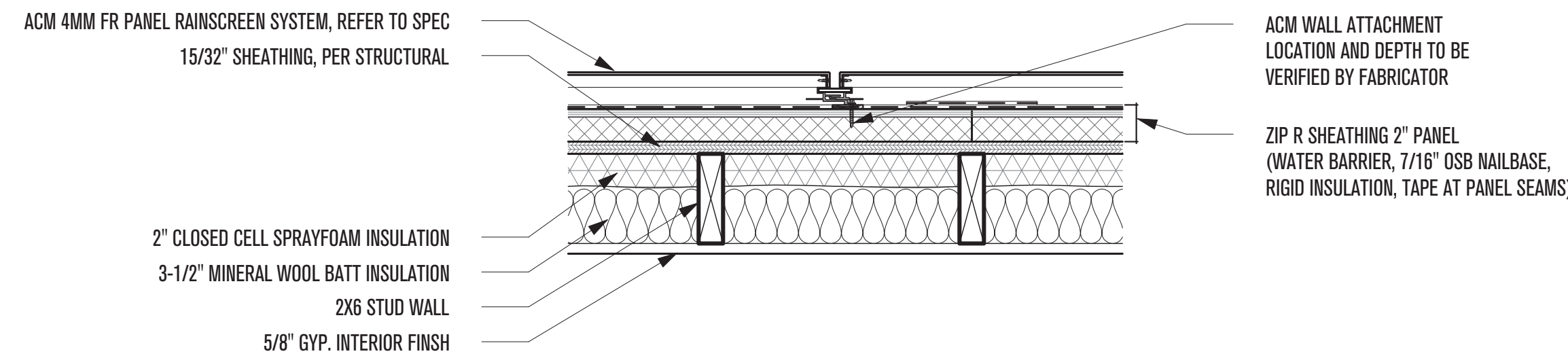
**W3 - 2X8 INTERIOR WALL, OVER-FRAMED (AS SHOWN R-32)**



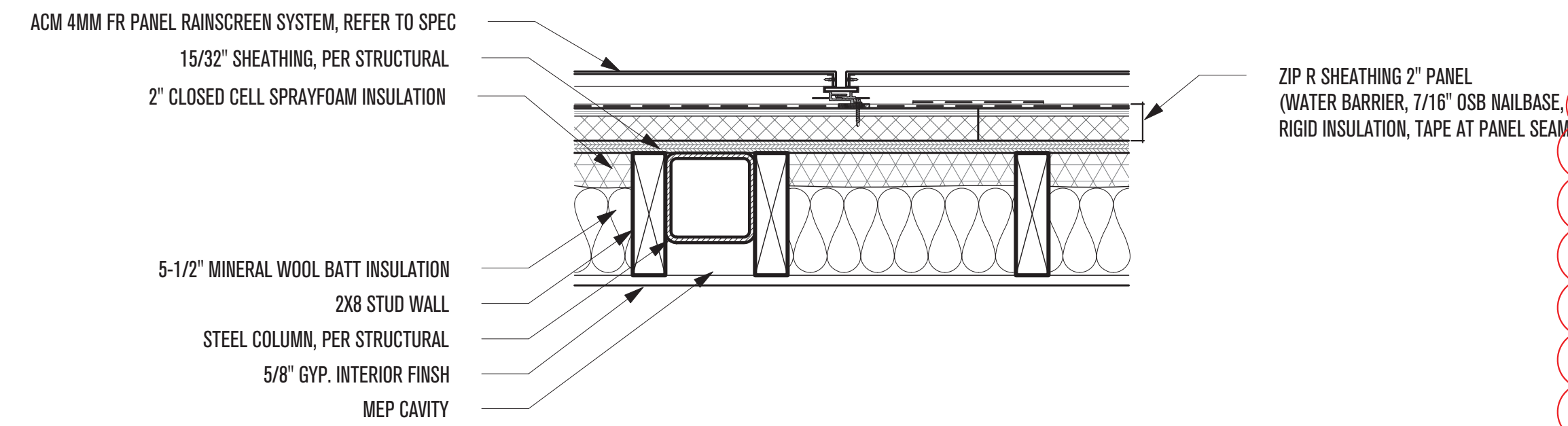
**W4 - CONCRETE WALL BELOW GRADE (MIN. R-13, AS SHOWN R-15)**



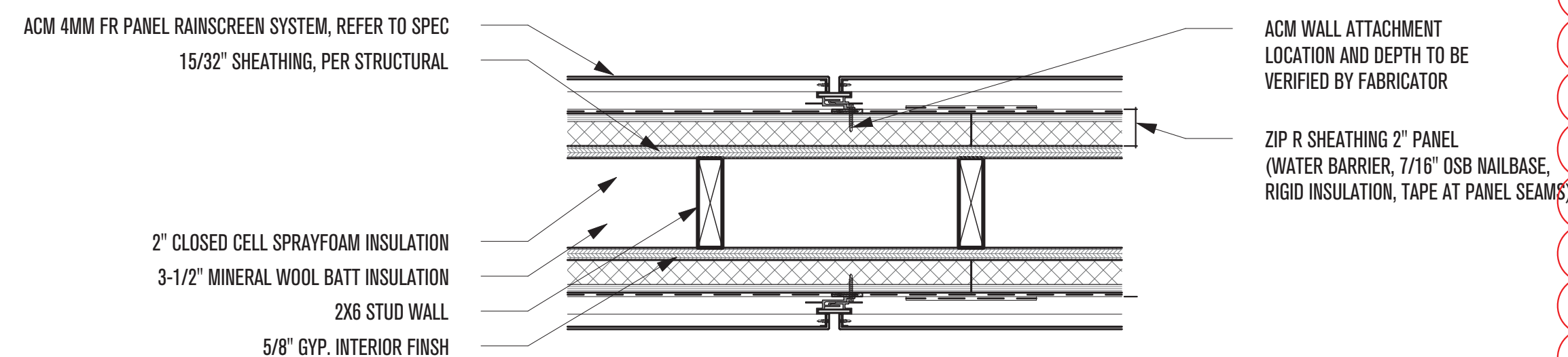
**W5 - CONCRETE WALL ABOVE GRADE W/ FINISHED INTERIOR (MIN. R-17 EXTERIOR, AS SHOWN R-13 + 9)**



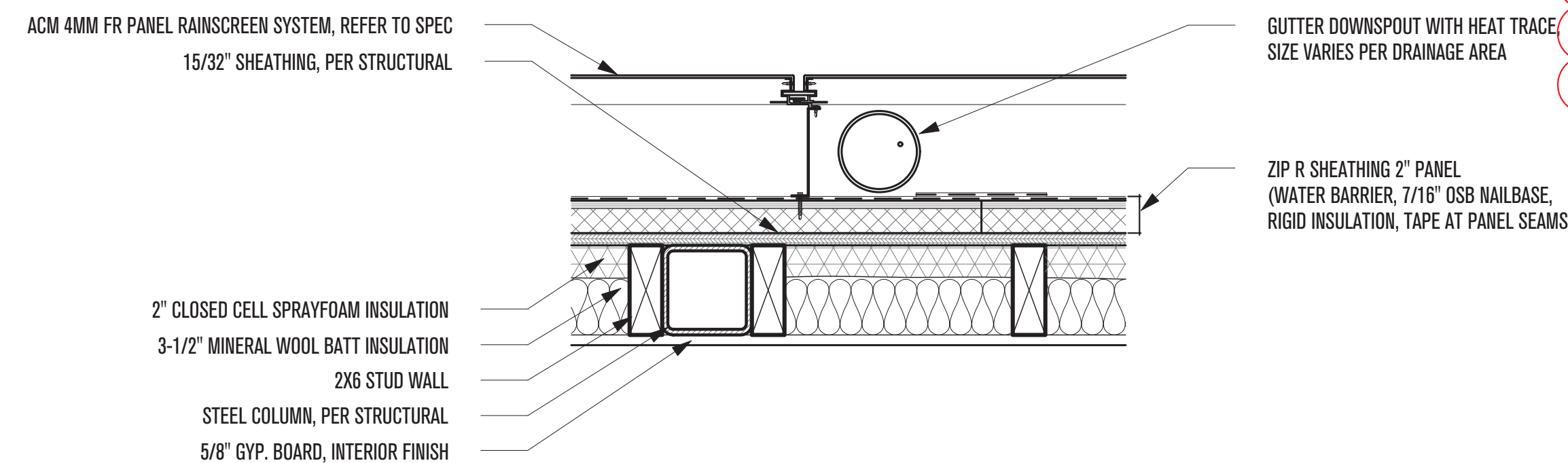
**W6 - STUD FRAME EXTERIOR 2X6 WALL (MIN. R-20, AS SHOWN R-26 + 9)**



**W7 - STUD 2X8 WALL, OVER-FRAMED (MIN. R-19 + 7.8, AS SHOWN R-32 + 5)**

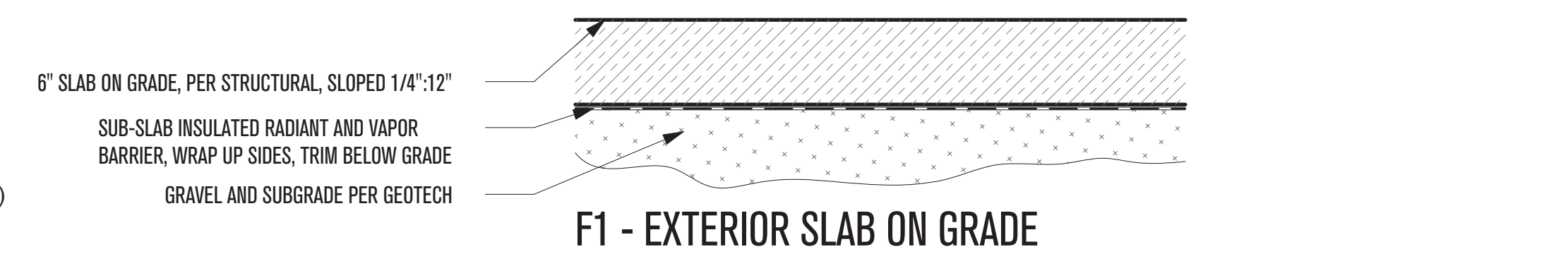


**W8 - STUD FRAME 2X6 WALL, NON-INSULATED**

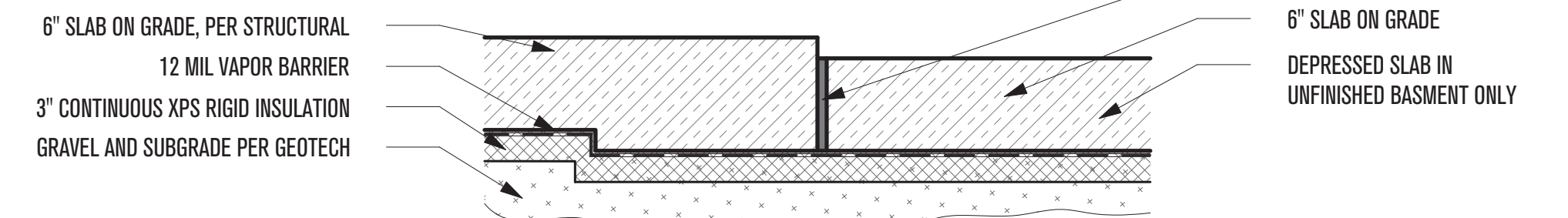


**W9 - STUD FRAME 2X6 WALL WITH DOWNSPOUT (MIN. R-19 + 7.8, AS SHOWN R-26 + 9)**

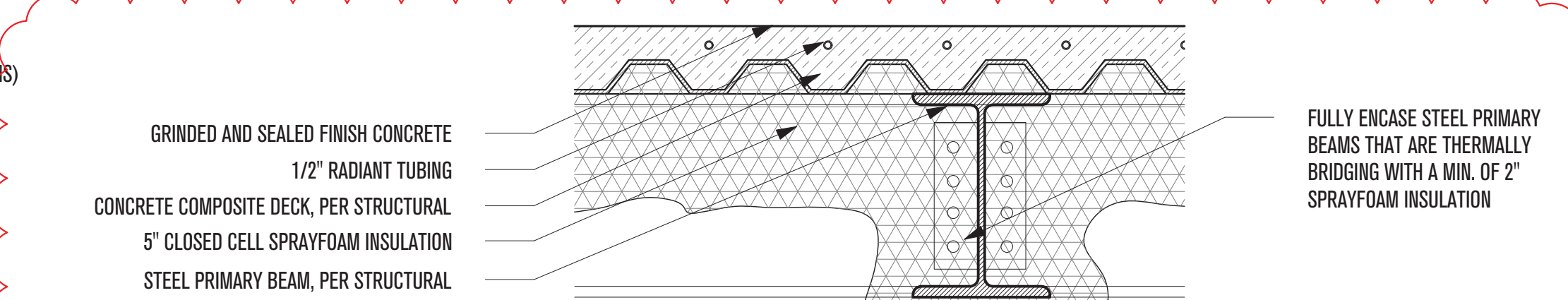
**FLOOR TYPES**  
SCALE: 1-1/2"=1'-0"



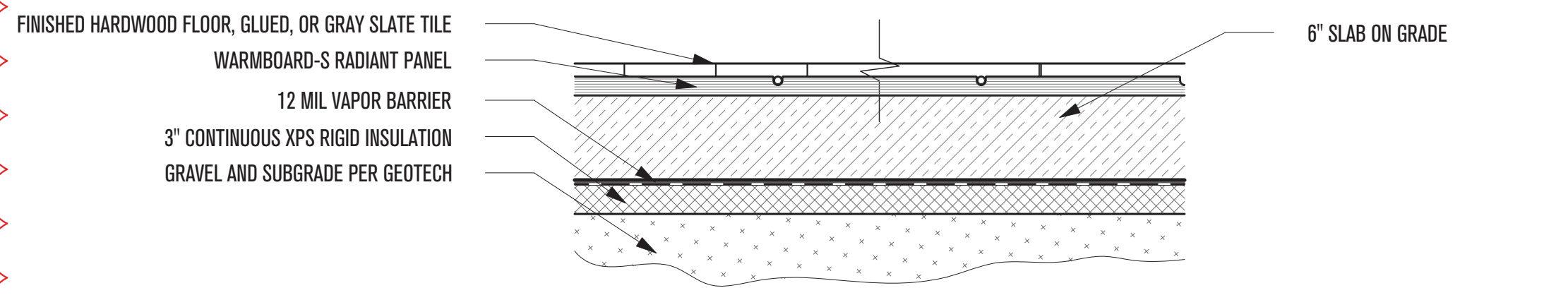
**F1 - EXTERIOR SLAB ON GRADE**



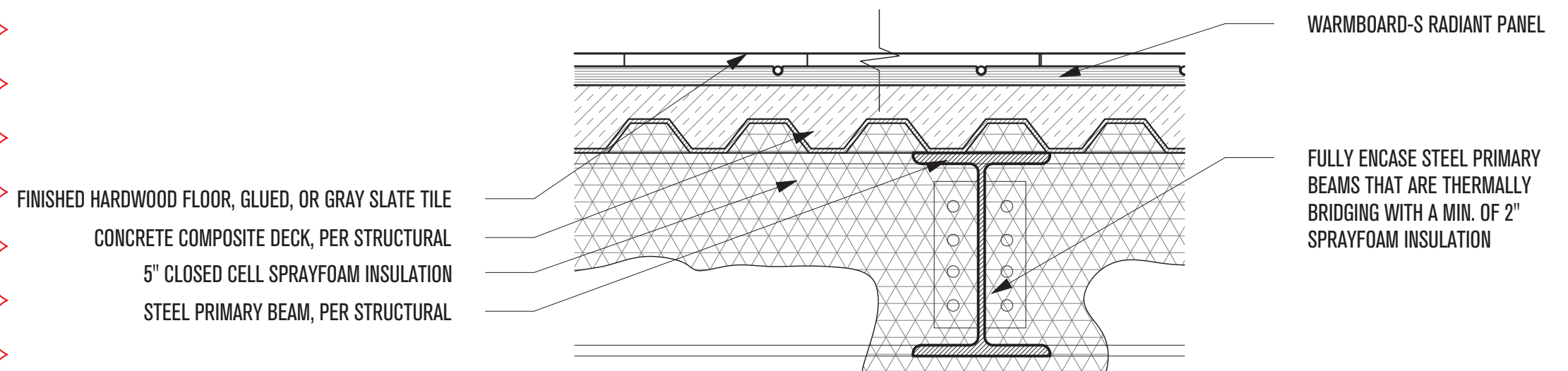
**F2 - INTERIOR SLAB ON GRADE (MIN. R-10, AS SHOWN R-15)**



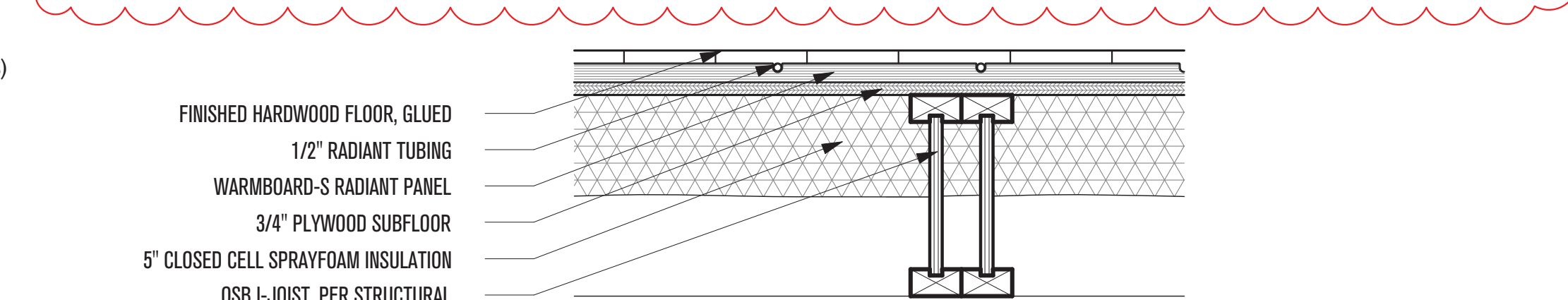
**F3 - COMPOSITE DECK ON STEEL - RADIANT / CONCRETE (MIN. R-30 EXTERIOR, AS SHOWN R-35)**



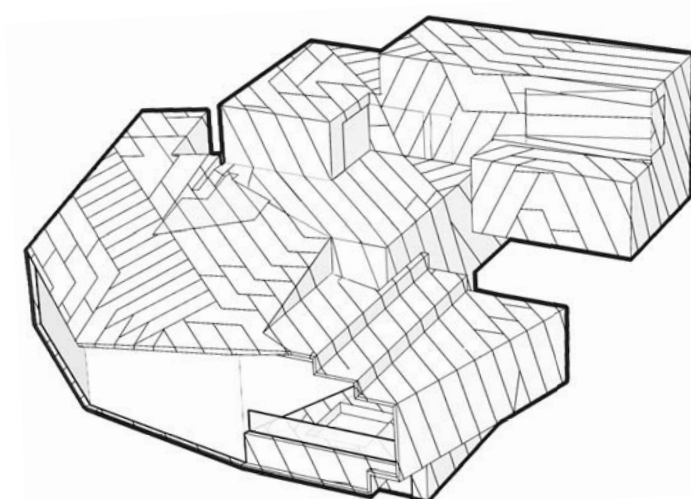
**F4 - INTERIOR SLAB ON GRADE - RADIANT (MIN. R-10, AS SHOWN R-15)**



**F5 - COMPOSITE DECK ON STEEL - RADIANT/ WOOD (MIN. R-30 EXTERIOR, AS SHOWN R-35)**



**F6 - TYPICAL WOOD JOIST - RADIANT (MIN. R-30 EXTERIOR, AS SHOWN R-35)**



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THESE PLANS HAVE BEEN PREPARED TO MEET GENERALLY ACCEPTED PROFESSIONAL STANDARDS AND PRACTICES. HOWEVER BUILDING CODE REQUIREMENTS VARY WITH LOCATION AND CHANGE FROM TIME TO TIME. THEREFORE, BEFORE STARTING CONSTRUCTION, THE CONTRACTOR SHALL

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2	PLAN CHECK REVISIONS	TWA	07/06/18
3	PLAN CHECK RESUBMISSION	TWA	02/15/19

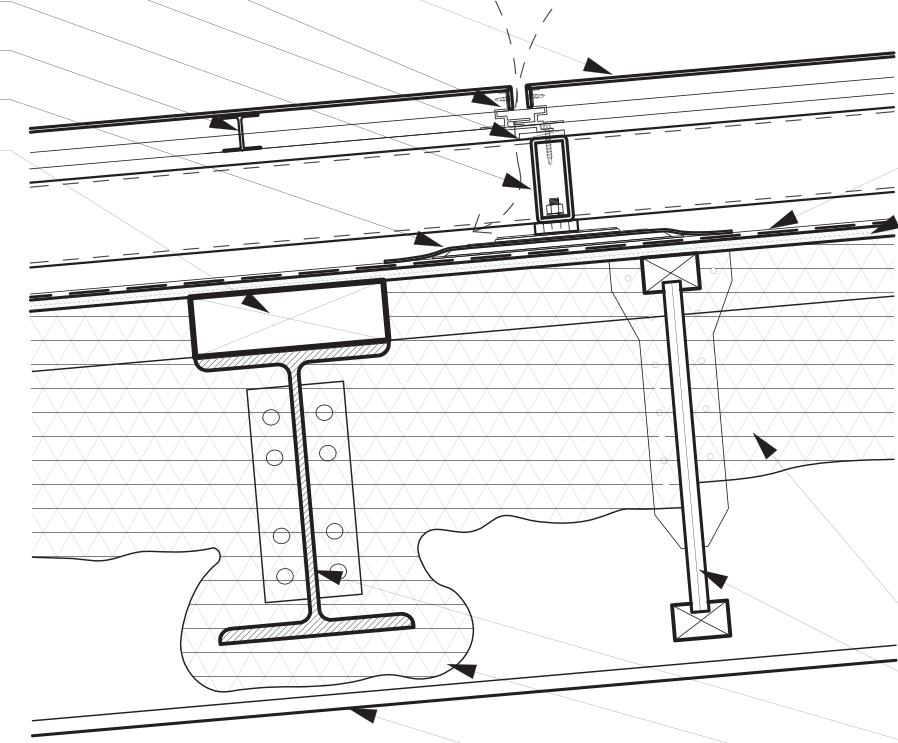
SCALE: **A.2**

DRAWN: **A.2**



4MM ALUMINUM PLATE RAINSCREEN SYSTEM, REFER TO SPEC  
 SHOP APPLIED EXTRUSIONS  
 SHIM AS REQUIRED  
 STANDOFF PER MANUFACTURER  
 STIFFENERS AS REQUIRED FOR LOAD  
 DMG POWER GRIP PLUS  
 TOP BLOCKING NAILER, PER STRUCTURAL

**ROOF TYPES**  
 SCALE: 1-1/2"=1'-0"

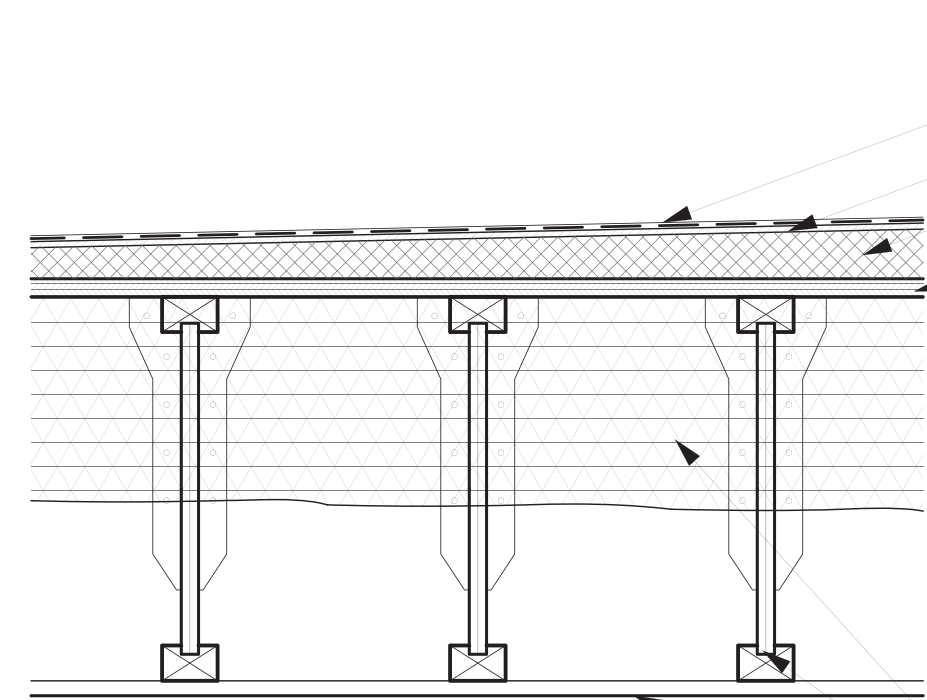


**R1 - PLATE ALUMINUM METAL ROOF**  
 (MIN. R-49, AS SHOWN R-52)

EPDM ROOF MEMBRANE (CLASS A FIRE-RATED)  
 15/32" SHEATHING, PER STRUCTURAL

8" CLOSED CELL SPRAYFOAM INSULATION  
 OSB I-JOIST, PER STRUCTURAL

STEEL PRIMARY BEAM, PER STRUCTURAL  
 FULLY ENCASE STEEL PRIMARY BEAMS THAT ARE THERMALLY BRIDGING WITH A MIN. OF 2" SPRAYFOAM INSULATION  
 5/8" GYP. BOARD, INTERIOR FINISH

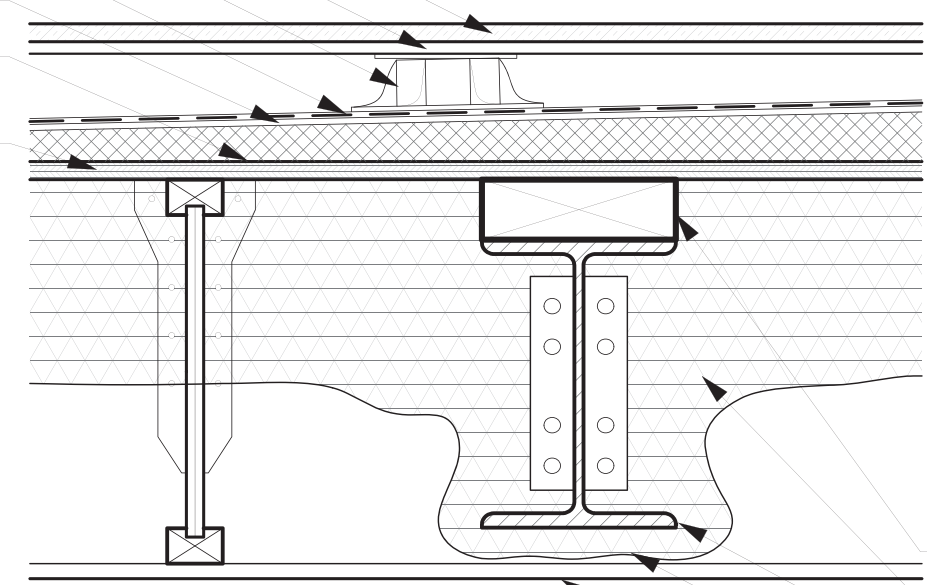


**R2 - SLOPED MEMBRANE ROOF**  
 (MIN. R-49, AS SHOWN R-54)

EPDM ROOF MEMBRANE (CLASS A FIRE-RATED)  
 1/4" FIBERGLASS MAT ROOF BOARD  
 1/4":12" SLOPED INSULATION (SLOPE DOWN TO 3/4" OR 1-1/2" AND TERMINATE WITH A TREATED 1X4 OR 2X4)  
 15/32" SHEATHING, PER STRUCTURAL

7" CLOSED CELL SPRAYFOAM INSULATION  
 OSB I-JOIST, PER STRUCTURAL  
 5/8" GYP. BOARD, INTERIOR FINISH

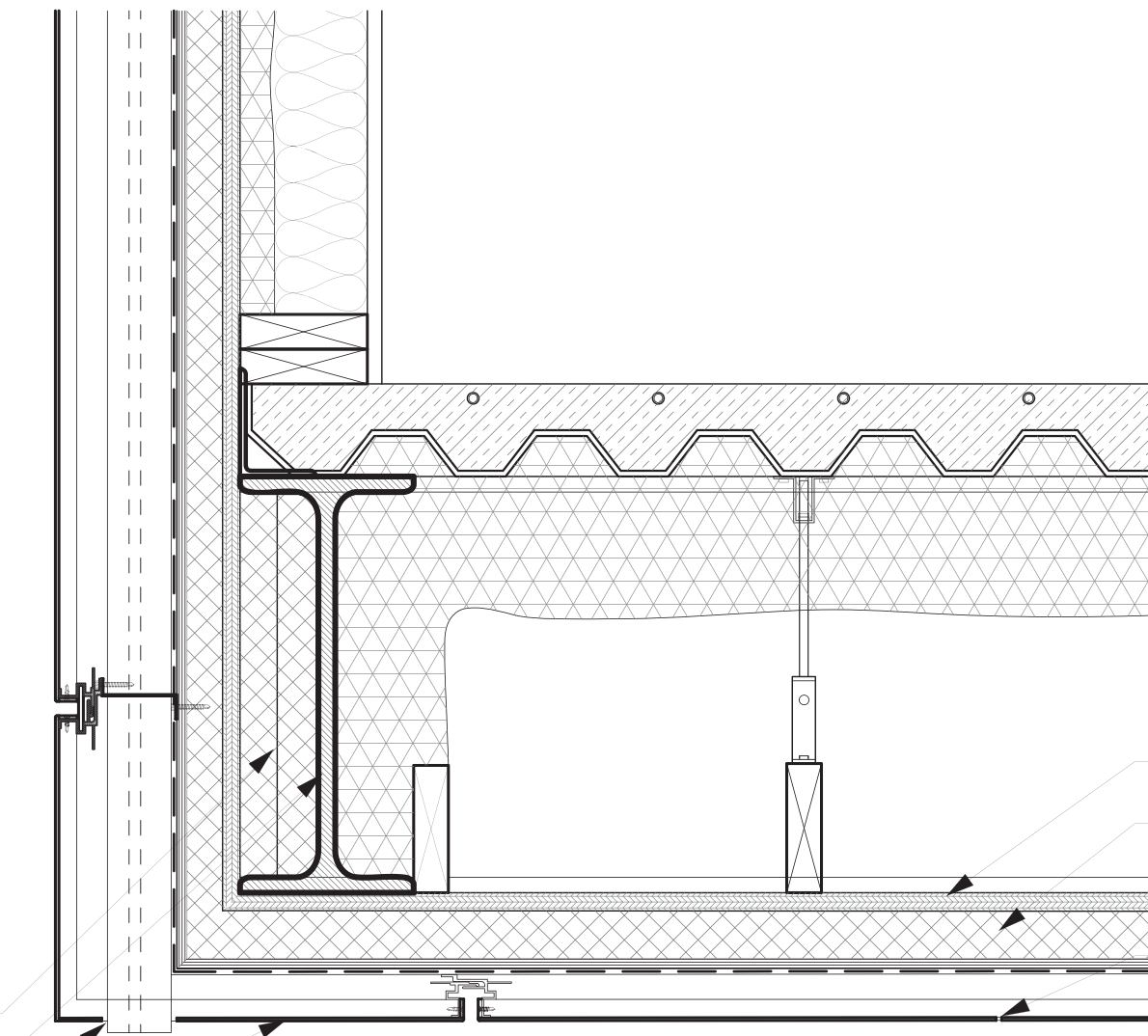
ARCHITREX PORCELAIN PAVER, REFER TO SPEC  
 ARCHITREX RADIANT HEAT SYSTEM  
 ARCHITREX PEDESTAL SYSTEM  
 EPDM ROOF MEMBRANE (CLASS A FIRE-RATED)  
 1/4" FIBERGLASS MAT ROOF BOARD  
 2" XPS RIGID INSULATION, SLOPED 1/4":12" (SLOPE DOWN TO 3/4" OR 1-1/2" AND TERMINATE WITH A TREATED 1X4 OR 2X4)  
 15/32" SHEATHING, PER STRUCTURAL



**R3 - ROOF TERRACE WITH PAVERS**  
 (MIN. R-49, AS SHOWN R-54)

TOP BLOCKING NAILER, PER STRUCTURAL  
 7" CLOSED CELL SPRAYFOAM INSULATION  
 STEEL PRIMARY BEAM, PER STRUCTURAL  
 FULLY ENCASE STEEL PRIMARY BEAMS THAT ARE THERMALLY BRIDGING WITH A MIN. OF 2" SPRAYFOAM INSULATION  
 5/8" GYP. BOARD, INTERIOR FINISH

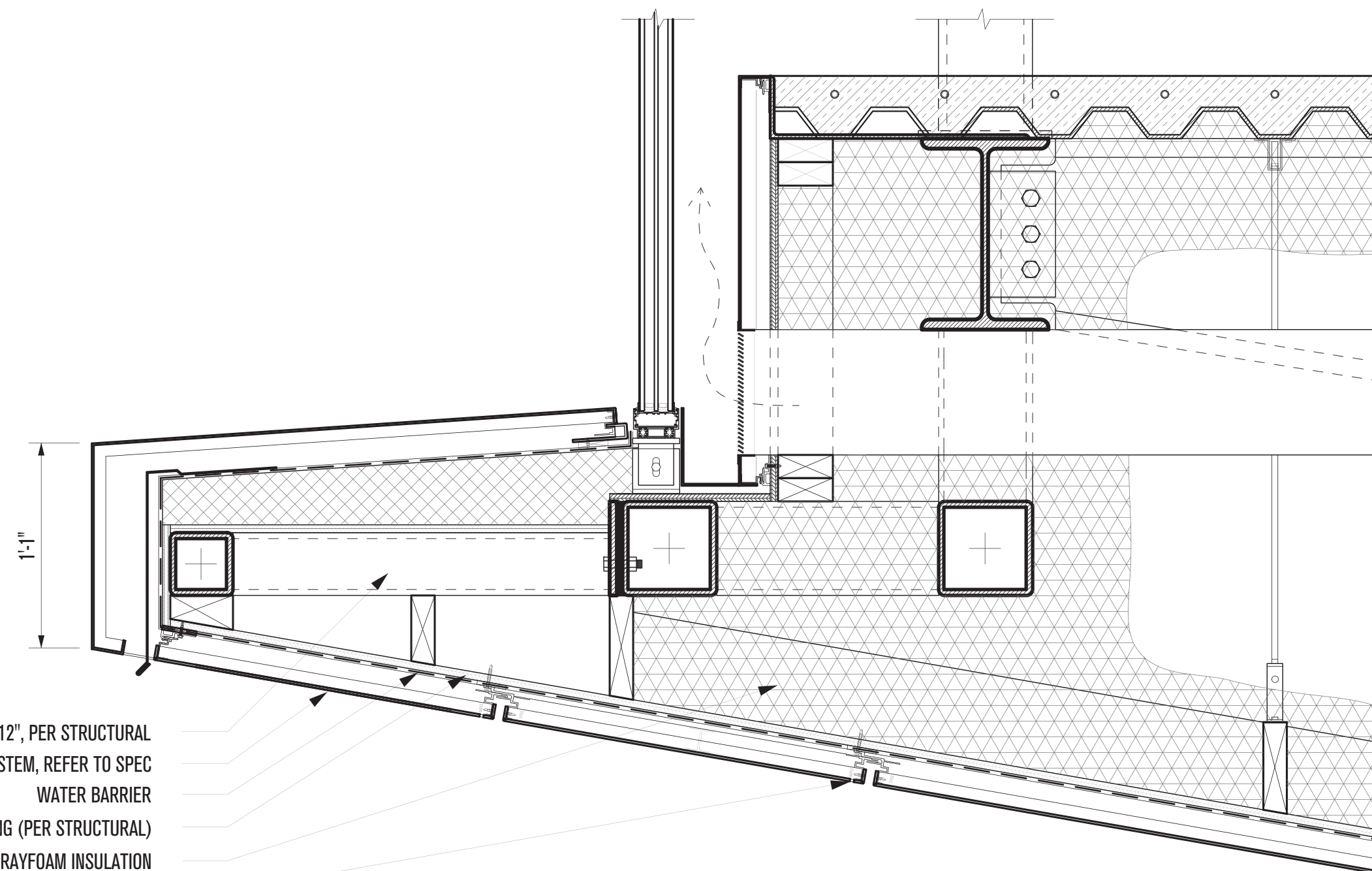
**SOFFIT TYPES**  
 SCALE: 1-1/2"=1'-0"



**S1 - SOFFIT AT STRUCTURAL DEPTH CAVITY**  
 (MIN. R-30, AS SHOWN R-35)

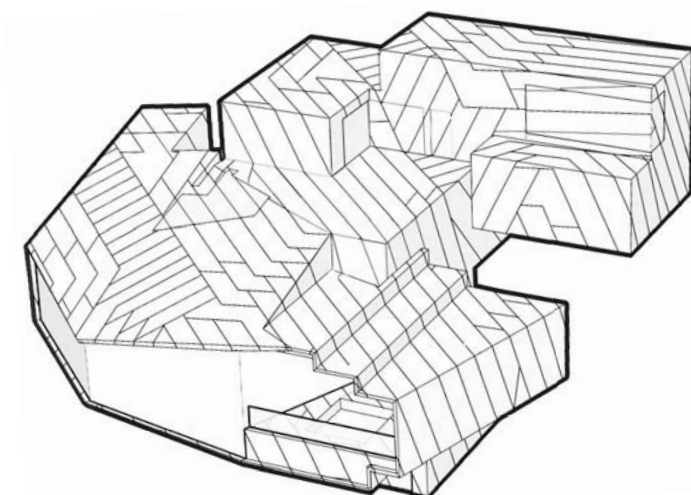
XPS RIGID INSULATION TO FILL CAVITY  
 STEEL PRIMARY BEAM, PER STRUCTURAL  
 DOWNSPOUT EXIT THROUGH SOFFIT  
 ACM 4MM FR PANEL RAINSCREEN SYSTEM AT SOFFIT, REFER TO SPEC

15/32" SHEATHING, PER STRUCTURAL  
 ZIP R SHEATHING 2" PANEL (WATER BARRIER, 7/16" OSB NAILBASE, RIGID INSULATION, TAPE AT PANEL SEAMS)  
 WEEP HOLES IN SOFFITS



**S2 - SOFFIT AT MEP DEPTH CAVITY**  
 (MIN. R-30, AS SHOWN R-32)

STEEL "LADDER" SUPPORT SLOPED AT 1/4" : 12", PER STRUCTURAL  
 ACM 4MM FR PANEL RAINSCREEN SYSTEM, REFER TO SPEC  
 WATER BARRIER  
 15/32" SHEATHING (PER STRUCTURAL)  
 5" CLOSED CELL SPRAYFOAM INSULATION  
 WEEP HOLES AT SOFFITS



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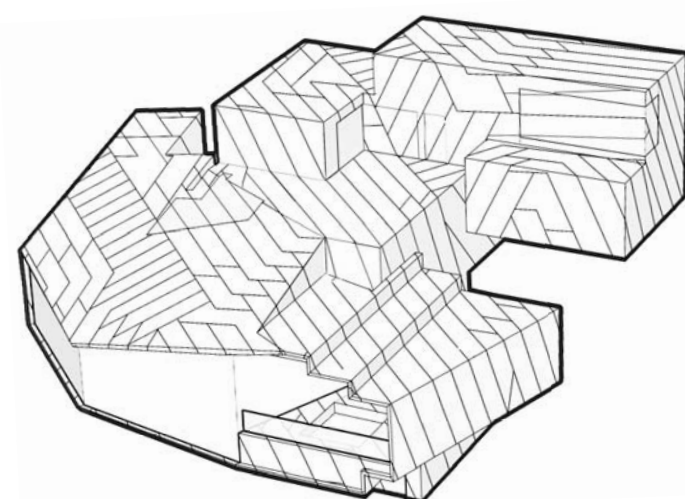
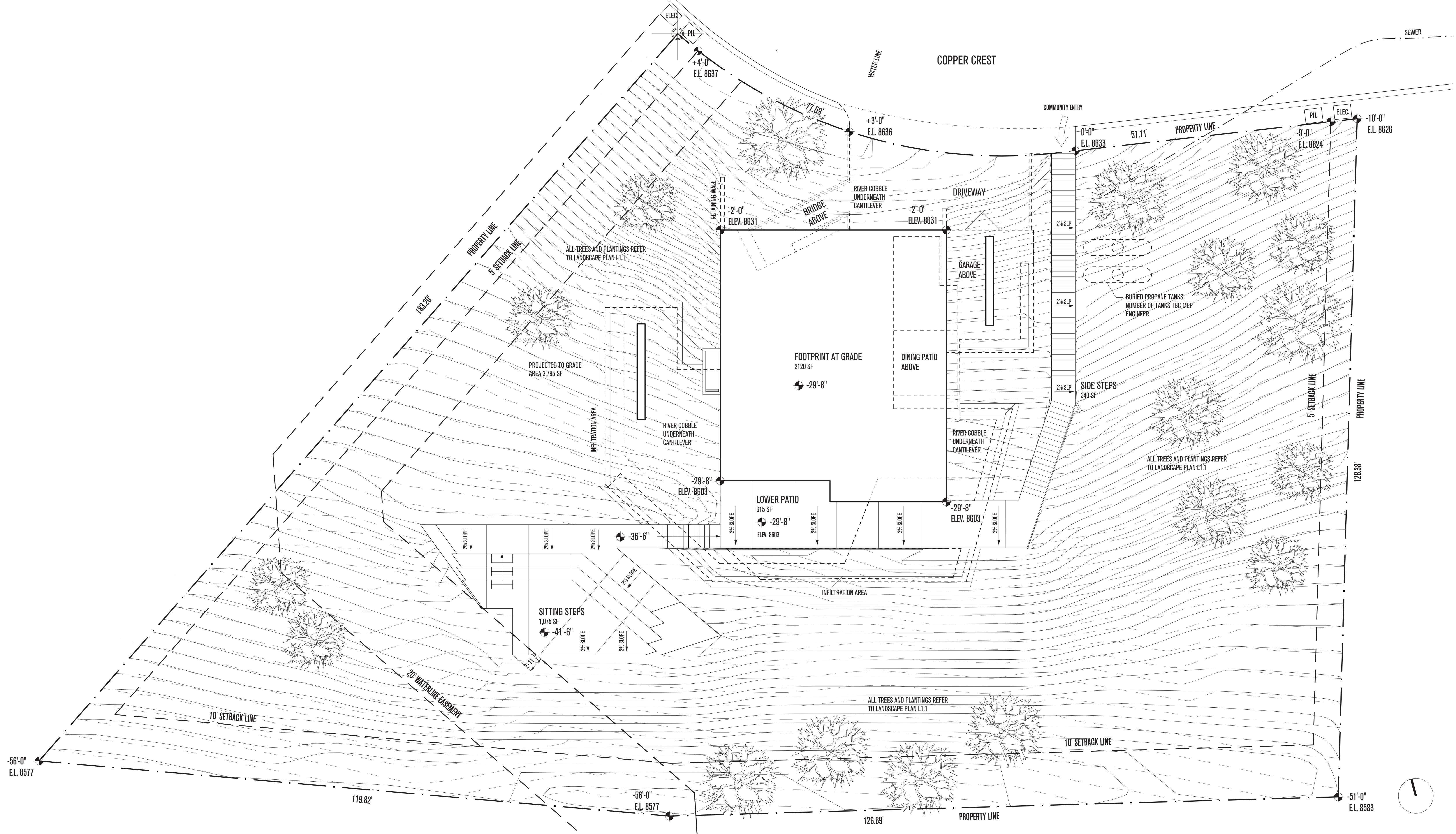
SCALE: **02/15/2019**

DRAWN: **A. 3**









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**ARGENTO/GRAHAM**  
811 WEST 7TH STREET, 10TH FLOOR  
LOS ANGELES, CA 90017  
(213) 536-2578  
WWW.ARGENTOGRAHAM.COM

**GEO TECHNICAL:**  
**IGES**  
2702 SOUTH 1030 WEST SUITE 10  
SALT LAKE CITY, UT 84102  
(801) 270-9400  
WWW.IGESINC.COM

**LANDSCAPE ARCHITECT:**  
**LDG**  
328 W 200 S SUITE 102  
SALT LAKE CITY, UT 84101  
(801) 583-1295

**LIGHTING DESIGNER:**  
**KGM**  
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(801) 583-1295  
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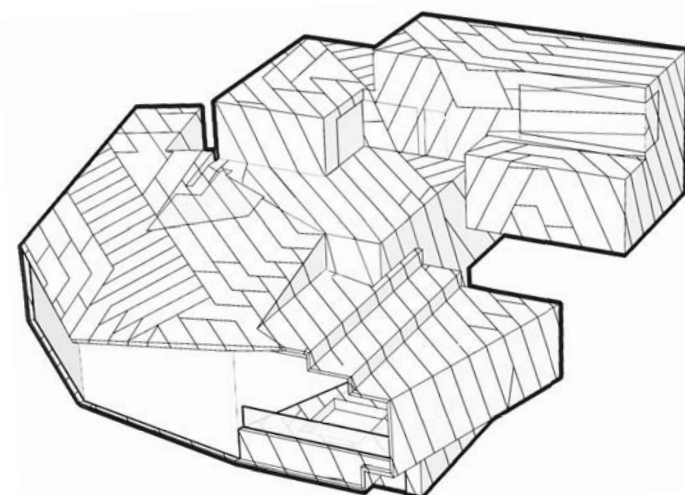
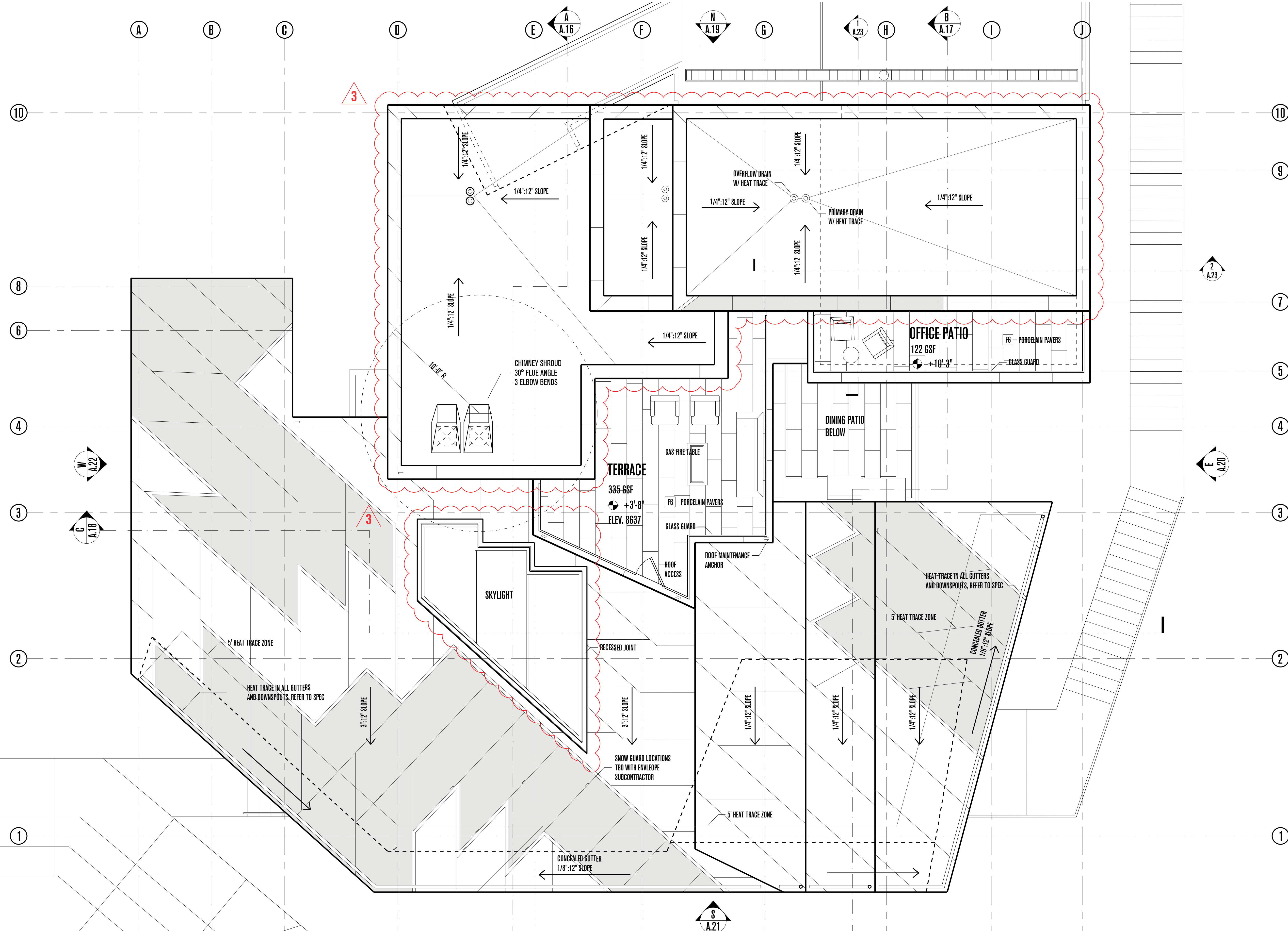
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NO.	REVISIONS:	BY:	DATE:
1	PLAN CHECK SUBMISSION	TWA	06/04/18
2	PLAN CHECK REVISIONS	TWA	07/06/18
3	PLAN CHECK RESUBMISSION	TWA	02/15/19

**DATE:** 02/15/2019  
**SCALE:** 1/8"=1'-0"  
**DRAWN:**  
**SHEET:** A. 5





# POWDER MOUNTAIN HOUSE

**OWNER:**  
**TOM BUTTENBACH**  
 8645 EAST COPPER CREST  
 EDEN, UT 84310

**ARCHITECT:**  
**TOM WISCOMBE ARCHITECTURE**  
 2404 WILSHIRE BLVD., SUITE 40  
 LOS ANGELES, CA 90057  
 (213) 674-7238  
 WWW.TOMWISCOMBE.COM

**STRUCTURAL ENGINEER:**  
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 527 W 7TH STREET  
 LOS ANGELES, CA 90014  
 (213) 627-6667  
 WWW.NOUSENGINEERING.COM

**CIVIL ENGINEER:**  
**TALISMAN**  
 CIVIL CONSULTANTS  
 5217 SOUTH STATE STREET  
 MURRAY, UT 84107  
 (801) 743-1300  
 WWW.TALISMANCIVIL.COM

**MECHANICAL / PLUMBING:**  
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 ENGINEERING CONSULTANTS INC.  
 5530 CORBIN AVE., SUITE 300  
 TARZANA, CA 91356  
 (818) 786-6778  
 WWW.SHAMIMENGINEERING.COM

**ELECTRICAL:**  
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 (714) 456-7894  
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**NGBS CONSULTING:**  
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 328 W 200 S SUITE 102  
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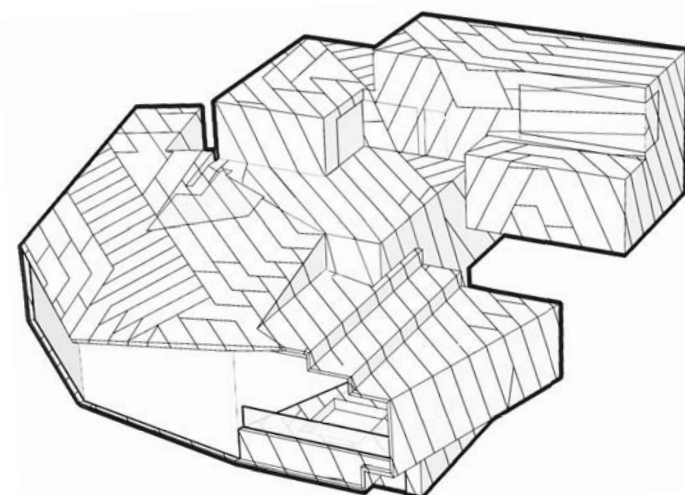
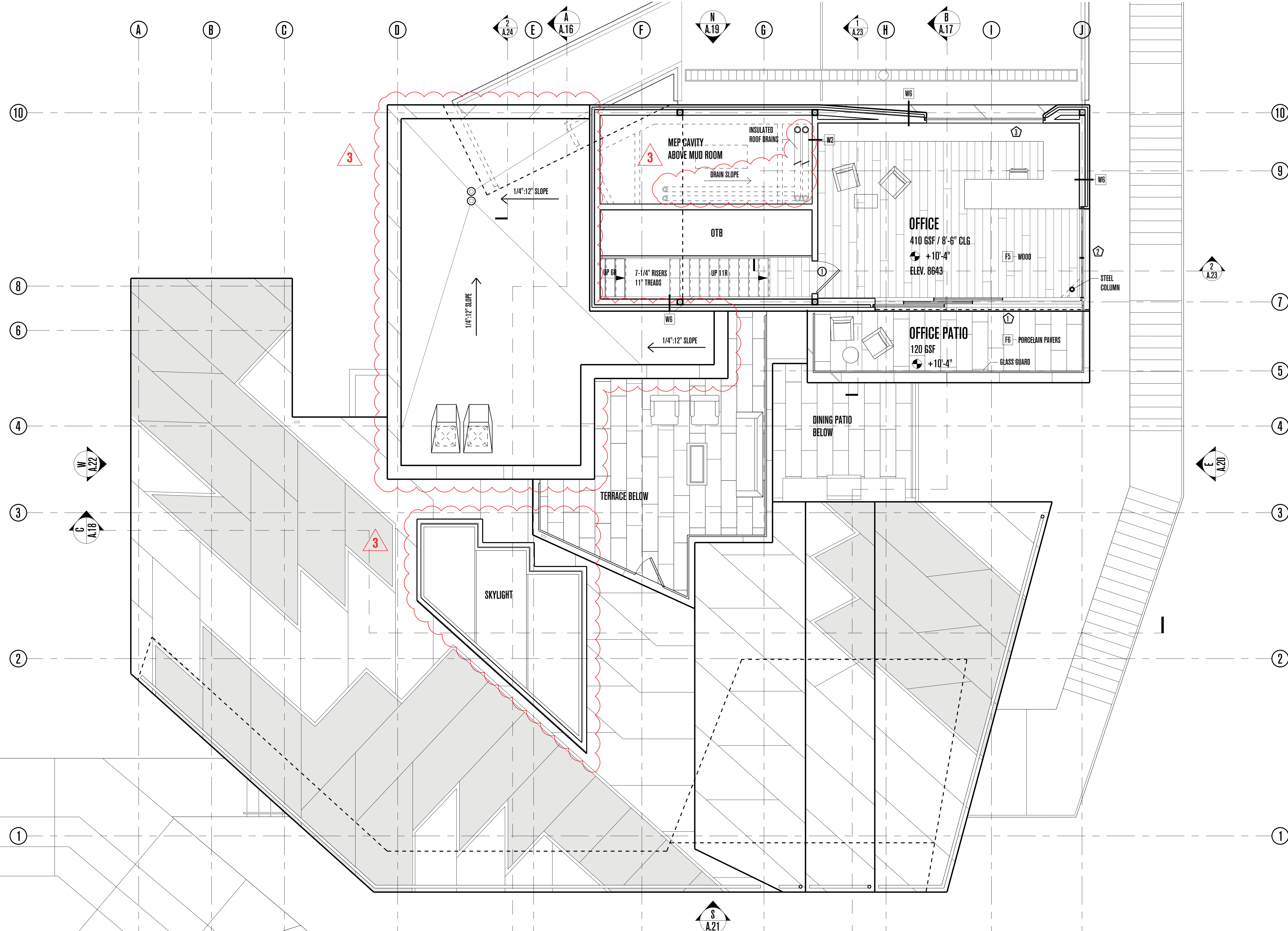
## ROOF PLAN

REVISIONS:	BY:	DATE:	DATE:
1	PLAN CHECK SUBMISSION	TWA	06/04/18
2	PLAN CHECK REVISIONS	TWA	07/06/18
3	PLAN CHECK RESUBMISSION	TWA	02/15/19

SCALE:	DRAWN:
1/4" = 1'-0"	
SHEET:	<b>A. 6</b>





# POWDER MOUNTAIN HOUSE

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**TOM BUTTGENBACH**  
 8645 EAST COPPER CREST  
 EDEN, UT 84310

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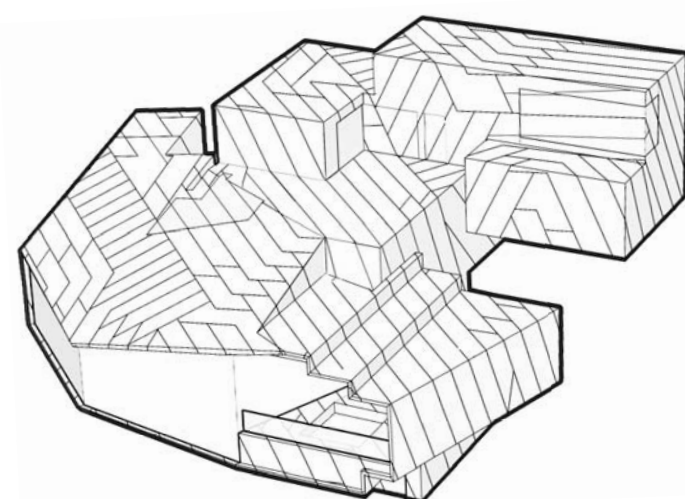
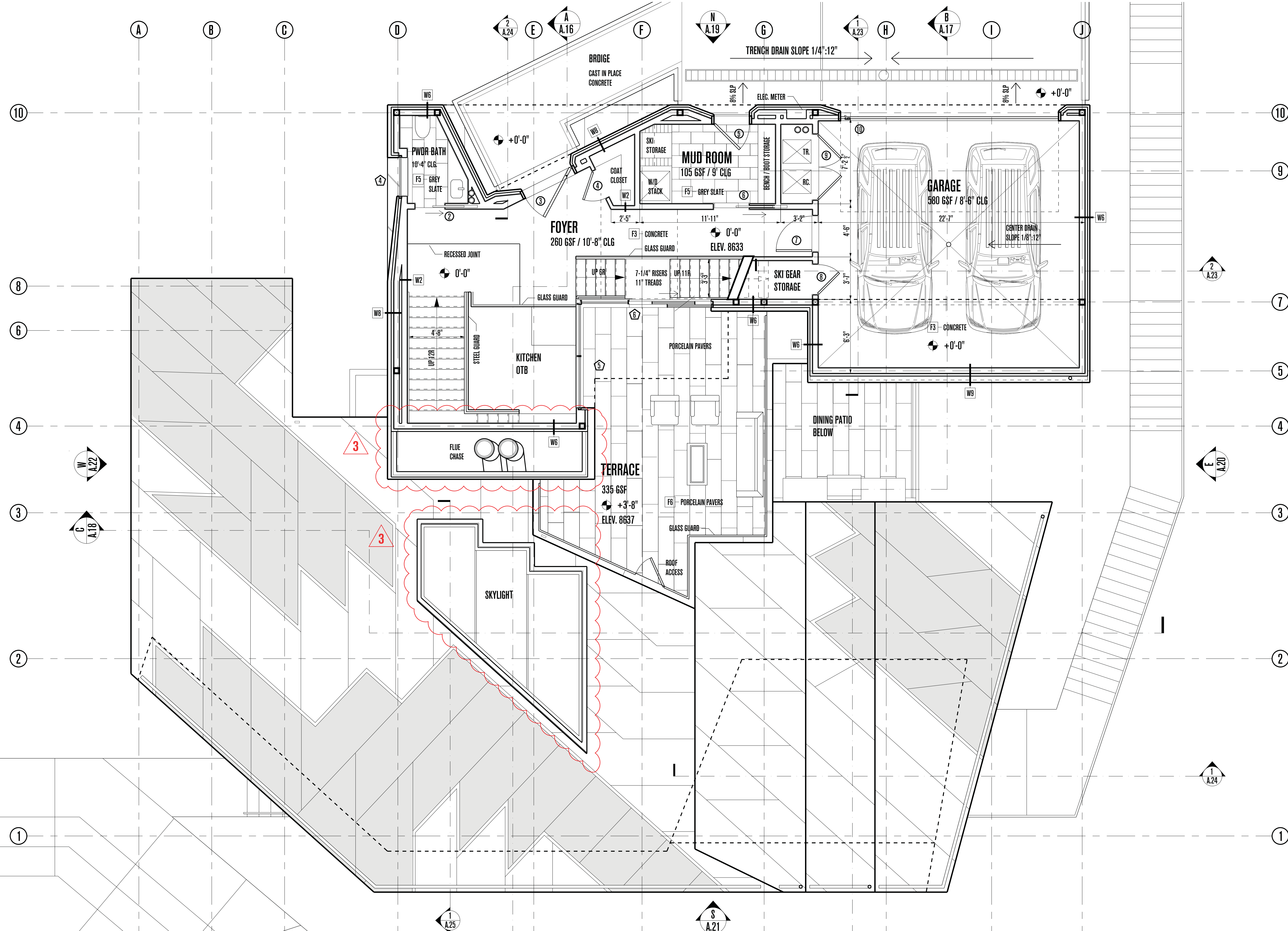
## PENTHOUSE PLAN

REVISIONS:	BY:	DATE:	DATE:
1	PLAN CHECK SUBMISSION	TWA	06/04/18
2	PLAN CHECK REVISIONS	TWA	07/06/18
3	PLAN CHECK RESUBMISSION	TWA	02/15/19

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

DRAWN: SHEET: **A. 7**





# POWDER MOUNTAIN HOUSE

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 EDEN, UT 84310

**ARCHITECT:**  
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 2404 WILSHIRE BLVD., SUITE 40  
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**LANDSCAPE ARCHITECT:**  
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 (801) 583-1255

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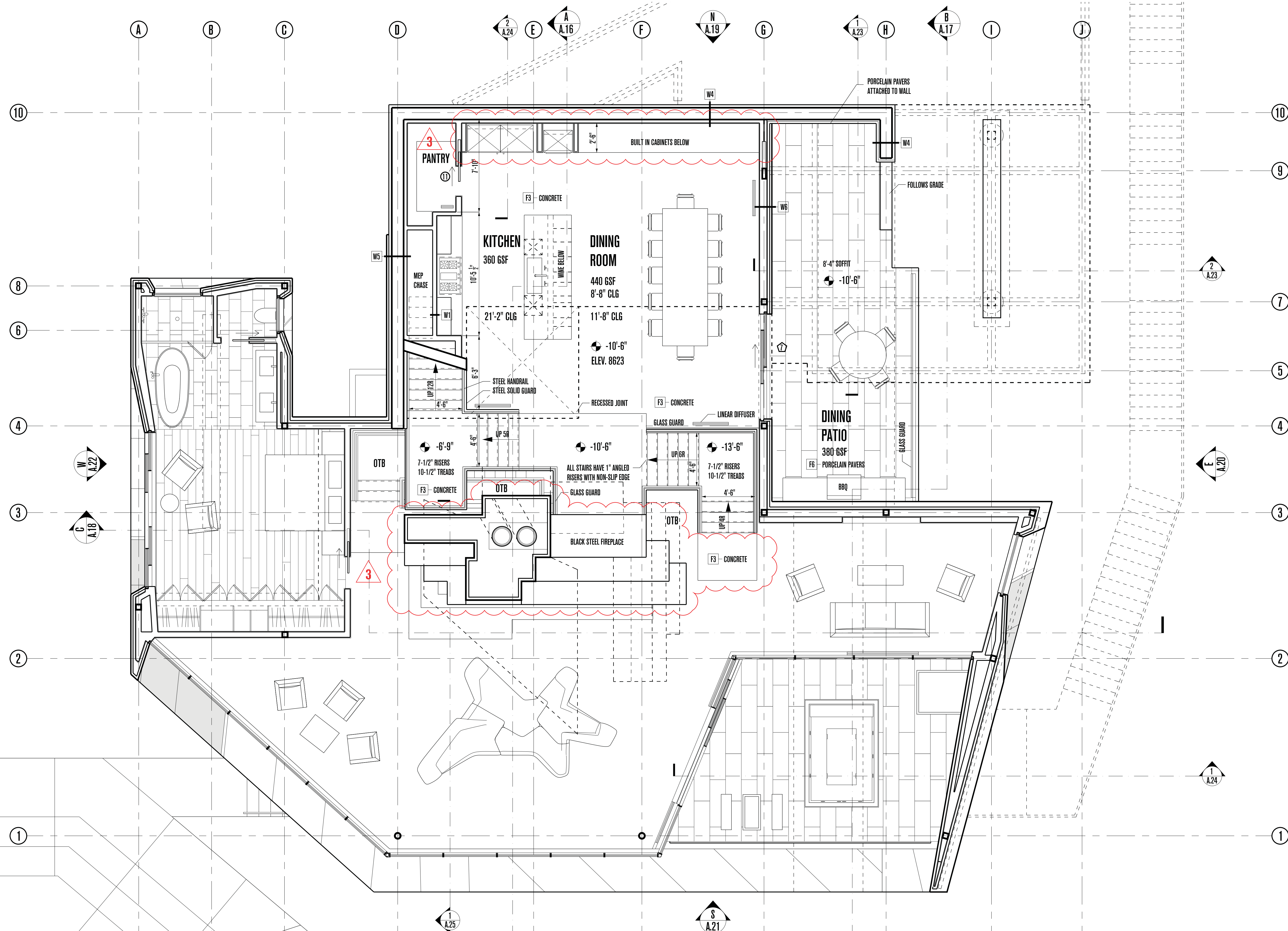
## ENTRY PLAN

REVISIONS:	BY:	DATE:	DATE:
1	PLAN CHECK SUBMISSION	TWA	06/04/18
2	PLAN CHECK REVISIONS	TWA	07/06/18
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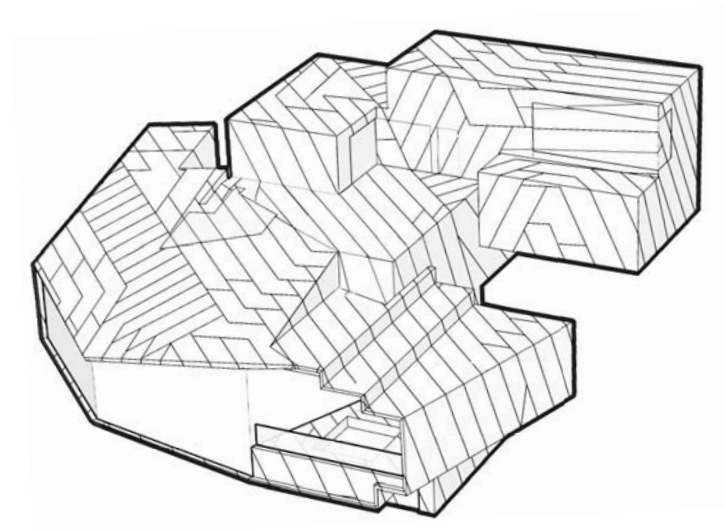
SHEET: **A. 8**





# POWDER MOUNTAIN HOUSE

**OWNER:**  
**TOM BUTTGEBACH**  
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 EDEN, UT 84310



**ARCHITECT:**  
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REQUIREMENTS VARY WITH LOCATION AND CHANGE FROM TIME TO TIME. THEREFORE, BEFORE STARTING CONSTRUCTION, THE CONTRACTOR SHALL REVIEW AND VERIFY ON SITE ALL DIMENSIONS, DETAILS AND THEIR CORRELATION TO PROJECT ENGINEERING DOCUMENTS, AS WELL AS THEIR CONFORMANCE TO CURRENT BUILDING CODES. ANY DISCREPANCIES, ERRORS OR OMISSIONS IN PLANS, DIMENSIONS, NOTES, WRITTEN SPECIFICATIONS, OR DETAILS SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF TWA IN WRITING PRIOR TO COMMENCING WORK, ALLOWING REQUIRED CORRECTIONS TO BE PERFORMED. ALL STRUCTURAL, MECHANICAL, ELECTRICAL, PLUMBING, AND FIRE/LIFE SAFETY REQUIREMENTS MUST ALSO BE REVIEWED BEFORE COMMENCEMENT OF CONSTRUCTION.

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## MEZZANINE PLAN

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1	PLAN CHECK SUBMISSION	TWA	06/04/18
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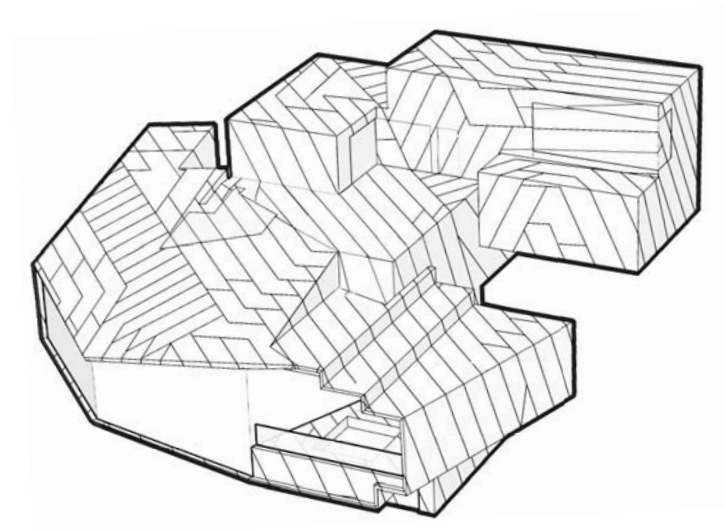
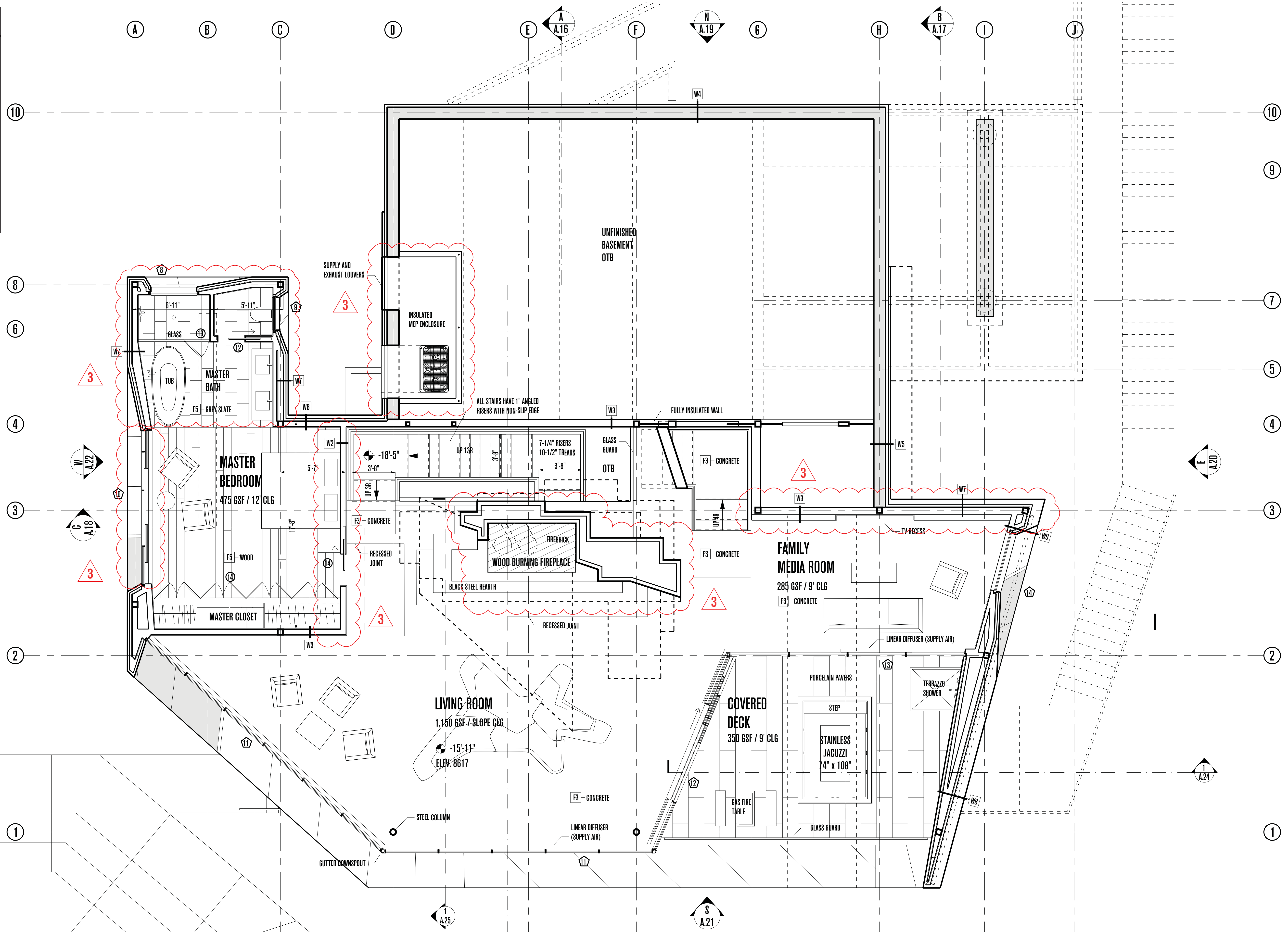
DRAWN: SHEET: **A. 9**



# SQUARE FOOTAGES

ACTUAL BUILT AREAS MAY VARY

PENTHOUSE LEVEL	493 GSF
ENTRY LEVEL	1,115 GSF
MEZZANINE LEVEL	1,015 GSF
LIVING ROOM LEVEL	1,988 GSF
BASEMENT LEVEL	904 GSF
<b>BELOW GRADE LIVABLE TOTAL</b>	<b>904 GSF</b>
<b>ABOVE GRADE LIVABLE TOTAL</b>	<b>4,591 GSF</b>
<b>TOTAL</b>	<b>5,495 GSF</b>
<b>UNFINISHED BASEMENT</b>	<b>1,155 GSF</b>



# POWDER MOUNTAIN HOUSE

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**LANDSCAPE ARCHITECT:**  
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 328 W 200 S SUITE 102  
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 (801) 583-1295

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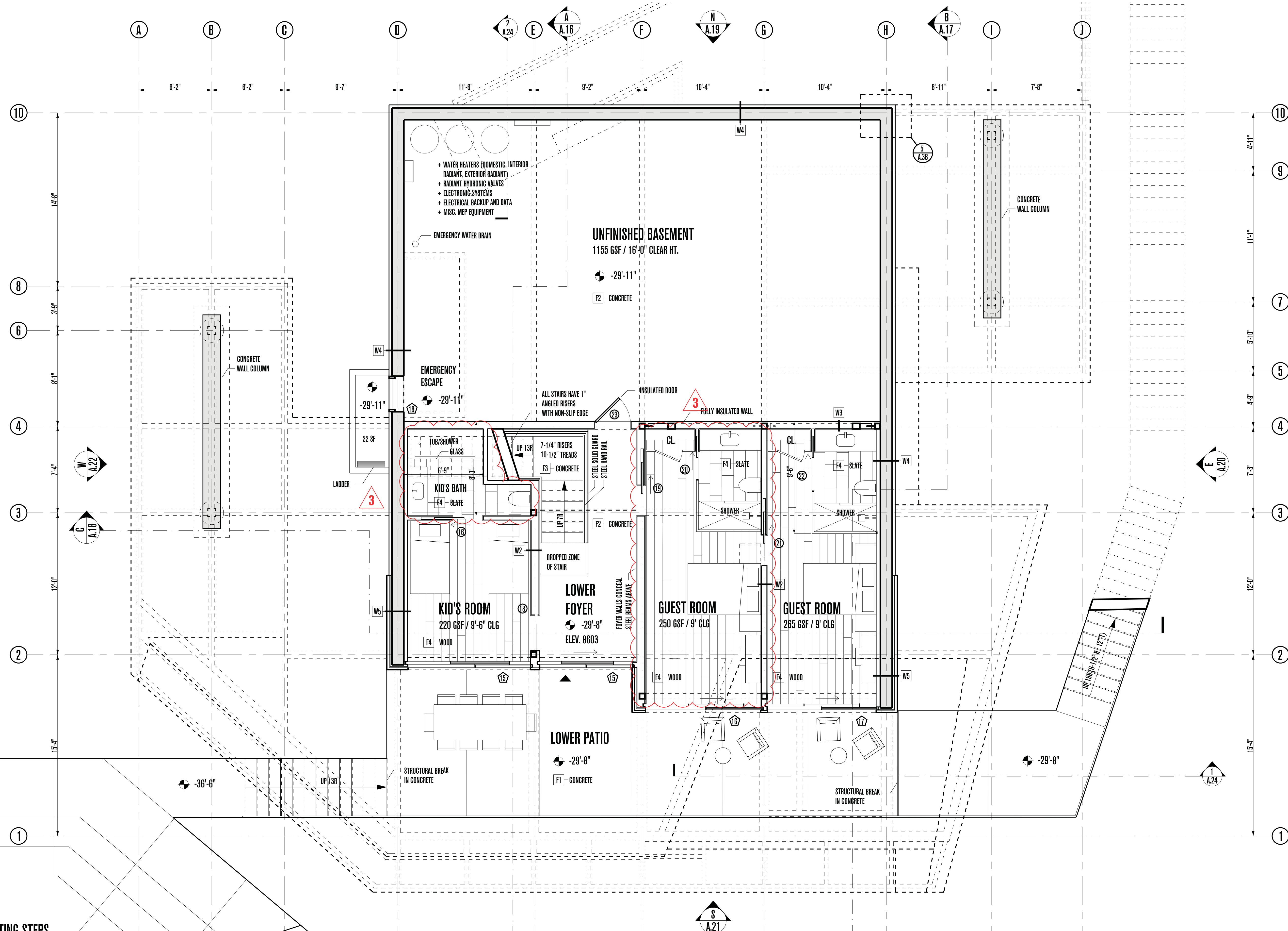
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2	PLAN CHECK REVISIONS	TWA	07/06/18
3	PLAN CHECK RESUBMISSION	TWA	02/15/19

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

DRAWN: SHEET: **A. 10**

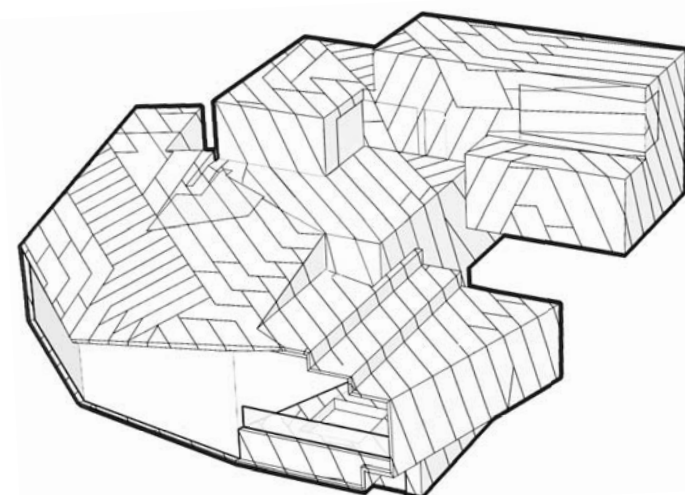




SITTING STEPS

# POWDER MOUNTAIN HOUSE

OWNER:  
**TOM BUTTGENBACH**  
8645 EAST COPPER CREST  
EDEN, UT 84310



ARCHITECT:  
**TOM WISCOMBE ARCHITECTURE**  
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CIVIL ENGINEER:  
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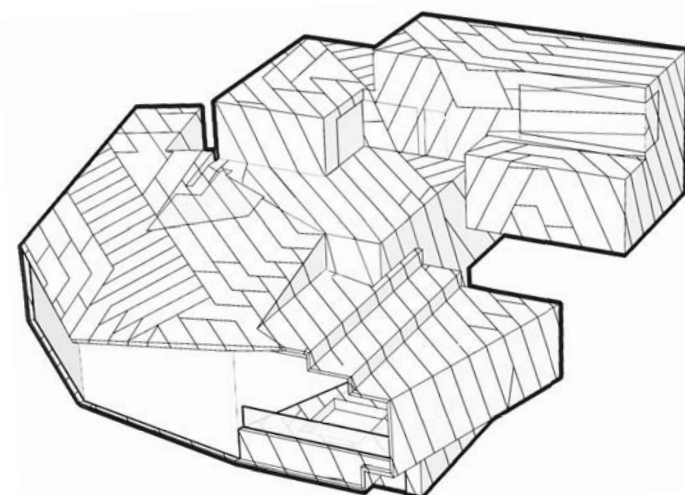
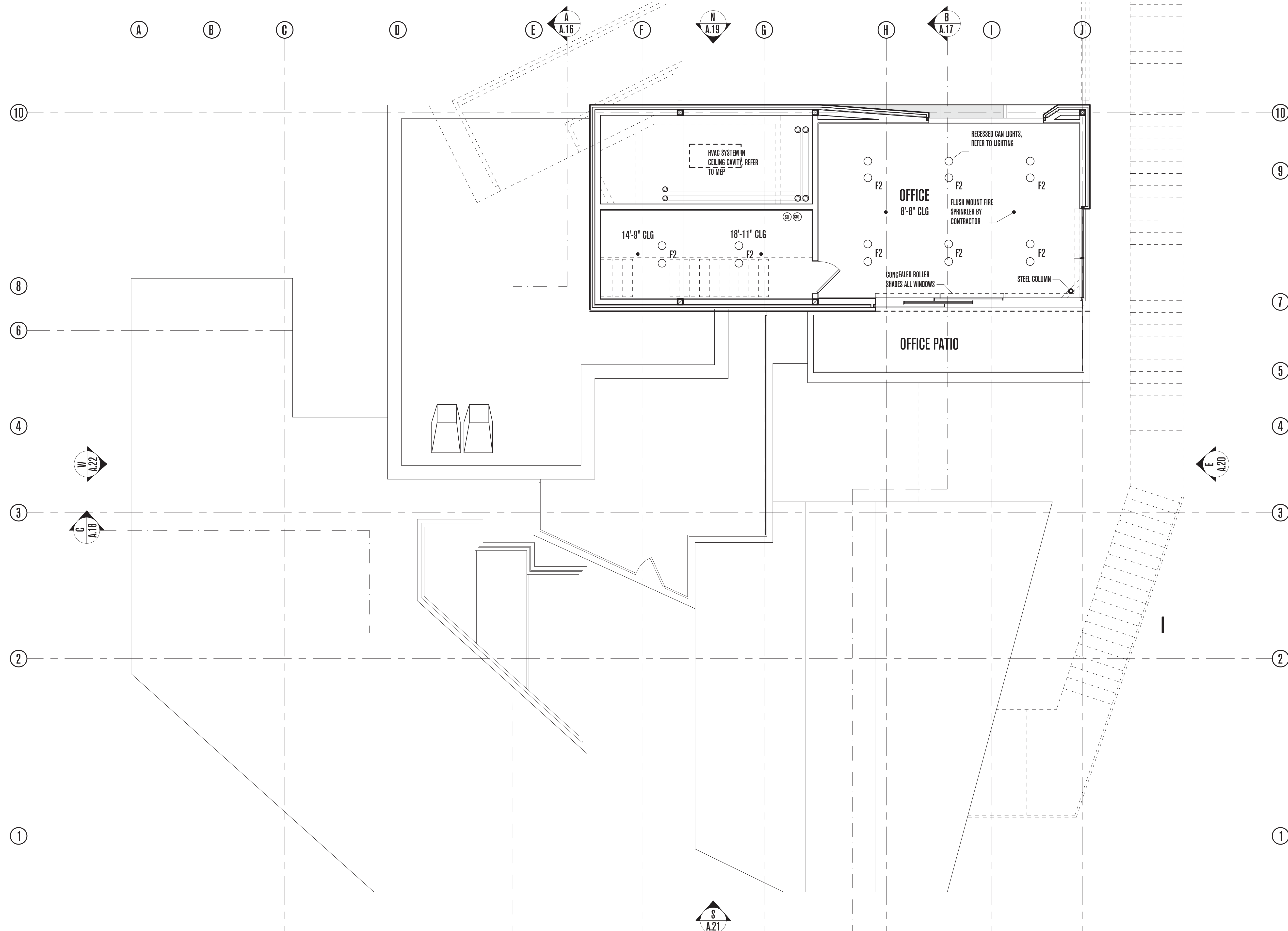
## BASEMENT PLAN

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3	PLAN CHECK RESUBMISSION	TWA	02/15/19

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

DRAWN: SHEET: **A. 11**





# POWDER MOUNTAIN HOUSE

**OWNER:**  
**TOM BUTTGENBACH**  
 8645 EAST COPPER CREST  
 EDEN, UT 84310

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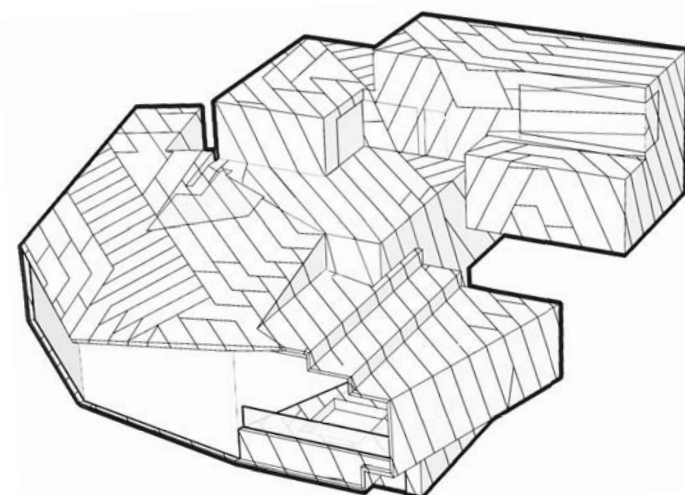
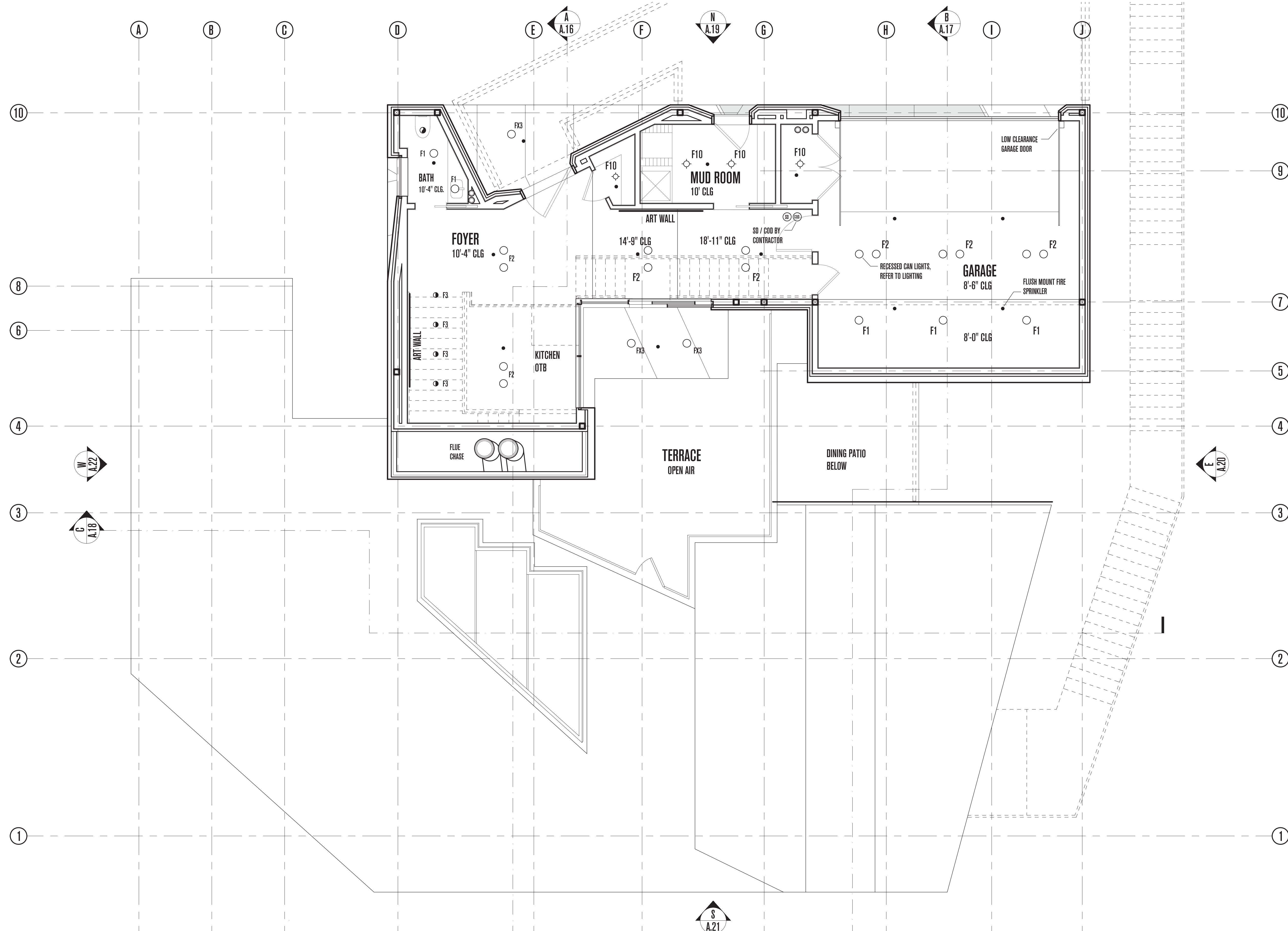
REVISIONS:	BY:	DATE:	DATE:
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SCALE: 1/4"=1'-0"

DRAWN: **A. 12**

SHEET:





# POWDER MOUNTAIN HOUSE

**OWNER:**  
**TOM BUTTGEBACH**  
 8645 EAST COPPER CREST  
 EDEN, UT 84310

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2	PLAN CHECK REVISIONS	TWA	07/06/18
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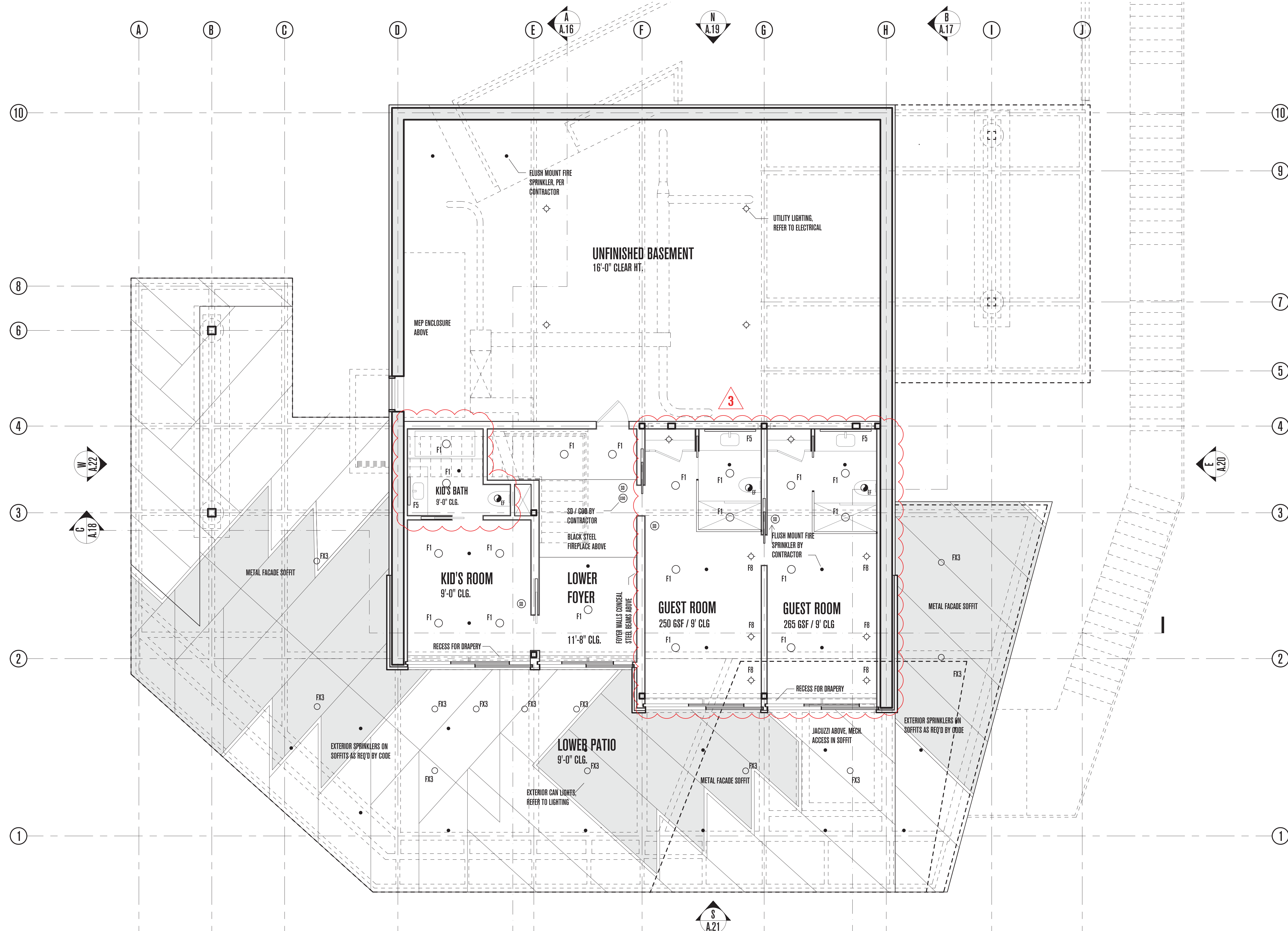
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DRAWN: **A. 13**



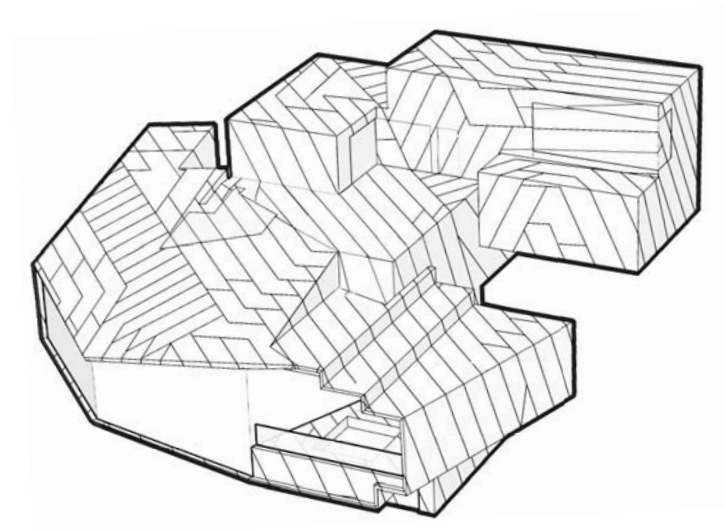






# POWDER MOUNTAIN HOUSE

**OWNER:**  
**TOM BUTTENBACH**  
 8645 EAST COPPER CREST  
 EDEN, UT 84310



**ARCHITECT:**  
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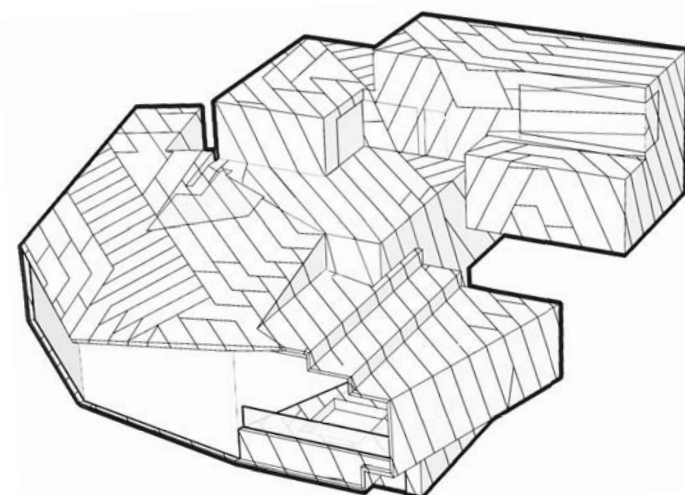
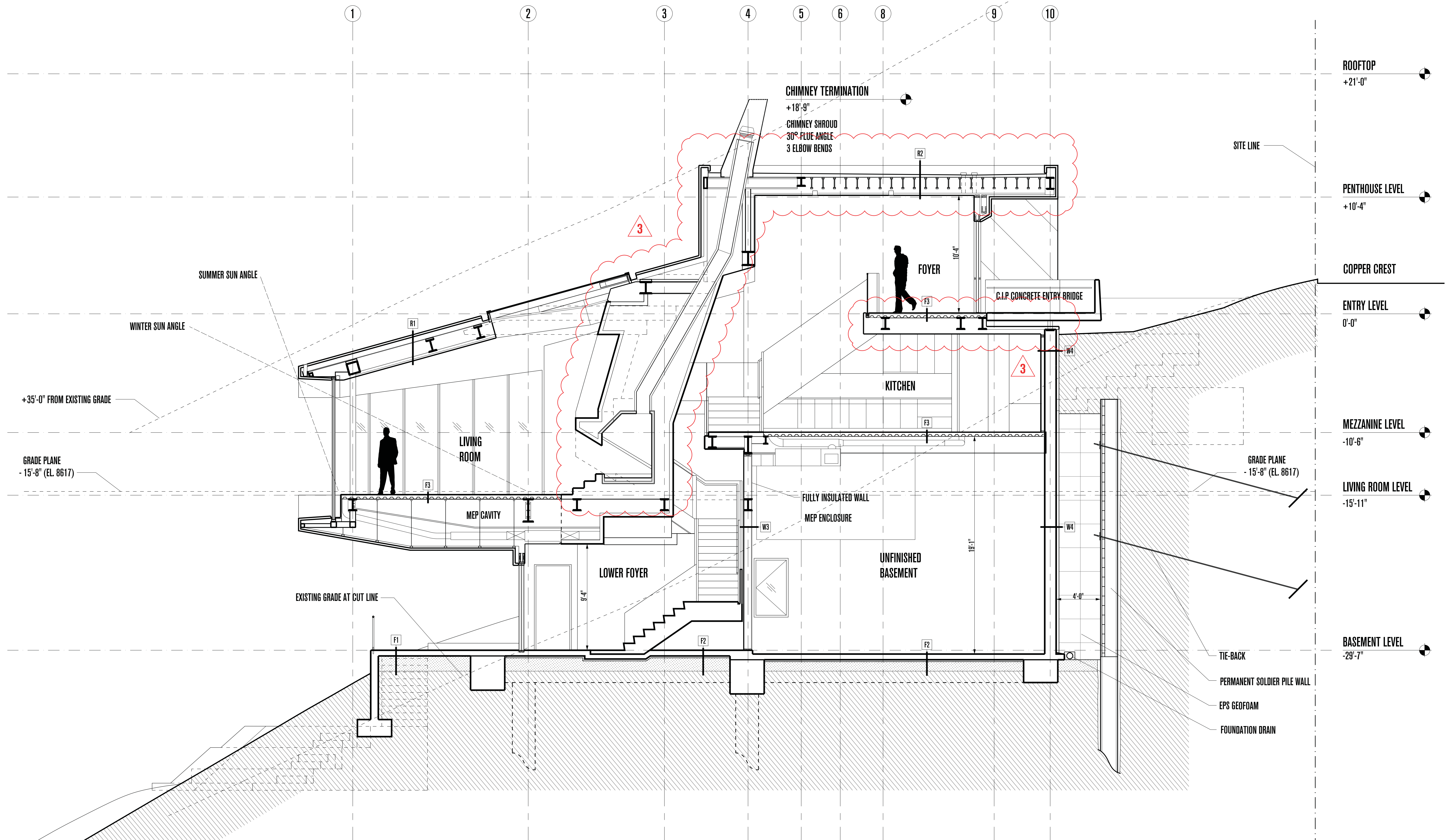
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SCALE: 1/4" = 1'-0"  
 DRAWN:  
 SHEET:  
**A. 15**





# POWDER MOUNTAIN HOUSE

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 (801) 583-1295

**LIGHTING DESIGNER:**  
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## SECTION A-A

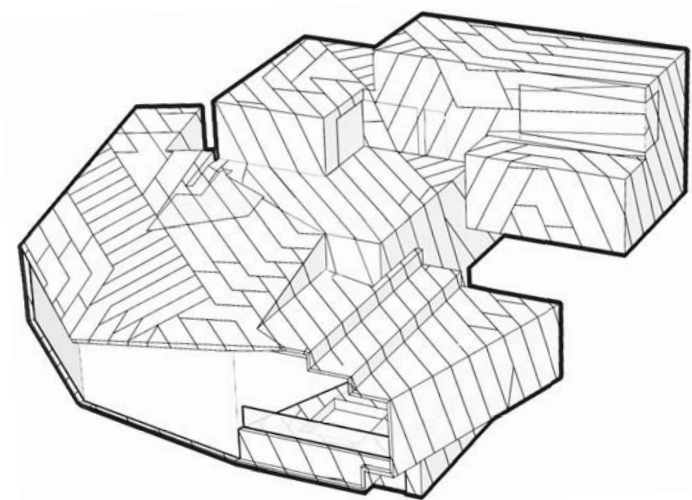
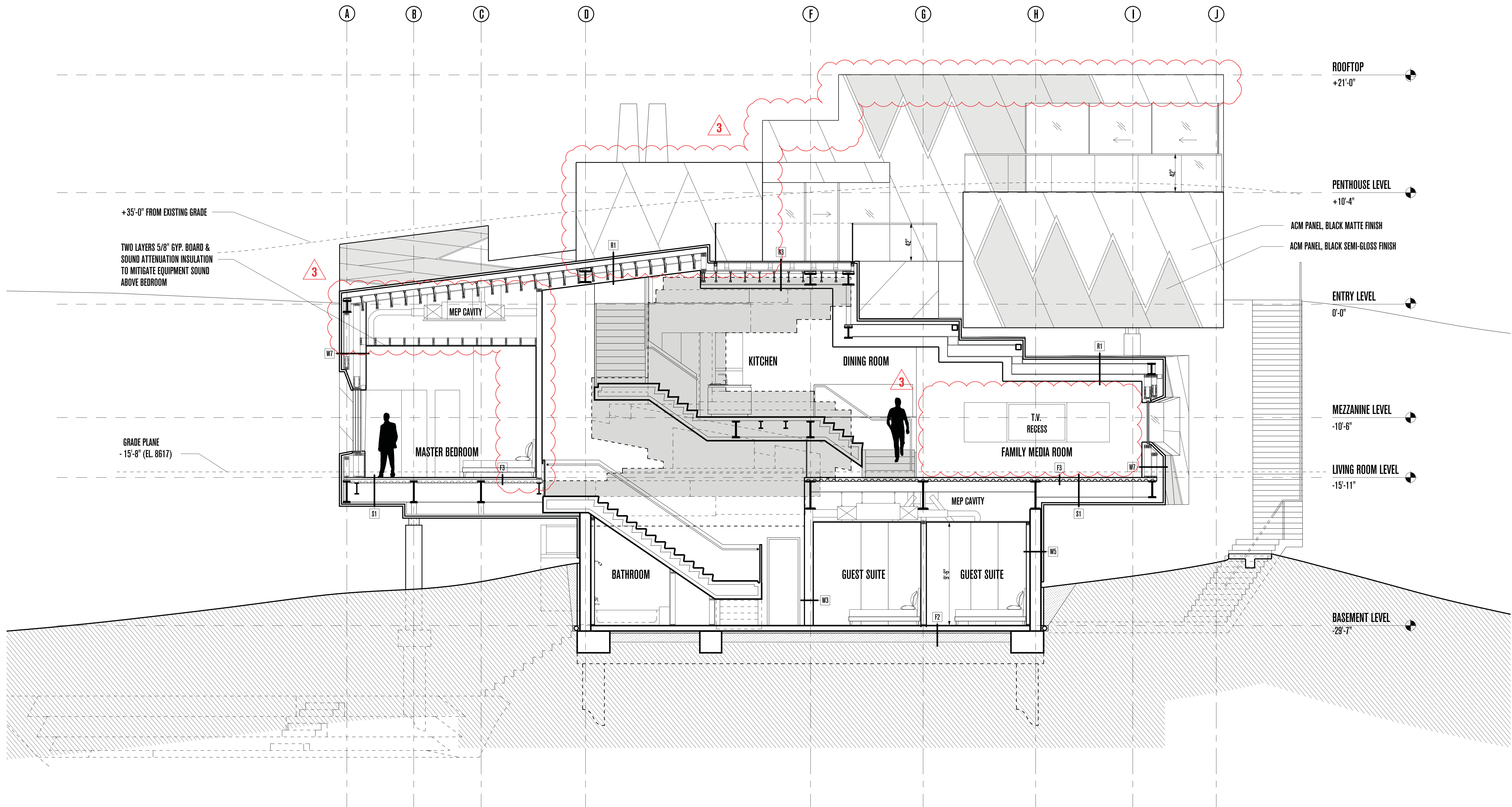
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1	PLAN CHECK SUBMISSION	TWA	06/04/18
2	PLAN CHECK REVISIONS	TWA	07/06/18
3	PLAN CHECK RESUBMISSION	TWA	02/15/19

SCALE: 1/4"=1'-0"  
 DRAWN: [ ]  
 SHEET: **A. 16**









# POWDER MOUNTAIN HOUSE

**OWNER:**  
**TOM BUTTGENBACH**  
 8645 EAST COPPER CREST  
 EDEN, UT 84310

**ARCHITECT:**  
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**LANDSCAPE ARCHITECT:**  
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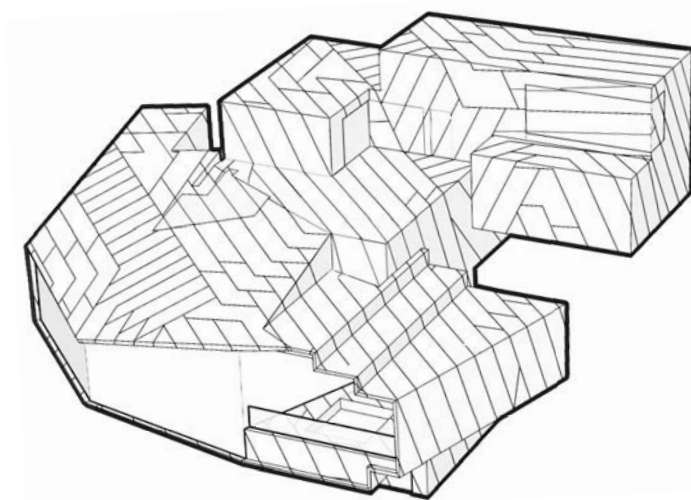
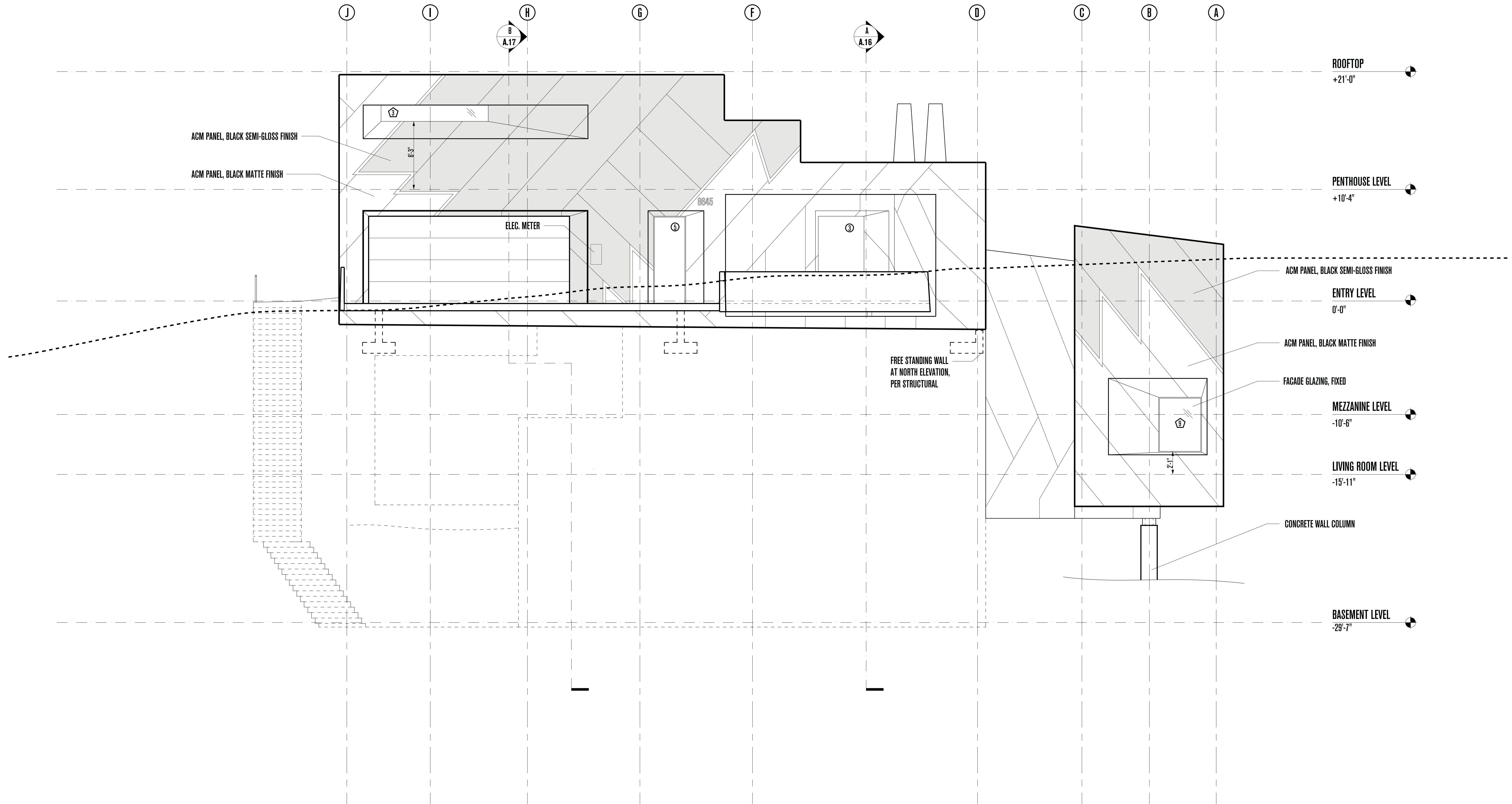
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3	PLAN CHECK RESUBMISSION	TWA	02/15/19

SCALE: 1/4" = 1'-0"  
 DRAWN: SHEET: **A. 18**





# POWDER MOUNTAIN HOUSE

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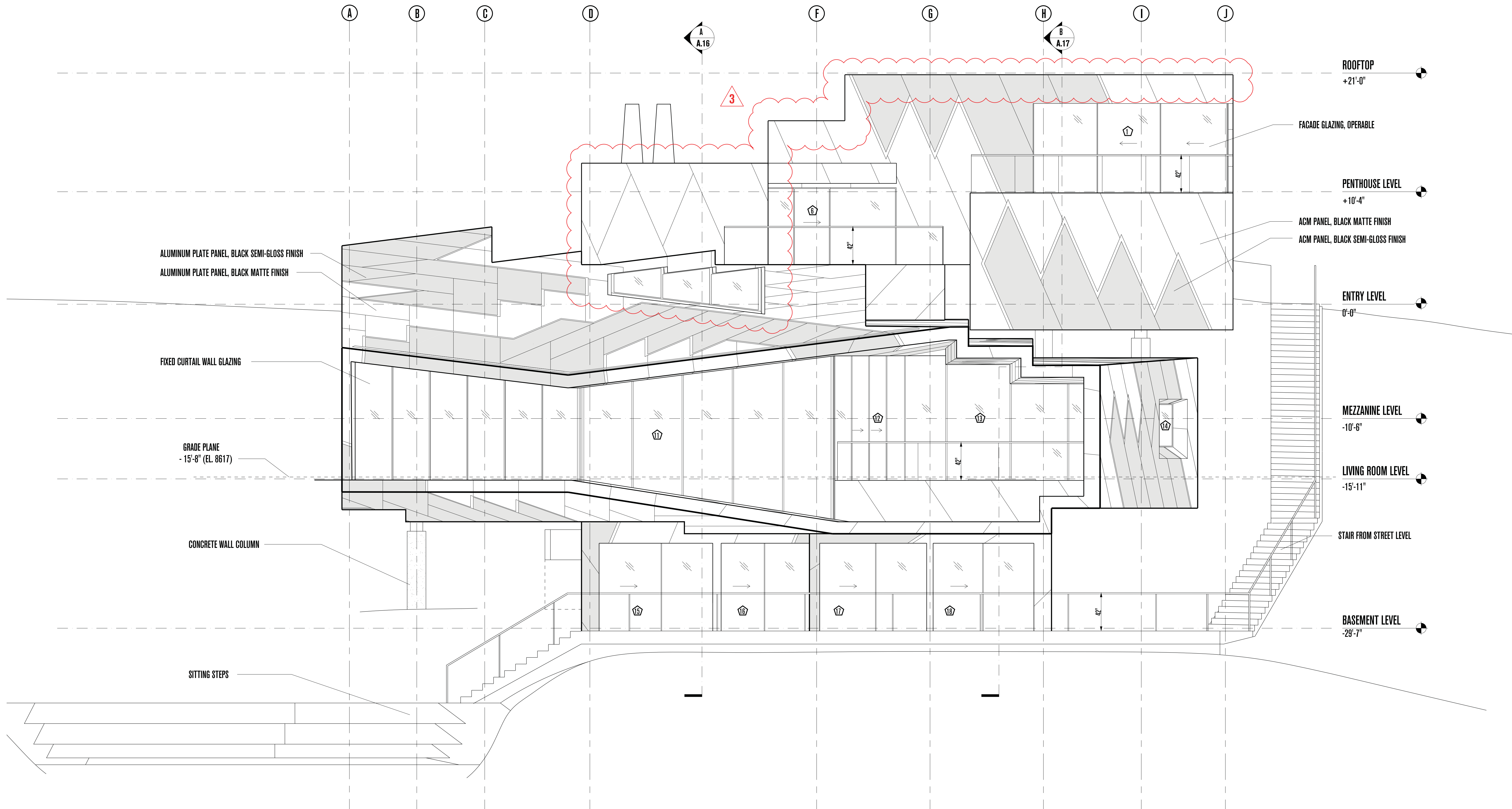
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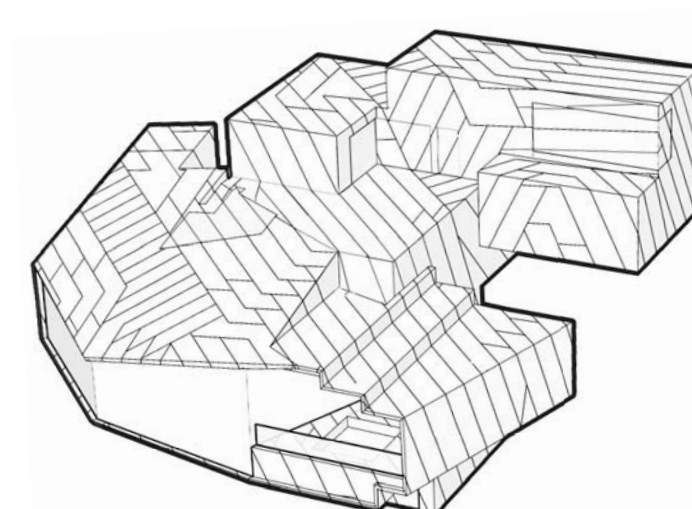
SCALE: 1/4"=1'-0"  
 DRAWN: A. 19





# POWDER MOUNTAIN HOUSE

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 8645 EAST COPPER CREST  
 EDEN, UT 84310



**ARCHITECT:**  
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 (801) 583-1295

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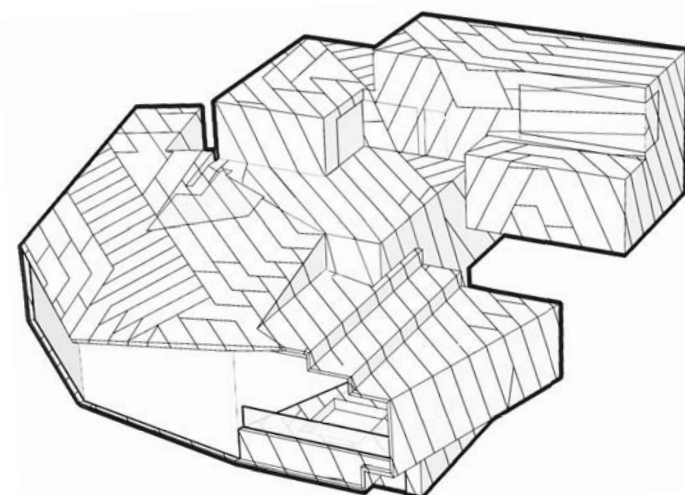
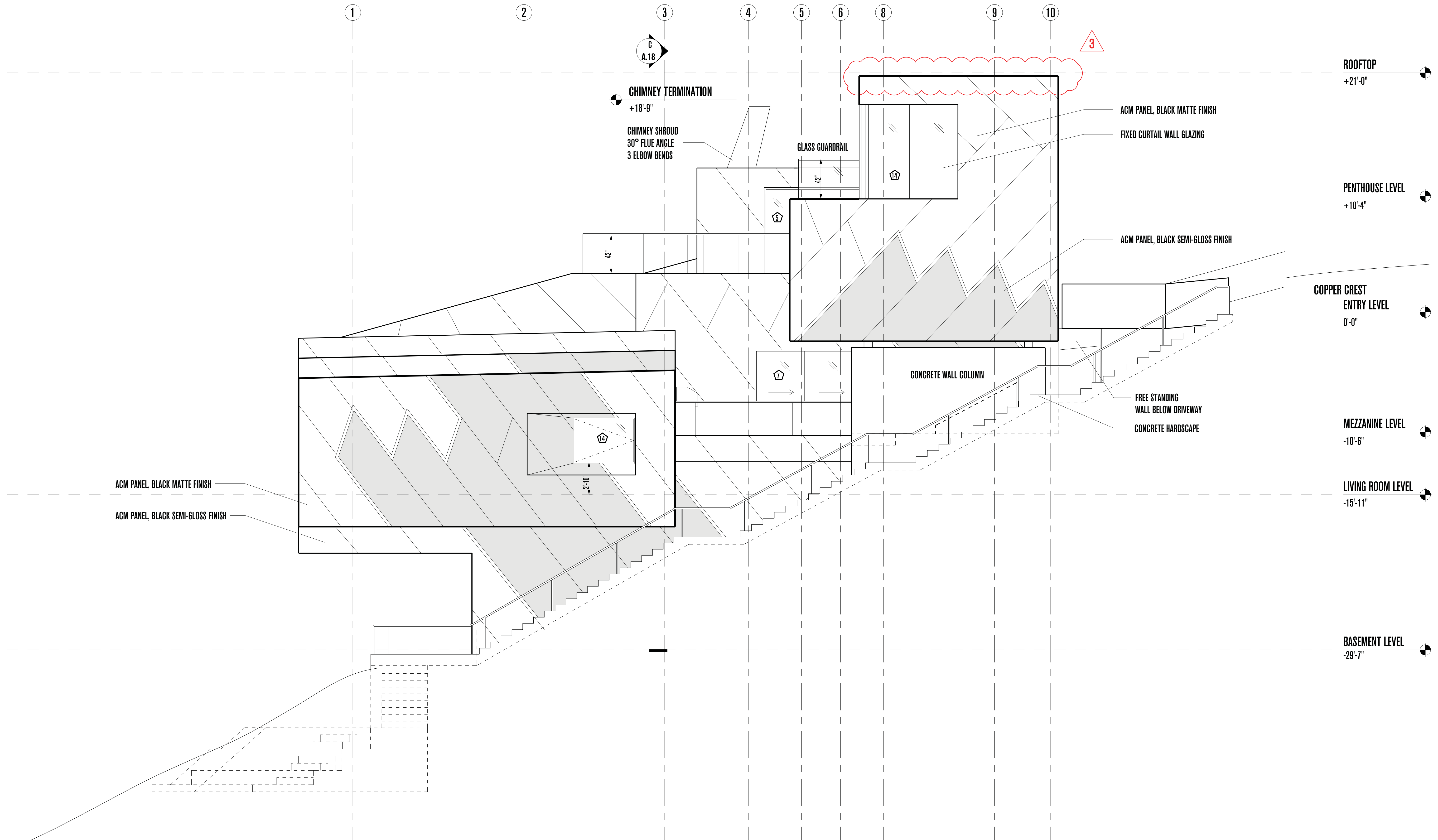
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3	PLAN CHECK RESUBMISSION	TWA	02/15/19			DRAWN: SHEET: <b>A. 20</b>





# POWDER MOUNTAIN HOUSE

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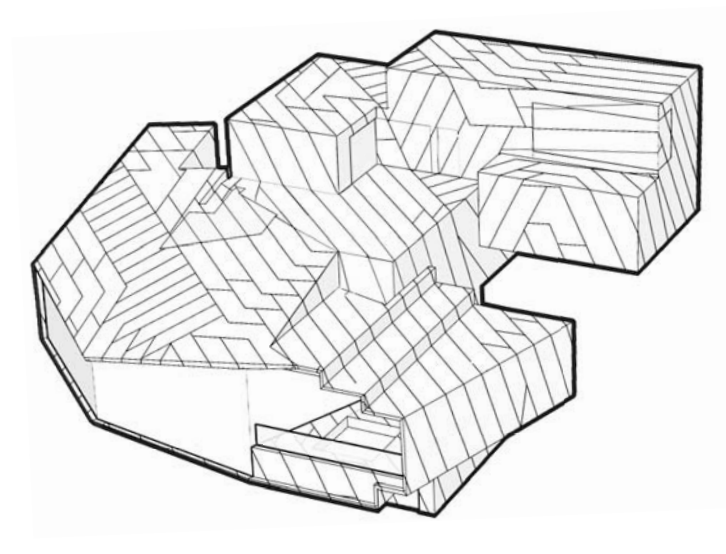
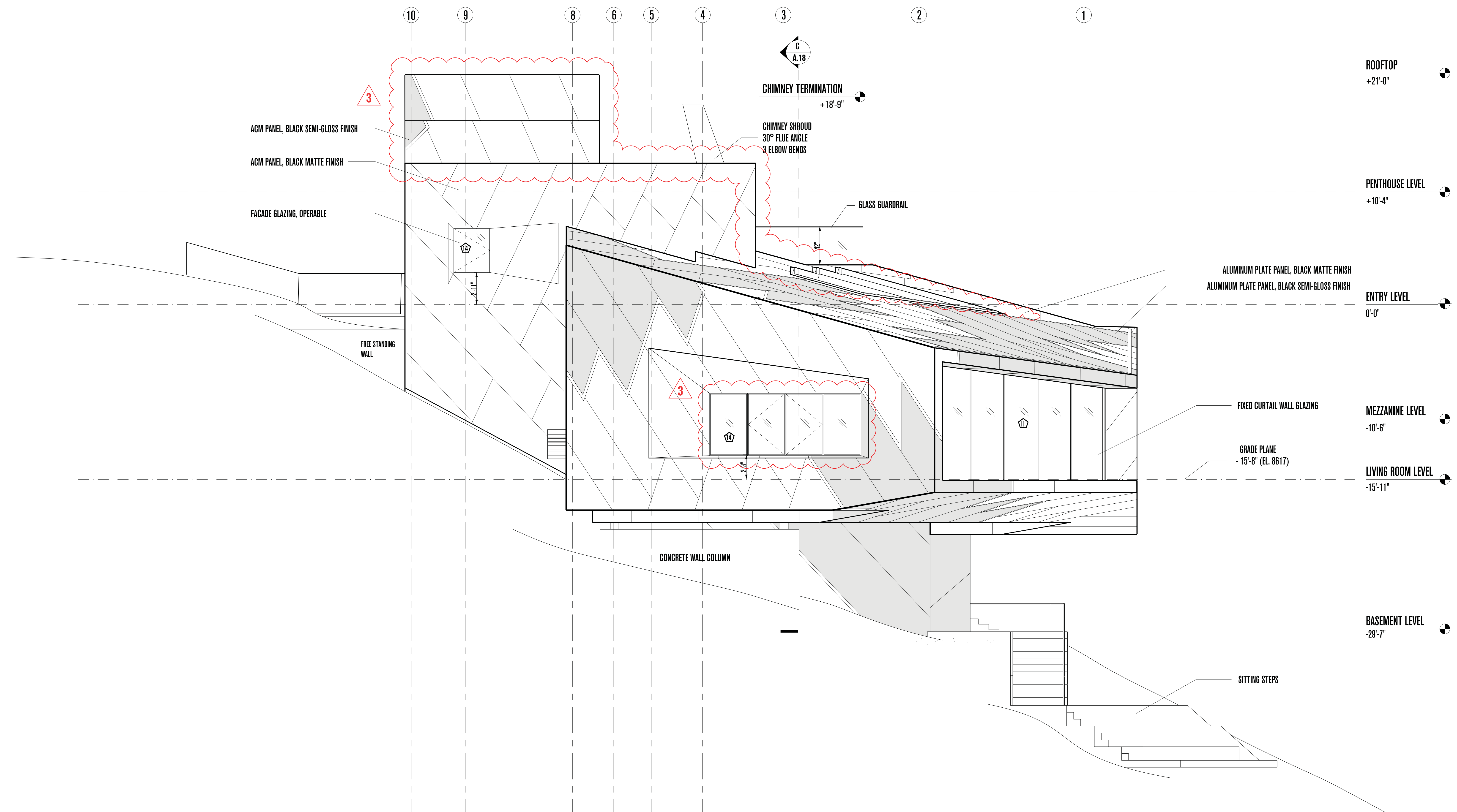
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3	PLAN CHECK RESUBMISSION	TWA	02/15/19

SCALE: 1/4"=1'-0"  
 DRAWN:  
 SHEET:  
**A. 21**





# POWDER MOUNTAIN HOUSE

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## WEST ELEVATION

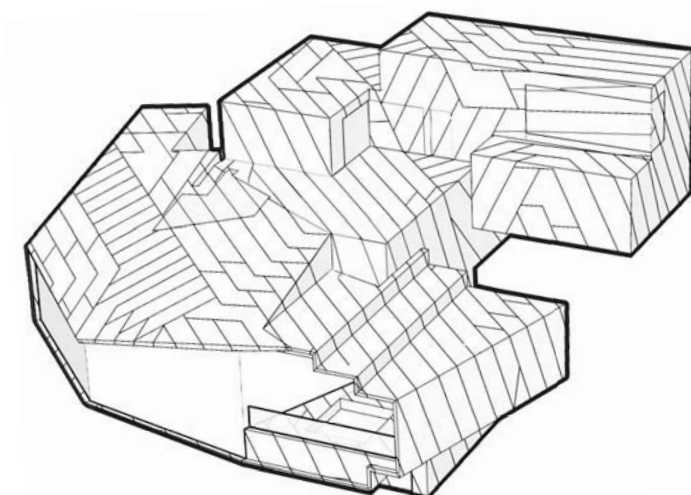
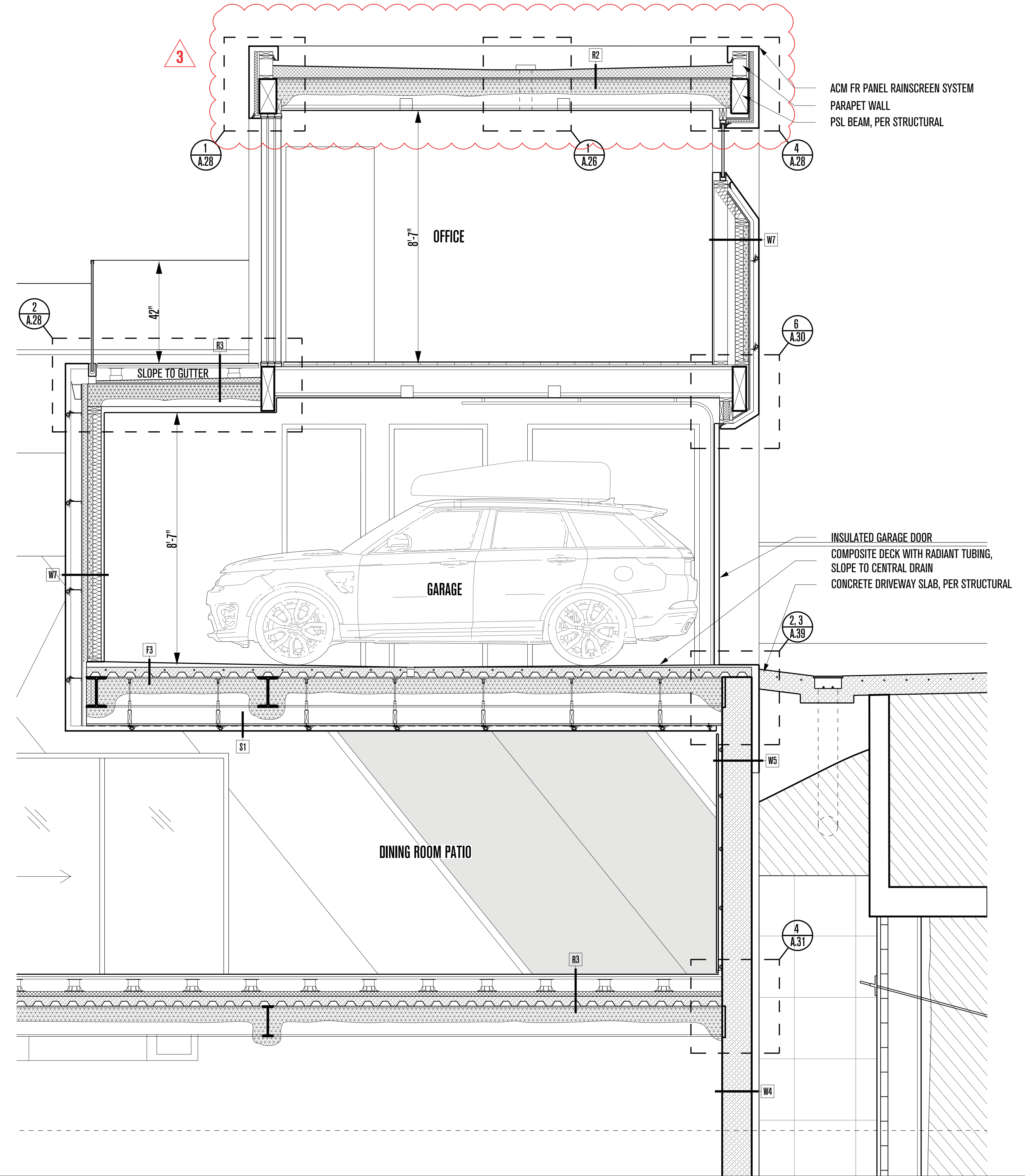
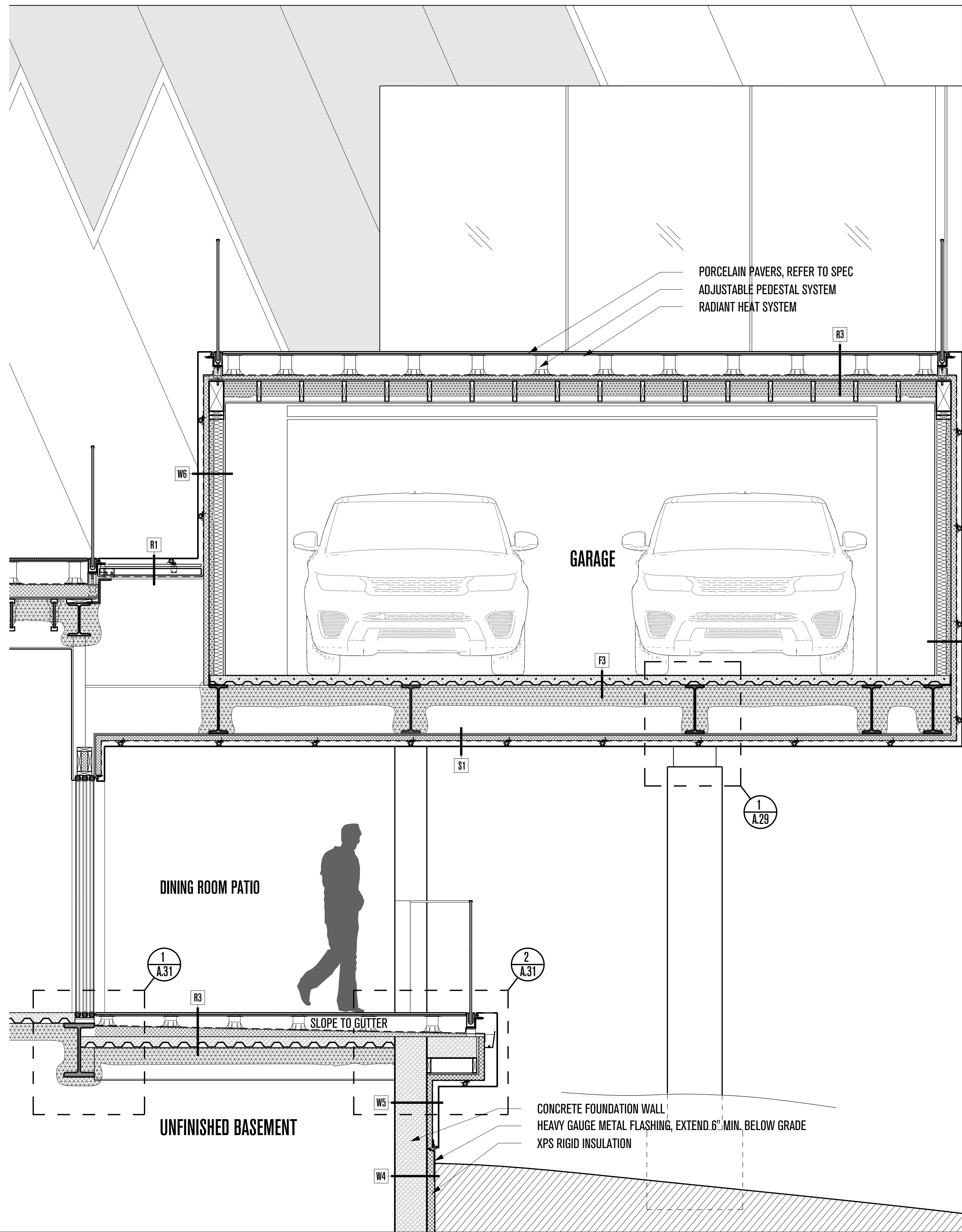
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1	PLAN CHECK SUBMISSION	TWA	06/04/18
2	PLAN CHECK REVISIONS	TWA	07/06/18
3	PLAN CHECK RESUBMISSION	TWA	02/15/19

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

DRAWN: **A. 22**

SHEET: **A. 22**





# POWDER MOUNTAIN HOUSE

**OWNER:**  
**TOM BUTTGENBACH**  
 8645 EAST COPPER CREST  
 EDEN, UT 84310

**ARCHITECT:**  
**TOM WISCOMBE ARCHITECTURE**  
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 WWW.TOMWISCOMBE.COM

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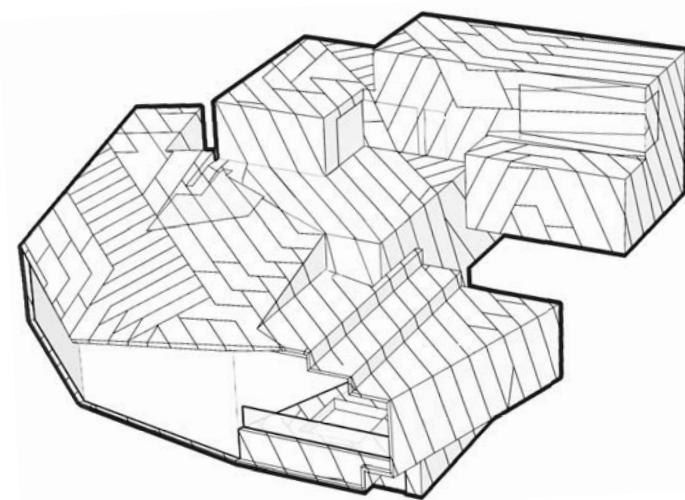
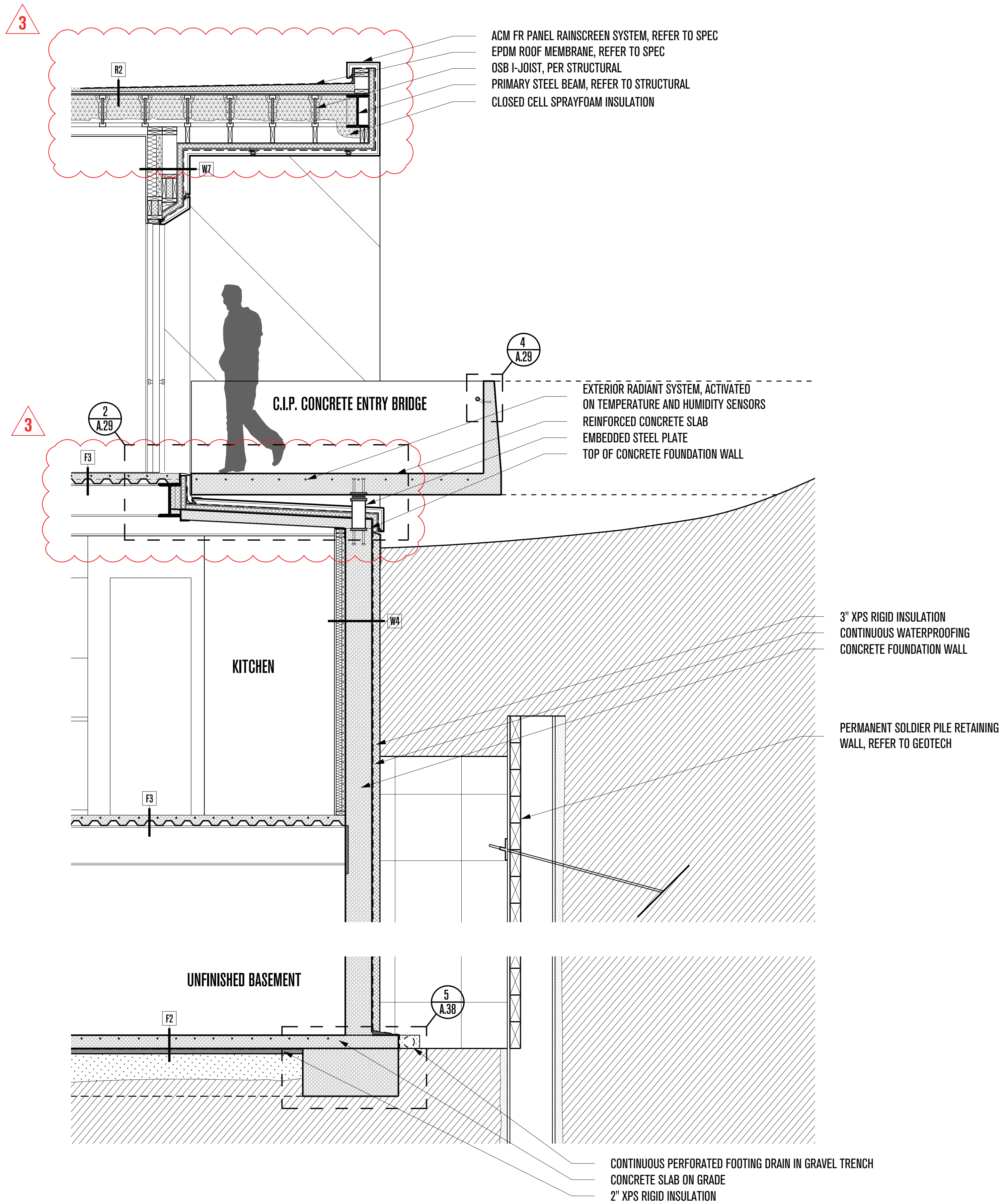
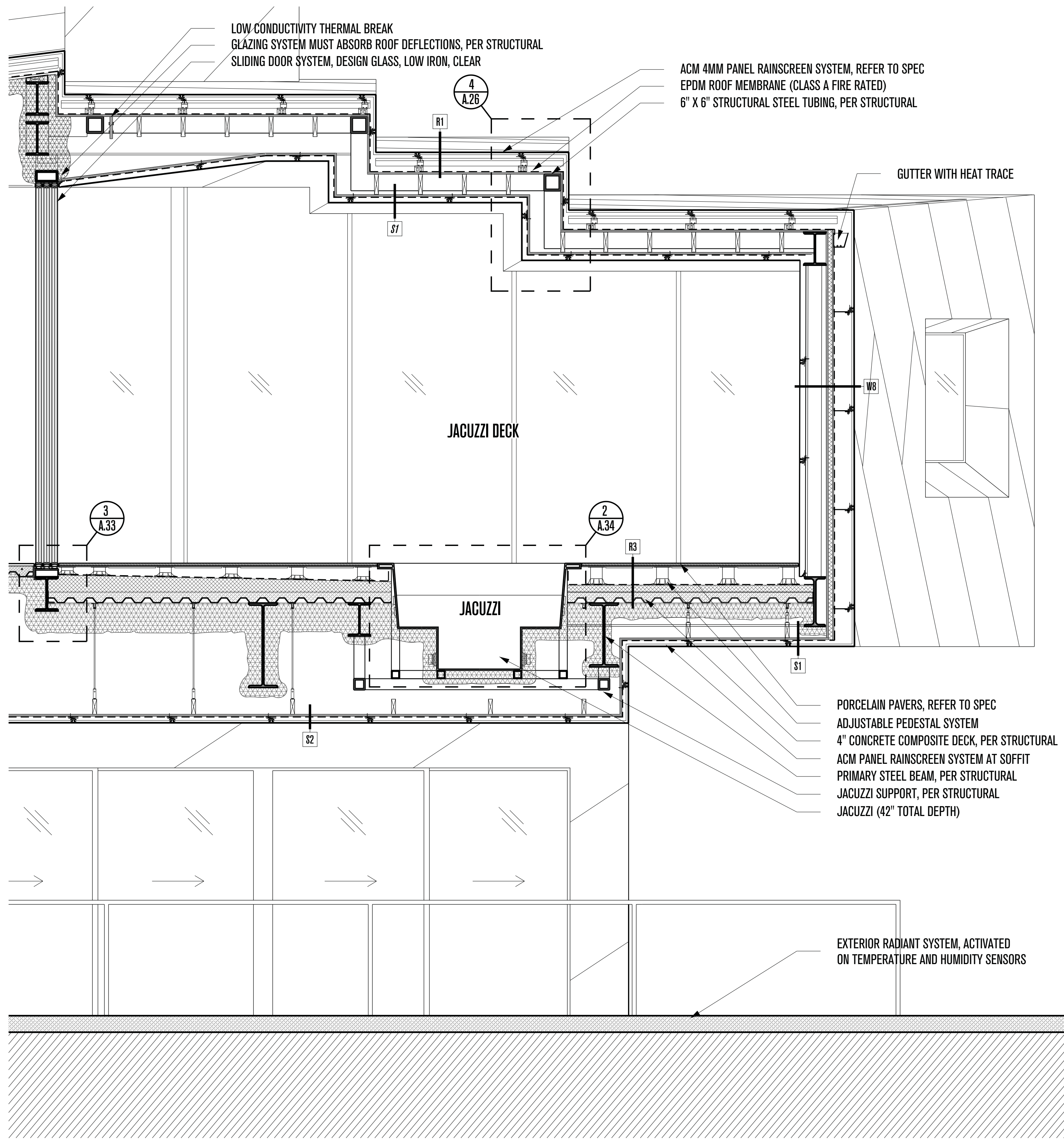
## WALL SECTIONS A

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SCALE: 1/2" = 1'-0"

SHEET: **A. 23**





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2	PLAN CHECK REVISIONS	TWA	07/06/18
3	PLAN CHECK RESUBMISSION	TWA	02/15/19

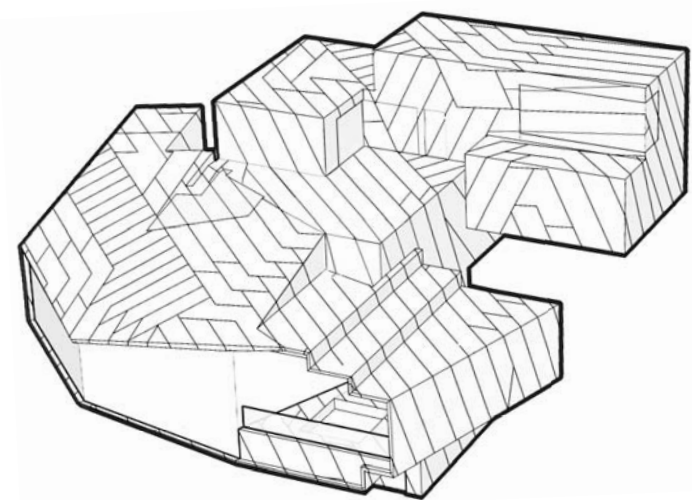
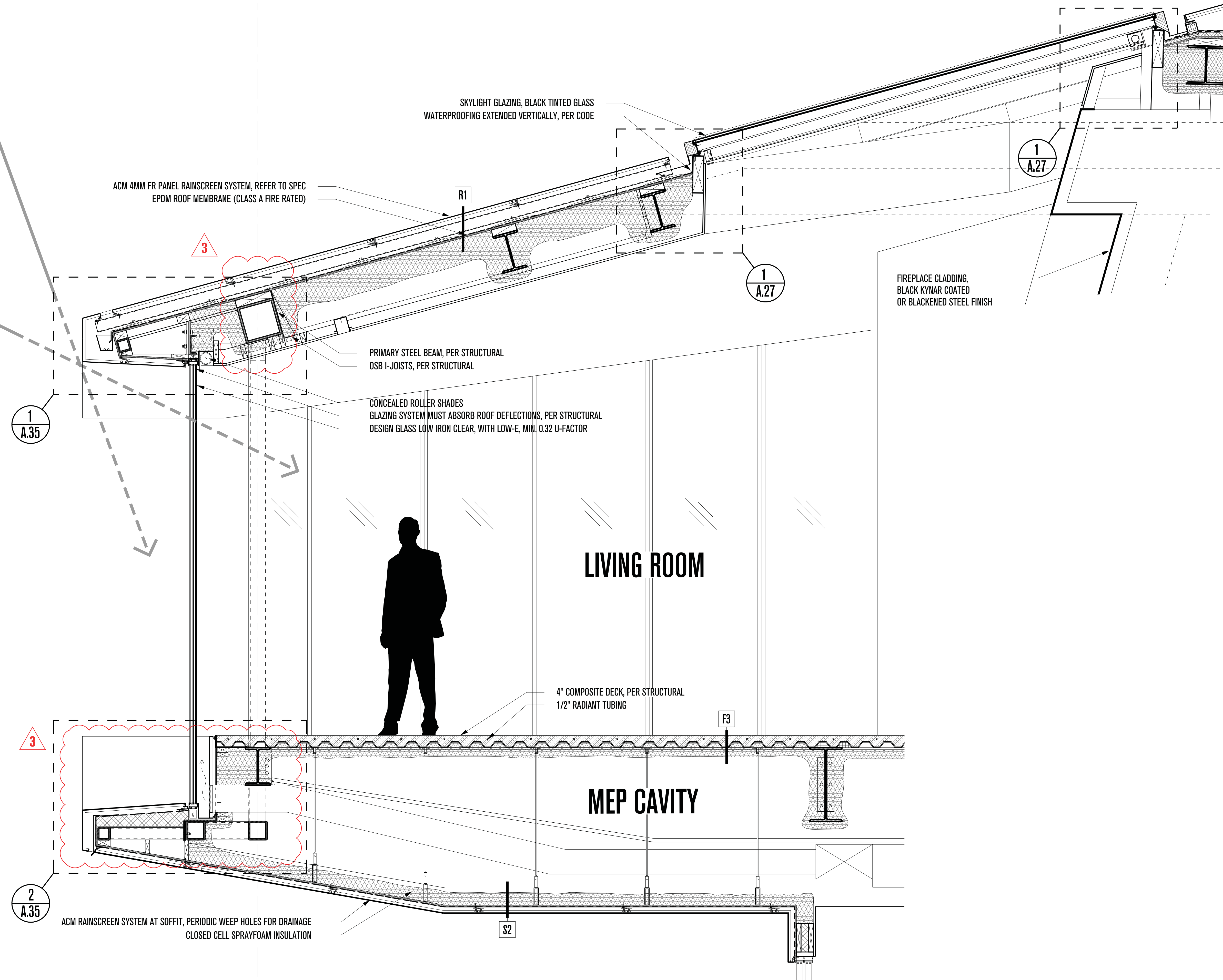
SCALE: 1/2" = 1'-0"

DRAWN: SHEET: **A. 24**



JULY 15 2018  
12:30 PM  
SOLAR ANGLE

DEC 21 2018  
SOLAR ANGLE  
(WINTER SOLSTICE)



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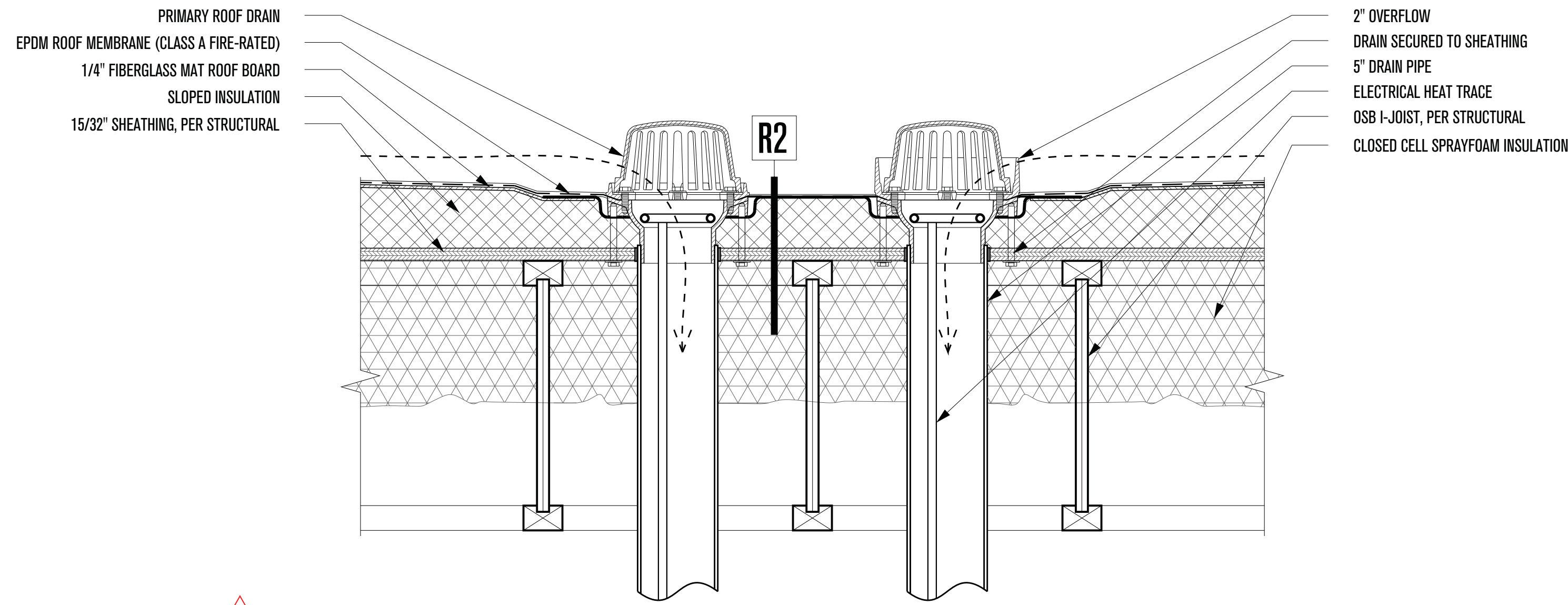
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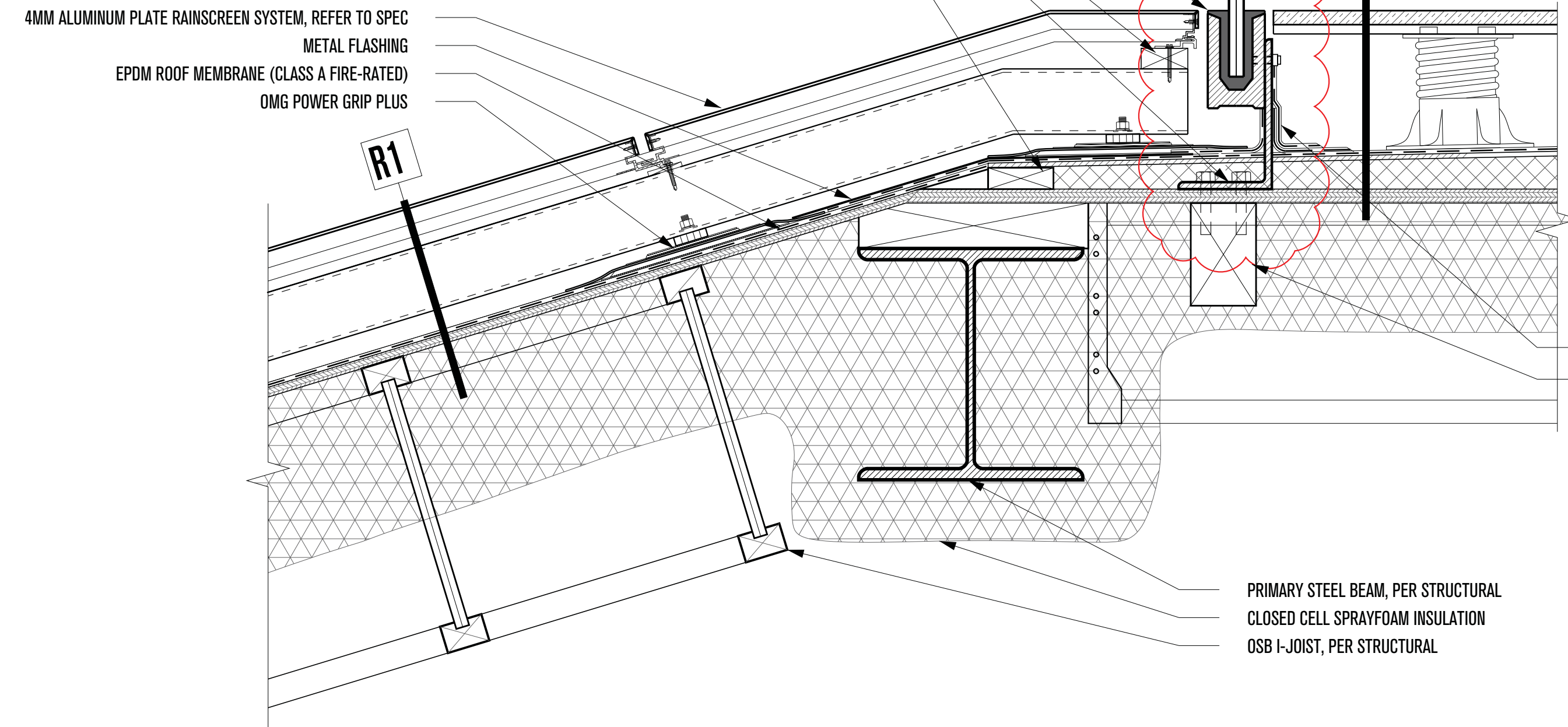
## WALL SECTIONS C

REVISIONS:	BY:	DATE:	DATE:
1 PLAN CHECK SUBMISSION	TWA	06/04/18	02/15/2019
2 PLAN CHECK REVISIONS	TWA	07/06/18	SCALE: 1/2" = 1'-0"
3 PLAN CHECK RESUBMISSION	TWA	02/15/19	SHEET: A. 25

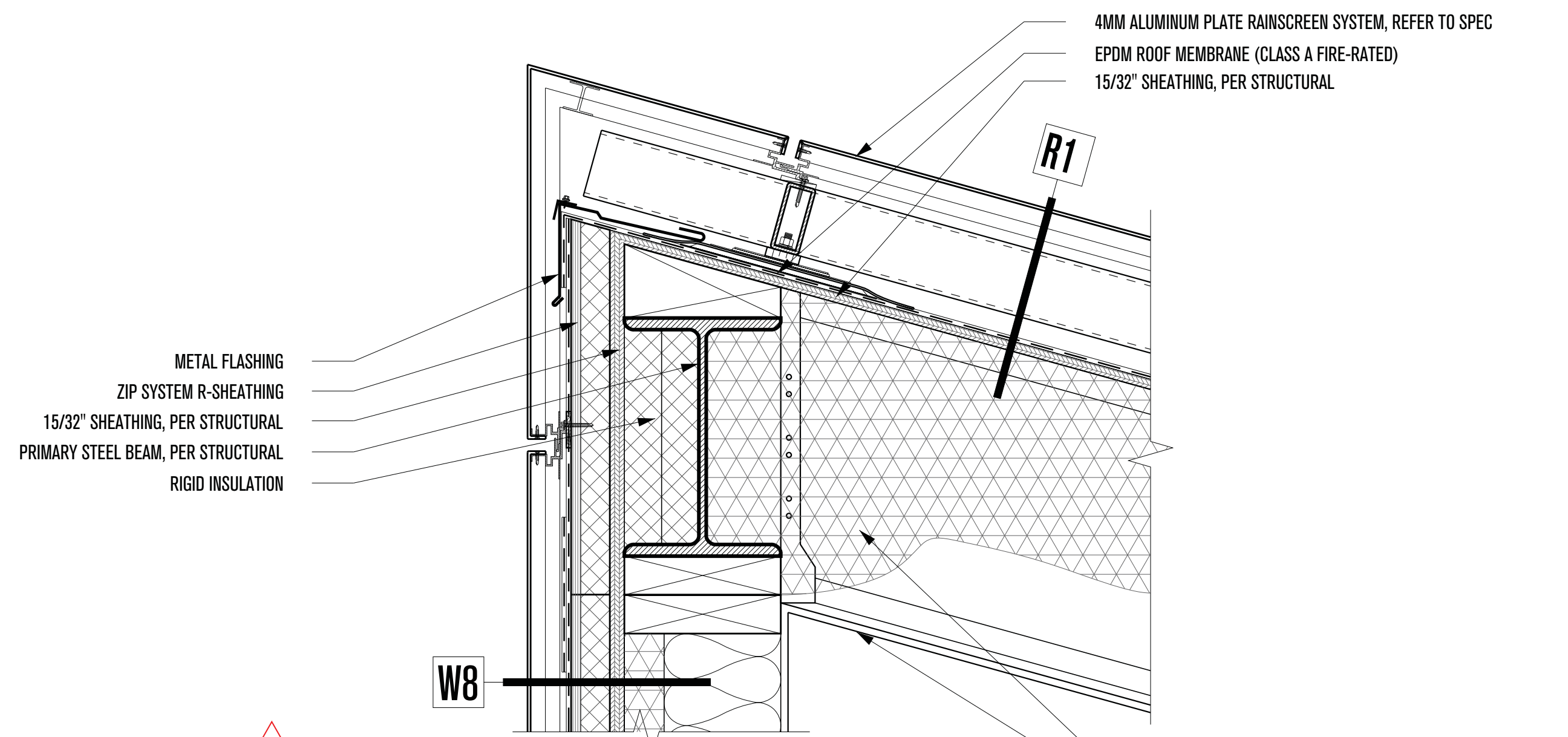




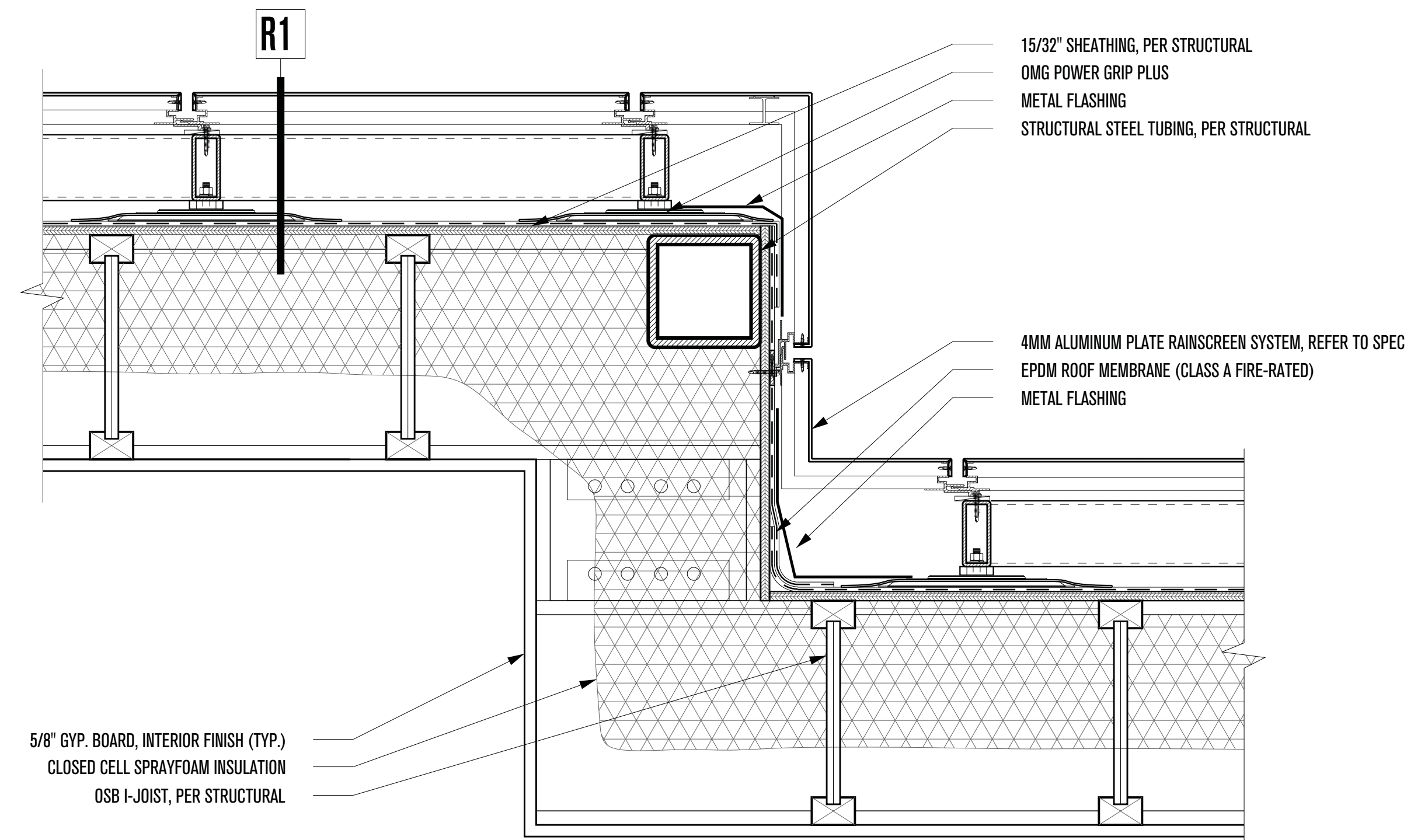
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SCALE: 2"=1'-0"



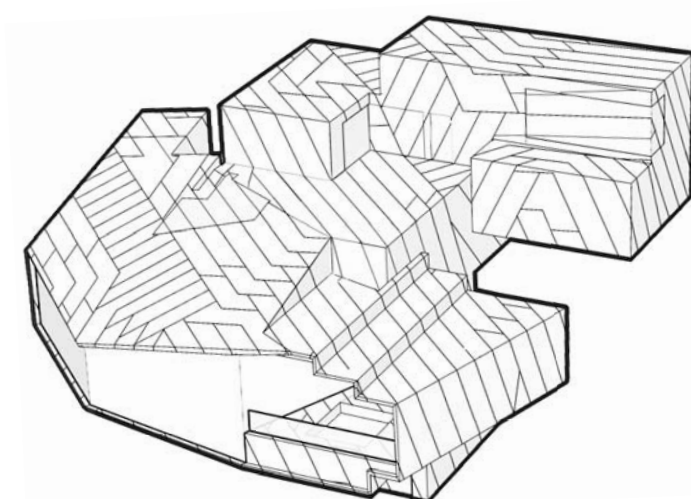
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SCALE: 2"=1'-0"



**3**  
2 - CORNER DETAIL AT SLOPED ROOF EDGE  
SCALE: 2"=1'-0"



**3**  
4 - CORNER DETAIL AT STEPPED ROOF EDGE  
SCALE: 2"=1'-0"



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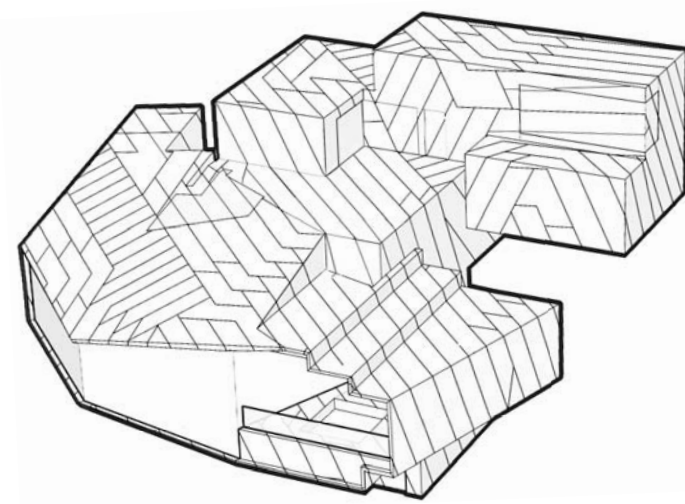
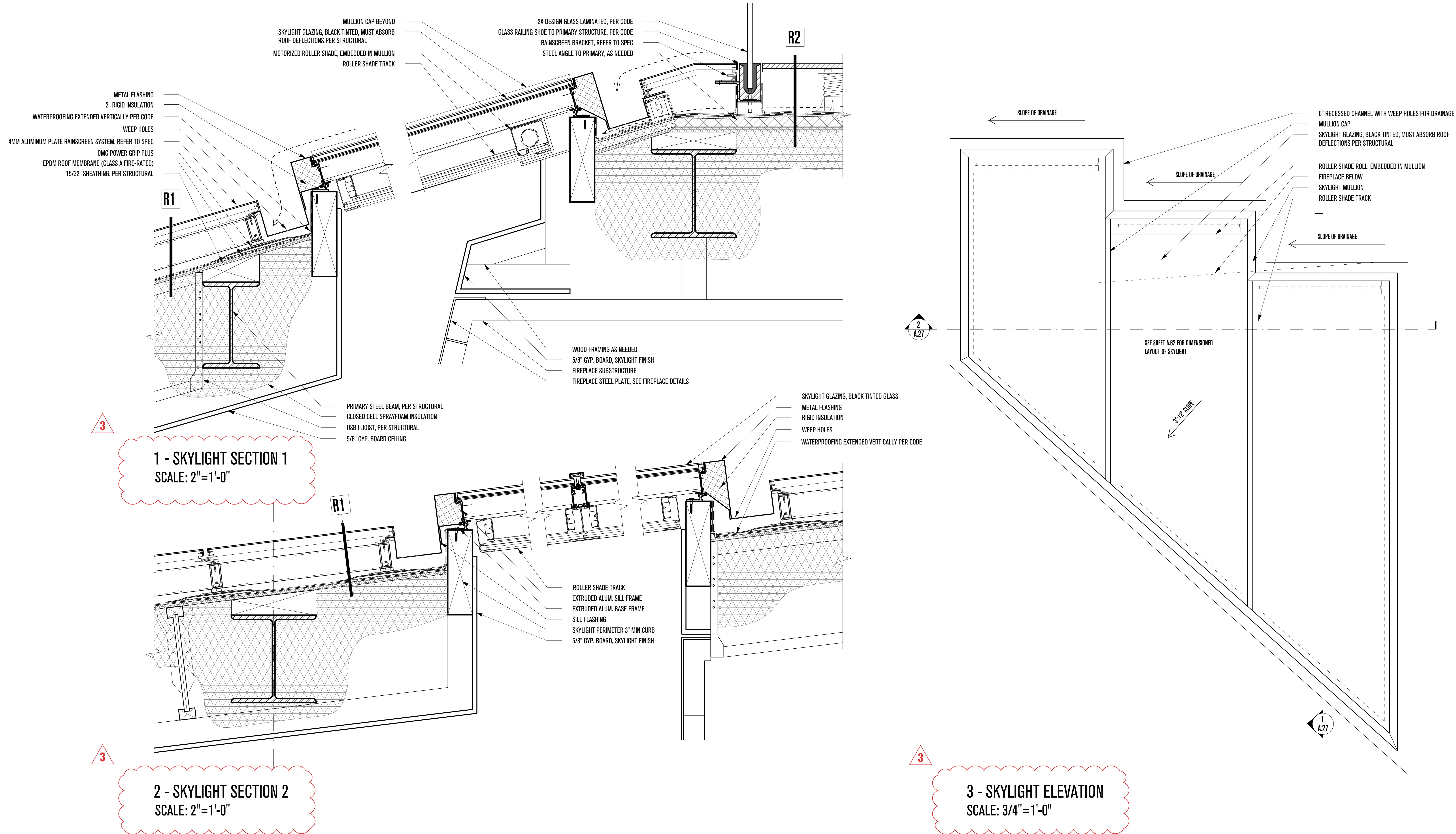
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SCALE: **AS SHOWN**  
DRAWN: **AS SHOWN**  
SHEET: **A. 26**





# POWDER MOUNTAIN HOUSE

**OWNER:**  
**TOM BUTTGEBACH**  
8645 EAST COPPER CREST  
EDEN, UT 84310

**ARCHITECT:**  
**TOM WISCOMBE ARCHITECTURE**  
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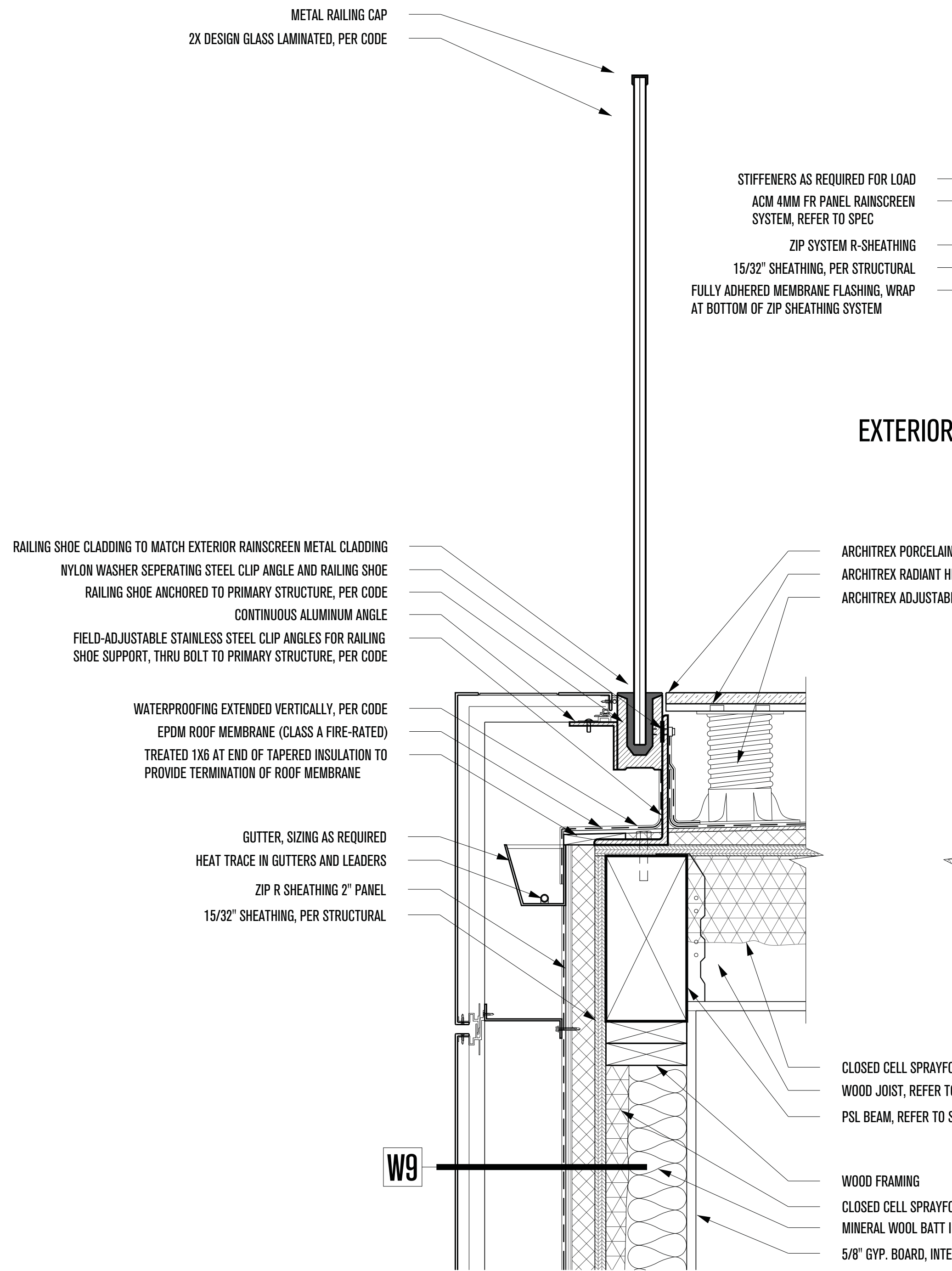
## SKYLIGHT DETAILS

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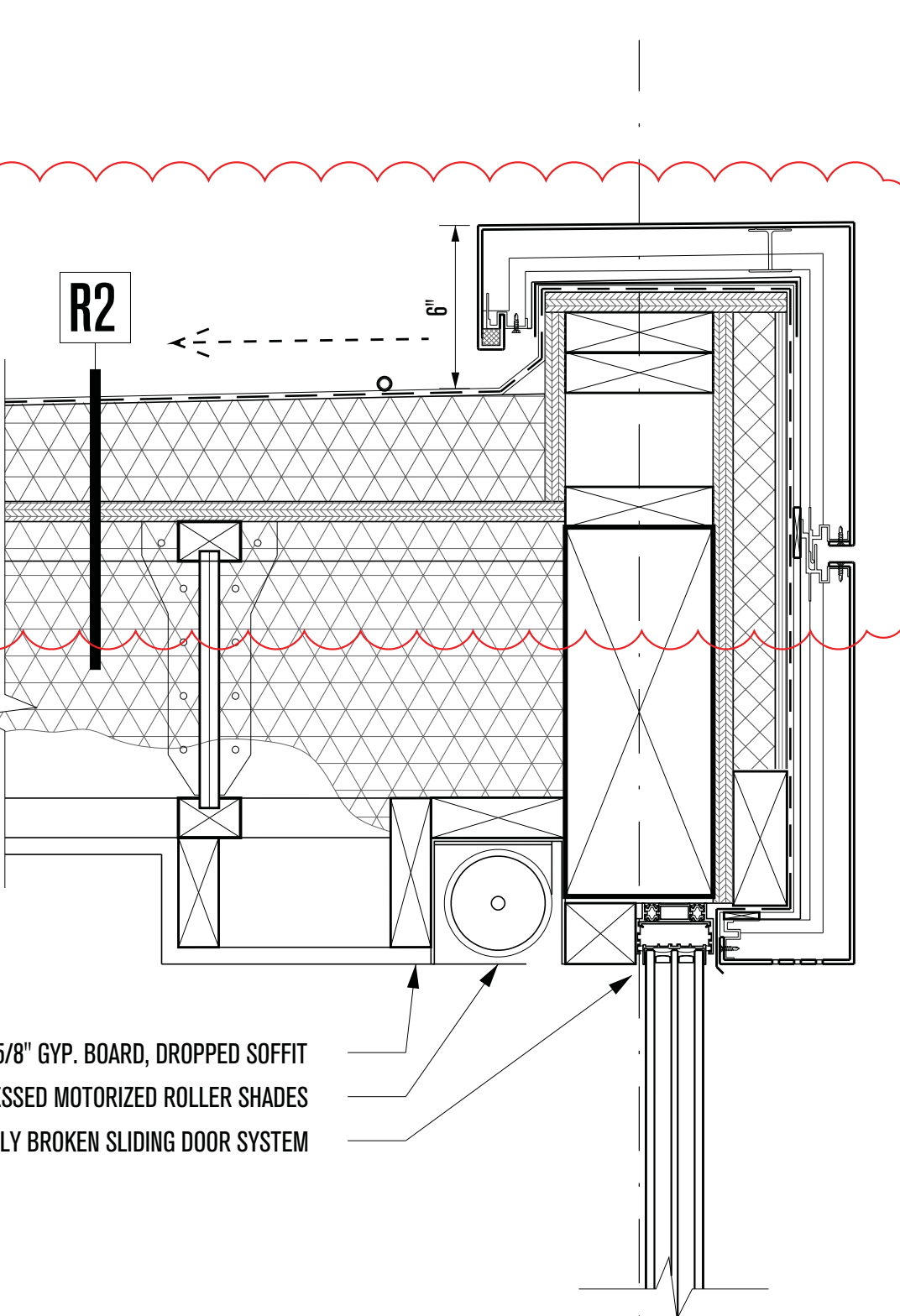
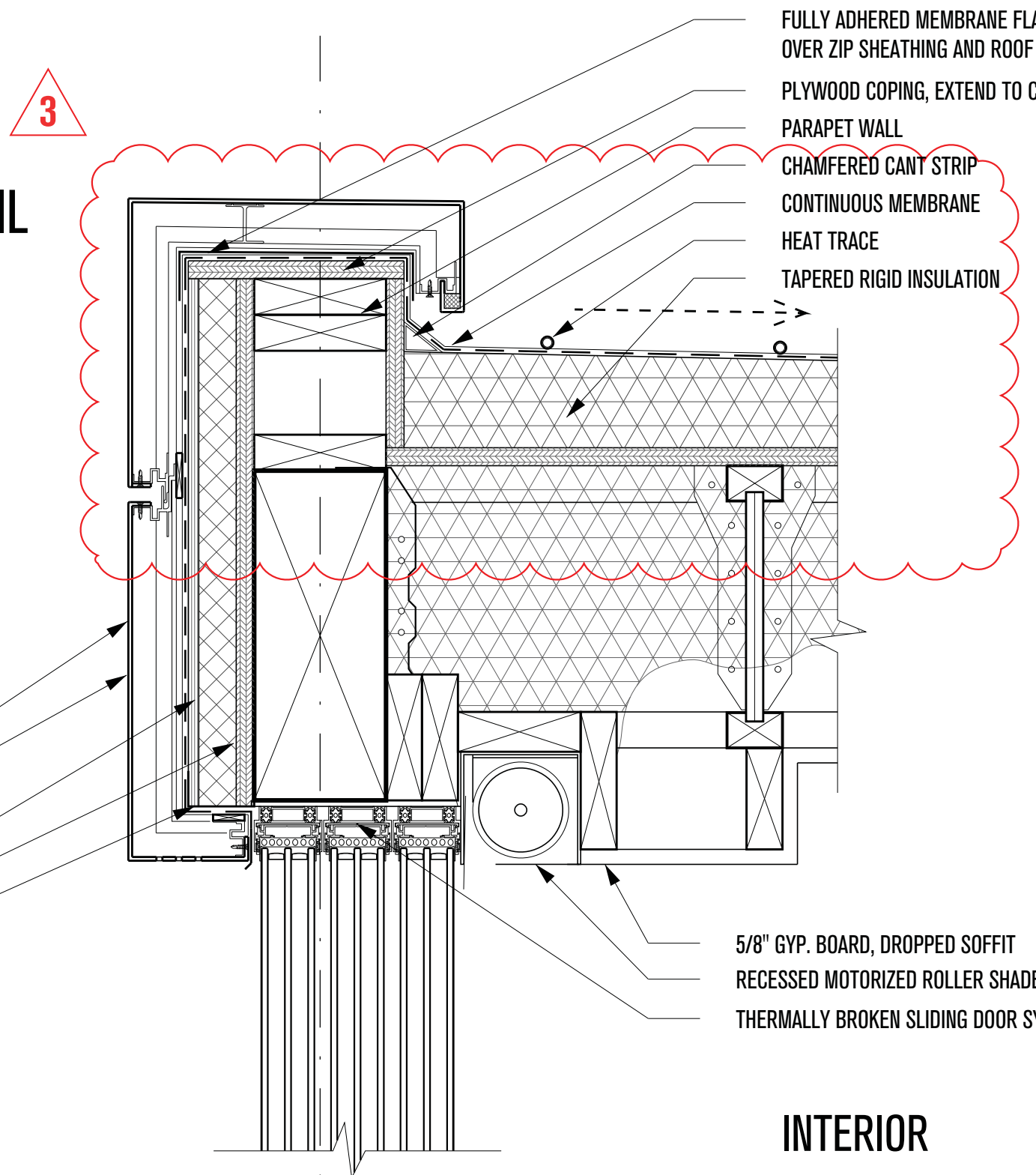
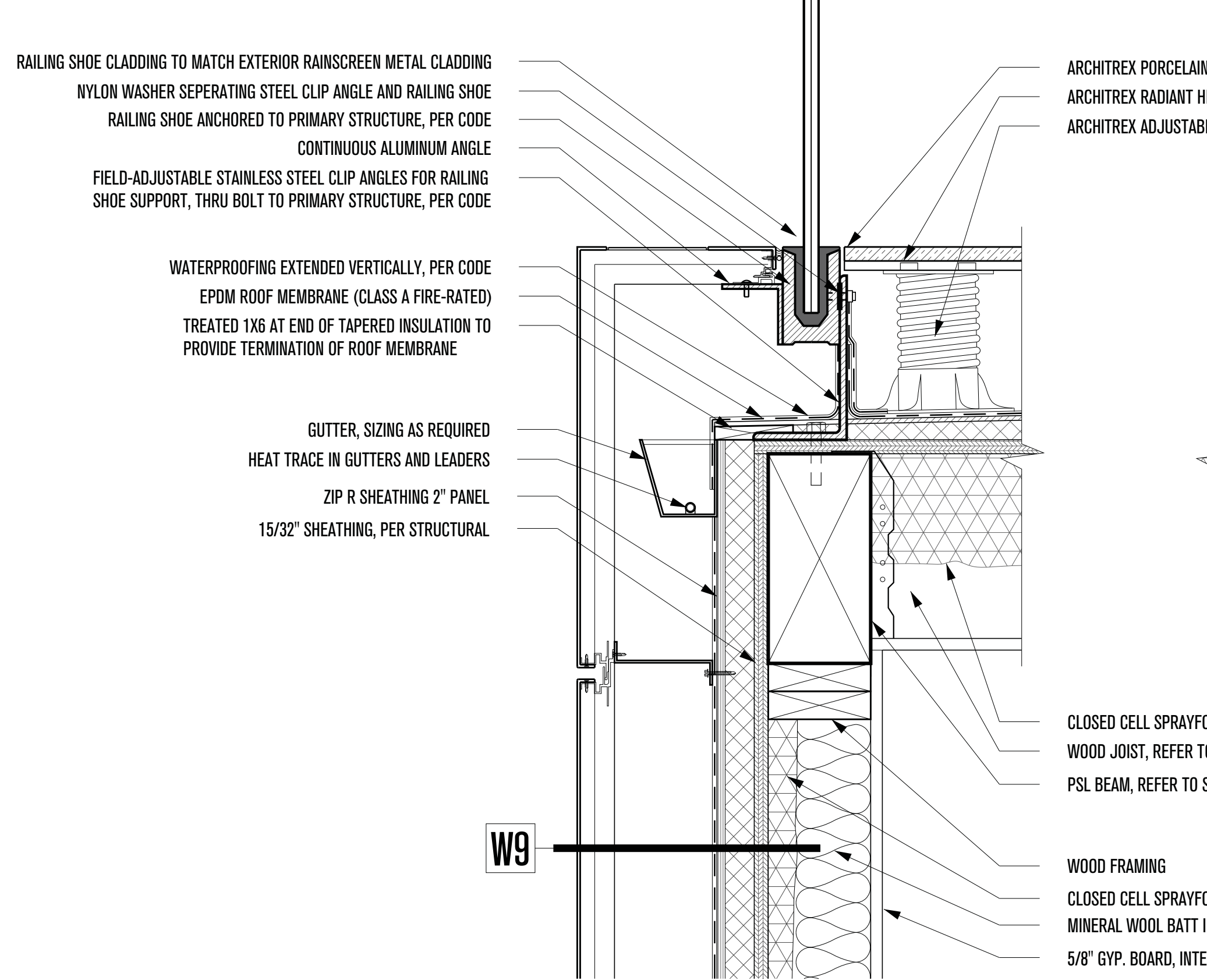
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DRAWN: **A. 27**



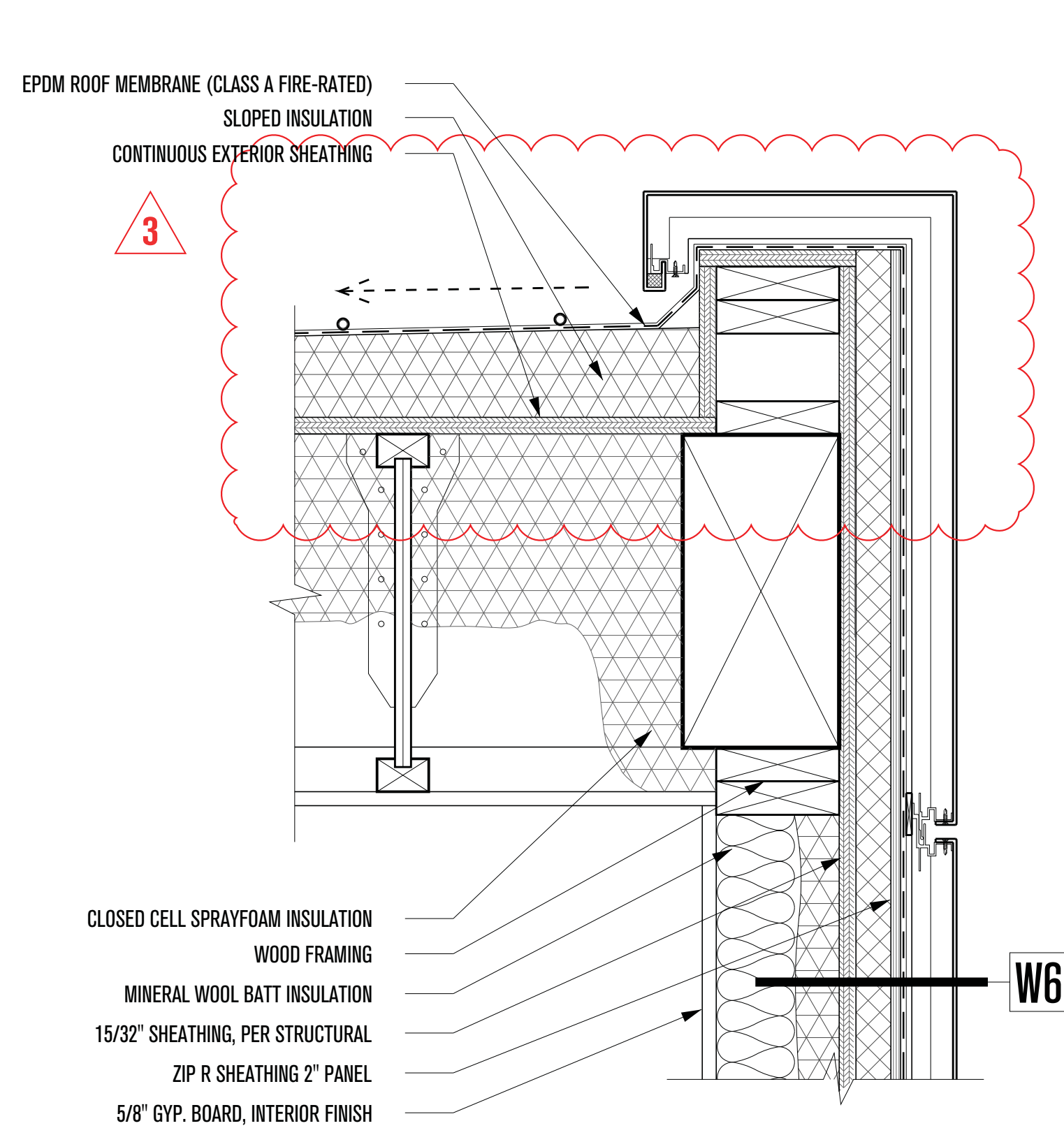
**1 - OFFICE ROOF AND GUTTER DETAIL (NORTH-SOUTH)**  
SCALE: 2"=1'-0"



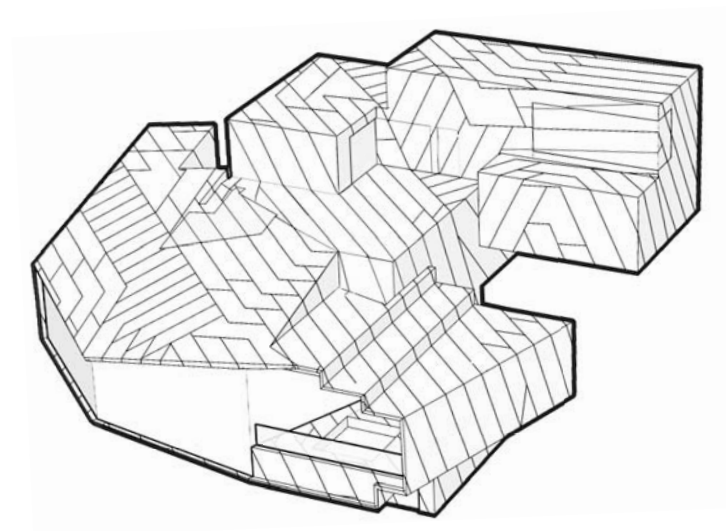
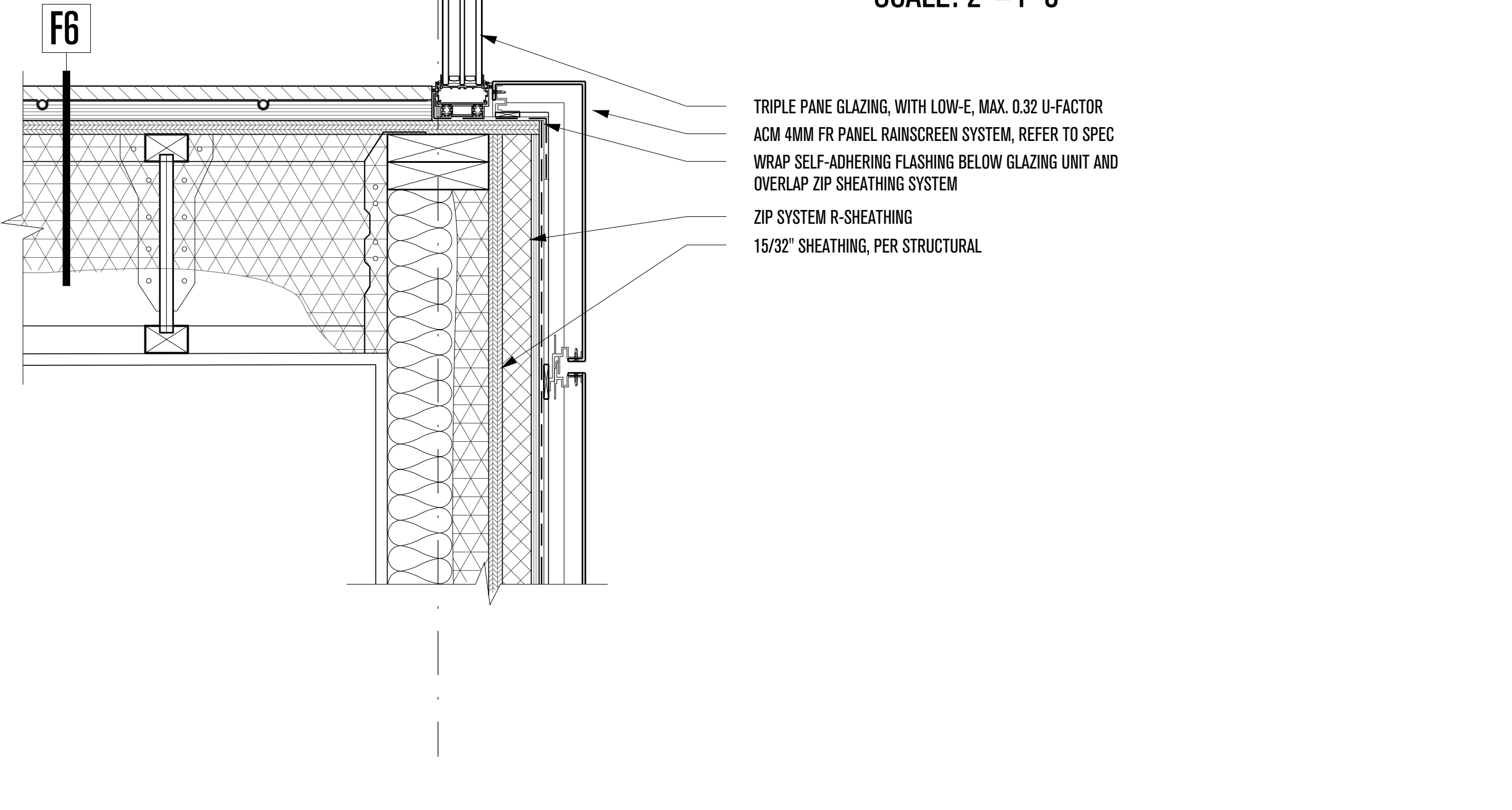
**2 - OFFICE DECK DETAILS (NORTH-SOUTH)**  
SCALE: 2"=1'-0"



**3 - OFFICE WINDOW - FIXED (NORTH-SOUTH)**  
SCALE: 2"=1'-0"



**4 - OFFICE ROOF DETAIL (EAST-WEST)**  
SCALE: 2"=1'-0"



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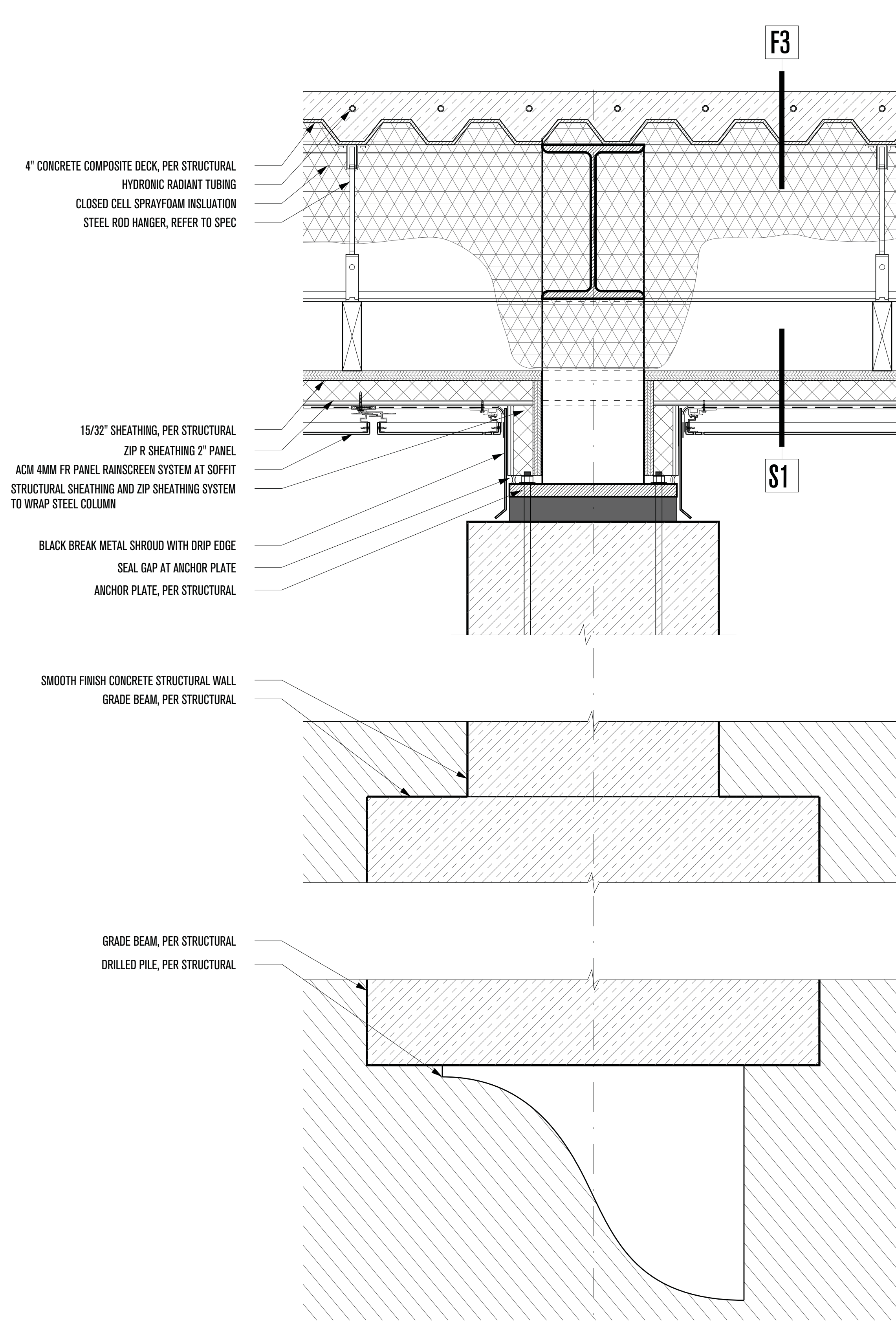
## PENTHOUSE DETAILS

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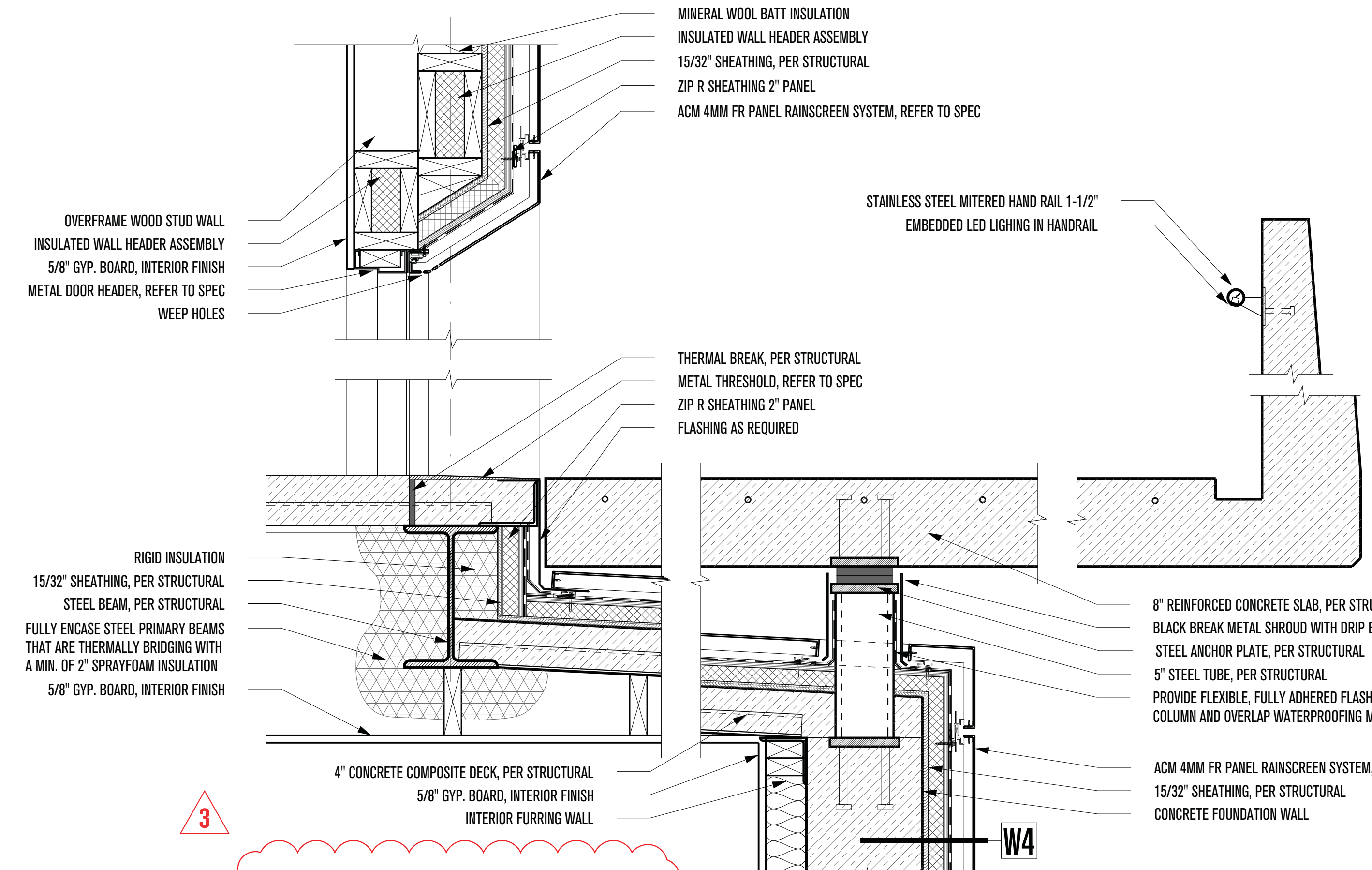
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DRAWN: **A. 28**

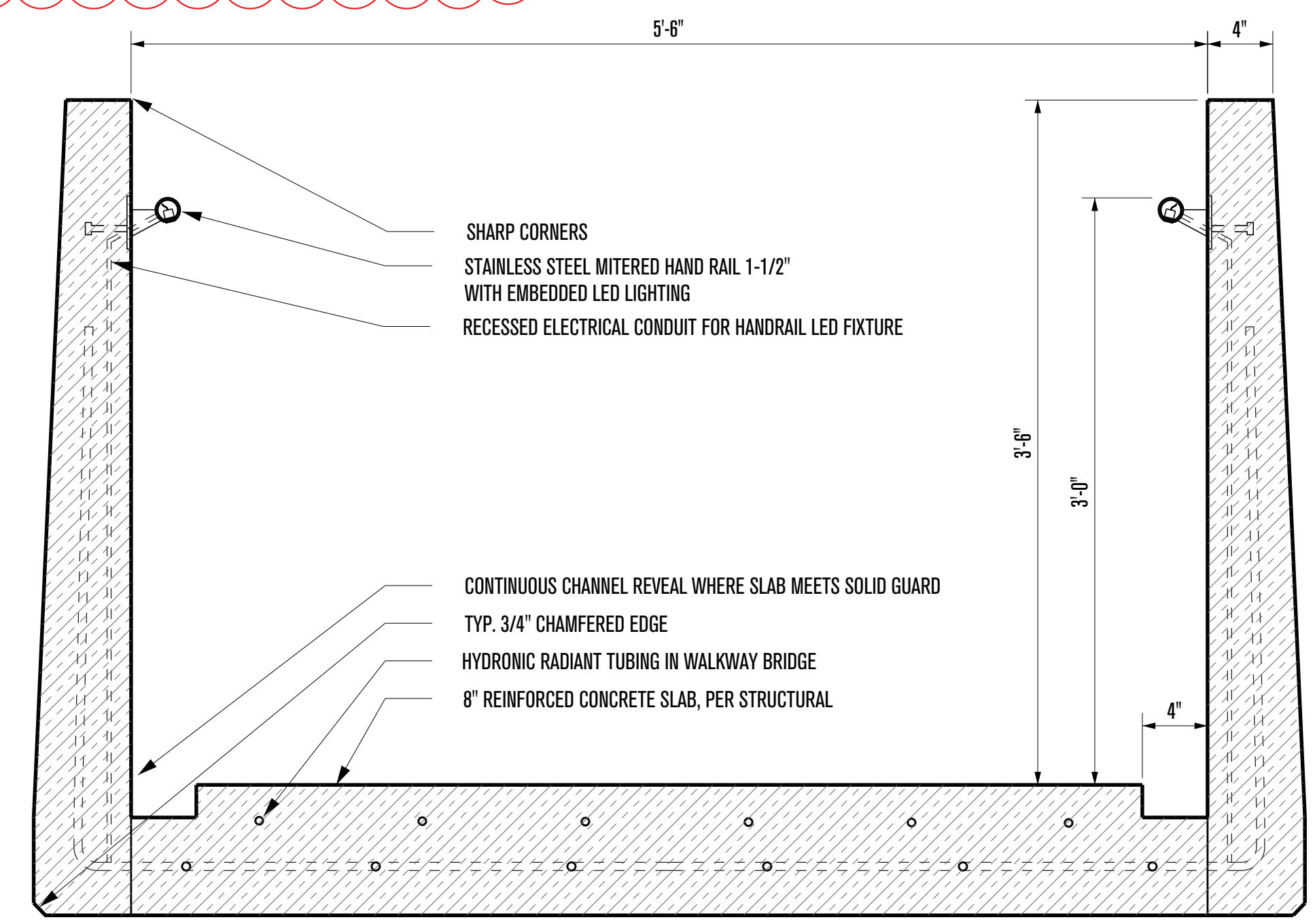




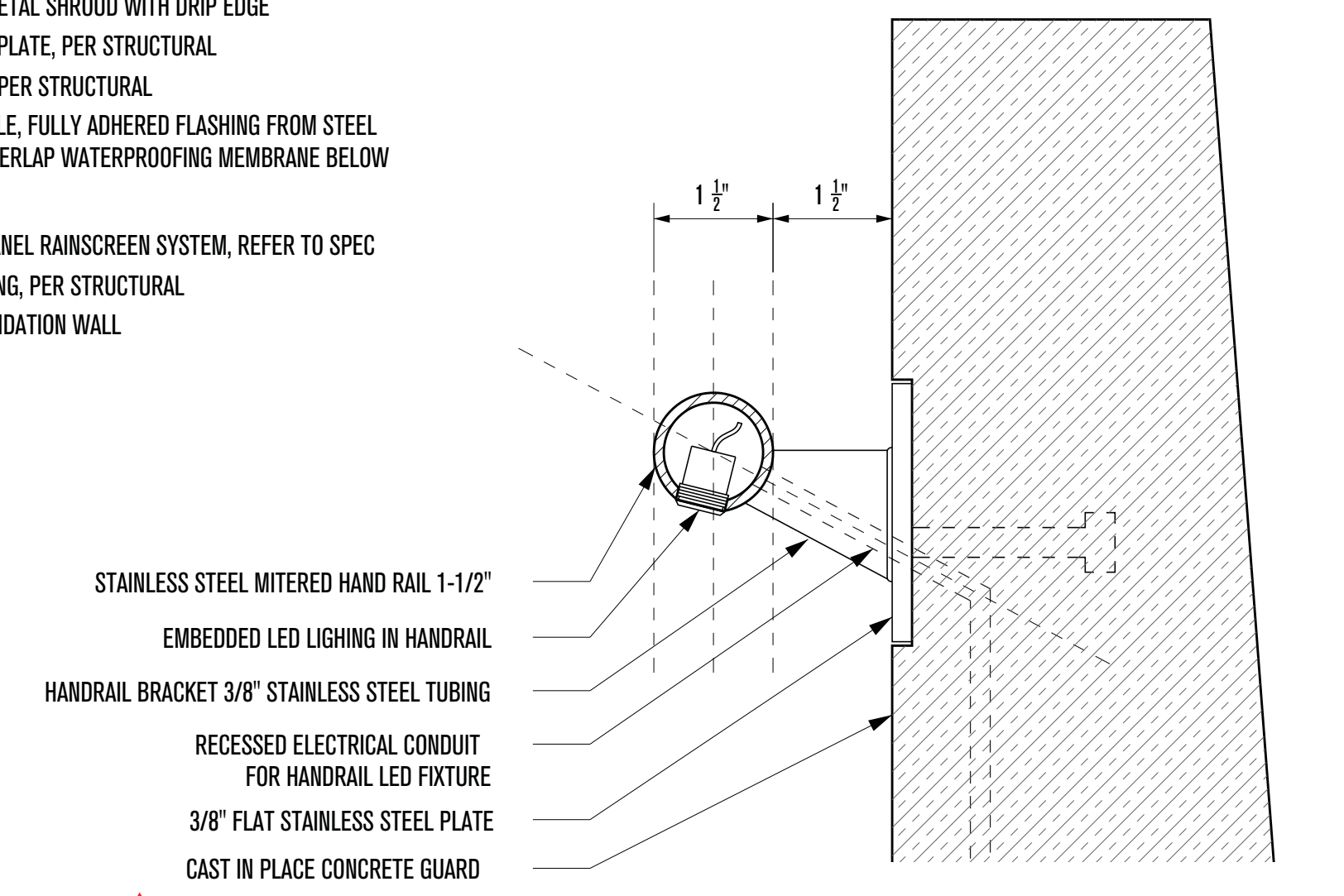
**1 - COLUMN WALL UNDER GARAGE**  
SCALE: 2" = 1'-0"



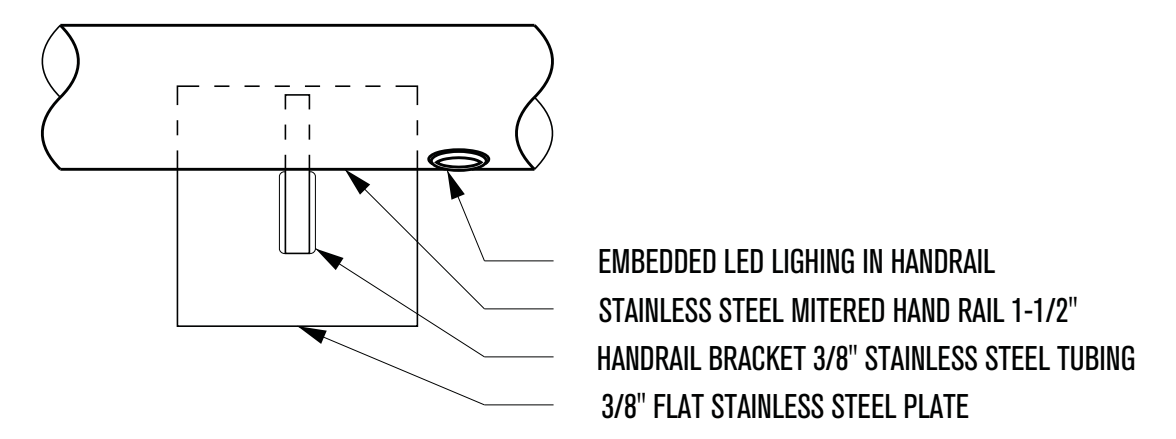
**2 - ENTRANCE SUPPORT**  
SCALE: 1-1/2" = 1'-0"



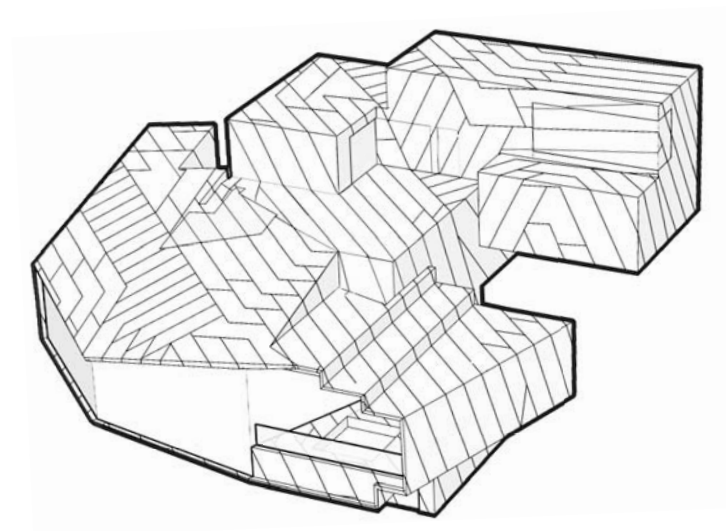
**ENTRANCE WALKWAY**  
SCALE: 1-1/2" = 1'-0"



**3 RAILING ATTACHMENT SECTION**  
SCALE: 3" = 1'-0"



**RAILING ATTACHMENT ELEVATION**  
SCALE: 3" = 1'-0"



# POWDER MOUNTAIN HOUSE

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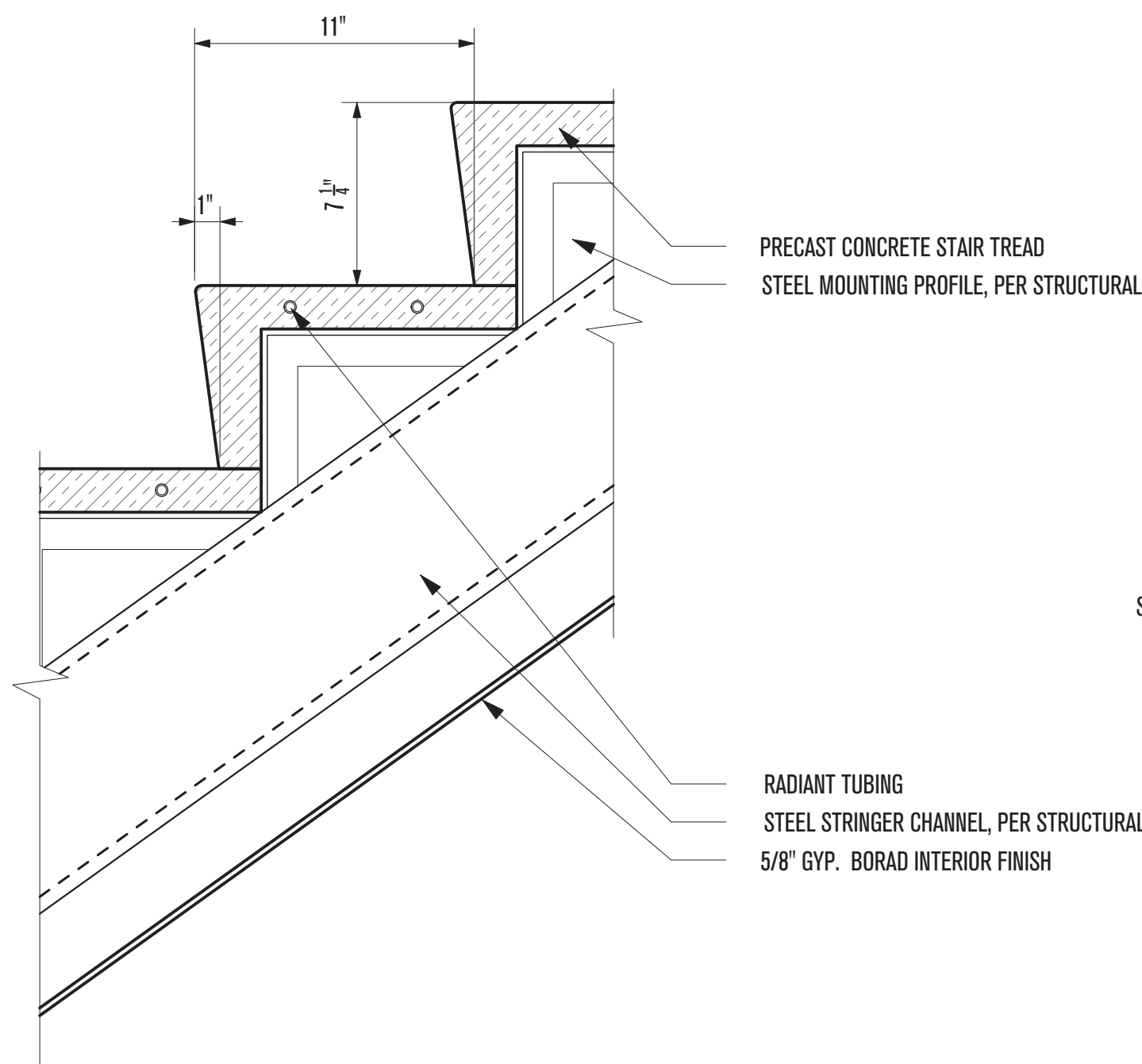
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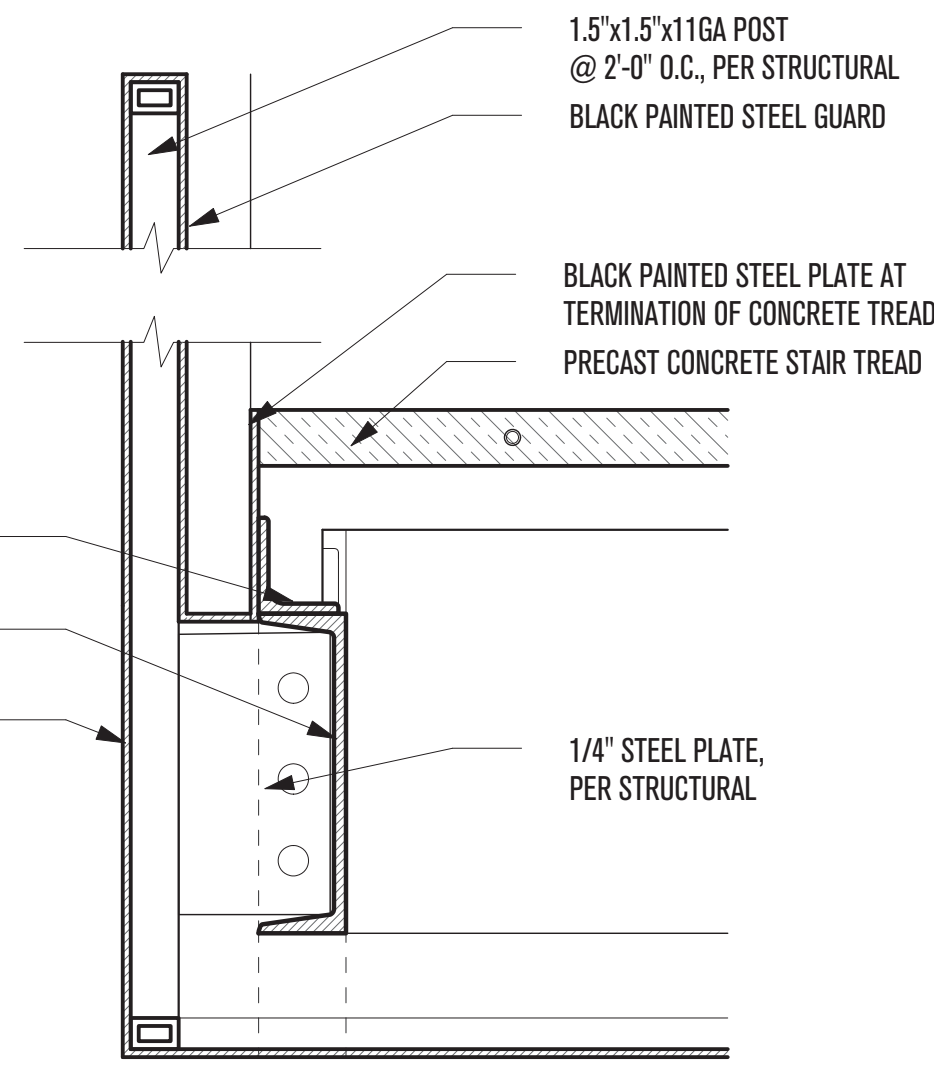
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3	PLAN CHECK RESUBMISSION	TWA	02/15/19			
						SCALE:
						DRAWN:
						SHEET:
						<b>A. 29</b>

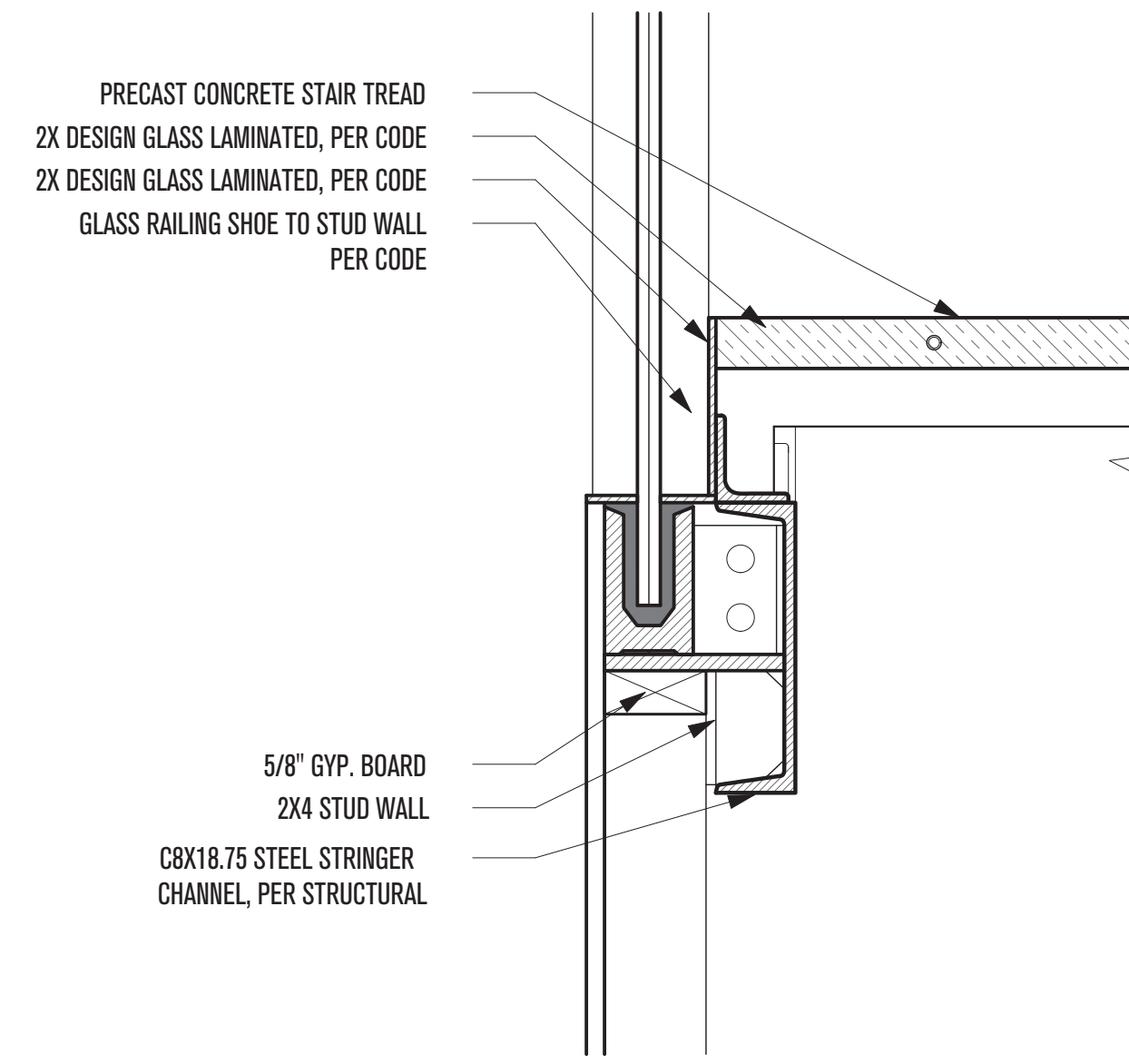




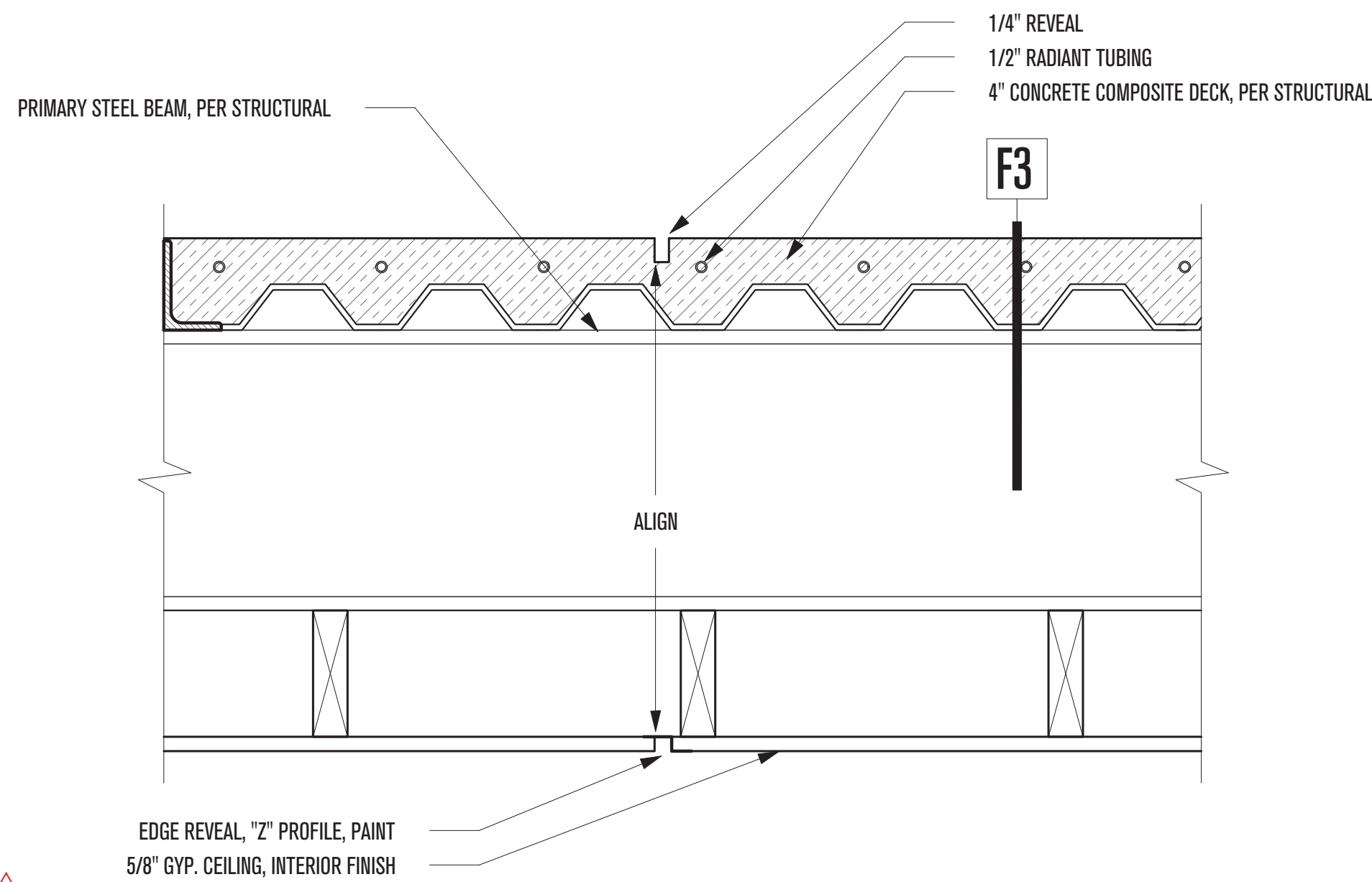
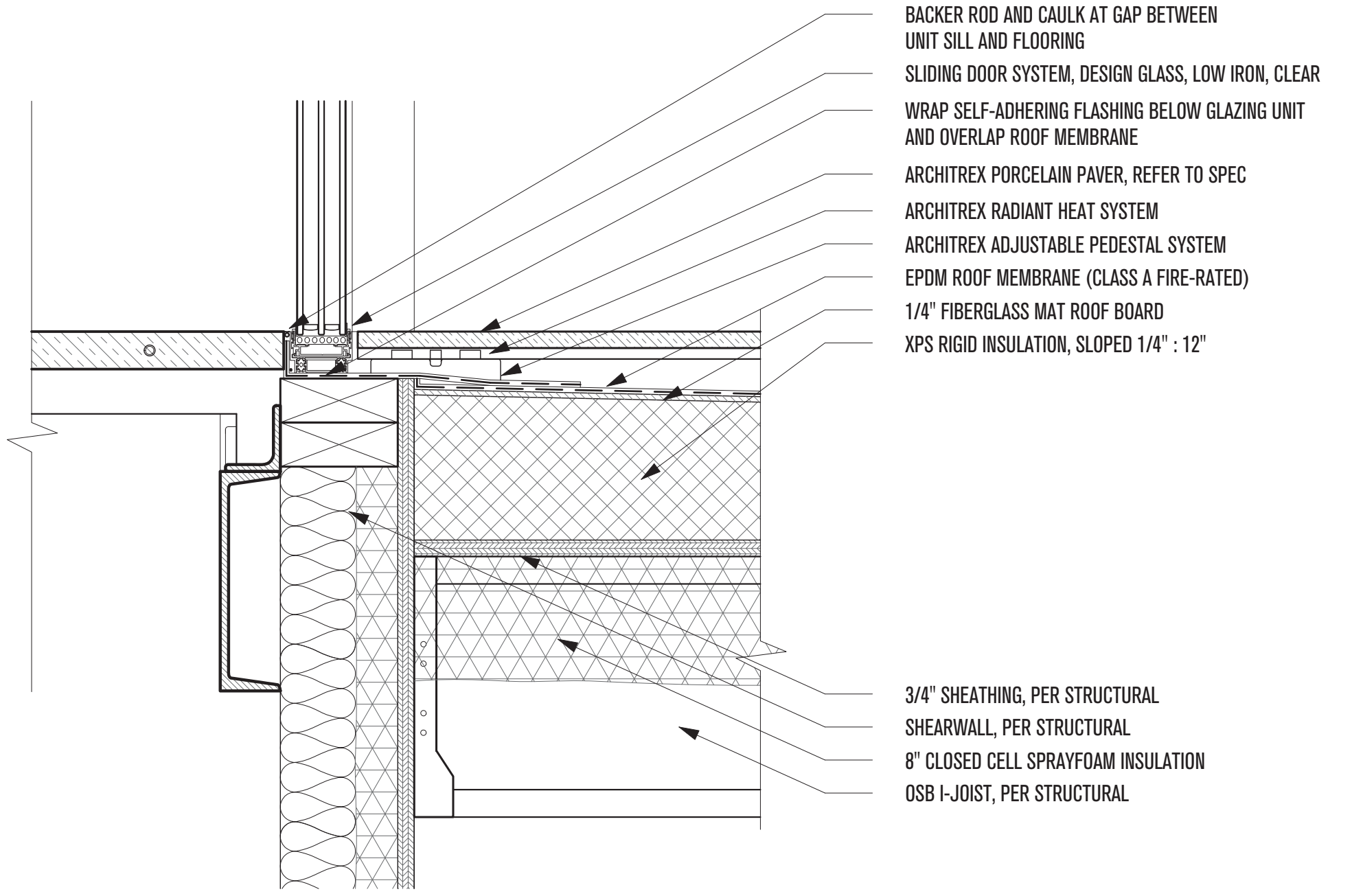
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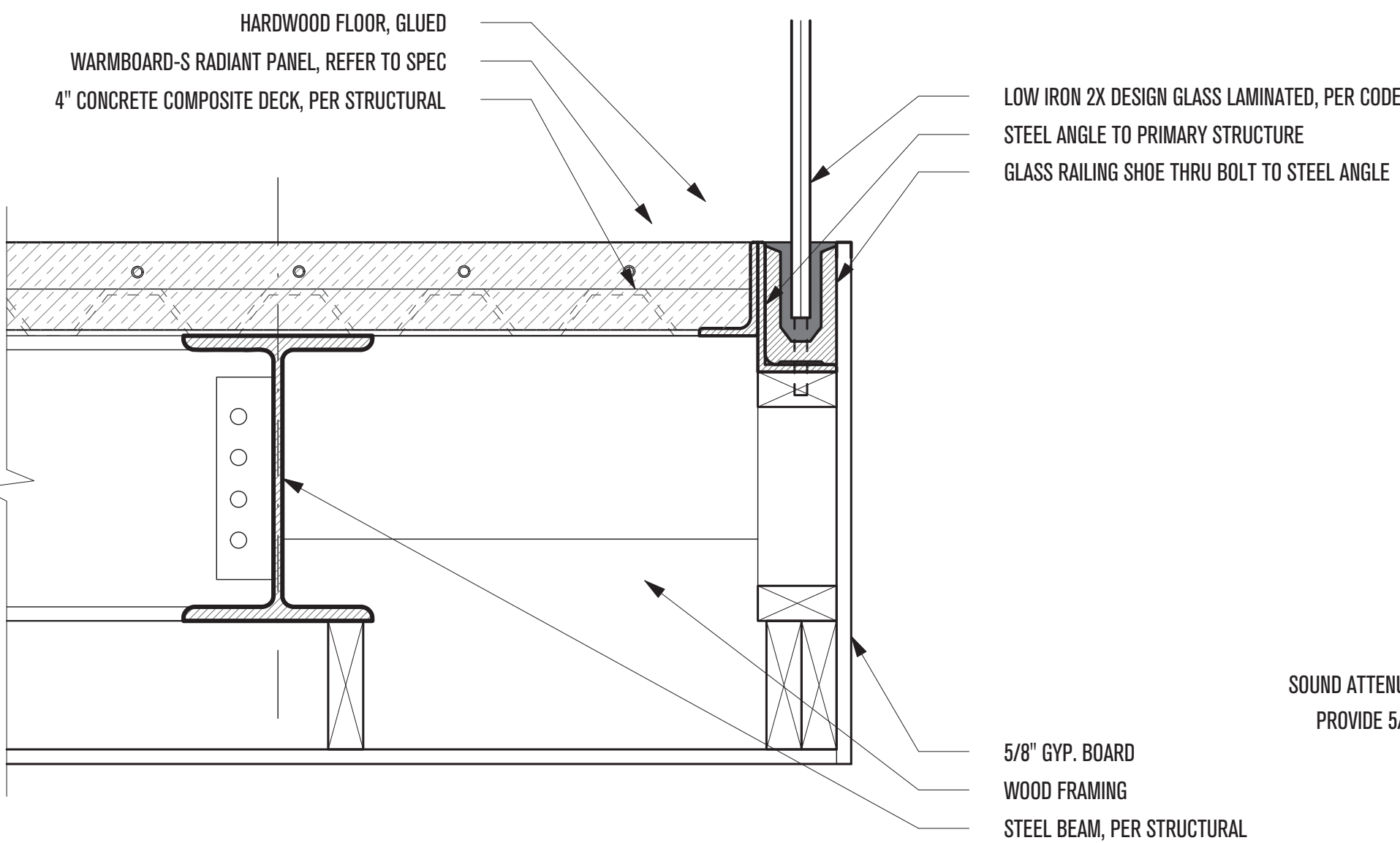
**2 - CONCRETE STAIR - STEEL GUARD CONDITION**  
SCALE: 2"=1'-0"



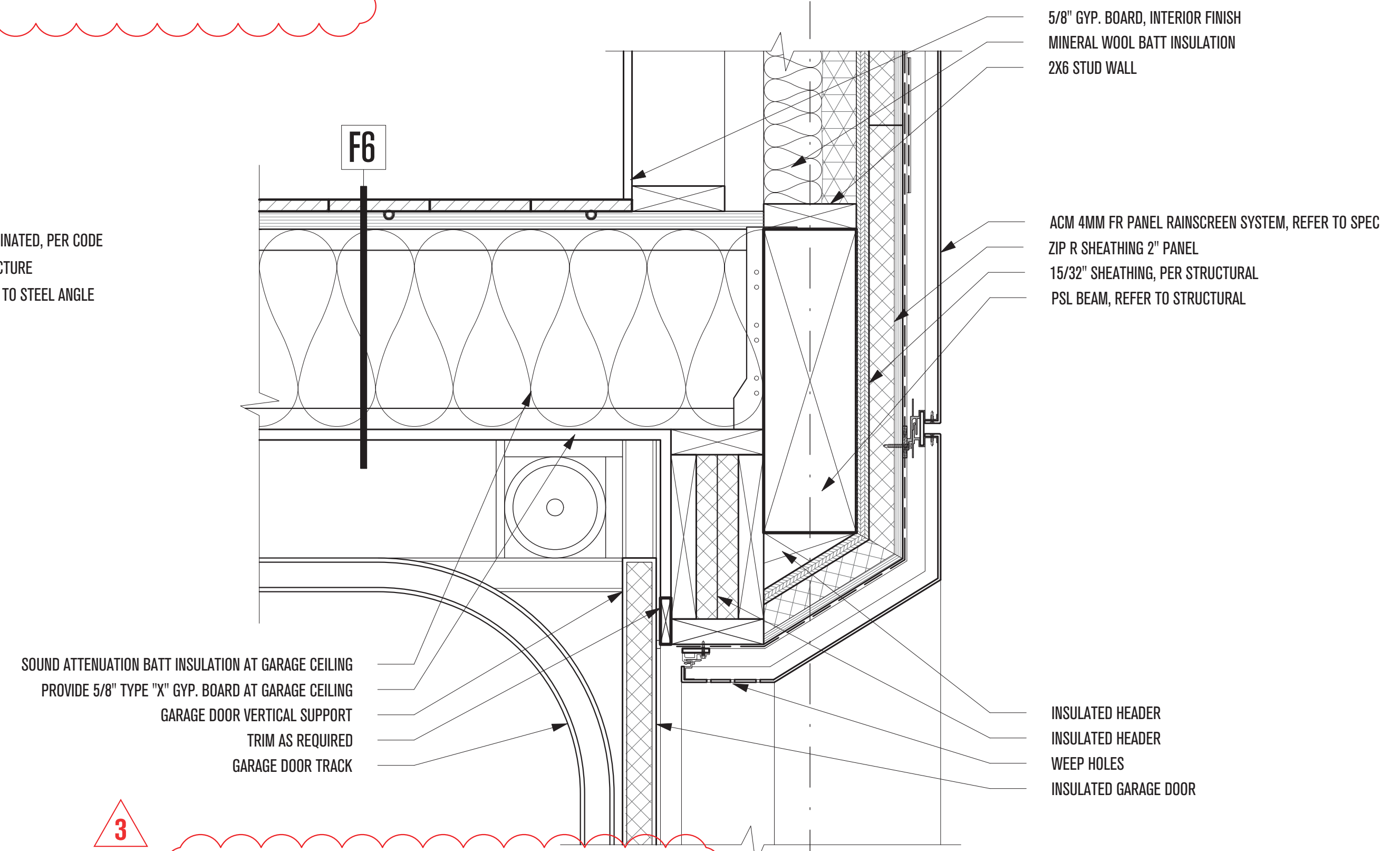
**3 - OFFICE CONCRETE STAIR**  
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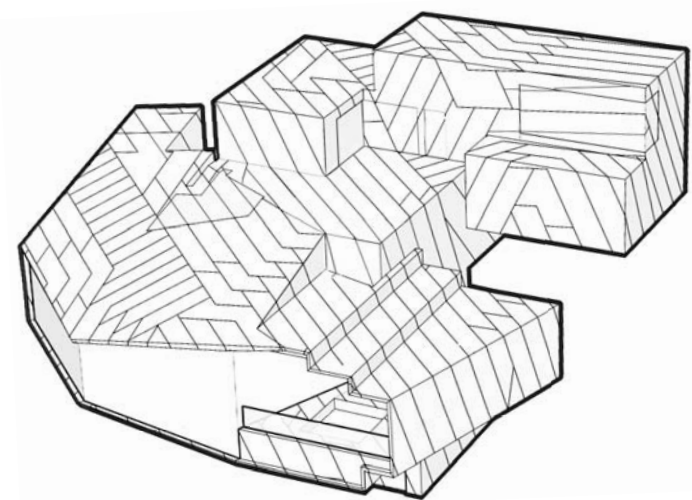
**4 - FLOOR TRANSITION DETAIL - METAL STAIR TO CONCRETE FLOOR**  
SCALE: 2"=1'-0"



**5 - GLASS GUARDRAIL DETAIL AT FOYER**  
SCALE: 2"=1'-0"



**6 - GARAGE DOOR HEADER DETAIL**  
SCALE: 2"=1'-0"



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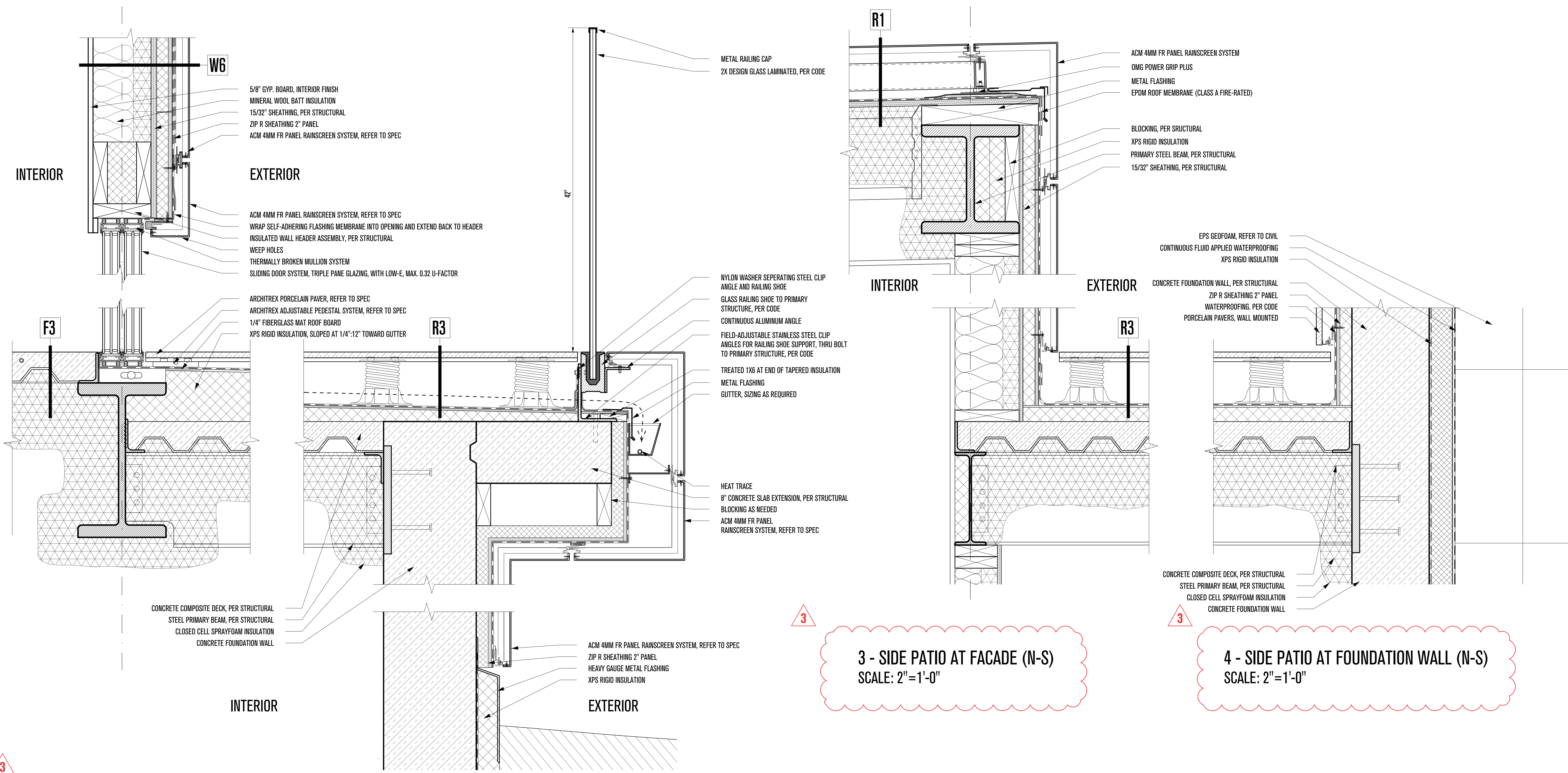
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2	PLAN CHECK REVISIONS	TWA	07/06/18
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SCALE: **02/15/2019**

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SHEET: **A. 30**



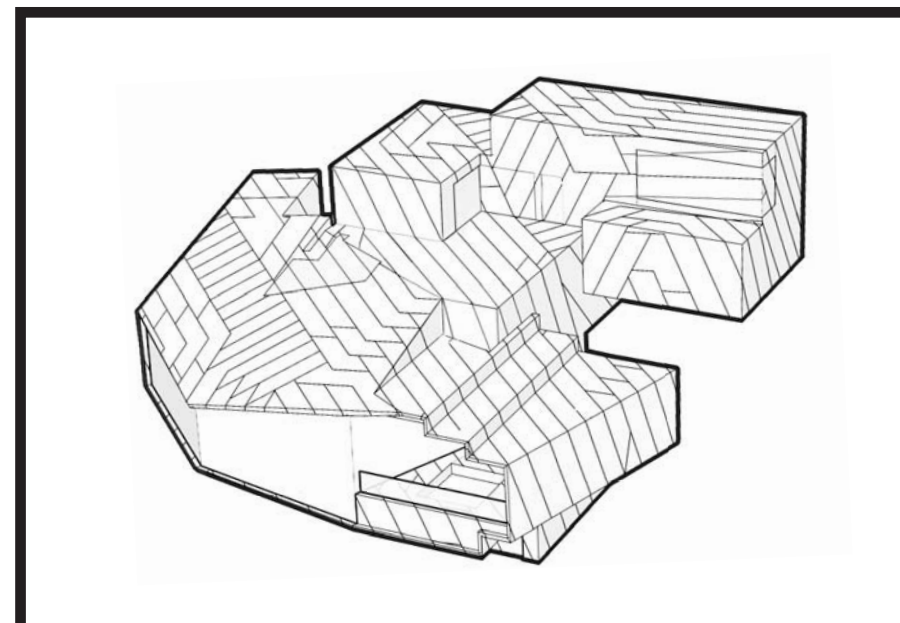


**1 - FOOTER/HEADER @ KITCHEN PATIO SLIDING DOOR**  
SCALE: 2"=1'-0"

**2 - SIDE PATIO CANTILEVER (N-S)**  
SCALE: 2"=1'-0"

**3 - SIDE PATIO AT FACADE (N-S)**  
SCALE: 2"=1'-0"

**4 - SIDE PATIO AT FOUNDATION WALL (N-S)**  
SCALE: 2"=1'-0"



# POWDER MOUNTAIN HOUSE

**OWNER:**  
**TOM BUTTGEBACH**  
8645 EAST COPPER CREST  
EDEN, UT 84310

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**TOM WISCOMBE ARCHITECTURE**  
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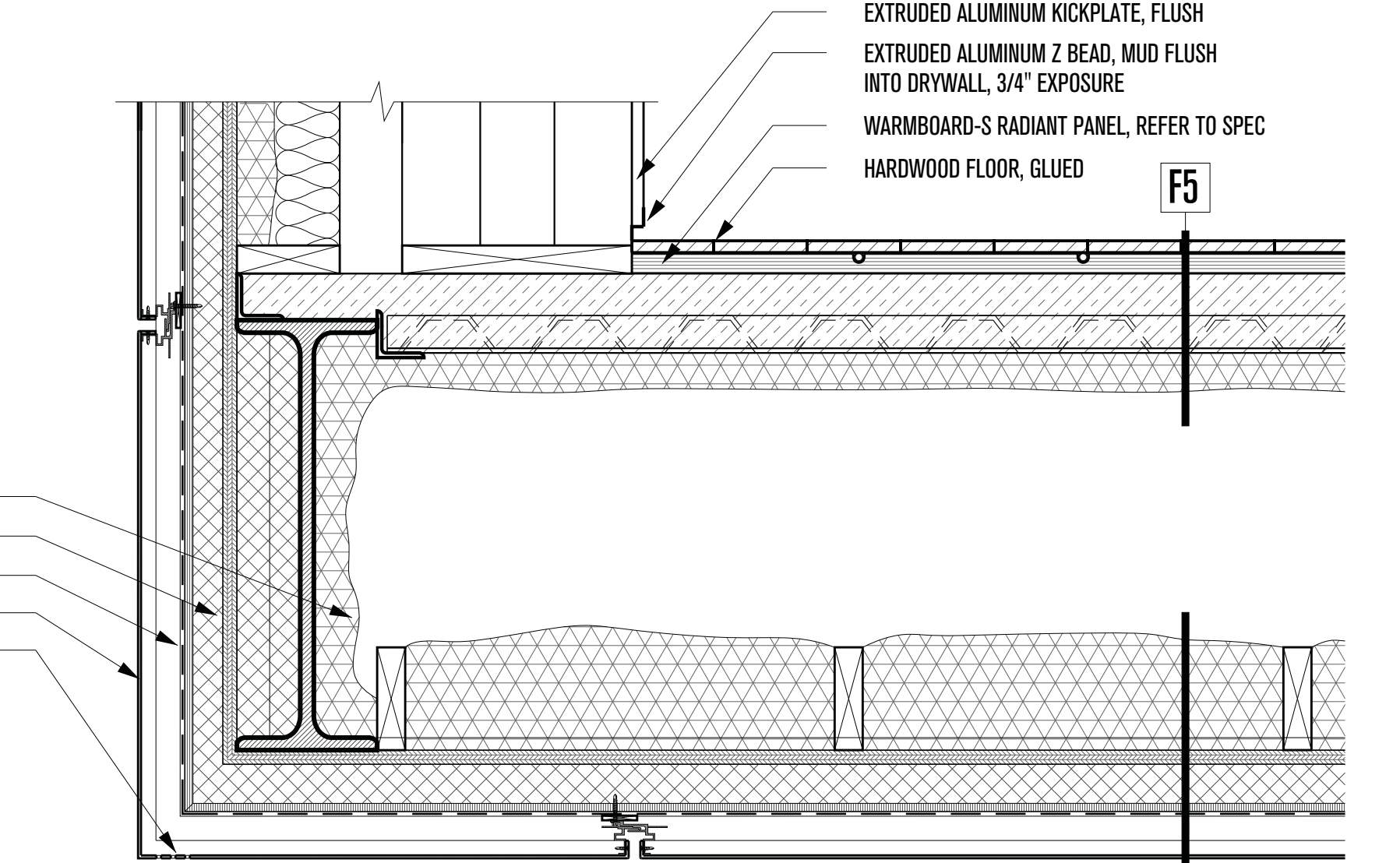
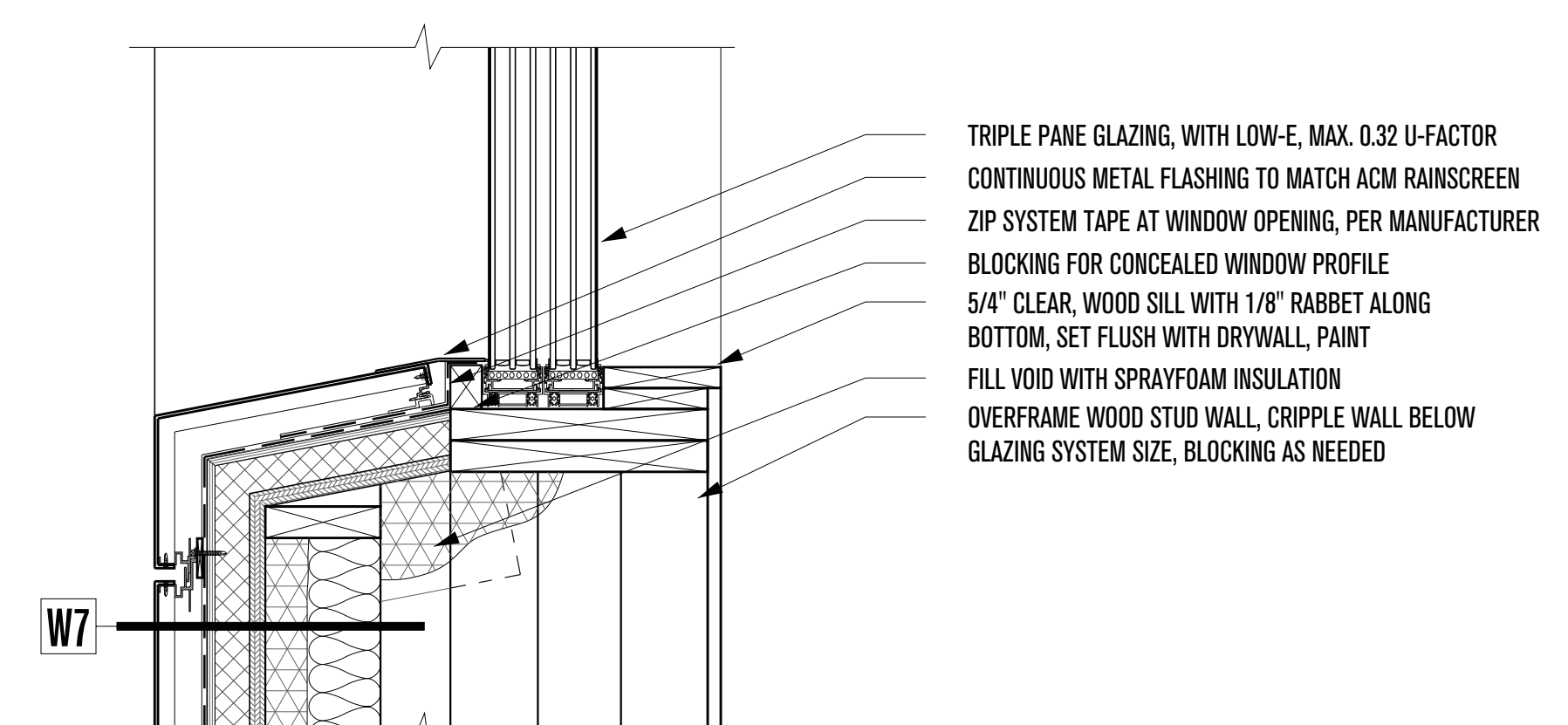
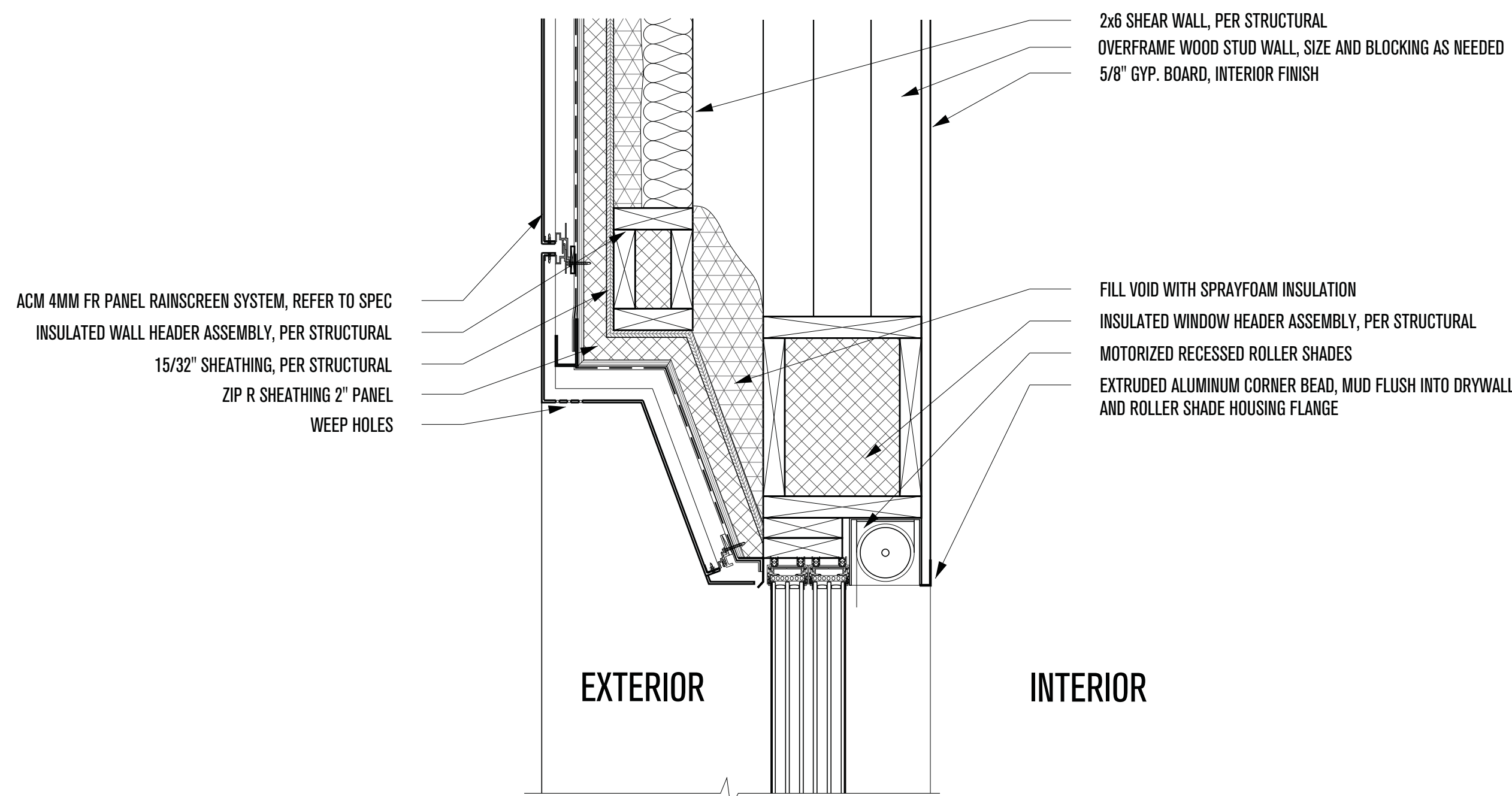
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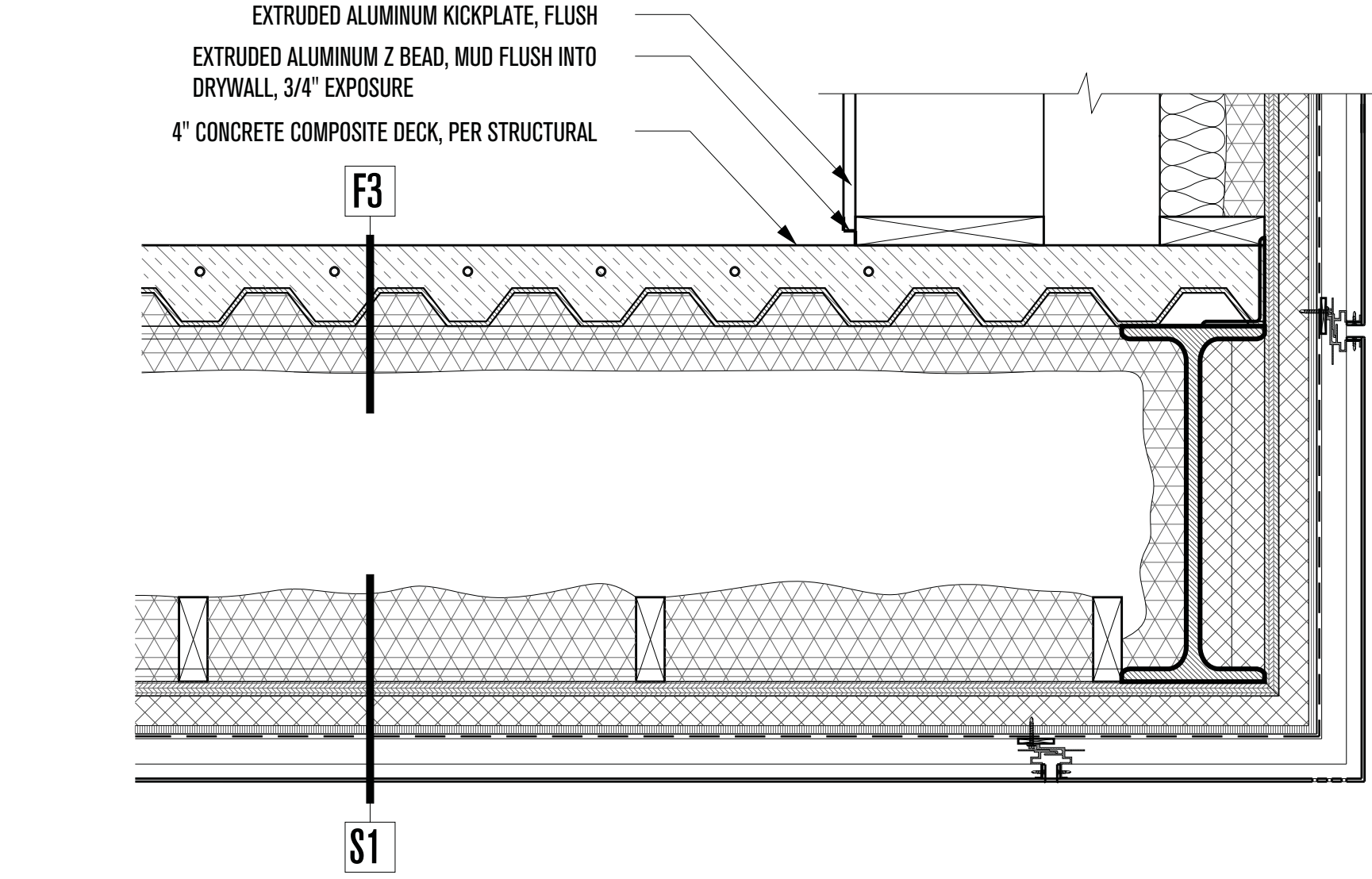
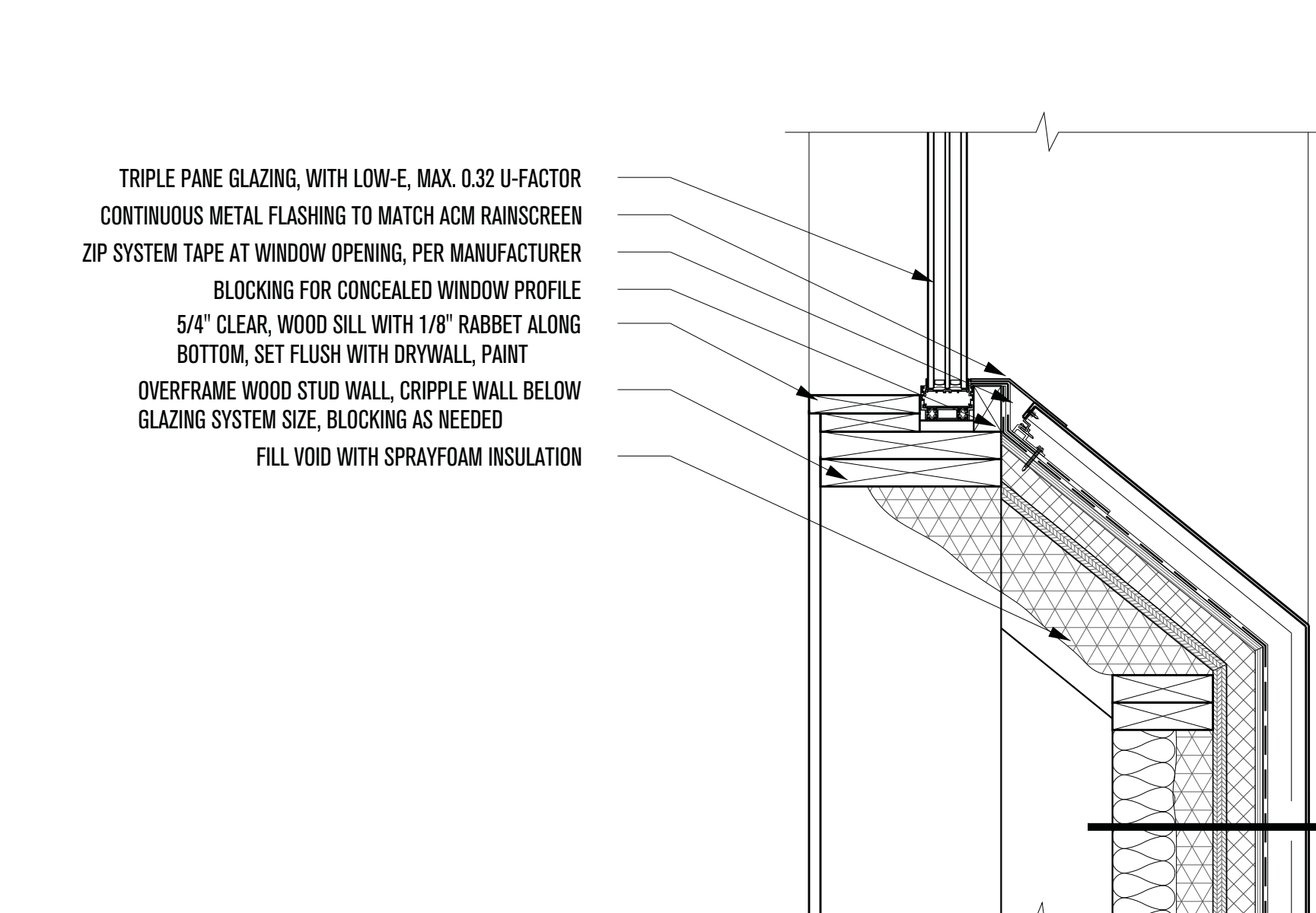
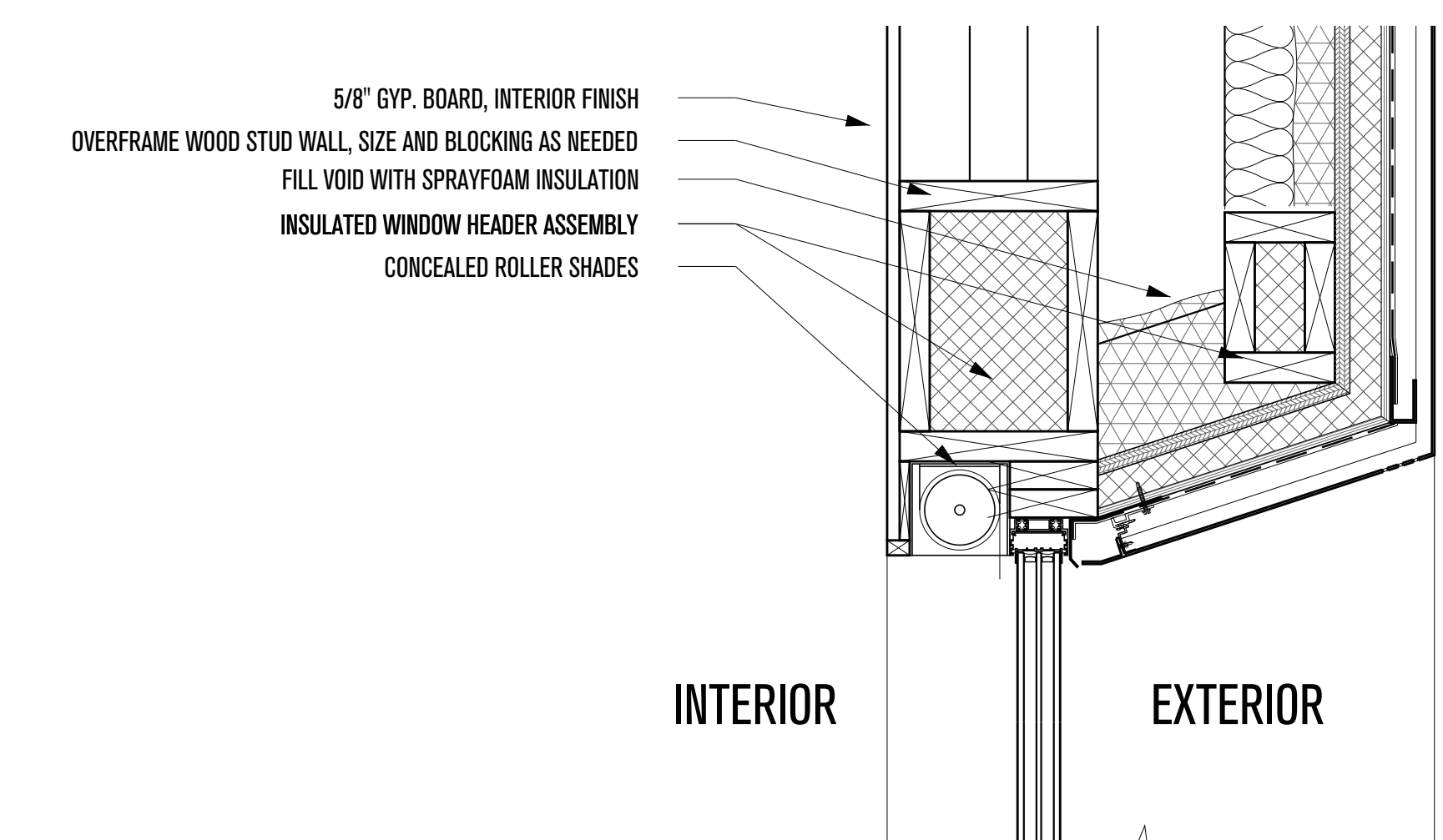
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				SHEET:
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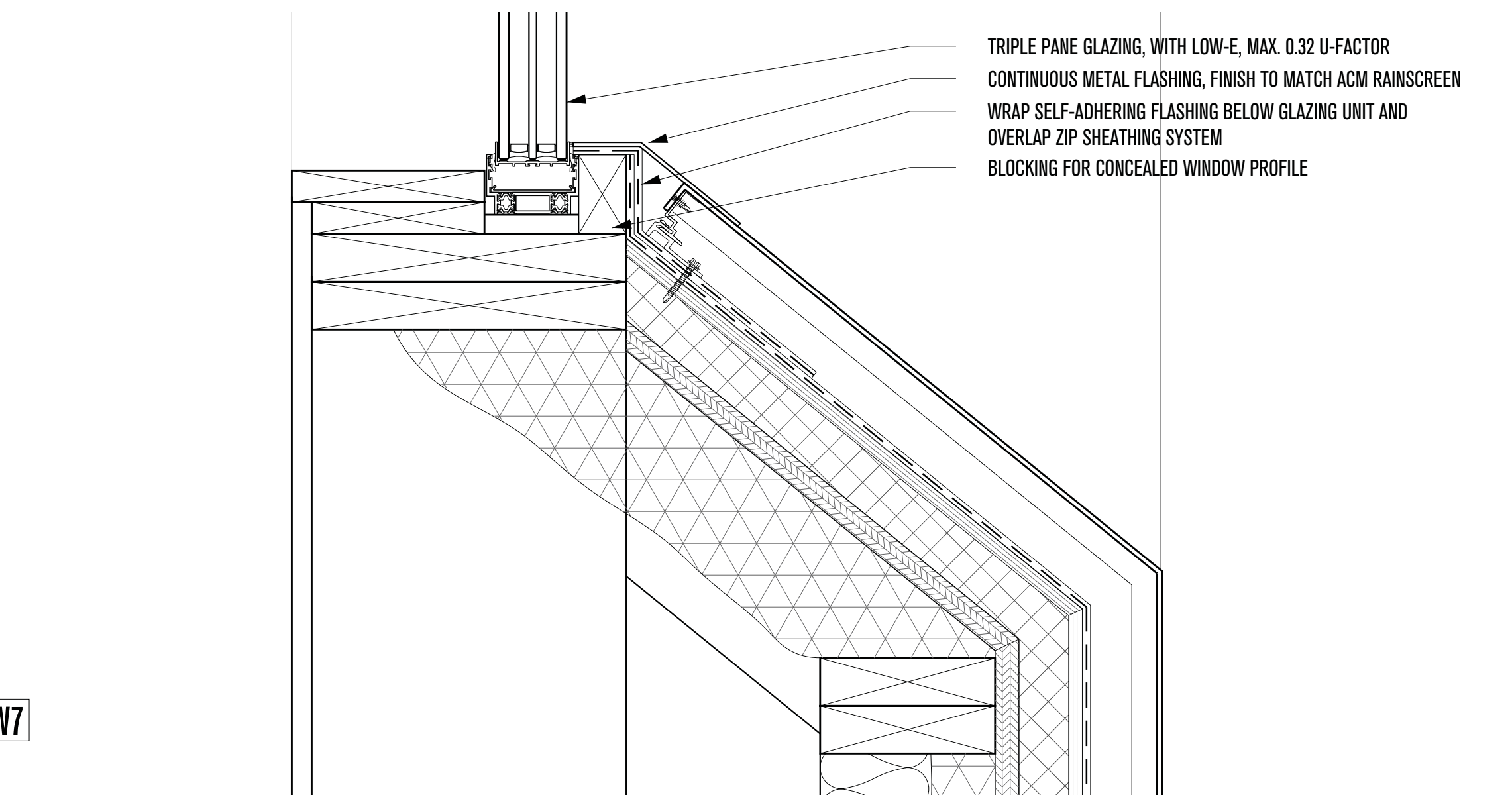
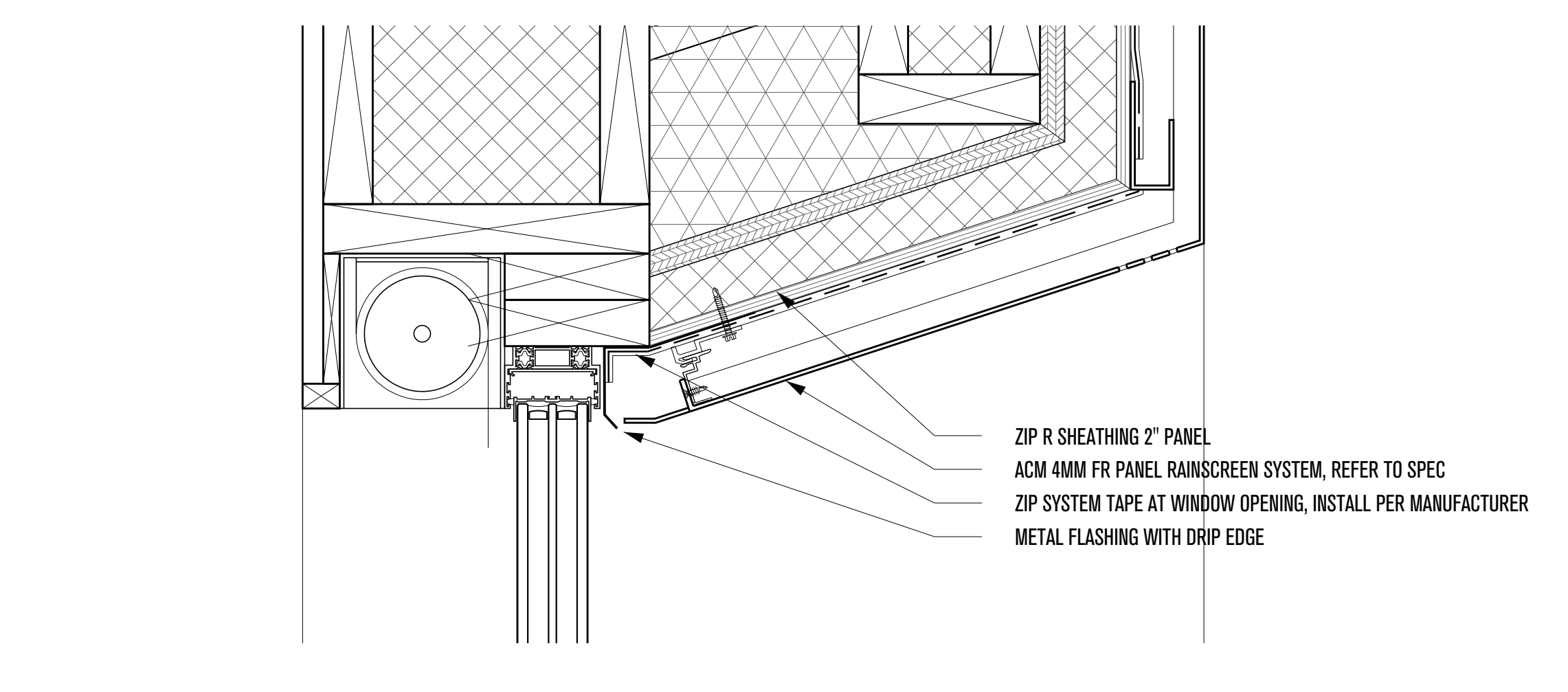




**3**  
**1 - MASTER BEDROOM SLIDING WINDOW**  
SCALE: 1-1/2"=1'-0"

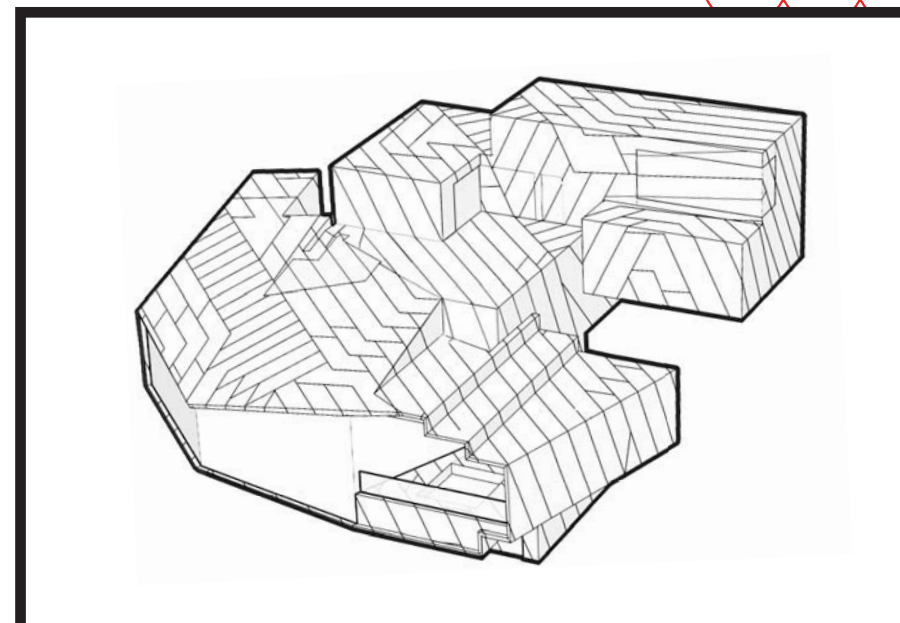


**3**  
**2 - FAMILY ROOM PUNCH WINDOW**  
SCALE: 1-1/2"=1'-0"



**3**  
**3 - TYPICAL PUNCH WINDOW HEAD + SILL DETAIL**  
SCALE: 3"=1'-0"

**THIS IS A PRELIMINARY PLAN SET, NOT FOR CONSTRUCTION.  
CONTRACTOR TO VERIFY CONFORMANCE WITH ALL APPLICABLE CODES.**



# POWDER MOUNTAIN HOUSE

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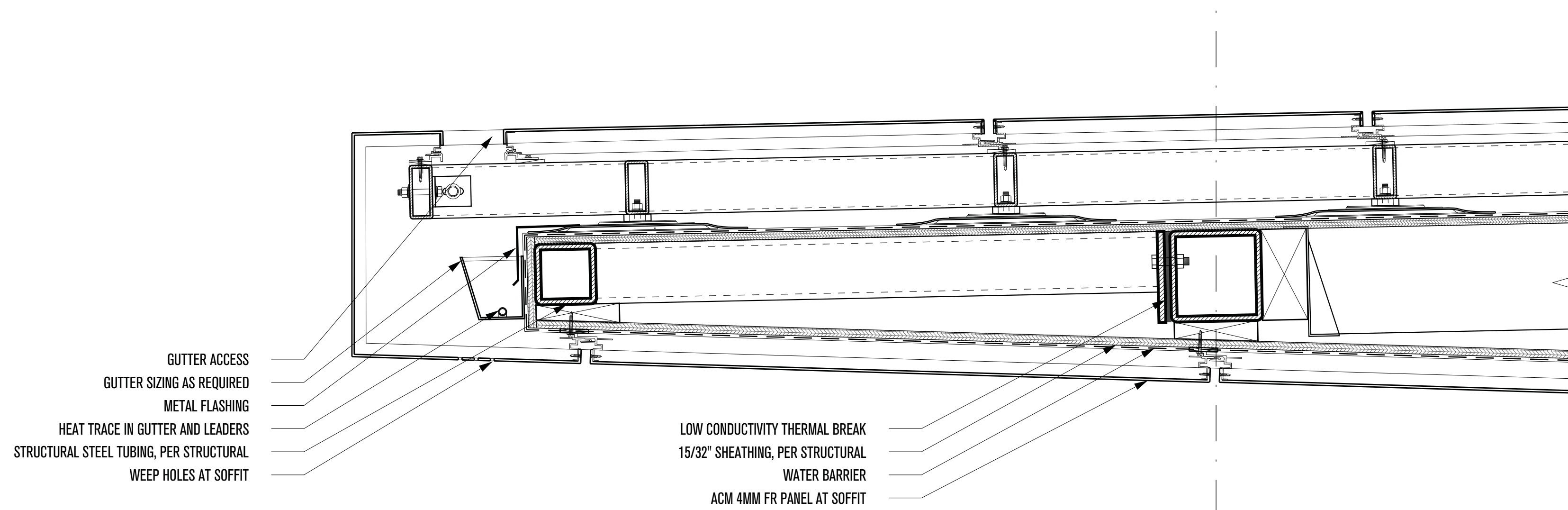
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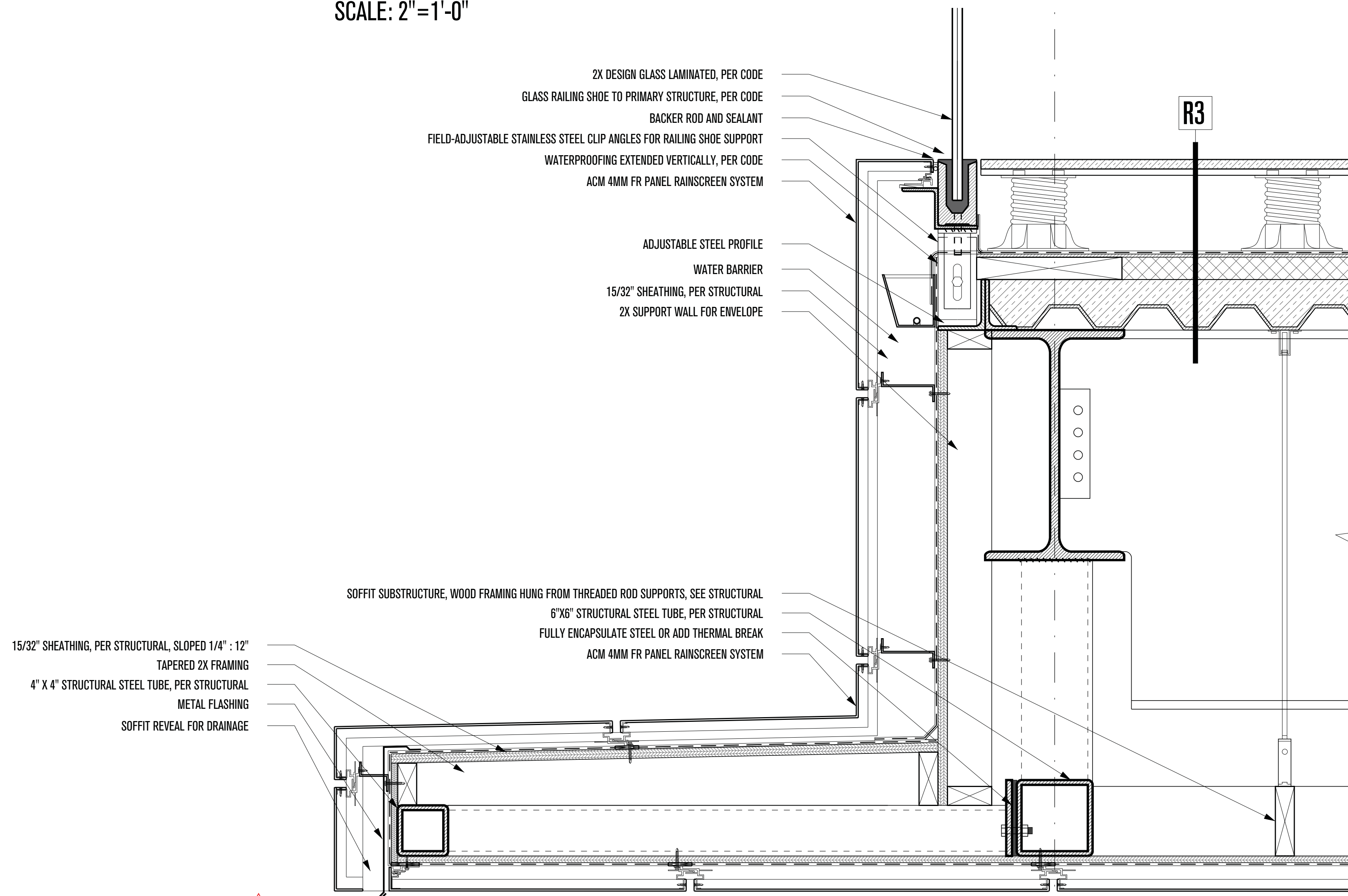
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PUNCHED WINDOWS			
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3	PLAN CHECK RESUBMISSION	TWA	02/15/19
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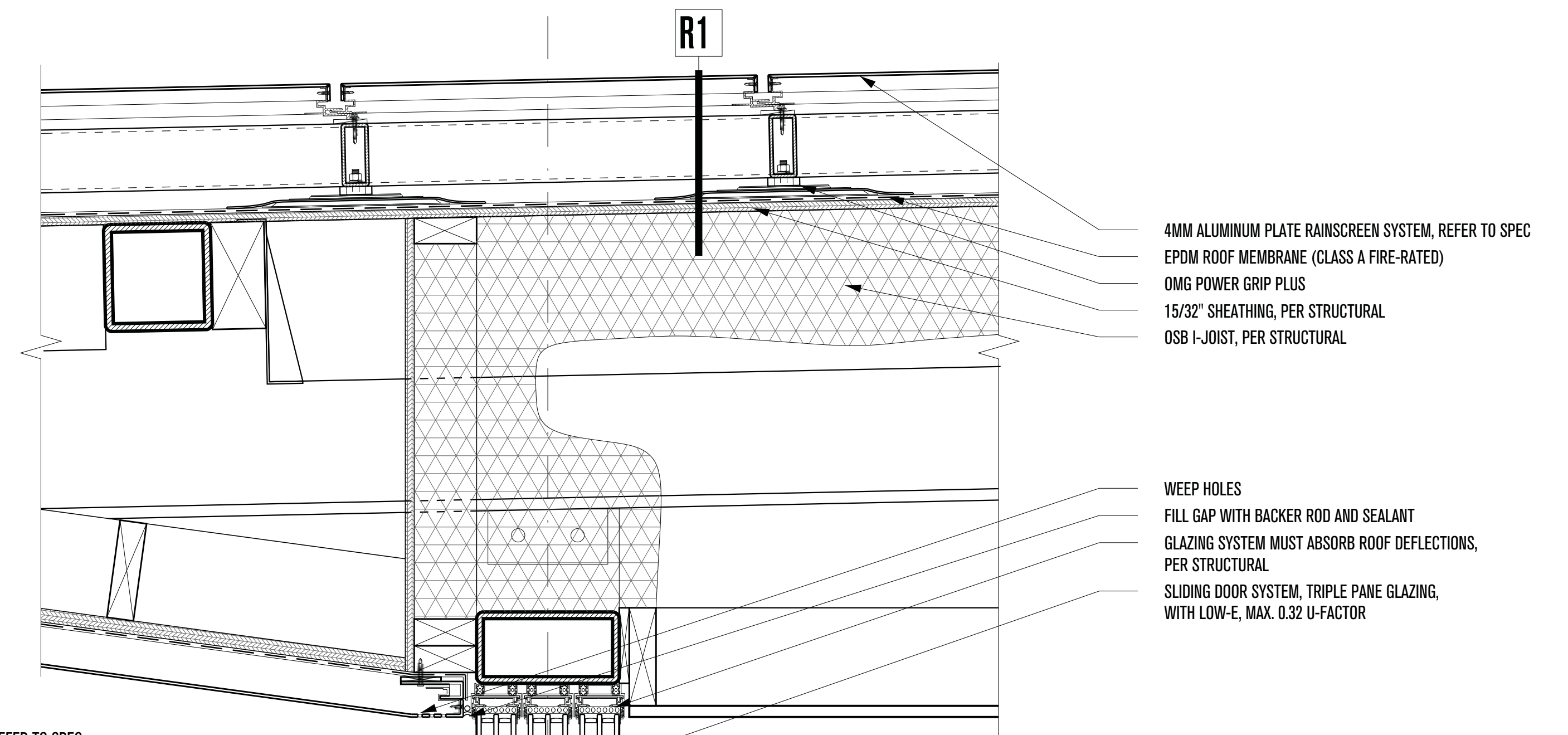




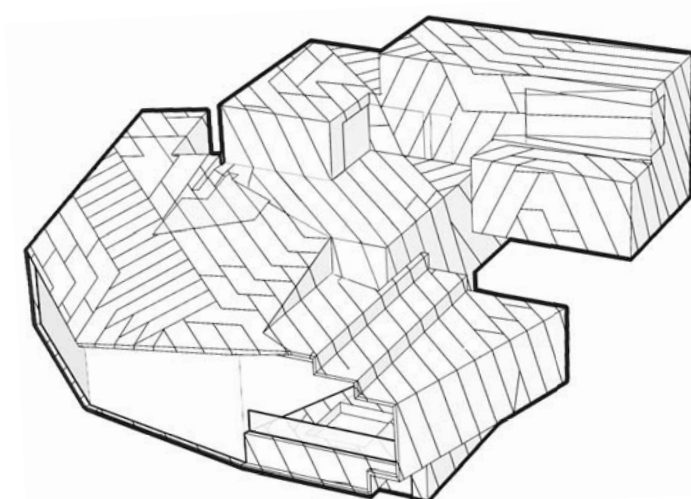
**1- NOSE ABOVE COVERED PATIO DETAIL**  
SCALE: 2"=1'-0"



**2 - COVERED PATIO SOFFIT DETAIL**  
SCALE: 2"=1'-0"



**3 - COVERED PATIO THRESHOLD DETAIL**  
SCALE: 2"=1'-0"



# POWDER MOUNTAIN HOUSE

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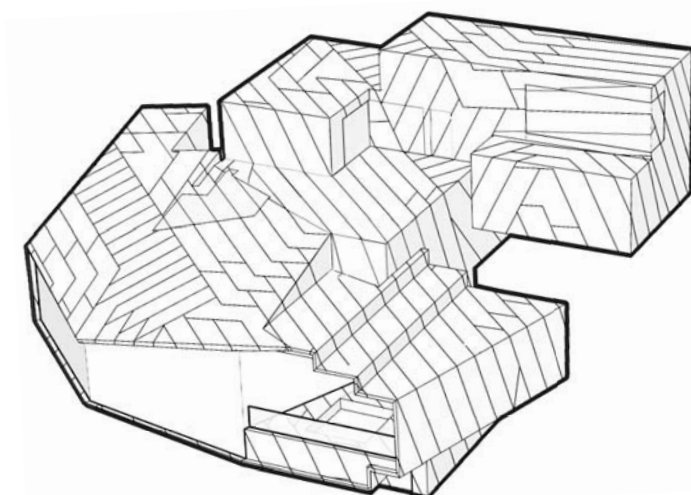
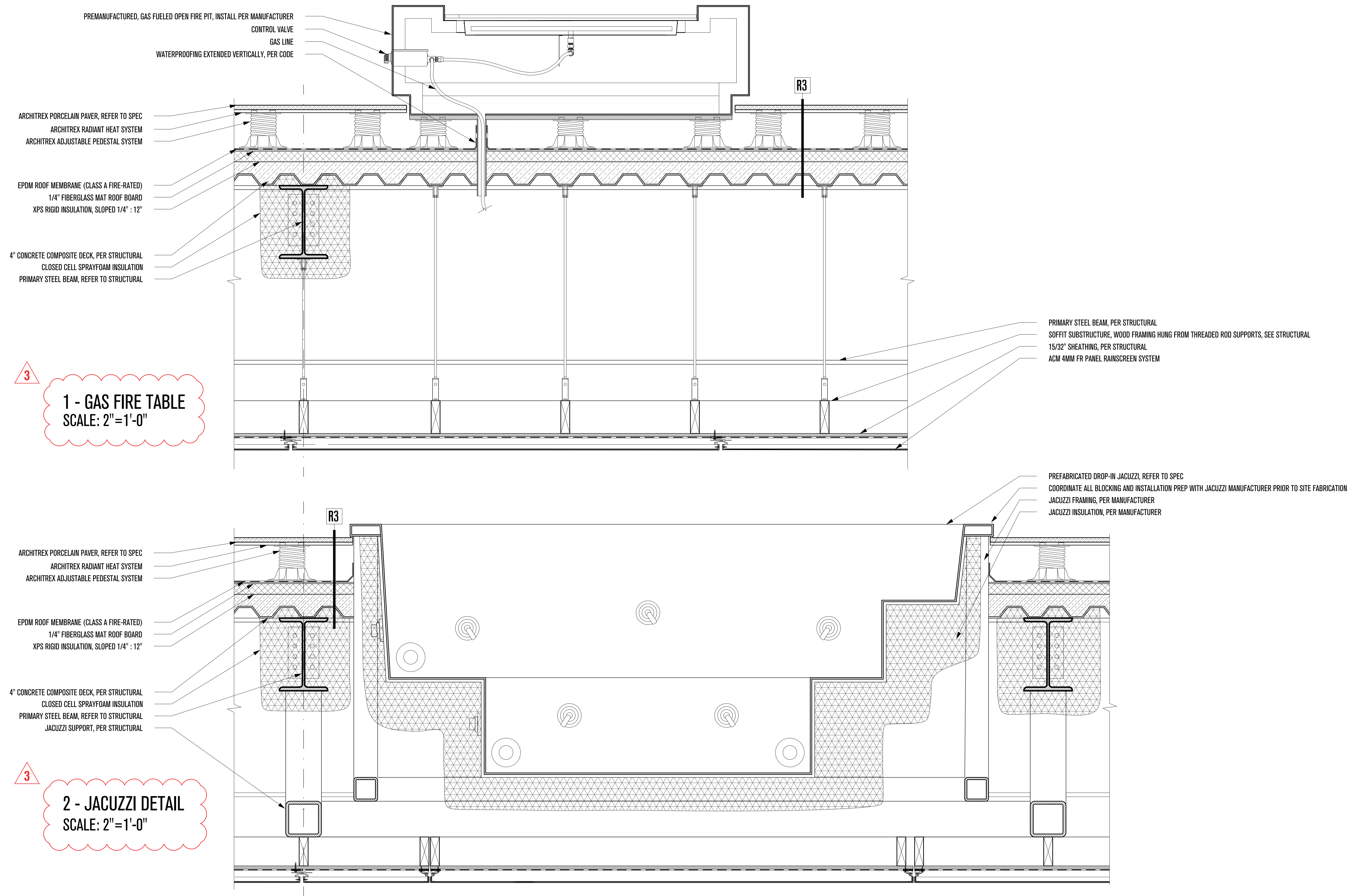
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SCALE: **02/15/2019**

DRAWN: \_\_\_\_\_

SHEET: **A. 33**





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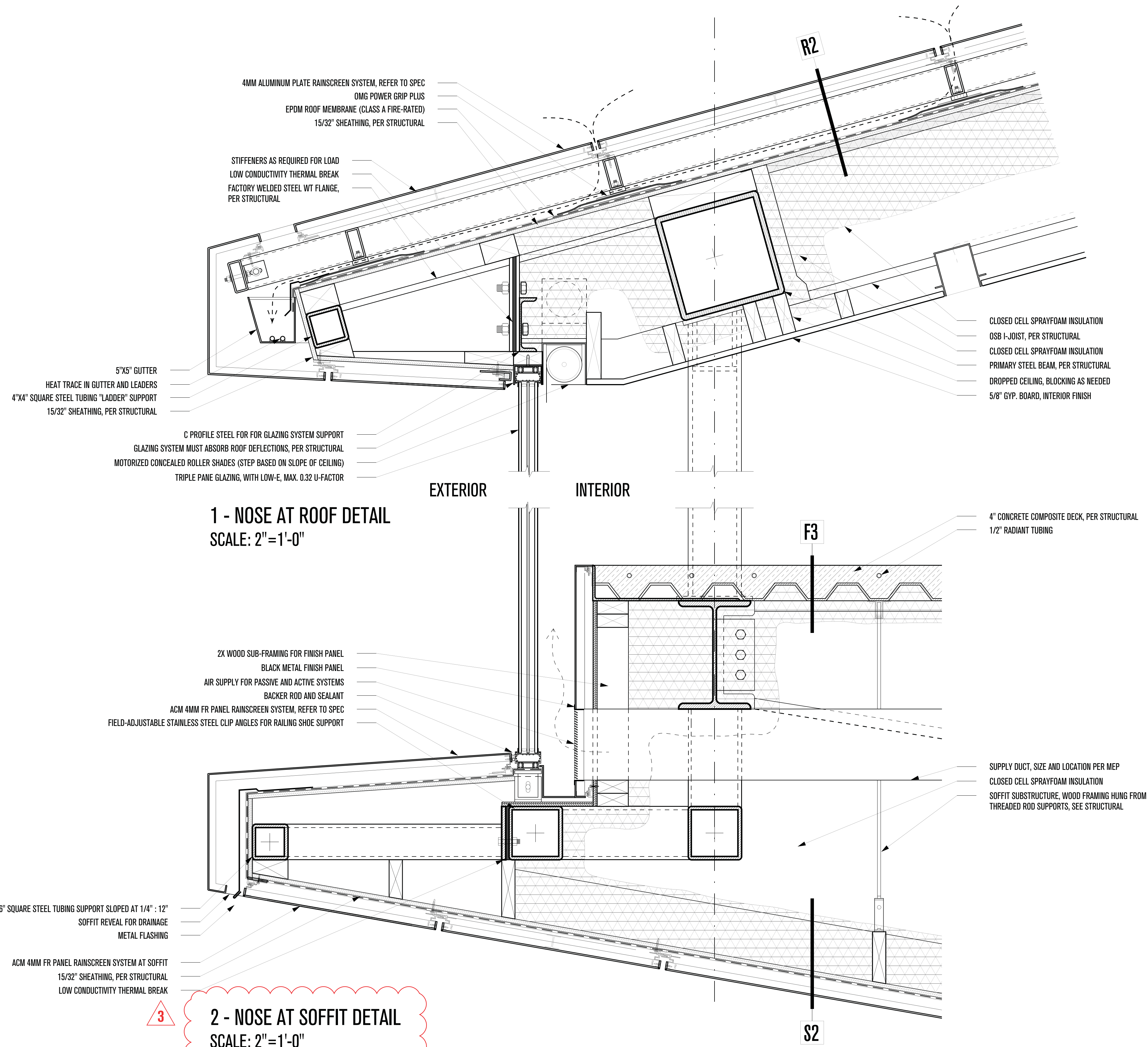
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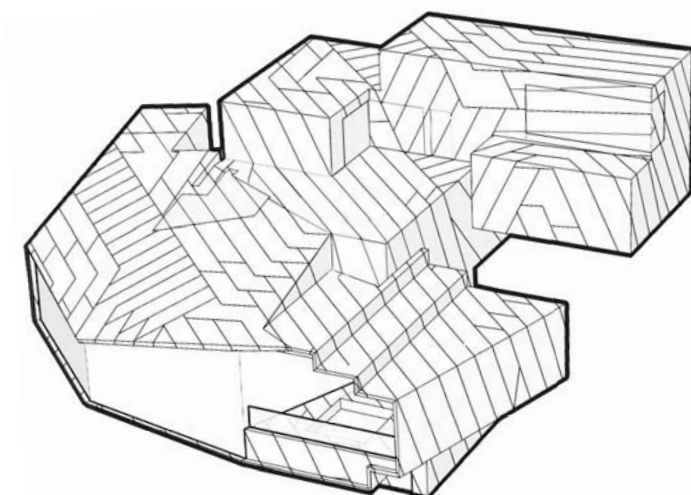
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3	PLAN CHECK RESUBMISSION	TWA	02/15/19
			02/15/2019
		SCALE:	DRAWN:
		SHEET:	
		A. 34	





**1 - NOSE AT ROOF DETAIL**  
SCALE: 2"=1'-0"

**2 - NOSE AT SOFFIT DETAIL**  
SCALE: 2"=1'-0"



# POWDER MOUNTAIN HOUSE

**OWNER:**  
**TOM BUTTGENBACH**  
8645 EAST COPPER CREST  
EDEN, UT 84310

**ARCHITECT:**  
**TOM WISCOMBE ARCHITECTURE**  
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(213) 674-7238  
WWW.TOMWISCOMBE.COM

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LOS ANGELES, CA 90014  
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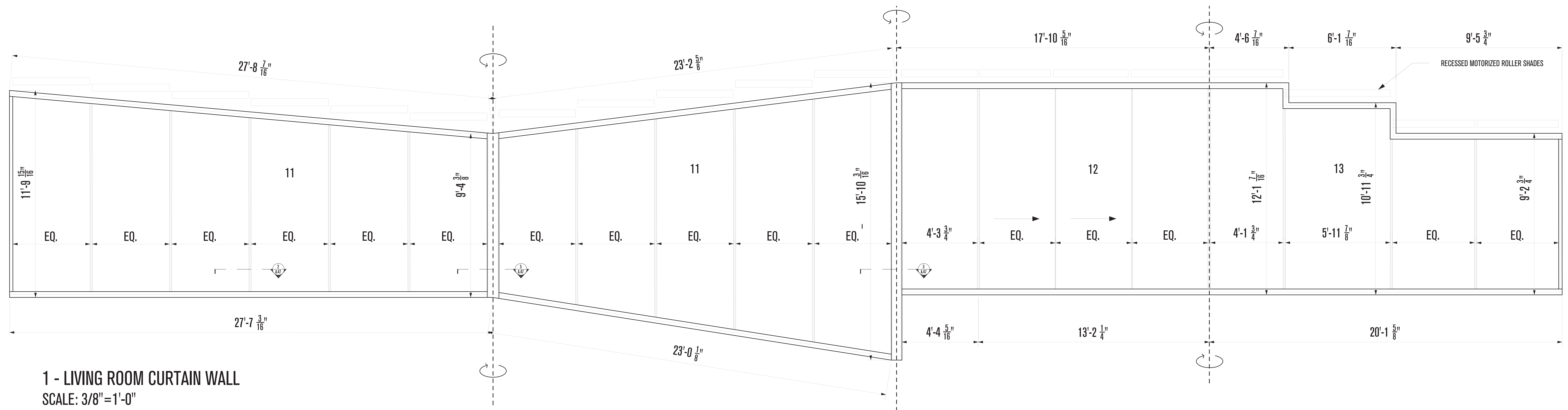
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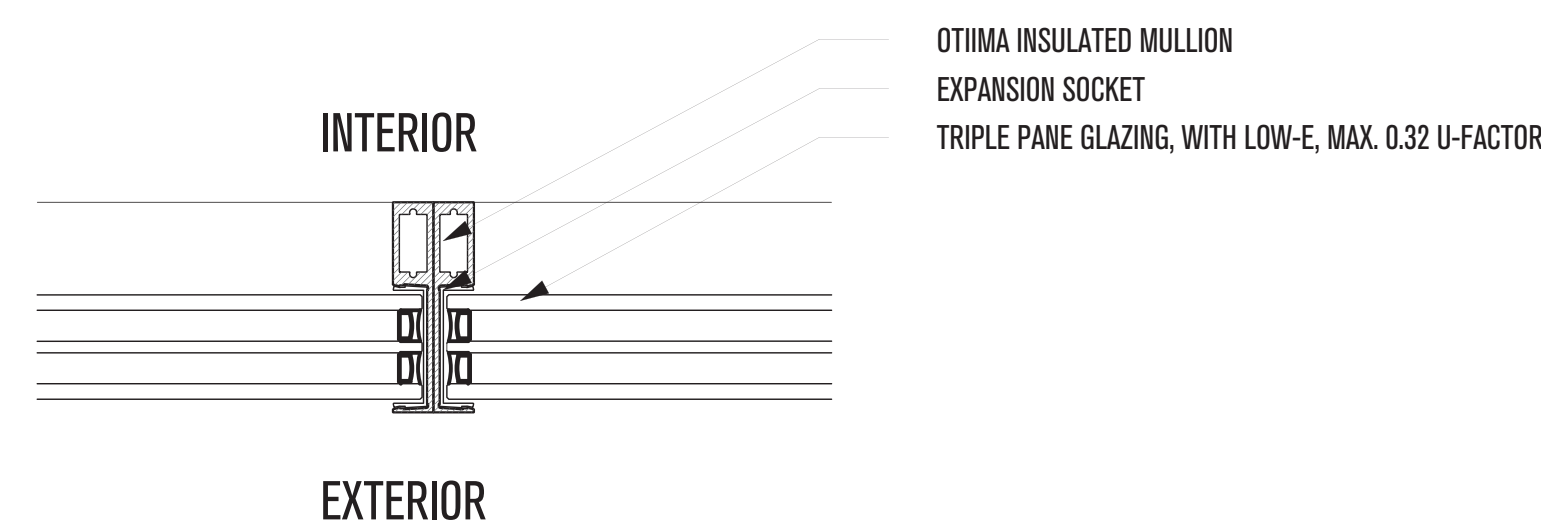
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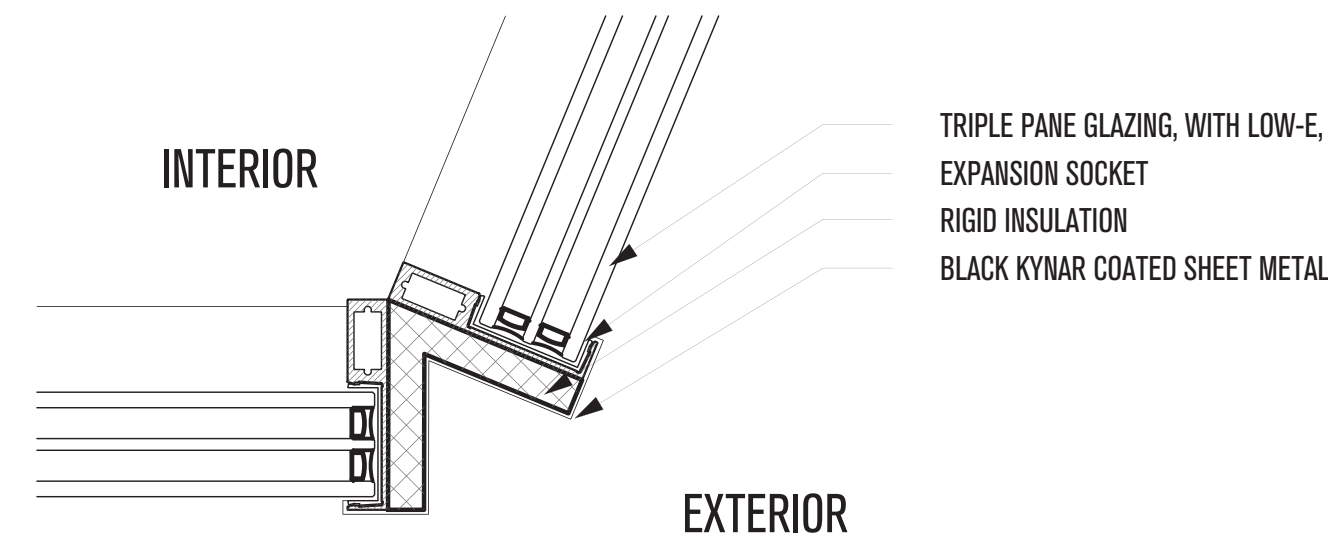




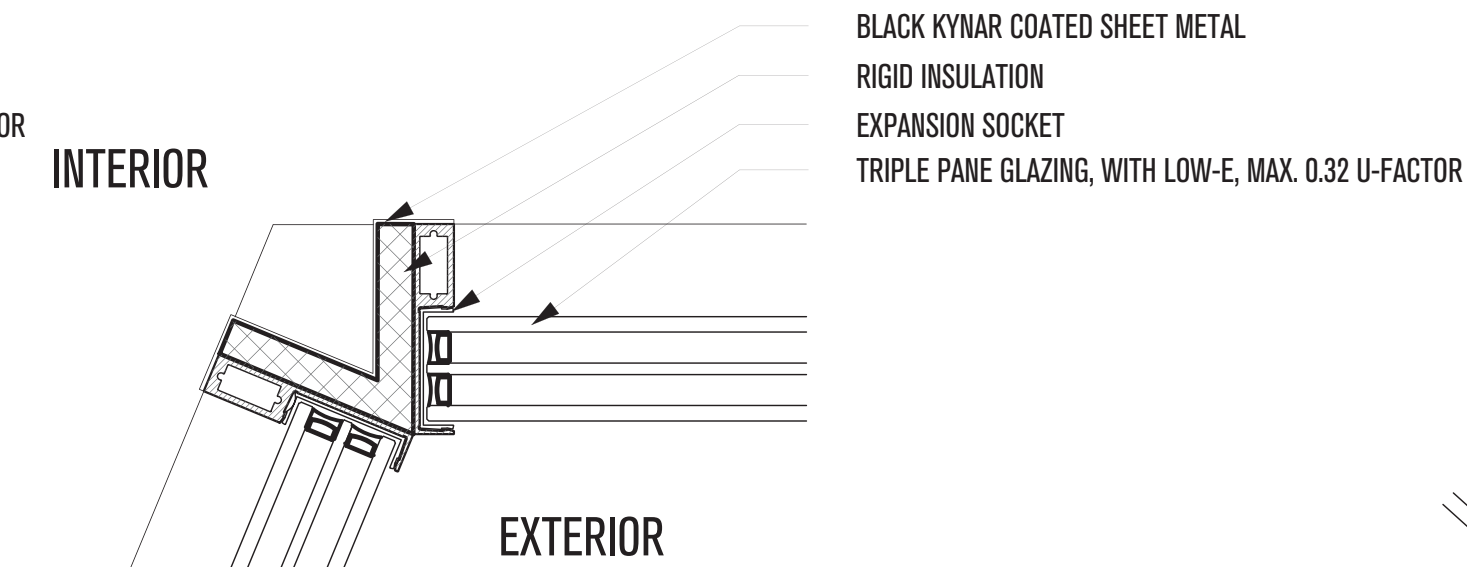
**1 - LIVING ROOM CURTAIN WALL**  
SCALE: 3/8"=1'-0"



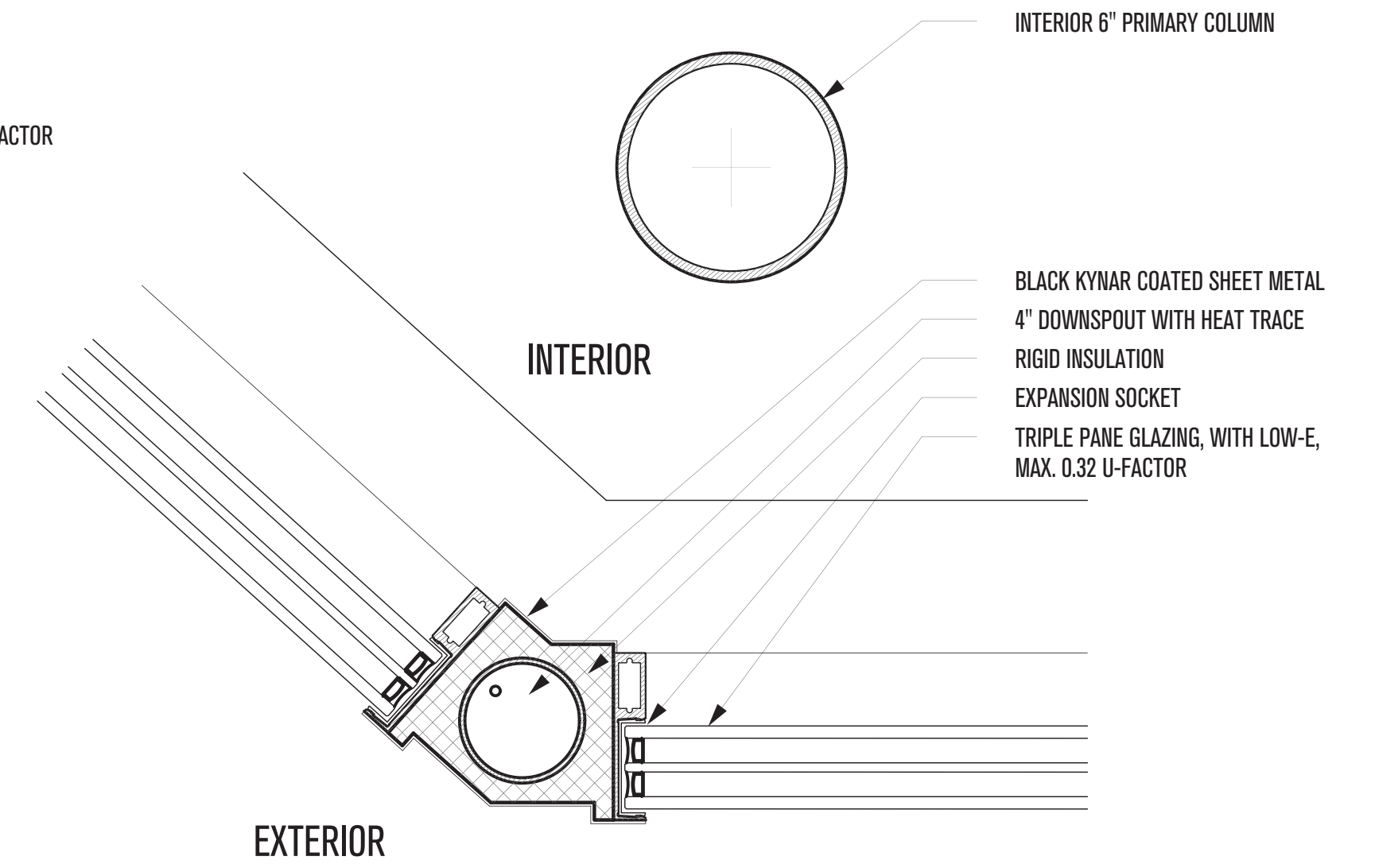
**2 - FLAT CONNECTION, TYP.**  
(ENGINEERING BY CONTRACTOR)  
SCALE: 3"=1'-0"



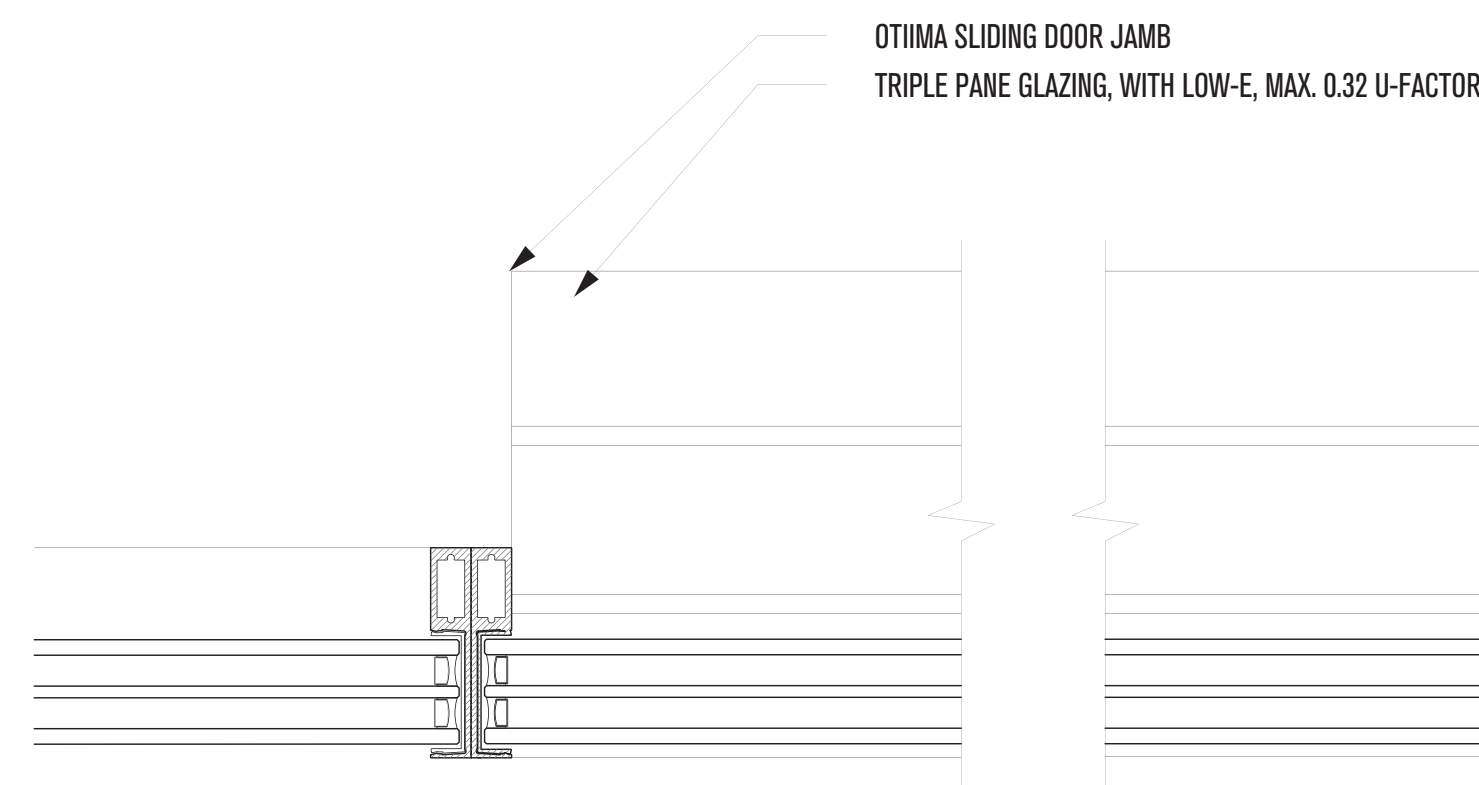
**3 - OUTSIDE CORNER MULLION**  
(ENGINEERING BY CONTRACTOR)  
SCALE: 3"=1'-0"



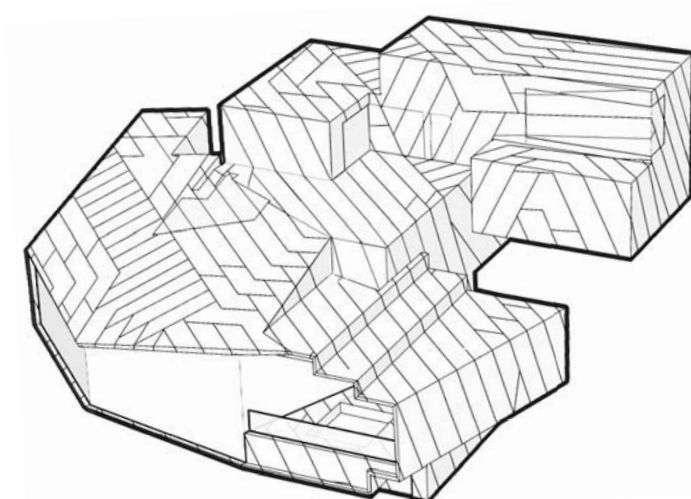
**4 - INSIDE CORNER MULLION**  
(ENGINEERING BY CONTRACTOR)  
SCALE: 3"=1'-0"



**5 - CORNER WITH DOWNSPOUT**  
(ENGINEERING BY CONTRACTOR)  
SCALE: 3"=1'-0"



**6 - TRIPLE GLAZED SLIDING DOOR SYSTEM**  
(OTIIMA SERIES 54)  
SCALE: 3"=1'-0"



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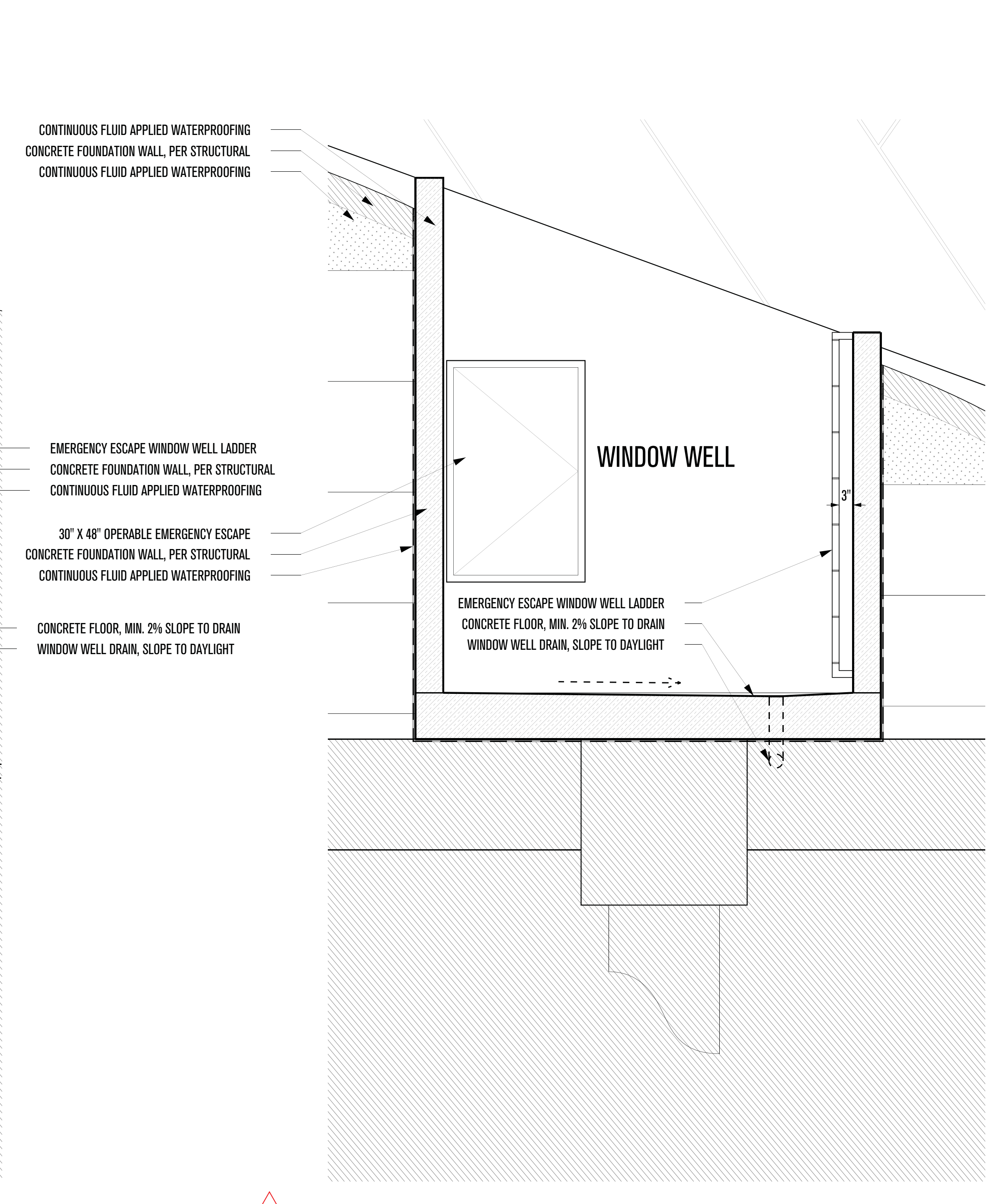
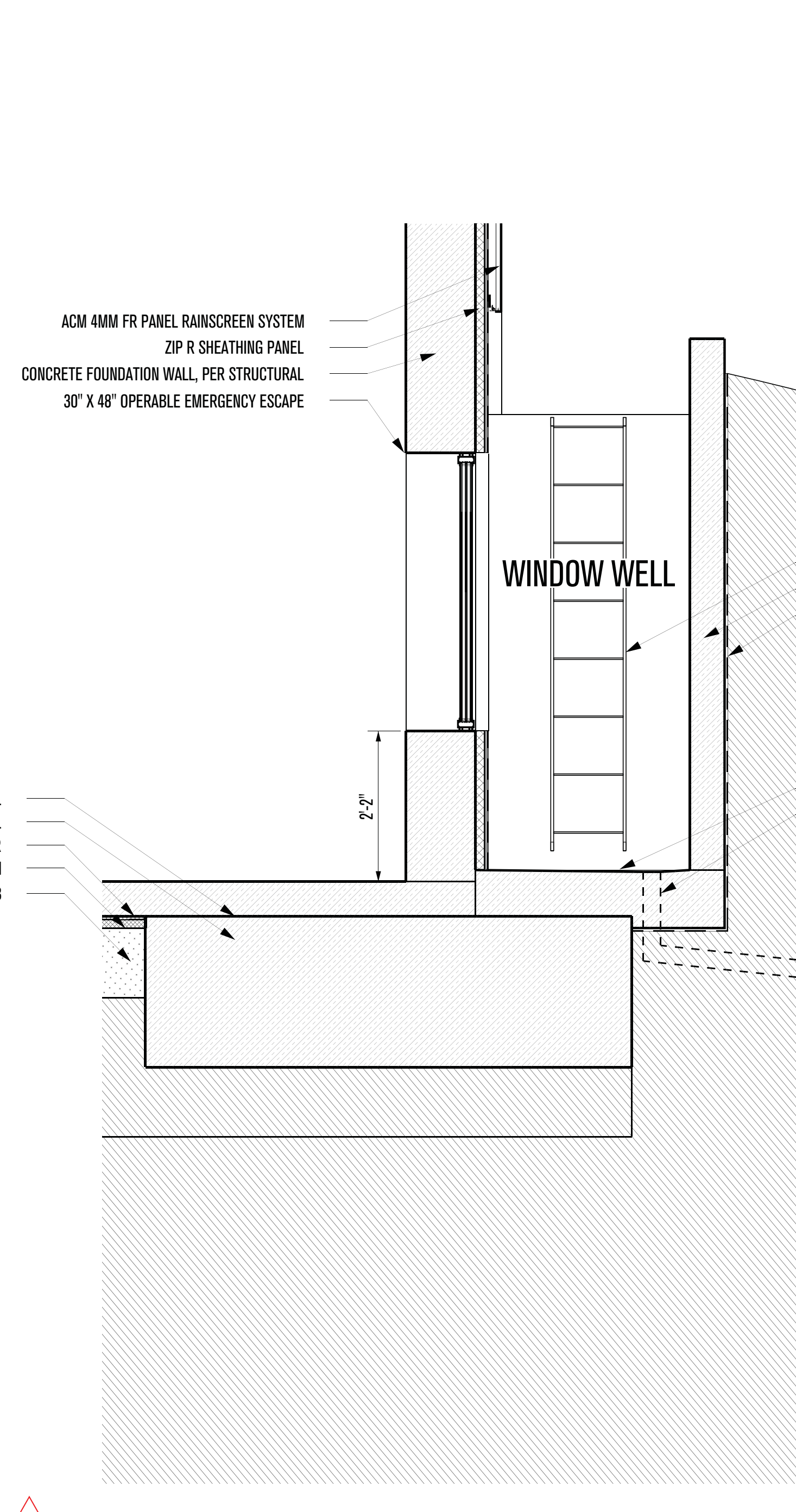
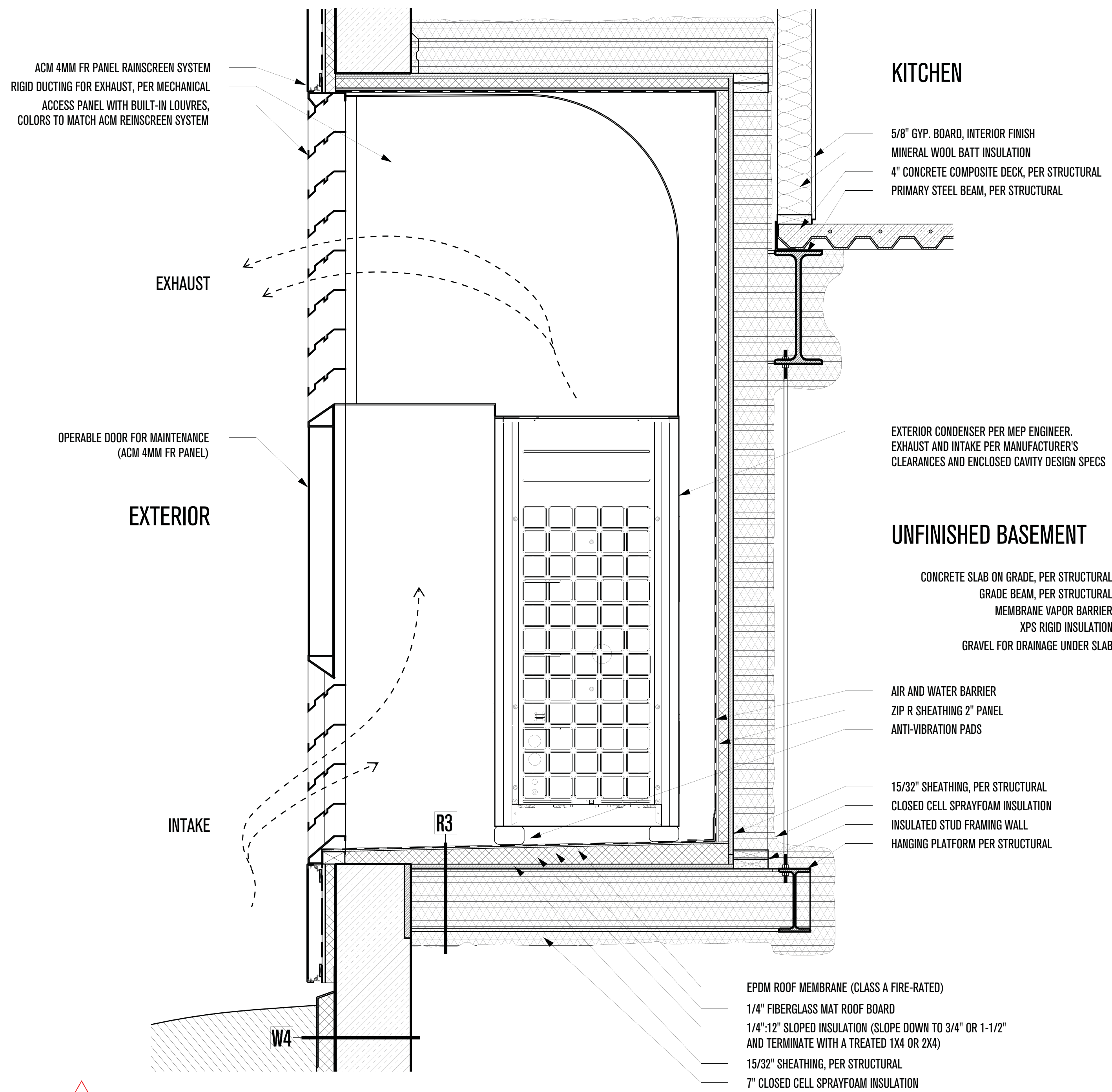
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DRAWN: **A. 36**

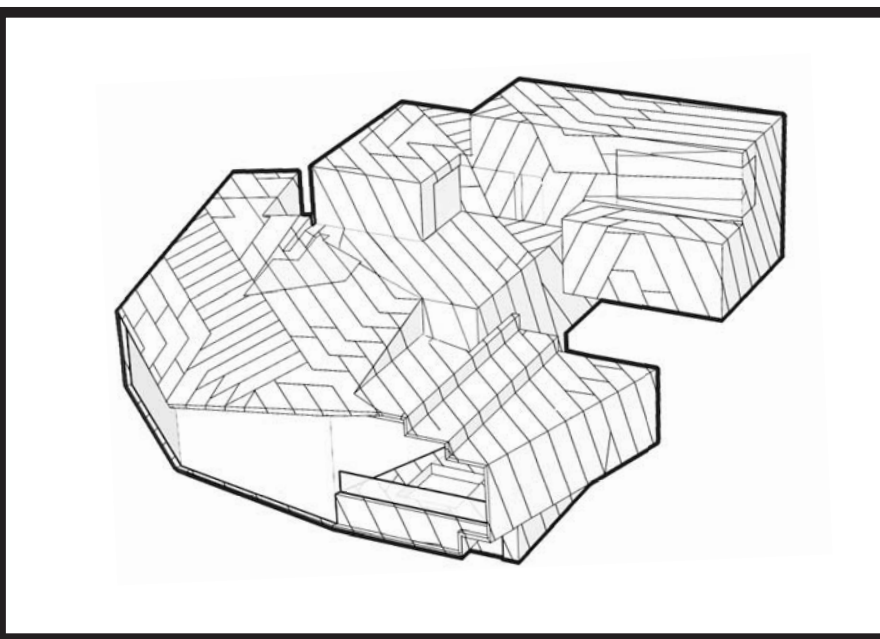




**3**  
**1 - INSULATED MEP ENCLOSURE**  
 SCALE: 1" = 1'-0"

**3**  
**1 - EMERGENCY EXIT (E-W)**  
 SCALE: 1" = 1'-0"

**3**  
**2 - EMERGENCY EXIT (N-S)**  
 SCALE: 1" = 1'-0"



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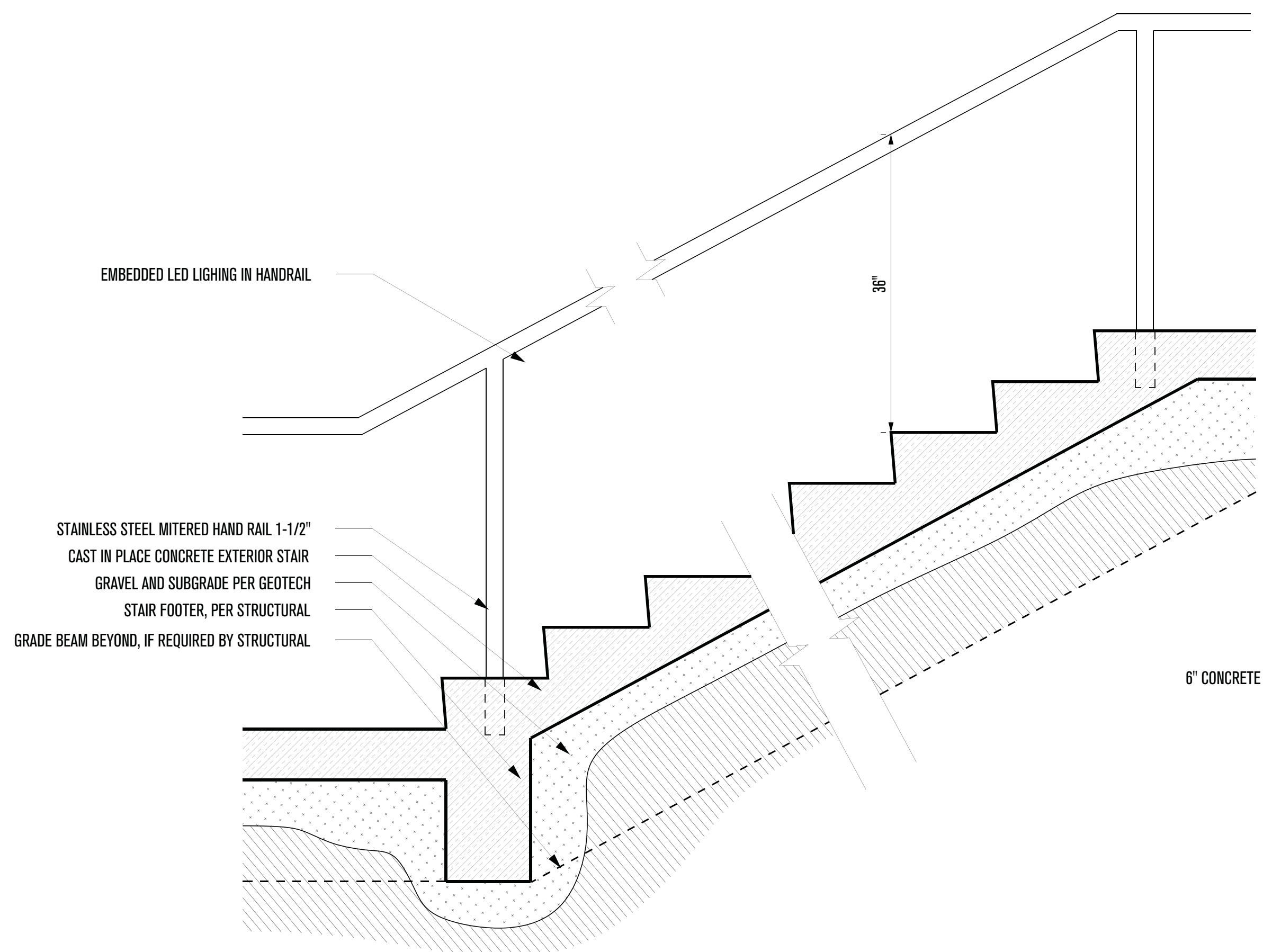
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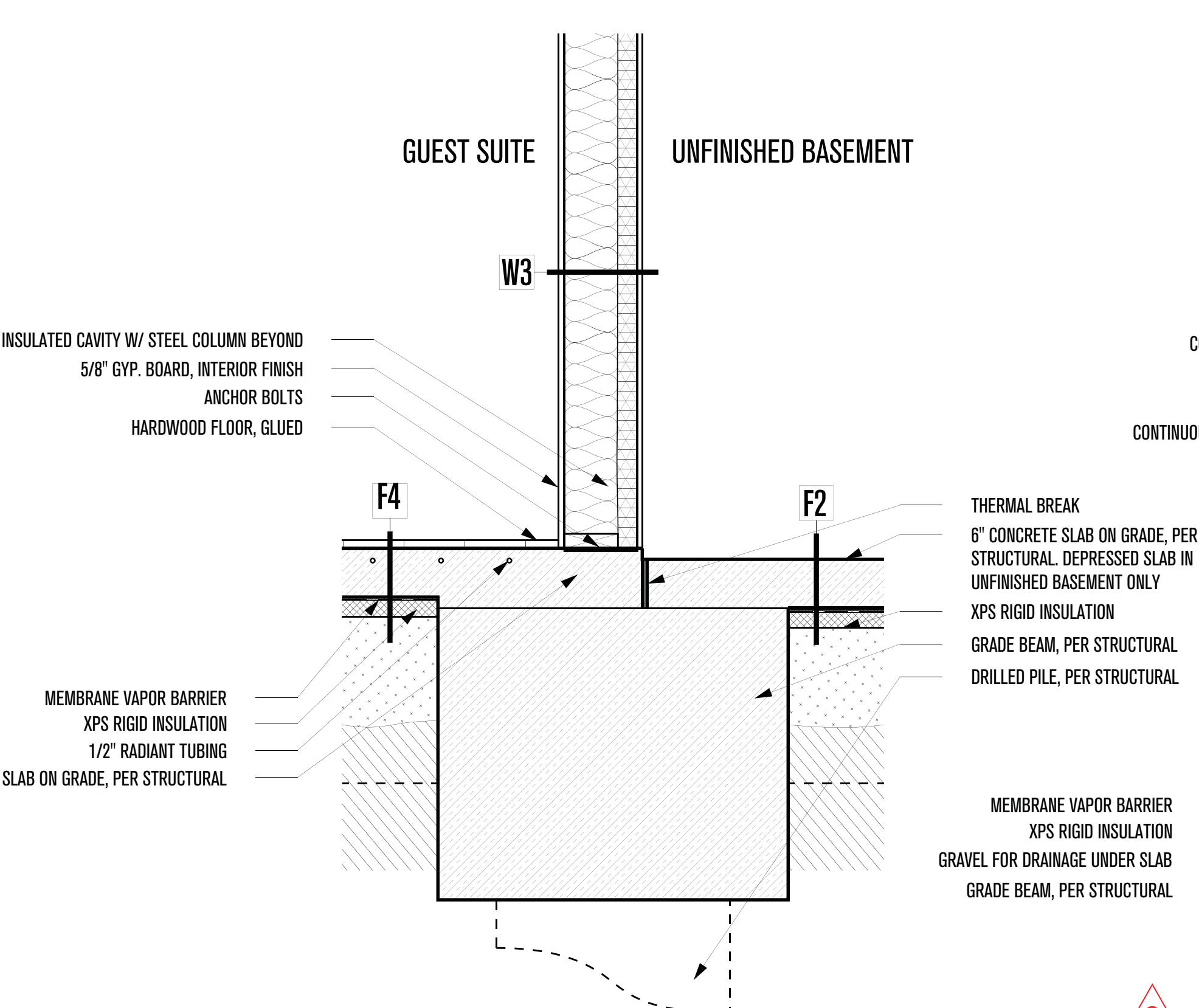
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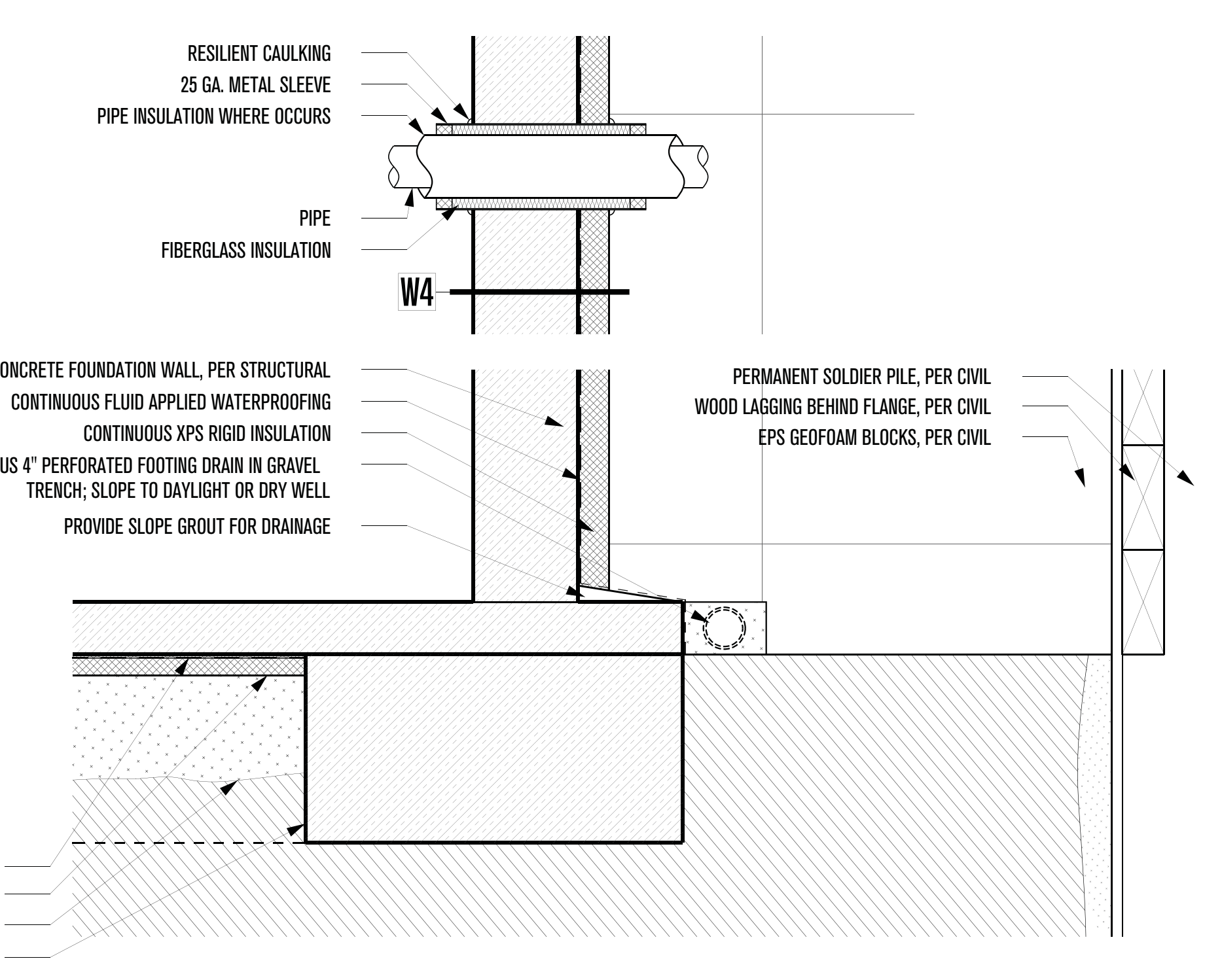




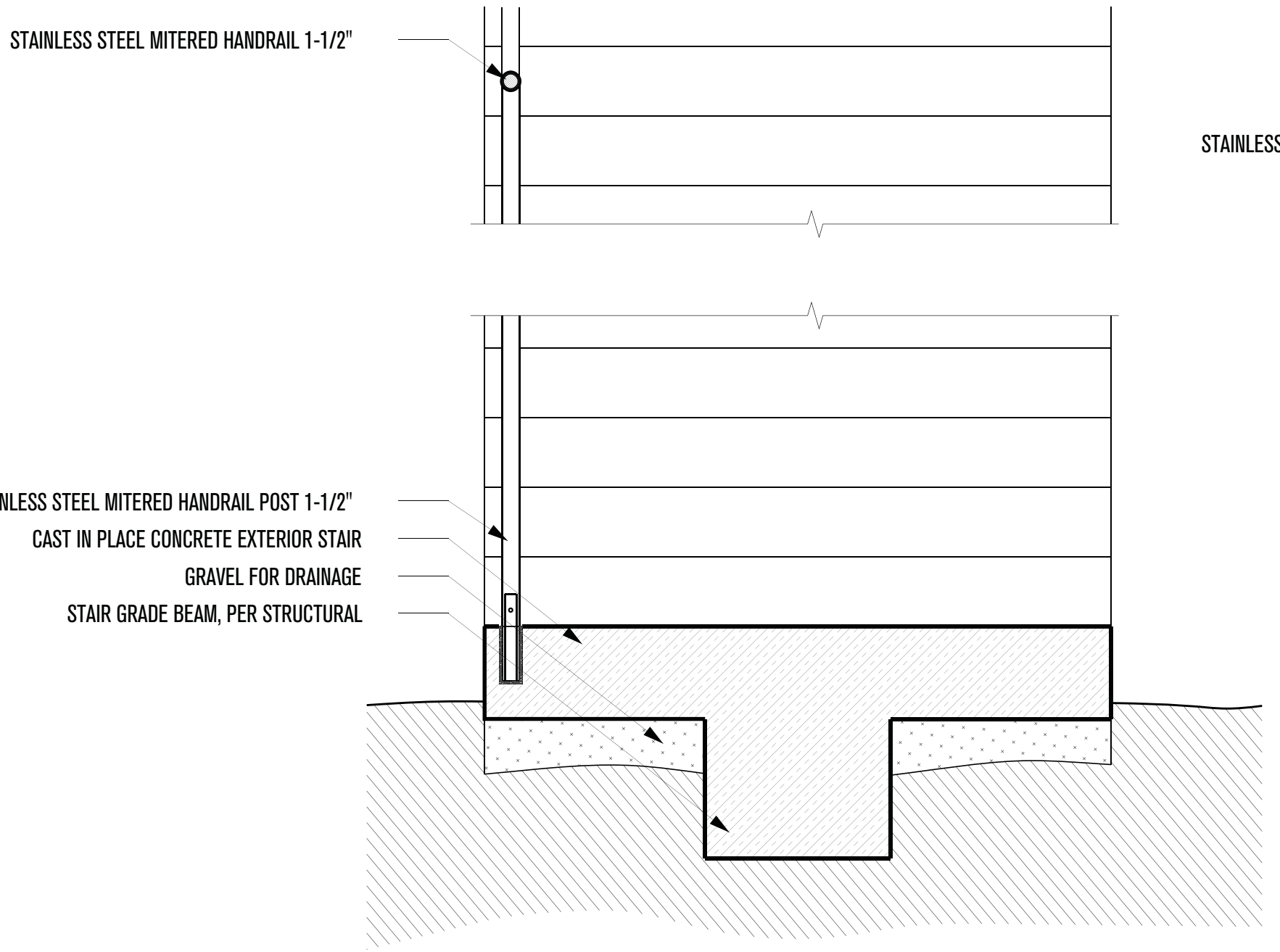
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SCALE: 1"=1'-0"



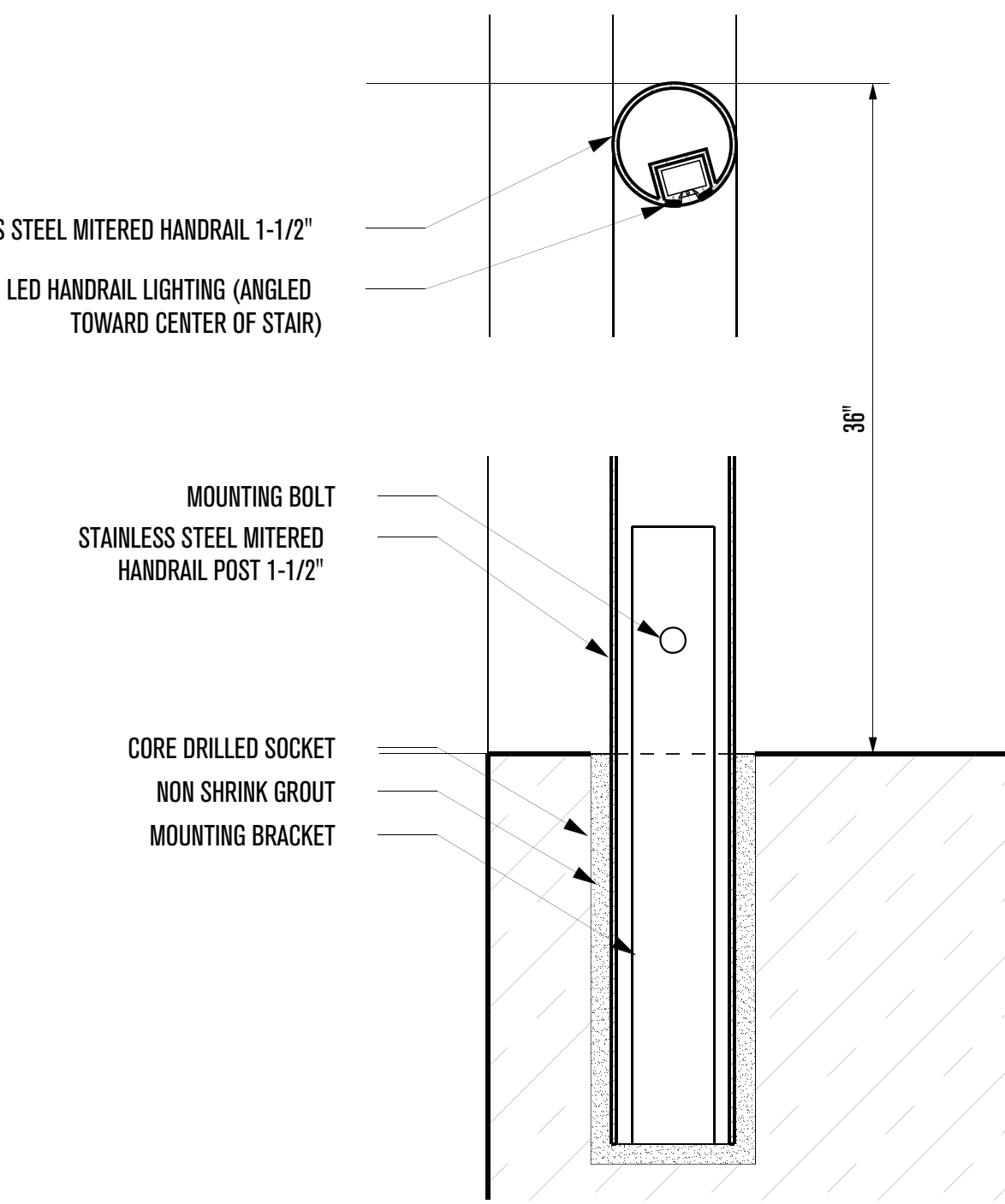
4 - GRADE BEAM UNDER SLAB  
SCALE: 1"=1'-0"



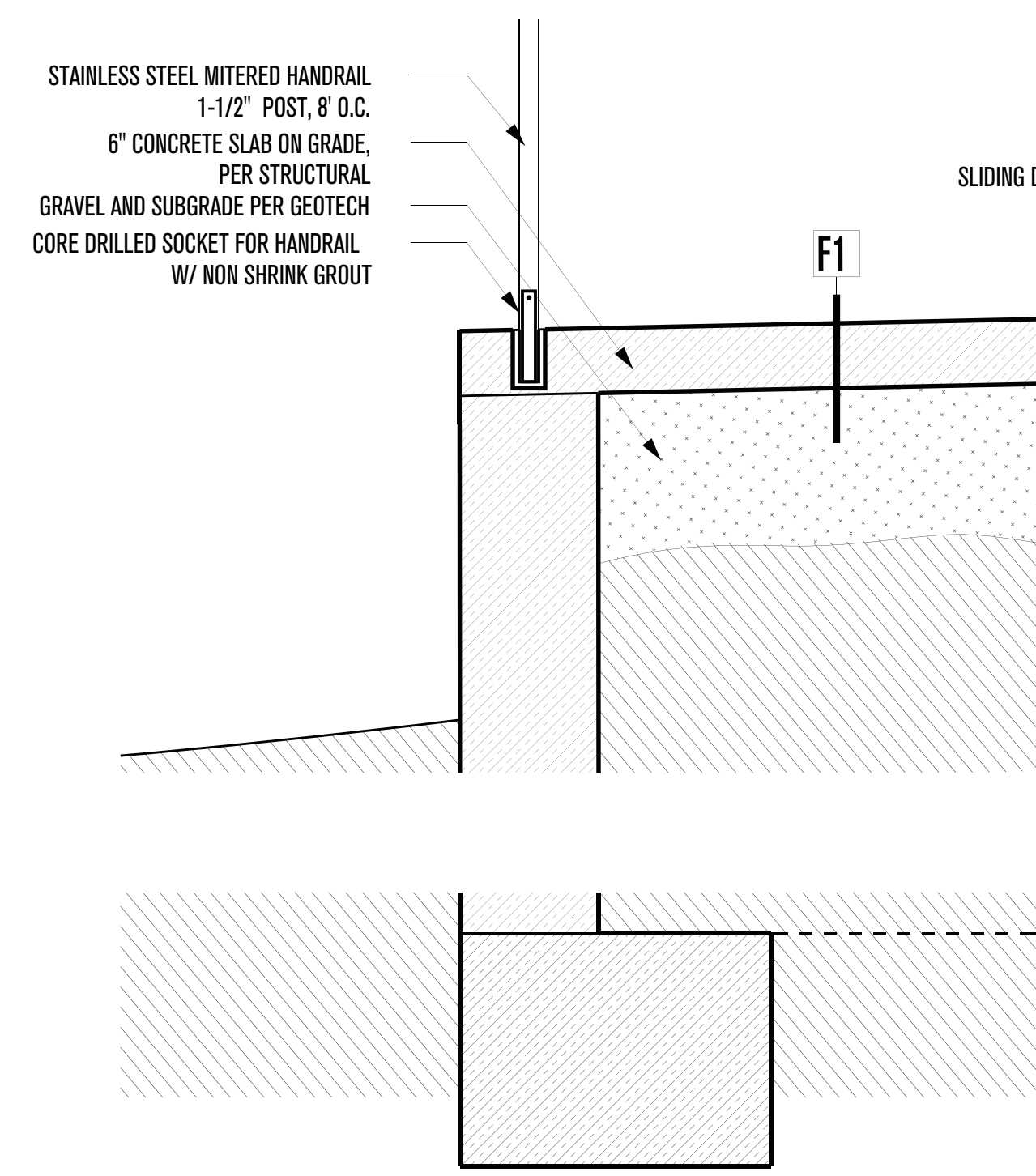
5 - FOUNDATION AT SOLDIER PILE WALL  
SCALE: 1"=1'-0"



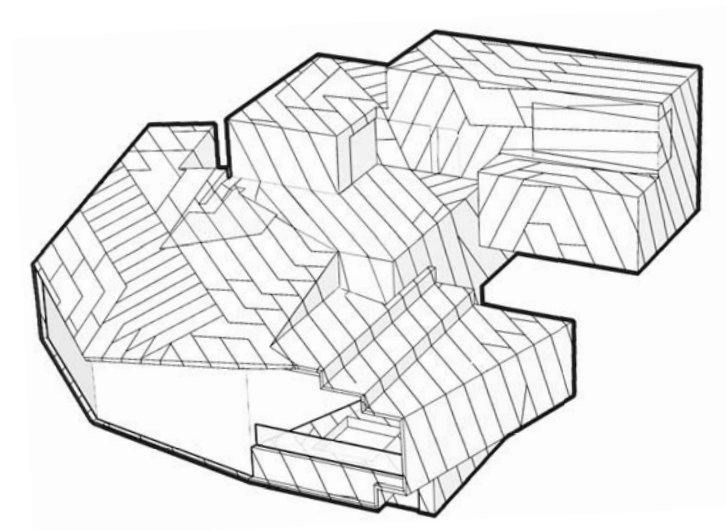
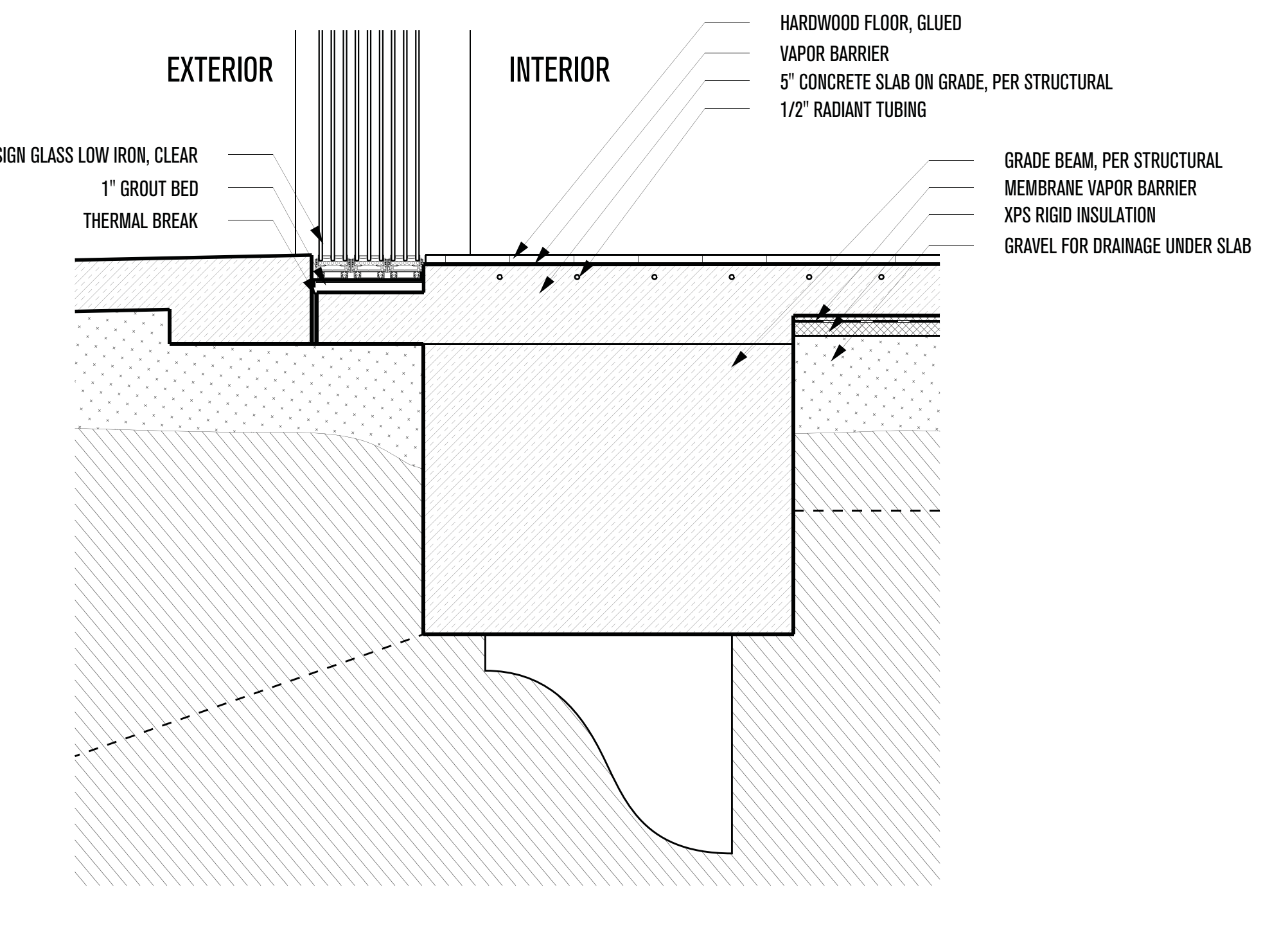
2 - EXTERIOR STAIR CROSS SECTION  
SCALE: 1"=1'-0"



3 - HANDRAIL DETAILS  
SCALE: 6"=1'-0"



6 - SLIDING DOOR AT GRADE BEAM  
SCALE: 1"=1'-0"



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(818) 788-6178  
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**ELECTRICAL:**  
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(323) 456-7894  
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**NGBS CONSULTING:**  
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(213) 536-2578  
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**IGES**  
2702 SOUTH 1030 WEST SUITE 10  
SALT LAKE CITY, UT 84200  
(801) 270-9400  
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**LANDSCAPE ARCHITECT:**  
**LDG**  
328 W 200 S SUITE 102  
SALT LAKE CITY, UT 84101  
(801) 583-1295

**LIGHTING DESIGNER:**  
**KGM**  
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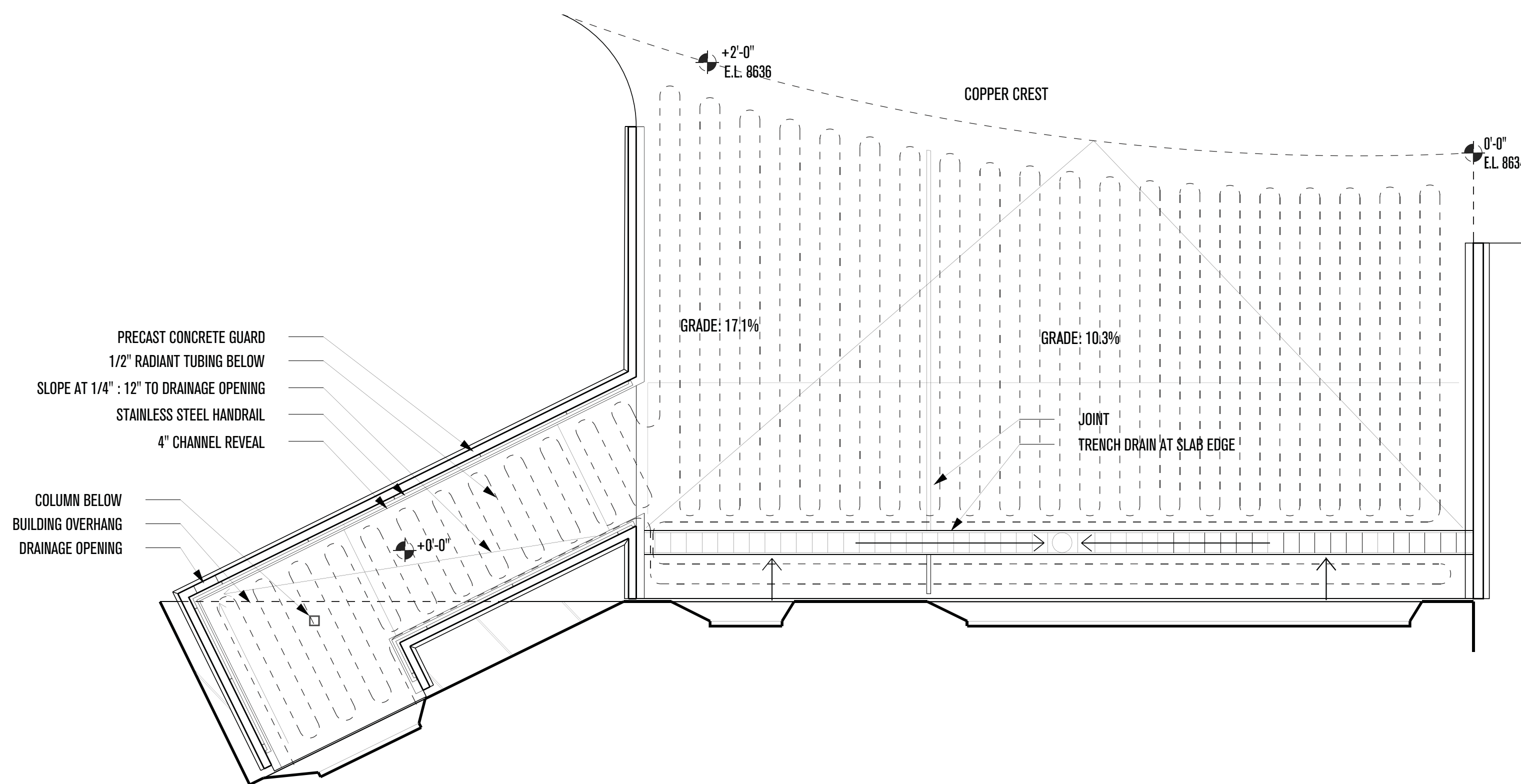
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2	PLAN CHECK REVISIONS	TWA	07/06/18			
3	PLAN CHECK RESUBMISSION	TWA	02/15/19			

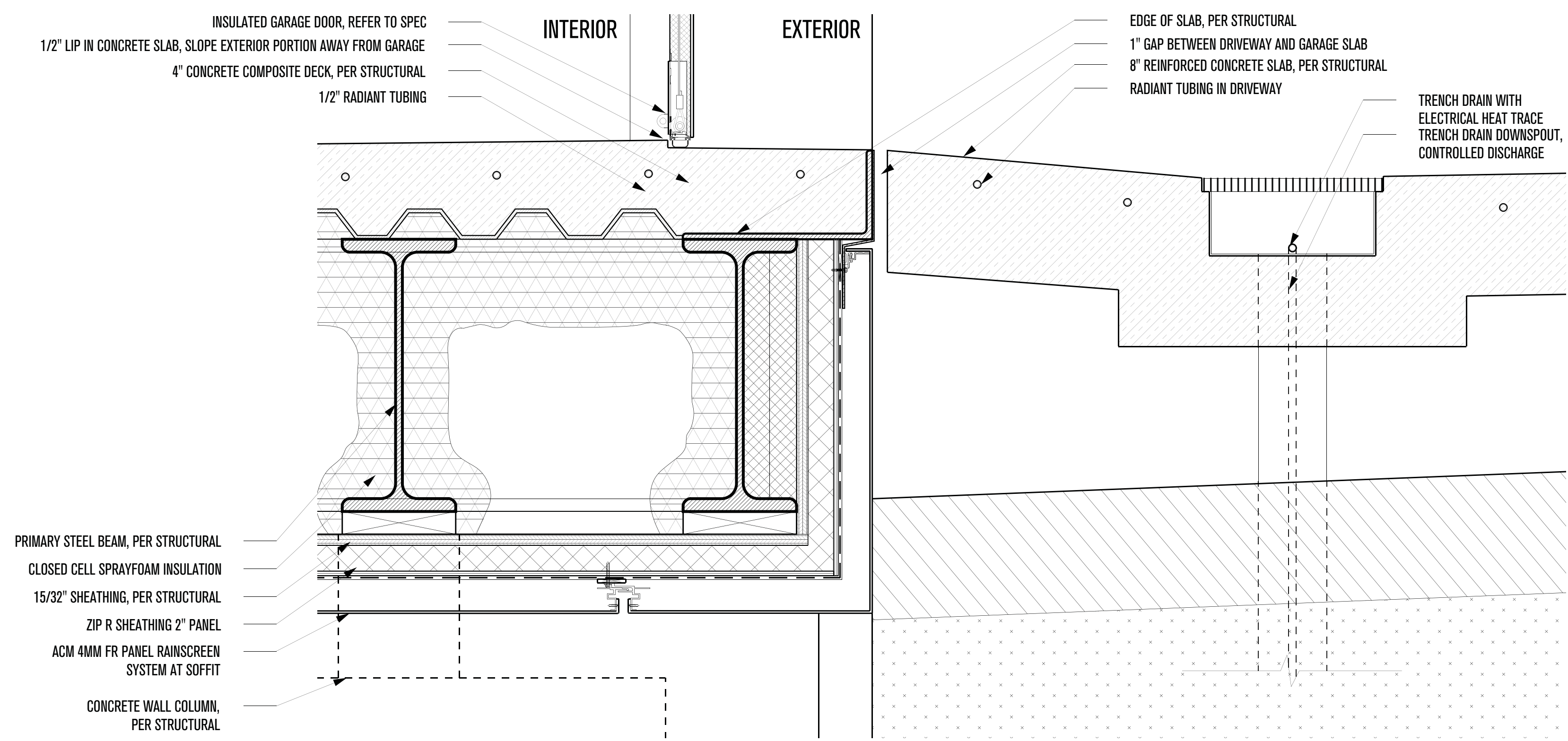
  

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SHEET:	
<b>A. 38</b>	

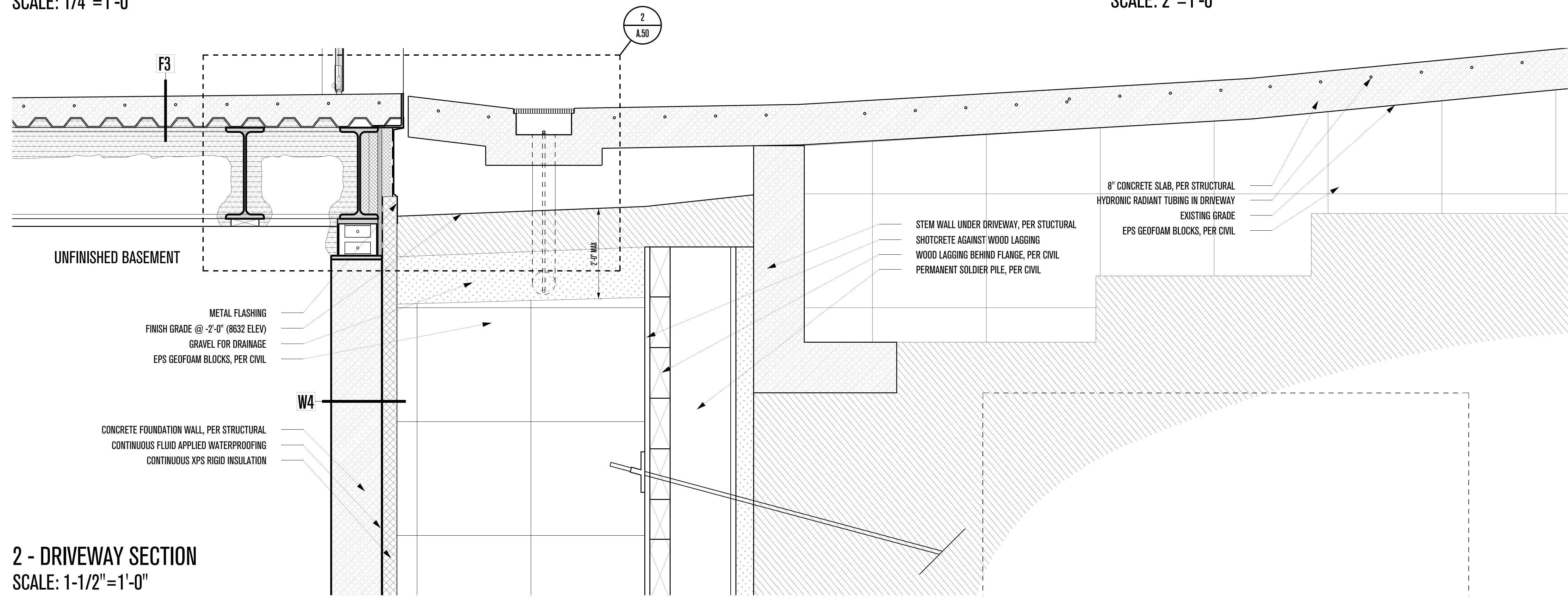




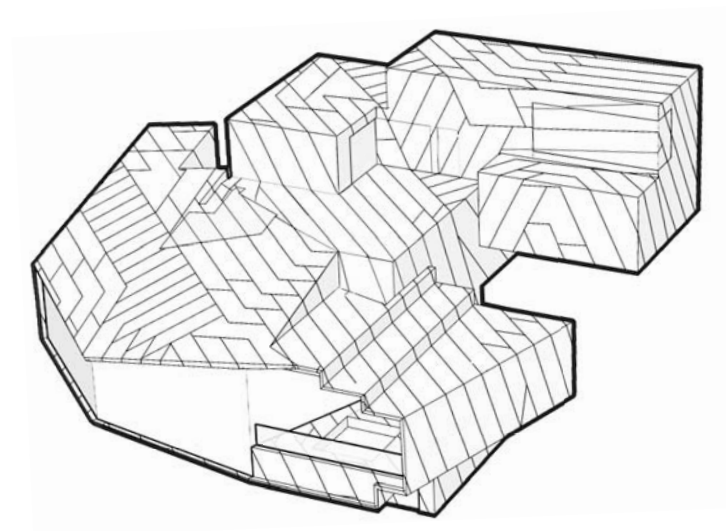
1 - DRIVEWAY & FRONT ENTRANCE DRAINAGE PLAN  
SCALE: 1/4"=1'-0"



3 - GARAGE TO DRIVEWAY DETAIL  
SCALE: 2"=1'-0"



2 - DRIVEWAY SECTION  
SCALE: 1-1/2"=1'-0"



# POWDER MOUNTAIN HOUSE

OWNER:  
**TOM BUTTGEBACH**  
8645 EAST COPPER CREST  
EDEN, UT 84310

ARCHITECT:  
**TOM WISCOMBE ARCHITECTURE**  
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(801) 583-1295

LIGHTING DESIGNER:  
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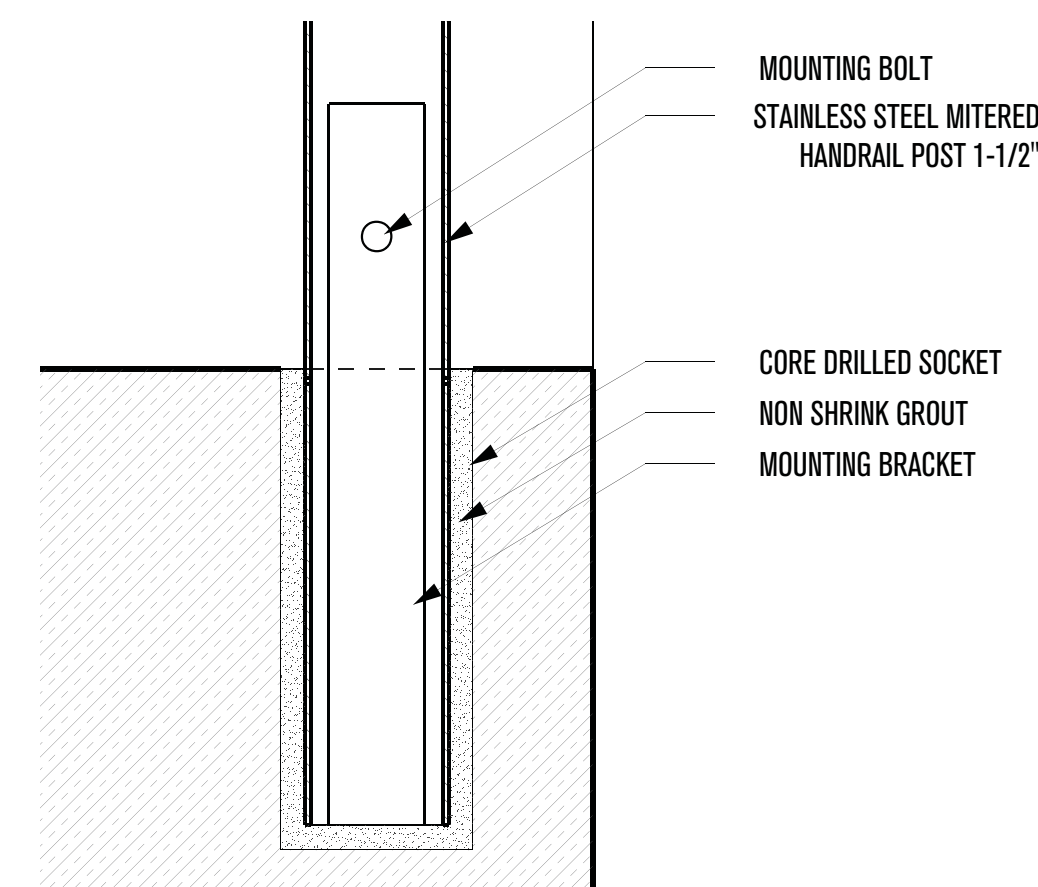
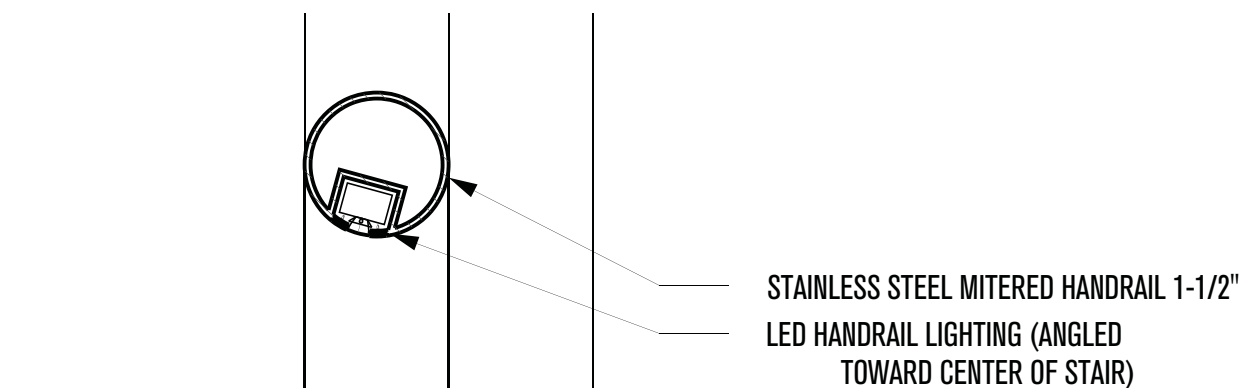
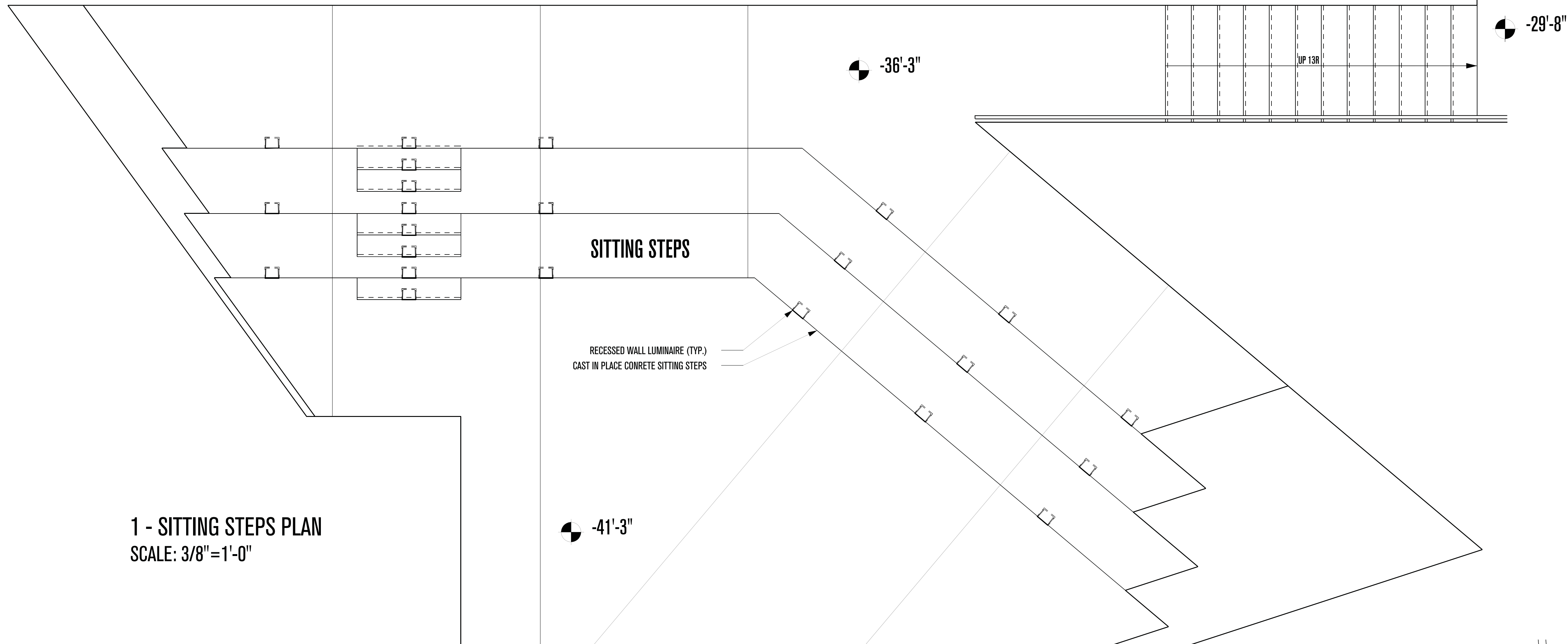
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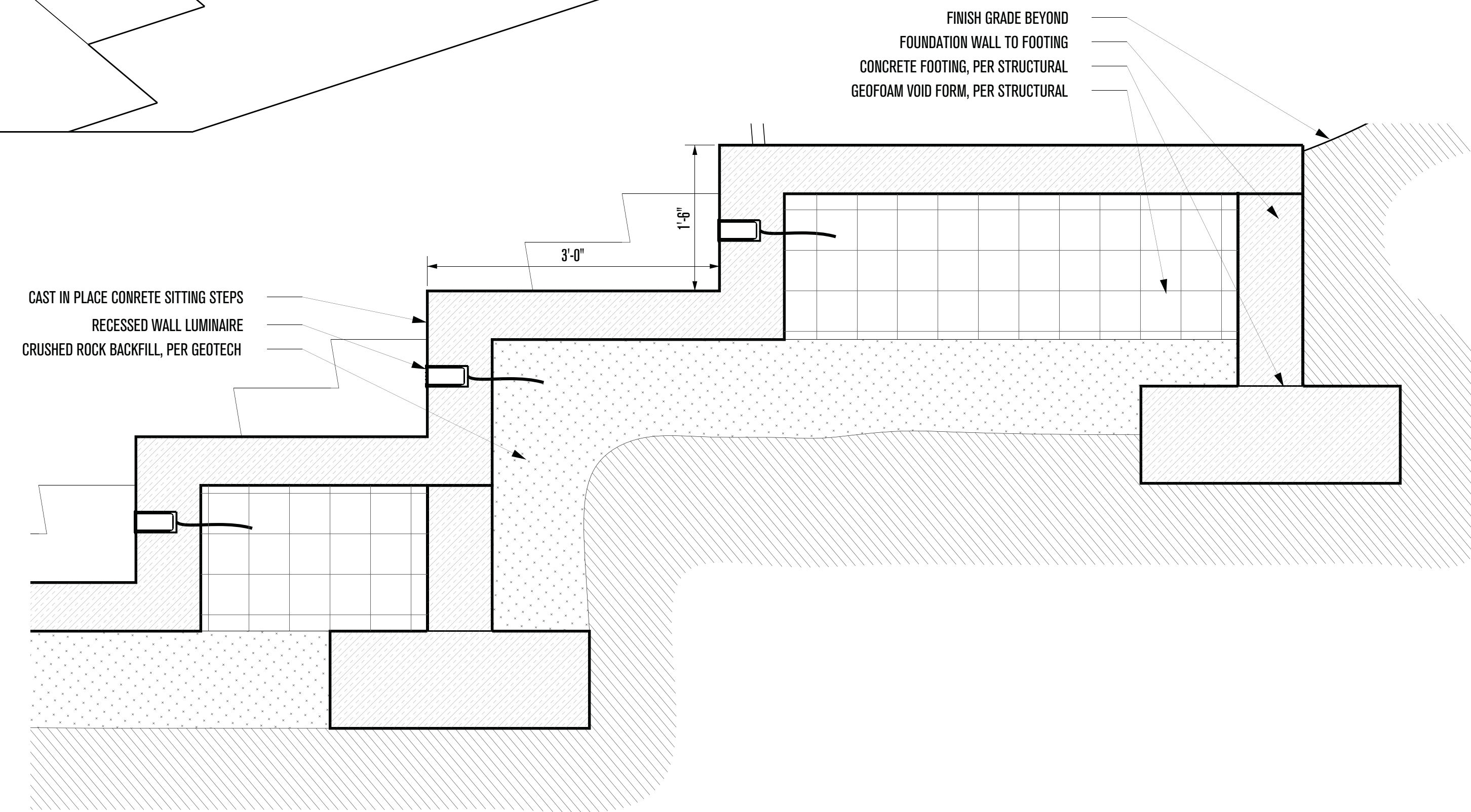
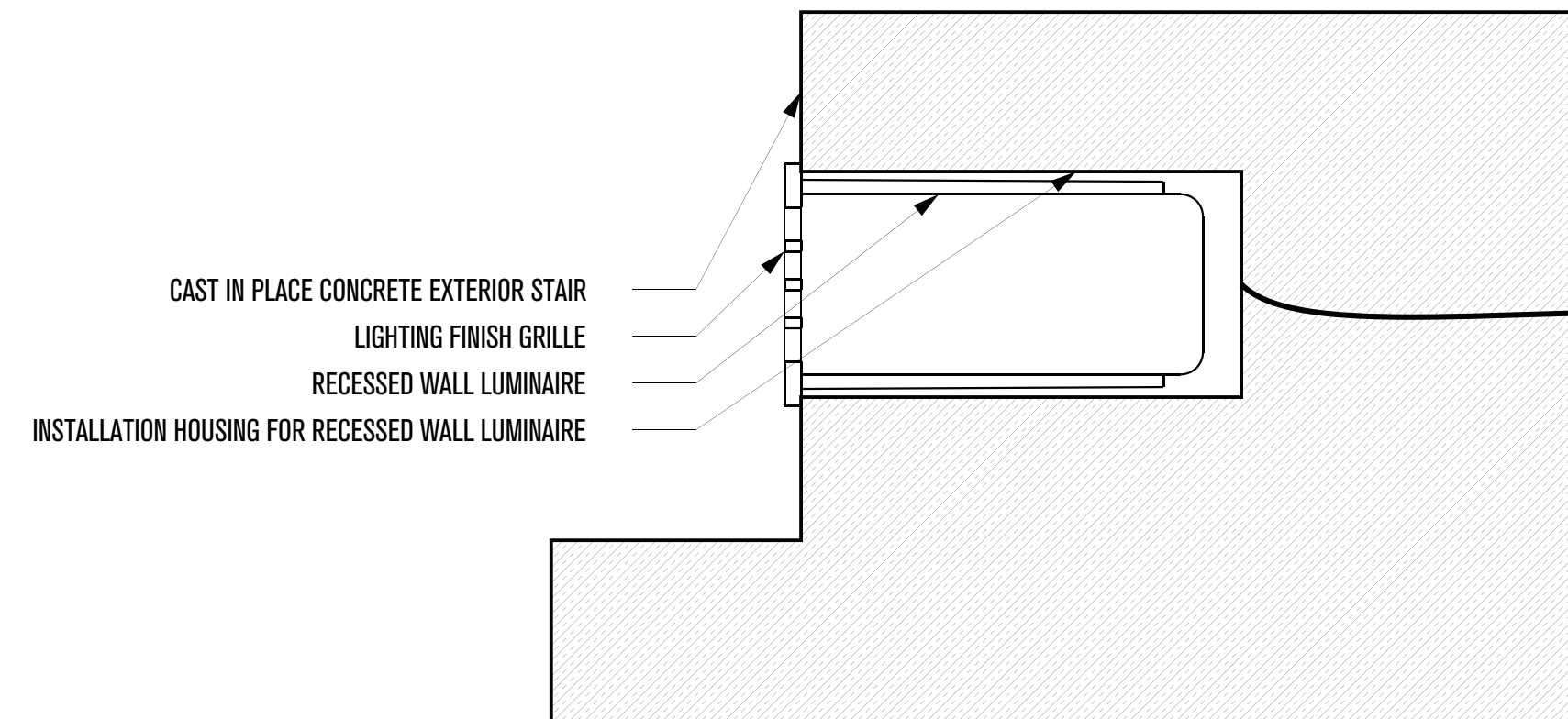
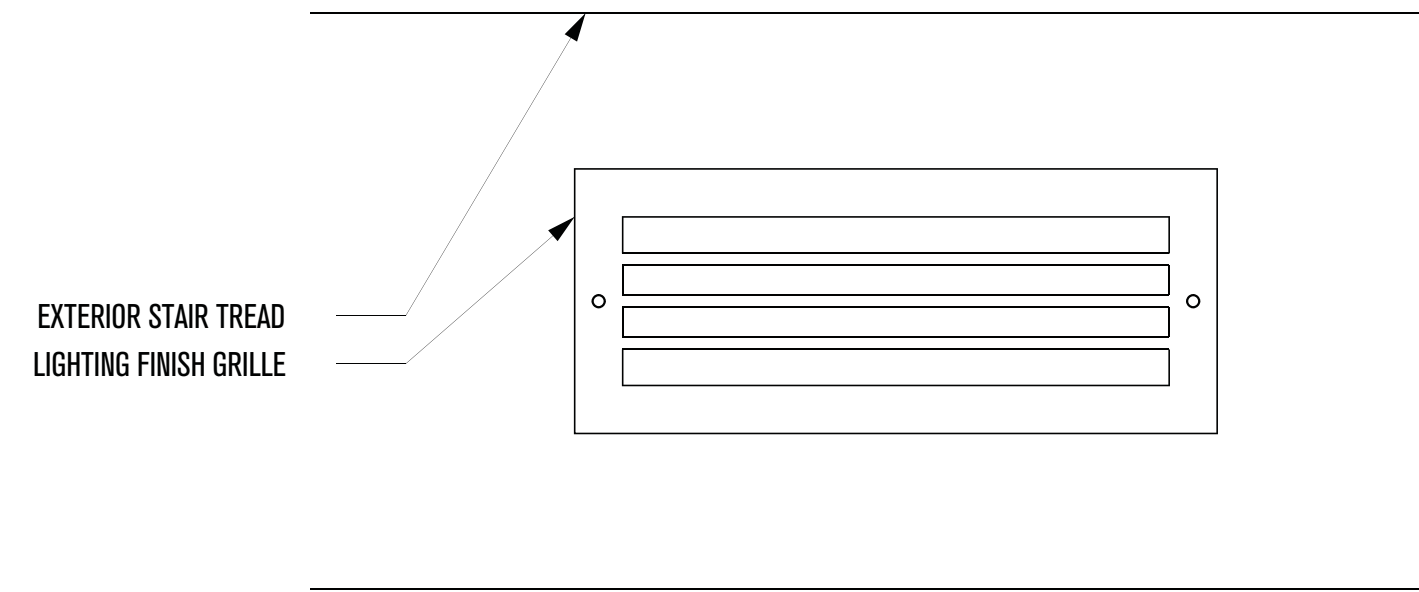
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				SHEET:
				<b>A. 39</b>

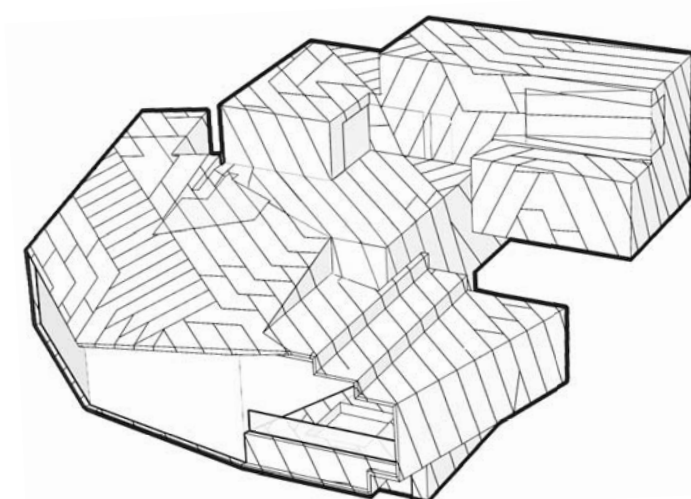




3  
2 - HANDRAIL DETAILS  
SCALE: 6"=1'-0"



3 - EMBEDDED STEP LIGHTING  
SCALE: 6"=1'-0"



# POWDER MOUNTAIN HOUSE

OWNER:  
**TOM BUTTGENBACH**  
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EDEN, UT 84310

ARCHITECT:  
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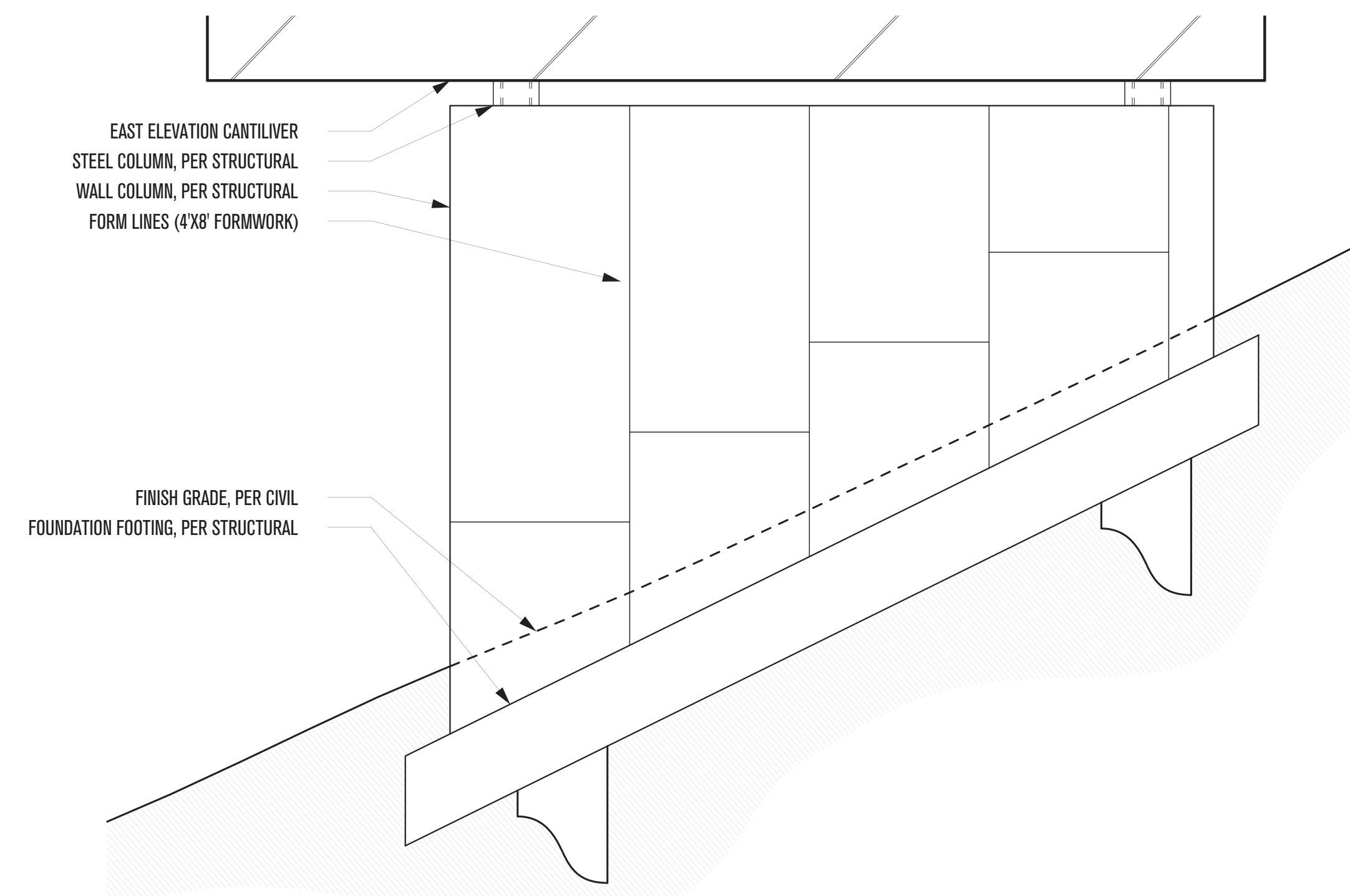
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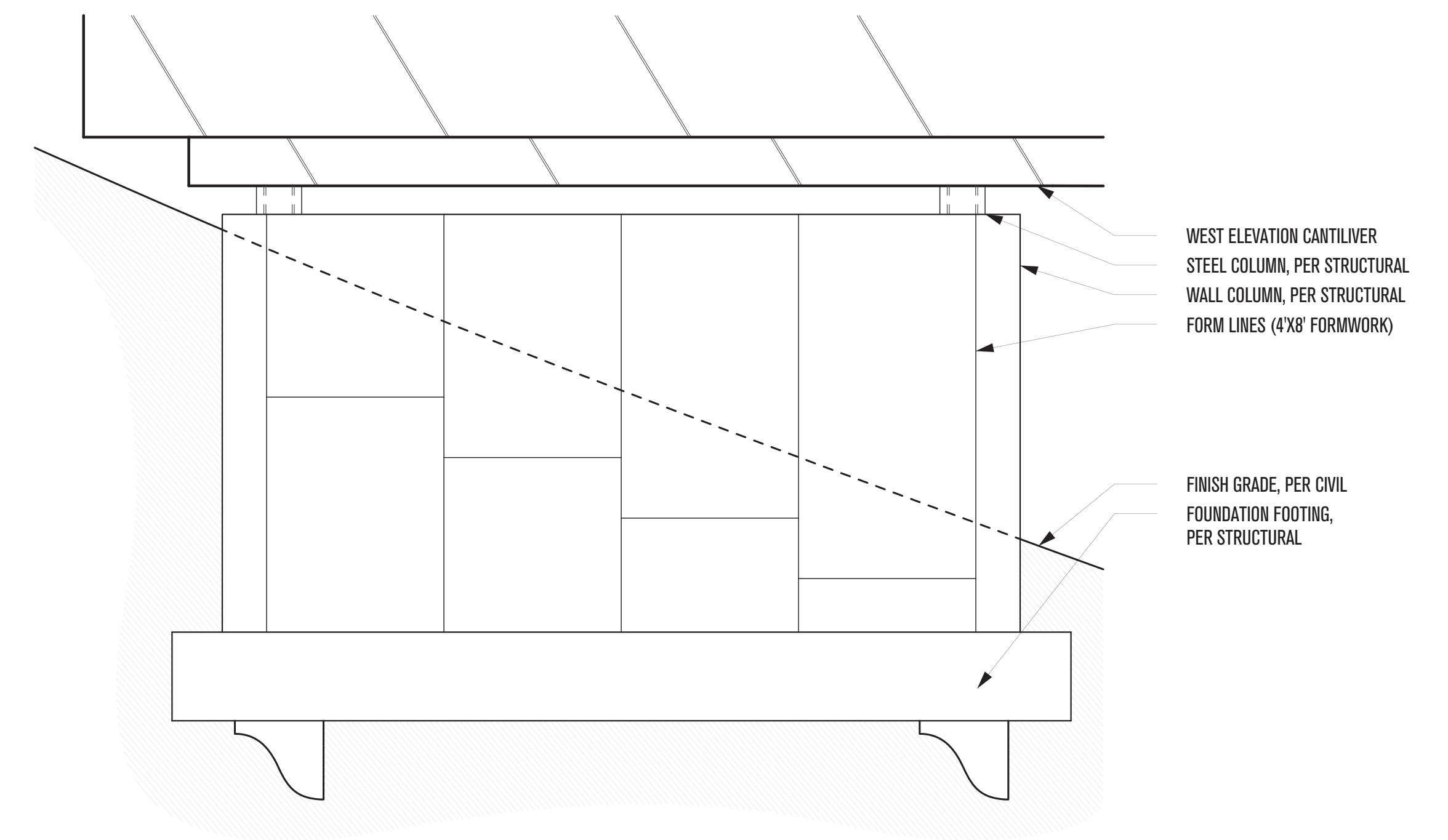
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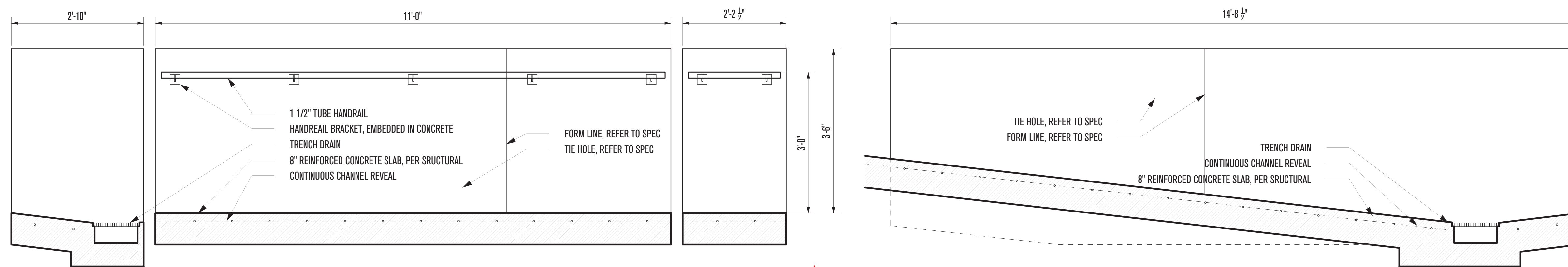
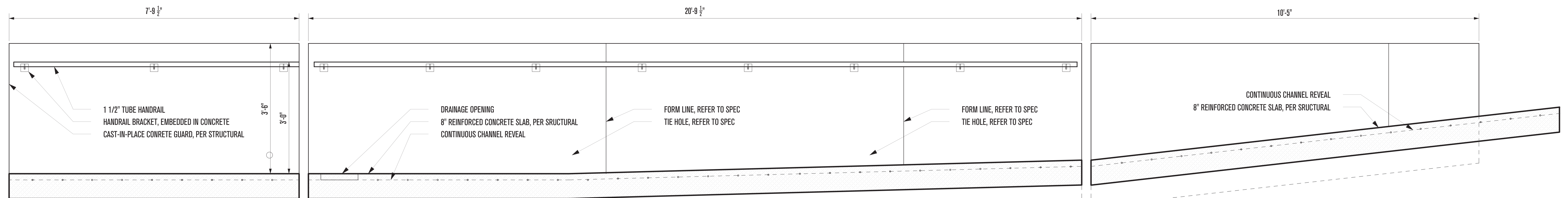




**3**  
**1 - EAST CONCRETE WALL COLUMN (BELOW GARAGE)**  
 SCALE: 3/8"=1'-0"

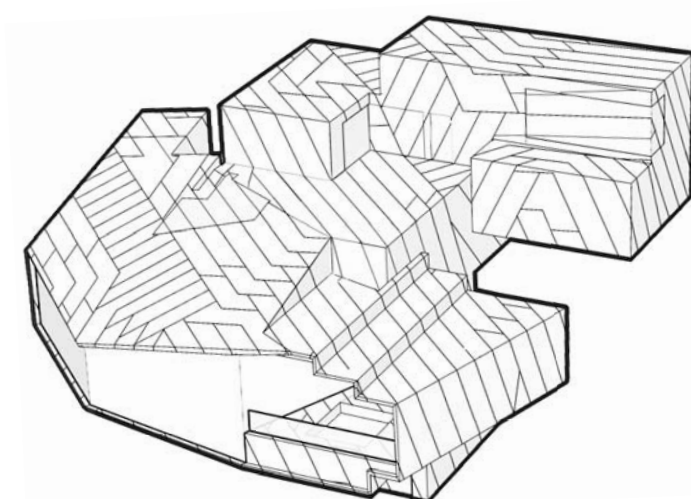


**3**  
**2 - WEST CONCRETE WALL COLUMN (BELOW MASTER BEDROOM)**  
 SCALE: 3/8"=1'-0"



**3**  
**3 - ENTRY BRIDGE CONCRETE GUARD**  
 SCALE: 3/4"=1'-0"

**3**  
**4 - GARAGE SIDE CONCRETE GUARD**  
 SCALE: 3/4"=1'-0"



# POWDER MOUNTAIN HOUSE

**OWNER:**  
**TOM BUTTGEBACH**  
 8645 EAST COPPER CREST  
 EDEN, UT 84310

**ARCHITECT:**  
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 2404 WILSHIRE BLVD., SUITE 40  
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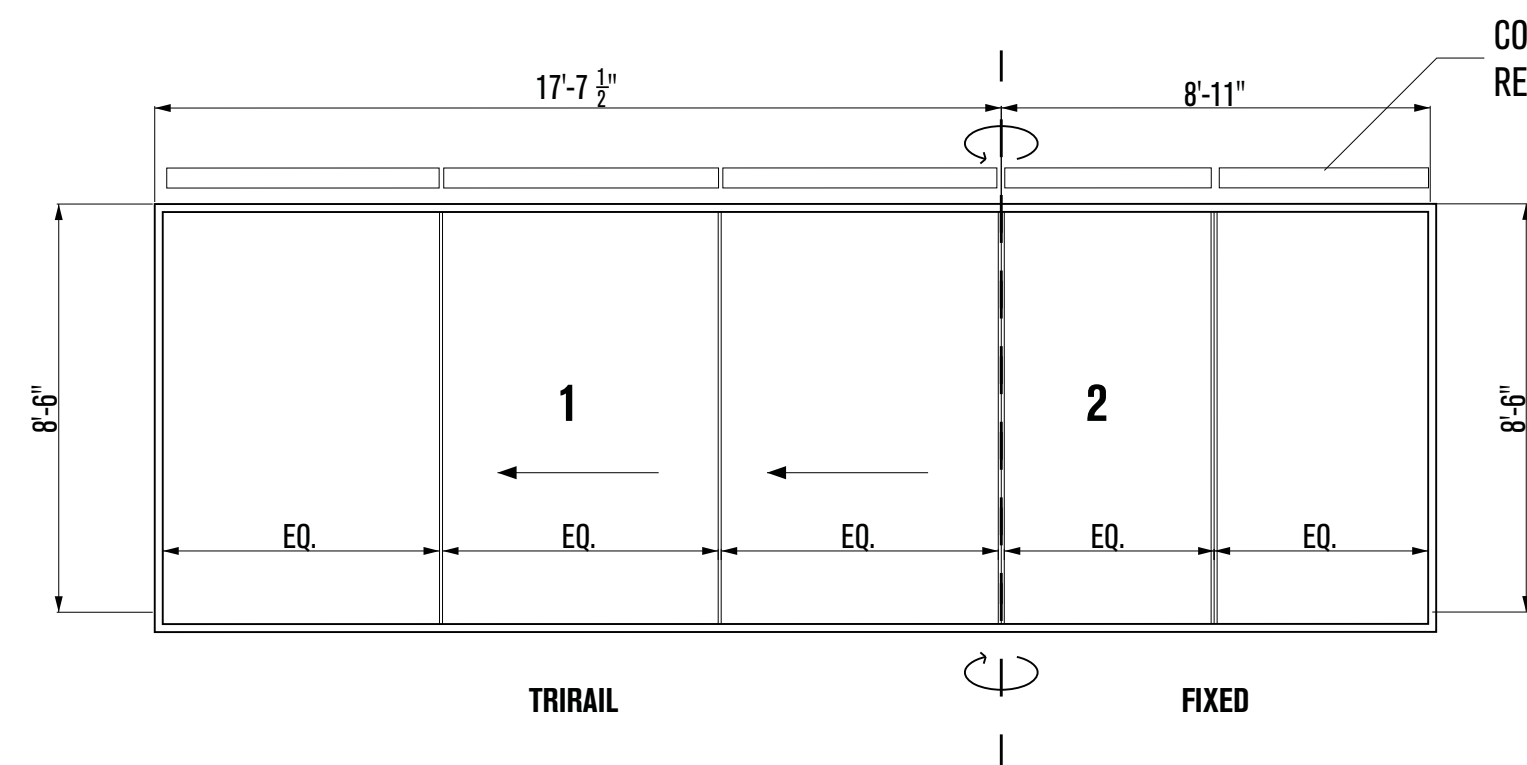
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DATE: **02/15/2019**

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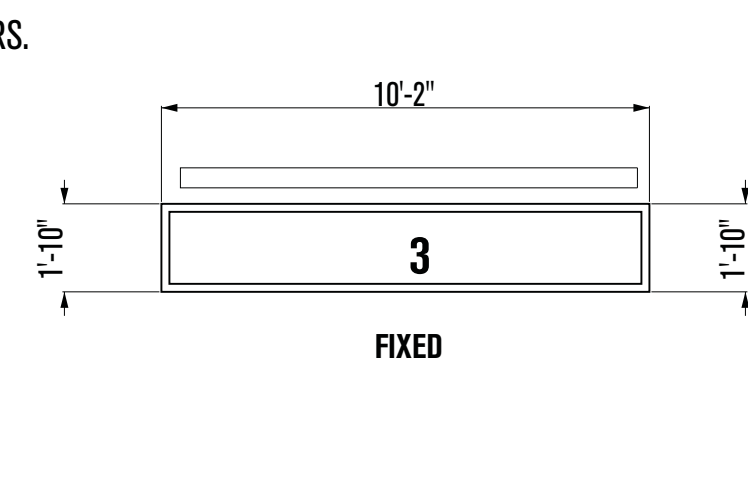
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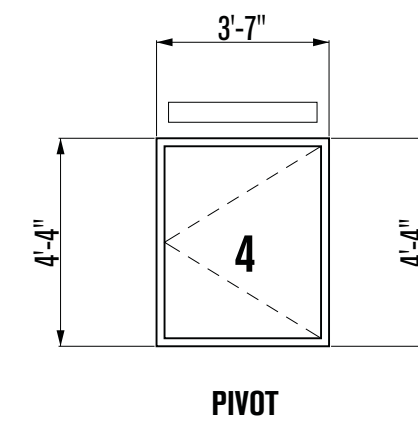


1 - OFFICE SLIDING DOORS

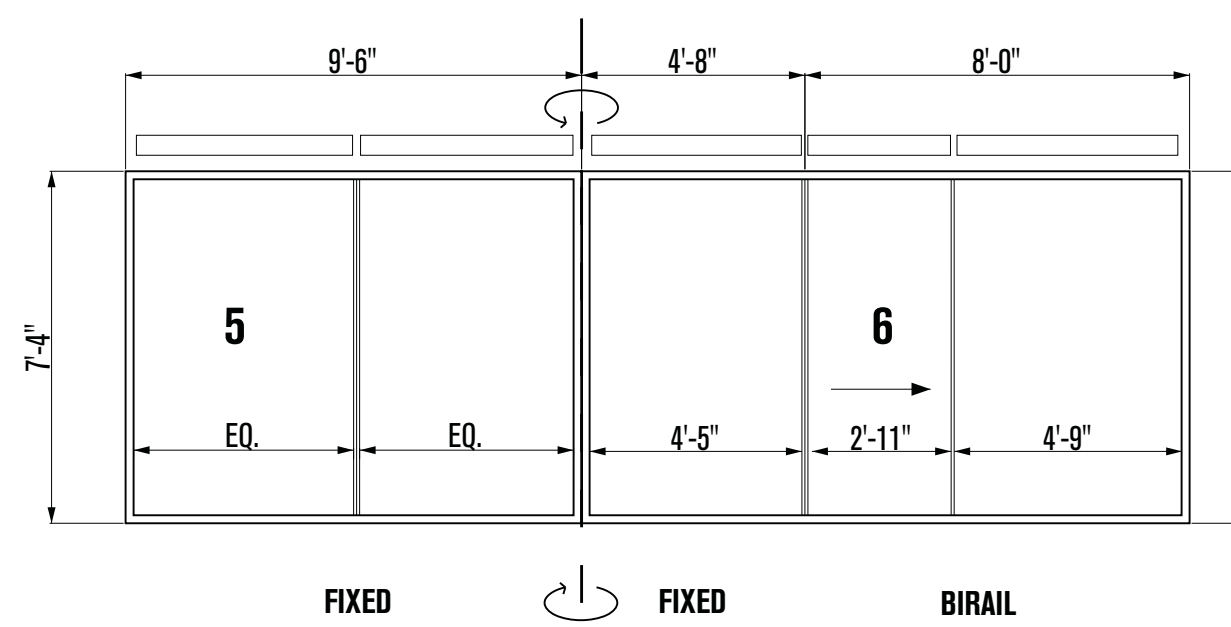
2 - OFFICE FIXED GLASS



3 - OFFICE FIXED WINDOW

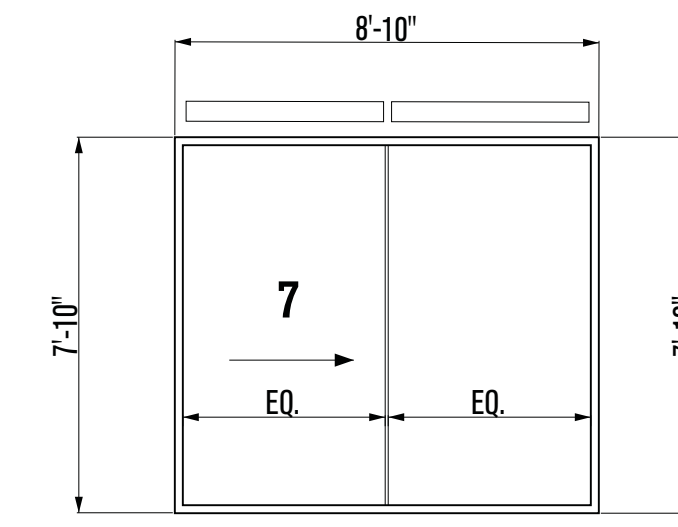


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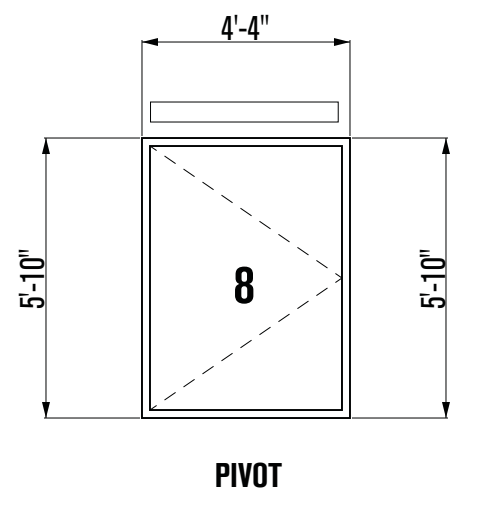


5 - TERRACE FIXED GLASS

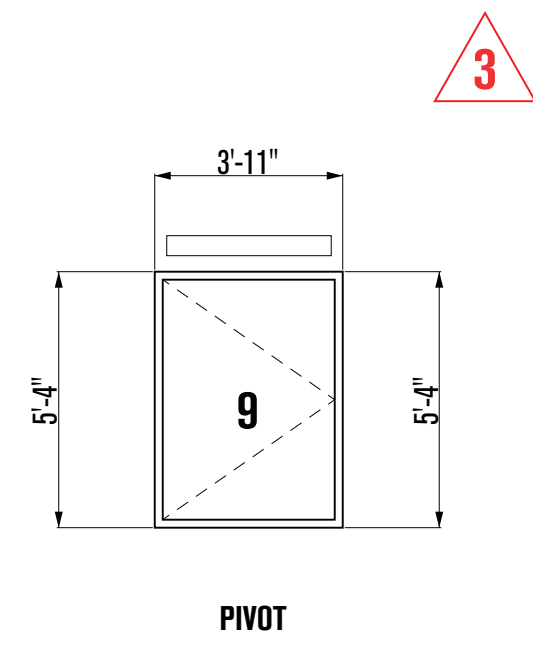
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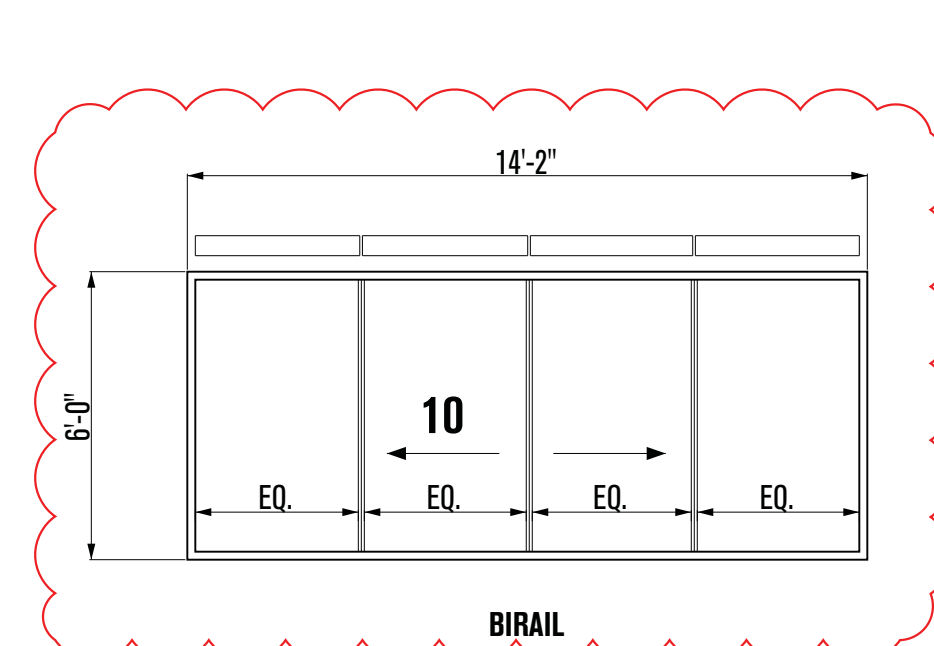
7 - DINING PATIO SLIDING DOORS



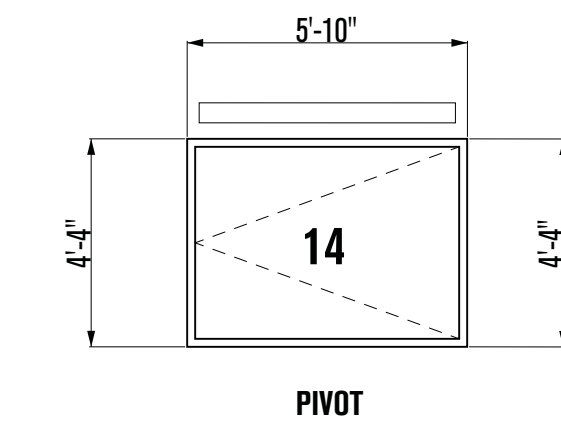
8 - MASTER BATHROOM SHOWER WINDOW



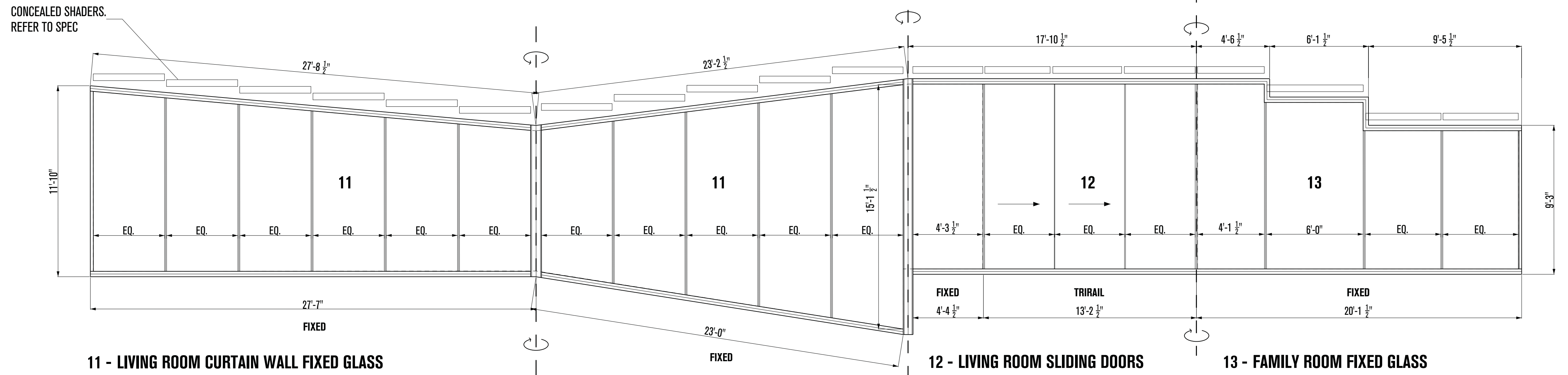
9 - MASTER BATHROOM TOILET WINDOW



10 - MASTER BEDROOM WINDOW



14 - FAMILY ROOM WINDOW



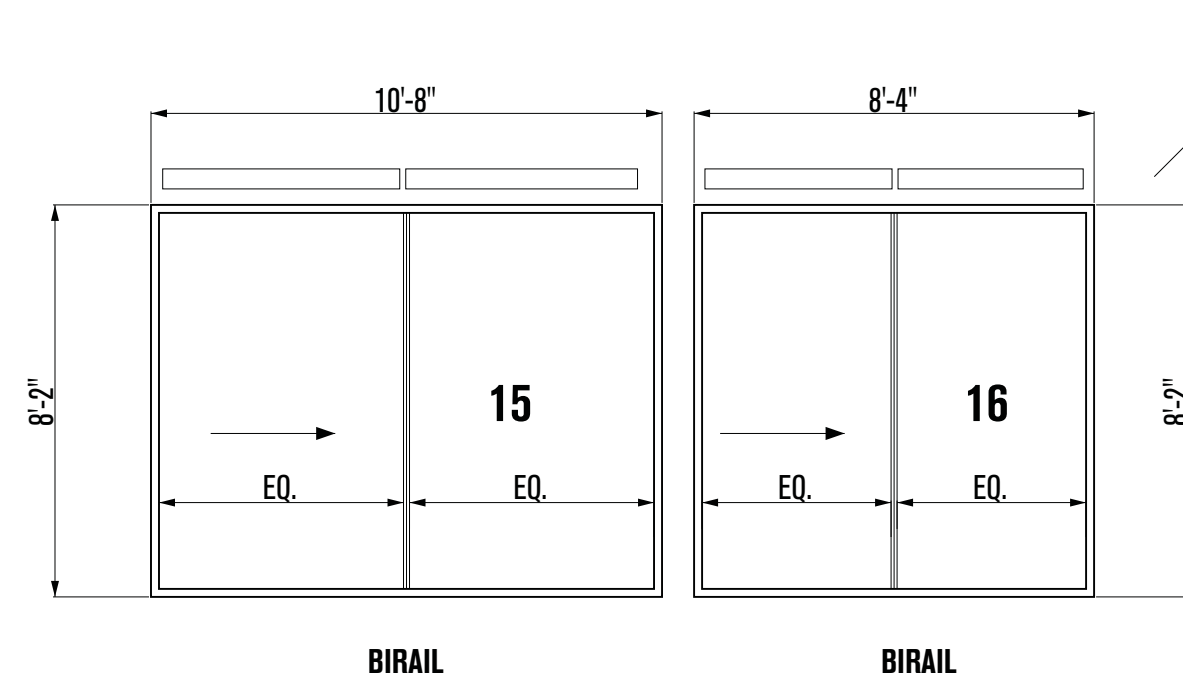
11 - LIVING ROOM CURTAIN WALL FIXED GLASS

12 - LIVING ROOM SLIDING DOORS

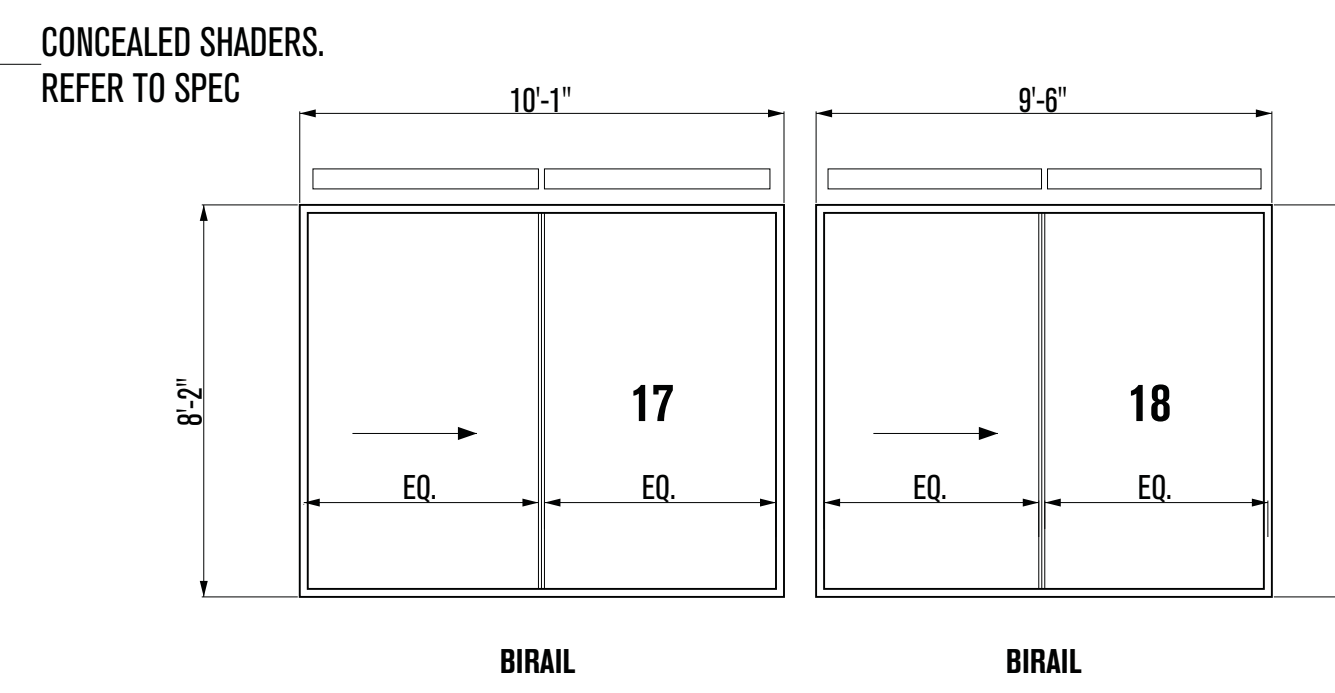
13 - FAMILY ROOM FIXED GLASS

METAL FRAME THERMALLY BROKEN, TRIPLE PANE WITH LOW-E GLAZING SYSTEM

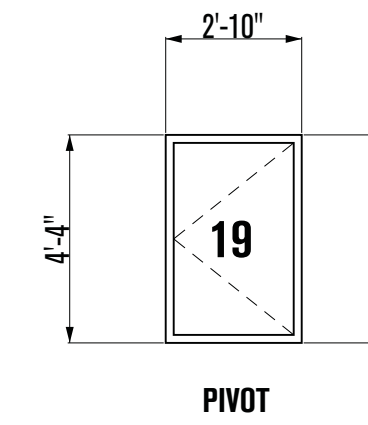
	AREAS
A.1 FACADE CURTAIN WALL GLAZING - FIXED GLASS	792 SF
A.2 SKYLIGHT GLAZING - SLOPED GLASS	136 SF
A.3 VERTICAL GLAZING - FIXED GLASS	188 SF
A.4 VERTICAL GLAZING - SLIDING DOORS	787 SF
A.5 VERTICAL GLAZING - PIVOT WINDOWS	85 SF
<b>TOTAL GLAZING AREA</b>	<b>1,988 SF</b>



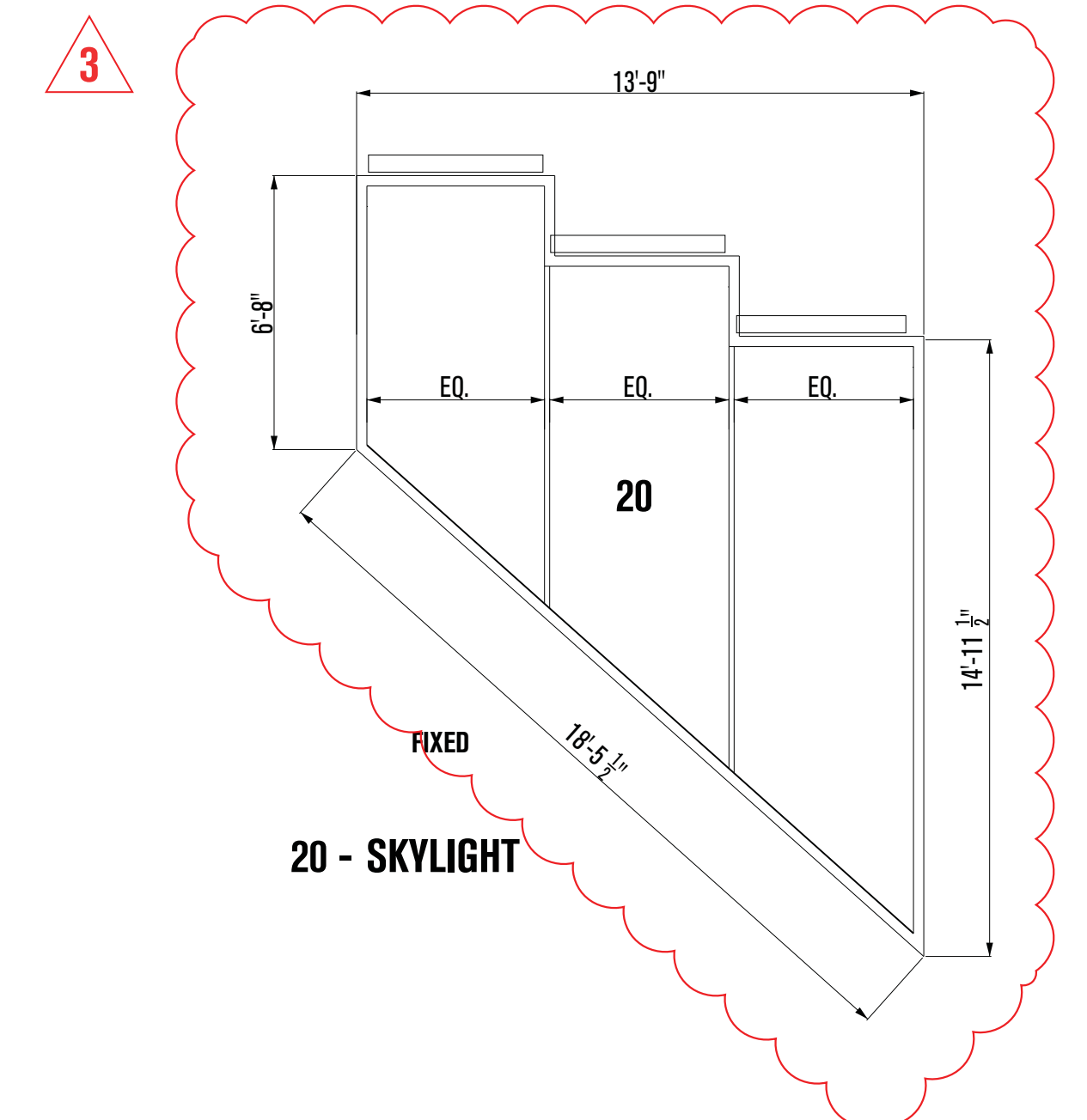
15-16 - KIDS ROOM / LOWER FOYER SLIDING DOORS



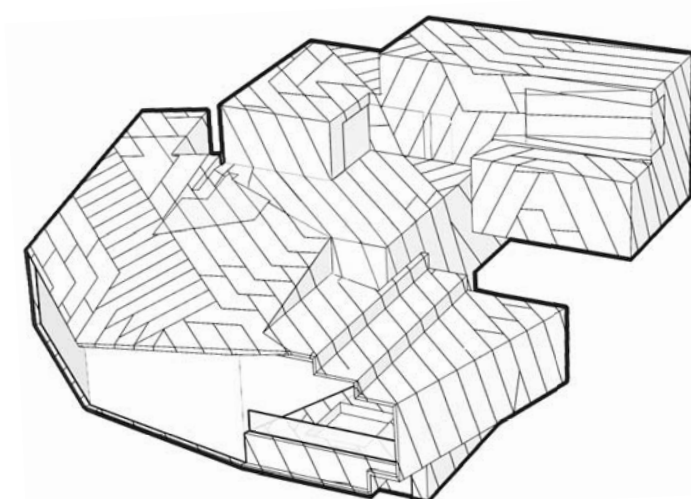
17-18 - GUEST ROOM SLIDING DOORS



19 - BASEMENT EMERGENCY ESCAPE



20 - SKYLIGHT



# POWDER MOUNTAIN HOUSE

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EDEN, UT 84310

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**TOM WISCOMBE ARCHITECTURE**  
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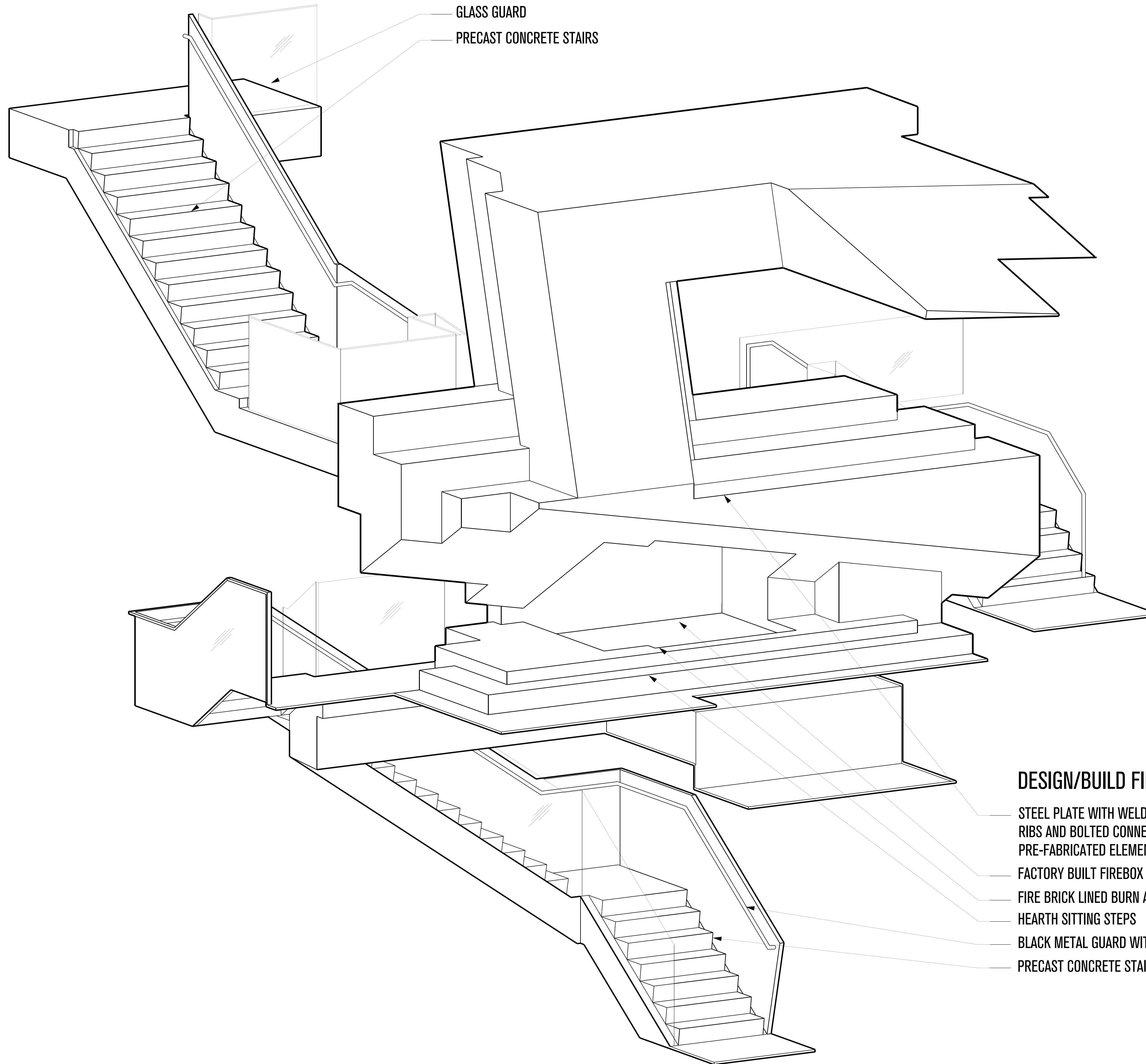
## GLAZING SCHEDULE

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3	PLAN CHECK RESUBMISSION	TWA	02/15/19

SCALE: **A. 42**

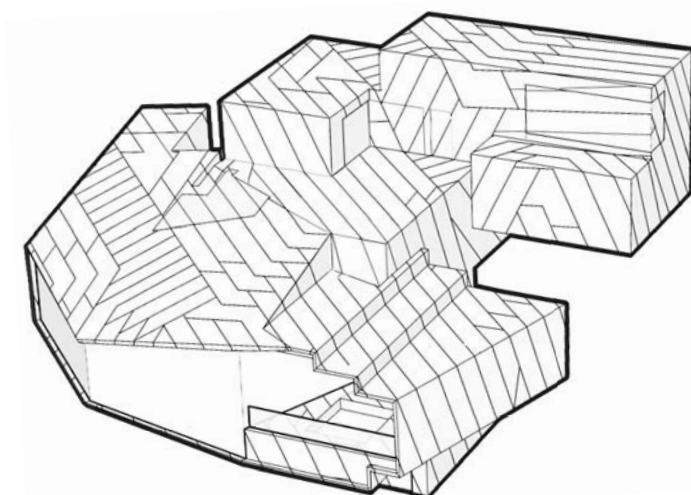
DRAWN: **A. 42**





**DESIGN/BUILD FIREPLACE & STAIRCASE**

- STEEL PLATE WITH WELDED STIFFENING RIBS AND BOLTED CONNECTIONS BETWEEN PRE-FABRICATED ELEMENTS
- FACTORY BUILT FIREBOX
- FIRE BRICK LINED BURN AREA
- HEARTH SITTING STEPS
- BLACK METAL GUARD WITH HANDRAIL
- PRECAST CONCRETE STAIRS



# POWDER MOUNTAIN HOUSE

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## FIREPLACE AXO

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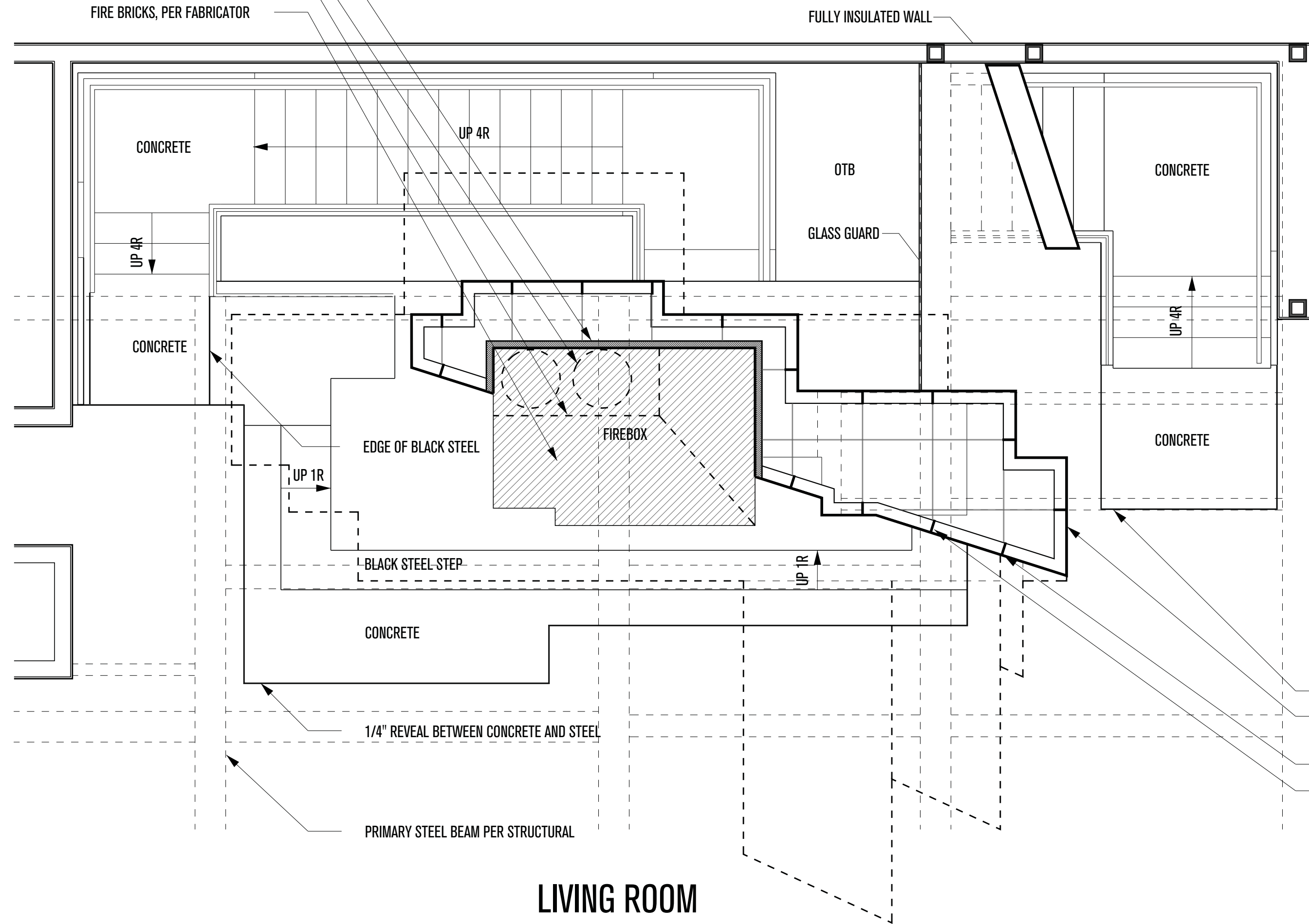
SCALE: \_\_\_\_\_ DRAWN: \_\_\_\_\_

SHEET: **A. 43**



22 GAUGE STEEL SHEET ON EXTERIOR OF  
FIREBOX ENCLOSURE ASSEMBLY, PER FABRICATOR  
TWO 18" FACTORY BUILT FLUES, PER FABRICATOR  
HOOD TO FLUES  
FIRE BRICKS, PER FABRICATOR

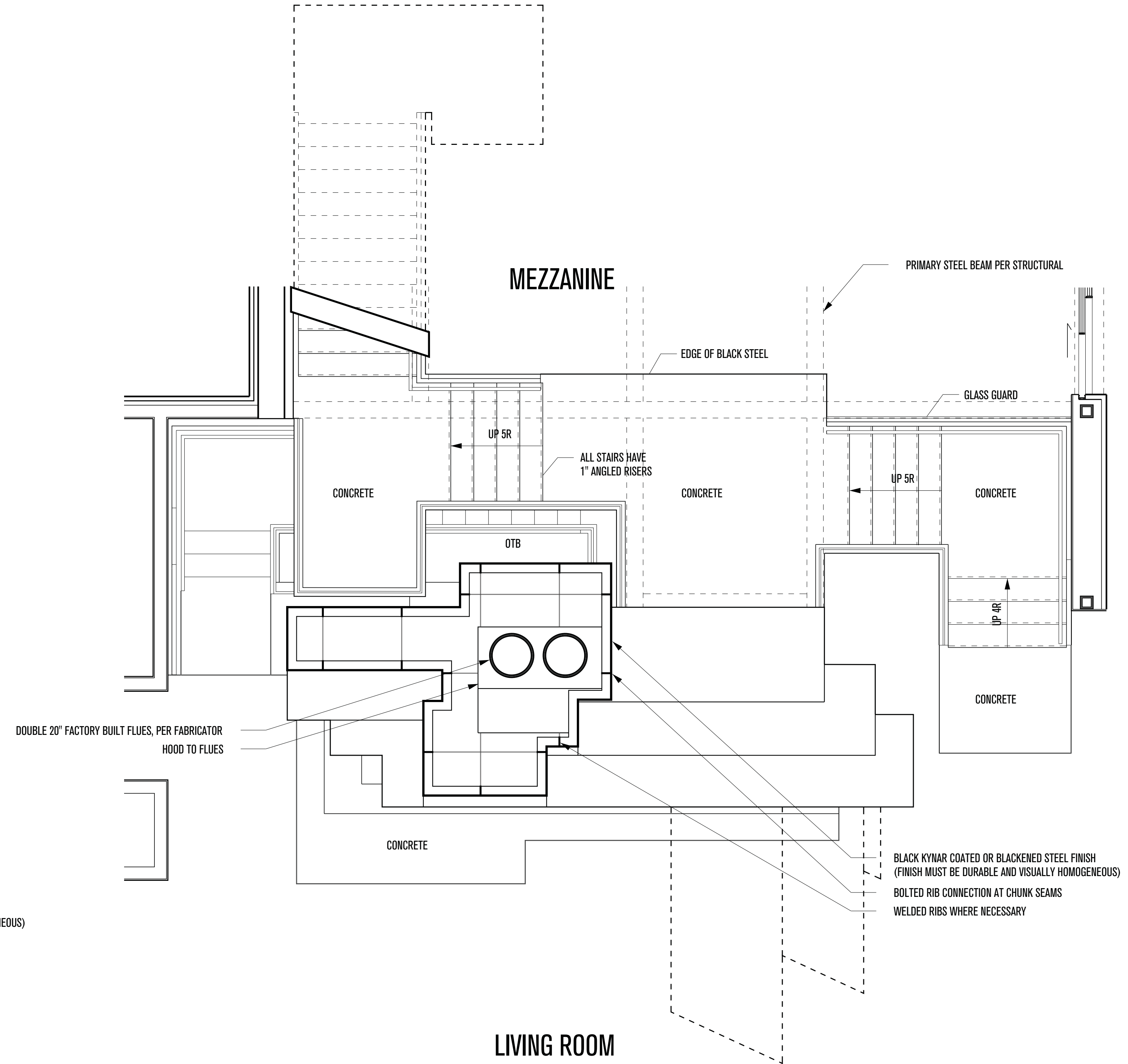
### UNFINISHED BASEMENT OTB



LIVING ROOM

1/4" REVEAL BETWEEN CONCRETE AND STEEL  
BLACK KYMAR COATED OR BLACKENED STEEL FINISH  
(FINISH MUST BE DURABLE AND VISUALLY HOMOGENEOUS)  
BOLTED RIB CONNECTION AT CHUNK SEAMS  
WELDED RIBS WHERE NECESSARY

### MEZZANINE



LIVING ROOM

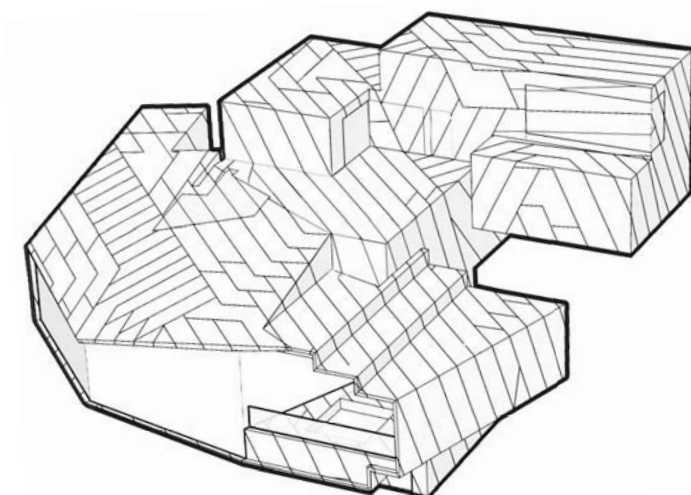
BLACK KYMAR COATED OR BLACKENED STEEL FINISH  
(FINISH MUST BE DURABLE AND VISUALLY HOMOGENEOUS)  
BOLTED RIB CONNECTION AT CHUNK SEAMS  
WELDED RIBS WHERE NECESSARY

3

FACTORY BUILT FIREPLACE PLAN - FIREBOX  
SCALE: 3/8"=1'-0"

3

FACTORY BUILT FIREPLACE PLAN - FLUES  
SCALE: 3/8"=1'-0"



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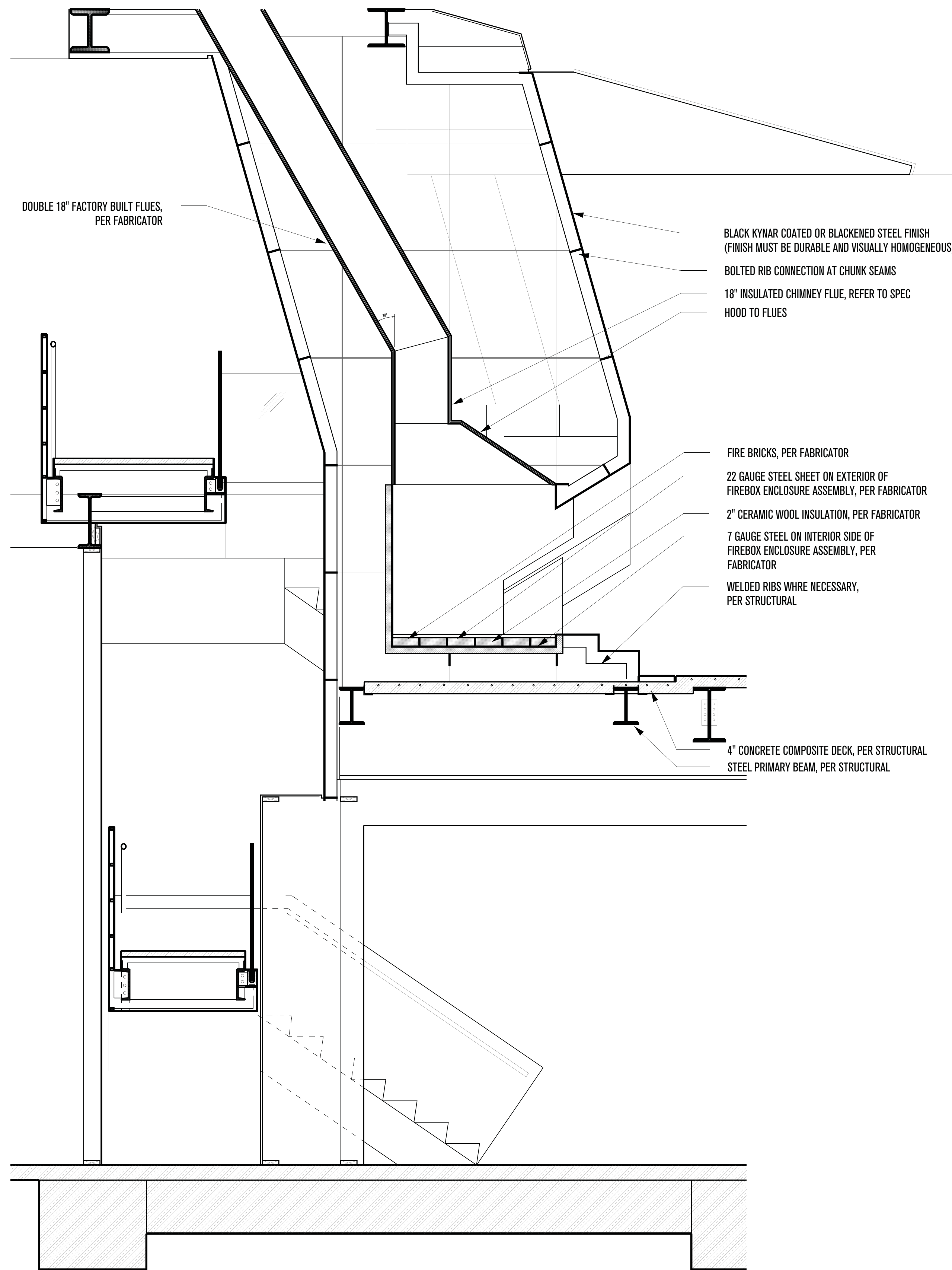
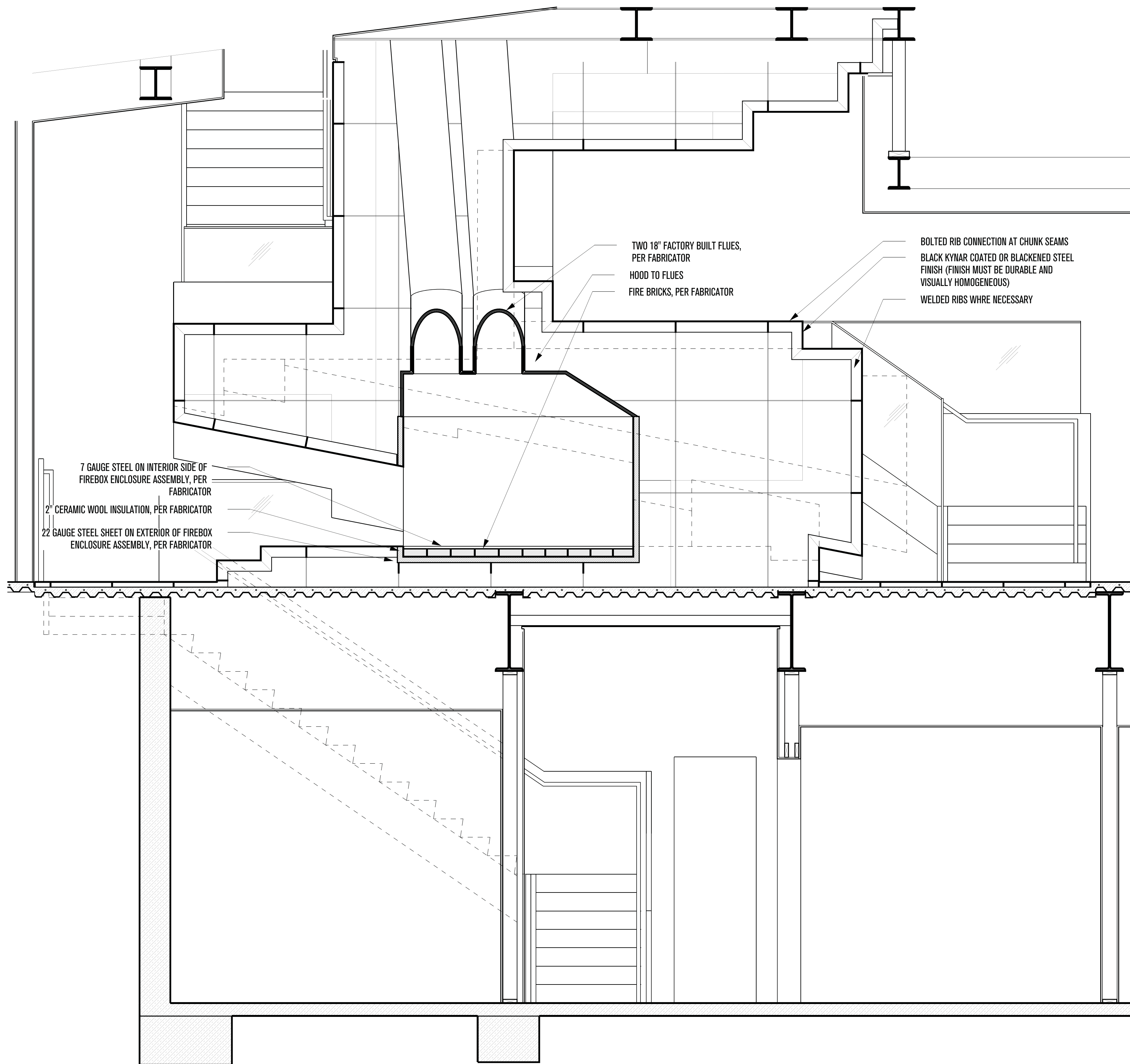
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SCALE: \_\_\_\_\_ DRAWN: \_\_\_\_\_ SHEET: **A. 44**



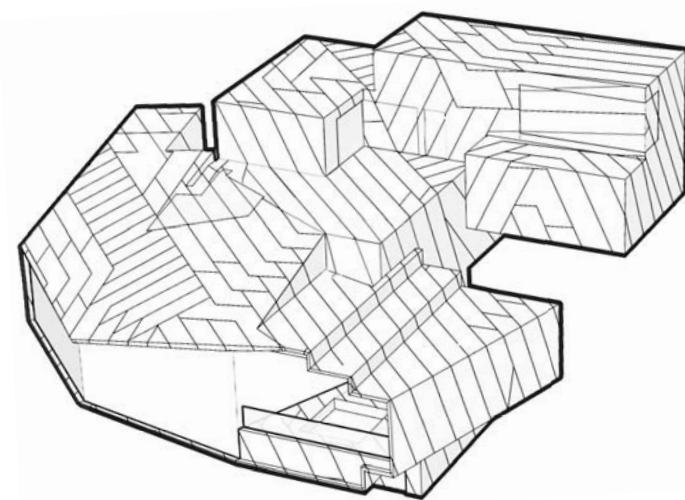


3

FACTORY BUILT FIREPLACE E-W  
SCALE: 1/2"=1'-0"

3

FACTORY BUILT FIREPLACE N-S  
SCALE: 1/2"=1'-0"



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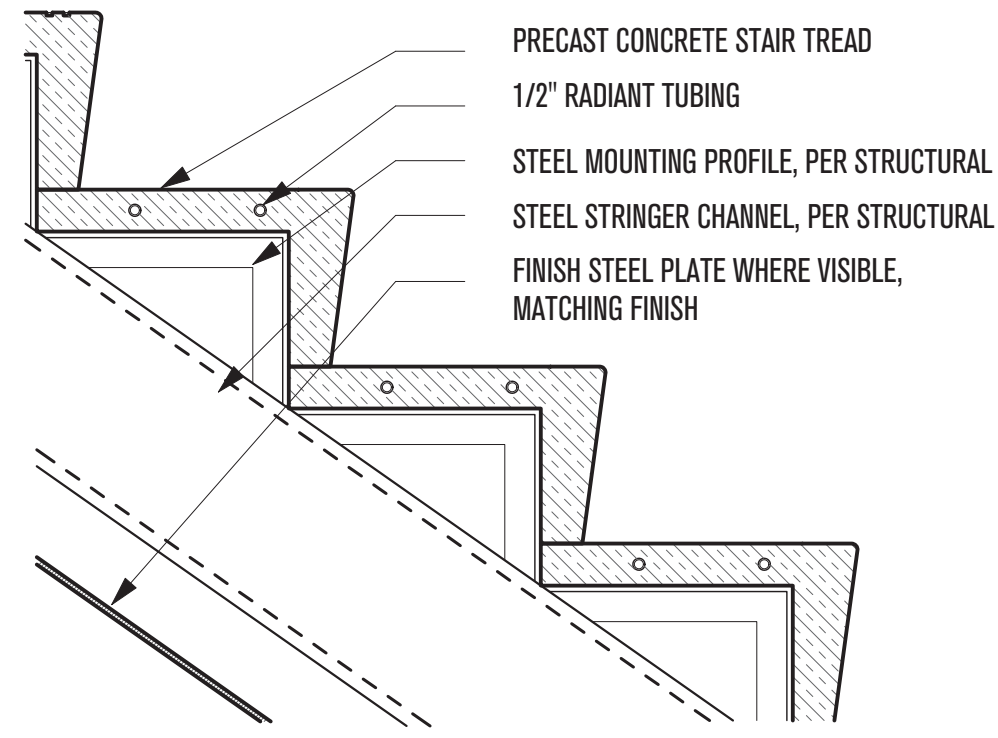
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## FIREPLACE SECTIONS

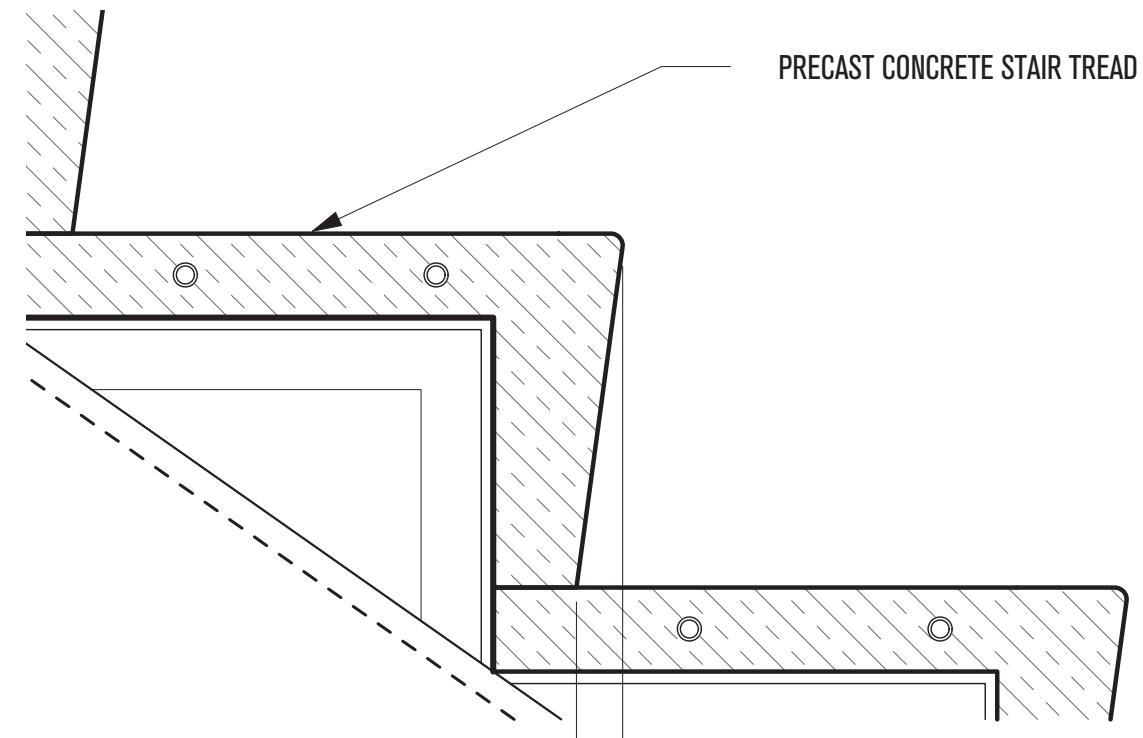
REVISIONS:	BY:	DATE:	DATE:
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SCALE: **A. 45**

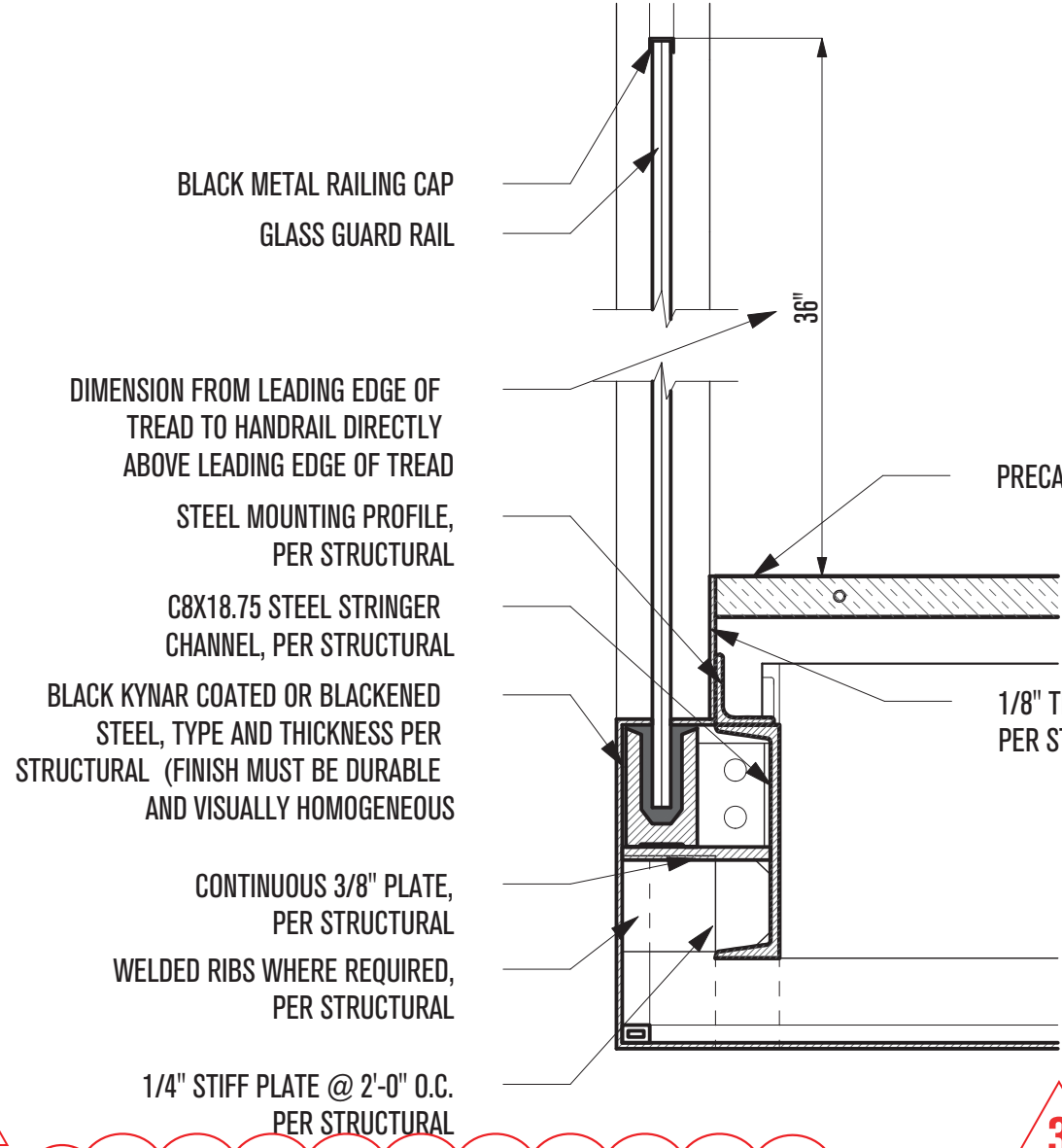




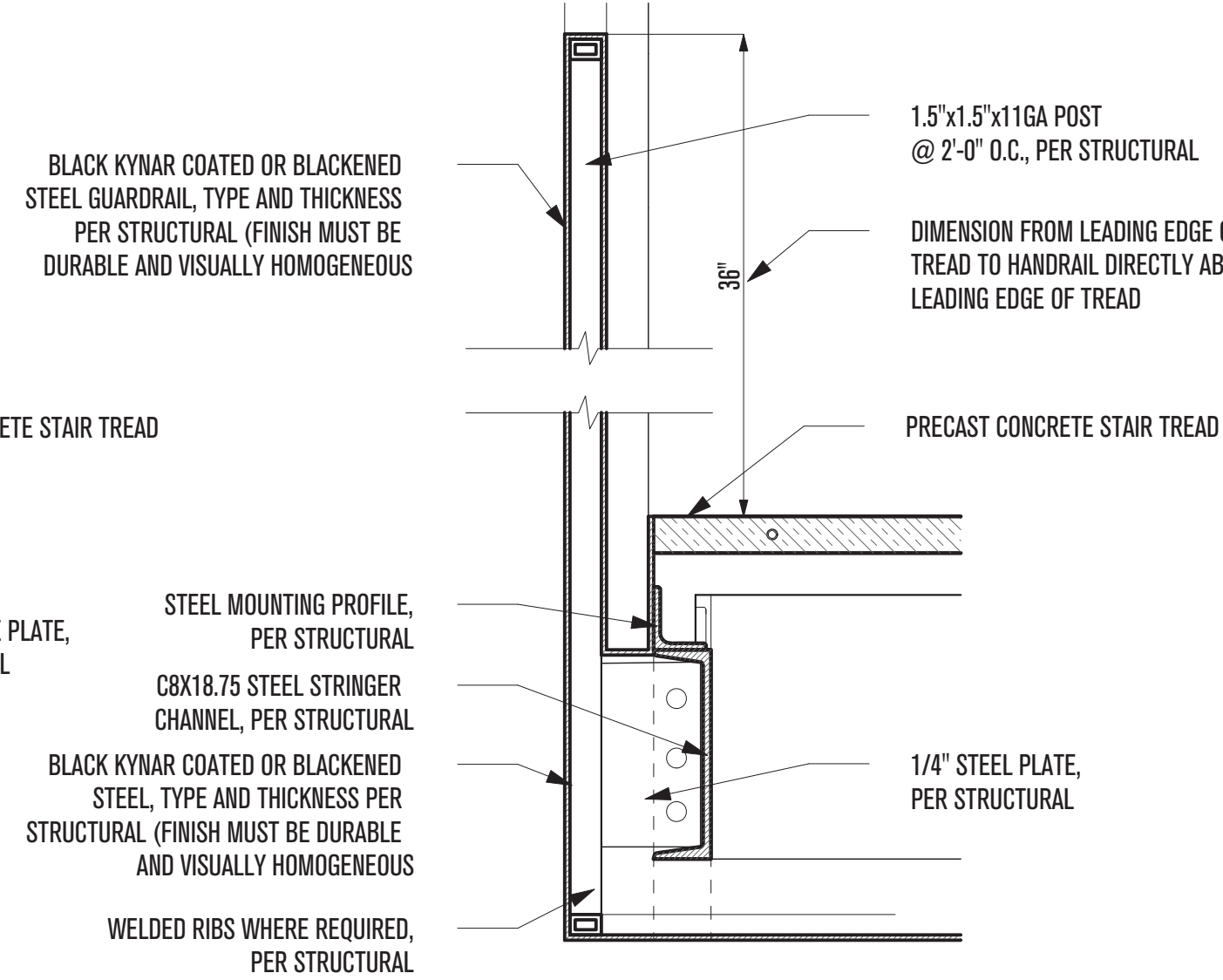
**1 - INTERIOR STAIR (TYP.)**  
SCALE: 1-1/2"=1'-0"



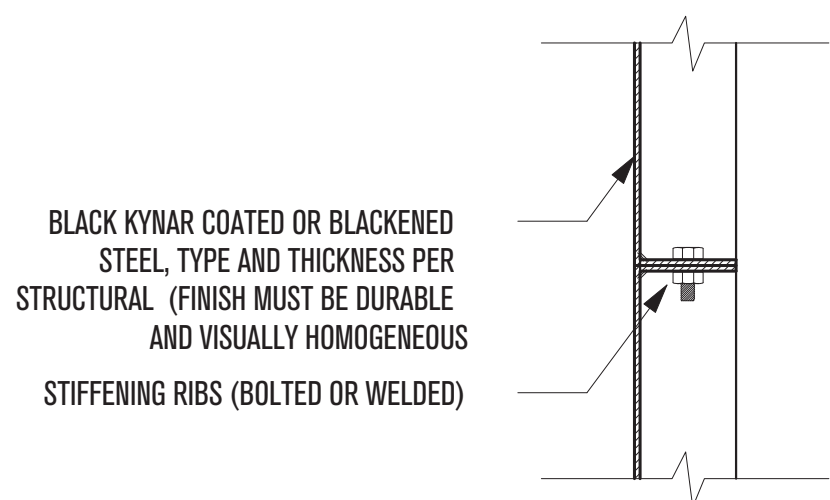
**2 - STAIR NOSING (TYP.)**  
SCALE: 3"=1'-0"



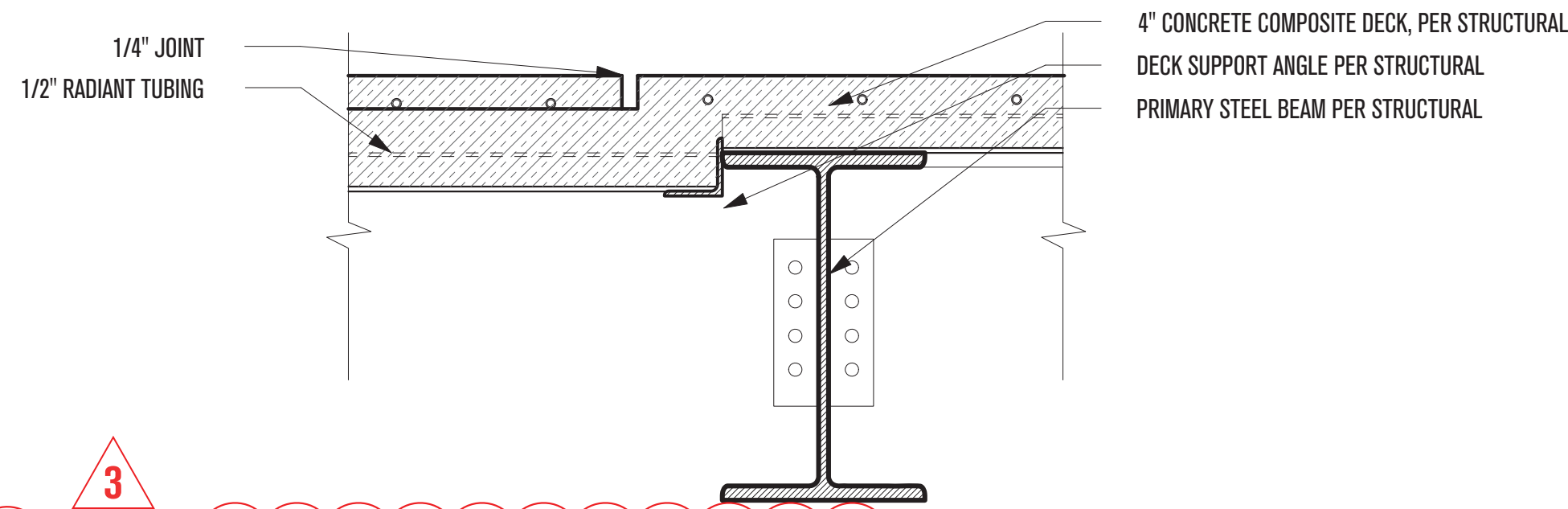
**3 - GLASS GUARD CONDITION**



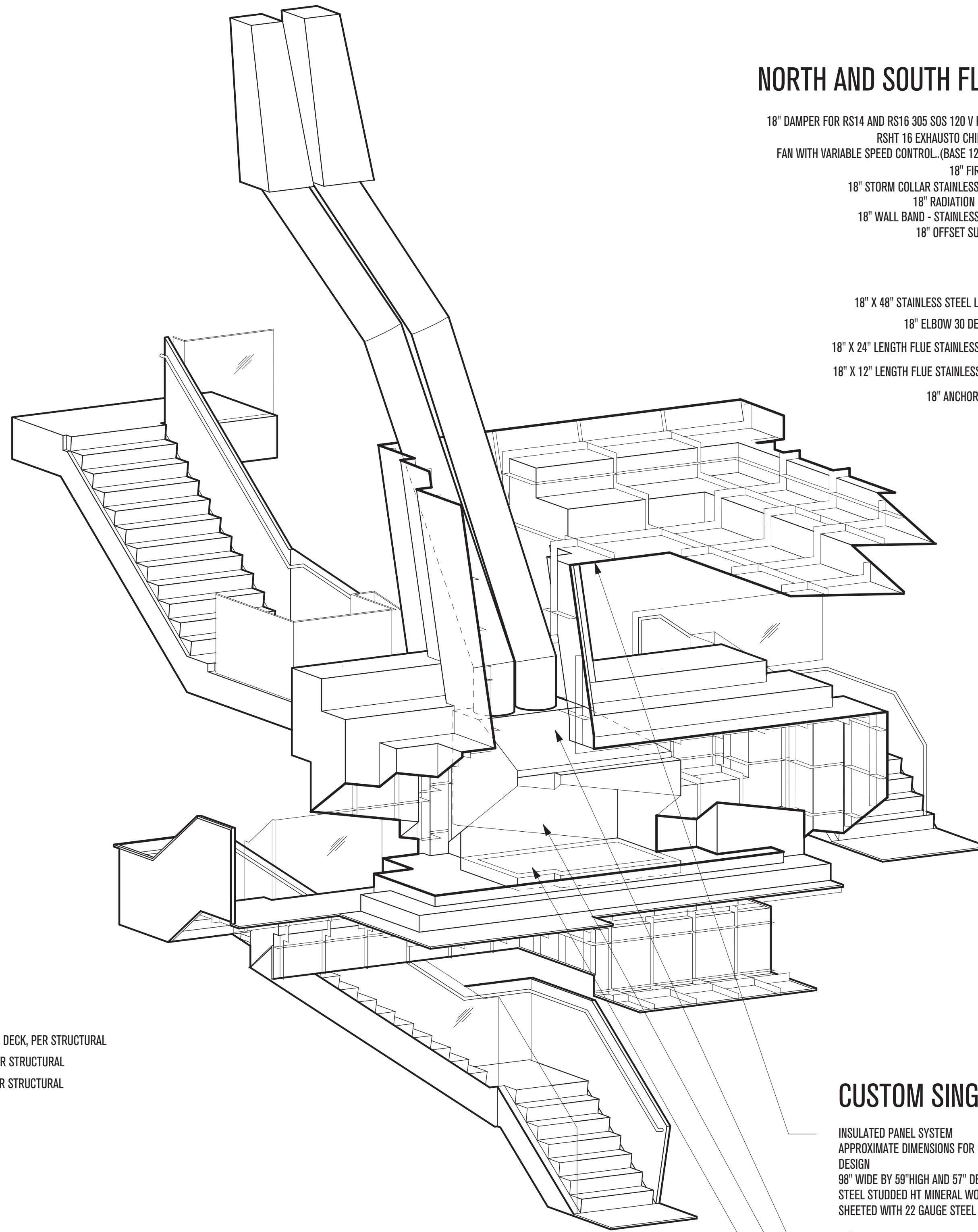
**4 - OPAQUE STEEL GUARD CONDITION**  
SCALE: 1-1/2"=1'-0"



**5 - FIREPLACE BOLTED CONNECTION**  
SCALE: 1-1/2"=1'-0"



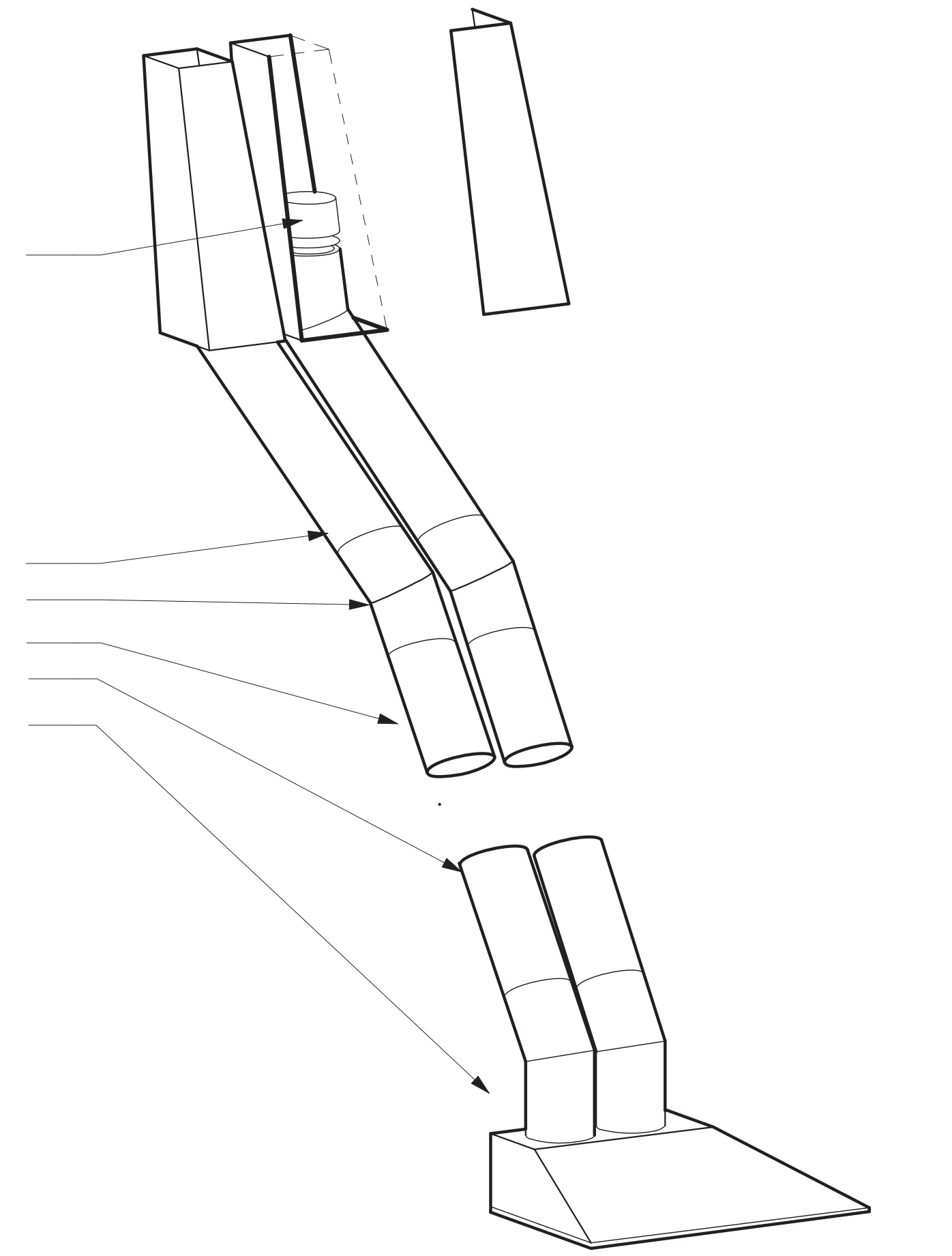
**6 - FIREPLACE FLOOR TRANSITION**  
SCALE: 1-1/2"=1'-0"



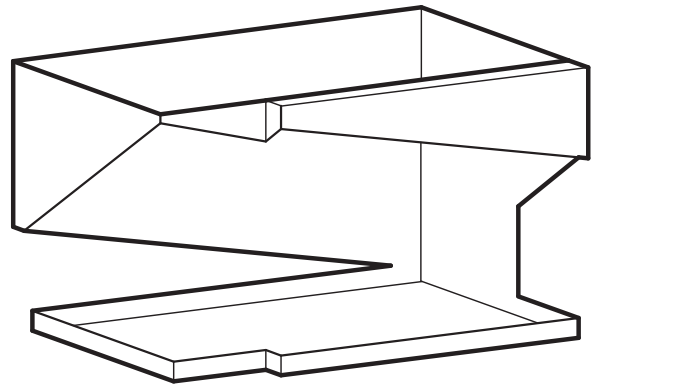
**NORTH AND SOUTH FLUE**

- 18" DAMPER FOR RS14 AND RS16 305 SDS 120 V RS FAN RSHT 16 EXHAUSTO CHIMNEY FAN WITH VARIABLE SPEED CONTROL (BASE 12"X12")
- 18" FIRESTOP
- 18" STORM COLLAR STAINLESS STEEL
- 18" RADIATION SHIELD
- 18" WALL BAND - STAINLESS STEEL
- 18" OFFSET SUPPORT

- 18" X 48" STAINLESS STEEL LENGTH
- 18" ELBOW 30 DEGREES
- 18" X 24" LENGTH FLUE STAINLESS STEEL
- 18" X 12" LENGTH FLUE STAINLESS STEEL
- 18" ANCHOR PLATE



10" COMBUSTION AIR INTAKE - EXACT SIZE TBD IN FINAL DESIGN COMBUSTION AIR AND FLUE DAMPER CONTROLS FIREBOX MADE OF 7 GAUGE STEEL



90" WIDE BY 55" DEEP BY 47" HIGH FRONT OPENING (NO DOORS) PARTIAL OPEN SIDES THIS WILL BE AN OPEN FRONT WOOD FIREPLACE WITH NO GLASS.



**CUSTOM SINGLE SIDED FIREPLACE**

INSULATED PANEL SYSTEM  
APPROXIMATE DIMENSIONS FOR QUOTING PURPOSES-EXACT DIMENSIONS TBD IN DESIGN  
98" WIDE BY 59" HIGH AND 57" DEEP  
STEEL STUDDED HT MINERAL WOOL PACKED  
SHEETED WITH 22 GAUGE STEEL

10" COMBUSTION AIR INTAKE - EXACT SIZE TBD IN FINAL DESIGN COMBUSTION AIR AND FLUE DAMPER CONTROLS FIREBOX MADE OF 7 GAUGE STEEL  
90" WIDE BY 55" DEEP BY 47" HIGH FRONT OPENING (NO DOORS) PARTIAL OPEN SIDES THIS WILL BE AN OPEN FRONT WOOD FIREPLACE WITH NO GLASS.

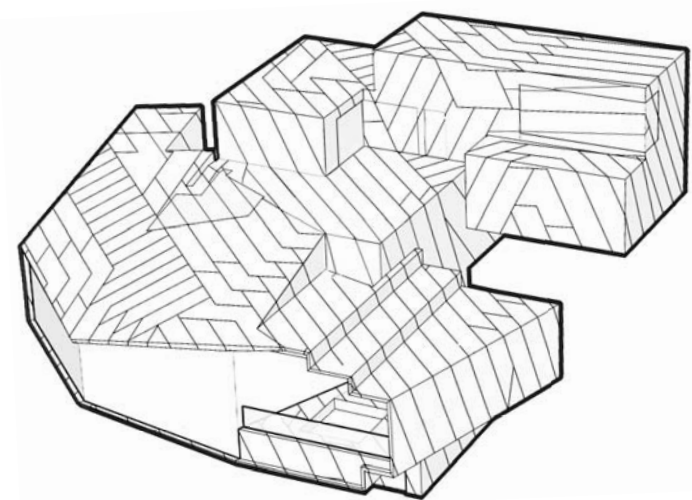
BOTTOM LINED WITH REAL FIREBRICK PAINTED HIGH TEMP MATTE BLACK.

BOTTOM LINED WITH REAL FIREBRICK PAINTED HIGH TEMP MATTE BLACK.

**FIREBOX ASSEMBLY**

**POWDER MOUNTAIN HOUSE**

OWNER:  
**TOM BUTTGENBACH**  
8645 EAST COPPER CREST  
EDEN, UT 84310



ARCHITECT:  
**TOM WISCOMBE ARCHITECTURE**  
2404 WILSHIRE BLVD., SUITE 40  
LOS ANGELES, CA 90057  
(213) 674-7238  
WWW.TOMWISCOMBE.COM

STRUCTURAL ENGINEER:  
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527 W 7TH STREET  
LOS ANGELES, CA 90014  
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WWW.NOUSENGINEERING.COM

CIVIL ENGINEER:  
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WWW.TALISMANCIVIL.COM

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TARZANA, CA 91356  
(818) 786-6778  
WWW.SHAMIMENGINEERING.COM

ELECTRICAL:  
**ABRARI**  
GLENDALE, CA  
(123) 456-7894  
WWW.ABRARI.COM

NGBS CONSULTING:  
**ARGENTO/GRAHAM**  
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LANDSCAPE ARCHITECT:  
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328 W 200 S SUITE 102  
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(801) 583-1295

LIGHTING DESIGNER:  
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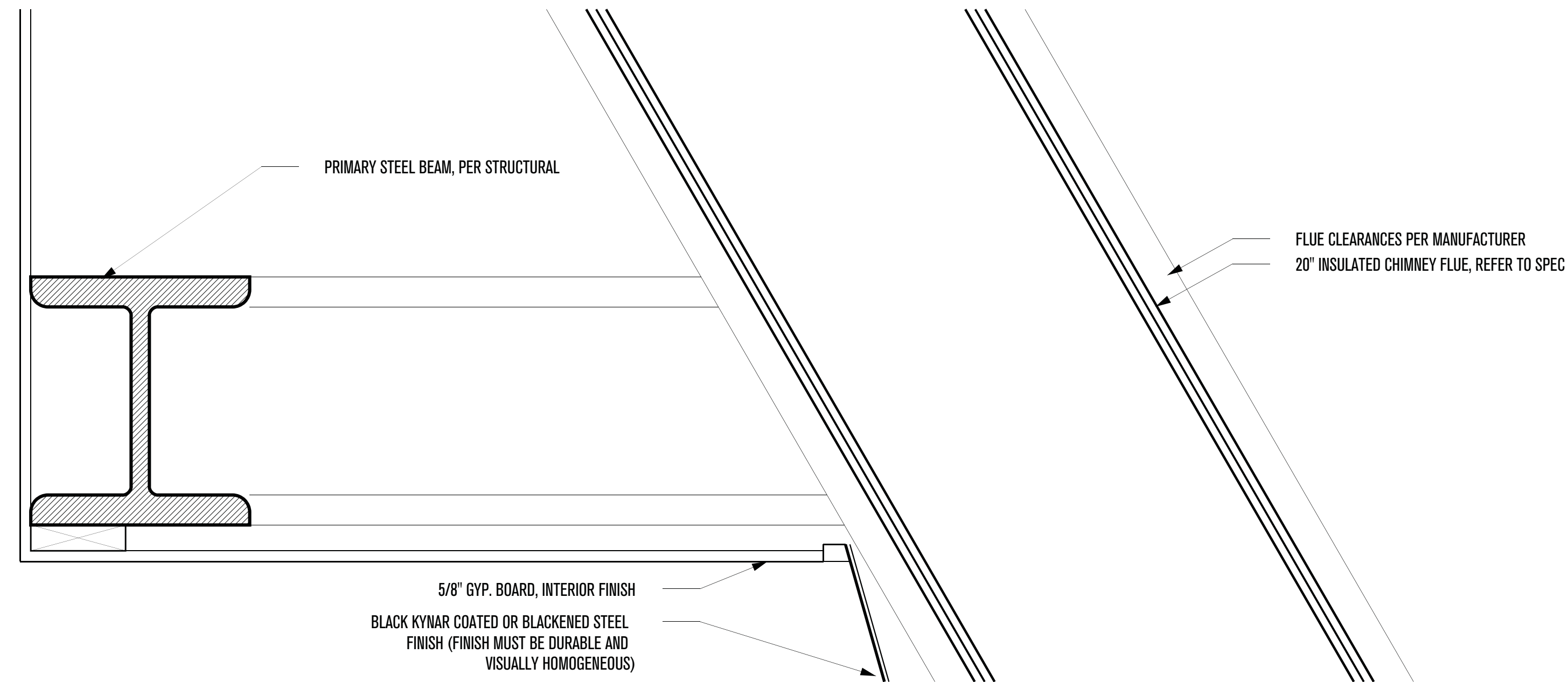
**MECHANICAL SYSTEM / STAIRS**

REVISIONS:	BY:	DATE:	DATE:
1	PLAN CHECK SUBMISSION	TWA	06/04/18
2	PLAN CHECK REVISIONS	TWA	07/06/18
3	PLAN CHECK RESUBMISSION	TWA	02/15/19

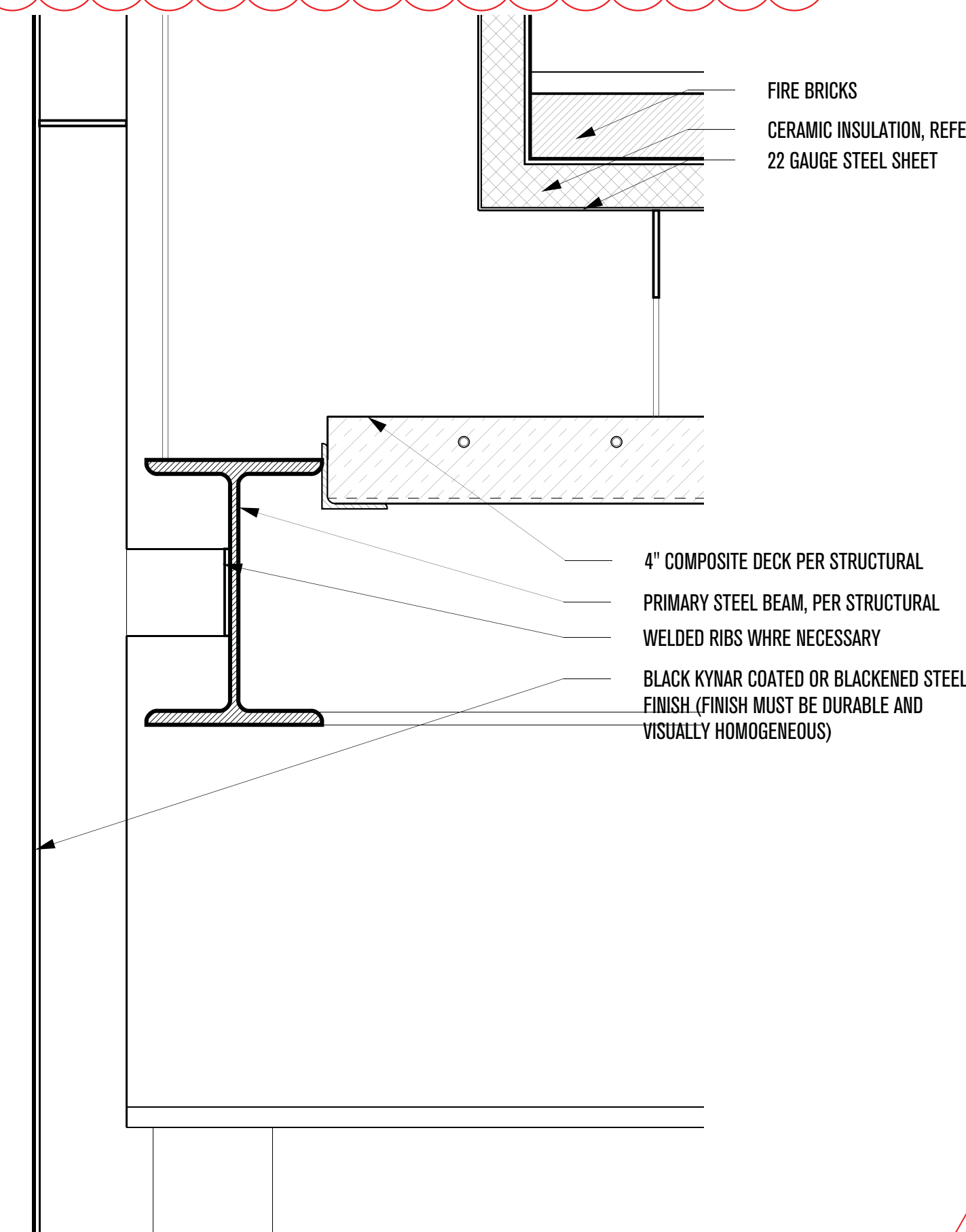
SCALE: \_\_\_\_\_ DRAWN: \_\_\_\_\_

SHEET: **A. 46**

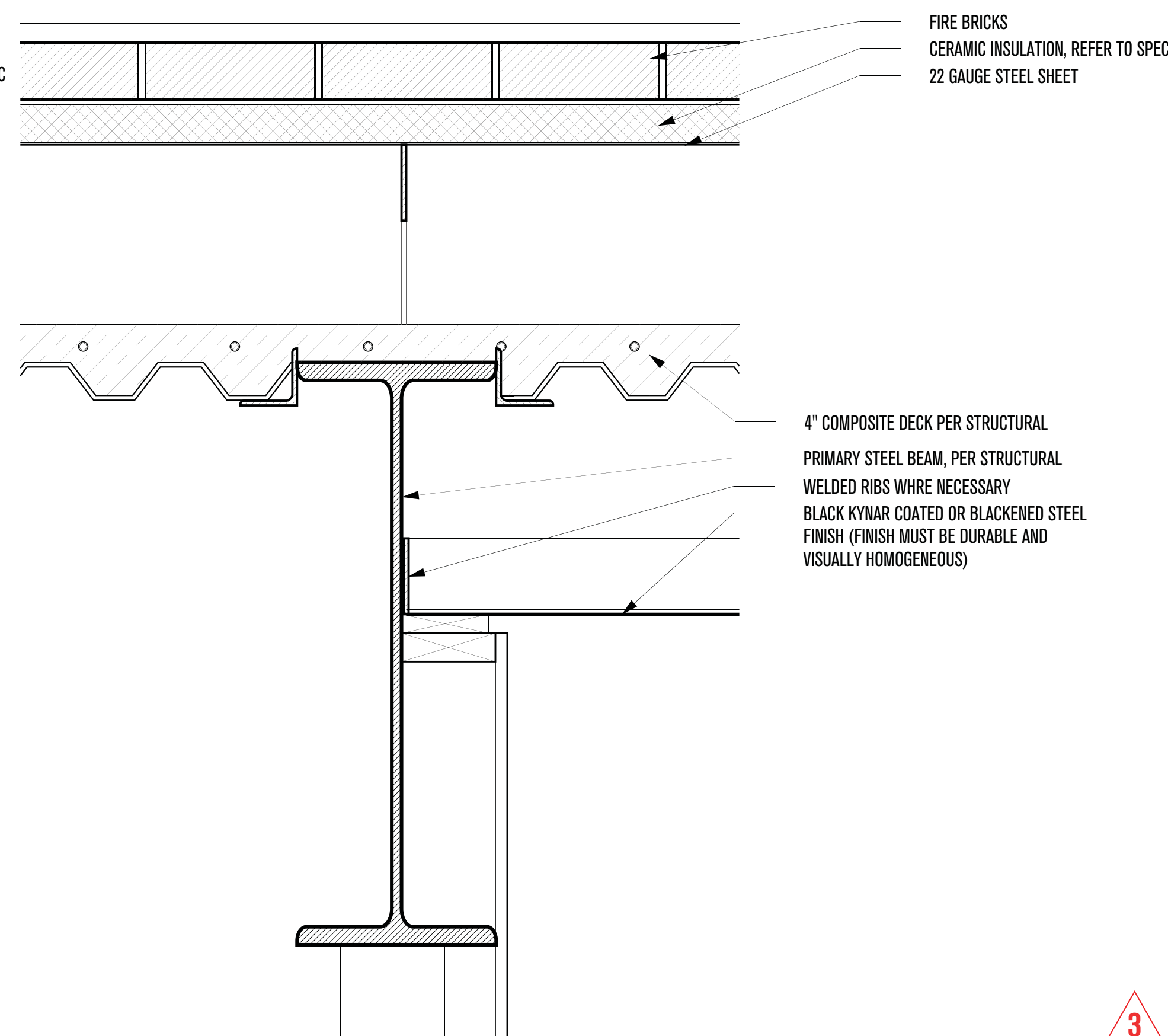




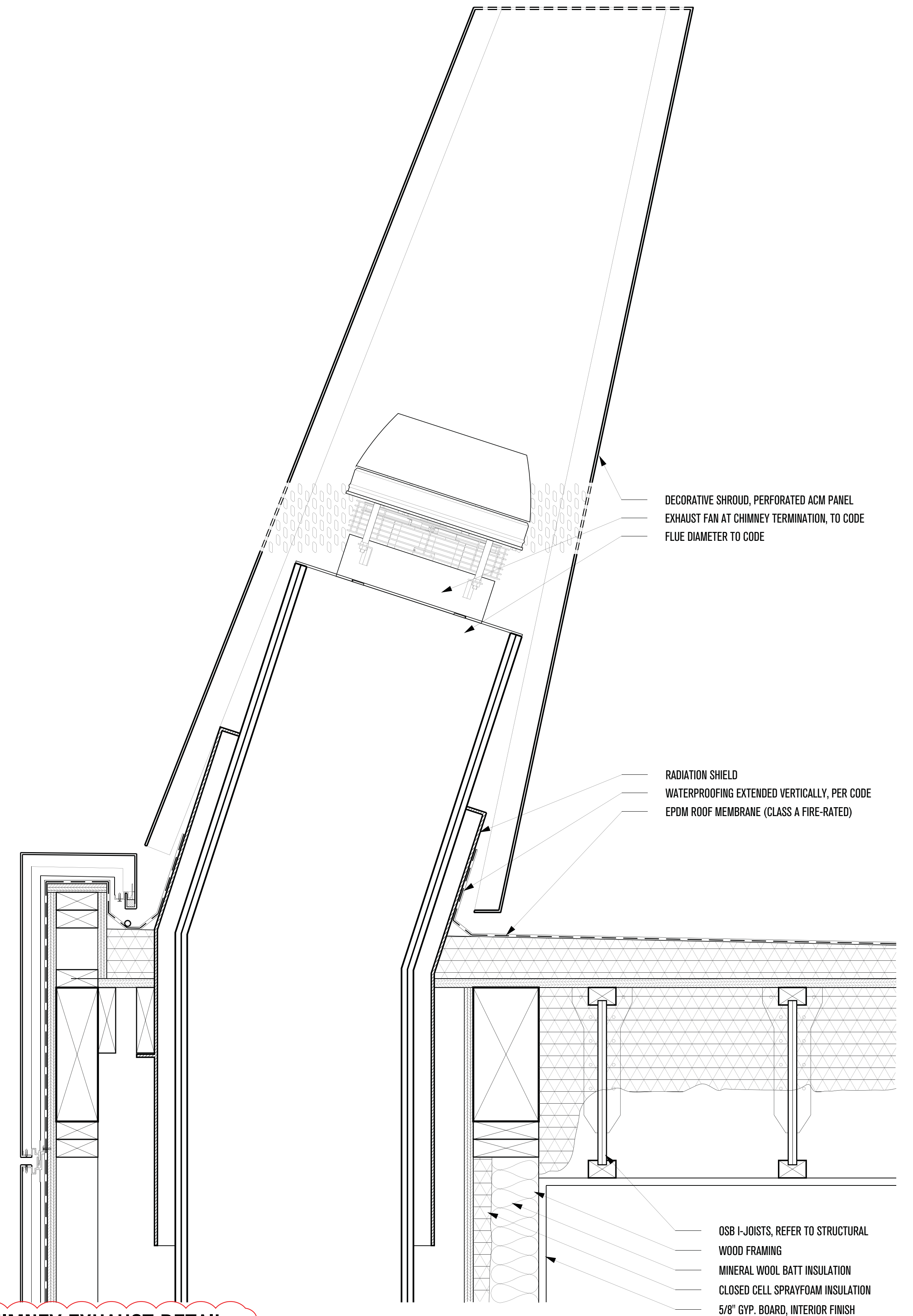
**INSULATED CHIMNEY FLUE TO PRIMARY STEEL**  
SCALE: 2"=1'-0"



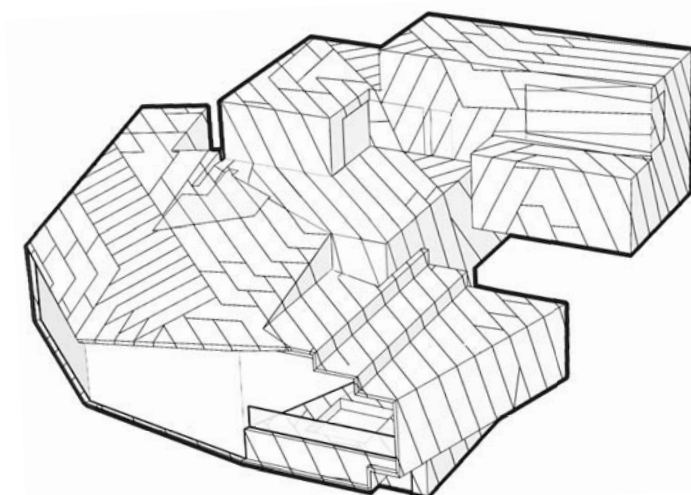
**FIREPLACE TO PRIMARY STEEL 1**  
SCALE: 2"=1'-0"



**FIRE PLACE TO PRIMARY STEEL 2**  
SCALE: 2"=1'-0"



**3 - CHIMNEY EXHAUST DETAIL**  
SCALE: 2"=1'-0"



# POWDER MOUNTAIN HOUSE

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EDEN, UT 84310

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## FIREPLACE DETAILS

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3	PLAN CHECK RESUBMISSION	TWA	02/15/19

SCALE:	DRAWN:
SHEET:	<b>A. 47</b>