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**FIRST FLOOR PLAN**  
**Cooke**

**Wynn HOMES**  
FOR ALL GENERATIONS

**HAYNES HOME PLANS, INC.**  
P.O. Box 702, Wake Forest, NC 27588 919-435-8160 fax 919-466-4014-10395



SQUARE FOOTAGE	
<b>HEATED</b>	
FIRST FLOOR	1030 SQ.FT.
SECOND FLOOR	1156 SQ.FT.
TOTAL	2186 SQ.FT.
<b>UNHEATED</b>	
GARAGE	445 SQ.FT.
FRONT PORCH	155 SQ.FT.
PATIO OR PORCH	192 SQ.FT.
TOTAL	792 SQ.FT.

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**150140B**  
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**EXTERIOR WINDOWS AND DOORS**

**SECTION R612**  
**R612.1 General.** This section prescribes performance and construction requirements for exterior windows and doors installed in walls. Windows and doors shall be installed and flashed in accordance with the fenestration manufacturer's written installation instructions. Window and door openings shall be flashed in accordance with Section R703.6. Written installation instructions shall be provided by the fenestration manufacturer for each window or door.

**R612.2 Window sills.** In dwelling units, where the opening of an operable window is located more than 72 inches (1829 mm) above the finished grade or surface below, the lowest part of the clear opening of the window shall be a minimum of 24 inches (610 mm) above the finished floor of the room in which the window is located. Operable sections of windows shall not permit openings that allow passage of a 4 inch (102 mm) diameter sphere where such openings are located within 24 inches (610 mm) of the finished floor.

- Exceptions:**
1. Windows whose openings will not allow a 4-inch diameter (102 mm) sphere to pass through the opening when the opening is in its largest opened position.
  2. Openings that are provided with window fall prevention devices that comply with Section R612.3.
  3. Openings that are provided with fall prevention devices that comply with ASTM F 2090.
  4. Windows that are provided with opening limiting devices that comply with Section R612.4.
- R612.3 Window fall prevention devices.** Window fall prevention devices and window guards, where provided, shall comply with the requirements of ASTM F 2090.

**DWELLING / GARAGE SEPARATION**

REFER TO SECTIONS R302.5, R302.6, AND R302.7

**WALLS.** A minimum 1/2" gypsum board must be installed on all walls supporting floor/ceiling assemblies used for separation required by this section.

**STAIRS.** A minimum of 1/2" gypsum board must be installed on the underside and exposed sides of all stairways.

**CEILING.** A minimum of 1/2" gypsum must be installed on the garage ceiling if there are no habitable rooms above the garage. If there are habitable rooms above the garage a minimum of 5/8" type X gypsum board must be installed on the garage ceiling.

**OPENING PENETRATIONS.** Openings between the garage and residence shall be equipped with solid wood doors not less than 1 3/8 inches (35 mm) in thickness, solid or honeycomb core steel doors not less than 1 3/8 inches (35 mm) thick, or 20-minute fire-rated doors.

**DUCT PENETRATIONS.** Ducts in the garage and ducts penetrating the walls or ceilings separating the dwelling from the garage shall be constructed of a minimum No. 26 gage (0.48 mm) sheet steel or other approved material and shall have no openings into the garage.

**OTHER PENETRATIONS.** Penetrations through the separation required in Section R302.6 shall be protected as required by Section R302.11, Item 4.

**WALLS & THICKNESSES**

**All walls** are 3 1/2" thick 2 X 4 nominal studs SPF #2 @ 16" on center unless noted otherwise.

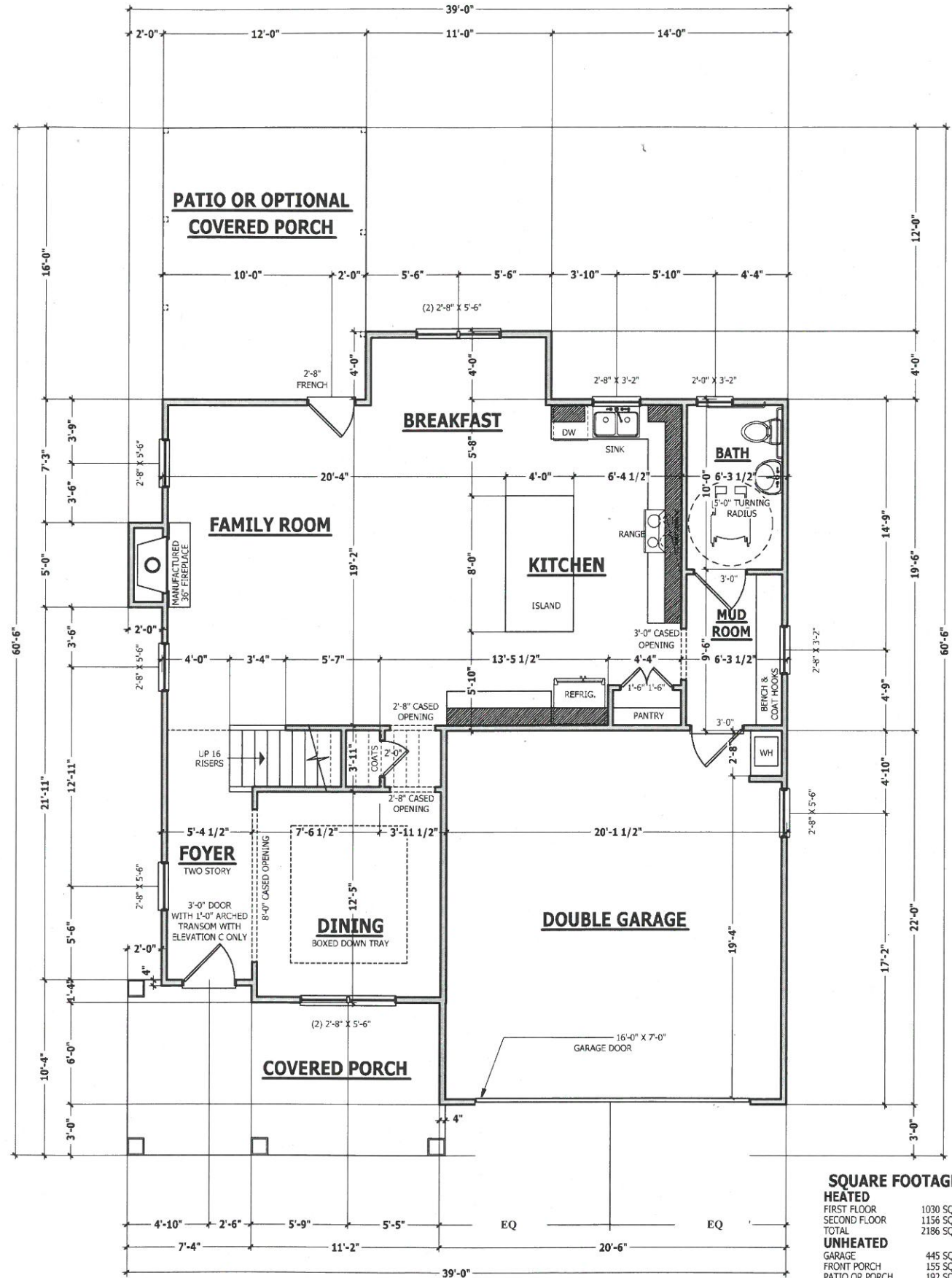
**Exterior walls** are dimensioned as 4" thick and include 1/2" sheathing. Subtract 1/2" for stud face on exterior side.

**Garage walls** adjacent to finished space are drawn and dimensioned as 4" and include 1/2" gypsum board on the inside of the garage. Subtract 1/2" for stud face on garage side.

**Interior walls** are dimensioned as 3 1/2" thick.

**2 X 6 walls** are drawn as 5 1/2" thick and are 2 X 6 nominal studs SPF #2 @ 16" on center unless noted otherwise on interior of house. 2 X 6 walls at exterior and garage are dimensioned as 6", and include 1/2" sheathing or 1/2" gypsum. Subtract 1/2" for stud face at exterior and garage.

**Interior Gypsum** is not included in dimensions.



**FIRST FLOOR PLAN**

SCALE 1/4" = 1'-0" (34 X 22)  
SCALE 1/8" = 1'-0" (17 X 11)

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