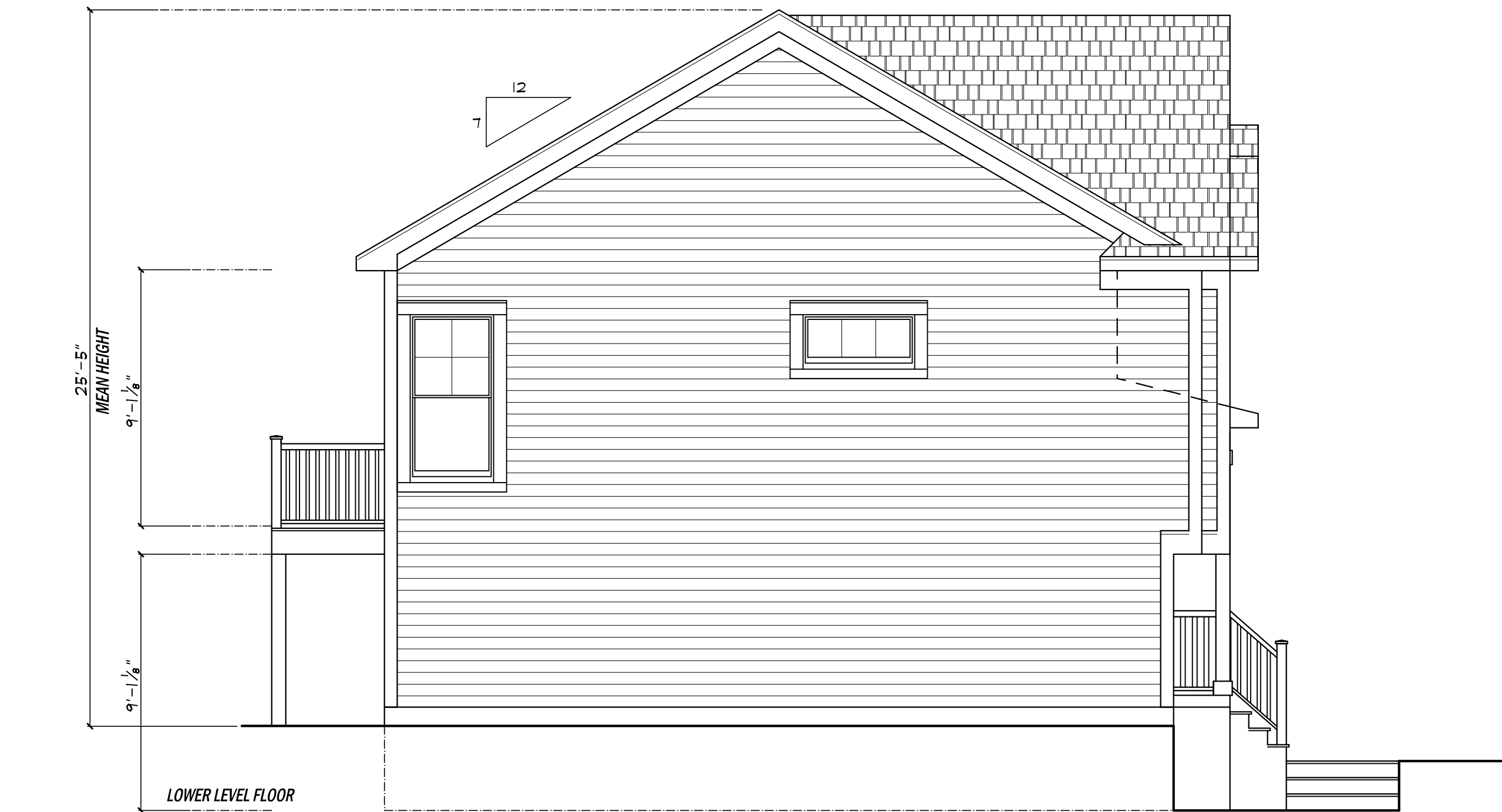




LEFT SIDE ELEVATION

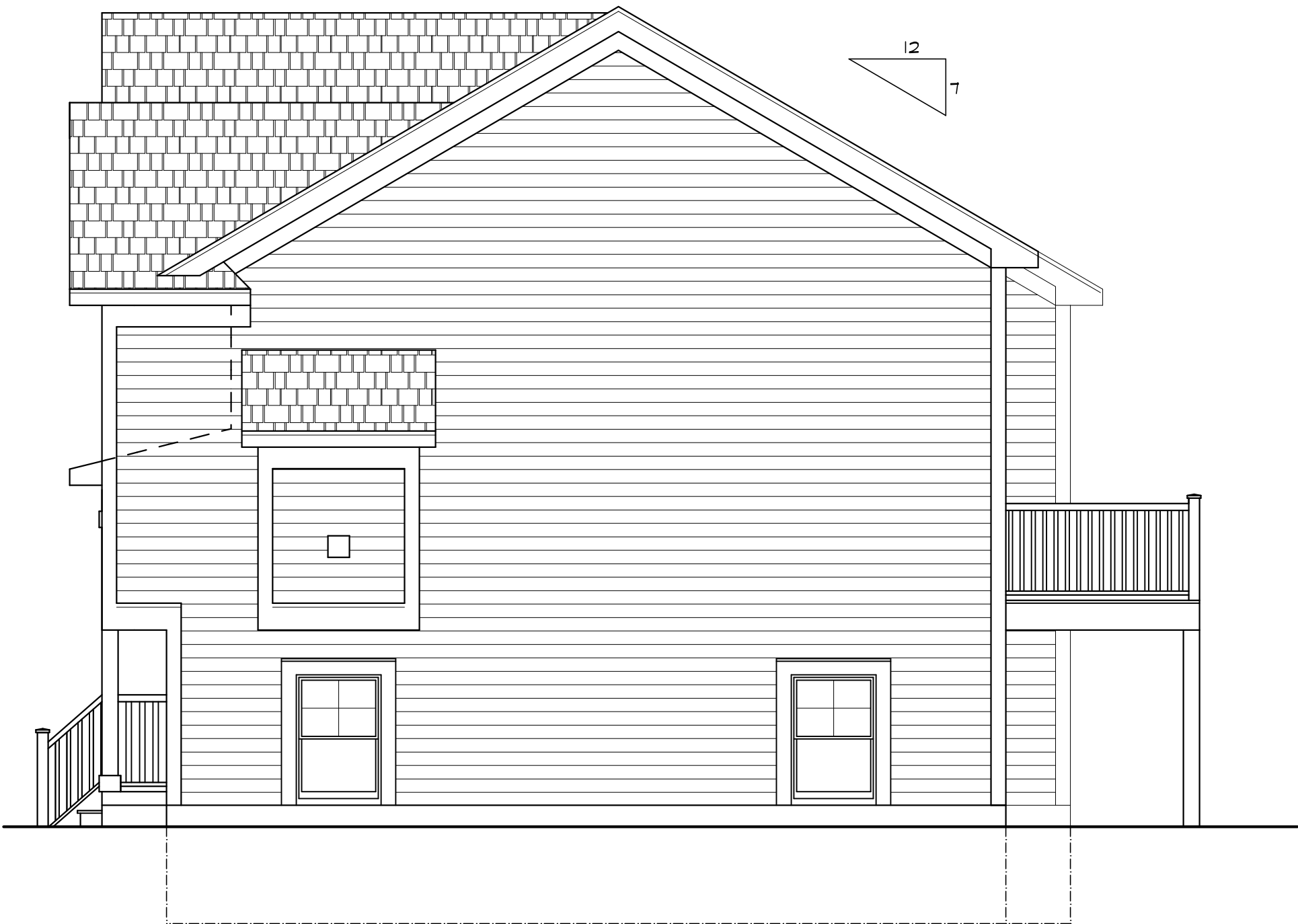


FRONT ELEVATION

AREA: 1855 SQ FT



REAR ELEVATION



RIGHT SIDE ELEVATION

BUILDING INFORMATION AND STATS;

SIDING: 5" EXP HARDBOARD PLANK
CEDAR SHAKES
BOARD AND BATTEN AT FRONT GABLE
TRIM: LP SMARTSIDE
WINDOWS: VINYL CLAD
DOORS: THERMA TRU
SHINGLES: 30 YEAR ARCHITECTURAL
METAL ROOF ACCENT AT FRONT PORCH

ENERGY COMPLIANCE DETAILS & PATH
MEETS OR EXCEEDS PRESCRIPTIVE REQUIREMENTS
PER INTERNATIONAL RESIDENTIAL CODE
(2020 IRC) CLIMATE ZONE - 5

COMPONENT	REQUIRED	PROVIDED
1. FENESTRATION U-FACTOR	.3	.3
2. CEILING R-FACTOR	49	49
3. 1ST & 2ND FLOOR WOOD FRAMED WALL R-VALUE	20 OR 13+5	HIGH DENSITY 21/21/BAND JSTS
4. BASEMENT CONCRETE WALL R-VALUE	15 CONTINUOUS OR 19 CAVITY FULL HEIGHT	R-15 CONTINUOUS FULL HEIGHT R-19 AT WALKOUT
5. FLOOR R-VALUE	30	30



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ARCHITECTS

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PROJECT:
520 CONCORD STREET

CLIENT:
MALL STREET DEVELOPMENT

DRAWING:
EXTERIOR ELEVATIONS FOR
CONCEPT PLAN 1

DRAWN:
JTL

CHECKED:

DATE: 2-9-22

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

JOB NO.: 2204430

SHEET:

1

OF 4 SHEETS



CONCEPT PLAN 1

MORABITO

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PROJECT:

520 CONCORD STREET

CLIENT:

MALL STREET DEVELOPMENT

DRAWING:

FLOOR PLANS FOR CONCEPT PLAN 1

DRAWN:

JTL

CHECKED:

DATE:

2-9-22

SCALE:

1/4" = 1'-0"

JOB NO.:

22M4130

SHEET:

2

OF 4 SHEETS

2-CAR GARAGE
26'10x22'4

MECH.

ENTRY

UP 7R

UP 8R

REC ROOM

BATH

LAUNDRY

AREA WELL

EGRESS

LINE OF WALL ABOVE

46'-0"

24'-0"

LOWER LEVEL PLAN

AREA: 600 SQ FT

MASTER BEDROOM
14x13

BEDROOM 2
11x9'4

KITCHEN
11'8x8'4

DINING
12x13'4

FAMILY RM
14'4x13'8

FOYER

COVERED PORCH

BATH

M.BTH

WIC

SHelves

LINE OF WALL BELOW

TRANSOM

TUB

72"

36"

36x36 SHOWER

REF

DW

3/4 ISLAND

WOOD DECK
12x6

4'-0"

2'-0"

30'-0"

44'-0"

1'-0" CANT.

UPPER LEVEL FLOOR PLAN

AREA: 1255 SQ FT

CONCEPT PLAN 1



LEFT SIDE ELEVATION



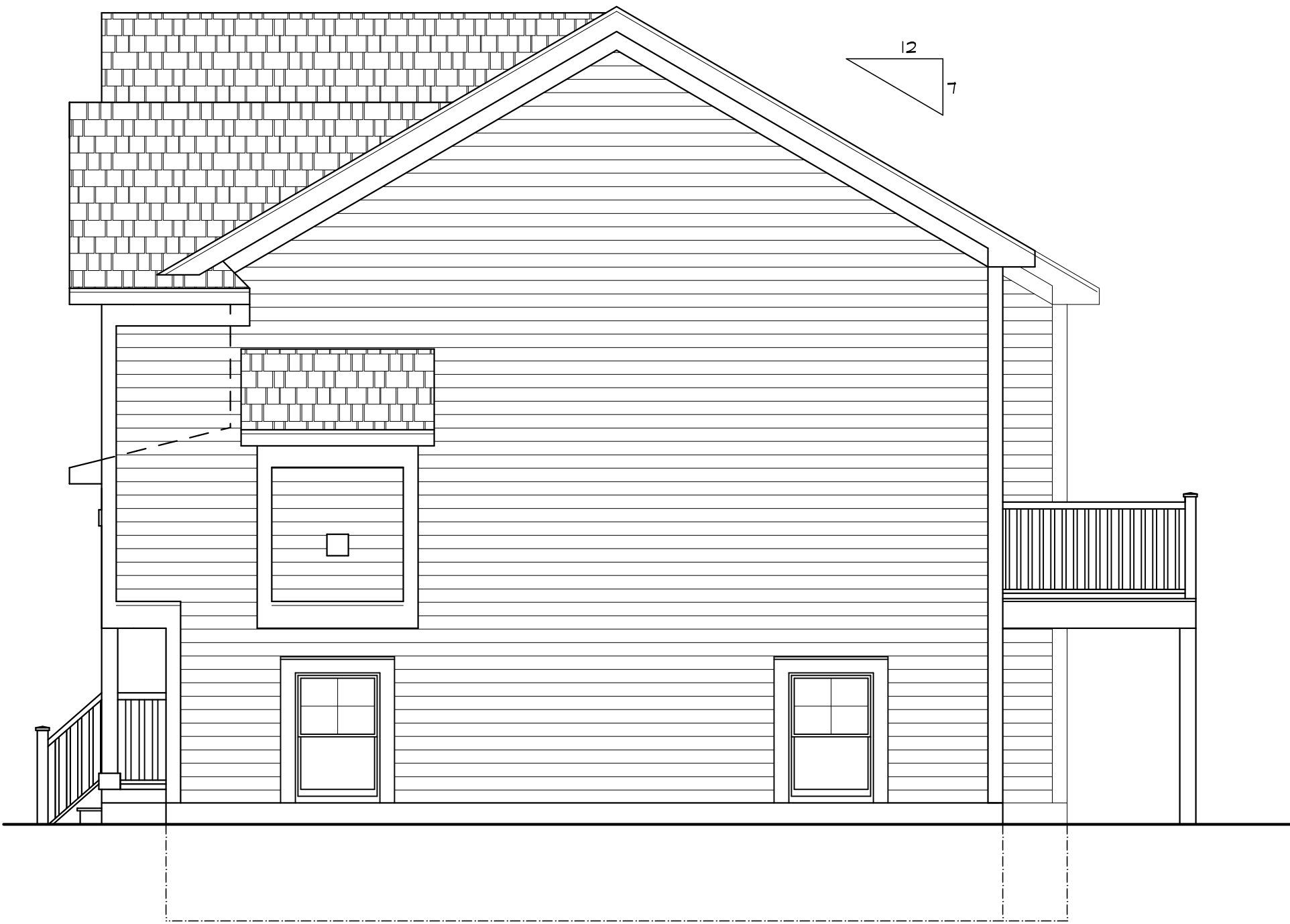
FRONT ELEVATION

AREA: 1855 SQ FT



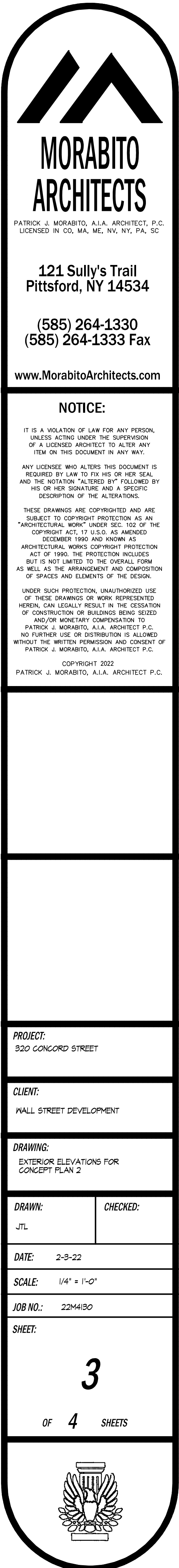
REAR ELEVATION

BUILDING INFORMATION AND STATS;		
SIDING: 5" EXP HARDBOARD PLANK CEDAR SHAKES BOARD AND BATTEN AT FRONT GABLE TRIM: LP SMARTSIDE WINDOWS: VINYL CLAD DOORS: THERMA TRU SHINGLES: 30 YEAR ARCHITECTURAL METAL ROOF ACCENT AT FRONT PORCH		
ENERGY COMPLIANCE DETAILS & PATH		
MEETS OR EXCEEDS PRESCRIPTIVE REQUIREMENTS PER INTERNATIONAL RESIDENTIAL CODE (2020 IRC) CLIMATE ZONE - 5		
COMPONENT	REQUIRED	PROVIDED
1. FENESTRATION U-FACTOR	.3	.3
2. CEILING R-FACTOR	49	49
3. 1ST & 2ND FLOOR WOOD FRAMED WALL R-VALUE	20 OR 13+5	HIGH DENSITY 21 21/BAND JSTS
4. BASEMENT CONCRETE WALL R-VALUE	15 CONTINUOUS OR 19 CAVITY FULL HEIGHT	R-15 CONTINUOUS FULL HEIGHT R-19 AT WALKOUT
5. FLOOR R-VALUE	30	30



RIGHT SIDE ELEVATION

CONCEPT PLAN 2



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PROJECT:
520 CONCORD STREET

CLIENT:
MALL STREET DEVELOPMENT

DRAWING:
EXTERIOR ELEVATIONS FOR
CONCEPT PLAN 2

DRAWN:
JTL

CHECKED:

DATE: 2-9-22

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

JOB NO.: 2204430

SHEET:

3

OF 4 SHEETS



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PROJECT:
520 CONCORD STREET

CLIENT:
MALL STREET DEVELOPMENT

DRAWING:
FLOOR PLANS FOR CONCEPT PLAN 2

DRAWN:
JTL

CHECKED:

DATE:
2-9-22

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

JOB NO.:
22M4130

SHEET:

4

OF 4 SHEETS

2-CAR GARAGE
26'10x22'4

MECH.

COUNTER

ENTRY

UP 7R

UP 8R

LAUNDRY

BATH

36"

TWL

AREA WELL

EGRESS

REC ROOM

48'-0"

24'-0"

LINE OF WALL ABOVE

LOWER LEVEL PLAN

AREA: 652 SQ FT

MASTER BEDROOM
14x13

BEDROOM 2
11x9'4

KITCHEN
11'8x10'4

DINING
12x13'4

WOOD DECK
12x6

3/4 ISLAND

REF

FW

TRANSOM

TUB

M.BTH

72"

36"

LINEIN

36x36 SHOWER

WIC

SHELVES

LINE OF WALL BELOW

FOYER

DN 7R

UP 8R

COVERED PORCH

FAMILY RM
16'4x13'8

OPTIONAL GAS FIREPLACE

HALF WALL W/ WOOD CAP

48'-0"

30'-0"

4'-0"

2'-0"

UPPER LEVEL FLOOR PLAN

AREA: 1315 SQ FT

CONCEPT PLAN 2