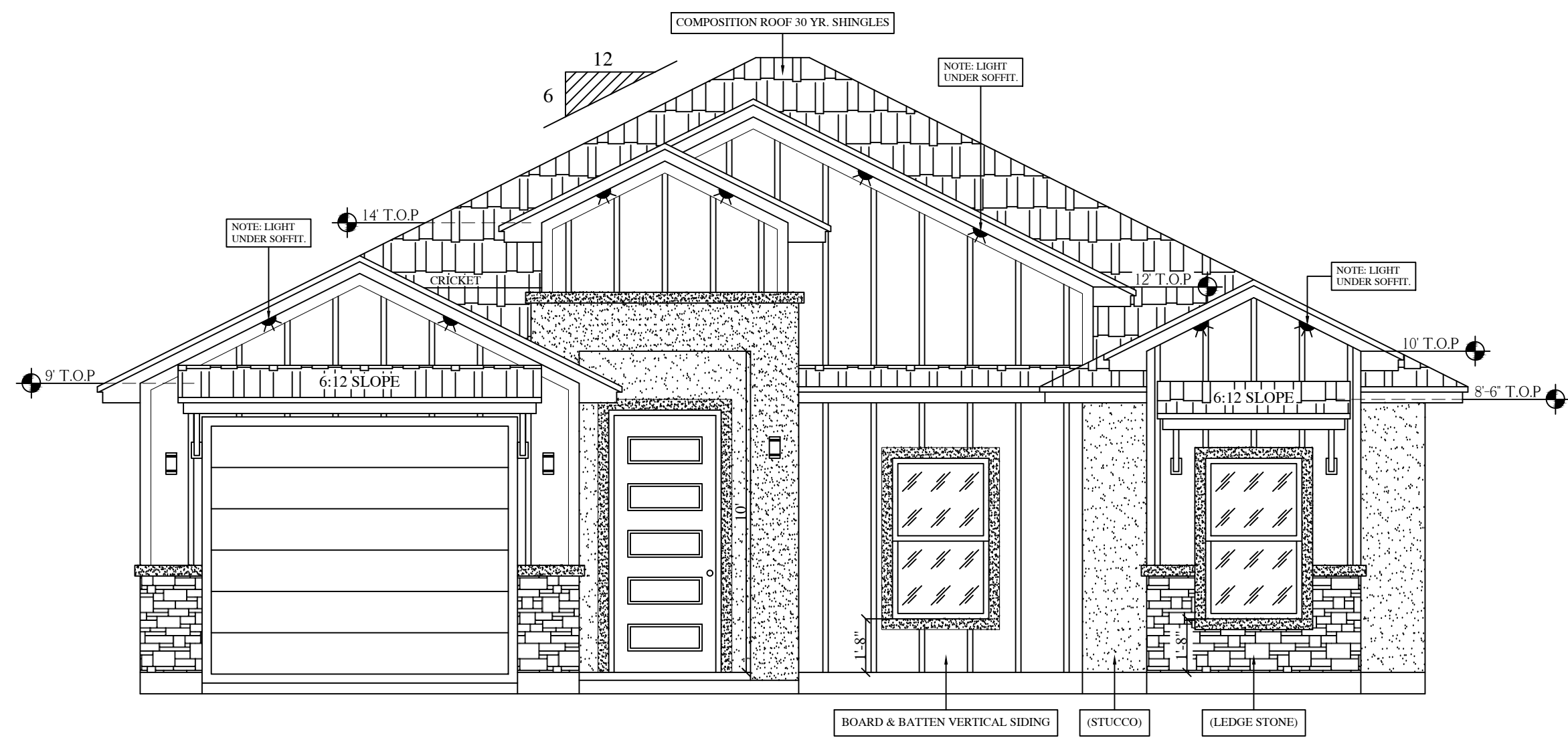
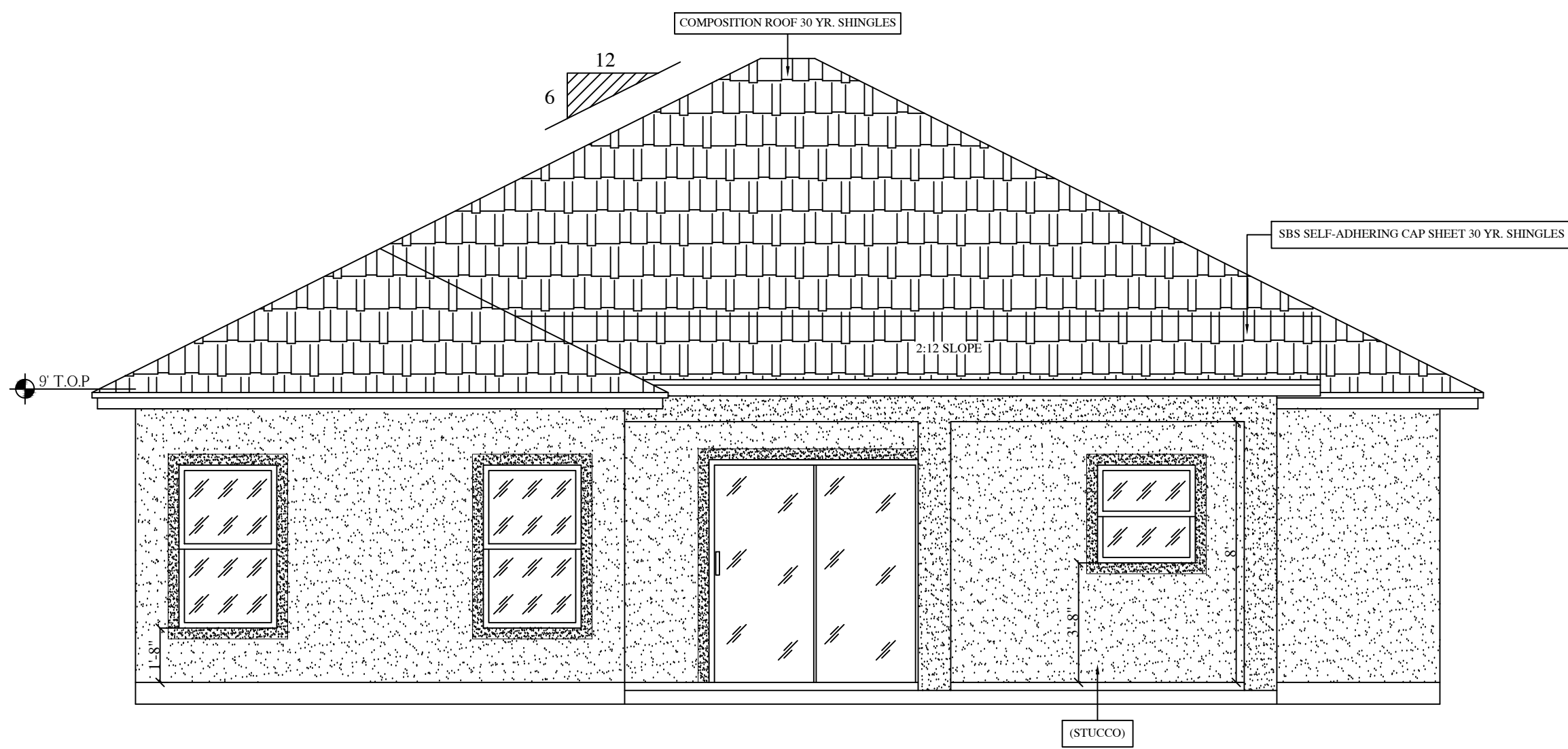
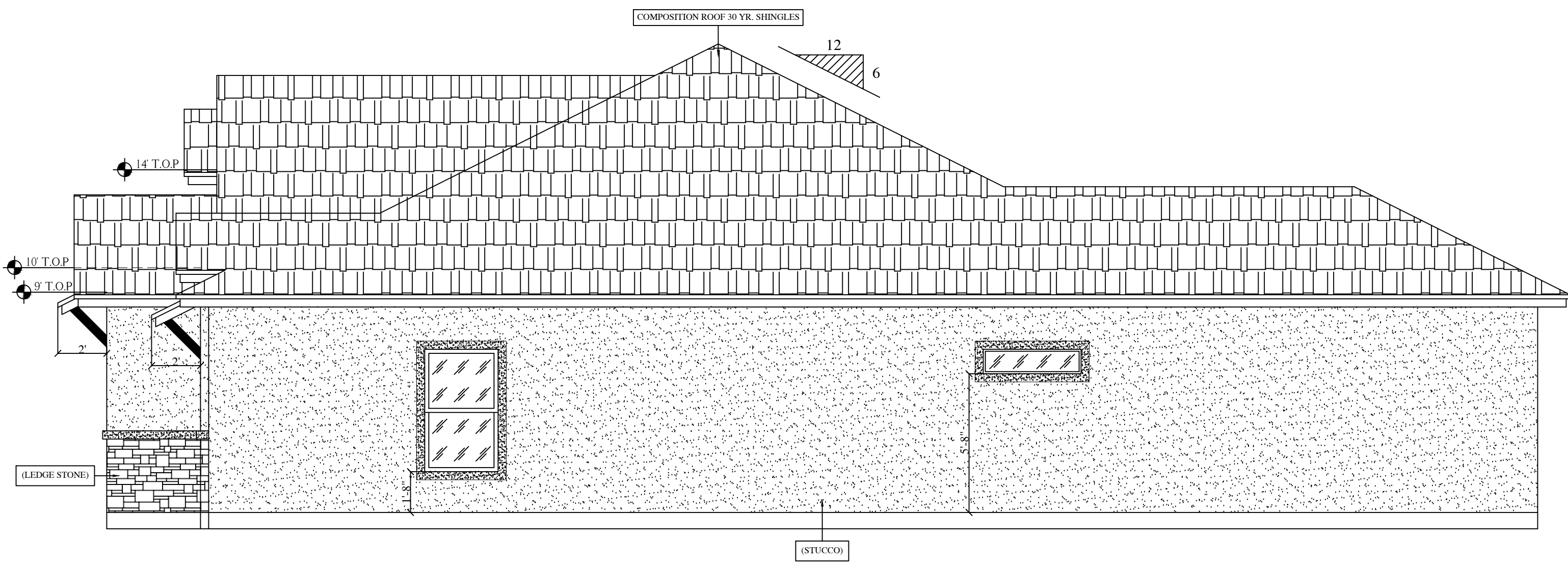




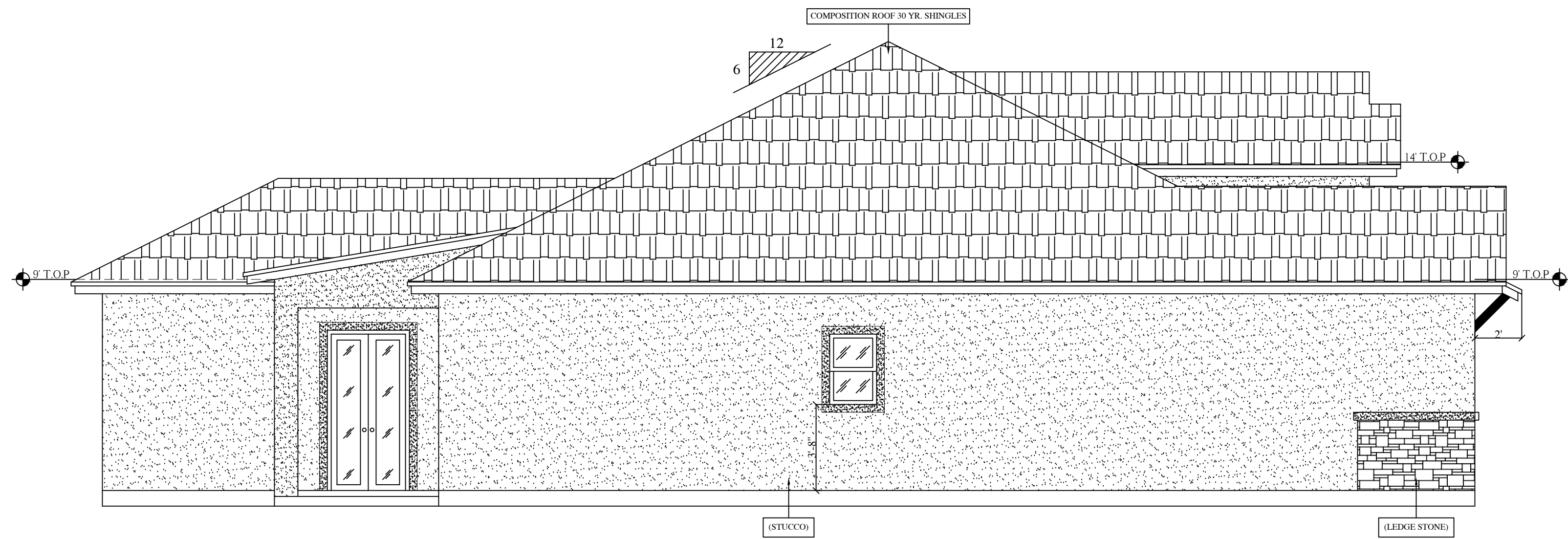
FRONT ELEVATION
SCALE: 1/4" = 1'-0"



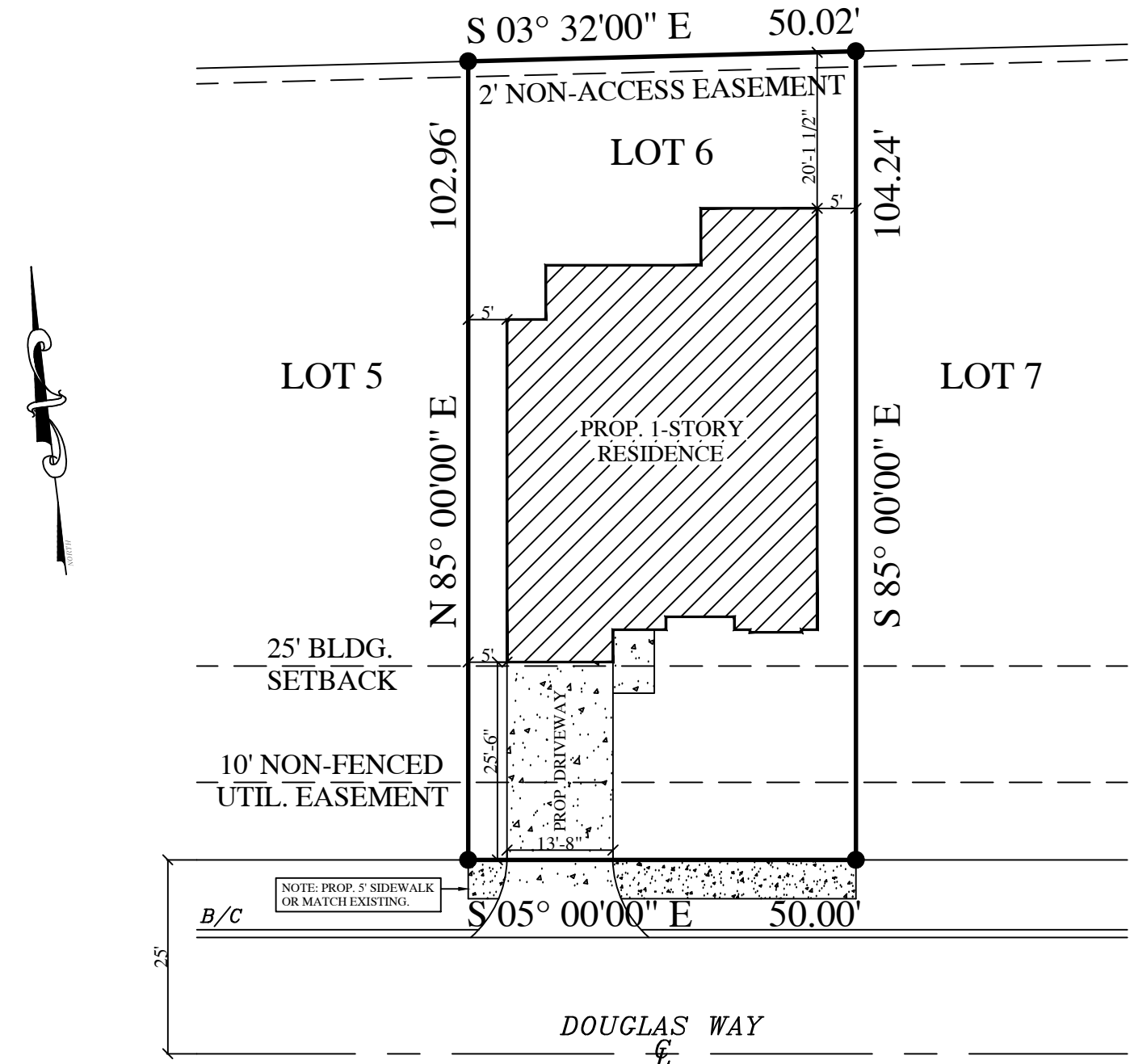
REAR ELEVATION
SCALE: 1/4" = 1'-0"



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



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



SITE PLAN
SCALE: 1" = 20'

LOT 6, BLOCK 2, CENTRAL PARK COMMUNITY SUBDIVISION,
SEC. III, IN THE CITY OF BROWNSVILLE, CAMERON COUNTY, TEXAS.

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MISTAKES OR OMISSIONS TO THE DRAFTSMAN BEFORE COMMENCING WORK.

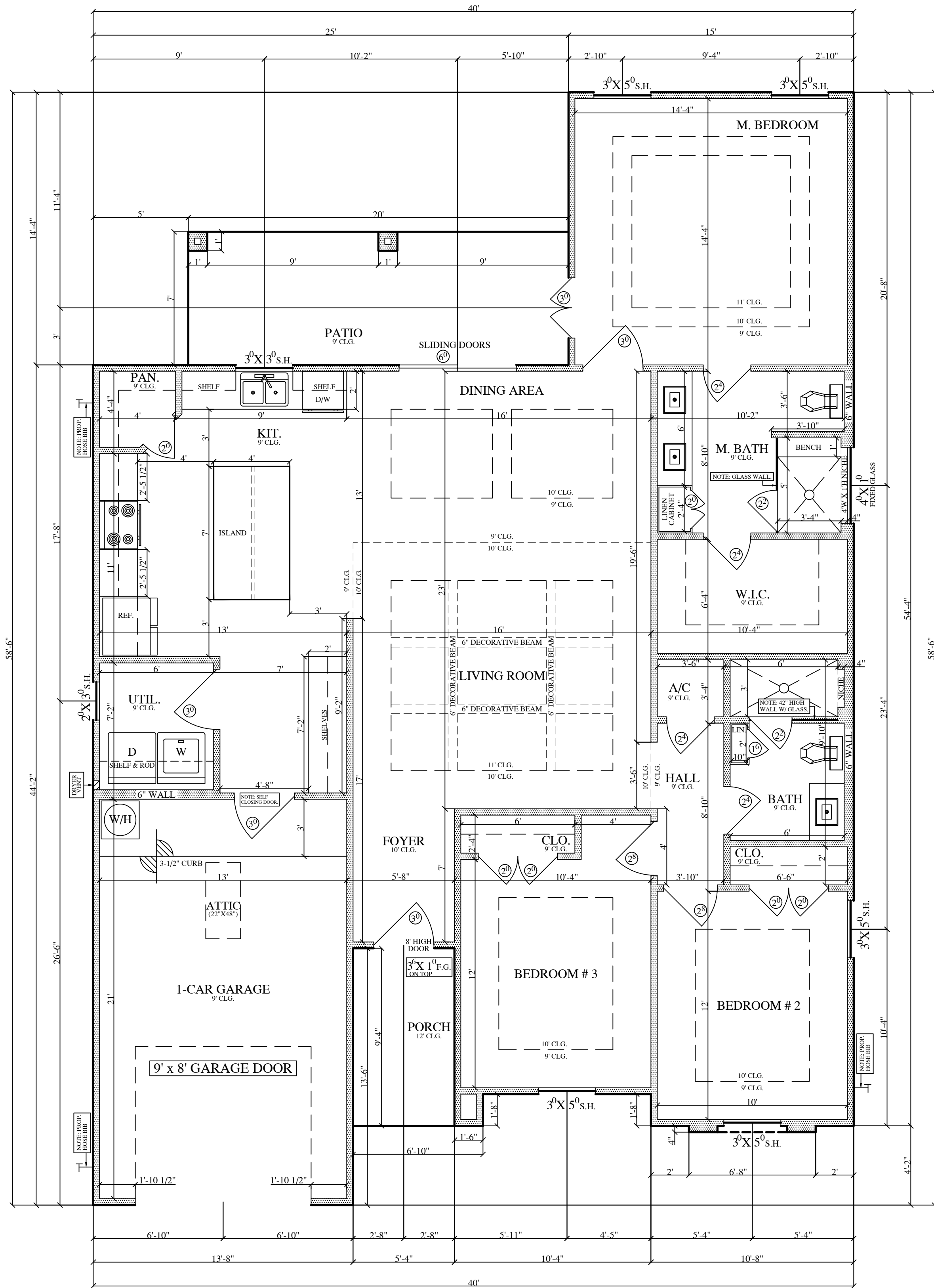
JR HOUSE PLANS
4675 BOCA CHICA BLVD.
BROWNSVILLE, TEXAS 78521
CEL : (956) 909-3384

LIVING AREA	1,518.2 S.F.
GARAGE AREA	288.9 S.F.
PORCH AREA	52.3 S.F.
PATIO AREA	140.0 S.F.
TOTAL AREA	1,999.4 S.F.

**PROPOSED
RESIDENCE**
2908 DOUGLAS WAY
BROWNSVILLE, TX.

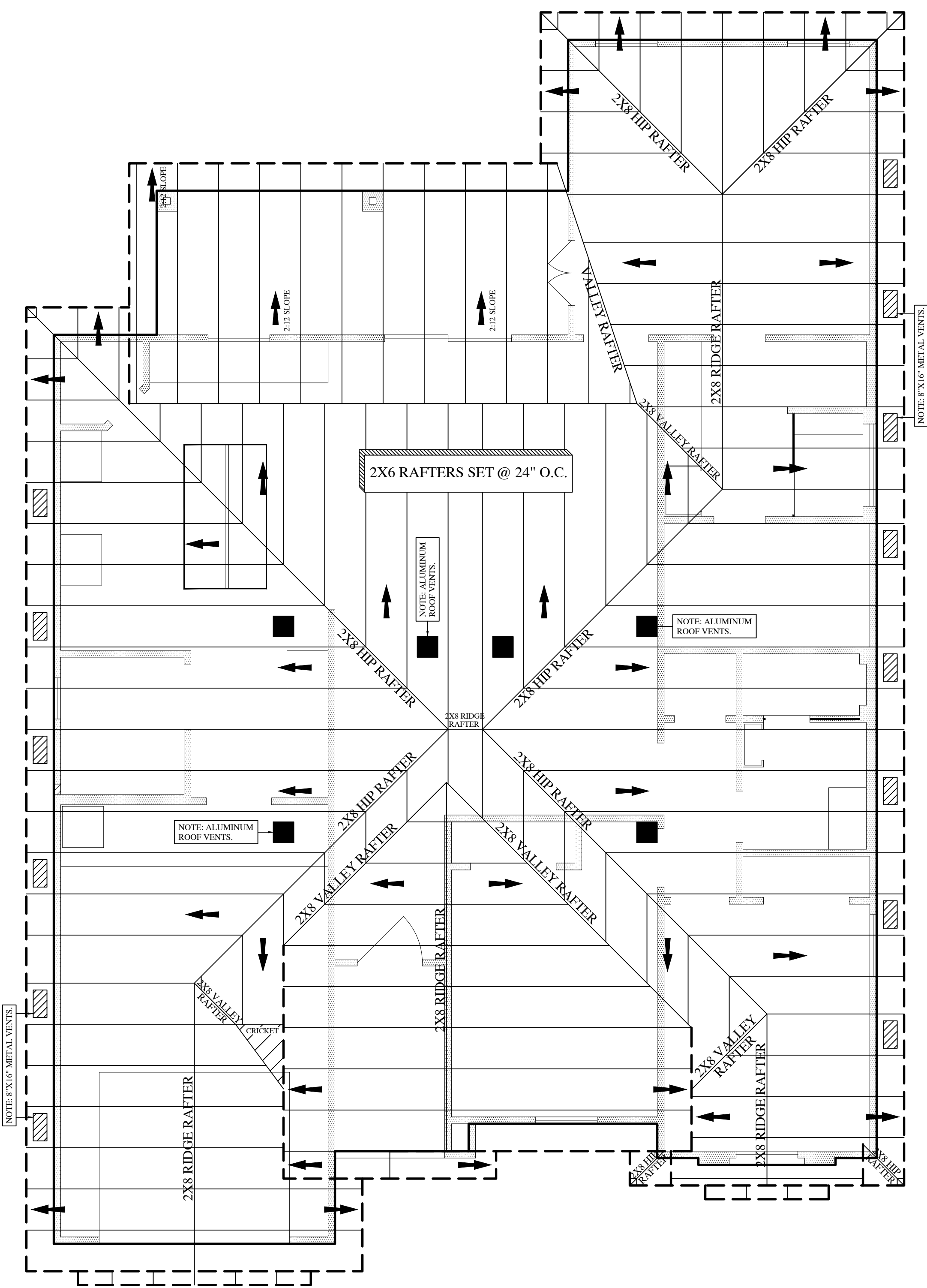
DATE : JULY 16, 2026
DRAWN BY: JR.
JOB NO. JR.3580
CAD NO. 4

SHEET NO.
A-1
OF 3



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

- NOTE: FRONT DOORS MUST BE SAFETY / IMPACT RESISTANT AS FOR ANY DOOR LEADING TO PATIO THAT HAS ANY GLASS ACCORDING TO THE IRC 2018 SECTION R308.4.
- NOTE: ALL GLAZING SHOWER AREAS SHALL HAVE SAFETY GLAZING.
- NOTE: WINDOWS ADJACENT TO DOORS SHALL BE SAFETY RATED. IRC 2018 R308.
- NOTE: ALL FIXED GLASS WINDOWS SHALL BE SAFETY GLAZING / IMPACT RESISTANT AS PER IRC 2018 SECTION R308.4.2.



ROOF FRAMING PLAN
SCALE: 1/4" = 1'-0"

VENT CALCULATIONS	
1,999 S.F. ÷ 150 = 13 S.F. TOTAL VENT AREA	
13 S.F. TOTAL VENT AREA ÷ BY 2 = 7 S.F. SOFFIT AREA	
8" X 16" VENT = 128 ÷ BY 144 = 0.8 S.F. / VENT	
7 S.F. SOFFIT VENT AREA ÷ BY 0.8 S.F. / VENT = 9 SOFFIT VENTS REQUIRED	
PROPOSED = 14 SOFFIT VENTS	

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JR HOUSE PLANS

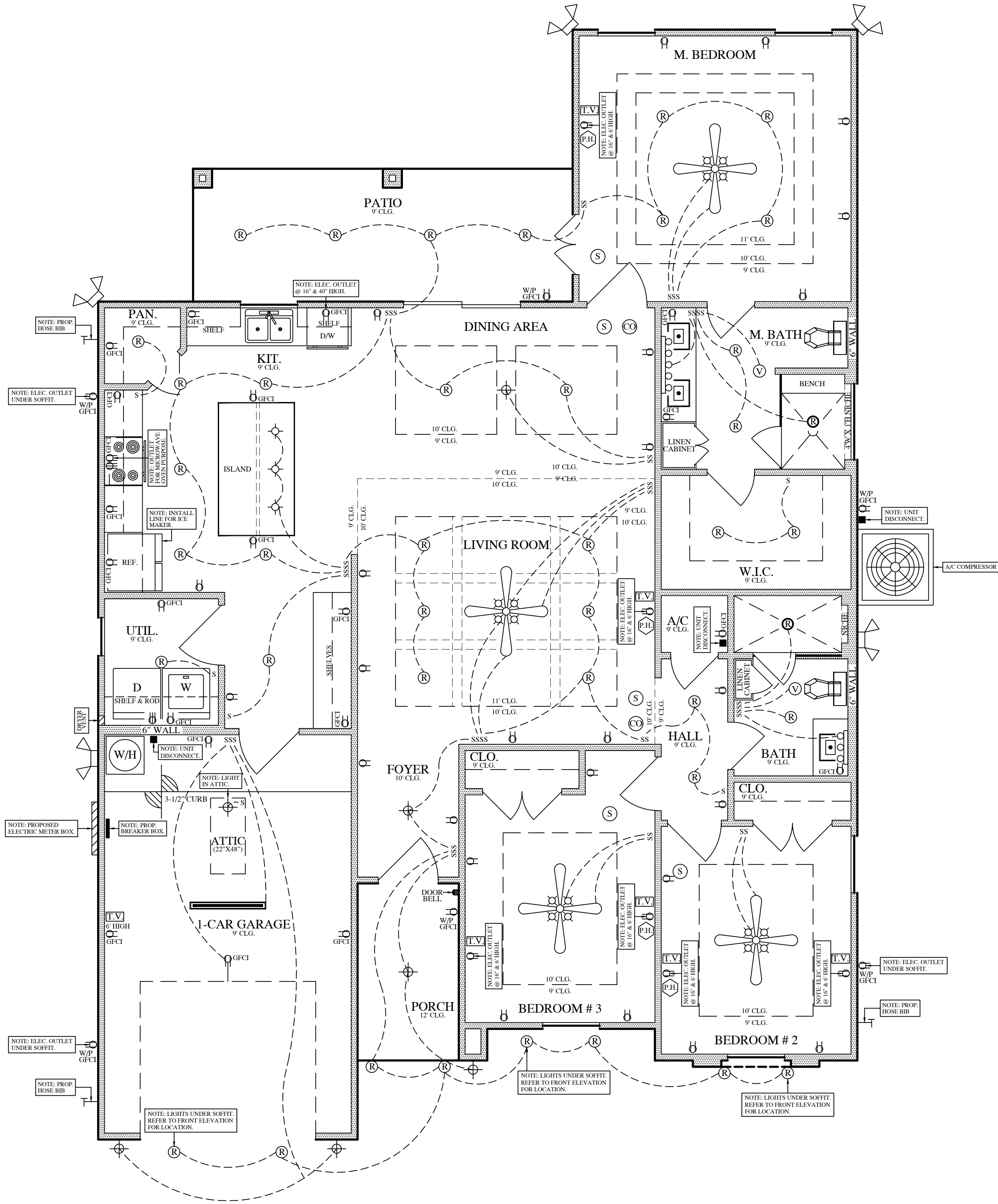
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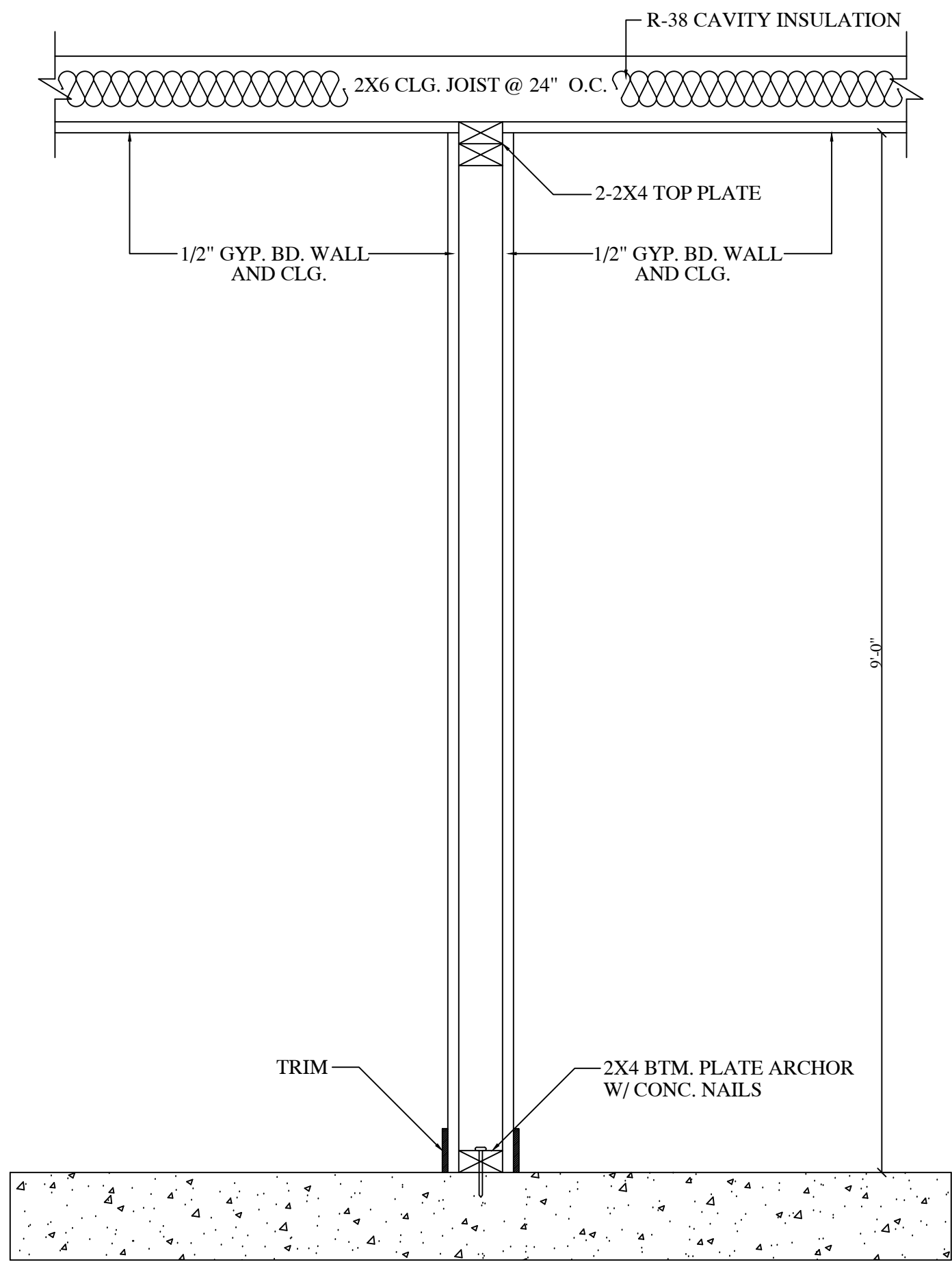
SHEET NO.
A-2
OF 3



ELECTRICAL PLAN

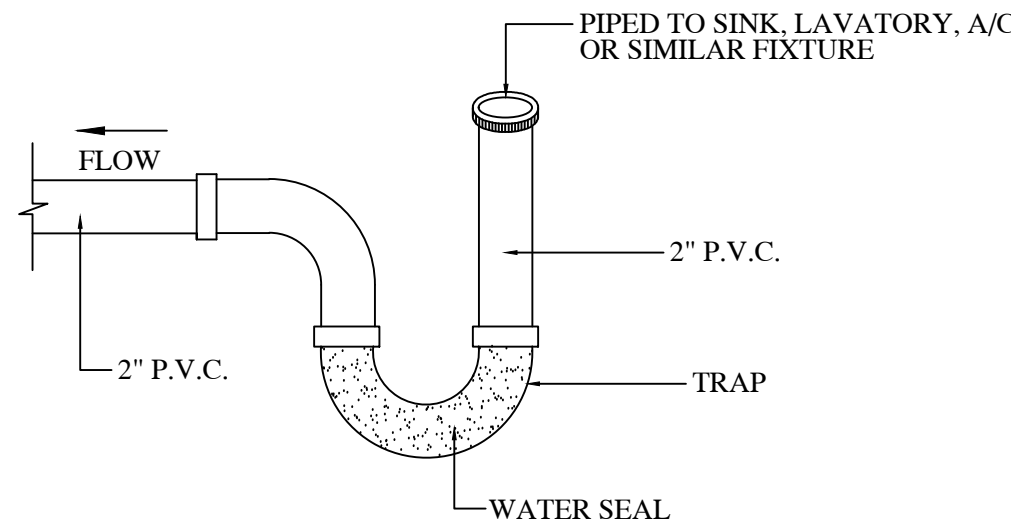
SCALE: 1/4" = 1'-0"

NOTE: ELECTRICIAN SHOULD FIRST VERIFY WITH CONTRACTOR THE LOCATION OF ELECTRICAL METER BOX INSTALLATION.



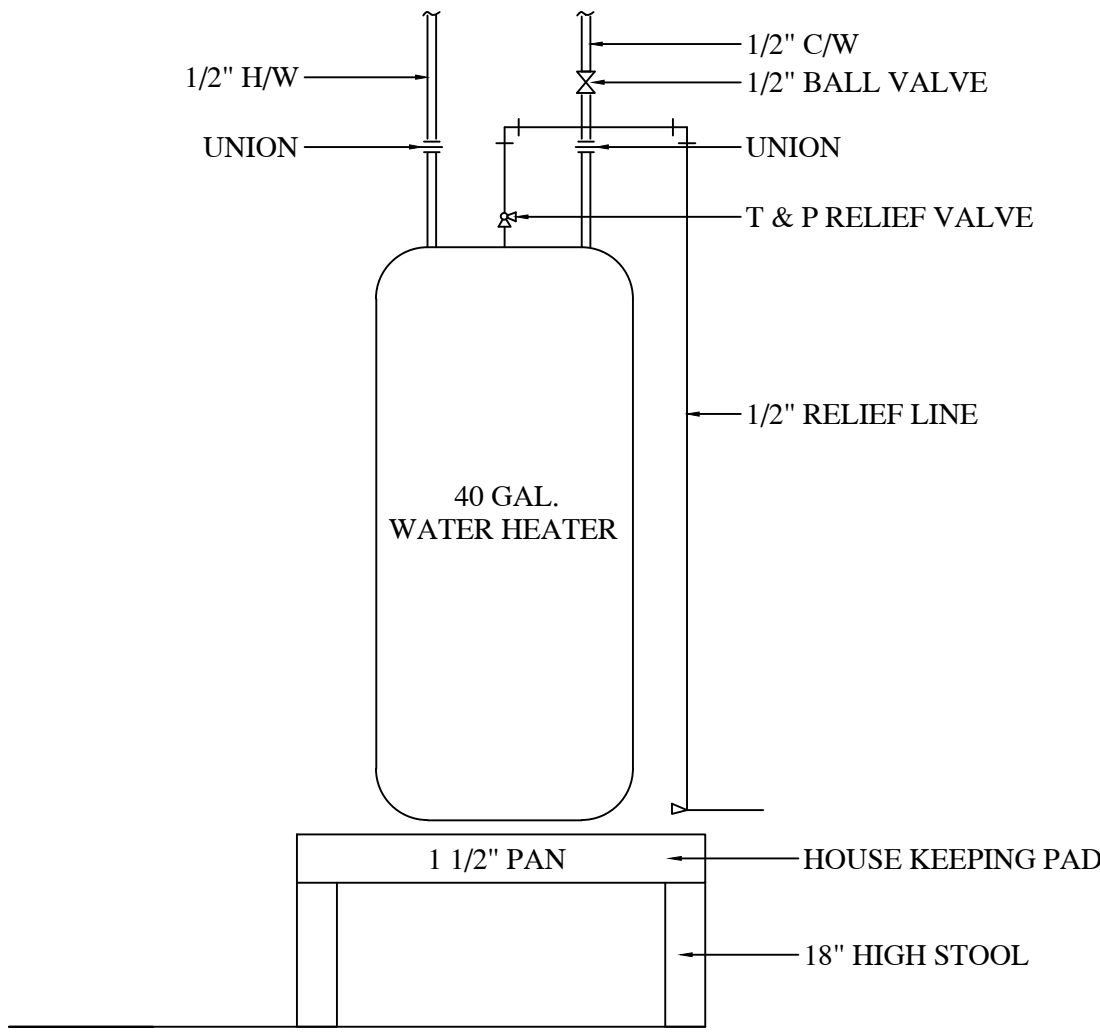
(TYPICAL)
INTERIOR WALL SECTION

N.T.S.



A/C TRAP DETAIL

N.T.S.



NOTE:
WATER HEATER PAN SHALL NOT BE LESS THAN 1-1/2".
AS PER IRC 2018 SECTION P2801.6.1. (PAN SIZE AND DRAIN)

WATER HEATER DETAIL

N.T.S.

LEGEND OF ELECTRICAL SYMBOLS

SYMBOL	DESCRIPTION
	SIMPLIFIED FLUORESCENT LIGHT-50FT CANDLES
	CEILING MOUNTED FAN/LIGHT
	CEILING MOUNTED LIGHT
	DROP LIGHT
	RECESSED CEILING LIGHT
	HUMIDITY PROOF RECESSED CEILING LIGHT
	VANITY LIGHTS
	VANITY LIGHTS
	CABLE T.V. OUTLET
	PHONE OUTLET
	CEILING MOUNTED EXHAUST FAN VENT
	ELECTRICAL SMOKE DETECTOR, CEILING OR MOUNT W/ BATTERY BACKUP
	CARBON MONOXIDE DETECTOR, CEILING OR MOUNT W/ BATTERY BACKUP
	DUPLEX CONVENIENCE OUTLET (WALL OUTLET) 110 VOLTS
	220 - VOLT OUTLET
	GROUND FAULT CIRCUIT INTERRUPTER DUPLEX OUTLET (WALL OUTLET) 110 VOLTS
	WATERPROOF CONVENIENCE OUTLET 110 VOLTS
	SINGLE LIGHT SWITCH
	DOUBLE LIGHT SWITCH
	TRIPLE LIGHT SWITCH
	QUADRUPLE LIGHT SWITCH
	DOOR BELL
	WALL MOUNT BREAKER BOX
	WALL MOUNT CIRCUIT - BREAKER PANEL
	OUTDOOR FLOOD AND SECURITY LIGHT- HIGH WATTAGE LIGHT SENSITIVE ACTIVATED BY THE ABSENCE OF LIGHT

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HOUSE PLANS

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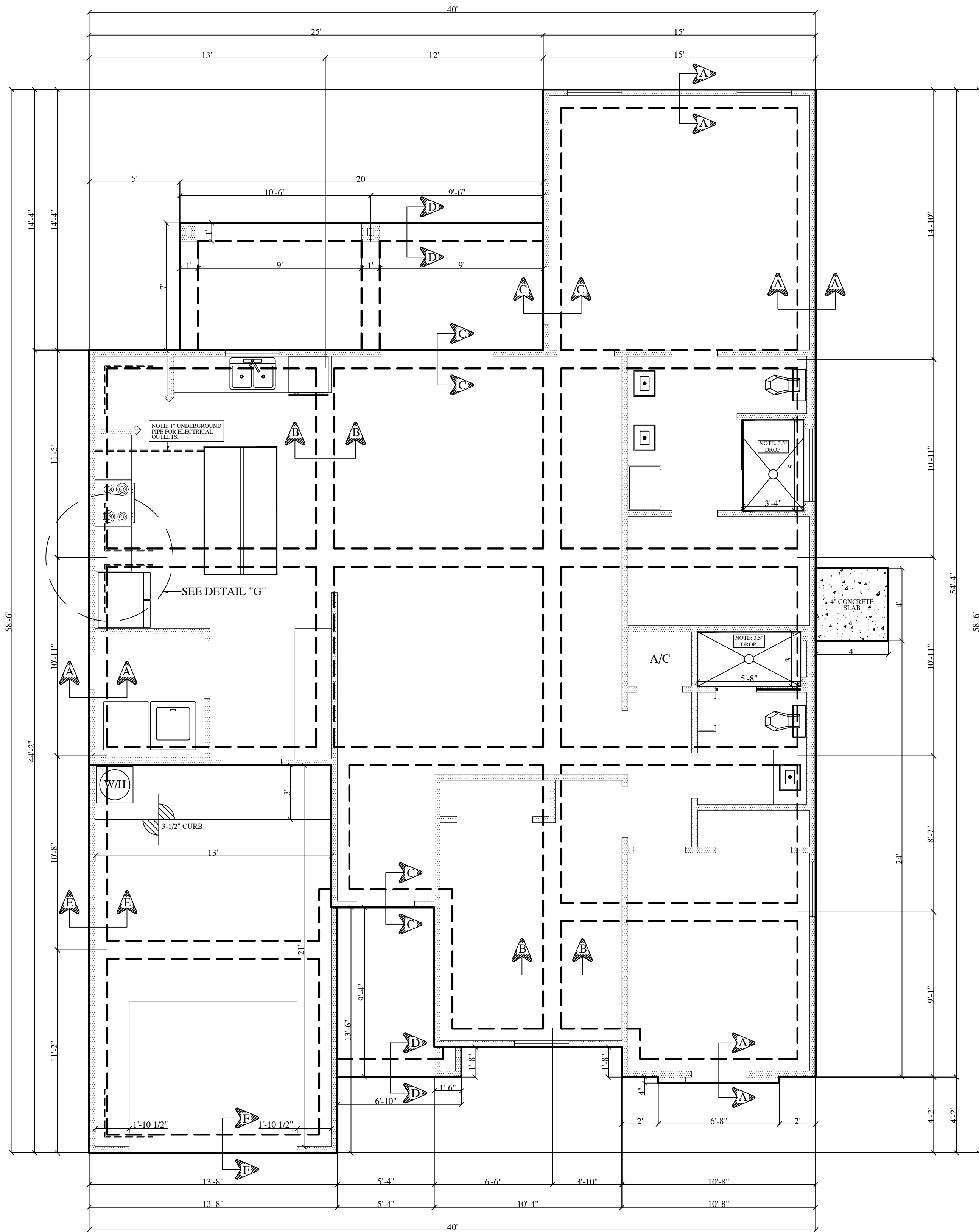
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GARAGE AREA
PORCH AREA
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TOTAL AREA

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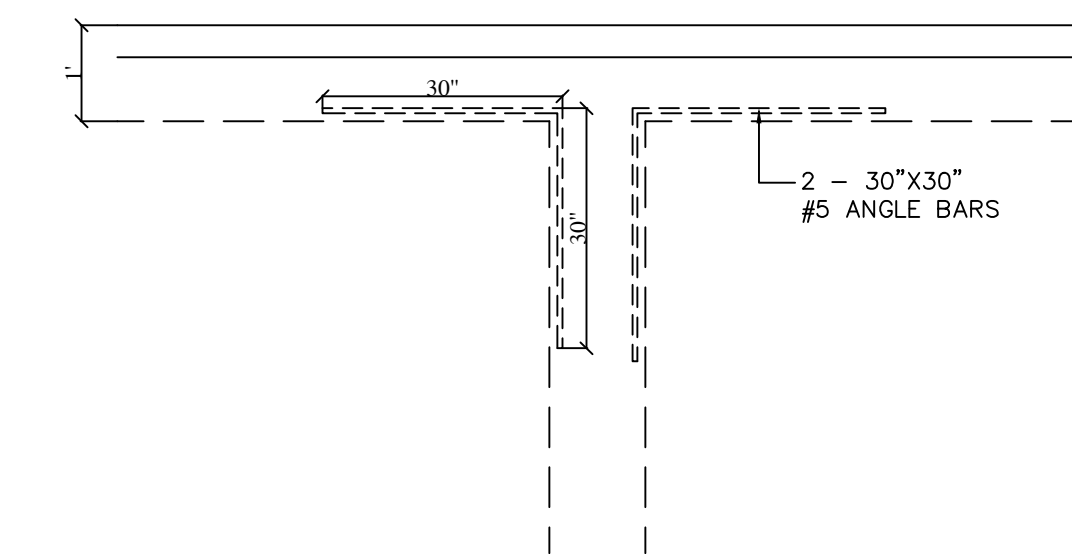
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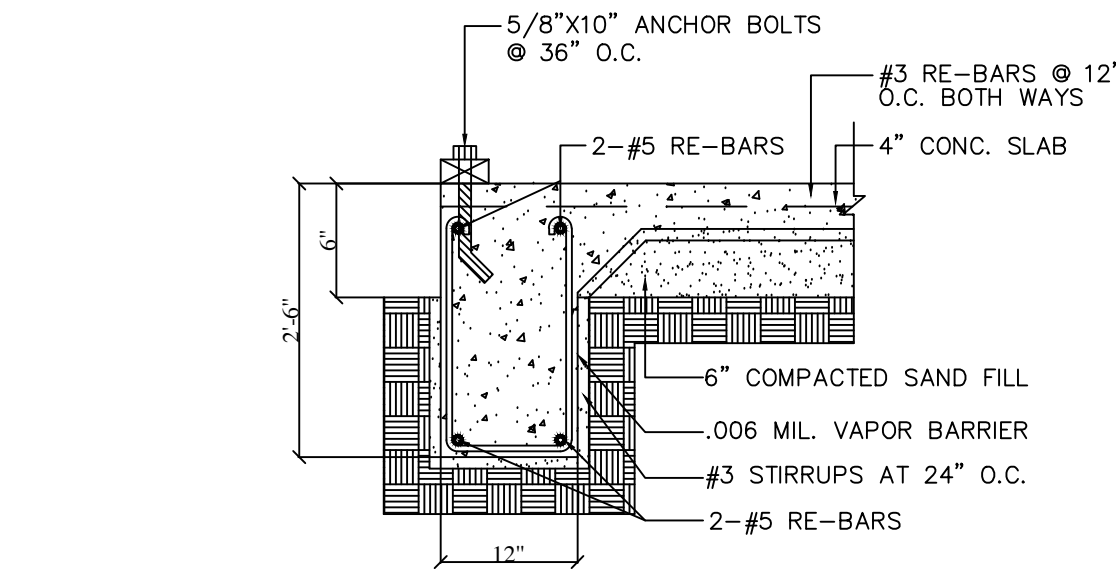
SHEET NO.
A-3
OF 3



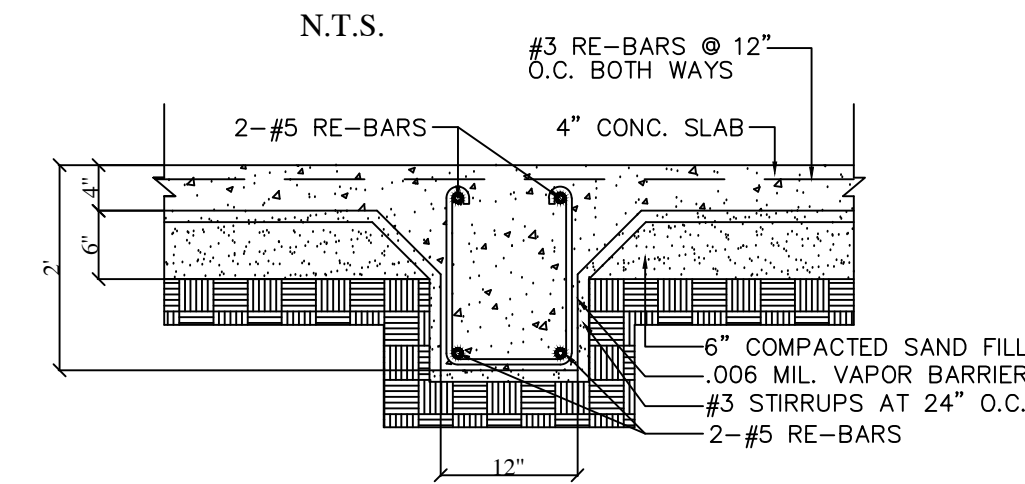
FOUNDATION PLAN
SCALE: 1/4" = 1'-0"



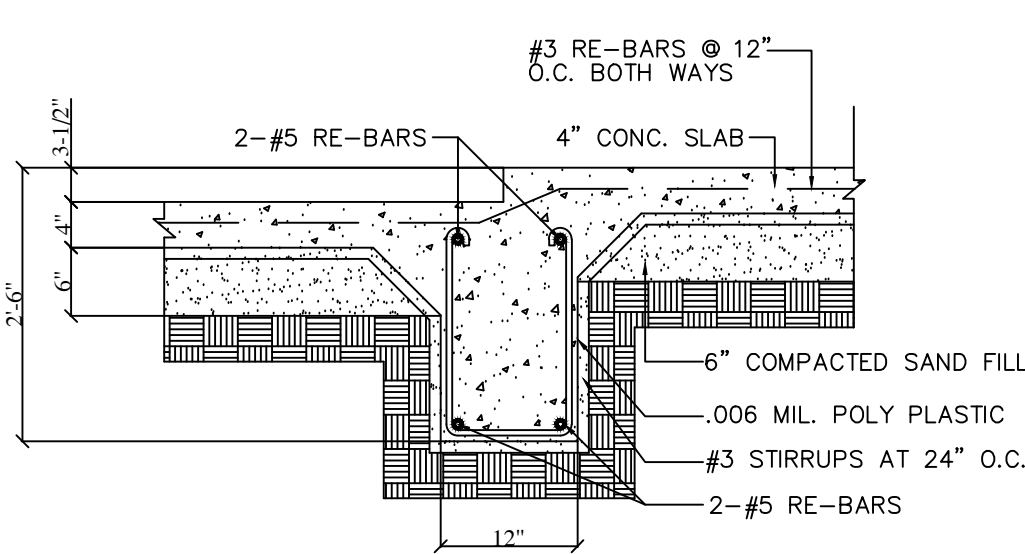
DETAIL "G" - TYPICAL DETAIL
FOR INTERSECTION OF BEAMS
N.T.S.



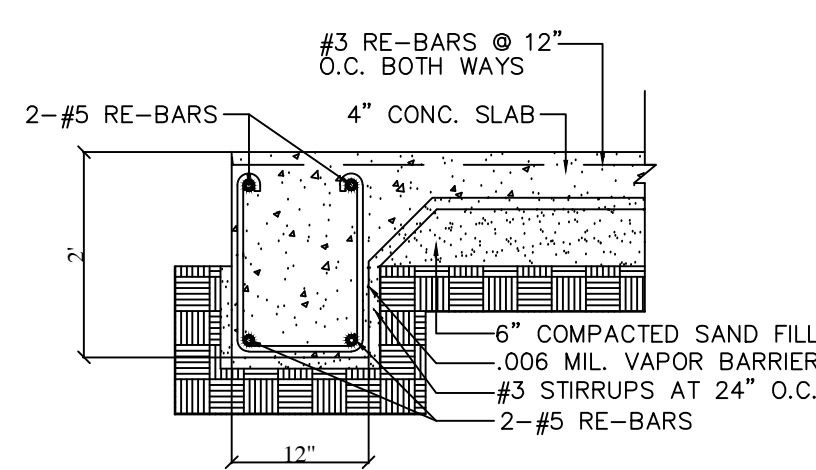
DETAIL "A"



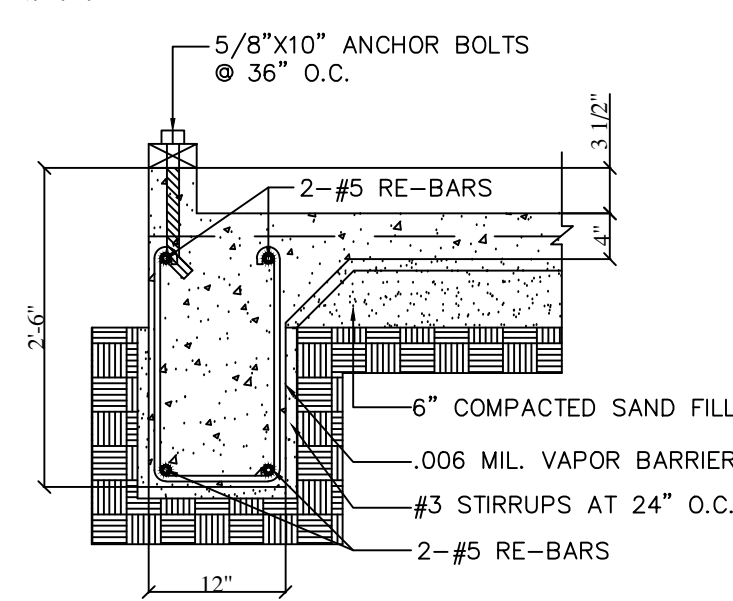
DETAIL "B"



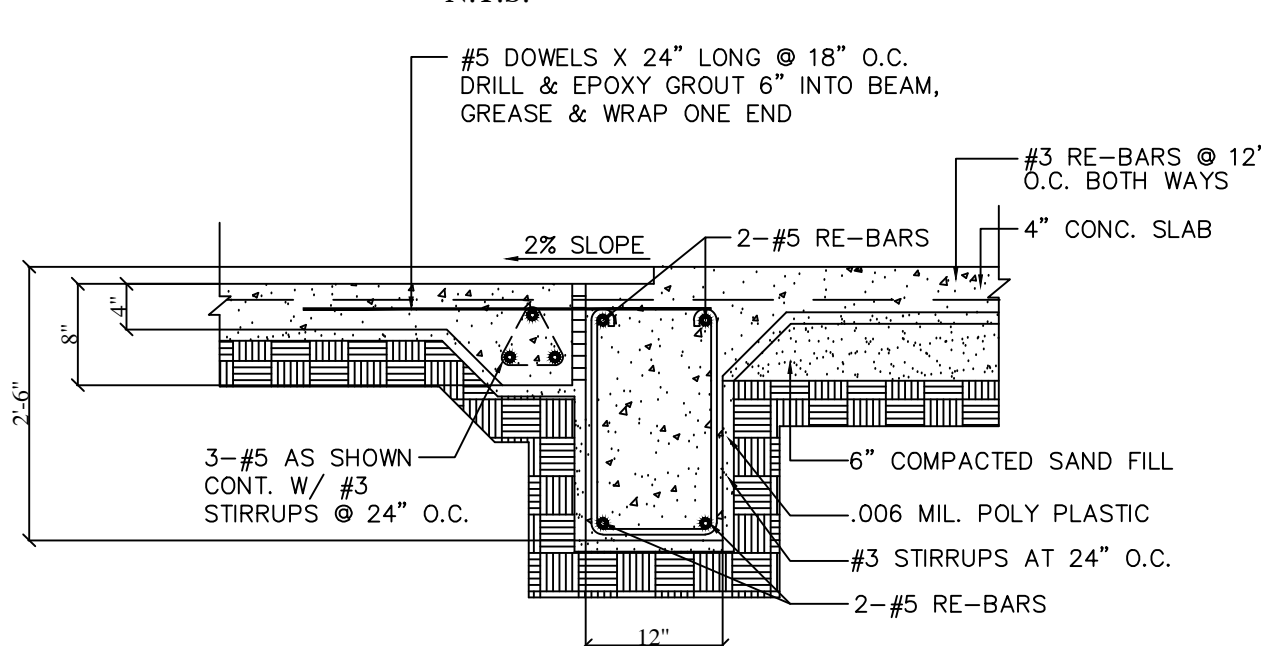
DETAIL "C"



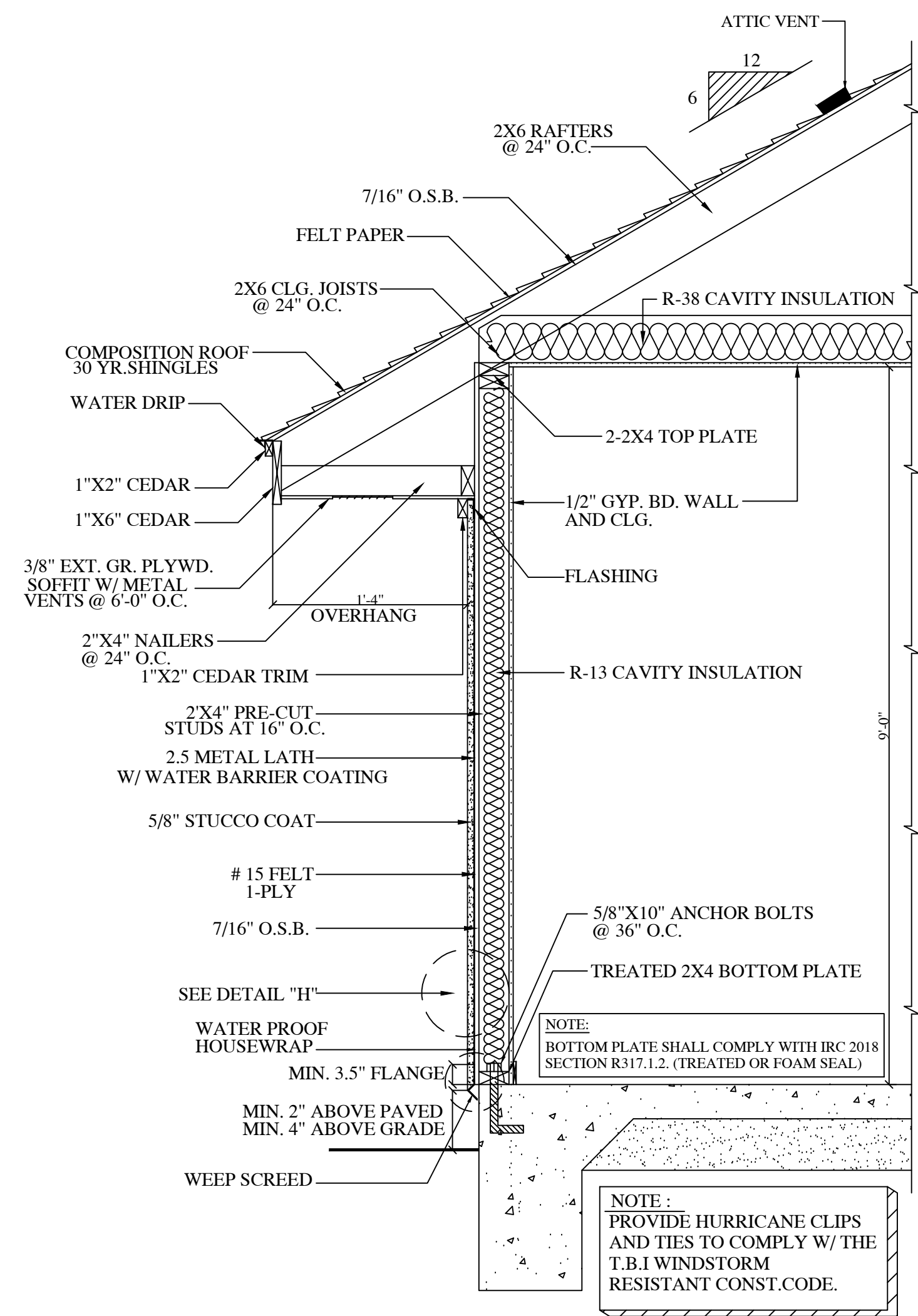
DETAIL "D"



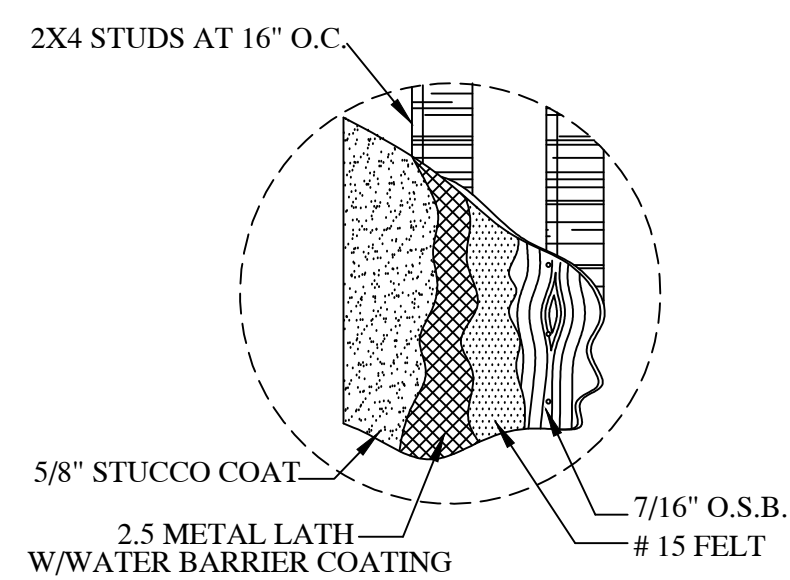
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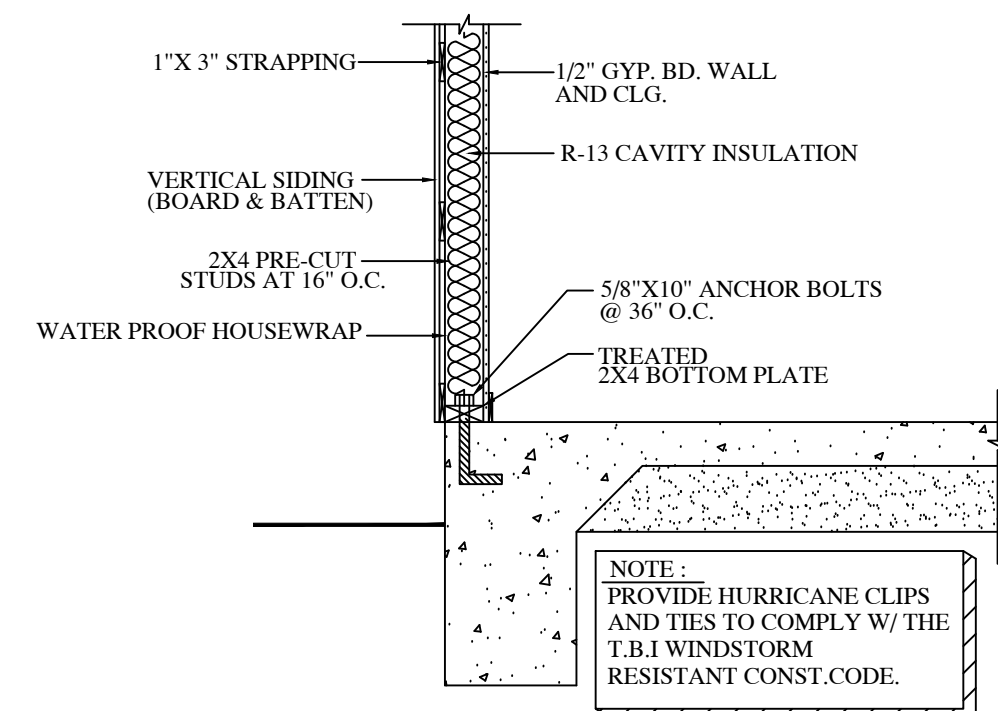
DETAIL "F"



(TYPICAL STUCCO)
WALL SECTION



DETAIL "H"



(TYPICAL BOARD & BATTEN)
WALL SECTION

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