

NOTES:

1. THIS FOUNDATION DRAWING AND NOTES ARE FOR REVIEW ONLY. ACTUAL FOUNDATION DESIGN MAY HAVE TO BE APPROVED BY A PROFESSIONAL ENGINEER OR A REGISTERED ARCHITECT.
2. ALL CONSTRUCTION AND MATERIALS BELOW THE BOTTOM OF THE FLOOR JOISTS IS THE RESPONSIBILITY OF THE BUILDER. FOUNDATION WALL, FOOTER, LOLLY COLUMNS & PADS ARE ALL TO BE DETERMINED ON-SITE IN ACCORDANCE WITH LOCAL CODES & CONDITIONS.
3. REINFORCED MASONRY UNIT REQUIRED AT CENTER BEARING LOCATIONS.
4. LOLLY COLUMNS ARE TO BE SPACED ACCORDING TO SPAN SCHEDULE BASED ON TYPE OF HOUSE, LOCAL SNOW LOAD & WIDTH OF UNIT. ADD'L COLUMNS MAY BE REQ'D & ARE NOTED ON FLOOR PLAN. LOLLY COLUMN SPACING IS BASED ON 1/2"x6"x12" STEEL PLATE BETWEEN COLUMN & CENTER BEAM.
5. FOUNDATION IS TO BE CONSTRUCTED IN ACCORDANCE w/ALL APPLICABLE CODES.
6. FOUNDATION SIZES REFLECT WOOD TO WOOD DIMENSIONS OF MODULAR UNITS, ALLOWING SHEATHING AND SIDING TO OVERHANG THE FOUNDATION. IF STYROFOAM IS USED FOUNDATION MAY BE INCREASED IN LENGTH AND WIDTH TO ACCOMMODATE.
7. PERIMETER FLOOR JOISTS TO BE ATTACHED TO SILL PLATE w/16d NAILS AT 16" O.C.
8. INSTALLATION OF WASHER, DRYER AND/OR WATER HEATER IN BASEMENT PER STATE AND LOCAL CODES IS THE RESPONSIBILITY OF MODULAR MANUFACTURERS, BUILDER.
9. SMOKE DETECTORS IN BASEMENT SHALL BE THE RESPONSIBILITY OF THE BUILDER TO PROVIDE AND INSTALL. (COIL WIRE IN BSMT BY MODULAR MANUFACTURER, INC)
10. CRAWL SPACE FOUNDATION REQUIRES A MINIMUM 18"x24" ACCESS OPENING, INSECT & RODENT PROOF CROSS VENTS WITHIN 3' OF CORNERS AND PROVIDE 1/150 OF FLOOR AREA WITH VENTILATION.
11. SEE MODULAR MANUFACTURERS' SUBMISSION SET PAGE FOR ADDITIONAL NOTES AND DETAILS.

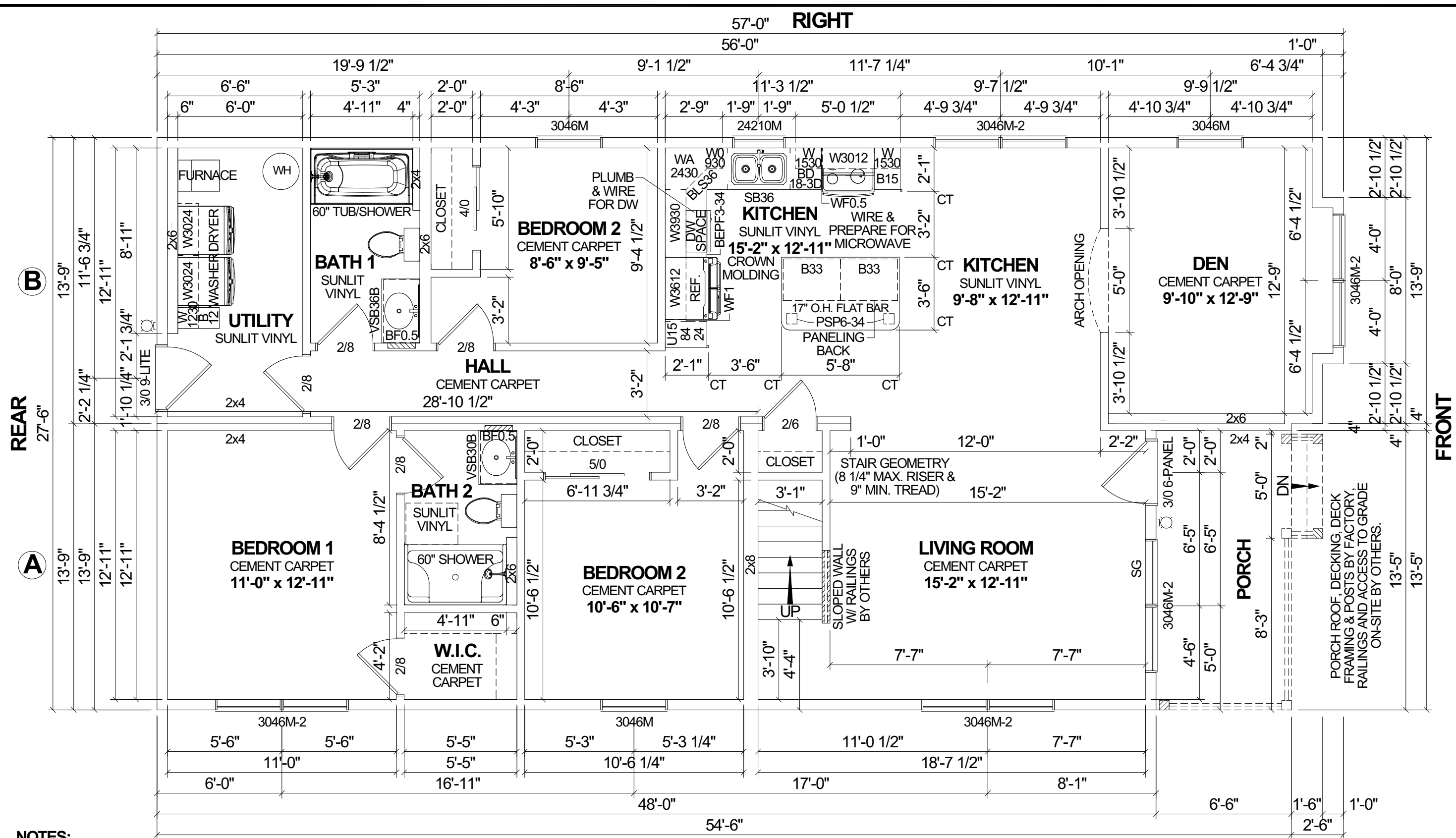
DATE:	BY:	REVISION:	DATE:	BY:
02/18/2023	SC			
0				

FOUNDATION PLAN

impresa MODULAR
 1586 WINCHESTER AVE.
 MARTINSBURG, WV 25405
 FAX: 877-419-2505
 WWW.IMPRESAMODULAR.COM

SCALE:	N.T.S.
SHEET:	1.0

DISCLAIMER: THESE DRAWINGS ARE ARTISTS RENDERINGS ONLY AND FINAL PROJECT MAY NOT BE IDENTICAL TO THAT SHOWN HERE. PROPRIETARY WORK PRODUCT AND PROPERTY OF EXPRESS HOMES, INC. DBA IMPRESA MODULAR AND DEVELOPED FOR THE EXCLUSIVE USE OF IMPRESA MODULAR. USE OF THESE DRAWINGS AND CONCEPTS CONTAINED THEREIN WITHOUT WRITTEN PERMISSION OF IMPRESA MODULAR IS PROHIBITED.



- NOTES:**
- 2x6 EXTERIOR WALLS EXCEPT AS NOTED.
 - 2x4 INTERIOR WALLS EXCEPT AS NOTED.
 - 8'-0" CEILING HEIGHT.
 - 12/12 STORAGE ROOF EXCEPT AS NOTED.
 - MERRILLAT CLASSIC CABINETS.
 - PLY GEM PRO SERIES DOUBLE HUNG WINDOWS.
 - 10" ROOF OVERHANG.

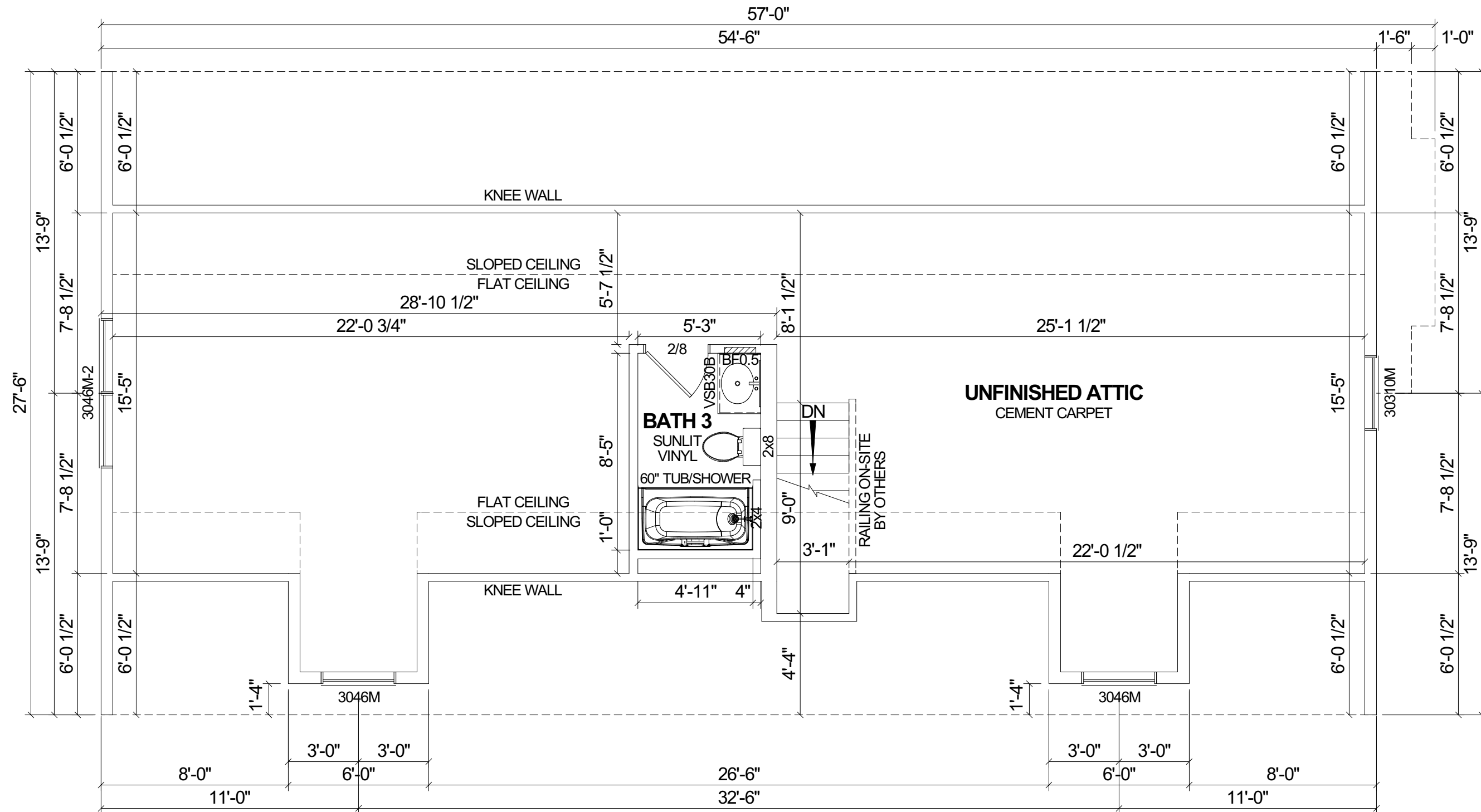
- COLORS:**
- ROOF SHINGLE: BLACK
 - SIDING: SEAGRASS / GREEN
 - FASCIA & SOFFIT: WHITE
 - WINDOW EXTERIOR: WHITE
 - WINDOW INTERIOR: WHITE

- EXTERIOR DOOR: WHITE
- INTERIOR DOOR: GRAY
- INTERIOR WALL: WHITE
- KITCHEN CABINETS: OAK
- KITCHEN COUNTERTOPS: LAMINATE / WHITE ICE GRANITE
- KITCHEN APPLIANCES: STAINLESS STEEL

1ST FLOOR: 1,440 SQ.FT.
 2ND FLOOR ATTIC: 936 SQ.FT.
 TOTAL AREA: 2,376 SQ.FT.
 PORCH: 100 SQ.FT.

DISCLAIMER: THESE DRAWINGS ARE ARTISTS RENDERINGS ONLY AND FINAL PROJECT MAY NOT BE IDENTICAL TO THAT SHOWN HERE. PROPRIETARY WORK PRODUCT AND PROPERTY OF EXPRESS HOMES, INC. DBA IMPRESA MODULAR AND DEVELOPED FOR THE EXCLUSIVE USE OF IMPRESA MODULAR. USE OF THESE DRAWINGS AND CONCEPTS CONTAINED THEREIN WITHOUT WRITTEN PERMISSION OF IMPRESA MODULAR IS PROHIBITED.

DATE:	02/18/2023	BY:	SC
REVISION:	0	DATE:	
FIRST FLOOR PLAN			
1586 WINCHESTER AVE. MARTINSBURG, WV 25405 FAX: 877-419-2505 WWW.IMPRESAMODULAR.COM			
SCALE:	N.T.S.		
SHEET:	3.0		



PROPOSED 2ND FLOOR PLAN
 THE ATTIC IS NOT FINAL UNTIL TRUSS DESIGNED,
 INTERIOR MATERIALS SUPPLIED & INSTALLED
 ON-SITE BY OTHERS.

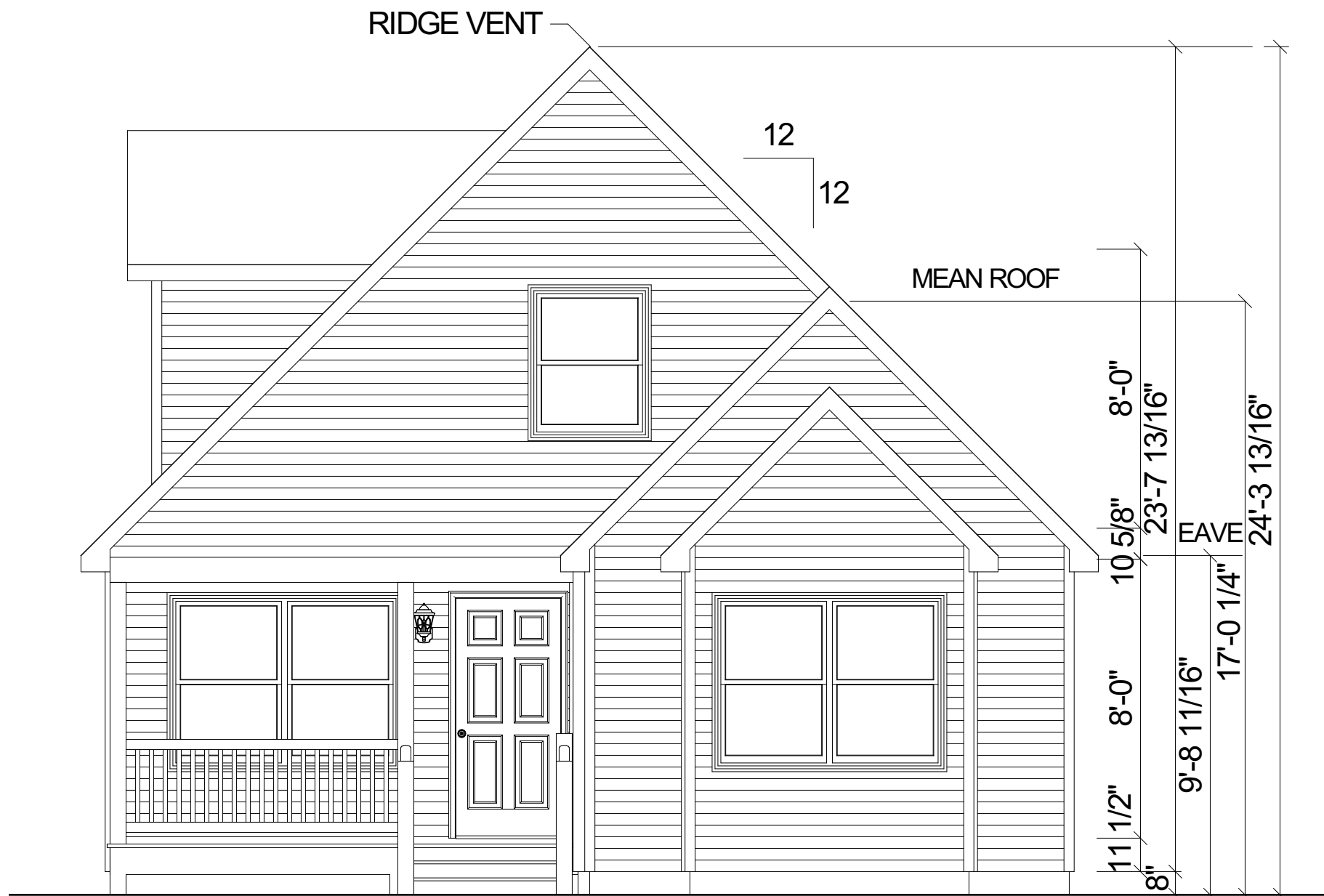
DATE:	BY:	REVISION:	DATE:	BY:
02/18/2023	SC			

SECOND FLOOR PLAN

impresa MODULAR
 1586 WINCHESTER AVE.
 MARTINSBURG, WV 25405
 FAX: 877-419-2505
 WWW.IMPRESAMODULAR.COM

SCALE:
 N.T.S.
 SHEET:

DISCLAIMER: THESE DRAWINGS ARE ARTISTS RENDERINGS ONLY AND FINAL PROJECT MAY NOT BE IDENTICAL TO THAT SHOWN HERE. PROPRIETARY WORK PRODUCT AND PROPERTY OF EXPRESS HOMES, INC. DBA IMPRESA MODULAR AND DEVELOPED FOR THE EXCLUSIVE USE OF IMPRESA MODULAR. USE OF THESE DRAWINGS AND CONCEPTS CONTAINED THEREIN WITHOUT WRITTEN PERMISSION OF IMPRESA MODULAR IS PROHIBITED.



RIDGE VENT

12
12

MEAN ROOF

11 1/2"
8"
8'-0"
10 5/8"
23'-7 13/16"
8'-0"
17'-0 1/4"
EAVE
24'-3 13/16"

FRONT ELEVATION

DATE:	BY:	REVISION:	DATE:	BY:
02/18/2023	SC			
0				

ELEVATION

impresa
MODULAR
1586 WINCHESTER AVE.
MARTINSBURG, WV 25405
FAX: 877-419-2505
WWW.IMPRESAMODULAR.COM

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

SHEET:
2.0

DISCLAIMER: THESE DRAWINGS ARE ARTISTS RENDERINGS ONLY AND FINAL PROJECT MAY NOT BE IDENTICAL TO THAT SHOWN HERE. PROPRIETARY WORK PRODUCT AND PROPERTY OF EXPRESS HOMES, INC. DBA IMPRESA MODULAR AND DEVELOPED FOR THE EXCLUSIVE USE OF IMPRESA MODULAR. USE OF THESE DRAWINGS AND CONCEPTS CONTAINED THEREIN WITHOUT WRITTEN PERMISSION OF IMPRESA MODULAR IS PROHIBITED.



ACCESS TO GRADE
ON-SITE BY OTHERS

REAR ELEVATION

DATE:	BY:	REVISION:	DATE:	BY:
02/18/2023	SC			
0				

ELEVATION

impresa
MODULAR

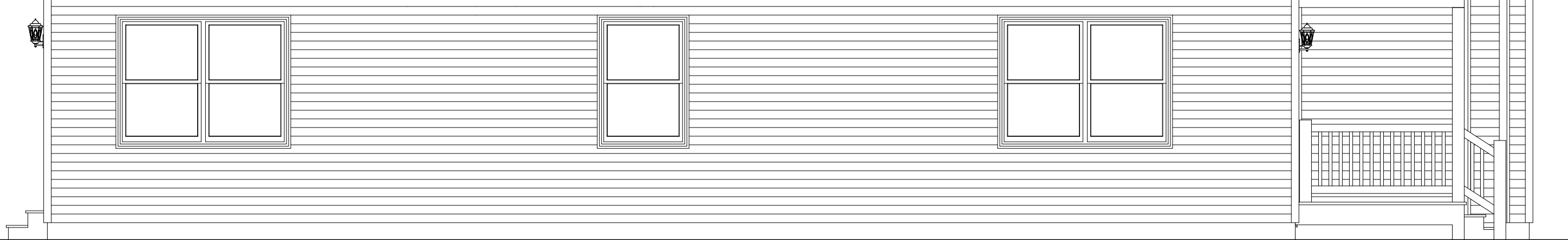
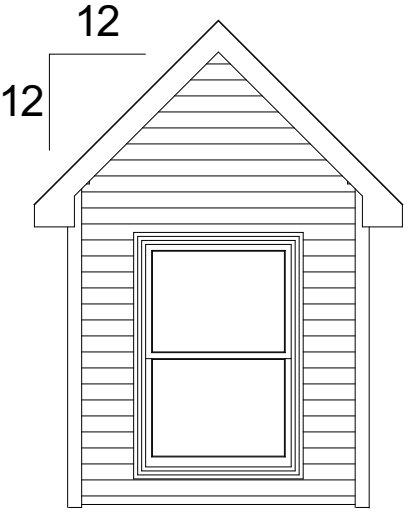
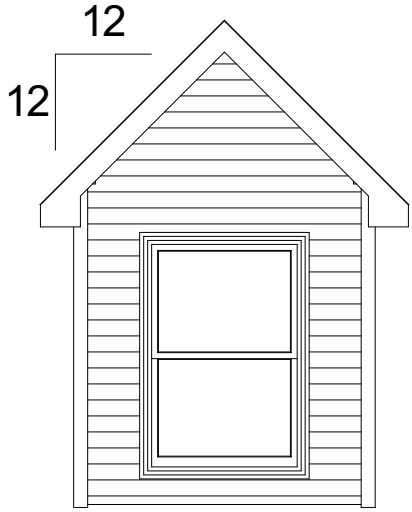
1586 WINCHESTER AVE.
MARTINSBURG, WV 25405
FAX: 877-419-2505
WWW.IMPRESAMODULAR.COM

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

SHEET:

2.1

RIDGE VENT



LEFT ELEVATION

DATE:	BY:	REVISION:	DATE:	BY:
02/18/2023	SC			
0				

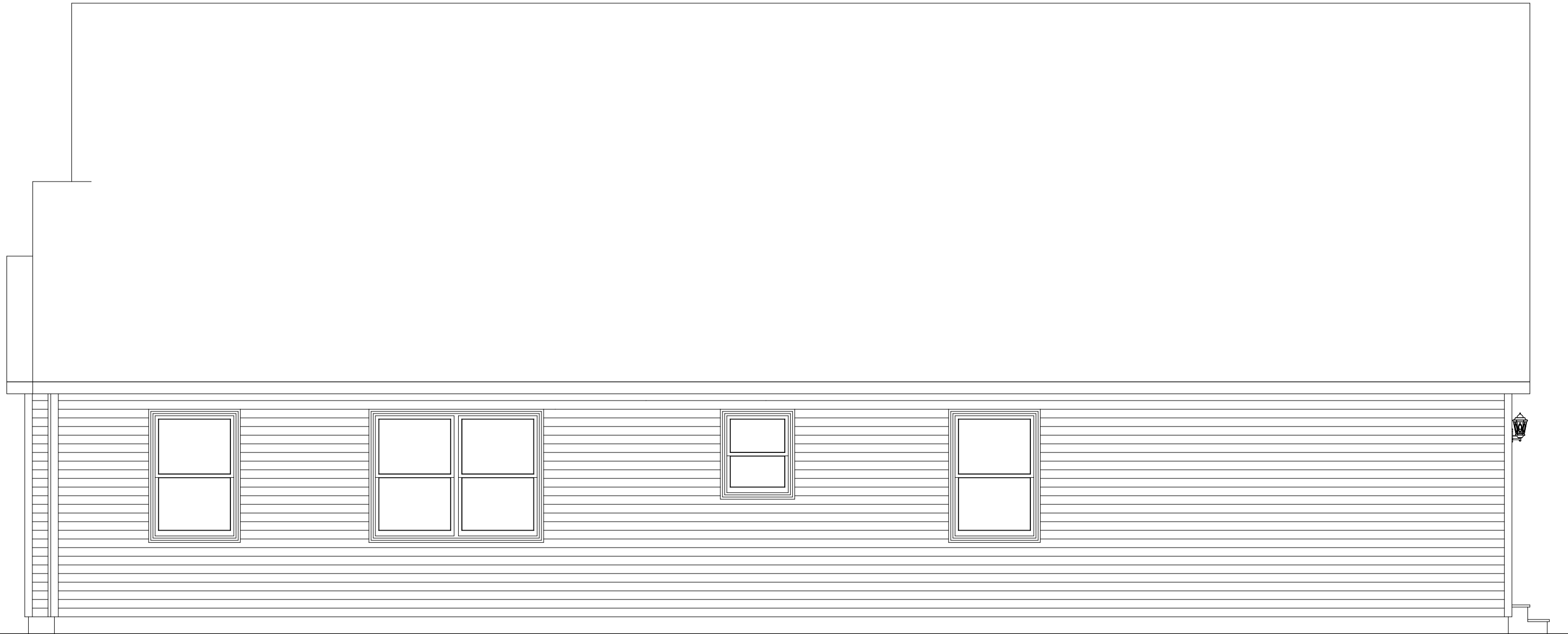
ELEVATION

impresa
MODULAR
1586 WINCHESTER AVE.
MARTINSBURG, WV 25405
FAX: 877-419-2505
WWW.IMPRESAMODULAR.COM

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

2.2

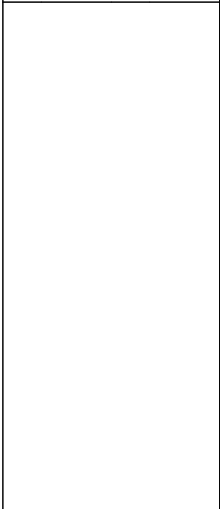
DISCLAIMER: THESE DRAWINGS ARE ARTISTS RENDERINGS ONLY AND FINAL PROJECT MAY NOT BE IDENTICAL TO THAT SHOWN HERE. PROPRIETARY WORK PRODUCT AND PROPERTY OF EXPRESS HOMES, INC. DBA IMPRESA MODULAR AND DEVELOPED FOR THE EXCLUSIVE USE OF IMPRESA MODULAR. USE OF THESE DRAWINGS AND CONCEPTS CONTAINED THEREIN WITHOUT WRITTEN PERMISSION OF IMPRESA MODULAR IS PROHIBITED.



RIGHT ELEVATION

DATE:	BY:	REVISION:	DATE:	BY:
02/18/2023	SC			
0				

ELEVATION



impresa
MODULAR
1586 WINCHESTER AVE.
MARTINSBURG, WV 25405
FAX: 877-419-2505
WWW.IMPRESAMODULAR.COM

SCALE:

1/4"=1'-0"

SHEET:

2.3

DISCLAIMER: THESE DRAWINGS ARE ARTISTS RENDERINGS ONLY AND FINAL PROJECT MAY NOT BE IDENTICAL TO THAT SHOWN HERE. PROPRIETARY WORK PRODUCT AND PROPERTY OF EXPRESS HOMES, INC. DBA IMPRESA MODULAR AND DEVELOPED FOR THE EXCLUSIVE USE OF IMPRESA MODULAR. USE OF THESE DRAWINGS AND CONCEPTS CONTAINED THEREIN WITHOUT WRITTEN PERMISSION OF IMPRESA MODULAR IS PROHIBITED.