

BLUE HERON VILLAGE  
LENHARTSVILLE, PA 19534  
LENHARTSVILLE BOROUGH, BERKS COUNTY



## LOCATION MAP

10/2/2024 12:08:28 PM, ISSUED FOR PERMIT

GENERAL NOTES:

- FOUNDATION:

- ## REINFORCED CONCRETE:

- FOOTINGS:

- FOUNDATION WALLS:

- ### STRUCTURAL STEEL:

- ### WOOD CONSTRUCTION:

- ## WOOD FLOORS:

- ## WOOD STUD WALLS:

- INTERIOR WALL COVERING:

- ## EXTERIOR WALL COVERING

- ROOF-CEILING CONSTRUCTION:

- TRUSSES TO BE DESIGNED IN
- 
- ENGINEERING PRACTICE AND

- ## 1 BEAM POCKET DETAIL

- SECTION AT GARAGE LEDGE

- 2 SECTION AT FOUNDATION WALL

- 1 BASEMENT / FOUNDATION PLAN

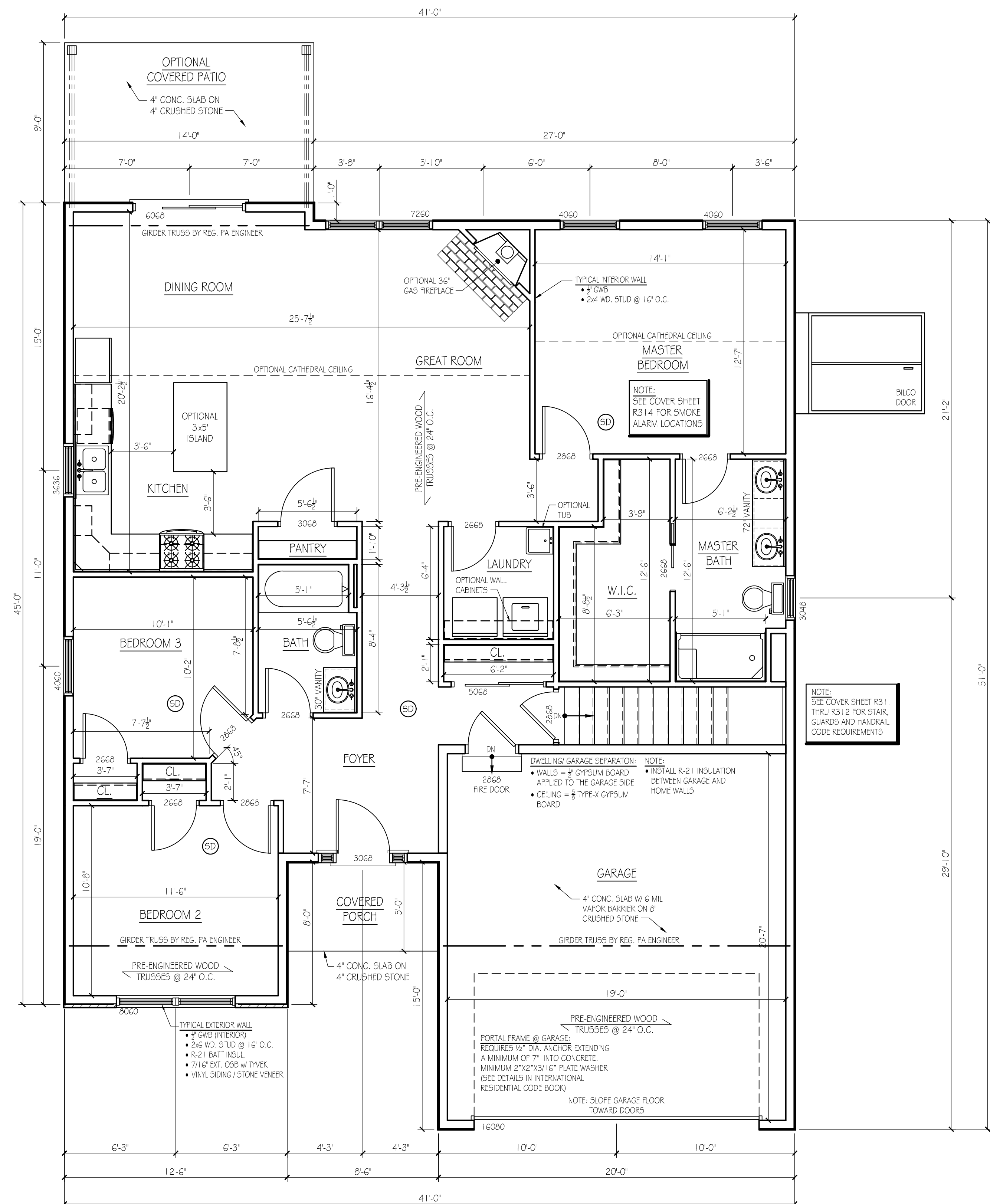
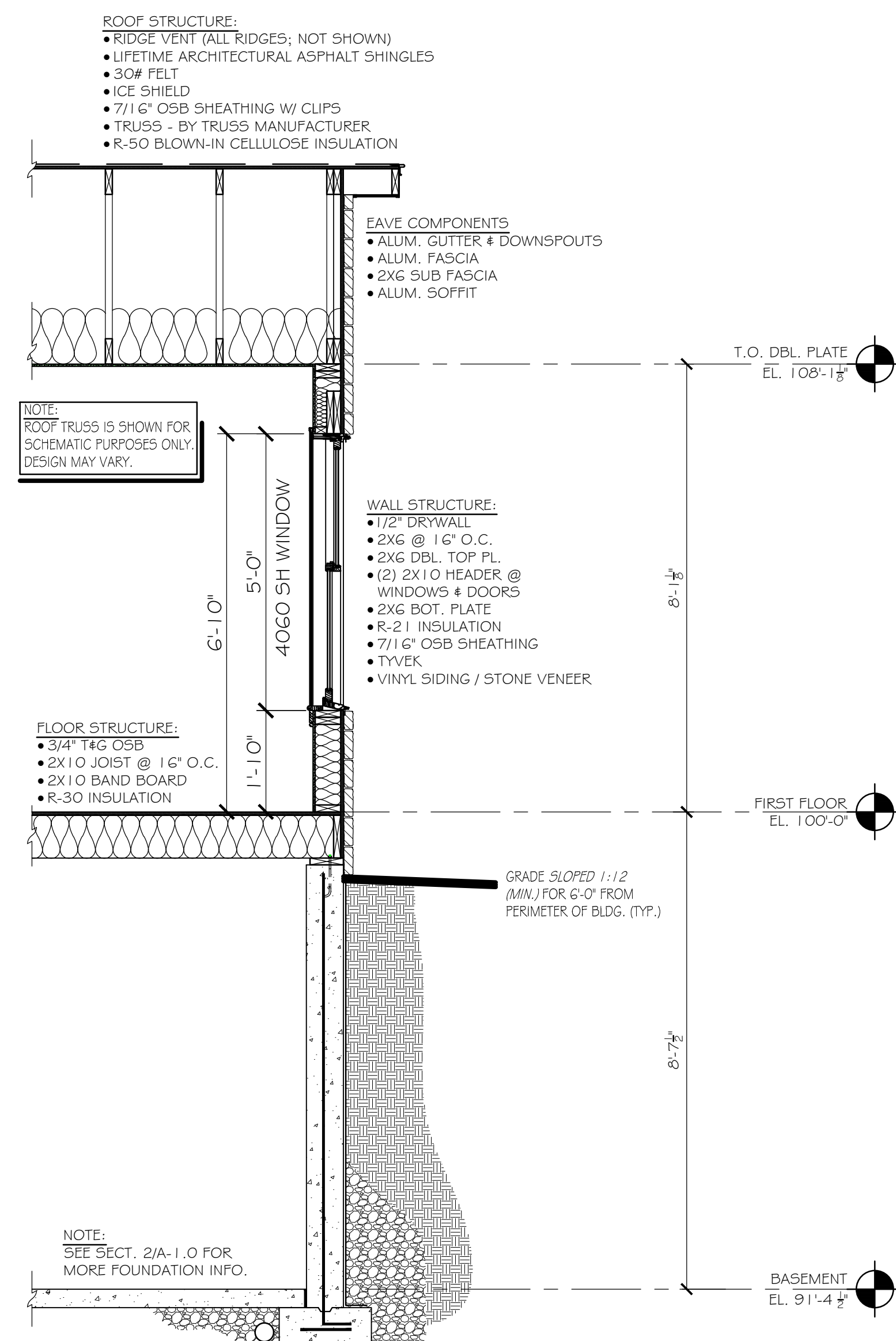
**Drafting Solutions<sup>LLC</sup>**  
 4641 POTTSVILLE PIKE  
 SUITE 102  
 READING, PA 19605  
 Ph: 610.929.1165  
 mark@draftingsolutions.us

FOR ALL YOUR DRAFTING NEEDS:  
 RESIDENTIAL DESIGN & DRAFTING  
 AUTOCAD A/C - CURRENT RELEASE  
 CG RENDERINGS

**BASEMENT PLAN &  
GENERAL NOTES**

All dimensions & existing conditions to be checked & verified by the contractor at the site. Any omissions or conflicts shall be reported to the Engineer immediately. The design of the foundation & basement workshop shall conform to the standards of the American Institute of Steel Construction and the American Concrete Institute. Copyright by American Institute of Steel Construction, Inc. 1989. All rights reserved. No portion of this drawing may be copied without the written permission of Onelunsee Builders.

## A-1.0



SQUARE FOOTAGE:

GARAGE AREA	391 SF
-------------	--------

ISSUE DATE	
02-12-24	
No.	REVISIONS

**Drafting Solutions<sup>ll</sup>** LLC  
 46241 POTTSTVILLE PIKE  
 SUITE 102  
 READING, PA 19605  
 Ph: (610.929.1654)  
 mark@draftingsolutions.us

FOR ALL YOUR DRAFTING NEEDS  
 RESIDENTIAL DESIGN & DRAFTING  
 AutoCAD ACA - CURRENT RELEASE  
 CG RENDERINGS

PROPOSED SINGLE FAMILY DWELLING FOR:

**MODEL B**

BLUE HERON VILLAGE  
LENHARTSVILLE, PA  
LENHARTSVILLE BOROUGH, BERKS COUNTY

existing conditions to be checked and verified at the site. Any omissions or conflicts shall be resolved before proceeding with the work. All drawings shall conform to the standards of the American Concrete Institute and the American Concrete Institute, Copyright 1990. All drawings may be copied without the written permission of the American Concrete Institute.

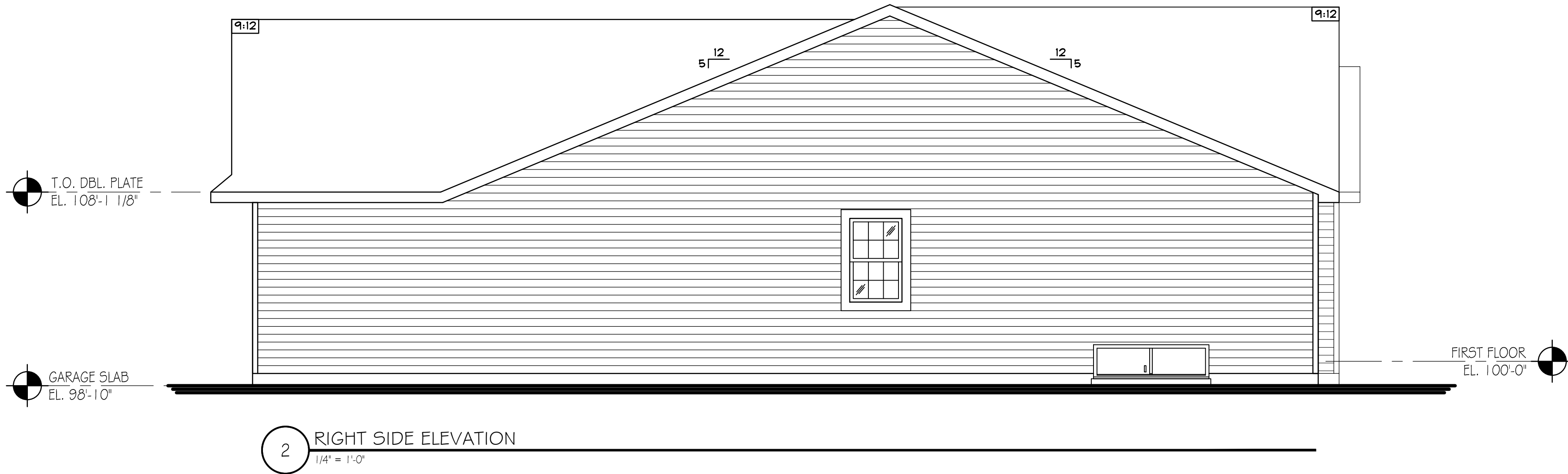
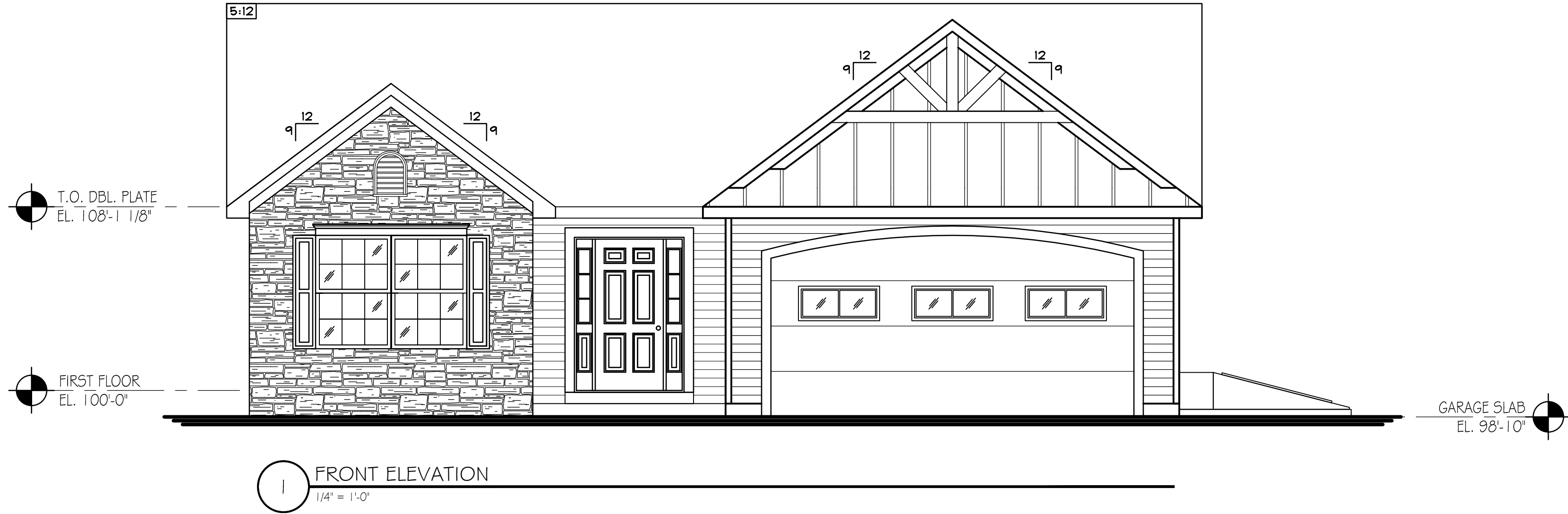
 **ONTELAUNEE BUILDERS**

[www.ontelbuilders.com](http://www.ontelbuilders.com)

183 CHRISTMAN ROAD  
LENHARTSVILLE, PA 19534  
610-562-6779

PROJ. NO. 24-12

DRAWING NO.



ISSUE DATE

02-12-24

No. REVISIONS

FOR ALL YOUR DRAFTING NEEDS  
RESIDENTIAL DRAFTING  
ARCHITECTURAL - CONCEPTS  
AUTOCAD PLOT - CURRENT RELEASE  
CG RENDERINGS

**Drafting Solutions II**  
LLC

4641 POTTSVILLE PIKE  
SUITE 102  
READING, PA 19605  
Ph: 610.929.1654  
mark@draftingsolutions.us

PROPOSED SINGLE FAMILY DWELLING FOR:

**MODEL B**

BLUE HERON VILLAGE  
LENHARTSVILLE PA  
LENHARTSVILLE BOROUGH, BERKS COUNTY

ELEVATIONS

All dimensions & existing conditions to be checked & verified by the contractor prior to construction. The contractor shall be responsible to the Architect for resolution before proceeding with the work. All materials and workmanship shall conform to the standards of the American Institute of Architects. Onsite use of materials and workmanship shall be subject to the approval of the Onsiteuse Builders pursuant to Federal Copyright Law; all rights reserved. No portion of this drawing may be copied without the written permission of Onsiteuse Builders.

www.ontelaunee.com

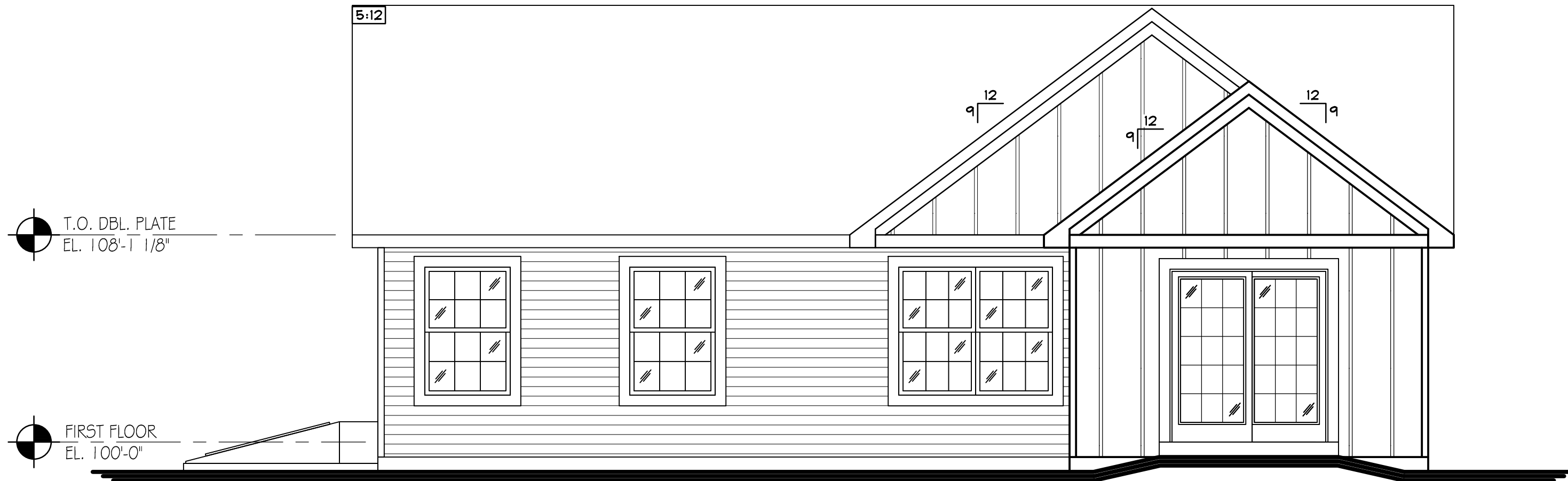
**ONTELAUNEE**  
BUILDERS

183 CHRISTMAN ROAD  
LENHARTSVILLE, PA 19534  
610-562-6779

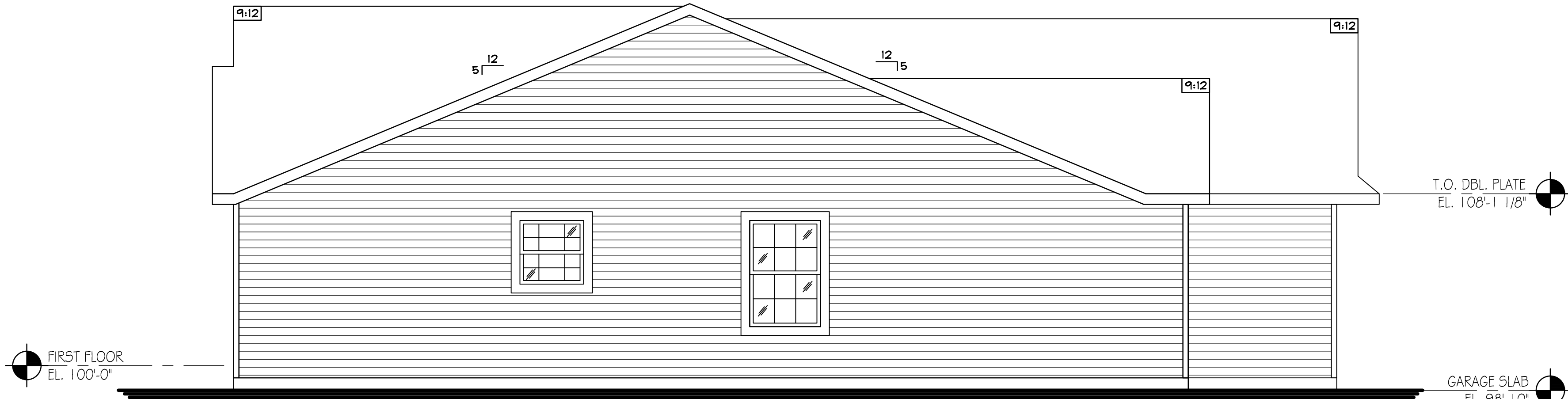
PROJ. NO. 24-12

DRAWING NO.

**A-2.0**



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



2 LEFT SIDE ELEVATION  
1/4" = 1'-0"

ISSUE DATE

02-12-24

No. REVISIONS

FOR ALL YOUR DRAFTING NEEDS  
RESIDENTIAL DESIGN, ARCHITECTURAL  
AUTOCAD PLOT - CURB CUT RELEASE  
CG RENDERINGS

**Drafting Solutions II LLC**  
4641 POTTSVILLE PIKE  
SUITE 102  
READING, PA 19605  
Ph: 610.929.1654  
mark@draftingsolutions.us

PROPOSED SINGLE FAMILY DWELLING FOR:

**MODEL B**

BLUE HERON VILLAGE  
LENHARTSVILLE PA  
LENHARTSVILLE BOROUGH, BERKS COUNTY

ELEVATIONS

All dimensions & existing conditions to be checked & verified by the contractor prior to construction. The architect shall be responsible to the Architect for resolution before proceeding with the work. All materials and workmanship shall conform to the standards of the American Institute of Architects. The contractor shall be responsible for obtaining all necessary permits. Onsite Builders pursuant to Federal Copyright Law; all rights reserved. No portion of this drawing may be copied without the written permission of Onsite Builders.

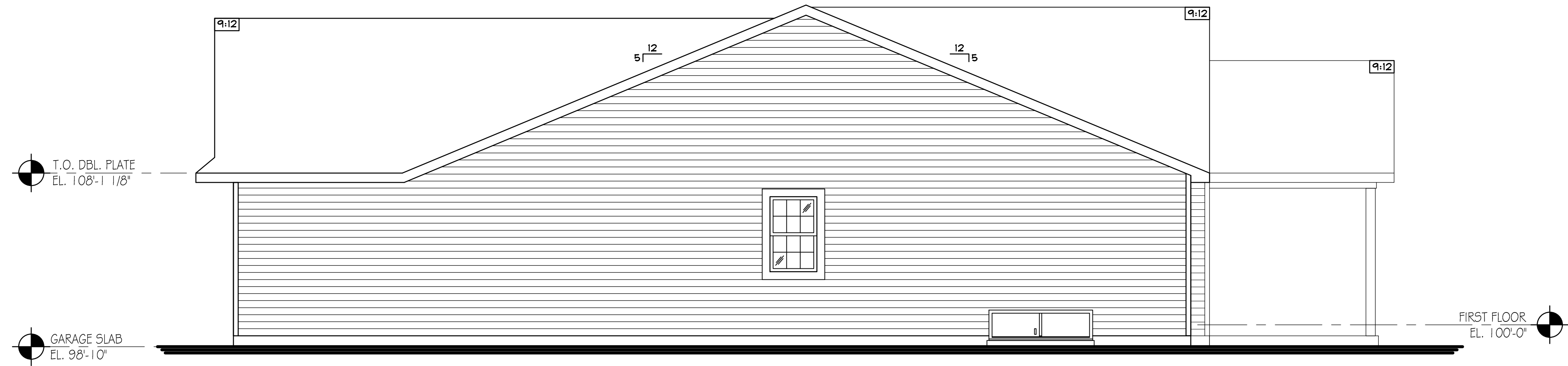
www.ontelaunee.com

**ONTELAUNEE BUILDERS**  
183 CHRISTMAN ROAD  
LENHARTSVILLE, PA 19534  
610-562-6779

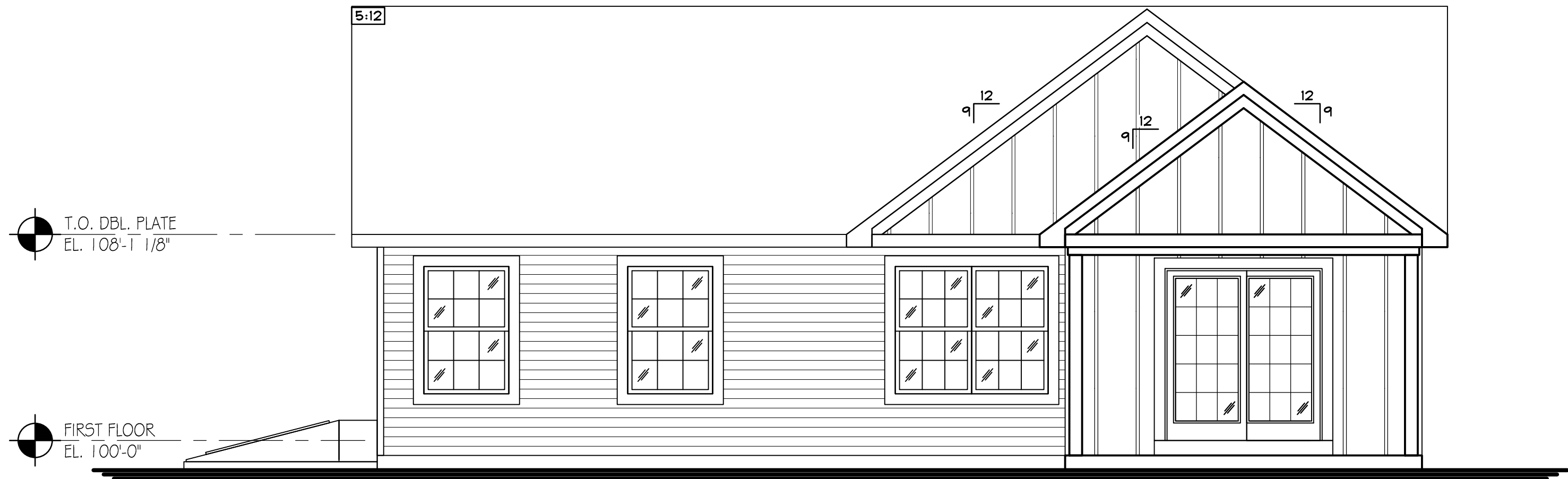
PROJ. NO. 24-12

DRAWING NO.

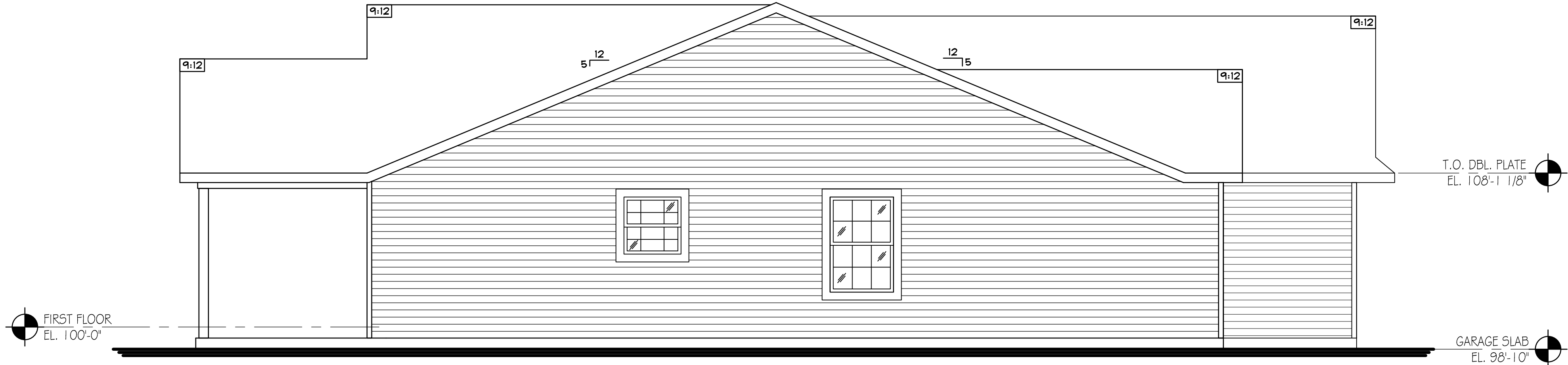
**A-2.1**



1 RIGHT SIDE ELEVATION - OPTIONAL COVERED PATIO  
1/4" = 1'-0"



2 REAR ELEVATION - OPTIONAL COVERED PATIO  
1/4" = 1'-0"



3 LEFT SIDE ELEVATION - OPTIONAL COVERED PATIO  
1/4" = 1'-0"

ISSUE DATE	
02-12-24	
No.	REVISIONS
FOR ALL YOUR DRAFTING NEEDS RESIDENTIAL DESIGN SERVICES ARCHITECTURAL - CONSTRUCTION AUTOCAD PLOT - CURB RELEASE CG RENDERINGS	
<b>Drafting Solutions II LLC</b> 4641 POTTSVILLE PIKE SUITE 102 READING, PA 19605 Ph: 610.829.1654 mark@draftingsolutions.us	
PROPOSED SINGLE FAMILY DWELLING FOR:	
<b>MODEL B</b> BLUE HERON VILLAGE LENHARTSVILLE PA LENHARTSVILLE BOROUGH, BERKS COUNTY	
OPTIONAL ELEVATIONS	All dimensions & existing conditions to be checked & verified by the contractor prior to construction. The contractor shall be responsible to the Architect for resolution before proceeding with the work. All materials and workmanship shall conform to the standards of the American Institute of Architects (AIA) and the International Building Code (IBC). Ontelaunee Builders pursuant to Federal Copyright Law; all rights reserved. No portion of this drawing may be copied without the written permission of Ontelaunee Builders.
www.ontelabuilders.com <b>ONTELAUNEE BUILDERS</b> 183 CHRISTMAN ROAD LENHARTSVILLE, PA 19534 610-562-6779	
PROJ. NO.	24-12
DRAWING NO.	A-2.2