

GROVE TOWN  
DWELLINGS

A Cutting Edge Community  
LAJ DESIGNS

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# SCOPE OF WORK

As designers for Grove Town Dwellings, research will be gathered to focus on affordable housing for multigenerational families. Culture will be considered for the many families moving into a townhome. Journals, websites, and interviews will be used to help gather the information needed. With the information gathered, floor plans, construction documents, and renderings will be created to meet our goals and objectives for Grove Town Dwellings. Materials and furniture selections will be chosen to meet each users needs and give the home a holistic design. The design process will be documented through a presentation folio and visuals which will include:

- Research Summary
- Adjacency Matric
- Bubble/Blocking/Circulation Diagrams
- Room Data Sheets
- Furniture, Fixtures, and Equipment Schedule
- Room Finish Schedule
- Lighting Schedule
- Rendered Plans/Elevations
- Custom Element
- Annotated Bibliographies
- Interviews/Responses
- Presentation Boards
- Study Model

## MISSION STATEMENT

Grove Town Dwellings are homes designed for multi-generational families, but still utilize sustainable materials to create an affordable housing community. Throughout the home and the community owners of the home can accommodate to all their needs, traditions, and family cultures.

## DESIGN CONCEPT STATEMENT

Grove Town Dwellings is the cutting edge of multigenerational housing units. These units are perfect for families who appreciate the benefits of living “together but separate”. With an overall community focus on sustainability and the value of being a neighbor, each home has it’s own private space creating the true sense of ownership. Inclusive design is utilized in various details, along with the ability to personalize each space. Grove Town Dwellings embrace the various cultures brought to the community. Each space throughout the home can be unique to every family. The benefits of living in a multigenerational home are highlighted with the feeling of financial security along with the confidence of having a quality built, forever home.

# GOALS & OBJECTIVES

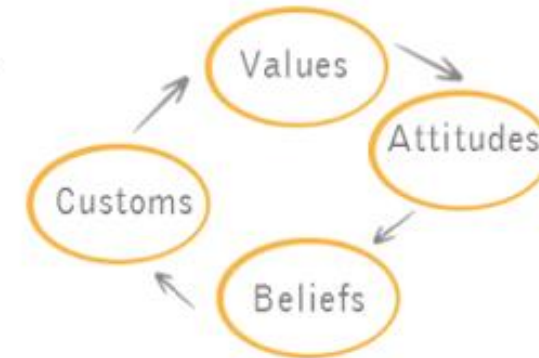
- **Goal: Provide a space that allows for personalization and ability to worship in various ways.**
  - Objective:
    - Provide accommodations for different cultures to customize to their values
    - Incorporate different cultural elements
- **Goal: Create an affordable space without sacrificing quality, aesthetics, or function.**
  - Objective:
    - Utilize an open floor plan throughout the shared spaces in the home
    - Select quality materials that will withstand a variety of uses
    - Utilize modular construction to save on construction costs but provide a quality built home
    - Provide a home that will accommodate immediate needs while allowing long term financial affordability
- **Goal: Allow for the ability of any user to access the space through Universal/Inclusive Design.**
  - Objective:
    - Accessible 36” minimum door widths will be used throughout the home
    - Accessible bathroom and bedroom located on the main floor of the home
    - Lever handle and faucets used throughout the home
    - Layered lighting for safety and accessibility
- **Goal: Design a home that encourages family interaction, but spaces that also give privacy and separation.**
  - Objective:
    - Create spaces that are of multiple uses
    - Flexible seating arrangements throughout the home
    - Provide a custom element that allows for flexibility
- **Goal: Stage the home in a way that allows any user to visualize their own families within the space.**
  - Objective:
    - Use warm, neutral tones for finishes and materials
    - Use accent colors in furniture and décor that are aimed at creating a specific mood and feeling for each specific space
    - Create an aesthetic that appeals to a variety of individuals by mixing traditional and contemporary design styles
- **Goal: Include sustainable and energy efficient products and materials.**
  - Objective:
    - Choose materials and appliances that are sustainable and energy efficient
    - Provide a door to backyard to create a community outdoor environment for residents of the home



# CONCEPT BOARD - CULTURE



Culture is the way  
you think, act, and  
interact.



- Set Financial Goals
- Set Spiritual Goals
- Set Family Goals
- Set Health Goals

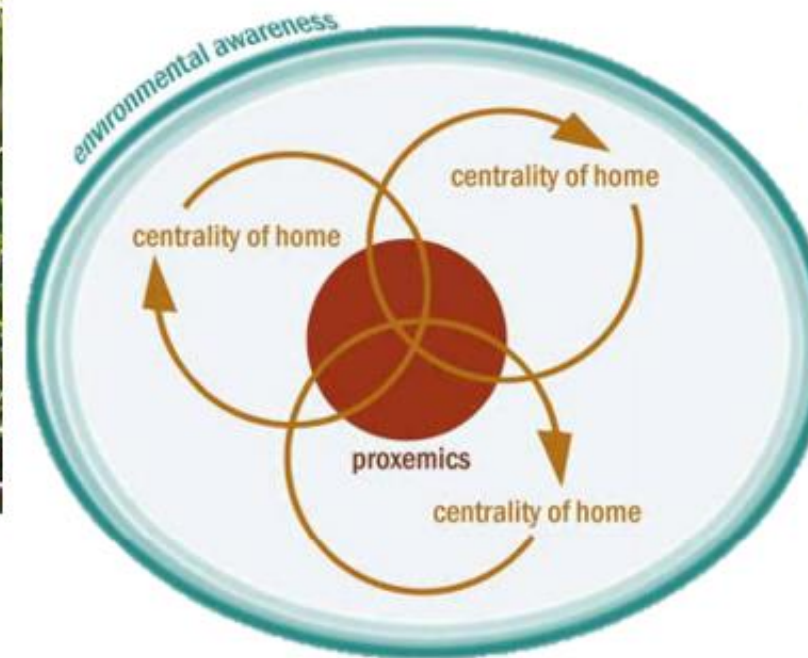
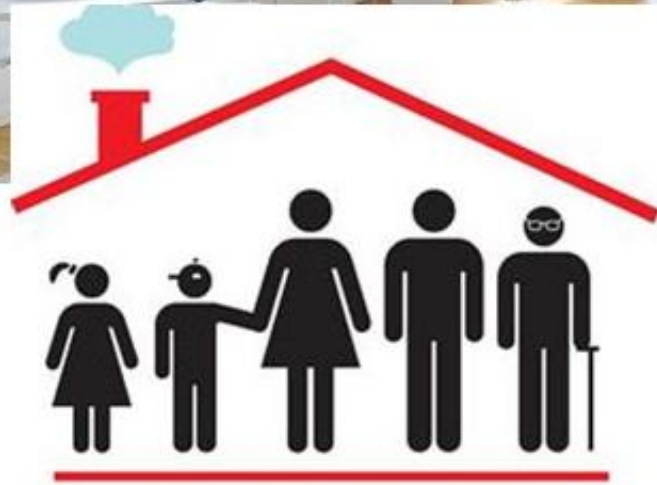


**FAMILY**  
**CONNECTIONS**  
Strong Families Build Strong Communities





# CONCEPT BOARD - AFFORDABILITY



*Yes! Affordable housing is available!*



# CONCEPT BOARD - INCLUSIVE





# CONCEPT BOARD - SUSTAINABILITY



LED lights



Recycling



# CONCEPT BOARD - HOME

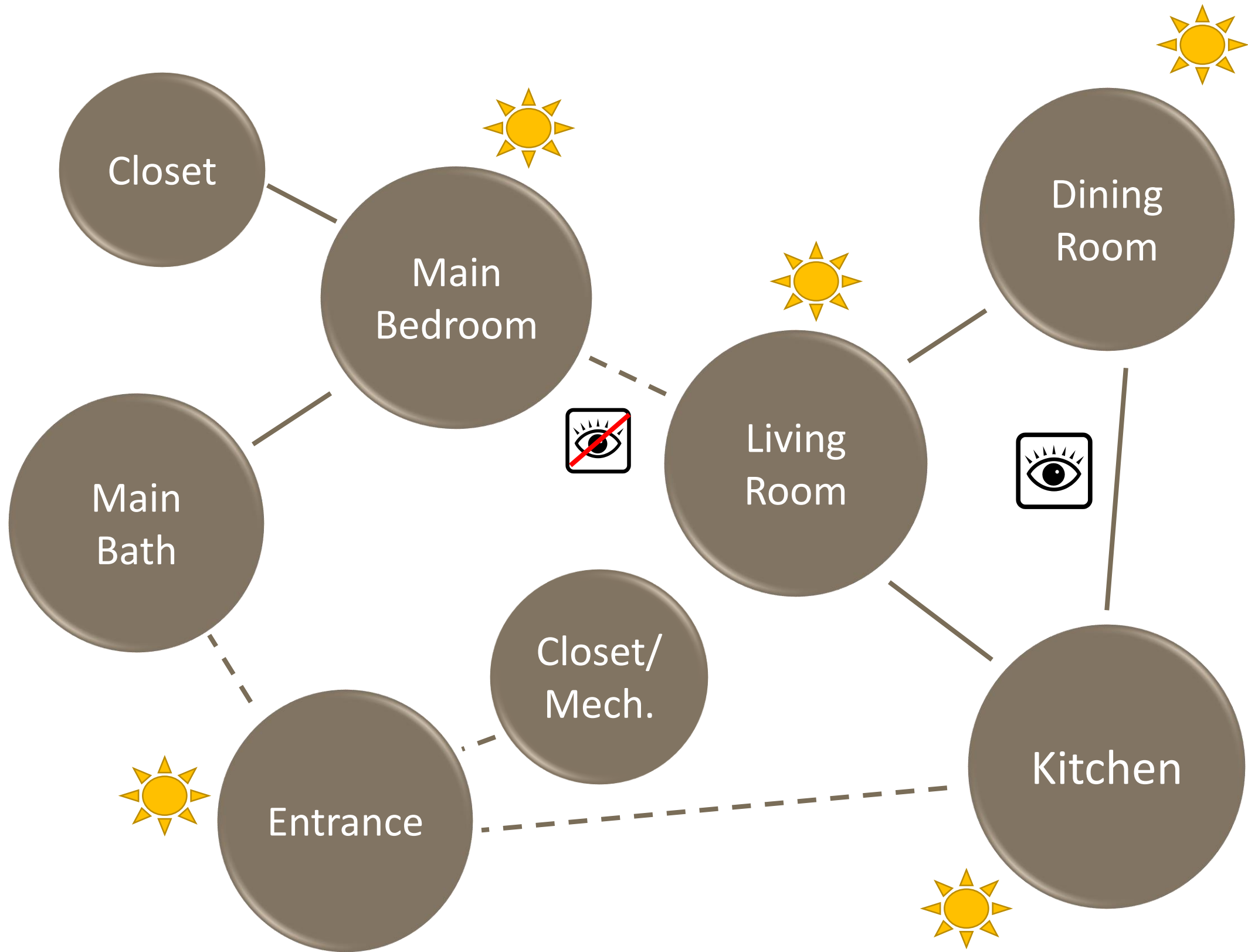




# CONCEPT BOARD – GROVE TOWN DWELLINGS

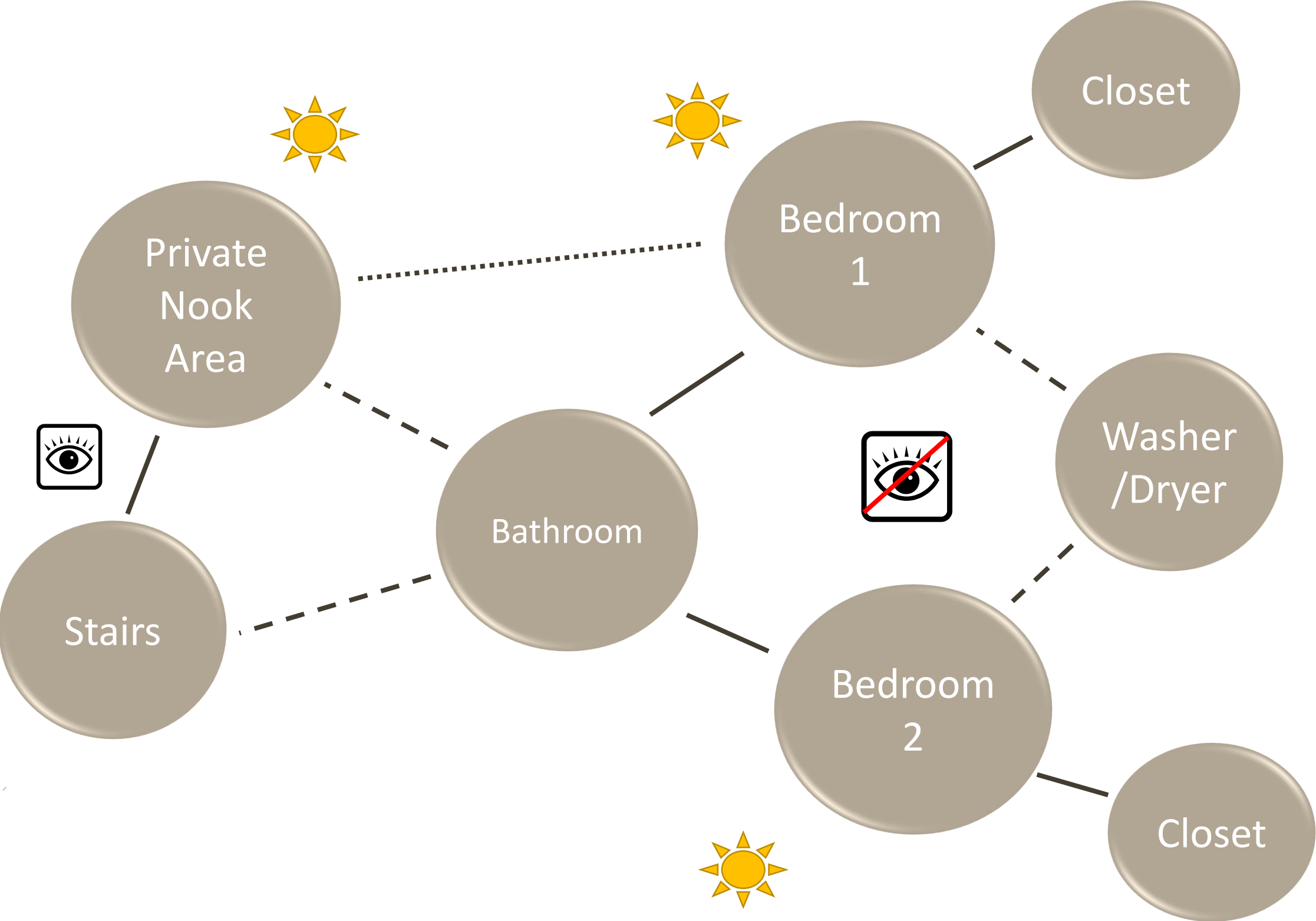


# BUBBLE DIAGRAM – FIRST FLOOR



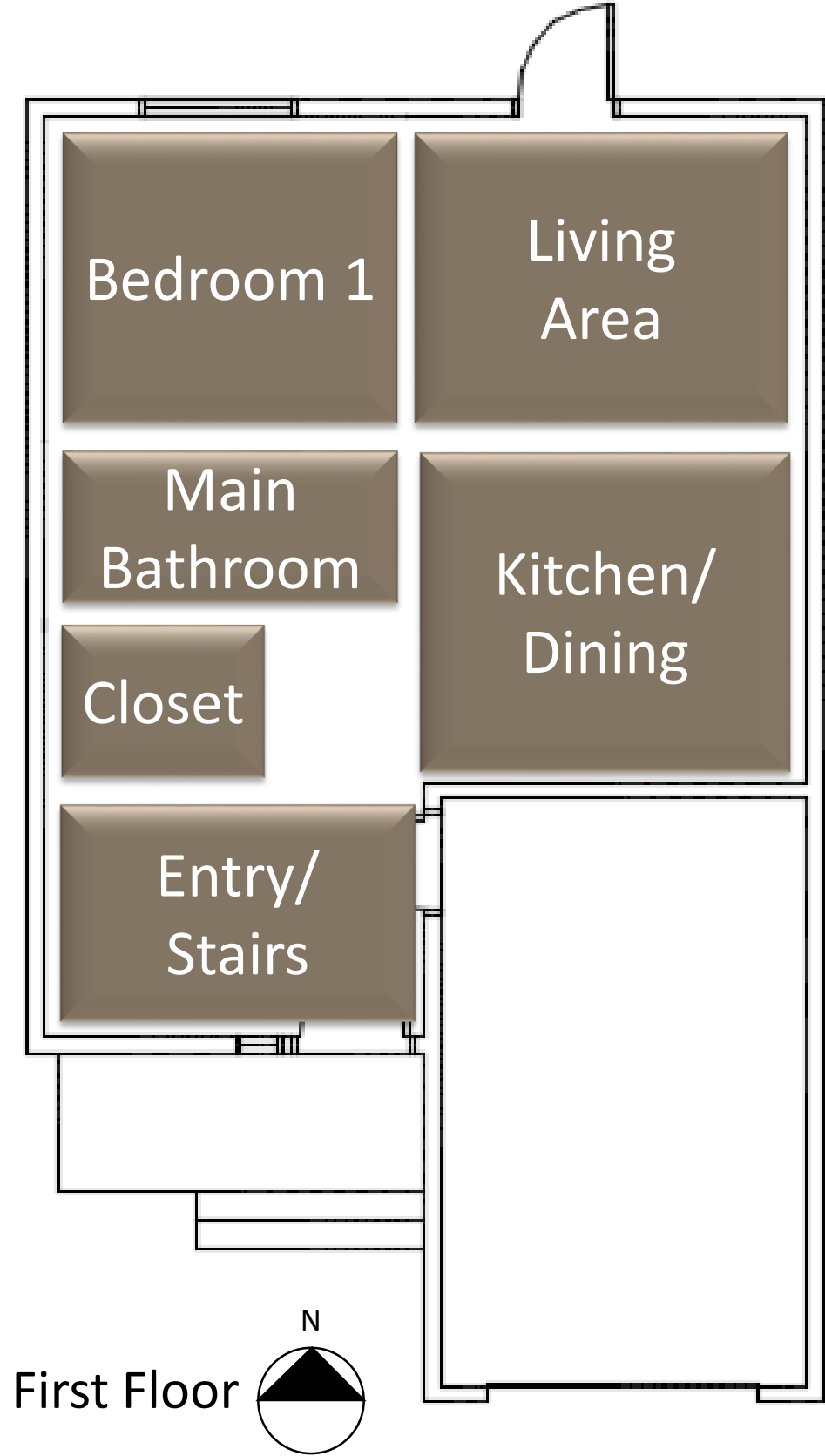
Key	
Primary	
Secondary	
Tertiary	
Visual View	
Visual Separation	
Window View	

# BUBBLE DIAGRAM – SECOND FLOOR



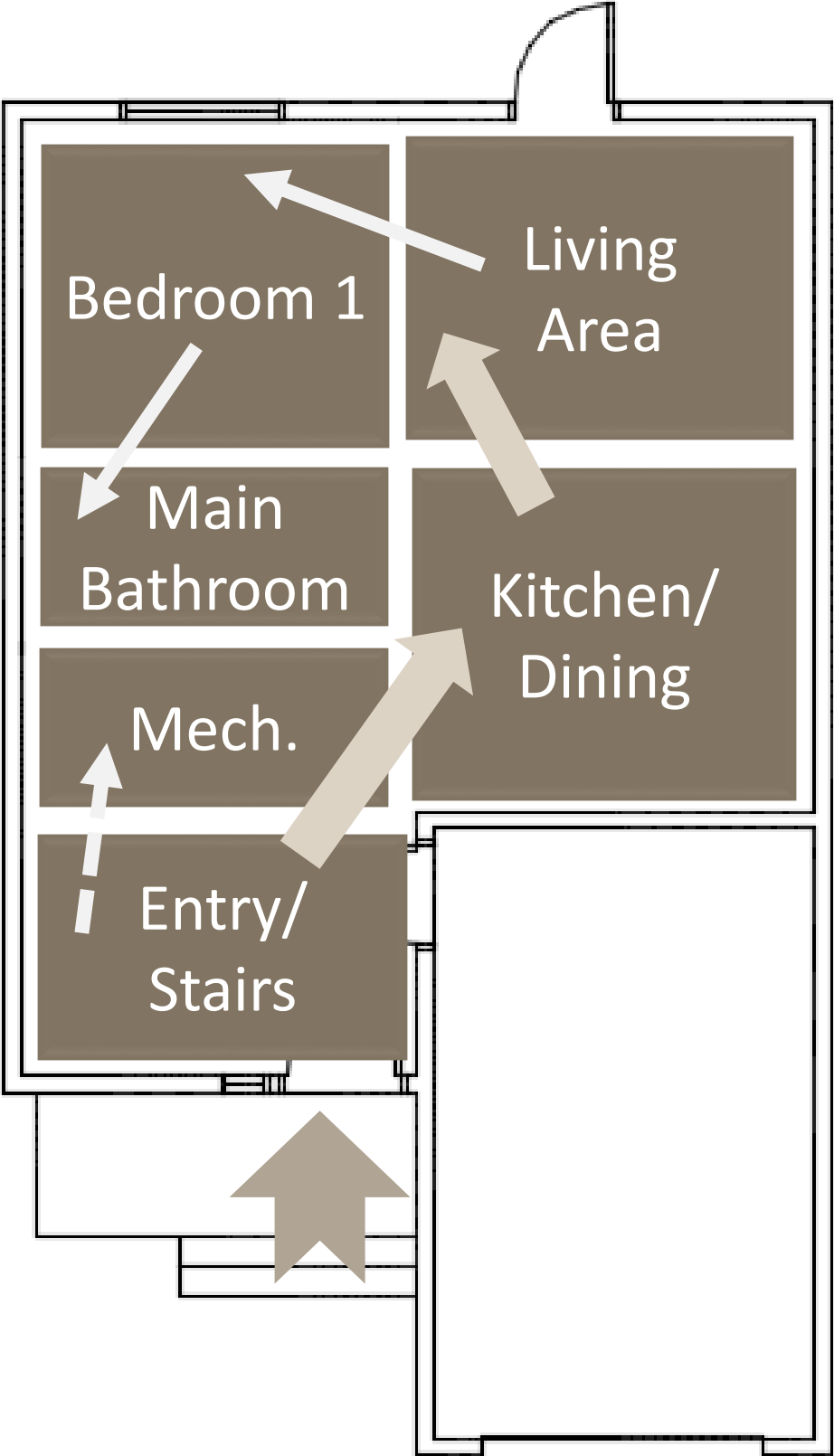
Key	
Primary	
Secondary	
Tertiary	
Visual View	
Visual Separation	
Window View	

BLOCKING DIAGRAM








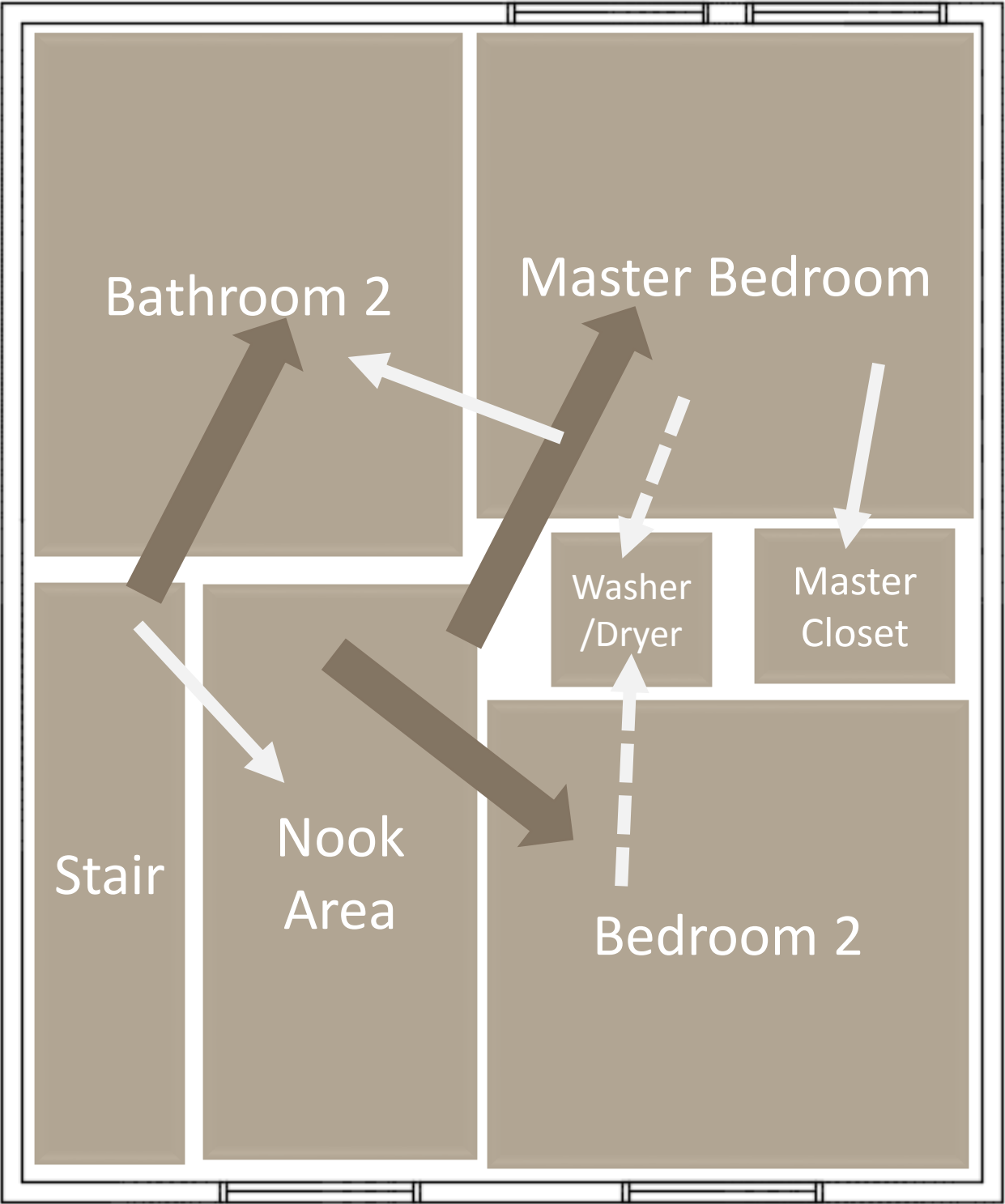
CIRCULATION DIAGRAM – FIRST FLOOR



Key	
Primary	
Secondary	
Tertiary	
Entrance	

CIRCULATION DIAGRAM – SECOND FLOOR

Key	
Primary	
Secondary	
Tertiary	



Second Floor



# ADJACENCY MATRIX

First Floor	Entry	Kitchen	Dining	Living Room	Main Bedroom	Main Bathroom	Utility
Entry		●					○
Kitchen	●		●	○			
Dining		●		●			
Living Room		○	●		⊘		
Main Bedroom				⊘		●	⊘
Main Bathroom					●		
Utility	○				⊘		

Second Floor	Bathroom	Master Bedroom	2 <sup>nd</sup> Bedroom	Laundry	Private Nook	First Floor
Bathroom		●	○			
Master Bedroom	●			●		
2 <sup>nd</sup> Bedroom	○		●			
Laundry		●	●			
Private Nook						⊘
First Floor					⊘	

# ROOM DATA SHEETS

Room Name: Entryway  
User(s): Family and Guests  
Activities: Hanging jackets, taking off shoes

Furniture/Equipment & Occupancy/Occupant Load	Mechanical/Electrical	Architectural
Furniture: <ul style="list-style-type: none"><li>Entry Bench</li></ul>	Heating/Ventilation/AC: <ul style="list-style-type: none"><li>Forced Air/Central</li></ul>	Flooring: <ul style="list-style-type: none"><li>Vinyl Tile</li></ul>
Equipment/Appliances: <ul style="list-style-type: none"><li>N/A</li></ul>	Plumbing/Fixtures: <ul style="list-style-type: none"><li>N/A</li></ul>	Wall Partition(s): <ul style="list-style-type: none"><li>8'-0" gypsum</li><li>1 hour wall rating</li><li>Painted gypsum</li></ul>
Hours of Use: <ul style="list-style-type: none"><li>As needed 24 hours a day</li></ul>	Communication: <ul style="list-style-type: none"><li>N/A</li></ul>	Ceiling: <ul style="list-style-type: none"><li>8'-0" AFF gypsum board ceiling</li></ul>
Special Provisions: <ul style="list-style-type: none"><li>42" wide exterior door</li></ul>	Electrical: <ul style="list-style-type: none"><li>120-volt receptacles (2)</li></ul>	Doors/Windows: <ul style="list-style-type: none"><li>Door minimum 42" wide; 1 3/8" Thick Fiber Glass; 2" Wood Frame</li><li>Egress sliding double pane argon window 2" wood frame</li></ul>
Occupancy Classification & Occupant Load Per Room: <ul style="list-style-type: none"><li>1-5 people</li></ul>	Room Size: <ul style="list-style-type: none"><li>92 sq, ft,</li></ul>	Natural Lighting & Controls: <ul style="list-style-type: none"><li>Sunlight from south window and door</li></ul>
Additional Information: <ul style="list-style-type: none"><li>Durable flooring to accommodate inclusive design (ASID. 2014)</li></ul>		

Room Name: Mechanical/Utility  
User(s): Family  
Activities: Maintenance of equipment

Furniture/Equipment & Occupancy/Occupant Load	Mechanical/Electrical	Architectural
Furniture: <ul style="list-style-type: none"><li>N/A</li></ul>	Heating/Ventilation/AC: <ul style="list-style-type: none"><li>Forced Air/Central</li></ul>	Flooring: <ul style="list-style-type: none"><li>Vinyl Tile</li></ul>
Equipment/Appliances: <ul style="list-style-type: none"><li>Breaker box</li><li>Water heater</li><li>HVAC system</li></ul>	Plumbing/Fixtures: <ul style="list-style-type: none"><li>Water heater</li><li>Main water supply shut-off valve</li></ul>	Wall Partition(s): <ul style="list-style-type: none"><li>8'-0" gypsum</li><li>1 hour wall rating</li><li>Painted gypsum</li></ul>
Hours of Use: <ul style="list-style-type: none"><li>As needed 24 hours a day</li></ul>	Communication: <ul style="list-style-type: none"><li>N/A</li></ul>	Ceiling: <ul style="list-style-type: none"><li>8'-0" AFF gypsum board ceiling</li></ul>
Special Provisions: <ul style="list-style-type: none"><li>3'-0" clearance in front of electrical box</li></ul>	Electrical: <ul style="list-style-type: none"><li>Electrical panel</li></ul>	Doors/Windows: <ul style="list-style-type: none"><li>Door minimum 36" wide; 1 3/8" Thick Hollow Core Oak; 2" Wood Frame; Push Button Lock Lever Handle</li></ul>
Occupancy Classification & Occupant Load Per Room: <ul style="list-style-type: none"><li>1 person</li></ul>	Room Size: <ul style="list-style-type: none"><li>30 sq. ft.</li></ul>	Natural Lighting & Controls: <ul style="list-style-type: none"><li>N/A</li></ul>
Additional Information: <ul style="list-style-type: none"><li>Durable flooring to accommodate inclusive design (ASID. 2014)</li><li>Hybrid Water Heater-Energy Star (Emrath. 2014)</li></ul>		



# ROOM DATA SHEETS

Room Name: Bathroom 1  
User(s): Family and Guests  
Activities: Personal hygiene

Furniture/Equipment & Occupancy/Occupant Load	Mechanical/Electrical	Architectural
Furniture: <ul style="list-style-type: none"><li>N/A</li></ul>	Heating/Ventilation/AC: <ul style="list-style-type: none"><li>Forced Air/Central</li></ul>	Flooring: <ul style="list-style-type: none"><li>Porcelain Tile</li></ul>
Equipment/Appliances: <ul style="list-style-type: none"><li>N/A</li></ul>	Plumbing/Fixtures: <ul style="list-style-type: none"><li>Toilet</li><li>Lavatory</li><li>Shower</li></ul>	Wall Partition(s): <ul style="list-style-type: none"><li>8'-0" gypsum</li></ul>
Hours of Use: <ul style="list-style-type: none"><li>As needed</li></ul>	Communication: <ul style="list-style-type: none"><li>GFCI</li><li>Fan/Light kit</li></ul>	Ceiling: <ul style="list-style-type: none"><li>8'-0" AFF gypsum board ceiling</li></ul>
Special Provisions: <ul style="list-style-type: none"><li>Roll in shower for accessibility</li></ul>	Electrical: <ul style="list-style-type: none"><li>GFCI</li><li>Fan/Light kit</li></ul>	Doors/Windows: <ul style="list-style-type: none"><li>Door minimum 36" wide; 1 3/8" Thick Hollow Core Oak; 2" Wood Frame; Push Button Lock Lever Handle</li></ul>
Occupancy Classification & Occupant Load Per Room: <ul style="list-style-type: none"><li>2 people</li></ul>	Room Size: <ul style="list-style-type: none"><li>59 sq. ft.</li></ul>	Natural Lighting & Controls:
Additional Information: <ul style="list-style-type: none"><li>Slip resistant porcelain tile to accommodate inclusive design (ASiD. 2014)</li><li>Roll in shower and adjustable hand shower for accessibility (ASiD. 2104).</li></ul>		

Room Name: Bedroom 1  
User(s): Family  
Activities: Sleeping, dressing, leisure activities, lounge

Furniture/Equipment & Occupancy/Occupant Load	Mechanical/Electrical	Architectural
Furniture: <ul style="list-style-type: none"><li>Bed</li><li>Bedside table</li><li>Lamp</li></ul>	Heating/Ventilation/AC: <ul style="list-style-type: none"><li>Forced Air/Central</li></ul>	Flooring: <ul style="list-style-type: none"><li>Carpet</li></ul>
Equipment/Appliances: <ul style="list-style-type: none"><li>N/A</li></ul>	Plumbing/Fixtures: <ul style="list-style-type: none"><li>N/A</li></ul>	Wall Partition(s): <ul style="list-style-type: none"><li>8'-0" AFF gypsum board ceiling</li><li>1 hour wall rating</li><li>Painted gypsum</li></ul>
Hours of Use: <ul style="list-style-type: none"><li>As needed 24 hours a day</li></ul>	Communication: <ul style="list-style-type: none"><li>Telephone and Data connection</li></ul>	Ceiling: <ul style="list-style-type: none"><li>8'-0" AFF gypsum board ceiling</li></ul>
Special Provisions: <ul style="list-style-type: none"><li>Accessible room</li></ul>	Electrical: <ul style="list-style-type: none"><li>120-volt receptacles</li><li>Fire and smoke detector</li><li>Carbon monoxide detector</li></ul>	Doors/Windows: <ul style="list-style-type: none"><li>Door minimum 36" wide; 1 3/8" Thick Hollow Core Oak; 2" Wood Frame; Push Button Lock Lever Handle</li><li>Egress sliding double pane argon window 2" wood frame</li></ul>
Occupancy Classification & Occupant Load Per Room: <ul style="list-style-type: none"><li>2 people</li></ul>	Room Size: <ul style="list-style-type: none"><li>105 sq. ft.</li></ul>	Natural Lighting & Controls: <ul style="list-style-type: none"><li>Sunlight from north window</li><li>Curtains/blinds</li></ul>
Additional Information: <ul style="list-style-type: none"><li>Low-e Windows (Emrath. 2014)</li><li>Minimum 36" wide door for accessibility (ASiD. 2014)</li></ul>		

# ROOM DATA SHEETS

Room Name: Living Room  
User(s): Family and Guests  
Activities: Sitting, talking, reading, watching TV

Furniture/Equipment & Occupancy/Occupant Load	Mechanical/Electrical	Architectural
Furniture: <ul style="list-style-type: none"><li>Sofa</li><li>Chairs</li><li>Coffee table</li><li>Side tables</li><li>Lamps</li></ul>	Heating/Ventilation/AC: <ul style="list-style-type: none"><li>Forced Air/Central</li></ul>	Flooring: <ul style="list-style-type: none"><li>Vinyl Tile</li></ul>
Equipment/Appliances: <ul style="list-style-type: none"><li>N/A</li></ul>	Plumbing/Fixtures: <ul style="list-style-type: none"><li>N/A</li></ul>	Wall Partition(s): <ul style="list-style-type: none"><li>8'-0" AFF gypsum board ceiling</li></ul>
Hours of Use: <ul style="list-style-type: none"><li>As needed 24 hours a day</li></ul>	Communication: <ul style="list-style-type: none"><li>TV jack</li></ul>	Ceiling: <ul style="list-style-type: none"><li>8'-0" AFF gypsum board ceiling</li></ul>
Special Provisions: <ul style="list-style-type: none"><li>Accessible room</li></ul>	Electrical: <ul style="list-style-type: none"><li>120-volt receptacles</li><li>Fire and smoke detector</li><li>Carbon monoxide detector</li></ul>	Doors/Windows: <ul style="list-style-type: none"><li>Door minimum 36" wide; 1 3/8" Thick Fiber Glass; 2" Wood Frame; half light</li></ul>
Occupancy Classification & Occupant Load Per Room: <ul style="list-style-type: none"><li>4-8 people</li></ul>	Room Size: <ul style="list-style-type: none"><li>118 sq. ft.</li></ul>	Natural Lighting & Controls: <ul style="list-style-type: none"><li>Sunlight from north door</li></ul>
Additional Information: <ul style="list-style-type: none"><li>Durable flooring to accommodate inclusive design (ASID. 2014)</li><li>Round corner on furniture for safety (ASID. 2014).</li></ul>		

Room Name: Dining Room  
User(s): Family  
Activities: Maintenance of equipment

Furniture/Equipment & Occupancy/Occupant Load	Mechanical/Electrical	Architectural
Furniture: <ul style="list-style-type: none"><li>Dining table</li><li>Chairs</li></ul>	Heating/Ventilation/AC: <ul style="list-style-type: none"><li>Forced Air</li></ul>	Flooring: <ul style="list-style-type: none"><li>Vinyl Tile</li></ul>
Equipment/Appliances: <ul style="list-style-type: none"><li>N/A</li></ul>	Plumbing/Fixtures: <ul style="list-style-type: none"><li>N/A</li></ul>	Wall Partition(s): <ul style="list-style-type: none"><li>1 hour wall rating</li><li>Painted gypsum</li></ul>
Hours of Use: <ul style="list-style-type: none"><li>As needed 24 hours a day</li></ul>	Communication: <ul style="list-style-type: none"><li>Telephone and Data connection</li></ul>	Ceiling: <ul style="list-style-type: none"><li>8'-0" AFF gypsum board ceiling</li></ul>
Special Provisions: <ul style="list-style-type: none"><li>Accessible room</li></ul>	Electrical: <ul style="list-style-type: none"><li>120-volt receptacles</li><li>Fire and smoke detector</li><li>Carbon monoxide detector</li></ul>	Doors/Windows: <ul style="list-style-type: none"><li>N/A</li></ul>
Occupancy Classification & Occupant Load Per Room: <ul style="list-style-type: none"><li>4-10 people</li></ul>	Room Size: <ul style="list-style-type: none"><li>140 sq. ft.</li></ul>	Natural Lighting & Controls: <ul style="list-style-type: none"><li>Sunlight from north door</li></ul>
Additional Information: <ul style="list-style-type: none"><li>Durable flooring to accommodate inclusive design (ASID. 2014)</li><li>Round corners on furniture for safety (ASID. 2014)</li></ul>		

# ROOM DATA SHEETS

Room Name: Kitchen  
User(s): Family and Guests  
Activities: Food preparation, cooking food, baking, food/dishes storage, unpacking groceries

Furniture/Equipment & Occupancy/Occupant Load	Mechanical/Electrical	Architectural
Furniture: <ul style="list-style-type: none"><li>N/A</li></ul>	Heating/Ventilation/AC: <ul style="list-style-type: none"><li>Forced Air/Central</li></ul>	Flooring: <ul style="list-style-type: none"><li>Tile</li></ul>
Equipment/Appliances: <ul style="list-style-type: none"><li>Refrigerator</li><li>Stove</li><li>Microwave/hood</li></ul>	Plumbing/Fixtures: <ul style="list-style-type: none"><li>Sink</li><li>Dishwasher</li></ul>	Wall Partition(s): <ul style="list-style-type: none"><li>8'-0" AFF gypsum board ceiling</li></ul>
Hours of Use: <ul style="list-style-type: none"><li>As needed 24 hours a day</li></ul>	Communication: <ul style="list-style-type: none"><li>N/A</li></ul>	Ceiling: <ul style="list-style-type: none"><li>8'-0" AFF gypsum board ceiling</li></ul>
Special Provisions: <ul style="list-style-type: none"><li>Accessible kitchen</li></ul>	Electrical: <ul style="list-style-type: none"><li>GFCI</li><li>120-volt receptacles</li><li>Fire and smoke detector</li></ul>	Doors/Windows: <ul style="list-style-type: none"><li>N/A</li></ul>
Occupancy Classification & Occupant Load Per Room: <ul style="list-style-type: none"><li>4-10 people</li></ul>	Room Size: <ul style="list-style-type: none"><li>140 sq. ft.</li></ul>	Natural Lighting & Controls: <ul style="list-style-type: none"><li>N/A</li></ul>

Additional Information:

- Durable flooring to accommodate inclusive design (ASID. 2014)
- Cabinet pulls on cabinets for accessibility (ASID. 2014)
- Energy star rated appliances for sustainability (Emrath. 2014).

Room Name: Loft Area  
User(s): Family  
Activities: Reading, studying, relaxing

Furniture/Equipment & Occupancy/Occupant Load	Mechanical/Electrical	Architectural
Furniture: <ul style="list-style-type: none"><li>Bed</li><li>Bedside table</li><li>Lamp</li></ul>	Heating/Ventilation/AC: <ul style="list-style-type: none"><li>Forced Air/Central</li></ul>	Flooring: <ul style="list-style-type: none"><li>Carpet</li></ul>
Equipment/Appliances: <ul style="list-style-type: none"><li>N/A</li></ul>	Plumbing/Fixtures: <ul style="list-style-type: none"><li>N/A</li></ul>	Wall Partition(s): <ul style="list-style-type: none"><li>1 hour wall rating</li><li>Painted gypsum</li></ul>
Hours of Use: <ul style="list-style-type: none"><li>As needed 24 hours a day</li></ul>	Communication: <ul style="list-style-type: none"><li>Phone line</li><li>WIFI</li></ul>	Ceiling: <ul style="list-style-type: none"><li>8'-0" AFF gypsum board ceiling</li></ul>
Special Provisions: <ul style="list-style-type: none"><li>N/A</li></ul>	Electrical: <ul style="list-style-type: none"><li>120-volt receptacles</li><li>Fire and smoke detector</li></ul>	Doors/Windows: <ul style="list-style-type: none"><li>Egress sliding double pane argon window 2" wood frame</li></ul>
Occupancy Classification & Occupant Load Per Room: <ul style="list-style-type: none"><li>1-3 people</li></ul>	Room Size: <ul style="list-style-type: none"><li>90 sq. ft.</li></ul>	Natural Lighting & Controls: <ul style="list-style-type: none"><li>Sunlight from south window</li><li>Curtains/blinds</li></ul>

Additional Information:

- Low pile carpet to reduce tripping hazard and accessibility (ASID. 2014).
- Round corners on furniture for safety (ASID. 2014).
- Low-e windows (Emrath. 2014).

# ROOM DATA SHEETS

Room Name: Master Bedroom/Closet  
User(s): Family and Guests  
Activities: Sleeping, dressing, leisure activities, lounge

Furniture/Equipment & Occupancy/Occupant Load	Mechanical/Electrical	Architectural
Furniture: <ul style="list-style-type: none"><li>N/A</li></ul>	Heating/Ventilation/AC: <ul style="list-style-type: none"><li>Forced Air/Central</li></ul>	Flooring: <ul style="list-style-type: none"><li>Vinyl Tile</li></ul>
Equipment/Appliances: <ul style="list-style-type: none"><li>N/A</li></ul>	Plumbing/Fixtures: <ul style="list-style-type: none"><li>Toilet</li><li>Lavatory</li><li>Shower</li></ul>	Wall Partition(s): <ul style="list-style-type: none"><li>9'-0" AFF gypsum</li></ul>
Hours of Use: <ul style="list-style-type: none"><li>As needed</li></ul>	Communication: <ul style="list-style-type: none"><li>Telephone and Data connection</li></ul>	Ceiling: <ul style="list-style-type: none"><li>9'-0" AFF gypsum board ceiling</li></ul>
Special Provisions: <ul style="list-style-type: none"><li>N/A</li></ul>	Electrical: <ul style="list-style-type: none"><li>120-volt receptacles</li><li>Fire and smoke detector</li></ul>	Doors/Windows: <ul style="list-style-type: none"><li>Door minimum 36" wide; 1 3/8" Thick Hollow Core Oak; 2" Wood Frame; Push Button Lock Lever Handle</li><li>Egress sliding double pane argon window 2" wood frame</li></ul>
Occupancy Classification & Occupant Load Per Room: <ul style="list-style-type: none"><li>2 people</li></ul>	Room Size: <ul style="list-style-type: none"><li>193 sq. ft.</li></ul>	Natural Lighting & Controls: <ul style="list-style-type: none"><li>Natural lighting from north window</li><li>Curtain/blinds</li></ul>
Additional Information: <ul style="list-style-type: none"><li>Low pile carpet to reduce tripping hazard and accessibility (ASID. 2014).</li><li>Organization for closets to allow for additional storage and accessibility (ASID. 2014)</li></ul>		

Room Name: Bedroom 2 /Closet  
User(s): Family  
Activities: Sleeping, dressing, leisure activities, lounge

Furniture/Equipment & Occupancy/Occupant Load	Mechanical/Electrical	Architectural
Furniture: <ul style="list-style-type: none"><li>Bed</li><li>Bedside table</li><li>Lamp</li></ul>	Heating/Ventilation/AC:	Flooring: <ul style="list-style-type: none"><li>Carpet</li></ul>
Equipment/Appliances: <ul style="list-style-type: none"><li>N/A</li></ul>	Plumbing/Fixtures: <ul style="list-style-type: none"><li>N/A</li></ul>	Wall Partition(s): <ul style="list-style-type: none"><li>9'-0" AFF gypsum</li><li>1 hour wall rating</li><li>Painted gypsum</li></ul>
Hours of Use: <ul style="list-style-type: none"><li>As needed 24 hours a day</li></ul>	Communication: <ul style="list-style-type: none"><li>Telephone and Data connection</li></ul>	Ceiling: <ul style="list-style-type: none"><li>9'-0" AFF gypsum board ceiling</li></ul>
Special Provisions: <ul style="list-style-type: none"><li>N/A</li></ul>	Electrical: <ul style="list-style-type: none"><li>120-volt receptacles</li><li>Fire and smoke detector</li><li>Carbon monoxide detector</li></ul>	Doors/Windows: <ul style="list-style-type: none"><li>Door minimum 36" wide; 1 3/8" Thick Hollow Core Oak; 2" Wood Frame; Push Button Lock Lever Handle</li><li>Egress sliding double pane argon window 2" wood frame</li></ul>
Occupancy Classification & Occupant Load Per Room: <ul style="list-style-type: none"><li>2 people</li></ul>	Room Size: <ul style="list-style-type: none"><li>110 sq. ft.</li></ul>	Natural Lighting & Controls: <ul style="list-style-type: none"><li>Natural lighting from south window</li><li>Curtains/blinds</li></ul>
Additional Information: <ul style="list-style-type: none"><li>Low pile carpet to reduce tripping hazard and accessibility (ASID. 2014).</li></ul>		



# ROOM DATA SHEETS

Room Name: Bathroom 2  
User(s): Family and Guests  
Activities: Hanging jackets, taking off shoes

Furniture/Equipment & Occupancy/Occupant Load	Mechanical/Electrical	Architectural
Furniture: <ul style="list-style-type: none"><li>N/A</li></ul>	Heating/Ventilation/AC: <ul style="list-style-type: none"><li>Forced Air/Central</li></ul>	Flooring: <ul style="list-style-type: none"><li>Vinyl Tile</li></ul>
Equipment/Appliances: <ul style="list-style-type: none"><li>N/A</li></ul>	Plumbing/Fixtures: <ul style="list-style-type: none"><li>Toilet</li><li>Lavatory</li><li>Shower</li></ul>	Wall Partition(s): <ul style="list-style-type: none"><li>9'-0" AFF gypsum</li></ul>
Hours of Use: <ul style="list-style-type: none"><li>As needed</li></ul>	Communication: <ul style="list-style-type: none"><li>Telephone and Data connection</li></ul>	Ceiling: <ul style="list-style-type: none"><li>9'-0" AFF gypsum board ceiling</li></ul>
Special Provisions: <ul style="list-style-type: none"><li>N/A</li></ul>	Electrical: <ul style="list-style-type: none"><li>GFCI</li><li>Fan/Light kit</li></ul>	Doors/Windows: <ul style="list-style-type: none"><li>Door minimum 36" wide; 1 3/8" Thick Hollow Core Oak; 2" Wood Frame; Push Button Lock Lever Handle</li></ul>
Occupancy Classification & Occupant Load Per Room: <ul style="list-style-type: none"><li>1-2 people</li></ul>	Room Size: <ul style="list-style-type: none"><li>88 sq. ft .</li></ul>	Natural Lighting & Controls: <ul style="list-style-type: none"><li>N/A</li></ul>

Additional Information:

- Slip resistant flooring for accessibility and safety in wet locations (ASID. 2014)
- Double vanity for accessibility and multiple use (ASID. 2014)

Room Name: Washer/Dryer Closet  
User(s): Family  
Activities: Maintenance of equipment

Furniture/Equipment & Occupancy/Occupant Load	Mechanical/Electrical	Architectural
Furniture: <ul style="list-style-type: none"><li>N/A</li></ul>	Heating/Ventilation/AC:	Flooring: <ul style="list-style-type: none"><li>Carpet</li></ul>
Equipment/Appliances: <ul style="list-style-type: none"><li>Washer</li><li>Drying</li></ul>	Plumbing/Fixtures: <ul style="list-style-type: none"><li>Washer hookup</li></ul>	Wall Partition(s): <ul style="list-style-type: none"><li>1 hour wall rating</li><li>Painted gypsum</li></ul>
Hours of Use: <ul style="list-style-type: none"><li>As needed 24 hours a day</li></ul>	Communication: <ul style="list-style-type: none"><li>N/A</li></ul>	Ceiling: <ul style="list-style-type: none"><li>8'-0" AFF gypsum board ceiling</li></ul>
Special Provisions: <ul style="list-style-type: none"><li>Stacked washer/dryer</li><li>Fold-away iron</li></ul>	Electrical: <ul style="list-style-type: none"><li>240V dryer</li><li>GFCI washer</li></ul>	Doors/Windows: <ul style="list-style-type: none"><li>7'-0" Bi-fold door; hollow core oak; 2" wood frame; bi-fold door handle</li></ul>
Occupancy Classification & Occupant Load Per Room: <ul style="list-style-type: none"><li>1 person</li></ul>	Room Size: <ul style="list-style-type: none"><li>30 sq. ft.</li></ul>	Natural Lighting & Controls: <ul style="list-style-type: none"><li>N/A</li></ul>

Additional Information:

- Organization for closets to allow for additional storage and accessibility (ASID. 2014)
- Slip resistant flooring for accessibility and safety in wet locations (ASID. 2014)

# RESEARCH SUMMARY

Over the years, multi-generational homes are becoming more popular for families to live under one roof. The trend across the United States creates a problem when designing homes that can accommodate for these home owners. Not only thinking about the diverse group of people living in the home, but thinking about the range of ages, abilities, culture/traditions, and how cost effective the home is. All these factors can impact a family which makes the design for this home a challenge. Through information gathering, the 5 key components were kept in mind when designing Grove Town Dwellings; these components include culture, affordability, inclusive design, sustainability, and the meaning of home.

The importance of designing mutli-generational housing to appeal to various cultures and family dynamics is taken into consideration through the material and product selection of the home's design. Colors can be recognized differently by different cultures (Keskar, 2010). This is taken into consideration with a neutral color palette, accented with colors that are thought to evoke certain emotions (Keskar, 2010). The accent colors selected for each room are thought to evoke certain emotions that effect human behavior (Cherry, 2014). The living room is accented with hues of purple, which is thought to encourage relaxation and calm the nerves (Cherry, 2014). The kitchen, has accents of yellow, which is thought to increase metabolism and give the occupant energy. Each bedroom in the home has accents of green, which promotes tranquility and health (Cherry, 2014). The use of colors that may have a negative association in certain colors are not included in the color palette of the home (Keskar, 2014).

One of the biggest reasons families chose multi-generational living is for the affordability and financial stability it can offer. This can effect both the older generation and the younger generation (Kahn & Garcia-Manglano, 2013). Multi-generational living also provides a way for families to care for younger and older generations (Lindemann Nelson, 2014). The design of Grove Town Dwellings includes a bedroom on the main floor and an accessible bathroom, to create the ability for generations to provide care at home (Lindemann Nelson, 2014). The placement of the bedrooms on the second and main floors allows for each generation to enjoy privacy when needed (Picchi, 2014). The flexible loft area also allows for a means of separation (Picchi, 2014). The ability of togetherness is also a benefit of several generations living under one roof (Goyer, 2014). An open layout, flexible furniture arrangements, and multi-use spaces accommodate family togetherness (Goyer, 2014).

Many elements are included in Grove Town Dwellings to incorporate inclusive design so that the space will be accessible to all users, of all ages and abilities. Slip-resistant vinyl tile flooring is utilized throughout the shared spaces on the first floor, as well as slip-resistant porcelain tile in the bathrooms and the laundry room to accommodate for safety (ASID, 2014). A low-pile carpet has been installed on the stairs, loft area, and bedrooms on the second floor to reduce tripping hazards and allowing for a softer feel underfoot as well as its acoustical properties (ASID, 2014).

The open floor plan allows for easier mobility throughout the home (ASID, 2014). The use of layered lighting throughout the space provides adequate lighting for safety (ASID, 2014). Lighting in the stair, under the kitchen cabinets, and under the toe kick is also utilized to provide extra safety (ASID, 2014). All doors in the home are a minimum of 36" wide to allow for accessibility (ASID, 2014).

The first floor bathroom has a walk-in shower with an adjustable hand shower (ASID, 2014). Extra support has been added to the construction of the walls in both bathrooms for future grab-bar installation (ASID, 2014). A three-foot clearance has been provided on one side of the bed in the first floor bedroom to allow for accessibility (ASID, 2014). Closet organizers in the master closet and the laundry room are provided to allow for storage and organization (ASID, 2014).

Many of the exterior and interior features and materials of Grove Town Dwellings make the home sustainable. The townhomes are built by implementing modular construction, which provides faster construction and a higher quality result (Ball, 2014). Construction is done in controlled factory settings which reduces the amount of construction waste, since materials can be recycled on site. The controlled environment reduces material damage from the weather, also saving on costs (Ball, 2014). The factory setting also maximizes labor and increase safety which also lead to reduced costs (Ball, 2014).

Low-e windows, a high efficiency HVAC system, and a hybrid water heater were installed in the home (Emrath, 2014). All appliances are energy star rated and all faucets and fixtures are water conserving (Emrath, 2014).

A green roof system is also incorporated to increase the sustainability of the home. Green roofs provide additional thermal resistance to new or existing roof structures which reduces the heating and cooling costs of the building (Home Innovation Research Labs, 2014). Storm water runoff is reduced because the green roof absorbs excess water which reduces the amount of water going into the local sewer system (Home Innovation Research Labs, 2014). These systems also reduce noise and air pollution and provide living habitats for various animals (Home Innovation Research Labs, 2014). The vegetation protects the rooftop from extreme temperatures, weather conditions, and UV radiation which protects the roofs substructure making it last longer (Home Innovation Research Labs, 2014).

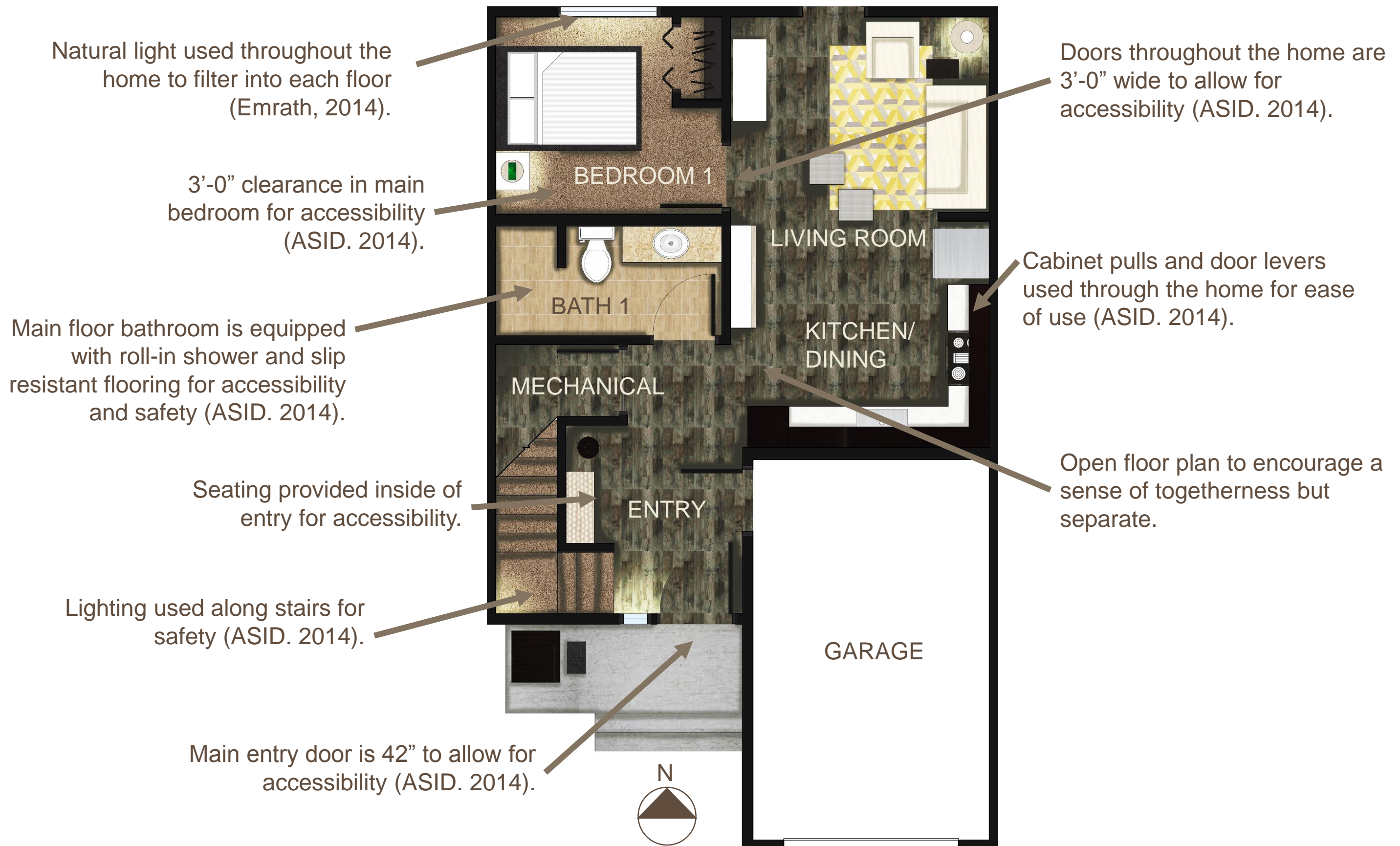
Overall, the information gathered for Grove Town Dwellings further developed the 5 key components to the home. Including culture, affordability, inclusive design, sustainability, and the meaning of home create a cohesive space. Grove Town Dwellings is the essence of living in a quality built, forever home.

# CODES ANALYSIS

Code (IRC 2012)	How Does The Design Meet Code?
E3902.1 Bathroom Receptacles.	Receptacles meet code by installing a Ground-Fault Circuit-Interrupter in each bathroom.
E3902.6 Kitchen Receptacles.	Receptacles meet code by installing a Ground-Fault Circuit-Interrupter in each Grove Town Dwelling kitchen that serves countertop surfaces.
E3903.2 Habitable Rooms.	Each habitable room and bathroom consists of at least one wall switch-controlled lighting outlet.
E4003.9 Wet or Damp Locations.	All luminaires installed in wet or damp locations marked as SUITABLE FOR WET LOCATIONS according to code requirements.
R304.1 Minimum Area.	Each habitable room within Grove Town Dwellings meets code by having no less than 120 square feet of gross floor area.
R305.1 Minimum Height.	It is required for a habitable space that all ceiling heights are no less than 7’-0” AFF. Grove Town Dwellings have ceiling heights of 8’-0” and 9’0” which meets the code requirements.
R307.1 Space Required.	21” is required by code for a clearance space in front of a fixture.
R307.2 Bathtub and Shower Spaces.	15” is required by code for a water closet placed from the wall to center of the fixture.
R310.1 Emergency and Rescue Required.	All bedroom in Grove Town Dwellings meets code by containing an operable emergency escape and rescue opening. All windows are located on the north wall.
R310.1.1 Minimum Opening Area.	Grove Town Dwellings meets the code for an emergency escape meeting a minimum requirement of 5.7 square feet.
R311.2 Doors.	At least one egress door for each dwelling is required by code. It is required one exit door that is side-hinged and minimum of 36’ for the area. The minimum clearance of the door opening of Grove Town Dwellings meets the requirement of not measuring less than 78” in height.
R311.7.6 Landings for Stairways.	Stairs meet code by incorporating a landing at the top and bottom of the stairway. With the straight run, there is a landing no less than 36” that changes the direction of travel.
R313.2 Location	Automatic sprinkler system installed and meets code requirements of being installed in a one-two family dwellings.
R314 Smoke Alarms	Smoke alarms are located by code inside and outside every residential sleeping room (R314.3 Location). Some detector is also required by code to have an audible notification device (R314.2 Smoke Detection Systems).

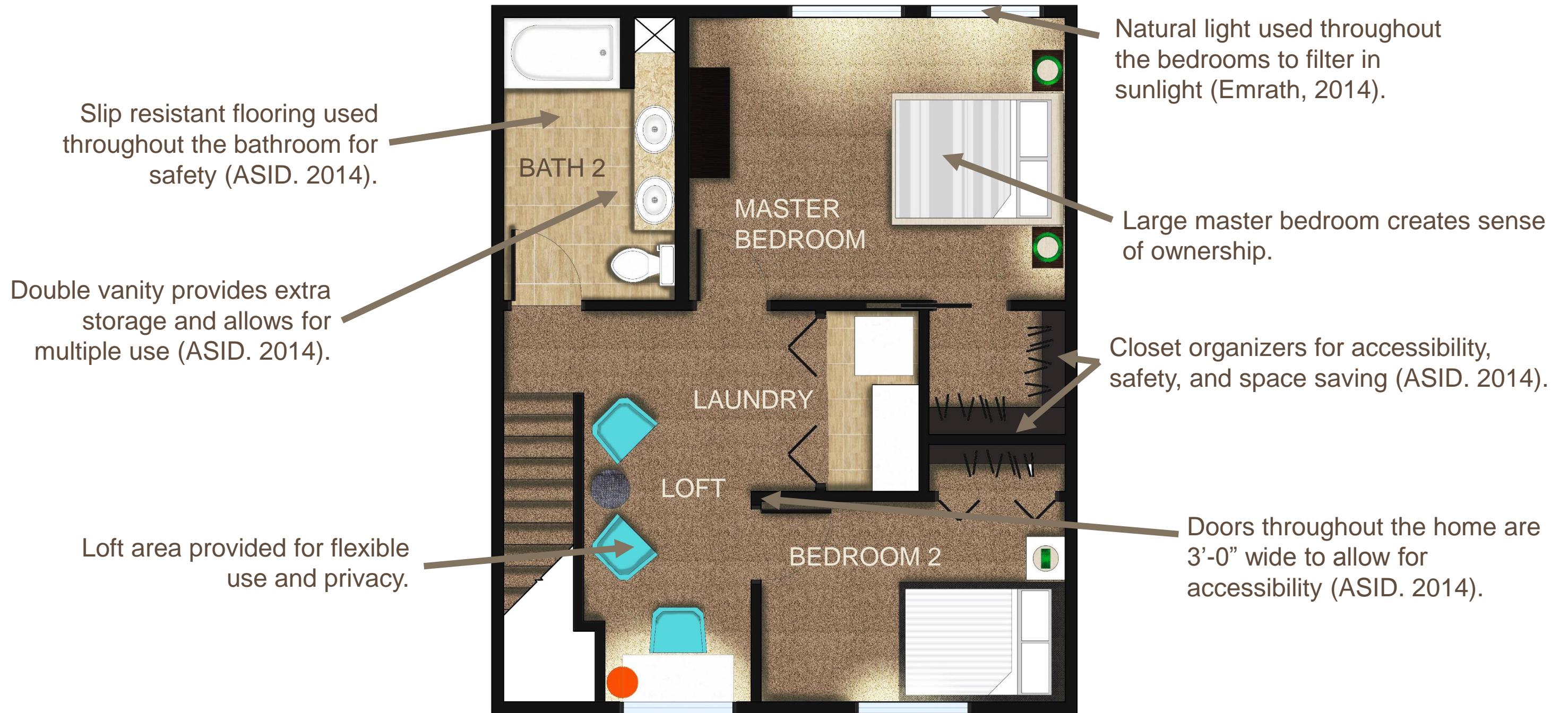


# ANNOTATED FLOOR PLAN – FIRST FLOOR





# ANNOTATED FLOOR PLAN – SECOND FLOOR



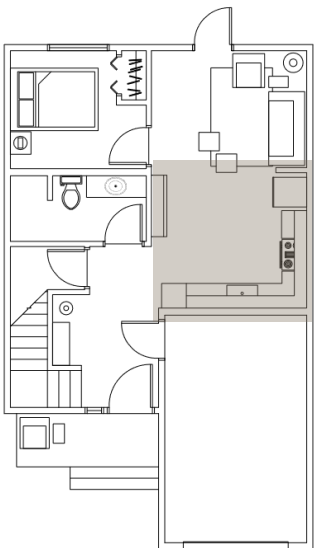


# KITCHEN PERSPECTIVE



**Goal: Include sustainable and energy efficient products and materials.**

- Zero VOC paint used throughout the spaces to provide a better indoor air quality.
- Kitchen is fully equipped with affordable appliances and materials.
- Cabinet pulls used for ease of use (ASID. 2014).
- Energy Star Rated appliances utilized for sustainability (Gayle, 2014).
- Neutral color palette selected to appeal to all cultures (Cherry, 2014).
- Custom element designed to provide flexible use throughout the kitchen and dining area.



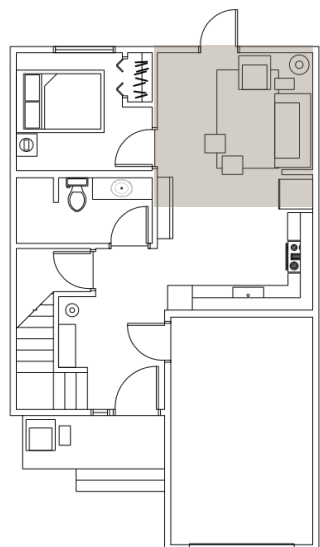
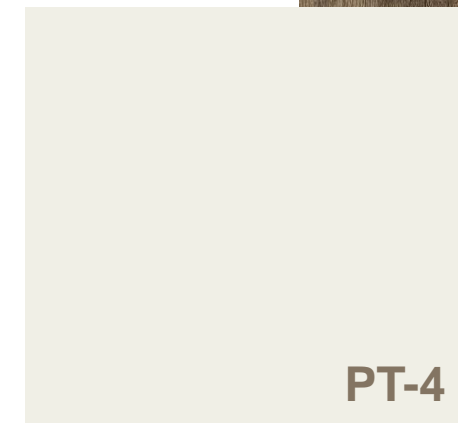


# LIVING ROOM PERSPECTIVE



**Goal: Design a home that encourages family interaction, but spaces that also give privacy and separation.**

- Ottoman poufs added to center of room for additional seating.
- Exterior door allows natural light to enter into the space (Emrath, 2014).
- Exterior door allows natural light to enter into the space and provides access to backyard community.
- Bright colors added to accent the space through color theory research (Cherry, 2014).
- Furniture selected to support sustainability and local economy.
- Open concept shown throughout living room into kitchen and dining area.



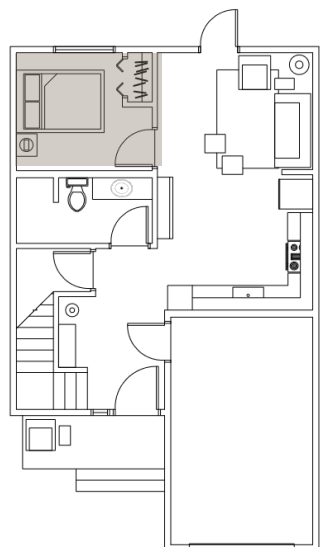
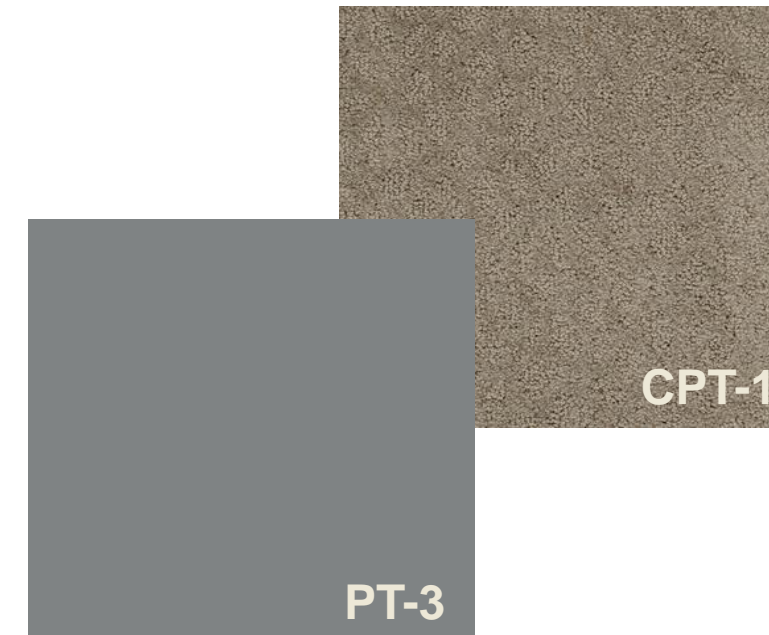


# MAIN BEDROOM PERSPECTIVE



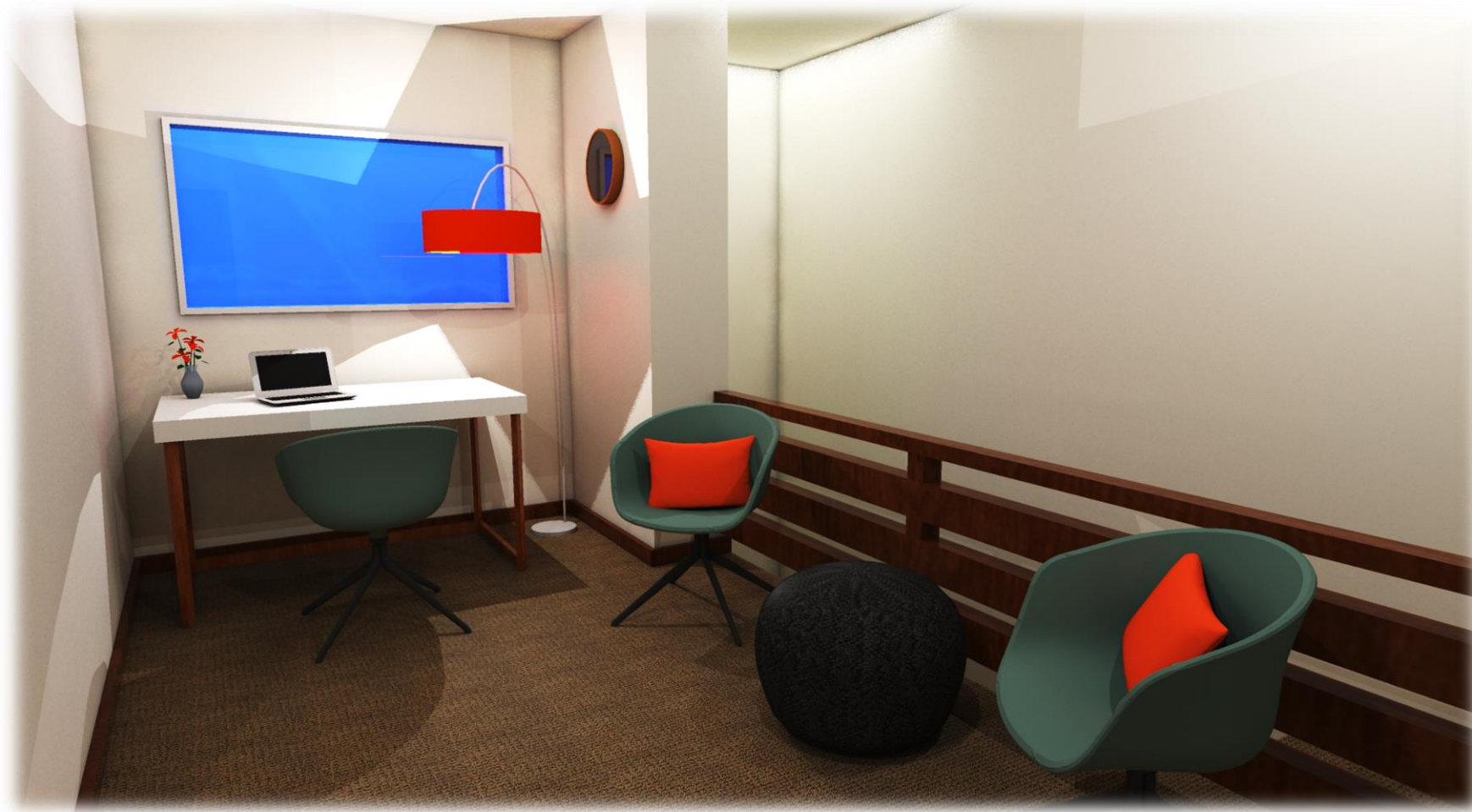
**Goal: Allow for the ability of any user to access the space through Universal/Inclusive Design.**

- Main bedroom on first floor to allow for accessibility (ASID. 2014).
- Bright colors added to accent the space through color theory research (Cherry, 2014).
- Double pane sliding egress windows to allow for sustainability, acoustics, and safety (Emrath, 2014).



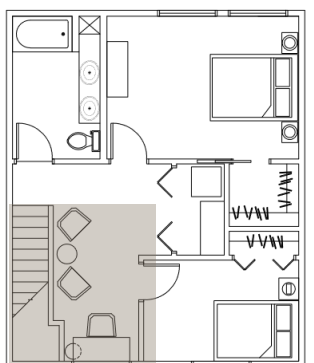
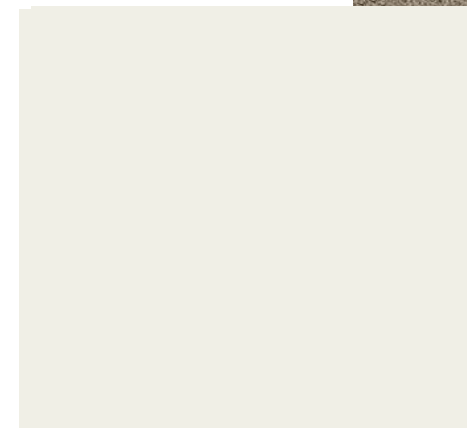


## 2<sup>ND</sup> FLOOR LOFT PERSPECTIVE



**Goal: Design a home that encourages family interaction, but spaces that also give privacy and separation.**

- Eco-friendly wood selected for hand rails to save in cost (Emrath, 2014).
- Loft area created to give the homeowners a sense of togetherness but separate.
- Window placement provides natural light but also privacy to the space (Emrath, 2014).



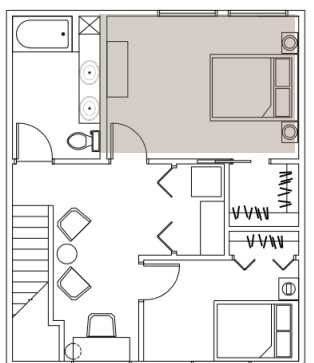
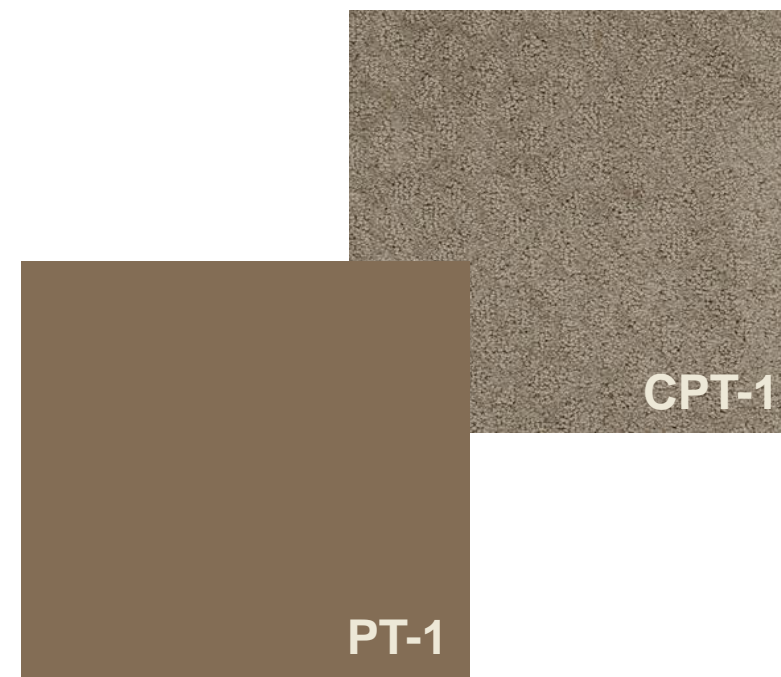


# MASTER BEDROOM PERSPECTIVE



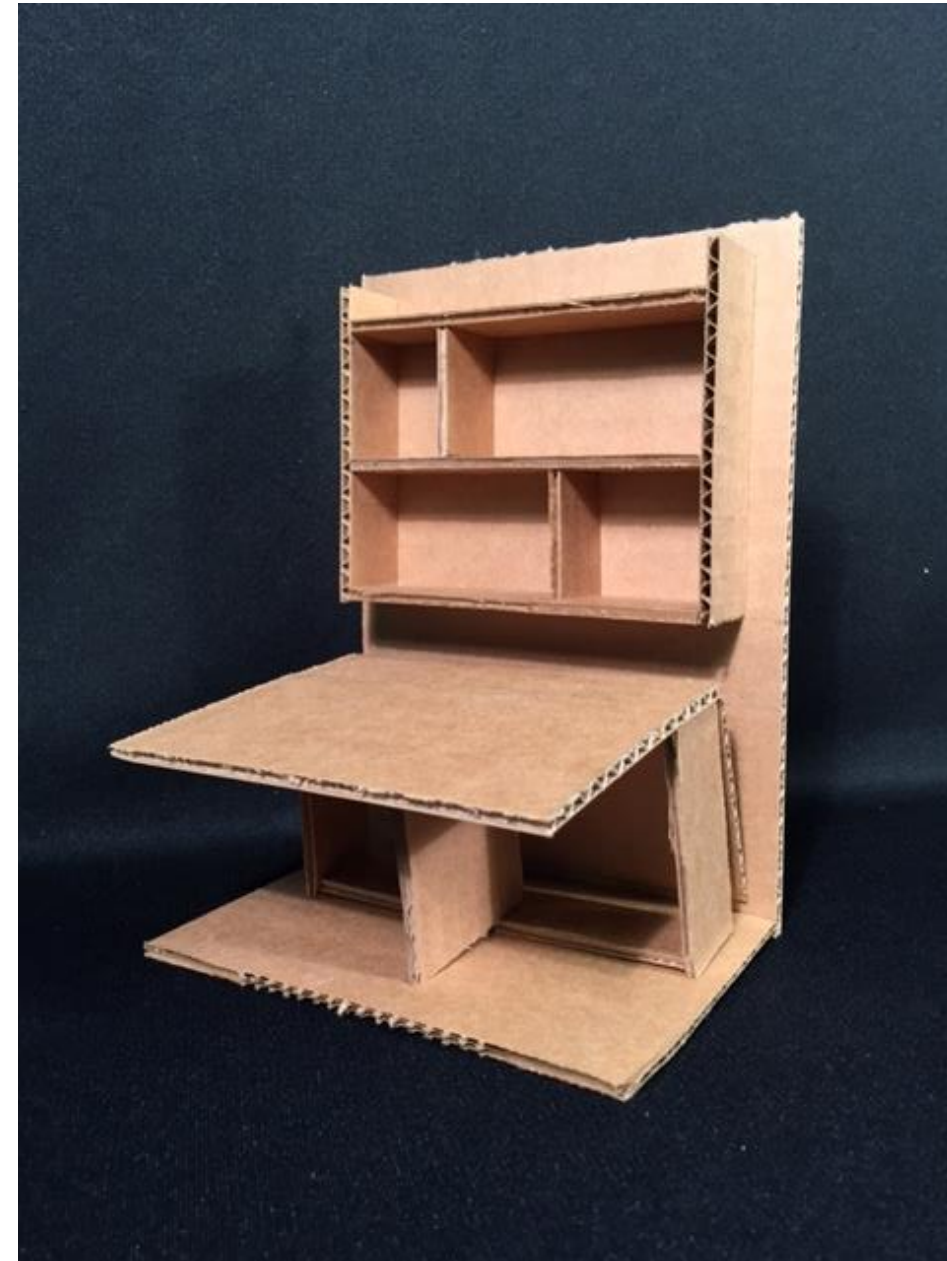
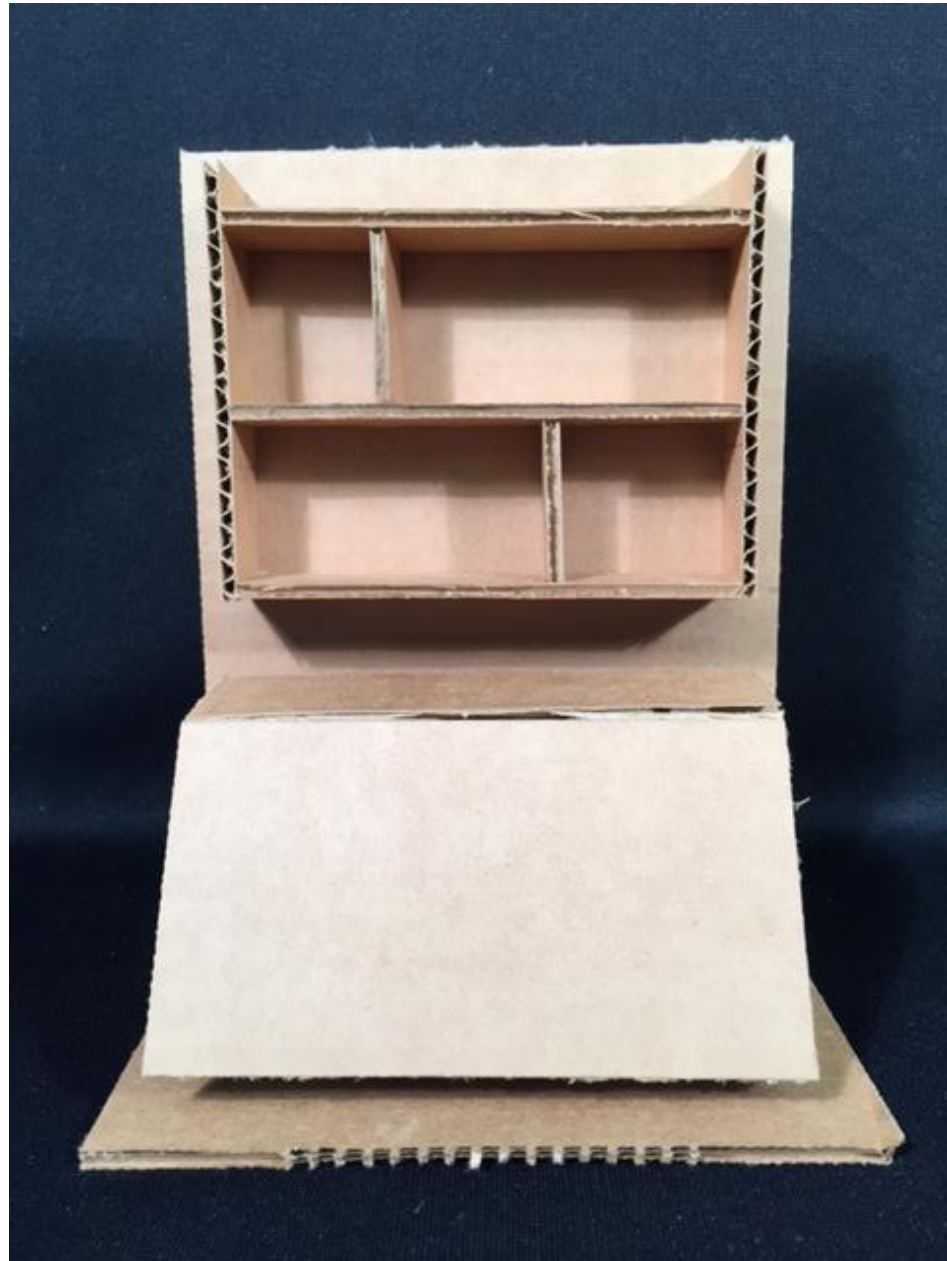
**Goal: Stage the home in a way that allows any user to visualize their own families within the space.**

- Windows to allow natural light into the space (Emrath, 2014).
- Queen size bed selected for ownership to the home.
- Master closet created to provide organization and accessibility (ASID. 2014).
- Upholstered bed provides safety, comfort, and extra storage (ASID. 2014).





## CUSTOM ELEMENT



# CUSTOM ELEMENT

## Design Concept:

A custom table was designed to create an accessible and flexible dining room. The concept for the table was to save space and allow for an open concept throughout the main floor of the home. The table can be used against the wall closed for storage, a prep area in the kitchen, open for a small table/desk, or a large dining room table that seats up to 10 people. The overall design of the table is cohesive with the rest of the space in its neutral colors and clean aesthetics.



Elevation view of Custom Model



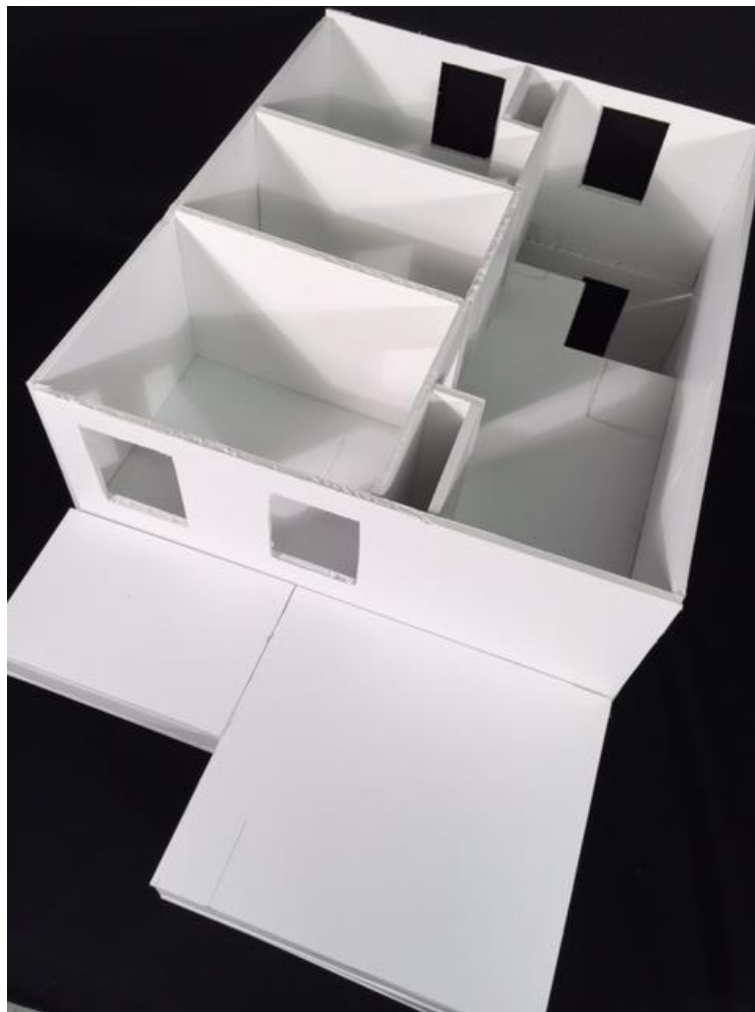
Laminate



3-D view of custom  
model open on one  
side

# STUDY MODEL

A preliminary study model of the home was completed to analyze the current floor plan layout. Throughout studying the model, improvements were implement to the floor plan for better flexibility and accessibility for the home.



Second Floor View of Study Model



North View of Study Model



First Floor View of Study Model

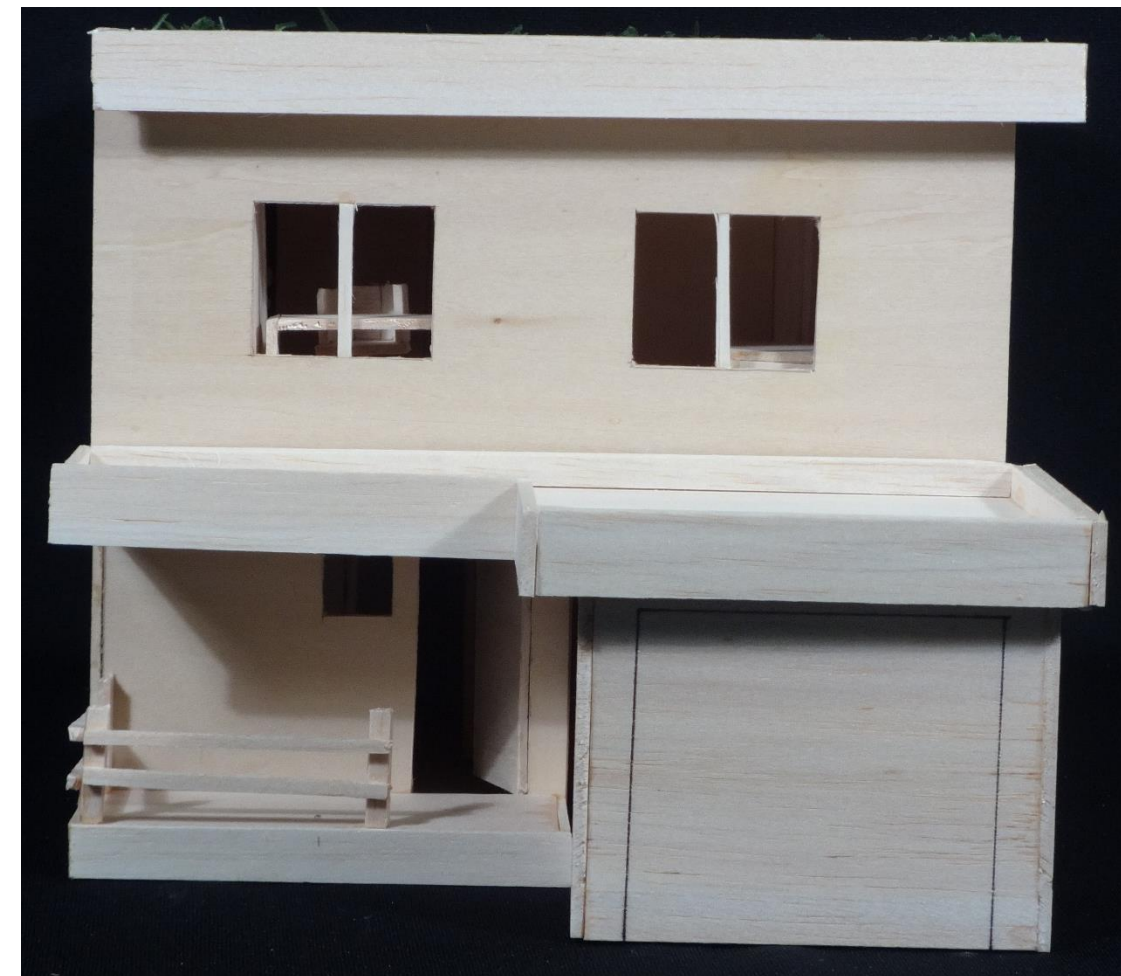


# STUDY MODEL

A presentation study model of the home was completed to represent the home in its entirety. Features such as furniture, appliances, and stairs are included to give special depth to of Grove Town Dwellings.



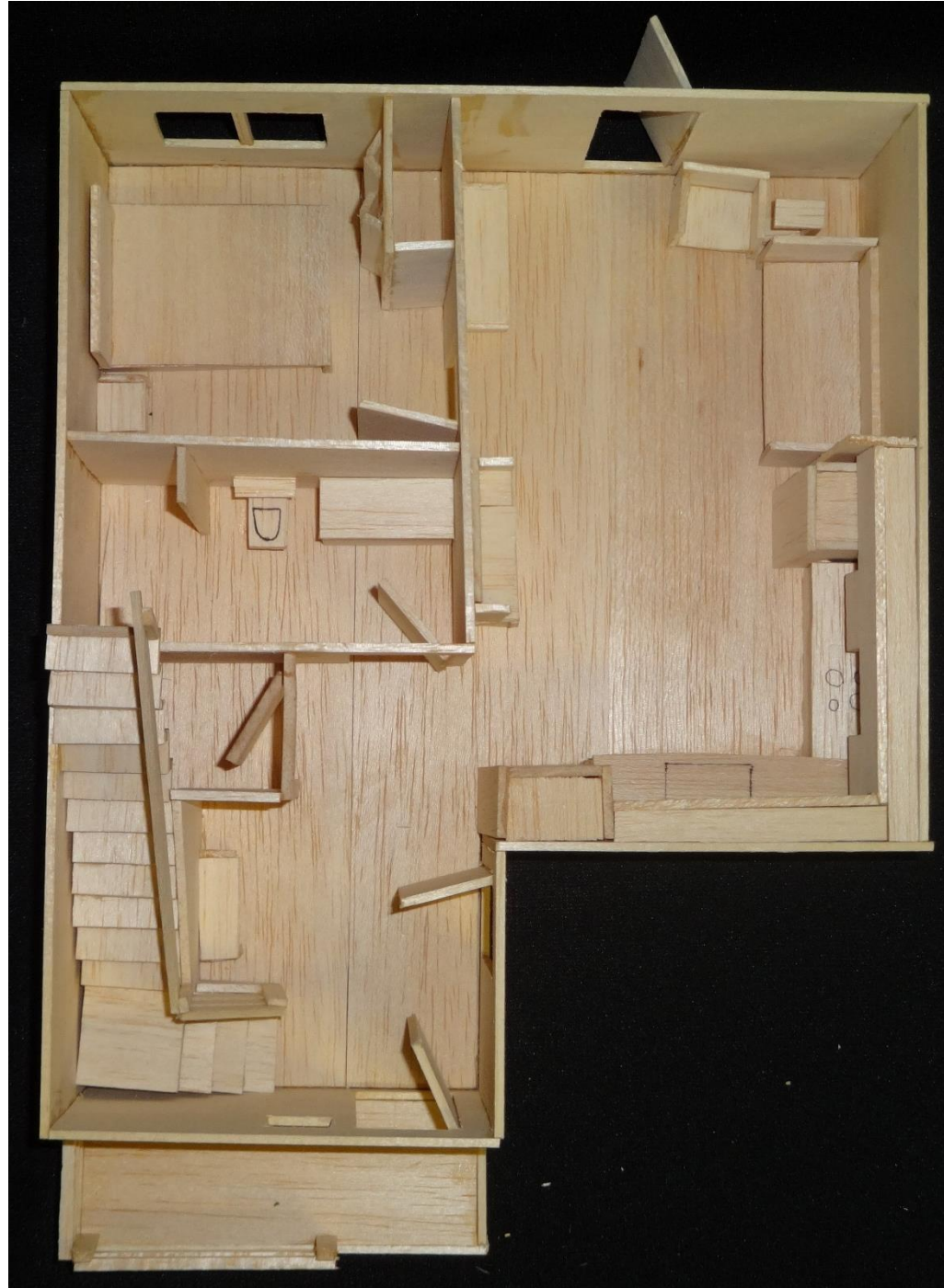
Exterior View of Presentation Model



North View of Presentation Model



# STUDY MODEL



First Floor View of Presentation Model



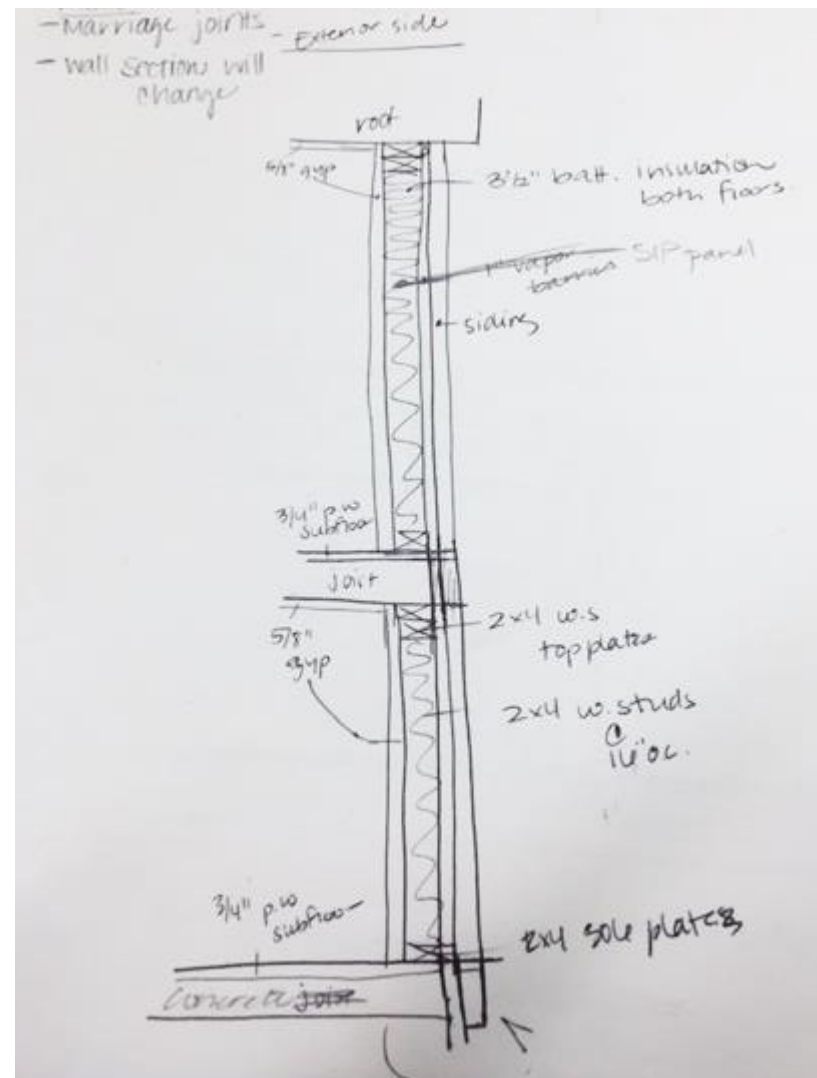
Second Floor View of Presentation Model



# SKETCHES



Exterior Sketch



Wall Section Sketch



Living Room Sketch



Custom Model Sketch

# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	A-1
Description	Floor Lamp
Manufacturer	Crate and Barrel
Item/Model Name	Duncan Antiqued Silver Floor Lamp
Item/Model Number	199225
Dimension/Size	18 W x 9 D x 59 H
Quantity	1
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	N/A
Location	Living Room
Notes	



FF&E Schedule	
Code	A-2
Description	Lamp
Manufacturer	Ikea
Item/Model Name	Ljusas Ysby
Item/Model Number	902.080.97
Dimension/Size	22H x 13 dia.
Quantity	2
Finish/Fabric Finish/Code	Green
Fabric Pattern/Number	N/A
Description	N/A
Location	Master Bedroom
Notes	



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	A-3
Description	Lamp
Manufacturer	JCPenny
Item/Model Name	Ceramic Octagon Table Lamp
Item/Model Number	7700112
Dimension/Size	22W x 22H
Quantity	3
Finish/Fabric Finish/Code	Green
Fabric Pattern/Number	N/A
Description	N/A
Location	Main Bedroom (2), 2 <sup>nd</sup> Floor Bedroom (1)



Notes

FF&E Schedule	
Code	A-4
Description	Floor Lamp
Manufacturer	CB2
Item/Model Name	Atomic Lobster Arc Floor Lamp
Item/Model Number	442341
Dimension/Size	48W x 28D x 58.5H
Quantity	1
Finish/Fabric Finish/Code	Lobster Red
Fabric Pattern/Number	N/A
Description	N/A
Location	Private Nook Area
Notes	





# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	A-5
Description	Pouf Seat
Manufacturer	CB2
Item/Model Name	Knitted Graphite Pouf
Item/Model Number	657793
Dimension/Size	14H x 20 dia.
Quantity	1
Finish/Fabric Finish/Code	Graphite
Fabric Pattern/Number	N/A
Description	100% Cotton Hand Knit
Location	Private Nook Area
Notes	



FF&E Schedule	
Code	A-6
Description	Clock
Manufacturer	West Elm
Item/Model Name	Mid-Century Starburst Clock
Item/Model Number	2505576
Dimension/Size	12" x 1.25"
Quantity	1
Finish/Fabric Finish/Code	Solid Wood in Ash Veneer
Fabric Pattern/Number	N/A
Description	N/A
Location	Entry Way
Notes	



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	A-7
Description	Duvet & Shams
Manufacturer	Nordstrom
Item/Model Name	Margate Duvet & Shams
Item/Model Number	763796
Dimension/Size	Full
Quantity	1
Finish/Fabric Finish/Code	Grey/White
Fabric Pattern/Number	N/A
Description	100% Cotton
Location	Master Bedroom
Notes	



FF&E Schedule	
Code	A-8
Description	Duvet & Shams
Manufacturer	Ikea
Item/Model Name	Stockholm Duvet Cover and Shams
Item/Model Number	402.585.64
Dimension/Size	King
Quantity	2
Finish/Fabric Finish/Code	Beige
Fabric Pattern/Number	N/A
Description	Cotton
Location	Main Bedroom, 2 <sup>nd</sup> Floor Bedroom
Notes	



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule		
Code	A-9	
Description	Sheets	
Manufacturer	Room and Board	
Item/Model Name	Percale Sheets & Pillows	
Item/Model Number	873717	
Dimension/Size	Full	
Quantity	1	
Finish/Fabric Finish/Code	White	
Fabric Pattern/Number	N/A	
Description	100% Cotton	
Location	Main Bedroom	
Notes		

FF&E Schedule		
Code	A-10	
Description	Sheets	
Manufacturer	Room and Board	
Item/Model Name	Percale Sheets & Pillows	
Item/Model Number	873717	
Dimension/Size	Full	
Quantity	1	
Finish/Fabric Finish/Code	White	
Fabric Pattern/Number	N/A	
Description	100% Cotton	
Location	2 <sup>nd</sup> Floor Bedroom	
Notes		



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	A-11
Description	Sheets
Manufacturer	Room and Board
Item/Model Name	Percale Sheets & Pillows
Item/Model Number	873717
Dimension/Size	Queen
Quantity	1
Finish/Fabric Finish/Code	Charcoal
Fabric Pattern/Number	N/A
Description	100% Cotton
Location	Master Bedroom
Notes	



FF&E Schedule	
Code	A-12
Description	Throw Pillow
Manufacturer	CB2
Item/Model Name	Metro Orange Pillow
Item/Model Number	128142
Dimension/Size	20W x 20D
Quantity	2
Finish/Fabric Finish/Code	Solid Orange
Fabric Pattern/Number	N/A
Description	100% Jersey Cotton
Location	Private Nook Area
Notes	



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	A-13
Description	Throw Pillow
Manufacturer	Room and Board
Item/Model Name	Velvet Pillow
Item/Model Number	643900
Dimension/Size	21 W x 21 H
Quantity	2
Finish/Fabric Finish/Code	Berry
Fabric Pattern/Number	N/A
Description	90% Cotton, 10% Polyester
Location	Living Area
Notes	



FF&E Schedule	
Code	A-14
Description	Throw Pillow
Manufacturer	Pier 1
Item/Model Name	Plush Pillow
Item/Model Number	2809546
Dimension/Size	20 W x 20 H
Quantity	4
Finish/Fabric Finish/Code	Grass Green
Fabric Pattern/Number	N/A
Description	Polyester
Location	Main Bedroom, 2 <sup>nd</sup> Floor Bedroom
Notes	



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	A-15
Description	Throw Pillow
Manufacturer	West Elm
Item/Model Name	Decorative Pillow Insert
Item/Model Number	9765520
Dimension/Size	20 x 20
Quantity	2
Finish/Fabric Finish/Code	White
Fabric Pattern/Number	N/A
Description	100% Cotton
Location	Master Bedroom
Notes	



FF&E Schedule	
Code	A-16
Description	Pillow
Manufacturer	Sleep Harmony
Item/Model Name	Sleep Harmony Signature Collection
Item/Model Number	1606655
Dimension/Size	20 x 26
Quantity	12
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	100% Cotton
Location	Main Bedroom (4), Master Bedroom (4), 2 <sup>nd</sup> Floor Bedroom (4)
Notes	





# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	A-17
Description	Throw Pillow
Manufacturer	West Elm
Item/Model Name	Ruffle Ribbon Pillow Cover
Item/Model Number	7611908
Dimension/Size	20 x 20
Quantity	2
Finish/Fabric Finish/Code	Blue Stone
Fabric Pattern/Number	N/A
Description	100% Polyester Front 100% Cotton Back
Location	Master Bedroom
Notes	



FF&E Schedule	
Code	A-18
Description	Curtains
Manufacturer	Ikea
Item/Model Name	Mariam Curtains
Item/Model Number	202.323.01
Dimension/Size	57 x 98
Quantity	2
Finish/Fabric Finish/Code	Green
Fabric Pattern/Number	N/A
Description	100% Polyester
Location	Master Bedroom
Notes	



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	A-19
Description	Curtains
Manufacturer	Ikea
Item/Model Name	Mariam Curtains
Item/Model Number	402.323.19
Dimension/Size	57 x 98
Quantity	2
Finish/Fabric Finish/Code	Beige
Fabric Pattern/Number	N/A
Description	100% Polyester
Location	Main Bedroom, 2 <sup>nd</sup> Floor Bedroom



Notes

FF&E Schedule	
Code	A-20
Description	Area Rug
Manufacturer	West Elm
Item/Model Name	Matrix Wool Kilim Rug
Item/Model Number	66068
Dimension/Size	5' x 8'
Quantity	1
Finish/Fabric Finish/Code	Horseradish
Fabric Pattern/Number	N/A
Description	80% wool, 20% Cotton
Location	Living Room



Notes

# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	A-21
Description	Mirror
Manufacturer	Ikea
Item/Model Name	Godmorgon Mirror
Item/Model Number	501.491.31
Dimension/Size	47 ¼ x 37 ¾
Quantity	1
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	N/A
Location	Main Bathroom (1),
Notes	



FF&E Schedule	
Code	A-22
Description	Mirror
Manufacturer	Ronbow
Item/Model Name	Newcastle Wood Frame Mirror
Item/Model Number	603160-W01
Dimension/Size	60" x 39"
Quantity	1
Finish/Fabric Finish/Code	White
Fabric Pattern/Number	N/A
Description	N/A
Location	2 <sup>nd</sup> Floor Bathroom
Notes	





# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	A-23
Description	Coat Rack
Manufacturer	Crate and Barrel
Item/Model Name	Leigh Coat Tree
Item/Model Number	585955
Dimension/Size	21 dia. X 71 H
Quantity	1
Finish/Fabric Finish/Code	Weathered Walnut Finish
Fabric Pattern/Number	N/A
Description	N/A
Location	Entry Way
Notes	



FF&E Schedule	
Code	A-24
Description	Wall Art
Manufacturer	Room and Board
Item/Model Name	Boissiere, Vitesse No. 11
Item/Model Number	902133
Dimension/Size	54 W x 1 ½ D x 22 ½ H
Quantity	2
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	N/A
Location	Main Bedroom
Notes	

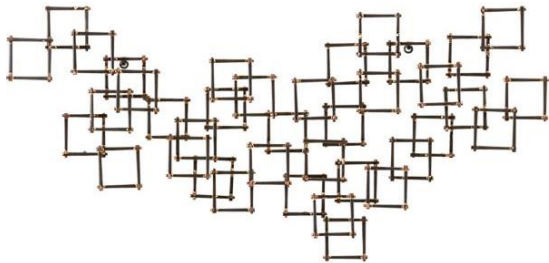


# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	A-25
Description	Art
Manufacturer	West Elm
Item/Model Name	Of Land and Sea II
Item/Model Number	6619860
Dimension/Size	30 W x 40 L
Quantity	1
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	N/A
Location	Bedroom 2
Notes	



FF&E Schedule	
Code	A-26
Description	Art
Manufacturer	Crate and Barrel
Item/Model Name	Squares Nail Wall Art
Item/Model Number	342408
Dimension/Size	35 W x 4 D x 17 H
Quantity	1
Finish/Fabric Finish/Code	Steel
Fabric Pattern/Number	N/A
Description	N/A
Location	Living Room
Notes	



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	A-27
Description	Art
Manufacturer	West Elm
Item/Model Name	Canvas Print – Sky Full of Moons
Item/Model Number	6390756
Dimension/Size	20 W x 26 L
Quantity	2
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	N/A
Location	Master Bedroom
Notes	



FF&E Schedule	
Code	A-28
Description	Tray
Manufacturer	CB2
Item/Model Name	Square Hi-Glass Yellow Tray
Item/Model Number	688867
Dimension/Size	16 W x 16 D
Quantity	1
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	N/A
Location	Living Area
Notes	






# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	A-29
Description	Closet Storage
Manufacturer	Easy Closet
Item/Model Name	Laundry Room Storage
Item/Model Number	X13410360285833
Dimension/Size	N/A
Quantity	1
Finish/Fabric Finish/Code	White
Fabric Pattern/Number	N/A
Description	N/A
Location	Laundry Room
Notes	



FF&E Schedule	
Code	A-30
Description	Closet Storage
Manufacturer	Easy Closet
Item/Model Name	Master Closet Storage
Item/Model Number	X70958710469199
Dimension/Size	N/A
Quantity	1
Finish/Fabric Finish/Code	White
Fabric Pattern/Number	N/A
Description	N/A
Location	Master Bedroom
Notes	



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	A-31
Description	Television
Manufacturer	Samsung
Item/Model Name	Smart HDTV
Item/Model Number	UN40H620AFXZA
Dimension/Size	40"
Quantity	1
Finish/Fabric Finish/Code	Black
Fabric Pattern/Number	N/A
Description	N/A
Location	Living Area
Notes	



FF&E Schedule	
Code	B-1
Description	Bench
Manufacturer	Target
Item/Model Name	Entry Way Bench
Item/Model Number	249-18-0067
Dimension/Size	20 H x 50 W x 16 ½ D
Quantity	1
Finish/Fabric Finish/Code	Hardwood - White Veneer
Fabric Pattern/Number	N/A
Description	N/A
Location	Entry
Notes	





# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	BD-1
Description	Queen Bed
Manufacturer	Room and Board
Item/Model Name	Avery Bed with Storage Drawer
Item/Model Number	284862
Dimension/Size	67W x 88D x 48H
Quantity	1
Finish/Fabric Finish/Code	Tannon Natural
Fabric Pattern/Number	N/A
Description	75% Solspun, 25% Polyester
Location	2 <sup>nd</sup> Level Master Bedroom
Notes	



FF&E Schedule	
Code	BD-2
Description	Full Bed
Manufacturer	Crate and Barrel
Item/Model Name	Tate Bed
Item/Model Number	590886
Dimension/Size	61W x 85.25D x 38H
Quantity	2
Finish/Fabric Finish/Code	Winslow: Charcoal
Fabric Pattern/Number	N/A
Description	Cotton Blend
Location	Main Bedroom 2 <sup>nd</sup> Level Bedroom
Notes	





# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	BD-3
Description	Mattress
Manufacturer	Sealy
Item/Model Name	Sealy Nite Time II Collection – Full
Item/Model Number	PNIT246
Dimension/Size	39 x 75 x 5 ½
Quantity	2
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	High Density Foam Core
Location	Main Bedroom, 2 <sup>nd</sup> Floor Bedroom
Notes	



FF&E Schedule	
Code	BD-4
Description	Mattress
Manufacturer	Sealy
Item/Model Name	Sealy Harriet Firm Collection - Queen
Item/Model Number	PHAR50L
Dimension/Size	60 x 80 5 ½
Quantity	1
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	High Density Foam Core
Location	Master Bedroom
Notes	



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	C-1
Description	Desk Chair
Manufacturer	CB2
Item/Model Name	Facetta Cyan Chair
Item/Model Number	167398
Dimension/Size	29.5W x 23D x 27.5H
Quantity	3
Finish/Fabric Finish/Code	Cyan
Fabric Pattern/Number	N/A
Description	Polyester
Location	Private Nook Area
Notes	




FF&E Schedule	
Code	C-2
Description	Ottoman
Manufacturer	West Elm
Item/Model Name	Cross Base Ottoman
Item/Model Number	2057503
Dimension/Size	20.25 sq x 18 H
Quantity	2
Finish/Fabric Finish/Code	Steel/Ivory
Fabric Pattern/Number	N/A
Description	N/A
Location	Living Room
Notes	




# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	C-3
Description	Chair
Manufacturer	West Elm
Item/Model Name	Rustic Dining Chair
Item/Model Number	4250635
Dimension/Size	17 W x 20 ½ D x 33 ½ H
Quantity	2
Finish/Fabric Finish/Code	Solid Acacia Wood
Fabric Pattern/Number	N/A
Description	N/A
Location	Dining Area
Notes	



FF&E Schedule	
Code	C-4
Description	Outdoor Chair
Manufacturer	IKEA
Item/Model Name	Varmdo Rocking Chair
Item/Model Number	201.906.88
Dimension/Size	25 5/8 W x 41 ¾ H
Quantity	1
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	N/A
Location	Entry (Veranda)
Notes	





# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	D-1
Description	Dresser
Manufacturer	West Elm
Item/Model Name	Hudson 6 Drawer Dresser
Item/Model Number	3220878
Dimension/Size	56 W x 21 D x 32 H
Quantity	1
Finish/Fabric Finish/Code	Chocolate
Fabric Pattern/Number	N/A
Description	N/A
Location	Master Bedroom
Notes	



FF&E Schedule	
Code	E-1
Description	Dishwasher
Manufacturer	Whirlpool
Item/Model Name	Whirlpool Built-In Dishwasher
Item/Model Number	WWDF550SAAS
Dimension/Size	23 9/16H x 24D x 34 1/2H
Quantity	1
Finish/Fabric Finish/Code	Stainless Steel
Fabric Pattern/Number	N/A
Description	N/A
Location	Kitchen
Notes	- Energy Efficient



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	E-2
Description	Refrigerator
Manufacturer	Whirlpool
Item/Model Name	Whirlpool Bottom Freezer Refrigerator
Item/Model Number	WWRB119WFBM
Dimension/Size	29 ¾ W x 33 3/8 D x 67 H
Quantity	1
Finish/Fabric Finish/Code	Stainless Steel
Fabric Pattern/Number	N/A
Description	N/A
Location	Kitchen
Notes	- Energy Star



FF&E Schedule	
Code	E-3
Description	Stove
Manufacturer	Whirlpool
Item/Model Name	Whirlpool Double Oven Electric Range
Item/Model Number	WGE555S0BS
Dimension/Size	30"
Quantity	1
Finish/Fabric Finish/Code	Stainless Steel
Fabric Pattern/Number	N/A
Description	N/A
Location	Kitchen
Notes	



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	E-4
Description	Microwave
Manufacturer	Whirlpool
Item/Model Name	Over the Range Microwave
Item/Model Number	WMH31017AS
Dimension/Size	30 W x 17.25 H x 14 D
Quantity	1
Finish/Fabric Finish/Code	Stainless Steel
Fabric Pattern/Number	N/A
Description	N/A
Location	Kitchen
Notes	



FF&E Schedule	
Code	E-5
Description	Tub/Shower
Manufacturer	Menards
Item/Model Name	Sterling Ensemble AFD Bath/Shower
Item/Model Number	71100122-96
Dimension/Size	36"
Quantity	1
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	N/A
Location	Dining Area
Notes	





# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	E-6
Description	Smoke Alarms
Manufacturer	Kidde
Item/Model Name	Battery Operated Combination Smoke and CO Alarm
Item/Model Number	KN COSM B
Dimension/Size	N/A
Quantity	12
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	N/A
Location	Master Bedroom, 2 <sup>nd</sup> Floor Bedroom, Main Bedroom, Kitchen, Hallway



Notes

FF&E Schedule	
Code	E-7
Description	Washer/Dryer
Manufacturer	LG
Item/Model Name	Front-Load Washer with Dryer
Item/Model Number	WM3050CW
Dimension/Size	27 X 13 3/5 x 28 2/5
Quantity	1
Finish/Fabric Finish/Code	White
Fabric Pattern/Number	N/A
Description	N/A
Location	Laundry
Notes	<ul style="list-style-type: none"><li>- Stackable Dryer</li><li>- Energy Star</li></ul>



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	F-1
Description	Sink
Manufacturer	Frigidaire
Item/Model Name	Professional Undermount Kitchen Sink
Item/Model Number	FPUR2919-D10
Dimension/Size	28 5/8 x 18 11/16 x 10
Quantity	1
Finish/Fabric Finish/Code	Stainless Steel
Fabric Pattern/Number	N/A
Description	N/A
Location	Kitchen
Notes	



FF&E Schedule	
Code	F-2
Description	Garbage Disposal
Manufacturer	GE
Item/Model Name	Continuous Feed Garbage Disposal
Item/Model Number	AF111V
Dimension/Size	6.7"
Quantity	1
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	N/A
Location	Kitchen
Notes	



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	F-3
Description	Toilet
Manufacturer	Kohler
Item/Model Name	Kohler "Highline" Two Piece Toilet
Item/Model Number	K3658-0
Dimension/Size	19 5/8 W x 16 ½ H
Quantity	2
Finish/Fabric Finish/Code	White
Fabric Pattern/Number	N/A
Description	N/A
Location	Main Bathroom (1), 2 <sup>nd</sup> Floor Bathroom (1)
Notes	<div>- ADA Compliant</div> <div>- Water Sense</div>



FF&E Schedule	
Code	F-4
Description	Shower Faucet
Manufacturer	Delta
Item/Model Name	Silverton 1-Handle Tub and Shower Faucet - Chrome
Item/Model Number	144713
Dimension/Size	7 W x 6 ½ D
Quantity	1
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	N/A
Location	2 <sup>nd</sup> Floor Bathroom
Notes	<div>- ADA Compliant</div> <div>- Water Sense</div>





# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	F-5
Description	Shower System
Manufacturer	Moen
Item/Model Name	Eco Performance Handheld Shower System – Chrome
Item/Model Number	8346EP15
Dimension/Size	8 W x 69 L
Quantity	1
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	N/A
Location	Main Bathroom
Notes	- Water Sense



FF&E Schedule	
Code	F-6
Description	Faucet
Manufacturer	Pfister
Item/Model Name	Pfister Jaida Bathroom Faucet
Item/Model Number	F042JDKK
Dimension/Size	4"
Quantity	3
Finish/Fabric Finish/Code	Brushed Nickel
Fabric Pattern/Number	N/A
Description	N/A
Location	Main Bathroom (1), 2 <sup>nd</sup> Floor Bathroom
Notes	- ADA Compliant



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	F-7
Description	Sink
Manufacturer	Kohler
Item/Model Name	Pennington Self-Rimming Bathroom Sink
Item/Model Number	K-2196-1-0
Dimension/Size	17 ¼ x 20 ¼
Quantity	3
Finish/Fabric Finish/Code	White
Fabric Pattern/Number	N/A
Description	N/A
Location	Main Bathroom (1), 2 <sup>nd</sup> Floor Bedroom
Notes	



FF&E Schedule	
Code	HW-1
Description	Hardware
Manufacturer	Merillat
Item/Model Name	Satin Aluminum Boat Cleat Transitional Pull
Item/Model Number	HP112
Dimension/Size	Center-to-Center 3 25/62"
Quantity	33
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	N/A
Location	Kitchen (21), Main Bathroom (5), 2 <sup>nd</sup> Floor Bathroom (7)
Notes	



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	T-1
Description	Computer Desk
Manufacturer	CB2
Item/Model Name	Chamber Desk
Item/Model Number	672395
Dimension/Size	57W x 24D x 29.25H
Quantity	1
Finish/Fabric	- Solid Oak Base
Finish/Code	- White Lacquer Wood Top
Fabric Pattern/Number	N/A
Description	N/A
Location	Private Nook Area



FF&E Schedule	
Code	T-2
Description	End Table
Manufacturer	West Elm
Item/Model Name	Parsons End Table
Item/Model Number	1608637
Dimension/Size	21W x 16D x 25H
Quantity	2
Finish/Fabric	Chocolate
Finish/Code	
Fabric Pattern/Number	N/A
Description	N/A
Location	Master Bedroom





# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	T-3
Description	Bed Side Table
Manufacturer	West Elm
Item/Model Name	Storage Side Table
Item/Model Number	1981869
Dimension/Size	20W x 22D x 22H
Quantity	3
Finish/Fabric	- White Lacquer
Finish/Code	- Finish
	- Stainless Steel
	Legs
Fabric Pattern/Number	N/A
Description	N/A
Location	Main Bedroom (2), 2 <sup>nd</sup> Floor Bedroom (1)



Notes

FF&E Schedule	
Code	T-4
Description	TV Stand
Manufacturer	Ikea
Item/Model Name	Besta TV Bench with Drawers
Item/Model Number	790.144.57
Dimension/Size	47 ¼ W x 15 ¾ D x 16 ½ H
Quantity	1
Finish/Fabric	Vara White
Finish/Code	
Fabric Pattern/Number	N/A
Description	N/A
Location	Living Area



Notes

# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	T-5
Description	Outdoor Table
Manufacturer	Threshold
Item/Model Name	Heatherstone Metal Frame Side Table
Item/Model Number	009-00-0220
Dimension/Size	20.1 W x 17 ¼ H x 20.1 D
Quantity	1
Finish/Fabric Finish/Code	Steel
Fabric Pattern/Number	N/A
Description	N/A
Location	Entry (Veranda)
Notes	



FF&E Schedule	
Code	T-6
Description	Side Table
Manufacturer	CB2
Item/Model Name	Mill C Table
Item/Model Number	172898
Dimension/Size	19 W x 11 D 23 H
Quantity	1
Finish/Fabric Finish/Code	Iron
Fabric Pattern/Number	N/A
Description	N/A
Location	Living Room
Notes	



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	S-1
Description	Sofa
Manufacturer	Room and Board
Item/Model Name	Vela Sofa
Item/Model Number	073827
Dimension/Size	72W x 35D x 28H
Quantity	1
Finish/Fabric Finish/Code	Tannon Natural
Fabric Pattern/Number	N/A
Description	85% Cotton, 15% Polyester
Location	Living Area
Notes	



FF&E Schedule	
Code	S-1
Description	Sofa
Manufacturer	Room and Board
Item/Model Name	Vela Sofa
Item/Model Number	073827
Dimension/Size	31W x 35D x 28H
Quantity	1
Finish/Fabric Finish/Code	Tannon Natural
Fabric Pattern/Number	N/A
Description	85% Cotton, 15% Polyester
Location	Living Area
Notes	





# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	Set-1
Description	Door Hardware
Manufacturer	Schlage
Item/Model Name	Camelot Single-Cylinder Electronic Entry Deadbolt with Keypad
Item/Model Number	FBE365VCAM619AC C
Dimension/Size	2.5" Projection
Quantity	2
Finish/Fabric Finish/Code	Satin Nickel
Fabric Pattern/Number	N/A
Description	N/A
Location	Entry (1), Backdoor (1)
Notes	- See Window Schedule, Door and Hardware Schedule on A.12.1



FF&E Schedule	
Code	Set-2
Description	Door Hardware
Manufacturer	Schlage
Item/Model Name	Accent Universal Keyed Entry Door Lever
Item/Model Number	F51VACC619
Dimension/Size	2.88" Projection
Quantity	33
Finish/Fabric Finish/Code	N/A
Fabric Pattern/Number	N/A
Description	N/A
Location	Garage (1)
Notes	- See Window Schedule, Door and Hardware Schedule on A.12.1



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

FF&E Schedule	
Code	Set-3
Description	Door Hardware
Manufacturer	Schlage
Item/Model Name	Accent Universal Push Button-Lock Privacy Door Lever
Item/Model Number	F40VACC619
Dimension/Size	2.88" Projection
Quantity	6
Finish/Fabric Finish/Code	Satin Nickel
Fabric Pattern/Number	N/A
Description	N/A
Location	Interior Doors (6)
Notes	- See Window Schedule, Door and Hardware Schedule on A.12.1



FF&E Schedule	
Code	Set-4
Description	Door Hardware
Manufacturer	Schlage
Item/Model Name	Kwikset Passage Pocket Door Pull
Item/Model Number	33415
Dimension/Size	2.125" Wide
Quantity	1
Finish/Fabric Finish/Code	Satin Nickel
Fabric Pattern/Number	N/A
Description	N/A
Location	Master Closet
Notes	- See Window Schedule, Door and Hardware Schedule on A.12.1



# FURNITURE, FIXTURE, & EQUIPMENT PLAN

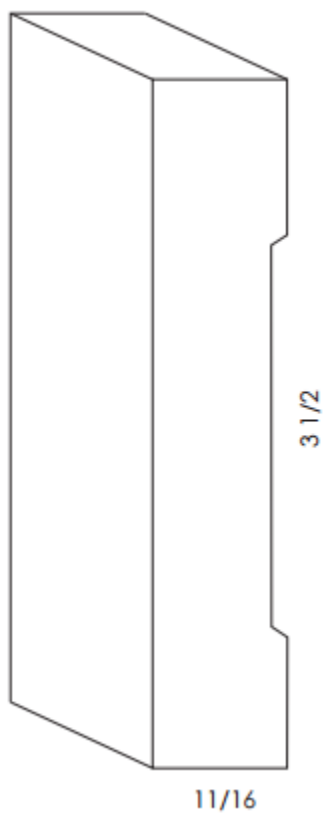
FF&E Schedule	
Code	Set-5
Description	Door Hardware
Manufacturer	Schlage
Item/Model Name	Prime-Line Diecast Bi-fold Closet Door Knob
Item/Model Number	N7372
Dimension/Size	1 ¾"
Quantity	3
Finish/Fabric Finish/Code	Satin Nickel
Fabric Pattern/Number	N/A
Description	N/A
Location	Main Bathroom (1), 2 <sup>nd</sup> Floor Bedroom
Notes	- See Window Schedule, Door and Hardware Schedule on A.12.1





# ROOM FINISH SCHEDULE

Room Finish Schedule	
Code	BB-1
Description	Base Board
Manufacturer	Hard Wood Lumber
Item/Model Name	BayBride
Item/Model Number	2006
Dimension/ Size	11/16 x 3 1/2
Product Finish	ST-1
Location	See Room Finish Schedule – A.11
Notes	



Room Finish Schedule	
Code	CPT-1
Description	Carpet
Manufacturer	Masland
Item/Model Name	Sea Pearls
Item/Model Number	9379-578
Dimension/ Size	12' W
Product Finish	Fossil - 578
Location	Main Bedroom, 2 <sup>nd</sup> Floor Bedrooms and Loft
Notes	- Stain Resistance



# ROOM FINISH SCHEDULE

Room Finish Schedule	
Code	L-1
Description	Laminate
Manufacturer	Pionite
Item/Model Name	Suede
Item/Model Number	AW841-S
Dimension/ Size	N/A
Product Finish	Ivory Cirrus
Location	Kitchen Countertops
Notes	



Room Finish Schedule	
Code	L-2
Description	Laminate
Manufacturer	Wilsonart
Item/Model Name	AEON Laminate
Item/Model Number	1859K-55
Dimension/ Size	N/A
Product Finish	Golden Travertine
Location	Main Bathroom, 2 <sup>nd</sup> Floor Bedroom Countertops
Notes	




# ROOM FINISH SCHEDULE

Room Finish Schedule	
Code	PCT-1
Description	Porcelain Tile
Manufacturer	Daltile
Item/Model Name	BayBridge
Item/Model Number	BB11
Dimension/Size	12 x 12
Product Finish	Ashwood
Location	Main Bathroom, 2 <sup>nd</sup> Floor Bathroom
Notes	



Room Finish Schedule	
Code	PT-1
Description	Paint
Manufacturer	Benjamin Moore
Item/Model Name	Classic Color Collection
Item/Model Number	1036
Dimension/Size	N/A
Product Finish	Deer Trail
Location	Master Bedroom
Notes	- Zero VOC





# ROOM FINISH SCHEDULE

Room Finish Schedule	
Code	PT-2
Description	Paint
Manufacturer	Benjamin Moore
Item/Model Name	Candice Olson Collection
Item/Model Number	HC-87
Dimension/Size	N/A
Product Finish	Ashley Gray
Location	Main Bathroom, 2 <sup>nd</sup> Floor Bathroom
Notes	Zero VOCs



Room Finish Schedule	
Code	PT-3
Description	Paint
Manufacturer	Benjamin Moore
Item/Model Name	Color Preview Collection
Item/Model Number	2134-40
Dimension/Size	N/A
Product Finish	Whale Gray
Location	Main Bedroom, 2 <sup>nd</sup> Floor Bedroom
Notes	Zero VOCs



# ROOM FINISH SCHEDULE

Room Finish Schedule	
Code	PT-4
Description	Paint
Manufacturer	Benjamin Moore
Item/Model Name	Color Collection
Item/Model Number	OC-17
Dimension/ Size	N/A
Product Finish	White Dove
Location	Living Room North West, Loft
Notes	Zero VOCs

Room Finish Schedule	
Code	PT-5
Description	Paint
Manufacturer	Benjamin Moore
Item/Model Name	Candice Olson Collection
Item/Model Number	OC-16
Dimension/ Size	N/A
Product Finish	Cedar Key
Location	Kitchen
Notes	Zero VOCs

# ROOM FINISH SCHEDULE

Room Finish Schedule	
Code	ST-1
Description	Stain
Manufacturer	Sherwin Williams
Item/Model Name	Wood Classics Stain
Item/Model Number	SW 3124
Dimension/Size	N/A
Product Finish	Pecan
Location	See Room Finish Schedule – A.11
Notes	



Room Finish Schedule	
Code	VT-5
Description	Vinyl Tile
Manufacturer	Mannington
Item/Model Name	Newport
Item/Model Number	130193
Dimension/Size	N/A
Product Finish	Kindle
Location	Kitchen, Dining, Living Room, Entry, Mechanical
Notes	- Durable flooring



# LIGHTING SCHEDULE

Lighting Schedule	
Code	L-1
Description	Pendant
Manufacturer	Valley Lights
Item/Model Name	Three Light Drum Shade Pendant
Item/Model Number	JQV9
Dimension/Size	21.44" Tall 16.06" Wide 16.06" Diameter
Lamp Source	LED
Quantity	1
Finish	Polished Nickel
Location	Entry
Notes	- CUL Dry



Lighting Schedule	
Code	L-2
Description	Semi-Flush mount
Manufacturer	Valley Lights
Item/Model Name	Three Light Opal Etched Glass Bowl
Item/Model Number	MHPK
Dimension/Size	9.72" Tall 14.97" Wide 14.97" Diameter
Lamp Source	LED
Quantity	2
Finish	Polished Nickel
Location	Kitchen (1), Loft (1)
Notes	- CUL Damp





# LIGHTING SCHEDULE

Lighting Schedule	
Code	L-3
Description	Flush Mount
Manufacturer	Valley Lights
Item/Model Name	Three Light Opal Etched Glass Bowl
Item/Model Number	JQW2
Dimension/Size	7.44" Tall 15.06" Wide 15.06" Diameter
Lamp Source	LED
Quantity	3
Finish	Polished Nickel
Location	Master Bedroom (1), Bedroom 1 (1), Bedroom 2 (1)
Notes	- CUL Damp



Lighting Schedule	
Code	L-4
Description	Vanity
Manufacturer	Valley Lights
Item/Model Name	Three Light White Opal Etch Glass Vanity
Item/Model Number	FGC5
Dimension/Size	8.75" Tall 22.13" Wide 22.13" Diameter
Lamp Source	LED
Quantity	1
Finish	Brushed Steel
Location	Bathroom 1
Notes	



# LIGHTING SCHEDULE

Lighting Schedule	
Code	L-5
Description	Sconce
Manufacturer	E.L.K Lighting
Item/Model Name	1 Bulb Wall Sconce
Item/Model Number	E112641
Dimension/Size	9" Tall 5" Wide 6" Ext. from wall
Lamp Source	LED
Quantity	1
Finish	Satin Nickel
Location	Bathroom 2
Notes	



Lighting Schedule	
Code	L-6
Description	Flush Mount
Manufacturer	Tech Lighting
Item/Model Name	Tech Lighting "Boxie" Flush Mount Ceiling Light
Item/Model Number	T700BXLLED
Dimension/Size	2 ½ " Height 9" Wide 9" Length
Lamp Source	LED
Quantity	2
Finish	Satin Nickel
Location	Bathroom 1 (1), Bathroom 2 (1)
Notes	



# LIGHTING SCHEDULE

Lighting Schedule	
Code	L-7
Description	Ceiling Fan
Manufacturer	Panasonic
Item/Model Name	PANFV11VH2
Item/Model Number	Panasonic “Whisper Warm” Bathroom Fan
Dimension/Size	17 3/8” Length 12 5/8” Width
Lamp Source	N/A
Quantity	2
Finish	N/A
Location	Bathroom 1 (1), Bathroom 2 (1)
Notes	



Lighting Schedule	
Code	L-8
Description	Under Cabinet
Manufacturer	AFX
Item/Model Name	AFX “ACU Series” Under Cabinet Lighting
Item/Model Number	AACU12LWH
Dimension/Size	1” Height 11 ½” Width 2 3/10” Length
Lamp Source	LED
Quantity	N/A
Finish	N/A
Location	Kitchen
Notes	



# LIGHTING SCHEDULE

Lighting Schedule	
Code	L-9
Description	LED Tape Lighting
Manufacturer	Pegasus
Item/Model Name	LED Flexible Tape Light
Item/Model Number	PTL-30
Dimension/Size	N/A
Lamp Source	LED
Quantity	1
Finish	N/A
Location	Living Room
Notes	- Mount in Ceiling Cove



Lighting Schedule	
Code	L-10
Description	Step Light
Manufacturer	Juno
Item/Model Name	Recessed LED Step Light
Item/Model Number	LMS-3L-M-WH
Dimension/Size	1.6875" Depth 1.875" Width
Lamp Source	LED
Quantity	5
Finish	White
Location	Stairs
Notes	





## APPENDIX

- See Annotated Bibliographies in separate binder.
- See Process Book 1 and 2 for preliminary work.

# INTERVIEW QUESTIONS

Interview Questions		
Question	Answer	Design Response
Clara Prieto Castillo (Resident of Spain)		
What does a home in Spain focus there attention on?	A lot of the focus is on the communal area, most importantly the dining room.	Create a space where a home can appreciate gathering together as a family.
Jacky Wolitzki (Resident of Germany)		
What does a home mean in Germany?	In Germany, we love to build our own house and design it the way we want them to be.	Be able to allow each family to personalize their spaces.
How does safety play a role in home in Germany?	A house means safety which means nobody leaves doors open and we protect our assets.	Utilize secure doors throughout the home security and privacy.
How do people interact in the home?	Teenagers enjoy their alone time in the home, so a room with privacy is important.	Allow family interaction spaces but also privacy spaces.
Aviena Diaz (Native of Sri Lanka)		
What does a home in Sri Lanka mean to a family?	The dining room and living room plays a huge role in families in Sri Lanka.	Keep an open floor plan to allow for families to entertain and have family gatherings.
Where do the families gather?	Most Sri Lankan homes have a designated dining area and table.	Keep a flexible dining room and living room but allow for separation in the home.
Is there anything significant about a Sri Lankan home?	Wealthy families prefer having a show piece in their home to express their wealth.	Design the home to allow for families to personalize and add in their home show pieces.

# INTERVIEW QUESTIONS

## Interview Questions

<u>Question</u>	<u>Answer</u>	<u>Design Response</u>
Is there any other areas in the home that are significant?	Many homes have a veranda. This is used by both guests and the men in the family. Guests that are not close to the family are only allowed on the veranda.	
<b>Father Reese Weber – Nativity Catholic Church of Fargo</b>		
How do you feel the catholic faith impacts family values?	We are called by Jesus to care for the weakest members of our society.	Throughout the home accessibility was utilized to make it easy for all families to allow any person to live in the home.
Do you feel that adult children should have a responsibility to care for aging parents?	There is responsibility and obligation but also an opportunity to learn, love, and gain more dignity for yourself.	Create the home to be less of an obligation and more centered around family values throughout Grove Town Dwellings.
Does society value life?	Broken culture in America– Some people don’t know they are sacred themselves and do not know the value of life.	Design Grove Town Dwellings to connect different cultures together in America and bring values together.
Is there a responsibility placed on interior designers to design more family friendly or multi-generational homes?	More affordable housing needs to be available to ease the financial stress on families.	Include affordable features into the home and design a home that allows for long term affordability for the family.
Is it important for continued and growing faith for the family to be dependent and interconnected with each other?	Important for all family members especially children to understand the value in life and serving others.	Incorporate a “together but separate” feeling to the home to allow family interaction but also have the privacy for alone time.

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