



Land Visions Enterprises, LLC
Construction Specifications & Features, Standard

PERMITS: County Specific
Sewer: Public/Private - TBD
Water: Public/Private - TBD

Exterior Elevation: Roof: CertainTeed Landmark AR Weight: 30 year Dimensional
Front elevation: Vinyl Siding
Side and Rear elevation: Vinyl siding
Stain/trim: painted two coats
Overhangs: 12" Material: Vinyl
Facia/Trim: Material: Vinyl
Gutters: 5" Continuous Material: Aluminum

Windows: Type: JELD-WEN or Anderson Silverline, Double Hung with low E glass, white
Grid Style: optional
Sidelites: Fiberglass, full lite

Exterior Doors: Front Door material: Fiberglass Style: 6 panel
Garage to Interior door material: Fiberglass Style: 6 panel
Patio: Sliders per plan

Garage: Doors: Haas, 8'x8' H or 16'x8' H, CHI 2283 Raised Panel, steel, insulated, factory painted
Walls: Dry walled (common walls only), painted, textured ceiling
Openers: ½ HP chain drive per door w/one keypad

Concrete: Basement: 4" concrete
Garage: Concrete
Front/rear stoops: Concrete width per plan
Service Walks: TBD 36"

Foundation: Footers: 8" x 16" with FormADrain
Walls: Crawl space, 8" wall width, R-5 waterproofed, Tuff 'N' Dri
Walls: 8' H x 8" W

Framing: Floor Joist Size: Engineered Floor System or 2"x8" or 2"x10"
Floor Spacing: 16" on center
Exterior Wall Size: 2"x 6"
8 or 9 ft. ceiling 1st floor
8 ft. ceiling 2nd floor

Exterior Wall Spacing: 16" on center
Flooring Material: ¾" OSB Tongue & Groove
Roof Sheathing: 7/16" OSB
Exterior Wall sheathing: 7/16" OSB
Garage and Gable Sheathing: Material: 7/16" OSB

Insulation: Ceiling: R Value 38 Type: Blown
Walls: (2" x 4") R Value 15 Type: Fiberglass
Walls: (2" x 6") R Value 19
AIP Package
Two layers house wrap: Tyvek with taped window installation

Plumbing Specifications: Water heater: Bradford/White 50 gallon
Energy Source: TBD
Outside spigots: Two exterior hose bibs
Garbage Disposal: Badger V ISE ½ horsepower
Sump Pump: 1 TBD per plan
Waterlines: PEX
Moen plumbing fixtures
Kohler shower units

Electrical Specifications: Service size: 200 amp per code
Wired according to the National Electric Code
Recessed Cans: 4 cans throughout
Smoke detectors: Prewired per plan, per code
Exterior outlets: To be determined in the field
Phone/cable: 3 of each at location of homeowner's choice

HVAC Specifications: Bryant 95% High Efficiency: w/media air cleaner
Thermostat: Digital
Central Air: Yes
Fans: Std.

Drywall: ½" walls to 5/8" ceilings, Fire rated where required by code
Ceiling Finish: Textured/knockdown
Corners: 90 degree
Interior walls: Flat paint, 2 coats, 1 color

Interior Trim: Base Style: 3" Material: MDF, pine or pre-finished
Casing: 2 ½" Material: MDF, pine or pre-finished
Door Style: 2, 2 w/arch, 4 or 6 panel Material: Masonite

Flooring: Carpet and vinyl per plan per determined allowance

Cabinets: Maple/Oak 30" Schrock cabinets, flat panel doors with hardware

Counter tops: Formica/laminate per plan

Pantries/Closets: Vinyl coated shelves with rod, one per closet

Hardware: Lever interior door handles/hinges in Satin Nickel Finish

Landscaping: Homeowner

Appliances: GE appliances

Lighting Fixtures: Interior & Exterior \$1,500 Allowance