



Standard House Specifications

STRUCTURE

- Steel reinforced concrete footings per plans.
- Stem Wall Foundation
- Termite protected soil treatment under entire structure.
- Visqueen (.006 mil) vapor barrier under all concrete floors.
- Minimum 4" thick reinforced concrete slabs.
- Structural Insulated Panel Wall System
- Interior wall framing at 16" on center.
- All wood products in contact with concrete are pressure treated (P.T.).
- Engineered roof truss system.
- APA rated roof sheathing
- GAF Architectural Asphalt dimensional shingle over Peel-n-Stick roof underlayment.
- Aluminum & Vinyl fascia and soffit.
- JELD-WEN Atlantic Premium Vinyl Hurricane Impact Resistant Windows
- Decorative cementations finished exterior walls

EXTERIOR AND SITE PREPARATION

- Site preparation and clearing per individual lots.
- Foundation preparation and site fill per individual lots.
- Florida Friendly Landscape
- Bahia sod for entire lot and city easements.
- Concrete drives and walks

HEATING AND AIR CONDITIONING

- Lennox Energy efficient air equipment – minimum 15 SEER meets Energy Star® Requirements
- Galvanized metal exhaust venting to outside for dryer, range hood, bath fans.
- Recessed dryer box (Crown or equal) for all interior dryer wall venting.

PLUMBING

- CPVC water supply and PVC Schedule "40" waste lines.
- Water and waste lines from house to City of Tampa services.
- Two (2) exterior hose bibs with vacuum breakers.
- Individual shut-off at all plumbing fixtures.
- Moen "Brantford" single handle pressure balanced faucets.
- Double compartment stainless steel kitchen sink.
- Elongated two piece toilets in white.
- Enamel over steel tub / shower

ELECTRICAL

- Minimum 150 Amp service w/ circuit breaker panel.
- Copper wiring per code.
- Smoke detectors per code.
- Pre-wired for four (4) cable ready TV outlets.
- Two weatherproof exterior outlets.
- Interior and exterior fixtures per plans.
- Pre wired for ceiling fans in living area and bedrooms.

INSULATION

- R-30 spray foam insulation over living area
- R-16 Structural Insulated Panel walls.

INTERIOR FINISH

- Fiberglass insulated exterior doors per plans.
- Raised panel interior doors and bifolds.
- 5 ¼" Base, 3 ¼" Casing and trim per plans.
- All windows pictured framed trim
- Textured ceilings and walls
- Ventilated vinyl coated steel shelving in all closets.
- Ceramic wall tile in tub and shower area over Dura rock or equal other ceramic per plans.
- Copper Creek lever type door hardware with dead bolts on exterior doors, interior bedroom and baths to be privacy.
- Flooring per plan selection.

- Echelon wood kitchen and bath cabinets per plans.
- Granite counter tops
- Sherwin-Williams zero VOC paint

APPLIANCES

- GE GSS25GS Refrigerator
- GE JB620R Elec Range
- GE JNM3151R Microwave
- GE GSD4060 Dishwasher
- 1/2 horsepower disposal per model.

ADDITIONAL FEATURES

- National Association of Home Builders (NAHB) Certified NGBS (National Green Building Standard)

FEATURES AND SPECIFICATIONS ARE SUBJECT TO CHANGE AS A RESULT OF DESIGN IMPROVEMENT OR PRODUCT AVAILABILITY WITHOUT PRIOR NOTICE.

