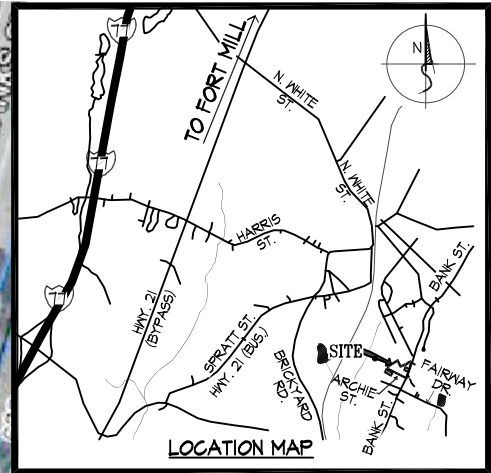
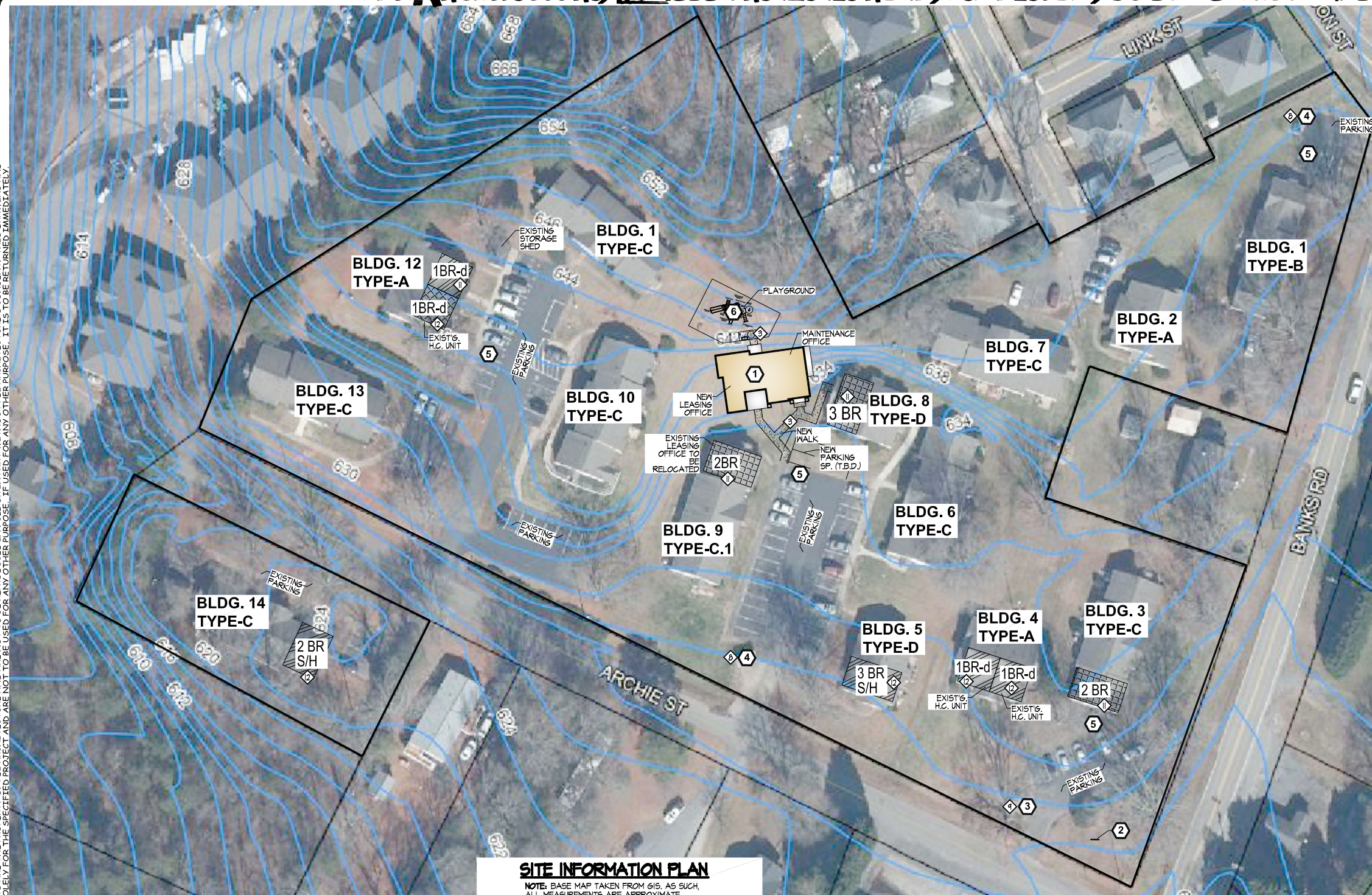


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PROPERTY INFORMATION:

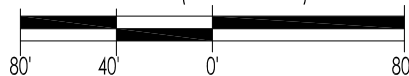
1. PROPERTY ACREAGE (BOTH PARCELS):
1. 6.56 ACRES
2. MUNICIPALITY:
1. TOWN OF FORT MILL, SC
3. CURRENT ZONING:
1. SR1, RESIDENTIAL DISTRICT
4. PARKING:
1. EXISTING

SITE UPGRADE NOTES:

MARK	NOTE / DESCRIPTION
1	REPAIR EXISTING CONCRETE WALK CRACKS: (AS DETERMINED) 1. CLEAN LOSE DEBRIS OUT OF CRACKS. 2. FILL CRACKS WITH EPOXY CONCRETE CRACK FILLER. 3. SMOOTH OUT TO CLEAN FINISH.
2	REPAIR EXISTING CONCRETE WALK @ TRIPPING HAZARD: (AS DETERMINED) 1. ALL WALKS TO BE EXAMINED FOR POTENTIAL TRIPPING HAZARD (1/4" DIFFERENCE OR GREATER). 2. GRIND EXISTING CONCRETE WALK SECTION TO SMOOTH TRANSITION WITH ADJOINING SECTION. 3. GRIND TO 1:20 MAX. SLOPE.
3	NEW CONCRETE WALKS: 1. GRADE LEVEL WITH EVEN SLOPE @ 1:20 MAX. SLOPE. 2. INSTALL NEW 5' WIDE x 4" THICK CONCRETE WALK WHERE SHOWN. 3. CONCRETE TO BE 3,000 PSI. 4. BROOM FINISH. 5. 5% MAX. SLOPE (H.C. ACCESS. COMPLIANT)
4	HANDICAP ACCESS, CURB CUT AND RAMP: (AS DETERMINED) 1. REMOVE EXISTING WALKWAY. 2. POUR NEW CONCRETE WALK 5' WIDE FLUSH WITH EXISTING PAVING. 3. POUR NEW CONCRETE RAMP (SLOPE NO GREATER THAN 1:12)
5	ASPHALT REPAIR: (AS DETERMINED) 1. SAWCUT AND REMOVE EXISTING CRACKED ASPHALT OR CONCRETE AS NOTED ON THE PLAN. 2. PATCH EXPOSED AREA WITH NEW ASPHALT. SEE DETAIL. 3. SEE DTL. FOR PAVEMENT REPAIR. 4. RE-SEAL ALL REMAINING PAVEMENT AREAS.
6	PAVEMENT MARKING: (AS DETERMINED) 1. RE-STRIP ALL PAVEMENT MARKINGS, AS SHOWN. (SEE SITE LAYOUT FOR TYPE AND LOCATIONS). 2. REFER TO SPECIFICATIONS & DETAILS. 3. LAYOUT ONE H.C. SPACE AS INDICATED FOR VISITORS TO THE LEASING OFFICE. MARK PAVEMENT AND PROVIDE SIGNAGE AS REQUIRED.
7	CONCRETE CURB & GUTTER: (QUANTITY AS DETERMINED) 1. SAWCUT OR REMOVE AT JOINT, DAMAGED EXISTING CURB & GUTTER AS NOTED ON THE PLAN. 2. PLACE NEW CONCRETE (MIN. 3,000 psi) CURB & GUTTER TO EITHER MATCH EXISTING CURB OR DETAILS FOR CURB CUT OR HANDICAP RAMP AS APPLICABLE. SEE DETAIL.
8	DUMPSTER PADS (EXISTING) & ENCLOSURES (NEW): 1. PLACE NEW CONCRETE DUMPSTER PADS (MIN. 3,000 psi), 10 ft WIDE x 10 ft LONG x 4" THICK (SEE LEGEND). 2. CONSTRUCT DUMPSTER ENCLOSURES AROUND NEW CONCRETE PADS AS SHOWN ON PLAN AND DETAILS. SEE DETAILS.
9	DEVELOPMENT SIGN (NEW): 1. REMOVE AND PROPERLY DISPOSE OF EXISTING SIGN. 2. INSTALL NEW PROPERTY SIGN AS LOCATED ON THE SITE PLAN. SEE DTLs.
10	SECURITY CAMERAS (NEW): 1. INSTALL SECURITY CAMERAS AS LOCATED ON THE SITE PLAN.
11	ACCESSIBLE DWELLING UNITS (NEW): 1. LOCATE H.C. ACCESSIBLE UNITS WHERE SHOWN ON THE SITE PLAN (5%). 2. SEE ENLARGED PLANS FOR ACCESSIBLE WALK LOCATIONS.
12	SIGHT AND HEARING IMPAIRED DWELLING UNITS (NEW): 1. LOCATE SIGHT AND HEARING IMPAIRED (S/H) UNITS WHERE SHOWN ON THE SITE PLAN. 2. SEE ENLARGED PLANS FOR ACCESSIBLE WALK LOCATIONS.
13	REMOVAL OF EXISTING SIDEWALK: (AS DETERMINED) 1. REMOVE EXISTING SIDEWALKS THAT IMPEDE THE PLACEMENT OF NEW ACCESSIBLE WALKS. (SEE ENLARGED PLANS)
14	SITE LIGHTING: (AS DETERMINED) 1. TO MEET GAP REQUIREMENTS

SITE INFORMATION PLAN

NOTE: BASE MAP TAKEN FROM GIS. AS SUCH, ALL MEASUREMENTS ARE APPROXIMATE.
SCALE: 1:80 (APPROXIMATE)



H.C. (TYPE-A ACCESSIBLE) UNIT SCHEDULE		
MARK	UNIT TYPE	NO. UNITS
1 BR	1BR- HANDICAP UNIT TYPE 'A' ACCESS. UNITS	3
2 BR	2BR- HANDICAP UNIT TYPE 'A' ACCESS. UNITS	2
3 BR	3BR- HANDICAP UNIT TYPE 'A' ACCESS. UNITS	1
TOTAL		5

NOTE: SEE ADDITIONAL SHEETS FOR FURTHER INFORMATION ON H.C. UNITS.
TYPE 'A' / UFAS ACCESSIBLE UNITS= H.C. UNIT
REQTS (SC)= 5% = 5 UNITS

SIGHT AND HEARING IMPAIRED UNIT SCHEDULE		
MARK	UNIT TYPE	NO. UNITS
1 BR S/H	1BR- SIGHT AND HEARING IMPAIRED UNIT	1
2 BR S/H	2BR- SIGHT AND HEARING IMPAIRED UNIT	1
3 BR S/H	3BR- SIGHT AND HEARING IMPAIRED UNIT	1
TOTAL		3

NOTE: SEE ADDITIONAL NOTES FOR FURTHER INFORMATION ON SIGHT & HEARING IMPAIRED UNITS
SIGHT AND HEARING (S/H) UNITS, 2% = 4 UNITS

SITE AMENITY AND OTHER SITE ITEMS LEGEND:

MARK	AMENITY
1	CLUBHOUSE / LEASING OFFICE INCLUDED IN CLUBHOUSE (REFER PLAN) 1. MULTIPURPOSE ROOM / CLUB ROOM 2. FITNESS CENTER 3. BUSINESS / COMPUTER CENTER 4. LAUNDRY FACILITY 5. MAINTENANCE OFFICE
2	DEVELOPMENT SIGN (NEW) 1. TO MEET GAP REQUIREMENTS
3	MAIL CENTER / POSTAL FACILITY (EXISTING) 1. TO MEET H.C. ACCESSIBILITY REQTS.
4	TRASH DUMPSTER (EXISTING) 1. TO MEET GAP REQUIREMENTS (ENCLOSURE, H.C. ACCESSIBLE)
5	H.C. ACCESSIBLE PARKING SPACES (NEW)
6	PLAYGROUND (NEW) 1. TO MEET GAP REQUIREMENTS (H.C. ACCESSIBLE MULCH)



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FORT MILL SC 05-15-2026 UNIT & BUILDING TYPE BREAKDOWN																	
BLDG. NUMBER	BLDG. TYPE	1BR-d (EFFICIENCY UFIT)	1BR-d H.C. (EFFICIENCY UFIT)	1BR-d (EFFICIENCY UFIT) S/H	1BR-a END (EXISTING)	1BR-b CORE (EXISTING)	1BR-c END (EXISTING)			2BR-a CORE (EXISTING)	2BR-b END (EXISTING)	2BR-b END H.C.	2BR-b END S/H	3BR-a END (EXISTING)	3BR-a END H.C.	3BR-a END S/H	TOTAL UNITS PER BLDG.
1	B	-	-	-	-	2	2			-	-	-	-	-	-	-	4
2	A	2	-	-	2	-	-			-	-	-	-	-	-	-	4
3	C	-	-	-	-	-	-			2	1	1	-	-	-	-	4
4	A	-	2	-	2	-	-			-	-	-	-	-	-	-	4
5	D	-	-	-	-	-	-			-	-	-	-	1	-	1	2
6	C	-	-	-	-	-	-			2	2	-	-	-	-	-	4
7	C	-	-	-	-	-	-			2	2	-	-	-	-	-	4
8	D	-	-	-	-	-	-			-	-	-	-	1	1	-	2
9	C, I	-	-	-	-	-	-			2	1	1	-	-	-	-	4
10	C	-	-	-	-	-	-			2	2	-	-	-	-	-	4
11	C	-	-	-	-	-	-			2	2	-	-	-	-	-	4
12	A	-	1	1	2	-	-			-	-	-	-	-	-	-	4
13	C	-	-	-	-	-	-			2	2	-	-	-	-	-	4
14	C	-	-	-	-	-	-			1	2	-	1	-	-	-	4
14		2	3	1	6	2	2			15	14	2	1	2	1	1	52

1 BR= 16
(31 %)

2 BR= 32
(61 %)

3 BR= 4
(8 %)

NOTE: TYPE-A ACCESSIBLE UNITS (5% MIN.) = 6
(1BR= 3; 2BR= 2; 3BR= 1)

NOTE: HEARING & SIGHT IMPAIRED UNITS (2%)= 3
(ALL TO BE NONE-TYPE-A ACCESS. UNITS)
(1BR=1; 2BR=1; 3BR=1)

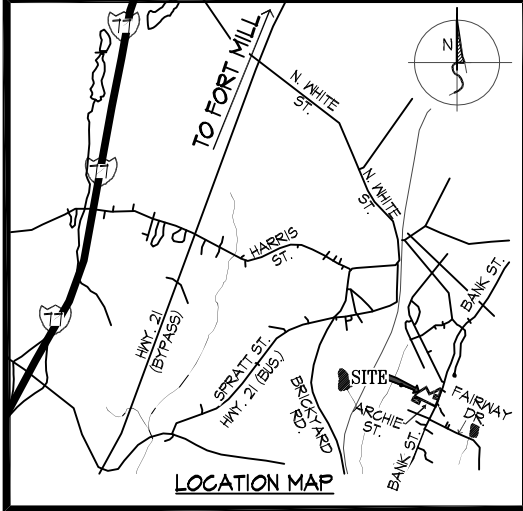
- H.C. (TYPE-A) ACCESSIBILITY STATE & ANSI I17.1 NOTES:**
- 1. PROVIDE 5% OF THE TOTAL NUMBER OF EACH DWELLING UNIT TYPE AS HANDICAP UNITS (TYPE "A" ACCESS.) TO MEET OR EXCEED UFAS, "ANSI A117.1" AND ANY STATE ACCESSIBILITY REQUIREMENTS. THE NUMBER OF EACH TYPE OF H.C. UNIT ARE TO BE AS NOTED.
 - 2. N/A
 - 3. ALL SHOWERS AT TYPE "A" ACCESSIBLE UNITS SHALL BE PROVIDED W/ A FOLD-DOWN SEAT
 - 4. FAUCETS AND CONTROLS FOR TUB/SHOWER SHALL BE LOCATED OFFSET AS SHOWN ON ELEVATIONS.
 - 5. A REMOVABLE BASE CABINET SHALL BE PROVIDED AT THE KITCHEN SINKS, LAVATORIES, & WORKSPACES OF EACH UNIT.
 - 6. COUNTER THICKNESS AND SUPPORTING STRUCTURES OF KITCHEN SINK AND WORK AREA SHALL BE 2" MAX. THICKNESS. COUNTER HEIGHTS SHALL BE AS SHOWN ON INTERIOR ELEVATIONS.
 - 7. OVENS IN HANDICAPPED UNITS SHALL BE SLIDE-IN TYPE, SELF CLEANING W/ FRONT CONTROLS.
 - 8. OVEN EXHAUST TO BE SWITCHED FROM AN ADJACENT AND ACCESSIBLE LOCATION
 - 9. IF PROVIDED, WASHING MACHINES AND CLOTHES DRYERS IN HANDICAPPED UNITS SHALL BE FRONT LOADING. SEE APPLIANCE SCHEDULE.
 - 10. COMBINATION SHELF AND CLOSET ROD. AT LEAST ONE SHELF/ROD TO BE 48" A.F.F. (MAX.)
 - 11. GRAB BARS AND HANDICAPPED FIXTURES FOR THOSE UNITS DESIGNATED AS HANDICAPPED. PROVIDE BLOCKING FOR GRAB BARS AT TUB & M.C. FOR ALL GROUND FLOOR UNITS.
 - 12. ALL SWITCHES AND THERMOSTATS TO BE MAX. 48" A.F.F.
 - 13. OUTLETS TO BE 24" AFF MIN. AND 48" AFF MAX.
 - 14. THRESHOLDS AT ALL UNITS TO BE 1/2" HIGH (MAX.)
 - 15. HOT WATER AND DRAIN PIPES UNDER LAVATORIES AND SINKS SHALL BE INSULATED. THERE SHALL BE NO SHARP OR ABRASIVE SURFACES UNDER LAVATORIES OR SINKS.
 - 16. MEDICINE CABINETS, IF PROVIDED, ARE TO BE MTD. W/ THE BOTTOM SHELF AT 44" AFF. (SEE BATH ACCESSORY SCHEDULE)
 - 17. DOOR PULLS FOR OVERHEAD CABINETS SHALL BE LOCATED AS CLOSE TO THE BOTTOM OF THE CABINET AS POSSIBLE. PULLS FOR BASE CABINETS SHALL BE LOCATED AS CLOSE TO THE TOP OF THE CABINET DOORS AS POSSIBLE.
 - 18. GRAB BARS, TUB/SHWR. SEATS & BENCH SEATING (IF CALLED FOR) SHALL BE DESIGNED TO RESIST A SINGLE CONCENTRATED LOAD OF 250 POUNDS, MIN., APPLIED IN ANY DIRECTION AND AT ANY POINT.
 - 19. ENTRY DOORS FOR FULLY ACCESSIBLE UNITS (TYPE "A") SHALL INCLUDE SPRING HINGES.
 - 20. CONC. AT EXTERIOR DOORS TO SLOPE UP TO F.F. HEIGHT (1:48 MAX.)

- H.C. ACCESSIBILITY (UFAS) NOTES: (IN ADDITION TO ABOVE)**
- 21. KITCHEN WALL CABINETS: AT LEAST ONE OF EACH TYPE OF STORAGE IS TO HAVE A SHELF HAND PULL WITHIN REACH RANGE, I.E. 48" AFF.
 - 22. STAIR HANDRAILS EXTENSIONS:
 - A. EACH STAIR IS TO HAVE A HANDRAIL ON EACH SIDE.
 - B. THE TOP OF EACH STAIR IS TO HAVE A HANDRAIL EXTENSIONS OF 12", HORIZONTAL.
 - C. THE BOTTOM OF EACH STAIR IS TO HAVE A HANDRAIL EXTENSION OF THE DEPTH OF A TREAD, AT THE SAME SLOPE AND THEN 12" HORIZONTALLY

DWELLING UNIT FINISH SCHEDULE						
ROOM	*GROUND FLOOR	*BASE	*WALLS	WALL FINISH	*CEILING	REMARKS
ENTRY	*LVT (VINYL PLANK)	(SEE MLDG. SCHED.)	GYP. BRD.-PAINTED	FLAT	GYP. BRD. PTD. (SLICK)	
KITCHEN	*LVT (VINYL PLANK)			EGG SHELL		WALLS BEHIND SINK TO BE M.R. GYP. BRD.
LIVING ROOM	*LVT (VINYL PLANK)			FLAT		
LIVING/SLEEPING	*LVT (VINYL PLANK)			FLAT		
HALL/CLOSET/W&D	*LVT (VINYL PLANK)		M.R. GYP. BRD. PTD.	EGG SHELL	M.R. GYP. BRD. PTD. (SLICK)	WALLS & CLG. TO BE M.R. GYP. BRD.
DINING	*LVT (VINYL PLANK)		GYP. BRD.-PAINTED	FLAT	GYP. BRD. PTD. (SLICK)	
W&D	*LVT (VINYL PLANK)		M.R. GYP. BRD. PTD.	EGG SHELL	M.R. GYP. BRD. PTD. (SLICK)	WALLS & CLG. TO BE M.R. GYP. BRD.
BEDROOM 1	CARPET		GYP. BRD.-PAINTED	FLAT	GYP. BRD. PTD. (SLICK)	
CLOSET	CARPET		GYP. BRD.-PAINTED	FLAT	GYP. BRD. PTD. (SLICK)	
BATH	*LVT (VINYL PLANK)		M.R. GYP. BRD. PTD.	EGG SHELL	M.R. GYP. BRD. PTD. (SLICK)	WALLS & CLG. TO BE M.R. GYP. BRD.
BEDROOM 2	CARPET		GYP. BRD.-PAINTED	FLAT	GYP. BRD. PTD. (SLICK)	
CLOSET	CARPET		GYP. BRD.-PAINTED	FLAT	GYP. BRD. PTD. (SLICK)	
BATH	*LVT (VINYL PLANK)		M.R. GYP. BRD. PTD.	EGG SHELL	M.R. GYP. BRD. PTD. (SLICK)	WALLS & CLG. TO BE M.R. GYP. BRD.
HALLS	*LVT (VINYL PLANK)		GYP. BRD.-PAINTED	FLAT	GYP. BRD. PTD. (SLICK)	
PANTRY COAT, LINEN CLOSETS	MATCH ROOM IT OPENS FROM					
UTILITY	*LVT (VINYL PLANK)	NONE	M.R. GYP. BRD. PTD.		M.R. GYP. BRD. PTD. (SLICK)	WALLS & CLG. TO BE M.R. GYP. BRD.
EXTER. STOR.						
PORCH						

- * CARPET PAD: INSTALL CARPET PAD AT ALL NON-H.C. UNITS
ALL CARPET IN H.C. UNITS TO BE GULLED DOWN
- ATTIC STOCK: PROVIDE TO THE OWNER AT THE COMPLETION OF THE CONSTRUCTION THE FOLLOWING.
1. PAINT & STAIN (AS APPLICABLE).
 - A. INTERIOR: 1 GALLON OF EACH COLOR AND TYPE (WALLS, CEILING, TRIM, DOORS, ETC.)
 - A. EXTERIOR: 5 GALLONS OF EACH COLOR AND TYPE
 2. FLOORING (ALL MATERIALS, COLORS, TYPES, ETC.):
 - A. 25% 2BR UNITS' WORTH OF MATERIAL
 3. HARDWARE (ALL MATERIAL, COLORS, TYPES, ETC.):
 - A. ONE 2BR UNIT'S WORTH OF MATERIAL
 4. BATH ACCESSORIES (ALL MATERIAL, COLORS, TYPES, ETC.):
 - A. ONE 2BR UNIT'S WORTH OF MATERIAL

- FAMILY DEVELOPMENT MANDATORY REHABILITATION REQUIREMENTS AND ITEMS TO BE ADDED AND OR REPLACED:**
1. UNIT INTERIORS:
 - 1. ALL DOORS (INTERIOR), WINDOWS & BLINDS TO BE REPLACED (BI-FOLD DOORS REPLACED WITH HINGED DOORS)
 - 2. ALL FLOORING TO BE REPLACED. ADD SHOE MOLDING (EXCEPT FOR CARPETING WITH PADS)
 - 3. STAIR HANDRAILS- NOT APPLICABLE
 - 4. APPLIANCES: REPLACE EXISTING UNIT APPLIANCES: I.e.: RANGE & REFRIGERATOR. RANGE WITH SPLASH PANEL. FIRE EXTINGUISHER CANISTERS ABOVE & ANTI TIP DEVICE SECURED TO FLOOR
 - 5. INTERIOR PAINTING FOR THE ENTIRE UNIT
 - 6. KITCHEN CABINETS & COUNTERTOPS TO BE REPLACED
 - 7. ALL TUB/SHWRS. TO BE REPLACED.
 2. PLUMBING:
 - 1. ALL WATER HEATERS MUST BE IN AN OVERFLOW PAN AND PIPED TO THE OUTSIDE (WHERE POSSIBLE)
 - 2. ALL UNITS MUST HAVE INDIVIDUAL WATER SHUT OFF VALVES IN THE UNIT
 - 3. WATER HEATERS UNDER KITCHEN COUNTERTOPS (IF APPLICABLE) MUST BE RELOCATED
 - 4. ALL POLYBUTYLENE PIPING (IF APPLICABLE) MUST BE REPLACED
 - 5. ALL ORIGINAL CAST IRON P-TRAPS MUST BE REPLACED
 3. ELECTRICAL:
 - 1. ALL RECEPTACLES, SWITCHES & COVER PLATES TO BE REPLACED
 - 2. ALL UNITS TO HAVE LOOPED SMOKE ALARMS
 - 3. BATHROOM OVER HEAD CEILING LIGHT MUST BE SWITCHED WITH THE EXHAUST FAN & THE VANITY LIGHT WIRED TO A SEPARATE SWITCH. IF A CEILING LIGHT IS NOT PRESENT, ONE MUST BE INSTALLED AND SWITCHED ACCORDINGLY
 - 4. CEILING FANS WITH LIGHTS MUST BE INSTALLED IN ALL LIVING ROOMS AND BEDROOMS. FAN AND LIGHT MUST BE WIRED TO A SEPARATE SWITCH
 - 5. A TELEPHONE JACK MUST BE INSTALLED IN THE [PRIMARY BEDROOM NEXT TO A RECEPTACLE FOR FUTURE TTY USE.
 - 6. A CENTRALLY LOCATED PORT SUPPORTING TENANTS PERSONAL (PRIVATE) WIRELESS HIGH SPEED INTERNET EQUIPMENT, PER UNIT
 4. HEATING & AIR:
 - 1. HARD DUCT ALL NEW AND EXISTING BATHROOM EXHAUST FANS WHERE POSSIBLE (IN ATTICS)
 - 2. EXISTING HVAC AIR HANDLERS MUST HAVE A SECONDARY CONDENSATE OVERFLOW LINE OR CUTOFF SWITCH
 - 3. CLOTHES DRYER VENTING MUST BE HARD DUCTED TO THE EXTERIOR AND CONCEALED IN WALL
 5. MISCELLANEOUS:
 - 1. ATTIC INSULATION MUST MEET R-30 MIN. VALUE
 - 2. ALL TYPE A ACCESSIBLE UNITS MUST BE BROUGHT TO CURRENT BUILDING STANDARDS
 - 3. EXISTING FIRE WALLS (IF APPLICABLE) MUST BE INTACT AND SOLID



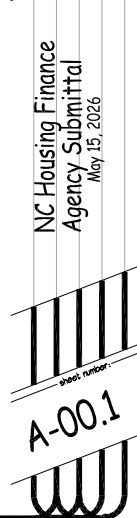
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DWELLING UNIT GAP REQUIREMENTS:

- 50 **DOORS:**
1. ALL BI-FOLD DOORS TO BE REPLACED WITH HINGED DOORS
 2. DOORS TO BE SIDE HINGED
 3. TO BE HOLLOW CORE PANELED HARDBOARD, PANELED SOLID WOOD, OR HOLLOW CORE FLUSH OR HARDWOOD
 4. 3/4" MIN. AIRSPACE AT BOTTOM OF DOOR MEASURED FROM FINISH FLOOR
 5. LOUVERED DOORS AT HVAC CLOSET FOR AIR HANDLER ARE ACCEPTABLE
 6. **ADA ACCESSIBLE DOORS**
 - AT TYPE A MUST BE 3'-0" MINIMUM
 - MUST HAVE ADA LEVER HARDWARE
- 51 **SHOE MOLDING:**
1. MUST BE INSTALLED WHERE GLUE DOWN OR LAMINATE FLOORING IS/WAS INSTALLED
- 52 **SPLASH PANELS:**
1. MUST BE INSTALLED BEHIND RANGES
- 53 **ANTI TIP DEVICES:**
1. TO BE SECURED TO THE FLOOR AND INSTALLED UNDER RANGES
- 54 **PAINT:**
1. NEW INTERIOR PAINT THROUGHOUT
- 55 **ELECTRICAL:**
1. ALL RECEPTACLES, SWITCHES & OTHER PLATES TO BE REPLACED
 2. BATHROOM OVER HEAD CEILING LIGHT MUST BE SWITCHED WITH THE EXHAUST FAN & THE VANITY LIGHT WIRED TO A SEPARATE SWITCH. IF A CEILING LIGHT IS NOT PRESENT, ONE MUST BE INSTALLED AND SWITCHED ACCORDINGLY
 3. CEILING FANS WITH LIGHTS MUST BE INSTALLED IN ALL LIVING ROOMS AND BEDROOMS. FAN AND LIGHT MUST BE WIRED TO A SEPARATE SWITCH
 4. A TELEPHONE JACK MUST BE INSTALLED IN THE PRIMARY BEDROOM NEXT TO A RECEPTACLE FOR FUTURE TTY USE.
 5. A CENTRALLY LOCATED PORT SUPPORTING TENANTS PERSONAL (PRIVATE) WIRELESS HIGH SPEED INTERNET EQUIPMENT, PER UNIT
- 56 **SMOKE ALARMS:**
1. MUST HAVE LOOPED SMOKE ALARMS

DWELLING UNIT INTERIOR ITEMS TO BE REPLACED:

- 57 **FLOORING:**
- NOTE:** ALL MATERIALS MUST BE INSTALLED PER MANUFACTURER'S SPECS. USING STANDARD METHODS AND RESULTING IN THE ISSUANCE OF A MANUFACTURER'S GUARANTEE / WARRANTY. MANUFACTURER'S WRITTEN WARRANTIES MUST BE PROVIDED TO THE AUTHORITY WITH THE PLACED IN SERVICE APPLICATION.
1. LIVING AREAS MUST HAVE LVT, CERAMIC TILE, LAMINATE FLOORING OR HARDWOODS.
 2. BEDROOMS MAY HAVE CARPET
 3. **KITCHENS, BATHROOMS, LAUNDRY ROOM, MECH. CLOSETS, DINING AREAS AND FOYER/ ENTRY AREA**
 - a. MUST HAVE RESILIENT FLOORING LVT, SHEET VINYL, VCT OR CERAMIC TILE. SHOE MOLDING MUST BE INSTALLED IN ALL RESILIENT FLOORING AREAS.
 4. **LVT**
 - MUST HAVE A 12 mil. WEAR LAYER AND PROVIDE A MIN. 15 YEAR RESIDENTIAL WARRANTY. LVT INSTALLED IN KITCHENS, BATHROOMS, LAUNDRY AREAS AND MECHANICAL CLOSETS MUST BE WATER RESISTANT.
 5. **CARPET**
 - a. SHALL COMPLY WITH FHA -HUD USE OF MATERIALS BULLETIN No. 44d.
 - b. CARPET PAD MUST BE INSTALLED UNDER ALL CARPETING AND SHALL COMPLY WITH WITH FHA -HUD USE OF MATERIALS BULLETIN No. 72a.
 - c. CARPETS USED IN TYPE A UNIT BEDROOMS MUST BE GLUE-DOWN TYPE WITHOUT PADDING.
 1. LIVING AREAS MUST HAVE LVT, CERAMIC TILE, LAMINATE FLOORING OR HARDWOODS.
 2. BEDROOMS MAY HAVE CARPET
 3. **KITCHENS, BATHROOMS, LAUNDRY ROOM, MECH. CLOSETS, DINING AREAS AND FOYER/ ENTRY AREA**
 - a. MUST HAVE RESILIENT FLOORING LVT, SHEET VINYL, VCT OR CERAMIC TILE. SHOE MOLDING MUST BE INSTALLED IN ALL RESILIENT FLOORING AREAS.
- 58 **WINDOWS:**
1. MUST BE ENERGY STAR RATED FOR ZONE SOUTH CENTRAL AND MUST:
 - a. HAVE BLINDS FOR EACH WINDOW INSTALLED
 - b. METAL BLINDS ARE PROHIBITED
 - c. PROVIDE WINDOW MANUFACTURERS DATA SHEET(S) WITH PLANS
 - d. BE SINGLE HUNG, DOUBLE HUNG, CASEMENT OR AWNING,SLIDING WINDOWS ARE PROHIBITED. SLIDING WINDOWS ARE ACCEPTABLE TO REHABILITATION PROJECTS
 - e. BE VINYL
 - f. HAVE APPROPRIATE DESIGN FOR EXTERIOR FINISHES
 - i. WINDOWS INSTALLED IN BRICK OR STUCCO VENEER MUST MEET MANUFACTURE'S RECOMMENDATION FOR INSTALLATION AND WATER PROOFING
 - ii. WINDOWS INSTALLED IN SIDING VENEERS MUST MEET MANUFACTURE'S RECOMMENDATION FOR INSTALLATION AND WATER PROOFING
 - iii. WINDOWS INSTALLED IN 1x PERIMETER TRIM MUST MEET MANUFACTURE'S RECOMMENDATION FOR INSTALLATION AND WATER PROOFING
 - g. NOT TO BE INSTALLED OVER TUB/SHWR.
 - h. BE CONTINUOUSLY CAULKED BEHIND THE FLANGE AND TAPED PER MANUFACTURE'S RECOMMENDATIONS
 1. BE INSTALLED PER WINDOW MANUFACTURE'S RECOMMENDATIONS
 - j. IN TYPE A UNITS, ALL WINDOWS AND BLINDS MUST MEET OR EXCEED ALL STATE AND FEDERAL ACCESSIBILITY REQUIREMENTS
- 59 **KITCHEN CABINETS AND COUNTERTOPS:**
1. ALL KITCHEN CABINETS SHALL BE CONSTRUCTED WITH SOLID WOOD OR PLYWOOD STILES, RAILS, DOORS AND DRAWER FRONTS. ALL CABINETS WILL CONFORM TO THE PERFORMANCE AND FABRICATION REQUIREMENTS OF ANSI/KCMA A161.1-2000.
 - a. DRAWERS MUST HAVE DUAL SLIDE TRACKS
 - b. ACCESSIBLE CABINETS WITH REMOVABLE FRONTS MUST BE MANUFACTURED TO BE REMOVABLE WITH ONLY A SCREWDRIIVER
 - c. SITE BUILT CABINETS ARE PROHIBITED
 - d. TYPE-A UNITS PROVIDE ADA COMPLIANT CABINET HANDLES/PULLS ON CABINET DOORS AND DRAWERS. KNOBS ARE PROHIBITED
 2. **COUNTERTOPS:**
 - a. MAY BE MANUFACTURED POST FORM, GRANITE OR SOLID SURFACE
 - b. SITE BUILT TOPS COUNTERTOPS MUST BE CONSTRUCTED OF 3/4" AC PLYWOOD. NO PARTICLE BOARD, PRESS BOARD OR FIBER BOARD WILL BE ALLOWED
 - c. TYPE-A UNITS MUST HAVE ADA COMPLIANT COUNTERTOPS
- 60 **RANGES:**
1. ALL UNITS MUST HAVE A SLIDE IN RANGE THAT IS AT LEAST 30 INCHES WIDE OR A COOK TOP AND WALL OVEN
 - a. A BACKSPLASH PANEL MUST BE INSTALLED BEHIND THE COOKTOP AND COVER THE ENTIRE WALL BEHIND THE COOK TOP
 - b. ANTI-TIP DEVICES MUST BE INSTALLED ON ALL KITCHEN RANGES AND BE SECURELY FASTENED TO THE FLOOR
 - c. ALL UNITS TO HAVE FIRESTOP OR COMPARABLE EXTINGUISHING SYSTEM OVER THE STOVE. ALTERNATIVELY, THE RANGE MUST HAVE SMARTBURNER ELEMENTS INSTALLED IN THE RANGE
 - d. TYPE A UNITS THE RANGE MUST BE ADA COMPLIANT AND HAVE 30" RANGE HOOD WITH SEPARATE SWITCHES FOR HOOD FAN AND LIGHT
- 61 **REFRIGERATORS:**
1. TYPE A UNITS REFRIGERATOR MUST BE ADA COMPLIANT
- 62 **TUB/SHOWERS:**
1. MUST BE 32"x60" MINIMUM FIBERGLASS BASED UNITS WITH SLIP RESISTANT FLOORS. SHOWER HEAD TO BE MOUNTED 80" ABOVE FINISHED FLOOR
 2. TYPE A MUST CONTAIN ROLL IN SHOWER AND:
 - a. BE ONE PIECE FIBERGLASS BASED UNIT WITH SLIP RESISTANT FLOOR
 - b. BE ADA/ANSI COMPLIANT FOR MANUFACTURE
 - c. HAVE FACTORY INSTALLED GRAB BAR
 - d. HAVE A 36"x60" MINIMUM USABLE FLOOR SPACE
 - e. HAVE A COLLAPSIBLE WATER DAM OR BEVELED THRESHOLD THAT MEETS CODE
 - f. APPROACHES TO ROLL-IN SHOWERS MUST BE LEVEL AND NOT SLOPED
 - g. HAVE ADJUSTABLE SHOWER ROD AND WEIGHTED CURTAIN INSTALLED BEFORE OCCUPANCY
 - h. SHOWER FLOOR MAY NOT BE USED FOR 67" CLEAR FLOOR SPACE IN BATHROOMS
 - j. THE SHOWER HEAD WITH WAND MUST BE INSTALLED ON A SLIDING BAR AND WITHIN CODE REQUIRED REACH RANGES BY SEAT
 - k. AN ADDITIONAL DIVERTER MUST BE INSTALLED TO PROVIDE WATER TO A SHOWER HEAD ON THE SHORT SHOWER WALL IN FRONT OF THE SEAT, MOUNTED 80" ABOVE FINISHED FLOOR
 - l. PROVIDE SOLID BLOCKING AT ALL TOILETS AND TUB/SHOWERS UNITS FOR GRAB BAR INSTALLATION
- 63 **HVAC:**
1. ALL UNITS MUST HAVE INDIVIDUAL CENTRAL HEAT AND AIR HVAC
 - a. MANUALS J, S & D MUST BE UTILIZED FOR DESIGN REQUIREMENTS. HVAC MANUFACTURES J, S & D SOFTWARE CAN BE UTILIZED TO PROVIDE THE REQUIRED MANUALS AS LONG AS THAT MANUFACTURER'S EQUIPMENT IS BEING INSTALLED.
 - b. ALL UNITS MUST HAVE A COMBINED 15 SEER2 ENERGY STAR RATED HVAC SYSTEM
 - c. ALL REFRIGERATION LINES MUST BE INSULATED
 - d. TRADITIONAL AIR HANDLER, HEAT PUMP AND DUCTED HVAC SYSTEM ARE ACCEPTABLE
- 64 **WATER HEATER:**
1. ELECTRIC AND GAS WATER HEATERS MUST MEET ENERGY STAR REQUIREMENTS
 2. 30 GALLON MINIMUM FOR 1 AND 2 BEDROOM UNITS
 3. PROHIBITED TO BE MOUNTED ABOVE EQUIPMENT OR APPLIANCES
 4. LOCATED IN UNITS INSULATED ENVELOPE
 5. PLACED IN DRAIN PANS WITH DRAIN PIPING PLUMBED DISPOSAL POINT AS PER THE LATEST APPROVED ADDITION OF THE I.P.C.
 6. PIPE ALL WATER HEATER TEMPERATURE & PRESSURE RELIEF VALVE DISCHARGES TO DISPOSAL POINT AS PER THE LATEST APPROVED EDITION OF THE I.P.C.
 7. ELEVATED IF NECESSARY FOR PROPER PAN DRAINAGE
 8. USE OF GAS TANK LESS WATER HEATERS IS ALLOWED WITH ABOVE REQUIREMENTS
 9. USE OF ELECTRIC TANK LESS WATER HEATERS IS ALLOWED WITH THE ABOVE REQUIREMENTS AND THE ELECTRICAL PANEL MUST BE RATED 200 AMPS OR GREATER
 10. ALL HUB DRAIN SERVING HVAC CONDENSATE LINES AND WATER HEATER LINES MUST BE PIPED TO THE OUTSIDE. PIPING TO THE SANITARY SEWER IS NOT ALLOWED UNLESS A PRIMED P-TRAP IS INSTALLED
 11. FROST PROOF EXTERIOR FAUCETS MUST BE PROVIDED ON EVERY BUILDING WITH IN A MULTI STORYDEVELOPMENT ON THE "HOUSE" WATER SUPPLY. LOCATIONS SHOULD BE MAINTENANCE BASED.



DWELLING UNIT NOTES

Knollwood Apartments Rehabilitation Family Development

Archie Street

Fort Mill, South Carolina

NC Housing Finance Agency Submittal

May 15, 2026

A-00.1

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PROJECT SUMMARY									
UNIT TYPE	NO. OF UNITS	"HUD" NET RENTABLE S.F. NET HTD. S.F.	GROSS HTD. S.F.	BALCONY AND PORCH S.F.	STORAGE S.F.	"MARKET GROSS" S.F. GROSS S.F.	"HUD" NET RENTABLE S.F. (TOTAL) TOTAL NET HTD. S.F.	TOTAL G.R. HTD. S.F.	"MARKET GROSS" S.F. (TOTAL) TOTAL GR. S.F.
1BR-d (Efficiency Upfit)	3	544	576	47		623	1,632	1,728	1,869
1BR-d H.C. (Efficiency Upfit)	3	544	576	47		623	1,632	1,728	1,869
1BR-a END (Existing)	6	583	617	80		697	3,498	3,702	4,182
1BR-b CORE (Existing)	2	582	615	52		667	1,164	1,230	1,334
1BR-c END (Existing)	2	583	615	24		639	1,166	1,230	1,278
TOTAL 1 BR =	16						9,092	9,618	10,532
2BR-a CORE (Existing)	15	796	836	53		889	11,940	12,540	13,335
2BR-b END (Existing)	15	796	836	30		866	11,940	12,540	12,990
2BR-b END HC	2	796	836	30		866	1,592	1,672	1,732
TOTAL 2 BR =	32						25,472	26,752	28,057
3BR-a END (Existing)	2	863	904	72	20	996	1,726	1,808	1,992
3BR-a END HC	2	863	904	72	20	996	1,726	1,808	1,992
TOTAL 3 BR	4						3,452	3,616	3,984
TOTAL	52						38,016	39,986	42,573
LEASING OFFICE	1	1,862	1,931	229		2,160			2,160
TOTAL OPEN AIR STRUCTURES									
TOTAL ACCESSORY AREAS	1								2,160
TOTAL NON-HTD AREA									-55
TOTAL HUD GROSS									44,733
TOTAL GROSS S.F.									44,678

BUILDING S.F. SUMMARY			
BUILDING	TYPE	1st FLOOR	TOTAL SF
BUILDING 1	BLDG. 1(B Type)	2,609	2,609
BUILDING 2	BLDG. 2(A Type)	2,633	2,633
BUILDING 3	BLDG. 3(C Type)	3,505	3,505
BUILDING 4	BLDG. 4(A Type)	2,633	2,633
BUILDING 5	BLDG. 5(D Type)	1,985	1,985
BUILDING 6	BLDG. 6(C Type)	3,505	3,505
BUILDING 7	BLDG. 7(C Type)	3,505	3,505
BUILDING 8	BLDG. 8(D Type)	1,985	1,985
BUILDING 9	BLDG. 9(C.1 Type)	3,505	3,505
BUILDING 10	BLDG. 10(C Type)	3,505	3,505
BUILDING 11	BLDG. 11(C Type)	3,505	3,505
BUILDING 12	BLDG. 12(A Type)	2,633	2,633
BUILDING 13	BLDG. 13(C Type)	3,505	3,505
BUILDING 14	BLDG. 14(C Type)	3,505	3,505
DWELLING UNIT BUILDINGS GROSS			42,518
LEASING OFFICE		2,160	2,160
TOTAL ACCESSORY AREAS			2,160
TOTAL			44,678

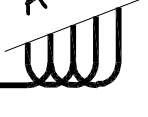
PROJECT SUMMARY BY BUILDING TYPE									
BUILDING NUMBER	TYPE	NET SF	TOTAL GROSS SF (HTD)	BALC/POR CH	NON-HTD. SPACE		STOR.	AIRSPACE SQ. FT. (NON- HTD.)	TOTAL GROSS SF (HTD & NON)
BUILDING 1	BLDG. 1	2,330	2,460	152				-3	2,609
BUILDING 2	BLDG. 2	2,254	2,386	254				-7	2,633
BUILDING 3	BLDG. 3	3,184	3,344	166				-5	3,505
BUILDING 4	BLDG. 4	2,254	2,386	254				-7	2,633
BUILDING 5	BLDG. 5	1,726	1,808	144			40	-7	1,985
BUILDING 6	BLDG. 6	3,184	3,344	166				-5	3,505
BUILDING 7	BLDG. 7	3,184	3,344	166				-5	3,505
BUILDING 8	BLDG. 8	1,726	1,808	144			40	-7	1,985
BUILDING 9	BLDG. 9	3,184	3,344	166				-5	3,505
BUILDING 10	BLDG. 10	3,184	3,344	166				-5	3,505
BUILDING 11	BLDG. 11	3,184	3,344	166				-5	3,505
BUILDING 12	BLDG. 12	2,254	2,386	254				-7	2,633
BUILDING 13	BLDG. 13	3,184	3,344	166				-5	3,505
BUILDING 14	BLDG. 14	3,184	3,344	143				18	3,505
DWELLING UNIT BUILDINGS GROSS									42,518
LEASING OFFICE		1,862	1,931	229					2,160
TOTAL ACCESSORY AREAS									2,160
TOTAL		39,878	41,917	2,736			80	-55	44,678



REFER TO SHEET

SHT.
A-001

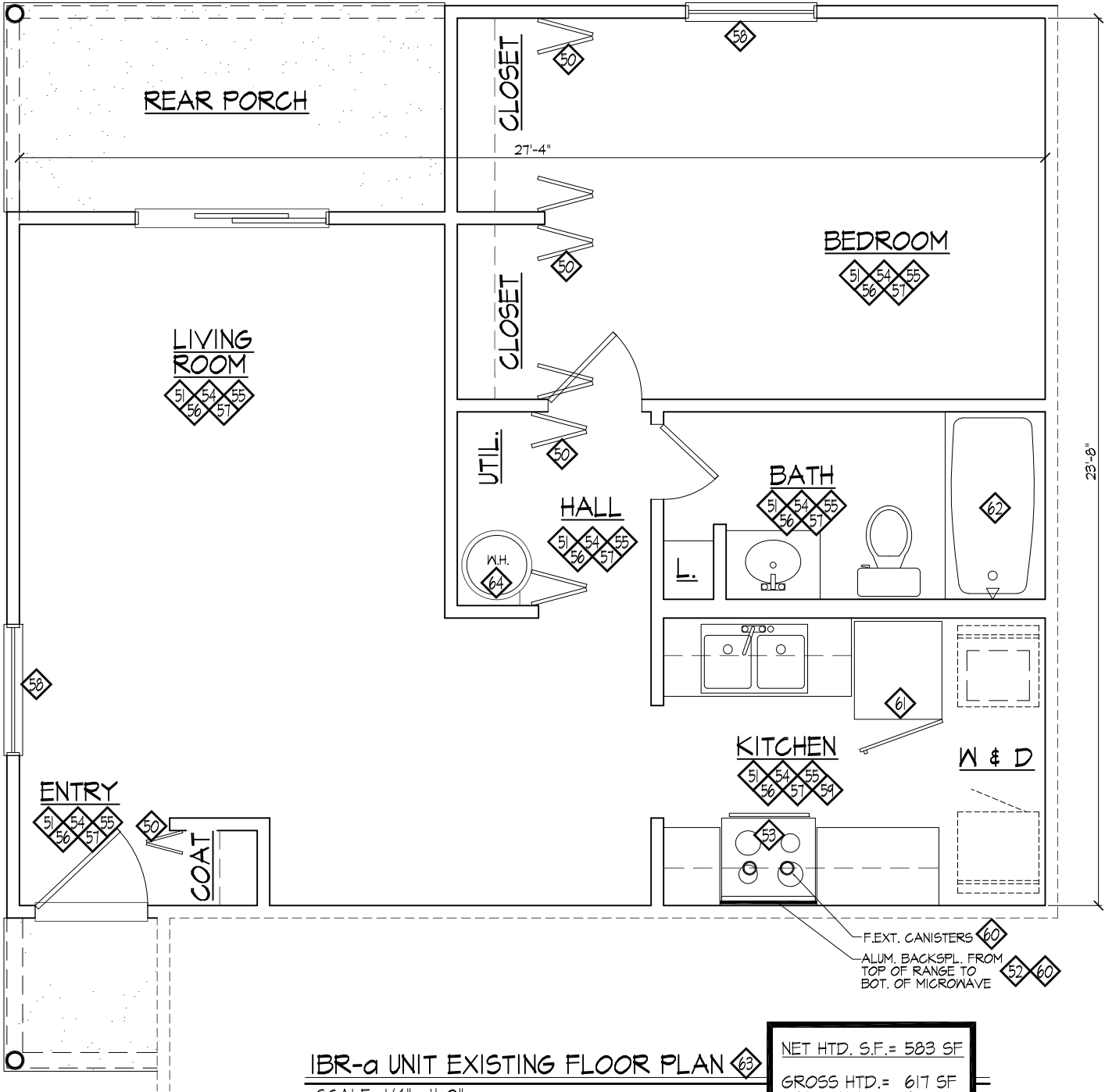
 FOR DWELLING UNIT NOTES



NET HTD. S.F.= 544 SF

GROSS HTD.=	576 SF
BALCONY=	- SF
STORAGE=	- SF
<u>TOTAL=</u>	<u>576 SF</u>

NOTE:
REFER TO SHEET SHT.
A-001 FOR DWELLING UNIT NOTES

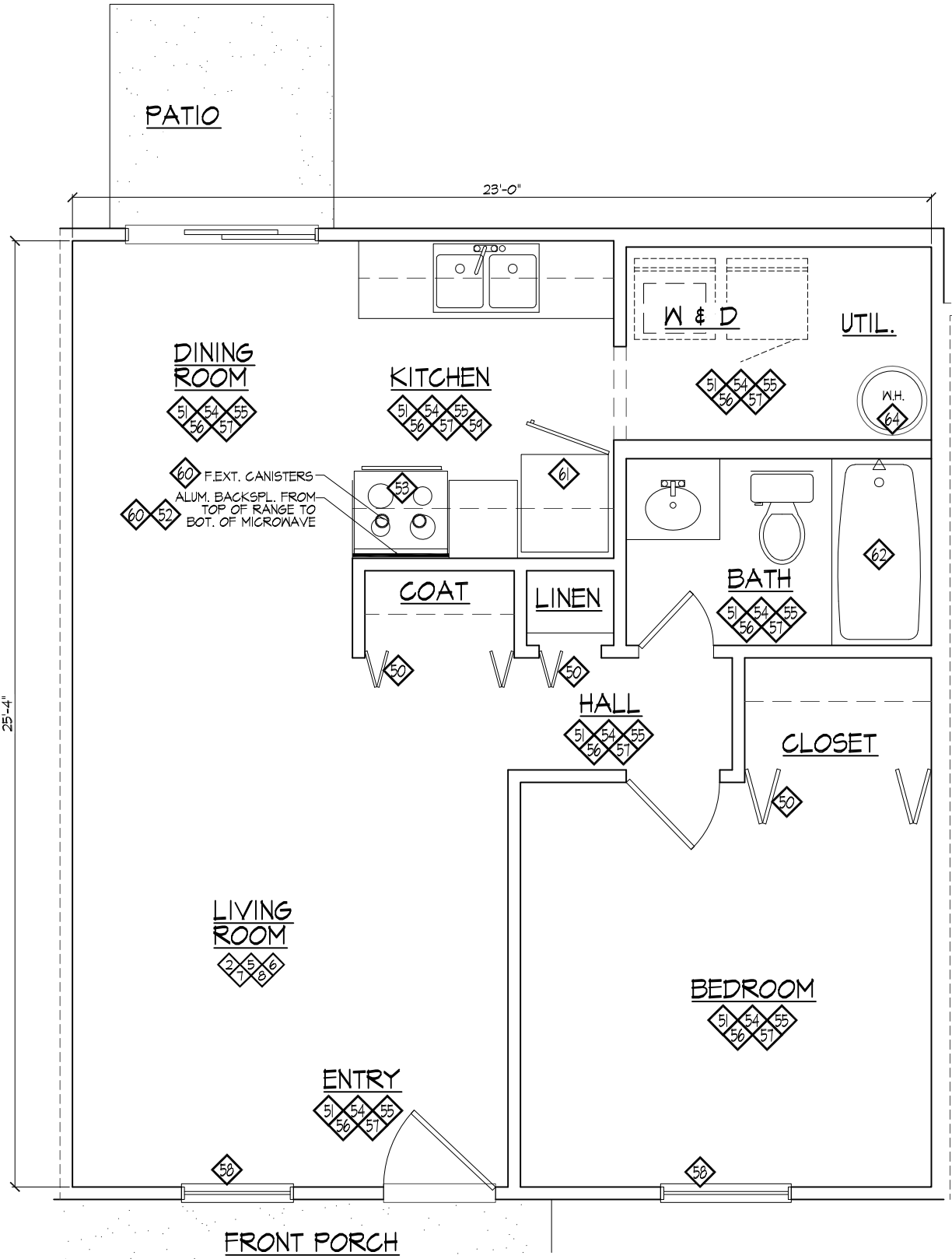


IBR-a UNIT EXISTING FLOOR PLAN 63
SCALE: 1/4"= 1'-0"

NET HTD. S.F.= 583 SF	
GROSS HTD.=	617 SF
BALCONY=	80 SF
STORAGE=	- SF
TOTAL=	697 SF

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NOTE:
REFER TO SHEET SHT.
A-03 FOR DWELLING UNIT NOTES



IBR-b UNIT EXISTING FLOOR PLAN 63

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

NET HTD. S.F. = 582 SF

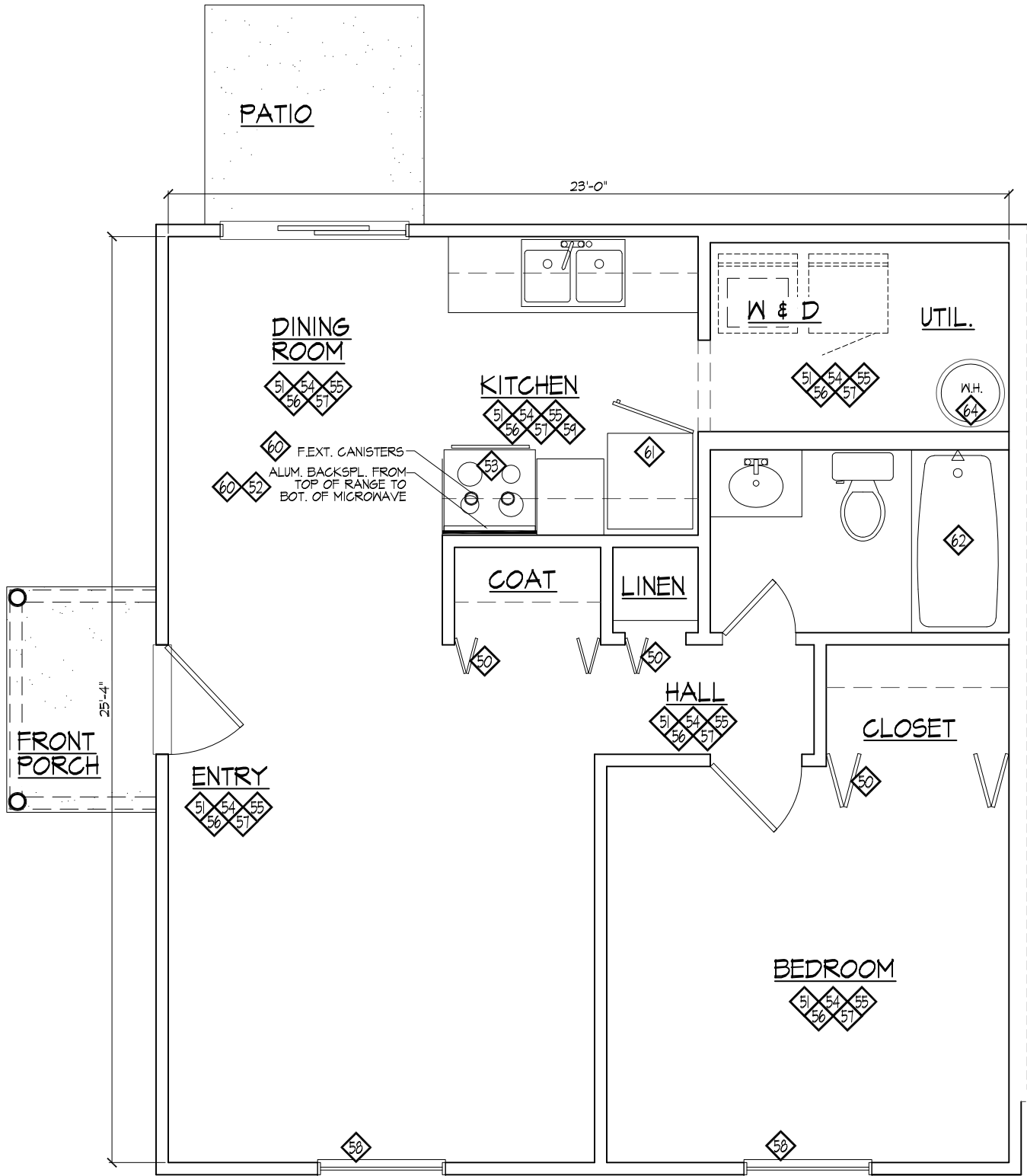
GROSS HTD. = 615 SF
BALCONY = - SF
STORAGE = - SF
TOTAL = 615 SF

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NOTE:
REFER TO SHEET

SHT.	A-001
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 FOR DWELLING UNIT NOTES



IBR-c UNIT EXISTING FLOOR PLAN 63

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

NET HTD. S.F. =	583 SF
GROSS HTD. =	615 SF
BALCONY =	24 SF
STORAGE =	- SF
TOTAL =	639 SF

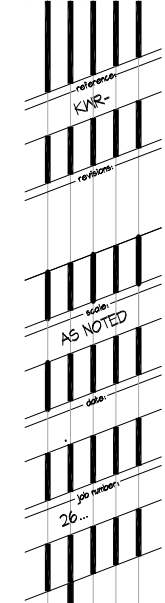
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IBR-c UNIT EXISTING FLOOR PLAN
Knollwood Apartments Rehabilitation Family Development
Archie Street
Fort Mill, South Carolina

NC Housing Finance
Agency Submittal
May 15, 2026

A-04

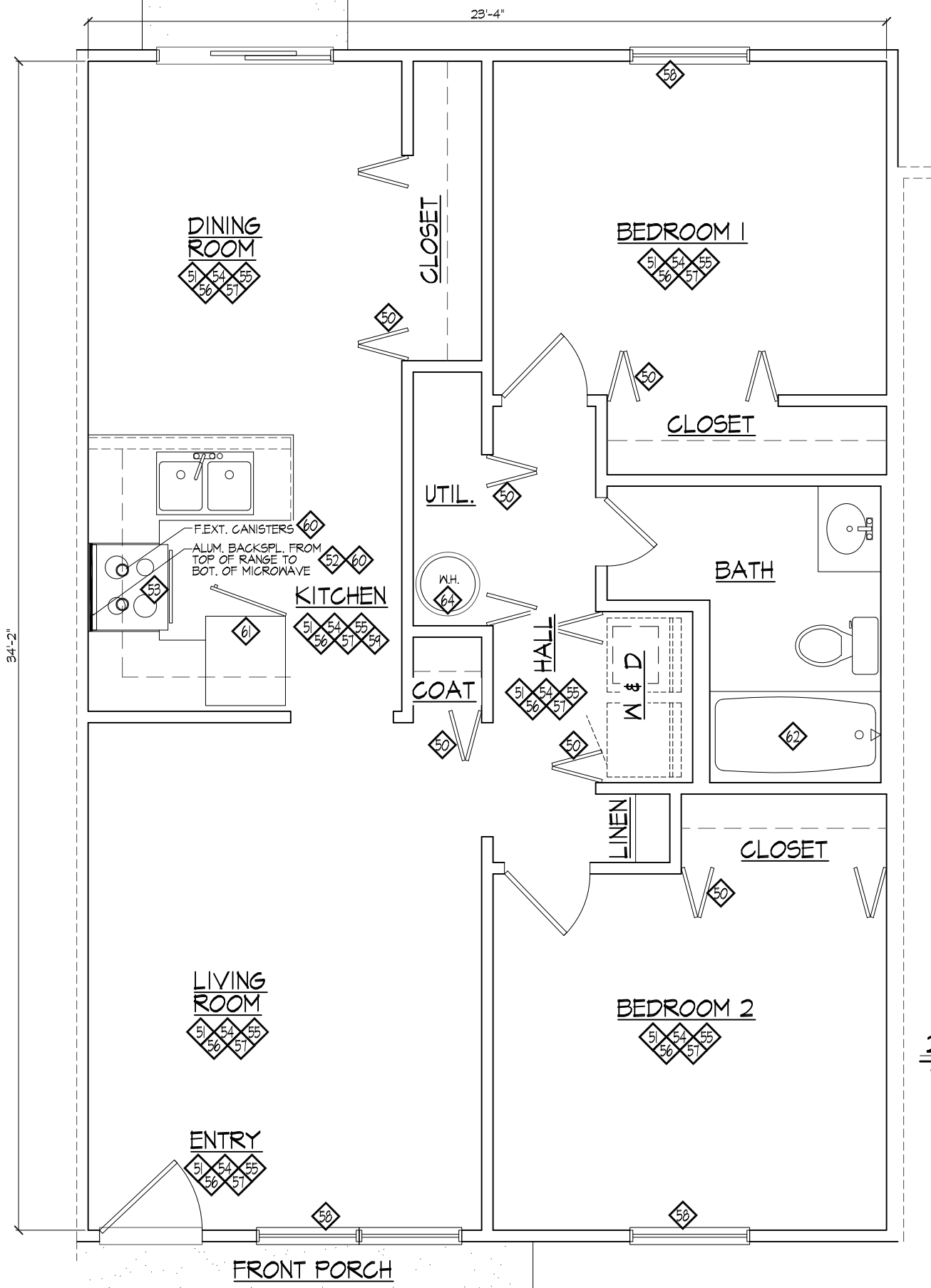
NOTE:
REFER TO SHEET SHT.
A-001 FOR DWELLING UNIT NOTES



2BR-a UNIT EXISTING FLOOR PLAN
Knollwood Apartments Rehabilitation Family Development
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A-05

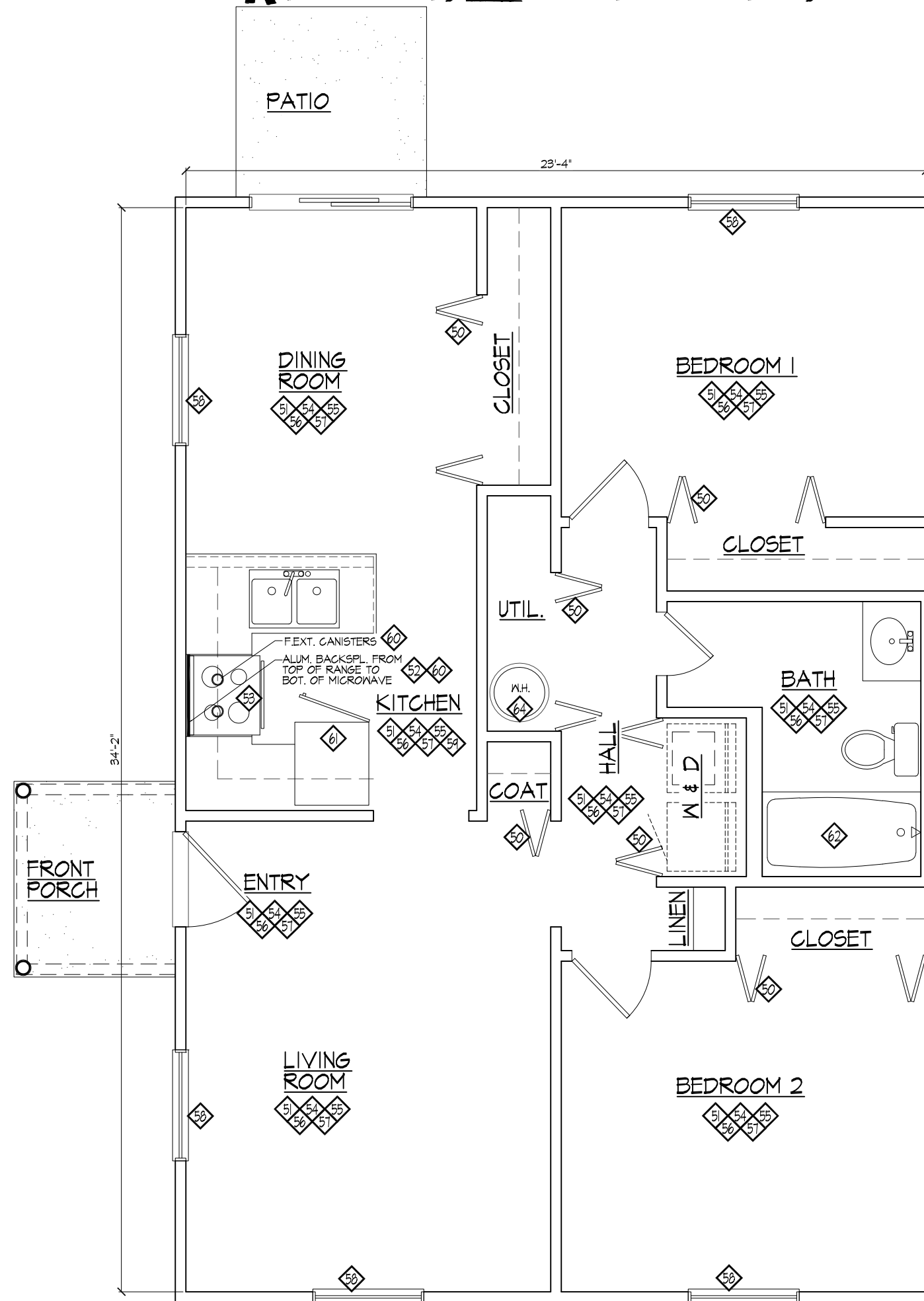
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2BR-a UNIT EXISTING FLOOR PLAN 63
SCALE: 1/4" = 1'-0"

NET HTD. S.F.=	796 SF
GROSS HTD.=	836 SF
BALCONY=	- SF
STORAGE=	- SF
TOTAL=	836 SF

REFER TO SHEET SHT.
A-00. FOR DWELLING UNIT NOTES



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

NET HTD. S.F.= 796 SF

GROSS HTD.= 836 SF
BALCONY= 30 SF
STORAGE= - SF
TOTAL= 866 SF

NC Housing Finance
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2BR-6 UNIT EXISTING FLOOR PLAN

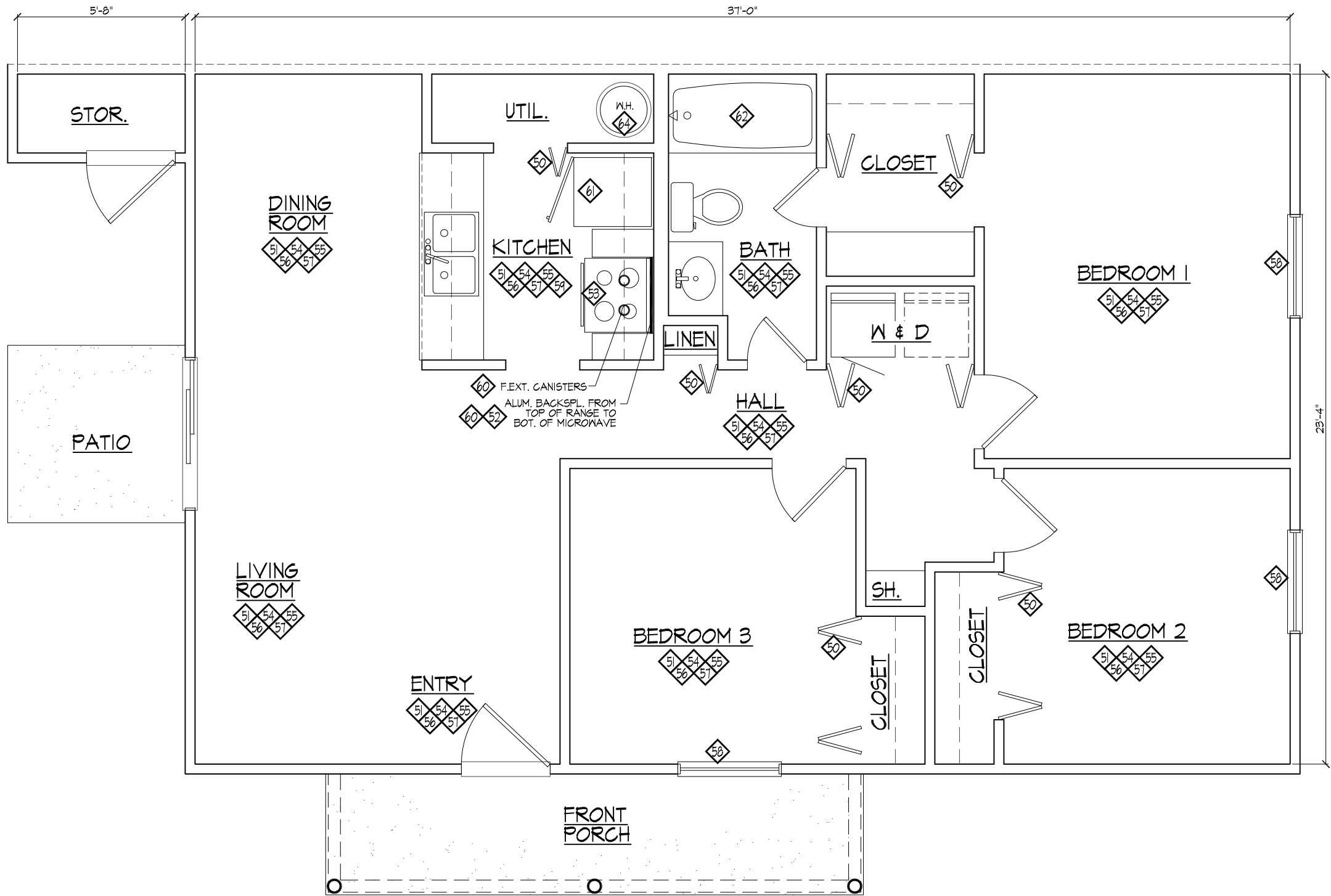
Knollwood Apartments Rehabilitation Family Development

Archie Street
Fort Mill, South Carolina

A-06



NOTE:
REFER TO SHEET SHT.
A-001 FOR DWELLING UNIT NOTES



3BR-a UNIT EXISTING FLOOR PLAN

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

NET HTD. S.F. = 863 SF

GROSS HTD. = 904 SF

BALCONY = 72 SF

STORAGE = 20 SF

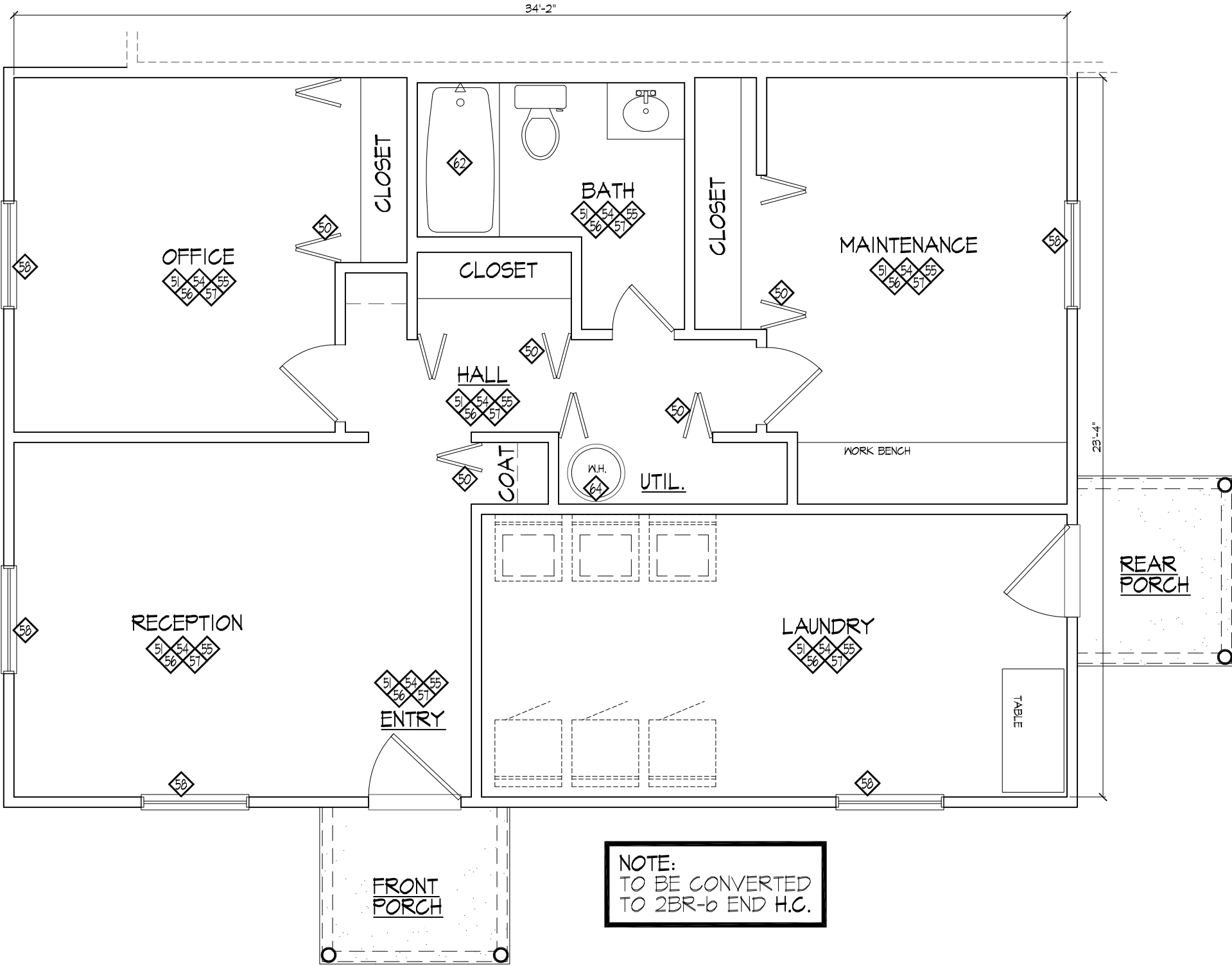
TOTAL = 919 SF

3BR-a UNIT EXISTING FLOOR PLAN
Knollwood Apartments Rehabilitation Family Development
Archie Street
Fort Mill, South Carolina

NC Housing Finance
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May 15, 2026

A-07

NOTE:
REFER TO SHEET SHT.
A-001 FOR DWELLING UNIT NOTES



LEASING OFFICE EXISTING FLOOR PLAN 63

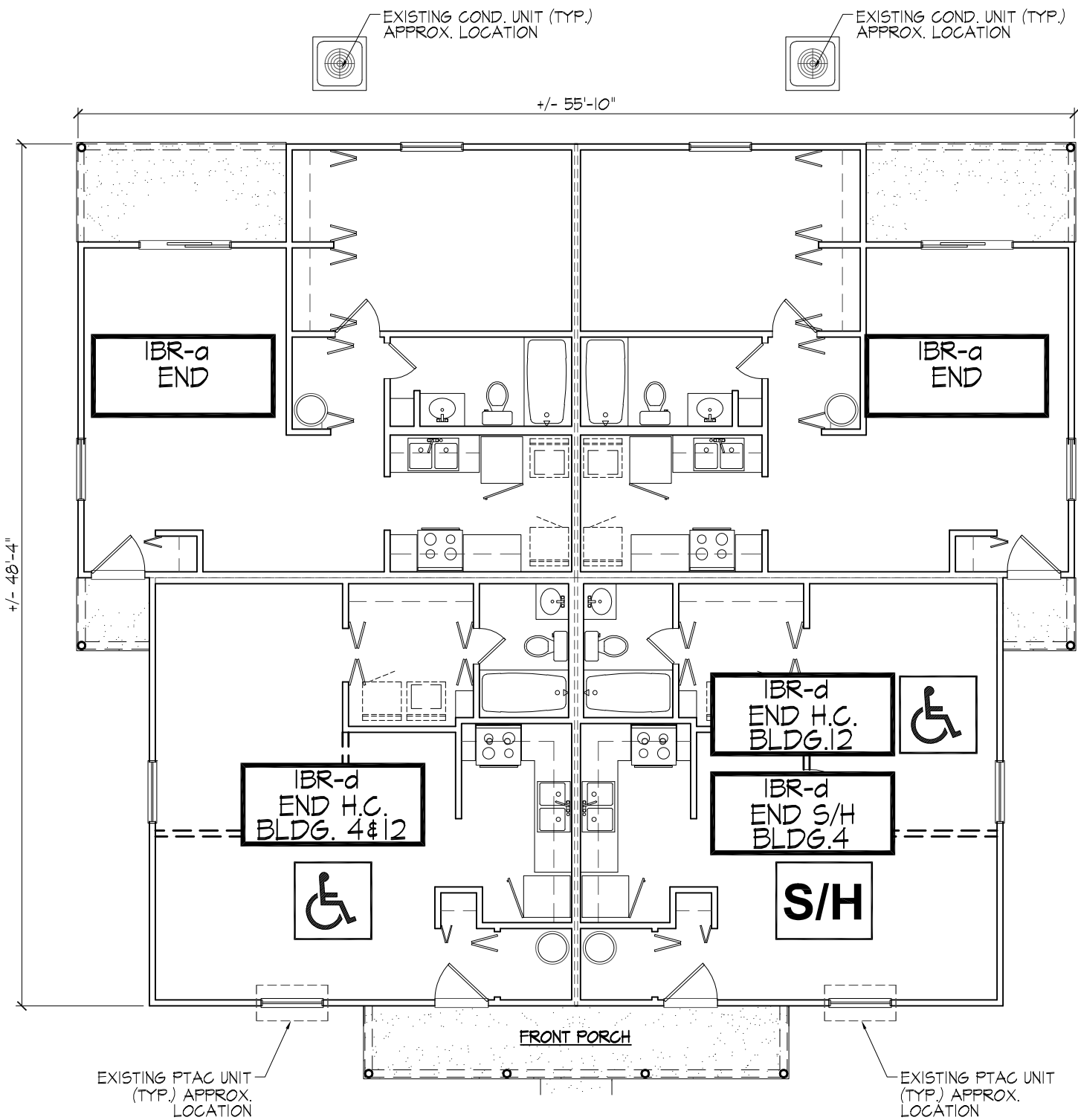
SCALE: 1/4" = 1'-0"

NET HTD. S.F.= 796 SF

GROSS HTD.= 836 SF
BALCONY= 60 SF
STORAGE= - SF
TOTAL= 896 SF

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BLDG. A- FLOOR PLAN

SCALE: 1/8" = 1'-0"



reference
KWR-
revision

scale
AS NOTED
date

job number
26...

BLDG. A- FLOOR PLAN (BLDG. 2, 4 & 12)
Knollwood Apartments Rehabilitation Family Development
Archie Street
Fort Mill, South Carolina

NC Housing Finance
Agency Submittal
May 15, 2026

sheet number
A-09



EXTERIOR GAP REQUIREMENTS:

- 1. ROOF AND GUTTERS:**
ALL ROOFING TO BE INSTALLED IN ACCORDANCE WITH THE CURRENT IBC / IRC CHAPTER 9 AND THE AUTHORITY STANDARDS LISTED BELOW. DEVELOPMENTS ARE REQUIRED TO PROVIDE THE AUTHORITY A WRITTEN MANUFACTURER WARRANTY CONFIRMING A 30 YEAR MINIMUM WARRANTY HAS BEEN ACQUIRED FOR THE INSTALLED ROOF SYSTEM. THIS CAN BE SUBMITTED WITH THE PLACED IN SERVICE APPLICATION.
- ASPHALT SHINGLES:**
1. ROOF PITCH TO BE MINIMUM OF 4:12
 2. ARCHITECTURAL (DIMENSIONAL) ANTI-FUNGAL SHINGLES MUST BE USED AND:
 - a. MUST BE HIGH QUALITY AND DURABLE
 - b. MUST BE INSTALLED PER MANUFACTURER'S REQUIREMENTS TO ACHIEVE AT LEAST A 30 YEAR WARRANTY
 - c. THE FOLLOWING MUST BE USED UNDERLAYMENT, LEAK BARRIERS, STARTER STRIP SHINGLES AND HIP & RIDGE CAP SHINGLES. NO EXCEPTIONS
 3. SYNTHETIC UNDERLAYMENT IS REQUIRED
 4. LEAK BARRIERS MUST BE THE MINERAL SURFACED TYPE
 - a. LEAK BARRIERS MUST BE INSTALLED A MINIMUM OF 5" UP ALL SIDE WALLS
 - b. LEAK BARRIERS MUST BE INSTALLED A MINIMUM OF 24" AROUND ALL ROOF PENETRATION ON THE ROOF DECK
 - c. ICE BARRIERS TO BE INSTALLED PER IBC/IRC R905.1.2
 5. ALL FLASHINGS ARE TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS TO OBTAIN A MINIMUM 30 YEAR WARRANTY
 - a. STEP FLASHING TO BE 5"x5"x7" MINIMUM
 - b. BE A MINIMUM OF 0.019" (0.5mm) IN THICKNESS
 - c. BE FACTORY PAINTED
 - d. ALL RAKES OR SLOPES MUST HAVE STEP FLASHING
 - e. DRIP EDGE TO BE INSTALLED ON ALL EYES AND RAKES PER IBC/IRC R905.2.8.5 AT MINIMUM

EXTERIOR GAP REQUIREMENTS:

- 1. WINDOWS:**
- I. MUST BE ENERGY STAR RATED FOR ZONE SOUTH CENTRAL AND MUST:
 - a. HAVE BLINDS FOR EACH WINDOW INSTALLED
 - b. METAL BLINDS ARE PROHIBITED
 - c. PROVIDE WINDOW MANUFACTURERS DATA SHEET(S) WITH PLANS
 - d. BE SINGLE HUNG, DOUBLE HUNG, CASEMENT OR AWNING SLIDING WINDOWS ARE PROHIBITED. SLIDING WINDOWS ARE ACCEPTABLE TO REHABILITATION PROJECTS
 - e. BE VINYL
 - f. HAVE APPROPRIATE DESIGN FOR EXTERIOR FINISHES
 - I. WINDOWS INSTALLED IN BRICK OR STUCCO VENEER MUST MEET MANUFACTURE'S RECOMMENDATION FOR INSTALLATION AND WATER PROOFING
 - II. WINDOWS INSTALLED IN SIDING VENEERS MUST MEET MANUFACTURE'S RECOMMENDATION FOR INSTALLATION AND WATER PROOFING
 - III. WINDOWS INSTALLED IN 1x PERIMETER TRIM MUST MEET MANUFACTURE'S RECOMMENDATION FOR INSTALLATION AND WATER PROOFING
 - g. NOT TO BE INSTALLED OVER TUB/SHWR.
 - h. BE CONTINUOUSLY CAULKED BEHIND THE FLANGE AND TAPED PER MANUFACTURE'S RECOMMENDATIONS
 - I. BE INSTALLED PER WINDOW MANUFACTURE'S RECOMMENDATIONS
 - J. IN TYPE A UNITS, ALL WINDOWS AND BLINDS MUST MEET OR EXCEED ALL STATE AND FEDERAL ACCESSIBILITY REQUIREMENTS

EXTERIOR GAP REQUIREMENTS:

- 1. HVAC:**
- I. ALL UNITS MUST HAVE INDIVIDUAL CENTRAL HEAT AND AIR HVAC
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 - b. ALL UNITS MUST HAVE A COMBINED 15 SEER2 ENERGY STAR RATED HVAC SYSTEM
 - c. ALL REFRIGERATION LINES MUST BE INSULATED
 - d. TRADITIONAL AIR HANDLER, HEAT PUMP AND DUCTED HVAC SYSTEM ARE ACCEPTABLE



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BLDG. A- ELEVATIONS
Knollwood Apartments Rehabilitation Family Development
Archie Street
Fort Mill, South Carolina

NC Housing Finance
Agency Submittal
May 15, 2026

EXTERIOR GAP REQUIREMENTS:

1. ROOF AND GUTTERS:
ALL ROOFING TO BE INSTALLED IN ACCORDANCE WITH THE CURRENT IBC / IRC CHAPTER 9 AND THE AUTHORITY STANDARDS LISTED BELOW. DEVELOPMENTS ARE REQUIRED TO PROVIDE THE AUTHORITY A WRITTEN MANUFACTURER WARRANTY CONFIRMING A 30 YEAR MINIMUM WARRANTY HAS BEEN ACQUIRED FOR THE INSTALLED ROOF SYSTEM. THIS CAN BE SUBMITTED WITH THE PLACED IN SERVICE APPLICATION.
- ASPHALT SHINGLES:
1. ROOF PITCH TO BE MINIMUM OF 4:12
2. ARCHITECTURAL (DIMENSIONAL) ANTI-FUNGAL SHINGLES MUST BE USED AND:
a. MUST BE HIGH QUALITY AND DURABLE
b. MUST BE INSTALLED PER MANUFACTURER'S REQUIREMENTS TO ACHIEVE AT LEAST A 30 YEAR WARRANTY
c. THE FOLLOWING MUST BE USED UNDERLAYMENT, LEAK BARRIERS, STARTER STRIP SHINGLES AND HIP & RIDGE CAP SHINGLES. NO EXCEPTIONS
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a. LEAK BARRIERS MUST BE INSTALLED A MINIMUM OF 5' UP ALL SIDE WALLS
b. LEAK BARRIERS MUST BE INSTALLED A MINIMUM OF 24" AROUND ALL ROOF PENETRATION ON THE ROOF DECK
c. ICE BARRIERS TO BE INSTALLED PER IBC/IRC R905.1.2
5. ALL FLASHINGS ARE TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS TO OBTAIN A MINIMUM 30 YEAR WARRANTY
a. STEP FLASHING TO BE 5"x5"x7" MINIMUM
b. BE A MINIMUM OF 0.019" (0.5mm) IN THICKNESS
c. BE FACTORY PAINTED
d. ALL RAKES OR SLOPES MUST HAVE STEP FLASHING
e. DRIP EDGE TO BE INSTALLED ON ALL EYES AND RAKES PER IBC/IRC R905.2.8.5 AT MINIMUM

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d. BE SINGLE HUNG, DOUBLE HUNG, CASEMENT OR AWNING SLIDING WINDOWS ARE PROHIBITED. SLIDING WINDOWS ARE ACCEPTABLE TO REHABILITATION PROJECTS
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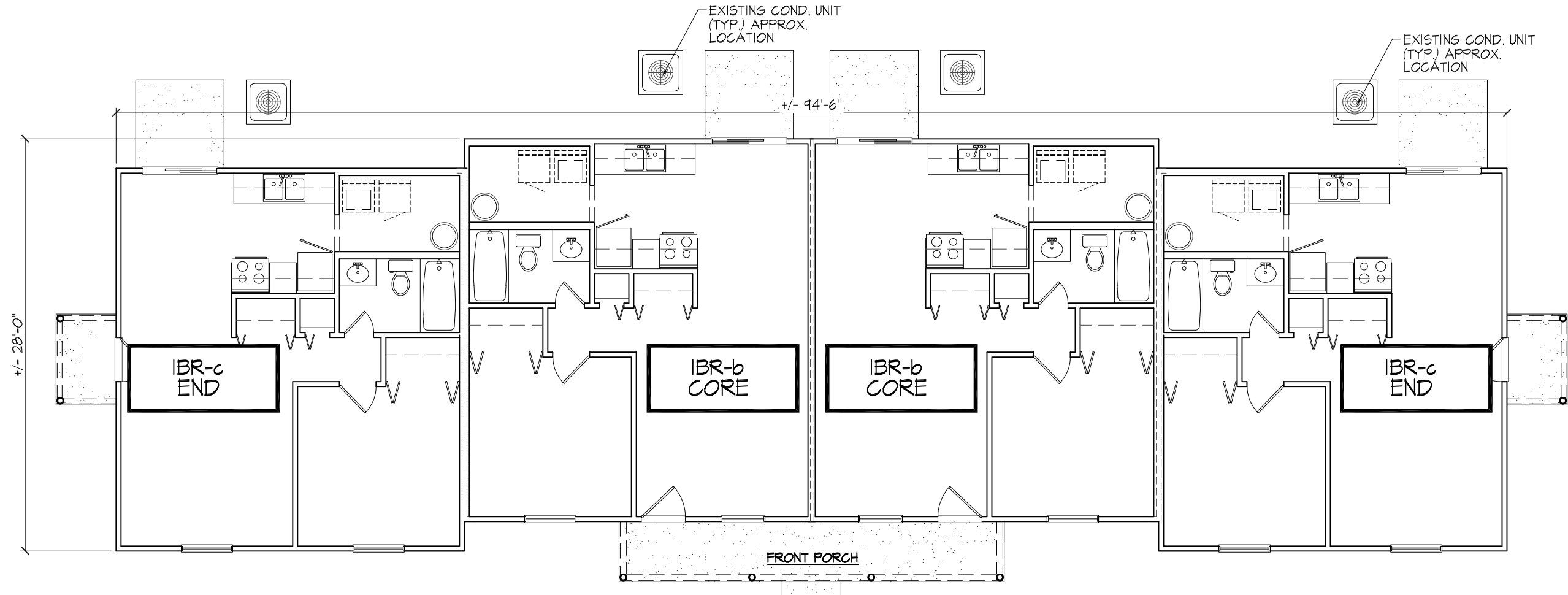


BLDG. A- ELEVATIONS
Knollwood Apartments Rehabilitation Family Development
Archie Street
Fort Mill, South Carolina

NC Housing Finance
Agency Submittal
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A-11

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BLDG. B- FLOOR PLAN
SCALE: 1/8" = 1'-0"



BLDG. B- FLOOR PLAN (BLDG. I)
Knollwood Apartments Rehabilitation Family Development
Archie Street
Fort Mill, South Carolina

NC Housing Finance
Agency Submittal
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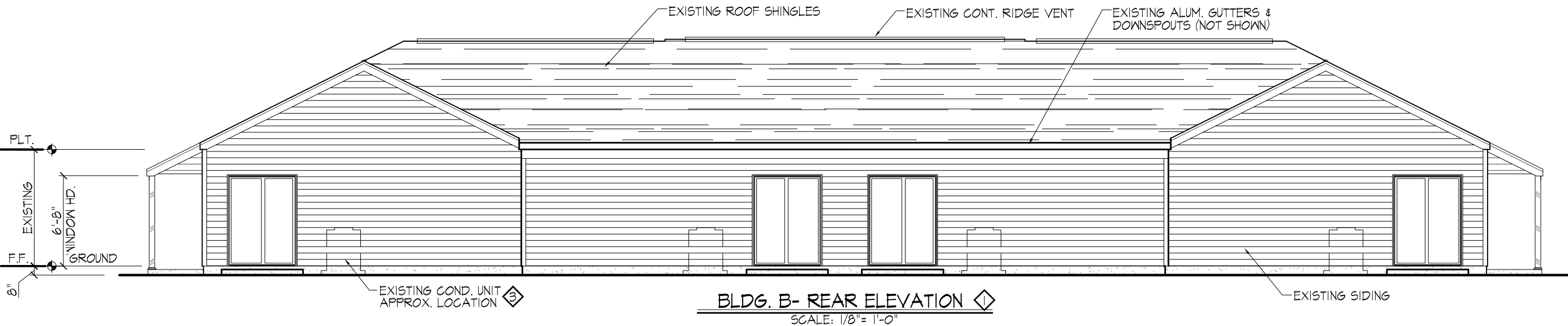
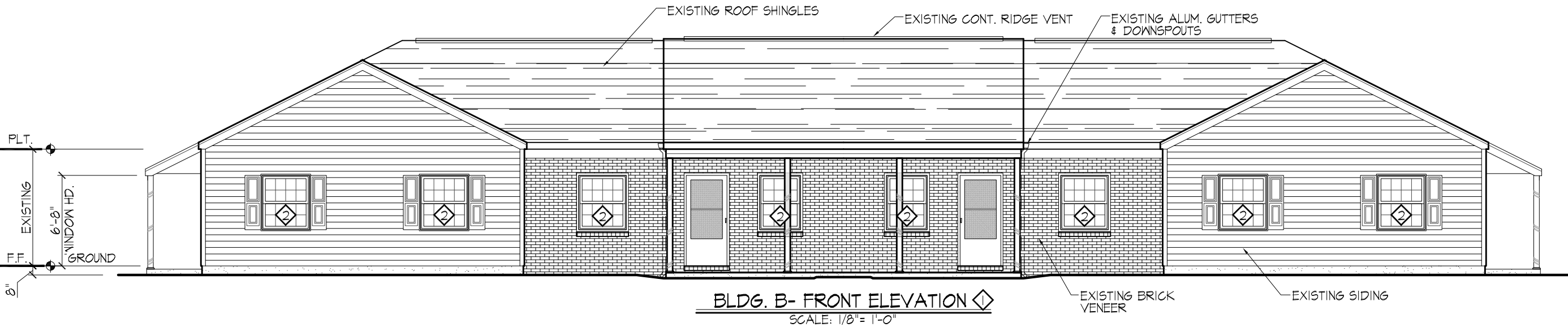
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BLDG. B- ELEVATIONS
Knollwood Apartments Rehabilitation Family Development
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NC Housing Finance
Agency Submittal
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A-13

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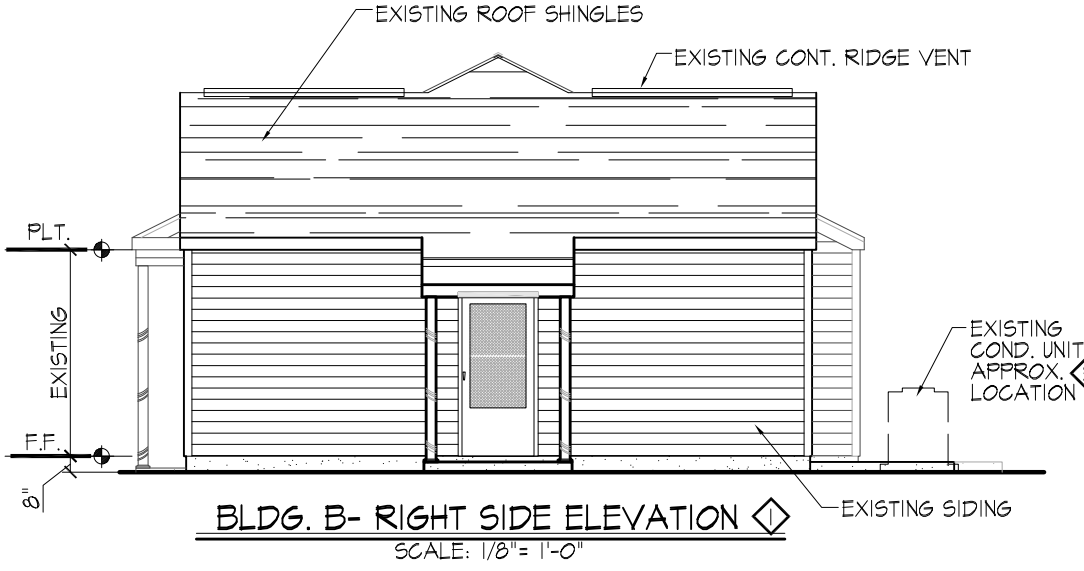
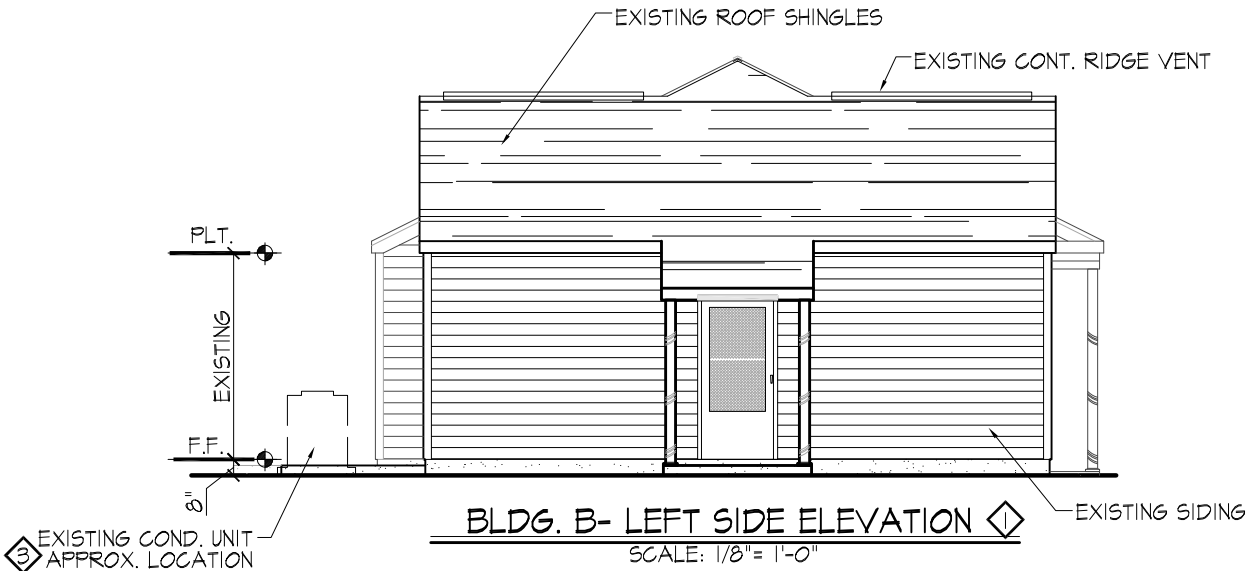
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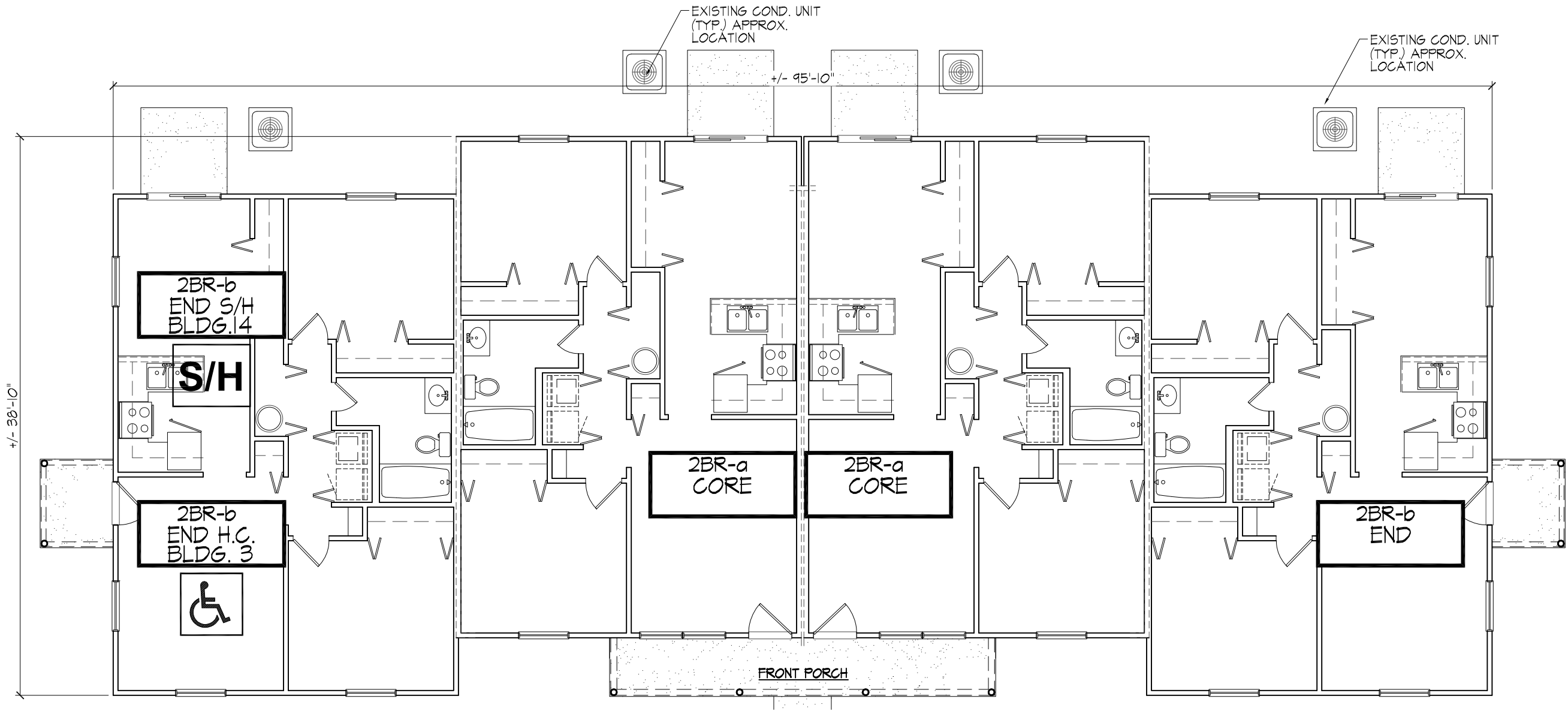
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BLDG. C- FLOOR PLAN
SCALE: 1/8" = 1'-0"



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revision	
scale	AS NOTED
date	
job number	26...

BLDG. C- FLOOR PLAN (BLDGs 3, 6, 7, 10, 11, 13 & 14)
Knollwood Apartments Rehabilitation Family Development
Archie Street
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EXTERIOR GAP REQUIREMENTS:

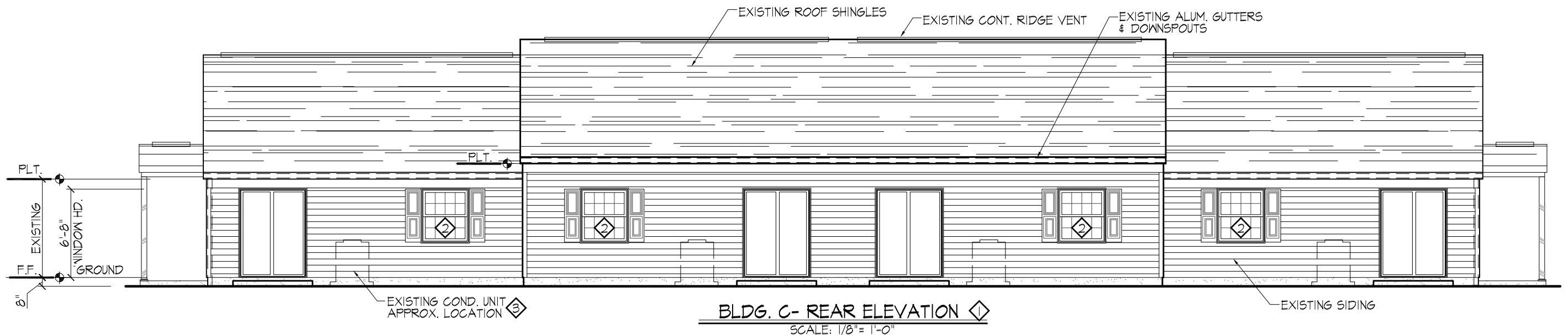
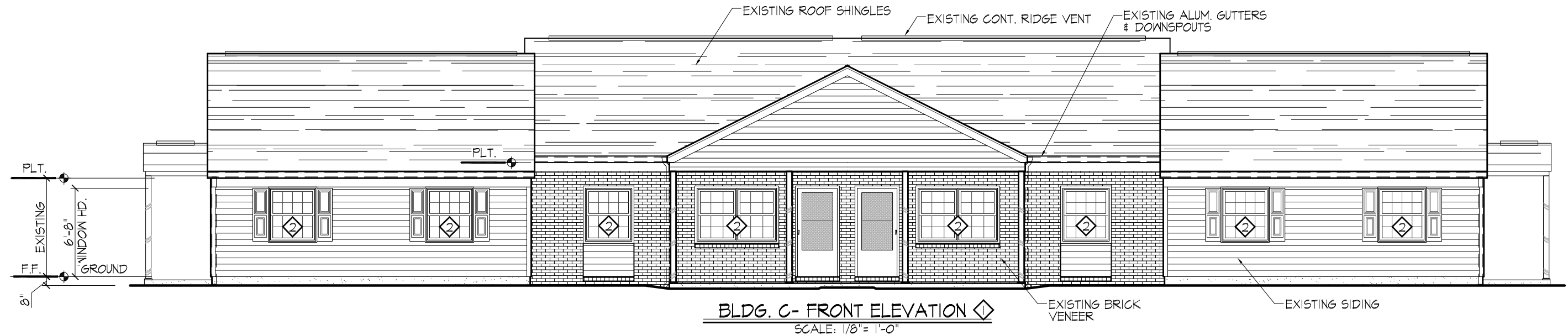
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A-16

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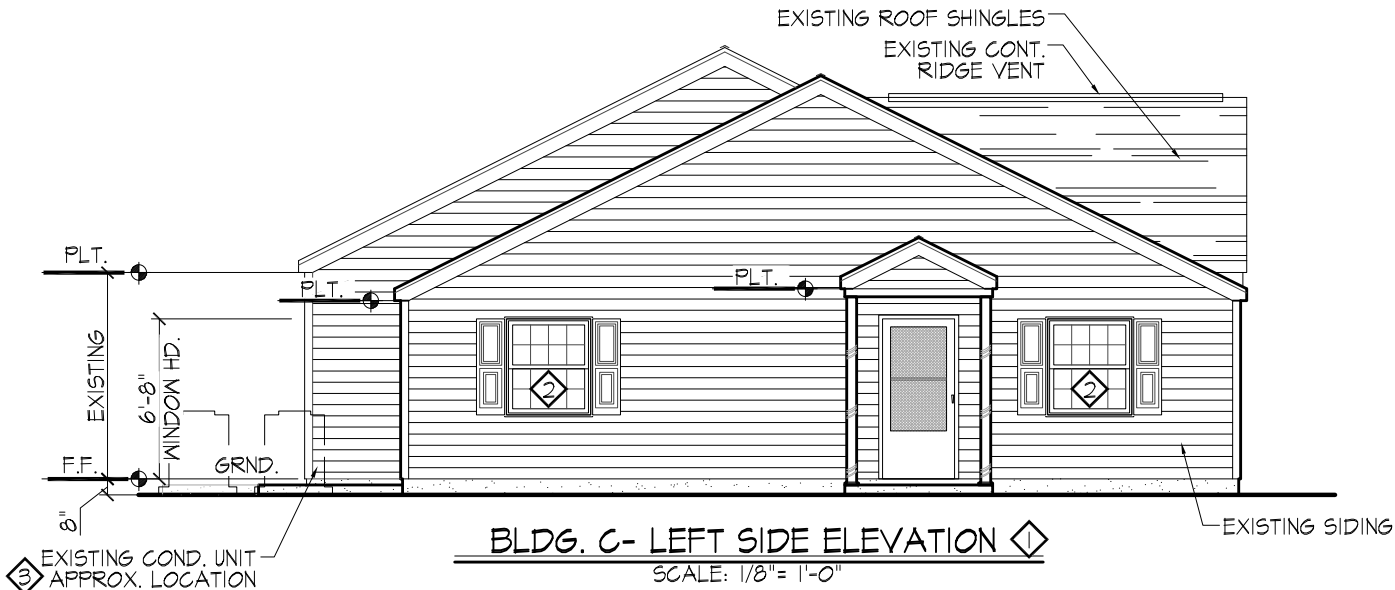
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b. ALL UNITS MUST HAVE A COMBINED 15 SEER2 ENERGY STAR RATED HVAC SYSTEM
c. ALL REFRIGERATION LINES MUST BE INSULATED
d. TRADITIONAL AIR HANDLER, HEAT PUMP AND DUCTED HVAC SYSTEM ARE ACCEPTABLE



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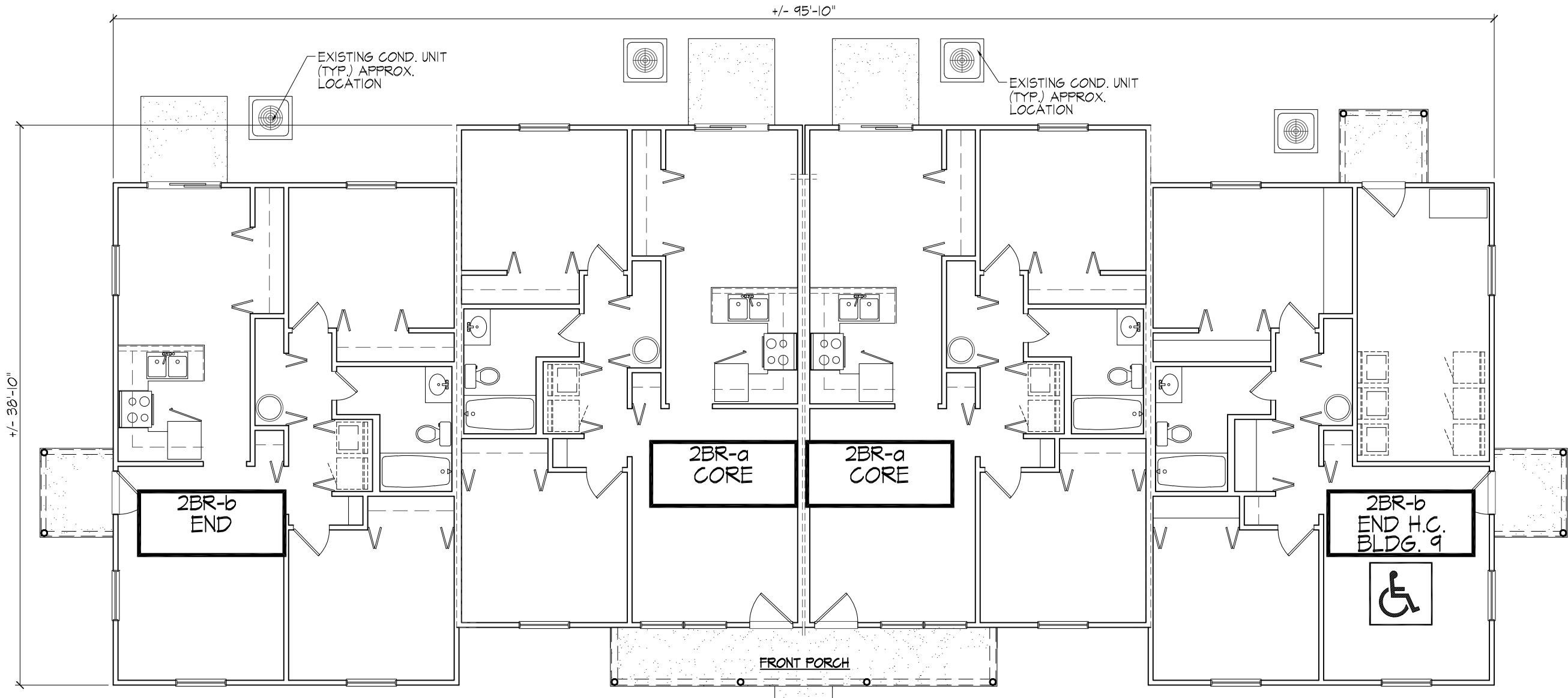


BLDG. C- ELEVATIONS
Knollwood Apartments Rehabilitation Family Development
Archie Street
Fort Mill, South Carolina

NC Housing Finance
Agency Submittal
May 15, 2026

A-17

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BLDG. C.1- FLOOR PLAN
SCALE: 1/8"= 1'-0"



revision	description
KAR-	

scale	description
AS NOTED	

job number	description
26...	

BLDG. C- FLOOR PLAN (BLDG. 4)
Knollwood Apartments Rehabilitation Family Development
Archie Street
Fort Mill, South Carolina

revision	description

NC Housing Finance
Agency Submittal
May 15, 2026

revision	description

A-18



EXTERIOR GAP REQUIREMENTS:

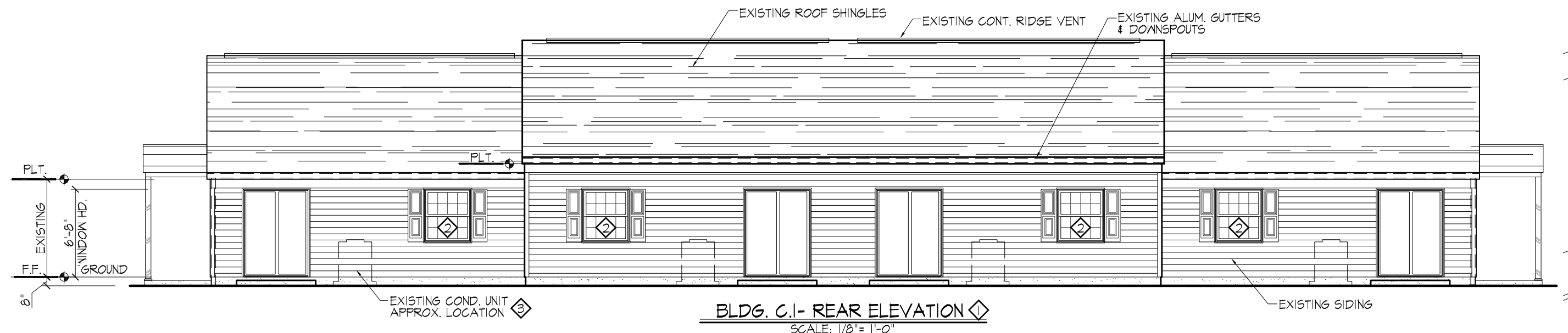
1. **ROOF AND GUTTERS:**
ALL ROOFING TO BE INSTALLED IN ACCORDANCE WITH THE CURRENT IBC / IRC CHAPTER 9 AND THE AUTHORITY STANDARDS LISTED BELOW. DEVELOPMENTS ARE REQUIRED TO PROVIDE THE AUTHORITY A WRITTEN MANUFACTURER WARRANTY CONFIRMING A 30 YEAR MINIMUM WARRANTY HAS BEEN ACQUIRED FOR THE INSTALLED ROOF SYSTEM. THIS CAN BE SUBMITTED WITH THE PLACED IN SERVICE APPLICATION.
2. **ASPHALT SHINGLES:**
1. ROOF PITCH TO BE MINIMUM OF 4:12
2. ARCHITECTURAL (DIMENSIONAL) ANTI-FUNGAL SHINGLES MUST BE USED AND:
a. MUST BE HIGH QUALITY AND DURABLE
b. MUST BE INSTALLED PER MANUFACTURER'S REQUIREMENTS TO ACHIEVE AT LEAST A 30 YEAR WARRANTY
c. THE FOLLOWING MUST BE USED UNDERLAYMENT, LEAK BARRIERS, STARTER STRIP SHINGLES AND HIP & RIDGE CAP SHINGLES. NO EXCEPTIONS
3. SYNTHETIC UNDERLAYMENT IS REQUIRED
4. LEAK BARRIERS MUST BE THE MINERAL SURFACED TYPE
a. LEAK BARRIERS MUST BE INSTALLED A MINIMUM OF 5' UP ALL SIDE WALLS
b. LEAK BARRIERS MUST BE INSTALLED A MINIMUM OF 24" AROUND ALL ROOF PENETRATION ON THE ROOF DECK
c. ICE BARRIERS TO BE INSTALLED PER IBC/IRC R905.1.2
5. ALL FLASHINGS ARE TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS TO OBTAIN A MINIMUM 30 YEAR WARRANTY
a. STEP FLASHING TO BE 5"x5"x7" MINIMUM
b. BE A MINIMUM OF 0.019" (0.5mm) IN THICKNESS
c. BE FACTORY PAINTED
d. ALL RAKES OR SLOPES MUST HAVE STEP FLASHING
e. DRIP EDGE TO BE INSTALLED ON ALL EYES AND RAKES PER IBC/IRC R905.2.8.5 AT MINIMUM

EXTERIOR GAP REQUIREMENTS:

1. **WINDOWS:**
I. MUST BE ENERGY STAR RATED FOR ZONE SOUTH CENTRAL AND MUST:
a. HAVE BLINDS FOR EACH WINDOW INSTALLED
b. METAL BLINDS ARE PROHIBITED
c. PROVIDE WINDOW MANUFACTURERS DATA SHEET(S) WITH PLANS
d. BE SINGLE HUNG, DOUBLE HUNG, CASEMENT OR AWNING SLIDING WINDOWS ARE PROHIBITED. SLIDING WINDOWS ARE ACCEPTABLE TO REHABILITATION PROJECTS
e. BE VINYL
f. HAVE APPROPRIATE DESIGN FOR EXTERIOR FINISHES
I. WINDOWS INSTALLED IN BRICK OR STUCCO VENEER MUST MEET MANUFACTURE'S RECOMMENDATION FOR INSTALLATION AND WATER PROOFING
II. WINDOWS INSTALLED IN SIDING VENEERS MUST MEET MANUFACTURE'S RECOMMENDATION FOR INSTALLATION AND WATER PROOFING
III. WINDOWS INSTALLED IN 1x PERIMETER TRIM MUST MEET MANUFACTURE'S RECOMMENDATION FOR INSTALLATION AND WATER PROOFING
g. NOT TO BE INSTALLED OVER TUB/SHWR.
h. BE CONTINUOUSLY CAULKED BEHIND THE FLANGE AND TAPED PER MANUFACTURE'S RECOMMENDATIONS
i. BE INSTALLED PER WINDOW MANUFACTURE'S RECOMMENDATIONS
j. IN TYPE A UNITS, ALL WINDOWS AND BLINDS MUST MEET OR EXCEED ALL STATE AND FEDERAL ACCESSIBILITY REQUIREMENTS

EXTERIOR GAP REQUIREMENTS:

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d. TRADITIONAL AIR HANDLER, HEAT PUMP AND DUCTED HVAC SYSTEM ARE ACCEPTABLE



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BLDG. C.1- ELEVATIONS
Knollwood Apartments Rehabilitation Family Development
Archie Street
Fort Mill, South Carolina

NC Housing Finance
Agency Submittal
May 15, 2026

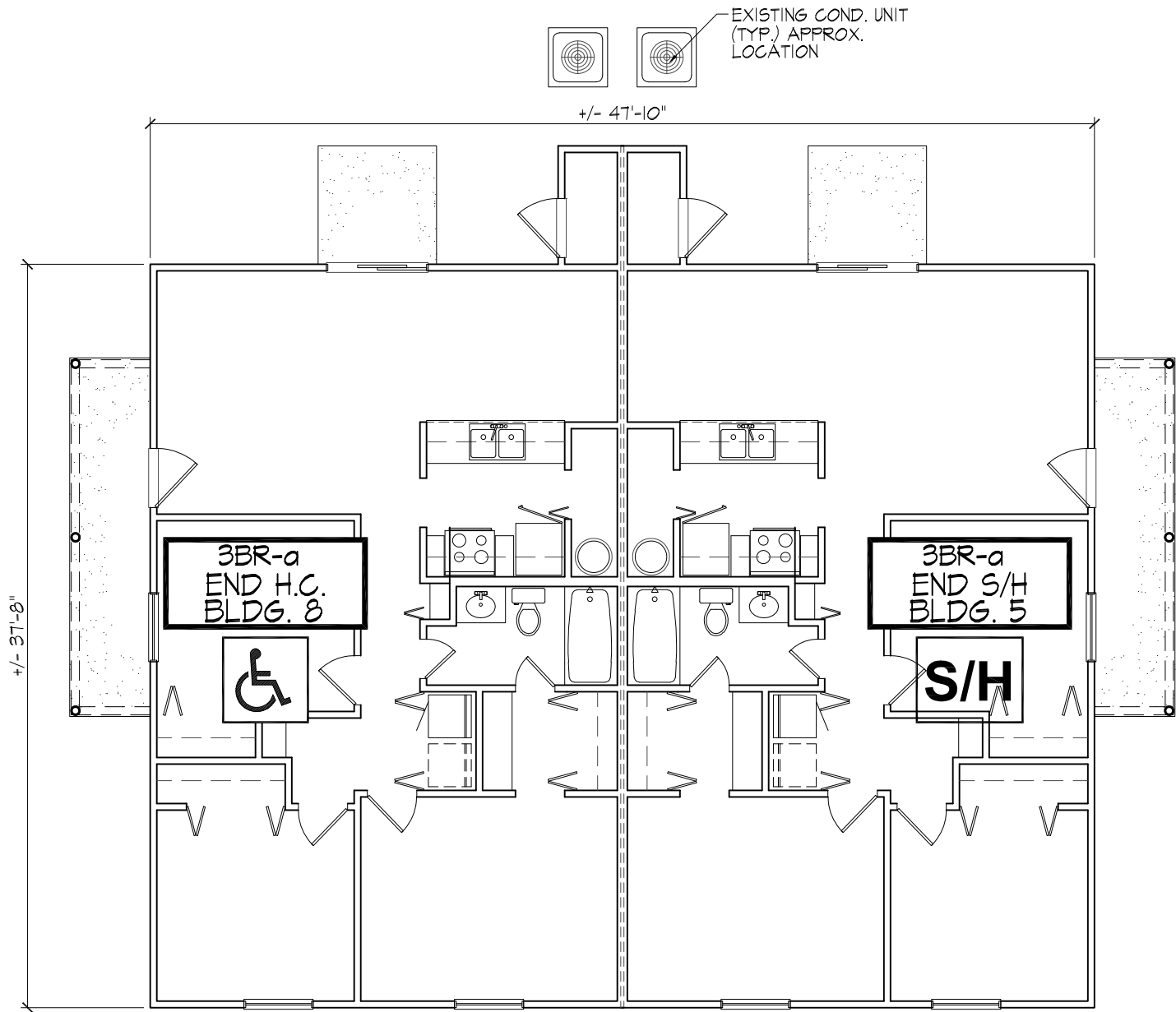
A-19

HVAC:

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BLDG. D- FLOOR PLAN (BLDG. 5 & 8)
Knollwood Apartments Rehabilitation Family Development
Archie Street
Fort Mill, South Carolina

NC Housing Finance
Agency Submittal
May 15, 2026

A-21

EXTERIOR GAP REQUIREMENTS:

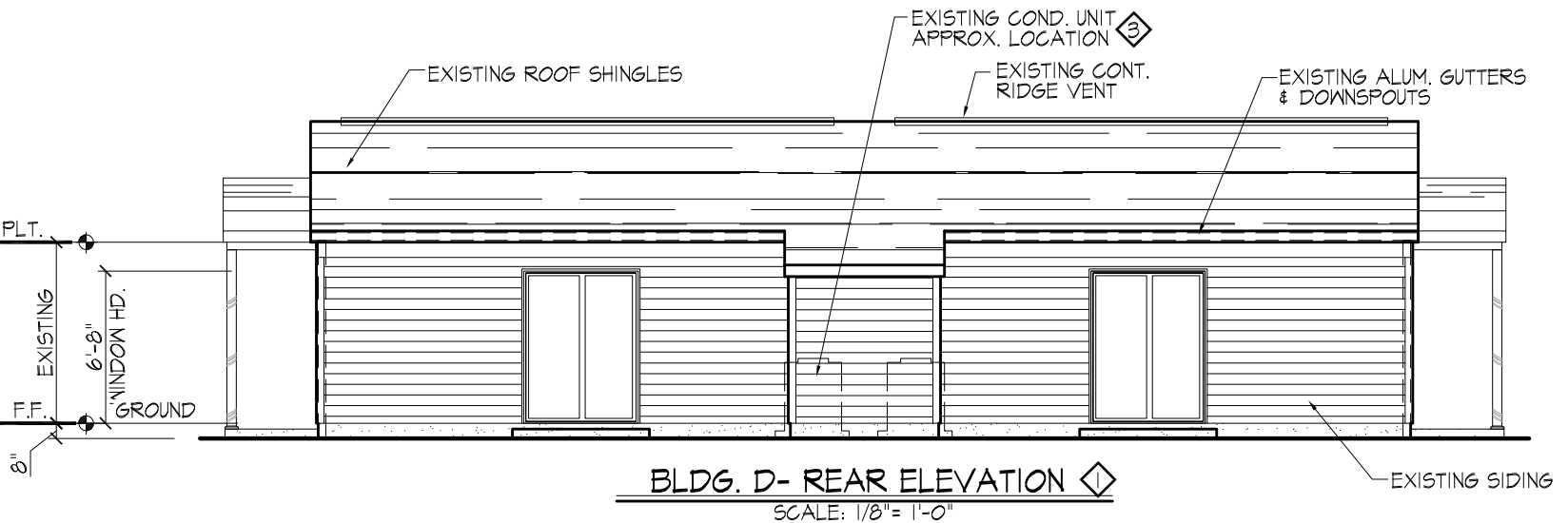
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reference
KWR-
revision

scale
AS NOTED

date

job number
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BLDG. D- ELEVATIONS

Knollwood Apartments Rehabilitation Family Development

Archie Street

Fort Mill, South Carolina

NC Housing Finance Agency Submittal

May 15, 2026

sheet number

A-22

EXTERIOR GAP REQUIREMENTS:

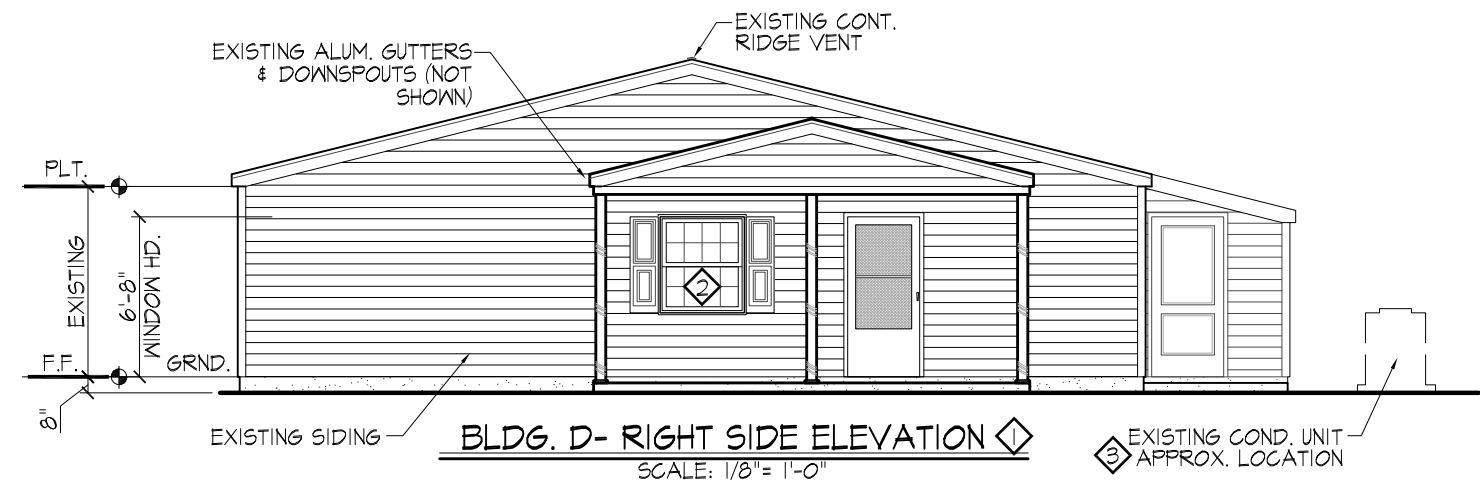
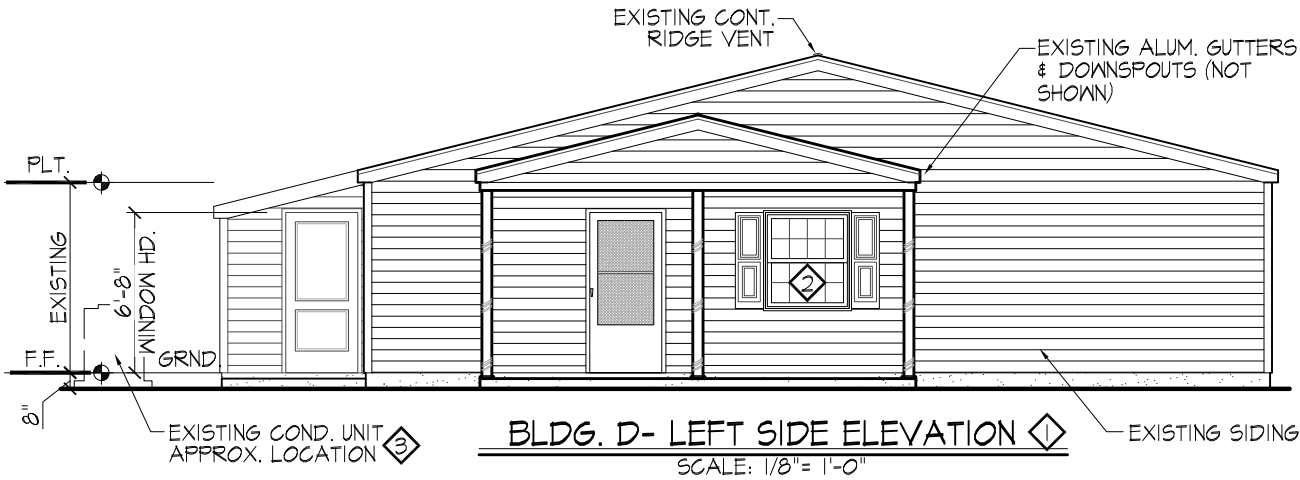
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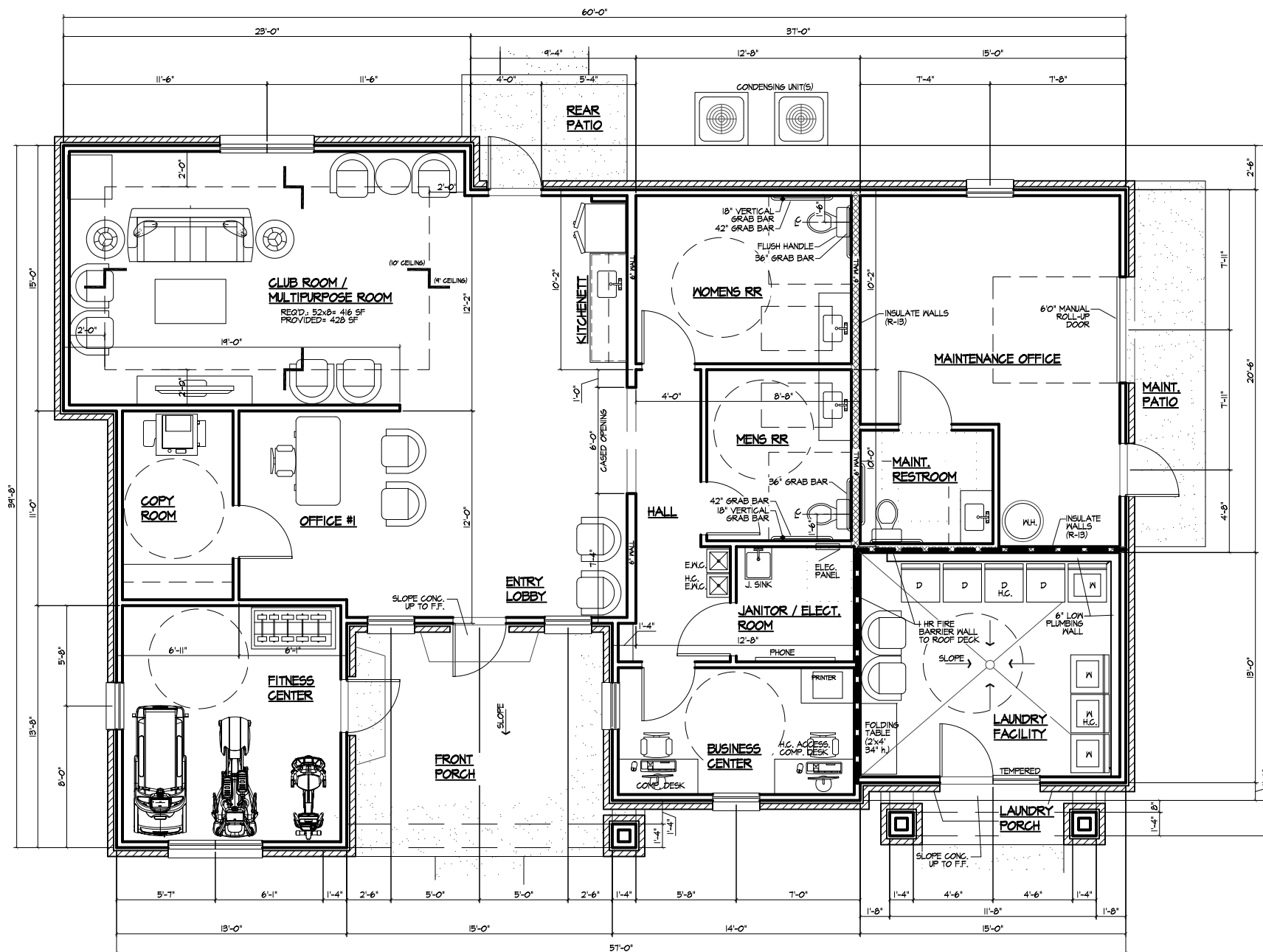


BLDG. D- ELEVATIONS
Knollwood Apartments Rehabilitation Family Development
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NC Housing Finance
Agency Submittal
May 15, 2026

A-23

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LEASING OFFICE- FLOOR PLAN
SCALE: 1/8" = 1'-0" NEW CONSTRUCTION

NET HTD. S.F. = 1862 SF
GROSS HTD. = 1931 SF
PORCHES = 224 SF
TOTAL = 2186 SF
LAUNDRY = 185 SF
MAINTENANCE = 240 SF



reference:
KAR-
revisions:

scale:
AS NOTED
date:

job number:
26...

LEASING OFFICE- FLOOR PLAN
Knollwood Apartments Rehabilitation Family Development
Archie Street
Fort Mill, South Carolina

NC Housing Finance
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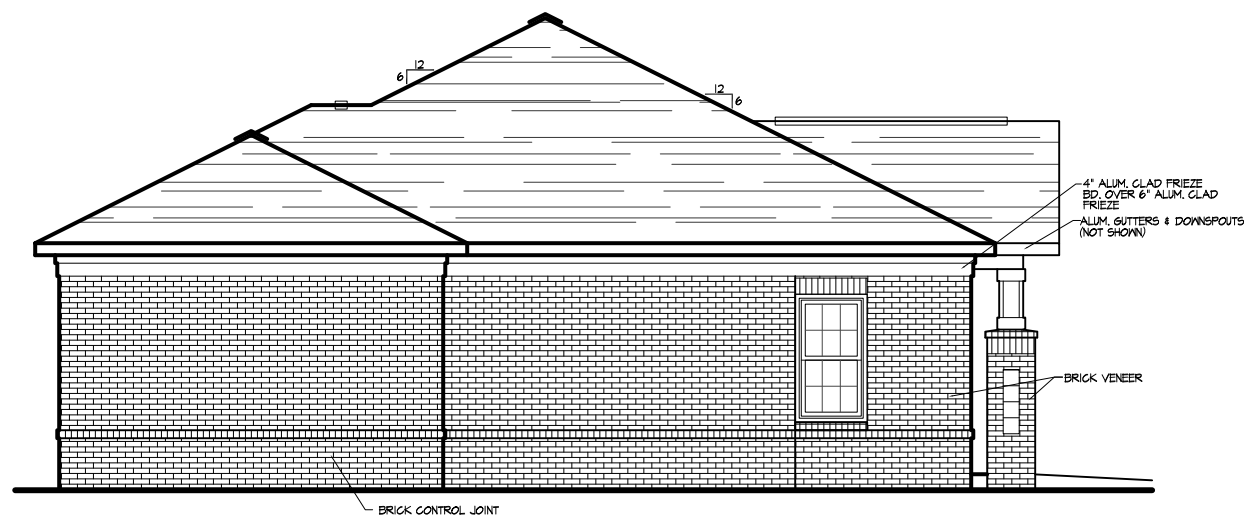
LEASING OFFICE- FRONT ELEVATION

SCALE: 1/8" = 1'-0"



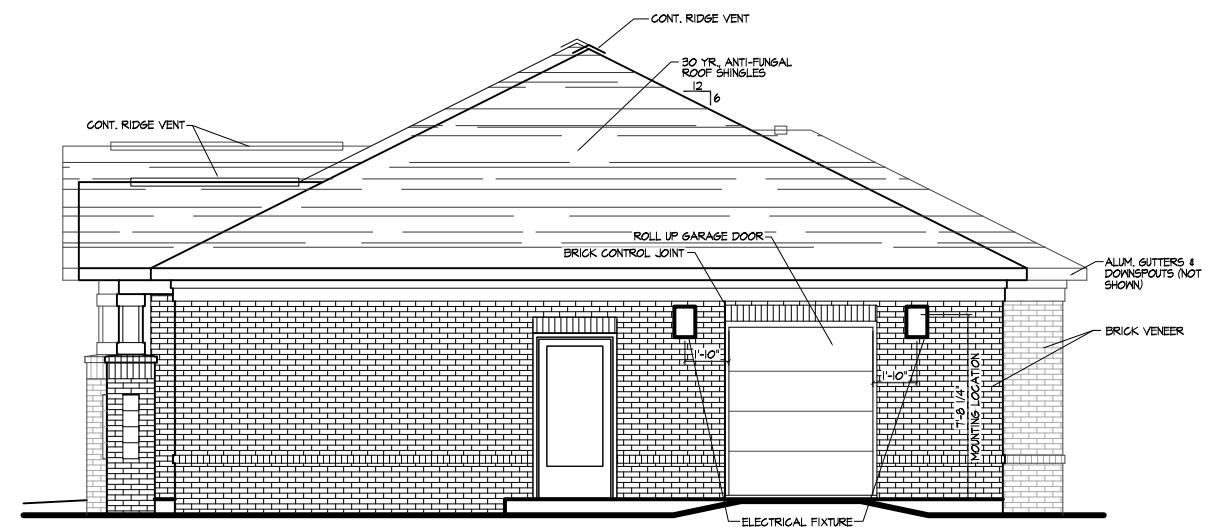
LEASING OFFICE- REAR ELEVATION

SCALE: 1/8" = 1'-0"



LEASING OFFICE- LEFT SIDE ELEVATION

SCALE: 1/8" = 1'-0"



LEASING OFFICE- RIGHT SIDE ELEVATION

SCALE: 1/8" = 1'-0"



reference	revision	scale	date	job number
KAR		AS NOTED		26...

LEASING OFFICE- ELEVATIONS
Knollwood Apartments Rehabilitation Family Development
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