



**AMERICAN DESIGN DRAFTING ASSOCIATION
49th Annual (2016) NATIONAL DRAFTING CONTEST**

**Attachment 3
Residential Design Requirements
A-ARES/B-ARES**

ENTRIES MUST BE AN ORIGINAL DESIGN BY THE STUDENT

Design a single level residence which meets the criteria listed below

Style: Traditional, open floor plan, minimum 80 percent masonry veneer exterior, 6/12 minimum roof pitch and concrete slab floor (16" frost depth)

Special requirements: One of the owners is disabled and the residence must utilize universal design principals and be wheel chair accessible

Square footage: Approximately 3000 square feet, heated

Number of bedrooms: 3

Number of baths: 2 or 2 ½

Maximum width: 68 feet

Great room:

- Approximately 256 to 400 square feet
- Solid, wood burning masonry fireplace
- Vaulted ceiling

Master bedroom:

- Approximately 230 to 300 square feet excluding closets
- Snack counter
- 'His' and 'Her' walk in closets
- Vaulted ceiling

Master bath:

- 'His' and 'Her' vanities
- Walk in/Roll in shower
- Linen storage

Home office:

- Entrance from both home exterior and master bedroom, minimum 144 square feet.

Bedrooms 2 and 3:

- Approximately 120 to 144 square feet excluding closets

Kitchen/Eating:

- Kitchen, minimum 144 square feet
- Open to eating area, approximately 120 to 144 square feet

Laundry room:

- Washer, dryer and soaking sink

Utility storage:

- Space for hot water heater, HVAC unit and miscellaneous storage

Foyer:

- 48 square feet minimum

Attached garage:

- 576 square minimum (square footage not counted in total heated area)
- Architectural Control Committee requires that garage doors cannot face street

Optional storage space:

- Over garage or living area for storage with stair access (square footage not counted in total heated area)